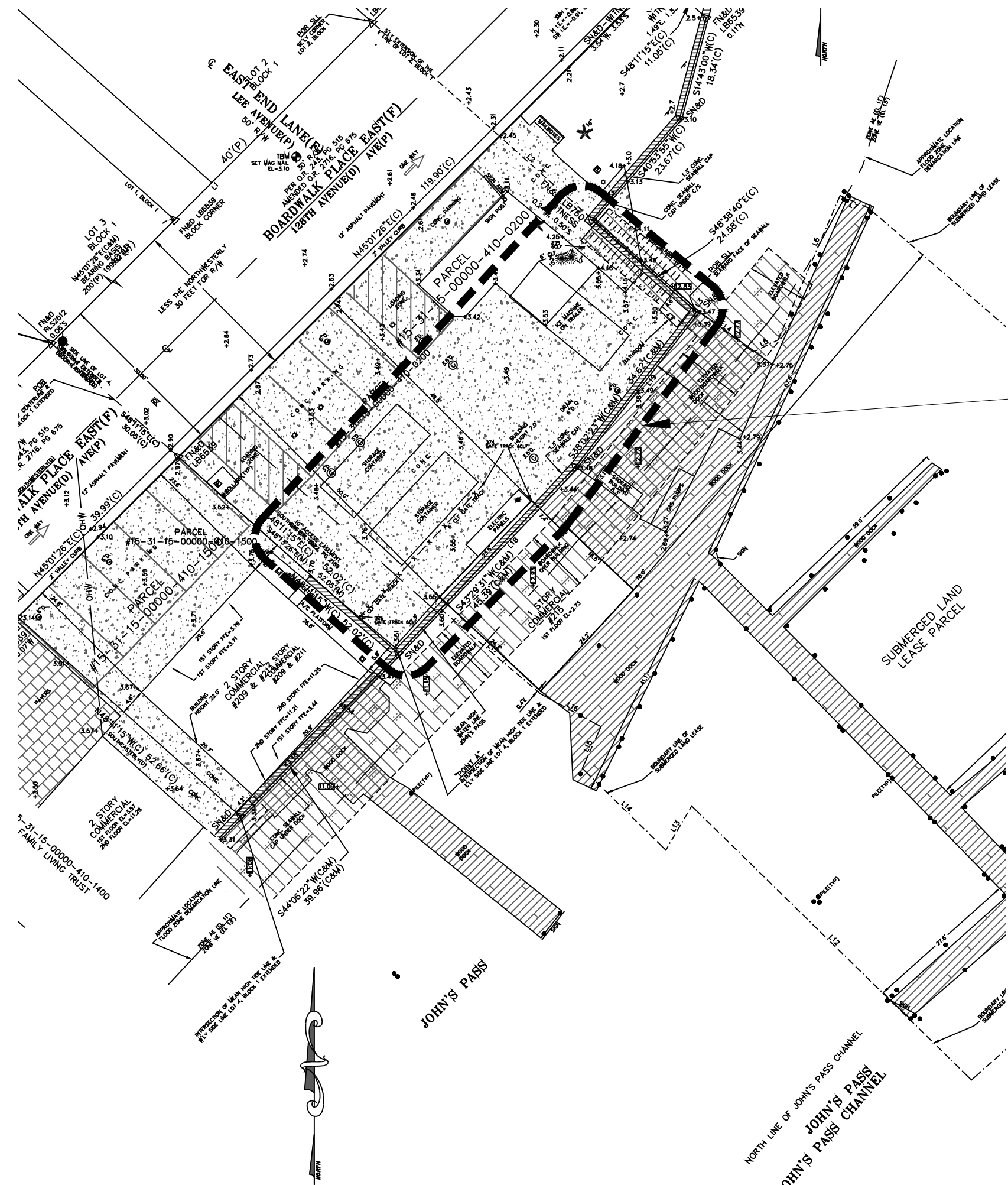


PROPOSED PROJECT FOR:

# DON'S DOCK RESTAURANT

## NEW FREESTANDING BUILDING

### 215 BOARDWALK PLACE EAST, MADEIRA BEACH, FL 33708



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M-2.2	SECOND FLOOR MECHANICAL PLAN

### SCOPE OF WORK:

THESE DOCUMENTS ARE FOR CONSTRUCTION OF A NEW 5,572 G.F.A. FREESTANDING, OPEN-AIR STRUCTURE. THE PROPOSED USE-TYPE IS AN "A-2" ASSEMBLY - RESTAURANT. THE BUILDING AS PROPOSED IS AN ELEVATED 2-STORY, TYPE 2B, CONCRETE & STEEL WITH WOOD FLOOR & WOOD ROOF TRUSSES.

MECHANICAL, ELECTRICAL AND PLUMBING TO BE INSTALLED IN ACCORDANCE WITH PLANS & COMPLY WITH:

- FBC 2020
- FBC-PLUMBING 2020
- FBC-MECHANICAL 2020
- NEC 2017 & FBC-ELECTRICAL 2020

THE BUILDING IS PROPOSED TO BE SPRINKLED, AND WILL MEET ALL ASPECTS APPLICABLE OF THE FOLLOWING:

- 2020 FLORIDA BUILDING CODE, 7TH EDITION
- 2020 FLORIDA FIRE PREVENTION CODE, 7TH EDITION
- ALL ROOFING IS TO BE IN COMPLIANCE WITH FBC 2020 CHAPTER 15 (ROOFING).
- THE CONSTRUCTION OF ALL ASPECTS OF THE BUILDING WILL CONFORM TO ALL COUNTY, STATE, AND FEDERAL REGULATIONS AS REQUIRED.

### PARKING CALCULATIONS:

PER SECTION 110-945 - SPECIAL PARKING AREAS:

(2) JOHN'S PASS VILLAGE PARKING AREA SHALL INCLUDE ALL PROPERTY BOUNDED BY JOHN'S PASS CHANNEL, GULF BOULEVARD, 13151 AVENUE, PELICAN LANE AND EAST END LANE; AND ZONED PD, C-1 AND C-2

(B) THE MINIMUM NUMBER OF PARKING SPACES PROVIDED BY A PRINCIPAL USE IN A DESIGNATED SPECIAL PARKING AREA SHALL BE EQUAL TO 50 PERCENT OF THE MINIMUM OFF-STREET VEHICLE PARKING SPACES REQUIRED IN SECTION 110-971.

PER SECTION 110-971(a) - NUMBER OF SPACES:

SIT DOWN RESTAURANT, BAR, LOUNGE, NIGHT-CLUB = 1 PER 4 SEATS + 1 SPACE FOR EACH 2 EMPLOYEES

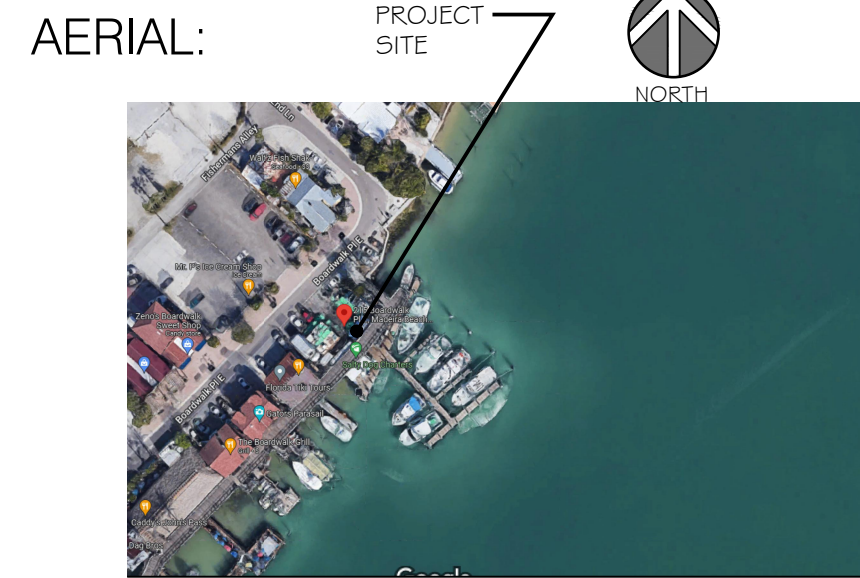
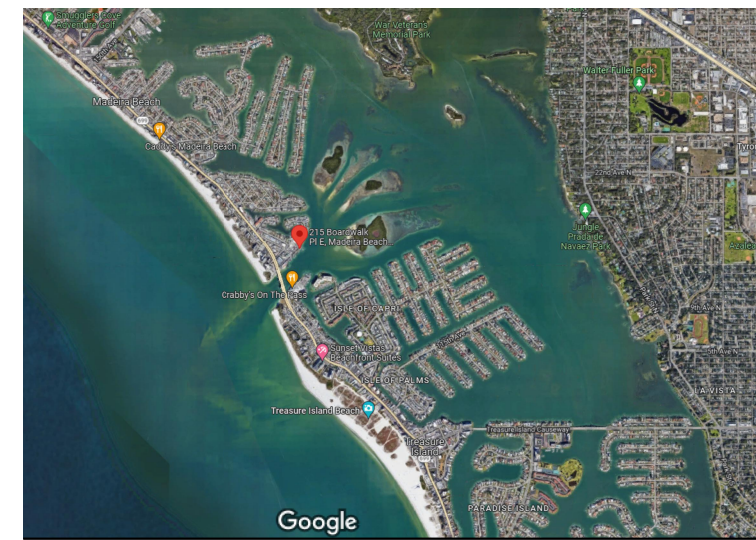
PER SECTION 110-971(b):

(1) BICYCLE. THERE SHALL BE A CREDIT OF ONE PARKING SPACE FOR EVERY BICYCLE STALL PROVIDED, UP TO A TOTAL OF THREE CREDITS.

(2) BOATING. THERE SHALL BE A CREDIT OF ONE PARKING SPACE FOR EVERY ON-SITE CUSTOMER BOAT SLIP PROVIDED.

REQUIRED PARKING SPACES:			
TOTAL OCCUPANCY:	251		
TOTAL PATRONS:	247 x 50% =	124 / 4 =	31 SPACES REQUIRED
TOTAL EMPLOYEES:	4 / 2 =		2 SPACES REQUIRED
			33 SPACES REQUIRED
PROVIDED PARKING SPACES:			
4 EXISTING PARKING SPACES =			4 SPACES PROVIDED
12 EXISTING BOAT SLIPS =			12 SPACES PROVIDED
3 NEW BICYCLE PARKING SPACES =			3 SPACES PROVIDED
14 NEW PARKING SPACES IN ADJACENT LOT =			14 SPACES PROVIDED
TOTAL =			33 SPACES PROVIDED

### VICINITY MAP:



### BUILDING CODE SUMMARY:

BUILDING DATA:	
BUILDING OCCUPANCY:	<input checked="" type="checkbox"/> ASSEMBLY (A-2) <input type="checkbox"/> BUSINESS <input type="checkbox"/> EDUCATIONAL <input type="checkbox"/> MERCANTILE <input type="checkbox"/> HAZARDOUS
	<input type="checkbox"/> STORAGE <input type="checkbox"/> INSTITUTIONAL <input type="checkbox"/> RESIDENTIAL <input type="checkbox"/> UTILITY/MISCELLANEOUS
FIRE OCCUPANCY:	ASSEMBLY - RESTAURANT
MIXED OCCUPANCY:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO SEPARATED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO SEPARATION: NA
CONSTRUCTION TYPE:	<input type="checkbox"/> I (A) <input type="checkbox"/> II (B) <input type="checkbox"/> III (A) <input checked="" type="checkbox"/> III (B) <input type="checkbox"/> IV (I), II, V (A) <input type="checkbox"/> V (B)
MIXED CONSTRUCTION:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO TYPE:
SPRINKLED:	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO (13 13R 130) : 13
FIRE DISTRICT:	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
BUILDING HEIGHT:	32'-10" TO ROOF DECK 2 ABOVE GRADE NUMBER OF STORES:
MEZZANINE:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
HIGH RISE:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
BUILDING AREA:	
GROUND FLOOR STAIRS	76 S.F.
GROUND FLOOR ELEVATOR	61 S.F.
1ST FLOOR STAIRS & PATIO	2,202 S.F.
1ST FLOOR BATHS & ELEVATOR	352 S.F.
2ND FLOOR STAIRS & PATIO	2,450 S.F.
2ND FLOOR BATHS & ELEVATOR	233 S.F.
ROOF/ENV. STORAGE ELEVATOR	155 S.F.
TOTAL G.F.A.	4,730 S.F.
TOTAL F.A.S.	17,772 S.F.

FIRE RESISTANCE RATINGS	
PARTY / FIRE WALLS:	N/A
EXTERIOR BEARING WALLS:	N/A
NORTH:	
EAST:	
WEST:	
SOUTH:	
EXTERIOR NON-BEARING WALLS:	N/A
NORTH:	
EAST:	
WEST:	
SOUTH:	
INTERIOR WALLS:	N/A
NON-BEARING (MTL. STUD) CORRIDOR WALLS:	N/A
NON-BEARING (MTL. STUD) WALLS OF ROOMS INCIDENTAL TO MAIN OCCUPANCY:	N/A
NON-BEARING:	N/A
TENANT SEPARATION:	N/A
FLOOR ASSEMBLIES:	N/A
CEILING ASSEMBLIES:	N/A
FLOOR/CEILING ASSEMBLIES:	N/A
FIRE PENETRATIONS:	N/A
BEAMS / ANGLES, ETC.:	N/A
COLUMNS, GIRDERS, ETC.:	N/A
CEILING-MEMBRANE-ROOF ASSEMBLY:	N/A
VERTICAL SHAFTS:	N/A
CHIMNEYS, E.M.:	N/A
DUCT PENETRATIONS & FIRE DAMPERS:	N/A
UNIT SEPARATION:	N/A

APPLICABLE CODES:	
2020 FLORIDA BUILDING CODE (F.B.C.), 7TH EDITION	2020 FLORIDA FIRE PREVENTION CODE, 7TH EDITION
DESIGNED IN ACCORDANCE WITH 2020 F.B.C. SECTION 1606 FOR DESIGN PRESSURES GENERATED BY A WIND DESIGN VELOCITY OF 150 MPH.	
CONTRACTOR SHALL SECURE FROM BLOCK MANUFACTURER OCCUPANCY OF EQUIVALENT THICKNESS AND TYPE OF MATERIAL OR PROOF OF TESTED HOURLY RATING FOR BLOCK DELIVERED TO THE JOB SITE AS PER THE 2020 F.B.C., 7TH EDITION, CHAPTER 21.	

LIFE SAFETY SYSTEM:	
SMOKE DETECTION SYSTEMS	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
PANIC HARDWARE	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO

### WINDS:

WINDS APPLIED PER ASCE 7-16, BUILDINGS OF ALL HEIGHTS ANALYTICAL METHOD	
ULTIMATE DESIGN WIND SPEED (RISK CATEGORY 2):	150 MPH
WIND IMPORTANCE FACTOR (CATEGORY 2):	1.0
WIND EXPOSURE:	C
APPLICABLE INTERNAL PRESSURE COEFFICIENT:	+/- .18 (ENCLOSED)
COMPONENTS AND CLADDING	SEE STRUCTURAL SHEET FOR ALL DESIGN PRESSURES
NOTE:	FOLLOW MANUFACTURERS INSTRUCTIONS FOR NUMBER OF JAMB CLIPS, SPACING AND ANCHOR SIZE.

### ABBREVIATIONS:

A.F.C.	ABOVE FINISH CEILING	H.M.	HOLLOW METAL
A.F.F.	ABOVE FINISH FLOOR	IMAG.	IMAGE
A.C.T.	ACOUSTICAL CEILING TILE	INSUL.	INSULATION
ALUM.	ALUMINUM	JT.	JOINT
B.K.	BLOCK	K.O.	KNOCK OUT
BOTT.	BOTTOM	LK.	LOCK
BTM.	BOTTOM	MANUF.	MANUFACTURER
BLDG.	BUILDING	M.C.	MEDICAL CLOSET
CLG.	CEILING	M.C.J.	MASONRY CONTROL JOINT
C.	CARPET	MAX.	MAXIMUM
C.T.	CERAMIC TILE	M.O.	MASONRY OPENING
C.B.	CHALK BOARD	M.I.A.K.	MASONRY OPENING
COL.	COLUMN	MECH.	MECHANICAL
CONC.	CONCRETE	MTL.	METAL
C.J.	CONCRETE JOINT	M.L.	METAL LATH
C.M.U.	CONCRETE MASONRY UNIT	MINI.	MINIMUM
DN.	DOWN	MIRR.	MIRROR
D.S.	DOWN SPOUT	N.	NORTH
D.F.	DRINKING FOUNTAIN	N.I.C.	NOT IN CONTRACT
ELEV.	ELEVATION	N.I.S.	NOT TO SCALE
E.LAST.	ELASTOMERIC	NO.	NUMBER
ELEV.	ELEVATION	O.C.	ON CENTER
EQ.	EQUAL	PT.	PAINT
EXST.	EXISTING	P.L.	PLASTER
EXP.	EXPANSION	P.T.	PRESSURE TREATED
E.J.	EXPANSION JOINT	Q.T.	QUARRY TILE
EXSTG.	EXISTING	R.F.	REQUIRED
E.I.F.S.	EXTERIOR INSULATION & FINISH SYSTEM	REIN.	REINFORCING
FIN.	FINISH	REQU.	REQUIRED
F.E.	FIRE EXTINGUISHER	R.D.	ROOF DRAIN
F.A.	FIRE ALARM	R.F.	ROOFING
PLAS.	PLASTER	RM.	ROOM
FL.	FLOOR	R.T.	RUBBER TILE
FLOOR.	FLOOR	SPECS.	SPECIFICATIONS
FTG.	FOOTING	STL.	STEEL
FT.	FOOT OR FEET	T.B.	TACK BOARD
FDN.	FOUNDATION	TYP.	TYPICAL
GALV.	GALVANIZED	U.N.O.	UNLESS NOTED OTHERWISE
GA.	GAUGE	VERT.	VERTICAL
G.W.B.	GYPSPUM WALL BOARD	V.C.T.	VINYL COMPOSITION TILE
HDW.	HARDWARE	WGT.	WEIGHT
HGT.	HEIGHT	W.C.	WATER CLOSET
		WDW.	WINDOW
		WTH	WITH
		WD.	WOOD

### CONSULTANTS:

ARCHITECT:	CIVIL	STRUCTURAL	MECHANICAL & PLUMBING
LANG + FERFOGLIA, LLC 2000 34TH AVENUE N ST PETERSBURG, FL 33713 727-656-5677 DENNIS LANG, ARCHITECT, AIA INFO@LANG-FERFOGLIA.COM	GULF COAST CONSULTING, INC. ICOT CENTER 13825 ICOT BOULEVARD, SUITE 605 CLEARWATER, FL 33760 727-524-11294 SCOTT MARTINEZ, P.E. STEMENGINEERING.SCOTT@GMAIL.COM	STM P.O. BOX 1265 PALM HARBOR, FL 34602 813-991-1248 JOHN STEPANEK STMENGINEERING.SCOTT@GMAIL.COM	STEPANEK-LEWIS & ASSOCIATES 2257 TWELVE OAKS WAY, SUITE 103 WESLEY CHAPEL, FL 33543 813-991-1248 JOHN STEPANEK JOHN@STEPANEKLEWIS.COM

ELECTRICAL	FIRE SPRINKLER & FIRE ALARM	FOOD SERVICE	ELEVATOR
KBA ENGINEERING, INC. 201 FLAGSHIP DRIVE, SUITE 106 LUTZ, FL 33549 813-909-1845 KEVIN CARLSON LEVIN@KBAENGINEERING.COM	SAFETY SYSTEMS P.O. BOX 40696 ST PETERSBURG, FL 33743 727-544-8564 DANIEL MCGEEHAN DANIEL@DARTELECTRONICSINC.COM	TRIMARK FOOD SERVICE EQUIPMENT 5843 BARRY ROAD TAMPA, FL 33634 813-895-4720 MIKE HAYES MIKE.HAYES@TRIMARKUSA.COM	OTIS ELEVATOR 8403 BENJAMIN ROAD, SUITE E TAMPA, FL 33634 813-917-5394 RICHARD DOLSON RICHARD.DOLSON@OTIS.COM

PROFESSIONAL STATEMENT TO THE BEST OF THE ARCHITECT'S KNOWLEDGE, ENGINEERING PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE LOCAL ORDINANCES AND REGULATIONS. THE ARCHITECT'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED BY THE ARCHITECT.

