

# Champion

# POORSCHE

1-STORY SERVICE GARAGE



CLIENT:

COPANS MOTORS, INC. DBA  
CHAMPION MOTORS  
500 WEST COPANS ROAD  
POMPANO BEACH, FLORIDA 33064  
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MOBILE: (954) 614-6973  
FAX: (954) 782-0980  
MIKE@CHAMPION-PORSCHE.COM  
WWW.CHAMPIONPORSCHE.COM

ARCHITECT:

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SURVEY ENGINEER:

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MAPPER, LLC  
436 S.W. BISHOP AVENUE  
LAKE CITY, FLORIDA, 32024  
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KLIMKIEWICZ, P.S.M.  
MOBILE: (561) 244-5153

CIVIL ENGINEER:

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6300 NW 31 AVENUE  
FORT LAUDERDALE, FLORIDA 33309  
CONTACT PERSON: RYAN THOMAS  
PRESIDENT  
MAIN: (954) 202-7000  
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RTHOMAS@THOMASEG.COM

MEP ENGINEER:

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DEERFIELD BEACH, FLORIDA 33442  
CONTACT PERSON: GREG HIRSCHFIELD  
954-949-2200  
GHIRSCHFIELD@KAMMCONSULTING.COM

STRUCTURAL ENGINEER:

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OAKLAND PARK, FLORIDA 33334  
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RMADRIZ@MUENGINEERS.COM

LAND USE ATTORNEY:

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PCNA REIMAGE PROGRAM:

PORSCHE CARS NORTH AMERICA, INC.  
1 PORSCHE DRIVE  
ATLANTA, GEORGIA 30354  
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CORPORATE ARCHITECTURE MANAGER  
MAIN: (770) 290-3629  
MOBILE: (770) 598-8541  
MELISSA.REISS@PORSCHE.US

LIGHTING CONSULTANT:

GENESIS LIGHTING  
14101 NW 8TH STREET  
SUNRISE, FLORIDA, 33325  
CONTACT PERSON: RYAN McCARTHY  
MOBILE: (850) 980-5708  
RMCCARTHY@GENESISLIGHTING.NET

**Building Permit Submittal for:  
Existing Building "B"  
ALTERATION-LEVEL 3  
300 NW 24th Street  
Pompano Beach, Florida 33064**

DRAWING INDEX:

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L-2.0ALANDSCAPE PLAN- NORTH PARKING AREA  
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A-2.100.2 SYMBOL REFERENCE PLAN

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M7-2 MECHANICAL DETAILS  
M7-3 MECHANICAL SCHEDULES  
M8-1 MECHANICAL CONTROLS

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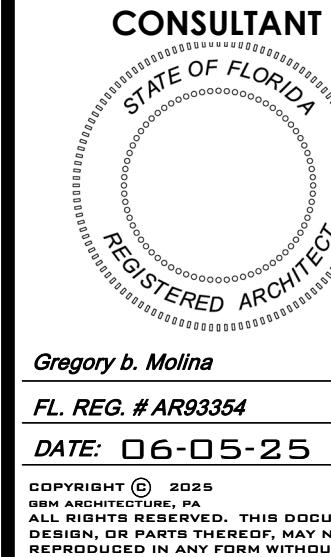
P0.1 PLUMBING NOTES  
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P2.1.2 1ST FLOOR SANITARY PLAN - QUAD 1  
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FS2.1.1 FIRE SPRINKLER PERFORMANCE SPEC BLDG 'A', BLDG 'B' & BLDG 'C'  
FIRE SPRK.WATER SUPPLY



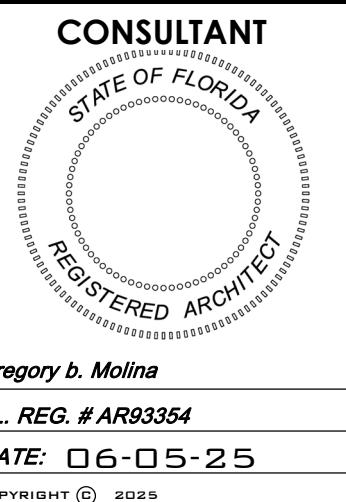
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**PORSCHE CHAMPION CENTER**  
GENERATION V BUILDING "B"  
300 NW 24TH STREET  
POMPANO BEACH, FL 33064  
CITY OF POMPANO BEACH  
CITY OF BROWARD COUNTY

DRAWING ISSUE DATES:
Stiles Core
Submittal Requested
06/05/2025

COVER

SHEET  
A-0.0  
PROJECT 2208048  
DATE 06-05-25  
PERMIT NO.



Gregory b. Molina  
FL. REG. #A93354

DATE: 06-05-25

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MASTER PLANNING

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**PORSCHE CHAMPION CENTER**  
GENERATION V BUILDING "B"  
300 NW 24TH STREET  
POMPANO BEACH, FL 33064  
CITY OF POMPANO BEACH  
BROWARD COUNTY

Site Location		Shop Drawings: (REQUEST TO DEFER SHOP DRAWING SUBMITTALS BELOW, UPON COMPLETION OF SHOP DRAWINGS GBM ARCHITECTURE WILL REVIEW & APPROVE FOR BUILDING DEPARTMENT SUBMITTAL.)		GENERAL NOTES		PROJECT TYPE:			
		<p>1. STEEL JOIST / BEAMS / MISC. STEEL/REINFORCED STEEL/ ROOF TRUSSES (REQUEST TO DEFER SHOP DRAWING SUBMITTAL) 2. ALUMINUM COMPOSITE METAL PANELS (REQUEST TO DEFER SHOP DRAWING SUBMITTAL) 3. INTERIOR STEEL STAIRS AND RAILINGS (REQUEST TO DEFER SHOP DRAWING SUBMITTAL) 4. EXTERIOR WINDOW SYSTEMS (REQUEST TO DEFER SHOP DRAWING SUBMITTAL) 5. INTERIOR WINDOW SYSTEM, DOORS AND HARDWARE 6. INTERIOR MILLWORK / CAFE SHELVING 7. RESTROOM ACCESSORIES 8. STEEL BEAMS 9. MOTORIZED OVERHEAD DOORS 10. EXTERIOR AND INTERIOR PAINTS 11. CEILING GRID AND TILES 12. ROOF MEMBRANES INSULATION AND FLASHING (REQUEST TO DEFER SHOP DRAWING SUBMITTAL) 13. LIGHT FIXTURES SUBMITTALS 14. MECHANICAL/HVAC INCLUDING REG. CURBS 15. PLUMBING FIXTURES AND FITTINGS 16. WATER FOUNTAINS 17. TURN DUCTS 18. FIRE SPRINKLERS 19. ROOF MEMBRANES INSULATION AND FLASHING (REQUEST TO DEFER SHOP DRAWING SUBMITTAL) 20. EXTERIOR ROOF AND PUMP ROOM ACCESS STEEL STAIRS 21. ELEVATOR SHOP DRAWINGS 22. CAR LIFT SHOP DRAWINGS 23. CATCH BASINS</p>		<p>1. ALL WORK SHALL BE PERFORMED AND COMPLETED IN STRICT ACCORDANCE WITH APPLICABLE BUILDING CODES AND MANUFACTURER'S RECOMMENDED PROCEDURES FOR THE INSTALLATION OF MATERIALS AND EQUIPMENT AS REQUIRED TO SATISFY THE DRAWINGS AND THESE SPECIFICATIONS.</p> <p>2. BEFORE COMMENCEMENT OF THE WORK, THE CONTRACTOR SHALL VERIFY MEASUREMENTS AND CONDITIONS AT THE EXISTING BUILDING SITE. ANY DIFFERENCE IN MEASUREMENTS OR CONDITIONS FROM ACTUAL MEASUREMENTS AND CONDITIONS FROM THOSE SHOWN ON THE DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT FOR CONSIDERATION AND DECISION BEFORE PROCEEDING WITH THE WORK.</p> <p>3. THE GENERAL CONTRACTOR SHALL FURNISH OR PROVIDE FOR ALL ITEMS, ARTICLES, MATERIALS, OPERATIONS OR METHODS LISTED, MENTIONED OR SCHEDULED ON THE DRAWINGS AND HEREIN SPECIFIED.</p> <p>4. THE DRAWINGS ARE INTENDED TO SHOW THE GENERAL ARRANGEMENT, DESIGN AND EXTENT OF THE WORK AND ARE PARTLY DIAGRAMMATIC. THEY ARE NOT INTENDED TO BE CONSTRUCTED TO APPLY TO ANY SIMILAR SITUATION ELSEWHERE ON THE PROJECT, EXCEPT WHERE A DIFFERENT DETAIL IS SHOWN.</p> <p>5. ALL DETAILS AND SECTIONS SHOWN ARE INTENDED TO BE TYPICAL AND SHALL BE CONSTRUCTED TO APPLY TO ANY SIMILAR SITUATION ELSEWHERE ON THE PROJECT, EXCEPT WHERE A DIFFERENT DETAIL IS SHOWN.</p> <p>6. IF ANY CLARIFICATIONS OF THE CONSTRUCTION DOCUMENTS ARE REQUIRED, OR ANY DISCREPANCIES ARE NOTICED, THEY SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION FOR FURTHER CLARIFICATION.</p> <p>7. CONTRACTOR SHALL OBTAIN THE LATEST SET OF DRAWINGS FROM THE ARCHITECT, INCLUDING ANY DATED REVISIONS, BEFORE STARTING CONSTRUCTION.</p> <p>8. THE CONTRACTOR SHALL COMPLY WITH THE SAFETY REQUIREMENTS OF ALL LOCAL, STATE AND FEDERAL LAWS.</p> <p>9. PROVIDE ALL SHORING, BRACING AND SHEATHING AS REQUIRED FOR SAFETY AND FOR THE PROPER EXECUTION OF THE WORK.</p> <p>10. IN THE PROCESS OF LOCATING INTERIOR PARTITIONS, THE CONTRACTOR RESPONSIBLE SHALL REPORT ANY DIMENSIONAL DIFFERENCES IN THE FIELD FROM THE DIMENSIONS INDICATED ON THE PLANS, BEFORE PROCEEDING WITH ANY WORK.</p> <p>11. WALL THICKNESS DIMENSIONS SHOWN ARE NOMINAL. PLEASE SEE PARTITION DETAILS FOR ACTUAL ASSEMBLY THICKNESSES.</p> <p>12. THESE DOCUMENTS REPRESENT THE SCOPE OF WORK TO BE PERFORMED BY THE GENERAL CONTRACTOR (UNLESS OTHERWISE NOTED).</p> <p>13. CHECK DIMENSIONS AND CONDITIONS IN THE FIELD ALL DIMENSIONS AND CONDITIONS OF THIS JOB SHALL BE FILED CHECKED BY GENERAL CONTRACTOR WHO WILL BE RESPONSIBLE FOR SAME. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT PRIOR TO THE START OF CONSTRUCTION. COSTS DUE TO A FAILURE OF REPORTING THESE DISCREPANCIES WILL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.</p> <p>14. ERRORS AND OMISSIONS ANY DISCREPANCIES OR OMISSIONS ON THESE DOCUMENTS MUST BE BROUGHT TO THE ATTENTION OF THE ARCHITECT PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND BID TO OWNER FAILURE BY THE CONTRACTOR TO IDENTIFY DISCREPANCIES OR OMISSIONS WILL THEN BECOME RESPONSIBILITY OF THE CONTRACTOR.</p> <p>15. COMPLY WITH DESIGN CRITERIA - GENERAL CONTRACTOR WILL FOLLOW AND COMPLY WITH LANDLORD'S/TENANT DESIGN CRITERIA AND REQUIREMENTS FOR ALL EXHIBITS. (IF APPLICABLE).</p> <p>16. NOTES - ALL NOTES ON ANY PORTION OF THESE DOCUMENTS APPLY TO ENTIRE DOCUMENT WHETHER OR NOT THEY ARE REPEATED IN OTHER AREAS.</p> <p>17. WORK MATERIALS AND CONSTRUCTION METHODS - ALL WORK, MATERIALS AND CONSTRUCTION METHODS SHALL CONFORM WITH ALL GOVERNING AUTHORITIES HAVING JURISDICTION.</p> <p>18. APPROVAL BY GOVERNING AUTHORITIES - APPROVAL OF THESE DRAWINGS BY GOVERNING AUTHORITIES DOES NOT RELEASE THE CONTRACTOR FROM COMPLYING WITH ALL APPLICABLE CODES AND STANDARDS.</p> <p>19. INSTALLATION BY GENERAL CONTRACTOR - ALL MATERIALS AND EQUIPMENT ITEMS SUPPLIED BY THE OWNER/TENANT ARE TO BE INSTALLED BY GENERAL CONTRACTOR UNLESS INDICATED OTHERWISE.</p> <p>20. MATERIALS - ALL MATERIALS SHALL BE NEW AND FIRST CLASS. ALL WORK AND EQUIPMENT ITEMS SHALL BE WARRANTED BY THE CONTRACTOR FOR A MINIMUM OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE EXCEPT FOR MANUFACTURE'S WARRANTY WHICH MAY BE LONGER.</p> <p>21. COMBUSTIBLE MATERIALS - NO COMBUSTIBLE MATERIALS ARE PERMITTED ABOVE CEILING.</p> <p>22. FIRE EXTINGUISHERS - CAPACITY AND RATING AS REQUIRED BY N.F.P.A. PAMPHLET #10 AND LOCAL AUTHORITIES. LOCATE PER LOCAL AUTHORITIES AND N.F.P.A. 10.</p> <p>23. SLOPE ALL EXTERIOR WALKS 1/8" PER FOOT AWAY FROM BUILDING.</p>		<p>1. ALL INTERIOR FINISHES SHALL MEET OR EXCEED THE REQUIREMENTS OF THE FLORIDA BUILDING CODE THE GENERAL CONTRACTOR SHALL VERIFY THAT EACH FINISH MEETS OR EXCEEDS THESE REQUIREMENTS, PRIOR TO ORDERING, OR INSTALLATION.</p> <p>AS PER THE FLORIDA FIRE PREVENTION CODE (NFPA 101) SEC. 38.3.3.2, AND FBC TABLE 803.11, THE MINIMUM INTERIOR FINISH CLASSIFICATIONS SHALL BE AS FOLLOWS:</p> <p>ENCLOSED STAIRWAYS: CLASS 'A' OR 'B' WITH SPRINKLERS CORRIDORS/LOBBIES: CLASS 'A' OR 'B' OR 'C' WITH SPRINKLERS ROOMS AND ENCLOSED SPACES: CLASS 'A', 'B', OR 'C' FINISHES ARE TO BE SELECTED BY THE OWNER AND/OR TENANT, AND COORDINATED BY THE GENERAL CONTRACTOR.</p> <p>2. ALL INTERIOR FINISHES SHALL COMPLY WITH FLORIDA BUILDING CODE 2023, 8TH ED. CHAPTER 8, SECT. 803.1.2 AND CLASSIFIED IN ACCORDANCE TO ASTM B4. FINISH TYPES SHALL BE AS FOLLOWS:</p> <p>CLASS 'A': FLAME SPREAD 0-25 SMOKE DEVELOPED INDEX 0-40 CLASS 'B': FLAME SPREAD 26-75 SMOKE DEVELOPED INDEX 0-40 CLASS 'C': FLAME SPREAD 76-200 SMOKE DEVELOPED INDEX 0-40</p> <p>GENERAL CONTRACTOR SHALL VERIFY THAT ALL SELECTED FINISHES MEET THESE CRITERIA, OR PROVIDE SPECIFICATIONS FOR ARCHITECT REVIEW AND APPROVAL.</p> <p>3. ALL INTERIOR FLOOR FINISHES SHALL COMPLY THE FLORIDA FIRE PREVENTION CODE (NFPA 101) SEC. 38.3.3.3, AND FBC 804, THE MINIMUM INTERIOR FLOOR FINISH CLASSIFICATIONS SHALL BE AS FOLLOWS:</p> <p>EXIT ENCLOSURES: CLASS I OR CLASS II EXIT ACCESS CORRIDORS: TO COMPLY WITH NFPA 10.2.7 CLASS I, 0.45 WATTS/CM2 OR GREATER; CLASS II, 0.22 WATTS/CM2 OR GREATER.</p>		<p>PROPOSED</p> <p>NO CHANGE OF USE BLDG. REDUCTION TO: 116,977 GSF MIXED-OCCUPANCY, ONE STORY BLDG AUTOMOTIVE (S-1) WITH ACCESSORY (B) AND (3-HR) FIRE WALL BETWEEN (S-2) CONSIDERED TWO SEPARATE BLDGS.</p> <p>PROPERTY OWNER: COPANS MOTORS, INC 500 WEST COPANS POMPANO BEACH, FL 33084</p> <p>CLIENT CONTACT INFO: MIKE PETERS CHAMPION PORSCHE MIKE@CHAMPION-PORSCHE.COM 954-946-4020</p> <p>PROPERTY NAME/LOCATION ADDRESS: PORSCHE CHAMPION CENTER GEN.V DEALERSHIP 300 NORTHWEST 24TH STREET POMPANO BEACH, FL 33348</p> <p>LEGAL DESCRIPTION COPANS ACRES 66-218-POR OF TRA DESC BEG SW COR IR AIN 579.47 E 262.35,N30.7,E246.57,E1Y59.35,SE39.7,5585.53,W590.65 TO POB, &amp; N305 OF SE1/4 OF NE1/4 OF NW1/4 SEC24 AFOR DESC BEG SE COR N1/2 OF NW1/4 SEC26 N157.12,W161.91,SW158.24,SW 603.88,SV1430.17,SW535.48,SW 522.01,NE 484.30,N89,W24,N154,E 404.520,6355.45584,42.E607.1 TO POB &amp; LESS DRG 14338/49, 15124/308,17448/47,30311/380, 31739/664 &amp; LESS 169.30</p> <p>FLOOD ZONE: AH TOP OF LOWEST FINISH FLOOR ELEVATION: 17.59' NAVD HIGHEST CROWN OF ROAD ELEVATION: 16.90' NAVD</p> <p>JURISDICTION: CITY OF POMPANO BEACH, FL</p> <p>ZONING: B-3-BUSINESS DISTRICT</p> <p>LAND USE: COMMERCIAL</p> <p>PARCEL CONTROL #: 4842 26 40 0010</p> <p>EXISTING TOTAL SITE ACRES: 10.836 AC (472,038 GSF) (Existing Champion Showroom &amp; Existing parking area West of McDonalds)</p> <p>WATER/WASTEWATER SERVICE PROVIDER: CITY OF POMPANO BEACH, FL</p> <p>CURRENT APPLICABLE CODE(S): FBC 8TH EDITION 2023 FBC EXISTING BUILDING 2023 FLORIDA BUILDING CODE BROWARD COUNTY WITH ALL STATE &amp; LOCAL AMENDMENTS FLORIDA ACCESSIBILITY CODE 2023 FL. ENERGY CONSERVATION 2023 FLORIDA FUEL GAS CODE 2023 FLORIDA MECHANICAL CODE 2023 FLORIDA PLUMBING CODE 2023 FLORIDA TEST PROTOCOLS CODE 2023 NATIONAL ELEC. CODE 2020</p> <p>FLORIDA FIRE PREVENTION CODE 8TH ED (2023) NFPA 101 2024 CHAPTER 39 EXISTING BUSINESS OCCUPANCY NFPA 101 2024 CHAPTER 42 STORAGE OCCUPANCY</p> <p>TYPE OF CONSTRUCTION: TYPE III B WITH ALLOWABLE AREA INCREASES (100% FULLY FIRE SPRINKLER)</p> <p>FIRE SPRINKLERS DRAWINGS BY SUMMER FIRE SPRINKLERS</p> <p>FIRE ALARM PROVIDED</p> <p>FIRE SEPARATIONS PROVIDED TO MEET CODE</p> <p>NUMBER OF STORIES: EXISTING ONE STORY BUILDING PROPOSED BUILDING SQ. FT. 116,977 SF. (NO AREA INCREASE) PROPOSED BLDG OCCUPANCY: GROUP S-1: AUTO SERVICE GROUP B: ACCESSORY USE GROUP S-2: PARTS (SEPERATE BLDG.)</p> <p>ALLOWABLE BUILDING HEIGHT ABOVE GRADE . FBC TABLE 504.3 GROUP "S-1": SPRINKLER SYS / TYPE III-B = 75' FBC ALLOWED = LESS THAN 105' ZONING MAXIMUM HEIGHT ALLOWANCE 34'-6" PROPOSED GROUP "S-2": SPRINKLER SYS / TYPE III-B = 75' FBC ALLOWED. = LESS THAN 105' ZONING MAXIMUM HEIGHT ALLOWANCE 34'-6" PROPOSED = LESS THAN 105' ZONING MAXIMUM HEIGHT ALLOWANCE 34'-6" PROPOSED</p> <p>ALLOWABLE NUMBER OF STORIES HEIGHT FBC TABLE 504.4 GROUP "S-1": SPRINKLER SYS / TYPE III-B / 3 STORIES ALLOWED = 1 STORY PROPOSED GROUP "S-2": SPRINKLER SYS / TYPE III-B / 4 STORIES ALLOWED = 1 STORY PROPOSED GROUP "B": SPRINKLER SYS / TYPE III-B / 4 STORIES ALLOWED = 1 STORY PROPOSED</p> <p>ALLOWABLE BUILDING AREA. FBC TABLE 506.2 Sec 506.2 Mixed occupancy, one story buildings The allowable area of a mixed-occupancy building with no more than one story above grade plane shall be determined in accordance with the applicable provisions of Section 508.1 based on Equation 5-1 for each applicable occupancy.</p> <p>BUILDING "ONE" GROUPS S-1 &amp; B GROUP "S-1": / SPRINKLER SYS / TYPE III-B / S-1 = 70,000 SF ALLOWED. 63% OF THE BUILDING IS 6 FEET OR GREATER OF OPEN SPACE.</p> <p><math>A_a = A_t + (NS \times l_f)</math></p> <p>= 70,000 + (17,500 X 1) = 87,500 sf Group S-1 allowed 87,500 sf. Group S-1 proposed Group B allowed 70,000 sf. Group B proposed 86,643 sf 8,559 sf</p> <p>BUILDING "TWO" GROUP S-2 Group S-2 allowed 104.00 sf. Group S-2 proposed 21,775 sf</p> <p>GROSS BUILDING "ONE" AND "TWO" GSF = 116,977 sf</p> <p>DRAWING ISSUE DATES: Stiles Construction 06/20/2025</p> <p>PROJECT INFORMATION A-0.1 SHEET A-0.1 PROJECT 2208048 DATE 06-05-25 PERMIT NO.</p>	
Location Map		PROPOSED SQUARE FEET BUILDING "B": 116,977 SF		Interior Finish Classifications: 03 Group S-1, S-2, & B					
Product Approvals		TOTAL OCCUPANTS BLDG "B": 419 OCCUPANTS		REQUIRED FIRE ASSEMBLIES: CONSTRUCTION TYPE III-B					
PRODUCT APPROVALS:		FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		REQUIRED FIRE ASSEMBLIES: CONSTRUCTION TYPE III-B					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		FIRE SPRINKLERS DRAWINGS BY SUMMER FIRE SPRINKLERS					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		FIRE SEPARATIONS PROVIDED TO MEET CODE					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		NUMBER OF STORIES: EXISTING ONE STORY BUILDING PROPOSED BUILDING SQ. FT. 116,977 SF. (NO AREA INCREASE) PROPOSED BLDG OCCUPANCY: GROUP S-1: AUTO SERVICE GROUP B: ACCESSORY USE GROUP S-2: PARTS (SEPERATE BLDG.)					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		ALLOWABLE BUILDING HEIGHT ABOVE GRADE . FBC TABLE 504.3					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		ALLOWABLE NUMBER OF STORIES HEIGHT FBC TABLE 504.4					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		ALLOWABLE BUILDING AREA. FBC TABLE 506.2					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		BUILDING "ONE" GROUPS S-1 & B					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		BUILDING "TWO" GROUP S-2					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		GROSS BUILDING "ONE" AND "TWO" GSF = 116,977 sf					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		DRAWING ISSUE DATES: Stiles Construction 06/20/2025					
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FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		FIRE SEPARATIONS PROVIDED TO MEET CODE					
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FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		ALLOWABLE BUILDING HEIGHT ABOVE GRADE . FBC TABLE 504.3					
FIRE SPRINKLERS PROVIDED: YES		FIRE ALARM PROVIDED: YES		ALLOWABLE NUMBER OF ST					

