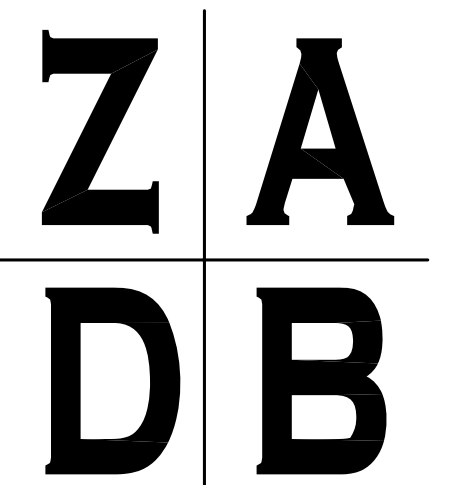


PROPOSED PROJECT: FACADE ALTERATION

GROSSE POINTE WOODS

MICHIGAN



31313 NORTHWESTERN
HWY., SUITE 104
FARMINGTON HILLS,
MICHIGAN 48334
OFFICE - 248-767-6928
FAX - 248-564-5277

INDEX OF DRAWINGS

| | |
|-----|--------------------------------------|
| T.1 | TITLE SHEET |
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| A.3 | SPECIFICATIONS |

ABBREVIATIONS

| | | | |
|----------|--|-----------|-------------------------|
| A.C.T. | ACOUSTICAL CEILING TILE | INSUL. | INSULATION |
| ADJ. | ADJUSTABLE | LAV. | LAVATORY |
| A.F.F. | ABOVE FINISHED FLOOR | L.L.H. | LONG LEG HORIZONTAL |
| ALUM. | ALUMINUM | L.L.V. | LONG LEG VERTICAL |
| ALT. | ALTERNATE | LT. (G) | LIGHT (ING) |
| ANOD. | ANODIZED | MAS. | MASONRY |
| BD. | BOARD | MAX. | MAXIMUM |
| BLDG. | BUILDING | M.B.S. | METAL BUILDING SUPPLIER |
| BM. | BEAM | MECH. | MECHANICAL |
| BOT. | BOTTOM | MIN. | MINIMUM |
| CFMF | COLD FORMED METAL FRAMING | MISC. | MISCELLANEOUS |
| CL | CENTER LINE | M.O. | MASONRY OPENING |
| CLG. | CEILING | MTD. | MOUNTED |
| CLR. | CLEAR | MTL. | METAL |
| C.J. | CONTROL JOINT | O.C. | ON CENTER |
| C.M.U. | CONCRETE MASONRY UNIT | OPP. HND. | OPPOSITE HAND |
| COL. | COLUMN | PCP | PORTLAND CEMENT PLASTER |
| CONC. | CONCRETE | PLYWD. | PLYWOOD |
| CONT. | CONTINUE (OUS) | PT (D) | PAINT (ED) |
| DBL. | DOUBLE | REF. | REFER, REFERENCE |
| DET. | DETAIL | REINF. | REINFORCING |
| DR. | DOOR | RM | ROOM |
| D.S. | DOWNSPOUT | ROT. | ROTATED |
| DWG. | DRAWING | R.S. | ROUGH SAW |
| E.J. | EXPANSION JOINT | S.C. | SOLID CORE |
| ELEV. | ELEVATION | SCHED. | SCHEDULE (ED) |
| ELEC. | ELECTRICAL | SHT. | SHEET |
| EQ. | EQUAL | SM. | SIMILAR |
| E.W.C. | ELECTRIC WATER COOLER | SPEC. | SPECIFICATION (S) |
| EXP. | EXPANSION | STD. | STANDARD |
| EXT. | EXTERIOR | STL. | STEEL |
| F.F. | FINISH FLOOR | STRUCT. | STRUCTURE (AL) |
| FLR. | FLOOR | TEMP. | TEMPERED |
| F.O.C. | FACE OF CONCRETE | THK. | THICK |
| F.O.G.B. | FACE OF GRADE BEAM | T.S. | TUBULAR STEEL |
| F.O.M. | FACE OF MASONRY | TYP. | TYPICAL |
| F.R.P. | FIBERGLASS REINFORCED PANEL | U.N.O | UNLESS NOTED OTHERWISE |
| GA. | GAUGE, OR GAGE | V.C.T. | VINYL COMPOSITION TILE |
| GDW | GYP-SUM DRYWALL | VERT. | VERTICAL |
| GL. | GLASS | W.C. | WATER CLOSET |
| GYP. BD. | GYP-SUM BOARD | WD. | WOOD |
| H.B. | HOSE BIB | W.H. | WATER HEATER |
| H.C. | HOLLOW CORE | W/ | WITH |
| HWDR. | HARDWARE | (*) | BY METAL BLDG. SUPPLIER |
| HT. | HEIGHT | | |
| H.V.A.C. | HEATING/VENTILATING/ AIR CONDITIONING | | |

LEGEND

| | |
|--|-------------------------------|
| | COLUMN CENTERLINE |
| | DIMENSION TO CENTERLINE |
| | DIMENSION TO FACE OF MATERIAL |
| | ROOM NUMBER |
| | DOOR NUMBER |
| | WALL TYPE |
| | INTERIOR ELEVATION |
| | BUILDING SECTION |
| | ELEVATION IN SECTION |
| | ELEVATION IN PLAN |
| | REVISION AND REVISION NUMBER |

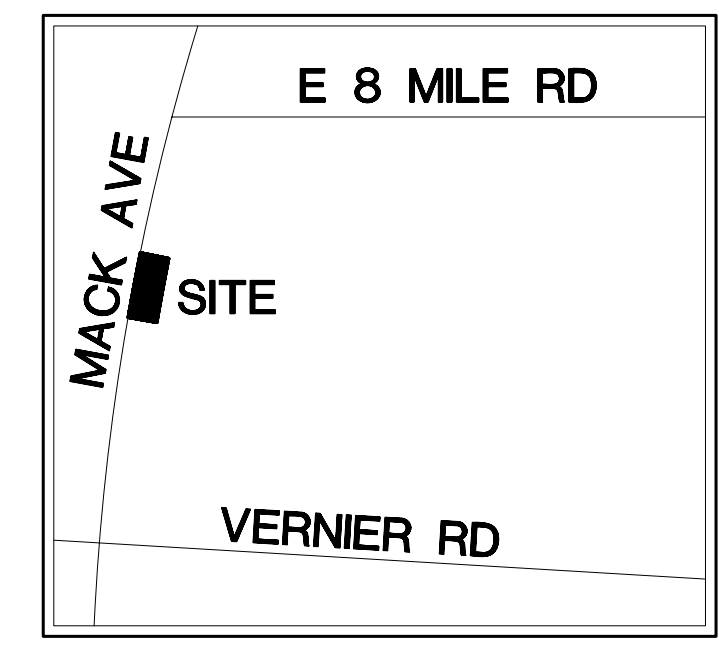
CODE INDEX

| | |
|---|--|
| BUILDING CODES: | 2015 MICHIGAN REHABILITATION CODE OF EXISTING BUILDING 2015 MICHIGAN PLUMBING CODE 2015 MICHIGAN MECHANICAL CODE 2017 NATIONAL ELECTRICAL CODE (WITH PART 8 AMENDMENTS) 2015 INTERNATIONAL FUEL GAS CODE |
| | MICHIGAN BARRIER FREE - ICC/ANSI A117.1-2009 |
| | MBC 2015 (MICHIGAN BUILDING CODE 2015) - CHAPTER 13 & MEC 2015 (MICHIGAN UNIFORM ENERGY CODE 2015) - CHAPTER 4 & MICHIGAN UNIFORM ENERGY CODE, PART 10a. RULES (ANSI/ASHRE 90.1 - 2013) EFFECTIVE SEPTEMBER 20, 2017 |
| BUILDING DATA USE GROUP: | M (MERCANTILE) SEC. 309 |
| CONSTRUCTION TYPE: THIS BUILDING IS NOT EQUIPPED WITH A FIRE SUPPRESSION SYSTEM | 5B, (TABLE 601) |
| GROSS BUILDING AREA: | 3,650 SF. |
| ALLOWABLE AREA: | (TABLE 506.2) = 9,000 SF. |



PROJECT:
PROPOSED FACADE ALTERATION
21034 MACK AVENUE
GROSSE POINTE WOODS,
MICHIGAN 48236

ISSUED FOR:
PERMIT
02-28-2021



PROJECT ADDRESS:
21034 MACK AVENUE
GROSSE POINTE WOODS, MICHIGAN 48236



OWNER:

CALVIN KHEMMORO
21034 MACK AVENUE
GROSSE POINTE WOODS, MICHIGAN 48236
(248) 915-8178

ARCHITECT:

CHESTER STEMPIEN ASSOCIATES
29895 GREENFIELD ROAD
SOUTHFIELD, MICHIGAN 48076
(248) 767-6928

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JOB NO.
21-017

SHEET NO.

