PLUMBING FIXTURE SCHEDULE

MARK	DESCRIPTION	WASTE RUNOUT	WASTE CONN.	VENT	WATER RUNOUT CW	WATER RUNOUT HW	WATER CONN. CW	WATER CONN. HW	SPECIFICATION
L-1	GUESTROOM LAVATORY	2"	1 1/2"	2"	1/2"	1/2"	3/8"	3/8"	LAVATORY AND FAUCET. PROVIDE CHROME PLATED P-TRAP (ZURN Z8701-PC). CHROME PLATED BRASS ANGLE SUPPLY STOPS WITH FLEX SUPPLIES (MCGUIRE H165). PROVIDE MIXING VALVE TO TEMPER HOT WATER TO 110 DEGREES (LAWLER 'TMM', ASSE 1070, LEAD FREE).
L-2	GUESTROOM LAVATORY (ADA)	2"	1 1/2"	2"	1/2"	1/2"	3/8"	3/8"	LAVATORY AND FAUCET. PROVIDE HANDICAP DRAIN OFFSET W/GRID DRAIN (ZURN Z8746-PC) AND CHROME PLATED P-TRAP (ZURN Z8701-PC). CHROME PLATED BRASS ANGLE SUPPLY STOPS WITH FLEX SUPPLIES (MCGUIRE H165). INSULATE OFFSET, TRAP AND SUPPLY LINES (TRUEBRO "LAVGUARD," #103 E-Z). PROVIDE MIXING VALVE TO TEMPER HOT WATER TO 110 DEGREES (LAWLER 'TMM', ASSE 1070, LEAD FREE).
L-3	UNDERMOUNT LAVATORY (ADA)	2"	1 1/2"	2"	1/2"	1/2"	3/8"	3/8"	UNDERMOUNT LAVATORY AND FAUCET. PROVIDE HANDICAP DRAIN OFFSET W/GRID DRAIN (ZURN Z8746-PC) AND CHROME PLATED P-TRAP (ZURN Z8701-PC). CHROME PLATED BRASS ANGLE SUPPLY STOPS WITH FLEX SUPPLIES (MCGUIRE H165). INSULATE OFFSET, TRAP AND SUPPLY LINES (TRUEBRO "LAVGUARD," #103 E-Z). PROVIDE MIXING VALVE TO TEMPER HOT WATER TO 110 DEGREES (LAWLER 'TMM', ASSE 1070, LEAD FREE).
L-4	LAVATORY (ADA) - WALL HUNG	2"	1 1/2"	2"	1/2"	1/2"	3/8"	3/8"	WALL HUNG LAVATORY WITH CONCEALED ARM CARRIER MOUNTING. PROVIDE 0.5GPM SINGLE HANDLE FAUCET WITH POLISHED CHROME FINISH. HANDICAP DRAIN OFFSET W/GRID DRAIN (ZURN Z8746-PC) AND CHROME PLATED P-TRAP (ZURN Z8701-PC). CHROME PLATED BRASS ANGLE SUPPLY STOPS WITH FLEX SUPPLIES (MCGUIRE H165). INSULATE OFFSET, TRAP AND SUPPLY LINES (TRUEBRO "LAVGUARD," #103 E-Z). PROVIDE MIXING VALVE TO TEMPER HOT WATER TO 110 DEGREES (LAWLER 'TMM', ASSE 1070, LEAD FREE).
BT-1	BATHTUB (ADA)	2"	2"	2"	1/2"	1/2"	1/2"	1/2"	BATHTUB WITH INTEGRAL FRONT APRON AND TILING FLANGE. PROVIDE ADA BATH/SHOWER SYSTEM AND TRIM, CONTAINING PRESSURE BALANCING VALVE, 3-WAY DIVERTER VALVE, TUB SPOUT, FIXED SHOWERHEAD, AND HAND SHOWER, METAL HOSE, VACUUM BREAKER, WALL SUPPLY AND 36" SLIDE BAR. PROVIDE CHROME PLATED OVERFLOW DRAIN (WATCO 600 SERIES).
SH-1	SHOWER	3"	3"	2"	1/2"	1/2"	1/2"	1/2"	SHOWER TRIM WITH PRESSURE BALANCING VALVE. PROVIDE SHOWER DRAIN WITH FLASHING COLLAR AND ROUND TOP ADJUSTABLE STRAINER HEAD. SHOWER ENCLOSURE AS SPECIFIED BY ARCHITECT.
SH-2	SHOWER (ADA)	3"	3"	2"	1/2"	1/2"	1/2"	1/2"	ADA SHOWER SYSTEM AND TRIM, CONTAINING PRESSURE BALANCING VALVE, 2-WAY DIVERTER VALVE, FIXED SHOWERHEAD AND HAND SHOWER, METAL HOSE, VACUUM BREAKER, WALL SUPPLY AND 36" SLIDE BAR. PROVIDE SHOWER DRAIN WITH FLASHING COLLAR AND ROUND TOP ADJUSTABLE STRAINER HEAD. SHOWER ENCLOSURE AS SPECIFIED BY ARCHITECT.
