

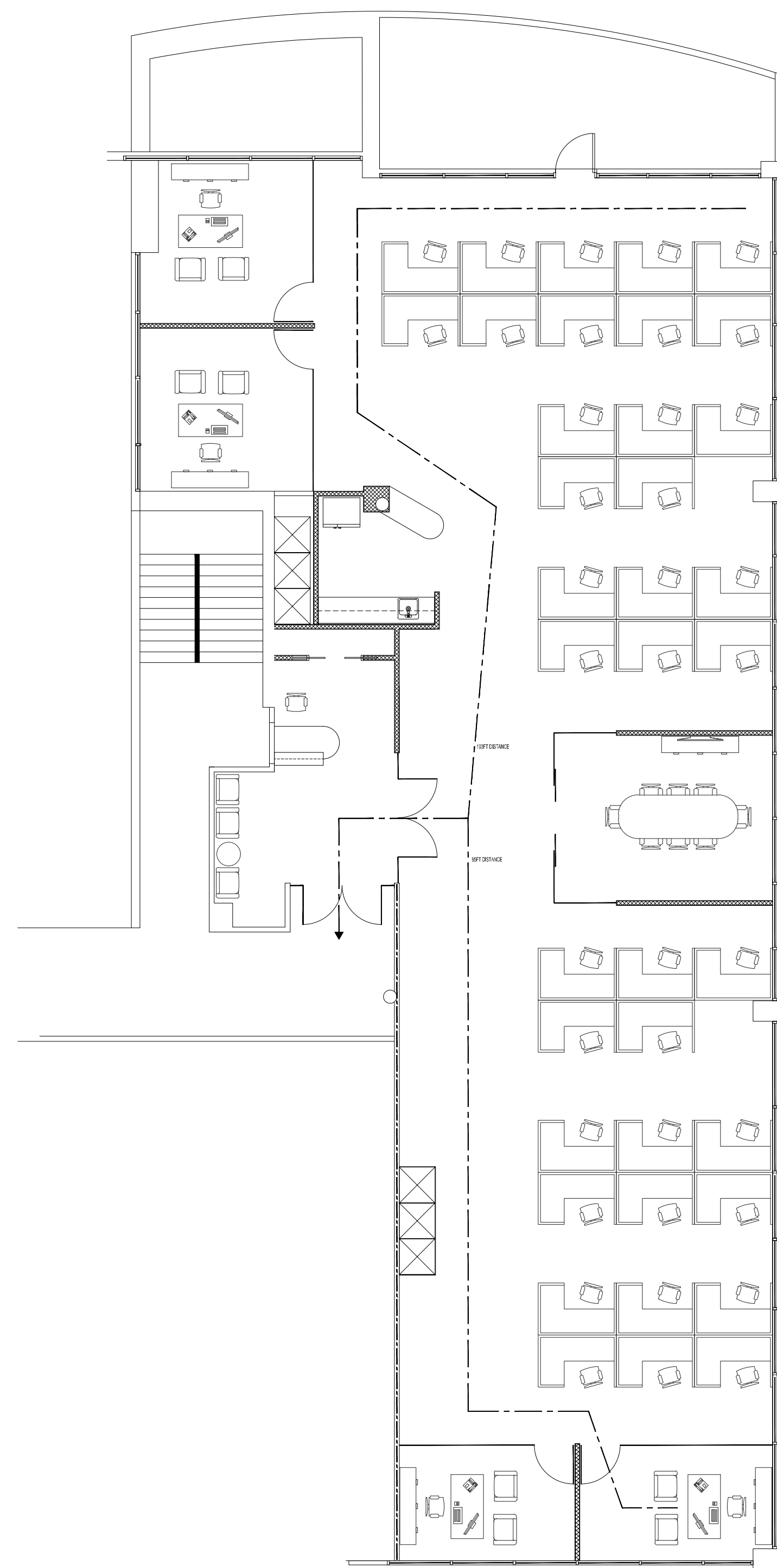
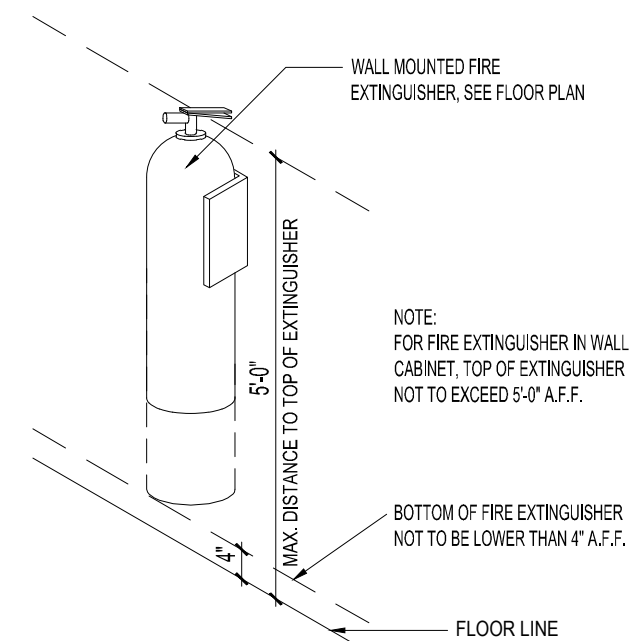
# INTERIOR REMODEL SUITE 300 2963 GULF TO BAY BL CLEARWATER, FL

### LIFE SAFETY LEGEND

	FIRE EXTINGUISHER MOUNTED ON MANUFACTURER'S STANDARD BRACKET (SEE DETAIL)
	CEILING MOUNTED LED EXIT SIGN
	CEILING MOUNTED LED EXIT SIGN / EMERGENCY LIGHT
	1-BULB EMERGENCY LED BATTERY LIGHT
	2-BULB EMERGENCY LED BATTERY LIGHT
	PRIMARY MEANS OF EGRESS
	PULL STATION
	FIRE HOSE BOX

### FIRE EXTINGUISHER DETAIL

- FINAL LOCATION OF FIRE EXTINGUISHERS TO BE DETERMINED BY FIRE MARSHAL.
- SHALL BE LOCATED SO THAT THE MAXIMUM TRAVEL DISTANCE FROM ANY POINT TO THE NEAREST EXTINGUISHER IS LESS THAN 75 FT.
- TO CONFORM TO THE (NFPA) 10 LATEST EDITION.



