

GROUND FLOOR PLUMBING PLAN - SUPPLY

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

PLUMBING FIXTURE SCHEDULE

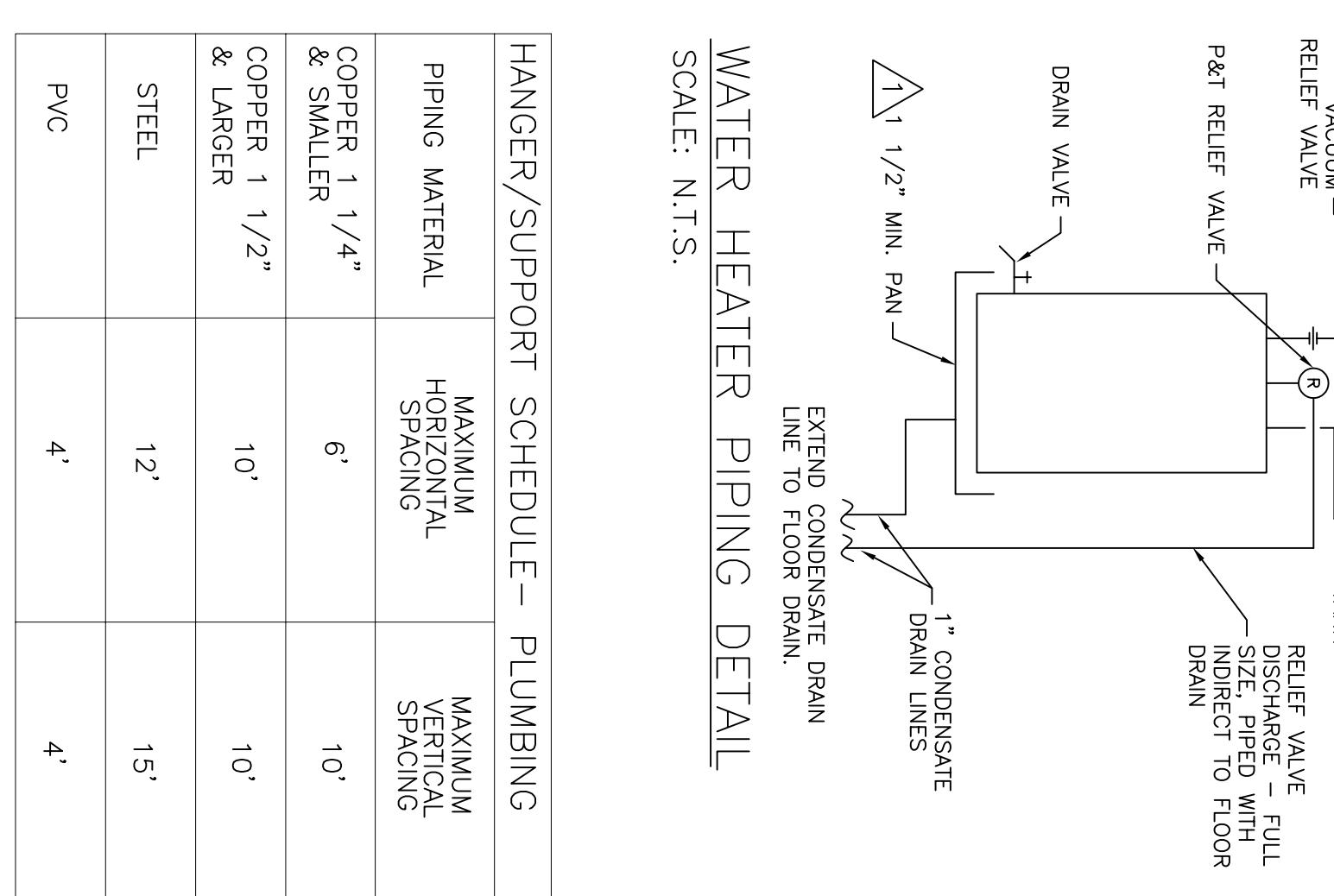
FIXTURE #	DESCRIPTION	FIXTURE MFG. OR MODEL	TRIM MFG. OR MODEL	HW	CW	W	V	REMARKS
WH-1	WATER HEATER	A.O. SMITH DEL. 40		3/4"	3/4"	-	-	ELECTRIC WATER HEATER
WH-2	WATER HEATER	A.O. SMITH DEL. 20		3/4"	3/4"	-	-	ELECTRIC WATER HEATER
WC-1	WATER CLOSET	AMERICAN STANDARD MODEL # 2386.010	SPLIT SEAT WHITE	-	1/2"	4"	1	1/2" MOUNT AT HANDICAP HEIGHT
LAV-1	LAVATORY	AMERICAN STANDARD MODEL # 0353.012	AMERICAN STANDARD MODEL # 7402.000, HERITAGE CHROME WITH HANDLES MODEL # 142H, CHROME	3/8"	3/8"	2"	1	1/2" WALL-HUNG, SINK TRAP INSULATION PER ADA, MOUNT AS PER PRINTS
LAV-2	LAVATORY	AMERICAN STANDARD MODEL # 0419.444	AMERICAN STANDARD MODEL # 7402.000, HERITAGE CHROME WITH HANDLES MODEL # 142H, CHROME	3/8"	3/8"	2"	1	1/2" COUNTERTOP LAVATORY
BS-1	FUTURE 3-BOWL SINK	FLORESTONE WHITE	FAUCET SET BY HANDBLIT SIDE BAR, GRAB BARS	1/2"	1/2"	2"	1	1/2" VALVES SHALL BE PRESSURE BALANCE ANTI-SCALD TYPE PER ASTM 1016.
SH-1	HANDICAP SHOWER	FLORESTONE 3PC-40-40H	AMERICAN STANDARD MODEL # 1675.502	3/8"	3/8"	2"	1	1/2" VALVES SHALL BE PRESSURE BALANCE ANTI-SCALD TYPE PER ASTM 1016.
SH-2	BATH/SHOWER	FLORESTONE WHITE 6034S-3W	AMERICAN STANDARD MODEL # 1675.502	3/8"	3/8"	2"	1	1/2" VALVES SHALL BE PRESSURE BALANCE ANTI-SCALD TYPE PER ASTM 1016.
SH-3	SHOWER	FLORESTONE WHITE 36-3W	AMERICAN STANDARD MODEL # 1675.501	1/2"	1/2"	2"	1	1/2" VALVES SHALL BE PRESSURE BALANCE ANTI-SCALD TYPE PER ASTM 1016.
W-1	WASHER CONNECTION			1/2"	1/2"	2"	1	1/2" W/ PANI
SS-1	SERVICE SINK	FLORESTONE SERVICE SINK 26-3W	AMERICAN STANDARD MODEL # 7401.112H	3/8"	3/8"	3"	1	1/2"
KS-1	DOUBLE BASIN SS SINK	ELKAY MODEL # LR-3332 LUSTERONE 18 GAUGE 4 HOLES	AMERICAN STANDARD MODEL # 6274.000, HERITAGE CHROME WITH HANDLES MODEL # 142H, TWO SETS	3/8"	3/8"	2"	1	1/2" ELKAY MODEL # LK24RT ROTARY LEVER OPERATION DRAIN OUTLET
FFHB	FROST FREE HOSE BIB	ZURN CO-2401		1/2"				LOCKABLE COVER
FOO	FLOOR CLEAN OUT	ZURN CO-2401						TRAP BRIMER @ MECH. ROOM W/ HAND SPRAY ONLY
FD-1	FLOOR DRAIN	ZURN FD-2201				2"		

SECOND FLOOR PLUMBING PLAN - SUPPLY

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

ADX COMPLIANCE STANDARDS:

- OPERABLE PARTS:**
- LIGHTING CONTROLS, ELECTRICAL RECEPTACLES, ENVIRONMENTAL CONTROLS, AND USER CONTROLS FOR SECURITY OR INTERCOM SYSTEMS, EXCEPT FOR THE FOLLOWING EXCEPTIONS:
01. ELECTRICAL RECEPTACLES SERVING A DEDICATED USE.
 02. SWITCHES.
 03. A SINGLE OUTLET WHERE ALL OF THE FOLLOWING CONDITIONS ARE NOT MET:
 - (a) THE OUTLET IS ABOVE A LENGTH OF COUNTERTOP THAT IS UNINTERRUPTED BY A SINK OR APPLIANCE, AND
 - (b) AT LEAST ONE RECEPTACLE IS PROVIDED FOR EACH 10' OF COUNTERTOP UNINTERRUPTED, AND
 - (c) ALL OTHER RECEPTACLES PROVIDED FOR THAT LENGTH OF COUNTERTOP COMPLY.
- SHALL COMPLY WITH THE FOLLOWING:**
01. A PARALLEL 30"x48" CLEAR FLOOR OR GROUND SPACE
 02. THE FOLLOWING REACH RANGES:
 - (a) UNOBSTRUCTED SIDE REACH: 48" H MAX.
 - (b) OBSTRUCTED SIDE REACH WITH 10" MAX. PROJECTION: 48" H MAX.
 - (c) OBSTRUCTED SIDE REACH WITH 24" MAX. PROJECTION: 46" H MAX.
- THE FOLLOWING EXCEPTIONS APPLY:**
1. WHERE THE USE OF SPECIAL EQUIPMENT DICTATES OTHERWISE.
 2. WHERE ELECTRICAL AND COMMUNICATIONS SYSTEMS RECEPTACLES ARE NOT NORMALLY INTENDED FOR USE BY BUILDING OCCUPANTS.

