

PROJECT



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**116145.00**

SHEET TITLE

**SECOND FLOOR FINISH  
PLAN, LEGEND, AND  
NOTES**

SHEET NUMBER

**A-103**

**FINISH PLAN NOTES**

- DO NOT SCALE DRAWINGS
- REFER TO A-600 SCHEDULES SHEET FOR ALL SPECIFICATIONS.
- ALL NEW AND EXISTING DRYWALL SHALL RECEIVE P-1 FINISH WITH B-1 BASE UNLESS OTHERWISE NOTED.
- ALL GYPSUM BOARD CEILING AND SOFFITS TO BE PAINTED IN P-1 COLOR IN FLAT FINISH, UNLESS OTHERWISE NOTED.
- ALL CARPET SHALL BE PURCHASED AND INSTALLED BY CONTRACTOR.
- ALL NEW AND EXISTING HOLLOW METAL DOORS & FRAMES TO BE PAINTED IN SEMI-GLOSS FINISH TO MATCH ADJACENT WALL FINISH COLOR UNLESS OTHERWISE NOTED. ALL METAL SURFACES TO BE PRIMED ACCORDING TO MANUFACTURER'S STANDARDS AND RECEIVE SEMI-GLOSS FINISH UNLESS OTHERWISE NOTED
- ALL FINISH INSTALLATION METHODS SHALL FOLLOW THE MANUFACTURER GUIDELINES IN STRICT ACCORDANCE. ALL SURFACES TO RECEIVE NEW FINISHES SHALL BE PREPARED IN STRICT ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
- ALL FINISHES SHOULD MEET FINISHES MINIMUM CODE REQUIREMENTS.
- WITH RESILIENT FLOORING, CORNERS SHALL FIELD CUT AND BE CONTINUOUS FOR AT LEAST TWO FEET ON EACH SIDE OF THE CORNER, UNLESS OTHERWISE NOTED. EXTERNAL CORNERS SHALL BE PERFORMED, UNLESS OTHERWISE NOTED.
- INSTALL RESILIENT WALL BASE WITH ADEQUATE ADHESIVE APPLIED TO SURFACE AND DRYWALL JOINT AT THE FLOOR LEVEL. DO NOT PROCEED WITH WALL BASE INSTALLATION IF WALL PREPARATION IS NOT ACCEPTABLE, RESULTING IN RIPPLES, BUBBLES, DIMPLES, OR CAVE IN OF THE BOTTOM EDGE OF THE WALL BASE. INADEQUATE INSTALLATION WILL BE SUBJECT TO REMOVAL AND RE-INSTALLATION AT THE CONTRACTOR'S COST.
- VINYL BASE AT CARPET SHALL BE STRAIGHT; BASE AT VINYL FLOORING SHALL BE COVE.
- REFER TO SILL DETAILS ON A-501 FOR TRANSITIONS AT ALL DISSIMILAR FLOOR FINISHES.
- CONTRACTOR TO SUBMIT COORDINATED SHOP DRAWINGS AND FINISH SAMPLES FOR ALL TRADES. NOTIFY THE SWITZER GROUP IMMEDIATELY IF DETAILS SHOWN CANNOT BE OBTAINED. NO INSTALLATION IS TO BEGIN UNTIL CONFLICTS ARE RESOLVED.
- SUBMIT ALL FINISHES IN ACCORDANCE WITH WRITTEN SPECIFICATIONS PRIOR TO PROCEEDING WITH ANY TRADE'S WORK.
- CONTRACTOR TO VERIFY SUBSURFACE PREPARATION PRIOR TO COMMENCING WORK.
- ALL PLASTIC LAMINATE TO BE PL-1 UNLESS OTHERWISE NOTED.
- PROVIDE FLOOR FINISH INSTALLATION/SEAMING DIAGRAM FOR ARCHITECT'S APPROVAL.
- ALL GLASS SHALL BE GL-1 UNLESS OTHERWISE NOTED
- ALL GLASS WALL FRAMES SHALL BE NATURAL ANODIZED ALUMINUM FINISH, UNLESS OTHERWISE NOTED
- CONTRACTOR TO PROVIDE DISTRACTION MARKERS AND FILM ON GLASS DOORS AND GLASS WALLS. EXACT LOCATION AND FORMAT OF DISTRACTION MARKERS AND BRANDING TO BE COORDINATED WITH CLIENT AND CONTRACTOR. SEE ELEVATIONS ON A-200 SERIES FOR LOCATION AND DETAILS.
- CONTRACTOR TO VERIFY AND COORDINATE WITH THE BUILDING FOR THE MAX SIZE ALLOWED IN FREIGHT AND HALLWAYS TO TRANSPORT ALL MATERIALS, PRIOR TO ORDER OR PURCHASE OF FINISHES.
- ALL FINISH PRODUCTS SHOULD COME FROM CONSISTENT PRODUCT RUN OR LOT.
- ALL SUBSTRATES TO RECEIVE PAINTING SHALL BE PRIMED ACCORDING TO THE PAINT MANUFACTURER'S GUIDELINES. FOR DARKER PAINTS, TINT PRIMER TO APPROXIMATE SHADE OF THE FINISH COAT.
- ALL PAINT- PAINT TRANSITIONS SHALL BE MASKED TO YIELD NEAT AND SHARP EDGES.
- FLASH PATCH AND LEVEL FLOOR AS REQUIRED, PRIOR TO INSTALLING THE SPECIFIED FLOORING.
- ALL TRANSITIONS BETWEEN MATERIALS SHALL BE SMOOTH AND FLUSH.
- MAXIMUM HEIGHT DIFFERENCE BETWEEN FLOOR COVERING SURFACE SHALL BE 1/8". REFER TO TRANSITION DETAILS FOR FURTHER INFO ON FLOORING TRANSITIONS. ALL FLOOR FINISH TRANSITIONS TO OCCUR AT THE CENTERLINE OF DOORS UNLESS OTHERWISE NOTED
- ALL FABRIC WALLCOVERING TO BE FLAME RETARDANT AND WITH BACKING AS REQUIRED FOR THE SPECIFIED USE.
- ALL FINISHES SHOULD BE EVENLY APPLIED AND FREE OF SAGS, RUNS, MARKS OR OTHER DEFECTS. CONTRACTOR IS RESPONSIBLE TO VERIFY THE INSTALLATIONS ARE FREE OF THE NOTED CONDITIONS.
- CONTRACTOR IS RESPONSIBLE TO INSPECT ALL INSTALLED MATERIALS TO VERIFY GOOD WORKMANSHIP AND QUALITY INSTALLATION.
- CONTRACTOR TO VERIFY ACCEPTANCE OF SURFACE CONDITIONS BY FINISH TRADE SUBCONTRACTORS PRIOR TO COMMENCING WORK.
- IF ANY DISCREPANCIES OCCUR, CONTRACTOR MUST NOTIFY THE SWITZER GROUP IN WRITING FOR CLARIFICATION.

