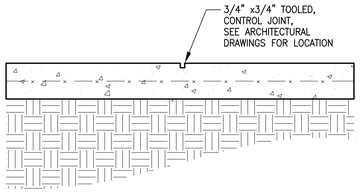
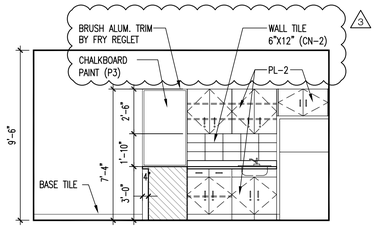


ALL JOINTS IN SIDEWALKS ARE TOOL JOINTS UNLESS NOTED OTHERWISE

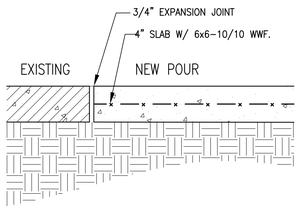
9 CJ: TYPICAL CONSTRUCTION JOINT

SCALE: 1"=1'-0"



7 CAFE INTERIOR ELEVATION (BID ALTERNATE)

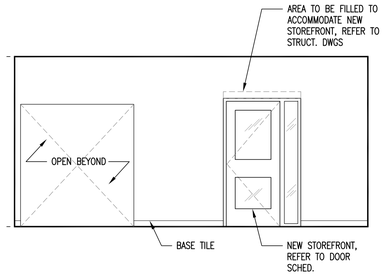
Scale: 1/4" = 1'-0"



PROVIDE EXPANSION JOINTS AS NEEDED, NO AREA TO EXCEED 900 S.F.
PROVIDE EXPANSION JOINTS BETWEEN EXISTING SLAB WITH PAVERS AND NEW SIDEWALKS AND WALLS
PROVIDE EXPANSION JOINTS AT EVERY 100 L.F. IN SIDEWALKS UNO.

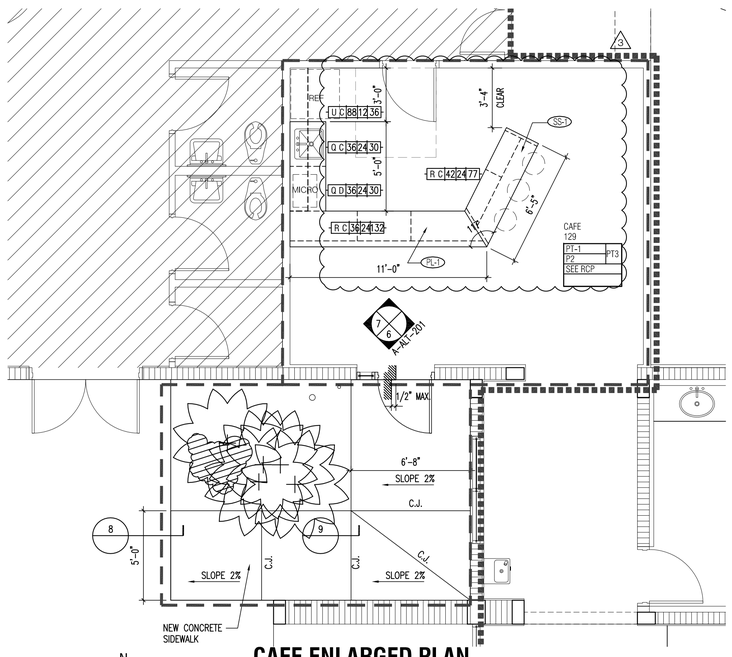
8 EXPANSION JT: TYPICAL TOOLED JOINT (SAW CUT)

SCALE: 1"=1'-0"



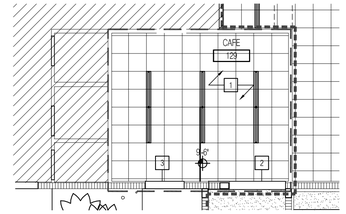
6 CAFE INTERIOR ELEVATION (BID ALTERNATE)

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



5 CAFE ENLARGED PLAN (BID ALTERNATE)

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

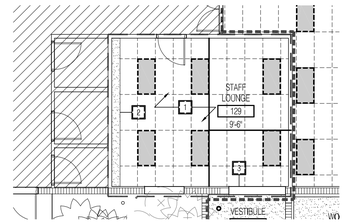


4 RCPPLAN - NEW (BID ALTERNATE)

Scale: 1/8" = 1'-0"

NEW REFL. CLG. PLAN KEY NOTES

1. NEW CEILING GRID SYSTEM, LIGHT FIXTURES AND SUPPLY/RETURN DIFFUSERS. MECHANICAL VENTS TO BE ADJUSTED TO ACCOMMODATE NEW CEILING GRID SYSTEM. PATCH AS REQUIRED TO ACCOMMODATE NOTED DEMO. (REFER TO FLOOR PLAN, MECHANICAL AND ELECTRICAL FOR COORDINATION)
2. EXISTING WALL MOUNTED EXIT SIGN TO REMAIN. (REFER TO NEW REFL. CLG. PLAN AND ELECTRICAL FOR COORDINATION)
3. PROVIDE NEW EXIT SIGN. (REFER TO NEW REFL. CLG. PLAN AND ELECTRICAL FOR COORDINATION)

