Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

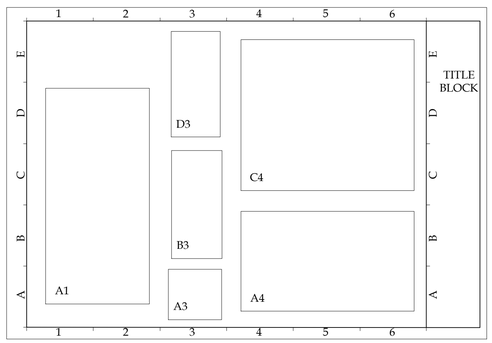
S.A. PROJECT # 24101.01
DATE: 10-08-2025

ARCHITECT:
SILVESTRI ARCHITECTS, P.C.
1321 MILLERSPORT HIGHWAY, SUITE 101
AMHERST, NY 14221
Phone: 716-691-0900
Fax: 716-691-4773
E-mail: davidg@silvestriarchitects.com
Contact: David Garry

STRUCTURAL ENGINEER:
PETRILLI STRUCTURAL & CONSULTING ENGINEERING, P.C.
245 KINSEY AVE., SUITE 100
KENMORE, NY 14217
Phone: 716-854-3508
E-mail: ajpetrilli@petrilliengineering.com
Contact: AJ Petrilli

M.E.P. ENGINEER:
KROMAC DESIGN, INC.
10225 MAIN STREET, SUITE 10B
CLARENCE, NY 14031
Phone: 716-803-8787
Fax: 716-407-0552
E-mail: kevin@kromacdesign.com
Contact: Kevin O'Donnell, PE, LEED AP

DRAWING AREA LOGIC



SHEET INDEX

TITLE SHEET

ARCHITECTURAL:

A-001 GENERAL NOTES
A-002 PARTITION TYPES & DETAILS
AD-101 BASEMENT & FIRST FLOOR DEMOLITION PLANS
AD-102 SECOND & THIRD FLOOR DEMOLITION PLANS
AD-103 FIRST & SECOND FLOOR DEMOLITION REFLECTED CEILING PLANS
AD-201 EXTERIOR DEMOLITION ELEVATIONS
AD-202 EXTERIOR DEMOLITION ELEVATIONS
A-101 BASEMENT & FIRST FLOOR PLANS
A-102 SECOND & THIRD FLOOR PLANS
A-103 FIRST & SECOND FLOOR REFLECTED CEILING PLANS
A-201 EXTERIOR ELEVATIONS
A-202 EXTERIOR ELEVATIONS
A-401 ENLARGED PLANS & ELEVATIONS
A-501 MILLWORK DETAILS
A-502 MILLWORK DETAILS
A-601 DOOR SCHEDULE & DETAILS
A-602 FINISH SCHEDULE
A-603 BASEMENT & FIRST FLOOR FINISH PLANS
A-604 SECOND & THIRD FLOOR FINISH PLANS

MECHANICAL:

M-100 SCHEDULES AND SPECIFICATIONS
M-101 BASEMENT AND FIRST FLOOR PLANS
M-102 SECOND AND THIRD FLOOR PLANS

PLUMBING:

P-100 SCHEDULES AND SPECIFICATIONS
P-101 BASEMENT AND FIRST FLOOR PLANS
P-102 SECOND AND THIRD FLOOR PLANS
P-103 PLUMBING RISERS
P-104 DETAILS

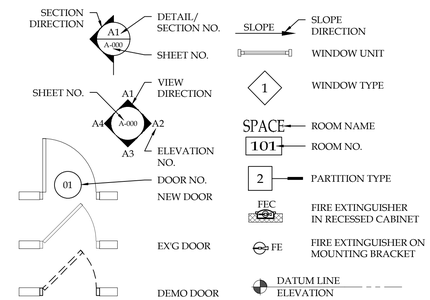
ELECTRICAL:

E-100 SCHEDULES AND SPECIFICATIONS
E-101 ELECTRICAL FLOOR PLANS - LIGHTING
E-102 ELECTRICAL FLOOR PLANS - LIGHTING
E-103 ELECTRICAL FLOOR PLANS - POWER
E-104 ELECTRICAL FLOOR PLANS - POWER
E-105 ELECTRICAL SPECIFICATIONS

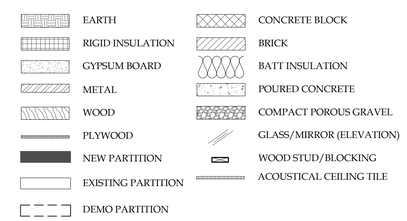
ABBREVIATIONS

AFF	ABOVE FINISH FLOOR
ACT	ACOUSTICAL CEILING TILE
AC	AIR CONDITION (ING)
ALT	ALTERNATE
ALUM	ALUMINUM
APPX	APPROXIMATE
ARCH	ARCHITECTURAL
AUTO	AUTOMATIC
BM	BEAM
BRG	BEARING
BM	BENCH MARK
BLK	BLOCK
BLKG	BLOCKING
BD	BOARD
BOT	BOTTOMS
BRK	BRICK
BEJ	BRICK EXPANSION JOINT
BC	BRICK COURSE
BLDG	BUILDING
BUR	BUILT-UP ROOFING
CLG	CEILING
CAB	CABINET
CPT	CARPET
CW	CASEWORK
CB	CATCH BASIN
CEM	CEMENT
CT	CERAMIC TILE
CHBD	CHALK BOARD
CLR	CLEAR
COL	COLUMN
CONC	CONCRETE
CMU	CONCRETE MASONRY UNIT
CONT	CONTINUOUS
CONTR	CONTRACTOR
CJ	CONTROL JOINT
CG	CORNER GUARD
CRS	COURSE
DET	DETAIL
DIA	DIAMETER
DIM	DIMENSION
DISP	DISPENSER
DN	DOWN
DS	DOWNSPOUT
DWG	DRAWING
DF	DRINKING FOUNTAIN
DIFF	DIFFUSER
EA	EACH
EIFS	EXTERIOR INSULATION & FINISH SYSTEM
ELEC	ELECTRICAL
EL	ELEVATOR
ELEV	ELEVATION
EQ	EQUAL
EF	EXHAUST FAN
EXIST EXG	EXISTING
EJ	EXPANSION JOINT
FB	FACE BRICK
FIN	FINISH (ED)
FA	FIRE ALARM
FEC	FIRE EXTINGUISHER CABINET
FHC	FIRE HOSE CABINET
FP	FIRE PROOFING
FL	FLOOR
FD	FLOOR DRAIN
FT	FOOT
FWC	FACE WALL COVERING
FTG	FOOTING
FDTN	FOUNDATION
FUR	FURRING
GAL	GALLON
GA	GAGE
GC	GENERAL CONTRACTOR
GL	GLASS
GB	GRAB BAR
GWB	GYPSUM WALL BOARD
GYP	GYPSUM
HDW	HARDWARE
WD	HARDWOOD
HVAC	HEATING, VENTILATING, & AIR CONDITIONING
HT	HEIGHT
HC	HOLLOW CORE
HM	HOLLOW METAL
HORIZ	HORIZONTAL
HB	HOSE BIB
HW	HOT WATER
INSUL	INSULATE (D) (ION)
INS GL	INSULATED GLASS
INV	INVERT
JAN	JANITOR
JT	JOINT
KIT	KITCHEN
KO	KNOCK OUT
LAM	LAMINATED
LAV	LAVATORY
LH	LEFT HAND
LGT	LENGTH
LT	LIGHT
LF	LINEAR FEET
LTL	LINTEL
LL	LIVE LOAD
LLH	LONG LEG HORIZONTAL
LLV	LONG LEG VERTICAL
LMF	LIGHT GAUGE METAL FRAMING
LVR	LOUVER
LP	LOW POINT
LVT	LUXURY VINYL TILE
MACH	MACHINE
MH	MANHOLE
MFR	MANUFACTURER
MAS	MASONRY
MO	MASONRY OPENING
MATL	MATERIAL
MAX	MAXIMUM
MECH	MECHANICAL
MEMB	MEMBRANE
MET	METAL
MTP	METAL TOILET PARTITION
MIN	MINIMUM
MISC	MISCELLANEOUS
MULL	MULLION
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
NOM	NOMINAL
NO	NUMBER
OC	ON CENTER
OPNG	OPENING
OPP	OPPOSITE
OPPH	OPPOSITE HAND
OH	OVERHEAD
PMBC	PRENGINEERED METAL BUILDING CONTRACTOR
PNT	PAINT (ED)
PNL	PANEL
PTD	PAPER TOWEL DISPENSER
PTR	PAPER TOWEL RECEPTACLE
PVMT	PAVEMENT
PGBD	PEG BOARD
PLAS	PLASTER
PLAM	PLASTIC LAMINATE
PL	PLATE
POL	POLISHED
PWD	PLYWOOD
PT	POINT
PSI	POUNDS PER SQ. INCH
PSF	POUNDS PER SQ. FOOT
PREFAB	PREFABRICATED
PREF	PREFINISHED
PROJ	PROJECTION
PL	PROPERTY LINE
QT	QUARRY TILE
RAD	RADIUS
RWL	RAIN WATER LEADER
RECPT	RECEPTACLE, ELECTRIC
REC	RECESS
REFR	REFRIGERATOR
REG	REGISTER
REINF	REINFORCE (D) (ING)
REQD	REQUIRED
RES	RECESS (ED)
RCP	REFLECTED CEILING PLAN
RET	RETURN
RA	RETURN AIR
RVS	REVERSE
REV	REVISION
RH	RIGHT HAND
ROW	RIGHT OF WAY
R	RISER
RD	ROOF DRAIN
RFG	ROOFING
RM	ROOM
RND	ROUND
SDL	SADDLE
STG	SEATING
SHTH	SHEATHING
SHT	SHEET
SHR	SHOWER
SIM	SIMILAR
SPKR	SPEAKER
SPEC	SPECIFICATIONS
SQ	SQUARE
SST	STAINLESS STEEL
SP	STAND PIPE
STD	STANDARD
SD	STORM DRAIN
SGT	STRUCTURAL GLAZED TILE
STRUCT	STRUCTURAL
SUSP	SUSPENDED
SW	SWITCH
SV	SHEET VINYL
TB	TACKBOARD
TEL	TELEPHONE
TEMP	TEMPERATURE
TEX	TEXTURE
THK	THICK (NESS)
THR	THRESHOLD
TP	TOILET PAPER HOLDER
T/O	TOP OF
TB	TOWEL BAR
TYP	TYPICAL
UCL	UNDER CABINET LIGHT
UC	UNDERCUT
UR	URINAL
VTR	VENT THRU ROOF
VENT	VENTILATOR
VERT	VERTICAL
VEST	VESTIBULE
VCT	VINYL COMPOSITE TILE
VIF	VERIFY IN FIELD
VWC	VINYL WALL COVERING
WSCT	WAINSCOT
WS	WEATHER STRIP
WT	WEIGHT
WWF	WELDED WIRE FABRIC
WCDF	WHEELCHAIR DRINKING FOUNTAIN
W/	WITH
W/O	WITHOUT
WD	WOOD

DRAFTING SYMBOLS



MATERIAL SYMBOLS



BUILDING DATA:

CONSTRUCTION TYPE: VB
OCCUPANCY: R3
SPRINKLERED: NO
STORIES: 3
GROSS FLOOR AREA: 2,595 SQ. FT.

ISSUE

2025-10-08 - ISSUED FOR PERMIT

SHEET IDENTIFICATION LOGIC

A-101

DISCIPLINE DESIGNATOR
SHEET TYPE DESIGNATOR
SEQUENCE NUMBER

DISCIPLINE DESIGNATOR	
G	GENERAL
C	CIVIL
L	LANDSCAPE
S	STRUCTURAL
A	ARCHITECTURAL
F	FIRE PROTECTION
P	PLUMBING
M	MECHANICAL
E	ELECTRICAL

SHEET TYPE DESIGNATOR	
0	GENERAL
1	PLANS
2	ELEVATIONS
3	SECTIONS
4	LARGE SCALE VIEWS
5	DETAILS
6	SCHEDULES & DIAGRAMS

Humboldt Pkwy Apartments
2 Agassiz Circle
Buffalo, NY 14214

SA PROJECT TEAM: PRINCIPAL: P.Silvestri POB CAPTAIN: D. Garry DRAFTER: B.Pacos INTERIORS: A. Nagle

S.A. PROJECT # 24101.01
DATE: 10-08-2025

GENERAL NOTES:

1. DO NOT SCALE DRAWINGS.

2. CONSTRUCTION SHALL CONFORM TO ALL APPLICABLE NEW YORK STATE BUILDING CODES, OSHA STANDARDS AND FIRE SAFETY CODE / RELEVANT SECTIONS OF THE N.F.P.A. & ANY LOCAL CODES BEING MORE RESTRICTIVE THAN THE MINIMUMS LISTED.

3. CONSTRUCTION MEANS, METHODS, TECHNIQUES AND CRAFTSMANSHIP ARE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR. G.C. SHALL VERIFY ALL DIMENSIONS AND CONDITIONS IN THE FIELD. CONTACT ARCHITECT IF MAJOR DISCREPANCIES OCCUR BETWEEN DRAWINGS AND EXISTING CONDITIONS.

4. THE CONTRACTOR IS REQUIRED TO INSPECT THE PROJECT SITE IN ORDER TO DETERMINE THE EXTENT OF THE REQUIRED WORK. THIS INSPECTION SHALL BE COMPLETED PRIOR TO THE SUBMISSION OF ANY PROPOSAL TO COMPLETE THIS PROJECT. INSPECTION TIMES SHALL BE COORDINATED WITH THE OWNER.

5. THE CONTRACTOR IS RESPONSIBLE FOR COMPLIANCE WITH ALL INFORMATION ON THE DRAWINGS.

6. THESE DOCUMENTS HAVE BEEN PREPARED BASED ON FIELD INSPECTIONS AND OTHER INFORMATION AVAILABLE AT THE TIME. ACTUAL FIELD CONDITIONS MAY REQUIRE MODIFICATION TO CONSTRUCTION DETAILS AND WORK QUANTITIES. THE CONTRACTOR SHALL BID & PERFORM THE WORK IN ACCORDANCE WITH THE FIELD CONDITIONS.

7. THE DRAWINGS, SPECIFICATIONS AND OTHER DOCUMENTS FOR THIS PROJECT WILL BE COMPLETED TO THE SCOPE OF THE PROJECT IN COMPLIANCE WITH THE OWNER AND DESIGN TEAM. ANY CHANGES TO THESE DRAWINGS, SPECIFICATIONS AND OTHER DOCUMENTS WILL ONLY BE DONE BY A CHANGE ORDER THAT IS APPROVED BY THE OWNER'S REPRESENTATIVE.

8. CONSIDERATION WILL NOT BE GRANTED FOR ANY ALLEGED MISUNDERSTANDINGS AS TO THE AMOUNT AND / OR SCOPE OF WORK TO BE PERFORMED. TENDER OF PROPOSAL SHALL CONVEY FULL AGREEMENT TO THE ITEMS, AND CONDITIONS INDICATED IN THE CONSTRUCTION DOCUMENTS. SHOULD THE CONTRACTOR FIND DISCREPANCIES OR OMISSIONS IN THE CONSTRUCTION DOCUMENTS OR BE IN DOUBT AS TO THE INTENT THEREOF, THE CONTRACTOR SHALL IMMEDIATELY OBTAIN CLARIFICATION FROM THE ARCHITECT PRIOR TO SUBMITTING A PROPOSAL FOR THE WORK.

9. ALL OWNER SUPPLIED ITEMS WILL BE COORDINATED WITHIN THE GENERAL CONTRACTOR'S CONSTRUCTION SCHEDULES PRIOR TO COMMENCEMENT OF ANY WORK.

10. THE CONTRACTOR SHALL COORDINATE HIS WORK AND SCHEDULE WITH THE OWNER FOR ALL BUILDING AND CONSTRUCTION SIGNAGE.

11. THE CONTRACTOR IS RESPONSIBLE FOR THE COORDINATION OF HIS WORK AND SCHEDULE WITH WORK BEING PERFORMED BY OTHERS AND THE USER/OWNER OF THE BUILDING.

12. ALL DIMENSIONS SHALL HAVE PRECEDENCE OVER SCALE. DO NOT SCALE DRAWINGS. ALL DIMENSIONS ARE TO FACE OF CONCRETE OR MASONRY, CENTERLINE OF COLUMNS AND BEAMS, AND FINISH TO FINISH, UNLESS OTHERWISE NOTED.

13. THE STRUCTURAL, MECHANICAL, ELECTRICAL AND PLUMBING DRAWINGS ARE SUPPLEMENTARY TO THE ARCHITECTURAL DRAWINGS. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO CHECK WITH THE ARCHITECTURAL DRAWINGS BEFORE THE INSTALLATION OF STRUCTURAL, MECHANICAL, ELECTRICAL AND PLUMBING WORK. ANY DISCREPANCIES BETWEEN THE ARCHITECT'S AND ENGINEER'S DRAWINGS AND SPECIFICATIONS SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION FOR CLARIFICATION PRIOR TO PROCEEDING WITH SAID WORK.

14. DETAILS MARKED "TYPICAL" SHALL APPLY IN ALL CASES UNLESS SPECIFICALLY INDICATED OTHERWISE.

15. ALL SYMBOLS AND ABBREVIATIONS USED ON THE DRAWINGS ARE CONSIDERED TO BE CONSTRUCTION STANDARDS. IF THE CONTRACTOR HAS QUESTIONS REGARDING SOME, OR THEIR EXACT MEANING, THE ARCHITECT SHALL BE NOTIFIED FOR CLARIFICATION.

16. CONTRACTOR SHALL VERIFY AND ESTABLISH THE LOCATIONS AND ELEVATIONS OF ALL UTILITIES WITHIN THE WORK AREA, AND SHALL COORDINATE WITH THE OWNER AND THE UTILITY COMPANIES PRIOR TO THE START OF THE PROJECT.

17. THE CONTRACTOR SHALL PROVIDE ALL SHORING AND BRACING REQUIRED TO ADEQUATELY PROTECT PERSONNEL AND ADJACENT PROPERTY AND TO INSURE SAFETY OF THE STRUCTURE THROUGHOUT THE CONSTRUCTION PERIOD.

18. ALL CEILING HEIGHTS AS SHOWN ON DETAILS OR PLANS OR NOTES ARE FROM TOP OF CONCRETE DECK TO FINISH CEILING. USE OF THE TERM ABOVE FINISH FLOOR (A.F.F.) MEANS MEASURED FROM THE TOP OF CONCRETE DECK. CONTRACTOR SHALL ALLOW FOR AND COORDINATE WORK WITH FLOOR FINISH MATERIAL AND INSTALLATION METHOD.

19. PROVIDE INDEPENDENT SUSPENSION FOR ALL LIGHT FIXTURES. SUSPENSION FOR CEILING AND LIGHT FIXTURES SHALL BE INDEPENDENT OF SUSPENSION FOR DUCT WORK.

20. ALL EQUIPMENT AND MATERIALS INSTALLED IN THIS JOB SHALL BE NEW AND FREE OF ANY DEFECTS UNLESS OTHERWISE NOTED.

21. CONTRACTORS SHALL RECORD ALL DEVIATIONS FROM THE DESIGN DOCUMENTS IN THE DRAWINGS, AND PROVIDE A COPY TO THE ARCHITECT UPON THE COMPLETION OF WORK.

22. PROVIDE APPROVED SEPARATION BY MEANS OF COATINGS, GASKETS, OR OTHER EFFECTIVE MEANS TO PREVENT GALVANIC CORROSION BETWEEN ALL DISSIMILAR METALS.

23. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ANY DAMAGE CAUSED BY THE CONSTRUCTION OPERATIONS OF THIS PROJECT TO ADJACENT PROPERTY, UTILITIES, PAVEMENT, LANDSCAPING, STRUCTURES OR IMPROVEMENTS OF ANY KIND. THE GENERAL CONTRACTOR SHALL REPAIR ALL SUCH DAMAGED ITEMS TO THE CONDITION THEY WERE IN PRIOR TO COMMENCEMENT OF CONSTRUCTION ACTIVITIES OR BETTER.

24. WHERE IT IS NECESSARY TO INSURE STABILITY, CONTRACTOR IS TO PROVIDE ADDITIONAL ANCHORING AND/OR BLOCKING IN STUD PARTITIONS OR BRACE PARTITIONS ABOVE CEILINGS.

25. ROOM IDENTIFICATION AND INTERIOR SIGNAGE BY OWNER, SIGNAGE SHALL COMPLY WITH ADA REQUIREMENTS.

26. CONTRACTOR SHALL PROVIDE AND INSTALL FIRE EXTINGUISHERS PER CODE, INCLUDING NFPA 10, AND AS DIRECTED BY THE LOCAL FIRE DEPARTMENT THROUGHOUT BUILDING. FIRE EXTINGUISHER CABINETS SHALL NOT PROJECT MORE THAN 4" BEYOND THE FACE OF THE WALL RECESSED FIRE EXTINGUISHER CABINETS IN FIRE RATED WALLS SHALL HAVE THE SAME FIRE RATING AS THE WALL.

27. DIMENSIONS TO EXTERIOR WALLS ARE ASSUMED FACE OF FOUNDATION WALL UNLESS OTHERWISE NOTED. ALL INTERIOR DIMENSIONS ARE TAKEN FROM FACE OF FINISHED WALL. ALL EXTERIOR DIMENSIONS ARE TO FACE OF SHEATHING, UNLESS OTHERWISE NOTED.

28. BEFORE SUBMITTING BID, EXAMINE ALL DRAWINGS RELATED TO THE WORK, BECOME FULLY INFORMED AS TO THE EXTENT AND CHARACTER OF THE WORK OF ALL TRADES AND ITS RELATION TO THE WORK UNDER THE CONTRACT. NO CONSIDERATIONS WILL BE GIVEN FOR ALLEGED MISUNDERSTANDING OF THE MATERIALS TO BE FURNISHED OR THE WORK TO BE DONE.

29. CONTRACTOR SHALL REVIEW AND SUBMIT SHOP DRAWINGS SUFFICIENTLY IN ADVANCE OF THE WORK TO ALLOW PROPER TIME FOR REVIEW. MATERIALS SHALL NOT BE FABRICATED OR DELIVERED TO THE SITE BEFORE THE SHOP DRAWINGS HAVE BEEN REVIEWED AND APPROVED BY THE OWNER'S REPRESENTATIVE.

30. ALL SUBSTITUTE MANUFACTURERS, EQUIPMENT, MATERIALS AND PRODUCTS SHALL BE APPROVED BY THE OWNER'S REPRESENTATIVE. THE CONTRACTOR IS RESPONSIBLE FOR ALL ASSOCIATED COSTS TO ANY AND ALL BUILDING COMPONENTS THAT ARE AFFECTED BY THE SUBSTITUTIONS. ADDITIONAL COSTS INCLUDE ANY REDESIGN THAT IS REQUIRED DUE TO THE SUBSTITUTION.

31. DO NOT SCALE DRAWINGS, THE DIMENSIONS SHOWN ON THE PLANS MAY VARY FROM THE ACTUAL DIMENSIONS IN THE FIELD. IT IS, THEREFORE, IMPERATIVE THAT THE CONTRACTOR, PRIOR TO COMMENCEMENT OF WORK, TAKE EXACT MEASUREMENTS TO VERIFY ALL DIMENSIONS SHOWN ON THE PLANS AND SHOP DRAWINGS. ALL WORKING DRAWINGS PREPARED BY THE CONTRACTOR SHALL INCLUDE A STATEMENT CERTIFYING THAT THOSE DRAWINGS HAVE BEEN PREPARED IN ACCORDANCE WITH THE FIELD MEASURED DIMENSIONS.

32. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY AND ALL DISCREPANCIES BETWEEN FIELD CONDITIONS AND THE CONTRACT DOCUMENTS BEFORE PROCEEDING WITH THAT PORTION OF THE WORK. FAILURE TO NOTIFY THE ARCHITECT WILL NOT RELIEVE THE CONTRACTOR OF RESPONSIBILITY TO COMPLY WITH THE DOCUMENTS. THE CONTRACTOR SHALL CORRECT ANY AND ALL WORK ARISING FROM SUCH FAILURE AND COORDINATE DISCREPANCIES TO THE SATISFACTION OF THE ARCHITECT WITHOUT ADDITIONAL COST TO THE OWNER. RECOMMENDED BY MANUFACTURER.

33. THE LOCATION FOR ALL ITEMS WHEN ON THE DRAWINGS OR CALLED FOR IN THE SPECIFICATIONS THAT ARE NOT DEFINITELY FIXED BY DIMENSIONS ARE DIAGRAMMATIC. THE EXACT LOCATIONS NECESSARY TO SECURE THE BEST CONDITIONS AND RESULTS MUST BE DETERMINED AT THE PROJECT AND SHALL HAVE THE APPROVAL OF THE OWNER'S REPRESENTATIVE BEFORE BEING INSTALLED. DO NOT SCALE DRAWINGS. THE CONTRACTOR SHALL FURNISH AND INSTALL, WITHOUT ADDITIONAL REMUNERATION, ANY COMPONENT NECESSARY TO COMPLETE THE SYSTEMS IN ACCORDANCE WITH THE BEST PRACTICE OF THE TRADE.

34. DATA, COMMUNICATION, CABLE, AND SECURITY SYSTEMS ARE PROVIDED BY THE OWNER'S VENDORS. HOWEVER THE ELECTRICAL CONTRACTOR SHALL PROVIDE APPROPRIATE WALL BOXES, CONDUIT WITH PULL STRINGS, ETC. AS REQUIRED FOR ROUGH-IN CONDITIONS. ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR COORDINATING THE LOCATION OF THESE ITEMS WITH THE OWNER'S VENDORS. ADAAG COMPLIANCE SHALL APPLY.

35. MECHANICAL, ELECTRICAL, AND PLUMBING, ARE SCHEMATIC IN NATURE. THEREFORE, IT IS THE GENERAL CONTRACTOR'S RESPONSIBILITY TO COORDINATE THE ROUTING OF THESE TRADES, AS WELL AS, THE OWNER'S WORK TO ASSURE THAT THESE SYSTEMS DO NOT CONFLICT WITH THE ARCHITECTURAL AND STRUCTURAL ELEMENTS OF THE BUILDING. IF THE GENERAL CONTRACTOR ROUTE THESE ITEMS TO AVOID A CONFLICT, THEN THEY SHALL NOTIFY THE ARCHITECT PRIOR TO STARTING ANY RELATED WORK.

36. CONTRACTOR TO PROTECT ALL NEW WORK DURING CONSTRUCTION AND REPLACE DAMAGED MATERIAL IN KIND.

37. ALL GYPSUM WALL BOARD TO BE TAPED AND SANDED AT INTERSECTION OF CONSTRUCTION (NO. "J" MOLD)

38. PROVIDE CORNER BEAD AT ALL EXPOSED GYPSUM WALL BOARD CORNERS.

39. DOOR OPENINGS SHALL BE LOCATED 4" FROM THE NEAREST FACE OF WALL IN MASONRY WALL CONSTRUCTION, UNLESS OTHERWISE NOTED.

40. CONTRACTOR SHALL PROVIDE ALL MATERIALS, FABRICATION, LABOR AND SUPERVISION, ERECTION EQUIPMENT AND APPLIANCES REQUIRED TO INSTALL ALL EQUIPMENT SHOWN ON DRAWINGS AS INDICATED IN THE SPECIFICATIONS.

41. THE TERM "PROVIDE" SHALL MEAN "FURNISH AND INSTALL, INCLUDING ALL LABOR, EQUIPMENT, MATERIALS AND PRODUCTS," UNLESS OTHERWISE NOTED.

42. CONTRACTOR SHALL COORDINATE HER/HIS WORK WITH THE OWNER SO THAT THERE IS NO INTERFERENCE WITH OWNER'S PERSONNEL OR WORK SCHEDULE.

43. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INITIATING, MAINTAINING, AND SUPERVISING ALL SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE PERFORMANCE OF THE CONTRACT.

44. SAFE WORKING CONDITIONS ARE ALL SAFETY REQUIREMENTS ESTABLISHED BY JURISDICTIONAL AGENCIES AND/OR THE OWNER SHALL BE OBSERVED. WHERE CONFLICTS EXIST, THE MORE STRINGENT REQUIREMENTS SHALL APPLY. CARE MUST BE EXERCISED TO AVOID ENDANGERING PERSONNEL OR THE STRUCTURE.

45. CONTRACTOR SHALL REMOVE AND PROPERLY DISPOSE OF ALL DEBRIS FROM SITE AND LEAVE THE WORK AREA BROOM CLEAN ON A DAILY BASIS AND PROVIDE DUMPSTER SERVICE. PLACE DUMPSTERS AS DIRECTED BY THE "OWNER'S REPRESENTATIVE"

46. CONTRACTOR SHALL FURNISH ALL SCAFFOLDING, HOISTING EQUIPMENT AND ANY OTHER EQUIPMENT THAT MAY BE REQUIRED TO PERFORM THE WORK INDICATED IN A SAFE AND ORDERLY MANNER.

47. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO INSURE AGAINST DAMAGE TO EXISTING WORK TO REMAIN IN PLACE. ANY DAMAGE TO SUCH WORK SHALL BE REPAIRED OR REPLACED TO THE SATISFACTION OF THE OWNER AT NO ADDITIONAL COST.

48. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING AND PAYING FOR ALL PERMITS AND APPROVALS NECESSARY FOR THE COMPLETION OF THE PROJECT.

49. ALL NEW MATERIALS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURERS LATEST WRITTEN INSTRUCTIONS AND SPECIFICATIONS.

50. THE CONTRACTOR SHALL COORDINATE ALL FINISHES AND COLOR SELECTIONS WITH THE OWNER.

51. ALL FASTENERS INTO PRESSURE TREATED LUMBER ARE TO BE HOT DIPPED GALVANIZED OR STAINLESS STEEL AS RECOMMENDED BY MANUFACTURER.

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing.These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015515 STATE OF NEW YORK

TITLE:

GENERAL NOTES

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY AMHERST, NY 14221
PH. 716.691.0900
FAX 716.691.4773

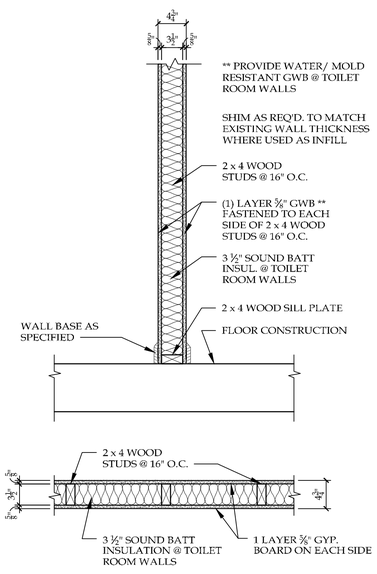
SA JOB #: 24101.01

DATE: 10-08-25

DRAWING #: A-001

GENERAL WALL NOTES

- SEE SPECIFICATIONS FOR APPLICATIONS OF GYPSUM PRODUCTS, UNLESS NOTED ON DRAWINGS. REFER TO SPECIFICATIONS FOR SPECIAL APPLICATIONS, THICKNESS, AND TYPES. (I.E. MOLD & MOISTURE RESISTANCE, TILE BACKER BOARDS, ETC.)
- REFER TO THE LATEST EDITION OF UNDERWRITERS LABORATORIES, INC. FIRE RESISTANCE DIRECTORY FOR ADDITIONAL REQUIREMENTS ON UL RATED ASSEMBLIES AS NOTED IN THE WALL SCHEDULE.
- USE ONLY PARTITIONS IDENTIFIED ON THE PLANS.
- STC = SOUND TRANSMISSION CLASS - REFER TO THE WALL SCHEDULE IN PLAN FOR WALLS THAT ARE SOUND RATED.
- ALL SEALANTS IN RATED WALL LOCATIONS REFERENCED IN THE WALL TYPE DETAILS SHALL BE SELECTED AND INSTALLED IN ACCORDANCE WITH THE MINIMUM REQUIREMENTS OF THE UNDERWRITERS LABORATORIES, INC FIRE RESISTANCE DIRECTORY. IN ADDITION TO FIRE RESISTANCE, WALL LOCATIONS CALLED OUT WITH REQUIRED ACOUSTICAL VALUE, AS NOTED IN WALL SCHEDULE, SHALL HAVE SEALANTS THAT MAINTAIN THE MINIMUM SOUNDS VALUE OF THE WALL PARTITION.
- FIRE CAULK ALL PENETRATIONS IN RATED WALL ASSEMBLIES.
- ASSEMBLIES SHOULD BE AIRTIGHT. HAIRLINE CRACKS AND HOLES ARE NOT ALLOWED.
- RECESSED WALL FIXTURES SUCH AS CABINETS, OUTLETS, AND OTHER ITEMS WHICH PENETRATE THE GYPSUM BOARD SURFACE SHOULD NOT BE LOCATED BACK TO BACK IN THE SAME STUD CAVITY.
- ANY OPENINGS CUT FOR ANY FIXTURES SHALL BE CAREFULLY CUT TO SIZE, PROPERLY FASTENED, INSULATED PER WALL ASSEMBLY AND PROPERLY CAULKED.
- THE ENTIRE PERIMETER OF A SOUND INSULATING ASSEMBLY MUST BE MADE AIRTIGHT TO PREVENT SOUND FROM "FLANKING".
- AN ACOUSTICAL SEALANT SHOULD BE USED TO SEAL BETWEEN THE SOUND INSULATING ASSEMBLY AND ALL DISSIMILAR ASSEMBLIES AND BETWEEN THE ASSEMBLY AND SIMILAR SURFACES WHERE PERIMETER RELIEF IS REQUIRED. TAPING AND CAULKING OF GYPSUM BOARD WALL AND WALL-CEILING INTERSECTIONS PROVIDES AN ADEQUATE AIR SEAL AT THESE LOCATIONS.
- ASTM RECOMMENDED PRACTICES E-497 SHOULD BE FOLLOWED FOR GOOD SOUND CONTROL. ALSO CONSULT THE MANUFACTURER OF THE GYPSUM BOARD FOR ANY SPECIAL RECOMMENDATIONS RELATING TO THEIR SYSTEM.

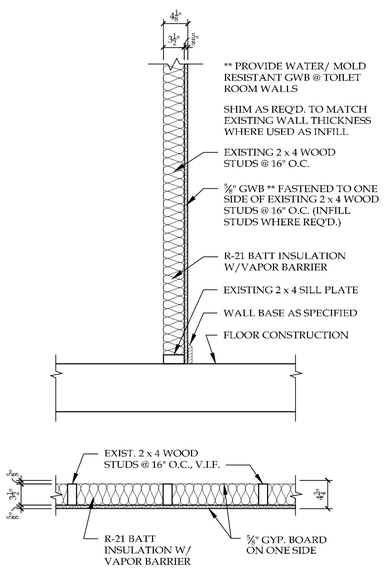


1 STANDARD ACOUSTICAL 2 x 4 PARTITION
NEW STUD WALL OR INFILL

USE MOISTURE & MOLD RESISTANT GYP. BD. AT ALL WET LOCATIONS

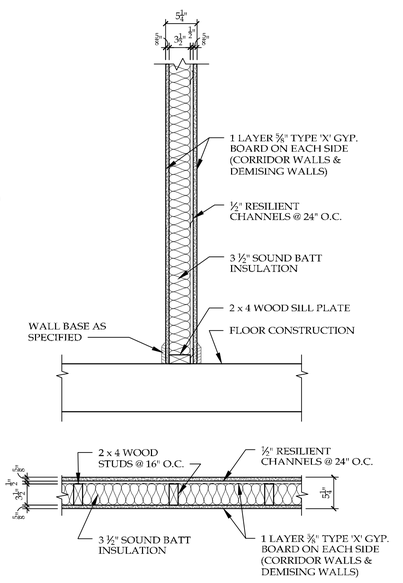
1A STANDARD 2 x 4 PARTITION
NO SOUND BATT INSULATION REQ'D.

1B STANDARD 2 x 6 PARTITION
NO SOUND BATT INSULATION REQ'D.



2 ONE-SIDED 2 x 4 PARTITION
AT EXISTING WALL STUDS

USE MOISTURE & MOLD RESISTANT GYP. BD. AT ALL WET LOCATIONS



3 ONE-HOUR RATED DEMISING WALL
UL Design No. U305
- **BEARING WALL RATING - 1 HR.**
- **INSTALL ACOUSTICAL SEALANT @ TOP & BOTTOM OF ALL DEMISING WALLS.**
- **STC 50 MIN.**

3A ONE-HOUR RATED DEMISING WALL
- **EXISTING 2 x 4 STUDS**

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:

		PRINCIPAL	P.Silvestri
PROJ. ARCH.		DRAFTER	B.Pacos
JOB CAPT.	D.Garry	INTERIORS	A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015515 STATE OF NEW YORK

TITLE:

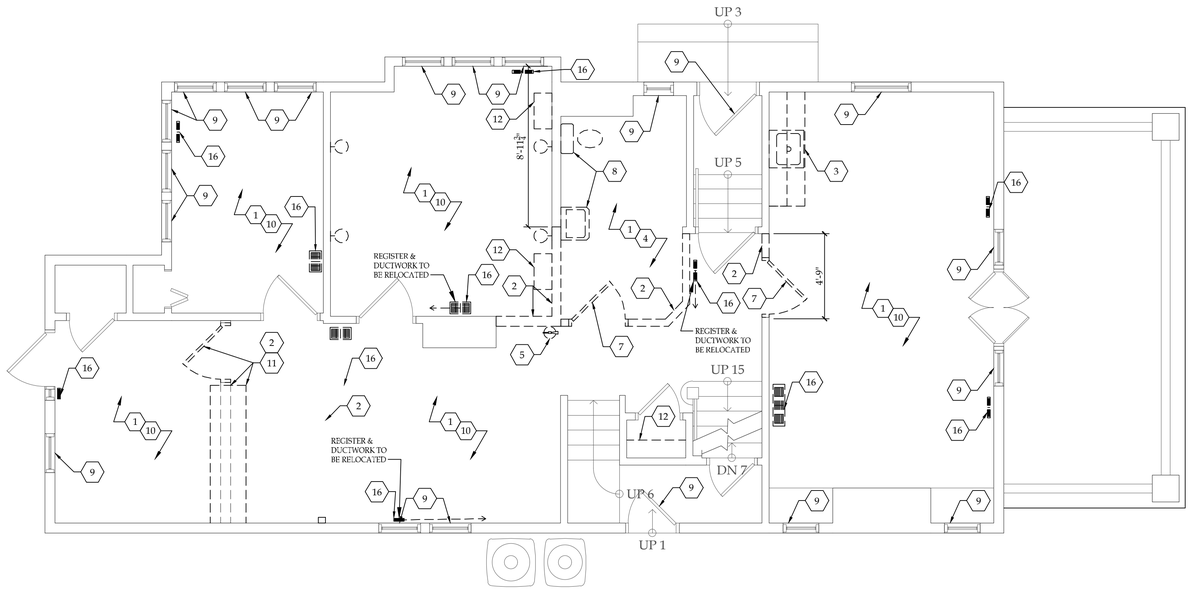
PARTITION TYPES & DETAILS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY AMHERST, NY 14221
PH. 716.691.0900
FAX 716.691.4773

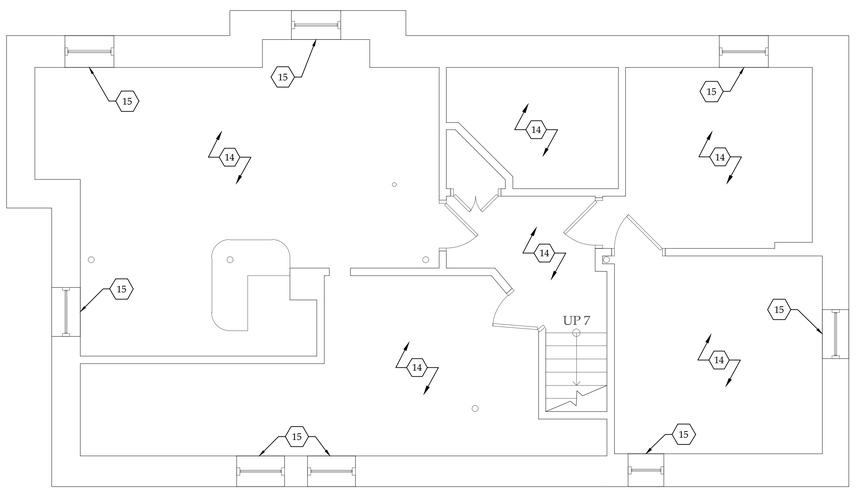
SA JOB #: 24101.01

DATE: 10-08-25

DRAWING #: A-002



C1 FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"



A1 BASEMENT PLAN
SCALE: 1/4" = 1'-0"

(X) DEMOLITION PLAN NOTES:

1. REMOVE EXISTING CARPETING OR FLOORING MATERIAL & RUBBER COVE BASE OR SHOE MOLDING THROUGHOUT - FLOORS & STEPS - INCLUDING ANY TACK STRIPS AND ADHESIVES DOWN TO EXISTING WOOD SUB FLOOR OR TREADS. INFILL, CLEAN & OTHERWISE PREPARE ALL SURFACES AS REQUIRED FOR THE INSTALLATION OF NEW FINISHES, (SEE FLOOR FINISH PLANS & SCHEDULES).
2. CAREFULLY REMOVE EXISTING WALL PARTITION IN IT'S ENTIRETY OR TO THE EXTENT SHOWN DASHED. BRACE & SHORE ALL CONSTRUCTION TO REMAIN AS REQ'D. TO MAINTAIN STRUCTURAL INTEGRITY, (SEE STRUCTURAL DWGS.) DISCONNECT & REMOVE ALL PLUMBING & ELECTRICAL DEVICES - INCLUDING LIGHT FIXTURES, SWITCHES, OUTLETS, ALL ASSOCIATED WIRING, JUNCTION BOXES, CONDUITS FIRE ALARMS, STROBES, WATER SUPPLY & DRAIN LINES, ETC. BACK TO SOURCE. COORDINATE ALL DEMOLITION WORK W/MEP DEMOLITION DRAWINGS. COORDINATE SALVAGE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
3. DISCONNECT, REMOVE & DISPOSE OF EXISTING SINK, PAPER TOWEL DISPENSER, BASE & WALL CABINETS IN THEIR ENTIRETY, (SEE MEP DEMOLITION DWGS.), COORDINATE SALVAGE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
4. CAREFULLY REMOVE EXISTING CERAMIC WALL TILE INCLUDING BACK SPLASH & TILE BASE. INFILL, CLEAN & OTHERWISE PREPARE ALL SURFACES AS REQUIRED FOR THE INSTALLATION OF NEW FINISHES, (SEE FLOOR FINISH PLANS & SCHEDULES).
5. REMOVE EXISTING WALL MOUNTED FIRE EXTINGUISHER, MOUNTING HARDWARE & SIGNAGE. COORD. SALVAGE &/OR DISPOSAL WITH OWNER.
6. DISCONNECT & REMOVE ILLUMINATED EMERGENCY LIGHT OR EXIT SIGN & ALL ASSOCIATED WIRING, SURFACE MOUNTED CONDUIT & JUNCTION BOXES. COORDINATE ALL ELECTRICAL DEMOLITION WITH MEP CONTRACTOR & ELECTRICAL DRAWINGS.
7. REMOVE EXISTING DOOR & ASSOCIATED HARDWARE & EITHER STORE FOR POSSIBLE REUSE OR COORDINATE DISPOSAL WITH OWNER.
8. DISCONNECT & REMOVE TOILET, SINK, SHOWER, AUTOMATIC PAPER TOWEL DISPENSER, SOAP DISPENSER, ETC. (SHOWN DASHED). TEMPORARILY CAP WATER SUPPLY, VENT & DRAIN LINES TO THE EXTENT REQUIRED TO ALLOW FOR NEW FINISH & FIXTURE INSTALLATIONS, (COORD. ALL DEMOLITION W/PLUMB. & ELECT. DWGS.)
9. ~~REMOVE & DISPOSE OF ALL EXISTING WINDOW SHADES, CURTAINS & ASSOCIATED MOUNTING HARDWARE THROUGHOUT.~~
10. ~~DISCONNECT & CAREFULLY REMOVE ALL ABANDONED DATA EQUIPMENT INCLUDING ALL ASSOCIATED RACKS, CABLES, COMPUTER PORTS, OUTLETS, INTEGRATED CIRCUITS, ETC. THROUGHOUT ENTIRE HOUSE. COORDINATE SALVAGE AND/OR DISPOSAL OF ALL DEVICES & EQUIPMENT WITH OWNER.~~
11. REMOVE HALF-WALL, COUNTERTOP, & GATE - COORDINATE DISPOSAL WITH OWNER.
12. REMOVE & DISPOSE OF EXIST. WALL-MOUNTED SHELVING.
13. REMOVE PEELING MORTAR & EFFLORESCENCE WHERE OCCURS. REPAIR, RE-POINT & CLEAN BRICK VENEER & EXPOSED FOUNDATION WALLS WHERE NECESSARY AT ENTIRE BUILDING PERIMETER - FULL HEIGHT - INCLUDING BRICK CHIMNEYS & FRONT PORCH.
14. ALL BASEMENT FLOOR & WALL SURFACES ARE TO BE CLEANED & PREPARED TO THE EXTENT REQUIRED FOR NEW FINISHES. COORDINATE EXACT SCOPE OF BASEMENT WORK WITH OWNER.
15. ~~EXISTING BASEMENT WINDOWS TO BE REPAIRED, RE-CAULKED, RE-GLAZED WHERE REQ'D., OR NOT, NOTED IN KIND. G.C. SHALL ENSURE WATER-TIGHTNESS @ ALL LOCATIONS.~~
16. REMOVE FLOOR MOUNTED AIR DIFFUSER GRATE & STORE FOR POSSIBLE REPAIR, REFINISHING & REUSE, CLEAN & PREPARE OPENING FOR GRATE REINSTALLATION OR REPLACEMENT, TYP.
17. REMOVE & DISPOSE OF ALL SUSPENDED CEILING TILES THROUGHOUT. IN SOME CASES THE SUSPENDED GRID SYSTEM SHALL REMAIN & BE REPAINTED/MODIFIED TO SUIT NEW LAYOUT, COORDINATE REMOVALS WITH REFLECTED CEILING PLANS.
18. DISCONNECT & REMOVE EXISTING RECESSED OR SURFACE MOUNTED CEILING LIGHT FIXTURES, COORDINATE THE REWORKING OF ALL ELECTRICAL - SWITCHES, OUTLETS, DEVICES, ETC. WITH ELECTRICAL CONTRACTOR PRIOR TO ANY ELECTRICAL DEMOLITION WORK. THE ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR DISCONNECTING APPLICABLE CIRCUITS. COORDINATE SALVAGE, REUSE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
19. REMOVE CEILING BULKHEAD IN ITS ENTIRETY.

