

Maxxim Construction at:

226 & 222 Industrial Loop South
Orange Park, Florida 32073

Building Manager:

Wesjax Development Co.
569 Edgewood Ave. S
Jacksonville, Florida 32205

Architectural Services:

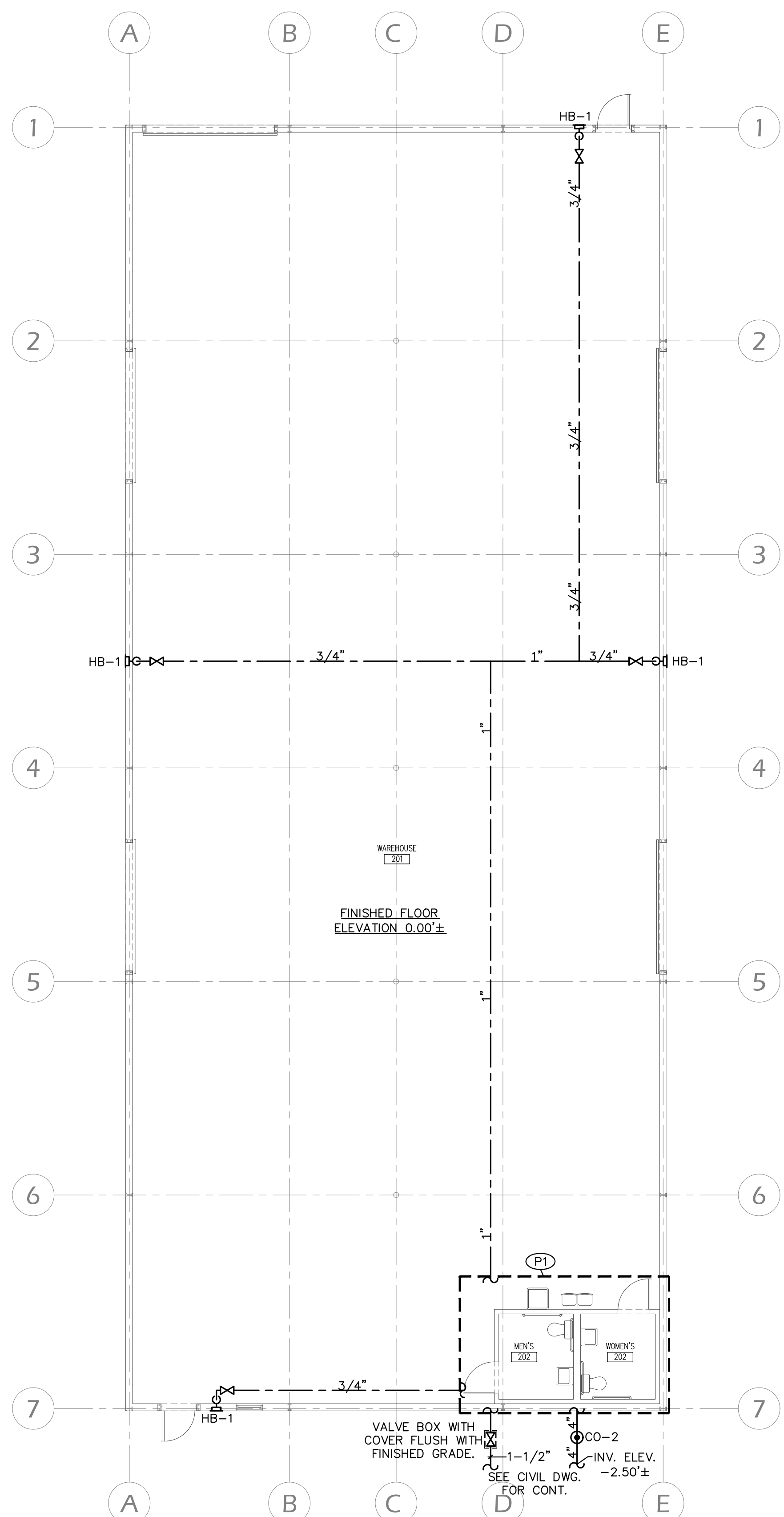
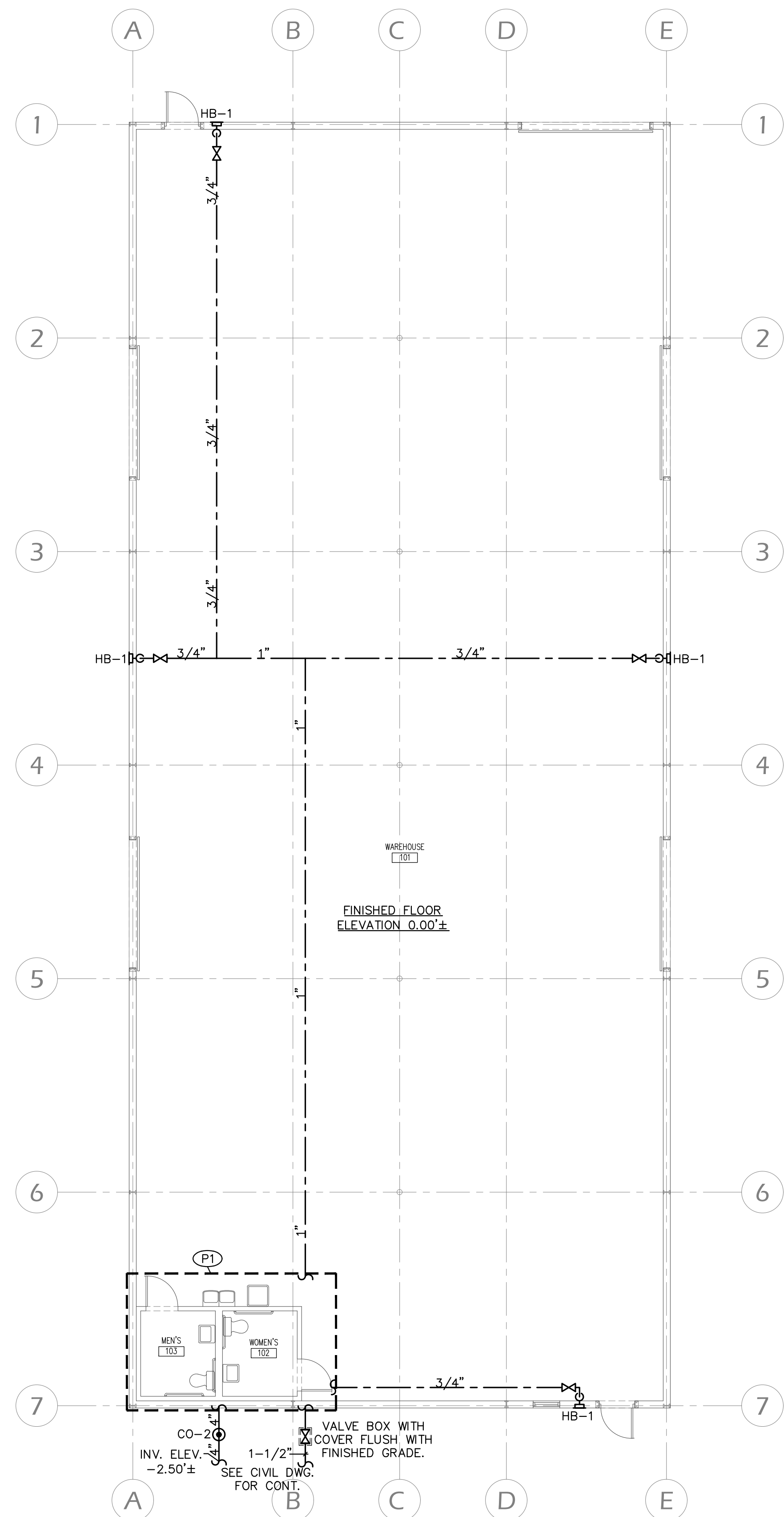
Michael Blake Architects LLC
904 Margaret St.
Suite 101
Jacksonville, Florida 32204
904.708.0826
M. Blake, Reg. No. AR 96125

