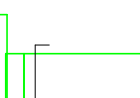
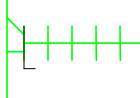
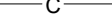
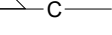
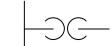
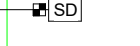
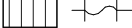
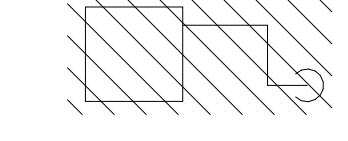
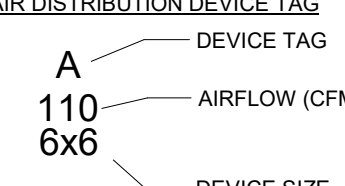
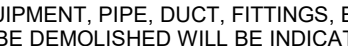


LEGEND (ALL MAY NOT APPLY)					
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	SARA TAKE-OFF WITH RIGID DUCT TAKE-OFF W/ DAMPER		DEMOLITION KEYNOTE		MOTORIZED CONTROL VALVE
	SARA TAKE-OFF WITH FLEX TAKE-OFF W/ DAMPER		KEYNOTE		BALANCING VALVE
	BACKDRAFT DAMPER		AIR HANDLING UNIT (VERTICAL/HORIZONTAL)		SHUT-OFF/ISOLATION VALVE
	DUCT MOUNTED BAROMETRIC DAMPER		CEILING RECESSED AIR HANDLER		CHECK VALVE
	DUCT MOUNTED TEMPERATURE SENSOR		WALL MOUNT AIR HANDLER		STRAINER
	DUCT MOUNTED SMOKE DAMPER		1 OR 4-WAY CEILING MOUNT CASSETTE AIR HANDLER		PUMP
	DUCT MOUNTED MOTORIZED DAMPER		BC CONTROLLER		TEMPERATURE SENSOR
	DUCT MOUNTED HUMIDITY SENSOR		CONDENSING UNIT HEAT PUMP		
	DUCT MOUNTED FIRE DAMPER		CONDENSING UNIT HEAT PUMP		CONDENSATE DRAIN PIPE
	COMBINATION FIRE/SMOKE DAMPER		CEILING MOUNTED EXHAUST FAN		CLEAN-OUT IN CD
	DUCT FLOW METER		CONNECT TO EXISTING AT THIS POINT		CD TRAP (REFER TO DETAIL)
	DUCT MOUNTED SMOKE DETECTOR		DEMOLISH BACK TO THIS POINT		INSULATED REFRIGERANT LINES
	DUCT CONTINUES UP		ACCESS PANEL		THERMOMETER
	DUCT CONTINUES UP (ALT)		UNION		PRESSURE GAUGE
	SUPPLY DIFFUSER		FLEXIBLE CONNECTION		THERMOSTAT
	RETURN GRILLE				SENSOR - ZONE SENSOR
	EXHAUST GRILLE				TEMPERATURE SENSOR
	SQUARE TO ROUND TRANSITION				CARBON MONOXIDE SENSOR
					CARBON DIOXIDE SENSOR

	SUPPLY/RETURN DUCT FIRST DIMENSION = WIDTH SECOND DIMENSION =HEIGHT		DEMOLITION HATCH INDICATION		AIR DISTRIBUTION DEVICE TAG
	SUPPLY/RETURN DUCT ROUND PIPE D=INSIDE DIAMETER DIMENSION		EQUIPMENT, PIPE, DUCT, FITTINGS, ETC TO BE DEMOLISHED WILL BE INDICATED SPECIFICALLY OR BY HATCHED MARKING.		

ABBREVIATIONS (ALL MAY NOT APPLY)					
AHU	AIR HANDLING UNIT	EA	EXHAUST AIR	MBH	1,000 BTUS PER HOUR
BTU	BRITISH THERMAL UNIT	EAT	ENTERING AIR TEMPERATURE	MFG.	MANUFACTURER
CD	CONDENSATE	EF	EXHAUST FAN	OA	OUTSIDE AIR
CFM	CUBIC FEET PER MINUTE	ESP	EXTERNAL STATIC PRESSURE (in W.C.)	RA	RETURN AIR
CHWS	CHILLED WATER SUPPLY	EWT	ENTERING WATER TEMPERATURE	RAG	RETURN AIR GRILLE
CHWR	CHILLED WATER RETURN	EX	EXISTING	RND	ROUND
CRAH	COMPUTER ROOM AIR HANDLER	FD	FIRE DAMPER	RPM	REVOLUTIONS PER MINUTE
CRCU	COMPUTER ROOM CU	FPI	FINS PER INCH	SA	SUPPLY AIR
CHS	CONDENSING UNIT	GPM	GALLONS PER MINUTE	SD	SMOKE DAMPER
CWS	CHILLED WATER SUPPLY	HHWS	HEATING HOT WATER SUPPLY	SM	SURFACE MOUNTED
ΔP	DIFFERENCE IN PRESSURE	HHWR	HEATING HOT WATER RETURN	SS	STAINLESS STEEL
ΔT	DIFFERENCE IN TEMPERATURE	HP	HEAT PUMP	TSP	TOTAL STATIC PRESSURE
DB	DRY BULB TEMPERATURE (DEG. F)	HWS	HOT WATER SUPPLY	UNO	UNLESS NOTED OTHERWISE
DEG. F	DEGREES FAHRENHEIT	In W.C.	INCHES OF WATER COLUMN	V/PZ	VOLT/PHASE
DDC	DISTRIBUTED DIGITAL CONTROLS	LAT	LEAVING AIR TEMPERATURE	VFD	VARIABLE FREQUENCY DRIVE
DN	DOWN	LWT	LEAVING WATER TEMPERATURE	WB	WET BULB TEMPERATURE (DEG. F)

