BUILDING DATA I. CONTRACTORS SHALL CONTACT ARCHITECT UPON START OF WORK. USE GROUP: FI 2. CONTRACTORS ARE RESPONSIBLE FOR VERIFICATION AND COORDINATION OF ALL DIMENSIONS AND DETAILS CONSTRUCTION CLASS: 3B EXISTING BUILDING AREA: 13,127 sf TOTAL (8,127 sf FRONT, 5,000 sf REAR) BEFORE PROCEDING WITH WORK. ANY DISCREPENCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT. ALLOWABLE AREA (TABLE 506.2): 12,000 sf 3. DETAILS SHOWN IN ANY SECTION APPLY TO ALL SIMILAR SECTIONS UNLESS NOTED OTHERWISE. 4. CONTRACTORS SHALL FULLY BRACE AND OTHERWISE PROTECT ALL WORK IN PROGRESS UNTIL THE CONSTRUCTION ALLOWABLE AREA INCREASE (SECTION 506.2.3): $12,000 + (12,000 \times .75) \times 1 = 21,000 \text{ sf}$ IS COMPLETED. 5. ALL LUMBER IN CONTACT WITH MASONRY AND EXPOSED TO WEATHER SHALL BE PRESSURE TREATED ROT RESISTANT. ADJUSTED ALLOWABLE AREA: 21,000 sf SINGLE USE BUILDING IS COMPLIANT WITHOUT SPRINKLERS. PRESSURE TREATED WOOD SHALL BE WOLANIZED ALKALINE COPPER QUAT (ACQ). OR SIMILAR DESIGNATION. FIRE SEPARATION IS NOT REQUIRED BETWEEN FRONT AND REAR AREAS. EXISTING BUILDING HEIGHT: 25' +/- (UNCHANGED)
VOLUME: 156,000 cf (UNCHANGED)
OCCUPANCY LOAD: 27 OCCUPANTS 6. THE CONTRACTOR SHALL STORE ALL MATERIALS ACCORDING TO MANUFACTURER'S RECOMMENDATIONS. 7. THE CONTRACTOR SHALL BE RESPONSIBLE TO REMOVE ALL DEBRIS TO A LEGAL DISPOSAL AREA. 8. THE ARCHITECT'S SERVICES ARE LIMITED TO THESE CONTRACT DOCUMENTS. THE ARCHITECT IS NOT LOT SETBACKS: UNCHANGED RESPONSIBLE FOR DOCUMENTS BY OTHERS, SUCH AS SITE PLANS, SITE SURVEYS, TRUSS DESIGN, ETC. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE FOLLOWING APPLICABLE CODES AND STANDARDS AS ADOPTED AND AMMENDED BY THE LOCAL DEPARTMENT OF CODE ENFORCEMENT INCLUDING LOCAL ORDINANCES HAVING JURISDICTION OVER WORK OF THIS TYPE. BUILDING AND TENANT HISTORY: THE NJ EDITION OF THE 2018 INTERNATIONAL BUILDING CODE. I. THE BUILDING WAS CONSTRUCTED IN 1967. IT RECEIVED A CERTIFICATE OF OCCUPANCY IN 1968. THE 2017 NATIONAL ELECTRIC CODE. THE 2018 INTERNATIONAL MECHANICAL CODE. THE 2018 INTERNATIONAL FUEL GAS CODE. 2. PREMIER SPECIALTIES, INC. HAS BEEN A TRIPLE NET TENANT SINCE 8/1/1998. THE 2018 INTERNATIONAL