Mechanical, Electrical, & Plumbing
Engineering:

Powell & Hinkle Engineering
1409 Kingsley Avenue, Building 12A
Orange Park, Florida
904 708 0826
Robert Hinkle, PE No. 29302
Lane Hinkle, PE No. 48076
Thomas Elder, PE No. 56121

"TO THE BEST OF THE ARCHITECT'S OR ENGINEER'S KNOWLEDGE, THE PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE FIRE-SAFETY STANDARDS AS DETERMINED BY THE LOCAL AUTHORITY IN ACCORDANCE WITH THIS SECTION AND CHAPTER 633, FLORIDA STATUTES."

PLUMBING SHEET INDEX	
SHEET NO.	SHEET TITLE
P1.1	PLUMBING FLOOR PLANS
P2.1	ENLARGED PLUMBING PLANS & RISER DIAGRAMS
P3.1	LEGEND, SCHEDULE & MISC. DETAILS.



- (P1) SEE ENLARGED PLUMBING PLAN "P1.1A" ON SHEET "P2.1" FOR PLUMBING DETAILS IN THIS AREA.
- (P2) SEE ENLARGED PLUMBING PLAN "P1.1B" ON SHEET "P2.1" FOR PLUMBING DETAILS IN THIS AREA.

PLUMBING FLOOR PLANS
SCALE: 1/8" = 1'-0"

Revisions: _____

Date: 6.6.2025
File: 4022P101

PLUMBING FLOOR PLANS

6/5/25
4022P101

P1.1

Renovations at:

Maxxim Construction at:

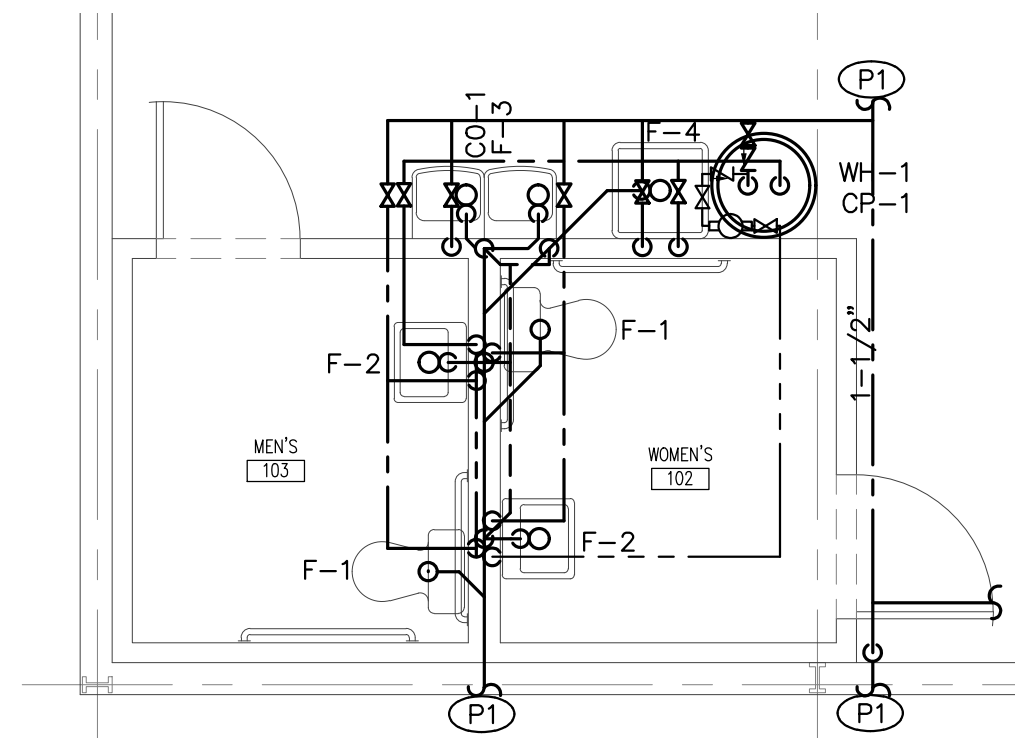
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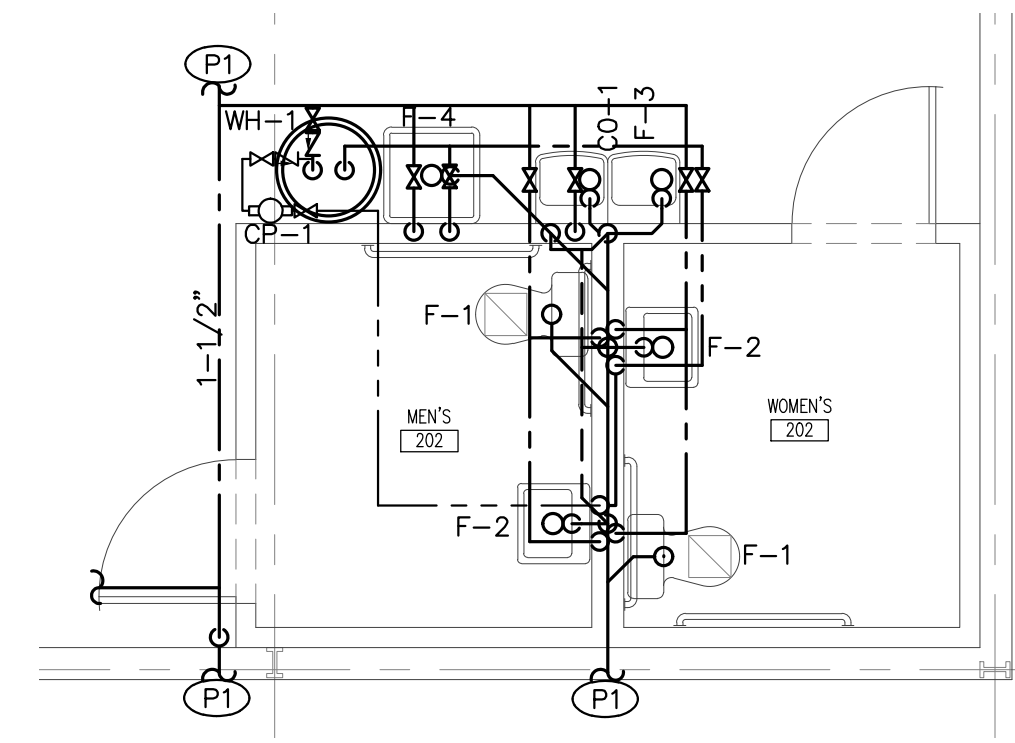
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(P1) SEE PLUMBING FLOOR PLANS ON SHEET "P1.1" FOR CONTINUATION.

ENLARGED PLUMBING PLAN "P1.1A"
SCALE: 1/4" = 1'-0"

SEE RISER DIAGRAMS FOR PIPE SIZES.



(P1) SEE PLUMBING FLOOR PLANS ON SHEET "P1.1" FOR CONTINUATION.

