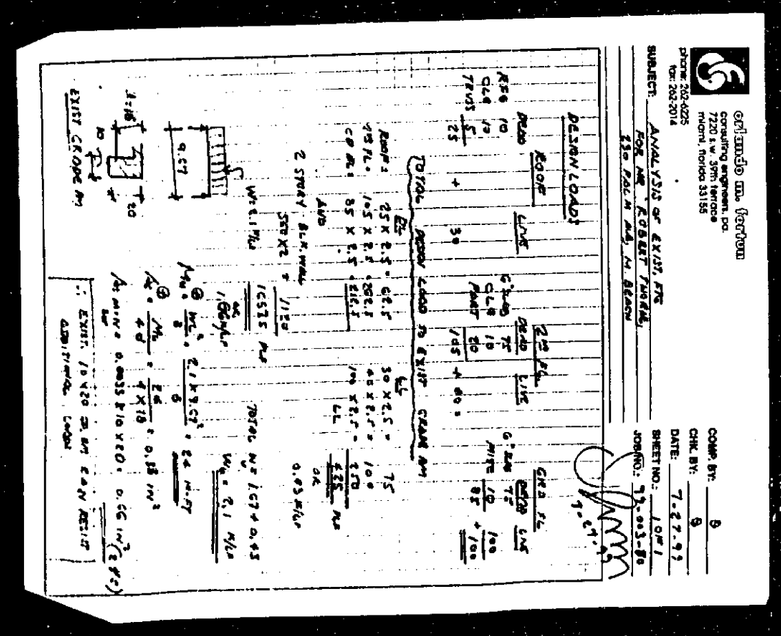
PERMIT #
B99103949

ADDRESS
230 Palm Av

0000401



COMP BY: B
CHK. BY: B
DATE: 7-27-93
SHEET NO.: 10 of 1
JOB NO.: 93-03-01

SUBJECT: ANALYSIS OF EXIT FTG
FOR THE ROBERT TANNER
SIX FALLIN ADJ. TO BEACH

DESIGN LOADS

ROOF

DEAD LOAD

CONC FTG

ASS 10
CLG 10
FRMG 25
45

CONC FTG
CLG 10
FRMT 10
20
145 + 20 =

TOTAL DOWN LOAD TO EXIT CRANE BM

ROOF =
25 PSF
105 PSF
CP PL =
25 X 2.5 = 62.5
105 X 2.5 = 262.5
25 X 2.5 = 62.5
AVG
2 STORY BLK WALL
350 X 2 = 1150
1562.5 #

75
50 X 2.5 = 125
40 X 2.5 = 100
20 X 2.5 = 50
LL
275
1837 #
0.93 #/in²
OK

TOTAL W = 1837 + 0.93
W = 2.1 #/in

$M_{max} = \frac{wL^2}{8} = \frac{2.1 \times 27^2}{8} = 64$ in-#

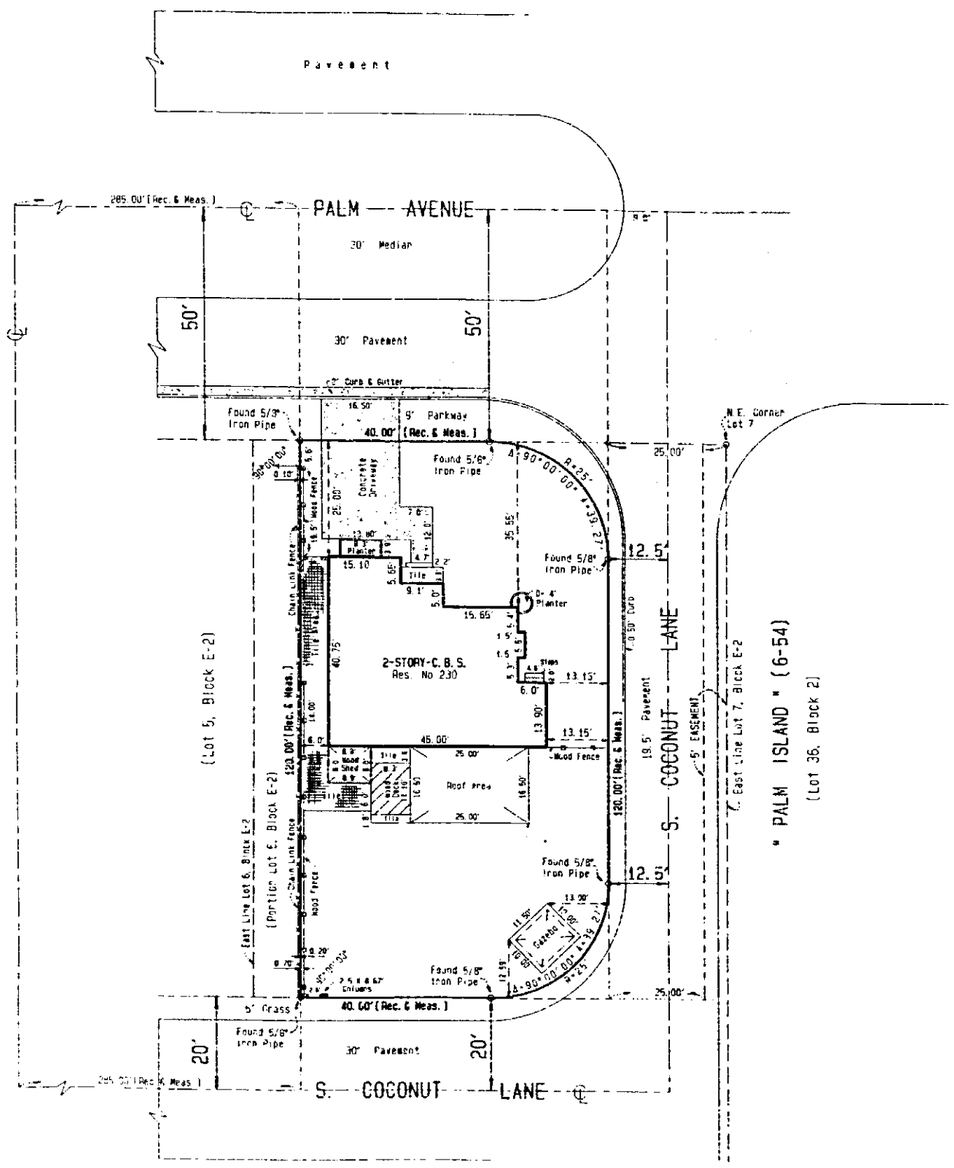
$S_x = \frac{M_{max}}{F_b} = \frac{64 \times 12}{0.66 \times 20} = 0.58$ in³

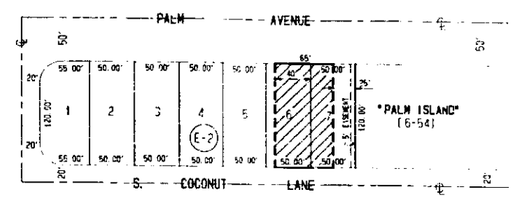
$A_{min} = \frac{0.833 \times 10 \times 20}{0.66 \times 20} = 0.66$ in² (2 pcs)

EXIST. 10 x 20 CB WI EAN RESIST
ADDITIONAL LOAD

EXIST GROUND PL

005009





LOCATION MAP

Scale: 1" = 80'

LEGAL DESCRIPTION

The Easterly 40.00' feet of Lot 6 and all of Lot 7, EXCEPT: The Easterly 25.00' feet of Lot 7, Block E-2, "AMENDED RIVIERA AND THE FIRST AND SECOND ADDITIONS", according to the plat thereof, as recorded in Plat Book 32, at Page 37, of the Public Records, Miami-Dade County, Florida.

SURVEYOR'S NOTES

1) The above captioned Property was surveyed and described based on the above Legal Description furnished by client.
2) This Certification is only for the Lands as described. It is not a certification of Title, Zoning, Easements, or Freedom of Encumbrances. ABSTRACT NOT REVIEWED.
3) Ownership is subject to Opinion of Title.
4) Type of Survey: BOUNDARY.
5) There may be additional Restrictions not shown on this survey that may be found in the Public Records of this County. Examination of ABSTRACT OF TITLE will have to be made to determine recorded instruments, if any affecting this property.
6) This Firm did not research the particular setbacks as required by the Zoning of the above described Parcel. Nor does this survey certify that any of the improvements shown are in compliance with the Zoning Regulations.
7) No encroachments were noted by the Survey unless shown.
8) Location and identification of Utilities and or adjacent to the property were not secured as such information was not requested.
9) Unless otherwise noted, this Firm has not attempted to locate Footings and/or Foundations (underground).
10) This PLAN OF SURVEY, has been prepared for the exclusive use of the entities named hereon. The Certificate does not extend to any unnamed party.
11) The subject property is located within a Flood Hazard Area as defined by the Federal Insurance Administration, Community Panel No. 120651-0191, Suffix "J", Flood Zone "AE", Base Elevation 7.00 feet. Map Date: March 2, 1994 (Revised).

OFFICE COPY
CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY THE FOLLOWING:

BUILDING
ZONING
PLUMBING
ELECTRICAL
MECHANICAL
FIRE PREVENT
ENGINEERING
PUBLIC WORKS
STRUCTURAL
ACCESSIBILITY
ELEVATOR

CERTIFIED TO:

ROBERT F. THORNE and BEATRIZ LARA THORNE
ADAMS, GALLINAR, IGLESIAS & MEYER, P.A.
ATTORNEY'S TITLE INSURANCE FUND, INC.
GIBRALTAR BANK, FSB, its successors &/or assigns as their interest may appear
WEISBURD & EISEN, P.A.
R.B.T. INVESTMENTS, INC. a Florida Corp

REVISIONS		
Date	Description	Job No.
[illegible]	[illegible]	
[illegible]	[illegible]	

ABBREVIATIONS

[illegible]

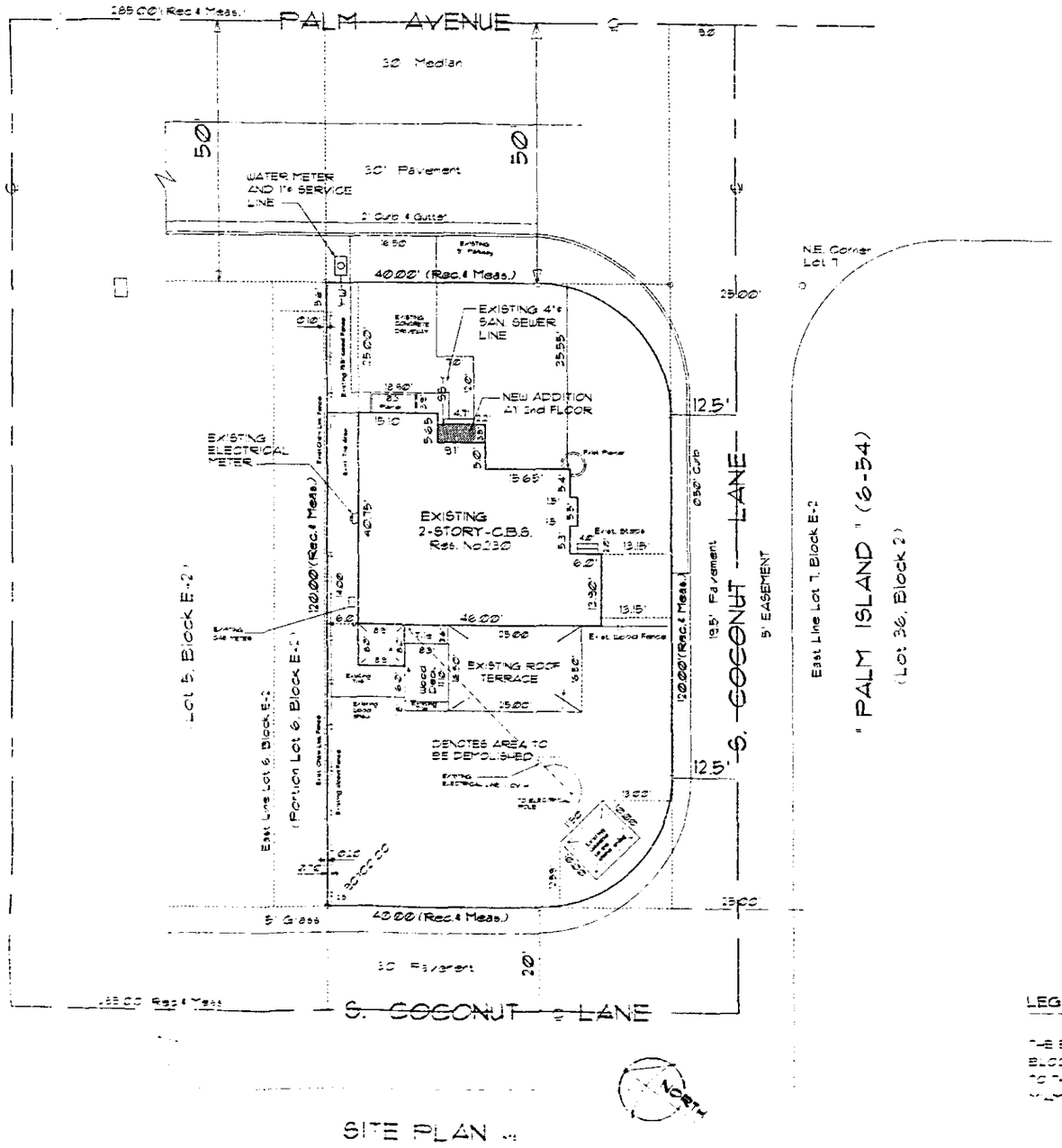
PLAN OF SURVEY

The phrase "BOUNDARY SURVEY" represents the herein described property that it was completed under my supervision and to the best of my knowledge and belief and it also meet the Minimum Technical Standards, set forth by the Florida Board of Land Surveyors and Mappers in Chapter 61G17-6 Florida Administrative Code pursuant to Section 472.027 Florida Statutes.

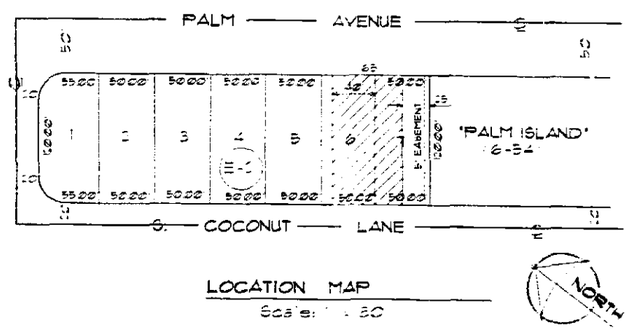
NOTE:
THIS IS NOT A VALID CERTIFICATION OR REPRODUCTION OF THIS DRAWING WITHOUT THE SURVEYOR'S ORIGINAL SIGNATURE AND RAISED EMBOSSED SEAL PRESENT.

MARIO PRATS JR. & ASSOCIATES, INC.
SURVEYORS - MAPPERS - PLANNERS
[illegible]
Mario Prats Jr.
Professional Surveyor & Mapper No. 3721
State of Florida

Scale	Drawn by	CAD File	Job Number
1"=20'	J. Thorne	T. Work	10423-
Date	Field Date	Sheet No.	941-A
June 22, 1998	June 8, 1998	1 of 1	



SITE PLAN



LOCATION MAP
Scale: 1" = 30'

LEGAL DESCRIPTION

THE EASTERLY 40.00 FEET OF LOT 6 AND ALL OF 7 EXCEPT THE EASTERLY 15.00 FEET OF LOT 7 BLOCK E-2 AMENDED RIVIERA AND THE FIRST AND SECOND ADDITIONS ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 32 AT PAGE 37 OF THE PUBLIC RECORDS MIAMI-DADE COUNTY, FLORIDA

SERVICE COPY
MIAMI BEACH
A PERMIT BY
DESIGN REVIEW

REVISION	BY

E.A. CALIL
ARCHITECT

PROPOSED NEW ADDITION & RENOVATION AT:
MR. & MRS. ROBERT THORNE
LOCATED AT:
520 PALM AVENUE MIAMI BEACH, FLORIDA PH: (305) 979-9859

A-1

DOOR SCHEDULE

MARK	DESCRIPTION	SIZE W	SIZE H	SIZE T	MATERIAL DOOR	MATERIAL FRAME	REMARKS
(A)	FRENCH DOOR - PR	2'-6"	6'-8"	1 3/8	ALUM/GLASS	ALUMINUM	N - 1,3
(B)	FRENCH DOOR - PR	2'-6"	6'-8"	1 3/8	ALUM/GLASS	ALUMINUM	W/ SIDE LIGHT N - 1,3
(C)	HOLLOW CORE	2'-8"	6'-8"	1 3/8	WOOD	WOOD	
(D)	HOLLOW CORE	2'-6"	6'-8"	1 3/8	WOOD	WOOD	
(E)	BI - FOLD	2'-6"	6'-8"	1 3/8	WOOD	WOOD	
(F)	PAIR DOOR	3'-0"	6'-8"	1 3/8	WOOD	WOOD	N - 4
(G)							
(H)							
(J)							

NOTES:
1. OPEN TO OUTSIDE
2. ONE HOUR FIRE RATED W/ METAL (FLAC BACKING
3. GLASS ¼" THICK SAFETY GLASS (CATEGORY CLASS 1)
4. FULL LOUVERED DOOR
5. HANDICAP ACCESS AND HARDWARE
6. OVERHEAD DOOR SUBMIT D.C. P.C. APPROVAL

SAFETY NOTES FOR DOORS
(CLOSETS AND BATHROOMS)
NFPA 101 - 1994 CHAPTER-21
(21-2.4.3) EVERY CLOSET DOOR LATCH SHALL BE SUCH THAT CHILDREN CAN OPEN THE DOOR FROM INSIDE THE CLOSET
(21-2.4) EVERY BATHROOM DOOR LOCK SHALL BE DESIGNED TO PERMIT THE OPENING OF THE LOCKED DOOR FROM THE OUTSIDE IN AN EMERGENCY

ROOM FINISH SCHEDULE

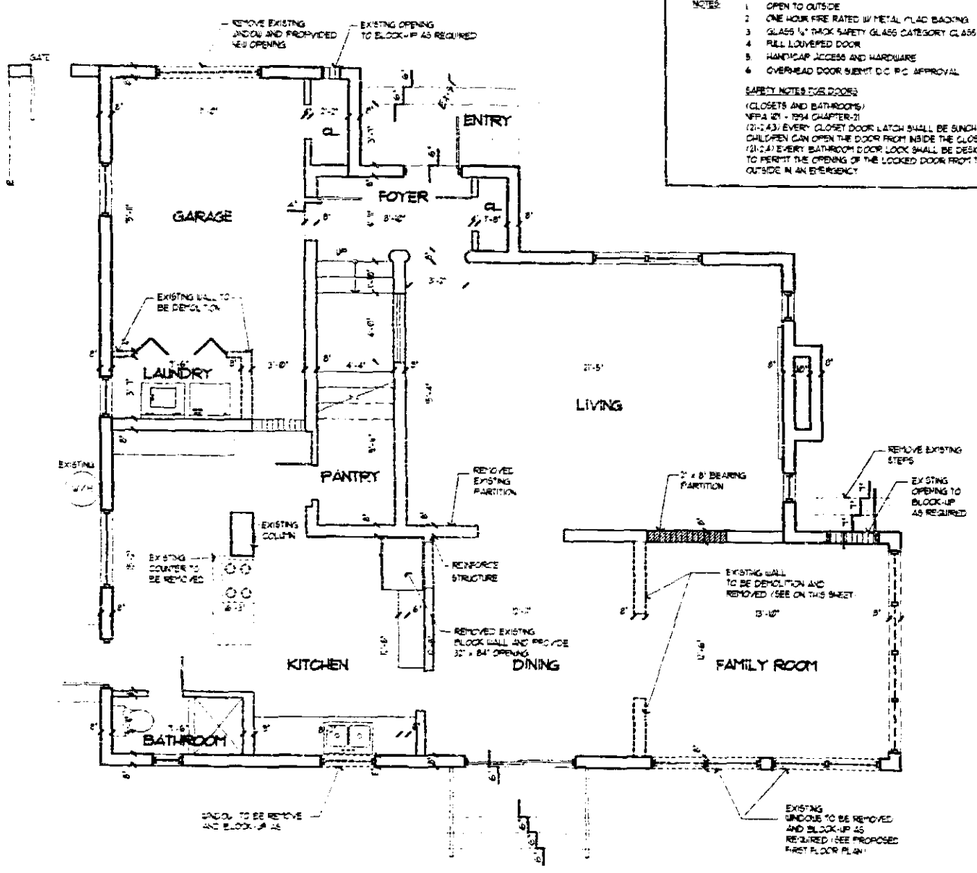
ROOM	FLOOR	WALLS	CEILING	BASE	# REMARKS
KITCHEN	TILE	DRYWALL	DRYWALL	WOOD	
LAUNDRY	TILE	DRYWALL	DRYWALL	WOOD	
BATHROOMS	TILE	TILE/ DRW	DRYWALL	TILE	SEE NOTE - 2
W.I.C.	CARPET	DRYWALL	DRYWALL	WOOD	