WC-1	WATER CLOSET - TANK TYPE	4"	3"	2"	1/2"	---	1/2"	---	FLOOR MOUNTED, ELONGATED TANK TYPE WATER CLOSET, 1.28 GPF, WHITE VITREOUS CHINA, GRAVITY FED FLUSH ACTION. TOP OF RIM AT 15" AFF. HIGH EFFICIENCY 'WATERSENSE' LISTED. PROVIDE HEAVY CLOSED FRONT SEAT AND COVER WITH SELF-SUSTAINING CHECK HINGE. CHROME PLATED BRASS ANGLE SUPPLY STOP WITH 12" LONG X 3/8" FLEX SUPPLY (MCGUIRE M166).
WC-2	WATER CLOSET (ADA) - TANK TYPE	4"	3"	2"	1/2"	---	1/2"	---	FLOOR MOUNTED, ELONGATED ADA TANK TYPE WATER CLOSET, 1.28 GPF, WHITE VITREOUS CHINA, GRAVITY FED FLUSH ACTION. TOP OF RIM AT 16.5" AFF. HIGH EFFICIENCY 'WATERSENSE' LISTED. PROVIDE ALTERNATE TANK CONFIGURATION WITH TRIP LEVER ON RIGHT HAND SIDE IF NECESSARY TO HAVE LEVER ON MOST ACCESSIBLE SIDE OF WATER CLOSET. HEAVY DUTY CLOSED FRONT SEAT AND COVER WITH SELF-SUSTAINING CHECK HINGE. CHROME PLATED BRASS ANGLE SUPPLY STOP WITH 12" LONG X 3/8" FLEX SUPPLY (MCGUIRE M166).
WC-3	WATER CLOSET (ADA) - FLOOR MOUNT W/FLUSH VALVE	4"	3"	2"	1 1/4"	---	1"	---	FLOOR MOUNTED, FLUSH VALVE WATER CLOSET (AMERICAN STANDARD "MADERA FLOWISE," 2234.001), 1.28 GPF, WHITE VITREOUS CHINA. TOP OF RIM AT 15" AFF. PROVIDE HEAVY DUTY OPEN FRONT SEAT, LESS COVER, (AMERICAN STANDARD 5905.100). PROVIDE EXPOSED WATER CLOSET FLUSHOMETER, CHROME PLATED, 1.28 GPF (SLOAN 111-1.28). ORIENT HANDLE TOWARD THE WIDE SIDE OF THE STALL.
UR-1	URINAL - HIGH EFFICIENCY, WALL MOUNTED W/FLUSH VALVE	2"	2"	2"	1"	---	3/4"	---	WALL MOUNTED, FLUSH VALVE URINAL (AMERICAN STANDARD "WASHBROOK," 6590.001), WHITE VITREOUS CHINA. HIGH EFFICIENCY 'WATERSENSE' LISTED. PROVIDE ZURN 1222 SUPPORT SYSTEM. COORDINATE MOUNTING HEIGHT(S) AND ADA DESIGNATIONS WITH ARCHITECTURAL DRAWINGS. PROVIDE CHROME PLATED URINAL FLUSHOMETER, 0.5 GPF (AMERICAN STANDARD "FLOWISE" 6045.051.002).
SK-1	STAINLESS STEEL SINK, DROP-IN, SINGLE BOWL (ADA)	2"	1 1/2"	2"	1/2"	1/2"	3/8"	3/8"	STAINLESS STEEL SINGLE BOWL DROP-IN SINK (ELKAY LRAD2521), 4 HOLES. BOWL DIMENSIONS: 21" L, 15.75" W, 6.5" D. ADA COMPLIANT ARC FAUCET WITH 1.5GPM AERATOR AND SIDE SPRAY (DELTA "COLLINS," 440-WST). MCGUIRE CHROME PLATED P-TRAP W/C.O., CHROME PLATED BRASS ANGLE SUPPLY STOPS, 12" LONG X 3/8" FLEX SUPPLIES. PROVIDE BASKET STRAINER (ZURN Z8741-SS).
MS-1	MOP SINK	3"	3"	2"	1/2"	1/2"	1/2"	1/2"	24"X24" FLOOR BASIN (FIAT MSB-2424) AND SERVICE FAUCET WITH VACUUM BREAKER, INTEGRAL STOPS, PAIL HOOK AND 3/4" HOSE THREAD ON SPOUT (830-AA). PROVIDE HOSE AND BRACKET (832-AA), MOP HANGER (889-CC), STAINLESS STEEL BUMPERGUARD (E-88-AA) AND STAINLESS STEEL WALL GUARD (MSG2424).
FD-1	FLOOR DRAIN - GENERAL PURPOSE	3"	3"	2"	---	---	---	---	GENERAL PURPOSE FLOOR DRAIN (J.R. SMITH #2005) WITH FLASHING COLLAR, ADJUSTABLE STRAINER HEAD & 5" ROUND NICKEL BRONZE STRAINER. PROVIDE SQUARE STRAINER FOR TILE APPLICATIONS. WHERE TRAP PRIMER IS SHOWN ON PLAN, PROVIDE TRAP PRIMER CONNECTION (-P050)
FD-2	FLOOR DRAIN - KITCHEN	3"	3"	2"	---	---	---	---	KITCHEN AREA DRAIN (J.R. SMITH #2005) WITH FLASHING COLLAR, ADJUSTABLE STRAINER HEAD & 7" ROUND NICKEL BRONZE STRAINER. PROVIDE SQUARE STRAINER FOR TILE APPLICATIONS.