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BROWARD COUNTY

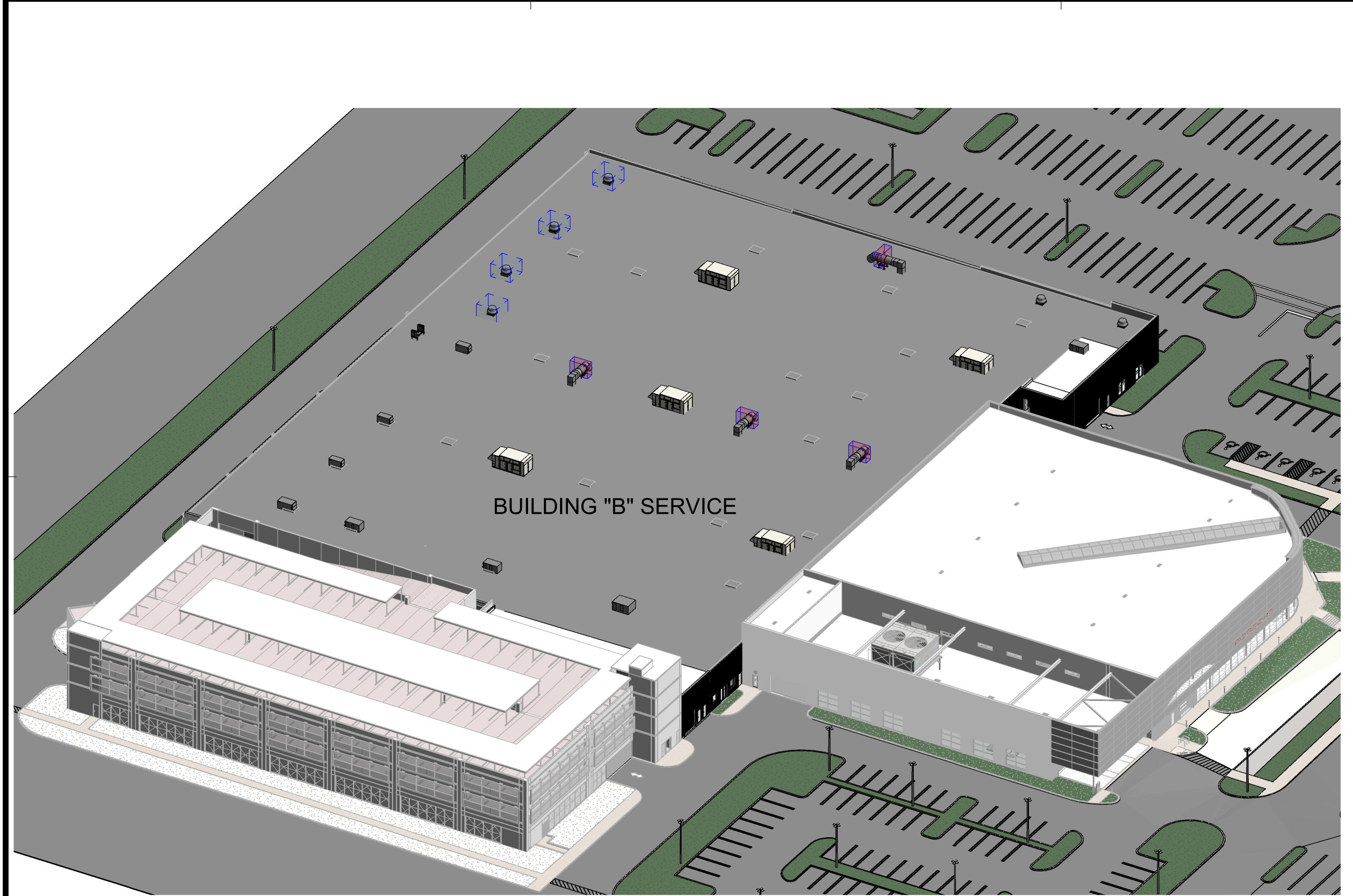
PORSCHE CHAMPION CENTER  
GENERATION V BUILDING "B"  
300 NW 24TH STREET  
POMPANO BEACH, FL 33064  
CITY OF POMPANO BEACH

DRAWING ISSUE DATES:
Stiles Construction Received 06/05/2025

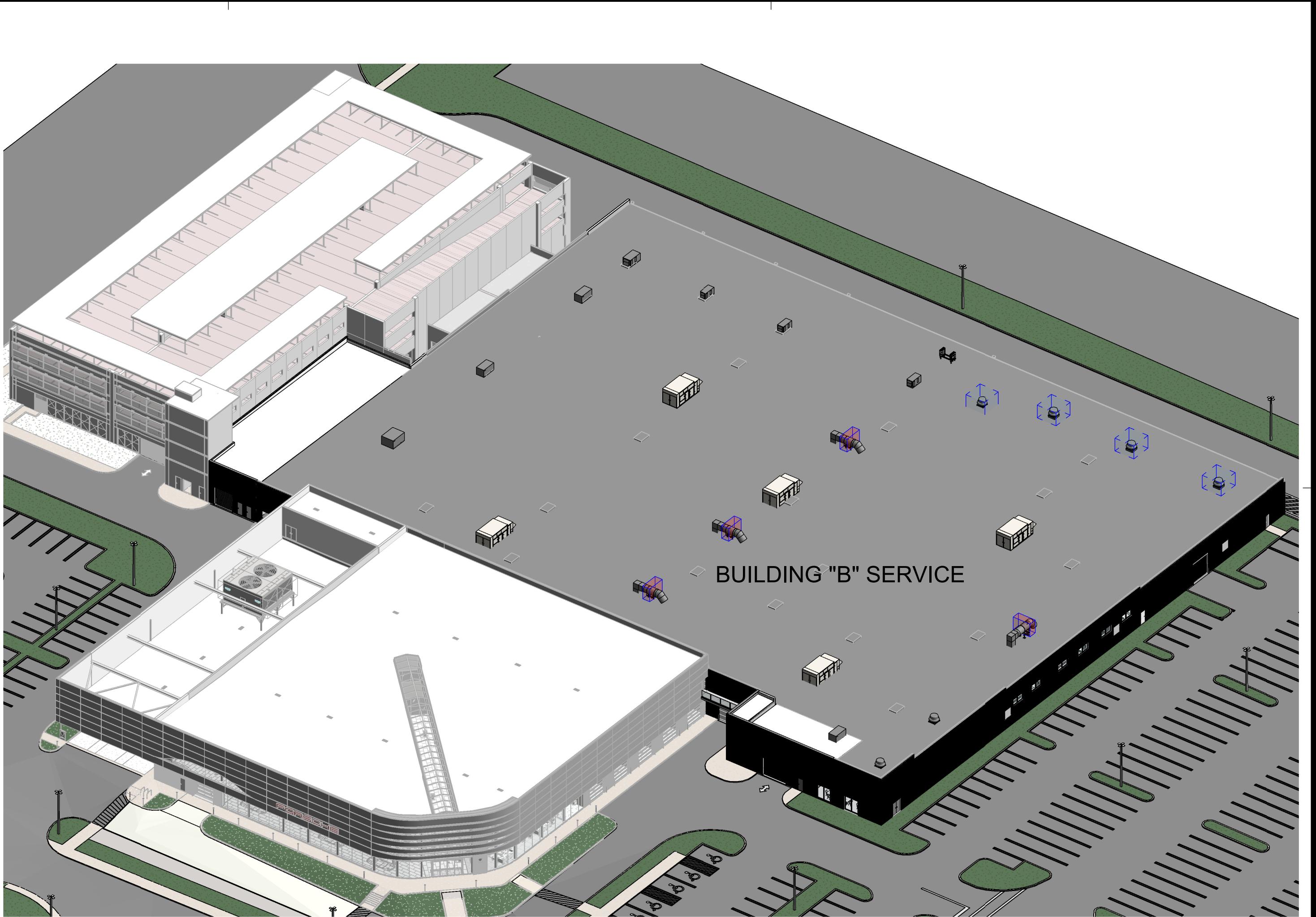
ISOMETRIC VIEWS

SHEET  
A-0.2

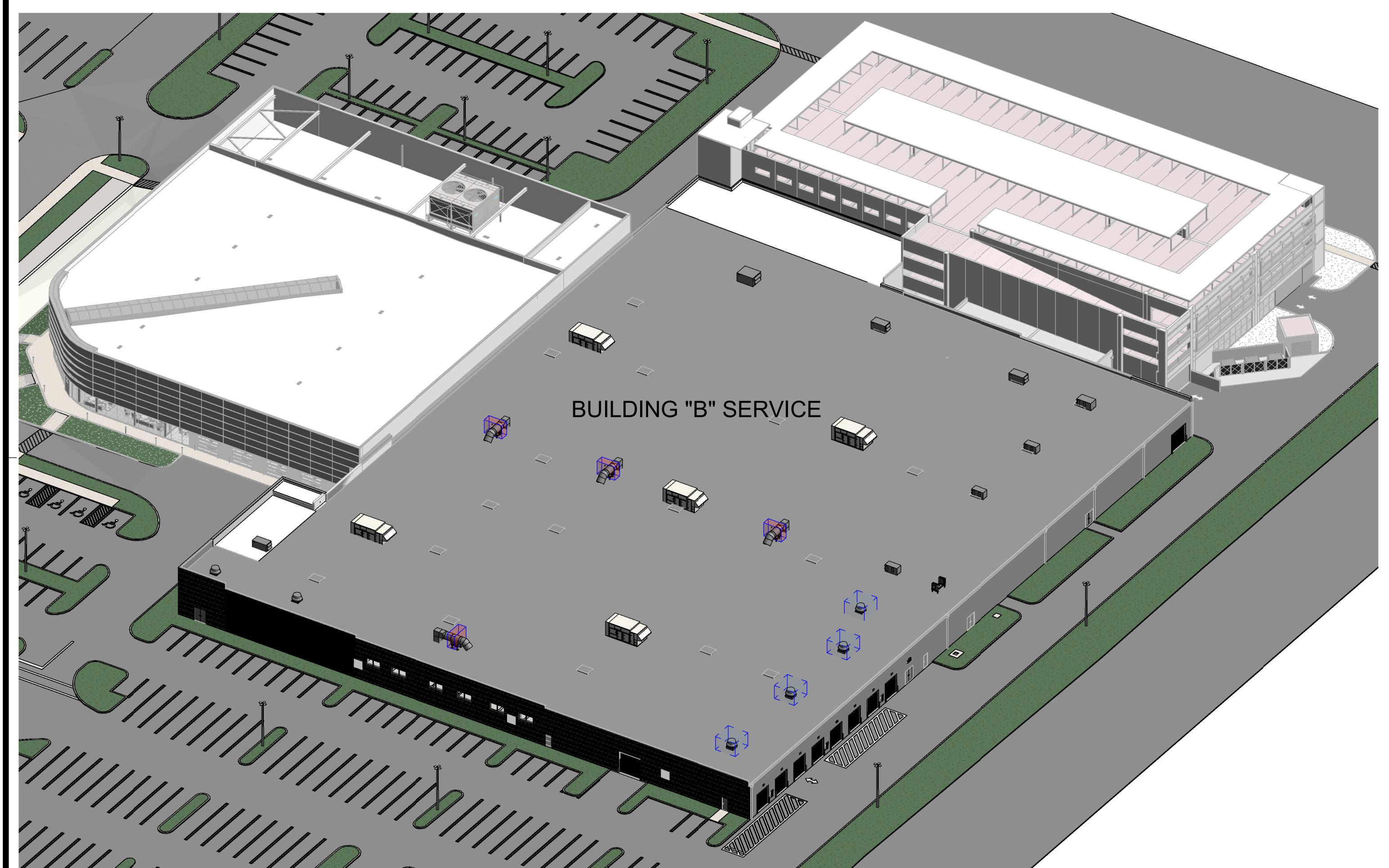
PROJECT 2208048  
DATE 06-05-25  
PERMIT NO.



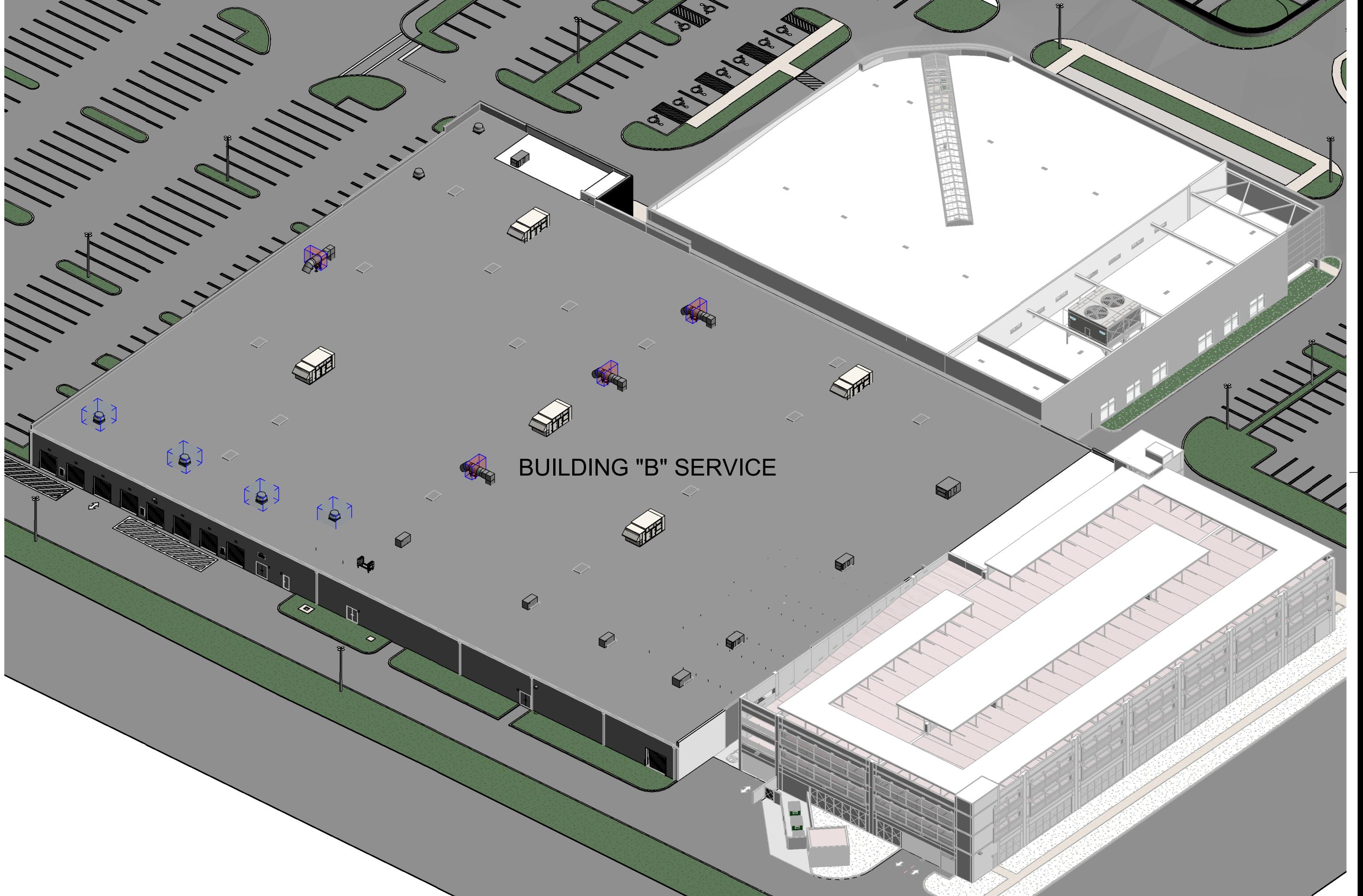
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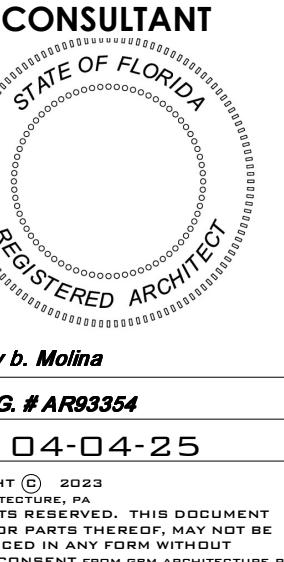
Isometric View 03 SCALE: 03



Isometric View 02 SCALE: 02



Isometric View 01 SCALE: 01



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PORSCHE CHAMPION CENTER  
GENERATION V  
CITY OF POMPANO BEACH

DRAWING ISSUE DATES:  
Stiles Construction  
RECEIVED 06/09/2025

MECHANICAL NOTES  
SHEET  
MO-1  
PROJECT 220802  
DATE 04-04-25  
PERMIT NO.

## HYDRONIC T and B

- 1.1 A. GENERAL PROCEDURES FOR HYDRONIC SYSTEMS  
PREPARE TEST REPORTS WITH PERTINENT DESIGN DATA AND NUMBER IN SEPARATE SHEET. ADD A TABLE TO EACH REPORT TO CHECK THE SUM OF BRANCH CIRCUIT LENGTH AGAINST APPROVED PUMP FLOW RATE. CORRECT VARIATIONS THAT EXCEED PLUS OR MINUS 5 PERCENT.  
B. PREPARE SCHEMATIC DIAGRAMS OF SYSTEMS "AS-BUILT" PIPING LAYOUTS.  
C. PREPARE HYDRONIC SYSTEMS FOR TESTING AND BALANCING ACCORDING TO THE FOLLOWING, IN ADDITION TO THE GENERAL PREPARATION PROCEDURES SPECIFIED ABOVE:  
1. OPEN ALL MANUAL VALVES FOR MAXIMUM FLOW.  
2. CHECK EXPANSION TANK LIQUID LEVEL.  
3. CHECK MAKEUP/WATER-STATION PRESSURE GAGE FOR ADEQUATE PRESSURE AND SET TO APPROPRIATE.  
4. CHECK FLOW CONTROL VALVES FOR SPECIFIED SEQUENCE OF OPERATION AND SET AT INDICATED FLOW.  
5. SET DIFFERENTIAL-PRESSURE CONTROL VALVES AT THE SPECIFIED DIFFERENTIAL PRESSURE. DO NOT SET AT FULLY CLOSED POSITION WHICH COULD DAMAGE THE DEVICE. THIS IS ESPECIALLY TRUE UNLESS SEVERAL TERMINAL VALVES ARE KEPT OPEN.  
6. SET SYSTEM CONTROLS SO AUTOMATIC VALVES ARE WIDE OPEN TO HEAT EXCHANGERS.  
7. CHECK PUMP-MOTOR LOAD. IF MOTOR IS OVERLOADED, THROTTLE MANIFOLD BALANCING DEVICE SO MOTOR NAMEPLATE RATING IS NOT EXCEEDED.  
8. CHECK AIR VENTS FOR A FORCEFUL LIQUID FLOW EXITING FROM VENTS WHEN MANUALLY OPERATED.  
PROCEDURE FOR HYDRONIC SYSTEMS  
MEASURE WATER LEVEL AT PUMP AND FOLLOW THE FOLLOWING PROCEDURES, EXCEPT FOR POSITIVE-DISPLACEMENT PUMPS:  
9. VERIFY IMPELLER SIZE BY OPERATING THE PUMP WITH THE DISCHARGE VALVE CLOSED. READ PRESSURE DIFFERENTIAL ACROSS THE DISCHARGE VALVE. ADJUST THE PUMP AND REBALANCE AS NEEDED.  
10. ALL MATERIAL SHALL BE NEW OF U.S. MANUFACTURER OF GOOD QUALITY.  
11. MEASURE WATER LEVEL AT PUMP AND FOLLOW THE FOLLOWING PROCEDURES, EXCEPT FOR POSITIVE-DISPLACEMENT PUMPS:  
12. VERIFY IMPELLER SIZE BY OPERATING THE PUMP WITH THE DISCHARGE VALVE CLOSED. READ PRESSURE DIFFERENTIAL ACROSS THE DISCHARGE VALVE. ADJUST THE PUMP AND REBALANCE AS NEEDED.  
13. MANUFACTURER'S HEAD-CAPACITY CURVE. ADJUST PUMP DISCHARGE VALVE UNTIL INDICATED WATER FLOW IS ACHIEVED.  
14. VERIFY PUMP-MOTOR BRAKE HORSEPOWER. CALCULATE THE INTENDED BRAKE HORSEPOWER FOR THE SYSTEM BASED ON PUMP MANUFACTURER'S PERFORMANCE DATA. COMPARE CALCULATED BRAKE HORSEPOWER WITH NAMEPLATE DATA ON THE PUMP MOTOR. REPORT CONDITIONS WHERE ACTUAL AMPERAGE EXCEEDS MOTOR NAMEPLATE AMPEREAGE.  
15. REPORT FLOW RATES THAT ARE NOT WITHIN PLUS OR MINUS 5 PERCENT OF DESIGN.  
E. SET CALCULATED BALANCING VALVES, IF INSTALLED, AT CALCULATED PRESETTINGS.  
F. MEASURE FLOW AT ALL STATIONS AND ADJUST, WHERE NECESSARY, TO OBTAIN FIRST BALANCE.  
G. MEASURE FLOW AT MAIN BALANCING STATION AND SET MAIN BALANCING DEVICE TO ACHIEVE FLOW THAT IS 5 PERCENT GREATER THAN INDICATED FLOW.  
H. ADJUST BALANCING STATIONS TO WITHIN SPECIFIED TOLERANCES OF INDICATED FLOW RATE AS FOLLOWS:  
14. DETERMINE THE BALANCING STATION WITH THE HIGHEST PERCENTAGE OVER INDICATED FLOW.  
15. ADJUST THE FLOW IN TURN, BEGINNING WITH THE STATION WITH THE HIGHEST PERCENTAGE OVER INDICATED FLOW AND PROCEEDING TO THE STATION WITH THE LOWEST PERCENTAGE OVER INDICATED FLOW.  
I. RECORD SETTINGS AND MARK BALANCING DEVICES.  
J. MEASURE PUMP FLOW RATE AND MAKE FINAL MEASUREMENTS OF PUMP AMPEREAGE, VOLTAGE, RPM, PUMP HEADS, AND SYSTEMS' PRESSURES AND TEMPERATURES INCLUDING OUTDOOR-AIR TEMPERATURE.  
K. MEASURE THE DIFFERENTIAL-PRESSURE CONTROL VALVE SETTINGS EXISTING AT THE CONCLUSIONS OF BALANCING.

## MECHANICAL NOTES

1. THE CONTRACTOR SHALL FURNISH ALL LABOR, MATERIALS, AND EQUIPMENT NECESSARY FOR THE INSTALLATION OF A COMPLETE SYSTEM IN ACCORDANCE WITH THESE DRAWINGS, THE FLORIDA BUILDING CODE 2023, AND ALL OTHER APPLICABLE STATE, COUNTY AND LOCAL ORDINANCES AND THE LISTED EDITION OF THE FOLLOWING PUBLICATIONS: SMACNA/ANSI-2016; SMACNA-10; ASHRAE 15-2019; 34-2019 62.10; NFPA 70-2017; 72-16, 90-15, 91-17, 96-17, 101-2018; NEBB-2005; NAIMA-2009; NFRC 100-2017; 200-2017, 400-2017; ANSI Z10.0-2019; Z21.8-2017; Z21.83-98.  
2. THE CONTRACTOR SHALL PAY ALL COSTS OF PERMIT, INSPECTIONS AND ALL OTHER COSTS INCIDENTAL TO THE COMPLETION AND TESTING OF THIS WORK.  
3. THE CONTRACTOR SHALL VISIT THE SITE AND COORDINATE WORK WITH OTHER TRADES.  
4. THE CONTRACTOR SHALL SUPPLY THE ARCHITECT/ENGINEER WITH "AS-BUILT" DRAWINGS.  
5. CONTRACTOR SHALL SUBMIT, FOR APPROVAL FIVE (5) COPIES OF A COMPLETE SET OF SHOP DWGS (INCLUDING DUCTWORK), MANUFACTURER'S SUBMITTALS FOR EACH PIECE OF EQUIPMENT AND CONTROLS INCLUDED IN CONTRACT.  
6. ALL MATERIAL SHALL BE NEW OF U.S. MANUFACTURER OF GOOD QUALITY.  
7. ALL WORK SHALL BE PERFORMED AT INDUSTRY STANDARD QUALITY LEVEL BY CERTIFIED PROFESSIONALS. ALL EQUIPMENT SHALL BE UL OR ETL LISTED.  
8. ALL INSTALLATIONS SHALL COMPLY WITH FMC 2023, CH. 3, GENERAL REGULATIONS.  
FOR BUILDINGS LOCATED WITHIN 3,000 FT FROM THE OCEAN, CONTRACTOR SHALL UTILIZE NON-FERROUS MATERIALS OR PROVIDE CORROSION COATING FOR ALL OUTDOOR EXPOSED METAL/STEEL EQUIPMENT, SUPPORTS, STANDS, FASTENERS, ETC. BY 3RD PARTY AS APPLIED BY BLYGOLD, LUVATA, ADVANTOC (ENSEAL CR) OR APPROVED EQUAL WITH STANDARD 5-YEAR WARRANTY.  
9. CHECK EXPANSION TANK LIQUID LEVEL.  
10. MEASURE WATER LEVEL AT PUMP AND FOLLOW THE FOLLOWING PROCEDURES, EXCEPT FOR POSITIVE-DISPLACEMENT PUMPS:  
11. VERIFY IMPELLER SIZE BY OPERATING THE PUMP WITH THE DISCHARGE VALVE CLOSED. READ PRESSURE DIFFERENTIAL ACROSS THE DISCHARGE VALVE. ADJUST THE PUMP AND REBALANCE AS NEEDED.  
12. VERIFY PUMP-MOTOR BRAKE HORSEPOWER. CALCULATE THE INTENDED BRAKE HORSEPOWER FOR THE SYSTEM BASED ON PUMP MANUFACTURER'S PERFORMANCE DATA. COMPARE CALCULATED BRAKE HORSEPOWER WITH NAMEPLATE DATA ON THE PUMP MOTOR. REPORT CONDITIONS WHERE ACTUAL AMPEREAGE EXCEEDS MOTOR NAMEPLATE AMPEREAGE.  
13. REPORT FLOW RATES THAT ARE NOT WITHIN PLUS OR MINUS 5 PERCENT OF DESIGN.  
E. SET CALCULATED BALANCING VALVES, IF INSTALLED, AT CALCULATED PRESETTINGS.  
F. MEASURE FLOW AT ALL STATIONS AND ADJUST, WHERE NECESSARY, TO OBTAIN FIRST BALANCE.  
G. MEASURE FLOW AT MAIN BALANCING STATION AND SET MAIN BALANCING DEVICE TO ACHIEVE FLOW THAT IS 5 PERCENT GREATER THAN INDICATED FLOW.  
H. ADJUST BALANCING STATIONS TO WITHIN SPECIFIED TOLERANCES OF INDICATED FLOW RATE AS FOLLOWS:  
14. DETERMINE THE BALANCING STATION WITH THE HIGHEST PERCENTAGE OVER INDICATED FLOW.  
15. ADJUST THE FLOW IN TURN, BEGINNING WITH THE STATION WITH THE HIGHEST PERCENTAGE OVER INDICATED FLOW AND PROCEEDING TO THE STATION WITH THE LOWEST PERCENTAGE OVER INDICATED FLOW.  
I. RECORD SETTINGS AND MARK BALANCING DEVICES.  
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K. MEASURE THE DIFFERENTIAL-PRESSURE CONTROL VALVE SETTINGS EXISTING AT THE CONCLUSIONS OF BALANCING.