CODE REFERENCE	
ALL MAY NOT APPLY	
THE LATEST EDITIONS OF THE ESTABLISHED STANDARDS OF THE FOLLOWING ORGANIZATIONS, AND INDIVIDUAL STANDARDS NAMED SHALL BE FOLLOWED THE SAME AS IF THEY WERE FULLY WRITTEN HEREIN AND CONSTITUTE A PART OF THE SPECIFICATION REQUIREMENTS EXCEPT WHERE OTHERWISE SPECIFIED:	
FBC, BUILDING	FLORIDA BUILDING CODE 8TH EDITION
FBC, MECHANICAL	FLORIDA BUILDING CODE 8TH EDITION
FBC, EXISTING	FLORIDA BUILDING CODE 8TH EDITION
FBC, FUEL GAS	FLORIDA BUILDING CODE 8TH EDITION
FBC, ENERGY CONSERVATION	FLORIDA BUILDING CODE 8TH EDITION
FPFC	FLORIDA FIRE PREVENTION CODE, 2023 8TH EDITION
NFPA 54	NATIONAL FUEL GAS CODE
NFPA 101	LIFE SAFETY CODE
NFPA 101A	GUIDE ON ALTERNATIVE APPROACHES TO LIFE SAFETY
NFPA 101B	CODE FOR MEANS OF EGRESS FOR BUILDINGS AND STRUCTURES
NFPA 900	BUILDING ENERGY CODE
ASTM	AMERICAN SOCIETY FOR TESTING AND MATERIALS
ANSI	AMERICAN NATIONAL STANDARDS INSTITUTE
ASME	AMERICAN SOCIETY OF MECHANICAL ENGINEERS
ADA	AMERICANS WITH DISABILITIES ACT
UL	UNDERWRITERS LABORATORIES
THESE CODE AND STANDARDS SHALL BE CONSIDERED A MINIMUM REQUIREMENT. THE CONTRACTOR SHALL NOT RELIEVED FROM PROVIDING HIGHER GRADE MATERIALS, PRODUCTS AND WORKMANSHIP WHICH MAY BE SPECIFIED WITHIN THESE DOCUMENTS.	
CONDENSATE PIPING	
1. CONDENSATE DRAIN PIPING SHALL BE SCHEDULE 40 PVC WITH SOLVENT WELD FITTINGS.	
2. ALL CONDENSATE DRAIN PIPE SYSTEMS SHALL HAVE A BUILT TRAP AT EACH PIECE OF EQUIPMENT PER DETAILS.	
3. ALL LINES SHALL BE INSULATED WITH 1/2" ARMAFLEX FROM EQUIPMENT TO APPROVED DISPOSAL POINT OR OUTSIDE AT GRADE IN COMPLIANCE WITH FBC-M 307.2.1. OUTSIDE DISPOSAL AT EARTH SHALL BE MINIMUM 1' FOOT AWAY FROM BUILDING STRUCTURE AND FOUNDATION.	
4. TRAP AIR CONDITIONING CONDENSATE AND RUN TO LOCATION SHOWN ON PLANS. MECHANICAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE FIRST 12" OF CONDENSATE PIPE, INCLUDING TRAP. PLUMBING CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CONDENSATE PIPE AFTER 12" OF PIPE FROM THE UNIT, UP TO AND INCLUDING CONDENSATE TERMINATION.	
5. IF OTHERWISE UNSPECIFIED, TERMINATE CONDENSATE INTO STORM CONNECTION, OR ARCHITECT-APPROVED GRAVEL PATCH OR DRYWELL AT LEAST 12" AWAY FROM BUILDING.	
6. PROVIDE CONDENSATE SAFETY SWITCH AND UNIT SHUTOFF SEQUENCE IN THE EVENT OF CONDENSATE OVERFLOW OR BACKUP.	
7. CONDENSATE DRAIN SIZING (PER FBC-M TABLE 307.2.2)	
UP TO 20 TONS 3/4" DIAMETER	
21 TO 40 TONS 1" DIAMETER	
41 TO 90 TONS 1 1/4" DIAMETER	
91 TO 125 TONS 1 1/2" DIAMETER	
126 TO 250 TONS 2" DIAMETER	
251 AND ABOVE SIZED BASED ON ACTUAL FLOW	

AIR DISTRIBUTION DEVICE TAG	
A	DEVICE TAG
110	AIRFLOW (CFM)
6x6	DEVICE SIZE

REFRIGERANT PIPING	
1. BELOW FINISHED FLOOR: COPPER TUBING - TYPE "K" SOFT ANNEALED TEMPER, NO JOINTS BELOW GRADE.	
2. ABOVE FINISHED FLOOR: COPPER TUBING - TYPE "L" HARD DRAWN TEMPER WITH WROUGHT COPPER FITTINGS AND BRAZED JOINTS AT 1100 DEG F; FLUX MATERIAL NOT ALLOWED.	
3. SUCTION LINES SHALL BE INSULATED WITH MINIMUM 3/4" ARMAFLEX INSULATION WITH TAPED JOINTS. INSULATION SHALL ALWAYS COMPLY WITH FBC-EC 403.2.10. HANGERS STRAPS OR SADDLES SHALL NOT COMPRESS INSULATION BELOW REQUIRED SIZE.	
4. EXTERIOR PIPING INSULATION SHALL BE PROTECTED FROM UV RADIATION. COVER ALL EXTERIOR REFRIGERANT LINES WITH ALUMINUM JACKET, INSTALLED TO SHED WATER AND SECURED WITH STAINLESS STEEL BANDS 12" O.C.	
5. SYSTEMS SHALL BE PLACED UNDER A VACUUM FOR REMOVAL OF NON-CONDENSABLES PRIOR TO BEING PUT INTO SERVICE.	
6. SYSTEMS SHALL BE VACUUM TESTED AND PRESSURE TESTED USING NITROGEN PRIOR TO BEING PUT INTO SERVICE.	
7. PIPES SHALL BE SIZED BY THE EQUIPMENT MFG.	
8. ALL A2L REFRIGERANT LINES CONCEALED WITHIN BUILDING ELEMENTS OR CONCEALED BETWEEN STRUCTURAL ELEMENTS SHALL BE PROTECTED WITH STEEL PLATES, EXTENDING 2" BEYOND THE REFRIGERANT LINE OUTER EDGES. INSTALL ALL A2L REFRIGERANT LINES AT LEAST 1-1/2" FROM ANY FRAMING, SHEATHING, CEILING ELEMENT, OR EXTERIOR SURFACE. A2L IS CLASSIFIED AS LOW-TOXICITY AND MILD FLAMMABILITY. IDENTIFY AND PROTECT FROM ACCIDENTAL PUNCTURES. ROUTE ACCORDING TO SAFETY INSTRUCTIONS. SEE DISPERSION CALCULATION TABLE.	

