

SCOPE OF WORK:

TO SHOW 2 NEW (VANILLA SHELL) PARCELS BEING IMPLEMENTED INTO AN EXISTING COMMERCIAL BUILDING.

INDEX:

- S101 - PROJECT ANALYSIS & NOTES, KEY PLAN
- S102 - FLOOR PLAN
- S103 - LIFE SAFETY PLAN
- S104 - SECTIONS & DETAILS

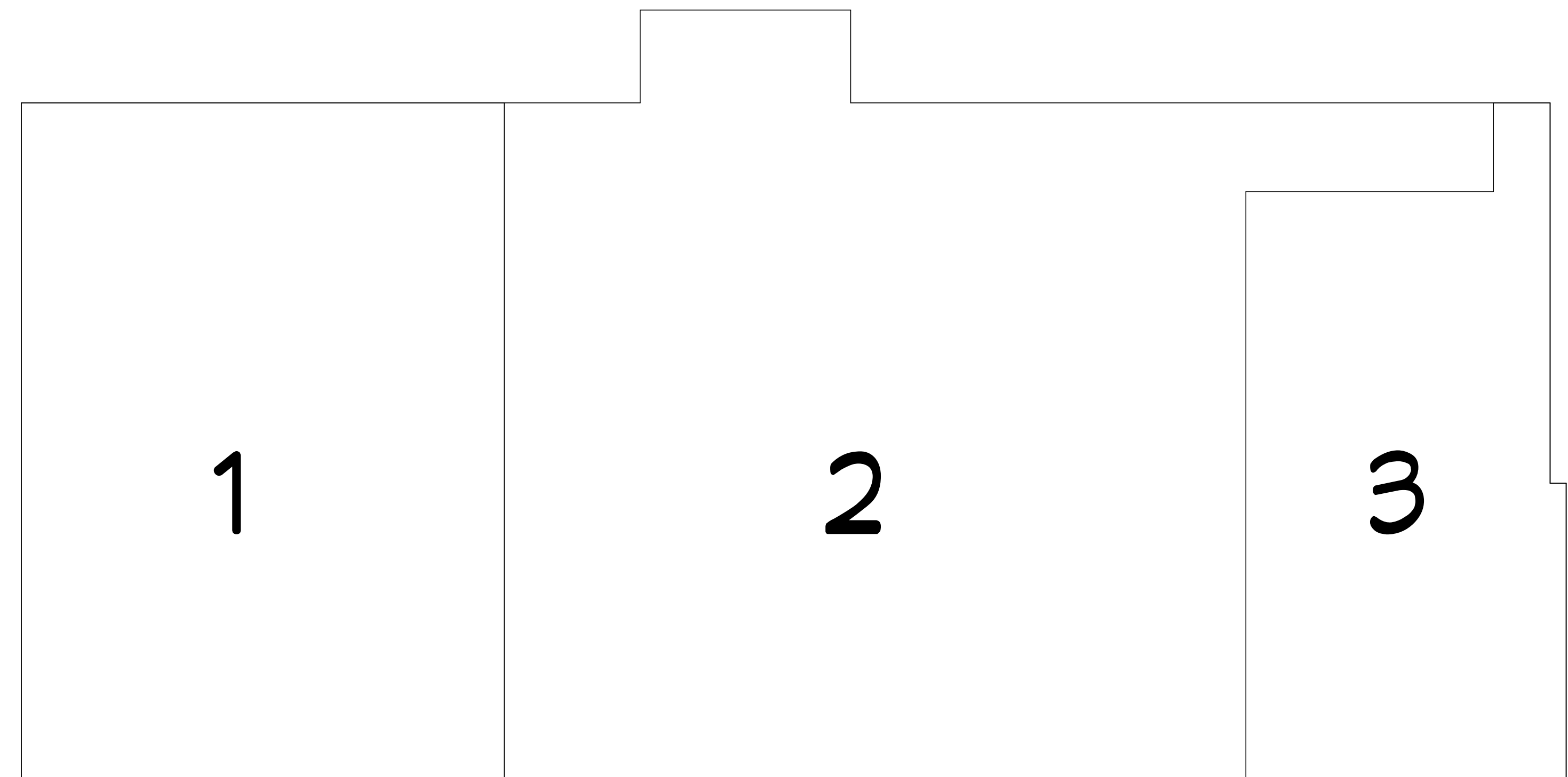
GENERAL NOTES:

1. ALL CONSTRUCTION MUST COMPLY WITH ALL GOVERNING CODES.
2. ALL CONTRACTORS AND SUB-CONTRACTORS WILL THOROUGHLY FAMILIARIZE THEMSELVES WITH THESE CONSTRUCTION DOCUMENTS AND WILL VERIFY EXISTING SITE AND BUILDING CONDITIONS PRIOR TO SUBMITTING A BID.
3. SUB-CONTRACTORS BEFORE STARTING THEIR WORK WILL CHECK AND VERIFY THEIR PARTICULAR RELATED REQUIREMENTS FOR COMPLIANCE ALONG WITH MEASUREMENTS, SURFACE LEVELS, SURFACE CONDITIONS NEAR & ABOUT THEIR WORK. IT WILL BE CONCLUDED THAT EACH BIDDER UNDERSTANDS AND KNOWS WHAT WILL BE REQUIRED.
4. THIS ENGINEER AND HIS PROFESSIONAL CONSULTANTS WILL NOT HAVE CONTROL OF & WILL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, SEQUENCES, OR SAFETY PRECAUTIONS IN CONNECTION WITH THE WORK ON THE PROJECT OR FOR THE ACTS OR OMISSIONS OF THE CONTRACTOR, SUB-CONTRACTOR, OR ANY OTHER PERSONS PERFORMING ANY OF THE WORK ON THIS SITE.
5. ALL CONTRACTORS WILL PROVIDE ADEQUATE BRACING AND/OR SHORING TO INSURE STRUCTURAL STABILITY OF THE BUILDING AND ALL RELATED BUILDING COMPONENTS, I.E.: STRUCTURAL WALLS, INTERIOR WALL ASSEMBLIES ETC., DURING THE CONSTRUCTION PHASE OF THIS PROJECT.
6. ALL WORK WILL BE COORDINATED WITH OTHER TRADES IN ORDER TO AVOID INTERFERENCE & PRESERVE MAXIMUM HEADROOM & AVOID OMISSIONS. EACH CONTRACTOR WILL INCLUDE ALL MISCELLANEOUS ITEMS REQUIRED BY CODE AND NEEDS TO COMPLETE THIS WORK.
7. ALL MATERIAL USED WILL BE NEW & BEAR UL LABELS WHERE REQUIRED & MEET NEMA STANDARDS.
8. LAYOUT ALL PARTITIONS BEFORE BEGINNING CONSTRUCTION TO PREVENT ERRORS BY DISCREPANCY. ALL DRYWALL PARTITIONS WILL BE INSTALLED AS NOTED ON THE DRAWINGS. DO NOT SCALE THE DRAWINGS.
9. VERIFY ALL DIMENSIONS IN THE FIELD PRIOR TO ORDERING, CUTTING, AND/OR INSTALLING MATERIAL, PRODUCT OR EQUIPMENT. IN THE EVENT OF ANY DISCREPANCIES, CONTACT THE ENGINEER BEFORE PROCEEDING WITH THAT WORK.
10. ALL SUB-CONTRACTORS WILL PROVIDE A CERTIFICATE OF INSURANCE TO THE OWNER PRIOR TO STARTING ANY WORK ON THIS PROJECT. CERTIFICATE OF INSURANCE CAN NOT BE TERMINATED OR CANCELED WITHOUT 10 DAYS PRIOR WRITTEN NOTICE TO THE OWNER.
11. NO SUBSTITUTIONS OF ANY KIND FOR MATERIALS SPECIFIED ON THESE CONSTRUCTION DOCUMENTS IS ALLOWED. NO "EQUIVALENT" SUBSTITUTIONS WILL BE MADE, UNLESS APPROVED IN WRITING BY THE ENGINEER & APPROVED BY THE OWNER DUE TO THE LACK OF AVAILABILITY OF ORIGINAL, U.O.N. IN THESE DOCUMENTS
12. EACH CONTRACTOR IS RESPONSIBLE FOR THE FIRST CLASS WORKMANSHIP & WILL ASSUME ALL RESPONSIBILITY FOR THE CARE AND PROTECTIONS OF HIS OWN WORK & MATERIAL FRO DAMAGE. HE WILL MAKE GOOD ANY DAMAGE TO HIS OWN OR OTHER WORK CAUSED BY HIMSELF OR WORKMAN EMPLOYED BY HIM.
13. EACH CONTRACTOR WILL ABIDE BY LOCAL AREA STANDARDS & RELATED OSHA STANDARDS FOR THE SAFETY OF THEIR EMPLOYEES ON SITE. THIS ENGINEER AND HIS PROFESSIONAL CONSULTANTS WILL BE HELD HARMLESS BY THE: OWNER, GC, AND RELATED AWARDED TRADES, ON THIS PROJECT FOR ACCIDENTS OR INJURIES CAUSED OR ACCRUED ON THIS PROPERTY DURING CONSTRUCTION PHASES OF THIS PROJECT.
14. SHOULD FIRE ALARM & SPRINKLER DRAWINGS BECOME A REQUIREMENT, IT WILL BE THE RESPONSIBILITY OF THE SUB-CONTRACTOR AND TO BE SUBMITTED AS SEPARATE PERMIT ISSUE.