GENERAL DEMOLITION NOTES:

- THE CONTRACTOR IS TO VERIFY ALL EXISTING CONDITIONS PRIOR TO STARTING DEMOLITION OR CONSTRUCTION AND IS TO REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO PROCEEDING.
- THE CONTRACTOR IS TO PROTECT EXISTING WALLS, FLOORS & ANY OTHER ITEMS TO REMAIN DURING CONSTRUCTION.
- THE CONTRACTOR WILL BE REQUIRED TO REMOVE ALL ITEMS INDICATED, IMPLIED OR OTHERWISE NECESSARY TO ALLOW FOR NEW CONSTRUCTION.
- THE CONTRACTOR IS RESPONSIBLE FOR THE LEGAL DISPOSAL OF ALL DEMOLISHED ITEMS FROM THE SITE. ALL DEMOLISHED ITEMS TO BE DISPOSED OF IN ACCORDANCE WITH ALL FEDERAL, STATE AND LOCAL LAWS AND REGULATIONS.
- DEMO CONTRACTOR TO PROVIDE DUMPSTERS & MEANS OF MATERIAL REMOVAL FROM SITE, IN ACCORDANCE WITH ALL APPLICABLE REGULATIONS & AUTHORITIES HAVING JURISDICTION.
- DEMO CONTRACTOR TO CARRY FORTH DAILY CLEAN UP OF SITE.
- DEMO CONTRACTOR TO PROVIDE PROOF OF INSURANCE TO ARCHITECT AND OWNER.
- DEMO CONTRACTOR IS RESPONSIBLE FOR CONTINUOUS ON SITE SUPERVISION.
- CONTRACTOR SHALL SHORE & BRACE ANY FLOOR, WALL OR ROOF SYSTEM INVOLVED IN SUBSTANTIAL DEMOLITION THAT COULD EFFECT THE STRUCTURAL INTEGRITY OF THE BUILDING.
- ANY ITEM NOT SPECIFICALLY CALLED OUT TO BE REMOVED OR RELOCATED, BUT NECESSARY TO DO AS PART OF THE PROJECT, SHALL BE REMOVED & STORED ON SITE IF REQUIRED.
- WALLS, DOORS & EQUIPMENT NOT DASHED ARE EXISTING TO REMAIN.
- ALL DOORS, FRAMES & ASSOCIATED HARDWARE THAT ARE TO BE REMOVED WITHIN DEMOLITION AREA SHALL BE SALVAGED & TURNED OVER TO OWNER OR STORED AND REUSED ELSEWHERE WITHIN PROJECT AREA. COORDINATE ALL SALVAGE & REUSE WITH OWNER.
- PATCH & REPAIR EXISTING SURFACES DAMAGED BY DEMOLITION. ALL REPAIR WORK SHALL MATCH EXISTING, ADJACENT MATERIALS & METHODS.
- ALL EXISTING SURFACES LEFT EXPOSED AFTER DEMOLITION SHALL BE PROTECTED AND SAFEGUARDED FROM EXPOSURE FROM WEATHER AND OR DAMAGE FROM CONSTRUCTION DURING CONSTRUCTION.
- THIS DEMOLITION DRAWING ONLY PROVIDES A BASIC SCOPE OF WORK AND SHOULD NOT BE REFERENCED FOR OTHER TRADE WORK.
- REMOVAL OF ALL LEAD AND ASBESTOS MATERIALS SHALL BE IN ACCORDANCE WITH ALL APPLICABLE LAWS, ORDINANCES, OSHA STANDARDS AND APPLICABLE CODES.

NOTES:

- *THESE FLOOR PLANS ARE DIAGRAMMATIC. CONTRACTOR SHALL FIELD VERIFY LOCATIONS FOR ALL ITEMS WITHIN BUILDING.*
- *IN GENERAL, ALL EXISTING ELECTRICAL, MECHANICAL & PLUMBING SYSTEMS WILL REMAIN AND BE AUGMENTED AS NECESSARY.*
- *COORDINATE ALL DEMOLITION WORK WITH THE MECHANICAL, PLUMBING & ELECTRICAL DRAWINGS*

DEMO PLAN SYMBOL LEGEND:

= EXISTING WALL TO BE REMOVED

= EXISTING WALL TO REMAIN (CONCRETE, BRICK, CMU OR STUDS)

= EXISTING DOOR TO BE REMOVED

= EXISTING DOOR TO REMAIN

= EXISTING WINDOW TO BE REMOVED

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:
10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:

		PRINCIPAL	P.Silvestri
PROJ. ARCH.		DRAFTER	B.Pacos
JOB CAPT.	D.Garry	INTERIORS	A.Nagle

SEAL:

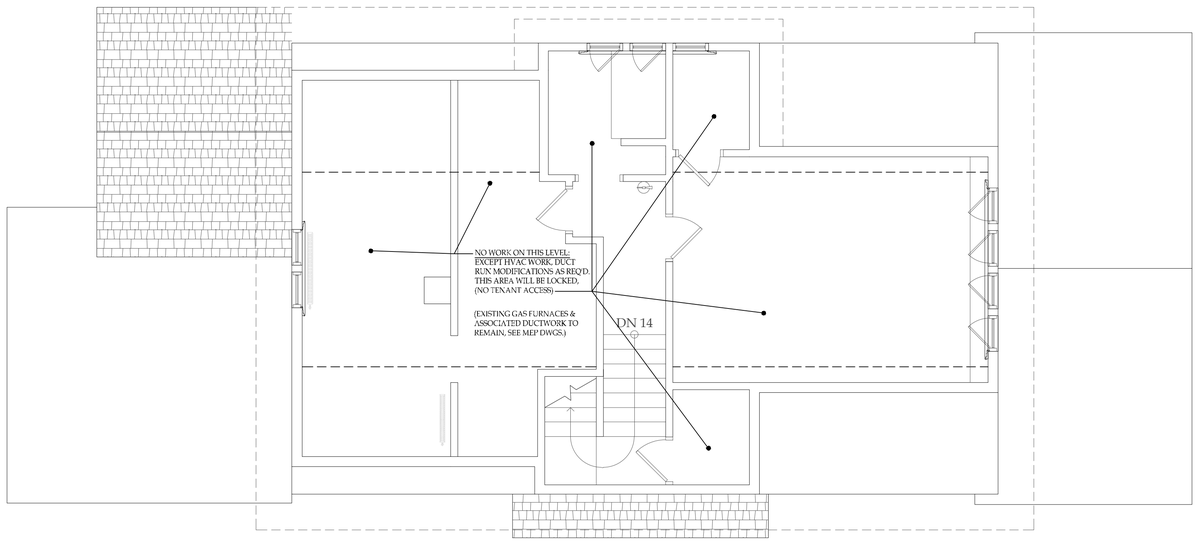
REGISTERED ARCHITECT PHILIP SILVESTRI 015516 STATE OF NEW YORK

TITLE:

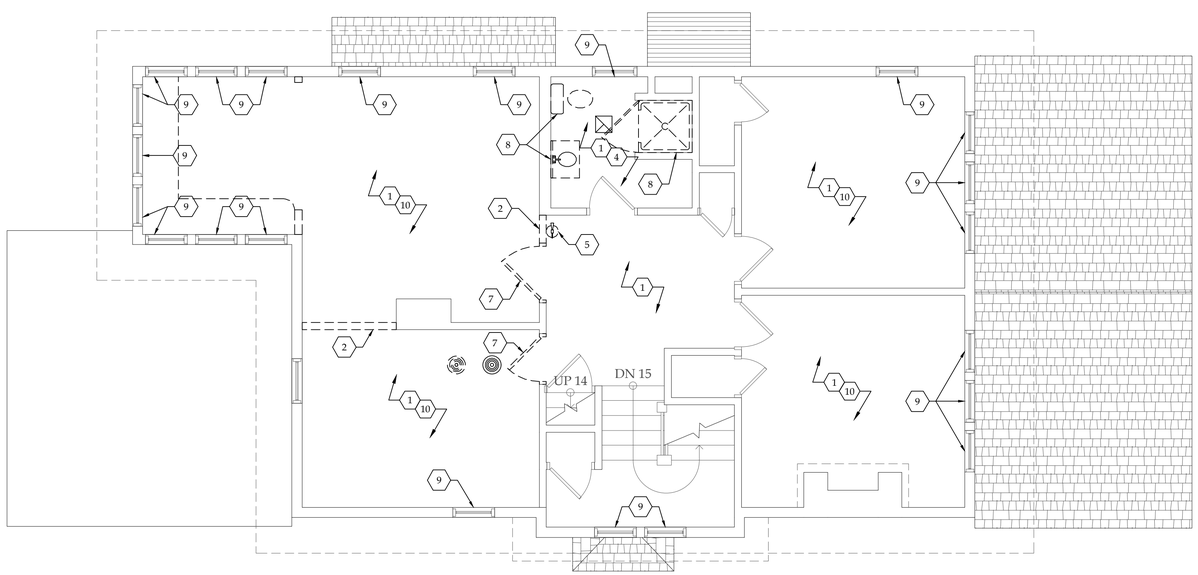
BASEMENT & FIRST FLOOR DEMOLITION PLANS

SILVESTRI
ARCHITECTS • PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: AD-101



C1 THIRD FLOOR PLAN
SCALE: 1/4" = 1'-0"



A1 SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

(X) DEMOLITION PLAN NOTES:

1. REMOVE EXISTING CARPETING OR FLOORING MATERIAL & RUBBER COVE BASE OR SHOE MOLDING THROUGHOUT - FLOORS & STEPS - INCLUDING ANY TACK STRIPS AND ADHESIVES DOWN TO EXISTING WOOD SUB FLOOR OR TREADS. INFILL, CLEAN & OTHERWISE PREPARE ALL SURFACES AS REQUIRED FOR THE INSTALLATION OF NEW FINISHES, (SEE FLOOR FINISH PLANS & SCHEDULES).
2. CAREFULLY REMOVE EXISTING WALL PARTITION IN IT'S ENTIRETY OR TO THE EXTENT SHOWN DASHED. BRACE & SHORE ALL CONSTRUCTION TO REMAIN AS REQ'D. TO MAINTAIN STRUCTURAL INTEGRITY, (SEE STRUCTURAL DWGS.) DISCONNECT & REMOVE ALL PLUMBING & ELECTRICAL DEVICES - INCLUDING LIGHT FIXTURES, SWITCHES, OUTLETS, ALL ASSOCIATED WIRING, JUNCTION BOXES, CONDUITS FIRE ALARMS, STROBES, WATER SUPPLY & DRAIN LINES, ETC. BACK TO SOURCE. COORDINATE ALL DEMOLITION WORK W/MEP DEMOLITION DRAWINGS. COORDINATE SALVAGE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
3. DISCONNECT, REMOVE & DISPOSE OF EXISTING SINK, PAPER TOWEL DISPENSER, BASE & WALL CABINETS IN THEIR ENTIRETY, (SEE MEP DEMOLITION DWGS.), COORDINATE SALVAGE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
4. CAREFULLY REMOVE EXISTING CERAMIC WALL TILE INCLUDING BACK SPLASH & TILE BASE. INFILL, CLEAN & OTHERWISE PREPARE ALL SURFACES AS REQUIRED FOR THE INSTALLATION OF NEW FINISHES, (SEE FLOOR FINISH PLANS & SCHEDULES).
5. REMOVE EXISTING WALL MOUNTED FIRE EXTINGUISHER, MOUNTING HARDWARE & SIGNAGE. COORD. SALVAGE &/OR DISPOSAL WITH OWNER.
6. DISCONNECT & REMOVE ILLUMINATED EMERGENCY LIGHT OR EXIT SIGN & ALL ASSOCIATED WIRING, SURFACE MOUNTED CONDUIT & JUNCTION BOXES. COORDINATE ALL ELECTRICAL DEMOLITION WITH MEP CONTRACTOR & ELECTRICAL DRAWINGS.
7. REMOVE EXISTING DOOR & ASSOCIATED HARDWARE & EITHER STORE FOR POSSIBLE REUSE OR COORDINATE DISPOSAL WITH OWNER.
8. DISCONNECT & REMOVE TOILET, SINK, SHOWER, AUTOMATIC PAPER TOWEL DISPENSER, SOAP DISPENSER, ETC. (SHOWN DASHED). TEMPORARILY CAP WATER SUPPLY, VENT & DRAIN LINES TO THE EXTENT REQUIRED TO ALLOW FOR NEW FINISH & FIXTURE INSTALLATIONS, (COORD. ALL DEMOLITION W/PLUMB. & ELECT. DWGS.)
9. ~~REMOVE & DISPOSE OF ALL EXISTING WINDOW SHADES, CURTAINS & ASSOCIATED MOUNTING HARDWARE THROUGHOUT.~~
10. DISCONNECT & CAREFULLY REMOVE ALL ABANDONED DATA EQUIPMENT INCLUDING ALL ASSOCIATED RACKS, CABLES, CONDUIT, PORTS, OUTLETS, INTEGRATED CIRCUITS, ETC. THROUGHOUT ENTIRE HOUSE. COORDINATE SALVAGE AND/OR DISPOSAL OF ALL DEVICES & EQUIPMENT WITH OWNER.
11. REMOVE HALF-WALL, COUNTERTOP, & GATE - COORDINATE DISPOSAL WITH OWNER.
12. REMOVE & DISPOSE OF EXIST. WALL-MOUNTED SHELVING.
13. REMOVE PEELING MORTAR & EFFLORESCENCE WHERE OCCURS. REPAIR, RE-POINT & CLEAN BRICK VENEER & EXPOSED FOUNDATION WALLS WHERE NECESSARY AT ENTIRE BUILDING PERIMETER - FULL HEIGHT - INCLUDING BRICK CHIMNEYS & FRONT PORCH.
14. ALL BASEMENT FLOOR & WALL SURFACES ARE TO BE CLEANED & PREPARED TO THE EXTENT REQUIRED FOR NEW FINISHES. COORDINATE EXACT SCOPE OF BASEMENT WORK WITH OWNER.
15. ~~EXISTING BASEMENT WINDOWS TO BE REPAIRED, RE-CAULKED, RE-GLAZED WHERE REQ'D., OR REPLACED IN KIND. G.C. SHALL ENSURE~~ WATER-TIGHTNESS @ ALL LOCATIONS.
16. REMOVE FLOOR MOUNTED AIR DIFFUSER GRATE & STORE FOR POSSIBLE REPAIR, REFINISHING & REUSE, CLEAN & PREPARE OPENING FOR GRATE REINSTALLATION OR REPLACEMENT, TYP.
17. REMOVE & DISPOSE OF ALL SUSPENDED CEILING TILES THROUGHOUT. IN SOME CASES THE SUSPENDED GRID SYSTEM SHALL REMAIN & BE REPAINTED/MODIFIED TO SUIT NEW LAYOUT, COORDINATE REMOVALS WITH REFLECTED CEILING PLANS.
18. DISCONNECT & REMOVE EXISTING RECESSED OR SURFACE MOUNTED CEILING LIGHT FIXTURES, COORDINATE THE REWORKING OF ALL ELECTRICAL - SWITCHES, OUTLETS, DEVICES, ETC. WITH ELECTRICAL CONTRACTOR PRIOR TO ANY ELECTRICAL DEMOLITION WORK. THE ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR DISCONNECTING APPLICABLE CIRCUITS. COORDINATE SALVAGE, REUSE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
19. REMOVE CEILING BULKHEAD IN ITS ENTIRETY.

GENERAL DEMOLITION NOTES:

- THE CONTRACTOR IS TO VERIFY ALL EXISTING CONDITIONS PRIOR TO STARTING DEMOLITION OR CONSTRUCTION AND IS TO REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO PROCEEDING.
- THE CONTRACTOR IS TO PROTECT EXISTING WALLS, FLOORS & ANY OTHER ITEMS TO REMAIN DURING CONSTRUCTION.
- THE CONTRACTOR WILL BE REQUIRED TO REMOVE ALL ITEMS INDICATED, IMPLIED OR OTHERWISE NECESSARY TO ALLOW FOR NEW CONSTRUCTION.
- THE CONTRACTOR IS RESPONSIBLE FOR THE LEGAL DISPOSAL OF ALL DEMOLISHED ITEMS FROM THE SITE. ALL DEMOLISHED ITEMS TO BE DISPOSED OF IN ACCORDANCE WITH ALL FEDERAL, STATE AND LOCAL LAWS AND REGULATIONS.
- DEMO CONTRACTOR TO PROVIDE DUMPSTERS & MEANS OF MATERIAL REMOVAL FROM SITE, IN ACCORDANCE WITH ALL APPLICABLE REGULATIONS & AUTHORITIES HAVING JURISDICTION.
- DEMO CONTRACTOR TO CARRY FORTH DAILY CLEAN UP OF SITE.
- DEMO CONTRACTOR TO PROVIDE PROOF OF INSURANCE TO ARCHITECT AND OWNER.
- DEMO CONTRACTOR IS RESPONSIBLE FOR CONTINUOUS ON SITE SUPERVISION.
- CONTRACTOR SHALL SHORE & BRACE ANY FLOOR, WALL OR ROOF SYSTEM INVOLVED IN SUBSTANTIAL DEMOLITION THAT COULD EFFECT THE STRUCTURAL INTEGRITY OF THE BUILDING.
- ANY ITEM NOT SPECIFICALLY CALLED OUT TO BE REMOVED OR RELOCATED, BUT NECESSARY TO DO AS PART OF THE PROJECT, SHALL BE REMOVED & STORED ON SITE IF REQUIRED.
- WALLS, DOORS & EQUIPMENT NOT DASHED ARE EXISTING TO REMAIN.
- ALL DOORS, FRAMES & ASSOCIATED HARDWARE THAT ARE TO BE REMOVED WITHIN DEMOLITION AREA SHALL BE SALVAGED & TURNED OVER TO OWNER OR STORED AND REUSED ELSEWHERE WITHIN PROJECT AREA. COORDINATE ALL SALVAGE & REUSE WITH OWNER.
- PATCH & REPAIR EXISTING SURFACES DAMAGED BY DEMOLITION. ALL REPAIR WORK SHALL MATCH EXISTING, ADJACENT MATERIALS & METHODS.
- ALL EXISTING SURFACES LEFT EXPOSED AFTER DEMOLITION SHALL BE PROTECTED AND SAFEGUARDED FROM EXPOSURE FROM WEATHER AND OR DAMAGE FROM CONSTRUCTION DURING CONSTRUCTION.
- THIS DEMOLITION DRAWING ONLY PROVIDES A BASIC SCOPE OF WORK AND SHOULD NOT BE REFERENCED FOR OTHER TRADE WORK.
- REMOVAL OF ALL LEAD AND ASBESTOS MATERIALS SHALL BE IN ACCORDANCE WITH ALL APPLICABLE LAWS, ORDINANCES, OSHA STANDARDS AND APPLICABLE CODES.

NOTES:

- *THESE FLOOR PLANS ARE DIAGRAMMATIC. CONTRACTOR SHALL FIELD VERIFY LOCATIONS FOR ALL ITEMS WITHIN BUILDING.*
- *IN GENERAL, ALL EXISTING ELECTRICAL, MECHANICAL & PLUMBING SYSTEMS WILL REMAIN AND BE AUGMENTED AS NECESSARY.*
- *COORDINATE ALL DEMOLITION WORK WITH THE MECHANICAL, PLUMBING & ELECTRICAL DRAWINGS*

DEMO PLAN SYMBOL LEGEND:

= EXISTING WALL TO BE REMOVED

= EXISTING WALL TO REMAIN (CONCRETE, BRICK, CMU OR STUDS)

= EXISTING DOOR TO BE REMOVED

= EXISTING DOOR TO REMAIN

= EXISTING WINDOW TO BE REMOVED

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:
10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:

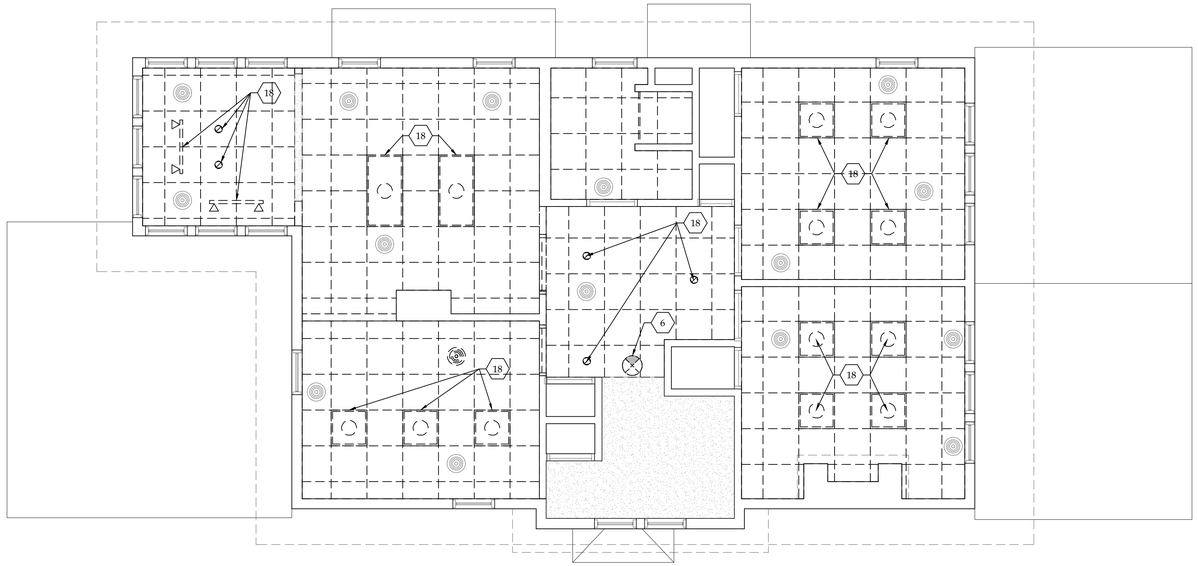
PROJECT ARCH.		PRINCIPAL	P.Silvestri
JOB CAPT.	D.Garry	DRAFTER	B.Pacos
		INTERIORS	A.Nagle

SEAL:
REGISTERED ARCHITECT PHILIP J. SILVESTRI 015516 STATE OF NEW YORK

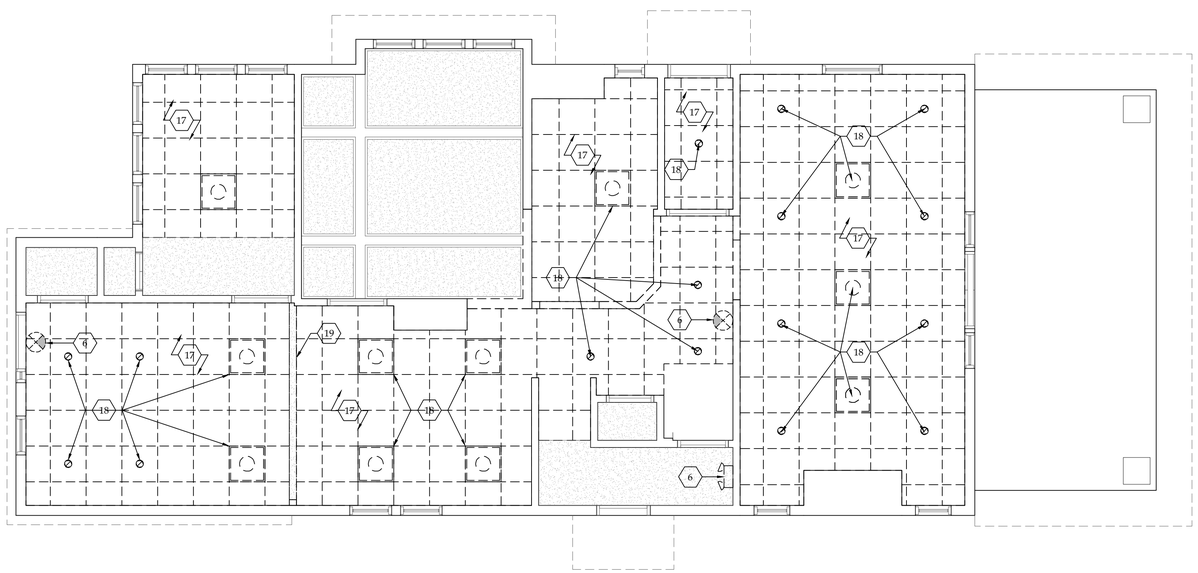
TITLE:
SECOND & THIRD FLOOR DEMOLITION PLANS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY AMHERST, NY 14221
PH. 716.691.0900
FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: AD-102



C1 SECOND FLOOR DEMOLITION RCP
SCALE: 1/4" = 1'-0"



A1 FIRST FLOOR DEMOLITION RCP
SCALE: 1/4" = 1'-0"

(X) DEMOLITION PLAN NOTES:

1. REMOVE EXISTING CARPETING OR FLOORING MATERIAL & RUBBER COVE BASE OR SHOE MOLDING THROUGHOUT - FLOORS & STEPS - INCLUDING ANY TACK STRIPS AND ADHESIVES DOWN TO EXISTING WOOD SUB FLOOR OR TREADS. INFILL, CLEAN & OTHERWISE PREPARE ALL SURFACES AS REQUIRED FOR THE INSTALLATION OF NEW FINISHES, (SEE FLOOR FINISH PLANS & SCHEDULES).
2. CAREFULLY REMOVE EXISTING WALL PARTITION IN ITS ENTIRETY OR TO THE EXTENT SHOWN DASHED. BRACE & SHORE ALL CONSTRUCTION TO REMAIN AS REQ'D. TO MAINTAIN STRUCTURAL INTEGRITY, (SEE STRUCTURAL DWGS.) DISCONNECT & REMOVE ALL PLUMBING & ELECTRICAL DEVICES - INCLUDING LIGHT FIXTURES, SWITCHES, OUTLETS, ALL ASSOCIATED WIRING, JUNCTION BOXES, CONDUITS FIRE ALARMS, STROBES, WATER SUPPLY & DRAIN LINES, ETC. BACK TO SOURCE. COORDINATE ALL DEMOLITION WORK W/MEP DEMOLITION DRAWINGS. COORDINATE SALVAGE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
3. DISCONNECT, REMOVE & DISPOSE OF EXISTING SINK, PAPER TOWEL DISPENSER, BASE & WALL CABINETS IN THEIR ENTIRETY, (SEE MEP DEMOLITION DWGS.), COORDINATE SALVAGE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
4. CAREFULLY REMOVE EXISTING CERAMIC WALL TILE INCLUDING BACK SPLASH & TILE BASE. INFILL, CLEAN & OTHERWISE PREPARE ALL SURFACES AS REQUIRED FOR THE INSTALLATION OF NEW FINISHES, (SEE FLOOR FINISH PLANS & SCHEDULES).
5. REMOVE EXISTING WALL MOUNTED FIRE EXTINGUISHER, MOUNTING HARDWARE & SIGNAGE. COORD. SALVAGE &/OR DISPOSAL WITH OWNER.
6. DISCONNECT & REMOVE ILLUMINATED EMERGENCY LIGHT OR EXIT SIGN & ALL ASSOCIATED WIRING, SURFACE MOUNTED CONDUIT & JUNCTION BOXES. COORDINATE ALL ELECTRICAL DEMOLITION WITH MEP CONTRACTOR & ELECTRICAL DRAWINGS.
7. REMOVE EXISTING DOOR & ASSOCIATED HARDWARE & EITHER STORE FOR POSSIBLE REUSE OR COORDINATE DISPOSAL WITH OWNER.
8. DISCONNECT & REMOVE TOILET, SINK, SHOWER, AUTOMATIC PAPER TOWEL DISPENSER, SOAP DISPENSER, ETC. (SHOWN DASHED). TEMPORARILY CAP WATER SUPPLY, VENT & DRAIN LINES TO THE EXTENT REQUIRED TO ALLOW FOR NEW FINISH & FIXTURE INSTALLATIONS, (COORD. ALL DEMOLITION W/PLUMB. & ELECT. DWGS.)
9. ~~REMOVE & DISPOSE OF ALL EXISTING WINDOW SHADES, CURTAINS & ASSOCIATED MOUNTING HARDWARE THROUGHOUT.~~
10. DISCONNECT & CAREFULLY REMOVE ALL ABANDONED DATA EQUIPMENT INCLUDING ALL ~~ASSOCIATED RACKS,~~ CABLES, CONDUIT, PORTS, OUTLETS, INTEGRATED CIRCUITS, ETC. THROUGHOUT ~~ENTIRE HOUSE.~~ COORDINATE SALVAGE AND/OR DISPOSAL OF ALL DEVICES & EQUIPMENT ~~WITH~~ OWNER.
11. REMOVE HALF-WALL, COUNTERTOP, & GATE - COORDINATE DISPOSAL WITH OWNER.
12. REMOVE & DISPOSE OF EXIST. WALL-MOUNTED SHELVING.
13. REMOVE PEELING MORTAR & EFFLORESCENCE WHERE OCCURS. REPAIR, RE-POINT & CLEAN BRICK VENEER & EXPOSED FOUNDATION WALLS WHERE NECESSARY AT ENTIRE BUILDING PERIMETER - FULL HEIGHT - INCLUDING BRICK CHIMNEYS & FRONT PORCH.
14. ALL BASEMENT FLOOR & WALL SURFACES ARE TO BE CLEANED & PREPARED TO THE EXTENT REQUIRED FOR NEW FINISHES. COORDINATE EXACT SCOPE OF BASEMENT WORK WITH OWNER.
15. ~~EXISTING BASEMENT WINDOWS TO BE REPAIRED, RE-CAULKED, RE-GLAZED WHERE REQ'D., OR REPLACED IN KIND. G.C. SHALL ENSURE WATER-TIGHTNESS @ ALL LOCATIONS.~~
16. REMOVE FLOOR MOUNTED AIR DIFFUSER GRATE & STORE FOR POSSIBLE REPAIR, REFINISHING & REUSE, CLEAN & PREPARE OPENING FOR GRATE REINSTALLATION OR REPLACEMENT, TYP.
17. REMOVE & DISPOSE OF ALL SUSPENDED CEILING TILES THROUGHOUT. IN SOME CASES THE SUSPENDED GRID SYSTEM SHALL REMAIN & BE REPAINTED/MODIFIED TO SUIT NEW LAYOUT, COORDINATE REMOVALS WITH REFLECTED CEILING PLANS.
18. DISCONNECT & REMOVE EXISTING RECESSED OR SURFACE MOUNTED CEILING LIGHT FIXTURES, COORDINATE THE REWORKING OF ALL ELECTRICAL - SWITCHES, OUTLETS, DEVICES, ETC. WITH ELECTRICAL CONTRACTOR PRIOR TO ANY ELECTRICAL DEMOLITION WORK. THE ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR DISCONNECTING APPLICABLE CIRCUITS. COORDINATE SALVAGE, REUSE AND/OR DISPOSAL OF ALL ITEMS WITH OWNER.
19. REMOVE CEILING BULKHEAD IN ITS ENTIRETY.

GENERAL DEMOLITION NOTES:

- THE CONTRACTOR IS TO VERIFY ALL EXISTING CONDITIONS PRIOR TO STARTING DEMOLITION OR CONSTRUCTION AND IS TO REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO PROCEEDING.
- THE CONTRACTOR IS TO PROTECT EXISTING WALLS, FLOORS & ANY OTHER ITEMS TO REMAIN DURING CONSTRUCTION.
- THE CONTRACTOR WILL BE REQUIRED TO REMOVE ALL ITEMS INDICATED, IMPLIED OR OTHERWISE NECESSARY TO ALLOW FOR NEW CONSTRUCTION.
- THE CONTRACTOR IS RESPONSIBLE FOR THE LEGAL DISPOSAL OF ALL DEMOLISHED ITEMS FROM THE SITE. ALL DEMOLISHED ITEMS TO BE DISPOSED OF IN ACCORDANCE WITH ALL FEDERAL, STATE AND LOCAL LAWS AND REGULATIONS.
- DEMO CONTRACTOR TO PROVIDE DUMPSTERS & MEANS OF MATERIAL REMOVAL FROM SITE, IN ACCORDANCE WITH ALL APPLICABLE REGULATIONS & AUTHORITIES HAVING JURISDICTION.
- DEMO CONTRACTOR TO CARRY FORTH DAILY CLEAN UP OF SITE.
- DEMO CONTRACTOR TO PROVIDE PROOF OF INSURANCE TO ARCHITECT AND OWNER.
- DEMO CONTRACTOR IS RESPONSIBLE FOR CONTINUOUS ON SITE SUPERVISION.
- CONTRACTOR SHALL SHORE & BRACE ANY FLOOR, WALL OR ROOF SYSTEM INVOLVED IN SUBSTANTIAL DEMOLITION THAT COULD EFFECT THE STRUCTURAL INTEGRITY OF THE BUILDING.
- ANY ITEM NOT SPECIFICALLY CALLED OUT TO BE REMOVED OR RELOCATED, BUT NECESSARY TO DO AS PART OF THE PROJECT, SHALL BE REMOVED & STORED ON SITE IF REQUIRED.
- WALLS, DOORS & EQUIPMENT NOT DASHED ARE EXISTING TO REMAIN.
- ALL DOORS, FRAMES & ASSOCIATED HARDWARE THAT ARE TO BE REMOVED WITHIN DEMOLITION AREA SHALL BE SALVAGED & TURNED OVER TO OWNER OR STORED AND REUSED ELSEWHERE WITHIN PROJECT AREA. COORDINATE ALL SALVAGE & REUSE WITH OWNER.
- PATCH & REPAIR EXISTING SURFACES DAMAGED BY DEMOLITION. ALL REPAIR WORK SHALL MATCH EXISTING, ADJACENT MATERIALS & METHODS.
- ALL EXISTING SURFACES LEFT EXPOSED AFTER DEMOLITION SHALL BE PROTECTED AND SAFEGUARDED FROM EXPOSURE FROM WEATHER AND OR DAMAGE FROM CONSTRUCTION DURING CONSTRUCTION.
- THIS DEMOLITION DRAWING ONLY PROVIDES A BASIC SCOPE OF WORK AND SHOULD NOT BE REFERENCED FOR OTHER TRADE WORK.
- REMOVAL OF ALL LEAD AND ASBESTOS MATERIALS SHALL BE IN ACCORDANCE WITH ALL APPLICABLE LAWS, ORDINANCES, OSHA STANDARDS AND APPLICABLE CODES.

NOTES:

- *THESE FLOOR PLANS ARE DIAGRAMMATIC. CONTRACTOR SHALL FIELD VERIFY LOCATIONS FOR ALL ITEMS WITHIN BUILDING.*
- *IN GENERAL, ALL EXISTING ELECTRICAL, MECHANICAL & PLUMBING SYSTEMS WILL REMAIN AND BE AUGMENTED AS NECESSARY.*
- *COORDINATE ALL DEMOLITION WORK WITH THE MECHANICAL, PLUMBING & ELECTRICAL DRAWINGS*

DEMO PLAN SYMBOL LEGEND:

= EXISTING WALL TO BE REMOVED

= EXISTING WALL TO REMAIN (CONCRETE, BRICK, CMU OR STUDS)

= EXISTING DOOR TO BE REMOVED

= EXISTING DOOR TO REMAIN

= EXISTING WINDOW TO BE REMOVED

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015518 STATE OF NEW YORK

TITLE:

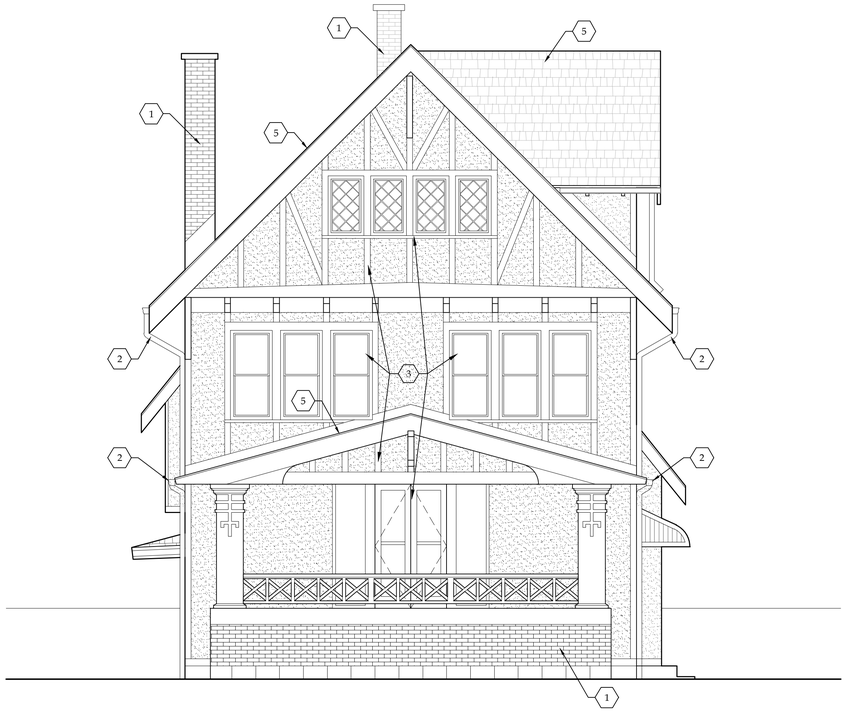
FIRST & SECOND FLOOR DEMOLITION REFLECTED CEILING PLANS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY AMHERST, NY 14221
PH. 716.691.0900
FAX 716.691.4773

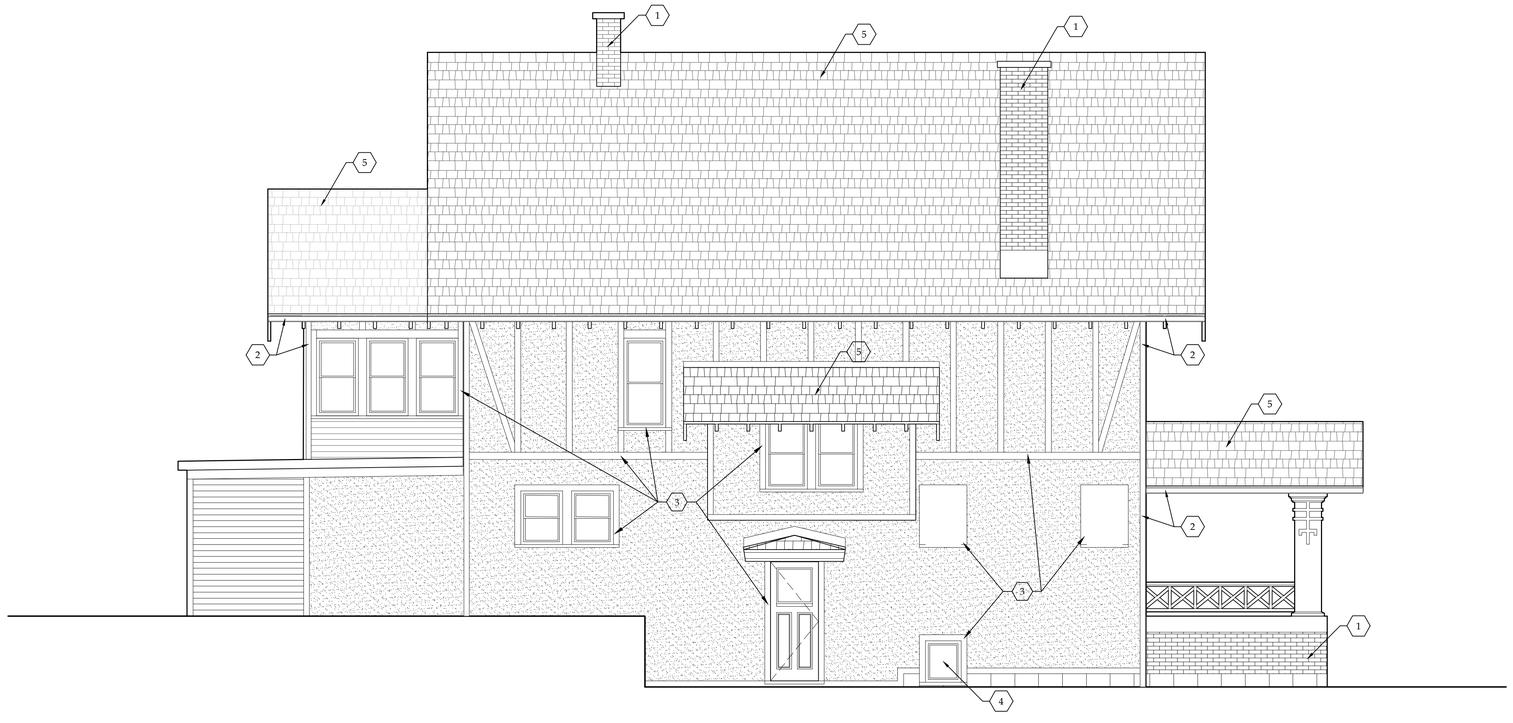
SA JOB #: 24101.01

DATE: 10-08-25

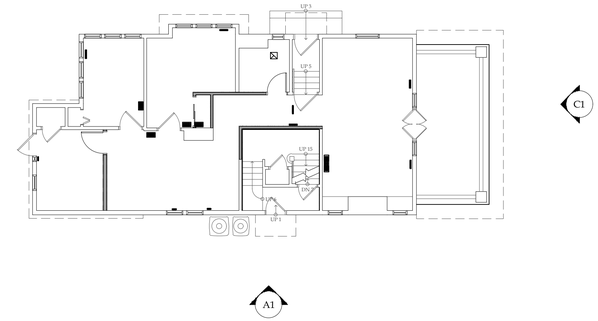
DRAWING #: AD-103



C1 NORTHEAST ELEVATION
SCALE: 1/4" = 1'-0"
FRONT



A1 SOUTHEAST ELEVATION
SCALE: 1/4" = 1'-0"
LEFT SIDE



E5 ELEVATION KEY PLAN
SCALE: NOT TO SCALE

X DEMOLITION ELEVATION NOTES:

1. REMOVE PEELING MORTAR & EFFLORESCENCE WHERE OCCURS. REPAIR, RE-POINT & CLEAN BRICK VENEER & EXPOSED FOUNDATION WALLS WHERE NECESSARY AT ENTIRE BUILDING PERIMETER - FULL HEIGHT - INCLUDING BRICK CHIMNEYS & FRONT PORCH.
2. EXISTING GUTTERS & DOWNSPOUTS SHALL BE REPAIRED, RE-ANCHORED OR REPLACED WHERE NEEDED. G.C. SHALL CONFIRM OR OTHERWISE ENSURE FUNCTIONALITY OF EXISTING GUTTERS, DOWNSPOUTS & HUBS FOR POSITIVE RAINWATER DRAINAGE.
3. REMOVE PEELING PAINT FROM BUILDING, DOOR, & WINDOW TRIM, WHERE OCCURS. PREPARE SURFACES TO THE EXTENT REQUIRED FOR FACADE PATCHING, CAULKING, PRIMING & FRESH COAT OF PAINT.
4. ~~EXISTING~~ BASEMENT WINDOWS TO BE REPAIRED, RE-CAULKED, ~~RE-GLAZED~~ WHERE REQ'D., OR REPLACED IN KIND. G.C. SHALL ENSURE ~~WATER-TIGHTNESS~~ @ ALL LOCATIONS.
5. EXISTING SIDING, ALUM. OR VINYL SOFFITS, FASCIAS DENTILS & ASPHALT SHINGLE ROOFING APPEAR TO BE IN FAIR SHAPE. GC SHALL CONFIRM PRESENCE OF ADEQUATE FLASHING & WATER-TIGHTNESS AT ALL WALL/ROOFING TRANSITIONS, GABLES, EAVES, HIPS, VALLEYS & GUTTERS.