**LIFE SAFETY PLAN**  
SCALE: 1/8" = 1'-0"

STATE OF FLORIDA FIRE PREVENTION CODE 2017 NFPA 101 LIFE SAFETY CODE 2012

**7.2 MEANS OF EGRESS COMPONENTS**

**7.2.1.2.3 Minimum Width.**  
Door openings in means of egress shall be not less than 32 in. (81 cm) in clear width. Where a pair of doors is provided, not less than one of the doors shall provide not less than a 32-in. (81-cm) clear width opening.

**7.2.1.3 Floor Level.**  
The elevation of the floor surfaces on both sides of a door shall not vary by more than 1/4in. (1.3 cm). The elevation shall be maintained on both sides of the doorway for a distance not less than the width of the widest leaf. Thresholds at doorways shall not exceed 1/2 in. (1.3 cm) in height. Raised thresholds and floor level changes in excess of 1/4 in. (0.64 cm) at doorways shall be bevelled with a slope not steeper than 1 in 2.7.5

**ARRANGEMENT OF MEANS OF EGRESS**

**7.5.1.1** Exits shall be located, and exit access shall be arranged, so that exits are readily accessible at all times.

**7.5.1.2** Corridors shall provide exit access without passing through any intervening rooms other than corridors, lobbies, and other spaces permitted to be open to the corridor, unless otherwise provided in 7.5.1.2.1 and 7.5.1.2.2..

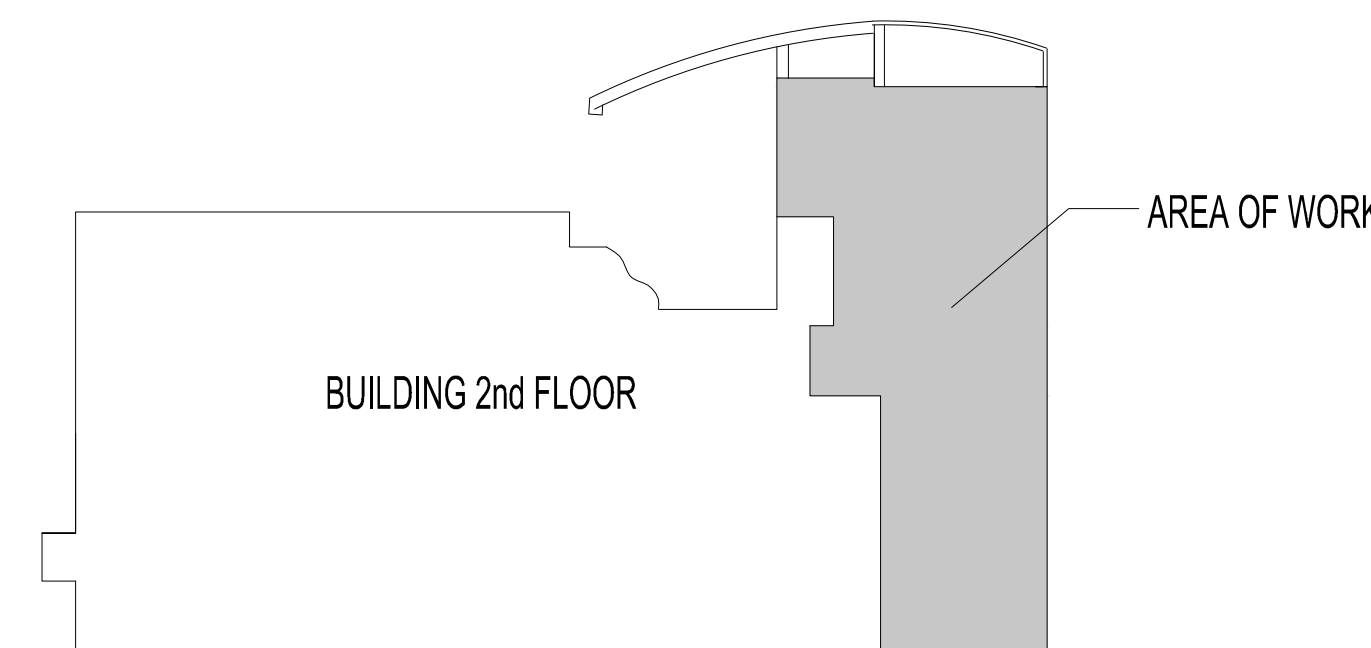
**7.5.1.3.1** Where more than one exit, exit access, or exit discharge is required from a building or portion thereof, such exits, exit accesses, or exit discharges shall be remotely located from each other and be arranged to minimize the possibility that more than one has the potential to be blocked by any one fire or other emergency condition..

### LIFE SAFETY NOTES

**OCCUPANCY CALCULATION**  
PER FBC TABLE 1004  
AREA = 3813 SF NET / 150 GROSS = 25 PEOPLE

**EXIT DOOR CALCULATIONS -**  
32" OPENING X .02 = 160 PEOPLE  
x (2) DOORS = 320 PEOPLE

**EXIT TRAVEL DISTANCE**  
PER FBC TABLE 1017.2  
SPRINKLED - 300 FT  
UNSPRINKLED - 200 FT



**KEY PLAN**  
SCALE: 1/4" = 1'-0"

### SCOPE OF WORK:

INTERIOR WORK ONLY -  
REMODEL EXISTING LEASE SPACE

### BUILDING INFORMATION

ALL CONSTRUCTION SPECIFIED ON THESE DOCUMENTS SUBMITTED FOR BUILDING PERMIT SHALL COMPLY WITH ALL APPLICABLE CODES AND ORDINANCES INCLUDING REVISIONS, AMENDMENTS AND APPENDICES TO THE FOLLOWING:

- THE FLORIDA BUILDING CODE
- 7th EDITION (2020) FLORIDA BUILDING CODE - RESIDENTIAL (FBC-R)
  - 7th EDITION (2020) FLORIDA BUILDING CODE - BUILDING (FBC-B)
  - 7th EDITION (2020) FLORIDA BUILDING CODE - ENERGY (FBC-E)
  - 7th EDITION (2020) FLORIDA BUILDING CODE - TEST PROTOCOL (FBC-T)
  - 7th EDITION (2020) FLORIDA BUILDING CODE - PLUMBING (FBC-P)
  - 7th EDITION (2020) FLORIDA BUILDING CODE - MECHANICAL (FBC-M)
  - 7th EDITION (2020) FLORIDA BUILDING CODE - EXISTING BUILDING (FBC-EB)
  - 7th EDITION (2020) FLORIDA BUILDING CODE - FUEL GAS (FBC-F)
  - 7th EDITION (2020) FLORIDA BUILDING CODE - ACCESSIBILITY (FBC-A)
  - 7th EDITION (2020) FLORIDA FIRE PROTECTION CODE (FFPC)
  - NEC 2020 - NATIONAL ELECTRIC CODE -
  - 2018 NFPA 101

OCCUPANCY CLASSIFICATION  
BUSINESS

CONSTRUCTION CLASSIFICATION  
FLORIDA BUILDING CODE, CHAPTER 6:  
-TOTAL AREA: 3813 SQ. FT  
-CONSTRUCTION TYPE: II-B  
-WIND SPEED: 145 MPH  
-SPRINKLED: NO  
ALTERATION LEVEL: 2

### INTERIOR FINISHES

FLORIDA BUILDING CODE, CHAPTER 8: ROOMS AND ENCLOSED SPACES: CLASS B  
INTERIOR WALL AND CEILING FINISHES REQUIREMENTS  
TABLE 803.11 EXIT ACCESS CORRIDORS / EXIT WAYS: CLASS C

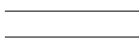
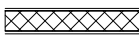
### SHEET INDEX

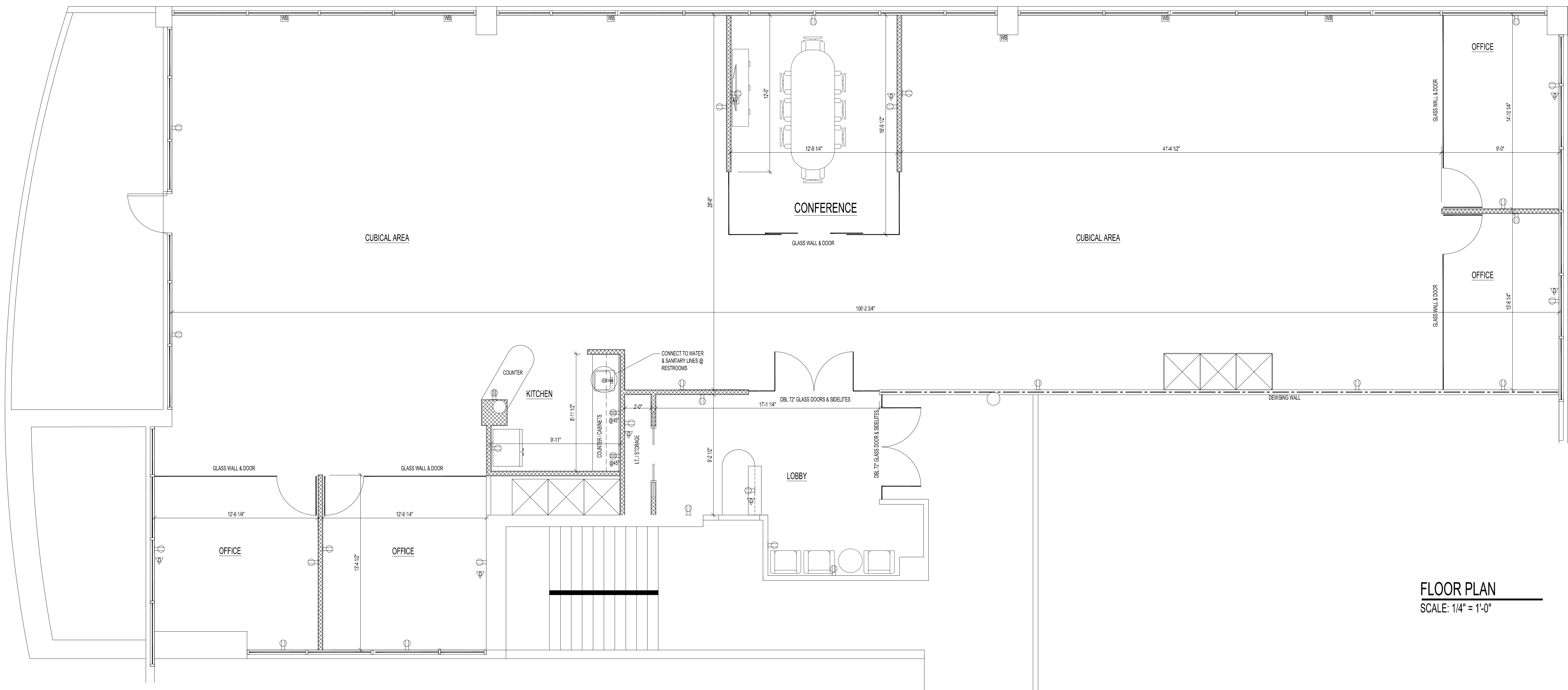
G001	COVER SHEET
A101	FLOOR PLAN
A102	CEILING PLAN
E101	POWER PLAN
E102	LIGHTING PLAN

