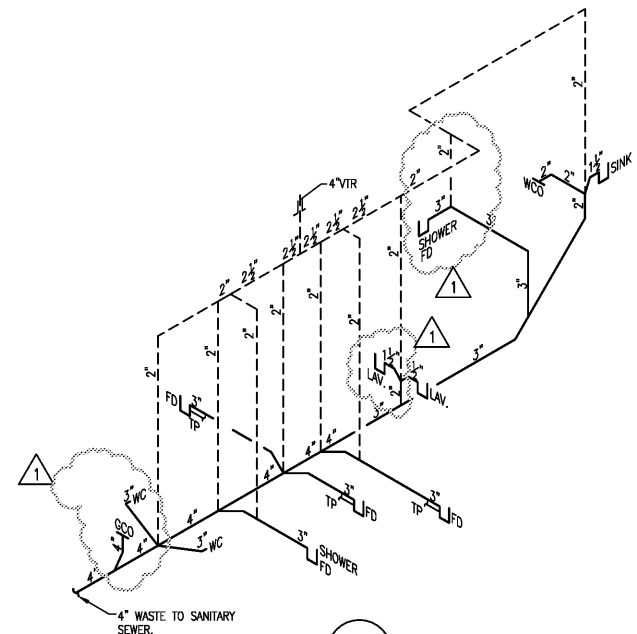
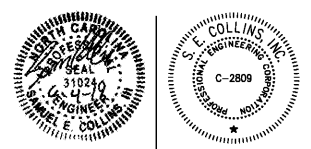


YARD OFFICE  
**PLUMBING  
PLAN**

WASTE PLAN  
WATER PIPING PLAN  
WASTE RISER

REVISION #1 SCO 5/29/2019

**HISTORIC  
SPENCER  
SHOPS  
YARD OFFICE**



**3 WASTE RISER**  
P.1.1 SCALE: NO SCALE

**LEGEND**

	BALL VALVE		PIPE TEE
	B&G CIRCUIT SETTER		PIPE ELBOW DOWN
	CONNECT TO EXISTING		(SIZE) HOT WATER
	SHOCK ABSORBER		(SIZE) COLD WATER
	TRAP PRIMER		(SIZE) SANITARY WASTE
	ANTI-FREEZE WALL HYDRANT		(SIZE) SANITARY WASTE
	PIPE ELBOW		CONNECT TO EXISTING

**ABBREVIATIONS**

GCO	GRADE CLEANOUT
FCO	FLOOR CLEANOUT
LAV	LAVATORY
FS	FLOOR SINK
HB	HOSE BIBB
MB	MOP BASIN
V	PLUMBING VENT
VTR	VENT THRU ROOF
CW	COLD WATER
HW	HOT WATER
HWR	HOT WATER RETURN
AFWH	ANTI-FREEZE WALL HYDRANT
UR	URINAL
WC	WATER CLOSET
DW	DISH WASHER
EW	EYE WASH
ES/EW	EMERGENCY SHOWER/EYE WASH
DT	DILUTION TANK
HD	HUB DRAIN FOR MECHANICAL CONDENSATE

**KEY NOTES:**

ADA SHOWER PROVIDED BY OTHERS.

ALL DOMESTIC WATER BRANCH PIPE IN OTHERWISE INDICATED SHALL BE 1/2"

**PLUMBING NOTES**

- PLUMBING CONTRACTOR (P.C.) SHALL FIELD VERIFY ALL CONDITIONS AT THE JOB SITE PRIOR TO BEGINNING WORK. NOTIFY ARCHITECT/ENGINEER OF ANY DISCREPANCIES.
- SHALL COORDINATE SCHEDULING OF WORK WITH GENERAL CONTRACTOR.
- UNLESS OTHERWISE INDICATED ON PLANS, ALL DOMESTIC WATER PIPING AND SANITARY VENTS FOR SPACES ARE ROUTED ABOVE CEILING. SANITARY WASTE AND DRAIN PIPING IS LOCATED BELOW FLOOR (IN LOWER LEVEL AREAS OR UNDER SLAB).
- PLUMBING WORK SHALL INCLUDE INSTALLATION OF DOMESTIC HOT AND COLD WATER PIPING, AND WASTE AND VENT PIPING AS INDICATED ON PLUMBING PLANS. DOMESTIC WATER SYSTEM COMPONENTS SHALL BE DESIGNED TO WITHSTAND THE MAXIMUM SYSTEM STATIC AND FLOW PRESSURE, BUT IN NO CASE SHALL BE LESS THAN 125 POUND CLASS.
- COORDINATE PLUMBING WORK WITH OTHER TRADES TO AVOID CONFLICTS.
- DOMESTIC WATER PIPE SHALL BE CPVC FOR 1/2" AND LARGER AND PEX WITH MECHANICAL FITTINGS FOR 1" AND SMALLER. SIZES INDICATED ARE NOMINAL DIMENSIONS.
- WASTE AND VENT PIPING SHALL BE SCHEDULE 40 PIPING. DO NOT INSTALL PVC IN HVAC PLENUMS. USE SCHEDULE 40 CAST IRON INSTEAD.
- DOMESTIC WATER PIPE ABOVE GRADE SHALL BE INSULATED. PROVIDE FIBERGLASS INSULATION WITH FACTORY JACKETED PREFORMED FITTINGS WITH INSULATION AT ELBOWS. 1" INSULATION FOR 1" AND SMALLER. 1/2" INSULATION FOR PIPE 1 1/2" AND LARGER.
- COORDINATE ALL DOMESTIC WATER PIPING. SEE DETAIL SHEET.