ENLARGED PLUMBING PLAN "P1.1B"
SCALE: 1/4" = 1'-0"

SEE RISER DIAGRAMS FOR PIPE SIZES.

(P1) SEE PLUMBING FLOOR PLANS ON SHEET "P1.1" FOR CONTINUATION.

SANITARY RISER DIAGRAM "P1.1A"
NOT TO SCALE

(P1) SEE PLUMBING FLOOR PLANS ON SHEET "P1.1" FOR CONTINUATION.

SANITARY RISER DIAGRAM "P1.1B"
NOT TO SCALE

(P1) SEE PLUMBING FLOOR PLANS ON SHEET "P1.1" FOR CONTINUATION.

DOMESTIC WATER RISER DIAGRAM "P1.1A"
NOT TO SCALE

(P1) SEE PLUMBING FLOOR PLANS ON SHEET "P1.1" FOR CONTINUATION.

DOMESTIC WATER RISER DIAGRAM "P1.1B"
NOT TO SCALE

Revisions: _____

Date: 6.6.2025
File: 4022P201

ENLARGED PLUMBING PLANS & RISERS DIAGRAMS

6/ 5 /25
4022P201

P2.1

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PLUMBING SPECIFICATIONS

1. SCOPE: PROVIDE A COMPLETE PLUMBING SYSTEM AS SHOWN ON DRAWINGS AND MEETING REQUIREMENTS OF APPLICABLE STATE AND LOCAL CODES. OBTAIN ALL REQUIRED PERMITS AND CERTIFICATES.

2. GUARANTEE: PROVIDE ALL NEW MATERIALS AND EQUIPMENT, AND GUARANTEE SAME AGAINST DEFECTS FOR A PERIOD OF ONE YEAR FROM DATE OF ACCEPTANCE. AS FAR AS PRACTICAL, SIMILAR PRODUCTS SHALL BE BY ONE MFG.

3. CUTTING & PATCHING: ASSUME LIABILITY FOR CUTTING AND PATCHING. COORDINATE WITH BUILDING ENGINEER AND REVIEW EXISTING STRUCTURAL PLANS PRIOR TO ANY CUTTING OR CORE DRILLING. PROVIDE REQUIRED CHASES, SLOTS AND OPENINGS FOR REQUIRED PIPE SLEEVES THROUGH WALLS. CUT CONCRETE FLOOR SLAB WHERE REQUIRED FOR LOCATION OF UNDER FLOOR SANITARY PIPING. COMPLETE ALL BACKFILL OF EXCAVATIONS AND COMPLETE ALL CONCRETE FLOOR SLAB WORK, INCLUDING AREAS LEFT OPEN FOR FUTURE SERVICE CONNECTIONS, TO MATCH SURROUNDING FLOOR LEVEL AND FINISH.

4. FIXTURES: SHALL BE AS SCHEDULED ON THE DRAWINGS. FIXTURE TRIM AND FITTINGS SHALL BE C.P. BRASS INCLUDING PIPING SERVING FIXTURES EXPOSED BEYOND FACE OF FINISHED WALL. PROVIDE STOPS IN WATER SUPPLIES TO EACH AND EVERY FIXTURE. FIXTURE MOUNTING HEIGHT SHALL BE AS SHOWN ON THE ARCH. DRAWINGS.

5. CONNECTIONS TO EQUIPMENT FURNISHED AND INSTALLED BY OTHERS: COMPLETE ALL ROUGH-IN AND FINAL CONNECTIONS TO LAVATORY AND SHOP EQUIPMENT FURNISHED AND INSTALLED BY OTHERS. SEE ARCHITECTURAL DRAWINGS FOR DETAILS OF EQUIPMENT AND LOCATION.

6. SANITARY PIPING: SOIL, WASTE AND VENT PIPING ABOVE AND BELOW GRADE SHALL BE ONE OF THE FOLLOWING: POLYVINYL CHLORIDE (PVC), SCHEDULE 40, SOLVENT WELD JOINTS, SPUN SERVICE WEIGHT CAST IRON, NO HUB, JOINTS MADE WITH STAINLESS STEEL CLAMPS, AND NEOPRENE GASKETS, OR COPPER DWV, SOLDER JOINTS. SOIL AND WASTE PIPE RECEIVING HIGH TEMPERATURE WASTE WATER (140° AND ABOVE) SHALL BE CAST IRON FOR A MINIMUM 10 FOOT RUN. EXPOSED SANITARY PIPING UNDER LAVATORIES SHALL BE CHROME PLATED COPPER/BRASS. (NOTE: CEILINGS OUTSIDE TOILET ROOMS ARE USED AS RETURN AIR PLENUMS. ANY NEW OR EXISTING PVC PIPING LOCATED IN RETURN AIR PLENUMS SHALL BE INSULATED WITH 1/2" THICK PLENUM RELATED INSULATION.) SUPPORT ALL SOIL AND VENT STACKS AT BASE. FLASH ALL VENTS PASSING THROUGH ROOF WITH SHEET LEAD EXTENDING AT LEAST 6" OUT AROUND BASE AND AT LEAST 6" UP STACK INTO FLASHING COLLAR. PROVIDE CLEANOUTS AS SHOWN ON DRAWINGS AND REQUIRED BY CODE. USE SCREW TYPE CLEANOUTS FOR PIPING CONCEALED IN WALL WITH CHROMIUM PLATED BRONZE COVER PLATES. MAINTAIN MAXIMUM 3'-0" SPACING FOR SUPPORT HANGERS ON ALL PVC PIPE LOCATED ABOVE GRADE AND SERVING KITCHEN.

7. WATER SUPPLY PIPING: ABOVE AND BELOW GRADE HOT AND COLD WATER SUPPLY PIPING SHALL BE ONE OF THE FOLLOWING: CHLORINATED POLYVINYL CHLORIDE (CPVC), SOLVENT WELD JOINTS, SUITABLE FOR USE AT MINIMUM WORKING PRESSURE OF 160 PSI AT 73 DEG. F. AND 100 PSI AT 180 DEG. F. PIPES 1/2" THRU 2" SHALL BE CPVC-CT (COPPER PIPE SIZE) MEETING TEST REQUIREMENTS OF SDR 11. PIPES LARGER THAN 2" SHALL BE CPVC SCHEDULE 80 WITH SCHEDULE 80 FITTINGS OR TYPE "L" HARD COPPER WITH CAST OR WROUGHT SOLDER JOINT FITTINGS. BELOW GRADE COLD WATER SUPPLY PIPING SHALL BE ONE OF THE FOLLOWING: CHLORINATED POLYVINYL CHLORIDE (CPVC), SOLVENT WELD JOINTS, SUITABLE FOR USE AT MINIMUM WORKING PRESSURE OF 160 PSI AT 73 DEG. F. AND 100 PSI AT 180 DEG. F. PIPES 1/2" THRU 2" SHALL BE CPVC-CT (COPPER PIPE SIZE) MEETING TEST REQUIREMENTS OF SDR 11. PIPES LARGER THAN 2" SHALL BE CPVC SCHEDULE 80 WITH SCHEDULE 80 FITTINGS OR TYPE "K" HARD COPPER, WITH CAST OR WROUGHT SOLDER JOINT FITTINGS, PROTECTED BY BITUMINOUS COATING. HIGH TEMPERATURE HOT WATER PIPING (140° AND ABOVE) SHALL BE TYPE "L" COPPER AS PREVIOUSLY SPECIFIED. WATER HAMMER ARRESTORS SHALL BE BELLOW OR PISTON TYPE SIZED PER MFG. RECOMMENDATIONS. VALVES SHALL BE LINE SIZE UNLESS SPECIFICALLY SHOWN OTHERWISE. ALL EQUIPMENT SERVICE VALVES AND ALL SHUT-OFF VALVES 2" AND SMALLER SHALL BE BRONZE BODY FULL PORT BALL VALVES WITH STAINLESS STEEL BALL AND NYLON SEAT. INSTALL BALL VALVES AT TAKE-OFF FROM MAIN, UPSTREAM OF ALL EQUIPMENT CONNECTIONS, AND WHERE SHOWN ON DRAWINGS. PROVIDE UNIONS AT EACH THREADED VALVE, FIXTURE OR APPARATUS TO FACILITATE REMOVAL. TRAP PRIMERS SHALL BE SIMILAR TO MIFAB MODEL MR-500 OR AS SCHEDULED ON DRAWINGS.

