General Architectural Notes

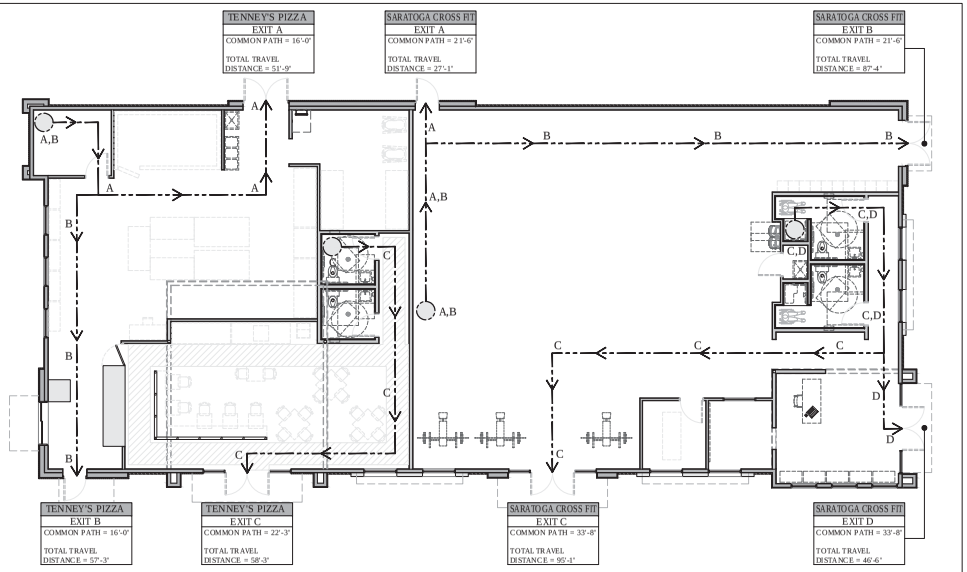
1. General Contractor Shall Refer To All Applicable Construction Procedures As Provided In The Project Manuals Supplemental Conditions To The Contract And As Stated Below.
2. Before Performing Any Work Or Ordering Any Materials, The Contractor Shall Be Responsible For Verifying All Conditions And Dimensions Of The Work. The Contractor Shall Be Responsible For Advising The Architect Of Any Discrepancies And/or Conflicts Between Existing Conditions And The Construction Documents Prior To Proceeding With The Work In Question Or Related Work.
3. As A Minimum Standard, All Work And Materials Installed Shall Be In Strict Accordance With All Applicable Codes, Regulations And Ordinances Having Jurisdiction.
4. Install All Manufacturer's Items, Materials And Equipment In Strict Accordance With The Manufacturers Recommended Specifications, Unless Otherwise Specifically Noted And Reviewed By The Architect.
5. The Contractor Shall Be Responsible For Becoming Familiar With The Project Schedule And Deadlines, And For Advising The Architect Of All Long Lead Time Items And Shall Submit Order Confirmations Of Such Long Lead Time Items To The Architect With Delivery Dates.
6. Installation Of All Selected Materials Shall Be Complete In All Respects Prior To Final Acceptance. Any Miscellaneous Items Or Materials Not Specifically Noted But Required For Proper Installation Shall Be Furnished By The Contractor. The Contractor Shall Furnish To The Owner All Warranties And Guarantees Required At The Conclusion Of The Work.
7. The Contractor Shall Not Scale The Drawings, Dimensions Shall Govern In All Cases. Large Scale Drawings Shall Govern Over Small Scale Details.
8. The General Contractor Shall Maintain A Current And Complete Set Of Construction Drawings On The Construction Floor During All Phases Of The Construction For Use By All Trades.
9. Dimensions Indicated Are From Face Of Wall To Face Of Wall Unless Otherwise Indicated. Dimensions Indicated For Masonry Are Nominal.
10. A Separate Permit Is Required For Sign Installation.
11. Welding Shall Be Performed In The Shop By An Approved Fabricator Or Certified Welder Under The Supervision Of The Special Inspector.
12. The General Contractor Shall Coordinate With The Owner The Location Of Construction Traffic For This Project.
13. Construction Shall Comply With The Accessibility Requirements Per The Building Code And The Americans With Disabilities Act Accessibility Guidelines.
14. 'ul' Numbers Shown On These Documents Are Based On The Latest Issue Of The Underwriters Laboratories, Inc. Fire Resistance Directory.
15. Size, Placement, And Orientation Of Framing Members On Structural Drawings Override Size, Placement, And Orientation Of Framing Members Shown On The Architectural Drawings.
16. Sprinkler, Plumbing, Mechanical, Or Electrical Contractors Shall Not Penetrate Or Cut Structural Members Without Prior Approval From The Structural Engineer.
17. Continuous Inspections Are Required Unless Otherwise Specified. Special Inspectors Are To Be Certified By The Local Jurisdiction, To Perform The Required Inspection Specified. It Is The Contractor's Responsibility To Notify The Inspectors Of An Inspection.
18. Protect All Existing Fixtures, Site Construction, Concrete And Other Such Existing Finishes Scheduled To Remain. All Damage To These Areas Shall Be Repaired At The Expense Of The Contractor.
19. All Exit Doors Shall Swing In The Direction Of Travel.
20. Provide Solid 2x Wood Blocking Within Stud Walls At All Anchorage Locations Of Cabinets, Door Stops, Toilet Room Accessories And Other Wall Anchorage Items. Anchorage Through Gypsum Board Alone Is Not Acceptable.
21. Mechanical Contractor Shall Furnish And General Contractor Shall Install Access Doors In Finish Work As Required For Access To Mechanical Equipment.
22. Owner Will Be Responsible For And Maintain Builder's Risk Insurance Throughout The Project.
23. Contractor Is Responsible To Obtain Any And All Permits Associated With The Work As Included In These Documents.
24. Temporary Power- Contractor Is Responsible For All Costs Associated With Temporary Facilities.
25. Contractor To Notify Owner, Architect And Engineer Of Any Conflict In The Drawings And Shall Not Proceed Until Contractor Has Received Written Clarification Executed By All Parties, Including The Owner. Failure To Secure Written Confirmation As Set Forth Above Will Result In Contractor Being One-hundred Percent (100%) Responsible For All Costs Associated With The Required Corrective Action. No Additional Time Will Be Added To The Schedule.
26. All Applicable Zoning And Planning Documents Will Be Issued With The Construction Documents. Zoning And Planning Documents Shall Control.
27. The Contractor Shall, Before Commencing Work, Verify Grades, Lines, Levels And Dimensions Shown On The Drawings And Shall Report Any Errors Or Inconsistencies In Writing To The Architect And Owner. The Contractor Shall Not Proceed Until Such Errors Or Inconsistencies Are Corrected.