**GLAZING NOTE:**  
 ALL GLAZING / GLASS IS CONSTRUCTED TO COMPLY WITH CHAPTER 24 2020 7TH EDITION FBC

**PLUMBING NOTE:**  
 - NO PLUMBING PLANS EXIST FOR THIS BUILDING  
 - THERE ARE EXISTING WATER AND SANITARY CONNECTIONS AT EACH END OF BUILDING NEAR STAIR TOWERS & AT RESTROOMS AT MIDDLE OF BUILDING  
 - EXISTING WATER & SANITARY PLUMBING ACCESSIBLE FROM FLOOR BELOW AS WELL AS CEILING.  
 - ELECTRIC TANK-LESS W.H. & THERMOSTATIC MIXING VALVE TO BE PROVIDED @ EA BREAK ROOM SINK

**WALL SCHEDULE**

- A  EXISTING PARTITIONS & WALLS
- B  INTERIOR PARTITIONS (NON BEARING)  
 20 GA 3-5/8" METAL STUDS @ 24" O.C.  
 1/2" DRYWALL EA SIDE



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

Robert E. Gregg FL #9927  
 KY #3396 CT #8153  
 SC #4334 NJ #15414  
 MS #2335 VA #6737  
 OH #5898 TN #4334

Copy of this plan is not valid unless signed, sealed and dated by the architect of record

Copyright:  
 This drawing is the property of R.E. Gregg Architects and under no circumstances may this drawing be reproduced, published, altered or used in any way without written authorization from R.E. Gregg Architects.

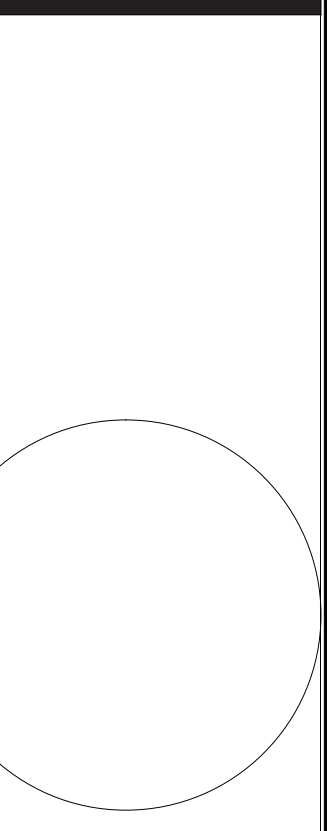
Contractor shall check and verify all dimensions and coordinate all field conditions. All discrepancies and conflicts shall be reported to the architect in writing prior to proceeding or continuing with construction. Unreported discrepancies and conflicts shall remain the responsibility of the contractor.

**INTERIOR REMODEL  
 SUITE 300  
 2963 GULF TO BAY BL  
 CLEARWATER, FL**

DRAWN BY: KG  
 CHECKED BY: REG  
 ISSUE DATE: 3-21-2023

REVISIONS:

▲	
▲	
▲	
▲	
▲	
▲	
▲	
▲	



Robert E. Gregg FL #9927  
 KY #3396 CT #8153  
 SC #4334 NJ #15414  
 MS #2335 VA #6737  
 OH #5898 TN #4334

Copywrite:  
 This drawing is the property of R.E. Gregg Architects and under no circumstances may this drawing be reproduced, published, altered or used in any way without written authorization from R.E. Gregg Architects.

Contractor shall check and verify all dimensions and coordinate all field conditions. All discrepancies and conflicts shall be reported to the architect in writing prior to proceeding or continuing with construction. Unreported discrepancies and conflicts shall remain the responsibility of the contractor.

**INTERIOR REMODEL  
 SUITE 300  
 2963 GULF TO BAY BL  
 CLEARWATER, FL**

DRAWN BY: KG  
 CHECKED BY: REG  
 ISSUE DATE: 3-21-2023

REVISIONS:

▲	
▲	
▲	
▲	
▲	
▲	
▲	
▲	

**CEILING SCHEDULE**

<b>GYP</b>	GYPSUM BOARD CEILING (TOILET ROOM, SOFFITS, HEADERS) 5/8" GYPSUM, SMOOTH FINISH.
<b>CT</b>	ACOUSTICAL CEILING TILE (PATRON AREA) 2' X 2' X 3/4" WHITE