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015215 STATE OF NEW YORK

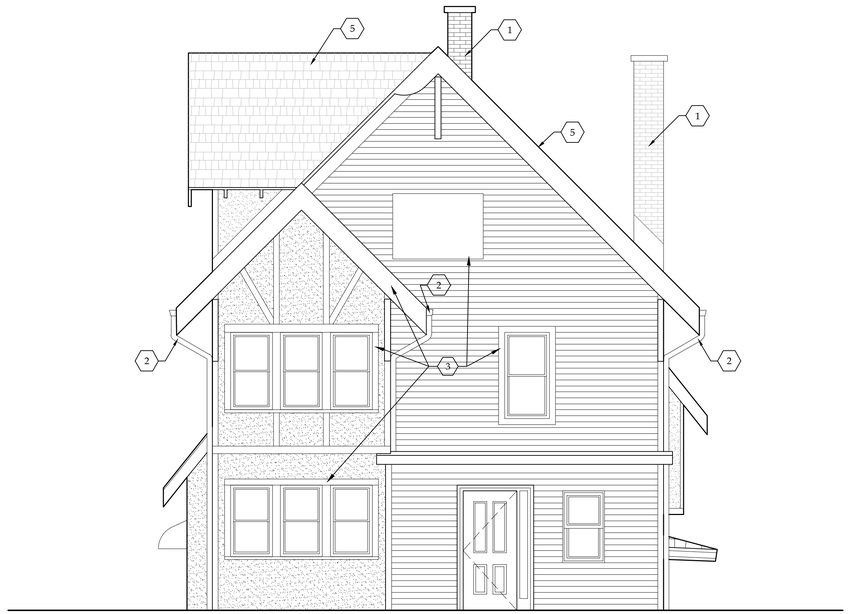
TITLE:

EXTERIOR DEMOLITION ELEVATIONS

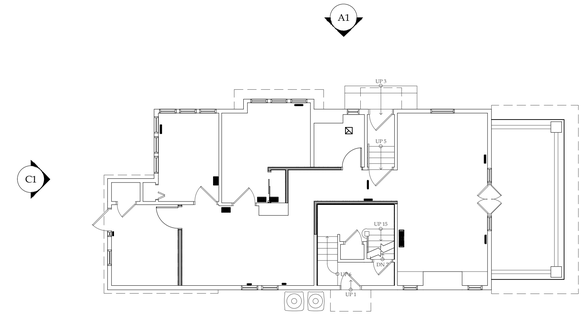
SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25

DRAWING #: AD-201



C1 SOUTHWEST ELEVATION
SCALE: 1/4" = 1'-0"
REAR



E5 ELEVATION KEY PLAN
SCALE: NOT TO SCALE

A1 NORTHWEST ELEVATION
SCALE: 1/4" = 1'-0"
RIGHT SIDE

(X) DEMOLITION ELEVATION NOTES:

1. REMOVE PEELING MORTAR & EFFLORESCENCE WHERE OCCURS. REPAIR, RE-POINT & CLEAN BRICK VENEER & EXPOSED FOUNDATION WALLS WHERE NECESSARY AT ENTIRE BUILDING PERIMETER - FULL HEIGHT - INCLUDING BRICK CHIMNEYS & FRONT PORCH.
2. EXISTING GUTTERS & DOWNSPOUTS SHALL BE REPAIRED, RE-ANCHORED OR REPLACED WHERE NEEDED. G.C. SHALL CONFIRM OR OTHERWISE ENSURE FUNCTIONALITY OF EXISTING GUTTERS, DOWNSPOUTS & HUBS FOR POSITIVE RAINWATER DRAINAGE.
3. REMOVE PEELING PAINT FROM BUILDING, DOOR, & WINDOW TRIM, WHERE OCCURS. PREPARE SURFACES TO THE EXTENT REQUIRED FOR FACADE PATCHING, CAULKING, PRIMING & FRESH COAT OF PAINT.
4. EXISTING BASEMENT WINDOWS TO BE REPAIRED, RE-CAULKED, ~~RE-GLAZED~~ WHERE REQ'D., OR REPLACED IN KIND. G.C. SHALL ENSURE WATER-~~TIGHTNESS @~~ ALL LOCATIONS.
5. EXISTING SIDING, ALUM. OR VINYL SOFFITS, FASCIAS DENTILS & ASPHALT SHINGLE ROOFING APPEAR TO BE IN FAIR SHAPE. GC SHALL CONFIRM PRESENCE OF ADEQUATE FLASHING & WATER-TIGHTNESS AT ALL WALL/ROOFING TRANSITIONS, GABLES, EAVES, HIPS, VALLEYS & GUTTERS.

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:

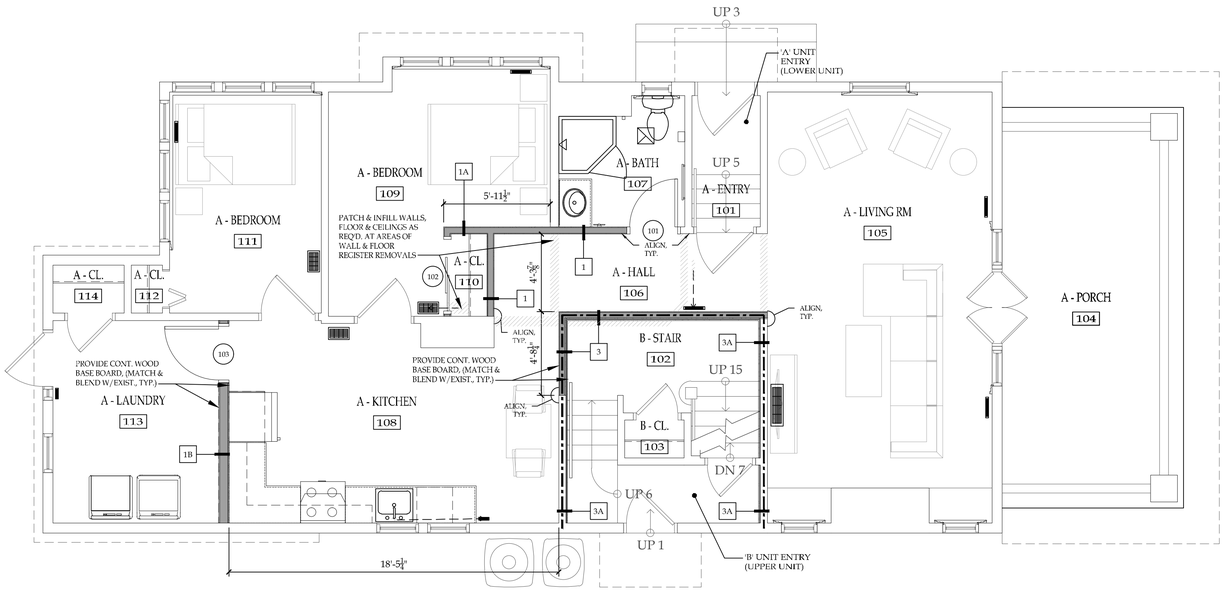
REGISTERED ARCHITECT PHILIP J. SILVESTRI 015215 STATE OF NEW YORK

TITLE:

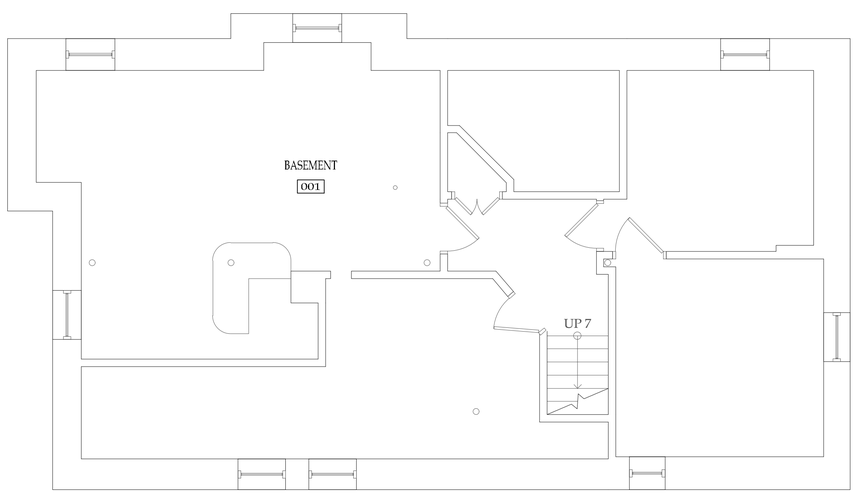
EXTERIOR DEMOLITION ELEVATIONS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: AD-202



C1 FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"



A1 BASEMENT PLAN
SCALE: 1/4" = 1'-0"

WORK NOTES - FLOOR PLAN:

1. RETAIN INTERIOR PARTITION WALLS (STUDS) WHEREVER POSSIBLE TO COMPLETE INTERIOR BUILD-OUT. NOTE: SOME EXISTING WALLS ARE BEARING WALLS. PROVIDE TEMPORARY SUPPORT WHERE ANY ADDITIONAL REMOVAL IS REQUIRED AT THESE PARTITIONS. INFILL ALL MISSING STUD WORK WHERE REQUIRED.
2. REPLACE AND/OR REINFORCE ALL DAMAGED OR DETERIORATED WOOD FLOOR FRAMING AS REQUIRED.
3. ~~REFINISH HARD~~WOOD FLOORS TO THE EXTENT POSSIBLE. PROVIDE INFILL PIECES WHERE ~~REQUIRED. MATCH~~ EXISTING MATERIALS & DIMENSIONS. NEW PLYWOOD SUB-FLOOR WHERE ~~REQUIRED. PLYWOOD TO BE~~ GLUED & SCREWED TO EXISTING & NEW FLOOR FRAMING.
4. ALL BATHROOMS & LAUNDRY/MECHANICAL CLOSETS TO HAVE MOLD-RESISTANT & MOISTURE RESISTANT GYPSUM WALL BOARD INSTALLED ON WALLS & CEILINGS.
5. ~~REFINISH ALL EXISTING EXPOSED STAIRS, HANDRAILS & TRIM TO THE EXTENT POSSIBLE. REPLACE ALL MISSING OR DETERIORATED STAIR PIECES IN KIND.~~
6. ALL HALLWAYS TO RECEIVE WATER & MOLD RESISTANT PAINT W/ SATIN FINISH, (1 COAT PRIMER, 2 COATS FINISH). COLOR SELECTED BY OWNER/ARCHITECT. PATCH & FILL AS REQUIRED.

GENERAL NOTES:

- MECHANICAL, PLUMBING OR ELECTRICAL CONTRACTOR IS SOLELY RESPONSIBLE FOR PROVIDING AND INSTALLING FIRE SAFING AND FIRE PROOFING MATERIALS AT ALL LOCATIONS WHERE THEIR INSTALLED WORK PENETRATES WALLS, FLOORS OR CEILINGS REQUIRING SAME BY LOCAL OR APPLICABLE BUILDING CODES. FIRE DAMPERS ARE REQUIRED AT ALL MECHANICAL DIFFUSER LOCATIONS WHICH ARE IN ONE-HOUR WALL OR CEILING ASSEMBLIES. FIRE SAFING AND OR FIREPROOFING PRODUCT MATERIAL DATA SHALL BE SUBMITTED FOR APPROVAL FOR USAGE PRIOR TO INSTALLING SAME.
- G.C. SHALL ENSURE THAT ALL ELECTRICAL OUTLETS IN EXTERIOR & DEMISING WALLS ARE SEALED USING PUTTY PACKS AS REQUIRED. SEAL ALL DOORS & WINDOWS - UTILIZING EXPANDING SPRAY FOAM AS REQUIRED. ENSURE THAT ALL PENETRATIONS THROUGH FLOORS, WALLS, CEILINGS, (ROMEX CABLES, OUTLETS, DOORS, WINDOWS, ETC.) ARE PROPERLY SEALED TO SATISFY NYSERDA CERTIFICATION.
- ALL ACCESS DOORS OR PANELS REQUIRED TO BE INSTALLED BY LOCAL OR APPLICABLE BUILDING CODES ARE TO BE SUPPLIED AND INSTALLED BY THE CONTRACTOR INSTALLING THE ASSOCIATED MECHANICAL OR PLUMBING WORK. IN GENERAL, ACCESS DOORS AND PANELS ARE REQUIRED IN FIRST FLOOR CEILING AREAS BELOW FLOOR DRAINS AND PLUMBING SYSTEMS LOCATED ON THE SECOND FLOOR. THESE ACCESS DOORS ARE REQUIRED TO HAVE THE SAME FIRE RATING AS THE ASSEMBLY BEING PENETRATED. PROPOSED ACCESS DOOR PRODUCT SHALL BE SUBMITTED FOR APPROVAL FOR USAGE PRIOR TO INSTALLING SAME.

FLOOR PLAN SYMBOL LEGEND

- = EXISTING WALL TO REMAIN
- = EXISTING STUDS TO BE COVERED W/G.W.B.
- = EXISTING STUDS TO BE COVERED W/G.W.B. & RESILIENT CHANNEL (1-HOUR DEMISING WALL)
- = NEW WALL CONSTRUCTION OR WALL INFILL
- = NEW 1-HOUR WALL CONSTRUCTION OR INFILL
- X = INDICATES PARTITION WALL TYPE (SEE SHEET A-002 FOR PARTITION DETAILS)
- = EXISTING DOOR TO REMAIN
- = NEW DOOR
- XXX = DOOR NUMBER (SEE DOOR SCHED. ON A-601)
- FE = WALL MOUNTED FIRE EXTINGUISHER
- = EXISTING WALL OR FLOOR MOUNTED RADIATOR
- = EXISTING FLOOR REGISTER (AIR SUPPLY & AIR RETURN, SEE MEP DRAWINGS)

2 AGASSIZ CIRCLE

UNIT 'A'	2 BED, 1 BATH	1,076 SF
UNIT 'B'	2 BED, LOFT, 1 BATH	1,399 SF

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:
10-08-25: ISSUED FOR PERMIT

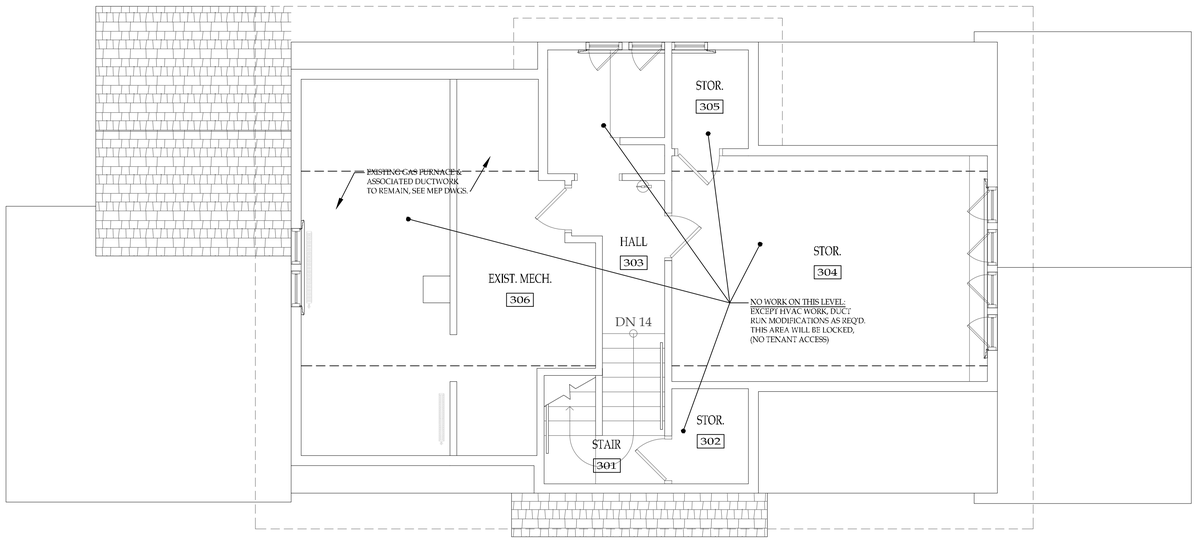
SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:
REGISTERED ARCHITECT PHILIP J. SILVESTRI 015516 STATE OF NEW YORK

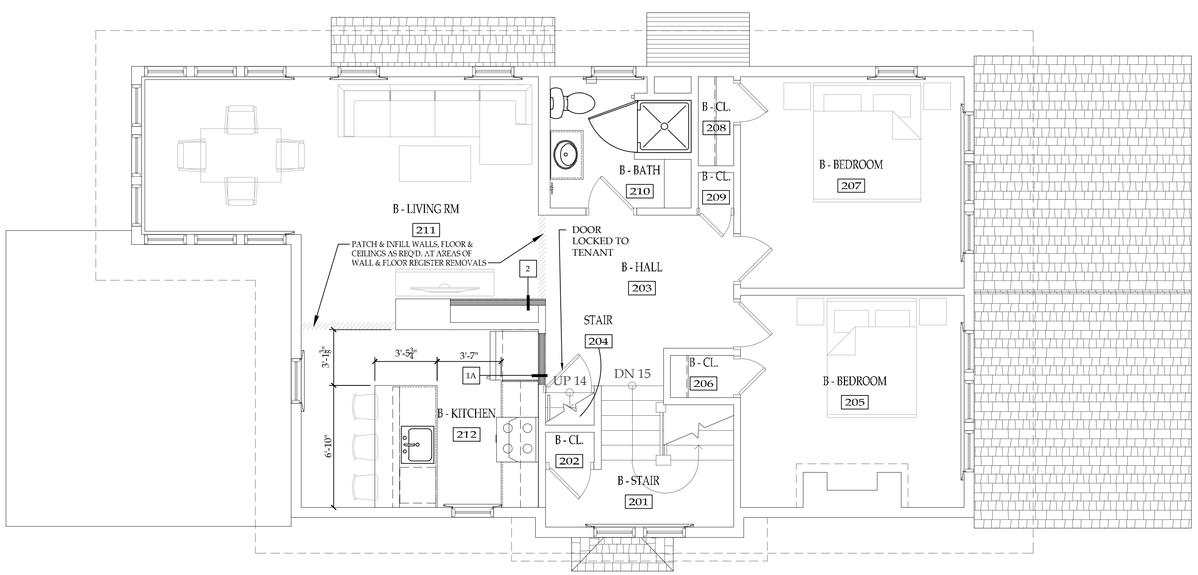
TITLE:
BASEMENT & FIRST FLOOR PLANS

SILVESTRI ARCHITECTS • PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: A-101



C1 THIRD FLOOR PLAN
SCALE: 1/4" = 1'-0"



A1 SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

WORK NOTES - FLOOR PLAN:

1. RETAIN INTERIOR PARTITION WALLS (STUDS) WHEREVER POSSIBLE TO COMPLETE INTERIOR BUILD-OUT. NOTE: SOME EXISTING WALLS ARE BEARING WALLS. PROVIDE TEMPORARY SUPPORT WHERE ANY ADDITIONAL REMOVAL IS REQUIRED AT THESE PARTITIONS. INFILL ALL MISSING STUD WORK WHERE REQUIRED.
2. REPLACE AND/OR REINFORCE ALL DAMAGED OR DETERIORATED WOOD FLOOR FRAMING AS REQUIRED.
3. ~~REFINISH~~ HARDWOOD FLOORS TO THE EXTENT POSSIBLE. PROVIDE INFILL PIECES WHERE REQUIRED. ~~MATCH EXISTING~~ MATERIALS & DIMENSIONS. NEW PLYWOOD SUB-FLOOR WHERE REQUIRED. PLYWOOD TO ~~BE GLUED & SCREWED~~ TO EXISTING & NEW FLOOR FRAMING.
4. ALL BATHROOMS & LAUNDRY/MECHANICAL CLOSETS TO HAVE MOLD-RESISTANT & MOISTURE RESISTANT GYPSUM WALL BOARD INSTALLED ON WALLS & CEILINGS.
5. ~~REFINISH ALL EXISTING EXPOSED STAIRS, HANDRAILS & TRIM TO THE EXTENT POSSIBLE. REPLACE ALL MISSING OR DETERIORATED STAIR PIECES IN KIND.~~
6. ALL HALLWAYS TO RECEIVE WATER & MOLD RESISTANT PAINT W/ SATIN FINISH, (1 COAT PRIMER, 2 COATS FINISH). COLOR SELECTED BY OWNER/ARCHITECT. PATCH & FILL AS REQUIRED.

GENERAL NOTES:

- MECHANICAL, PLUMBING OR ELECTRICAL CONTRACTOR IS SOLELY RESPONSIBLE FOR PROVIDING AND INSTALLING FIRE SAFING AND FIRE PROOFING MATERIALS AT ALL LOCATIONS WHERE THEIR INSTALLED WORK PENETRATES WALLS, FLOORS OR CEILINGS REQUIRING SAME BY LOCAL OR APPLICABLE BUILDING CODES. FIRE DAMPERS ARE REQUIRED AT ALL MECHANICAL DIFFUSER LOCATIONS WHICH ARE IN ONE-HOUR WALL OR CEILING ASSEMBLIES. FIRE SAFING AND OR FIREPROOFING PRODUCT MATERIAL DATA SHALL BE SUBMITTED FOR APPROVAL FOR USAGE PRIOR TO INSTALLING SAME.
- G.C. SHALL ENSURE THAT ALL ELECTRICAL OUTLETS IN EXTERIOR & DEMISING WALLS ARE SEALED USING PUTTY PACKS AS REQUIRED. SEAL ALL DOORS & WINDOWS - UTILIZING EXPANDING SPRAY FOAM AS REQUIRED. ENSURE THAT ALL PENETRATIONS THROUGH FLOORS, WALLS, CEILINGS, (ROMEX CABLES, OUTLETS, DOORS, WINDOWS, ETC.) ARE PROPERLY SEALED TO SATISFY NYSERDA CERTIFICATION.
- ALL ACCESS DOORS OR PANELS REQUIRED TO BE INSTALLED BY LOCAL OR APPLICABLE BUILDING CODES ARE TO BE SUPPLIED AND INSTALLED BY THE CONTRACTOR INSTALLING THE ASSOCIATED MECHANICAL OR PLUMBING WORK. IN GENERAL, ACCESS DOORS AND PANELS ARE REQUIRED IN FIRST FLOOR CEILING AREAS BELOW FLOOR DRAINS AND PLUMBING SYSTEMS LOCATED ON THE SECOND FLOOR. THESE ACCESS DOORS ARE REQUIRED TO HAVE THE SAME FIRE RATING AS THE ASSEMBLY BEING PENETRATED. PROPOSED ACCESS DOOR PRODUCT SHALL BE SUBMITTED FOR APPROVAL FOR USAGE PRIOR TO INSTALLING SAME.

FLOOR PLAN SYMBOL LEGEND

- = EXISTING WALL TO REMAIN
- = EXISTING STUDS TO BE COVERED W/G.W.B.
- = EXISTING STUDS TO BE COVERED W/G.W.B. & RESILIENT CHANNEL (1-HOUR DEMISING WALL)
- = NEW WALL CONSTRUCTION OR WALL INFILL
- = NEW 1-HOUR WALL CONSTRUCTION OR INFILL
- X = INDICATES PARTITION WALL TYPE (SEE SHEET A-002 FOR PARTITION DETAILS)
- = EXISTING DOOR TO REMAIN
- = NEW DOOR
- XXX = DOOR NUMBER (SEE DOOR SCHED. ON A-601)
- FE = WALL MOUNTED FIRE EXTINGUISHER
- = EXISTING WALL OR FLOOR MOUNTED RADIATOR
- = EXISTING FLOOR REGISTER (AIR SUPPLY & AIR RETURN, SEE MEP DRAWINGS)

2 AGASSIZ CIRCLE

UNIT 'A'	2 BED, 1 BATH	1,076 SF
UNIT 'B'	2 BED, LOFT, 1 BATH	1,399 SF

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:

PROJ. ARCH.		PRINCIPAL	P.Silvestri
JOB CAPT.	D.Garry	DRAFTER	B.Pacos
		INTERIORS	A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015516 STATE OF NEW YORK

TITLE:

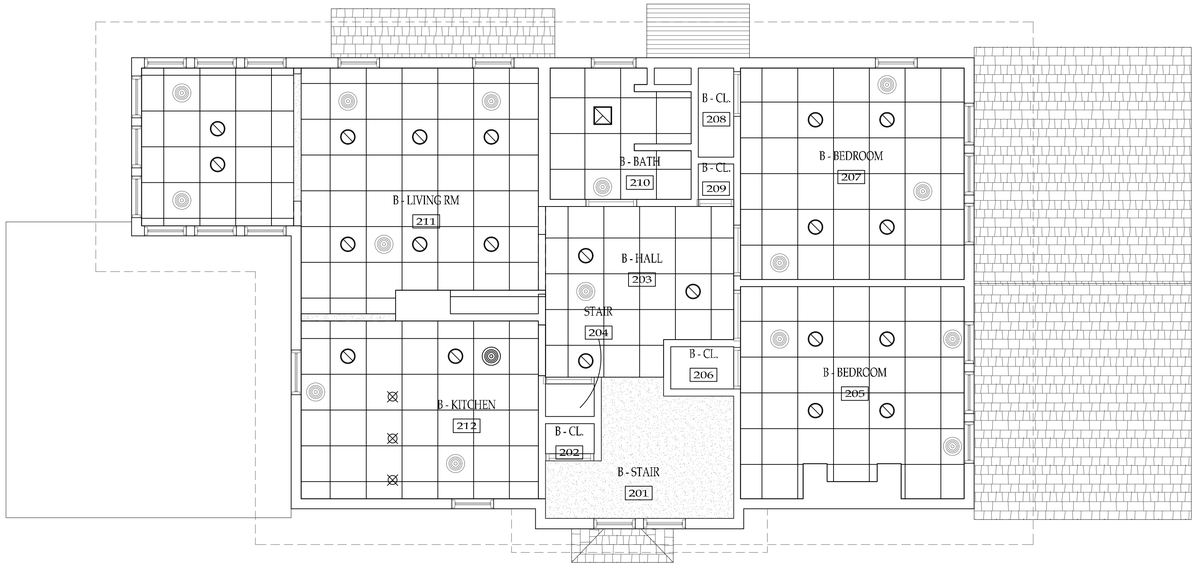
SECOND & THIRD FLOOR PLANS

SILVESTRI ARCHITECTS • PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

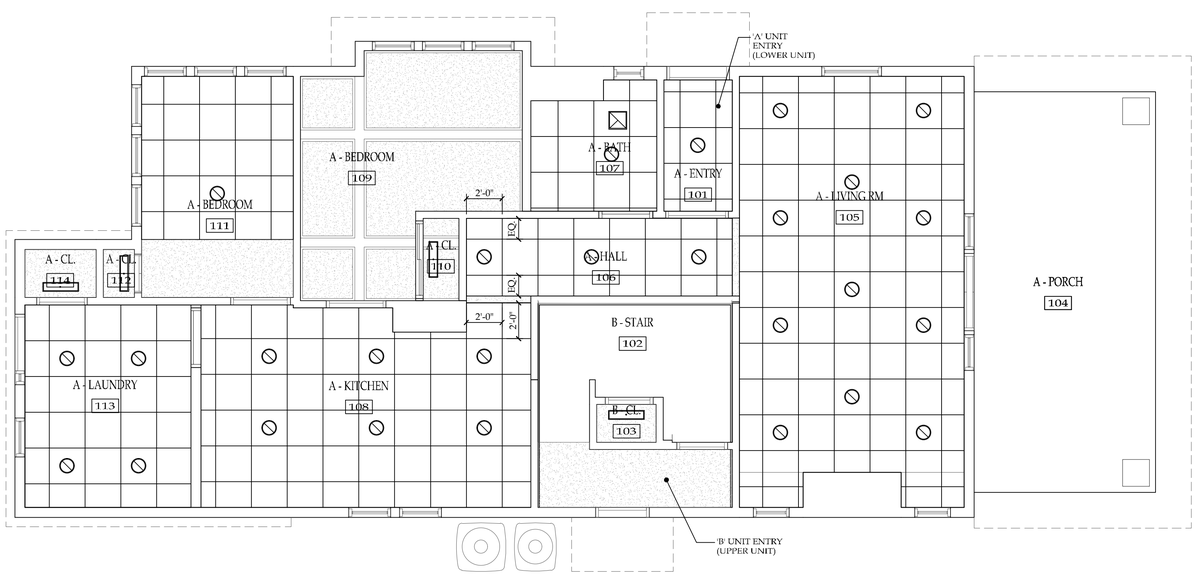
SA JOB #: 24101.01

DATE: 10-08-25

DRAWING #: A-102



A1 SECOND FLOOR REFL. CEILING PLAN
SCALE: 1/4" = 1'-0"



A1 FIRST FLOOR REFL. CEILING PLAN
SCALE: 1/4" = 1'-0"

WORK NOTES - REFLECTED CEILING PLANS:

1. IN EACH APARTMENT SO EQUIPPED, PROVIDE (2) PENDANT LIGHT FIXTURES OVER DINING ISLAND. BOTTOM OF FIXTURE TO BE + 7'-6" A.F.F.
2. CEILINGS IN APARTMENT UNITS TO BE FULL HEIGHT UNLESS NOTED OTHERWISE. CEILINGS TO BE ⅝" TYPE "X" GWB.
3. CEILINGS IN CLOSETS, LAUNDRY/MECHANICAL CLOSETS & BATHROOMS TO BE ⅝" GWB @ + 8'-0" A.F.F. USE MOISTURE & MOLD RESISTANT GWB IN ALL OF THESE AREAS.
4. PRESERVE & REPAIR/REPLACE WOOD CROWN MOLDINGS THROUGHOUT APARTMENTS WHERE EXISTING. MATCH EXISTING ELEMENTS AS CLOSE AS POSSIBLE.
5. MECHANICAL CONTRACTOR TO COORDINATE DUCTWORK & VENT LINE LOCATIONS WITH DUCTWORK ENCLOSURE DIMENSIONS TO ENSURE DUCTWORK & VENT LINES ARE FULLY CONCEALED.

REFLECTED CEILING PLAN SYMBOL LEGEND

= GYPSUM BOARD CEILING OR SOFFIT

LOW HIGH
= SUSPENDED RESIDENTIAL ACOUSTIC CEILING SYSTEM, (NEW OR PAINTED GRID)

= LED SEMI FLUSH/CEILING MOUNTED LIGHT FIXTURE, COORD. W/ELEC. DWGS.

= LED STRIP CEILING MOUNTED LIGHT FIXTURE, COORD. W/ELEC. DWGS.

= LED VANITY SCONCE - WALL MOUNTED LIGHT FIXTURE, COORD. W/ELEC. DWGS.

= LED RECESSED DOWNLIGHT FIXTURE, COORD. W/ELEC. DWGS.

= LED PENDANT CEILING LIGHT FIXTURE, COORD. W/ELEC. DWGS.

= EXIT SIGNAGE - WALL OR CEILING MOUNTED, COORD. W/ELEC. DWGS.

= EMERGENCY LIGHT, COORD. W/ELEC. DWGS.

= CEILING MOUNTED EXHAUST FAN, COORD. W/ELEC. & MECH. DWGS.

= SUPPLY AIR DIFFUSER - IN WALL OR SOFFITS, COORD. W/MECH. DWGS.

= EXISTING CEILING MOUNTED AIR DIFFUSER, COORD. W/MECH. DWGS.

= SUPPLY AIR DIFFUSER - CEILING MOUNTED, COORD. W/MECH. DWGS.

= RETURN AIR DIFFUSER - CEILING MOUNTED, COORD. W/MECH. DWGS.

GYP. +X'-X" = INDICATES CEILING TYPE & HEIGHT

S = INDICATES SMOKE DETECTOR - CEILING MOUNTED, COORD. W/ELEC. DWGS.

CO = INDICATES CARBON MONOXIDE DETECTOR - CEILING MOUNTED, COORD. W/ELEC. DWGS.

GENERAL NOTES:

- CONTRACTOR SHALL COORDINATE ALL CEILING FIXTURES, DIFFUSERS, LIGHTING, ETC. WITH MECHANICAL & ELECTRICAL CONTRACTOR.
- REFER TO MECHANICAL & ELECTRICAL DRAWINGS.
- V.I.F. ALL SOFFIT WIDTHS/DEPTHS - REFER TO MECH DRAWINGS.
- • REFER TO MECH/ELEC PLANS FOR ADDITIONAL CEILING INFORMATION.

2 AGASSIZ CIRCLE

UNIT 'A'	2 BED, 1 BATH	1,076 SF
UNIT 'B'	2 BED, LOFT, 1 BATH	1,399 SF

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:
10-08-25: ISSUED FOR PERMIT

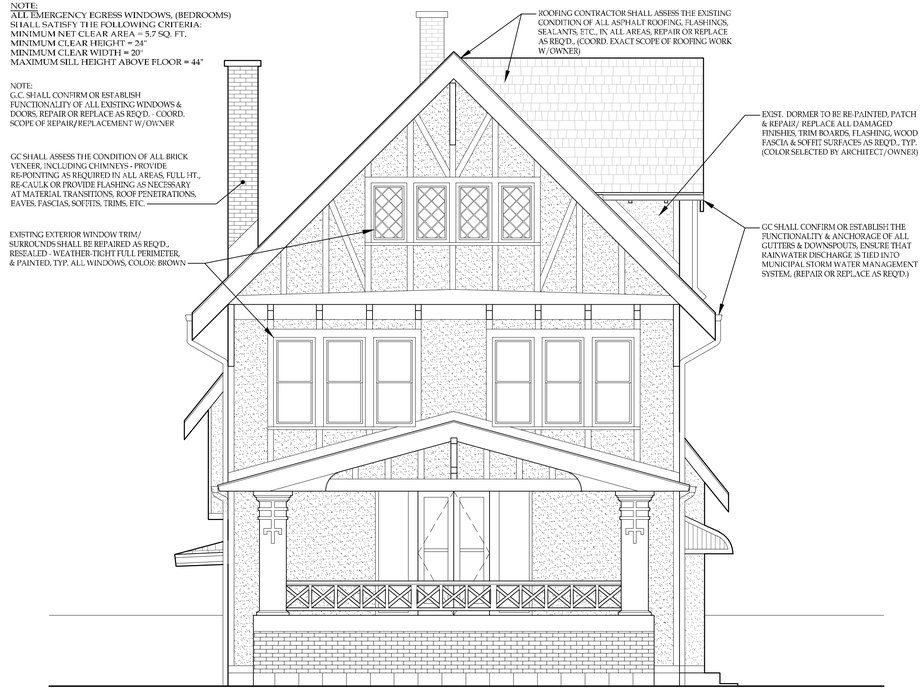
SA PROJECT TEAM:
PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

SEAL:
REGISTERED ARCHITECT PHILIP J. SILVESTRI 015516 STATE OF NEW YORK

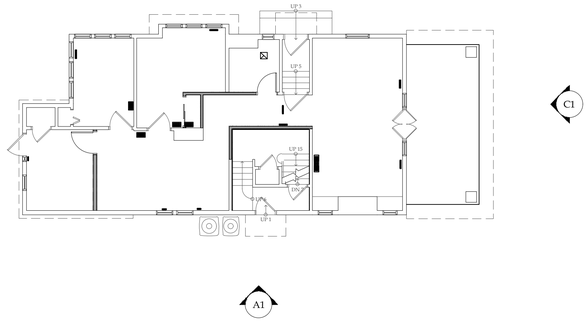
TITLE:
FIRST & SECOND FLOOR REFLECTED CEILING PLANS

SILVESTRI ARCHITECTS • PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

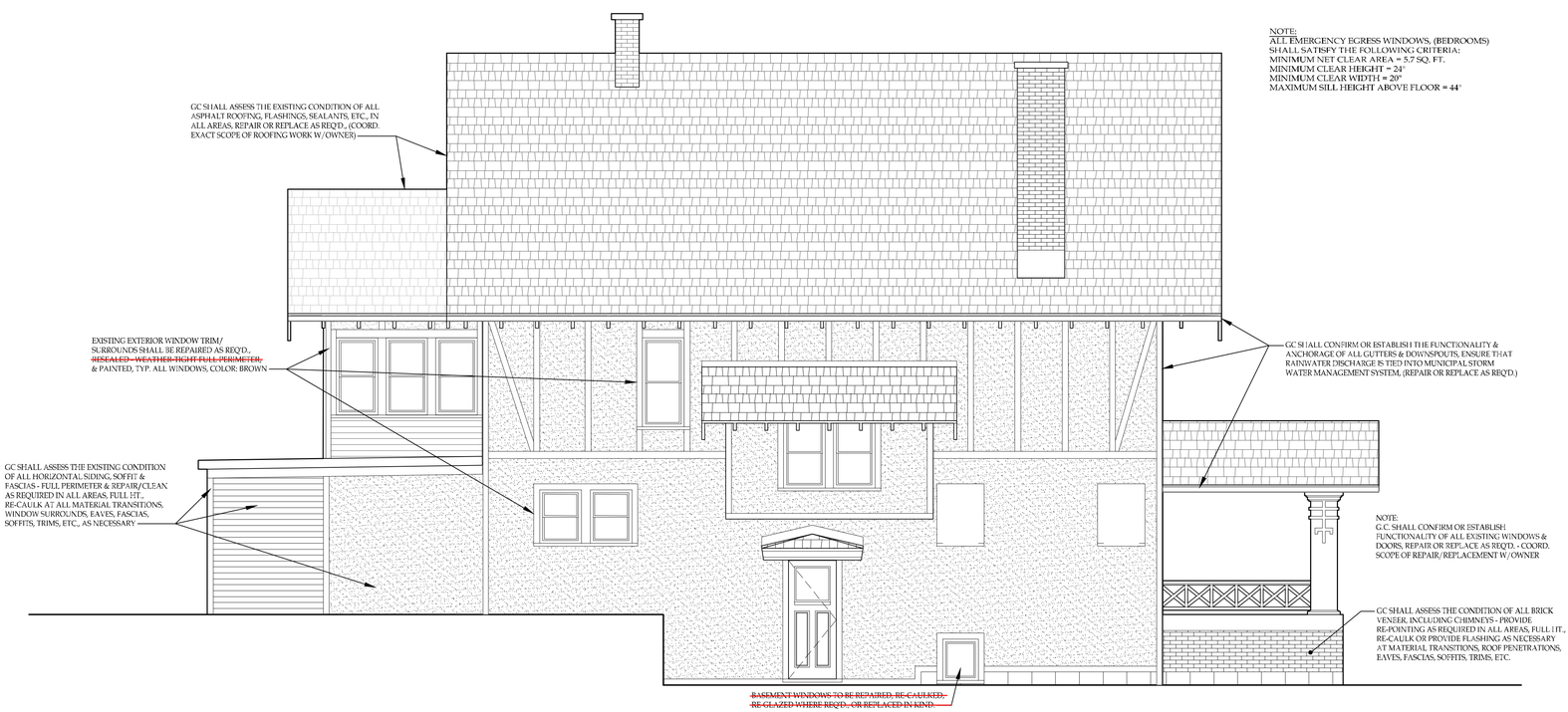
SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: A-103



C1 NORTHEAST ELEVATION
SCALE: 1/4" = 1'-0"
FRONT



E5 ELEVATION KEY PLAN
SCALE: NOT TO SCALE



A1 SOUTHEAST ELEVATION
SCALE: 1/4" = 1'-0"
LEFT SIDE

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:
10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

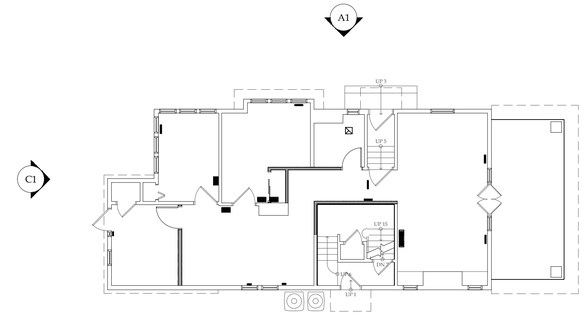
SEAL:
REGISTERED ARCHITECT PHILIP J. SILVESTRI 015215 STATE OF NEW YORK

TITLE:
EXTERIOR ELEVATIONS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: A-201

C1 SOUTHWEST ELEVATION
SCALE: 1/4" = 1'-0"
REAR



E5 ELEVATION KEY PLAN
SCALE: NOT TO SCALE

A1 NORTHWEST ELEVATION
SCALE: 1/4" = 1'-0"
RIGHT SIDE

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:
10-08-25: ISSUED FOR PERMIT

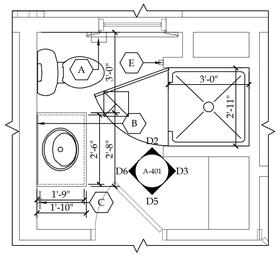
SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:
REGISTERED ARCHITECT PHILIP J. SILVESTRI 015215 STATE OF NEW YORK

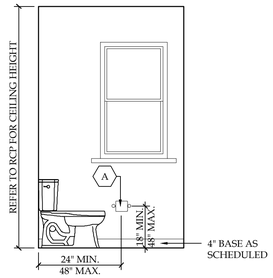
TITLE:
EXTERIOR ELEVATIONS

SILVESTRI ARCHITECTS • PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

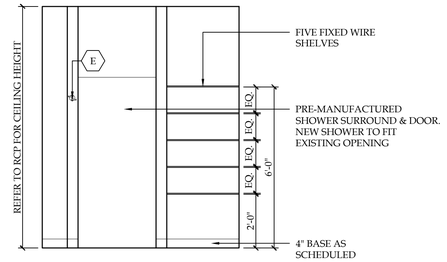
SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: A-202



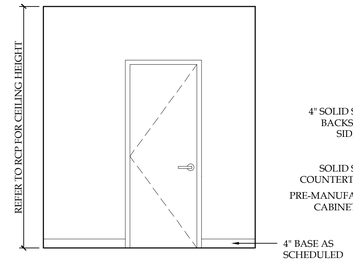
D1 B - BATH 210 | ENLARGED PLAN
SCALE: 3/8" = 1'-0"



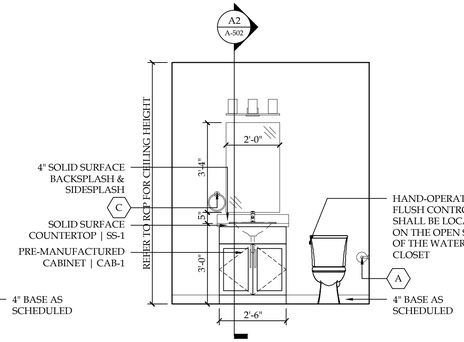
D2 B - BATH 210 | ELEVATION
SCALE: 3/8" = 1'-0"



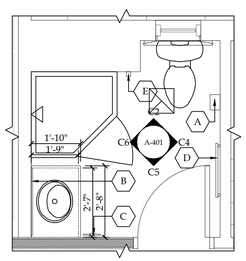
D3 B - BATH 210 | ELEVATION
SCALE: 3/8" = 1'-0"



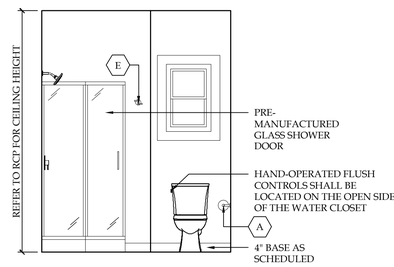
D5 B - BATH 210 | ELEVATION
SCALE: 3/8" = 1'-0"



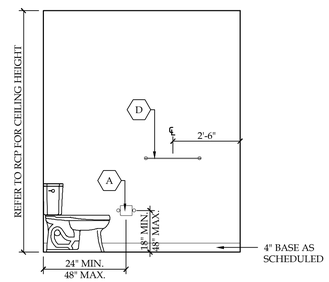
D6 B - BATH 210 | ELEVATION
SCALE: 3/8" = 1'-0"



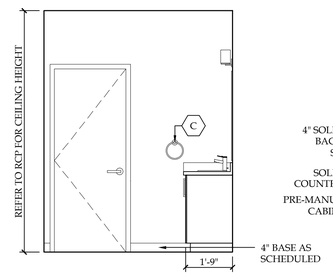
C1 A - BATH 107 | ENLARGED PLAN
SCALE: 3/8" = 1'-0"



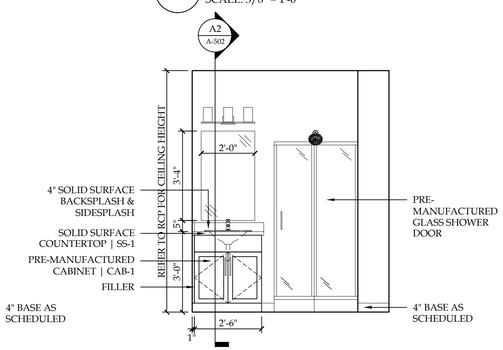
C2 A - BATH 107 | ELEVATION
SCALE: 3/8" = 1'-0"



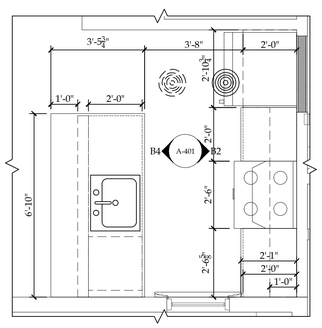
C4 A - BATH 107 | ELEVATION
SCALE: 3/8" = 1'-0"



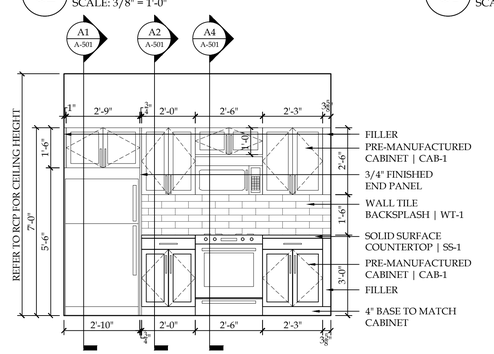
C5 A - BATH 107 | ELEVATION
SCALE: 3/8" = 1'-0"



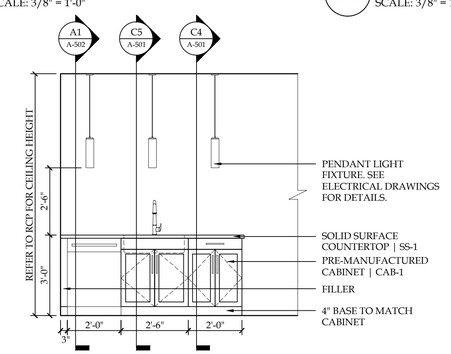
C6 A - BATH 107 | ELEVATION
SCALE: 3/8" = 1'-0"



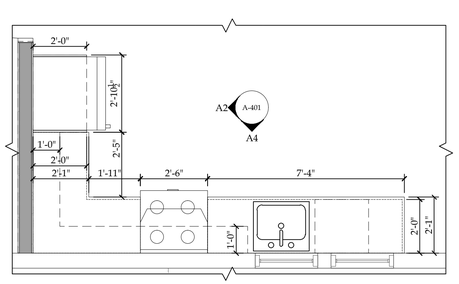
B1 B - KITCHEN 212 | ENLARGED PLAN
SCALE: 3/8" = 1'-0"



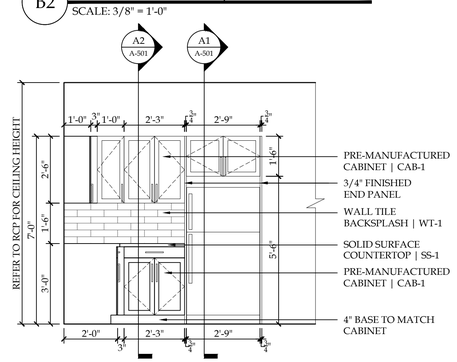
B2 B - KITCHEN 212 | ELEVATION
SCALE: 3/8" = 1'-0"



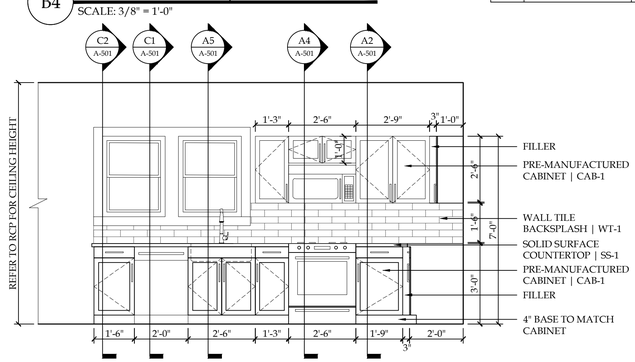
B4 B - KITCHEN 212 | ELEVATION
SCALE: 3/8" = 1'-0"



A1 A - KITCHEN 108 | ENLARGED PLAN
SCALE: 3/8" = 1'-0"



A2 A - KITCHEN 108 | ELEVATION
SCALE: 3/8" = 1'-0"



A4 A - KITCHEN 108 | ELEVATION
SCALE: 3/8" = 1'-0"

UNIT ACCESSORY SCHEDULE

MARK	ITEM	MODEL #	SUPPLIER	BACKUP SUPPORT	LOCATION/NOTES
A	TOILET TISSUE HOLDER	TBD	TBD	PER MANUFACTURERS REQUIREMENTS	FINISH: TBD SEE DRAWING FOR LOCATION. TOILET TISSUE HOLDER TO BE MOUNTED 19" A.F.F. IN ALL UNITS.
B	1/4" FRAMELESS PLATE GLASS MIRROR	TBD	TBD	PER MANUFACTURERS REQUIREMENTS	SIZE: REFER TO ELEVATIONS USE J-MOLD AT BOTTOM OF MIRROR. SEE DRAWING FOR LOCATION.
C	8" TOWEL RING	TBD	TBD	PER MANUFACTURERS REQUIREMENTS	FINISH: TBD SEE DRAWING FOR LOCATION. TOWEL RING TO BE MOUNTED 54" A.F.F. IN ALL UNITS.
D	24" TOWEL BAR	TBD	TBD	PER MANUFACTURERS REQUIREMENTS	FINISH: TBD SEE DRAWING FOR LOCATION. TOWEL BAR TO BE MOUNTED 42" A.F.F. IN ALL UNITS.
E	ROBE HOOK	TBD	TBD	PER MANUFACTURERS REQUIREMENTS	FINISH: TBD SEE DRAWING FOR LOCATION. ROBE HOOK TO BE MOUNTED 66" A.F.F. IN ALL UNITS.