Vicinity Map

TENNEY'S RETAIL

305 East Crossroads Blvd.
Saratoga Springs, Utah 84045

Exiting Plans



1 A000 EXITING PLAN
SCALE: 1/8"=1'-0"

Scope of Work

Tenney's Pizza

Building Construction Type	Type VB
Fire Sprinkled:	No
Occupancy Classification:	A2 (Restaurant)
Tenant space is 2,333.33 sq. ft.	

Kitchen Area: 1357.18 s.f. @ 1/200 = 12 Occupants
Office: 93.96 s.f. @ 1/100 = 1 Occupant
Toilet Rooms & Hallways: 497.199 s.f.@ n/a = 0 Occupants
Dining Area:
Non Fixed Seating: 385.00 s.f. @ 1/15 = 26 Occupants

Allowable Maximum Occupancy: = 40

Number Of Exits Required	Maximum Travel Distance
(IBC Table 1019) = 2	Allowed 200' - See Exit Plan for
Exits Provided = 3	Details

Plumbing Fixtures - IPC 403.1 / IBC Table 2902.1

Gender	Water Closet Required	Provided		
Male	1 Per 25 for the first 50 & 1 per 50 for	1	Male	1
Female	the remainder exceeding 50	1	Female	1

Gender	Lavatory Required	Provided		
Male	1 Per 40 for the first 80 & 1 per 80 for	1	Male	1
Female	the remainder exceeding 80	1	Female	1

Drinking Fountain IBC Table 2903

2903.2 Where required. In Group A occupancies, at least one drinking fountain shall be provided at each floor level in an approved location. Exception: A drinking fountain need not be provided in a drinking or dining establishment.

Saratoga Cross Fit

Building Construction Type	Type VB
Fire Sprinkled:	No
Occupancy Classification:	A3 (Gym, No Spectators)
Tenant space is 3,188.63.33 sq. ft.	

Gym Area: 2215.68 s.f. @ 1/50 = 45 Occupants
Office: 163.65 s.f. @ 1/100 = 2 Occupant
Reception Office: 249.33 s.f. @ 1/100 = 3 Occupants
Toilet Rooms & Hallways: 368.74 s.f.@ n/a = 0 Occupants
Lockers: 191.23 s.f. @ 1/50 = 4 Occupants

Allowable Maximum Occupancy: = 54

Number Of Exits Required	Maximum Travel Distance
(IBC Table 1019) = 2	Allowed 200' - See Exit Plan for
Exits Provided = 4	Details

Plumbing Fixtures - IPC 403.1 / IBC Table 2902.1

Gender	Water Closet Required	Provided		
Male	1 Per 25 for the first 50 & 1 per 50 for	1	Male	1
Female	the remainder exceeding 50	1	Female	1

Gender	Lavatory Required	Provided		
Male	1 Per 40 for the first 80 & 1 per 80 for	1	Male	1
Female	the remainder exceeding 80	1	Female	1

Drinking Fountain IBC Table 2903

2903.2 Where required. In Group A occupancies, at least one drinking fountain shall be provided at each floor level in an approved location.

Required = 1	Provided = 2 hi-lo (ADA)

Contact List

Architect
Layton Davis Architects
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Salt Lake City, Utah 84109
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Ph: 801.487.0715

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Compass Engineering
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Midvale, Utah 84047
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Wilding Engineering
14721 South Heritage Crest Way
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E-mail: wildingengineering.com
Ph: 801.553.8112

Mechanical Engineer
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10459 South 1300 West, Suite 203
South Jordan, Utah 84095
Contact: Faisal Alsamany
E-mail: jfalsalmany@jtbengineering.net
Ph: 801.849.8590

Electrical Engineer
Rocky Mountain Consulting Engineers
2117 South 3600 West
Salt Lake City, UT 84119
Contact: Eric Smith
E-mail: eric@rmceut.com
Ph: 801.566.0503

Landscape Architect
RDL Design Company
1020 East Yale Avenue
Salt Lake City, UT 84105
Contact: Robert Lien
E-mail: rdldesigns@comcast.net
Ph: 801.647.3114

Project Data

Building Code
International Building Code 2015
International Fire Code 2015
International Plumbing Code 2015
International Mechanical Code 2015
International Fuel Gas Code 2015
International Energy Conservation Code 2015
International Residential Code 2015
National Electrical Code 2014
ICC A117.1-2009

Jurisdiction
Saratoga Springs Building Department
1307 Commerce Drive
Saratoga Springs, Utah 84045
801.766.6507

Fire District
Saratoga Springs Fire Department
995 West 1200 North
Saratoga Springs, Utah 84045
801.766.6505

Scope of Work

This is a new business building construction with two separate tenants. On the east side of the building there will be a cross fit business. On the west side will be a pizza restaurant.

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General
A000 Cover Sheet

Civil
C101 Site and Utility Plan
C102 Grading and Drainage Plan

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L101 Landscape Plan
L201 Irrigation Plan
L301 Installation Details

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A101 Footing and Foundation Plan
A102 Annotative Floor Plan
A103 Dimensioned Floor Plan
A104 Roof Plan
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A202 Exterior Elevations
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A204 Overall Building Sections
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A402 Reflected Ceiling Plan
A501 Window Schedule & Details
A502 Door Schedule & Details
A503 Interior Elevation Callouts
A504 Toilet Room Details & Interior Elevations
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M201 Mechanical Plan
M701 Mechanical Details & Schedules

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P701 Plumbing Details & Schedules

Electrical
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E201 Power Plan
E601 Electrical Schedules
ES01 Electrical Site Plan
ES02 Electrical Photometric Plan

PROGRESS SET

PRINTED DATE
07.01.2019

LAYTON DAVIS ARCHITECTS
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TENNEYS RETAIL
306 E Crossroads Blvd.
Saratoga Springs, UT 84045

