

PLUMBING LEGEND

—	SANITARY
—	VENT
—	COLD WATER
—	HOT WATER
—	GAS
—	HOT WATER RETURN
—	CONDENSATE
—	GREASE WASTE
—	P-TRAP
—	DRAIN W/O TRAP
—	INDIRECT WASTE
—	PIPE DOWN
—	PIPE UP
—	TEE DOWN
—	TEE UP
—	TEE TO THE SIDE

V	VENT UP
VTR	VENT THRU ROOF
FU	FIXTURE UNIT
WFU	WATER SUPPLY FIXTURE UNITS
CO	CLEAN OUT
FCO	FLOOR CLEAN OUT

KEY NOTES

- NEW 4" SANITARY PIPE TO BE TIED TO EXISTING SANITARY PIPING. CONTRACTOR TO FIELD VERIFY EXACT ROUTE AND CONNECTION POINT WITH EXISTING. COORDINATE INVERT ELEVATION OF POINT OF CONNECTION PRIOR TO COMMENCING WORK.
- 4" GREASE WASTE TO BE DISCHARGED TO EXISTING 1,500 GALLON PRECAST CONCRETE GREASE INTERCEPTOR. CONTRACTOR TO FIELD VERIFY EXACT LOCATION AND CONNECTION POINT WITH EXISTING. COORDINATE INVERT ELEVATION OF POINT OF CONNECTION PRIOR TO COMMENCING WORK.
- UNDER LAVATORY INTEGRAL TRAP PRIMER. SEE PLUMBING FIXTURE SCHEDULE FOR MODEL SPECIFICATIONS. REFER TO P1 FOR WATER CONNECTION AND REFER TO P4 FOR DETAIL.

GREASE INTERCEPTOR SIZING

PER ORANGE COUNTY

NUMBER OF DINING SEATS	x	GS	x	OPERATING HOURS/12	x	LOAD FACTOR	=	EFFECTIVE CAPACITY
30	x	25	x	12/12	x	0.75	=	562.5 GAL

SIZING SHOWN IS BASIS OF DESIGN FOR FUTURE RESTAURANT USE. CONTRACTOR SHALL CONFIRM VALUES ABOVE WITH LANDLORD AND NOTIFY ENGINEER IF ANY REQUESTED CHANGE TO GREASE INTERCEPTOR SELECTION. SIZING IS BASED ON FLORIDA ADMINISTRATIVE CODE (FAC) SECTION 64E-1.

GREASE INTERCEPTOR CAPACITY REQUIRED = 562.5 GAL  
 GREASE INTERCEPTOR SIZE = 1,500 GAL  
 GREASE CAPACITY USING "25% RULE" = 375 GAL  
 ASSUMING 60% GREASE/40% SOLIDS: GREASE=225 GAL SOLIDS=150 GAL  
 GREASE CAPACITY AVAILABLE: 225 GAL X 6.8 = 1,530 LBS  
 300 AVG. MEALS/DAY x 0.035 LBS/MEAL x 60 DAYS = 630 LBS PER QUARTER  
 ESTIMATED GREASE PRODUCED PER QUARTER IS LESS THAN THE TANK CAPACITY.

LANDLORD SHALL BE RESPONSIBLE FOR MAINTAINING AN ON-GOING CONTRACT FOR TANK PUMP OUT, WITH THE FREQUENCY NOT EXCEEDING 90 DAY INTERVALS (QUARTERLY).

SLOPE OF HORIZONTAL DRAINAGE PIPE

SIZE (INCHES)	MINIMUM SLOPE (INCH PER FOOT)
2-1/2" OR LESS	1/4
3 TO 6"	1/8
8 OR LARGER	1/16

NOTE: PIPES MUST BE UNIFORMLY SLOPED.

