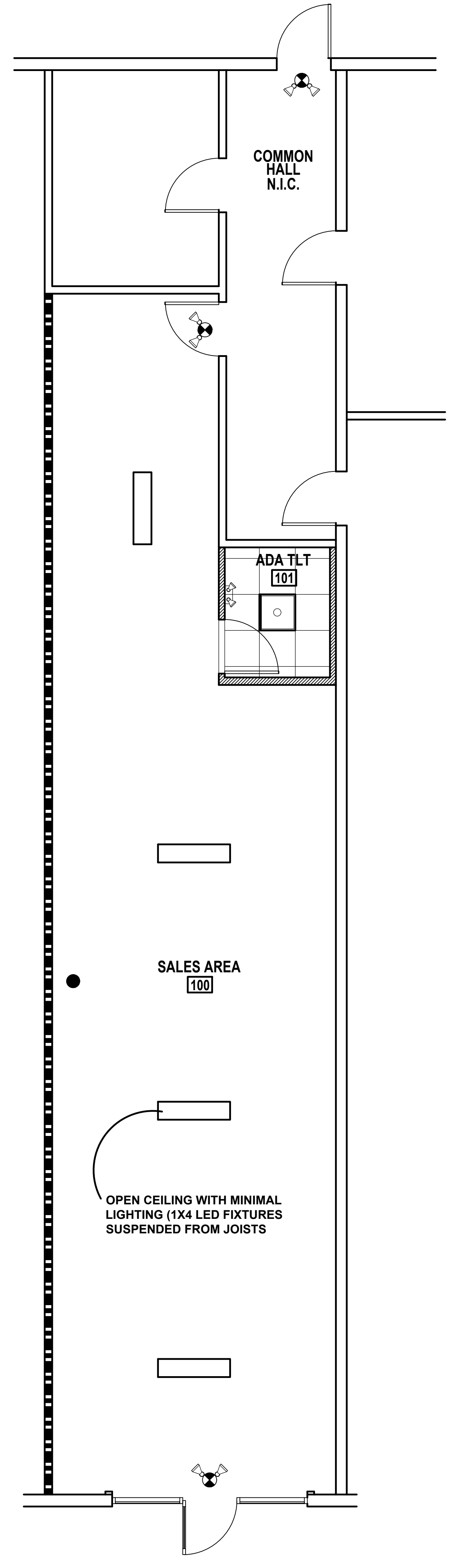
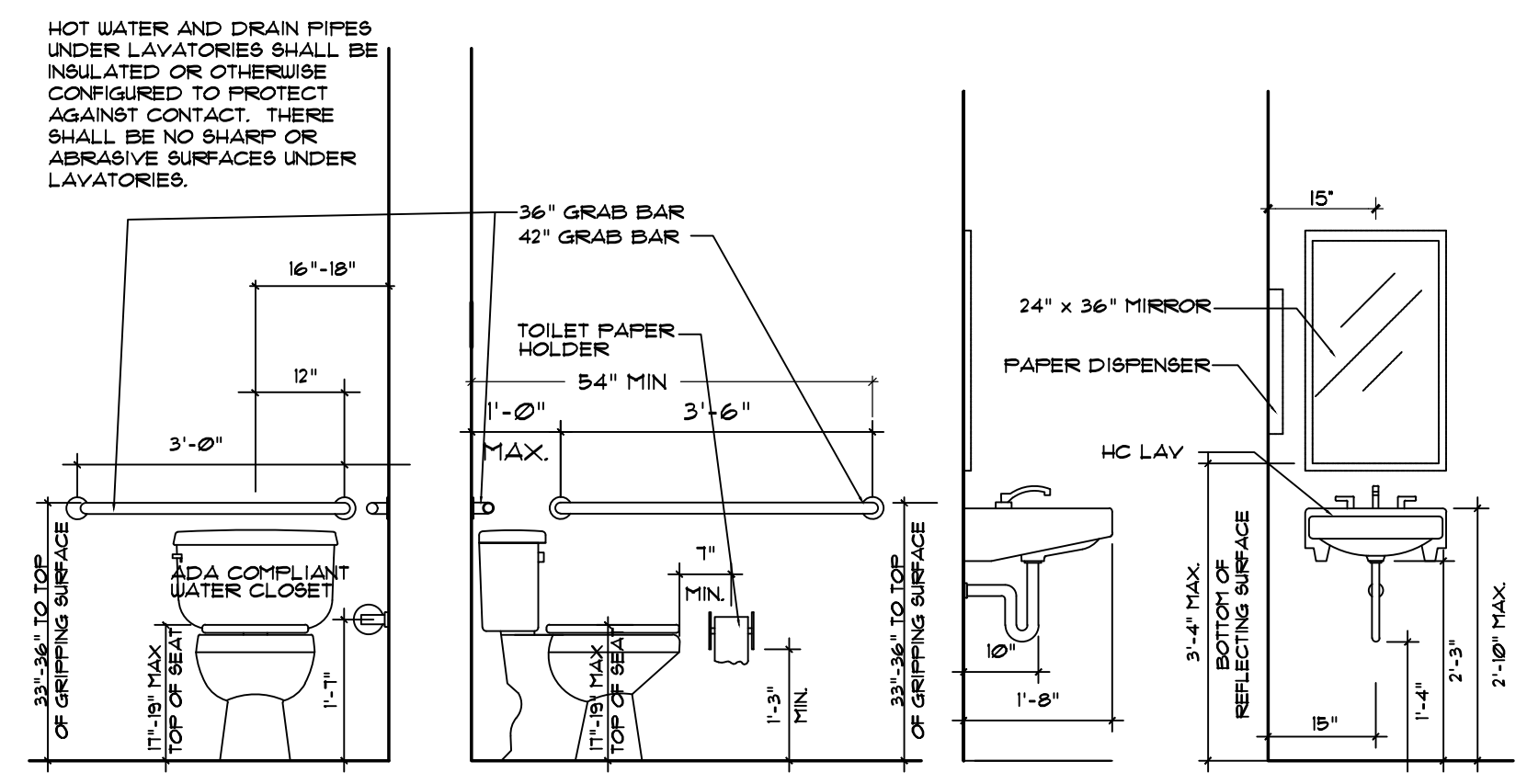