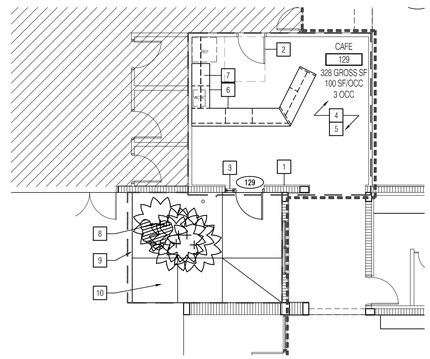


3 RCPPLAN - EXISTING (BID ALTERNATE)

Scale: 1/8" = 1'-0"

DEMOLITION REFL. CLG. PLAN KEY NOTES

1. EXISTING CEILING GRID SYSTEM AND LIGHT FIXTURES TO BE REMOVED. EXISTING POWER OUTLETS AND ASSOCIATED MECHANICAL VENTS TO BE ADJUSTED TO ACCOMMODATE NEW CEILING GRID SYSTEM. (REFER TO ELECTRICAL AND MECHANICAL FOR COORDINATION)
2. EXITING SOFFIT TO BE REMOVED.
3. EXISTING WALL MOUNTED EXIT SIGN TO REMAIN. (REFER TO NEW REFL. CLG. PLAN AND ELECTRICAL FOR COORDINATION)

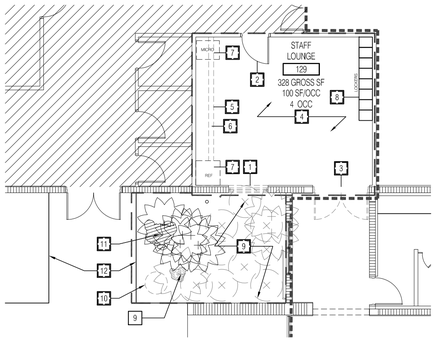


2 CAFE ROOM FLOOR PLAN - NEW (BID ALTERNATE)

Scale: 1/8" = 1'-0"

NEW FLOOR PLAN KEY NOTES

1. EXISTING WALL TO REMAIN, PATCH AS REQUIRED TO ACCOMMODATE NOTED DEMO. (PROTECT AS NEEDED).
2. EXISTING WOOD DOOR TO REMAIN (PROTECT AS NEEDED). HOLLOW METAL DOOR TO BE PAINTED TO MATCH FIELD COLOR. REFER TO FINISH SHEET FOR COLOR. 3
3. NEW EXTERIOR STOREFRONT WITH SIDE LITE
4. NEW FLOOR FINISH AND BASE BOARD THOUGHT-OUT. SEE FINISH SCHEDULE/TAG.
5. NEW PAINT FINISH ON WALL SURFACES - SEE ENLARGED PLAN.
6. NEW COUNTER AND MILLWORK
7. EXISTING PLUMBING FIXTURES TO REMAIN (PROTECT AS NEEDED)
8. EXISTING LANDSCAPE: (5) PALM AND (1) GROUNDCOVER (COONTIE) TO REMAIN (PROTECT AS NEEDED). REFER TO DEMO. PLAN
9. EXISTING EDGE OF SLAB WITH BRICK PAVERS TO REMAIN
10. NEW CONCRETE SIDE WALK TO ALIGN WITH EXISTING EDGE OF SLAB



1 STAFF LOUNGE ROOM FLOOR PLAN - EXISTING (BID ALTERNATE)

Scale: 1/8" = 1'-0"

DEMOLITION FLOOR PLAN KEY NOTES

1. EXISTING WINDOW AND CMU WALL TO BE DEMOLISHED TO ACCOMMODATE NEW STOREFRONT OPENING. (REFER TO STRUCT DWGS.)
2. EXISTING DOOR TO REMAIN (PROTECT AS NEEDED).
3. EXISTING DOOR, FRAME AND ASSOCIATED HARDWARE TO BE REMOVED, PATCH WALL AS REQUIRED.
4. EXISTING VCT FLOORING AND VINYL BASE TO BE REMOVED, PREPARE FOR NEW FLOOR FINISHES.
5. EXISTING COUNTER AND BUILT- IN TO BE REMOVED (PROTECT AS REQUIRED).
6. EXISTING PLUMBING FIXTURES TO REMAIN (PROTECT AS NEEDED).
7. EXISTING APPLIANCES TO BE REMOVED BY OWNER (COORDINATE WITH OWNER).
8. EXISTING LOCKERS TO BE REMOVED BY OWNER (COORDINATE WITH OWNER).
9. EXISTING LANDSCAPE: (3) PALMS, (1) GROUNCOVER (COONTIE) , AND (8)TALL SHRUBS (DRACENA) TO BE REMOVED. REFER TO DEMO. PLAN
10. EXISTING CONCRETE PAD TO REMOVED.
11. EXISTING LANDSCAPE: (5) PALM AND (1) GROUNDCOVER (COONTIE) TO REMAIN (PROTECT AS NEEDED). REFER TO DEMO. PLAN
12. EXISTING EDGE OF SLAB WITH BRICK PAVERS TO REMAIN

