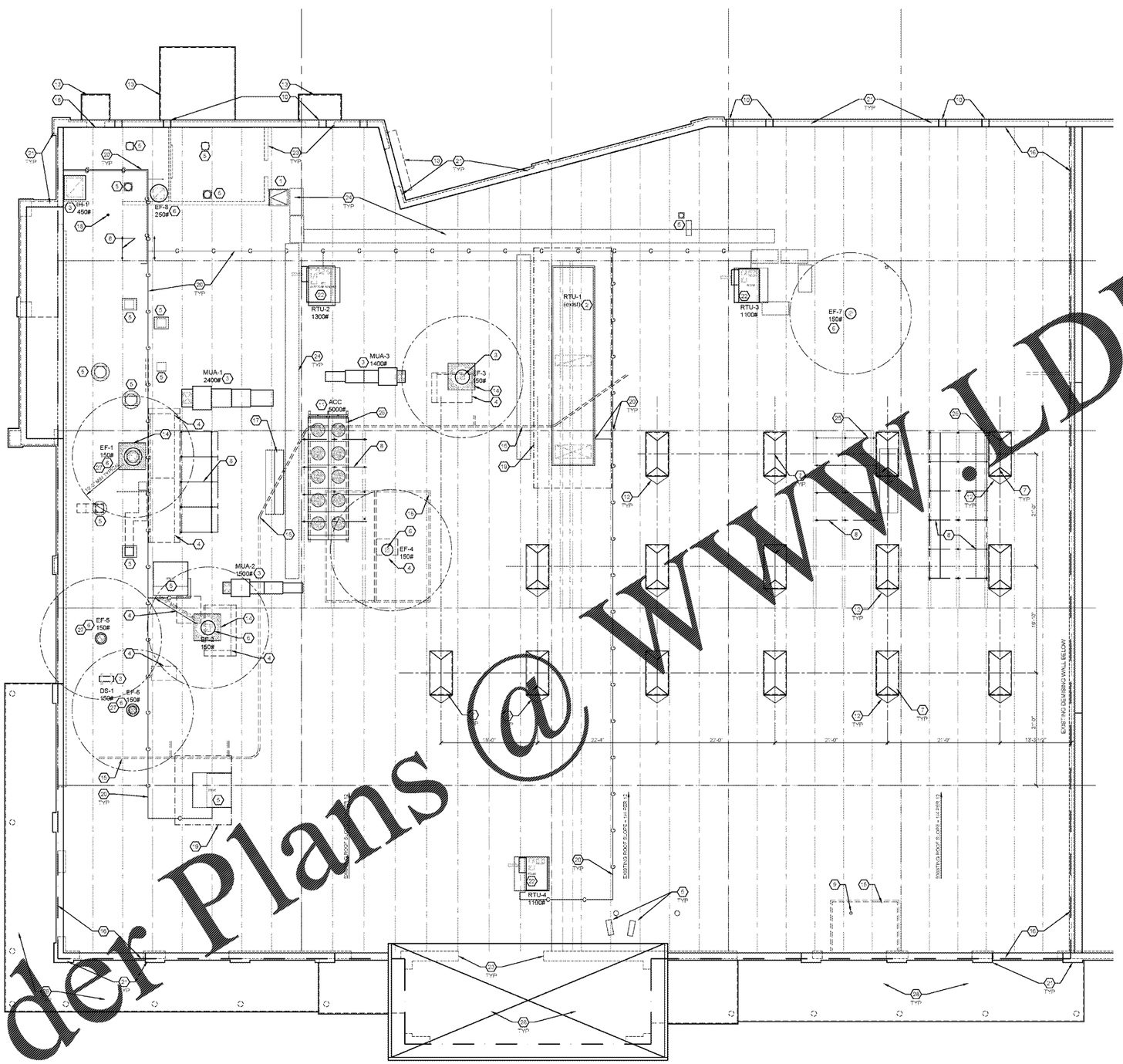

01 ROOF PLAN
SCALE: 1/8" = 1'-0"

GENERAL NOTES

A. **GENERAL CONTRACTOR SHALL REVIEW AND CONFIRM SCOPE OF WORK DURING THE BID PROCESS. ALL ROOF PENETRATIONS AND NEW ROOF INSULATION AND MEMBRANE SHALL BE UNDER THE GENERAL CONTRACTOR'S SCOPE OF WORK. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION OF NEW ROOF TOP EQUIPMENT INCLUDING, BUT NOT LIMITED TO, INSTALLATION OF COMPATIBLE MEMBRANE FLASHING AT ROOF CURBS AND TAPERED CRICKETS. PARAPET CAPS, AND ANY ADDITIONAL AREAS DISTURBED BY NEW CONSTRUCTION ONLY. THE EXISTING ROOF IS TO REMAIN AS-IS IN ALL AREAS POSSIBLE, THE GENERAL CONTRACTOR SHALL TAKE ALL NECESSARY MEANS TO PROTECT THE EXISTING ROOFING FROM DAMAGE DURING CONSTRUCTION AND SHALL BE RESPONSIBLE FOR ENSURING THE ROOF WHEN COMPLETE IS WEATHER AND WATER TIGHT.**

B. THE ROOF STRUCTURE SHALL NOT BE USED FOR STOCKPILING OF EQUIPMENT OR MATERIALS WITHOUT WRITTEN APPROVED BY THE LANDLORD, STRUCTURAL ENGINEER AND THE JOIST MANUFACTURER

C. ALL NEW ROOFING MATERIALS SHALL BE COMPATIBLE WITH THE EXISTING AND SHALL COMPLY W/UL-90 AND FM CLASS "A" RATINGS INCLUDING BUT NOT LIMITED TO COPINGS, FLASHING, PARAPET WALL COVERINGS, AND