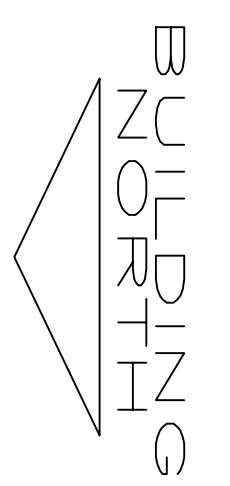
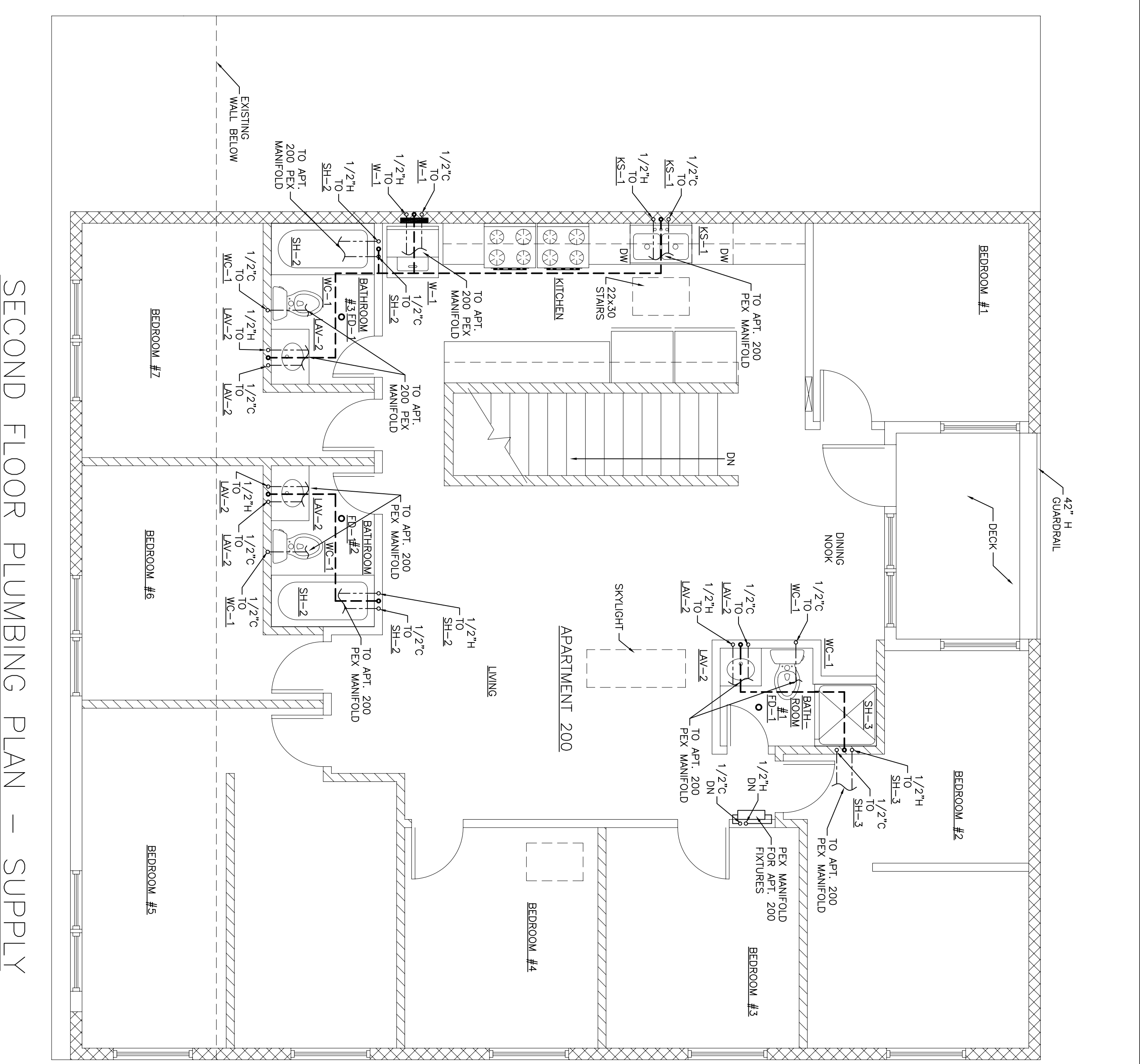
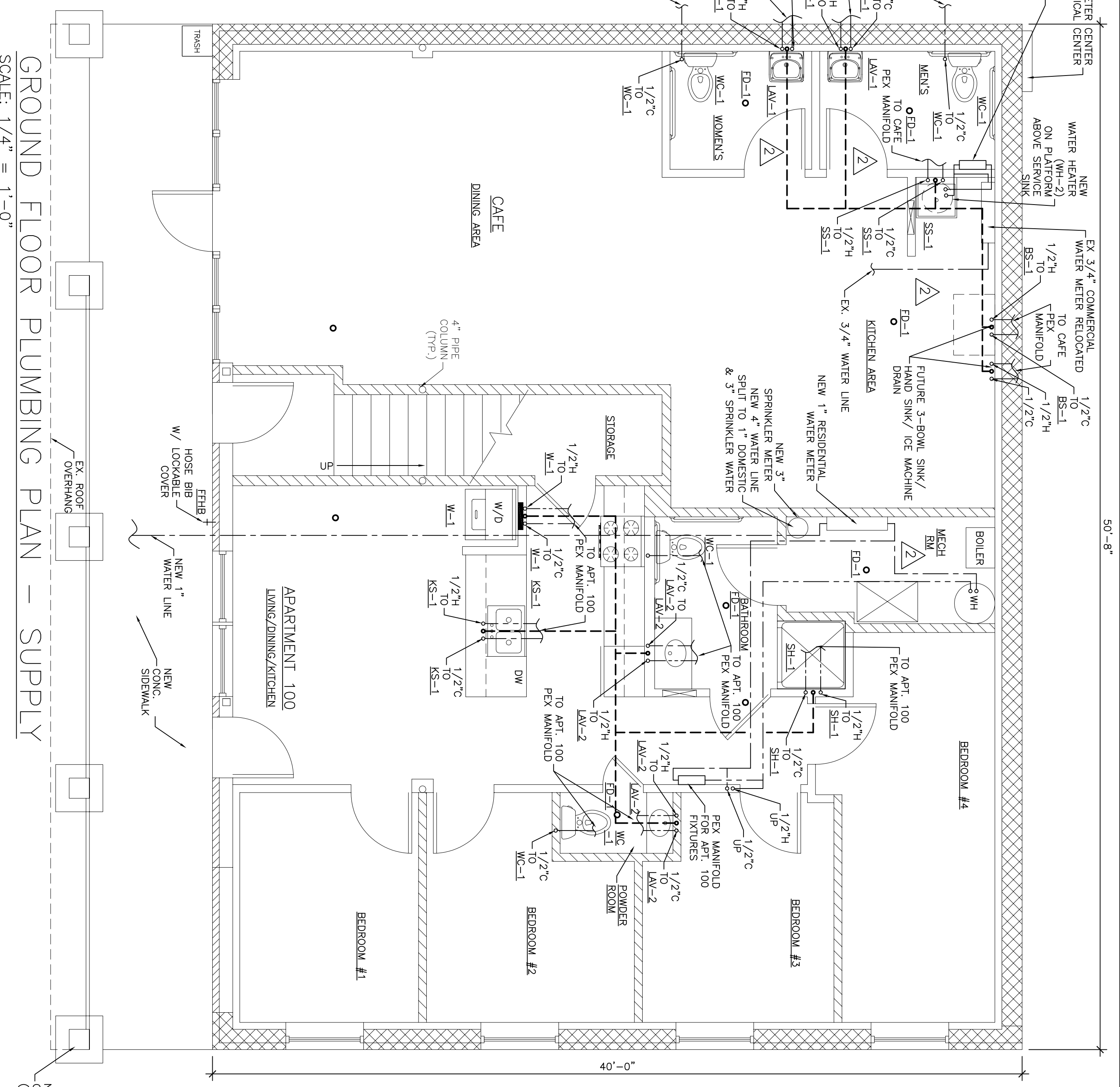