NOTES:
1- USE NON-SLIP TILE
2- USE IMPERVIOUS MATERIAL
3- BROOM FINISH CONCRETE FLOOR

WINDOW SCHEDULE

MARK	DESCRIPTION	SIZE W	SIZE H	MATERIAL	AREA	REMARKS
(1)	24 - 5H	3'-0"	5'-4"	ALUM / GLASS	3	N - 2
(2)						
(3)						

NOTE
1- WITH ARCH ON TOP
2- ALL GLASS SHALL BE TINTED
3- TEMPERED GLASS (SAFETY GLASS CATEGORY CLASS 2)
4- EGRESS TYPE
5- SH (SINGLE HUNG)
6- HS (HORIZONTAL SLIDING)



EXISTING PORCH TO BE REMOVED

EXISTING FIRST FLOOR PLAN SCALE 1/4" = 1'-0"

DEMOLITION PLAN

LEGEND:

DENOTES EXISTING TO BE DEMOLISHED

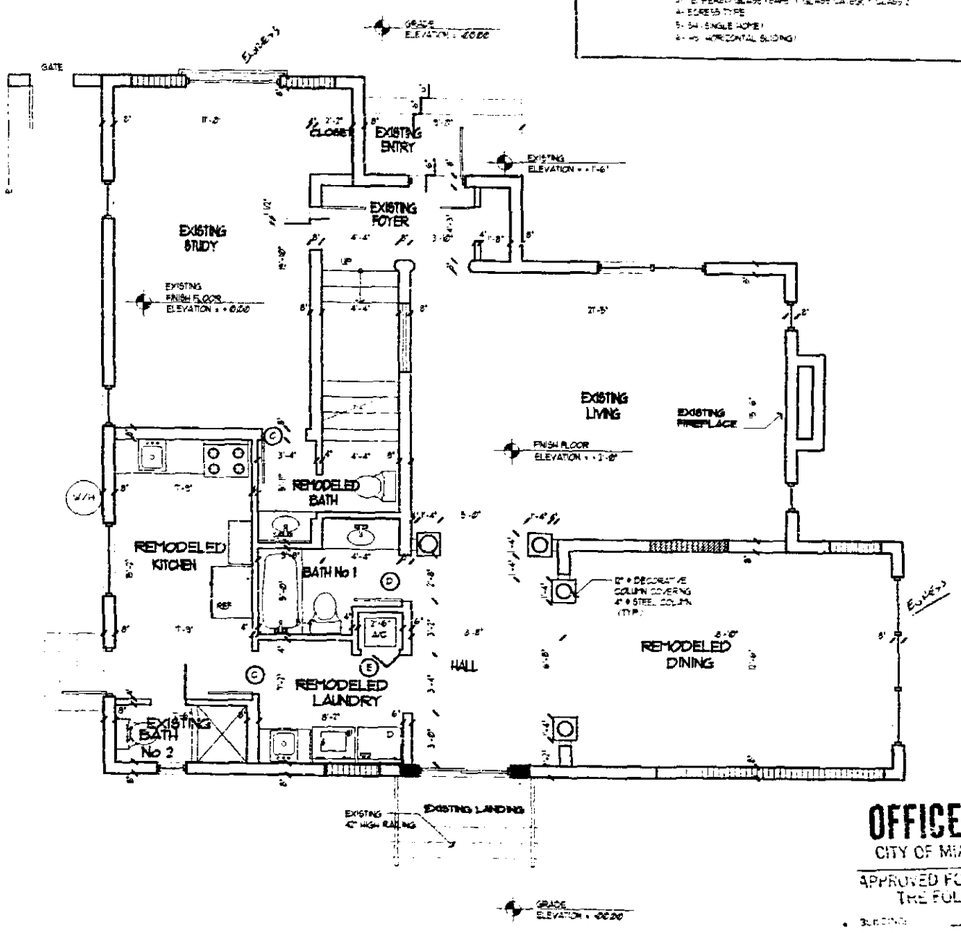
DENOTES EXISTING 8" CMU WALL

DENOTES NEW 8" CMU WALL

DENOTES EXISTING 4" WOOD PARTITION

DENOTES NEW 4" WOOD PARTITION

EXISTING RESIDENCE



PROPOSED FIRST FLOOR PLAN SCALE 1/4" = 1'-0"

(INTERIOR REMODELING)

NORTH

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:
BUILDING
ZONING
ENGINEERING
ELEVATOR
STRUCTURAL
MECHANICAL
CO - SUBJECT TO
REVISIONS
DATE

PHASE I

REVISION	BY

E.A. CALIL
ARCHITECT
AR 0009183 7440 NW 7TH STREET SUITE - 101 MIAMI, FLORIDA 33126
PHONE (305) 262-9440 FAX (305) 262-9448

PROPOSED NEW ADDITION & RENOVATION AT
ROBERT THORNE
LOCATED AT
2320 FALLON AVENUE MIAMI BEACH FLORIDA PH. (305) 979-9859

SCALE
DATE
SHEET
A-2
OF - SHEETS

DOOR SCHEDULE

MARK	DESCRIPTION	SIZE W	SIZE H	SIZE T	MATERIAL DOOR	MATERIAL FRAME	REMARKS
(A)	FRENCH DOOR - PR	2'-6"	6'-8"	1 3/8	ALUM/GLASS	ALUMINUM	N - 1,3
(B)	FRENCH DOOR - PR	2'-6"	6'-8"	1 3/8	ALUM/GLASS	ALUMINUM	W/ SIDE LIGHT N - 1,3
(C)	HOLLOW CORE	2'-8"	6'-8"	1 3/8	WOOD	WOOD	
(D)	HOLLOW CORE	2'-6"	6'-8"	1 3/8	WOOD	WOOD	
(E)	BI - FOLD	2'-6"	6'-8"	1 3/8	WOOD	WOOD	builder
(F)	PAIR DOOR	5'-0"	6'-8"	1 3/8	WOOD	WOOD	N - 4
(G)							
(H)							
(I)							

NOTES:
1. OPEN TO OUTSIDE
2. ONE HOUR FIRE RATED W/ METAL CLAD BACKING
3. GLASS ¼" THICK SAFETY GLASS CATEGORY CLASS I
4. FULL LOUVERED DOOR
5. HANDICAP ACCESS AND HARDWARE
6. OVERHEAD DOOR SUBMIT D.C.P.C. APPROVAL

SAFETY NOTES FOR DOORS
(CLOSETS AND BATHROOMS)
NFPA 101 - 1994 CHAPTER 21
(21-2.4.3) EVERY CLOSET DOOR LATCH SHALL BE SUCH THAT CHILDREN CAN OPEN THE DOOR FROM INSIDE THE CLOSET
(21-2.4) EVERY BATHROOM DOOR LOCK SHALL BE DESIGNED TO PERMIT THE OPENING OF THE LOCKED DOOR FROM THE OUTSIDE IN AN EMERGENCY

ROOM FINISH SCHEDULE

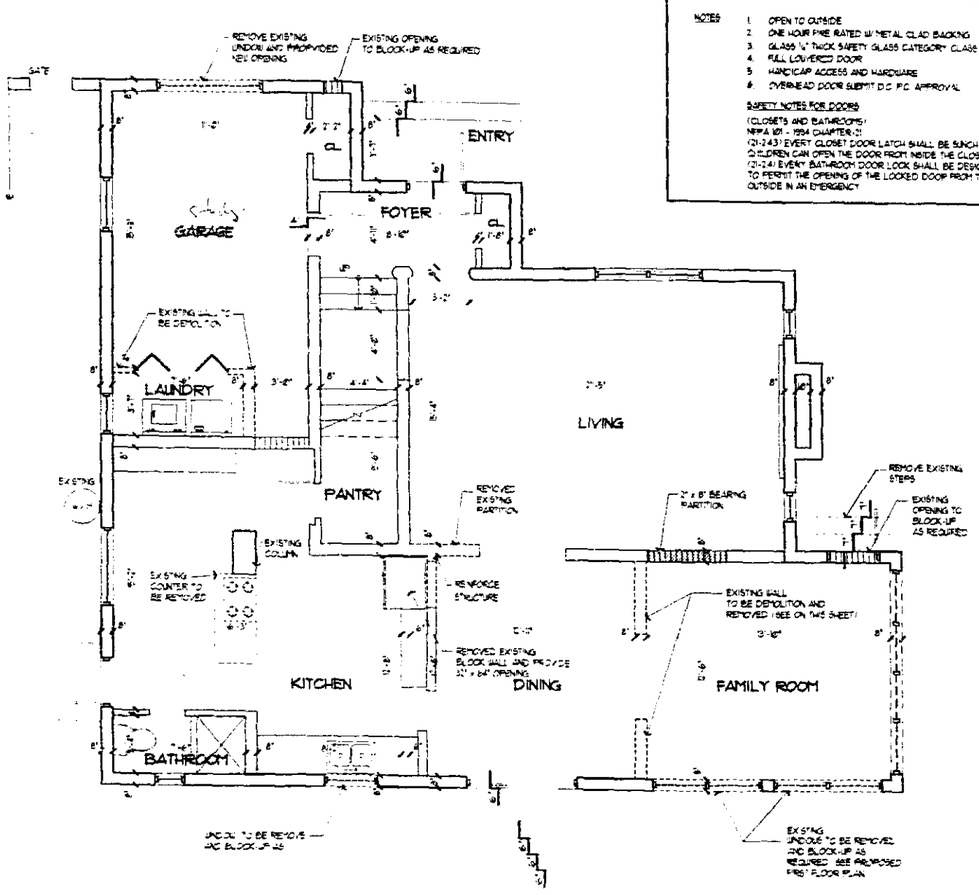
ROOM	FLOOR	WALLS	CEILING	BASE	REMARKS
KITCHEN	TILE	DRYWALL	DRYWALL	WOOD	
LAUNDRY	TILE	DRYWALL	DRYWALL	WOOD	
BATHROOMS	TILE	TILE/ DRW	DRYWALL	TILE	SEE NOTE #2
W/C	CARPET	DRYWALL	DRYWALL	WOOD	

NOTES:
1- USE NON-SLIP TILE
2- USE IMPERVIOUS MATERIAL
3- BROOM FINISH CONCRETE FLOOR

WINDOW SCHEDULE

MARK	DESCRIPTION	SIZE W	SIZE H	MATERIAL	AREA	REMARKS
(1)	24 - 5H	3'-4"	5'-4"	ALUM / GLASS	13	N - 2
(2)						
(3)						

NOTE
1- 6TH ARCH ON TOP
2- ALL GLASS SHALL BE TINTED
3- TEMPERED GLASS SAFETY GLASS CATEGORY CLASS I
4- SCREEN TYPE
5- SH - SINGLE HUNG
6- HS - HORIZONTAL SLIDING



EXISTING PORCH TO BE REMOVED

EXISTING FIRST FLOOR PLAN

SCALE 1/4" = 1'-0"

DEMOLITION PLAN

LEGEND:

DENOTES EXISTING TO BE DEMOLISHED

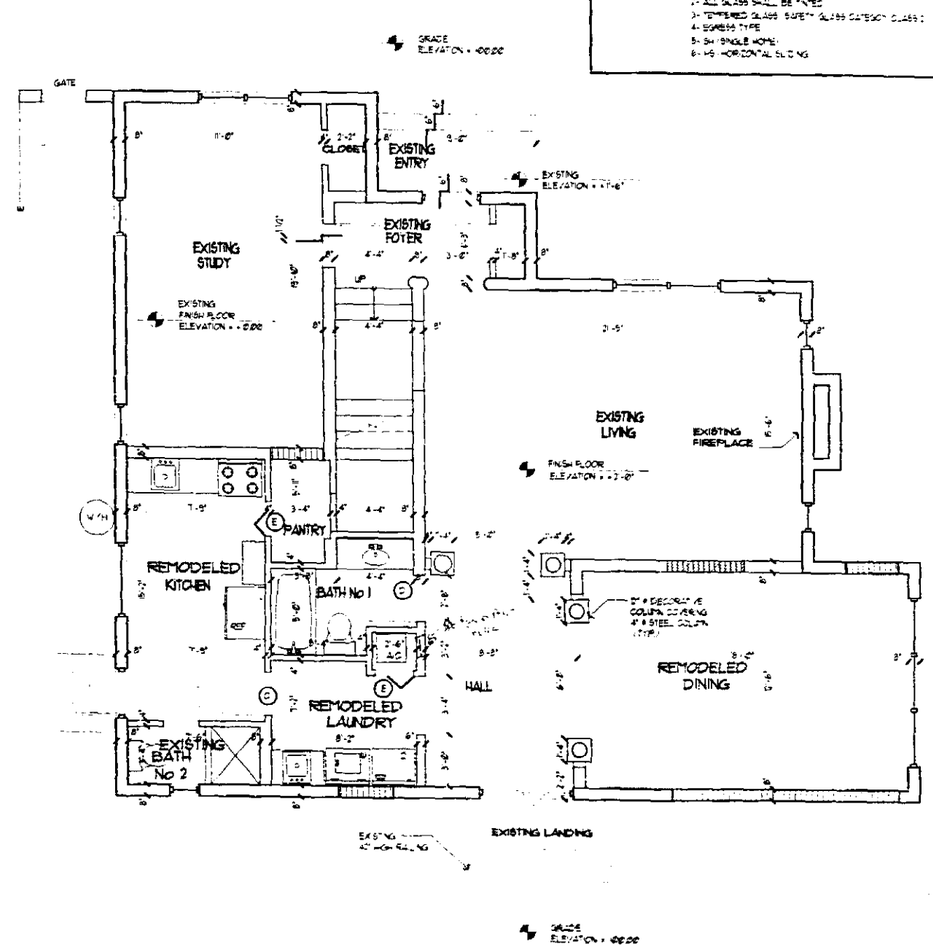
DENOTES EXISTING 8" CMU WALL

DENOTES NEW 8" CMU WALL

DENOTES EXISTING WOOD PARTITION

DENOTES NEW WOOD PARTITION

EXISTING RESIDENCE



PROPOSED FIRST FLOOR PLAN

SCALE 1/4" = 1'-0"

INTERIOR REMODELING

NORTH

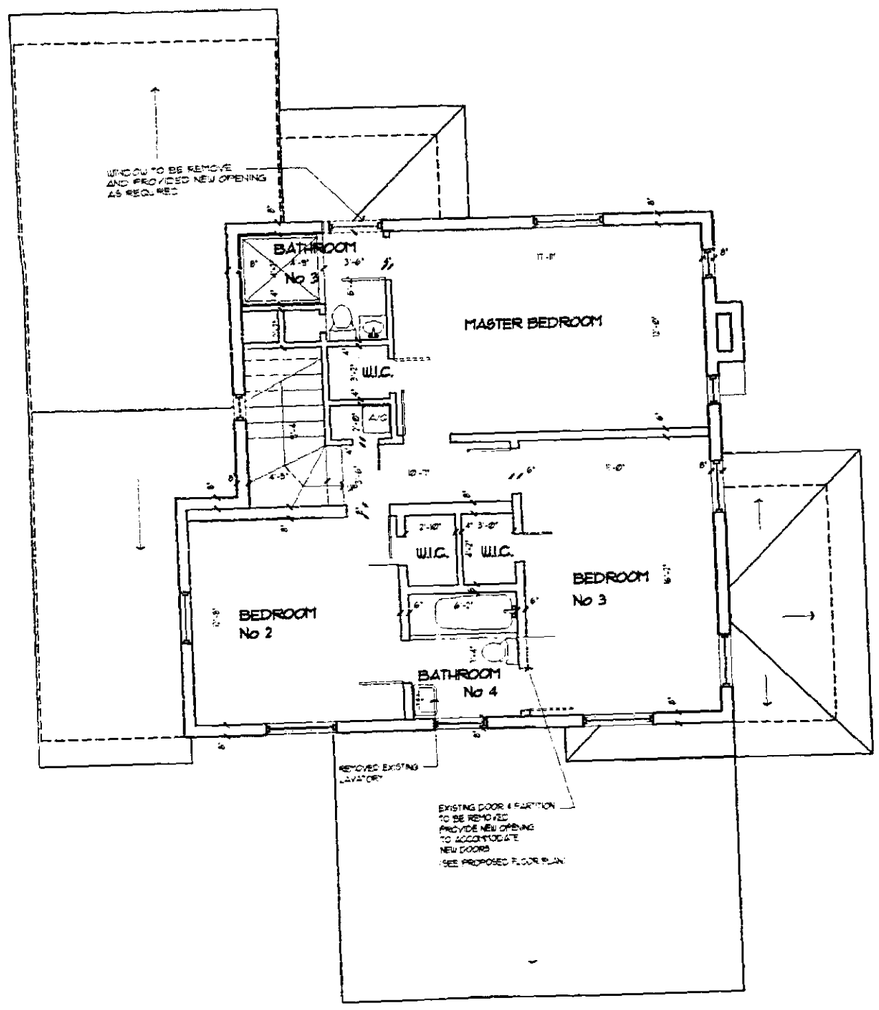
PHASE I

REVISIONS BY

E.A. CALIL
ARCHITECT

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
330 PALM AVENUE MIAMI BEACH, FLORIDA PH. (305) 919-9059

DRAWN
CHECKED
DATE
SCALE
JOB NO.
SHEET
A-2
OF 4 SHEETS



EXISTING SECOND FLOOR PLAN SCALE 1/4" = 1'-0"

LEGEND:

DENOTES EXISTING TO BE DEMOLISHED

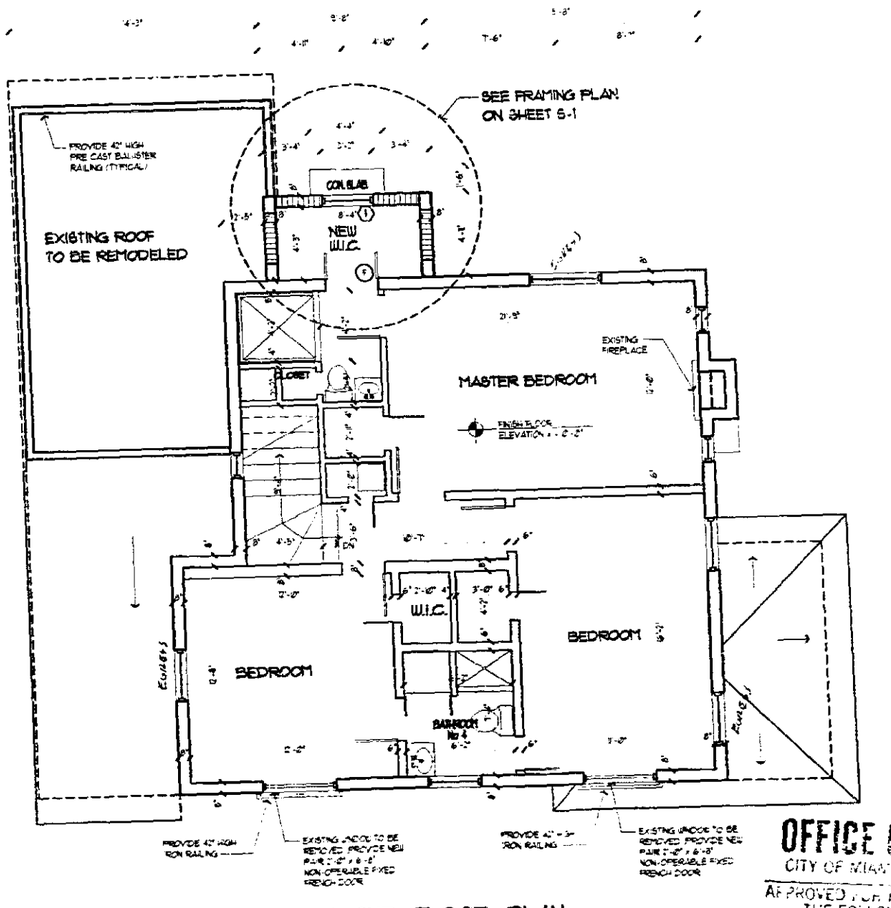
DENOTES EXISTING 8" CMU WALL

DENOTES NEW 8" CMU WALL

DENOTES EXISTING 4" WOOD PARTITION

DENOTES NEW 4" WOOD PARTITION

EXISTING RESIDENCE



PROPOSED SECOND FLOOR PLAN SCALE 1/4" = 1'-0"

AREA = 806 SQ.FT.

