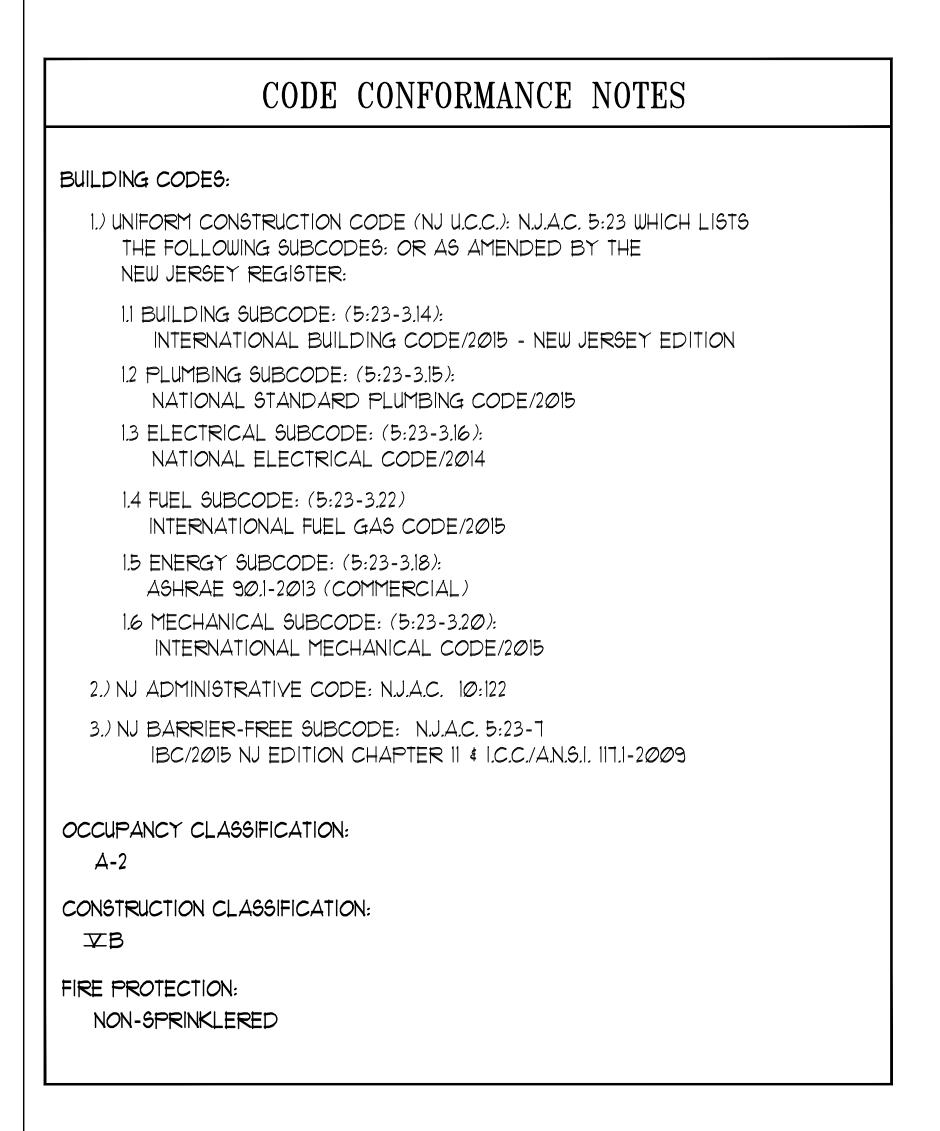
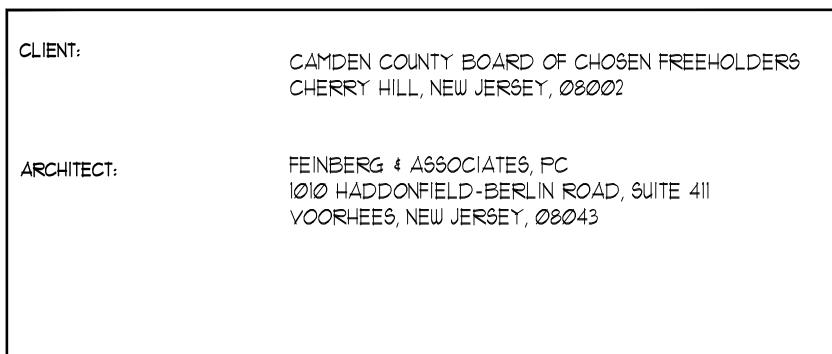
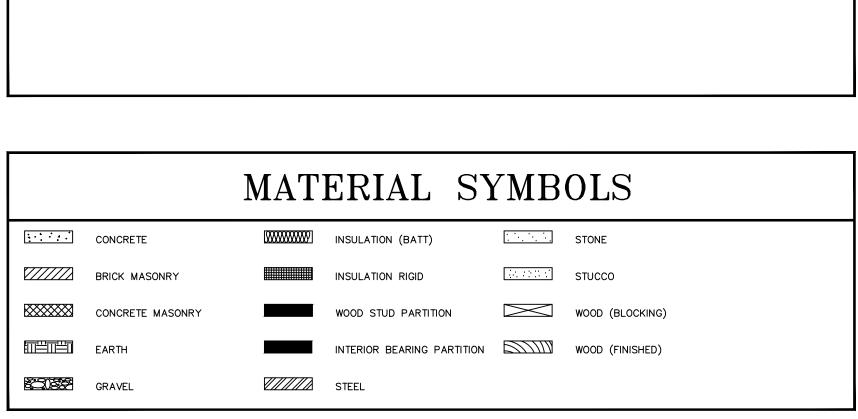
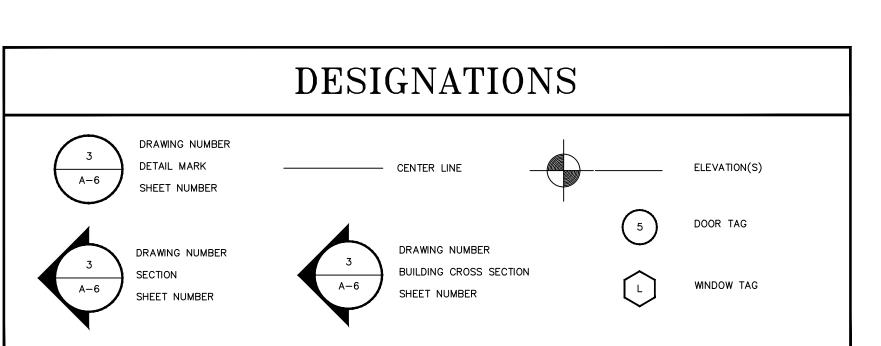
LaScalas "Birra" Restaurant

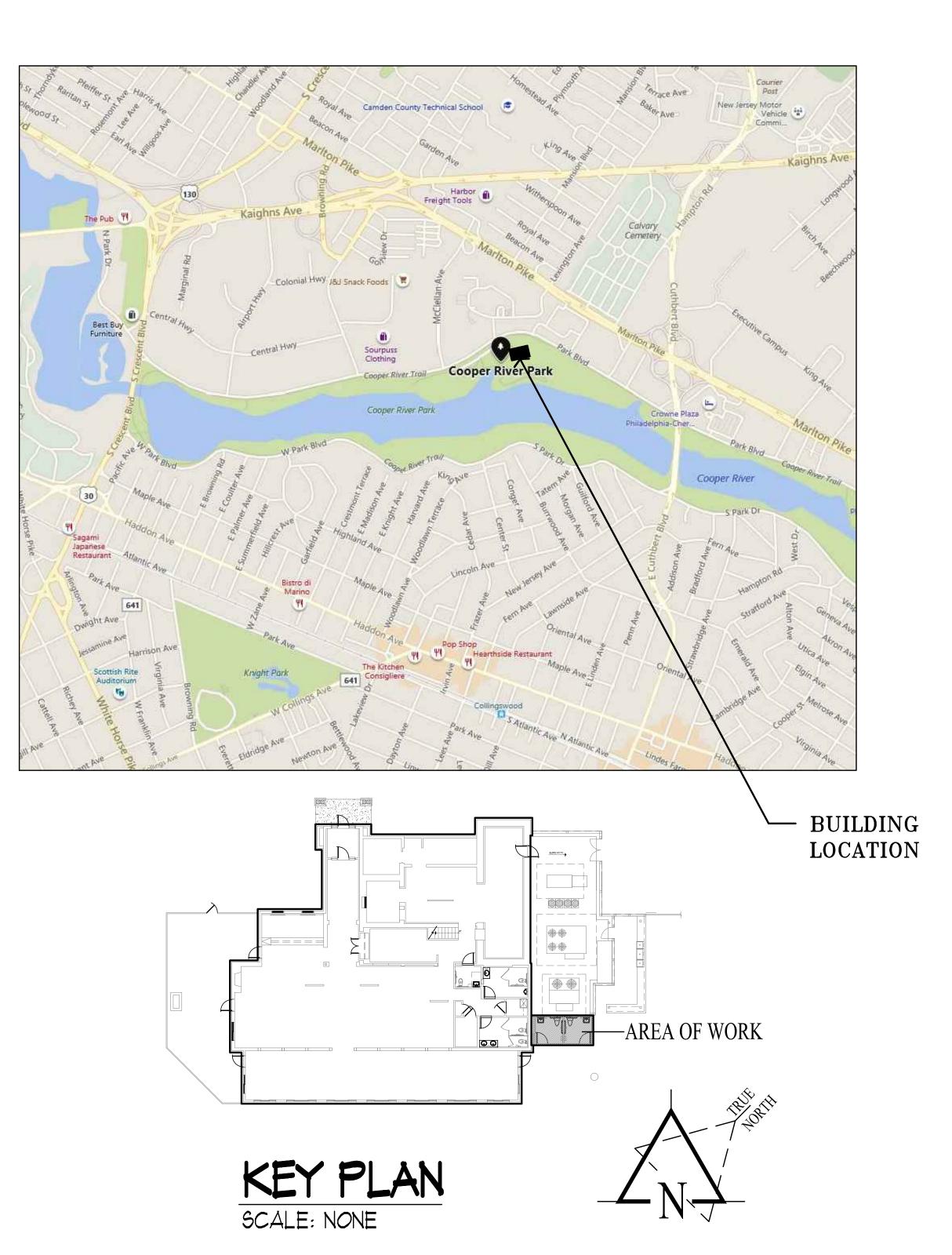
NEW EXTERIOR TOILET ROOMS 5300 NORTH PARK DRIVE, COOPER RIVER PARK PENNSAUKEN, NEW JERSEY











AREA ai	nd VOLUME CALCU	LATIONS
1.1 TOILET ROOM	IS SQUARE FOOTA	GE:
	TOILET ROOMS SQ.FT. (OVERALL GROSS)	
SQUARE FOOTAGE (GROSS)	138	
1.2 VOLUME:		
		1
TOTAL (CUBIC FEET)	1,656	

SHT #	SHEET TITLE	SHT #	SHEET TITLE
ARCHIT	ECTURAL		
CS-1	COVER SHEET		
RS-1	REVISION SHEET		
GN-1	GENERAL NOTES & SPECIFICATIONS		
GN-2	GENERAL NOTES & SPECIFICATIONS		
DP-1	DEMOLITION PLAN		
A-1.01	TOILET ROOMS FOUNDATION PLAN, FLOOR PLAN &		
	REFLECTED CEILING PLAN		
	DOOR AND FRAME TYPES, DOOR & FINISH SCHEDULES		
A-1.02	ENLARGED TOILET ROOMS PLAN AND INT. ELEVATIONS		
A-3.01	EXTERIOR ELEVATIONS		
A-5.01	SECTIONS, DETAILS, PARTITION TYPES		
A-9.00	ACCESSIBILITY REQUIREMENTS		
A-9.01	ACCESSIBILITY REQUIREMENTS		
A-9.02	ACCESSIBILITY REQUIREMENTS		
MECHAN	AIC AI		
M-1.00	· 		
11-1.00	MECHANICAL PLAN		
ELECTR	I RICAL		
E-1.00	ELECTRICAL PLAN		
PLUMBII	NG		
P-1.00	DOMESTIC WATER & SANITARY PLANS		
	AND RISER DIAGRAMS		
P-1.01	ALTERNATE TOILET ROOMS & OUTSIDE BAR SANITARY		
	PLANS		

	DF	ESCRIPTION OF DRAWING REVISIONS
DATE	REVISION #	DESCRIPTION
01/07/19	1	REVISION PER CLIENT - NEW TOILET ROOMS ROOF REVISION

DRAWING ISSUE RECORD		
DESCRIPTION	REVISION #	DATE
ISSUED FOR BID		12/21/18
ISSUED FOR PERMIT		01/03/19

FREEHOLDERS AUKEN, aur PENNS/ CHOSEN PARK, For RIVER alas COOPER CAMDEN

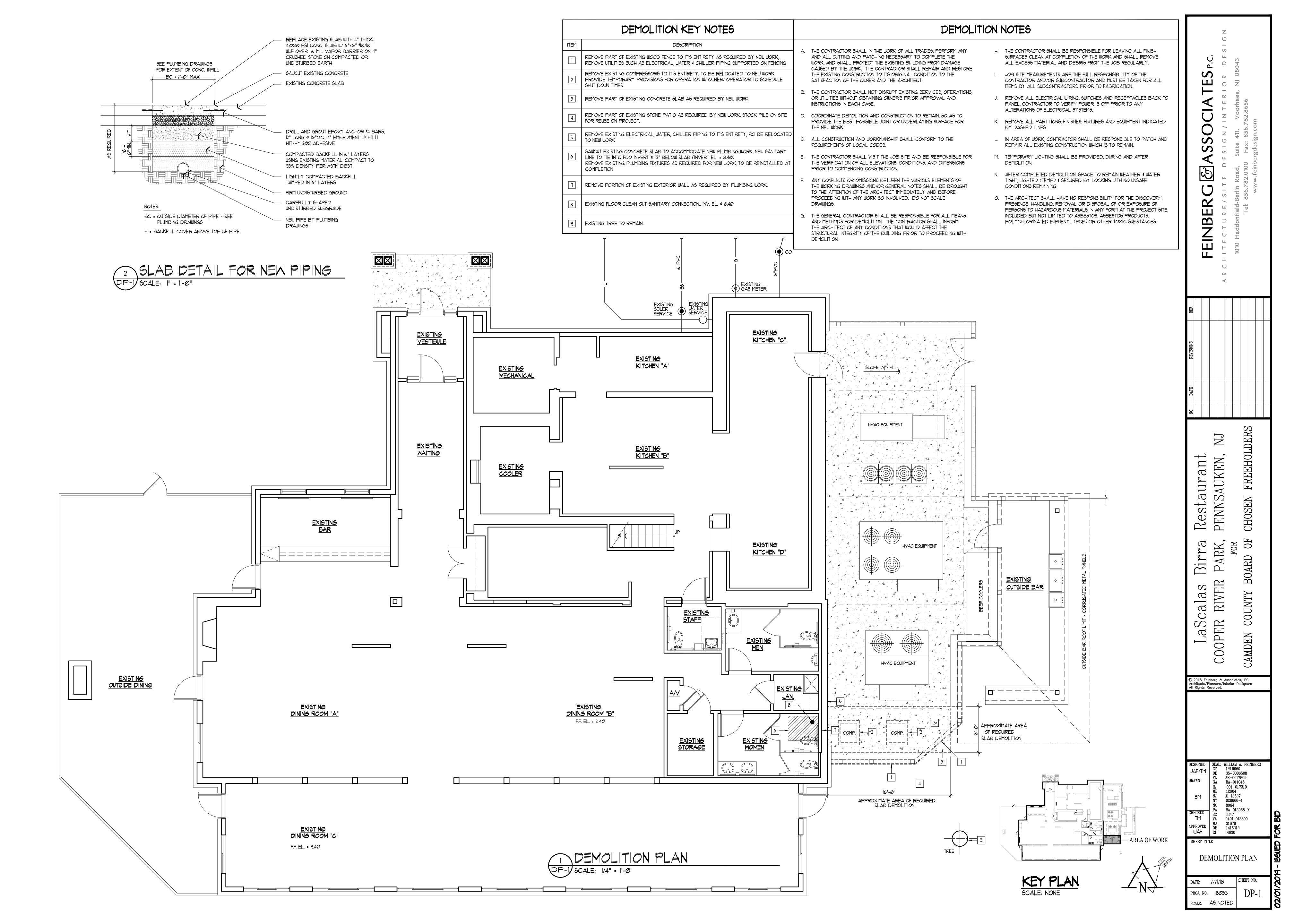
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SIGNED SEAL: WILLIAM A. FEINBERG CT ARI.9960
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GA RA-011045
IIL 001-017319
MD 12904
NJ AI 12527
NY 028666-1
NC 8964
PA RA-012068-X
SC 6347
TM VA 0401 012300
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COVER SHEET

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1. GENERAL REQUIREMENTS

- 1.1. All applicable codes and regulations shall be strictly observed, including all applicable state, city and county building, electrical, mechanical, plumbing, and fire codes. Contractor shall verify all code requirements before commencement of construction and bring any discrepancies between code requirements and the construction documents to the attention of the Architect in writing.
- 1.2. Details and sections on the drawings are shown at specific locations and are intended to show general requirements throughout. Details noted "typical" imply all conditions treated similarly. Modifications are to be made by contractor to accommodate minor variations.
- 1.3. All drawings shall be fully coordinated by contractor to verify all dimensions, locate depressed slabs, slopes, drains, outlets, recesses, reglets, bolt settings,
- 1.4. The contractor shall verify locations of all existing utilities and protect from deterioration or damage.
- 1.5. The Architect/Engineer shall not be responsible for the safety and construction procedures, techniques, means, methods, or the failure of the contractor to carry out the work in accordance with the construction documents or applicable codes Contractors shall be responsible for initiating, maintaining and supervising all safety precautions and programs necessary for the protection of persons and property in accordance with applicable governing regulations.
- 1.6. Contractor shall procure all necessary building permits.
- 1.7. Contractor shall bring errors and omissions which may occur in Contract Documents to the attention of the architect in writing. Written instructions shall be obtained from the Architect before proceeding with the work. The contractor will be held responsible for the results of any errors, discrepancies, or omissions in the Contract Documents, of which the Contractor failed to notify the Architect before construction and/or fabrication of the work began.
- conditions at the job site sufficiently in advance of work to be performed to assure the orderly progress of work 1.9. Contractors shall maintain the premises clean and free of all trash, debris and

1.8. The Contractor and Subcontractors shall verify all dimensions and job

- shall protect all adjacent work from damage, soiling, paint overspray, etc. All fixtures, equipment, glazing, floors, etc., shall be left clean and ready for occupancy upon completion of the project.
- 1.10. Shop drawings are required for structural, specialized construction and where otherwise required within these documents. Shop drawings shall be submitted to Owner and Architect for review of conformance with the design intent of the Contract Documents. In areas where the construction documents do not address methodology, the Contractor shall be bound to perform in strict compliance with the manufacturer's specifications and/or recommendations.
- 1.11. All manufacturer's printed warnings for handling of products must be strictly observed. The words "or approved equal" are to be assumed whenever a specific manufacturer is noted.
- 1.12. All codes, trade standards, and manufacturer's instructions referenced in the Contract Documents shall be the latest applicable edition.
- 1.13. The Contractor shall make no structural changes without written approval of the Architect/Engineer and Owner.
- 1.14. The Contractor shall hire a licensed engineer to test and evaluate the new construction for the presence of potentially hazardous or potency levels of radon within the building envelope. These tests at minimum shall meet with any applicable codes having jurisdiction (Federal, State, County, Local). If levels of radon exceed the current government standards, the Contractor shall hire a licensed engineer to develop a report and documents for the contractor's use in providing corrective measures.

2. SITE WORK

instructions.

code official.

- 2.1. Perform all site preparation and excavation in this section in conformance with the Final Soils Compaction and Geotechnical Reports and approved site grading plan as accepted by the Owner and Building Department. In the absence of the Geotechnical Report, the contractor shall hire a licensed soils engineer to investigate the site, and submit a report of this work to the Architect. If a discrepancy from the presumed soil bearing capacity and the assumed equivalent weight of backfill exists contractor shall not place foundations without written instructions from the Architect/Engineer.
- 2.2. Protect sub-grade under all footings and slabs on grade from freezing during
- 2.3. Presumptive Soil Bearing Capacity is 3,000 psf on undisturbed soil. All concrete footings shall bear on undisturbed soil or engineered fill. Bottom of footings shall be min. 3'-0" below finished grade unless noted otherwise on the drawings. Contractor is to verify frost depth based upon local conditions.
- 2.4. No excavations shall be made whose depth below the footing is greater than half the horizontal distance from the nearest edge of that footing.
- 2.5. All backfill at structures, slabs, steps and pavements shall be clear granular fill. Place in 8" layers and compact to 95% maximum dry density determined in accordance with ASTM D-1557-12 or as specified in the Geotechnical Report. Building site shall be kept dry so that no erosion will occur at the foundation.
- 2.6. Backfills at lawns and unpaved areas are to be free of clay, rock or gravel larger than 2" in any direction, debris, vegetable matter, waste and frozen materials. Place in 12" layers \$ compact to 90% max. density in accordance with ASTM D-1557-12 or as specified in the Geotechnical report.
- 2.7. All slabs on grade shall bear on mechanically compacted crushed stone capable of supporting 2000 psf.
- 2.8. Backfill shall be brought up equally on each side of walls wherever this condition occurs.
- 2.9. Do not backfill until walls have cured and are adequately braced.
- 2.10. Provide a 4" crushed stone base under basement floor slabs or slabs-ongrade with a layer of 6 mil polyethylene with joints lapped not less than 6", placed between the concrete floor and the base course, or other approved materials under the slab.
- 2.11. The contractor shall hire a licensed engineer to perform a subsurface soil investigation to determine whether a hydrostatic condition exists where the existing ground-water table is above or within 5 feet below the elevation of the lowest floor level where such floor is located below the finished ground level adjacent to the foundation.
- 2.12. Where a hydrostatic pressure condition does not exist, damp proofing in the form of a bituminous material coating shall be applied to the foundation walls. The application rate shall be that recommended by the manufacturer. Any of the materials permitted for waterproofing (see section 2.13 below) are acceptable.
- 2.13. Where a hydrostatic condition does exist or a finished basement is to be provided or planned for the future, waterproofing shall be applied from the bottom of the wall and shall consist of two-ply hot mopped felts, not less than 6-mil polyvinyl chloride, 40-mil polymer modified asphalt, 6-mil polyethylene, 60-mil solvent-free liquid applied synthetic rubber or other approved methods or materials capable of bridging nonstructural cracks. Joints in the membrane shall be lapped and sealed in accordance with the manufacturer's installation
- 2.14. A drain shall be placed around the perimeter of a foundation consisting of gravel or crushed stone containing not more than 10% material that passes a No. 4 sleeve. The drain shall extend a minimum of 12" beyond the outside edge of the footing. The thickness shall be such that the bottom of the drain is not higher than the bottom of the base under the floor, and the top of the drain is not less than 6" above the top of the footing. The top of the drain shall be covered with an approval filter membrane material. Where a drain tile or perforated pipe is used, the invert of the pipe or tile shall not be higher than the floor elevation. The top joints or the top of the perforations shall be protected with an approver filter membrane material. The pipe or tile shall be placed on not less than 2" of gravel or crushed stone and covered with not less than 6" of the same material, or any other approved alternate drainage system consistent with the local building codes.
- 2.15. The floor base and foundation perimeter drain shall discharge by gravity or mechanical means into an approved drainage system complying with the plumbing code. Where a site is located in well drained gravel or sand gravel mixture soils, a dedicated drainage system is not required if approval by the local building

2.16. Unbalanced backfill heights: Where a basement concrete slab on grade is in contact with the interior surface of the foundation wall, the unbalanced backfill height shall be measured from the exterior finish ground level to the top of the interior concrete slab. The maximum unbalanced backfill height for an 8 inch thick by 8 feet tall concrete foundation wall is to be 7 feet, for a 10 inch thick by 9 feet tall concrete foundation wall is to be 8 feet. Contractor shall provide minimum reinforcing for 8" and 10" concrete foundation walls as per section 3.8 below for soil types GW, GP, SW & SP. For all other soil types, provide reinforcing per Table R404.1.2(8).

3. CONCRETE

- 3.1. All concrete foundation walls shall be selected and constructed in accordance with the most current ACI-318-14, ACI-332-14, PCA100-12 or other approved structural standards.
- 3.2. Concrete shall have a minimum 28-day compressive strength of 3,000 psi for footings, basement walls, foundations and other vertical concrete work, 2,500 psi for basement slabs, interior slabs on grade, except garage floors and 3,500 psi for garage floor slabs, porches, carport slabs and steps exposed to the
- 3.3. All concrete exposed to the freeze thaw cycles shall have a 6% +/- 1% air-entrainment and conform to the most current ACI 318-14.
- 3.4. Reinforcing steel shall meet the requirements ASTM A615/A615M-12. The minimum yield strength shall be 60,000 psi (Grade 60). Lap all reinforcement 62
- 3.5. In on-grade concrete slabs, garage slabs and basement slabs not located on undisturbed soils or compacted fill, WWR reinforcement will be provided, and shall be supported to remain in place from the center to upper one third of the slab for the duration of the concrete placement and shall comply with ASTM A1064/A1064M-15. Lap all WWR a minimum of 6 inches.
- 3.6. Provide sawed or formed control joints at all inside corners of slab edges. For slabs on grade, except garages, provide sawed or formed control joints in line with main bearing at 15 foot spacing. Provide sawed or formed control joints in basement slabs in line with basement column bearing.
- 3.7. Provide reinforcement in footing locations where soil is engineered fill. Bars shall be (2) #4, at the bottom with a minimum of 3" concrete cover, unless noted otherwise. Concrete reinforcing bars are not required at footings bearing on undisturbed soil with a bearing capacity of 3,000 psf unless noted otherwise on the drawings.
- 3.8. Provide horizontal reinforcing for 8" concrete foundation walls less than 8'-0" unsupported height a minimum of (1) #4 bar within 12 inches of the top of the concrete foundation wall and (1) #4 bar at the mid-height of the concrete foundation wall, for 10" concrete foundation walls a minimum of (1) #4 bar within 12" of the top of the concrete foundation wall and (1) #4 bar one third the wall height down from the top and (1) *4 bar one third the wall height up from the bottom of the concrete foundation wall, unless noted otherwise. For soil types GW, GP, SW # SP, for all other soil types provide reinforcing per Table R404.1.2(8).
- 3.9. Provisions must be taken to protect all concrete work from frost damage in accordance with ACI 301-10 with special attention paid to footings and other on-grade construction prior to backfilling and enclosing the building.
- 3.10. Anchor bolts shall be at least 1/2" in diameter and extend a minimum of 7 inches into concrete or grouted cells of concrete masonry units, spaced at 6 feet maximum on center and located within 12 inches from the ends of each plate section, minimum of (2) bolts per bearing plate section. Bolts shall be located in the middle third of the width of the plate. Approved strap anchors may be substituted for anchor bolts, provided they are installed per the manufacturer's installation instructions. Sill plates shall be protected against decay and termites where required by sections R317 and R318 of the IRC Building code.
- 3.11. For grade beams, concrete beams and structural slabs, lap all top steel at mid-span and lap bottom steel over support.

