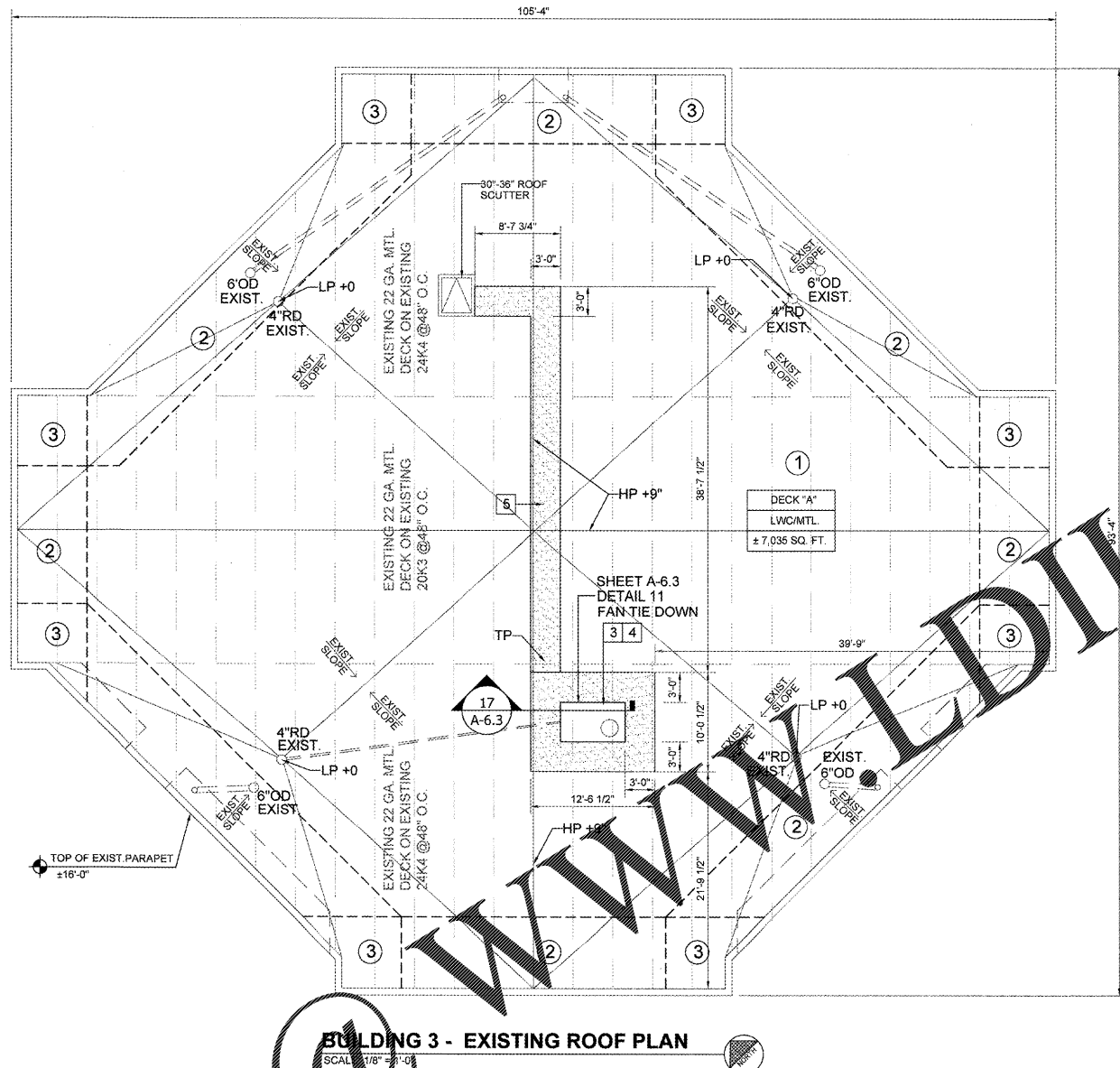


Order Plans @



BUILDING 3 - EXISTING ROOF PLAN
SCALE: 1/8" = 1'-0"

