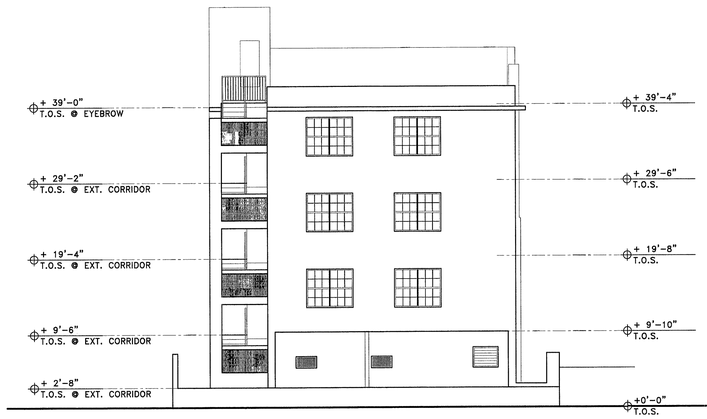
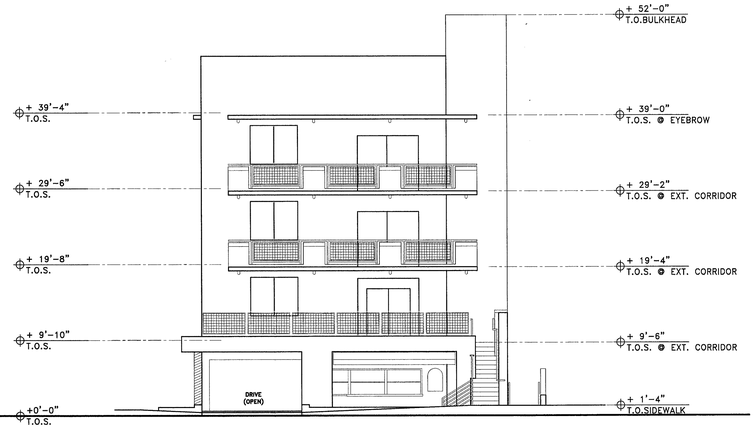
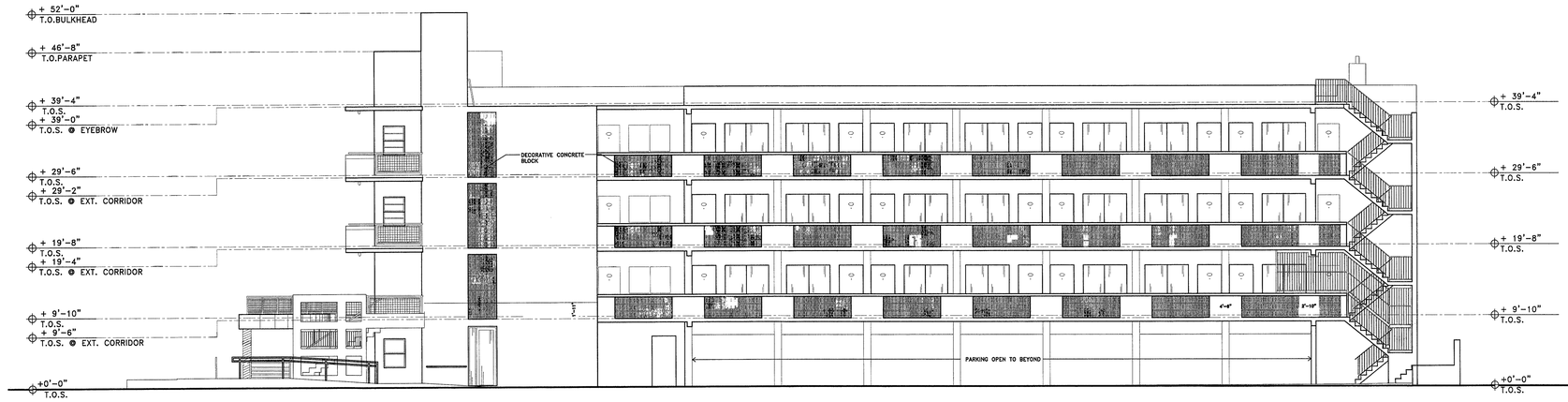


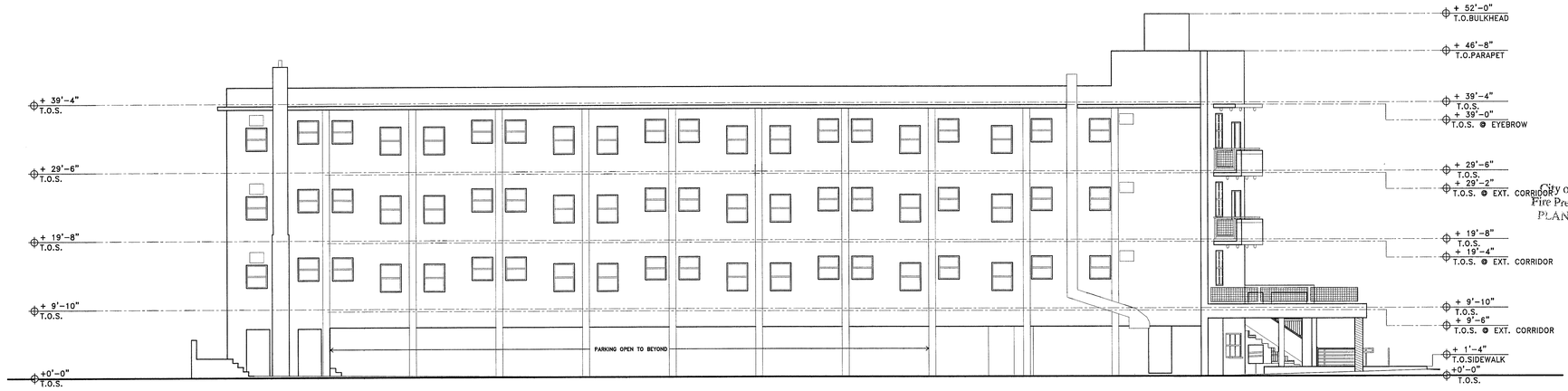
01 **WEST ELEVATION**
SCALE: 1/8"=1'-0"



02 **EAST ELEVATION**
SCALE: 1/8"=1'-0"



03 **NORTH ELEVATION**
SCALE: 1/8"=1'-0"



04 **SOUTH ELEVATION**
SCALE: 1/8"=1'-0"

GENERAL NOTE:

-NO EXTERIOR WORK IS TO BE PERFORMED. ELEVATIONS ARE SHOWN FOR REFERENCE ONLY.

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

MIAMI BEACH FIRE DEPARTMENT

BEAME ARCHITECTURAL PARTNERSHIP

3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:

J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

NUMBER:	DATE:	ITEM:
	05-23-14	ISSUED FOR PERMIT

REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS

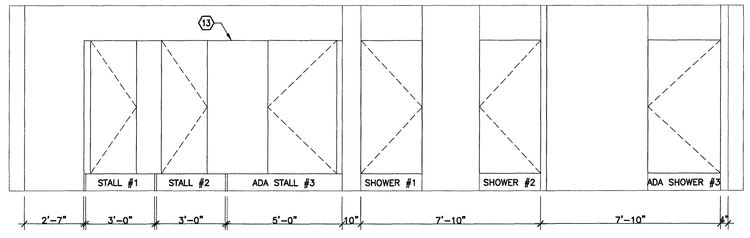
1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR.	DRAWING BY	SCALE
C.D.	CAD	AS SHOWN

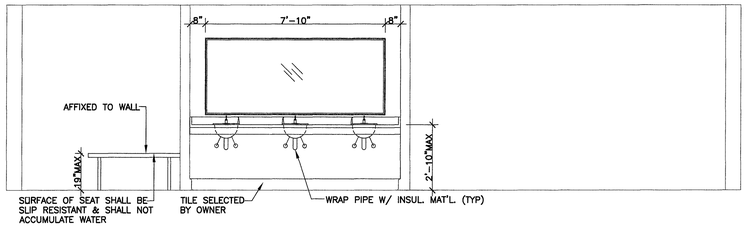
SHEET TITLE

EXISTING BUILDING ELEVATIONS

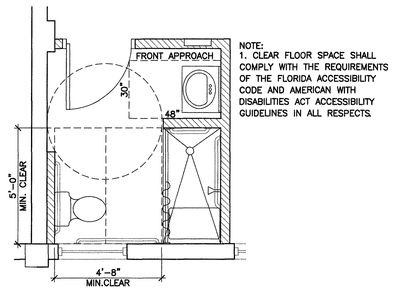
JOB NUMBER	SHEET NUMBER
14010.00	A4.01
DATE: 05-23-14	



13 COMMUNIAL BATHROOM
SCALE: 3/8"=1'-0"

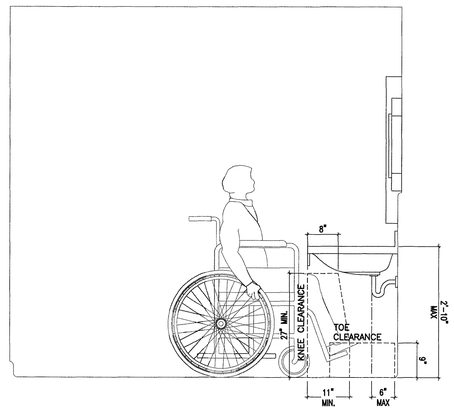


12 COMMUNIAL BATHROOM
SCALE: 3/8"=1'-0"

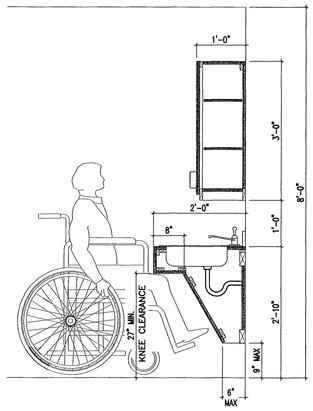


NOTE:
1. CLEAR FLOOR SPACE SHALL COMPLY WITH THE REQUIREMENTS OF THE FLORIDA ACCESSIBILITY CODE AND AMERICAN WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES IN ALL RESPECTS.

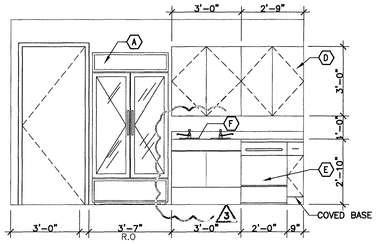
14 TYPICAL FLOOR CLEARANCE AT ADA BATHROOMS
SCALE: 3/8"=1'-0"



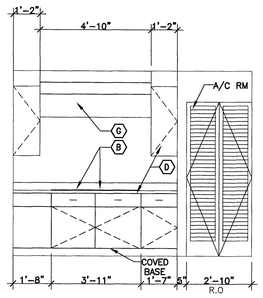
15 TOE/KNEE CLEARANCE AT ADA BATHROOMS
SCALE: 3/4"=1'-0" FRONT APPROACH



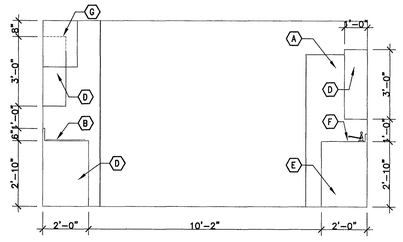
16 TOE/KNEE CLEARANCE AT ADA SINK IN KITCHEN
SCALE: 3/4"=1'-0" FRONT APPROACH



11 COMMUNIAL KITCHEN
SCALE: 3/8"=1'-0"



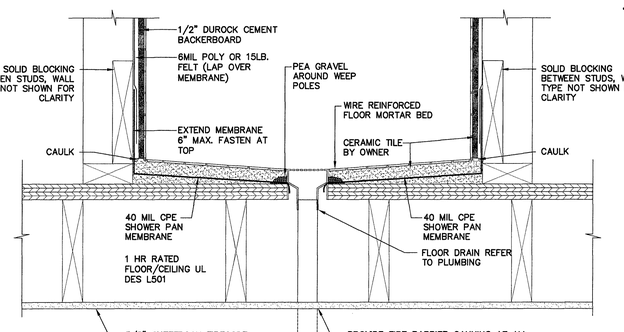
10 COMMUNIAL KITCHEN
SCALE: 3/8"=1'-0"



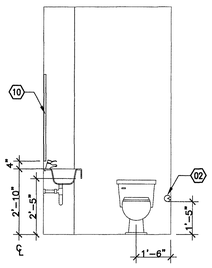
09 COMMUNIAL KITCHEN
SCALE: 3/8"=1'-0"

COMMUNIAL KITCHEN TAGS LEGEND

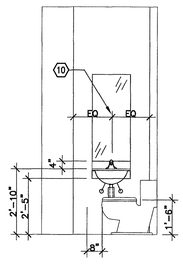
- (A) SWING DOOR REFRIGERATOR WITH LED LIGHTING, REFER TO MEP FOR ADDITIONAL SPECS
- (B) BUILT IN 220 VOLT INDUCTION COOKTOP WITH FOUR ZONES AND BLACK CERAN SMOOTH TOP FINISH, REFER MEP FOR ADDITIONAL SPECS
- (C) MICROWAVE SELECTED BY CLIENT
- (D) CABINETS SELECTED BY CLIENT
- (E) DISHWASHER MACHINE MODEL SELECTED BY CLIENT
- (F) SINK MODEL SELECTED BY CLIENT
- (G) EXHAUST HOOD, REFER TO MEP FOR ADDITIONAL SPECS



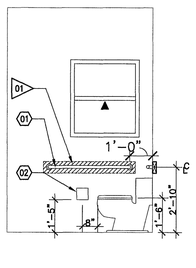
15 TYPICAL SHOWER PAN DETAIL
SCALE: 3/8"=1'-0"



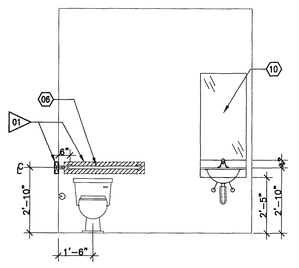
08 1/2 BATHROOM
SCALE: 3/8"=1'-0"



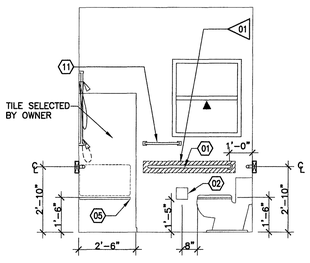
07 1/2 BATHROOM
SCALE: 3/8"=1'-0"



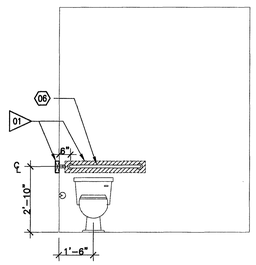
06 ADA BATHROOM
SCALE: 3/8"=1'-0"



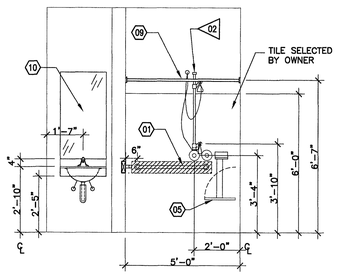
05 ADA BATHROOM
SCALE: 3/8"=1'-0"



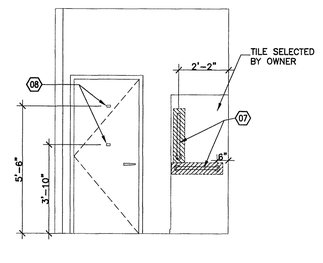
04 ADA BATHROOM
SCALE: 3/8"=1'-0"



03 ADA BATHROOM
SCALE: 3/8"=1'-0"



02 ADA BATHROOM
SCALE: 3/8"=1'-0"



01 ADA BATHROOM
SCALE: 3/8"=1'-0"

BATHROOM TAGS LEGEND

- 01 PROVIDE BLOCKING FOR ALL ACCESSORIES
- 02 PLUMBING ROUGH-IN TO BE OFFSET FOR BLOCKING FOR SHOWER HEAD SLIDE BAR
- (01) 1-1/2" DIA. 42" HORIZONTAL GRAB BAR
- (02) TOILET TISSUE HOLDER
- (03) 1-1/2" DIA. 30" VERTICAL GRAB BAR
- (04) ROLL-IN SHOWER TOWEL BAR 24"
- (05) ROLL-IN SHOWER FOLDING SEAT
- (06) 1-1/2" DIA. 36" HORIZONTAL GRAB BAR
- (07) 1-1/2" DIA. 22" HORIZONTAL/VERTICAL GRAB BAR
- (08) ROBE HOOK DOUBLE
- (09) SHOWER CURTAIN ROD-STRAIGHT
- (10) MIRROR
- (11) TOWEL BAR 18"
- (12) NOT USED
- (13) BATHROOM PARTITIONS

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

3	01-19-15	BUILDING COMMENTS
2	11-19-14	BUILDING COMMENTS
1	10-06-14	CITY COMMENTS/ CHANGE OF SCOPE
	05-23-14	ISSUED FOR PERMIT
NUMBER:	DATE:	ITEM:

REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR.	DRAWING BY	SCALE
C.D.	VS	AS SHOWN

ACCESSIBLE BATHROOM
ELEVATIONS, WALL TYPES, DOOR SCHEDULES AND DETAILS

JOB NUMBER	SHEET NUMBER
14010.00	A5.01
DATE: 05-23-14	

UL ONLINE CERTIFICATIONS DIRECTORY Home Quick Guide Contact Us UL.com

System No. HW-D-0603
XHBN.HW-D-0603
Joint Systems

Page Bottom

Design/System/Construction/Assembly Usage Disclaimer

- Authorities Having Jurisdiction should be consulted in all cases as to the particular requirements covering the installation and use of UL Certified products, equipment, system, devices, and materials.
- Authorities Having Jurisdiction should be consulted before construction.
- Fire resistance assemblies and products are developed by the design submitter and have been investigated by UL for compliance with applicable requirements. The published information cannot always address every construction nuance encountered in the field.
- When field issues arise, it is recommended the first contact for assistance be the technical service staff provided by the product manufacturer noted for the design. Users of fire resistance assemblies are advised to consult the general Guide Information for each product category and each group of assemblies. The Guide Information includes specifics concerning alternate materials and alternate methods of construction.
- Only products which bear UL's Mark are considered Certified.

XHBN - Joint Systems

See General Information for Joint Systems

System No. HW-D-0603

July 13, 2010

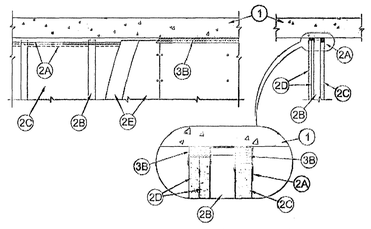
Assembly Ratings — 1 and 2 Hr (See Item 2)

Joint Width— 5/8 in. Nom

L Rating At Ambient — 2.2 CFM/Lin Ft

L Rating At 400°F — Less Than 1 CFM/Lin Ft

Class II and III Movement Capabilities — 25 Percent Compression or Extension



1. **Floor Assembly** — Min 4-1/2 in. (114 mm) thick reinforced lightweight or normal weight (100-150 pcf or 1600-2400 kg/m³) structural concrete.

2. **Shaft Wall Assembly** — The 1 or 2 hr fire rated shaft wall assembly shall be constructed of the materials and in the manner described in the individual U400 or V400-Series Wall and Partition Design in the UL Fire Resistance Directory. The wall shall include the following construction features:

A. **Floor, Ceiling and Wall Runners** — "J"-shaped runner, min 2-1/2 in. (64 mm) wide with unequal legs of 1 in. (25 mm) and 2 in. (51 mm), fabricated from min 24 MSG galv steel. Runners positioned with short leg toward finished side of wall. Runners attached to floor, ceiling and walls with steel fasteners spaced max 24 in. (610 mm) OC.

B. **Steel Studs** — "C-H"-shaped steel studs to be min 2-1/2 in. (64 mm) wide and formed of min 25 MSG galv steel. Studs cut 1/2 to 3/4 in. (13 to 19 mm) less in length than assembly height with bottom resting in and resting on floor runner and with top nesting in ceiling runner. Studs spaced 24 in. (610 mm) OC.

C. **Gypsum Board*** — 1 in. (25 mm) thick by 24 in. (610 mm) wide gypsum board liner panels as specified in the individual U400 or V400-Series Wall and Partition Design. Panels cut 1 in. (25 mm) less in length than floor to ceiling height. Vertical edges inserted in "H"-shaped section of "C-H" studs. Free edge of end panels at walls attached to long leg of "J" runner (Item 2A) with 1-5/8 in. (41 mm) long Type S steel screws spaced max 12 in. (305 mm) OC.

D. **Gypsum Board*** — Gypsum board sheets installed to a min total thickness of 5/8 in. (16 mm) and 1 in. (25 mm) on finished side of wall for 1 hr and 2 hr fire rated assemblies, respectively. A max 5/8 in. (16 mm) gap shall be maintained between the top of the gypsum board and the bottom surface of the concrete floor. The screws attaching the gypsum board layers to the C-H studs shall be located 1 in. (25 mm) below the bottom of the ceiling runner (Item 2A). No gypsum board attachment screws are to penetrate the ceiling runner.

The hourly fire rating of the joint system is equal to the hourly fire rating of the shaft wall.

3. **Joint System** — Max separation between bottom of floor and top of liner panel (Item 2C) is 1 in. (25 mm). Max separation between bottom of floor and top of gypsum board sheets (Item 2D) at time of installation of joint system is 5/8 in. (16 mm). The joint system is designed to accommodate a maximum 25 percent compression or extension from its installed width on the finished side of the ceiling. The joint system consists of sealant and optional bond breaker tape, as follows:

A. **Bond Breaker Tape** — (Optional, Not Shown) — Polyethylene tape supplied in rolls. Tape applied to flanges of ceiling runner (Item 2A) to prevent bonding of the sealant at points other than the top and bottom of the linear gap.

B. **Fill, Void or Cavity Material* - Sealant** — Min 1 in. (25 mm) thickness of sealant to be installed to fill linear gap between top of gypsum board liner panel (Item 2C) and top inside surface of ceiling runner (Item 2A) prior to installation of gypsum board sheets on finished side of wall. Additional material to be "domed" such that, prior to curing, it protrudes 3/8 to 1/2 in. (10 to 13 mm) beyond inside surface of liner panel and such that it laps minimum 1/2 in. (13 mm) onto surface of liner panels. Min 5/8 in. (16 mm) or 1 in. (25 mm) thickness of sealant to be installed to fill linear gap between top of gypsum board sheets (Item 2D) and bottom of concrete floor on finished side of wall for 1 hr and 2 hr fire ratings, respectively. Material to lap min 1/2 in. (13 mm) onto surface of gypsum board on finished side of wall.

UNITED STATES GYPSUM CO — Type AS

*** Indicates such products shall bear the UL or cUL Certification Mark for jurisdictions employing the UL or cUL Certification (such as Canada), respectively.**

Last Updated on 2010-07-13

Questions? Print this page Terms of Use Page Top

05 JOINT UL DETAIL

3

BUILDING DEPARTMENT
1700 Convention Center Drive, 2nd Floor,
Miami Beach, FL 33139
(305) 673-7610
www.miamibeachfl.gov

December 29, 2014

Ms. Deborah Tackett
Preservation and Design Manger
CMB Planning Department

RE: B1404595 -1506 Collins Av

Dear Ms. Tackett,

In order to accommodate the accessible parking space and accessible route from the accessible parking space to the entrance of the building as required by the Florida Accessibility Code, 2012 Edition; the total number of parking spaces were reduced for the project above referenced.

Please let us know if you need any additional information in reference to this issue.

Best Regards,

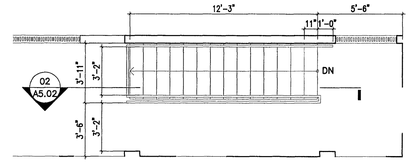
Mariano V. Fernandez, PE
Building Department Director/Building Official

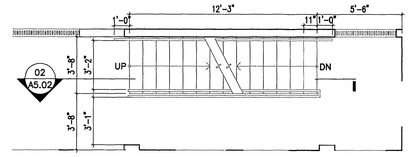
Cc. Gladys N. Salas, PE Chief Accessibility Inspector.

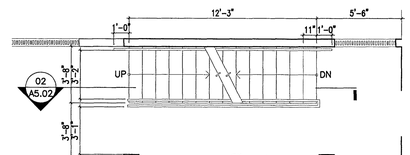
We are committed to providing excellent public service and safety to all who live, work, and play in our vibrant, tropical, historic community.

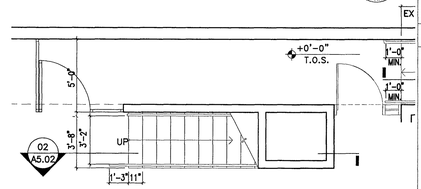
06 PARKING ADA LETTER

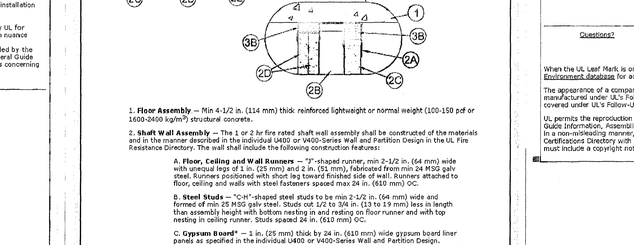
3



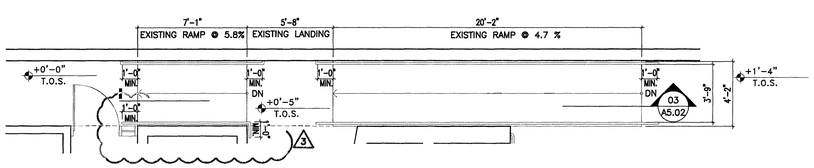




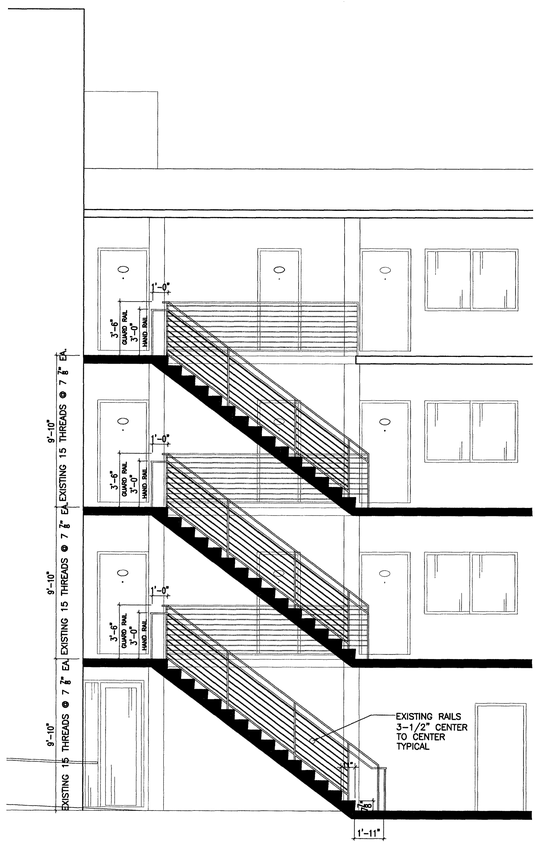




04 SECTION RAMP DETAIL
SCALE: 1/4"=1'-0"



03 PLAN RAMP DETAIL
SCALE: 1/4"=1'-0"



02 SECTION STAIR DETAIL
SCALE: 1/4"=1'-0"

01 PLAN STAIR DETAIL
SCALE: 1/4"=1'-0"

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

BEAME ARCHITECTURAL PARTNERSHIP, P.A.
3059 GRAND AVENUE, SUITE 449
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

NUMBER:	DATE:	ITEM:
REVISIONS		
3	01-19-15	BUILDING COMMENTS
2	11-19-14	BUILDING COMMENTS
1	10-06-14	CITY COMMENTS/ CHANGE OF SCOPE
	05-23-14	ISSUED FOR PERMIT

HOTEL EVA INTERIOR IMPROVEMENTS

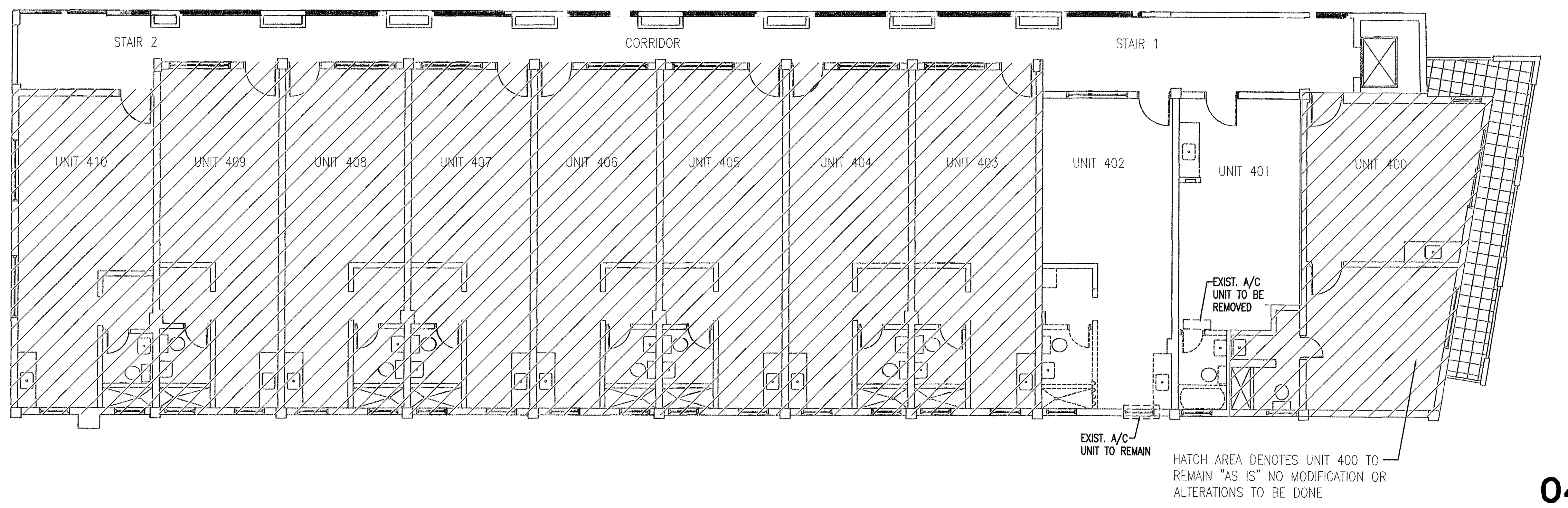
1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR.	DRAWING BY	SCALE
C.D.	VS	AS SHOWN

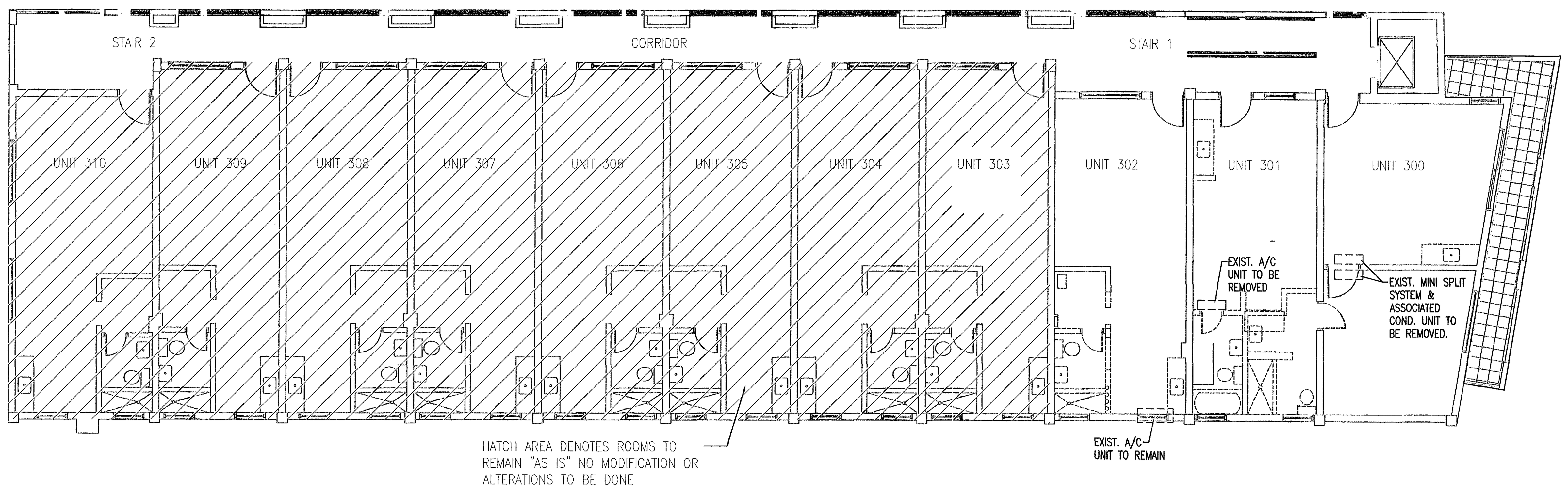
SHEET TITLE

DETAILS

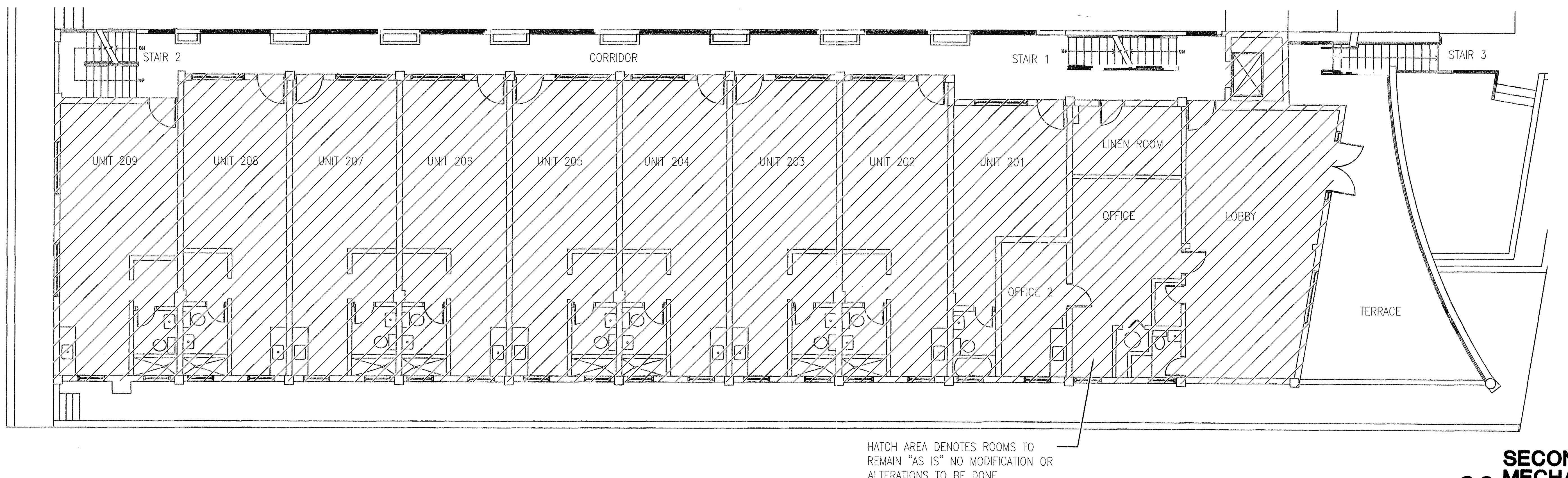
JOB NUMBER	SHEET NUMBER
14010.00	A5.02
DATE: 05-23-14	



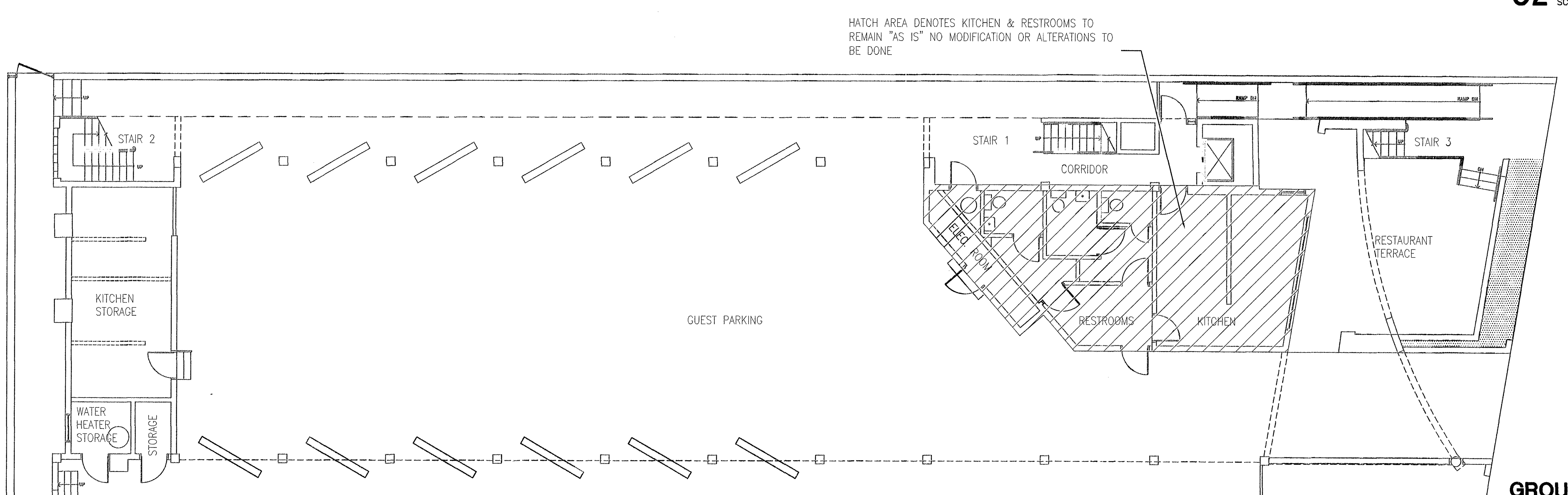
04 **FOURTH LEVEL MECHANICAL DEMOLITION PLAN**
SCALE: 1/8" = 1'-0"



03 **THIRD LEVEL MECHANICAL DEMOLITIOM PLAN**
SCALE: 1/8"=1'-0"



02 **SECOND LEVEL MECHANICAL DEMOLITION PLAN**
SCALE: 1/8"=1'-0"



01 **GROUND LEVEL MECHANICAL DEMOLITION PLAN**
SCALE: 1/8"=1'-0"

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

JOSE M. MARTINEZ
LICENSE
No. 56018
STATE OF FLORIDA
PROFESSIONAL ENGINEER

N

JMM Consulting Engineers LLC
Certificate Of Authorization #9892
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL (305) 255-1821
Miami, Florida 33173 FAX (305) 271-0990

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

NUMBER:	DATE:	ITEM:
1	10/06/14	CITY COMMTS. / CHANGE OF SCOPE
	XX-XX-XX	ISSUED FOR PERMIT

REVISIONS:

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

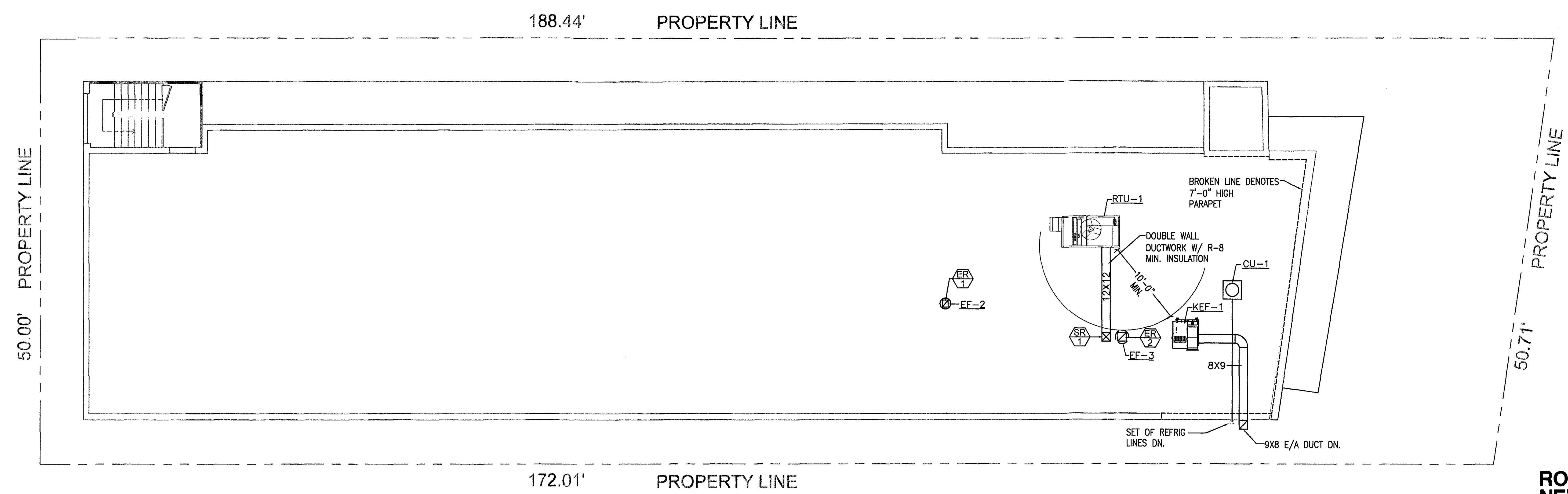
PROJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE

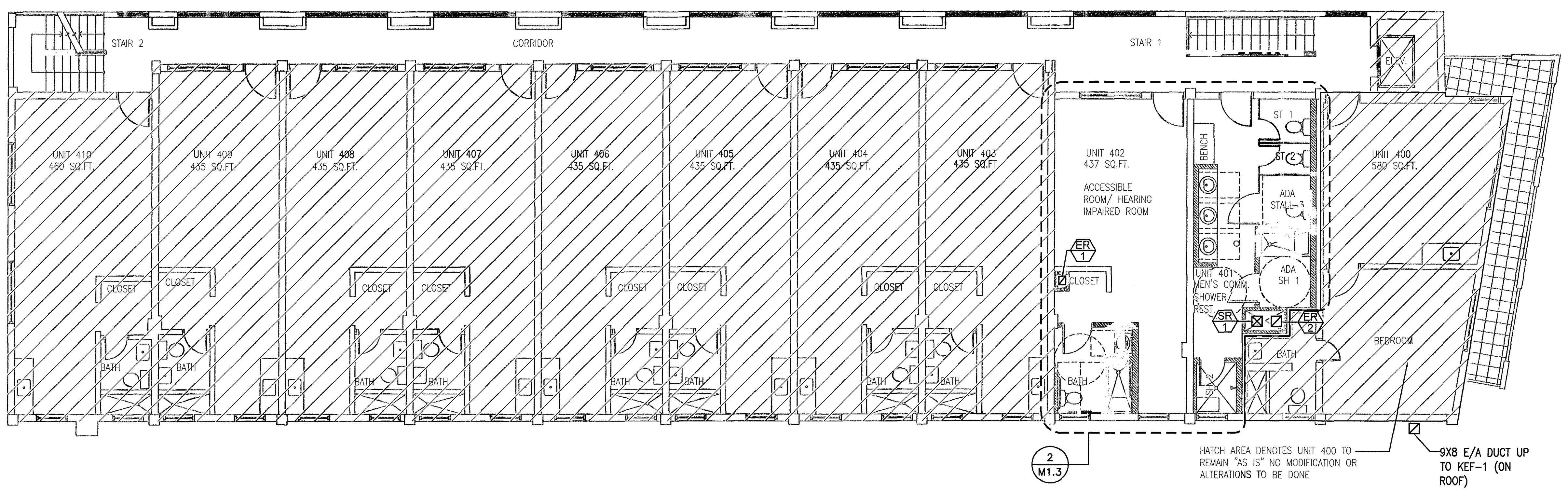
MECHANICAL DEMOLITION FLOOR PLANS

JOB NUMBER	SHEET NUMBER
14010.00	M1.01

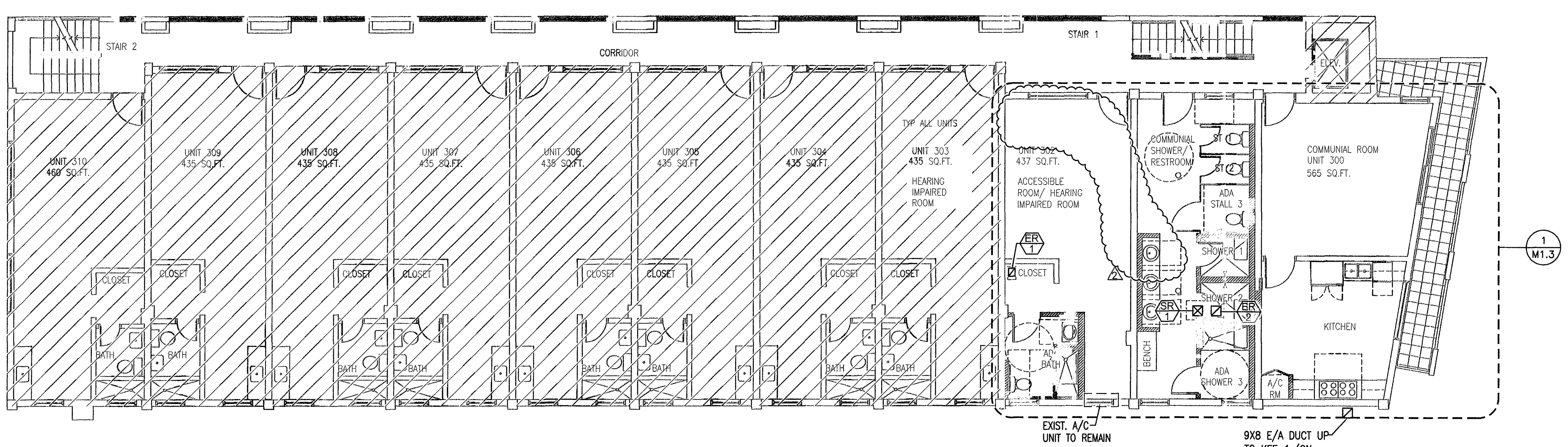
DATE
05-23-14



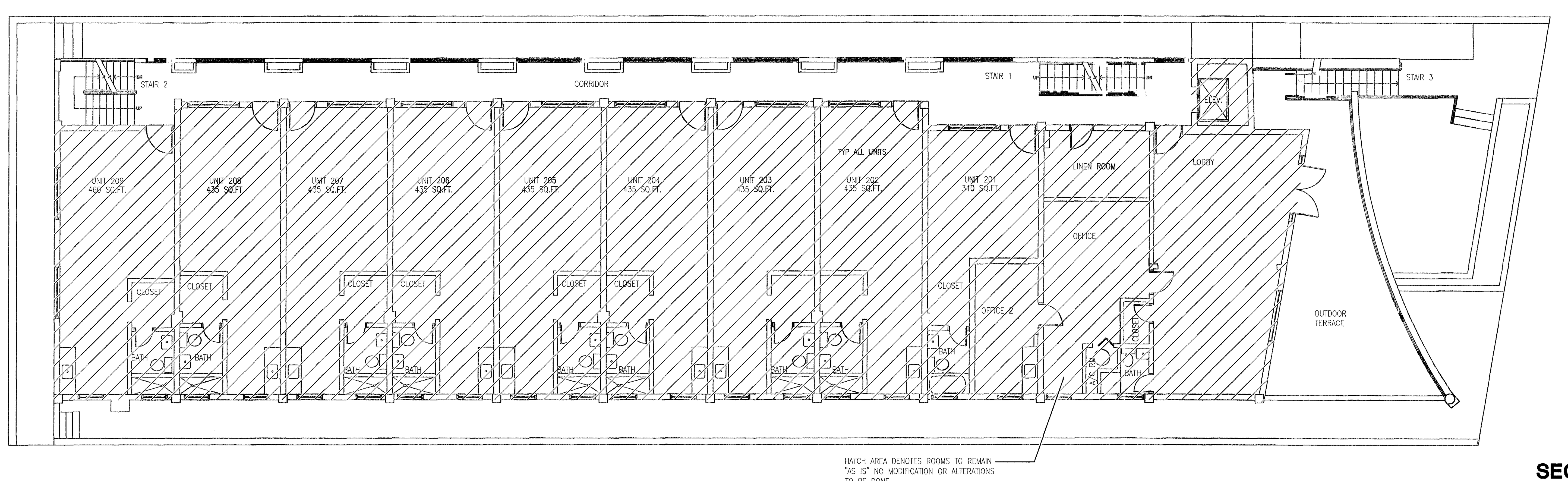
04 ROOF
NEW OVERALL MECHANICAL PLAN
SCALE: 1/8"=1'-0"



03 FOURTH LEVEL
NEW OVERALL MECHANICAL PLAN
SCALE: 1/8"=1'-0"



02 THIRD LEVEL
NEW OVERALL MECHANICAL PLAN
SCALE: 1/8"=1'-0"



01 SECOND LEVEL
NEW OVERALL MECHANICAL PLAN
SCALE: 1/8"=1'-0"

JMM Consulting Engineers LLC
Certificate OF Authorization #9692
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL. (305) 255-1621
Miami, Florida 33173 FAX (305) 271-0090

BEAME
ARCHITECTURAL
PARTNERSHIP

3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

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LAWRENCE BEAME, R.A.
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REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

1/7/15

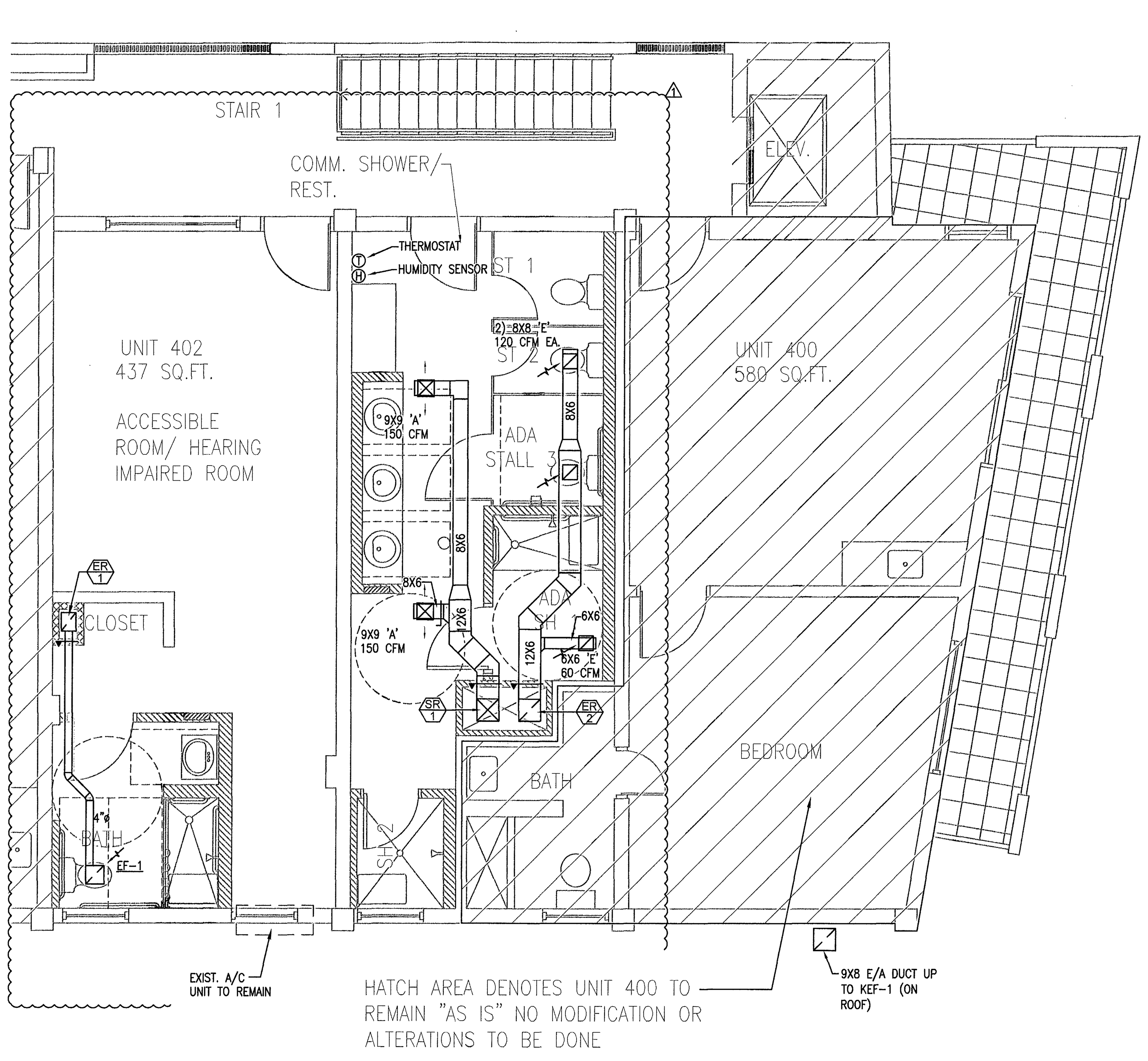
JOSE M. MARTINEZ
No. 56018
STATE OF FLORIDA
PROFESSIONAL ENGINEER

N

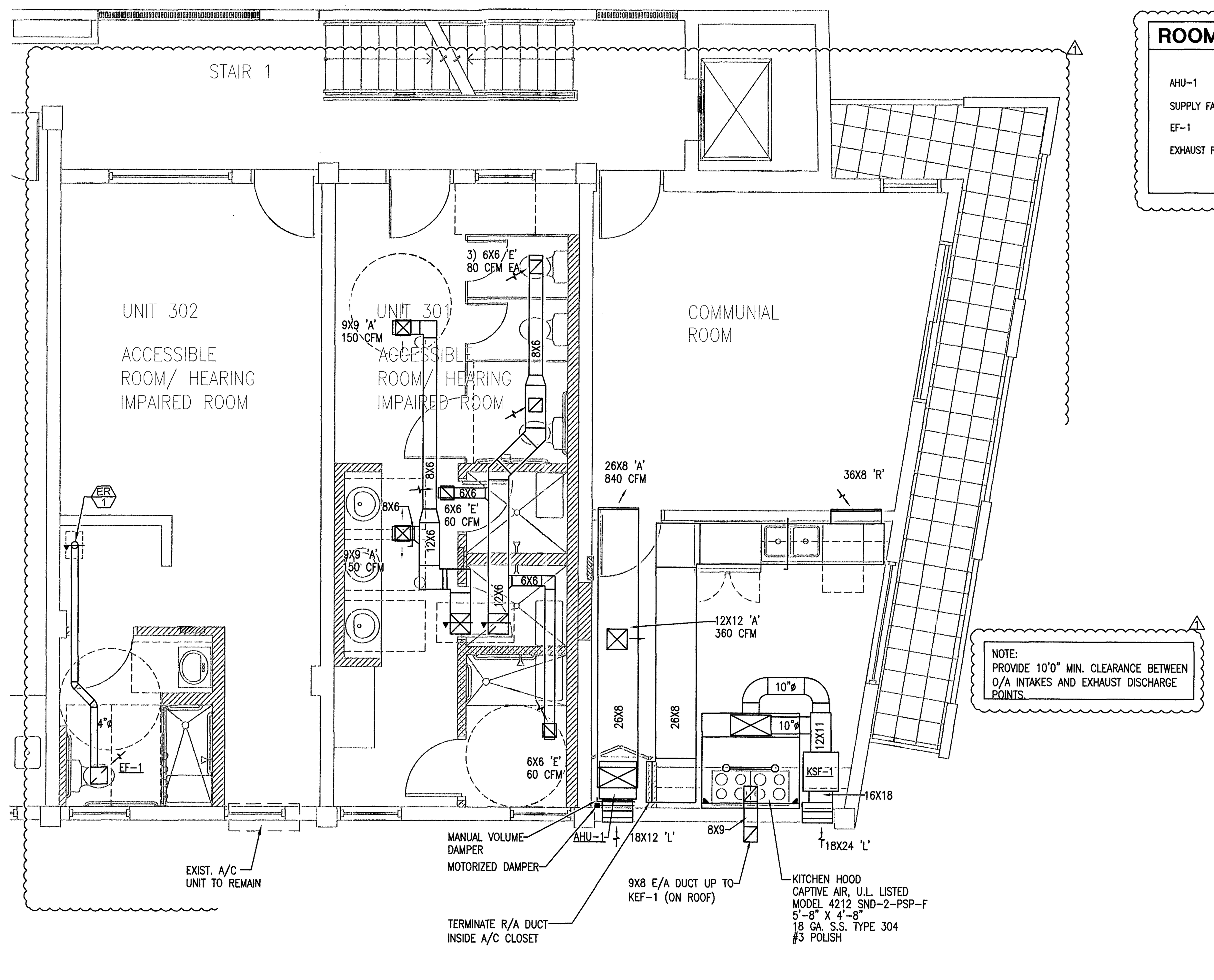
PROJ. MNGR. | DRAWING BY | SCALE

SHEET TITLE
NEW OVERALL MECHANICAL FLOOR PLANS

JOB NUMBER
DATE
SHEET NUMBER
M1.02



02 FOURTH LEVEL ENLARGED MECHANICAL PLAN
SCALE: 1/4"=1'-0"



01 THIRD LEVEL ENLARGED MECHANICAL PLAN
SCALE: 1/4"=1'-0"

ROOM AIR BALANCE SCHEDULE

AHU-1	315 CFM
SUPPLY FAN SF-1	618 CFM
EF-1	-50 CFM
EXHAUST FAN EF-1	-773 CFM
	ROOM UNDER 110 CFM OF POSITIVE PRESSURE

KITCHEN GENERAL NOTES

A. VERIFY SUPPLY AND EXAUST INLET SIZES, AIR QUANTITIES, LOCATION, AND OTHER REQUIREMENTS FOR KITCHEN HOODS EQUIPMENT WITH KITCHEN CONSULTANT AND/OR EQUIPMENT SUPPLIER.

