

BAYSIDE MIXED-USE

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HVAC GENERAL NOTES:

- ALL MECHANICAL EQUIPMENT AND INSTALLATIONS SHALL CONFORM WITH THE REQUIREMENTS OF THE 2021 INTERNATIONAL MECHANICAL CODE, THE 2021 INTERNATIONAL BUILDING CODE, THE 2021 INTERNATIONAL ENERGY CONSERVATION CODE, STATE AMENDMENTS, NFPA 50A, 96, 101, UNDERWRITERS LABORATORIES AND ALL APPLICABLE LOCAL CODES AND ORDINANCES.
- THE LOCATIONS, ARRANGEMENT AND EXTENT OF EQUIPMENT, DEVICES, CONDUIT, AND OTHER APPURTENANCES RELATED TO THE INSTALLATION OF MECHANICAL WORK SHOWN ON DRAWINGS ARE APPROXIMATE. THE CONTRACTOR SHALL NOT SCALE DRAWINGS, BUT SHALL REFER TO THE ARCHITECTURAL DRAWINGS FOR EXACT DIMENSIONS OF BUILDING COMPONENTS. SHOULD A CONFLICT EXIST BETWEEN THE ARCHITECTURAL AND ENGINEERING DRAWINGS REGARDING DIMENSIONS AND SCALE, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF THE DISCREPANCY.
- THE CONSTRUCTION DOCUMENTS SHALL BE COMPRISED OF BOTH PLANS AND SPECIFICATIONS; THEREFORE, ALL HVAC WORK PERFORMED SHALL CONFORM TO THE REQUIREMENTS DESCRIBED IN BOTH. NEITHER SHALL TAKE PRECEDENCE OVER THE OTHER. BUT RATHER, THEY SHALL BE AN EXTENSION OF EACH OTHER. SHOULD A CONFLICT EXIST BETWEEN THE PLANS AND SPECIFICATIONS, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF THE DISCREPANCY.
- MATERIALS, EQUIPMENT OR LABOR NOT INDICATED BUT WHICH CAN BE REASONABLY INFERRED TO BE NECESSARY FOR A COMPLETE INSTALLATION SHALL BE PROVIDED. DRAWINGS AND SPECIFICATIONS DO NOT UNDERTAKE TO INDICATE EVERY ITEM OF MATERIAL, EQUIPMENT, OR LABOR REQUIRED TO PRODUCE A COMPLETE AND PROPERLY OPERATING INSTALLATION.
- ANY WALL, FLOOR, OR CEILING SURFACE THAT IS DISTURBED DURING THE COURSE OF THE HVAC WORK SHALL BE REPAIRED TO NEW CONDITION.
- ALL MECHANICAL EQUIPMENT SHALL BE INSTALLED IN ACCORDANCE WITH UNDERWRITER'S APPROVAL, MANUFACTURER'S RECOMMENDATIONS, GOOD ENGINEERING PRACTICE, AND ALL APPLICABLE CODE REQUIREMENTS.
- ALL MECHANICAL EQUIPMENT AND SYSTEMS SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR AFTER ACCEPTANCE BY OWNER.
- ALL HVAC COMPRESSORS SHALL HAVE EXTENDED 4 YEAR MANUFACTURER'S WARRANTY FOR A 5-YEAR TOTAL WARRANTY.
- INSTALL GRADE MOUNTED OUTDOOR AIR CONDITIONING EQUIPMENT LEVEL ON 4" THICK REINFORCED CONCRETE PADS, EXTENDING 6" ON ALL SIDES BEYOND UNIT PERIMETER.
- EQUIPMENT SHALL BE LOCATED AT LEAST 10'-0" FROM ALL ROOF EDGES OR OPEN SIDES OF A WALKING SURFACE WHERE SUCH OPEN SIDE IS MORE THAN 30° ABOVE THE ADJACENT SURFACE, WHERE EQUIPMENT IS WITHIN 10'-0" OF SUCH DROP-OFFS. FALL PROTECTION GUARDS SHALL BE PROVIDED. GUARDS SHALL BE MINIMUM 42" TALL AND EXTEND AT LEAST 30" BEYOND EACH END OF THE EQUIPMENT. GUARD SHALL BE CONSTRUCTED SO AS TO PREVENT THE PASSAGE OF A 21" SPHERE AND SHALL COMPLY WITH LOADING REQUIREMENTS OF THE IBC.
- AIR HANDLING AND FAN COIL UNITS LOCATED ABOVE THE LOWEST LEVEL FINISHED FLOOR SHALL BE INSTALLED WITH AN AUXILIARY CONDENSATE DRAIN PAN UNDER THE UNIT. PROVIDE AN ELECTRONIC WATER LEVEL DETECTOR WIRED TO SHUTDOWN THE UNIT UPON DETECTION IN SECONDARY DRAIN PAN. INSTALL MINIMUM 4" X 4" X 3/4" THICK PLYWOOD SERVICE PLATFORM ON SERVICE SIDE OF UNITS LOCATED IN ATTIC SPACES.
- PANCAKE STYLE AIR HANDLERS LOCATED ABOVE TOILET AREAS SHALL BE INSTALLED IN A MINIMUM 14-INCH DEEP INSIDE CLEAR FLOOR RETURN AIR PLenum. REFERENCE ARCHITECTURAL PLANS.
- MOUNT TOP OF THERMOSTATS AND OTHER CONTROL DEVICES 4' OFF FLOOR UNLESS NOTED OTHERWISE. PROVIDE CLEAR LOCKING COVER FOR ALL PUBLIC AREA THERMOSTATS. COORDINATE THERMOSTAT LOCATIONS WITH OTHER TRADES.
- CONTRACTOR SHALL COORDINATE THE INSTALLATION OF ALL MECHANICAL EQUIPMENT, DUCTWORK, PIPING, ETC. TO FIT WITHIN THE SPACE ALLOWED BY THE ARCHITECTURAL AND STRUCTURAL CONDITIONS. CUTTING OR OTHERWISE ALTERING ANY STRUCTURAL MEMBERS SHALL NOT BE PERMITTED WITHOUT WRITTEN PERMISSION FROM THE ARCHITECT.
- ALL PIPE AND DUCT PENETRATIONS OF FIRE AND/OR SMOKE-RATED ASSEMBLIES SHALL BE FIRE-STOPPED AS REQUIRED TO RESTORE THE ASSEMBLY TO ITS ORIGINAL INTEGRITY. FIRE BARRIER PRODUCTS SHALL BE AS MANUFACTURED BY TREMCO, HILTI, 3M OR APPROVED EQUAL.
- PROVIDE ACCESS PANELS IN NON-ACCESSIBLE CEILINGS AND IN WALL STRUCTURE TO ALLOW ADEQUATE ROOM FOR MAINTENANCE OF EQUIPMENT AND BALANCING OF SYSTEMS. ACCESS PANELS IN CEILING AND WALLS SHALL BE PROVIDED WHERE SHOWN ON THE DRAWINGS OR NECESSARY TO ACCESS DAMPERS, VALVES, ETC. COORDINATE EXACT LOCATION OF ALL ACCESS PANELS WITH THE ARCHITECT DURING THE SHOP DRAWING PROCESS.
- ALL MECHANICAL EQUIPMENT SHALL BE LABELED WITH A SEMI-RIGID PLASTIC LAMINATE NAMEPLATE WITH 2" HIGH WHITE LETTERS ON A BLACK BACKGROUND SECURELY AFFIXED TO THE EQUIPMENT. THE NAMEPLATE SHALL SHOW THE EQUIPMENT TAG USED ON THESE DRAWINGS. ON RESIDENTIAL PROJECTS, THE NAMEPLATE ON THE OUTDOOR EQUIPMENT SHALL INDICATE THE APARTMENT OR CONDOMINIUM UNIT NUMBER IT SERVES AS WELL AS THE EQUIPMENT ID TAG.
- REFER TO ARCHITECTURAL PLANS FOR FLOOR AND CEILING ASSEMBLY UL RATINGS AND DETAILS.
- WHERE PLANS CALL FOR UNDERCUT DOORS IN FIRE-RATED WALLS, UNDERCUT SHALL NOT EXCEED 3/4" PER NFPA-80.
- SHOP DRAWINGS SHALL BE SUBMITTED TO AND APPROVED BY THE ARCHITECT PRIOR TO ORDERING, PURCHASING, OR FABRICATING ANY MECHANICAL EQUIPMENT. SHOP DRAWINGS SHALL INCLUDE: ALL EQUIPMENT SCHEDULED OR SPECIFIED ON THE DRAWINGS; DUCTWORK DRAWN THE SCALE SHOWN ON THE DRAWINGS; REFRIGERANT PIPING AND CONTROL WIRING SCHEMATICS CERTIFIED BY THE AIR CONDITIONING EQUIPMENT MANUFACTURER; LONG LINE REFRIGERANT PIPING APPLICATIONS SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S CURRENT SPLIT SYSTEM LONG-LINE APPLICATION GUIDELINE.
- INSULATION:**
- DUCT INSULATION:
- DUCT WRAP SHALL BE UL LISTED FIBERGLASS BLANKET INSULATION WITH FOIL VAPOR BARRIER. PUNCTURES AND TEARS IN THE FOIL JACKET SHALL BE PATCHED WITH FOIL TAPE TO MAINTAIN THE INTEGRITY OF THE VAPOR BARRIER. INSULATE SHEET METAL DUCTWORK IN THE THICKNESSES AND DENSITIES AS LISTED BELOW:
- SHEET METAL SUPPLY, RETURN, AND OUTSIDE AIR DUCTWORK: R-6 MINIMUM INSTALLED.
- EXHAUST DUCTWORK ROUTED WITHIN THE BUILDING THERMAL ENVELOPE SHALL NOT BE INSULATED UNLESS NOTED OTHERWISE.
- ALL SHEET METAL DUCT LOCATED OUTSIDE THE THERMAL ENVELOPE OF THE BUILDING: R-8 MINIMUM INSTALLED.
- LINe ALL SHEETMETAL DUCTWORK A MINIMUM OF 10'-0" DOWNSTREAM OF ALL AIR HANDLING UNITS, FAN COIL UNITS AND TERMINAL UNITS. THE LEADING EDGE OF THE DUCT LINER SHALL HAVE A SHEETMETAL NOSING.
- ALL REQUIRED CONTROL WIRING (INCLUDING POWER WIRING REQUIRED FOR CONTROL PANELS, DEVICES, ETC.) NOT SHOWN ON THE ELECTRICAL DRAWINGS SHALL BE INCLUDED AS PART OF THE MECHANICAL WORK. WIRING IN HVAC PLenum SPACES SHALL BE INSTALLED ACCORDING TO CODE REQUIREMENTS.
- UNLESS NOTED OTHERWISE, TRANSFORMERS, CONTROLS AND CONTROL WIRING REQUIRED FOR ALL MECHANICAL SYSTEMS SHALL BE FURNISHED WITH THE EQUIPMENT IT SERVES AND INSTALLED BY THE MECHANICAL CONTRACTOR. MOTOR STARTERS FOR HVAC EQUIPMENT SHALL BE FURNISHED BY THE MECHANICAL CONTRACTOR AND INSTALLED BY THE ELECTRICAL CONTRACTOR.

AIR DISTRIBUTION:

- SUPPLY, RETURN, OUTSIDE, AND EXHAUST AIR DUCTWORK SHALL BE CONSTRUCTED OF GALVANIZED SHEETMETAL IN ACCORDANCE WITH SMACNA DUCT CONSTRUCTION STANDARDS, LATEST EDITION. WHERE DUCTWORK PENETRATES A 1-HR FIRE-RATED ASSEMBLY, MINIMUM 26 GAGE GALVANIZED STEEL SHALL BE USED FOR THE ENTIRE LENGTH OF THE DUCT. ALL JOINTS AND SEAMS IN ALL SHEETMETAL DUCTWORK SHALL BE SEALED WITH DUCT SEALER.
- ALL EXPOSED DUCTWORK TO HAVE MILL PHOSPHATIZED FINISH TO BE PAINTED BLACK BY OTHERS.
- ALL DUCTWORK SHALL BE SUPPORTED BY THE BUILDING STRUCTURE AND SHALL NOT REST ON CEILING TILES OR CEILING STRUCTURE. DUCT SUPPORTS AND ATTACHMENT TO STRUCTURE SHALL BE PER SMACNA STANDARDS.
- FLEXIBLE DUCTWORK SHALL BE THERMAFLEX M-KE (UL 181 LISTED, CLASS 1 FLEXIBLE AIR DUCT) OR EQUAL. PROVIDE MINIMUM INSULATION VALUE OF R-6, R-8 WHEN LOCATED OUTSIDE THE THERMAL ENVELOPE OF THE BUILDING. AIR CONNECTORS ARE NOT ACCEPTABLE. FLEX DUCT DIAMETER SHALL MATCH DEVICE NECK DIAMETER. PROVIDE ROUND GALVANIZED STEEL DUCT RUNOUTS TO MAINTAIN A MAXIMUM FLEXIBLE DUCT LENGTH OF 6'-0" (EXCEPT IN RESIDENTIAL APPLICATIONS LENGTH SHALL BE AS INDICATED). FLEXIBLE DUCTWORK SHALL BE INSTALLED AS STRAIGHT AS POSSIBLE AND SHALL BE ROUTED AND SUPPORTED WITHOUT FORMING CRIMPS OR OTHER AIR FLOW RESTRICTIONS. PROVIDE SQUARE TO ROUND ADAPTERS OR BOOTS TO CONNECT TO AIR DEVICE NECK WHEN REQUIRED.
- ROUND AND FLEXIBLE SUPPLY AIR DUCTWORK SHALL BE CONNECTED TO MAIN DUCTS WITH A SPIN-IN FITTING WITH SCOOP AND BALANCING DAMPER. IN RESIDENTIAL SPACES, TAB-TYPE FITTINGS ARE ACCEPTABLE, AND AIRFLOW SHALL BE BALANCED AT THE AIR DEVICES.
- TAPE, BED AND SEAL AIR TIGHT ALL PENETRATIONS FROM RETURN AIR PLenums TO NON-RETURN AIR PLenums THAT ARE REQUIRED DUE TO DUCTWORK, PIPING OR OTHER ITEMS.
- EXHAUST AND OUTDOOR AIR INTAKE DUCTWORK SHALL BE FURNISHED WITH A BUILT-IN BACK-DRAFT DAMPER (GRAVITY TYPE UNLESS NOTED OTHERWISE ON PLANS) AND MESH INSECT SCREEN (EXCEPT DRYER VENTS).
- DRYER VENT DUCTWORK SHALL BE 4-INCH ROUND AND BE 26 GAUGE GALVANIZED STEEL INSTALLED WITH LONGITUDINAL SEAMS FACING UP AND MALE CRIMPED END INSTALLED IN THE DIRECTION OF FLOW. ROUTE DRYER VENT TO THE EXTERIOR ~~AS DIRECT~~ AS DIRECT AS POSSIBLE. DO NOT SECURE DUCTWORK WITH SHEET METAL SCREWS.
- PORTIONS OF DUCTWORK AND PIPE INSULATION VISIBLE THROUGH AIR DISTRIBUTION DEVICES IN FINISHED AREAS SHALL BE PAINTED FLAT BLACK.
- DUCTWORK DIMENSIONS SHOWN ON THE DRAWINGS ARE INSIDE CLEAR DIMENSIONS.
- INSTALL FIRE DAMPERS IN ALL THROUGH PENETRATIONS IN FIRE-RATED WALLS, FLOOR AND CEILINGS. IN DYNAMIC SYSTEMS (SYSTEMS NOT DESIGNED TO STOP OPERATING DURING A FIRE EVENT), FIRE DAMPERS SHALL BE THE DYNAMIC TYPE WITH BLADES OUT OF THE AIRSTREAM WHERE POSSIBLE. FOR SYSTEMS DESIGNED TO STOP OPERATING DURING A FIRE EVENT, STATIC FIRE DAMPERS SHALL BE ALLOWED. REFER TO THE ARCHITECTURAL DRAWINGS FOR LOCATION OF RATED ASSEMBLIES.
- WHERE DUCTS PENETRATE FIRE-RATED WALLS AND HAVE DUCT OPENINGS SERVING SPACES ON BOTH SIDES OF THE RATED WALL, FIRE/SMOKE DAMPERS SHALL BE PROVIDED AT FIRE-RATED WALL PENETRATION.
- INSTALL CEILING RADIATION DAMPERS AT DIFFUSERS MOUNTED IN FIRE-RATED CEILING ASSEMBLIES. WHERE DUCTWORK PENETRATES THE MEMBRANE OF A FIRE-RATED CEILING ASSEMBLY, INSTALL DUCT-DROP RATED CEILING RADIATION DAMPER. DAMPER SHALL BE DYNAMIC RATED OR SYSTEM SHALL BE DESIGNED TO STOP OPERATING DURING A FIRE EVENT. ALL DAMPERS SHALL BE UL 55C LABELED. ALL DAMPERS SHALL BE SPECIFICALLY LISTED (MAKE AND MODEL) AS APPROVED FOR USE IN THE UL LISTING OF THE FIRE-RESISTANCE-RATED CEILING ASSEMBLY PENETRATED.
- INSTALL SMOKE DAMPERS IN ALL DUCT PENETRATIONS THROUGH SMOKE-RATED WALLS. WHERE DUCTS PENETRATE WALLS THAT CARRY BOTH FIRE AND SMOKE RATINGS, THE DAMPERS INSTALLED SHALL BE COMBINATION FIRE AND SMOKE DAMPERS. ALL DAMPERS SHALL BE UL 555 AND/OR 5555 LABELED.
- DUCT ACCESS DOORS: PROVIDE ACCESS DOORS IN DUCTWORK AT EACH FIRE, SMOKE, FIRE/SMOKE, OR Duct-Drop RATED CEILING RADIATION DAMPER LOCATION.
- LOCATIONS OF GRILLES, REGISTERS, & DIFFUSERS SHOWN ON THE DRAWINGS ARE APPROXIMATE. COORDINATE EXACT LOCATIONS WITH CEILING GRID, LIGHT FIXTURES, SPRINKLER HEADS, SPEAKERS, SMOKE ALARMS, ETC. REFER TO ARCHITECTURAL REFLECTED CEILING PLAN.
- AFTER CONSTRUCTION, THE ENTIRE HVAC SYSTEM SHALL BE TESTED, ADJUSTED, AND BALANCED TO DELIVER THE AIR AND WATER QUANTITIES SHOWN ON THE DRAWINGS (NOT APPLICABLE TO DWELLING UNITS). SUBMIT CERTIFIED (AABC OR NEBB) TEST AND BALANCE REPORT TO THE ARCHITECT FOR APPROVAL. NOT APPLICABLE TO DWELLING UNITS.
- PIPING:**
- REFRIGERANT PIPING SHALL BE TYPE L OR REFRIGERATION SERVICE COPPER TUBING WITH BRAZED JOINTS.
- REFRIGERANT LINE SET ACCESS PORTS SHALL HAVE LOCKING CAPS.
- CONDENSATE FROM ALL AIR CONDITIONING EQUIPMENT SHALL BE TRAPPED AND Routed TO THE NEAREST FLOOR DRAIN OR OTHER PLUMBING DRAIN AS SHOWN ON PLANS. CONDENSATE PIPING SHALL BE SCHEDULE 40 PVC (EXCEPT CPVC IN HVAC PLenums). CONDENSATE SHALL BE PUMPED AS REQUIRED.
- ALL PIPING ABOVE GRADE SHALL BE SUPPORTED BY THE BUILDING STRUCTURE AND SHALL NOT REST ON CEILING TILES OR CEILING STRUCTURE. PIPING HUNG FROM JOISTS SHALL BE HUNG FROM THE TOP CHORDS OF THE JOISTS.

MECHANICAL/ELECTRICAL COORDINATION:

- CONTRACTOR SHALL COORDINATE ELECTRICAL CHARACTERISTICS AND REQUIREMENTS OF ALL MECHANICAL EQUIPMENT WITH ELECTRICAL DRAWINGS PRIOR TO ORDERING EQUIPMENT OR SUBMITTING SHOP DRAWINGS, AND SHALL FURNISH EQUIPMENT WIRED FOR THE VOLTAGES SHOWN THEREIN. SHOP DRAWING SUBMITTALS SHALL CLEARLY STATE THAT THE ELECTRICAL CHARACTERISTICS OF ALL EQUIPMENT HAS BEEN COORDINATED WITH THE ELECTRICAL CONTRACT DOCUMENTS AND THE ELECTRICAL CONTRACTOR.
- ALL MECHANICAL EQUIPMENT REquiring ELECTRICAL POWER SHALL BE INSTALLED WITH DISCONNECT SWITCHES AT EACH PIECE OF EQUIPMENT. COORDINATE SWITCH TYPE (FUSED OR NON-FUSED) WITH EQUIPMENT CHARACTERISTICS, MANUFACTURER'S RECOMMENDATIONS AND THE ELECTRICAL DRAWINGS.
- ALL REQUIRED CONTROL WIRING (INCLUDING POWER WIRING REQUIRED FOR CONTROL PANELS, DEVICES, ETC.) NOT SHOWN ON THE ELECTRICAL DRAWINGS SHALL BE INCLUDED AS PART OF THE MECHANICAL WORK. WIRING IN HVAC PLenum SPACES SHALL BE INSTALLED ACCORDING TO CODE REQUIREMENTS.
- UNLESS NOTED OTHERWISE, TRANSFORMERS, CONTROLS AND CONTROL WIRING REQUIRED FOR ALL MECHANICAL SYSTEMS SHALL BE FURNISHED WITH THE EQUIPMENT IT SERVES AND INSTALLED BY THE MECHANICAL CONTRACTOR. MOTOR STARTERS FOR HVAC EQUIPMENT SHALL BE FURNISHED BY THE MECHANICAL CONTRACTOR AND INSTALLED BY THE ELECTRICAL CONTRACTOR.

SEQUENCE OF OPERATION:

- CONSTANT VOLUME DIRECT EXPANSION (DX) SYSTEM
- HEATING/COOLING - SYSTEM SHALL BE CONTROLLED BY AN ON/OFF/AUTO THERMOSTAT (7-DAY PROGRAMMABLE UNLESS NOTED OTHERWISE). THE FAN SHALL OPERATE CONTINUOUSLY. WHEN THE SPACE TEMPERATURE DEVIATES OUTSIDE THE THERMOSTAT SETPOINT, HEATING OR COOLING SHALL ENGAGE UNTIL THE SPACE TEMPERATURE RETURNS TO THE SETPOINT.
- IN DWELLING UNITS, FAN CYCLING IN 'AUTO' MODE SHALL BE ALLOWED.

SYSTEM COMMISSIONING:

- PRIOR TO THE FINAL MECHANICAL AND PLUMBING INSPECTIONS, AN APPROVED AGENCY CONTRACTED BY THE OWNER SHALL COMMISSION ALL MECHANICAL SYSTEMS AS DESCRIBED BELOW. EXCEPTION: EQUIPMENT SERVING INDIVIDUAL DWELLING OR SLEEPING UNITS.
- ALL AIR-MOVING SYSTEMS WITH A FAN MOTOR GREATER THAN 1 HP SHALL BE TESTING AND BALANCED. ALL SUPPLY AIR DUCTS SHALL HAVE A MANUAL VOLUME DAMPER. ALL DAMPERS SHALL FIRST BE ADJUSTED SO AS TO LIMIT TROTTLING LOSSES, THEN FAN POWER SHALL BE ADJUSTED TO ACHIEVE DESIGN AIRFLOWS SHOWN ON PLANS.

- ALL SYSTEMS WITH FAN MOTORS OF 1 HP OR LESS WITH SUPPLY AIR DUCTS INDICATED ELSEWHERE IN THESE DOCUMENTS TO HAVE MANUAL VOLUME DAMPERS SHALL BE BALANCED TO DELIVER THE AIRFLOWS SHOWN ON PLANS, BUT ARE NOT REQUIRED TO BE INCLUDED IN THE PRELIMINARY OR FINAL COMMISSIONING REPORT GIVEN TO THE OWNER AND INSPECTOR.