GENERAL NOTES	
ALL MAY NOT APPLY	
1. THE ENGINEER SHALL NOT BE HELD RESPONSIBLE FOR ANY MISUSE AND/OR MISREPRESENTATION OF THIS SET OF DOCUMENTS.	
2. THE CONTRACTOR ASSUMES RESPONSIBILITY FOR THE USE OF THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL MAKE THEMSELVES AWARE OF PROJECT CONDITIONS AND OWNER REQUIREMENTS PRIOR TO PROCUREMENT OF EQUIPMENT AND SERVICES. CHANGES IN PROJECT COST WILL NOT BE GRANTED DUE TO FIELD CONFLICTS AND OR PROJECT CONDITIONS.	
3. THIS SET OF DRAWINGS AND SPECIFICATIONS SHALL NOT BE CONSIDERED A SET OF CONSTRUCTION DOCUMENTS UNLESS A SIGNATURE AND DATE ARE AFFIXED TO THE DRAWINGS AND SPECIFICATIONS BY THE ENGINEER OF RESPONSIBLE CHARGE OF THE GIVEN DISCIPLINE. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED UNLESS EMBOSSED AND THE SHA AUTHENTICATION CODE MUST BE VERIFIED ON ELECTRONIC COPIES.	
4. CONFLICTS BETWEEN THIS SET OF DRAWINGS AND THE CONTRACT SPECIFICATIONS SHALL BE RESOLVED BY THE ENGINEER OF RECORD. THE CONTRACTOR DOES NOT HAVE THE AUTHORITY TO INTERPRET CONFLICTS AND RESOLVE ISSUES WITHOUT WRITTEN DIRECTION FROM THE ENGINEER OF RECORD.	
5. ANY CONFLICTS IN THE FIELD OR WITHIN THESE DOCUMENTS SHALL BE RECORDED AND PROVIDED TO THE ENGINEER OF RECORD ON THE CONTRACTOR'S STANDARD LETTERHEAD. WRITTEN DIRECTION RESOLVING CONFLICT WILL BE ISSUED BY THE ENGINEER OF RECORD.	
6. PRIOR TO INSTALLATION, COORDINATE AND ADJUST THE FINAL LOCATION OF ALL WALL MOUNTED DEVICES AND EQUIPMENT WITH ALL CASEWORK, SHELVING OR OTHER WALL MOUNTED FURNISHINGS.	
7. PLANS ARE DIAGRAMMATIC IN NATURE AND INTENDED TO SHOW THE GENERAL SCOPE OF THE WORK TO BE PERFORMED. REFER TO ARCHITECTURAL AND STRUCTURAL DRAWINGS FOR ALL DIMENSIONS.	
8. DUE TO THE SMALL SCALE OF THE DRAWINGS, AND TO UNFORESEEN JOB CONDITIONS, ALL REQUIRED OFFSETS, TRANSITIONS AND FITTINGS MAY NOT BE SHOWN BUT SHALL BE PROVIDED AT NO ADDITIONAL COST.	
9. THE CONTRACTOR SHALL COORDINATE WITH OTHER TRADES AND EXISTING EQUIPMENT TO ENSURE THE EQUIPMENT SPECIFIED WILL WORK FOR THE SPACES PROVIDED. FINAL DIMENSIONS OF SYSTEMS SHOWN ON THESE PLANS SHALL BE COORDINATED IN THE FIELD. THE CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR PROVIDING OFFSETS AND TRANSITIONS TO FIT IN SPACES PROVIDED AND AT NO COST TO THE OWNER.	
10. THE CONTRACTOR IS RESPONSIBLE FOR ANY SPECIAL REQUIREMENTS INVOLVED IN INSTALLING EQUIPMENT IN THE BUILDING. DISMANTLING AND REASSEMBLING OF ANY EQUIPMENT SHALL BE DONE AS REQUIRED TO BRING INTO THE BUILDING AND EQUIPMENT ROOMS.	
11. ALL WORK PERFORMED AS PART OF THIS PROJECT SHALL BE PERFORMED BY EXPERIENCED TRADESMEN WHO ARE TRAINED, EXPERIENCED, AND SKILLED IN THE TASKS INCIDENTAL TO THE PROJECT.	
12. ALL WORK SHALL COMPLY WITH APPLICABLE OSHA AND EPA REGULATIONS AND GUIDELINES.	
13. THE CONTRACTOR PERFORMING WORK ON THIS PROJECT WILL BE RESPONSIBLE FOR REGULARLY CLEANING THE WORK AREA OF ANY DEBRIS ASSOCIATED WITH THE WORK BEING PERFORMED. THE SITE SHALL BE CLEAN OF ALL CONSTRUCTION DEBRIS AT THE COMPLETION OF THE JOB, BEFORE FINAL PAYMENT IS MADE.	
14. REASONABLE PRECAUTIONS SHALL BE MADE FOR SAFETY AND HEALTH INCLUDING BUT NOT LIMITED TO WARNING SIGNS, SAFETY PRECAUTIONS, AND BARRICADES FOR PEDESTRIANS.	
15. COORDINATE ALL DEMOLITION, CLEANING, AND CONSTRUCTION WORK. CONTRACTOR SHALL PROVIDE OWNER A FULL CONSTRUCTION SCHEDULE.	
16. CONTRACTOR SHALL BE HELD TO PROVIDED SCHEDULE. THEY SHALL BE RESPONSIBLE FOR PROVIDING SUFFICIENT MANPOWER AND EQUIPMENT TO COMPLETE THE WORK IN THE TIME INDICATED.	
17. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION AND SECURITY OF ALL EQUIPMENT AND MATERIALS. THE LOCATION OF STORAGE SHALL BE RESTRICTED SPECIFICALLY TO THE AREA ALLOTTED BY THE OWNER.	
18. ALL ITEMS INSTALLED UNDER THE SCOPE OF THIS PROJECT SHALL BE NEW, CLEAN, AND FREE OF DEFECTS.	
19. IF DRAWING CHANGES ARE NEEDED FOR INSPECTION DUE TO FIELD CHANGES MADE BY THE CONTRACTOR WITHOUT PRIOR APPROVAL OF THE ENGINEER AND AGREED UPON TERMS, THEN THE CONTRACTOR SHALL PAY HOURLY RATES TO THE ENGINEER OF RECORD FOR MAKING NECESSARY CHANGES.	
20. SUPPORTS, HANGERS, WIRING, AND PIPING SHALL BE INSTALLED IN A NEAT FASHION AND IN AN ORDERLY APPEARANCE.	
21. FOR LOCAL WIND RATING, SEE DESIGN CRITERIA	
22. PROTECT THE ROOF FROM DAMAGE WHENEVER ANY WORK ON THE ROOF IS REQUIRED.	
23. CONTRACTOR SHALL MAINTAIN THE INTEGRITY OF ALL PARTITIONS LABELED WITH A SPECIAL LISTING ON THE ARCHITECTURAL PLANS. THIS INCLUDES FIRE, SMOKE ACOUSTICAL AND OTHER UL WALL OR CEILING ASSEMBLIES.	
24. STRUCTURAL PENETRATIONS INCLUDING BUT NOT LIMITED TO WALL, FLOOR, OR BEAM SHALL BE APPROVED BY THE STRUCTURAL ENGINEER. ALL BEAM SLEEVES AND REINFORCING APPROVED BY STRUCTURAL ENGINEER SHALL BE FURNISHED AND INSTALLED BY THE CONTRACTOR.	
25. CONTRACTOR SHALL GUARANTEE THE WORK AND MATERIALS FOR PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE. THIS GUARANTEE SHALL BE IN ADDITION TO THE WARRANTIES PROVIDED BY THE MATERIAL SUPPLIES AND MANUFACTURERS.	
26. VALUE ENGINEERING OR CHANGES TO PLANS MUST BE APPROVED BY THE ENGINEER OF RECORD AND RESUBMITTED THROUGH THE BUILDING DEPARTMENT PRIOR TO BEING INSTALLED.	