B. KITCHEN HOOD EXHAUST DUCTWORK SHALL BE OF MINIMUM 16 GAUGE BLACK IRON ALL WELDED CONSTRUCTION (LIQUID TIGHT EXTERNALLY WELDED). CONSTRUCT AND INSTALL AS PER LATEST NFPA 96 REQUIREMENTS.

C. PROVIDE CLEANOUTS FOR HORIZONTAL DUCTS AT EVERY CHANGE IN DIRECTION AND AT NOT MORE THAN 20 FT. SPACING. SQUARE THROAT ELBOWS WILL NOT BE ALLOWED. PROVIDE MINIMUM OF 1/ INCH PER FOOT SLOPE TOWARD HOOD FOR HORIZONTAL DUCTS.

D. CONCEALED KITCHEN HOOD EXHAUST DUCTWORK SHALL BE ENCLOSED IN A TWO HOUR FIRE RATED ENCLOSURE, WITH 6 INCH MINIMUM SEPARATION BETWEEN DUCT AND INTERIOR SURFACE OF ENCLOSURE.

E. KITCHEN SUPPLY AND EXHAUST FAN(S) SHALL BE INTERLOCKED WITH PILOT LIGHT IN KITCHEN AREA. ACTIVATION OF THE HOOD FIRE EXTINGUISHING SYSTEM SHALL CAUSE THE SUPPLY FAN(S) TO STOP OPERATION AND THE EXHAUST FAN(S) TO CONTINUE IN OPERATION.

F. FIXED PIPE EXTINGUISHING SYSTEMS IN A SINGLE HAZARD AREA SHALL BE ARRANGED FOR SIMULTANEOUS AUTOMATIC OPERATION UPON ACTIVATION OF ANYONE OF THE SYSTEMS.

G. MAKEUP AIR DUCTWORK SHALL BE GALVANISED STEEL WITH GAUGES, DUCT CONSTRUCTION, BRACING AND SUSPENSION IN ACCORDANCE WITH THE RECOMMENDATIONS SET FORTH IN THE LATEST EDITION OF THE A.S.H.R.A.E. GUIDE AND S.M.A.C.N.A. STANDARDS. DUCT SIZE SHOWN AE "AIRSIDE" DIMENSIONS. VERIFY EXACT LOCATION OF DUCT WITH RESPECT TO STRUCTURE BEFORE FABRICATION.

H. DUCT MOUNTED SMOKE DETECTOR SHALL BE B.R.K. ELECTRONICS MODEL NO. DH18511DC IONIZATION DETECTOR OR APPROVED EQUAL. DETECTOR TO BE U.L. LISTED PER UL268A. DETECTORS SHALL COMPLY WITH THE REQUIREMENTS LISTED ON N.F.P.A. 90A.

I. FANS SHALL BE AS SCHEDULED ON THE DRAWINGS, COMPLETE WITH ALL THE SPECIFIED ACCESSORIES. CENTRIFUGAL WHEELS TO BE STATICALLY AND DINAMICALLY BALANCED WITH FAN AND MOTOR ASSEMBLY ON VIBRATION MOUNTS. ALL FANS SHALL BE U.L. LISTED AND A.M.C.A. RATED.

J. CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN 1 YEAR FROM DATE OF ACCEPTANCE.

K. ALL INDOOR GREASE LADEN AIR EXHAUST DUCTWORK SHALL BE WRAPPED WITH FIRE MASTER GREASE DUCT FIRE MASTER PROTECTION SYSTEM. 2300 F RATED JOINT FREE, LIGHTWEIGHT, FLEXIBLE, AND AND ENCAPSULATED SYSTEM OR NELSON FSB FLAMESHIELD BLANKET FROM POINT OF PENETRATION, THRU CONCEALED SPACE, TO POINT OF EXIT.

MANDATORY NOTES

A. SUPPLY AND EXHAUST FANS ARE INTERLOCKED WITH PLOT LIGHT IN KITCHEN AREA.

B. FIRE MODE REQUIRES EXHAUST FAN CONTINUES TO OPERATE AND SUPPLY FAN STOPS.

C. HOOD EXHAUST FANS SHALL OPERATE WHENEVER THE EXTINGUISHING SYSTEM IS ACTIVATED.

D. FIXED PIPE EXTINGUISHING SYSTEMS IN A SINGLE HAZARD AREA SHALL BE ARRANGED FOR SIMULTANEOUS AUTOMATIC OPERATION UPON ACTIVATION OF ANYONE OF THE SYSTEMS. COMMON EXHAUST DUCT FOR MORE THAN ONE HOOD WOULD DEFINE A SINGLE HAZARD AREA. EXCEPTION WOULD BE A SECONDARY FIRE SUPPRESSION SYSTEM CONTAINED IN THE COMMON EXHAUST DUCT.

HOOD INFORMATION – Job#2051184

HOOD NO.	TAG	MODEL	LENGTH	MAX. COOKING TEMP.	EXHAUST PLENUM: TOTAL EXH. CFM	RISER(S): WIDTH	LENG.	DIA.	CFM	S.P.	TOTAL SUPPLY CFM	HOOD CONSTRUCTION	HOOD CONFIG.: END TO END	ROW
1		4212 SND-2-PSP-F	4' 10.00"	450 Deg.	773	9"	8"		773	-0.233"	618	430 SS Where Exposed	ALONE	ALONE

HOOD INFORMATION

HOOD NO.	TAG	FILTER(S): TYPE	QTY.	HEIGHT	LENGTH	LIGHT(S): QTY.	TYPE	WIRE GUARD	UTILITY CABINET(S): LOCATION	FIRE SYSTEM: TYPE	SIZE	ELECTRICAL: MODEL #	SWITCHES: QUANTITY	FIRE SYSTEM PIPING	HOOD HANGING WGHT
1		SS Baffle with Handles	3	16"	16"	2	L55 Series E26	NO						YES	193 LBS

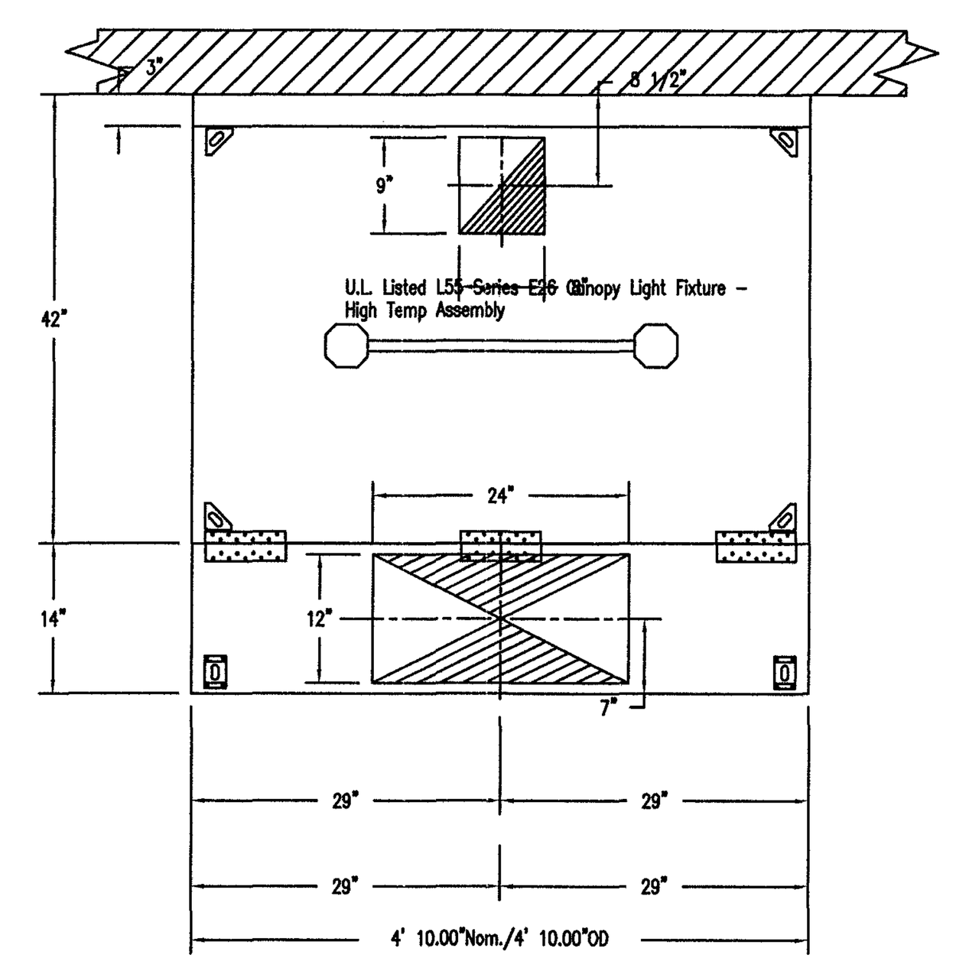
HOOD OPTIONS

HOOD NO.	TAG	OPTION
1		BACKSPLASH 80.00" High X 58.00" Long 430 SS
		RIGHT QUARTER END PANEL 23" Top Width, 0" Bottom Width, 23" High 430 SS
		LEFT QUARTER END PANEL 23" Top Width, 0" Bottom Width, 23" High 430 SS

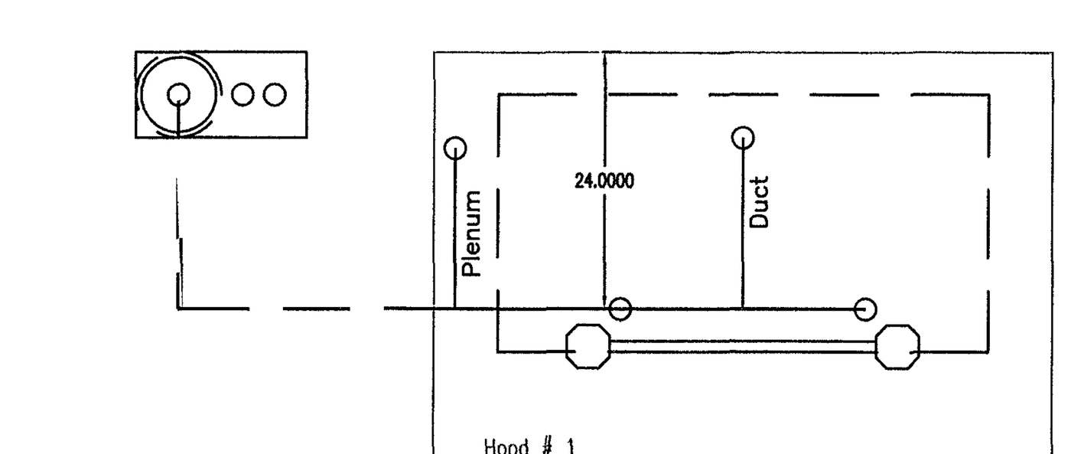
PERFORATED SUPPLY PLENUM(S)

HOOD NO.	TAG	POS.	LENGTH	WIDTH	HEIGHT	TYPE	RISER(S): WIDTH	LENG.	DIA.	CFM	S.P.
1		Front	58"	14"	6"	MUA	12"	24"		618	0.147"

CAPTIVE-AIRE HOODS ARE BUILT IN COMPLIANCE WITH
UL 710 AND NFPA 96
AND ARE RECOGNIZED BY ONE OR MORE OF THE FOLLOWING:
ETL SANITATION LISTED
ETL LISTED FILE# 3054804-001

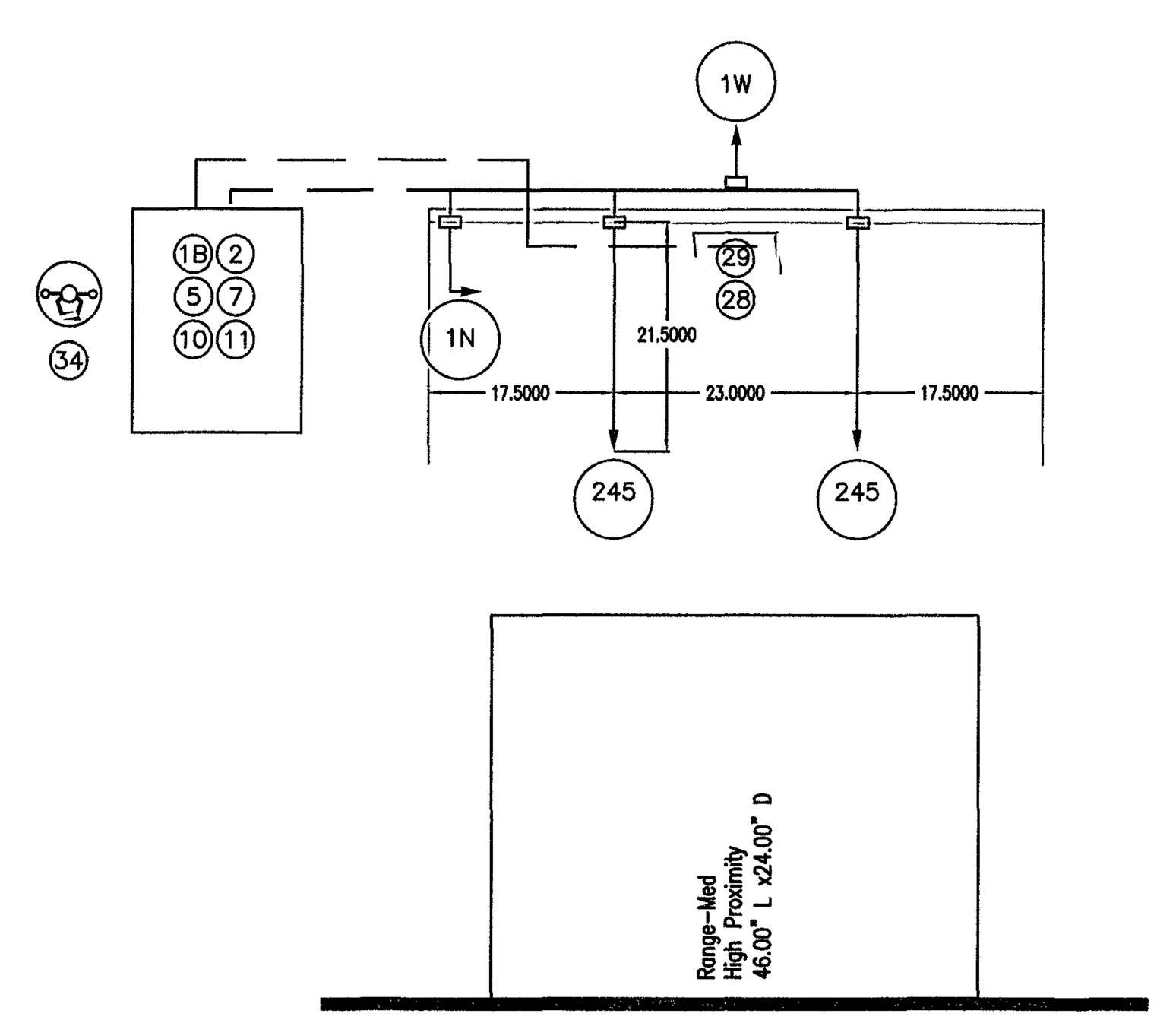


PLAN VIEW – Hood #1
4' 10.00" LONG 4212SND-2-PSP-F

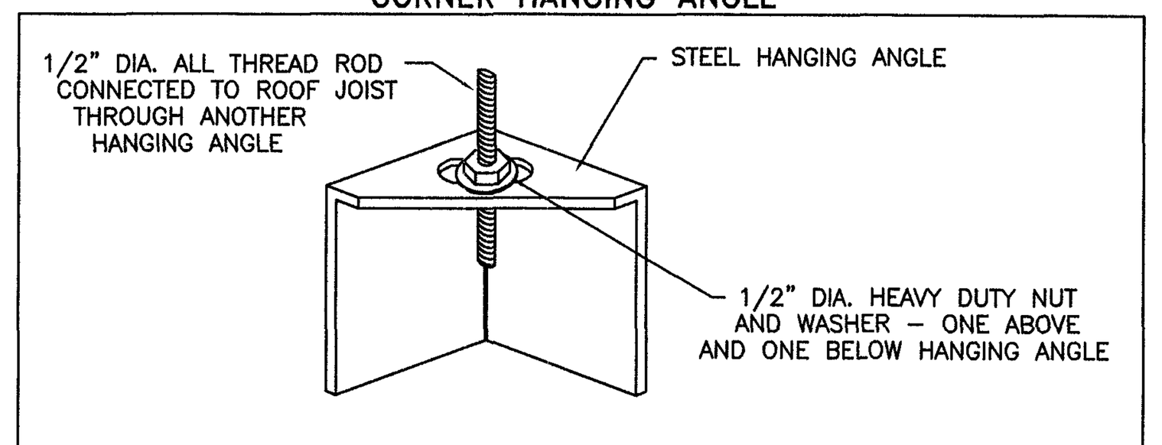


NOTES
- FIELD PIPE DROPS AS SHOWN
  SLEEVING, ELBOWS, TEES, AND NOZZLES SUPPLIED BY CAS
- RELOCATE NOZZLES IF FLOW PATTERN IS BLOCKED BY SHELVING, SALAMANDERS, ETC.
- MAXIMUM 9 ELBOWS IN SUPPLY LINE.
- MINIMUM 72 INCHES OF AGENT LINE FROM TANK TO FIRST NOZZLE.
- IF APPLICABLE, PRE-PIPED CHARBROILER DROPS ARE SHIPPED LOOSE.
- FACTORY PIPING EXTENDS A MAXIMUM OF 6" ABOVE THE TOP OF THE HOOD.
- APPLIANCE DIMENSIONS LISTED REPRESENT THE COOKING SURFACE SIZE, NOT THE OVERALL APPLIANCE SIZE.
- THIS FIRE SYSTEM COMPLIES WITH U.L. 300 REQUIREMENTS

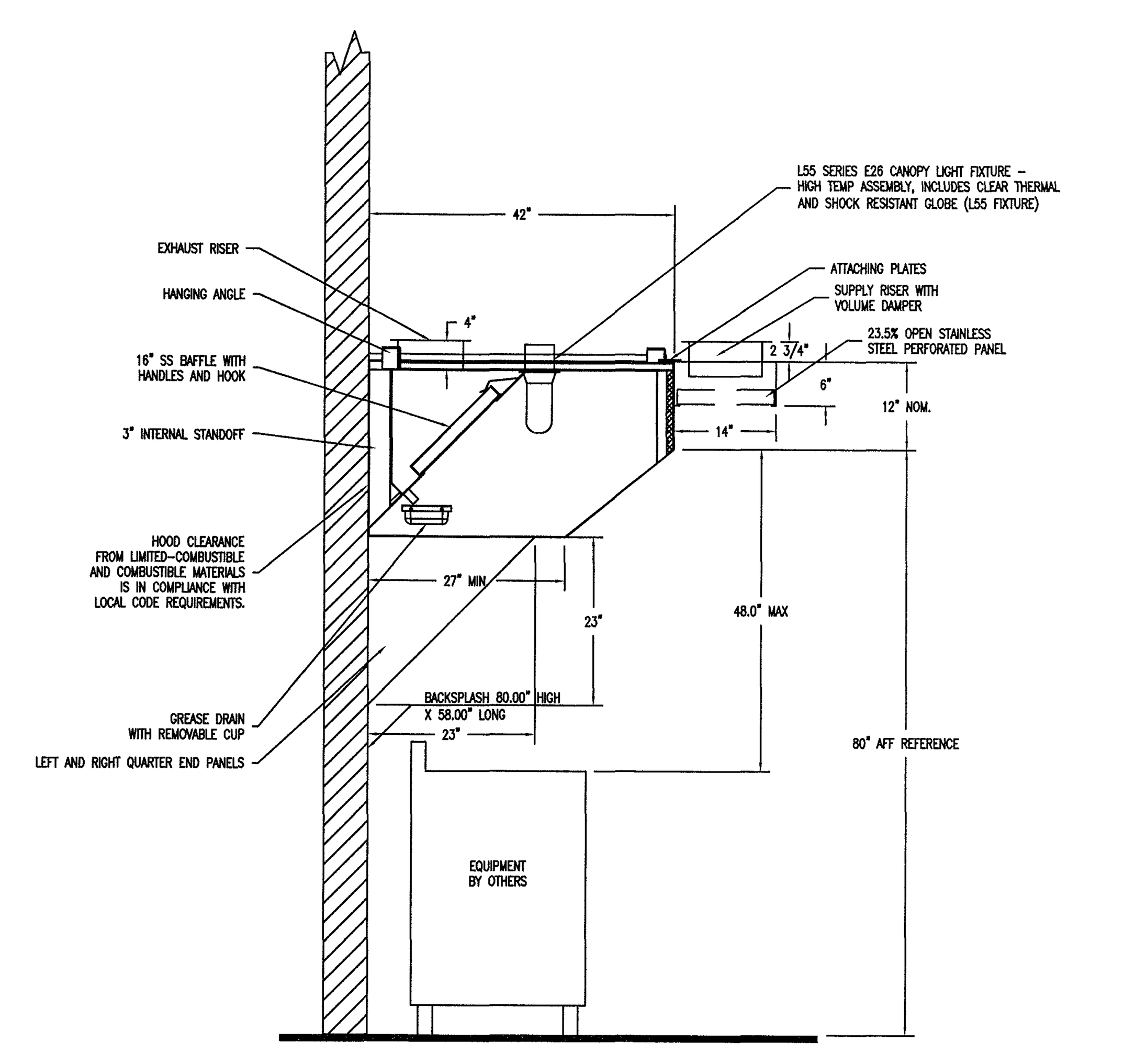
Job #: 2051184
Job Name: EVA HOTEL MIAMI BEACH
Drawn By:
System Size: ANSUL-3.0 Total FP required: 6
Hood # 1 4' 10.00" Long x 42" Wide x 24" High
Riser # 1 Size: 8" x 8"



CORNER HANGING ANGLE



ROD, NUTS, AND WASHERS TO BE SUPPLIED BY INSTALLING CONTRACTOR
HANGING ANGLE IS PRE-PUNCHED AT FACTORY



SECTION VIEW – MODEL 4212SND-2-PSP-F
HOOD – #1

CAPTIVEAIRE
www.captiveaire.com
REGOFFICE
ADDRESS

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

Miami Beach Fire Prevention Division APPROVED

REVISIONS	
DESCRIPTION	DATE:
-	-
-	-
-	-
-	-

EVA HOTEL MIAMI BEACH
MIAMI BEACH, FL
DATE:

JMM Consulting Engineers LLC
Certificate of Authorization #9692
Jose M. Martinez, P.E. #50018
10251 SUNSET DRIVE Suite 103 TEL (305) 255-1621
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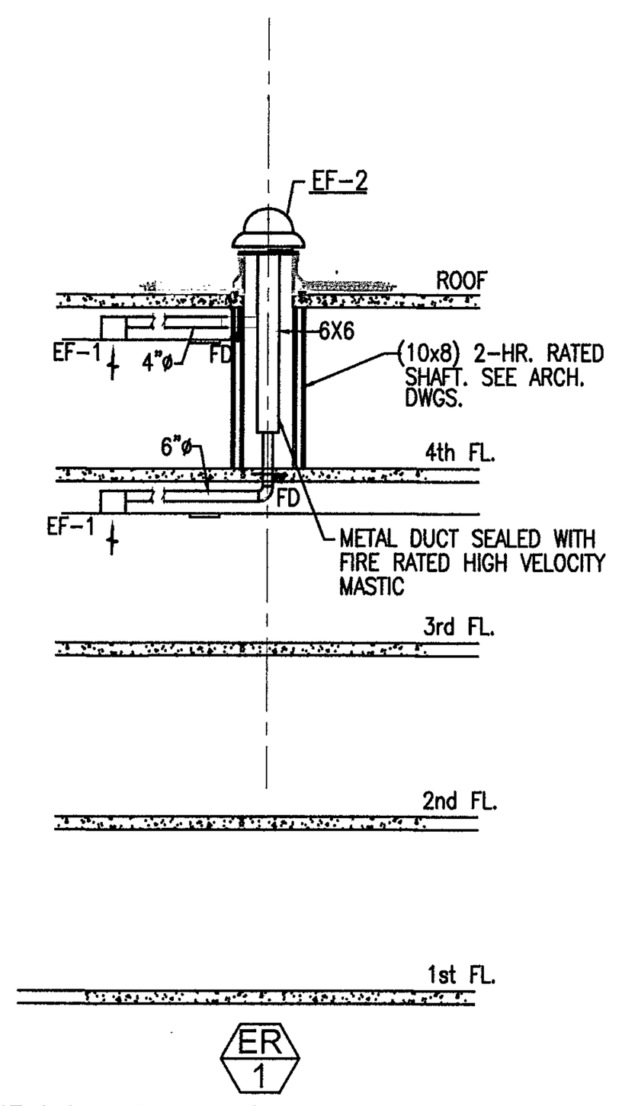
REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

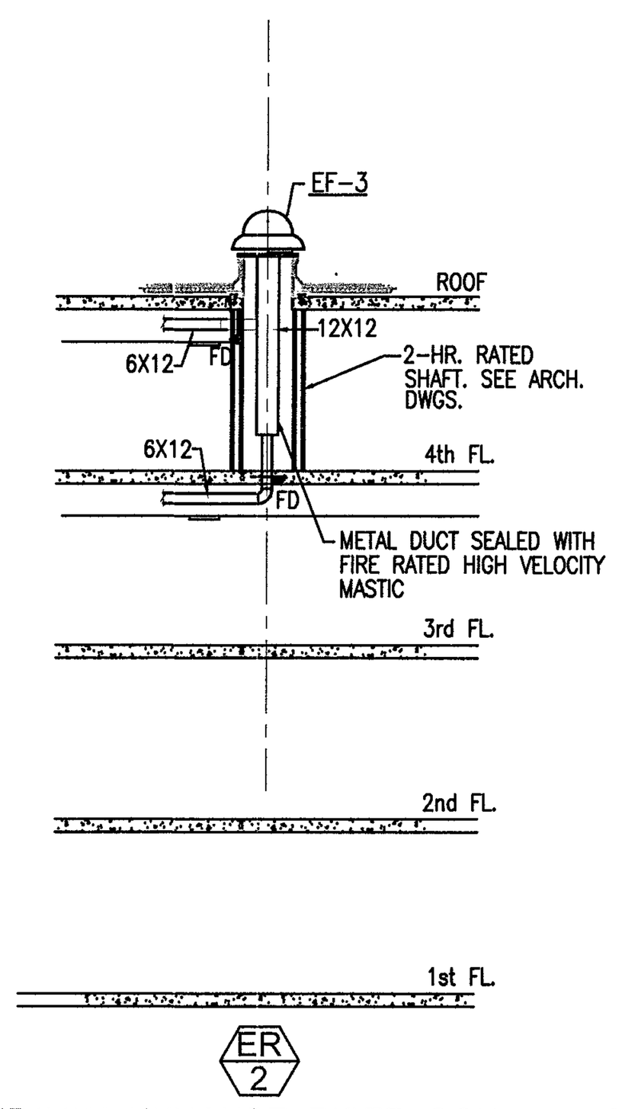
PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE
ENLARGED MECHANICAL FLOOR PLAN

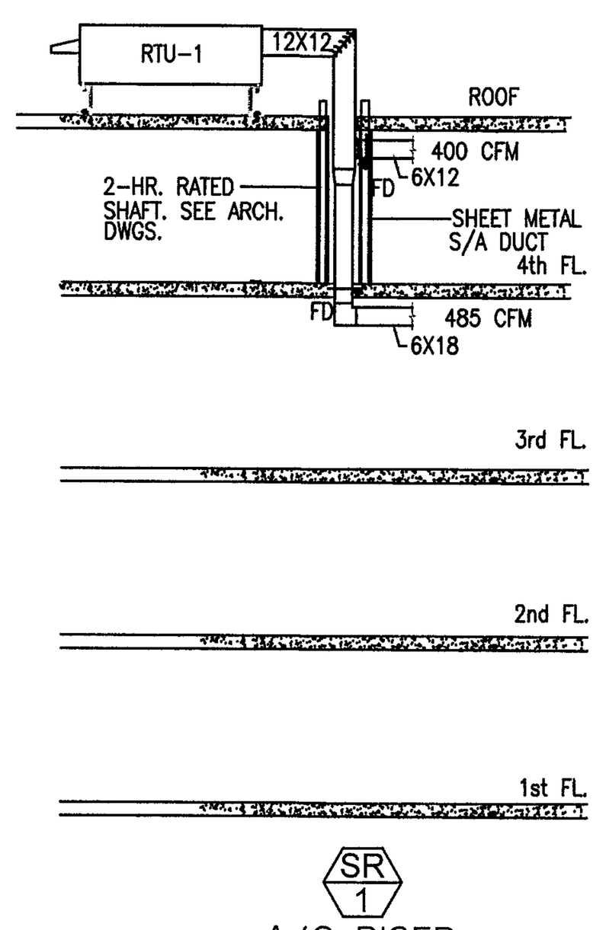
JOB NUMBER	SHEET NUMBER
14010.00	M1.03
DATE 05-23-14	



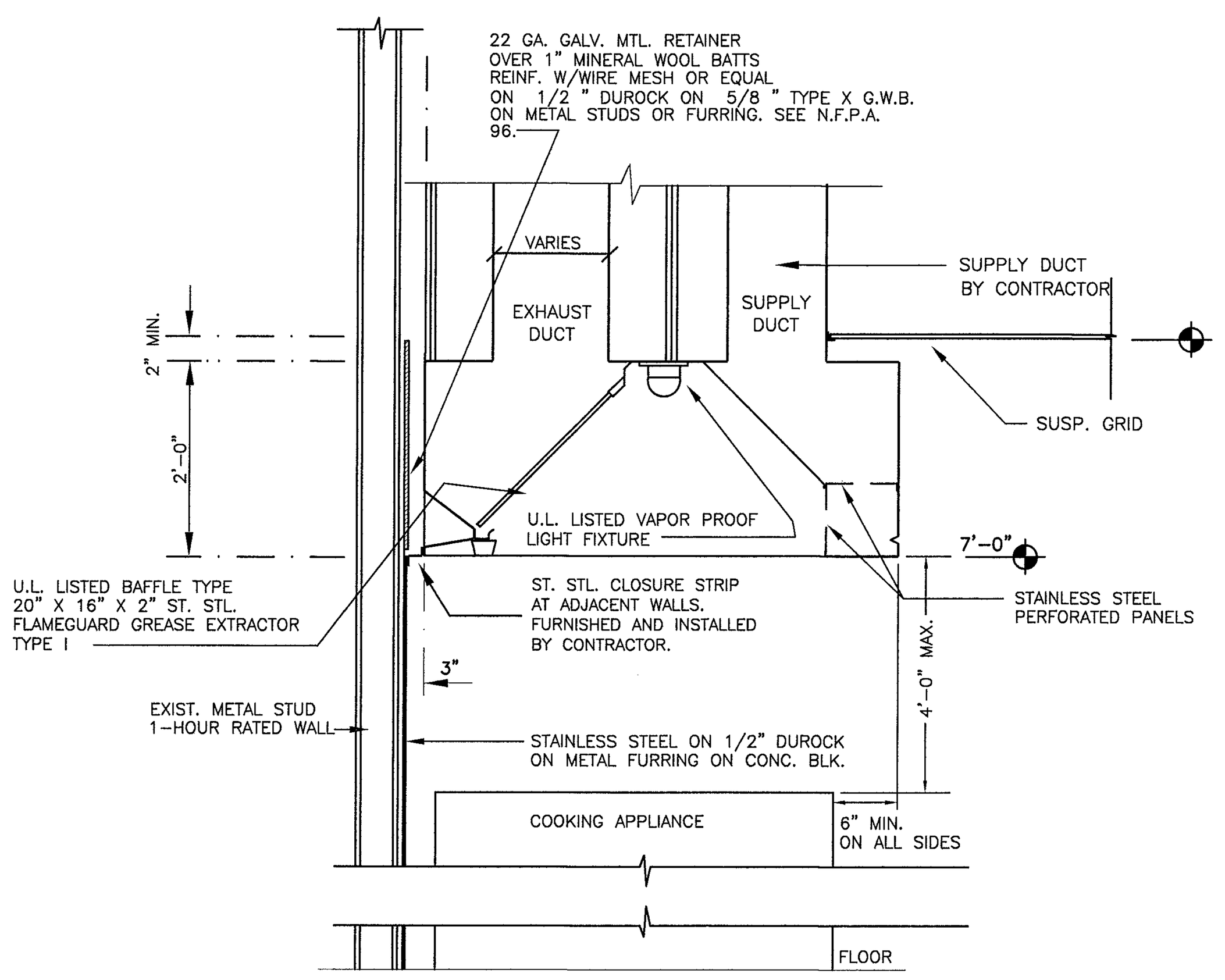
ER 1
BATHROOM EXHAUST RISER SCHEMATIC
NTS



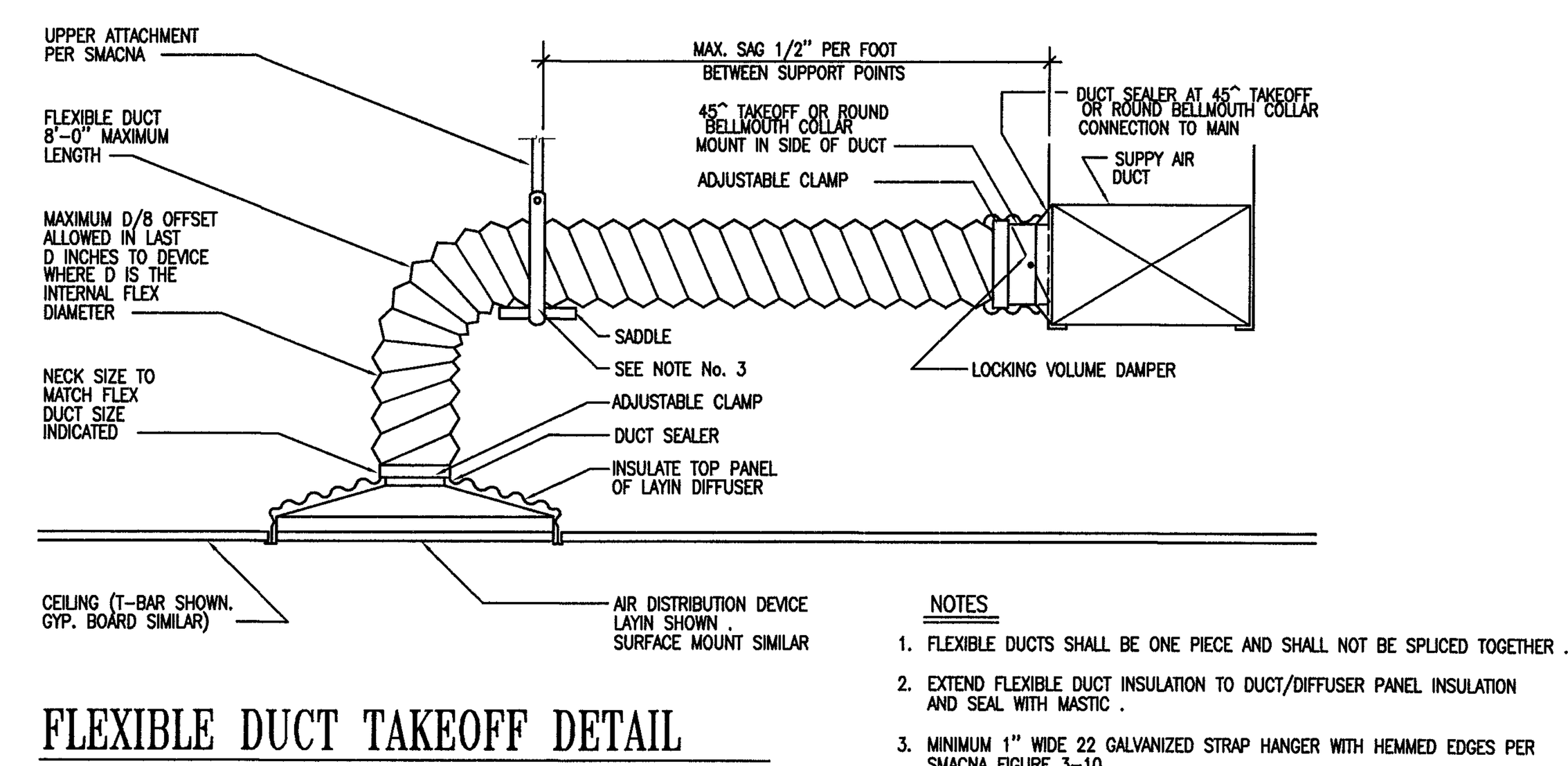
ER 2
BATHROOM EXHAUST RISER SCHEMATIC
NTS



SR 1
A/C RISER
NTS

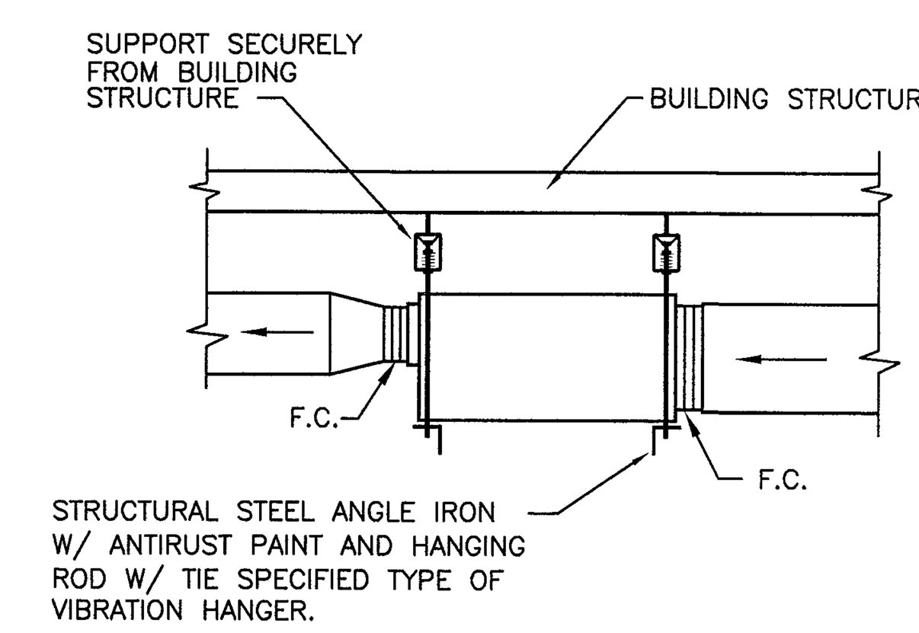


KITCHEN HOOD MOUNTING DETAIL
N.T.S.

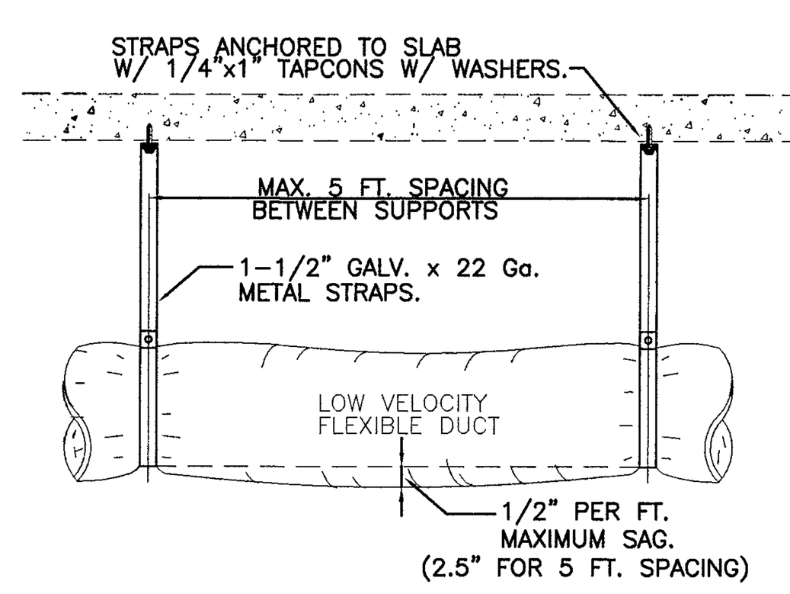


NOTES
1. FLEXIBLE DUCTS SHALL BE ONE PIECE AND SHALL NOT BE SPLICED TOGETHER .
2. EXTEND FLEXIBLE DUCT INSULATION TO DUCT/DIFFUSER PANEL INSULATION AND SEAL WITH MASTIC .
3. MINIMUM 1" WIDE 22 GALVANIZED STRAP HANGER WITH HEMMED EDGES PER SMACNA FIGURE 3-10 .

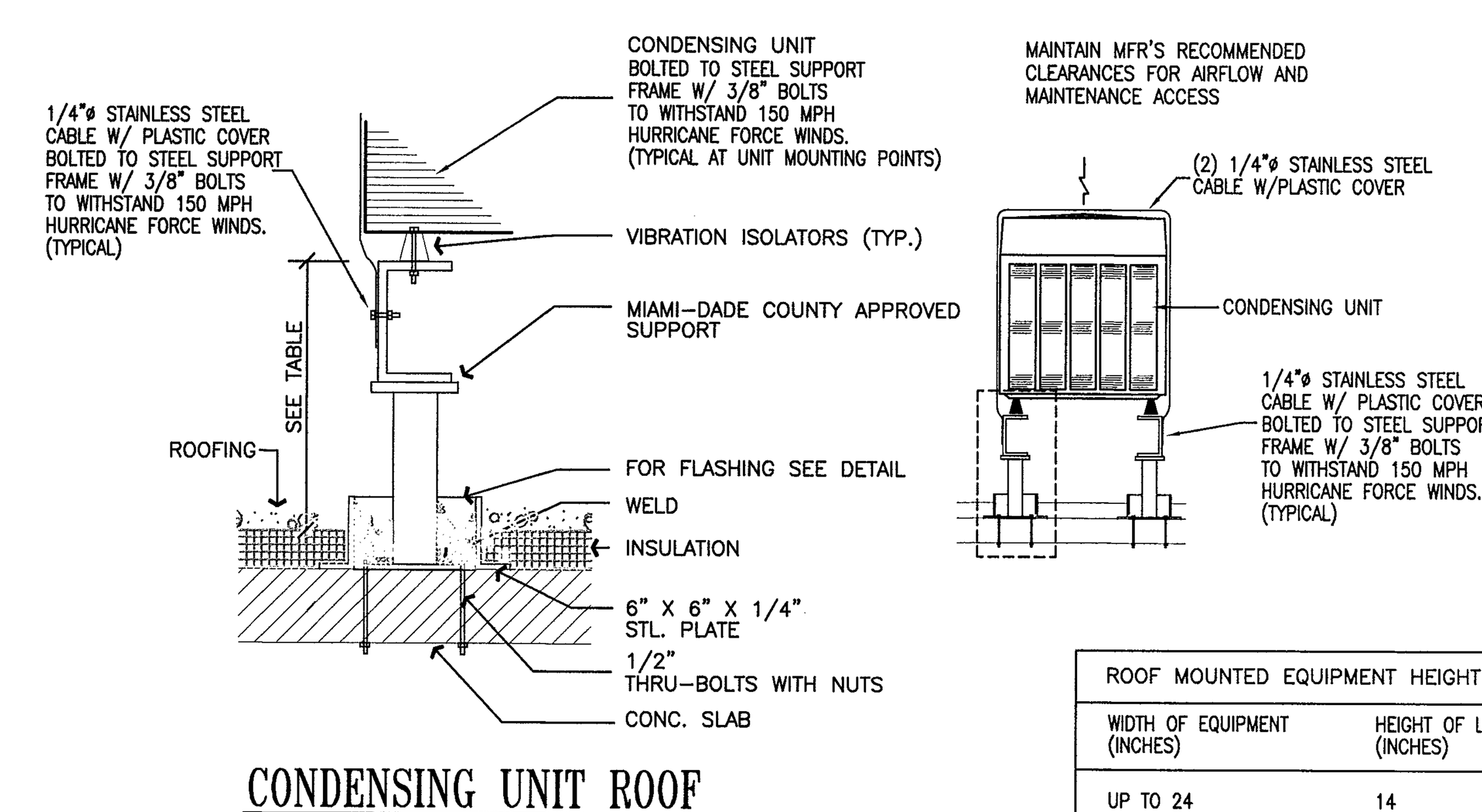
FLEXIBLE DUCT TAKEOFF DETAIL
N.T.S.



INLINE FAN MOUNTING DETAIL
N.T.S.



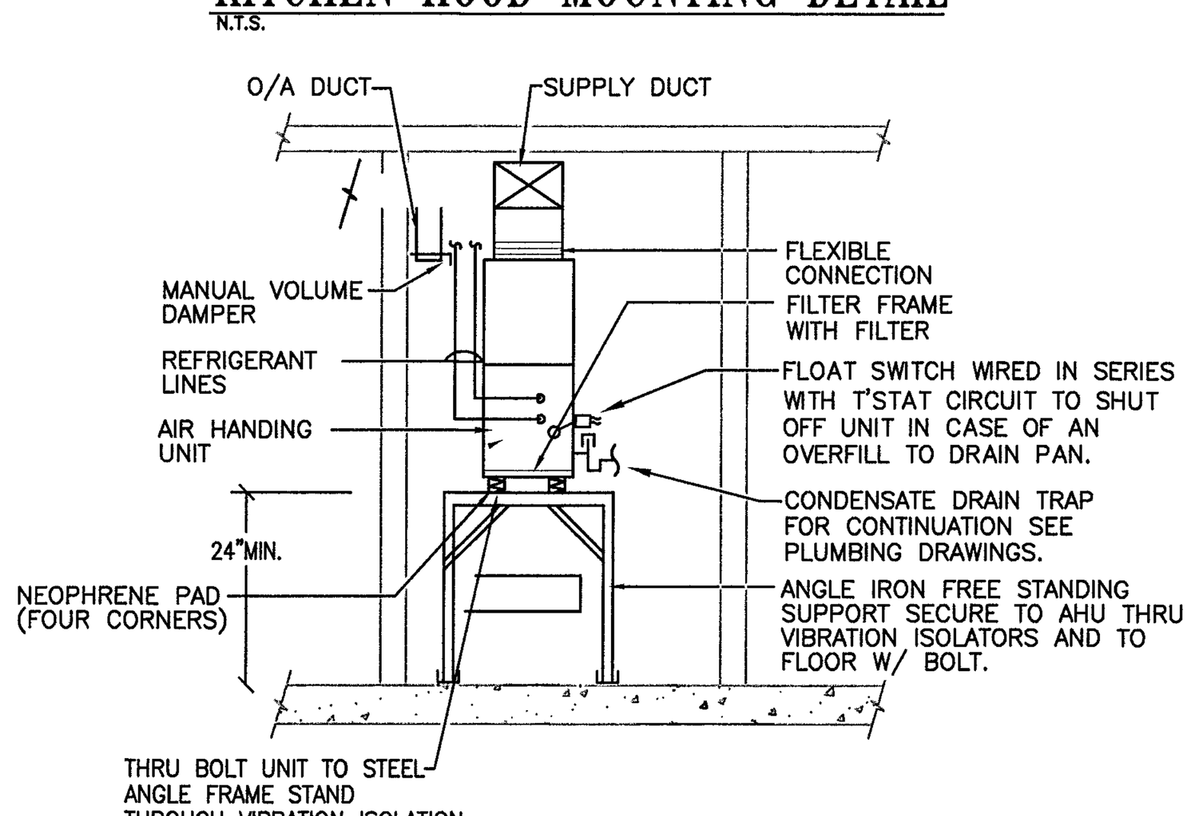
FLEXIBLE DUCT HANGING DETAIL
NTS



CONDENSING UNIT ROOF MOUNTING DETAIL
N.T.S.

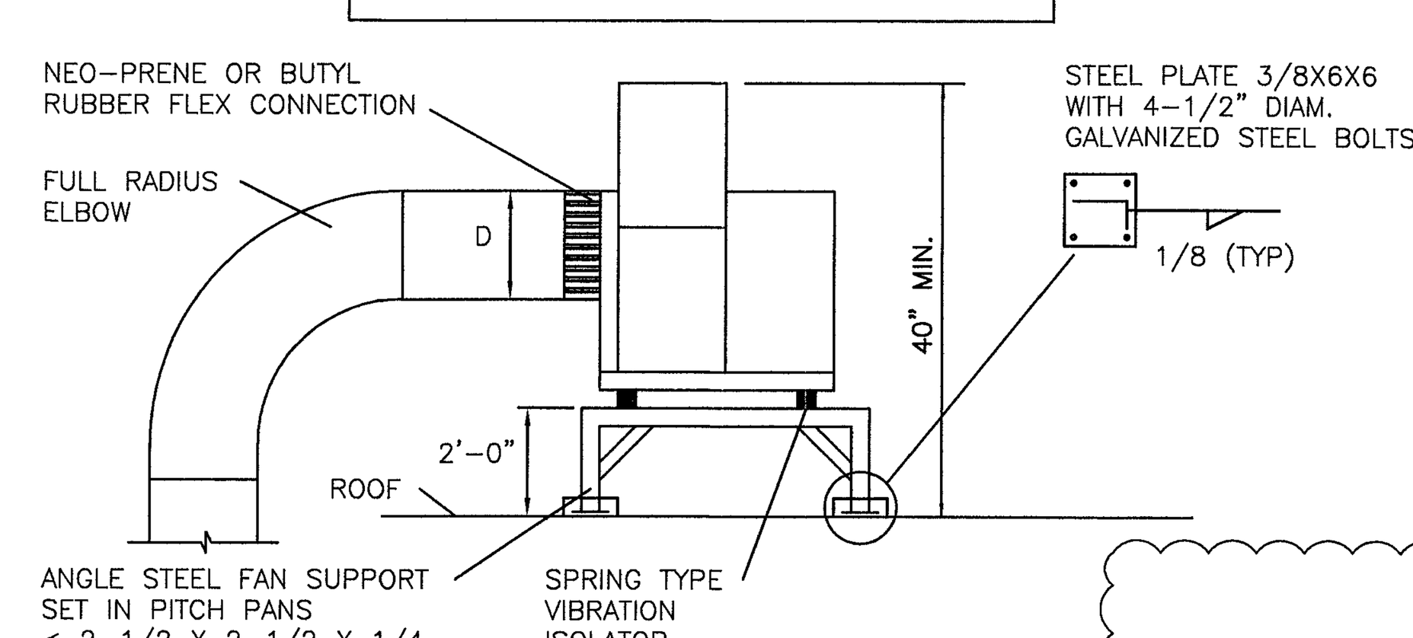
NOTE: REFER TO STUCTURAL DWGS FOR NOA INFORMATION

ROOF MOUNTED EQUIPMENT HEIGHT REQUIREMENTS	
WIDTH OF EQUIPMENT (INCHES)	HEIGHT OF LEGS (INCHES)
UP TO 24	14
25 TO 36	18
37 TO 48	24
49 TO 60	30
61 AND WIDER	48

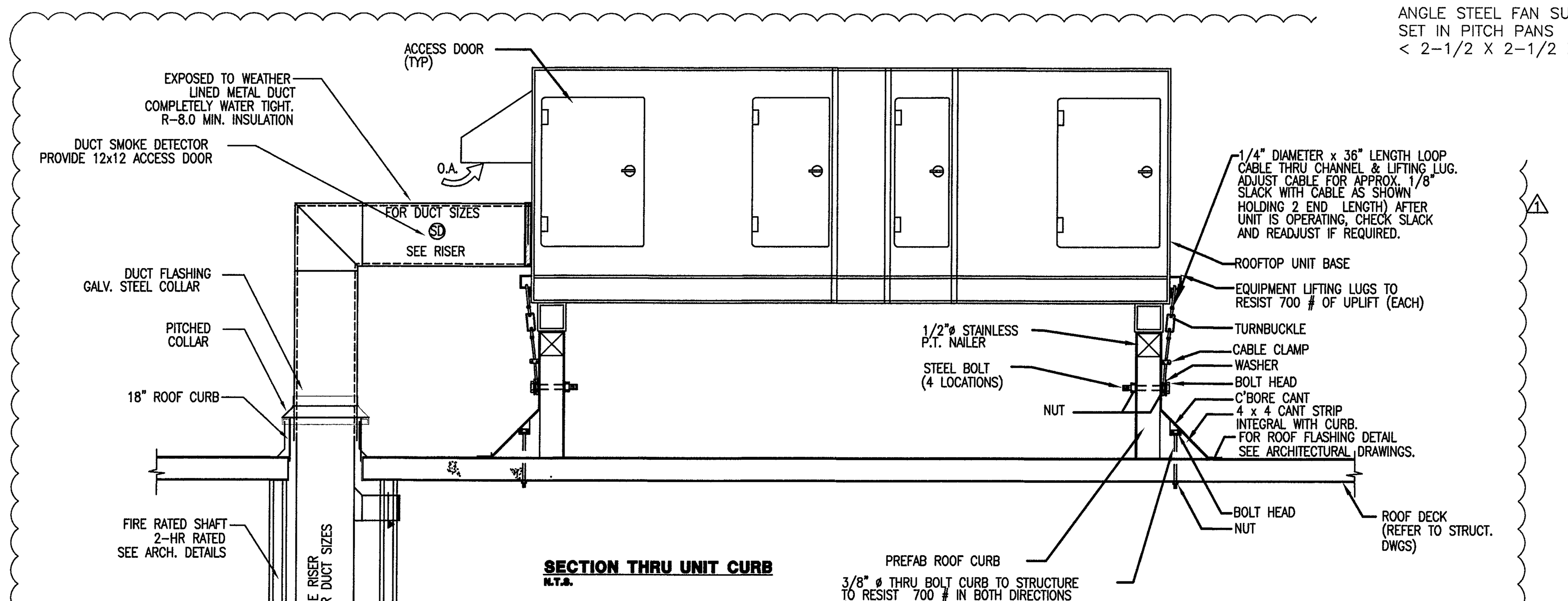


AHU-1 MOUNTING DETAIL
N.T.S.