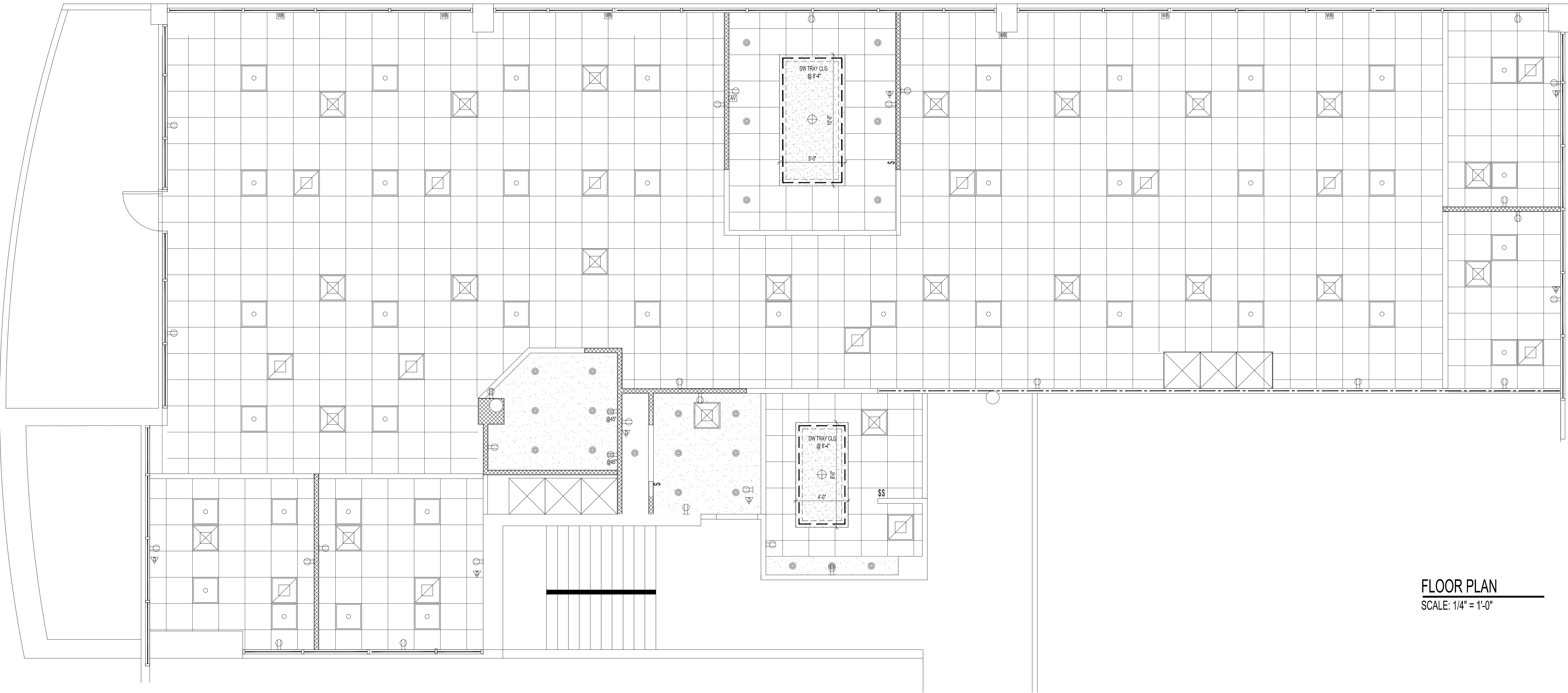
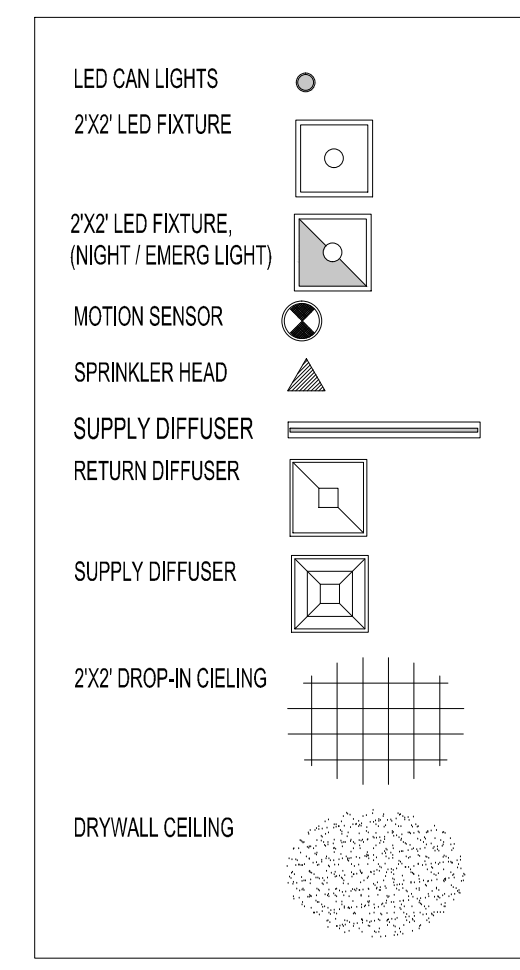
**CEILING NOTES**

**CEILING GRID**  
 -CEILING GRID TO BE STANDARD REVEAL WHITE  
 -CEILING HEIGHT TO BE 8'-0" AFF. UNLESS OTHERWISE NOTED.

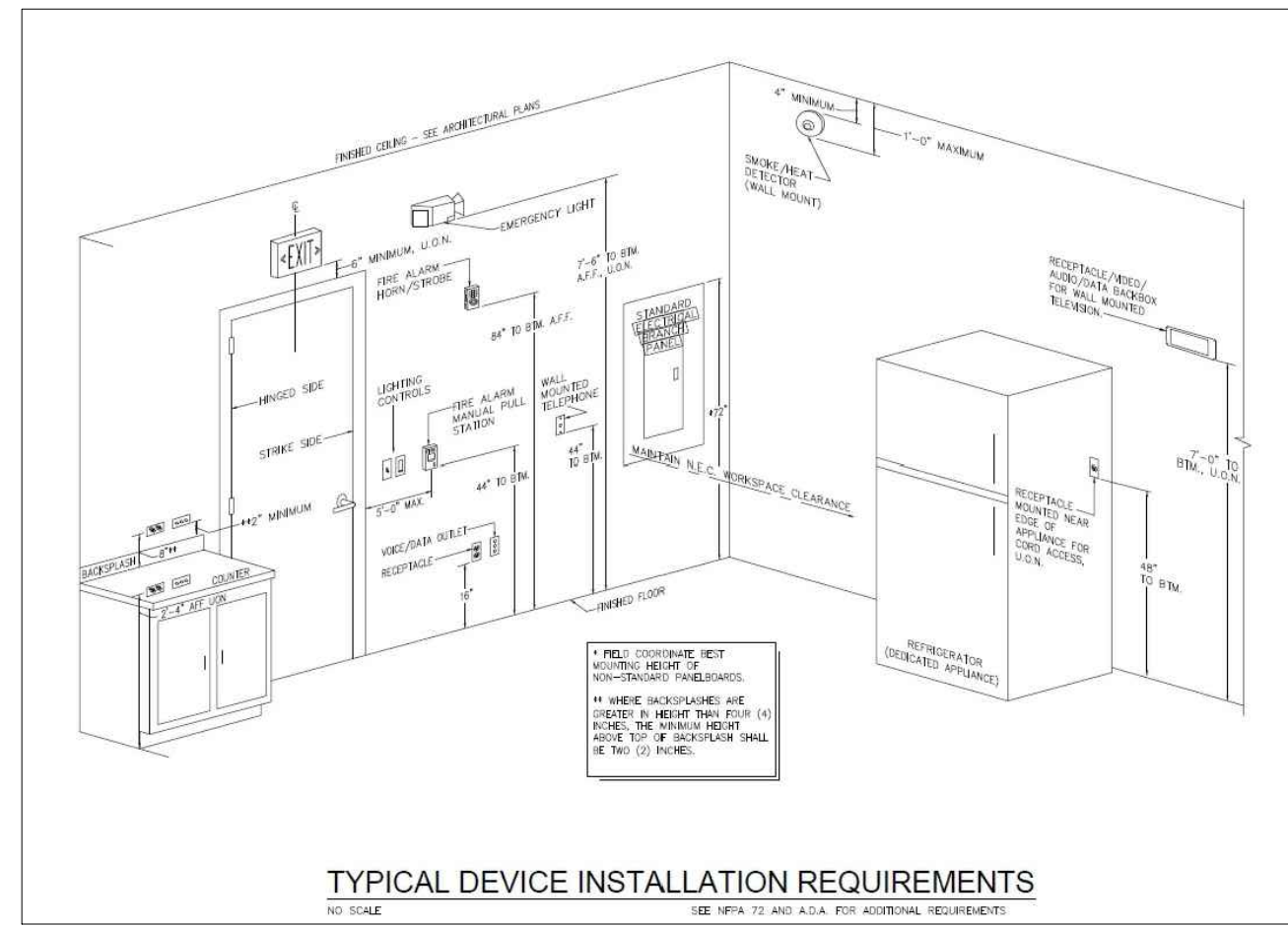
**DRYWALL CEILINGS**  
 -CEILINGS SOFFITS & HEADERS TO BE FRAMED WITH 6" 20 GA. METAL STUDS @ 24" O.C. W/ 1/2" GYPSUM BOARD SCREWED TO STUDS @ 12" O.C.