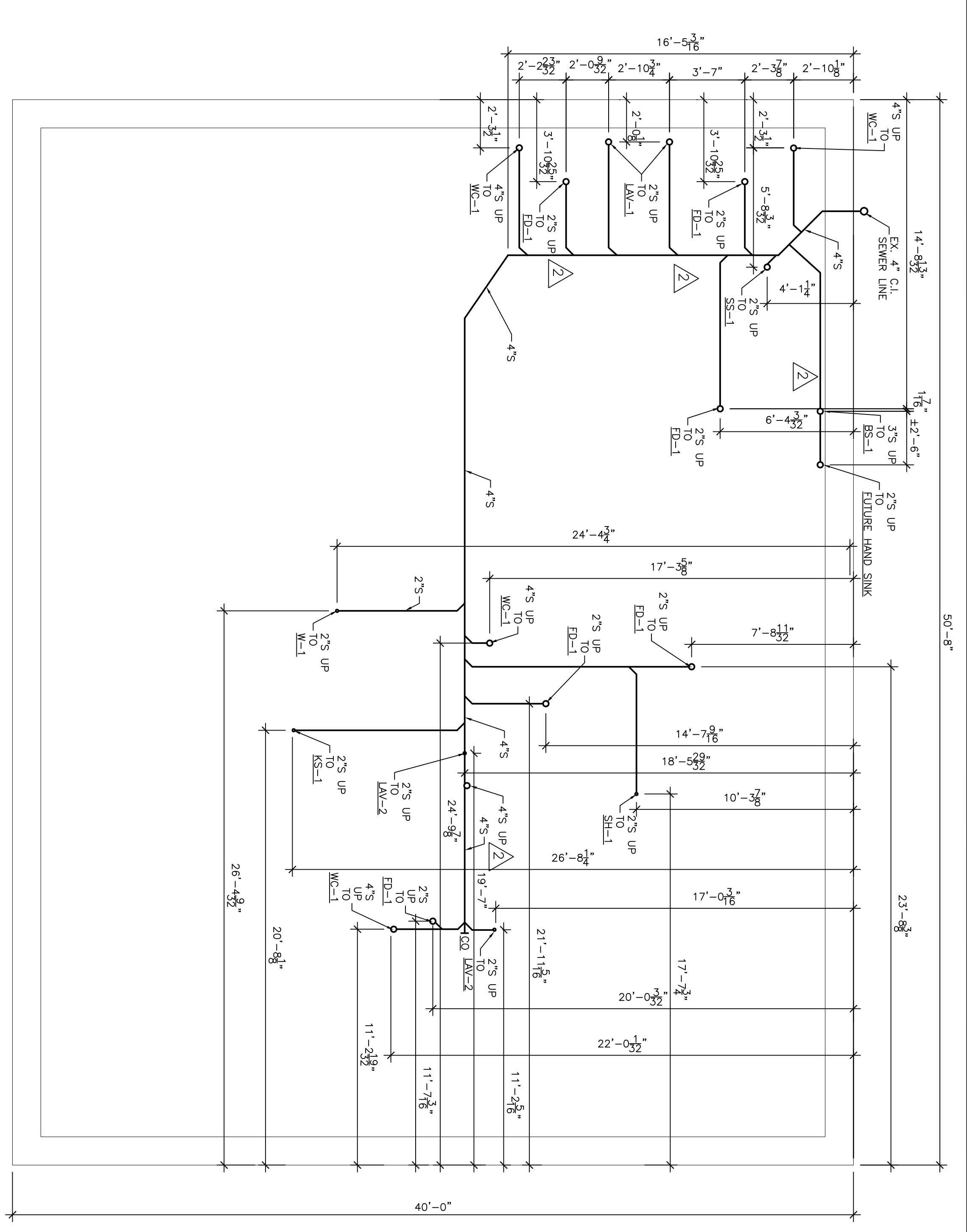
HANGER/SUPPORT SCHEDULE - PLUMBING

PIPING MATERIAL	MAXIMUM HORIZONTAL SPACING	MAXIMUM VERTICAL SPACING
COPPER 1 1/4" & SMALLER	6'	10'
COPPER 1 1/2" & LARGER	10'	10'
STEEL	12'	15'
PVC	4'	4'