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing.These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:
PRINCIPAL P.Silvestri
PROJ. ARCH. _____
DRAFTER B.Pacos
JOB CAPT. D.Garry
INTERIORS A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015516 STATE OF NEW YORK

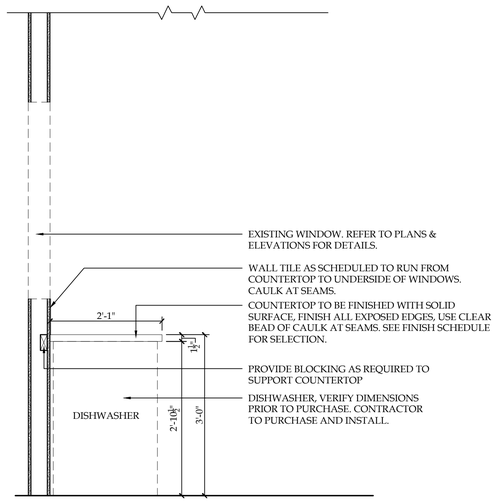
TITLE:

ENLARGED PLANS & ELEVATIONS

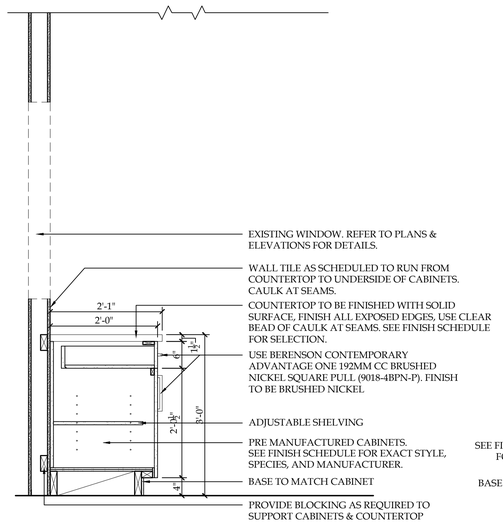
SILVESTRI ARCHITECTS • PC
1321 MILLERSPORT HWY AMHERST, NY 14221
PH. 716.691.0900
FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25

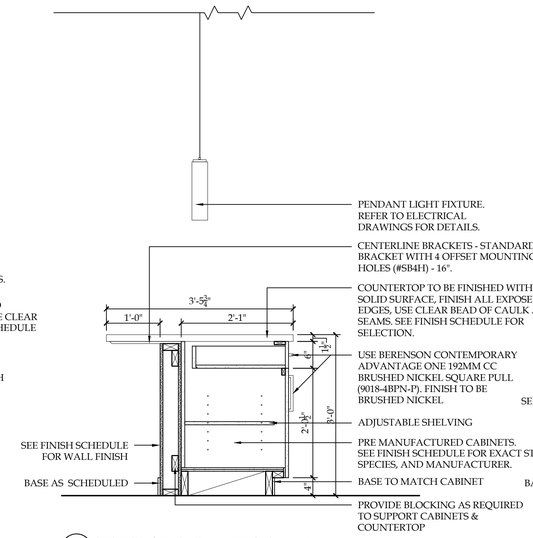
DRAWING #: A-401



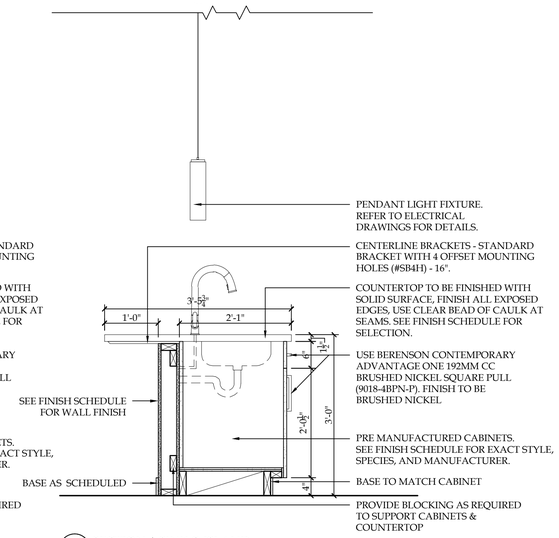
C1 SECTION | DISHWASHER
SCALE: 3/4" = 1'-0"



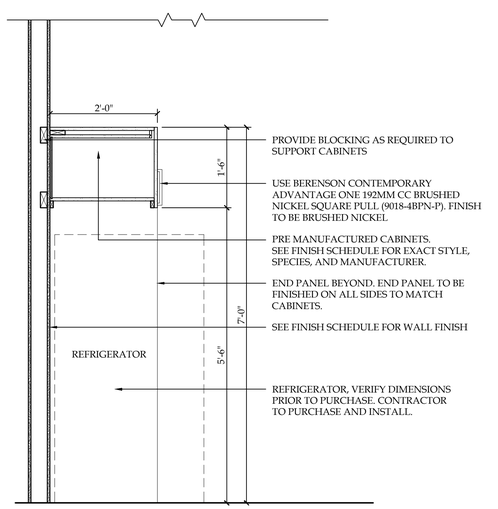
C2 SECTION | BASE CABINET
SCALE: 3/4" = 1'-0"



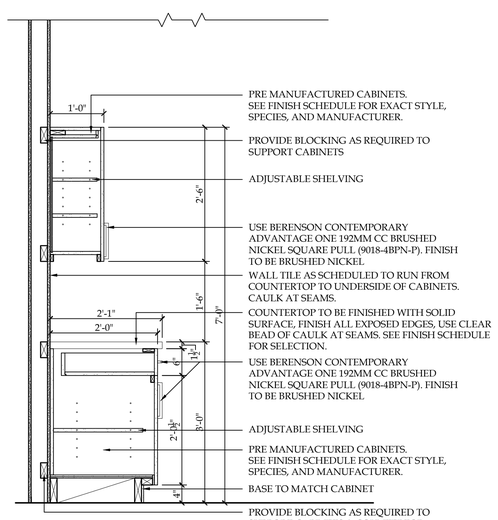
C4 SECTION | BASE CABINET @ ISLAND
SCALE: 3/4" = 1'-0"



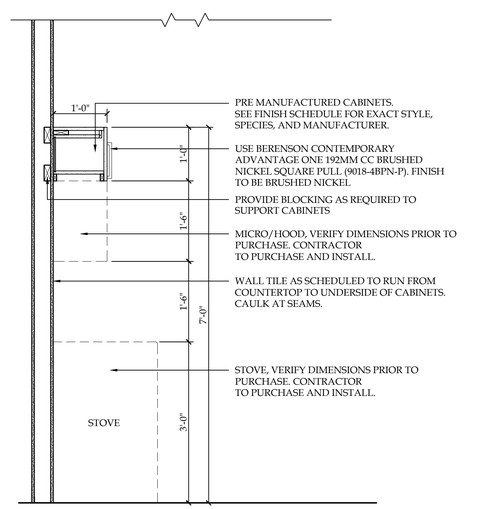
C5 SECTION | SINK @ ISLAND
SCALE: 3/4" = 1'-0"



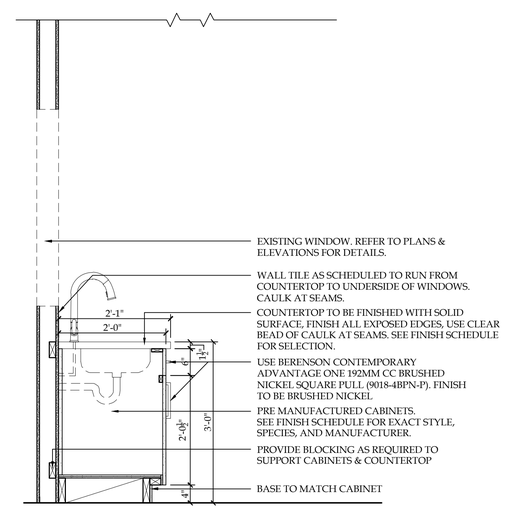
A1 SECTION | REFRIGERATOR & UPPER CABINET
SCALE: 3/4" = 1'-0"



A2 SECTION | BASE & UPPER CABINETS
SCALE: 3/4" = 1'-0"



A4 SECTION | RANGE & MICROHOOD CABINET
SCALE: 3/4" = 1'-0"



A5 SECTION | SINK
SCALE: 3/4" = 1'-0"

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing.These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:

		PRINCIPAL	P.Silvestri
PROJ. ARCH.		DRAFTER	B.Pacos
JOB CAPT.	D.Garry	INTERIORS	A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015215 STATE OF NEW YORK

TITLE:

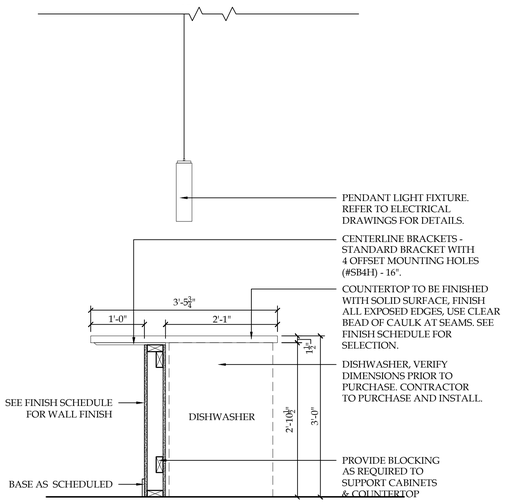
MILLWORK DETAILS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

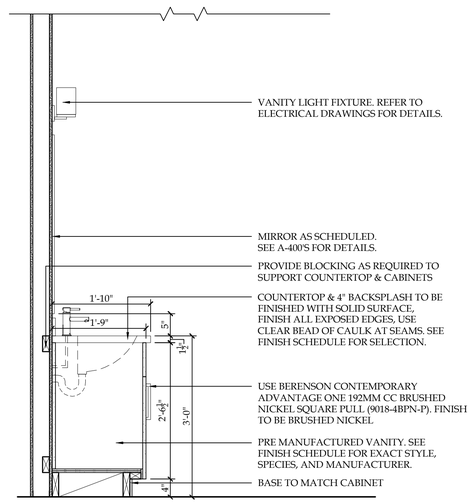
SA JOB #: 24101.01

DATE: 10-08-25

DRAWING #: A-501



A1 SECTION | DISHWASHER @ ISLAND
SCALE: 3/4" = 1'-0"



A2 SECTION | VANITY CABINET
SCALE: 3/4" = 1'-0"

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing.These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015515 STATE OF NEW YORK

TITLE:

MILLWORK DETAILS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: A-502

DOOR AND FRAME SCHEDULE

ROOM	DOOR NUM.	DOOR TYPE	DOOR OPN'G SIZE WIDTH	DOOR OPN'G SIZE HEIGHT	DOOR THK	DOOR MAT'L	DOOR GLASS	FRAME MAT'L	FRAME TYPE	FRAME DETAILS HEAD	FRAME DETAILS JAMB	FIRE RATING	HARD WARE SET NO.	REMARKS
FIRST FLOOR														
A - BATHROOM (107)	101	1	2'-6"	6'-8"	1¾"	SCWD		WD	A	H1	J1	-	1	
A - CLOSET (110)	102	2	(2) 1'-6"	6'-8"	1¾"	SCWD		WD	A	-	-	-	-	SLIDING DOORS, HARDWARE BY MANUF.
A - LAUNDRY (113)	103	1	2'-6"	6'-8"	1¾"	SCWD		WD	A	H1	J1	-	1	

DOOR HARDWARE GROUPS:

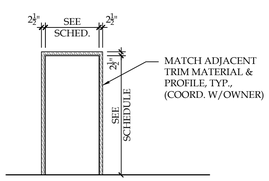
1	3	HINGES
	1	PRIVACY SET
	1	DOOR STOP

GLAZING KEY
T = 1/4" TEMPERED
IT = 1" INSULATED TEMPERED
W = SAFE-WIRE 1 HR CAT II

KEY
HM = HOLLOW METAL
SCWD = SOLID CORE WOOD
VY = VINYL
SC = SLIDING GLASS
IM = INSULATED METAL
RF = REDI FRAME
IFG = INSULATED FIBERGLASS
FL = FLUSH LOUVERED

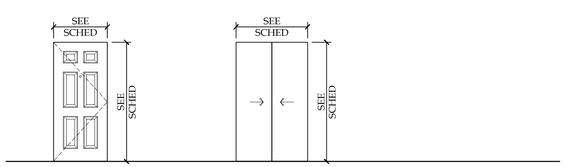
DOOR SCHEDULE NOTES:

1. GENERAL CONTRACTOR SHALL UTILIZE EXISTING DOORS ON SITE (POTENTIALLY DEMO'D ELSEWHERE) TO THE EXTENT POSSIBLE, IF FEASIBLE.
2. DIMENSIONS GIVEN ON PLANS AND SCHEDULES ARE NOMINAL. GENERAL CONTRACTOR AND MANUFACTURERS TO COORDINATE ALL DIMENSIONS IN FIELD CONCERNING FRAMES AND ROUGH OPENINGS, PRIOR TO FABRICATION AND CONSTRUCTION.
3. ALL GLAZING TO COMPLY WITH GLAZED PANEL SAFETY STANDARDS AND CODE REQUIREMENTS.
4. ALL HOLLOW METAL FRAMES TO BE OF WELDED CONSTRUCTION, ALL FRAME CORNERS SHALL BE MITERED, WELDED AND GROUND FOR A SMOOTH FINISH.
5. ALL METAL ENTRANCE DOORS AND FRAMES SHALL BE OF COLD ROLLED STEEL FURNISHED WITH A FACTORY COAT OF PRIME PAINT. WIPE COAT GALVANIZED STEEL WILL NOT BE ACCEPTABLE.
6. INTEGRAL FRAME AND DOOR WEATHER STRIPPING SHALL BE PROVIDED AS PART OF THE ENTRY DOORS AS SPECIFIED.
7. DO NOT PAINT OVER ANY CODE REQUIRED LABELS SUCH AS UNDERWRITERS LABORATORIES PERFORMANCE RATING, NAME OR NOMENCLATURE PLATES.



A WD/RF FRAME

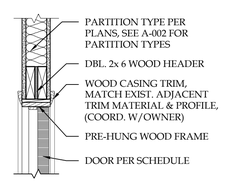
B1 DOOR FRAME TYPES
SCALE: 1/4" = 1'-0"



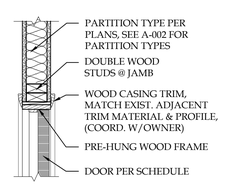
1 6-PANEL INTERIOR DOOR

2 DOUBLE SLIDING INTERIOR DOOR

A1 DOOR TYPES
SCALE: 1/4" = 1'-0"



H1



J1

A4 DOOR HEAD & JAMB DETAILS
SCALE: 1" = 1'-0"

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015515 STATE OF NEW YORK

TITLE:

DOOR SCHEDULE & DETAILS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: A-601

ROOM FINISH SCHEDULE

ROOM NUMBER	ROOM NAME	FLOOR	BASE	WALLS	CEILING		MILLWORK/ SHROUD	COUNTER TOP	REMARKS
					MATERIAL	HEIGHTS			
BASEMENT									
001	BASEMENT	EXIST	EXIST	EXIST	EXIST	EXIST			1
FIRST FLOOR									
101	A - ENTRY	EXIST	EXIST	EXIST/GYP-P-1	SCT-1	EXIST			
102	B - STAIR	EXIST/LVT-1	EXIST/ WDB-1	GYP-P-1	EXIST (P-3)/ GYP (P-3)	EXIST			4, 5, 8
103	B - CLOSET	LVT-1	EXIST	EXIST	GYP (P-3)	EXIST			8
104	A - PORCH	--	--	--	--	--			
105	A - LIVING ROOM	LVT-1	EXIST	GYP-P-1	SCT-1	EXIST			3, 7
106	A - HALL	LVT-1	EXIST/ WDB-1	GYP-P-1	SCT-1	EXIST			3, 5
107	A - BATH	T-1	TB-1	GYP-P-1	SCT-1	EXIST	CAB-1	SS-1	6, 7
108	A - KITCHEN	LVT-1	WDB-1	WT-1/GYP-P-1	SCT-1	EXIST	CAB-1	SS-1	5, 7
109	A - BEDROOM	LVT-1	EXIST/ WDB-1	EXIST/ GYP-P-1	EXIST/ GYP (P-3)	EXIST			3, 5, 7, 8
110	A - CLOSET	LVT-1	EXIST/ WDB-1	EXIST/ GYP-P-1	EXIST/ GYP (P-3)	EXIST			3, 5, 8
111	A - BEDROOM	LVT-1	EXIST	GYP-P-1	SCT-1/ GYP (P-3)	EXIST			3, 7, 8
112	A - CLOSET	LVT-1	EXIST	GYP-P-1	GYP (P-3)	EXIST			3, 8
113	A - LAUNDRY	LVT-1	WDB-1	GYP-P-1	SCT-1	EXIST			5, 7
114	A - CLOSET	LVT-1	WDB-1	GYP-P-1	GYP (P-3)	EXIST			5, 8
SECOND FLOOR									
201	B - STAIR	EXIST	EXIST	GYP-P-1	GYP (P-3)	EXIST			4, 7, 8
202	B - CLOSET	EXIST	EXIST	EXIST	EXIST	EXIST			3
203	B - HALL	LVT-1	EXIST/ WDB-1	GYP-P-1	SCT-1	EXIST			3, 5
204	STAIR	EXIST	EXIST	EXIST	EXIST	EXIST			
205	B - BEDROOM	LVT-1	EXIST	GYP-P-1	SCT-1	EXIST			3, 7
206	B - CLOSET	LVT-1	EXIST	GYP-P-1	EXIST (P-3)	EXIST			3, 8
207	B - BEDROOM	LVT-1	EXIST	GYP-P-1	SCT-1	EXIST			3, 7
208	B - CLOSET	LVT-1	EXIST	GYP-P-1	EXIST (P-3)	EXIST			3, 8
209	B - CLOSET	EXIST	EXIST	EXIST	EXIST	EXIST			9
210	B - BATH	T-1	TB-1	GYP-P-1	SCT-1	EXIST	CAB-1	SS-1	6, 7
211	B - LIVING ROOM	LVT-1	EXIST	GYP-P-1	SCT-1	EXIST			3, 7
212	B - KITCHEN	LVT-1	EXIST	WT-1/GYP-P-1	SCT-1	EXIST	CAB-1	SS-1	3, 7
THIRD FLOOR									
301	STAIR	EXIST	EXIST	EXIST	EXIST	EXIST			2
302	STORAGE	EXIST	EXIST	EXIST	EXIST	EXIST			2
303	HALL	EXIST	EXIST	EXIST	EXIST	EXIST			2
304	STORAGE	EXIST	EXIST	EXIST	EXIST	EXIST			2
305	STORAGE	EXIST	EXIST	EXIST	EXIST	EXIST			2
306	EXIST. MECH.	EXIST	EXIST	EXIST	EXIST	EXIST			2

REMARKS

1. CLEAN ALL BASEMENT WALLS, FLOORS, & CEILINGS THOROUGHLY.
2. CLEAN ALL THIRD FLOOR WALLS, FLOORS, & CEILINGS THOROUGHLY.
3. EXISTING CARPET TO BE REMOVED. AFTER DEMOLITION, CONDITION OF HARDWOOD FLOORS IS TO BE ASSESSED. ANY EXISTING HARDWOOD FLOORING IN ACCEPTABLE CONDITION IS TO REMAIN AND BE REPAIRED/REFINISHED AS NECESSARY. WHERE EXISTING HARDWOOD FLOORING IS NOT IN AN ACCEPTABLE CONDITION, LVT IS TO BE INSTALLED AS SCHEDULED.
4. EXISTING CARPET ON STAIRS TO BE REMOVED. RESTORE EXISTING HARDWOOD STAIR TREADS & RISERS.
5. ALL NEW WALLS/ WALLS WITH RUBBER BASE TO RECEIVE NEW WOOD BASE TO MATCH EXISTING WOOD BASE.
6. REMOVE EXISTING TILE WAINSCOTING ON ALL WALLS. REPAIR WALL AS NECESSARY AND REPAINT AS SCHEDULED.
7. PROVIDE NEW BLINDS ON ALL WINDOWS AS SCHEDULED.
8. EXISTING CEILINGS TO BE PATCHED/REPAIRED AND PAINTED P-3 AS SCHEDULED. NEW GYP. CEILINGS TO BE PAINTED P-3 AS SCHEDULED.
9. CLEAN AND REPAINT EXISTING LINEN CLOSET MILLWORK CABINET AS SCHEDULED.

DRYWALL FINISH LEVELS

LEVEL 0: NO TAPING, FINISHING, OR ACCESSORIES REQUIRED

LEVEL 1: ALL JOINTS AND INTERIOR ANGLES SHALL HAVE TAPE SET IN JOINT COMPOUND. SURFACE SHALL BE FREE OF EXCESS JOINT COMPOUND. TOOL MARKS AND RIDGES ARE ACCEPTABLE.

LEVEL 2: ALL JOINTS AND INTERIOR ANGLES SHALL HAVE TAPE EMBEDDED IN JOINT COMPOUND AND WIPED WITH A JOINT KNIFE LEAVING A THIN COATING OF JOINT COMPOUND OVER ALL JOINTS AND INTERIOR ANGLES. FASTENER HEADS AND ACCESSORIES SHALL BE COVERED WITH A COAT OF JOINT COMPOUND. SURFACE SHALL BE FREE OF EXCESS JOINT COMPOUND. TOOL MARKS AND RIDGES ARE ACCEPTABLE. JOINT COMPOUND APPLIED OVER THE BODY OF THE TAPE AT THE TIME OF TAPE EMBEDMENT SHALL BE CONSIDERED A SEPARATE COAT OF JOINT COMPOUND AND SHALL SATISFY THE CONDITION OF THIS LEVEL.

LEVEL 3: ALL JOINTS AND INFERIOR ANGLES SHALL HAVE TAPE EMBEDDED IN JOINT COMPOUND AND SHALL BE IMMEDIATELY WIPED WITH A JOINT KNIFE LEAVING A THIN COATING OF JOINT COMPOUND OVER ALL JOINTS AND INTERIOR ANGLES. ONE ADDITIONAL COAT OF JOINT COMPOUND SHALL BE APPLIED OVER ALL JOINTS AND INTERIOR ANGLES. FASTENER HEADS AND ACCESSORIES SHALL BE COVERED WITH TWO SEPARATE COATS OF JOINT COMPOUND. ALL JOINT COMPOUND SHALL BE SMOOTH AND FREE OF TOOL MARKS AND RIDGES. NOTE: IT IS RECOMMENDED THAT THE PREPARED SURFACE BE COATED WITH A DRYWALL PRIMER PRIOR TO THE APPLICATION OF FINAL FINISHES. SEE PAINTING/WALLCOVERING SPECIFICATION IN THIS REGARD.

LEVEL 4: ALL JOINTS AND INTERIOR ANGLES SHALL HAVE TAPE EMBEDDED IN JOINT COMPOUND AND SHALL BE IMMEDIATELY WIPED WITH A JOINT KNIFE LEAVING A THIN COATING OF JOINT COMPOUND OVER ALL JOINTS AND INTERIOR ANGLES. TWO SEPARATE COATS OF JOINT COMPOUND SHALL BE APPLIED OVER ALL FLAT JOINTS AND ONE SEPARATE COAT OF JOINT COMPOUND SHALL BE APPLIED OVER INTERIOR ANGLES. FASTENER HEADS AND ACCESSORIES SHALL BE COVERED WITH THREE SEPARATE COATS OF JOINT COMPOUND. ALL JOINT COMPOUND SHALL BE SMOOTH AND FREE OF TOOL MARKS AND RIDGES. NOTE: IT IS RECOMMENDED THAT THE PREPARED SURFACE BE COATED WITH A DRYWALL PRIMER PRIOR TO THE APPLICATION OF FINAL FINISHES. SEE PAINTING/WALLCOVERING SPECIFICATION IN THIS REGARD.

LEVEL 5: ALL JOINTS AND INTERIOR ANGLES SHALL HAVE TAPE EMBEDDED IN JOINT COMPOUND AND SHALL BE IMMEDIATELY WIPED WITH A JOINT KNIFE LEAVING A THIN COATING OF JOINT COMPOUND OVER ALL JOINTS AND INTERIOR ANGLES. TWO SEPARATE COATS OF JOINT COMPOUND SHALL BE APPLIED OVER ALL FLAT JOINTS AND ONE SEPARATE COAT OF JOINT COMPOUND SHALL BE APPLIED OVER INTERIOR ANGLES. FASTENER HEADS AND ACCESSORIES SHALL BE COVERED WITH THREE SEPARATE COATS OF JOINT COMPOUND. A THIN SKIM COAT OF JOINT COMPOUND TROWEL APPLIED, OR A MATERIAL MANUFACTURED ESPECIALLY FOR THIS PURPOSE AND APPLIED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS, APPLIED TO THE ENTIRE SURFACE. THE SURFACE SHALL BE SMOOTH AND FREE OF TOOL MARKS AND RIDGES. NOTE: IT IS RECOMMENDED THAT THE PREPARED SURFACE BE COATED WITH A DRYWALL PRIMER PRIOR TO THE APPLICATION OF FINISH PAINT. SEE PAINTING SPECIFICATION IN THIS REGARD.

UNIT FINISH SELECTIONS

LUXURY VINYL TILE (LVT-X):
(LVT-1)

MANUFACTURER:	PATCRAFT
COLLECTION:	NATURAL STATE
STYLE:	1531V
COLOR:	SPICED CHESTNUT 00750
WEAR LAYER THICKNESS:	12 MIL
INSTALLATION:	FLOATING

TILE (T-X):
(T-1)

MANUFACTURER:	UMORE
CONTACT:	TIM WESTER (585) 622-0753 TWESTER@SPARTANSURFACES.COM
COLLECTION:	PALERMO
COLOR:	HAZELWOOD
SIZE:	12" X 24"
INSTALL:	BRICK LAY ½ OFFSET
GROUT:	BOSTIK
GROUT COLOR:	MOBE PEARL H145
JOINT THICKNESS:	$\frac{1}{8}$"

TILE BASE (TB-X):
(TB-1)

STYLE:	TO MATCH T-1/ ONLY TO BE USED WITH T-1
SIZE:	4"
NOTE:	SCHLUTER EDGE TO BE PROVIDED

WOOD BASE (WDB-X):
(WDB-1)

STYLE:	TO MATCH ADJACENT EXISTING WOOD BASE
FINISH:	TO MATCH ADJACENT EXISTING WOOD BASE

PAINT (P-X):
(P-1) TYPICAL

MANUFACTURER:	SHERWIN WILLIAMS
TYPE:	PROMAR 200
COLOR:	PACER WHITE SW 6098
FINISH:	EGGSHELL

(P-2) TRIM

MANUFACTURER:	SHERWIN WILLIAMS
TYPE:	PROMAR 200
COLOR:	TO BE DETERMINED
FINISH:	SEMI-GLOSS

(P-3) CEILINGS

MANUFACTURER:	SHERWIN WILLIAMS
TYPE:	PROMAR 200
COLOR:	TO BE DETERMINED
FINISH:	FLAT

WALL TILE (WT-X):
(WT-1)

MANUFACTURER:	UMORE
CONTACT:	TIM WESTER (585) 622-0753 TWESTER@SPARTANSURFACES.COM
COLLECTION:	BOLOGNA
COLOR:	BIANCO
SIZE:	3" X 12"
GROUT:	BOSTIK
GROUT COLOR:	TO BE DETERMINED
JOINT THICKNESS:	$\frac{1}{8}$"

CABINETS (CAB-X):
(CAB-1)

MANUFACTURER:	BLUE VALLEY CABINETS
DISTRIBUTOR:	ACME CABINET CO.
COLOR:	DOVE WHITE
DOOR STYLE:	CLASSIC
OVERLAY:	FULL
LOCATION:	KITCHEN & BATHROOM

CABINET PULLS (CP-X):
(CP-1)

MANUFACTURER:	BERENSON HARDWARE
STYLE:	METRO 224MM CC
FINISH:	BRUSHED NICKEL
MODEL #:	9828-1BPN-P
SIZE:	$9\frac{1}{4}$" (TYPICAL). SEE A-500'S FOR EXACT SIZES.

SOLID SURFACE (SS-X):
(SS-1) COUNTERTOPS

MANUFACTURER:	WILSONART
COLOR:	PEARL MIRAGE 9199MG
PROFILE:	EASED EDGE
THICKNESS:	1-1/2"

TRANSITION STRIP (TS-X):
(TS-1) GENERAL FLOORING FOR SLOPED TRANSITIONS

MANUFACTURER:	SCHLUTER SYSTEMS
STYLE & SIZE:	RENO-U SIZE TO BE V.I.F. IN ACCORDANCE WITH MATERIAL(S) THICKNESS
FINISH:	CLEAR SATIN ANODIZED ALUMINUM
LOCATION(S):	ALL FLOORING MATERIAL CHANGES AS NECESSARY
NOTE(S):	SEE GENERAL NOTES

(TS-2) TILE BASE CAP

MANUFACTURER:	SCHLUTER SYSTEMS
STYLE & SIZE:	JOLLY SIZE TO BE V.I.F. IN ACCORDANCE WITH MATERIAL(S) THICKNESS
FINISH:	CLEAR SATIN ANODIZED ALUMINUM
LOCATION(S):	ALL WALL MATERIAL CHANGES AS NECESSARY
NOTE(S):	SEE GENERAL NOTES

SUSPENDED CEILING TILE (ACT-X):
(SCT-1)

MANUFACTURER:	ARMSTRONG CEILINGS
STYLE:	24" X 24" SINGLE RAISED PANEL
EDGE PROFILE:	TEGULAR
SIZE:	24" X 24"
THICKNESS:	$\frac{5}{8}$"
COLOR:	WHITE
SUSPENSION SYS.:	PRELUDE $\frac{15}{16}$" GRID SYSTEM

MISCELLANEOUS (MISC-X):
(MISC-1) BLINDS

MANUFACTURER:	HUNTER DOUGLAS ARCHITECTURAL
STYLE:	EXPRESS BASICS ALTERNATIVE WOOD BLINDS
COLOR:	LILY

ROOM FINISH LEGEND

FLOORS

LVT = LUXURY VINYL TILE

T = TILE

BASE

TB = TILE BASE

WDB = WOOD BASE

WALLS

GWB = GYPSUM WALL BOARD

P = PAINT

WT = WALL TILE

CEILING

GYP = GYPSUM BOARD

SCT = SUSPENDED CEILING TILE

MATERIALS

GYP = GYPSUM BOARD

MISCELLANEOUS

CAB = CABINET

CP = CABINET PULLS

EGG = EGGSHELL

EXIST = EXISTING

MEP = MECHANICAL, ELECTRICAL, PLUMBING

MISC = MISCELLANEOUS

SG = SEMI GLOSS

SS = SOLID SURFACE

TS = TRANSITION STRIP

GENERAL NOTES

G1. NO CHANGES OR SUBSTITUTIONS SHALL BE MADE TO THE FOLLOWING FINISHES UNLESS DIRECTED BY THE OWNER OR THE ARCHITECT.

G2. MANY FINISH MATERIALS REQUIRE A SUBSTANTIAL LEAD TIME. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ORDER ALL MATERIALS AT THE APPROPRIATE TIME. ANY FEES INCURRED AS A RESULT OF FINISHES NOT BEING ORDERED ON TIME WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.

G3. ANY AND ALL FINISH SELECTIONS/COLORS MUST BE SUBMITTED TO THE ARCHITECT FOR APPROVAL ACCOUNTING FOR PROPER LEAD TIME. ANY FINISH THAT IS INSTALLED WITHOUT ARCHITECTS APPROVAL MAY BE REQUIRED TO BE REMOVED AND REPLACED BY THE GENERAL CONTRACTOR.

G4. ANY DISCREPANCIES BETWEEN ARCHITECTURAL ELEVATION(S), PLAN(S), SCHEDULE(S) AND NOTES MUST BE BROUGHT TO ARCHITECTS ATTENTION. ARCHITECTS MUST BE CONTACTED AND GIVE APPROVAL TO MOVE FORWARD WITH SPECIFIC DIRECTION PRIOR TO ANTICIPATED ACTION.

G5. IF COLOR OR FINISH IS NOT SPECIFIED CONTACT THE ARCHITECT FOR CLARIFICATION.

G6. ALL PAINTING, INCLUDING MEP ITEMS THAT REQUIRE PAINTING, IS UNDER THE PAINTER'S SCOPE OF WORK.

G7. ALL INTERIOR PRODUCTS TO MEET/EXCEED FLAME SPREAD RATING PER CODE.

WINDOWS:

G1. ALL GLAZING FACING EXTERIOR TO RECEIVE BLINDS AS SCHEDULED (MISC-1).

CEILINGS:

G1. ALL GYPSUM BOARD CEILINGS AND GYPSUM BOARD SOFFITS SHALL BE FINISHED TO LEVEL 4 DRYWALL FINISH AND ARE TO BE PAINTED IN A FLAT FINISH.

G2. ALL EXPOSED MECHANICAL DUCT COVERS SHALL BE PAINTED TO MATCH THE SURROUNDING WALL/CEILING COLOR. PRIME AS NECESSARY.

G3. ALL EXPOSED PLUMBING FIXTURES/ MECHANICAL DUCT/SUPPLY/RETURN SYSTEMS TO BE PAINTED AND/OR PURCHASED IN A COLOR TO MATCH THE SURROUNDING WALL/CEILING COLOR.

G4. ANY CEILING HVAC SUPPLY/DIFFUSERS TO BE PAINTED TO MATCH SURROUNDING CEILING FINISH. ANY QUESTION OR CONCERN TO BE BROUGHT TO ARCHITECTS ATTENTION FOR FINAL DECISION PRIOR TO ORDER/INSTALL BY CONTRACTOR OR OTHERS.

WALLS:

G1. ALL GWB WALLS SHALL BE FINISHED TO LEVEL 4 DRYWALL FINISH AND INCLUDE (1) COAT WALL PRIMER FOLLOWED BY (2) COATS WALL PAINT ON ALL INTERIOR WALL SURFACE UNLESS OTHERWISE NOTED IN SPECIFICATIONS. SEE SPEC FOR DETAILS.

G2. ALL SURFACE MOUNTED CONDUITS SHALL BE PAINTED TO MATCH WALL PAINT.

G3. PROVIDE SCHLUTER STRIP AS SCHEDULED AT EXPOSED UNFINISHED TILE EDGES. NECESSARY SIZES TO BE DETERMINED BY CONTRACTOR AND V.I.F. BASED ON MATERIAL THICKNESS.

G4. ALL ELECTRICAL PANEL COVERS AND/OR MECHANICAL EQUIPMENT AND/OR DUCTING TO BE PAINTED TO MATCH ADJOINING WALL.

FLOORS:

G1. ALL FLOOR FINISHES TO EXTEND BELOW ALL MILLWORK.

G2. CONTRACTOR TO PROVIDE TRANSITION STRIP AS SCHEDULED AT ALL FLOORING MATERIAL CHANGES NEEDING THRESHOLDS. NECESSARY SIZES TO BE DETERMINED BY CONTRACTOR AND V.I.F. BASED ON MATERIAL THICKNESS.

MILLWORK:

G1. PROVIDE CLEAR BEAD OF SILICONE OR CLEAR CAULK TO SEAL BETWEEN MILLWORK PIECES (IE:COUNTERTOP AND BACKSPLASH) AND MILLWORK AND WALL (TYPICAL.).

G2. MILLWORK FINISHES ON SHOP DRAWINGS MUST BE APPROVED BY ARCHITECT PRIOR TO PRODUCTION.

G3. USE BERENSON HARDWARE METRO- 224MM CC IN BRUSHED NICKEL FINISH (9828-1BPN-P) FOR ALL MILLWORK.

G4. PROVIDE TRIM UNDER ALL KITCHEN ISLAND COUNTERS/OVERHANGS.

OUTLETS:

G1. ALL PLATE COLORS AND RECEPTACLES TO BE WHITE.