CHRONOLOGY

PROJECT NO
19.044

DWN BY/ CHK BY
___ / ___

TITLE
COVER SHEET

24X36 SHEET #
A000

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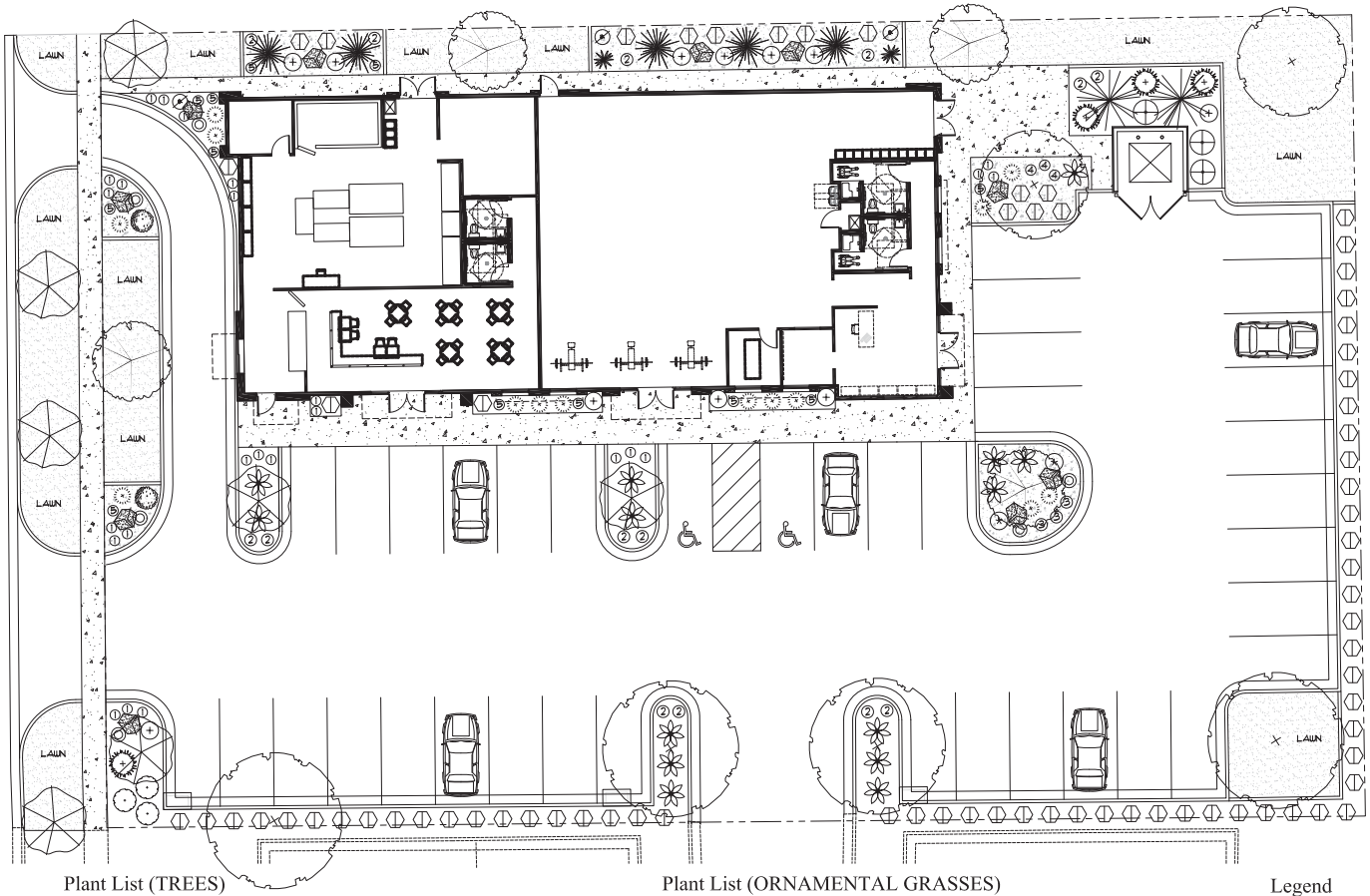
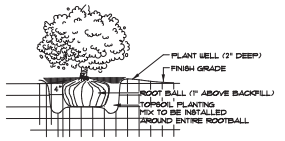


Landscape Architect

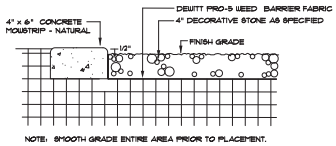
RDL Design Company, Inc.
10120 East Yale Avenue
Salt Lake City, Utah 84105

Phone : 801-647-3114
Email : rdldesign@comcast.net

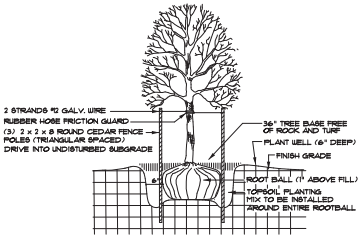
0 10 20 30
Scale : 1" = 10'-0"



1 L101 Shrub Planting
N. T. S.



2 L101 Concrete Mowstrip
N. T. S.



3 L101 Tree Planting
N. T. S.

Plant List (TREES)

Quan.	Symbol	Botanical Name	Common Name	Size	Remarks
6		Gleditsia triacanthos 'Imperial'	Imperial Honeylocust	2" Caliper @ Height	Full Head Crown Straight Trunk
2		Pinus flexilis 'Vanderwolfe'	Vanderwolfe Limber Pine	8'-10' Height B & B	Full Throughout Specimen
5		Pinus nigra 'Arnold Sentinel'	Arnold Sentinel Pine	8'-10' Height B & B	Full Throughout Specimen
4		Prunus virginiana 'Canada Red'	Canadian Red Cherry	2" Caliper @ Height	Full Head Crown Straight Trunk
7		Pyrus calleryana 'Chanticleer'	Chanticleer Flowering Pear	2" Caliper @ Height	Full Head Crown Straight Trunk

Plant List (SHRUBS)

Quan.	Symbol	Botanical Name	Common Name	Size	Remarks
3		Berberis thund. 'Crimson Pygmy'	Crimson Pygmy Barberry	5 Gallon	15"-18" Height
2		Caryopteris clandonensis	Blue Mist Spiraea	5 Gallon	15"-18" Height
3		Fallugia paradoxa	Apache Plume	5 Gallon	18"-24" Height
14		Physocarpus o. 'Summer Wine'	Summer Wine Ninebark	5 Gallon	24"-30" Height
14		Pinus mugho 'Slowmound'	Slowmound Mugo Pine	5 Gallon	15"-18" Spread
4		Rhus aromatica 'Grow-Low'	Grow Low Sumac	5 Gallon	18"-24" Spread
2		Rosa x. 'Rainbow Knockout'	Knock Shrub Rose	5 Gallon	18"-24" Height
11		Spiraea b. 'Anthony Waterer'	Anthony Waterer Spiraea	5 Gallon	18"-24" Height
2		Yucca filam. 'Ivory Tower'	Ivory Tower Yucca	5 Gallon	15"-18" Height

Plant Material Quality Note:

All plant materials shall be of number one quality and size for the container specified. All materials of each variety shall be furnished by the same supplier and come from the same stock or group. The Owner and Landscape Architect have the right to reject any and all plant materials not meeting specification or in a healthy condition for the project. The contractor shall secure all plant materials for the project a minimum of 60 days prior to the anticipated installation date. No plant material substitutions will be considered following the 60 day period. All plant materials shall be reviewed and approved prior to shipment to the site.

