



2/24/2017

8-BAY STEEL FRAME 'L'

320 S. PHILADELPHIA BLVD.
 ABERDEEN, HARFORD COUNTY,
 MARYLAND 21001
 TAX MAP 206, PARCEL 1789,
 ELECTION DISTRICT 2,
 ZONED: B-3

PROJECT DIRECTORY



TENANT
 TBC CORPORATION
 4300 TBC WAY
 PALM BEACH GARDENS, FL 33410



ARCHITECT
 EDWARDS + HOTCHKISS
 ARCHITECTS P.C.
 TWO BRENTWOOD COMMONS
 750 OLD HICKORY BLVD., SUITE 250/SUITE
 250
 BRENTWOOD, TN 37027
 CONTACT: RICK STOLL
 PHONE: 615-377-3111
 DIRECT: 615-377-3187
 E-MAIL: ricks@eandh.com



ForeSite Group, Inc.
 5165 Peachtree Pkwy.
 Suite 240
 Roswell, GA 30059
 Phone: 770.368.1399
 Fax: 770.368.1984
 www.fsg-inc.net



FIRE PROTECTION ENGINEER
 CODE CONSULTANTS, INC.
 1804 BORMAN CIRCLE DRIVE
 ST. LOUIS, MO 63146
 CONTACT: BILL DUST
 PHONE: 314.991.2633
 FAX: 314.991.4614
 E-MAIL: billd@codeconsultants.com



STRUCTURAL ENGINEER
 EMC STRUCTURAL ENGINEERS, P.C.
 4525 TROUSDALE DRIVE
 NASHVILLE, TN 37204
 CONTACT: JOHNNY JOHNSON
 PHONE: 615-781-8199
 FAX: 615-781-4088
 E-MAIL: johnny@emcnashville.com



MP&E ENGINEER
 Vaughn R. Hill, P.E.
 239 C SOUTHLAND DRIVE
 LEXINGTON, KY 40503
 CONTACT: VAUGHN HILL
 PHONE: 606-276-2008
 FAX: 606-276-2901
 E-MAIL: vhill@rgpsc.com