FD-3	FLOOR DRAIN - MEDIUM DUTY	3"	3"	2"	---	---	---	---	MEDIUM DUTY FLOOR DRAIN WITH 12" DIAMETER TOP DRAIN WITH CAST IRON BODY AND SEDIMENT BUCKET (J.R. SMITH 2230). WHERE TRAP PRIMER IS SHOWN ON PLAN, PROVIDE TRAP PRIMER CONNECTION (-P).
FS-1	FLOOR SINK	3"	3"	2"	---	---	---	---	CAST IRON FLOOR SINK WITH ACID RESISTANT COATED INTERIOR AND BOTTOM DOME STRAINER (J.R. SMITH 3140), 6" DEEP. COORDINATE 1/2 OR 3/4 GRATE WITH INDIRECT WASTE PIPING.
HD-1	HUB DRAIN	see plan	see plan	---	---	---	---	---	SIOUX CHIEF 832 SERIES ADJUSTABLE HUB DRAIN FIXTURE, PROVIDE STAINLESS STEEL MESH DEBRIS BASKET (-UM).
FCO	FLOOR CLEANOUT	see plan	see plan	---	---	---	---	---	FLOOR CLEANOUT WITH CAST IRON BODY AND ADJUSTABLE NICKEL BRONZE TOP (J.R. SMITH 4031). CLEANOUT SIZE SHALL MATCH LINE SIZE.
WCO	WALL CLEANOUT	4"	4"	---	---	---	---	---	CLEANOUT PLUG AND COVER TO BE INSTALLED ON SANITARY TEE (J.R. SMITH 4472). CAST BRONZE TAPERED THREAD PLUG WITH STAINLESS STEEL ROUND COVER.
GCO	EXTERIOR GRADE CLEANOUT	see plan	see plan	---	---	---	---	---	HEAVY DUTY CLEANOUT FOR EXTERIOR APPLICATION (J.R. SMITH 4261). CAST IRON BODY WITH DOUBLE FLANGED HOUSING AND CAST IRON TOP.
MV-1	MIXING VALVE (POINT OF USE)	---	---	---	1/2"	1/2"	3/8"	3/8"	POINT-OF-USE THERMOSTATIC MIXING VALVE (WATTS LFMMV-M1) WITH TEMPERATURE ADJUSTMENT KNOB. LEAD FREE. ASSE STANDARD 1070.
MV-2	MIXING VALVE (MULTIPLE FIXTURE)	---	---	---	3/4"	3/4"	3/4"	3/4"	THERMOSTATIC MIXING VALVE (LEONARD #370-LF) WITH INTEGRAL INLET CHECK VALVES, TEMPERATURE ADJUSTMENT KNOB WITH LOCK SCREW. LEAD FREE. ASSE STANDARD 1070 & 1017. MINIMUM FLOW 0.50 GPM, 5 PSI DROP @ 4 GPM. PROVIDE WALL MOUNTING BRACKET.
FWH-1	FREEZEPROOF WALL HYDRANT IN BOX	---	---	---	3/4"	---	3/4"	---	CONCEALED 3/4" HOSE CONNECTION IN WALL BOX WITH INTEGRAL AUTOMATIC DRAINING, ANTI-SIPHON VACUUM BREAKER (J.R. SMITH 5609) [illegible] LENGTH TO SUIT WALL THICKNESS. PROVIDED WITH [illegible] TURN SQUARE FITTING, T-HANDLE KEY.
FRH-1	FREEZEPROOF ROOF HYDRANT	---	---	---	3/4"	---	3/4"	---	FREEZEPROOF ROOF HYDRANT (WOODFORD [illegible]) WITH 3/4" HOSE CONNECTION AND INTEGRAL DUAL CHECK BACKFLOW PREVENTER (ASSE 1052). PROVIDED WITH MOUNTING SYSTEM ([illegible]) INCLUDING UNDER DECK FLANGE AND MOUNTING BOLTS.
HB-1	HOSE BIBB	---	---	---	3/4"	---	3/4"	---	WOODFORD MODEL 24C HOSE BIBB WITH KNOB HANDLE AND 3/4" HOSE CONNECTION WITH ANTI-SIPHON VACUUM BREAKER (ASSE 1011).
BFP-1	BACKFLOW PREVENTER (REDUCED PRESSURE ZONE)	---	---	---	see plan	---	see plan	---	REDUCED PRESSURE ZONE BACKFLOW PREVENTER WITH TWO INDEPENDENT CHECK MODULES, INTERMEDIATE RELIEF VALVE, AND TEST COCKS (WATTS LF009-QT). LEAD FREE. ASSEMBLY SHALL INCLUDE TWO ISOLATION VALVES AND STRAINER. CONFORMS TO ASSE STANDARD 1013.
BFP-2	BACKFLOW PREVENTER (BEVERAGE EQUIPMENT)	---	---	---	1/2"	---	1/2"	---	BACKFLOW PREVENTER WITH DUAL CHECK VALVES, ATMOSPHERIC VENT AND INTEGRAL STRAINER, LEAD FREE. FOR 3/8" EQUIPMENT CONNECTIONS, PROVIDE WATTS SD-3 (ASSE 1022). FOR 1/2" OR GREATER CONNECTION, PROVIDE WATTS LF009-QT (ASSE 1013).