- ALL SYSTEMS WITH SUPPLY AIR ECONOMIZERS SHALL RECEIVE A FULL FUNCTION TESTING TO CONFIRM COMPLIANCE WITH THE MANUFACTURER'S SPECIFICATIONS AND PERFORMANCE SETPOINTS DESCRIBED ON PLANS. TESTING SHALL INCLUDE ALL MODES AND SEQUENCE OF OPERATION, INCLUDING UNDER FULL-LOAD, PART-LOAD, AND THE FOLLOWING EMERGENCY CONDITIONS:

- ALL MODES AS DESCRIBED IN THE SEQUENCE OF OPERATION.
- REDUNDANT OR AUTOMATIC BACK-UP MODE.
- PERFORMANCE OF ALARMS.
- MODE OF OPERATION UPON A LOSS OF POWER AND RESTORATION OF POWER.

- A "PRELIMINARY COMMISSIONING REPORT" DETAILING ALL TESTING ACTIVITIES, ITEMIZED LIST OF DEFICIENCIES, DEFERRED TESTS NOT PERFORMED DUE TO CLIMATIC CONDITIONS, AND CLIMATIC CONDITIONS AT THE TIME OF TESTING SHALL BE PROVIDED TO THE OWNER (OR OWNER'S AGENT) AND THE CODE OFFICIAL.

- THE BUILDING OWNER (OR OWNER'S AGENT) MUST ISSUE A LETTER OF TRANSMITTAL TO THE CODE OFFICIAL ACKNOWLEDGING RECEIPT OF THE PRELIMINARY COMMISSIONING REPORT BEFORE THE BUILDING WILL BE CONSIDERED ELIGIBLE FOR FINAL INSPECTION.

- CONTRACTOR SHALL PROVIDE THE BUILDING OWNER (OR OWNER'S AGENT) WITH AN OPERATIONS AND MAINTENANCE MANUAL INCLUDING THE FOLLOWING:

- SUMMITAL DATA STATING EQUIPMENT SIZE AND SELECTED OPTION FOR EACH PIECE OF EQUIPMENT REquiring MAINTENANCE.
- MANUFACTURER'S OPERATIONS MANUALS AND MAINTENANCE MANUALS FOR EACH PIECE OF EQUIPMENT REquiring MAINTENANCE, EXCEPT EQUIPMENT NOT FURNISHED AS PART OF THE PROJECT. REQUIRED ROUTINE MAINTENANCE ACTIONS SHALL BE CLEARLY IDENTIFIED.

- NAME AND ADDRESS OF AT LEAST ONE SERVICE AGENCY.
- HVAC AND SERVICE HOT WATER CONTROLS SYSTEM MAINTENANCE AND CALIBRATION INFORMATION, INCLUDING WIRING DIAGRAMS, SCHEMATICS AND CONTROL SEQUENCE DESCRIPTIONS. DESIRED OF FIELD-DETERMINED SET POINTS SHALL BE PERMANENTLY RECORDED ON CONTROL DRAWINGS AT CONTROL DEVICES, OR, FOR DIGITAL CONTROL SYSTEMS, IN SYSTEM PROGRAMMING INSTRUCTIONS.

- A NARRATIVE OF HOW EACH SYSTEM IS INTENDED TO OPERATE, INCLUDING RECOMMENDED SET POINTS.
- A "FINAL COMMISSIONING REPORT" DETAILING ALL TESTING PROCEDURES AND RESULTS SHALL BE DELIVERED TO THE BUILDING OWNER (OR OWNER'S AGENT). THE FINAL REPORT SHALL INCLUDE ALL INFORMATION AS DESCRIBED ABOVE IN THE PRELIMINARY REPORT, EXCEPT THAT NO DEFERRED TESTS SHALL BE PERMITTED.

MECHANICAL NOTATIONS							
AC	AIR CONDITIONING	DWG	DRAWING	HVAC	HEATING / VENTING / AIR CONDITIONING	#	RETURN AIR GRILLE
AFF	ABOVE FINISHED FLOOR	EC	ELECTRICAL CONTRACTOR	HWP	HOT WATER PUMP	REQD	REQUIRED
AFG	ABOVE FINISHED GRADE	EF#	EXHAUST FAN	HWR	HOT WATER RETURN	RM	ROOM
AHU#	AIR HANDLING UNIT	EFF	EFFICIENCY	HWS	HOT WATER SUPPLY	RPM	REVOLUTIONS PER MINUTE
ALT	ALTERNATIVE	EG#	EXHAUST GRILLE	INSUL	INSULATION / INSULATE	S	SMOKE DAMPER
AMB	AMBIENT	EL	ELEVATION	KW	KILOWATTS	SA	SUPPLY AIR
APPROX	APPROXIMATE	ELEC	ELECTRIC(AL)	L	LENGTH / LONG	#	SUPPLY AIR DIFFUSER
ARCH	ARCHITECT(URAL)	ELEV	ELEVATOR	LVR	LOUVER	SG#	SUPPLY AIR GRILLE
AUTO	AUTOMATIC	EQUIP	EQUIPMENT	MAX	MAXIMUM	SP	STATIC PRESSURE
BHP	Brake Horsepower	ETR	EXISTING TO REMAIN	MC	MECHANICAL CONTRACTOR	SPEC(S)	SPECIFICATION(S)
BLDG	BUILDING	EXH	EXHAUST	MECH	MECHANICAL	STD	STANDARD
CD#	CEILING DIFFUSER	EXIST/EX	EXISTING	MFR	MANUFACTURER	TEMP	TEMPERATURE
CFM	CUBIC FEET PER MINUTE	EXT	EXTERIOR	MIN	MINIMUM	TYP	TYPICAL
CL	CENTERLINE	FC#	FAN COIL UNIT	MISC	MISCELLANEOUS	UH#	UNIT HEATER
CLG	CEILING	FD	FIRE DAMPER	NO /	NUMBER	UNO	UNLESS NOTED OTHERWISE
COL	COLUMN	FPM	FEET PER MINUTE	NTS	NOT TO SCALE	V	VENT
COND	CONDENSATE	F/S	COMBINATION FIRE/SMOKE DAMPER	OA	OUTSIDE AIR	VAV	VARIABLE AIR VOLUME
CU#	CONDENSING UNIT	FT	FEET	OC	ON CENTER	VD	VOLUME DAMPER
D	DEPTH / DEEP	GA	GAUGE	OD	OUTSIDE DIAMETER	VEL	VELOCITY
DB	DRY BULB TEMPERATURE	GALV	GALVANIZE(D)	PC	PLUMBING CONTRACTOR	VFD	VARIABLE FREQUENCY DRIVE
DCW	DOMESTIC COLD WATER	GAL	GALLON	PSI	POUNDS PER SQUARE INCH	VIF	VERIFY IN FIELD
DHW	DOMESTIC HOT WATER	GC	GENERAL CONTRACTOR	PVC	POLYVINYL CHLORIDE	VTR	VENT THROUGH ROOF
DIA / Ø	DIAMETER	GF#	GAS FURNACE	R	RADIUS	W	WIDTH / WIDE
DIFF	DIFFUSER	GPM	GALLONS PER MINUTE	RA	RETURN AIR	W/	WITH
DWG	DRAWING	GWH#	GAS WATER HEATER	#	RETURN AIR GRILLE	W/O	WITHOUT
DIA / Ø							



1 GROUND LEVEL - MECHANICAL PLAN - AREA 1

1/8" = 1'-0"

$$1/8" = 1'-0"$$

GENERAL NOT

A. GARAGE IS TO BE CLASSIFIED AS AN OPEN PARKING GARAGE. REFERENCE ARCHITECTURAL.

-  1 MOUNT PLENUM HEATER IN DROPPED CEILING FOR FREEZE PROTECTION.
 -  2 SUSPEND UNIT HEATER FORM STRUCTURE. MOUNT THERMOSTAT AT 5'-0" AFF.
 -  3 MOUNT CEILING CASSETTE IN ACT CEILING. ROUTE CONDENSATE, SIZED PER MANUFACTURERS RECOMMENDATION, TO EXTERIOR. DAYLIGHT MINIMUM 12" ABOVE GRADE.
 -  4 MOUNT SUPPLY FAN ABOVE CEILING. ROUTE DUCTWORK TO EXTERIOR. TERMINATE VIA **WALL CAP**.

BAYSIDE MIXED-USE

NOT FOR
REGULATORY
APPROVAL,
PERMITTING, OR
CONSTRUCTION

The diagram consists of two irregular shapes representing overlapping areas. The left shape is shaded gray and labeled 'AREA 1'. The right shape is white and labeled 'AREA 2'. They overlap in the center. At the bottom, the text 'KEY PLAN' is written in a bold, sans-serif font.

DRAWING ISSUANCE LOG

GROUND LEVEL - MECHANICAL PLAN - AREA 1

M110.1

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GENERAL NOTES.

GARAGE IS TO BE CLASSIFIED AS AN OPEN PARKING GARAGE. REFERENCE ARCHITECTURAL.

LAN NOTES:

- 1** MOUNT PLENUM HEATER IN DROPPED CEILING FOR FREEZE PROTECTION.
 - 2** SUSPEND UNIT HEATER FORM STRUCTURE. MOUNT THERMOSTAT AT 5'-0" AFF.
 - 3** MOUNT EXHAUST FAN HIGH SIDEWALL. ROUTE DUCTWORK TO EXTERIOR WALL.
TERMINATE VIA **WALL CAP**. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.

NOT FOR
REGULATORY
APPROVAL,
PERMITTING, OR
CONSTRUCTION

The diagram consists of two main parts. On the left, there is a large rectangle divided into two sections: a white section labeled 'AREA 1' and a grey section labeled 'AREA 2'. On the right, there is a smaller, irregularly shaped polygon also divided into two sections: a white section labeled 'AREA 1' and a grey section labeled 'AREA 2'. Below these shapes, the words 'KEY PLAN' are written in capital letters.

PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

GROUND LEVEL - MECHANICAL PLAN - AREA 2

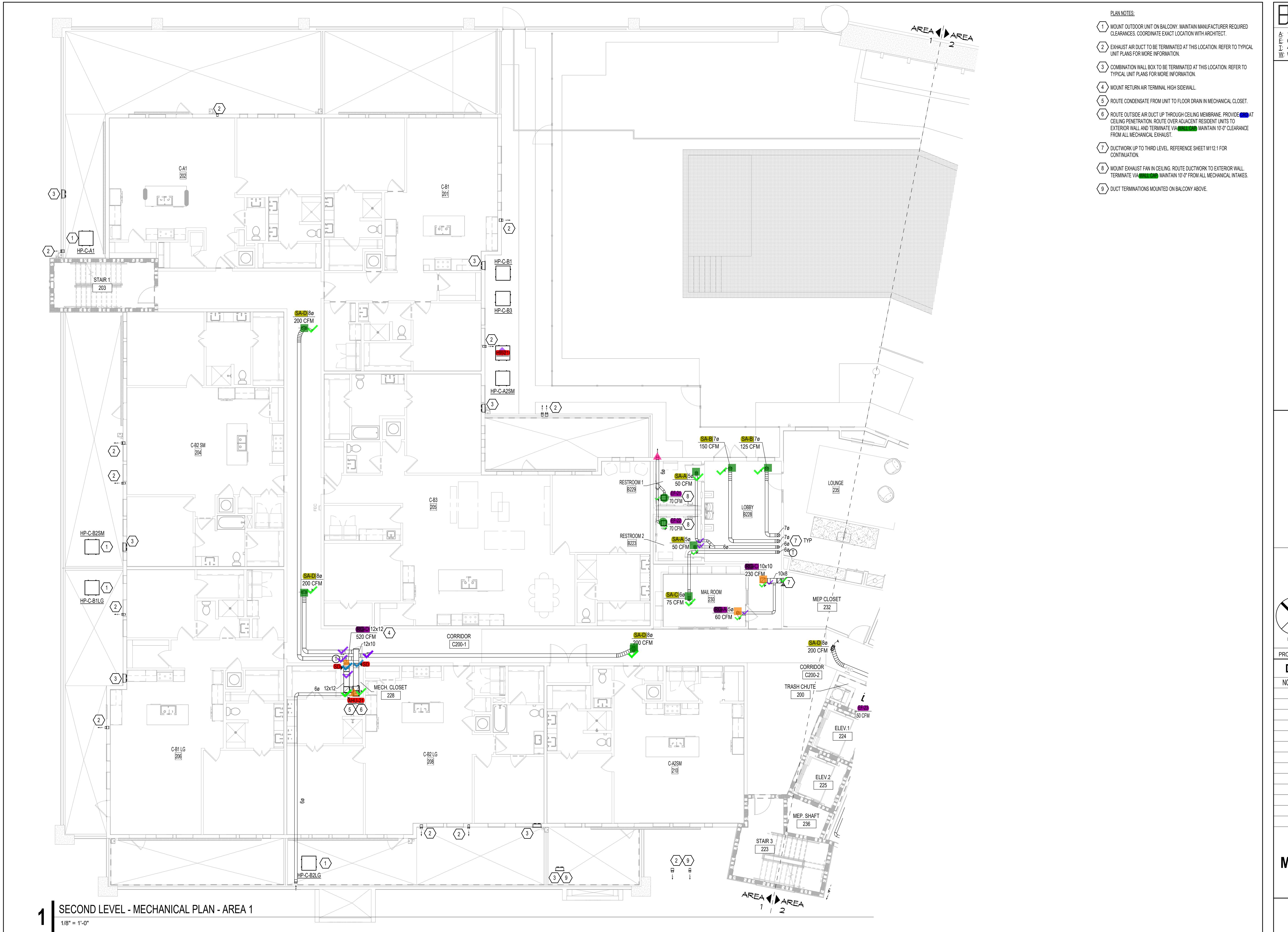
1 | GROUND LEVEL - MECHANICAL PLAN - AREA 2

1/8" = 1'-0"

2 AREA 1 2

1 | GROUND LEVEL - MECHANICAL PLAN - AREA 2 AREA 1 AREA 2
1/8" = 1'-0"

M110.2



BAYSIDE MIXED-USE

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PERMITTING, O
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The diagram consists of a large rectangle divided into two regions by a diagonal line from the top-left corner to the bottom-right corner. The left region is shaded gray and labeled 'AREA 1'. The right region is white and labeled 'AREA 2'. Below the rectangle, the text 'KEY PLAN' is centered. In the bottom-left corner of the image, there is a circular icon containing a diagonal cross, similar to a 'no entry' sign.

OBJECT NUMBER: 24214

SECOND LEVEL - MECHANICAL PLAN - AREA 1

M111.1

1 | SECOND LEVEL - MECHANICAL PLAN - AREA 1

$$1/8" = 1'-0"$$



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PERMITTING, OR
CONSTRUCTION

AREA 1

AREA 2

KEY PLAN

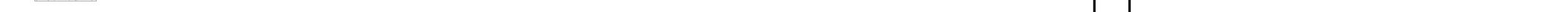
PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

SECOND LEVEL - MECHANICAL PLAN - AREA 2

1 | SECOND LEVEL - MECHANICAL PLAN - AREA 2

$1/8"$ = $1'-0"$

1 | SECOND LEVEL - MECHANICAL PLAN - AREA 2 AREA 1 2
1/8" = 1'-0"

M11.2



1 | THIRD LEVEL - MECHANICAL PLAN - AREA 1

$$1/8" = 1'-0"$$

$$1/8" = 1'-0"$$

- PLAN NOTES:

 - 1 MOUNT OUTDOOR UNIT ON BALCONY. MAINTAIN MANUFACTURER REQUIRED CLEARANCES. COORDINATE EXACT LOCATION WITH ARCHITECT.
 - 2 EXHAUST AIR DUCT TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
 - 3 COMBINATION WALL BOX TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
 - 4 MOUNT RETURN AIR TERMINAL HIGH SIDEWALL.
 - 5 ROUTE CONDENSATE FROM UNIT TO FLOOR DRAIN IN MECHANICAL CLOSET.
 - 6 ROUTE OUTSIDE AIR DUCT UP THROUGH CEILING MEMBRANE. PROVIDE ~~CRD~~ AT CEILING PENETRATION. ROUTE OVER ADJACENT RESIDENT UNITS TO EXTERIOR WALL AND TERMINATE VIA **(WALL CAP)** MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL EXHAUST.
 - 7 REFERENCE SHEET M406 FOR AMENITY AREA PLAN.

PLAN NOTES:

- 1 MOUNT OUTDOOR UNIT ON BALCONY. MAINTAIN MANUFACTURER REQUIRED CLEARANCES. COORDINATE EXACT LOCATION WITH ARCHITECT.
- 2 EXHAUST AIR DUCT TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
- 3 COMBINATION WALL BOX TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
- 4 MOUNT RETURN AIR TERMINAL HIGH SIDEWALL.
- 5 ROUTE CONDENSATE FROM UNIT TO FLOOR DRAIN IN MECHANICAL CLOSET.
- 6 ROUTE OUTSIDE AIR DUCT UP THROUGH CEILING MEMBRANE. PROVIDE ~~CRD~~ AT CEILING PENETRATION. ROUTE OVER ADJACENT RESIDENT UNITS TO EXTERIOR WALL AND TERMINATE VIA **WALL CAP**. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL EXHAUST.
- 7 REFERENCE SHEET M406 FOR AMENITY AREA PLAN.

BAYSIDE MIXED-USE

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CONSTRUCTION

PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

THIRD LEVEL - MECHANICAL PLAN - AREA 1

M112.1



PLAN NOTES:

- MOUNT OUTDOOR UNIT ON BALCONY. MAINTAIN MANUFACTURER REQUIRED CLEARANCES. COORDINATE EXACT LOCATION WITH ARCHITECT.
- EXHAUST AIR DUCT TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
- COMBINATION WALL BOX TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
- MOUNT RETURN AIR TERMINAL HIGH SIDEWALL.
- ROUTE CONDENSATE FROM UNIT TO FLOOR DRAIN IN MECHANICAL CLOSET.
- ROUTE OUTSIDE AIR DUCT UP THROUGH CEILING MEMBRANE. PROVIDE **CRD** AT CEILING PENETRATION. ROUTE OVER ADJACENT RESIDENT UNITS TO EXTERIOR WALL AND TERMINATE VIA **WALL CAP**. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL EXHAUST.
- REFERENCE SHEET M406 FOR AMENITY AREA PLAN.
- MOUNT EXHAUST FAN IN CEILING. ROUTE DUCTWORK TO EXTERIOR WALL. TERMINATE VIA **WALL CAP**. MAINTAIN 10'-0" FROM ALL MECHANICAL INTAKES.

BAYSIDE MIXED-USE

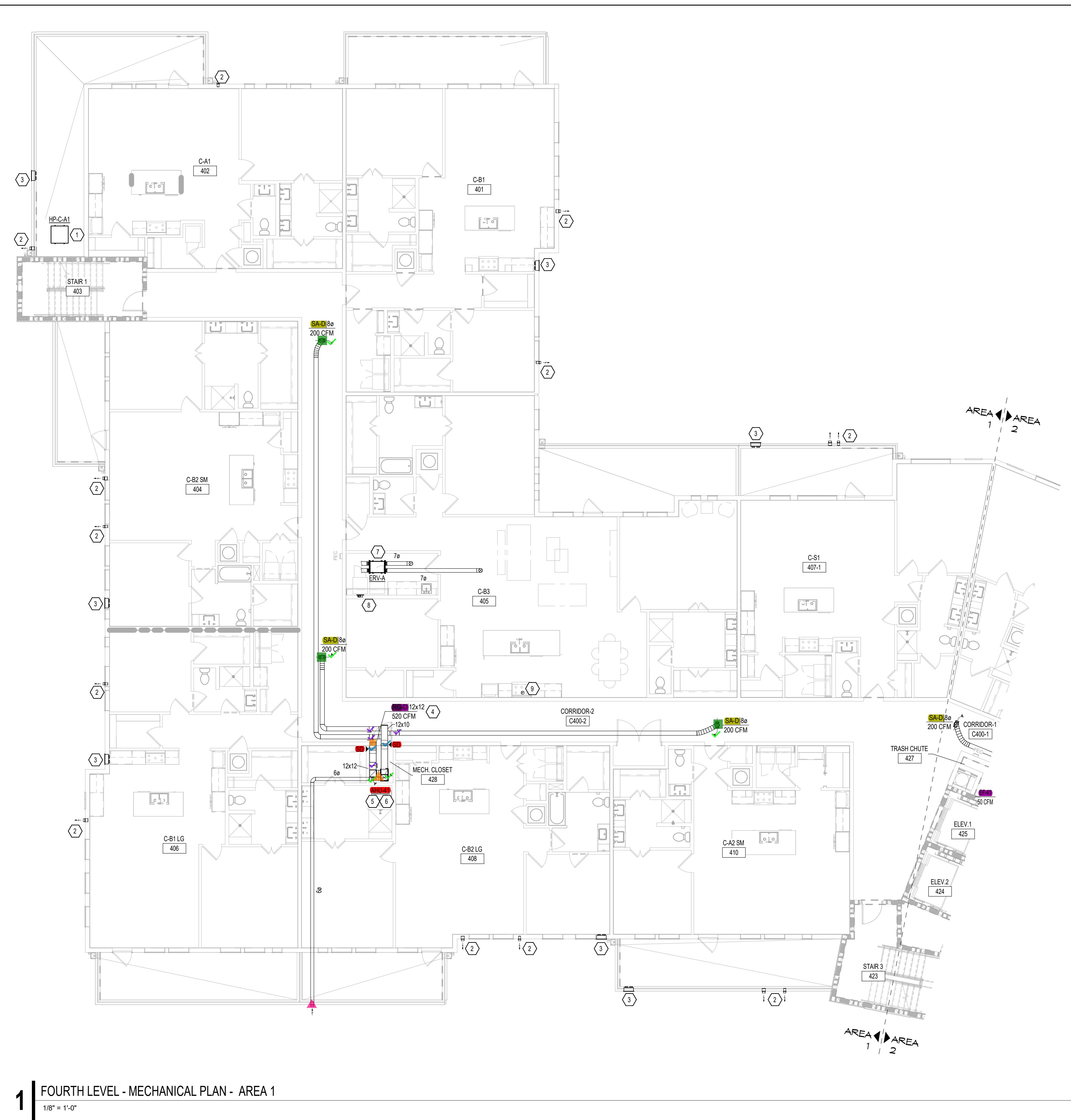
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REGULATORY
APPROVAL,
PERMITTING, OR
CONSTRUCTION

The figure consists of a large rectangle divided into two regions. The left region is white and labeled "AREA 1". The right region is shaded gray and labeled "AREA 2". Below the rectangle, the text "KEY PLAN" is written. In the bottom left corner, there is a small circle divided into four quadrants by a horizontal and vertical line. A thick black wedge-shaped line segment is drawn from the top-left quadrant of this circle towards the bottom-left corner of the rectangle.

PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

THIRD LEVEL - MECHANICAL PLAN - AREA 2



1 FOURTH LEVEL - MECHANICAL PLAN - AREA 1

$$1/8" = 1'-0"$$

- PLAN NOTES:

 - 1 MOUNT OUTDOOR UNIT ON BALCONY. MAINTAIN MANUFACTURER REQUIRED CLEARANCES. COORDINATE EXACT LOCATION WITH ARCHITECT.
 - 2 EXHAUST AIR DUCT TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
 - 3 COMBINATION WALL BOX TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
 - 4 MOUNT RETURN AIR TERMINAL HIGH SIDEWALL.
 - 5 ROUTE CONDENSATE FROM UNIT TO FLOOR DRAIN IN MECHANICAL CLOSET.
 - 6 ROUTE OUTSIDE AIR DUCT UP THROUGH CEILING MEMBRANE. PROVIDE ~~CRD~~ AT CEILING PENETRATION. ROUTE OVER ADJACENT RESIDENT UNITS TO EXTERIOR WALL AND TERMINATE VIA ~~WALL CAP~~. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL EXHAUST.
 - 7 MOUNT ERV IN RATED ASSEMBLY. REFER TO UNIT PLANS FOR EXACT LOCATION AND FURTHER INFORMATION. ROUTE EXHAUST AND OUTSIDE AIR DUCT UP THROUGH ROOF MEMBRANE AND TERMINATE VIA ~~ROOF CAP~~. MAINTAIN 10'-0" CLEARANCE BETWEEN EXHAUST OUTLET AND OUTSIDE AIR INTAKE.
 - 8 ROUTE 4"Ø DRYER EXHAUST FROM VENT BOX UP THROUGH WALL WITH FIRE CAULK AT TOP PLATE PENETRATION. ROUTE UP THROUGH ROOF MEMBRANE AND TERMINATE VIA ~~ROOF CAP~~. MAINTAIN 10'-0" CLEARANCE FROM MECHANICAL INTAKES.
 - 9 ROUTE 6"Ø EXHAUST DUCT FROM RANGE HOOD UP THROUGH ROOF MEMBRANE AND TERMINATE VIA ~~ROOF CAP~~. MAINTAIN 10'-0" CLEARANCE FROM MECHANICAL INTAKES.

PLAN NOTES:

The logo for Bush Architects consists of a stylized letter 'B' icon on the left, composed of three thick vertical bars and a horizontal bar connecting the top two. To the right of the icon, the word "Bush" is written in a large, bold, black serif font. Below "Bush", the word "ARCHITECTS" is written in a smaller, black, all-caps serif font.

BAYSIDE MIXED-USE

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APPROVAL,
PERMITTING, OR
CONSTRUCTION

KEY PLAN

PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

FOURTH LEVEL - MECHANICAL PLAN - AREA 1

M113.1

BAYSIDE MIXED-USE

Bush ARCHITECTS

NOTES:

ENT OUTDOOR UNIT ON BALCONY. MAINTAIN MANUFACTURER REQUIRED
RANCES. COORDINATE EXACT LOCATION WITH ARCHITECT.

UST AIR DUCT TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL
PLANS FOR MORE INFORMATION.

BINATION WALL BOX TO BE TERMINATED AT THIS LOCATION. REFER TO
CAL UNIT PLANS FOR MORE INFORMATION.

NT RETURN AIR TERMINAL HIGH SIDEWALL.

E CONDENSATE FROM UNIT TO FLOOR DRAIN IN MECHANICAL CLOSET.

E OUTSIDE AIR DUCT UP THROUGH CEILING MEMBRANE. PROVIDE **CRD** AT
NG PENETRATION. ROUTE OVER ADJACENT RESIDENT UNITS TO
XIOR WALL AND TERMINATE VIA **WALL CAP**. MAINTAIN 10'-0" CLEARANCE
I ALL MECHANICAL EXHAUST.

NT EXHAUST FAN IN CEILING. ROUTE DUCTWORK TO EXTERIOR WALL.
INATE VIA **WALL CAP**. MAINTAIN 10'-0" FROM ALL MECHANICAL INTAKES.

NT ERV IN RATED ASSEMBLY. REFER TO UNIT PLANS FOR EXACT
ITION AND FURTHER INFORMATION. ROUTE EXHAUST AND OUTSIDE AIR
UP THROUGH ROOF MEMBRANE AND TERMINATE VIA **ROOF CAP**.
TAIN 10'-0" CLEARANCE BETWEEN EXHAUST OUTLET AND OUTSIDE AIR
KE.

E 4"Ø DRYER EXHAUST FROM VENT BOX UP THROUGH WALL WITH FIRE
K AT TOP PLATE PENETRATION. ROUTE UP THROUGH ROOF MEMBRANE
TERMINATE VIA **ROOF CAP**. MAINTAIN 10'-0" CLEARANCE FROM
IANICAL INTAKES.

E 6"Ø EXHAUST DUCT FROM RANGE HOOD UP THROUGH ROOF
BRANE AND TERMINATE VIA **ROOF CAP**. MAINTAIN 10'-0" CLEARANCE FROM
IANICAL INTAKES.

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REGULATORY
APPROVAL,
PERMITTING, OR
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NOT FOR
REGULATORY
APPROVAL,
PERMITTING, OR
CONSTRUCTION

The diagram consists of a large irregular pentagonal outline representing a 'KEY PLAN'. Inside this outline, there are two distinct regions: 'AREA 1' is a gray shaded rectangle located in the upper-left portion, and 'AREA 2' is a white rectangular area with black outlines located in the lower-right portion.

PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

FOURTH LEVEL - MECHANICAL PLAN - AREA 2



1 | FOURTH LEVEL - MECHANICAL PLAN - AREA 2

$$1/8" = 1'-0"$$

$$1/8" = 1'-0"$$

$$1/8" = 1'-0"$$



1 | FIFTH LEVEL - MECHANICAL PLAN - AREA 1

1/8" = 1'-0"

- PLAN NOTES:

 - 1 MOUNT OUTDOOR UNIT ON BALCONY. MAINTAIN MANUFACTURER REQUIRED CLEARANCES. COORDINATE EXACT LOCATION WITH ARCHITECT.
 - 2 EXHAUST AIR DUCT TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
 - 3 COMBINATION WALL BOX TO BE TERMINATED AT THIS LOCATION. REFER TO TYPICAL UNIT PLANS FOR MORE INFORMATION.
 - 4 MOUNT RETURN AIR TERMINAL HIGH SIDEWALL.
 - 5 ROUTE CONDENSATE FROM UNIT TO FLOOR DRAIN IN MECHANICAL CLOSET.
 - 6 ROUTE OUTSIDE AIR DUCT UP THROUGH ROOF MEMBRANE. TERMINATE VIA **ROOF CAP**. PROVIDE **CRD** AT CEILING PENETRATION. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL EXHAUST.
 - 7 MOUNT ERV IN RATED ASSEMBLY. REFER TO M400 SERIES FOR EXACT LOCATION AND FURTHER INFORMATION. ROUTE EXHAUST AND OUTSIDE AIR DUCT UP THROUGH ROOF MEMBRANE AND TERMINATE VIA **ROOF CAP**. MAINTAIN 10'-0" CLEARANCE BETWEEN EXHAUST OUTLET AND OUTSIDE AIR INTAKE.
 - 8 ROUTE 4"Ø DRYER EXHAUST FROM VENT BOX UP THROUGH WALL WITH FIRE CAULK AT TOP PLATE PENETRATION. ROUTE UP THROUGH ROOF MEMBRANE AND TERMINATE VIA **ROOF CAP**. MAINTAIN 10'-0" CLEARANCE FROM MECHANICAL INTAKES.
 - 9 ROUTE 6"Ø EXHAUST DUCT FROM RANGE HOOD UP THROUGH ROOF MEMBRANE AND TERMINATE VIA **ROOF CAP**. MAINTAIN 10'-0" CLEARANCE FROM MECHANICAL INTAKES.
 - 10 EXHAUST DUCT UP THROUGH ROOF. TERMINATE VIA **ROOF CAP**. REFERENCE SHEET M113.1 FOR CONTINUATION. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 11 OUTSIDE AIR DUCT UP THROUGH ROOF. TERMINATE VIA **ROOF CAP**. REFERENCE SHEET M113.1 FOR CONTINUATION. MAINTAIN 10'-0" FROM ALL MECHANICAL INTAKES.

sh ARCHITECTS

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AREA 1

AREA 2

KEY PLAN

PROJECT NUMBER: 24214

FIFTH LEVEL - MECHANICAL PLAN - AREA 1

M114.1

BAYSIDE MIXED-USE



BAYSIDE MIXED-USE

Bush ARCHITECTS

PLAN NOTES:

- 1 EXHAUST DUCT UP THROUGH ROOF. TERMINATE VIA ROOF CAP. REFERENCE SHEET M114.1 FOR CONTINUATION. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
- 2 OUTSIDE AIR DUCT UP THROUGH ROOF. TERMINATE VIA ROOF CAP. REFERENCE SHEET M114.1 FOR CONTINUATION. MAINTAIN 10'-0" FROM ALL MECHANICAL EXHAUSTS.

1 | ROOF - MECHANICAL PLAN - AREA 1

1/8" = 1'-0"

1/8" = 1'-0"

MECHANICAL ROOF PLAN - AREA 1

M210.1

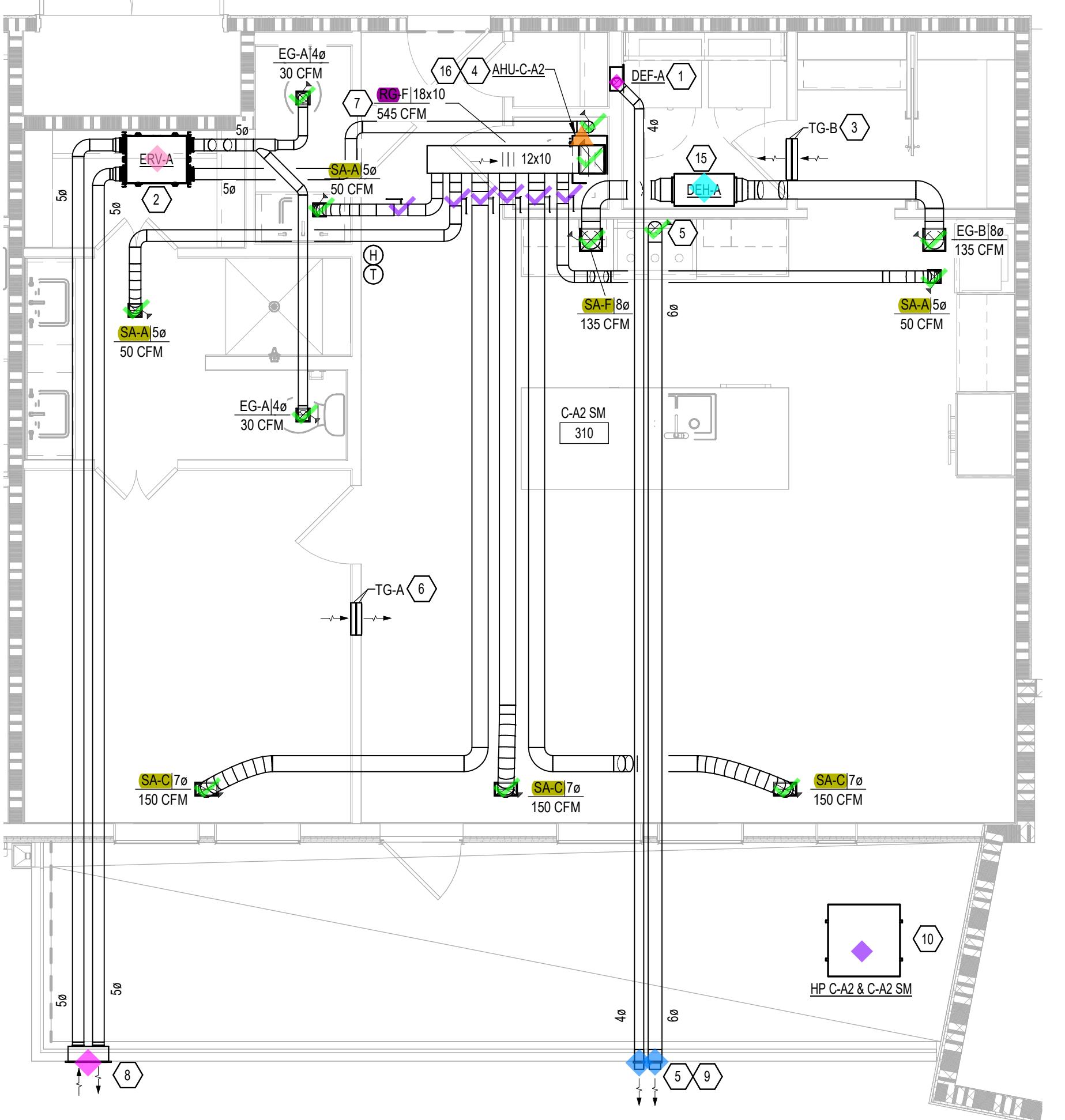
BAYSIDE MIXED-USE

Bush ARCHITECTS
51 N DALLAS EXPY, SUITE 850, DALLAS, TX 75254
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WWW.BUSHARCHITECTS.DESIGN

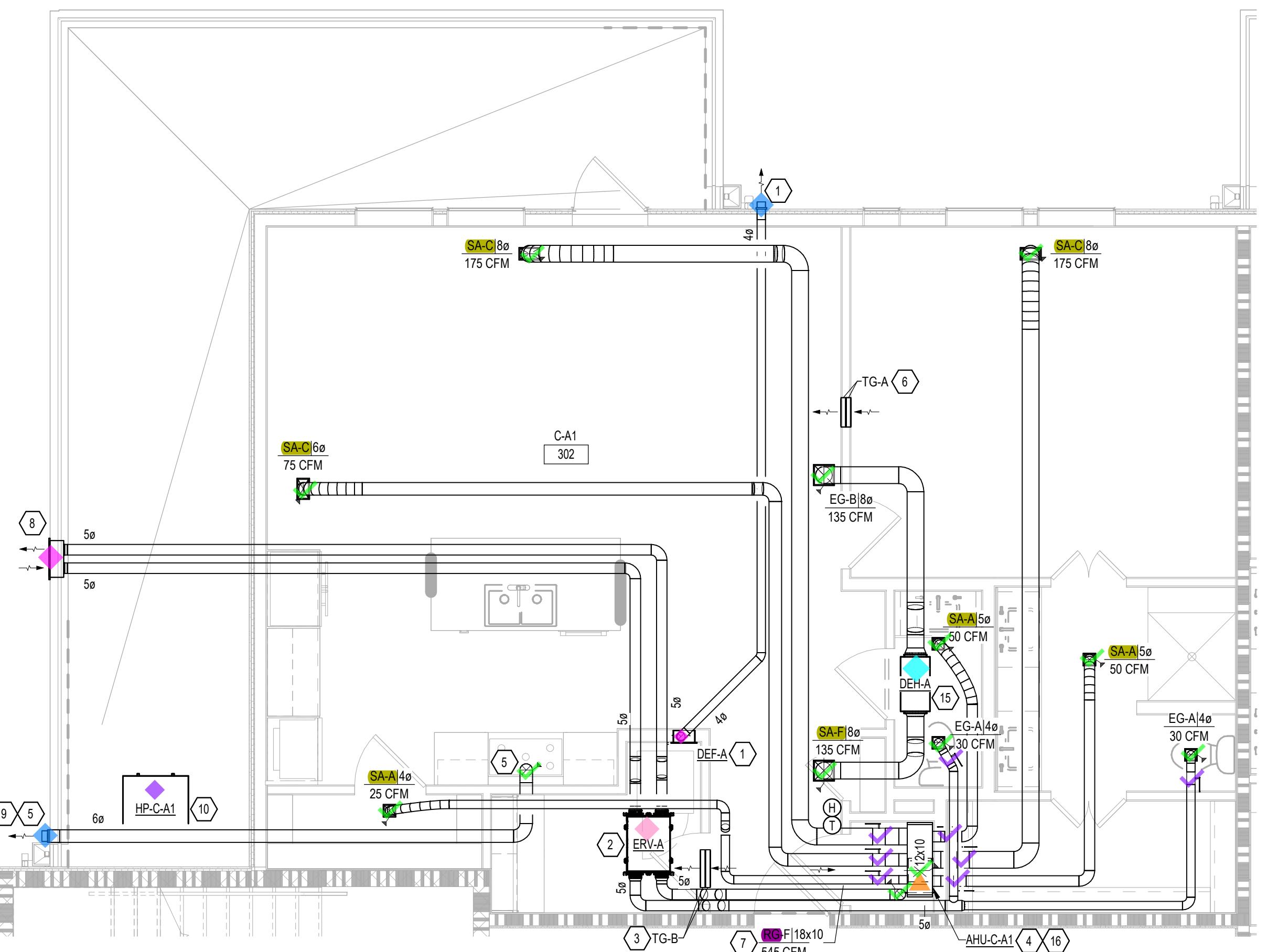
DRYER VENT LENGTH				
SERVING	LENGTH	# OF 90s	# OF 45s	TOTAL EQ. LENGTH
UNIT C-A1	26' - 1"	1	1	33' - 7"
UNIT C-A2 & C-A2SM	40' - 5"	1	1	47' - 11"
UNIT C-B1	27' - 5 1/2"	1	1	34' - 11 1/2"
UNIT C-B1LG	32' - 8 1/4"	3	0	47' - 8 1/4"
UNIT C-B2LG	36' - 1"	2	0	46' - 1"
UNIT C-B2SM	39' - 1 1/4"	2	0	49' - 1 1/4"
UNIT C-B3	64' - 1 1/4"	2	1	76' - 7 1/4"
UNIT C-P1	7' - 2 3/4"	0	0	7' - 2 3/4"
UNIT C-S1	42' - 3 3/4"	1	1	49' - 9 3/4"

- PLAN NOTES (ALL NOTES MAY NOT APPLY TO ALL PLANS):**

 - 1 ROUTE 4"Ø DRYER EXHAUST FROM VENT BOX UP TO DRYER EXHAUST FAN. MAINTAIN ACCESS TO DRYER EXHAUST FAN. ROUTE 4"Ø DRYER EXHAUST FROM DRYER EXHAUST FAN UP THROUGH CEILING WITH FIRE CAULK AT TOP PLATE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR **WALL CAP**. REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 2 MOUNT ERV IN RATED ASSEMBLY. PROVIDE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE DUCTWORK, SIZED PER PLAN, FROM RESIDENT UNIT BATH EXHAUST GRILLES TO ERV. ROUTE OUTSIDE AIR DUCT, SIZED PER PLAN, FROM ERV TO RESIDENT UNIT AHU RETURN. PROVIDE **CRD** AT MEMBRANE PENETRATIONS. ON LOWER FLOORS ROUTE EXHAUST AND OUTSIDE AIR DUCT TO MANUFACTURER PROVIDED DUAL **WALL CAP** TERMINATION. REFERENCE UPPER FLOOR MECHANICAL PLANS FOR UPPER FLOOR UNIT TERMINATIONS. BALANCE ERV TO VALUES SHOWN ON M602.
 - 3 PROVIDE (2) 18X10 TRANSFER GRILLES (120 SQ. IN. MINIMUM FREE AREA) ONE ON CORRIDOR SIDE AND ONE FACING LAUNDRY ROOM ABOVE DOOR FOR DRYER MAKEUP.
 - 4 ROUTE 3/4" CONDENSATE DRAIN LINE TO FLOOR DRAIN IN MECHANICAL CLOSET. PROVIDE CODE REQUIRED AIR GAP. REFER TO PLUMBING PLANS FOR EXACT LOCATION.
 - 5 ROUTE 6" ROUND DUCT FROM VENT HOOD UP THROUGH CEILING. PROVIDE **CRD** AT MEMBRANE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR **WALL CAP**. REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS.
 - 6 PROVIDE (2) 14X8 TRANSFER GRILLES, ONE HIGH SIDEWALL ON COMMON AREA SIDE AND ONE LOW WALL FACING BEDROOM FOR RETURN AIR PATH.
 - 7 RETURN GRILLE TO BE MOUNTED HIGH SIDEWALL. MECHANICAL CLOSET TO BE USED AS RETURN AIR PLENUM. ENSURE ALL ITEMS IN MECHANICAL CLOSET ARE PLENUM RATED.
 - 8 MOUNT COMBINATION WALL BOX IN SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
 - 9 MOUNT **WALL CAP** ON SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
 - 10 HEAT PUMP SHOWN FOR REFERENCE ONLY. REFER TO OVERALL AND ROOF PLANS FOR HEAT PUMP LOCATIONS.
 - 11 PROVIDE (2) 14X8 TRANSFER GRILLES, MOUNTED ABOVE DOOR, ONE FACING COMMON AREA SIDE AND ONE FACING BEDROOM SIDE FOR RETURN AIR PATH.
 - 12 MOUNT TANDEM WALL BOX ON EXTERIOR OF BUILDING. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 13 RETURN GRILLE TO BE MOUNTED HIGH SIDED. ROUTE FULLY DUCTED RETURN THROUGH CLOSET TO MECHANICAL UNIT.
 - 14 ROUTE 4"Ø DRYER EXHAUST DUCT UP THROUGH WALL TO ROOF. TERMINATE VIA **ROOF CAP**. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 15 MOUNT DEHUMIDIFIER IN RATED ASSEMBLY. PROVIDE FIRE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE CONDENSATE DRAIN, SIZED PER MANUFACTURERS RECOMMENDATION, TO FLOOR DRAIN IN MECHANICAL CLOSET.
 - 16 MOUNT AIR HANDLING UNIT ON WALL ABOVE WATER HEATER.
 - 17 ROUTE CONDENSATE TO WALL BOX IN LAUNDRY ROOM.