MECHANICAL GENERAL NOTES	
ALL MAY NOT APPLY	
1. ONLY NEW EQUIPMENT SHALL BE PROVIDED UNLESS INDICATED AS EXISTING TO REMAIN.	
2. ALL CONNECTIONS TO EQUIPMENT SHALL BE MADE WITH FLEXIBLE REGIONS FOR VIBRATION ISOLATION.	
3. ALL EQUIPMENT SHALL BE LABELED SO THAT USERS CAN IDENTIFY EACH PIECE OF EQUIPMENT. LABELS SHALL BE CONSISTENT WITH EQUIPMENT TAGS THAT ARE LISTED IN THE SCHEDULES WITHIN THESE DOCUMENTS. ANY ABOVE CEILING EQUIPMENT SHALL HAVE A LABEL PROVIDED ON THE CEILING BELOW THE UNIT FOR EASE OF LOCATING BY MAINTENANCE PERSONNEL.	
4. ALL EQUIPMENT SHALL BE INSTALLED PER MANUFACTURERS WRITTEN INSTRUCTIONS AND RECOMMENDATIONS.	
5. INSTALL DUCTWORK AND PIPING AS HIGH AS POSSIBLE ABOVE CEILING.	
6. COORDINATE THE INSTALLATION OF DUCTWORK AND PIPING WITH ELECTRICAL EQUIPMENT SO THAT THE REQUIRED CODE CLEARANCES TO ELECTRICAL EQUIPMENT IS MAINTAINED.	
7. DUCTWORK AND PIPING INSTALLATIONS SHALL ALLOW FOR EQUIPMENT RECOMMENDED MAINTENANCE CLEARANCES. CONVENIENT ACCESS FOR REMOVAL OF FILTERS SHALL BE MAINTAINED.	
8. MATERIALS INSTALLED WITHIN A RETURN AIR PLENUM SHALL BE NONCOMBUSTIBLE AND PLENUM RATED OR WRAPPED, FIRE25/SMOKE50.	
9. COORDINATE THE PLACEMENT AIR DISTRIBUTION EQUIPMENT WITH THE CEILING AND LIGHTING LAYOUT.	
10. THE CEILING DIFFUSERS SHALL BE 4-WAY THROW UNLESS OTHERWISE NOTED.	
11. AT THE ONSET OF TEST AND BALANCE ACTIVITIES PROVIDE NEW FILTERS TO ALL UNITS. DO NOT OPERATE UNITS WITHOUT FILTERS DURING CONSTRUCTION. SEAL ALL OPEN ENDED DUCTS DURING CONSTRUCTION.	
12. ENSURE ALL EQUIPMENT HAS BEEN CLEANED AT THE END OF THE PROJECT.	
13. DO NOT LOCATE AIR INTAKES CLOSER THAN 10 FEET FROM ANY VENT OR EXHAUST OUTLETS. ROUTE TOILET EXHAUST TO LOCATION SHOWN ON PLANS. WALL CAPS SHALL BE ALUMINUM CONSTRUCTION WITH BACKDRAFT DAMPER, AS PER FBC M504.2	
14. PROVIDE FIRE DAMPER IF SHOWN ON PLANS, WHERE DUCT PENETRATES FIRE-RATED CONSTRUCTION. ATTACH 1/2" OR LARGER TEXT LABELING THE DAMPER ACCESS LOCATION(S). EQUIVALENT APPLIES FOR SMOKE DAMPER AND FIRE/SMOKE DAMPER.	
15. INSTALL DUCT MOUNTED SMOKE DETECTOR (FURNISHED BY DIVISION 26) IN SUPPLY AIR DUCT BEFORE ANY TAKE OFFS FOR AIR HANDLING UNITS WITH SUPPLY AIR CAPACITY OF 2000 CFM OR GREATER.	
16. WHERE FIRE, SMOKE, COMBINATION FIRE SMOKE DAMPERS CONTROL DAMPERS, VALVES, COILS OR OTHER DEVICE NEEDING ACCESS ARE INSTALLED, PROVIDE DUCT ACCESS DOORS WHERE INSTALLED IN INACCESSIBLE LOCATIONS. PROVIDE CEILING/WALL ACCESS PANELS. PANELS LOCATED IN RATED ASSEMBLIES SHALL BEAR A UL RATING. COORDINATE LOCATION OF SUCH ACCESS WITH ARCHITECT PRIOR TO INSTALLATION.	
17. PROVIDE MEANS OF TEST AND BALANCE IN ALL TAKE OFF FITTINGS OF SUPPLY EXHAUST, RETURN SYSTEMS AND AT EACH POINT WHERE A BRANCH SERVES TWO OR MORE GRILLES, WHETHER SHOWN ON THE PLANS OR NOT.	
18. WHERE CONFLICTS BETWEEN LIGHT SWITCHES AND THERMOSTAT/HUMIDISTAT LOCATIONS, THE LIGHT SWITCH TAKES PRECEDENCE. CONTROLLERS SHALL BE MOUNTED ADJACENT AND WITHIN 48" AFF.	
19. LOCATE WIRED THERMOSTAT ADJACENT TO SWITCH, WHERE POSSIBLE. INSTALL CONTROLS INTERFACE WITHIN 48" AFF.	
20. THE GENERAL CONTRACTOR SHALL PROVIDE NOTICE TO THE ARCHITECT/ENGINEER THAT THERE HAS BEEN A FACE-TO-FACE MEETING WITH THE MECHANICAL, PLUMBING, FIRE PROTECTION, AND ELECTRICAL CONTRACTORS TO COORDINATE THEIR WORK. THIS MUST BE DONE PRIOR TO THE ORDERING OF ANY EQUIPMENT AND SHALL SERVE TO MATCH THE VOLTAGE, PHASE, AMPS, MCA, AND MCOP OF THE EQUIPEMENT WITH THE DESIGNED ELECTRICAL CHARACTERISTICS.	
21. COORDINATE ALL ELECTRICAL REQUIREMENTS WITH ELECTRICAL DRAWINGS PRIOR TO PROVIDING SUBMITTALS OR PURCHASING EQUIPMENT.	
22. PRODUCE MANUFACTURER'S INSTALLATION INSTRUCTION AT INSPECTION PER FBC-M304.1: A. AIR DISTRIBUTION: PRICE, METALAIRE, TITUS B. FANS: PENNBERRY, GREENHECK, BROAN, PANASONIC, COOK C. LOUVERS: GREENHECK, RUSKIN, POTTORFF D. SPLIT A/C EQUIPMENT: LENNOX, TRANE, CARRIER, DAIKIN, LG E. ROOFTOP A/C EQUIPMENT: LENNOX, TRANE, CARRIER, YORK, DAIKIN	