NOTE:
ALL ROOF MOUNTED EQUIPMENT SHALL COMPLY WITH FBC 301.13

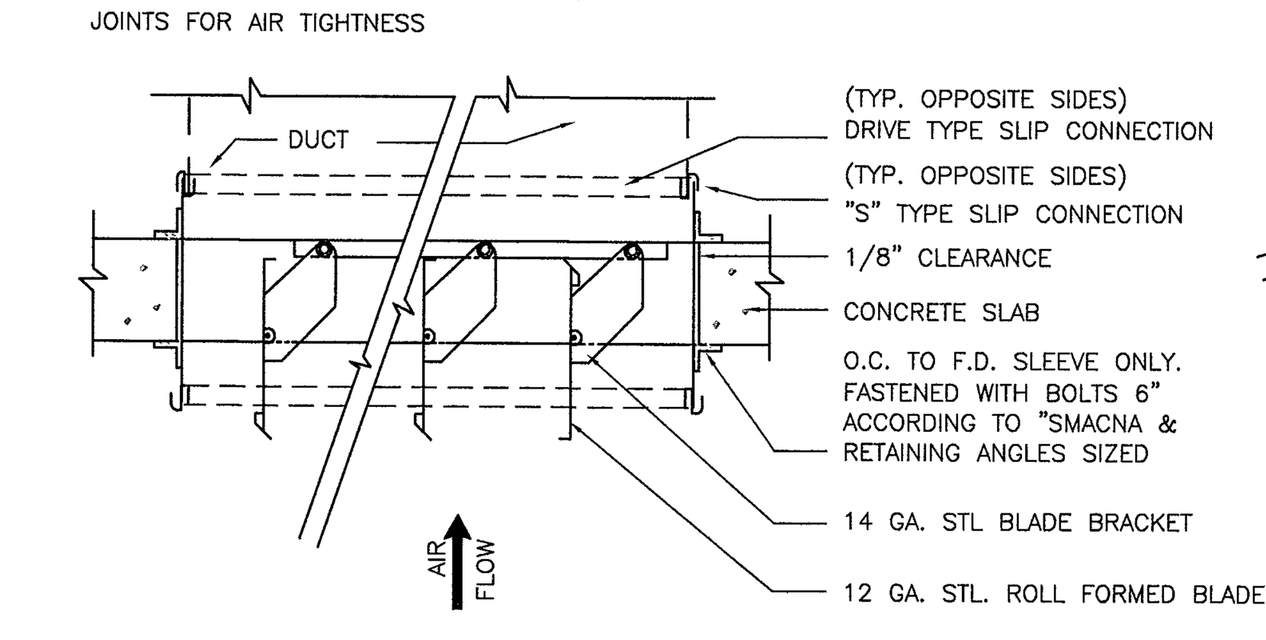


TYPICAL KITCHEN HOOD EXHAUST FAN DETAIL
N.T.S.

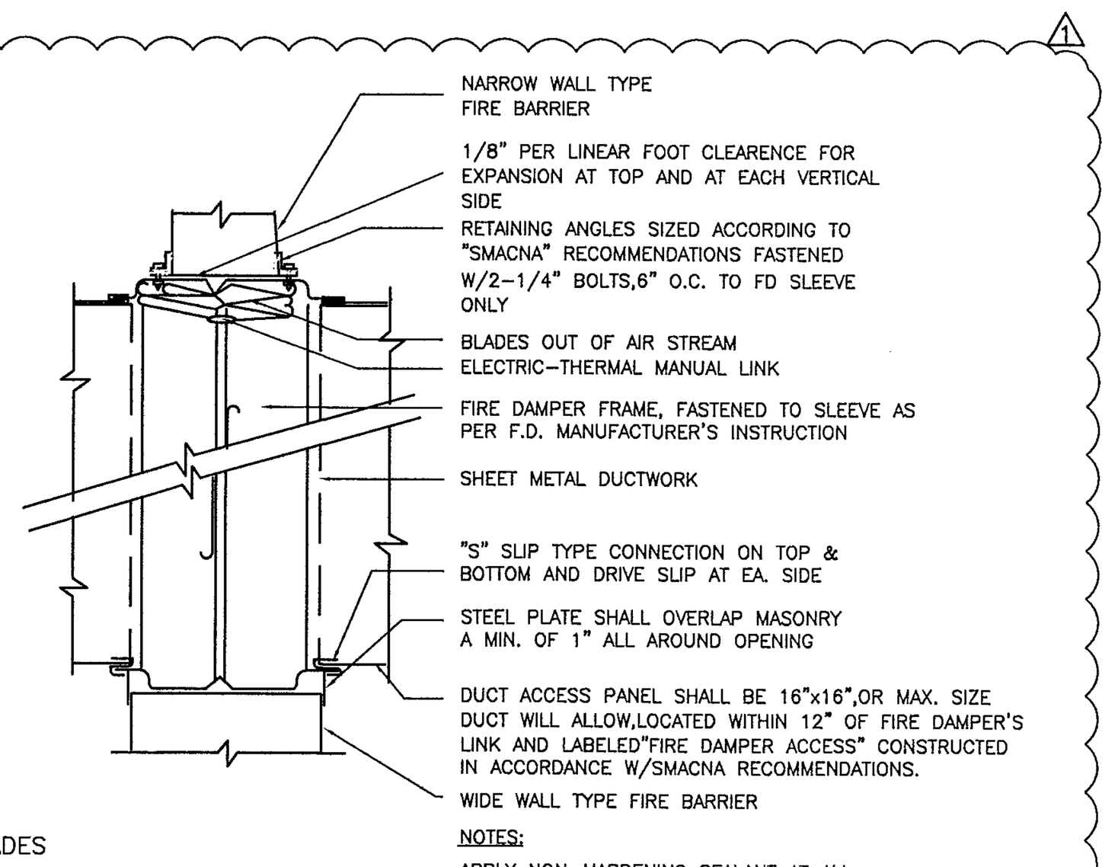


ROOFTOP UNIT MOUNTING DETAIL
N.T.S.

NOTES:
1. WELD FRAME OF F.D. TO 14 GA. SLEEVE.
2. APPLY NON-HARDENING SEALANT AT ALL JOINTS FOR AIR TIGHTNESS



BAROMETRIC RELIEF DAMPER MOUNTING DETAIL
N.T.S.



TYPICAL FIRE DAMPER WALL MOUNTING DETAIL
N.T.S.
FIRE DAMPERS SHALL BE U.L. CLASSIFIED DYNAMIC TYPE FIRE DAMPER

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

JOSE M. MARTINEZ
LICENSE No. 56918
STATE OF FLORIDA
PROFESSIONAL ENGINEER

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1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR. | DRAWING BY | SCALE

SHEET TITLE

MECHANICAL RISERS

JOB NUMBER | SHEET NUMBER

DATE

M2.00

AIR COOLED SPLIT A/C UNIT SCHEDULE

	UNIT DESIGNATION	AHU-1	
	AREA SERVED	SEE FL. PLAN	
	OPERATING WEIGHT LBS.	150	
	DESIGN MANUFACTURER	TRANE	
	MODEL NUMBER		
	NOMINAL TONS	5	
	CONFIGURATION	HORIZONTAL	
AIR HANDLING UNIT – FAN	TOTAL AIR CFM	1200	
	VENT AIR CFM	300	
	EXTERNAL STATIC PRESSURE IN. OF H20	0.5	
	FAN MOTOR HP (NON-OVERLOAD) / F.L.A.	4.1	
	ELECTRICAL SERVICE AVAILABLE	208/1ø/60	
AIR HANDLING UNIT – COIL	FACE VELOCITY FPM	500	
	GRAND TOTAL CAPACITY BTU/HR.	34,500	
	TOTAL SENSIBLE CAPACITY BTU/HR.	26,400	
	ENTERING AIR TEMP. DB/WB	80/67	
AIR HANDLING UNIT – FILTER	TYPE AND THICKNESS	THROWAWAY	
	QUANTITY AND SIZE	2"	
	FACE VELOCITY FPM MAX.	500	
AIR HANDLING UNIT – HEAT	ELECTRIC HEAT CAPACITY KW	4.1	
	NO. OF HEATING STEPS	1	
AIR COOLED CONDENSING UNIT	UNIT DESIGNATION	CU-1	
	TYPE OF FAN	PROPELLER	
	NO. OF FANS / HP (EA.) / FLA.	1 / 1.4 FLA	
	AMBIENT AIR TEMP. DB	95	
	NO. OF COMPRESSORS	1	
	CAPACITY REDUCTION	0-100	
	COMPRESSOR R.L.A. (EA.)	15.3	
	ELECTRICAL SERVICE AVAILABLE	208/1ø/60	
	OPERATING WEIGHT LBS.	157	
	DESIGN MANUFACTURER MODEL NO.	CARRIER / 24ABB336A003	
	EER/SEER	14.5	
	SUCTION – LIQUID LINE SIZE	7/8" / 3/8"	

NOTES:

1. AIR HANDLING UNIT(S) SHALL BE PROVIDED WITH UNIT MOUNTED DISCONNECT SWITCH.
2. ALL AIR HANDLING UNITS SHALL BE PROVIDED WITH PROGRAMMABLE THERMOSTAT.
3. PROVIDE ALL CONDENSING UNIT COILS WITH COIL GRILLE PACKAGE AND FACTORY APPLIED EPOXY COATING.
4. PROVIDE ALL CONDENSING UNIT CABINET WITH FACTORY APPLIED EPOXY COATING.
5. APPROVED EQUIPMENT MANUFACTURERS SHALL BE TRANE OR CARRIER.

PACKAGED A/C UNIT SCHEDULE

	UNIT DESIGNATION	RTU-1	
	AREA SERVED:	O/A	
	UNIT TYPE	PACKAGE	
	REFRIGERANT TYPE	410	
FAN	TOTAL AIR CFM	600	
	OUTSIDE AIR CFM	600	
	EXTERNAL STATIC PRESSURE. IN. OF WATER	1.0	
	FAN SPEED RPM	1752	
	HP / FLA	1.0 HP/5.3 FLA	
EVAP. COIL	DESIGN AIR FLOW CFM	1350	
	ENTERING AIR TEMP., °F DB/WB	91.0/78.0	
	LEAVING AIR TEMP., °F DB/WB	54.17/55.62	
	FACE VELOCITY FPM (MAX)	500	
	TOTAL CAPACITY MBTU/HR.	49.51	
	SENSIBLE CAPACITY MBTU/HR.	22.93	
	REHEAT COIL CAPACITY MBTU/HR.	13	
FIL.	TYPE & THICKNESS	TAWAY 2'	
	FACE AREA. SQ. FT. (MIN)	--	
	OPERATING WEIGHT LBS.		
COMPRESSOR	NO. OF COMPRESSORS	1	
	CAPACITY REDUCTION PERCENT EACH	INFINITE	
	COMPRESSOR RPM (MAX)	3450	
	MOTOR POWER INPUT. KW (MAX)		
	TOTAL FULL LOAD AMPS	21.0	
CONDENS.	NO. OF FANS	1	
	HP EA. / FLA EA.	2.8 FLA	
	TYPE	PROPELLER	
	AMBIENT AIR TEMPERATURE °F	95	
	ELECTRICAL SERVICE AVAILABLE	240/1/60	
	ELECTRICAL HEATER – TOTAL KW/STEPS	10 / 2	
ACCESS	ROOF CURB	YES	
	VIBRATION ISOLATION TYPE	INTERNAL	
	M.C.A. / MOCP	59/60	
	MINIMUM SEER	14.5	
	MODEL NO.	RQ-004-1-J-FA19	
	DESIGN MANUFACTURER	AAON	

NOTES:

1. PROVIDE RTU-1 PROVIDE UNIT WITH COPELAND DIGITAL VARIABLE CAPACITY COMPRESSOR FOR CONTINUOUS CAPACITY CONTROL FROM 100% TO 10%.
2. PROVIDE ROOFTOP UNITS COILS WITH FACTORY APPLIED E-COATING, ELECTROSTATICALLY APPLIED, DIPPED AND BACKED WITH MINIMUM 5,000HR SALT SPRAY RATING PER ASTM B-117-95 TEST PROCEDURES
3. UNITS RTU-1 THRU RTU-5 SHALL BE PROVIDED WITH SINGLE POINT POWER CONNECTION
4. ROOFTOP UNIT RTU-1 THRU RTU-5 SHALL HAVE HORIZONTAL END DISCHARGE
5. PROVIDE ALL UNITS WITH MOTORIZED OUTSIDE AIR INTAKE DAMPERS WITH TWO POSITION ACTUATORS
6. PROVIDE AL UNITS WITH MINIMUM 6-ROWS OF DX COOLING WITH TXV VALVE AND DOUBLE SLOPED STAINLESS STEEL DRAIN PANS
7. PROVIDE ALL UNITS WITH FACTORY INSTALLED CONSTANT VOLUME MAKE-UP AIR CONTROLLER WITH BACNET INTERPHASE. MAKE-UP AIR CONTROLLER SHALL BE BASED ON O.A. AIR DEW POINT. UNIT CONTROLLED ONLY BASED ON DISCHARGE OR SPACE TEMPERATURE WILL NOT BE CONSIDERED EQUAL.
8. UNITS CABINET SHALL BE 2" THINK DOUBLE WALL CONSTRUCTION
9. UNITS RTU-1 CABINET INSULATION SHALL BE INJECTED POLYURETHANE FOAM WITH MINIMUM R-VALUE OF R-13 – NO FIBERGLASS.
10. UNITS SHALL HAVE MODULATING CAPACITY CONTROL VIA HOT GAS BYPASS.
11. ALL UNITS CABINETS SHALL BE PROVIDED WITH INTERIOR AND EXTERIOR COATED FINISH WITH MINIMUM 2,500HR SALT SPRAY RATING PER ASTM B-117-95 TEST PROCEDURES.
12. APPROVED MANUFACTURERS SHALL BE AAON, ADDISON & DESERT AIR SUBJECT TO COMPLIANCE WITH ALL PERFORMANCE CHARACTERISTICS AND NOTES IN THIS SCHEDULE.
13. MORGANIZER BY TRANE IS NOT AN APPROVED EQUAL.
14. PROVIDE CONDENSER FAN WITH E.C.M. MOTOR AND HEAD PRESSURE CONTROL.
15. PROVIDE DIRECT DRIVEN, BACKWARD INCLINED PLENUM TYPE SUPPLY FAN WITH V.F.D. – NO BELT DRIVEN OR FORWARD CURVED HOUSED FANS WILL BE ACCEPTED.
16. PROVIDE COMPRESSORS INSIDE THE UNIT IN AN ISOLATED COMPARTMENT WITH NOISE AND VIBRATION ISOLATION.
17. PROVIDE HINGED ACCESS DOORS FOR SUPPLY FAN, COMPRESSOR COMPARTMENT, CONTROL CABINET, HEATING ELEMENTS, FILTER SECTION ETC, WITH STAINLESS STEEL FULL PIANO HINGES AND LOCKABLE HANDLES
18. PROVIDE 24" TALL FACTORY FABRICATED ROOF CURBS WITH MDC N.O.A.
19. PROVIDE UNITS WITH THERMALLY INSULATED BASE.
20. PROVIDE UNIT WITH THE FOLLOWING FACTORY SUPPLIED SENSORS:
   a. OUTSIDE AIR TEMPERATURE AND HUMIDITY SENSORS FOR DEW POINT SYSTEM DEHUMIDIFICATION CYCLE CONTROL – FACTORY INSTALLED
   b. SUPPLY AIR TEMEPRATURE SENSOR FOR MODE CHANGE OVER, REHEAT TREMPERATURE CONTROL AND COOLING CONTROL – FIELD INSTALLED BY CONTRACTOR
   c. PROOF OF FLOW SENSOR – FACTORY INSTALLED
   d. HEAD PRESSURE SENSOR FOR HEAD PRESSURE CONTROL AND CONDENSER FAN VARIABLE SPEED CONTROL – FACTORY INSTALLED
   e. PROVIDE SUCTION PRESSURE TRANSDUCER – FACTORY INSTALLED
   f. PROVIDE SPACE TEMPERATURE AND HUMIDITY SENSOR FOR SYSTEM OVERRIDE CONTROL – FIELD INSTALLED BY CONTRACTOR

FAN SCHEDULE

UNIT NUMBER		EF-1	EF-2	EF-3	KEF-1	KSF-1
AREAS SERVED		UNITS	TOILE ROOMS	TOILE ROOMS	HOOD	HOOD
LOCATION		CEILING	ROOF	ROOF	ROOF	CEILING
DUTY	SUPPLY/EXH	EXH.	EXH.	EXH.	EXH.	SUPPLY
FAN TYPE		CEILING	CENTRIFUGAL	CENTRIFUGAL	UTILITY	INLINE
DRIVE	BELT/DIRECT	DIRECT	BELT	BELT	DIRECT	DIRECT
FAN SPEED	RPM	1200	1200	1200	1,200	1,053
AIR QUANTITY	CFM	50	60	700	773	618
TOTAL STATIC PRESS.	H_2O	.125	.25	.375	0.75	0.5
OPENING REQUIRED	IN.	–	–	–	--	–
FAN MOTOR	HP	1/8	1/8	1/4	3/4	1/3
ELECTRICAL CHAR.	V/ø/60	120/1/60	120/1/60	120/1/60	120/1ø/60	120/1ø/60
MANUFACTURER		PANASONIC	COOK	COOK	CAPTIVE AIRE	CAPTIVE AIRE
MODEL NUMBER		WHISPER 50	60 ACEB	100 ACEB	USBI11BD-RM	c297
WEIGHT	LBS.	15	30	30	181	181
REMARKS	SONES	0.5	2.6	8.8	10.4	6.1
ROOF CURB		--	YES	YES	--	--
SERVICE SWITCH		YES	YES	YES	YES	YES
BACKDRAFT DAMPER		YES	YES	YES	YES	--
BIRD SCREEN		–	–	–	–	–

NOTES:

1. FANS KEF-1 & KSF-1 SHALL BE INTERLOCKED.
2. FAN KSF-1 SHALL BE PROVIDED WITH FILTER.
3. FANS EF-1 SHALL BE INTERLOCKED TO TOILET LIGHT FIXTURE.

O/A CALCULATIONS (BASED ON A.S.H.R.A.E. 62.1 -2007)

AREA	SQ. FT. (NET)*	O/A REQUIRED	CFM REQUIRED	A/C UNIT	CFM DESIGNED
AHU-1	191 SQ. FT. KITCHEN	(0.7 CFM / SQ. FT)	135	AHU-1	135
	254 SQ. FT. DINNING	(70 PERSONS / 1000 S.F.)(7.5 CFM / PERSON)	135		135
		(0.18 CFM / SQ. FT.)	45		45
					315

HVAC SYMBOL LEGEND:

SYMBOL	DESCRIPTION	ABBREVIATION	MEANING
(T)	THERMOSTAT	AHU	AIR HANDLING UNIT
(SD)	DUCT SMOKE DETECTOR	BTM.	BOTTOM
	TRANSITION	COND.	CONDENSATE
		C.U.	CONDENSING UNIT
	ELBOW W/ TURNING VANE	CONC.	CONCRETE
		CFM	CUBIC FEET PER MINUTE
	45° BRANCH DUCT TAKE-OFF	E.F.	EXHAUST FAN
		F.L.A.	FULL LOAD AMPS
		F.P.M.	FEET PER MINUTE
	HORIZONTAL FIRE DAMPER	H.P.	HORSEPOWER
		H.R.	HOUR
	MANUAL VOLUME DAMPER	IN.	INCH
		K.W.	KILOWATT
	RETURN REGISTER	LBS.	POUNDS
		MAX.	MAXIMUM
	SUPPLY DIFFUSER	MVD	MANUAL VOLUME DAMPER (OPPOSED BLADE)
		NO.	NUMBER
	RETURN AIR GRILLE	O/A	OUTSIDE AIR
		RPM.	REVOLUTIONS PER MINUTE
	AIR FLOW DIRECTION	R/A	RETURN AIR
	ROOF MTD. EXH. FAN	REF.	REFRIGERANT
	DUCT TURN DOWN	RTU.	ROOFTOP UNIT
	DUCT TURN UP	S/A	SUPPLY AIR
	FLEXIBLE DUCT	TEMP.	TEMPERATURE
	NEW SUPPLY	"A"	AIR DISTRIBUTION DESIGNATION
	NEW RETURN		
	FIRE DAMPER		
	VALVE		

NOTES:

INTAKE/RELIEF VENT SCHEDULE

MARK	MANUFACTURER	MODEL #	THROAT AREA (FT^2)	THROAT AREA (FT^2)	HT (IN.)
RV-1	COOK	PR-12	16X16	1.78	

NOTES:

1. PROVIDE PREMANUFACTURED ROOF CURBS TO EACH AIR INTAKE/RELIEF VENT
2. PROVIDE AIR INTAKE/RELIEF VENT WITH INSECT SCREEN

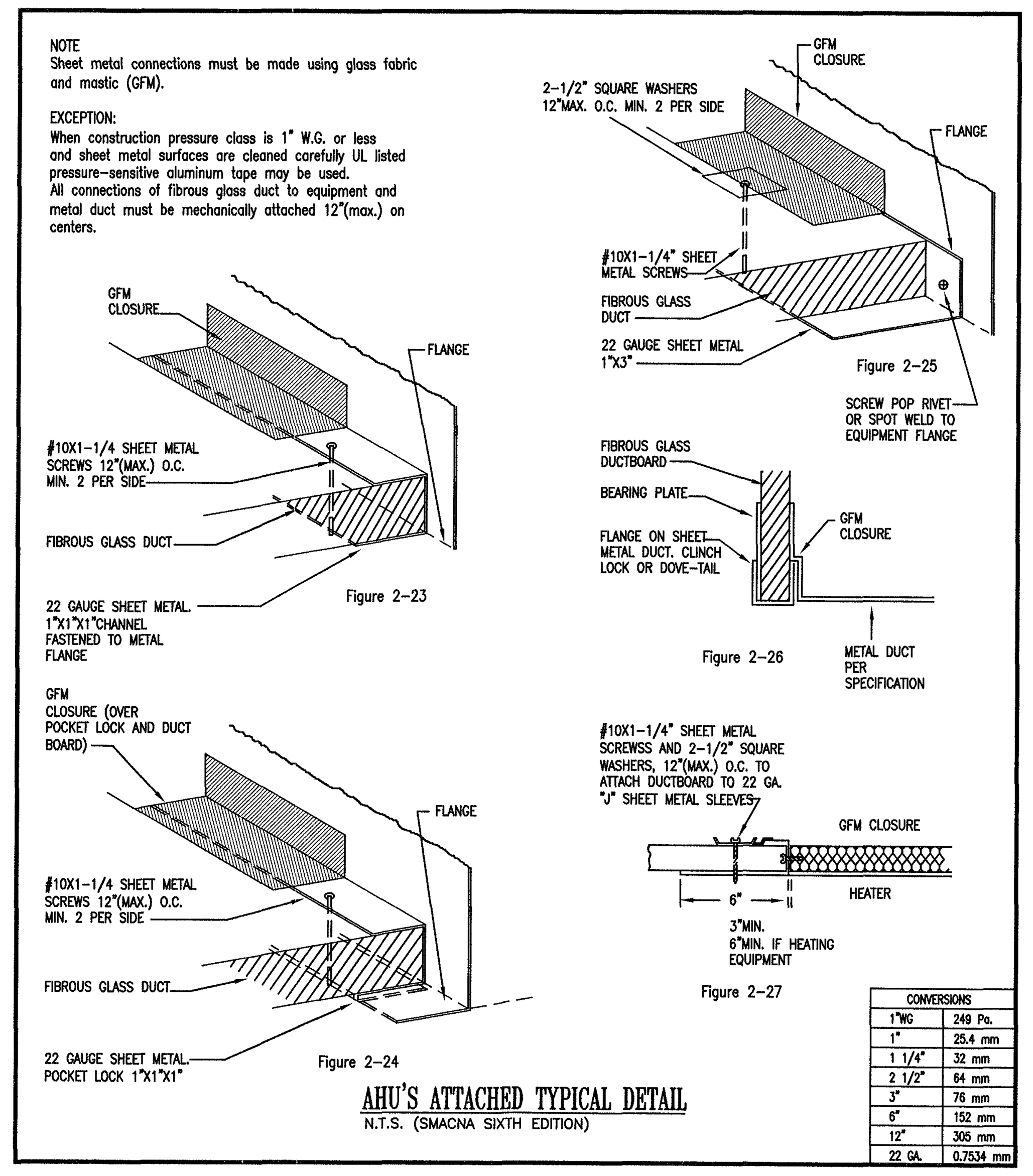
HVAC DESIGN REQUIRES:	YES	NO
DUCT SMOKE DETECTOR		X
FIRE DAMPER(S)	X	
SMOKE DAMPER(S)		X
FIRE RATED ENCLOSURE	X	
FIRE RATED ROOF/FLOOR CEILING ASSEMBLY		X
FIRE STOPPING		X
SMOKE CONTROL		X

AIR DISTRIBUTION SCHEDULE

SYMBOL	NECK SIZE	MFGR.	MODEL NUMBER	REMARKS
(A)	SEE FL. PLAN	TITUS	272FL	S/A REG.
(B)	SEE FL. PLAN	TITUS	TDC	S/A DIFFUSER
(L)	SEE FL. PLAN	RUSKIN	EME 6625D	LOUVER

NOTES:

1. REFER TO PLAN FOR QUANTITY, LOCATION AIR THROW PATTERN AND SIZES.
2. ALL AIR DISTRIBUTION DEVICES SHALL BE OF EXTRUDED ALUMINUM CONSTRUCTION, FURNISH WITH OPPOSED BLADE DAMPERS AND CONCEALED MOUNTING FRAME FOR ACOUSTICAL OR PLASTER CEILING INSTALLATION.
3. LOUVER SHALL HAVE MIAMI-DADE COUNTY PRODUCT APPROVAL



AHU'S ATTACHED TYPICAL DETAIL
N.T.S. (SMACNA SIXTH EDITION)

HVAC GENERAL NOTES:

1. THE WORK THAT IS TO BE DONE UNDER THIS HEADING INCLUDES THE FURNISHING OF ALL LABOR, MATERIALS AND EQUIPMENT PERMITS, FEES, INSPECTIONS, TESTS, INSURANCE, ETC., REQUIRED FOR THE COMPLETION OF THE AIR CONDITIONING, HEATING AND VENTILATION SYSTEMS SHOWN ON DRAWINGS OR LISTED BELOW.
2. THE DRAWINGS ARE GENERALLY DIAGRAMMATIC. THEY DO NOT SHOW EVERY BEND, OFF-SET, ELBOWS OR OTHER FITTINGS WHICH MAY BE REQUIRED FOR THE INSTALLATION IN THE SPACE ALLOCATED, OR FOR COORDINATION WITH OTHER TRADES.
3. DRAWINGS ARE NOT TO BE SCALED. UNLESS SPECIFIC DIMENSIONS ARE SHOWN, THE ARCHITECTURAL AND/OR STRUCTURAL DRAWINGS, AND SITE CONDITIONS SHALL GOVERN EXACT LOCATION OF MECHANICAL EQUIPMENT AND APPURTENANCES.
4. VERIFY ALL SPACE CONDITIONS & DIMENSIONS AT JOB SITE PRIOR TO FABRICATION OF DUCTWORK AND INSTALLATION OF EQUIPMENT AND ACCESSORIES.
5. AN INDEPENDENT BALANCING CONTRACTOR SHALL ADJUST AND BALANCE AIR DISTRIBUTION DEVICES IN ACCORDANCE WITH QUANTITIES SHOWN ON PLANS FOR REGULAR HVAC OPERATION AND FOR REQUIRED BUILDING PRESSURIZATION REQUIREMENTS.
6. ANY EQUIPMENT OR DEVICE TO REMAIN THAT MAY HAVE TO BE DISCONNECTED BECAUSE OF THE REMOVAL OF ANY OTHER DEVICE MUST BE RECONNECTED AND TIED BACK TO THE EXISTING BUILDING SYSTEM(S) AND TESTED FOR CORRECT OPERATION.
7. ANY WORK NOT SHOWN ON DRAWINGS OR SPECIFICALLY MENTIONED IN THE HVAC NOTES BUT CONSIDERED NECESSARY FOR THE COMPLETION OF THE WORK IN PROPER MANNER SHALL BE PROVIDED BY THE CONTRACTOR WITHOUT ADDITIONAL CHARGE.
8. COORDINATE SPACE ACCESSIBILITY AND WORKING HOURS REQUIREMENTS WITH OWNER'S REPRESENTATIVE PRIOR TO BIDDING THIS PROJECT. OTHER AREAS IN THIS OR ADJACENT FLOORS MAY HAVE SPECIAL REQUIREMENTS FOR ACCESSIBILITY TO EXISTING BUILDING SYSTEMS PRESENTLY IN THEIR SPACES BUT WHICH MAY NEED TO BE ACCESSED FOR THIS PROJECT.
9. CONTRACTOR SHALL DO HIS OWN CUTTING AND REMOVAL OF ALL HIS RELATED WORK IN ALL LOCATIONS WHERE REQUIRED EXCEPT WHERE OTHERWISE SHOWN ON THE DRAWINGS AND/OR AS SPECIFIED.
10. ALL BUILDING CONSTRUCTION AFFECTED BY THE REMOVAL, RELOCATION, INSTALLATION OF ANY PIECE OF EQUIPMENT SHALL BE REPAIRED AND REFINISHED AS REQUIRED TO MATCH EXISTING CONDITIONS OR AS DIRECTED BY THE ARCHITECTURAL DRAWINGS AND/OR SPECIFICATIONS.
11. DUCTWORK:
   A. ALL VENTILATION DUCTWORK SHALL BE GALVANIZED STEEL WITH GAUGES, DUCT CONSTRUCTION, BRACING AND SUSPENSION IN ACCORDANCE WITH THE RECOMMENDATIONS SET FORTH IN THE LATEST EDITION OF THE A.S.H.R.A.E. GUIDE AND S.M.A.C.N.A. STANDARDS. DUCT SIZES SHOWN ARE "INSIDE" DIMENSIONS. VERIFY EXACT LOCATION OF DUCT WITH RESPECT TO STRUCTURE BEFORE FABRICATION.
   B. FLEXIBLE DUCT SHALL BE STEEL HELIX WIRE ON 7/8" CENTERS, ENCAPSULATED IN A CONTINUOUS SOFT VINYL FILM, JOINED BY MOLECULAR WELDING TO FORM AN AIR TIGHT INNER CORE, THE CORE IS TO BE INSULATED WITH FIBERGLASS INSULATION (R-6), AND SHEATHED IN A REINFORCED, ALUMINUM METALIZED POLYESTER VAPOR BARRIER JACKET. PROVIDE SPIN COLLAR WITH DAMPER AND EXTRACTOR WHERE FLEXIBLE DUCT IS CONNECTED TO RECTANGULAR DUCTWORK. DAMPER ACTUATOR SHALL BE EXTENDED OUTSIDE INSULATION.
   C. SUPPLY & RETURN AIR DUCTWORK SHALL BE GALVANIZED METAL CONSTRUCTED TO THE S.M.A.C.N.A. PRESSURE CLASSIFICATIONS AS FOLLOWS: SUPPLY AND RETURN AIR DUCTWORK-1.0" W.G. DUCTWORK REINFORCEMENT SHALL BE IN ACCORDANCE WITH S.M.A.C.N.A. TABLE FOR 1" W.G. PRESSURE CLASSIFICATION. INSULATE S/A & R/A DUCT WITH 2 INCH, 1 LB. DENSITY (R=6.0) FIBERGLASS BLANKET WITH FACTORY APPLIED VAPOR BARRIER. VAPOR SEAL WITH APPROVED FIRE RATED MASTIC.
12. AIR DISTRIBUTION:
   A. SUPPLY AND RETURN AIR DIFFUSERS SHALL MATCH BUILDING STANDARDS AND SHALL BE OF EXTRUDED ALUMINUM CONSTRUCTION.
13. PROVIDE ACCESS PANELS IN WALLS OR CEILING FOR DAMPERS, CONTROL DEVICES, ETC. ACCESS PANELS SHALL BE MILCOR FLUSH TYPE.
14. SUBMIT SHOP DRAWINGS OF ALL MATERIALS, DUCTWORK, DUCTWORK LAYOUT EQUIPMENT & CONTROL SYSTEM FOR REVIEW PRIOR INSTALLATION AND/OR FABRICATION. DUCTWORK LAYOUT SHOP DRAWINGS SHALL BE PROVIDED AT 1/4" SCALE.
15. ALL EQUIPMENT AND MATERIALS SHALL BE GUARANTEED FOR THE PERIOD OF ONE YEAR. FURNISH 90 DAYS FREE SERVICE.
16. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE 2004 FLORIDA BUILDING CODE
17. SUBMIT A COMPLETE "AS-BUILT" RECORD SET IN REPRODUCIBLE PAPER SEPIA FORM TO ARCHITECT/ENGINEER FOR REVIEW PRIOR TO FINAL PAYMENT REQUISITION.
18. TESTING:
   A. BALANCE AIR SYSTEM TO DELIVER SPECIFIED AIR QUANTITIES AT EACH OUTLET WITHIN 10% USING A.A.B.C. PROCEDURES AND TESTS. SUBMIT AIR BALANCE TEST RESULTS FOR REVIEW PRIOR TO FINAL INSPECTION AND ACCEPTANCE.
   B. TEST AND BALANCE TO BE PERFORMED BY AN INDEPENDENT TEST AND BALANCE CONTRCTOR.

19A. ALL HVAC EQUIPMENT, AIR DISTRIBUTION, CONTROLS, APPURTENANCES, ETC. SHALL BE AS SHOWN ON THE DRAWINGS WITH RESPECT TO CAPACITY,QUALITY PERFORMANCE,ACCESSORIES,ETC.MANUFACTURERS USED FOR THE BASIS OF DESIGN ARE LISTED ON THE DRAWINGS SCHEDULES OR SPECIFIED HEREIN. SUBSTITUTIONS MUST MEET OR EXCEED ALL SPECIFIED REQUIREMENTS. NAMING ACCEPTABLE MANUFACTURERS DOES NOT RELIEVE THE CONTRACTOR FROM COMPLIANCE WITH ALL DESIGN REQUIREMENTS SHOWN ON THE DRAWINGS OR LISTED HEREIN.

19B. EQUIPMENT IDENTIFICATION:
   A. ALL PIPING 1" IN DIAMETER OR LARGER EXPOSED OR CONCEALED IN ACCESSIBLE SPACES AND CEILINGS SHALL BE PROVIDED WITH COLOR BANDS, LEGENDS AND FLOW ARROWS IN ACCORDANCE WITH ANSI A13.1.
   B. ALL EQUIPMENT SHALL BE IDENTIFIED WITH THE SAME DESIGNATION SHOWN ON THE DRAWINGS.IDENTIFICATION SHALL BE WITH ENGRAVED PLASTIC NAMEPLATES USING 1" LETTERS ON EQUIPMENT HAVING CABINETS AND WITH BRASS TAGS WHERE CABINETS DO NOT EXIST.NAMEPLATES SHALL BE MINIMUM 2" X 4" SIZE.

20. EQUIPMENT IDENTIFICATION:
   A. ALL PIPING 1" IN DIAMETER OR LARGER EXPOSED OR CONCEALED IN ACCESSIBLE SPACES AND CEILINGS SHALL BE PROVIDED WITH COLOR BANDS, LEGENDS AND FLOW ARROWS IN ACCORDANCE WITH ANSI A13.1.
   B. ALL EQUIPMENT SHALL BE IDENTIFIED WITH THE SAME DESIGNATION SHOWN ON THE DRAWINGS.IDENTIFICATION SHALL BE WITH ENGRAVED PLASTIC NAMEPLATES USING 1" LETTERS ON EQUIPMENT HAVING CABINETS AND WITH BRASS TAGS WHERE CABINETS DO NOT EXIST.NAMEPLATES SHALL BE MINIMUM 2" X 4" SIZE.
21. ALL INSULATION PRODUCTS AND ACCESSORIES SHALL HAVE A FLAME SPREAD RATING OF 25 OR LESS AND A SMOKE DEVELOPED RATING OF 50 OR LESS IN ACCORDANCE WITH ASTM E84.
22. TEMPERATURE CONTROL SHALL BE A PROGRAMMABLE ROOM THERMOSTAT FOR HEATING/COOLING WITH STAGES AS REQUIRED.
23. VIBRATION ISOLATION: ALL EQUIPMENT AS PER MANUFACTURER RECOMMENDATIONS TO ELIMINATE ANY EQUIPMENT NOISE FROM BEING HEARD.
24. GUARANTEES:
   A. ALL COMPRESSOR MOTORS ON NEW EQUIPMENT FURNISHED UNDER THIS CONTRACT SHALL HAVE A MIN. 5 YEARS PRODUCT GUARANTEE FROM DATE OF START-UP.
   B. CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN A 1 YEAR FROM DATE OF ACCEPTANCE.
25. TESTING:
   A. ALL REFRIGERANT HIGH SIDE PIPING TO 300 PSIG. LOW SIDE TO 150 PSIG. AFTER TESTING, EVACUATE SYSTEM TO 28% MERCURY GAUGE PRESSURE WITH VACUUM PUMP. HOLD FOR 25 HOURS WITH PUMP OFF. BREAK VACUUM WITH REFRIGERANT.
26. ALL CONDENSATE PIPING SHALL BE COPPER DWV. INSULATE COND. PIPES ABOVE GROUND WITH 3/4 INCH ARMAFLEX INSULATION.
27. PROVIDE SMOKE DETECTORS IN SUPPLY AIR DUCTS OF A/C UNITS 2000 CFM AND OVER INSTALL AS REQUIRED BY N.F.P.A.
   A. SMOKE DETECTORS SHALL BE FURNISHED AND WIRED BY DIVISION 16. DUCT INSTALLATION BY DIVISION 15.
   B. ACTIVATION OF SMOKE DETECTORS SHALL BE THROUGH BUILDING FIRE ALARM SYSTEM. COORDINATE INTERFACE WITH ELEC. CONTRACTOR.
28. FURNISH AND INSTALL FIRE DAMPERS WHERE INDICATED ON DRAWINGS. THESE DAMPERS SHALL BE CO-INSTALLED TO CONFORM TO NFPA 90A, AND UL 555-1968. PROVIDE DUCT ACCESS DOORS FOR ACCESSIBILITY TO FIRE DAMPERS. FIRE DAMPERS SHALL BEAR UL LABEL AND SHALL PROVIDE 100% FREE AREA SPACE PERMITTING. FIRE DAMPERS IN S/A DUCTS USED FOR THE SMOKE CONTROL SYSTEM SHALL HAVE 260 DEGREES F FUSIBLE LINKS; ALL OTHER FIRE DAMPERS SHALL HAVE 165 DEGREES F. FUSIBLE LINKS. FIRE & MOTORIZED DAMPERS SHALL BE MANUFACTURED BY RUSKIN.

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

JMM Consulting Engineers LLC
Certificate of Authorization #9862
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL. (305) 255-1621
Miami, Florida 33173 FAX (305) 271-0090

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

NUMBER	DATE	ITEM
1	10/06/14	CITY COMMTS. / CHANGE OF SCOPE
	XX-XX-XX	ISSUED FOR PERMIT

REVISIONS

HOTEL EVA
INTERIOR IMPROVEMENTS
1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE
MECHANICAL NOTES AND SCHEDULES

JOB NUMBER: 14010.00
SHEET NUMBER: M2.01
DATE: 05-23-14

EXAMINATION:

A. VERIFY FIELD MEASUREMENTS AND CIRCUITING ARE AS SHOWN ON DRAWINGS.

B. VERIFY THAT ABANDONED WIRING AND EQUIPMENT SERVE ONLY ABANDONED FACILITIES.

C. DEMOLITION NOTES AS BASED ON CASUAL FIELD OBSERVATION .

D. REPORT DISCREPANCIES TO ARCHITECTS/ ENGINEERS BEFORE DISTURBING EXISTING INSTALLATION

PREPARATION:

A. DISCONNECT ELECTRICAL SYSTEMS IN WALLS, FLOORS AND CEILING SCHEDULE FOR REMOVAL OR AS DOCUMENTED

B. COORDINATE UTILITY SERVICE OUTAGES WITH UTILITY COMPANY.

C. PROVIDE TEMPORARY WIRING AND CONNECTIONS TO MAINTAIN EXISTING SYSTEMS IN SERVICE DURING CONSTRUCTION. WHEN WORK MUST BE PERFORMED ON ENERGIZED EQUIPMENT OR CIRCUIT, USE PERSONNEL IN SUCH OPERATIONS.

D. EXISTING ELECTRICAL SERVICE: DISABLES SYSTEM ONLY TO MAKE SWITCHOVER'S AND CONNECTIONS. OBTAIN PERMISSION FROM OWNER AT LEAST 24 HOURS BEFORE PARTIALLY OR COMPLETELY DISABLING SYSTEM. MINIMIZE OUTAGE DURATION.

DEMOLITION

A. REMOVE, RELOCATE, AND EXTEND EXISTING INSTALLATIONS TO ACCOMMODATE NEW CONSTRUCTION

B. REMOVE ABANDONED WIRING TO SOURCE OF SUPPLY.

C. REMOVE EXPOSED ABANDONED CONDUIT, INCLUDING ABANDONED CONDUIT ABOVE ACCESSIBLE CEILING FINISHES. CUT CONDUIT FLUSH WITH WALLS AND FLOORS, AND PATCH SURFACES.

D. DISCONNECT ABANDONED OUTLETS AND REMOVE DEVICES. REMOVE ABANDONED OUTLETS IF CONDUIT SERVICING THEM IS ABANDONED AND REMOVED. PROVIDE BLANK COVER FOR ABANDONED OUTLETS WHICH ARE NOT REMOVED.

E. PROVIDE WIRING AND CONNECTIONS AS REQUIRED TO MAINTAIN CONTINUITY TO EXISTING REMAINING CIRCUITS, DEVICES, AND FIXTURES, AND EQUIPMENT.

F. REPAIR ADJACENT CONSTRUCTION AND FINISHES DAMAGED DURING DEMOLITION AND EXTENSION WORK.

G. MAINTAIN ACCESS TO EXISTING ELECTRICAL INSTALLATIONS WHICH REMAIN ACTIVE. MODIFY INSTALLATION OR PROVIDE ACCESS PANEL AS APPROPRIATE.

H. EXTEND EXISTING INSTALLATIONS USING MATERIALS AND METHODS COMPATIBLE WITH EXISTING ELECTRICAL INSTALLATIONS.

I. MAINTAIN CONTINUITY TO REMAINING DOWNSTREAM DEVICES AND EQUIPMENT WHEN REMOVING EXISTING CIRCUITS. ALL ABOVE IS APPLICABLE TO GROUNDING WIRES AND DEVICES

CLEANING AND REPAIR

A. CLEAN AND REPAIR EXISTING MATERIALS AND EQUIPMENT WHICH OR ARE TO BE REUSED.

B. PANEL BOARDS: CLEAN EXPOSED SURFACES AND CHECK TIGHTNESS OF ELECTRICAL CONNECTIONS. REPLACE DAMAGE CIRCUIT BREAKERS AND PROVIDE CLOSURE PLATES FOR VACANT POSITIONS. PROVIDE TYPED CIRCUIT DIRECTORY SHOWING REVISED CIRCUITING ARRANGEMENT.

C. DISPOSAL: REMOVE ALL DEMOLITION DEBRIS FROM SITE IN COMPLIANCE WITH REGULATORY AGENCY REQUIREMENTS.

ELECTRICAL DEMOLITION KEY NOTES

(ED1) DISCONNECT AND REMOVE EXISTING LUMINAIRES (LIGHT FIXTURES) IN THIS ROOM/AREA. REUSE EXISTING BRANCH CIRCUIT AS MUCH AS POSSIBLE AS INDICATED IN "NEW WORK" FLOOR PLAN.

(ED2) DISCONNECT AND REMOVE EXISTING WIRING DEVICES, SWITCH FOR LUMINARIES, OUTLET BOXES AND ASSOCIATED WIRING IN WAY OF DEMOLISHED PARTITIONS.

(ED3) EXISTING A.C. WALL UNIT AND WATER HEATER TO REMAIN REFER TO MECHANICAL AND PLUMBING DWGS.

(ED4) REMOVE ABANDONED EMPTY CONDUIT. COORDINATE WITH OWNER.

(ED5) RELOCATED ELEC PANEL. SEE ELECTRICAL FOR NEW PANEL LOCATION

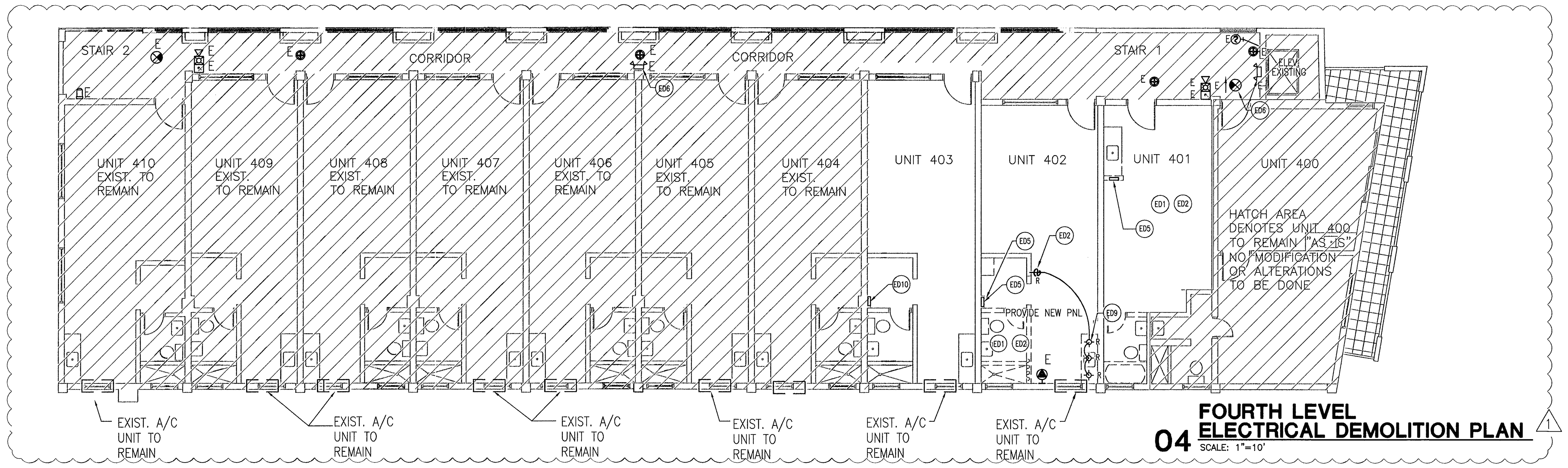
(ED6) EXISTING EMERGENCY AND EXIT LIGHTS TO BE RE-USED SHALL BE TESTED FOR PROPER OPERATION OF LAMPS AND BATTERIES. REPLACE ANY DEFECTIVE COMPONENTS. PROVIDE NEW EMERGENCY LTG AS REQUIRED.

(ED7) EXISTING FIRE ALARM DEVICES AND FACP (FIRE LITE MS-4)
CONTRACTOR SHALL VERIFY THE EXISTING FIRE ALARM SYSTEM HAS ENOUGH CAPACITY IN ADDRESSING, LOADING. POWERING AND BATTERY TO ACCEPT NEW POWER BOOSTER AND ALL NEW DEVICES. PRIOR TO ORDERING, FINAL BIDS

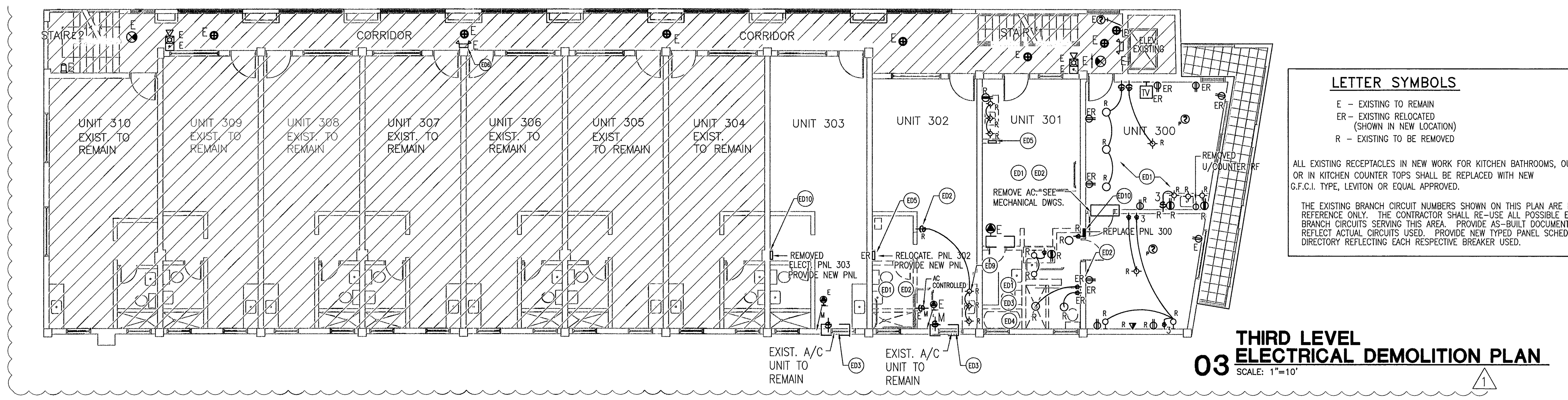
(ED8) EXISTING TELEPHONE COMPANY CONNECTION AND ELECTRICAL SERVICE FROM FPL

(ED9) DISCONNECT AND REMOVE EXISTING PENDANT LIGHT FIXTURE. PROVIDE NEW LTG FIXTURE, SWITCH, WIRING, CONDUIT AND CIRCUIT BREAKER) COORDINATE WITH OWNER AND ARCHITECT

(ED10) PROVIDE NEW ELECTRICAL PANELS.
EXISTING BRANCH CIRCUIT TO BE EXTENDED TO NEW PANEL.



04 FOURTH LEVEL ELECTRICAL DEMOLITION PLAN
SCALE: 1"=10'



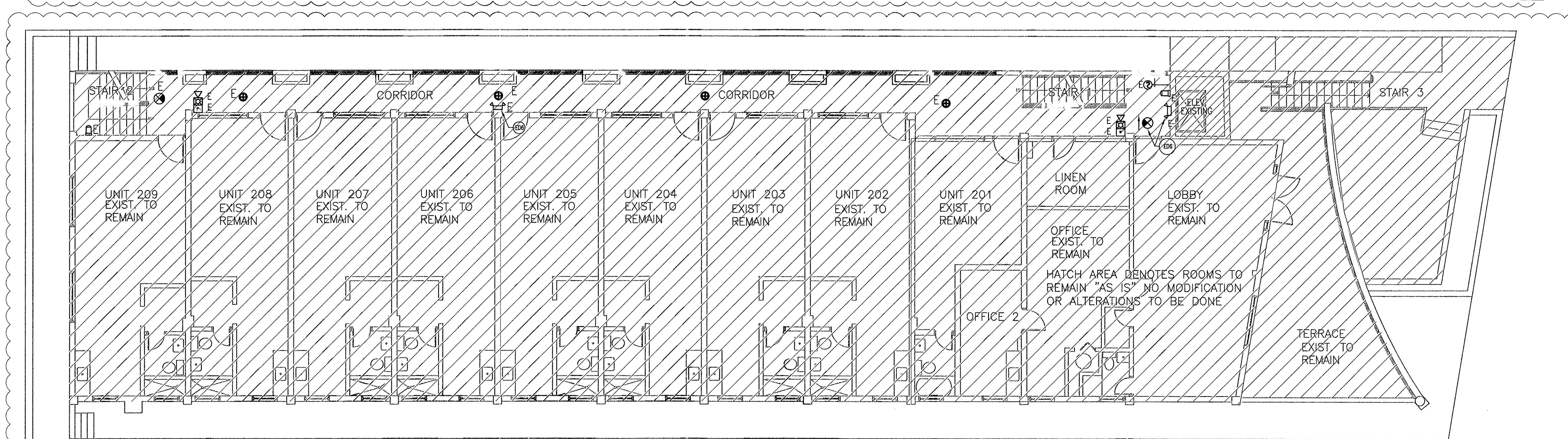
03 THIRD LEVEL ELECTRICAL DEMOLITION PLAN
SCALE: 1"=10'

LETTER SYMBOLS

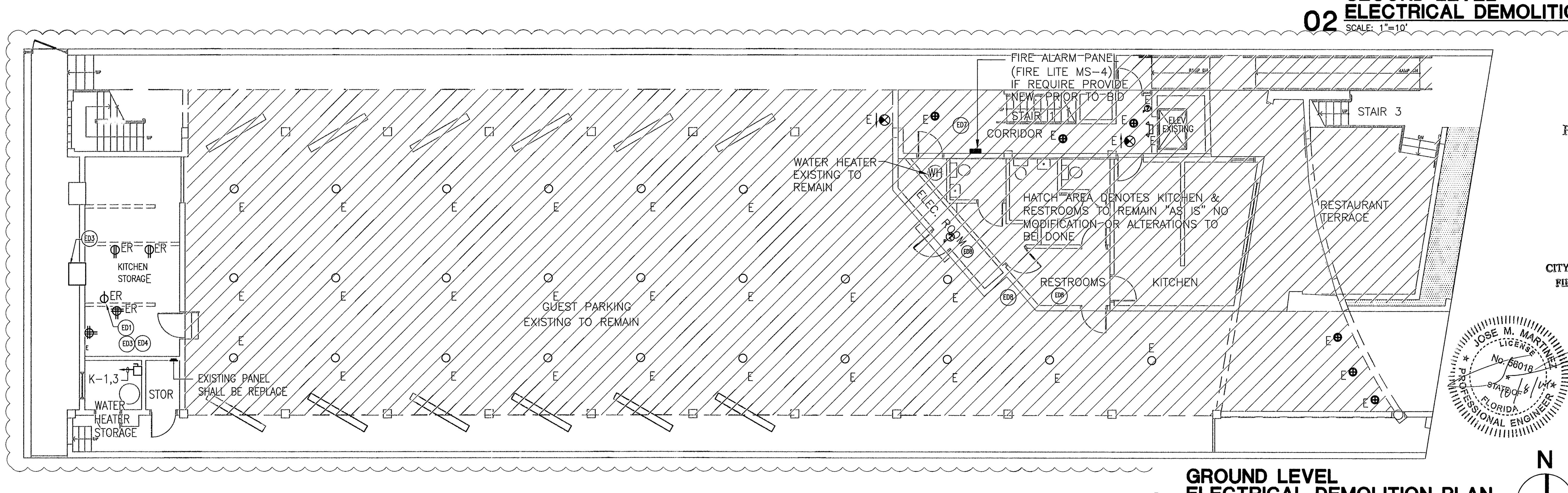
E – EXISTING TO REMAIN
ER – EXISTING RELOCATED (SHOWN IN NEW LOCATION)
R – EXISTING TO BE REMOVED

ALL EXISTING RECEPTACLES IN NEW WORK FOR KITCHEN BATHROOMS, OUTDOOR OR IN KITCHEN COUNTER TOPS SHALL BE REPLACED WITH NEW G.F.C.I. TYPE, LEVITON OR EQUAL APPROVED.

THE EXISTING BRANCH CIRCUIT NUMBERS SHOWN ON THIS PLAN ARE FOR REFERENCE ONLY. THE CONTRACTOR SHALL RE-USE ALL POSSIBLE EXISTING BRANCH CIRCUITS SERVING THIS AREA. PROVIDE AS-BUILT DOCUMENTS TO REFLECT ACTUAL CIRCUITS USED. PROVIDE NEW TYPED PANEL SCHEDULES DIRECTORY REFLECTING EACH RESPECTIVE BREAKER USED.