<u>4. MASONRY</u>

- 4.1. All masonry foundation walls shall be constructed in accordance with the most current ACI 530-13, ASCE 5-13 / TMS 402-2013.
- 4.2. All hollow load-bearing and non-load-bearing CMU to conform to ASTM C90-13 with minimum net compressive strength of 1900 psi. The design compressive strength (f'm) of laid up masonry is 1500 psi. Provide hot-dipped galvanized truss type horizontal joint reinforcement, min. No.9 U.S. gage wire at 16" on center vertically in all masonry walls.
- 4.3. Fill CMU cells solid with grout at all units to receive re-bar, expansion anchors or located directly below bearing walls, lintels, and hollow metal door frames.
- 4.4. Mortar and grout shall meet the requirements of ASTM C270-12a & C476-10 respectively and requirements specified herein. Type "M" mortar with a minimum strength of 2500 psi at 28 days shall be used for exterior walls below grade, type "S" mortar with a minimum strength of 1800 psi at 28 days shall be used for walls or partitions above grade.
- 4.5. All non load-bearing stone veneer walls shall be a full 4" 6" thickness, set in Portland Cement mortar type "N" compressive strength (f'm) 750 psi. Install galvanized metal masonry wall ties 16" o.c. (vertical and horizontal) spacing. Install cast-stone window sills and stone veneer wall capping, reference drawings for profile and locations. Owner to make finish materials selection. All brick masonry units shall be grade "SW" in accordance with ASTM C216-13 with a minimum compressive strength of 3000 psi and bonded together with type "N" mortar.
- 4.6. Masonry fireplaces shall be constructed in accordance with all governing codes and ordinances, and bear on minimum 12' thick continuous concrete footing. Masonry contractor to furnish shop drawings and calculations upon request of Building Official.
- 4.7. Masonry veneer shall be anchored to the supporting wall with corrosion resistant metal ties. The metal ties, if strand wire, shall not be less in thickness than No.9 U.S. gage (0.148 in.) wire, or if sheet metal, shall be not less than No.22 U.S. gage (0.0299 in.) by 7/8 inch corrugated.
- 4.8. Corrosion-resistant flashing conforming to Sections 7.3 or 7.4 shall be located beneath the first course of masonry above the finished ground level above the foundation wall or slab and at other points of support, including structural floors, shelf angles and lintels.
- 4.9. Weep holes shall be provided in the outside wythe of masonry walls at a maxmium spacing of 33 inches on center. Weepholes shall not be less than $\frac{2}{6}$ inch in diameter and located immediately above the flashing, as noted in section 4.8 above.
- 4.10. A cavity wall mortar deflection device shall be installed inside the wall cavity between the masonry veneer and the supporting wall, above all through wall masonry flashing with weep holes. The device shall be installed in accordance with manufacturer's instructions.

5. METALS, STRUCTURAL STEEL AND MISCELLANEOUS

- 5.1. Steel work shall conform to the current specifications for the Design, Fabrication and Erection of Structural Steel for Buildings as adopted by A.I.S.C. Connections shall be bolted or welded. Bolts shall conform to ASTM A325-14 and be 3/4" diameter unless noted otherwise. Welding rods shall be ETØXX.
- 5.2. All structural steel wide flange shapes shall be in accordance with ASTM-A992/A992M-11(2015) grade 50. Plates, channels and angles shall be ASTM-A-36/A36M-08. Steel pipe columns shall be of equivalent capacity and weldability to ASTM specifications ASTM A501/A501M-14 or ASTM A53/A53M-12, type "E" or "5" grade B. Square or rectangular shapes shall be ASTM-A500/A500M-13 grade B with Fy = 46 KSI.
- 5.3. All steel shall be painted with one shop coat of rust inhibitive paint. Primer or approved equal. Field painting shall be as directed by the Architect.
- 5.4. Erector shall provide adequate temporary bracing for lateral stability until stud wall, plywood, roof trusses and sheathing are in place.
- 5.5. Provide bearing plate for all structural steel beams bearing on masonry. Provide standard anchors, inserts, ties, clips, anchor straps, hangers, bolts, and other hardware and fastening devices as may be required.

- 5.6. Steel lintels for non-bearing exterior masonry walls and exterior masonry partitions shall be:
 - a) For each 4" thickness of wall and openings: •Less than 4'-0" use (1) angle-4" x 3 1/2" x 5/16" •4'-0" to 5'-11" use (1) angle-5" \times 3 1/2" \times 5/16" •6'-0" to 7'-11" use (1) angle-6" \times 3 1/2" \times 5/16"
 - b) Lintels in pairs shall be bolted together with 3/4" dia. bolts at 18" o.c. c) Bearing at ea. end shall be 8" but not less than 1" for each foot of span d) All steel lintels shall be ASTM A36/A36-08.
- 5.7. Steel lintels for non-bearing exterior 4"-6" stone veneer:

•8'-0" and greater see plan.

- a) For each 6" thickness of wall and openings: •Less than 6'-0" use (1) angle-5" x 5" x 5/16" •6'-0" to 7'-11" use (1) angle-5" \times 5" \times 1/2" •8'-0" to 9'-11" use (1) anale-6" x 6" x 1/2" • 10'-0" and greater see plan b) All steel lintels shall be ASTM A36/A36-08 c) Bearing at each end shall be 8" minimum
- 5.8. Punch top flanges of all beams with nailers with 2 rows of 9/16" diameter holes at 48" o.c., stagger rows 24".
- 5.9. Punch web of all beams packed out with wood with 2 rows of 9/16" diameter holes at 48" o.c., stagger rows 24".

6. CARPENTRY

- 6.1. All structural wood framing shall:
 - a) Be Hem-Fir #2 minimum, stress grade lumber or approved equal. b) The minimum base allowable properties are as follows:
 - Fb = 850 psi Fv = 150 psi E = 1,300,000 psi c) All structural wood framing shall be stamped in accordance with
 - ANSI/AF & PA National Design Specification.
- 6.2. Moisture content of all structural lumber shall be less than 19% as verified by
- 6.3. All glued laminated beams shall be Southern Pine, Hem-Fir or approved a) conforming to ANSI A190.1-2012 & ASTM D 3737-2012 "Structural Glue
 - b) The minimum allowable properties for glued laminated beams are as
 - Fb = 2200 psi Fv = 165 psi E = 1,500,000 psi
- 6.4. All LYL beams shall be engineered and manufactured to have the following minimum allowable properties as follows:
- Fb = 2800 psi Fv = 285 psi E = 1,900,000 psi 6.5. All PSL beams shall be engineered and manufactured to have the following
- minimum allowable properties as follows:
- Fb = 2900 psi Fv = 290 psi E = 2,000,000 psi
- 6.6. All LSL beams shall be engineered and manufactured to have the following minimum allowable properties as follows:
 - Fb = 2325 psi Fv = 310 psi E = 1,550,000 psi
- 6.7. All PSL post shall be engineered and manufactured to have the following minimum allowable properties as follows:
- Fb = 2400 psi Fv = 2500 psi E = 1800,000 psi
- 6.8. All wood framing construction shall comply with specifications and codes as specified below:
 - American Institute of Timber Construction: Timber Construction Manual. American Forest and Paper Association, American Wood Council:
 - design specification for Wood Construction. • Engineered Wood Association: APA plywood design specification and
- panel design specification. American Wood-Preservers Association Standards.
- 6.9. All floors, walls and roof/ceiling assemblies shall be designed and construction in accordance with the provisions of all applicable code requirements or in accordance with AF & PANDS.
- 6.10. All structural lumber shall be identified by a grade mark of a lumber grading or inspection agency that has been approved by an accreditation agency that complies with the American Softwood Lumber Standards Doc PS 20-05.
- 6.11. Structural capacity and design provisions for prefabricated wood floor I-joists shall be established and monitored in accordance with
- 6.12. Approved end-jointed lumber identified by a grade mark conforming to Section 6.4, may be used interchangeably with solid-sawn members of the same
- species and grade. 6.13. Engineered wood floor 1-joists:
 - A. Series and spacing as determined by manufacturer and shall be designed to meet and or exceed L/480 Improved Live Load Deflection Criteria. B. Install bracing and bridging in accordance with manufacturer's
 - C. Manufacturer shall supply shop drawings for all engineered wood floor I-joists including layout, size and spacing, signed and sealed by a
 - licensed engineer. D. Engineered wood floor I-joist manufacturer is responsible for calculating all design loads imposed by structure above and shall design joist accurately, including but not limited to support of offset bearing walls and point loads.
- 6.14. All wood framing connections shall be made using prefabricated connectors. Submit manufacturer's data for review. Connectors shall be as manufactured by USP, Simpson or equal.
- 6.15. Provide continuous solid bearing from point loads from beams, girders and girder trusses, from the underside of beam, girder, girder trusses, to the foundation or transfer beam below. Blocking shall match size of post above.
- 6.16. Provide uplift and shear connectors at all braced/shearwall connections per schedules, and as noted in section 6.15, to provide continuous connection path through walls to foundation or support beams below. 6.17. Wood trusses shall be designed in accordance with accepted engineering
- practices. The design and manufacture of metal plate connected wood trusses shall comply with TPI 1-2014. 6.18. Wood floor and roof trusses are to be designed for the wood fabricator by a Professional Engineer registered in the state in which the project is being

built, and sealed calculations and truss layout sheets are to be submitted for

review. Truss fabricator shall provide pre-fabricated hangers as required for all

- truss to truss connections. 6.19. Cuts, notches and holes bored in trusses, structural composite lumber, structural glue-laminated members or I-joists are prohibited.
- 6.20. Truss members shall be engineered to support all code required uniform live loads and dead loads as specified on the construction documents. All point loads, partial uniform loads or combination thereto shall be calculated by the truss manufacturer and accounted for in the design of the trusses.
- 6.21. Floor trusses shall be designed by the manufacturer to meet or exceed L/480 improved performance live load deflection criteria.

- 6.22. Trusses shall be braced to prevent rotation and provide lateral stability in accordance with the requirements specified in the individual truss design drawings or in accordance with Building Component Safety Information (BCSI 2013) Edition, Updated March 2015).
- 6.23. Truss design drawings shall be provided to the building official and approved prior to installation. Truss design drawings shall include, at a minimum, but not limited to the information specified below. Truss design drawings shall be
 - provided with the shipment of trusses delivered to the job site.
 - 1. Slope or depth, span and spacing.
 - 2. Location of all joints. 3. Required bearing widths.
 - 4. Design loads as indicated on drawings: • Top chord live load (including snow loads): 30#/S.F. (min.)
 - Top chord dead load: 10#/S.F. •Bottom chord live load: 10#/S.F., 20#/S.F. @ accessible areas with a vertical clear height of 42" or greater.
 - •Bottom chord dead load: 10#/S.F. • Concentrated loads and their points of application.
 - Controlling wind (see cover for wind load) and earthquake loads, (per regional requirements).
 - 5. Adjustments to lumber and joint connector design values for conditions
 - of use. 6. Each reaction force and direction.
 - 7. Joint connector type and description (e.g., size, thickness or gauge) and the dimensioned location of each joint connector except where symmetrically located relative to the joint interface.
 - 8. Lumber size, species and grade for each member. 9. Connection requirements for:
 - Truss to truss girder. Truss ply to ply.

preservative used.

6'-0" to 9'-0"

- •Field splices.
- 10. Calculated deflection ratio and/or maximum description for live and total load.
- 11. Maximum axial compression forces in the truss members to enable the building designer to design the size, connections and anchorage of the permanent continuous lateral bracing. Forces shall be shown on the truss design drawing or on supplemental documents.
- 6.24. Provide and install hangers, framing anchors and fasteners that are stamped and fabricated steel from the type indicated as required. In the manufacturer's catalog nails to be those furnished by manufacturer for the specific use. Nails shall be driven in all holes in anchor. All hangers and anchors shall be galvanized
- except for treated lumber. 6.25. Design, fabrication and installation of wood trusses and sheet metal connectors shall be in accordance with the following Truss Plate Institute

12. Required permanent truss member bracing location.

- •Design specification for metal plate connected wood trusses TPI 1-2014 for roofs.
- •Design specification for metal plate connected parallel chord wood trusses, TPI 1-2014 for floors. • Recommended design specifications for temporary bracing of metal

Building Component Safety Information (BCSI 2013 Edition, Updated

- plate connected wood trusses, DSB-89 • Handling, installing and bracing metal plate connected wood trusses,
- March 2015). 6.26. Spans for floor/ceiling joists and roof rafters shall be in accordance with the provisions of the applicable codes and the AF & PA Span Tables for Joists
- 6.27. Builder is to verify corrosion resistance compatibility of all hardware and fastners in contact with preservative treated lumber based upon type of
- 6.28. Preservative treated panels and lumber shall be used in all locations required by the provisions of the applicable codes, including but not limited to: clearance of wood joists and girders from ground to unexcavated crawl spaces, wood framing or sheathing on foundation walls, sleepers or sills on concrete slabs on grade, girder ends in masonry or concrete without a minimum of 1/2" clearance, wood girders or beams located in beam pockets in masonry or concrete foundations shall sit on minimum $rac{1}{2}$ " steel shims, wood siding less than 6" from grade, and posts and columns that rest directly on concrete slabs or footings in direct
- 6.29. Fire-retardant treated wood (FRTW) shall meet the provisions of the applicable code requirements for treatment and fire resistance and shall be labeled accordingly, and shall have when tested in accordance with ASTM-E84-2013a, a listed flame spread index of 25 or less and show no evidence of significant progressive combustion when the test is continued for an additional 20-minute period. Any fire-retardant treated wood for exterior use
- shall meet the requirements for exterior exposure and labeled as such. 6.30. All preservative treated dimensional lumber shall be identified and graded
- accordance with AWPA Standards UI-14 and M4-11.
- 6.31. All headers at bearing conditions shall be of sizes as shown on plans.
- 6.32. All headers at non-bearing conditions shall be as follows: HEADER at 2x4 Wall HEADER at 2x6 Wall OPENING SIZE Up to 4'-0" $(2)2\times6$ $(3)2\times6$ 4'-0" to 6'-0" (3)2 x 8 (2)2×8

 $(2) 2 \times 10^{\circ}$

 $(3)2 \times 10$

- 6.33. All headers, bearing or non bearing, shall be supported by a minimum of (1)2xJack stud and (1)2x King stud at each end unless noted otherwise. The number of studs specified in the construction documents indicate the number of Jack studs to be installed at each end.
- 6.34. At flush or dropped beams the number of stude specified in the construction documents indicates the total number of studs required to support the beam at each end.

6.35. Joists under all interior non-bearing partitions running parallel with floor

- joists are to be doubled or a beam of adequate size to support the load shall be provided unless noted otherwise. 6.36. Wood structural panels used as floor, wall or roof sheathing shall conform to DOC PS 1-09 or DOC PS 2-10 or , when manufactured in Canada, CSA-0437-Series-93 or CSA 0325-07. Oriented Strand Board (OSB) structural
- grade mark or certificate of inspection issued by an approved agency. 6.37. Roof sheathing shall be 1/2" APA rated sheathing 32/16 Exposure 1, unless noted otherwise. Fasten sheathing to framing members with 8d (2 $\frac{1}{2}$ " \times Ø.131") common nails at 12" o.c. in the panel field and at 6" o.c. along the panel edges. Provide

panels shall conform to DOC PS 2-10. All panels shall be identified by an APA

- 'H' clips along unsupported edges. 6.38. Wall sheathing shall be 7/16" OSB APA rated sheathing 24/16 Exposure 1, unless noted otherwise. Fasten sheathing to framing members with 6d (2" x 0.113")
- common nails at 12" o.c. in the panel field and at 6" o.c. along the panel edges. 6.39. Floor sheathing shall be 3/4" APA rated Sturd-I-Floor Exposure I with tonque and groove edges, unless noted otherwise. Fasten sheathing with glue and $100d (3" \times 0.148")$ common nails at 12" o.c. in the field and at 6" o.c. along the panel edges. Glue adhesives shall conform to the performance specification
- 6.40. All joints in sheathing shall be staggered. For roof sheathing use panel clips, tonque and groove, or lumber blocking edge supports as recommended by APA. Nailing shall comply with APA requirements for plywood floor/roof
- 6.41. Facenail multiple 2x beams and headers with (2) rows of 12d nails (3 $\frac{1}{4}$ " x Ø.131) at 12" o.c. staggered. Apply nailing from both faces at 3 ply or more condition.

6.43. Connect lumber to pack out webs of steel beams with two rows of 1/2" bolts

6.42. Fasten 2x wood plates to top flange of steel beams with (2) rows of P.A.F. (Hilti DNI47P8 pins or equal) at 32" o.c. or (2) rows of 1/2" diameter bolts at 48"

- 6.44. Provide mimum continuous solid blocking or cross bridging lines at 8'-0" o.c. max, spacing for all wood joists, wood rafters, roof trusses and floor trusses. provide additional 'X' bracing as required by fabricator. Provide a minimum of one line of blocking or cross bridging for all spans.
- 6.45. Roof crickets shall be installed on ridge side of any penetration more than 30 inches wide as measured perpendicular to the slope and in any areas that could discourage and / or prevent proper drainage. Cricket coverings shall be of galvanized or stainless steel sheet metal or the same material as the roof covering. The slope shall note be less than that required of the roof covering.

1. THERMAL AND MOISTURE PROTECTION

- 7.1. The following specification shall govern with modifications as specified herein: American Society of Heating, Refrigeration and Air Conditioning Engineering (ASHRAE) Handbook of Fundamentals.
- 7.2. Install flashing and sheet metal in compliance with "Architectural Sheet Metal Manual" by SMACNA.
- 7.3. Aluminum flashing shall conform to ASTM B209-10, and be minimum 0.024" thick standard building sheet of plain mill finish for concealed flashing and painted
- 7.4. Galvanized steel flashing shall conform to ASTM A653/A653M-11, 0.20% copper, 26 gauge (0.0179") ± ASTM A653/A653M-11, designation G 90 hot-dip galvanized, mill phosphatized.
- 7.5. Back paint flashing with bituminous paint, where expected to be in contact with cementitious materials or dissimilar metals.

finish as selected for exposed flashing.

- 7.6. Provide flashing at all roof to wall conditions, projections of wood beams through exterior walls, exterior openings, and elsewhere as required to provide watertight/weatherproof performance.
- 7.7. Open roof valley flashing shall be minimum 26 gauge galvanized steel sheet or 16 ounce copper and shall extend at least 12 inches from the center line each way and shall have the flow line formed as part of the flashing. Sections of flashing shall have an end lap of not less than 4".
- 7.8. Asphalt shingles shall comply with ASTM D3462/D3462M-10a, be tested in accordance with ASTM D7158/D7158M-2011 and shall meet the classification requirements of Table R905.2.4.1 of the 2015 International Residential Code for the appropriate maximum basic wind speed. Asphalt shingles shall be fastened according to the manufacturer's printed instructions but not less than four (4) nails per each strip shingle not more than 36" wide and two nails per each strip shingle less than 20" wide. Asphalt shingles roofs shall have an underlayment conforming to ASTM-D226/D226M-09 Type I, ASTM-D4869/D48629M-05(2011)e01 Type I, or ASTM-D6757-2013 of not less than one layer of No. 15 felt for slopes 4/12 and
- 7.9. An ice barrier shall be installed that consists of a self-adhering polymer modified bitumen sheet, shall be used in lieu of normal underlayment and extended from eaves edge of all roofs to a point at least 24 inches inside the exterior wall line of the building, 36 inches for slopes greater than or equal to 8 units vertical in 12 units horizontal.

above and two layers of No. 15 roof felt for slopes below 4/12.

7.10. Rake drip edges shall be installed along entire run of all rakes, over the underlayment and fastened to roof deck

7.11. Eave drip edges shall be installed along entire run of all eaves, below the

- underlayment and fastened to roof deck 7.12. Enclosed attic spaces and roof rafters shall have cross ventilation for each separate space by ventilating openings protected against the entrance of rain or snow. The total net free ventilating area shall be not less than be of the area of the space ventilated except that reduction of the total area to 😓 is permitted provided that at least 40 percent and not more than 50 percent of the required ventilating area is provided by ventilators located in the upper portion of the space to be ventilated and is at least 3 feet above eave or cornice vents with the balance of the required ventilation provided by eave or cornice vents. Contractor shall verify the net free ventilation of the vent product selected against those noted below, the required ventilation shall be maintained. Provide insulation stop such that insulation does not obstruct free air movement. Ridge vents shall have 18 square inches of net free area per square foot, continuous soffits vent shall have 9.2 square inches of net free area per square foot and slant back roof vents shall have 65 square inches of net free area per
- 7.13. Crawlspaces shall be ventilated with openings through the foundation walls to exterior. The minimum net area of ventilation openings shall not be less than I square foot for each 150 square feet of crawlspace area. The ground surface shall be covered by a 2" concrete slab on a Class I vapor retarder material. Vents shall be located within 3 feet of each exterior corner of the crawlspace and be placed to provide cross ventilation.
- 7.14. Provide faced glass fiber batt insulation for full depth of wall in all exterior stud walls with a minimum insulation value of R-21 High Density for 2x6 walls and RI3 with an R5 continuous for 2x4 walls, unless noted otherwise. 7.15. Provide faced glass fiber batt insulation with a minimum insulation value of
- extend out and over the top plate of the exterior walls to the outside face of 7.16. Provide faced glass fiber batt insulation for full depth of wall in all

R-49 in roof or ceiling joist, or as noted otherwise on drawings. Insulation is to

exterior garage stud walls with a minimum insulation value of R-21 High Density for

- 2x6 walls and R-15 High Density for 2x4 walls, unless noted otherwise. 7.17. Provide 2" rigid foam insulation board with a minimum insulation value of R-10, in accordance with manufacturer's instructions, 30" vertically and 24" horizontally at the interior of the foundation walls for concrete slab-on-grade,
- where shown on construction documents. 7.18. Fill all window shim spaces with closed-cell foam insulation.
- 7.19. Fit insulation tight within spaces and tight to and behind mechanical and electrical services with insulation indicated on the plans. Leave no gaps or
- 7.20. Install one layer water-resistive weather barrier building wrap, free from holes and breaks, complying with ASTM E1677-11, Type I air barrier over sheathing of all exterior walls. Such water-resistive weather barrier shall be applied per the manufacturer's instructions. Where portland cement stucco is to be applied to exterior walls, two layers of water-resistive weather barrier building wraps, free from holes and breaks, complying with ASTM E1677-11, Type I are to be installed, consisting of one layer of a water-resistive weather barrier that is surface

textured to create additional drainage channels, over the primary water-resistive

- weather barrier building wrap. 7.21. Provide applicable sealants appropriately installed per manufacturer's
- instructions. 7.22. Vinyl siding shall be integrally colored, certified and labeled as conforming to the requirements of ASTM D3679-11 by an approved quality control agency.

7.23. Provide an air barrier behind all tubs, whirlpool baths and showers, located

- on exterior walls and walls common with garages. 1.24. For Climate Zone 4, provide FSK faced R-10 insulation at inside face at perimeter of basement foundation walls, for full height of wall, unless noted otherwise. For Climate Zone 5, provide FSK faced R-15 insulation at inside face
- otherwise. 7.25. For Climate Zone 4, provide FSK faced R-10 insulation at inside face at perimeter of foundation walls of all crawlspaces, unless noted otherwise. For Climate Zone 5, provide FSK faced R-15 insulation at inside face at perimeter of

at perimeter of basement foundation walls, for full height of wall, unless noted

7.26. For Climate Zone 4, provide FSK faced R-10 insulation at finished basement ceiling when accoustic tile ceiling is installed, unless noted otherwise. For Climate Zone 5, provide FSK faced R-15 insulation at finished basement ceiling when accoutic tile ceiling is installed, unless noted otherwise.

foundation walls of all crawlspaces, unless noted otherwise.

7.27. Provide FSK faced R-49 insulation at all use groups other than residential when open web roof or floor trusses are installed with accoustic tile ceiling below. Or any other location were insulation installed is exposed and not concealed and in substantial contact with the surface of the wall, ceiling or floor finish.

SECTION 7 CONTINUES ON SHEET GN-2

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APPROVED 1416212 WAF 4638 SHEET TITLE GENERAL NOTES & **SPECIFICATIONS**

31878

DATE: 12/21/18 PROJ. NO. 18*0*53 SCALE: AS NOTED

GENERAL NOTES & SPECIFICATIONS FOR RESIDENTIAL & LIGHT FRAME CONSTRUCTION - 2015 IRC - NEW JERSEY EDITION

- 7.28. All ducts in attic shall be insulated to a minimum of R-8.
- 7.29. Attic access panels, doors and pull down stairs shall be gasketed and weatherstripped and are to be permanently insulated to match the insulation value in the walls or ceilings that they penetrate.

8. DOORS, WINDOWS AND GLASS

- 8.1. Reference standards for metal doors, wood doors and windows shall be as
 - a) Underwriter's Laboratories, Inc.: Building materials Directory b) National Fire Protection Assoc.: NFPA 80 Standards for Fire Doors and Other Opening Protectives. c) National Woodwork Manufacturer's Association: I.S., 1078: Wood Flush Doors.
- 8.2. Each pane of glazing in locations which may be subject to human impact such as frameless glass doors, shower doors, tub enclosures, storm doors, swinging, sliding 4 bi-fold doors, adjacent to a door, in railings, adjacent to stairways, landings ramps, in walls & fences adjacent to indoor & outdoor swimming pools, hot tubs & spas shall be safety glazing and shall pass the test requirements of the Safety Standard for Architectural Glazing Materials (CPSC 16 CFR 1201(2002)). Each light of safety glazing material installed in hazardous locations shall bear a permanent identifying mark issued by an approved agency which specifies the marking agency, whether manufacturer or installer, and the test standard.
- 8.3. All doors and windows opening to the exterior or unconditioned areas shall be fully weather stripped, with qasket or otherwise treated to limit air infiltration. All manufactured windows and sliding glass doors shall meet the air infiltration requirements of AAMA/WDMA/CSA 101/1.5.2/A440-11, Voluntary Specifications for Aluminum, Vinyl (PVC) and Wood Windows and Glass Doors tested under ASTM-E283-04 with a pressure differential of 1.57 pounds per square foot and shall be certified and labeled.
- 8.4. Provide weatherproof threshold at all exterior doors.

d) ASTM E283-04 & E331-00(2009)

- 8.5. Window openings located greater than 72" above the finished grade or surface below, the top of the window sill shall be 24" minimum above the finished floor of the room in which the window is located.
- 8.6. Garage doors located on the exterior wall of garage shall be insulated.

