

GENERAL DEMOLITIONS NOTES

1. IN AREA OF WORK, G.C. SHALL BE RESPONSIBLE TO PATCH AND REPAIR ALL EXISTING CONSTRUCTION WHICH IS TO REMAIN.
2. IF ANY QUESTIONS ARISE AS TO THE REMOVAL OF ANY MATERIAL, CLARIFY THE POINT WITH THE ARCHITECT BEFORE PROCEEDING.
3. DEMOLITION IS NOT NECESSARILY LIMITED TO WHAT IS SHOWN ON THE DRAWINGS. THE INTENT IS TO INDICATE THE GENERAL SCOPE OF DEMOLITION REQUIRED TO COMPLETE THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
4. CONTRACTOR TO REMOVE AND DISPOSE OF ALL CARPET AND VCT.
5. CONTRACTOR TO PREPARE EXISTING SLAB AS REQUIRED FOR NEW FLOOR FINISHES.
6. ANY/ ALL EXISTING FIREPROOFING FOUND ON EXISTING STRUCTURE (COLUMNS, BEAMS, SLAB) SHALL BE PROTECTED & REMAIN INTACT.
7. IN PARTITIONS TO BE REMOVED - REMOVE AND CAP ALL ELECTRICAL OUTLETS, SWITCHES, THERMOSTATS, WIRES, ETC. TO THEIR SOURCE AS REQUIRED.
8. CONTRACTOR TO STORE AND REMOVE ALL DEBRIS FROM SITE.
9. CONTRACTOR IS RESPONSIBLE TO CHECK WITH THE OWNER OF ANY ITEMS TO BE DONATED PRIOR TO REMOVAL.

GENERAL ARCHITECTURAL NOTES

1. ALL DIMENSIONS GIVEN TO FACE OF GYPSUM BD.
2. ALL EXISTING PARTITIONS, NOT IN CONTRACT, TO BE PATCHED AND PREPARED TO RECEIVE NEW FINISHES WHEN INTERSECTED WITH NEW PARTITIONS WITHIN SCOPE OF CURRENT WORK. ALL NEW PARTITIONS TO INCLUDE FIBERGLASS BATT INSULATION IN WALLS PER SCHEDULED WALL TYPE.
3. CONTRACTOR TO PROVIDE BLOCKING CONCEALED WITHIN PARTITION FOR SECURE ATTACHMENT OF MILLWORK CONSTRUCTION AND EQUIPMENT.
4. ALL DOOR OPENINGS TO BE PRE-FINISHED. OFFSET 6" FROM FINISH FACE OF PERPENDICULAR PARTITION, U.N.O.
5. ALL WORK SHALL BE ERECTED AND INSTALLED PLUMB, LEVEL, SQUARE AND TRUE, AND IN PROPER ALIGNMENT.
6. ALL DOORS SHALL HAVE 1'-6" CLEAR ON STRIKE SIDE OF DOOR.
7. RELOCATE EXISTING FIRE SAFETY, ELECTRICAL DEVICES TO ADJOINING OR ADJACENT WALL, U.N.O. NOTIFY NEW PLACEMENT W/ ARCHITECT PRIOR TO REINSTALLATION.