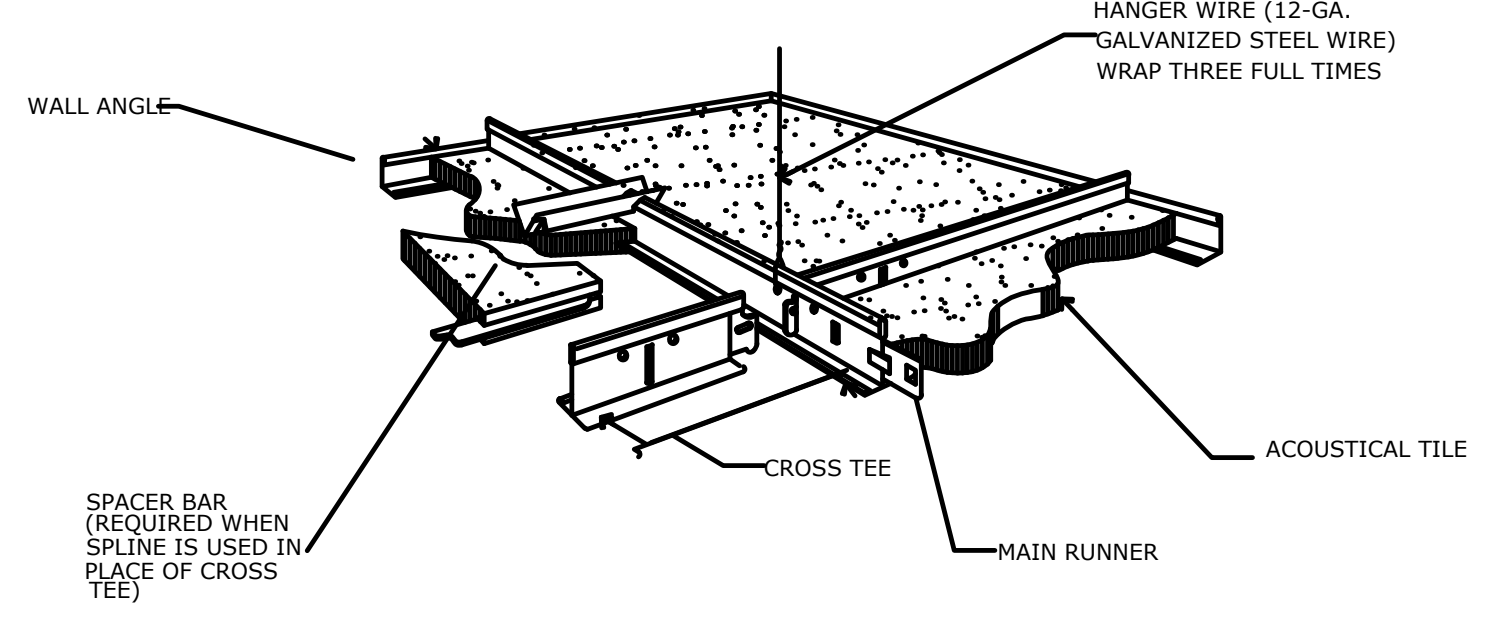
1 WALL SECTION A
SCALE: 1-1/2" = 1'-0"