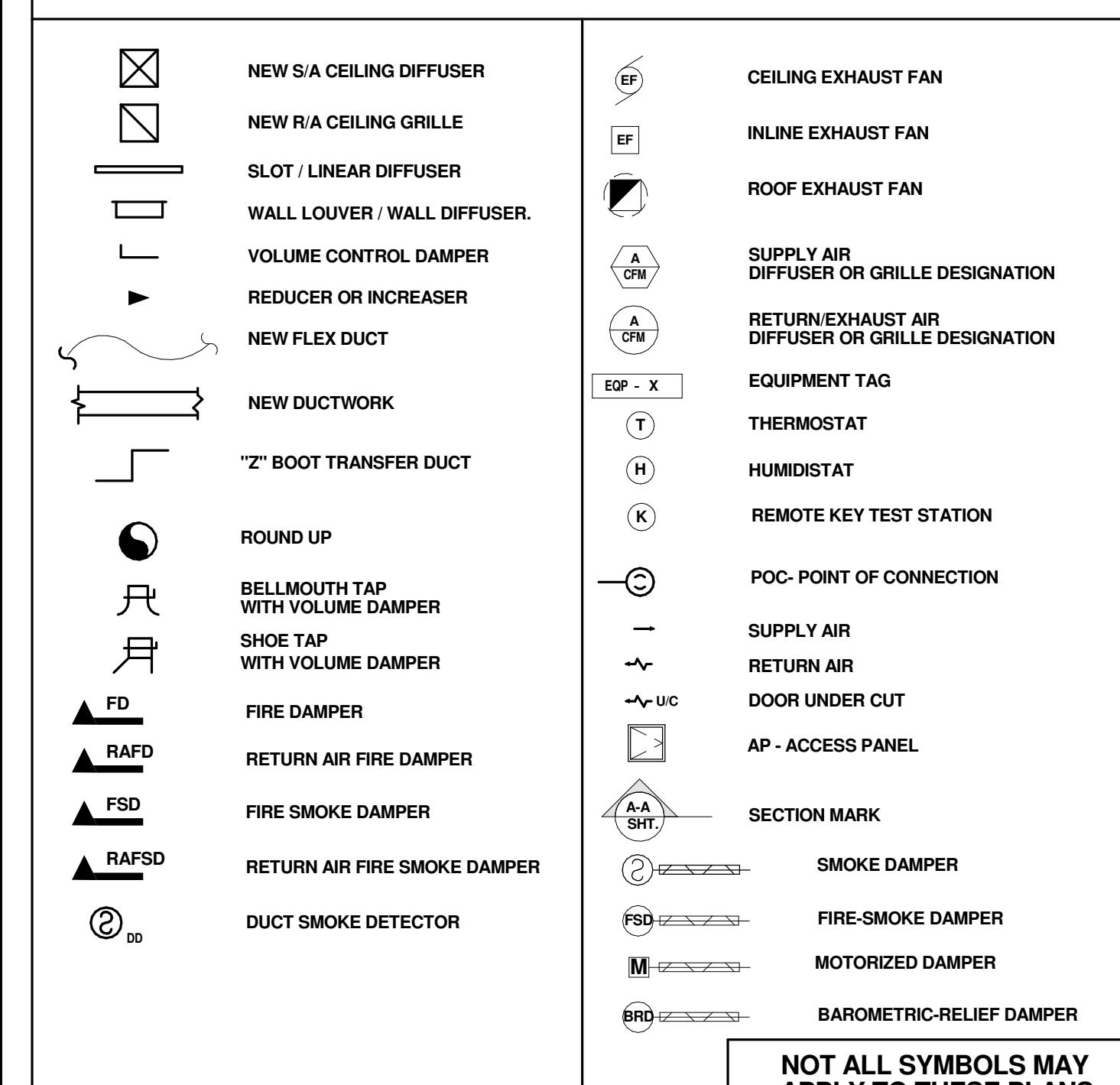
## MECHANICAL NOTES CONTINUED

15. "ARMAFLEX" OR EQUAL INSULATION SHALL BE USED FOR SUCTION REFRIGERANT LINES WITH THICKNESS PER FLORIDA ENERGY CODE TABLE C403.2.10. FILTER/DRYER AND SIGHT GLASS SHALL BE PROVIDED AT LIQUID LINES.  
16. ALL BRANCH TAKE-OFFS TO BE PROVIDED W/ MANUAL VOLUME DAMPERS. PROVIDE RADIUS ELBOWS WHERE PRACTICAL. SQUARE ELBOWS AND TEES SHALL BE FURNISHED W/SINGLE FOIL TURNING VANE. PROVIDE MANUAL VOLUME DAMPERS WITH EXTRACTOR AT ALL FLEX TAKE-OFFS.  
PROVIDE REMOTE, CABLE OPERATED VOLUME DAMPERS IN INACCESSIBLE AND HARD CEILING AREAS, "YOUNG REGULATOR" OR EQUAL.  
17. PROVIDE NEW FILTERS FOR ALL AIR CONDITIONING EQUIPMENT BEFORE START-UP, REPLACE PRIOR TO FINAL ACCEPTANCE BY OWNER.  
18. PROVIDE SMOKE DETECTORS WITH SERVICE ACCESS DOORS IN ALL AIR DISTRIBUTION SYSTEMS WITH A DESIGN CAPACITY GREATER THAN 3,000 CFM COMPLIANT WITH FMC 2023, SEC 606.2. FOR SMOKE DETECTORS NOT VISIBLE IN CONCEALED SPACES, PROVIDE REMOTE ANNUNCIATION/TEST STATION AS REQUIRED BY AUTHORITY HAVING JURISDICTION, COORDINATE PRIOR TO INSTALLATION. DETECTORS SHALL BE BY ONE MANUFACTURER, COORDINATE VOLTAGE ETC. WITH ELECTRICAL CONTRACTOR AND FIRE ALARM SYSTEM BEFORE ORDERING. UPON DETECTION, SMOKE DETECTORS SHUT DOWN ASSOCIATED AIR MOVING EQUIPMENT AND ALL AIR MOVING EQUIPMENT SERVING THAT COMMON PLENUM.  
SPECIAL NOTE:  
ALL INSTALLED ELECTRICAL DEVICES, ACTUATORS, APPURTENANCES, AUXILIARY EQUIPMENT, ETC. REQUIRING ENVIRONMENTAL PROTECTION SHALL BE PROVIDED WITH ADEQUATE NEMA ENCLOSURES FOR THE CONDITIONS WHERE INSTALLED, WHETHER INDOORS OR OUTDOORS, EVEN IF NOT SPECIFICALLY INDICATED ON PLANS.  
19. PROVIDE TYPE "B" DYNAMIC FIRE DAMPERS WITH SERVICE ACCESS DOORS IN ALL DUCTS AND OPENINGS PENETRATING FIRE RATED WALLS, MECHANICAL AND ELECTRICAL EQUIPMENT ROOMS, TENANT SEPARATION, PARTITIONS, FLOOR OR ROOF SLABS AND AT OUTSIDE AIR INTAKES AS REQUIRED. PROVIDE RADIATION DAMPERS IN RATED CEILINGS FOR ALL CEILING OPENINGS, CEILING FANS, DIFFUSERS OR GRILLES RATED FOR USE IN THE CEILING ASSEMBLY. PROVIDE LOW-LEAKAGE CLASS DAMPERS FOR ALL SITUATIONS WHERE THE AIRFLOW CFM HAS TO BE CONTROLLED. VERIFY AND REPLACE AS REQUIRED FOR EXISTING SYSTEMS.  
20. A LISTED SMOKE-DAMPER DESIGNED TO RESIST THE PASSAGE OF SMOKE SHALL BE PROVIDED AT EACH PENETRATION OF A SMOKE BARRIER IN COMPLIANCE WITH FMC 2023, SEC. 607.5.4 AND CONTROLLED AS REQUIRED BY SEC. 607.5.4.1. PROVIDE SERVICE ACCESS AS REQUIRED.  
21. HVAC CONTRACTOR SHALL PROVIDE A T & B REPORT PER FEC 2023, SEC. C408.2.2, FOR SYSTEMS OVER 15 TONS. THE T & B SHALL BE PERFORMED BY A CERTIFIED, INDEPENDENT COMPANY FOR ALL MECHANICAL EQUIPMENT, AIR DEVICES, DAMPERS, AND ANY AIR MOVING SYSTEMS. THE TEST AND BALANCE REPORT SHALL BE IN ACCORDANCE WITH THE AACB OR NEBS STANDARDS AND PROCEDURES AND SHALL INCLUDE AIR QUANTITIES FOR ALL SUPPLY GRILLES, RETURN GRILLES AND EXHAUST GRILLES AND THE LEAVING AND ENTERING AIR TEMPERATURE (°F) FROM SUPPLY GRILLES, EVAPORATORS, ENERGY RECOVERY UNITS AND ANY TYPE OF HEAT EXCHANGERS.  
EXCEPTIONS:  
1. BUILDINGS WITH COOLING OR HEATING SYSTEM CAPACITIES OF 15 TONS OR LESS PER SYSTEM MAY BE TESTED AND BALANCED BY A MECHANICAL CONTRACTOR LICENSED TO DESIGN AND INSTALL SUCH SYSTEM(S).  
2. BUILDINGS WITH COOLING OR HEATING SYSTEM CAPACITIES OF 65,000 BTU/H OR LESS PER SYSTEM ARE EXEMPT FROM THE REQUIREMENTS OF THIS SECTION.  
BUILDING ENVELOPE SHALL BE POSITIVELY PRESSURIZED TO PREVENT INFILTRATION PER FEC 2023, SEC. C 408.2.2.1.  
SPECIAL NOTES:  
AS PART OF THE CONTRACTOR SHALL INCLUDE COSTS NECESSARY TO MAKE ONE CHANGE IN EACH UNITS SHEAVES, BUSHINGS AND BELTS, BALANCING DAMPERS REQUIRED AND ANY OTHER DEVICES REQUIRED FOR THE CORRECT BALANCE OF THE SYSTEM AS REQUIRED BY THE TAB FIRM.  
22. RUN INSULATED FIRE RATED CONDENSATE DRAINS AS REQUIRED. AUXILIARY DRAIN PANS SHALL BE INSTALLED UNDER ALL COILS ON WHICH CONDENSATION CAN OCCUR AND UNDER ALL UNITS IN CONCEALED SPACES OR ANY AREA WHERE BLDG. DAMAGE CAN OCCUR AS A RESULT OF AN OVERFLOW. TO COMPLY WITH FMC 2023, PAR. 307.2, AN ALTERNATE WATER-DETECTION LEVEL DEVICE TO SHUT DOWN THE EQUIPMENT IS ACCEPTABLE.  
23. ALL Duct INSULATION SHALL HAVE A FLAME SPREAD INDEX NOT MORE THAN 25 AND A SMOKE DEVELOPED INDEX NOT MORE THAN 50, WHEN TESTED IN ACCORDANCE WITH ASTM E 84 OR UL 723.  
24. HVAC CONTRACTOR SHALL PROVIDE VENTILATION CONTROLS COMPLIANT WITH FMC 2023, SEC. 403 AND 405. FOR ALL SYSTEMS AND SHALL VERIFY EXISTING CONDITIONS FOR COMPLIANCE, AS REQUIRED, FOR A FULLY OPERATIONAL SYSTEM.  
VENTILATION FOR ENCLOSED PARKING GARAGES SHALL COMPLY WITH FMC 2023, SEC. 404.  
25. MECHANICAL EQUIPMENT ON ROOF OR ELEVATED STRUCTURES SHALL COMPLY WITH FMC 2023 PAR. 306.5. IF INSTALLED HIGHER THAN 15 FEET A.F.F., MECHANICAL EQUIPMENT INSTALLED IN ATTICS SHALL MEET THE REQUIREMENTS OF FMC 2023 PAR. 306.3. IF THE EQUIPMENT CAN NOT BE SERVICED/REMOVED THROUGH REQUIRED OPENING, MECHANICAL EQUIPMENT SHALL BE PROTECTED WITH MECHANICAL BARRIERS IF EXPOSED TO MECH. DAMAGE. ALL EQUIPMENT SHALL BE INSTALLED ON CONCRETE PADS AT GRADE LEVEL, SIZED PER STRUCTURAL PLANS.  
SPECIAL NOTE:  
ALL WIND LOAD AND OTHER COMPLIANCE CALCULATIONS AND/OR INSTALLATION DETAILS FOR OUTDOOR MOUNTED MECHANICAL EQUIPMENT AS REQUIRED BY FBC 2023, SEC. 1526 AND CHAPTER 16, SHALL BE PROVIDED BY A STRUCTURAL ENGINEER AND ARE SHOWN ON THESE PLANS FOR REFERENCE ONLY.  
SUCH CALCULATIONS SHALL BE PROVIDED BY THE EQUIPMENT MANUFACTURER OR BY THE GENERAL OR MECHANICAL CONTRACTOR ON BEHALF OF CLIENT.  
CONTRACTOR TO PROVIDE WIND LOAD CALCULATIONS SIGNED AND SEALED BY A FLORIDA REGISTERED STRUCTURAL ENGINEER IN ORIGINAL FOR COMPLIANCE WITH SEC. 301.15 OF FMC 2023, INCLUDING ANY DOCUMENTATION REQUIRED BY LOCAL JURISDICTION FOR PERMIT PURPOSES.  
26. PROVIDE A MIN. OF 36" CLEARANCE IN FRONT OF ALL 120-208/240 VOLT PANELS AND MIN. 42" CLEARANCE IN FRONT OF ANY 277-480 VOLT PANEL. PROVIDE ADEQUATE SIDE CLEARANCE PER NEC 110.26.  
27. MATERIALS ALLOWED IN RETURN AIR PLENUMS OR ABOVE CEILINGS USED AS RETURN AIR PLENUM SHALL COMPLY WITH FMC 2023, SEC. 602.2.1. IF SPACE WITH RETURN AIR PLENUM HAS ANY DECK TO DECK PARTITIONS, AIR TRANSFER DUCTS MUST BE INSTALLED. WHEN CPVC PIPING IS USED FOR FIRE SPRINKLER SYSTEMS, THE GRILLES LAYOUT SHALL BE (FIELD) COORDINATED WITH SUCH PIPING SO THAT NO PORTION OF THE GRILLES WILL BE LOCATED BELOW THE CPVC PIPING. STUD CAVITIES AND JOIST SPACE PLENUMS SHALL COMPLY WITH FMC 2023, SEC. 602.  
28. MECHANICAL PLANS IN GENERAL ARE DIAGRAMMATIC IN NATURE, AND ARE TO BE READ IN CONJUNCTION WITH ARCHITECTURAL, PLUMBING, ELECTRICAL, FIRE SPRINKLER, AND STRUCTURAL PLANS AND SHALL BE CONSIDERED AS ONE SET OF DOCUMENTS. DUCT AND PIPING OFFSETS, BENDS AND TRANSITIONS SHALL BE REQUIRED TO PROVIDE AND INSTALL A COMPLETE FUNCTIONAL SYSTEM AND SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER. CHANGES IN DUCT WORK SIZE AND ROUTE WILL BE REQUIRED TO AVOID STRUCTURAL DAMAGE. PROVIDE SIMPLIFIED ARCHITECTURAL DRAWINGS FOR DUCT WORK CHANGES MAY BE MADE BY CONTRACTOR USING EQUIVALENT SIZED DUCT. CONTACT ENGINEER IF DUCT AREA WILL NOT FIT.  
29. THE CONTRACTOR SHALL VERIFY EXISTING CONDITIONS PRIOR TO BIDDING, ORDERING, FABRICATION OR INSTALLATION OF MATERIALS OR EQUIPMENT, IN ORDER TO PROVIDE A FULLY INTEGRATED MECHANICAL AND CONTROLS SYSTEMS WITH THE EXISTING ONES. ANY DISCREPANCY BETWEEN EXISTING CONDITIONS AND PLANS, OR ADDITIONAL CLARIFICATION REQ'D SHALL BE BROUGHT TO THE ATTENTION OF ENGINEER PRIOR TO FINAL BIDDING AND WORK.  
30. CONDENSATE DRAIN PIPING TO BE AS SPECIFIED PER PLUMBING PLANS. IF NOT SPECIFIED THEY SHALL BE TYPE "L" COPPER OR CPVC WHERE ALLOWED BY CODE AND THICKNESS PER FMC 2023 TABLE C403.2.9.1. PROVIDE APPROPRIATE DRAIN TEE AND TEE CONNECTIONS. PLATE SWITCH TO AUTOMATIC DRAIN PIPING TO THE AIR COND. UNIT. AS A SECONDARY DRAIN SYSTEM TO COMPLY WITH FMC 2023, SEC. 201. SUPPLY CONDENSATE DRAIN PIPE TO THE AIR COND. UNIT WHERE NECESSARY AS IMPOSED BY FIELD CONDITIONS OR INSTALLATION CHANGES AND PIPE TO CONDENSATE DRAIN PER PLUMBING PLANS.  
31. MANUFACTURER'S WARRANTY: CONTRACTOR SHALL PROVIDE WARRANTY FOR A PERIOD OF (1) ONE YEAR AFTER BUILDING C.O. FOR ALL MECHANICAL SYSTEMS, DUCTWORK, CONTROLS ACCESSORIES AND ALL OTHER EQUIPMENT, PARTS AND LABOR UNDER THESE DRAWINGS AND ANY SPECIFICATIONS. CONTRACTOR SHALL PROVIDE WARRANTY FOR COMPRESSORS FOR (5) FIVE YEARS, ANY REPAIRS REQUIRING SYSTEM SHUTDOWN WILL BE DONE DURING NON-OPERATIONAL PERIODS OR AS AGREED WITH OWNER.  
32. CLEARANCE FOR MAINTENANCE, SERVICE, REPAIRS, AND REPLACEMENT FOR ALL MECHANICAL EQUIPMENT SHALL BE PROVIDED TO COMPLY WITH FMC 2023, SEC. 300. SERVICE ACCESS PANELS FOR MECH. EQUIPMENT IN CONCEALED SPACES SHALL BE PROVIDED TO COMPLY WITH THE REQUIREMENTS OF SEC. 306.  
33. CONDENSER WATER PIPING SHALL BE SEAMLESS BLACK STEEL SCH. 40 FOR SIZES OVER 2" AND TYPE "L" HARD DRAWN COPPER FOR SIZES UNDER 2".  
34. ALL HYDRONIC PIPING SYSTEMS SHALL COMPLY WITH FMC 2023 CH. 12. JOINTS BETWEEN DIFFERENT PIPING MATERIALS SHALL BE MADE WITH APPROVED ADAPTERS AND JOINTS BETWEEN DIFFERENT METALLIC PIPING MATERIALS SHALL BE MADE WITH APPROVED DIELECTRIC FITTINGS OR BRASS CONVERTER FITTINGS.  
35. CORROSION COATING: CONTRACTOR SHALL PROVIDE CORROSION COATING TO CONDENSER/EVAPORATOR COILS, EQUIPMENT CASINGS/CABINETS AND ALL EXPOSED COPPER PIPING COMPRESSORS/CONDENSER SECTION, AS WELL AS ANY EXPOSED METAL WITHIN AIRSTREAM BY 3RD PARTY AS APPLIED BY BLYGOLD, LUVATA, ADVANTOC OR APPROVED EQUAL WITH STANDARD 5-YEAR WARRANTY.

## MECHANICAL SHEET INDEX

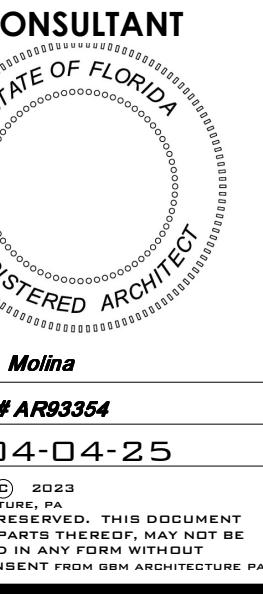
Sheet Number	Sheet Name	Current Revision
M0-1	MECHANICAL NOTES	
M2-1	MECHANICAL PLAN OVERALL	
M2-1A	1ST FLOOR MECHANICAL PLAN QUAD A	
M2-1B	1ST FLOOR MECHANICAL PLAN QUAD B	
M2-1C	1ST FLOOR MECHANICAL PLAN QUAD C	
M2-1D	1ST FLOOR MECHANICAL PLAN QUAD D	
M2-2	MECHANICAL HYDRONICS PLAN OVERALL	
M2-2A	MECHANICAL HYDRONICS PLAN OVERALL QUAD A	
M2-2B	MECHANICAL HYDRONICS PLAN OVERALL QUAD B	
M2-2C	MECHANICAL HYDRONICS PLAN OVERALL QUAD C	
M2-2D	MECHANICAL HYDRONICS PLAN OVERALL QUAD D	
M2-3	MECHANICAL ROOF PLAN OVERALL_NOT USED	
M2-3A	MECHANICAL ROOF PLAN QUAD A	
M2-3B	MECHANICAL ROOF PLAN QUAD B	
M2-3C	MECHANICAL ROOF PLAN QUAD C	
M2-3D	MECHANICAL ROOF PLAN QUAD D	
M6-1	MECHANICAL SCHEDULES	
M6-2	MECHANICAL SCHEDULES	
M7-1	MECHANICAL DETAILS	
M7-2	MECHANICAL DETAILS	
M7-3	MECHANICAL SCHEDULES	
M8-1	MECHANICAL CONTROLS	
	Grand total: 22	

## MECHANICAL LEGEND



## HVAC ABBREVIATION LEGEND

AFF	ABOVE FINISH FLOOR	GRILLE
AHU	AIR HANDLING UNIT	MCA MINIMUM CIRCUIT AMPS (FOR WIRE SIZING)
CU	CONDENSING UNIT	MOPC MAXIMUM OVERCURRENT PROTECTION DEVICE AMPS
EWT	ENTERING WATER TEMPERATURE	LWT LEAVING WATER TEMPERATURE
EAG	EXHAUST AIR GRILLE	R/A RETURN AIR
EF	EXHAUST FAN	RAG RETURN



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BROWARD COUNTY

## PORSCHE CHAMPION CENTER

GENERATION V

300 NW 24TH STREET

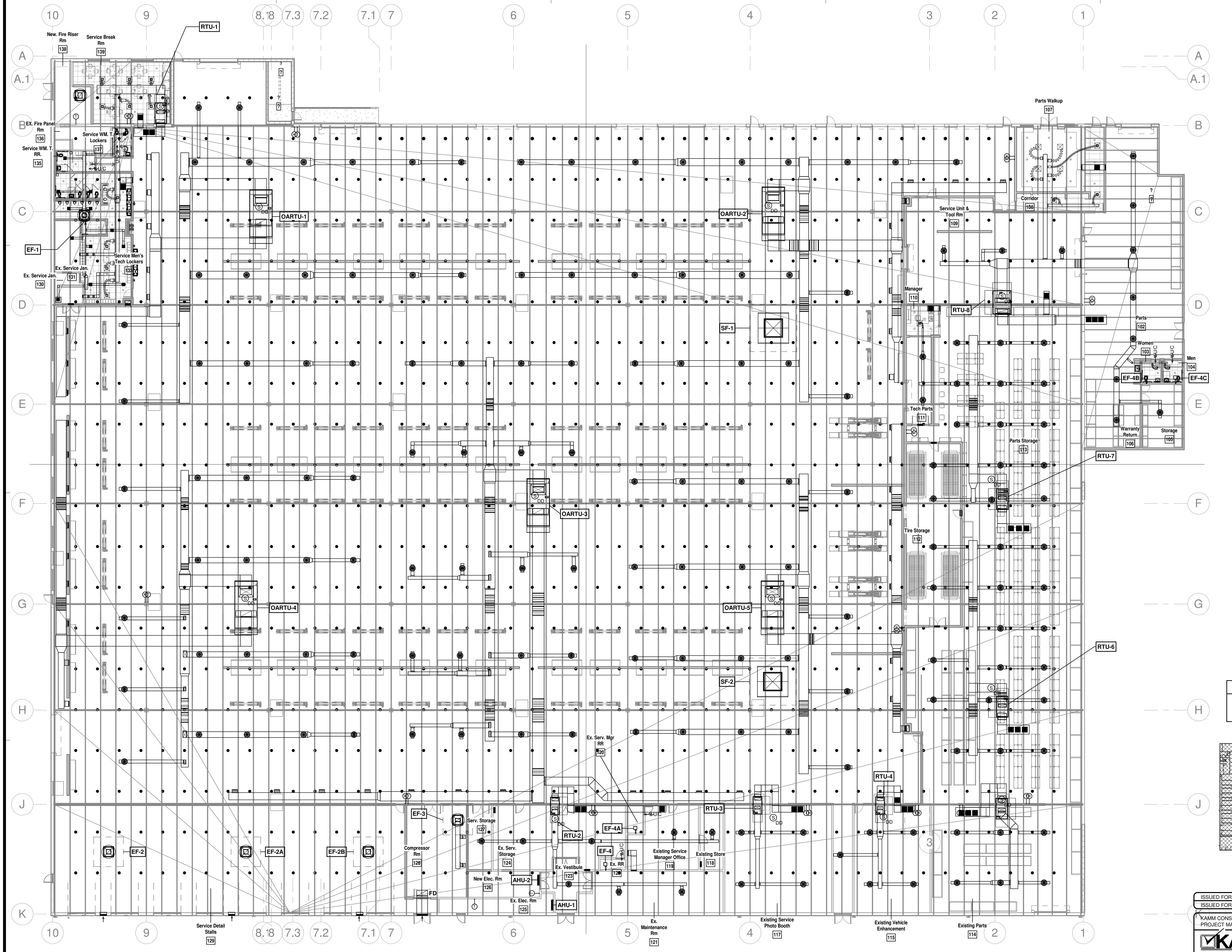
POMPANO BEACH, FL 33064

CITY OF POMPANO BEACH

CONSTRUCTION

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04/04/2023

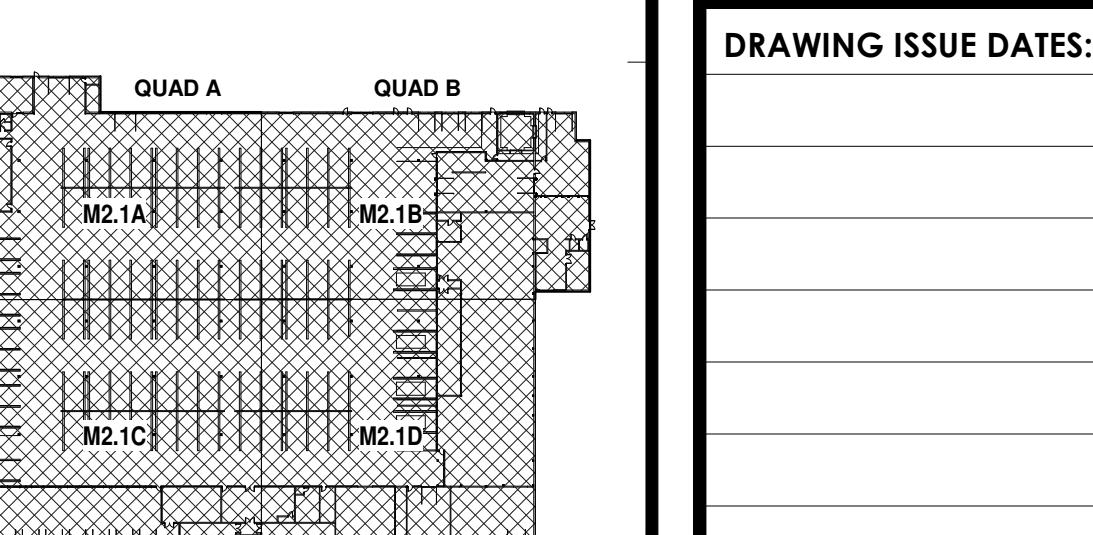


**1st FL. MECHANICAL CEILING PLAN PLAN OLD**

1/16" = 1'-0"

Bid#4227-Stiles-Rec.6.11.25

**GENERAL NOTES**  
SEE SHEETS M2.1A, B, C, D FOR DUCT SIZES,  
DIFFUSER TAGS, CFMS, NOTES, ETC.



**KEY PLAN**  
N.T.S.

ISSUED FOR PERMIT  
ISSUED FOR CONSTRUCTION

KAMM CONSULTING PROJECT #: 2024-0115 BUILDING B  
PROJECT MANAGER: JOE ZIMMER

1407 West Newport Center Drive  
Deerfield Beach, Florida 33442  
Phone 954.949.2200 Fax 954.949.2201  
engineering@kammconsulting.com  
Certification of Authorization #8189

**M 2 - 1**  
PROJECT 220802  
DATE 04-04-25  
PERMIT NO.

05/21/2025



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AA 2 0 0 3 2 2

2 8 0 1 SW 3RD AVENUE, UNIT F 8  
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C: 9 5 4. 8 1 2. 6 6 8 0  
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## PORSCHE CHAMPION CENTER

GENERATION V

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BROWARD COUNTY

CITY OF POMPANO BEACH

Still Co.