ENTIRE ROOF SURFACE. ROOFING INSTALLATION SHALL COMPLY WITH FBC SECTION 1507.6 WHEN COMPLETE. THE FOAM PLASTIC MATERIALS (INSULATION) USED IN THE ROOF MUST BE LABELED IN ACCORDANCE WITH "ASTM-84".

D. COORDINATE ROOF ELEVATIONS WITH STRUCTURAL DRAWINGS. REFER TO MANUFACTURER'S INSTALLATION AND SPECIFICATION REQUIREMENTS FOR ROOF RELATED ITEMS, INCLUDING GUARANTEES, CURBS, FLASHING, AND OTHER.

E. REFER TO ROOFING MANUFACTURE'S WRITTEN INSTRUCTIONS AND DETAILS FOR ROOFING SYSTEM INSTALLATION. CONTRACTOR TO PROVIDE COMPLETE ROOFING PACKAGE PER MANUFACTURERS RECOMMENDATIONS.

F. ALL DIMENSIONS SHOWN SHALL BE FIELD VERIFIED AND COORDINATED WITH THE STRUCTURAL CONDITIONS. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LUCKY'S CONSTRUCTION MANAGER FOR APPROVAL PRIOR TO PROCEEDING WITH WORK.

G. THE ROOFING CONTRACTOR IS TO INCLUDE TIME IN THEIR BID TO COORDINATE SEALING OF PENETRATIONS MADE BY SIGNEON INSTALLATION CONTRACTOR IN ORDER TO MAINTAIN THE MANUFACTURER'S WARRANTY ON THE ROOFING SYSTEM.

H. GENERAL CONTRACTOR IS TO PROVIDE TEMPORARY PERIMETER GUARDRAIL TO COMPLY WITH STATE REGULATIONS AND OSHA. GUARDRAIL TO BE 42" HEIGHT AND [illegible] WITHSTAND 200 POUNDS AT THE EDGE.