**MECHANICAL NOTES**

- EXISTING HVAC SYSTEM TO BE REUSED
- NO CAPACITY IS ADDED OR SUBTRACTED
- RELOCATE DIFFUSERS AND DUCTING TO ACCOMMODATE REMODELED OFFICE SPACES.
- REPAIR OR REPLACE DUCTS & DIFFUSERS AS NEEDED.



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



BRANCH CIRCUIT VOLTAGE DROP CALCULATIONS

BREAKER	AWG	LENGTH	RACEWAY
20 AMP (CONNECTED LOAD 80%)	#12	70'	MEDIUM RUN 1/2"
	#10	111'	LONG RUN 3/4"
30 AMP (CONNECTED LOAD 80%)	#8	96'	LONG RUN 1"
	#6	72'	MEDIUM RUN 1"
40 AMP (CONNECTED LOAD 80%)	#6	114'	LONG RUN 1"

NOTE:  
ALL CIRCUITS TO COMPLY WITH 3% PER FBC ENERGY 505

CONDUIT & WIRE

BREAKER AMP	POLES	Wire Size	Conduit	Ø
20	1	2-#12, 1-#12 G.	3/4"	1
20	2	2-#12, 1-#12 G.	3/4"	1
20	3	3-#12, 1-#12 G.	3/4"	3
25	1	2-#10, 1-#10 G.	3/4"	1
25	2	2-#10, 1-#10 G.	3/4"	1
25	3	3-#10, 1-#10 G.	3/4"	3
30	2	2-#10, 1-#10 G.	3/4"	1
30	3	3-#10, 1-#10 G.	3/4"	3
35	2	2-#8, 1-#10 G.	1"	1
35	3	3-#8, 1-#10 G.	1"	3
40	2	2-#8, 1-#10 G.	1"	1
40	3	3-#8, 1-#10 G.	1"	3
50	2	2-#8, 1-#10 G.	1"	1
50	3	3-#8, 1-#10 G.	1"	3
60	2	2-#8, 1-#10 G.	1"	1
60	3	3-#8, 1-#10 G.	1"	3
70	2	2-#4, 1-#8 G.	1 1/2"	1
70	3	3-#4, 1-#8 G.	1 1/2"	3
80	2	2-#4, 1-#8 G.	1 1/2"	1
80	3	3-#4, 1-#8 G.	1 1/2"	3
90	2	2-#3, 1-#8 G.	1 1/2"	1
90	3	3-#3, 1-#8 G.	1 1/2"	3
100	2	2-#3, 1-#8 G.	1 1/2"	1
100	3	3-#3, 1-#8 G.	1 1/2"	3

NOTES:  
1 ALL CONDUCTORS TO BE COPPER  
2 WIRE BASED ON THIN  
3 CONDUITS SHALL HAVE GROUNDING CONDUCTOR  
4 VOLTAGE RATING IS NOT CONSIDERED  
5 NO PVC CONDUIT SHALL BE USED  
6 EXAM ROOMS TO HAVE SECOND EQUIPMENT GROUND WIRE