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CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:

APPROVED SUBJECT TO ENGINEER TO CRITIQUE

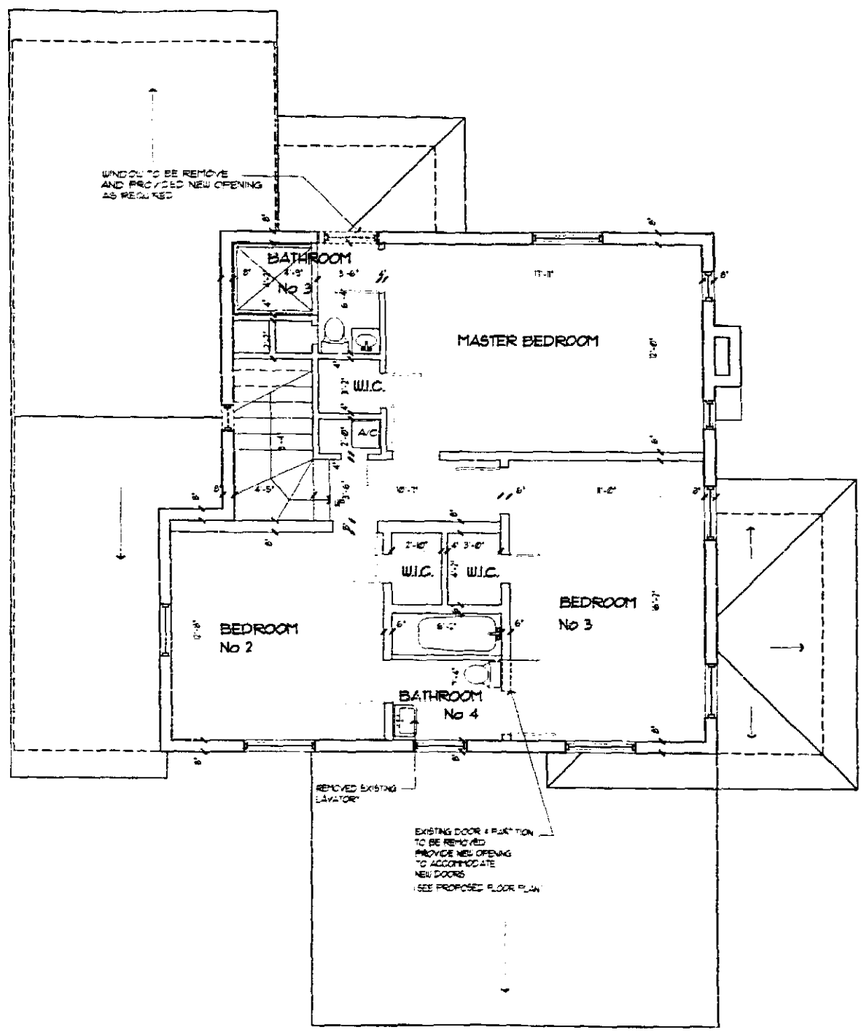
PHASE I

REVISION BY

E.A. EALIL
ARCHITECT
7400 N.W. 7TH STREET SUITE - 1101 MIAMI, FLORIDA 33126
PHONE: (305) 262-8440 FAX (305) 262-8435
AR 0009383

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
330 PALM AVENUE, MIAMI BEACH, FLORIDA PH: (305) 979-9859

SHEET
A-3



EXISTING SECOND FLOOR PLAN SCALE 1/4" = 1'-0"

LEGEND:

DENOTES EXISTING TO BE DEMOLISHED

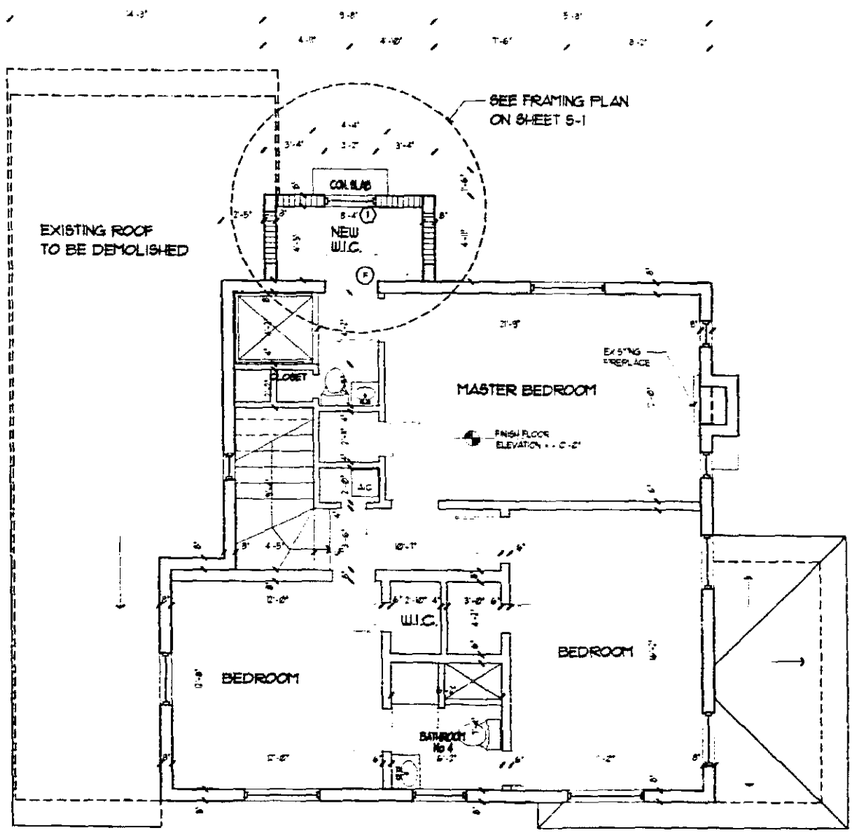
DENOTES EXISTING 8" CMU WALL

DENOTES NEW 8" CMU WALL

DENOTES EXISTING 4" WOOD PARTITION

DENOTES NEW 4" WOOD PARTITION

EXISTING FIREPLACE



PROPOSED SECOND FLOOR PLAN SCALE 1/4" = 1'-0"

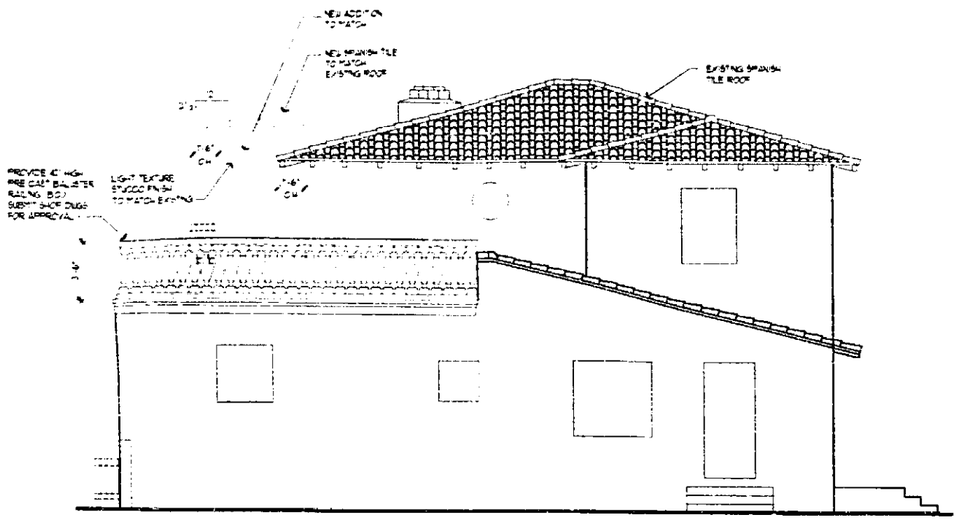
PHASE I

REVISIONS	BY

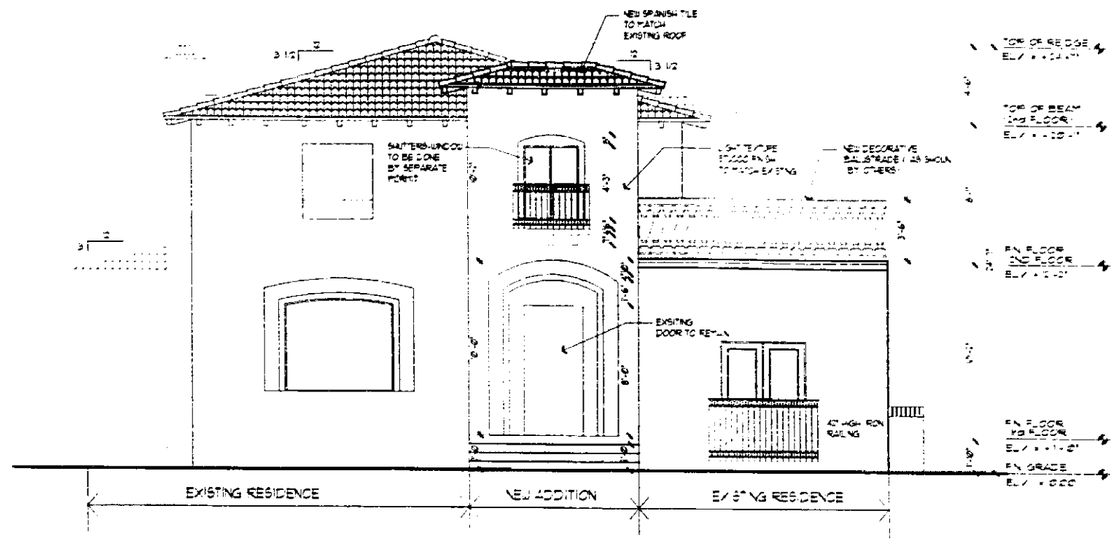
E.A. CALIL
ARCHITECT
2400 N.W. 7TH STREET SUITE - 101 MIAMI, FLORIDA 33126
PHONE: (305) 262-9440 FAX: (305) 262-8435

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
230 PALM AVENUE, MIAMI BEACH, FLORIDA PH (305) 973-9889

DRAWN: NEIL
CHECKED: E.A.C.
DATE: MAY '99
SCALE: SHOWN
JOB NO: 99-74
SHEET: A-3
OF 3 SHEETS



PROPOSED WEST ELEVATION SCALE 1/4" = 1'-0"

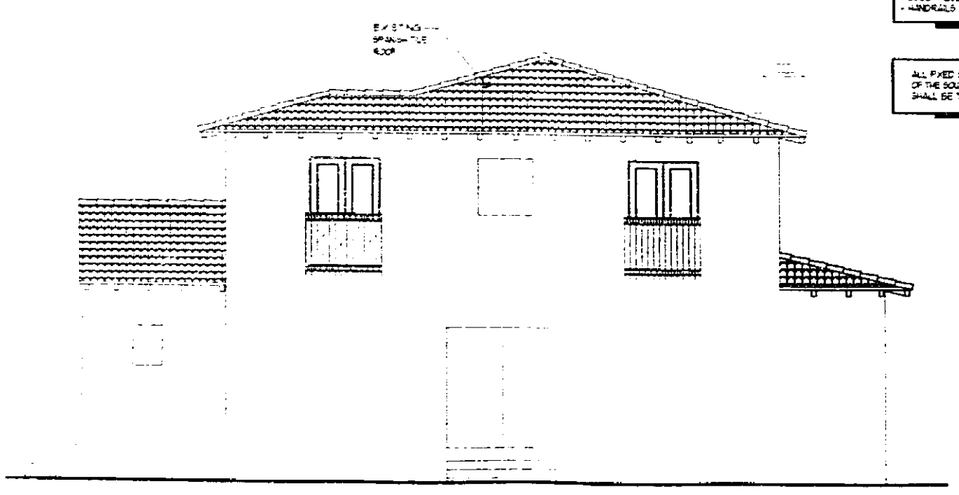


PROPOSED NORTH ELEVATION SCALE 1/4" = 1'-0"

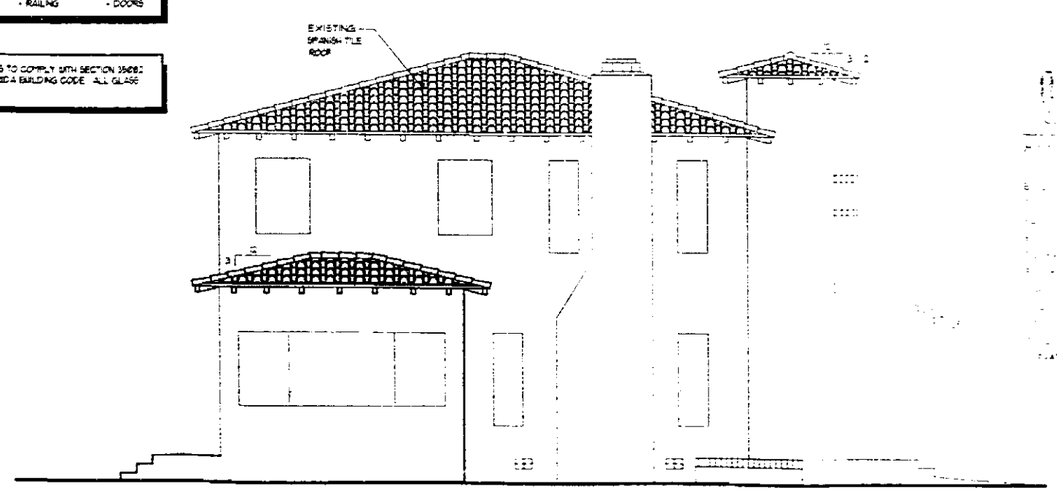
A SEPARATE PERMIT AND PRODUCT CONTROL APPROVAL WHEN APPLICABLE IS REQUIRED FOR THE FOLLOWING ITEMS

- STORM SHUTTERS
- WOOD TRUSSES
- HANDRAILS
- MULLIONS
- FENCE
- RAILING
- ROOFING
- WINDOWS
- DOORS

ALL FIXED GLASS IS TO COMPLY WITH SECTION 3506.2 OF THE SOUTH FLORIDA BUILDING CODE. ALL GLASS SHALL BE TINTED



EXISTING SOUTH ELEVATION SCALE 1/4" = 1'-0"



EXISTING EAST ELEVATION SCALE 1/4" = 1'-0"

TO REMAIN

OFFICE COPY
MIAMI BEACH
PERMIT BY
7/27/99
APPROVED SUBJECT TO
EXC ENGINEER 07/28/99 condition

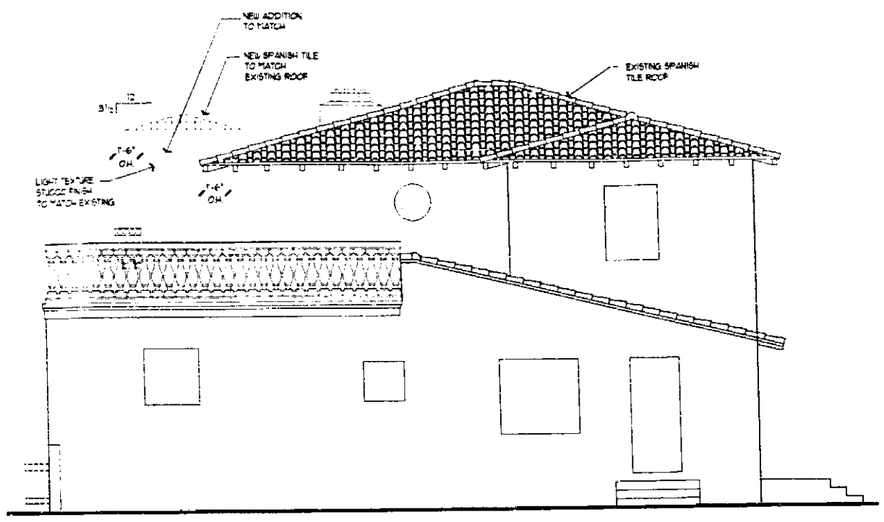
REVISION | BY

E.A. CALIL
ARCHITECT
7440 N.W. 7TH STREET SUITE 101 MIAMI, FLORIDA 33126
PHONE (305) 262-9440 FAX (305) 262-9445
AR 0009193

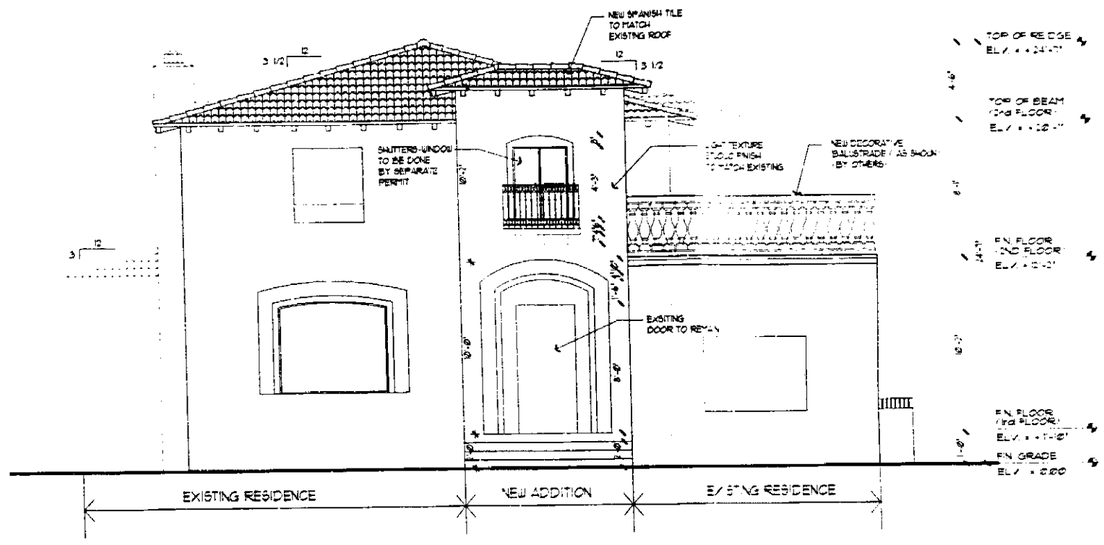
PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
1330 PALM AVENUE MIAMI BEACH FLORIDA PH: (305) 979-9859

DRAWN
CHECKED
DATE
SCALE
SHEET
A-4

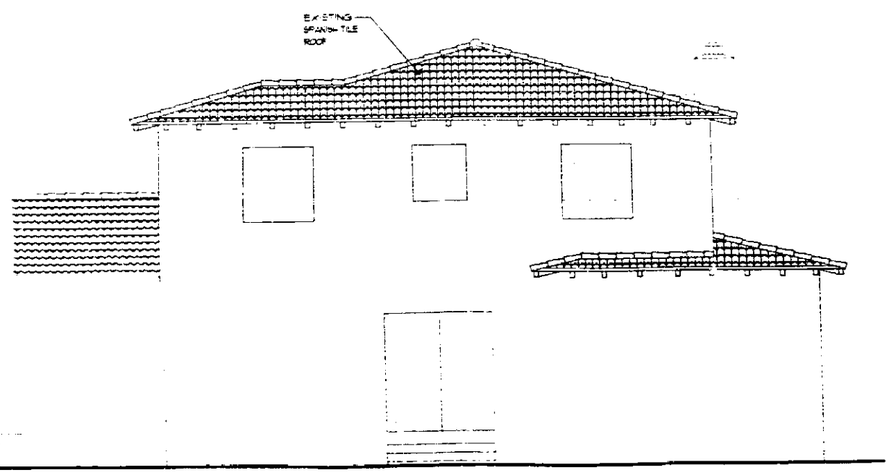
7/28/99



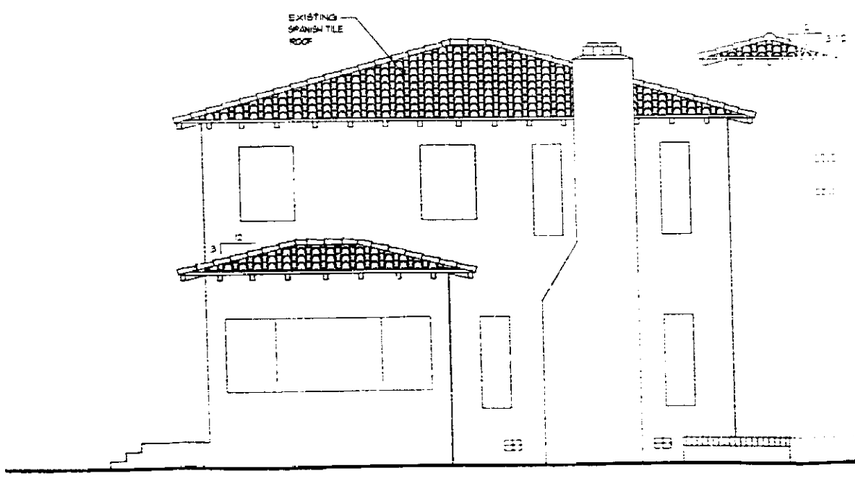
PROPOSED WEST ELEVATION SCALE: 1/4" = 1'-0"



PROPOSED NORTH ELEVATION SCALE: 1/4" = 1'-0"



EXISTING SOUTH ELEVATION SCALE: 1/4" = 1'-0"



EXISTING EAST ELEVATION SCALE: 1/4" = 1'-0"
TO REMAIN

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:
BUILDING:
ZONING:
PLUMBING:
ELECTRICAL:
MECHANICAL:
FIRE PROTECTION:
ENGINEERING:
PUBLIC WORKS:
STRUCTURAL:
ACCESSIBILITY:
REMARKS:

REVISIONS BY

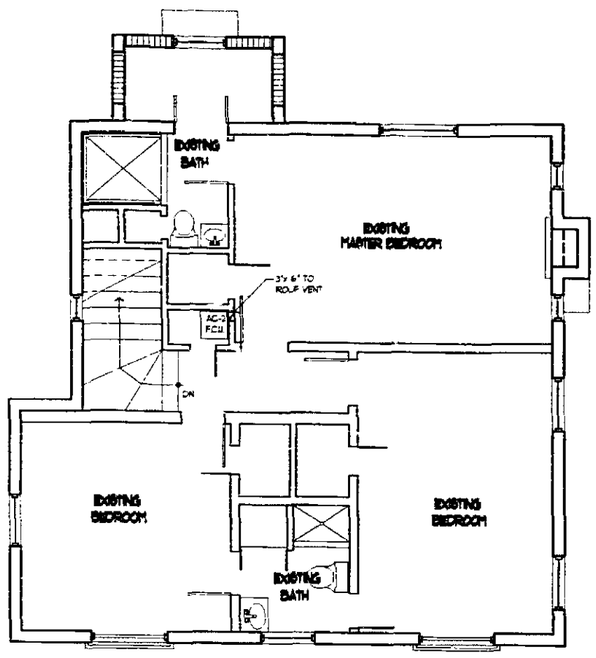
E.A. CALIL
ARCHITECT

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
230 PALM AVENUE MIAMI BEACH, FLORIDA PH. (305) 979-9959

DRAWN
CHECKED
DATE
SCALE
SHOWN
JOB NO.
SHEET
A-4
OF 4 SHEETS

GENERAL NOTES-HVAC

01- ALL WORK SHALL CONFORM TO THE LATEST EDITION OF THE SOUTH FLORIDA BUILDING AND APPLICABLE STATE AND LOCAL ORDINANCES.
02- CONTRACTOR SHALL WARRANT ALL WORK TO BE FREE OF DEFECTS IN WORKMANSHIP AND MATERIALS FOR A PERIOD OF ONE YEAR AFTER ACCEPTANCE OF PROJECT
03- PROVIDE ALL THE NECESSARY INSTRUCTIONS TO THE OWNER INCLUDING ALL REQUIRED PRINTED MATERIALS IN THE OPERATION OF THE MACHANICAL SYSTEMS
04- PROVIDE EQUIPMENT MAINTENANCE AND INSTRUCTION MANUALS ETC. TO THE OWNER SUBMIT ARCHITECT/ENGINEER FOR APPROVAL
05- SUBMIT EQUIPMENT ACCESORIES, CONTROLS, DUCTWORK, ETC SHOP DRAWINGS BEFORE PROCEEDING WITH THE PURCHASE OR INSTALLATION OF SAME
06- PROVIDE ALL THE NECESSARY ACCESS PANELS TO VALVES FIRE DAMPERS ETC AS MAY BE REQUIRED
07- BALANCE ALL AIR SYSTEMS TO WITHIN 10% OF QUANTITIES SHOWN ON PLANS
08- ALL WORK MUST BE COORDINATED WITH ALL OTHER TRADES PRIOR TO EXECUTION OF SAME
09- A/C CONTRACTOR MUST OBTAIN HIS OWN PERMIT AND PAY FOR ALL REQUIRED FEES
10- CONDITIONED DUCTWORK SHALL BE AS FOLLOW:
CLASS I FIBERGLASS NEOPRENE COATED INTERNALLY, R-6 VALUE TO SMACNA'S FIBERGLASS DUCT MANUAL
AND APPLICABLE STATE AND LOCAL ORDINANCES
11- VENTILATION DUCTWORK SHALL BE GALV. SHEETMETAL PER SMACNA'S LOW PRESSURE METAL DUCT STANDARDS. VENT DUCTWORK SHALL NOT BE INSULATED
12- ALL DUCT DIMENSIONS SHOWN ON PLANS ARE CLEAR INSIDE DIMENSIONS
13- REFRIGERANT PIPING SHALL BE COPPER TYPE L OR K OR ACR COPPER TUBING WITH WROUGHT COPPER FITTINGS. JOINTS SHALL BE SOLDERED WITH 95/5 SOLDER AND SUITABLE FLUX
14- INSULATE SUCTION LINES WITH 3/4" FOAMED PLASTIC OR CLOSED CELL POLYETHYLENE PRE-MOLDED PIPE INSULATION.
15- PROVIDE ACCESORY LOW VOLT ROOM THERMOSTATS WITH FAN-OFF-AUTO AND COOL-OFF-HEAT SWITCHES AND HEATING SUBBASE
16- CAREFULLY COORDINATE LOCATION OF DUCTWORK WITH ALL STRUCTURAL ELEMENTS PROVIDING DUCT SLEEVES AS REQUIRED.
17- CONTROL WIRING SHALL BE THE RESPONSIBILITY OF THE MACHANICAL CONTRACTOR. COOL-OFF-HEAT SWITCHES AND HEATING SUBBASE.

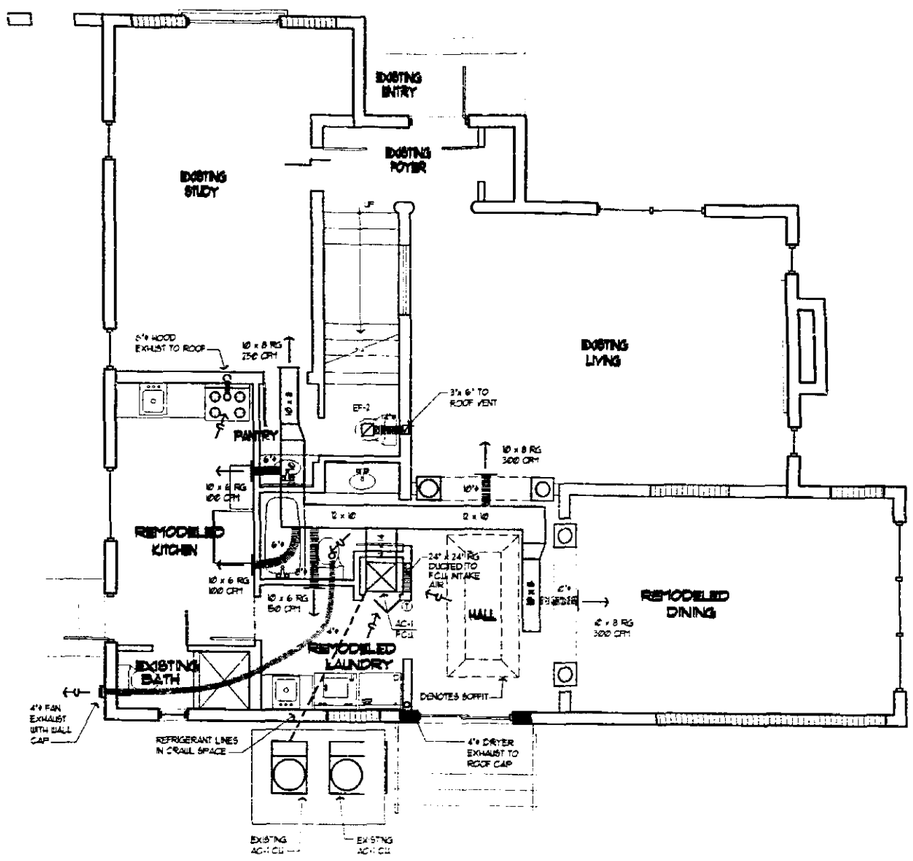


PROPOSED SECOND FLOOR PLAN

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

(EXISTING TO REMAIN AS IS)

NORTH



PROPOSED FIRST FLOOR PLAN

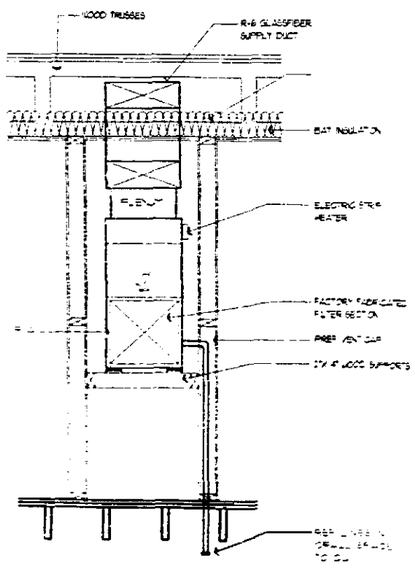
SCALE: 1/4" = 1'-0"

(INTERIOR REMODELING)

NORTH

SCOPE OF WORK

1. EXISTING FAN COIL UNIT TO BE RELOCATED
2. ALL DUCTWORK TO BE REMOVED AT 1st FLOOR AND PROVIDE NEW DUCTWORK AS SHOWN



A/C EQUIPMENT CLOSET DETAIL

SPECIAL MECHANICAL NOTES

1- ALL EXHAUST DUCT SHALL BE CONSTRUCTED OF SHETMETAL TERMINATE OUTSIDE THE BUILDING AND BE EQUIPPED WITH BACKDRAFT DAMPERS (NO TWIN ALLOWED)

2- DUCTS FROM TOILETS ROOMS SHALL DISCHARGE TO THE OUTSIDE OF THE BUILDING, SHALL TERMINATE NO LESS THAN 6 INCHES ABOVE THE FINISHED ROOF SURFACE AND SHALL BE SCREENED WITH A CORROSION RESISTANT MATERIAL OF MESH SIZE NO LARGER THAN 1/2 INCH. PROVIDE GOOSENECK OR RAIN CAPS ON ROOF TERMINATION

3- CLOTHES DRYER EXHAUST DUCTS SHALL NOT BE SCREENED

4- CLOTHES DRYERS EXHAUST DUCTS OR VENTS SHALL COMPLY WITH MANUFACTURER'S INSTALLATION INSTRUCTIONS. BE CONSTRUCTED OF NONFLAMMABLE GALV. METAL PIPE HAVING A SMOOTH INTERIOR SURFACE WITH JOINTS RUNNING IN THE DIRECTION OF AIR FLOW. DUCT JOINTS SHALL NOT BE ASSEMBLED WITH SHEETMETAL SCREWS OR OTHER FASTENERS WHICH EXTEND INTO THE DUCT WALLS

5- KITCHEN HOOD SHALL BE CONSTRUCTED OF AND BE SUPPORTED BY STEEL NOT LIGHTER THAN NO. 18 MSG STAINLESS STEEL NOT LIGHTER THAN 16 MSG
DUCTS SHALL BE CONSTRUCTED OF CARBON STEEL NOT LESS THAN 16 MSG
COMPLY WITH UBC, SBCCI AND NFPA 96

SPLIT SYSTEM SCHEDULE

UNIT DESIGNATION	AC-1	AC-2
AREA SERVED	1st FLOOR	2nd FLOOR
MANUFACTURER	RHEEM	RHEEM
FAN COIL UNIT MODEL NO	RFE24AUM4A-J	RFE24AUM4A-J
CONDENSING UNIT MODEL NO	RUA24A036-J	RUA24A036-J
SEER	14.0	13
TOTAL CAPACITY BTUH	34,000	33,000
SENSIBLE CAPACITY BTUH	24,900	24,000
COIL ENTERING CONDITIONS	80.6 F DEG DB 67 WB	80.6 F DEG DB 67 WB
AMBIENT AIR TEMPERATURE	95 DEG DB	95 DEG DB
CFM SUPPLY	1,050	950
EXTERNAL STATIC PRESSURE	0.50	0.75
FAN COIL UNIT FAN HP	1	1
HEATER KW	5.4	4.8
CONDENSING UNIT FLA	19.3	17.1
VOLTAGE FOR SYSTEM	240/1-60	240/1-60
FAN COIL UNIT WEIGHT LBS	77	90
CONDENSING UNIT WEIGHT LBS	163	150
FAN COIL UNIT LOCATION	ATTIC	ATTIC
CONDENSING UNIT LOCATION	GRADE	GRADE
REFRIGERANT LINES SIZES		
SUCTION	7/8 O.S.	3/4 O.S.
LIQUID	5/8 O.S.	5/8 O.S.

NOTES:
1- SUPPLY ROOM THERMOSTAT LOW VOLTAGE
2- SYSTEM COOL/OFF/HEAT/OFF/FAN AUTO SWITCH

EF-1
BROAN MODEL # 670
50 CFM @ 1.0" E.S.P.
3.3 AMPS / 120 VOLTS
1/4" BACKDRAFT DAMPER
LIGHT SWITCH OPERATED

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:

BUILDING
ZONING
PLANNING
ELECTRICAL
MECHANICAL
PLUMBING
STRUCTURAL
FIRE
PUBLIC WORKS
ELEVATION

EMC 07/24/97

E.A. CALIL
ARCHITECT
AR 0009363 7400 N.W. 7TH STREET SUITE - 101 MIAMI, FLORIDA 33126
PHONE (305) 262-8440 FAX (305) 262-8435

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
330 PALM AVENUE MIAMI BEACH, FLORIDA. (305) 513-8659

DRAWN
NO.
CHECKED
DATE
SCALE
JOB NO.
SHEET
AC-1
OF SHEETS

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AND APPLICABLE STATE AND LOCAL ORDINANCES.
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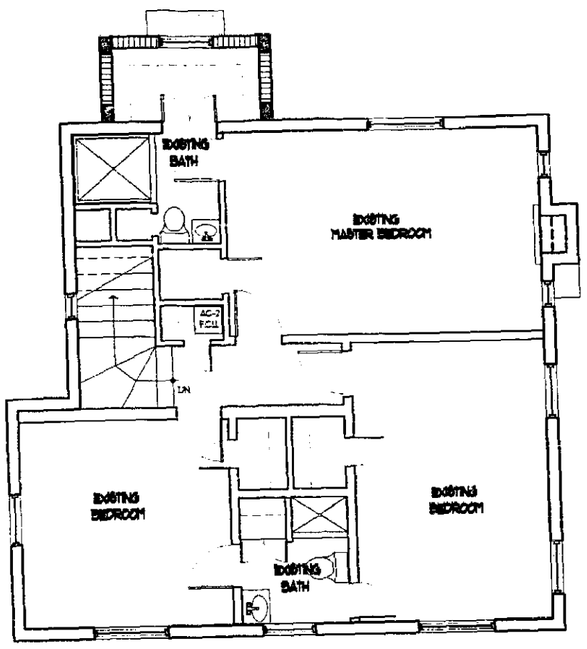
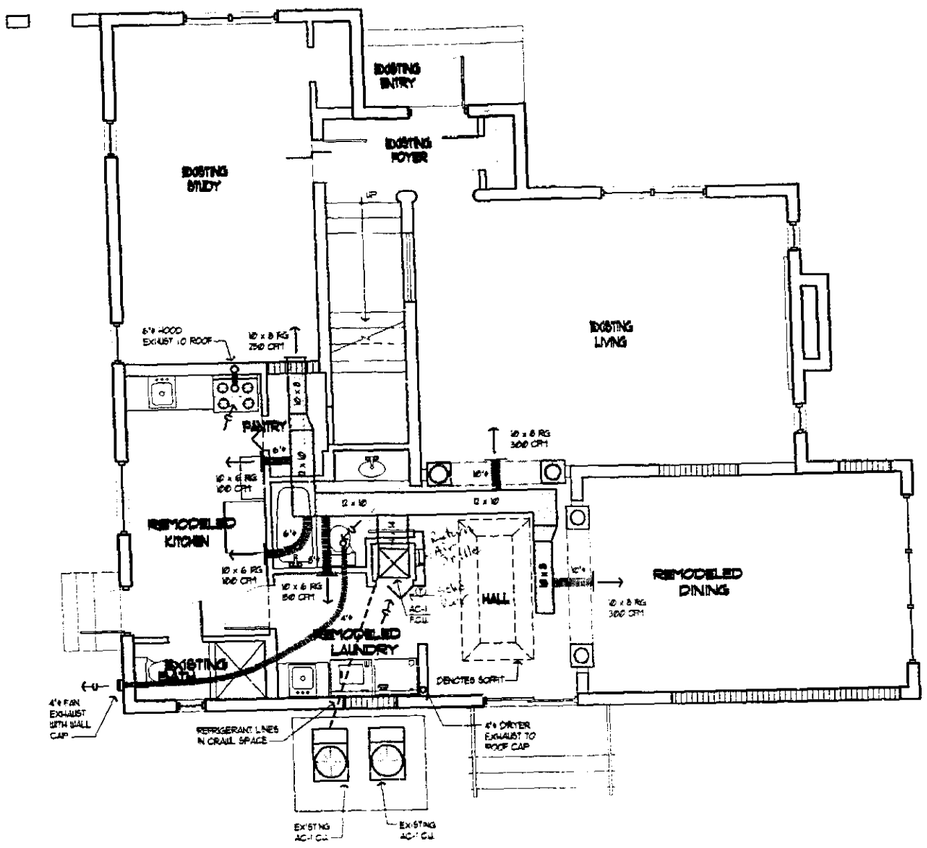


PROPOSED SECOND FLOOR PLAN

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

(EXISTING TO REMAIN AS IS)

NORTH



PROPOSED FIRST FLOOR PLAN

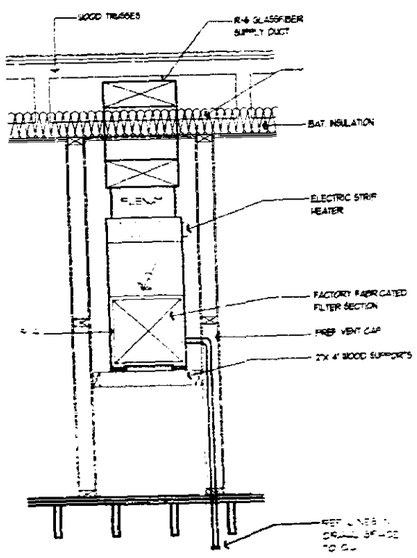
SCALE: 1/4" = 1'-0"

(INTERIOR REMODELING)

NORTH

SCOPE OF WORK

1. EXISTING FAN COIL UNIT TO BE RELOCATED
2. ALL DUCTWORK TO BE REMOVED AT IN FLOOR AND PROVIDE NEW DUCTWORK AS SHOWN



A/C EQUIPMENT CLOSET DETAIL

SPECIAL MECHANICAL NOTES

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4- CLOTHES DRYERS EXHAUST DUCTS OR VENTS SHALL COMPLY WITH MANUFACTURER'S INSTALLATION INSTRUCTIONS. BE CONSTRUCTED OF MINIMUM 26 GAUGE GALV METAL PIPE HAVING A SMOOTH INTERIOR SURFACE WITH JOINTS RUNNING IN THE DIRECTION OF AIR FLOW. DUCT JOINTS SHALL NOT BE ASSEMBLED WITH SHEETMETAL SCREWS OR OTHER FASTENERS WHICH EXTEND INTO THE DUCT WALLS

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DUCTS SHALL BE CONSTRUCTED OF CARBON STEEL NOT LESS THAN 16 MSG
(COMPLY WITH 4900's SFBC AND NFPA 96)

SPLIT SYSTEM SCHEDULE

UNIT DESIGNATION	AC-1	AC-2
AREA SERVED	1st FLOOR	2nd FLOOR
MANUFACTURER	RHEEM	RHEEM
FAN COIL UNIT MODEL NO	REBEATUONAL2	REBEATUONAL2
CONDENSING UNIT MODEL NO	RAKA036JAC	RAKA036JAC
SEER	8.60	13
TOTAL CAPACITY BTUH	34,000	33,000
SENSIBLE CAPACITY BTUH	24,100	6,000
COIL ENTERING CONDITIONS	80/67 DBG DB/WB	80/67 DBG DB/WB
AMBIENT AIR TEMPERATURE	95 DEG DB	95 DEG DB
CFM SUPPLY	1,200	850
EXTERNAL STATIC PRESSURE	0.30	0.25
FAN COIL UNIT FAN HP	1/2	1/2
HEATER KW	5.6	4.8
CONDENSING UNIT FLA	19.3	21
VOLTAGE FOR SYSTEM	240-1-60	240-1-60
FAN COIL UNIT WEIGHT LBS	91	90
CONDENSING UNIT WEIGHT LBS	163	190
FAN COIL UNIT LOCATION	AC RM	AC RM
CONDENSING UNIT LOCATION	SIDE	SIDE
REFRIGERANT LINES SIZES		
SUCTION	7/8 O.D.	3/4 O.D.
LIQUID	5/16 O.D.	5/16 O.D.