02 SECOND LEVEL ELECTRICAL DEMOLITION PLAN
SCALE: 1"=10'



01 GROUND LEVEL ELECTRICAL DEMOLITION PLAN
SCALE: 1"=10'

N

JMM Consulting Engineers LLC
Certificate Of Authorization #9692
Jose M. Martinez, P.E. #56010
10251 SUNSET DRIVE Suite 103
Miami, Florida 33173
TEL (305) 256-1823
FAX (305) 271-0360

BEAME ARCHITECTURAL PARTNERSHIP

3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

NUMBER	DATE	ITEM
1	10/06/14	CITY COMMTS. / CHANGE OF SCOPE
	XX-XX-XX	ISSUED FOR PERMIT

REVISIONS

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

JOSE M. MARTINEZ
LICENSE No 56010
STATE OF FLORIDA
PROFESSIONAL ENGINEER

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE

ELECTRICAL DEMOLITION FLOOR PLANS

JOB NUMBER	SHEET NUMBER
14010.00	E2.01
DATE 05-23-14	

LIGHTING FIXTURE SCHEDULE

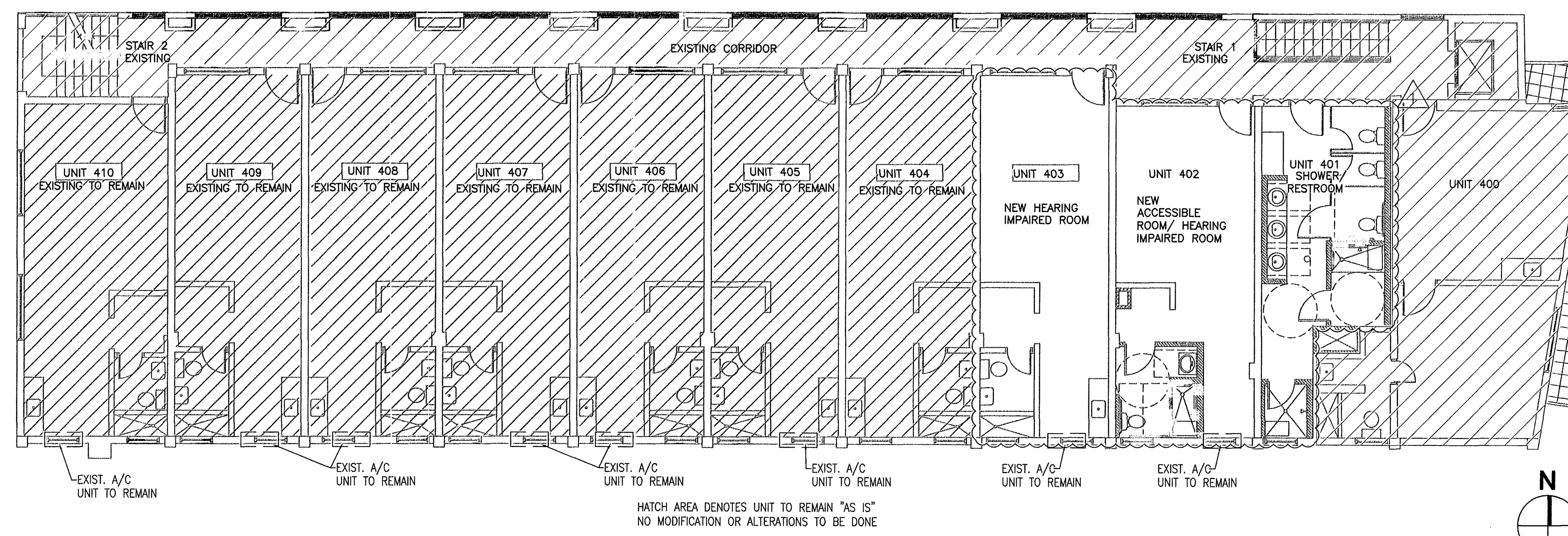
ALL FIXTURES SHALL BE U.L. APPROVED

MARK	MANUFACTURER	MODEL No.	TYPE	MOUNTING	LAMPS	VOLTS	NO	REMARKS
A	6" DOWN LIGHT MAXILUME	SELECTED BY OWNER	RECESSED DOWN-LIGHTS	CEILING	FLUORESCENT	120 VOLTS	2	--
B	6" DOWN LIGHT MAXILUME	SELECTED BY OWNER	RECESSED DOWN-LIGHTS	CEILING	FLUORESCENT	120 VOLTS	2	SHOWER V.T. (VAPOR TIGHT FOR WET LOCATIONS)
C	VANITY LTG LITHONIA	SELECTED BY OWNER	WALL ABOUT MIRROR	WALL	FLUORESCENT	120 VOLTS	1	--
D	6" DOWN LIGHT MAXILUME	SELECTED BY OWNER	RECESSED DOWN-LIGHTS	CEILING	FLUORESCENT	120 VOLTS	1	--
DE	6" DOWN LIGHT LITHONIA	SELECTED BY OWNER	RECESSED DOWN-LIGHTS	CEILING	FLUORESCENT	120 VOLTS	1	BATTERY BACK-UP
E	6" DOWN LIGHT LITHONIA	SELECTED BY OWNER	RECESSED DOWN-LIGHTS	CEILING	FLUORESCENT	120 VOLTS	1	BATTERY BACK-UP
F	2 X 4 LITHONIA	SELECTED BY OWNER	FLUORESCENT DOWN-LIGHTS	CEILING	FLUORESCENT	120 VOLTS	2	--
X	EXIT SIGN LITHONIA	SELECTED BY OWNER	LED	UNIVERSAL	LED	120 VOLTS	1	BATTERY BACK-UP
X1	COMBO EXIT SIGN LITHONIA	SELECTED BY OWNER	LED	UNIVERSAL	LED	120 VOLTS	1	BATTERY BACK-UP

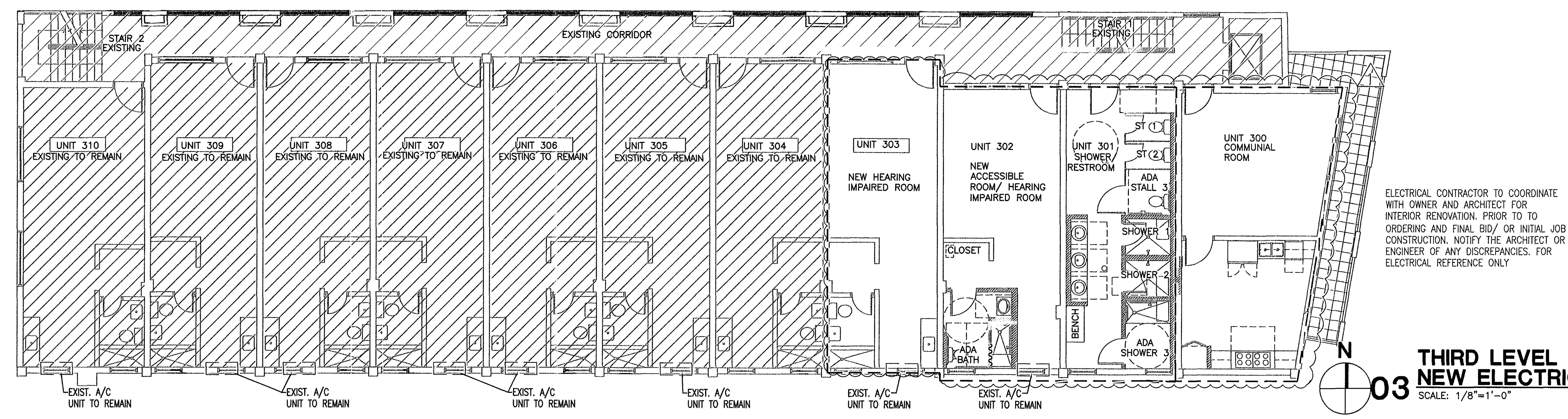
ALL LIGHTING FIXTURES INSTALLATION AND CONTROLS SHALL BE INSTALLED PER MANUFACTURER RECOMMENDATIONS BY LIGHTING SUPPLIER/CONTRATCOR

ELECTRICAL CONTRACTOR TO COORDINATE FOR INTERIOR RENOVATION PRIOR TO TO ORDERING AND FINAL BID/ OR INITIAL JOB CONSTRUCTION. NOTIFY THE ARCHITECT OR ENGINEER OF ANY DISCREPANCIES. FOR ELECTRICAL REFERENCE ONLY

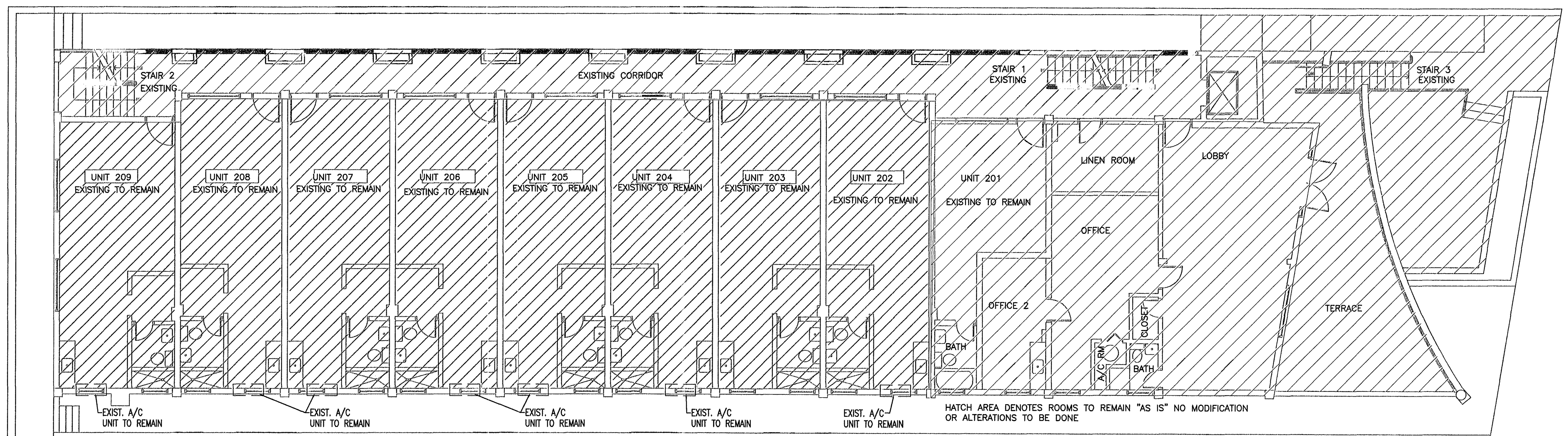
ELECTRICAL CONTRACTOR TO INSPECT EXISTING WIRING AND REPAIR IT IF REQUIRED



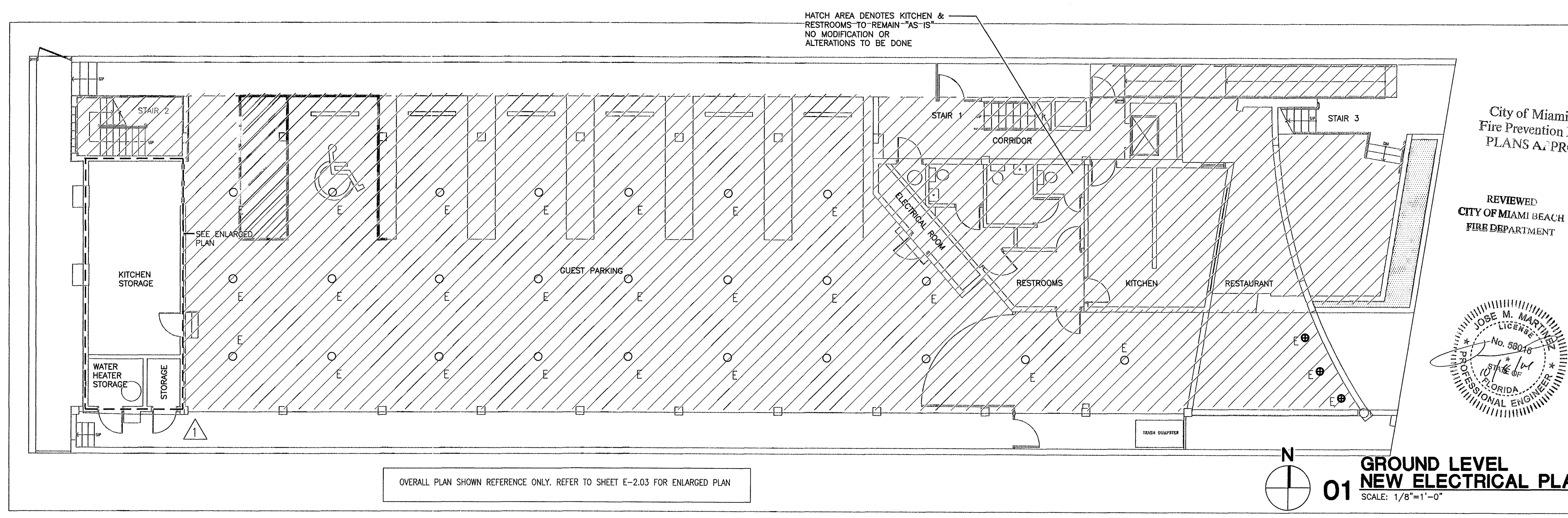
04 FOURTH LEVEL NEW ELECTRICAL PLAN
SCALE: 1/8"=1'-0"



03 THIRD LEVEL NEW ELECTRICAL PLAN
SCALE: 1/8"=1'-0"



02 SECOND LEVEL EXISTING ELECTRICAL PLAN
SCALE: 1/8"=1'-0"



01 GROUND LEVEL NEW ELECTRICAL PLAN
SCALE: 1/8"=1'-0"

JMM Consulting Engineers LLC
Certificate OF Authorization #9692
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL. (305) 255-1621
Miami, Florida 33173 FAX (305) 271-0090

BEAME ARCHITECTURAL PARTNERSHIP
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HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE

NEW OVERALL ELECTRICAL FLOOR PLANS

JOB NUMBER: 14010.00

DATE: 05-23-14

SHEET NUMBER: E2.02

UNITS NOTES:

1. CONTRACTOR SHALL COORDINATE ALL HIS WORK WITH OTHER TRADES IN ORDER TO FURNISH AND INSTALL ALL CONTROL WIRING AND RACEWAYS, ALL POWER CONTROL CIRCUITS WIRING AND RACEWAYS AS SHWON ON THE AIR CONDITIONING DRAWINGS OR SPECIFICATIONS. IF AIR CONDITIONING DRAWINGS REFER TO MANUFACTURER'S WIRING DIAGRAMS, THE CONTRACTOR SHALL VERIFY WITH SAID MANUFACTURER ALL REQUIREMENTS AND INCLUDE ALL RELATED WORK IN HIS CONTRACT.
2. PROVIDE ALL FINAL CONNECTIONS TO ALL EQUIPMENT AND APPLIANCES.
3. PROVIDE ALL A/C CONTROL AS REQUIRED BY A/C DRAWINGS OR MANUFACTURER DIAGRAMS.
4. ALL LAVATORIES AND KITCHEN RECEPTACLES SHALL BE GFI TYPE.
5. COORDINATE LOCATION OF ALL DISCONNECT SWITCHES WITH OTHER TRADES TO ALLOW N.E.C. REQUIREMENT CLEARANCE.
6. CIRCUITS WIRING REQUIRED TO BE AS FOLLOWS: 120V–2 WIRE (L–N); 120/240V – 3 WIRE (LL–N); 240V–2 WIRE (LL). wHEN EQUIPMENT GROUND IS REQUIRED INCREASE CONDUIT SIZE AS REQUIRED.
7. ALL CONDUCTORS TO BE COPPER (THHN/THWN) TYPE RUN IN ELECTRICAL METALLIC TUBING.
8. ALL COUNTER RECEPTACLES AND SWITCHES TO BE MOUNTED PER FLA ACC CODE.
9. REFRIGERATOR RECEPTACLE TO BE MOUNTED + 48" A.F.F.
10 COORDINATE LOCATION OF AIR CONDITIONER (INDOOR UNIT) DISCONNECT SWITCH WITH A/C CONTRACTOR TO KEEP N.E.C. REQUIRED CLEARANCE.
11. MINIMUM WIRE SIZE SHALL BE #12 THHN/THWN WITH THE EXCEPTION OF 15A GENERAL LTG. AND RECEPTACLE BRANCH CIRCUITS WHICH ARE #14 THHN/THWN
12. CONDUIT IN FINISHED AREAS SHALL BE CONCEALED.
13. CONDUIT IN UNFINISHED AREAS SHALL BE EXPOSED.
14. FUSES SHALL BE DUAL ELEMENT, TIME DELAY TYPE.
15. INSTALL NYLON PULL STRING IN ALL EMPTY CONDUITS FOR FUTURE USE.
16. ALL MATERIALS SHALL BE U.L. APPROVED.
17. WORKMANSHIP SHALL BE TO BEST COMMERCIAL PRACTICE (MUILTIFAMILY).
18. INSTALLATION SHALL BE IN ACCORDANCE WITH LOCAL, STATE AND NATIONAL CODES.
19. ALL LUMINARIES SHALL BE PROPERLY SUPPORTED IN ACCORDANCE WITH THE CEILING SYSTEM MANUFACTURER RECOMENDATIONS AND LOCAL CODE REQUIREMENTS.
20. THIS DRAWING IS A GUIDE FOR THE INSTALLATION OF ELECTRICAL SERVICE. THE ELECTRICAL CONTRACTOR IS RESPONSIBLE TO PROVIDE A FUNCTIONING SYSTEM.
21. A/C EQUIPMENT WIRING, BREAKER AND FUSE SIZES ARE BASED ON A/C EQUIPMENT SPECIFIED. ON CONTRACT DRAWINGS. CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL WIRING, BREAKER AND FUSES SIZES IN ACCORDANCE WITH A/C EQUIPMENT NAMEPLATE REQUIREMENTS IF DIFFERENT FROM THAT SPECIFIED ON DRAWINGS, AS WELL AS ANY FEEDER CHANGES BEING AFFECTED BY THIS CHANGE. CONTRACTOR SHALL MAKE ABOVE MENTIONED CHANGES AT NO EXTRA COST.
22. ALL EQUIPMENT PANEL, DISCONNECTS, ETC. AND DEVICES RECEPTACLES SWITCHES, ETC. SHALL BE MOUNTED ABOVE FLOOD CRITERIA.
23. CONTRACTOR TO PROVIDE APPROVED FIRE RATED TAPE ON A/C DUCTS ABOVE ALL DOWNLIGHTS USED UNDER A/C DUCTS.
24. ELECTRICAL CONTRACTOR SHALL VERIFY ALL KITCHEN EQUIPMENT REQUIREMENTS WITH MANUFACTURER PRIOR TO ROUGH–IN.
25. ALL SMALL APPLIANCE RECEPTACLES IN KITCHEN SHALL BE GFCI PROTECTED IN ACCORDANCE WITH NEC 210–8
26. ALL NEW 15 AND 20 AMP, 120 VOLT RECEPTACLES OUTLETS MUST BE LISTED TAMPER RESISTANT PER NEC2008 (406.11)

KITCHEN EQUIPMENT SCHEDULE

Type	Luminaire Description	Manufacturer and Catalog Number	Volts	Lamp Information No.	
K1	COOKTOP	SELECTED BY OWNER	240	2	8400 W
K2	REFRIGERATOR	SELECTED BY OWNER	115	1	1080 W
K3	DISHWASHER	SELECTED BY OWNER	240	1	10152 W

ILLUMINATION NOTES:

1. FOR EXACT LOCATION OF ALL LUMINARIES (LIGHT FIXTURES), LIGHT SWITCHES AND DEVICES SEE ARCHITECTURAL DRAWINGS.
2. LUMINARIES (LIGHT FIXTURES) IN CLOSETS SHALL BE INSTALLED IN COMPLIANCE W/ NEC–410.8.
3. MANUFACTURER AND CONTRACTOR SHALL BE RESPONSIBLE FOR PROPER VENTILATION AND TEMPERATURE CONDITIONS OF LUMINARIES (LIGHT FIXTURES).
5. LUMINARIES (LIGHT FIXTURES) ABOVE BATH TUB & SHOWER INSTALLED IN COMPLIANCE W/ NEC– 410–4(d).
6. ALL LIGHTING FIXTURES INSTALLATION SHALL BE INSTALLED PER MANUFACTURER RECOMMENDATIONS, OWNER AND EC.
7. CONTRACTOR SHALL VERIFY CEILING CONSTRUCTION FOR EACH LUMINARIES TYPE AND LOCATION. ALL FIXTURES AS SELECTED BY OWNER
9. TOILET EXHAUST FAN SHALL BE CONTROLLED BY THE LIGHTING SYSTEM AS PER MANUFACTURER.

EQUIPMENT NOTES:

1. ALL WIRING DEVICES SHOWN SHALL CONFORM WITH THE MALE PLUGS OF EQUIPMENT SUPPLIED BY VENDORS OF THE UNIT.
2. CONTRACTOR SHALL FURNISH AND INSTALL ALL CORDS AND PLUGS DEEMED NECESSARY FOR THE PROPER FINAL INSTALLATION OF ALL ELECTRICAL EQUIPMENT.)
3. FOR EXACT LOCATION OF ALL KITCHEN EQUIPMENT (DISHWASHER, REFRIGERATOR, COOK TOP EXHAUST FANS ETC.,). SEE ARCHITECTURAL DRAWINGS.
4. PRIOR TO ROUGH–IN OF ELECTRICAL DEVICES COORDINATE EXACT LOCATION AND MOUNTING HEIGHTS WITH ARCHITECTURAL DRAWINGS.

NOTIFICATION NOTES:

(A) PUSH BUTTON FOR DOOR BELL OR ANNUNCIATOR LIGHT IN HEARING IMPAIRED ACCESSIBLE ROOM UNITS. MOUNT AT 48" AFF MAXIMUM.

(B) NOTIFICATION DEVICES SHALL BE PROVIDED TO ALERT ROOM OCCUPANTS

(C) ONE MASTER TOGGLE SWITCH AT MAIN ENTRY MAIN DOOR NEXT TO LIGHT SWITCH. COORDINATE REQUIREMENTS WITH DOOR SIGNAL SYSTEM WIRING DIAGRAMS & SYSTEM VENDOR. THE CONTROLS ALL PERMANENTLY WIRED LUMINARIES AND SWITCHED RECEPTACLES, EXCEPT THOSE IN THE BATHROOMS COMPLY WITH FLORIDA BUILDING CODE 505. ONE MASTER TOGGLE SWITCH AT MAIN ENTRY MAIN DOOR NEXT

(D) PROVIDE 1P/20A CIRCUIT BREAKER, WIRES AND CONDUIT SHALL BE EXTEND TO EXISTING PANEL

(E) EXISTING LIGHTS TO BE RE–USED SHALL BE TESTED FOR PROPER OPERATION OF LAMPS AND SWITCHES REPLACE ANY DEFECTIVE COMPONENTS AS REQUIRED.

ADDITIONAL NOTES:

FOR 120V 1~ E. FANS : INSTALL 1P–TOGGLE SW MOTOR RATED IF FAN HAS INTERNAL THERMAL PROTECTION. IF NO INTERNAL MOTOR STARTER W/ O.L. FURNISHED BY MECHANICAL CONTRACTOR

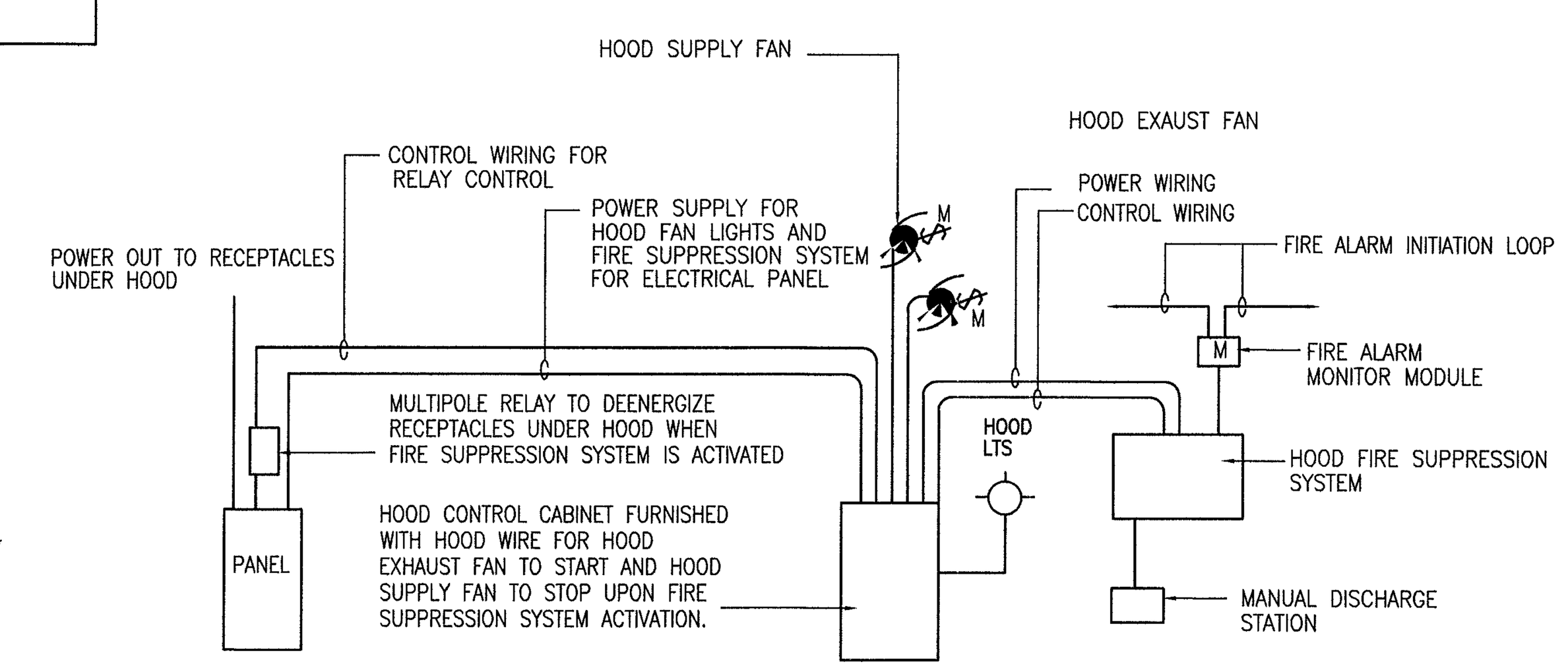
COORDINATE EXACT LOCATION WITH MECHANICAL DWGS. LOCATIONS SHOWN FOR MECHANICAL UNITS ARE ONLY APPROXIMATE. COORDINATE EXACT LOCATION. PRIOR TO ORDERING FINAL BIDS (TYP)

E.C. VERIFY THE CAPACITY REQUIREMENTS (FLA, MCA, AND MOCP), POLES AND VOLTAGE FOR ALL HVCA EQUIPMENT WITH MECHANICAL CONTRACTOR PRIOR TO THE PURCHASE AND INSTALLATION OF THE SAFETY SWITCHES, RACEWAYS, WIRING AND BRANCH CIRCUIT BREAKERS

* FUSED AS PER EQUIPMENT NAME PLATE

THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL DISCONNECT SWITCHES REQUIRED BY THE PROJECT, PRIOR TO THEIR INSTALLATION. THE INSTALLED LOCATION OF ANY DISCONNECT SHALL NOT IMPEDE THE ACCESS TO, OR WORKING SPACE AROUND, ANY PIECE OF EQUIPMENT. NEITHER SHALL THE LOCATION CAUSE ANY LOSS OF EQUIPMENT PERFORMANCE DUE TO IMPEDED AIR FLOW, ETC. THIS REQUIREMENT APPLIES REGARDLESS OF THE LOCATION SHOWN FOR THE DISCONNECTS ON THE PLANS. IF THERE IS ANY QUESTIONS AS TO DISCONNECT LOCATION, THE CONTRACTOR SHALL ASK THE ENGINEER FOR CLARIFICATION PRIOR TO INSTALLATION. IF ANY DISCONNECT IS FOUND TO BE INSTALLED IN SUCH A WAY THAT IT CAUSES ANY PROBLEMS AS MENTIONED ABOVE, IT SHALL BE RELOCATED AT THE EXPENSE OF THE CONTRACTOR.

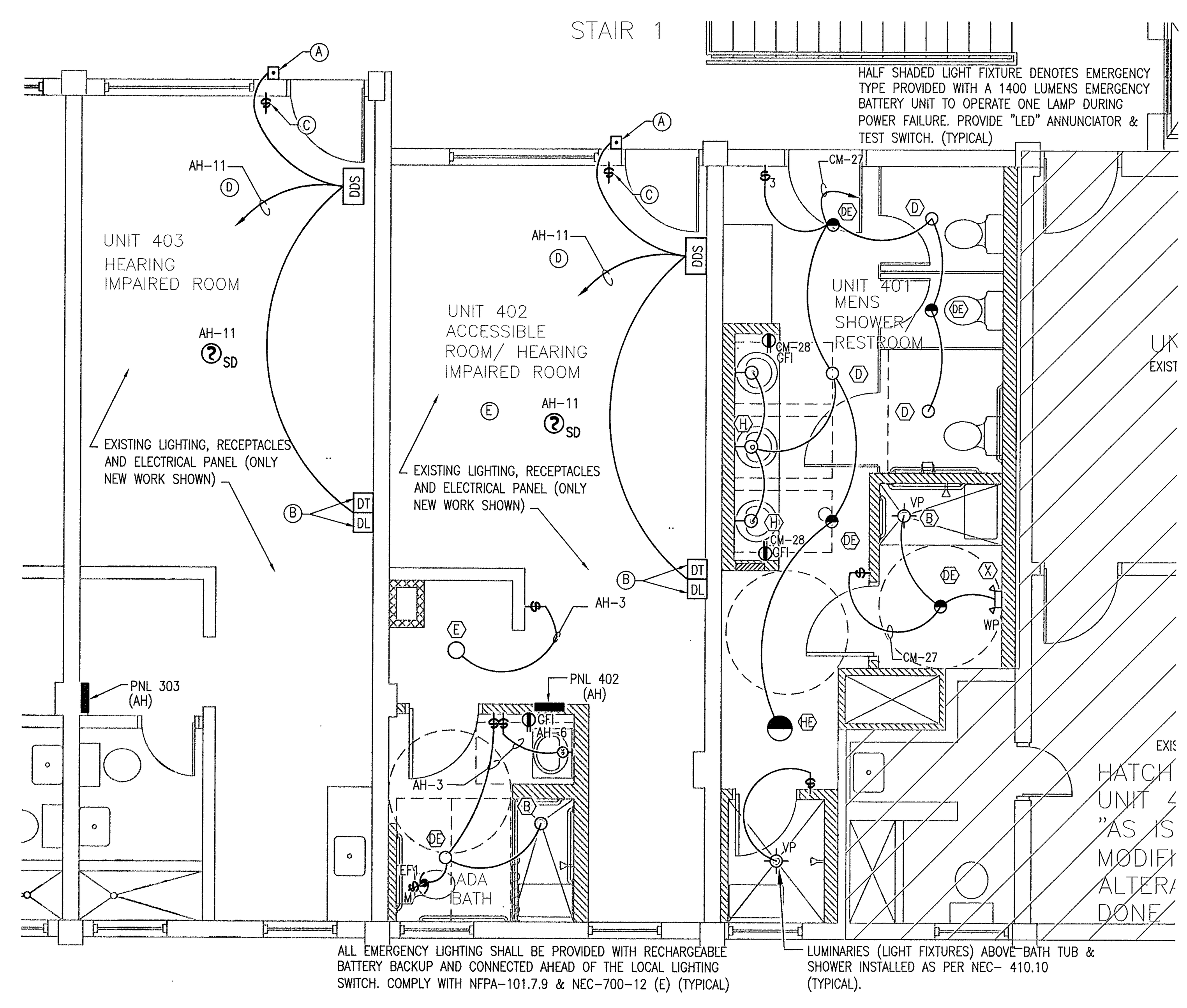
FOR HOOD (EF AND SF) ELECTRICAL CONTRACTOR COORDINATE FANS LOAD ON PANEL AS PER MANUFACTURER SPECIFICATIONS



TYPICAL EXHAUST HOOD CONTROL DIAGRAM

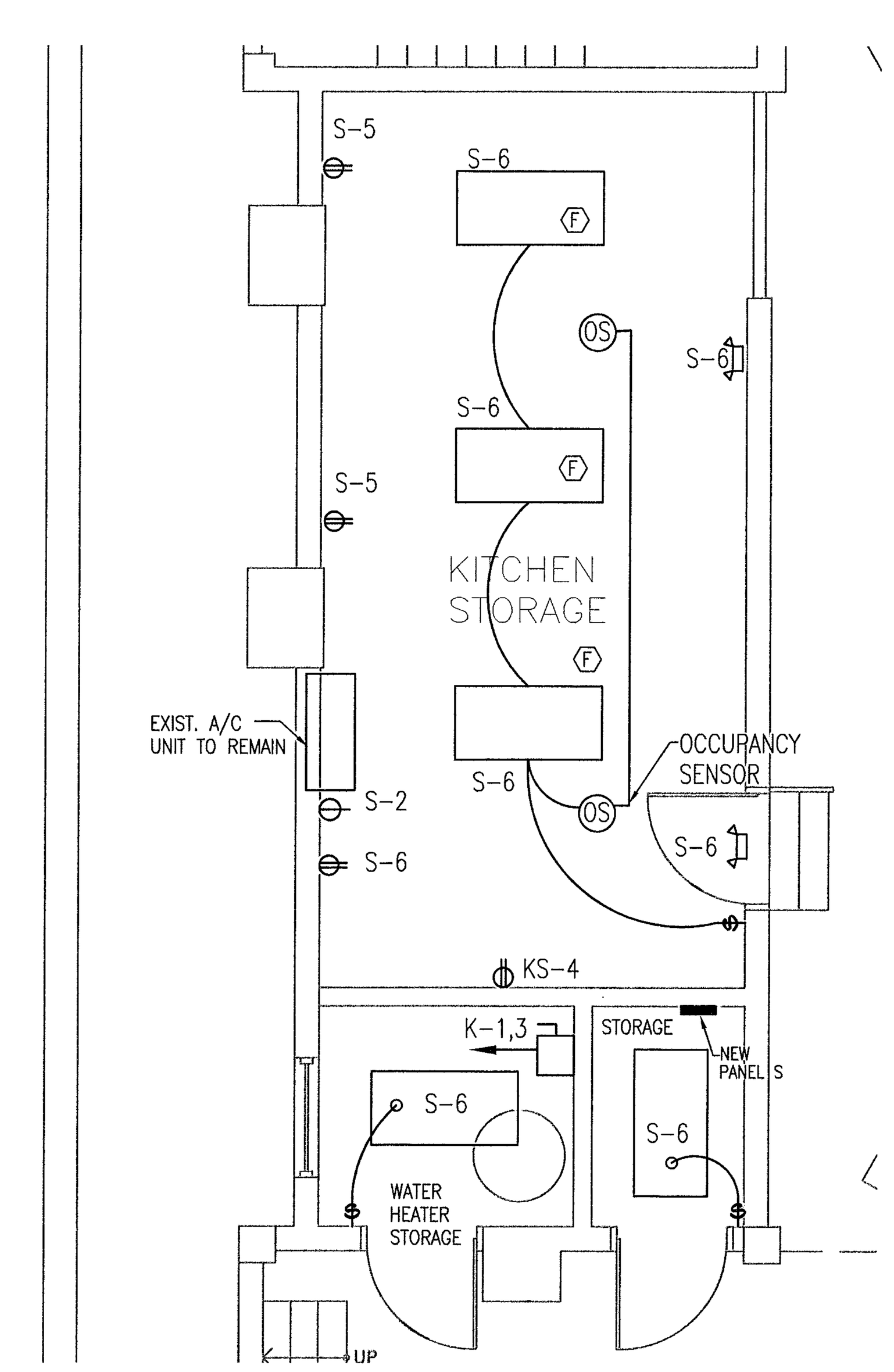
SCALE: N.T.S.

HOOD SUPPLY FANS TO STOP IF FIRE ALARM SYSTEM IS ACTIVATED
HOOD EXHAUST FANS TO START IF FIRE ALARM SYSTEM IS ACTIVATED



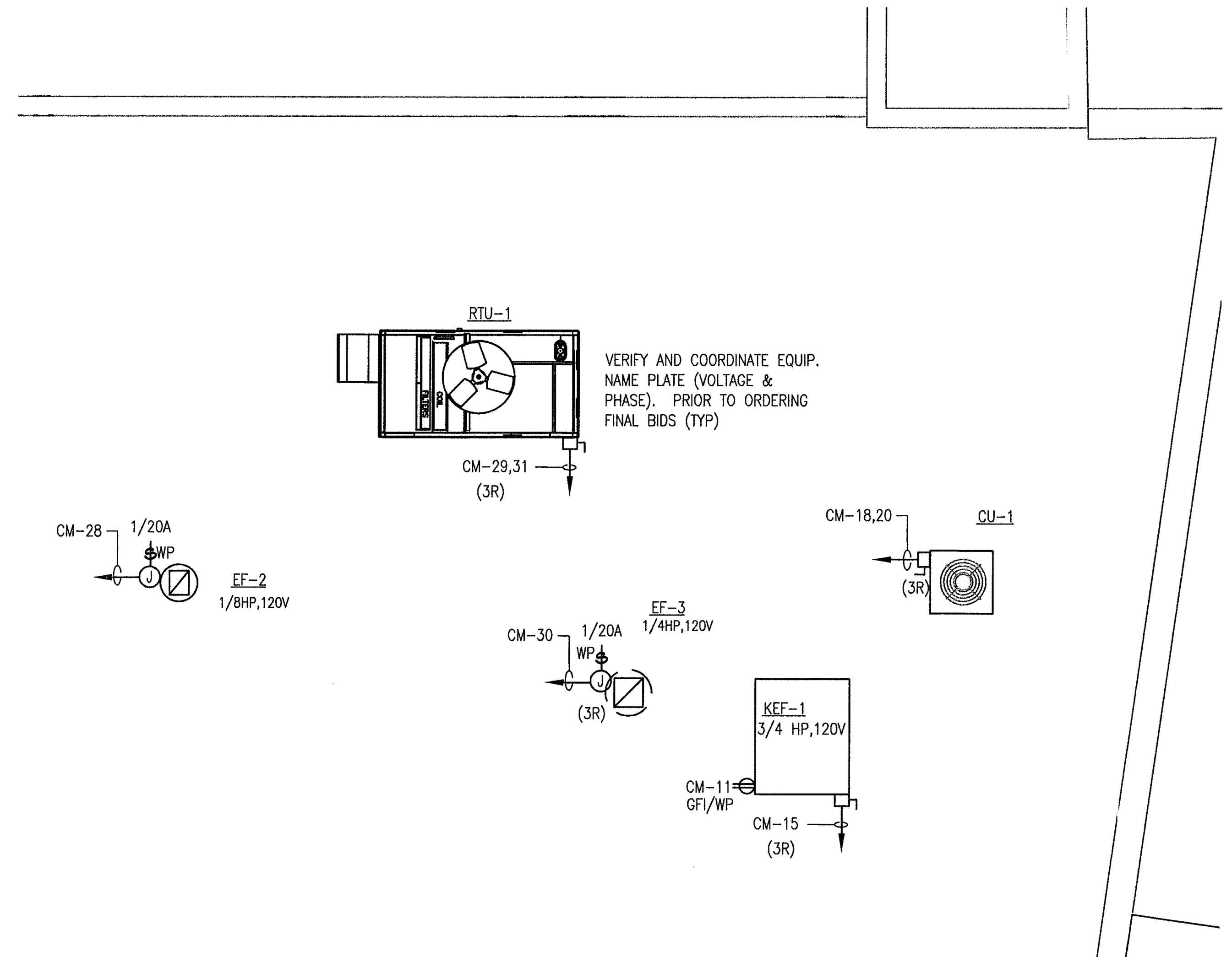
04 ENLARGED POWER PLAN ACCESSIBLE ROOM, SHOWER RESTROOM AND HEARING IMPAIRED ROOM

SCALE: 1/4"=1'-0"



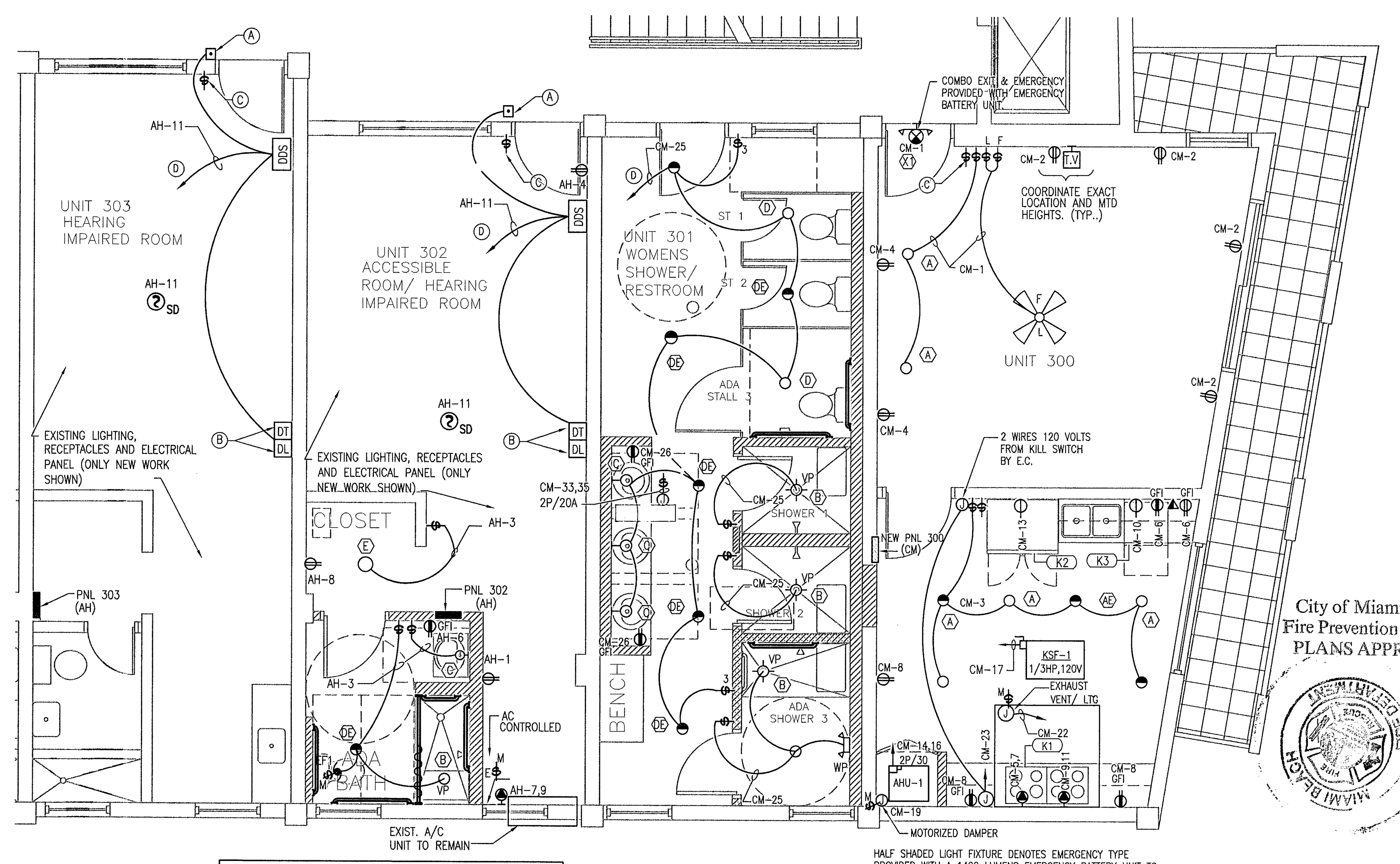
01 KITCHEN STORAGE ENLARGED ELECTRICAL PLAN

SCALE: 1/4"=1'-0"



02 PARTIAL ROOF PLAN

SCALE: 1/4"=1'-0"



HEARING IMPAIRED NOTES.

DT	TELEPHONE LIGHT IN HEARING IMPAIRED UNITS.
DL	DOOR BELL LIGHT IN HEARING IMPAIRED UNITS.
⊡	DOOR BELL PUSH BUTTON IN HEARING IMPAIRED UNITS.
DDS	DOOR BELL DISCONNECT SWITCH

03 ENLARGED POWER PLAN ACCESSIBLE, COMMUNAL, SHOWER RESTROOM AND HEARING IMPAIRED ROOM

SCALE: 1/4"=1'-0"

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

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CITY OF MIAMI BEACH
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PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE

ENLARGED UNITS POWER PLAN

JOB NUMBER	SHEET NUMBER
14010.00	E2.03
DATE 05-23-14	

ADDITIONAL NOTES:

FIRE ALARM DEVICES INTEGRATED TO THE BUILDING FIRE ALARM SYSTEM.
THESE DRAWINGS ARE ONLY MINIMUM REQUIREMENTS.

CONTRACTOR SHALL VERIFY THE EXISTING FIRE ALARM SYSTEM HAS ENOUGH CAPACITY IN ADDRESSING, LOADING, POWERING AND BATTERY TO ACCEPT NEW POWER BOOSTER AND ALL NEW DEVICES (FOR ADA-HEARING IMPAIRED RMS AND FIRE SUPPRESSION SYSTEM. PRIOR TO ORDERING AND FINAL BIDS

SHALL PRIOR TO FINAL BIDS AND /OR INITIAL JOB CONSTRUCTION.
SHALL VISIT THE JOB SITE AND BECOME FAMILIAR WITH ALL EXISTING CONDITIONS. NOTIFY THE ARCHITECT OR ENGINEER OF ANY DISCREPANCIES.

LANDLORD NOTES:

A. THE CONTRACTOR IS TO VERIFY THE REMOVAL OF ANY PIECE OF EQUIPMENT, PIPING, OR CONDUIT WITH THE LANDLOARD PRIOR TO BEGINNING ANY WORK.

B. THE CONTRACTOR IS TO VERIFY EXISTENCE, AND ANY EXISTING TO BE REUSEDEQUIPMENT WITH THE LANDLORD.

C. VERIFY ROUTING ANY ITEM THAT IS EXTERNAL TO THE DEMISED WITH THE LANDLORD.

F/A NOTES :

ALL FIRE ALARM WORK TO BE DONE BY THE OWNER APPROVED CONTRACTOR ONLY
REFER TO EXISTING FIRE ALARM DRAWINGS FOR CONCEPTUAL FIRE ALARM DESIGN.
CONTRACTOR TO SUBMIT SHOP DRAWINGS FOR PERMIT.
FIRE ALARM SHOP ~~DRAWINGS, SIGNED AND SEALED, AS REQUIRED BY THE JURISDICTION~~ HAVING AUTHORITY
PROVIDE NEW FIRE ALARM DEVICES TO MATCH
PRIOR TO BIDDING CONSULT FIRE ALARM MAINTENANCE COMPANY
CONTRACTOR SHALL SEAL WITH APPROPRIATE/ APPROVED FIRE STOP COMPOUND ALL PENETRATIONS THROUGH FIRE RATED WALLS AS REQUIRED.
FOR ALL CONDUIT RUN. SUBMIT PROPOSED CONDUIT ROUTE BEFORE ROUGHING
FOR REVIEW AND APPROVAL BY ARCHITECT AND OWNER

THE SYSTEM TO BE INSTALLED IN ACCORDANCE WITH :

F.B.C. 2010
N.F.P.A. 72
N.F.P.A.-101
N.E.C. ARTICLES 250, 300 AND 760.

NOTIFICATION CODE NOTES:

(A1) PROVIDE HORN/STROBE IN HEARING IMPAIRED AND ACCESSIBLE TYPICAL UNIT

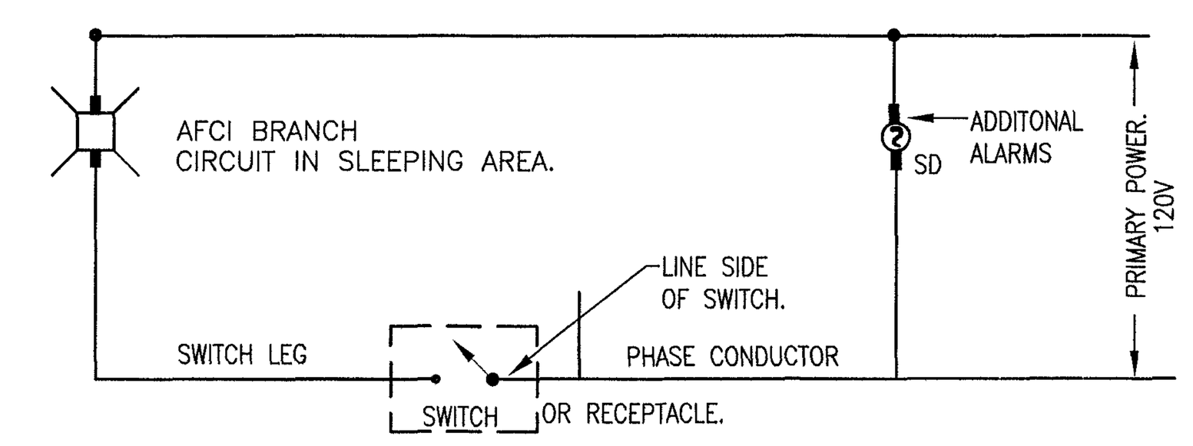
(B1) SMOKE DECTETOR WITH SOUNDER BASE IN HEARING IMPAIRED AND ACCESSIBLE TYPICAL UNITS.

FIRE ALARM LEGEND

Symbol	Description
P/WP	FIRE ALARM MANUAL PULL STATION
P	PHOTOELECTRIC SMOKE DETECTOR WITH STANDARD BASE
SB	PHOTOELECTRIC SMOKE DETECTOR WITH SOUNDER BASE
WP	HEAT DETECTOR COMBINATION – RATE OF RISE AND FIXED TEMPERATURE
FACP	FIRE ALARM CONTROL PANEL
	FIRE ALARM HORN/ STROBE COMBINATION WITH MULTIPLE CANDELA SETTING. CANDELA SETTING AS INDICATED ON PLANS.
	FIRE ALARM STROBE WITH MULTIPLE CANDELA SETTINGS. CANDELA SETTING AS INDICATED ON PLANS.
MH	MINI HORN
SP	SURGE PROTECTION
SD	(110 V. WITH BATTERY BACK-UP, INTERCONNECTED SINGLE SMOKE DETECTOR NOT PARTH OF THE BUILDING FIRE ALARM SYSTEM.

SINGLE STATION SMOKE DETECTOR NOTES

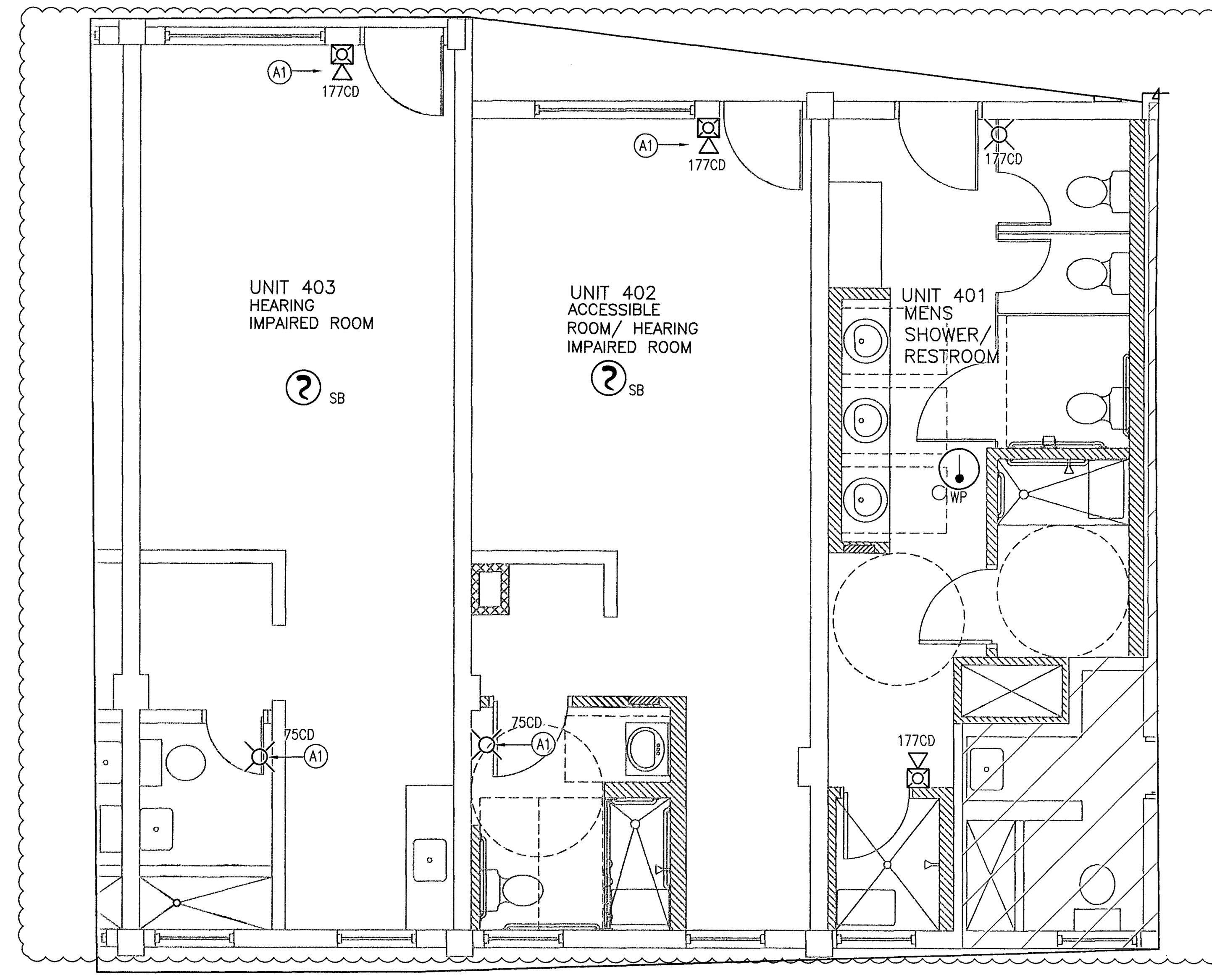
1. DO NOT CONNECT TO GFI CIRCUITS.
2. OPERATION OF A SWITCH (OTHER THAN A CIRCUIT BREAKER) OR A GROUND-FAULT CIRCUIT-INTERRUPTER SHALL NOT CAUSE LOSS OF PRIMARY (MAIN) POWER. SMOKE ALARMS POWERED BY AFCI-PROTECTED CIRCUITS SHALL HAVE A SECONDARY POWER SOURCE. NFPA 72, CHAPTER 11.
3. INTERCONNECT ALL SMOKE DETECTORS IN SUCH A WAY THAT THE OPERATION OF ANY SMOKE DETECTOR WILL ACTIVATE EACH SMOKE DETECTOR SOUNDING ALARM.
4. EACH SMOKE DETECTOR SHALL BE LOCATED A MINIMUM OF 36" AWAY FROM A BATHROOM OR KITCHEN DOOR OPENING OR ANY A/C SUPPLY DIFFUSER OR A/C RETURN AIR GRILL.
5. ALL SMOKE DETECTORS IN THE SAME UNIT SHALL BE CONNECTED IN TANDEM AND SHALL HAVE BATTERY BACK UP.