Structure

Steel

Concrete

Roof

Walls

Doors

Windows

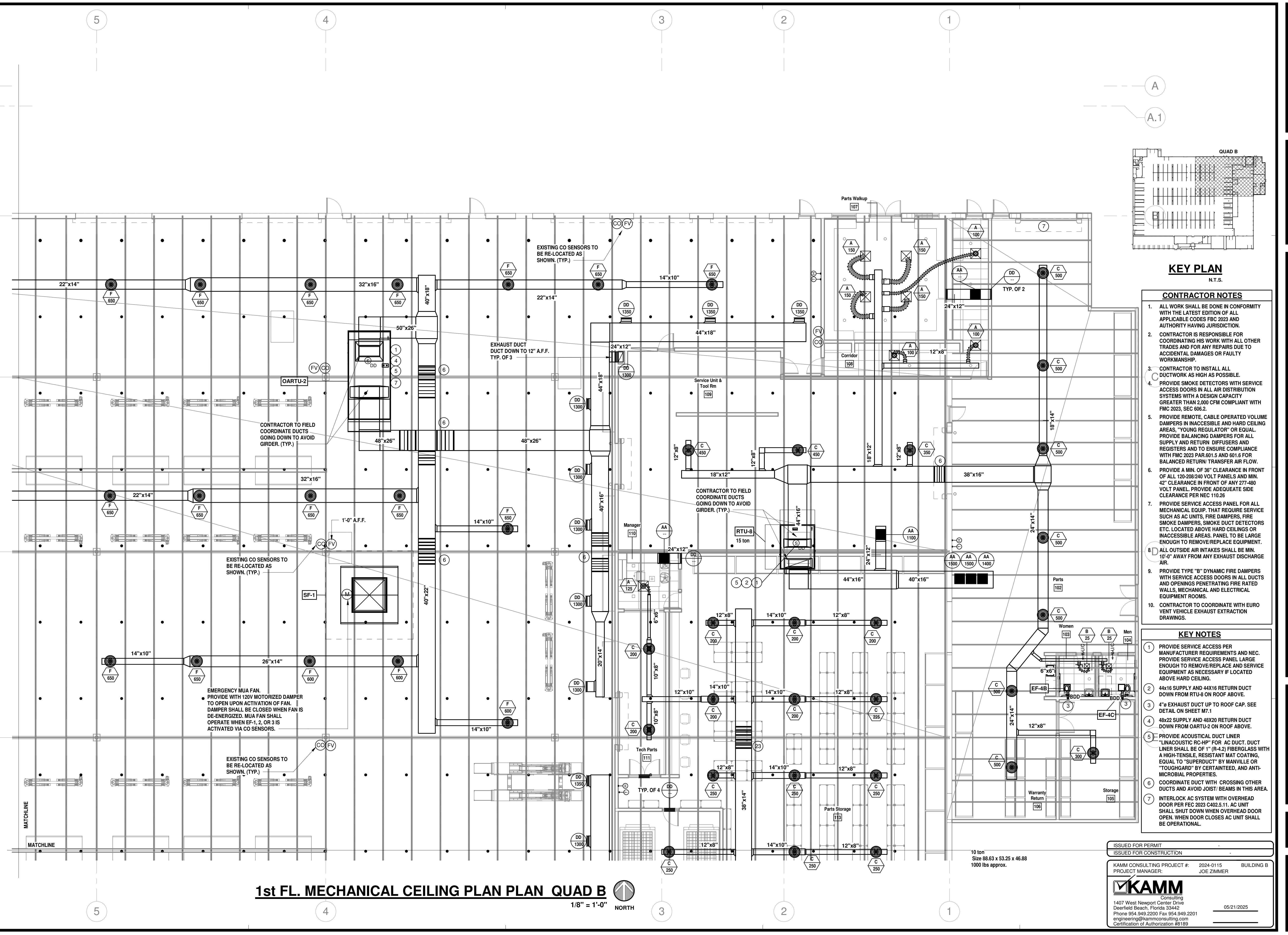
Stairs

Plumbing

Electrical

Structural

MECHANICAL



1st FL. MECHANICAL CEILING PLAN PLAN QUAD B

1/8" = 1'-0"

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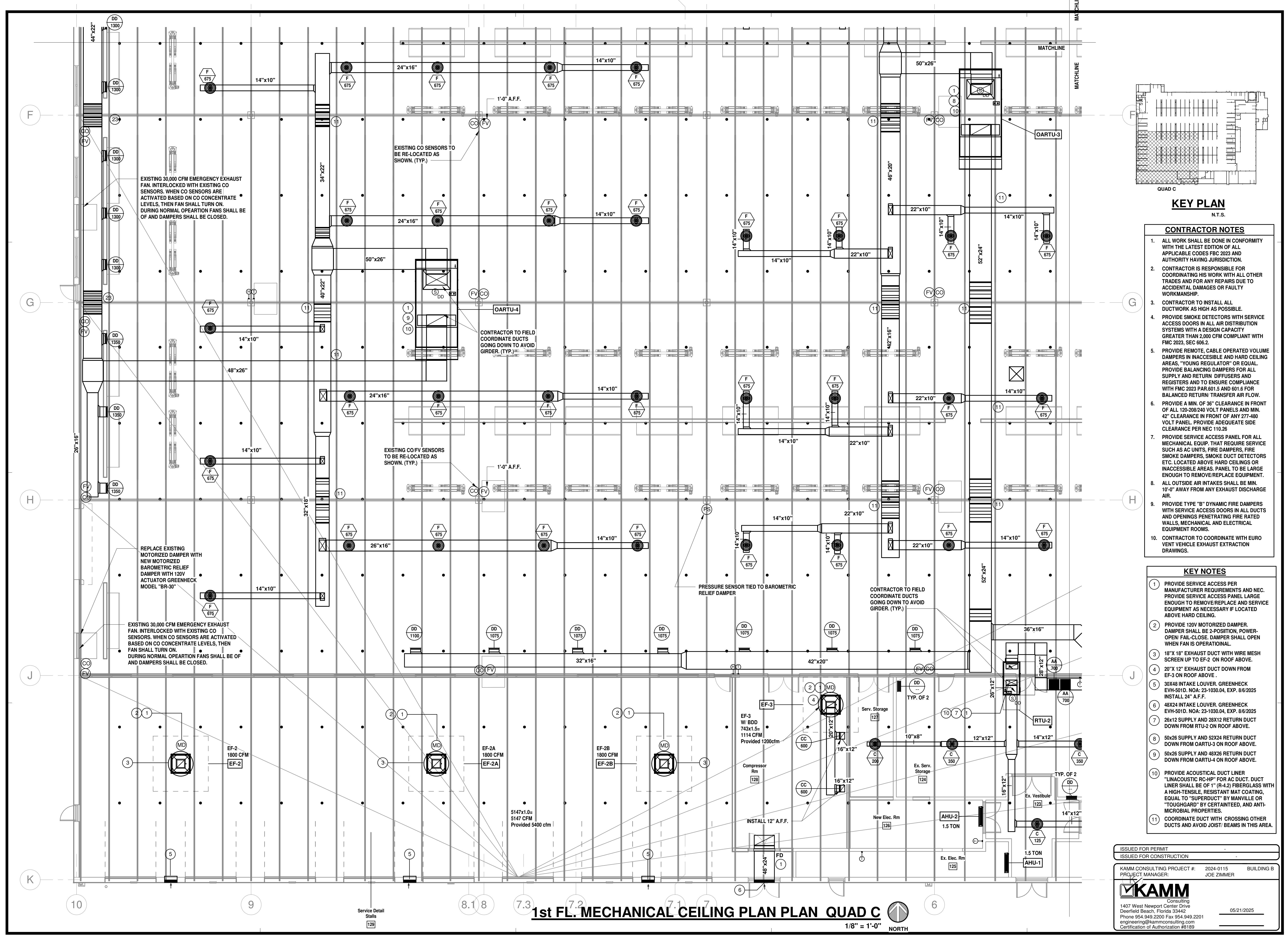
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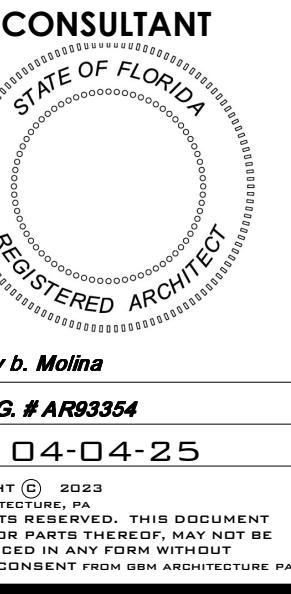
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CITY OF POMPANO BEACH

**1ST FLOOR  
MECHANICAL  
PLAN QUAD C**

**HEET**  
**M 2-1 C**  
**PROJECT 220802**  
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1ST FLOOR  
MECHANICAL  
PLAN QUAD D

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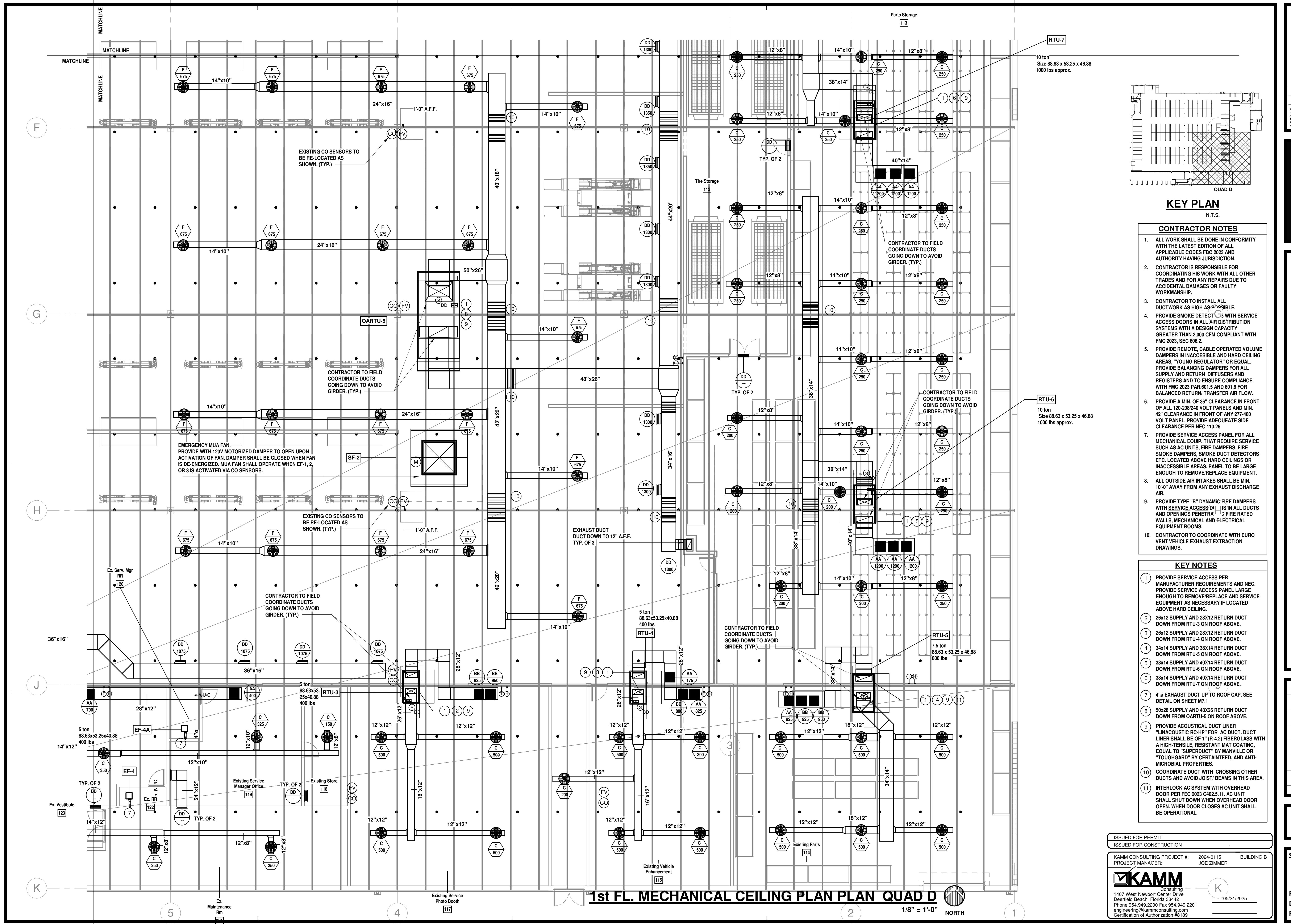
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Received 09/09/2023  
Issued 09/09/2023

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MECHANICAL  
PLAN QUAD D

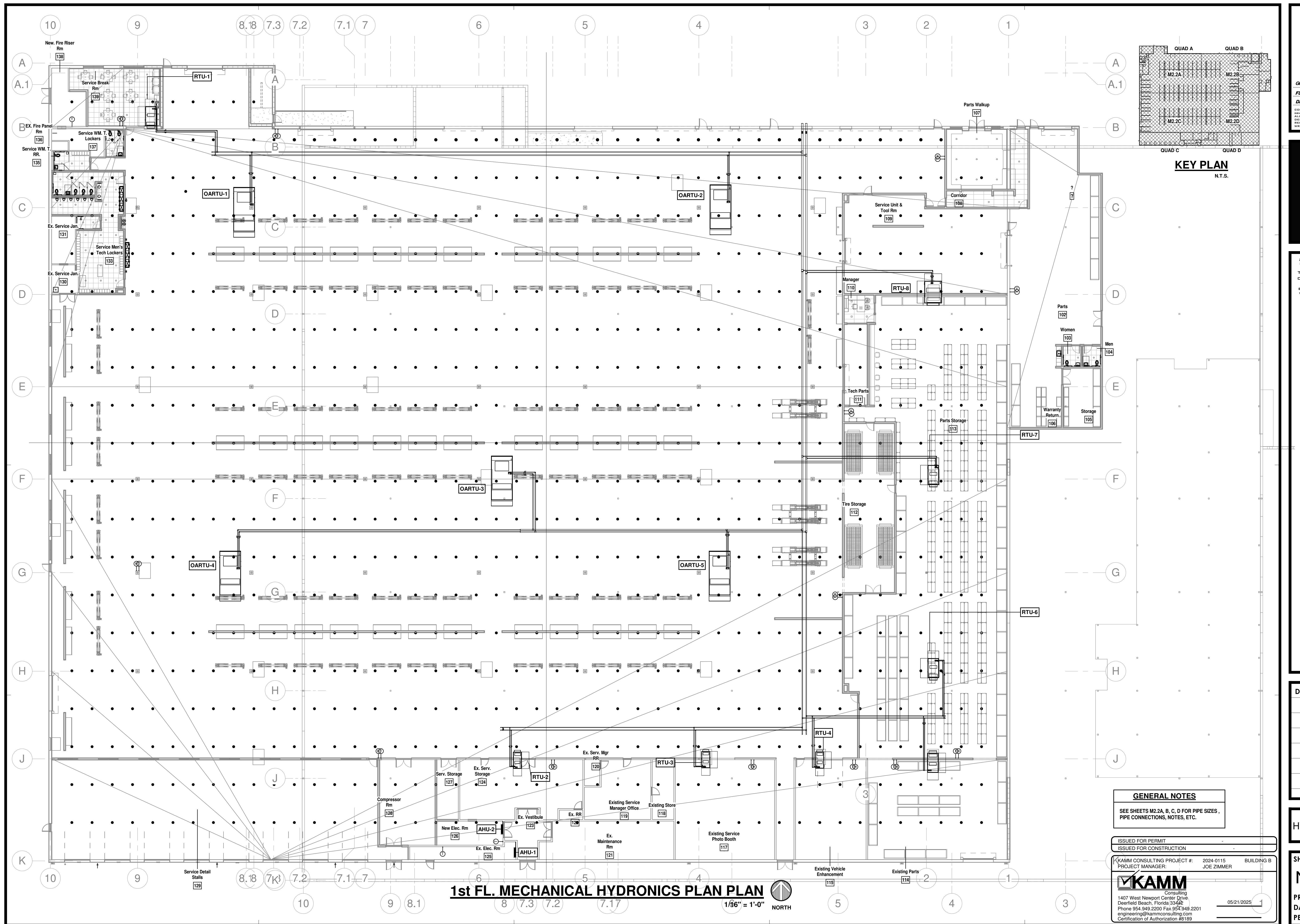
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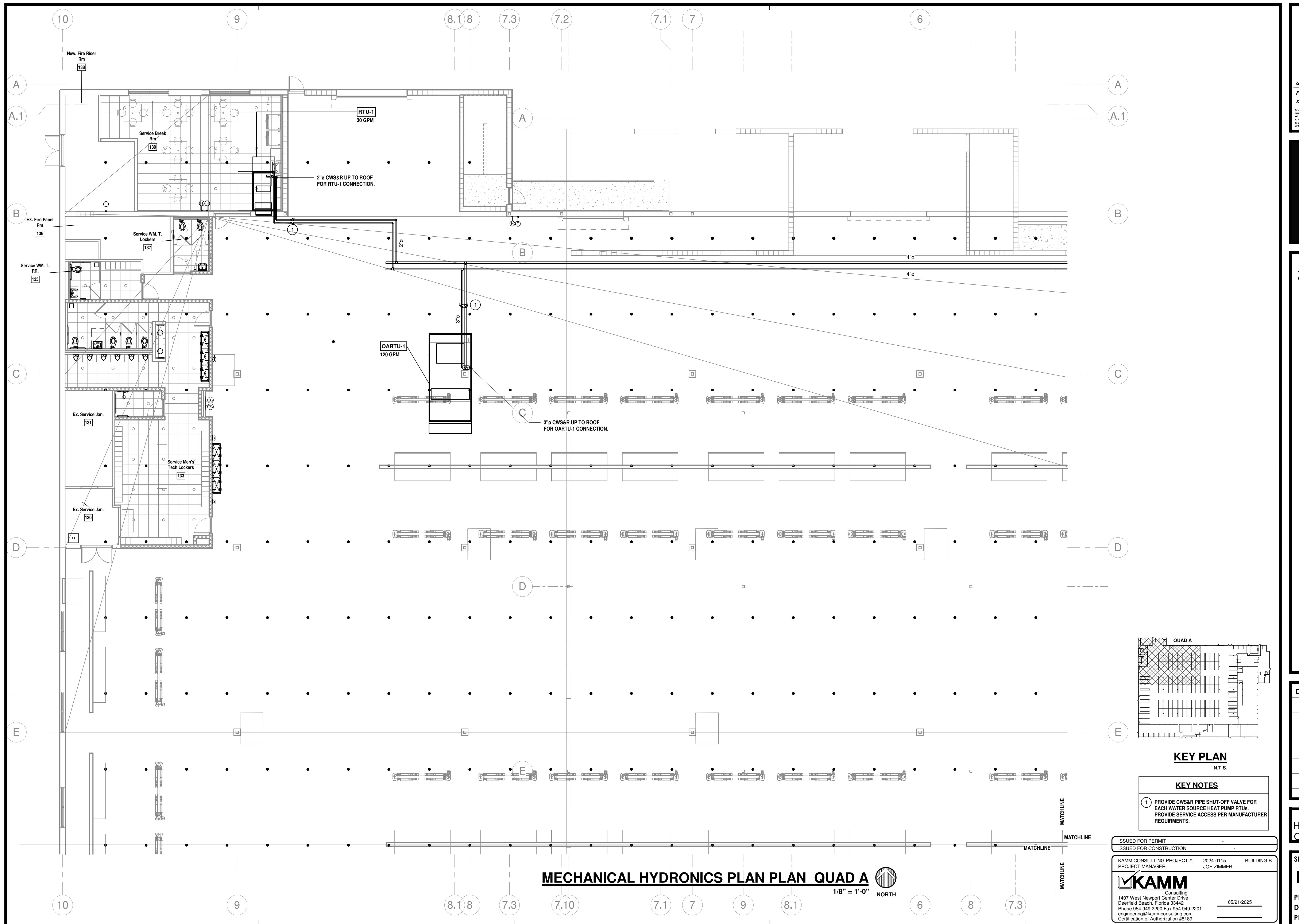
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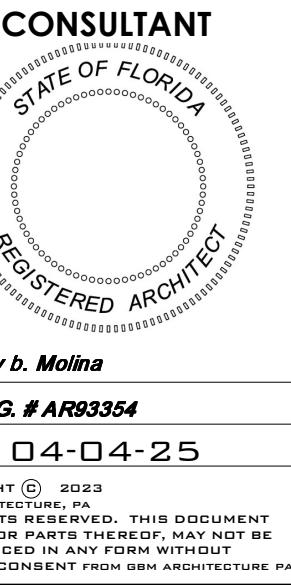
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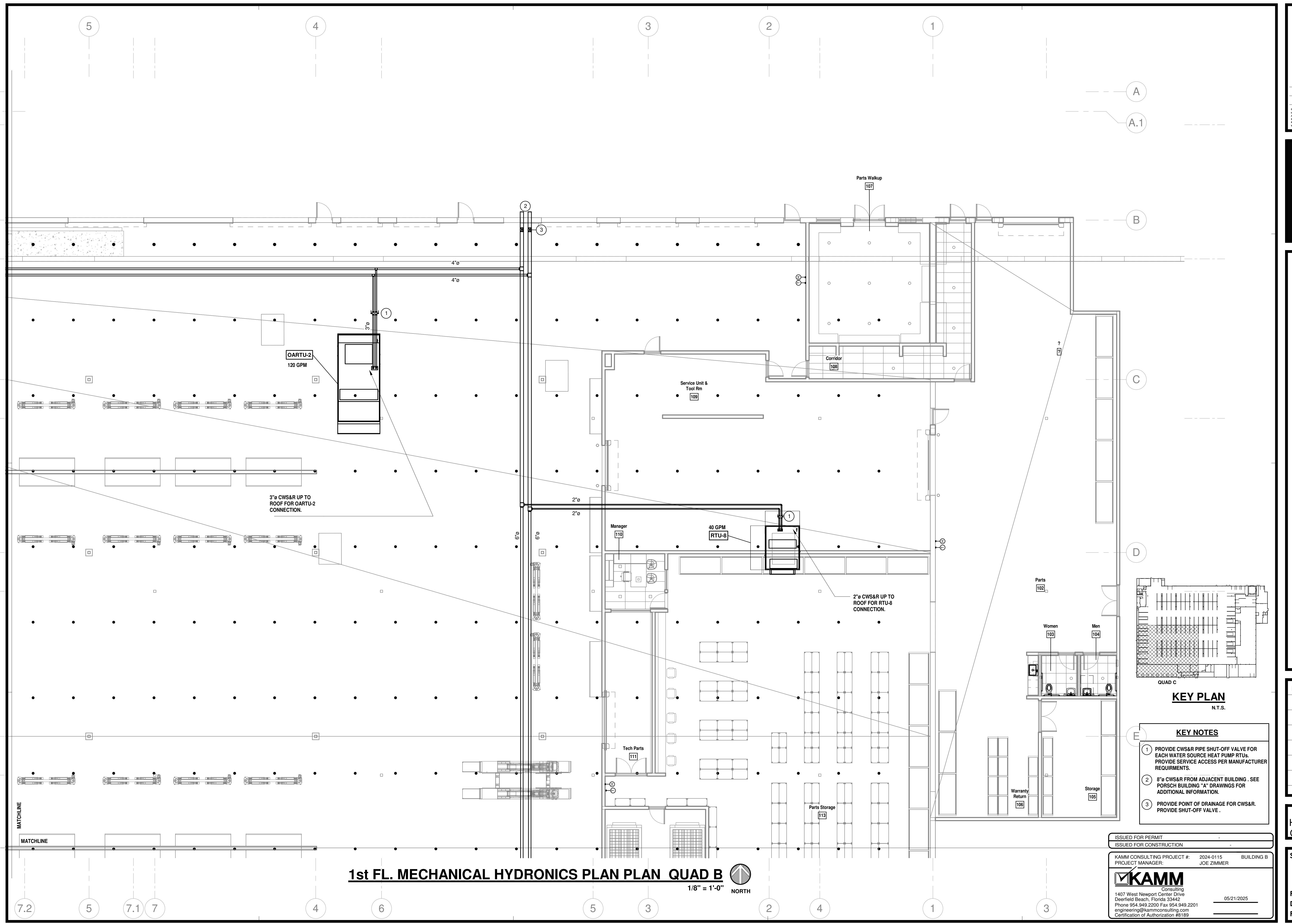
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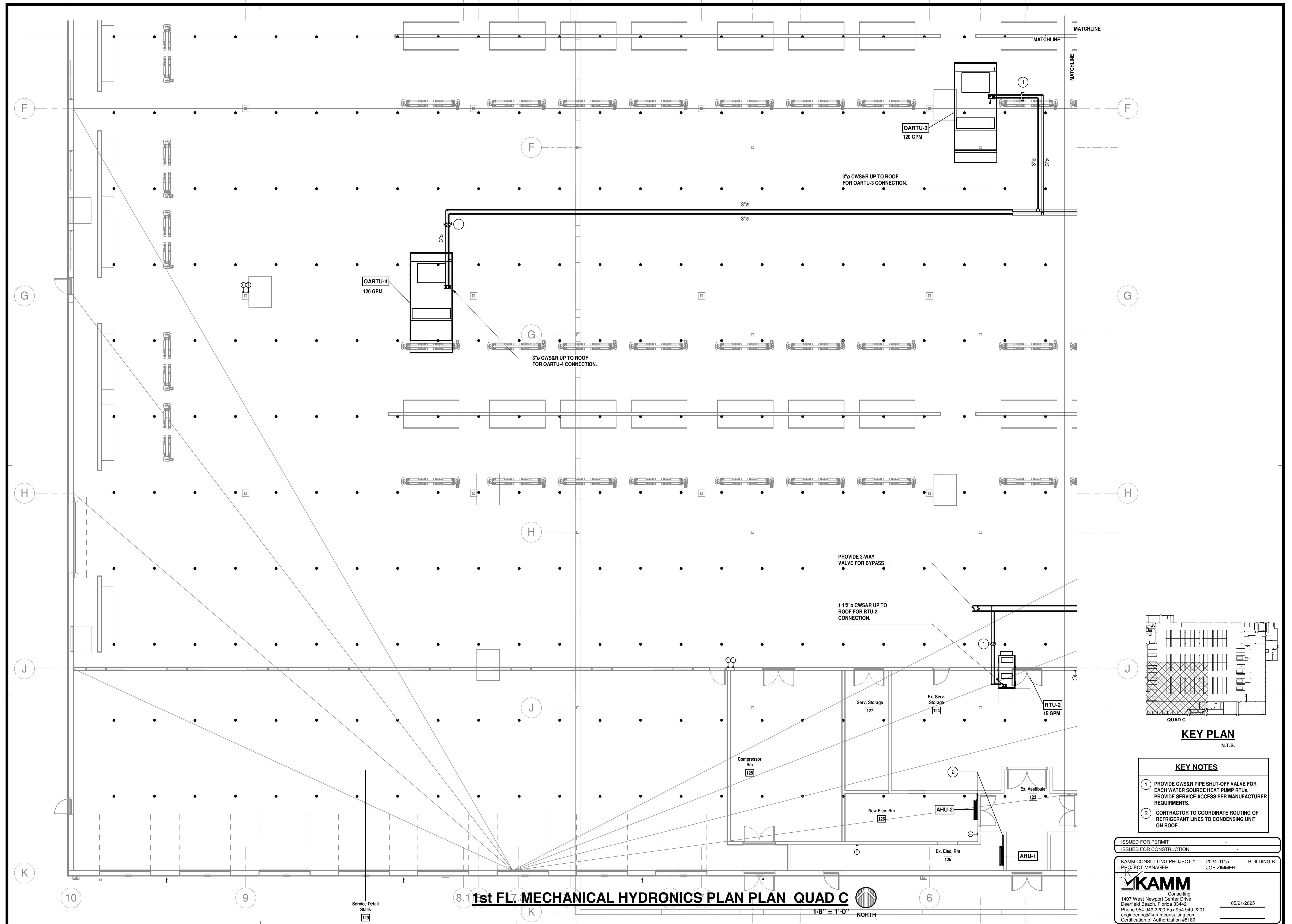
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CITY OF POMPANO BEACH