NOTES:
1. SUPPLIED WITH THERMOSTAT LOW VOLTAGE
2. 1 STEP COOL 1 STEP HEAT WITH FAN AUTO SWITCH

EF-1
BROAN MODEL # 678
50 CFM @ .10" S.P.
1.3 AMPS 120 VOLTS
WITH BACKDRAFT DAMPER
LIGHT SWITCH OPERATED

OFFICE COPY
PERMITTED FOR CONSTRUCTION
APPROVED
AS NOTED

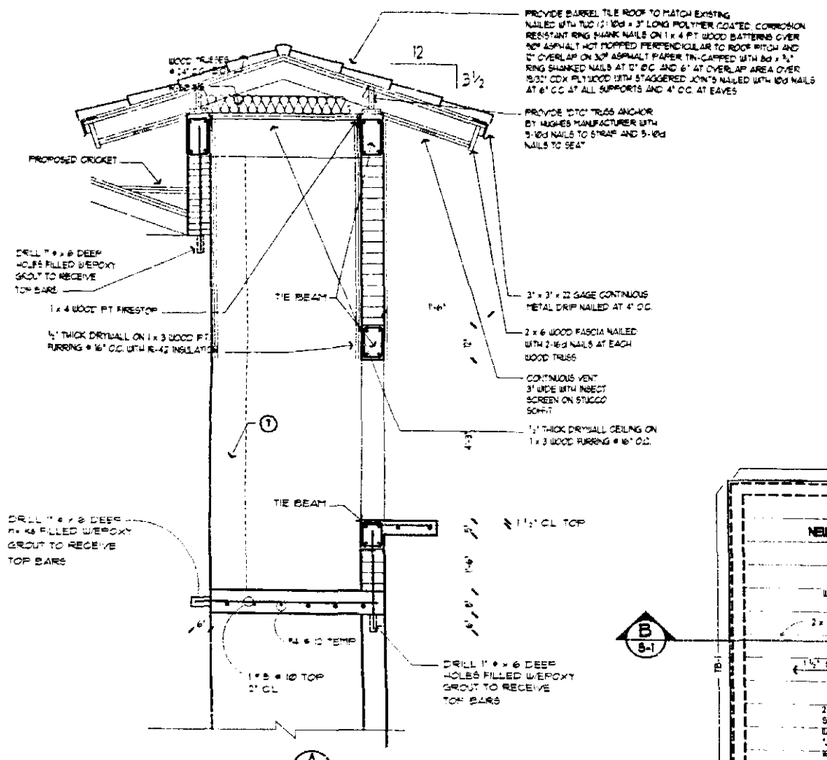
7-19-99

REVISIONS	BY

E.A. CALIL
ARCHITECT
2410 N.W. 71st STREET SUITE-101 MIAMI, FLORIDA 33126
PHONE (305) 262-9440 FAX (305) 262-8435
AR 0007383

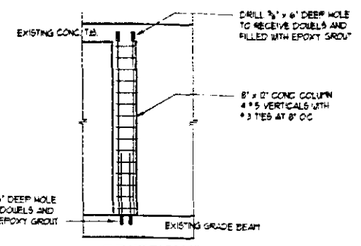
PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
330 PALM AVENUE MIAMI BEACH FLORIDA (305) 973-3559

DRAWN
CHECKED
DATE MAY '99
SCALE
SHOWN
JOB No 99-74
SHEET
AC-1
OF SHEETS



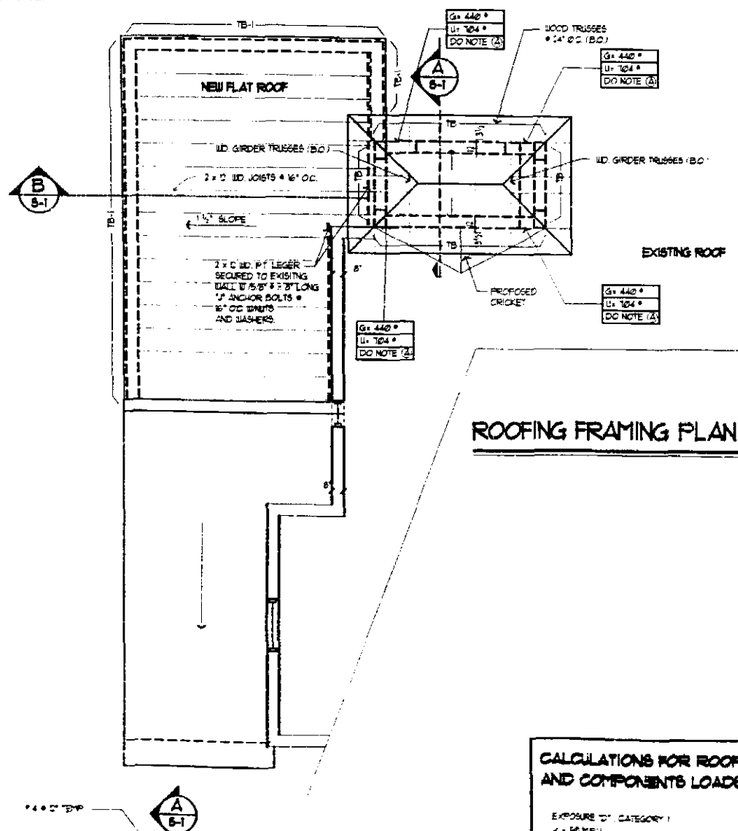
SECTION (A / S-1)

SCALE 1/4" = 1'-0"



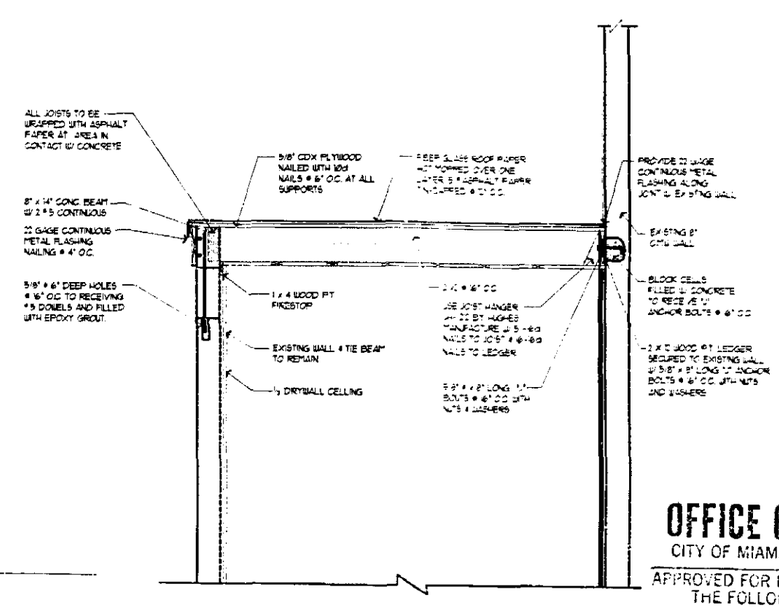
ELEVATION DETAIL

DETAIL No.3



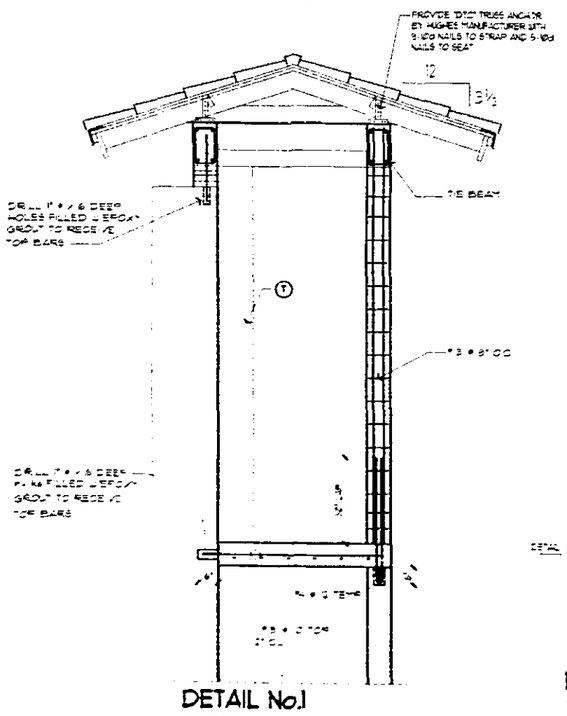
ROOFING FRAMING PLAN

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



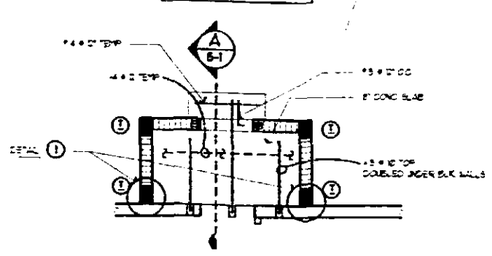
SECTION ROOFING FRAMING PLAN (B / S-1)

SCALE 1/4" = 1'-0"



DETAIL No.1

SCALE 1/4" = 1'-0"



FRAMING PLAN DETAIL 'A'

SCALE 1/4" = 1'-0"

CALCULATIONS FOR ROOF CLADDING AND COMPONENTS LOADS

EXPOSURE "D" CATEGORY I

ROOF LOADS

	DL	LL
TRUSSES	5	
ROOFING	10	
CEILING	10	
MISC		
TOTAL LOAD	25	

ROOF BEAM SCHEDULE

MARKS	SIZE W	SIZE H	TOP OF B/F ELEV	REINFORCING TOP	REINFORCING BOTTOM	#3 TIES @	REMARKS
TB	8"	12"		2 # 5	2 # 5	4 @ 4" O.C. BAL. @ 12"	
TB-1	8"	12"		# 5	# 5	# 5 VERT @ 4" O.C.	SEE SECT. - B

NOTE: ADD 2 # 5 x 1'-6" LONG BENT BAR FROM CORNER WITH 4 # 3 TIES AT 3" O.C. THRU BAR AT CORNERS

COLUMN SCHEDULE

MARKS	SIZE	DESCRIPTION	REINFORCING	#3 TIES @	NOTE
		CONC COLUMN			

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:
BUILDING:
ZONING:
PLUMBING:
ELECTRICAL:
A/C MECHANICAL:
FIRE PROTECTION:
SIGNAGE:
PUBLIC WORKS: EAC 8/29/1999 - CORRECTION
STRUCTURAL:
ACCESSIBILITY:
ELEVATOR:

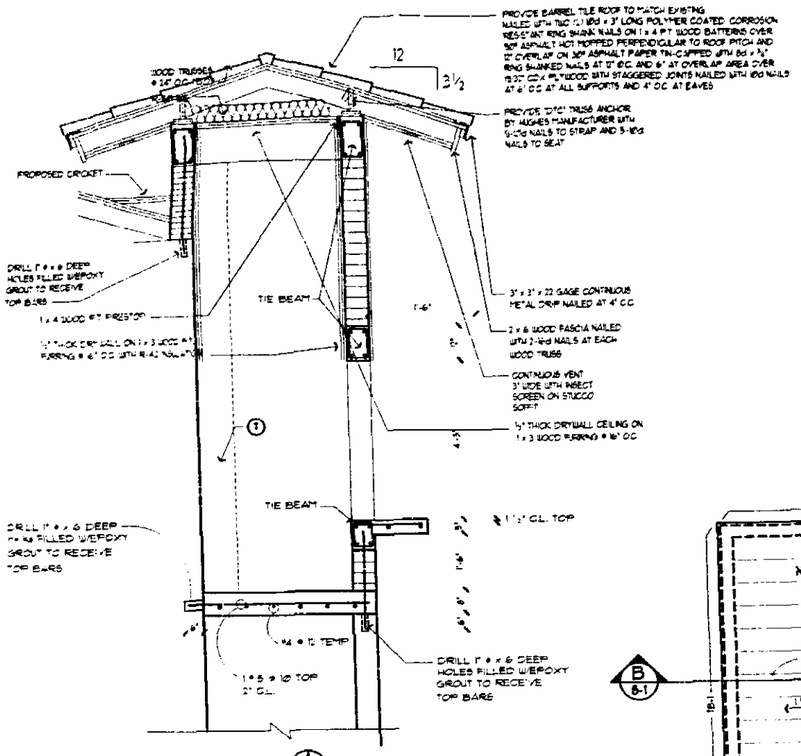
REVISIONS	BY

E.A. CALIL
ARCHITECT
7300 N.W. 7TH STREET SUITE - 1101 MIAMI, FLORIDA 33126
PHONE (305) 262-9440 FAX (305) 262-9445
AR 0009595

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
500 PALM AVENUE MIAMI BEACH, FLORIDA 1389-1979-3059

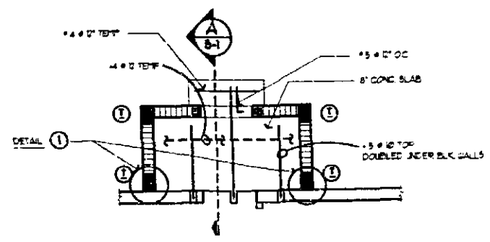
DRAWN
CHECKED
DATE
SCALE
PROJECT NO.
SHEET

S-1
OF 1 SHEETS



SECTION A/6-1

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



FRAMING PLAN DETAIL 'A'

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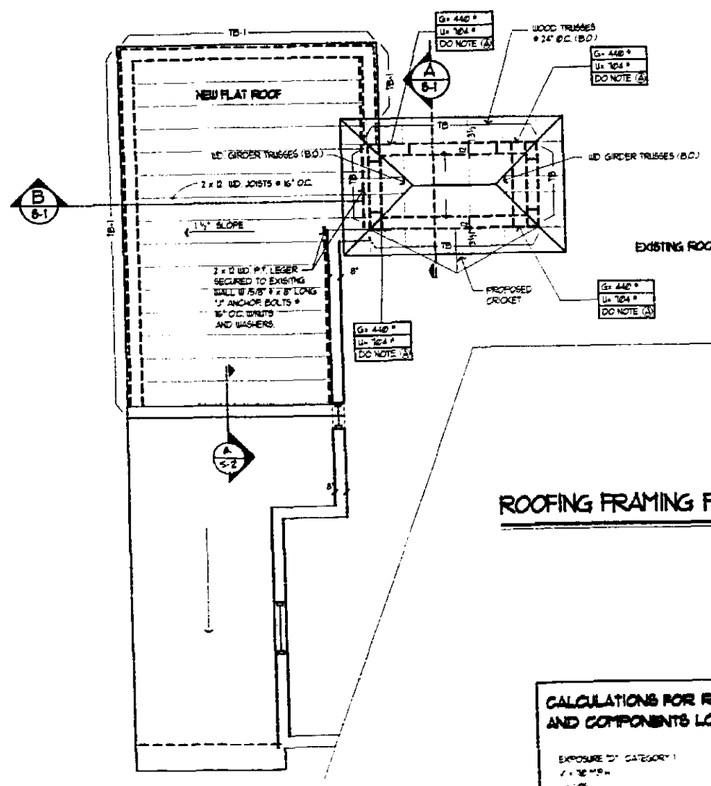
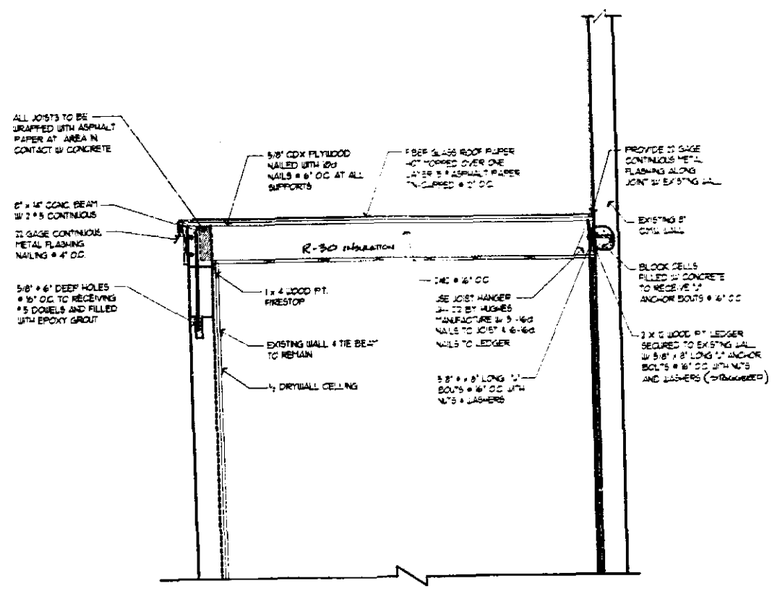


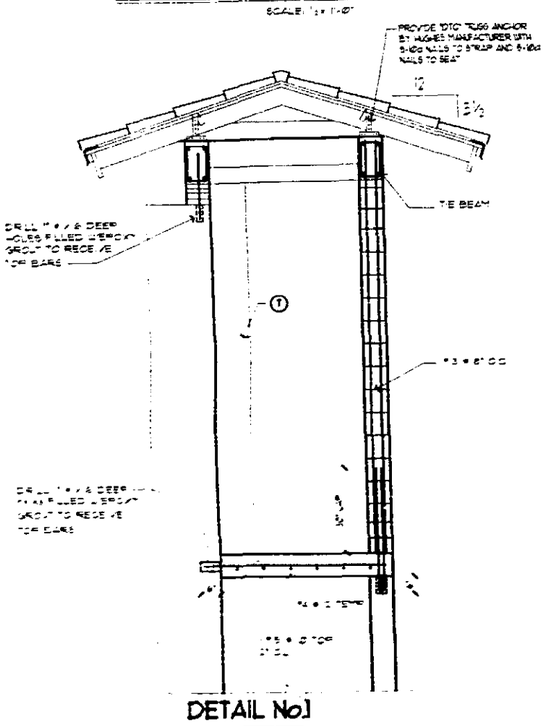
ROOFING FRAMING PLAN

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



SECTION ROOFING FRAMING PLAN B/6-1

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



DETAIL No.1

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

CALCULATIONS FOR ROOF CLADDING AND COMPONENTS LOADS

EXPOSURE "D" CATEGORY 1

ROOF LOADS

	DL	LL
TRUSSES	5	-
ROOFING	6	-
CEILING	10	-
DEAD	-	20
TOTAL LOAD	21	20 = 41 PSF

ROOF BEAM SCHEDULE

MARKS	SIZE		TOP OF BM. ELEV.	REINFORCING		#3 TIES @	REMARKS
	W	H		TOP	BOTTOM		
TB	8"	22"		2 #5	2 #5	4 @ 12" O.C. EACH @ 48"	
TB-1	8"	22"		4 #5	1 #5	#3 VERT @ 16" O.C.	SEE SECT. - B

NOTE: ADD 2 #5 x 5'-0" LONG BENT 30" FROM CORNER (TYP.) & #3 TIES @ 12" O.C. (TYP. EACH 30" CORNERS)

COLUMN SCHEDULE

MARKS	SIZE	DESCRIPTION	REINFORCING	#3 TIES @	TYPE
C-1	8 x 8	CONC. COLUMN	4 #5	4" @ 12" O.C.	

REVISIONS	BY

E.A. CALIL
ARCHITECT
7401 N.W. 7TH STREET SUITE-101 MIAMI, FLORIDA 33126
PHONE: (305) 262-8440 FAX: (305) 262-8435
AR 0009283

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
230 PALM AVENUE, MIAMI BEACH, FLORIDA (305) 978-9859

DRAWN: NAL
CHECKED: E.A.C.
DATE: MAY '99
SCALE: SHOWN
JOB NO.: 99-74
SHEET: S-1

GENERAL NOTES

1- GENERAL CONDITIONS

A- IF DURING THE COURSE OF CONSTRUCTION ANY SUBSOIL CONDITION ENCOUNTERED IS DIFFERENT FROM THAT INDICATED BY THE BORINGS AND/OR FROM THAT ASSUMED BY THE ARCHITECT, NOTIFY THE ARCHITECT BEFORE PROCEEDING WITH THE WORK. SEE NOTE ON FOUNDATION AND GROUND FLOOR FRAMING PLAN S-1

B- THE GENERAL CONTRACTOR SHALL CHECK, REVIEW AND VERIFY ALL PLANS DIMENSIONS AND SITE CONDITIONS. SHOULD DISCREPANCIES APPEAR NOTIFY THE ARCHITECT IN WRITING FOR A CLARIFICATION BEFORE COMMENCING WORK. GENERAL CONTRACTOR SHALL RESTRICT OR PROPERLY INSULATE EQUIPMENT LOADINGS AND ELEMENTS THAT MAY INDUCE OR TRANSMIT VIBRATIONS INTO THE STRUCTURE.

C- ALL SUPPORTS FOR EQUIPMENTS THAT MUST BE VARIED TO SUIT PARTICULAR MANUFACTURER'S REQUIREMENTS SHALL BE DETAILED AND SUBMITTED FOR APPROVAL. ANY ADDITIONAL MATERIAL REQUIRED SHALL BE PROVIDED BY THE CONTRACTOR.

D- IN PERFORMANCE OF WORK BELOW EXISTING GRADE, CARE SHALL BE EXERTED TO AVOID EXISTING UTILITIES DISCOVERED IN THE COURSE OF WORK SHALL BE REPORTED TO THE ARCHITECT FOR APPROPRIATE ACTION.