T.1



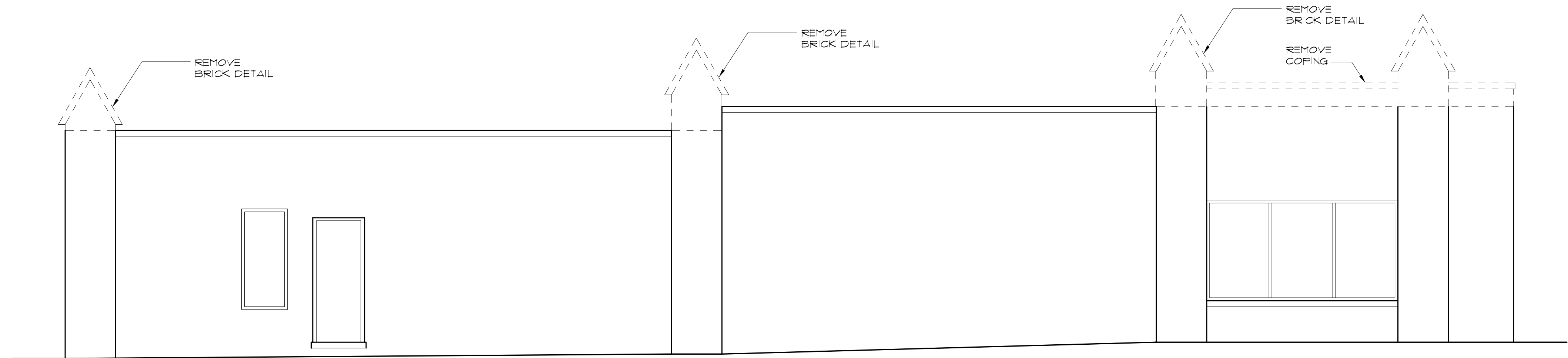
PROJECT:
**PROPOSED
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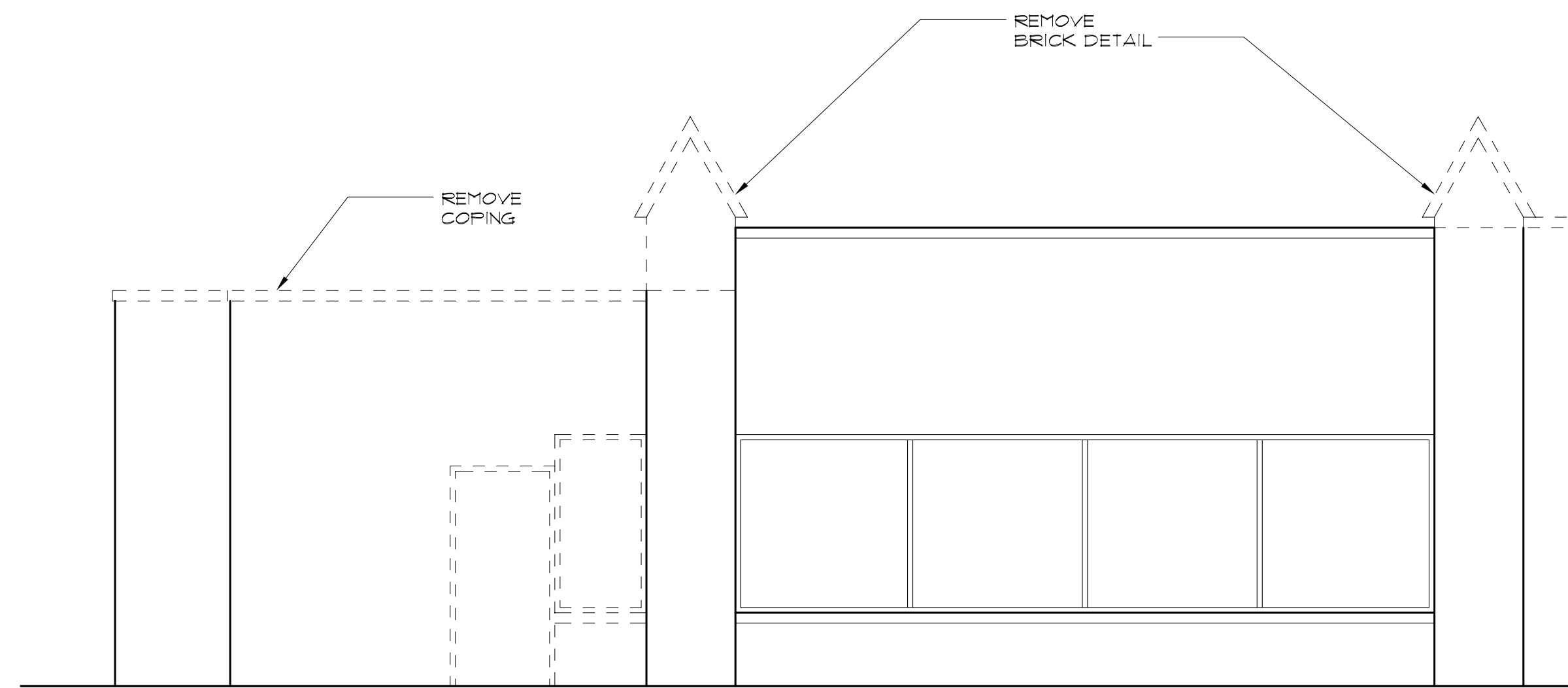
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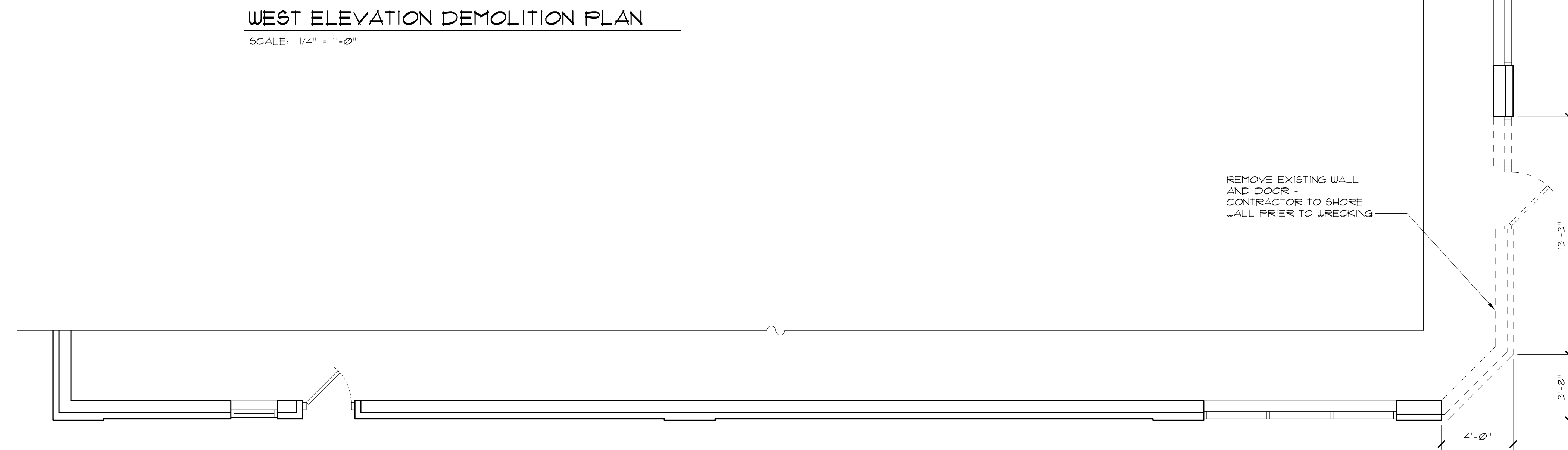
NORTH ELEVATION DEMOLITION PLAN