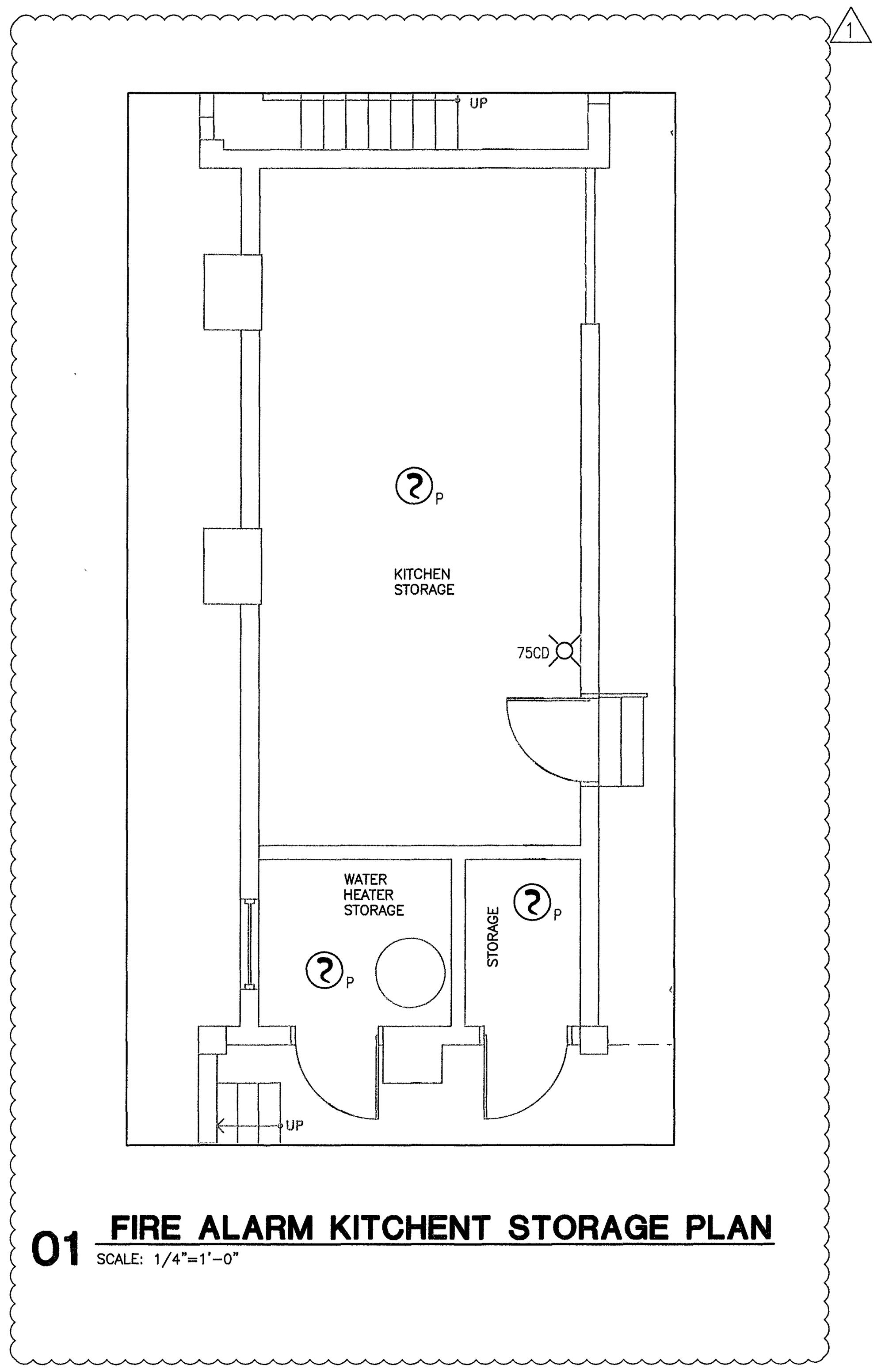
SINGLE STATION SMOKE DETECTORS CONNECTION DETAIL.

THE SINGLE SMOKE DETECTORS ARE INCLUDED IN THE ELECTRICAL DESIGN AND ARE NOT PART OF THE BUILDING FIRE ALARM SYSTEM

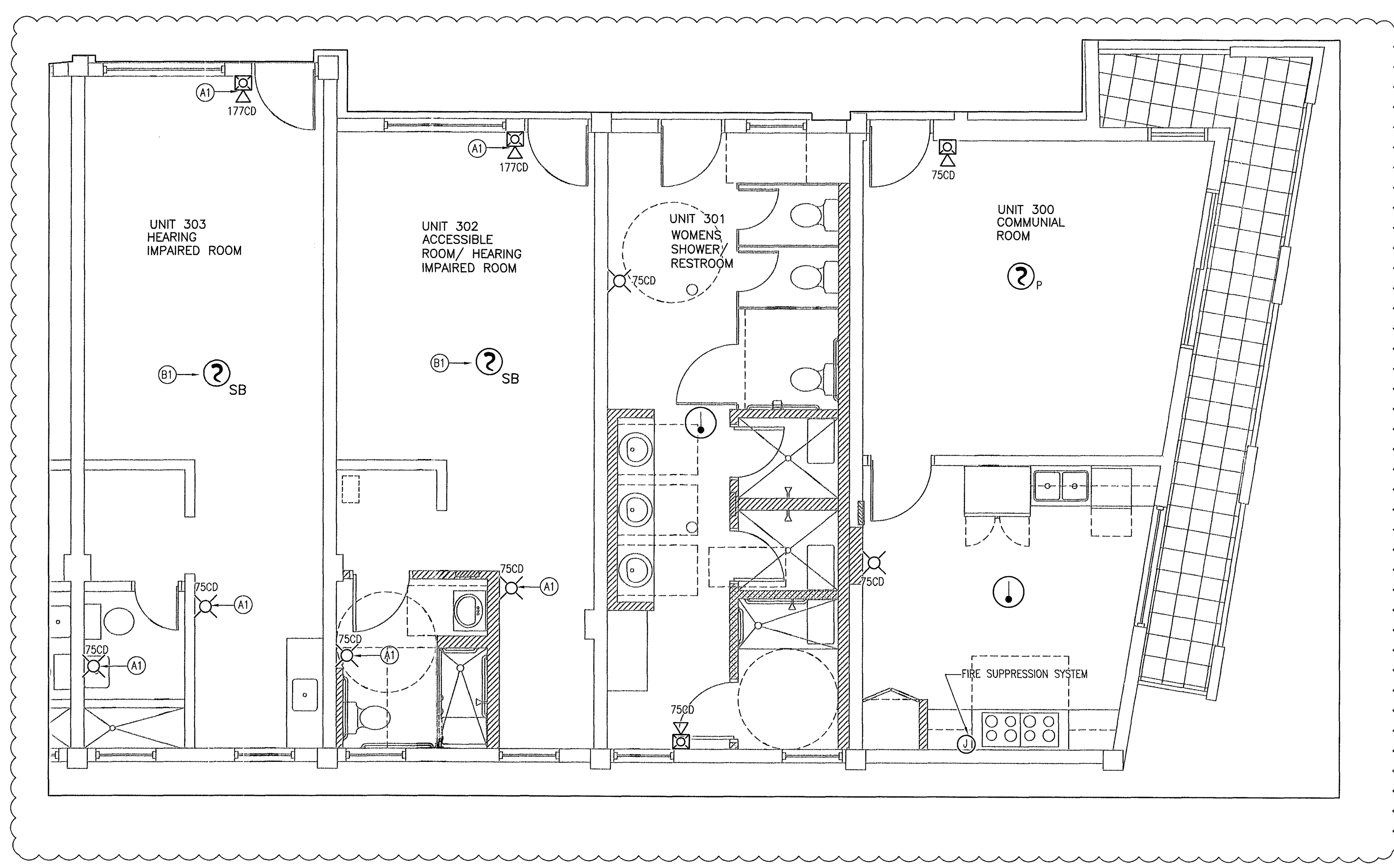
SHALL HAVE SYSTEM DETECTORS ANY CONNECTING ROOMS OF ADA OR HEARING IMPAIRED WILL HAVE THE SAME COVERAGE.
PROVIDE THE SMOKE DETECTORS INSIDE THE ADA ROOMS AND HEARING IMPAIRED ROOMS WILL ONLY ACTIVATED THE SPEAKER/STROBES INSIDE THE ADA ROOMS AND HEARING IMPAIRED ROOMS. IF ANY FIRE ALARM DEVICES ON THE FLOOR IS ACTIVATED THE NOTIFICATION DEVICES WILL ACTIVATED. THIS TO BE INCLUDED IN THE SEQUENCE DE OPERATION AND FIRE ALARM SHOP DRAWING NOTE FOR PERMIT.



03 ENLARGED FIRE ALARM PLAN
ACCESSIBLE ROOM, SHOWER RESTROOM AND HEARING IMPAIRED ROOM
SCALE: 1/4"=1'-0"



01 FIRE ALARM KITCHENT STORAGE PLAN
SCALE: 1/4"=1'-0"



02 ENLARGED FIRE ALARM PLAN
ACCESSIBLE, COMMUNAL, SHOWER RESTROOM AND HEARING IMPAIRED ROOM
SCALE: 1/4"=1'-0"

N

JMM Consulting Engineers LLC
Certificate OF Authorization #9692
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL. (305) 255-1621
Miami, Florida 33173 FAX (305) 271-0090

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

NUMBER:	DATE:	ITEM:
1	10/06/14	CITY COMMTS. / CHANGE OF SCOPE
	XX-XX-XX	ISSUED FOR PERMIT

REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

JOSE M. MARTINEZ LICENSE No. 56018 STATE OF FLORIDA PROFESSIONAL ENGINEER

PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE

ENLARGED UNITS FIRE ALARM PLAN

JOB NUMBER	SHEET NUMBER
14010.00	E2.04

DATE
05-23-14

NEW TYPICAL PANELS AH

MOUNTING: FLUSH MOUNTED
SHORT CIRCUIT RATING: 10K AIC
LOCATION: SEE ENLARGED POWER PLAN

CU BUS/GND. BUS
(UNITS 303 & 403)

VOLTS: 120/240V, 1ø, 3W
MAIN BUS AMPS: 125A
MAIN BREAKER AMPS: MLO

LOAD	COND.	WIRE	TRIP	POLE	DESCRIPTION	CKT No.	CKT No.	DESCRIPTION	POLE	TRIP	WIRE	COND.	LOAD
(*)	1/2"	12	20	1	GENERAL LIGHTING	1	2	GENERAL LIGHTING	1	20	12	1/2"	(*)
(*)	1/2"	12	20	1	GENERAL LIGHTING	3	4	GENERAL LIGHTING	1	20	12	1/2"	(*)
(*)	1/2"	12	20	1	GENERAL LIGHTING	5	6	RECEPTACLES FOR TOILET	1	20	12	1/2"	(*)
200	1/2"	12	20	2	EXISTING AC UNIT	7	8	GENERAL LIGHTING	1	20	12	1/2"	(*)
					MCA: 1 AMPS	9	10	SPACE	–	–	–	–	–
(*)	1/2"	12	20	1	ANNUNCIATOR/H. IMPAIRED	11	12	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	13	14	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	15	16	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	17	18	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	19	20	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	21	22	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	23	24	SPACE	–	–	–	–	–

TOTAL CONNECTED LOAD: SEE DEMAND ANALYSIS

1 (*) PART OF THE 2W/SQ.FT. LOAD AND PROVIDE AFCI TYPE BKR (NEC-210.12)
2. EXISTING BRANCH TO BE INVESTIGATED BY EC. PROVIDE PERMANENT MARKERS SHOWING LOAD IDENTIFICATION (WITH PERMANENT LABELS.)
3. PROVIDE CONDUITS, WIRING AND BKRS AS NOTED.

(*) PART OF THE 2W/SQ.FT. LOAD AND PROVIDE AFCI TYPE BKR (NEC-210.12)

NEW PANEL AH

ACCESSIBLE & HEARING IMPAIRED ROOM
(UNITS 402 & 302)
CU BUS/GND. BUS

MOUNTING: FLUSH MOUNTED
SHORT CIRCUIT RATING: 10K AIC
LOCATION: SEE ENLARGED POWER PLAN

VOLTS: 120/240V, 1ø, 3W
MAIN BUS AMPS: 125A
MAIN BREAKER AMPS: MLO

LOAD	COND.	WIRE	TRIP	POLE	DESCRIPTION	CKT No.	CKT No.	DESCRIPTION	POLE	TRIP	WIRE	COND.	LOAD
(*)	1/2"	12	20	1	GENERAL LIGHTING	1	2	GENERAL LIGHTING	1	20	12	1/2"	(*)
(*)	1/2"	12	20	1	GENERAL LIGHTING	3	4	GENERAL LIGHTING	1	20	12	1/2"	(*)
(*)	1/2"	12	20	1	GENERAL LIGHTING	5	6	RECEPTACLES FOR TOILET	1	20	12	1/2"	(*)
200	1/2"	12	20	2	EXISTING AC UNIT	7	8	GENERAL LIGHTING	1	20	12	1/2"	(*)
					MCA: 1 AMPS	9	10	SPACE	–	–	–	–	–
(*)	1/2"	12	20	1	ANNUNCIATOR/H. IMPAIRED	11	12	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	13	14	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	15	16	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	17	18	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	19	20	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	21	22	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	23	24	SPACE	–	–	–	–	–

TOTAL CONNECTED LOAD: SEE DEMAND ANALYSIS

1. (*) PART OF THE 2W/SQ.FT. LOAD AND PROVIDE AFCI TYPE BKR (NEC-210.12)
2. EXISTING BRANCH TO BE INVESTIGATED BY EC. PROVIDE PERMANENT MARKERS SHOWING LOAD IDENTIFICATION (WITH PERMANENT LABELS.)
3. PROVIDE CONDUITS, WIRING AND BKRS AS NOTED.
4. EXISTING BRANCH CIRCUIT TO BE EXTENDED TO NEW PANEL LOCATION. PROVIDE NEW BRANCH CIRCUIT BREAKER CONDUIT AND WIRING AS NOTED

NEW TYPICAL PANEL CM

COMMUNAL ROOM
CU BUS/GND. BUS

MOUNTING: FLUSH MOUNTED
SHORT CIRCUIT RATING: 22K AIC
LOCATION: SEE ENLARGED POWER PLAN

VOLTS: 120/240V, 1ø, 3W
MAIN BUS AMPS: 400A
MAIN BREAKER AMPS: MLO

LOAD	COND.	WIRE	TRIP	POLE	DESCRIPTION	CKT No.	CKT No.	DESCRIPTION	POLE	TRIP	WIRE	COND.	LOAD
400	1/2"	12	20	1	ILLUM. OPEN AREA	1	2	RECEPTACLES OPEN AREA	1	20	12	1/2"	360
400	1/2"	12	20	1	ILLUM. KITCHEN AREA	3	4	RECEPTACLES OPEN AREA	1	20	12	1/2"	360
8200	1"	6	50	2	COOK TOP (K1)	5	6	RECEPTACLES OPEN AREA	1	20	12	1/2"	360
					SEE EQUIPMENT NAME	7	8	RECEPTACLES KITCHEN AREA	1	20	12	1/2"	720
8200	1"	6	50	2	COOK TOP (K1)	9	10	DISWASHER (K3)	2	70	4	1 1/4"	10000
					SEE EQUIPMENT NAME	11	12						
1000	1/2"	12	20	1	REFRIGERATOR (K2)	13	14	AHU (4.1 KW)	2	30	10	3/4"	5084
1320	1/2"	8	20	1	KEF-1	15	16	SEE MECHANICAL DWGS					
900	1/2"	10	20	1	KSF-1	17	18	CU-1	2	40	10	3/4"	3600
100	1/2"	10	20	1	MOTORIZED DAMPER	19	20	NOT CONCURRENT LOAD					
400	1/2"	10	20	1	REC. ON ROFF	21	22	EXHAUST VENT/ LTG	1	20	12	1/2"	200
500	1/2"	12	20	1	FIRE SUPPRESSION SYSTEM	23	24	RECEPTACLES GFI	1	20	12	1/2"	200
1000	1/2"	12	20	1	ILLUM. COMMUNAL SHOWER & REST	25	26	RECEPTACLES GFI	1	20	12	1/2"	200
1000	1/2"	12	20	1	ILLUM. COMMUNAL SHOWER & REST	27	28	EF-2	1	20	12	1/2"	200
7100	1"	6	40	2	RTU-1	29	30	EF-3	1	20	12	1/2"	200
					SEE EQUIPMENT NAME	31	32	SPACE	–	–	–	–	–
200	1/2"	12	20	2	RELOCATED AC UNIT	33	34	SPACE	–	–	–	–	–
						35	36	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	37	38	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	39	40	SPACE	–	–	–	–	–
–	–	–	–	–	SPACE	41	42	SPACE	–	–	–	–	–

TOTAL CONNECTED LOAD: SEE DEMAND ANALYSIS

1 SEE EQUIPMENT NAME PLATE PRIOR TO ORDERING AND INSTALLATION
2. BRANCH TO BE INVESTIGATED BY EC. PROVIDE PERMANENT MARKERS SHOWING LOAD IDENTIFICATION (WITH PERMANENT LABELS.)
4. NEW BRANCH CIRCUIT TO BE EXTENDED TO NEW PANEL LOCATION. PROVIDE NEW CIRCUIT BREAKER CONDUIT AND WIRING AS NOTED

EXISTING HOUSE PANEL

MOUNTING: FLUSH MOUNTED
SHORT CIRCUIT RATING: EXISTING
LOCATION: STORAGE

VOLTS: 120/240V, 3ø, 4W
MAIN BUS AMPS: 225A
MAIN BREAKER AMPS: 200A/3P

LOAD	COND.	WIRE	TRIP	POLE	DESCRIPTION	CKT No.	CKT No.	DESCRIPTION	POLE	TRIP	WIRE	COND.	LOAD
10528	3/4"	8	50	3	EXIST. ELEVATOR EQUIPMENT	1	2	EXISTING ELEV. PIT LOAD	1	20	12	1/2"	720
						3	4	EXISTING EXISTING ICE MAKER	1	20	12	1/2"	720
						5	6	SPACE	1	–	–	–	–
720	1/2"	12	20	1	EXISTING LOAD TO REMAIN	7	8	EXISTING ELEV. CABINET.	1	20	12	1/2"	1200
720	1/2"	12	20	1	EXISTING LOAD TO REMAIN	9	10	EXISTING LOAD TO REMAIN	1	20	12	1/2"	720
–	–	–	–	1	SPACE	11	12	SPACE	1	–	–	–	–
8000	11/2"	3	60	2	EXISTING LOAD TO REMAIN	13	14	EXISTING LOAD TO REMAIN	1	20	12	1/2"	500
						15	16	EXISTING LOAD TO REMAIN	1	20	12	1/2"	720
–	–	–	–	1	SPACE	17	18	SPACE	1	–	–	–	–
720	1/2"	12	20	1	EXISTING AC LOAD TO REMAIN	19	20	EXISTING LOAD TO REMAIN	1	20	12	1/2"	720
540	1/2"	12	20	1	EXISTING LOAD TO REMAIN	21	22	EXISTING LOAD TO REMAIN	1	20	12	1/2"	720
–	–	–	–	1	SPACE	23	24	EXISTING LOAD TO REMAIN	1	20	12	1/2"	720

TOTAL CONNECTED LOAD: 30,128 VA
SEE LOAD ANALYSI. 72 AMPS

1. BRANCH TO BE INVESTIGATED BY EC. PROVIDE PERMANENT MARKERS SHOWING LOAD IDENTIFICATION (WITH PERMANENT LABELS.)
2. EXISTING BRANCH CIRCUIT TO BE EXTENDED TO NEW PANEL LOCATION. PROVIDE NEW CIRCUIT BREAKER CONDUIT AND WIRING AS NOTED

3. HIGH LEG NOT TO BE USED FOR 120V, 1PH BRANCHES AS NOTED

CONNECTED LOAD CALCULATION

BASED ON 120/240V, 1ø, 3W

PANELS UNITS

GENERAL LIGHTING X 2W/SQFT = 840 VA
AC 240 X 1 @ 100% = 240 VA

TOTAL CONNECTED LOAD #1 = 1080 VA

GENERAL LOAD = 432 SQFT * 2 VA
7 CKTS. X 120 VA = 864 VA

CONNECTED LOAD CALCULATION

BASED ON 120/240V, 1ø, 3W

PANELS UNITS

GENERAL LIGHTING X 2W/SQFT = 840 VA
AC 240 X 1 @ 100% = 240 VA

TOTAL CONNECTED LOAD #1 = 1080 VA

GENERAL LOAD = 420 SQFT * 2 VA
7 CKTS. X 120 VA = 840 VA

NEW HOUSE PANEL DEMAND LOAD CALCULATION

BASED ON 120/240V, 3ø, 4W

PANEL "CM" COMMUNAL ROOM

ILLUM. LOAD @ 125%	=	1,000 VA
RECEPTACLES @ 100%	=	2,160 VA
COOK TOP @ 100%	=	16,400 VA
DISWASHER	=	10,000 VA
REFRIGERATOR	=	1,200 VA
MOTORIZED DAMPER	=	200 VA
AHU-1	=	5,080 VA
KEF-1 & KSF-1	=	2,160 VA
25% LARGEST MOTOR	=	600 VA
FIRE SUPPRESSION	=	500 VA
EF-2 & EF-3	=	400 VA
RTU-1	=	7,100 VA
ILLUM. COMMUNAL SHOWER 301 & 401	=	2,400 VA
REC GFI COMMUNAL SHOWER 301 & 401	=	720 VA
	=	56,324 VA
		240 VOLTS
	=	234 AMPS

TOTAL DEMAND LOAD CALCULATION

BASED ON 120/240V, 3ø, 4W

EXISTING HOUSE PANEL H ---------- 72 AMPS
EXISTING PANEL S ---------- 32 AMPS
NEW PANEL PANEL CM ---------- 234 AMPS
= 307 AMPS

NEW PANEL "S"

MOUNTING: FLUSH MOUNTED
SHORT CIRCUIT RATING: 22K AIC
LOCATION: STORAGE

VOLTS: 120/240V, 1ø, 3W
MAIN BUS AMPS: 125A
MAIN BREAKER AMPS: M.L.O.

LOAD	COND.	WIRE	TRIP	POLE	DESCRIPTION	CKT No.	CKT No.	DESCRIPTION	POLE	TRIP	WIRE	COND.	LOAD
4500	3/4"	10	30	2	EXIST. WATER HEATER	1	2	EXIST. A/C	1	20	12	1/2"	400
						3	4	REFRIGERATOR	1	20	12	1/2"	1200
720	1/2"	12	20	1	RECEPTACLES	5	6	RECEPTACLES	1	20	12	1/2"	720
			20	1	SPARE	7	8	SPACE	1	–	–	–	–
			20	1	SPARE	9	10	SPACE	1	–	–	–	–
			20	1	SPARE	11	12	SPACE	1	–	–	–	–
			20	1	SPARE	13	14	SPACE	1	–	–	–	–
			20	1	SPARE	15	16	SPACE	1	–	–	–	–
–	–	–	–	1	SPACE	17	18	SPACE	1	–	–	–	–
–	–	–	–	1	SPACE	19	20	SPACE	1	–	–	–	–
–	–	–	–	1	SPACE	21	22	SPACE	1	–	–	–	–
–	–	–	–	1	SPACE	23	24	SPACE	1	–	–	–	–

TOTAL CONNECTED LOAD: 8,000 VA
SEE LOAD ANALYSI. 31 AMPS

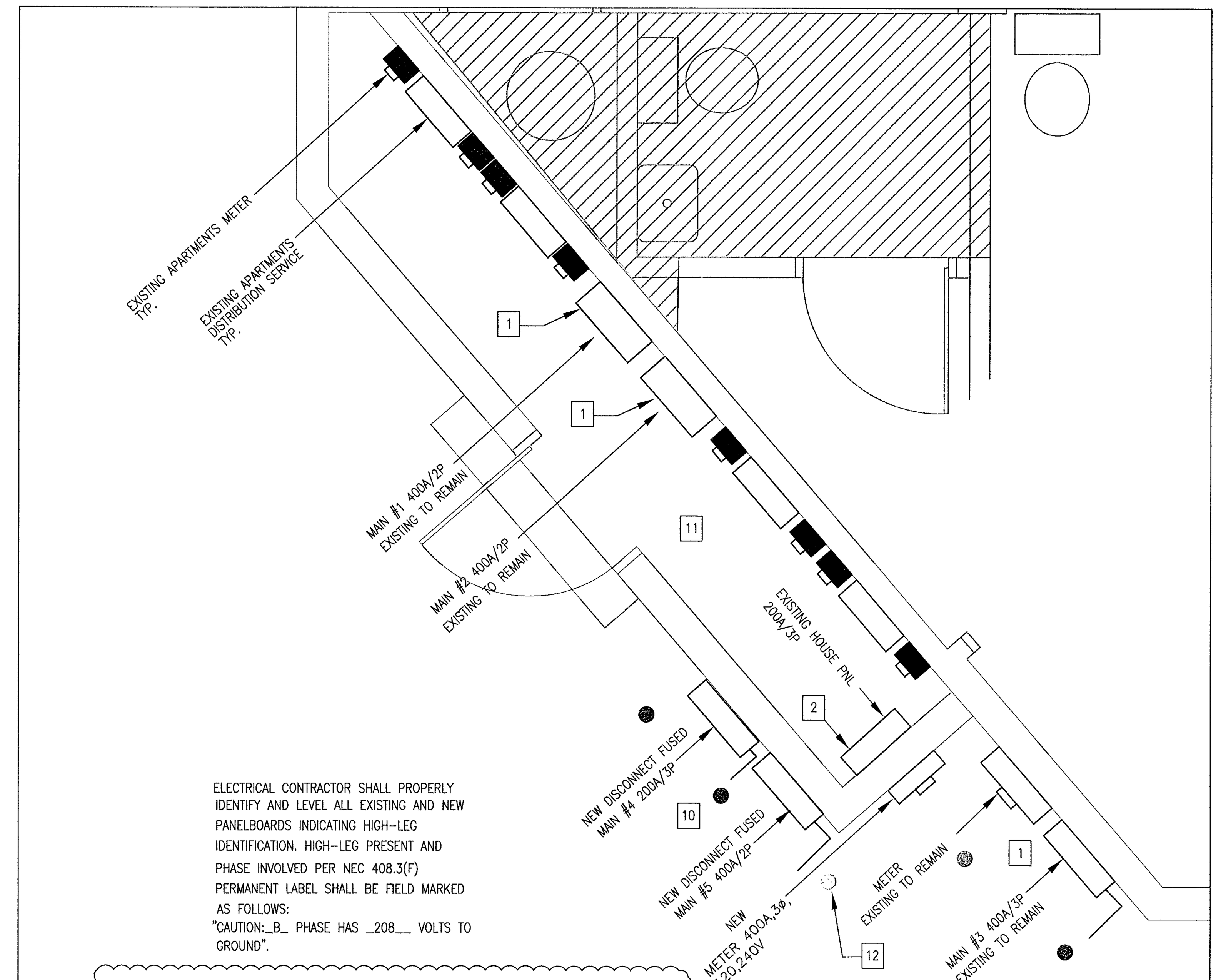
1. BRANCH TO BE INVESTIGATED BY EC. PROVIDE PERMANENT MARKERS SHOWING LOAD IDENTIFICATION (WITH PERMANENT LABELS.)
2. EXISTING BRANCH CIRCUIT TO BE EXTENDED TO NEW PANEL LOCATION. PROVIDE NEW CIRCUIT BREAKER CONDUIT AND WIRING AS NOTED

SYMBOL LEGEND

SYMBOL	DESCRIPTION (USE THOSE THAT APPLY)
	DISTRIBUTION
$	Single pole switch 20A
$3	Three-way switch 20A
$4	Four-way switch 20A
$D	Dimmer switch sized as required for the intended load
$ M	Manual Motor Started Switch With Overload Protection
	Single receptacle outlet 20A
	Duplex receptacle outlet 15A. (Small appliances & bathrooms to be 20A) (Tamper resistant)
	Duplex receptacle outlet-split wire 15A (Tamper resistant)
	Floor duplex receptacle outlet 15A (Tamper resistant)
J	Junction box
	Fused Disconnect switch sized as required per equipment manufacturer nameplate
	Push Buttom for door Chime Door Chime
	Exhaust Fan
J / J	WALL OR CEILING MOUNTED JUNCTION BOX.
J	JUNCTION BOX AND DIRECT CONNECTION TO EQUIPMENT
	COMMUNICATIONS
	Terminal back board for TV and telephone system
	Telephone outlet-Combintion Telephone and Data outlet from TeL. Back board
T.V.	TV Cable outlet-from TV Back Board
SD	(110 v. with battery back-up, interconnected Single Smoke detector Not Parth of the Building fire Alarm System.

ADDRESSABLE FIRE ALARM SYSTEM NOTES

1. FURNISH AND INSTALL ALL LABOR, MATERIAL, AND EQUIPMENT NECESSARY FOR NEW FIRE ALARM DEVICES TO BE CONNECTED TO EXISTING FIRE ALARM SYSTEM WITH VOICE AS SPECIFIED HEREIN AND AS SHOWN ON THE ELECTRICAL DRAWINGS. THIS SYSTEM SHALL BE ZONED, ELECTRICALLY SUPERVISED, HAVE CLOSED CIRCUITS, AND SHALL BE CONNECTED, TESTED AND LEFT IN FIRST CLASS OPERATING CONDITION.
2. FIRE ALARM SYSTEM SHALL BE U.L. LISTED NFPA 72 APPROVED.
3. UPON ACTIVATION OF FIRE ALARM SYSTEM BY MANUAL STATION, THE FOLLOWING SHALL TAKE PLACE:
   A ENERGIZE ALARM SIGNALING DEVICES
   B SOUND AUDIBLE ALARMS AND FLASH VISUAL SIGNALS
   C ALERT LOCAL FIRE DEPARTMENT OR PROPRIETARY SYSTEM
   D CAUSE ZONE IN ALARM TO BE DISPLAYED ON THE ANNUNCIATOR
4. ALL WIRING AND CONDUIT SIZE SHALL BE IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATION, AND REQUIREMENTS OF NEC, LOCAL CODES AND NFPA IN NO CASE. SHALL THE WIRING BE SMALLER THAN #16
5. ALL CONDUCTORS SHALL BE COOPER AND SHALL BE SIZED FOR A MAXIMUM LOSS OF IdB. MINIMUM WIRE SIZE SHALL BE AS REQUIRED BY MANUFACTURER IN NO CASE. SHALL THE WIRING BE SMALLER THAN #16 F.P.L. CU IN. 3/4 CONDUIT
6. QUANTITY OF WIRES PER DEVICES SHALL BE AS REQUIRED BY MANUFACTURER.
7. SYSTEM TO BE POWER LIMITED.
8. VISUAL ALARMS PER ANSI A117.1,4.26, FBC AND ADA
9. CONDUIT FOR FIRE ALARM SHALL BE METALLIC TYPE.
10. CONTRACTOR IS RESPONSIBLE FOR PROVIDING SIGNED & SEALED FIRE ALARM PERMIT DRAWINGS BY A FLORIDA REGISTERED ENGINEER. JMM CONSULTING ENGINEERS LLC IS NOT RESPONSIBLE FOR F/A PERMIT DWGS.



ENLARGED EXISTING MAIN ELECTRICAL ROOM

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

ADDITIONAL ELECTRICAL NOTES

1. ALL MAIN DISCONNECT SHALL BE IDENTIFIED. INDICATE THE EXISTING LOAD SERVED RE-LABEL MAINS AS REQUIRED. ELECTRICAL CONTRACTOR SHALL IDENTIFY EXISTING FEEDER.
2. POWER SUPPLY SHALL BE IDENTIFIED AT EACH PANEL @ MAIN WITH PERMANENT LABELS. VERIFY BONDING CONNECTIONS FOR ALL MAIN AND PANEL.
3. ABANDONED EQUIPMENT SHALL BE REMOVED COMPLETELY. VERIFY WITH OWNER (REMOVED ALL ELECTRICAL BOXES, CONDUITS AND WIRES THAT ARE NOT IN USE VERIFY W/ OWNER.)
4. NO LOOSE WIRING ALLOWED.
5. PROVIDE FIRE SEALING AT WALL AND CEILING PENETRATIONS. PROVIDE CONDUIT AS PER NEC IF REQUIRED.
6. VERIFY AND PROVIDE GROUNDING EQUIPMENT FOR ALL PANELS IN COMPLIANCE NEC-250, IF REQUIRED. (EXISTING GROUND TO REMAIN.)
7. ALL MISSING SCREWS FROM EQUIPMENT OR DISCONNECT COVERS SHALL BE PROVIDED.
8. EXISTING EQUIPMENT AND WIRING TO REMAIN AS IS. NOT IN THE SCOPE OF WORK.
9. EXISTING EQUIPMENT, WIRING (FEEDER) AND CONDUIT TO REMAIN AS IS. NOT ON THE SCOPE OF WORK. SHOWN ON THIS PLAN FOR REFERENCE ONLY.
10. EC TO VERIFY AND PROVIDE DEDICATED CLEARANCES SPACE (COMPLY WITH ARTICLE 110-26 OF THE NATIONAL ELECTRICAL CODE.)
11. EXISTING GROUND TO REMAIN. EC TO VERIFY AND PROVIDE AS PER NEC-250. SEE RISER DETAIL
12. COORDINATE WITH ARCHITECT AND OWNER FOR CONCRETE BOLLARD FOR TRAFFIC PROTECTION FOR MAIN AND METER

UTILITY SERVICE NOTES:

METER INSTALLATION CONNECTION AND ALL WORK RELATED TO ELECTRICAL POWER SERVICE SHALL BE COORDINATED WITH UTILITY CO. REPRESENTATIVE.

PRIOR TO INSTALLATION OF ROUGH ELECTRICAL WIRING, CHECK NAME PLATE DATA EQUIPMENT INVOLVED TO OBTAIN CORRECT SIZES AND OVER CURRENT PROTECTION.

ELECTRICAL INSTALLATION SHALL CONFORM TO N.E.C. FOR DEDICATED SPACE CLEARANCES AND GROUNDING REQUIREMENTS.

COORDINATE NEW SERVICE REQUIREMENTS WITH POWER CO. PRIOR TO COMMENCEMENT OF WORK AND BID.

GENERAL ELECTRICAL NOTES

1. ALL WORK SHALL BE IN ACCORDANCE WITH NATIONAL ELECTRICAL CODE, FLORIDA BUILDING CODE AND OTHER APPLICABLE CODES AND STANDARDS.
2. a) THE DRAWINGS ARE DIAGRAMMATIC AND DO NOT SHOW ALL OFFSETS, BENDS AND BOXES REQUIRED TO MAKE A COMPLETE NEAT INSTALLATION IN ACCORDANCE WITH N.E.C.
   b) WHEN CONFLICTS ARISE IN LOCATIONS WIRING DEVICES, ELECTRICAL EQUIPMENT, DISCONNECTS, PANELBOARDS, ETC. DUE TO FIELD CONDITION OR IMPROPER FIELD COORDINATION CONTRACTOR SHALL BRING IT TO THE A/E'S ATTENTION AND AT NO EXTRA COST RELOCATE, AND OR EXTEND WITHIN A REASONABLE DISTANCE SUCH ITEM WHICH IS IN CONFLICT. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING LOCATION OF ALL COMPONENTS PRIOR TO ROUGH IN WITH ALL TRADES NO EXTRAS WILL BE ALLOWED FOR FAILURE TO DO SO.
3. THE CONTRACTOR IS RESPONSIBLE FOR EVALUATING FIELD CONDITIONS BY VISITING THE SITE PRIOR TO COMMENCING / BIDDING WORK.
4. THE CONTRACTOR SHALL SATISFACTORILY REPAIR / REPLACE EQUIPMENT OR PART OF STRUCTURE DAMAGED AS A RESULT OF HIS WORK. SURFACES AND FINISHED AREAS SHALL BE RESTORED TO MATCH ADJACENT AREAS.
5. APPROVAL SHALL BE OBTAINED FROM A STRUCTURAL ENGINEER PRIOR TO CUTTING OR DRILLING ANY STRUCTUALSUPPORT MEMBER.
6. ALL DEVICE BOXES SHALL BE INSTALLED FLUSH AND CONDUITS RUN CONCEALED IN FINISHED AREAS EXCEPT AS SPECIFICALLY SHOWN/NOTED OTHERWISE.
7. ALL ELECTRICAL EQUIPMENT SHALL BE REMOVED FROM STRUCTURE TO BE REMOVED. ACCESSIBLE RACEWAYS, WIRES, BOXES, SWITCHES AND OTHER ELECTRICAL ITEMS ASSOCIATED WITH THIS WORK SHALL BE REMOVED IF NOT REQUIRED FOR NEW EQUIPMENT TO CONTINUE IN SERVICE.
8. a) MODIFY AND REROUTE EXISTING WIRING AS REQUIRED TO ACCOMPLISH INDICATED WORK AND CONTINUE SERVICE TO LOADS BEYOND AREA IN WHICH WORK IS DONE.
   b) CONTRACTOR SHALL RE-USE EXISTING SPARE BRANCH CIRCUIT BREAKER AND/OR EXISTING BRANCH CIRCUITS PRESENTLY SERVING ELECTRICAL DEVICES BEING REMOVED IN AREAS BEING REMODELED. ACTUAL CIRCUIT NUMBERS MAY VARY FROM ACTUAL FIELD CONDITIONS BUT ARE SHOWN TO FACILITATE CIRCUITING LAYOUT.
9. ALL MATERIAL REMOVED SHALL BE SISPOSED OF AS DIRECTED BY OWNER.
10. ALL WIRING INDICATED AS EXISTING IS BASED ON ORIGINAL CONTRACT DRAWINGS AND IS TO BE VERIFIED BY CONTRACTOR AT JOB SITE.
11. MINIMUM WIRE SIZE SHALL BE # 12 THHN / THWN UNLESS OTHERWISE NOTED ON PLANS.
12. ALL CONDUCTORS SHALL BE COPPER RUN IN METALLIC CONDUIT.
13. ALL CONDUCTORS SHALL BE RUN IN CONDUIT (METALLIC TYPE). IF PVC SCHEDULE 40 IS USED FOR UNDERGROUND FEEDERS ONLY, AN EQUIPMENT GROUND CONDUCTOR SIZED IN ACCORDANCE WITH N.E.C. 250-122 MUST BE INSTALLED AND CONDUIT SIZE INCREASED AS REQUIRED.
14. ALL MATERIALS SHALL BE U.L. APPROVED.
15. NEW TYPEWRITTEN PANEL TALLY SHALL BE FURNISHED AFTER JOB IS COMPLETED.
16. ALL BRANCH CIRCUITS SHALL BE PROPERLY PHASE BALANCED.
17. ALL NON POWER RELATED WIRING I N CEILING AIR CONDITIONING PLENUM RUNNING WITHOUT CONDUIT SHALL BE TEFLON COATED CLASSIFIED FOR USE IN PLENUMS.
18. SEE ARCHITECTURAL DRAWING FOR INFORMATION CONCERNING EXISTING CONDITIONS AND COUNTER DETAILS.
19. ALL BRANCH CIRCUITS TO HAVE A GREEN EQUIPMENT GROUNDING CONDUCTOR SIZED AS PER N.E.C. 250.122.
20. ALL DEVICES IN EXISTING WALLS NOT AFFECTED BY NEW CONSTRUCTION SHALL REMAIN ACTIVE.
21. ALL EMPTY CONDUITS TO BE PROVIDED WITH NYLON PULL STRINGS.
22. FUSES SHALL BE DUAL ELEMENT, TIME DELAY TYPE UNLESS OTHERWISE NOTED.
23. ALL LUMINARIES SHALL BE PROPERLY SUPPORTED IN ACCORDANCE WITH THE CEILING SYSTEM MANUFACTURER RECOMMENDATIONS AND LOCAL CODE REQUIREMENTS.
24. RISERS ARE DIAGRAMMATIC ONLY. THEY DO NOT SHOW EVERY BEND REQUIRED FOR THE INSTALLATION.
25. THIS DRAWING IS A GUIDE FOR THE ELECTRICAL INSTALLTION. THE ELECTRICAL CONTRACTOR IS RESPONSIBLE TO PROVIDE A FUNCTIONING SYSTEM.
26. ALL CABLES SHALL BE RUN WITH OUT SPLICES EXCEPT IF OTHERWISE INDICATED.
27. ALL PULL AND JUNCTION BOXES SHAL BE ACCESSIBLE AT ALL TIMES.
28. EXACT POINT AND METHODS OF CONNECTION SHALL BE DETERMINED IN FIELD.
29. ALL WORK SHALL BE DONE IN A NEAT AND WORKMANLIKE MANNER.
30. ALL LOADS IN EXISTING PANELBOARDS ARE ESTIMATED.
31. CONTRACTOR SHALL INCLUDED IN HIS/HER BID SPECIFICATION BOOK REQUIREMENTS. NO EXTRAS WILL BE ALLOWED FOR FAILURE TO DO SO.
32. THE ELECTRICAL CONTRACTOR'S SUB-CONTRACTOR IS RESPONSIBLE FOR CHECKING ALL VOLTAGES ON PLANS UPON FIRST VISIT TO THE SITE. THE IN COMING SERVICE SHOULD CORRESPOND TO THE SPECIFICATIONS FOR THE LIGHTING FIXTURES AND THE H.V.A.C. EQUIPMENT AND BE PROPERLY NOTED ON THE ELECTRICAL PANEL DIAGRAMS AND RISERS. ANY DISCREPANCIES SHOULD BE REPORTED TO THE ARCHITECT IMMEDIATELY.
32. ALL RACEWAY ROUTED, INSULATED CONDUCTORS SYSTEM SHALL BE COLOR CODED AS FOLLOWS:

120/240V. 3ø SYSTEM
PHASE 'A' BLACK
PHASE 'B' ORANGE HOT LEG
PHASE 'C' BLUE
NEUTRAL WHITE GROUND GREEN

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

JOSE M. MARTINEZ
LICENSE
No. 56018
STATE OF FLORIDA
PROFESSIONAL ENGINEER

JMM Consulting Engineers LLC
Certificate Of Authorization #9692
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103
Miami, Florida 33173
TEL (305) 255-1621
FAX (305) 271-0090

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

NUMBER:	DATE:	ITEM:
1	10/06/14	CITY COMMTS. / CHANGE OF SCOPE
	XX-XX-XX	ISSUED FOR PERMIT

REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

PRJ. MNGR. J.M.M. | DRAWING BY SM, JMM | SCALE AS SHOWN

SHEET TITLE
PANEL SCHEDULES

JOB NUMBER 14010.00
DATE 05-23-14
SHEET NUMBER E2.05

ADDITIONAL ELECTRICAL NOTES

1 ALL MAIN DISCONNECT SHALL BE IDENTIFIED. INDICATE THE EXISTING LOAD SERVED RE-LABEL MAINS AS REQUIRED. ELECTRICAL CONTRACTOR SHALL IDENTIFY EXISTING FEEDER.

2 POWER SUPPLY SHALL BE IDENTIFIED AT EACH PANEL @ MAIN WITH PERMANENT LABELS. VERIFY BONDING CONNECTIONS FOR ALL MAIN AND PANEL.

3 ABANDONED EQUIPMENT SHALL BE REMOVED COMPLETELY. VERIFY WITH OWNER (REMOVED ALL ELECTRICAL BOXES, CONDUITS AND WIRES THAT ARE NOT IN USE VERIFY W/ OWNER.)

5 PROVIDE FIRE SEALING AT WALL AND CEILING PENETRATIONS. PROVIDE CONDUIT AS PER NEC IF REQUIRED.

6 NO LOOSE WIRING ALLOWED.

7 • VERIFY AND PROVIDE GROUNDING EQUIPMENT FOR ALL PANELS IN COMPLIANCE NEC-250, IF REQUIRED. (EXISTING GROUND TO REMAIN.)

8 ALL MISSING SCREWS FROM EQUIPMENT OR DISCONNECT COVERS SHALL BE PROVIDED.

9 EC TO VERIFY AND PROVIDE DEDICATED CLEARANCES SPACE (COMPLY WITH ARTICLE 110-26 OF THE NATIONAL ELECTRICAL CODE.)

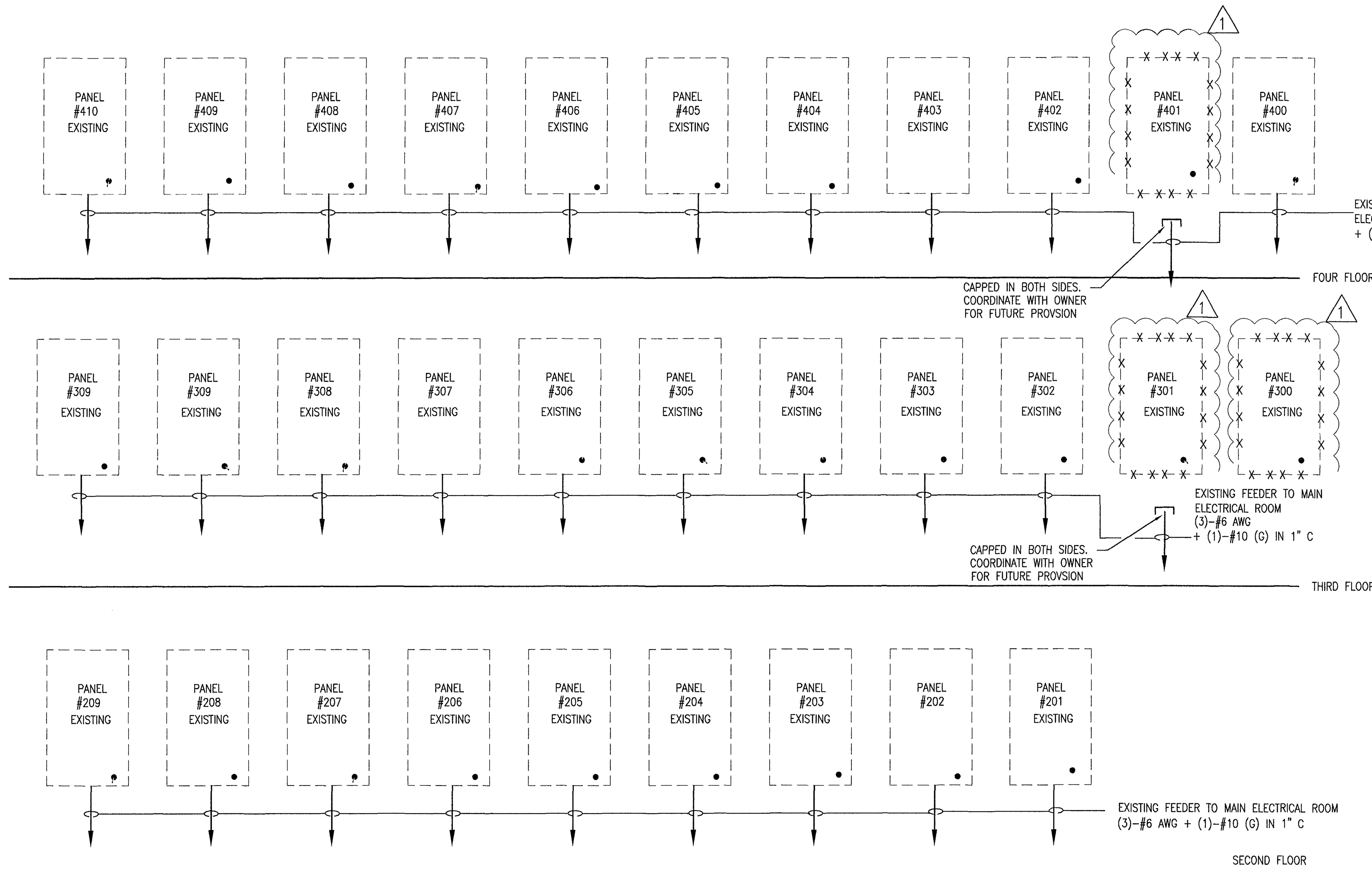
10 EXISTING GROUND TO REMAIN. PROVIDE AS PER NEC-250

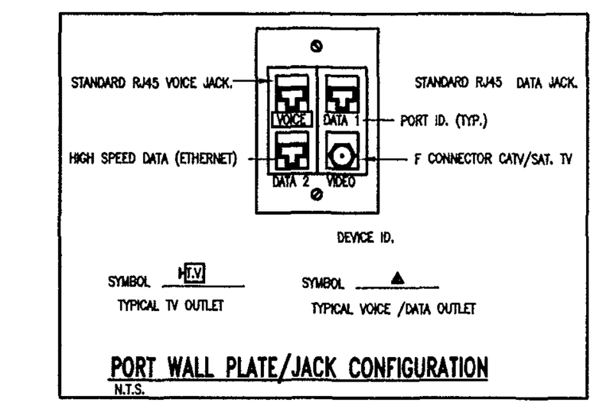
11 REPLACE ANY AGED COTTON INSULATED WIRING WITH NEW THERMOPLASTIC INSULATION WIRINGS.

12 COORDINATE WITH ARCHITECT AND OWNER FOR CONCRETE BOLLARD FOR TRAFFIC PROTECTION FOR EXISTING AND NEW MAIN

LOAD ANALYSIS FOR UNITS

THIS PROJECT INVOLVES INTERIOR RENOVATION ONLY. FOR UNITS NO ADDITIONAL LOADS ARE REQUIRED.





PORT WALL PLATE/JACK CONFIGURATION

N.T.S.

NOTES:

1. ELECTRICAL WORK SHALL COMPLY WITH EIA-TIA.
2. PRIOR TO ANY WORK COORDINATE WITH EACH PROVIDER FOR ACCESSORIES, MOUNTING HEIGHT, ETC.
3. REQUIRED FIRE RATING OF ALL WALLS.
4. REFER TO FLOOR PLAN FOR EXACT QUANTITIES AND LOCATIONS OF STRUCTURED MEDIA OUTLETS. VERIFY WITH OWNER.
4. CONTRACTOR SHALL COORDINATE WITH BELLSOUTH AND CABLE TV COMPANY SERVICE PRIOR TO PRIOR TO COMMENCEMENT OF WORK.

INSTALLATION INSTRUCTIONS FOR UL No. CAJ1149

STEP 1 - PREPARATION: ALL SURFACES MUST BE CLEAN, SOUND, DRY AND FROST FREE PRIOR TO APPLICATION OF MATERIALS.

STEP 2 - BACKING MATERIAL: PACK MINERAL WOOL TIGHTLY AROUND THE PENETRATING ITEM TO THE DEPTH SHOWN IN THE DRAWINGS, AND RECESS IT BELOW THE TOP SURFACE OF THE FLOOR (OR BOTH SURFACES OF A WALL) TO ALLOW PROPER SPACE FOR THE FIRESTOP MATERIAL.

STEP 3 - FIRESTOP SEALANT: APPLY THE FIRESTOP SEALANT OVER THE BACKING MATERIAL TO THE DEPTH SHOWN. IF THE PIPE IS OFFSET TO ONE SIDE, APPLY A 1/2" BEAD OF FIRESTOP SEALANT AROUND ITS CIRCUMFERENCE WHERE IT CONTACTS THE WALL OR FLOOR.
WALL PENETRATIONS REQUIRED FIRESTOP SEALANT ON BOTH SIDES. LEAVE COMPLETED SEAL UNDISTURBED FOR 48 HOURS.

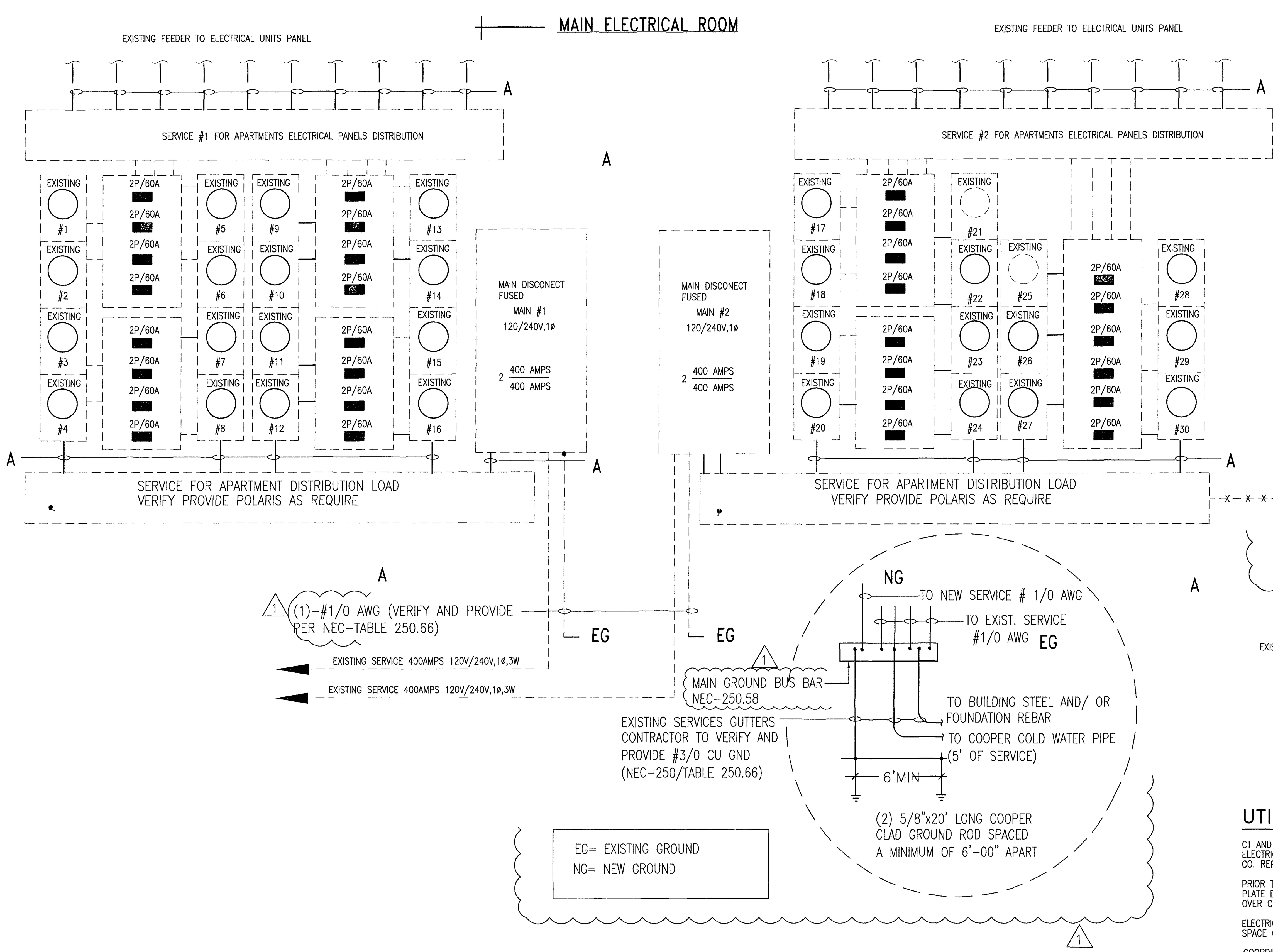
ADDITIONAL ELECTRICAL NOTES

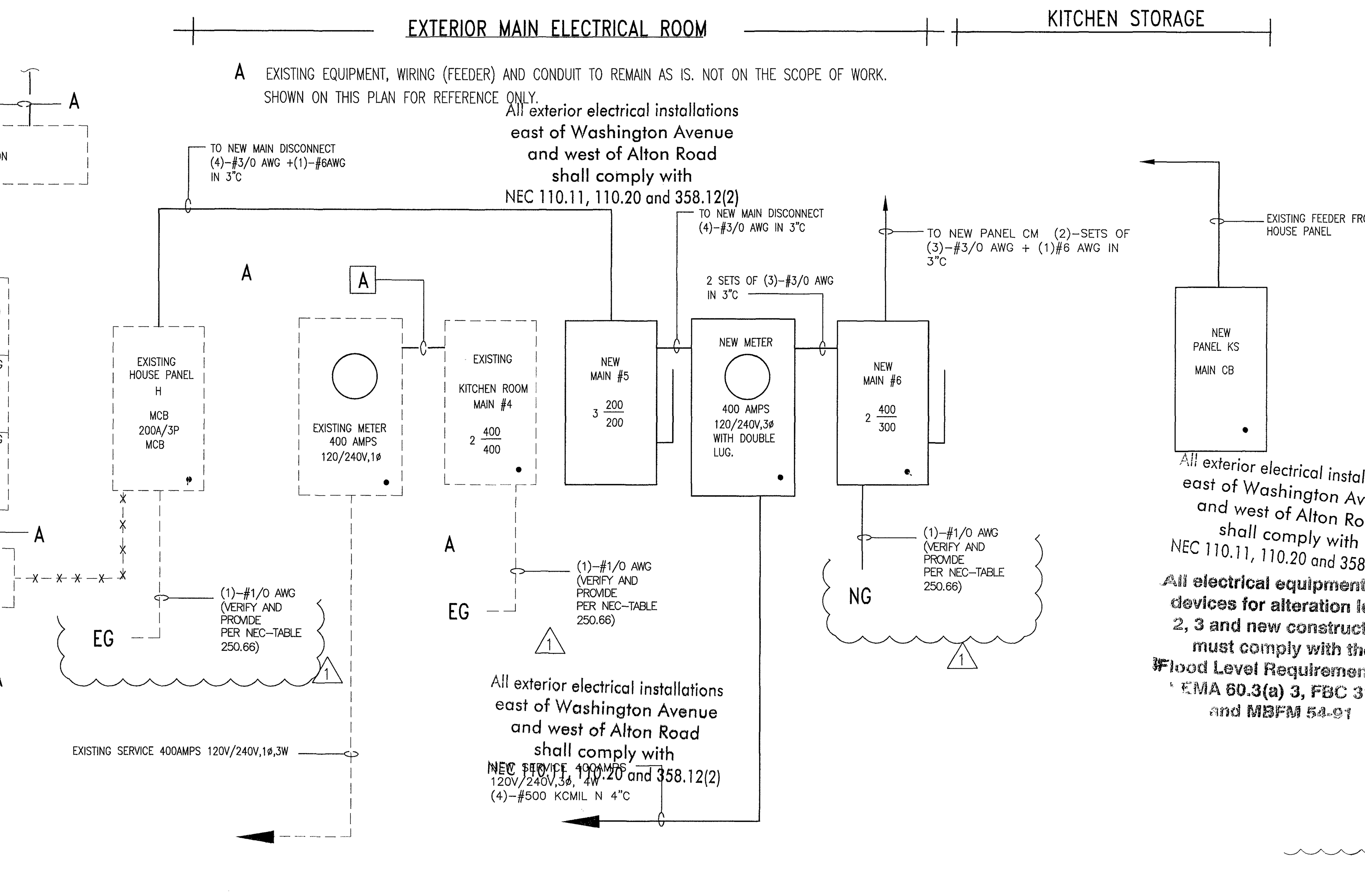
ALL ELECTRICAL EQUIPMENT INDICATED BY A "X" CROSSED LINE IS TO BE REMOVED COORDINATE WITH OWNER

ALL ELECTRICAL EQUIPMENT INDICATED BY A CONTINUOS LINE IS NEW

ALL ELECTRICAL EQUIPMENT INDICATED BY A DASHED LINE IS EXISTING TO REMAIN

THE EXISTING BRANCH CIRCUIT NUMBERS SHOWN ON THIS PLAN ARE FOR REFERENCE ONLY. THE CONTRACTOR SHALL RE-USE ALL POSSIBLE EXISTING BRANCH CIRCUITS SERVING THIS AREA. PROVIDE AS-BUILT DOCUMENTS TO REFLECT ACTUAL CIRCUITS USED. PROVIDE NEW TYPED PANEL SCHEDULES DIRECTORY REFLECTING EACH RESPECTIVE BREAKER USED. THIS DRAWING HAS BEEN CREATED TO REFLECT EXISTING. AS-BUILT CONDITIONS PROVIDED BY OWNER AND ARCHITECT.