REVISIONS:

NO.	DATE	DESCRIPTION
1		

WILLIAM KARNIS ENTERPRISES, INC.  
BILL KARNIS, PRESIDENT  
140 WEST PALM BLVD, SUITE H  
CLEARWATER, FL 34616  
727-367-3000  
WKARNIS@KARNISENTERPRISES.COM

CLIENT

DON'S DOCK RESTAURANT  
215 BOARDWALK PLACE EAST, MADEIRA BEACH, FL 33708  
PIN #: 15-31-15-00000-410-0200

DATE TITLE

COVER SHEET

Digitally signed by Dennis Lang, Architect, AIA  
DN: cn=Dennis Lang, Florida, o=Dennis Lang, Architect, AIA  
email=Dennis.Lang@architect.aia.com

LANG + FERFOGLIA  
ARCHITECTURE | DEVELOPMENT

FLORIDA ARCHITECTURE REGISTRATION # 39011970  
2000 34TH AVENUE N, ST PETERSBURG, FL 33713  
TEL: (727) 656-5677

DRAWN BY: DL/ SFF

DATE: 10-12-23

PROJECT #: 2216

SHEET: CO



# GENERAL NOTES:

- DIMENSIONING IS TAKEN TO THE FACE OF STUD (F.O.S.)
- COORDINATE ALL DIMENSIONS AND ELEVATIONS WITH STRUCTURAL DRAWINGS BEFORE LAYING OUT PHYSICAL BUILDING IN FIELD. CONTACT ARCHITECT WITH ANY DISCREPANCIES OR QUESTIONS AS TO CRITICAL DIMENSIONS.
- ALL FLOORING TO HAVE SLIP RESISTANT FINISH. ALL WALL FINISHES TO BE CLASS "C" FLAMESPREAD. VERIFY ALL FINISHES WITH OWNER. SMOOTH TEXTURE ON ALL WALLS AND CEILINGS WHERE APPLICABLE. SQUARE CORNER BEAD ON CORNERS. VERIFY PAINT WITH OWNER.
- PLUMBING FIXTURES TO BE OF A STANDARD GRADE. COLOR TO BE WHITE WITH BRUSHED NICKEL HARDWARE. U.N.O.
- SEE ENLARGED PLANS ON SHEET A3.0 FOR ADDITIONAL NOTES, DETAILS & DIMENSIONS.

# ACCESSIBILITY NOTES:

- NO ABRUPT CHANGES IN ELEVATION ALONG PATH OF TRAVEL SHALL BE ALLOWED.
- SLOPES SHALL NOT EXCEED 1:20 UNLESS A RAMP IS PROVIDED.
- RAMP SLOPES SHALL NOT EXCEED 1:12 SLOPE
- CROSS SLOPES SHALL NOT EXCEED 2%
- MAX 1/4" VERTICAL & 1/4" BEVELED EDGE (TOTAL 1/2") THRESHOLD HEIGHT.
- SEE DETAIL 1 ON A4.0 FOR ALL ADA MOUNTING HEIGHTS AND BATH INTERIOR ELEVATIONS

# SYMBOL REFERENCES

- SPACE NUMBERS
- EQUIPMENT OR KEYED NOTES
- DOOR NUMBERS
- △ REVISIONS MADE TO THIS SHEET
- ◇ WINDOW TYPES
- ⊗ BUILDING SECTIONS OR ELEVATIONS

# WALL LEGEND

- 8 x 8 x 16 CMU ELEVATOR SHAFT WALL - INSTALL HORIZONTAL LAP SIDING OVER BUILDING PAPER ON EXTERIOR SIDES ONLY - SEE ELEVATIONS FOR WALL HEIGHT AND STRUCTURAL PLANS
- 2 x 6 EXTERIOR WOOD FULL HEIGHT WALL AT 16" O.C. - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR SIDES & 1/2" GYPSUM BOARD WITH R-13 INSULATION ON INTERIOR SIDES; 8'-0" WALL HEIGHT AT ROOF LEVEL - SEE 4/ A4.1
- 2 x 6 INTERIOR WOOD STUD FULL HEIGHT WALL AT 16" O.C. - INSTALL 1/2" GYPSUM BOARD ON EACH SIDE - SEE 5/ A4.1
- 2 x 6 EXTERIOR WOOD LOW WALL AT 16" O.C. WITH DECORATIVE RAILING ABOVE - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR WALL SIDES - SEE ELEVATIONS FOR WALL & RAILING HEIGHTS - SEE 1/ A4.1
- 2 x 6 WOOD STUD LOW BAR WALL AT 16" O.C. WITH NEW COUNTERTOP - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR SIDES & 1/2" WATER RESISTANT GYPSUM BOARD ON & FRP ON INTERIOR SIDE - SEE 2 & 3/ A4.1

NOTE:  
 1. ALL WALL DIMENSIONS ARE TO FACE OF STUD (F.O.S.)  
 2. USE WATER RESISTANT GYPSUM BOARD IN ALL WET AREAS AS REQUIRED

# OCCUPANCY CALCULATIONS:

OCCUPANCY TYPE A-2\*

1ST FLOOR

GENERAL SEATING =	1,236 S.F./ 15 =	82 O.L.
BAR SEATING =	146 S.F./ 7 =	21 O.L.
BATHROOMS & STORAGE =	321 S.F./ 300 =	1 O.L.
BAR =	340 S.F./ 200 =	2 O.L.
TOTAL 1ST FLOOR OCCUPANCY =		106 O.L.

2ND FLOOR

GENERAL SEATING =	1,586 S.F./ 15 =	106 O.L.
BAR SEATING =	254 S.F./ 7 =	36 O.L.
BATHROOMS & STORAGE =	171 S.F./ 300 =	1 O.L.
BAR =	283 S.F./ 200 =	2 O.L.
TOTAL 2ND FLOOR OCCUPANCY =		145 O.L.

# EGRESS CALCULATIONS:

TOTAL OCCUPANCY LOAD =	251 O.L.
------------------------	----------

REQUIRED & PROVIDED EGRESS INCHES

DOORS - .2 x 251 O.L. = 50.2" REQUIRED/ 108" PROVIDED - 2 EXITS

STAIRS - .3 x 251 O.L. = 75.3" REQUIRED/ 146" PROVIDED - 2 EXITS

# PLUMBING FIXTURE CALCULATIONS:

TOTAL OCCUPANCY LOAD =	251 O.L.
OCCUPANCY TYPE USED FOR PLUMBING CALCULATIONS:	"A-2"

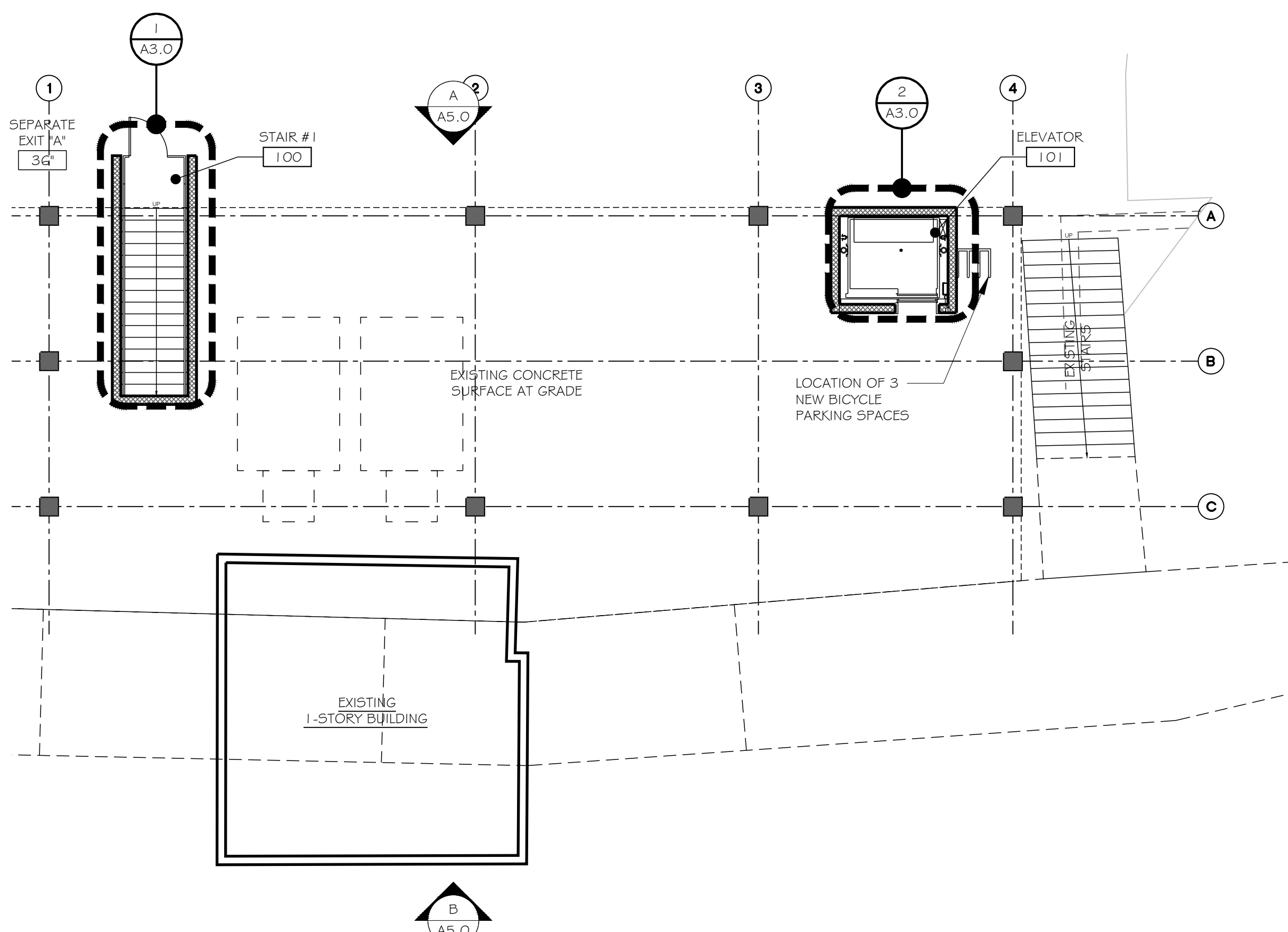
REQUIRED	WOMEN	MEN
TOILETS (1 PER 75)	2	2
SINKS (1 PER 200)	1	1
* 1 SERVICE SINK REQUIRED		

PROVIDED	WOMEN	MEN
TOILETS	2	2
SINKS	2	2
* 1 SERVICE SINK PROVIDED		

\*FPC 410.4 - SUBSTITUTION: WHERE RESTAURANTS PROVIDE DRINKING WATER IN A CONTAINER FREE OF CHARGE, DRINKING FOUNTAINS SHALL NOT BE REQUIRED IN THOSE RESTAURANTS.

# LIFE SAFETY LEGEND

- EXIT LIGHT FIXTURE
- FIRE EXTINGUISHER
- HORN/ STROBE FIXTURE
- EXIT CAPACITY IN INCHES
- ORIGIN OF TRAVEL DISTANCE
- TRAVEL DISTANCE (PATH)



1 NEW GROUND FLOOR & LIFE SAFETY PLAN  
 A1.0 SCALE: 1/8" = 1'-0"

PROFESSIONAL STATEMENT: TO THE BEST OF THE ARCHITECT'S KNOWLEDGE, ENCLOSED PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DEEMED APPROPRIATE.

REVISIONS

NO.	DATE	DESCRIPTION
1		

WILLIAM KARNS ENTERPRISES, INC.  
 BILL KARNS, PRESIDENT  
 1405 BERRY BLVD., SUITE H  
 PALM BEACH, FL 33410  
 732-367-3000  
 WKARNS@KARNSENTERPRISES.COM

CLIENT

DON'S DOCK RESTAURANT  
 215 BOARDWALK PLACE EAST, MADEIRA BEACH, FL 33708  
 PIN #: 15-31-15-00000-410-0200

DEMOLITION & NEW GROUND FLOOR & LIFE SAFETY PLAN

DRENGLANG ARCHITECT, AIA  
 LICENSE #A00000000

LANG + FERFOGLIA  
 ARCHITECTURE | DEVELOPMENT  
 FL LICENSE # AR100258 AIA REGISTRATION # 39011970  
 2000 34TH AVENUE N, ST PETERSBURG, FL 33713  
 TEL: (727) 698-5677

DRAWN BY: SFF  
 DATE: 10-12-23  
 PROJECT #: 2216  
 SHEET: A1.0



**GENERAL NOTES:**

- DIMENSIONING IS TAKEN TO THE FACE OF STUD (F.O.S.)
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- ALL FLOORING TO HAVE SLIP RESISTANT FINISH. ALL WALL FINISHES TO BE CLASS 'C' FLAMESPREAD. VERIFY ALL FINISHES WITH OWNER. SMOOTH TEXTURE ON ALL WALLS AND CEILINGS WHERE APPLICABLE. SQUARE CORNER BEAD ON CORNERS. VERIFY PAINT WITH OWNER.
- PLUMBING FIXTURES TO BE OF A STANDARD GRADE. COLOR TO BE WHITE WITH BRUSHED NICKEL HARDWARE. U.N.O.
- SEE ENLARGED PLANS ON SHEET A3.0 FOR ADDITIONAL NOTES, DETAILS & DIMENSIONS.

**ACCESSIBILITY NOTES:**

- NO ABRUPT CHANGES IN ELEVATION ALONG PATH OF TRAVEL SHALL BE ALLOWED.
- SLOPES SHALL NOT EXCEED 1:20 UNLESS A RAMP IS PROVIDED.
- RAMP SLOPES SHALL NOT EXCEED 1:12 SLOPE
- CROSS SLOPES SHALL NOT EXCEED 2%
- MAX 1/4" VERTICAL & 1/4" BEVELED EDGE (TOTAL 1/2") THRESHOLD HEIGHT.
- SEE DETAIL 1 ON A4.0 FOR ALL ADA MOUNTING HEIGHTS AND BATH INTERIOR ELEVATIONS

**SYMBOL REFERENCES**

- SPACE NUMBERS
- EQUIPMENT OR KEYED NOTES
- DOOR NUMBERS
- REVISIONS MADE TO THIS SHEET
- WINDOW TYPES
- BUILDING SECTIONS OR ELEVATIONS

**WALL LEGEND**

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- 2 x 6 INTERIOR WOOD STUD FULL HEIGHT WALL AT 16" O.C. - INSTALL 1/2" GYPSUM BOARD ON EACH SIDE - SEE 5/ A4.1
- 2 x 6 EXTERIOR WOOD LOW WALL AT 16" O.C. WITH DECORATIVE RAILING ABOVE - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR WALL SIDES - SEE ELEVATIONS FOR WALL & RAILING HEIGHTS - SEE 1/ A4.1
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NOTE:  
 1. ALL WALL DIMENSIONS ARE TO FACE OF STUD (F.O.S.)  
 2. USE WATER RESISTANT GYPSUM BOARD IN ALL WET AREAS AS REQUIRED

**OCCUPANCY CALCULATIONS:**

<b>OCCUPANCY TYPE A-2*</b>		
<b>1ST FLOOR</b>		
GENERAL SEATING =	1,236 S.F./ 15 =	82 O.L.
BAR SEATING =	146 S.F./ 7 =	21 O.L.
BATHROOMS & STORAGE =	321 S.F./ 300 =	1 O.L.
BAR =	340 S.F./ 200 =	2 O.L.
<b>TOTAL 1ST FLOOR OCCUPANCY =</b>		<b>106 O.L.</b>
<b>2ND FLOOR</b>		
GENERAL SEATING =	1,586 S.F./ 15 =	106 O.L.
BAR SEATING =	254 S.F./ 7 =	36 O.L.
BATHROOMS & STORAGE =	171 S.F./ 300 =	1 O.L.
BAR =	283 S.F./ 200 =	2 O.L.
<b>TOTAL 2ND FLOOR OCCUPANCY =</b>		<b>145 O.L.</b>