Plant List (ORNAMENTAL GRASSES)

Quan.	Symbol	Botanical Name	Common Name	Size	Remarks
75		Calamagrostis 'Karl Foerster'	Karl Foerster Feather Grass	1 Gallon	15"-18" Height
3		Panicum virgatum 'Shenandoah'	Shenandoah Switch Grass	1 Gallon	15"-18" Height
6		Pennisetum a. 'Hamelin'	Hamelin Dw. Feather Grass	1 Gallon	12"-15" Height

Plant List (PERENNIALS)

Quan.	Symbol	Botanical Name	Common Name	Size	Remarks
25	1	Hemerocallis Stella d'Oro	Stella d'Oro Day Lily	1 Gallon	12"-15" Height
14	2	Lavandula 'Munstead'	Munstead Lavender	1 Gallon	12"-15" Height
3	3	Penstemon a. 'Firecracker'	Firecracker Penstemon	1 Gallon	12"-15" Height
3	4	Rudbeckia f. 'Goldstrum'	Black-Eyed Susan	1 Gallon	12"-15" Height
12	5	Salvia 'East Friesland'	East Friesland Salvia	1 Gallon	12"-15" Height

** Plant material quantities are provided for convenience in bidding ONLY!! The contractor shall provide and install all plant materials either shown or noted on the plans, and of the sizes and heights specified.

Sub-Grade Requirements

1. SHRUB AREAS : Twelve (12) inches below finish grade. This will allow for the installation of an eight inch depth of topsoil along with a four inch depth of bark mulch or decorative stone, leaving it slightly below finish grade and concrete areas.
2. LAWN AREAS : Six (6) inches below finish grade. This will allow for the installation of a four inch depth of topsoil and the sodding material, leaving the grade slightly below finish grade and concrete areas.
3. SUB-GRADE COORDINATION : The Landscape contractor shall meet early on in the construction process with the site grading contractor, in order to ensure that all sub-grades, prior to final topsoil placement, are provided. Any discrepancies or questions shall be discussed and resolved at that time. Landscape operations shall not begin until the specified sub-grade elevations have been provided.

Submittal Requirements

1. The contractor shall provide to the Owner/Engineer product samples of all landscape materials such as boulders, decorative stone, bark mulches, weed barrier fabric, soil amendments & import topsoil in order to obtain approval to be used on the project, and prior to shipment to the site. Failure to provide this in a timely manner will in no way affect or delay the construction schedule and time for project completion.
2. All plant materials shall be secured for the project a minimum of 60 days prior to shipment to the site. The contractor shall provide to the Owner/Engineer written confirmation of this a minimum of 30 days prior to planting of the project. No substitutions will be considered following this time period.

Legend

Symbol	Description	Remarks
	Landscape Boulder / 4' Min. Dia. Size / Individually Placed	Boulder Type And Color Shall Be From Brown's Canyon Source (Or Equal) Blonde-Tan Colored Quartzite, Block Edges (Not Rounded).
	4" X 6" Concrete Mowstrip / Extruded Or Poured In Place	Install In Straight True Lines And Uniform Curves, & Between All Lawn And Shrub Areas. Compact Sub-grade To 98% Prior To Installation.
LAWN	New Lawn Area / Use Drought Tolerant Bluegrass Mixture	Install Sodded Lawn In Areas Shown And Over A 4" Depth Of Topsoil. Submit Spec. Sheet On Type Of Material To Be Used.
	New Shrub - Stone Area / 2" Min. Size / Color #2 / Mixed Brown	Install In Areas Shown To A Depth Of 4 Inches Over "DeWitt" Brand Weed Barrier Fabric. Submit Beige/Tan Sample Color For Approval.
No Hatch	New Shrub - Stone Area / 1 1/2" Min. Size / Tan-Light Brown	Install In Areas Shown To A Depth Of 4 Inches Over "DeWitt" Brand Weed Barrier Fabric. Rock To Be A "Calico" Product Or Equal.

Planting Notes

1. All shrub planting areas shall receive an 8 inch depth of topsoil, all lawn areas a 4 inch depth. If topsoil is not available at the site, it must be imported from an approved local source. All topsoil shall be of a sandy loam consistency. Provide a chemical analysis of proposed topsoil material for approval.
2. Prior to placement of topsoil, all subgrade areas shall be loosened by scarifying the soil to a depth of 6 inches, by the use of mechanical means, in order to create a transition layer between existing and new soils.
3. All plant material holes shall be dug twice the diameter of the rootball and 6 inches deeper. Excavated material shall be removed from the site.
4. Plant backfill mixture shall be composed of 3 parts topsoil to 1 part humus additive (Soil Pep/or equal), and shall be rotary mixed on-site prior to installation.
5. Plant fertilizer shall be 'Agriform' brand 21 gram tablets used as per manufacturers recommendations.
6. Upon completion of planting operations, all shrub pits and tree wells shall receive a 4 inch depth of loose planting mixture as a cover. The overall shrub beds themselves (beyond plant wells) shall receive a 4" depth of decorative stone surfacing over Pro-5 weed barrier fabric. The decorative stone materials to be bid are as shown in the legend. These materials are available through several local suppliers. Provide a "Rock-Up" of the various proposed materials for approval.
7. In decorative stone beds, cut the fabric from around the water well of each plant, then apply fine ground bark inside water well. The remainder of the planter bed shall receive the depth of decorative stone.
8. Landscape maintenance shall be required for a period through the second mowing of the lawn (30 days minimum) and shall include mowing, weeding, pruning and one fertilization.
9. The contractor shall comply with all warranties and guarantees set forth by the Owner, and in no case shall that period be less than one year following the date of completion and final acceptance.

06-17-19

PRINTED DATE
06.17.19

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TENNEYS RETAIL
306 E. Crossroads Blvd.
Saratoga Springs, UT