A EXISTING EQUIPMENT, WIRING (FEEDER) AND CONDUIT TO REMAIN AS IS. NOT ON THE SCOPE OF WORK. SHOWN ON THIS PLAN FOR REFERENCE ONLY.

All exterior electrical installations east of Washington Avenue and west of Alton Road shall comply with NEC 110.11, 110.20 and 358.12(2)

All exterior electrical installations east of Washington Avenue and west of Alton Road shall comply with NEC 110.11, 110.20 and 358.12(2)

All exterior electrical installations east of Washington Avenue and west of Alton Road shall comply with NEC 110.11, 110.20 and 358.12(2)

All electrical equipment and devices for alteration level 2, 3 and new construction must comply with the Flood Level Requirements of FEMA 60.3(a) 3, FBC 3110 and MBFM 54-91

ELECTRICAL RISER DIAGRAM

N.T.S.

SHOWN FOR REFERENCE ONLY.

UTILITY SERVICE NOTES:

CT AND METER INSTALLATION CONNECTION AND ALL WORK RELATED TO ELECTRICAL POWER SERVICE SHALL BE COORDINATED WITH UTILITY CO. REPRESENTATIVE.

PRIOR TO INSTALLATION OF ROUGH ELECTRICAL WIRING, CHECK NAME PLATE DATA EQUIPMENT INVOLVED TO OBTAIN CORRECT SIZES AND OVER CURRENT PROTECTION.

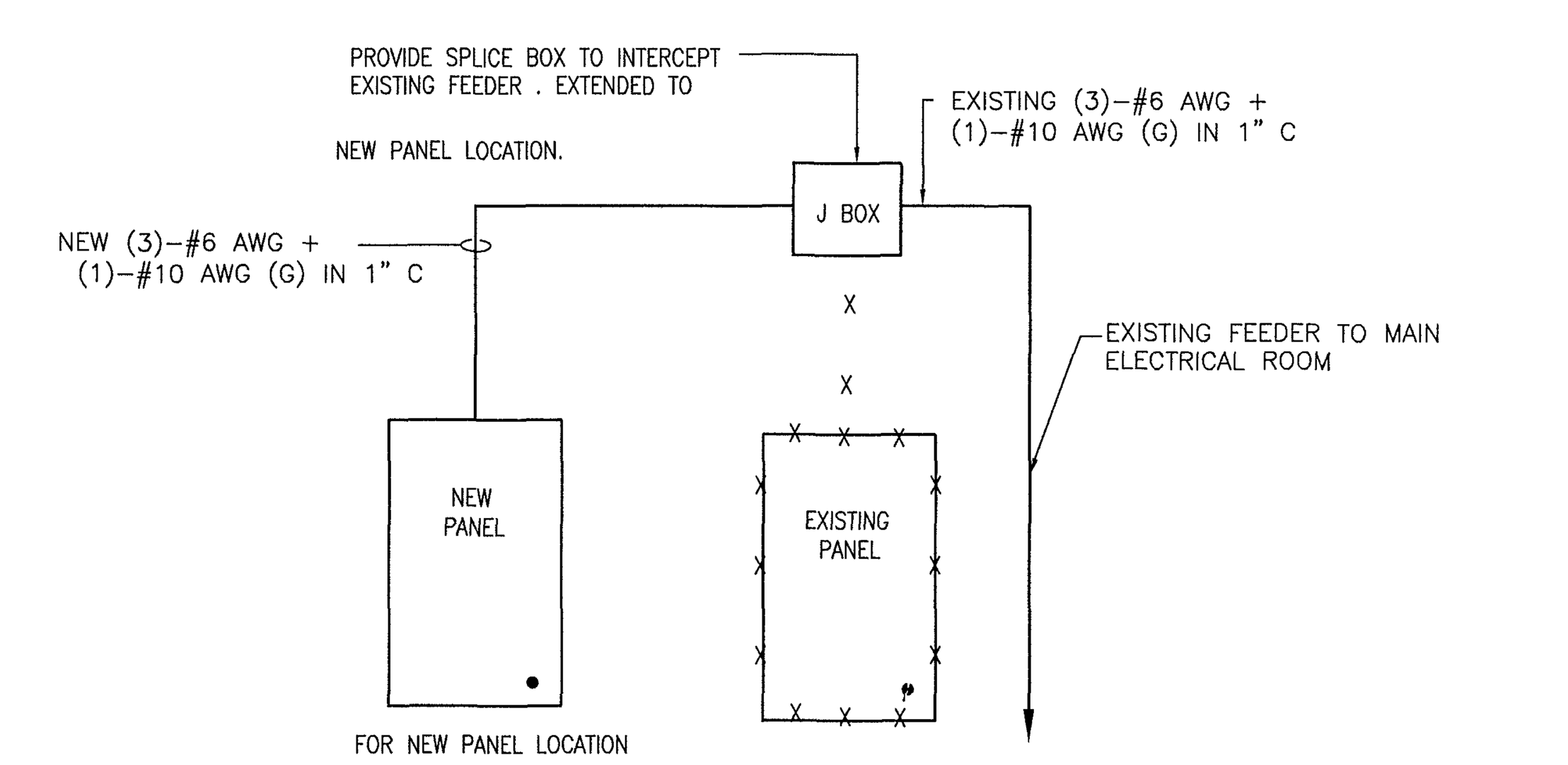
ELECTRICAL INSTALLATION SHALL CONFORM TO N.E.C. FOR DEDICATED SPACE CLEARANCES AND GROUNDING REQUIREMENTS.

COORDINATE NEW SERVICE REQUIREMENTS WITH POWER CO. PRIOR TO COMMENCEMENT OF WORK.

ALL EQUIPMENT TO BE MOUNTED ABOVE FLOOD LEVEL.

CONTRACTOR TO PROVIDE AND VERIFY EQUIPMENT GROUNDING CONDUCTOR AS PER NEC250-122

ENGINNER ASSUMED A FAULT CURRENT OF 65K AIC. CONTRACTOR SHALL COORDINATE WITH POWER CO. FOR ACTUAL FAULT CURRENT. EQUIPMENT INSTALLED SHALL WITHSTAND POWER CO. AVAILABLE FAULT CURRENT.



ELECTRICAL DETAIL FOR UNITS PANEL CONNECTION

JMM Consulting Engineers LLC
Certificate OF Authorization #9692
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL (305) 255-1621
Miami, Florida 33173 FAX (305) 271-0090

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

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REGISTRATION # 7871

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REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

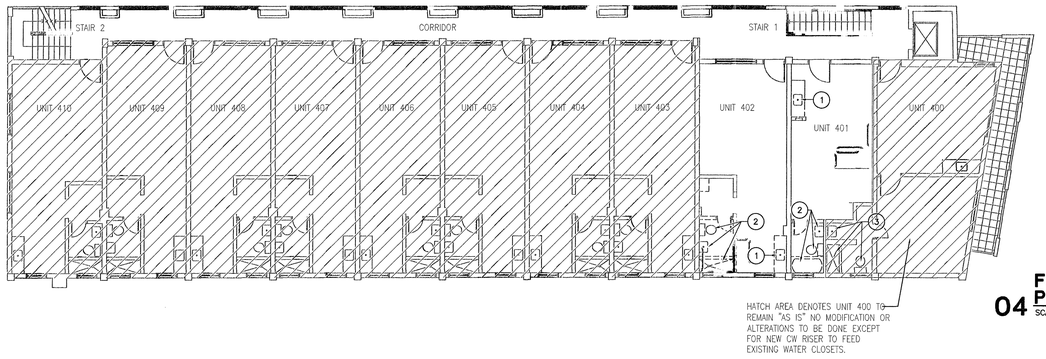
JOSE M. MARTINEZ LICENSE No. 58018 STATE OF FLORIDA PROFESSIONAL ENGINEER 10/14/14

PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

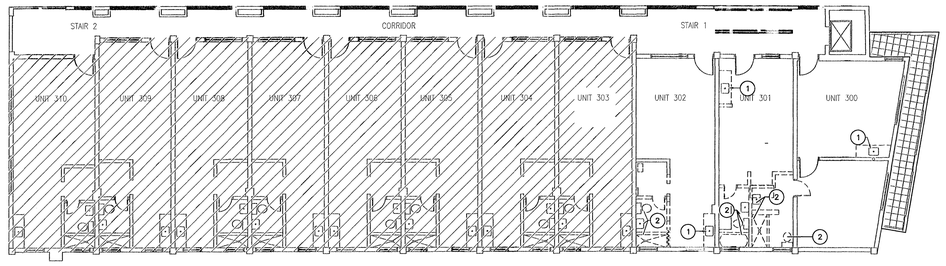
SHEET TITLE

PARTIAL ELECTRICAL RISER

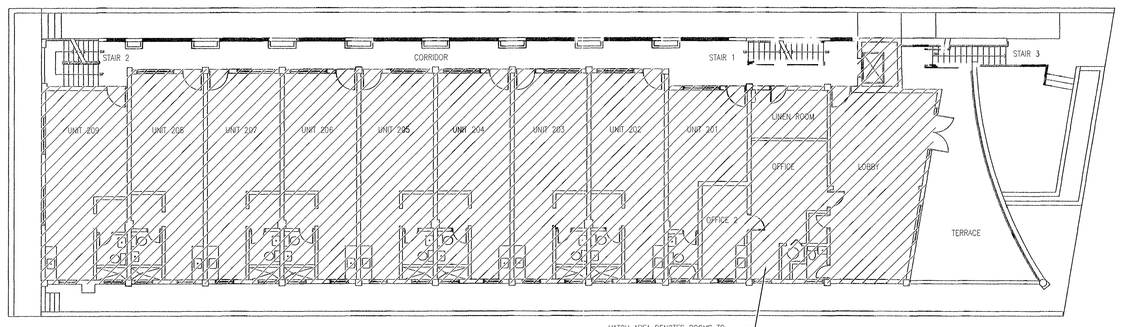
JOB NUMBER	SHEET NUMBER
14010.00	E2.06
DATE 05-23-14	



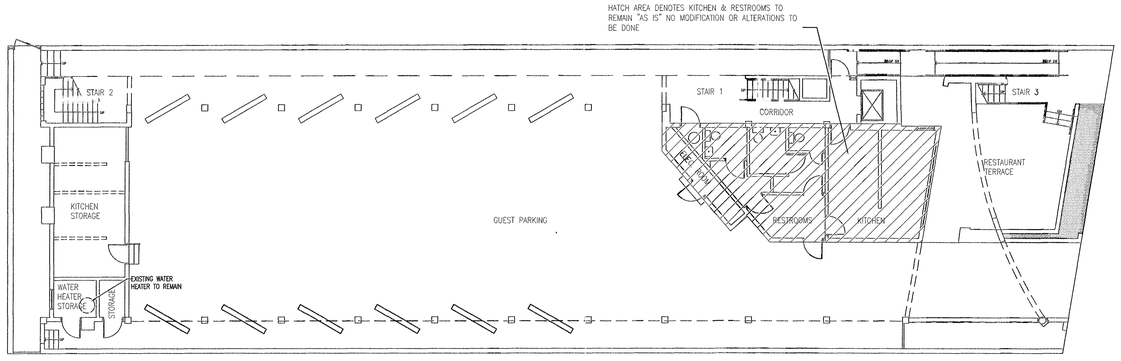
04 FOURTH LEVEL PLUMBING DEMOLITION PLAN
SCALE: 1"=10'



03 THIRD LEVEL PLUMBING DEMOLITION PLAN
SCALE: 1"=10'



02 SECOND LEVEL PLUMBING DEMOLITION PLAN
SCALE: 1"=10'



01 GROUND LEVEL PLUMBING DEMOLITION PLAN
SCALE: 1"=10'

KEY NOTES:

1. EXISTING KITCHEN SINK TO BE REMOVED. CONTRACTOR TO CAP EXIST. SAN. CW & HW LINES OUTOF SIGHT.
2. EXISTING BATHROOM FIXTURES, TO BE REMOVED.
3. EXISTING BATHROOM FIXTURES TO REMAIN.

City of Miami Beach
Fire Prevention Division
PLANS APPROVED
REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

N

Consulting Engineers LLC
Certificate of Authorization #6632
Jose M. Martinez, P.E. #60018
10251 SUNSET DRIVE Suite 103
Miami, Florida 33173
TEL (305) 255-1621
FAX (305) 271-0000

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

⚠	10/06/14	CITY COMMTS. / CHANGE OF SCOPE
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NUMBER:	DATE:	ITEM:

REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

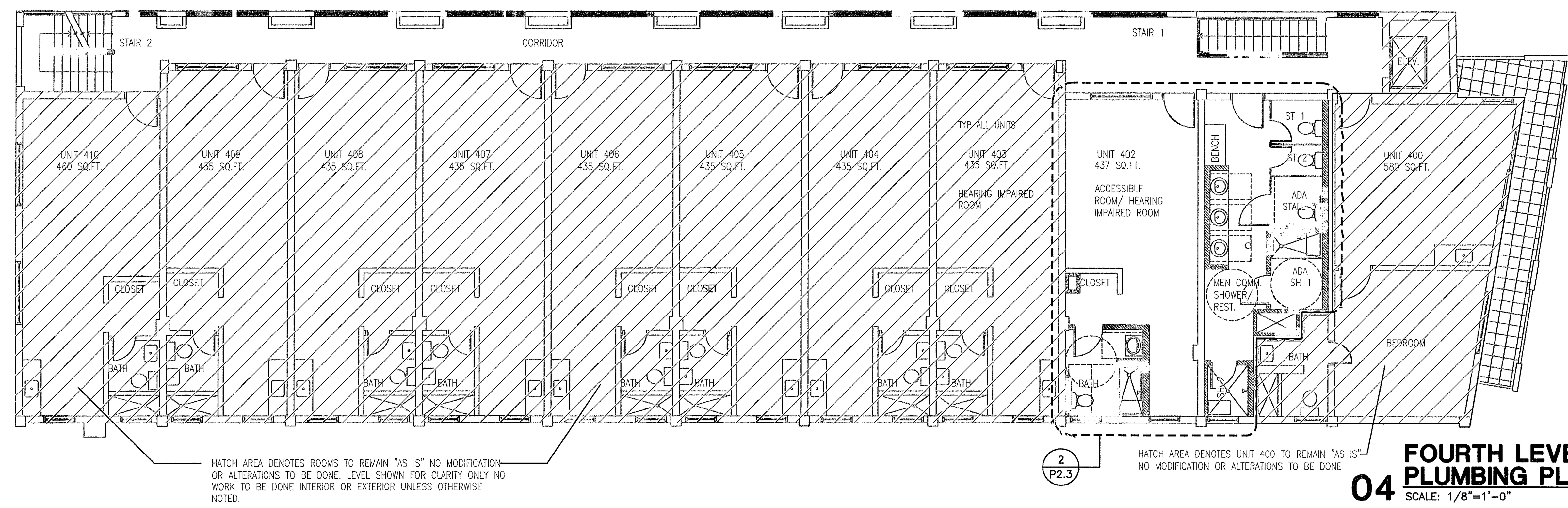
PRJ. MNGR.	DRAWING BY:	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE

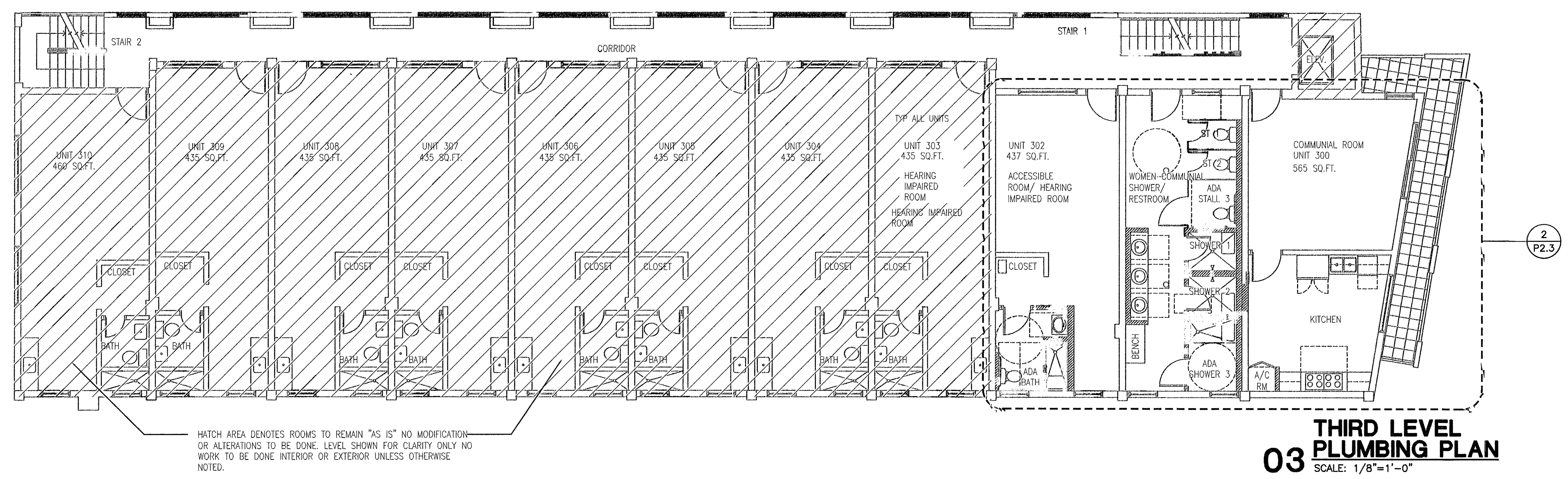
PLUMBING DEMOLITION FLOOR PLANS

JOSE M. MARTINEZ LICENSE NO. 60018 STATE OF FLORIDA PROFESSIONAL ENGINEER

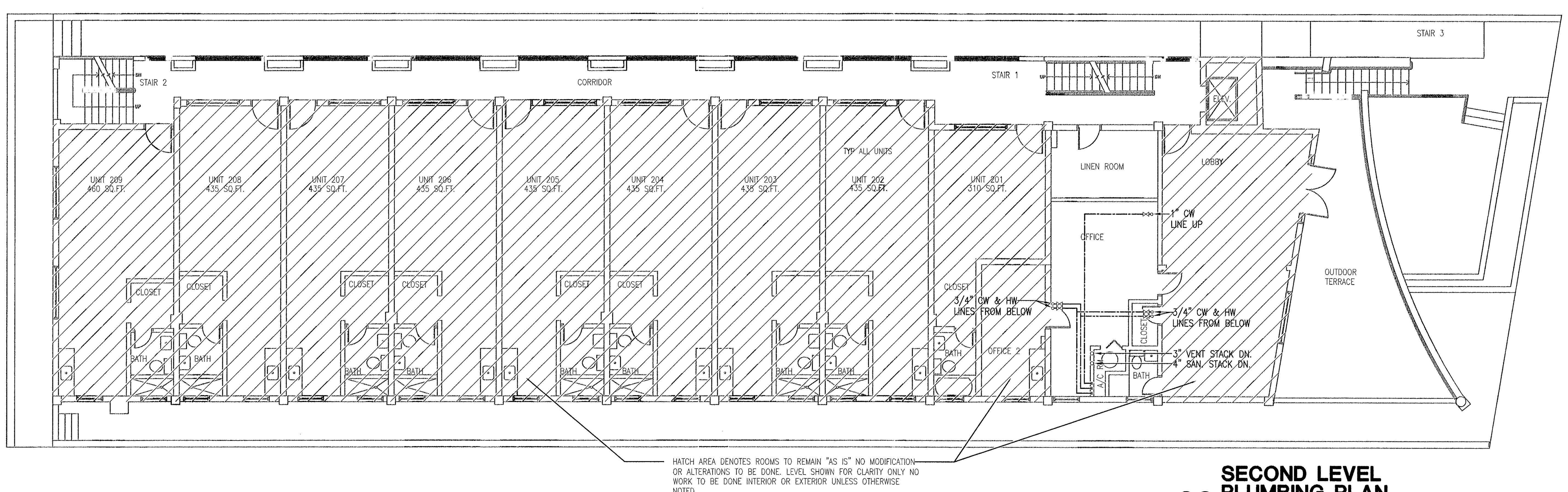
JOB NUMBER	SHEET NUMBER
14010.00	⚠ P1.01
DATE 05-23-14	



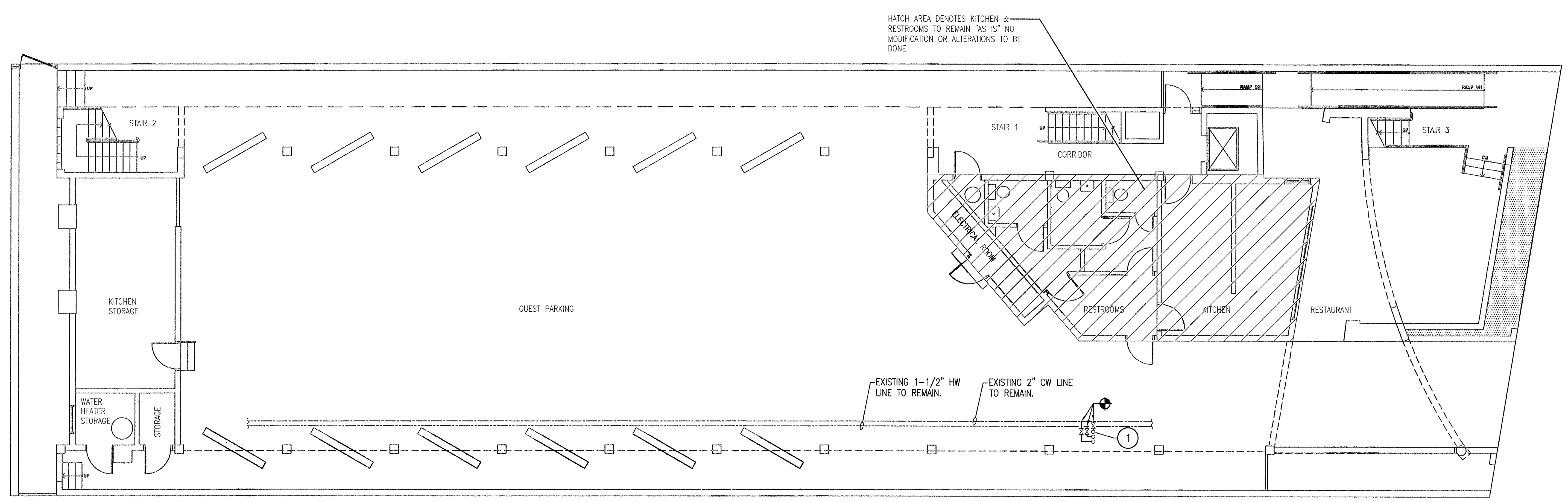
04 FOURTH LEVEL PLUMBING PLAN
SCALE: 1/8"=1'-0"



03 THIRD LEVEL PLUMBING PLAN
SCALE: 1/8"=1'-0"



02 SECOND LEVEL PLUMBING PLAN
SCALE: 1/8"=1'-0"



01 GROUND LEVEL PLUMBING PLAN
SCALE: 1/8"=1'-0"

KEY NOTES

1. NEW WATER RISER TO FEED WATER CLOSETS ONLY.

JMM Consulting Engineers LLC
Certificate Of Authorization #9692
Jose M. Martinez, P.E. #56018
10851 SUNSET DRIVE Suite 103 TEL (305) 256-1821
Miami, Florida 33173 FAX (305) 271-0090

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
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City of Miami Beach
Fire Prevention Division
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FIRE DEPARTMENT

JOSE M. MARTINEZ
LICENSE No. 56018
STATE OF FLORIDA
PROFESSIONAL ENGINEER

HOTEL EVA INTERIOR IMPROVEMENTS

1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

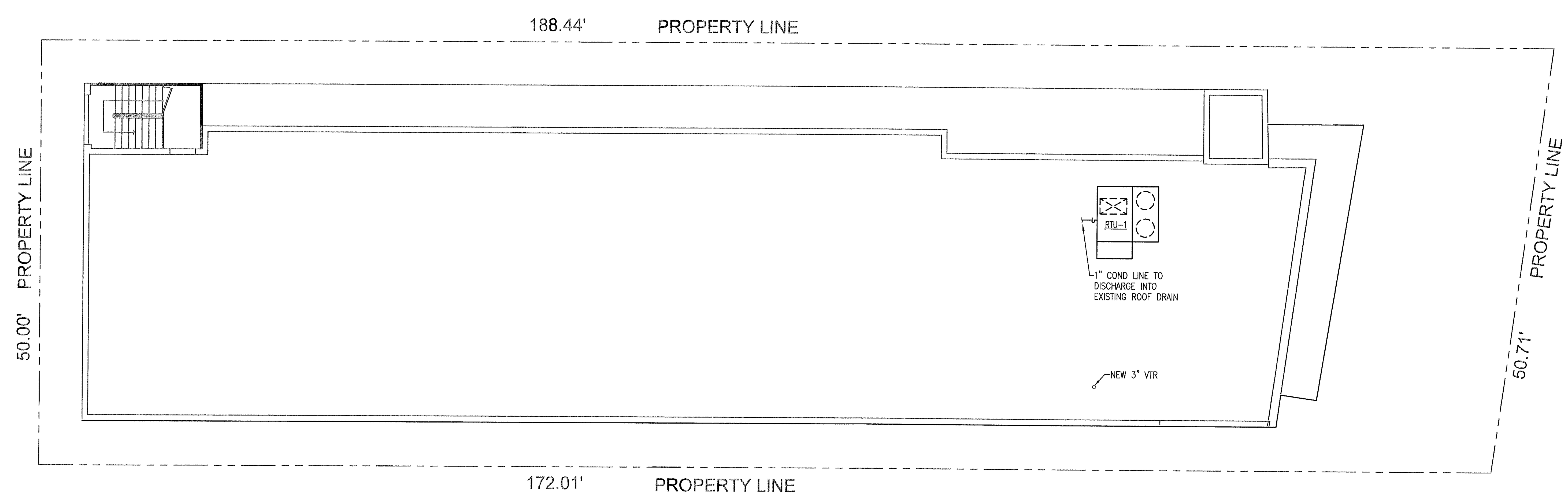
SHEET TITLE

NEW OVERALL PLUMBING FLOOR PLANS

N

JOB NUMBER	SHEET NUMBER
14010.00	P1.02

DATE
05-23-14



01 **ROOF LEVEL PLUMBING PLAN**
SCALE: 1/8"=1'-0"

N

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

REVIEWED
CITY OF MIAMI BEACH
PLANS DEPARTMENT

JMM Consulting Engineers LLC
Certificate OF Authorization #9692
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL. (305) 255-1621
Miami, Florida 33173 FAX (305) 271-0090

JOSE M. MARTINEZ
LICENSE
No. 56018
STATE OF FLORIDA
PROFESSIONAL ENGINEER

BEAME ARCHITECTURAL PARTNERSHIP

3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

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1506 COLLINS AVENUE
MIAMI BEACH,
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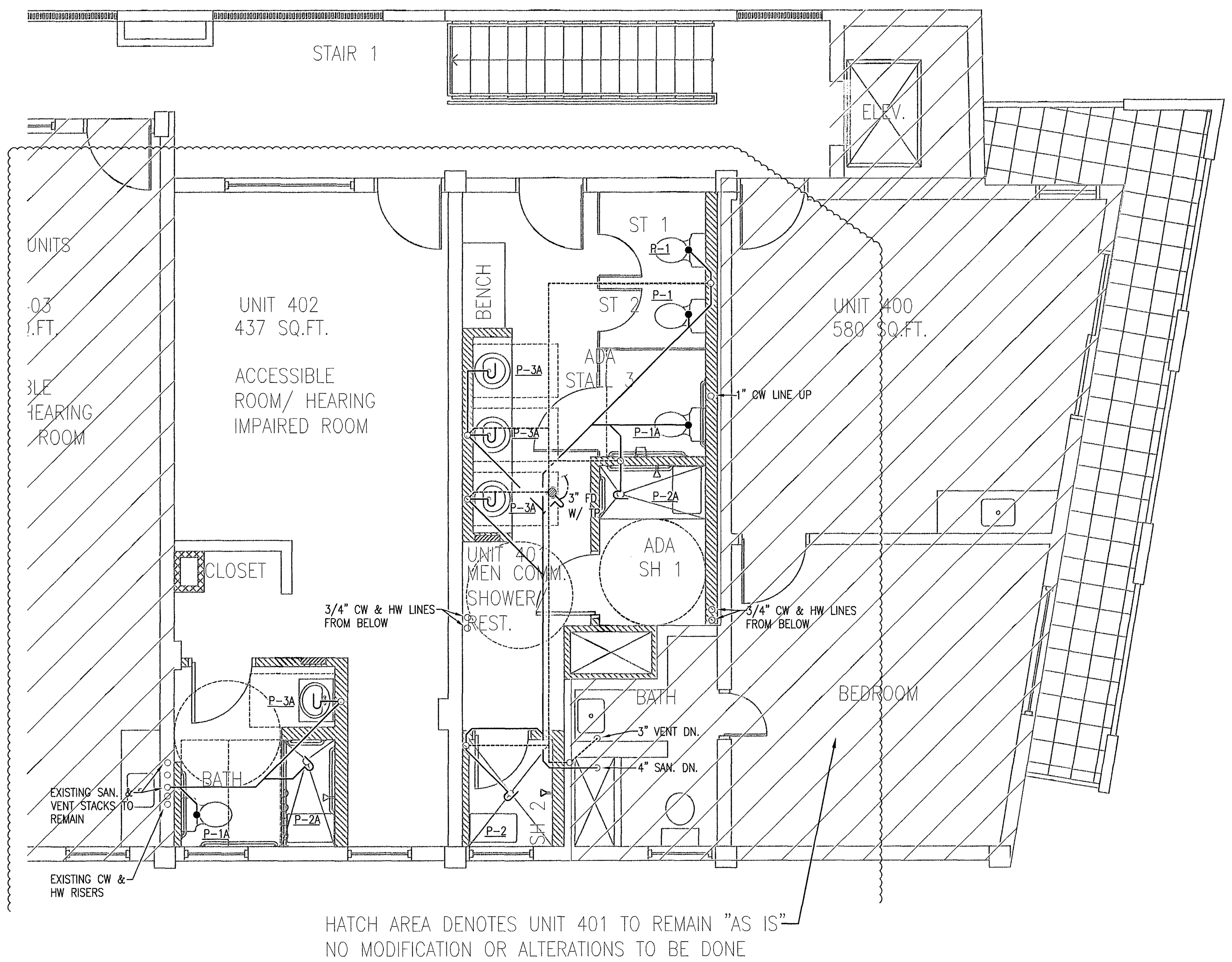
PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE

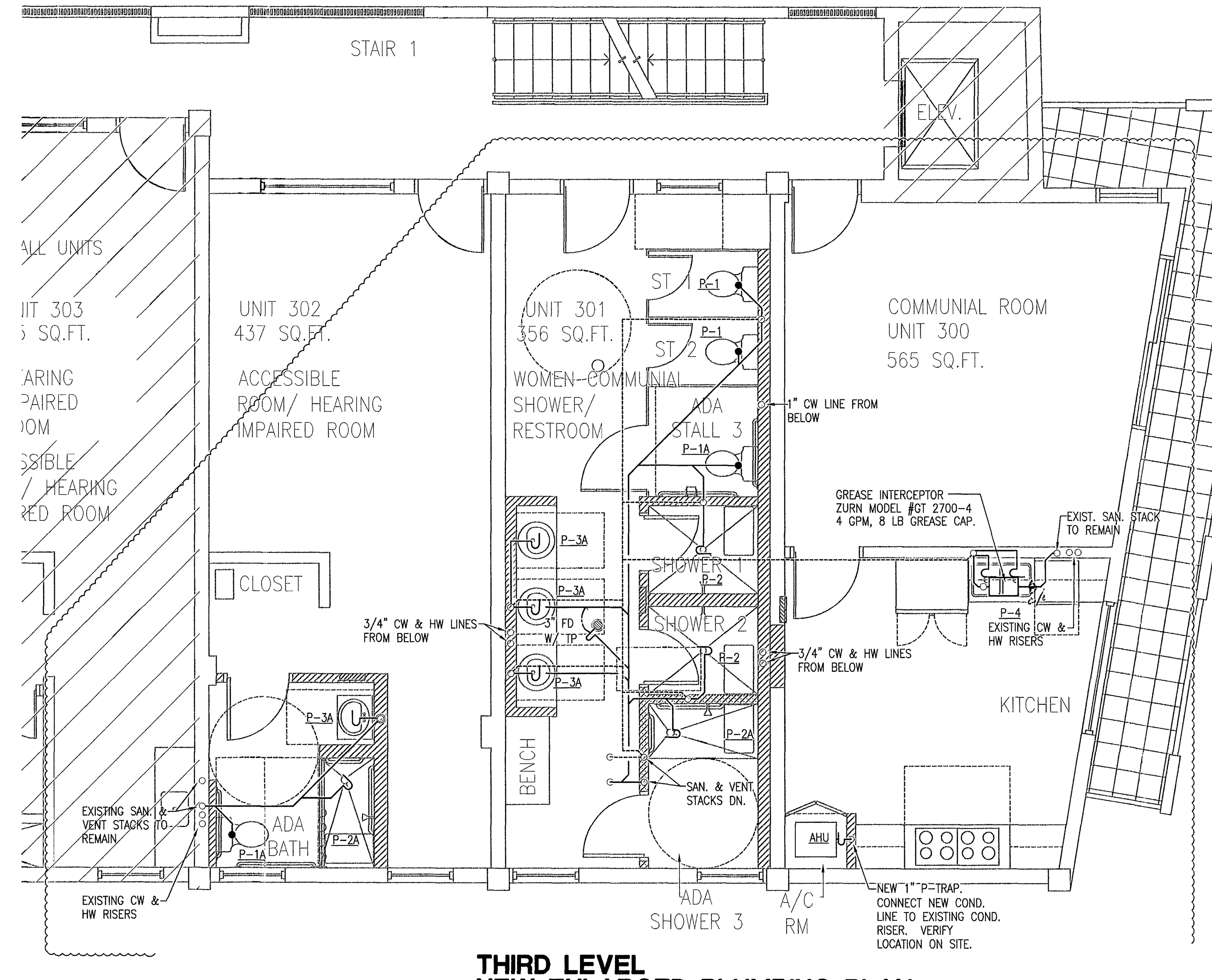
NEW PLUMBING ROOF PLAN AND RISERS

JOB NUMBER	SHEET NUMBER
14010.00	P1.03

DATE
05-23-14

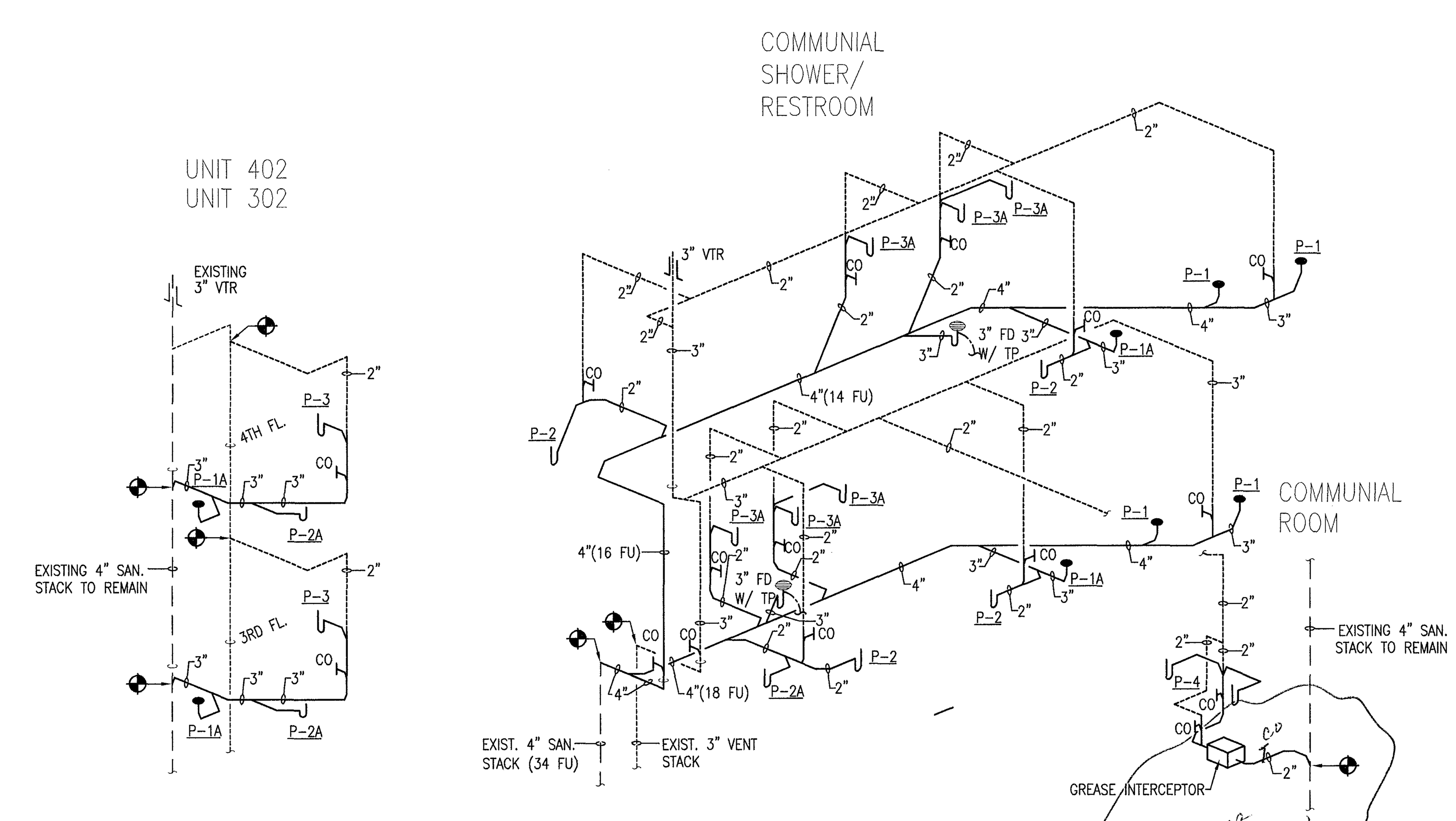


02 FOURTH LEVEL
ENLARGED PLUMBING PLAN
SCALE: 1/8"=1'-0"

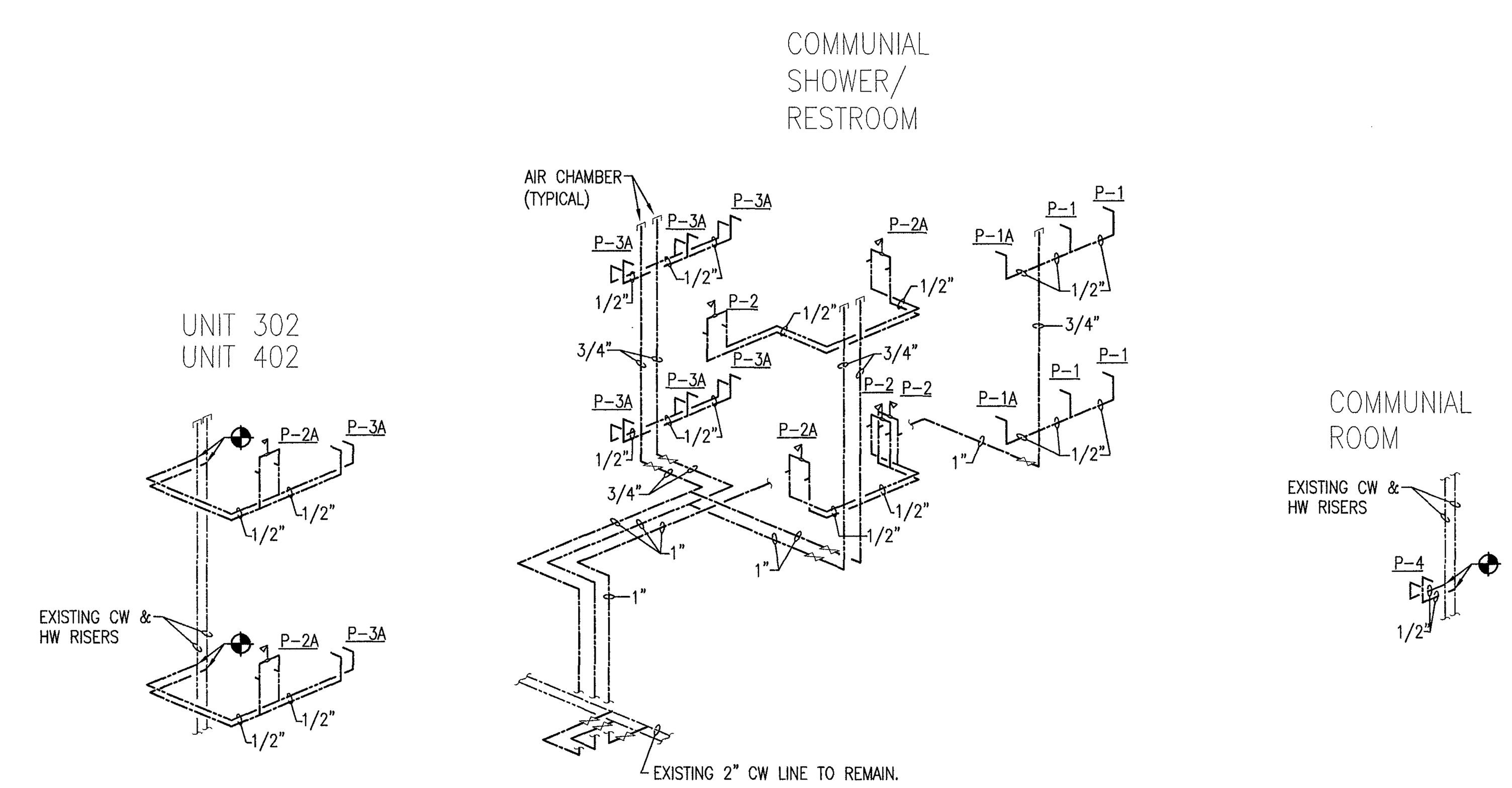


01 THIRD LEVEL
NEW ENLARGED PLUMBING PLAN
SCALE: 1/8"=1'-0"

GREASE INTERCEPTOR FLOW CALCULATION:
BASED ON FPC TABLE 1003.3.4.1
1) 2-COMP SINK 4 GPH =4 GALLONS
=4 GALLONS



SANITARY PIPING ISOMETRICS
N.T.S.



DOMESTIC WATER ISOMETRICS
N.T.S.

JMM Consulting Engineers LLC
Certificate OF Authorization #9692
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL (305) 255-1621
Miami, Florida 33173 FAX (305) 271-0090
TO THE BEST OF MY KNOWLEDGE, THE PLANS AND SPECIFICATIONS SUBMITTED HEREWITH COMPLY WITH EXISTING INTERPRETATIONS AND PROVISIONS OF THE APPLICABLE BUILDING CODES. THIS DRAWING IS THE SOLE PROPERTY OF JMM CONSULTING ENGINEERS, LLC AND IS AN INSTRUMENT OF SERVICE NOT TO BE REPRODUCED IN WHOLE OR IN PART WITHOUT THE EXPRESS WRITTEN PERMISSION OF JMM CONSULTING ENGINEERS, LLC.

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
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1506 COLLINS AVENUE
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CITY OF MIAMI BEACH
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HOTEL EVA INTERIOR IMPROVEMENTS
1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE
NEW ENLARGED PLUMBING FLOOR PLANS

JOSE M. MARTINEZ LICENSE No. 56018 STATE OF FLORIDA PROFESSIONAL ENGINEER

JOB NUMBER	SHEET NUMBER
14010.00	P1.04
DATE 05-23-14	

PLUMBING GENERAL NOTES

1. ALL WORK TO BE DONE IN ACCORDANCE WITH THE FLORIDA PLUMBING AND BUILDING CODES 2010 EDITION.

2. PLUMBING CONTRACTOR SHALL GUARANTEE ALL WORK FREE OF DEFECTS IN MATERIALS AND WORKMANSHIP FOR A PERIOD OF ONE YEAR FROM DATE OF ACCEPTANCE.

3. ALL PIPING SHALL BE INSTALLED RECESSED IN BLOCK WALLS, CHASES OR PARTITIONS.

4. PLUMBING CONTRACTOR SHALL PAY ALL FEES, INSPECTION AND CONNECTION CHARGES REQUIRED.

5. COORDINATE ALL WORK WITH OTHER TRADES.

6. PROVIDE SHOCK ABSORBERS SIZE, QUANTITY AND LOCATION AS PER P.D.I. STANDARDS.

7. PROVIDE SHUT-OFF VALVE FOR EACH GROUP OF FIXTURE AND EACH FIXTURE SUPPLY.

8. WHEREVER DISSIMILAR METALS ARE TO BE JOINED, A DIELECTRIC FITTING SHALL BE PROVIDED TO CONNECT BOTH TYPES OF PIPES.

9. CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE ALL ROUGH-INS WITH THE MANUFACTURER BEFORE MAKING ANY INSTALLATION.

10. POTABLE HOT AND COLD WATER SYSTEMS SHALL BE "LEAD FREE" WITH LEAD CONTENT NOT EXCEEDING 0.2 PERCENT FOR SOLDER AND FLUXES AND 8 PERCENT FOR PIPE FITTINGS, FIXTURES AND TRIM. CONTRACTOR SHALL VERIFY MANUFACTURER'S COMPLIANCE.

11. ALL POTABLE HOT AND COLD WATER SYSTEMS SHALL BE FLUSHED CLEAR, STERILIZED WITH AN APPROVED SOLUTION AND THROUGHLY FLUSHED OF ALL RESIDUAL SOLUTION AFTER FINAL PRESSURE TESTS AND WITH ALL TRIM AND CONNECTIONS INSTALLED.

12. PROVIDE SHUT-OFF AND VACUUM BREAKER TO ALL HOSE BIBBS AND FAUCETS WITH HOSE-END CONNECTIONS.

13. ALL FLOOR DRAINS SHALL HAVE TRAP PRIMERS TO PROTECT THE SEAL OF THE TRAP.

14. PVC PIPING IS NOT ALLOWED IN RETURN AIR PLENUMS. IF RETURN AIR PLENUMS ARE USED, CONTRACTOR SHALL REPLACE ALL EXISTING PVC PIPING WITH CAST IRON OR COPPER PIPING.

15. DRAINAGE SYSTEM DESIGN IS BASED ON 1/8" PER FOOT MINIMUM FALL FOR PIPES 3" OR LARGER AND 1/4" PER FOOT MINIMUM FALL FOR PIPES 2" OR SMALLER, ANY DEVIATIONS SHALL BE APPROVED BY ARCHITECT/ENGINEER.

16. ALL VENT THROUGH ROOF OPENINGS SHALL BE OFFSETED TO A MINIMUM DISTANCE OF 3'-0" FROM PARRAPET WALL OR ROOF EDGE. SEE ARCHITECTURAL DRAWINGS FOR ROOF FLASHING. LEAD FLASHING WILL NOT BE ACCEPTED.

17. ALL MATERIAL SHALL BE NEW, UNUSED, BEST OF THEIR RESPECTIVE KINDS AND FREE FROM DEFECTS IN WORKMANSHIP; IN CONFORMANCE WITH THE LATEST PUBLICATIONS IN FORCE AT TIME OF BIDDING.

18. PIPE AND FITTINGS:

A. SANITARY SOIL AND VENT PIPING (WHERE PVC IS NOT ALLOWED): SERVICE WEIGHT CAST IRON BELL AND SPIGOT PIPE AND FITTINGS, ASTM.A74-75; NO HUB CAST IRON PIPE AND FITTINGS, CISPI. 301-72, OD DWV. COPPER PIPE WITH CAST BRASS OR WROUGHT COPPER SOLDER JOINT FITTINGS, ASTM. B306-79, (ABOVE GROUND). VENTING AS HEREIN BEFORE SPECIFIED OR GALVANIZED THREADED STEEL WITH MALLEABLE IRON FITTINGS.

B. DRAINAGE WASTE, VENT & GREASEWASTE PIPING: PVC DRAINAGE WASTE AND VENT PIPING (DWV) CONFORMING TO ASTM D-2665 AND CAST IRON HUB, PLAIN END ASTM A-74 WITH NEOPRENE GASKETS UNDERGROUND. PROVIDE PIPE HANGERS ON HORIZONTAL PIPING ABOVE CEILING NOT TO EXCEED 6 FT ON CENTER. NO PVC PIPING SHALL BE ALLOWED IN RETURN AIR PLENUM.

C. WATER PIPING: CPVC PIPING SCHEDULE 80 (MAIN WATER PIPES & RISERS) SCHEDULE 40 (BRANCH LINES)

D. CONDENSATE PIPING: AS HEREIN BEFORE SPECIFIED FOR SANITARY SOIL, WASTE AND VENT PIPING.

E. STORM DRAIN PIPING: AS HEREIN BEFORE SPECIFIED FOR SANITARY SOIL, WASTE AND VENT PIPING.

19. JOINTS AND METHODS OF CONNECTION:

A. CAST IRON BELL AND SPIGOT PIPE: COMPRESSION GASKET. INSTALL PER MANUFACTURER'S RECOMMENDATION. GASKET AND PIPE BY SAME MANUFACTURER.

B. CAST IRON NO-HUB PIPE: MAKE JOINTS WITH NEOPRENE RUBBER SLEEVE AND STAINLESS STEEL RING CLAMP PER MANUFACTURER'S RECOMMENDATIONS. GASKET AND PIPE BY SAME MANUFACTURER.

C. DWV COPPER PIPE: JOINT WITH 95-5 TIN-ANTIMONY SOLDER, INSTALL PER MANUFACTURER'S RECOMMENDATIONS.

D. TYPE 'L' COPPER TUBE: JOIN WITH 95-5 TIN-ANTIMONY SOLDER, INSTALL PER MANUFACTURER'S RECOMMENDATIONS.

E. STEEL PIPE:

a. THREADED JOINTS: AFTER CUTTING AND BEFORE THREADING, REAM ALL PIPE AND REMOVE BURRS. MAKE JOINTS WITH JOINT COMPOUND APPLIED TO MALE THREADS ONLY.

b. FLANGED JOINTS: STANDARD WEIGHT, 150 P.S.I. STEEL, WITH APPROVED RED RUBBER GASKET OR NEOPRENE RUBBER GASKET, INSTALL AS PER MANUFACTURER'S RECOMMENDATIONS.

4. UNIONS AND FLANGES:

A. COPPER PIPE: BRONZE UNIONS FOR 2 INCHES AND SMALLER. FOR 2-1/2 INCHES AND LARGER USE BRONZE FLANGED CONNECTIONS 150 POUND CLASS.

B. DIELECTRIC UNIONS OR FLANGES: UNIONS SHALL MEET DIMENSIONAL REQUIREMENTS AND TENSILE STRENGTH OF PIPE UNIONS IN ACCORDANCE WITH FED. SPEC. WW-U-531E. UNIONS OR FLANGES SHALL BE SUITABLE FOR REQUIRED OPERATING PRESSURES AND TEMPERATURE CONDITIONS. UNIONS SHALL HAVE METAL CONNECTIONS ON BOTH ENDS. ENDS SHALL BE THREADED OR SOLDERED TO MATCH ADJACENT PIPING. METAL PARTS OF UNION OR FLANGED SHALL BE SEPAREATED TO PREVENT CURRENT FLOW BETWEEN DISSIMILAR METALS. EPCO DIELECTRIC PIPE FITTINGS OR EQUIVALENT.

20. ESCUTCHEONS:

CHROME PLATED OR STAINLESS STEEL WITH SET SCREWS FOR HOLDING SECURELY IN PLACE. USE ESCUTCHEONS ON PIPES PASSING THROUGH WALLS, FLOORS AND CEILINGS OF FINISHED AREAS.

