ROOM FINISH NOTES

* ALL FINISHES TO BE APPROVED BY TENANT PRIOR TO ORDERING OR INSTALLATION.
* ALL INTERIOR FINISHES SHALL MEET OR EXCEED ALL STANDARDS & CODES FOR COMMERCIAL INSTALLATIONS.
* FINISHES SHALL MEET ASTM E84 AND ASTM 684.
* CONTRACTOR TO SCHEDULE / COORDINATE INSTALLTION TOGETHER w/ ANY COUNTERS TO MODIFATIONS (CUTOUT FOR HOSES/WIRING) OR VENDOR SUPPLIED EQUIPMENT.
* FLOORING TO MEET 804.5.1 MIN. CRITICAL RADIANT FLUX CLASS II
* INTERIOR FINISHES COMPLY WITH CH. 8 SECTION 801, TABLE 803.5
CLASS A FLAME - SPREAD INDEX 0-25, SMOKE INDEX 0-45
CLASS B FLAME - SPREAD INDEX 26-75, SMOKE INDEX 0-45
CLASS C FLAME - SPREAD INDEX 76-200, SMOKE INDEX 0-45

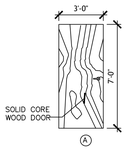
1. ALL FINISH SHALL BE PROVIDED AND INSTALLED AS A PART OF THIS CONTRACT.
2. THE SUB-CONTRACTOR SHALL INSTALL ALL REQUIRED NON COMBUSTIBLE BLOCKING AS REQUIRED FOR THE INSTALLATION OF ALL MILLWORK AND TOILET ROOM ACCESSORIES. COORDINATE BLOCKING WITH EQUIPMENT SUPPLIERS. 3. PROVIDE VINYL TRANSITION STRIPS AT ALL LOCATIONS WHERE DISSIMILAR FLOOR MATERIALS MEET.
4. COORDINATE LOCATIONS OF ELECTRICAL SWITCHES, PANELS, WATER SERVICE, TELEPHONE SERVICE, ETC. WITH UTILITIES COMPANIES. COORDINATE ALL WORK WITH THE MECHANICAL, PLUMBING, AND ELECTRICAL SUB-CONTRACTORS.
5. ALL INTERIOR FINISHES SHALL CONFORM TO A MAXIMUM CLASS 111 FLAME SPREAD RATING AND A MAXIMUM DEVELOPMENT RATING OF 450. ACOUSTICAL CEILING AND INSULATION TO HAVE A MAXIMUM FLAME SPREAD OF 25 AND A MAXIMUM SMOKE DEVELOPMENT RATING OF 50
6. ALL INTERIOR FINISHES MUST COMPLY WITH O.B.C. SECTION 803, 804, AND 805.
7. DOOR THRESHOLD AND TRANSITION STRIPS SHALL NOT EXCEED 1/2" IN HEIGHT.
8. ALL SUBSTITUTIONS MUST BE SUBMITTED TO THE ARCHITECT PRIOR TO BIDDING, ANY REQUESTS FOR CHANGES AFTER BIDDING MUST BE SUBMITTED TO THE ARCHITECT FOR APPROVAL.
9. ALL WET AREAS SUCH AS NEAR SINKS SHALL BE MOISTURE RESISTANT GYPSUM BOARD.
10. IN ROOMS WITH NEW FINISHES - REMOVE EXISTING FINISH, PATCH, PRIME AND PREPARE TO RECEIVE NEW FINISH

NOTE: PER OBC SECTION 1210.1 WALLS WITHIN 2'-0" OF TOILET SHALL HAVE HARD SMOOTH SURFACE - MARLITE OR EPOXY PAINTED MOISTURE PROOF BOARD FROM 6" COVE TO 4'-0" HIGH

ADAAG 4.16.5 - WATER CLOSET FLUSH CONTROLS MUST BE MOUNTED ON OPEN SIDE OF TOILET ROOM
ADAAG 4.19.2 - ACCESSIBLE LAVATORIES MUST HAVE A MAXIMUM HEIGHT OF 34" ABOVE THE FLOOR AND KNEE CLEARANCE OF 29" MINIMUM
ADAAG 4.19.4 - EXPOSED HOT WATER AND DRAIN PIPES UNDER LAVATORIES MUST BE INSULATED.
ADAAG 4.19.6 - BOTTOM EDGE OF MIRRORS MUST BE NO HIGHER THAN 40" ABOVE FLOOR

NOTE: USE MOISTURE RESISTANT (GREEN BOARD) BOARD IN RESTROOMS

DOOR TYPES



* DOOR HARDWARE AND CONTROLS FOR ACCESSIBLE PLUMBING FIXTURES MUST BE OPERABLE WITH ONE HAND & MUST NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRISTS.