MECHANICAL SHEET INDEX		
SHEET NUMBER	SHEET NAME	
FSM001	COVER SHEET	
M001	MECHANICAL NOTES & LEGENDS	
M011	HVAC FLOOR PLANS & DETAILS	

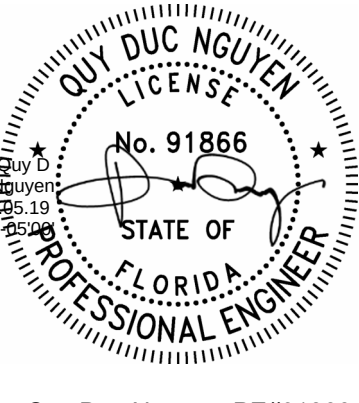
ENERGY SYSTEMS - THERMOSTATS	
1. HEATING AND COOLING TO EACH ZONE MUST BE CONTROLLED INDIVIDUALLY BY A THERMOSTAT CONTROL. AT LEAST ONE HUMIDITY CONTROL DEVICE SHALL ALSO BE PROVIDED FOR EACH HUMIDITY CONTROL SYSTEM.	
2. THERMOSTATIC CONTROLS THAT CONTROL BOTH HEATING AND COOLING SHALL HAVE A DEADBAND OF 5°F MINIMUM WHERE WHICH THE SUPPLY OF HEATING AND COOLING ENERGY TO THE ZONE IS CAPABLE OF BEING SHUT OFF OR REDUCED TO A MINIMUM.	
3. ZONES NOT CONTINUOUSLY OPERATED OR WITH FULL HVAC LOAD DEMAND EXCEEDING 6800 BTU/HR (2 KW) SHALL BE PROVIDED WITH THERMOSTATIC SETBACK CONTROLS THAT ARE CONTROLLED BY EITHER AUTOMATIC TIME CLOCK OR PROGRAMMABLE CONTROL SYSTEM. THE SETBACK CONTROLS SHALL BE IN ACCORDANCE WITH FBC CHAPTER 4, C403.2.4.2.	
4. INSTALL THERMOSTAT WITHIN 48" A.F.F., AND ADJACENT TO LIGHT SWITCHES WHERE POSSIBLE.	
DESIGN CRITERIA	
BUILDING TYPE: GROUP B, BUSINESS	
CLIMATE ZONE: 2A, COLUMBIA COUNTY, FLORIDA	
OUTDOOR DESIGN CONDITIONS: SUMMER 95 DEG Fdb, 77 DEG Fwb WINTER 20 DEG Fdb	
INDOOR DESIGN CONDITIONS: COOLING 75 DEG F, 50% RH HEATING 72 DEG F	
DESIGN WIND LOAD: 120 MPH	

