



STORM EYE INSTITUTE OPTICAL SHOP

167 ASHLEY AVE
CHARLESTON, SC 29425

AGENCY: MEDICAL UNIVERSITY OF SOUTH CAROLINA (MUSC)
MUSC PROJECT NO: H51-50068
CONSTRUCTION DOCUMENT PHASE



NOTES

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ARCHITECTS / ENGINEERS / CONSULTANTS:

ARCHITECT:
ROSENBLUM COE ARCHITECTS, INC.
1643 MEANS STREET
CHARLESTON, SC 29412
(843) 577-6073

MEP ENGINEER:
RNF ENGINEERING
154 SEVEN FARMS DR.
SUITE G
CHARLESTON, SC 29402

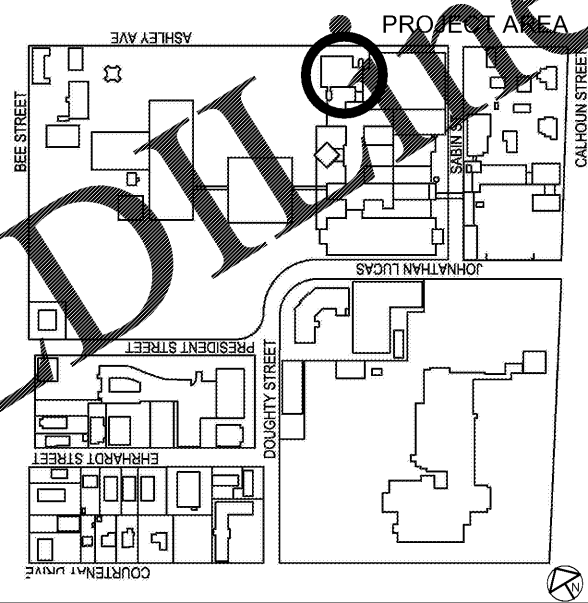
GENERAL NOTES

A. Before beginning construction, the contractor shall take field measurements and verify existing conditions and compare results with information given in the contract documents. Report any inconsistencies to the Architect at once.
B. "Align" as indicated on the drawings shall be understood to mean the walls or columns indicated.
C. Work of the engineering disciplines is shown on the Architectural Drawings for coordination purposes only. Refer to appropriate discipline drawings for complete and governing information regarding their work. Incomplete, inconsistent or missing engineering information on Architectural Drawings shall not be construed as binding for that work.
D. Do not scale drawings, use dimensions only.
E. Dimensions are typically shown to:
1. Column centerlines
2. Face of unit masonry
3. Face of unfinished walls
F. Contractor to coordinate with all equipment vendors, including headwalls, for all locations of boxes, pipes, conduits, etc. prior to commencing work.
G. Completely patch, trim, bush, repair, and refinish any damaged or imperfect columns, surfaces, or similar conditions affected prior to, during, or as a result of construction or demolition.
H. Repair, patch, prime, and paint existing walls where architectural, mechanical, or electrical items have been removed. Paint wall corner to corner.
EXISTING TO REMAIN FIRE RATED ASSEMBLIES
Integrity of remaining fire rated assemblies shall be maintained during demolition and throughout construction. Any holes or other openings created by the removal of doors, frames, piping, duct conduit or any other material shall be filled patched or infilled with a UL tested system or with appropriately rated materials to prevent the passage of fire and smoke as required.
Contractor is responsible for protecting existing fire protection at columns, beams and other existing steel or concrete.
GENERAL LIFE SAFETY NOTES
A. Contractor shall coordinate access routes, delivery, and debris removal schedule with Owner. After hour access shall also be coordinated with Owner.
B. Not smoking shall be allowed on the premise at any time.
C. Contractor is responsible for protecting fire and life safety devices during construction - includes smoke detectors, emergency lights, fire extinguishers, and all other devices in construction area. Maintain record of existing construction including location plan and photographs for review with completion of construction.
D. Fire extinguishers are to be provided throughout construction area.
E. Illuminated exit signs are to be provided throughout construction area - Relocate throughout construction process as required.
F. Emergency lighting to be provided to allow egress during a power outage.
G. Contractor shall secure construction site when work completes each day.
H. Contractors shall properly chain, secure, and cap gas cylinders and limit to needed amounts.
I. Contractor shall limit combustible load.
J. Contractor is responsible for repairing any existing construction or finishes affected by temporary barrier construction. Limit damage to existing floor.
K. Contractor to coordinate temporary construction barriers with as specified prior to start of construction. Contractor shall protect against dust and debris and maintain air pressure as required.
L. Contractor to coordinate temporary construction barriers prior to start of construction.