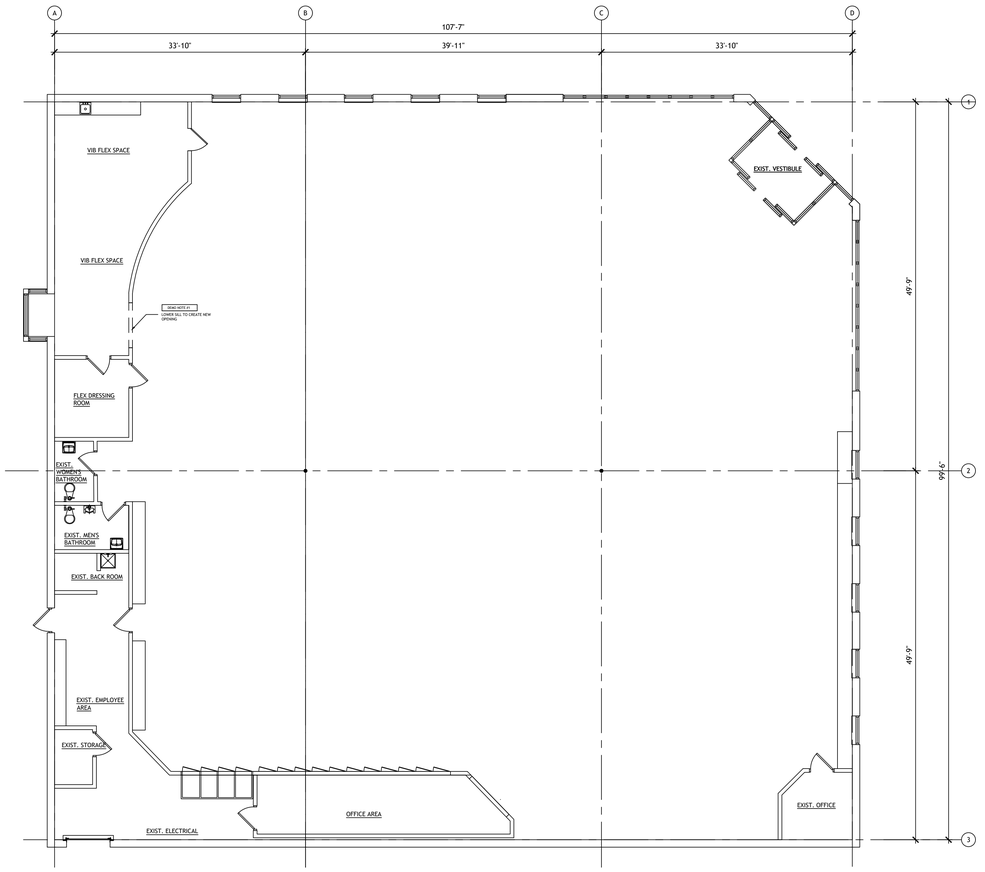
HARDWARE SETS

SET #1 - PASSAGE FUNCTION - THREE 4 1/2" x 4 1/2" HINGES (STANLEY), PANIC BAR w/ OVERRIDE HARDWARE (MONARCH), FLOOR MOUNTED DOOR BUMPER (BALDWIN), DOOR CLOSER (FALCON), ADA ACCESSIBLE HARDWARE, , PROVIDE LATCH TO COMPLY WITH OBC 715.4.8.1

DOOR SCHEDULE

* DOOR HARDWARE AND CONTROLS FOR ACCESSIBLE PLUMBING FIXTURES MUST BE OPERABLE WITH ONE HAND & MUST NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRISTS.