GENERAL NOTES

1. FOR TYPICAL FLOOR PLAN NOTES REFER TO SHEET A-200.
2. FOR TYPICAL DEMOLITION NOTES REFER TO SHEET D-200 AND D-300.
3. FOR TYPICAL REFLECTIVE CEILING PLAN NOTES REFER TO SHEET A-300.
4. FOR FINISH SCHEDULE REFER TO SHEET ID-200
5. FOR CASEWORK ELEVATIONS AND DETAILS REFER TO SHEET A-ALT-741 3

SCOPE OF WORK:

THE EXISTING STAFF LOUNGE ROOM IS CONSIDERED AN ASSEMBLY USE AND PROPOSED NEW CAFE WILL BE CLASSIFIED AS GROUP B OCCUPANCY. THIS SPACE WILL BE CONSIDERED A NON-SEPARATED OCCUPANCY AS PER FBC 508.3.

THE SCOPE OF WORK PROPOSED INCLUDES A NEW SERVICE COUNTER FOR THE DISTRIBUTION OF SNACKS, COLD FOOD AND BEVERAGES (PLEASE NOTE, IT WILL NOT SERVE HOT MEALS PREPARED ON SITE) AND INCLUDES A NEW STOREFRONT DOOR AND NEW ADA SIDEWALK TO CONNECT TO THE MAIN PLAZA OF THE EXISTING BUILDING. THE SCOPE OF WORK PROPOSED ALSO INCLUDES THE REMOVAL OF EXISTING CEILING GRIDS AND ACOUSTICAL TILES, VINYL COMPOSITION TILES AND BASE AS WELL AS REFINISH AND REPAINT OF EXISTING WALLS.

ALL EXISTING SYSTEMS, UTILITIES, LIFE SAFETY DEVICES AND FINISHES ARE TO BE ADJUSTED AS REQUIRED TO MAINTAIN REQUIRED COVERAGE AND RATINGS.

PLAN LEGEND

- AREA OUTSIDE SCOPE OF WORK (EXISTING BUILT STRUCTURE)
- BID ALTERNATE ITEMS (REFER TO SHT. A-ALT-201)
- PROJECT LIMIT LINE
- EXIST. CMU WALL TO REMAIN (REFER. TO FLOOR PLAN)
- EXIST. WALL TO REMAIN (REFER. TO FLOOR PLAN)
- NOTED ITEM TO BE DEMO/REMOVED (REFER. TO DEMO KEY NOTES)
- NEW GYP. BD. PARTITION WALL (REFER. TO FLOOR PLAN)
- DRTAG — DOOR NUMBER TAG
- 1.1A SM 55 — WALL TYPE TAG
- RTOP / RBOT / RNUM — ROOM NAME TOP / ROOM NAME BOTT. / ROOM NUMBER
- # LIFE SAFETY SF / # LS SF PER OCC. / # LS OCCUPANTS
- DEMO. ACOUSTICAL LAY-IN CLG.
- NEW ACOUSTICAL LAY-IN CLG.
- EXISTING 2X4 FLUORESCENT LIGHT FIXTURE
- EXIST. GYP. BD. CLG.
- 6"X4' INDIRECT FLUORESCENT LIGHT FIXTURE
- EXISTING HIGH HAT LIGHT FIXTURE
- CLG. MTD. EXIT SIGN

BID SET 05/23/2014

CONSTRUCTION DOCUMENTS SUBMISSION - PERMIT SET

MEP Engineers
FINE LINE ENGINEERING, INC.
6175 Hollywood Blvd., Suite 216
Sunrise, Florida 33313
(954) 584-0300 Tel
(954) 584-3393 Fax

Structural Engineers
BLISS & NYITRAY, INC.
2601 S. Bayshore Dr. Suite 630
Coconut Grove, Florida 33133
(305) 442-7686 Tel
(866) 832-5291 Fax

Project
City of North Miami
Public Library
Interior Renovations

835 NE 132nd Street, North Miami, FL 33161

Client

ZYSCOVICH ARCHITECTS
100 N Biscayne Blvd., 27th Fl
Miami, FL 33132-2304
t 305.372.5222
f 305.577.4521
info@zyscovich.com
www.zyscovich.com

Seal

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Revised:
3 05/16/14 DRAWING COORDINATION

FL. PLAN & RCP BID ALTERNATE EXIST/DEMO NEW & NOTES

1342LRNM | 02/28/2014

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5/23/2014 5:03:35 PM JUAN SOCORRO