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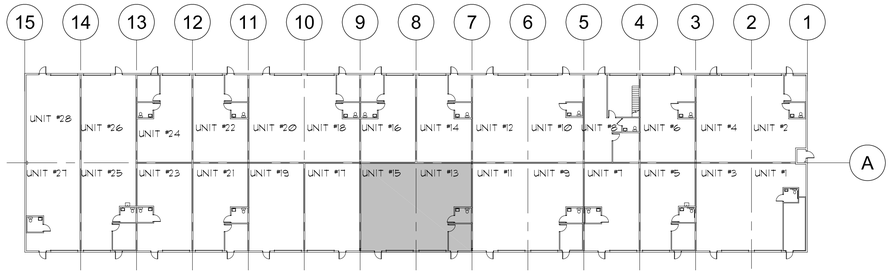

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KEY PLAN

1/32"=1'-0"

NOTES

1. FRONT EXTERIOR DOORS ARE EXISTING 3'-0" HOLLOW METAL.
2. ALL DOORS SHALL HAVE LEVER HANDLES TO MEET ADA.
3. DESIGN OF MODIFICATIONS TO EXISTING FIRE SPRINKLER SYSTEM IS NOT IN THIS SCOPE AND SHALL BE BY OTHERS, AND MADE DURING CONSTRUCTION
4. ALL ELECTRICAL WORK SHALL COMPLY WITH N.E.C. & APPLICABLE LOCAL CODES.
5. INTERIOR DOORS SHALL BE 3'-0" WIDE SOLID CORE WOOD BIRCH VENEER NATURAL FINISH IN HOLLOW METAL DOOR FRAME, PAINTED
6. BOTTLED WATER TO BE PROVIDED BY TENANT.
7. VERIFY FLOOR FINISH AND BASE MATERIAL WITH LANDLORD.
8. RUN RESTROOM EXHAUST FAN DUCT TO EXTERIOR WALL THRU DAMPERED HOOD
9. LOCATE AIR HANDLER AND DUCTS IN CONFINED AREA TO MINIMIZE VIEW FROM WAREHOUSE
10. A/C CONDENSOR ON ROOF

AREA TABULATION
(BASED ON SINGLE UNIT OCCUPANCY)

OFFICE/R.R.	203
WAREHOUSE	1,797
TOTAL	2,000 SF

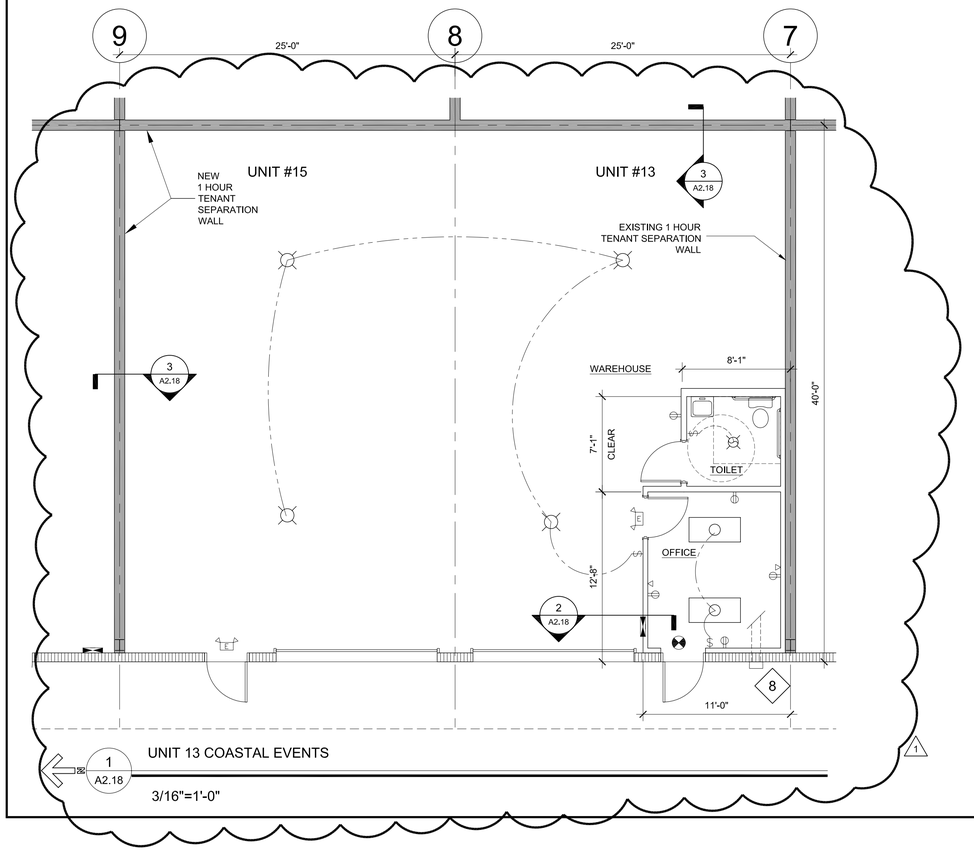
1

ELECTRICAL LEGEND

- 110V DUPLEX
- TELEPHONE/DATA
- $ SWITCH
- EXHAUST FAN/LIGHT
- PANEL
- EXIT LIGHT
- 2 HEADED/EMERGENCY LIGHT/ EXIT LIGHT COMBO
- 2'X4' RECESSED FLOURESCENT