8. INSULATION: INSULATE HOT WATER PIPING SIZES UP TO 1-1/4" WITH 1" THICK ARMAFLEX, HOT WATER PIPE SIZES 1-1/2" TO 4" WITH 1-1/2" THICK ARMAFLEX AND COLD WATER PIPING WITH 1/2" THICK ARMAFLEX PIPE INSULATION PER MANUFACTURERS' RECOMMENDATIONS. INSULATE ALL OTHER PVC PIPING LOCATED IN SUPPLY OR RETURN AIR PLENUMS WITH MINIMUM 1/2" THICK ARMAFLEX INSULATION. AT ALL EXPOSED PIPING UNDER HANDICAPPED LAVATORIES AND/OR SINKS, PROVIDE PRE MOLDED VINYL INSULATION. INSULATION SHALL BE "HANDI LAV-GUARD" INSULATION KITS AS MANUFACTURED BY TRUEBRO INC. OR APPROVED EQUAL. TRUEBRO INC. PHONE NO. IS (203) 875-2868. ALL INSULATION MATERIALS SHALL MEET FLAME SPREAD AND SMOKE DEVELOPED RATINGS PER NFPA BULLETIN 90-A WHEN TESTED IN ACCORDANCE WITH ASTM STANDARD E 84. SMOKE DEVELOPED LESS THAN OR EQUAL TO 50, AND FLAME SPREAD LESS THAN OR EQUAL TO 25. WHEN REQUIRED BY THE LOCAL AUTHORITY HAVING JURISDICTION (A.H.), ALL PVC PIPING LOCATED WITHIN CEILINGS SHALL BE INSULATED WITH 1/2" THICK PIPE INSULATION. INSULATION SHALL MEET ALL STATE AND LOCAL CODE REQUIREMENTS FOR PLENUM USE. CONTRACTOR SHALL COORDINATE REQUIREMENTS WITH LOCAL BUILDING OFFICIAL PRIOR TO BID.

9. PIPE HANGERS: PIPE HANGERS SHALL BE GALVANIZED STEEL CLEVIS HANGERS SELECTED WITHIN THE MANUFACTURER'S PUBLISHED LOAD RATINGS AND SHALL BE AUTO-DRIP, FEE AND MASON, OR GRINELL. HANGERS FOR COPPER PIPE SHALL BE EITHER COPPER-PLATED TYPE OR THERE SHALL BE A SHIELD OF 4 POUNDS SHEET LEAD TO COMPLETELY SURROUND THE PIPE TO PREVENT DIRECT CONTACT WITH THE HANGER. SUPPORTS FOR PIPES WITH VAPOR BARRIER TYPE COVERING SHALL NOT CONTACT THE PIPE BUT SHALL SURROUND THE UNBROKEN COVERING. PROVIDE GALVANIZED STEEL SHIELDS WITH MITERED CORNERS PROPERLY FORMED TO THE JACKET OUTSIDE DIAMETER BETWEEN HANGER CLEVIS AND THE LOWER 1/3 OF THE CIRCUMFERENCE.

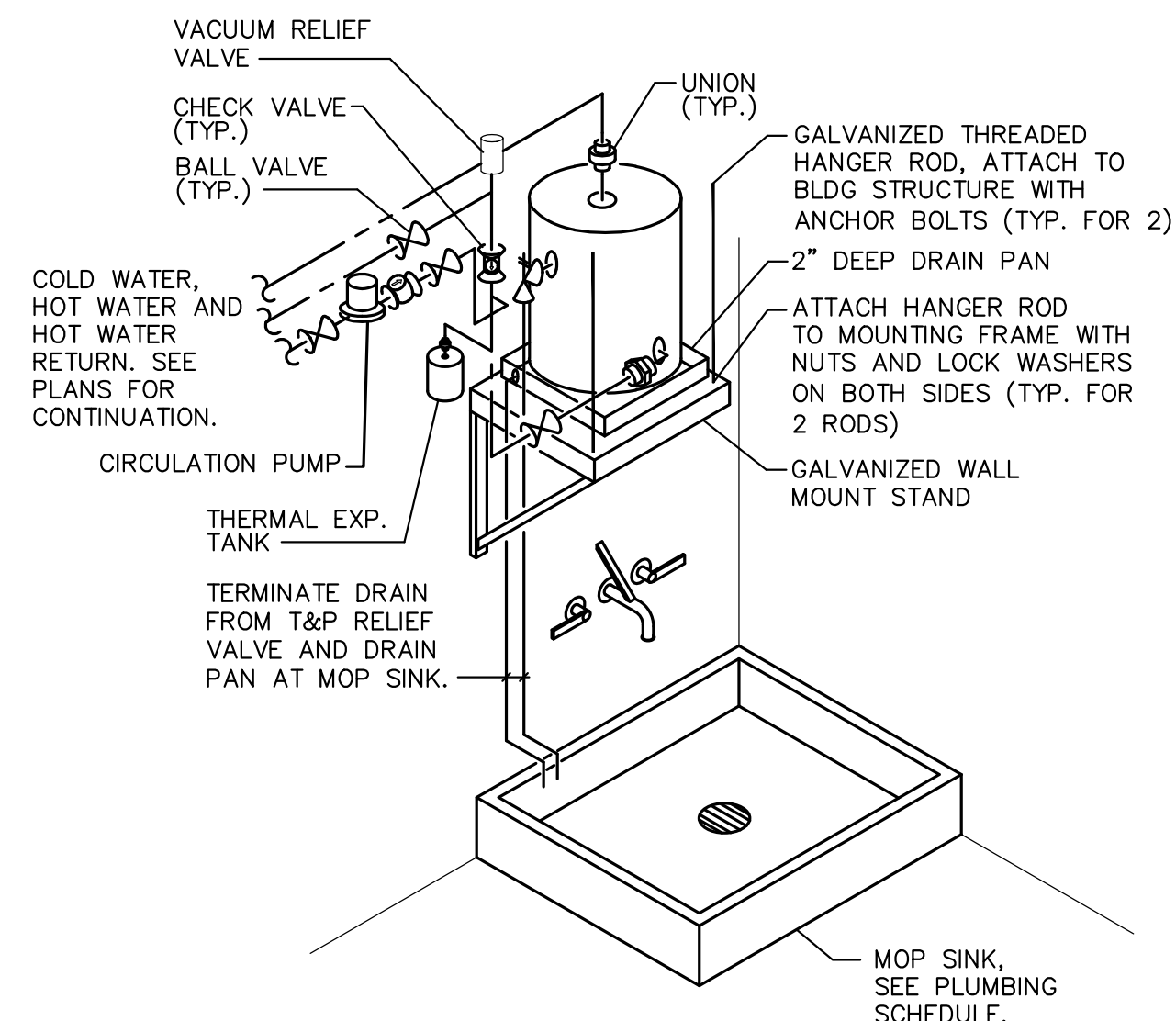
10. SECONDARY PIPE SUPPORTS: MAKESHIFT, FIELD DEVISED METHODS OF PLUMBING PIPE SUPPORT, SUCH AS WITH THE USE OF SCRAP FRAMING MATERIALS, ARE NOT ALLOWED. SUPPORT AND POSITIONING OF PIPING SHALL BE BY MEANS OF ENGINEERED METHODS THAT COMPLY WITH IAPMO PS 42-96. THESE SHALL BE HUBBARD ENTERPRISES/HOLDRITE SUPPORT SYSTEMS OR OWNER-APPROVED EQUIVALENT. FOR PLENUM APPLICATIONS USE PIPE SUPPORTS THAT MEET ASTM E-84 25/50 STANDARDS, SUCH AS THE HUBBARD ENTERPRISES/HOLDRITE FLAME FIGHTER TM OR OWNER-APPROVED EQUIVALENT. FOR VERTICAL MID-SPAN SUPPORTS OF PIPING 4" AND UNDER, USE HUBBARD ENTERPRISES/HOLDRITE STOUT BRACKETS™ WITH HUBBARD ENTERPRISES/HOLDRITE STOUT CLAMPS OR TWO-HOLE PIPE CLAMPS (MSS TYPE 26).