CHRONOLOGY

SHEET SIZE
24x36

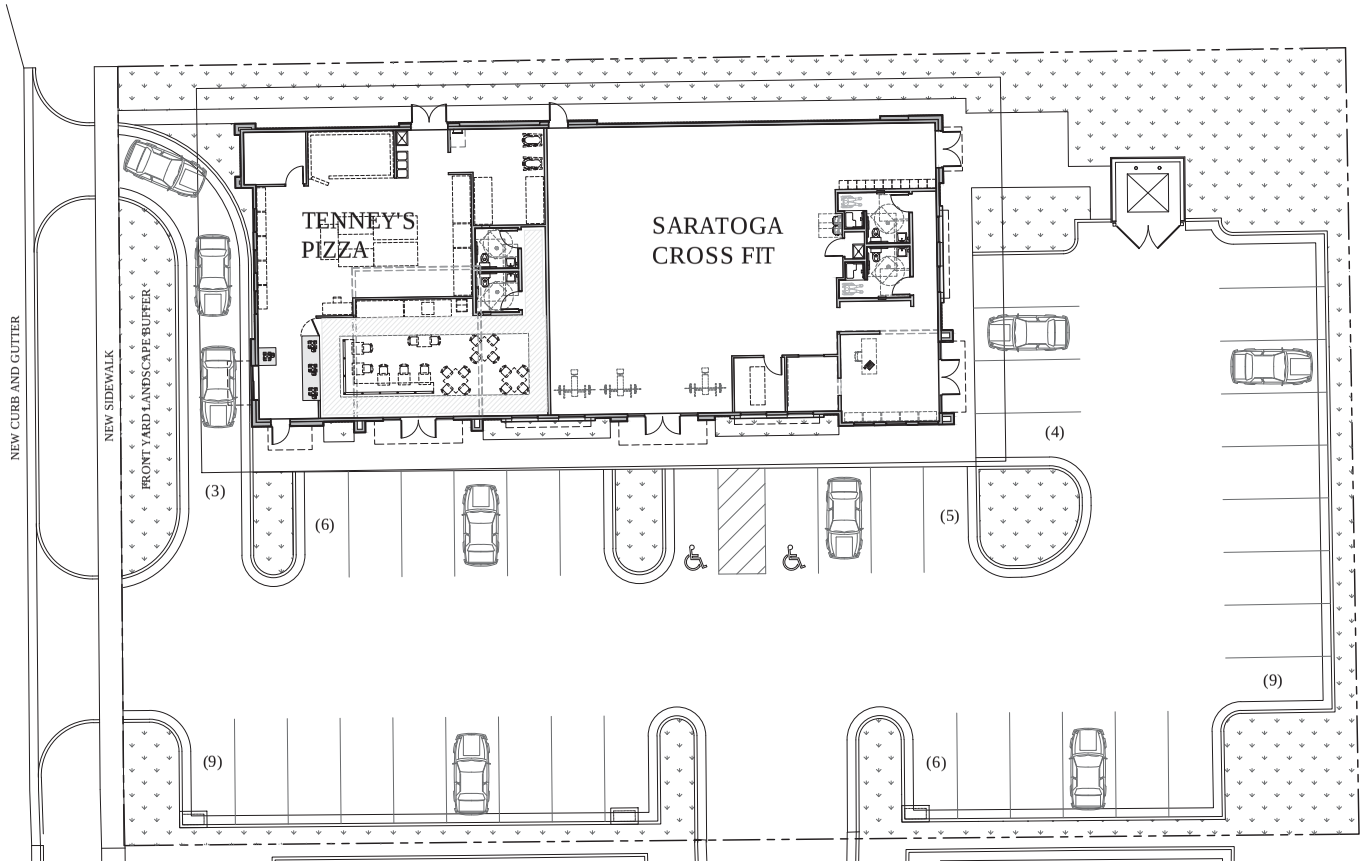
PROJECT NO
19.044

DWN BY / CHK BY
RDL / RDL

TITLE
Landscape Plan

SHEET
L101

PROJECT DATA	
SARATOGA SPRINGS ZONE	RC
TOTAL PROPERTY AREA	27,628 SQFT
20% LANDSCAPE REQUIRED	5,525 SQFT
LANDSCAPE PROVIDED	5,571 SQFT
RESTAURANT AREA	2,444 SQFT
RESTAURANT PARKING RATIO	10/1,000 SQFT
RESTAURANT PARKING REQ	25 STALLS
RESTAURANT PARKING PROVIDED	25 STALLS
FITNESS AREA	3,292 SQFT
FITNESS PARKING RATIO	5/1,000 SQFT
FITNESS PARKING REQ	17 STALLS
FITNESS PARKING PROVIDED	17 STALLS
TOTAL PARKING REQUIRED	42 STALLS
TOTAL PARKING PROVIDED	42 STALLS



1 A001 ARCHITECTURAL SITE PLAN
SCALE: 1"=10'

PROGRESS SET

PRINTED DATE
07.01.2019

LAYTON DAVIS ARCHITECTS
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salt lake city, utah 84109
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TENNEYS RETAIL

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Saratoga Springs, UT 84045

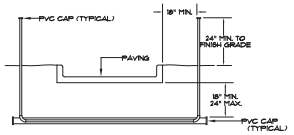
CHRONOLOGY

PROJECT NO
19.044

DWN BY/ CHK BY
___ / ___

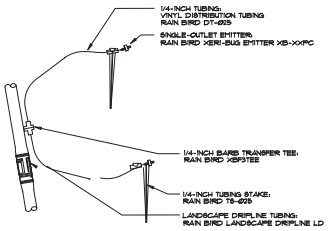
TITLE
ARCHITECTURAL SITE PLAN

24X36 SHEET #
A001

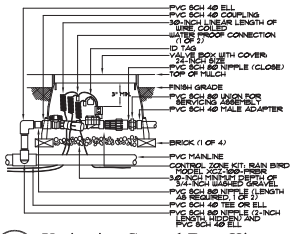


NOTES:
1. ALL PVC IRRIGATION SLEEVES TO BE SCHEDULE 40 PVC PIPE.
2. ALL JOINTS TO BE SOLVENT WELDED AND WATERTIGHT.
3. WHERE THERE IS MORE THAN ONE SLEEVE, EXTEND THE SMALLER SLEEVE TO 24-INCHES MINIMUM ABOVE FINISH GRADE.
4. MECHANICALLY TAMP TO 95% PROCTOR.

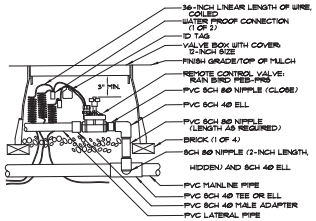
1 L301 Sleeving
N. T. S.



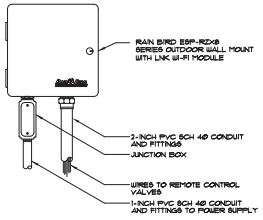
2 L301 Dripline - Additional Emitters
N. T. S.



3 L301 Xerigation Control Zone Kit
N. T. S.



4 L301 Remote Control Valve
N. T. S.



5 L301 Wall Mount Controller
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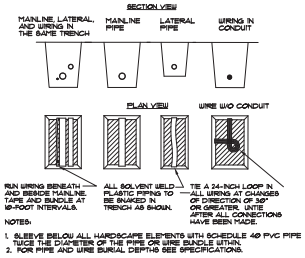
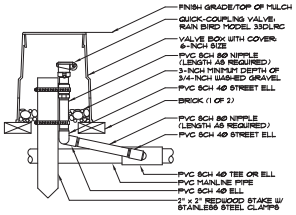
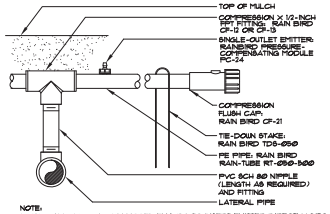


NOTES:
1. SLEEVE BELOW ALL HARDSCAPE ELEMENTS WITH SCHEDULE 40 PVC PIPE TWICE THE DIAMETER OF THE PIPE OR WIRE BUNDLE WITHIN.
2. FOR PIPE AND WIRE BURIAL DEPTHS SEE SPECIFICATIONS.