GENERAL ELECTRICAL NOTES

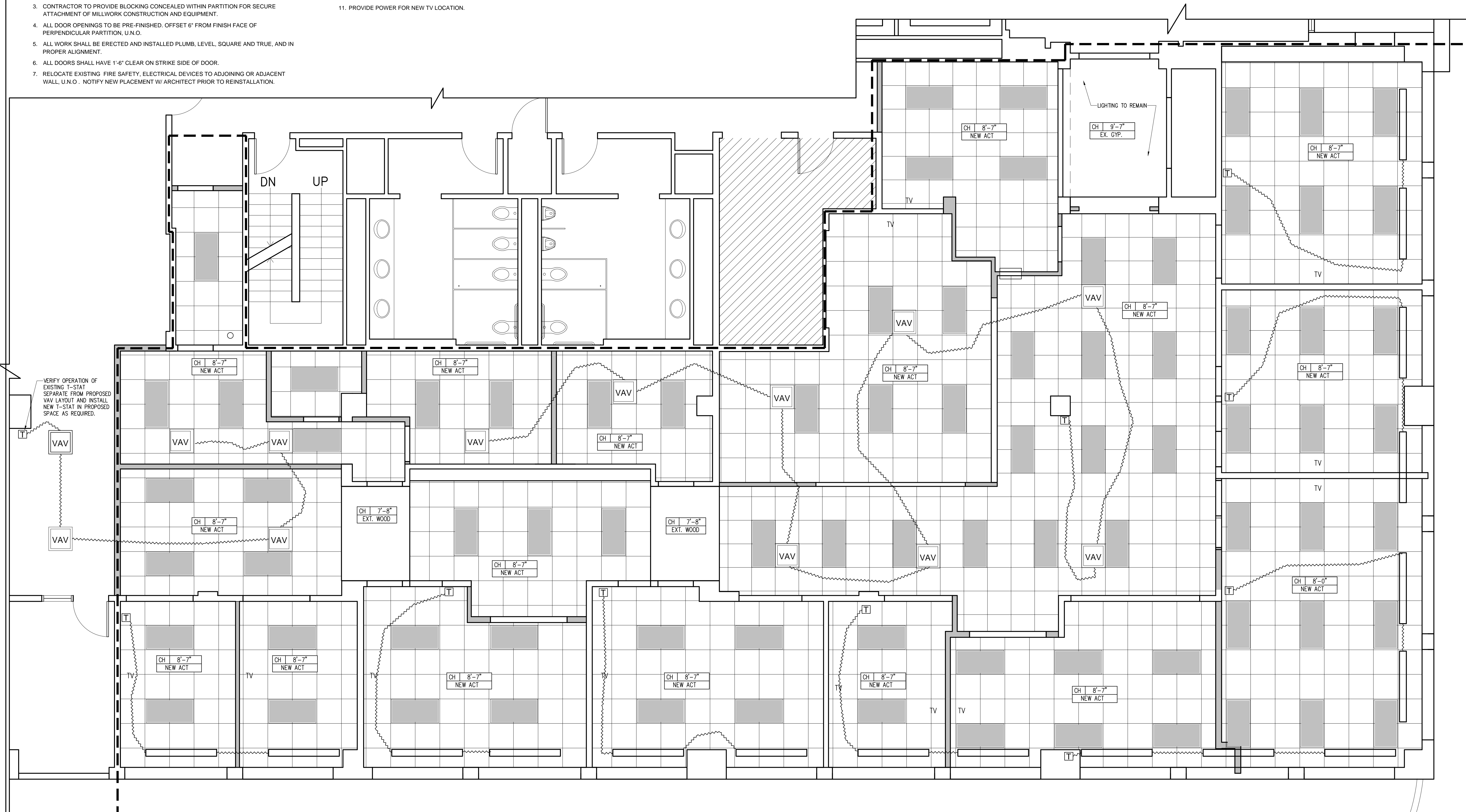
1. ALL ELECTRICAL INSTALLATIONS AND EQUIPMENT SHALL BE IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE AS AMENDED, (116pa 70) OR THE STANDARD BUILDING CODE OF MAINE, LATEST EDITION.
2. NEW LIGHTING TO BE 2x4 T5 TROFFER LIGHTING FIXTURES WITH PARABOLIC LENS. VERIFY FIXTURE TYPE WITH PROPERTY MANAGER.
3. PROVIDE DEDICATED CIRCUIT AT NEW SERVER ROOM. REQUIREMENTS FOR LOADS TO BE PROVIDED BY TENANT.
4. PROVIDE RECEPTACLES IN NEW OFFICE AND IN THE RECEPTION AREA AS REQUIRED. RECEPTION RECEPTACLE LOCATIONS TO BE DETERMINED.
5. ELECTRICAL WORK FOR THE PROJECT INCLUDES REMOVAL OF EXISTING LIGHT FIXTURES AS WELL AS SUPPLYING AND INSTALLING NEW FIXTURES, TO EXISTING AND NEW CIRCUITS; RELOCATING EXISTING CIRCUIT AND WIRING; TYING NEW DUPLEX OUTLETS TO EXISTING POWER AND/OR LIGHTING CIRCUITS, AND NEW LIGHTING, SWITCHING AND POWER FOR NEW SPACES AS REQUIRED.
6. ALL SWITCHES, RECEPTACLES AND OTHER ELECTRICAL LOCATIONS SHALL BE COORDINATED WITH ALL OTHER TRADES.
7. ALL SWITCHES CONTROLLING WIRING SHALL BE LOCATED TO MATCH EXISTING.
8. GROUNDING SHALL BE PROVIDED IN ACCORDANCE WITH THE REQUIREMENTS OF THE NATIONAL ELECTRICAL CODE, UTILITY COMPANY AND ALL AUTHORITIES HAVING JURISDICTION.
9. PROVIDE GROUND FAULT INTERRUPTION (GFI) RECEPTACLES AS PER NEC.
10. FURNISH ROUGH WIRING AND FINAL ACCEPTANCE CERTIFICATE FROM AUTHORITY PERFORMING INSPECTIONS.
11. PROVIDE POWER FOR NEW TV LOCATION.