11. PIPE SLEEVES: PROVIDE PIPE SLEEVES OR CORE BORE FOR ALL PIPES PASSING THROUGH CONCRETE OR MASONRY WALLS. SLEEVES THROUGH FLOOR SLABS OR FIRE WALLS SHALL BE GALVANIZED STEEL PIPE OF PROPER SIZE. FILL ALL SPACES BETWEEN PIPING AND SLEEVES PASSING THROUGH FIRE-RATED WALLS, FLOORS, OR CEILINGS WITH MATERIAL CAPABLE OF MAINTAINING THE FIRE-RESISTANCE RATING OF THE WALL, FLOOR OR CEILING. USE METACAULK 950GW-1 OR APPROVED EQUAL CAULKING MATERIAL FOR PVC AND CPVC PIPING.

12. ESCUTCHEONS: PROVIDE ESCUTCHEONS ON ALL FINISHED SURFACES WHERE PIPING PENETRATE. FASTEN SECURELY TO PIPE OR PIPE COVERING.

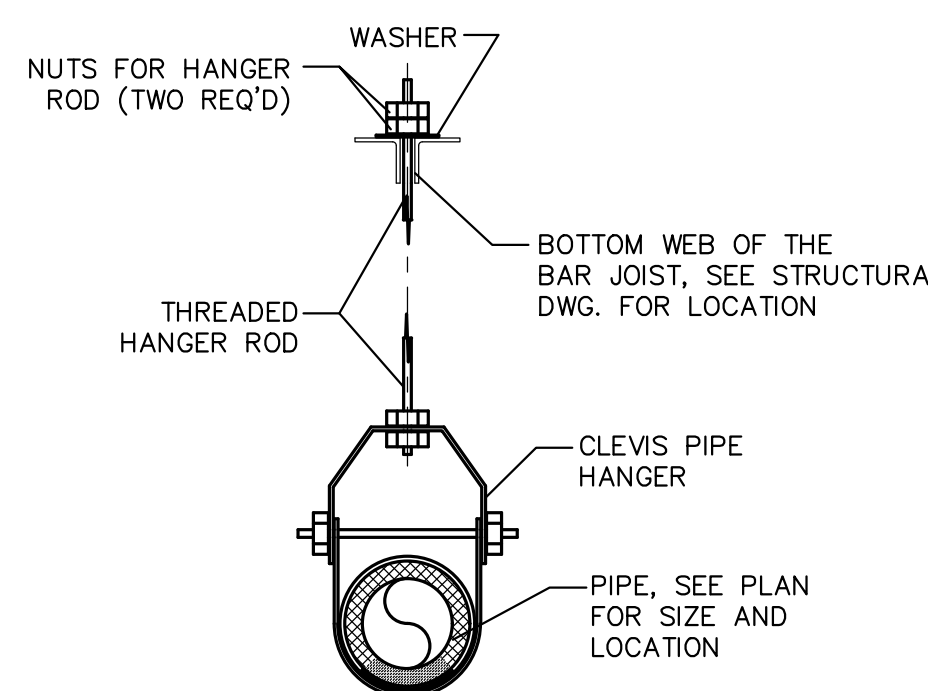
13. TESTING: TEST ALL DRAINAGE AND VENT PIPING BEFORE FIXTURE INSTALLATION BY PLUGGING OPENINGS, FILLING ENTIRE SYSTEM WITH WATER, AND HOLD FOR AT LEAST 3 HOURS. IF SYSTEM IS TESTED IN SECTIONS PROVIDE AT LEAST AN 8 FT. HIGH STAND PIPE TO PROVIDE ADEQUATE PRESSURE. TEST ALL WATER SUPPLY PIPING USING THE SAME METHOD EXCEPT HOLD AT 125 PSIG PRESSURE FOR AT LEAST 2 HOURS. REMAKE ALL LEAKING JOINTS AND RETEST UNTIL SYSTEMS PROVE TIGHT. THESE TESTS ARE MINIMUM AND ARE NOT INTENDED TO BE LIMITING WHERE ADDITIONAL TESTING METHODS ARE REQUIRED BY GOVERNING AUTHORITY. TEST EACH FIXTURE FOR SOUNDNESS, STABILITY OF SUPPORT, AND SATISFACTORY OPERATION OF ALL ITS PARTS.

14. STERILIZATION: AFTER TESTS ARE COMPLETE, FILL ALL WATER SUPPLY SYSTEMS WITH A 50 PPM AVAILABLE CHLORINE SOLUTION, ALLOW TO STAND FOR AT LEAST 6 HOURS, AND FLUSH WITH CLEAN WATER.