GENERAL NOTES

1. THE CONTRACTOR SHALL REVIEW ALL DOCUMENTS AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS. HE SHALL CONFIRM WORK SHOWN IS VIABLE. ANY CONFLICTS, OMISSIONS, ETC. SHALL BE REPORTED IMMEDIATELY TO THE ARCHITECT FOR CLARIFICATION PRIOR TO PERFORMANCE OF ANY WORK IN QUESTION.
2. ALL WORK SHALL BE PERFORMED IN STRICT COMPLIANCE WITH LOCAL, COUNTY, STATE & FEDERAL CODES AND ORDINANCES.
3. DO NOT SCALE DRAWINGS. IF DIMENSIONS ARE IN QUESTION THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING CLARIFICATION FROM THE OWNER'S REPRESENTATIVE BEFORE CONTINUING WITH CONSTRUCTION. ALL DIMENSIONS ARE TO FACE OF GYP BD. FINISH OR FACE OF BLOCK UNLESS NOTED OTHERWISE. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND COORDINATE ALL TRADES. CONTRACTOR SHALL VERIFY ALL EQUIPMENT LOCATIONS AND DIMENSIONS OF EQUIPMENT PRIOR TO ENCLOSING AREA WHERE EQUIPMENT IS TO BE PLACED, INCLUDING CASEWORK SIZES. CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES.
4. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING PERMITS FOR FIRE PROTECTION, PLUMBING, MECHANICAL & ELECTRICAL SYSTEMS PRIOR TO INSTALLATION OF THOSE SYSTEMS UNLESS NOTED OTHERWISE. TK VENDORS SHALL BE RESPONSIBLE FOR OBTAINING PERMITS FOR THE FIRE ALARM AND THE EXTERIOR BUILDING SIGNAGE.
5. CONCEAL ALL PIPING INSIDE WALL, WHERE PIPING IS TOO LARGE, WALLS ARE TO BE FURRED OUT THE MINIMUM DIMENSION TO CONCEAL PIPING.
6. ELECTRICAL PANELS, FIRE EXTINGUISHER CABINETS, ETC. IN STUD WALLS SHALL BE BACKED WITH DRYWALL AS REQUIRED TO MAINTAIN WALL RATING. CONTRACTOR TO VERIFY WALL THICKNESSES REQUIRED FOR ALL ELECTRICAL PANELS, FIRE EXTINGUISHER CABINETS, ETC.
7. PROVIDE DOUBLE STUDS & BLOCKING AS REQUIRED TO SUPPORT EQUIPMENT AND/OR MISCELLANEOUS ITEMS, - THIS CASEWORK, GRAB BARS, HUBBY-CHANGING STATIONS, ETC.
8. FIREPROOFING, SEALANTS & DAMPERS MAY NOT BE SHOWN ON SOME DETAILS FOR CLARITY. HOWEVER, ALL ASSEMBLIES MUST BE INSTALLED AS REQUIRED TO MAINTAIN RATING INDICATED ON PLANS. ALL PENETRATION SEALANTS OR ASSEMBLIES SHALL BE UL LISTED (OR EQUIVALENT) FOR INSTALLATION WITHIN THE RATED WALL ASSEMBLY NOTED ON THE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING CLARIFICATION FROM THE OWNER'S REPRESENTATIVE BEFORE CONTINUING CONSTRUCTION.
9. WHERE WALL RATINGS APPEAR ON BOTH SIDES OF DOORS AND OR WINDOWS THE WALL TYPE SHOWN SHALL CONTINUE ABOVE THE FRAME TO THE CEILING OR STRUCTURE AS APPLICABLE.
10. THE HINGE SIDE OF ALL INTERIOR DOOR FRAMES SHALL BE PLACED 6" FROM THE ADJACENT INTERIOR WALL UNLESS NOTED OTHERWISE. INTERIOR DOORS PLACED IN MASONRY WALLS SHALL BE PLACED A MINIMUM 6" AWAY FROM ADJACENT INTERIOR WALLS AND A MAXIMUM OF 8" AWAY FROM ADJACENT INTERIOR WALLS TO COORDINATE WITH MASONRY COURSEING.
11. GENERAL CONTRACTOR SHALL RETAIN ONE SET OF THE PLANS IN GOOD CONDITION TO NOTE & DOCUMENT ALL CHANGES DURING CONSTRUCTION. THIS SET OF PLANS SHALL BE RETURNED TO THE OWNER AS PART OF THE REQUIRED SUBMITTAL PACKAGE.
12. CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE WALK-THROUGH WITH THE OWNER AND TENANT TO REVIEW 50% & 100% COMPLETION.
13. DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.

DEFERRED SUBMITTALS

THE FOLLOWING ITEMS SHALL BE SUBMITTED AS DEFERRED SUBMITTALS BY THE APPROPRIATE INSTALLING SUBCONTRACTOR OR VENDOR. FOR EACH DEFERRED SUBMITTAL ITEM, THE SUBCONTRACTOR OR VENDOR SHALL FIRST SUBMIT SIGNED AND SEALED ENGINEERED DRAWINGS AND CALCULATIONS TO THE ARCHITECT FOR REVIEW AND APPROVAL PRIOR TO SUBMITTAL TO THE BUILDING OFFICIAL OR FIRE MARSHAL. ARCHITECT'S REVIEW WILL BE FOR GENERAL CONFORMANCE WITH THE BUILDING DESIGN ONLY. SUBCONTRACTOR OR VENDOR SHALL BE RESPONSIBLE FOR DETERMINING SUBMITTAL REQUIREMENTS AND PAYMENT OF ALL FEES FOR SUBMITTALS. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR COORDINATING THE TIMING OF SUBMITTALS TO NOT INTERFERE WITH OVERALL CONSTRUCTION SCHEDULE, ALLOWING TIME FOR APPROPRIATE REVIEWS FOR ARCHITECT AND BUILDING OFFICIAL OR FIRE MARSHAL. NO DELAYS OR TIME EXTENSIONS WILL BE ALLOWED FOR FAILURE TO ALLOW APPROPRIATE TIME FOR REVIEW.