LOCATION MAP
SCALE - NO SCALE

- KEY PLAN LEGEND:**
- 1 - BUSINESS (VACANT/VANILLA)
 - 2 - EXISTING MERCANTILE
 - 3 - BUSINESS (VACANT/VANILLA)



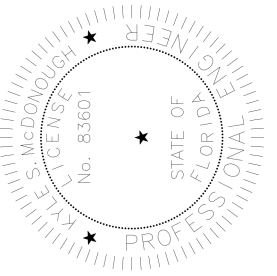
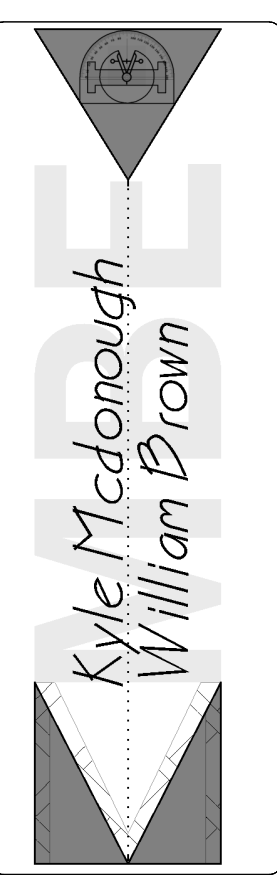
KEY PLAN
SCALE - 1/32" = 1'

PROJECT DATA:

PROJECT NAME: NORWOOD FLEA MARKET
 PROJECT ADDRESS: 5301 NORWOOD AVE, JACKSONVILLE, FL, 32208
 PROJECT ZONING: 1692 SHOPPING CTR/NBHD
 DESIGN CODE: FLORIDA BUILDING CODE 2023 8TH EDITION, FLORIDA FIRE PREVENTION CODE 2023 8TH EDITION, AND ASCE-7-16
 SQUARE FOOTAGE: PARCEL 1: 315385F (+/-), PARCEL 3: 183605F (+/-)
 STORIES: 1 STORY
 OCCUPANCY LOAD: PARCEL 1: 316, PARCEL 3: 184
 OCCUPANCY TYPE: PARCEL1: B (BUSINESS), PARCEL 2: B (BUSINESS)
 CONSTRUCTION TYPE: II SPRINKLED/ PROTECTED
 ENCLOSURE: ENCLOSED BUILDING
 FIRE CODE: NFPA 101 FIRE PREVENTION CODE 2021