REFLECTED CEILING PLAN
SCALE: 1/4" = 1'-0"



ADA RESTROOM ELEVATIONS
SCALE: 1/2" = 1'-0"



ACOUSTICAL CEILING TILE DETAIL
SCALE: NTS

SUSPENDED GRID SYSTEM SHALL BE HOT DIPPED GALVANIZED STEEL "T" SECTION W/PRE-PAINTED CAPPING.

MAIN RUNNERS TO BE SPACES AT 48" O.C. AND SUSPENDED FROM EXISTING STEEL JOIST ROOF STRUCTURE USING PER-STRAIGHTENED 2mm DIA HDG STEEL WIRE HANGERS AT 48" O.C. FIRST HANGERS TO BE NO MORE THAN 18" FROM PERIMETER.

CROSS TEES SHALL BE INSTALLED PERPENDICULAR BETWEEN THE MAIN RUNNERS AT 24" O.C.

CEILING SYSTEM NOTE:
PER FBC 808.1.1 SUSPENDED ACOUSTICAL CEILING SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH THE PROVISIONS OF ASTM C 635 AND ASTM C 636

TYPICAL SUSPENDED CEILING DETAIL
NOT TO SCALE

ROOM FINISH SCHEDULE						
RM	RM NAME	FLOOR	BASE	WALLS	CEILING	SPECIAL REQUIREMENTS
100	SALES AREA				OPEN	PAINT OPEN CLG WHITE
101	ADA TL1	TILE	TILE	PAINT/TILEWOOD	NEW ACOUSTICAL	