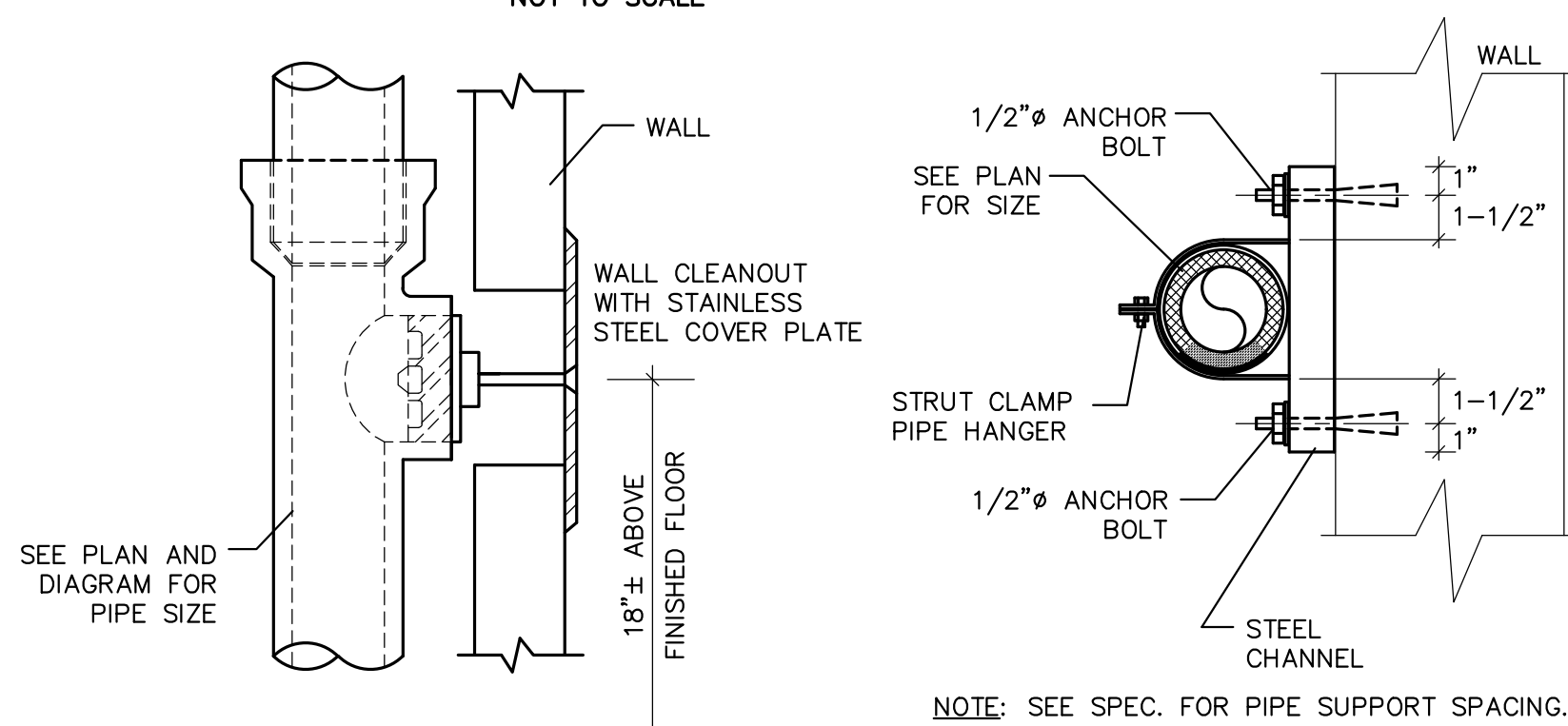
NOTE: MOUNT WATER HEATER ON GALVANIZED WALL STAND ABOVE MOP SINK. PROVIDE 24" MINIMUM CLEARANCE ABOVE WATER HEATER.