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:

PROJ. ARCH.		PRINCIPAL	P.Silvestri
JOB CAPT.	D.Garry	DRAFTER	B.Pacos
		INTERIORS	A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015515 STATE OF NEW YORK

TITLE:

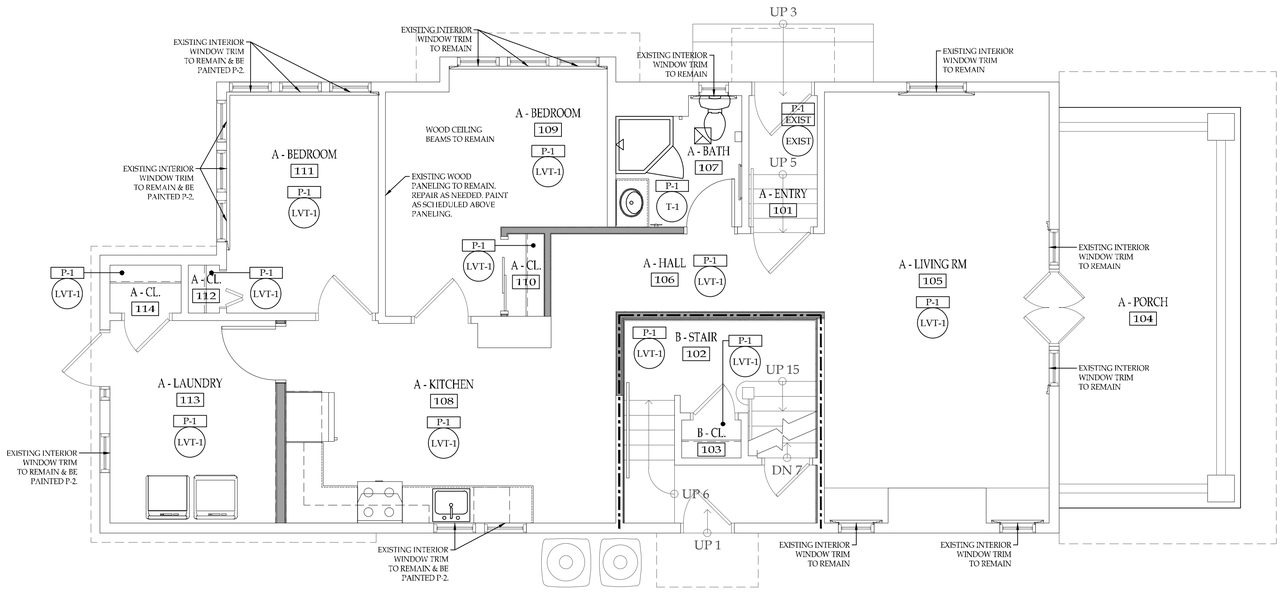
FINISH SCHEDULE

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY AMHERST, NY 14221
PH. 716.691.0900
FAX 716.691.4773

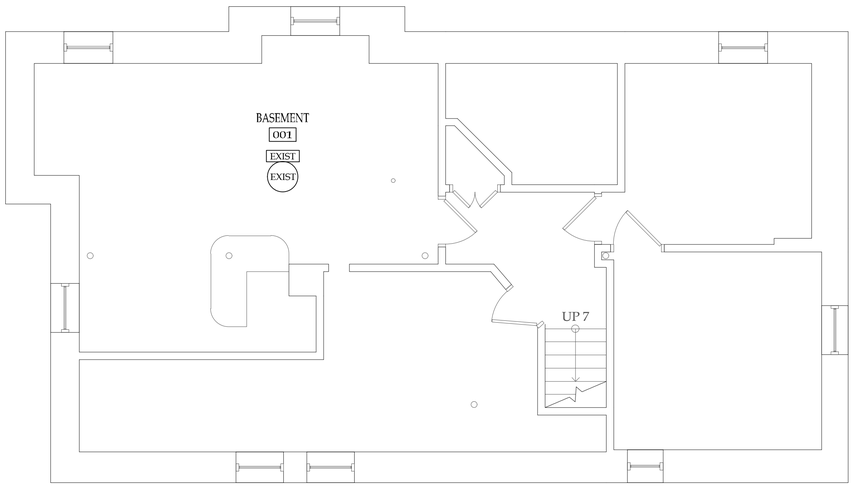
SA JOB #: 24101.01

DATE: 10-08-25

DRAWING #: A-602



C1 FIRST FLOOR FINISH PLAN
SCALE: 1/4" = 1'-0"



A1 BASEMENT FINISH PLAN
SCALE: 1/4" = 1'-0"

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:
10-08-25: ISSUED FOR PERMIT

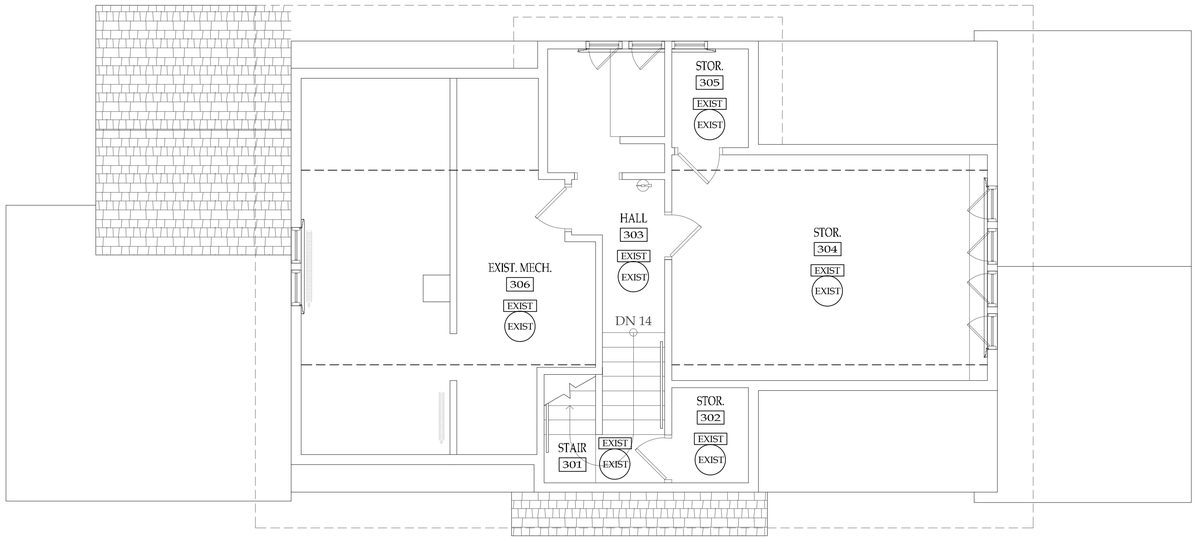
SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:
REGISTERED ARCHITECT PHILIP J. SILVESTRI 015515 STATE OF NEW YORK

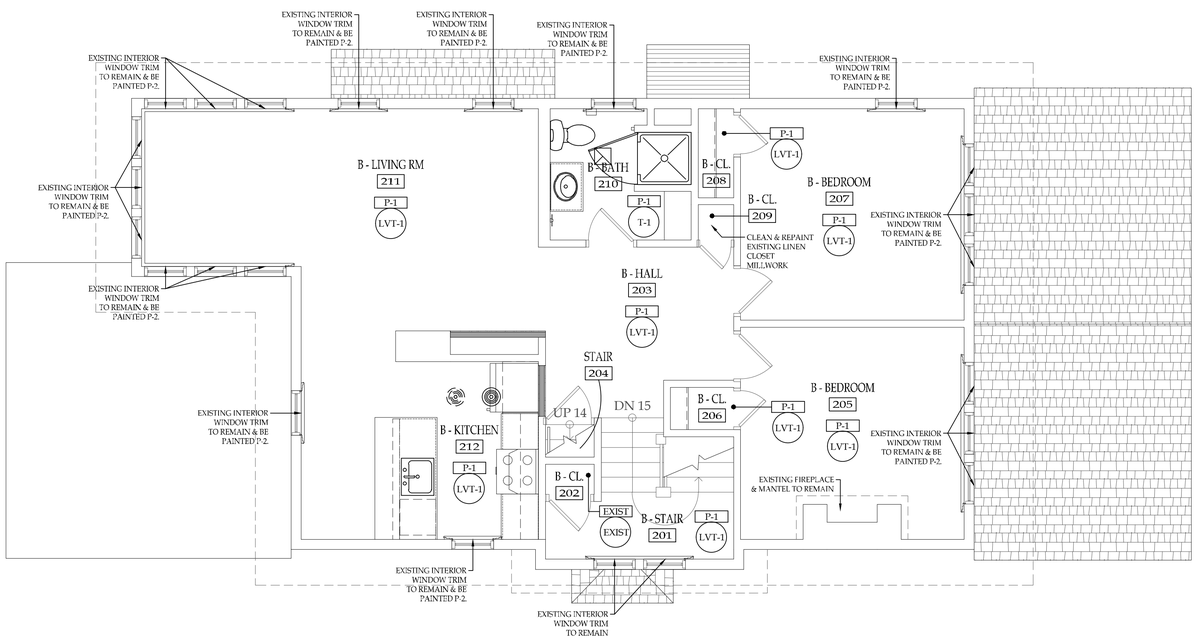
TITLE:
BASEMENT & FIRST FLOOR FINISH PLANS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH: 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25
DRAWING #: A-603



C1 THIRD FLOOR FINISH PLAN
SCALE: 1/4" = 1'-0"



A1 SECOND FLOOR FINISH PLAN
SCALE: 1/4" = 1'-0"

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

10-08-25: ISSUED FOR PERMIT

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:

REGISTERED ARCHITECT PHILIP J. SILVESTRI 015515 STATE OF NEW YORK

TITLE:

SECOND & THIRD FLOOR FINISH PLANS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH: 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.01
DATE: 10-08-25

DRAWING #: A-604

EXHAUST FAN SCHEDULE

UNIT NO.	AREA SERVED	GREENHECK MODEL NO.	TYPE	CFM	S.P. (IN WC.)	FAN RPM	LIGHT	OPERATING POWER	MOTOR INFORMATION			SONES	NOTES
									VOLTAGE	ENCL.	RPM		
EF-1*	BATHROOM	SP-B90	CEILING	80	0.125	700	NO	20 W	115/60/1ø	ODP	700	1.0	1,2,3,4

* MULTIPLE UNITS, SEE FLOOR PLANS

NOTES:
1. CONTROLLED BY SWITCH
2. PROVIDE MANUFACTURER'S WALL/ROOF CAP.
3. PROVIDE BACKDRAFT DAMPER
4. PROVIDE HANGING KIT WITH VIBRATION ISOLATORS.

AIR DEVICE SCHEDULE

MARK	TYPE	STYLE	FACE	BASIS OF DESIGN
A	SUPPLY	SURFACE	12"	TITUS TMRA
B	RETURN	PERF, LAY-IN	12"x12"	TITUS PDR

MARK — (A) 8"ø — NECK / 150 — CFM

NOTES:
1. FINISH TO MATCH ARCHITECTURAL.
2. OPTIONAL VOLUME DAMPER ON ALL DIFFUSERS MOUNTED IN GYPSUM CEILINGS OR SOFFITS.
3. PROVIDE ALL REQUIRED MOUNTING FRAMES AND HARDWARE.

LEGEND

- RETURN GRILLE
- EXHAUST FAN
- UD — UNDERCUT DOOR (3/4")
- EXHAUST AIR DUCTWORK
- (T) — EXISTING THERMOSTAT

ABBREVIATIONS

AFF	ABOVE FINISHED FLOOR
AFG	ABOVE FINISHED GRADE
ARCH	ARCHITECT
BMS	BUILDING MANAGEMENT SYSTEM
BTU	BRITISH THERMAL UNIT
CLG	CEILING
CFM	CUBIC FEET PER MINUTE
CRAC	COMPUTER ROOM AIR CONDITIONER
CONN	CONNECTION
CONST	CONSTRUCTION
DET	DETAIL
DIA	DIAMETER
DN	DOWN
DWG	DRAWING
EC	ELECTRICAL CONTRACTOR
FLR	FLOOR
G	GAS
GPM	GALLONS PER MINUTE
HP	HORSEPOWER
HT	HEIGHT
HTG	HEATING
HVAC	HEATING VENTILATING AND AIR COND
INV	INVERT
KW	KILOWATTS
MBH	THOUSAND BTU PER HOUR
MCA	MIN. CIRCUIT AMPACITY
MOP	MAX. OVERCURRENT PROTECTION
MTD	MOUNTED
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
OA	OUTSIDE AIR
ODP	OPEN DRIP PROOF
PVC	POLYVINYLCHLORIDE
RPM	REVOLUTIONS PER MIN.
S.P.	STATIC PRESSURE
TYP	TYPICAL
UTIL	UTILITY
WH	WATER HEATER
NG	NATURAL GAS

GENERAL HVAC NOTES

A. CONTRACTOR SHALL MAINTAIN A MIN. OF 10 FEET CLEARANCE BETWEEN OUTSIDE AIR INTAKES AND EXHAUSTS, PLUMBING VENTS, ETC.

B. CONTRACTOR SHALL MAINTAIN RECOMMENDED CLEARANCES FOR MAINTENANCE, OPERATION, ETC. ON ALL MECHANICAL EQUIPMENT.

C. CONTRACTOR SHALL COORDINATE ALL HVAC WORK WITH OTHER TRADES, ELECTRICAL, PLUMBING, STRUCTURAL, ETC.

D. ALL WORK SHALL BE IN FULL COMPLIANCE WITH ALL STATE AND LOCAL CODES AND REGULATIONS.

E. HVAC EQUIPMENT SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.

HVAC SPECIFICATIONS

NOTE: MANUFACTURERS' NAMES ON WHICH THIS SPECIFICATION IS BASED INDICATE THE MINIMUM QUALITY OF PRODUCT REQUIRED. SUBSTITUTION MAY BE MADE TO THOSE SPECIFIED IF DEEMED EQUIVALENT BY THE OWNER'S REPRESENTATIVE. ALL WORK AND PRODUCTS SHALL MEET THE REQUIREMENTS OF GOVERNING CODES.

1. ALL WORK SHALL BE PERFORMED IN CONFORMANCE WITH ALL APPLICABLE CODES.
2. SEE ARCHITECTURAL GENERAL AND SPECIAL CONDITIONS. ALL CONDITION REQUIREMENTS SHALL APPLY UNLESS OTHERWISE NOTED.
3. ALL WORK SHALL BE PERFORMED AS INDICATED ON DRAWINGS UNLESS FIELD CONDITIONS REQUIRED MINOR CHANGES BE MADE. MINOR CHANGES SHALL BE MADE WITH NO ADDITIONAL COST.
4. ALL WORK SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR AFTER FINAL ACCEPTANCE OF THE WORK BY THE OWNER.
5. CONTRACTOR SHALL PREPARE AND SUBMIT AS-BUILT DRAWINGS TO THE OWNER AND THE LANDLORD. AS-BUILT DRAWINGS SHALL INDICATE THE ACTUAL MANUFACTURER OF THE EQUIPMENT THAT WAS INSTALLED, THE EXACT LOCATION OF THE EQUIPMENT AND PERTINENT CAPACITIES FOR HEATING, COOLING, ELECTRICAL, ETC.
6. DEFICIENCIES AND NON-CONFORMING ITEMS SHALL BE CORRECTED BY THE CONTRACTOR. FAILURE TO CORRECT SUCH ITEMS SHALL PERMIT THE OWNER TO CORRECT SAME AT A COST TO THE CONTRACTOR
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING ALL PERMITS AND PAYING FOR SAME. HE SHALL INCLUDE IN HIS BID CHARGES FOR ALL FEES ASSOCIATED WITH THE CONSTRUCTION OF THE SPACE INCLUDING BUT NOT LIMITED TO LOCAL, COUNTY, OR STATE SERVICE CHARGES AND PERMIT FEES.
8. THE SCOPE OF WORK OF THIS CONTRACT INCLUDES, BUT SHALL NOT BE LIMITED TO:
   - A. PROVIDE AND INSTALL ALL EQUIPMENT, APPLIANCES, CONTROL DEVICES, ACCESSORIES, MATERIAL AND LABOR.
   - B. PROVIDE AND INSTALL ALL DUCTWORK, INSULATION, AIR DEVICES DUCT ACCESSORIES, MATERIAL AND LABOR
   - C. PROVIDE AND INSTALL ALL PIPING, FITTINGS, VALVES, INSULATION, ACCESSORIES , MATERIAL AND LABOR
   - D. PROVIDE AND INSTALL TOILET EXHAUST SYSTEM INDICATED.
   - E. CLEAN, TEST AND PUT INTO SERVICE ALL SYSTEMS SPECIFIED.
   - F. PROVIDE A BALANCE REPORT PREPARED BY AN INDEPENDENT AABC OR NEBB CERTIFIED AIR BALANCE CONTRACTOR.
   - G. WARRANTY ALL WORK AND MATERIALS HEREIN SPECIFIED FOR A PERIOD OF NOT LESS THAN ONE YEAR.
9. MATERIALS

9.1. ALL MATERIALS SHALL BE NEW AND OF RECOGNIZED COMMERCIAL QUALITY. USED MATERIALS WILL NOT BE PERMITTED.

9.2. DUCTWORK

SHALL BE GALVANIZED SHEET METAL, FABRICATED AND INSTALLED IN STRICT ACCORDANCE WITH THE LATEST EDITION OF SMACNA – "HVAC DUCT CONSTRUCTION STANDARDS, METAL AND FLEXIBLE".

DUCTWORK 18" WIDTH AND LARGER SHALL BE CROSS-BROKEN OR RIBBED AND STIFFENED SO THAT IT WILL NOT "BREATHE", RATTLE, VIBRATE OR SAG.

9.3. FLEXIBLE DUCTWORK

FLEXIBLE DUCTS SHALL BE FLAT METAL SPIRAL WITH FLAME RESISTANCE PER NBFU AND NFPA STANDARDS. DUCTS SHALL HAVE INTEGRAL INSULATION 1" THICK, 3/4 LB. DENSITY GLASS FIBER ENCLOSED IN A VINYL VAPOR BARRIER.MINIMUM R VALUE = 5. SECURE INSULATED JACKET TO DUCT TAKEOFFS AND DIFFUSER COLLARS. MAXIMUM LENGTH OF FLEXIBLE DUCT IS 5'-0".

ALL FLEX DUCT SHALL BE FULLY STRETCHED OUT TO REDUCE AIR RESISTANCE.

CONNECTIONS TO FITTINGS OR AIR DEVICES SHALL BE MADE WITH TWO (2) STAINLESS STEEL BANDS. THE INNER LINER SHALL BE CLAMPED TIGHT WITH THE FIRST BAND, THEN THE INSULATION AND VAPOR-PROOF JACKET PULLED TO BE TIGHT AGAINST THE DUCT FITTING OR AIR DEVICE AND SECURED WITH THE SECOND BAND. INSTALLATION SHALL BE AS RECOMMENDED BY THE DUCT MANUFACTURER AND SMACNA

SUPPORT THE FLEXIBLE DUCT WITH ADEQUATE HANGERS TO RELIEVE STRAIN ON ANY FITTING. UNNECESSARY BENDS, SAGS, TWISTS., WILL NOT BE ALLOWED.

9.4. DUCT INSULATION

INSULATION SUPPLY AND RETURN AIR DUCTWORK WITH MINIMUM R=6 FOR NON-CONDITIONED SPACE AND MIN R=12 FOR OUTSIDE DUCTS IN ACCORDANCE WITH THE STATE ENERGY CONSERVATION CODE. PROVIDE VAPOR BARRIER.

LINED DUCT SHALL BE LINED WITH 1" THICK COATED FIBERGLASS BOARD EQUAL TO JOHNS MANVILLE "PERMACOTE" INSULATION. SHALL BE PER SMACNA STANDARDS AND MANUFACTURER'S INSTRUCTIONS. LINED DUCTWORK SHALL BE USED WHERE INDICATED ON DRAWING

ALL DUCT INSULATION SHALL BE UL LABELED FOR FIRE AND SMOKE RATINGS.

DUCT INSULATION SHALL BE EQUAL TO PRODUCTS MANUFACTURED BY CERTAINTEED AND SHALL BE INSTALLED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.

9.5. AIR DEVICES

CEILING DIFFUSERS SHALL HAVE A FRAME STYLE COMPATIBLE WITH THE TYPE OF CEILING USED. THE DIFFUSER FACE SIZE OR FACE PLATE SIZE SHALL BE OF THE SAME NORMAL SIZE AS THE CEILING MODULE. DIFFUSERS SHALL HAVE HIGH ANTI-SMUDGE CHARACTERISTICS. REFER TO AIR DEVICE SCHEDULE.

9.6. PIPING AND FITTINGS

CONDENSATE DRAIN PIPING SHALL BE TYPE L COPPER WITH SOLDERED JOINTS AND WROUGHT COPPER FITTINGS.

10. EQUIPMENT

HVAC EQUIPMENT SHALL BE AS SCHEDULED ON THE DRAWINGS AND/OR SPECIFIED HEREIN. EQUIVALENT EQUIPMENT AND/OR COMPONENTS THEREOF MAY BE SUBSTITUTED FOR SPECIFIED EQUIPMENT ONLY AS APPROVED BY THE OWNER AND/OR THE PROJECT ENGINEER.

11. EXECUTION

11.1. GENERAL

ACCESSIBILITY – ALL EQUIPMENT SHALL BE INSTALLED IN SUCH A MANNER THAT ALL COMPONENTS REQUIRING ACCESS ARE LOCATED AND INSTALLED THAT THEY MAY BE SERVICED, RESET, REPLACED, OR RECALIBRATED, ETC., BY SERVICE PEOPLE WITH NORMAL SERVICE TOOLS AND EQUIPMENT.

WORK BY OTHER TRADES – FOR THE WORK REQUIRED BY OTHER TRADES FOR CHANGES MADE BY THIS CONTRACTOR IN TYPE OR SIZE OF EQUIPMENT PURCHASED, ANY CUTTING, PATCHING, FURRING, PAINTING, ELECTRICAL OR PLUMBING WORK SHALL BE DONE BY THE AFFECTED TRADE AT THIS CONTRACTOR'S EXPENSE.

EARLY START-UP – THIS CONTRACTOR SHALL ENSURE THAT ALL MECHANICAL EQUIPMENT IS CONNECTED WITH ELECTRICAL POWER AS EARLY AS POSSIBLE SO THAT BALANCING AND TESTING CAN BEGIN AT THE EARLIEST DATE AVAILABLE.

CLEANING AND PAINTING – THOROUGHLY CLEAN ALL EQUIPMENT AND REMOVE ALL TRASH, CARTONS, ETC., FROM THE WORK AREA. MAKE ANY NECESSARY CORRECTIONS OR REPAIR/ REPLACE ANY DAMAGED MATERIALS OR EQUIPMENT. LEAVE THE ENTIRE SPACE IN A THOROUGHLY CLEAN AND ORDERLY MANNER. ANY FINISHED SURFACES THAT HAVE BEEN SCRATCHED OR DISCOLORED SHALL BE TOUCHED UP OR REPAINTED TO MATCH THE ORIGINAL COLOR. IF ANY PART HAS BEEN BENT, BROKEN OR OTHERWISE DAMAGED, IT SHALL BE REPLACED PRIOR TO PROJECT CLOSEOUT. ALL METAL ITEMS INSIDE THE BUILDING SUBJECT TO RUSTING, AND ALL FERROUS METAL EXPOSED TO THE WEATHER SHALL BE GIVEN ONE COAT OF RUST PREVENTIVE PRIMER AS SOON AS INSTALLED.

11.2. EQUIPMENT INSTALLATION

ALL EQUIPMENT AND RELATED PIPING, DUCTWORK, CONTROL WIRING AND ACCESSORIES SHALL BE INSTALLED PARALLEL OR PERPENDICULAR TO BUILDING LINES AND, IF INSTALLED WITHIN WITHIN THE BUILDING ENVELOPE SHALL BE INSTALLED AS HIGH AS POSSIBLE TO ALLOW THE MAXIMUM AMOUNT OF HEADROOM. EQUIPMENT THAT REQUIRES ROUTINE MAINTENANCE SUCH AS FILTER REPLACEMENT SHALL BE INSTALLED AND ARRANGED TO BE ACCESSIBLE. PROVIDE ACCESS PANEL(S) AS REQUIRED AND/OR AS RECOMMENDED BY THE EQUIPMENT MANUFACTURER. ALL EQUIPMENT SHALL BE INSTALLED WITH THE REQUIRED CLEARANCES AS RECOMMENDED BY THE EQUIPMENT MANUFACTURER OR AS REQUIRED BY GOVERNING CODES, WHICHEVER IS GREATER.

11.3. DUCTWORK

LOW PRESSURE DUCTWORK AND FITTING SHALL BE MADE TIGHT FOR MINIMUM AIR LEAKAGE. DUCT TAPE SHALL NOT BE USED TO SEAL JOINTS, TO MAKE TRANSITIONS OR FOR ANY OTHER REASON ON THE OUTSIDE OF THE WRAPPED INSULATION

INSTALL DUCTWORK AS HIGH AS POSSIBLE.

PROVIDE TURNING VANES AT ALL CHANGES IN DIRECTION.

PROVIDE VANED TEES AT BRANCH CONNECTIONS SERVING MORE THAN ONE DIFFUSER

PROVIDE VOLUME CONTROL DAMPERS AND BALANCING DEVICES AS REQUIRED TO DISTRIBUTE THE AIR AND AS INDICATED ON THE DRAWINGS.

NOTE: DUCT DIMENSIONS INDICATED ON THE DRAWINGS ARE INSIDE CLEAR, OR "FREE AREA" DIMENSIONS, CONTRACTOR SHALL MAKE ALLOWANCE FOR INTERNAL DUCT LINER (WHERE SPECIFIED) WHEN ORDERING PRE-FABRICATED DUCTWORK OR WHEN FABRICATING DUCTS IN THE FIELD.

11.4. AIR DEVICES

INSTALL ALL GRILLES AND DIFFUSERS TO BE FLUSH WITH THE PENETRATED SURFACE AND LEVEL OR STRAIGHT WITH SURROUNDING FEATURES. ALL CEILING MOUNTED AIR DEVICES SHALL BE LOCATED IN THE CEILING TILE INDICATED ON THE DRAWINGS. AT THE PROPER HEIGHT TO HOLD IT SNUG AGAINST THE CEILING.

12. INSTALL ROOF MOUNTED EQUIPMENT SUPPORT RAILS OR ROOF CURB AS REQUIRED FOR THE JOB CONDITIONS AND AS RECOMMENDED BY THE MANUFACTURER FOR THE INSTALLATION OF ROOF MOUNTED EQUIPMENT.

ALL ROOF PENETRATIONS FOR POWER AND CONTROL WIRING CONDUITS AND GAS, CONDENSATE, OR REFRIGERANT PIPING SHALL BE MADE WITH WATERPROOF PIPE SLEEVES OR CURB(S).

13. THIS CONTRACTOR SHALL ENGAGE THE SERVICES OF AN AABC OR NEBB CERTIFIED AIR BALANCE CONTRACTOR TO ADJUST AND COMPLETELY BALANCE THE INSTALLED SYSTEM(S) TO THE DESIGN AIR QUANTITIES. CONTRACTOR SHALL PROVIDE THE OWNER AND THE LANDLORD A COPY OF THE CERTIFIED AIR BALANCE REPORT SHOWING DESIGN AND MEASURED AIR QUANTITIES, STATIC PRESSURES, FAN MOTOR RPM AND MOTOR CURRENT, DEVIATION BETWEEN DESIGN AND MEASURED QUANTITIES SHALL NOT BE GREATER THAN 10%.

14. ALL MATERIALS, EQUIPMENT AND INSTALLATION SHALL BE GUARANTEED FOR A MINIMUM PERIOD OF ONE (1) YEAR FROM THE DATE OF ACCEPTANCE BY THE OWNER. DEFECTS WHICH APPEAR DURING THAT PERIOD SHALL BE CORRECTED AT THIS CONTRACTOR'S EXPENSE.

FOR THE SAME PERIOD, THIS CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE CAUSED TO THE PREMISES BY DEFECTS IN HIS WORKMANSHIP OR WORK AND/OR EQUIPMENT INSTALLED BY OTHERS UNDER HIS CONTRACT.

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing.These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM:

PROJ. ARCH.		PRINCIPAL	P.Silvestri
JOB CAPT.	D.Garry	DRAFTER	B.Pacos
		INTERIORS	A.Nagle

SEAL:

TITLE:

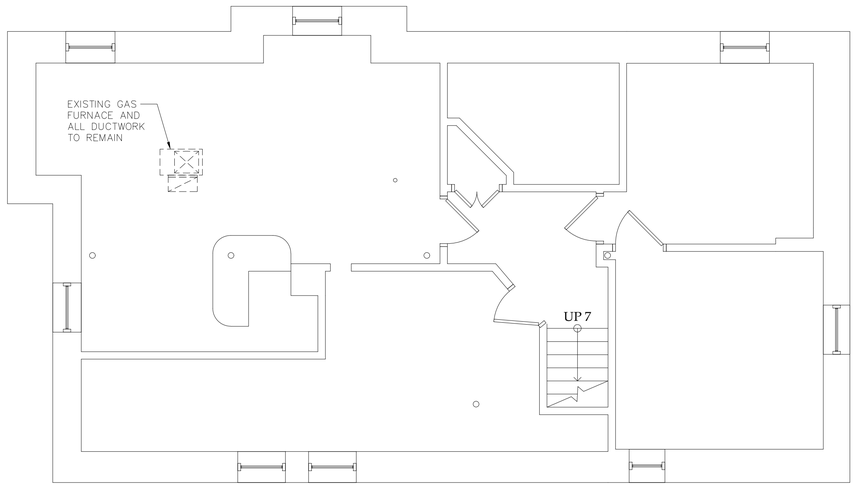
SCHEDULES AND SPECIFICATIONS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

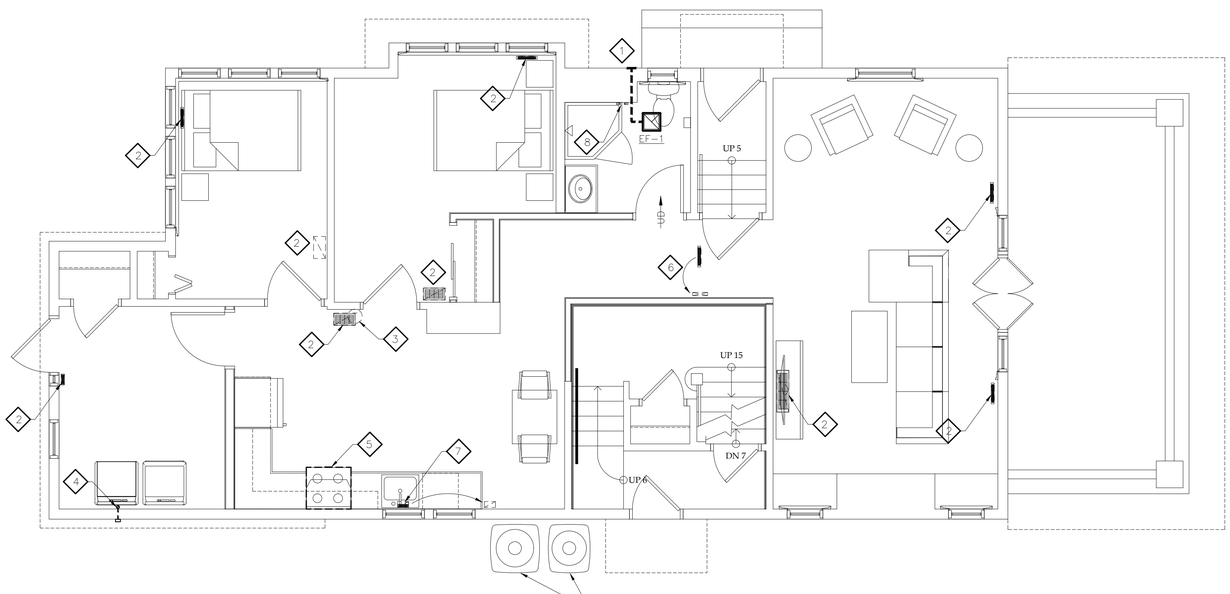
SA JOB #: 24101.02

DATE: -

DRAWING #: M-100



1 M-101 BASEMENT FLOOR PLAN
SCALE: 1/4" = 1'-0"



2 M-101 FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

NOTES:

NOTES PERTAIN TO THIS DRAWING ONLY.

1. 6"ø EXHAUST DUCT OUT EXTERIOR WALL TO MANUFACTURER'S WALL CAP.
2. EXISTING FLOOR REGISTER/GRILLE TO REMAIN.
3. EXISTING THERMOSTAT TO REMAIN.
4. CONNECT 4"ø DRYER VENT FROM DRYER EXHAUST COLLAR TO EXTERIOR. PROVIDE WALL CAP WITH BACKDRAFT DAMPER PAINTED TO MATCH EXTERIOR
5. MICROWAVE/RECIRCULATING HOOD BY OTHERS.
6. RELOCATE EXISTING REGISTER AS SHOWN. EXTEND/CUTBACK DUCTWORK AS NEEDED.
7. RELOCATE REGISTER AWAY FROM CABINETRY OR EXTEND TO CABINET TOE SPACE.
8. RELOCATE WALL DIFFUSER. VERIFY SUITABLE LOCATION IN FIELD.

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

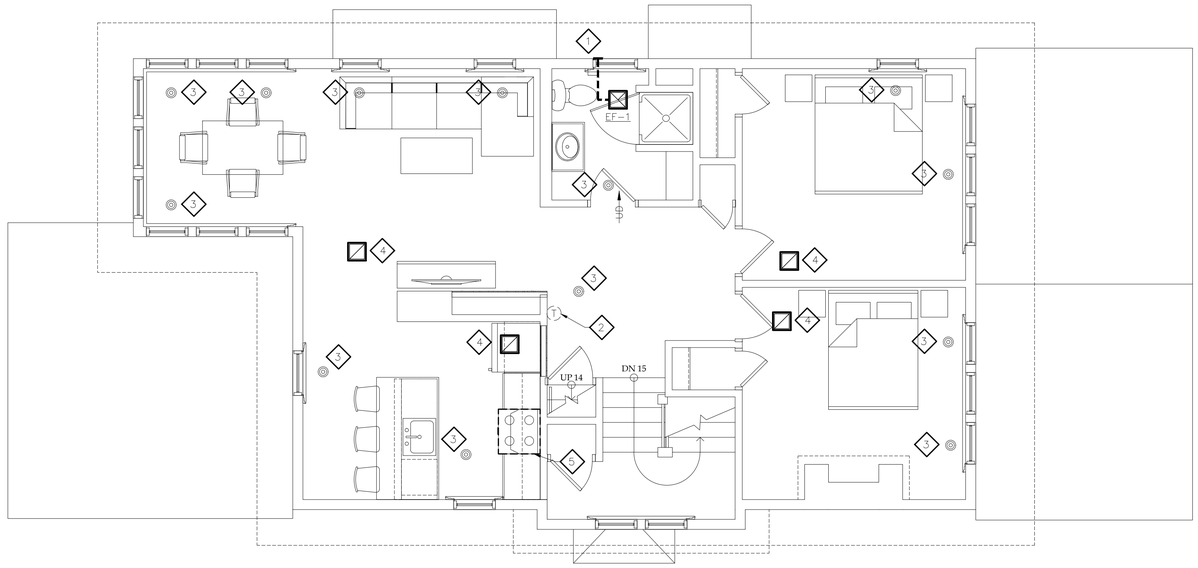
SEAL:

TITLE:

BASEMENT AND FIRST FLOOR PLANS

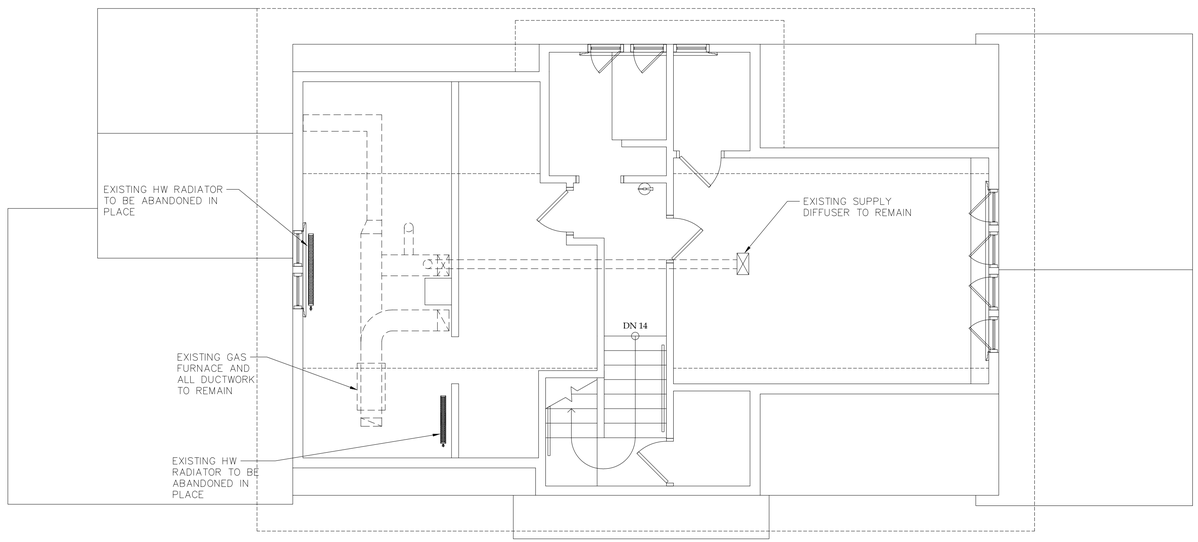
SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02
DATE: -
DRAWING #: M-101



1 M-102 SCALE: 1/4" = 1'-0"

SECOND FLOOR PLAN



2 M-102 SCALE: 1/4" = 1'-0"

THIRD FLOOR PLAN

NOTES:

NOTES PERTAIN TO THIS DRAWING ONLY.

1. 6"ø EXHAUST DUCT OUT EXTERIOR WALL TO MANUFACTURER'S WALL CAP.
2. EXISTING THERMOSTAT TO REMAIN.
3. REPLACE EXISTING RETURN DIFFUSER WITH NEW GRILLE.
4. REPLACE EXISTING SUPPLY DIFFUSER WITH NEW.
5. MICROWAVE/RECIRCULATING HOOD BY OTHERS.

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:

TITLE:

SECOND AND THIRD FLOOR PLANS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02

DATE: -

DRAWING #: M-102

PLUMBING FIXTURE SCHEDULE

MARK	FIXTURE	SYMBOL	DRAINAGE SAN	DRAINAGE VENT	WATER CW	WATER HW	WATER TW	REMARKS
WC1	WATER CLOSET –BATHROOM –10" ROUGH–IN – – –		3"	2"	1/2"	–	–	MANUFACTURER: MANSFIELD, GERBER, KOLHER MODEL: PER OWNER FLUSH TANK TYPE TOILET, 1.28 GPF WITH SLOW CLOSED SEAT AND CLOSED TOILET SEAT
LV1	LAVATORY –BATHROOM –COUNTER MOUNT – – –		1–1/2"	1–1/2"	1/2"	1/2"	–	MANUFACTURER: MANSFIELD, GERBER, KOLHER MODEL: PER OWNER, OVAL, COUNTER MOUNT FAUCET: 4"CENTER, 1.5 GPM AND POP–UP DRAIN (SYMMONS, DELTA, MOEN)
SH1	SHOWER – – – – –		2"	1–1/2"	1/2"	1/2"	–	MANUFACTURER: CLARION, AMERICAN STANDARD, AQUATIC MODEL: (LEFT/RIGHT), BASE AND SURROUND WITH SHOWER DOOR, SIZE PER ARCHITECTURAL PLANS, FAUCET: FIXED SHOWER HEAD (1.5 GPM), SINGLE HANDLE, PRESSURE BALANCING MIXING VALVE, GRID DRAIN (SYMMONS, DELTA, MOEN)
SH2	SHOWER – – – – –		2"	1–1/2"	1/2"	1/2"	–	MANUFACTURER: CLARION, AMERICAN STANDARD, AQUATIC MODEL: (LEFT/RIGHT), BASE AND SURROUND WITH SHOWER DOOR, SIZE PER ARCHITECTURAL PLANS, FAUCET: FIXED SHOWER HEAD (1.5 GPM), SINGLE HANDLE, PRESSURE BALANCING MIXING VALVE, GRID DRAIN (SYMMONS, DELTA, MOEN)
KS1	KITCHEN SINK –KITCHEN –SINGLE BOWL –		2"	1–1/2"	1/2"	1/2"	–	MANUFACTURER: ELKAY, DAYTON, KOLHER MODEL: PER OWNER, SINGLE BOWL, COUNTER MOUNT FAUCET: SINGLE HANDLE WITH HOSE SPRAY, 8"CENTER, 1.5 GPM AND DRAIN (SYMMONS, DELTA, MOEN)
DW1	DISHWASHER – – – –		1"DRAIN TO KS1	–	–	1/2"	–	MANUFACTURER: PER OWNER MODEL: PER OWNER PROVIDED BY OWNER, INSTALLED BY PLUMBING CONTRACTOR (1 / P–101)
WMB	WASHER MACHINE BOX –PROVIDE WATER HAMMER ARRESTER (WHA) –		2"	2"	1/2"	1/2"	–	MANUFACTURER: OATEY WASHING MACHINE BOX (2) 1/4 TURN BALL VALVES AND ONE 2"CENTER DRAIN WITH DRAIN PAIN AND 1"DRAIN
IMB	ICE MACHINE BOX –KITCHEN – –		–	–	1/2"	–	–	MANUFACTURER: OATEY VALVE BOX (1) 1/4 TURN BALL VALVE
WH1	WATER HEATER –40 GAL. –EXISTING NATURAL GAS – – (2 / P–104)		–	–	3/4"	3/4"	–	MANUFACTURER: EXISTING TO REMAIN NATURAL GAS, FIRST FLOOR AREA (LOCATED IN BASEMENT)
WH2	WATER HEATER (2 / P–104) –40 GAL. –ELECTRIC –SEE NOTES BELOW –IN BASEMENT –		–	–	3/4"	3/4"	–	MANUFACTURER: BRADFORD WHITE MODEL: RE340S6+, 3.0 KW/3.0 KW 240V, 1 PHASE, 0.91 UEF, 40 GAL., SET TO 110T, 14 GAL. REC. @ 90°F RISE, ELECTRIC HEATER (VITRAQLAS TANK LINING WITH MICROBAN) WITH INSULATED BLANKET AND DRAIN PAN (OATEY ALUMINUM) 1"CPVCDRAIN LINE TO FLOOR DRAIN WITH 2"AIR GAP AMTROL MODEL: ST–5 EXPANSION TANK
AAV	AIR ADMITTANCE VALVE –KITCHEN SINK – – – –		–	–	–	–	–	MANUFACTURER: OATEY SIZE PER DRAWING (PROVIDED AND INSTALLED BY PLUMBER)
WHY	WALL HYDRANT –NON–FREEZE – – –		–	–	3/4"	–	–	MANUFACTURER: MIFAB MODEL: MHY–20 –PROVIDE EXTRA KEY (OR APPROVED EQUAL)
FD1	FLOOR DRAIN – – – –		3"	–	–	–	–	MANUFACTURER: MIFAB MODEL: F1000–C–TS–3–MI–GARD, 5" (3"DRAIN) OR 8" (Y6"DRAIN) ROUND DRAIN – CAST IRON FLOOR DRAIN WITH ANCHOR FLANGE, SATIN FINISHED STAINLESS STEEL STRAINER

PLUMBING FIXTURE NOTE:
ALL PLUMBING FIXTURES TO BE APPROVED BY BUILDING OWNER REPRESENTATIVE PRIOR TO ORDERING.

PLUMBING FIXTURE NOTES:

1. ROUGH ACCORDING TO ABOVE SCHEDULE UNLESS OTHERWISE INDICATED ON DRAWINGS.
2. PROVIDE ALL ACCESSORIES REQUIRED FOR A COMPLETE PLUMBING INSTALLATION AS SPECIFIED IN SPECIFICATIONS AND ON DRAWINGS.
3. PROVIDE ACCESS PANEL ON ALL NON–ACCESSIBLE CEILINGS BELOW PLUMBING VALVES.
4. REFER TO DRAWINGS FOR ADDITIONAL PLUMBING EQUIPMENT SPECIFICATIONS.
5. PLUMBING FIXTURES (TOILETS, LAVATORIES, SHOWERS, TUB/SHOWERS, KITCHEN SINKS AND ACCESSORIES) TO BE COORDINATED WITH OWNER'S REPRESENTATIVE.
6. ELECTRIC DOMESTIC WATER HEATERS ARE NON–SIMUTANIOUS RUNNING. (WH2)

LEGEND

- DCW/CW — DOMESTIC COLD WATER
- DHW/HW — DOMESTIC HOT WATER (115°F)
- CIRC — CIRCULATING HOT WATER (110°F)
- SAN/S — SANITARY SEWER LINE
- V — VENT LINE
- NG — NATURAL GAS LINE
- BALL VALVE
- UNION
- CHECK VALVE
- VENT THROUGH ROOF
- FLOOR DRAIN WITH TRAP
- FLOOR CLEANOUT
- DRAIN HUB WITH TRAP
- 1 / P–101 — DETAIL OR FLOOR PLAN NUMBER / DRAWING NUMBER

ABBREVIATIONS

DCW/CW	DOMESTIC COLD WATER
DHW/HW	DOMESTIC HOT WATER
TW	TEMPERED WATER
CIRC	CIRCULATING HOT WATER
NG	NATURAL GAS
SAN/S	SANITARY SEWER
V/VT	VENT
VTR	VENT THROUGH ROOF
FCO	FLOOR CLEANOUT
WCO	WALL CLEANOUT
POC	POINT OF CONNECTION
SOV	SHUTOFF VALVE
AFF	ABOVE FINISHED FLOOR
BFF	BELOW FINISHED FLOOR
AFG	ABOVE FINISHED GRADE
BFG	BELOW FINISHED GRADE
CFH	CUBIC FEET PER HOUR
MEP	MECHANICAL–ELECTRICAL–PLUMBING
AAV	AIR ADMITTANCE VALVE
DFU	DRAINAGE FIXTURE UNIT
WSFU	WATER SUPPLY FIXTURE UNIT
WHY	WALL HYDRANT
IMB	ICE MACHINE BOX

GENERAL NOTES:

A. THESE DRAWINGS ARE DIAGRAMMATIC IN NATURE AND INDICATE THE SIZE AND GENERAL ARRANGEMENT OF PIPING, EQUIPMENT, ETC. EXACT LOCATIONS AND ROUTINGS SHALL BE DETERMINED IN THE FIELD BEFORE AND AS THE WORK PROGRESSES. CAREFULLY COORDINATE THE WORK OF THIS TRADE WITH ALL OTHER TRADES.

B. DRAWINGS DO NOT INDICATE ALL OFFSETS, CHANGES IN ELEVATION, ETC. WHICH MAY BE REQUIRED BY ACTUAL FIELD CONDITIONS. THE CONTRACTOR IS TO FIELD VERIFY CONDITIONS PRIOR TO INSTALLATION AND MAKE SUCH CHANGES IN PIPING, EQUIPMENT LOCATIONS, ETC. AS NECESSARY TO ACCOMMODATE FIELD CONDITIONS. COORDINATE ALL CHANGES WITH OTHER TRADES AND ARCHITECT/ENGINEER.

C. ALL CUTTING AND PATCHING OF BUILDING COMPONENTS REQUIRED TO ACCOMMODATE THE WORK OF THIS CONTRACT SHALL BE THE RESPONSIBILITY OF THIS CONTRACT. ALL PATCHING SHALL MATCH THE EXISTING COMPONENTS AND FINISHES. CUTTING AND PATCHING WORK SHALL BE PERFORMED BY PERSONNEL TRAINED AND REGULARLY EMPLOYED FOR SUCH SERVICES.