DRAWING ISSUE DATES:  
S1000 Construction Received 04/04/2025

MECHANICAL HYDRONICS PLAN  
OVERALL QUAD B

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**M 2-2 B**  
PROJECT 220802  
DATE 04-04-25  
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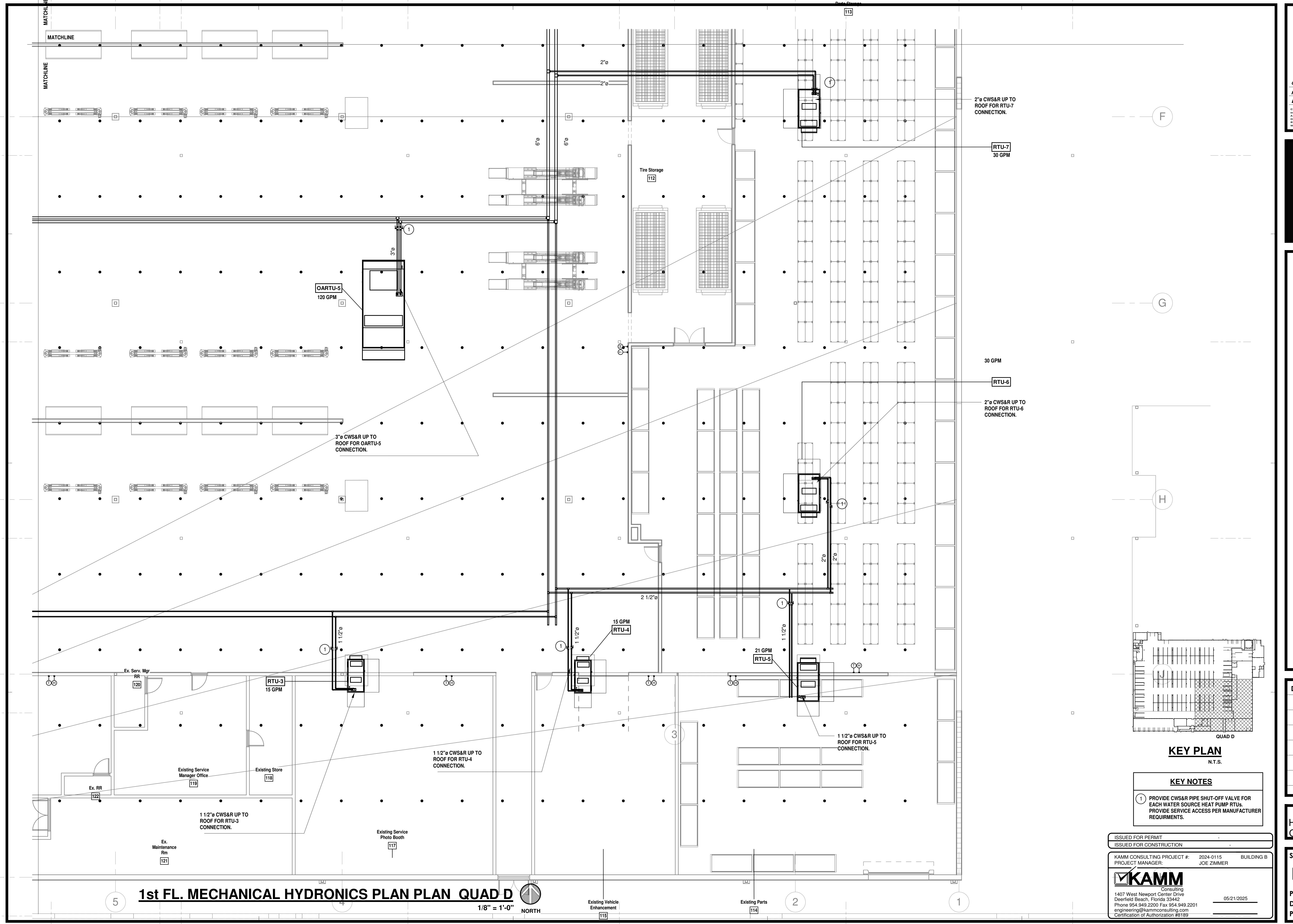
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# MECHANICAL RONICS PLAN ERALL QUAD C

**Z-2C**

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GENERATION V

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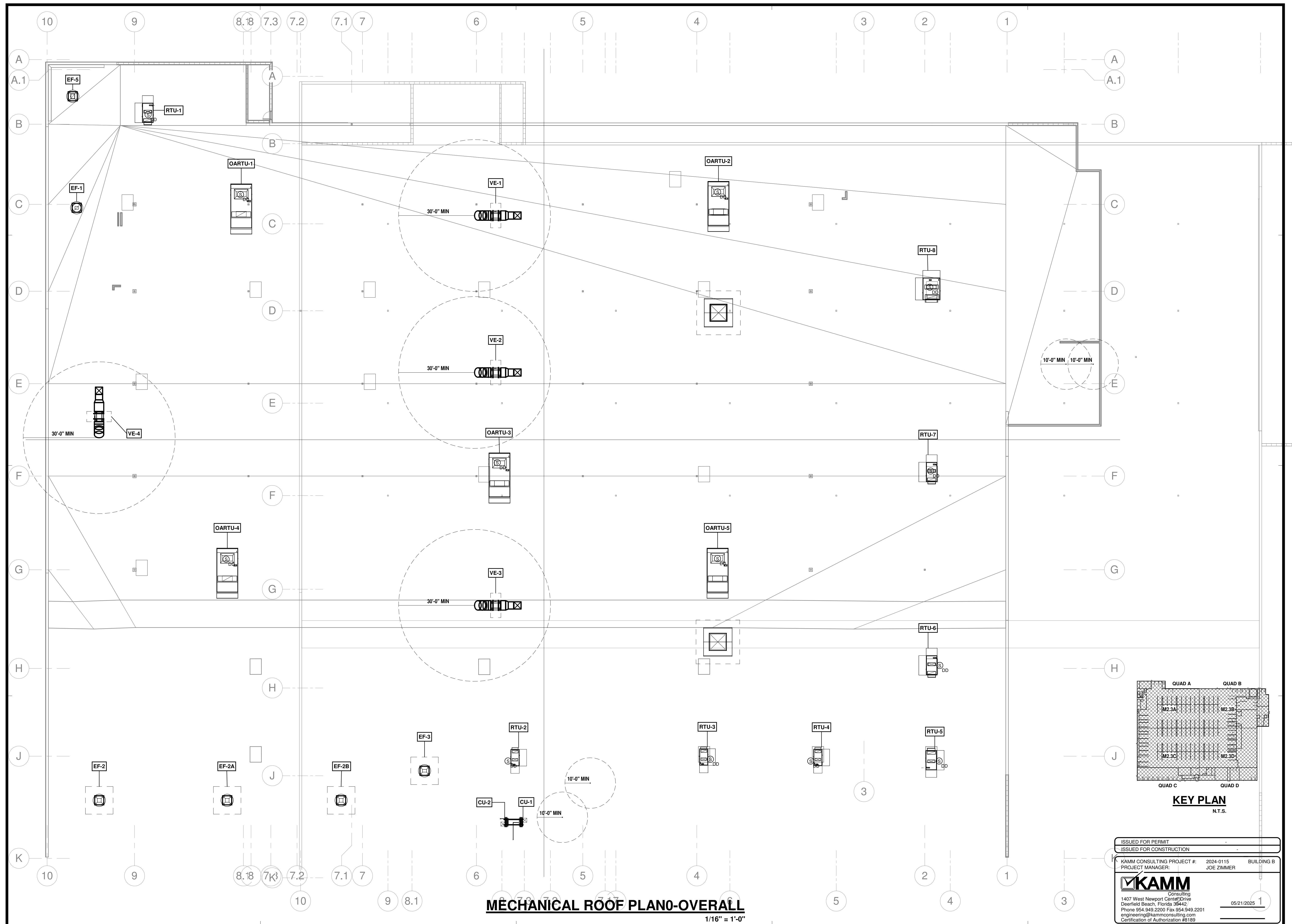
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ROOF PLAN  
OVERALL NOT  
USED

SHEET

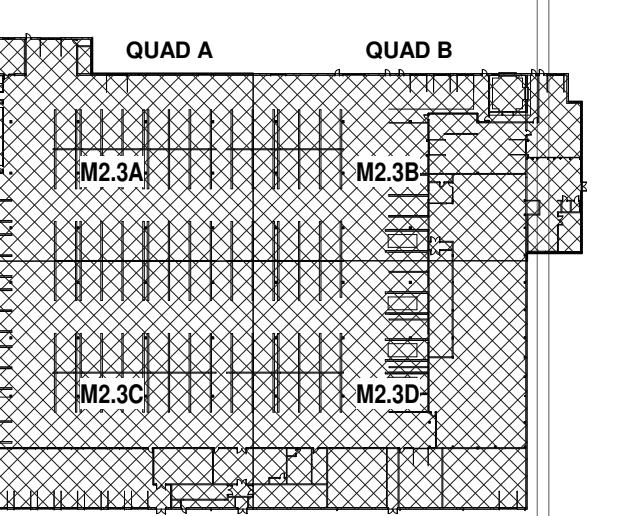
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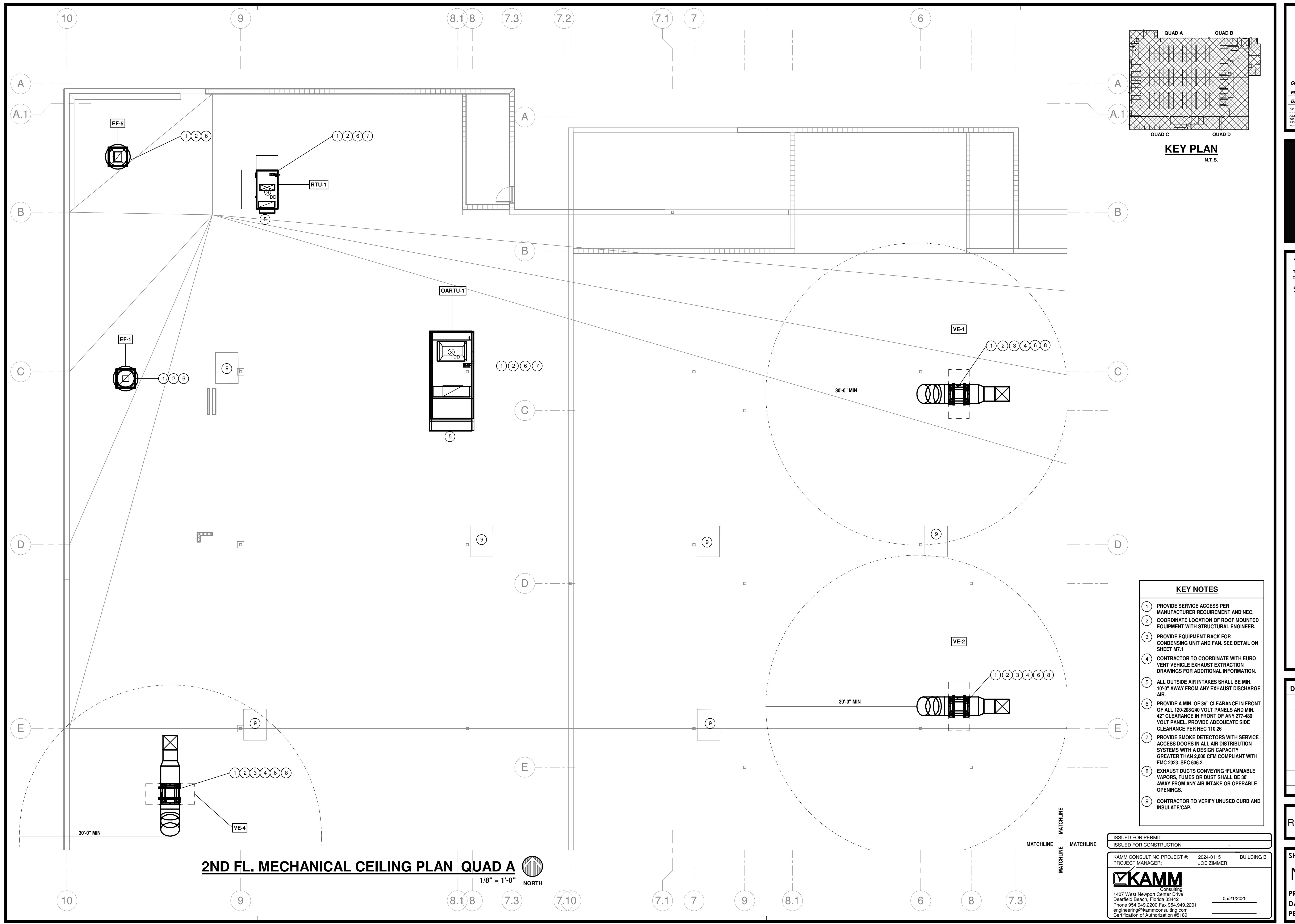
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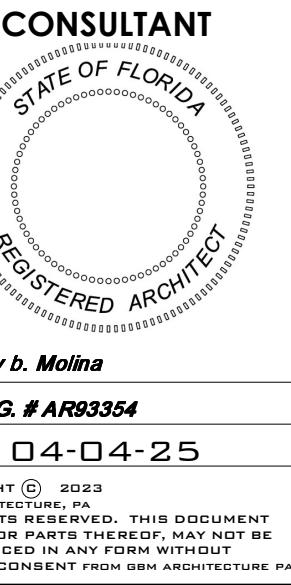
KEY PLAN

N.T.S.

ISSUED FOR PERMIT  
ISSUED FOR CONSTRUCTION  
KAMM CONSULTING PROJECT #: 2024-0115  
PROJECT MANAGER: JOE ZIMMER  
BUILDING B  
1407 West Newport Center Drive  
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engineering@kammconsulting.com  
Certification of Authorization #8189  
05/21/2025



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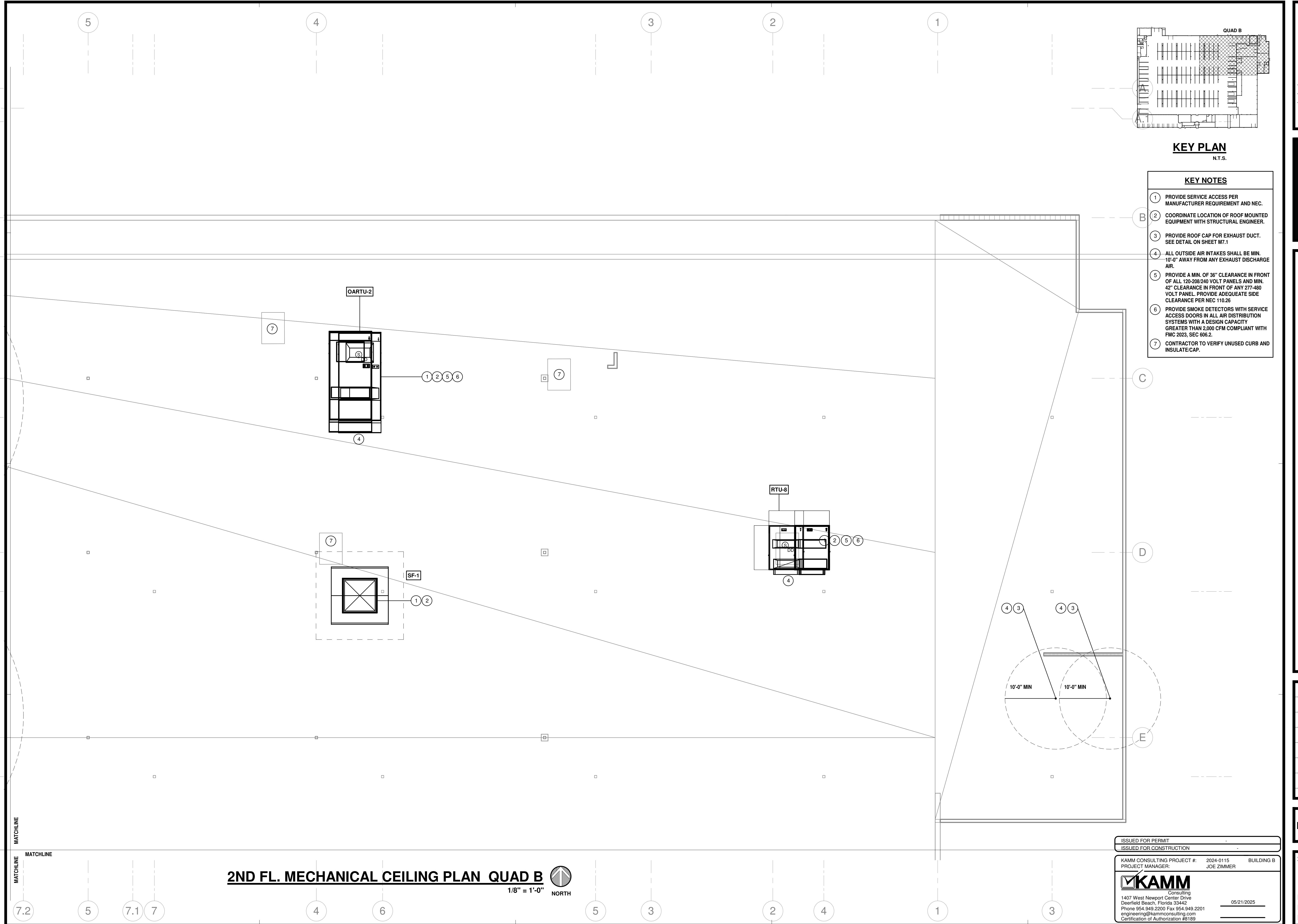
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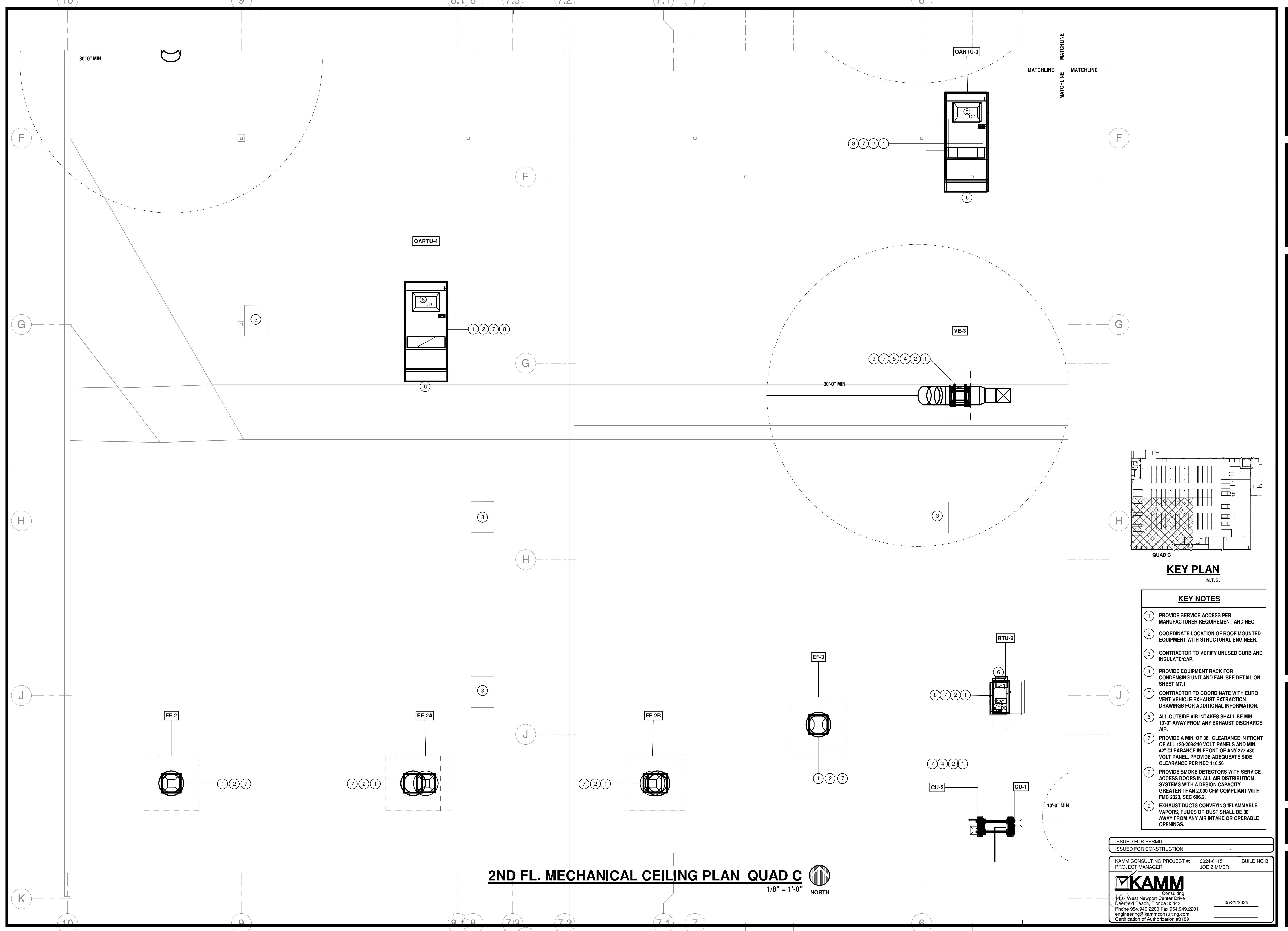
**PORSCHE CHAMPION CENTER**  
GENERATION V  
300 NW 24TH STREET  
POMPANO BEACH, FL 33064  
BROWARD COUNTY  
CITY OF POMPANO BEACH

DRAWING ISSUE DATES:
Stiles Construction Received 06/06/2023

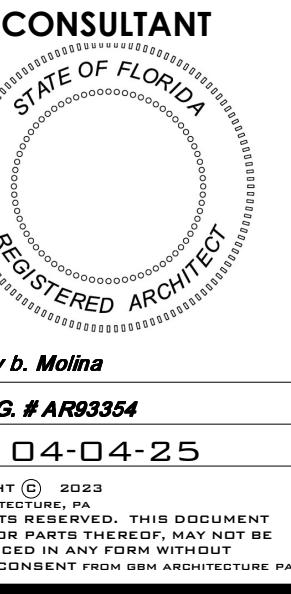
MECHANICAL  
ROOF PLAN QUAD  
B

SHEET  
**M 2 - 3 B**  
PROJECT 220802  
DATE 04-04-25  
PERMIT NO.