TP-L	LAVATORY TYPE TRAP PRIMER	1/2"	1/2"	---	[illegible]	[illegible]	[illegible]	---	LAVATORY TRAP PRIMER SYSTEM WITH P-TRAP, 1/2" PRIME TUBE AND WALL ESCUTCHEON (J.R. SMITH "PRIME-EZE", 2698 OR 2698-ADA, AS APPLICABLE). ASSE STANDARD 1044.
TP-A	AUTOMATIC TRAP PRIMER	---	[illegible]	[illegible]	1/2"	---	1/2"	---	AUTOMATIC TRAP PRIMER (P.P.P. MODEL P2-500). FOR TWO LINES, PROVIDE DISTRIBUTION UNIT DU-4/DU-U. FOR THREE OR FOUR LINES, PROVIDE MODEL P1-500 AND DU-4/DU-U. ASSE STANDARD 1018.
WHA-X	WATER HAMMER ARRESTOR	---	---	---	see plan	---	see plan	---	WATER HAMMER ARRESTOR, ASSE 1010 (J.R. SMITH SERIES 5005-5050), 'X' IN 'WHA-X' REFERS TO PDI SIZE INDICATED ON DRAWINGS.
ET-1	POTABLE WATER EXPANSION TANK	---	---	---	1"	---	1"	---	LEAD-FREE POTABLE WATER EXPANSION TANK (WATTS DETA 125). 60 GALLONS TOTAL VOLUME, 40 GALLONS MAXIMUM ACCEPTANCE VOLUME. TANK SHALL BE PRE-CHARGED TO THE SYSTEM PRESSURE PRIOR TO INSTALLATION (CONTRACTOR TO FIELD-VERIFY).
IMB-1	ICE MAKER/REFRIGERATOR BOX	---	---	---	1/2"	---	1/2"	---	ICE MAKER CONNECTION BOX (OATEY #391xx SERIES), 6"X6". LOW LEAD, 1/4 TURN BRASS VALVE WITH INTEGRAL FACTORY INSTALLED ASSE 1010 WATER HAMMER ARRESTOR. PROVIDE BACKFLOW PREVENTER IN SUPPLY LINE (WATTS 'SD3,' ASSE 1022)
WMB-1	WASHING MACHINE BOX	2"	2"	2"	1/2"	1/2"	1/2"	1/2"	WASHING MACHINE CONNECTION BOX (OATEY 3874x SERIES), 1/4 TURN BRASS BALL VALVES WITH INTEGRAL FACTORY INSTALLED WATER HAMMER ARRESTORS. INTERCEPT DRAINAGE HOSE FROM WASHING MACHINE AND INSTALL INLINE WALL MOUNTED CANISTER STYLE LINT TRAP WITH REMOVABLE FILTER (FILTROL 160, OR EQUAL). LINT TRAP DRAINS TO WALL BOX.
EW-1	EYE/FACE WASH (WALL MOUNTED)	1 1/4"	1 1/4"	---	1/2"	1/2"	1/2"	1/2"	WALL MOUNTED EYE/FACE WASH (GUARDIAN G1750P). PLASTIC BOWL, TWO SPRAY HEADS WITH DUST COVERS & FLAG HANDLE. PROVIDE '-TMV' OPTION FOR FACTORY PROVIDED MIXING VALVE (G3600LF) TO TEMPER WATER TO 85 DEGREES.
RD-1	ROOF DRAIN	---	---	---	---	---	---	---	GENERAL PURPOSE ROOF DRAIN WITH CAST IRON BODY (J.R. SMITH 1010-CID-Y). SEE PLAN FOR SIZE. CAST IRON LOW PROFILE DOME, COMBINED FLASHING CLAMP AND GRAVEL STOP. PROVIDE UNDERDECK CLAMP (-C) WHERE APPROPRIATE.
ERD-1	EMERGENCY ROOF DRAIN	---	---	---	---	---	---	---	GENERAL PURPOSE ROOF DRAIN WITH CAST IRON BODY AND 2" WATER DAM (J.R. SMITH 1080-CID-Y), SEE PLAN FOR SIZE. CAST IRON LOW PROFILE DOME, COMBINED FLASHING CLAMP AND GRAVEL STOP. PROVIDE UNDERDECK CLAMP (-C) WHERE APPROPRIATE.
DSN-1	DOWNSPOUT NOZZLE	---	---	---	---	---	---	---	STORM DRAINAGE DOWNSPOUT NOZZLE WITH WALL FLANGE (J.R. SMITH 1770). REFER TO PLANS FOR SIZE.
LS-1	LAUNDRY SINK	2"	1 1/2"	2"	1/2"	1/2"	3/8"	3/8"	FIAT FLOOR MOUNTED DOUBLE BOWL LAUNDRY SINK 'FLTD.' PROVIDE CHROME PLATED FAUCET (MOEN "CHATAEAU" (74998) OR DELTA 2133). PROVIDE MCGUIRE CHROME PLATED P-TRAP W/C.O., CHROME PLATED BRASS ANGLE SUPPLY STOPS, 12" LONG X 3/8" FLEX SUPPLIES. PROVIDE REMOVABLE STRAINER.