6 L301 Pipe & Wire Trenching
N. T. S.

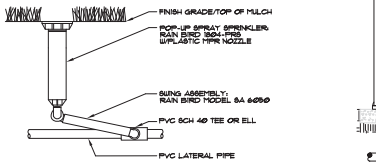


7 L301 Quick Coupling Valve
N. T. S.

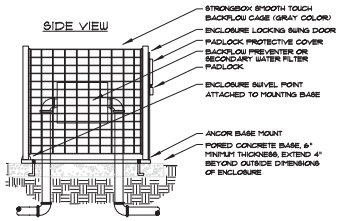


NOTE:
1. USE RAIN BIRD BUG GUN MODEL EMA-BG TO INSERT EMITTER DIRECTLY INTO XERI-TUBE AND RAIN TUBE.

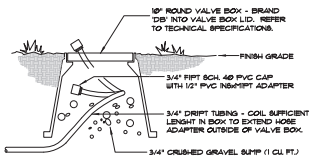
8 L301 PVC To PE Pipe Connection
N. T. S.



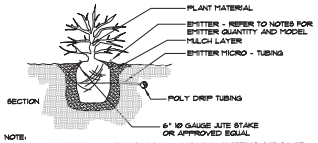
9 L301 Pop-Up Spray Sprinkler (If Used)
N. T. S.



10 L301 Connection Enclosure
N. T. S.

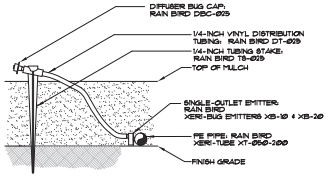


11 L301 Compression Flush Cap
N. T. S.



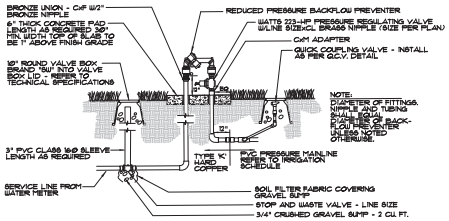
NOTE:
INSTALL EMITTERS ON OPPOSING SIDES OF ROOTBALL. EMITTERS ARE TO BE INSTALLED TO CLEAR SURFACE BY A MINIMUM OF 1" AND A MAXIMUM OF 2". FLUSH ALL LINES THOROUGHLY, INCLUDING EMITTER MICRO-TUBING PRIOR TO EMITTER INSTALLATION. IF PLANTING ON A 4:1 SLOPE OR GREATER, INSTALL BOTH EMITTERS ON UPHILL SIDE OF ROOTBALL.

12 L301 Drip Emitter
N. T. S.



NOTE:
1. USE RAIN BIRD BUG GUN MODEL EMA-BG TO INSERT EMITTER DIRECTLY INTO XERI-TUBE OR RAIN TUBE TUBING.

13 L301 Emitter Into Xeri-Tube
N. T. S.



NOTE : BACKFLOW DEVICE SHALL BE PROTECTED BY THE INSTALLATION OF A "STRONGBOX" STEEL CAGE ENCLOSURE - GREEN PAINTED FINISH - OPEN WEB TYPE - OF THE SIZE REQUIRED FOR ACTUAL BACKFLOW DIMENSIONS.

14 L301 Backflow Prevention Device
N. T. S.

NOTE: BACKFLOW PREVENTER SHALL BE PAINTED BLACK WITH RUST PROOF TYPE SPRAY PAINT, A MINIMUM OF TWO COATS, OR MORE AS NEEDED FOR COVERAGE

PRINTED DATE
06.17.19

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TENNEYS RETAIL
306 E. Crossroads Blvd.
Saratoga Springs, UT

CHRONOLOGY

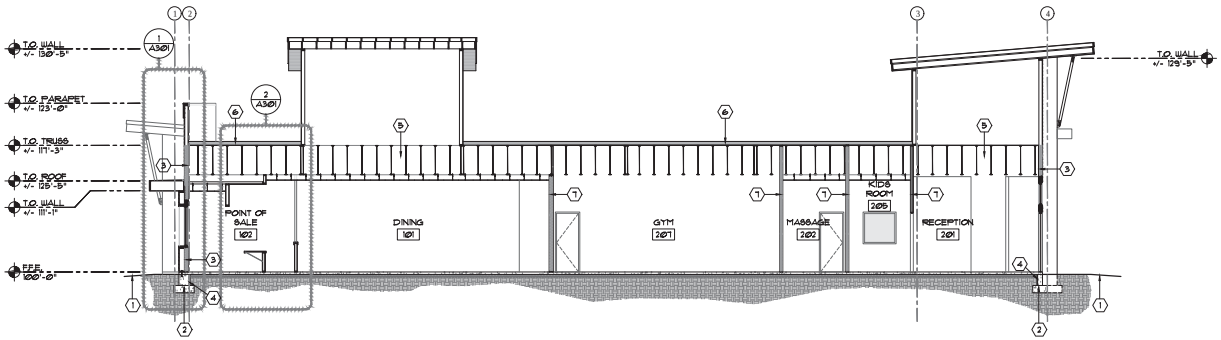
SHEET SIZE
24x36

PROJECT NO
19.044

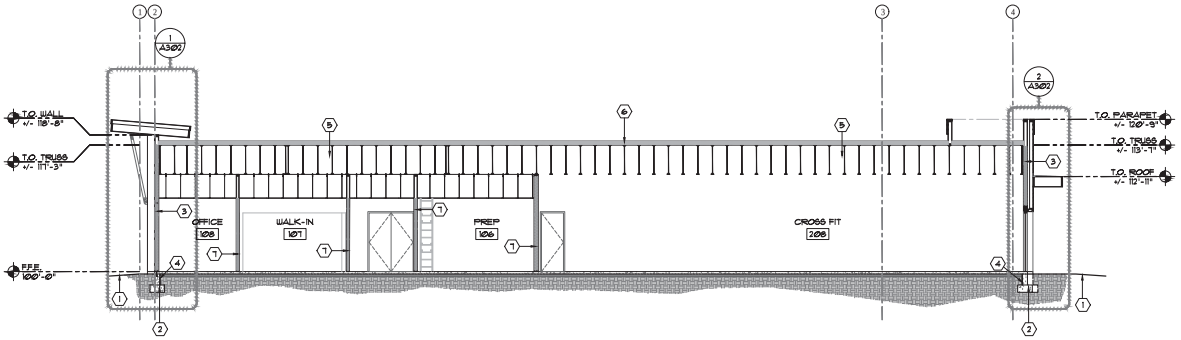
DWN BY / CHK BY
RDL / RDL

TITLE
Installation Details

SHEET
L301



1 A202 BUILDING SECTIONS
SCALE: 1/8" = 1'-0"



2 A202 BUILDING SECTIONS
SCALE: 1/8" = 1'-0"

BUILDING SECTION - KEY NOTES

1. GRADE, RE: CIVIL FOR EXISTING & FINISH GRADES
2. FND: ENSURE FOOTING AND FOUNDATION MEET REQUIRED 30" BELOW GRADE MINIMUM
3. INSULATION, RE: R-VALUE INDEX
4. FOUNDATION FLASHING
5. PRE-FABRICATED ROOF TRUSSES
6. RIGID INSULATION, RE: R-VALUE INDEX
7. SOUND ATTENUATION INSULATION WHERE POSSIBLE