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

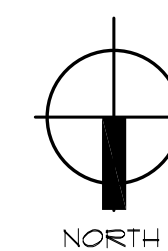


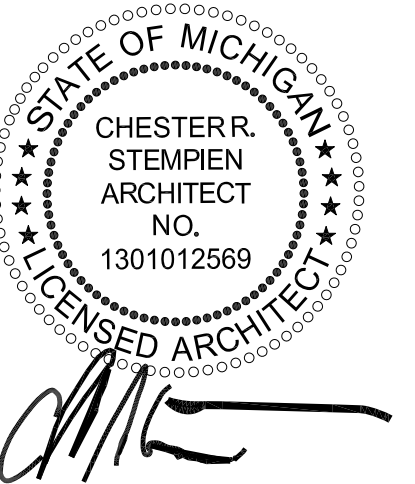
WEST ELEVATION DEMOLITION PLAN

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



- DEMOLITION NOTES**
1. ALL CONTRACTORS TO BE REGISTERED WITH THE CITY OF GROSSE POINTE WOODS, MICHIGAN AS REQUIRED.
 2. ALL DEMOLITION WORK SHALL CONFORM TO ALL APPLICABLE FEDERAL, STATE, LOCAL AND OSHA CODES AND OWNER REGULATIONS AND REQUIREMENTS.
 3. ALL PERMITS TO BE PAID BY OWNER.
 4. ALL CONTRACTORS SHALL PROVIDE CERTIFICATES OF INSURANCE BEFORE STARTING ANY WORK. VERIFY TYPES AND AMOUNT OF COVERAGE WITH G.C. OR OWNER.
 5. ALL TRADES SHALL CONFINE WORK TO WITHIN LEASED PREMISES OF THE PROJECT SPACE AND SHALL WORK IN AN ORDERLY MANNER REMOVING TRASH AND DEBRIS DAILY FROM THE PREMISES AND DISPOSING OF SUCH MATERIAL IN TRASH DUMPSTER PROVIDED BY G.C. OR OWNER.
 6. DUMPSTER SIZE AND PLACEMENT TO BE IN ACCORDANCE WITH CITY ORDINANCES AND OWNER'S REGULATIONS.
 7. AT NO TIME SHALL DEBRIS, TRASH, REMOVED MATERIAL OR EQUIPMENT BE STORED OR PLACED IN PUBLIC AREAS SO AS TO CAUSE POTENTIAL HARM TO THE PUBLIC.
 8. CONTRACTOR SHALL EXERCISE CARE TO MINIMIZE DISRUPTION AND DISTURBANCE TO OTHER TENANTS AND THOSE USING BUILDING AND ADJACENT SPACES DURING DEMOLITION.
 9. IN THE EVENT OF DISCREPANCIES, NOTIFY THE ARCHITECT AND OWNER FOR CLARIFICATION PRIOR TO PROCEEDING.
 10. REMOVE ALL EXISTING CONSTRUCTION AS SHOWN ON THE DRAWING.
 11. REMOVE ALL WALL AND FLOOR FINISHES TYPICAL UNLESS NOTED OTHERWISE.
 12. REMOVE ALL LIGHT FIXTURES AS INDICATED AND SAVE PER THE DIRECTION OF THE OWNER AND/OR TENANT.
 13. EXISTING ELECTRICAL RECEPTACLES TO BE REMOVED SHALL BE TERMINATED AS REQUIRED.
 14. CAP ALL PLUMBING AS NECESSARY.
 15. CONTRACTOR TO ENSURE ALL REMOVED WALLS ARE NOT LOAD BEARING UNLESS OTHERWISE NOTED.
 16. G.C. TO PERFORM ALL NECESSARY SURVEYS PRIOR TO DEMOLITION.
 17. G.C. TO ACQUIRE A 10 DAY NOTICE WITH THE STATE PRIOR TO DEMOLITION.





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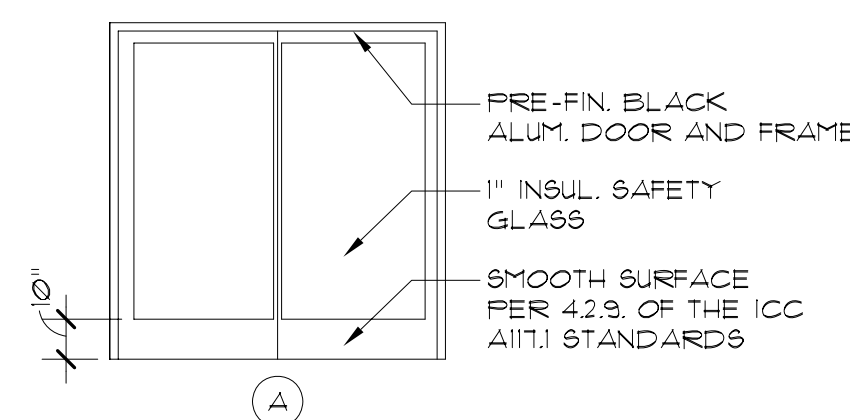
JOB NO.

21-017

SHEET NO.

| DOOR SCHEDULE | | | | | | | | |
|---------------|----------------------------|------|-----------|--------|-------|--------|----------|-------|
| DOOR NO. | DOOR SIZE | DOOR | | | FRAME | | HDWR SET | NOTES |
| | | TYPE | MAT'L | FINISH | MAT'L | FINISH | | |
| 100 | (2) 3'-0" X 7'-0" X 1-3/4" | A | ALUM./GL. | BLACK | ALUM. | BLACK | HWS-1 | |

DOOR TYPES:



NOTE: KAUNNEER OR EQUAL W/THERMAL BREAK JAMBS

STOREFRONT AND DOOR SCHEDULE:

GLASS & ALUMINUM STOREFRONT - 1/4" CLEAR GLASS IN DARK BLACK ANODIZED ALUMINUM FRAME - KAUNNEER 450. SEE STOREFRONT ELEVATION FOR SIZES. PROVIDE TEMPERED GLASS WHERE INDICATED ON ELEVATIONS.

HWS-1 STOREFRONT DOORS 1/4" CLEAR TEMP. GLASS IN CLEAR ANODIZED KAUNNEER 350 MEDIUM STYLE DOOR - (2) 3'-0" W X 7'-0" H X 1 3/4" W/ 12" HIGH BOTTOM RAIL.

HARDWARE:

- CLOSER (ADA COMPLIANT)
- PUSH / PULL PLATES
- CYLINDER LOCK (KEY EXT, THUMB TURN INT)
- ALUM THRESHOLD (ADA COMPLIANT)
- SWEEP
- WEATHERSTRIP
- OFFSET PIVOTS

MEGR:

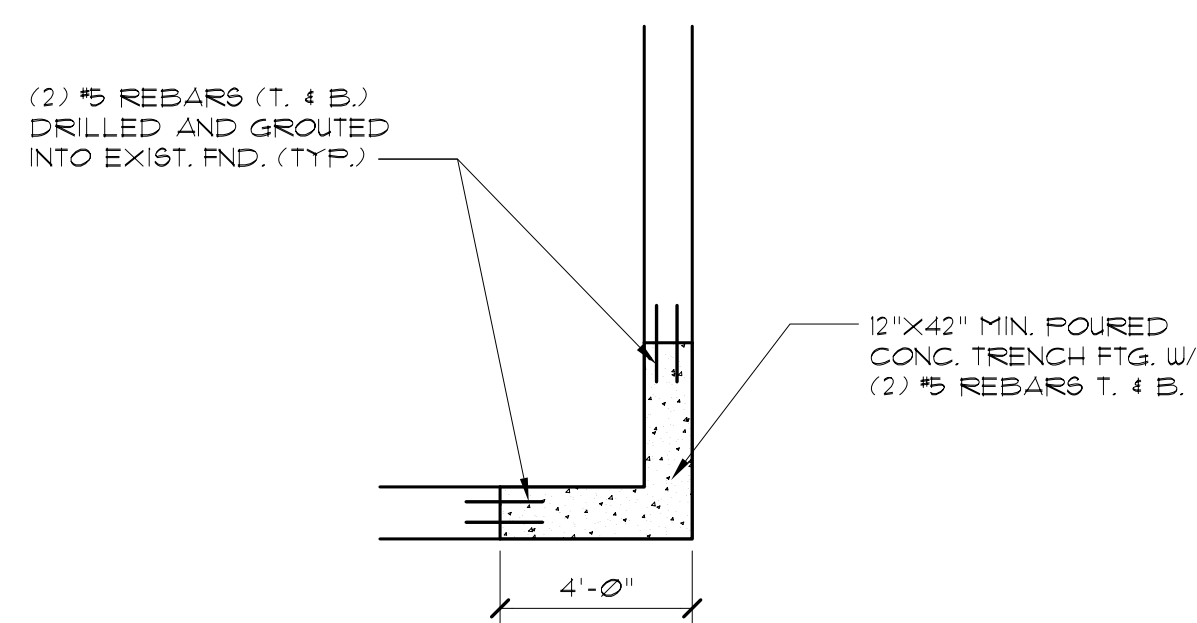
- LCN
- DOOR MRGR
- BEST
- DOOR MRGR
- DOOR MRGR
- DOOR MRGR
- DOOR MRGR

NOTES:

1. INTERIOR FINISHES INCLUDING MILLWORK AND FIXTURES MUST MEET FLAME SPREAD AND SMOKE DEVELOPMENT INDICIES MBC 2015 CHAPTER 8.
2. PORTABLE FIRE EXTINGUISHERS ARE REQUIRED PER MBC 2015 SEC. 906 AND NFPA 10.
3. ALL INTERIOR FINISHES SHALL COMPLY WITH MBC CHAPTER 8.
4. FLOOR SURFACES IN THE MEANS OF EGRESS ARE REQUIRED TO BE SLIP RESISTANT IN ACCORDANCE WITH MBC SEC. 1003.4.
5. CONTRACTOR SHALL PROVIDE 32" MIN. CLEAR OPENING PER MBC 1010.11
6. TACTILE EXIST SIGNS PER MBC SEC. 1013.4
7. CLASS K PORTABLE FIRE EXTINGUISHERS MUST BE INSTALLED PER NFPA 96 SEC. 10.10 AND NFPA 10.