LEGEND

SYMBOL	DESCRIPTION
— - —	COLD WATER PIPE
— - - —	HOT WATER PIPE
— - - -	HOT WATER RETURN PIPE
— FW —	FILTERED WATER PIPE
— F —	FIRE SPRINKLER PIPE
— G —	NATURAL GAS PIPE
— S —	SANITARY PIPE
— GW —	GREASE WASTE PIPE
— IW —	INDIRECT WASTE PIPE
— OW —	OIL WASTE PIPE
— EST —	EMERGENCY STORM PIPE
— ST —	STORM PIPE
- - - -	VENT PIPE
	PIPE UP / PIPE DOWN
	PIPE TEE FROM TOP / TEE FROM BOTTOM
	PIPE CAP / PIPE CONTINUATION
	DIRECTIONAL FLOW ARROW
	BALL VALVE / CHECK VALVE
	MIXING VALVE / PRESSURE REDUCING VALVE
	BACKFLOW PREVENTER ASSEMBLY
	WALL HYDRANT / HOSE BIBB
	FLOOR DRAIN / FLOOR SINK
	WATER HAMMER ARRESTOR
	GAS COCK / GAS SOLENOID VALVE
	P-TRAP
	HUB DRAIN
	TRAP PRIMER
	FLOOR CLEANOUT / GRADE CLEANOUT
	VENT THROUGH ROOF
	PIPE CLEANOUT / WALL CLEANOUT
	CONNECTION TO EXISTING

ABBREVIATIONS

AAV	AIR ADMITTANCE VALVE	HWR	HOT WATER RETURN
A/C	ABOVE CEILING	IMB	ICE MACHINE BOX
A/F	ABOVE FLOOR	IE	INVERT ELEVATION
AFF, AFG	ABOVE FINISHED FLOOR/GRADE	L, LAV	LAVATORY
B/F	BELOW FLOOR	MBH	1000 BTU/HR
BFP	BACKFLOW PREVENTER	MS	MOP SINK
B/G	BELOW GRADE	MV	MIXING VALVE
CD	CONDENSATE DRAIN	O/H	OVERHEAD
CONT	CONTINUATION	G	NATURAL GAS
CW	COLD WATER	PRV	PRESSURE REDUCING VALVE
DN	DOWN	RP	RECIRCULATION PUMP
ET	EXPANSION TANK	S, SAN	SANITARY
EWC	ELECTRIC WATER COOLER	SH	SHOWER
ex.	EXISTING	SK	SINK
FCO	FLOOR CLEANOUT	TP	TRAP PRIMER
FD	FLOOR DRAIN	TYP	TYPICAL
FHB	FREEZEPROOF HOSE BIBB	UR	URINAL
FS	FLOOR SINK	V	VENT
FWH	FREEZEPROOF WALL HYDRANT	VTR	VENT THROUGH ROOF
GCO	GRADE CLEANOUT	WC	WATER CLOSET
GI	GREASE INTERCEPTOR	W.C.	WATER COLUMN
HB	HOSE BIBB	WCO	WALL CLEANOUT
HD	HUB DRAIN	WHA	WATER HAMMER ARRESTER
HW	HOT WATER	WMB	WASHING MACHINE BOX