9. FINISHES

- 9.1. Install gypsum wallboard in accordance with GA-216-13 & ASTM C840-11. Comply with applicable parts thereof are hereby made a part of this specification, in local codes, or by the manufacturer of the gypsum wallboard, whose requirements shall be followed.
- 9.2. Application of paint or other coating shall be in strict accordance with manufacturer's directions. Ready-mixed paint shall not be thinned, except as permitted in the application instructions.
- 9.3. All exterior and interior surfaces shall receive the specified finish except color coordinated factory finish surfaces. Top and bottom of all wood doors are to be sealed and painted.
- 9.4. All surfaces to be finished shall be clean and free of foreign materials (dirt, grease, asphalt, rust, etc.)
- 9.5. Application of finishes shall be in a workmanlike manner providing a smooth surface. Application rate, number of coats, and primer shall be as recommended by the manufacturer. Application may be by brush or roller or by spray if paint is formulated for spray application.
- 9.6. Provide paint and stain as required by Owner.
- 9.7. Provide flooring and wall base material per schedule. Install in accordance with manufacturer's printed instructions.
- 9.8. Provide ceramic tile and accessories complying with Tile Council of America \$ ANSI A137.1. Colors and patterns as selected by the Owner from colors and patterns available from the selected manufacturer.
- 9.9. Install ceramic tile in compliance with pertinent recommendations contained in the Tile Council of American "Handbook for Ceramic Tile Installation" latest edition, and with parts of ANSI AIØ8 Series "Specifications for Installation of Ceramic Tile" that apply to types of setting and grouting materials and to methods indicated in the manufacturer's printed instructions. When on center spacing of floor joists/trusses exceeds 16 inches, contractor to provide an additional layer of $\frac{1}{2}$ " subflooring, glued and nailed in the opposite orientation of the primary subflooring, in addition to the underlayment required by the tile manufacturer.
- 9.10. Setting material may be either dry set mortar in compliance with ANSI-AII8.1-99 or organic adhesive in compliance with ANSI AI36.1-99, using type I where exposed to prolonged water presence and using type II at all other locations.
- 9.11. Provide UL Classified fire rated gypsum wallboard , Type X, Class 1, in compliance with ASTM C1396/C1396M-2013 as required in the provisions of the applicable codes and as indicated in the construction documents.
- 9.12. Provide moisture-resistant and mold-resistant gypsum wallboard, type VII, grade W or X as required, class 2, 1/2"thick, in compliance with ASTM-C1396/C1396M-2013 and ASTM D3273-12el for mold resistance with a score of 10, at all bathroom shower/tub enclosures at walls and ceilings.
- 9.13. Portland Cement Exterior Stucco shall conform to requirements of ASTM-C150-12 (TYPE |, || \$ || |, C595/C595M-13 3/4 TYPE |P, | (PM), |S \$ | (SM), C847-12, C897-05(2009), C926-13, C933-13, C1032-06(2011) and C1328/C1328M-12, and shall be installed or applied in conformance with ASTM CI063. Provide (3) coat minimum Portland Cement Exterior Stucco on galvanized wire mesh. Attach wire mesh with galvanized nails or approved fasteners on (2) layers of water-resistant weather barrier, see section 7.19 for additional information. Exterior Portland Cement Stucco shall have a finished thickness of 3/4". Contractor to install galvanized or aluminum control joints and capping at juncture of stucco with dissimilar materials. Provide a minimum 0.019-inch (No. 26 qalvanized sheet qaqe), corrosion resistant weep screed at or below foundation plate line on exterior stud walls in accordance with ASTM C926-13.
- 9.14. Fire protection of the floor framing between the basement and / or crawlspace and the first floor shall be provided with a 1/2 inch gypsum wall board membrane, 5/8 inch wood structural panel membrane, or equivalent on the underside of the floor framing member, or through the use of wood floor assemblies using dimension lumber or structural composite lumber equal to or greater than 2 inch by 10 inch nominal dimension, or other approved floor assemblies demonstrating equivalent fire performance.

<u>10. SPECIALTIES</u>

- 10.1. Provide kitchen accessories, bath accessories, fireplaces, hardware and miscellaneous items per owner's schedule and specifications. All items shall be installed in strict accordance with the respective manufacturer's published Instructions and approved installation drawings.
- 10.2. Factory built fireplaces and flues shall be installed in accordance with N.F.P.A. 211, U.L. and manufacturer's specifications.

11. MECHANICAL & PLUMBING

11.1. Contractor shall provide all labor, materials and equipment necessary to install plumbing, related fixtures, ventilation, roof and floor drains, heating and air conditioning. All work shall comply with state and local codes and direct ordinances. Subcontractors shall coordinate work with all other trades. Terminal hookup of all fixtures and tap into all utilities is required. Contractor shall install and check all pressure reducing valves, pop off valves and other safety devices prior to the operation of the system.

- 11.2. Mechanical drawings prepared by Owner's Mechanical Engineer:
 - a) The work shall be installed as indicated on drawings, however, changes to accommodate installation of this work with other work or in order to meet architectural or structural conditions shall be made without additional cost to Owner.
 - b) For purposes of clarity and legibility, the drawings are essentially diagrammatic to the extent that offsets, bend, special fitting and exact locations are not indicated. Contractor shall make use of all data in all of the Contract Documents and shall verify this information at the site. Submit copy of shop drawings to architect prior to construction for
 - review for conformance with the design concept of the work c) See section 1 of these specifications for General Notes pertaining to all Contractors and for project coordination.
- 11.3. Mechanical drawings prepared by Owner's Plumbing Engineer:
 - a) Plumbing contractor who is awarded bid shall prepare and submit plans, riser diagrams and calculations required by the subject agency. b) For purposes of clarity and legibility, the Drawings are essentially diagrammatic to the extent that offsets, bend, special fitting and exact locations are not indicated. Contractor shall make use of all data in all of the Contract Documents and shall verify this information. Submit copy of shop drawings to architect prior to construction for review for conformance with the design concept of the work
 - c) See section I of these specifications for General Notes pertaining to all Contractors and for project coordination.
- 11.4. Gas meters, related regulators, piping and equipment that are installed indoors or outdoors and are subject to vehicle impact or within 3 feet of vehicle access shall be protected by barriers meeting the requirements of Section 312 of the International Fire Code.
- 11.5. Clothes dryers shall be exhausted to the outside of the building with a maximum duct length of 35 feet per section MI502.4.5, with the maximum length adjusted for all 45 and 90 degree bends per Table MI502.4.5.1 of the 2015 International Residential Code. Exhaust duct terminations shall be equipped with a backdraft damper and screens shall not be installed at the duct termination. Exhaust ducts shall have a smooth interior finish and shall be constructed of metal a minimum 0.016 inch thick, and be a minimum 4 inches nominal in diameter. Exhaust ducts shall be supported at 4 foot intervals and secured in place and not be joined with screws or similar fastners that protrude more than 1/8" into the inside of the duct.
- 11.6. Contractor shall provide air for combustion, ventilation and dilution of flue gases for appliances installed in buildings per Section G2407 of the 2015 International Residential Code.
- 11.7. A minimum 22 inch by 30 inch attic access opening that is fully weatherstripped and permanently insulated to match the insulation value in the walls or ceilings that it penetrates, shall be provided to attic areas. Where attics contain appliances, a pull down stairs that is fully weatherstripped and permanently insulated to match the insulation value in the walls or ceilings that it penetrates, and an unobstructed passageway provided, with a maximum length of 20 feet by 24 inches wide, and sized to allow removal of the largest appliance.
- 11.8. All kitchen range hoods shall be discharged to the outdoors through single wall duct with a smooth interior surface constructed of galvanized steel or stainless steel, be airtight and equipped with a backdraft damper.
- 11.9. Kitchen range hoods capable of exhausting in excess of 400 cfm, shall be mechanically provided with with makeup air at a rate approximately equal to the exhaust air rate. Such makeup air systems shall be equipped with not less than one damper per Section MI503.4. Kitchen makeup air shall be discharged into the same room in which the exhaust system is located or into rooms or duct systems that communicate through one or more permanent openings with the room in which such exhaust system is located. Such permanent openings shall have a net cross-sectional area not less than the required area of the makeup air supply
- 11.10. Provide an air barrier behind all tubs, whirlpool baths and showers located on exterior walls and walls common with garages.
- II.II. Radon gas testing shall be the responsibility of the owner / contractor and they shall determine if the site falls within a radon prone area as defined as tier one by the New Jersey Department of Environmental Protection. Remediation and construction technique requirements for the proper mitigation shall be followed as is set forth in NJAC 5:23-10 (2015).

12. ELECTRICAL

- 12.1. Contractor shall provide all labor, materials and equipment necessary to install wiring, related fixtures, electric heat elements, and controls. All work shall comply with the National Electric Code, state and local codes, and ordinances. The subcontractor shall coordinate work with all other trades. Terminal hookup is required of all fixtures and appliances, motors, fans and controls.
- 12.2. Electrical system layouts are generally diagrammatic, location of outlets and equipment is approximate. Exact routing of wiring, locations of outlets shall be governed by structural conditions and obstructions. Wiring for equipment required maintenance and inspection shall be readily accessible.
- a) See Section I of these specifications for General Notes pertaining to all Contractors and for project coordination.
- 12.3. All electrical equipment, breakers, and time clock controls shall be properly
- 12.4. The service utility will provide and install all primary and secondary service raceways and conductors, including transformer pods and connections to the line side of all building main disconnects, unless directed otherwise by utility. Raceways, sized as designated by the service utility, shall be provided by the Electrical Contractor from each building main disconnect to the exterior building line for continuation by the service utility, unless directed otherwise by utility. Electrical Contractor to provide panel design.
- 12.5. Provide one electric meter per unit.
- 12.6. Materials and equipment shall be new and listed by Underwriters Laboratories, Inc. and bear their label where standards have been established and their label service is regularly furnished.
- 12.7. All equipment installed outdoors and exposed to weather shall be weatherproofed.
- 12.8. Any crossing of NM cable over or under heat ducts shall be separated by a minimum of 1 inch air space (at metal ducts only).
- 12.9. All whirlpool tubs shall be installed per manufacturer's specifications, ensuring that they comply with all applicable sections of the National Electric Code, especially sections ± 430-102(B), (disconnecting means for the pump motor), 680-74, (bonding of all metal parts of the tub), 680-71, (ground fault circuit interupters at tub) and section 410.10(D).
- 12.10. A weatherproofed service disconnect shall be provided and shall be readily accessible at the air conditioning compressor and installed and sized in accordance with the compressor manufacturer's specifications.
- 12.11. An electric panel grounding electrode shall be used not less than 8 feet in length and shall be of an approved material as specified in the National Electric Code, section 250.52(5). The grounding electrode conductor shall be copper per 250.62 and 250.64, and attached to the rod with an approved connector.
- 12.12. Rebars encased in concrete footings are to be bonded together by licensed electrical contractor per Section 250-53 of the National Electric Code.
- 12.13. A 125 volt receptacle shall be installed at an accessible location for the servicing of heating, air conditioning and refrigeration equipment. This receptacle shall be within 25 feet of the equipment, on the same level, and not installed on the load side of the equipment disconnecting means. If installed outdoors, the receptacle shall be G.F.I. protected, per Section 210.63 of the National Electric
- 12.14. All stand alone smoke and carbon monoxide detectors are to be interconnected and provided with battery backup. Circuit requirements per

12.15. A Minimum of 75 percent of the lamps (bulbs) in permanently installed lighting fixtures shall be high-efficacy.

- 12.16. All recessed lights shall be IC-rated and labeled meeting the requirements of ASTM E 283, and shall be sealed with a gasket or caulk between the housing and the interior wall or ceiling covering. Fire rated housing required in rated
- 12.17. A minimum 22 inch by 30 inch attic access opening that is fully weatherstripped and permanently insulated, R-49 in ceilings, R-15 in 2x4 walls and R-21 in 2x6 walls, shall be provided to attic areas. Where attics contain appliances, a pull down stairs that is fully weatherstripped and permanently insulated with R-49 insulation shall be installed, and an unobstructed passageway provided, with a maximum length of 20 feet by 24 inches wide, and sized to allow removal of the largest appliance.
- 12.18. All 120 volt, single phase, 15 and 20 ampere branch circuit supply outlets installed the family room, dining room, living room, parlor, library, den, bedrooms, sunroom, recreation room, closets, hallways, or similar areas shall be protected by a listed arc-fault circuit interrupter, combination-type installed to provide protection of the branch circuit, per 210.12.
- 12.19. All 125 volt, single phase, 15 and 20 ampere receptacles installed in bathrooms, garage and accessory buildings, outdoors, crawlspaces, unfinished basements, kitchens and where located within 6 feet of the outside edge of a laundry, utility or wet bar sink, and heated floors, shall have ground-fault circuit (GFI) protection, per 210.8.
- 12.20. All 125 volt, single phase, 15 and 20 ampere receptacles installed in the kitchen, family room, dining room, living room, parlor, library, den, sunroom, bedrooms, recreation room, or similar room or area shall be listed as tamper-resistant receptacles.

MINIMUM UNIFORMLY DISTRIBUTED LIVE LOADS (in bounds per square foot)

use	LIVE LOAD
Uninhabitable attics without storage	10
Uninhabitable attics with limited storage	2Ø
Habitable attics and attics served with fixed stairs	3Ø
Decks	4Ø
Exterior balconies	60
Fire escapes	4Ø
Guards and handrails	200
Guard in-fill components	5Ø
Passenger vehicle garages	50
Rooms other than sleeping rooms	4Ø
Sleeping rooms	3Ø
Stairs	4Ø

ROOF TRUSS HOLDDOWNS

Provide Simpson connectors at all roof truss to plate connections as noted below, unless noted otherwise on drawings.

SINGLE PLY TRUSSES:

•Uplift loads from \emptyset -545 lbs. will be a Simpson #H2.5T hurricane tie •Uplift loads from 546-1090 lbs. will be (2) Simpson #H2.5T hurricane ties at diagonally opposite corners

DOUBLE PLY TRUSSES:

- •Uplift loads from 0-545 lbs. will be a Simpson #H2.5T hurricane tie
- •Ublift loads from 546-1090 lbs. will be (2) Simpson #H2.5T hurricane ties at diagonally opposite corners
- •Uplift loads from 1091-1635 lbs. will be (3) Simpson #H2.5T hurricane ties at diagonally opposite corners
- •Uplift loads from 1636-2180 lbs. will be (4) Simpson #H2.5T hurricane ties at diagonally opposite corners

VALLY SET TRUSSES:

•Uplift loads from 0-320 lbs. will be Simpson *VTCR valley truss clip

GABLE END TRUSSES:

•Uplift loads from Ø-575 lbs. will be Simpson #LTP4 framing plate

	<u>F</u> _	4 192	IG SCHEDULE		
ITEM	DESCRIPTION OF BUILDING ELEMENTS	FASTE	BLE R602.3(1) NING SCHEDULE NUMBER AND TYPE OF FASTENER®	SPACING AN	D LOCATION
	Blocking between ceiling joists or rafters to top	plate	Roof 4-8d box (2 ¹ / ₂ " × 0.113") or 3-8d common (2 ¹ / ₂ " × 0.131"); or 3-10d box (3" × 0.128"); or	Toe	nail
2	Ceiling joists to top plate		3-3" × 0.131" nails 4-8d box (2"/ ₂ " × 0.113"); or 3-8d common (2"/ ₂ " × 0.131"); or 3-10d box (3" × 0.128"); or		toe nail
· 3	Ceiling joist not attached to parallel rafter, laps partitions [see Sections R802.3.1, R802.3.2 a	over	3-3" × 0.131" nails 4-10d box (3" × 0.128"); or 3-16d common (3'/ ₂ " × 0.162"); or		nail
4	R802.5.1(9)] Ceiling joist attached to parallel rafter (heel join [see Sections R802.3.1 and R802.3.2 and Ta	it):	4.3" × 0.131" nails Table R802.5.1(9)	Face	
5	R802.5.1(9)] Collar tie to rafter, face nail or 1½"× 20 ga. rid		4-10d box (3"×0.128"); or		
5			3-10d common (3" × 0.148"); or 4-3," × 0.131" nails 3-16d box nails (3 ¹ / ₂ " × 0.135"); or	Face nail of 2 toe nails on one	each rafter
6	Rafter or roof truss to plate		3-10d common nails (3" × 0.148"); or 4-10d box (3" × 0.128"); or 4-3" × 0.131" nails 4-16d (3" ₂ " × 0.135"); or	on opposite side o	
- ; · - 7	Roof rafters to ridge, valley or hip rafters or roo to minimum 2" ridge beam	f rafter	3=10d common (3 ¹ / ₂ " × 0.148"); or 4=10d box (3" × 0.128"); or 4=3" × 0.131" nails 3=16d box 3 ¹ / ₂ " × 0.135"); or 2=16d common (3 ¹ / ₂ " × 0.162"); or	i Toe	
	p		3-10d box (3" × 0.128"); or 3-3" × 0.131" nails	End	nal6
8	Stud to stud (not at braced wall panels)	: 41 - 4.a. :	10d box (3" × 0.128"); or 3"× 0.131" nails	16" o.c.	
9	Stud to stud and abutting studs at intersecting w (at braced wall panels)	all corners	16d box $(3^1/2^n \times 0.135^n)$; on $3^n \times 0.131^n$ nails 16d common $(3^1/3^n \times 0.162^n)$	12" o.c.	
10	Built-up header (2" to 2" header with 1/2" spacer		16d common (3 ¹ / ₂ " × 0.162") 16d box (3 ¹ / ₂ " × 0.135")	16" o.c. each	edge face nail
11	Continuous header to stud		5-8d box (2 ¹ / ₂ " × 0.113"); or 4-8d common (2 ¹ / ₂ " × 0.131"); or 4-10d box (3" × 0.128")	Toe	nail -
12	Top plate to top plate		16d common (3 ¹ / ₂ "×0.162") 10d box (3"×0.128"); or 3"×0.131" nails	16" o.c.	
13	Double top plate splice for SDCs A-D ₂ with seis wall line spacing < 25'	j 	8-16d common (3 ¹ / ₂ " × 0.162"); or 12-16d box (3 ¹ / ₂ " × 0.135"); or 12-10d box (3" × 0.128"); or 12-3" × 0.131" nails	Face nail on each (minimum 24" lap each side of end jo	splice length
	Double top plate splice SDCs D_0 , D_1 , or D_2 ; and line spacing $\ge 25^{11}$		12-16d (3 ¹ / ₂ "× 0.135")		
14	Bottom plate to joist, rim joist, band joist or	16d commo	BER AND TYPE OF FASTENER** b. on (31/2" × 0.162")	SPACING AN	face nail
	blocking (not at braced wall panels) Bottom plate to joist, rim joist, band joist or	3"×0.131' 3-16d box	"nails (3 ¹ / ₃ " × 0.135"); or	12" o.c.	.c. face nail
15	blocking (at braced wall panel)	$4-3" \times 0.13$	mon (3 ¹ / ₂ " × 0.162"); or 11" nails 1", " × 0.143"); or	2 each 16" o 4 each 16" o	
a .		3-16d box (4-8d comm	(3 ¹ / ₂ "×0.135"); or on (2 ¹ / ₃ "×0.131"); or (3"×0.128"); or	Toe	nail
16	Top or bottom plate to stud	4-3" × 0.13 3-16d box (2-16d com) 3-10d box (11 "nails (3'/2" × 0.135"); or (3"/2" × 0.162"); or (3" × 0.128"), or	End	nail
17	Top plates, laps at corners and intersections	2-16d com	(3"× 0.128"); or mon (3"/2" × 0.162"); or	Face	nail
10		$3-3" \times 0.13$ 3-8d box (2)	$\frac{11''_{n} \text{ nails}}{2^{1}/_{2}'' \times 0.113''}$; or on $(2^{1}/_{2}'' \times 0.131'')$; or		
18	1" brace to each stud and plate	2-10d box (2 staples 1 ³	$(3'' \times 0.128'')$; or	Hace	nail
19	1" x 6" sheathing to each bearing	2-8d comm 2-10d box (2 staples, 1	2/ ₂ / ₃ / ₄ / ₅ × 0.131"); or (3" × 0.128"); or "crown, 16 ga., 1 ³ / ₄ " long	Face	nail
		3-8d comm 3-10d box (ion (2 ¹ / ₂ ,"× 0.131"); or (3" × 0.128"); or (3" × 0.128"); or ("crown, 16 ga., 1 ³ / ₄ " long		
20	1" × 8" and wider sheathing to each bearing	Wider than 4-8d box (2 3-8d comm	1" × 8" 2'/ ₂ " × 0.113"); or on (2'/ ₂ " × 0.131"); or	Face	
		3-10d box (4 staples, 1	(3" × 0.128"); or " crown, 16 ga., 1 ³ / ₄ " long Floor		
21	Joist to sill, top plate or girder	3-8d comm 3-10d box (3-3" × 0.13	** ** ** ** ** ** ** ** ** ** ** ** **	Toe	nail
22	Rim joist, band joist or blocking to sill or top plate (roof applications also)	8d common 10d box (3 3" × 0.131		6" o.c. 1	
23	1"×6" subfloor or less to each joist	2-8d comm 3-10d box (2 ¹ / ₂ " × 0.113"); or on (2 ¹ / ₂ " × 0.131"); or (3" × 0.128"); or (3" × 0.128"); or (3" × 0.128");	Face	
ITEM	DESCRIPTION OF BUILDING ELEMENTS		" crown, 16 ga., 13/4" long BER AND TYPE OF FASTENER* b. 8	SPACING ANI	DLOCATION
24	2" subfloor to joist or girder	3-16d box (Floor (3 ¹ / ₂ " × 0.135"); or mon (3 ¹ / ₂ " × 0.162")	Blind and	face nail
25	2" planks (plank & beam—floor & roof)	2-16d com	$(3^{1})_{2}'' \times 0.135'')$; or $(3^{1})_{2}'' \times 0.162'')$	At each beari	ng, face nail
26	Band or rim joist to joist	4-10 box (3) $4-3" \times 0.13$	mon (3 ¹ / ₂ "× 0.162") 3"× 0:128"), or 11" nails; or 12" nails; or 14" crown	To n. End	
	liao	h	DIE (4-7-X-0.192-), OF	Nail each layer as f at top and bottom a 24" o.c. face nail at	nd staggered.
27	Built-up girders and beams, 2-inch lumber layers	3"×0.131' And; 2-20d com	mon (4"×0:192"); or	staggered on oppos	ite sides
		3-10d box (3-3" × 0.13	(3"×0.128"); or	Face nail at ends ar	id at each splice
28	Ledger strip supporting joists or rafters	3-16d com	mon (3 ¹ / ₂ " × 0.162'); or (3" × 0.128"); or	At each joist or	rafter, face nail
29	Bridging to joist		2-10d (3"× 0.128")	Each end,	
ITEM	Wood structural panels, subfloor, roof and	Interior wall	BER AND TYPE OF FASTENER*. 5. ° sheathing to framing and particleboard w	Edges (Inches) ^h all sheathing to frami	supporte ^{c, e} (Inches)
30	[see Table R602.3(3) for y	6d commor	ral panel exterior wall sheathing to wall fra 1 (2" × 0.113") nail (subfloor, wall) ¹ 1 (2 ¹ / ₂ " × 0.131") nail (roof)	iming] [6	12
31		8d common	n nail (2 ¹ / ₂ " × 0.131") on (3" × 0.148") nail; or	6	12
33	"I" structural cellulosic fiberboard	Other	0.131") deformed nail wall sheathing iized roofing nail, 7,6" head		
34	sheathing 25/ ₃₂ " structural cellulosic fiberboard sheathing	diameter, or 13/4" galvar	r 1" crown staple 16 ga., 1 1/4" long nized roofing nail, 71,6" head diame- own staple 16 ga., 1 1/4" long	3	6
35	1/2 gypsum sheathing	1 ¹ / ₂ " galvan 1 ¹ / ₂ " long;	nized roofing nail; staple galvanized,		
36	5/8" gypsum sheathing ^d Wood structural p	1³/ ₄ ″ galvan 1⁵/ ₈ ″ long,	nized roofing nail; staple galvanized, 11/8" screws, Type W or S	a a (7)	7
37	//4 and less	6d deforme 8d common	d (2"× 0.120") nail; or (2 ¹ / ₂ "× 0.131") nail	6	12
38	The state of the s	8d deforme	n (2½" × 0.131") nail; or d (2½" × 0.120") nail on (3" × 0.148") nail; or	6	12
or SI:	$1/8^{n} - 1/4^{n}$ Finch = 25.4 mm, 1 foot = 304.8 mm, 1 mile per hour	8d deforme = 0.447 m/s;	d $(2^{1}/_{2}" \times 0.120")$ nail 1 ksi = 6.895 MPa.	6	12
Nail aver	s are smooth-common, box or deformed shanks exce age bending yield strengths as shown: 80 ksi for shan larger than 0.177 inch, and 100 ksi for shank diameters	of where other diameter of of 0.142 inch	rwise stated. Nails used for framing and sh 0.192 inch (20d common nail), 90 ksi for s i or less.	neathing connections of the hank diameters larger	hall have minimum than 0.142 inch but
Stap Nail I. Fou	les are 16 gage wire and have a minimum $^{\prime}I_{16}$ -inch on a shall be spaced at not more than 6 inches on center a r-foot by 8-foot or 4-foot by 9-foot panels shall be apply	diameter crow t all supports lied vertically.	rn width where spans are 48 inches or greater.		
. Whe	cing of fasteners not included in this table shall be base ere the ultimate design wind speed is 130 mph or less, es on center. Where the ultimate design wind speed i	nails for attacl s greater than	hing wood structural panel roof sheathing to 130 mph, nails for attaching panel roof sl	neathing to intermedia	ate supports shall be
g. Gyp 1. Spac	ed 6 inches on center for minimum 48-inch distance from sheathing shall conform to ASTM C1396 and shalling of fasteners on floor sheathing panel edges applieding of fasteners on toof sheathing panel edges applieding of fasteners on toof sheathing panel edges applied to the sheathing panel edges applied to	ll be installed to panel edge	in accordance with GA 253. Fiberboard she supported by framing members and requ	eathing shall conform ired blocking and at fl	to ASTM C208. oor perimeters only.
shea supp	thing panel edges perpendicular to the framing member outed by framing members or solid blocking, are a rafter is fastened to an adjacent parallel ceiling joi	rs need not be st in accordan	provided except as required by other provice with this schedule, provide two toe-nails	sions of this code. Floo on one side of the raft	or perimeter shall be
the o	celling joist to top plate in accordance with this schedu	le. The toe na	il on the opposite side of the rafter shall not	be required.	П

REEHOLDERS KEN KEN \prod d Uľ \triangleleft R \mathcal{O} ENN CHOSE \mathcal{O} \bigcirc Q $\mathbf{0}$ AR. ARD Bi \Box RIVER B B $\overline{}$ R \mathbb{Z} OPE. Q AMDEN C02018 Feinberg & Associates, PC chitects/Planners/Interior Designers All Rights Reserved.