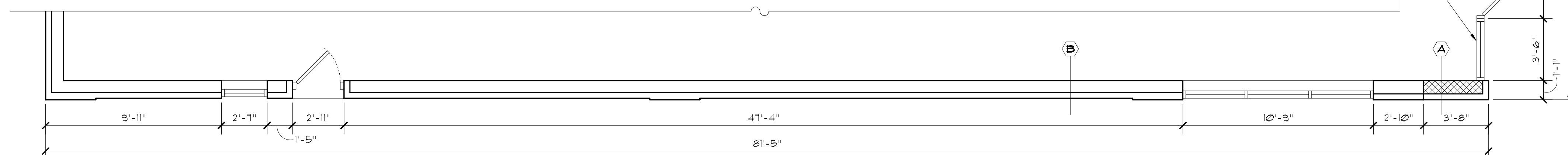
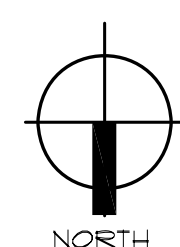
WALL LEGEND

- (A) BRICK WITH 1" AIR SPACE ON 8"x16" MASONRY BLOCK WITH #5 REBAR DOWELS @ 48" O.C. GROUT SOLID - PROVIDE BRICK TIES @ 16" O.C. VERT. & HORIZ. AND WEEP HOLES @ 32" O.C. MAX
- (B) EXISTING WALL CONSTRUCTION



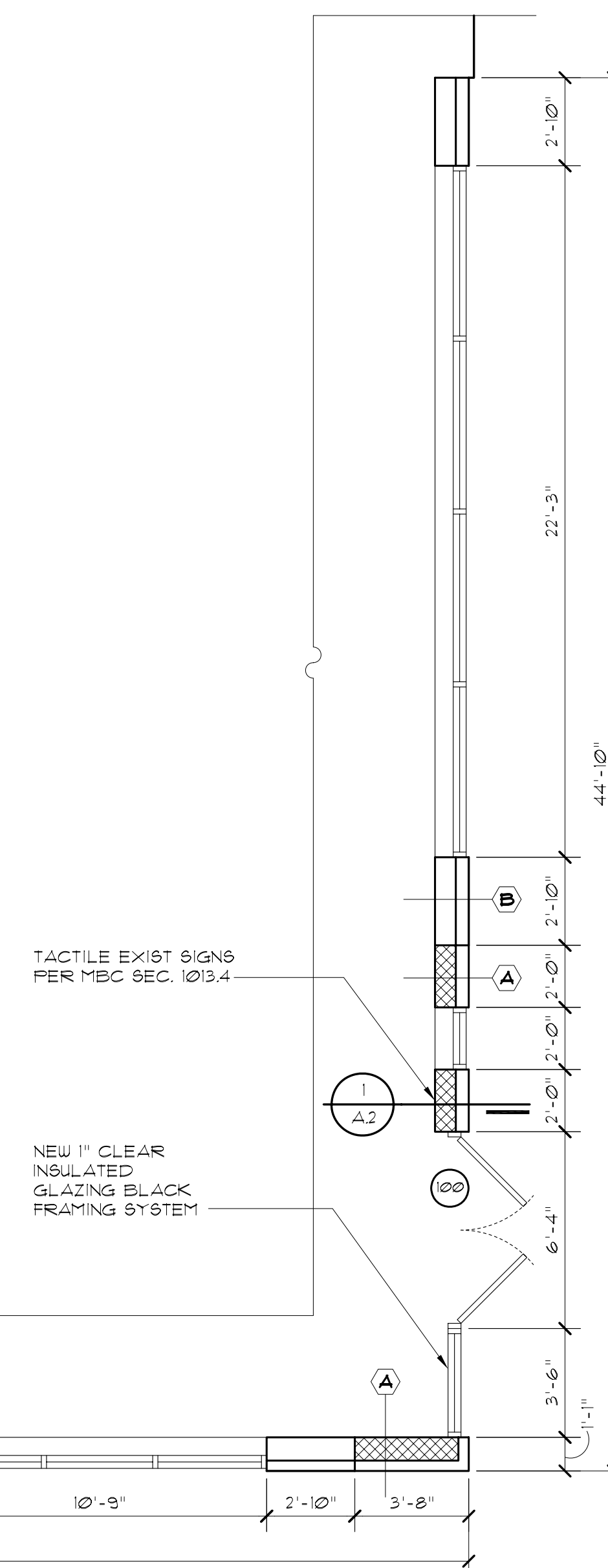
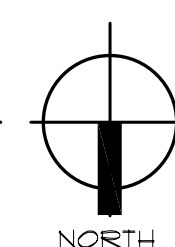
PARTIAL FOUNDATION PLAN

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



FLOOR PLAN

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





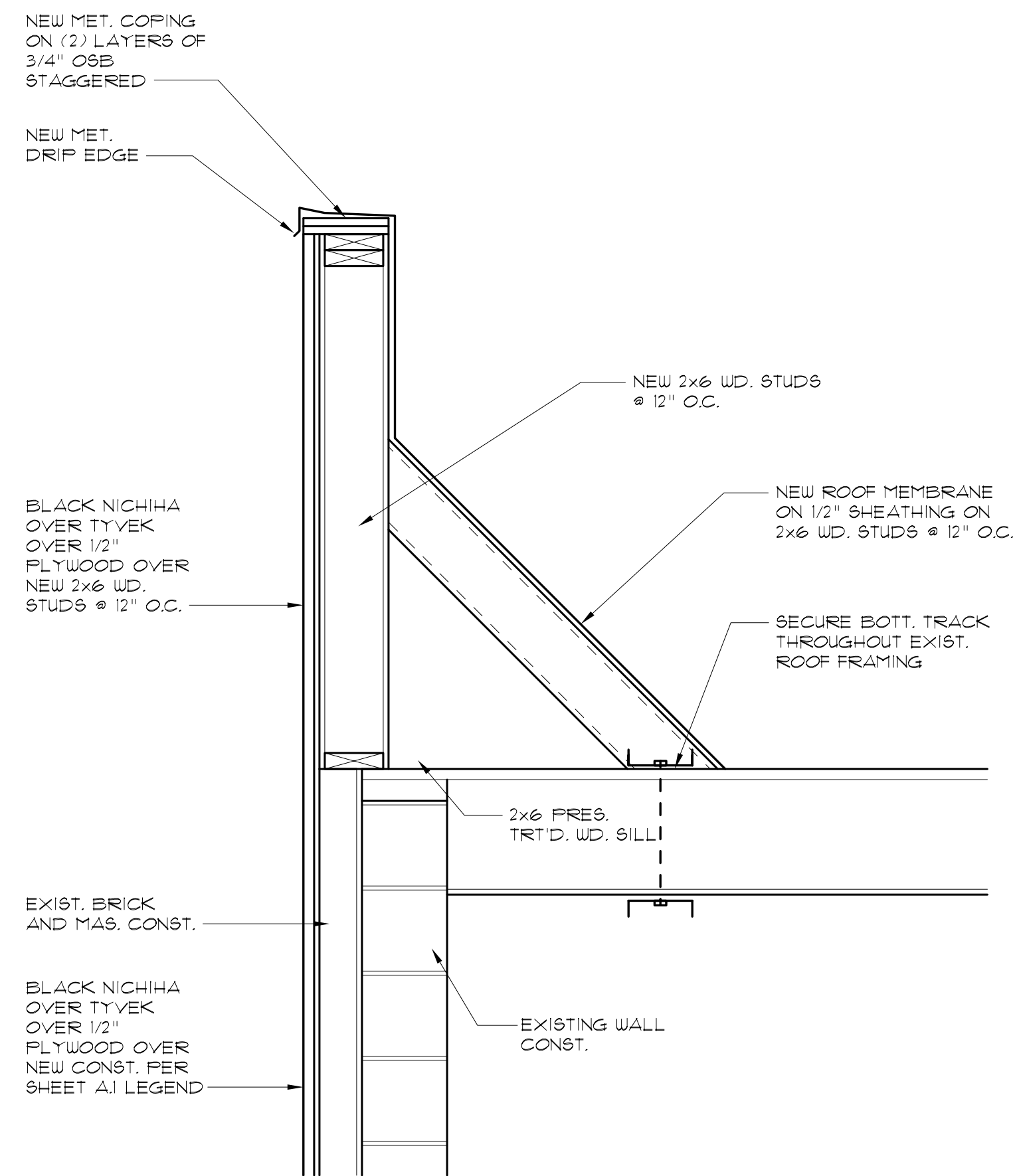
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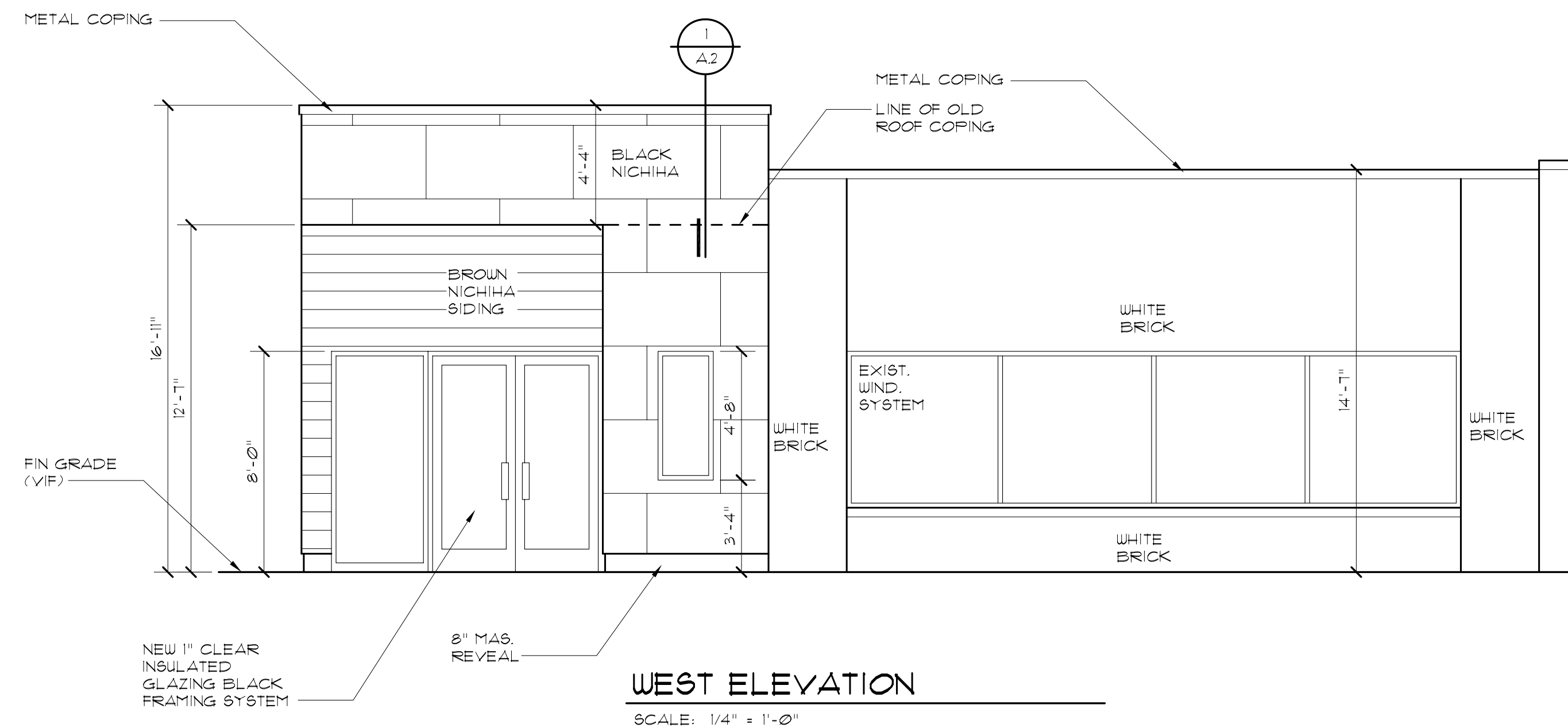
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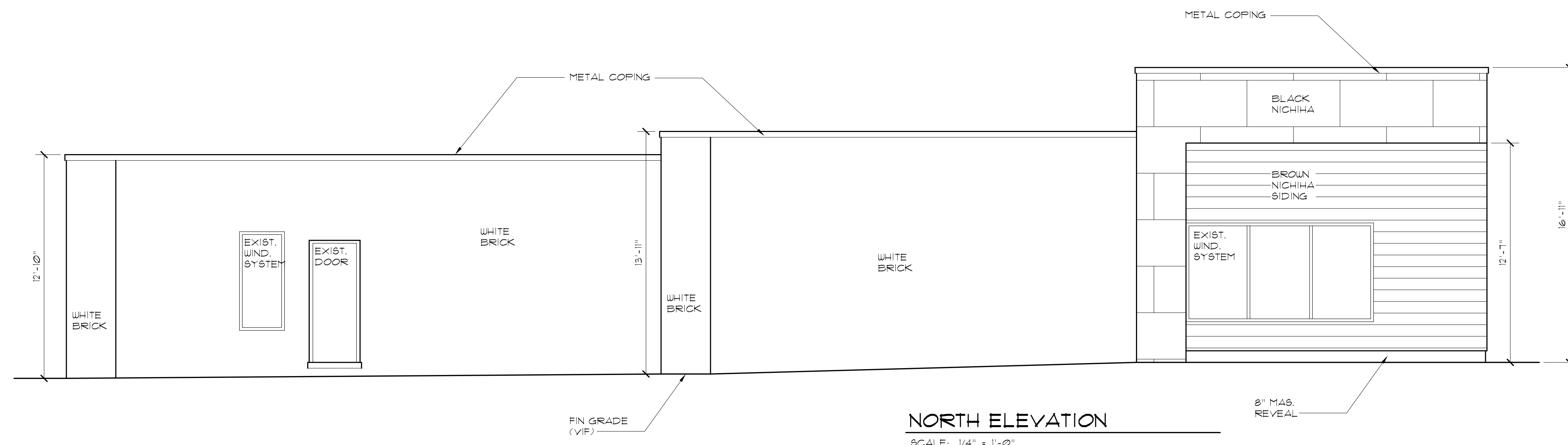
SHEET NO.