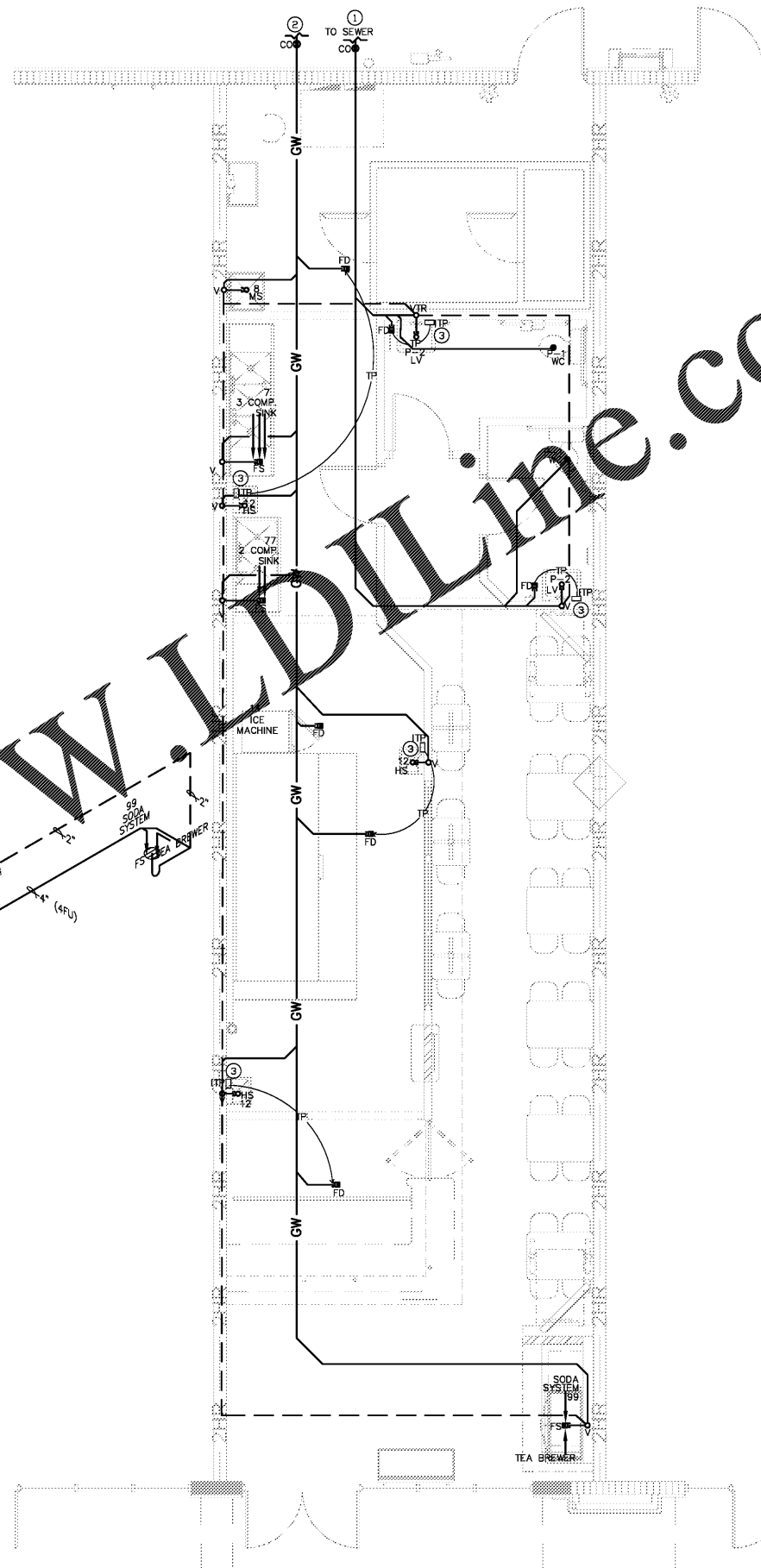
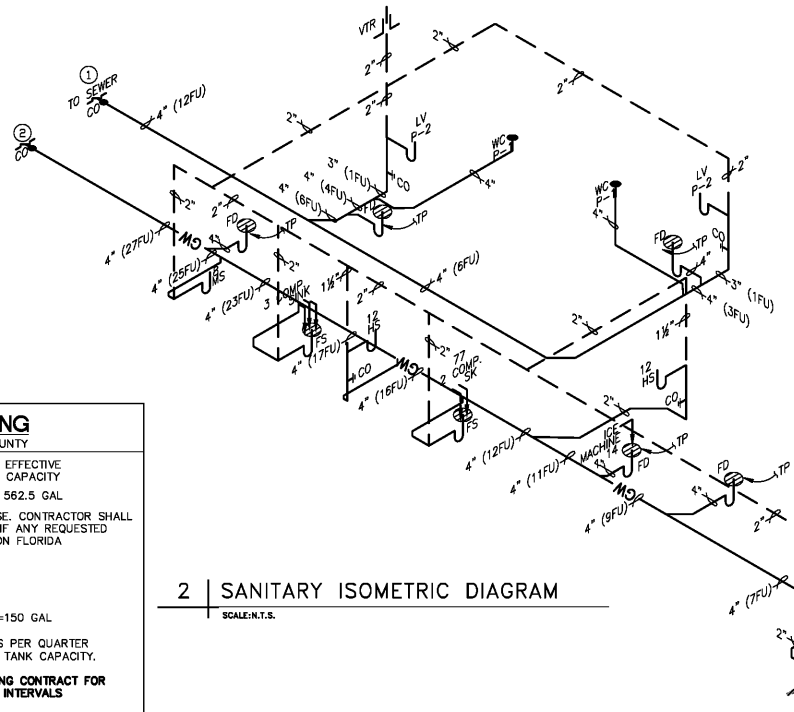
PLUMBING FIXTURE SCHEDULE