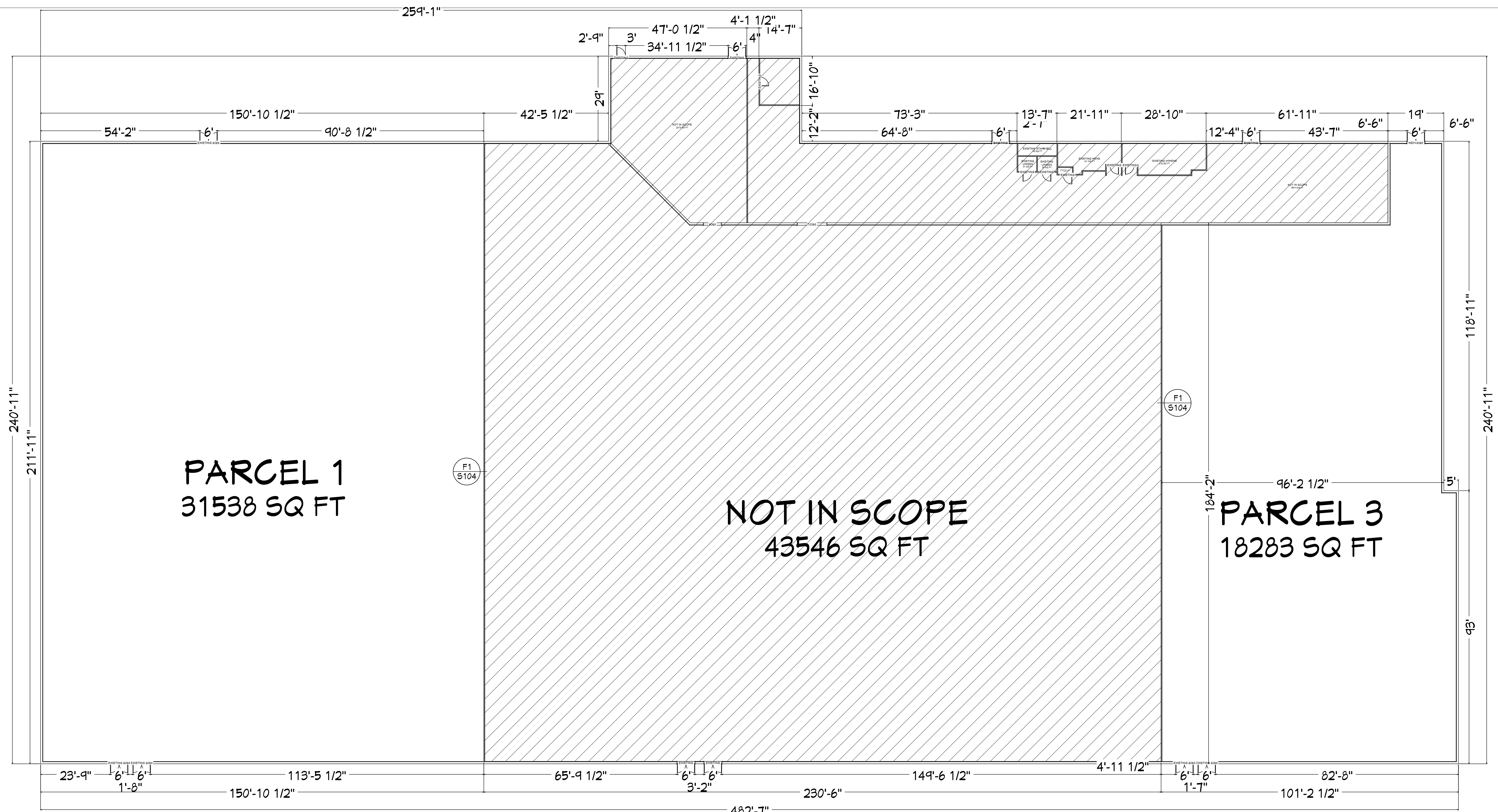
Project Analysis/
Project Data/
General Notes



Sub-Parceling of an Existing Commercial Building
Norwood Flea Market
 5301 Norwood Ave, Jacksonville, Florida, 32208