DOOR NUMBER	LOCATION	DOOR TYPE	SIZE			MATERIALS		HDWE.	REMARKS
			WIDTH	HEIGHT	THICKNESS	DOOR	FRAME		
001	DRESSING ROOM	A	3'-0"	7'-0"	1 3/4"	SCWD	HM	SET #1	
002	DRESSING ROOM	A	3'-0"	7'-0"	1 3/8"	SCWD	HM	SET #1	
003	DRESSING ROOM	A	3'-0"	7'-0"	1 3/8"	SCWD	HM	SET #1	
004	DRESSING ROOM	A	3'-0"	7'-0"	1 3/8"	SCWD	HM	SET #1	
005	DRESSING ROOM	A	3'-0"	7'-0"	1 3/8"	SCWD	HM	SET #1	
006	DRESSING ROOM	A	3'-0"	7'-0"	1 3/8"	SCWD	HM	SET #1	
007	DRESSING ROOM	A	3'-0"	7'-0"	1 3/8"	SCWD	HM	SET #1	
008	VIB ROOM	A	3'-0"	7'-0"	1 3/8"	SCWD	HM	SET #1	



DEMOLITION GENERAL NOTES

1. ALL WORK TO CONFORM TO ALL APPLICABLE LOCAL, STATE, AND NATIONAL CODES.
2. CONTRACTOR TO REMOVE ALL DEBRIS AS A RESULT OF THIS PROJECT.
3. CONTRACTOR TO PROTECT EXISTING BUILDING DURING DEMOLITION OF EXISTING CONDITIONS, CONSTRUCTION SCHEDULING SHOULD BE DONE TO MINIMAZE WEATHER DAMAGE TO THE FACILITY. THE BUILDING SHALL BE ENCLOSED AND SECURED WHEN WORK WILL BE INTERRUPTED BY WEEKENDS OR MORE THAN TWO CONSECUTIVE DAYS.
4. CONTRACTOR SHALL COORDINATE WITH OWNER FOR SECURITY MEASURES TO BE TAKEN DURING DEMOLITION AND RENOVATION.
5. CONTRACTOR TO PROTECT EXISTING FACILITIES, EQUIPMENT, FIXTURES, ETC. THAT ARE TO REMAIN FROM DAMAGE DURING THE COURSE OF DEMOLITION AND RENOVATION.
6. CONTRACTOR TO REVIEW AND BECOME FAMILIAR WITH ALL EXISTING CONDITIONS PRIOR TO COMMENCING WORK. ANY CONDITIONS NOT DOCUMENTED ON THESE DRAWINGS OR OBSERVED TO BE DIFFERENT THAN THOSE SHOWN ON THE DRAWINGS ARE TO BE REPORTED TO THE ARCHITECT AND OWNER PRIOR TO BEGINNING WORK.
7. ALL DAMAGED SURFACES AND/OR FINISHES AS A RESULT OF THE WORK SHALL BE REPAIRED AND FINISHED TO THEIR ORIGINAL CONDITION BY THE CONTRACTOR.
8. DEMOLITION OF EXISTING WALLS AND/OR STRUCTURES (INDICATED ON THE DEMOLITION PLANS BY DASHED LINES) MAY REQUIRE THE REMOVAL OF ELECTRICAL, H.V.A.C., PLUMBING, ETC. EQUIPMENT. DEMOLITION IS MEANT TO INCLUDE REMOVAL OF ALL SUCH EQUIPMENT WHETHER KNOWN OR UNKNOWN. THE CONTRACTOR SHALL COORDINATE DEMOLITION WITH THE 'RECORD' DRAWINGS FOR UTILITY LOCATIONS, ETC.
9. CONTRACTOR TO CONTACT LOCAL UTILITIES IF NECESSARY, SUBMIT ALL APPLICABLE PERMIT DOCUMENTS AND BE RESPONSIBLE FOR ALL FEES ASSOCIATED WITH ALL WORK.