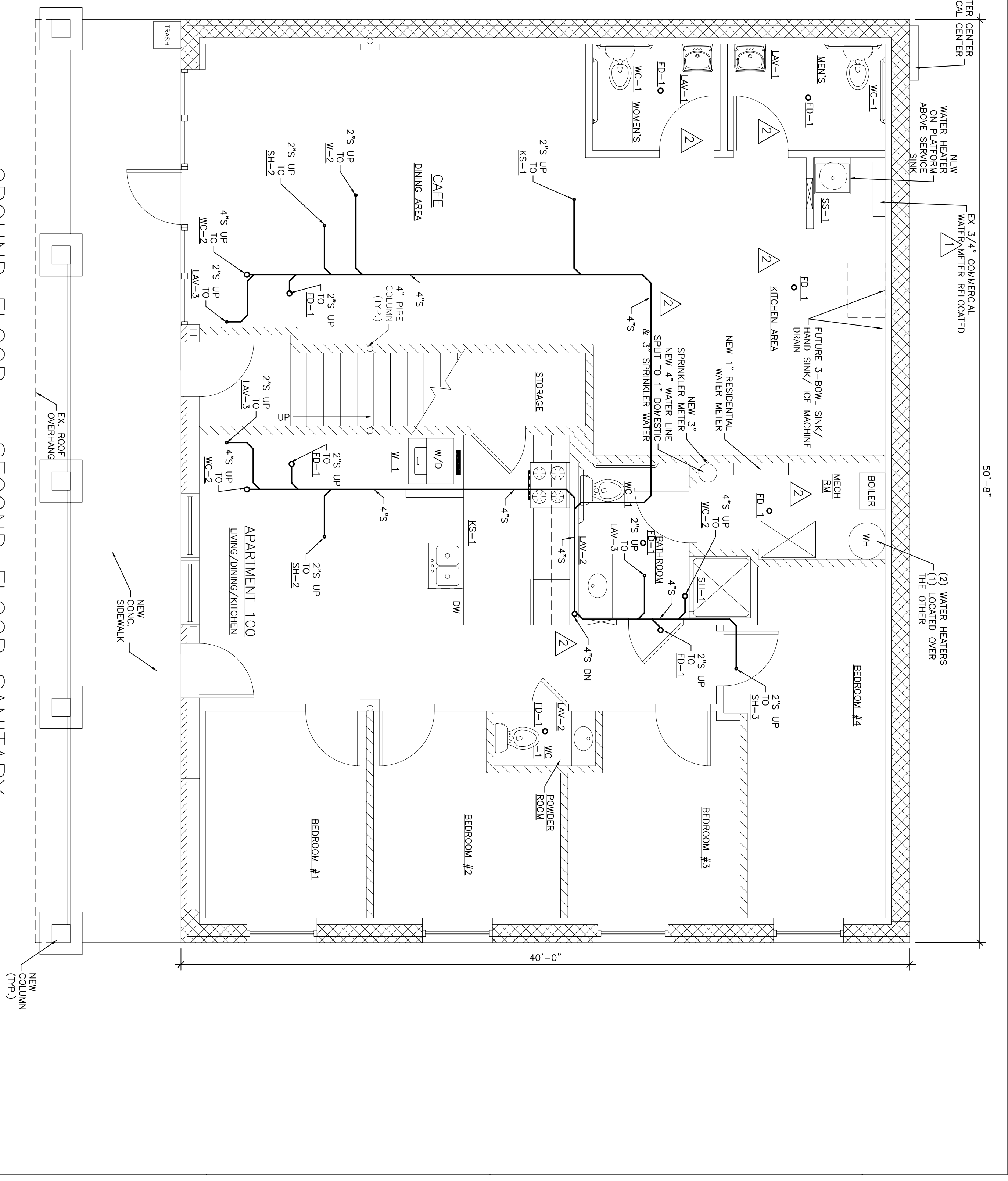
LEGEND

	COLD WATER LINE
	HOT WATER LINE
	SEWER LINE
	VENT LINE
	1HR WALL
	1HR EXT. WALL

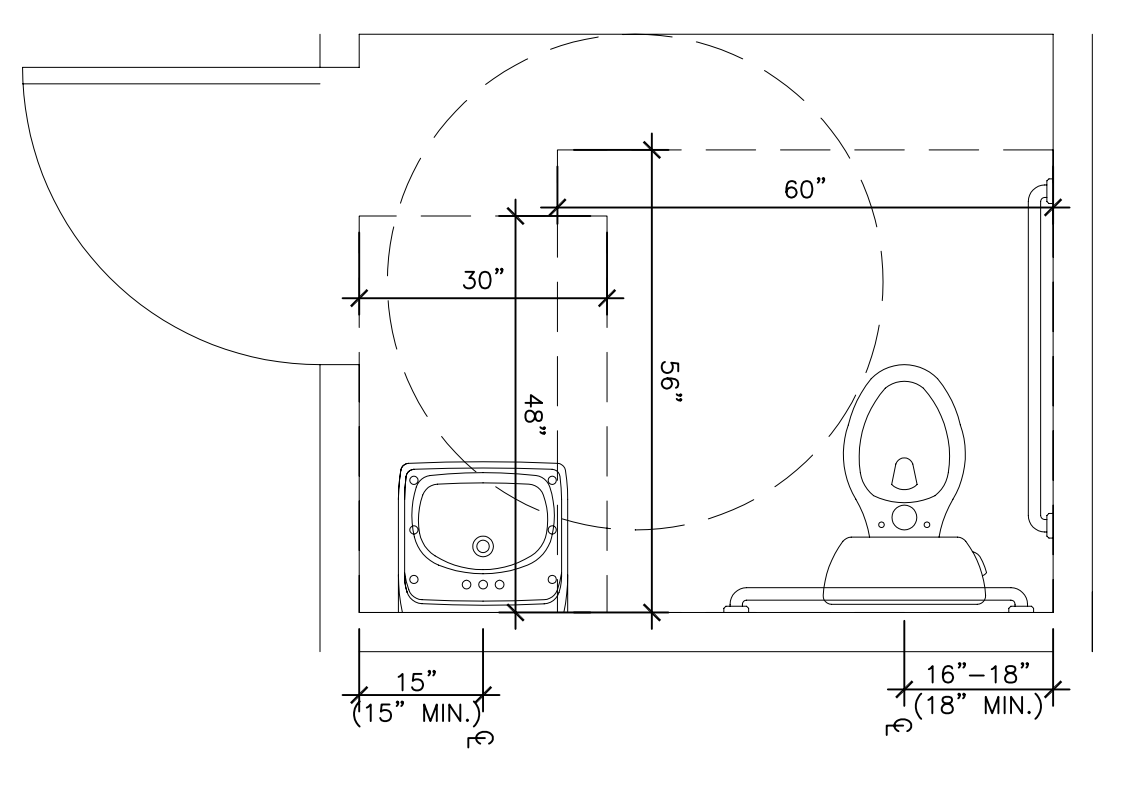




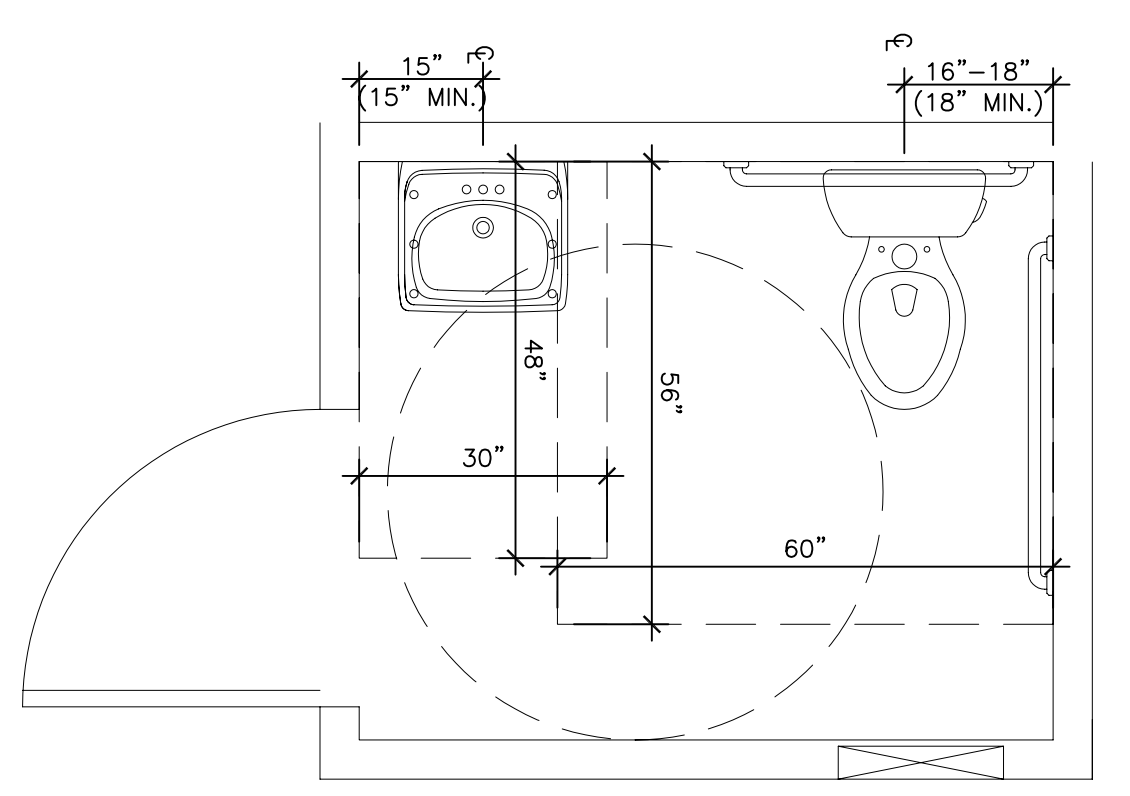
UNDERGROUND PLUMBING - GROUND FLOOR SANITARY
SCALE: 1/4" = 1'-0"



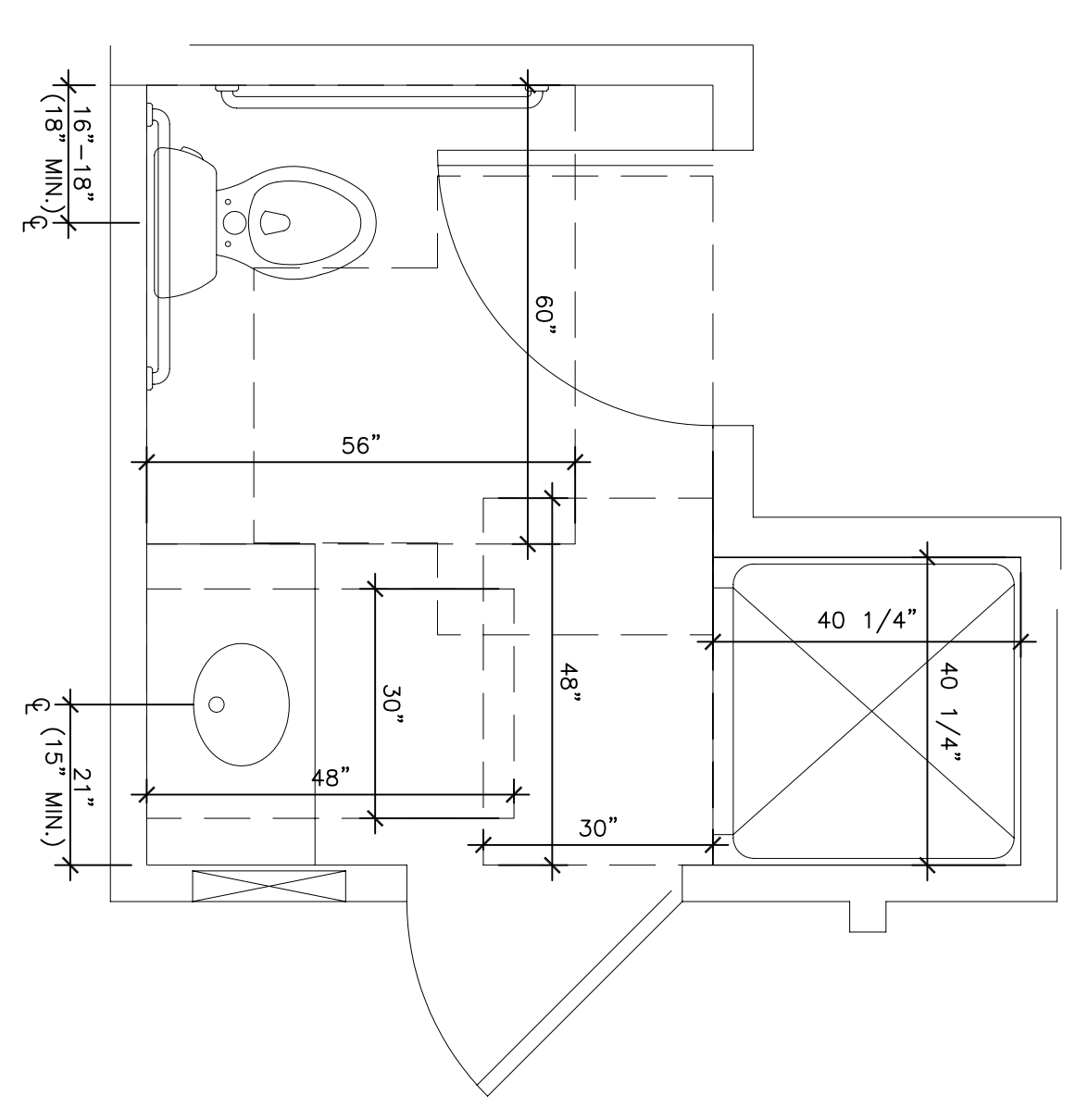
GROUND FLOOR - SECOND FLOOR SANITARY
SCALE: 1/4" = 1'-0"