DATE: 04/01/24
 DRAWN BY: MEB
 2024-153

S101

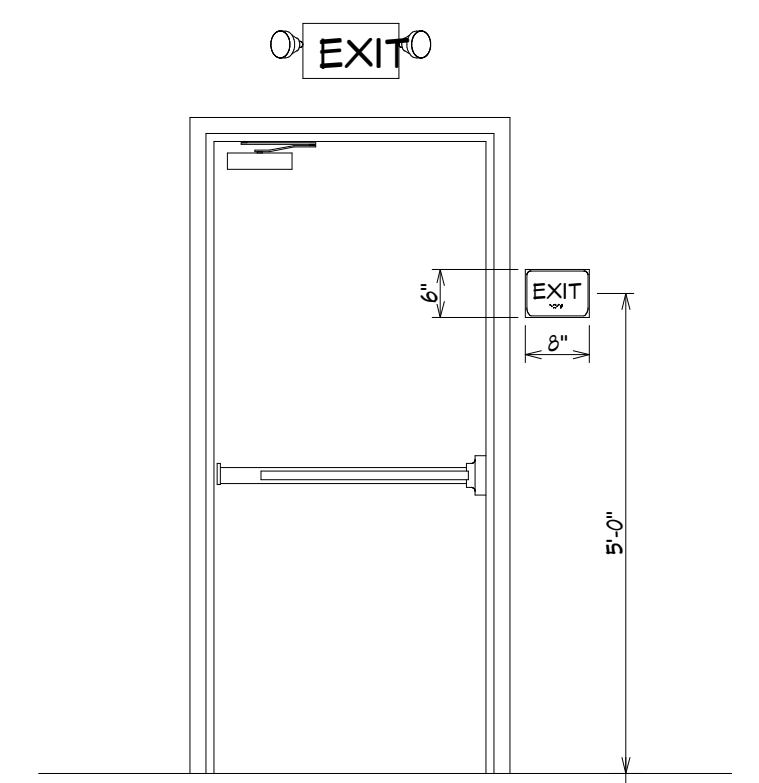


PARCEL 1
31538 SQ FT

NOT IN SCOPE
43546 SQ FT

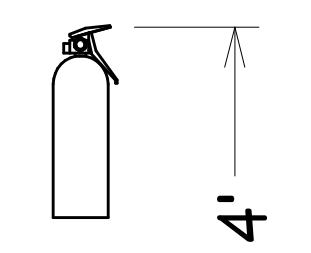
PARCEL 3
18283 SQ FT

FLOOR PLAN
SCALE - 1/16" = 1'

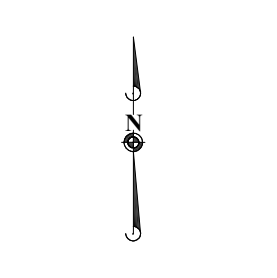


Emergency w/ Panic Hardware Detail
Scale - 1/2" = 1'

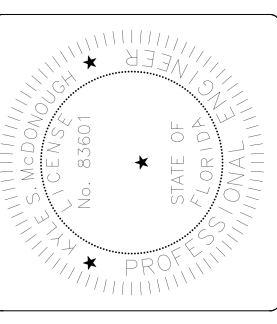
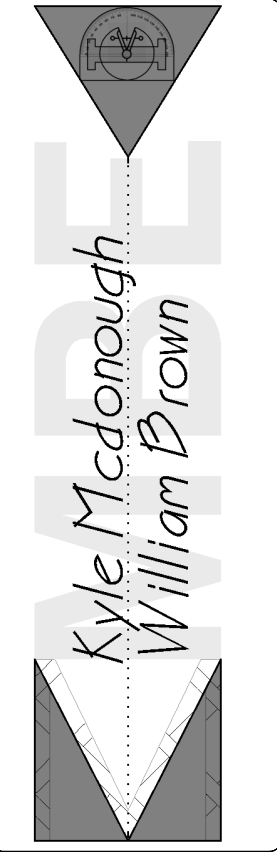
"AMEREX" MODEL B500 / B500T HAND HELD
TYPE A, B, C, #5 OR EQUAL AS INDICATED
ON PLAN. (MOUNT NO MORE THAN 5'-0"
A.F.F. FROM TOP OF EXTINGUISHER TO FLOOR)
PROVIDE TYPE 'K' @ KITCHEN AREAS



Fire Extinguisher Mounting Height
Scale - 1/2" = 1'