CONSULTANTS



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MLDARCHITECTS.COM

FWC STORAGE BUILDING

FWC-02329180

DEPARTMENT OF MANAGEMENT SERVICES
LAKE CITY, FLORIDA

CONSTRUCTION DOCUMENTS

PROJ. NO. 172224

DATE 05/22/2026

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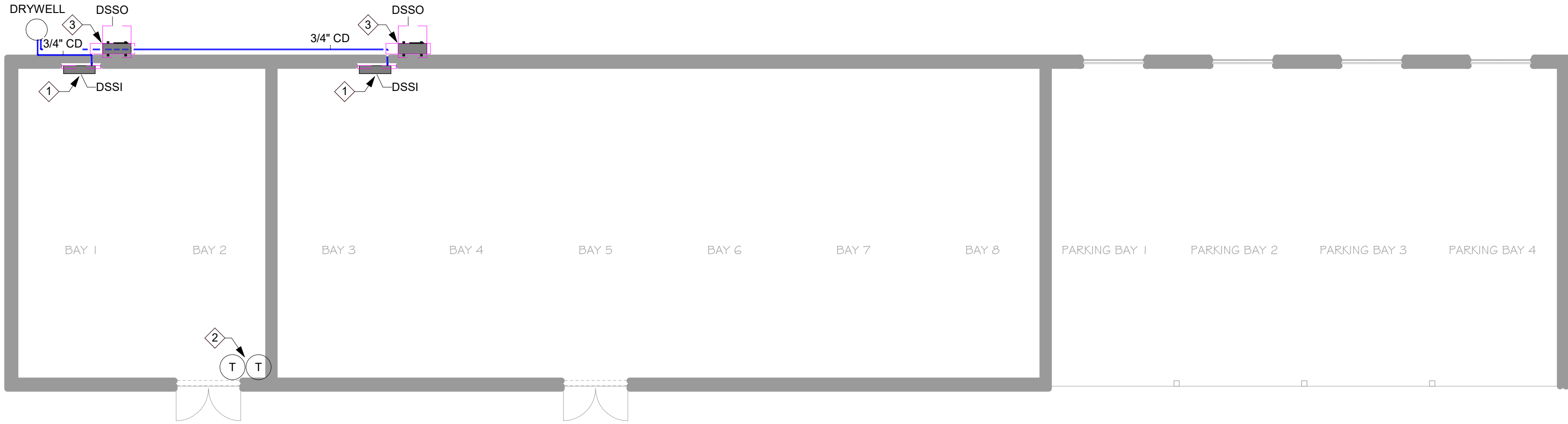
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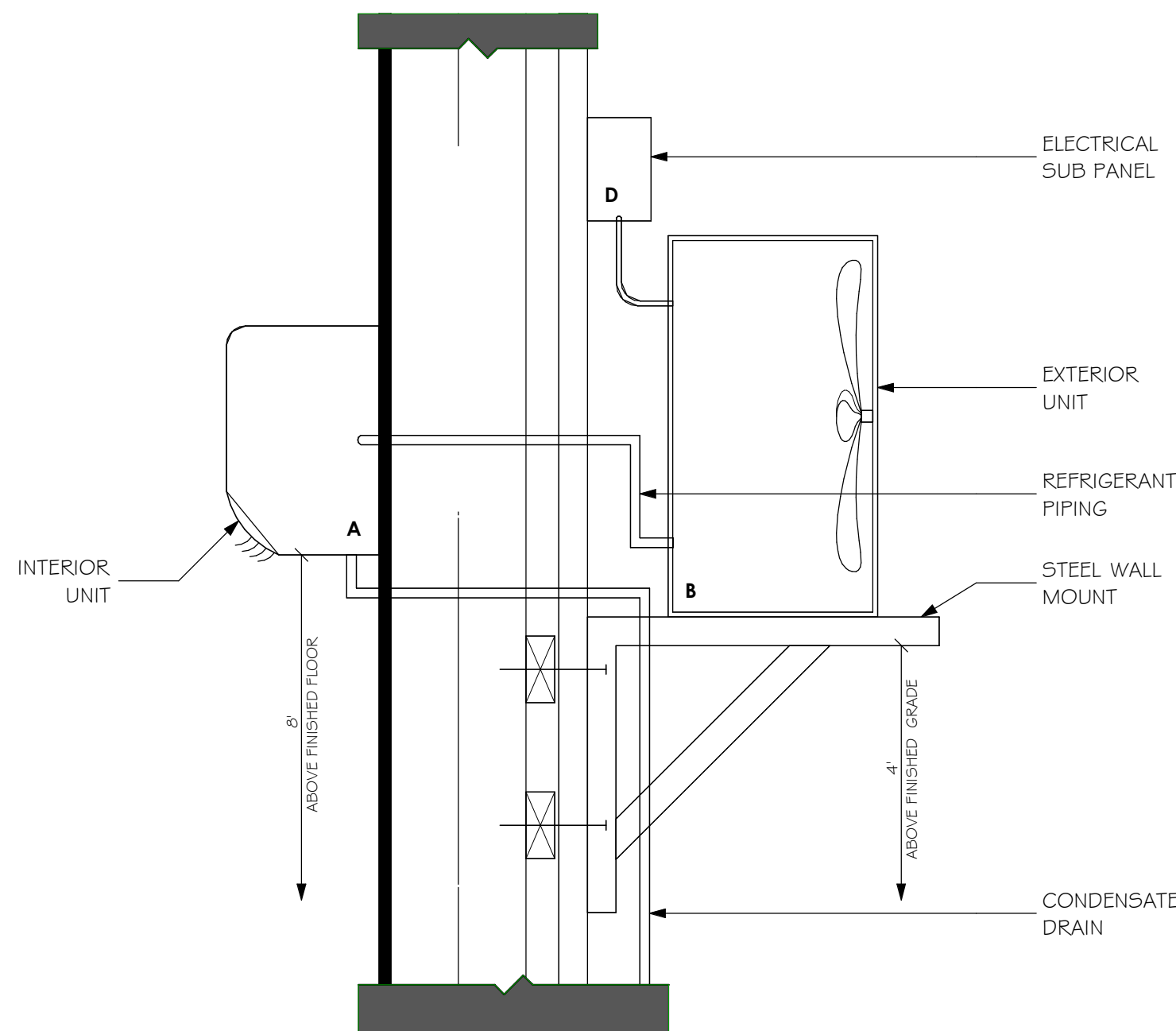
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MECHANICAL NOTES & LEGENDS