ENERGY CONSERVATION CODE AND ALL BULLETINS SET FORTH BY THE NJ UNIFORM CONSTRUCTION CODE. STRUCTURAL CRITERIA: 1. DESIGN LIVE LOADS: FIRST FLOOR = 100 p.s.f. BASEMENT FLOOR = 100 p.s.f. DECK = 100 p.s.f. WIND = 115 MPH 3 SECOND BURST / EXPOSURE CATEGORY B GROUND SNOW = 30 p.s.f. 2. DESIGN DEAD LOADS: 15 P.S.F. AT EACH ARE'A THROUGHOUT ALL ROOM TITLES AND FUNCTION ARE EXISTING TO REMAIN 175'-8" -EXISTING GYP. BD CEILING AT BOTTOM OF EXISTING TRUSSES. RIGHT SIDE EXTERIOR REMOVE INTERIOR LOCK FROM PARKING EXISTING DOOR TO ENSURE PANIC ACTION NEW (2) 4"x8" PRECAST LINTEL - SET ON EXISTING CMU. FILL ACCESSIBLE CORES AS FEASIBLE. EXIT FXISTING-EXISTING 6' INSULATED SLIDING DOOR BY "FRANK" MANUFACTURING-BEARING BEARING INSTALL SMOKE DETECTOR/ CO SENSOR SEE PLAN FOR 6' OR 8' WIDE x 10' HIGH OPENING. EXISTING TOOTHE IN CMU AS REQ'D "UTILITY ROOM" ----> "SECURALL" WATER HTR SAFETY STORAGE ---> EXISTING SINK CONTAINER EXISTING COMPOUNDING PRODUCTION, EXISTING CMU WALL CONCEAL EXISTING EXPOSED JAMBS IS NON BEARING WORKSPACE/DIM WITH BENT ALUMINUM HOT ROOM IS CONDITIONED WITH A DEDICATED HVAC UNIT. EXISTING CONC. SLAB. TEMPERATURES DO NOT (3) NEW SHUT-OFFS - CREATE NEW 8' WIDE x 10' HIGH EXCEED 130 DEGREES F. DIRECTIONAL ARROW FOR 2 EXIST'S FURNACES OPENING W (2) 4" x 8" PRECAST EGRESS (TYP) AND I EXIST'S HOT WATER BOILER LOCATED ABOVE LINTELS WITH I' BEARING AT EXISTING 8" CMU WALL ROOM REST ROOM. - EXISTING 8" CMU WITH BRICK SEE DRAWING 2/A2 FOR ELEVATION VENEER- TYPICAL EXTERIOR WALLS EXISTING COMPOUNDING REAR EXTERIOR EXISTING 8" CMU WALL REMAINS PARKING PRODUCTION WORKSPACE EXISTING SMOKE DETECTORS APPROVED IN PRIOR SEAL ALL EXISTING GYP. BD. CL'G PENETRATIONS APPLICATION ARE TO REMAIN, ENCAPSULATE EXISTING WITH MINERAL WOOL TO PROTECT EXISTING LOW VOLTAGE WIRING IN NEW METAL CONDUIT. WOOD TRUSSES ABOVE. TYPICAL IN ALL EXPOSED AREAS. TYPICAL THROUGHOUT-EXISTING SINK THE ORIGINAL OPENING IN THIS LOCATION HAD BEEN FILLED IN. - REMOVE INFILL CMU AND CREATE 6' WIDE X 10' LREPLACE ALL EXISTING DUCTWORK WITH NEW DUCTWORK 7 OPENING W PRECAST LINTELS. FIRE SEPARATION IS NOT REQUIRED SEE DRAWING 2/A2 FOR ELEVATION EXISTING WALL EXHAUST FAN