2 | TYPICAL UNIT C-A2 & C-A2 SM - MECHANICAL PLAN



TYPICAL UNIT C-A1 - MECHANICAL PLAN

NOT FOR
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APPROVAL,
PERMITTING, OR
CONSTRUCTION

PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

TYPICAL UNITS MECHANICAL PLANS

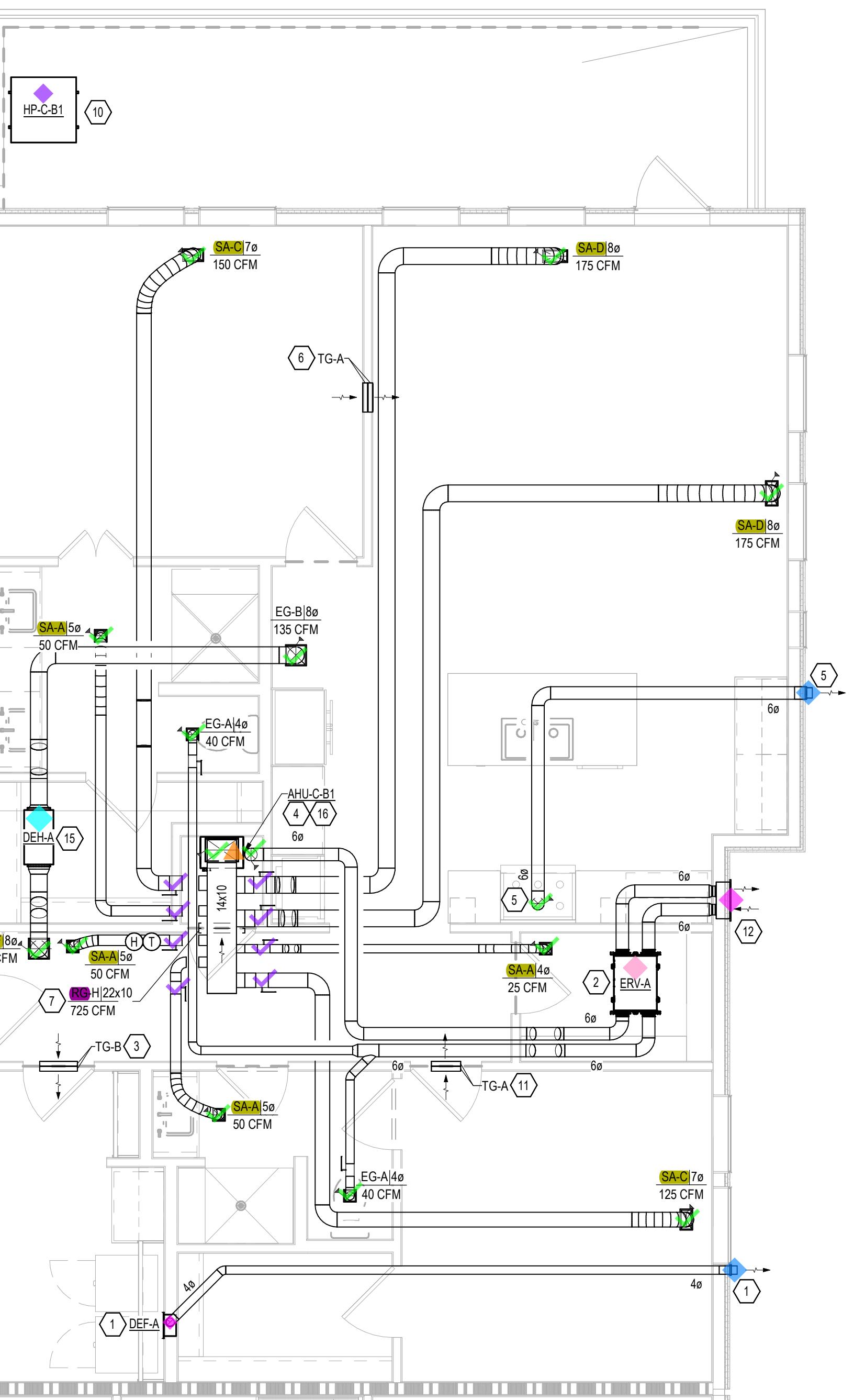
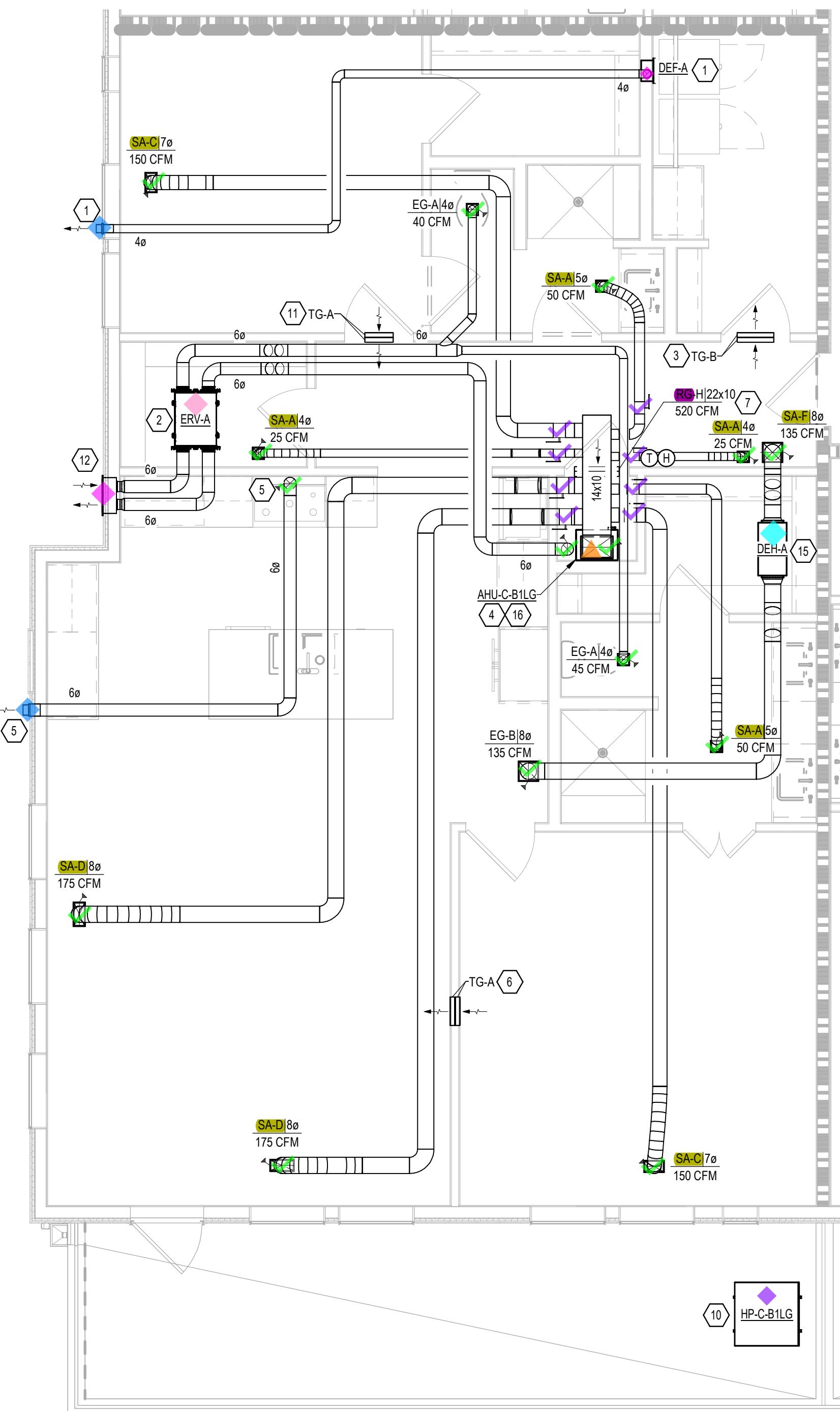
BAYSIDE MIXED-USE

Bush ARCHITECTS

DRYER VENT LENGTH				
SERVING	LENGTH	# OF 90s	# OF 45s	TOTAL EQ. LENGTH
UNIT C-A1	26' - 1"	1	1	33' - 7"
UNIT C-A2 & C-A2SM	40' - 5"	1	1	47' - 11"
UNIT C-B1	27' - 5 1/2"	1	1	34' - 11 1/2"
UNIT C-B1LG	32' - 8 1/4"	3	0	47' - 8 1/4"
UNIT C-B2LG	36' - 1"	2	0	46' - 1"
UNIT C-B2SM	39' - 1 1/4"	2	0	49' - 1 1/4"
UNIT C-B3	64' - 1 1/4"	2	1	76' - 7 1/4"
UNIT C-P1	7' - 2 3/4"	0	0	7' - 2 3/4"
UNIT C-S1	42' - 3 3/4"	1	1	49' - 9 3/4"

- PLAN NOTES (ALL NOTES MAY NOT APPLY TO ALL PLANS):

 - ROUTE 4"Ø DRYER EXHAUST FROM VENT BOX UP TO DRYER EXHAUST FAN. MAINTAIN ACCESS TO DRYER EXHAUST FAN. ROUTE 4"Ø DRYER EXHAUST FROM DRYER EXHAUST FAN UP THROUGH CEILING WITH FIRE CAULK AT TOP PLATE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR **WALL CAP**. REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - MOUNT ERV IN RATED ASSEMBLY. PROVIDE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE DUCTWORK, SIZED PER PLAN, FROM RESIDENT UNIT BATH EXHAUST GRILLES TO ERV. ROUTE OUTSIDE AIR DUCT, SIZED PER PLAN, FROM ERV TO RESIDENT UNIT AHU RETURN. PROVIDE **CRD** AT MEMBRANE PENETRATIONS. ON LOWER FLOORS ROUTE EXHAUST AND OUTSIDE AIR DUCT TO MANUFACTURER PROVIDED DUAL **WALL CAP** TERMINATION. REFERENCE UPPER FLOOR MECHANICAL PLANS FOR UPPER FLOOR UNIT TERMINATIONS. BALANCE ERV TO VALUES SHOWN ON M602.
 - PROVIDE (2) 18X10 TRANSFER GRILLES (120 SQ. IN. MINIMUM FREE AREA) ONE ON CORRIDOR SIDE AND ONE FACING LAUNDRY ROOM ABOVE DOOR FOR DRYER MAKEUP.
 - ROUTE 3/4" CONDENSATE DRAIN LINE TO FLOOR DRAIN IN MECHANICAL CLOSET. PROVIDE CODE REQUIRED AIR GAP. REFER TO PLUMBING PLANS FOR EXACT LOCATION.
 - ROUTE 6" ROUND DUCT FROM VENT HOOD UP THROUGH CEILING. PROVIDE **CRD** AT MEMBRANE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR **WALL CAP**. REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS.
 - PROVIDE (2) 14X8 TRANSFER GRILLES, ONE HIGH SIDEWALL ON COMMON AREA SIDE AND ONE LOW WALL FACING BEDROOM FOR RETURN AIR PATH.
 - RETURN GRILLE TO BE MOUNTED HIGH SIDEWALL. MECHANICAL CLOSET TO BE USED AS RETURN AIR PLENUM. ENSURE ALL ITEMS IN MECHANICAL CLOSET ARE PLENUM RATED.
 - MOUNT COMBINATION WALL BOX IN SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
 - MOUNT **WALL CAP** ON SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
 - HEAT PUMP SHOWN FOR REFERENCE ONLY. REFER TO OVERALL AND ROOF PLANS FOR HEAT PUMP LOCATIONS.
 - PROVIDE (2) 14X8 TRANSFER GRILLES, MOUNTED ABOVE DOOR, ONE FACING COMMON AREA SIDE AND ONE FACING BEDROOM SIDE FOR RETURN AIR PATH.
 - MOUNT TANDEM WALL BOX ON EXTERIOR OF BUILDING. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - RETURN GRILLE TO BE MOUNTED HIGH SIDED. ROUTE FULLY DUCTED RETURN THROUGH CLOSET TO MECHANICAL UNIT.
 - ROUTE 4"Ø DRYER EXHAUST DUCT UP THROUGH WALL TO ROOF. TERMINATE VIA **ROOF CAP**. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - MOUNT DEHUMIDIFIER IN RATED ASSEMBLY. PROVIDE FIRE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE CONDENSATE DRAIN, SIZED PER MANUFACTURERS RECOMMENDATION, TO FLOOR DRAIN IN MECHANICAL CLOSET.
 - MOUNT AIR HANDLING UNIT ON WALL ABOVE WATER HEATER.
 - ROUTE CONDENSATE TO WALL BOX IN LAUNDRY ROOM.



2 | TYPICAL UNIT C-B1LG - MECHANICAL PLAN

1/4" = 1'-0"

1/4" = 1'-0"

TYPICAL UNIT C-B1 -MECHANICAL PLAN

1/4" = 1'-0"

TYPICAL UNITS MECHANICAL PLANS

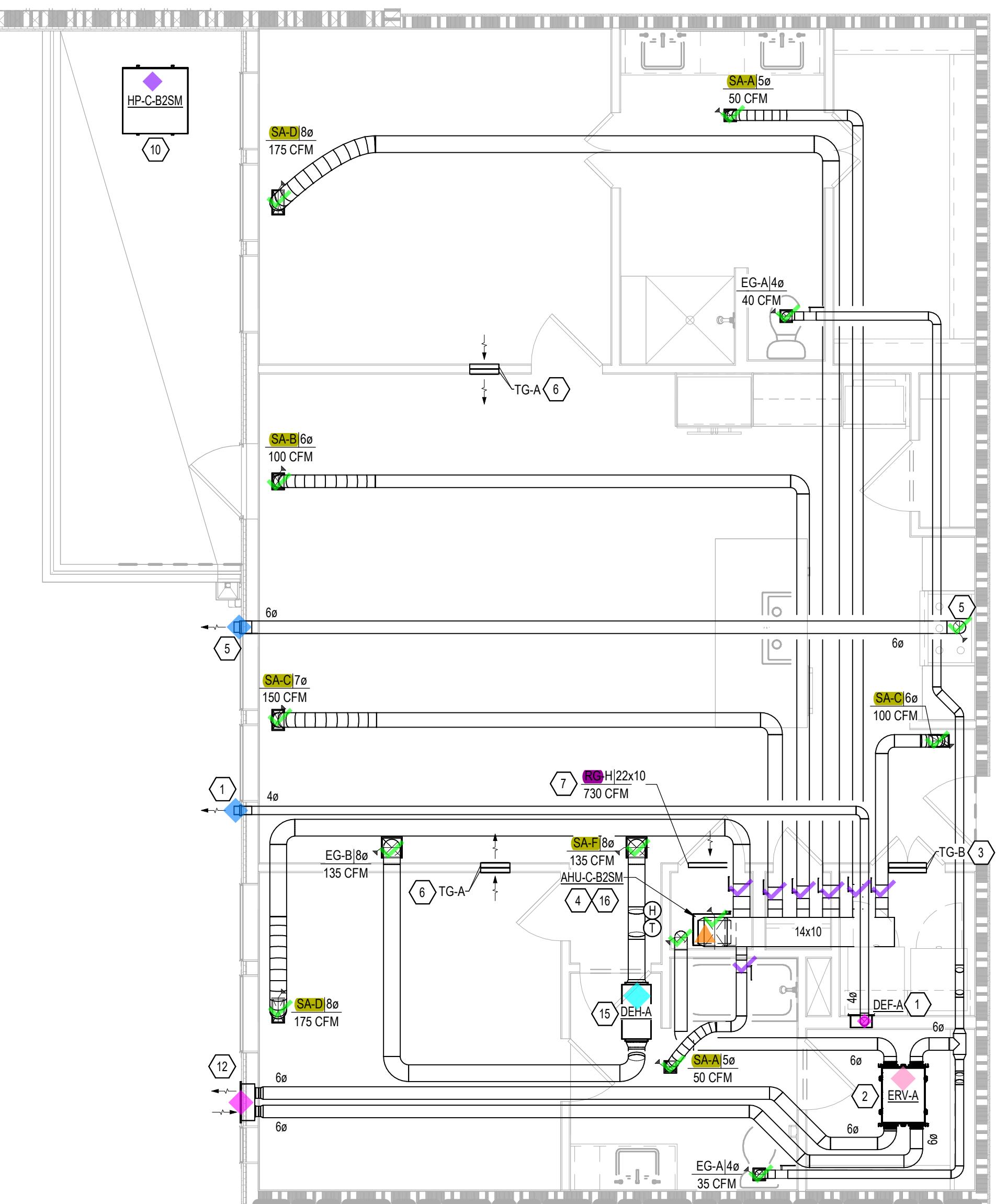
M402

BAYSIDE MIXED-USE

PLAN NOTES (ALL NOTES MAY NOT APPLY TO ALL PLANS):

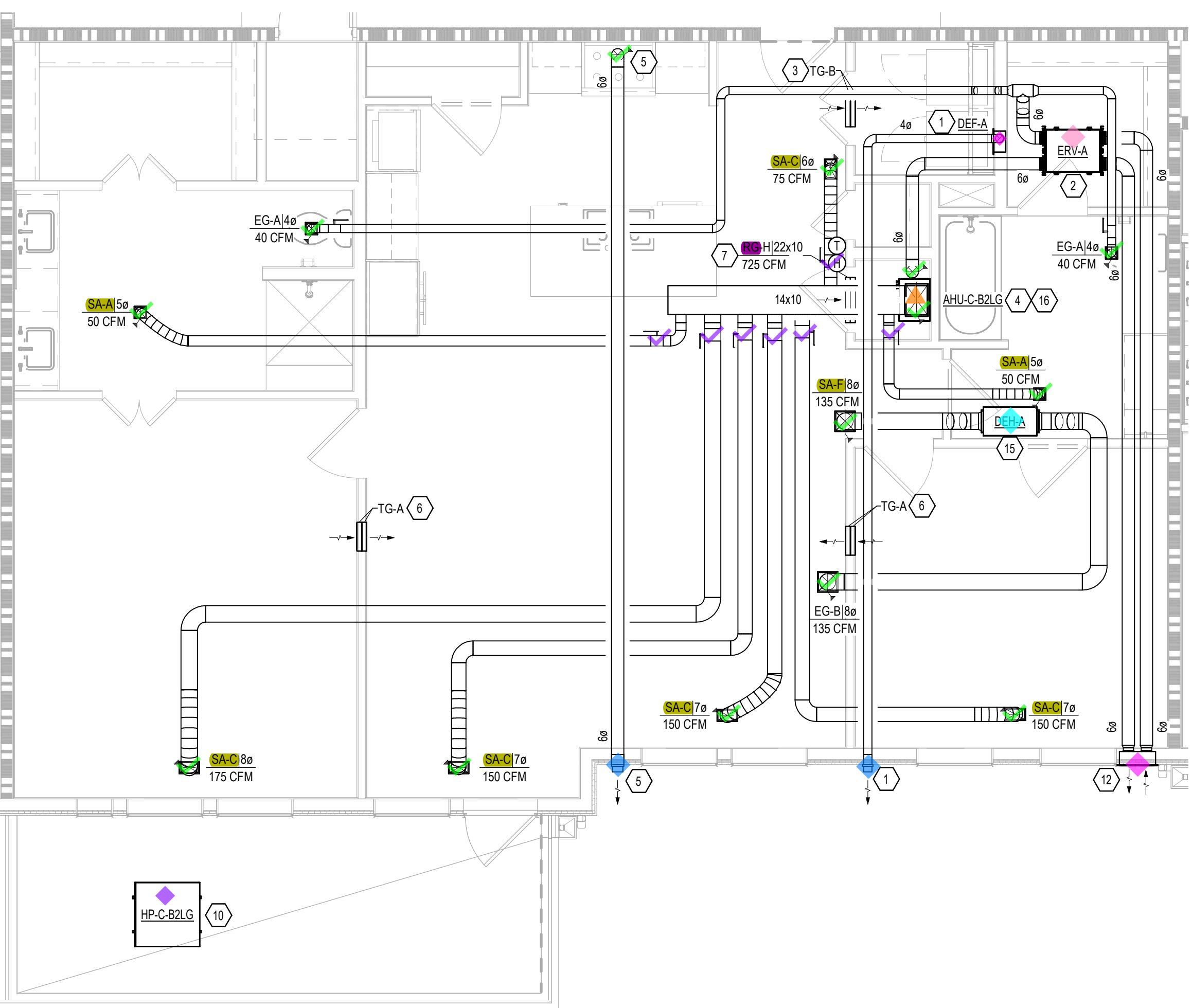
DRYER VENT LENGTH				
SERVING	LENGTH	# OF 90s	# OF 45s	TOTAL EQ. LENGTH
UNIT C-A1	26' - 1"	1	1	33' - 7"
C-A2 & C-A2SM	40' - 5"	1	1	47' - 11"
UNIT C-B1	27' - 5 1/2"	1	1	34' - 11 1/2"
UNIT C-B1LG	32' - 8 1/4"	3	0	47' - 8 1/4"
UNIT C-B2LG	36' - 1"	2	0	46' - 1"
UNIT C-B2SM	39' - 1 1/4"	2	0	49' - 1 1/4"
UNIT C-B3	64' - 1 1/4"	2	1	76' - 7 1/4"
UNIT C-P1	7' - 2 3/4"	0	0	7' - 2 3/4"
UNIT C-S1	42' - 3 3/4"	1	1	49' - 9 3/4"

- 1 ROUTE 4"Ø DRYER EXHAUST FROM VENT BOX UP TO DRYER EXHAUST FAN. MAINTAIN ACCESS TO DRYER EXHAUST FAN. ROUTE 4"Ø DRYER EXHAUST FROM DRYER EXHAUST FAN UP THROUGH CEILING WITH FIRE CAULK AT TOP PLATE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR **WALL CAP** REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 2 MOUNT ERV IN RATED ASSEMBLY. PROVIDE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE DUCTWORK, SIZED PER PLAN, FROM RESIDENT UNIT BATH EXHAUST GRILLES TO ERV. ROUTE OUTSIDE AIR DUCT, SIZED PER PLAN, FROM ERV TO RESIDENT UNIT AHU RETURN. PROVIDE **CRD** AT MEMBRANE PENETRATIONS. ON LOWER FLOORS ROUTE EXHAUST AND OUTSIDE AIR DUCT TO MANUFACTURER PROVIDED DUAL **WALL CAP** TERMINATION. REFERENCE UPPER FLOOR MECHANICAL PLANS FOR UPPER FLOOR UNIT TERMINATIONS. BALANCE ERV TO VALUES SHOWN ON M602.
 - 3 PROVIDE (2) 18X10 TRANSFER GRILLES (120 SQ. IN. MINIMUM FREE AREA) ONE ON CORRIDOR SIDE AND ONE FACING LAUNDRY ROOM ABOVE DOOR FOR DRYER MAKEUP.
 - 4 ROUTE 3/4" CONDENSATE DRAIN LINE TO FLOOR DRAIN IN MECHANICAL CLOSET. PROVIDE CODE REQUIRED AIR GAP. REFER TO PLUMBING PLANS FOR EXACT LOCATION.
 - 5 ROUTE 6" ROUND DUCT FROM VENT HOOD UP THROUGH CEILING. PROVIDE **CRD** AT MEMBRANE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR **WALL CAP** REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS.
 - 6 PROVIDE (2) 14X8 TRANSFER GRILLES, ONE HIGH SIDEWALL ON COMMON AREA SIDE AND ONE LOW WALL FACING BEDROOM FOR RETURN AIR PATH.
 - 7 RETURN GRILLE TO BE MOUNTED HIGH SIDEWALL. MECHANICAL CLOSET TO BE USED AS RETURN AIR PLENUM. ENSURE ALL ITEMS IN MECHANICAL CLOSET ARE PLENUM RATED.
 - 8 MOUNT COMBINATION WALL BOX IN SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
 - 9 MOUNT **WALL CAP** ON SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
 - 10 HEAT PUMP SHOWN FOR REFERENCE ONLY. REFER TO OVERALL AND ROOF PLANS FOR HEAT PUMP LOCATIONS.
 - 11 PROVIDE (2) 14X8 TRANSFER GRILLES, MOUNTED ABOVE DOOR, ONE FACING COMMON AREA SIDE AND ONE FACING BEDROOM SIDE FOR RETURN AIR PATH.
 - 12 MOUNT TANDEM WALL BOX ON EXTERIOR OF BUILDING. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 13 RETURN GRILLE TO BE MOUNTED HIGH SIDED. ROUTE FULLY DUCTED RETURN THROUGH CLOSET TO MECHANICAL UNIT.
 - 14 ROUTE 4"Ø DRYER EXHAUST DUCT UP THROUGH WALL TO ROOF. TERMINATE VIA **ROOF CAP** MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 15 MOUNT DEHUMIDIFIER IN RATED ASSEMBLY. PROVIDE FIRE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE CONDENSATE DRAIN, SIZED PER MANUFACTURERS RECOMMENDATION, TO FLOOR DRAIN IN MECHANICAL CLOSET.
 - 16 MOUNT AIR HANDLING UNIT ON WALL ABOVE WATER HEATER.
 - 17 ROUTE CONDENSATE TO WALL BOX IN LAUNDRY ROOM.



