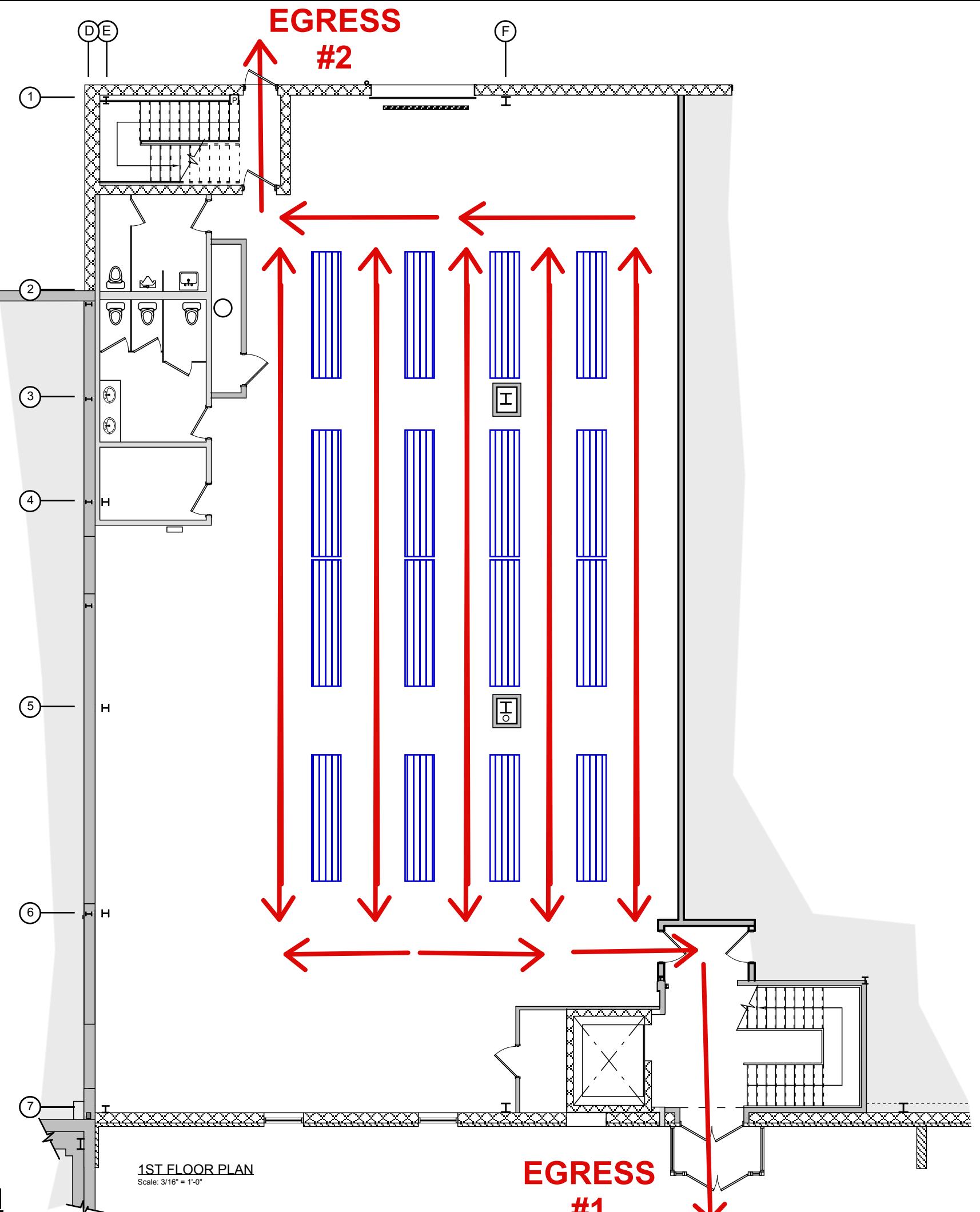


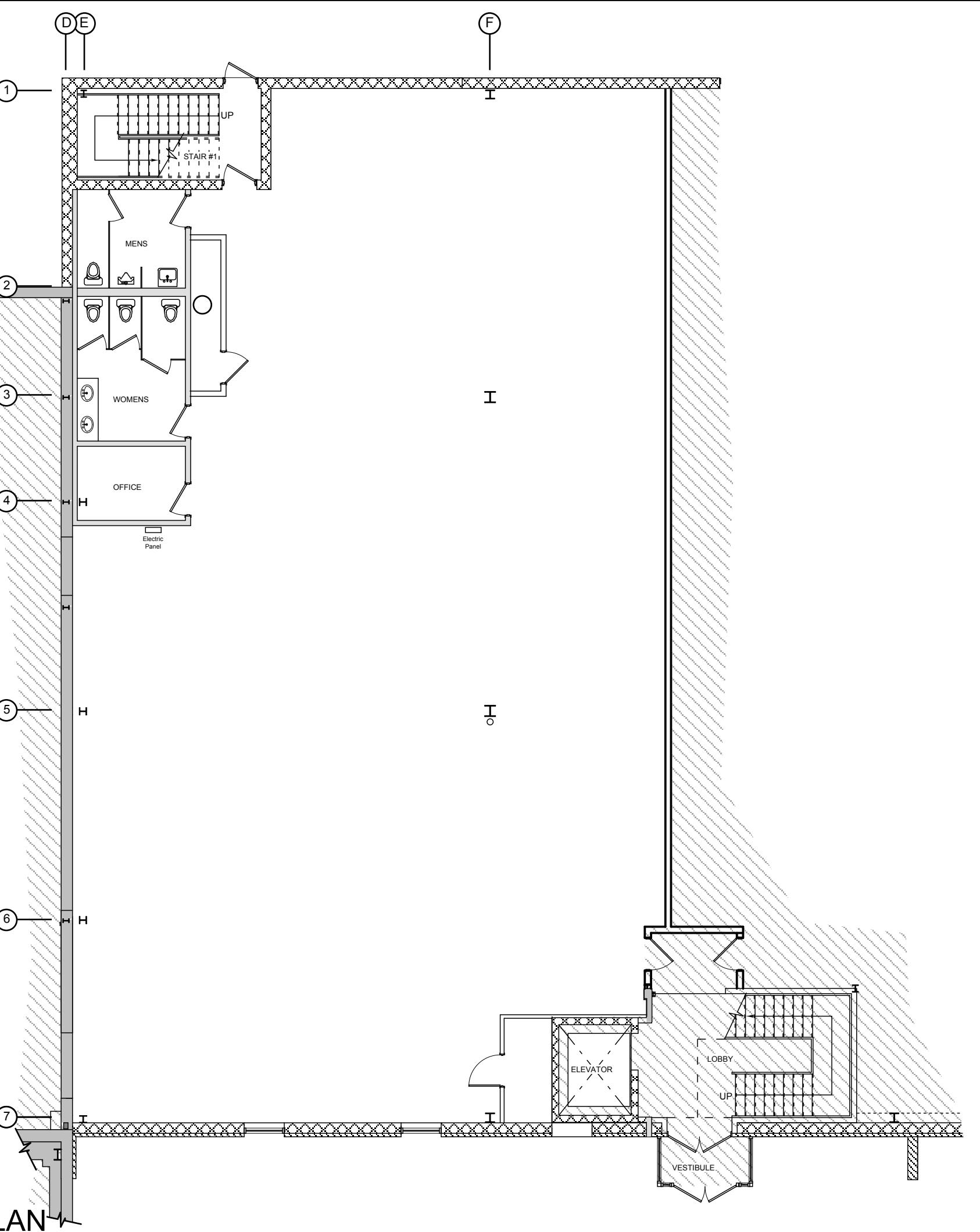
# FIRE MAP

MAX TRAVEL DISTANCE: 120FT



1ST FLOOR PLAN

Scale: 3/32" = 1'-0"



EXISTING 1ST FLOOR PLAN

Scale: 3/32" = 1'-0"



KEY PLAN

**GENERAL NOTES:**  
1. Do Not Scale Drawings. Contractor shall notify the Architect in writing of discrepancies found on the drawings and the specifications. Recheck measurements and dimensions before starting installation.  
2. Electrical, Mechanical, Plumbing and Fire Protection layouts are to be provided by the Contractor responsible for the work. All work to be done in accordance with the most current State Building Code and all other applicable Codes.