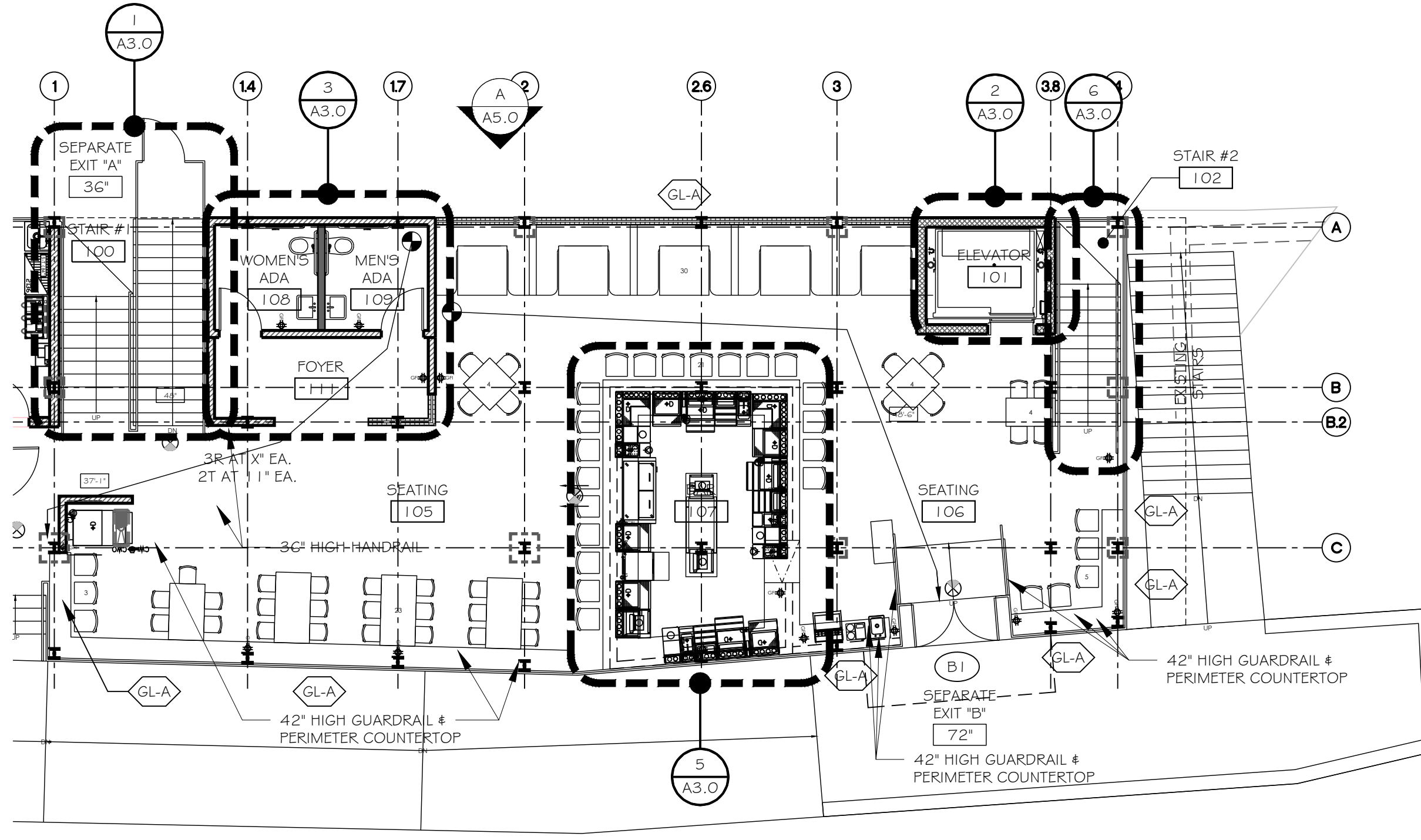
**EGRESS CALCULATIONS:**

TOTAL OCCUPANCY LOAD = 251 O.L.

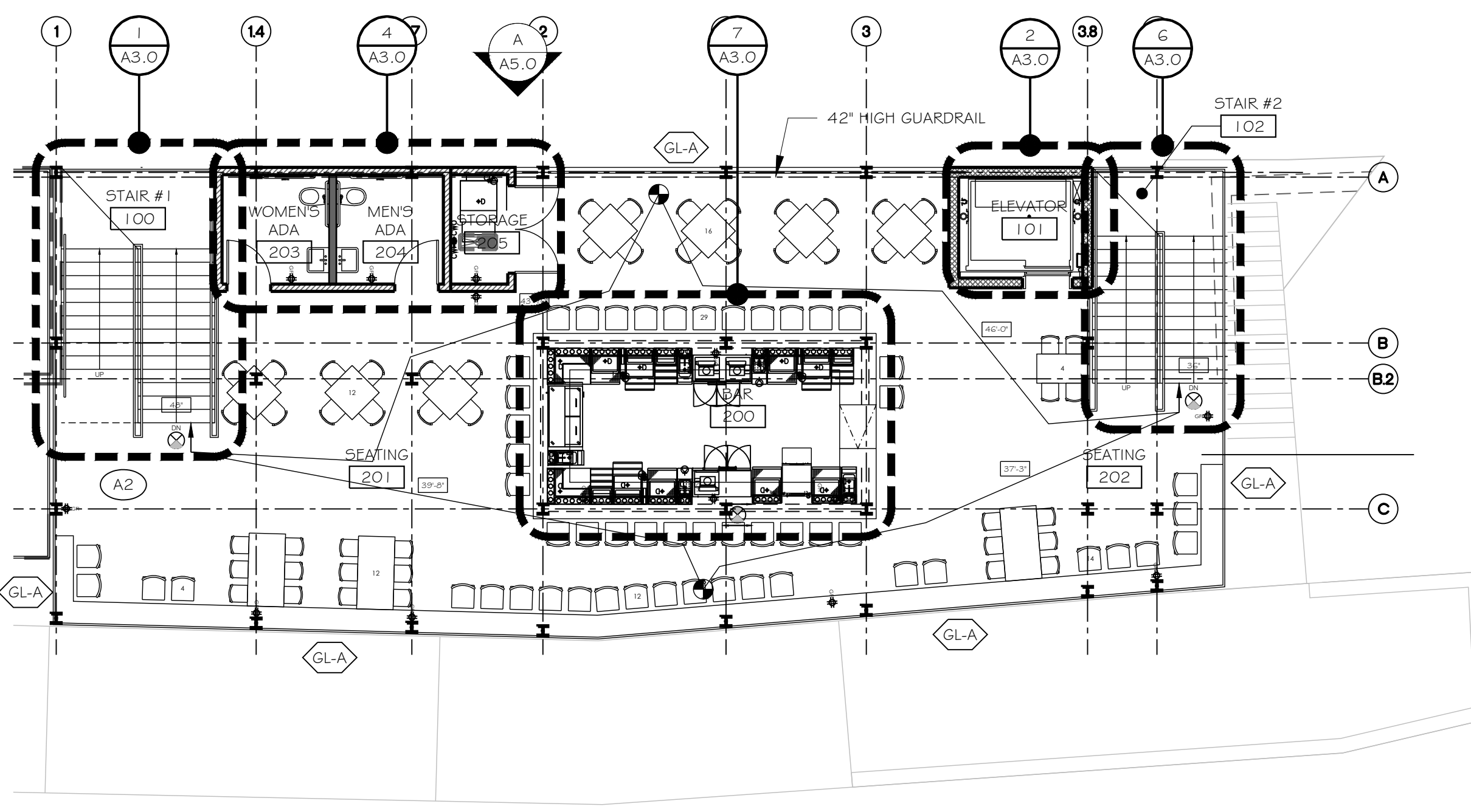
REQUIRED & PROVIDED EGRESS INCHES  
 DOORS - .2 x 251 O.L. = 50.2" REQUIRED/ 108" PROVIDED - 2 EXITS  
 STAIRS - .3 x 251 O.L. = 75.3" REQUIRED/ 146" PROVIDED - 2 EXITS

**LIFE SAFETY LEGEND**

- EXIT LIGHT FIXTURE
- FIRE EXTINGUISHER
- HORN/ STROBE FIXTURE
- EXIT CAPACITY IN INCHES
- ORIGIN OF TRAVEL DISTANCE
- TRAVEL DISTANCE (PATH)



**1 NEW 1ST FLOOR & LIFE SAFETY PLAN**  
 SCALE: 1/8" = 1'-0"



**2 NEW 2ND FLOOR & LIFE SAFETY PLAN**  
 SCALE: 1/8" = 1'-0"

PROFESSIONAL STATEMENT: TO THE BEST OF THE ARCHITECT'S KNOWLEDGE, ENCLOSED PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE MOST RECENT EDITIONS OF THE NATIONAL FIRE PROTECTION ASSOCIATION (NFPA) BUILDING AND LIFE SAFETY CODES. THE ARCHITECT MAKES NO WARRANTY, REPRESENTATION OR GUARANTEE AS TO THE ACCURACY OF THE INFORMATION PROVIDED HEREON. THE ARCHITECT'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED AND DOES NOT INCLUDE THE RESPONSIBILITY OF THE CONTRACTOR.

REVISIONS	
NO.	DESCRIPTION
DATE	

WILLIAM KARNS ENTERPRISES, INC.  
 BILL KARNS, PRESIDENT  
 14055 BAYVIEW BLVD., SUITE H  
 MIAMI BEACH, FL 33149  
 727-367-3000  
 WKARNS@KARNSENTERPRISES.COM

DON'S DOCK RESTAURANT  
 215 BOARDWALK PLACE EAST, MADEIRA BEACH, FL 33708  
 PIN #: 15-31-15-00000-410-0200

DRAWN BY: SFF  
 DATE: 10-12-23  
 PROJECT #: 2216  
 SHEET: A1.1

LANG + FERFOGLIA  
 ARCHITECTURE | DEVELOPMENT  
 LICENSE # AR100258/AA REGISTRATION # 39211970  
 2000 34TH AVENUE N, ST PETERSBURG, FL 33713  
 TEL: (727) 698-5877



**GENERAL NOTES:**

- 1. DIMENSIONING IS TAKEN TO THE FACE OF STUD (F.O.S.)
- 2. COORDINATE ALL DIMENSIONS AND ELEVATIONS WITH STRUCTURAL DRAWINGS BEFORE LAYING OUT PHYSICAL BUILDING IN FIELD. CONTACT ARCHITECT WITH ANY DISCREPANCIES OR QUESTIONS AS TO CRITICAL DIMENSIONS.
- 4. ALL FLOORING TO HAVE SLIP RESISTANT FINISH. ALL WALL FINISHES TO BE CLASS "C" FLAMESPREAD. VERIFY ALL FINISHES WITH OWNER.
- 3. SMOOTH TEXTURE ON ALL WALLS AND CEILINGS WHERE APPLICABLE. SQUARE CORNER BEAD ON CORNERS. VERIFY PAINT WITH OWNER.
- 4. PLUMBING FIXTURES TO BE OF A STANDARD GRADE. COLOR TO BE WHITE WITH BRUSHED NICKEL HARDWARE. U.N.O.
- 5. SEE ENLARGED PLANS ON SHEET A3.0 FOR ADDITIONAL NOTES, DETAILS & DIMENSIONS.

**ACCESSIBILITY NOTES:**

- 1. NO ABRUPT CHANGES IN ELEVATION ALONG PATH OF TRAVEL SHALL BE ALLOWED.
- 2. SLOPES SHALL NOT EXCEED 1:20 UNLESS A RAMP IS PROVIDED.
- 3. RAMP SLOPES SHALL NOT EXCEED 1:12 SLOPE
- 4. CROSS SLOPES SHALL NOT EXCEED 2%
- 5. MAX 1/4" VERTICAL & 1/4" BEVELED EDGE (TOTAL 1/2") THRESHOLD HEIGHT.
- 6. SEE DETAIL 1 ON A4.0 FOR ALL ADA MOUNTING HEIGHTS AND BATH INTERIOR ELEVATIONS

**SYMBOL REFERENCES**

- SPACE NUMBERS
- EQUIPMENT OR KEYED NOTES
- DOOR NUMBERS
- △ REVISIONS MADE TO THIS SHEET
- ◇ WINDOW TYPES
- ⊗ BUILDING SECTIONS OR ELEVATIONS

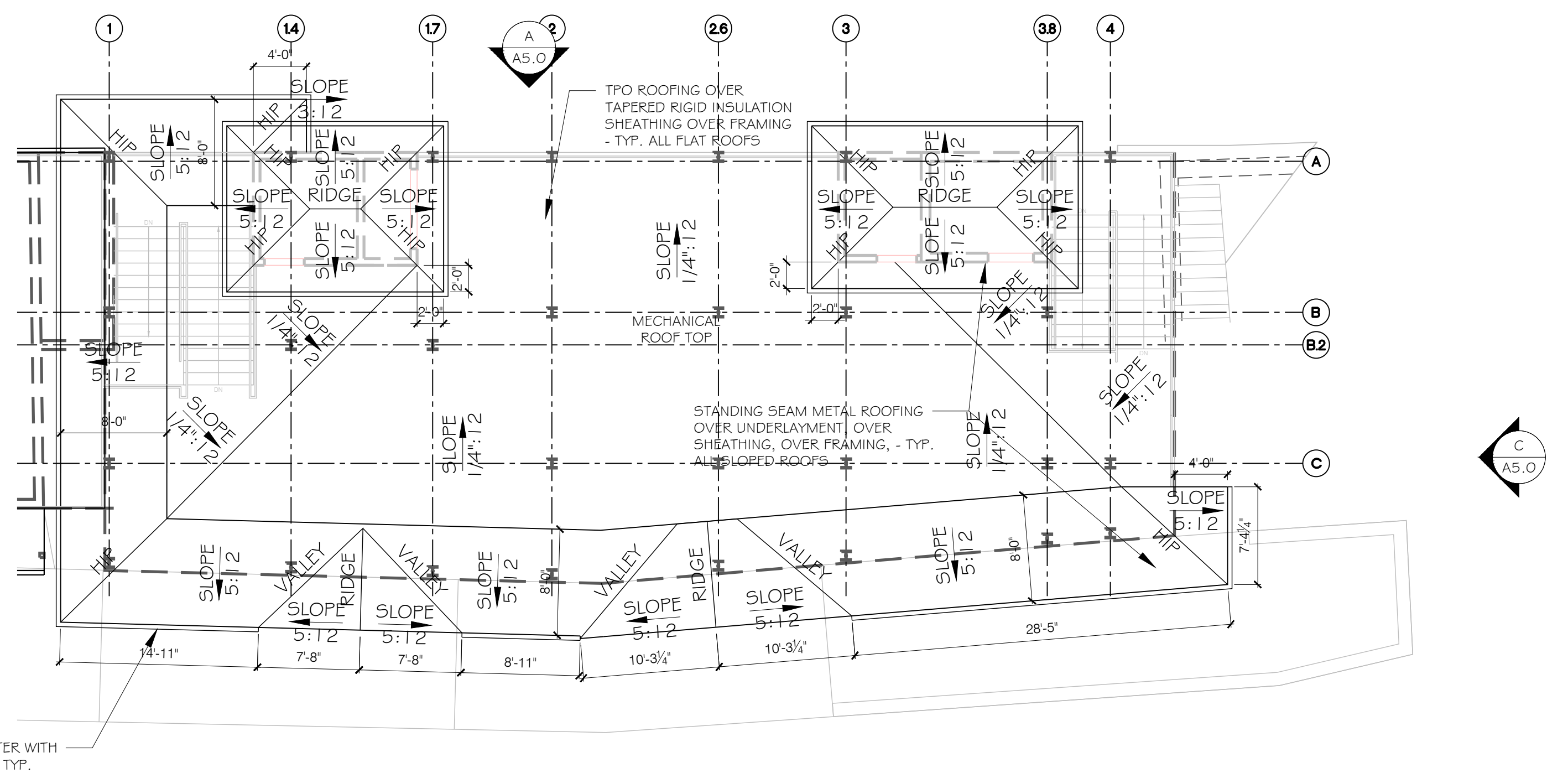
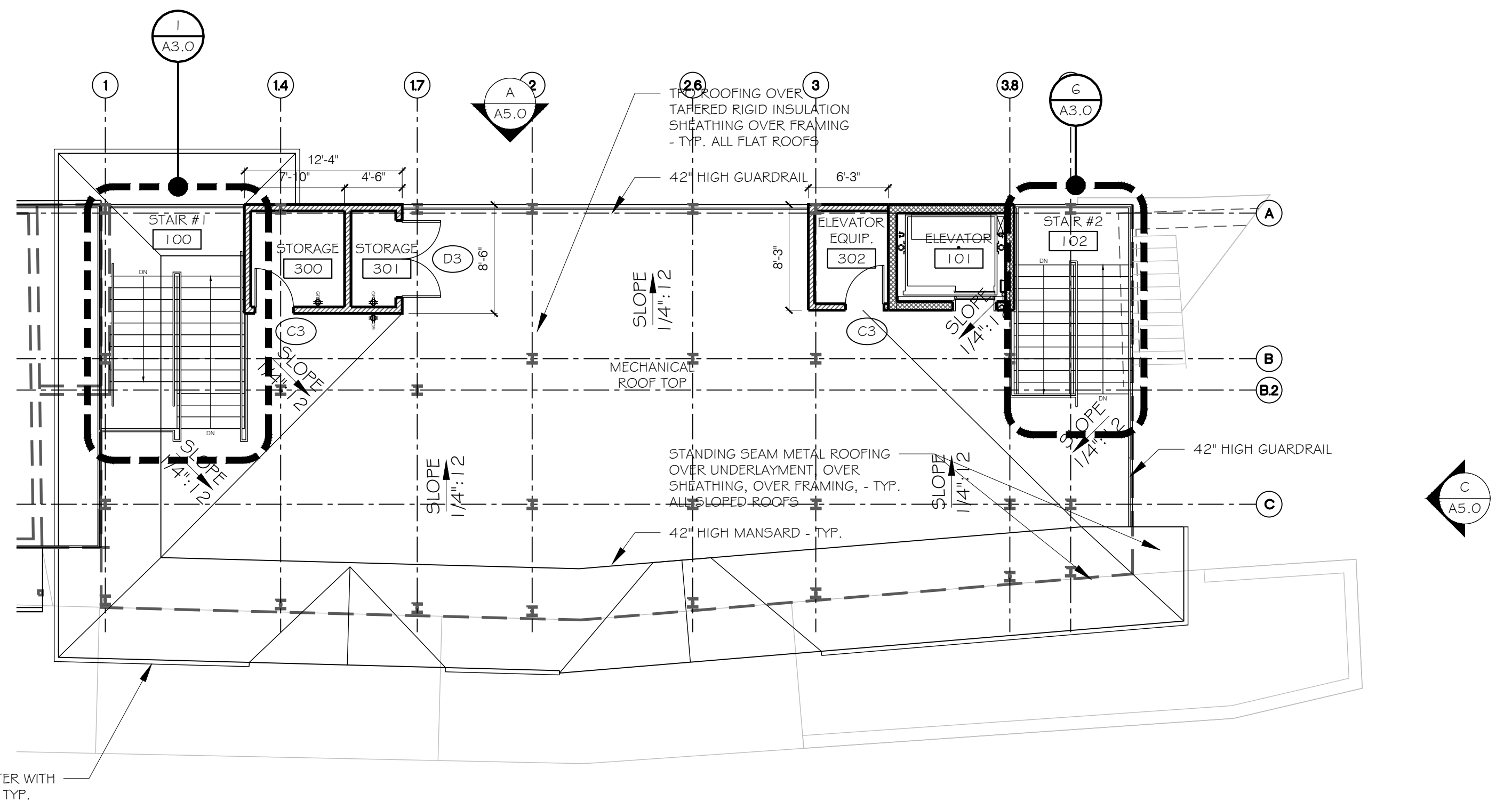
**WALL LEGEND**