1
A.2
WALL SECTION
SCALE: 1" = 1'-0"



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



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

GENERAL CONDITIONS:

1. SCOPE OF WORK

GENERAL CONTRACTOR TO PROVIDE ALL LABOR, MATERIALS, EQUIPMENT, AND SERVICES NECESSARY AS REQUIRED BY DRAWINGS AND SPECIFICATIONS TO PROVIDE A COMPLETE AND FINISHED SPACE. THIS INCLUDES ALL ARCHITECTURAL, ELECTRICAL, PLUMBING, HEATING AND VENTILATING TRADES.

2. APPLICABLE CODES

THE CONTRACTOR'S ATTENTION IS DIRECTED THAT ALL CONSTRUCTION SHALL MEET 2015 MICHIGAN REHAB BUILDING CODE (MBC), 2015 MICHIGAN MECHANICAL CODE (MMC), 2011 MICHIGAN ELECTRICAL CODE (MEC), 2015 MICHIGAN PLUMBING CODE (MPC), 2015 INTERNATIONAL BUILDING CODE (IBC), 2015 ICC INTERNATIONAL MECHANICAL CODE (IMC), 2011 ICC INTERNATIONAL ELECTRICAL CODE (IEC), 2009 ICC INTERNATIONAL ENERGY CODE (IECC), 2013 ICC INTERNATIONAL FUEL GAS CODE (IFGC), 2011 NATIONAL ELECTRICAL CODE (NEC), 2015 INTERNATIONAL PLUMBING CODE (IPC) AND THE 2010 ICC/ANSI A111.1 AND APPLY TO THE CONTRACT THROUGHOUT, AND THEY WILL BE DEEMED TO BE INCLUDED IN THE CONTRACT THE SAME AS THOUGH HERIN WRITTEN OUT IN FULL.

3. TEMPORARY UTILITIES AND SERVICES

THE GENERAL CONTRACTOR SHALL PROVIDE AND PAY FOR THE COLLECTION OF DEBRIS, AS REQUIRED IN CONNECTION WITH THE WORK OF CONSTRUCTION AND INSTALLATION. CONTRACTOR'S CONSTRUCTION MATERIALS, TOOLS, EQUIPMENT AND DEBRIS SHALL BE STORED ONLY WITHIN THE DESIGNATED PREMISES OR IN AREAS TEMPORARILY DESIGNATED FOR THAT PURPOSE BY THE OWNER. THE ELECTRICAL CONTRACTOR IS RESPONSIBLE TO PROVIDE A TEMPORARY LIGHTING AND POWER SYSTEM FOR THE WORK OF ALL TRADES DURING CONSTRUCTION AND SHALL REMOVE SAME PRIOR TO THE COMPLETION OF THE PROJECT.

4. COORDINATING AND EXPEDITING

IT SHALL BE THE FULL RESPONSIBILITY OF THE GENERAL CONTRACTOR TO COORDINATE AND EXPEDITE ALL PHASES OF ARCHITECTURAL, PLUMBING, MECHANICAL, INCLUDING HEATING, VENTILATING AND ELECTRICAL WORK, REGARDLESS OF WHETHER THE OWNER AWARD'S SEPARATE CONTRACTS FOR ANY TRADES, BRANCHES, OR ITEMS OF WORK AND EQUIPMENT. ALL OTHER TRADES, SUBCONTRACTORS AND/OR SEPARATE CONTRACTORS SHALL COOPERATE FULLY WITH THE GENERAL CONTRACTOR.

5. CERTIFICATE OF OCCUPANCY

THE CONTRACTOR MUST SECURE A CERTIFICATE OF OCCUPANCY FROM THE JURISDICTIONAL AUTHORITIES BY THE DATE OF COMPLETION AS SPECIFIED IN THE CONTRACT AND WILL DELIVER A COPY OF THE CERTIFICATE TO THE OWNER.

6. PERMITS

THE GENERAL CONTRACTOR SHALL OBTAIN AND PAY FOR ALL PERMITS REQUIRED.

7. GUARANTY-WARRANTY

THE GENERAL CONTRACTOR SHALL AND HEREBY DOES GUARANTEE AND EACH SUBCONTRACTOR SHALL, AND HEREBY DOES WARRANT THAT ALL WORK FOR THIS BUILDING UNDER THIS CONTRACT, SHALL BE FREE FROM DEFECTS OF FAULTY LABOR AND/OR MATERIALS FOR THE PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE OF SAME.