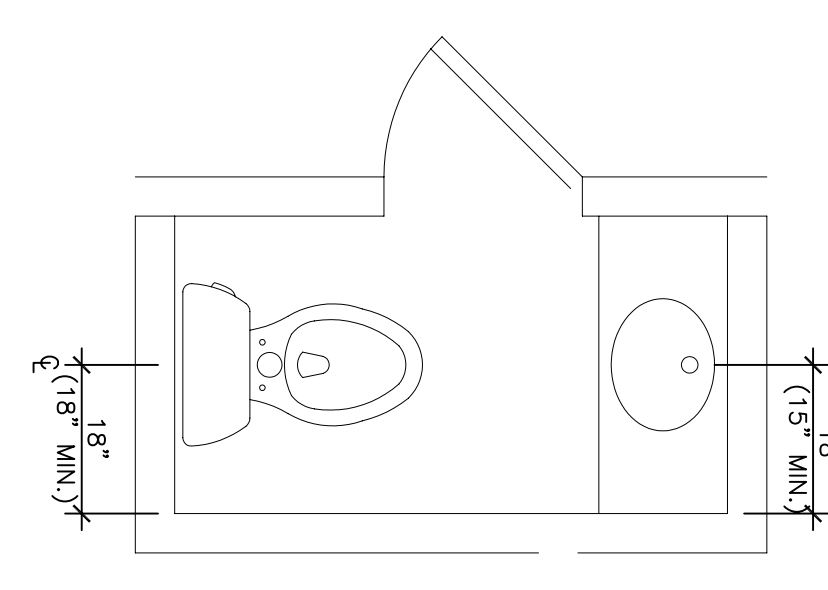
CAFE
WOMEN'S
SCALE: 1/2" = 1'-0"



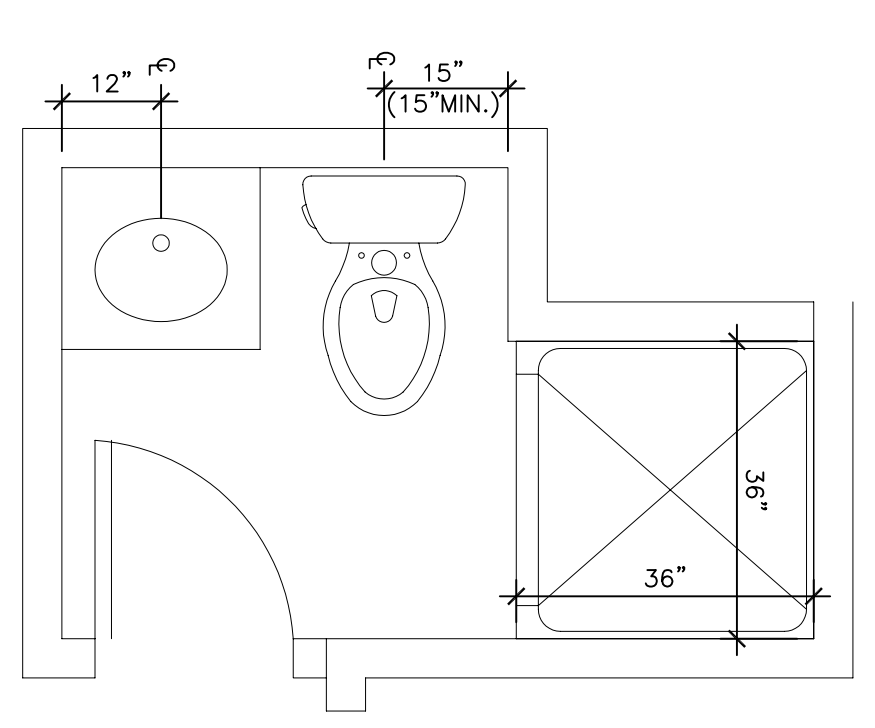
CAFE
MEN'S
SCALE: 1/2" = 1'-0"



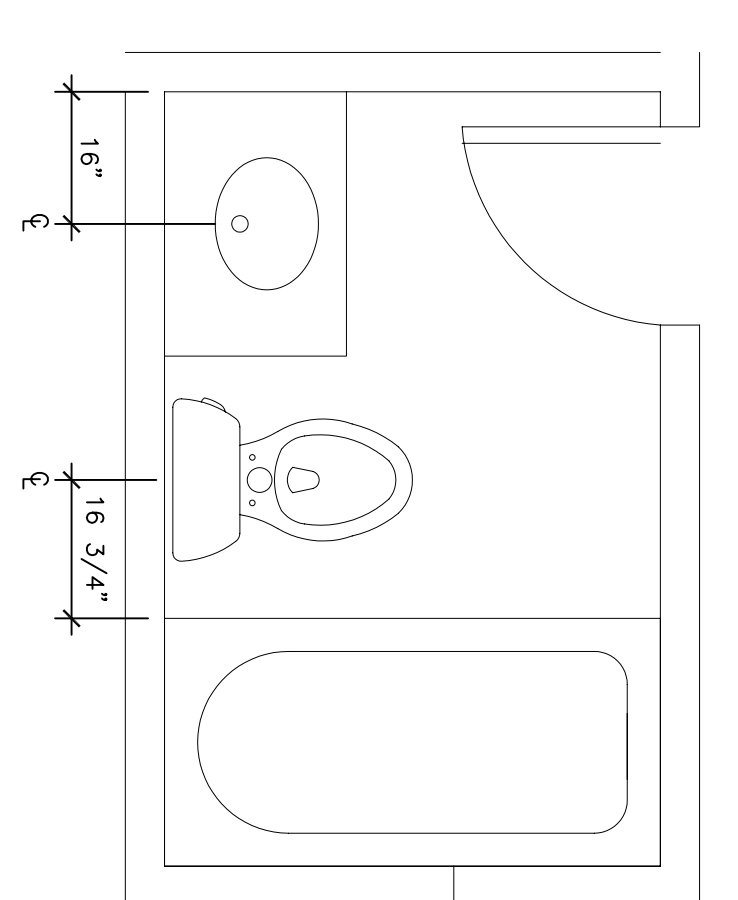
APARTMENT 100
BATHROOM
SCALE: 1/2" = 1'-0"



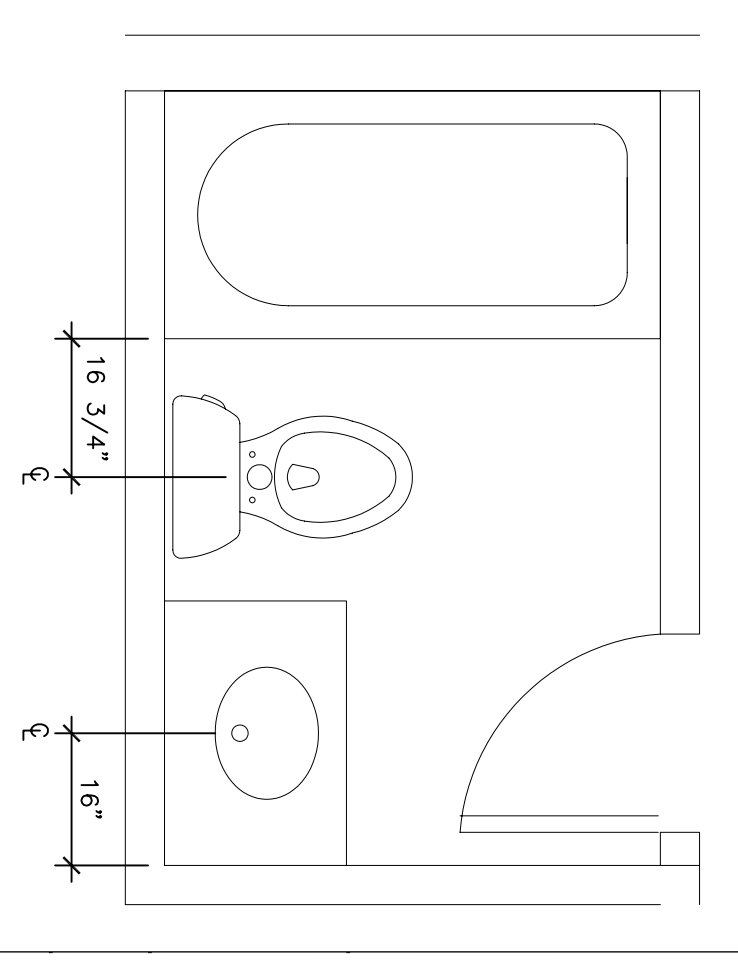
APARTMENT 100
POWDER ROOM
SCALE: 1/2" = 1'-0"



APARTMENT 200
BATHROOM #1
SCALE: 1/2" = 1'-0"



APARTMENT 200
BATHROOM #2
SCALE: 1/2" = 1'-0"



APARTMENT 200
BATHROOM #3
SCALE: 1/2" = 1'-0"