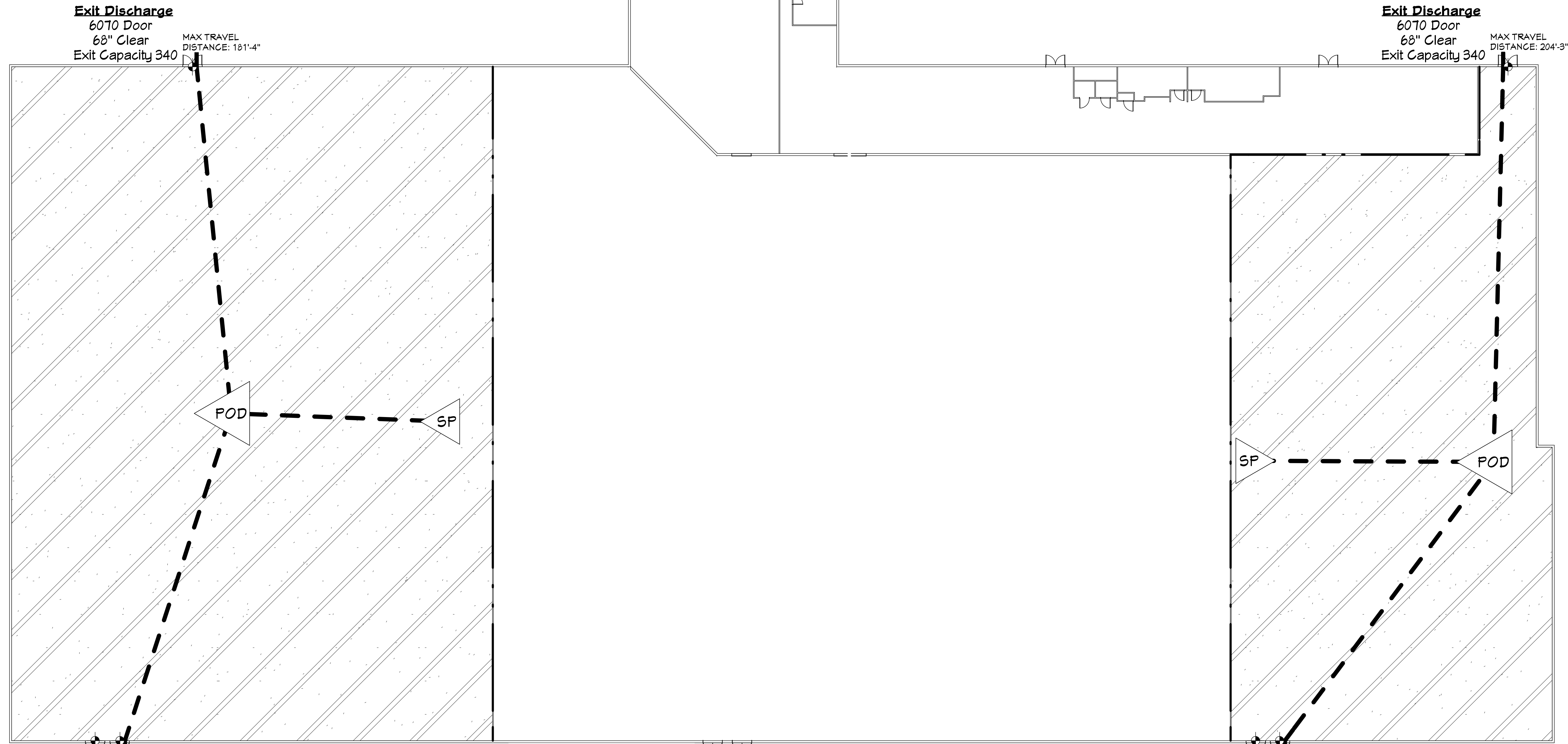
LIFE SAFETY PLAN



Sub-Parceling of an Existing Commercial Building
Norwood Flea Market
9501 Norwood Ave., Jacksonville, Florida, 32209

DATE: 04/01/24
DRAWN BY: MEB
CHECKED BY: WJB
2024-1159

Sheet
S103



Exit Discharge
6070 Door
68" Clear
Exit Capacity 340

Exit Discharge
6070 Door
68" Clear
Exit Capacity 340

Exit Discharge
6070 Door
68" Clear
Exit Capacity 340

Exit Discharge
6070 Door
68" Clear
Exit Capacity 340

LIFE SAFETY PLAN

SCALE - 1/16" = 1'

Parcel 1: Business Use Analysis			
Code Requirements	Project Information	Code References Used	
	±31536 S.F. Sprinkled Protected	2023 FBC 8th Edition	2021 Fire Prevention Code NFPA 101
Occupancy Use:	Group B (Business)	304.1 - Business	NFPA 101.6.1.11
Required Separation:	N/R	508.4	NFPA 101 6.1.14.4.1 (B)
Construction Type:	Type II	603	
Occupant Load:	316 (Max)	1004.1.2	NFPA 101 7.3.1.2
Egress Width:	204"	1005.1	NFPA 101 7.3.3.1
Max Travel Distance:	181'-4"	1017.2 (250' Allowed)	NFPA 101.37.2.6.1 (200' Allowed)
Business Egress			
Egress Width Hinged Door(s)			
316 Occupants * 0.2 = 64" of Egress Required (Min.) = 204" of Egress Provided			
204" / 0.2 = 1020 Occ. Capacity (Actual 316)			

Business Areas	SF	MAX OCC.	SEAT COUNT
1 per 100sf (Gross)	31536	316	-

Life Safety Plan Legend	
	Starting Point
	Point of Decision
	Exit Sign w/ Emergency Flood Lighting & Battery Back-Up
	Emergency Flood Light w/ Battery Back-Up
	Fire Extinguisher
	Emergency 24 Hr. Light w/ Battery Back-Up**
	UL-419 2hr Rated Separat.