D. PLUMBING CONTRACTOR TO PROVIDE ALL ACCESSORIES REQUIRED FOR COMPLETE AND OPERATIONAL SYSTEM..

GENERAL PLUMBING NOTES

1. GENERAL NOTES ARE APPLICABLE TO ALL PLUMBING WORKING DRAWINGS.
2. THE WORK SHALL BE EXECUTED IN STRICT CONFORMITY WITH BASE BUILDING SPECIFICATION AND WITH THE LATEST EDITION OF THE PREVAILING LOCAL PLUMBING AND BUILDING CODES AND ALL LOCAL REGULATIONS THAT MAY APPLY. IN CASE OF CONFLICT BETWEEN THE CONTRACT DOCUMENTS AND A GOVERNING CODE OR ORDINANCE THE MORE STRINGENT STANDARD SHALL APPLY.
3. ALL PLUMBING WORK SHALL BE COORDINATED WITH ALL OTHER TRADES BEFORE PROCEEDING WITH INSTALLATION.
4. NO CHANGES ARE TO BE MADE IN PLUMBING LAYOUT WITHOUT WRITTEN PERMISSION BY THE ENGINEER OF RECORD.
5. NO PIPING SHALL RUN EXPOSED IN FINISHED AREAS.
6. PLUMBING CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR PAYING RELATED FEES.
7. ROUGH–IN DIMENSIONS OF TOILET FIXTURES MUST BE COORDINATED WITH CONTRACTOR AND FIELD SUPERVISOR.
8. INSTALL BALL VALVES ON ALL BRANCH SUPPLY LINES.
9. PROVIDE ACCESS PANELS ON ALL INACCESSIBLE VALVES AND CLEANOUTS. PLUMBING CONTRACTOR SHALL BE RESPONSIBLE FOR THEIR LOCATION. MOUNT SHUT–OFF VALVES NO HIGHER THAN 12'–8" AFF.
10. ALL WORK SHALL BE PROPERLY TESTED, BALANCED AND CLEANED. PROVIDE A ONE (1) YEAR WARRANTY FROM DATE OF FINAL INSPECTION ON ALL PARTS AND LABOR.
11. FOLLOW PDI STANDARDS FOR WATER HAMMER ARRESTORS.
12. CONTRACTOR SHALL COORDINATE WATER METER LOCATION AND INSTALLATION WITH LOCAL AUTHORITIES AND CIVIL DRAWINGS IF NOT EXISTING
13. SANITARY SEWER PIPING SHOWN IS BASED ON 0.125"/FT FOR 3"–6" & 0.25"/FT FOR 2 1/2" OR LESS FOR ALL PIPING. COORDINATE BUILDING SEWER LOCATION AND INVERT ELEVATION WITH CIVIL DRAWINGS.
14. SURE SEAL WATERLESS TRAP PRIMERS ARE TO BE PROVIDED AT ALL FLOOR DRAIN.

PLUMBING SPECIFICATIONS:

DRAWINGS AND GENERAL PROVISIONS OF THE CONTRACT, INCLUDING GENERAL AND SUPPLEMENTARY CONDITIONS AND DIVISION 1 SPECIFICATION SECTIONS, APPLY TO THIS SECTION.

PLUMBING WORK SHALL BE AS INDICATED ON THE PLANS AND AS HEREIN SPECIFIED. WORK SHALL CONSIST OF PROVIDING A COMPLETE AND OPERATIONAL SYSTEM INCLUDING ALL FIXTURES, PIPING, VALVES, AND OTHER REQUIRED DEVICES, EQUIPMENT, ETC. ALL WORK SHALL BE INSTALLED IN ACCORDANCE WITH ALL STATE AND LOCAL CODE REQUIREMENTS. WHERE THERE ARE CONFLICTS BETWEEN THE PLANS, SPECIFICATIONS, AND CODE REQUIREMENTS, THE CONTRACTOR SHALL MAKE ANY ADJUSTMENTS AS REQUIRED FOR COMPLIANCE WITH ALL CODES AND FOR APPROVAL OF THE SYSTEM. THE SYSTEM SHALL EXTEND TO AND CONNECT INTO THE EXISTING PROJECT WATER AND WASTE SYSTEM AS INDICATED ON THE DRAWINGS.

WHENEVER A MATERIAL, ARTICLE, OR PIECE OF EQUIPMENT IS IDENTIFIED ON THE DRAWINGS BY REFERENCE TO MANUFACTURERS' OR VENDORS NAMES, TRADE NAMES, CATALOG NUMBERS, OR THE LIKE, IT IS SO IDENTIFIED FOR THE PURPOSE OF ESTABLISHING A STANDARD, AND ANY MATERIAL, ARTICLE, OR PIECE OF EQUIPMENT OF OTHER MANUFACTURERS OR VENDORS WHICH WILL PERFORM ADEQUATELY THE DUTIES IMPOSED BY THE GENERAL DESIGN WILL BE CONSIDERED EQUALLY ACCEPTABLE PROVIDED THE MATERIAL, ARTICLE OR PIECE OF EQUIPMENT SO PROPOSED IS, IN THE OPINION OF THE ARCHITECT/ENGINEER, OF EQUAL SUBSTANCE, APPEARANCE, AND FUNCTION. THE MATERIAL, ARTICLE OR PIECE OF EQUIPMENT SHALL NOT BE PURCHASED OR INSTALLED BY THE CONTRACTOR WITHOUT THE ARCHITECT'S/ ENGINEER'S WRITTEN APPROVAL.

THE CONTRACTOR SHALL SUBMIT TO THE ENGINEER FOR APPROVAL, SHOP DRAWINGS AND/OR MANUFACTURERS SUBMITTAL DATA WITH CAPACITY AND CHARACTERISTICS OF ALL MATERIAL AND EQUIPMENT FOR APPROVAL PRIOR TO PURCHASE AND OR INSTALLATION OF THE WORK. A MINIMUM OF FIVE (5) COPIES SHALL BE SUBMITTED. SUBMITTALS SHALL BE IN ACCORDANCE WITH THE CONDITIONS OF THE CONTRACT.

THE CONTRACTOR SHALL VISIT THE PROJECT SITE PRIOR TO BEGINNING WORK FOR THE PURPOSE OF OBSERVING EXISTING CONDITIONS AND TO DETERMINE THE EXTENT OF THE WORK. THE CONTRACTOR SHALL MAKE ALLOWANCES FOR PROVIDING ALL MATERIAL, EQUIPMENT, AND LABOR AS REQUIRED FOR A COMPLETE AND OPERATIONAL SYSTEM IN ACCORDANCE WITH THE REQUIREMENTS OF THE DRAWINGS, SPECIFICATIONS, AND ALL CODE REQUIREMENTS.

ALL WATER PIPING SHALL BE TYPE "L" HARD COPPER WITH WROUGHT COPPER FITTINGS. JOINTS SHALL BE SOLDERED WITH LEAD FREE SOLDER. ALL EXPOSED PIPING SHALL BE CHROME PLATED. WASTE AND VENT SHALL BE SERVICE WEIGHT CAST IRON WITH EITHER NO–HUB OR "CHARLOTTE SEAL" JOINTS. NO–HUB JOINTS ARE NOT PERMITTED BELOW GRADE. ALL EQUIPMENT REQUIRING PLUMBING CONNECTIONS SHALL BE CONNECTED BY THE PLUMBER REGARDLESS OF WHO PROVIDES THE EQUIPMENT OR FIXTURE. UNDERGROUND WATER PIPING SHALL BE TYPE "K" COPPER OR SCHEDULE 40 PVC. FORCED MAINS SHALL BE PVC OR APPROVED EQUAL.

ALL HOT AND COLD WATER PIPING ABOVE GRADE SHALL BE INSULATED WITH (HOT/CIRCULATING WATER PIPING MINIMUM 1" THICK 3 PCF DENSITY FIBERGLASS PIPE COVERING WITH VAPOR BARRIER JACKET OR AS REQUIRED BY CODE), (COLD WATER PIPING 1/2"INSULATION UP TO 2" PIPE AND 1"INSULATION ON 2–1/2"PIPE AND ABOVE WITH 3 PCF DENSITY FIBERGLASS PIPE COVERING WITH VAPOR BARRIER JACKET OR AS REQUIRED BY CODE). ALL JOINTS SHALL BE LAPPED AND SEALED WITH AN APPROVED TYPE ADHESIVE AND END STRIPS AS RECOMMENDED BY THE INSULATION SUPPLIER AND/OR MANUFACTURER.

HORIZONTAL STORM/SEWER PIPING ABOVE GRADE SHALL BE INSULATED WITH MINIMUM 1" THICK 3 PCF DENSITY FIBERGLASS PIPE COVERING WITH VAPOR BARRIER JACKET OR AS REQUIRED BY CODE. ALL JOINTS SHALL BE LAPPED AND SEALED WITH AN APPROVED TYPE ADHESIVE AND END STRIPS AS RECOMMENDED BY THE INSULATION SUPPLIER AND/OR MANUFACTURER. (TO AVOID CONDENSATION) DRAIN HUBS TO BE INSULATED.

VACUUM BREAKERS SHALL BE PROVIDED FOR ALL HOSE CONNECTIONS AND OTHER POINTS WHERE CROSS CONTAMINATION CAN OCCUR. REDUCED PRESSURE BACKFLOW PREVENTERS SHALL BE PROVIDED WHERE REQUIRED BY CODE. ALL FIXTURES, HOSE BIBBS, FLOOR DRAINS, ETC., SHALL BE PROVIDED AS INDICATED AND SCHEDULED ON THE PLANS. THE SYSTEM SHALL BE TESTED, CLEANED, AND DISINFECTED IN ACCORDANCE WITH ALL STATE AND LOCAL REQUIREMENTS.

THE ENTIRE PLUMBING SYSTEM SHALL BE UNCONDITIONALLY GUARANTEED FOR ONE (1) YEAR FROM ACCEPTANCE BY THE OWNER. ALL GUARANTEES SHALL BE WRITTEN, DATED, AND FORWARDED TO THE OWNER. ALL DEFECTIVE EQUIPMENT AND/OR MATERIAL SHALL BE REPLACED AT NO EXPENSE TO THE OWNER.

AT THE CONTRACTOR'S OPTION, PVC MAY BE UTILIZED ABOVE GRADE IN CONCEALED LOCATIONS FOR DWV SYSTEM, SUBJECT TO CODE COMPLIANCE. APPROVAL FROM OWNER/TENANT OR LOCAL INSPECTOR IS REQUIRED.

AT THE CONTRACTOR'S OPTION, PEX OR CPVC PIPING MAY BE UTILIZED ABOVE GRADE AND IN CONCEALED SPACES, SUBJECT TO CODE COMPLIANCE. APPROVAL FROM OWNER/TENANT OR LOCAL INSPECTOR IS REQUIRED. (HOT WATER PEX PIPING TO BE INSULATED)

PVC/CPVC PIPING SHALL HAVE A FLAME SPREAD RATING LESS THAN 25 AND A SMOKE DEVELOPMENT RATING LESS THAN 50.

GAS PIPING – SCHEDULE 40 BLACK STEEL WITH MALLEABLE SCREWED FITTING IN SIZE UP TO 3" AND OVER 3" TO BE SCHEDULE 40 BLACK STEEL WITH WELDED FITTINGS.

NATURAL GAS PIPING – COORDINATE ALL NEW GAS LINES ROUTING PER PLANS IN FIELD. PAINT EXTERIOR GAS PIPING AND SUPPORTS TWO COATS EXTERIOR ENAMEL.

INSTALL EQUIPMENT AND PIPING TO AVOID INTERFERENCE WITH THE OPERATION OR SERVICING AND MAINTENANCE OF EQUIPMENT.

PIPES PENETRATING FIRE WALLS AND FLOORS SHALL BE FIRESTOPPED AS SPECIFIED. REFER TO THE ARCHITECTURAL DRAWINGS FOR FIRE WALL AND FLOOR LOCATIONS.

ALL PHYSICAL ATTRIBUTES OF EQUIPMENT AND DEVICES ARE BASED ON THOSE MANUFACTURERS LISTED IN THE SPECIFICATIONS AND/OR THE EQUIPMENT SCHEDULES. THE RESPECTIVE CONTRACTORS ARE RESPONSIBLE FOR ALL CHANGES BROUGHT ABOUT BY USE OF ITEMS BY OTHER MANUFACTURERS. THE ARCHITECT/ENGINEER HAS RESERVED THE RIGHT TO REJECT ITEMS BY OTHER MANUFACTURERS IF THOSE ITEMS DO NOT MATCH THE PHYSICAL ATTRIBUTES OF THE MANUFACTURERS LISTED.

ALL PLUMBING SERVICE PIPING USE ON PROJECT TO MEET ALL STATE AND LOCAL CODES. COORDINATE USE OF PVC PIPING ABOVE AND BELOW GRADE WITH LOCAL AUTHORITIES PRIOR TO WORK START–UP. (NATURAL GAS, WASTE, STORM, VENT, DOMESTIC HOT, COLD AND CIRCULATING WATER LINES)

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

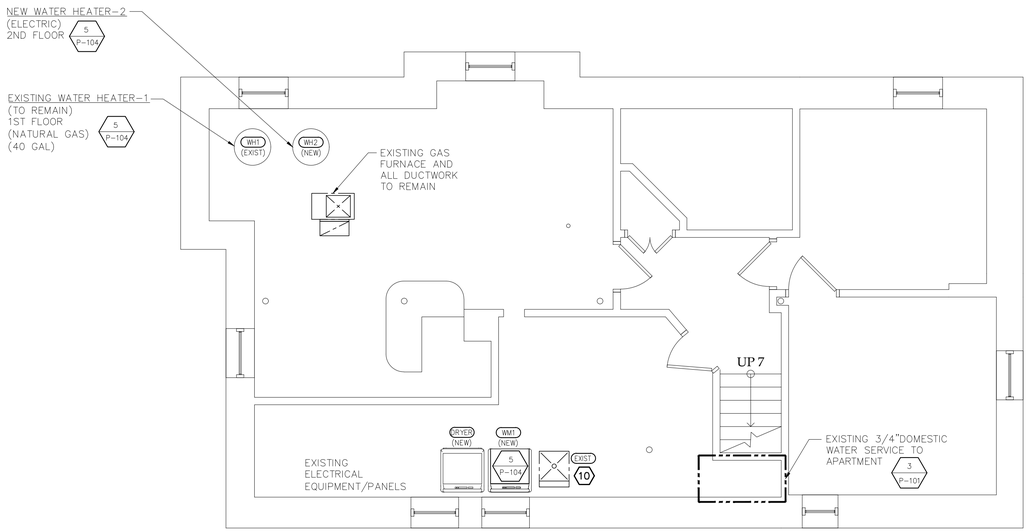
SEAL:

TITLE:

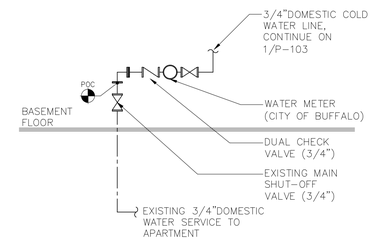
SCHEDULES AND SPECIFICATIONS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02
DATE: -
DRAWING #: P-100

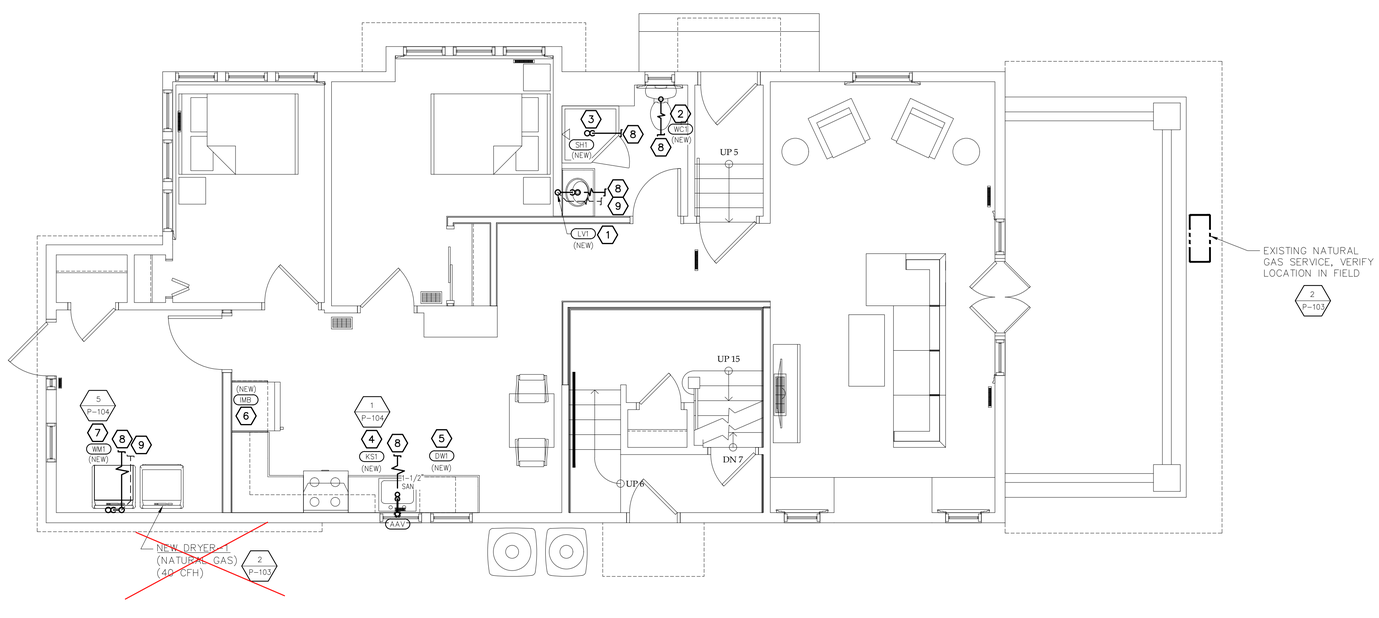


1 P-101 BASEMENT FLOOR PLAN
SCALE: 1/4" = 1'-0"



- DUAL CHECK BACKFLOW PREVENTER (DCBP)
  WATTS MODEL No. SERIES L7 (3/4")

3 P-101 DOMESTIC WATER SERVICE
SCALE: NONE



2 P-101 FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

GENERAL NOTES:

A. DOMESTIC WATER – REFER TO DOMESTIC WATER RISER DIAGRAM ON DRAWING 1/P-103.

B. NATURAL GAS – REFER TO NATURAL GAS RISER DIAGRAM ON DRAWING 2/P-103.

C. DETAILS– REFER TO DETAILS ON DRAWING P-104.

PLUMBING NOTES:

1. NEW LAVATORY (LV1):

1.1. EXTEND EXISTING 1-1/2"WASTE LINE FROM EXISTING SANITARY LINE TO NEW LV1, 2"WASTE, 2"VENT AND 1-1/2"DRAIN WITH TRAP TO NEW LV1, CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS.

1.2. EXTEND NEW WATER LINES (DHW & DCW) FROM EXISTING WATER LINES TO NEW LV1, 1/2"DCW/DHW WITH SHUT-OFF VALVES TO NEW LV1, CONNECT PER LOCAL AND STATE CODES.

2. NEW WATER CLOSET (WC1):

2.1. EXTEND EXISTING 3"WASTE LINE FROM EXISTING SANITARY SEWER LINE TO NEW WC1, 3"WASTE TO NEW WC1, VERIFY CONNECTION POINT IN FIELD. VERIFY/PROVIDE PROPER VENTING. CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS.

2.2. EXTEND NEW WATER LINE (DCW) FROM EXISTING WATER LINE TO NEW WC1, 1/2"DCW TO NEW WC1 WITH SHUT-OFF VALVE, CONNECT PER LOCAL AND STATE CODES.

3. NEW SHOWER (SH1):

3.1. EXTEND EXISTING 1-1/2"WASTE LINE FROM EXISTING SANITARY LINE TO NEW SH1, 1-1/2" DRAIN WITH TRAP TO NEW SH1. CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS. VERIFY/PROVIDE PROPER VENTING.

3.2. EXTEND NEW WATER LINES (DCW & DHW) FROM EXISTING WATER LINES TO NEW SH1, 1/2"DCW/DHW WITH SHUT-OFF VALVES TO NEW SH1, CONNECT PER LOCAL AND STATE CODES.

4. NEW KITCHEN SINK (KS1):

4.1. EXTEND EXISTING 1-1/2"WASTE LINE FROM EXISTING SANITARY SEWER LINE TO NEW KS1, 1-1/2"WASTE, 1-1/2"VENT AND 1-1/2"DRAIN WITH TRAP TO NEW KS1. CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS.

4.2. EXTEND NEW WATER LINES (DCW & DHW) FROM EXISTING WATER LINES TO NEW KS1, 1/2"DCW/DHW WITH SHUT-OFF VALVES TO NEW KS1, CONNECT PER LOCAL AND STATE CODES.

5. NEW DISHWASHER (DW1):

5.1. EXTEND/CUTBACK EXISTING 1"WASTE FROM NEW DW1 TO KS1 DRAIN AND CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS.

5.2. EXTEND 1/2"DHW TO NEW DW1 WITH SHUT-OFF VALVE AND WATER HAMMER ARRESTER, CONNECT PER LOCAL AND STATE CODES.

6. NEW ICE MACHINE BOX (IMB):

6.1. NEW 3/8"DCW TO NEW IMB WITH SHUT-OFF VALVE, CAPPED FOR FUTURE USE.

7. NEW WASHER MACHINE (WMB)

7.1. EXTEND EXISTING 2"WASTE LINE FROM EXISTING SANITARY SEWER LINE TO NEW WMB, 2"WASTE, 2"VENT AND 2"DRAIN WITH TRAP TO NEW WMB. CONNECT PER MANUFACTURER'S RECOMMENDATION. REFER TO DETAIL 2/P-104.

7.2. EXTEND EXISTING 1/2"DCW/DHW TO NEW WMB WITH SHUT-OFF VALVES AND WATER HAMMER ARRESTERS, CONNECT PER LOCAL AND STATE CODES. REFER TO DETAIL 2/P-104.

8. EXTEND AND CONNECT NEW SANITARY SEWER LINE TO EXISTING SANITARY SEWER LINE (EQUAL SIZE MIN.), VERIFY CONNECTION POINT IN FIELD.

9. EXTEND AND CONNECT NEW VENT LINE TO EXISTING VENT LINE (EQUAL SIZE MIN.), VERIFY CONNECTION POINT IN FIELD.

10. EXISTING PLUMBING FIXTURE AND ASSOCIATED PLUMBING SERVICES (WASTE, VENT, WATER) TO REMAIN.

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

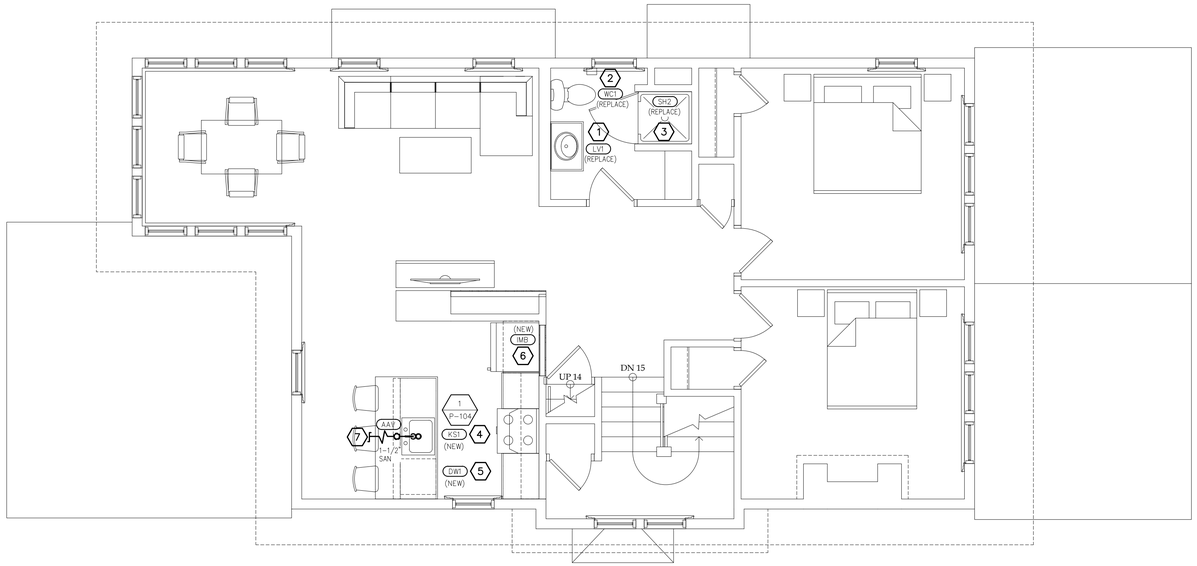
SEAL:

TITLE:

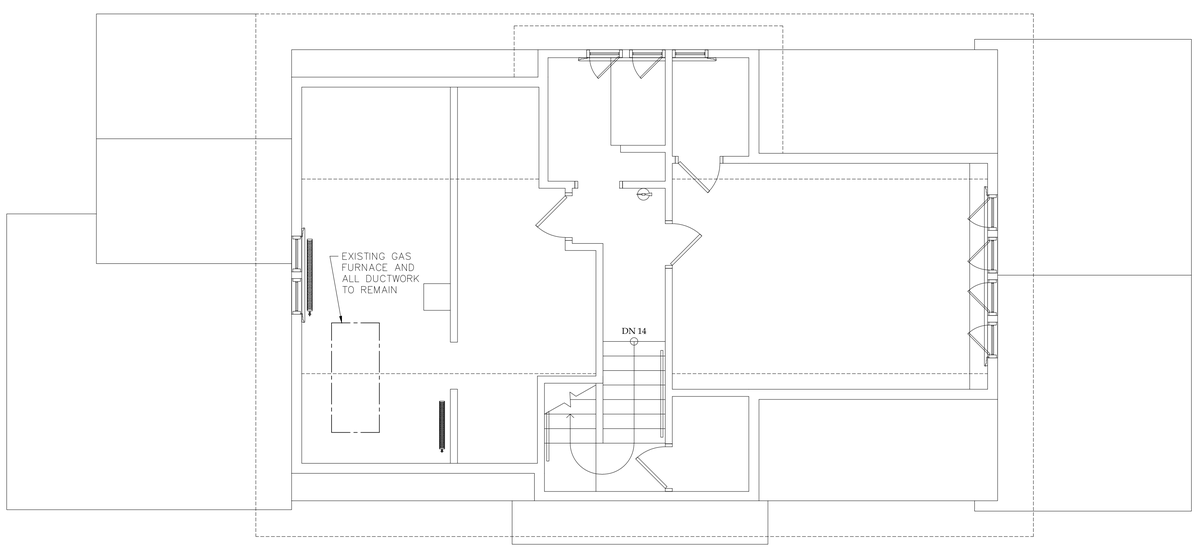
BASEMENT AND FIRST FLOOR PLANS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02
DATE: -
DRAWING #: P-101



1 SECOND FLOOR PLAN
P-102 SCALE: 1/4" = 1'-0"



2 THIRD FLOOR PLAN
P-102 SCALE: 1/4" = 1'-0"

GENERAL NOTES:

A. DOMESTIC WATER – REFER TO DOMESTIC WATER RISER DIAGRAM ON DRAWING 1/P-103.

B. NATURAL GAS – REFER TO NATURAL GAS RISER DIAGRAM ON DRAWING 2/P-103.

C. DETAILS– REFER TO DETAILS ON DRAWING P-104.

PLUMBING NOTES:

1. NEW LAVATORY (LV1) TO REPLACE EXISTING:

1.1. EXTEND/CUTBACK EXISTING 1-1/2"WASTE, 1-1/2"VENT AND 1-1/2"DRAIN WITH TRAP TO NEW LV1, CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS.

1.2. EXTEND/CUTBACK EXISTING 1/2"DCW/DHW WITH SHUT-OFF VALVES TO NEW LV1, CONNECT PER LOCAL AND STATE CODES.

2. NEW WATER CLOSET (WC1) TO REPLACE EXISTING:

2.1. EXTEND/CUTBACK EXISTING 3"WASTE TO NEW WC1 AND CONNECT PER LOCAL AND STATE CODES. VERIFY/PROVIDE PROPER VENTING.

2.1. EXTEND/CUTBACK EXISTING 1/2"DCW TO NEW WC1 WITH SHUT-OFF VALVE, CONNECT PER LOCAL AND STATE CODES.

3. NEW SHOWER (SH2) TO REPLACE EXISTING:

3.1. EXTEND/CUTBACK EXISTING 1-1/2"DRAIN WITH TRAP TO NEW SH2, CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS. VERIFY/PROVIDE PROPER VENTING.

3.1. EXTEND/CUTBACK EXISTING 1/2"/DCW/DHW WITH SHUT-OFF VALVES TO NEW SH2, CONNECT PER LOCAL AND STATE CODES.

4. NEW KITCHEN SINK (KS1):

4.1. EXTEND EXISTING 1-1/2"WASTE LINE FROM EXISTING SANITARY SEWER LINE TO NEW KS1, 1-1/2"WASTE, 1-1/2"VENT AND 1-1/2"DRAIN WITH TRAP TO NEW KS1. CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS.

4.1. EXTEND NEW WATER LINES (DCW & DHW) FROM EXISTING WATER LINES TO NEW KS1, 1/2"DCW/DHW WITH SHUT-OFF VALVES TO NEW KS1, CONNECT PER LOCAL AND STATE CODES.

5. NEW DISHWASHER (DW1):

5.1. EXTEND/CUTBACK EXISTING 1"WASTE FROM NEW DW1 TO KS1 DRAIN AND CONNECT PER MANUFACTURER'S WRITTEN RECOMMENDATIONS.

5.1. EXTEND 1/2"DHW TO NEW DW1 WITH SHUT-OFF VALVE AND WATER HAMMER ARRESTER, CONNECT PER LOCAL AND STATE CODES.

6. NEW ICE MACHINE BOX (IMB):

6.1. NEW 3/8"DCW TO NEW IMB WITH SHUT-OFF VALVE, CAPPED FOR FUTURE USE.

7. EXTEND AND CONNECT NEW SANITARY SEWER LINE TO EXISTING SANITARY SEWER LINE (EQUAL SIZE MIN.), VERIFY CONNECTION POINT IN FIELD.

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

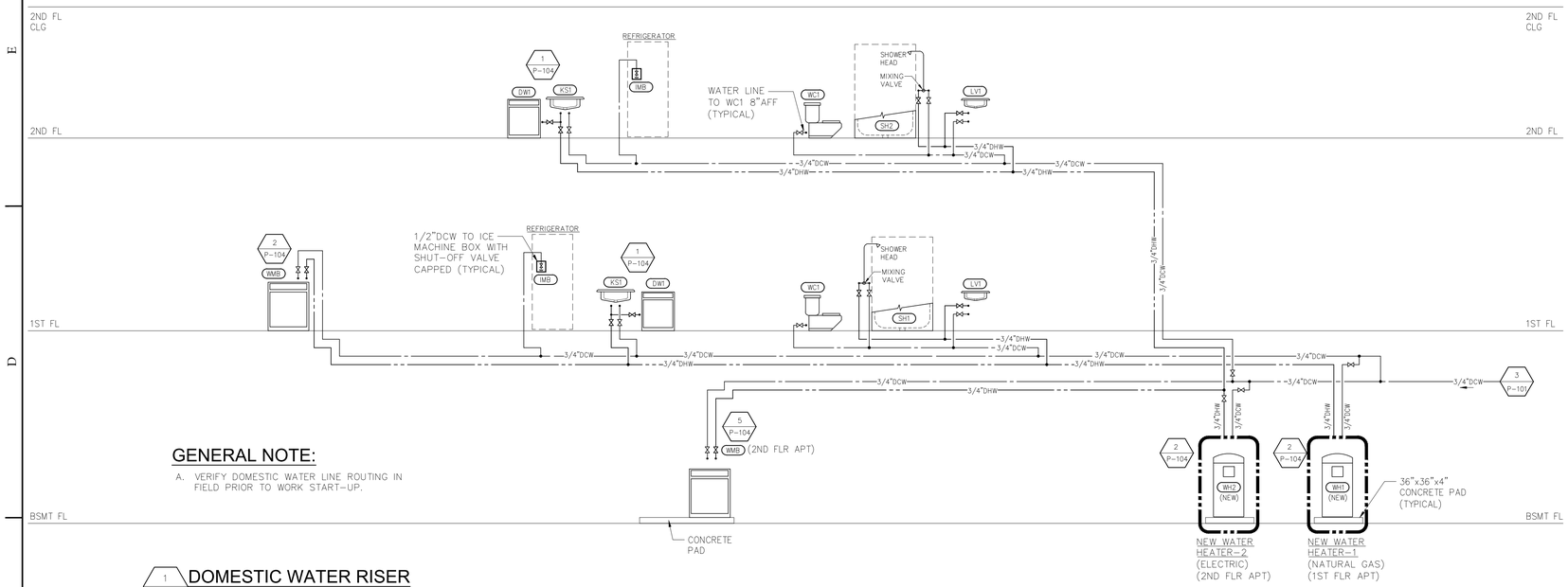
SEAL:

TITLE:

SECOND AND THIRD FLOOR PLANS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02
DATE: -
DRAWING #: P-102



GENERAL NOTE:

A. VERIFY DOMESTIC WATER LINE ROUTING IN FIELD PRIOR TO WORK START-UP.

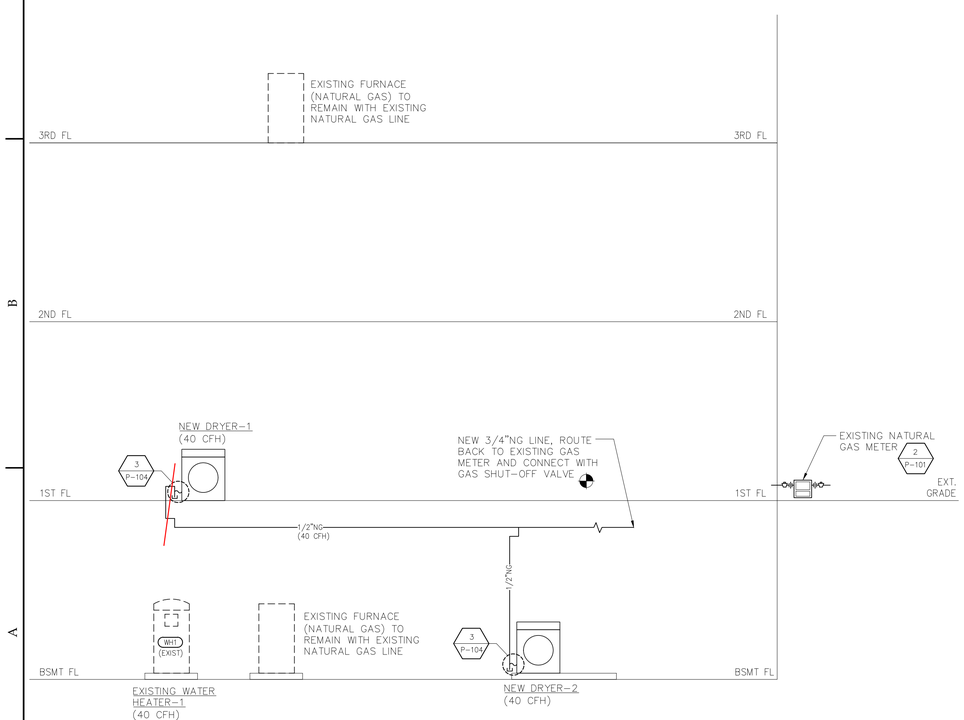
1 P-103 DOMESTIC WATER RISER
SCALE: NONE

GENERAL NOTES:

A. DOMESTIC WATER – REFER TO FLOOR PLAN FIXTURE LOCATIONS P-101 AND P-102.

B. NATURAL GAS – REFER TO FLOOR PLAN FIXTURE LOCATIONS ON P-102.

C. DETAILS – REFER TO DETAILS ON DRAWING P-104.



2 P-103 NATURAL GAS RISER
SCALE: NONE

NOTES:

1. PROVIDE GAS VALVE, DIRT LEG, AND UNION AT EACH APPLIANCE.
2. ALL EXTERIOR GAS PIPING EXPOSED TO THE WEATHER SHALL BE PAINTED WITH (1) COAT PRIMER AND (2) COATS YELLOW RUST PREVENTIVE PAINT.
3. GAS SIZING BASED ON MINIMUM GAS PRESSURE OF 4" TO 9" WC DOWNSTREAM OF GAS METER WITH A PRESSURE DROP OF 0.5 AND A TOTAL LENGTH OF 75'.
4. REFER TO DETAIL ON THIS DRAWING FOR GAS LINE CONNECTIONS TO EQUIPMENT.
5. PLUMBING CONTRACTOR TO COORDINATE INSTALLATION OF MAIN GAS SERVICE TO BUILDING WITH GAS COMPANY. PROVIDE ALL COST FOR GAS CONNECTION FROM GAS MAIN TO GAS METER SETTING WITH PLUMBING BID. COORDINATE WITH LOCAL GAS COMPANY FOR PRICING.
6. ALL GAS PIPING INSTALLATION SHALL MEET THE REQUIREMENTS OF THE 2009 NATURAL FUEL GAS CODE (NFGC).
7. PROVIDE GAS COCK, UNION, DIRT LET, AND TEST TEE AT EACH GAS FIXTURE UNLESS OTHERWISE NOTED OR SHOWN.
8. PIPING JOINTS ABOVE GYPBOARD CEILINGS OR BEHIND GYPBOARD WALLS, OR OTHER CONCEALED LOCATIONS SHALL BE WELDED. TUBING FITTINGS SHALL NOT BE INSTALLED IN CONCEALED LOCATIONS.
9. ALL GAS PIPING TO AND WITHIN APARTMENTS SHALL BE CONCEALED.

NATURAL GAS EQUIPMENT

UNIT NO.	INPUT CFH
~~NEW DRYER-1~~	~~40~~
NEW DRYER-2	40
EX. FURNACE	40
EX. FURNACE	40
TOTAL	160 CFH

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

SEAL:

TITLE:

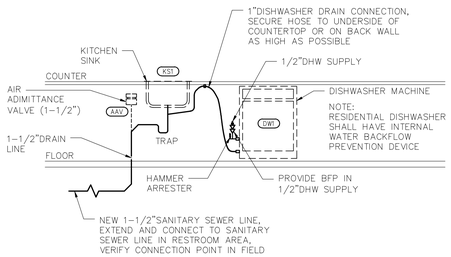
PLUMBING RISERS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

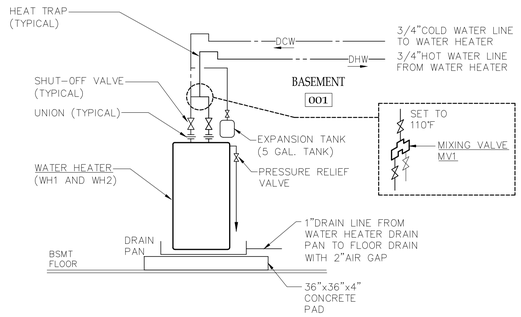
SA JOB #: 24101.02

DATE: -

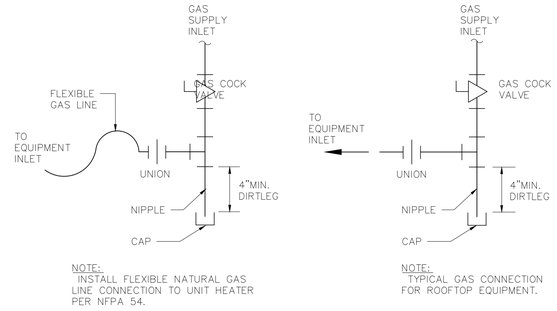
DRAWING #: P-103



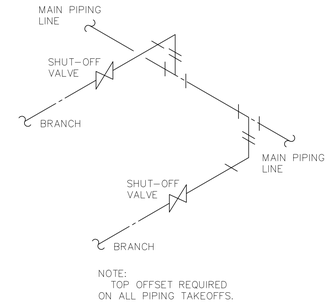
1 P-104 ISLAND KITCHEN SINK/DISHWASHER
SCALE: NONE



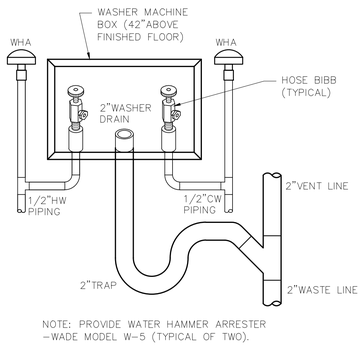
2 P-104 WATER HEATER DETAIL
SCALE : NONE



3 P-104 GAS CONNECTION DETAIL
SCALE: NONE



4 P-104 PIPING TAKE-OFF DETAIL
SCALE : NONE



5 P-104 WASHER MACHINE BOX (WMB)
SCALE: NONE

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

SEAL:

TITLE:

DETAILS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02
DATE: -
DRAWING #: P-104

POWER SYMBOLS

- DUPLEX RECEPTACLE.
  X = BRANCH CIRCUIT NUMBER
  GFCI = PROTECTED BY GFI CIRCUIT BREAKER
  F = FURNISHED WITH EQUIPMENT COORDINATE INSTALLATION WITH MANUFACTURER SPECIFICATIONS
  IG = ISOLATED GROUND RECEPTACLE REFER TO DRAWING E-2 FOR SPECIFICATION.
  (TYP. FOR ALL RECEPTACLES)
- TOP HALF OF RECEPTACLE TO BE HOT. BOTTOM HALF OF RECEPTACLE TO BE CONTROLLED BY WALL SWITCH.
- WP — DUPLEX RECEPTACLE WITH GROUND FAULT CIRCUIT INTERRUPTER (GFI) WP-WEATHER PROOF WHILE IN USE COVER PLATE
- X — SPECIAL PURPOSE RECEPTACLE X=NEMA CONFIGURATION
- QUAD RECEPTACLE (TWO DUPLEX RECEPTACLES IN A TWO GANG BOX)
- C — CEILING MOUNTED DUPLEX RECEPTACLE
- LPX — SURFACE MOUNT 208/120 VOLT 3ϕ PANELBOARD FOR POWER.
- J — JUNCTION BOX
- CONDUIT UP TO
- CONDUIT DOWN TO
- HOME RUN TO PANELBOARD
- CONDUIT SLEEVE
- X — POWER OUTLET X= REFER TO MECHANICAL EQUIPMENT SCHEDULE DRAWING E-XXX.
- T — TRANSFORMER
- F — FUSIBLE DISCONNECT SWITCH
- NON-FUSIBLE DISCONNECT SWITCH
- SS — INDICATES GANGED DEVICES
- FLUSH MOUNT TELEPHONE OUTLET WITH 4 PAIR TWISTED BARE COPPER CABLE
- TV — FLUSH MONT TELEVISION OUTLET F TYPE CONNECTOR FED WITH RG-6 COAXIAL CABLE
- 120 VOLT COMPLETE CONNECTION
- 240 VOLT COMPLETE CONNECTION
- EC — EMERGENCY CALL
- ED — EMERGENCY DOME LIGHT
- PB — HANDICAP PUSH BUTTON
- ES — ELECTRIC DOOR STRIKE
- CR — CARD READER
- PH — PHOTOCELL
- FIRE ALARM CONNECTION TO SPRINKLER FLOW SWITCH
- FIRE ALARM CONNECTION TO SPRINKLER TAMPER SWITCH
- TWIN REMOTE WEATHER PROOF HEAD. WIRED TO LOCALE LIGHTING CIRCUIT.

LIGHTING SYMBOLS

- LIGHTING FIXTURES, UPPERCASE LETTER INDICATES FIXTURE TYPE (SEE LIGHTING FIXTURE SCHEDULE) LOWER CASE LETTER CORRESPONDS SWITCH. NUMBER INDICATES CIRCUIT.
- TRACK LIGHTING
- A / 8a — 2'x4' RECESSED FLUORESCENT LUMINAIRE A-INDICATES FIXTURE TYPE REFER TO LUMINAIRE SCHEDULE ARCHITECTURAL DWGS 1-INDICATES CIRCUIT NUMBER a-INDICATES SWITCHING LEGS TYPICAL OF ALL LIGHTING FIXTURES
- 3 / S11a,b — 3-WAY SWITCH 11 - INDICATES TWO SWITCHES GANGED TOGETHER a,b - INDICATES SWITCHING LEGS K - INDICATES KEYED SWITCH F - FAN SPEED CONTROL SWITCH.
- 4 / S — SAME AS ABOVE EXCEPT 4-WAY SWITCH
- EMERGENCY LIGHT
- EXIT — "MESSENGER" PLASTIC LED EXIT SIGN WITH INNOVATIVE DOWNLIGHT, SERIES PDLEX COMPLETE WITH SNC BATTERY FOR 1.5 HRS OF OPERATION, TEST SWITCH, UNIVERSAL SNAP IN CHEVRONS, UNIVERSAL MOUNT, DAMP UL LISTED, 120 VOLTS.
- OS — CEILING MOUNTED OCCUPANCY WITH POWER PACK, WATTSTOPPER DT-200.
- OS — WALL MOUNTED OCCUPANCY SENSOR, SINGLE BUTTON, WATTSTOPPER PW-SERIES.
- C — LIGHTING CONTACTOR
- TC — TIME CLOCK
- D — DIMMER SWITCH

EQUIPMENT MOUNTING HEIGHTS:

UNLESS OTHERWISE NOTED, MOUNT DEVICES AND EQUIPMENT AT HEIGHTS MEASURED FROM FINISHED FLOOR TO DEVICE CENTERLINE AS FOLLOWS:

TOGGLE SWITCHES – 46"
MANUAL MOTOR STARTERS (ROOM EXHAUST FAN) – 46"
RECEPTACLE OUTLETS – 18"
RECEPTACLE OUTLETS ABOVE COUNTERS – 8" ABOVE COUNTER
CLOCK OUTLETS – 104"
TELEPHONE OUTLETS – 18"
WALL MOUNTED TELEPHONE OUTLET – 46"
FIRE ALARM MANUAL PULL STATION – 46"
FIRE ALARM HORN/STROBE – 90" TO TOP OF DEVICE AND 6" >BELOW FINISHED CEILING
FIRE ALARM STROBE – 80" > ENTIRE LENS < 96"
BRANCH CIRCUIT PANELBOARDS – 72" TO TOP OF ENCLOSURE
DISTRIBUTION PANELBOARDS – 72" TO TOP OF ENCLOSURE
DISCONNECT SWITCHES – 72" TO TOP OF ENCLOSURE
MOTOR STARTERS – 72" TO TOP OF ENCLOSURE
ENCLOSED CIRCUIT BREAKERS – 72" TO TOP OF ENCLOSURE

WHERE STRUCTURAL OR OTHER INTERFERENCES PREVENT COMPLIANCE WITH MOUNTING HEIGHTS LISTED ABOVE, CONSULT OWNER'S REPRESENTATIVE, ARCHITECT AND/OR ENGINEER IN WRITING FOR APPROVAL TO CHANGE LOCATION BEFORE INSTALLATION.