LEGEND

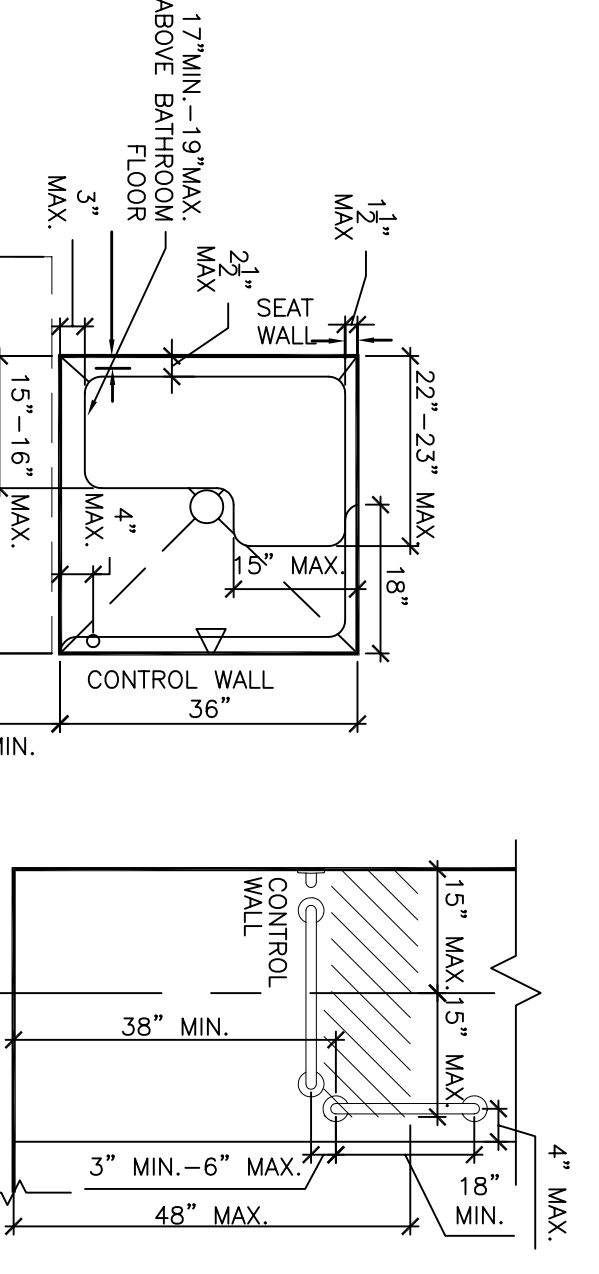
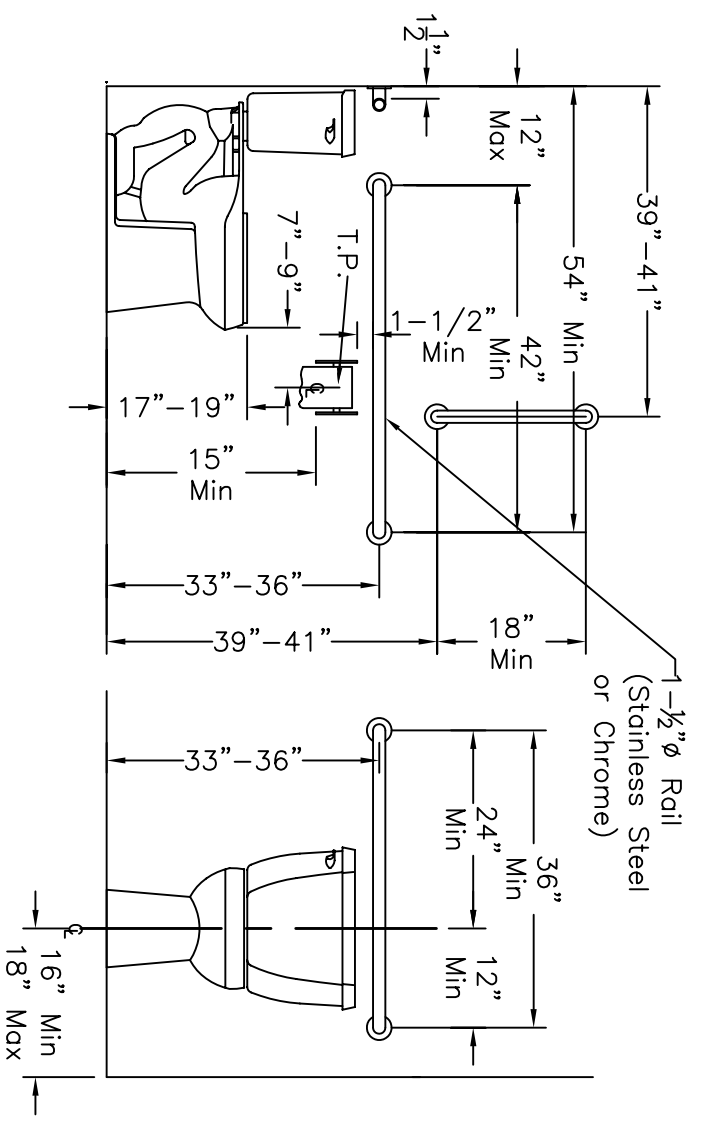
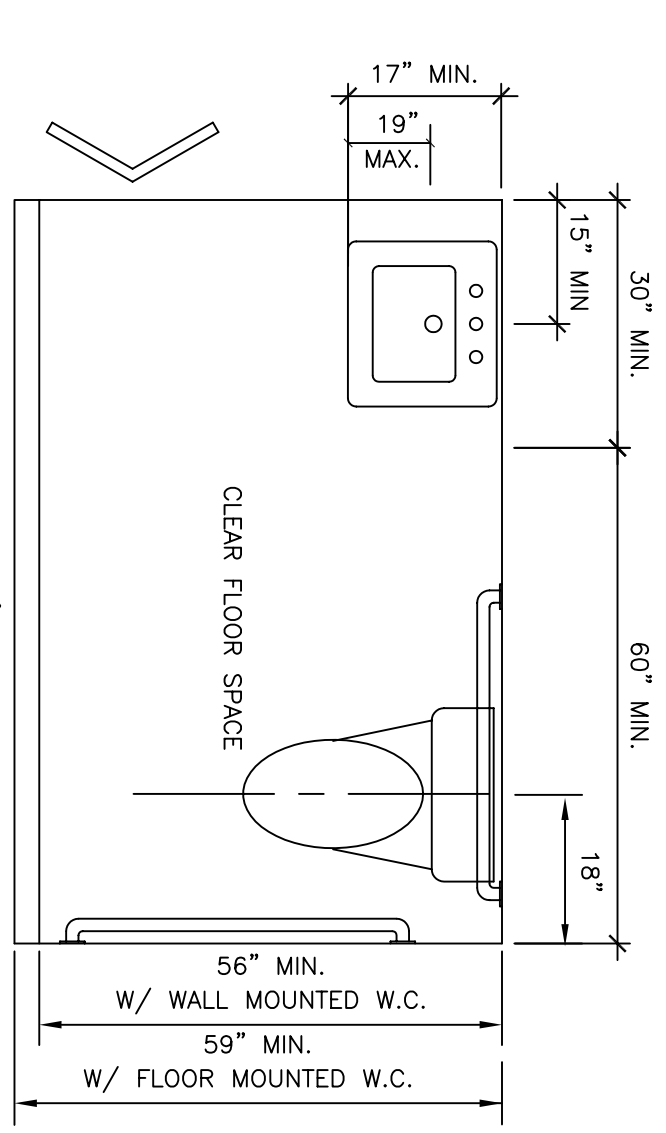
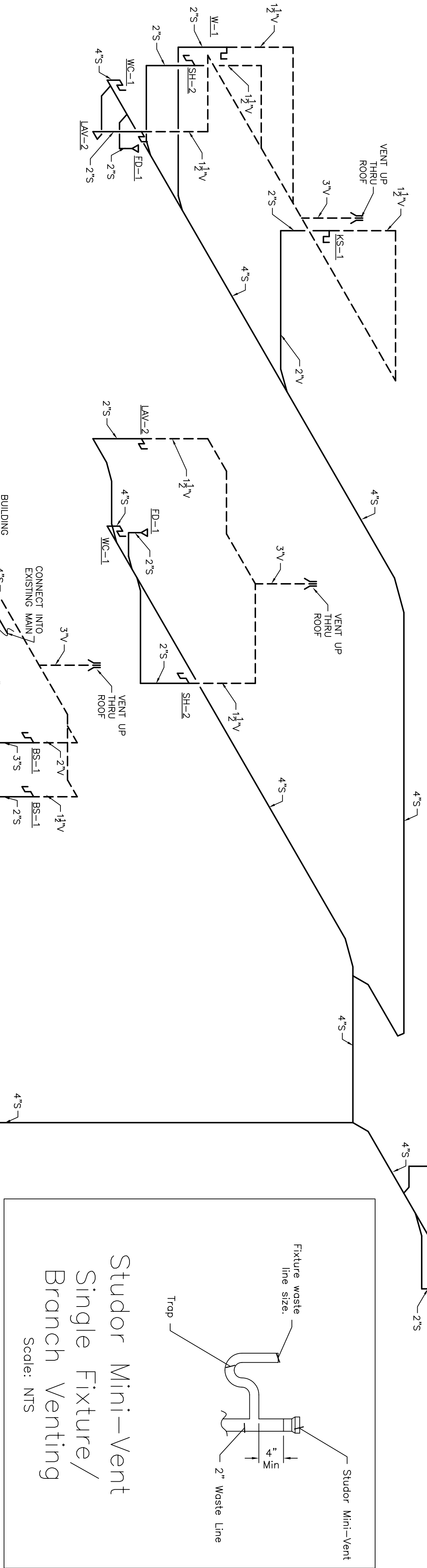
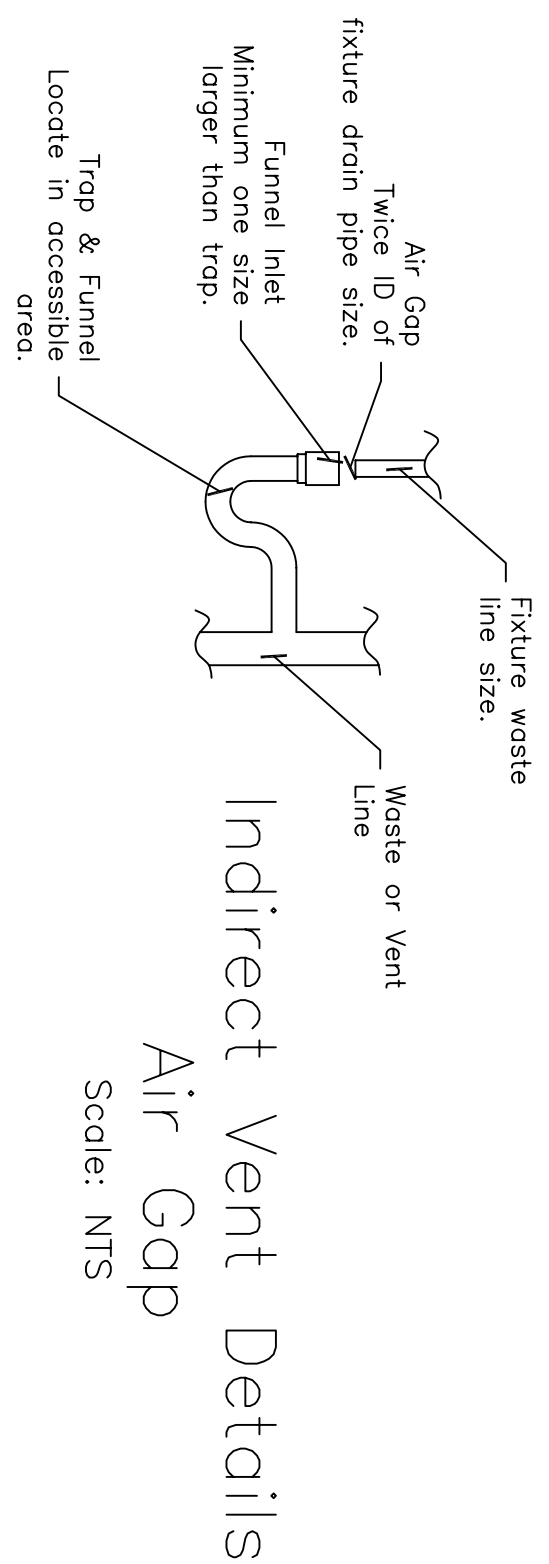
	SEWER LINE
	1HR WALL
	1HR EXT. WALL