GENERAL HVAC NOTES

1. HVAC WORK INCLUDES REMOVAL AND RELOCATION OF EXISTING DUCTWORK, DIFFUSERS AND VAV BOXES. ALL PLENUM RETURNS TO BE LOCATED AFTER LIGHTING AND VAV BOXES HAVE BEEN INSTALLED. SUPPLY AND INSTALLATION OF ADDITIONAL DUCTWORK, DIFFUSERS AND RETURNS AS REQUIRED TO ACCOMMODATE NEW TENANT'S USE. NO NEW UNIT INSTALLATIONS ARE TO OCCUR ON THE PROJECT.
2. CONTRACTOR TO RELOCATE EXISTING T-STATS AS REQUIRED.
3. CONTRACTOR TO INSTALL A SPLIT UNIT SYSTEM FOR NEW COMPUTER SERVER ROOM. NEW CONDENSER TO BE LOCATED ON ROOF ABOVE SERVER ROOM. CONTRACTOR TO COORDINATE ALL ROOF WORK WITH LANDLORD.
4. COMPLY WITH LOCAL HEATING CODES AND REGULATIONS.
5. COMFORT-BALANCE SYSTEMS AT OR NEAR DESIGN CONDITIONS DURING THE FIRST HEATING AND COOLING SEASONS.
6. INSTALLATION SHALL BE QUIET. GUARANTEE SATISFACTORY AIR CIRCULATION AND ACCEPTABLE NOISE LEVELS.
7. G.C. IS NOT RESPONSIBLE FOR THE OPERATION AND MAINTENANCE OF RTU.

GENERAL REFLECTED CEILING NOTES

1. CONTRACTOR TO REMOVE AND DISPOSE OF ALL CEILING TILES IN PROPOSED WORK AREA. EXISTING GRID TO BE REUSED AND MODIFIED AS REQUIRED FOR NEW CEILING AND LIGHTING LAYOUT.
2. COORDINATE THE WORK OF ALL TRADES INVOLVED IN THE CEILING WORK TO INSURE CLEARANCES FOR FIXTURES, DUCTS, PIPING, CEILING SUSPENSION SYSTEM, ETC. NECESSARY TO MAINTAIN THE FINISHED CEILING HEIGHTS INDICATED ON THE CONTRACT DOCUMENTS.
3. SUPPLY AND INSTALL ALL SUSPENDED TRACK AS REQUIRED TO MATCH WITH EXISTING GRID SYSTEM, TILES AND LIGHT FIXTURES, EXIT SIGNS, SPRINKLERS HEADS AND OTHER CEILING/ SOFFIT ELEMENTS FOR SECURE ATTACHMENT OF GENERAL CONSTRUCTION.
4. LIGHTING TO BE LOCATED AS BEST AS POSSIBLE WITH PROPOSED LAYOUT.
5. CEILING TILES TO BE ARMSRONG 2'x4' SECOND LOOK, OR EQUAL.



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CONTRACTOR

STRUCTURAL ENGINEER

INFORMATION
Path: m:\architecture\CBRE\
Issue Date: 02.12.13
Drawn By: DG
Checked By: DG
Revision:
1.
2.
3.
4.

TITLE
REFLECTED CEILING PLAN

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

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