**LEGEND**

- NAME — INDICATES ROOM OR AREA DESIGNATION
- XXX — INDICATES ROOM OR AREA NUMBER
- 1 — REFERENCE NOTES
- AREA NOT IN CONTRACT
- INDICATES CHANGE IN FLOOR FINISH
- C — INDICATES FLOOR FINISH
- 1 — INDICATES FINISH NUMBER
- P-1 — INDICATES WALL FINISH
- B-1 — INDICATES BASE FINISH
- P-1 — INDICATES PAINT FINISH (OTHER THAN WALLS)
- GL-1 — INDICATES GLASS AND GLASS NUMBER
- PL-1 — INDICATES PLASTIC LAMINATE AND FINISH NUMBER

ABBREVIATIONS

- ACP = ACOUSTICAL PANEL
- B = BASE
- C = CARPET
- EXT = EXISTING
- GF = GLASS FILM
- GL = GLASS
- LVT = LUXURY VINYL TILE
- ML = METAL LAMINATE
- MR = MIRROR
- P = PAINT
- PL = PLASTIC LAMINATE
- PT = PORCELAIN TILE
- SS = STAINLESS STEEL
- ST = STONE
- VT = VINYL TILE
- WC = WALLCOVERING
- WD = WOOD
- WT = WINDOW TREATMENT

**REFERENCE NOTES**

- PROVIDE TRANSITION STRIP AT DISSIMILAR FINISHES. SEE TRANSITION DETAIL D7 ON SHEET A501
- PROVIDE 1/2" REVEAL WHERE BRICK MEETS CABINET
- EXISTING BRICK WALLS TO REMAIN, PAINT GYPSUM WALL AND SILL BELOW P-1.