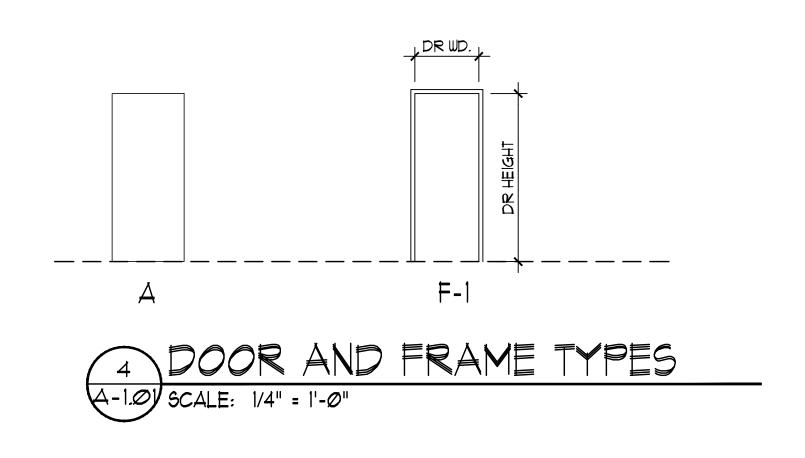
> ESIGNED | SEAL: WILLIAM A. FEINBERG S5-0006508 AR-0017809 RA-011045 001-017319 12904 SM 8964 RA-012068-X 0401 012300 31878

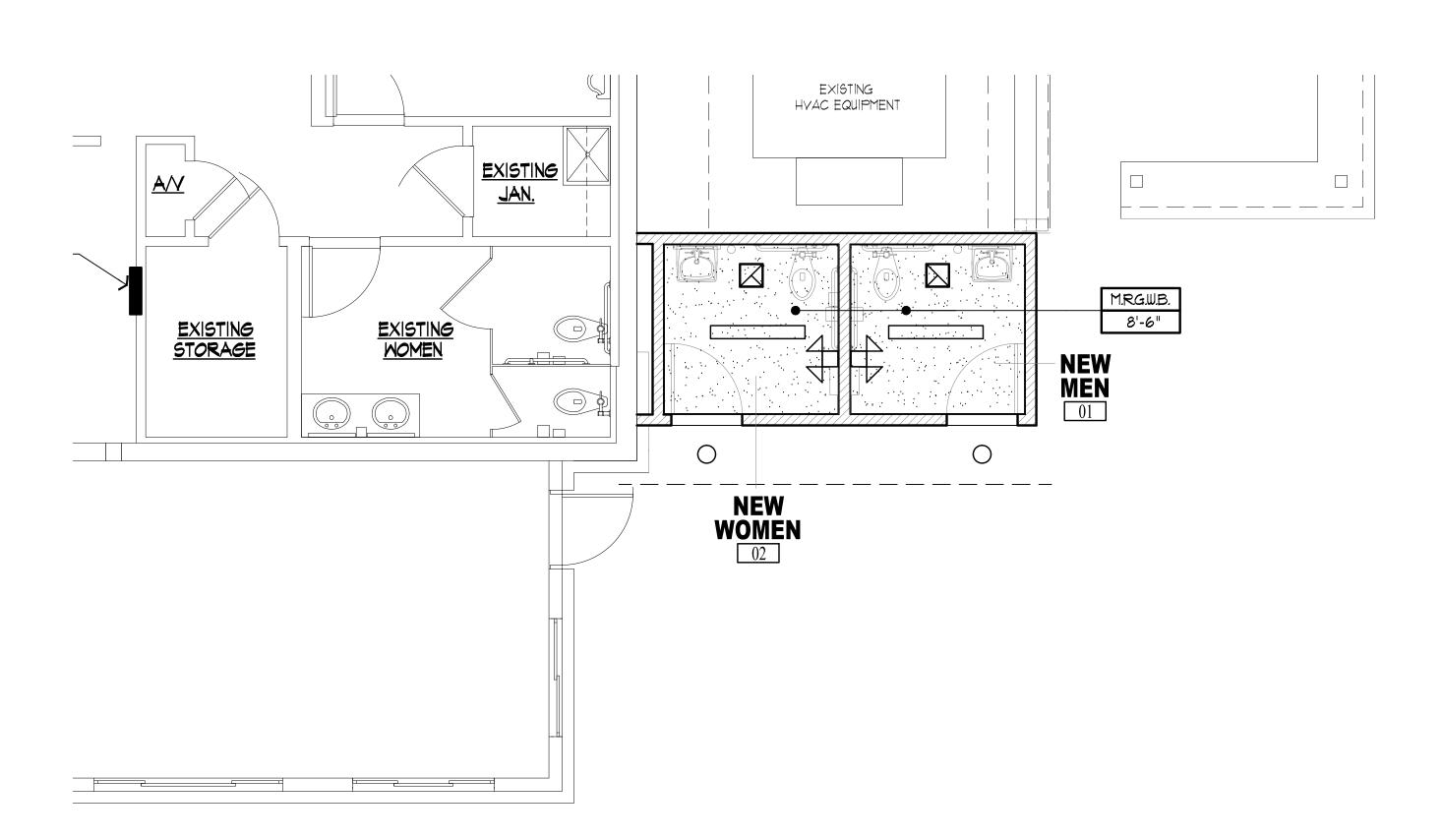
WAF GENERAL NOTES & **SPECIFICATIONS**

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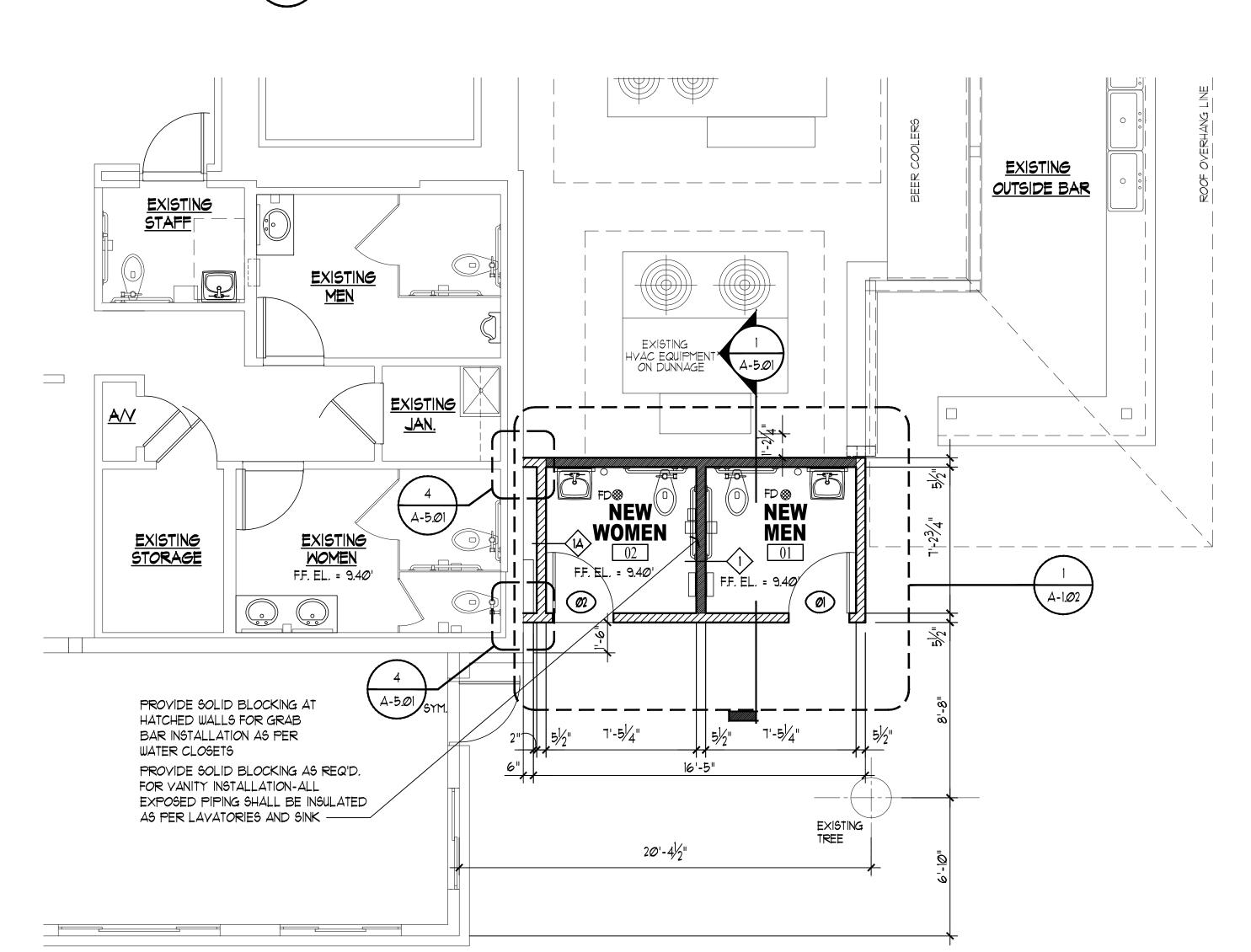
APPROVED

DATE: 12/21/18

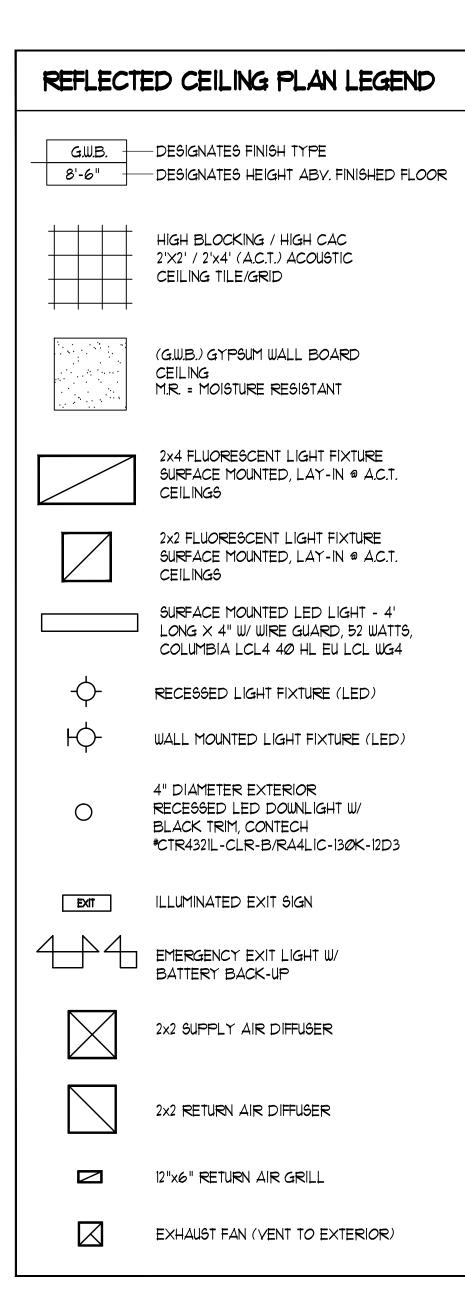




3 REFLECTED CEILING PLAN 4-1.01 SCALE: 1/4" = 1'-0"







GEND								FIN	IIS I	48	CH	HEI	DUI	E											
		ROOM		FLOOR						BASE				WALLS					CEILING						
ED FLOOR						TILE		/ SEALER				COVE		 	TILE BACKER PANELS WATER & MOLD RESISTANT		COVERING				I CEILING	V CEILING			
				 	LAMINATE VINYL TILE	LAIN	CARPET	CONCRETE W	MARBLE	GOOM		乡		 	TILE BACKER (WATER & MOL	PORCELAIN TILE	VINYL WALL	VINYL SIDING	PAINTED		2 × 2 LAY- IN	2 × 4 LAY- IN	G.W.B.	EXPOSED	OTHR T
	TENANT									•		-			-						_				
	Ø1 Ø2	MEN'S TOILET ROOM WOMEN'S TOILET ROOM	1															_							
C.T.	INTER	RIOR FLOOR AND BASE	<u>:</u>	INTERIOR	:WALLS	<u>):</u>					EXTE	ERIOR	<u>₹:</u>												
- 4' JATT6, WG4	PORC	RIOR FLOOR AND BASE CELAIN TILES PANY: GARDEN STATE		WALL TILI	<u>ES</u> Y: AME	RICAN		AN,			EXTE COM	ERIOR IPANY	<u>r ston</u> (: ELD		00 ST	ONE,				ERIOR 1PANY	: JAM	ES HA			
	STYL: COLC SIZE:	OR: BEIGE DIGUE,	·	TYPE: SERIES: STYLE: COLOR:	BRIC MOD	SAM	TILE, AND M. 1 0025 GLO	ē, [']				LE: OR:	RIV	ER RO (IMA,	•	•	ENEEF	₹	COL	LE: _OR:	COL TO 1	OR PI 1ATCH			•
_ED)	GROL	IT: TO MATCH EXIS		SIZE: GROUT:	5" x TO 1		H EXIS	STING								DGE (COLOF		COT	CON		: JAME HAR	ES HA DIE P	ANEL	CERAI	
2D3				WALL AND COMPAND ITEM: FINISH:	Y: SHE	RWIN (WILLIA PERFE	•	REISE,											LE: _OR:			LUS VI 1 EXIS	ERTICA TING	·L,
							D	00)R	SC	HE	ED	UL												
	DOOR				DOO				.						F	RAMI	<u> </u>								
	NUMBER	DOOR LOCATION	WIDTH	HEIGHT	THICKN		RE RA1 11N./L4		TY	PE	MAT'!	L. F	INISH	MAT	"L. :	FINISH	1	YPE			REN	/ARK	S		
	Øl	TOILET RM ØI	3'-Ø"	7'-Ø"	1 3/4"				<i>A</i>	4	ΗМ		PTD	H	1	PTD	i			NGES, L BTOP, C	COAT H		CLOSE		•
	1		+	1					+			-+			-+		+-	-							

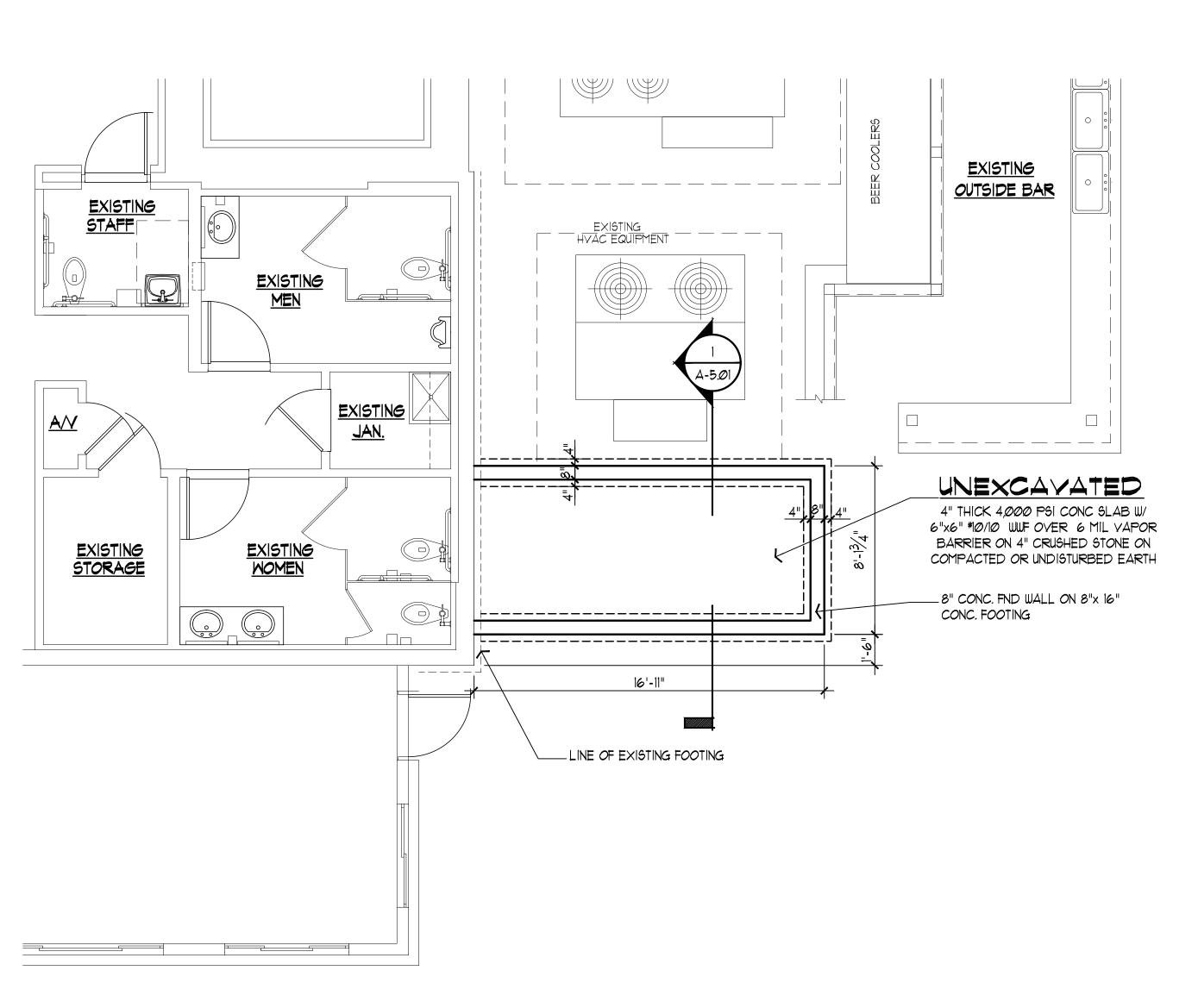
Ø3 TOILET RM'S ATTIC 3'-0" 4'-0" 13/4"

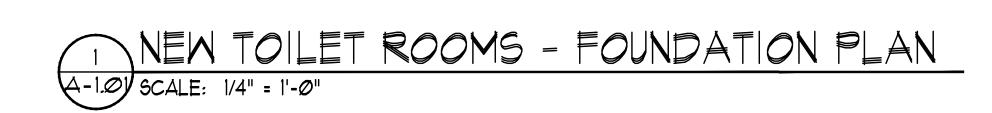
H. BRD. = EMBOSSED RAISED PANEL HARDBOARD (SMOOTH)

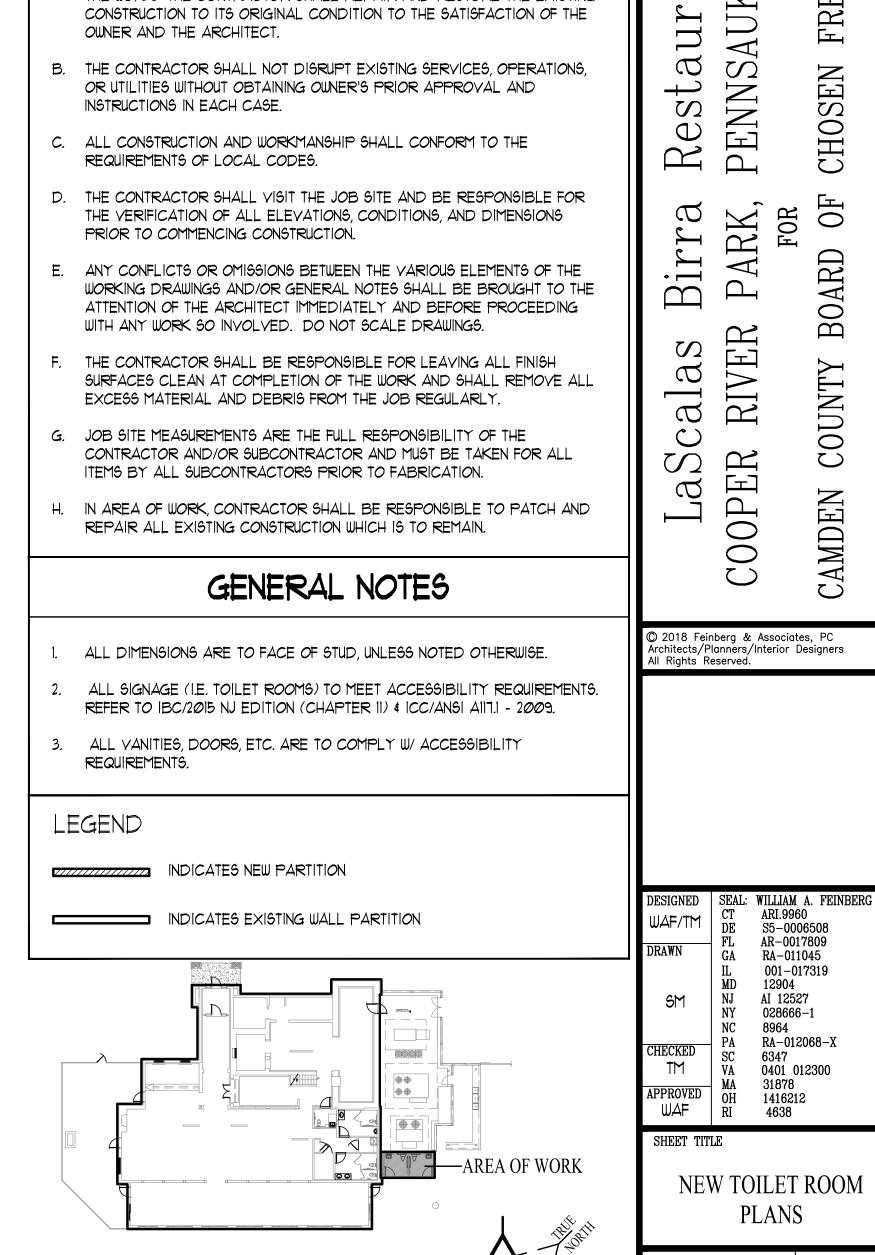
SCWD = SOLID CORE WOOD DOOR

H.M. = HOLLOW METAL PTD = PAINTED WD = WOOD

FACT. = FACTORY FINISH







KEY PLAN SCALE: NONE

FEINBER

FREEHOLDERS

CHOSEN

BOARD

COUNTY

CAMDEN

S5-0006508 AR-0017809 RA-011045

8964 RA-012068-X

31878

PLANS

SCALE: AS NOTED

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PENNS/

RIVER

OPER

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PARK, FOR JARD OF

an

WALL STOP, COAT HOOK, CLOSER, WEATHER

A HM PTD HM PTD F-1 ACCESS DOOR WITH KEY-LOCK

AT HINGE SIDE UNLESS OTHERWISE NOTED.

GENERAL NOTES

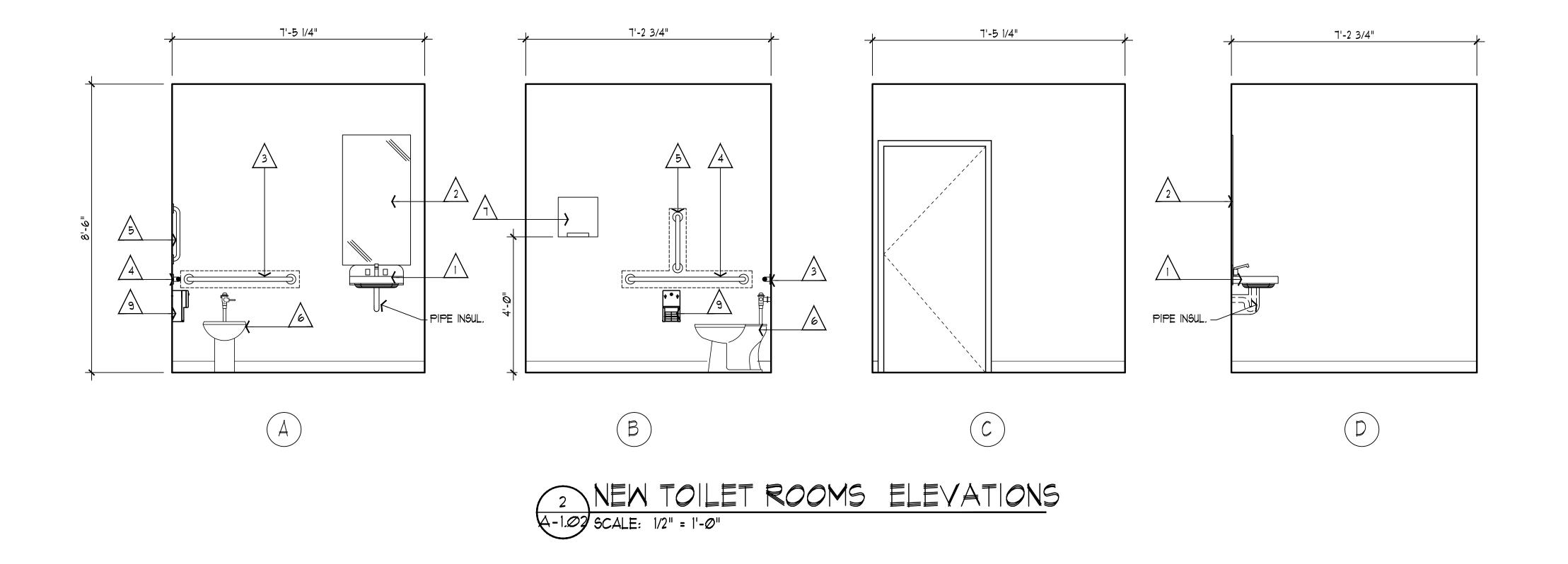
ROOM IDENTIFICATION SIGNAGE AT ALL DOORS AND AREAS IS TO BE PROVIDED

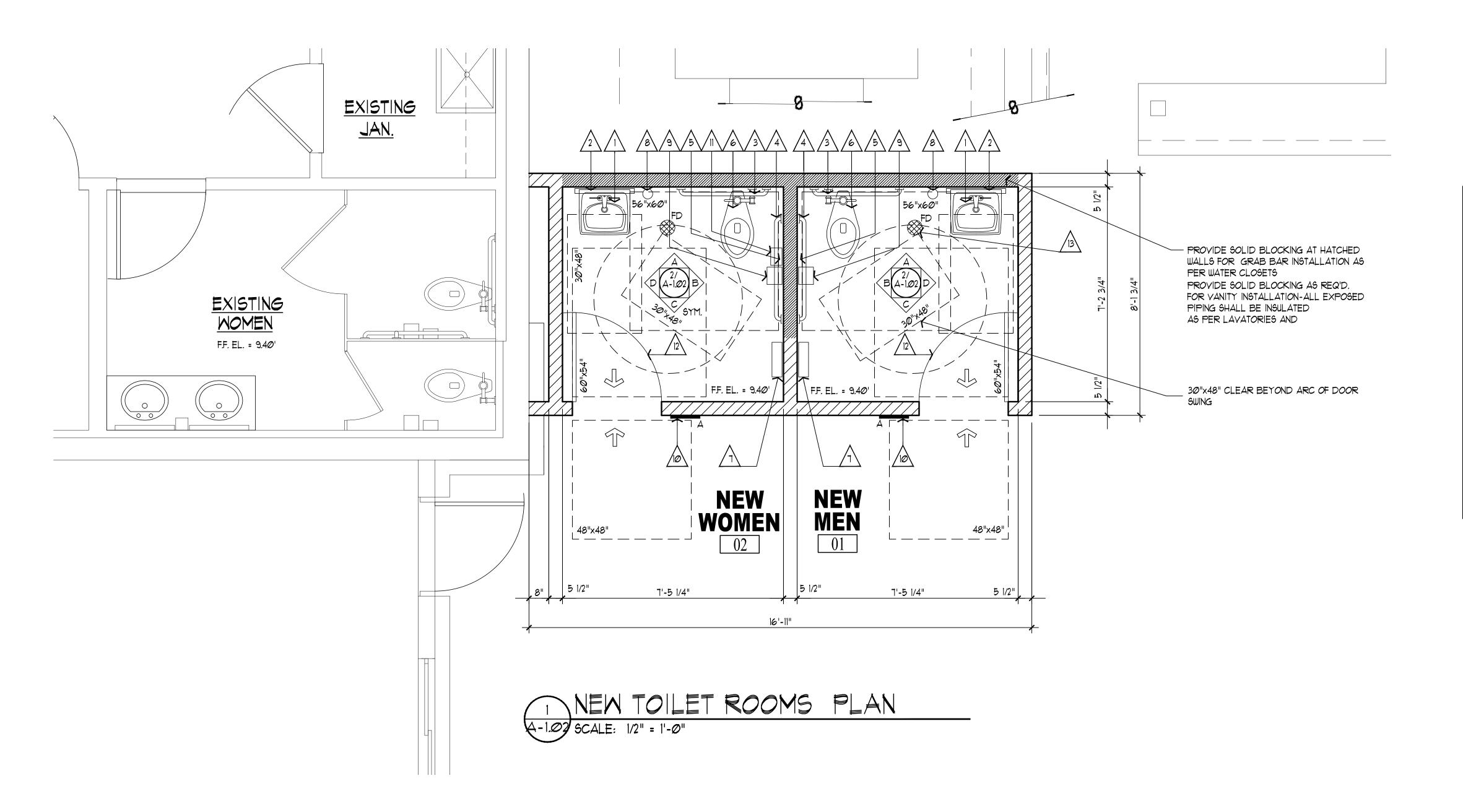
ALL DOORS TO BE LOCATED MAX. 6" FROM ADJACENT PERPENDICULAR WALLS

GENERAL NOTES

AND ALL CUTTING AND PATCHING NECESSARY TO COMPLETE THE WORK, AND SHALL PROTECT THE EXISTING BUILDING FROM DAMAGE CAUSED BY THE WORK. THE CONTRACTOR SHALL REPAIR AND RESTORE THE EXISTING