NOTE:
ROOFING CONTRACTOR SHALL VERIFY "EXISTING ROOF WARRANTY". CONTRACTOR MUST FOLLOW MANUFACTURER'S RECOMMENDATIONS TO PRESERVE WARRANTY

- ROOFING PLAN REVIEW CHECKLIST**
- PERMITS WITHIN HIGH WIND AREAS SHALL BE REQUIRED FOR ALL WORK IN CONNECTION WITH THE APPLICATION, REPAIR OR MAINTENANCE OF ANY ROOFING COMPONENT OR ANY ROOFING ASSEMBLY AND/OR ANY OF ITS COMPONENTS. FBC 14, SECTION 1512.3
 - PERMIT REQUIRED FOR ALL NEW ROOFING CONSTRUCTION, INCLUDING RECOVERING AND REROOFING, REPAIR OR MAINTENANCE SHALL HAVE A UNIFORM ROOFING PERMIT APPLICATION AS ESTABLISHED BY THE AUTHORITY HAVING JURISDICTION, COMPLETED AND EXECUTED BY A LICENSED CONTRACTOR. FBC 14, SECTION 1512.3.1
 - ROOF PLAN WITH REFERENCED DETAIL ANNOTATIONS. FBC 14, SECTION 1512.2.1
 - ROOF PLAN WITH DESIGN LOADS WITH DELINEATED ZONES. FBC 14, SECTION 1512.4
 - ROOF DETAILS, TYPICAL AND SPECIFIC TO ROOF CONDITIONS. FBC 14, SECTION 1512.1524; TEST PROTOCOLS FOR HIGH VELOCITY HURRICANE ZONES, LATEST DESIGN MATERIAL STANDARDS
 - ROOF PLAN WITH SPECIFIC ELEVATIONS AT DECK, PARAPETS, INDICATING WATER FLOW AT HIGH AND LOW POINTS, SPECIALLY AT CRITICAL JUNCTIONS AND ROOF COMPONENTS. FBC 14, SECTION 1512.3.5
 - ROOF DRAINAGE CALCULATIONS. FBC 14, SECTION 1514.4, SECTION 1517, FBC 14 PLUMBING, SECTION 1104.1
 - ROOF WIND LOAD CALCULATIONS FOR DECK, INCLUDING ALL ROOF ACCESSORIES, INCLUDE COMPONENTS AND/OR EQUIPMENT THAT MAY DISLODGE AND CAUSE DAMAGE BOTH HAS A PROJECTILE AND/OR A POINT OF WATER INTRUSION TO BUILDING ENVELOPE. FBC 14, SECTION 453.25.4.2, SECTION 1512.2, SECTION 1551.4
 - IDENTIFY METHOD, TYPE, MATERIAL AND SPACING FOR ALL ATTACHMENTS REQUIRED TO MEET UPLIFT REQUIREMENTS ON ROOF COMPONENTS INCLUDING ACCESSORIES AND/OR EQUIPMENT IN THE FIELD, PERIMETER AND CORNER ZONES. FBC 14, SECTION 1512, SECTION 1514.7, SECTION 1502.1, RAS 111, DMS SECTION 0700
 - PROVIDE NOTICE OF ACCEPTANCE INCLUSIVE OF FRONT PAGE, MATERIAL SELECTION, SPECIFIC SYSTEM DESCRIPTION, ALONG WITH SYSTEM AND GENERAL LIMITATIONS. FBC 14, SECTION 451.4
 - PROVIDE CONTRACT SPECIFICATIONS FROM DMS, THAT PERTAIN TO THE SELECTED ROOFING ASSEMBLY IN THE NOTICE OF ACCEPTANCE. FBC 14, SECTION 157.2.1, SECTION 451.4
 - PROVIDE FIRE DIRECTORY LISTING FOR THE SELECTED ROOFING ASSEMBLY FROM NOAA TESTED IN ACCORDANCE WITH ASTM E 188 OR UL 790. FBC 14, SECTION 453.2.1
 - PROVIDE A NON-EXCUTED TOTAL SYSTEM WARRANTY SPECIMEN BY MANUFACTURER, NON-PRO RATED 20 YEAR WRITTEN FULL WARRANTY, NGL WITH A WIND RISK UP TO 150 MPH. WARRANTY IS TO COVER ROOFING SYSTEM AS SPECIFIED IN DIVISION 7 OR DMS, DMS SECTIONS: 07510, 07540, 07560, 07581, 07590, 07591, 07715, 07722, 07724, ETC.
 - PROVIDE A NON-EXCUTED TOTAL SYSTEM WARRANTY SPECIMEN BY INSTALLER FOR 5 YEARS. WARRANTY SHALL BE AS SPECIFIED IN DIVISION 7 OF DMS, DMS SECTIONS: 07510, 07540, 07560, 07581, 07590, 07591, 07715, 07722, 07724, ETC.
 - PROVIDE A NON-EXCUTED "FINAL STATEMENT OF COMPLIANCE" FORM. FBC 14, SECTION 451.12.3
 - PROVIDE A NON-EXCUTED MANUFACTURER'S ONE YEAR INSPECTION FORM. FBC 14, SECTION 453.12.4
 - PROVIDE AN AFFIDAVIT AFFIRMING ASBESTOS CONTAINING MATERIALS WILL NOT BE USED IN PROJECT. THIS AFFIDAVIT MUST BE CONTROLLED BY PROFESSIONAL OF RECORD WHEN APPLICABLE. FBC 14, SECTION 453.8
 - PROVIDE A NON-EXCUTED ASBESTOS ABATEMENT AFFIDAVIT FORM FOR ALL REPAIRS, REROOFING AND RECOVERY PROJECTS. FBC 14, SECTION 453.8.5
 - PROVIDE ALL APPURTENANT TESTING FOR EXISTING ROOFS AS PRESCRIBED ON THE TEST PROTOCOLS FOR HIGH VELOCITY HURRICANE ZONES. FBC 14, CHAPTER 15, TEST PROTOCOLS FOR HIGH VELOCITY HURRICANE ZONES