E- AFTER REMOVAL OF EXISTING UNDERGROUND UTILITIES AND OTHER CONSTRUCTION NOTED TO BE REMOVED AND/OR REQUIRED, BACK FILLING OF EXCAVATION SHALL BE IN ACCORDANCE WITH SPECIFICATIONS OR STANDARD PROCEDURES

2- CONCRETE

A- ALL CONCRETE SHALL BE IN CONFORMANCE WITH ACI 318, 301, 347, LATEST EDITIONS AND ASTM C94-78A AND PROPORTIONED FOR STRENGTH AND QUALITY REQUIREMENTS IN ACCORDANCE WITH ACI 318, SECTION 4.3 "PROPORTIONING ON THE BASIS OF FIELD EXPERIENCE"

B- ALL CONCRETE SHALL ATTAIN A MINIMUM COMPRESSIVE STRENGTH OF 3000 PSI AT 28-DAY STANDARD TEST, UNLESS OTHERWISE NOTED ON PLANS AND SHALL HAVE A SLUMP (IN) OF 4" ± 1". (FOUNDATION 5" ± 1)

C- STRENGTHS SHALL BE BASED ON LAB-CURED SPECIMENS. ANY ALTERNATES TO THE ABOVE MUST HAVE WRITTEN APPROVAL OF THE ARCHITECT.

D- ALL CONCRETE SHALL CONTAIN AN A/E/O REVIEWED ASTM C494-79 ADMIXURE AS FOLLOWS:

FOR F'C EQUAL TO OR LESS THAN 4000 PSI ..... TYPE A
FOR F'C GREATER THAN 4000 PSI ..... TYPE D
FOUNDATIONS ..... TYPE D

CEMENT SHALL CONFORM TO ASTM C150-78A TYPE I.

E- AGGREGATES SHALL CONFORM TO ASTM C33-79, SIZE #67, UNLESS OTHERWISE NOTED. IN FOOTINGS MAY CONFORM TO SIZE #57

F- PLACING AND CURING OF ALL CONCRETE SHALL CONFORM TO ACI 318 AND ACI 301 LATEST EDITIONS. ALL CONCRETE SHALL BE PLACED IN DRY UNLESS WRITTEN APPROVAL IS OBTAINED FOR EACH CASE PRIOR TO PLACING CONCRETE. THE GENERAL CONTRACTOR SHALL TAKE APPROPRIATE MEASURES FOR THOSE INSTANCES WHEN CONCRETE MIGHT EXCEED 90 DEGREES F AT TIME OF PLACEMENT. CONCRETE WITHOUT AN ASTM C494 TYPE D ADMIXTURE SHALL NOT BE USED IF THE CONCRETE TEMPERATURE AT TIME OF PLACEMENT EXCEEDS 90° F.

G- IN THE EVENT OF CRACKS IN CONCRETE, GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR SEALING AND FILLING ALL CRACKS. CONTRACTOR SHALL SUBMIT TO ARCHITECT, IN WRITTEN, LOCATION AND DESCRIPTION OF ALL CRACKS AND PROPOSED METHODS FOR REPAIRING SAID CRACKS PRIOR TO REPAIR.

H- CONTRACTOR SHALL EMPLOY A CERTIFIED TESTING LABORATORY FOR CONCRETE SAMPLING AND TESTING IN ACCORDANCE WITH ASTM C31-75 AND ASTM C39-75 AND TEMPERATURE. ONE SET OF 6"X 12" CONCRETE CYLINDERS (TEST #3, #7, #28 DAYS) FOR EACH DAY'S PRODUCTION. IF THE TWO 28 DAYS TEST FAIL TO MEET REQUIRED STRENGTH, TEST THE FIFTH CYLINDER AT 48 DAYS.

I- EXACT LOCATION OF CONCRETE PLACED IMMEDIATLY AFTER TEST SAMPLE SHALL BE INDICATED ON REPORT. SAMPLE CONCRETE SHALL BE SAMPLED AT POINT OF DISCHARGE AND INDICATED AS SUCH ON REPORT.

J- MINIMUM CONCRETE COVER SHALL BE DETAILED ON THE DRAWINGS. WHERE THE COVER IS NOT DIMENSIONED, USE THE SAME AS DIMENSIONED FOR SIMILAR ITEMS THAT THE AMOUNT OF COVER, OR USE THE FOLLOWING.

A- IN PRINCIPAL STRUCTURAL ITEMS WHERE THE CONCRETE IS DEPOSITED AGAINST THE GROUND, THE MINIMUM COVER SHALL BE 3" INCHES
B- IN ALL BEAMS AND COLUMNS, THE COVER SHALL BE 1-1/2" INCHES
C- IN ALL CONCRETE WALLS: 2" INCHES
D- AT RECESSED CONSTRUCTION JOINTS IN ALL WALLS AND COLUMNS: 1-1/2" INCHES
E- TOP AND BOTTOM REINFORCEMENT IN ALL STRUCTURAL SLABS, INCLUDING GROUND FLOOR SLABS WHEN POURED OVER VIZQUEEN VAPOR BARRIER MEMBRANE: 3/4" INCHES
F- CONCRETE SURFACES WHICH AFTER REMOVAL OF FORMS ARE EXPOSED TO WEATHER SHALL HAVE CONCRETE COVER AS NOTED IN SFBC. SECT. ON 2506.5 (A) OR (E) (1) (2)

K- PROVIDE A MINIMUM OF 2 # 4 BARS IN ALL LINTELS NOT SPECIFICALLY DETAILED FOR OPENINGS UP TO 4'-0" WIDE. A MINIMUM OF 2 # 5 SHALL BE PROVIDED FOR LINTELS UP TO 8'-0" LONG EXTEND ALL SUCH LINTELS A MINIMUM OF 8" BEYOND THE OPENING OF EACH SIDE. NOTIFY THE ARCHITECT, IF UNDETAILED LINTELS FOR OPENING IN EXCESS OF 8'-0" ARE ENCOUNTERED.

L- AT THE EXTERIOR CORNERS OF ALL CONCRETE BEAMS ONE EXTERIOR TOP AND BOTTOM BARS (2 BARS) SHALL BE BENT AROUND THE CORNER 30" OR IN LIEU THEREOF, TWO ADDED BENT EXTERIOR CORNER BARS 30"X30" ONE TOP AND ONE BOTTOM SHALL BE PROVIDED. AS SAME SIZE AS BEAM REINFORCING

M- SPLICES IN BARS SHALL BE A MINIMUM OF 48 BAR DIAMETER, EXCEPT WHERE DIMENSIONED OTHERWISE

N- PLACEMENT OF SLAB REINFORCEMENT SHALL BE UNDER THE SUPERVISION OF A SPECIAL INSPECTOR AS DEFINED IN SUBSECTION 3053.3 OF SFBC

3- OPENING IN SLABS

A- ALL OPENINGS IN CONCRETE SLABS SHALL BE LOCATED, SIZED AND REINFORCED WITH THE EXCEPTION OF SMALL OPENINGS AND/OR SLEEVES OF 4.5 DIA THAT WILL NOT DISPLACE OR INTERRUPT THE CONTINUITY OF THE REINFORCING AS SHOWN ON RESPECTIVE FLOOR PLANS AND DETAILS. ANY ALTERATIONS REQUIRE THE APPROVAL OF THE STRUCTURAL ARCHITECT

B- OPENING IN SLABS AND WALLS FOR DUCTS AND OTHER MECHANICAL AND ELECTRICAL EQUIPMENT SHALL BE COORDINATED BY THE CONTRACTOR TO BE SURE THE OPENINGS WILL ACCOMODATE THE ACTUAL EQUIPMENT TO BE USED. TO THE EXTENT POSSIBLE ALL OPENING SIZES AND LOCATIONS SHALL BE FIRMLY DETERMINED EARLY IN THE JOB AND THE INFORMATION FORWARDED TO ALL SUBCONTRACTORS TO ASSURE THAT THE SUBMITTED SHOP DRAWINGS WILL REFLECT CORRECT AND COORDINATED OPENINGS. A SUITABLE NOTE SHALL BE PLACED ON ALL SHOP DRAWINGS BEFORE THEY ARE SUBMITTED TO THEIR ARCHITECT STATING THAT THE OPENINGS HAVE BEEN COORDINATED AND CORRECTED AS INDICATED. IF IT IS NOT POSSIBLE TO DETERMINE THE EXACT SIZE AND LOCATION OF SOME OPENINGS PRIOR TO SHOP DRAWINGS SUBMITTAL THE CONTRACTOR SHALL NOTE ON SHOP DRAWINGS AS A WARNING TO SUBCONTRACTOR TO PRECLUDE DIFFICULTIES DURING CONSTRUCTION

C- REFERENCE SHALL BE MADE TO THE ARCHITECTURAL, MECHANICAL, AIR CONDITIONING AND ELECTRICAL DRAWINGS FOR LOCATION, SIZE AND DETAILS OF OPENINGS, RECESSES, PROJECTIONS, BEVELS, PITCHES, INSERTS, SLEEVES, CONDUITS, PIPING, SLOTS, ETC. THAT ARE REQUIRED TO BE LOCATED AND IN PLACE BEFORE PLACING CONCRETE OR THAT INFLUENCE THE FORMING OR FINISH OF THE CONCRETE

4- FORMING

A- VERIFY NOT FOUND - THE FORMS, REBARS AND BOTTOM OF ALL FOOTINGS EXCAVATIONS IMMEDIATELY BEFORE PLACING FOOTING CONCRETE.

B- AMOUNT OF GROUND FLOOR SLAB PLACED AT ONE TIME, BETWEEN CONSTRUCTION JOINTS, SHALL BE LIMITED TO AN AREA OF 600 SQFT. OR TO MAXIMUM LENGTH OF 30 FEET IN ONE DIRECTION. PLACING OF ADJACENT SECTIONS OF FLOOR SLABS SHALL BE SEPARATED BY AT LEAST 36 HOURS

C- SIDE FORMS OF WALLS (NON-RETAINING) COLUMNS AND BEAMS SHALL BE DESIGNED TO WITHSTAND THE DEAD LOADS OF VIBRATED CONCRETE AND CUMULATIVE LOADS OF SUPPORTING LOADS ABOVE.

D- SIDE FORMS MAY BE REMOVED 8 HOURS AFTER PLACEMENT. NO FORMS SHALL BE ATTACHED TO THE STRIPPED ELEMENTS. NO LOADS SHALL BE PLACED ON STRIPPED ELEMENTS.

E- SIDE FORMS FOR LONG COLUMNS AND WALLS REQUIRING TWO FORM SEQUENCES SHALL BE AS FOLLOWS.
SIDE FORMS FOR EACH SEQUENCE MAY BE REMOVED EIGHT (8) HOURS AFTER THIS PLACEMENT OF CONCRETE.
NO FORMS SHALL BE ATTACHED TO THE STRIPPED ELEMENTS FOR 40 HOURS AFTER THIS PLACEMENT. THIS SEQUENCE SHALL BE REPEATED UNTIL ELEMENT IS COMPLITED TO REQUIRED HEIGHT.

5- SHORING FORM REMOVAL AND RESHORING.

A- IF PRECAST CONCRETE ELEMENTS ARE USED IN THE PROJECT, CONTRACTOR SHALL STRICTLY ADHERE TO MANUFACTURERS SHORING WRITTEN RECOMMENDATIONS. FOR ALL OTHER CAST-IN-PLACE COCRETE ELEMENTS, THE CONTRACTOR SHALL FOLLOW THE PROCEDURES LISTED BELOW.

B- FORMS AND SHORES FOR CONCRETE SLABS AND BEAMS SHALL BE DESIGNED BY THE GENERAL CONTRACTOR TO WITHSTAND THE DEAD LOAD ON CONCRETE AND THE CUMMULATIVE LOADS OF SUPPORTING FLOOR SLABS.

C- THE ARCHITECT IS NOT RESPONSIBLE FOR THE DESIGN, INSTALLATION AND INSPECTION OF SHORING INCLUDING BASE SUPPORTS.

6- MASONRY GENERAL:

A- BLOCK UNITS SHALL CONFORM TO FLORIDA CONCRETE AND PRODUCTS ASSOCIATION SPECIFICATIONS AND ASTM C-90-75.

B- MOISTURE CONTENT OF BLOCKS SHALL NOT EXCEED 34% OF TOTAL ABSORTION AT THE TIME OF PLACEMENT. MAXIMUM LINEAR SHRINKAGE FOR BLOCK UNITS USED FOR EXTERIOR WALLS SHALL NOT EXCEED 0.0.4% (DIVISION "S") MORTOR SHALL CONFORM TO ASTM C270-73, TYPE "M" (2500 PSI).

C- CRACKS IN MASONRY ARE ANTICIPATED. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR FILLING AND SEALING ALL CRACKS. GENERAL CONTRACTOR TO SUBMIT TO ENGINEER, IN WRITING, LOCATION, DESCRIPTION AND SIZE OF ALL CRACKS AND PROPOSED METHODS FOR REPAIRING SAID CRACKS.

D- IF REINFORCED HOLLOW UNITS MANSORY IS USED SEE NOTES ON "REINFORCED MASONRY WALLS" ON THIS SET OF PLANS.

7- REINFORCING STEEL:

A- ALL REINFORCING STEEL SHALL BE DEFORMED BARS, FREE FROM LOOSE RUST AND SCALE, AND CONFORMING TO ASTM A615-51, GRADE 60 NO WELDING OR TACK WELDING SHALL BE ALLOWED.

B- ALL ACCESORIES SHALL HAVE UPTURNED LEGS AND PLASTIC DIPPED AFTER FABRICATION. ACCESORIES SHALL BE INSTALLED IN ACCORDANCE WITH ACI 315 CURRENT ADDITION. SUPPORT BAR SHALL BE #5 OR GREATER AND NOT SPACED MORE THAN 4'-0" O.C.

8- STRUCTURAL STEEL:

A- SHALL CONFORM TO ASTM A36-77A. PROVIDE ONE SHOP COAT OF RUST INHIBITING PAINT (MINIMUM 3 MIL. DRY FILM THICKNESS) ON STRUCTURAL STEEL WHICH SHALL BE FABRICATED AND ERECTED IN ACCORDANCE WITH THE PROVISIONS OF THE AISC "STEEL CONSTRUCTION MANUAL", LATEST EDITION.
SUBMIT SHOP DRAWINGS.

B- ALL WELDING IS TO PERFORMED BY CERTIFIED WELDERS, IMMEDIATELY AFTER ERECTION. CLEAN WELDS AND TOUCH UP PAINTING (MIN. 4 MIL. DRY FILM THICKNESS) ELECTRODES SHALL BE E-70 SERIES, LOW HYDROGEN STORED IN ACCORDANCE WITH AWS. REQUIREMENTS.

9- SUPERIMPOSED DESIGN LOADS (PSF)
TO BE USED UNLESS OTHERWISE NOTED ON PLANS

DEAD LOADS		LIVE LOADS	
MOVABLE PARTITIONS	20	APT BUILDINGS	40
SUSPENDED CEILING	20	OFFICE BUILDINGS	50
ROOFING	10	CORRIDORS, BALCONIES	100
		ROOF LIND LOADS	30

10- SHOP DRAWINGS
CONTRACTOR SHALL SUPPLY SHOP DRAWINGS. SUBMIT TWO PLANS TO ARCHITECT FOR REVIEW. INDICATE ISSUE DATE OR LATEST REVISION DATE OF RELATIVE STRUCTURAL PLAN (S) AND NAME OF PERSON RESPONSIBLE FOR CHECKING SHOP DRAWINGS. SHALL BEAR CONTRACTOR'S STAMP, INITIALED OR SIGNED CERTIFYING TO REVIEW OF SUBMITTAL, VERIFICATION OF PRODUCTS, FIELD MEASUREMENTS AND FIELD CONSTRUCT. CRITERIA AND COORDINATION OF THE INFORMATION WITHIN THE SUBMITTAL WITH REQUIREMENTS OF THE WORK AND THE CONTRACT DOCUMENTS

11- WATERPROOFING
SEE ARCHITECTURAL FOR ALL WATERPROOFING REQUIREMENTS

12- COMPLIANCE WITH CODES
THIS SET OF STRUCTURAL PLANS HAVE BEEN PREPARED TO THE BEST OF OUR KNOWLEDGE TO COMPLY WITH ALL THE APPLICABLE BUILDING CODES MINIMUM STANDARDS INCLUDING FEMA REGULATIONS

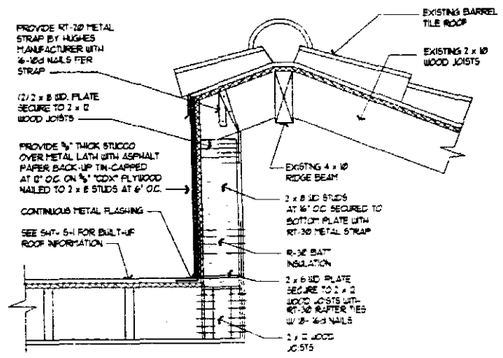
NOTES ON REINFORCED MASONRY WALLS

1- GENERAL

A- "DUR-O-WALL LADDER TYPE STANDARD No.9 MASONRY REINFORCING SHALL PROVIDED EVERY 2nd BLOCK COURSE (1'-4" VERTICALLY)
B- ALL MASONRY UNITS SHALL CONFORM TO THE A.C.I. STANDARD 530 BUILDING CODE LATEST EDITION REQUIREMENTS FOR CONCRETE MASONRY STRUCTURES AND LOCATED AS SHOWN ON PLANS. ALL MATERIAL SHALL CONFORM TO THE FOLLOWING CURRENT STANDARDS
MORTAR : SHALL CONFORM TO ASTM C270, TYPE M MINIMUM COMPRESSIVE STRENGTH @ 28 DAYS OF 2500 PSI MINIMUM MIXING TIME OF 3 MINUTES AFTER ALL INGREDIENTS ARE ADDED
BLOCK : SHALL CONFORM TO ASTM C90-70, 8"x8"x16" TWO CELL END BLOCK TYPE UNITS FROM ONE SOURCE
GROUT : SHALL CONFORM TO ASTM C476, FOR COARSE GROUT MINIMUM COMPRESSIVE STRENGTH @ 28 DAYS OF 2500 PSI SLUMP OF 8 TO 10 INCHES, MAXIMUM PLACEMENT TIME OF 90 MINUTES
TESTS : BLOCK - SUBMIT CERTIFIED LAB TESTS, ASTM C140-70 FOR EACH 5000 UNITS
PRISM - NOT REQUIRED
C- DESIGN COMPRESSIVE STRENGTH OF MASONRY @ 28 DAYS, F'M = 1500 PSI MASONRY STRENGTH CAN BE DETERMINED EITHER FROM UCMA TR 750 TABLE 3-1 USING AN F'M OF 2000 PSI NET OR A PRISM TEST USING APPROX. F'M OF 1500 PSI NET

2- GROUTED CELLS AND SEQUENCING

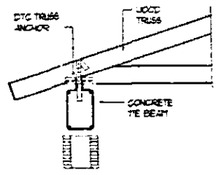
HIGH LIFT GROUTING
1- PLACE MASONRY TO A MAXIMUM HEIGHT OF TWELVE (12) FEET
2- WALLS AND CROSS WEBS FORMING CELLS TO BE FILLED SHALL BE FULL-BEDDED IN MORTAR TO PREVENT LEAKAGE OF GROUT
3- CLEAR, UNOBSTRUCTED CONTINUOUS VERTICAL CELL SHALL BE A MINIMUM OF 3 INCHES BY 3 INCHES
4- CLEANOUT OPENINGS SHALL BE PROVIDED WHERE GROUT POUR EXCEEDS FOUR (4) FEET IN HEIGHT
5- PLACE REINFORCING PRIOR TO GROUTING, AND TIE TO REINFORCING FROM BELOW
6- PLACE GROUT IN 4 FOOT LIFTS, 30 TO 60 MINUTES APART, MAXIMUM FREE FALL SHALL NOT EXCEED EIGHT (8) FEET
7- HOLD TOP OF GROUT 1½ INCHES BELOW LAST COURSE OF BLOCK FOR THAT LIFT
8- GROUT TO BE CONSOLIDATED IN PLACE BY PUDDLING, RODDING OR MECHANICAL VIBRATION
9- WHEN PLACING SECOND GROUT LIFT, VIBRATE INTO FIRST LIFT
10- MAXIMUM GROUT POUR IS TWELVE (12) FEET HIGH



SECTION (A/S-7) SC. 3/4" = 1'-0"

'DTC' TRUSS ANCHOR

HUGHES MANUFACTURING, INC
ACCEPTANCE No. 91-845-05



TRUSSES TO BE ANCHORED TO CONCRETE TIE BEAM AS FOLLOWS

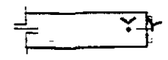
A - UPLIFTS UP TO 1365 # USE DTC TRUSS ANCHOR CONNECTED WITH 4-16d x 1½" NAILS IN SEAT AND 6-16d x 1½" NAILS IN STRAP "MAXIMUM 1365 # DESIGN LOAD PERPENDICULAR TO WALL"

B - UPLIFTS UP TO 2365 # USE STRAP - A 20" ADDITIONAL HUGHES "H-6" TRUSS ANCHOR 7" x 6" x 14 gage EMBEDDED 5" IN CONCRETE WITH 10-16d x 1½" NAILS IN TRUSS