- 8 x 8 x 16 CMU ELEVATOR SHAFT WALL - INSTALL HORIZONTAL LAP SIDING OVER BUILDING PAPER ON EXTERIOR SIDES ONLY - SEE ELEVATIONS FOR WALL HEIGHT AND STRUCTURAL PLANS
- 2 x 6 EXTERIOR WOOD FULL HEIGHT WALL AT 16" O.C. - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR SIDES & 1/2" GYPSUM BOARD WITH R-13 INSULATION ON INTERIOR SIDES; 8'-0" WALL HEIGHT AT ROOF LEVEL - SEE 4/ A4.1
- 2 x 6 INTERIOR WOOD STUD FULL HEIGHT WALL AT 16" O.C. - INSTALL 1/2" GYPSUM BOARD ON EACH SIDE - SEE 5/ A4.1
- 2 x 6 EXTERIOR WOOD LOW WALL AT 16" O.C. WITH DECORATIVE RAILING ABOVE - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR WALL SIDES - SEE ELEVATIONS FOR WALL & RAILING HEIGHTS - SEE 1/ A4.1
- 2 x 6 WOOD STUD LOW BAR WALL AT 16" O.C. WITH NEW COUNTERTOP - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR SIDES & 1/2" WATER RESISTANT GYPSUM BOARD ON & FRP ON INTERIOR SIDE - SEE 2 & 3/ A4.1

- NOTE:
- 1. ALL WALL DIMENSIONS ARE TO FACE OF STUD (F.O.S.)
  - 2. USE WATER RESISTANT GYPSUM BOARD IN ALL WET AREAS AS REQUIRED

**LIFE SAFETY LEGEND**

- EXIT LIGHT FIXTURE
- FIRE EXTINGUISHER
- HORN/ STROBE FIXTURE
- EXIT CAPACITY IN INCHES
- ORIGIN OF TRAVEL DISTANCE
- TRAVEL DISTANCE (PATH)



CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND COMMENTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING 5 BUSINESS DAYS BEFORE COMMENCEMENT OF WORK. UNLESS OTHERWISE SPECIFIED, ALL DIMENSIONS SHALL BE TO THE CENTERLINE OF THE MEMBER.  
 PROFESSIONAL STATEMENT: TO THE BEST OF THE ARCHITECT'S KNOWLEDGE, ENCLOSED PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED BY THE JURISDICTION.  
 REVISIONS: NO DATE  
 DESCRIPTION: Δ  
 WILLIAM KARNIS ENTERPRISES, INC.  
 BILL KARNIS, PRESIDENT  
 140 GIBSON BEACH, SUITE 104  
 GIBSON BEACH, FL 32119  
 727-367-3000  
 WKARNIS@KARNISENTERPRISES.COM  
 CLIENT: DON'S DOCK RESTAURANT  
 215 BOARDWALK PLACE EAST, MADEIRA BEACH, FL 33708  
 PIN #: 15-31-15-00000-410-0200  
 DRAW TITLE: NEW LOWER & UPPER ROOF PLANS  
 DRAWN BY: SFF  
 DATE: 10-12-23  
 PROJECT #: 2216  
 SHEET: A1.2  
 LANG + FERFOGLIA ARCHITECTURE | DEVELOPMENT  
 LICENSE # AR100258 | AA REGISTRATION # 39211970  
 2000 34TH AVENUE N, ST PETERSBURG, FL 33713  
 TEL: (727) 698-3677  
 DENIS LANG ARCHITECT, AIA  
 LICENSE #AR10028



## GENERAL NOTES:

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- COORDINATE ALL DIMENSIONS AND ELEVATIONS WITH STRUCTURAL DRAWINGS BEFORE LAYING OUT PHYSICAL BUILDING IN FIELD. CONTACT ARCHITECT WITH ANY DISCREPANCIES OR QUESTIONS AS TO CRITICAL DIMENSIONS.
- ALL FLOORING TO HAVE SLIP RESISTANT FINISH. ALL WALL FINISHES TO BE CLASS "C" FLAMESPREAD. VERIFY ALL FINISHES WITH OWNER.
- SMOOTH TEXTURE ON ALL WALLS AND CEILINGS WHERE APPLICABLE. SQUARE CORNER BEAD ON CORNERS. VERIFY PAINT WITH OWNER.
- PLUMBING FIXTURES TO BE OF A STANDARD GRADE. COLOR TO BE WHITE WITH BRUSHED NICKEL HARDWARE. U.N.O.
- SEE ENLARGED PLANS ON SHEET A3.0 FOR ADDITIONAL NOTES, DETAILS & DIMENSIONS.

## ACCESSIBILITY NOTES:

- NO ABRUPT CHANGES IN ELEVATION ALONG PATH OF TRAVEL SHALL BE ALLOWED.
- SLOPES SHALL NOT EXCEED 1:20 UNLESS A RAMP IS PROVIDED.
- RAMP SLOPES SHALL NOT EXCEED 1:12 SLOPE
- CROSS SLOPES SHALL NOT EXCEED 2%
- MAX 1/4" VERTICAL & 1/4" BEVELED EDGE (TOTAL 1/2") THRESHOLD HEIGHT.
- SEE DETAIL 1 ON A4.0 FOR ALL ADA MOUNTING HEIGHTS AND BATH INTERIOR ELEVATIONS

## SYMBOL REFERENCES

- |  |               |  |                                 |
|--|---------------|--|---------------------------------|
|  | SPACE NUMBERS |  | EQUIPMENT OR KEYED NOTES        |
|  | DOOR NUMBERS  |  | REVISIONS MADE TO THIS SHEET    |
|  | WINDOW TYPES  |  | BUILDING SECTIONS OR ELEVATIONS |

## WALL LEGEND

- |  |  |
|--|--|
|  | 8 x 8 x 16 CMU ELEVATOR SHAFT WALL - INSTALL HORIZONTAL LAP SIDING OVER BUILDING PAPER ON EXTERIOR SIDES ONLY - SEE ELEVATIONS FOR WALL HEIGHT AND STRUCTURAL PLANS  |
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|  | 2 x 6 INTERIOR WOOD STUD FULL HEIGHT WALL AT 16" O.C. - INSTALL 1/2" GYPSUM BOARD ON EACH SIDE - SEE 5/ A4.1   |
|  | 2 x 6 EXTERIOR WOOD LOW WALL AT 16" O.C. WITH DECORATIVE RAILING ABOVE - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR WALL SIDES - SEE ELEVATIONS FOR WALL & RAILING HEIGHTS - SEE 1/ A4.1                      |
|  | 2 x 6 WOOD STUD LOW BAR WALL AT 16" O.C. WITH NEW COUNTERTOP - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR SIDES & 1/2" WATER RESISTANT GYPSUM BOARD ON & FRP ON INTERIOR SIDE - SEE 2 & 3/ A4.1               |

- NOTE:
- ALL WALL DIMENSIONS ARE TO FACE OF STUD (F.O.S.)
  - USE WATER RESISTANT GYPSUM BOARD IN ALL WET AREAS AS REQUIRED

## GENERAL ELECTRICAL NOTES:

- LUMINARIES THAT ARE RECESSED INTO INSULATED AREAS ARE REQUIRED TO BE RATED FOR INSULATION CONTACT ("IC-RATED"), AIR TIGHT AND SEALED WITH A GASKET OR CAULKED BETWEEN HOUSING AND CEILING.
- SWITCH HEIGHT TO BE +44" ABOVE FINISH FLOOR UNLESS OTHERWISE NOTED.
- CONTRACTOR TO SELECT ALL LIGHT FIXTURES WITH TENANT.
- CONTRACTOR TO PROVIDE FLUORESCENT LAMPS WITH COLOR TEMPERATURES PER TENANT'S REQUIREMENTS - VERIFY PRIOR TO ORDERING.

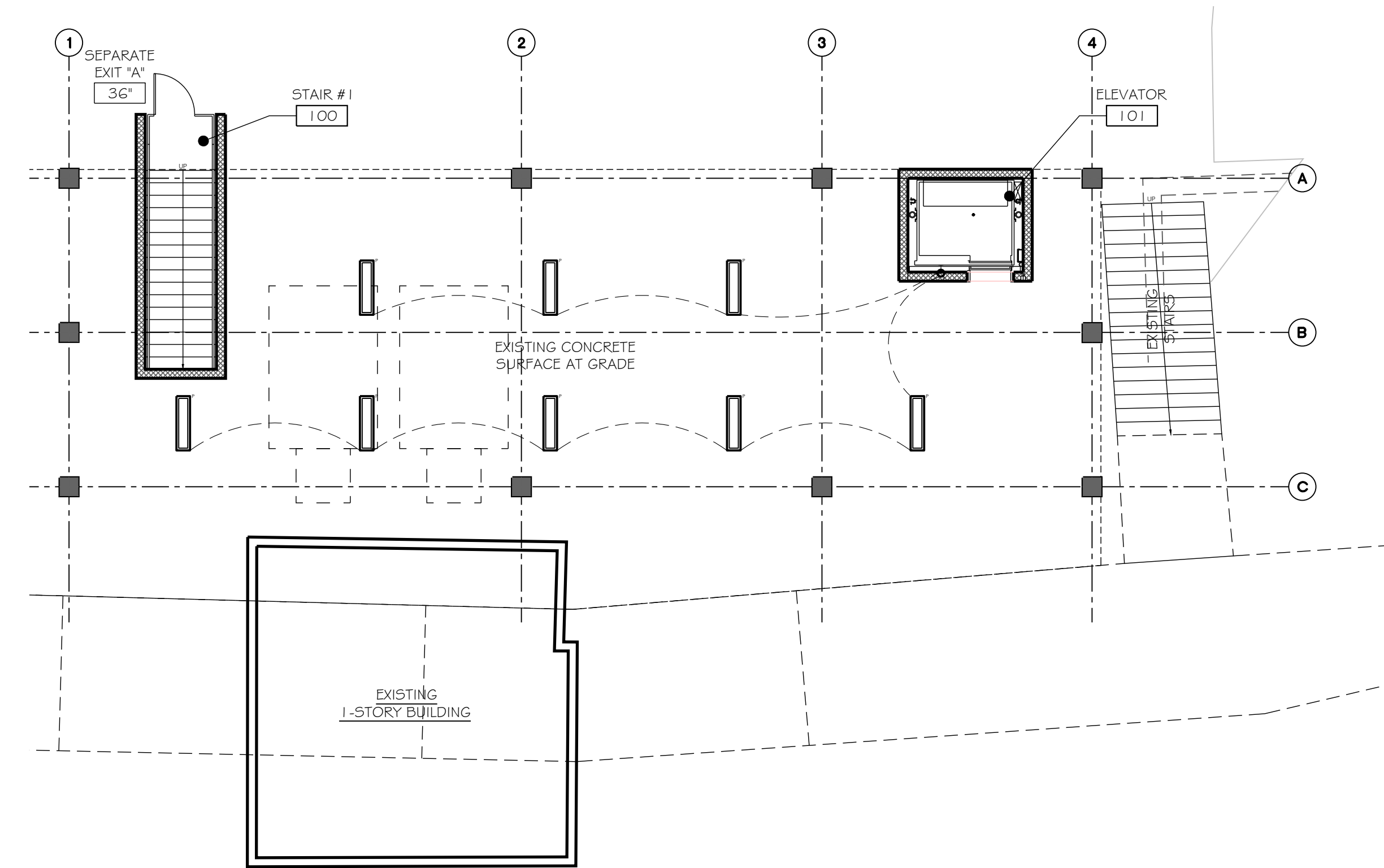
## ELECTRICAL LEGEND

\*\*ALL SYMBOLS ON THE PLANS MARKED "P" SHALL BE ON A PHOTOCELL

- |  |  |  |                                 |
|--|--|--|---------------------------------|
|  | 2' x 2' LAY-IN ACOUSTICAL TILE CEILING SYSTEM - CONTRACTOR TO VERIFY COLOR & FINISH WITH OWNER |  | STANDARD SWITCH                 |
|  | 2' x 2' LAY-IN LIGHT FIXTURE   |  | MOTION SENSOR SWITCH            |
|  | 1' x 4' SURFACE MOUNTED LIGHT FIXTURE  |  | STANDARD OUTLET                 |
|  | RECESSED CAN LIGHT FIXTURE   |  | QUAD OUTLET                     |
|  | TRACK LIGHT FIXTURE  |  | GROUND FAULT INTERCEPTOR OUTLET |
|  | WALL SCONCE LIGHT FIXTURE  |  | ELECTRICAL PANEL                |
|  | ELECTRIC HEATER (AFFIXED TO STRUCTURE ABOVE & ORIENTED DOWNWARD - TYP.)                        |  | EXHAUST FAN                     |
|  |  |  | EXIT LIGHT FIXTURE              |
|  |  |  | COMBINATION LIGHT & CEILING FAN |

## LIFE SAFETY LEGEND

- |  |                           |
|--|---------------------------|
|  | EXIT LIGHT FIXTURE        |
|  | FIRE EXTINGUISHER         |
|  | HORN/ STROBE FIXTURE      |
|  | EXIT CAPACITY IN INCHES   |
|  | ORIGIN OF TRAVEL DISTANCE |
|  | TRAVEL DISTANCE (PATH)    |



1  
A2.0  
NEW GROUND FLOOR CEILING & LIFE SAFETY PLAN  
SCALE: 1/8" = 1'-0"

PROFESSIONAL STATEMENT: TO THE BEST OF THE ARCHITECT'S KNOWLEDGE, ENCLOSED PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED BY THE JURISDICTION.

REVISIONS

NO	DATE	DESCRIPTION
1		

WILLIAM KARNS ENTERPRISES, INC.  
BILL KARNS, PRESIDENT  
1405 BERRY BEACH, SUITE H  
WEST PALM BEACH, FL 33416  
727-367-3000  
WKARNS@KARNSENTERPRISES.COM

CLIENT

DON'S DOCK RESTAURANT  
215 BOARDWALK PLACE EAST, MADEIRA BEACH, FL 33708  
PIN #: 15-31-15-00000-410-0200

DRWG TITLE  
NEW GROUND FLOOR CEILING & LIFE SAFETY PLAN

DEAN LANG ARCHITECT, AIA  
LICENSE #A10028

LANG + FERFOGLIA  
ARCHITECTURE | DEVELOPMENT  
FL LICENSE # AR100258 / AIA REGISTRATION # 39011970  
2000 34TH AVENUE N, ST PETERSBURG, FL 33713  
TEL: (727) 698-9877

DRAWN BY: SFF  
DATE: 10-12-23  
PROJECT #: 2216  
SHEET: A2.0



## GENERAL NOTES:

- DIMENSIONING IS TAKEN TO THE FACE OF STUD (F.O.S.)
- COORDINATE ALL DIMENSIONS AND ELEVATIONS WITH STRUCTURAL DRAWINGS BEFORE LAYING OUT PHYSICAL BUILDING IN FIELD. CONTACT ARCHITECT WITH ANY DISCREPANCIES OR QUESTIONS AS TO CRITICAL DIMENSIONS.
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- SEE ENLARGED PLANS ON SHEET A3.0 FOR ADDITIONAL NOTES, DETAILS & DIMENSIONS.

## ACCESSIBILITY NOTES:

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## SYMBOL REFERENCES

- |  |               |  |                                 |
|--|---------------|--|---------------------------------|
|  | SPACE NUMBERS |  | EQUIPMENT OR KEYED NOTES        |
|  | DOOR NUMBERS  |  | REVISIONS MADE TO THIS SHEET    |
|  | WINDOW TYPES  |  | BUILDING SECTIONS OR ELEVATIONS |

## WALL LEGEND

- |  |  |
|--|--|
|  | 8 x 8 x 16 CMU ELEVATOR SHAFT WALL - INSTALL HORIZONTAL LAP SIDING OVER BUILDING PAPER ON EXTERIOR SIDES ONLY - SEE ELEVATIONS FOR WALL HEIGHT AND STRUCTURAL PLANS  |
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- NOTE:
- ALL WALL DIMENSIONS ARE TO FACE OF STUD (F.O.S.)
  - USE WATER RESISTANT GYPSUM BOARD IN ALL WET AREAS AS REQUIRED