**Bid#4227-Stiles-Rec.6.11.25**



Gregory b. Molina

FL. REG. # AR93354

DATE: 04-04-25

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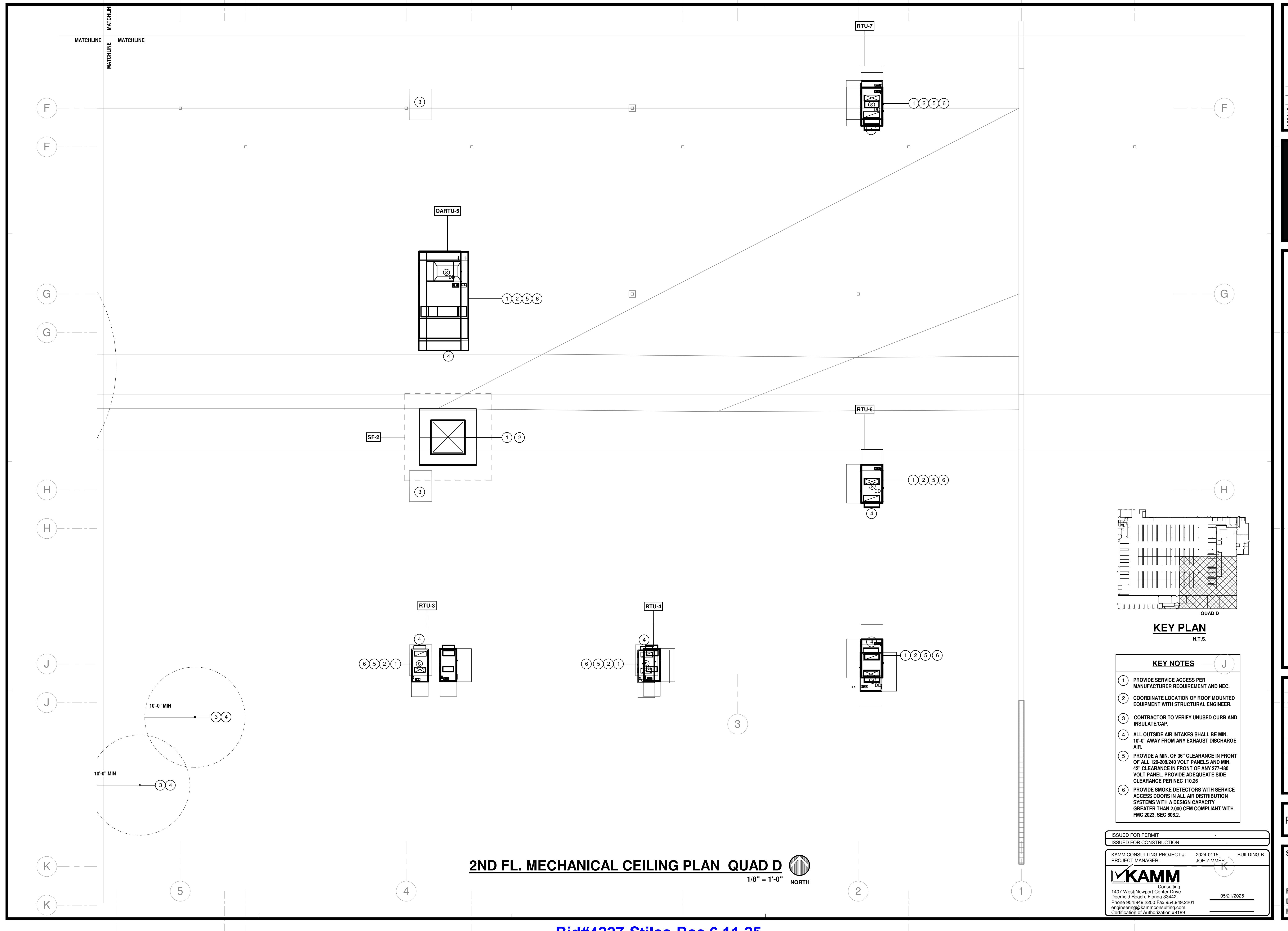
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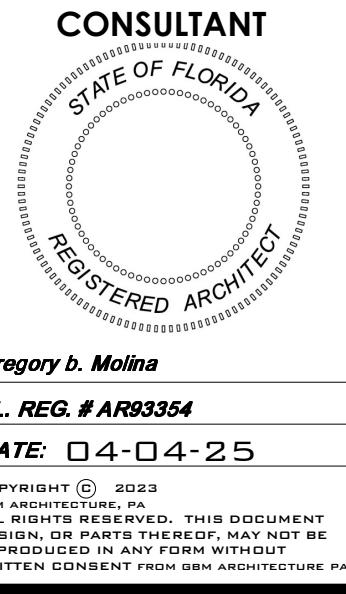
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DRAWING ISSUE DATES:  
Series Construction Reviewed 04/04/2023

MECHANICAL  
ROOF PLAN QUAD  
D

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PROJECT 220802  
DATE 04-04-25  
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CITY OF POMPANO BEACH

DRAWING ISSUE DATES:

Stiles Construction  
10/26/2019

MECHANICAL SCHEDULES

SHEET  
M6-1  
PROJECT 220802  
DATE 04-04-25  
PERMIT NO.

## WATER SOURCE HEAT PUMP SCHEDULE

UNIT TAG	MANUF. & MODEL (*)	COIL DATA					FAN DATA					COMP. DATA			WATER DATA			ELECTRICAL DATA			GEN. DATA					
		TOTAL CAP.(MBH)	SENSIBLE CAP.(MBH)	EAT DB/WB	LAT DB/WB	COIL ROWS/FPI	TOTAL CFM	O/A CFM	E.S.P.(")	FAN HP	FAN FLA	NO. COMP.	COMP. RLA	C.WATER GPM	C.WATER P.D. (FT)	C.WATER EWT/LWT	H.WATER EWT	HEATING MBH/KW	VOLTAGE	MCA/MOPC	EER/COP	TONS	TYPE	OPERATING WEIGHT(LB)	DIMENSION LxWxH(IN)	NOTES/ACCESSORIES
OARTU-1 (W/ERV)	AAON RNA-070-D-B-3-GFBDE-A01B0	813.6	423.4	83.0/72.7	53.5/53.5	6/12	13,500	13,500	12,000	1.0	20.0	27.0	2	25.6/24.0	120.0	6.0	87/103.5	62.3	136.5/40 KW	460/3	148/175	16.4/-	70	DOWN FLOW WSHP-RTU	7674	240X100X95 SEE BELOW
OARTU-2 (W/ERV)	AAON RNA-070-D-B-3-GFBDE-A01B0	813.6	423.4	83.0/72.7	53.5/53.5	6/12	13,500	13,500	12,000	1.0	20.0	27.0	2	25.6/24.0	120.0	6.0	87/103.5	62.3	136.5/40 KW	460/3	148/175	16.4/-	70	DOWN FLOW WSHP-RTU	7674	240X100X95 SEE BELOW
OARTU-3 (W/ERV)	AAON RNA-070-D-B-3-GFBDE-A01B0	813.6	423.4	83.0/72.7	53.5/53.5	6/12	13,500	13,500	12,000	1.0	20.0	27.0	2	25.6/24.0	120.0	6.0	87/103.5	62.3	136.5/40 KW	460/3	148/175	16.4/-	70	DOWN FLOW WSHP-RTU	7674	240X100X95 SEE BELOW
OARTU-4 (W/ERV)	AAON RNA-070-D-B-3-GFBDE-A01B0	813.6	423.4	83.0/72.7	53.5/53.5	6/12	13,500	13,500	12,000	1.0	20.0	27.0	2	25.6/24.0	120.0	6.0	87/103.5	62.3	136.5/40 KW	460/3	148/175	16.4/-	70	DOWN FLOW WSHP-RTU	7674	240X100X95 SEE BELOW
OARTU-5 (W/ERV)	AAON RNA-070-D-B-3-GFBDE-A01B0	813.6	423.4	83.0/72.7	53.5/53.5	6/12	13,500	13,500	12,000	1.0	20.0	27.0	2	25.6/24.0	120.0	6.0	87/103.5	62.3	136.5/40 KW	460/3	148/175	16.4/-	70	DOWN FLOW WSHP-RTU	7674	240X100X95 SEE BELOW
RTU-1	CLIMATE MASTER ST-120	110.4	78.5	75/63	56.8/53.4	-/-	4000	400	-	1.0	3.8	3.9	2	7.1/7.1	30.0	3.5	85/94.3	70.0	149.8/-	460/3	23.8/30	11.8/4.1	10	DOWN FLOW WSHP-RTU	1125	96.0X49.0X45.4 SEE BELOW
RTU-2	CLIMATE MASTER ST-060	58.8	42.7	75/63	55.2/52.7	-/-	2000	200	-	1.0	3.8	3.9	1	6.3	15.0	7.1	85/94.6	70.0	73.5/-	460/3	11.8/15	14.5/4.9	5	DOWN FLOW WSHP-RTU	835	80X43.0X39.4 SEE BELOW
RTU-3	CLIMATE MASTER ST-060	58.8	42.7	75/63	55.2/52.7	-/-	2000	125	-	1.0	3.8	3.9	1	6.3	15.0	7.1	85/94.6	70.0	73.5/-	460/3	11.8/15	14.5/4.9	5	DOWN FLOW WSHP-RTU	835	80X43.0X39.4 SEE BELOW
RTU-4	CLIMATE MASTER ST-060	58.8	42.7	75/63	55.2/52.7	-/-	2000	200	-	1.0	3.8	3.9	1	6.3	15.0	7.1	85/94.6	70.0	73.5/-	460/3	11.8/15	14.5/4.9	5	DOWN FLOW WSHP-RTU	835	80X43.0X39.4 SEE BELOW
RTU-5	CLIMATE MASTER ST-096	91.9	65.2	75/63	54.9/52.2	-/-	3000	200	-	1.0	3.2	3.3	2	6.6	21.0	10.4	85/96	70.0	116.7/-	460/3	20.2/25	12.6/4.3	7.5	DOWN FLOW WSHP-RTU	1080	96.0X49.0X45.4 SEE BELOW
RTU-6	CLIMATE MASTER ST-120	110.4	78.5	75/63	56.8/53.4	-/-	4000	400	-	1.0	3.8	3.9	2	7.1/7.1	30.0	3.5	85/94.3	70.0	149.8/-	460/3	23.8/30	11.8/4.1	10	DOWN FLOW WSHP-RTU	1125	96.0X49.0X45.4 SEE BELOW
RTU-7	CLIMATE MASTER ST-120	110.4	78.5	75/63	56.8/53.4	-/-	4000	400	-	1.0	3.8	3.9	2	7.1/7.1	30.0	3.5	85/94.3	70.0	149.8/-	460/3	23.8/30	11.8/4.1	10	DOWN FLOW WSHP-RTU	1125	96.0X49.0X45.4 SEE BELOW
RTU-8	CLIMATE MASTER ST-180	172.3	129.2	75/63	55.1/53.0	-/-	6000	500	-	1.0	3.8	3.9	2	11.9/11.9	40.0	11.1	85/95.6	70.0	209.0/-	460/3	34.6/45	14.2/5.0	15	DOWN FLOW WSHP-RTU	1870	96.0X87.0X49.0 SEE BELOW

(\*) EQUIVALENT EQUIPMENT: F.H.P., McQUAY, CARRIER, TRANE, CLIMATEMASTER

(\*) UNIT HEAT PROVIDED FROM DUCT HEATER. SEE DUCT HEATER SCHEDULE.

NOTES AND ACCESSORIES (STANDARD RANGE):

1. PROVIDE RATINGS BASED UPON "ARI STANDARDS"
2. PROVIDE UNITS WITH PROGRAMMABLE CONTROLS TO MAINTAIN REQUIRED STATIC PRESSURE TO OPERATE VAV AND MAINTAIN 55 DEGREE TEMP. LEAVING COIL.
3. PROVIDE 5 YEAR EXTENDED COMPRESSOR PARTS WARRANTY.
4. PROVIDE HOSE KITS WITH "MEMORY STOP" BALL VALVES AND FIRE RATED HOSES (SS BRAIDED).
5. PROVIDE ONE SET OF THROWAWAY FILTERS.
6. PROVIDE COPPER CONDENSATE LINES.
7. PROVIDE DRAIN PAN CONDENSTATE OVERFLOW SWITCH FOR CEILING MOUNTED UNITS, HIGH & LOW PRESSURE SWITCHES, FREEZESTAT AND TXV VALVE. STARTER, DISCONNECT SWITCH AND WIRING BY DIV. 16.
8. PROVIDE AUTOMATIC RESTART, PER MANUFACTURER RECOMMENDATIONS. CONTROL SEQUENCE SHALL INCLUDE AUTO-RESET AFTER LOSS OF FLOW/HIGH CONDENSER PRESSURE. THIS SEQUENCE SHALL AUTOMATICALLY RESET UP TO THREE TIMES AFTER ANTI-RECYCLE DELAY. ON THE FOURTH INSTANCE OF SAFETY TRIP THE UNIT SHALL REMAIN OFF UNTIL MANUALLY RESET AT DISCONNECT ALLOWING REVIEW OF SOURCE OF PROBLEM.

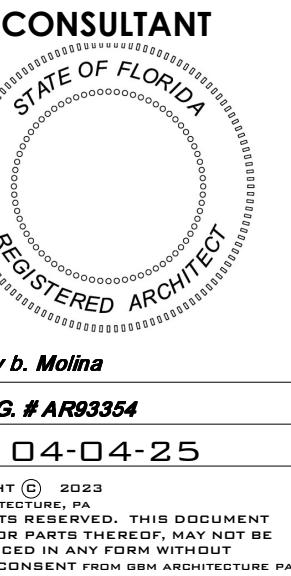
9. PROVIDE SINGLE POINT POWER ENTRY.
10. PROVIDE TWO SETS OF PLEATED MEDIA 30MM FILTERS.
11. MOTOR STARTERS, FUSED DISCONNECTS AND ALL EQUIPMENT POWER WIRING PROVIDED BY ELEC. CONTRACTOR MECHANICAL AND ELECTRICAL CONTRACTORS TO COORDINATE PRIOR TO ANY WORK AND PURCHASING
12. PROVIDE 3" AUXILIARY DRAIN PAN WITH AUTOMATIC SHUT OFF FLOAT SWITCH OR SENSOR SWITCH IN UNIT'S DRAIN PAN SECONDARY CONNECTION, EQUAL TO "WATER GARD"
13. PROVIDE 2 STAGE THERMOSTATS FOR ALL 2 STAGE AC SYSTEM.
14. PROVIDE AC SYSTEM WITH R410 REFRIGERANT. COORDINATE WITH MANUFACTURER FOR ADDITIONAL INFORMATION. PROVIDE WITH REFRIGERANT LEAK DETECTION SENSORS AS REQUIRED.
15. PROVIDE MODULATING HOT-GAS REHEAT FOR OARTU-1,2,3,4,5
16. PROVIDE MODULATING HOT-GAS REHEAT FOR RTU-1,2,3,4,5,6,7,8
17. PROVIDE 3 WAY VALVE FOR BYPASS LOOP.

COORDINATION NOTE:

MECHANICAL CONTRACTOR SHALL COORDINATE ALL ELECTRICAL REQUIREMENTS AND ACCESSORIES WITH ELECTRICAL CONTRACTOR PRIOR TO PURCHASING AND INSTALLATION AND SHALL BRING ANY DISCREPANCIES TO THE ATTENTION OF ENGINEER

## AIR DISTRIBUTION SCHEDULE

TAG CFD AIR DISTRIBUTION SCHEDULE													SUPPLY										
TAG	MANUF. & MODEL	FACE SIZE	NECK SIZE	MATERIAL	FRAME	FINISH	DAMPER	THROW	NC	CFM RANGE	NOTES	SUPPLY											
												OFF	WHITE	NOTE #3	OFF	WHITE	NOTE #7, 8	4-WAY	MAX. 30	SEE SCH.	SEE BELOW		
A	PRICE ASPD	24X24	22X22	ALUM.	NOTE #3	OFF WHITE	NOTE# 7, 8	4-WAY	MAX. 30	SEE SCH.	SEE BELOW												
B	PRICE ASPD	14X14																					



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300 NW 24TH STREET  
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BROWARD COUNTY

DRAWING ISSUE DATES:  
Satisfied Construction Received 06/09/2023

MECHANICAL SCHEDULES

SHEET  
M6-2  
PROJECT 220802  
DATE 04-04-25  
PERMIT NO.

### AIR BALANCE SCHEDULE-SERVICE BLDG

UNIT TAG	SUPPLY AIR (CFM)	RETURN (CFM)	OUTSIDE AIR (CFM)	EXHAUST AIR (CFM)
RTU-1	4000	3600	400	-
RTU-2	2000	1800	200	-
RTU-3	2000	1875	125	-
RTU-4	2000	1800	200	-
RTU-5	3000	2800	200	-
RTU-6	4000	3600	400	-
RTU-7	4000	3600	400	-
RTU-8	6000	5500	500	-
OARTU-1	-	-	13500	12000
OARTU-2	-	-	13500	12000
OARTU-3	-	-	13500	12000
OARTU-4	-	-	13500	12000
OARTU-5	-	-	13500	12000
EF-1	-	-	-	1350
EF-4	-	-	-	50
EF-4A	-	-	-	50
EF-4B	-	-	-	50
EF-4C	-	-	-	50
TOTAL	27000.0	24575.0	69925.0	61550.0

NOTES:  
1. BLDG SPACE IS 69925-61550= 8375 CFM POSITIVE WHEN A/C UNITS AND EXHAUST FANS ARE OPERATING

### OUTSIDE AIR CALCULATIONS (BASED ON FLORIDA BUILDING CODE; MECHANICAL)

AREA SERVED/ AC UNIT	NET OCCUPYABLE AREA SQ.FT.	VENTILATION RATE O/A CFM/SQ.FT.	ACTUAL OCCUP. NO. OF PEOPLE	VENTILATION RATE O/A CFM/PERSON	COMBINED TOTAL CFM O/A REQ'D	COMBINED TOTAL CFM O/A PROV'D	NOTES
RTU-1 (BREAK RM & RR)	2503	0.06	38	5	150+190=340	400	1,2
RTU-2 (SER. MNGR & RR)	3056	0.06	2	5	183+10=193	200	1,2
RTU-3 (PHOTO BOOTH)	1554	0.06	2	5	93+10=103	125	1,2
RTU-4 (VEHICLE ENH.)	1134	0.06	2	5	68+10=78	200	1,2
RTU-5 (EX. PARTS)	2189	0.06	5	5	131+25=151	200	1,2
RTU-6 (PARTS STORAGE)	5839	0.06	4	5	350+20=370	400	1,2
RTU-7 (PARTS STORAGE)	5839	0.06	4	5	350+20=370	400	1,2
RTU-8 (PARTS REC.)	7044	0.06	10	5	422+50=472	500	1,2
OARTU-1 Thru 5 (SERVICE BAY)	77456	0.75	-	-	5892+0=5892	67500	1,2
TOTAL	106614.0		67.0		1707	69925.0	

NOTES:

1. CALCULATIONS ARE BASED ON ESTIMATED MAX. OCCUPANCY RATES PER ARCHITECTURAL PLANS AND FBC-2023;
2. FOR OFFICE AND OTHER SIMILAR AREAS CALCULATIONS ARE BASED ON CONTINUOUS OCCUPANCY.

### EXHAUST AIR CALCULATIONS

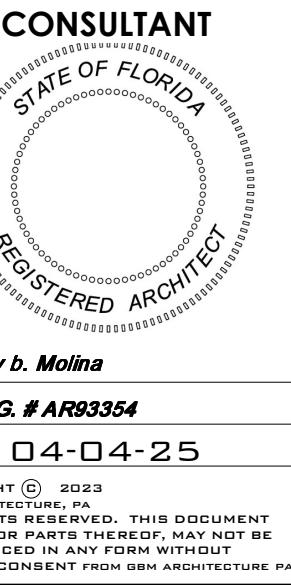
SPACE SERVED OR UNIT TAG	SPACE AREA (SQ.FT.)	SPACE HEIGHT (FT)	SPACE VOLUME (CU.FT.)	VENTILATION REQ'D AC/HR OR CFM	TOTAL CFM REQUIRED	TOTAL CFM PROVIDED	EXHAUST FAN
137 SERVICE WM. T. LOCKERS	71	-	-	50 CFM/W.C.	100	100	EF-1
135 SERVICE WM. T. RR	104	-	-	50 CFM/W.C.	50	50	EF-1
136 SERVICE MEN T. RR	489	-	-	50 CFM/W.C.	500	500	EF-1
133 SERVICE MEN T. LKR	451	-	-	0.5 CFM/S.F.	225	450	EF-1
130 EX. JAN SERVICE	113	-	-	0.5 CFM/S.F.	56	100	EF-1
131 EX. JAN SERVICE	177	-	-	0.5 CFM/S.F.	89	150	EF-1
129 SERVICE DETAILING	5147	-	-	1.0 CFM/S.F.	5147	5400	EF-2A2B
128 COMPRESSOR RM	743	-	-	1.5 CFM/S.F.	1114	1200	EF-3
122 EX. RR	38	-	-	50 CFM/W.C.	50	50	EF-4
120 SER. MNGR EX. RR	56	-	-	50 CFM/W.C.	50	50	EF-4A
103 WMNS RR	56	-	-	50 CFM/W.C.	50	50	EF-4B
104 MENS RR	56	-	-	50 CFM/W.C.	50	50	EF-4C
100 SERVICE BAYS	77456	-	-	(*) 0.75 CFM/S.F.	58092	60000	OARTU-1-5
TOTAL	84957.0				65573.0	68150.0	

(\*) EXHAUST FOR ENCLOSED PARKING GARAGES OPERATE AT FULL-ON AIRFLOW RATE OF 0.75 CFM/SQ.FT. PER FLORIDA BUILDING CODE 2023 404.1.

NOTES:

1. CALCULATIONS ARE BASED ON LOCAL CODE REQUIREMENTS, FLORIDA BUILDING CODE 2023 (TABLE 403.3) AND ASHRAE 62-16.
2. PARKING GARAGE IS CLOSED TYPE. REFER TO ARCHITECTURAL FOR CALCULATIONS.

ISSUED FOR PERMIT	-
ISSUED FOR CONSTRUCTION	-
KAMM CONSULTING PROJECT #: 2024-0115 BUILDING B PROJECT MANAGER: JOE ZIMMER	
<b>KAMM</b> Consulting 1407 West Newport Center Drive Deerfield Beach, Florida 33442 Phone 954.949.2200 Fax 954.949.2201 engineering@kammconsulting.com Certification of Authorization #1819	
5/21/2025	-



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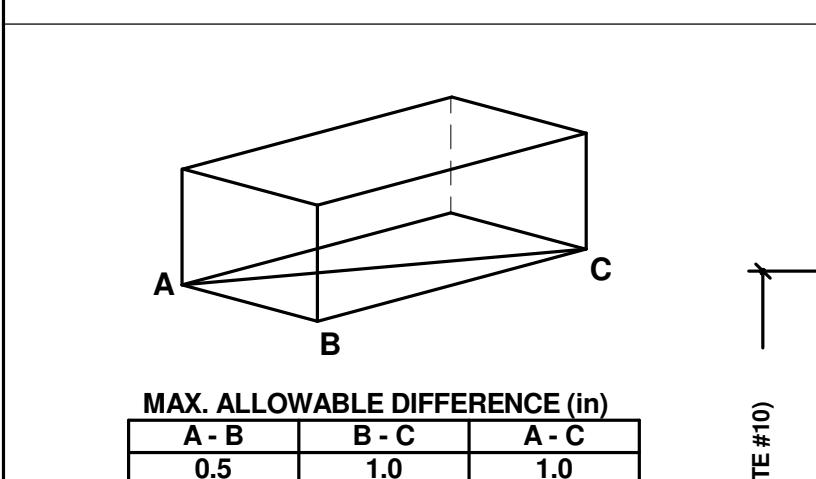
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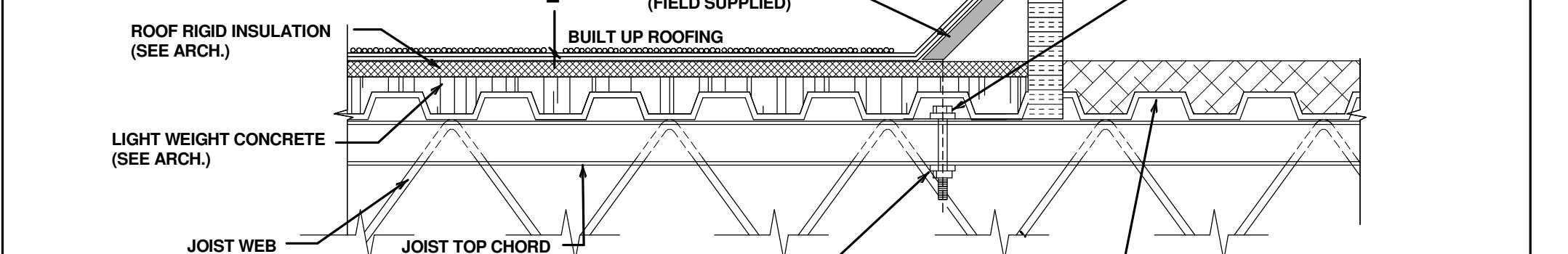
MECHANICAL DETAILS

SHEET  
M 7 - 1  
PROJECT 220802  
DATE 04-04-25  
PERMIT NO.

**SPECIAL NOTE:**  
DETAIL SHOWN FOR REFERENCE ONLY. CODE COMPLIANCE FOR ALL ROOF UNITS SHALL BE DETERMINED AND VERIFIED BY A LICENSED STRUCTURAL ENGINEER PER FBC 2023, SEC. 1620. SUCH CALCULATIONS SHALL BE PROVIDED BY THE EQUIPMENT MANUFACTURER OR BY THE GENERAL/MECHANICAL CONTRACTOR ON BEHALF OF CLIENT.