C - TWO ONLY TRUSSES WITH UPLIFTS UP TO 2700 # USE TWO HUGHES DTC TRUSS ANCHORS ONE PER TRUSS SEE NOTE "A" ABOVE

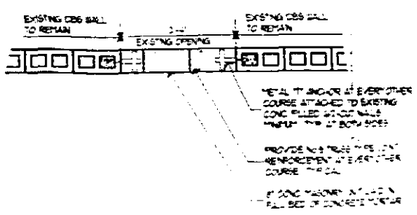
D - TRUSSES WITH UPLIFTS IN EXCESS OF 2365 # TWO ONLY TRUSSES WITH UPLIFTS IN EXCESS OF 2700 # TRUSSES WITH THREE OR MORE PLIES OR TRUSSES WITH EXCESSIVE HORIZONTAL LOADS REQUIRE SPECIAL UPLIFT ANCHORAGE

1 # 5 VERTICAL IN BLOCK CELL FILLED WITH CONC (SEE FOUNDATION PLAN



DOOR AND WINDOW BUCK DETAIL

SC. 3/4" = 1'-0"



BLOCK - UP DETAIL

SCALE 3/4" = 1'-0"

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CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:
BUILDING:
ZONING:
PLUMBING:
ELECTRICAL:
MECHANICAL:
FIRE PREVENTION:
ENGINEERING:
PUBLIC WORKS:
STRUCT. HAZ.:
ACCESSIBILITY:
ELEVATOR:

REVISIONS	BY

E.A. CALIL
ARCHITECT
AR 0016083
7400 N.W. 7TH STREET SUITE - 101 MIAMI, FLORIDA 33126
PHONE: (305) 262-8440 FAX: (305) 262-8455

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
230 PALM AVENUE, MIAMI BEACH, FLORIDA

DRAWN
CHECKED
DATE
SCALE
SHOWN
JOB NO.
SHEET
S-2
OF SHEETS

150 A — EXISTING PANEL 'A' — 120 / 240 v - 1φ 3W

LOCATION: STUDY

CKT	DESCRIPTION	CB	P	KW	WIRE - COND	CKT	DESCRIPTION	CB	P	KW	WIRE - COND
01	A.C. No.1	40	2	5.8	#8 - ½" C	02	A.C. No.2	40	2	5.8	#8 - ½" C
03	HTR-4.8 KW / FAN 10 KW					04	HTR-4.8 KW / FAN 10 KW				
05	RANGE	50	2	12.0	#6 - ½" C	06	WATER HEATER	30	2	4.5	#10 - ½" C
07						08					
09	DRYER	30	2	5.0	#10 - ½" C	10	REFRIGERATOR	20	1	1.5	#12 - ½" C
11						12	CLOTHES WASHER	20	1	1.5	#12 - ½" C
13	APPLIANCES	20	1	1.5	#12 - ½" C	14	DISHWASHER	20	1	1.5	#12 - ½" C
15	APPLIANCES	20	1	1.5	#12 - ½" C	16	GENERAL LITES	15	1	Ø.72	#14 - ½" C
17	GENERAL LITES	15	1	Ø.72	#14 - ½" C	18	GENERAL LITES	15	1	Ø.72	#14 - ½" C
19	GENERAL LITES	15	1	Ø.72	#14 - ½" C	20	GENERAL LITES	15	1	Ø.72	#14 - ½" C
21	GENERAL LITES	15	1	Ø.72	#14 - ½" C	22	GENERAL LITES	15	1	Ø.72	#14 - ½" C
23	GENERAL LITES	15	1	Ø.72	#14 - ½" C	24	GENERAL LITES	15	1	Ø.72	#14 - ½" C
25	GENERAL LITES	15	1	Ø.72	#14 - ½" C	26	BATH - GF	20	1	1.0	#12 - ½" C
27	GENERAL LITES	15	1	Ø.72	#14 - ½" C	28	SPACE				
29	SPACE					30	SPACE				

CONNECTED KVA = 37.9 — TOTAL AMPS = 133.1

FEEDER 3 #1 #6 (GRD) THWN (CU) - 1½" C — * SEE CALCULATIONS

(E) EXISTING TO REMAIN
(ER) EXISTING TO BE RELOCATED
(N) NEW
(RE) EXISTING TO BE REMOVED

LEGEND:

- LIGHT SWITCH
- 3-WAY LIGHT SWITCH
- VAPOR PROOF LAMP
- RECESSED LAMP
- EXHAUST FAN
- JUNCTION BOX
- HOOD FAN
- TV JACK
- RECEPTACLE
- RANGE
- DRYER
- FLUORESCENT LAMP
- TELEPHONE JACK
- WALL MOUNTED LAMP
- OVERHANG LIGHT
- CEILING FAN

CALCULATIONS FOR PANEL 'A'

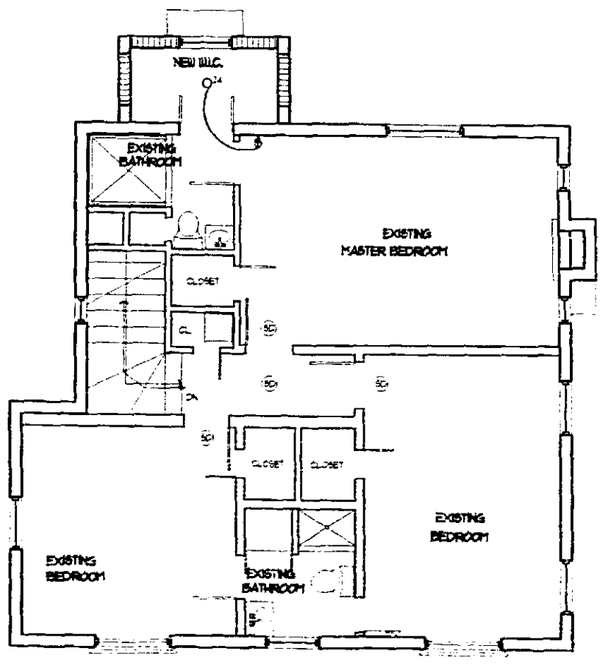
AREA = 1,147.50 FT²

1000 FT²	8.0	KW
WATER HEATER	4.5	KW
RANGE	12.0	KW
DRYER	5.0	KW
CLOTHES WASHER	1.5	KW
APPLIANCES	3.0	KW
REFRIGERATOR	1.5	KW
BATH - GF	1.0	KW
TOTAL CONNECTED LOAD	36.5	KW
FIRST 10 KW @ 100%	10.0	KW
REST @ 40%	10.4	KW
TOTAL A.C. @ 65%	6.7	KW
TOTAL DEMAND LOAD	33.1	KW

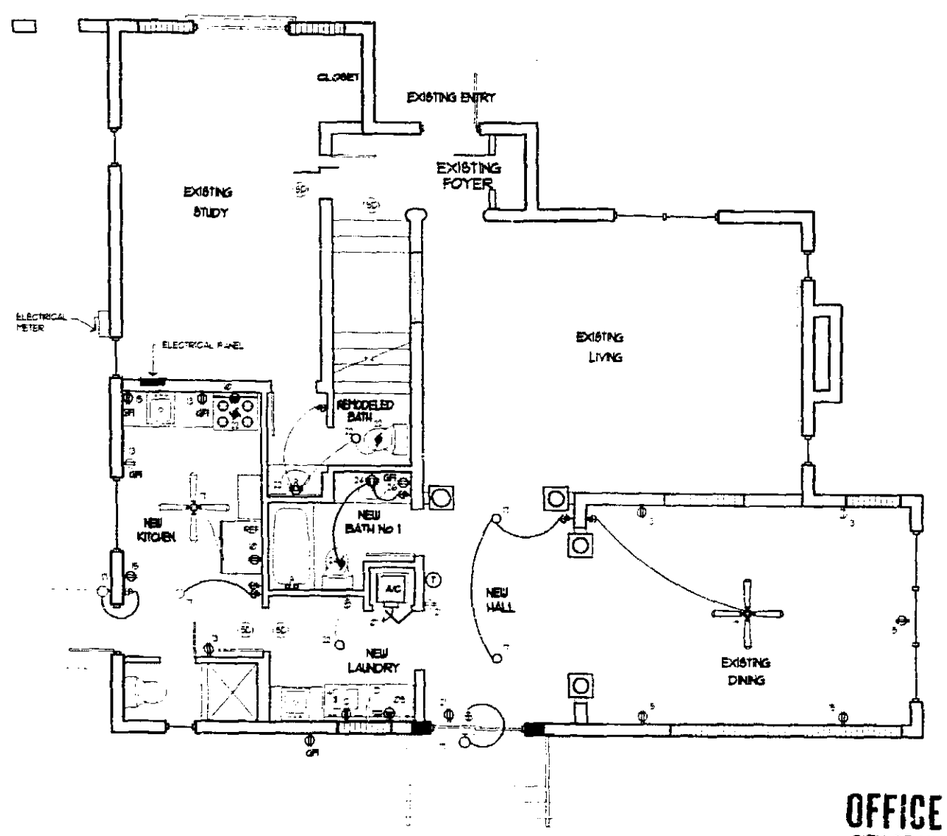
33.1 KW / 240 V = 138 AMPS

ELECTRICAL NOTES:

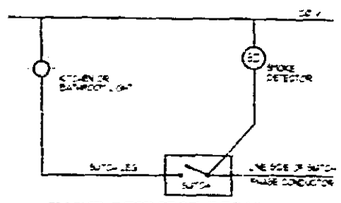
- CONTRACTOR SHALL FURNISH ALL LABOR, MATERIALS AND EQUIPMENT FOR A COMPLETE ELECTRICAL INSTALLATION IN ACCORDANCE WITH THESE DRAWINGS.
- COMPLY WITH N.E.C. AND S.F.B.C.
- PROVIDE EMPTY CONDUITS AS REQUIRED FOR TELEPHONE AND TV SYSTEMS.
- OBTAIN ALL PERMITS FOR WORK UNDER THIS CONTRACT.
- PROVIDE TEMPORARY POWER AND LIGHT OUTLETS FOR USE BY OTHER TRADES.
- PROVIDE ALL REQUIRED CONNECTIONS FOR OTHER TRADES.
- CONTRACTOR SHALL VISIT THE SITE AND FAMILIARIZE HIMSELF WITH ALL EXISTING CONDITIONS.
- ALL WIRING SHALL BE COPPER THWN.
- INDOOR CONDUIT SHALL BE EMT.
- OUTDOOR UNDERGROUND CONDUITS SHALL BE SCHEDULE 40 PVC. UNDER PAVED AREAS IT SHALL BE ENCASED IN CONCRETE MINIMUM COVER SHALL BE 18 INCHES.
- ALL MOUNTING HARDWARE SHALL BE BY CONTRACTOR.
- AIR CONDITIONING EQUIPMENTS SHALL BE INSTALLED AS PER MANUFACTURER'S SPECIFICATIONS.
- ELECTRICAL PANEL, CIRCUIT BREAKERS, WIRING AND ALL ELECTRICAL EQUIPMENT SHALL BE NEW.



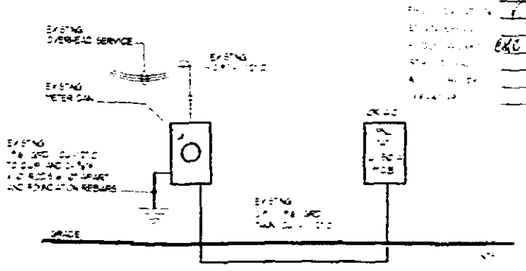
ELECTRICAL FLOOR PLAN (2nd FLOOR)



ELECTRICAL FLOOR PLAN (1st FLOOR)



SMOKE DETECTOR DETAIL



ELECTRICAL RISER DIAGRAM

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CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:

REVISIONS	BY

E.A. CALIL
ARCHITECT

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
530 PALM AVENUE MIAMI BEACH FLORIDA

E-1

150 A — EXISTING PANEL 'A' — 120 / 240 v - 1φ 3W

LOCATION: STUDY

	CKT	DESCRIPTION	CB	P	KW	WIRE - COND.	CKT	DESCRIPTION	CB	P	KW	WIRE - COND.	
(ER)	01	A/C No1	60	2	9.6	#6 - ¾" C	02	A/C No2	40	2	5.8	#8 - ½" C	(E)
	03	HTR=5.6 KW / FAN 2.0 KW					04	HTR=4.8 KW / FAN 1.0 KW					
(ER)	05	RANGE	50	2	12.0	#6 - ¾" C	06	WATER HEATER	30	2	4.5	#10 - ½" C	(E)
	07						08						
(ER)	09	DRYER	30	2	5.0	#10 - ½" C	10	REFRIGERATOR	20	1	1.5	#12 - ½" C	(ER)
	11						12	CLOTHES WASHER	20	1	1.5	#12 - ½" C	
(ER)	13	APPLIANCES	20	1	1.5	#12 - ½" C	14	DISHWASHER	20	1	1.5	#12 - ½" C	(R)
(ER)	15	APPLIANCES	20	1	1.5	#12 - ½" C	16	GENERAL LITES	15	1	.012	#14 - ½" C	(E)
(ER)	17	GENERAL LITES	15	1	.012	#14 - ½" C	18	GENERAL LITES	15	1	.012	#14 - ½" C	(E)
(E)	19	GENERAL LITES	15	1	.012	#14 - ½" C	20	GENERAL LITES	15	1	.012	#14 - ½" C	(E)
(E)	21	GENERAL LITES	15	1	.012	#14 - ½" C	22	GENERAL LITES	15	1	.012	#14 - ½" C	(ER)
(E)	23	GENERAL LITES	15	1	.012	#14 - ½" C	24	GENERAL LITES	15	1	.012	#14 - ½" C	(N)
(E)	25	GENERAL LITES	15	1	.012	#14 - ½" C	26	BATH / GFI	20	1	.12	#14 - ½" C	(N)
(E)	27	GENERAL LITES	15	1	.012	#14 - ½" C	28	SPACE					
	29	SPACE					30	SPACE					

CONNECTED KVA = 31.79

TOTAL AMPS = 133 (+)

FEEDER: 3 #1 1 #6 (GRD) THWN (CU) - 1½" C

(+) SEE CALCULATIONS

(E) EXISTING TO REMAIN
(ER) EXISTING TO BE RELOCATED
(N) NEW
(R) EXISTING TO BE REMOVED

LEGEND:

- LIGHT SWITCH
- 3-WAY LIGHT SWITCH
- VAPOR PROOF LAMP
- RECESSED LAMP
- EXHAUST FAN
- JUNCTION BOX
- HOOD FAN
- TV JACK
- RECEPTACLE
- RANGE
- DRYER
- FLUORESCENT LAMP
- TELEPHONE JACK
- WALL MOUNTED LAMP
- OVERHANG LIGHT
- CEILING FAN

CALCULATIONS FOR PANEL 'A'

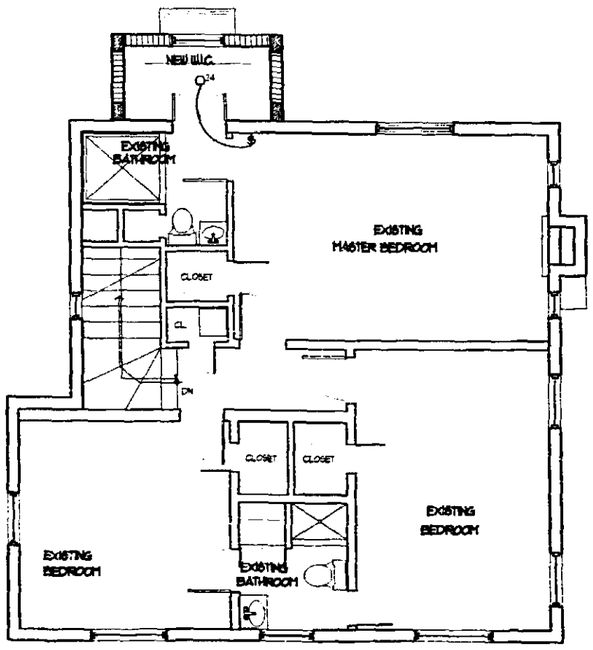
AREA = 2467 SQ. FT.

3W/SQ. FT.	9.0	KW
WATER HEATER	4.5	KW
RANGE	12.0	KW
DRYER	5.0	KW
CLOTHES WASHER	1.5	KW
APPLIANCES	3.0	KW
REFRIGERATOR	1.0	KW
BATH / GFI	1.0	KW
TOTAL CONNECTED LOAD	34.0	KW
FIRST 10 KW @ 100%	10.0	KW
REST @ 40%	10.4	KW
TOTAL A/C @ 65%	10.1	KW
TOTAL DEMAND LOAD	31.3	KW

31.3 KW / 240 v = 130 AMPS

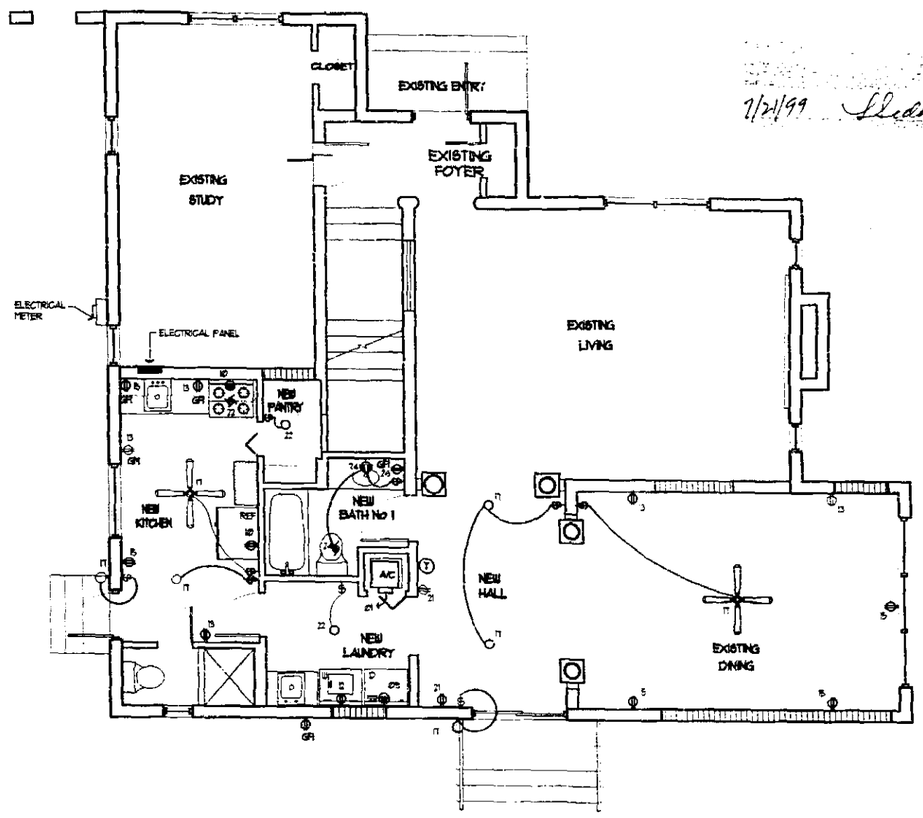
ELECTRICAL NOTES:

- CONTRACTOR SHALL FURNISH ALL LABOR, MATERIALS AND EQUIPMENT FOR A COMPLETE ELECTRICAL INSTALLATION IN ACCORDANCE WITH THESE DRAWINGS.
- COMPLY WITH N.E.C. AND S.F.B.C.
- PROVIDE EMPTY CONDUITS AS REQUIRED FOR TELEPHONE AND TV SYSTEMS.
- OBTAIN ALL PERMITS FOR WORK UNDER THIS CONTRACT.
- PROVIDE TEMPORARY POWER AND LIGHT OUTLETS FOR USE BY OTHER TRADES.
- PROVIDE ALL REQUIRED CONNECTIONS FOR OTHER TRADES.
- CONTRACTOR SHALL VISIT THE SITE AND FAMILIARIZE HIMSELF WITH ALL EXISTING CONDITIONS.
- ALL WIRING SHALL BE COPPER THWN.
- NO 90° CONDUIT SHALL BE BENT.
- OUTDOOR UNDERGROUND CONDUITS SHALL BE SCHEDULE 40 PVC. UNDER PAVED AREAS IT SHALL BE ENCASED IN CONCRETE. MINIMUM COVER SHALL BE 18 INCHES.
- ALL MOUNTING HARDWARE SHALL BE BY CONTRACTOR.
- AIR CONDITIONING EQUIPMENTS SHALL BE INSTALLED AS PER MANUFACTURER'S SPECIFICATIONS.
- ELECTRICAL PANEL CIRCUIT BREAKERS, WIRING AND ALL ELECTRICAL EQUIPMENTS SHALL BE RATED 75°C.