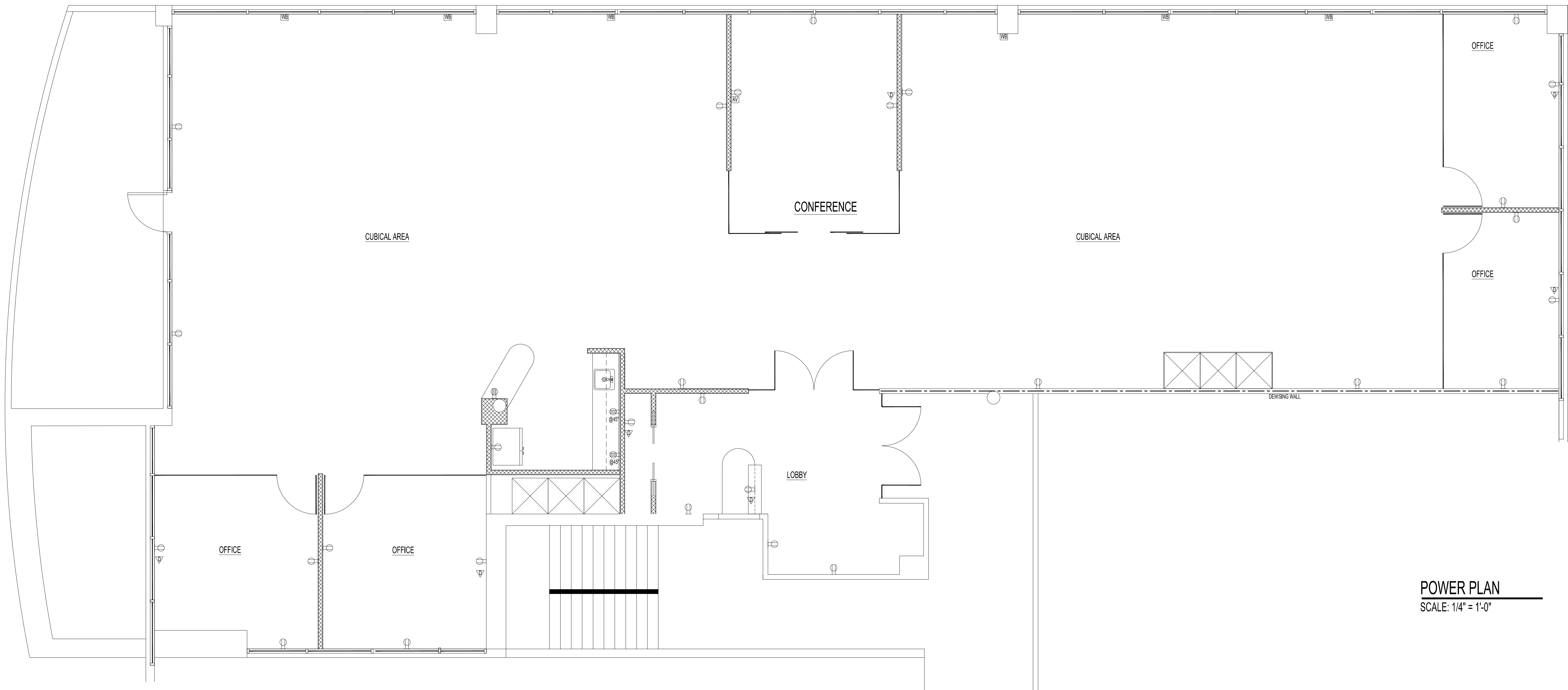
NOTE:  
LIGHT SWITCHES @ 48"  
WALL RECEPTACLES AND JACKS @ 18" U.N.O  
FIELD VERIFY LOCATION OF ALL FIXTURES w/ OWNER

NOTE:  
RECEPTACLES AUTOMATICALLY CONTROLLED PER  
- 2020 FBC - ENERGY 406.2.1  
- ASHRAE 90.1  
RECEPTACLES PERMANENTLY IDENTIFIED PER  
- 2017 NEC 406.3  
- ASHRAE 90.1.8.4.2

PLENUM WIRING NOTE:  
ALL CABLE, CONDUCTOR, AND WIRING TO COMPLY WITH -  
- 2017 NEC 300.22

ELECTRICAL SYMBOLS

	HOME RUN w/ PANEL / CIRCUIT NUMBER, & ELEVATION INDICATED (FIELD VERIFY)
	CIRCUIT, CONCEALED IN WALLS OR CEILING
	RECEPTACLE, DUPLEX - NEMA 5-R15
	RECEPTACLE, DUPLEX - NEMA 5-R15 'HC' = HALF CONTROLLED (PERM. IDENTIFIED)
	RECEPTACLE, DUPLEX - NEMA 5-R15 'C' = CONTROLLED (PERM. IDENTIFIED)
	RECEPTACLE, DUPLEX GFI - NEMA 5-R15
	RECEPTACLE, QUAD GFCI - 2 NEMA 5-R15
	RECEPTACLE, QUAD - NEMA 5-R15
	RECEPTACLE, DUPLEX - NEMA 5-R15 CEILING OR FLOOR MOUNTED
	RECEPTACLE, DUPLEX - NEMA 5-R15 w/ EXTERIOR WATER PROOF BOX
	RECEPTACLE, DUPLEX - NEMA 5-R15 & DATA OUTLET ON FLOOR BOX
	OCCUPANCY SENSOR MTD ON CEILING
	RELAY / J-BOX MOUNTED ON STRUCTURE
	DATA / CABLE / TELEPHONE OUTLET @ 18"
	RECEPT & DATA / CABLE OUTLET @ 60"
	JUNCTION / WORK BOX - POWER / DATA DROPS



Copywrite:  
 This drawing is the property of R.E. Gregg Architects and under no circumstances may this drawing be reproduced, published, altered or used in any way without written authorization from R.E. Gregg Architects.

Contractor shall check and verify all dimensions and coordinate all field conditions. All discrepancies and conflicts shall be reported to the architect in writing prior to proceeding or continuing with construction. Unreported discrepancies and conflicts shall remain the responsibility of the contractor.

**INTERIOR REMODEL  
 SUITE 300  
 2963 GULF TO BAY BL  
 CLEARWATER, FL**

DRAWN BY: KG  
 CHECKED BY: REG  
 ISSUE DATE: 3-21-2023

REVISIONS:


**ELECTRICAL SYMBOLS**

	HOME RUN w/ PANEL / CIRCUIT NUMBER, & ELEVATION INDICATED (FIELD VERIFY)
	CIRCUIT, CONCEALED IN WALLS OR CEILING
	RECEPTACLE, DUPLEX - NEMA 5-R15
	RECEPTACLE, DUPLEX - NEMA 5-R15 'HC' = HALF CONTROLLED (PERM. IDENTIFIED)
	RECEPTACLE, DUPLEX - NEMA 5-R15 'C' = CONTROLLED (PERM. IDENTIFIED)
	RECEPTACLE, DUPLEX GFI - NEMA 5-R15
	RECEPTACLE, QUAD - NEMA 5-R15
	RECEPTACLE, DUPLEX - NEMA 5-R15 CEILING OR FLOOR MOUNTED
	RECEPTACLE, DUPLEX - NEMA 5-R15 w/ EXTERIOR WATER PROOF BOX
	RECEPTACLE, DUPLEX - NEMA 5-R15 & DATA OUTLET ON FLOOR BOX
	OCCUPANCY SENSOR MTD ON CEILING
	RELAY / J-BOX MOUNTED ON STRUCTURE
	DATA / CABLE / TELEPHONE OUTLET @ 18"
	RECEPT & DATA / CABLE OUTLET @ 60"
	JUNCTION / WORK BOX - POWER / DATA DROPS