SYMBOL LEGEND

- AH — AIR HANDLER UNIT ABOVE CEILING SUPPORT ON ¾" PLYWOOD DECKING ON 2x10 JOISTS @ 2'-0" O.C. INSTALL ADDITIONAL 3/4" P.W. DECKING FOR WORKSPACE 1 FOR ROUTE OVER FROM EDGE OF WAREHOUSE



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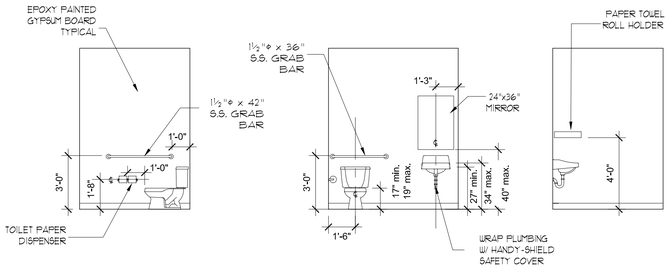
UNIT 13 COASTAL EVENTS

3/16"=1'-0"



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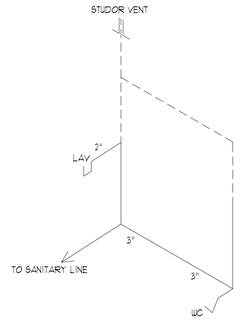
TYPICAL A.D.A. RESTROOM DETAIL

1/4"=1'-0"



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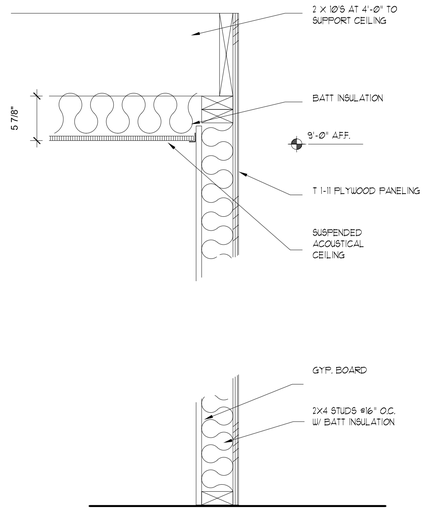
PLUMBING RISER



2 A2.18

OFFICE PARTITION WALL SECTION

1 1/2"=1'-0"

FIRE RESISTANCE RATINGS - ANSI/UL263 (BXUV) - Continued
Design No. U419
Non Bearing Wall Rating - 1, 2, 3 or 4 Hr (See Items 3 & 4)

1. ***Floor and Ceiling Runners*** - Channel shaped, fabricated from min 25 MSG corrosion-protected steel, min width to accommodate stud size, with min 1 in. long legs, attached to floor and ceiling with fasteners 24 in. OC max.

2. ***Steel Studs*** - Channel shaped, fabricated from min 25 MSG corrosion - protected steel, min width as indicated under Item 4, min 1-1/4 in. flanges and ¼ in. return, spaced a max of 24 in. OC. Studs to be cut 3/8 to ¾ in. less than assembly height.

3. ***Batts and Blankets**** - (Required as indicated under Item 4) - Mineral wool batts, friction fitted between studs and runners. Min nom thickness as indicated under Item 4. See Batts and Blankets (BKNV or BZJZ) Categories for names of Classified companies. 3A. Batts and Blankets* - Placed in stud cavities, any glass fiber or mineral wool insulation bearing the UL Classification Marking as to Surface Burning Characteristics and/or Fire Resistance. See Batts and Blankets (BKNV or BZJZ) Categories for names of Classified companies.