NOTE:
BASED ON LIMITED SURVEY INFORMATION THE EXISTING ROOF IS ASSUMED TO BE BLACK EPDM MEMBRANE OVER RIGID INSULATION BOARD ON STEEL ROOF DECK. FIELD VERIFY.
GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL ROOFING WORK. GENERAL CONTRACTOR SHALL CONFIRM AND COORDINATE ALL WORK WITH THE LANDLORD'S CONSTRUCTION MANAGER AS TO APPROVED ROOFING CONTRACTORS AND SCHEDULE WORK PRIOR TO BEGINNING CONSTRUCTION. THE GENERAL CONTRACTOR SHALL VERIFY ALL EXISTING ROOF CURBS AND PENETRATIONS ARE PROPERLY FLASHED AND SEALED WEATHER/WATER TIGHT.
REMOVE ALL EXISTING EQUIPMENT NOT BEING USED AND SEAL ROOF PENETRATIONS IN ACCORDANCE WITH THE LANDLORDS REQUIREMENTS.

KEYED NOTES

1. EXISTING ROOF ACCESS LADDER AND HATCH TO REMAIN. GENERAL CONTRACTOR TO VERIFY AND MAKE FULLY FUNCTIONAL AND PROVIDE NEW PADLOCK. SEE SECTION 02/A6.0 FOR PROTOTYPICAL NOTES
2. EXISTING ROOF TOP HVAC UNIT, SEE MECHANICAL DRAWINGS.
3. NEW ROOF TOP EQUIPMENT, CURB, ROOF OPENING FRAMING TO BE INSTALLED BY GENERAL CONTRACTOR. SEE STRUCTURAL AND MECHANICAL PLANS FOR ADDITIONAL INFORMATION.
4. LINE OF EXHAUST HOODS BELOW. SEE MECHANICAL PLAN FOR ADDITIONAL INFORMATION
5. REMOVE EXISTING ROOF TOP UNIT IN ITS ENTIRETY. REMOVE EXISTING SERVICES, ELECTRICAL WIRING AND CONDUIT, GAS SERVICE BRANCH BACK TO MAIN AND CAP VERIFY EXISTING ROOF CURB FLASHING IS WEATHER TIGHT. CAP EXISTING ROOF CURB WEATHER TIGHT AS REQUIRED BY THE LANDLORD.
6. NEW EXHAUST FAN PER SPECIFICATIONS - SEE MECHANICAL DRAWINGS.
7. LOCATION OF NEW SKYLIGHT, PROVIDED AND INSTALLED BY GENERAL CONTRACTOR.
8. EXISTING STEEL FRAME DUNNAGE RACKS ABOVE ROOF TO REMAIN IN PLACE UNLESS NOTED OTHERWISE.
9. SEE PLUMBING PLANS AND NOTES FOR APPROXIMATE LOCATION OF NEW PLUMBING STACK / VENT THROUGH ROOF REFER TO DETAIL **02/A5.1** AS A MINIMUM BID REQUIREMENT.
10. EXISTING THROUGH WALL SCUPPERS, DOWNSPOUTS, AND OVERFLOW AT REAR WALL TO REMAIN.
11. CONDENSER RACK TO BE INSTALLED ON EXISTING STEEL FRAME DUNNAGE RACK. DIMENSIONS AND DESIGN TO BE DETERMINED WHEN EQUIPMENT MANUFACTURER IDENTIFIED.
12. PROVIDE AND INSTALL NEW TAPERED INSULATION CRICKETS WITH A MINIMUM SLOPE OF 1/4" PER FT. AT ALL NEW ROOF CURB LOCATIONS, PATCH AND REPAIR ROOF AS REQUIRED.
13. LINE OF EXISTING STANDING SEAM METAL ROOF CANOPY BELOW TO REMAIN.
14. PROVIDE G2 GREASE GUARD CONTAINMENT SYSTEM AT ALL GREASE HOODS. SIZE AND SECURE IN PLACE IN ACCORDANCE WITH THE MANUFACTURERS INSTRUCTIONS AND SPECIFICATIONS AS REQUIRED BY THE CURRENT FLORIDA BUILDING CODE