SYMBOL	FIXTURE TYPE	BRAND/ MODEL	MOUNT	MOUNT HEIGHT	WASTE	VENT	COLD WATER	HOT WATER	NO. OF FIXTURES	NOTES
P-1	WATER CLOSET TANK TYPE HADICAP	AMERICAN STANDARD/ CADET 23T1J00	FLOOR	17 1/2" TO RIM	-	-	-	-	2	PROVIDE 1.28 GPF W.C.S PER CODE
P-2	LAVATORY, HCP 20" X 18"	AMERICAN STANDARD/ LUCERNE 0355012	WALL	34" TO LIP	2"	1 1/2"	1/2"	1/2"	2	LAVATORIES 1.5 G.P.M.
7	3 COMPART. SINK	G.C. TO VERIFY	WALL	-	-	1 1/2"	1/2"	1/2"	1	
8	1 COMPART. MOP SINK	FIAT / MSB-2424	FLOOR	-	4"	2"	1/2"	1/2"	1	
12	HAND SINK	G.C. TO VERIFY	WALL	-	2"	1 1/2"	1/2"	1/2"	3	
14	ICE MACHINE	G.C. TO VERIFY	FLOOR	-	2"	-	1/2"	-	1	
35	CARBONATOR	G.C. TO VERIFY	FLOOR	-	-	-	1/2"	-	1	
77	2 COMPART. SINK	G.C. TO VERIFY	WALL	-	2"	1 1/2"	1/2"	1/2"	1	
99	SODA SYSTEM	G.C. TO VERIFY	FLOOR	-	2"	-	1/2"	-	1	
FS	FLOOR SINK	JOSAM 49340A	FLOOR	-	4"	2"	-	-	3	
C.O.	CLEAN OUT	JOSAM / 57000	FLOOR	-	4"	-	-	-	3	
FD	FLOOR DRAIN	SIoux CHIEF	FLOOR	-	4"	-	-	-	6	
TP	INTEGRAL TRAP PRIMER	SIoux CHIEF	UNDER LAV.	-	-	-	1/2"	-	5	ALL BRONZE TRAP W/ VACUUM BREAKER. CONTAINS NO SPRINGS, DIAPHRAGMS OR PLASTIC.

EQUALS BY ELJER, KOHLER, TOTO, AMERICAN STANDARD, AND HALSEY TAYLOR WILL BE ACCEPTED. SIOUX CHIEF DRAINS PRODUCTS OR EQUAL.

2 | SANITARY ISOMETRIC DIAGRAM

SCALE: N.T.S.



1 | SANITARY FLOOR PLAN

SCALE: 1/4" = 1'-0"

THESE PLANS ARE FOR BUILDING DEPARTMENT REVIEW ONLY. THEY ARE NOT TO BE CONSTRUED AS CONSTRUCTION DOCUMENTS UNTIL ALL BUILDING DEPARTMENT APPROVALS ARE OBTAINED.

PROJECT #: 19022

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 CHECKED BY: RCI  
 DATE: 03/15/2019  
 PROJECT: V050  
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SANITARY FLOOR PLAN

DRAWING NUMBER

P2