NOTE:

- 1. ALL CEILING, FLOOR AND WALL FINISHES SHALL COMPLY WITH THE I.B.C. TABLE 803.4 STANDARDS.
- 2. ALL DECORATIVE MATERIALS AND TRIM MUST MEET ALL STATE AND LOCAL CODE REQUIREMENTS IN ACCORDANCE WITH I.B.C. AND ASTM-B4 STANDARDS

DIVISION II SITE WORK

02100 DEMOLITION/SITE WORK - N/A

DIVISION III CONCRETE

03000 CONCRETE

- 1. PROVIDE CONCRETE SLAB (MIX 2500 PSI) FOR TRASH COMPACTOR AND FLOOR REPLACEMENT AS SHOWN AND DETAILED.
 - 1. CEMENT: ASTM C150 NORMAL TYPE I PORTLAND TYPE.
 - 2. FINE AND COARSE AGGREGATES: ASTM C33.
 - 3. WATER: CLEAN AND NOT DETRIMENTAL TO CONCRETE.
 - 4. AIR ENTRAINMENT ADMIXTURE: ASTM C260.
 - 5. VAPOR BARRIER: 6 MIL CLEAR POLYETHYLENE.
 - 6. REINFORCING STEEL: ASTM A615, 40 KSI YIELD GRADE; DEFORMED BILLET STEEL BARS, FLAIN FINISH.
 - 7. WELDED WIRE FABRIC SHALL BE MINIMUM 6" X 6" W4 X W4 INCLUDED IN ALL SLABS ON GRADE.
 - 8. CHAIRS, BOLSTERS, BAR SUPPORTS, SPACERS: SIZED AND SHAPED FOR SUPPORT OF REINFORCING.
 - 9. FABRICATE CONCRETE REINFORCING IN ACCORDANCE WITH ACI 318 AND ASTM A184.
 - 10. INTERIOR SLABS TO RECEIVE TROUFL FINISH.

03010 CONCRETE SEALER

- 1. SEAL EXISTING NEW OR REPAIRED CONCRETE SLAB. CONCRETE SEALER SHALL BE VOCOMP-20 ACRYLIC CURING AND SEALING COMPOUND BY W.R. MEADOWS APPLIED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.

03100 CONCRETE SLAB PATCHING AND REPAIR

- 1. WHERE EXISTING CONCRETE SLAB IS CUT, DRILLED OR OTHERWISE DAMAGED DURING THE WORK, OR WHERE MINOR CONCRETE PLACEMENT IS REQUIRED, PATCH AND REPAIR USING 2500 PSI CONCRETE. BOND NEW CONCRETE TO OLD CONCRETE USING EPOXY-RESIN GROUT. PROPERLY CURE NEW CONCRETE AND FINISH TO MATCH TEXTURE OF EXISTING ADJACENT CONCRETE.

DIVISION V METALS

05400 COLD FORMED METAL FRAMING

- A. GENERAL
 - 1. PROVIDE FRAMING FOLLOWING THE STANDARDS PUBLISHED BY: METAL LATH/STEEL FRAMING ASSOCIATION, PUBLICATION 940-87, LIGHTWEIGHT STEEL FRAMING SYSTEMS MANUAL.
 - 2. PROVIDE ENGINEERING DESIGN AS REQUIRED BY CODE.
- B. PRODUCTS
 - 1. PROVIDE ALL FRAMING SHOWN OR REQUIRED, INCLUDING BRACING, FURRING, BRIDGING, PLATES, GUSSETS, AND CLIPS.
 - 2. ALL STRUCTURAL MEMBERS SHALL BE FORMED TO CORROSION RESISTANT STEEL CORRESPONDING TO THE REQUIREMENTS OF ASTM A446 WITH A MINIMUM YIELD STRENGTH OF 40 KSI FOR STUDS AND GRADE A, 33 KSI FOR RUNNERS.
 - 3. TRACK: FORMED STEEL CHANNEL SHAPED, SAME WIDTH AS STUDS, TIGHT FITS SOLID WEB.
 - 4. ALL STRUCTURAL MEMBERS SHALL BE ZINC COATED MEETING ASTM A525 G30.
 - 5. WELDING: IN ACCORDANCE WITH AWS D11 AND AWS D13.
 - 6. PRIMER: TOUCH-UP FOR GALVANIZED SURFACES.
- C. EXECUTION
 - 1. INSTALL FRAMING IN STRICT ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

05500 MISCELLANEOUS METAL

- A. PROVIDE AND INSTALL STEEL ANGLES, BRACES, BOLTS, AND CLIPS AS REQUIRED BY THE DRAWINGS AND CONSTRUCTION PRACTICE.
- B. ALL STRUCTURAL STEEL SHALL MEET ASTM A36 STRUCTURAL TUBING AS1500-GRABE B, AND ANCHOR BOLTS ASTM A307. STRUCTURAL STEEL SHALL MEET A18C SPECIFICATIONS. SUPPLY WITH SHOP PRIME COAT AND ALL BASE PLATES, HANGERS, SADDLES AND BOLTS AS REQUIRED PER SHOP DRAWINGS.
- C. MISCELLANEOUS STEEL SHALL BE A36. PIPE SHALL BE STANDARD WEIGHT OR EXTRA HEAVY AS NOTED. SUPPLY ALL STEEL WITH SHOP PRIME COAT.

DIVISION VI CARPENTRY AND MILLWORK

06000 GENERAL

- A. ALL ROUGH CARPENTRY ITEMS SHALL MEET IBC (803) REQUIREMENTS AND SHALL BE FIRE-RETARDANT TREATED, FR-8 AND HAVE A RATINGS OF LESS THAN 25 WHEN TESTED IN ACCORDANCE WITH ASTM E-84 AND BE SO LABELLED. ALL LUMBER SHALL BE KILN-DRIED TO A 19 PERCENT MOISTURE CONTENT.
- B. INTERIOR FINISH ITEMS SHALL MEET FIRE CLASSIFICATION II, FLAME SPREAD INDEX 26-75 AND BE LABELLED WITH APPROPRIATE UL DESIGNATION.
- C. PROVIDE TEST RESULTS OR CERTIFICATES AS REQUIRED BY THE BUILDING DEPARTMENT.

06400 ARCHITECTURAL WOODWORK

- A. PRODUCTS
 - 1. ARCHITECTURAL WOODWORK AND FINISHED CARPENTRY SHALL CONFORM TO CUSTOM GRADE QUALITY STANDARDS OF ARCHITECTURAL WOODWORK INSTITUTE (AWI) FOR TRANSPARENT FINISHED LAMINATED PLASTIC-FINISHED AND PAINT-FINISHED WOODWORK EXCEPT AS OTHERWISE NOTED OR SPECIFIED.
 - 2. SOLID HARDWOOD FOR TRANSPARENT FINISH FOR GENERAL INTERIOR USE SHALL BE CLEAR FIRST QUALITY, OAK, PLAIN GRAIN.
 - 3. PARTICLEBOARD PANELS FOR PAINT FINISH FOR STORE INTERIOR SHALL BE MEDIUM-DENSITY FIBER BOARD (MDF) WITH EXTERIOR GLUE WHERE SPECIFICALLY INDICATED. OTHERWISE PANELS SHALL BE SHOP GRADE, NATURAL BIRCH VENEERED, SOLID OR VENEER CORE.
 - 4. SOLID WOOD FOR PAINT FINISH FOR GENERAL INTERIOR USE INCLUDING INTERIOR STOREFRONT FRAMING SHALL BE PLAIN SAUN YELLOW POPLAR FROM FIRST QUALITY STOCK (GRADE A).
 - 5. PARTICLEBOARD BACK-UP FOR LAMINATED PLASTIC FINISH SHALL BE EQUAL TO 45 LB5 PER CU. FT. DENSITY.
 - 6. LAMINATE PLASTIC SHALL BE GENERAL PURPOSE GRADE CONFORMING TO NEMA STANDARDS, EQUAL TO PRODUCTS OF FORMICA, EVANAR, WILSONART, OR TEXTOLITE. REFER TO DRAWINGS FOR SPECIFIC DESIGNATIONS.
- B. SHOP DRAWINGS AND SAMPLES FOR GENERAL CONTRACTOR SUPPLIED ITEMS
 - 1. PROVIDE FOUR (4) PRINT SETS OR ONE (1) SEPIA SET OF SHOP DRAWINGS FOR ALL CUSTOM FABRICATED WORK (MINIMUM).
- C. FABRICATION OF MATERIAL
 - 1. INsofar AS POSSIBLE, ALL FIXTURES AND MILLWORK SHALL BE SHOP FABRICATED AND FINISHED, AND THEN DELIVERED TO THE SITE AS CLOSE TO THE TIME OF INSTALLATION AS POSSIBLE POSITION AS INDICATED ON DRAWINGS AND APPROVED SHOP DRAWINGS, TO MINIMIZE POSSIBLE DAMAGE FROM CONSTRUCTION ACTIVITY. ALL MATERIALS SHALL BE INSTALLED BY MECHANICS EXPERIENCED IN THIS TYPE OF WORK. ALL ITEMS SHALL BE SET, SCRIBED PLUMB, SQUARE AND LEVEL AND BE SECURED IN.
 - 2. ALL FABRICATION AND APPLICATION OF PLASTIC LAMINATE, METAL WORK, AND GLASS ETC. SHALL BE SHOP FABRICATED IN ACCORDANCE WITH MANUFACTURERS' RECOMMENDATIONS AND RESPECTIVE ASSOCIATIONS' STANDARDS (IE, AWI, NEMA, ETC, ALL WORK TO BE CUSTOM QUALITY).
 - 3. ALL EXPOSED PLYWOOD AND PARTICLEBOARD EDGES TO BE EDGE BANDING.
 - 4. ALL EXPOSED NAILS, SCREWS AND BOLTS SHALL BE CONCEALED WITH ALL HOLES PLUGGED OR FILLED.
 - 5. ASSEMBLY GLUES SHALL BE USED IN STRICT ACCORDANCE WITH MANUFACTURERS' RECOMMENDATIONS.
 - 6. ALL SHOP FABRICATED MILLWORK WHERE FIELD PAINTING IS REQUIRED, SHALL BE SHOP FINISHED WITH BANDING SEALER PRIOR TO DELIVERY TO SITE.
 - 7. CONSULT ARCHITECT'S COLOR / FINISH SCHEDULE FOR ALL FINISH MATERIALS.
- D. PROTECTION OF WORK
 - 1. AFTER INSTALLATION OF FIXTURES AND MILLWORK CLEAN ALL SURFACES ON BOTH INTERIOR AND EXTERIOR OF ALL DIRT, DUST AND FOREIGN SUBSTANCES. AFTER CLEANING, PROTECT INSTALLED WORK FROM DAMAGE.