DEMOLITION NOTES

DEMO NOTE #1	REMOVE EXISTING WALL FROM FLOOR TO EXISTING HEADER ABOVE

EXISTING/ DEMOLITION
FLOOR PLAN
SCALE: 1/8"=1'-0"

EXISTING HVAC UNIT/ SYSTEMS TO REMAIN

CONTRACTOR SHALL OBTAIN AND PAY FOR CITY REQUIRED BUILDING DEPARTMENT FEES

CONTRACTOR SHALL BE APPROVED BY BUILDING OWNER AND SHALL COMPLETE ALL WORK PER LOCAL AND STATE REQUIREMENTS

GENERAL NOTES

1. drawings:
   a. drawings are diagrammatic and are intended to show approximate locations. dimensions given on the plans in figures shall take precedence over scaled dimensions; and all dimensions, whether figured or scaled, shall be verified in the field.
   b. the exact location of walls, doors, windows, apparatus, equipment, piping, conduit and electrical equipment, etc., shall be ascertained from the architect or his representative in the field, and the work shall be laid out accordingly. should the contractor fail to ascertain such locations the work shall be changed at his own expense when requested by the architect. the architect reserves the right to make minor changes in location up to the time of installing without additional cost.
   c. the drawings are intended to cover a complete project in every respect. each and every item, system, etc., is to be complete unless otherwise definitely indicated on the drawings or identified in the specifications.
   d. the drawings where applicable, are intended to supplement each other and any material or labor called for in one shall be furnished even though not specifically mentioned in both.
   e. demolition and/or removal of existing floors, walls, roofing, etc. may necessitate the removal or relocation of existing piping, conduit, services, etc., such removal and relocation shall be considered part of the demolition work without additional cost, whether or not specifically shown on the drawings or listed in the specifications.
2. contractor to review and become familiar with all existing conditions prior to commencing work. any conditions not documented on these drawings or observed to be different than those shown on these drawings are to be reported to the architect, prior to beginning work.
3. contractor to contact local utilities, if necessary, submit all applicable permit documents, qualifications, etc., and be responsible for all fees associated with permits, utility extensions, tap-ins, etc. architect to submit documents for permit plan review and owner review, however, the contractor will be responsible for obtaining the permits and all permit and inspection costs.
4. the contractor shall remove all debris off site as a result of this project, daily / or as directed by owner's representative.
5. the contractor shall schedule his work and material and equipment deliveries so as not to interfere with the daily operations of the facility.
6. the contractor shall protect existing facilities, equipment, fixtures, etc. from damage during the course of construction.
7. all damaged surfaces and/or finishes as a result of and adjacent to the work shall be repaired and finished to their original condition. this includes, but is not limited to, adjacent spaces, storefronts, walks, etc.
8. the contractor shall provide the necessary enclosures or barricades to isolate the work from the rest of the facility. areas adjacent to the construction shall be swept clean daily.
9. each contractor is responsible to coordinate and schedule his work with the general contractor and all other contractors whose work will be affected.
10. parking at the site by all construction staff shall be limited to only the areas designated by the owner.
11. the area of work shall maintain a weather tight condition at all times. the contractor shall take all precautions necessary to secure the area of work.

CODE DATA

APPLICABLE CODE:
OHIO BUILDING CODE 2024
OHIO PLUMBING CODE 2024
OHIO MECHANICAL CODE 2024
NATIONAL ELECTRIC CODE (NEC) CURRENT EDITION
ADAAG ADA ACCESSIBLITY GUIDELINES

2024 OEBC CODE COMPLIANCE : OEBC SECTION
301.3.2 WORK AREA COMPLIANCE
METHOD-ALTERATION LEVEL 2- RECONFIGURE
SPACE- WORK AREA IS LESS THAN OR EQUAL TO 50% OF THE TOTAL AREA: WE COMPLY
TOTAL AREA IS 11,014 SF- AREA OF WORK IS 557 SF

EXISTING BUILDING AREA 11,014 SF NO CHANGE

CHAPTER 3 USE AND OCCUPANCY CLASSIFICATION
USE GROUP M- MERCANTILE - NO CHANGE FROM PREVIOUS USE

CHAPTER 5 GENERAL BUILDING HEIGHTS AND AREAS
508.3.2 NONSEPARATED OCCUPANCIES

CHAPTER 6 TYPES OF CONSTRUCTION
SECTION 602 CONSTRUCTION CLASSIFICATION
602.3 TYPE 3B BUILDING HAS COMPLIANT FIRE SPRINKLER SYSTEM (NO CHANGES)
CHAPTER 7 FIRE-RESISTANCE-RATED CONSTRUCTION
SECTION 706 FIRE BARRIERS

SECTION 708 FIRE PARTITIONS
708.3 FIRE-RESISTANCE RATING. FIRE PARTITIONS SHALL HAVE A FIRE-RESISTANCE RATING OF NOT LESS THAN 1 HOUR.