DETAIL - WATER HEATER NOT TO SCALE

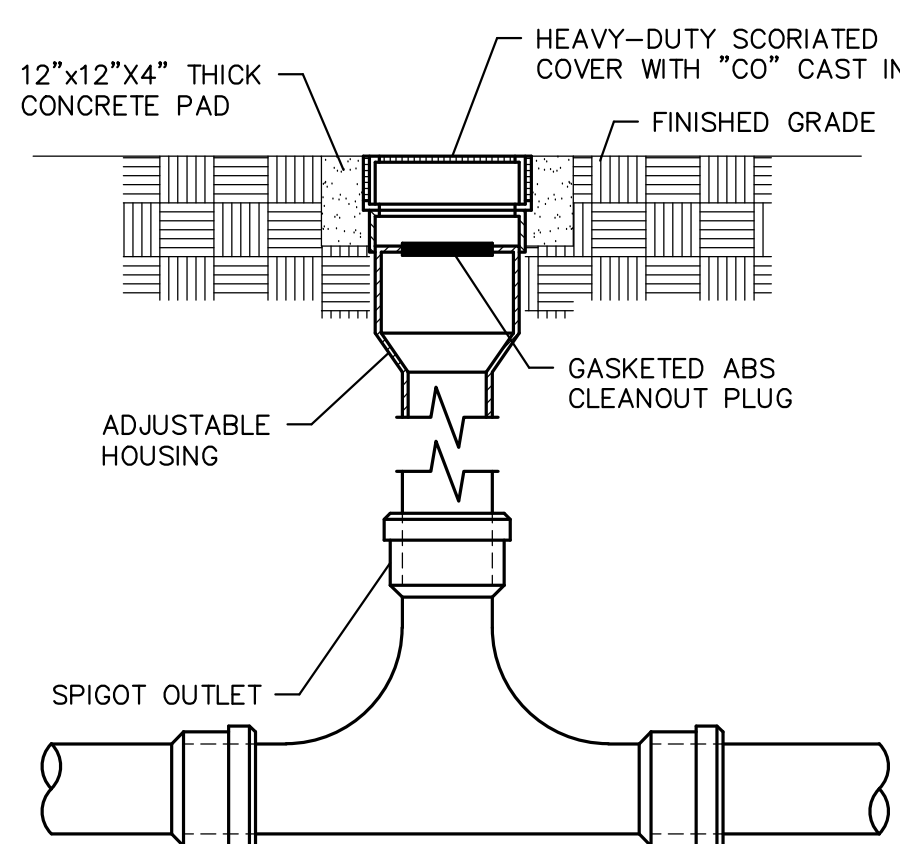


NOTE: SEE SPEC. FOR PIPE SUPPORT SPACING AND HANGER ROD SIZE REQUIREMENTS

DETAIL - PIPE HANGER SUPPORT NOT TO SCALE



DETAIL - WALL CLEANOUT NOT TO SCALE

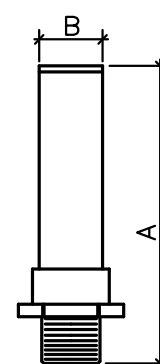


DETAIL - 2-WAY CLEANOUT ON GRADE NOT TO SCALE

PLUMBING EQUIPMENT SCHEDULE

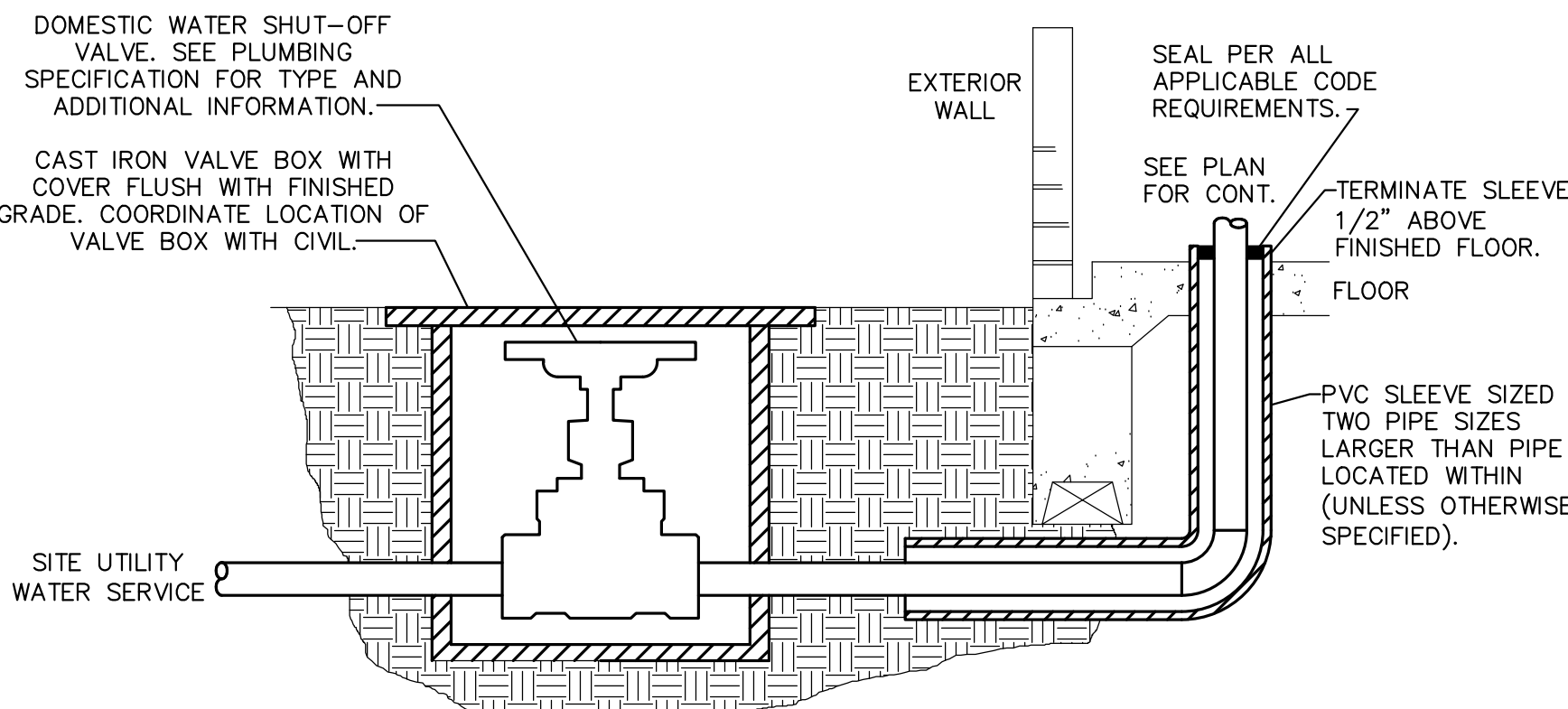
- F-1 WHITE VITREOUS CHINA FLOOR MOUNTED FLUSH VALVE WATER CLOSET WITH ELONGATED BOWL FOR HANDICAPPED. AMERICAN STANDARD MADERA FLOWISE 1.6 MODEL 3043.001 WITH SLOAN WETS 2021.1101-1.1 BATTERY POWERED, SENSOR OPERATED FLUSH VALVE, AMERICAN STANDARD 5901.100 OPEN FRONT SEAT NO COVER AND BOLT CAPS. INSTALL TO COMPLY WITH A.D.A. REQUIREMENTS.
- F-2 WHITE VITREOUS CHINA WALL HUNG LAVATORY FOR HANDICAPPED. AMERICAN STANDARD LUCERNE MODEL 0355.012 WITH SLOAN BATTERY POWERED, SENSOR OPERATED FAUCET MODEL SF-2350-BAT-CP-0.35GPM-MLM-IR-FC 4". CENTERSET FAUCET, MODEL 7723.018 OFFSET GRID DRAIN, 17 GA. POLISHED CHROME CAST BRASS P-TRAP, LOOSE T-KEY WALL SUPPLIES AND HEAVY DUTY CHAIR CARRIER. PROVIDE WITH LEONARD POINT OF USE MIXING VALVE MODEL 170-BP-STSTK-REC WITH COLD WATER BY-PASS AND RECESS MOUNTED LOCKING VALVE BOX. INSULATE SUPPLY AND DRAIN LINES TO COMPLY WITH A.D.A. REQUIREMENTS.
- F-3 WALL HUNG MULTI-LEVEL BARRIER FREE WATER COOLER. ONE FOUNTAIN SHALL BE WHEEL CHAIR ACCESSIBLE. ELKAY MODEL EZSTL.B.C. WATER COOLER SHALL BE FOR 120 VOLTS, SINGLE PHASE SERVICE. PROVIDE WITH CANE APRON ELKAY MODEL LKAPREZL INSTALLED PER MANUFACTURE INSTRUCTION. PROVIDE WITH FLOOR MOUNTED CARRIER.
- F-4 FLOOR MOUNTED PRECAST DURASTONE MOP SINK. MUSTEE MODEL 63M WITH STAINLESS STEEL STRAINER DRAIN, 63.403 BUMPER GUARD, 67.2424 WALL GUARD, 65.600 WALL MOUNTED MOP HANGER, 65.700 HOSE WITH HOSE HOLDER AND 63.600A FAUCET WITH VACUUM BREAKER, PAIL HOOK AND INTEGRAL STOPS.
- CO-1 WALL CLEANOUT, ZURN Z1446-BP-VP WITH VANDAL PROOF SCREW, BRONZE PLUG AND STAINLESS STEEL COVER.
- CO-2 FLOOR CLEANOUT, ZURN ZB1400-BP-HD-VP WITH EXTRA HEAVY DUTY VENEER TOP WITH VANDAL PROOF SCREWS AND BRONZE CLOSURE PLUG.
- CP-1 IN-LINE HOT WATER CIRCULATION PUMP; BELL & GOSSETT ECOCIRC XL N 20-35 LEAD FREE STAINLESS STEEL BODY WITH ELECTRONICALLY COMMUTATED MOTOR AND INTEGRATED CONTROLLER. PUMP SHALL BE 115 VOLTS 1 PHASE, 1/12 HP MOTOR. PUMP CAPACITY SHALL BE CAPABLE OF 1 GPM AT 15 FEET OF HEAD. CONTROLLER SHALL BE SET TO MAINTAIN 110° F. IN CIRCULATION LOOP. OR APPROVED EQUAL.
- HB-1 RECESS WALL MOUNTED FREEZELESS HYDRANT WITH CHROME FINISH, WOODFORD MODEL B65. PROVIDE UNIT WITH LOCKABLE COVER AND VACUUM BREAKER.
- WH-1 U.L. LISTED ELECTRIC WATER HEATER WITH GLASS LINED 30 GALLONS STORAGE TANK. BRADFORD WHITE MODEL LE230LN3-3; 4 KW, 240 VOLTS/1 PHASE OR APPROVED EQUAL. PROVIDE WATTS T&P RELIEF VALVE AND 2" DEEP DRAIN PAN. PROVIDE WITH FACTORY PRE-CHARGED DIAPHRAGM TYPE EXPANSION TANK FOR POTABLE WATER. AMTROL MODEL ST-5, INSTALL PER MANUFACTURE INSTRUCTION.

ALL FIXTURES AND TRIM SELECTIONS SUBJECT TO OWNER/ARCHITECT/INTERIOR DESIGNER FINAL APPROVAL. ALL FIXTURE COLOR AND TRIM FINISH SELECTIONS SUBJECT TO THE OWNER/ARCHITECT/INTERIOR DESIGNER FINAL APPROVAL.