DIVISION VIII DOORS, HARDWARE AND GLASS

08100 DOORS & FRAMES

- A. GENERAL
 - 1. VERIFY ALL LOCAL CODES AND LANDLORD'S REQUIREMENTS AND PROVIDE FIRE RATED DOORS AND FRAMES AS REQUIRED.
 - 2. FLUSH HOLLOW CORE AND SOLID CORE WOOD DOORS BY GENERAL CONTRACTOR TO HAVE MANUFACTURER'S STANDARD 5 YEAR GUARANTEE COVERING WORKMANSHIP AND MATERIALS AND A LIFETIME GUARANTEE AGAINST WARP.
 - 3. CONFORM TO THE FOLLOWING:
 - A. FIRE RATED DOOR AND FRAME CONSTRUCTION: NFPA 80, UL 10B.
 - B. ANSI STANDARD I11, HANDICAP ACCESSIBILITY STANDARDS.
 - C. GENERAL: SDI-100 STANDARDS FOR STEEL DOORS.
 - D. INDUSTRY STANDARD FOR WOOD DOORS NIMA 15.1.
- B. PRODUCTS
 - 1. FLUSH SOLID CORE WOOD DOOR FACES TO BE ROTARY CUT, PAINT GRADE BIRCH VENEER.
 - 2. METAL FRAMES TO BE MINIMUM 16 GAUGE REINFORCED TO RECEIVE HARDWARE AND ANCHORS AS REQUIRED, KNOCKED DOWN TYPE W/ INTERLOCKED CORNERS.

C. EXECUTION

- 1. FRAMES ARE PREFABRICATED AND SHIPPED KNOCKED DOWN FOR FIELD ASSEMBLY WITH HARDWARE REINFORCEMENT PLATES WELDED IN PLACE.
- 2. INSTALL DOORS AND FRAMES IN ACCORDANCE WITH ANSI/SDI-100 AND AS REQUIRED BY SDI PUBLICATIONS "THE INSTALLATION OF COMMERCIAL DOORS AND STEEL FRAMES".
- 3. COORDINATE INSTALLATION OF DOORS AND FRAMES WITH INSTALLATION OF HARDWARE SPECIFIED IN SECTION 08100.
- 4. COORDINATE WITH WALL CONSTRUCTION AND PROVIDE APPROPRIATE ANCHORS WHEN REQUIRED FOR A COMPLETE JOB.

08100 HARDWARE

- A. GENERAL
 - 1. PROVIDE FINISH HARDWARE AS INDICATED ON SCHEDULE, DETAILS AND AS REQUIRED TO PROVIDE A COMPLETE FIRST QUALITY JOB.
 - 2. COORDINATE 120V ELECTRICAL FOR REMOTE EXIT ALARMS, SECURITY LOCKS AND MOTION SENSORS. REFER TO HARDWARE SCHEDULES.
 - 3. ALL DOORS TO AND DOOR HARDWARE SHALL COMPLY WITH SECTION 1003.3.1 OF THE IBC AND SECTION 404 OF ICC/ANSI A111.
- B. PRODUCTS
 - 1. HARDWARE ITEMS SHALL BE LT, COMMERCIAL GRADE WITH HEAVY DUTY CYLINDRICAL LOCKS.
 - 2. ACCEPTABLE MANUFACTURERS ARE:
 - A. SCHLAGE, YALE, BALDWIN AND BEST.
 - B. DOOR LOCKS: CONTROL KEYING WITH REMOVABLE T PIN CORE.
 - 4. PROVIDE CONSTRUCTION CORES AND KEYS DURING CONSTRUCTION AND KEYS.
- C. EXECUTION
 - 1. INSTALL HARDWARE IN ACCORDANCE WITH REQUIREMENTS OF BHMA AND THE MANUFACTURER.
 - 2. DOORS SHALL BE FACTORY MACHINED FOR HARDWARE PERIOD. CONTRACTOR WILL SUPPLY AND INSTALL PERMANENT CORES.

08800 GLASS AND GLAZING

- A. GENERAL
 - 1. POLISHED, ALL CORNERS SHALL BE CHAMFERED.
- B. PRODUCTS
 - 1. WALL STOREFRONT GLAZING: CLEAR TEMPERED OR LAMINATED SAFETY GLASS 1/4" AND 1/2" THICK PER INDUSTRY SIZE RECOMMENDATIONS.
 - 2. GLAZING SYSTEM: MANUFACTURER'S STANDARD GASKET GLAZING
 - 1. ALL FRAMELESS GLASS SHALL HAVE EXPOSED EDGES GROUND AND GLAZING MANUAL.
 - 2. TEMPERED GLASS: CLEAR FLOAT, HEAT TREATED TO 4.5 TIMES ANNEALED STRENGTH, FREE OF ALL VISIBLE TONG MARKS, 1/4" THICK.
 - 4. OTHER INTERIOR GLAZING: CLEAR FLOAT GLASS, QUALITY Q3, 1/4" THICK.
- C. EXECUTION
 - 1. STRICTLY COMPLY WITH GLASS MANUFACTURER INSTRUCTIONS AND RECOMMENDATIONS OF THE FGMA "GLAZING MANUAL" AND "SEALANT MANUAL".

DIVISION IX FINISHES CLASS II FLAME SPREAD 26-75

DIVISION IX FINISHES CLASS II FLAME SPREAD 26-75

09000 GENERAL

- A. ALL FINISH MATERIALS SHALL BEAR APPROVED FIRE RESISTANCE AND SMOKE CONTRIBUTION RATINGS WHICH COMPLY WITH 2000 IBC SECTION 803 REQUIREMENTS, AND WHERE REQUIRED, SHALL BE FILED WITH BUILDING DEPARTMENT.
- B. INTERIOR FINISH ITEMS SHALL MEET FIRE CLASSIFICATION B, FLAME SPREAD INDEX 26-75, AND BE LABELLED WITH APPROPRIATE UL DESIGNATION.
- C. ALL COLORS, CARPETING, AND MATERIALS AS SELECTED BY THE ARCHITECT. SEE FINISH SCHEDULE.
- D. FLASH PATCHING
 - 1. LEVEL AND SMOOTH EXISTING FLOOR WHERE REQUIRED TO RECEIVE VINYL COMPOSITION TILE AND GUEDDOWN CARPET. MATERIAL SHALL BE COMPLETELY COMPATIBLE WITH BOTH FLOOR COVERINGS AND ADHESIVES.
 - A. AT CARPET/FLOORING TRANSITIONS USE FLASH PATCHING COMPOUND TO PROVIDE SMOOTH TRANSITION AS DETAILED.

09150 GYPSUM DRYWALL

- A. GENERAL
 - 1. COORDINATE WITH LANDLORD AND LOCAL AND STATE AUTHORITIES FOR THEIR REQUIREMENTS FOR DRYWALL AND ASSEMBLIES.
 - 2. LIGHT GAUGE FRAMING IS TO INCLUDE, BUT NOT NECESSARILY BE LIMITED TO:
 - A. WALL AND PLATFORM FRAMING
 - B. BLOCKING WHERE REQUIRED IN DRYWALL PARTITIONS OR FURRED DRYWALL FOR THE FASTENING OF SURFACE WALL STANDARDS, WOOD TRIM AND HANDICAP GRAB BARS.
 - C. FIRESTOPPING AT INTERSECTION OF ALL PARTITIONS AND CEILINGS.
 - D. MISCELLANEOUS BLOCKING, CLEATS AND SUPPORTS FOR OWNER SUPPLIED ITEMS.
- B. PRODUCTS
 - 1. GYPSUM PANELS
 - A. SHEETROCK BRAND 5/8" DRYWALL AND 5/8" FIRECODE 'C' CORE DRYWALL BY USG OR EQUAL.
 - 2. LIGHT GAUGE FRAMING
 - A. 3/8" x 2 1/4" METAL STUDS AND CHANNELS, USG OR EQUAL, SPACING AT 16" O/C EXCEPT WHERE NOTED OR OTHERWISE REQUIRED; 25 GAUGE 10" TO 15" 4 20 GAUGE 15" TO 20".
 - B. ALL STUD COMPONENTS AS DETAILED COMPLETE WITH ALL RUNNERS, CLIPS, AND HANGERS.
 - 3. ACCESSORIES - BY US GYPSUM
 - A. #200 A AND B AND 400 (J MOLD) SERIES METAL EDGES AT ALL EXPOSED EDGES
 - B. DURABOND CORNERS
 - C. SHEETROCK JOINT TAPE, DURABOND JOINT COMPOUND AT ALL INSIDE CORNERS AND AT ALL JOINTS.
 - D. SOUND CONTROL INSULATION: UNFACED BATT INSULATION BLANKETS SIZED TO COMPLETELY FILL CAVITIES BETWEEN STUDS.