ABBREVIATIONS

A.F.F	ABOVE FINISHED FLOOR
A.F.G	ABOVE FINISHED GROUND
AHU	AIR HANDLING UNIT
ANN	ANNUNCIATION UNIT
AWG	AMERICAN WIRE GAUGE
C	CONDUIT
CB	CIRCUIT BREAKER
DC	DIRECT CURRENT
EC	ELECTRICAL CONTRACTOR
E/F, EF	EXHAUST FAN
EH	ELECTRIC HEATER
EM	EMERGENCY LIGHTING
EMT	ELECTRICAL METALLIC TUBING
EXH	EXHAUST
EX	EXISTING
EWC	ELECTRICAL WATER COOLER
FACP	FIRE ALARM CONTROL PANEL
GC	GENERAL CONTRACTOR
HC	HVAC CONTRACTOR
GFI	GROUND FAULT INTERRUPTER
GFIC	GROUND FAULT INTERRUPTING CIRCUIT
LTG	LIGHTING
LC	LIGHTING CONTACTOR
NEC	NATIONAL ELECTRIC CODE
NL	NIGHT LIGHT
NF	NON-FUSED
NTS	NOT TO SCALE
OC	OVER COUNTER
PVC-XXX	POLYVINYL CHLORIDE 80 = SCHEDULE 80 40 = SCHEDULE 40
SM	SURFACE MOUNT
SR	SURFACE RACEWAY
UC	UNDER CABINET
WP	WEATHER PROOF

GENERAL PROJECT NOTES:

1. ALL WORK SHALL CONFORM TO LASTED ADOPTED NATIONAL FIRE ALARM CODE (NFPA 72), NEC, NEW YORK STATE DEPARTMENT OF LABOR RULES AND REGULATIONS, OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA), LOCAL CODES AND ORDINANCES, AND LIFE SAFETY CODE (NFPA 101).
2. "WIRING" REFERS TO WIRE AND RACEWAY, (2) #12, (1) #12 GROUND IN 3/4" CONDUIT. MC, BX OR NM MAY BE USED INDOORS WHERE NOT EXPOSED, PROVIDED E.C. OBTAINS APPROVAL BY LOCAL AUTHORITY HAVING JURISDICTION IN AND LANDLORD IN WRITING PRIOR TO INSTALLATION.
3. REFER TO ARCHITECTURAL DRAWINGS TO COORDINATE DEVICE LOCATIONS WITH GENERAL CONTRACTORS WORK.
4. COORDINATE LOCATION OF TEMPERATURE CONTROL PANELS WITH HC. PROVIDE 120 VOLT WIRING TO PANELS AND EQUIPMENT. LOW VOLTAGE WIRING BY OTHERS.
5. E.C. SHALL WIRE EMERGENCY/EXIT LIGHTING INTO CIRCUIT SERVING AREA WHERE DEVICE IS LOCATED, CIRCUIT AHEAD OF LOCAL SWITCHING, OCCUPANCY SENSING AND TIME CLOCK CONTROL.
6. WHERE DEVICE IS NOTED WITH 'OC' OR 'UC', PROVIDE DEVICE SO THAT BOTTOM OF OUTLET BOX IS 2" ABOVE COUNTER TOP, OF BACKSPLASH. COORDINATE FINAL LOCATION WITH G.C.
7. ALL DEVICES SHALL BE COMMERCIAL SPECIFICATION GRADE FLUSH MOUNTED WITH CONCEALED WIRING, UNLESS SHOWN OTHERWISE. COLOR AS SELECTED BY THE OWNER PRIOR TO ORDERING MATERIAL.
8. ALL MATERIALS SHALL BE NEW AND BEAR THE UL LABEL WHERE APPLICABLE.
9. PROVIDE PVC SCHEDULE 80 FOR ALL UNDERGROUND CONDUIT AND WHEN IN CONCRETE. CONDUIT EXPOSED TO PHYSICAL DAMAGE SHALL BE RIGID GALVANIZED STEEL CONDUIT.
10. ALL WORK SHALL BE IN A NEAT AND WORKMANLIKE MANNER.
11. ALL EQUIPMENT (i.e. CONDUIT, BACKBOXES, PANELBOARDS, LIGHTING FIXTURES, ETC.) SHALL BE SECURELY SUPPORTED FROM THE PRIMARY BUILDING STRUCTURE.
12. E.C. IS RESPONSIBLE TO HAVE ALL WORK INSPECTED ON A REGULAR BASIS BY LOCAL AUTHORITY, PROVIDE CERTIFICATE OF APPROVED INSTALLATION UPON COMPLETION AND PAY ALL ASSOCIATED FEES.
13. CONTACT ARCHITECT/ENGINEER OF ANY CONFLICT WITH LOCATION OF EQUIPMENT PRIOR TO INSTALLATION.
14. FIRESTOP ALL CONDUIT PENETRATIONS THROUGH FIRE RATED WALLS WITH U.L. LISTED MATERIAL.
15. CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE YEAR (1) FROM THE DATE OF ACCEPTANCE.
16. CORRECTION OF ANY DEFECTS TO BE COMPLETED WITHOUT ADDITIONAL CHARGE AND TO INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF THE INSTALLATION WHICH MAY HAVE BEEN DAMAGED THEREBY.
17. IT IS NOT THE INTENT OF THE THESE PLANS TO SHOW EVERY MINOR DETAIL OF CONSTRUCTION. THE ELECTRICAL CONTRACTOR IS EXPECTED TO FURNISH AND INSTALL ALL ITEMS FOR A COMPLETE ELECTRICAL SYSTEM, AND PROVIDE ALL NECESSARY DEVICES AND COMPONENTS FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER.
18. "AC" AND "MC" CABLE ARE PERMITTED PROVIDED THE FOLLOWING CRITERIA IS MET:
    a) THE ELECTRICAL CONTRACTOR SHALL PROVIDE WRITTEN PERMISSION THE "AC" OR "MC" CABLE IS APPROVED BY THE OWNER.
    b) PROVIDED PART "a" ABOVE IS MET, THE ELECTRICAL CONTRACTOR SHALL PROVIDE WRITTEN APPROVAL FROM THE LOCAL AUTHORITY HAVING JURISDICTION.
19. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REVIEW ALL DRAWINGS AND SPECIFICATIONS, INCLUDING BUT NOT LIMITED TO ARCHITECTURAL, CIVIL, STRUCTURAL, MECHANICAL, PLUMBING AND ELECTRICAL PRIOR TO SUBMITTING A BID. REPORT ANY DISCREPANCIES TO THE ARCHITECT IN WRITING 1 WEEK PRIOR TO BID SUBMISSION.
20. THESE DRAWINGS ARE DIAGRAMMATIC IN NATURE AND INDICATE THE SIZE AND GENERAL ARRANGEMENT OF ELECTRICAL EQUIPMENT, ETC. EXACT LOCATIONS AND ROUTING SHALL BE DETERMINED IN THE FIELD BEFORE AND AS THE WORK PROGRESSES. CAREFULLY COORDINATE THE WORK OF THIS TRADE WITH ALL OTHER TRADES PRIOR TO INSTALLATION OF EQUIPMENT.
21. DRAWINGS DO NOT INDICATE ALL OFFSETS, CHANGES IN ELEVATION, ETC. WHICH MAY BE REQUIRED BY ACTUAL FIELD CONDITIONS. THE CONTRACTOR IS TO FIELD VERIFY CONDITIONS PRIOR TO INSTALLATION AND MAKE SUCH CHANGES IN ROUTING OF CONDUIT AND PLACEMENT OF EQUIPMENT, ETC. AS NECESSARY TO ACCOMMODATE FIELD CONDITIONS. COORDINATE ALL CHANGES WITH OTHER TRADES AND ARCHITECT/ENGINEER.
22. ELECTRICAL DEVICES (OUTLETS, SWITCHES, ETC.) SHALL BE WHITE.
23. PANELBOARDS LOCATED WITHIN HANDICAP UNITS SHALL BE MOUNTED SO THAT THE TOP BREAKER IS MOUNTED NO HIGHER THE 48" ABOVE FINISHED FLOOR.

GENERAL WIRING NOTES:

THE MAJORITY OF WIRING, FOR DEVICES, LIGHTING, ALL OTHER EQUIPMENT REQUIRING ELECTRICAL ENERGY IS INTENTIONALLY NOT SHOWN FOR CLARITY. EACH DEVICE OR LIGHT HAS A CIRCUIT NUMBER ASSOCIATED WITH IT. EQUIPMENT HAS A TAG ASSOCIATED WITH IT, WIRING INFORMATION CAN BE REFERENCED BY THE MECHANICAL EQUIPMENT SCHEDULE. PROVIDE RACEWAY AND WIRE TO EACH ITEM NOTED ABOVE FROM DESIGNATED PANELBOARD TO FORM A COMPLETE AND OPERATIONAL INSTALLATION. THE FOLLOWING IS HOW BRANCH CIRCUITS SHALE BE WIRED:

1. PROVIDE A EQUIPMENT GROUND CONDUCTOR IN EACH BRANCH CIRCUIT HOMERUN.
2. WHERE DEDICATED BRANCH CIRCUIT IS CALLED FOR PROVIDE (1) PHASE CONDUCTOR, (1) NEUTRAL CONDUCTOR AND (1) EQUIPMENT GROUND CONDUCTOR ALL IN (1) RACEWAY.
3. MULTI-WIRE NON-DEDICATED BRANCH CIRCUITS MAY BE INSTALLED IN (1) RACEWAY WHERE (3) PHASE CONDUCTORS (PHASE A,B,&C) MAY SHARE (1) NEUTRAL CONDUCTOR AND (1) EQUIPMENT GROUND CONDUCTOR.
4. MINIMUM SHARED NEUTRAL CONDUCTOR SIZE SHALL BE #10 AWG. WHERE PHASE ARE INCREASED IN SIZE FOR VOLTAGE DROP THE NEUTRAL CONDUCTOR SHALL BE INCREASED PROPORTIONALLY.
5. FOR (3) OR MORE CURRENT CARRYING CONDUCTORS IN A RACEWAY (INCLUDING NEUTRAL) DERATE CONDUCTORS PER NEC TABLE 310-15(b)(2)(a).
6. 120 VOLT CIRCUITS EXCEEDING 150'-0" MINIMUM CONDUCTOR SIZE SHALL BE #10 AWG. INCLUDING EQUIPMENT GROUND CONDUCTORS.
7. 208 VOLT CIRCUITS EXCEEDING 280'-0" MINIMUM CONDUCTOR SIZE SHALL BE #10 AWG. INCLUDING EQUIPMENT GROUND.

GENERAL NOTES (ALL DRAWINGS):

A. CIRCUIT NUMBERS INDICATED ON THE DRAWINGS ARE SHOWN FOR THE PURPOSE OF CLARIFYING THE GROUPING OF OUTLETS. THE ACTUAL NUMBER ASSIGNED TO THE CIRCUIT IN THE PANELBOARD SHALL SUIT THE BUSSING AND BRANCH CIRCUITING TO THE PANEL. PROVIDE COMPLETE AND ACCURATE TYPEWRITTEN PANEL DIRECTORIES FOR ALL NEW AND EXISTING BRANCH CIRCUIT PANELBOARDS.

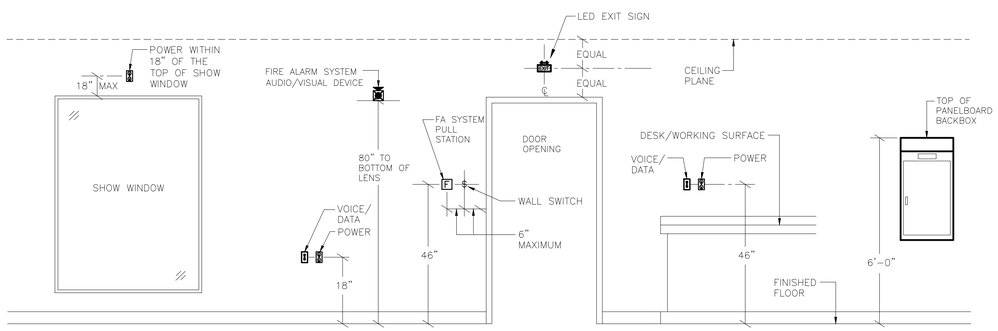
B. LOCATIONS INDICATED FOR LIGHT FIXTURES ARE APPROXIMATE. LOCATE FIXTURES AS REQUIRED TO AVOID INTERFERENCE WITH EXISTING AND NEW BUILDING STEEL, PIPING, DUCTWORK, CONDUIT, DIFFUSERS, SMOKE DETECTORS, etc. FIELD COORDINATE THE LOCATIONS AS NEAR AS POSSIBLE TO THOSE INDICATED ON THE PLANS. ALSO REFER TO ARCHITECTURAL REFLECTED CEILING PLANS.

C. ALL CIRCUITING SHALL BE CONCEALED (EXCEPT IN ELECTRICAL AND MECHANICAL SPACES). ALL CONDUITS SHALL BE INSTALLED AS HIGH AS POSSIBLE ABOVE FINISHED CEILINGS AND CONCEALED IN WALLS UNLESS OTHERWISE INDICATED.

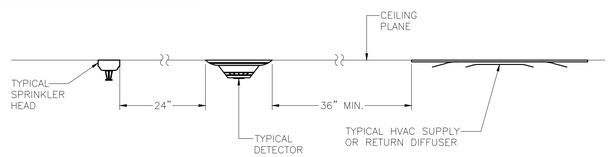
D. EXACT LOCATIONS OF CEILING MOUNTED SMOKE DETECTORS AND EXIT SIGNS SHALL BE COORDINATED WITH OTHER CEILING MOUNTED EQUIPMENT TO AVOID CONFLICT. LOCATE DEVICES AS NEAR AS POSSIBLE TO THE LOCATION INDICATED. FIRE ALARM SMOKE AND HEAT DETECTORS SHALL BE REQUIRED TO BE INSTALLED A MINIMUM OF THREE (3) FEET AWAY FROM SUPPLY OR RETURN AIR GRILLES OR PER SYSTEM MANUFACTURERS INSTALLATION REQUIREMENTS AND NFPA 72.

E THE CONTRACTOR SHALL BE RESPONSIBLE TO REVIEW OTHER TRADES PROJECT CONTRACT DOCUMENTS TO DETERMINE MOUNTING HEIGHTS FOR ELECTRICAL DEVICES OR EQUIPMENT. THE LOCATIONS FOR MECHANICAL AND PLUMBING EQUIPMENT THAT REQUIRES ELECTRICAL CONNECTIONS ARE SHOWN ON THE MECHANICAL AND PLUMBING DRAWINGS. COORDINATE EXACT MOUNTING LOCATIONS AND HEIGHTS IN THE FIELD WITH OTHER TRADES PRIOR TO INSTALLATION.

F. E.C. SHALL WIRE EMERGENCY/EXIT LIGHTING INTO CIRCUIT SERVING AREA WHERE DEVICE IS LOCATED, CIRCUIT AHEAD OF LOCAL SWITCHING, OCCUPANCY SENSING AND TIME CLOCK CONTROL.



1 E-100 TYPICAL INSTALLATION HEIGHTS
SCALE : NONE



2 E-100 SMOKE DETECTOR INSTALLATION CLEARANCES
SCALE : NOT TO SCALE

MECHANICAL EQUIPMENT CONNECTION SCHEDULE

EQUIPMENT / MOTOR DATA						SOURCE PROTECTION DEVICE				BRANCH CIRCUIT CONDUIT & WIRE	REFERENCE NOTES
EQUIPMENT DESIGNATION RTU-1 (M)	LOCATION	HP	MCA	PHASE	VOLTS	BREAKER	POLE	PANELBOARD SOURCE	CIRCUIT NO.	QUANTITIES AND SIZE	
EF-1* EXHAUST FAN	RESTROOM	–	20.0W	1	115	20	1	EXISTING	VERIFY	2#12 & 1#12 IN 1/2"C	1,2

WIRING SCHEDULE GENERAL NOTES

A. EC SHALL BE RESPONSIBLE TO VERIFY ALL CHARACTERISTICS (VOLTAGE, PHASE, HORSEPOWER, AMPERES, ETC.) OF MECHANICAL EQUIPMENT PRIOR TO CONNECTION AGAINST APPROVED SHOP DRAWINGS.
B. '*' INDICATED MULTIPLE UNITS.

WIRING SCHEDULE REFERENCE NOTES

1. EC SHALL PROVIDE AND INSTALL HACR TYPE CIRCUIT BREAKER.
2. FAN CONTROLLED BY WALL SWITCH.

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM:

PROJ. ARCH.		PRINCIPAL	P.Silvestri
JOB CAPT.	D.Garry	DRAFTER	B.Pacos
		INTERIORS	A.Nagle

SEAL:

TITLE:

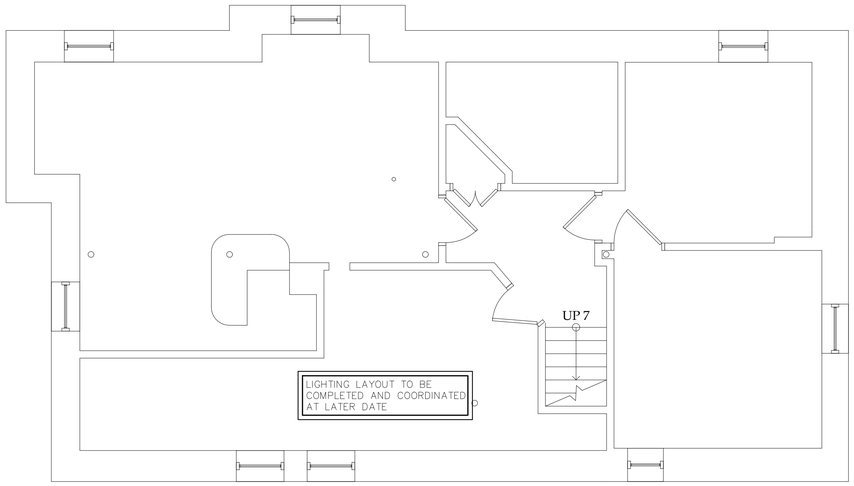
SCHEDULES AND SPECIFICATIONS

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

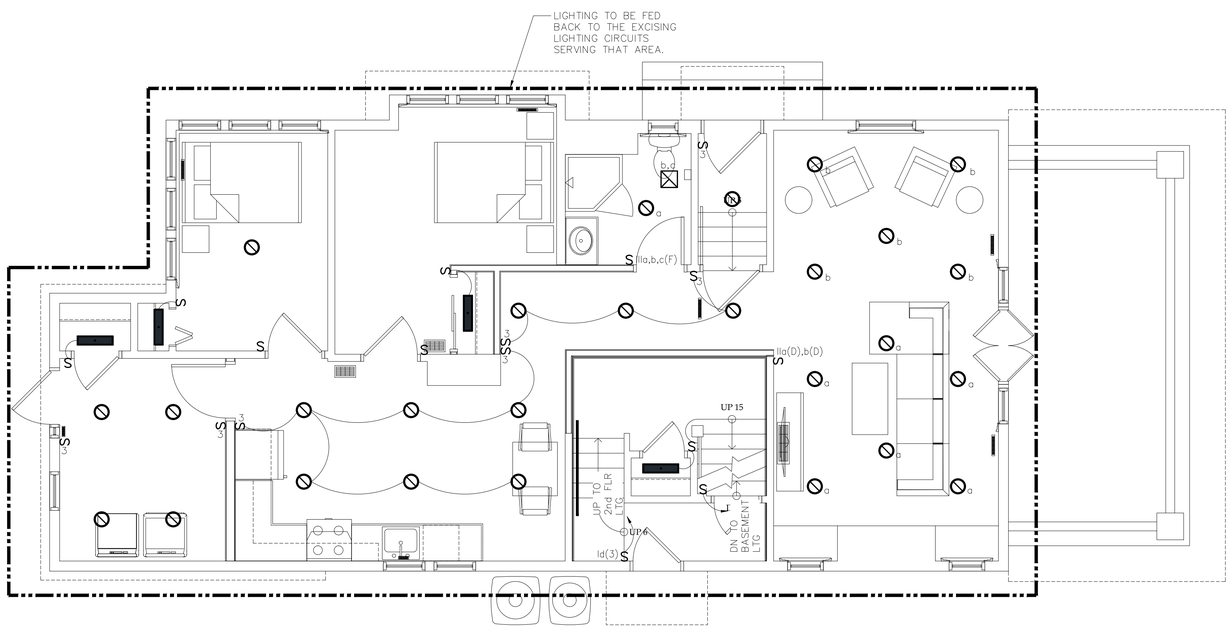
SA JOB #: 24101.02

DATE: -

DRAWING #: E-100



1 E-101 BASEMENT FLOOR PLAN - LIGHTING
SCALE: 1/4" = 1'-0"



2 E-101 FIRST FLOOR PLAN - LIGHTING
SCALE: 1/4" = 1'-0"

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

SEAL:

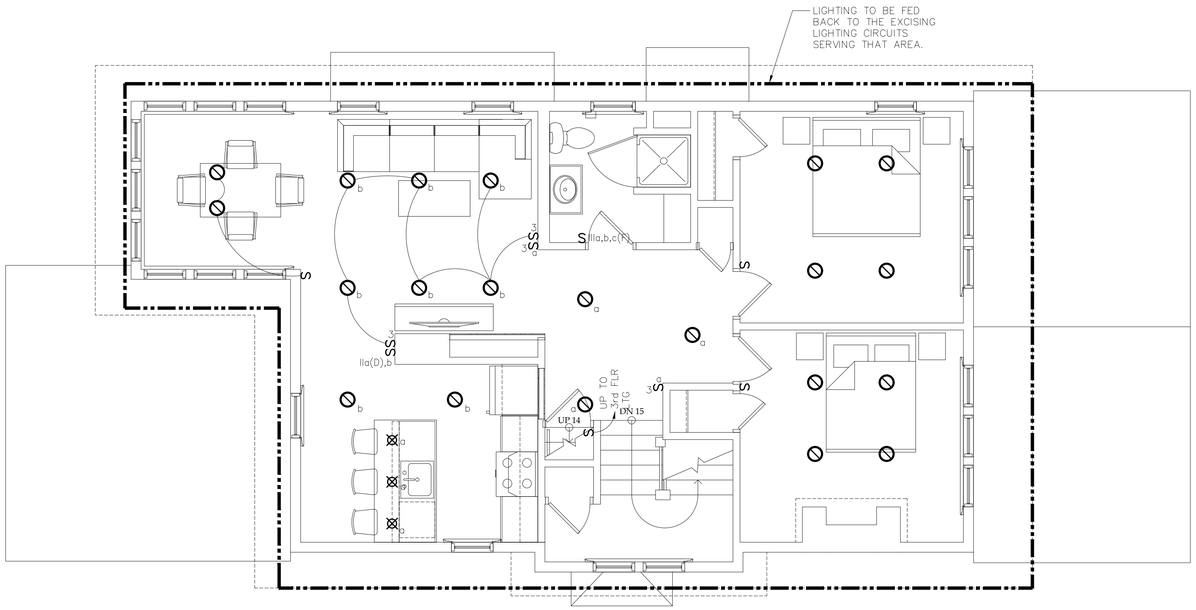
TITLE:

ELECTRICAL FLOOR PLANS - LIGHTING

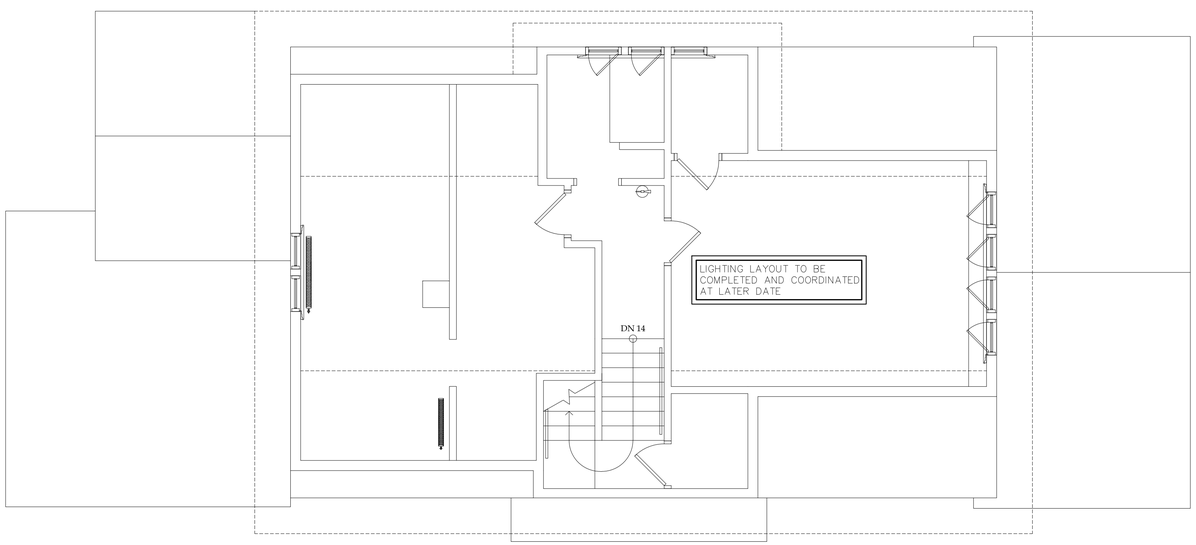
SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02
DATE: -
DRAWING #: E-101

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com Project # 25-01-12



1 E-102 SECOND FLOOR PLAN - LIGHTING
SCALE: 1/4" = 1'-0"



2 E-102 THIRD FLOOR PLAN - LIGHTING
SCALE: 1/4" = 1'-0"

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing.These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM:
PROJ. ARCH. _____
JOB CAPT. D.Garry
PRINCIPAL P.Silvestri
DRAFTER B.Pacos
INTERIORS A.Nagle

SEAL:

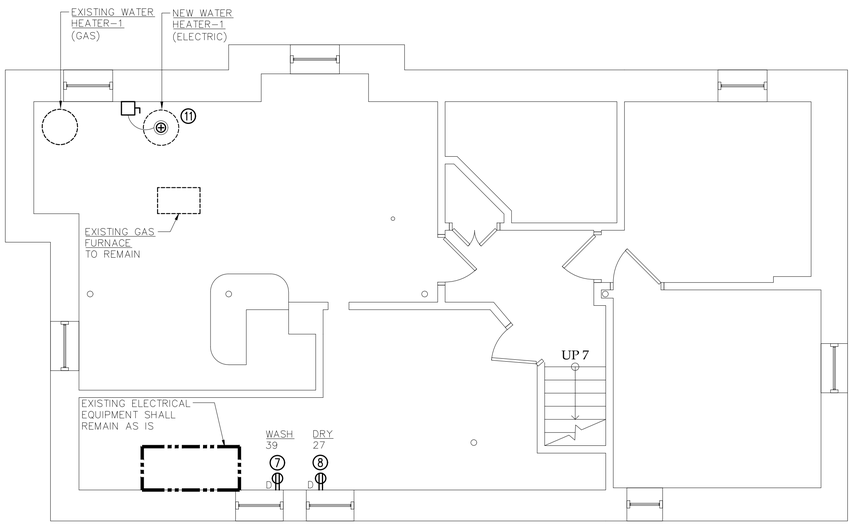
TITLE:

ELECTRICAL FLOOR PLANS - LIGHTING

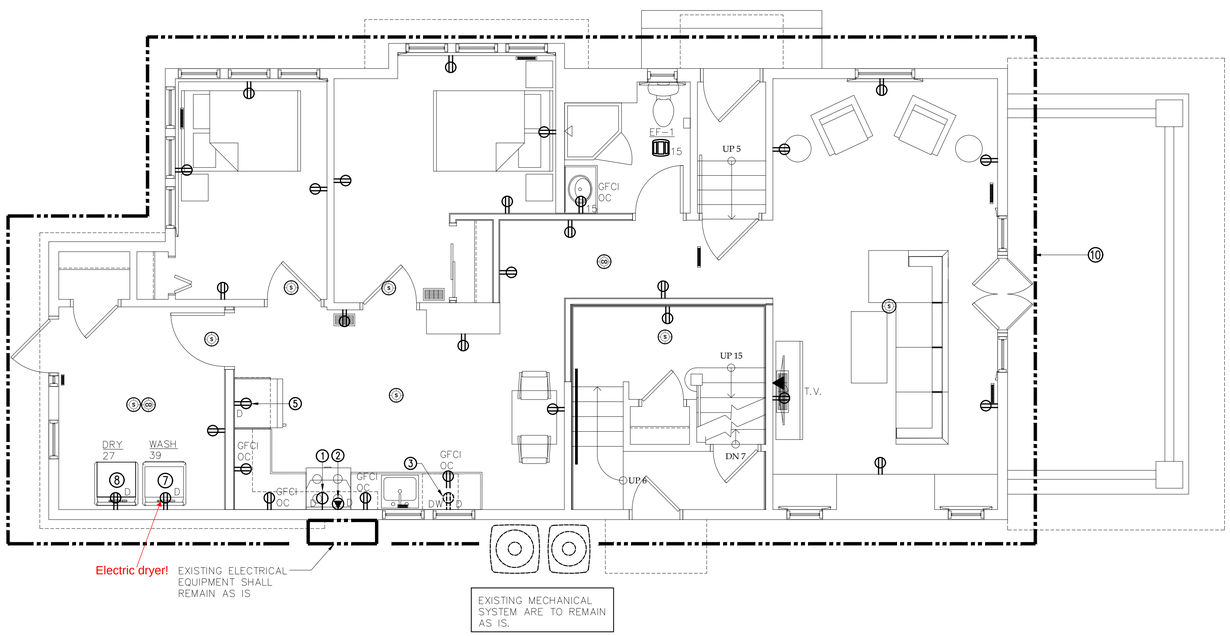
SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02
DATE: -
DRAWING #: E-102

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12



1 E-103 BASEMENT FLOOR PLAN - POWER
SCALE: 1/4" = 1'-0"



2 E-103 FIRST FLOOR PLAN - POWER
SCALE: 1/4" = 1'-0"

GENERAL NOTES:

A. PROVIDE #12 AWG. IN UNITS UNLESS SHOWN OTHER WISE.

B. RECEPTACLES LOCATED IN THE DWELLING UNITS SHALL BE TAMPER RESISTANT.

C. ALL BEDROOM, LIVING ROOM, KITCHEN, HALLWAY, LIVING SPACES BRANCH CIRCUITS THAT SUPPLY 125-VOLT, 20A-1P RECEPTACLES IN APARTMENTS SHALL BE PROTECTED BY AN ARC-FAULT CIRCUIT INTERRUPTER LISTED TO PROVIDE PROTECTION OF THE ENTIRE BRANCH CIRCUIT.

D. PROVIDE A (1) RG-6 COAXIAL CABLE FROM TV JACK TO THE HEAD END EQUIPMENT. TERMINATE TO TYPE F CONNECTOR WALL PLATES WHERE SHOWN ON PLANS.

E. PROVIDE A TWISTED PAIR #24 AWG SOLID BARE COPPER WIRE FROM THE TELEPHONE JACK TO THE TELEPHONE DEMARK PANEL.

F. ALL RECEPTACLE/DATA LOCATIONS SHALL BE VERIFIED WITH OWNER PRIOR TO ROUGH-IN. ALL CIRCUIT(NEW/EXISTING) SHALL BE VERIFIED WITH EXISTING FIELD CONDITIONS AND ADJUST CIRCUIT NUMBERS AS REQUIRED.

DRAWING NOTES:

1. PROVIDE NEMA RECEPTACLE TO SUPPLY ELECTRIC RANGE. PROVIDE 2#8, 1#10GND WIRE BRANCH CIRCUIT. PROVIDE & MAKE FINAL CONNECTIONS TO A 50A-2P CIRCUIT BREAKER IN LOCAL APARTMENT PANEL. COORDINATE NEMA RECEPTACLE CONFIGURATION WITH EQUIPMENT MANUFACTURER PRIOR TO INSTALLING.

2. PROVIDE 20A-1P CIRCUIT WITH A SINGLE RECEPTACLE LOCATED ABOVE FOR MICROWAVE/EXHAUST HOOD TO LOCAL APARTMENT PANEL. PROVIDE 2#12, 1#12GND.

3. PROVIDE A 20A-1P DEDICATED BRANCH CIRCUIT WITH GFCI/AFCI BREAKER TO SERVE UNDERCOUNTER DISHWASHER. PROVIDE (2) #12 & 1 #12 GND.

4. COORDINATE EXACT LOCATION OF EXISTING ELECTRIC PANEL IN FEILD.

5. REFRIGERATOR SHALL BE PROTECTED BY A GFCI TYPE BREAKER.

6. CONTRACTOR SHALL RECONNECT EXISTING MECH./PLUMBING EQUIPMENT BACK TO NEW HOUSE PANEL 'HP' AS REQUIRED. ELECTRICAL CONTRACTOR SHALL MAKE INSTALLATION COMPLETE AND OPERATIONAL. COORDINATE EXACT REQUIREMENTS IN FIELD.

7. PROVIDE A 120V RECEPTACLE FOR WASHER. PROVIDE A 20A/1P CIRCUIT. COORDINATE EXACT CONNECTION REQUIREMENT WITH EQUIPMENT TO BE INSTALLED PRIOR TO ROUGH-IN.

8. PROVIDE ~~A 120V RECEPTACLE FOR GAS DRYER.~~ 220V for electric dryer PROVIDE A 20A/1P CIRCUIT. COORDINATE EXACT CONNECTION REQUIREMENT WITH EQUIPMENT TO BE INSTALLED PRIOR TO ROUGH-IN.

9. PROVIDE A 100AMP, 120/208V, 3ø, 4-WIRE SUB-PANEL FROM THE EXISTING 120V/208V MAIN ELECTRIC PANEL.

10. ELECTRICAL CONTRACTOR SHALL FEED RECEPTACLES FORM AN EXCISING 20A/1P RECEPTACLE CIRCUIT SERVING THAT AREA. PROVIDE A NEW 20A/1P CIRCUIT IF REQUIRED. NO MORE THEN (8)EIGHT RECEPTACLES TO A 20A/1P CIRCUIT. ALL RECEPTACLES DESIGNATED WITH SUBSCRIPT 'D' ARE TO BE DEDICATED CIRCUITS.

11. PROVIDE A 35A/1P DEDICATED BRANCH CIRCUIT TO SERVE WATER HEATER. PROVIDE 2#8 & 1#10 GND IN 3/4"øC.

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com
Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing. These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

SEAL:

TITLE:

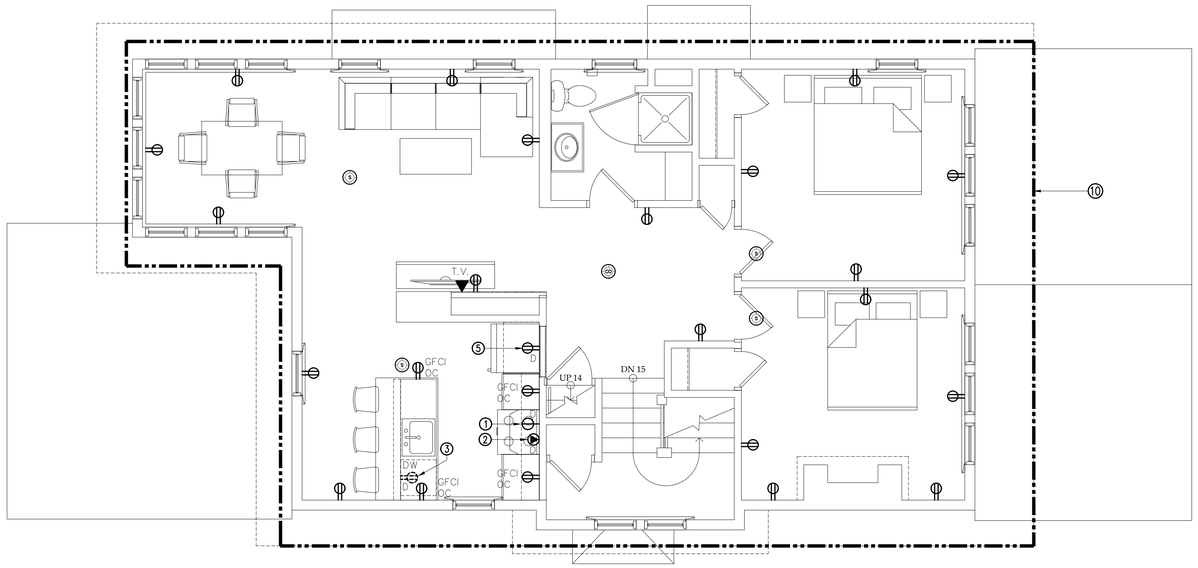
ELECTRICAL FLOOR PLANS - POWER

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

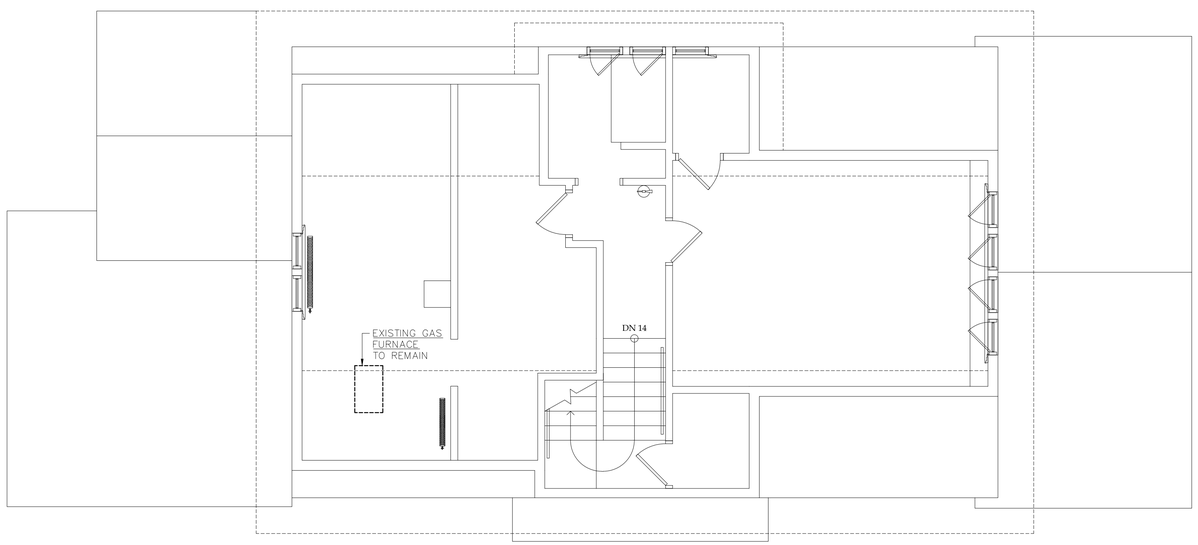
SA JOB #: 24101.02
DATE: -
DRAWING #: E-103

GENERAL NOTES:

A. REFER TO DRAWING E-103 FOR ALL GENERAL AND KEYED DRAWING NOTES PERTAINING TO THIS DRAWING.



1 E-104 SECOND FLOOR PLAN - POWER
SCALE: 1/4" = 1'-0"



2 E-104 THIRD FLOOR PLAN - POWER
SCALE: 1/4" = 1'-0"

NOTICE

This document, the property of, prepared and issued by the architect, is submitted for the specific project namely _____ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing.These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM: PRINCIPAL P.Silvestri
PROJ. ARCH. _____ DRAFTER B.Pacos
JOB CAPT. D.Garry INTERIORS A.Nagle

SEAL:

TITLE:

ELECTRICAL FLOOR PLANS - POWER

SILVESTRI ARCHITECTS · PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02
DATE: -
DRAWING #: E-104

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com Project # 25-01-12

ELECTRICAL SPECIFICATIONS

BASIC ELECTRICAL REQUIREMENTS

A. THE INSTRUCTIONS TO BIDDERS, FORM OF BID, FORM OF CONTRACT, GENERAL CONDITIONS, SUPPLEMENTARY GENERAL CONDITIONS AND THE CONTRACT DRAWINGS ARE A PART OF THE SPECIFICATIONS FOR THIS DIVISION OF WORK AND THIS CONTRACTOR SHALL REFER TO THEM FOR INSTRUCTIONS PERTAINING TO HIS WORK.

B. "THE CONTRACTOR", "THIS CONTRACTOR", "EC", AND "DIVISION 16", AS USED IN THESE DRAWINGS AND SPECIFICATIONS, MEANS THE ELECTRICAL CONTRACTOR. "FURNISH AND INSTALL", "SUPPLY", AND "INSTALL", AS USED IN THESE SPECIFICATIONS, MEANS A COMPLETE AND WORKABLE INSTALLATION BY THE E.C.

C. WHERE SPECIFICATIONS AND/OR DRAWINGS CONFLICT WITH ANY CODE REQUIREMENT, CODE REQUIREMENTS SHALL BE FOLLOWED.

D. CODES AND STANDARDS:

1. NEW YORK STATE BUILDING CODE
2. NFPA STANDARDS
3. ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES
4. STATE CONSERVATION CONSTRUCTION CODE
5. LATEST ADOPTED NATIONAL ELECTRICAL CODE

E. THE ELECTRICAL SYSTEMS COVERED BY THIS CONTRACT INCLUDE, BUT ARE NOT LIMITED TO:

1. BRANCH CIRCUIT WIRING AND RACEWAYS
2. WIRING DEVICES
3. DISCONNECTS
4. MOTOR STARTERS AND MOTOR STARTING EQUIPMENT
5. GROUNDING AND BONDING
6. LIGHTING FIXTURES AND LAMPS
7. ELECTRICAL DISTRIBUTION SYSTEM, INCLUDING PANELBOARDS, OVERCURRENT DEVICES, AND FEEDERS
8. EXISTING CONSTRUCTION AND COORDINATION OF DEMOLITION WORK
9. CONNECTIONS TO HVAC, PLUMBING, FIRE PROTECTION, AND ALL OTHER ELECTRICALLY SUPPLIED EQUIPMENT, CONTROLS, CONTROL PANELS, MOTOR STARTERS, MOTOR STARTING EQUIPMENT AND DISCONNECTS NOT FURNISHED UNDER HVAC, PLUMBING, FIRE PROTECTION, OR OTHER CONTRACTS

F. PAY FOR ALL PERMITS, INSPECTION FEES, LICENSES AND FOR TESTS WHICH MAY BE REQUIRED IN DETERMINING THE COMPLETENESS OF THE ELECTRICAL WORK.

G. ALL ELECTRICAL PRODUCTS USED ON THIS PROJECT SHALL BE LISTED BY UNDERWRITER'S LABORATORIES (UL).

H. ALL ELECTRICAL PRODUCTS USED ON THIS PROJECT SHALL CONFORM TO APPLICABLE STANDARD OF THE NATIONAL ELECTRICAL MANUFACTURER'S ASSOCIATION (NEMA).

I. ALL ELECTRICAL INSTALLATION AND PRODUCTS USED ON THIS PROJECT SHALL COMPLY WITH THE NATIONAL ELECTRICAL CODE (NEC).

J. THE PLANS SHOW THE APPROXIMATE LOCATION OF ALL PARTS OF THE WORK. THE ARCHITECT WILL GIVE EXACT LOCATIONS. WHERE STRUCTURAL CONDITIONS ENCOUNTERED NECESSITATE MINOR CHANGES, THESE SHALL BE MADE WITHOUT CHARGE, BUT MUST MEET WITH THE APPROVAL OF THE ARCHITECT. WHERE MAJOR CHANGES ARE REQUIRED, THEY SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR DECISION BEFORE PROCEEDING WITH THE WORK.

K. NOTIFY THE ARCHITECT, AND OBTAIN APPROVAL, BEFORE ANY COMPONENTS OF THE ELECTRICAL SYSTEM ARE CONCEALED BY CLOSING OFF AREAS, POURING CONCRETE, ETC.

L. DETERMINE AND BE RESPONSIBLE FOR PROPER SIZE AND LOCATION OF OPENINGS AND CHASES, AND GIVE GENERAL CONTRACTOR NOTICE OF REQUIREMENTS. INSTALL ALL SLEEVES NECESSARY FOR THE WORK. WHEREVER ANY RACEWAY PASSES THROUGH A WALL, THE OPENING SHALL BE SEALED TIGHT AGAINST THE RACEWAY BY THIS CONTRACTOR. RACEWAYS THROUGH FOUNDATION WALLS AND ROOFS SHALL BE SEALED WATERTIGHT BY THIS CONTRACTOR.

M. THIS CONTRACTOR SHALL DO ALL NECESSARY CUTTING AND PATCHING WHICH IS NOT CALLED TO BE DONE UNDER ANOTHER DIVISION. ALL CUTTING AND REPAIRING SHALL BE PERFORMED BY SKILLED WORKERS.