3. The Architect shall not make on site inspections to check the quality or quantity of the work. The Architect shall not be responsible for the quality of the work, including methods, techniques, sequences, or procedures, or for safety precautions and programs in connection with the work, since these are solely the Contractors responsibility. The Architect shall not control or oversee the work of the Sub-contractors, or their agents or employees, or of any other persons performing portions of the work.

4. The Architect shall be notified in writing the start of construction date, prior to such date.

5. All work performed under and in connection with these Contract Documents shall be in strict compliance with latest O.S.H.A. safety and health standards.

6. The Installer of each component shall inspect the substrate and conditions under which work is performed. Do not proceed until unsatisfactory conditions have been corrected.

7. Comply with Manufacturers instructions and recommendations, to the extent that they are more stringent than requirements in the Contract Documents.

8. Inspect material immediately upon delivery and again prior to installation. Reject damaged and defective items.

9. Provide attachment and connection devices and materials necessary for securing each construction element. Secure each construction element to line and level. Allow for expansion and building movement.

10. Provide for uniform joint widths in exposed work. Arrange joints to obtain the best effect.

11. Supervise operations to ensure that no part of the construction completed or in progress is subject to damage or deterioration. Take all necessary steps to prevent damage or deterioration to structures that will assure the best results. Isolate each part from incompatible material as necessary to prevent damage or deterioration. Inspect with inspections and tests to minimize uncovering completed construction for that purpose.

12. Where mounting heights are not indicated, install components at standard heights for the application indicated.

13. During handling and installation, clean and protect construction in progress and adjoining materials in place. Avoid any damage to ceilings where possible to ensure protection of underlayment or drywall at subsequent completion. Clean and maintain completed construction as often as necessary through the construction period. Adjust and lubricate operable components to ensure operability without damaging effects.

14. Reproduction of these construction documents without the written consent of the Architect is strictly prohibited. The Architect shall be compensated for the use of these construction documents for the purpose of generating any other documents, including, but not limited to, shop drawings, engineering drawings, and other construction documents.

15. Repair existing building components (doors, windows, fixtures, etc.) where practical and cost-efficient. Consult with owner about all components to be reused.

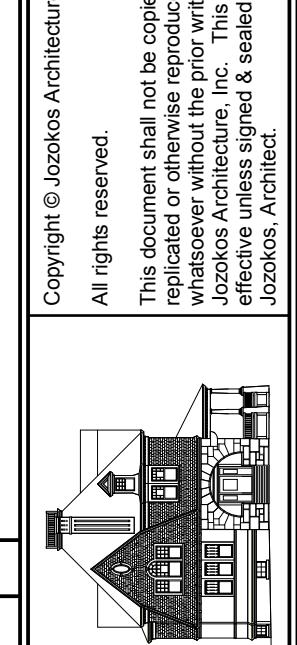
16. It is the intent of these plans to match existing components, unless otherwise noted, wherever possible and practical.

17. All demolished materials, except as otherwise noted, shall be removed from the site in accordance with all applicable laws.