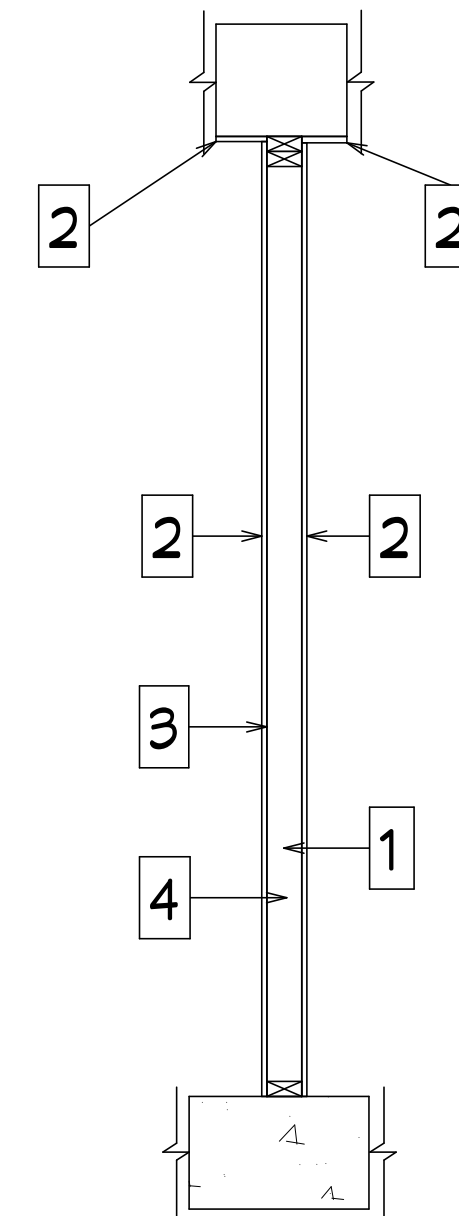
Business Areas	SF	MAX OCC.	SEAT COUNT
1 per 100sf (Gross)	18360	184	-

Life Safety Plan Legend	
	Starting Point
	Point of Decision
	Exit Sign w/ Emergency Flood Lighting & Battery Back-Up
	Emergency Flood Light w/ Battery Back-Up
	Fire Extinguisher
	Emergency 24 Hr. Light w/ Battery Back-Up**
	UL-419 2hr Rated Separat.

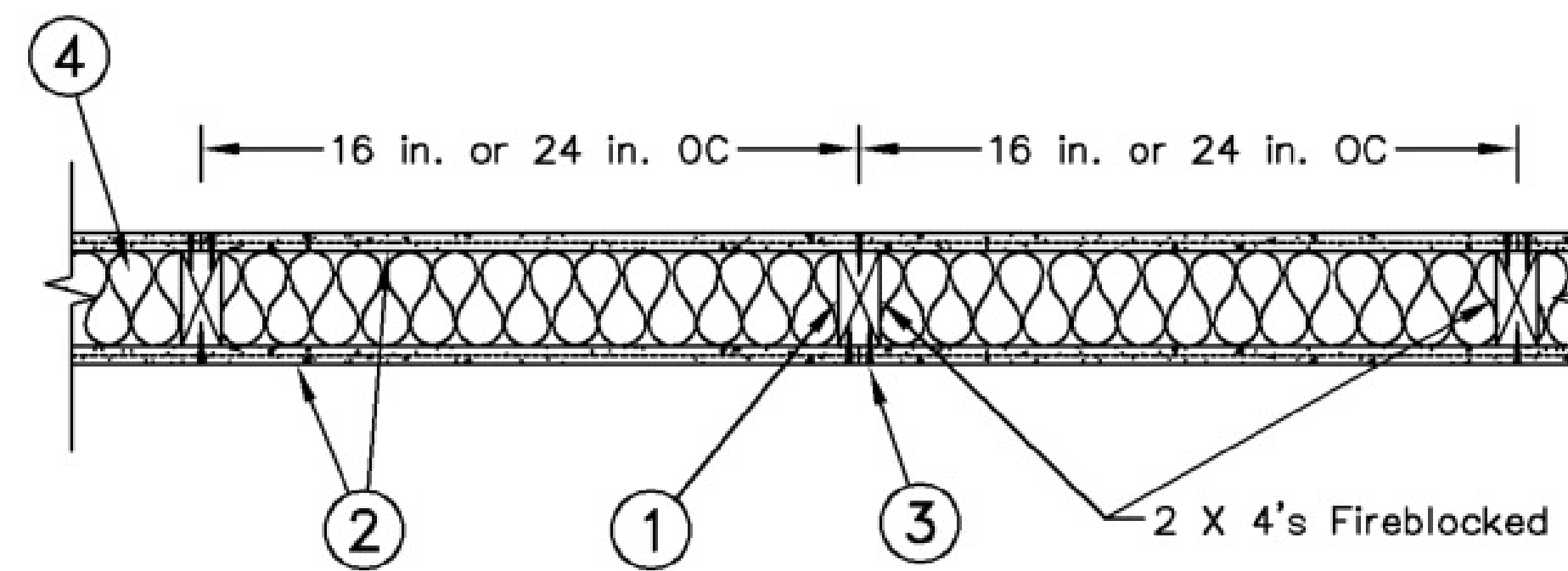
Parcel 3: Business Use Analysis			
Code Requirements	Project Information	Code References Used	
	±18360 S.F. Sprinkled Protected	2023 FBC 8th Edition	2021 Fire Prevention Code NFPA 101
Occupancy Use:	Group B (Business)	304.1 - Business	NFPA 101.6.1.11
Required Separation:	N/R	508.4	NFPA 101 6.1.14.4.1 (B)
Construction Type:	Type II	603	
Occupant Load:	184 (Max)	1004.1.2	NFPA 101 7.3.1.2
Egress Width:	204"	1005.1	NFPA 101 7.3.3.1
Max Travel Distance:	204'-3"	1017.2 (250' Allowed)	NFPA 101.37.2.6.1 (200' Allowed)
Business Egress			
Egress Width Hinged Door(s)			
184 Occupants * 0.2 = 34" of Egress Required (Min.) = 204" of Egress Provided			
204" / 0.2 = 1020 Occ. Capacity (Actual 184)			