## GENERAL ELECTRICAL NOTES:

- LUMINARIES THAT ARE RECESSED INTO INSULATED AREAS ARE REQUIRED TO BE RATED FOR INSULATION CONTACT ("IC-RATED"), AIR TIGHT AND SEALED WITH A GASKET OR CAULKED BETWEEN HOUSING AND CEILING.
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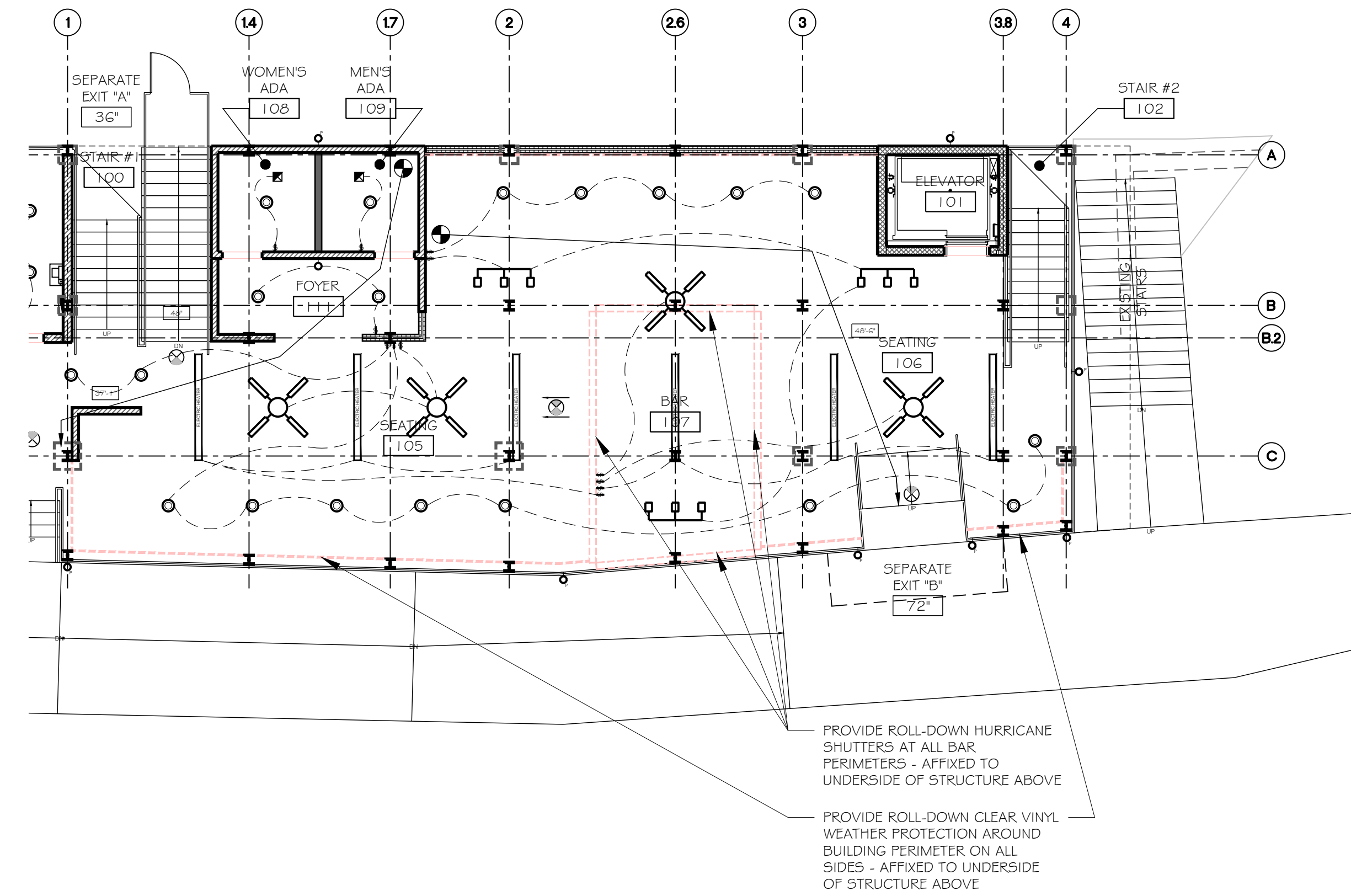
## ELECTRICAL LEGEND

\*\*ALL SYMBOLS ON THE PLANS MARKED \*P\* SHALL BE ON A PHOTOCELL

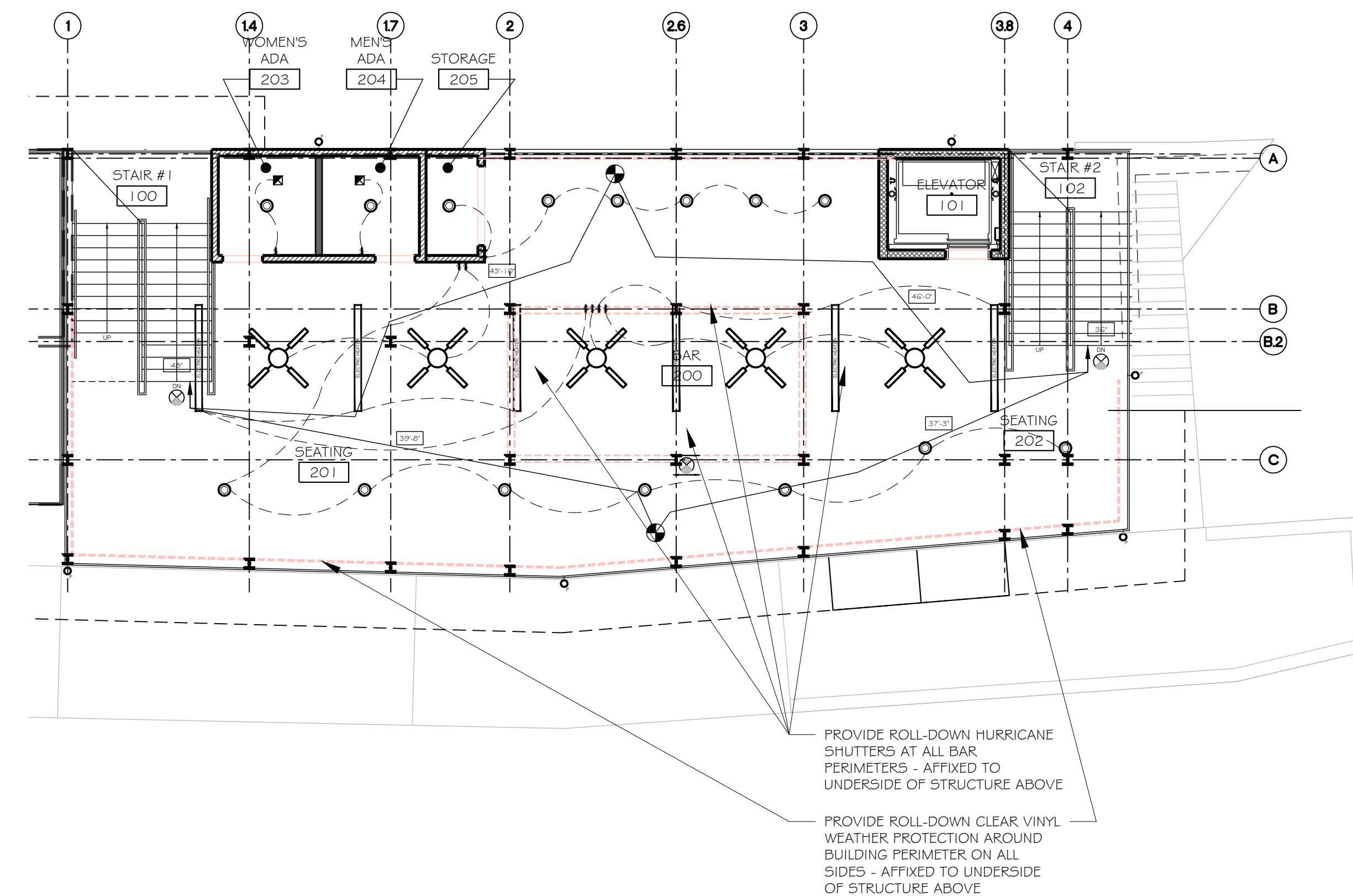
- |  |  |  |                                 |
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|  | 2' x 2' LAY-IN ACOUSTICAL TILE CEILING SYSTEM - CONTRACTOR TO VERIFY COLOR & FINISH WITH OWNER |  | STANDARD SWITCH                 |
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|  | ELECTRIC HEATER (AFFIXED TO STRUCTURE ABOVE & ORIENTED DOWNWARD - TYP.)                        |  | EXHAUST FAN                     |
|  |  |  | EXIT LIGHT FIXTURE              |
|  |  |  | COMBINATION LIGHT & CEILING FAN |

## LIFE SAFETY LEGEND

- |  |                           |
|--|---------------------------|
|  | EXIT LIGHT FIXTURE        |
|  | FIRE EXTINGUISHER         |
|  | HORN/ STROBE FIXTURE      |
|  | EXIT CAPACITY IN INCHES   |
|  | ORIGIN OF TRAVEL DISTANCE |
|  | TRAVEL DISTANCE (PATH)    |



1 NEW 1ST FLOOR CEILING & LIFE SAFETY PLAN  
A2.1 SCALE: 1/8" = 1'-0"



2 NEW 2ND FLOOR CEILING & LIFE SAFETY PLAN  
A2.1 SCALE: 1/8" = 1'-0"

REVISIONS	
NO	DESCRIPTION
1	
2	
3	
4	
5	
6	

WILLIAM KARNS ENTERPRISES, INC.  
BILL KARNS, PRESIDENT  
1405 BERRY BLVD., SUITE 104  
DADE COUNTY, FL 33146  
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DON'S DOCK RESTAURANT  
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PIN #: 15-31-15-00000-410-0200

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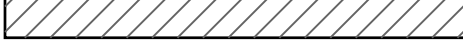

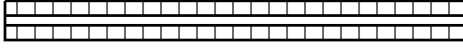
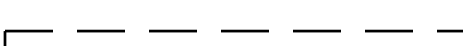
LANG + FERFOGLIA  
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A2.1

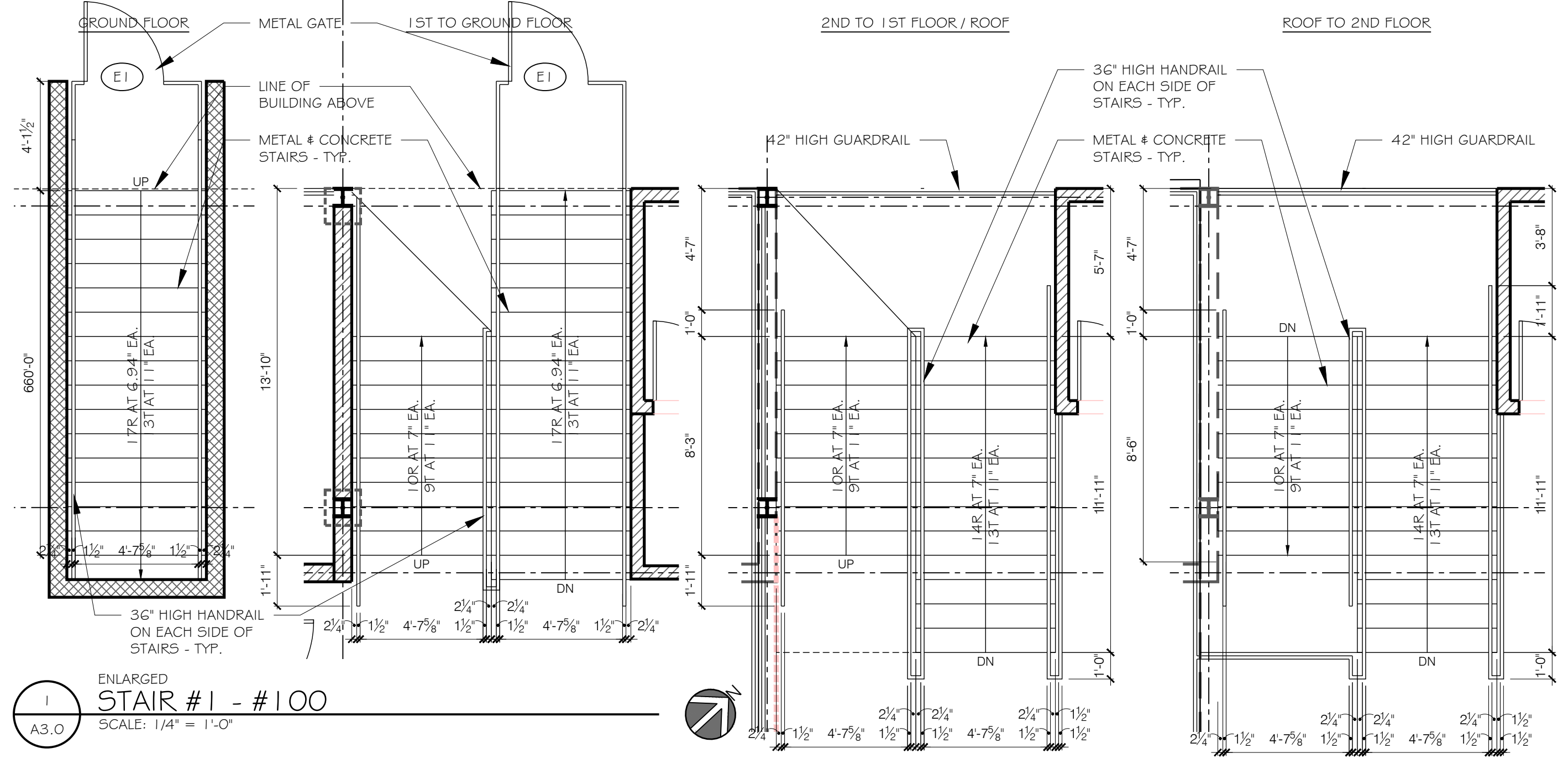


# WALL LEGEND

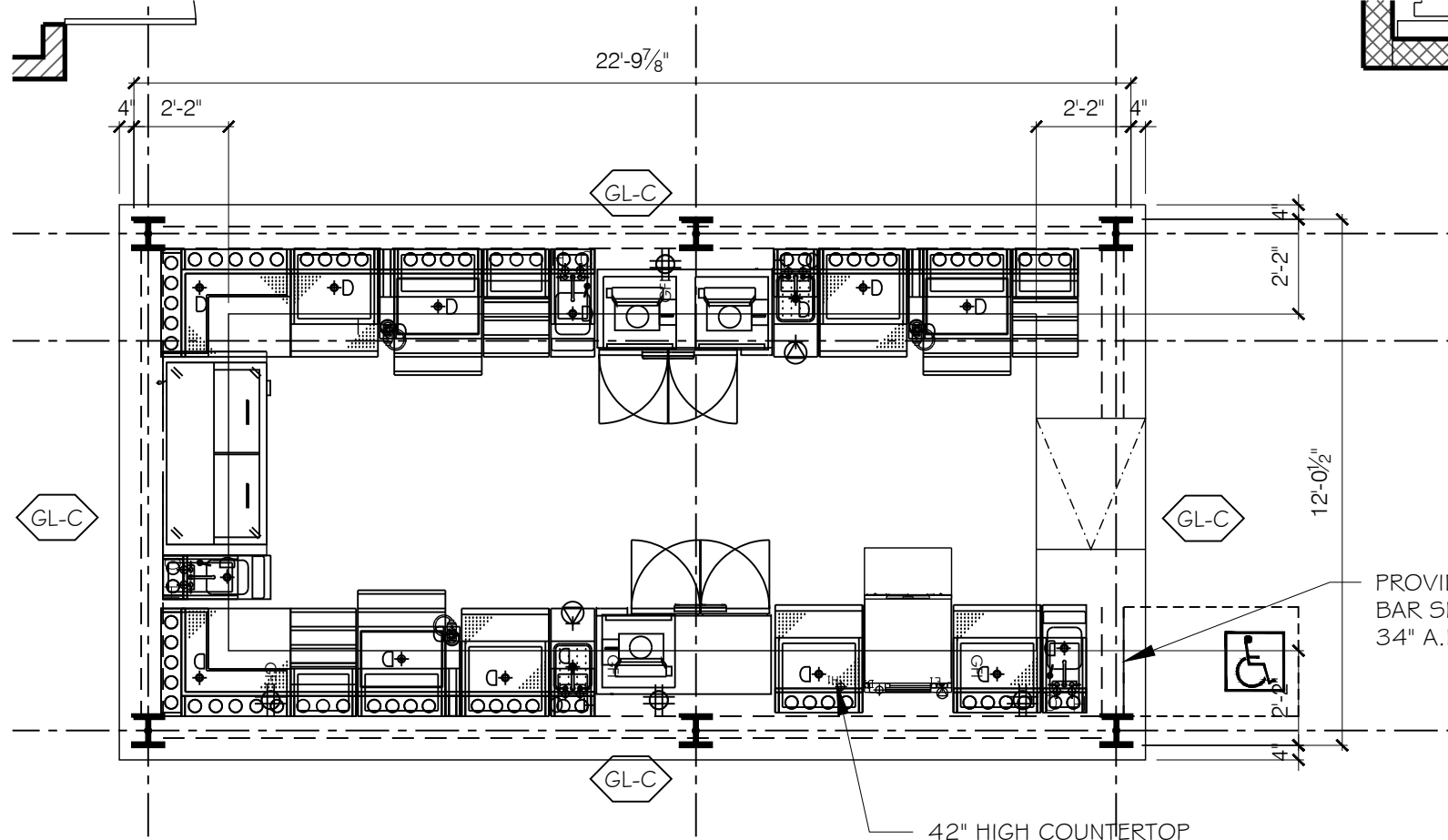
-  8 x 8 x 16 CMU ELEVATOR SHAFT WALL - INSTALL HORIZONTAL LAP SIDING OVER BUILDING PAPER ON EXTERIOR SIDES ONLY - SEE ELEVATIONS FOR WALL HEIGHT AND STRUCTURAL PLANS
-  2 x 6 EXTERIOR WOOD FULL HEIGHT WALL AT 16" O.C. - INSTALL HORIZONTAL LAP SIDING OVER OVER BUILDING PAPER WRAP, OVER SHEATHING ON EXTERIOR SIDES & 1/2" GYPSUM BOARD WITH R-13 INSULATION ON INTERIOR SIDES; 8'-0" WALL HEIGHT AT ROOF LEVEL - SEE 4/ A4.1
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 2. USE WATER RESISTANT GYPSUM BOARD IN ALL WET AREAS AS REQUIRED