C. EXECUTION

- 1. FOR WALLS OTHER THAN DEMISING WALLS: PROVIDE HORIZONTAL STUD BRACING AT 6'-0" ON CENTER AND DIAGONAL BRACING ABOVE THE CEILING. ANCHOR TO STRUCTURE AS DIRECTED BY LANDLORD AND AS REQUIRED BY CODE.
- 2. TAPE AND SPACKLE ALL JOINTS AND SCREW HOLES SUITABLE FOR FINISH PAINTING.
- 3. FIRE TAPE ALL CONCEALED AND FIRE RATED WALLS.
- 4. ALL VERTICAL AND HORIZONTAL INSTALLATION PER APPLICABLE CODE AND MANUFACTURER'S PUBLISHED RECOMMENDATIONS.
- 5. PROVIDE BACKING FOR HANDICAP GRAB BARS

09500 ACOUSTICAL PANEL CEILING

- 1. U.S. GYPSUM CO. - SIZE 24" X 48" IN DONN DXLA (OR APPROVED EQUAL) GRID SYSTEM GRID SYSTEM. COLOR: WHITE
 - 1. MAIN RUNNER: HEAVY DUTY TYPE, HANGER SPACING @ 4' 0" O/C
- B. EXTRA STOCK
 - 1. PROVIDE TO OWNER AN EXTRA STOCK OF APPROXIMATELY 10% OF EACH TYPE OF ACOUSTICAL MATERIAL USED, ALL CAREFULLY WRAPPED, FOR OWNER FUTURE USE AND MAINTENANCE.

09650 VINYL TILE FLOORING & VINYL BASE

- A. VINYL TILE FLOORING BY ARMSTRONG WORLD INDUSTRIES. INSTALL WITH GRAIN IN ONE DIRECTION ONLY. NO CHECKERBOARD PATTERN.
- B. VINYL BASE BY JOHNSONITE 4" COVE. INSTALL IN CONTINUOUS LENGTHS. DO NOT INSTALL BASE BEHIND SHELVING. APPLY ON SHELVING UNITS AFTER THEY HAVE BEEN INSTALLED.
- C. PROVIDE "ATTIC STOCK OF EACH (5% MIN.)
- D. ALL MEANS OF EGRESS WALKING SURFACES SHALL BE SLIP-RESISTANT PER IBC 1003.26 STANDARDS

09720 WALL COVERING

- A. PRODUCTS
 - 1. SLAT WALL TO BE PLASTIC LAMINATE FINISH WITH CLEAR ANODIZED ALUMINUM REVEALS
 - 2. ALL SLAT WALL MATERIAL TO BE COMPLIANT WITH IBC SECTION 803 CLASS B FLAME SPREAD AND SMOKE DEVELOPMENT RATINGS.
 - 3. ALL SLAT WALL TO BE PROVIDED BY OWNER

09900 PAINTING

- A. PRODUCTS
 - 1. MATERIALS FOR PAINTING: PER COLOR SCHEDULE. SUBMIT SAMPLES FOR APPROVAL TO THIS ARCHITECT AND OWNER PRIOR TO COMMENCING WORK. WORK INCLUDES SURFACE PREPARATION AND FIELD APPLICATION OF ALL PAINTS AND COATINGS.
 - 2. FINISH MATERIALS: CONFORM TO ALL APPLICABLE CODES FOR FLAME/SMOKE RATINGS REQUIREMENTS.
 - 3. ALL PRIMERS AND UNDERCOATS TO BE TINTED TO THE APPROXIMATE COLOR OF THE SELECTED FINISH COAT.
- B. EXECUTION
 - 1. ALL DRYWALL SHALL BE FREE OF SANDING DUST AND JOINT TREATMENT GEMENT AND BE THOROUGHLY DRY. PRIME ALL SURFACES AND FINISH WITH TWO COATS LOW LUSTER.
 - 2. PAINTING TO BE UNIFORM IN APPEARANCE AND LUSTER AND FREE OF DRIPS, SAGS, AND HOLIDAYS.
 - A. REMOVE ALL PAINT DRIPS, ETC. FROM ADJACENT SURFACES AND CLEAN ALL SURFACES.
 - 3. PROVIDE ADDITIONAL COATS WHEN UNDERCOATS, STAINS OR OTHER CONDITIONS SHOW THROUGH FINAL PAINT COAT, UNTIL PAINT FILM IS OF UNIFORM FINISH, COLOR AND APPEARANCE.
 - 4. PRIME AND FINISH ALL EXPOSED WOOD AND METAL WITH TWO COATS SEMI-GLOSS PER FINISH SCHEDULE.
 - 5. PROVIDE "ATTIC" STOCK OF 2 GALLONS OF EACH COLOR.

NEW EQUIPMENT/APPLIANCES

- A. ALL EQUIPMENT AND APPLIANCES WILL BE LISTED AND LABELED AND ALL MANUFACTURER'S INSTALLATION AND TESTING INSTRUCTIONS FOR ALL EQUIPMENT AND APPLIANCES WILL BE MADE AVAILABLE TO THE CODE OFFICIAL DURING THE FIELD INSPECTIONS. IBC (104.9), IMC (303.2, 911), NEC (110-2, 110-3), IPC (302.1)
- B. ALL EQUIPMENT/APPLIANCES SHALL BE NEW OR REUSED. REUSED EQUIPMENT, MATERIALS, AND DEVICES SHALL BE RECONDITIONED, TESTED AND PLACED IN GOOD AND PROPER WORKING CONDITION AND APPROVED BY THE CODE OFFICIAL. A LIST OF ALL REUSED EQUIPMENT, MATERIALS AND DEVICES SHALL BE MADE AVAILABLE TO THE CODE OFFICIAL DURING THE FIELD INSPECTIONS. IBC (104.9), IMC (105-4), IEC (601.4) AND IPC (105.5).

PLASTIC SIGNS

- A. ALL PLASTIC SIGNAGE SHALL MEET 2000 IBC (402.14) STANDARDS
- B. PROVIDE SHOP DRAWINGS FOR ALL SIGNAGE TO MALL AND CITY FOR APPROVAL PRIOR TO FABRICATION AND INSTALLATION.

PORTABLE FIRE EXTINGUISHERS

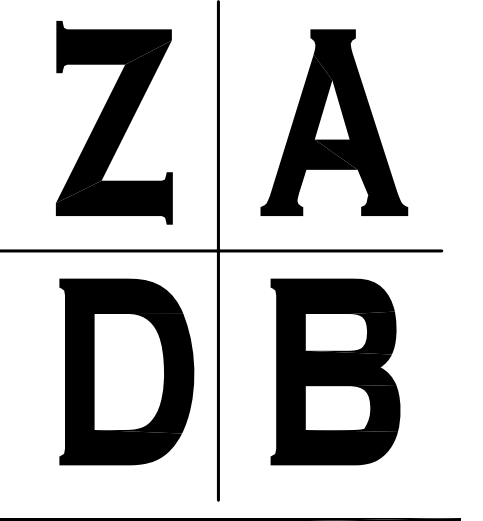
- A. VERIFY EXISTING PORTABLE FIRE EXTINGUISHERS. PROVIDE NEW OR REFILL EXISTING PER FIRE MARSHALL RECOMMENDATIONS.
- B. REUSED FIRE EXTINGUISHERS SHALL BE RECONDITIONED, TESTED AND PLACED IN GOOD AND PROPER WORKING CONDITION.
- C. FIRE EXTINGUISHERS SHALL BE PROVIDED IN ACCORDANCE WITH THE ICC INTERNATIONAL FIRE CODE (IBC 906.1)

DECORATION AND TRIM NOTE:

ALL DECORATIONS AND TRIM TO COMPLY WITH I.B.C. SECTION 804 STANDARDS

NOTE:

- A. DO NOT HANG ANY NEW CONSTRUCTION FROM METAL ROOF DECK.
- B. CONTRACTOR OR OTHER MUST FIELD VERIFY DRAWING AND DIMENSIONS IN FIELD PRIOR TO CONSTRUCTION. IF DRAWINGS DIFFER FROM FIELD THEN CONTRACTOR MUST CONTACT ZAPB TO RESOLVE ANY DISCREPANCIES.
- C. CONTRACTOR SHALL NOTIFY ZA DESIGN BUILD SHOULD THERE BE ANY DISCREPANCIES WITH MECHANICAL, ELECTRICAL, PLUMBING, STRUCTURAL, CIVIL, ETC. DRAWINGS VERSUS WHAT IS IN FIELD.
- D. DRAWINGS SHALL BE SUBMITTED BY OWNER / CONTRACTOR TO ALL AUTHORITIES (TOWNSHIP, CITY, STATE, FEDERAL, ETC.) FOR APPROVAL PRIOR TO START OF CONSTRUCTION.



31313 NORTHWESTERN HWY., SUITE 104 FARMINGTON HILLS, MICHIGAN 48334 OFFICE - 248-767-6928 FAX - 248-564-5277



PROJECT:

PROPOSED FACADE ALTERATION 21034 MACK AVENUE GROSSE POINTE WOODS, MICHIGAN 48236

ISSUED FOR:

PERMIT 02-28-2021

DO NOT SCALE PRINTS - USE FIGURED DIMENSIONS ONLY

JOB NO.

21-017

SHEET NO.

A.3