ABBREVIATIONS	
AAR	ABANDONED AIR PRESSURE RELIEF VALVE
ARV	ABANDONED ROOF VENT
AHU	AIR HANDLER UNIT
ANT	ANTENNAE
ANS	ANTENNAE SUPPORT
AS	ABANDON SUPPORT
CH	CHIMNEY
DFR	DEFLECTOR
DS	DOWNSPOUT
EC	ELECTRICAL CONDUIT
EF	EXHAUST FAN
EJ	EXPANSION JOINT
EL	ELECTRIC LIGHT
ESS	EQUIPMENT STANDPIPE
GNK	GOOSENECK
GTR	GUTTER
HP	HIGHT POINT
HS	HEAT STACK
LP	LOW POINT
NOS	NEW OVERFLOW SCUPPER
NORD	NEW OVERFLOW ROOF DRAIN
OS	OVERFLOW SCUPPER
OD	OVERFLOW DRAIN
PAR	PARAPET
PP	PIPE PENETRATION
PPN	PITCH PAN
RWL	RAIN WATER LEADER
RC	PHOTO CELL
RD	ROOF DRAIN
RF	ROOF FAN
RH	ROOF HATCH
RL	ROOF LADDER
RV	ROOF VENT
CSKY	CLOSED SKYLIGHT
OS	SCUPPER
SB	SPLASHBLOCK
SL	SLOPE
SP	SPOTLIGHT
SUP	SUPPORT
TP	NEW 3" TRAFFIC PAD
RRV	ROOF RELIEF VENT
RV	VENT THROUGH ROOF
WH	WEATHERHEAD
WF	WALL FAN
WS	WORKING SCUPPER
WOD	NEW OVERFLOW DRAIN

WIND PRESSURE DIAGRAMS (COMPOSITE)