4. ***Wallboard, Gypsum**** - Gypsum panels with beveled, square or tapered edges, applied vertically or horizontally. Vertical joints centered over studs and staggered one stud cavity on opposite sides of studs. Vertical joints in adjacent layers (multilayer systems) staggered one stud cavity. Horizontal edge joints and horizontal butt joints on opposite side of studs staggered a min of 12 in. Horizontal edge joints and horizontal butt joints in adjacent layers (multilayer systems) staggered a min of 12 in. The thickness and number of layers for the 1 hr, 2 hr, 3 hr and 4 hr ratings are as follows:

Wallboard Protection on Each side of Wall

Rating	Min. Stud	Gyp. Thkns.	Insulation
1	3-1/2	1 layer, ⅝"	Optional
1	2-1/2	1 layer, ½"	1-1/2"
2	1-5/8	2 layers, ½"	Optional
2	1-5/8	2 layers, ⅝"	Optional
2	3-1/2	1 layer, ¾"	3"
3	1-5/8	3 layers, ½"	Optional
3	1-5/8	2 layers, ¾"	Optional
4	1-5/8	4 layers, ½"	Optional
4	2-1/2	2 layers, ¾"	2"

Canadian Gypsum Co. - ½ in. thick Type C, WRC or IP-X2; 5/8 in. thick Type SCX, SHX, WRX, IP-X1, AR, C, WRC or IP-X2; ¾ in. thick ULTRACODE or Type IP-X3
United States Gypsum Co. - ½ in. thick Type C, WRC or IP-X2; 5/8 in. thick Type SCX, SHX, WRX, IP-X1, AR, C, WRC or IP-X2; ¾ in. thick ULTRACODE or Type IP-X3
Yeso Panamericano SA de CV - ½ in. thick Type C, WRC or IP-X2; 5/8 in. thick Type SCX, SHX, WRX, IP-X1, AR, C, WRC or IP-X2; ¾ in. thick ULTRACODE or Type IP-X3.

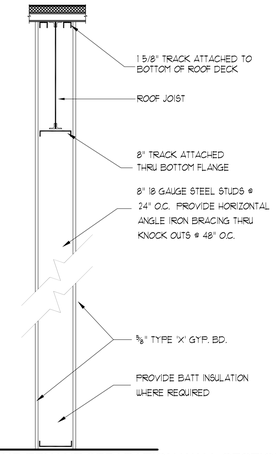
5. Fasteners - Type S or S-12 self-drilling, self-tapping steel screws used to attach panels to studs (Item 2) or furring channels (Item 6). Single layer systems: 1 in. long for ½ and 5/8 in. thick panels or 1-1/4 in. long for ¾ in. thick panels, spaced 8 in. OC when panels are applied horizontally, or 12 in. OC when panels are applied vertically. Two layer systems: First layer - 1 in. long for ½ and 5/8 in. thick panels or 1-1/4 in. long for ¾ in. thick panels, spaced 16 in. OC. Second layer- 1-5/8 in. long for ½ in. thick panels or 2-1/4 in. long for ¾ in. thick panels, spaced 16 in. OC with screws offset 8 in. from first layer. Three-layer systems: First layer- 1 in. long for ½ in. thick panels, spaced 24 in. OC Second layer - 1-5/8 in. long ½ in. thick panels, spaced 24 in. OC, Third layer - 2 - ¼ in. long ½ in. thick panels, spaced 12 in. OC. Screws offset min 6 in. from layer below. Four-layer systems: First layer - 1 in. long for ½ in. thick panels, spaced 24 in. OC. Second layer - 1-5/8 in. long for ½ in. thick panels, spaced 24 in. OC. Third layer - 2 -1/4 in. long for ½ in. thick panels, spaced 24 in. OC. Fourth layer - 2 - 5/8 in. long for ½ in. thick panels, spaced 12 in. OC. Screws offset min 6 in. from layer below.

6. ***Furring Channels*** - (Optional, not shown, for single or double layer systems) - Resilient furring channels fabricated from min 25 MSG corrosion-protected steel, spaced vertically a max of 24 in. OC. Flange portion attached to each intersecting stud with 1/2 in. long Type S-12 panhead steel screws.

7. ***Joint Tape and Compound*** - Vinyl or casein, dry or premixed joint compound applied in two coats to joints and screw heads of outer layers. Paper tape, nom 2 in. wide, embedded in first layer of compound over all joints of outer panels.

8. ***Siding, Brick or Stucco*** - Aluminum, vinyl or steel siding, brick veneer or stucco, meeting the requirements of local code agencies, installed over gypsum panels. Brick veneer attached to studs with corrugated metal wall ties attached to each stud with steel screws, not more than each sixth course of brick.

9. ***Caulking and Sealants**** - A bead of acoustical sealant applied around the partition perimeter for sound control.
United States Gypsum Co. - Type AS
*Bearing the UL Classification Marking



3 A2.18

1 HR TENANT SEPARATION WALL SECTION

3/4"=1'-0"

CONSULTANTS :

SEAL :

DATE: OCTOBER 20, 2005
MARCH 21, 2006

REVISION :
PERMIT SET
1 REVISION

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DWG. TITLE: UNIT 13 & 15 COASTAL EVENTS

DR. BY: JPB/MSM
CHKD. BY: JMM
DATE: 10/20/05
SCALE: AS NOTED
PROJ. NO: 03149
DWG. No: A2.18
SHT: 1 OF: 1