LIGHTING/SYMBOL LEGEND - SELECTION BY TYPE SYMBOL ILLUMINATED EXIT SIGN W BATTERY BACKUP: CHLORIDE SELF CONTAINED LCD EXIT LIGHT 120VAC. CONNECT TO UNSWITCHED LOCAL LIGHTING CIRCUIT WITH BATTERY BACKUP EMERGENCY LIGHTS W BATTERY BACKUP CHLORIDE TMF SERIES EMERGENY BATTERY UNIT WITH TWO 18 WATT, 12V DC HEADS, CAPACITY WEATHER PROOF WHERE USED OUTDOORS REMOTE EMERGENCY 2 HEAD, WEATHER PROOF WHERE USED OUTDOORS, WITH 12WATT, 12V DC LAMP, MAINTAIN I F.C. EXTERIOR WALL MOUNTED LIGHT O SD/CO | SMOKE / CARBON MONOXIDE DETECTOR - HARDWIRED TO PANEL ELECTRICAL PANEL NOTES: I. USE EXISTING SPARES IN EXISTING ELECTRICAL PANEL 2. GROUNDING SHALL COMPLY W/ NEC ARTICLE 250:

3. WIRING METHODS SHALL COMPLY WITH FACTORY FI USE.

4. ALL LOADS NOT TO EXCEED 80% OF BREAKER SIZE.

5. ALL ELECTRICAL APPLIANCES SHALL BE U.L. LABELED
AND INSTALLED N ACCORDANCE WITH ALL INSTRUCTIONS INCLUDED
AS PART OF SUCH LISTING PER NEC 110.3(B)

6. WIRE SIZES: I5A CIRCUITS SHALL BE #14 COPPER WIRE, 20A CIRCUITS SHALL BE #12 COPPER WIRE, 220V CIRCUITS SHALL BE #10 COPPER WIRE.

7. VERIFY ALL MOUNTING HEIGHTS OF SWITCHES AND OUTLETS AND LIGHT LOCATIONS W OWNER ON SITE PRIOR TO INSTALLING. FAILURE TO DO THIS MAY RESULT IN RELOCATION OF DEVICES AT THE CONTRACTOR'S EXPENSE. 8. BRANCH CIRCUIT WIRING IN DAMP, WET, OR EXPOSED AREAS SHALL

BE INSTALLED IN CONDUIT.

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> CONSTRUCTION DRAWING5

PROJECT : INTERIOR IMPROVEMENTS <u>OWNER:</u>

BLACKFORD 1860 BOAT POINT DR POINT PLEASANT, NJ 08742 APPLICANT:

PREMIER SPECIALTIES, INC 236 BLACKFORD AVE. MIDDLESEX, NJ 08846 SITE LOCATION:

236 BLACKFORD AVE.

08846 REVISIONS:

MIDDLESEX, NJ

DRAWN BY: MJZ CHECK: MJZ

PROJECT NUMBER: 202025

DATE: 11/19/2020 AS NOTED SCALE: SHEET NUMBER:

AND ADDITIONAL WORK REQUIRED TO SUPPLEMENT THE CONFORMANCE.

THE EXISTING CONDITIONS WERE OBSERVED BY THE ARCHITECT

TERMS OF BUILDING CODE COMPLIANCE AND METHODS OF STANDARD INSTALLATION. THESE DRAWINGS INDICATE THE EXISTING CONDITIONS

ON II.17.2020, THE CONDITIONS PRESENT WERE ACCEPTABLE IN

EXISTING FLOOR MOUNTED FURNACE REMAINS ADMINISTRATION AREA GENERATOR TRANSFER LUNCH ROOM MENS MENS WORK ROOM COMPOUNDING PRODUCTION WORKSPACE ROOM ← APPROX. PALLET LOCATION (TYP) FRONT EXTERIOR PARKING LOCKERS SHIPPING PREPLACE ALL EXISTING DUCTWORK WITH LNEW FLOOR FINISH OVER EXISTING EXISTING GRAVITY NEW DUCTHORK 7 CONC. SLAB7 REAR PRODUCTION AREA 5,000 s.f. NEW FLOOR FINISH OVER EXISTING CONC. SLAB7 COMPOUNDING PRODUCTION WORKSPACE TYPICAL THROUGHOUT: -EXISTING ILLUMINATED EXIT SIGNS, LOADING DOCK LOADING DOCK EMERGENCY LIGHTING, AND DUAL EXISTING WALL MOUNTED LIGHTS REPLACED EXTERIOR REMOTE HEADS HAVE BEEN REPLACED WITH LED FIXTURES. ALL WITH NEW LED FIXTURES. TYPICAL THROUGHOUT ARE HARDWIRED INTO EMERGENCY CIRCUIT

LEFT SIDE LOADING AREA