CHAPTER 8 INTERIOR FINISHES
WALL AND CEILING FINISHES

CLASS A: FLAME SPREAD 0-25; SMOKE-DEVELOPED 0-450
CLASS B: FLAME SPREAD 26-75; SMOKE-DEVELOPED 0-450
CLASS C: FLAME SPREAD 76-200; SMOKE-DEVELOPED 0-450

INTERIOR WALL AND CEILING FINISH REQUIREMENTS BY OCCUPANCY

CHAPTER 11 ACCESSIBILITY
COMPLY WITH ADAAG ADA ACCESSIBLITY GUIDELINES.

CHAPTER 10 MEANS OF EGRESS
SECTION 1004 OCCUPANT LOAD.

OCCUPANT LOAD AT BUSINESS AREA 635F / 100= 6 OCCUPANTS
OCCUPANT LOAD AT STOCK AREA, BATHROOMS, SINKS, MECHANICAL AREA 1242/ 300= 4 OCCUPANTS
OCCUPANT LOAD AT MERCANTILE AREA 9137/ 60= 152 OCCUOANTS

TOTAL OCCUPANTS = 162 OCCUPANTS

SECTION 1005 EGRESS WIDTH
TABLE 1005.1 EGRESS WIDTH PER OCCUPANT SERVED

162 X 0.20 = 33 INCHES REQUIRED
108 INCHES PROVIDED

SECTION 1011 EXIT SIGNS
1011.1 WHERE REQUIRED. EXITS AND EXIT ACCESS DOORS SHALL BE MARKED BY AN APPROVED EXIT SIGN READILY VISIBLE FROM ANY DIRECTION OF EGRESS TRAVEL. ACCESS TO EXITS SHALL BE MARKED BY READILY VISIBLE EXIT SIGNS IN CASES WHERE THE EXIT OR THE PATH OF EGRESS TRAVEL IS NOT IMMEDIATELY VISIBLE TO THE OCCUPANTS. EXIT SIGN PLACEMENT SHALL BE SUCH THAT NO POINT IN A CORRIDOR IS MORE THAN 100 FEET OR THE LISTED VIEWING DISTANCE FOR THE SIGN, WHICHEVER IS LESS, FROM THE NEAREST VISIBLE EXIT SIGN.

SECTION 1016 EXIT ACCESS TRAVEL DISTANCE.
TABLE 1016.1 EXIT ACCESS TRAVEL DISTANCE

SECTION 1019 NUMBER OF EXITS - 2 EXITS REQUIRED;
3 EXITS PROVIDED.
CHAPTER 29 PLUMBING SYSTEMS
BATHROOMS, DRINKING FOUNTAINS AND JANITORS SINKS PROVIDED: 2 TOILET AND 2 LAVATORY/ SINK
JANITOR SINK AND DRINKING WATER PROVIDED TO CUSTOMERS BY STAFF

DRAWING INDEX

NO.	TITLE
CS	DEMO PLAN, CODE DATA
A1	FLOOR PLAN
A2	CEILING PLAN
A3	FIXTURE LAYOUT

STATE OF OHIO
ROBERT D. OROVETS 8293
REGISTERED ARCHITECT

ROBERT D. OROVETS
LICENSE # 8293
EXPIRATION 12-31-2026

ROBERT OROVETS ARCHITECT
35299 DORCHESTER ROAD
CLEVELAND, OHIO 44040
440.305.3071

INTERIOR RENOVATIONS FOR:
FORMALITY BRIDAL
30500 LAKESHORE BLVD.
WILLOWICK, OHIO 44095

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DATE:
11-06-2026 REVIEW

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RDO

CHECKED BY:
RDO

SHEET NUMBER
CS

JOB NUMBER