A. THE CONTRACTOR SHALL IN THE WORK OF ALL TRADES, PERFORM ANY





REST ROOM ACCESSORY LIST

DESCRIPTION ADA APPROVED WALL HUNG LAVATORY W/ ADA APPROVED FAUCET. RIM HEIGHT TO BE 34" MAX. WATER SUPPLY & DRAIN PIPES SHALL BE INSULATED TO PROTECT AGAINST CONTACT. THERE SHALL BE NO SHARP OR ABRASIVE SURFACES UNDER THE LAY. WALL HUNG VITREOUS CHINA, 18 1/2" X 17" MANUFACTURER/MODEL: AMERICAN STANDARD Ø321.075 FAUCET: SLOAN OPTIMA EBF-85-4 BATTERY POWERED, SENSOR ACTIVATED, C.P. BRASS FAUCET WITH VALVE MODULE SOLENOID VALVE W/ FILTER, BATTERY COMPARTMENAT, FIBER OPTIC CABLE, MECHANICAL MIXIN YALVE BDM, & ETF-460-A C.P. BRASS GRID STRAINER. ACCESSORIES: CHROME PLATED SUPPLY FITTINGS WITH STOPS, CHROME PLATED, IT GAUGE BRASS P-TRAP WITH

> FICTURE CONNECTIONS: 1/2" CW, 1/2" HW, 1 1/2" SAN., 1 1/2"Y. CHANNEL FRAMED MIRROR, ASI 0620-2436., 36"HIGH \times 24" WIDE, MOUNTING HEIGHT" 40" TO BOTTOM EDGE OF MIRROR SURFACE

REAR GRAB BAR: 36" LONG MIN. 33"-36" ABOVE

CLEANOUT, TRUEBRO LAY GUARD #101 EZ.

- | FLR., ASI 3800 TYPE 01
- SIDE GRAB BAR: 42" LONG MIN. 33"-36" ABOVE FLR., ASI 3800 TYPE 01
- VERTICAL GRAB BAR: 39"-41" FROM REAR WALL 39"-41" TO BOTTOM FROM FLR. & 18" MIN. LONG, ASI 3800 TYPE ØI (NOT SHOWN IN PLAN VIEW FOR CLARITY)
- WATER CLOSETS: 16" TO 18" FROM FINISHED PARTITION TO CENTER LINE OF W.C. SEAT HEIGHT IS TO BE IT" MINIMUM TO 19" MAXIMUM WATER CLOSET: FLOOR MOUNTED W/ FLUSH YALVE, 1.6 GPF, DIRECT-FED SIPHON JET ACTION, 1/2" INLET SPUD. MANUFACTURER/MODEL: AMERICAN STANDARD "MADERA" 3043.001 FAUCET: SLOAN 8111 EXPOSED, BATTERY POWERED, SENSOR ACTIVATED FLUSHOMETER. ACCESORIES: SEAT TO BE SOLID WHITE PLASTIC W/ OPEN FRONT W/ OUT COVER, CHROME PLATED
- ELECTRIC HAND DRYER BOBRICK B-7128 QuietDry Series TrimDry M, SURFACE-MOUNTED ADA DRYER, UNIVERSAL DESIGN

FIXTURE CONNECTIONS: 1 1/4" CW, 4" SAN.

SOAP DISPENSERS @ SINKS TO BE ALL METAL OR ALL PLASTIC (NO GLASS)

SUPPLY WITH STOP, BOLT CAPS

- BURFACE MULTI-ROLL TOILET TISSUE DISPENSER, ASI 0030, MOUNTING HEIGHT: 28" A.F.F.
- REST RM. ACCESSIBILITY SIGNS SIZE \$ MOUNTING TO COMPLY W/ IBC/2015 NJ EDITION (CHAPTER 11) & ICC ANSI 117.1-2009
- SURFACE MOUNTED SANITARY NAPKIN DISPENSER, ASI 20852, MOUNTING PER MANUFACTURERS RECOMMENDATIONS
- SURFACE-MOUNTED SINGLE ROBE HOOK, ASI 7430, MOUNTING HEIGHT: 40" A.F.F.
- FLOOR DRAIN: ROUND ADJUSTABLE NICKEL-BRONZE STRAINER, TRAP PRIMER CONNECTION. MANUFACTURER: JAY R. SMITH 2010-A WITH THD'D OUTLET. ACCESSORIES: SMITH FIG. 2696T TRAP PRIMER FIXTURE CONNECTION: 3" SAN.

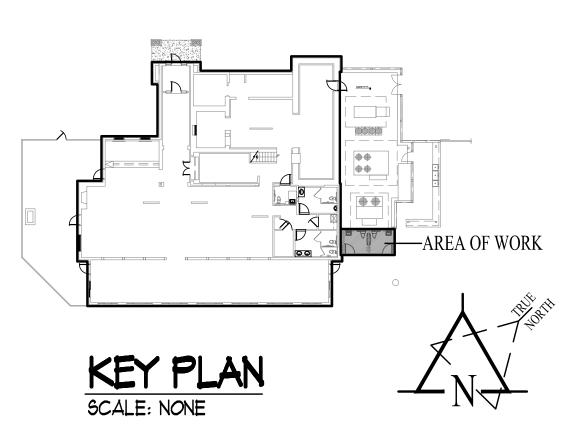
ACCESSIBILITY NOTES

REFER TO SHEETS A-9.00, A-9.01 & A-9.02 FOR COMPLETE DESCRIPTIONS: WATER CLOSET CLEARANCE IS INDICATED FROM THE SIDE WALL SHALL BE MEASURED FROM THE WALL FINISH TO THE CENTER LINE OF THE WATER

- 2. A 30"x48" CLEAR FLOOR SPACE IS TO BE PROVIDED AT ALL BATH ROOM VANITIES.
- A CLEAR FLOOR SPACE IS TO BE PROVIDED AT WATER CLOSETS AS INDICATED ON TYPICAL FLOOR PLANS.
- 4. WALLS ARE TO BE REINFORCED AT WATER CLOSET LOCATIONS WHERE GRAB BARS ARE TO BE INSTALLED.
- ACCESSIBLE ROUTE.

5. 5'-0" TURNING SPACE OR "T-TURN" IS TO BE PROVIDED IN ALL ROOMS ON

- 6. MANEUVERING CLEARANCE AT SWING DOORS AS PER DIRECTION OF APPROACH AS INDICATED WITH ARROW.
- SEE SHEETS A-9.00, A-9.01 & A-9.02 FOR ADDITIONAL NOTES, CLEARANCES AND OTHER REQUIREMENTS.



REEHOLDERS AUKEN, an UL d PENNS, CHOSEN $\frac{S}{C}$ Re PARK, FOR JARD OF Birra BOARD RIVER alas OPER las CAMDEN

P.C.

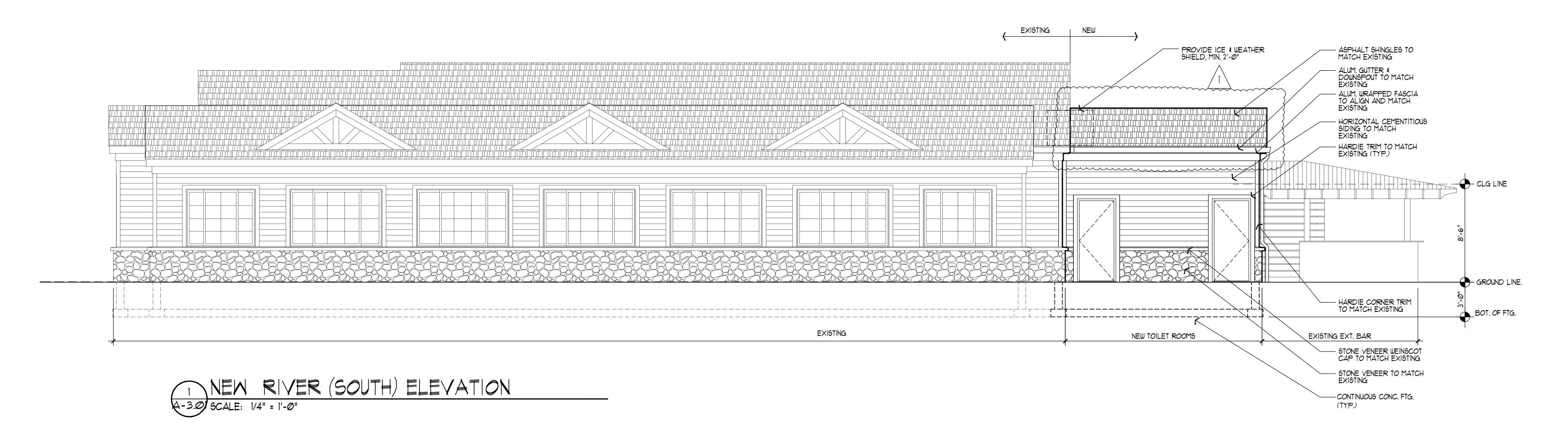
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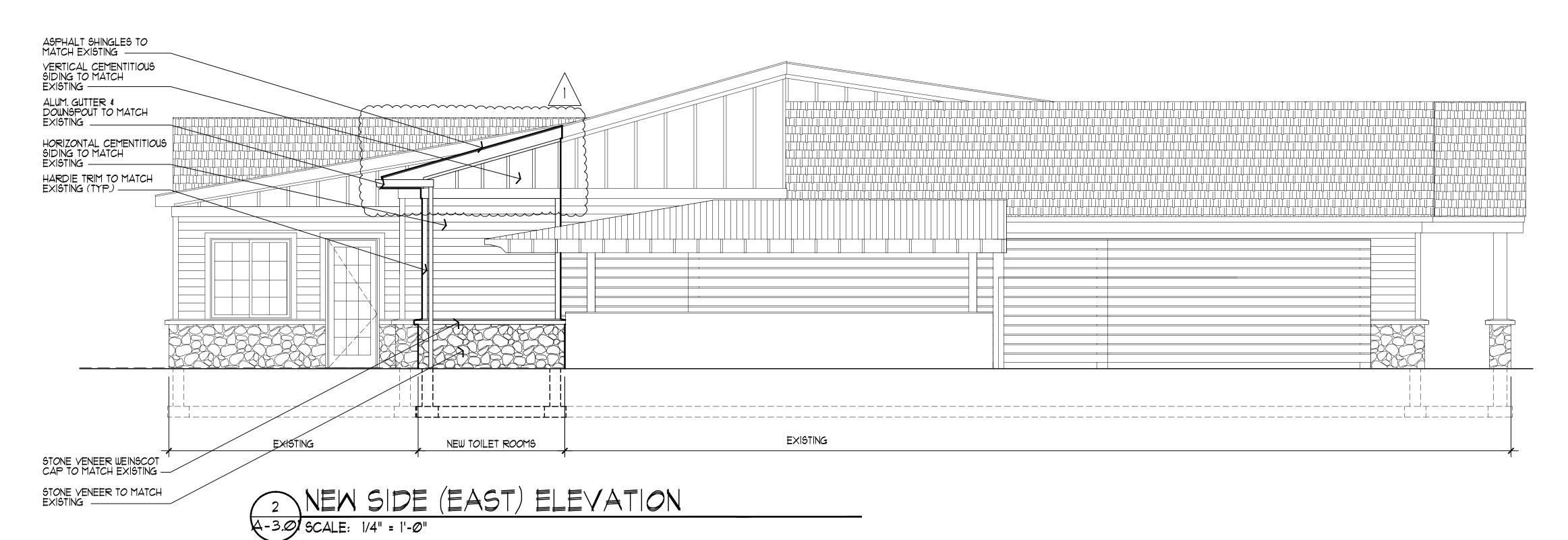
DESIGNED SEAL: WILLIAM A. FEINBERG CT ARI.9960 S5-0006508 AR-0017809 RA-011045 001-017319 12904 8964 RA-012068-X 6347 CHECKED TM

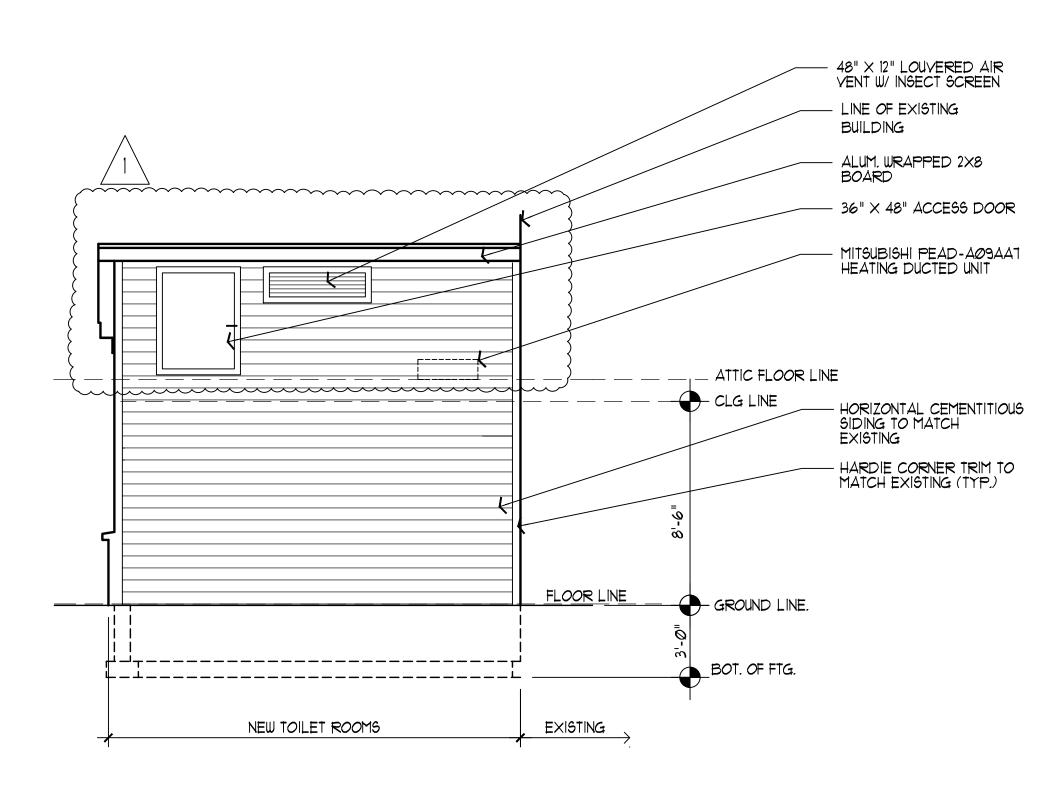
SHEET TITLE
ENLARGED TOILET ROOM PLAN &

ELEVATIONS

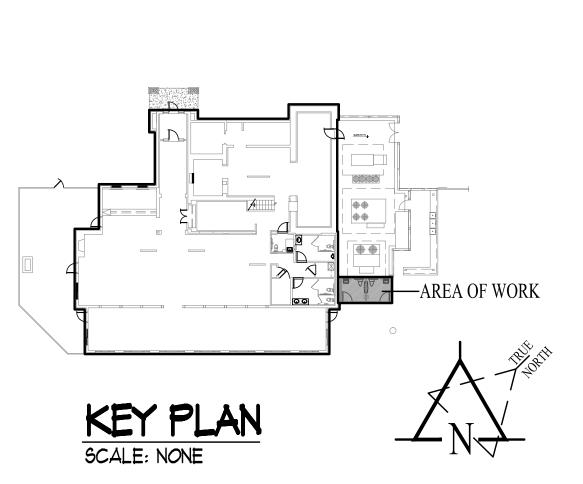
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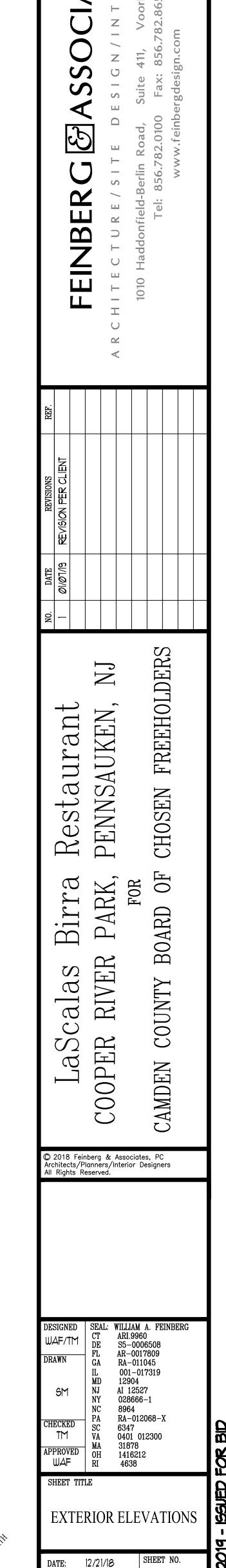


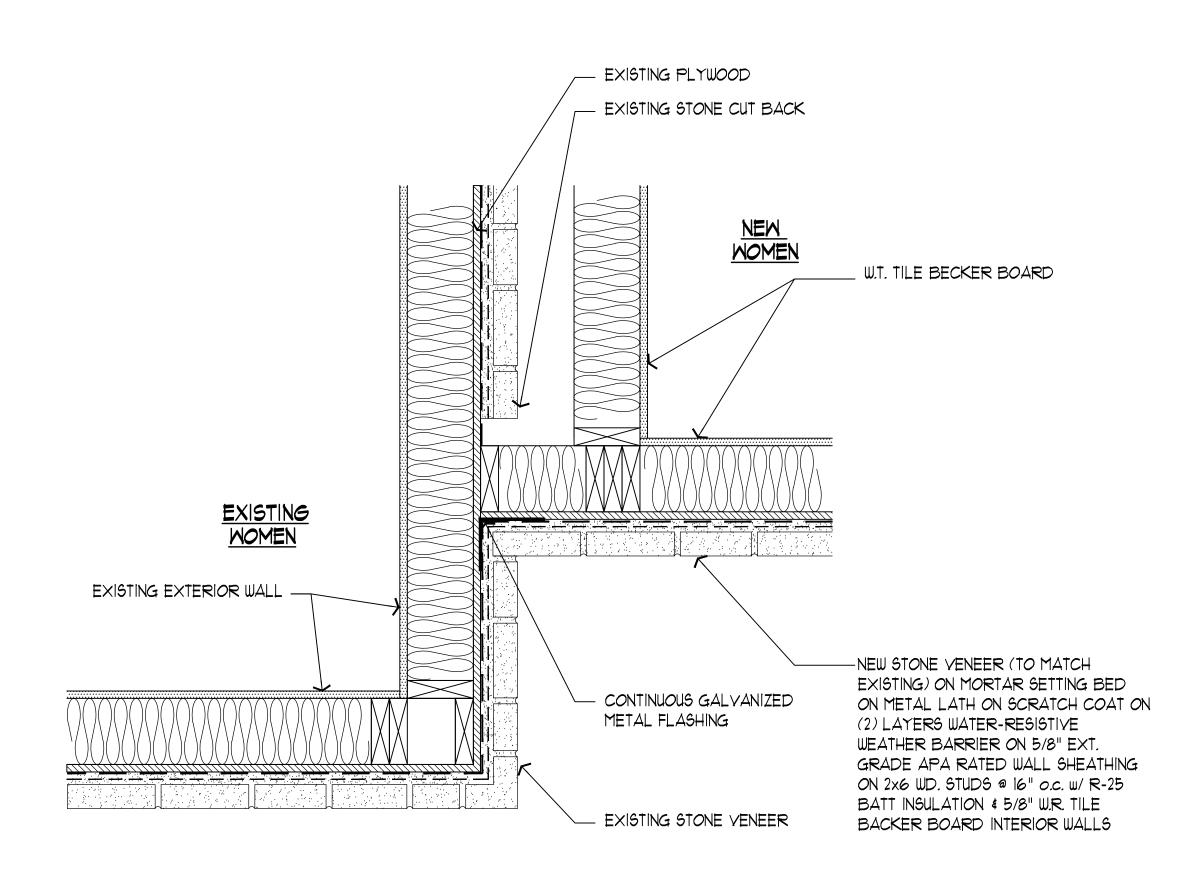




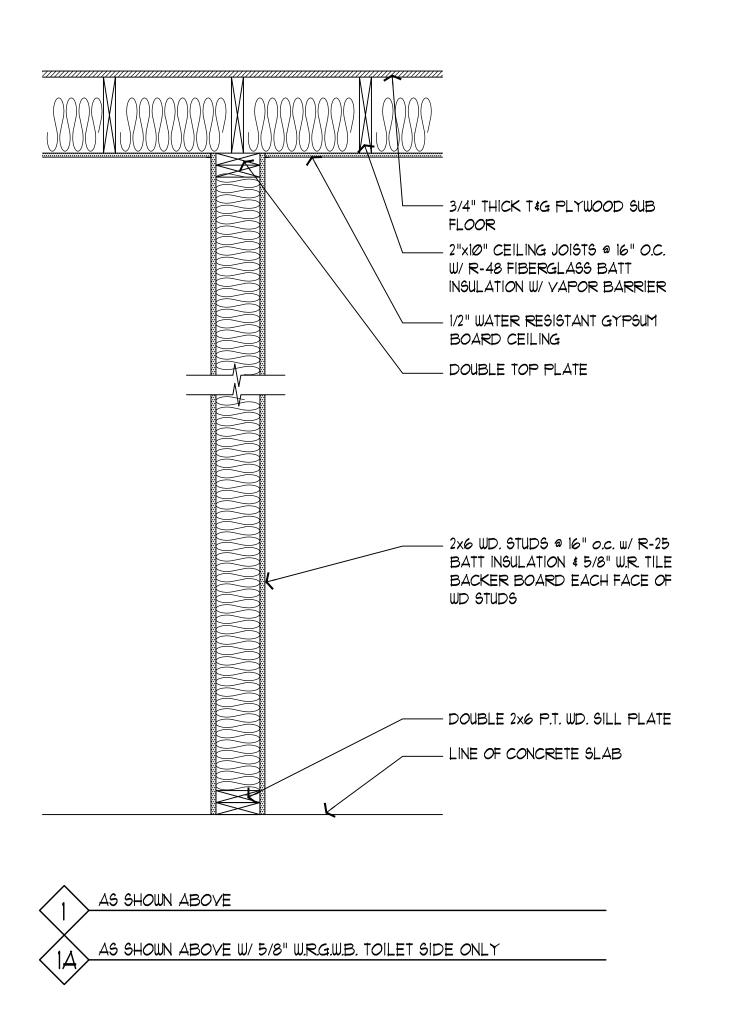




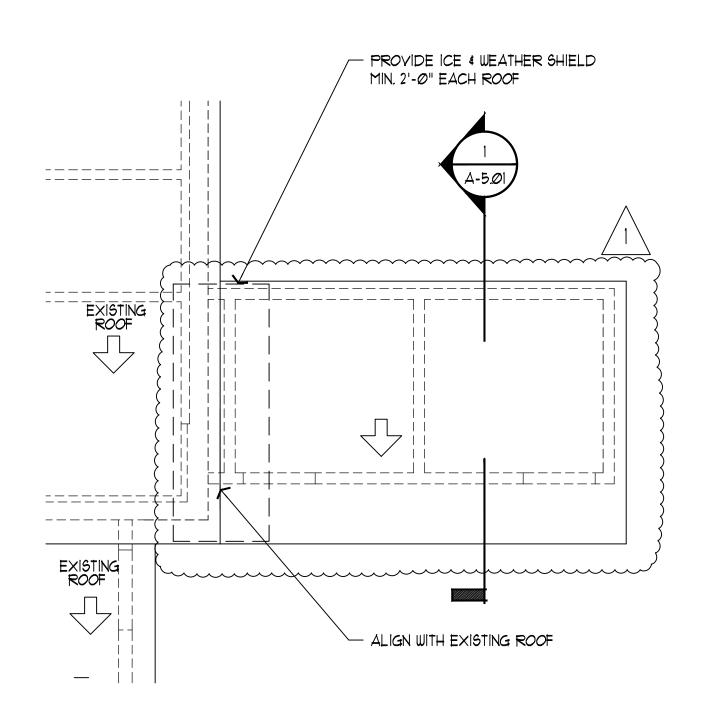




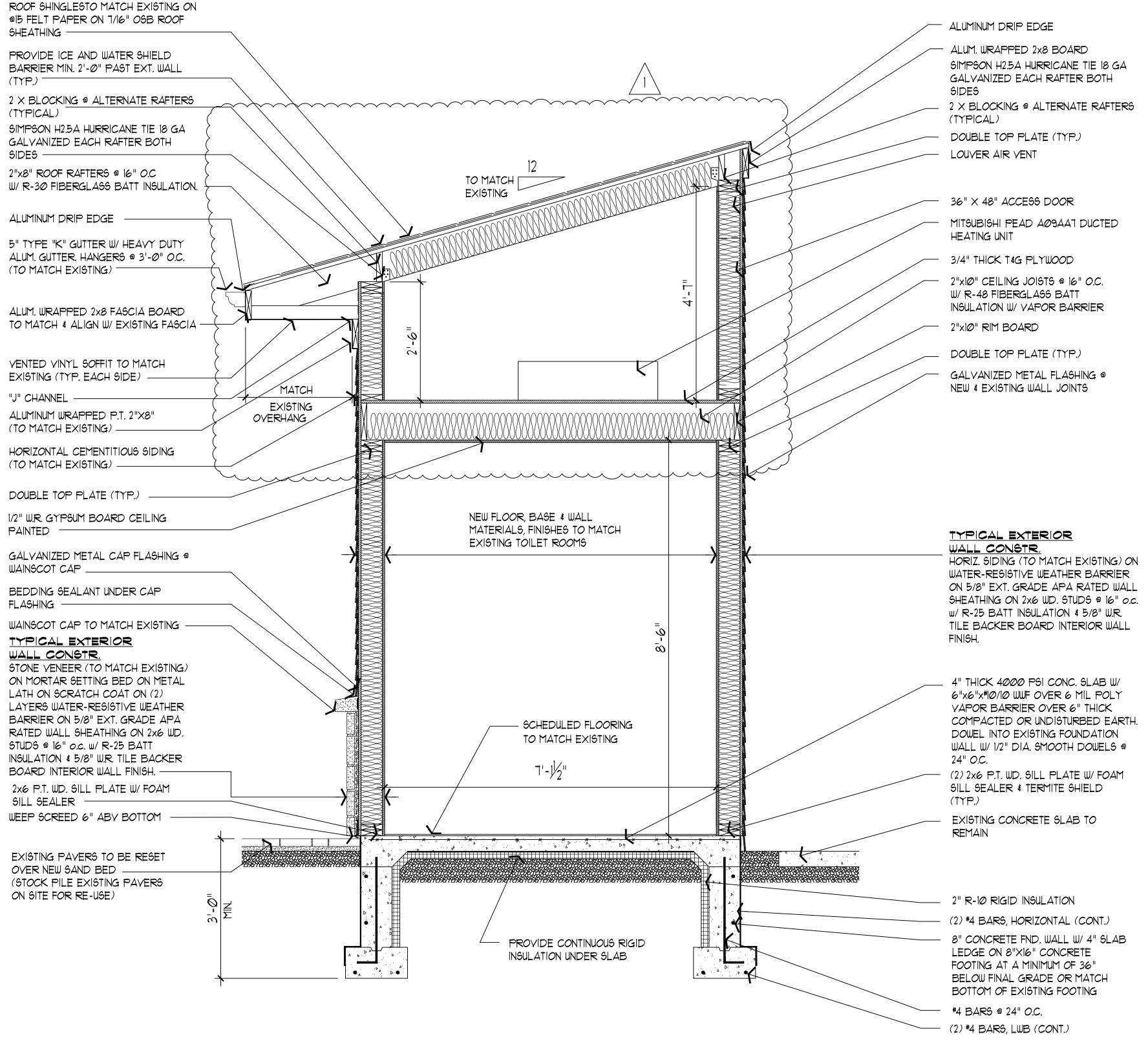








3 EXTERIOR TOILET ROOMS - ROOF PLAN 4-5.0 SCALE: 1/4" = 1'-0"



SECTION AT NEW EXTERIOR TOILET ROOMS 4-5.0 SCALE: 3/4" = 1'-0"