18. Consult Architect if there are any Abbreviations or Acronyms that are unclear.

LEGEND	
EXISTING WALLS TO REMAIN	
NEW WALLS	
WALLS TO BE REMOVED	
AREA OF NO WORK	
<b>FACP</b>	FIRE ALARM CONTROL PANEL
<b>ANN</b>	REMOTE ANNUNCIATOR PANEL
<b>TS</b>	SPRINKLER SYSTEM TAMPER SWITCH
<b>FS</b>	SPRINKLER SYSTEM FLOW SWITCH
<b>EXIT</b>	ILLUMINATED EXIT SIGN
<b>E.L.</b>	EMERGENCY LIGHT
<b>P</b>	PULL STATION
<b>S</b>	MULTI-CANDALE HORN/ STROBE
<b>S</b>	STROBE
<b>S</b>	SMOKE DETECTOR
<b>H</b>	HEAT DETECTOR
<b>X</b>	EXTERIOR STROBE

Drawn By: JJ  
Checked By: JJ



JASCI Software

**ABBREVIATIONS**

AAB - Architectural Access Board  
ADA - Americans with Disabilities Act  
ASTM - American Society for Testing & Materials  
B.C. - Building Code  
CMR - Code of Massachusetts Regulations  
Col. - Column  
Dia. (Ø) - Diameter  
Dw. - Dishwasher  
Elec. - Electric  
E.W. - Each Way  
F.C. - Fire Control  
F.D. - Floor Drain  
G. - Grade  
Gyp. bd. - Gypsum Board  
H. - Height  
Inch - Inch  
Ib. - Pounds  
In. - Inch  
Mil. - One thousandth of an inch  
Min. - Minimum  
Misc. - Miscellaneous  
N.C. - Not Checked  
N.T.S. - Not To Scale  
O.C. - On Center  
O.S.H.A. - Occupational Safety & Health Administration  
P.S. - Pounds per Square Inch  
P.T. - Portable Telephone  
R. - Thermal Resistance Value  
R.C. - Reinforced Concrete  
R.O. - Rough Opening  
S. - Solder  
S.P.F. - Spruce, Pine, Fir  
S.S. - Stainless Steel  
T.O.W. - Top of Wall  
Typ. - Typical  
U.O.N. - Unless Otherwise Noted  
w. - Width  
W.D. - Washer and Dryer  
W.W.M. - Wedged Wire Mesh

\* Consult Architect if there are any Abbreviations or Acronyms that are unclear.

**ALLOWANCES**

All items customary with completing this project, but may not be specifically shown on these construction documents. The contractor shall be compensated for the use of these allowances unless otherwise agreed upon. The contractor shall be compensated for the use of these allowances in accordance with the following terms:

1. Finish Flooring: 2. Light Fixtures:  
3. Plumbing Fixtures: 4. Alarm System & Bell:  
5. Cable & Phone Systems: 6. Interior Built-Ins & Moldings:  
7. Electrical: 8. Fire Protection Systems:  
9. Paint & Wallpaper: 10. Other (specify):

**Table 1004.1.2: OCCUPANCY TABLE**

OFFICE AREA: 1/500 x 5,330: 11 Occupants

**248 CMR 10.00: Plumbing Fixtures**  
11 Persons

MALE (6)		FEMALE (6)	
Required	Provided	Required	Provided
1 Toilet (1/100)	1 Toilet	1 Toilet (1/50)	3 Toilet
0 Urinal (1/40)	1 Urinal		
1 Lavatory (1/200)	1 Lavatory	1 Lavatory (1/200)	2 Lavatory

Drinking Fountain: 1 Required  
Service Sink: 1 Provided/ 1 Required

**MEANS OF EGRESS COMPONENTS TABLE**

TABLE 1017.2: EXIT ACCESS TRAVEL DISTANCE  
S-2 (Sprinklered) = 300ft Max.

**PEST PROOFING NOTES:**  
1. All Mechanical, Electrical, Plumbing, and Fire Protection systems shall be Protected against insects, snakes and other vermin through damage caused by rodents, insects, or any other pests, by installing sheet metal collars at least 0.024 inch thick at the top of each pier or pile and around each pipe, cable, or conduit. The pipe, cable, or conduit shall be protected by a corrosion resistant hardware cloth, perforated vinyl or similar material with openings having a least dimension of 1/16" maximum. The pipe, cable, or conduit shall be protected by a corrosion resistant hardware cloth from an attic area, it shall be in accordance with Chapter 7 of the International Mechanical Code.