21. PIPE INSULATION:

A. ALL CONDENSATE LINES SHALL BE INSULATED WITH 3/4" FIRE RETARDANT ARMAFLEX INSULATION WITH A MAXIMUM OF 25/50 FLAME SPREAD AND SMOKE DEVELOPED RESPECTIVELY.

B. ALL HOT WATER AND TEMPERED WATER LINES SHALL BE INSULATED WITH 1" FIRE RETARDANT ARMAFLEX INSULATION WITH A MAXIMUM OF 25/50 FLAME SPREAD AND SMOKE DEVELOPED RESPECTIVELY.

C. EMERGENCY GENERATOR EXHAUST SHALL BE INSULATED AS FOLLOWS:

A. THREE INCHES THICK HYDROUS CALCIUM SILICATE ON PIPE, FITTINGS AND MUFFLER.
B. THREE INCHES THICK TEMPERATURE MATT ON FLEXIBLE CONNECTION.
C. FASTENERS: 14 GAGE GALVANIZED IRON WIRE ON 9 INCH CENETRS.
D. FITTINGS: FABRICATED FROM PIPE INSULATION.
E. FINISH: 1200 DEGREE F GLASS CLOTH.

D. HORIZONTAL STORM DRAIN PIPING SHALL BE INSULATED WITH TWO-PIECE, RIGID PREFORMED, HEAVY DENSITY FIBERGLASS PIPE INSULATION AND FACTORY APPLIED REINFORCED FOIL VAPOR BARRIER, ALL SERVICE JACKET WITH SELF-SEALING LONGITUDINAL LAP AND BUTT ADHESIVE JOINTS, -60 TO 450 DEGREE F, NON-COMBUSTIBLE.

22. TRAP PRIMER SHALL BE SELF PRIMING TYPE ON COLD WATER SUPPLY LINE AS MANUFACTURED BY PRECISION PLUMBING PRODUCTS, INC. "PRIME-RITE" #PR-500. WHEN TWO OR MORE TRAPS REQUIRE PRIMING, PROVIDE WITH DISTRIBUTION UNIT #DU-2, 3 OR 4 AND SUPPLY TUBE #SS-8 ASSEMBLY. PROVIDE ACCESS PANEL AND INSTALL AS PER MANUFACTURER'S RECOMMENDATION.

23. FLOOR DRAINS: AS MANUFACTURED BY JOSAM.

A. FD-1: JOSAM 30000-A SERIES WITH 6"x6" SQUARE NIKALOY TOP AND 1/2" TRAP PRIMER CONNECTION.

24. PERFORM THE FOLLOWING TEST:
WATER PIPING SHALL BE SUBJECTED TO A HYDROSTATIC PRESSURE TEST OF 100 PSIG FOR A PERIOD OF TIME SUFFICIENT TO EXAMINE THE ENTIRE SYSTEM, BUT NOT LESS THAN ONE HOUR.

A. DRAINAGE SYSTEM: BEFORE THE INSTALLATION OF ANY DRAINS, THE ENDS OF THE SYSTEM SHALL BE CAPPED AND ALL LINES FILLED WITH WATER TO THE HIGHEST POINT AND ALLOWED TO STAND UNTIL INSPECTION IS MADE AND WATER LEVELS REMAIN CONSTANT.

B. CORRECT ALL DEFECTS DISCLOSED BY ABOVE TESTS.

C. COMPLETE SYSTEM, FIXTURES AND EQUIPMENT SHALL BE GIVEN AN IN-SERVICE TEST AFTER COMPLETION OF THE INSTALLATION.

D. STERILIZE ALL WATER LINES WITH A MIXTURE OF (2) POUNDS OF CHLORINATED LIME FOR EACH 1000 GAL. OF WATER (50 PPM OF AVAILABLE CHLORINE). RETAIN MIXTURE IN PIPES FOR 24 HOURS AND FLUSH THROUGHLY WITH POTABLE WATER BEFORE PLACING IN SERVICE.

PLUMBING LEGEND

SYMBOL	DESCRIPTION
	COLD WATER LINE (CW)
	HOT WATER RECIRC. (HWR)
—140°—	HOT WATER RECIRC. (HWR) (140°)
—CD—	CONDENSATE DRAIN LINE
	HOT WATER LINE (HW)
—140°—	HOT WATER LINE (HW) (140°)
	SANITARY WASTE LINE (SAN)
—GW—	GREASE WASTE LINE (GW)
	SANITARY VENT LINE (V)
—G—	GAS LINE (G)
	WATER HAMMER ARRESTOR
	CHECK VALVE
FCO	FLOOR CLEAN OUT
CO	WALL CLEAN OUT
	GATE VALVE
HB	HOSE BIBB
	VALVE IN BOX
VIV	GATE VALVE IN VERTICAL
	"P" TRAP
	UNION
ABV.	ABOVE
BLW	BELOW
CEIL., CLG.	CEILING
FL.	FLOOR
F.U.	FIXTURE UNIT
(UG)	UNDERGROUND
V.T.R.	VENT THRU ROOF
VB	VACUUM BREAKER
TP	TRAP PRIMER
	CONNECTION (NEW TO EXISTING)

PLUMBING FIXTURE CONNECTION SCHEDULE

MARKS	DESCRIPTION	WASTE	C.W.	H.W.	REMARKS/SPECS
P-1A	WATER CLOSET – H	4"	1/2"	–	FLOOR MOUNTED, FLUSH TANK
P-1	WATER CLOSET	4"	1/2"	–	FLOOR MOUNTED, FLUSH TANK
P-2A	TUB	2"	1/2"	1/2"	ANTISCALD, PRESSURE BALANCING VALVE
P-2	H.C. SHOWER	2"	1/2"	1/2"	ANTISCALD, PRESSURE BALANCING VALVE
P-3	LAVATORY	1-1/2"	1/2"	1/2"	COUNTER TOP
P-4	KITCHEN SINK	1-1/2"	1/2"	1/2"	DOUBLE COMPARTMENT

NOTE:

1. REFER TO ARCHITECTURAL DRAWINGS FOR PLUMBING FIXTURE SPECIFICATIONS

2. PLUMBING FIXTURES SHALL COMPLY WITH FBC 2010 PLUMBING SEC. 406 THRU 421.5 REFERENCED STANDARDS.

3. 424.3 INDIVIDUAL SHOWER VALVES.

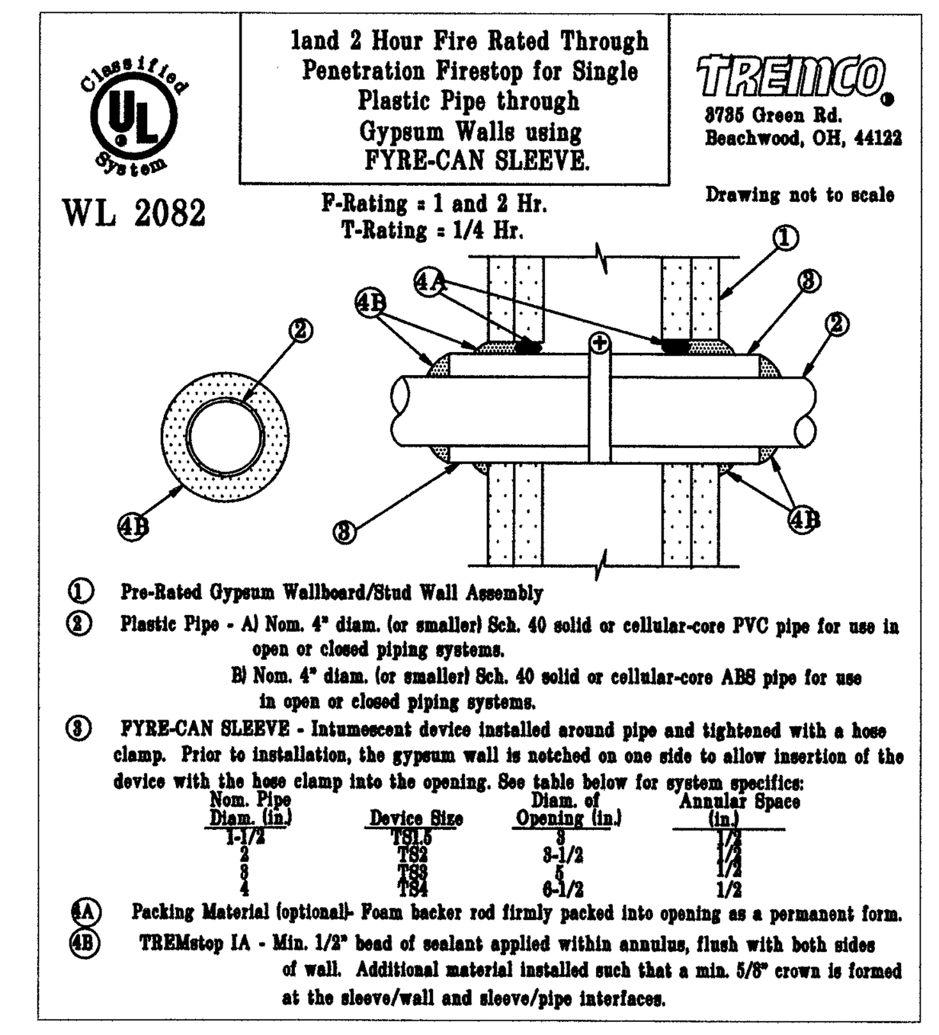
INDIVIDUAL SHOWER AND TUB-SHOWER COMBINATION VALVES SHALL BE BALANCED-PRESSURE, THERMOSTATIC OR COMBINATION BALANCED-PRESSURE/THERMOSTATIC VALVES THAT CONFORM TO THE REQUIREMENTS OF ASSE 1016 OR ASME A112.18.1/CSA B125.1 AND SHALL BE INSTALLED AT THE POINT OF USE. SHOWER AND TUB-SHOWER COMBINATION VALVES REQUIRED BY THIS SECTION SHALL BE EQUIPPED WITH A MEANS TO LIMIT THE MAXIMUM SETTING OF THE VALVE TO 120°F (49°C), WHICH SHALL BE FIELD ADJUSTED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS. IN-LINE THERMOSTATIC VALVES SHALL NOT BE UTILIZED FOR COMPLIANCE WITH THIS SECTION.

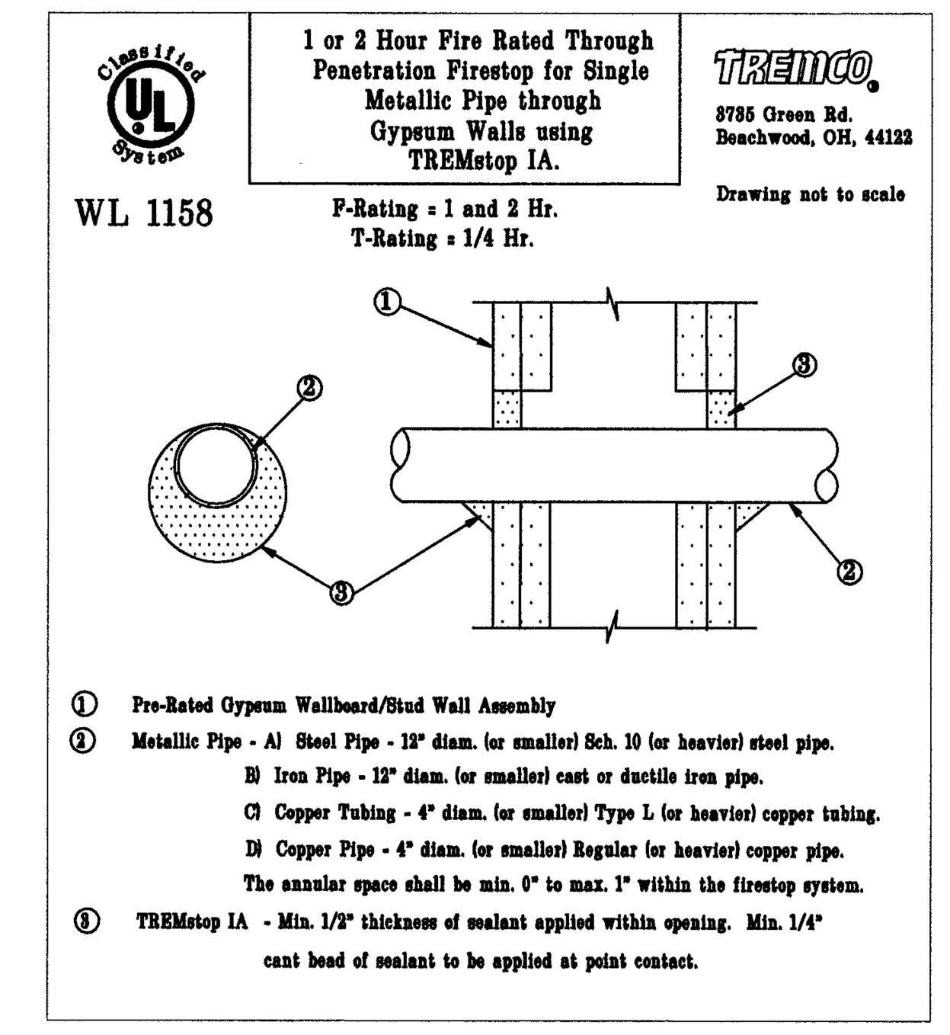
4. 424.5 BATHTUB AND WHIRLPOOL BATHTUB VALVES.

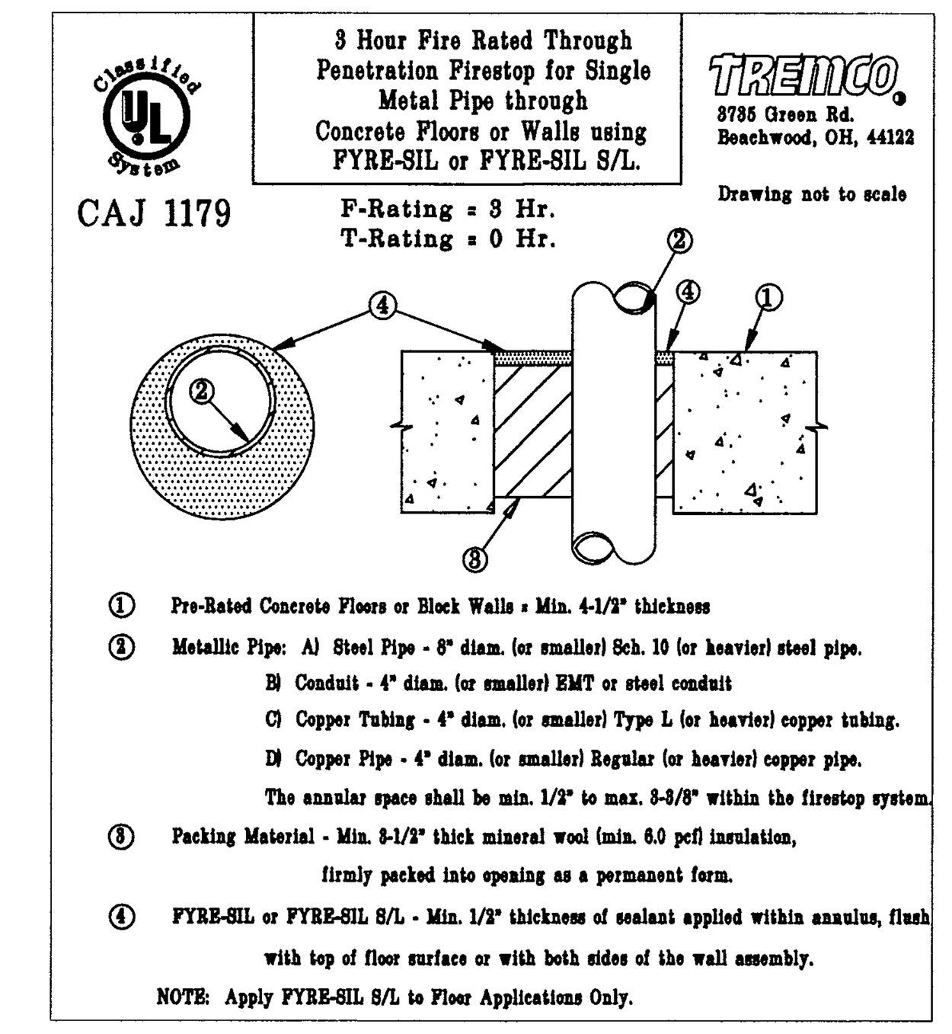
THE HOT WATER SUPPLIED TO BATHTUBS AND WHIRLPOOL BATHTUBS SHALL BE LIMITED TO A MAXIMUM TEMPERATURE OF 120°F (49°C) BY A WATER-TEMPERATURE LIMITING DEVICE THAT CONFORMS TO ASSE 1070 OR CSA B125.3, EXCEPT WHERE SUCH PROTECTION IS OTHERWISE PROVIDED BY A COMBINATION TUB/SHOWER VALVE IN ACCORDANCE WITH SECTION 424.3.

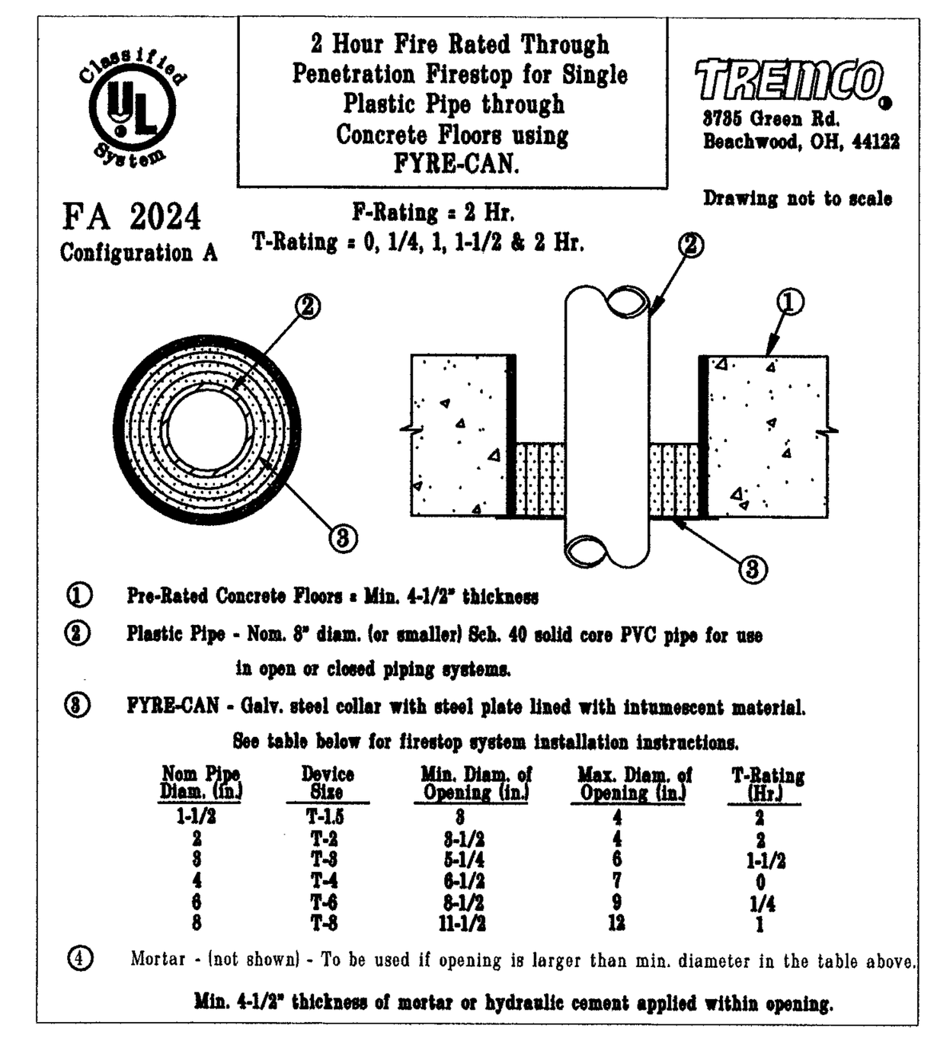
MAXIMUM FLOW RATES & CONSUMPTION FOR PLUMBING FIXTURES AND FIXTURES FITTINGS

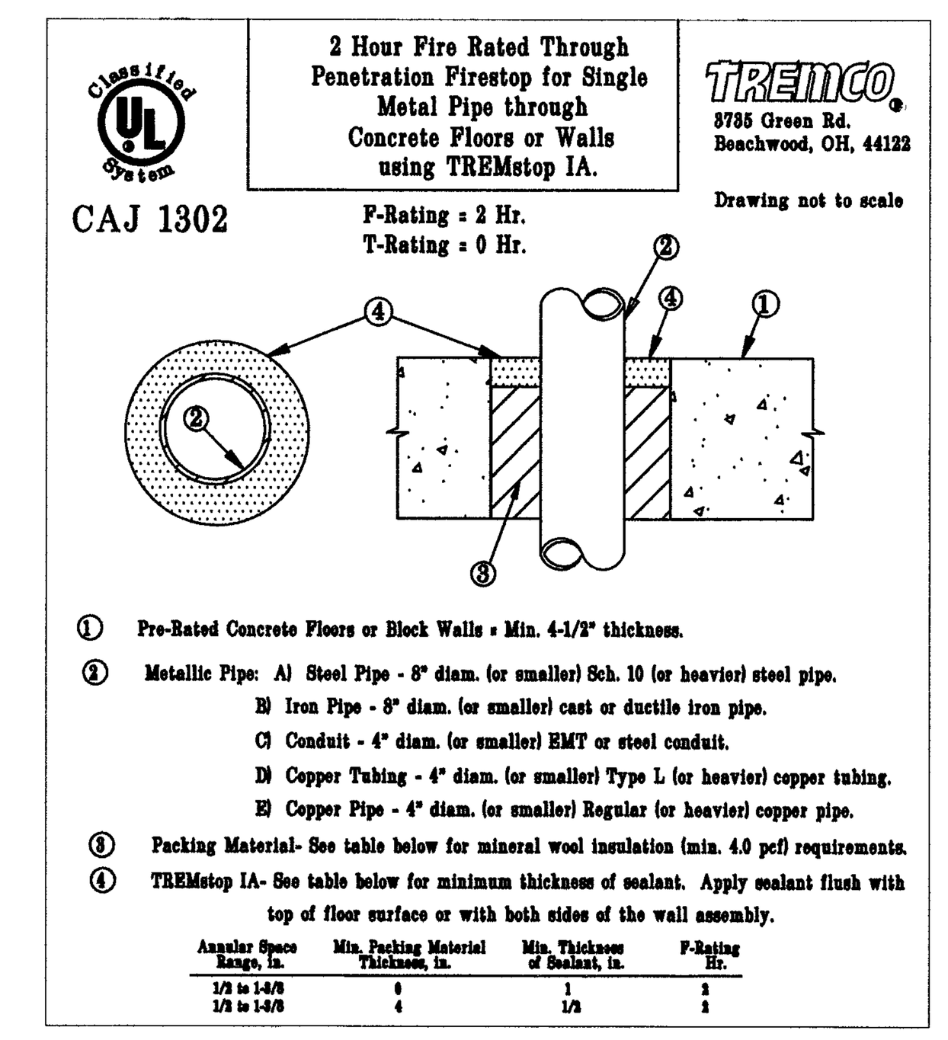
PLUMBING FIXTURE OR FIXTURE FITTING	
LAVATORY FAUCET	1.5 GPM @ 60 PSI
SHOWER HEAD	1.5 GPM @ 80 PSI
SINK FAUCET	1.5 GPM @ 60 PSI
WATER CLOSET	1.28 GALLONS PER FLUSHING CYCLE
DISHWASHER	5.8 GAL/LOAD (4 GAL/CYCLE)
CLOTHES WASHER	24 GAL/LOAD (6 GAL/CYCLE/FT^3)

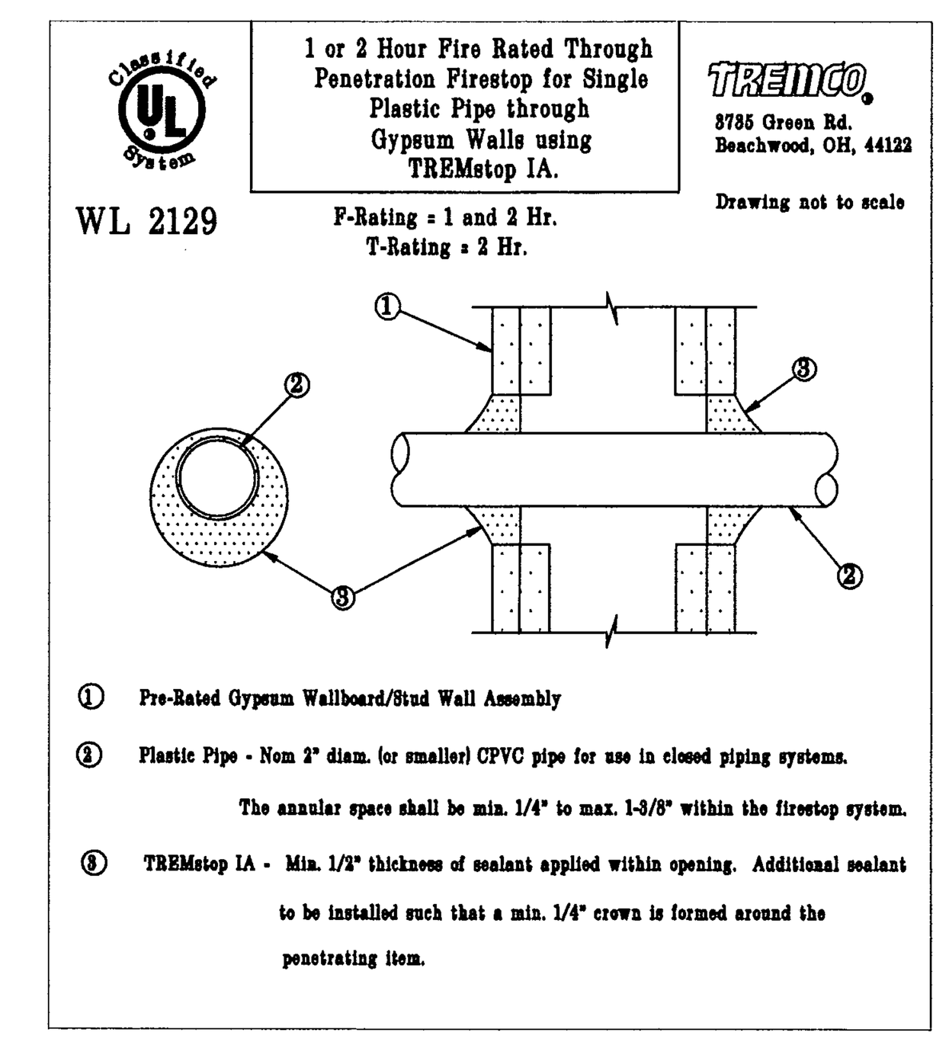


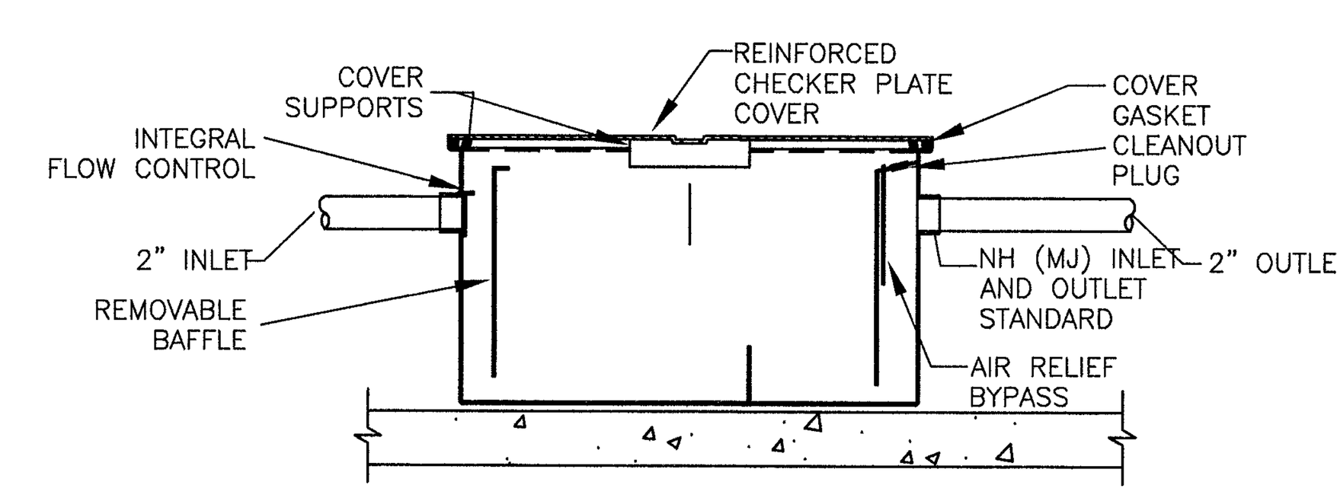






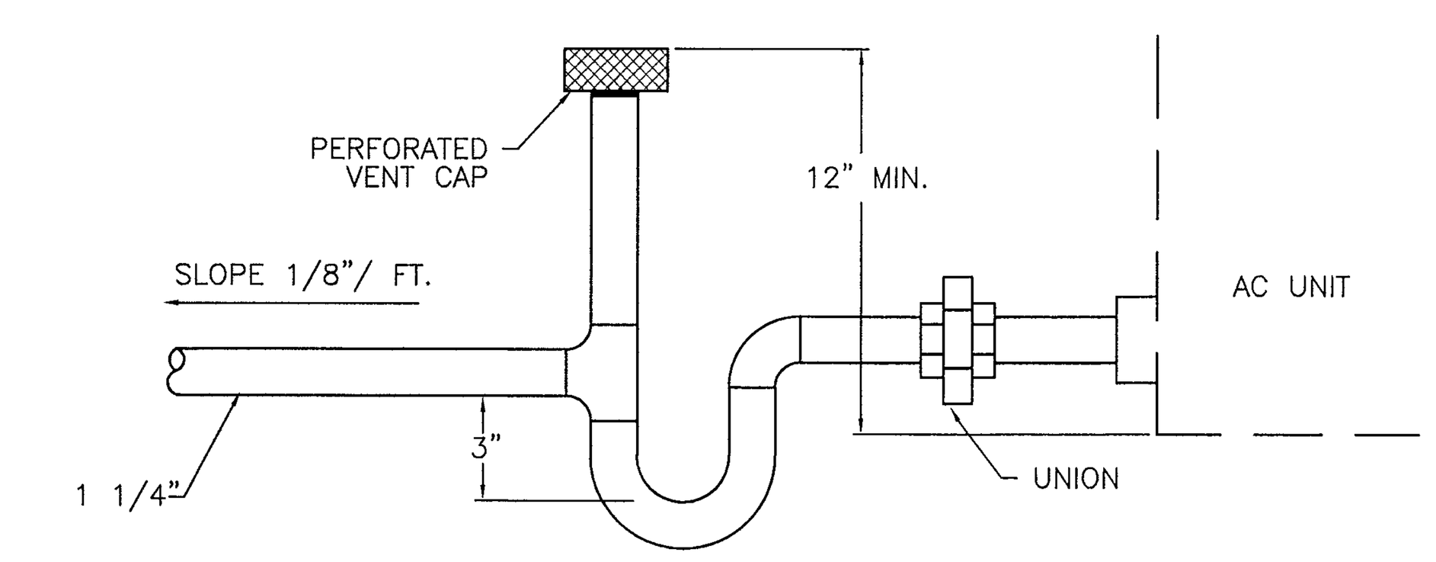




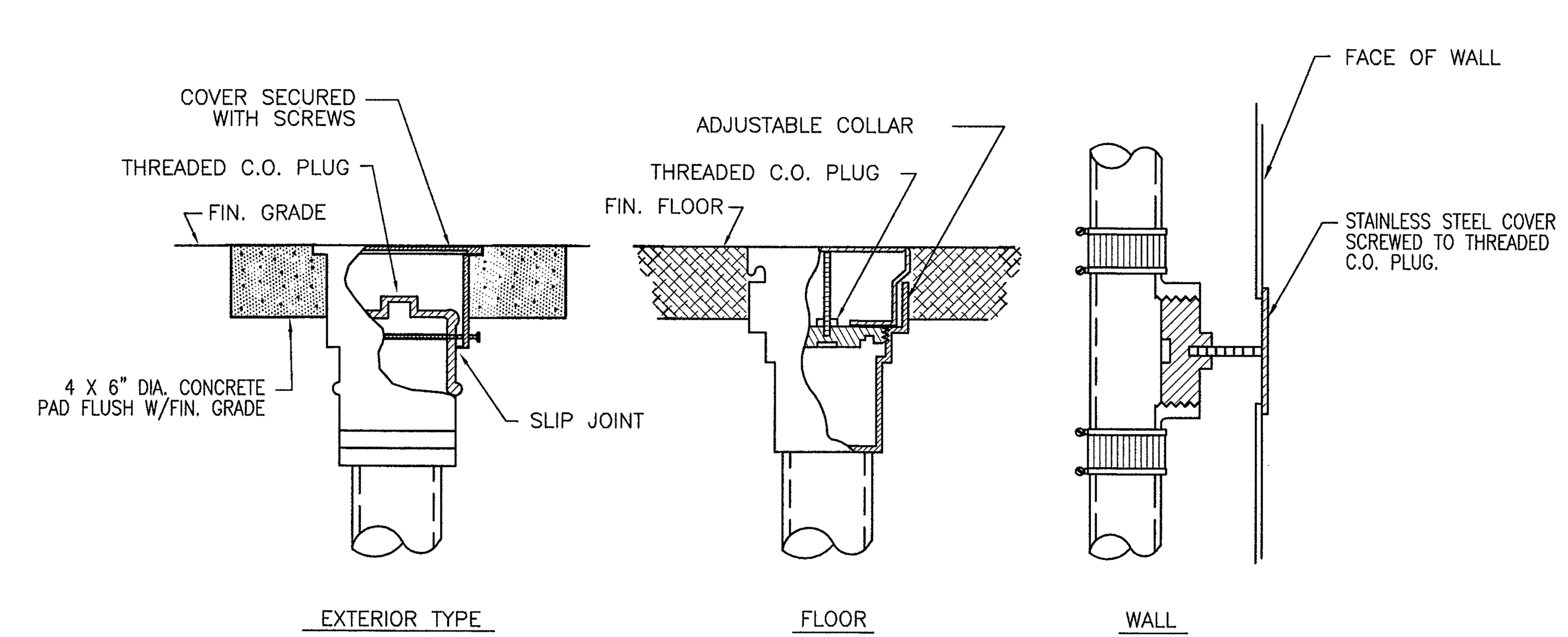


NOTE: CONTRACTOR TO VERIFY DIMENSIONS W/ EQUIP. SUPPLIER SPECIFICATIONS BEFORE COMMENCING ANY WORK.

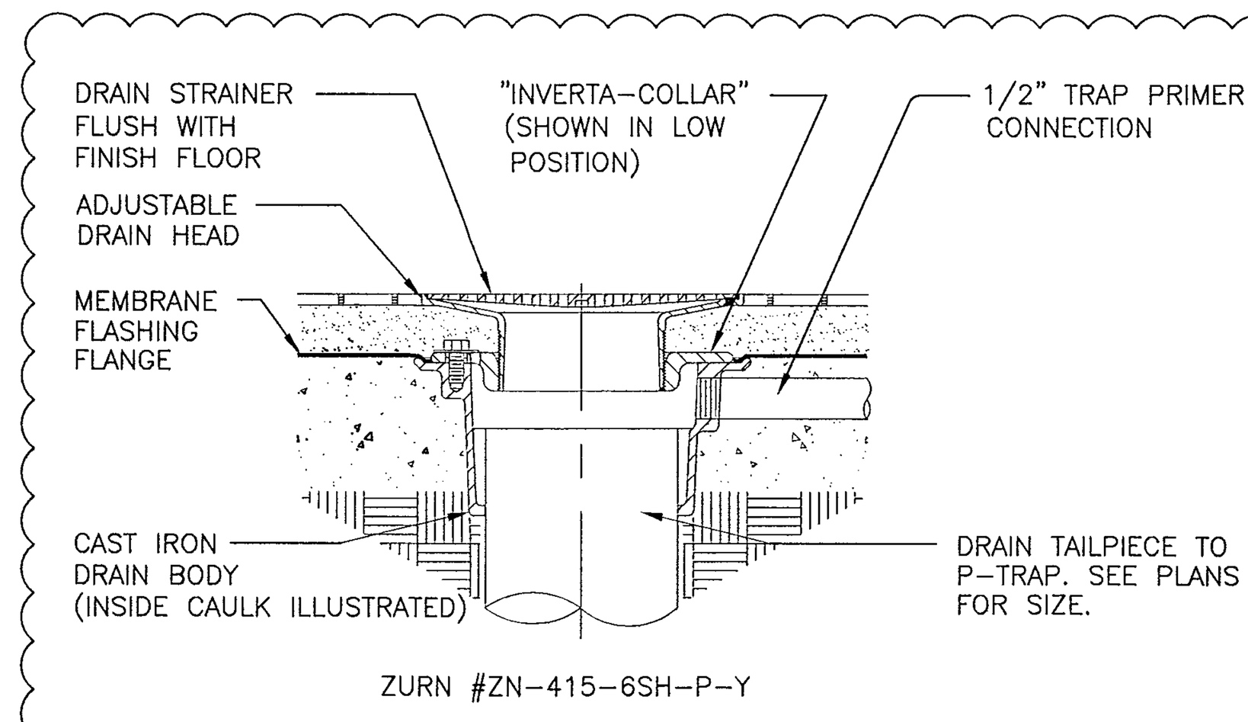
GREASE TRAP INSTALLATION DETAIL
N.T.S.



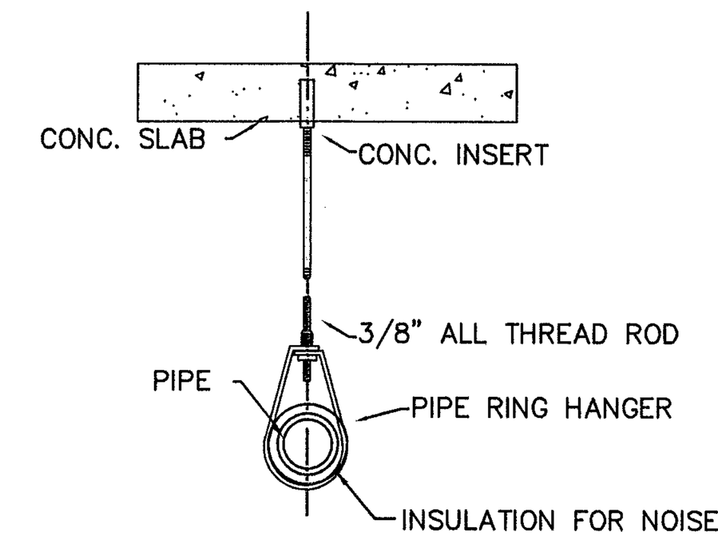
CONDENSATE TRAP DETAIL
N.T.S.



TYPICAL CLEANOUT DETAIL
N.T.S.



TYPICAL FLOOR DRAIN (FD) DETAIL
N.T.S.



PIPE HANGER
N.T.S.

HANGER SPACING

PIPING MATERIAL	MAXIMUM HORIZONTAL SPACING	MAXIMUM VERTICAL SPACING
CAST IRON	5' (A)	15'
COPPER PIPE	12'	10'
COPPER TUBING 1 1/4"ø AND LESS	6'	10'
COPPER TUBING 1 1/2"ø AND OVER	10'	10'
PVC PIPE	4'	10' (B)
STEEL PIPE	12'	15'

A - SPACING SHALL BE 10' IF 10' LENGTHS ARE INSTALLED
B - MID STORY GUIDE FOR 2"ø AND LARGER

City of Miami Beach
Fire Prevention Division
PLANS APPROVED
REVIEWED
CITY OF MIAMI BEACH
FIRE DEPARTMENT

JMM Consulting Engineers LLC
Certificate OF Authorization #9692
Jose M. Martinez, P.E. #56018
10251 SUNSET DRIVE Suite 103 TEL. (305) 255-1621
Miami, Florida 33173 FAX (305) 271-0090

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

LAWRENCE BEAME, R.A.
REGISTRATION # 7871

NUMBER:	DATE:	ITEM:
1	10/06/14	CITY COMMTS. / CHANGE OF SCOPE
	XX-XX-XX	ISSUED FOR PERMIT

REVISIONS

HOTEL EVA INTERIOR IMPROVEMENTS
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

JOSE M. MARTINEZ
LICENSE No. 56018
STATE OF FLORIDA
PROFESSIONAL ENGINEER

PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	SM, JMM	AS SHOWN

SHEET TITLE
PLUMBING NOTES AND DETAILS

JOB NUMBER	SHEET NUMBER
14010.00	P2.00
DATE 05-23-14	

STRUCTURAL NOTES

GENERAL NOTES:

1. The Governing Code for this project is the Florida Building Code, 2010 Edition. This Code prescribes which Edition of each referenced standard applies to this project.
2. To the best of our knowledge, the Structural drawings and specifications comply with the applicable requirements of the Governing Building Code.
3. Construction is to comply with the requirements of the Governing Building Code and all other applicable Federal, State, and local Codes, Standards, Regulations and Laws.
4. The Structural documents are to be used in conjunction with the Architectural documents. Use these notes in conjunction with the project specifications. If a conflict exist, notify the Architect.
5. Details labeled "Typical" apply to all situations that are the same or similar to those specifically referenced, whether or not they are keyed in at each location. Questions regarding the applicability of typical details shall be resolved by the Architect.
6. Openings shown on Structural drawings are only pictorial. See the Architectural and M.E.P. drawings for the size and location of openings in the structure.
7. Contractors who discover discrepancies, omissions or variations in the contract documents during bidding shall immediately notify the Architect. The Architect will resolve the condition and issue a written clarification.
8. The General Contractor shall coordinate all contract documents with field conditions and dimensions and project shop drawings prior to construction. Do not scale drawings; use only printed dimensions. Report any discrepancies in writing to the Architect prior to proceeding with work. Do not change size or location of Structural members without written instructions from the Structural Engineer of record.
9. The contractor shall protect adjacent property, his own work and the public from harm. The contractor is solely responsible for construction means and methods, and jobsite safety including all OSHA requirements.
10. The Structure is designed to be structurally sound when completed. Prior to completion, the Contractor is responsible for stability and temporary bracing, including, but not limited to, masonry walls. Wherever the Contractor is unsure of these requirements, the Contractor shall retain a Florida Licensed Engineer to design and inspect the temporary bracing and stability of the Structure.
11. DESIGN SUPERIMPOSED LOADS:

Occupancy	LIVE LOAD	DEAD LOAD
Roof	30 PSF	20 PSF

12. DESIGN WIND LOADS:

Governing Code	ASCE 7-10
Basic Wind Speed	Vult= 176 MPH/Vasd= 136 MPH
Risk Category	II
Building Enclosure	Enclosed
Directionality Factor	Kd = 0.85
Exposure	D
Mean Roof Height	42 FEET

SHOP DRAWINGS AND OTHER SUBMITTALS:

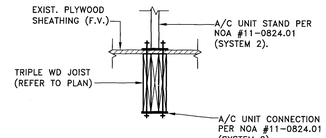
1. Submit specific components, such as columns, footings, etc., in a single package. Submit similar floors together.
2. On first submittal, clearly flag and cloud all differences from the contract documents. On resubmittals, flag and cloud all changes and additions to previous submittal; only clouded items will be reviewed.
3. Submittals for special structural, load-carrying items that are required by Codes or Standards to resist forces must be prepared by, or under the direct supervision of, a Delegated Engineer. Examples include precast concrete, prefabricated wood components, open web steel joists and joist girders, post-tensioning systems, Tilt-Up panels, structural steel connections, structural light gage steel framing, exterior enclosure systems and shoring and reshoring.
4. A Delegated Engineer is defined as a Florida Licensed Engineer who specializes in and undertakes the design of Structural Components or Structural Systems included in a specific submittal prepared for this project and is an employee or officer of, or Consultant to, the Contractor or fabricator responsible for the submittal. The Delegated Engineer shall sign, seal and date the submittal, including calculations and drawings.
5. The trade Contractor is responsible for confirming and correlating dimensions at the job sites, for tolerances, clearances, quantities, fabrication processes and techniques of construction, coordination of the work with other trades and full compliance with the contract documents.

WOOD CONSTRUCTION:

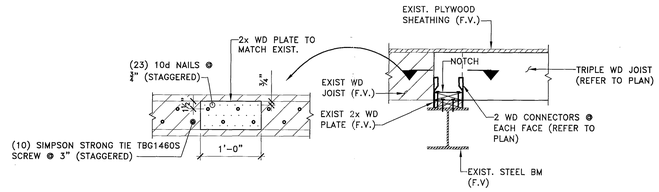
1. All wood construction and connections shall conform to AITC "American Institute of Timber Construction" manual, and the "National Design Specification for Wood Construction", 2005 edition, and Florida Building Code, chapter 23.
2. All member sizes are to be as shown on drawing and provide the following minimum properties:

Member	Species	Fb (psi)	E (psi)
Joists	So. Pine No. 2	1,500	1,400,000

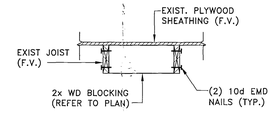
3. All wood in contact with concrete or masonry shall be pressure treated.
4. All metal wood connectors shall be galvanized and shall be manufactured by Simpson Strong Tie Co., or approved equivalent.
5. All joists shall be laterally supported at ends by solid blocking.



4 A/C UNIT STAND
SCALE: 1" = 1'-0"



3 TRIPLE JOST/EXIST BEAM CONN.
SCALE: 1" = 1'-0"



2 TYPICAL WD BLOCKING DETAIL
SCALE: 3/4" = 1'-0"

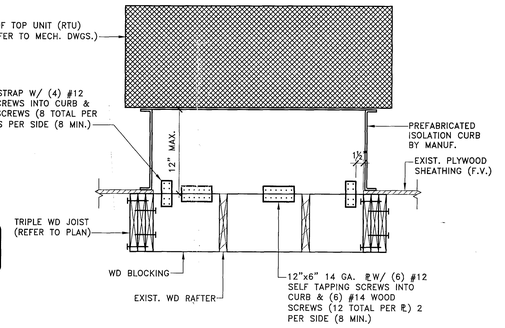
WOOD CONNECTOR SCHEDULE							
MARK	DESCRIPTION	NOA #/FL #	CONNECTOR ALLOWABLE LOAD VALUES (LBS)				NAIL SIZE & QUANTITY
			UPLIFT (LB.)	DOWN (LB.)	LATERAL LOAD PARALLEL (LB.)	LATERAL LOAD PERP. (LB.)	
1	2xMTS12	10456.33	1,000	–	–	–	(14) 10d NAILS INTO RAFTER

*CONNECTORS SPECIFIED ARE BY SIMPSON STRONG-TIE U.N.O.

ROOF PLAN NOTES:

1. [X] INDICATES WOOD CONNECTOR. REFER TO SCHEDULE.

JOISTS FORMED BY TWO OR MORE MEMBERS SHALL BE FASTENED BY 10d NAILS SPACED @ 24" @ FACE NAIL AT TOP AND BOTTOM STAGGERED ON OPPOSITE SIDES PER FBC 2304.9.1

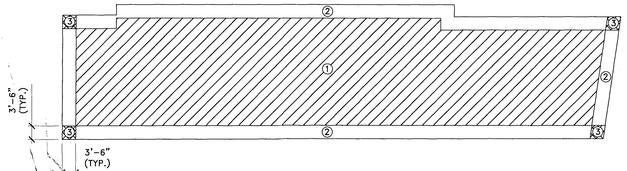


1 CURB FOR R.T.U. SUPPORT
N.T.S.

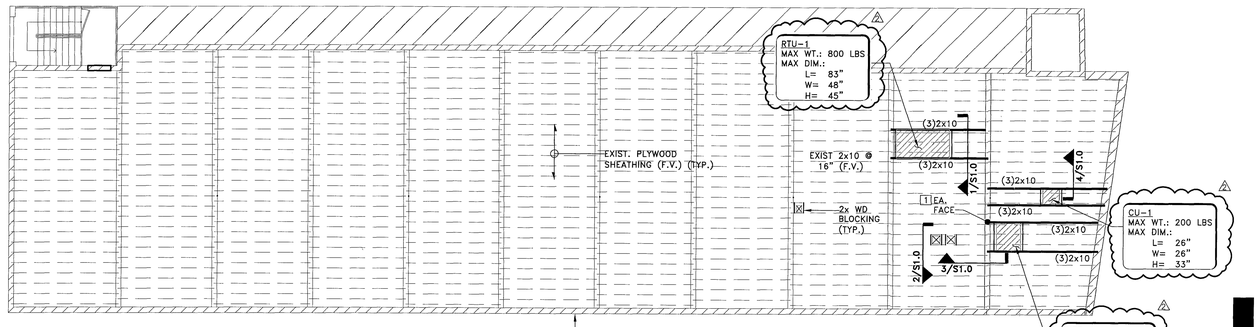
ASD WIND LOAD ROOF PRESSURES Kd=0.85					
ROOF ZONE	PRESSURE (PSF)				
	< 19 sf	20 sf to 49 sf	50 sf to 79 sf	80 sf to 100 sf	ROOFING
1	-58.1	-56.6	-54.7	-53.7	-49.3
2	-97.6	-87.2	-73.4	-66.5	-88.7
3	-97.6	-87.2	-73.4	-66.5	-88.7

NOTES:

1. FOR Kd = 1.0, MULTIPLY VALUES BY 1.18.
2. THE FIGURES SHOWN REPRESENT GROSS VALUES. TO OBTAIN NET UPLIFT VALUES ONLY 10 PSF OF DEAD LOAD SHALL BE DEDUCTED FROM THEM.
3. FOR ULTIMATE VALUES, MULTIPLY VALUES IN TABLE BY 1.67.



WIND PRESSURE DIAGRAM
ROOF



ROOF FRAMING PLAN
SCALE: 1/8" = 1'-0"

UNITED Engineering, Inc.
STRUCTURAL ENGINEERS
12595 SW 137 Avenue, Suite 112
Miami, Florida 33186
Tel.: 786.347.5250
Email: info@unitedeng.pro
Certificate of Authorization No. 29691
UNITED Project No.: 0213-01

BEAME ARCHITECTURAL PARTNERSHIP
3059 GRAND AVENUE, SUITE 440
COCONUT GROVE, FLORIDA 33133
E-mail : bap@bapdesign.com
Florida Corp AA0002364
PH 305.444.7100 FX 305.444.9803

OWNER:
J3 VENTURES LLC
1506 COLLINS AVENUE
MIAMI BEACH, FLORIDA 33139

JUAN J. FUENTES, P.E., S.E.
STRUCTURAL ENGINEER
FLORIDA LICENSE NO: 62426

NUMBER:	DATE:	ITEM:
2	11/21/15	CITY COMMTS.
1	10/06/14	CITY COMMTS. / CHANGE OF SCOPE

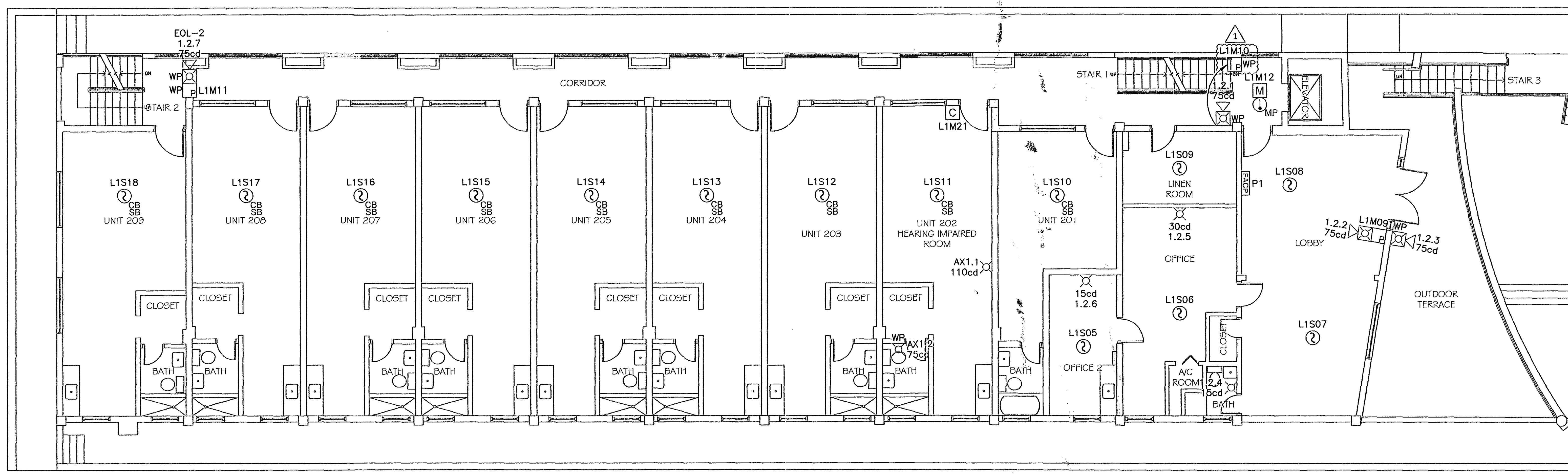
REVISIONS

HOTEL EVA
INTERIOR
IMPROVEMENTS
1506 COLLINS AVENUE
MIAMI BEACH,
FLORIDA 33139

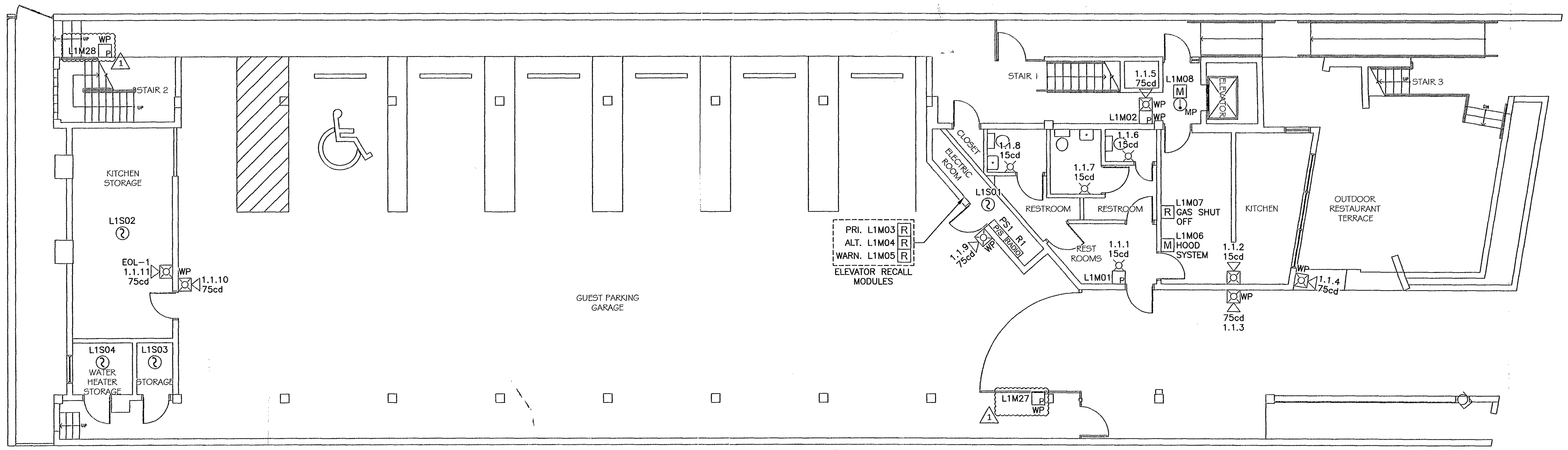
PRJ. MNGR.	DRAWING BY	SCALE
J.M.M.	AM	AS SHOWN

SHEET TITLE
GENERAL NOTES, ROOF FRAMING PLAN, & DETAILS

JOB NUMBER	SHEET NUMBER
14010.00	2 S1.0
DATE: 05-23-14	



2ND FLOOR - FIRE ALARM PLAN
SCALE: 1/8" = 1'-0"



1ST FLOOR - FIRE ALARM PLAN
SCALE: 1/8" = 1'-0"

City of Miami Beach
Fire Prevention FEB 02 2015
PLANS A...