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NEW TOILET ROOM SECTION & DETAILS, **ROOF PLAN**

DATE: 12/21/18 SCALE: AS NOTED

ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES STANDARD

TO BE USED FOR GENERAL INFORMATION (REFER TO I.C.C./A.NS.I. A117.1-2009 FOR COMPLETE INFORMATION)

1. GENERAL INFORMATION

1.1. Floor Surfaces - General. Floor surfaces shall be stable, firm, and slip resistant.

1.2. Changes in Level

- Vertical. Changes in level of 1/4 inch maximum in height shall be permitted to be vertical - Beveled. Changes in level greater than 1/4 inch in height and not more than 1/2 inch maximum in height shall be beveled with a slope not steeper than 1:2.

1.3. Knee and Toe Clearances

- Toe Clearance. - General. Space beneath an element between the floor and 9 inches above the floor shall be considered toe clearance. - Maximum Depth. Toe clearance shall be permitted to extend 25 inches maximum under an element. - Minimum Depth. Where toe clearance is required at an element as part of a clear floor space. The toe clearance shall extend 17 inches minimum beneath the element

- Knee Clearance

- General. Space beneath an element between 9 inches and 27 inches above the floor shall be considered knee clearance. - Maximum Depth. Knee clearance shall be permitted to extend 25 inches maximum under an element at 9 inches above the - Minimum Depth. Where knee clearance is required beneath an element as part of a clear floor space. The knee clearance shall be 11 inches minimum in depth at 9 inches above the floor, and 8 inches minimum in depth at 27 inches above the floor. 3.4. Coat Hooks and Shelves

- Width. Knee clearance shall be 30 inches minimum in width.

- Size. The clear floor space shall be 48 inches minimum in length and 30 inches minimum in width. - Knee and Toe Clearance. Unless otherwise specified, the clear floor space shall be permitted to include knee and toe

- Position. Unless otherwise specified, the clear floor space shall be positioned for either forward or parallel approach to an element.

1.5. Turning Space - Floor Surface. Changes in level are not permitted within the turning space.

- Circular Space. The turning space shall be a circular space with a 60 inches minimum diameter. The turning space shall be permitted to include knee and toe clearance.

- T-Shaped Space. The turning space shall be a T-shaped space within a 60 inch minimum square, with arms and base 36 inches minimum in width. Each arm of the T shall be clear of obstructions 12 inches minimum in each direction and the base shall be clear of obstructions 24 inches minimum. The turning space shall be permitted to include knee and toe clearance only at the ends of either base or one arm.

1.6. Protruding Objects

- Protrusion Limits. Objects with leading edges more than 27 and not more than 80 inches above the floor shall protrude 4 inches maximum horizontally into the circulation path. EXCEPTION: Handrails shall be permitted to protrude 4 1/2 inches maximum. - Post-Mounted Objects. Objects posts or pylons shall be permitted to overhang 4 inches maximum where more than

27 inches and not more than 80 inches above the floor. Objects on multiple posts or pylons where the clear distance between the posts and pylons is greater than 12 inches shall have lowest edge on such object either 27 inches maximum or 80 inches minimum above the floor

EXCEPTION: Sloping portions of handrails between the top and bottom riser of stairs and above ramp run shall not be required to comply the requirements outlined above. - Vertical Clearance. Vertical clearance shall be 80 inches minimum. Rail or other barriers shall be provided where the vertical clearance is less than 80 inches. The leading edge of such rails or barrier shall be located 27 inches maximum

EXCEPTION: Door closers and door stops shall be permitted to be 18 inches minimum above the floor.

- Unobstructed. Where a forward reach is unobstructed, the high forward reach shall be 48 inches maximum and the low forward reach shall be 15 inches minimum above the floor. - Obstructed High Reach. Where a high forward reach is over an obstruction, the clear floor space shall extend beneath the element for a distance of not less than the required reach depth over the obstruction. The high forward reach shall be 48 inches maximum above the floor where the reach depth is 20 inches maximum. Where the reach depth exceeds 20 inches, the high reach shall be 44 inches maximum above the floor, and the reach depth shall be 25 inches

- Unobstructed Side Reach. Where a clear floor space allows a parallel approach to an element and the edge of the clear floor space is 10 inches maximum from the element, the high side reach shall be 48 inches maximum and the low side reach shall be 15 inches minimum above the floor

- Obstructed High (Side) Reach. Where a clear floor space allows a parallel approach to an element and the high side reach is over an obstruction, the height of the obstruction shall be 34 inches maximum above the floor and the depth of the obstruction shall be 24 inches maximum. The high side reach shall be 48 inches maximum above the floor for a reach depth of 10 inches maximum. Where the reach depth exceeds 10 inches, the high side reach shall be 46 inches maximum above the floor for a reach depth of 24 inches maximum.

1.8. Operable Parts.

- Clear Floor Space. A clear floor space shall be be provided - Height. Operable parts shall be placed within one or more of the reach ranges.

- Operation. operable parts shall be operable with one hand and shall not require tight grasping, pinching, or twisting of the wrist. The force required to activate the operable parts shall be 5.0 pounds maximum.

2. ACCESSIBLE ROUTES

2.1. Components. Accessible routes shall consist of one or more of the following components: Walking surfaces with a slope not steeper than 1:20, doors and doorways, ramps, curb ramps excluding the flared sides, elevators, and platform lifts. All components of an accessible route shall comply with the applicable portion of this facility. 2.2. Walking Surfaces

- Slope. The running of a walking surfaces shall not be steeper than 1:20. the cross slope of a walking surface shall not be sleeper than 1:48.

Clear Width: The clear width of an accessible route shall be 36 inches minimum

EXCEPTION: The clear width shall be permitted to be reduce to 32 inches minimum for a length of 24 inches maximum provided the reduced width segments are separated by segments that are 48 inches minimum in

length and 36 inches minimum in width.

- Clear Width. Doorways shall have a clear opening width of 32 inches minimum. - Floor Surface. Floor surface within the maneuvering clearance shall have a slope not steeper than 1:48.

- Threshold. If provided, thresholds at doorways shall be 1/2 inch maximum in height.

- Door Hardware. Handles, pulls, latches, locks, and other operable parts on accessible doors shall have a shape that is easy to grasp with one hand and does not require tight grasping, pinching, or twisting of the wrist to operate. Operable parts of such hardware shall be 34 inches minimum and 48 inches maximum above the floor. Where sliding doors

are in fully open position, operating hardware shall be exposed and usable from both sides. - Door Closer. Door closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to an open position of 12 degrees shall be 5 seconds minimum. - Spring Hinges. Door spring hinges shall be adjusted so that from the open position of 70 degrees, the door shall move

to the closed position in 1.5 seconds minimum. - Two Doors in Series. Distance between two hinged or pivoted doors in series shall be 48 inches minimum plus the width of any door swinging into the space. The space between the doors shall provide s turning space. - Door-Opening Force. Fire doors shall have the minimum opening force allowable by the appropriate administrative authority. The force for pushing or pulling open doors other than fire doors shall be as follows: -Interior hinged door: 5.0 pounds maximum

-Sliding or folding door: 5.0 pounds maximum these forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door - Vision Lites. Doors and sidelites adjacent to doors containing one or more glazing panels that permit viewing through the panel shall have the bottom of at least one panel on either the door or an adjacent sidelite 43 inches maximum

above the floor. 2.4. Ramps

- Slope. Ramp runs shall have a running slope greater than 1:20 and not steeper than 1:12. - Cross Slope. Cross slope of ramp runs shall not be steeper than 1:48.

- Floor Surfaces, shall be stable, firm, and slip resistant.

- Clear Width. The clear width of a ramp shall be 36 inches minimum. Handrails and handrail supports that are provided on the ramp run shall not project into required clear width of the ramp run. - Rise. The rise for any ramp run shall be 30 inches maximum.

- Landings. ramps shall have landings at the bottom and top of each ramp run. -Slope. Landings shall have a slope not steeper than 1:48. -Width. Clear width of landings shall be at least as wide as the widest ramp run leading to the landing. -Length. Landing shall have a clear length of 60 inches minimum.

-Change in Direction. Ramps that change direction at ramp landings shall be sized to provide a turning space. -Doorways. Where doorways are adjacent to a ramp landing, maneuvering clearances shall be permitted to overlap the landing area. Where a door that is subject to locking is located adjacent to a ramp landing, the landing shall be sized to provide a turning space. -Handrail. Ramp runs with a rise greater than 6 inches shall have handrails.

· Fittings. Handrails shall not rotate within their fittings.

- Location. Handrails shall be provided on both sides of stairs and ramps. - Continuity. Handrails shall be continuous within the full length of each stair flight or ramp run. Inside handrails on switchback or dogleg stairs or ramps shall be continuous between flights or runs.

- Height. Top of gripping surface of handrails shall be 34 inches minimum and 38 inches maximum above the stair nosings, ramp surfaces and walking surfaces, handrails shall be at a consistent height above stair nosings, ramp surfaces, and Clearance. Clearance between handrail gripping surface and adjacent surfaces shall be 1 1/2 inches minimum. - Gripping Surface. Gripping surfaces shall be continuous, without interruption by newel posts, other construction elements,

or obstructions. - Circular Cross Section. Handrails with a circular cross section shall have an outside diameter of 1 1/4 inch minimum and 2 inches maximum. - Noncircular Cross Section. Handrails with a noncircular cross section shall have a perimeter dimension of 4 inches minimum

and 6 1/4 inches maximum, and a cross-section dimension of 2 1/4 inches maximum. - Surfaces. Handrails, and any wall or other surfaces adjacent to them, shall be free of any sharp or abrasive elements. Edges shall be rounded.

- handrail Extensions. Handrails shall extend beyond and in the same direction of stair flight and ramp runs. · Top and Bottom Extension at Ramps. Ramp handrails shall extend horizontally above the landing 12 inches minimum beyond the top and bottom of ramp run. Extensions shall return to a wall, quard, or floor, or shall be continuous

to the handrail of an adjacent ramp run. Top Extension at Stairs. At the top of a stair flight, handrails shall extend horizontally above the landing for 12 inches minimum beginning directly above the landing nosing. Extensions shall return to a wall, guard, or the landing surface, or to the handrail of an adjacent stair flight.

- Bottom Extension at Stairs. At the bottom of a stair flight, handrails shall extend at the slope of he stair flight for a horizontal distance equal to one tread depth beyond the bottom tread nosing. Extensions shall return to a wall, quard, or the landing surface, or shall be continuous to the handrail of an adjacent stair flight.

- General. Accessible windows shall have operable parts.

3. PLUMBING ELEMENTS AND FACILITIES

3.1. Drinking Fountains - Clear Floor Space. A clear floor space positioned for forward approach to the drinking fountain, shall be provided. Knee and toe space shall be provided. The clear floor space shall be centered - Spout Outlet Reight. Spout outlets of wheelchair accessible drinking fountains shall be 36 inches maximum above the floor. Spout outlets of drinking fountains for standing persons shall be 38 inches minimum and 43 inches maximum above he floor.

3.2. Toilets and Bathing Rooms - Turning Space. A turning space shall be provided within the room. The required turning space shall not be provided within the toilet compartment.

- Door Swinq. Doors shall not swinq into the clear floor space or clearance of any fixture. 3.3. Mirrors. - Mirror. Where mirrors are located above lavatories, a mirror shall be located over the accessible lavatory and shall be mounted with the bottom edge of the reflecting surface 40 inches maximum above the floor. Where mirrors are located above counters that do not contain lavatories, the mirror shall be mounted with the bottom edge of the reflecting surface 40 inches maximum above the floor.

Coat Hooks and Shelves. Coat hooks shall be located within one of the reach ranges. Shelves shall be 40 inches minimum and 48 inches maximum above the floor.

3.5. Water Closets and Toilet Compartments - Location. The water closet shall be located with a wall or partition to the rear and to one side. The centerline of the water closet shall be 16 inches minimum and 18 inches maximum from the side wall or partition. Water closets located in ambulatory accessible compartments shall have a centerline of the water closet 17 inches minimum and 19 inches maximum - Clearance Width. Clearance around a water closet shall be 60 inches minimum in width, measured perpendicular from the

- Clearance Depth. Clearance around a water closet shall be 56 inches minimum in depth, measured perpendicular from the - Clearance Overlap. The required clearance around the water closet shall be permitted to overlap the water closet, associated grab bars, paper dispensers, sanitary napkin receptacles, coat hooks, shelves, accessible routes, clear floor space at other fixtures and turning space no other fixture or obstructions shall be within the required water closet - Height. The height of water closet seats shall be 17 inches minimum and 19 inches maximum above the floor, measured to the top of the seat. Seat shall not be sprung to return to a lifted position.

- Grab Bars. Grab bars for water closets shall be provided on the rear wall and on the side wall closest to the water - Fixed Side Wall Grab Bars. Fixed side-wall grab bars shall be 42 inches minimum in length, located 12 inches maximum from the rear wall and extending 54 inches minimum from the rear wall. In addition, a vertical grab bar 18 inches minimum in length shall be mounted with the bottom of the bar located 39 inches minimum and 41 inches maximum above the floor, and with the centerline of the bar located 39 inches minimum and 41 inches maximum from the rear wall. - Rear Wall Grab Bars. Rear wall grab bars shall be 36 inches minimum in length, and extends from the centerline of the water closet 12 inches minimum on the side closest to the wall, and 24 inches minimum on the transfer side.

1. The rear grab bar shall be permitted to be 24 inches minimum in length, centered on the water closet, where wall space does not permit a grab bar 36 inches minimum in length due to the location of a recessed fixture adjacent to the water closet.

- Flush Controls. Flush controls shall be hand operated or automatic. Flush controls shall be located on open side Dispensers. Where the dispenser is located above the grab bar, the outlet of the dispenser shall be located within an area 24 inches minimum and 36 inches maximum from the rear wall. Where the dispenser is located below the grab bar, the outlet of the dispenser shall be located within an area 24 inches minimum and 42 inches maximum from the rear wall, the outlet of the dispenser shall be located 18 inches minimum and 48 inches maximum above the floor. Dispenser shall not be a type that control delivery, or do not allow continuous paper flo - Coat Hooks and Shelves. Coat hooks provided within tõilet compartments shall be 48 inches maximum above the floor. Shelves shall be 40 inches minimum and 48 inches maximum above the floor. - Wheelchair Accessible Compartments

- Minimum Area. The minimum area of a wheelchair accessible compartment shall be 60 inches minimum in width measured perpendicular to the side wall, and 6 inches minimum in depth for wall hung water closets, and 59 inches minimum in depth for for floor mounted water closets measured perpendicular to the rear wall. - Doors. The door shall be self-closing. A door pull shall be placed on both sides of the door near the latch. Toilet compartment doors shall not swing into the required minimum area of the compartment. - Approach. Wheelchair accessible compartments shall be arranged for left-hand or right-hand approach to the

water closet. - Toe clearance at Compartment. The front partition and at least one side partition shall provide a toe clearance of 9 inches minimum above the floor and extending 6 inches beyond the compartment side face of the partition, exclusive of partition support members.

- Ambulatory Accessible Compartments - Size. The minimum area of an ambulatory accessible compartment shall be 60 inches minimum in depth and Doors. The door shall be self-closing. A door pull shall be placed on both sides of the door near

the latch. Compartment doors shall not swing into the required minimum area of the compartment. - Grab Bars. Side wall grab bars shall be provided on both sides of the compartment. - Height and Depth. Urinals shall be of the stall type or be the wall hung type with the rim at 17 inches maximum above

the floor. Wall hung urinals shall be 13 1/2 inches minimum in depth measured from the outer face of the urinal rim to the wall. - Clear Floor Space. A clear floor space positioned for forward approach, shall be provided. - Flush Controls. The flush controls shall be hand operated or automatic.

3.7 Lavatories and Sinks - Clear Floor Space. A clear floor space positioned for forward approach, shall be provided. Knee and toe clearance shall be provided. The dip of the overflow shall not be considered in determining knee and toe clearance. - Height. The front of lavatories and sinks shall be 34 inches maximum above the floor, measured to the higher of the rim

or counter surface. - Faucets. Hand operated faucets shall remain open for 10 seconds minimum. - Lavatories with Enhanced Reach Range. Where enhanced reach range is required at lavatories, faucets and soap dispenser controls shall have a reach depth of Il inches maximum or, if automatic, shall be activated within a reach depth of Il inches maximum. Water and soap flow shall be provided with a reach depth of 11 inches maximum.

- Exposed Pipes and Surfaces. Water supply and drain pipes under lavatories and sinks shall be insulated or otherwise configured to protect against contact. There shall be no sharp or abrasive surfaces under lavatories and sinks. 3.8 Bathtubs

- Clearance. A clearance in front of bathtubs extending the length of the bathtub and 30 inches minimum depth shall be provided. Where a permanent seat is provided at the head end of the bathtub, the clearance shall extend 12 inches minimum beyond the wall at the head end of the bathtub.

- Seat. A permanent seat at the head end of the bathtub or a removable in-tub seat shall be provided. - Bathtub with Permanent Seats - Back Wall. Two horizontal grab bars shall be provided on the back wall, one grab bar shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the floor measured to the top of the gripping

surface and the other located 8 inches minimum and 10 inches maximum above the rim of the bathtub. Each grab bar shall be located 15 inches maximum from the head end wall and extend to 12 inches maximum from the control end wall. - Horizontal Grab Bar. A horizontal grab bar 24 inches minimum in length shall be provided on the control end wall beginning near the front edge of the bathtub and extending towards the inside corner of the bathtub.

- Vertical Graß Bar. A vertical gräb bar 18 inches minimum in length shall be provided on the control end wall 3 inches minimum and 6 inches maximum above the horizontal grab bar and 4 inches maximum inward from the front edge of the bathtub. - Bathtubs without Permanent Seats.

- Back Wall. Two horizontal grab bars shall be provided on the back wall, one grab bar shall be installed in a horizontal position, 33 inches minimum and 36 inches maximum above the floor measured to the top of the gripping surface and the other located 8 inches minimum and 10 inches maximum above the rim of the bathtub. Each grab bar shall be 24 inches minimum in length, located 24 inches maximum from the head end wall and extend to 12 inches maximum from the control end wall.

· Horizontal Grab Bar. A horizontal grab bar 24 inches minimum in length shall be provided on the control end wall beginning near the front edge of the bathtub and extending towards the inside corner of the bathtub. - Vertical Grab Bar. A vertical grab bar 18 inches minimum in length shall be provided on the control end wall 3 inches minimum and 6 inches maximum above the horizontal grab bar and 4 inches maximum inward from the front edge of the bathtub. · Head End Wāll. A horizontal grab bar 12 inches minimum in length shall be provided on the head end

wall at the front edge of the bathtub. Controls. Controls, other than drain stoppers shall be provided on the end wall, located between the bathtub rim and grab bar, and between the open side of the bathtub and the centerline of the width of the bathtub. - Hand Shower, a hand shower with a hose 59 inches minimum in length, that can be used as both a fixed shower head and as a hand shower, shall be provided. The hand shower shall have a control with a non-positive shut-off feature. Where provided, an adjustable-height hand shower mounted on a vertical bar shall be installed so as to not obstruct the use of the grab bars.

-Bathtub Enclosures. Enclosures for bathtubs shall not obstruct controls, faucets, shower and spray unit or obstruct transfer from wheelchair onto bathtub seats or into bathtubs. Enclosures on bathtubs shall not have tracks installed on the rim of the bathtub.

3.9 Shower Compartments

- Transfer-type Shower Compartments - Size. Transfer-type shower compartments shall have a clear inside dimension of 36 inches in width and 36 inches in depth, measured at the center point of the opposing sides. An entry 36 inches minimum

in width shall be provided - Clearance. A clearance of 48 inches minimum in length measure perpendicular from the control wall, and 36 inches minimum in depth shall be provided adjacent to the face of the compartment. · Seat. A folding or non-folding seat shall be provided on the wall opposite the control wall. - Horizontal Grab Bars. Horizontal grab bars shall be provided across the control wall and on the back wall to a point 18 inches from the control wall.

- Vertical Grab Bar. A vertical grab bars 18 inches minimum in length shall be provided on the control end wall 3 inches minimum and 6 inches maximum above the horizontal grab bar, and 4 inches maximum inward from the front edge of the shower. - Controls and Hand Shower. In transfer-type showers, the controls and hand shower shall be located:

1. On the control wall opposite the seat. 2. At a height of 38 inches minimum and 48 inches maximum above the shower floor, and 3. 15 inches maximum, from the centerline of the control wall towards the shower opening. - Standard Roll-in-type Shower Compartments

- Size. Standard roll-in-type shower compartments shall have a clear inside dimension of 60 inches minimum in width and 30 inches minimum in depth, measured at the center point of the opposing sides. An entry 60 inches minimum in width shall be provided. - Clearance. A clearance of 60 inches minimum in length adjacent to the 60 inch width of the open face of the shower compartment, and 30 inches minimum in depth, shall be provided.

- Seat. A folding seat shall be provided on an end wall. - Grab Bar. In standard roll-in type shower, a grab bar shall be provided on the back wall beginning at the edge of the seat, the grab bar shall not be provided above the seat, the back wall grab bar shall extend the length of the wall but shall not be required to exceed 48 inches in length. Where a side wall is provided opposite the seat within 72 inches of the seat, a grab bar shall be provided on the side wall opposite the seat, the side wall grab bar shall extend the length of the wall but shall not be required to exceed 30 inches in length. Grab bars shall be 6 inches maximum from the adjacent wall.

· Controls, in standard roll-in showers, the controls and hand shower shall be located on the back wall above the grab bar, 48 inches maximum above the shower floor and 16 inches minimum and 27 inches maximum from the end wall behind the seat.

- Alternate Roll-in-type Shower Compartments

- Size. Alternate roll-in-type shower compartments shall have a clear inside dimension of 60 inches minimum in width and 36 inches minimum in depth, measured at the center point of the opposing sides. An entry 36 inches minimum in width shall be provided at one end of of the 60-inch width of the compartment. A seat wall, 24 inches minimum and 36 inches maximum in length, shall be provided on the entry side of the compartment. · Seat. A folding seat shall be provided on the seat wall opposite the back wall. - Grab Bar. In alternate roll-in type shower, a grab bar shall be provided on the back and the end wall adjacent to the seat. Grab bars shall not be provided above the seat. Grab bars shall be 6 inches

maximum from the adjacent wall. - Controls, in alternate roll-in shower, the controls and hand shower shall be located 38 inches minimum and 48 inches maximum above the shower floor. In alternate roll-in showers with controls and hand shower located on the end wall adjacent to the seat, the controls and hand shower shall be 27 inches maximum from the seat wall. In alternate roll-in showers with the controls and hand shower located on the back wall opposite the seat, the controls and hand shower shall be located within 15 inches, left or right, or the centerline of the seat. - Hand Shower, a hand shower with a hose 59 inches minimum in length, that can be used as both a fixed shower

shut-off feature. Where provided, an adjustable-height hand shower mounted on a vertical bar shall be installed so as to not obstruct the use of the grab bars. - Threshold. Thresholds in roll-in-type shower compartments shall be 1/2 inch maximum in height. In transfer-type shower compartment, thresholds 1/2 inch maximum in height shall be beveled, rounded, or vertical.

head and as a hand shower, shall be provided. The hand shower shall have a control with a non-positive

3.10 Grab Bars - Cross Section.

- Circular Cross Section. Grab bars with a circular cross section shall have an outside diameter of 1 1/4 inch minimum and 2 inches maximum. - Noncircular Cross Section. Grab bars with a noncircular cross section shall have a cross section dimension of 2 inches maximum, and a perimeter dimension of 4 inches minimum and 4.8 inches maximum. - Spacing. The space between the wall and the grab bar shall be 1 1/2 inches. The space between the grab bar and projecting objects below and at the ends of the grab bar shall be 1 1/2 inches minimum. The space between the grab bar and projecting objects above the grab bar shall be 12 inches minimum. - Surface Hazards. Grab bars, and any wall or other surfaces adjacent to the grab bars, shall be free of sharp or

abrasive elements. Edges shall be rounded. - Structural Strength. Allowable stresses shall not be exceeded for materials used where a vertical or horizontal force of 250 pounds is applied at any point on the grab bar, fastener mounting device, or supporting structure.