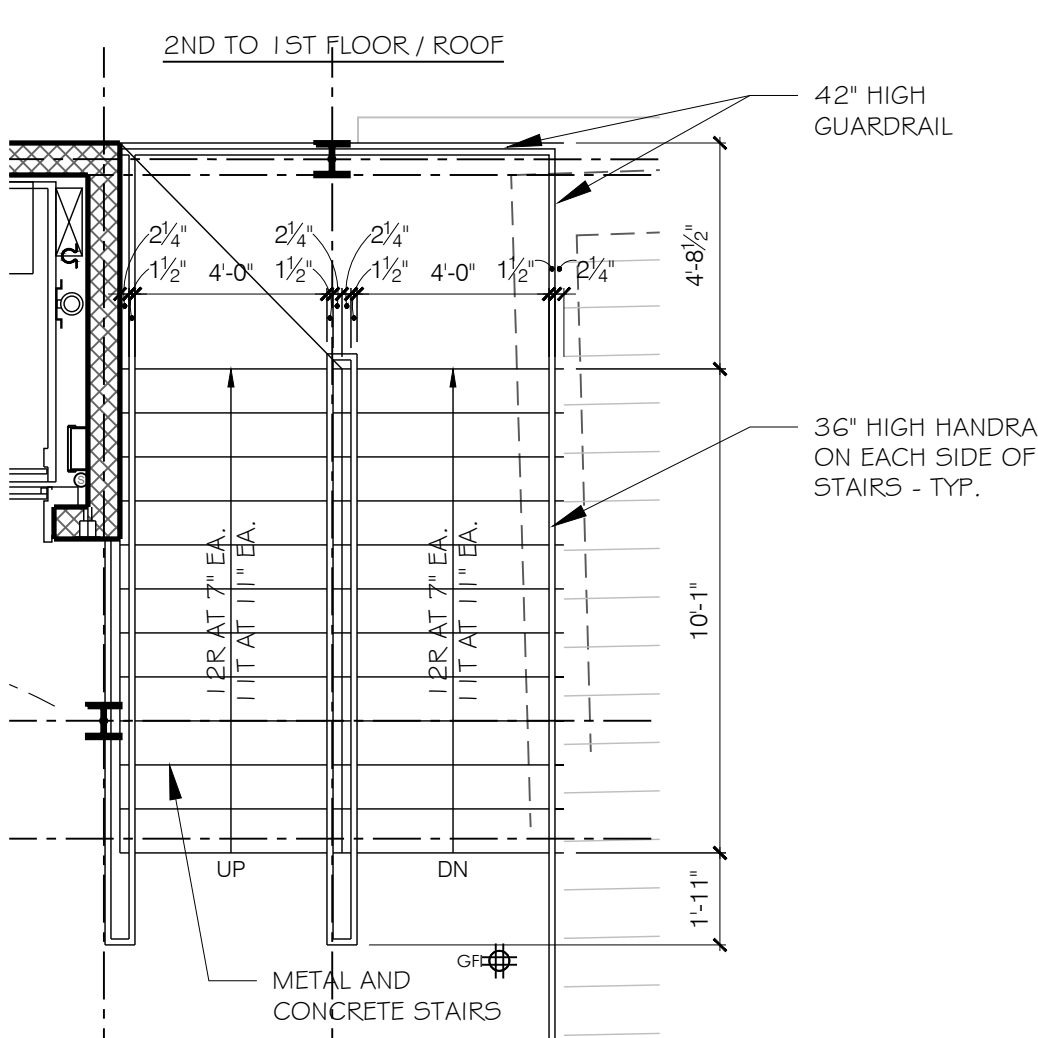
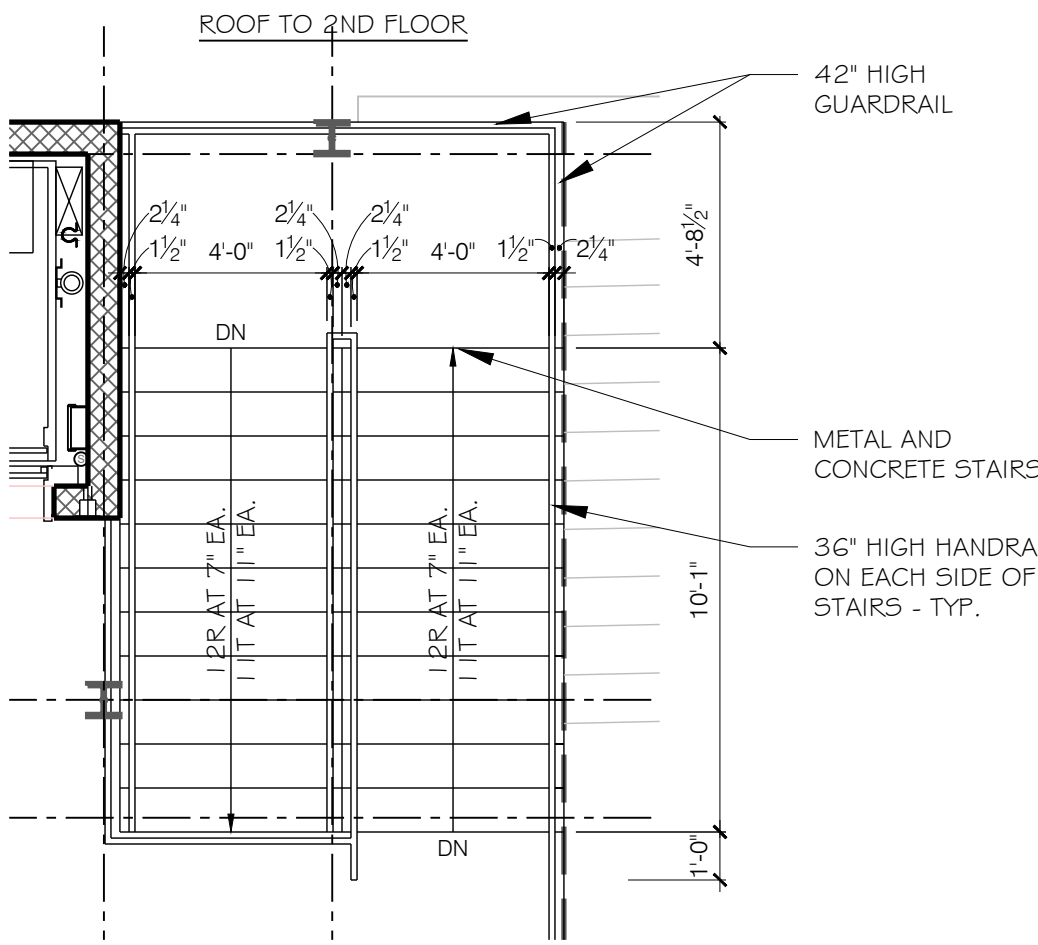
NOTE: SEE MECHANICAL, ELECTRICAL, PLUMBING PLANS & EQUIPMENT SHEETS QFOO1, QF101, QF102, QF103 FOR ALL BAR & KITCHEN EQUIPMENT SCHEDULES & INFORMATION



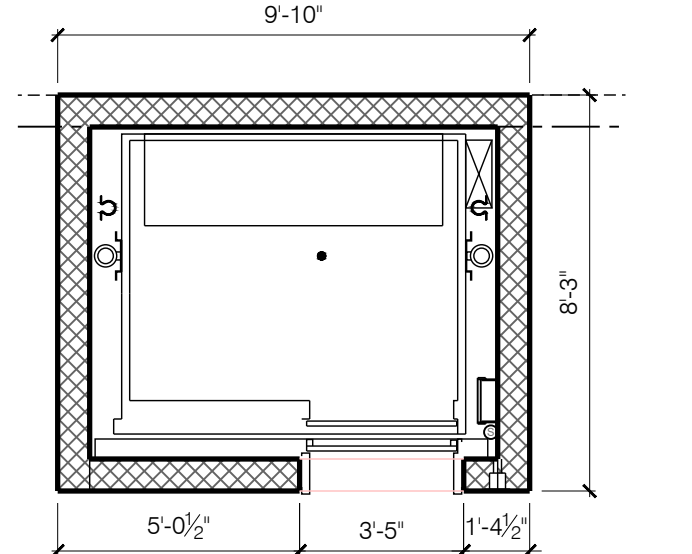
1 ENLARGED STAIR #1 - #100  
 SCALE: 1/4" = 1'-0"



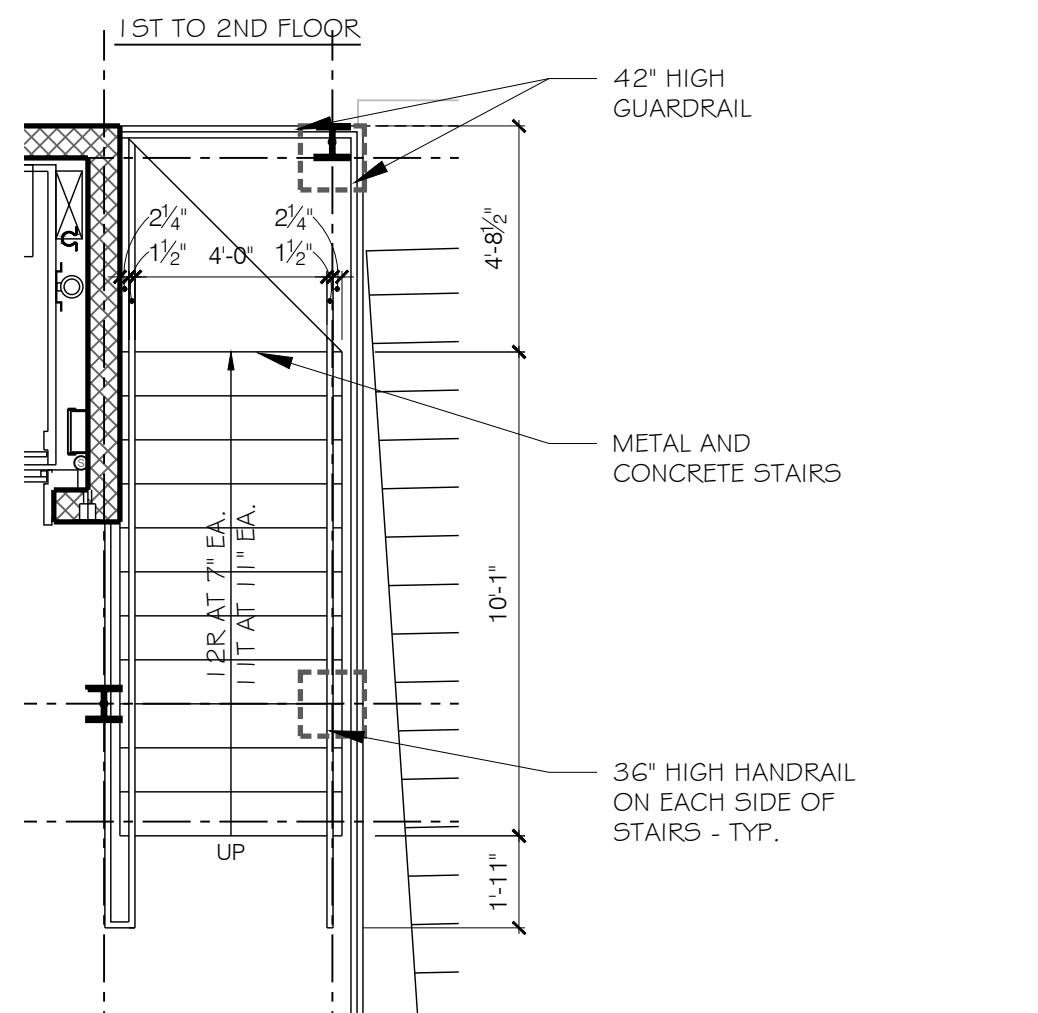
7 ENLARGED BAR #200  
 SCALE: 1/4" = 1'-0"



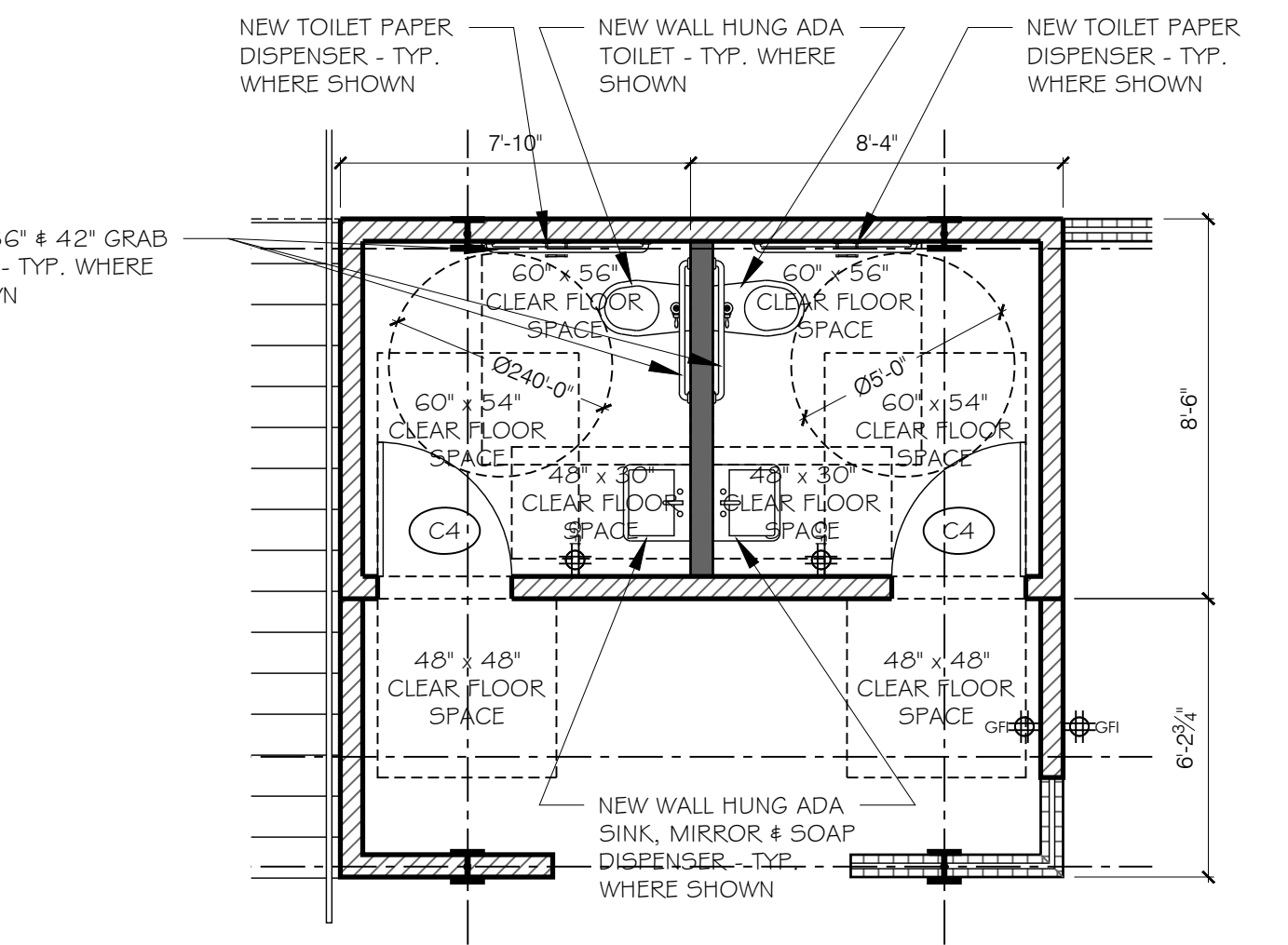
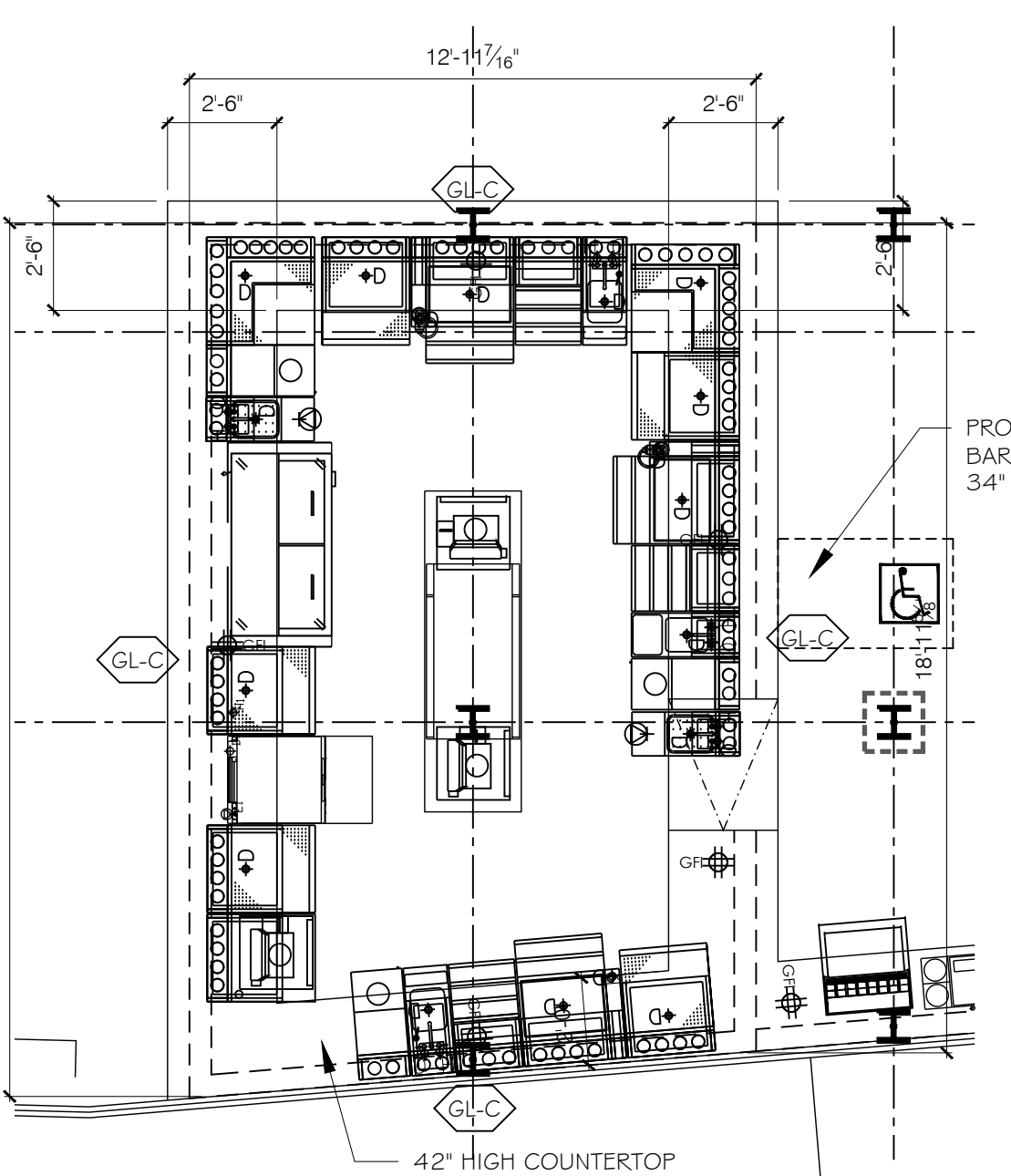
2 ENLARGED ELEVATOR #101  
 SCALE: 1/4" = 1'-0"