**CEILING SCHEDULE**

<b>GYP</b>	GYPSUM BOARD CEILING (TOILET ROOM, SOFFITS, HEADERS) 5/8" GYPSUM, SMOOTH FINISH.
<b>CT</b>	ACOUSTICAL CEILING TILE (PATRON AREA) 2' X 2' X 3/4" WHITE

**CEILING NOTES**

**CEILING GRID**  
 -CEILING GRID TO BE STANDARD REVEAL WHITE  
 -CEILING HEIGHT TO BE 8'-0" AFF. UNLESS OTHERWISE NOTED.

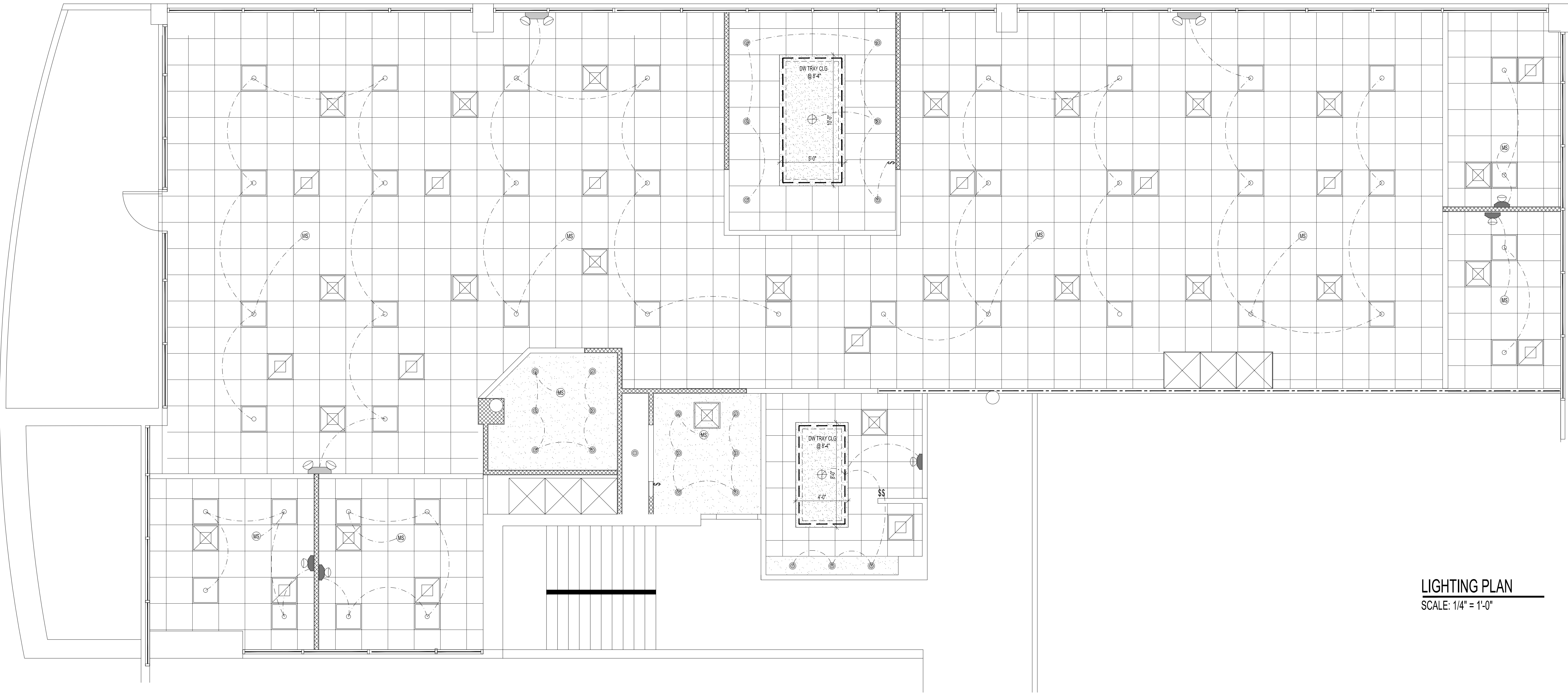
**DRYWALL CEILINGS**  
 -CEILINGS SOFFITS & HEADERS TO BE FRAMED WITH 6" 20 GA. METAL STUDS @ 24" O.C. w/ 1/2" GYPSUM BOARD SCREWED TO STUDS @ 12" O.C.

- EXISTING HVAC SYSTEM TO BE REUSED
- NO CAPACITY IS ADDED OR SUBTRACTED
- RELOCATE DIFFUSERS AND DUCTING TO ACCOMMODATE REMODELED OFFICE SPACES.
- REPAIR OR REPLACE DUCTS & DIFFUSERS AS NEEDED.

**NOTE:**  
 LIGHT SWITCHES @ 48"  
 WALL RECEPTACLES AND JACKS @ 18" U.N.O  
 FIELD VERIFY LOCATION OF ALL FIXTURES w/ OWNER

**NOTE:**  
 RECEPTACLES AUTOMATICALLY CONTROLLED PER  
 - 2020 FBC - ENERGY 406.2.1  
 - ASHRAE 90.1  
 RECEPTACLES PERMANENTLY IDENTIFIED PER  
 - 2017 NEC 408.3  
 - ASHRAE 90.1.8.4.2

**PLENUM WIRING NOTE:**  
 ALL CABLE, CONDUCTOR, AND WIRING TO COMPLY WITH -  
 - 2017 NEC 300.22



**LIGHTING PLAN**  
 SCALE: 1/4" = 1'-0"