**PLUMBING SPECIALTIES SCHEDULE**

SYM	DESCRIPTION	*MFR & MODEL	NOTE
FD	FLOOR DRAIN	SMITH 2005-03B	1,6,10
FCO	FLOOR CLEANOUT	SMITH 4040 SERIES	1,7
WCO	WALL CLEANOUT	SMITH 4530 SERIES	2,11
GCO	GRADE CLEANOUT	SMITH 4250 SERIES	3
AFWH	WALL HYDRANT	SMITH 5509QT	4
HB	HOSE BIBB	T&S BRASS B-0736-POL	4
SA-1	SHOCK ABSORBER	SMITH 5005	5
SA-2	SHOCK ABSORBER	SMITH 5010	5
SA-3	SHOCK ABSORBER	SMITH 5020	5
TP	TRAP PRIMER	PPP PR-500	5,8
FS-1	FLOOR SINK	SMITH 3008-12	6,9
AAD	AIR ADMITTANCE DEVICE	STUDOR 20301	5

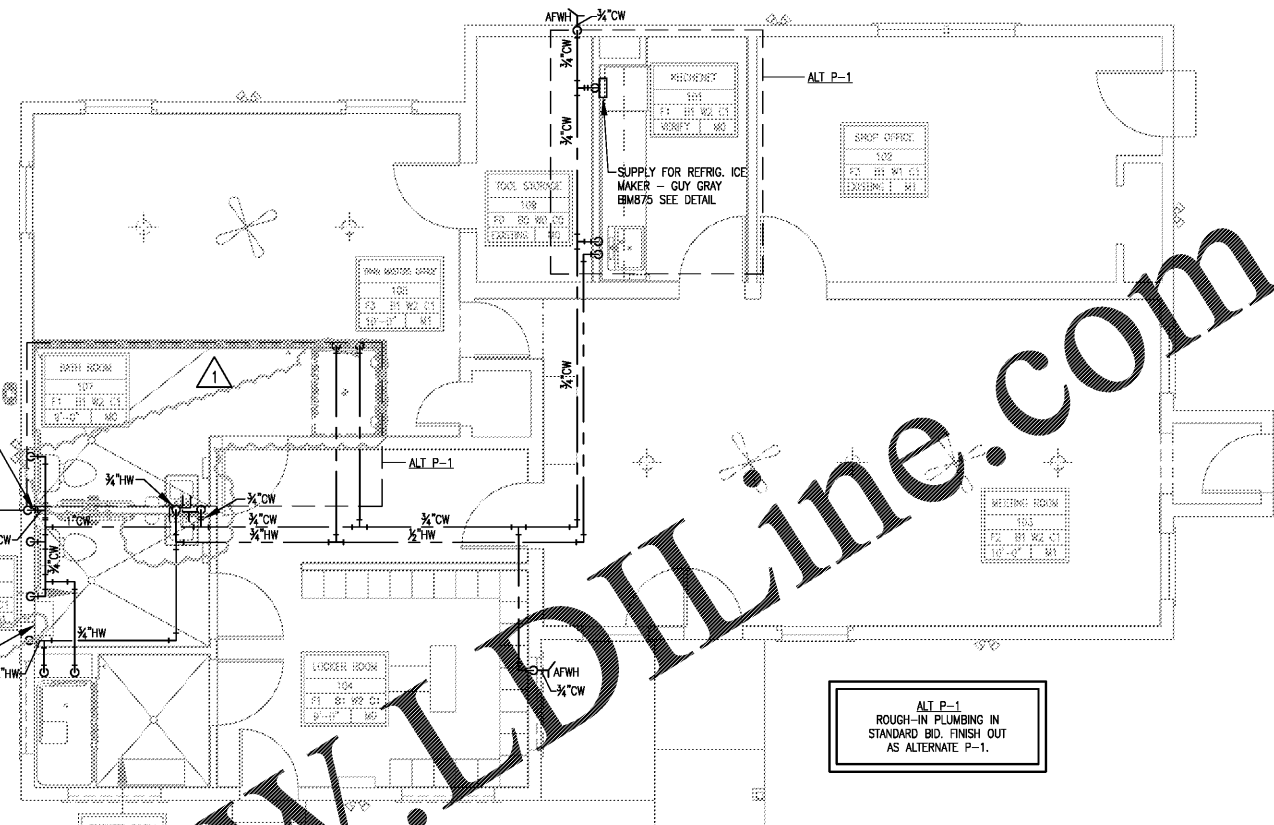
- \*ACCEPTABLE EQUAL ALTERNATES BY ZURN OR WADE.
- NOTE:
- SATIN BRONZE COVER
  - ROUND STAINLESS STEEL COVER, MAINTAIN 16" MIN CLEARANCE
  - CAST IRON TOP
  - W/ VACUUM BREAKER
  - MOUNT IN ACCESSIBLE LOCATION.
  - SEE RISER FOR DRAINS WITH PRIMER TAPS.
  - CARPET FLANGES WHERE REQ'D. SEE ARCH. ROOM FINISH SCHED.
  - DISTRIBUTION UNITS (DU) AS REQUIRED. SEE PLAN.
  - FULL GRATE; SEDIMENT BUCKET
  - SQUARE GRATE
  - CLEANOUTS ON 6" AND SMALLER PIPES SHALL BE PROVIDED WITH A CLEARANCE OF NOT LESS THAN 18" FOR RODDING.
  - DRY VENTS MUST RISE 6" ABOVE THE FLOOD LEVEL RIM OF THE FIXTURE. EXCEPT ISOLATED FLOOR DRAINS AND INTERCEPTORS SHALL RISE 6" BEFORE TURNING HORIZONTAL AND A WALL CLEANOUT IS INSTALLED IN THIS VENT.