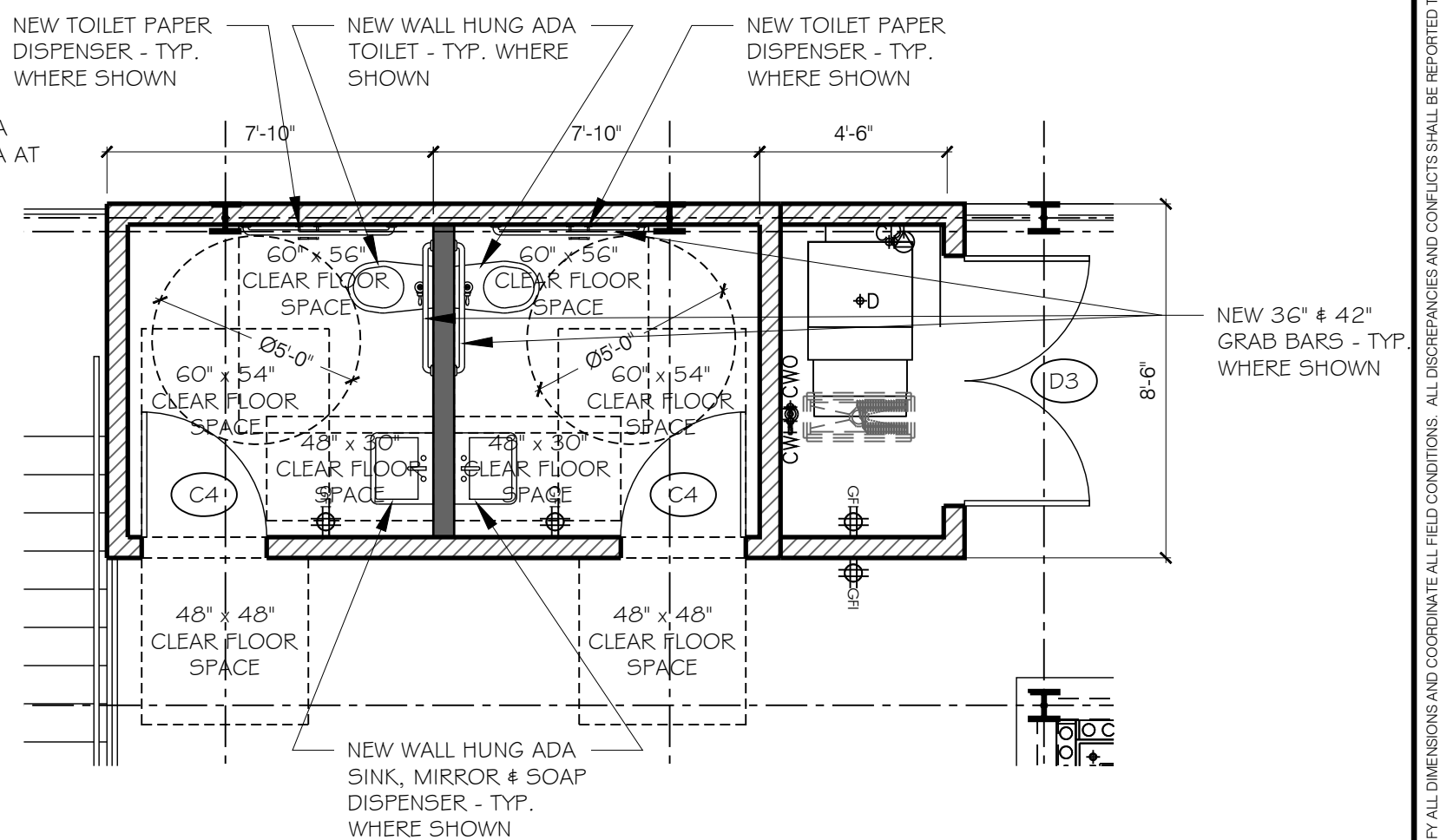
5 ENLARGED BAR #107  
 SCALE: 1/4" = 1'-0"



6 ENLARGED STAIR #2 - #102  
 SCALE: 1/4" = 1'-0"



3 ENLARGED ADA BATHROOMS #108, #109 & FOYER #111  
 SCALE: 1/4" = 1'-0"



4 ENLARGED ADA BATHROOMS #203, #204 & STORAGE #205  
 SCALE: 1/4" = 1'-0"

PROFESSIONAL STATEMENT: TO THE BEST OF THE ARCHITECT'S KNOWLEDGE, ENCLOSED PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY, PROTECTION AND PREVENTION REQUIREMENTS AS DETERMINED BY THE BUILDING OFFICIALS.

REVISIONS

NO.	DATE	DESCRIPTION
1		

WILLIAM KARNS ENTERPRISES, INC.  
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ENLARGED PLANS

DRAWN BY: SFF  
 DATE: 10-12-23  
 PROJECT #: 2216  
 SHEET: A3.0



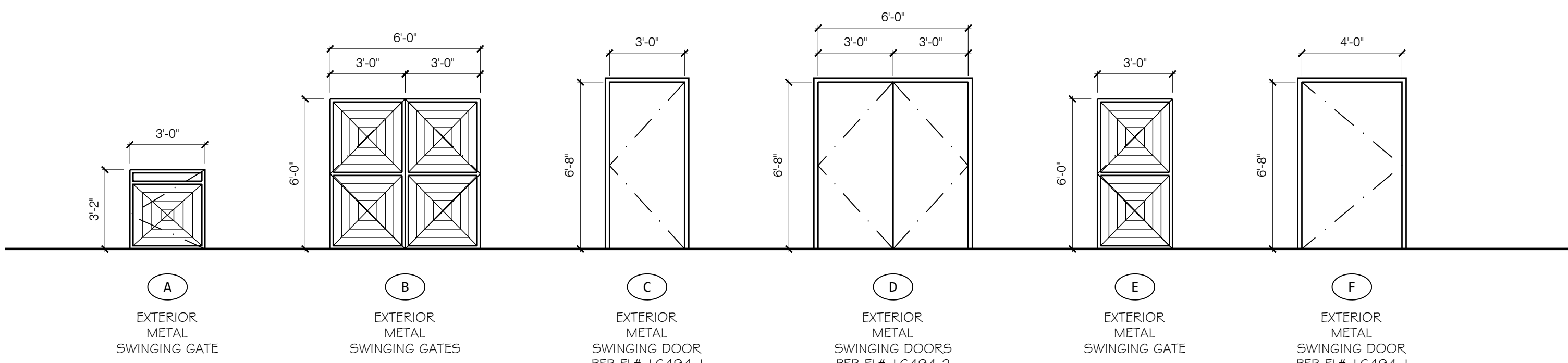
## ROOM FINISH SCHEDULE

ROOM NO.	ROOM NAME	CLG. HGT.	FLOOR		BASE		NORTH WALL		EAST WALL		SOUTH WALL		WEST WALL		CEILING		REMARKS / NOTES
			MATL	FINISH	MATL	FINISH	MATL	FINISH	MATL	FINISH	MATL	FINISH	MATL	FINISH	MATL	FINISH	
100	STAIR #1	OPEN	-	SC	-	-	-	RLG	SID	PNT	-	-	SID	PNT	WD	PNT	
101	ELEVATOR	47'-3-1/4"	MFR	MFR	MFR	MFR	MFR	MFR	MFR	MFR	MFR	MFR	MFR	MFR	MFR	MFR	
102	STAIR #2	OPEN	-	SC	-	-	-	RLG	-	RLG	-	-	SID	PNT	WD	PNT	
105	SEATING	12'-0"	WD	PNT	WD	PNT	SID	PNT	SID	PNT	-	RLG	-	RLG	WD	PNT	
106	SEATING	12'-0"	WD	PNT	WD	PNT	SID	PNT	-	RLG	-	RLG	SID	PNT	WD	PNT	
107	BAR	12'-0"	WD	CT	CT	COVE	DR	FRP	DR	FRP	DR	FRP	DR	FRP	WD	PNT	
108	WOMEN'S ADA	12'-0"	WD	CT	CT	COVE	GYP	PNT	GYP	PNT	GYP	PNT	GYP	PNT	WD	PNT	PROVIDE FRP TO 4'-0" HEIGHT
109	MENS ADA	12'-0"	WD	CT	CT	COVE	GYP	PNT	GYP	PNT	GYP	PNT	GYP	PNT	WD	PNT	PROVIDE FRP TO 4'-0" HEIGHT
111	FOYER	12'-0"	WD	PNT	WD	PNT	GYP	PNT	GYP	PNT/RLG	GYP	PNT/RLG	GYP	PNT	WD	PNT	
200	BAR	12'-0"	WD	CT	CT	COVE	DR	FRP	DR	FRP	DR	FRP	DR	FRP	WD	PNT	
201	SEATING	12'-0"	WD	PNT	WD	PNT	SID	PNT	SID	PNT	-	RLG	-	RLG	WD	PNT	
202	SEATING	12'-0"	WD	PNT	WD	PNT	SID	PNT	-	RLG	-	RLG	SID	PNT	WD	PNT	
203	WOMEN'S ADA	12'-0"	WD	CT	CT	COVE	GYP	PNT	GYP	PNT	GYP	PNT	GYP	PNT	WD	PNT	PROVIDE FRP TO 4'-0" HEIGHT
204	MENS ADA	12'-0"	WD	CT	CT	COVE	GYP	PNT	GYP	PNT	GYP	PNT	GYP	PNT	WD	PNT	PROVIDE FRP TO 4'-0" HEIGHT
205	STORAGE	12'-0"	WD	PNT	RUB	COVE	GYP	PNT	GYP	PNT	GYP	PNT	GYP	PNT	WD	PNT	
300	STORAGE	8'-0"	WD	TPO	RUB	COVE	GYP	PNT	GYP	PNT	GYP	PNT	GYP	PNT	WD	PNT	
301	STORAGE	8'-0"	WD	TPO	RUB	COVE	GYP	PNT	GYP	PNT	GYP	PNT	GYP	PNT	WD	PNT	

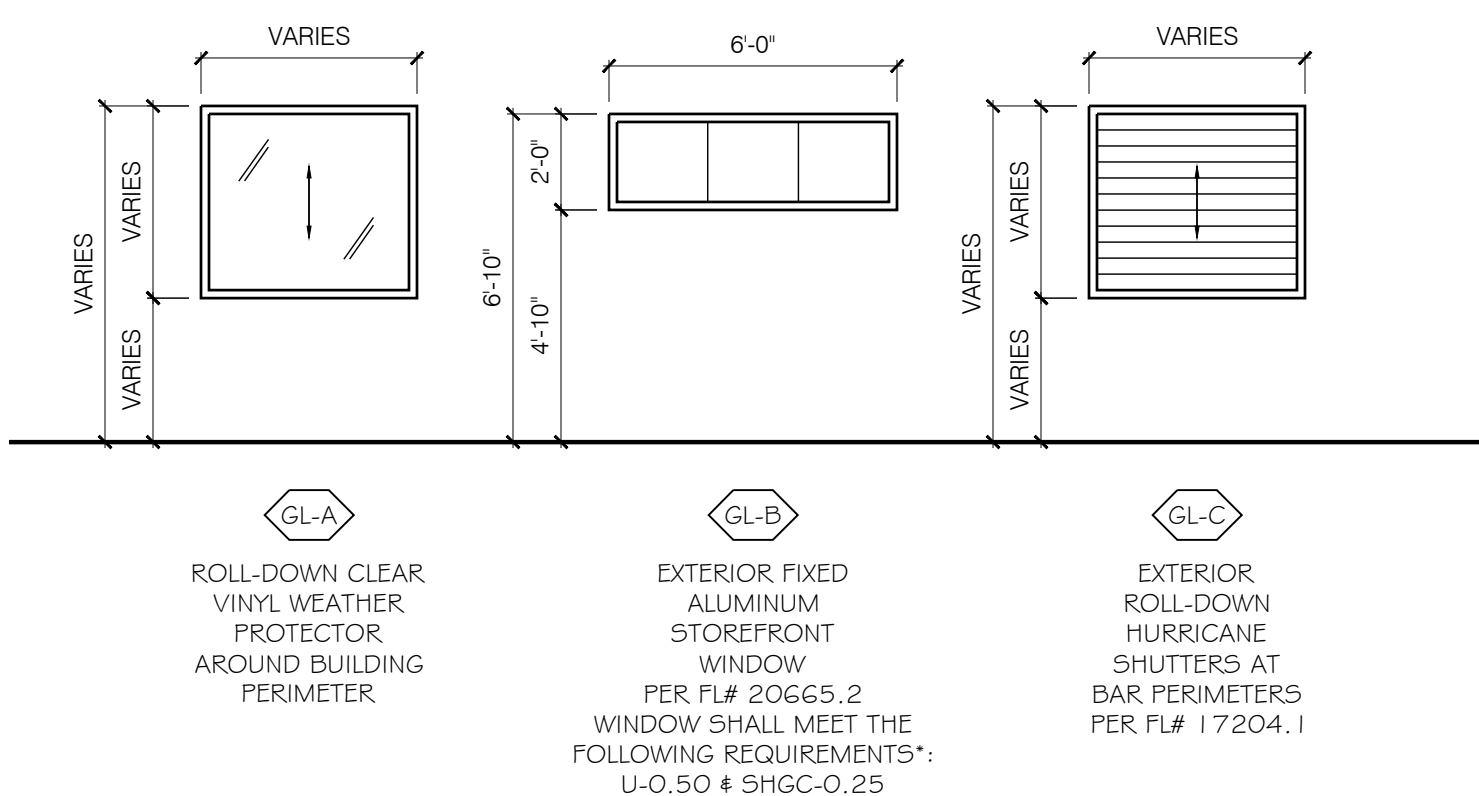
## FINISH SCHEDULE LEGEND & NOTES

<p>ACT = ACOUSTICAL CEILING TILE MFR = BY MANUFACTURER CMU = CONCRETE MASONRY UNIT CT = CERAMIC TILE COVE = COVE BASE DR = DURA ROCK FRP = FRP GYP = GYPSUM WALL BOARD PNT = PAINT - COLOR: TBD BY TENANT</p>	<p>RLG = METAL RAILING RUB = RUBBER COVE BASE SC = SEALED CONCRETE SID = HORIZONTAL SIDING TPO = THERMOPLASTIC POLYOLEFIN MEMBRANE WD = WOOD</p>	<p>1. ALL FLOORING TO HAVE SLIP RESISTANT FINISH. ALL WALL FINISHES TO BE CLASS "C" FLAMESPREAD. VERIFY ALL FINISHES WITH OWNER. 2. SMOOTH TEXTURE ON ALL WALLS AND CEILING WHERE APPLICABLE. SQUARE CORNER BEAD ON CORNERS. VERIFY PAINT WITH OWNER. 3. PLUMBING FIXTURES TO BE OF A STANDARD GRADE. COLOR TO BE WHITE WITH BRUSHED NICKEL HARDWARE. U.N.O. 4. USE EPOXY PAINT AT EXTERIOR, WET AREAS. 5. ALL INTERIOR FINISHES TO COMPLY WITH THE REQUIREMENTS 2020 FLORIDA FIRE PREVENTION CODE, 7TH EDITION.</p>
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## DOOR TYPES



## WINDOW TYPES



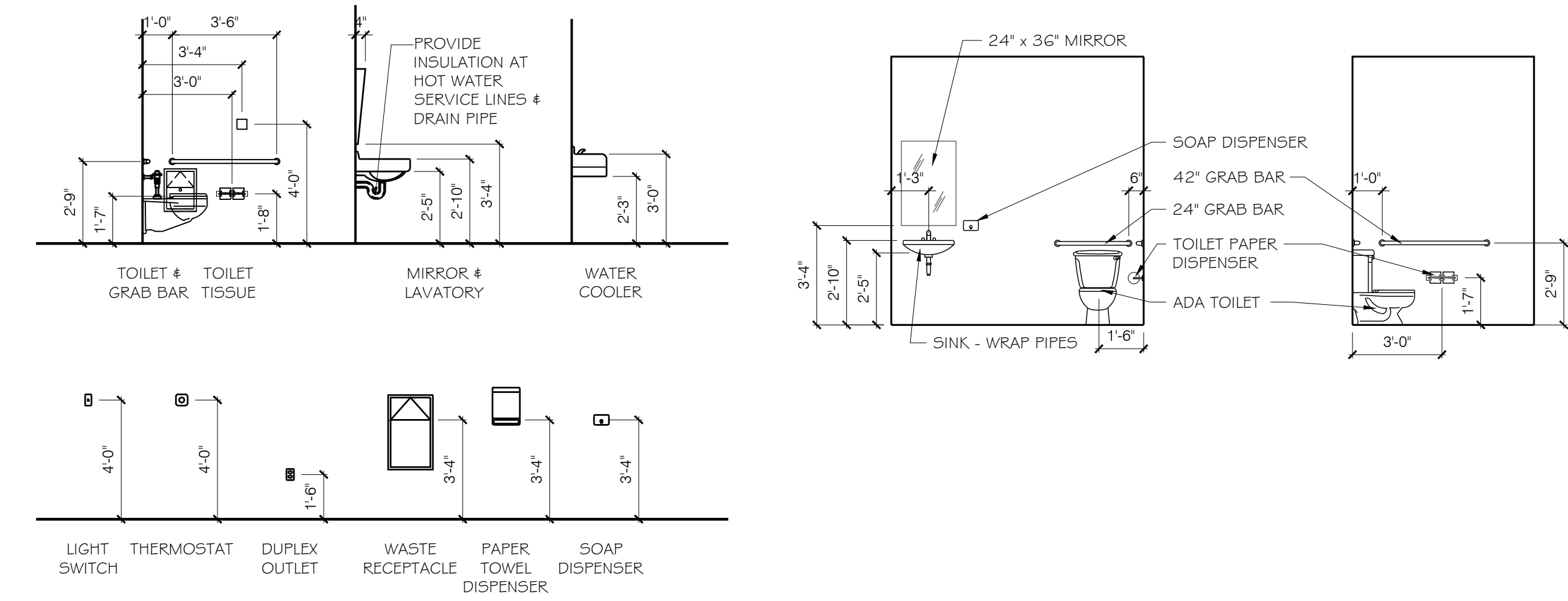
## DOOR HARDWARE SCHEDULE & NOTES

1. GATE HINGES, ADA LEVER & LOCKSET ON EXTERIOR SIDE & PANIC HARDWARE ON INTERIOR SIDE
2. GATE HINGES, ADA LEVER ON EACH SIDE & PASSAGE SET
3. EXTERIOR HINGES, ADA LEVER ON EACH SIDE & LOCKSET ON EXTERIOR SIDE
4. EXTERIOR HINGES, ADA LEVER ON EACH SIDE & PRIVACY SET ON INTERIOR SIDE
5. EXTERIOR DOUBLE ACTION 'CAFE' HINGES, CENTER ASTRAGAL LATCH, PUSH PLATE ON EACH SIDE & LOCKSET ON EXTERIOR SIDE