1. FIRE SPRINKLER SYSTEMS, INCLUDING SEISMIC RESTRAINTS.
2. FIRE ALARM SYSTEMS.
3. SEISMIC RESTRAINT SYSTEMS FOR MECHANICAL, ELECTRICAL OR PLUMBING SYSTEMS.
4. STORE FIXTURE INSTALLATION, INCLUDING SEISMIC RESTRAINTS.
5. EXTERIOR SIGNAGE.
6. STOCKROOM RACKS, INCLUDING SEISMIC RESTRAINTS.
7. HIGH PILED STORAGE FOR THE TIRE RACKS.
8. FLAMMABLE AND COMBUSTIBLE OIL STORAGE TANKS.

VENDORS RESPONSIBILITY CHART

#	Vendor/National Account	Scope Of Work/Product	Purchased by	Installed by	Contacts
1.	US Signs	Signage	TBC	VENDOR	Stacie Hicks, 1-800-809-8883, shicks@USSigns.com
2.	Commercial Lighting Industries	Light Fixtures	G.C.	G.C.	Darryl Zide, 1-800-755-0155, darryl@commerciallighting.net
3.	B & B Awnings	Awning/Canopy and Striping	G.C.	VENDOR	Mark Horne (800) 239-9177 mark.horne@enterprisestarp.com
4.	Cornell	Overhead Doors	G.C.	G.C.	Dan Broda, 1-800-882-6773, ext. 590, dbroda@cornellstorefronts.com
5.	Quality Solutions	HVAC	G.C.	G.C.	Brett Fowler, 888-328-2454x148, 316-201-8491
6.	Randall Retail Group	Sales Fixtures, Counters, Casework	TBC	G.C.	Donna DeLeo, 630-761-0400, donnad@randallretail.com
7.	Guardian Protection Serv.	Alarm System	TBC	VENDOR	Paul Huffman, (302) 736-5056, phuffman@GPSX.NET
8.	Green Turtle Americas Ltd.	Oil/Water Interceptor	G.C.	G.C.	Silvano Ferrazzo, 1-877-428-8187, SFerrazzo@Greenturtletech.com
9.	Alpine Equip./Red River/Storage Solutions TBD.	Tire and parts racking	TBC	VENDOR	Matt Albrecht, 303-293-3000, matta@alpinequipco.com /Angrew Ploeger, 940-812-2242, aploeger@ntin.net / Mike Dubbs, 952-920-9415, miked@storage-solutions.com
10.	Mats, Inc.	Resilient Flooring	G.C.	G.C.	Mary Crane 1-800-628-7462 x265, mcrane@matsinc.com
11.	Not used				
12.	Complete Energy Technology	EMS Vendor	TBC	VENDOR	Justin Gelfand, 1-888-298-7248, justin@completeaudio.net
13.	Darko, Inc.	Interior Displays & Exterior Stripes	TBC	G.C.	Lauren Lucas, 330-425-0419, lauren.lucas@darkoinc.com
14.	Not used				
15.	Roethers Serv.	Automotive Equipment Installation	TBC	Vendor	Roethers Service, Rick Roether, 513-542-2100, rsm@fuse.net

All items to be purchased by the G.C. and not to be purchased by the Sub-Contractors.
 All products/work listed in the chart are to be provided by the vendors without substitution. Bidding GC's are to contact each vendor and include the vendor's price quote in the bid submission.

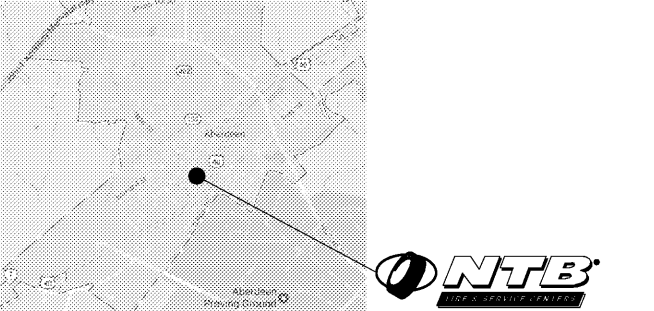
GRAPHIC SYMBOLS

ARCHITECTURAL NORTH		WALL LEGEND		1
SECTION CUT		BENCH MARK		
ROOM NAME	ROOM	EXTERIOR ELEVATION		
ROOM NUMBER	xxx	EQUIPMENT NUMBER		
LARGE SCALE DETAIL		WINDOW NUMBER		
REVISION		DOOR NUMBER		