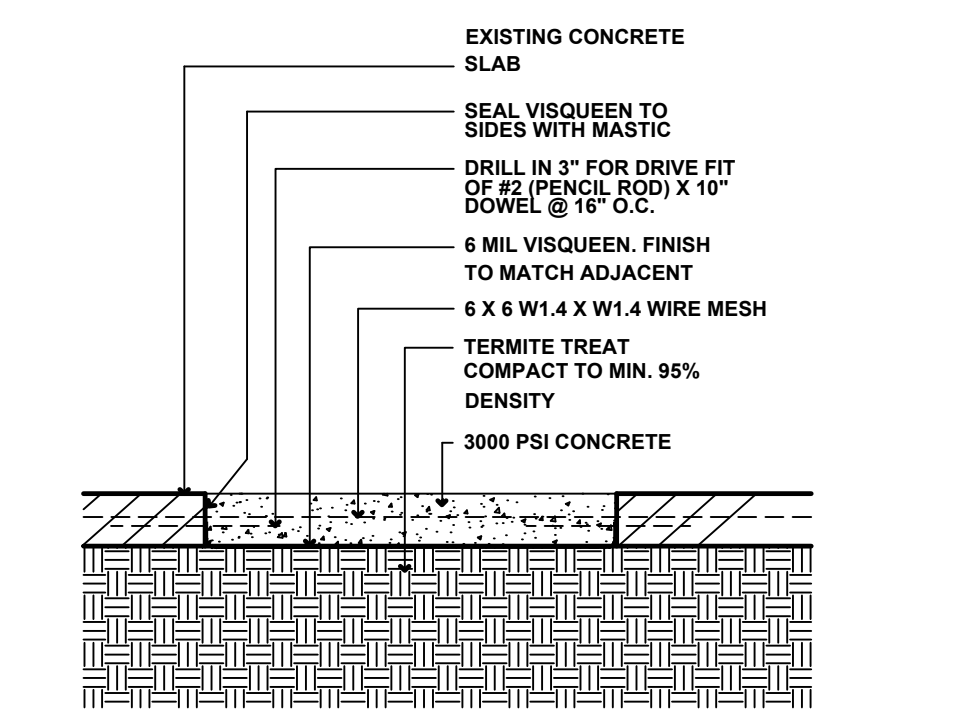
FINISH SPECIFICATIONS:
TILE - LANDLORD HAS EXISTING TO BE USED.
VINYL BASE - 4" HIGH - COLOR TO BE DETERMINED
NEW ACOUSTICAL - 2 X 2 ACOUSTICAL PER BUILDING STANDARD

DOOR SCHEDULE							
DOOR MARK	OPENING SIZE	THICKNESS	CONSTRUCTION	FINISH	FRAME	GLASS	REMARKS
1	3'-0" X 7'-0"	1-3/4"	S.C. WOOD	BIRCH	METAL		PROVIDE CLOSER

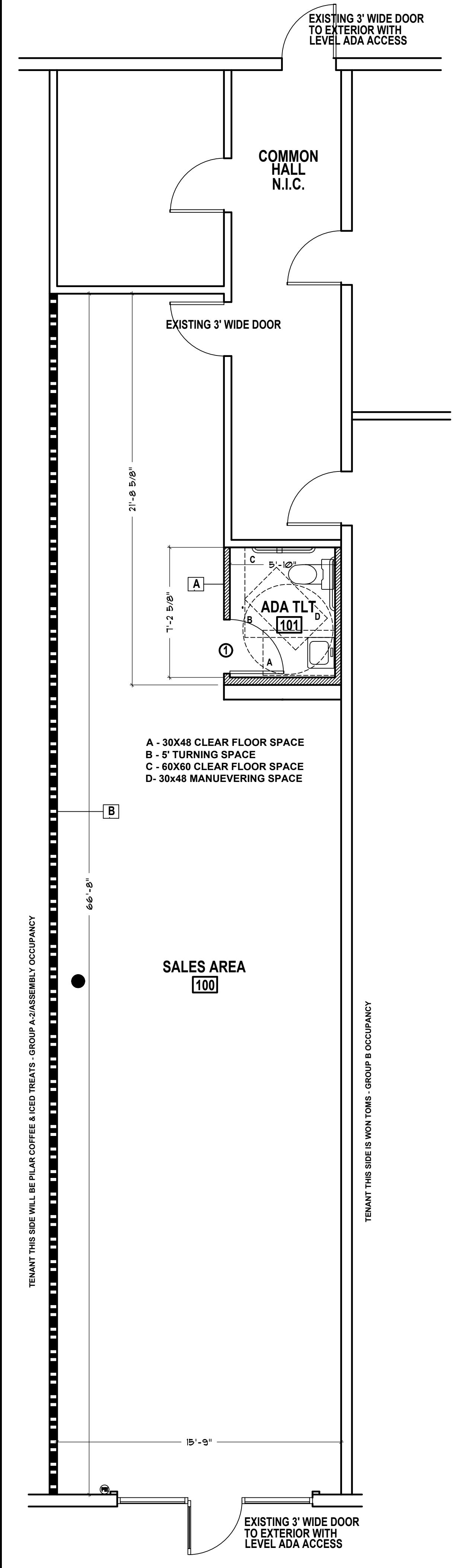
NEW HARDWARE (ADA LEVER HANDLES) "SCHLAGE" AL SERIES - BRUSHED NICKEL (VERIFY) SATURN SERIES. VERIFY LOCKING REQUIREMENTS WITH TENANT