ELECTRICAL FLOOR PLAN (2nd FLOOR)

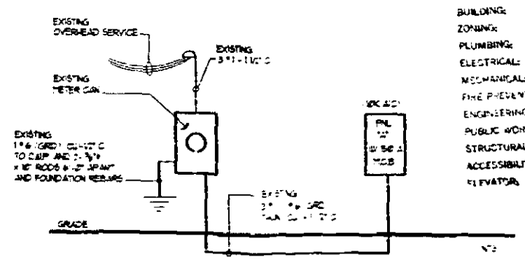
SCALE: 1/4" = 1'-0"



ELECTRICAL FLOOR PLAN (1st FLOOR)

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

7/21/99



ELECTRICAL RISER DIAGRAM

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:

BUILDING:
ZONING:
PLUMBING:
ELECTRICAL:
MECHANICAL:
FIRE PREVENTION:
ENGINEERING:
PUBLIC WORKS:
STRUCTURAL:
ACCESSIBILITY:
ELEVATOR:

REVISIONS	BY

E.A. CALIL ARCHITECT
AR 0009363 7400 N.W. 7TH STREET SUITE - 101 MIAMI, FLORIDA 33126
PHONE: (305) 262-8445 FAX: (305) 262-8455

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
230 PALM AVENUE, MIAMI BEACH, FLORIDA FH (305) 668-5359

DRAWN: NBL
CHECKED: E.A.C.
DATE: 7-21-99
SCALE:
SHEET: E-1

7-15-99

PLUMBING NOTES

01 - ALL WORKMANSHIP AND MATERIALS SHALL BE IN STRICT ACCORDANCE WITH THE SFBC, UBC CODE AND ASA REQUIREMENTS AND ALL OTHER APPLICABLE LOCAL CODES.

02 - ALL WORK SHALL BE PERFORMED BY A LICENSED PLUMBING SUBCONTRACTOR. ALL PERMITS FEES PROGRESS PLUMBING SYSTEM SHALL BE FULLY OPERATIONAL AND ACCEPTANCE BY THE ENGINEER SHALL BE A CONDITION OF THE CONTRACT.

03 - CONTRACTOR SHALL VERIFY THE LOCATION OF THE EXISTING WASTE AND VENT LINES

04 - FURNISH AND INSTALL APPROVED AIR CHAMBERS AT EACH PLUMBING FIXTURE GROUP

05 - ALL MATERIAL AND FIXTURES FURNISHED SHALL BE AS SPECIFIED ON THE PLANS OR SPECIFICATIONS

06 - CONTRACTOR SHALL PROVIDE FOR ALL PERMITS INSURANCE INSPECTIONS AND TESTS

07 - DRAWINGS ARE DIAGRAMMATIC CONTRACTOR SHALL VERIFY THE LOCATIONS SHOWN ON THE DRAWINGS WITH THE ARCHITECT PRIOR TO COMMENCING WORK

08 - ALL SOIL WASTE AND VENT PIPING TO BE PVC SCHEDULE 40

09 - DOMESTIC WATER PIPING

ABOVE GROUND FLOOR SLAB
COPPER TYPE K L OR M WITH SOLDERED JOINTS

ABOVEGROUND OUTSIDE BUILDING
COPPER TYPE K WITH SOLDERED JOINTS

BELOW FLOOR SLAB
COPPER TYPE M INSIDE MINIMUM 1/32" THICK PLASTIC CONDUITS ITS ENTIRE LENGHT INCLUDING TURN ABOVE SLAB NO PIPES JOINTS BELOW SLAB

95 - 5 SOLDER

10 - DOMESTIC HOT WATER PIPING SHALL BE INSULATED WITH 1/2" ARMAFLEX OR ARMAFLEX OR EQUAL

11 - SLOPE ALL WASTE LINES AS NOTED ON SPECIAL NOTES

12 - WATER VALVES FOR COPPER TUBING LINES SHALL BE BRONZE BODY WITH PRESSURE RATING OF 175 LBS NON SHOCK COLD WATER AS MANUFACTURED BY NIBCO OR APPROVED EQUAL

13 - FURNISH PIPE HANGERS AS REQUIRED BY THE SFBC SPIRALL OR EQUAL

14 - WRING TESTS
"TS" ALL WASTE LINES WITH A MINIMUM OF 10 FT. OF HEAD OF WATER WITH WATER LEVEL AND INSPECTION POINT OF SYSTEM

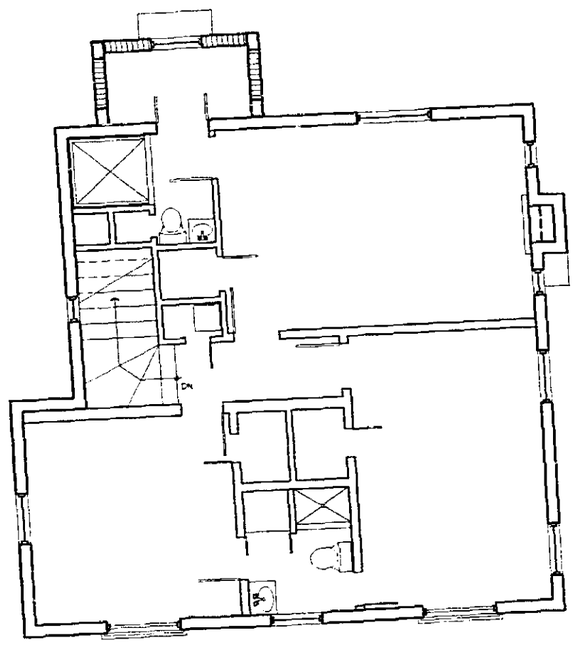
"TS" ALL WATER LINES WITH A MINIMUM OF 100 PSIG HYDROSTATIC PRESSURE FOR A MINIMUM SUSTAINED PERIOD OF 8 HOURS

15 - FURNISH CLEAN-OUTS AS PER SECTION 406(E) OF THE SFBC

CONNECTION FIXTURE SCHEDULE

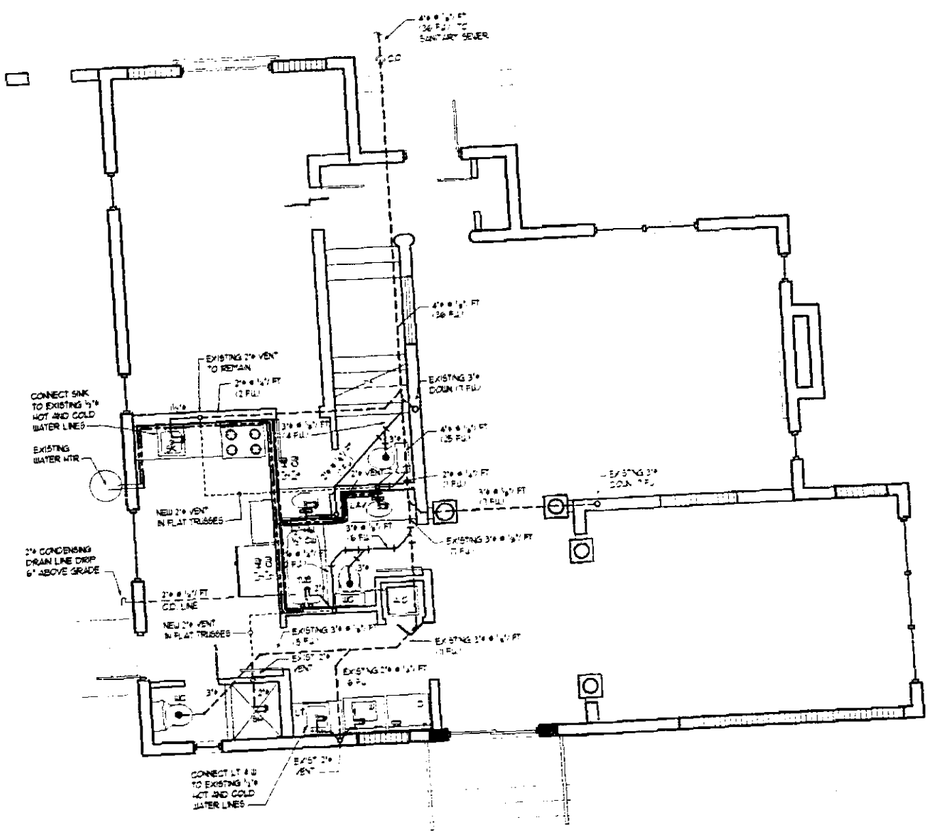
FIXTURE	COLD WATER	HOT WATER	W TRAP	F.U.
WATER CLOSET	1/2"	-	3"	4
LAVATORY	1/2"	1/2"	1 1/2"	1
SINK	1/2"	1/2"	2"	2
SHOWER	1/2"	1/2"	2"	2
BIDET W.F.	1/2"	1/2"	1 1/2"	2
BIDET (NO F.)	1/2"	1/2"	2"	2
BATH TUB W.F.	1/2"	1/2"	2"	2
BATH TUB (NO F.)	1/2"	1/2"	2"	4
WASHER	1/2"	1/2"	2"	1
D. WASHER	-	1/2"	2"	1
ICE MAKER	1/2"	-	2"	1
LAUNDRY TRAY	1/2"	1/2"	2"	2
HOSE B. BB	1/2"	-	2"	2
HOSE	1/2"	-	2"	2

1 - PROVIDE ANTI SIPHON VALVES FOR BATHTUBS AND SHOWERS
2 - PROVIDE VACUUM BREAKER FOR HOSE B BBS



PLUMBING FLOOR PLAN
(2th FLOOR)

SCALE 1/4" = 1'-0"



PLUMBING FLOOR PLAN
(1st FLOOR)

SCALE 1/4" = 1'-0"

LEGEND

R	RELIEF LINE
V	VENT
SAN	SANITARY
HW	HOT WATER
CW	COLD WATER
WC	WATER CLOSET
SK	SINK
LAV	LAVATORY
SH	SHOWER
BD	BIDET
BT	BATH TUB
W	WASHER
D	D. WASHER
CO	CLEAN OUT
REF	REFRIGERATOR
BS	BAR SINK
HB	HOSE B.BB
FD	FLOOR DRAIN
VR	VENT TO ROOF
SOV	SHUT OFF VALVE

SPECIAL PROVISIONS

1 - HORIZONTAL WASTE LINES
3" AND BELOW 1/4" PER FT SLOPE
3" AND ABOVE 1/8" PER FT SLOPE

2 - UNDER FLOOR SLAB WASTE LINES
3" AND BELOW 1/4" PER FT SLOPE
3" AND ABOVE 1/8" PER FT SLOPE
MAINTAIN UNIFORM SLOPE ON EACH DRAIN

3 - BATHTUB AND SHOWER
PROVIDE ANTI SIPHON VALVES

4 - HOSE BIBBS
ALL HOSE BIBS VACUUM BREAKER VALVES

OFFICE COPY

3/7/99

7/21/97

PROPOSED NEW ADDITION & RENOVATION AT:
ROBERT THORNE
LOCATED AT:
550 PALM AVENUE MIAMI BEACH FLORIDA PH: (305) 668-5359

E.A. CALIL
ARCHITECT
NW 79TH AVENUE SUITE 101 MIAMI, FLORIDA 33126
PHONE (305) 262-9481 FAX (305) 262-9485

DRAWN
CHECKED
DATE
SCALE
JOB NO.
SHEET

P-1

PLUMBING NOTES

01 - ALL WORKMANSHIP AND MATERIALS SHALL BE IN STRICT ACCORDANCE WITH THE SFBC, ASPE CODE AND ADA REQUIREMENTS AND ALL OTHER APPLICABLE LOCAL CODES.

02 - ALL WORK SHALL BE PERFORMED BY A LICENSED PLUMBING SUBCONTRACTOR. ALL PERMITS FEES PROGRESS PLUMBING SYSTEM SHALL BE FULLY OPERATIONAL AND ACCEPTANCE BY THE ENGINEER SHALL BE A CONDITION OF THE CONTRACT

03 - CONTRACTOR SHALL VERIFY THE LOCATION OF THE EXISTING WASTE AND VENT LINES

04 - FURNISH AND INSTALL APPROVED AIR CHAMBERS AT EACH PLUMBING FIXTURE GROUP

05 - ALL MATERIAL AND FIXTURES FURNISHED SHALL BE AS SPECIFIED ON THE PLANS OR SPECIFICATIONS

06 - CONTRACTOR SHALL PROVIDE FOR ALL PERMITS INSURANCE INSPECTIONS AND TESTS

07 - DRAWINGS ARE DIAGRAMMATIC. CONTRACTOR SHALL VERIFY THE LOCATIONS SHOWN ON THE DRAWINGS WITH THE ARCHITECT PRIOR TO COMMENCING WORK.

08 - ALL SOIL WASTE AND VENT PIPING TO BE PVC SCHEDULE 40

09 - DOMESTIC WATER PIPING

ABOVE GROUND FLOOR SLAB
COPPER TYPE K, L OR M WITH SOLDERED JOINTS

UNDERGROUND OUTSIDE BUILDING
COPPER TYPE K WITH SOLDERED JOINTS

BELOW FLOOR SLAB
COPPER TYPE M INSIDE MINIMUM 1/32" THICK PLASTIC CONDUITS THE ENTIRE LENGTH INCLUDING TURN ABOVE SLAB
NO PIPES JOINTS BELOW SLAB

USE 95-5 SOLDER

10 - DOMESTIC HOT WATER PIPING SHALL BE INSULATED WITH ARMAFLEX OR ARMATEX OR EQUAL

11 - SLOPE ALL WASTE LINES AS NOTED ON SPECIAL NOTES

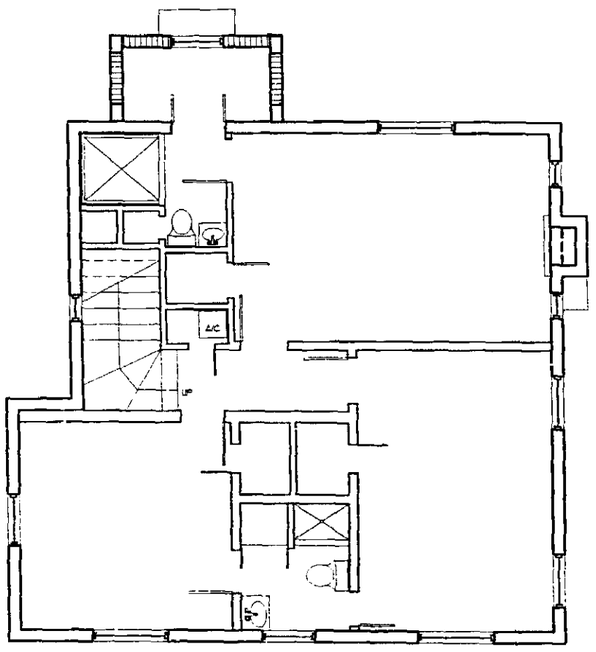
12 - WATER VALVES FOR COPPER TUBING LINES SHALL BE BRONZE BODY WITH PRESSURE RATING OF 175 LB. AND A SHOCK COLD WATER AS MANUFACTURED BY NIBCO OR APPROVED EQUAL

13 - FURNISH PIPE HANGERS AS REQUIRED BY THE SFBC GRINNEL OR EQUAL

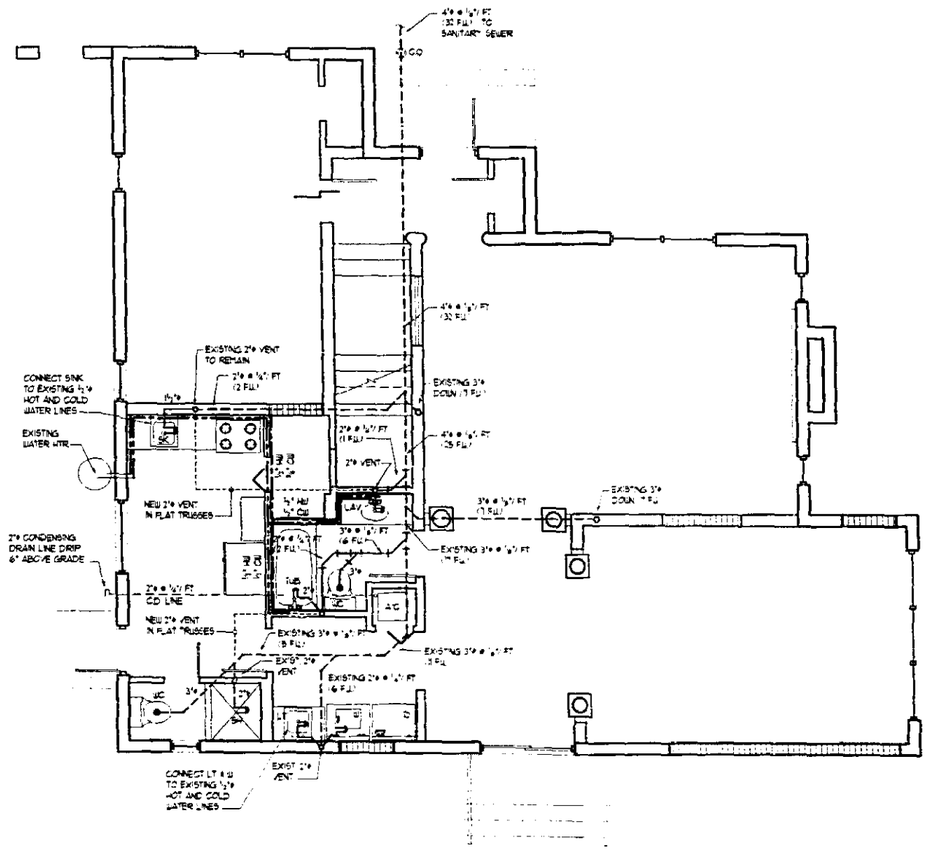
14 - PIPING TESTS
TEST ALL WASTE LINES WITH A MINIMUM OF 6 FT OF HEAD OF WATER WITH WATER LEVEL AND UPPERMOST POINT OF SYSTEM

TEST ALL WATER LINES WITH A MINIMUM OF 100 PSIG HYDROSTATIC PRESSURE FOR A MINIMUM SUSTAINED PERIOD OF 8 HOURS

15 - FURNISH CLEAN-OUTS AS PER SECTION 46-0202 OF THE SFBC



PLUMBING FLOOR PLAN
(2th FLOOR)



PLUMBING FLOOR PLAN
(1st FLOOR)

CONNECTION FIXTURE SCHEDULE

FIXTURE	COLD WATER	HOT WATER	P TRAP	F.U.
WATER CLOSET	1/2"	-	3"	4
LAVATORY	1/2"	1/2"	1 1/2"	1
SINK	1/2"	1/2"	1 1/2"	2
SHOWER	1/2"	1/2"	2"	2
BIDET (1/2" F.L.)	1/2"	1/2"	2"	2
BIDET (3/4" F.L.)	3/4"	3/4"	1 1/2"	3
BATH TUB (1/2" F.L.)	1/2"	1/2"	2"	3
BATH TUB (3/4" F.L.)	3/4"	3/4"	1 1/2"	6
WASHER	1/2"	1/2"	2"	4
D. WASHER	-	1/2"	1 1/2"	1
REFRIGERATOR	1/2"	-	-	1
LAUNDRY TRAY	1/2"	1/2"	2"	3
HOSE BIBB	1/2"	-	-	5
URINAL	3/4"	3/4"	2"	5

1 - FURNISH ANTI-SCALD VALVES FOR BATHTUBS AND SHOWERS
2 - FURNISH VACUUM BREAKER FOR HOSE BIBB

SPECIAL PROVISIONS

1 - HORIZONTAL WASTE LINES
2"ø AND BELOW @ 1/4" FT SLOPE
3"ø AND ABOVE @ 1/8" FT SLOPE

2 - ABOVE FLOOR SLAB WASTE LINES
2"ø MINIMUM SIZE @ 1/4" FT SLOPE
3"ø AND ABOVE @ 1/8" FT SLOPE
MAINTAIN UNIFORM SLOPE ON BLDG DRAIN

3 - BATHTUB AND SHOWER
PROVIDE ANTI-SCALD VALVES

4 - HOSE BIBBS
ALL HB WITH VACUUM BREAKER VALVES

LEGEND

—— R ——	RELIEF LINE
—— CO ——	VENT
—— SAN ——	SANITARY
—— — — ——	HOT WATER
—— — — ——	COLD WATER
WC	WATER CLOSET
SK	SINK
LAV	LAVATORY
SHOWER	SHOWER
BIDET	BIDET
BATH TUB	BATH TUB
WASHER	WASHER
D.WASHER	D.WASHER
CO	CLEAN OUT
REFRIGERATOR	REFRIGERATOR
SS	SUB SINK
HB	HOSE BIBB
U	URINAL
FTR	FENT TO ROOF
SOV	SHUT OFF VALVE

PROPOSED NEW ADDITION & RENOVATION AT
ROBERT THORNE
LOCATED AT
930 PALM AVENUE, MIAMI BEACH, FLORIDA FM (305) 668-5359

E.A. CALIL
ARCHITECT
7400 N.W. 7TH STREET SUITE-101 MIAMI, FLORIDA 33126
FAX (305) 267-9455
PHONE (305) 262-8440
AR 0003205

REVISIONS	BY

DRAWN
NO.
CHECKED
E.A.C.
DATE
MAY '99
SCALE
SHOWN
JOB NO.
99-14
SHEET
P-1
OF SHEETS

7/13/99