NOTES:

1. ALL MECHANICAL EQUIPMENT LOCATED OUTSIDE OF THE BUILDING SHALL BE SCREENED WITH ADEQUATE LANDSCAPING AND PAINTED WITH SIMILAR COLOR OF PAINT AS THE BUILDING.
2. EXPOSED FOUNDATION WALL TO RECEIVE PLASTER FINISH.

PROGRESS SET

PRINTED DATE
07.01.2019

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___ / ___

TITLE
BUILDING SECTIONS

24X36 SHEET #
A202

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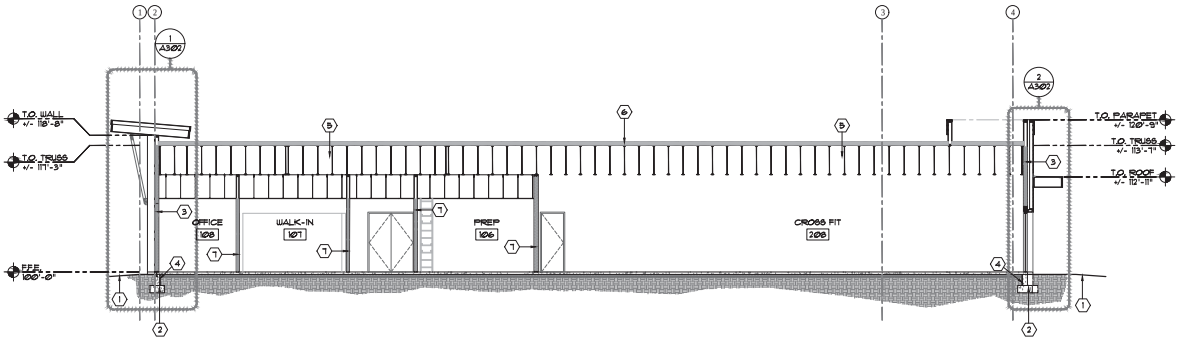
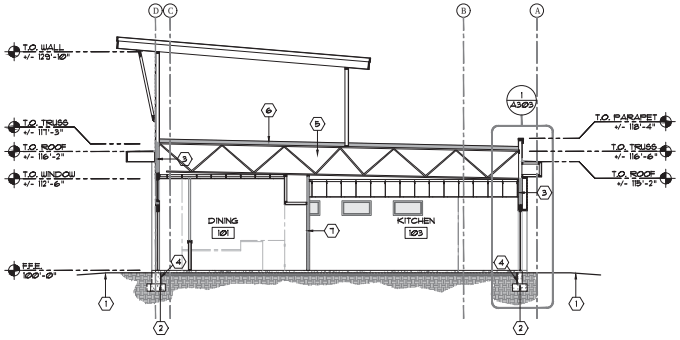
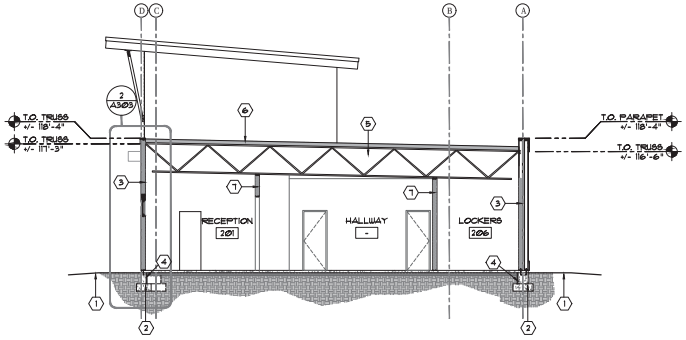


1 A203 BUILDING SECTIONS
SCALE: 1/8"=1'-0"



2 A203 BUILDING SECTIONS
SCALE: 1/8"=1'-0"



3 A203 BUILDING SECTIONS
SCALE: 1/8"=1'-0"

BUILDING SECTION - KEY NOTES

1. GRADE, RE: CIVIL FOR EXISTING & FINISH GRADES
2. FND: ENSURE FOOTING AND FOUNDATION MEET REQUIRED 30" BELOW GRADE MINIMUM
3. INSULATION, RE: R-VALUE INDEX
4. FOUNDATION FLASHING
5. PRE-FABRICATED ROOF TRUSSES
6. RIGID INSULATION, RE: R-VALUE INDEX
7. SOUND ATTENUATION INSULATION WHERE POSSIBLE

NOTES:

1. ALL MECHANICAL EQUIPMENT LOCATED OUTSIDE OF THE BUILDING SHALL BE SCREENED WITH ADEQUATE LANDSCAPING AND PAINTED WITH SIMILAR COLOR OF PAINT AS THE BUILDING.
2. EXPOSED FOUNDATION WALL TO RECEIVE PLASTER FINISH.

PROGRESS SET

PRINTED DATE
07.01.2019

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TITLE
BUILDING SECTIONS

24X36 SHEET #
A203

LTG CTRL SEQUENCE OF OPERATION

LIGHTING AND CONTROLS ARE DESIGNED TO MEET IECC 2015

TIME CLOCK WILL BE PROGRAMMED TO TURN LIGHTS ON AND OFF FOR HOURS OF OPERATION.

OCCUPANCY SENSORS WILL CONTROL LIGHTING IN RESTROOMS.

KITCHEN LIGHTING IS EXEMPT FROM AUTOMATIC LIGHTING CONTROLS PER IECC 405.2.2 EXCEPTION 3. DIMMING SWITCHES HAVE BEEN PROVIDED FOR MANUAL LIGHT REDUCTION.

WALL MOUNTED DIMMABLE OCC SENSORS WILL BE PROVIDED IN PRIVATE OFFICES AND CONFERENCE ROOMS.

EXTERIOR LIGHTS WILL COME ON WITH PHOTOCELL AND BE PROGRAMMED OFF.