LIST OF DRAWINGS

- T-100 TITLE SHEET
- T-101 ABBREVIATIONS, LEGEND & CONDOC
- D-100 DEMOLITION FLOOR PLAN
- D-120 DEMOLITION REFLECTED CEILING PLAN
- A-101 FLOOR PLAN
- A-121 REFLECTED CEILING PLAN
- A-124 TYPICAL SEISMIC CEILING DETAILS
- A-401 INTERIOR ELEVATIONS
- A-501 DETAILS
- PD001 PLUMBING NOTES, SYMBOLS AND ABBREVIATIONS
- PD100 PLUMBING CRAWL SPACE DEMOLITION PLAN
- PD101 PLUMBING FIRST FLOOR DEMOLITION PLAN
- P100 PLUMBING CRAWL SPACE PLAN
- P101 PLUMBING FIRST FLOOR PLAN
- P201 PLUMBING RISER DIAGRAM
- P301 PLUMBING DETAILS
- M001 MECHANICAL NOTES, SYMBOLS AND ABBREVIATIONS
- MD101 MECHANICAL DEMOLITION FIRST FLOOR PLAN
- M101 MECHANICAL FIRST FLOOR PLAN
- M201 MECHANICAL DETAILS AND CONTROLS
- M301 MECHANICAL SCHEDULES
- E001 ELECTRICAL NOTES, SYMBOLS, AND ABBREVIATIONS
- ED101 ELECTRICAL DEMOLITION PLAN
- E101 ELECTRICAL POWER AND SPECIAL SYSTEMS PLAN
- E201 ELECTRICAL LIGHTING PLAN
- E601 ELECTRICAL SCHEDULES
- FP001 FIRE PROTECTION NOTES, SYMBOLS AND ABBREVIATIONS
- FP101 FIRE PROTECTION FLOOR PLAN
- FP201 FIRE PROTECTION SCHEDULES
- FP301 FIRE PROTECTION FIRST FLOOR ASSEMBLIES
- FP302 FIRE PROTECTION CRAWL SPACE ASSEMBLIES

LOCATION MAP



APPLICABLE CODES

2015 INTERNATIONAL BUILDING CODE
2015 INTERNATIONAL MECHANICAL CODE
2015 NATIONAL ELECTRIC CODE
2015 INTERNATIONAL PLUMBING CODE
2015 INTERNATIONAL FIRE CODE
2009 INTERNATIONAL ENERGY CONSERVATION CODE
2015 INTERNATIONAL FUEL GAS CODE
2015 INTERNATIONAL MECHANICAL CODE
2015 INTERNATIONAL PLUMBING CODE
WITH THE FOLLOWING INSERTIONS:
1. SECTION 305.4.1, INSERT "18" AND INSERT "18"
2. SECTION 903.1, INSERT "8"
2014 NATIONAL ELECTRICAL CODE
2012 NATIONAL ELECTRICAL SAFETY CODE
NFPA 70-2014, NATIONAL ELECTRIC CODE
NFPA 101-2012, LIFE SAFETY CODE
ICC/ANSI-A117.1-2017 ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES
2010 ADA STANDARDS FOR ACCESSIBLE DESIGN

SITE DEVELOPMENT:

1.1. TOTAL AREA OF PROJECT SITE (IN ACRES): N/A
EXISTING PROPERTY AREA: N/A
A. TOTAL AREA OF PROJECT SITE THAT WILL BE DEVELOPED: N/A
B. MUNICIPALITY AND/OR COUNTY WHERE PROJECT IS LOCATED: CITY OF CHARLESTON
C. JURISDICTION FOR:
FIRE DEPARTMENT: CHARLESTON FIRE DEPARTMENT
WATER: Charleston Water System
SEWER: Charleston Water System
ELECTRICITY: SCE&G
ZONING: CITY OF CHARLESTON - LI

1.2. IS PROJECT IN FLOOD PLAIN: YES

FLOOD MAP INFORMATION: 455-412 PANEL: 0021D
FLOOD ZONE: ZONE "A5" (EL 13)
BUILDING LOWEST FLOOR ELEVATION: 12.25' MSL

1.3. IS PROJECT IN WETLANDS AREA: NO

2. OCCUPANCY CLASSIFICATIONS: BUSINESS (B)

3. TYPE OF NEW CONSTRUCTION:

A. CONSTRUCTION CLASSIFICATION: 1A
B. IS THE BUILDING CONSTRUCTION PROTECTED OR UNPROTECTED: PROTECTED
C. IS THE BUILDING CONSTRUCTION COMBUSTIBLE OR NONCOMBUSTIBLE: NONCOMBUSTIBLE
D. IS THE BUILDING PROVIDED WITH A FIRE PROTECTION SPRINKLER SYSTEM: YES

4. GENERAL BUILDING DESIGN:

RENOVATION OF AN EXISTING OPTICAL CLINIC.