15. APPROXIMATE LOCATION OF SOFFIT WALL FRAMING SUPPORTED FROM ROOF STRUCTURE.
16. LEASE LINE
17. LOCATION OF EXISTING ROOF PENETRATION WITH HOOD, FIELD VERIFY RE-USE WITH REFRIGERATION CONTRACTOR OR REMOVE AND SEAL OPENING. CONTRACTOR TO PROVIDE AND INSTALL APPROVED MEMBRANE BOOTS AT ALL ROOF PENETRATIONS (PLUMBING, ELECTRICAL, STRUCTURAL, ETC.) COORDINATE EXACT SIZE AND LOCATION OF EXISTING ROOF PENETRATION.
18. COMBUSTION AIR INTAKE AND FLUE VENT FOR WATER HEATER. REFER TO MECHANICAL DRAWINGS.
19. EXISTING ROOF TOP EQUIPMENT SCREEN TO REMAIN IN PLACE. DO NOT REMOVE OR DAMAGE EXISTING SCREEN. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ANY DAMAGE TO THE EXISTING ROOF SCREEN.
20. EXISTING GAS SERVICE LINE TO REMAIN WHERE POSSIBLE. SEE MECHANICAL PLANS FOR ADDITIONAL NOTES. CUT, REMOVE, AND MODIFY AS REQUIRED FOR NEW EQUIPMENT. ALL PIPING SHALL BE SUPPORTED AS DETAILED AND SPECIFIED. CLEAN, PRIME AND PAINT ALL GAS PIPING EXPOSED ON ROOF - WITH TWO COATS OF TRAFFIC YELLOW EPOXY ENAMEL. DO NOT LEAVE ABANDONED GAS PIPING IN PLACE.
21. EXISTING CAP FLASHING TO REMAIN. GENERAL CONTRACTOR TO CLEAN, PRIME, AND PAINT AS NOTED ON EXTERIOR ELEVATIONS.
22. REMOVE EXISTING ROOF TOP UNIT IN ITS ENTIRETY. VERIFY EXISTING ROOF CURB FLASHING IS WEATHER TIGHT. INSTALL NEW TRANSITION ROOF CURB AND ROOF TOP EQUIPMENT AS SCHEDULED ON MECHANICAL PLANS.
23. EXISTING INTERIOR WALLS BELOW ROOF SHOWN DASHED FOR REFERENCE.
24. GENERAL CONTRACTOR TO PROVIDE AND INSTALL ROOF WALK PADS AS REQUIRED TO ALL MECHANICAL ROOF TOP EQUIPMENT. APPROXIMATELY 500 LINEAR FEET **FOR BID PURPOSES ONLY** - COORDINATE EXTENT IN FIELD WITH THE ROOFING CONTRACTOR AND LUCKY'S FIELD REPRESENTATIVE.
25. FIELD VERIFY - GENERAL CONTRACTOR SHALL VERIFY LOCATION OF STEEL AND REMOVE IF REQUIRED FOR THE INSTALLATION OF THE PROPOSED SKY LIGHTS. PATCH, REPAIR, SEAL ROOF AS REQUIRED AFTER DEMOLITION AND INSTALLATION OF NEW MATERIALS.
26. GENERAL CONTRACTOR SHALL PROVIDE AND INSTALL (2) GALV. W8x10 RAILS 23'-0" LONG FOR CONDENSER SUPPORT. FILED WELD TO EXISTING DUNNAGE RACK STEEL.
27. REMOVE EXISTING EXHAUST FANS AND RE-USE EXISTING ROOF OPENING TO INSTALL NEW FANS. VERIFY IN FIELD AND WITH MECHANICAL DRAWINGS TO RE-USE CURB OR REPLACE WITH NEW
28. STANDING SEAM METAL ROOFING TO REMAIN AS-IS. GENERAL CONTRACTOR TO PROTECT FORM DAMAGE. CLEAN AND LEAVE IN "LIKE-NEW" CONDITION.

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