- Bathtub Seats. The height of bathtub seats shall be 17 inches minimum and 19 inches maximum above the bathroom floor, measured to the top of the seat. Removable in-tub seats shall be 15 inches minimum and 16 inches maximum in depth. Removable in-tub seats shall be capable of secure placement. Permanent seats shall be 15 inches minimum in depth and shall extend from the back wall to or beyond the outer edge of the bathtub. Permanent seats shall be positioned at the head end of the bathtub.

- Shower Compartment Seats. The height of shower compartment seats shall be 17 inches minimum and 19 inches maximum above the bathroom floor, measured to the top of the seat. In transfer-type and alternate roll-in-type showers, the seat shall extend along the seat wall to the point within 3 inches of the compartment entry. In standard roll-intype showers, the seat shall extend from the control wall to the point within 3 inches of the compartment entry.

4. TYPE 'A' DWELLING UNITS

- Bed Frames. At least one bed shall be provided with an open bed frame with a minimum of 6 1/2 inches clear from the floor to the lowest level of the bed frame Primary Entrance. The accessible primary entrance shall be on an accessible route from public and common areas. The primary entrance shall not be to a bedroom unless it is the only entrance... - Accessible Route.

- Location. At least one accessible route shall connect all spaces and elements that are a part of the unit. Accessible routes shall coincide with or be located in the same area as a general circulation path.

1. An accessible route is not required to attic and basements that are part of a unit. 2. An accessible route is not required to exterior decks, patio, or balconies that have impervious or improved surfaces that are not more than 4 inches below the finish floor level of the adjacent into

- Turning Space. All rooms served by an accessible route shall provide a turning space. - Components. Accessible routes shall consist of one or more of the following elements: walking surface with a slope not steeper than 1:20, doors and doorways, ramps, elevators, and platform lifts. - Operable Parts. Lighting controls, electrical panelboards, electrical switches and receptacles, environmental controls, appliance controls, operating hardware for operable windows, plumbing fixture controls, and user controls for security or intercom systems shall be placed within one or more of the reach ranges.

EXCEPTIONS: 1. Receptacles outlets serving a dedicated use.

2. Where two or more receptable outlets are provided in a kitchen above a length of counter top that is uninterrupted by a sink or appliance, one receptacle shall not be required to comply with the reach ranges. 3. Floor receptacle outlets. 4. HVAC diffusers.

5. Controls mounted on ceiling fans. 6. Where redundant controls other than light switches are provided for a single element, one control in each space shall not be required to comply with the reach ranges. 1. Reset buttons and shut-offs serving appliances, piping and plumbing fixtures.

8. Electrical panelboards - Toilet and Bathing Facilities.

- Grab Bar and Shower Seat Reinforcement. Reinforcement shall be provided for future installation of grab bars at water closets, grab bars at bathtub, and for grab bars and shower seat at shower compartments. - Doors. Doors shall not swing into the clear floor space or clearance for any fixture.

- Lavatory. Lavatories must comply with the requirement for lavatories outlined above. EXCEPTIONS: Cabinetry shall be permitted under the lavatory, provided the following criteria are met: (a) The cabinetry can be removed without removal or replacement of the lavatory, (b) The floor finish extends under the cabinetry, and

(c) The wall behind and surrounding the cabinetry are finished. - Mirrors. Mirrors above accessible lavatories shall have the bottom edge of the reflecting surface 40 inches maximum above the floor. - Water Closet.

- Location. The water closet shall be positioned with a wall to the rear and to one side. The centerline of the water closet shall be 16 inches minimum and 18 inches maximum from the sidewall. - Clearance Width. Clearance around the water closet shall be 60 inches minimum in width, measured perpendicular from the side wall.

- Clearance Depth. Clearance around the water closet shall be 56 inches minimum in depth, measured perpendicular from the rear wall - Clearance overlap. The required clearance around the water closet shall be permitted to overlap the water closet, associated grab bars, paper dispensers, coat hooks, shelves, accessible routes, clear floor required at other fixtures, and the wheelchair turning space. No other fixtures or obstructions shall

be located within the required water closet clearance. A lavatory measuring 24 inches maximum in depth shall be permitted on the rear wall 18 inches minimum from the centerline of the water closet to the side edge of the lavatory where the clearance at the water closet is 66 inches minimum measured perpendicular from the rear wall

- Height. The top of the water closet seat shall be 15 inches minimum and 19 inches maximum above the floor measured to the top of the seat. - Flush Controls. Flush Controls shall be hand-operated or automatic. hand operated flush controls shall be located on the open side of the water closet

- Bathing Fixtures. The accessible bathing fixture shall be a bathtub or a shower compartment. - Bathtub.

EXCEPTIONS

1. The removable in-tub seat required is not required 2. Counter tops and cabinetry shall be permitted at one end of the clearance, provided the following criteria are met:

(a) The countertop cabinetry can be removed, (b) The floor finish extends under the countertop and cabinetry, and (c) The wall behind and surrounding the countertop and cabinetry are finished.

EXCEPTIONS:

1. At standard roll-in shower compartments, lavatories, counter tops and cabinetry shall be permitted at one end of the clearance provided the following criteria are met:

(a) The countertop cabinetry can be removed, (b) The floor finish extends under the countertop and cabinetry, and

(c) The wall behind and surrounding the countertop and cabinetry are finished. 2. The threshold for a shower compartment may be adaptable provided the shower threshold can be made accessible with minimal expense and effort.

- Kitchens and Kitchenettes.

- Minimum Clearance. Clearance between opposing base cabinets, counter tops, appliances, or walls

clearance between all opposing base cabinets, countertops, appliances, or walls within kitchen work areas shall be 60 inches minimum.

EXCEPTIONS (a) The cabinetry can be removed or replaced as a unit.

(c) The wall behind and surrounding the cabinetry are finished.

(b) The floor finish extends under the cabinetry, and

between 29 inches minimum and 36 inches maximum shall be permitted. - Exposed Surfaces. There shall be no sharp or abrasive surfaces under the exposed portion of work surface

- Clear Floor Space. A clear floor space, positioned for forward approach to the sink, shall be

l. The requirement for knee and toe clearance shall not apply to more than one bowl of a multi-bowl sink. 2. Cabinetry shall be permitted to added under the sink, provided the following criteria are met: (a) The cabinetry can be removed or replaced as a unit.

- Height. The front of the sink shall be 34 inches maximum above the floor, measured to the higher of the rim or counter surface. EXCEPTION: A sink and counter that is adjustable or replaceable as a unit at height between

configures to protect against contact. There shall be no sharp or abrasive surfaces under sinks.

within kitchen work areas shall be 40 inches minimum. - U-Shaped Kitchens. In kitchens with counters, appliances, or cabinets on three contiguous sides,

- Work Surface. At least one section of counter shall provide a work surface 30 inches minimum in length. - Clear Floor Space. A clear floor space, positioned for forward approach to the work surface, shall be provided. Knee and toe clearance shall be provided. The clear floor space shall be centered on the

(b) The floor finish extends under the cabinetry, and

- Height. The work surface shall be 34 inches maximum above the floor.

EXCEPTION: A counter that is adjustable or replaceable as a unit to provide a work surface at height

provided. Knee and toe clearance shall be provided. EXCEPTIONS

(c) The wall behind and surrounding the cabinetry are finished.

29 inches minimum and 36 inches maximum, provided rough-in plumbing permits connections of supply and drain pipes for sink mounted at height of 29 inches, shall be permitted. - Exposed Pipes and Surfaces. Water supply and drain pipes under sinks shall be insulated or otherwise

- Clear Floor Space. A clear floor space, positioned for a parallel or forward approach, shall be provided at each kitchen appliance.

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ESIGNED SEAL: WILLIAM A. FEINBERG S5-0006508 AR-0017809 RA-011045 001-017319 12904 AI 12527 8964

0401 012300 31878 1416212 4638 SHEET TITLE **ACCESSIBILITY** REQUIREMENTS

RA-012068-X

date: 12/21/18 PROJ. NO. 18053

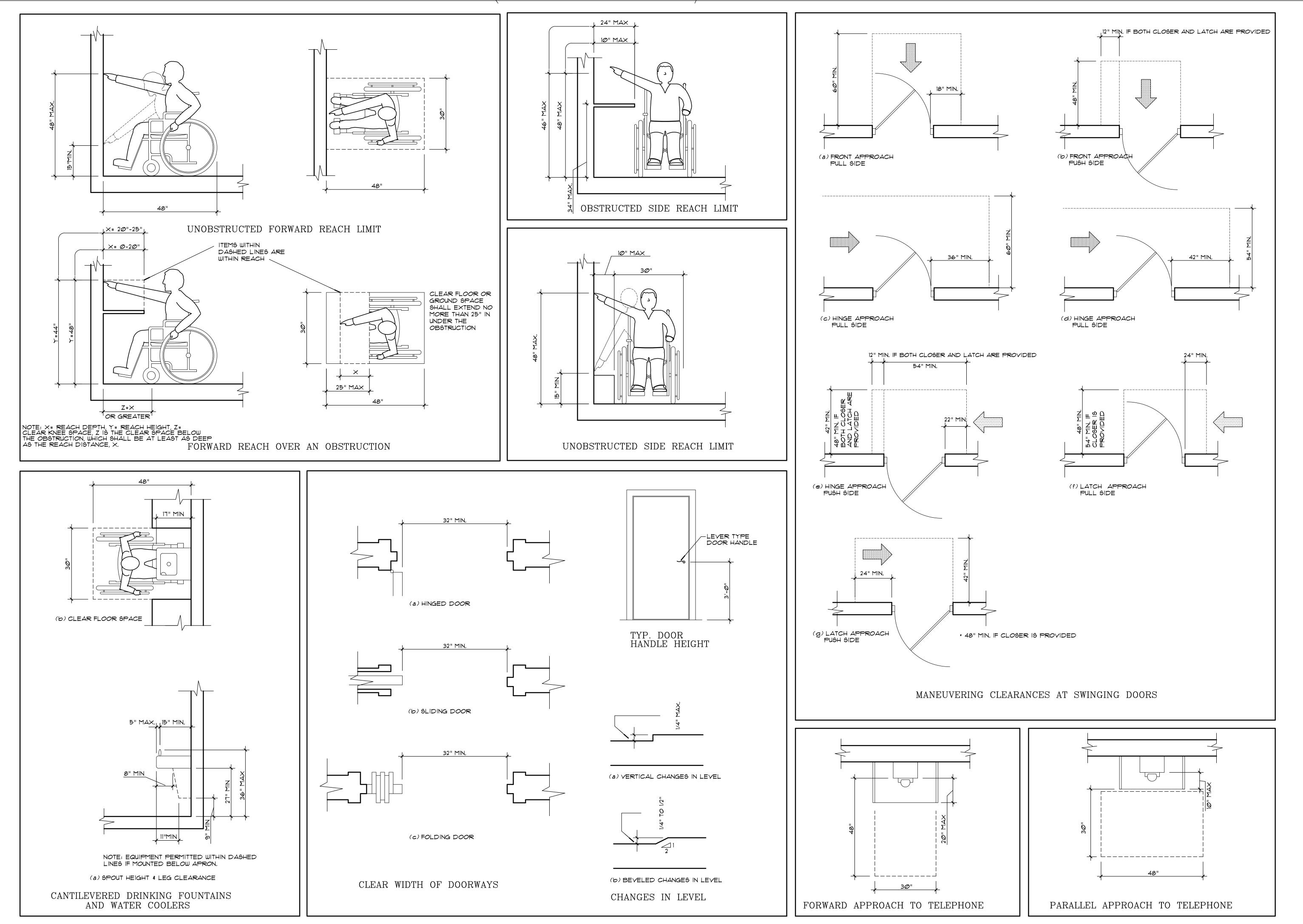
TM

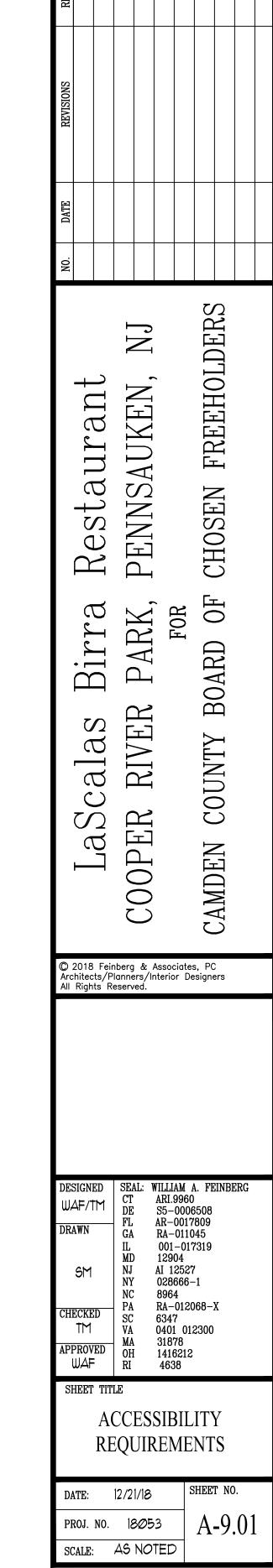
APPROVED

WAF

ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES STANDARDS

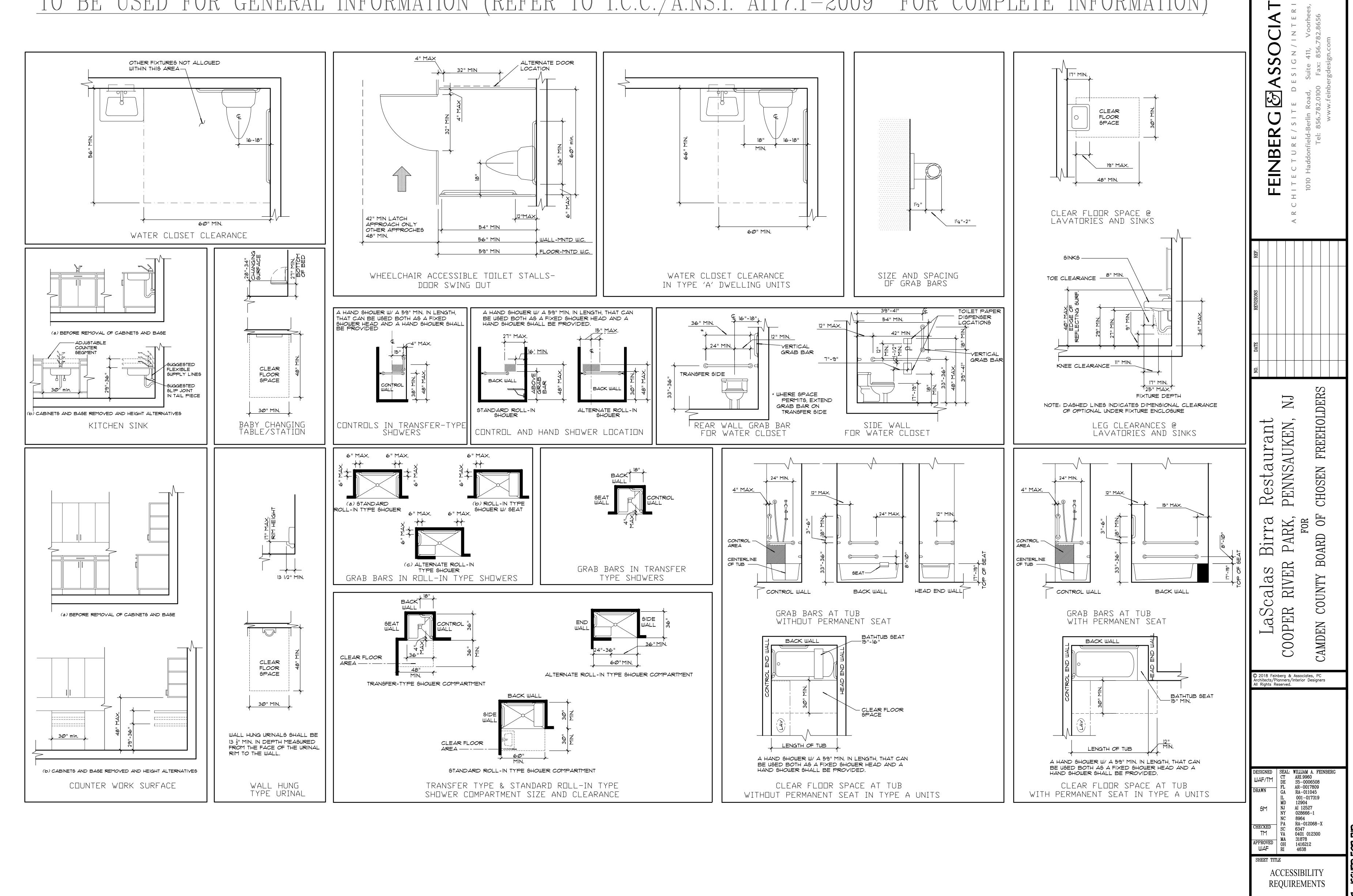
TO BE USED FOR GENERAL INFORMATION (REFER TO I.C.C./A.NS.I. A117.1-2009 FOR COMPLETE INFORMATION)



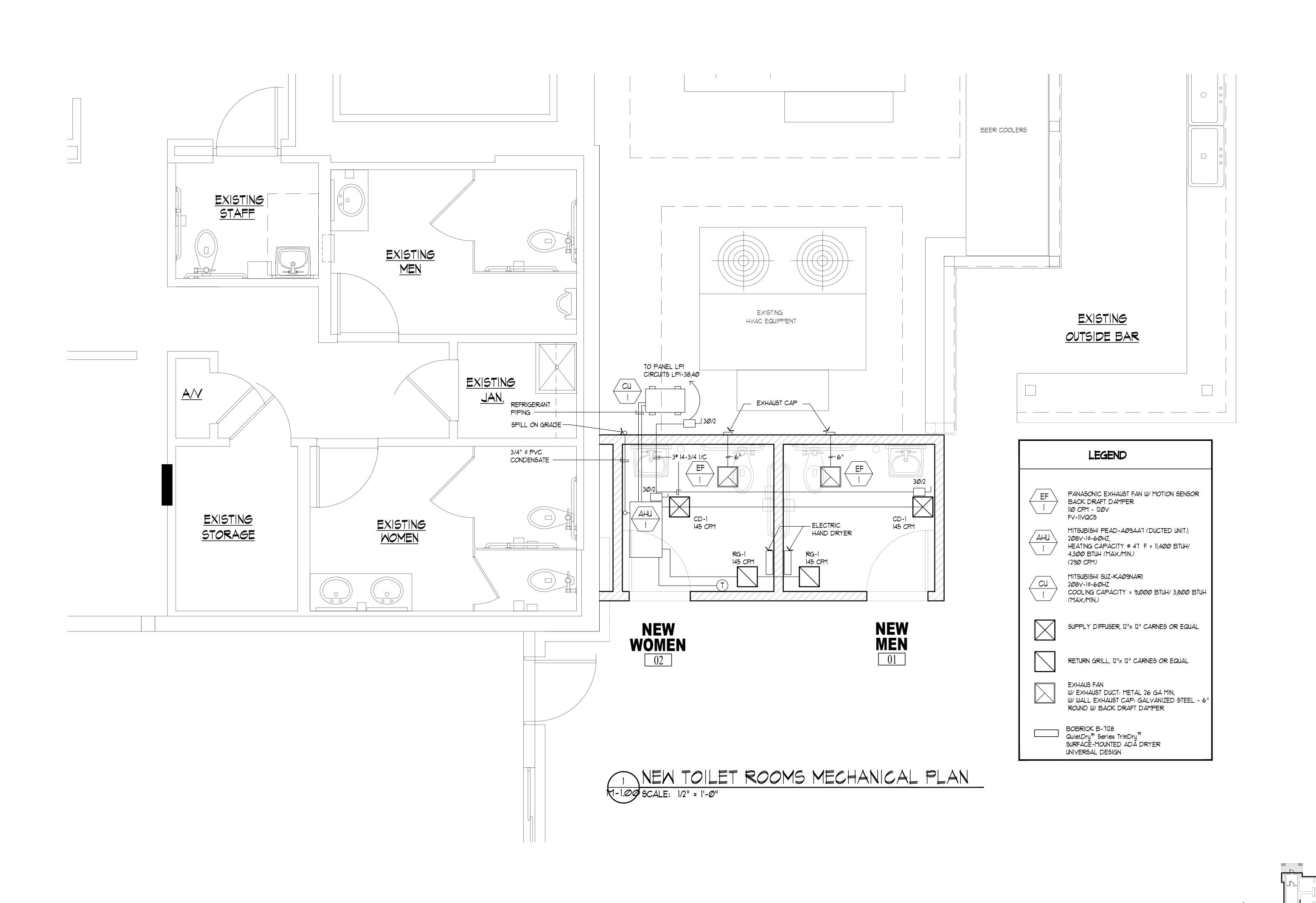


ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES STANDARDS

TO BE USED FOR GENERAL INFORMATION (REFER TO I.C.C./A.NS.I. A117.1-2009 FOR COMPLETE INFORMATION)



DATE: 12/21/18 A-9.02 PROJ. NO. 18*0*53 SCALE: AS NOTED



FEINBERG & ASSOCIATES P.C.

ARCHITECTURE/SITE DESIGN/INTERIO
1010 Haddonfield-Berlin Road, Suite 411, Voorhees, NJ

LaScalas Birra Restaurant
COOPER RIVER PARK, PENNSAUKEN, NJ
FOR
CAMDEN COUNTY BOARD OF CHOSEN FREEHOLDERS

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DESIGNED

WAF/TM

DRAWN

SEAL: WILLIAM A. FEINBER

CT ARI.9960
DE S5-0006508
FL AR-0017809
GA RA-011045
IL 001-017319
MD 12904
NJ AI 12527
NY 028666-1
NC 8964
PA RA-012068-X
SC 6347
TM VA 0401 012300
MA 31878
OH 1416212