WIND LOADS = ASCE-7-10 FBC-2014	DESIGN PRESSURE		
WIND VELOCITY = 180 MPH	ZONE	POS (+)	NEG (-)
CATEGORY = III	1	+28.7	-70.6
EXPOSURE = C	2	+64.6	-118.5
ROOF LOADS = ASCE-7-10 FBC-2014	3	+64.6	-118.5
DEAD LOAD = Unknown	4	+64.6	-70.0
LIVE LOAD = Unknown	5	+64.6	-86.2
TOTAL LOAD = Unknown			

a = 5.2 Edge strip width

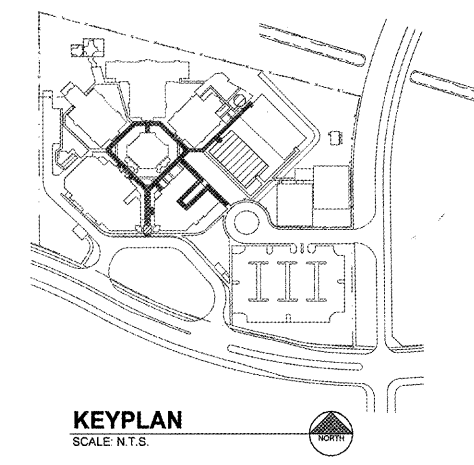
- GENERAL - NEW CONSTRUCTION NOTES**
- EXISTING ROOF TO BE REMAIN AS IS.
 - PARAPETS, ROOF DRAINS, SCUPPERS & O.S ARE TO BE REMAIN AS IS.
 - PROVIDE NEW CURB EXTENSION AS PER DETAIL AND REINSTALL EXISTING ROOF FANS.
 - PROVIDED NEW FLASHING AT ALL NEW EQUIPMENT STAND AND SUPPORT AS PER DETAILS.
 - PROVIDE NEW TRAFFIC PAD AROUND ALL EQUIPMENT, DOOR AND ROOF ACCESS LADDERS.
 - NOT USED
 - PROVIDE EXISTING / NEW FANS WITH INTERNAL ELECTRICAL CONNECTIONS TO AVOID ELECTRICAL PIPE PENETRATIONS ON THE ROOF.
 - G.C. DETERMINE IF EXISTING ROOF UNDER WARRANTY. TO PREVENT AVOIDING MANUFACTURER'S WARRANTY, SHALL USE SAME MANUFACTURER'S IS ROOFING MATERIALS FOR ROOF REPAIR. IF ROOF IS UNDER WARRANTY, THE MANUFACTURER AND ROOF TYPE MUST BE IDENTIFIED BY PROF. OF RECORD.
- SCOPE OF WORK - NEW CONSTRUCTION NOTES**
- BUILDING 4: 1 2 3 4 5 7 8

NOTE:
REFER TO ROOFING SPECIFICATION AND DESIGN WIND PRESSURE DIAGRAM FOR ROOFING MEMBRANE ANCHORING SYSTEM & SPACING PER FBC 2-14 FIFTH E.D.

RECEIVED
APR 22 2019
BUILDING DEPARTMENT BCPS

100% CONSTRUCTION DOCUMENTS
02-16-2018

NOTE:
ALL DIMENSIONS AND EXACT LOCATION OF ALL EXISTING EQUIPMENT AND ASSOCIATED PARTS AND ACCESSORIES ARE TO BE FIELD VERIFIED BY THE CONTRACTOR.



CRAIN ATLANTIS ENGINEERING, INC.
CONSULTING ENGINEERS & ARCHITECTS
210 SW ANDRIA AVENUE
DEERFIELD BEACH, FLORIDA 33441
AA 28001803 EB - 27488

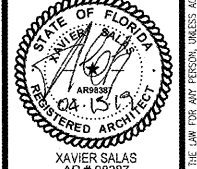
REVISIONS	BUILDING DEPARTMENT COMMENTS	BUILDING DEPARTMENT COMMENTS	BUILDING DEPARTMENT COMMENTS
1	02/23/2018		
2	09/08/2018		
3	04/15/2019		

SEA CASTLE ELEMENTARY SCHOOL
9600 MIRAMAR BOULEVARD
MIRAMAR, FLORIDA 33025

THE SCHOOL BOARD OF BROWARD COUNTY

BUILDING 3 EXISTING ROOF PLAN

100% CONSTRUCTION DOCUMENTS
SBBP PROJECT: P.001632
DATE: 12-13-2017
SCALE: AS SHOWN
DRAWN BY: C.A.E.
CHECKED BY: A.O./R.P.
CAE PROJECT No. 2016.55



XAVIER SALAS
AR # 98387
DRAWING No. A-6.4
NEW SHEET

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