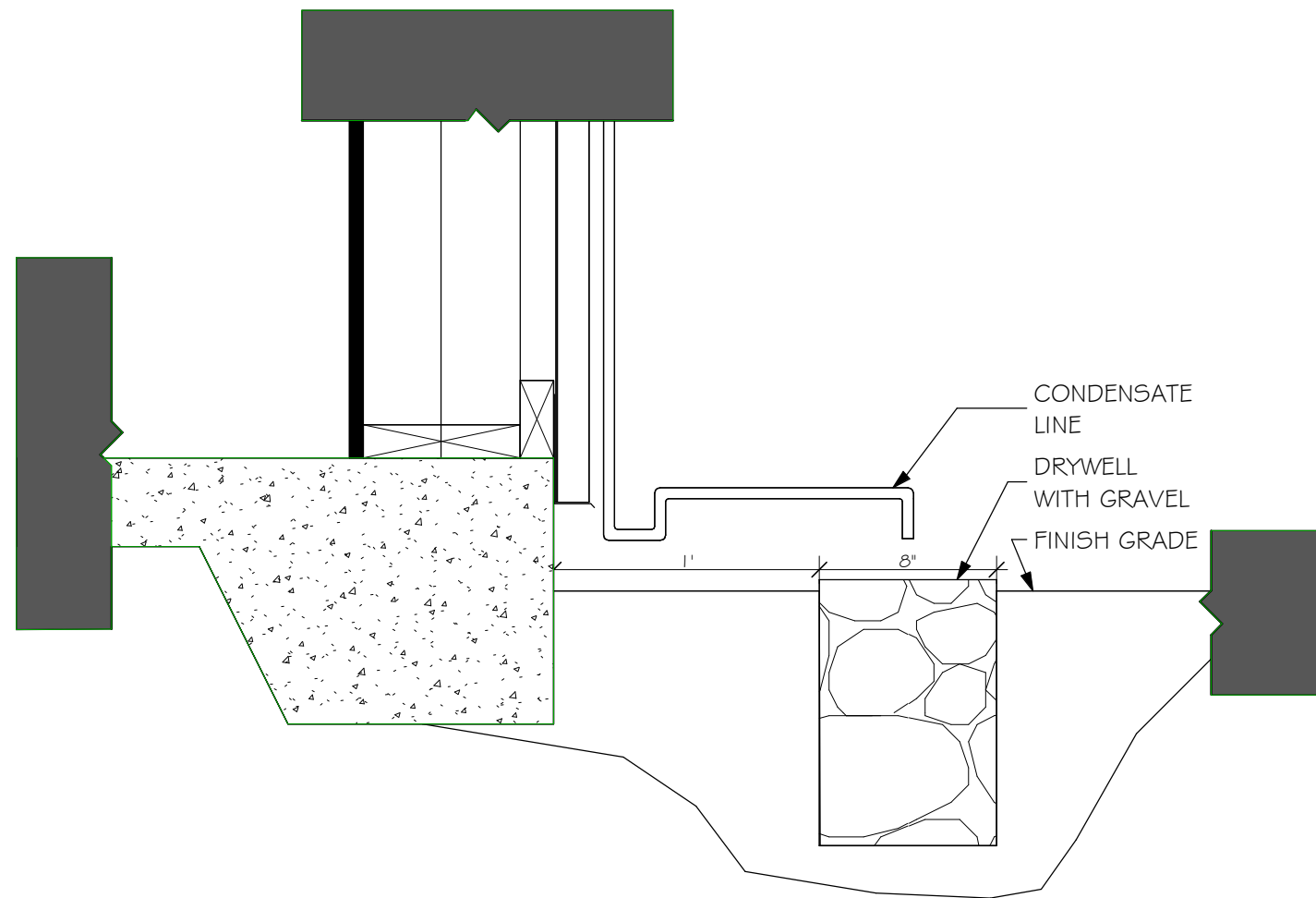
M001



1 FLOOR PLAN - HVAC
M101 Scale: 1/8" = 1'-0"



2 TYPICAL MECHANICAL UNIT DETAIL
M101 No Scale



3 CONDENSATE DRAIN LINE DETAIL
M101 No Scale

DUCTLESS MINI SPLIT SCHEDULE

- COOLING CAPACITY RATED @ 95°F AMBIENT, 80°F DB / 67°F WB ENTERING AIR TEMPERATURE.
- FACTORY STANDARD ACCESSORIES: WIRELESS REMOTE THERMOSTAT WITH WALL BRACKET, INDOOR UNIT WALL MOUNTING BRACKET, 1" WASHABLE FILTER.
- PROVIDE CONDENSATE OVERFLOW SWITCH, DACA-CFS1.
- PROVIDE OUTDOOR UNIT WALL MOUNTED BRACKET, DACA-WB-*
- PROVIDE CONDENSATE PUMP MODEL DACA-CP-*, INSTALLED SEPARATELY INSIDE INDOOR UNIT CABINET.
- PROVIDE WIRED PROGRAMMABLE THERMOSTAT.

DUCTLESS MINI SPLIT SCHEDULE

MARK	MANUFACTURER	COOLING TOTAL BTUH	SENSIBLE COOLING BTUH	HEATING TOTAL BTUH	AIRFLOW CFM	HSPF2	SEER2	INDOOR MODEL	OUTDOOR UNIT MODEL	OUTDOOR UNIT VOLTS (VPH)	INDOOR UNIT WEIGHT	OUTDOOR UNIT WEIGHT	REFRIGERANT CHARGE	REFRIGERANT TYPE	OUTDOOR UNIT MCA	OUTDOOR UNIT MOP	REMARKS	COUNT
DSSI	DAIKIN	18000	14120	21600	605	9	20	FTX18BXVJU	RX18XVJU	208-230 / 1	31	97	3.3	R32	16.5	20		2

SINGLE ZONE VENT SCHEDULE

VENTILATION NOTE: ENSURE THAT SYSTEM'S OUTSIDE AIR RATES MATCH OR EXCEED THE LISTED VALUE FOR THE INDICATED ZONE/S.								
SPACE NO. NAME	ZONE AREA (FT ²)	ZONE POPULATION	PEOPLE OA RATE (CFM/PL)	AREA OA RATE (CFM/FT ²)	E, Z	UNOCOCO ZONE OA (CFM)	BREATHING ZONE OA (CFM)	ZONE OA (CFM)
1,2 BAY	689 SF	9	10	0.06 CFM/SF	0.8	52	71	89
3-8 BAY	2095 SF	7	10	0.06 CFM/SF	0.8	157	196	245
TOTAL	2784 SF	10				209		334