MODEL	PDI SIZE	MIPS THREAD	DIMENSIONS (APPROXIMATE)		AIR CHAMBER VOLUME cubic in.	FIXTURE UNIT CAPACITY
			A	B		
1250XL-A	A	1/2	5 1/4	1 1/8	3.5	1-11
1250XL-B	B	3/4	5 5/8	1 5/8	4.3	12-32
1250XL-C	C	1	7 1/2	1 5/8	6.5	33-60
1250XL-D	D	1	9 5/16	1 3/4	10.0	61-113
1250XL-E	E	1	10 1/4	2 1/2	22.4	114-154
1250XL-F	F	1	10 7/8	2 7/8	34.4	155-330

WATER HAMMER ARESTOR NOT TO SCALE



DETAIL - WATER SERVICE ENTRANCE NOT TO SCALE

LEGEND

- FLOOR DRAIN
- FLOOR CLEANOUT
- WALL CLEANOUT
- TRAPPED DRAIN
- TRAP
- INV. EL.
- COLD WATER
- UNION
- BALL VALVE (EXCEPT OTHERWISE NOTED)
- VALVE (NORMAL CLOSE)
- PRESSURE RELIEF VALVE
- EXISTING COLD WATER
- EXISTING HOT WATER
- CONTROL VALVE/REGULATOR
- STRAINER/FILTER
- PIPE RISERS (DROP)
- PIPE RISERS (UP)
- PIPE END (CAPPED)
- S SANITARY SEWER LINE
- V VENT LINE
- VENT THRU ROOF
- HOT WATER
- WALL HYDRANT
- SHOCK ABSORBER
- ACCESS PANEL
- EXISTING SANITARY SEWER
- EXISTING VENT
- DEMOLITION
- CHECK VALVE
- GAS

PLUMBING GENERAL NOTES

- SEE SPECIFICATION FOR ADDITIONAL INFORMATION AND REQUIREMENTS.
- COORDINATE HVAC EQUIPMENT AND DUCT LOCATION WITH HVAC CONTRACTOR. SEE MECH DWGS. FOR ADDITIONAL INFORMATION.
- DO NOT INSTALL PIPING ABOVE ELECTRICAL PANELS OR EQUIPMENT. COORDINATE ELECTRICAL PANEL AND EQUIPMENT LOCATION WITH ELECTRICAL CONTRACTOR.
- RUN ALL HORIZONTAL COLD & HOT WATER PIPING ABOVE CEILINGS UNLESS OTHERWISE NOTED.
- EXTERIOR HOSE BIBS TO BE LOCATED 18" ABOVE GRADE UNLESS OTHERWISE NOTED.
- INSTALL ALL WORK IN A NEAT AND WORKMANLIKE MANNER, USING ONLY WORKMEN THOROUGHLY QUALIFIED IN THE TRADE OR DUTIES THEY ARE TO PERFORM. **ROUGH WORK WILL BE REJECTED.**
- MAINTAIN A MINIMUM 10' CLEARANCE BETWEEN HVAC EQUIPMENT FRESH AIR INTAKES AND SANITARY VENTS.
- FIELD VERIFY ALL EXISTING PIPING AND PIPING CONNECTION SIZES AND LOCATIONS. EXCEPT OTHERWISE NOTED ON THE DRAWING, EXISTING CONCEALED PIPING NOT CONNECTED TO NEW PLUMBING SYSTEM OR FIXTURES SHALL BE CAPPED BEHIND FINISHED WALL OR BELOW FLOOR AND ABANDONED IN PLACE.
- PROPERLY CONNECT NEW PLUMBING SYSTEM AND FIXTURES TO EXISTING SYSTEM. PROVIDE NEW FITTINGS AS REQUIRED FOR PROPER CONNECTION.
- FIELD VERIFY EXISTING BUILDING STRUCTURAL. NOTIFY GENERAL CONTRACTOR FOR RESOLUTION IF EXISTING BUILDING STRUCTURE IMPEDES PLUMBING INSTALLATION. SEE STRUCTURAL DRAWINGS FOR ADDITIONAL INFORMATION AND INSTRUCTION.
- DOMESTIC WATER SHUT-OFF VALVES LOCATED ABOVE DRYWALL CEILINGS SHALL BE GROUPED TOGETHER TO PROVIDE ACCESS FROM SINGLE ACCESS PANELS IF POSSIBLE. PROVIDE WITH IDENTIFICATION TAG INDICATING AREAS THE VALVE CONTROLS.
- COORDINATE ALL LATERAL CONNECTIONS WITH CIVIL ENGINEERING DRAWINGS, ANY CONFLICTS TO BE RESOLVED PRIOR TO START OF CONSTRUCTION.
- CLEANOUTS ON 6" AND SMALLER PIPING SHALL BE PROVIDED WITH A CLEARANCE OF NOT LESS THAN 18" FOR RODDING. CLEANOUTS ON 8" AND LARGER PIPING SHALL BE PROVIDED WITH A CLEARANCE OF NOT LESS THAN 36" FOR RODDING.

PLUMBING DEMOLITION GENERAL NOTES

- CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS IN THE FIELD PRIOR TO COMMENCING ANY WORK. ANY DISCREPANCIES BETWEEN DRAWINGS AND EXISTING CONDITIONS ARE TO BE REPORTED TO THE ARCHITECT/ENGINEER IN WRITING PRIOR TO STARTING WORK ON A GIVEN ITEM AND BEFORE INCURRING ANY ADDITIONAL COST.
- SPECIFIED DEMOLITION NOTES ARE NOT TO BE CONSIDERED ALL INCLUSIVE OR COMPLETE IN THEMSELVES. THE CONTRACTOR SHALL PROVIDE ALL DEMOLITION INCIDENTAL TO AND/OR REQUIRED BY NEW AND RENOVATED CONSTRUCTION WHETHER OR NOT SPECIFICALLY NOTED ON THE DRAWINGS AND INCLUDING, BUT NOT LIMITED TO, THE FOLLOWING: REMOVAL OF PLUMBING FIXTURES, TRIM, SUPPLIES, TRAPS, VALVES, CLEANOUTS, DRAINS, WATER HEATERS, RELATED PIPING AND ACCESSORIES THAT MIGHT REASONABLY BE REQUIRED TO BE REMOVED IN PREPARATION FOR THE INSTALLATION OF NEW CONSTRUCTION, SPECIFIED FIXTURES OR EQUIPMENT FURNISHED BY OTHERS REQUIRING PLUMBING SERVICES.
- PRIOR TO COMMENCEMENT OF WORK, THE CONTRACTOR SHALL FIELD VERIFY LOCATIONS, SIZES AND INVERT ELEVATIONS OF ALL EXISTING PLUMBING UTILITIES PERTINENT TO THE SCOPE OF WORK.
- DEMOLITION SHALL BE PERFORMED IN SUCH A MANNER THAT WILL NOT DAMAGE ADJOINING SURFACES OR EQUIPMENT INDICATED TO REMAIN.
- WHERE DEMOLITION WOULD AFFECT THE STRUCTURAL INTEGRITY OF THE BUILDING, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT/ENGINEER PRIOR TO PROCEEDING WITH DEMOLITION.
- THE PLUMBING CONTRACTOR SHALL REMOVE THE EXISTING FIXTURES, RELATED PIPING AND ACCESSORIES AS NOTED. CAP AND CONCEAL ALL SANITARY, VENT AND WATER PIPING BELOW FLOOR, ABOVE CEILING AND/OR IN WALLS AS REQUIRED AND NOTED. REMOVE ALL PIPING NOT REQUIRED FOR RENOVATION AND CAP AT NEAREST ACTIVE MAIN LINE. NO PIPING SHALL BE LEFT ABANDONED. REMOVED FIXTURES AND TRIM SHALL REMAIN THE PROPERTY OF THE OWNER. VERIFY WITH THE OWNER IF REMOVED FIXTURES AND TRIM ARE TO BE REMOVED FROM THE SITE OR RETURNED TO THE BUILDING STOCK.
- THE EXISTING SYSTEMS OPERATION SHALL BE MAINTAINED IN RENOVATED AND ADJACENT AREAS UNTIL THE NEW SYSTEMS ARE OPERATIONAL. CONTRACTOR SHALL INCLUDE IN HIS BID ALL COSTS ASSOCIATED WITH KEEPING THE EXISTING SYSTEMS ON LINE.

Revisions:

Date: 6.6.2025

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**LEGEND,
SCHEDULE &
MISC. DETAILS**