2 | TYPICAL UNIT C-B2SM - MECHANICAL PLAN

4 | 1/4" = 1'



TYPICAL UNIT C-B2LG - MECHANICAL PLAN

1/4" = 1'-0"

TYPICAL UNITS MECHANICAL PLANS

M403

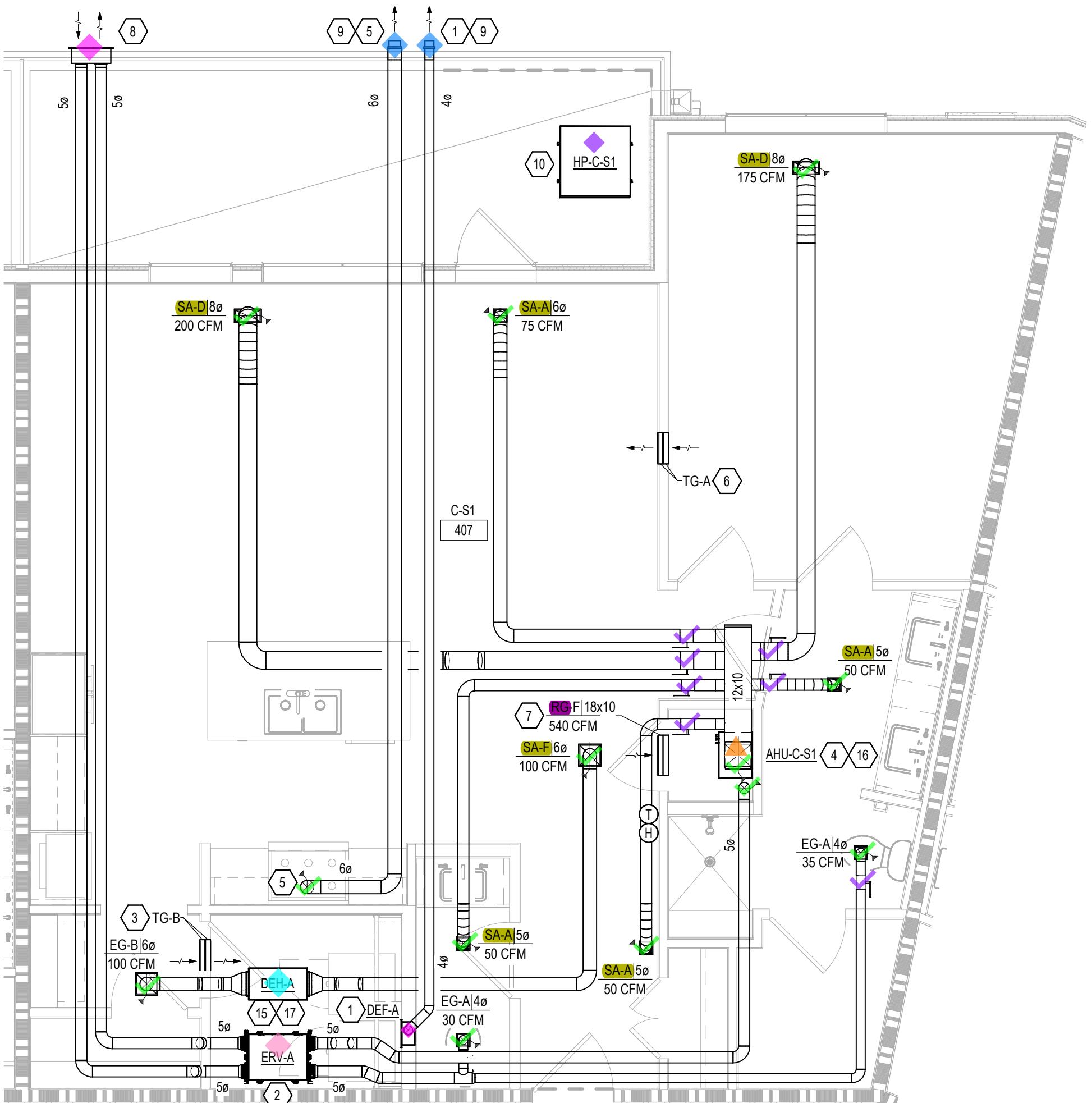
BAYSIDE MIXED-USE

DRYER VENT LENGTH

SERVING	LENGTH	# OF 90s	# OF 45s	TOTAL EQ. LENGTH
UNIT C-A1	26 - 1"	1	1	33 - 7"
UNIT C-A2 & C-A2SM	40' - 5"	1	1	47 - 11 1/2"
UNIT C-B1	27' - 5 1/2"	1	1	34' - 11 1/2"
UNIT C-B1LG	32' - 6 1/4"	3	0	47' - 6 1/4"
UNIT C-B2LG	36' - 1"	2	0	46' - 1"
UNIT C-B2SM	39' - 1 1/4"	2	0	49' - 1 1/4"
UNIT C-B3	64' - 1 1/4"	2	1	76' - 7 1/4"
UNIT C-P1	7' - 2 3/4"	0	0	7' - 2 3/4"
UNIT C-S1	42' - 3 3/4"	1	1	49' - 9 3/4"

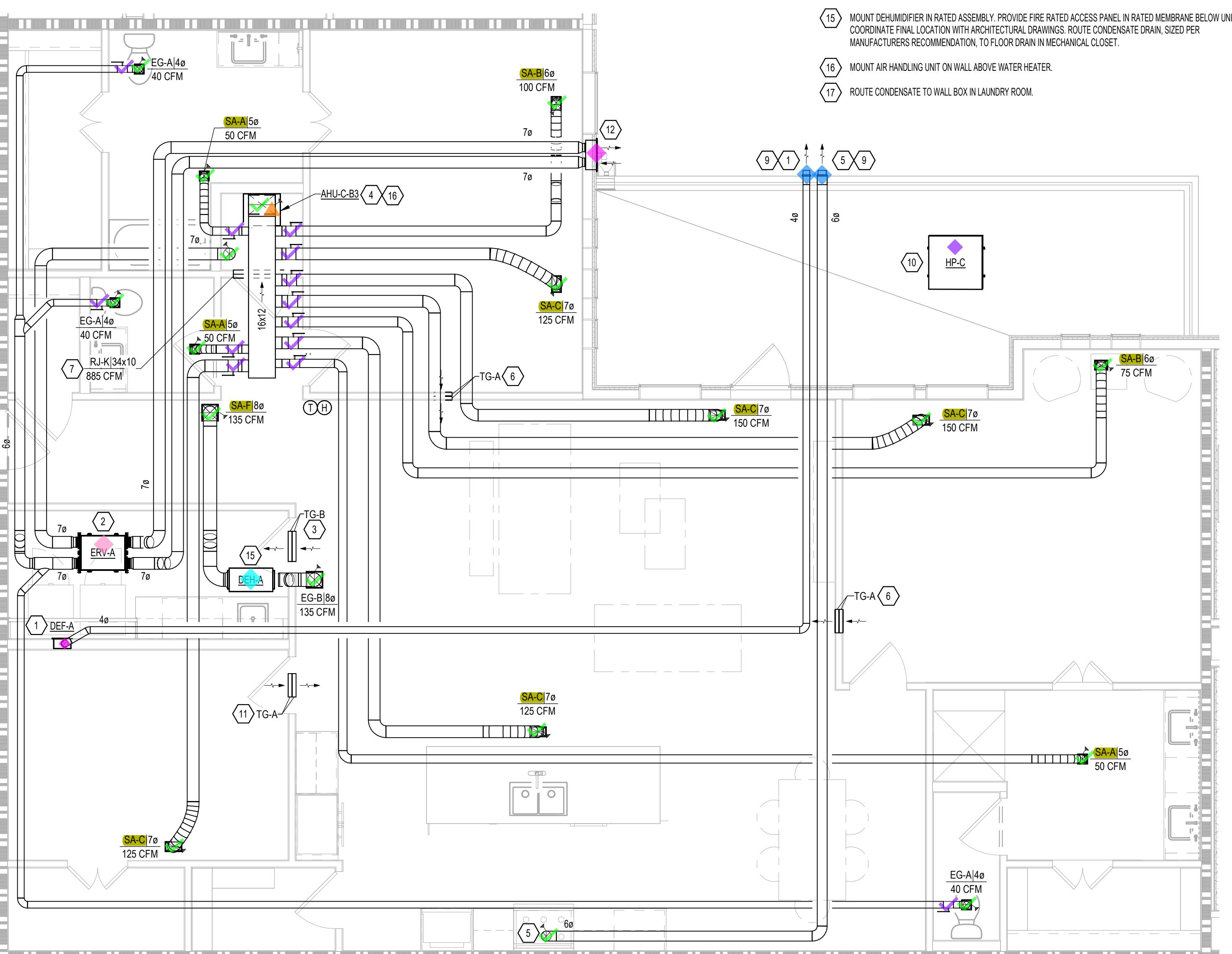
PLAN NOTES (ALL NOTES MAY NOT APPLY TO ALL PLANS):

- ① ROUTE 4'0" DRYER EXHAUST FROM VENT BOX UP TO DRYER EXHAUST FAN. MAINTAIN ACCESS TO DRYER EXHAUST FAN. ROUTE 4'0" DRYER EXHAUST FROM DRYER EXHAUST FAN UP THROUGH CEILING WITH FIRE CAULK AT TOP PLATE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR [REDACTED] REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
- ② MOUNT ERV IN RATED ASSEMBLY. PROVIDE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE DUCTWORK SIZED PER PLAN. FROM ERV TO RESIDENT UNIT BATH EXHAUST GRILLE TO ERV. ROUTE OUTSIDE AIR DUCT SIZED PER PLAN. FROM ERV TO RESIDENT UNIT AHU RETURN. PROVIDE [REDACTED] AT MEMBRANE PENETRATIONS. ON LOWER FLOORS ROUTE EXHAUST AND OUTSIDE AIR DUCT TO MANUFACTURER PROVIDED DUAL [REDACTED] TERMINATION. REFERENCE UPPER FLOOR MECHANICAL PLANS FOR UPPER FLOOR UNIT TERMINATIONS. BALANCE ERV TO VALUES SHOWN ON M602.
- ③ PROVIDE (2) 18X18 TRANSFER GRILLES (120 SQ. IN. MINIMUM FREE AREA) ONE ON CORRIDOR SIDE AND ONE FACING LAUNDRY ROOM ABOVE DOOR FOR DRYER MAKEUP.
- ④ ROUTE 3 1/4" CONDENSATE DRAIN LINE TO FLOOR DRAIN IN MECHANICAL CLOSET. PROVIDE CODE REQUIRED AIR GAP. REFER TO PLUMBING PLANS FOR EXACT LOCATION.
- ⑤ ROUTE 6" ROUND DUCT FROM VENT HOD UP THROUGH CEILING. PROVIDE [REDACTED] AT MEMBRANE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR [REDACTED] REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS.
- ⑥ PROVIDE (2) 14X8 TRANSFER GRILLES, ONE HIGH SIDEWALL ON COMMON AREA SIDE AND ONE LOW WALL FACING BEDROOM FOR RETURN AIR PATH.
- ⑦ RETURN GRILLE TO BE MOUNTED HIGH SIDEWALL. MECHANICAL CLOSET TO BE USED AS RETURN AIR PLENUM. ENSURE ALL ITEMS IN MECHANICAL CLOSET ARE PLENUM RATED.
- ⑧ MOUNT COMBINATION WALL BOX IN SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
- ⑨ MOUNT [REDACTED] ON SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
- ⑩ HEAT PUMP SHOWN FOR REFERENCE ONLY. REFER TO OVERALL AND ROOF PLANS FOR HEAT PUMP LOCATIONS.
- ⑪ PROVIDE (2) 14X8 TRANSFER GRILLES, MOUNTED ABOVE DOOR, ONE FACING COMMON AREA SIDE AND ONE FACING BEDROOM SIDE FOR RETURN AIR PATH.
- ⑫ MOUNT TANDEM WALL BOX ON EXTERIOR OF BUILDING. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
- ⑬ RETURN GRILLE TO BE MOUNTED HIGH SIDED. ROUTE FULLY DUCTED RETURN THROUGH CLOSET TO MECHANICAL UNIT.
- ⑭ ROUTE 4'0" DRYER EXHAUST DUCT UP THROUGH WALL TO ROOF. TERMINATE VIA [REDACTED]. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
- ⑮ MOUNT DEHUMIDIFIER IN RATED ASSEMBLY. PROVIDE FIRE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE CONDENSATE DRAIN. SIZED PER MANUFACTURERS RECOMMENDATION, TO FLOOR DRAIN IN MECHANICAL CLOSET.
- ⑯ MOUNT AIR HANDLING UNIT ON WALL ABOVE WATER HEATER.
- ⑰ ROUTE CONDENSATE TO WALL BOX IN LAUNDRY ROOM.



2 | TYPICAL UNIT C-S1 - MECHANICAL PLAN

1/4" = 1'-0"



1 | TYPICAL UNIT C-B3 - MECHANICAL PLAN

1/4" = 1'-0"

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APPROVAL,
PERMITTING, OR
CONSTRUCTION

PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

NO. DESCRIPTION DATE

TYPICAL UNITS MECHANICAL PLANS

M404

BAYSIDE MIXED-USE

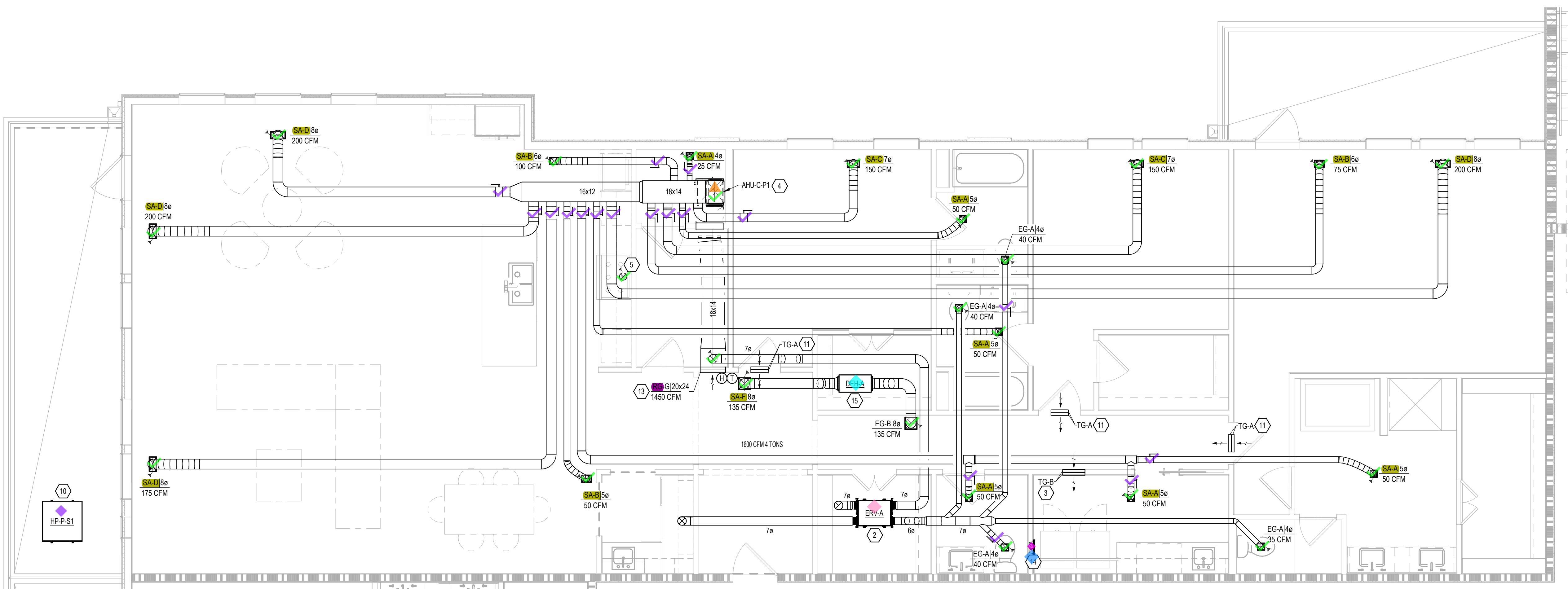


Bush ARCHITECTS

DRYER VENT LENGTH				
SERVING	LENGTH	# OF 90s	# OF 45s	TOTAL EQ. LENGTH
UNIT C-A1	26' - 1"	1	1	33' - 7"
UNIT C-A2 & C-A2SM	40' - 5"	1	1	47' - 11"
UNIT C-B1	27' - 5 1/2"	1	1	34' - 11 1/2"
UNIT C-B1LG	32' - 8 1/4"	3	0	47' - 8 1/4"
UNIT C-B2LG	36' - 1"	2	0	46' - 1"
UNIT C-B2SM	39' - 1 1/4"	2	0	49' - 1 1/4"
UNIT C-B3	64' - 1 1/4"	2	1	76' - 7 1/4"
UNIT C-P1	7' - 2 3/4"	0	0	7' - 2 3/4"
UNIT C-S1	42' - 3 3/4"	1	1	49' - 9 3/4"

- PLAN NOTES (ALL NOTES MAY NOT APPLY TO ALL PLANS):

 - 1 ROUTE 4"Ø DRYER EXHAUST FROM VENT BOX UP TO DRYER EXHAUST FAN. MAINTAIN ACCESS TO DRYER EXHAUST FAN. ROUTE 4"Ø DRYER EXHAUST FROM DRYER EXHAUST FAN UP THROUGH CEILING WITH FIRE CAULK AT TOP PLATE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR **WALL CAP**. REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 2 MOUNT ERV IN RATED ASSEMBLY. PROVIDE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE DUCTWORK, SIZED PER PLAN, FROM RESIDENT UNIT BATH EXHAUST GRILLES TO ERV. ROUTE OUTSIDE AIR DUCT, SIZED PER PLAN, FROM ERV TO RESIDENT UNIT AHU RETURN. PROVIDE **CRD** AT MEMBRANE PENETRATIONS. ON LOWER FLOORS ROUTE EXHAUST AND OUTSIDE AIR DUCT TO MANUFACTURER PROVIDED DUAL **WALL CAP** TERMINATION. REFERENCE UPPER FLOOR MECHANICAL PLANS FOR UPPER FLOOR UNIT TERMINATIONS. BALANCE ERV TO VALUES SHOWN ON M602.
 - 3 PROVIDE (2) 18X10 TRANSFER GRILLES (120 SQ. IN. MINIMUM FREE AREA) ONE ON CORRIDOR SIDE AND ONE FACING LAUNDRY ROOM ABOVE DOOR FOR DRYER MAKEUP.
 - 4 ROUTE 3/4" CONDENSATE DRAIN LINE TO FLOOR DRAIN IN MECHANICAL CLOSET. PROVIDE CODE REQUIRED AIR GAP. REFER TO PLUMBING PLANS FOR EXACT LOCATION.
 - 5 ROUTE 6" ROUND DUCT FROM VENT HOOD UP THROUGH CEILING. PROVIDE **CRD** AT MEMBRANE PENETRATION. ON LOWER FLOORS, ROUTE THROUGH STRUCTURE TO EXTERIOR **WALL CAP**. REFERENCE UPPER FLOOR MECHANICAL PLAN FOR UNIT TERMINATIONS.
 - 6 PROVIDE (2) 14X8 TRANSFER GRILLES, ONE HIGH SIDEWALL ON COMMON AREA SIDE AND ONE LOW WALL FACING BEDROOM FOR RETURN AIR PATH.
 - 7 RETURN GRILLE TO BE MOUNTED HIGH SIDEWALL. MECHANICAL CLOSET TO BE USED AS RETURN AIR PLENUM. ENSURE ALL ITEMS IN MECHANICAL CLOSET ARE PLENUM RATED.
 - 8 MOUNT COMBINATION WALL BOX IN SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
 - 9 MOUNT **WALL CAP** ON SIDEWALL OF BALCONY ABOVE. ROUTE DUCTWORK THROUGH BALCONY STRUCTURE TO INTERIOR OF UNIT.
 - 0 HEAT PUMP SHOWN FOR REFERENCE ONLY. REFER TO OVERALL AND ROOF PLANS FOR HEAT PUMP LOCATIONS.
 - 1 PROVIDE (2) 14X8 TRANSFER GRILLES, MOUNTED ABOVE DOOR, ONE FACING COMMON AREA SIDE AND ONE FACING BEDROOM SIDE FOR RETURN AIR PATH.
 - 2 MOUNT TANDEM WALL BOX ON EXTERIOR OF BUILDING. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 3 RETURN GRILLE TO BE MOUNTED HIGH SIDED. ROUTE FULLY DUCTED RETURN THROUGH CLOSET TO MECHANICAL UNIT.
 - 4 ROUTE 4"Ø DRYER EXHAUST DUCT UP THROUGH WALL TO ROOF. TERMINATE VIA **ROOF CAP**. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL INTAKES.
 - 5 MOUNT DEHUMIDIFIER IN RATED ASSEMBLY. PROVIDE FIRE RATED ACCESS PANEL IN RATED MEMBRANE BELOW UNIT. COORDINATE FINAL LOCATION WITH ARCHITECTURAL DRAWINGS. ROUTE CONDENSATE DRAIN, SIZED PER MANUFACTURERS RECOMMENDATION, TO FLOOR DRAIN IN MECHANICAL CLOSET.
 - 6 MOUNT AIR HANDLING UNIT ON WALL ABOVE WATER HEATER.
 - 7 ROUTE CONDENSATE TO WALL BOX IN LAUNDRY ROOM.



NOT FOR
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CONSTRUCTION

PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

TYPICAL UNITS MECHANICAL PLANS

1 | TYPICAL UNIT C-P1 - MECHANICAL PLAN

1/4" = 1'-0"

1/4" = 1'-0"

1

BAYSIDE MIXED-USE

PLAN NOTES:

ROUTE CONDENSATE DRAIN TO FLOOR DRAIN IN MECHANICAL CLOSET. REFER TO PLUMBING PLANS FOR EXACT FLOOR DRAIN LOCATION.

ROUTE OUTSIDE AIR FROM MECHANICAL UNIT TO EXTERIOR WALL. TERMINATE VIA WALL CAP. MAINTAIN 10'-0" CLEARANCE FROM ALL MECHANICAL EXHAUST.

MOUNT RETURN GRILLE LOW SIDEWALL.

MOUNT SUPPLY GRILLE HIGH SIDEWALL.

ROUTE CONDENSATE FROM UNIT TO FLOOR DRAIN IN MECHANICAL CLOSET.

MOUNT DUCTLESS SPLIT SYSTEM ABOVE DOOR. ROUTE CONDENSATE TO FLOOR DRAIN IN MECHANICAL ROOM. REFER TO PLUMBING PLANS FOR EXACT FLOOR DRAIN LOCATIONS.