GENERAL NOTES

ALL WORK SHALL COMPLY WITH ALL STATE, CITY AND LOCAL CODES, RULES AND REGULATIONS. CONTRACTOR SHALL SECURE ALL REQUIRED PERMITS AND INSPECTIONS ASSOCIATED WITH THIS WORK, AND SHALL PAY ALL COSTS AND FEES INVOLVED.

ALL WORK SHALL BE INSTALLED IN ACCORDANCE WITH THE BEST RECOGNIZED PRACTICE IN THE FIELD CONCERNED. MANUFACTURED ITEMS SHALL BE INSTALLED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S PRINTED DIRECTIONS, SPECIFICATIONS AND RECOMMENDATIONS.

CONTRACTOR SHALL REVIEW ALL CONTRACT DOCUMENTS AND SHALL BE FAMILIAR WITH THE SCOPE AND REQUIREMENTS OF THIS PROJECT. ANY DISCREPANCIES OR LACK OF CLARITY IN THE DOCUMENTS SHALL BE IDENTIFIED TO THE ARCHITECT OR ENGINEER PRIOR TO THE SUBMISSION OF PRICING BIDS. WITH A SUBMITTED BID, CONTRACTOR IS ACCEPTING THESE DOCUMENTS AS SUFFICIENT DEFINITION OF THE SCOPE OF WORK, AND ANY ADDITIONAL COSTS BASED ON UNCLARITY OF CONTRACT DOCUMENTS WILL NOT BE CONSIDERED.

CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND LOCATIONS FOR EQUIPMENT INSTALLATION PRIOR TO THE SUBMITTAL OF SHOP DRAWINGS. ALL EQUIPMENT AND DEVICES SHALL BE INSTALLED SUCH THAT THEY ARE EASILY ACCESSIBLE AND SERVICABLE. THIS EQUIPMENT INCLUDES, BUT IS NOT LIMITED TO: PLUMBING FIXTURES, WATER HEATERS, EXPANSION TANKS, PUMPS, BACKFLOW PREVENTERS, VALVES, MIXING VALVES, THERMOMETERS, GAUGES, TRAP PRIMERS AND CLEANOUTS.

THE CONTRACTOR IS RESPONSIBLE FOR REVIEWING THE FULL SET OF CONSTRUCTION DOCUMENTS, INCLUDING ARCHITECTURAL, STRUCTURAL, CIVIL, MECHANICAL & ELECTRICAL DRAWINGS (AS APPLICABLE) TO ENSURE ALL PLUMBING WORK IS COORDINATED WITH PHYSICAL CONDITIONS AND ALL OTHER TRADES.

THE CONTRACTOR IS RESPONSIBLE FOR REVIEWING THE ARCHITECTURAL DRAWINGS TO ENSURE THERE IS ADEQUATE WALL THICKNESS SUCH THAT ALL PIPING, FIXTURE CARRIERS, WALL CLEANOUTS, WALL BOXES, WALL HYDRANTS AND ACCESS PANELS WILL FIT IN THE WALL SPACE. CONTRACTOR SHALL NOTIFY THE ARCHITECT IF WALL SPACE IS INADEQUATE PRIOR TO COMMENCING WORK.

THE CONTRACTOR SHALL OBTAIN EXACT WALL, FIXTURE, AND LAYOUT DIMENSIONS FROM THE ARCHITECTURAL DRAWINGS. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ROUGH-IN AND INSTALLATION DRAWINGS FOR ALL PLUMBING FIXTURES, KITCHEN EQUIPMENT AND OWNER FURNISHED EQUIPMENT (AS APPLICABLE), AND SHALL COORDINATE PLUMBING INSTALLATION PRIOR TO COMMENCING THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING AND INSTALLING ALL NECESSARY VALVES, CONNECTIONS, TRAPS, ACCESS PANELS, UNIONS, ESCUTCHEONS, WATER HAMMER ARRESTORS, VACUUM BREAKERS, RELIEF VALVES, PIPE INSULATION, AND EQUIPMENT SPECIALTY DEVICES AS REQUIRED TO FACILITATE COMPLETE AND OPERATIONAL CONDITIONS WHICH ARE IN STRICT COMPLIANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS.