01. GENERAL REQUIREMENTS

- A). THE DRAWINGS ARE DIAGRAMMATIC AND INDICATE THE GENERAL ARRANGEMENT OF PLUMBING SYSTEMS AND EQUIPMENT.
- B). FINISH AND INSTALL PLUMBING SYSTEMS COMPLETE AND OPERATIONAL. THE SCOPE OF PLUMBING WORK SHALL INCLUDE THE FURNISHING AND INSTALLATION OF ALL LABOR, MATERIALS, EQUIPMENT AND SERVICES AND IN PERFORMING ALL OPERATIONS NECESSARY FOR AND REASONABLY INCIDENTAL TO THE INSTALLATION OF ALL PLUMBING SYSTEMS AS INDICATED ON THE DRAWINGS AND SPECIFIED HEREIN.
- C). ALL PLUMBING WORK SHALL BE IN STRICT ACCORDANCE WITH THE LATEST EDITION OF THE INTERNATIONAL PLUMBING CODE AND ALL APPLICABLE STATE AND LOCAL CODES AND REGULATIONS.
- D). THE PLUMBING CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT THE SITE. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS OF ALL PLUMBING EQUIPMENT BEFORE INSTALLATION AND SHALL NOTIFY THE DESIGNER'S PROFESSIONAL OPINION, REPRESENTATIVE OF TYPICAL SIZES OF ALL EQUIPMENT AND MATERIAL PROVIDED WITH ACCESS AND CLEARANCE FOR MAINTENANCE. INSTALL ALL EQUIPMENT AND MATERIALS PER MANUFACTURER'S INSTRUCTIONS.
- F). IF EQUIPMENT, FIXTURES AND MATERIAL OTHER THAN THAT SCHEDULED OR SPECIFIED IS APPROVED AND PROVIDED, IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE AND PROVIDE REVISED UTILITIES AND SERVICE CONNECTIONS AND VERIFY THE SPACE ALLOTTED FOR ADEQUACY AND CLEARANCE REQUIREMENTS. THIS INCLUDES BUT IS NOT LIMITED TO RESTRICTED POWER, WATER, WASTE DRAINS, FUEL, FLUES AND VENT REQUIREMENTS.
- G). TO RESTRICTED POWER, WATER, WASTE DRAINS, FUEL, FLUES AND VENT REQUIREMENTS.
- H). ACCESS DOORS AND/OR PANELS SHALL BE PROVIDED AT ALL MAINTENANCE AND SERVICE LOCATIONS FOR CONCEALED CONTROL DEVICES, VALVES AND PLUMBING EQUIPMENT/DEVICES. UNLESS A SIZE IS SPECIFICALLY NOTED, PANELS SHALL BE SIZED TO SERVICE EQUIPMENT/DEVICE. ACCESS DOORS AND/OR PANELS SHALL HAVE THE SAME FIRE RATING AS THE WALL OR CEILING IN WHICH THEY ARE INSTALLED. ACCESS DOORS AND/OR PANELS ARE NOT REQUIRED WHERE ADJUSTMENT, MAINTENANCE AND REPLACEMENT ARE POSSIBLE THROUGH LAY-IN SUSPENDED CEILING.
- I). AT THE COMPLETION OF THE WORK AND PRIOR TO THE FINAL ACCEPTANCE, ALL PARTS OF THE WORK SHALL BE THOROUGHLY CLEANED.
- J). ELEVATIONS LISTED FOR ALL PLUMBING SYSTEM PIPING IN THE CONTRACT DOCUMENTS ARE TO BE VERIFIED PRIOR TO CONSTRUCTION AGAINST EXISTING CONDITIONS, UTILITIES AND NEW CONSTRUCTION. ALL SLOPED PLUMBING SYSTEMS SHALL HAVE RIGHT OF WAY OVER ALL OTHER BUILDING SYSTEM COMPONENTS.
- K). ALL EXISTING BUILDING AND SITE FEATURES NOT BEING ALTERED BY THIS PROJECT ARE TO BE PROTECTED FROM DAMAGE. AT ALL TIMES, THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES AND EQUIPMENT FROM DAMAGE CAUSED BY THE CONTRACTOR'S OPERATIONS. ANY DAMAGE TO EXISTING UTILITIES OR EQUIPMENT SHALL BE REPAIRED BY THE CONTRACTOR AT HIS OWN EXPENSE TO THE COMPLETE SATISFACTION OF THE OWNER.
- L). ALL PENETRATIONS THROUGH THE WALLS AND CEILINGS SHOULD BE CALKED REGARDLESS OF WHETHER OR NOT THEY ARE FIRE RATED. THIS IS FOR ACOUSTICAL SEPARATION.
- M). THE PLUMBING CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CUTTING AND PATCHING ASSOCIATED WITH THE PLUMBING SCOPE OF WORK.
- N). NOT ALL SYMBOLS AND ABBREVIATIONS ON THIS LEGEND APPLY TO THIS PROJECT.