2. Exterior openings into the attic space shall be protected to prevent the entry of birds, squirrels, roosts, snakes and other similar creatures. Openings for ventilation having a least dimension of 1/16" maximum shall be permitted. Openings for ventilation having a least dimension of 1/16" maximum shall be protected by a corrosion resistant hardware cloth, perforated vinyl or similar material with openings having a least dimension of 1/16" maximum. The pipe, cable, or conduit shall be protected by a corrosion resistant hardware cloth from an attic area, it shall be in accordance with Chapter 7 of the International Mechanical Code.

3. Foundation wall ventilator openings shall be covered for their height and width with perforated sheet metal plates no less than 0.027 inch thick, expanded sheet metal plates not less than 0.047 inch thick, expanded metal mesh or expanded metal mesh with a least dimension of 1/16" maximum. The pipe, cable, or conduit shall be protected by a corrosion resistant hardware cloth from an attic area, it shall be in accordance with Chapter 7 of the International Mechanical Code.

4. All exterior openings into the attic space shall be protected to prevent the entry of birds, squirrels, roosts, snakes and other similar creatures. Openings for ventilation having a least dimension of 1/16" maximum shall be permitted. Openings for ventilation having a least dimension of 1/16" maximum shall be protected by a corrosion resistant hardware cloth, perforated vinyl or similar material with openings having a least dimension of 1/16" maximum. The pipe, cable, or conduit shall be protected by a corrosion resistant hardware cloth from an attic area, it shall be in accordance with Chapter 7 of the International Mechanical Code.

5. Doors on which metal protection has been applied shall be hinged so as to be free swinging. When closed, the maximum clearance between any door and door jambs or sills shall not be greater than 3/8 inch. The door shall be self-closing and shall not be held open by a doorstop.

6. Windows and other openings for the purpose of light or ventilation located in exterior walls within 24" above the existing ground level immediately below such opening shall be covered for their entire height and width, including frame, with hardware cloth of at least 0.035 inch or heavier.

7. Windows and other openings for the purpose of light or ventilation located in the exterior walls within 24" above the existing ground level immediately below such opening shall be covered for their entire height and width, including frame, with hardware cloth of at least 0.035 inch or heavier.

8. Where continuous concrete grade slab floors are provided, open spaces shall not be left between the slab and walls, and all openings in the slab shall be protected.

9. Areas of Buildings not provided with a continuous foundation, and which have walls 12 or more inches high, shall be provided with a continuous foundation or a continuous foundation in accordance with any of the following: By installing solid sheet metal collars at least 0.024 inch thick at the top of each pier or pile and around each pipe, cable, conduit, wire or other item which provides a continuous pathway from the ground to the floor, or by enclosing the slab in an enclosure constructed in accordance with 780CMR Section F1016.1.1. For pumice, driver and controller shall be protected in accordance with ASTM C840. Level 5 finish.

**FINISH CARPENTRY:**

1. All interior walls, partitions, materials and equipment necessary to complete the interior of the building shall be in accordance with the following: The Architectural Woodwork Institute (AWI) and the National Forest Products Association (NFPA), Southern Pine Inspection Bureau (SPIB), American Plywood Association (APA) and the Hardwood Plywood Manufacturers Association (HPMA).

2. Grading of lumber of the various species shall conform to the requirements of ASTM D 245.

3. Foundation walls shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

4. All exterior walls shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

5. All exterior doors shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

6. All interior doors shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

7. All exterior windows shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

8. All interior windows shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

9. All exterior stairs shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

10. All interior stairs shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

11. All exterior walls shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

12. All interior walls shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

13. All exterior doors shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

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17. All exterior stairs shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

18. All interior stairs shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

19. All exterior walls shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

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27. All exterior walls shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

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31. All exterior windows shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

32. All interior windows shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

33. All exterior stairs shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

34. All interior stairs shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

35. All exterior walls shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.

36. All interior walls shall be smooth and true, and shall be made of concrete masonry or non-corrosive metal.