THESE DRAWINGS ARE DIAGRAMMATIC AND DO NOT REFLECT ALL POSSIBLE PHYSICAL CONDITIONS. REFER TO ARCHITECTURAL DRAWINGS FOR ALL DIMENSIONS AND EXACT LOCATIONS OF EQUIPMENT AND FIXTURES. PROVIDE NECESSARY PIPING OFFSETS TO COORDINATE WITH THE BUILDING STRUCTURE, WORK OF OTHER TRADES, AND CONNECTION TO SITE UTILITIES (AS APPLICABLE).

COORDINATE THE ELECTRICAL REQUIREMENTS AND CHARACTERISTICS OF ALL PLUMBING EQUIPMENT WITH THE ELECTRICAL CONTRACTOR PRIOR TO ISSUING SUBMITTALS OR PURCHASING EQUIPMENT.

UNLESS NOTED OTHERWISE, ALL DRAINAGE PIPING SHALL BE SLOPED AT A MINIMUM OF 1/8" PER FOOT. 2" SANITARY PIPING AND ALL GREASE WASTE PIPING SHALL BE SLOPED AT 1/4" PER FOOT.

DOMESTIC WATER PIPING SHALL BE PURGED OF DELETERIOUS MATTER AND DISINFECTED PRIOR TO UTILIZATION. PIPING TO BE FLUSHED AND STERILIZED IN ACCORDANCE WITH IPC 610.1 AND ALL APPLICABLE LOCAL AND STATE HEALTH DEPARTMENT STANDARDS.

ALL DOMESTIC WATER PIPING SUBJECT TO FREEZING SHALL BE INSULATED AND PROVIDED WITH HEAT TRACE. CONDENSATE PIPING SUBJECT TO FREEZING WITHIN WALK-IN FREEZERS SHALL BE INSULATED AND PROVIDED WITH HEAT TRACE. PIPING INSTALLED IN EXTERIOR WALLS SHALL BE WRAPPED IN PIPE INSULATION AND BE LOCATED ON THE INTERIOR SIDE OF THE BUILDING INSULATION.

IN CONCEALED LOCATIONS WHERE PIPING, OTHER THAN CAST-IRON OR GALVANIZED STEEL, IS INSTALLED THROUGH HOLES OR NOTCHES IN STUDS, JOISTS, OR SIMILAR MEMBERS LESS THAN 1 1/2" FROM THE NEAREST EDGE OF MEMBER, PIPE SHALL BE PROTECTED BY STEEL SHIELD PLATES IN ACCORDANCE WITH IPC 305.6.

PIPE PENETRATIONS THROUGH FIRE RATED WALLS OR FLOORS SHALL HAVE EQUIVALENTLY RATED SLEEVES AND SHALL BE SEALED AND FIRE CAULKED WITH A U.L. LISTED FIRE STOPPING SYSTEM INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S LISTED DETAILS AND SPECIFICATIONS.

THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH THE REQUIREMENTS OF THE COUNTY HEALTH DEPARTMENT AND OTHER LOCAL AUTHORITIES HAVING JURISDICTION REGARDING CROSS CONNECTION CONTROL OR OBTAINING A FOOD SERVICE PERMIT (AS APPLICABLE). REPORT ANY OBSERVED DISCREPANCIES TO THE ARCHITECT OR ENGINEER PRIOR TO COMMENCING WITH THE WORK.

CONTRACTOR SHALL CONFIRM PLUMBING FIXTURE FINISHES WITH THE ARCHITECTURAL SCHEDULES & DETAILS (AS APPLICABLE).

GAS WATER HEATER SCHEDULE

MARK	TYPE	RECOVERY	SETPOINT	INPUT	EFFICIENCY	ELECTRICAL	BASIS
WH-1	HIGH EFFICIENCY TYPE IV BOILER	570 GPH @ 100° RISE	160°	500,000 BTU	up to 99%	120v CONTROL	AERCO AM 500
WH-2	HIGH EFFICIENCY TYPE IV BOILER	570 GPH @ 100° RISE	160°	500,000 BTU	up to 99%	120v CONTROL	AERCO AM 500

STORAGE TANK SCHEDULE

MARK	SERVICE	STORAGE VOLUME (GAL)	BASIS OF DESIGN	DIMENSIONS	NOTES
ST-1	WH-1, WH-2	500	A.O. SMITH TJVT-500 ASME	48" DIA x 8'-4" TALL	FACTORY JACKETED AND INSULATED
ST-2	WH-1, WH-2	500	A.O. SMITH TJVT-500 ASME	48" DIA x 8'-4" TALL	FACTORY JACKETED AND INSULATED