**FIXTURE UNIT CALCULATIONS (BASED UPON 2018 CODE REQUIREMENTS)**

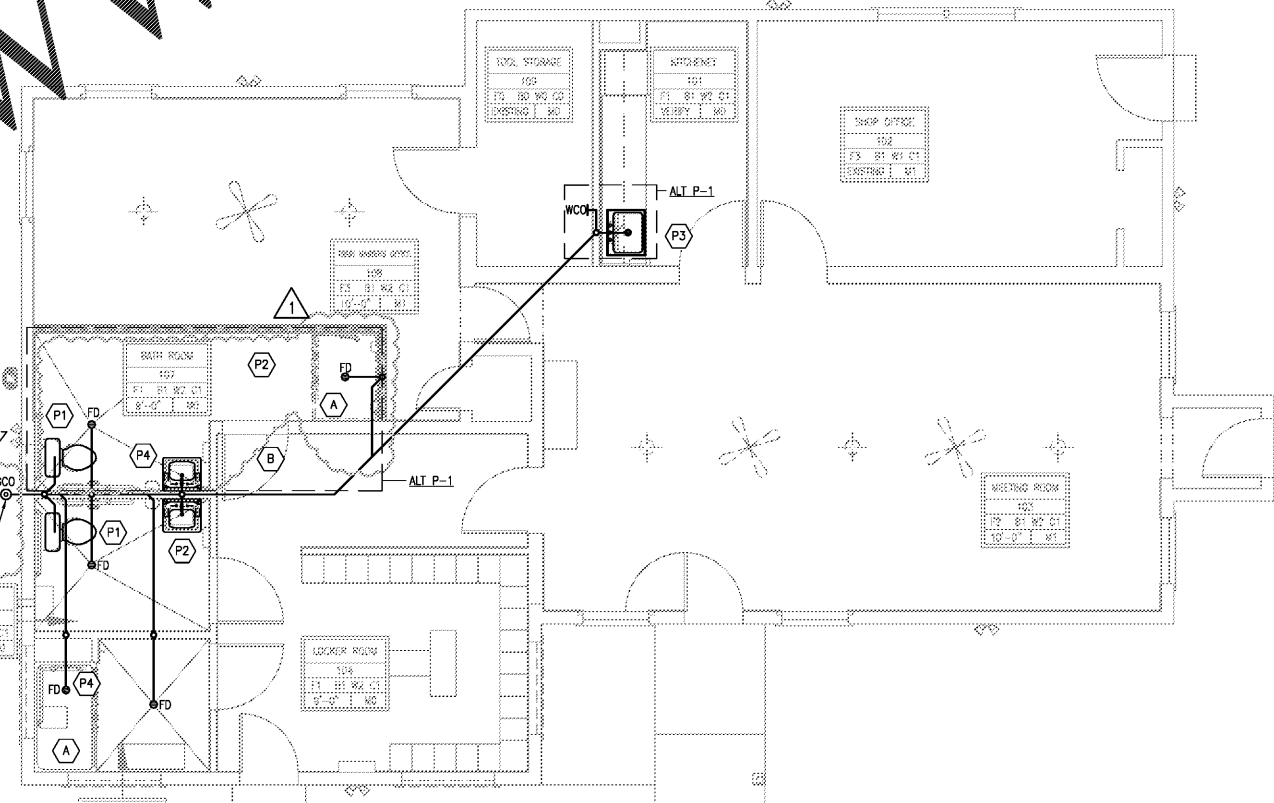
Fixture Type	Number of Fixtures	Load Value Per Fixture		Load Value Fixture Totals			Drainage Fixture Unit		Drainage Fixture Unit Value Total	
		Cold	Hot	Cold	Hot	Total	Value (Per Fixture)	Unit Value Total		
Water closet Private Flush tank	2	2.2	0	4.4	0	4	4	8		
Lavatory Private Faucet	2	0.5	0.5	1	1	2	1	2		
Sink	1	2.25	2.25	2.25	2.25	3	2	2		
Refrigerator	1	0	0	0	0	0	0	0		
Shower Head Private Mix	2	1	1	1.4	2	3	2	4		
Floor drain	3	0	0	0	0	0	2	6		
<b>Total # of Fixtures</b>	<b>11</b>			<b>9.65</b>	<b>5.25</b>	<b>11.6</b>	<b>11</b>	<b>22</b>		
				<b>Total Water Fixture Units</b>			<b>Waste Fixture Units Totals</b>			