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PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

1 | THIRD LEVEL - ENLARGED MECHANICAL PLAN AMENITY AREA

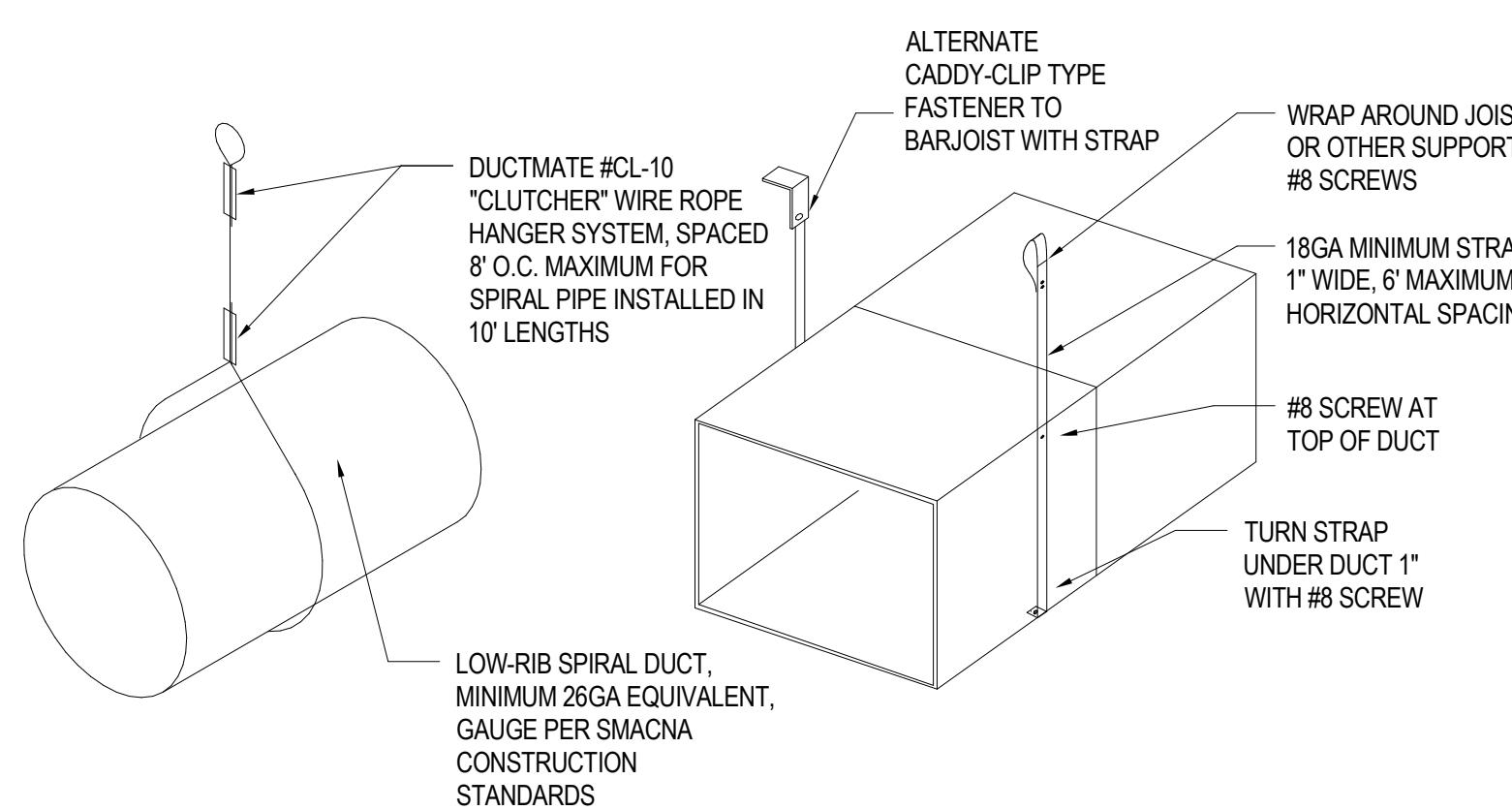
1/4" = 1'-0"

1/4" = 1'-0"

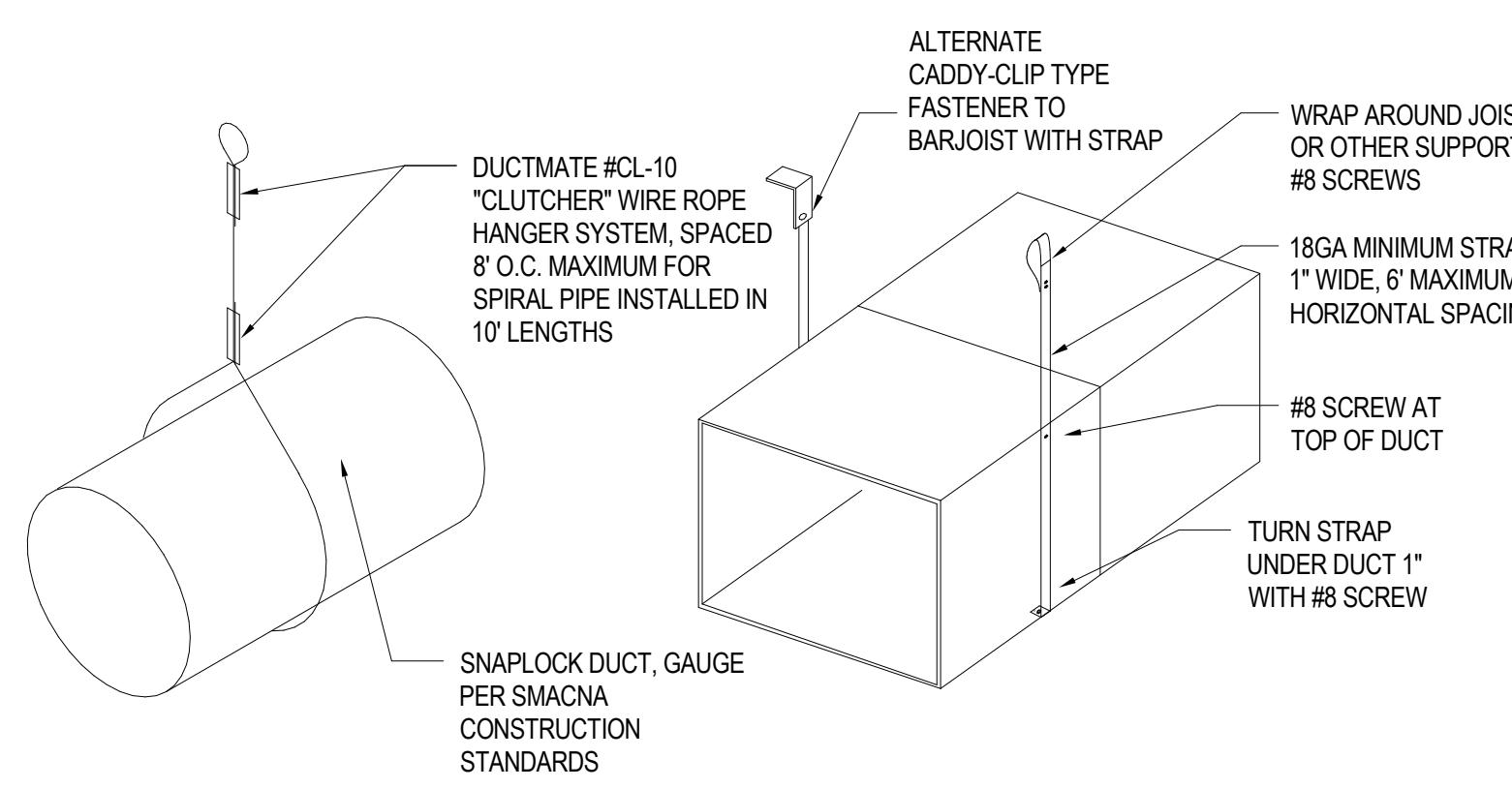
THIRD LEVEL AMENITY ENLARGED MECHANICAL PLAN

M406

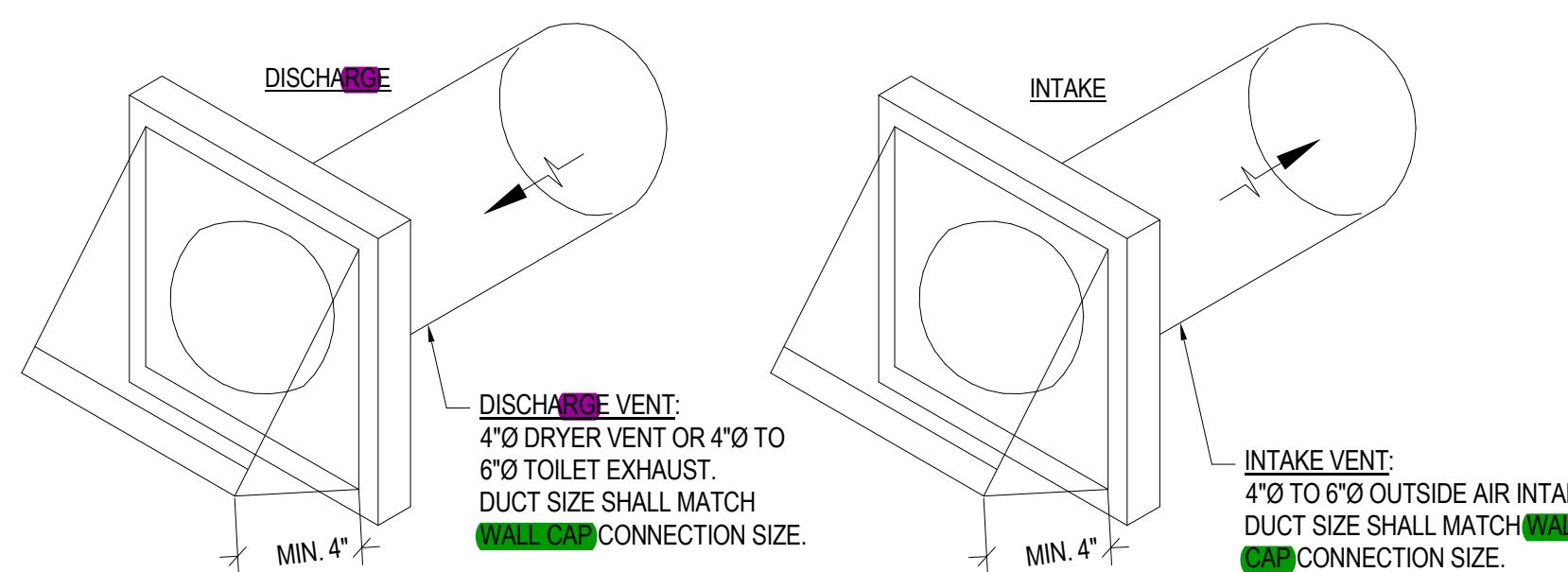
BAYSIDE MIXED-USE



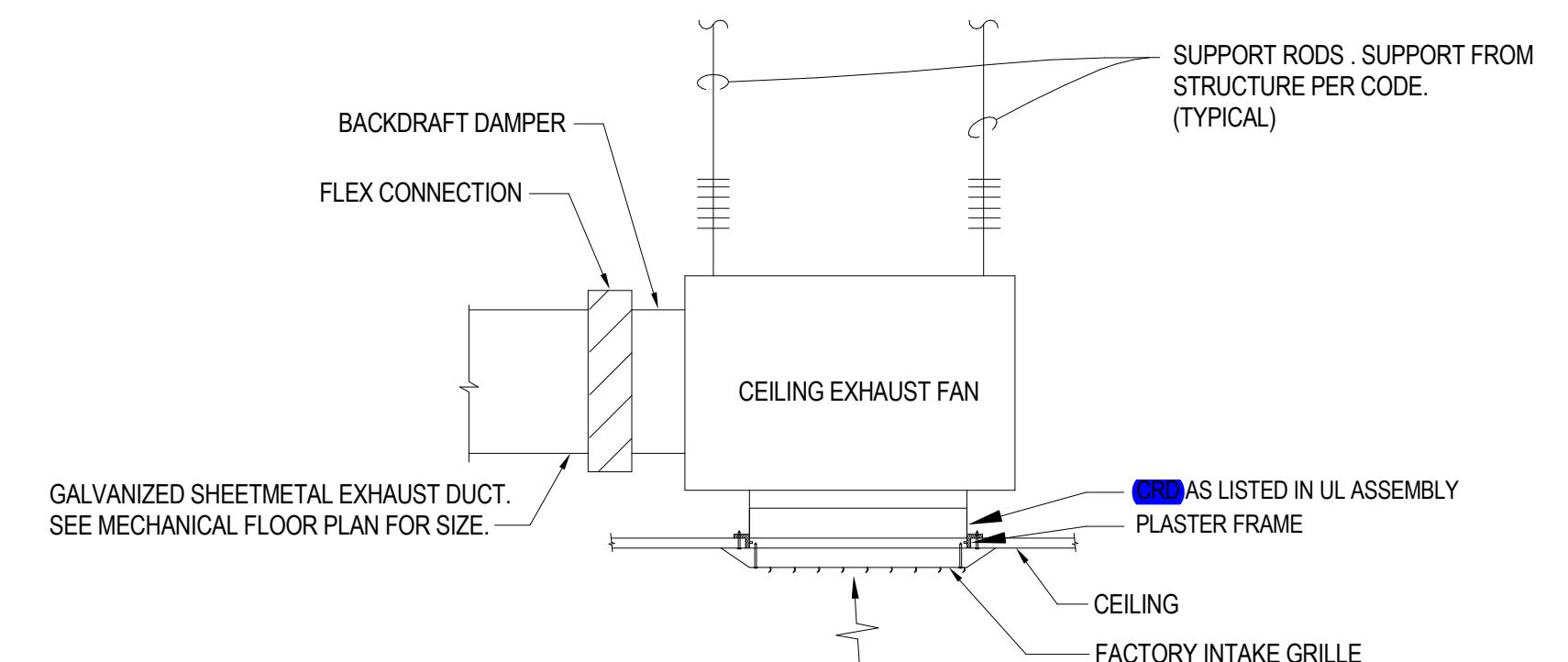
RIGID DUCT MOUNTING DETAIL | 8
NTS | M501



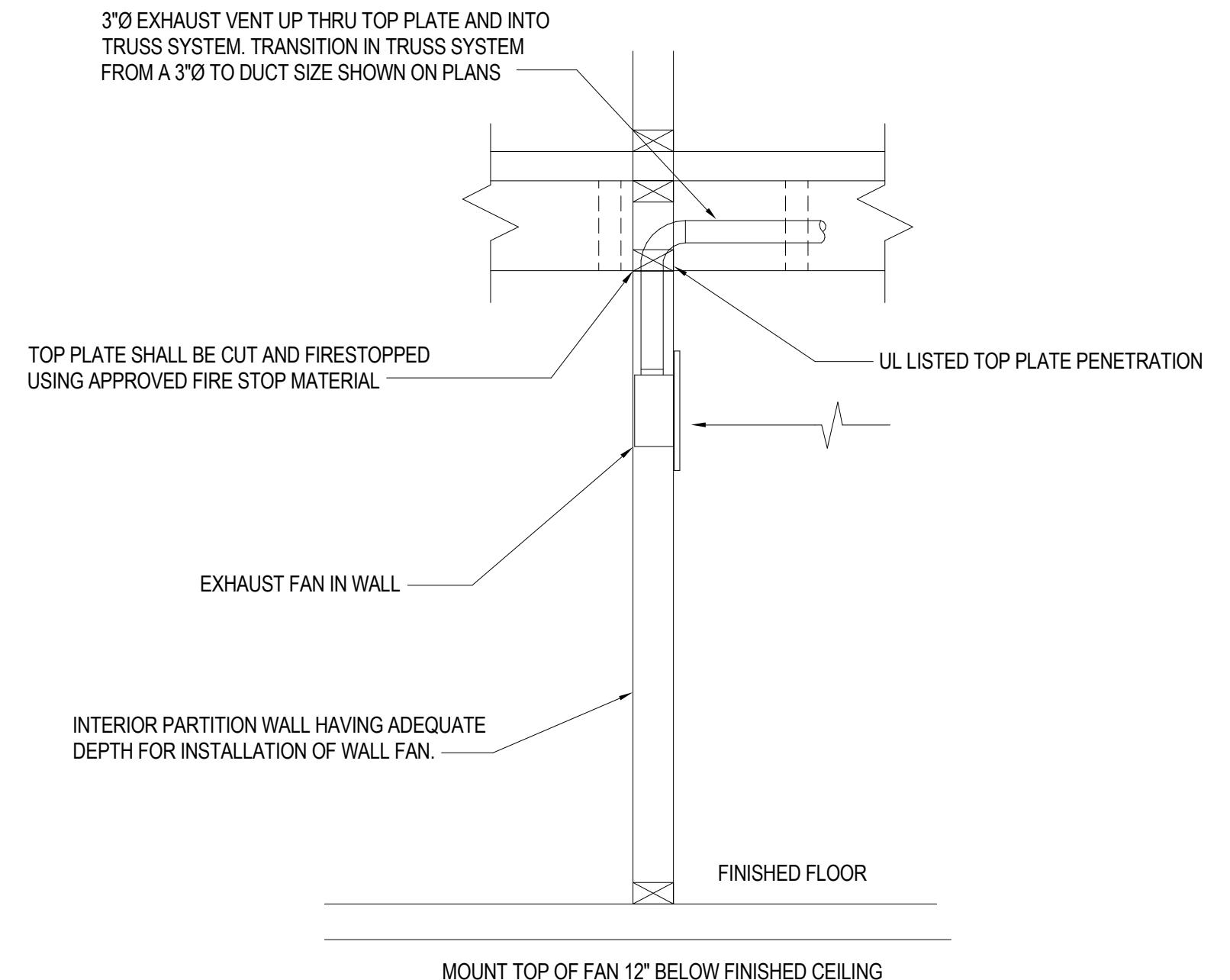
RESIDENTIAL RIGID DUCT MOUNTING DETAIL | 7
NTS | M501



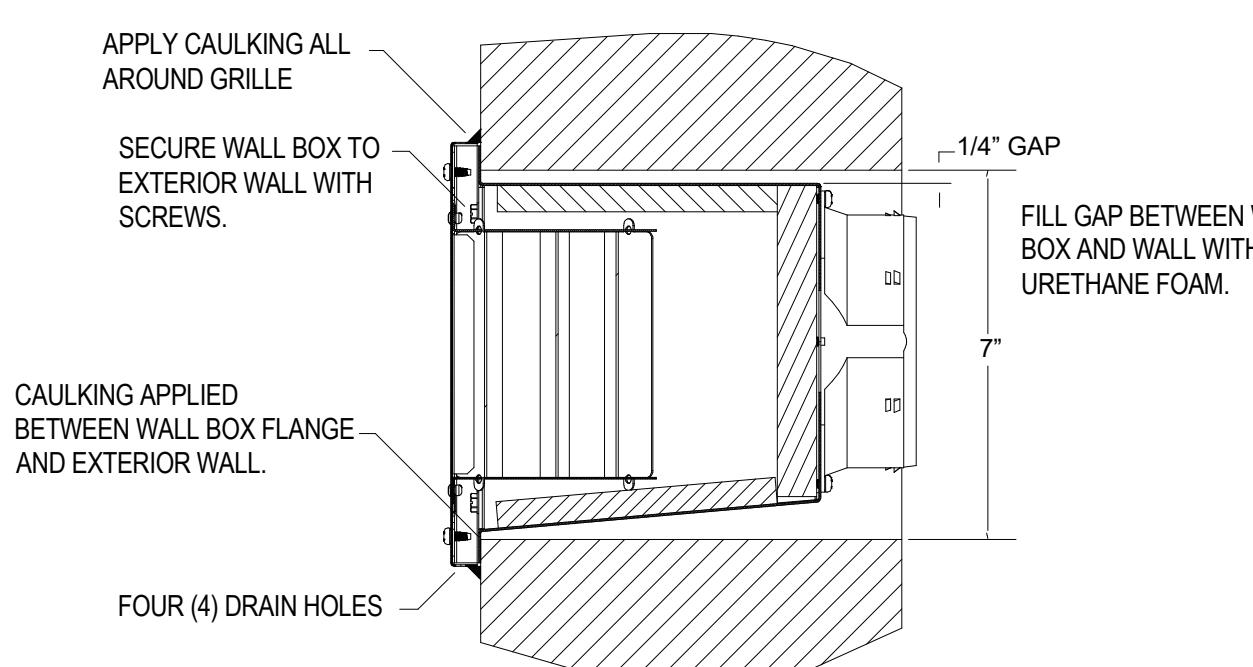
SIDEWALL VENT CAP DETAIL | 6
NTS | M501



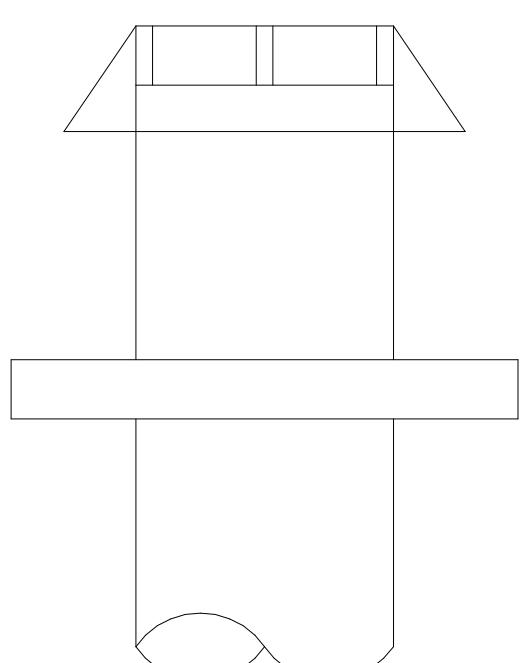
CEILING EXHAUST FAN DETAIL | 5
NTS | M501



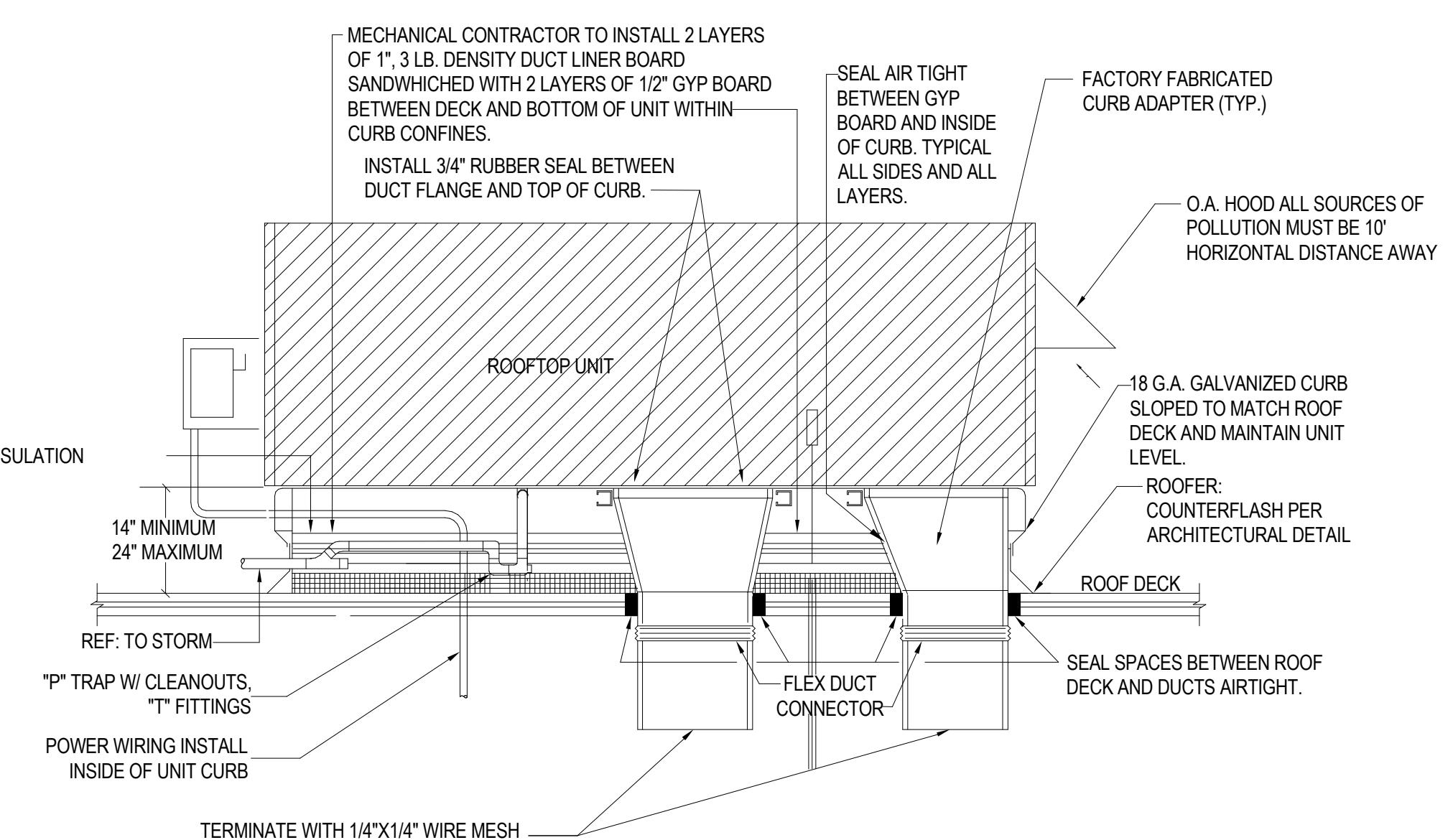
TYPICAL WALL MOUNTED FAN DETAIL | 4
NTS | M501