- Door Schedule Notes:**
- ALL EGRESS DOORS (INCLUDING DOORS TO ALL AREAS WHERE PERSONS CAN ENTER/EXIT) ARE TO HAVE HARDWARE THAT ALLOWS NOT MORE THAN ONE OPERATION TO EGRESS.
 - ALL DOOR HARDWARE SHALL COMPLY WITH NFPA 101 AND THE FLORIDA BUILDING CODE.
 - VERIFY KEYING SCHEDULE WITH TENANT.
 - ALL DOOR HARDWARE SHALL BE ACCESSIBLE PER ADA AND FLORIDA BUILDING CODE - ACCESSIBILIT

WALL LEGEND	
A	NEW WALL - SEE SECTION 1/A-1
B	THIS 1 HR RATED WALL IS BEING CONSTRUCTED BY THE NEW TENANT (PILAR). CONTRACTOR TO VERIFY IF THEY ARE INSTALLING THE 5/8" TYP "X" GYP BD ON THIS SIDE, AND IF NOT INCLUDE IN THIS SCOPE OF WORK.



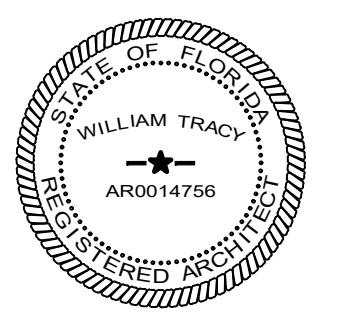
SLAB REPAIR DETAIL
NOT TO SCALE



NEW CONSTRUCTION PLAN
SCALE: 1/4" = 1'-0"



space planning and architecture
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email: jill@mbdarch.com



THE FOLLOWING CODES WERE USED IN THE DESIGN OF THIS PROJECT:
2023 FLORIDA BUILDING CODE, 8TH EDITION
EXISTING BUILDING, BUILDING, PLUMBING, FUEL GAS, MECHANICAL, TEST PROTOCOLS FOR HIGH VELOCITY HURRICANE ZONES, ACCESSIBILITY AND ENERGY
2020 NATIONAL ELECTRICAL CODE NFPA 70
FLORIDA FIRE PREVENTION CODE, 8TH EDITION

PROJECT NAME/LOCATION:

FUTURE TENANT SPACE
1500 S.E. 3RD COURT
UNIT 103
DEERFIELD BEACH, FL

I (WE) HAVE REVIEWED THESE DRAWINGS, UNDERSTAND THE WORK OUTLINED THEREON, AND HEREBY APPROVE SAME FOR CONSTRUCTION.

BY:

DATE:

THESE DRAWINGS ARE BASED ON EXISTING DRAWINGS WHEN AVAILABLE, FIELD INSPECTION OF AS BUILT CONDITIONS AND OTHER INFORMATION FROM THE BUILDING OWNER, MAINTENANCE DEPARTMENT AND AS NOTED. INFORMATION WAS GATHERED WITHOUT "DESTRUCTIVE INVESTIGATION" (CUTTING INTO EXISTING SURFACES TO REVEAL STRUCTURE, PIPING, DUCTWORK ETC). CONTRACTORS AND SUBCONTRACTORS ARE TO BASE BIDS ON INFORMATION SHOWN. SHOULD CONSTRUCTION REVEAL THAT EXISTING CONDITIONS ARE NOT AS ANTICIPATED OR AS SHOWN ON THESE DRAWINGS THE CONTRACTOR AND/OR SUBCONTRACTORS WILL NOTIFY THE OWNER/TENANT OF THE DIFFERENCE AND THE PRICE WILL BE ADJUSTED UP OR DOWN TO REFLECT THE DISCREPANCY.

JOB #: COVE RD - 103

DATE: 3-13-2024

SCALE: VARIES

DRAWN BY: JM

ISSUED: REVISIONS:

SHEET NO:

A-1

OF 1