RAJA BUCHANAN
LICENSE
No. 48916
STATE OF
FLORIDA
PROFESSIONAL ENGINEER

BUCHANAN P.E CONSULTING INC.
ELECTRICAL * MECHANICAL * PLUMBING
ENGINEERING
6191 W. ATLANTIC BLVD, SUITE# 2 MARGATE, FL 33063
Ph: 954-590-3300 Fax: 954-590-2232
Email: BUCHANAN@MEPENGINEERS.COM

CERTIFICATE OF AUTHORIZATION # 8842

☐ RAJA BUCHANAN P.E # 48916 ☐ MAURICE LORD P.E # 72550

ADVANCED FIRE & SECURITY
2701 GATEWAY DRIVE
POMPANO BEACH, FL 33069
(954)772-1700 (954)772-0500 fax

WWW.ADVFIREONLINE.COM
STATE AND U.L. LICENSED
EF#0001026 U.L.# S7195-1

PROJECT:

EVA HOTEL
INTERIOR IMPROVEMENTS
1506 COLLINS AVENUE
MIAMI BEACH, FL 33139

REVISIONS:

1 PER CITY COMMENTS D.L. (02/11/15)

AFSI PROJECT NUMBER: 7140545	
DATE: 12/09/14	SCALE: AS-SHOWN
DRAWN BY: D.L.	CHECKED BY: I.E.A.

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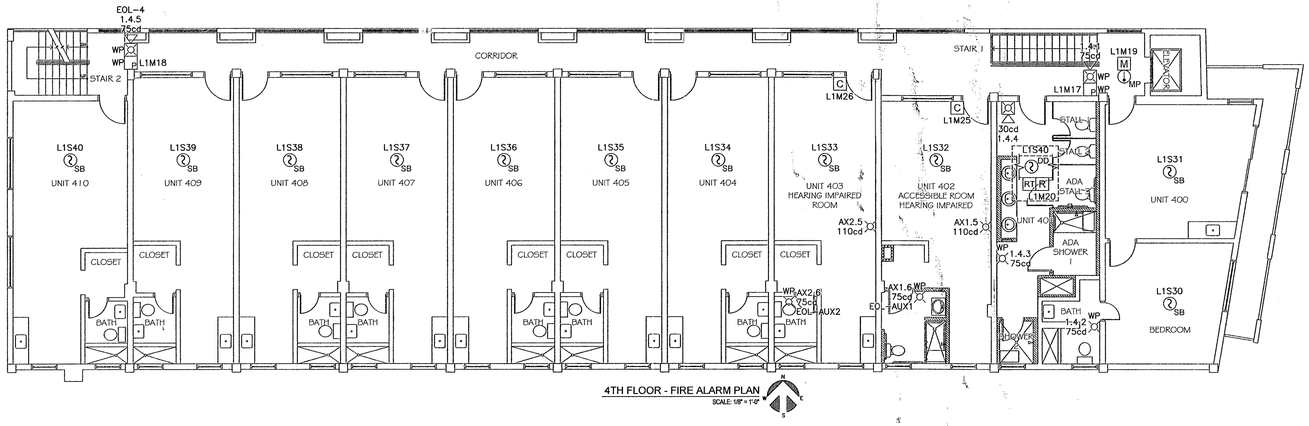
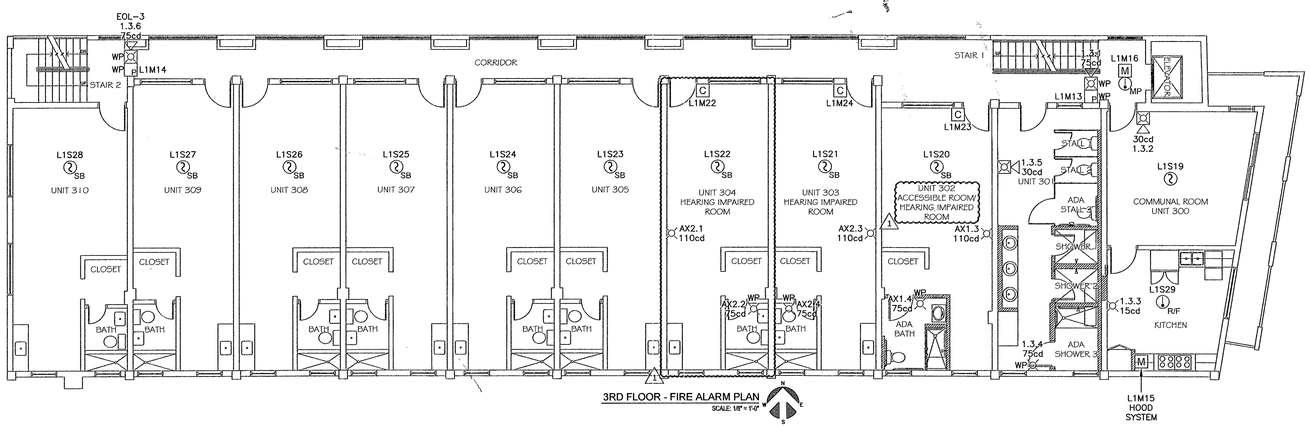
PLOT DATE: 2/11/2015





City of Miami Beach
Fire Prevention Division
PLANS APPROVED
FEB 13 '15

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D.L.	I.E.A.

2 OF 4

PLOT DATE: 2/11/2015
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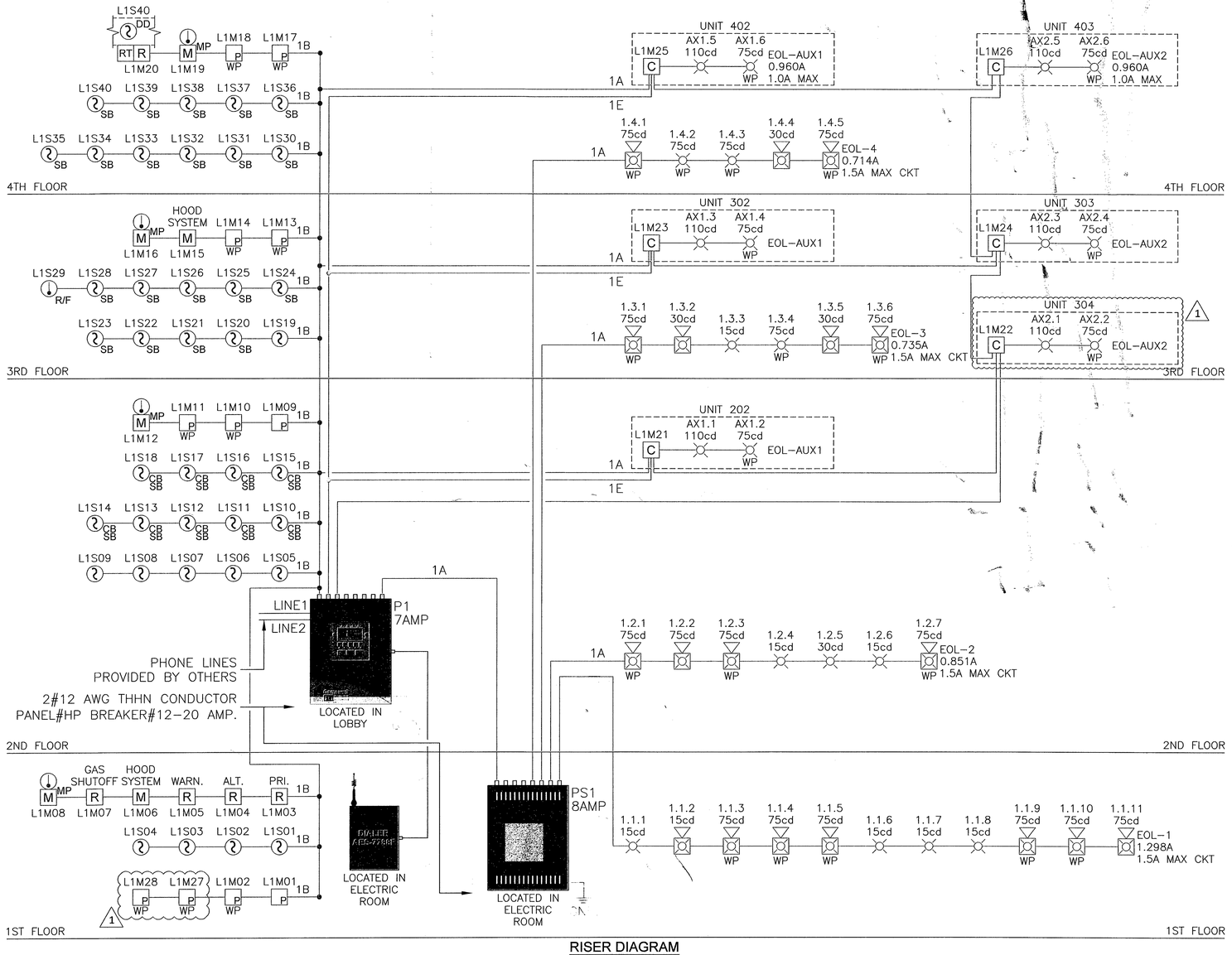
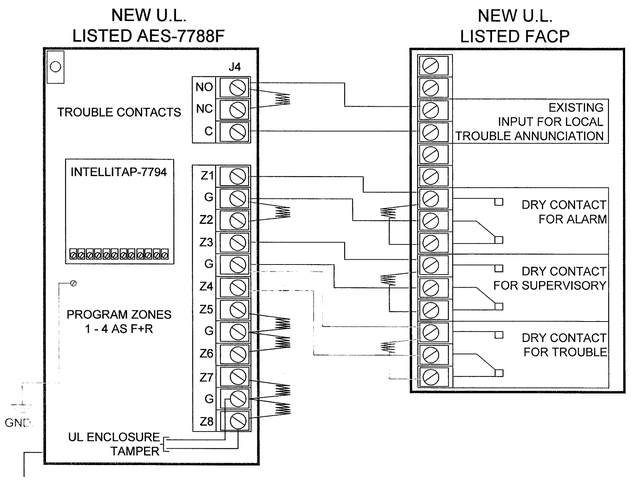


RISER DIAGRAM

SCALE: N.T.S.



AES7788F

	QTY	STANDBY PER.DEV.	TOTAL STANDBY	ALARM PER DEV.	TOTAL ALARM
PANEL	1	0.175	0.175	0.8	0.8
(A) TOTAL:			0.175		0.800
(B) STANDBY HOURS (24 OR 60):			24		
(C) TOTAL STANDBY AMP HOURS:			4.200		
(D) ALARM SOUNDING PERIOD IN MINUTES (5 OR 15):			15	0.252	
(E) TOTAL ALARM AMP HOURS:				0.202	
(F) TOTAL ALARM & STANDBY AH:				4.402	
MULT. BY DERATING FACTOR OF			1.2	5.282	

QTY:1 7 AH BATTERY PROVIDED

FEB 1 2 2015
RAJA BUCHANAN LICENSE No. 48916 STATE OF FLORIDA PROFESSIONAL ENGINEER

City of Miami Beach
Fire Prevention Division
PLANS APPROVED

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PROJECT:

THIS DRAWING AND ITS CONTENTS ARE THE PROPERTY OF ADVANCED FIRE & SECURITY INC. IT IS NOT TO BE USED OR DUPLICATED BY ANYONE WITHOUT THE WRITTEN CONSENT OF ADVANCED FIRE & SECURITY INC.

If any document prepared by Advanced Fire & Security Inc. is altered in any manner by owner, its agents or by any third party if construction is not in accordance with unaltered documents prepared by Advanced Fire & Security Inc. then it is understood that Advanced Fire and Security Inc. has no liability in whole or in part, related to the project and that the owner and its agents indemnify and holds harmless Advanced Fire & Security Inc. for any and all acts related to the project.

This concept drawing is for information only to potential system arrangement. Contractor shall field verify all information contained on these drawings and is responsible for design and installation of the system in accordance with the specifications.

To the best of our knowledge the drawings and specifications submitted herewith, comply with existing interpretations and previsions of the applicable N.F.P.A. codes in effect at the date shown below. No warranty express or implied is hereby

REVISIONS:
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3 OF 4

PLOT DATE: 2/11/2015
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SEQUENCE OF OPERATIONS

IN ACCORDANCE WITH ALL APPLICABLE CODES AND MANUFACTURER INSTRUCTIONS, THE FOLLOWING DEVICES (IF APPLICABLE), SHALL RESPOND AS FOLLOWS:

MANUAL PULL STATIONS:
THE ACTIVATION OF A MANUAL PULL STATION SHALL INITIATE AN "ALARM" CONDITION IN THE BUILDING FOR EVACUATION PURPOSES. IT SHALL BE INSTALLED PER NFPA 72, (2010 EDITION) CHAPTER 17.14 AND NFPA 1 (2012 EDITION) CHAPTER 13.7.1.4.8 OF THE FLORIDA FIRE PREVENTION CODE (2013 EDITION) AT NOT LESS THAN 3-1/2' & NOT MORE THAN 4-1/2' AFF. AN AUDIBLE ALARM TONE SHALL SOUND AT THE FIRE ALARM CONTROL PANEL AND THE LOCATION OF THE ALARM SHALL BE DISPLAYED, IN ENGLISH, AT THE CONTROL PANEL AND ANY REMOTE ANNUNCIATOR. THE ALARM SHALL ALERT THE ENTIRE BUILDING OCCUPANTS BY WAY OF HORNS, HORN/STROBES AND/OR STROBE DEVICES. THE ALARM CONDITION SHALL BE REPORTED TO A CERTIFICATED CENTRAL STATION BY WAY OF AN APPROVED COMMUNICATOR FOR THE PURPOSES OF FIRE DEPARTMENT NOTIFICATION AND ACTION.

SMOKE DETECTORS:
THE ACTIVATION OF A SMOKE DETECTOR SHALL INITIATE AN "ALARM" CONDITION IN THE BUILDING FOR EVACUATION PURPOSES AS PER NFPA 72, (2007 EDITION) CHAPTER 5.5. AN AUDIBLE ALARM TONE SHALL SOUND AT THE FIRE ALARM CONTROL PANEL AND THE LOCATION OF THE ALARM SHALL BE DISPLAYED, IN ENGLISH, AT THE CONTROL PANEL(S) AND ANY REMOTE ANNUNCIATORS. THE ALARM SHALL ALERT THE ENTIRE BUILDING OCCUPANTS BY WAY OF HORNS, HORN/STROBES AND/OR STROBE DEVICES. THE ALARM CONDITION SHALL BE REPORTED TO A CERTIFICATED CENTRAL STATION BY WAY OF AN APPROVED COMMUNICATOR FOR THE PURPOSES OF FIRE DEPARTMENT NOTIFICATION AND ACTION.

CEILING MOUNTED SMOKE DETECTORS SHALL NOT BE LOCATED IN A DIRECT AIRFLOW, NOR CLOSER THAN 3' FROM AN AIR SUPPLY DIFFUSER IN ACCORDANCE WITH NFPA 72, (2010 EDITION) CHAPTER 17.7.4.1

WALL MOUNT SMOKE DETECTORS SHALL BE MOUNTED 4" MINIMUM FROM CEILING WITH 12" MAXIMUM FROM CEILING, AS PER NFPA 72, (2010 EDITION) CHAPTER 17.7.3.2.1

IF APPLICABLE, THE ACTIVATION OF ANY CORRIDOR SMOKE DETECTOR SHALL RELEASE THE MAGNETIC HOLD OPEN DEVICES ASSOCIATED WITH ANY SMOKE/FIRE DOORS SO THAT THE DOORS CLOSE. MAGNETIC HOLD OPEN DEVICES ARE FAIL-SAFE AND SHALL RELEASE (CLOSE) ON A POWER FAILURE OF THE FIRE ALARM SYSTEM, PER NFPA 72, (2010 EDITION) CHAPTER 17.7.5.6 AND 21.8

SMOKE DETECTORS IN ELEVATOR LOBBIES:
THE ACTIVATION OF A SMOKE DETECTOR IN AN ELEVATOR LOBBY, ELEVATOR SHAFT AND/OR ELEVATOR MACHINE ROOM SHALL, IN ADDITION TO THE ABOVE, ALSO INITIATE THE RECALL OF THE ELEVATOR CARS AS FOLLOWS IN ACCORDANCE WITH NFPA 72, (2010 EDITION) CHAPTER 21.3:

PHASE I RECALL:
IMPORTANT NOTE:
IF THE ELEVATOR MACHINE ROOM IS LOCATED ON THE MAIN FLOOR, THE ACTIVATION OF THAT SMOKE DETECTOR WILL INITIATE PHASE I RECALL ALTERNATE FLOOR RESPONSE. ANY ELEVATOR LOBBY SMOKE DETECTOR LOCATED ON FLOORS 2 AND ABOVE AND/OR ANY SMOKE DETECTOR IN THE ELEVATOR MACHINE ROOM OR ELEVATOR SHAFT SHALL INITIATE PHASE I RECALL WHICH WILL BRING THE ELEVATOR CAR TO THE FIRST FLOOR AND LOCK THE DOORS IN THE OPEN POSITION. ANY ELEVATOR LOBBY SMOKE DETECTOR LOCATED ON THE FIRST FLOOR SHALL INITIATE PHASE I RECALL ALTERNATE WHICH WILL BRING THE ELEVATOR CAR TO THE SECOND FLOOR AND LOCK THE DOORS IN THE OPEN POSITION.

ELEVATOR WARNING LIGHTS:
ACTUATION OF ANY ELEVATOR MACHINE ROOM SMOKE DETECTOR OR ELEVATOR HOISTWAY DETECTOR SHALL ALSO INITIATE ANY EXISTING ELEVATOR WARNING LIGHTS TO ALERT EMERGENCY PERSONNEL THAT THE ELEVATORS ARE NOT SAFE TO USE.

SHUNT TRIP HEAT DETECTOR:
HEAT DETECTOR DEDICATED FOR ELEVATOR SHUNT SHALL BE CONNECTED WHERE REQUIRED, AND ACTIVATE A CONTROL SHUNT TO DISCONNECT POWER UPON ACTIVATION. THE SHUNT POWER SOURCE SHALL BE MONITORED.

HEAT DETECTORS:
THE ACTIVATION OF A HEAT DETECTOR SHALL INITIATE AN "ALARM" CONDITION IN THE BUILDING FOR EVACUATION PURPOSES. HEAT DETECTORS SHALL BE INSTALLED IN ACCORDANCE WITH NFPA 72, (2010 EDITION) CHAPTER 17.4, 17.5 & 17.6. AN AUDIBLE ALARM TONE SHALL SOUND AT THE FIRE ALARM CONTROL PANEL AND THE LOCATION OF THE ALARM SHALL BE DISPLAYED, IN ENGLISH, AT THE CONTROL PANEL(S) AND ANY REMOTE ANNUNCIATORS. THE ALARM SHALL ALERT THE ENTIRE BUILDING OCCUPANTS BY WAY OF HORNS, HORN/STROBES AND/OR STROBE DEVICES. THE ALARM CONDITION SHALL BE REPORTED TO A CERTIFICATED CENTRAL STATION BY WAY OF AN APPROVED COMMUNICATOR FOR THE PURPOSES OF FIRE DEPARTMENT NOTIFICATION AND ACTION.

DUCT DETECTORS:
ANY AHU ABOVE 2000 CFM AND RETURNS RECIRCULATING OVER 15,000 CFM OR SERVING MORE THAN ONE FLOOR SHALL BE PROVIDED WITH A DUCT DETECTOR PER NFPA 72 (2010 EDITION), CHAPTER 17.7.5.4.2 AND NFPA 90A (2009 EDITION) THE ACTIVATION OF A DUCT DETECTOR SHALL INITIATE A "SUPERVISORY" CONDITION AT THE FIRE ALARM CONTROL PANEL. AN AUDIBLE SUPERVISORY TONE SHALL SOUND AT THE FIRE ALARM CONTROL PANELS AND THE SUPERVISORY LOCATION SHALL BE DISPLAYED, IN ENGLISH, AT THE CONTROL PANEL(S) AND ANY REMOTE ANNUNCIATORS. THE SUPERVISORY SIGNAL SHALL SHUT DOWN ALL HVAC UNITS ASSOCIATED IN THAT ZONE. THE SUPERVISORY CONDITION SHALL BE REPORTED TO A CERTIFICATED CENTRAL STATION BY WAY OF AN APPROVED COMMUNICATOR FOR THE PURPOSES OF NOTIFICATION AND ACTION.

THE RELAY CONTACTS HAVE A MAXIMUM CAPABILITY OF 1.0 AMPS @ 24V AND 0.3 AMPS @ 120 VAC. CONTRACTOR SHALL VERIFY THAT THE SHUTDOWN CIRCUIT SHALL NOT EXCEED THESE MAXIMUM CURRENT RATINGS.

SUPERVISORY SIGNAL INITIATING DEVICES:
(TAMPERS, PIV, FIRE PUMP SUPERVISION, EMERGENCY GENERATOR,ETC.)
THE ACTIVATION OF A SUPERVISORY SIGNAL INITIATING DEVICE MODULE SHALL INITIATE A "SUPERVISORY TROUBLE" CONDITION AT THE FIRE ALARM CONTROL PANEL IN ACCORDANCE WITH NFPA 72, (2010 EDITION) CHAPTER 17.16 & 23.8.5. AN AUDIBLE SUPERVISORY TROUBLE TONE SHALL SOUND AT THE FIRE ALARM CONTROL PANEL(S) AND ANY REMOTE ANNUNCIATORS. THE SUPERVISORY CONDITION SHALL BE REPORTED TO A CERTIFICATED CENTRAL STATION BY WAY OF AN APPROVED COMMUNICATOR.

ALARM MONITORING POINTS:
(KITCHEN HOOD SYSTEMS, SUPPRESSION PANEL, ETC.)
THE ACTIVATION OF A MODULE THAT MONITORS AN ALARM POINT SHALL INITIATE AN "ALARM" CONDITION IN THE BUILDING FOR EVACUATION PURPOSES PER NFPA 72, (2010 EDITION) CHAPTER 23.8.5.7 AND NFPA 101 (2012 EDITION) TABLE 9.7.3.1. AN AUDIBLE ALARM TONE SHALL SOUND AT THE FIRE ALARM CONTROL PANEL AND THE LOCATION OF THE ALARM SHALL BE DISPLAYED, IN ENGLISH, AT THE CONTROL PANEL(S) AND ANY REMOTE ANNUNCIATORS. THE ALARM SHALL ALERT THE BUILDING OCCUPANTS BY WAY OF HORNS, HORN/STROBES AND/OR STROBE DEVICES. THE ALARM CONDITION SHALL BE REPORTED TO A CERTIFICATED CENTRAL STATION BY WAY OF AN APPROVED COMMUNICATOR FOR THE PURPOSES OF FIRE DEPARTMENT NOTIFICATION AND ACTION.

FLOW SWITCHES:
THE ACTIVATION OF A SPRINKLER FLOW SWITCH SHALL INITIATE AN "ALARM" CONDITION IN THE BUILDING FOR EVACUATION PURPOSES AS PER NFPA 72, (2010 EDITION) CHAPTER 17.16, 23.8.5 AN AUDIBLE ALARM TONE SHALL SOUND AT THE FIRE ALARM CONTROL PANEL AND THE LOCATION OF THE ALARM SHALL BE DISPLAYED, IN ENGLISH, AT THE CONTROL PANEL(S) AND ANY REMOTE ANNUNCIATORS. THE ALARM SHALL ALERT THE BUILDING OCCUPANTS BY WAY OF HORNS, HORN/STROBES AND/OR STROBE DEVICES. THE ALARM CONDITION SHALL BE REPORTED TO A CERTIFICATED CENTRAL STATION BY WAY OF AN APPROVED COMMUNICATOR FOR THE PURPOSES OF FIRE DEPARTMENT NOTIFICATION AND ACTION.

FLOW BELL:
A. FLOW BELL SHALL ACTIVATE UPON WATER FLOW ONLY.
B. FLOW BELL SHALL CONTINUE TO SOUND AS LONG AS WATER IS FLOWING.
C. FLOW BELL SHALL NOT BE SILENCEABLE FROM FACP.

POWER UP AND POWER DOWN SEQUENCE FOR FIRE ALARM PANELS:
POWER DOWN:
1. DISCONNECT BATTERY
2. TURN OFF AC POWER PRIMARY & SECONDARY
POWER UP:
1. TURN ON AC POWER PRIMARY & SECONDARY
2. RECONNECT BATTERIES

FIRE ALARM SPECIFICATIONS

1

1. THE FIRE ALARM SYSTEM DETAILED IS IN ACCORDANCE WITH THE NFPA LIFE SAFETY CODE (2012 EDITION) , CHAPTER 28.
2. ALL EQUIPMENT SHALL BE NEW AND UL LISTED. ALL DEVICES PULLING POWER FROM INITIATING OR SIGNALING CIRCUITS SHALL BE LISTED FOR THE CONTROL UNIT PER NFPA 72 (2010 EDITION) CHAPTER 10.3.1
3. THE INSTALLATION OF THE FIRE ALARM SYSTEM SHALL COMPLY WITH NFPA 70 (NATIONAL ELECTRICAL CODE, 2011 EDITION), THE FLORIDA FIRE PREVENTION CODE (2013 EDITION), NFPA 72 (2010 EDITION), THE FLORIDA ACCESSIBILITY CODE (2013 EDITION) AND THE FLORIDA BUILDING CODE (2013 EDITION).
4. THE FIRE ALARM SYSTEM CONSISTS OF FIRE DETECTION CONTROL PANELS AND INITIATION AND NOTIFICATION APPLIANCES.
5. THE FIRE ALARM SYSTEM SHALL BE "POWER LIMITED".
6. THE FIRE ALARM CONTROL PANEL SHALL BE INTELLIGENT AND HAVE STANDBY BATTERY BACKUP AS PER NFPA 72 - 10.5.6.3.1 (2010 EDITION), PROVIDING BATTERY POWER CAPACITY FOR THE ENTIRE SYSTEM TO OPERATE FOR 24 HOURS IN STANDBY MODE AND 5 MINUTES IN ALARM MODE. BATTERIES SHALL BE PERMANENTLY MARKED WITH THE MONTH AND YEAR OF MANUFACTURE (MM/YYYY)
7. THE PRIMARY POWER SOURCES FOR THE FIRE ALARM SYSTEM SHALL BE CONNECTED TO A DEDICATED BRANCH CIRCUIT AND SHALL BE MECHANICALLY PROTECTED, PER NFPA 72-10.5.5.2(2010 EDITION)
8. CABLE TYPE, SIZE AND INSTALLATION REQUIREMENTS SHALL COMPLY WITH ARTICLE 760 OF NFPA 70 (NATIONAL ELECTRICAL CODE, 2011 EDITION) FOR "POWER LIMITED" FIRE PROTECTION SIGNALING CIRCITS-WIRING METHODS AND MATERIALS.
9. MINIMUM CABLE SIZE --- REFER TO WIRE LEGEND FOR DETAIL.
10. ALL WIRING AND CONDUIT TO BE INSTALLED IN ACCORDANCE WITH NFPA 70 (NATIONAL ELECTRICAL CODE, 2011 EDITION). WIRE SHALL BE SOLID COPPER OR STRANDED COPPER WITH A MAXIMUM OF 7 STRANDS FOR SIZES 16 AND 18AWG. STRANDED COPPER WITH A MAXIMUM OF 19 STRANDS.
11. ALL WIRING INSTALLED IN DUCTS, PLENUMS AND OTHER SPACES WITH ENVIRONMENTAL AIR SHALL BE TYPE "FPLP", AS PER NFPA 70 (NATIONAL ELECTRICAL CODE, 2011 EDITION).
12. ALARM NOTIFICATION APPLIANCES SHALL BE VISUAL, AUDIBLE-VISUAL AND/OR AUDIBLE TYPE
13. AUDIBLE DEVICES SHALL BE HORNS, AND SHALL BE INSTALLED IN ACCORDANCE WITH NFPA 72 - 18.3.5 & 18.4 (2010 EDITION), FOR LOCATION,SPACING AND AUDIBILITY REQUIREMENTS.
14. VISUAL DEVICES SHALL BE A MINIMUM CANDELA RATING OF 15 CANDELA. WALL MOUNTED UNITS SHALL BE PLACED BETWEEN 80" - 96" AFF (OR 6" FROM THE CEILING, WHICHEVER IS LOWER), CEILING MOUNTED DEVICES SHALL BE SUSPENDED AT OR BELOW 30 FT. ALL VISUAL DEVICES SHALL BE INSTALLED IN ACCORDANCE WITH NFPA 72 - 18.5 (2010 EDITION) AND THE FLORIDA ACCESSIBILITY CODE (2012 EDITION). IF MORE THAN TWO VISIBLE NOTIFICATION APPLIANCES OR GROUPS OF SYNCHRONIZED APPLIANCES IN THE SAME ROOM OR ADJACENT SPACE WITHIN THE FIELD OF VIEW ARE PRESENT, THEY WILL FLASH IN SYNCHRONIZATION PER NFPA 72 - 18.5.4.3.2.3 (2010 EDITION).
15. THE LOCATION OF SMOKE AND HEAT DETECTORS SHALL BE SPECIFIED ON THE DRAWINGS AND SHALL BE IN COMPLIANCE WITH NFPA 72 - 17.5 & 17.7 (2010 EDITION).
16. MANUAL PULL STATIONS SHALL BE MOUNTED NOT LESS THAN 3 ½' AND NOT MORE THAN 4 ½' AFF AND SHALL BE INSTALLED IN ACCORDANCE WITH NFPA 72 - 17.14 (2010 EDITION).
17. CONTRACTOR WILL MAKE ANY CORRECTIONS TO DRAWINGS (AS-BUILTS) TO REFLECT THE FIRE ALARM SYSTEM, AS INSTALLED). DEVICES SHOWN ON PLANS MAY NEED TO BE RELOCATED DUE TO ACTUAL BUILDING AND SPRINKLE CONFIGURATION.
18. CIRCUIT POLARITY MUST BE OBSERVED.
19. CONDUIT, WHERE REQUIRED, SHALL NOT EXCEED 40% FILL, PER NFPA 70, (NATIONAL ELECTRICAL CODE, 2011 EDITION).
20. THE FIRE ALARM PANEL(S) SHALL NOT BE USED TO POWER ANY UNAUTHORIZED EXTERNAL DEVICES.
21. ALL FIRE STOP PENETRATIONS SHALL BE SEALED WITH A UL APPROVED FIRESTOP MATERIAL. (SEE FIRESTOP DETAIL)
22. THE FIRE ALARM PANEL MUST HAVE AN EARTH GROUND CONNECTION AS PER MANUFACTURER'S RECOMMENDATIONS AND ARTICLE 760 OF NFPA 70, (NATIONAL ELECTRICAL CODE, 2011 EDITION). MINIMUM WIRE SIZE SHALL BE 14 AWG FOR GROUND CONNECTION. NOTE: PANEL NEUTRAL OR CONDUIT GROUND IS NOT ACCEPTABLE.
23. ALL SURGE/TRANSIENT SUPPRESSERS MUST BE CONNECTED TO BUILDING OR COLD WATER GROUND PER NFPA 70 (NATIONAL ELECTRIC CODE, 2011 EDITION)
24. FIRE ALARM RISER CIRCUITS SHALL BE CLASS "B", STYLE "4".
25. A BREAK IN ANY FIELD WIRING OR GROUNDING OF ANY CONDUCTOR WILL RESULT IN THE ACTIVATION OF THE FIRE ALARM CONTROL PANEL"TROUBLE" SIGNAL, AND WILL PRODUCE AN AUDIBLE AND VISIBLE ANNUNCIATION AT THE PANEL AND ANY REMOTE ANNUNCIATORS. (PER NFPA 72 - 10.17.1.1 , 2010 EDITION)
26. THE 120-VAC POWER FEED FOR THE FIRE ALARM PANEL AND POWER SUPPLIES MUST BE FROM A DEDICATED BRANCH CIRCUIT AND THE BREAKER SHALL BE IDENTIFIED AS "FIRE ALARM CIRCUIT", AS PER NFPA 72 - 10.5.5.2.2 (2010 EDITION)
27. THE FIRE ALARM SYSTEM SHALL BE MONITORED OFF-PREMISE BY A "LISTED CERTIFICATED CENTRAL STATION" IN ACCORDANCE WITH NFPA 72 - 26.3 (2010 EDITION)
28. TWO TELEPHONE LINES SHALL BE PROVIDED TO THE FIRE ALARM COMMUNICATOR FOR PURPOSES OF MONITORING THE FIRE ALARM SYSTEM. TELEPHONE LINES SHALL BE CONNECTED IN CONFORMANCE WITH NFPA72 -26.6.3.2 (2010 EDITION).
29. AT THE FINAL INSPECTION, A "CERTIFICATE OF COMPLETION" SHALL BE PROVIDED TO THE CUSTOMER AND THE LOCAL AUTHORITY HAVING JURISDICTION. A LOG BOOK SHALL REMAIN ON THE PREMISES THAT SHALL INCLUDE AS-BUILT DRAWINGS, MANUALS, INSPECTION RECORDS, ETC.
30. THE FIRE ALARM SYSTEM PROVIDING SERVICE AT THE PROTECTED PREMISES COMPLIES WITH ALL THE REQUIREMENTS OF NFPA 72 (2010 EDITION) THROUGH THE USE OF A SYSTEMATIC FOLLOW UP PROGRAM UNDER THE CONTROL OF EITHER "UL" OR "**FM**". SUCH DOCUMENTATION (CERTIFICATE) SHALL BE POSTED WITHIN 3 FEET OF THE FIRE ALARM CONTROL PANEL.

FM
APPROVED

Certificate of Compliance

Project ID# 3045461
Issued January 1, 2015

This is to certify that the central station service company indicated below is listed in the Approval Guide, a publication of FM Approvals, as eligible to use the <FM> Approval mark in conjunction with protected property installations it has Placarded as being in compliance with the equipment and service requirements of FM Approval Standard 3011 *CENTRAL STATION SERVICE FOR FIRE ALARMS AND PROTECTIVE EQUIPMENT SUPERVISION.*

CENTRAL STATION SERVICE - The installation, testing and maintenance of signaling systems wherein fire alarm and related supervisory, trouble and test signals are initiated at a subscribing property and monitored at a constantly attended central station where properly trained personnel take prescribed action on those signals including retransmission of the signals, dispatch of runners to the protected property and appropriate record keeping. FM Approved central station service is required to be provided under a single contract.

This central station service company was examined and Approved in accordance with FM Approval Standard 301 1 (Effective Date April 1999) for the following category:

( ) CENTRAL STATION COMPANY (COMPLETE SERVICE) - Capable of providing all aspects of central station service as described above.

( ) CENTRAL STATION COMPANY (MONITORING ONLY) - Capable of providing only monitoring, retransmission, dispatch and record keeping aspects as described above. All other aspects of central station service must be subcontracted to an FM Approved CENTRAL STATION COMPANY (COMPLETE SERVICE) or an FM Approved FIRE ALARM SERVICE - LOCAL COMPANY.

(X) FIRE ALARM SERVICE - LOCAL COMPANY - Capable of providing only installation, testing, maintenance and runner service aspects as described above. All other aspects of central station service must be subcontracted to an FM Approved CENTRAL STATION COMPANY (COMPLETE SERVICE) or an FM Approved CENTRAL STATION COMPANY (MONITORING ONLY).

Company:
Advanced Fire & Security
2701 Gateway Drive
Pompano Beach, FL 33069

Service Center(s)
Same

THIS CERTIFICATE EXPIRES ON 12/31/2015
Continued Approval requires a satisfactory re-examination prior to the date shown above.

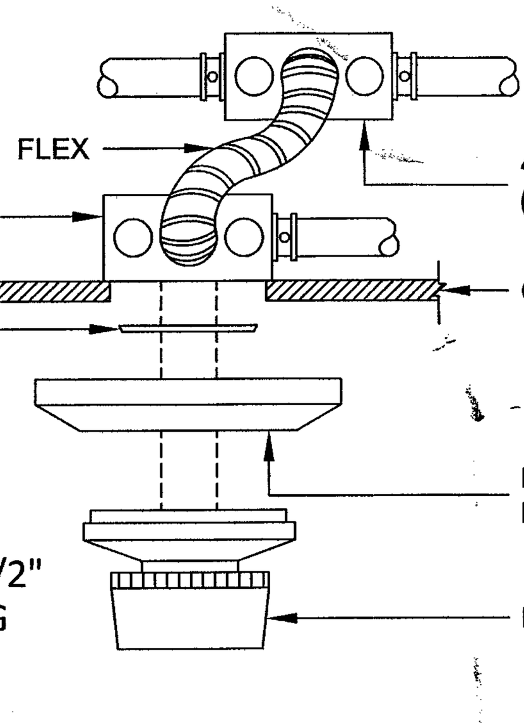
For more than 160 years FM Approvals has partnered with business and industry to reduce property losses

FM Approvals®
Member of the FM Global Group

Robert W. Elliott
1151 Boston-Providence Turnpike
Norwood, MA 02062

Senior Engineering Specialist

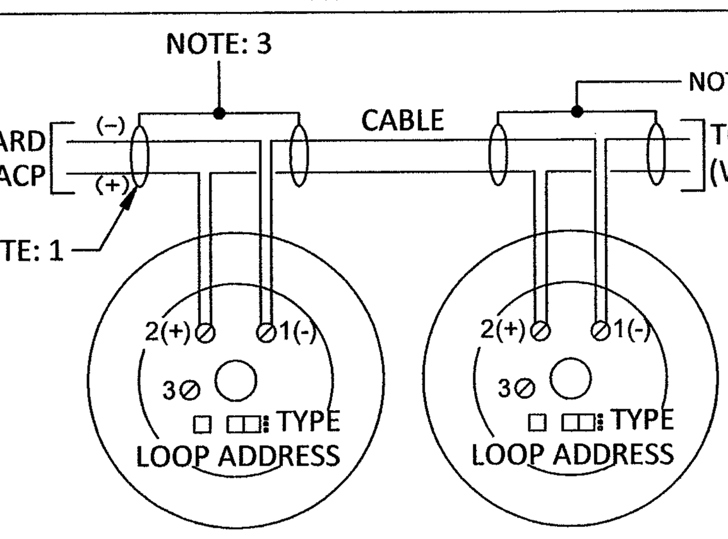
BOX MOUNTING IN CONDUIT



BOX MOUNTING IN LIFT OUT OR INTERLOCKING TYPE CEILINGS WITH SYSTEMS INSTALLED IN CONDUIT

THIS DIAGRAM IS FOR REPRESENTATIVE PURPOSES ONLY, AND IS NOT AN EXACT SPECIFICATION.

DETECTOR BASE



NOTE 1: DETECTOR (SLC LOOP) TO BE INSTALLED USING TWISTED FPL WIRE

NOTE 2: DO NOT LOOP WIRE UNDER TERMINALS 1 & 2. BREAK WIRE RUN TO PROVIDE SUPERVISION

NOTE 3: OBSERVE POLARITY. DO NOT GROUND CONTROL WIRES OR SHIELDS. TIE SHIELDS TOGETHER AT EACH DETECTOR.

NOTE 4: SET THE ROTARY DIALS ON THE REAR OF THE DETECTOR HEAD TO CORRESPOND TO THE LAST TWO DIGITS OF THE DEVICE LOOP ADDRESS. REFER TO THE FLOOR PLANS FOR THE DETECTOR DEVICE

NOTE 5: RECORD THE LOOP ADDRESS & DEVICE TYPE IN THE SPACES PROVIDED ON

LEGEND

COUNT	SYMBOL	DEVICE TYPE	MODEL	MANUFACTURE
1	FACP	FIRE ALARM CONTROL PANEL	S3	GAMEWELL-FCI
1	P/S	FIRE ALARM POWER SUPPLY	PS-8	WHEELOCK
1	RADIO	FIRE ALARM RADIO DIALER	AES-7788F	AES-INTELLINET
12	WP	HORN / STROBE WEATHERPROOF	ASWP-24MCW-FR	WHEELOCK
6		HORN / STROBE	HSR	WHEELOCK
9	WP	STROBE ONLY WEATHERPROOF	RSSWP-2475W-FR	WHEELOCK
14		STROBE ONLY	STR	WHEELOCK
9	P WP	MANUAL PULL STATION WEATHERPROOF	MS-7SLOB	GAMEWELL-FCI
2	P	MANUAL PULL STATION	MS-7S	GAMEWELL-FCI
6	M	MONITOR MODULE	AMM-2F	GAMEWELL-FCI
5	R	RELAY MODULE	AOM-2RF	GAMEWELL-FCI
6	C	CONTROL MODULE	AOM-2SF	GAMEWELL-FCI
10		SMOKE DETECTOR	ASD-PL2F	GAMEWELL-FCI
20	SB	SMOKE DETECTOR WITH B200SR SOUNDERBASE	ASD-PL2F	GAMEWELL-FCI
9	CB SB	COMBO DETECTOR WITH B200SR SOUNDERBASE	MCS-COF	GAMEWELL-FCI
1	R/F	HEAT DETECTOR	ATD-L2F	GAMEWELL-FCI
4	MP	HEAT DETECTOR MOISTURE-PROOF	302-ET-135	GAMEWELL-FCI
1		DUCT DETECTOR WITH SMOKE HEAD ASD-PL2FR	DNR	GAMEWELL-FCI
1	RT	REMOTE TEST STATION	RTS151	GAMEWELL-FCI
118		TOTAL DEVICES	(WP) = WEATHERPROOF (CM) = CEILING MOUNT	

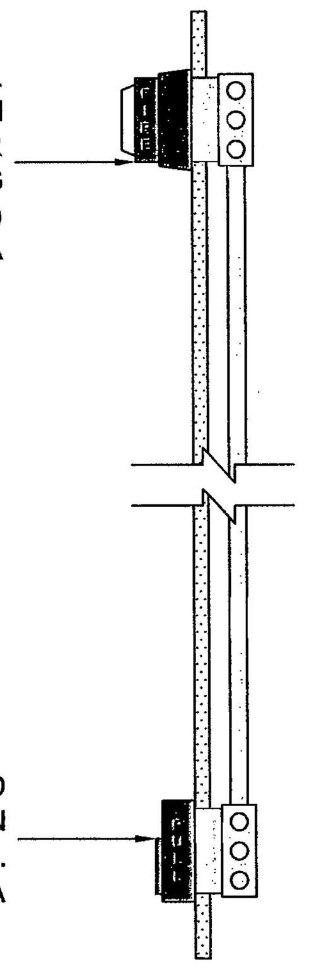
SCOPE OF WORK

1. SUPPLY AND INSTALL NEW S3 FIRE ALARM SYSTEM FOR THE SCOPE OF WORK SHOWN ON FLOOR PLAN AND RISER DIAGRAM.
2. SCOPE OF WORK AREA IS A NON SPRINKLED BUILDING AND HAS A TOTAL AREA OF: 19,732 SQ. FT. THE NEW FIRE ALARM CONTROL PANEL IS AN ADDRESSABLE INTELLIGENT SYSTEM. THE NEW SYSTEM HAS A SLC DEVICE CAPACITY OF 159 SENSORS, AND 159 MODULES, FOR A TOTAL OF 318 POINTS.
3. THE MAXIMUM HEIGHT OF CEILING IS UNDER 20'-0".
4. FOR MAXIMUM LENGTH PER INDICATING CIRCUIT, SEE CIRCUIT CALCULATIONS.

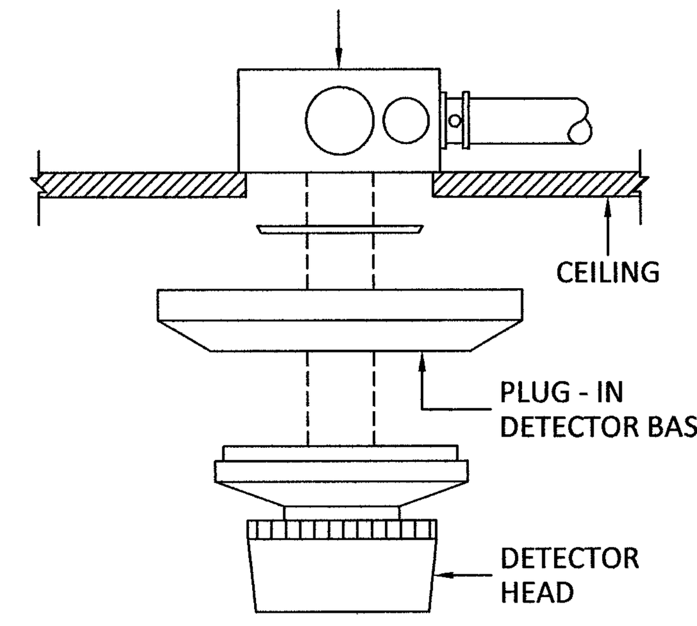
WIRE LEGEND

SYMBOL	WIRE TYPE AND DESCRIPTION	DWG LABELED COLOR	ACTUAL WIRE COLOR
A	16-2 FPLR WIRE FOR HORNS & STROBES	MAGENTA	YELLOW
B	18-2 FPLR WIRE FOR DATA COMMUNICATION	RED	RED
C	1#12 AWG THHN WIRE FOR GROUND CONNECTION	GREEN	GREEN
D	2#12 AWG THHN WIRE FOR POWER SUPPLY AND PANEL POWER		
E	18-2 FPL WIRE FOR ANNUNCIATOR AND PAM-1 POWER	ORANGE	ORANGE
F	2 18-2 FPL WIRE FOR ANNUNCIATOR COMMUNICATIONS	RED	RED
G	16-2 FPL WIRE FOR CONTROL PANEL INTERFACE	GRAY	GRAY
*	WIRE SIZE SHOWN IS FOR MIN. ACCEPTANCE GAUGE. WIRE SIZE MAY INCREASE IF REQUIRED BY CIRCUIT.		

ADA HEIGHT REQUIRMENTS



BOX MOUNTING REQUIRMENTS



BIG MOUNTING IN SHEET ROCK OR PLASTER TYPE CEILINGS (MUST BE INSTALLED WITH CONDUIT)

THIS DIAGRAM IS FOR REPRESENTATIVE PURPOSES ONLY, AND IS NOT AN EXACT SPECIFICATION.

NOT TO SCALE

S3 FIRE ALARM CONTROL PANEL

ITEM	DESCRIPTION	STANDBY CURRENT PER UNIT (AMPS)		QTY		TOTAL STANDBY CURRENT PER ITEM (AMPS)	ALARM CURRENT PER UNIT (AMPS)		QTY		TOTAL ALARM CURRENT (AMPS)
1	FCI-S3 MAIN BOARD	0.1110	x	1	=	0.1110	0.2430	x	1	=	0.2430
2	ASD-PL2F SMOKE DETECTOR	0.0003	x	29	=	0.0087	0.0065	x	29	=	0.1885
3	MCS-COF MULTI-CRITERIA DETECTOR	0.0003	x	9	=	0.0027	0.0070	x	9	=	0.0630
4	ASD-PL2FR SMOKE HEAD	0.0003	x	1	=	0.0003	0.0065	x	1	=	0.0065
5	ATD-L2F HEAT DETECTOR	0.0003	x	1	=	0.0003	0.0065	x	1	=	0.0065
6	DNR DUCT DETECTOR	0.0000	x	1	=	0.0000	0.0000	x	1	=	0.0000
7	MS-7S MANUAL PULL STATION	0.0003	x	2	=	0.0006	0.0030	x	2	=	0.0060
8	MS-7LOB MANUAL PULL STATION	0.0003	x	9	=	0.0027	0.0030	x	9	=	0.0270
9	AOM-2RF RELAY MODULE	0.0004	x	5	=	0.0020	0.0065	x	5	=	0.0325
10	AMM-2F MONITOR MODULE	0.0004	x	6	=	0.0024	0.0060	x	6	=	0.0360
11	AOM-2SF CONTROL MODULE	0.0004	x	5	=	0.0020	0.0065	x	5	=	0.0325
12	RTS-151 REMOTE TEST STATION	0.0000	x	1	=	0.0000	0.0012	x	1	=	0.0012
17	AUX1	0.0000	x	1	=	0.0000	0.3910	x	1	=	0.3910
18	AUX2	0.0000	x	1	=	0.0000	1.2800	x	1	=	1.2800
					TOTAL SYSTEM STANDBY (AMPS)	0.1327				TOTAL SYSTEM ALARM (AMPS)	2.3137

REQUIRED OPERATION TIME FROM NFPA 72 4.4.1.5.2.2.(1) & 4.4.1.5.3.1

STANDBY: 24 HOURS — ALARM: 5 MINUTES X 1/60 = 0.083 HOURS

REQUIRED STANDBY TIME (HOURS)		TOTAL STANDBY CURRENT (AMPS)		REQUIRED STANDBY CAPACITY (AMP-HR)	REQUIRED ALARM TIME (HOURS)		TOTAL ALARM CURRENT (AMPS)		REQUIRED ALARM CAPACITY (AMP-HR)
24	X	0.133	=	3.185	0.083	X	2.314	=	0.192

P1

REQUIRED STANDBY CAPACITY (AMP-HR)		REQUIRED ALARM CAPACITY (AMP-HR)		REQUIRED AMP/HOUR BATTERY		DERATING FACTOR 1.2		MINIMUM AMP/HOUR BATTERY REQUIRED	AMP/HOUR BATTERY SUPPLIED
3.185	+	0.192	=	3.377	X	1.2	=	4.052	7

VOLTAGE DROP CALCULATIONS

VD = 2 X L X R X I / 1000

OPERATING RANGE FOR DEVICES ARE BETWEEN 16VDC AND 33VDC

VD = VOLTAGE DROP
L = ONE-WAY LENGTH OF CIRCUIT
R = CONDUCTOR RESISTANCE IN OHMS PER THOUSAND FEET
I = LOAD CURRENT

OHMS PER THOUSAND	
18 AWG	7.77
16 AWG	4.89
14 AWG	3.07
12 AWG	1.93
10 AWG	1.21

POWER SUPPLY #1

DESCRIPTION	STANDBY CURRENT PER UNIT (AMPS)		QTY		TOTAL STANDBY CURRENT PER ITEM (AMPS)	ALARM CURRENT PER UNIT (AMPS)		QTY		TOTAL ALARM CURRENT (AMPS)
PS-8	0.129	x	1	=	0.129	0.129	x	1	=	0.129
CIRCUIT #1						1.298	x	1	=	1.298
CIRCUIT #2						0.851	x	1	=	0.851
CIRCUIT #3						0.735	x	1	=	0.735
CIRCUIT #4						0.714	x	1	=	0.714
				TOTAL SYSTEM STANDBY (AMPS)	0.129				TOTAL SYSTEM ALARM (AMPS)	3.727

REQUIRED OPERATION TIME FROM NFPA 72 4.4.1.5.2.2.(1) & 4.4.1.5.3.1

STANDBY: 24 HOURS — ALARM: 5 MINUTES X 1/60 = 0.083 HOURS

REQUIRED STANDBY TIME (HOURS)		TOTAL STANDBY CURRENT (AMPS)		REQUIRED STANDBY CAPACITY (AMP-HR)	REQUIRED ALARM TIME (HOURS)		TOTAL ALARM CURRENT (AMPS)		REQUIRED ALARM CAPACITY (AMP-HR)
24	X	0.129	=	3.096	0.083	X	3.727	=	0.309

PS1

REQUIRED STANDBY CAPACITY (AMP-HR)		REQUIRED ALARM CAPACITY (AMP-HR)		REQUIRED AMP/HOUR BATTERY		DERATING FACTOR 1.2		MINIMUM AMP/HOUR BATTERY REQUIRED	AMP/HOUR BATTERY SUPPLIED
3.096	+	0.309	=	3.405	X	1.2	=	4.086	7

TOTALS FOR CIRCUIT #1

QTY	NOTIFICATION TYPE	AMPS	TOTAL
1	HSR (15cd)	0.082	0.082
1	HSR (75cd)	0.148	0.148
5	ASWP-2475W-FR (75cd)	0.168	0.840
4	STR (15cd)	0.057	0.228
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
11		TOTAL AMPS:	1.298

TOTALS FOR CIRCUIT #3

QTY	NOTIFICATION TYPE	AMPS	TOTAL
2	HSR (30cd)	0.102	0.204
2	ASWP-2475W-FR (75cd)	0.168	0.336
1	STR (15cd)	0.057	0.057
1	RSSWP-2475W-FR (75cd)	0.138	0.138
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
6		TOTAL AMPS:	0.735

TOTALS FOR CIRCUIT #2

QTY	NOTIFICATION TYPE	AMPS	TOTAL
1	HSR (75cd)	0.148	0.148
3	ASWP-2475W-FR (75cd)	0.168	0.504
2	STR (15cd)	0.057	0.114
1	STR (30cd)	0.085	0.085
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
7		TOTAL AMPS:	0.851

TOTALS FOR CIRCUIT #4

QTY	NOTIFICATION TYPE	AMPS	TOTAL
1	HSR (30cd)	0.102	0.102
2	ASWP-2475W-FR (75cd)	0.168	0.336
2	RSSWP-2475W-FR (75cd)	0.138	0.276
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
0	-	0.000	0.000
5		TOTAL AMPS:	0.714

VOLTAGE DROP CALCULATIONS

CIRCUIT NUMBER	WIRE RUN ONE WAY (FEET)	OHMS PER WIRE SIZE: OHMS	OHMS PER WIRE SIZE: AWG	TOTAL CIRCUIT DRAW	VOLTAGE DROP	POWER SUPPLY VOLTAGE	VOLTAGE READING AT LAST DEVICE	VOLTAGE DROP AT END	ACCEPTABLE VOLTAGE DROP
CIRCUIT #1	198	4.89	16	1.298	2.513	20.4	17.89	12%	YES
CIRCUIT #2	207	4.89	16	0.851	1.723	20.4	18.68	8%	YES
CIRCUIT #3	218	4.89	16	0.735	1.567	20.4	18.83	8%	YES
CIRCUIT #4	231	4.89	16	0.714	1.613	20.4	18.79	8%	YES

City of Miami Beach
Fire Prevention Division
PLANS APPROVED
FEB 1 2 2015

RAJA BUCHANAN LICENSE No. 48916 STATE OF FLORIDA PROFESSIONAL ENGINEER

BUCHANAN P.E CONSULTING INC.
ELECTRICAL * MECHANICAL * PLUMBING
E N G I N E E R I N G
6191 W. ATLANTIC BLVD, SUITE# 2 MARGATE, FL 33063
Ph: 954-590-3300 Fax: 954-590-2232
Email: BUCHANAN@MEPENGINEERS.COM
CERTIFICATE OF AUTHORIZATION # 8842
☐ RAJA BUCHANAN P.E # 48916 ☐ MAURICE LORD P.E # 72550

ADVANCED FIRE & SECURITY
2701 GATEWAY DRIVE
POMPANO BEACH, FL 33069
(954)772-1700 (954)772-0500 fax
WWW.ADVFIREONLINE.COM
STATE AND U.L. LICENSED
EF#0001026 U.L.# S7195-1

PROJECT:
EVA HOTEL INTERIOR IMPROVEMENTS
1506 COLLINS AVENUE MIAMI BEACH, FL 33139

REVISIONS:
1 PER CITY COMMENTS D.L. (02/11/15)

AFSI PROJECT NUMBER: 7140545	
DATE: 12/09/14	SCALE: AS-SHOWN
DRAWN BY: D.L.	CHECKED BY: I.E.A.

Z:\Drawings\2014\E\Eva Hotel\Fire Alarm\Revision 1 (01.22.15) (have not been to city yet)\7140545 EVA HOTEL.dwg

PLOT DATE: 2/11/2015

PERMIT NUMBER

29500430

ADDRESS