RECIRCULATION PUMP SCHEDULE

MARK	SERVICE	CAPACITY	ELECTRICAL	NOTES	BASIS
RP-1	124° HWR	14 GPM @ 20' HEAD	120v	PROVIDE DIGITAL WATER TEMPERATURE CONTROLLER (ARMSTRONG 'THE BRAIN' MODEL DRV40R)	ARMSTRONG
RP-2	160° HWR	2.0 GPM @ 10' HEAD	120v	PROVIDE 24-HOUR TIMER. PROVIDE ADJUSTABLE AQUASTAT (HONEYWELL L6006 OR EQUAL).	ARMSTRONG

PRIOR TO SUBMITTAL OR PURCHASE, THE PLUMBING CONTRACTOR SHALL VERIFY THE APPROPRIATE ELECTRICAL CHARACTERISTICS OF THE SELECTED PUMP. COORDINATE DIRECTLY WITH THE ELECTRICAL CONTRACTOR AND THE POWER PANEL SCHEDULES ON THE ELECTRICAL DRAWINGS.

CONTRACTOR SHALL INSTALL BALANCING VALVE AND SHALL ADJUST AS NEEDED TO ENSURE PUMP FLOW DOES NOT EXCEED SCHEDULED VALUE

GREASE INTERCEPTOR CALCULATIONS

CALCULATION BASED ON MACON WATER AUTHORITY GREASE MANUAL, SECTION VI SIZING CALCULATIONS, SUBHEADING C. 'GREASE INTERCEPTORS' METHOD 2: HOSPITALS, NURSING HOMES, OTHER TYPE COMMERCIAL KITCHENS WITH VARIED SEATING CAPACITY

(M) x (GM) x (SC) x (LF) = GREASE INTERCEPTOR CAPACITY, IN GALLONS, WHERE:

M=	MEALS PER DAY (98 UNITS x 3 MEALS PER UNIT)
GM=	GALLONS OF WASTEWATER PER MEAL (5 GALLONS PER MEAL)
SC=	STORAGE CAPACITY (1.0 PUBLIC SEWER)
LF=	LOADING FACTOR (1.0 WITH DISHWASHING).
M=	294 MEALS
GM=	5 GALLONS
SC=	1.0
LF=	1.0
CAP=	1470 GALLONS

SELECT ONE (1) 1500 GALLON CAPACITY INTERCEPTOR FOR 1500 GALLON CAPACITY

ELEVATOR SUMP PUMP SCHEDULE

MARK	CAPACITY	ELECTRICAL	BASIS	NOTES
ESP-1	100 GPM @ 20' HEAD	1 HP	STANCOR 'OIL MINDER' SE-100	UNIT SHALL PUMP EFFLUENT WITHOUT EJECTING HYDRAULIC FLUID TO SEWER. OIL SENSOR SHALL PAUSE PUMPING AS NEEDED TO SEPARATE OIL FROM WATER PRIOR TO DISCHARGE.

PRIOR TO SUBMITTAL OR PURCHASE, THE PLUMBING CONTRACTOR SHALL VERIFY THE APPROPRIATE ELECTRICAL CHARACTERISTICS OF THE SELECTED PUMP. COORDINATE DIRECTLY WITH THE ELECTRICAL CONTRACTOR AND THE POWER PANEL SCHEDULES ON THE ELECTRICAL DRAWINGS.

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PHILLIPS

KEYPLAN

CONSULTANT

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SEAL

GEORGIA REGISTERED No. 039988 PROFESSIONAL ENGINEER MIKE ROEDER

ISSUE & REVISION RECORD

#	DATE	DESCRIPTION
	06.10.2019	30% DESIGN REVIEW SET
	08.16.2019	90% REVIEW SET
	08.23.2019	PERMIT SET

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PROJECT

Fairfield BY MARRIOTT INN & SUITES

DAWSONVILLE, GEORGIA

PROTOTYPE VERSION 2016
REV 7 12-21-18

4 STORY, 92 UNITS
w/ INDOOR POOL

FAIRFIELD
DAWASON FOREST ROAD
DAWSONVILLE, GA
30534

CLIENT

RIMROCK COMPANIES
10000 RIVERSIDE AVE
SUITE 32201
JACKSONVILLE, FL 32204

PHILLIPS JOB NUMBER 1972101
ISSUE DATE 08/23/2019
DRAWN BY/CHECKED BY SA MR
DRAWING TITLE
GENERAL

SHEET NUMBER
P-0.1

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