#### ROOFTOP UNIT LEVELING TOLERANCES



#### ROOFTOP UNIT INSTALLATION NOTES:

1. ROOFTOP UNIT INSTALLATION NOTES DUCT TRANSITION FROM RTU TO DUCT SIZE SHOWN ON MECH. FLOOR PLAN SHALL BE MADE BETWEEN RTU & TOP OF ROOF WITHIN CURB.
2. SIZE OF OPENING IN ROOF DECK TO BE AS SMALL AS POSSIBLE, 6" MAX. LARGER THAN DUCT SIZE SHOWN. COORDINATE W/STRUCTURAL PLANS.
3. INSTALL PER MANUFACTURER'S RECOMMENDATION AND INSTALLATION MANUAL.
4. ALL WIRING BY ELECTRICAL CONTRACTOR.
5. SHIM CURB AS REQUIRED TO PROVIDE HORIZONTAL INSTALLATION OF UNIT WITHIN PRESCRIBED TOLERANCES.
6. DETERMINE APPROPRIATE LOCATION OF ROOF CURB WITH STRUCTURE PRIOR TO INSTALLATION.
7. ROOF CURB BY AIR CONDITIONER MANUFACTURER. PROVIDE ADDITIONAL BRACING AND SUPPORT, AS REQUIRED FOR ROOF CURB INSTALLATION TO WITHSTAND WIND LOAD PER LOCAL CODES.
8. CURB TO BE HEAVY GAUGE GALVANIZED STEEL CONSTRUCTION AS RECOMMENDED BY MANUFACTURER, ALL FASTENERS SHALL BE CORROSION PROTECTED IF EXPOSED TO OUTDOORS.
9. PROVIDE NUMBER AND SIZE OF FASTENERS/ATTACHMENTS AS RECOMMENDED BY STRUCTURAL ENGINEER.
10. CLEARANCE OF UNIT TO ABOVE FINISHED ROOF SHALL COMPLY WITH LOCAL CODE REQUIREMENTS: PAR. 1510.10 FOR FLORIDA BUILDING CODE, 2023 ED.

#### HVAC EQUIPMENT ROOF CURB DETAIL

NOT TO SCALE

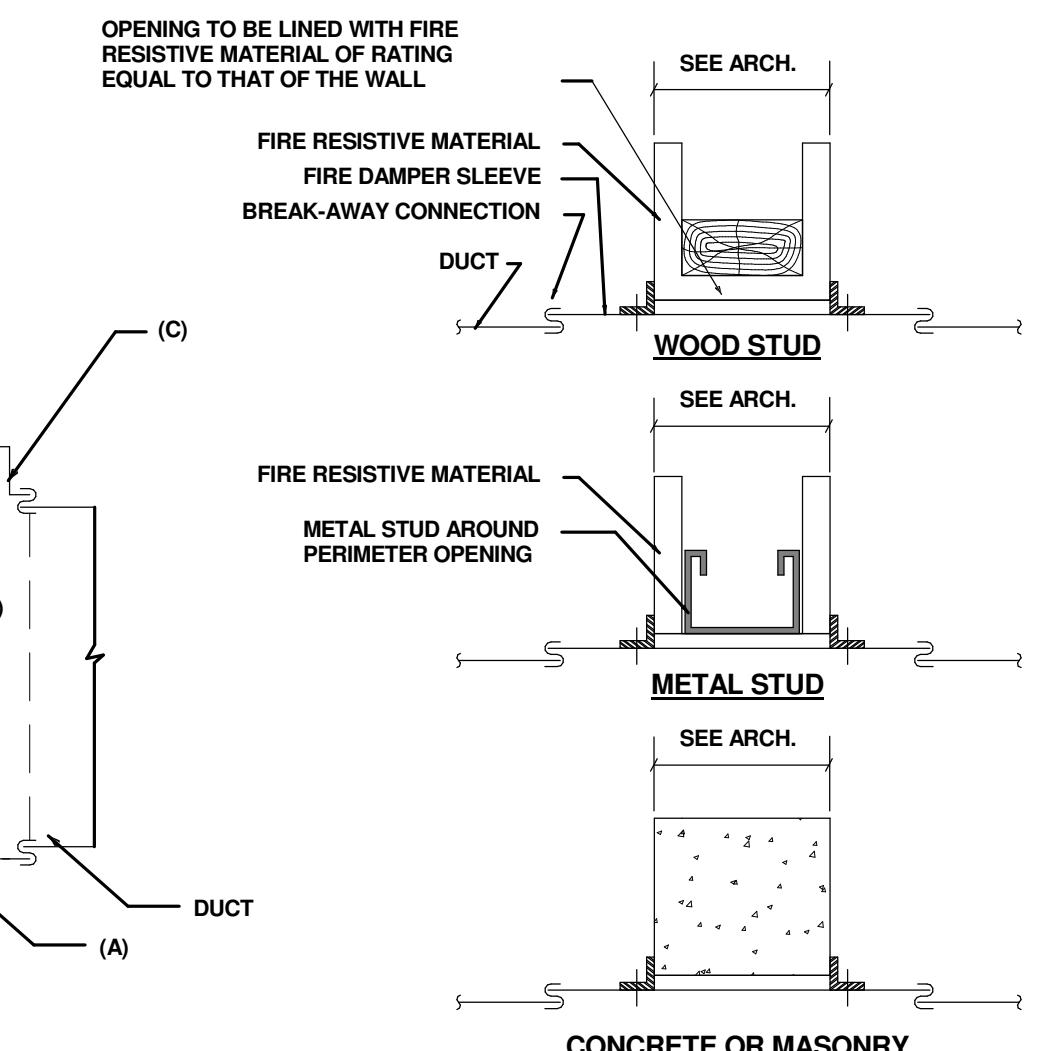
#### ROOFTOP EQUIP. CLEARANCE TABLE

FLORIDA BUILDING CODE 2023, TABLE 1510.10

WIDTH OF MECHANICAL UNIT (INCHES)	MIN. CLEARANCE ABOVE ROOF SURFACE (INCHES)
< 24	14
24 < 36	18
36 < 48	24
48 < 60	30
≥ 60	48

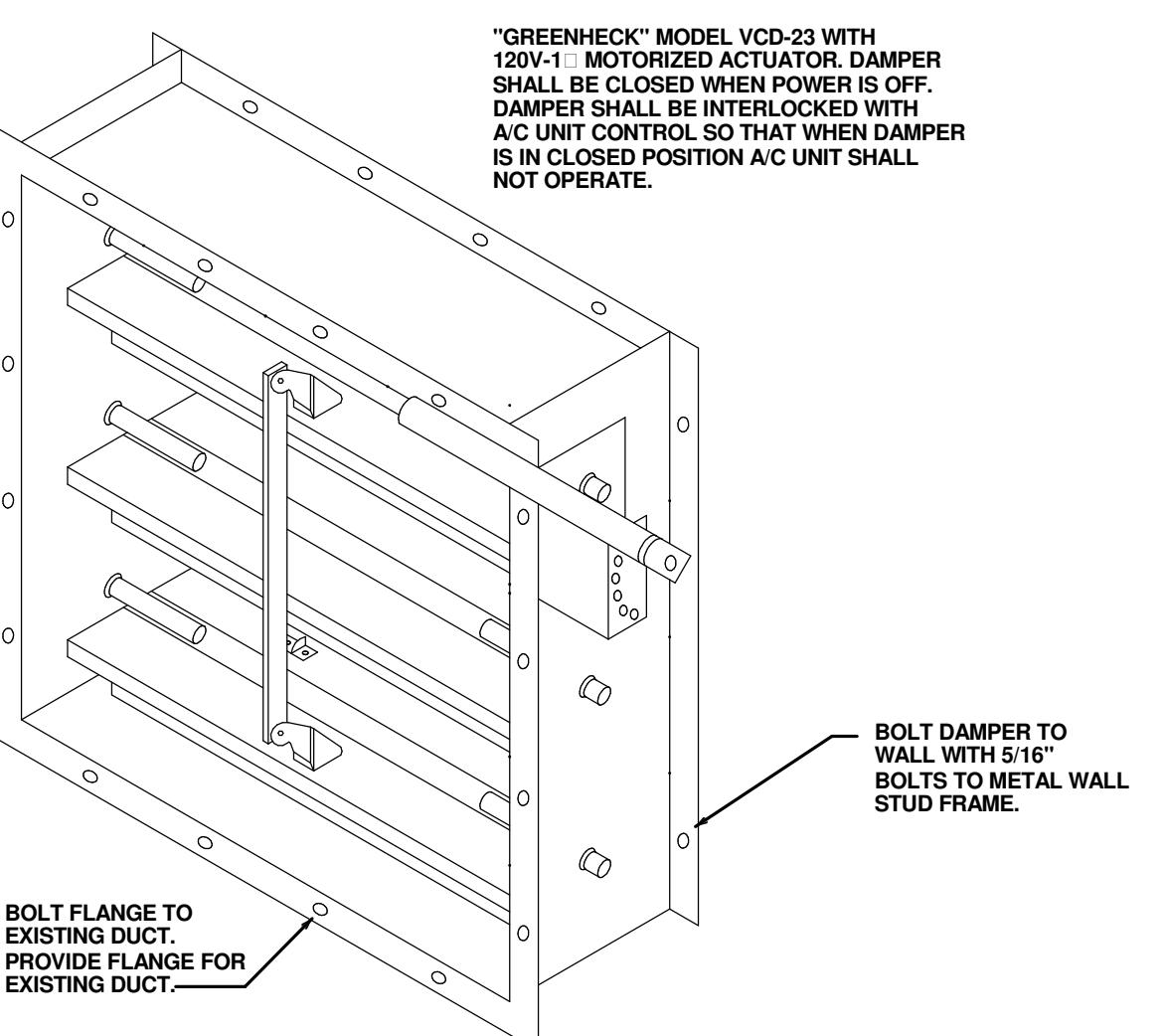
**CONTRACTOR NOTE:**  
CONTRACTOR SHALL HAVE ON SITE AT THE TIME OF INSPECTION AN APPROVED SUBMISSION BY THE E.O.R. OF THE INSTALLED DAMPER WITH INFORMATION OF MAKE, MODEL AND INSTALLATION INSTRUCTIONS BY MANUFACTURER FOR REVIEW AT INSPECTOR'S REQUEST.

MANUFACTURER: GREENHECK  
MODEL: DFD-110  
RATING: 1 1/2 HR



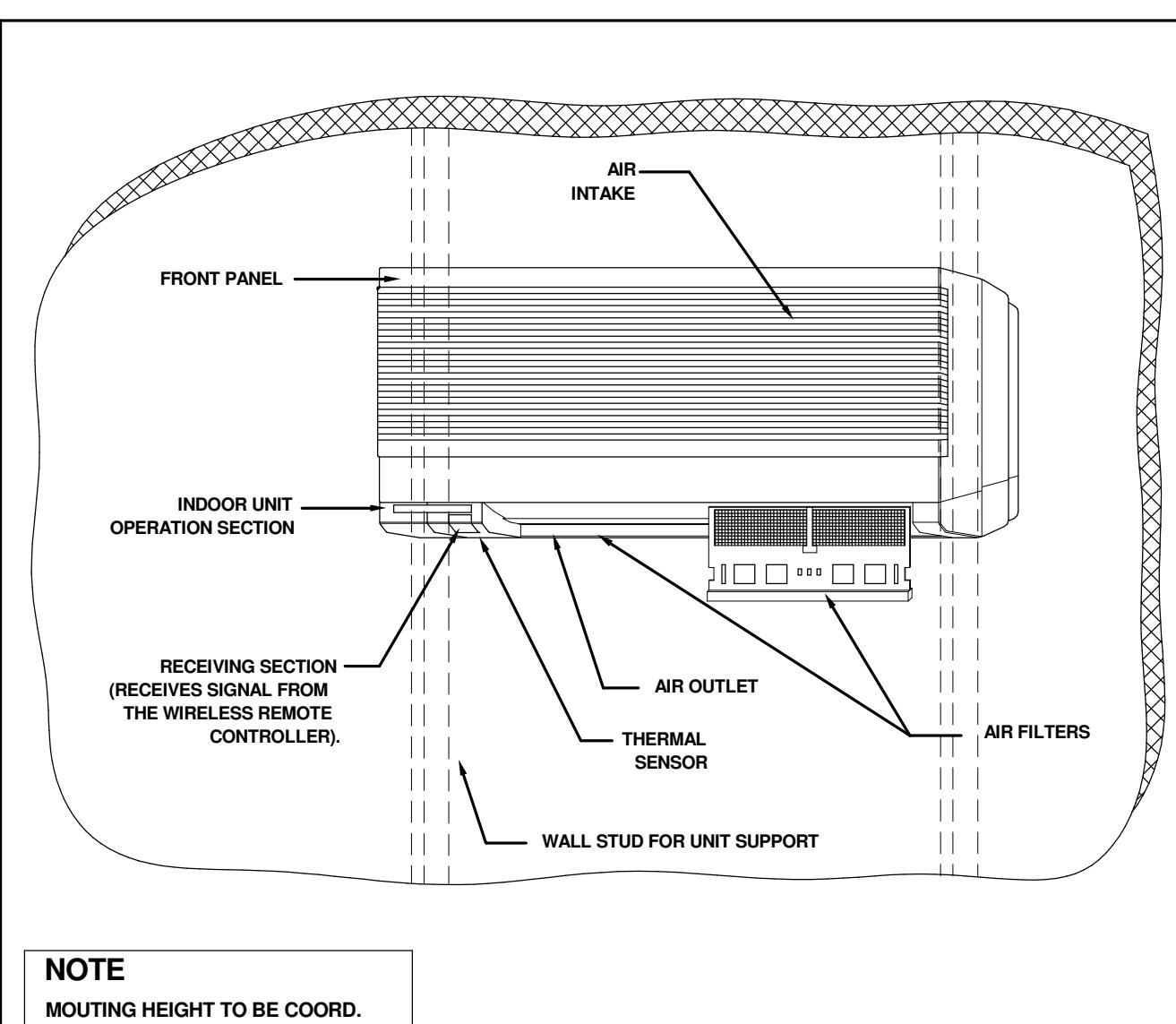
#### STYLE "B" DYNAMIC FIRE DAMPER DETAIL

NOT TO SCALE



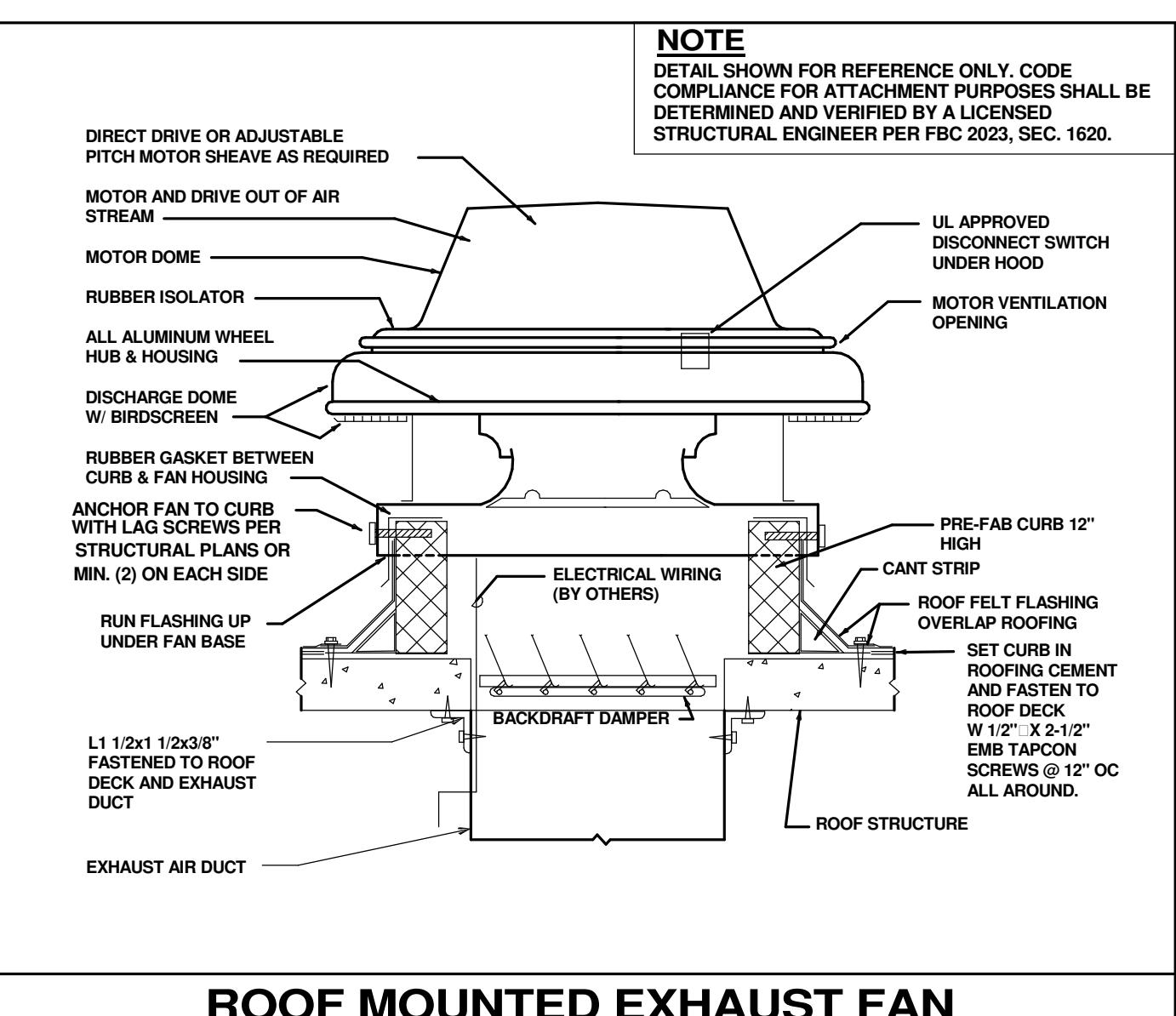
#### MOTORIZED DAMPER DETAIL

NOT TO SCALE



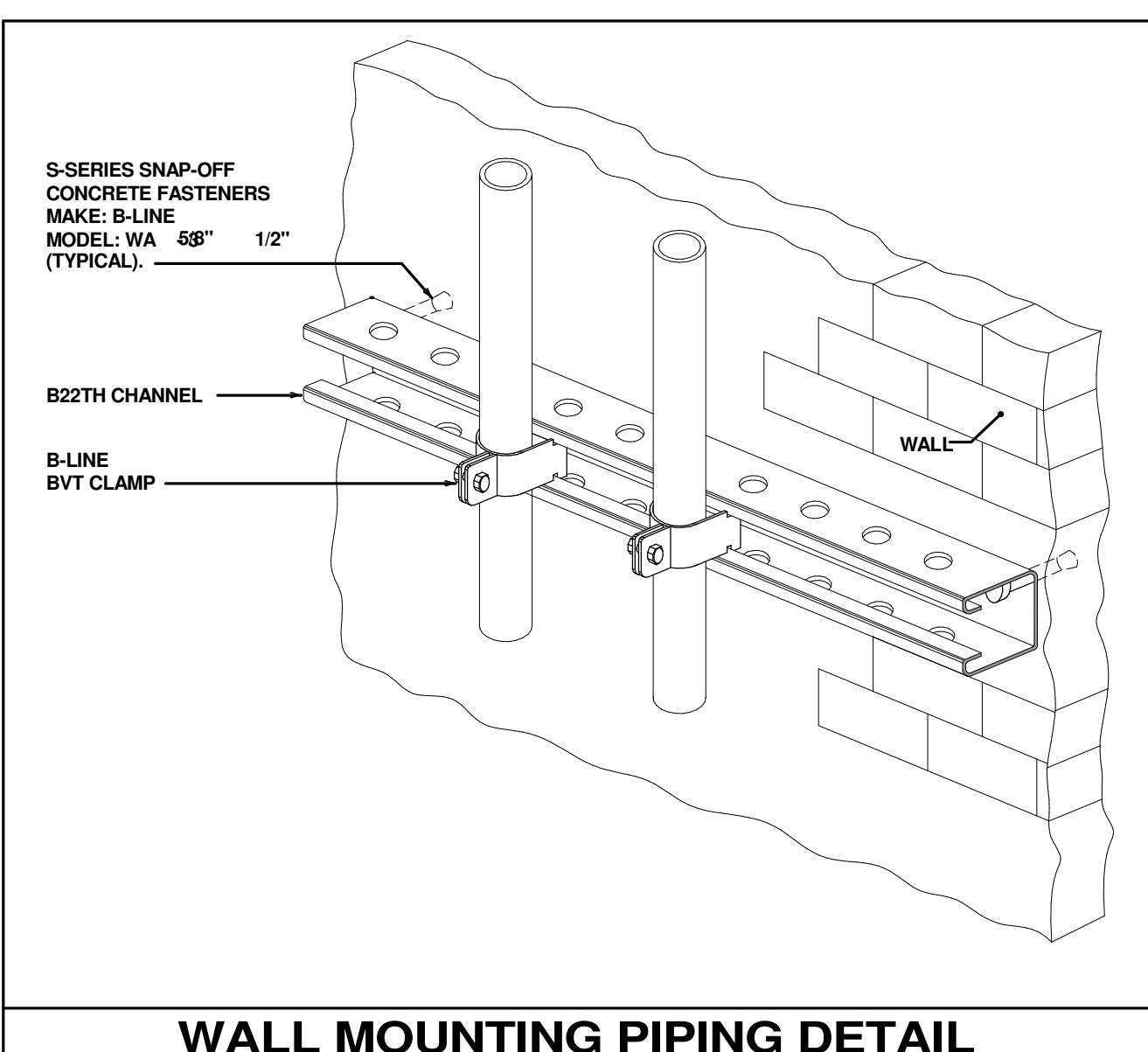
#### WALL MOUNTED AHU DETAIL

NOT TO SCALE



#### ROOF MOUNTED EXHAUST FAN

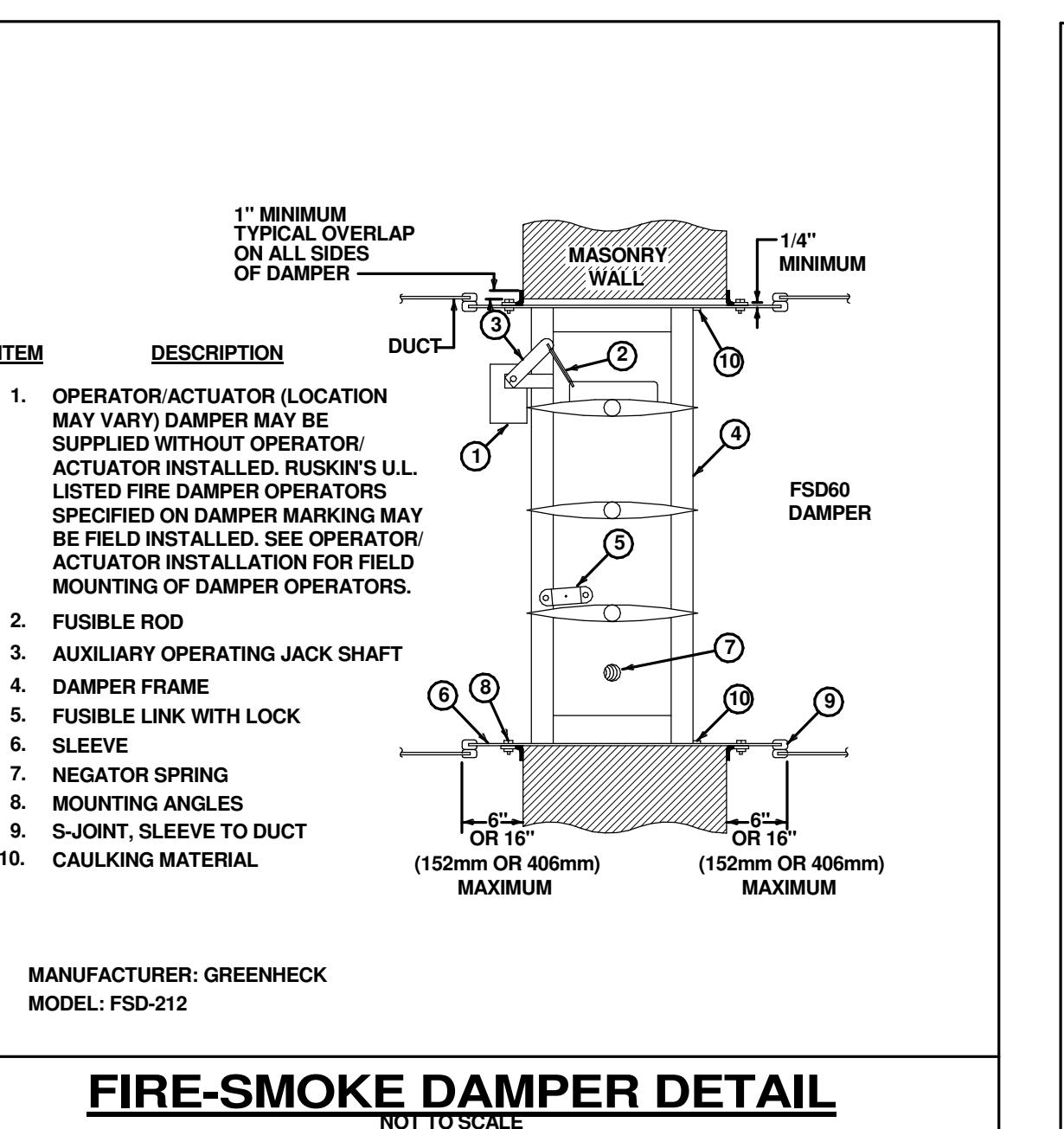
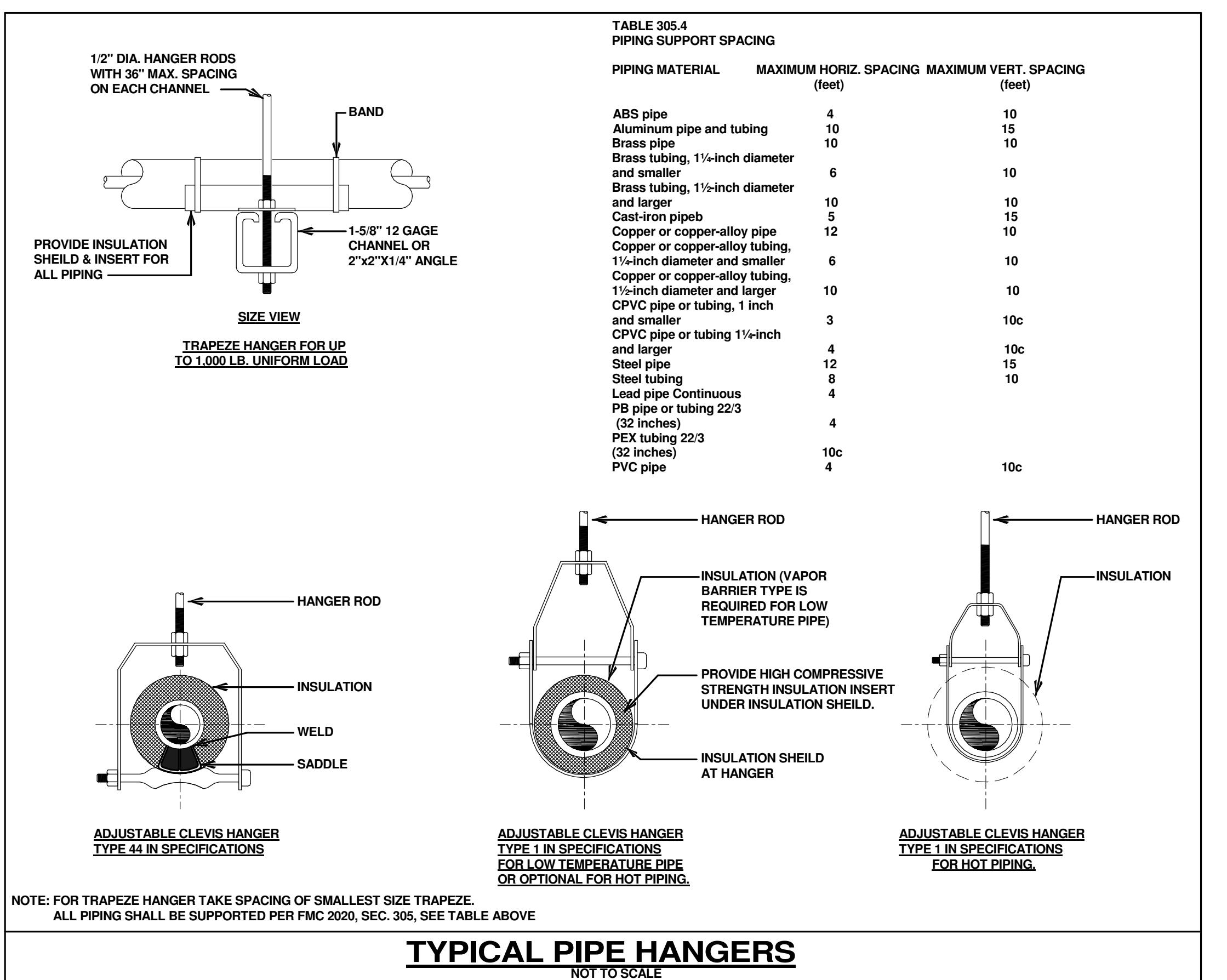
NOT TO SCALE