5. FLOOD LOADS:

A. LOWEST PROPOSED FLOOR: 12.25' MSL

6. FIRE RESISTANCE RATINGS:

STRUCTURAL MEMBERS: EXISTING 2 HR
EXTERIOR WALLS: EXISTING 2 HR
INTERIOR WALLS: EXISTING 0 HR
FLOOR CONSTRUCTION: EXISTING 2 HR
ROOF CONSTRUCTION: EXISTING 1HR

7. OTHER FIRE PROTECTION REQUIREMENTS:

SPRINKLER SYSTEM: YES

8. STRUCTURAL DESIGN INFORMATION:

A. FLOOR LIVE LOAD: N/A
B. ROOF LIVE LOAD: N/A
C. GROUND SNOW LOAD: N/A
D. WIND LOADS:
BASIC WIND SPEED, V = N/A
WIND IMPORTANCE FACTOR, (I) = N/A
BUILDING CATEGORY: N/A
WIND EXPOSURE: N/A
E. SEISMIC LOADS:
SEISMIC IMPORTANCE FACTOR, (I) = N/A
SEISMIC USE GROUP, (P) = N/A
SITE CLASSIFICATION: N/A
SPECTRAL RESPONSE COEFFICIENT, (S) = N/A
SEISMIC DESIGN CATEGORY: N/A
SEISMIC DESIGN FLOOR RESPONSE SPECTRUM: N/A
DESIGN BASE SHEAR: N/A
ANALYSIS PROCEDURE: N/A

PLUMBING INFORMATION:

A. WATER SYSTEM: N/A PEAK GPM: N/A SERVICE LINE SIZE: N/A
B. SANITARY WATER SYSTEM: N/A
C. SERVICE LINE SIZE: N/A
D. MINIMUM NUMBER OF PLUMBING FIXTURES REQUIRED:

WATER CLOSURES PROVIDED: MALE: N/A FEMALE: N/A
LAVATORIES PROVIDED: MALE: N/A FEMALE: N/A
OTHER SERVICE SINK PROVIDED: N/A

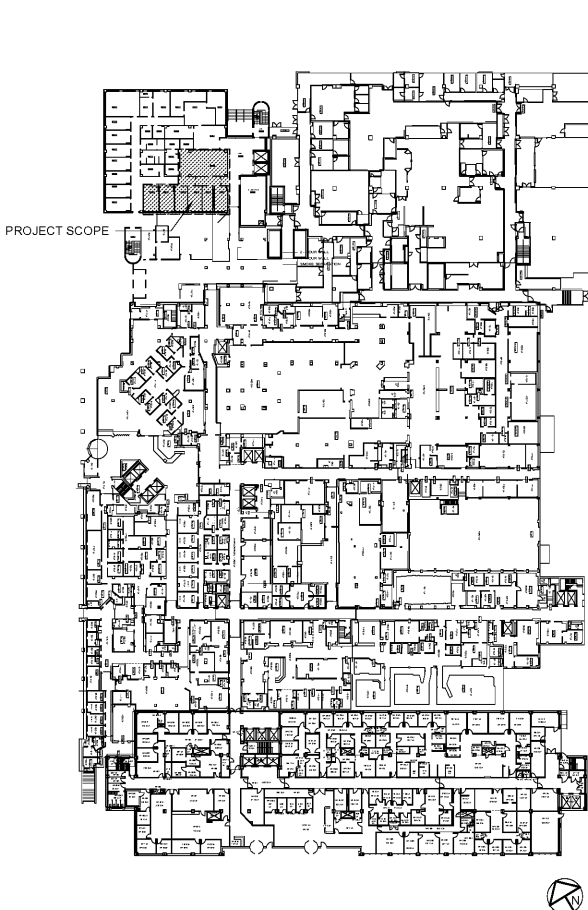
ALLOWANCES

ALLOWANCE NO. 1 INCLUDE THE INDICATED SUM TO FURNISH MATERIALS AND SUPPLY LABOR TO LEVEL ENTIRE FLOOR TO FINISH FLOOR WITH CONSTRUCTION WITH HYDRAULIC CEMENT WHERE REQUIRED AFTER COMPLETION OF DEMOLITION. REFER TO SPECIFICATIONS FOR MORE INFORMATION.
ALLOWANCE NO. 2 INCLUDE THE INDICATED SUM TO REPAIR/PATCH EXISTING FIREWALL. REFER TO SPECIFICATIONS FOR MORE INFORMATION.

AGENCY APPROVALS

1. DHEC PROJECT NUMBER 580145 - AWAITING FINAL

SCOPE OF PROJECT AREA



MUSC
MEDICAL UNIVERSITY
of SOUTH CAROLINA
PROJECT NUMBER: H51-50068
DHEC PROJECT NUMBER: 580145
CONSTRUCTION DOCUMENTS

STORM EYE INSTITUTE
OPTICAL SHOP
H51-50068
167 ASHLEY AVE
CHARLESTON, SC 29425

ROSENBLUM COE
ARCHITECTS,
INC.
1643 MEANS STREET
CHARLESTON, SC 29412
843.577.6073

TITLE SHEET

SHEET NAME
PROJECT NUMBER: 17016
DRAWN BY: RML
CHECKED BY: KEH
DATE: 05/09/2018
SCALE: 1" = 50'-0"
T100