HVAC GENERAL NOTES

GENERAL

- ONLY NEW EQUIPMENT SHALL BE PROVIDED.
- ALL CONNECTIONS TO EQUIPMENT SHALL BE MADE WITH FLEXIBLE REGIONS FOR VIBRATION ISOLATION.
- ALL EQUIPMENT SHALL BE LABELED SO THAT USERS CAN IDENTIFY EACH PIECE OF EQUIPMENT. LABELS SHALL BE CONSISTENT WITH EQUIPMENT TAGS THAT ARE LISTED IN THE SCHEDULES WITH THESE DOCUMENTS. ANY ABOVE CEILING EQUIPMENT SHALL HAVE A LABEL PROVIDED ON THE CEILING BELOW THE UNIT FOR EASE OF LOCATING BY MAINTENANCE PERSONNEL.
- ALL EQUIPMENT SHALL BE INSTALLED PER MANUFACTURER'S WRITTEN INSTRUCTIONS.
- INSTALL PIPING AS HIGH AS POSSIBLE ABOVE CEILING.
- COORDINATE THE INSTALLATION OF PIPING WITH ELECTRICAL EQUIPMENT SO THAT THE REQUIRED CODE CLEARANCES TO ELECTRICAL EQUIPMENT IS MAINTAINED.
- PIPING INSTALLATIONS SHALL ALLOW FOR EQUIPMENT RECOMMENDED MAINTENANCE CLEARANCES. CONVENIENT ACCESS FOR REMOVAL OF FILTERS SHALL BE MAINTAINED.
- MATERIALS INSTALLED WITHIN A RETURN AIR PLENUM SHALL BE NONCOMBUSTIBLE.
- WHERE CONFLICTS BETWEEN LIGHT SWITCHES AND THERMOSTAT/HUMIDISTAT LOCATIONS, THE LIGHT SWITCH TAKES PRECEDENT. CONTROLLERS SHALL BE MOUNTED ADJACENT.

THERMOSTATS

- HEATING AND COOLING TO EACH ZONE MUST BE CONTROLLED INDIVIDUALLY BY A THERMOSTAT CONTROL. AT LEAST ONE HUMIDITY CONTROL DEVICE SHALL ALSO BE PROVIDED FOR EACH HUMIDITY CONTROL SYSTEM.
- THERMOSTATIC CONTROLS THAT CONTROL BOTH HEATING AND COOLING SHALL HAVE A DEADBAND OF 5°F MINIMUM WHERE THE SUPPLY OF HEATING AND COOLING ENERGY TO THE ZONE IS CAPABLE OF BEING SHUT OFF OR REDUCED TO A MINIMUM.
- ZONES NOT CONTINUOUSLY OPERATED OR WITH FULL HVAC LOAD DEMAND EXCEEDING 6000 BTU/HR (2 KW) SHALL BE PROVIDED WITH THERMOSTATIC SETBACK CONTROLS THAT ARE CONTROLLED BY EITHER AUTOMATIC TIME CLOCK OR PROGRAMMABLE CONTROL SYSTEM. THE SETBACK CONTROLS SHALL BE IN ACCORDANCE WITH FBC CHAPTER 4, C403.2.4.2.

FANS

- FOR EACH FAN, THE SELECTED FAN MOTOR SHALL BE SIZED WITHIN ALLOWABLE LIMITS AS DICTATED BY FBC CHAPTER 4, C403.2.1.2.2.

CONDENSATE PIPING

- CONDENSATE DRAIN PIPING SHALL BE SCHEDULE 40 PVC WITH SOLVENT WELD FITTINGS.
- ALL CONDENSATE DRAIN PIP SYSTEMS SHALL HAVE A BUILT TRAP AT EACH PIECE OF EQUIPMENT PER DETAILS.
- ALL LINES SHALL BE INSULATED WITH 3/4" ARMAFLEX FROM EQUIPMENT TO APPROVED DISPOSAL POINT OR OUTSIDE AT GRADE IN COMPLIANCE WITH FBC-M 307.2.1. OUTSIDE DISPOSAL AT EARTH SHALL BE MINIMUM 1 FOOT AWAY FROM BUILDING STRUCTURE AND FOUNDATION.
- TRAP AIR CONDITIONING CONDENSATE AND RUN TO LOCATION SHOWN ON PLANS. MECHANICAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE FIRST 2' OF CONDENSATE PIPE, INCLUDING TRAP. PLUMBING CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CONDENSATE PIPE AFTER 2' OF PIPE FROM THE UNIT, UP TO AND INCLUDING CONDENSATE TERMINATION.
- COVER ALL EXTERIOR CONDENSATE LINES WITH ALUMINUM JACKET, INSTALLED TO SHED WATER AND SECURED WITH STAINLESS STEEL BANDS 12" O.C.
- IF OTHERWISE UNSPECIFIED, TERMINATE CONDENSATE INTO STORM CONNECTION, OR ARCHITECT-APPROVED GRAVEL, GREEN PATCH AT LEAST 2' AWAY FROM BUILDING.

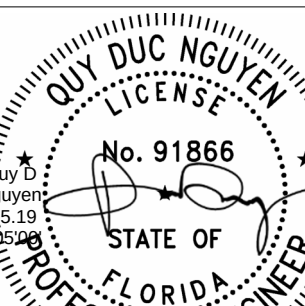
HVAC KEYED NOTES

1	NEW WALL MOUNTED MINI-SPLIT UNIT MOUNTED 8' ABOVE FINISHED FLOOR.
2	THERMOSTAT MOUNTED AT 48" A.F.F.
3	REFRIGERANT PIPING TO RESPECTIVE OUTDOOR UNIT, SIZE AND ROUTING PER MFRS. RECOMMENDATIONS.

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FWC STORAGE BUILDING

FWC-02329180
DEPARTMENT OF MANAGEMENT SERVICES
LAKE CITY, FLORIDA

CONSTRUCTION DOCUMENTS

PROJ. NO. 172224
DATE 05/22/2026
DRAWN ES
CHECKED BK
APPROVED QN
REVISION
REVISION DATE

HVAC FLOOR
PLANS & DETAILS

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