TANDEM WALL CAP TERMINATION | 3
NTS | M501



FLAT ROOF - ROOF CAP | 2
NTS | M501



TYPICAL PACKAGED ROOFTOP UNIT DETAIL | 1
NTS | M501

MECHANICAL DETAILS

M501

PROJECT NUMBER: 24214 DRAWING ISSUANCE LOG

NO. DESCRIPTION DATE

M501

BAYSIDE MIXED-USE

NOT FOR
REGULATORY
APPROVAL,
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CONSTRUCTION

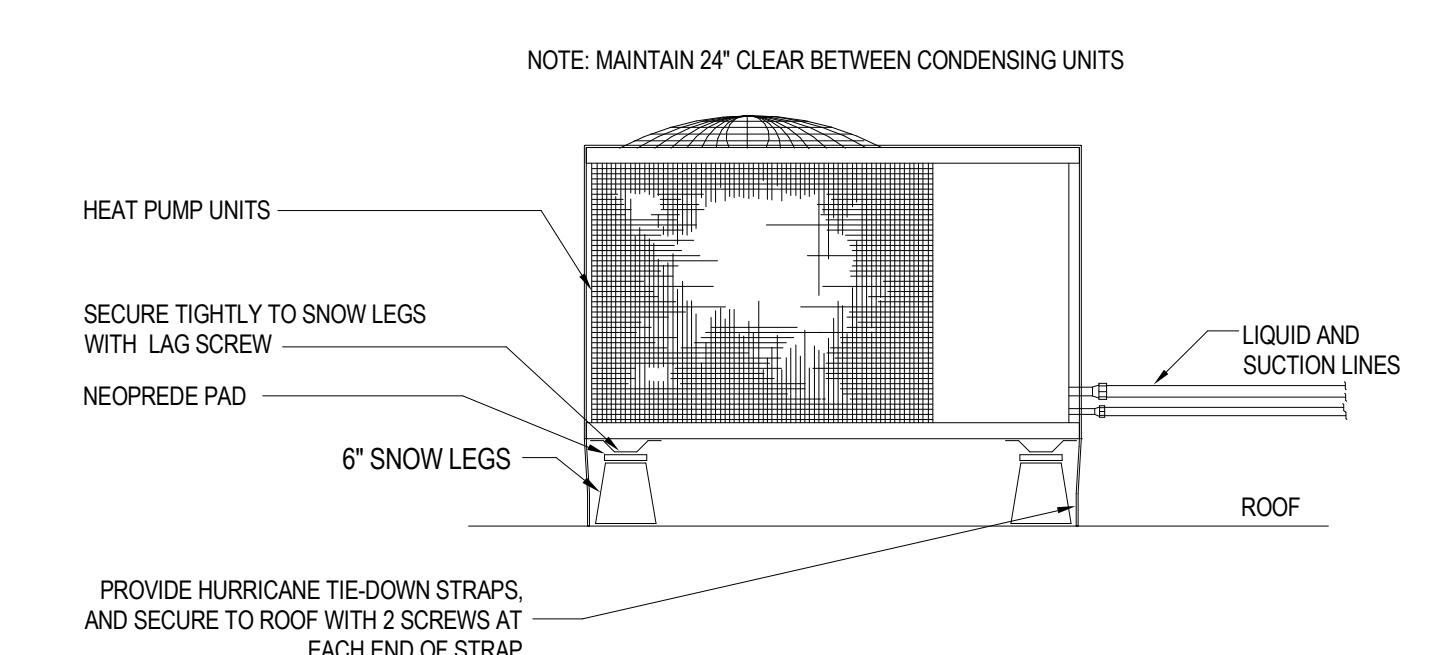
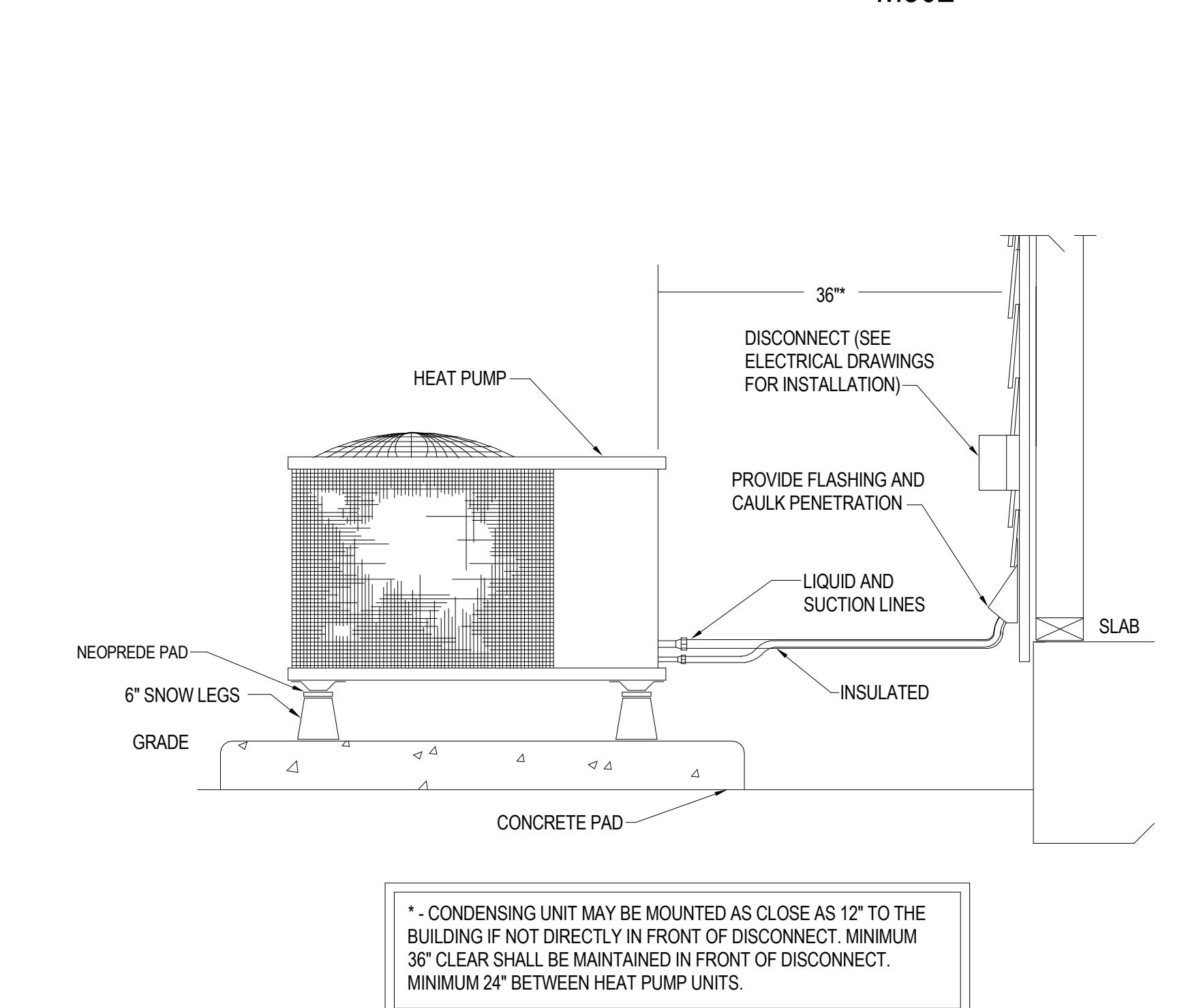
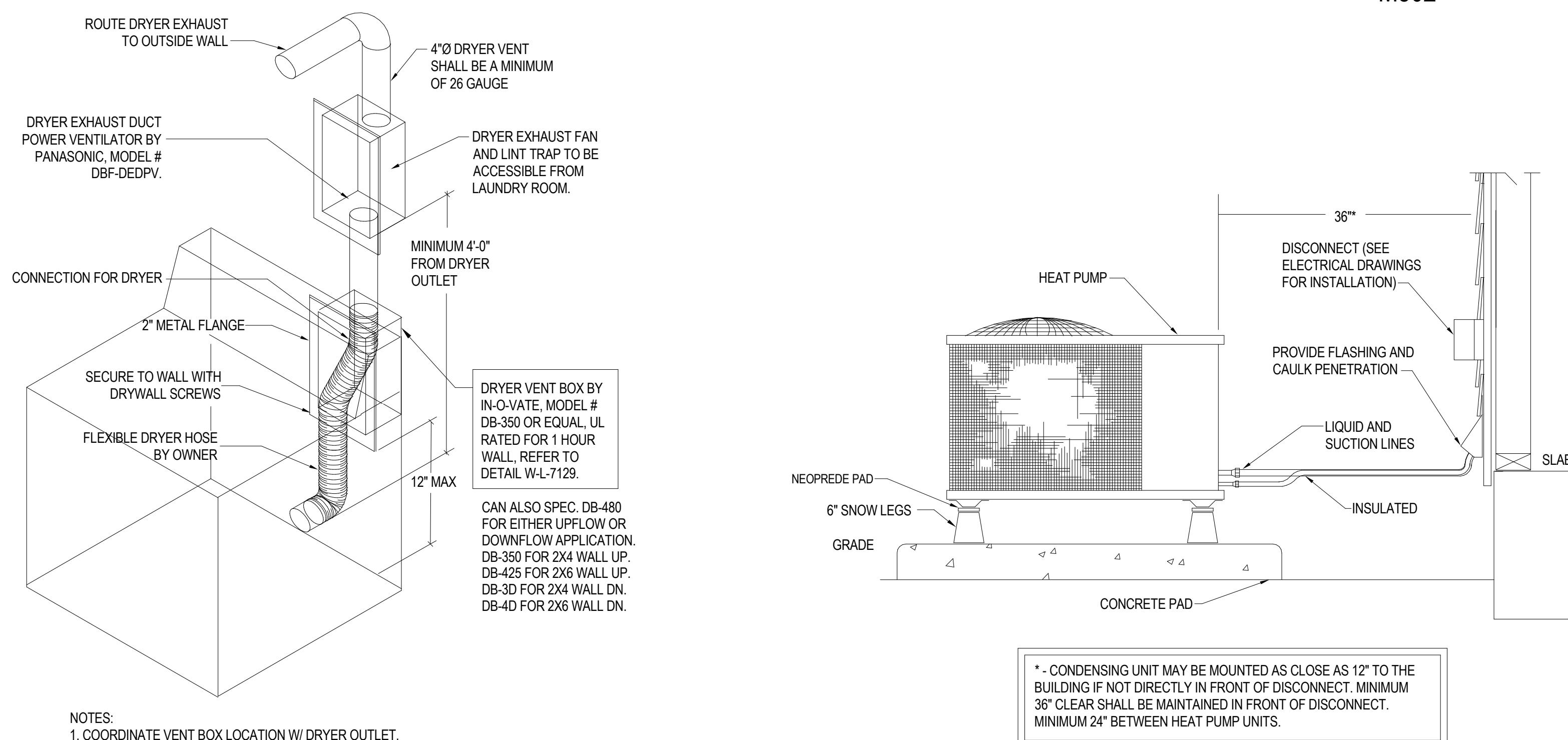
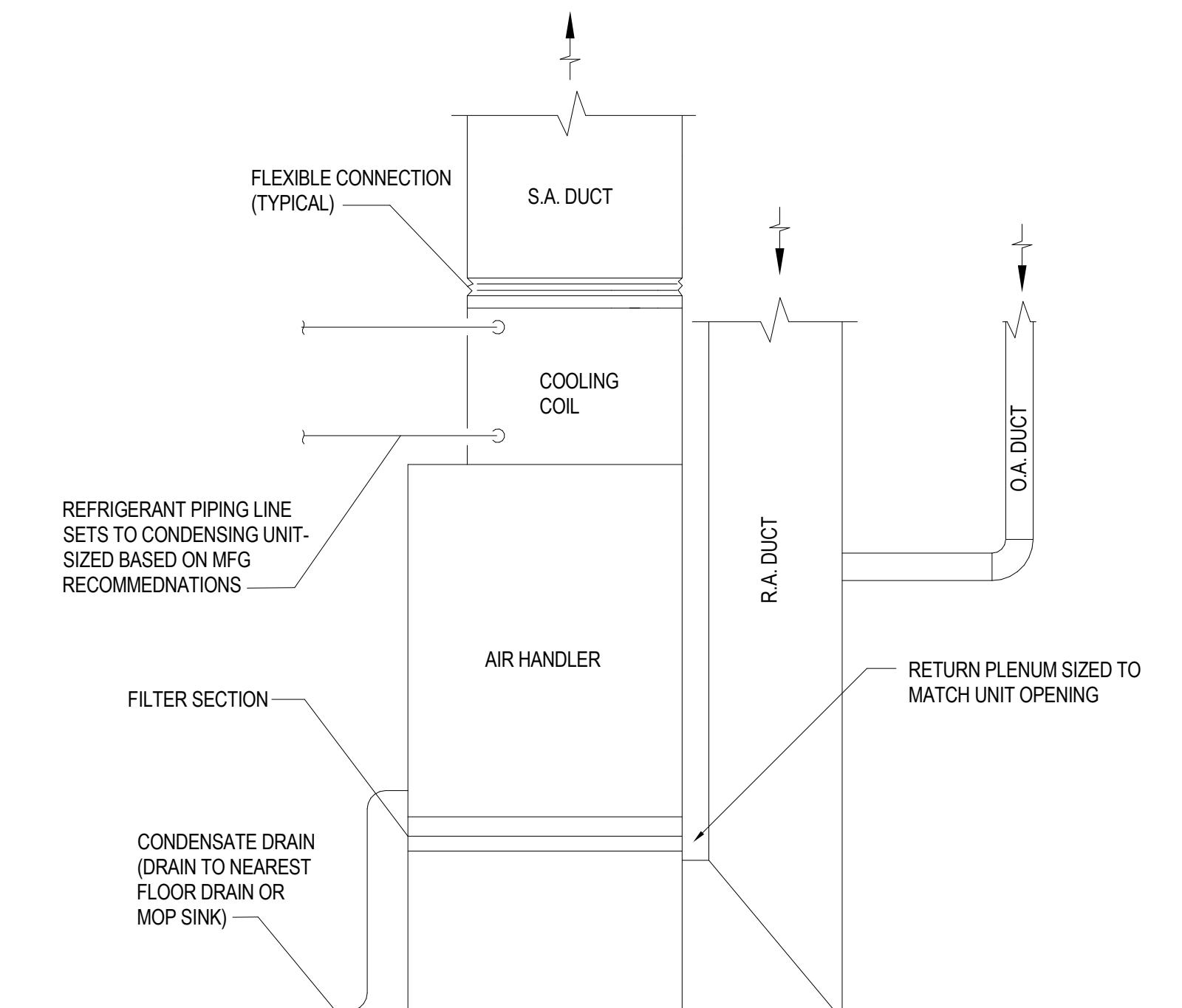
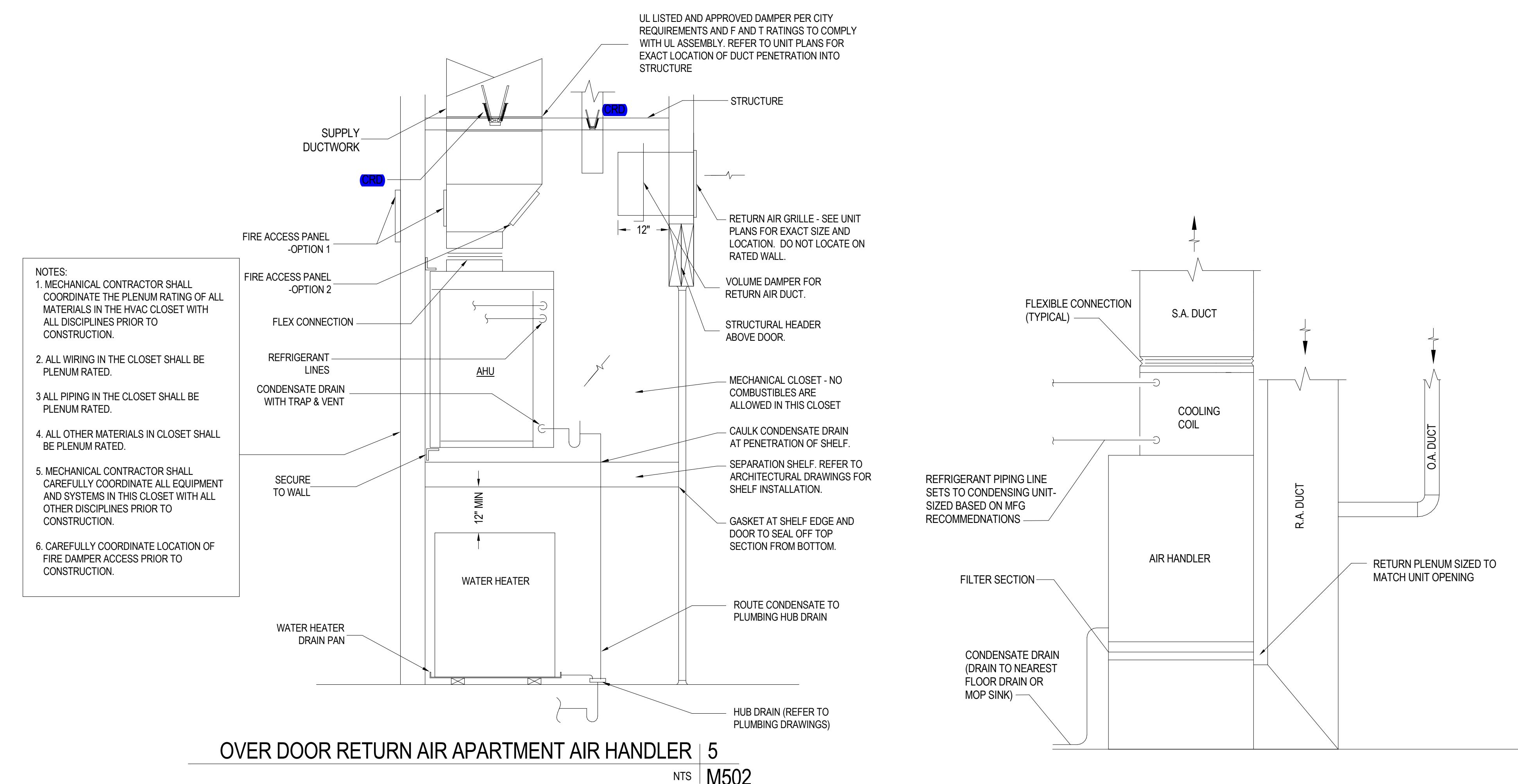
PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

NO.	DESCRIPTION	DATE
1	TYPICAL ROOF MOUNTED HEAT PUMP	M502
2	GRADE MOUNTED HEAT PUMP OUTDOOR UNIT	M502
3	DRYER VENT DROP BOX & BOOSTER FAN DETAIL	M502
4	TYPICAL VERTICAL AIR HANDLER IN CLOSET DETAIL	M502
5	OVER DOOR RETURN AIR APARTMENT AIR HANDLER	M502