ABBREVIATIONS

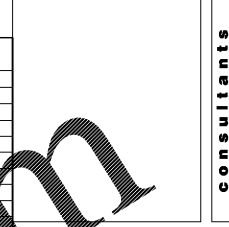
AFF	Above Finish Floor	EJ	Expansion Joint	NIC	Not In Contract
ABV	Above	EIFS	Exterior Insulation & Finish System	NTS	Not To Scale
ACT	Acoustical Ceiling Tile	FRP	Fiberglass Reinforced Polyester	OC	On Center
ADJ	Adjacent	OH	Overhead	OPP	Opposite
AC	Air Conditioning	PR	Pair	PT	Pressure Treated
AHJ	Authority Having Jurisdiction	FRT	Fire Rated Treated	REIN	Reinforced
ALTN	Alternate	FF	Finish Floor	SAT	Suspended
ALUM	Aluminum	FFE	Finish Floor Elevation	SCHED	Schedule
APPD	Approved	FCP	Fire Alarm Control Panel	SIM	Similar
APPROX	Approximate	FAP	Fire Alarm Panel	SQ	Square
ARCH	Architectural	FE	Fire Extinguisher	SF	Square Foot
ASPH	Asphalt	FO	Finished Opening	ST	Steel
AUTO	Automatic	FT	Foot	STG	Storage
AVG	Average	FTG	Footing	STR	Structural
BLK	Block	GA	Gauge	T&G	Tongue & Groove
BD	Board	GC	Gen. Contractor	TO	Top Of
BUR	Built-Up Roof	GYP BD	Gypsum Board	TOG	Top Of Grade
CB	Catch Basin	HVAC	Heating, Ventilation & Air Conditioning	TOS	Top Of Steel
CO	Cleanout	HM	Hollow Metal	TYP	Typical
CLO	Closet	HOB	Horizontal	UNFIN	Unfinished
CW	Cold Water	HR	Hour	UNO	Unless Noted Otherwise
COL	Column	HW	Hot Water	VB	Vapor Barrier
CONC	Concrete	HR	Hour	VERT	Vertical
CMU	Concrete Masonry Unit	INS	Insulation	VEST	Vestibule
CONT	Continuous	INT	Interior	VCT	Vinyl Composition Tile
CORR	Corridor	JAN	Janitor's Closet	V.I.F.	Verify In Field
CRS	Courses	JT	Joint	WH	Welder Heater
DIA	Diameter	LAV	Lavatory	W/W	Welded Wire Fabric
DR	Door	MDF	Medium Density Fiberboard	W/O	Without
DS	Downspout	MGR	Manager	WD	Wood
DWG	Drawing	MH	Manhole		
DY	Dry Wall	MFG	Manufacturer		
EA	Each Way	MO	Masonry Opening		
EW	Each Way	MAX	Maximum		
ELEC	Electrical	MECH	Mechanical		
ELEV	Elevation	MIN	Minimum		
EQUIP	Equipment	MISC	Miscellaneous		
EXF	Exhaust Fan	MTL	Metal		
EXIST	Existing				
EXP	Expansion				
EJ	Expansion Joint				

VICINITY MAP



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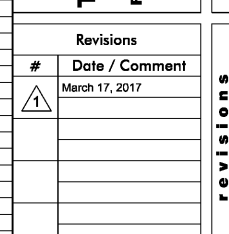


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 F: 615.377.3111
 www.eandh.com

TBC CORPORATION
 4300 TBC Way
 Palm Beach Gardens, FL 33410

Revisions

#	Date / Comment
1	March 17, 2017



Issue Date:
 02-24-17

COVER SHEET
T-1

consultants architects tenant / location owner revisions seal date sheet