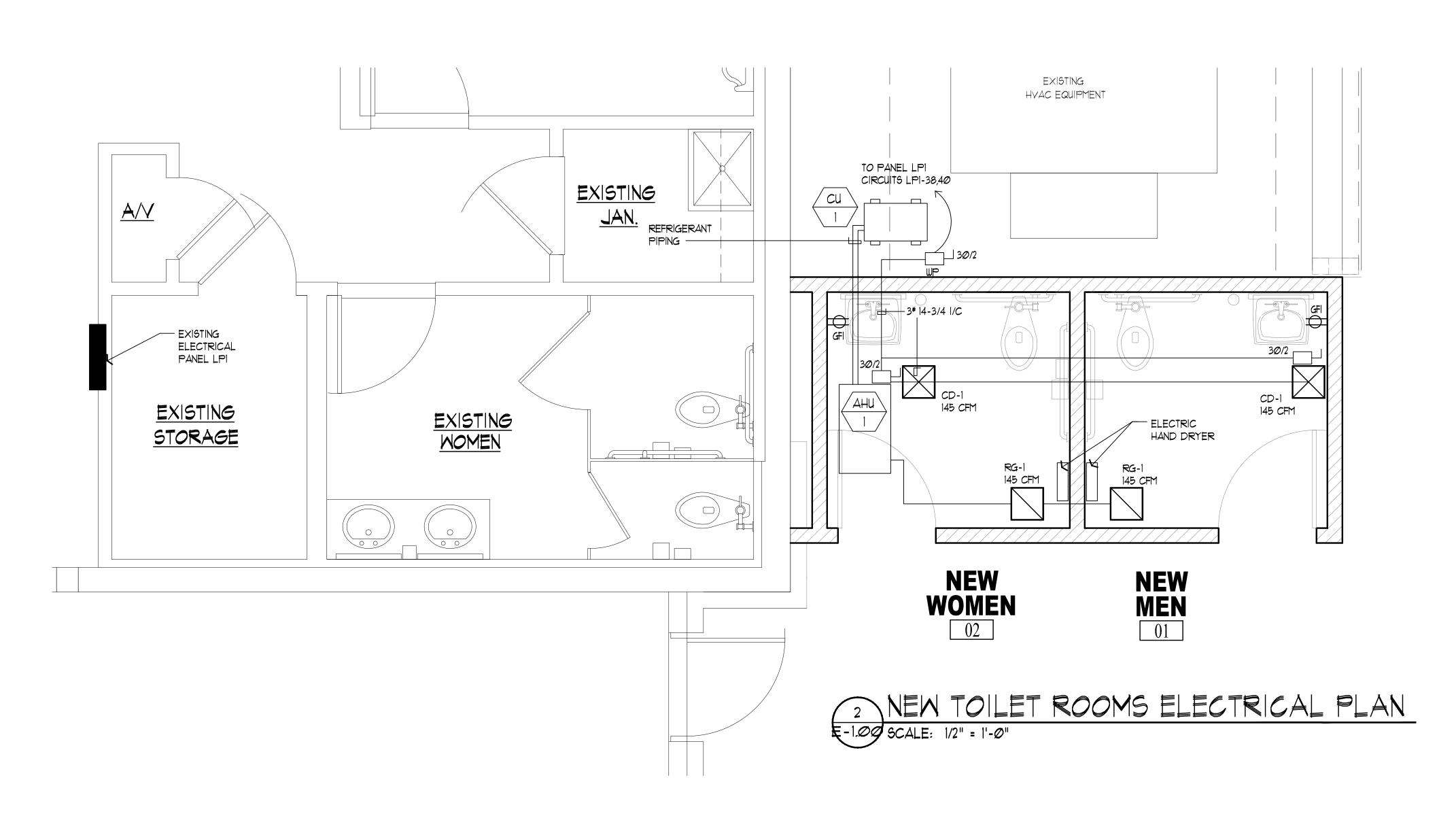
PROVED OH 1416212
WAF RI 4638

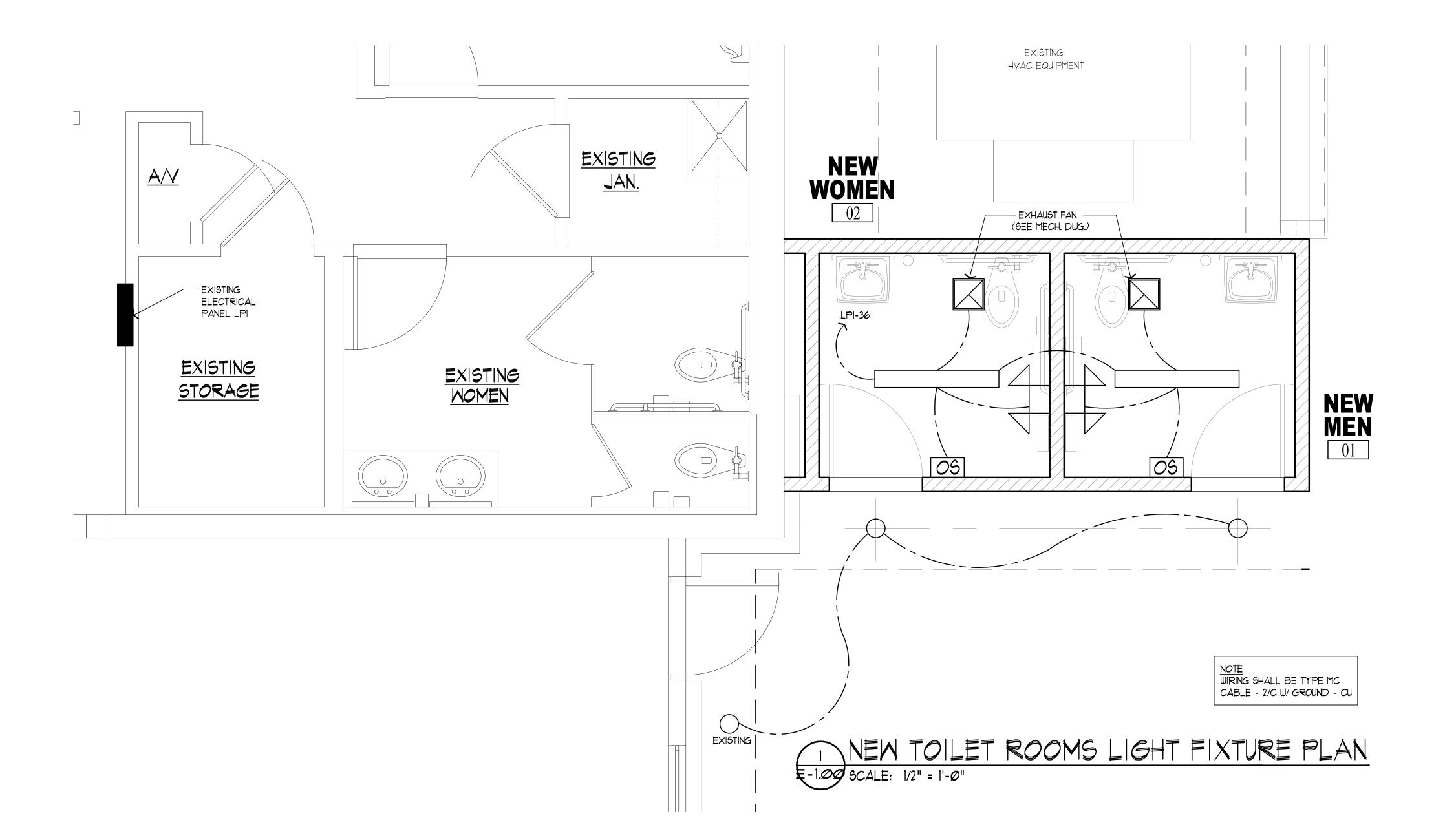
HEET TITLE

TOILET ROOMS
MECHANICAL PLAN

DATE: 12/21/18 SHEET NO.
PROJ. NO. 18053 M-1.
SCALE: AS NOTED

KEY PLAN SCALE: NONE





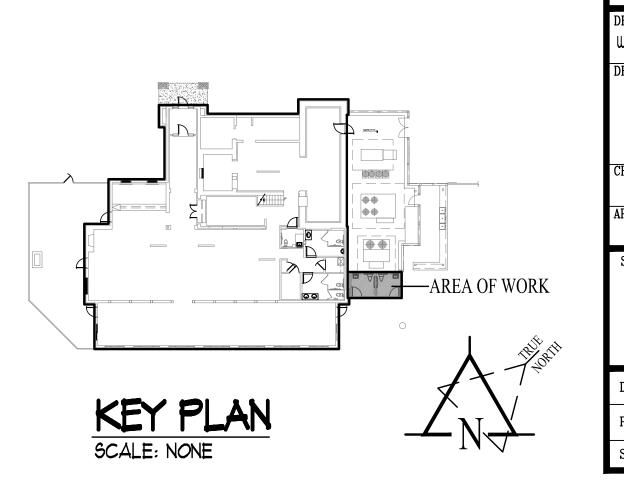
EX	ISTING PANEL "LPI"	VOLT AMP			PHA WIRE			OCATION: OUNTING:			SHORT CIRCUIT RATING: TOTAL CONNECTED LOAD:		3 Д)	
CIR. NO.	DESCRIPTION		LOAD VOLT AMP	WIRE SIZE		T BKR.	CIRCUIT AMPS	BKR.	WIRE SIZE	LOAD VOLT AMP	DESCRIPTION	L	CIR. NO.	_
1													2	
3													4	
5													6	
٦													8	
9													10	
11													12	
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23													24	
25													26	
27													28	
29													3Ø	
31													32	
33													34	
35							2Ø			150	LIGHTING/ FANS - EXT. TO	DILET ROOMS	36	
37							15/			1125	HVAC UNIT		38	NEW CIRCUITS
39							/2			1125	HVAC UNIT		40	REPLACE 20/1 CB'S WITH 15/2 C/B'S
41													42	FOR AC UNIT
43													44	
45													46	
47													48	
49													50	
51													52	
5 3													54	

	LEGEND
EF 1	PANASONIC EXHAUST FAN W/ MOTION SENSOR BACK DRAFT DAMPER 110 CFM - 120V FV-11VQC5
AHU 1	MITSUBISHI PEAD-AØ9AAT (DUCTED UNIT), 208Y-10-60HZ, HEATING CAPACITY © 4T F = 11,400 BTUH/ 4,300 BTUH (MAX/MIN.) (290 CFM)
CU	MITSUBISHI SUZ-KAØ9NARI 2087-10-60HZ COOLING CAPACITY = 9,000 BTUH/ 3,800 BTUH (MAX./MIN.)
	SUPPLY DIFFUSER, 12"x 12" CARNES OR EQUAL
	RETURN GRILL, 12"× 12" CARNES OR EQUAL
	EXHAUS FAN W/ EXHAUST DUCT: METAL 26 GA MIN, W/ WALL EXHAUST CAP: GALVANIZED STEEL - 6" ROUND W/ BACK DRAFT DAMPER
	BOBRICK B-7128 QuietDry [™] Series TrimDry [™] SURFACE-MOUNTED ADA DRYER UNIVERSAL DESIGN

	LEGEND
	SURFACE MOUNTED LED LIGHT - 4' LONG × 4" W/ WIRE GUARD - 52 WATTS COLUMBIA LCL4 40 HL EU LCL EG4
0	4" DIAMETER EXTERIOR RECESSED LED DOWNLIGHT W/ BLACK TRIM, CONTECH *CTR432IL-CLR-B/RA4LIC-13ØK-12D3
4	EMERGENCY LIGHTING BATTERY UNIT - LED 90 MINUTE DUAL-LITE EV2 - 2 HEADS, WHITE
<u>0</u> 5	OCCUPANCY SENSOR - VANDAL RESISTANT - AUTO ON/ AUTO OFF, LEVITON ODSIØ-IDW
	EXHAUST FAN (VENT TO EXTERIOR) SEE MECHANICAL DRAWING
фæп	CONY. OUTLET - GRND FAULT INTERRUPT

NOTE:

1. CONTRACTOR TO COORDINATE DIFFUSERS AND LIGHTING FIXTURE LOCATIONS.



FEINBERG & ASSOCIATES

ARCHITECTURE/SITE DESIGN/INTERIOR

1010 Haddonfield-Berlin Road, Suite 411, Voorhees, NI 086

LaScalas Birra Restaurant

OPER RIVER PARK, PENNSAUKEN, NJ

FOR

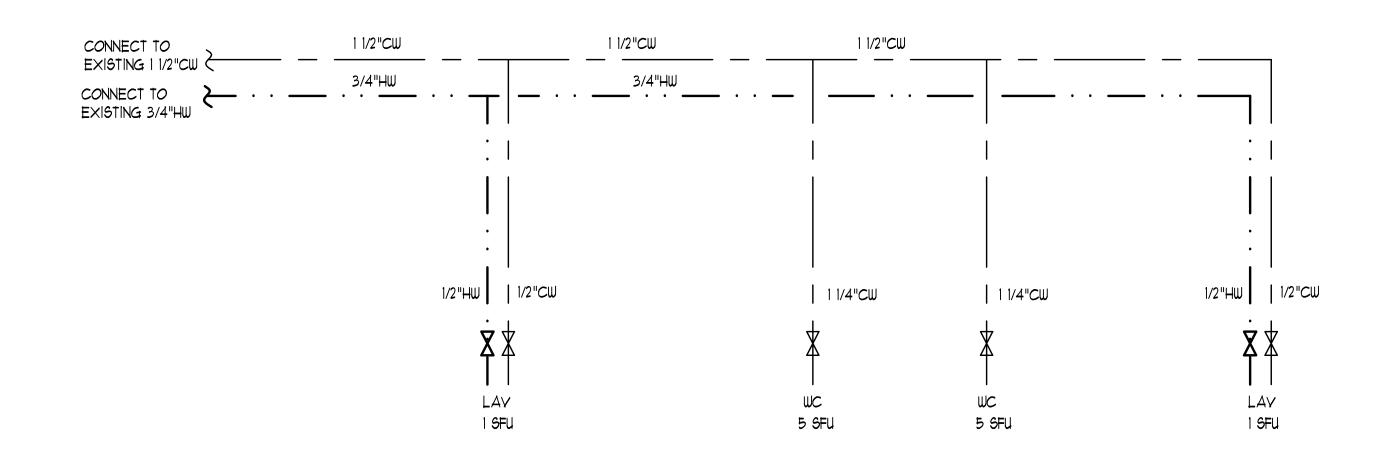
FOR

OEN COUNTY BOARD OF CHOSEN FREEHOLDERS

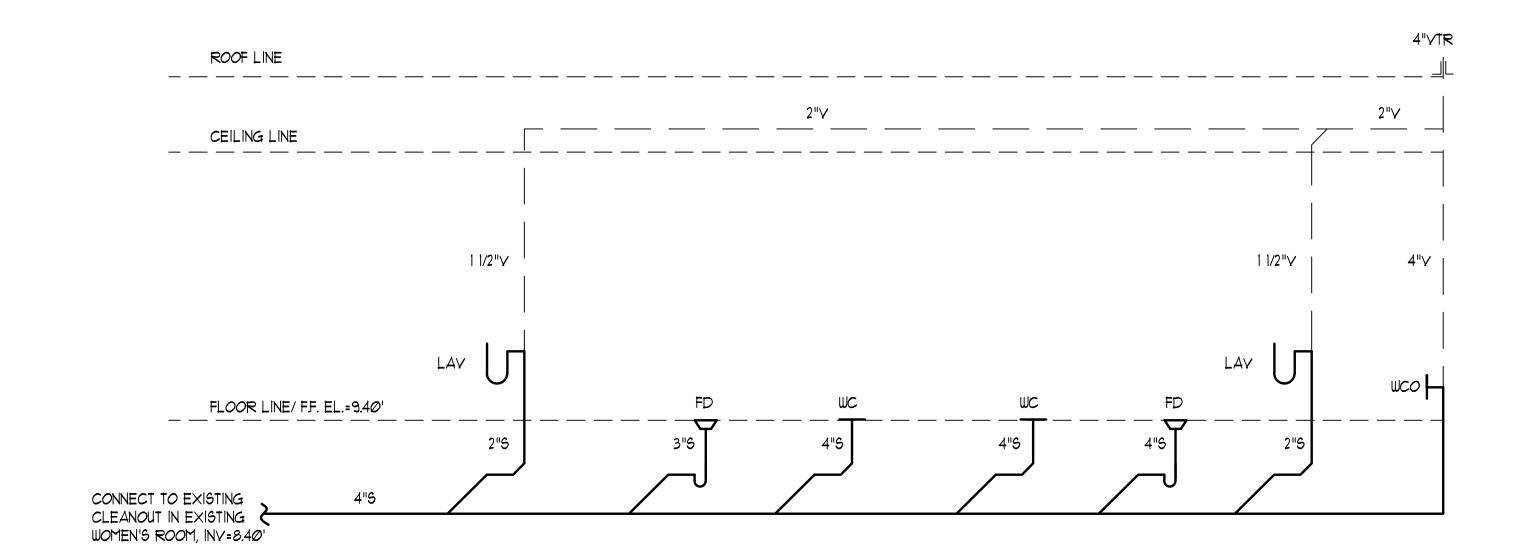
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TOILET ROOMS
-ELECTRICAL PLAN

ATE: 12/21/18 SHEET NOTED CALE: AS NOTED

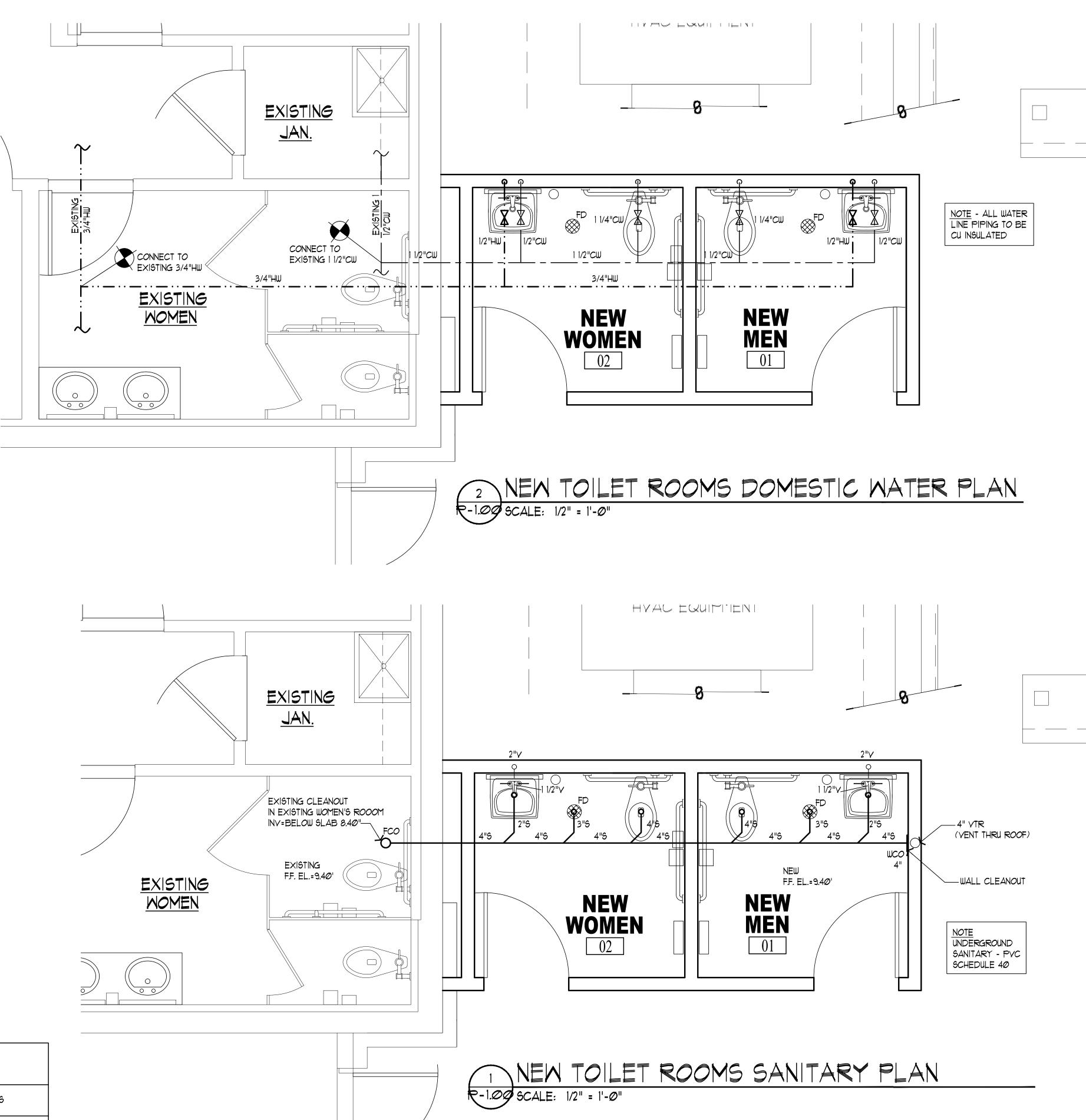


4 DOMESTIC WATER RISER DIAGRAM P-1.00 SCALE: NTS



3 SANITARY RISER DIAGRAM

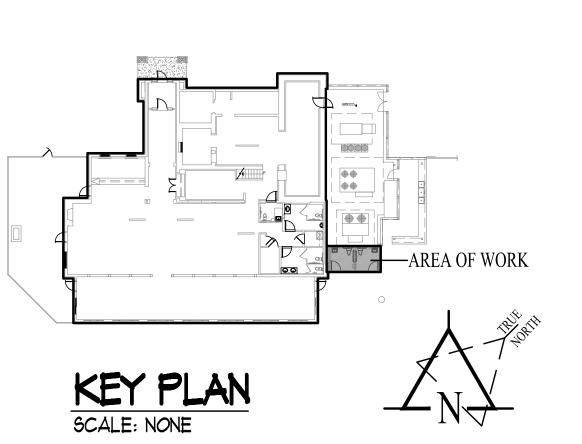
ITEM	DESCRIPTION	MANUFACTURER/ MODEL	FI>	KTURE C	CONNEC	TION	MOUNTING	FAUCET	ACCESSORIES	ADA	ADDITIONAL NOTES
	DESCRIPTION	THANGFACTURER/ HODEL	CW	HW	SAN	VENT		PAUCET		COMPLIANT	ADDITIONAL NOTES
WATER CLOSET	FLOOR MOUNTED W/ FLUSH VALVE, 1.6 GPF, DIRECT-FED SIPHON JET ACTION, 1 1/2" INLET SPUD	AMERICAN STANDARD "MADERA" 3043.001	1 1/4"	-	4"	-	FLOOR	SLOAN 8111 EXPOSED, BATTERY POWERED, SENSOR ACTIVATED FLUSHOMETER	SEAT TO BE SOLID WHITE PLASTIC W/ OPEN FRONT W/OUT COVER, CHROME PLATED SUPPLY WITH STOP, BOLT CAPS		
LAVATORY	WALL HUNG VITREOUS CHINA, 18 1/2" X 17"	AMERICAN STANDARD 0321.075	1/2"	1/2"	2"	1 1/2"	WALL	SLOAN OPTIMA EBF-85-4 BATTERY POWERED, SENSOR ACTIVATED, C.P. BRASS FAUCET WITH VALVE MODULE SOLENOID VALVE W/ FILTER, BATTERY COMPARTMENT, FIBER OPTIC CABLE, MECHANICAL MIXING VALVE BDM, & ETF-460-A C.P. BRASS GRID STRAINER	CHROME PLATED SUPPLY FITTINGS WITH STOPS, CHROME PLATED, IT GAUGE BRASS P-TRAP WITH CLEANOUT, TRUEBRO LAY GUARD #101 EZ	B	CONCEALED ARMS SUPPO ZURN Z-1231 FOR STANDARI WALL CONSTRUCTION
FLOOR DRAIN	ROUND ADJUSTABLE NICKEL-BRONZE STRAINER, TRAP PRIMER CONNECTION	JAY R. SMITH 2010-A W/ THD'D OUTLET			3"		FLOOR		9MITH FIG. 2696T TRAP PRIMER FITTING		
WALL CLEANOUT	WALL CLEANOUT WITH ROUND 304 STAILESS STEEL WALL ACCESS COVER W/ SCREW & NO HUB CLEANOUT TEE (4")	JOSAM 58600-COT SERIES			4"		WALL				



MINIMUM NUMBER OF REQUIRED PLUMBING FIXTURES CHAPTER 7.21 (2015 N.S.P.C.)

LOCATION	USE GROUP	No. OF PERSONS OF EACH SEX	MEN URINALS		MEN W. CLOSET		WOMEN W. CLOSET		MEN LAY.		WOMEN LAY.	
			REQ.	PROV.	REQ.	PROV.	REQ.	PROV.	REQ.	PROV.	REQ.	PRO\
DINING ROOM/ BAR/ SMALL PATIO/ LARGE PATIO	A-2	132	1	1	2	2	3	3	3	3	3	3

• OCCUPANTS PER SEX PER SECTION 1.21.2 (c) N.S.P.C. 2015 IS : .5 x 263 = I32 OCCUPANTS/ SEX



S5-0006508 AR-0017809 RA-011045 12904 RA-012068-X **TOILET ROOMS** PLUMBING PLANS & RISER DIAGRAMS DATE: 12/21/18

P.C.

FEINBER

FREEHOLDERS

CHOSEN

BOARD

COUNTY

CAMDEN

PARK, FOR JARD OF

PENNSAUKEN,

RIVER

COOPER

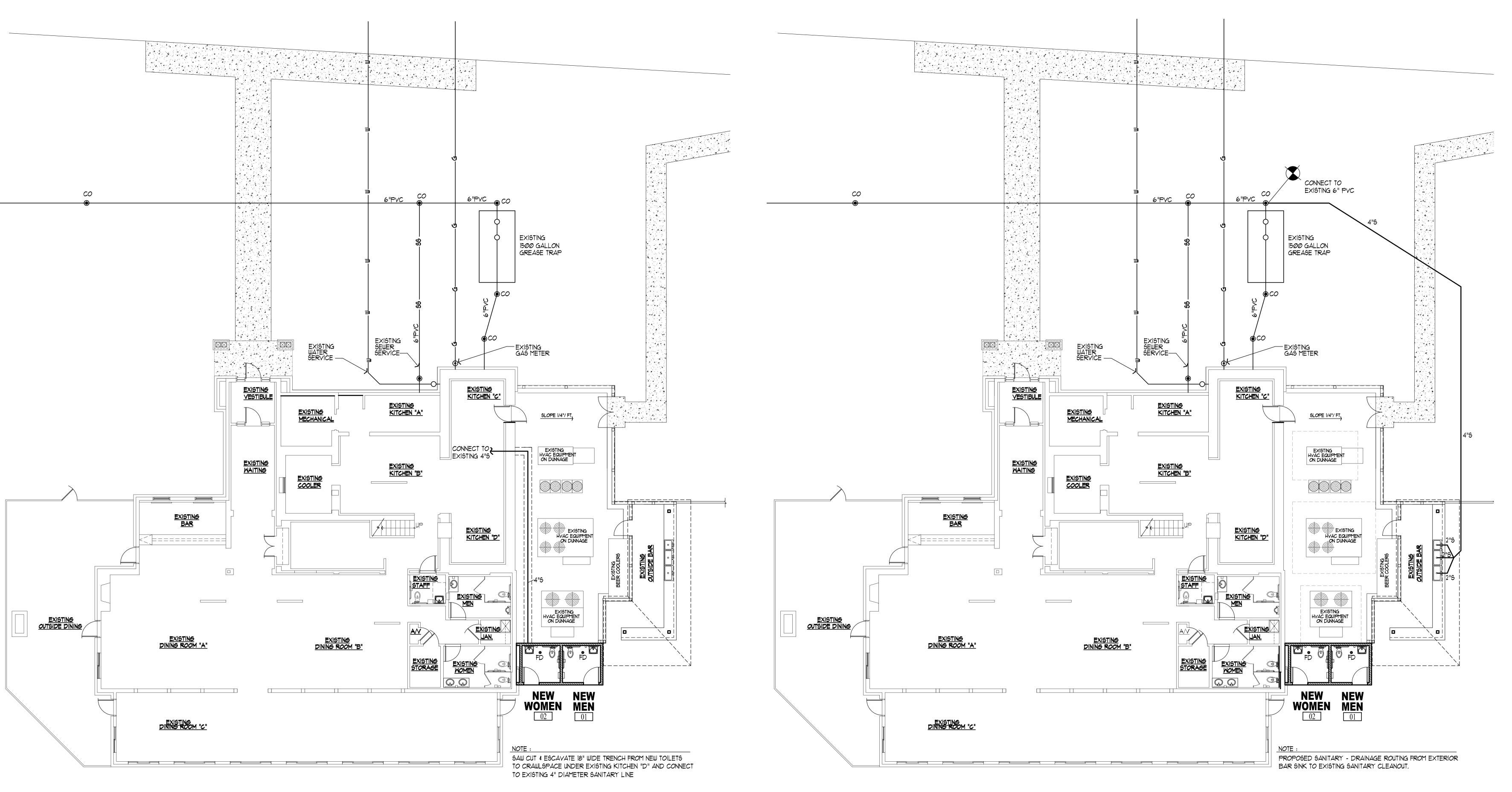
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SCALE: AS NOTED

Restaurant

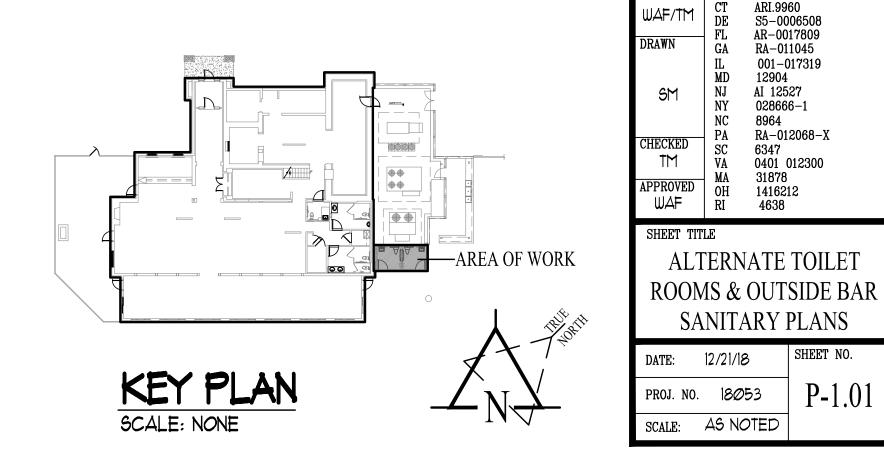
Birra

LaScalas



2 ALTERNATE PLUMBING - SANITARY PLAN P-1.0) SCALE: 1/8" = 1'-0"

OUTSIDE BAR - PLUMBING SANITARY PLAN P-1.0/ SCALE: 1/8" = 1'-0"



FREEHOLDERS Restaurant PENNSAUKEN CHOSEN PARK, FOR JARD OF Birra BOARD RIVER alas COUNTY JaSc COOPER CAMDEN © 2018 Feinberg & Associates, PC Architects/Planners/Interior Designers All Rights Reserved.

ALTERNATE TOILET

SANITARY PLANS