DINING LIGHTING EXEMPT FROM DAYLIGHTING REQUIREMENTS PER IECC 2015 C405.2.3.2 - 4. (AREA 'A-2' OCCUPANCY)

CORRIDOR, AND STAIRWELL LIGHTING ARE EXEMPT FROM LIGHTING CONTROLS PER IECC 2015 C405.2

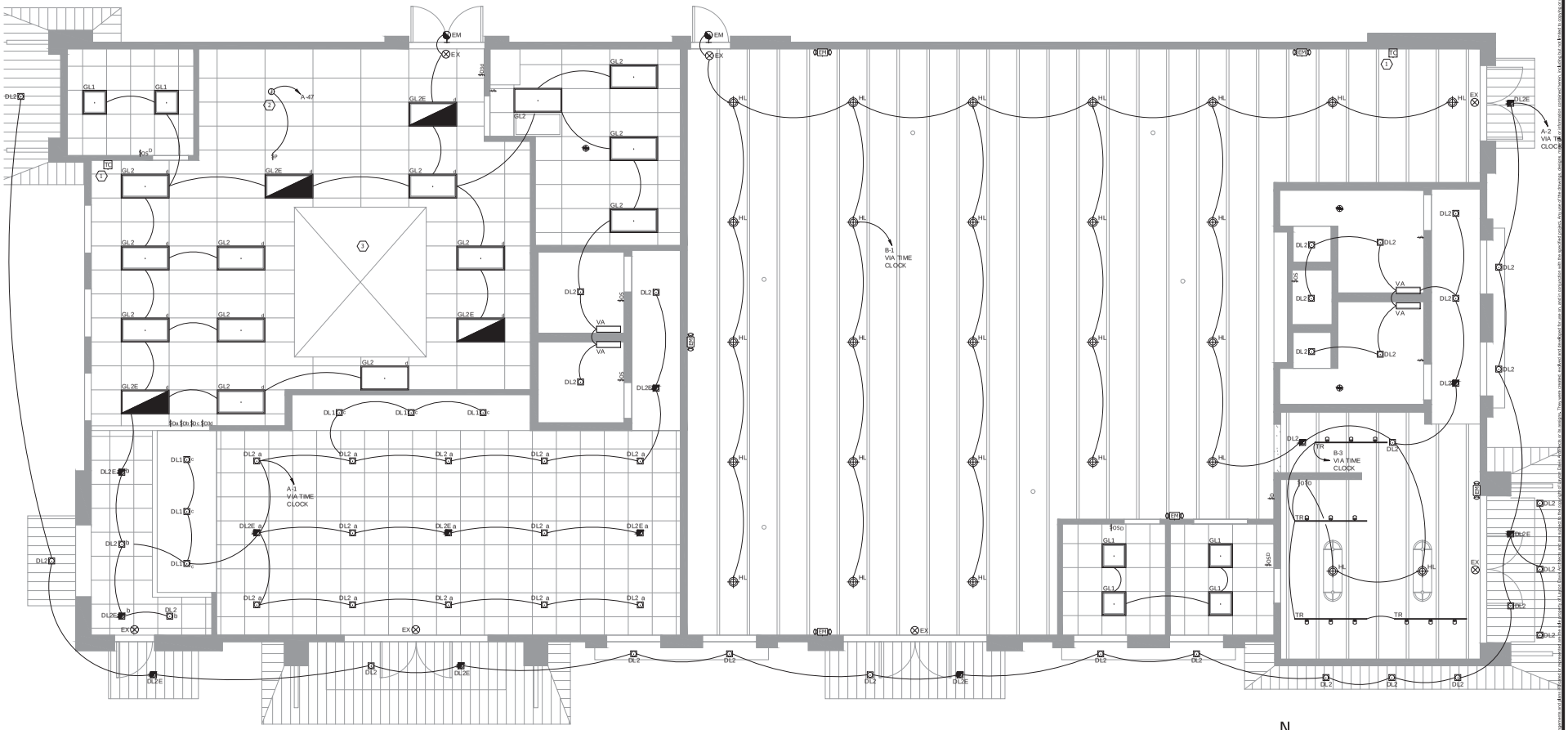
DAYLIGHT ZONES EXEMPT FROM AUTOMATIC CONTROL REQUIREMENTS PER IECC 2015 405.2.3.(1) (LESS THAN 150 W)

KEYED NOTES

1. PROVIDE AN INTERMATIC ET2845C (OR EQUAL) TIME-CLOCK FOR LIGHTING CONTROL. CIRCUIT WITH A ONE OF THE CONTROLLED LIGHTING CIRCUITS.
2. PROVIDE A 120V, 20A CIRCUIT FOR WALK-IN COOLER LIGHTING AN CONTROLS. PROVIDE A PILOT LIGHT SWITCH FOR LIGHTING CONTROL. COORDINATE INSTALLATION OF REFRIGERATION CONTRACTOR PROVIDED LIGHT FIXTURE WITH CONTRACTOR.
3. PROVIDE ALL WIRING AND CONDUIT REQUIRED FOR HOOD LIGHTING. CIRCUIT WITH HOOD CONTROL CIRCUIT A-21. COORDINATE WITH MECHANICAL CONTRACTOR AND CAPTIVEAIRE DRAWINGS.

GENERAL NOTES

A. CONNECT ALL EMERGENCY AND EXIT LIGHT FIXTURES TO THE UNSWITCHED SIDE OF THE LIGHTING BRANCH CIRCUIT. LIGHT FIXTURES WITH EMERGENCY DRIVERS SHALL BE NORMALLY SWITCHED WITH THE AREA LIGHTING, BUT HAVE THEIR EMERGENCY DRIVERS CONNECTED AHEAD OF THE LIGHT SWITCH OR LIGHTING CONTROL PANEL RELAY.
B. IT IS THE INTENT OF THE CONSTRUCTION DOCUMENTS THAT CONDUIT IS TO BE INSTALLED WITHIN WALLS AND ABOVE CEILINGS CONCEALED WHERE POSSIBLE.
C. COORDINATE MOUNTING HEIGHTS OF ALL PENDANT AND WALL MOUNTED LIGHT FIXTURES WITH ARCHITECTURAL ELEVATIONS.
D. ELECTRICIAN TO VERIFY FIXTURE DIMMING CONTROLS AND TO PROVIDE THE NECESSARY WIRING AND DEVICES REQUIRED FOR DIMMING OPERATION.



1 / E101 LIGHTING PLAN

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

ROCKY MOUNTAIN CONSULTING ENGINEERS, INC.
2117 S. 3600 W., SALT LAKE CITY, UT 84119
(801) 566-0503 www.rmceut.com Project # 19107

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DAVID W. STEWARD
LICENSED PROFESSIONAL ENGINEER
No. 7945859-2202
DAVID W. STEWARD
06.26.2019
STATE OF UTAH

PRINTED DATE
06.26.2019

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TITLE
LIGHTING PLAN

24X36 SHEET #
E101