N. PAINT ALL EXPOSED RACEWAYS IN FINISHED ROOMS WITH TWO COATS OF PAINT TO MATCH SURROUNDINGS. INSTALL PANELBOARD TRIMS, CABINETS, ENCLOSURES, ETC., IN SUFFICIENT TIME SO THAT THE PAINTING CONTRACTOR MAY PAINT THESE SURFACES WITH THE WALLS. THIS CONTRACTOR SHALL PAY FOR ALL NECESSARY PAINTING IF THE ABOVE PROCEDURE IS NOT FOLLOWED.

O. THE CONTRACTOR SHALL FURNISH AND INSTALL THE POWER AND LIGHTING REQUIRED FOR THE CONSTRUCTION THE SCOPE SHALL INCLUDE, BUT NOT LIMITED TO:

1. TEMPORARY POWER DISTRIBUTION
2. LAMP SOCKETS AND LAMPS
3. OUTLETS AND CONSTRUCTION EQUIPMENT CONNECTION INCLUDING WELDERS
4. REMOVAL OF TEMPORARY DISTRIBUTION AFTER COMPLETION OF CONSTRUCTION

P. THE ELECTRICAL CONTRACTOR SHALL INSTALL RACEWAYS IN SUCH A MANNER THAT THE EXPANSION JOINTS OF THE BUILDING WILL FUNCTION PROPERLY AND NOT STRESS ANY ELECTRICAL RACEWAYS. EXPANSION JOINTS SHALL BE INSTALLED IN ALL RACEWAYS AT THE EXPANSION JOINTS OF THE BUILDING.

Q. BEFORE ORDERING ANY MATERIAL OR DOING ANY WORK THIS CONTRACTOR SHALL VERIFY ALL MEASUREMENTS AT THE BUILDING AND SHALL BE RESPONSIBLE FOR THE CORRECTNESS OF SAME. NO EXTRA CHARGE OR COMPENSATION WILL BE ALLOWED ON ACCOUNT OF DIFFERENCE BETWEEN ACTUAL DIMENSIONS AND THE MEASUREMENTS INDICATED ON THE DRAWINGS; ANY DIFFERENCE WHICH MAY BE FOUND SHALL BE SUBMITTED TO THE ARCHITECT FOR CONSIDERATION BEFORE PROCEEDING WITH THE WORK.

R. PROVIDE PRODUCT DATA, CATALOG CUT SHEETS WITH MFG. SPECIFICATIONS FOR REVIEW BY ARCH./ENGR. FOR THE FOLLOWING ITEMS:

1. PANELBOARDS
2. SAFETY DISCONNECT SWITCHES
3. OUTLET BOXES
4. FITTINGS
5. LIGHTING FIXTURES
6. LAMPS
7. CONDUCTORS
8. DEVICES
9. TIME SWITCHES
10. TRANSFORMERS
11. FIRE ALARM SYSTEM

S. PROVIDE (3) SUBMITTAL COPIES FOR EACH ITEM LISTED ABOVE.

T. MAINTAIN THROUGHOUT PROJECT A SET OF PLANS WHICH ACCURATELY PORTRAY THE ACTUAL INSTALLATION, INCLUDING LOCATION OF ALL WIRING, EQUIPMENT, CIRCUIT NUMBERS, ETC. TURN OVER TO OWNER AT COMPLETION OF JOB.

U. TERMINALS: ALL ELECTRICAL EQUIPMENT FURNISHED ON THIS PROJECT SHALL HAVE TERMINALS RATED FOR 75° C OPERATION.

RACEWAYS AND FITTINGS

A. WHERE CALLED FOR ON THE DRAWINGS, FLOOR OUTLET BOXES AND POKE-THROUGH DEVICE SHALL BE AS MANUFACTURED BY HUBBELL, WALKER, OR LEW.

B. WIRING AND RACEWAYS SHALL BE CONCEALED IN ALL ROOMS AND SPACES UNLESS OTHERWISE NOTED.

C. ALL FEEDERS AND BRANCH CIRCUIT HOMERUNS SHALL BE INSTALLED IN EMT. WHERE ALLOWED, BRANCH CIRCUITS MAY BE TYPE MC CABLE BETWEEN HOMERUN JUNCTION BOX AND EQUIPMENT/DEVICE CONNECTION IN DRYWALL PARTITIONS ONLY. HOMERUN JUNCTION BOX TO BE A MAXIMUM OF 20 FT. FROM EQUIPMENT/DEVICE.

D. FOR USE IN UNFINISHED AREAS: WIRE IN SURFACE MOUNTED RGS CONDUIT.

E. FOR OUTDOOR USE: WIRE IN THREADED, RIGID STEEL CONDUIT.

F. FOR UNDERGROUND USE: WIRE IN SCHEDULE 80 RIGID PVC NONMETALLIC CONDUIT.

G. FOR FINAL CONNECTION IN DAMP OR WET LOCATIONS: LIQUID TIGHT FLEXIBLE METAL CONDUIT, WITH LISTED FITTINGS.

H. NOT USED

I. IN ALL INSTANCES, INCLUDE A SEPARATE GROUNDING CONDUCTOR IN EACH FEEDER AND BRANCH CIRCUIT, SIZE PER NEC.

J. FURNISH ALL FITTINGS REQUIRED, BUT NOT LIMITED TO: BUSHINGS TO PREVENT WIRE ABRASION; SINGLE-AND MULTIPLE-GANG BOXES TO ACCOMMODATE DEVICE INSTALLATION; ADAPTERS FROM CONDUIT TO RACEWAY; TRANSITIONS TO BOTH LARGER AND SMALLER SURFACE METAL RACEWAYS; 90 DEGREE ELBOWS, TEES, FIXTURE BOXES, AND FLEXIBLE SECTIONS.

K. SURFACE METAL RACEWAY AND FITTINGS SHALL MEET ALL REQUIREMENTS OF NEC ARTICLE 352A AND SHALL BE UL LISTED.

L. THIS CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER APPLICATION, INSTALLATION, AND LOCATION OF ALL NECESSARY AND REQUIRED INSERTS, SUPPORTS, AND ANCHOR BOLTS, AND FOR A SATISFACTORY RACEWAY SYSTEM UPON COMPLETION OF THE PROJECT.

M. WHERE ANY COMPONENT OF THE RACEWAY SYSTEM IS DAMAGED PRIOR TO FINAL ACCEPTANCE BY THE OWNER, THIS CONTRACTOR SHALL BE REQUIRED TO REPLACE SAME OR PROVIDE A NEW RACEWAY SYSTEM, AT THE EXPENSE OF THE CONTRACTOR RESPONSIBLE FOR THE DAMAGE.

N. CONDUITS SHALL BE RUN TO AVOID ADVERSE CONDITIONS SUCH AS HEAT AND MOISTURE AND TO AVOID ALL MATERIALS AND EQUIPMENT OF OTHER TRADES. CONDUITS SHALL MAINTAIN A MINIMUM CLEARANCE OF SIX INCHES FROM ALL HOT WATER PIPES, FLUES, OR AND HIGH TEMPERATURE PIPING OR DUCTWORK. SHOULD IT BE FOUND NECESSARY TO INSTALL CONDUIT CLOSER THAN THIS TO HOT WATER PIPES AN INSULATING COVERING SHALL BE USED TO PROTECT THE CONDUIT FROM HIGH TEMPERATURE.

O. RACEWAYS SHALL NOT BE SMALLER THAN THE SIZE REQUIRED BY THE NATIONAL ELECTRICAL CODE FOR THE CONDUCTORS ENCLOSED AND SHALL BE LARGER WHERE SO SPECIFIED OR INDICATED ON THE PLANS.

P. ALL EXPOSED RUNS OF CONDUIT SHALL BE INSTALLED PARALLEL OR PERPENDICULAR TO WALLS OR CEILINGS. SUPPORTS SHALL BE FROM THE MASONRY OR STEEL STRUCTURE RATHER THAN FROM OTHER MECHANICAL WORK SUCH AS DUCTS, PIPING, ETC., IN ACCORDANCE WITH GOOD INDUSTRY PRACTICE IN A MANNER ACCEPTABLE TO THE ARCHITECT.

Q. SUPPORTS AND ATTACHMENTS PROVIDED SHALL BE SPECIFICALLY DESIGNED FOR THE APPLICATIONS. PERFORATED HANGERS OR WIRE TIE SUPPORTS ARE NOT ACCEPTABLE. ALL HANGERS AND SUPPORTS SHALL HAVE CORROSION RESISTANT FINISH.

R. ALL CONDUITS AND RACEWAYS PASSING THROUGH WALLS, FLOORS, AND CEILINGS SHALLBE SLEEVED WITH A PIECE OF SCHEDULE 40 GALVANIZED STEEL PIPE WITH PLAIN ENDS. ALL SLEEVES SHALL BE SEALED WATERTIGHT USING A MATERIAL SIMILAR IN APPEARANCE TO THE SURROUNDING AREA OR APPROVED MATERIAL.

S. CONDUITS EXTENDING THROUGH ROOFS SHALL BE EQUIPPED WITH PITCH POCKETS.

T. ALL EMPTY RACEWAYS SHALL BE PROVIDED WITH A NYLON PULLWIRE.

U. ALL CONDUIT PASSING THROUGH A FIRE ZONE SHALL HAVE A FIRE RATED INSTALLATION.

V. CONDUIT SHALL BE INSTALLED SO THAT A CONTINUOUS GROUNDING SYSTEM WILL BE MAINTAINED FROM THE FURTHERMOST OUTLET TO THE ESTABLISHED WATER PIPE GROUND.

W. CONDULETS, UNILETS, OR SIMILAR APPROVED TYPE FITTINGS SHALL BE USED ON EXPOSED WORK WHERE CONDUIT CHANGES DIRECTION AND WHERE BENDS WILL NOT MAKE A NEAT JOB.

X. EXPOSED CONDUIT SHALL BE SECURELY FASTENED TO THE BUILDING AT EIGHT-FOOT MINIMUM INTERVALS, USING APPROVED HANGERS, STRAPS, CLAMPS, OR SCREWS. WOOD PLUGS SHALL NOT BE USED FOR FASTENING PURPOSES. CONDUIT RUN ABOVE HUNG CEILING OR IN CRAWL SPACES SHALL BE SUPPORTED IN THE SAME MANNER AS FOR EXPOSED RUNS. WIRE TIES ARE NOT ACCEPTABLE SUPPORTS.

Y. CARE SHALL BE EXERCISED TO MAKE CERTAIN THAT THE CONDUIT SYSTEM NOW PLANNED WILL PERMIT REMOVAL OF CONDUCTORS FOR FUTURE CHANGES AS MAY BE REQUIRED. ALTHOUGH UP TO FOUR 90 DEGREE BENDS ARE PERMITTED BY THE NATIONAL ELECTRICAL CODE, THE PRACTICE OF USING MORE THAN THREE 90 DEGREE BENDS PER RUN SHALL BE AVOIDED. PULL BOXES SHALL BE USED IF AT ALL FEASIBLE.

Z. PULLBOXES SHALL BE INSTALLED AT 100 FOOT INTERVALS IN LONG STRAIGHT RUNS. CLOSE NIPPLES WILL NOT BE PERMITTED.

AA. CONDUIT SMALLER THAN 1/2" SHALL NOT BE USED.

THE REQUIRED STRENGTH OF THE SUPPORTING EQUIPMENT AND THE SIZE AND TYPE OF ANCHORS SHALL BE BASED ON THE COMBINED WEIGHT OF CONDUIT, HANGERS, AND CONDUCTORS. THE USE OF PERFORATED IRON STRAPS FOR SUPPORTING CONDUITS WILL NOT BE PERMITTED.

BB. SINGLE RUNS:

1. WHERE CONDUITS ARE RUN INDIVIDUALLY, THEY SHALL BE SUPPORTED BY APPROVED PIPE STRAPS, SECURED BY MEANS OF TOGGLE BOLTS
2. IN HOLLOW MASONRY; EXPANSION SHIELDS AND MACHINE SCREWS OR STANDARD PRESET INSERTS IN CONCRETE OR SOLID MASONRY; MACHINE SCREWS OR BOLTS IN METAL SURFACES; AND WOOD SCREWS IN WOOD CONSTRUCTION. THE USE OF PERFORATED IRON STRAPS WILL NOT BE PERMITTED.
3. CONDUITS INSTALLED EXPOSED ON THE SURFACE IN DAMP LOCATIONS OR IN REFRIGERATED AREAS SHALL BE PROVIDED WITH CLAMP BACKS UNDER EACH CONDUIT CLAMP TO PREVENT ACCUMULATION OF MOISTURE AROUND THE CONDUITS.
   WHERE INDIVIDUAL CONDUITS ARE SUSPENDED FROM THE CEILING THEY SHALL BE SUPPORTED BY HANGERS EQUIVALENT TO STEEL CITY NO. C-149.

CC. MULTIPLE RUNS:

1. WHERE A NUMBER OF CONDUITS ARE TO BE RUN EXPOSED AND PARALLEL, ONE WITH ANOTHER, THEY SHALL BE GROUPED AND SUPPORTED BY TRAPEZE HANGERS.
2. HANGER RODS SHALL BE FASTENED TO STRUCTURAL STEEL MEMBERS WITH SUITABLE BEAM CLAMPS, OR TO CONCRETE INSERTS SET FLUSH WITH SURFACE.

DD. THE CONTRACTOR SHALL FURNISH AND INSTALL JUNCTION BOXES, PULLBOXES, AND CABLE SUPPORT BOXES AS SHOWN ON THE DRAWINGS, SPECIFIED HEREIN, OR AS OTHERWISE REQUIRED. BOXES SHALL BE SECURED IN POSITION INDEPENDENTLY OF CONDUITS ENTERING THEM BY MEANS OF BOLTS, ROD HANGERS, BRACKETS, OR OTHER APPROVED METHODS. OUTLET BOXES SHALL BE SECURELY FASTENED TO CEILINGS, WALLS OR COLUMNS.

EE. BOXES INSTALLED IN FINISHED CEILINGS, WALLS OR COLUMNS SHALL BE SET SO THAT THE FRONT EDGE OF THE BOX SHALL BE FLUSH WITH FINISHED CEILINGS, WALLS OR COLUMNS.

FF. UNLESS OTHERWISE NOTED ON THE DRAWINGS OR SPECIFIED HEREIN, RECEPTACLE OUTLET CENTERLINES SHALL BE INSTALLED 18" ABOVE THE FLOOR.

GG. PROVIDE FIRESTOPPING TO CABLE AND RACEWAY PENETRATIONS OR FIRE-RATED FLOOR AND WALL ASSEMBLIES TO ACHIEVE FIRE-RESISTANCE RATING OF THE ASSEMBLY.

WIRE AND CABLE

A. ACCEPTABLE MANUFACTURERS SHALL BE ANACONDA, GENERAL ELECTRIC, CERRO, OR BRAND REX.

B. ALL CONDUCTORS SHALL BY COPPER, WITH 600 VOLT INSULATION, UNLESS OTHERWISE NOTED; STRANDING AND INSULATION TYPES AS FOLLOWS:

C. BRANCH CIRCUIT FEEDERS

1. #10 AWG AND SMALLER (SOLID) – TYPE THHN/THWN INSULATION.
2. #8 AWG AND LARGER (STRANDED) – TYPE THHN/THWN INSULATION.

D. ALL WIRE AND CABLE SHALL BE NEW, WITHIN ONE YEAR OF MANUFACTURE WHEN DELIVERED TO THE SITE AND BEAR THE UL LABEL, INSULATION TYPE, VOLTAGE, AND MANUFACTURER'S NAME AT REGULAR INTERVALS ON THE INSULATION.

E. ALL WIRING SHALL BE DONE SO THAT THE SYSTEM WILL BE CONTINUOUSLY POLARIZED THROUGHOUT, FOLLOWING THE COLOR CODING INDICATED IN THE NEC.

F. ALL CONNECTIONS USING COPPER SHALL BE MADE WITH CONNECTORS THAT ARE DESIGNED AND APPROVED FOR COPPER.

G. JOINTS, TAPS AND SPLICES OF WIRES OF SIZES #10 AWG AND SMALLER SHALL BE MADE BY MEANS OF "SCOTCHLOK" SPRING CONNECTORS.

H. JOINTS, TAPS AND SPICES OF WIRES OF SIZE #8 AWG AND LARGER SHALL BE MADE WITH THOMAS AND BETTS ALUMINUM/COPPER COLOR -KEYED COMPRESSION CONNECTORS, INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.

I. WIRE SIZES SHALL BE AS SHOWN ON THE DRAWINGS OR SIZED IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE.

J. ALL FEEDER CABLES SHALL BE CONTINUOUS FROM ORIGIN TO EQUIPMENT TERMINATION WITHOUT RUNNING SPLICES IN INTERMEDIATE PULL OR SPLICE BOXES AS FAR AS PRACTICABLE. NO SPLICES ARE ALLOWED IN "C" CONDULETS.

K. CONDUCTORS SHALL NOT BE SMALLER THAN CODE SIZE FOR THE LOADS BEING HANDLED AND SHALL BE LARGER IF SO INDICATED IN THE PLANS OR SPECIFICATIONS. NO CONDUCTOR SHALL BE LESS THAN #12 AWG EXCEPT FOR CONTROL CIRCUITS, WHICH MAY BE #14 WIRE WHEN INDICATED.

L. PROVIDE SEPARATE GREEN GROUND (EQUIPMENT GROUND) CONDUCTOR WITH EACH FEEDER AND BRANCH CIRCUIT.

M. WIRING IN DUCTS, PLENUMS, AND OTHER AIR HANDLING SPACES SHALL BE PROVIDED PER NEC ART. 300.22 AND ALL OTHER APPLICABLE CODE SECTIONS. WHERE PROVIDED PLENUM CABLE SHALL BE LISTED AS BEING SUITABLE FOR USE IN DUCTS, PLENUMS, AND OTHER SPACES USED FOR ENVIRONMENTAL AIR AND SHALL ALSO BE LISTED AS HAVING ADEQUATE FIRE-RESISTANT AND LOW SMOKE-PRODUCING CHARACTERISTICS. WIRING SHALL INCLUDE BUT NOT LIMITED TO POWER, LIGHTING, TELEPHONE, DATA, FIRE ALARM, SECURITY, ETC.

N. ALL WIRING IN TREATMENT ROOMS MUST COMPLY WITH 2008 NEC SECTION 517.

CABINETS, BOXES, AND FITTINGS

A. USE SHEET STEEL JUNCTION, OUTLET AND PULL BOXES SIZED PER NEC IN ALL DRY LOCATIONS.

B. USE CAST BOXES FOR EXTERIOR USE, WHERE IN CONCRETE FLOORS, AND IN ALL DAMP OR WET LOCATIONS.

C. NOT USED.

D. USE STEEL OR MALLEABLE IRON FITTINGS SPECIFICALLY DESIGNED FOR EACH RACEWAY TYPE, AS DICTATED BY GOOD PRACTICE.

E. IN ALL CASES, ALL CABINETS, JUNCTION AND OUTLET BOXES SHALL BE ACCESSIBLE.

ELECTRICAL CONNECTIONS FOR EQUIPMENT

A. FIXED EQUIPMENT REQUIRING ATTACHMENT PLUGS SHALL BE PROVIDED WITH APPROPRIATE RECEPTACLE TO MATCH PLUG.

B. FIXED EQUIPMENT REQUIRING DIRECT WIRED CONNECTIONS SHALL BE PROVIDED WITH LOCAL JUNCTION BOX, AND FLEXIBLE NONMETALLIC CONDUIT, OR LIQUID TIGHT FLEXIBLE NONMETALLIC CONDUIT CONNECTIONS TO EQUIPMENT.

C. PROVIDE SEPARATE FUSIBLE DISCONNECT FOR EQUIPMENT NOT FURNISHED WITH INTEGRAL OR FACTORY FURNISHED DISCONNECTING MEANS.

D. PROVIDE MOTOR STARTER FOR EQUIPMENT NOT FURNISHED WITH FACTORY STARTER.

WIRING DEVICES

A. FOR FINISHED AREAS, USE SPECIFICATION GRADE DEVICES, COLOR AS SELECTED BY ARCHITECT, WITH SMOOTH THERMOPLASTIC WALL PLATE, COLOR TO MATCH DEVICE.

B. FOR UNFINISHED DRY INTERIOR SPACES, USE SPECIFICATION GRADE DEVICE IN STEEL UTILITY BOXES WITH MATCHING STEEL DEVICE COVERS.

C. FOR INTERIOR AND EXTERIOR WET LOCATIONS, USE SPECIFICATION GRADE DEVICES INSTALLED WITH AN OUTLET ENCLOSURE CLEARLY MARKED "SUITABLE FOR WET LOCATIONS WHILE IN USE", AS MANUFACTURED BY TAYMAC CORP., WITH PUSH-BUTTON RELEASE.

D. RECEPTACLES:

20A, 125V DUPLEX RECEPTACLE: EATON (ARROW HART) 5362
20A, 125V DUPLEX GFI RECEPTACLE:GF20 (NON TAMPER) / TRGF20 (TAMPER)
20A, 125V DUPLEX RECEPTACLE: EATON (ARROW HART) IG5362RN (ORANGE)

E. SWITCHES:

20A, 120/277V A.C. TOGGLE SWITCH: EATON (ARROW HART) 1221
20A, 120/277V A.C. THREE-WAY SWITCH: EATON (ARROW HART) 1223
20A, 120/277V A.C. FOUR-WAY SWITCH: EATON ARROW HART) 1224

F. MOUNTING: MOUNT DEVICES IN SINGLE OR GANGED ARRANGEMENT, AS CALLED FOR ON THE DRAWINGS. PROVIDE APPROPRIATE STEEL BACKBOX AS REQUIRED; USE SINGLE OR MULTIPLE DEVICE COVERS, AS REQUIRED. MULTIPLE DEVICES TO BE EQUALLY SPACED, AND ALIGNED STRAIGHT SO AS TO ALLOW DEVICE PLATE TO FIT SNUGLY AND PROPERLY.

G. WHERE MOUNTING ON MILLWORK OR OTHER EQUIPMENT, VERIFY PROPER ROUGH-IN DIMENSIONS WITH ARCHITECT.

H. DEVICES IN MECHANICAL EQUIPMENT ROOMS MAY BE WIRED USING SURFACE MOUNTED CONDUIT. DEVICES TO BE INSTALLED AT HEIGHTS TO COMPLY WITH APPLICABLE HANDICAPPED REQUIREMENTS: RECEPTACLES +18" UNLESS OTHERWISE NOTED; WALL SWITCHES +48"; FIRE ALARM PULLSTATIONS +48"; FIRE ALARM AUDIO VISUAL DEVICES +6'-8" TO CENTERLINE OF STROBE UNLESS OTHERWISE NOTED. DIMENSIONS ABOVE FROM FINISHED FLOOR TO CENTERLINE. REFER TO TYPICAL MOUNTING HEIGHT DETAIL ON DRAWINGS FOR FURTHER REQUIREMENTS.

I. MANUFACTURERS: HUBBELL, PASS & SEYMOUR, LEVITON.

SAFETY DISCONNECT DEVICES

A. DISCONNECTION DEVICES RATING SHALL BE AS SHOWN ON THE DRAWINGS, HEAVY-DUTY, "QUICK-MAKE, QUICK-BREAK", SAFETY SWITCHES WITH INTERLOCKING COVER, CONSTRUCTED OF CODE GAGE STEEL (UL 98). ENCLOSURES SHALL BE TREATED WITH RUST INHIBITING PHOSPHATE AND FINISHED IN GRAY BAKED ENAMEL.

B. DISCONNECTS SHALL BE FUSED OR NON-FUSED AS INDICATED ON THE DRAWINGS, OR AS REQUIRED BY NEC. NUMBER OF POLES, WITH OR WITHOUT SOLID NEUTRAL, SHALL BE AS INDICATED ON THE DRAWINGS, OR AS REQUIRED.

C. ENCLOSURES FOR INDOOR USE SHALL BE NEMA 1; ENCLOSURES FOR EXTERIOR USE SHALL BE NEMA 3R, ENCLOSURES FOR HAZ. LOCATIONS SHALL BE CLASS II DIV. I LISTED.

D. DISCONNECTS SHALL REQUIRE THE USE OF A SCREWDRIVER FOR ACCESS TO INTERIOR WITHOUT OPENING CONTACTS.

E. DISCONNECTS SHALL HAVE PROVISIONS FOR PADLOCKING THE SWITCH IN THE "OFF", OR "OPEN" POSITION.

F. ACCEPTABLE MANUFACTURERS ARE SQUARE D, ITE, WESTINGHOUSE, OR GENERAL ELECTRIC.

G. FURNISH A SAFETY DISCONNECT DEVICE ON ALL EQUIPMENT CONNECTIONS WHERE INDICATED ON THE DRAWINGS, OR AS REQUIRED BY CODE.

H. DISCONNECTS SHALL BE MOUNTED TO PERMANENT STRUCTURAL ELEMENTS WITH APPROVED FASTENING MEANS. DISCONNECTS SHALL NOT BE FASTENED BY WELDING THE ENCLOSURE TO ITS DESIGNATED STRUCTURAL SUPPORT. BEAM CLAMPS, UNISTRUT AND BOLTED WASHERS COMPRISE ACCEPTABLE FASTENING MEANS.

I. GROUND SERVICE, EQUIPMENT, CIRCUITS PER NEC.ART 250. USE COPPER CONDUCTORS.

J. NAMEPLATES SHALL BE PLASTIC LAMINATE WITH WHITE BACKGROUND AND 1/4" BLACK ENGRAVED LETTERS WITH THE TITLE OF THE EQUIPMENT THAT IS FED. NAMEPLATES SHALL BE ATTACHED USING RIVETS OR NUTS, WASHERS, AND BOLTS.

GROUNDING

A. GROUND SERVICE, EQUIPMENT, CIRCUITS PER NEC.ART 250. USE COPPER CONDUCTORS.

PANELBOARDS

A. SHALL BE UL LISTED AS "SUITABLE FOR USE AS SERVICE ENTRANCE EQUIPMENT", WHERE APPLICABLE.

B. PHASE, NEUTRAL AND GROUND BUSSES SHALL BE COPPER, AND PHASE BUSSES SHALL EXTEND THE ENTIRE HEIGHT OF PANELBOARD, FOR FUTURE INSTALLATION OF ADDITIONAL CIRCUIT BREAKERS, WITHOUT THE NEED FOR CONNECTORS, BUT CIRCUIT BREAKERS CONNECTIONS TO THE BUS SHALL BE: BOLT-ON, DOUBLE ROW ARRANGEMENT, DISTRIBUTED PHASE BUS TYPE.

C. CIRCUIT BREAKERS SHALL BE MOLDED CASE, THERMAL MAGNETIC, BOLT-ON TYPE, DEAD FRONT DESIGN, WITH QUICK-MAKE, QUICK-BREAK, COMMON TRIP TYPE SINGLE TOGGLE OPERATING MECHANISMS, 1, 2, OR 3 POLE, AND HACR LISTED WHEN USED FOR HVAC EQUIPMENT, SIZED PER PANELBOARD SCHEDULE.

D. BACKBOXES SHALL BE FABRICATED FROM GALVANIZED, CODE GAUGE, SHEET STEEL, MEETING OR EXCEEDING NECESSARY REQUIREMENT FOR WIRE BENDING SPACE, WITHOUT KNOCKOUTS.

E. COVERS SHALL BE DEAD FRONT DESIGN, WITH HINGED DOOR, CONCEALED FASTENERS, FABRICATED FROM CODE GAGE STEEL WITH POINTED ENAMEL FINISH, FLUSH LOCK AND CATCH.

F. PANELBOARD DIRECTORY CARD, WITH CLEAR PLASTIC COVER, SHALL BE PROVIDED ON BACK OR DOOR. CONTRACTOR SHALL COMPLETE DIRECTORY CARD, WITH CIRCUIT BREAKER NUMBERS CROSS REFERENCED TO THEIR RESPECTIVE LOAD(S), BY LOAD TYPE AND ROOM OR SPACE NAME AND NUMBER.

G. PROVIDE PERMANENT LAMACOID OR EQUAL TYPE LABEL INSIDE PANELBOARD DOOR, IDENTIFYING PANELBOARD NAME.

H. DESIGN EQUIPMENT SHALL BE SQUARE D CO. – TYPE NQOD FOR 208Y/120V PANELBOARDS; TYPE NF FOR 480Y/277V PANELBOARDS; TYPE I-LINE FOR DISTRIBUTION PANELBOARDS. ALTERNATE MANUFACTURERS ARE: CUTTLER-HAMMER/WESTINGHOUSE, OR SIEMENS/ITE.

FUSES

A. PROVIDE INSTANTANEOUS OR TIME DELAY TYPE FUSES FOR EACH FUSIBLE DEVICE, INCLUDING DISCONNECTS, FUSIBLE MOTOR STARTERS, SERVICE SWITCHES. PROVIDE TIME CURRENT CURVES FOR EACH TYPE AND SIZE FUSE USED. PROVIDE ONE SPARE SET OF FUSES FOR EACH SIZE INSTALLED.

B. CARTRIDGE FUSE APPLICATION:

1. MAIN SERVICE: CLASS L FAST ACTING.
2. MAIN FEEDERS: CLASS J TIME DELAY.
3. MOTOR BRANCH CIRCUITS: CLASS RK1 TIME DELAY.
4. OTHER BRANCH CIRCUITS: CLASS RK5 NON-TIME DELAY.

C. MANUFACTURERS: BUSSMAN, EAGLE ELECTRIC, GENERAL ELECTRIC, GOULD.

MOTOR STARTERS

A. FRACTIONAL HORSEPOWER MOTOR CIRCUIT SWITCH: FOR MANUALLY CONTROLLED MOTORS LESS THAN 1 H.P., USE MOTOR CIRCUIT SWITCH WITH PILOT LIGHT, WITH THERMAL UNITS, FOR MOTORS NOT EQUIPPED WITH SAME, BASIS FOR DESIGN: SQUARE D TYPE K.

B. MANUAL MOTOR STARTER: FOR MANUALLY CONTROLLED MOTORS 1 H.P. THROUGH 3 H.P., USE INTEGRAL HORSEPOWER MANUAL STARTER, PUSH-BUTTON TYPE, WITH THERMAL UNITS, ONE AUXILIARY N.O./N.C. CONTACT, PILOT LIGHT, BASIS FOR DESIGN: SQUARE D TYPE M.

C. COMBINATION MOTOR STARTER: FOR ALL OTHER MOTORS, OR WHEN INDICATED ON THE DRAWINGS, USE COMBINATION MOTOR STARTER, FUSIBLE DISCONNECT TYPE, WITH OVERLOADS, CONTROL POWER TRANSFORMER AND FUSES, HAND-OFF-AUTO SELECTOR SWITCH, OFF AND RUNNING PILOT LIGHTS, (2) N.O./N.C. AUX CONTACTS; NEMA 1 ENCLOSURE FOR INDOOR USE, NEMA 4 ENCLOSURE FOR EXTERIOR USE. NON-REVERSING OR REVERSING AS INDICATED ON THE DRAWINGS. SIZE AS REQUIRED FOR MOTOR HORSE POWER SERVED; LARGER SIZE REQUIRED WHERE A SPECIFIC SIZE IS INDICATED ON THE DRAWINGS. FUSIBLE TYPE SHALL BE FURNISHED, UNLESS INDICATED OTHERWISE ON THE DRAWINGS.
BASIS FOR DESIGN: SQUARE D CLASS 8538(FUSIBLE, NON-REVERSING); CLASS 8738(FUSIBLE, REVERSING); CLASS 8539(CIRCUIT BREAKER, NON-REVERSING); CLASS 8739(CIRCUIT BREAKER, REVERSING).

D. MANUFACTURERS: SQUARE-D, GENERAL ELECTRIC, CHALLENGER, SIEMENS.

INTERIOR LIGHTING

A. PROVIDE AND INSTALL ITEMS AS SPECIFIED HEREIN AND LISTED ON THE LIGHTING FIXTURE SCHEDULE ON THE DRAWINGS.

B. CATALOG NAMES AND NUMBERS USED IN THE LIGHTING FIXTURE SCHEDULE ARE TO ESTABLISH A STANDARD OF QUALITY AND SHALL NOT BE CONSTRUED AS LIMITING COMPETITION.

C. IF ALTERNATED, OR OPTIONAL, METHODS ARE PROPOSED AS SUBSTITUTION FOR ANY ONE OF THE LIGHTING FIXTURES, THEY MUST BE EQUAL IN DESIGN AND QUALITY, AS DETERMINED BY THE ARCHITECT/ENGINEER. THE DATA SUBMITTED MUST INCLUDE A DESCRIPTION OF THE LIGHTING FIXTURE, LENS, BALLAST, SHEET METAL GAGE, PHOTOMETRIC DATA, ETC.

D. UPON REQUEST OF THE ENGINEER, A SAMPLE OF THE PROPOSED SUBSTITUTION SHALL BE PROVIDED.

E. FURNISH AND INSTALL ALL LIGHTING FIXTURES COMPLETE WITH LAMPS. PROVIDE 10% ADDITIONAL LAMPS FOR EACH TYPE OF LAMP REQUIRED ON PROJECT AND TURN OVER TO OWNER.

F. ALL LIGHTING FIXTURES SHALL CARRY THE UNDERWRITER'S LABEL OF APPROVAL.

G. FIXTURES SHALL BE FREE OF IMPERFECTIONS, HANDLING, OR INSTALLATION DAMAGE.

H. OBTAIN EXACT LOCATION OF ALL CEILING OUTLETS FROM THE ARCHITECT.

I. THE ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE FIT OF ALL LIGHTING FIXTURES INTO THE ACTUAL CEILING INSTALLED.

J. ALL WIRING WITHIN EACH LIGHTING FIXTURE SHALL BE CONTAINED IN METALLIC WIRING CHANNEL AND NOT IN THE LAMP CHAMBER.

K. FLUORESCENT LIGHTING FIXTURES SHALL BE "P" RATED, PREMIUM GRADE, AND SO LABELED AS PER NEC.

L. CONFIRM COMPATIBILITY AND INTERFACE OF OTHER MATERIALS WITH LUMINAIRE AND CEILING SYSTEM. REPORT DISCREPANCIES TO THE ENGINEER/ARCHITECT AND DEFER ORDERING UNTIL CLARIFIED.

M. COORDINATE WITH DIVISION 15 TO AVOID CONFLICTS BETWEEN LUMINARIES, SUPPORTS, FITTINGS, AND MECHANICAL EQUIPMENT.

N. ALL INCANDESCENT, FLUORESCENT, METAL HALIDE, AND HIGH PRESSURE SODIUM LAMPS SHALL BE AS MANUFACTURED BY GENERAL ELECTRIC, GTE-SYLVANIA, WESTINGHOUSE, OR PHILLIPS.

O. ALL FLUORESCENT LIGHTING FIXTURES SHALL HAVE HIGH POWER FACTOR BALLASTS HAVING A SOUND LEVEL OF "A". BALLASTS CONSIDERED BY THE OWNER OR ENGINEER TO HAVE OBJECTIONABLE NOISE OR HUM SHALL BE REPLACED DURING THE PERIOD OF GUARANTEE AT THE DIVISION 16 CONTRACTOR'S EXPENSE.

P. NOT USED.

Q. IT WILL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR TO VERIFY, WITH THE CONSTRUCTION CONTRACTOR, THE TYPES OF CEILINGS IN ALL ROOMS HAVING TROFFERS, AS TO THE TYPE OF TROFFER CONSTRUCTION REQUIRED TO MATCH THE CEILING CONSTRUCTION

R. MOUNT HIGH INTENSITY DISCHARGE BALLASTS ON RUBBER GROMMETS TO REDUCE NOISE TRANSMISSION.

S. ALL METAL PARTS SHALL BE GROUNDED AS A COMMON UNIT.

T. SUPPORT FLUORESCENT LUMINARIES DIRECTLY FROM BUILDING STRUCTURE BY ROD HANGERS AND INSERTS, OR METAL ANGLE HEADERS SUPPORTED FROM

FRAMING STRUCTURE OF CEILING SUSPENSION SYSTEM.

U. INSTALL RECESSED LUMINARIES TO PERMIT REMOVAL FROM BELOW, TO GAIN ACCESS TO OUTLET OR PRE-WIRED LIGHTING FIXTURE BOX.

LED FIXTURES

-QUALITY

A. LIGHTING FIXTURES SHALL BE OF SPECIFICATION GRADE AND LISTED OR LABELED BY UNDERWRITERS LABORATORIES (UL) OR AN APPROVED EQUAL.

B. LED FIXTURES SHALL COMPLY WITH THE FOLLOWING:
1. UL STANDARD 8750 "LIGHT EMITTING DIODE EQUIPMENT FOR USE IN LIGHTING PRODUCTS". IES STANDARD LM-79 " ELECTRICAL AND PHOTOMETRICS MEASUREMENTS OF SOLID STATE LIGHTING PRODUCTS", IES STANDARD LM-80 "MEASURE LUMENS MAINTENANCE OF LED LIGHT SOURCE", AND IES STANDARD TM-21 "PROJECTING LONG TERM LUMEN MAINTENANCE OF LED LIGHT SOURCE".

2.ANSI C78.377 "SPECIFICATIONS OR THE CHROMATICITY OF SOLID STATE LIGHTING PRODUCTS" WITH LED BINNED WITHIN A MAXIMUM THREE-STEP MACADAM ELLIPSE TO ENSURE COLOR CONSISTENCY AMONGST LUMINARIES OF THE SAME TYPE.

-WARRANTY

A. LED FIXTURES, LAMPS DRIVERS AND COMPONENTS PROVIDE A COMPLETE WARRANTY FOR PARTS AND LABOR FOR A MINIMUM OF FIVE YEARS.

-PRODUCTS

A. LED FIXTURES SHALL BE MODULAR AND ALLOW FOR SEPARATE REPLACEMENT OF LED LAMPS AND DRIVERS. USER SERVICEABLE LED LAMPS AND DRIVERS SHALL BE REPLACEABLE FROM THE ROOM SIDE.

B. DIMMABLE LED FIXTURES SHALL HAVE A 0-10 VOLT, 3-WIRE DIMMING DRIVER OR A TWO STEP (50%-100%) LINE VOLTAGE, TWO SWITCH CONTROLLER DIMMING DRIVER.

-LAMPS

A. LED LAMPS SHALL HAVE A COLOR TEMPERATURE 3500° K, A CRI OF 80 MINIMUM, AND A LUMEN MAINTENANCE L70 RATING OF 50,000 HOURS MINIMUM.

-DRIVERS

A. LED DRIVERS SHALL BE ELECTRONIC-TYPE, LABELED AS COMPLIANT WITH RADIO FREQUENCY INTERFACE (RFI) REQUIREMENTS OF FCC TITLE 47 PART 15, AND COMPLY WITH NEMA SSL 1 "ELECTRONIC DRIVERS FOR LED DEVICES, ARRAYS OF SYSTEMS". LED DRIVERS SHALL HAVE A SOUND RATING OF "A" HAVE MINIMUM EFFICIENCY OF 85%, AND BE RATED FOR A THD OF LESS THEN 20% AT ALL INPUT VOLTAGES.

B. DIMMABLE LED DRIVERS SHALL BE 0-10V TYPE. DIMMABLE DRIVERS SHALL BE CAPABLE OF DIMMING WITHOUT LED STROBING OR FLICKERING ACROSS THEIR DIMMING RANGE.

C. DRIVERS SHALL BE RATED FOR THE AMBIENT TEMPERATURES IN WHICH THEY ARE LOCATED. OUTDOOR FIXTURES SHALL BE EQUIPPED WITH DRIVERS RATED FOR RELIABLE STARTING TO -20 DEGREES F. INDOOR FIXTURES LOCATED IN AREAS WITH DIRECT SUNLIGHT OR ABOVE NORMAL AMBIENT TEMPERATURE SHALL HAVE DRIVERS RATED AT 65 DEGREES C MINMUM.ABOVE NORMAL AMBIENT TEMPERATURE

FIRE ALARM SYSTEM

A. PROVIDE AND INSTALL A FIRE ALARM SYSTEM COMPLYING WITH NFPA 72 AND THE NEC. FIRE ALARM SYSTEM SHALL BE UL LISTED.

B. FIRE ALARM SYSTEM SHALL BE A SUPERVISED, NON-CODED, ADDRESSABLE SYSTEM WITH MANUAL AND AUTOMATIC ALARM INITIATION AND VOICE EVACUATION.

C. MULTIPLEXED SIGNAL TRANSMISSION TO FIRE ALARM SERVICE.

D. DEVICES INCLUDE BUT ARE NOT LIMITED TO:

1. MAIN FIRE ALARM CONTROL PANEL WITH EMERGENCY BATTERY POWER SUPPLY
2. REMOTE ANNUNCIATOR PANEL WHICH DUPLICATES FUNCTIONS OF THE FACP FOR ALARM, SUPERVISORY AND TROUBLE INDICATIONS
3. VOICE EVACUATION MASTER STATION.
4. DOUBLE ACTION MANUAL PULL STATIONS
5. PHOTOELECTRIC SMOKE DETECTORS
6. HEAT DETECTORS
7. DUCT SMOKE DETECTORS: PHOTOELECTRIC TYPE, COMPLETE WITH SAMPLING TUBE AND REMOTE TEST STATION
8. RELAY FAN SHUTDOWN: RATED TO INTERRUPT FAN MOTOR CONTROL CIRCUIT
9. VISUAL ONLY DEVICES: XENON STROBE LIGHT WITH CLEAR OR NOMINAL WHITE POLYCARBONATE LENS, THE WORD "FIRE" IS ENGRAVED ON THE LENS
10. AUDIO/VISUAL ALARM DEVICE: SPEAKER AND XENON STROBE LIGHT
11. DIGITAL COMMUNICATOR OR TAPE DIALER. SYSTEM SUPPLIER SHALL VERIFY WITH AUTHORITY HAVING JURISDICTION FOR THE METHOD OF RECEIVING A TRANSMITTED FIRE ALARM SIGNAL.

E. WIRING

1. INSTALL ALL SYSTEM WIRING IN METAL RACEWAY IN ACCORDANCE WITH THE NATIONAL ELECTRIC CODE.
2. COLOR CODING: USE ONE COLOR FOR ALARM CIRCUIT WIRING AND A DIFFERENT COLOR FOR SUPERVISORY CIRCUITS PER MANUFACTURER'S WIRING INSTRUCTIONS.

F. INSTALLATION

1. ENGAGE A LICENSED, FACTORY AUTHORIZED SERVICE REPRESENTATIVE TO INSPECT, FIELD ASSEMBLE COMPONENTS AND CONNECTIONS; SUPERVISE PRETESTING, TESTING AND FINAL ADJUSTMENT OF THE SYSTEM. PREPARE FORMS FOR SYSTEMATIC RECORDING OF ACCEPTANCE TEST RESULTS.
2. PROVIDE EIGHT (8) HOURS OF TRAINING TO OWNERS MAINTENANCE PERSONNEL.

G. MANUFACTURERS: SUBJECT TO COMPLIANCE WITH THE REQUIREMENTS, MANUFACTURERS OFFERING PRODUCTS THAT MAY BE INCORPORATED INTO THE WORK INCLUDE: CERBERUS PYROTRONICS, EDWARDS SYSTEMS TECHNOLOGY, SIMPLEX TIME RECORDER CO., NOTIFIER OR LIFE SAFETY.

KROMAC Design Inc.
MECHANICAL-ELECTRICAL ENGINEERING
10225 Main Street, Victoria Park, Suite 10B
Clarence, New York 14031
Phone: (716) 803-8787
Email: info@kromacdesign.com Project # 25-01-12

NOTICE
This document, the property of, prepared and issued by the architect, is submitted for the specific project namely ______________ and the recipient by accepting this document assumes custody and agrees that this document will not be copied or reproduced in part or in whole, and any special features peculiar to this design shall not be incorporated in any other project, unless prior agreement has been obtained in writing.These documents will be returned immediately upon completion of the project or upon the request of the architect.
This document is the exclusive property of the architect, no rights to ownership are transferable, or shall be lost by the filing of this document with any and all public authorities for the purpose of compliance with Codes and or Ordinances, i.e. Building Permit, etc.

HAYES CONSTRUCTION SERVICES
New York Certified Woman-Owned Business

DOFI PROPERTIES

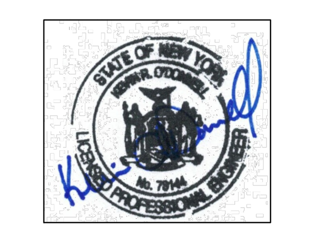
Humboldt Pkwy Apartments

2 Agassiz Circle
Buffalo, NY 14214

ISSUE:

SA PROJECT TEAM:		PRINCIPAL	P.Silvestri
PROJ. ARCH.		DRAFTER	B.Pacos
JOB CAPT.	D.Garry	INTERIORS	A.Nagle

SEAL:



TITLE:

ELECTRICAL SPECIFICATIONS

SILVESTRI ARCHITECTS • PC
1321 MILLERSPORT HWY PH. 716.691.0900
AMHERST, NY 14221 FAX 716.691.4773

SA JOB #: 24101.02

DATE: -

DRAWING #: E-105