MECHANICAL DETAILS

M502



TYPICAL ROOF MOUNTED HEAT PUMP | 1
NTS M502

GRADE MOUNTED HEAT PUMP OUTDOOR UNIT | 2
NTS M502

DRYER VENT DROP BOX & BOOSTER FAN DETAIL | 3
NTS M502

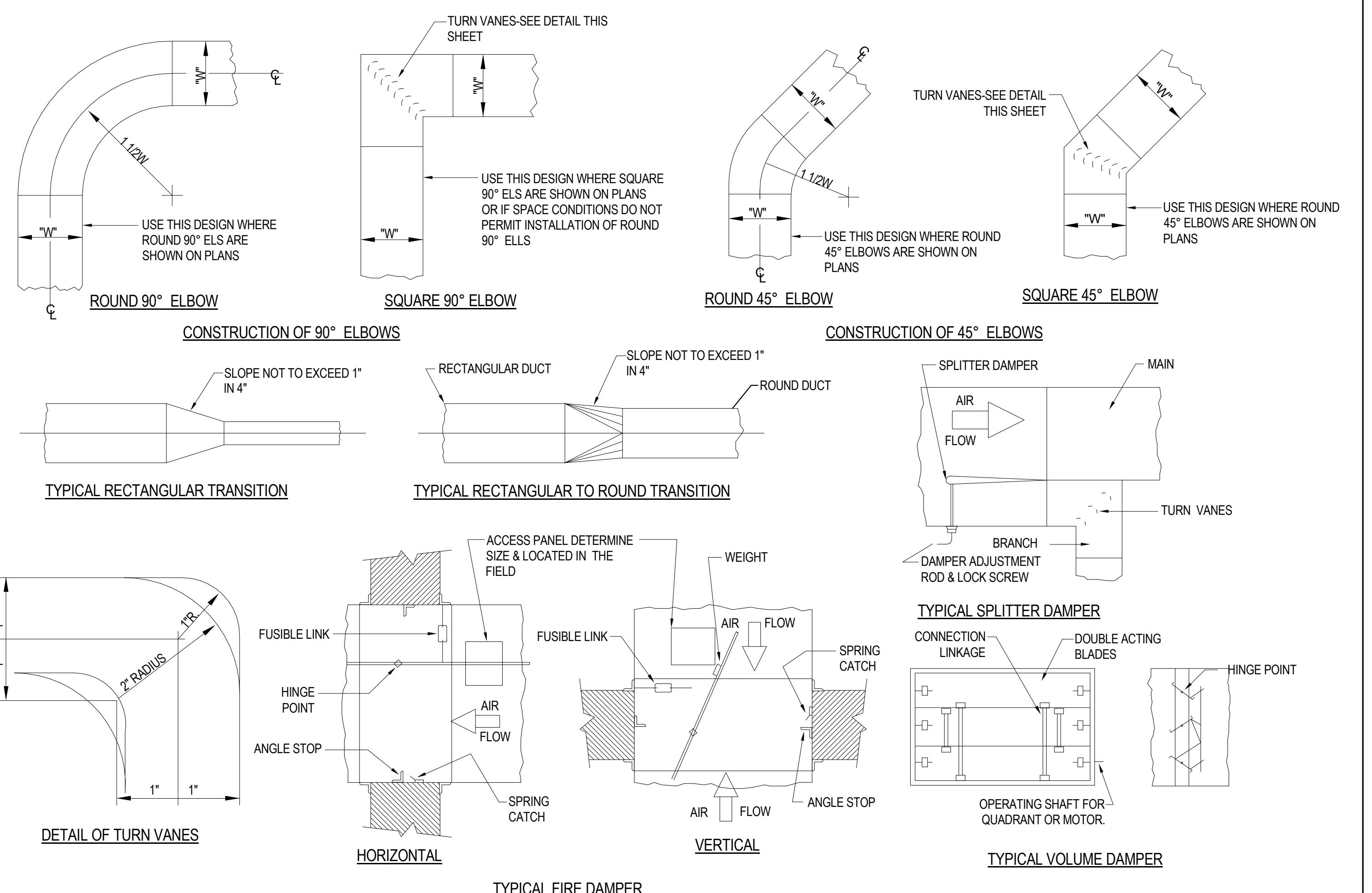
BAYSIDE MIXED-USE

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PROJECT NUMBER: 24214

DRAWING ISSUANCE LOG

MECHANICAL DETAILS



TYPICAL DUCT DETAILS

1

NTS M503

M503

BAYSIDE MIXED-USE

INDOOR UNIT TAG	OUTDOOR UNIT TAG	AREA SERVED	SUPPLY FAN DATA				COOLING DATA						PRIMARY HEATING DATA						AUXILIARY HEATING DATA						MANUFACTURER	INDOOR / OUTDOOR MODEL NUMBERS			ACCESSORIES			ELECTRICAL DATA					
			NOM. TONS	SUPPLY AIR	OUTSIDE AIR	MOTOR ESP	AMBIENT COOLING TEMPERATURE (F°)	TOTAL COOLING CAP.	SENS. COOLING CAP.	EAT DB (F°)	EAT WB (F°)	LAT DB (F°)	LAT WB (F°)	SEER2 (EER2)	AMBIENT HEATING TEMPERATURE (F°)	HEATING CAP.	EAT DB (F°)	LAT DB (F°)	COP (HSPF2)	AMBIENT AUX. HEATING TEMPERATURE (F°)	HEAT KIT INPUT (kW)	HEAT KIT OUTPUT (kW)	NO. OF STAGES	EAT DB (F°)	LAT DB (F°)	HEAT KIT MODEL NUMBER	INDOOR CIRCUIT #1 VOLTS	INDOOR CIRCUIT #1 Φ MCA	INDOOR CIRCUIT #1 MOCP	OUTDOOR CIRCUIT VOLTS	OUTDOOR CIRCUIT Φ MCA	OUTDOOR CIRCUIT MOCP					
EHU01	EHU01	C200-1 CORRIDOR	1.5	600 CFM	80 CFM	0.50 in-wg	90	17889.0 Btu/h	13944.0 Btu/h	80	67	58	58	14.5 (12)	17	10300.0 Btu/h	61	77	1.88 (7.5)	5	5 kW	3.8 kW	1	60	79	EH050KN	TEMPSTAR	FHMA5X18LOAA / NSH518AKAAA	1,2,3,4,5,6,7,8	124	169	208	1	25.9 A	30 A		
EHU02	EHU02	C200-2 CORRIDOR	1.5	600 CFM	80 CFM	0.50 in-wg	90	17889.0 Btu/h	13944.0 Btu/h	80	67	58	58	14.5 (12)	17	10300.0 Btu/h	61	77	1.88 (7.5)	5	5 kW	3.8 kW	1	60	79	EH050KN	TEMPSTAR	FHMA5X18LOAA / NSH518AKAAA	1,2,3,4,5,6,7,8	124	169	208	1	25.9 A	30 A		
EHU03	EHU03	C300-1 CORRIDOR	1.5	600 CFM	80 CFM	0.50 in-wg	90	17889.0 Btu/h	13944.0 Btu/h	80	67	58	58	14.5 (12)	17	10300.0 Btu/h	61	77	1.88 (7.5)	5	5 kW	3.8 kW	1	60	79	EH050KN	TEMPSTAR	FHMA5X18LOAA / NSH518AKAAA	1,2,3,4,5,6,7,8	124	169	208	1	25.9 A	30 A		
EHU04	EHU04	BUSINESS CENTER, CONFERENCE ROOM	2	800 CFM	120 CFM	0.50 in-wg	90	23748.0 Btu/h	1882.0 Btu/h	80	67	60	59	15.2 (12)	17	14300.0 Btu/h	60	77	1.94 (7.5)	5	8 kW	6 kW	1	59	82	EH070KN	TEMPSTAR	FHMA5X24LOBA / NSH524AKAAA	1,2,3,4,5,6,7,8	135	196	208	1	43.3 A	45 A		
EHU05	EHU05	LOUNGE, RESTROOMS, LOBBY	3.5	1400 CFM	218 CFM	0.50 in-wg	90	42785.0 Btu/h	33057.0 Btu/h	80	67	59	58	14.5 (12)	17	25000.0 Btu/h	60	77	2 (7.5)	5	10 kW	7.5 kW	1	58	75	EH100KN	TEMPSTAR	FHMA5X42LOCA / NSH542AKAAA	1,2,3,4,5,6,7,8	170	224	208	1	52.1 A	60 A		
EHU06	EHU06	FITNESS ROOM	3	1200 CFM	185 CFM	0.50 in-wg	90	36580.0 Btu/h	27547.0 Btu/h	80	67	59	58	14.5 (12)	17	21400.0 Btu/h	60	77	2.02 (7.5)	5	10 kW	7.5 kW	1	58	78	EH100KN	TEMPSTAR	FHMA5X36LOBA / NSH536AKAAA	1,2,3,4,5,6,7,8	152	193	208	1	52.1 A	60 A		
EHU07	EHU07	C300-2 CORRIDOR	1.5	600 CFM	80 CFM	0.50 in-wg	90	17889.0 Btu/h	13944.0 Btu/h	80	67	58	58	14.5 (12)	17	10300.0 Btu/h	61	77	1.88 (7.5)	5	5 kW	3.8 kW	1	60	79	EH050KN	TEMPSTAR	FHMA5X18LOAA / NSH518AKAAA	1,2,3,4,5,6,7,8	124	169	208	1	25.9 A	30 A		
EHU08	EHU08	C400-1 CORRIDOR	1.5	600 CFM	80 CFM	0.50 in-wg	90	17889.0 Btu/h	13944.0 Btu/h	80	67	58	58	14.5 (12)	17	10300.0 Btu/h	61	77	1.88 (7.5)	5	5 kW	3.8 kW	1	60	79	EH050KN	TEMPSTAR	FHMA5X18LOAA / NSH518AKAAA	1,2,3,4,5,6,7,8	124	169	208	1	25.9 A	30 A		
EHU09	EHU09	C400-2 CORRIDOR	1.5	600 CFM	80 CFM	0.50 in-wg	90	17889.0 Btu/h	13944.0 Btu/h	80	67	58	58	14.5 (12)	17	10300.0 Btu/h	61	77	1.88 (7.5)	5	5 kW	3.8 kW	1	60	79	EH050KN	TEMPSTAR	FHMA5X18LOAA / NSH518AKAAA	1,2,3,4,5,6,7,8	124	169	208	1	25.9 A	30 A		
EHU10	EHU10	C500-1 CORRIDOR	1.5	600 CFM	80 CFM	0.50 in-wg	90	17889.0 Btu/h	13944.0 Btu/h	80	67	58	58	14.5 (12)	17	10300.0 Btu/h	61	77	1.88 (7.5)	5	5 kW	3.8 kW	1	60	79	EH050KN	TEMPSTAR	FHMA5X18LOAA / NSH518AKAAA	1,2,3,4,5,6,7,8	124	169	208	1	25.9 A	30 A		
EHU11	EHU11	C500-2 CORRIDOR	1.5	600 CFM	80 CFM	0.50 in-wg	90	17889.0 Btu/h	13944.0 Btu/h	80	67	58	58	14.5 (12)	17	10300.0 Btu/h	61	77	1.88 (7.5)	5	5 kW	3.8 kW	1	60	79	EH050KN	TEMPSTAR	FHMA5X18LOAA / NSH518AKAAA	1,2,3,4,5,6,7,8	124	169	208	1	25.9 A	30 A		
AHU-C-A1	AHU-C-A1	UNIT C-1	1.5	600 CFM	55 CFM	0.50 in-wg	90	18230.0 Btu/h	13983.0 Btu/h	80	67	58	58	15.2 (12)	17	10700.0 Btu/h	63	80	2 (7.8)	5	5 kW	3.8 kW	1	62	82	EHK208	TEMPSTAR	FMA5X180AL / NSH518AKAAA	1,2,3,4,5,6,7,8	88	169	208	1	25.0 A	30 A		
AHU-C-A2	AHU-C-A2	UNIT C-A & C-A2 SM	1.5	600 CFM	55 CFM	0.50 in-wg	90	18230.0 Btu/h	13983.0 Btu/h	80	67	58	58	15.2 (12)	17	10700.0 Btu/h	63	80	2 (7.8)	5	5 kW	3.8 kW	1	62	82	EHK208	TEMPSTAR	FMA5X180AL / NSH518AKAAA	1,2,3,4,5,6,7,8	88	169	208	1	25.0 A	30 A		
AHU-C-B1	AHU-C-B1	UNIT C-B1	2	800 CFM	75 CFM	0.50 in-wg	90	23136.0 Btu/h	17406.0 Btu/h	80	67	60	59	15.5 (12)	17	14900.0 Btu/h	63	81	2 (7.8)	5	8 kW	6 kW	1	62	86	EHK208	TEMPSTAR	FMA5X240AL / NSH524AKAAA	1,2,3,4,5,6,7,8	88	196	208	1	36.3 A	50 A		
AHU-C-B1L1G	AHU-C-B1L1G	UNIT C-B1L1G	2	800 CFM	80 CFM	0.50 in-wg	90	23136.0 Btu/h	17406.0 Btu/h	80	67	60	59	15.5 (12)	17	14900.0 Btu/h	63	80	2 (7.8)	5	8 kW	6 kW	1	62	85	EHK208	TEMPSTAR	FMA5X240AL / NSH524AKAAA	1,2,3,4,5,6,7,8	88	196	208	1	36.3 A	50 A		
AHU-C-B2L2G	AHU-C-B2L2G	UNIT C-B2L2G	2	800 CFM	75 CFM	0.50 in-wg	90	23136.0 Btu/h	17406.0 Btu/h	80	67	60	59	15.5 (12)	17	14900.0 Btu/h	63	81	2 (7.8)	5	8 kW	6 kW	1	62	86	EHK208	TEMPSTAR	FMA5X240AL / NSH524AKAAA	1,2,3,4,5,6,7,8	88	196	208	1	36.3 A	50 A		
AHU-C-B2SM	AHU-C-B2SM	UNIT C-B2SM	2	800 CFM	70 CFM	0.50 in-wg	90	23136.0 Btu/h	17406.0 Btu/h	80	67	60	59	15.5 (12)	17	14900.0 Btu/h	64	81	2 (7.8)	5	8 kW	6 kW	1	62	86	EHK208	TEMPSTAR	FMA5X240AL / NSH524AKAAA	1,2,3,4,5,6,7,8	88	196	208	1	36.3 A	50 A		
AHU-C-B3	AHU-C-B3	UNIT C-B3	3	1000 CFM	115 CFM	0.50 in-wg	90</																														

GRILLES - REGISTERS - DIFFUSERS

DESIGNATION	DUTY	FRAME TYPE	MATERIAL	FINISH	FACE SIZE (IN)	MODEL NUMBER
EG-A	EXHAUST	CEILING/SIDEWALL	STEEL	WHITE	6X6	TITUS 350RL
EG-B	EXHAUST	CEILING/SIDEWALL	STEEL	WHITE	10X10	TITUS 350RL
RGA	RETURN	CEILING/SIDEWALL	STEEL	WHITE	6X6	TITUS 350RL
RGB	RETURN	CEILING/SIDEWALL	STEEL	WHITE	8X8	TITUS 350RL
RGO	RETURN	CEILING/SIDEWALL	STEEL	WHITE	10X10	TITUS 350RL
RGD	RETURN	CEILING/SIDEWALL	STEEL	WHITE	12X12	TITUS 350RL
RGE	RETURN	CEILING/SIDEWALL	STEEL	WHITE	14X14	TITUS 350RL
RGF	RETURN	CEILING/SIDEWALL	STEEL	WHITE	18X10	TITUS 350RL
RGG	RETURN	CEILING/SIDEWALL	STEEL	WHITE	20X24	TITUS 350RL
RGH	RETURN	CEILING/SIDEWALL	STEEL	WHITE	22x10	TITUS 350RL
RGI	RETURN	CEILING/SIDEWALL	STEEL	WHITE	24X12	TITUS 350RL
RGJ	RETURN	CEILING/SIDEWALL	STEEL	WHITE	24X14	TITUS 350RL
RJ-K	RETURN	CEILING/SIDEWALL	STEEL	WHITE	34X10	TITUS 350RL
SA-A	SUPPLY	CEILING/SIDEWALL	STEEL	WHITE	6X6	TITUS 300RL
SA-B	SUPPLY	CEILING/SIDEWALL	STEEL	WHITE	8X6	TITUS 300RL
SA-C	SUPPLY	CEILING/SIDEWALL	STEEL	WHITE	10X6	TITUS 300RL
SA-D	SUPPLY	CEILING/SIDEWALL	STEEL	WHITE	12X6	TITUS 300RL
SA-E	SUPPLY	CEILING/SIDEWALL	STEEL	WHITE	18X6	TITUS 300RL
SA-F	SUPPLY	CEILING/SIDEWALL	STEEL	WHITE	10X10	TITUS 300RL
TG-A	TRANSFER	CEILING/SIDEWALL	STEEL	WHITE	14X8	TITUS 350RL
TG-B	TRANSFER	CEILING/SIDEWALL	STEEL	WHITE	18X10	TITUS 350RL

ES:
PROVIDE CRD IN RATED ASSEMB

IMC TABLE 403.3 AHU-31

IMC TABLE 403.3 AHU-32

IMC TABLE 403.3 AHU-33

IMC TABLE 403.3 AHU-34

UNIT	ROOM NUMBER	AREA	SERVES	AREA / PERSON	NO. OF PEOPLE	OUTSIDE AIR / PERSON	OUTSIDE AIR / AREA	BALANCE OA %	OA REQUIRED	SA PROVIDED	OA PROVIDED
AHU-34	226	702 SF	FITNESS CENTER	100 SF	7	20 CFM	0.06 CFM/SF	15	182	1200 CFM	185
								15%	182	1200 CFM	185
NOTES:	A.	BALANCE UNIT OUTSIDE AIR TO SPACES COMMUNICATE	15%	DISTRIBUTION EFFECTIVENESS	1.0						

IMC TABLE 403.3 AHU-35

UNIT	ROOM NUMBER	AREA	SERVES	AREA / PERSON	NO. OF PEOPLE	OUTSIDE AIR / PERSON	OUTSIDE AIR / AREA	BALANCE OA %	OA REQUIRED	SA PROVIDED	OA PROVIDED
AHU-35	C300-2	1321 SF	CORRIDOR	0 SF	0	0 CFM	0.06 CFM/SF	13	79	600 CFM	80
									79	600 CFM	80
NOTES:	A.	BALANCE UNIT OUTSIDE AIR TO SPACES COMMUNICATE	13%	DISTRIBUTION EFFECTIVENESS	1.0						

IMC TABLE 403.3 AHU-41

IMC TABLE 403.3 AHU-42

UNIT	ROOM NUMBER	AREA	SERVES	AREA / PERSON	NO. OF PEOPLE	OUTSIDE AIR / PERSON	OUTSIDE AIR / AREA	BALANCE OA %	OA REQUIRED	SA PROVIDED	OA PROVIDED
AHU-42	C400-1	1321 SF	CORRIDOR-1	0 SF	0	0 CFM	0.06 CFM/SF	13	79	600 CFM	80
									79	600 CFM	80
NOTES:	A.	BALANCE UNIT OUTSIDE AIR TO DISTRIBUTION EFFECTIVENESS SPACES COMMUNICATE	13%	1.0							

IMC TABLE 403.3 AHU-51

IMC TABLE 403.3 AHU-52

IMC TABLE 403.3 - TYPICAL UNITS

IMC TABLE 403.3 - TYPICAL UNITS													
SERVED BY	AREA S.F.	AREA SERVED	CEILING HEIGHT	VOLUME OF AREA	CFM PER AC/H	# OF PEOPLE	CFM PER PERSON	OUTSIDE AIR PERCENTAGE	O.A. REQUIRED	S.A. PROVIDED	O.A. PROVIDED BY ERV	E.A PROVIDED BY ERV	
AHU-C-A1	1040	UNIT C-A1	9	9360	0.35	2	15	9%	55	600	55	60	
AHU-C-A2	1021	UNIT C-A2 & C-A2 SM	9	9189	0.35	2	15	9%	54	600	55	60	
AHU-C-B1	1382	UNIT C-B1	9	12438	0.35	3	15	9%	73	800	75	80	
AHU-C-B1LG	1450	UNIT C-B1LG	9	13050	0.35	3	15	10%	76	800	80	85	
AHU-C-B2LG	1354	UNIT C-B2LG	9	12186	0.35	3	15	9%	71	800	75	80	
AHU-C-B2SM	1318	UNIT C-B2SM	9	11862	0.35	3	15	9%	69	800	70	75	
AHU-C-B3	2167	UNIT C-B3	9	19503	0.35	3	15	12%	114	1000	115	120	
AHU-C-P1	2787	UNIT C-P1	9	25083	0.35	4	15	9%	146	1600	150	155	
AHU-C-S1	1098	UNIT C-S1	9	9882	0.35	2	15	10%	58	600	60	65	

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Section # & Req.ID	Plumbing Rough-In Inspection	Complies?	Comments/Assumptions
C404.5, C404.5.1, C404.5.2 [PL6] ³	Heated water supply piping conforms to pipe length and volume requirements. Refer to section details.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.

Additional Comments/Assumptions:

Section # & Req.ID	Mechanical Rough-In Inspection	Complies?	Comments/Assumptions
C402.2.6 [ME41] ³	Thermally ineffective panel surfaces of sensible heating panels have insulation >= R-3.5.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.12.3 [ME61] ²	HVAC piping insulation insulated in accordance with Table C403.11.3. Insulation exposed to weather is protected from damage and is provided with shielding from solar radiation.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.8.4 [ME142] ²	Motors for fans that are not less than 1/12 hp and less than 1 hp are electronically commutated motors or have a minimum motor efficiency of 70 percent. These motors have the means to adjust motor speed.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.8.6 [ME143] ²	Each DX cooling system > 65 kBtu and chiller water/evaporative cooling system with fans > 1/4 hp are designed to vary the indoor fan airflow as a function of load and comply with detailed requirements of this section.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.9 [ME144] ²	Large diameter fans where installed shall be tested and labeled in accordance with AMCA 230.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.13.1 [ME71] ²	Systems that heat outside the building envelope are radiant heat systems controlled by an occupancy sensing device or timer switch.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.3 [ME55] ²	HVAC equipment efficiency verified.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	<i>See the Mechanical Systems list for values.</i>
C403.2.2 [ME59] ¹	Natural or mechanical ventilation is provided in accordance with International Mechanical Code Chapter 4. Mechanical ventilation has capability to reduce outdoor air supply to minimum per IMC Chapter 4.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.7.1 [ME59] ¹	Demand control ventilation provided for spaces >500 ft ² and >15 people/1000 ft ² occupant density and served by systems with air side economizer, auto modulating outside air damper control, or design airflow >3,000 cfm.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.7.2 [ME115] ³	Enclosed parking garage ventilation has automatic contaminant detection and capacity to stage or modulate fans to 50% or less of design capacity.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Garages with no mechanical cooling or heating that have a ratio of garage area to ventilation system motor nameplate hp greater than 1125 cfm/hp.
C403.7.6 [ME141] ³	HVAC systems serving guestrooms in Group R-1 buildings with > 50 guestrooms: Each guestroom is provided with controls that automatically manage temperature setpoint and ventilation (see sections C403.7.6.1 and C403.7.6.2).	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.

1	High Impact (Tier 1)	2	Medium Impact (Tier 2)	3	Low Impact (Tier 3)
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1	High Impact (Tier 1)	2	Medium Impact (Tier 2)	3	Low Impact (Tier 3)
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Section # & Req.ID	Mechanical Rough-In Inspection	Complies?	Comments/Assumptions
C403.7.4 [ME57] ¹	Exhaust air energy recovery on systems meeting Table C403.7.4(1) and C403.7.4(2).	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.7.5 [ME116] ³	Kitchen exhaust systems comply with replacement air and conditioned supply air limitations, and satisfy hood rating requirements and maximum exhaust rate criteria.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.12.1 , C403.12.2 [ME60] ²	HVAC ducts and plenums insulated in accordance with C403.11.1 and constructed in accordance with C403.11.2, verification may need to occur during Foundation Inspection.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.4.1. 4 [ME63] ²	Heating for vestibules and air curtains with integral heating include automatic controls that shut off the heating system when outdoor air temperatures > 45F. Vestibule heating and cooling systems controlled by a thermostat in the vestibule with heating setpoint <= 60F and cooling setpoint >= 80F.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.
C403.3.3 [ME35] ¹	Hot gas bypass limited to: <=240 kBtu/h - 50% >240 kBtu/h - 25%	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C408.2.2. 1 [ME53] ³	Air outlets and zone terminal devices have means for air balancing.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.11.3 , C403.11.3. .1, C403.11.3. .2 [ME123] ³	Refrigerated display cases, walk-in coolers or walk-in freezers served by remote compressors and remote condensers not located in a condensing unit, have fan-powered condensers that comply with Sections C403.11.3.1 and refrigeration compressor systems that comply with C403.11.3.2..	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Exception: Requirement does not apply.

Additional Comments/Assumptions:

PROJECT NUMBER: 04014

DRAWING ISSUANCE LOG

MECHANICAL COMCHECK

M802

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Section # & Req.ID	Rough-In Electrical Inspection	Complies?	Comments/Assumptions
C405.7 [EL26] ²	Low-voltage dry-type distribution electric transformers meet the minimum efficiency requirements of Table C405.6.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	
C405.8 [EL27] ²	Electric motors meet the minimum efficiency requirements of Tables C405.7(1) through C405.7(4). Efficiency shall be certified under an approved certification program or the equipment efficiency ratings shall be provided by motor manufacturer (where certification programs do not exist).	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	
C405.9.1 [EL28] ²	Escalators and moving walks comply with ASME A17.1/CSA B44 and have automatic controls configured to respond specifically to the minimum permitted speeds in accordance with ASME A17.1/CSA B44 or applicable local code when not conveying passengers.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	
C405.10 [EL29] ²	Total voltage drop across the combination of feeders and branch circuits <= 5%.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	
C405.1.1 [EL30] ²	At least 90% of dwelling unit permanently installed lighting shall have lamp efficacy >= 65 lm/W or luminaires with efficacy >= 45 lm/W or comply with C405.2.4 or C405.3.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	
C405.11.1 [EL31] ²	50% of 15/20 amp receptacles installed in enclosed offices, conference rooms, copy rooms, break rooms, and areas where computations and > 25% of branch circuit feeders for modular furniture will have automatic receptacle control in accordance with C405.11.1.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	

Additional Comments/Assumptions:

Section # & Req.ID	Final Inspection	Complies?	Comments/Assumptions
C303.3, C408.2.5, 3 [F18] ¹	Furnished O&M manuals for HVAC systems within 90 days of system acceptance.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.1.1 [F150] ¹	HVAC systems and equipment design and operation in accordance with ANSI/ASHRAE/ACCA Standard 183 or by an approved equivalent computational procedure	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.3.1 [F127] ¹	HVAC systems and equipment capacity does not exceed calculated loads.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.4.1 [F147] ¹	Heating and cooling to each zone is controlled by a thermostat control. Minimum out humidity control device per installed humidification/dehumidification system.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.4.1.1 [F142] ¹	Heat pump controls prevent supplemental electric resistance heat from coming on when not needed.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.4.1.2 [F138] ¹	Thermostatic controls have a 5 °F deadband.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.4.1.3 [F120] ¹	Temperature controls have setback overlap restrictions.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.4.2 [F139] ¹	Each zone equipped with setback controls using automatic time clock or programmable control system.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.4.2.1 [F140] ¹	Automatic Controls: Setback to 55°F (heat) and 85°F (cool); 7-day clock, 2-hour occupant override, 10-hour backup	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C403.4.2.2 [F141] ¹	Systems include optimum start controls.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C408.1.1 [F157] ¹	Building operations and maintenance documents will be provided to the owner. Documents will cover manufacturers' information, specifications, programming procedures and means of illustrating to owner how building, equipment and systems are designed to be installed, maintained, and operated.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	

Section # & Req.ID	Final Inspection	Complies?	Comments/Assumptions
C408.2.1 [F128] ¹	Commissioning plan developed by registered design professional or approved agency.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C408.2.3.1 [F131] ¹	HVAC equipment, systems and system-to-system relationships have been tested to ensure proper operation.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C408.2.3.2 [F110] ¹	HVAC and service water heating control systems have been tested to ensure proper operation, calibration and adjustment of controls.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C408.2.4 [F129] ¹	Preliminary commissioning report completed and certified by registered design professional or approved agency.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C408.2.5 [F117] ¹	Furnished HVAC as-built drawings submitted within 90 days of system acceptance.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C408.2.5.1 [F143] ¹	An air and/or hydronic system balancing report is provided for HVAC systems.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.
C408.2.5.2 [F130] ¹	Final commissioning report due to building owner within 90 days of receipt of certificate of occupancy.	<input type="checkbox"/> Complies <input type="checkbox"/> Does Not <input type="checkbox"/> Not Observable <input type="checkbox"/> Not Applicable	Requirement will be met.

Additional Comments/Assumptions:

1	High Impact (Tier 1)	2	Medium Impact (Tier 2)	3	Low Impact (Tier 3)
Project Title: 24214 BAYSIDE MIXED USE	Report date: 01/15/25	Data filename:	Page 7 of 9		

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Project Title: 24214 BAYSIDE MIXED USE	Report date: 01/15/25	Data filename:	Page 8 of 9		

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Project Title: 24214 BAYSIDE MIXED USE	Report date: 01/15/25	Data filename:	Page 9 of 9		

PROJECT NUMBER: 24214
DRAWING ISSUANCE LOG

NO. DESCRIPTION DATE

MECHANICAL COMCHECK

M803