©COPYRIGHT 2024 MB ENGINEERING & ITS ASSOCIATES. DESIGNER, EXPRESSLY RESERVES HIS COPYRIGHT AND OTHER PROPERTY RIGHT IN THESE PLANS. THESE PLANS AND DRAWINGS ARE NOT TO BE REPRODUCED, CHANGED OR COPIED IN ANY FORM OR MANNER WHAT SO EVER WITHOUT FIRST OBTAINING THE EXPRESS WRITTEN CONSENT OF MB ENGINEERING, OR ITS ASSOCIATES, NOR ARE THEY TO BE ASSIGNED TO ANY PARTY WITHOUT FIRST OBTAINING SAID WRITTEN CONSENT.

****Note: Wall is Balloon Framed, Field Frame & Measure****



F1 Partition Fire Wall Detail
Scale - 5/8" = 1'

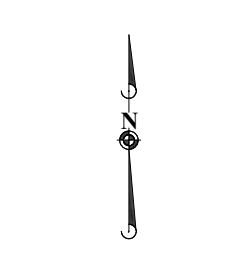


Configuration A

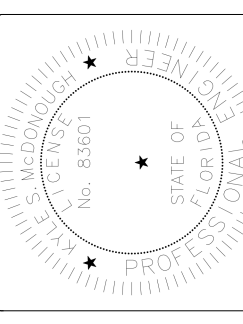
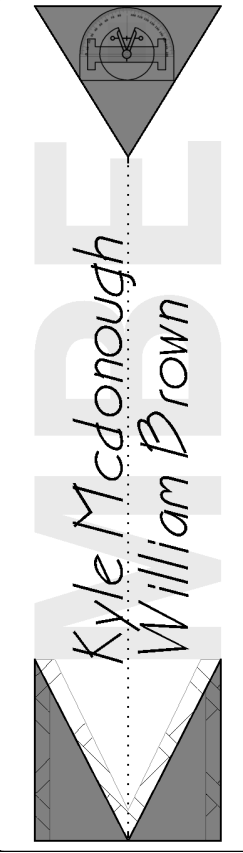
Fire Wall & Ceiling Notes:

Design No.: UL-U419 - Interior Partition, Steel Stud (2hr Wall Rating)

1. Metal Studs — Nom 2 by 4 in., spaced 16 in. OC, effectively firestopped
2. Gypsum Board* — Nominal 5/8 in. thick, 4 ft wide panels, applied vertically to studs and bearing plates with 1-5/8 in. long Type S screws spaced 12 in. OC at perimeter of panels and 8 in. OC in the field. Vertical joints need not be staggered on opposite sides of wall. Horizontal joints of vertically applied panels need not be backed by studs. Finish rating 23 min
3. Joints and Screwheads — Panel joints covered with paper tape and two layers of joint compound. Screwheads covered with two layers of joint compound.
4. Batts and Blankets* — Glass fiber insulation, nom 3-1/2 in. thick, min. density of 0.80 pcf, with a flame spread of 25 or less and a smoke developed of 50 or less, friction-fitted to completely fill the stud cavities.



SECTIONS & DETAILS



Sub-Parceling of an Existing Commercial Building
Norwood Flea Market
8501 Norwood Ave., Jacksonville, Florida, 32208

DATE	04/01/24
DRAWN BY	MEB
NO.	2024-153

S104