**YARD OFFICE PLUMBING FIXTURE SCHEDULE**

P	DESCRIPTION	MFR	MODEL	CW	HW	WASTE	ACCESSORIES
P1	WATER CLOSET ADA FLOOR MOUNTED, ELONGATED BOWL, 1.6 gpf FLUSH TANK, WHITE, COORDINATE LEFT/RIGHT HAND LEVER LOCATION	ZURN KOHLER AM. STANDARD	Z5551 EQUAL	3/4"	-	3"	CHURCH 295CT SEAT, CHROME ANGLE STOP PROFLO PF147 BRAIDED STAINLESS STEEL SUPPLY CONNECTORS
P2	LAVATORY ADA WALL MOUNTED, VITREOUS CHINA 4" CTR DRILLING, MOUNT FOR ADA COMPLIANCE, WHITE	ZURN KOHLER AM. STANDARD	Z5340 EQUAL	3/4"	3/4"	1/4"	CHICAGO 2200-4E2805CP SINGLE LEVER FAUCET W/ 0.5 GPM. GRID STRAINER W/ OFFSET TAILPIECE, CHROME P-TRAP & STOPS, MCGUIRE PW 2150WC ADA INSUL. KIT AND THERMOSTATIC MIXING VALVE.
P3	SINGLE BOWL SINK ADA SURFACE MOUNTED, SELF-RIMMING, SINGLE BOWL, 18 ga. STAINLESS STEEL, 6" DEEP, 8" CENTERS	JUST KOHLER ELKAY	SL-ADA-2125-A-GR EQUAL	3/4"	3/4"	1/4"	CHICAGO 1100-GNBAE35-317AB DUAL WRISTBLADE FAUCET 1.5 gpm, K-8801 CUP STRAINER, CHROME P-TRAP, STOPS AND THERMOSTATIC MIXING VALVE.
P4	SHOWER HEAD/CONTROLS ADA	-	-	3/4"	3/4"	-	LEONARD 76-3A 7800 THERMOSTATIC VALVE, H-08 SHOWER HEAD, 501P(G) SLIDE BAR, W/ HAND SPRAY 69" HOSE W/ VACUUM BREAKER



**1 WATER PIPING PLAN**  
P.1.1 SCALE: 1/4" = 1'-0"



**2 WASTE PIPING PLAN**  
P.1.1 SCALE: 1/4" = 1'-0"

REVISOR: SHOWER AND LAVATORY LOCATIONS. ADDED GCO.

6:46:30 AM 5/29/2019 10:00:00 AM Thursday, June 4, 2019 10:00:00 AM