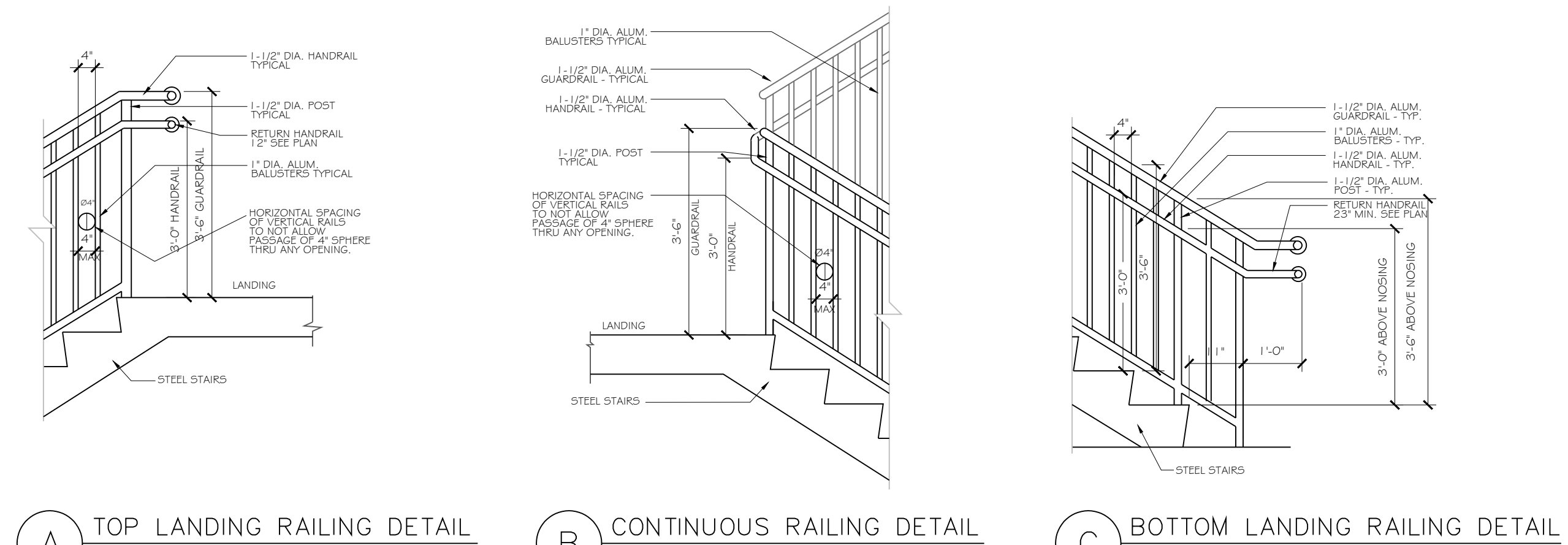
## DOOR LEGEND

⬡ DENOTES DOOR TYPE      ⬡ DENOTES DOOR HARDWARE SCHEDULE NUMBER

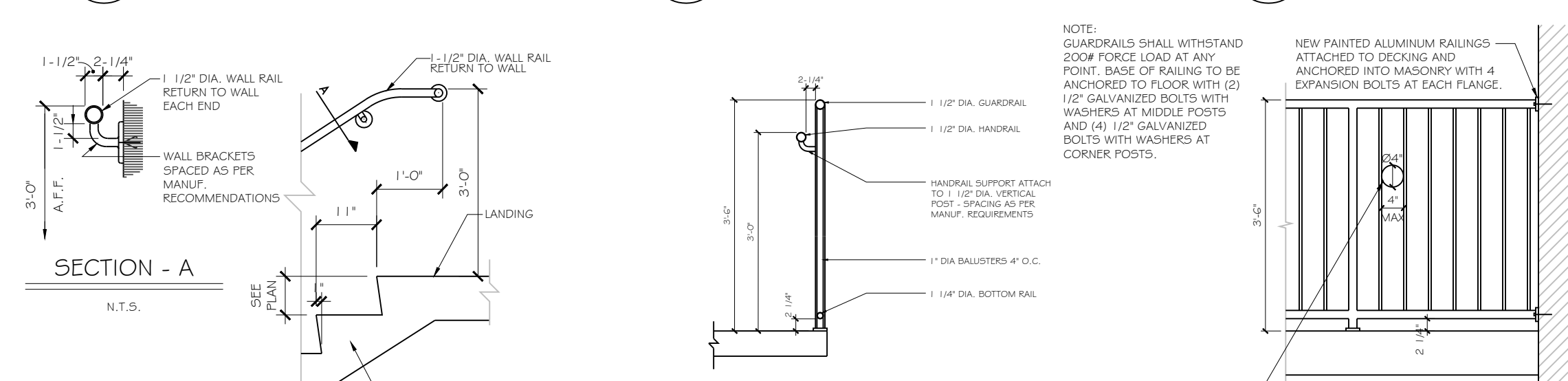
- GENERAL DOOR NOTES:**
1. ALL HARDWARE TO HAVE ADA APPROVED LEVER HANDLES & INTERIOR CLOSERS SHALL OPEN W/ 5# MAX PULL.
  2. ALL HARDWARE FINISH TO BE BRUSHED NICKEL.
  3. FIELD MEASURE SIZE OF ALL REPLACEMENT DOORS PRIOR TO DOOR SUBMITTAL. DOOR SHALL FIT WITHIN EXISTING ROUGH OPENING WITH ADJUSTMENTS MADE FOR ARCHITECTURAL DETAILS AS SHOWN.
  4. ALL DOORS SHALL OPEN FROM THE INSIDE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE OR EFFORT U.N.O.
  5. VERIFY ALL ROUGH OPENING DIMENSIONS WITH MANUFACTURER SPECS PRIOR TO FRAMING.
  6. REFER TO ACCESSIBILITY NOTES FOR ADDITIONAL REQUIREMENTS.
  7. ON THE FLOOR PLAN, DOOR SWING CONTAINING DOOR SYMBOL INDICATES ACTIVE LEAF.
  8. COORDINATE KEYING REQUIREMENTS WITH OWNER PRIOR TO DOOR SUBMITTAL.
  9. PLEASE SEE THE DOOR LEGEND, THIS SHEET TO IDENTIFY THE DOOR TYPE & HARDWARE SCHEDULE LABELING NOMENCLATURE FOR THE NEW DOORS ON SHEET A1.0, A1.1 & A1.2.



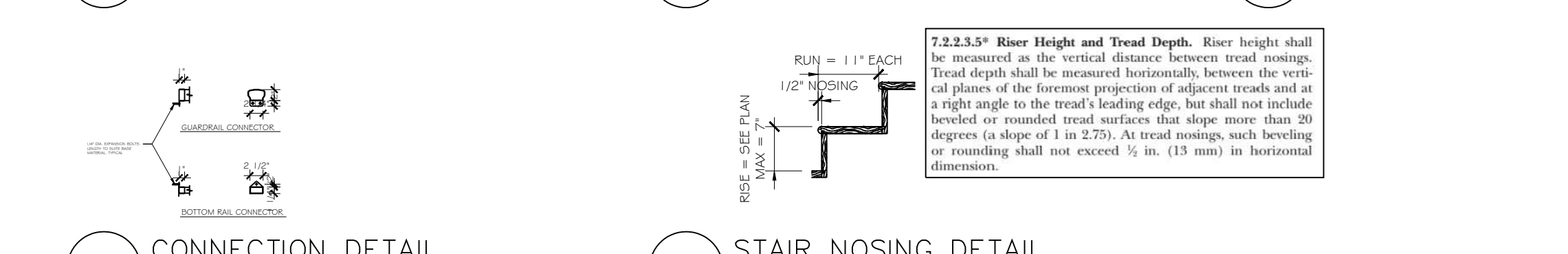
1  
A4.0 TYPICAL ADA MOUNTING HEIGHTS & INTERIOR ELEVATIONS  
SCALE: 1/4" = 1'-0"



A TOP LANDING RAILING DETAIL      B CONTINUOUS RAILING DETAIL      C BOTTOM LANDING RAILING DETAIL



D HANDRAIL DETAIL      E GUARDRAIL DETAIL      F GUARDRAIL DETAIL



G CONNECTION DETAIL      H STAIR NOSING DETAIL

2  
A4.0 TYPICAL STANDARD METAL HAND RAIL DETAILS  
SCALE: 1/2" = 1'-0"

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THE ARCHITECT'S LIABILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE BUILDING AS SHOWN ON THESE PLANS.

REVISIONS		DESCRIPTION
NO.	DATE	
Δ		

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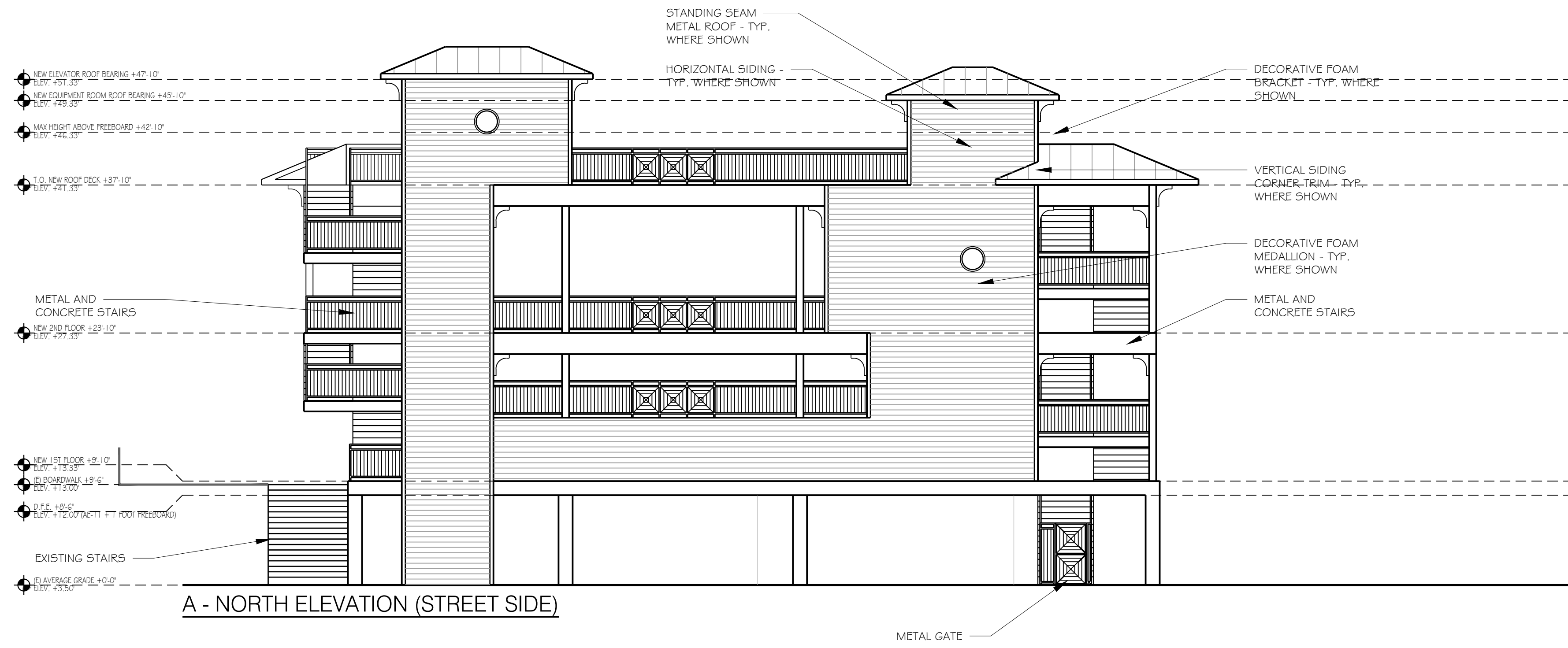
DRAW TITLE: SCHEDULES & DETAILS

**LANG + FERFOGLIA**  
 ARCHITECTURE | DEVELOPMENT

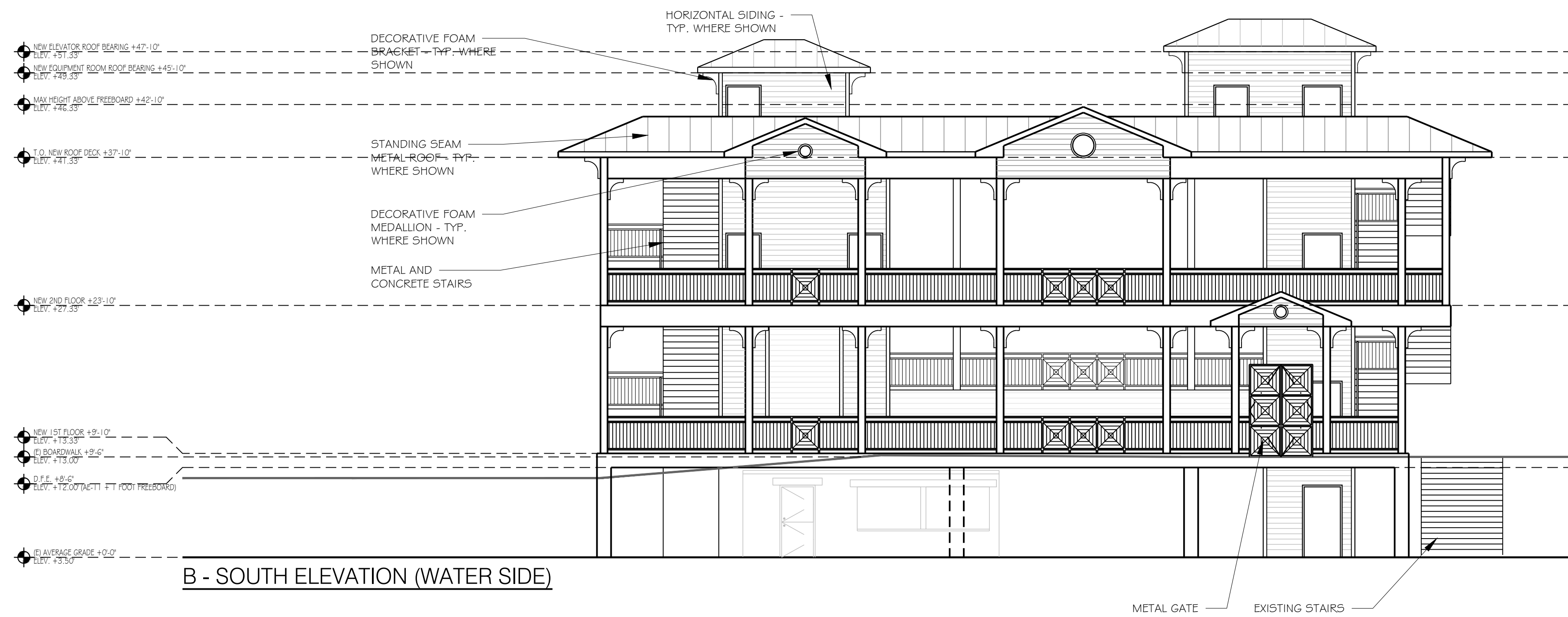
LICENSE # AR100256/ AIA REGISTRATION # 39011970  
 2000 34TH AVENUE N.E., ST. PETERSBURG, FL 33713  
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DRAWN BY: SFF	DATE: 10-12-23
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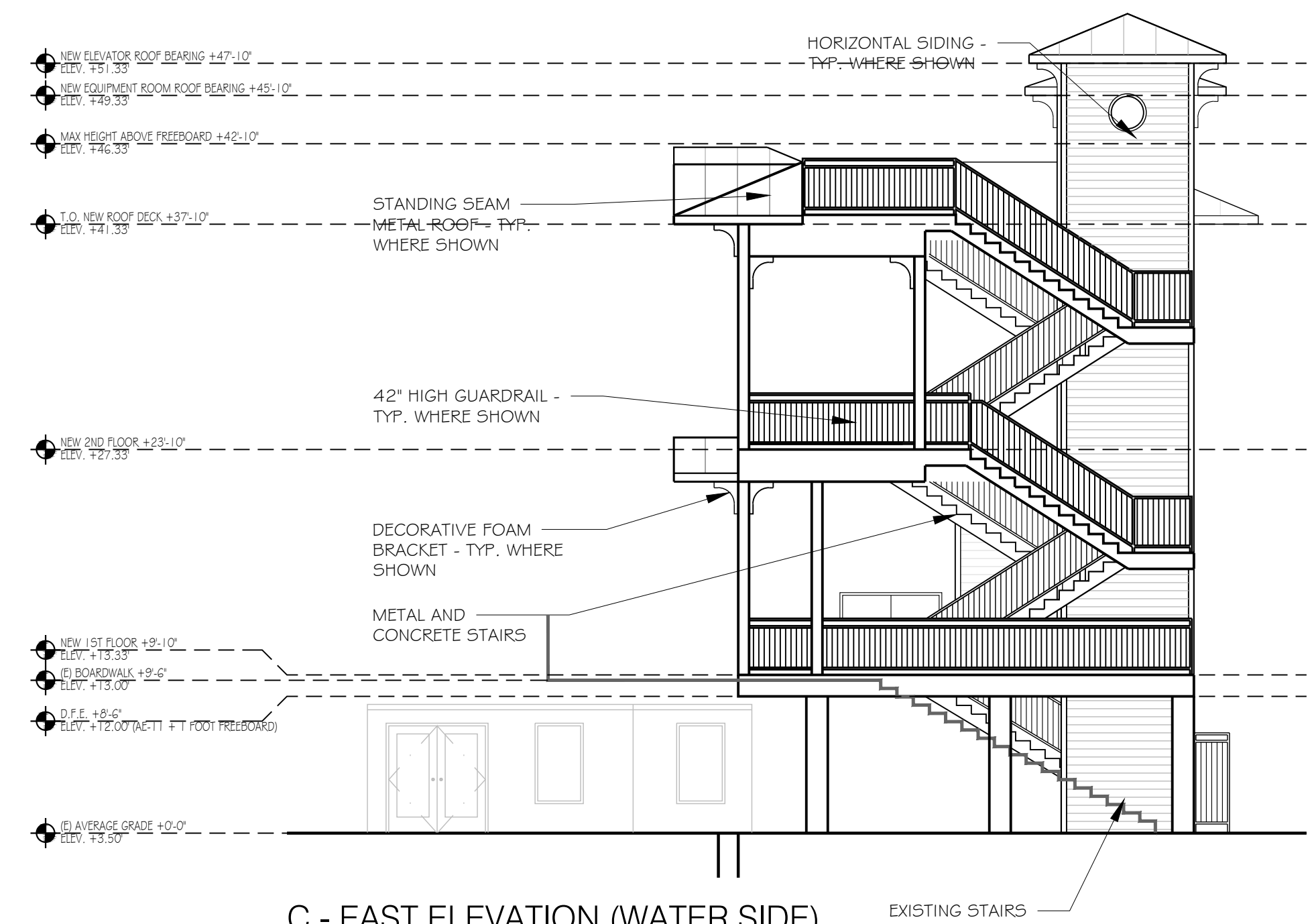




A - NORTH ELEVATION (STREET SIDE)



B - SOUTH ELEVATION (WATER SIDE)



C - EAST ELEVATION (WATER SIDE)

NO	DATE	DESCRIPTION
1		

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