02. PIPING

- A). SOIL, WASTE AND VENT PIPING SHALL BE PVC SCHEDULE 40 PIPE WITH SOLVENT WELDED
- B). DOMESTIC HOT AND COLD WATER PIPING:
 - 1) ACROSE PIPING SHALL BE TYPE K HARD COPPER.
 - 2) UNDERGROUND DOMESTIC HOT AND COLD WATER:
 - a) COPPER PIPING SHALL BE TYPE K HARD COPPER.
 - b) PEX PIPING SHALL BE VANGUARD PEX, ZURN PEX OR EQUIVALENT. PEX TO BE INSTALLED AS PER MANUFACTURER'S RECOMMENDATION. MINIMUM PITCH OF HORIZONTAL DRAINAGE BRANCHES AND SEWER PIPES SHALL BE 1/8" PER LINEAR FOOT FOR 3" TO 6" AND 1/16" PER LINEAR FOOT FOR 8" OR LARGER.
 - c). MINIMUM PITCH OF HORIZONTAL DRAINAGE BRANCHES AND SEWER PIPES SHALL BE 1/8" PER LINEAR FOOT FOR 2 1/2" OR LESS.
 - d). ROUGH-IN PIPING SHALL BE TESTED AND APPROVED BEFORE CLOSING IN WITH OTHER WORK.
 - e). WATER AND SEWER LINES SHALL CONNECT TO RESPECTIVE MAINS.
 - f). PERFORM ALL WORK REQUIRED FOR PROPER CONNECTIONS IN STRICT ACCORDANCE WITH REQUIREMENTS OF LOCAL SEWER AND WATER AUTHORITIES.
 - f). MAINTAIN MINIMUM 10' HORIZONTAL SEPARATION BETWEEN WATER SERVICE PIPING AND BUILDING SEWER, WHERE WATER SERVICE PIPE AND BUILDING SEWER ARE LOCATED IN THE SAME TRENCH. WATER LINE SHALL BE INSTALLED A MINIMUM OF 18" ABOVE THE TOP OF THE HIGHEST POINT OF THE BUILDING SEWER AND INSTALLED ON A SOLID SHELTER AT ONE SIDE OF THE TRENCH. WATER SERVICE LINE SHALL BE 2" MINIMUM OF 4" BELOW GRADE. BUILDING SEWER SHALL BE A MINIMUM OF 4" BELOW GRADE.
 - h). DIMENSIONS OF POTABLE WATER SYSTEM SHALL BE AS FOLLOWS:
 - 01). THE PIPE SYSTEM SHALL BE FLUSHED WITH CLEAN, POTABLE WATER UNTIL DIRTY WATER DOES NOT APPEAR AT THE POINTS OF OUTLET.
 - 02). THE SYSTEM OR PART THEREOF SHALL BE FILLED WITH A WATER/CHLORINE SOLUTION CONTAINING AT LEAST 50 PARTS PER MILLION OF CHLORINE, AND THE SYSTEM SHALL BE VALVED OFF AND ALLOWED TO STAND FOR 24 HOURS; OR THE SYSTEM OR PART THEREOF SHALL BE FILLED WITH A WATER/CHLORINE SOLUTION CONTAINING AT LEAST 200 PARTS PER MILLION OF CHLORINE AND ALLOWED TO STAND FOR 3 HOURS.
 - 03). FOLLOWING THE REQUIRED STANDING TIME, THE SYSTEM SHALL BE FLUSHED WITH CLEAN POTABLE WATER UNTIL THE CHLORINE IS PURGED FROM THE SYSTEM.
 - 04). THE PROCEDURE SHALL BE REPEATED IF A BACTERIOLOGICAL EXAMINATION SHOWS THAT CONTAMINATION REMAINS PRESENT IN THE SYSTEM.
 - I). FULL OPEN VALVES SHALL BE INSTALLED ON WATER SUPPLY PIPING.
 - J). INSTALL SHUTOFF VALVES AT EACH FLOOR, INSTALL BRANCH SHUTOFF VALVES WHERE INDICATED ON PLANS. LOCKE AND ORIENT VALVE OPERATORS FOR EASY ACCESS AND FULL LIMITS OF OPERATIONS.
 - K). INSULATION AND VAPOR BARRIER SHALL BE PROVIDED ON ALL PIPING AND/OR EQUIPMENT SUBJECT TO HEAT LOSS, CONDENSATION OR CONSTITUTING A POTENTIAL BURN HAZARD.
 - L). INSULATION SHALL NOT BE CRUSHED OR COMPRESSED THROUGH INTERFERENCE WITH SYSTEMS INSTALLED BY OTHER TRADES OR BUILDING CONSTRUCTION.
 - M). INSTALL PLUMBING AND PIPING HIGH POINTS AS TIGHT AS POSSIBLE TO THE BUILDING STRUCTURE TO ALLOW PROPER PITCH AND MAXIMIZE CEILING HEIGHT.
 - N). PROVIDE AIR VENTS IN SUCH A MANNER AS TO AVOID FREEZING.
 - O). ALL PIPING SHALL BE INSTALLED IN SUCH A MANNER AS TO AVOID FREEZING.
 - P). ALL PIPING SHALL BE CHROME PLATED AND BEHIND FIXED FURNISHINGS UNLESS OTHERWISE INDICATED. EXPOSED PIPING IN FINISHED AREAS SHALL BE CHROME PLATED WITH A CHROME-PLATED ESCUTCHEON AT EACH FINISHED ENTRY/EXIT. LOCATE EXPANSION JOINTS IN UNFINISHED AREAS. UNFINISHED AREAS SHALL BE SUFFICIENTLY PROTECTED TO PREVENT DAMAGE TO FINISHED AREAS.
 - Q). ALL PIPING SHALL BE ROUNDED TO BUILDING FINISHES AND BE SUPPORTED AND ANCHORED AS REQUIRED TO MAINTAIN ALL PROPER CONSTRUCTION CONDITIONS AND TO ALLOW FOR INSTALLATION OF OTHER WORK INCLUDING DUCTS AND ELECTRICAL CONDUIT.
 - R). ACCESS SHALL BE PROVIDED TO ALL FULL OPEN AND SHUTOFF PIPING.
 - S). PROVIDE SHUTOFF VALVES ON ALL SUPPLY PIPING TO EACH PLUMBING FIXTURE, EQUIPMENT, AND APPLIANCES. PROVIDE EACH PLUMBING FIXTURE WITH CHROME PLATED RIGID OR FLEXIBLE SUPPLIES, REDUCERS AND ESCUTCHEONS.
 - T). LOCATIONS OF FULL OPEN VALVES:
 - 01. ON THE BUILDING WATER SERVICE PIPE FROM THE PUBLIC WATER SUPPLY NEAR THE CURB.
 - 02. ON THE WATER DISTRIBUTION SUPPLY PIPE AT THE ENTRANCE INTO THE STRUCTURE.
 - 04. ON THE WATER SUPPLY PIPE TO EVERY WATER HEATER.
- 03. CLEANOUTS – PROVIDE CLEANOUTS AT THE END OF ALL SOIL AND WASTE LINES AND AT LOCATIONS AS REQUIRED BY CODE.
- 04. BACKFLOW – WATER SUPPLY CONNECTION REQUIRED TO BE PROTECTED WITH ASSE 1012 DEVICE.
- 05. BACKWATER CHECK VALVE SHALL BE INSTALLED ON FIXTURES/DEVICES AS REQUIRED BY CODE AND AS SHOWN ON PLANS.
- 06. PLUMBING FIXTURES
 - A). PROVIDE PLUMBING FIXTURES AND TRIM AS INDICATED ON DRAWINGS, SPECIFICATIONS DOCUMENTS AND PLUMBING FIXTURE SCHEDULE.
 - 07. WATER HEATERS
 - A). PROVIDE WATER HEATERS AS SHOWN ON PLANS.
 - B). WATER HEATERS SHALL BE DRAINED TO AN INDIRECT WASTE LINE OR TO TERMINATE NOT LESS THAN 12" OR MORE THAN 24" ABOVE GRADE.
 - C). ALL WATER HEATERS TO HAVE THERMAL EXPANSION TANKS, EQUAL TO THERM-Y-TROL, MODEL ST-12.
 - D). WATER HEATERS SHALL HAVE DRAIN PAN. PAN SHALL HAVE A DRAIN CONNECTION WITH DISCHARGE THAT TERMINATES NOT LESS THAN 12" OR MORE THAN 24" ABOVE GRADE.



(NOTE: IF SHOWER UNIT SPECIFIED IS NOT USED, CONTRACTOR IS RESPONSIBLE FOR PROVIDING NECESSARY REINFORCING FOR SHOWER SEAT)

- CONTROLS:**
- 01. CONTROLS SHALL BE LOCATED OPPOSITE END OF SEAT.
 - 02. SEAT SHALL BE A MIN. 38" TO 48" MAX. ABOVE SHOWER FLOOR, WITHIN 15" LEFT OR RIGHT OF CENTERLINE OF SEAT.
 - 03. A SHOWER SPRAY UNIT SHALL BE PROVIDED AND SHALL BE USED AS A HAND SHOWER HEAD & AS A HAND-HELD SHOWER. HAND SHOWER SHALL HAVE A CONTROL W/ A NON-OSCILLATING HEAD. CONTROL SHALL BE MOUNTED ON A VERTICAL BAR, SHALL BE INSTALLED SO AS TO NOT OBSTRUCT THE USE OF SEAT.
 - 05. SHOWER SHALL DELIVER WATER THAT IS 120° MAX.
- THRESHOLDS:**
- 01. SHOWER COMPARTMENT THRESHOLD SHALL BE 1/2" MAX. & SHALL BE BEVELLED, ROUNDED, OR VERTICAL.

SCALE: N.T.S.

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