#### WALL MOUNTING PIPING DETAIL

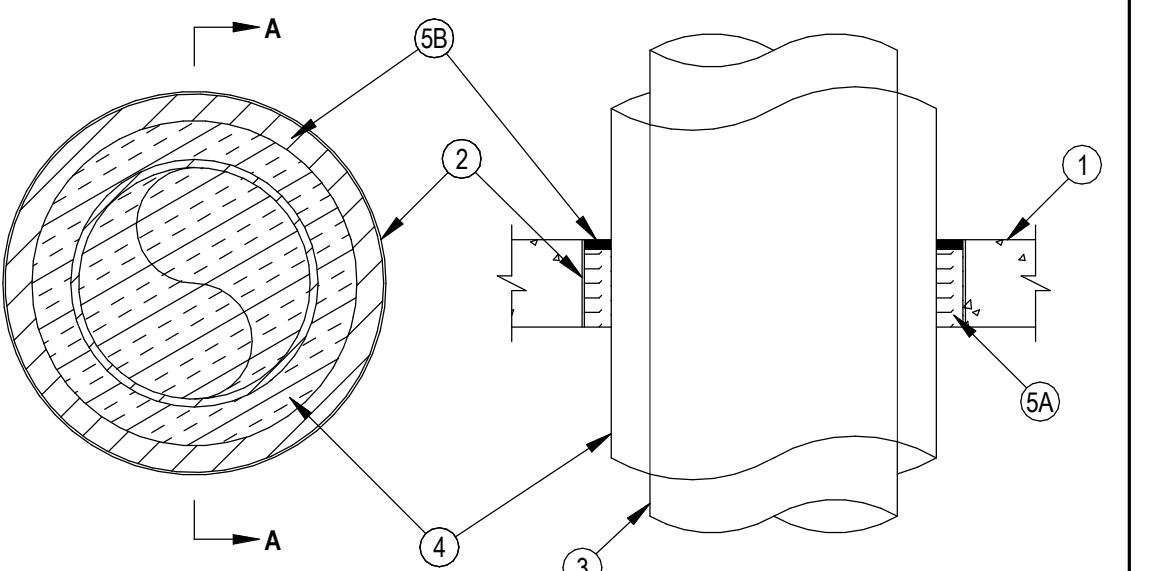
NOT TO SCALE

ISSUED FOR PERMIT  
ISSUED FOR CONSTRUCTION  
KAMM CONSULTING PROJECT #: 2024-0115 BUILDING B  
PROJECT MANAGER: JOE ZIMMER  
**KAMM** Consulting  
1407 West Newport Center Drive  
Deerfield Beach, Florida 33442  
Phone 954.949.2200 Fax 954.949.2201  
engineering@kammconsulting.com  
Certification of Authorization #8189  
05/21/2025



**System No. C-AJ-5091**

ANSI/UL1479 ASTM E814	CAN/ULC S115
F Rating — 2 Hr	F Rating — 2 Hr
T Ratings — 0 and 1 Hr (See Items 2 and 4)	FT Ratings — 0 and 1 Hr (See Items 2 and 4)
L Rating At Ambient — 4 CFM/sq ft	FH Rating — 2 Hr
L Rating At 400 F — Less Than 1 CFM/sq ft	FTH Ratings — 0 and 1 Hr (See Items 2 and 4)
L Rating At Ambient — 4 CFM/sq ft	L Rating — 4 CFM/sq ft
L Rating At 400 F — Less Than 1 CFM/sq ft	L Rating — 1 CFM/sq ft



1. Floor or Wall Assembly — Min 4-1/2 in. (114 mm) thick reinforced lightweight or normal weight (100-150pcf or 1600-2400 kg/m<sup>3</sup>) concrete. Wall may also be constructed of any UL Classified Concrete Blocks\*. Max diam of opening is 29 in. (737 mm). See Item 10 for details on the firestop system.

2. Metal Sleeve — (Optional) — Min 30 in. (762 mm) diam or smaller (Sleeve 10 or heavier) metal pipe sleeve cast or gouted into floor or wall assembly, flush with floor or wall surfaces or extending a max of 3 in. (76 mm) above or beyond both surfaces of wall. If the steel sleeve extends beyond the top surface of the floor or both floors, the T Rating of the firestop system is 0 hr.

2A. Sheet Metal Sleeve — (Optional) — Max 6 in. (152 mm) diam, min 26 ga galv steel provided with a 26 ga galv square flange spot welded to the sleeve at approximately mid-height, or flush with bottom of sleeve in floor, and sized to be a min of 2 in. (51 mm) larger than the sleeve diam. The sleeve is to be cast in place flush with bottom surface of floor and extend a max of 1 in. (25 mm) above the top surface of the floor.

2B. Sheet Metal Sleeve — (Optional) — Max 12 in. (305 mm) diam, min 22 ga galv steel provided with a 22 ga galv square flange spot welded to the sleeve at approximately mid-height, or flush with bottom of sleeve in floor, and sized to be a min of 2 in. (51 mm) larger than the sleeve diam. The sleeve is to be cast in place flush with bottom surface of floor and extend a max of 1 in. (25 mm) above the top surface of the floor.

3. Through Perforates — One metallic pipe or tubing to be installed either concentrically or eccentrically within the firestop system. Pipe or tubing to be rigidly supported on both sides of floor or wall assembly.

A. Iron Pipe — Non 12 in. (305 mm) diam (or smaller) cast or ductile iron pipe.

B. Copper Pipe — Non 6 in. (152 mm) diam (or smaller) regular (regular) or copper pipe.

C. Copper Tubing — Non 6 in. (152 mm) diam (or smaller) Type L or heavier copper tubing.

4. Pipe Covering — Min 1/2 in. (13 mm) to max 2 in. (51 mm) thick hollow cylindrical heavy density (min 3.5 pcf or 56 kg/m<sup>3</sup>) glass fiber units jacketed on the outside with an air-service jacket. Longitudinal joints sealed with metal fasteners or factory-applied, self-sealing lap tape.

4A. Pipe Covering — Min 1/2 in. (13 mm) to max 2 in. (51 mm) thick cylindrical calcium silicate (min 14 pcf or 224 kg/m<sup>3</sup>) units sized to the outside diam of the pipe or tube may be used. Pipe insulation secured with stainless steel bands or min 18 AWG stainless steel wire spaced max 12 in. (305 mm) OC. The annular space shall be min 1/2 in. (13 mm) to max 12 in. (305 mm). When thickness of pipe covering is less than 2 in. (51 mm), the T Rating for the firestop system is 0 hr.

See Pipe Equipment Covering — Materials — (BRGU) category in the Building Materials Directory for names of manufacturers. Any pipe covering material must be above specification and bearing the UL Classification Marking with a Flame Spread Index of 25 or less and a Smoke Developed Index of 50 or less may be used.

5. Firestop System — The firestop system shall consist of the following:

A. Packing Material — Min 4 in. (102 mm) thickness of min 4 pcf (64 kg/m<sup>3</sup>) mineral wool batt insulation firmly packed into opening as a permanent form. Packing material to be recessed from top surface of floor or from both surfaces of wall as required to accommodate the firestop system.

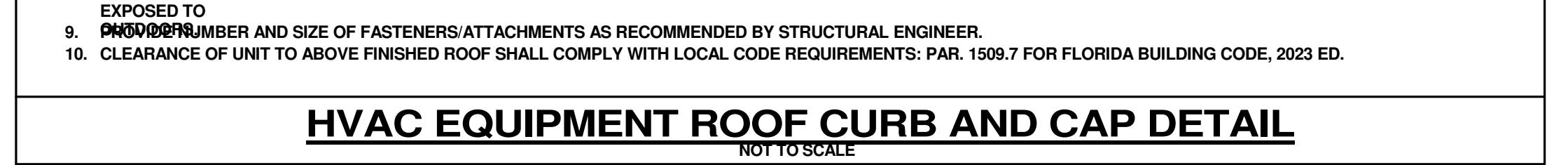
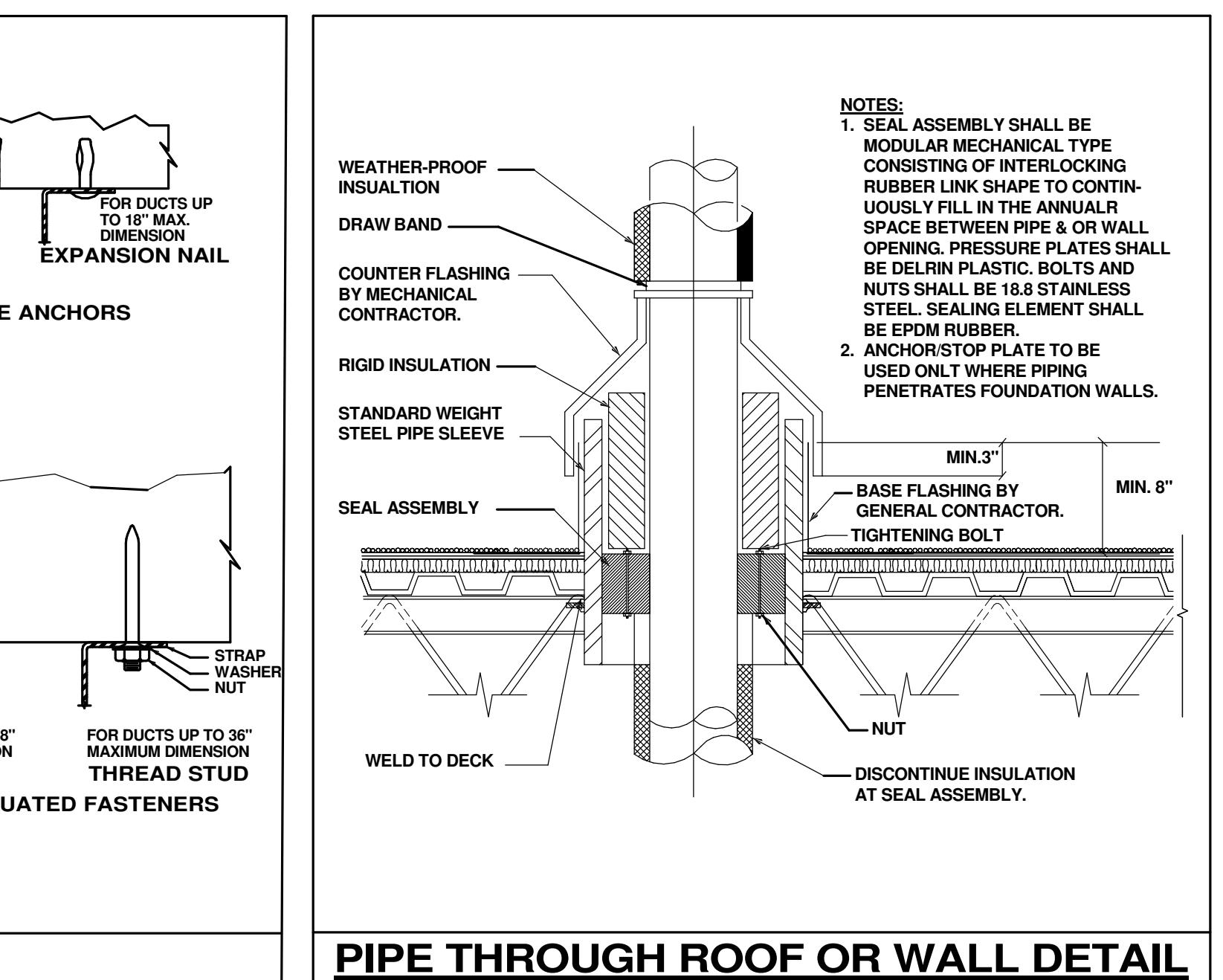
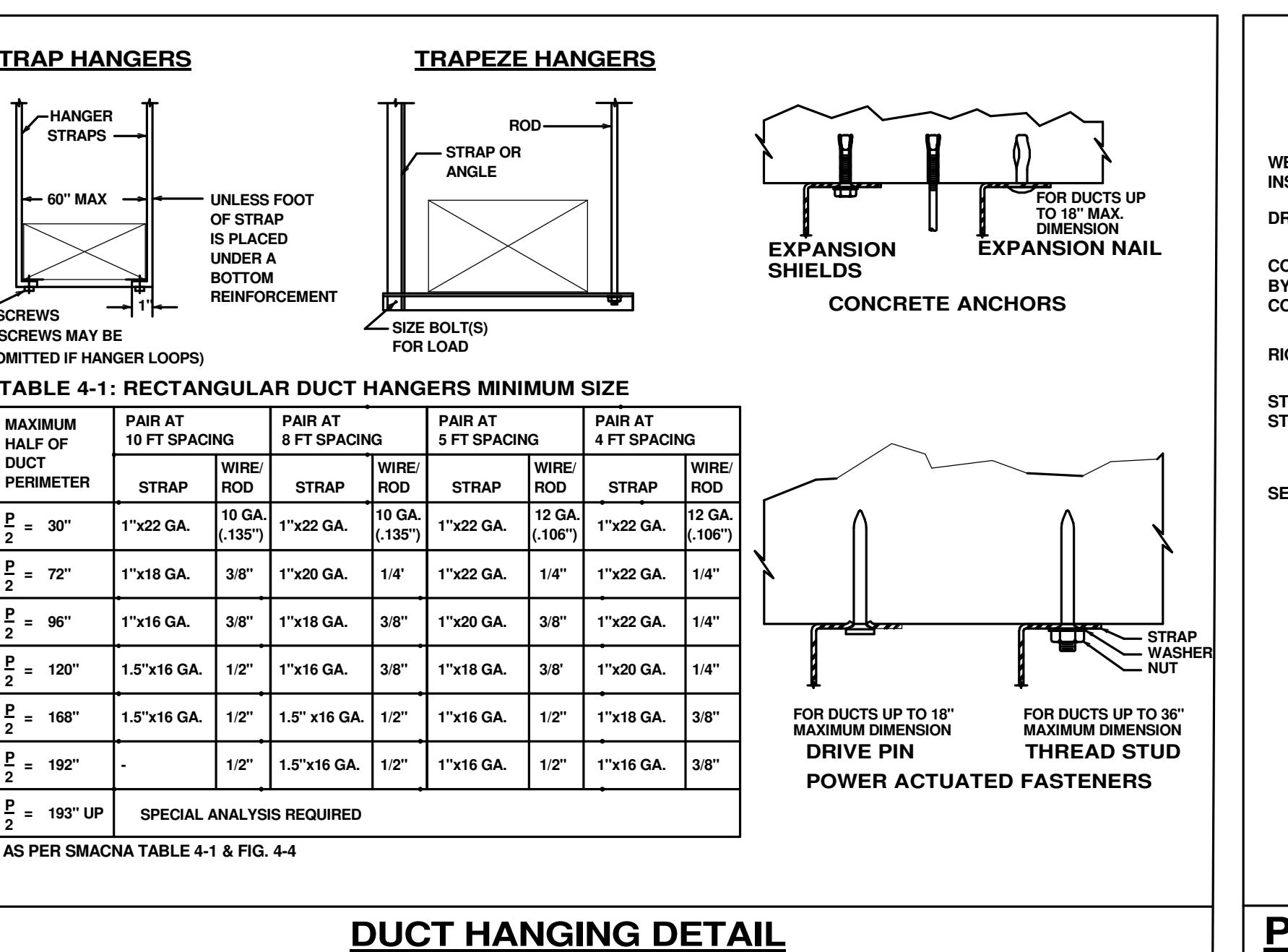
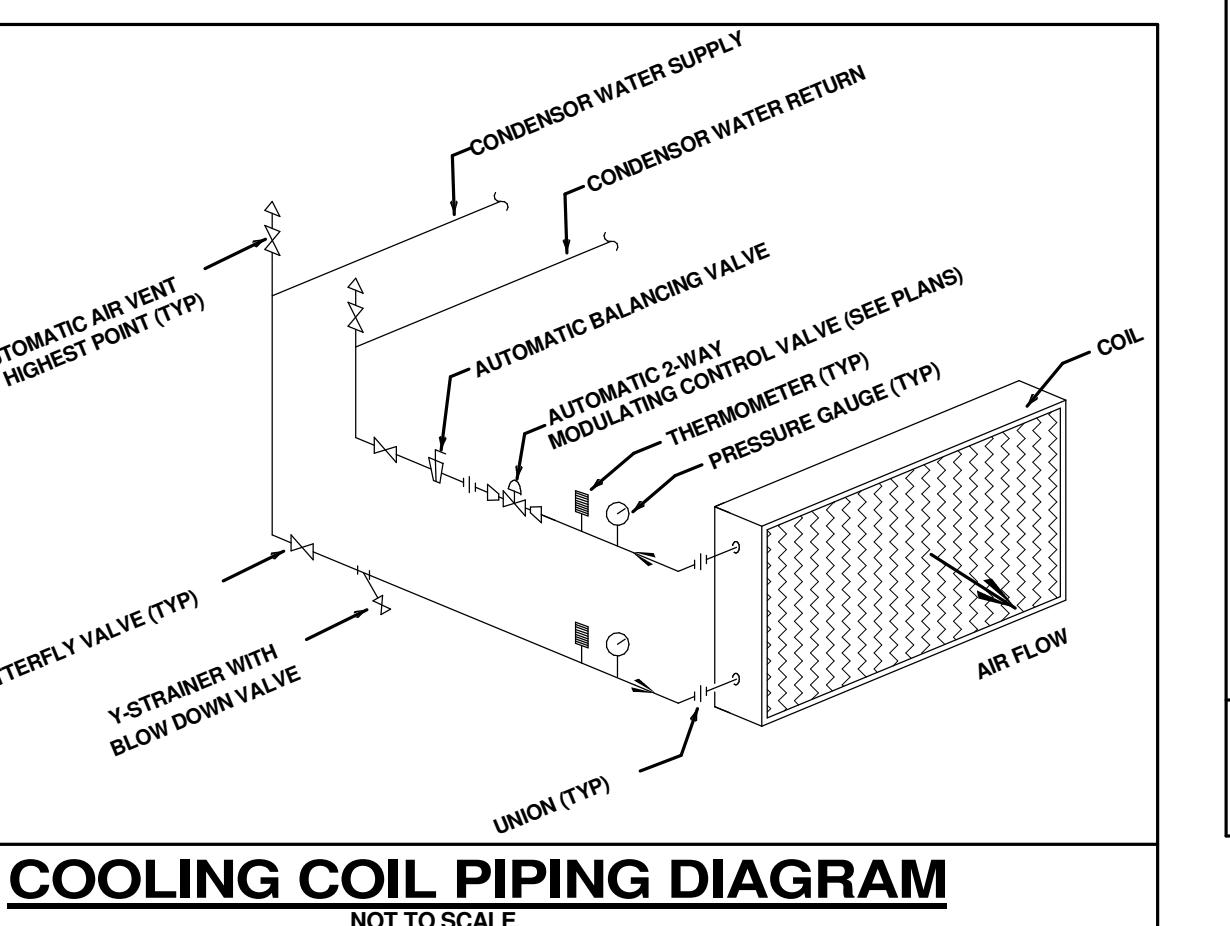
B. Fill, Vast or Cavity Material\* — Sealant — Min 1/2 in. (13 mm) thickness of fill material applied within the annulus, flush with top surface of floor or with both surfaces of wall.

HILTI CONSTRUCTION CHEMICALS, DIV OF HILTI INC — FS-One Sealant or FS-ONE MAX Intumescent Sealant

\*Indicates such products shall bear the UL or cUL Certification Mark for jurisdictions employing the UL or cUL Certification (such as Canada), respectively.

**HILTI**  
Hilti Firestop Systems

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January 13, 2015

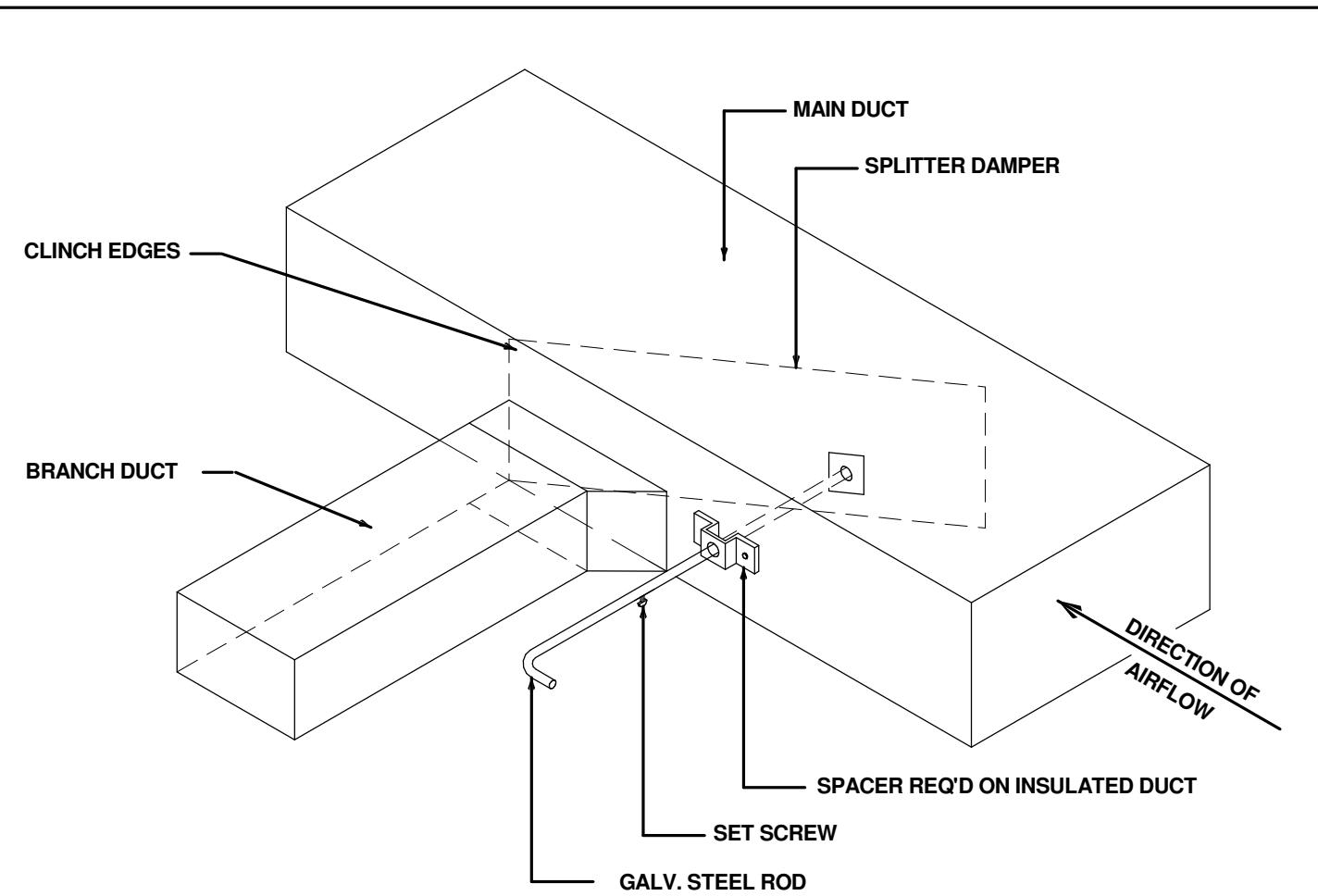


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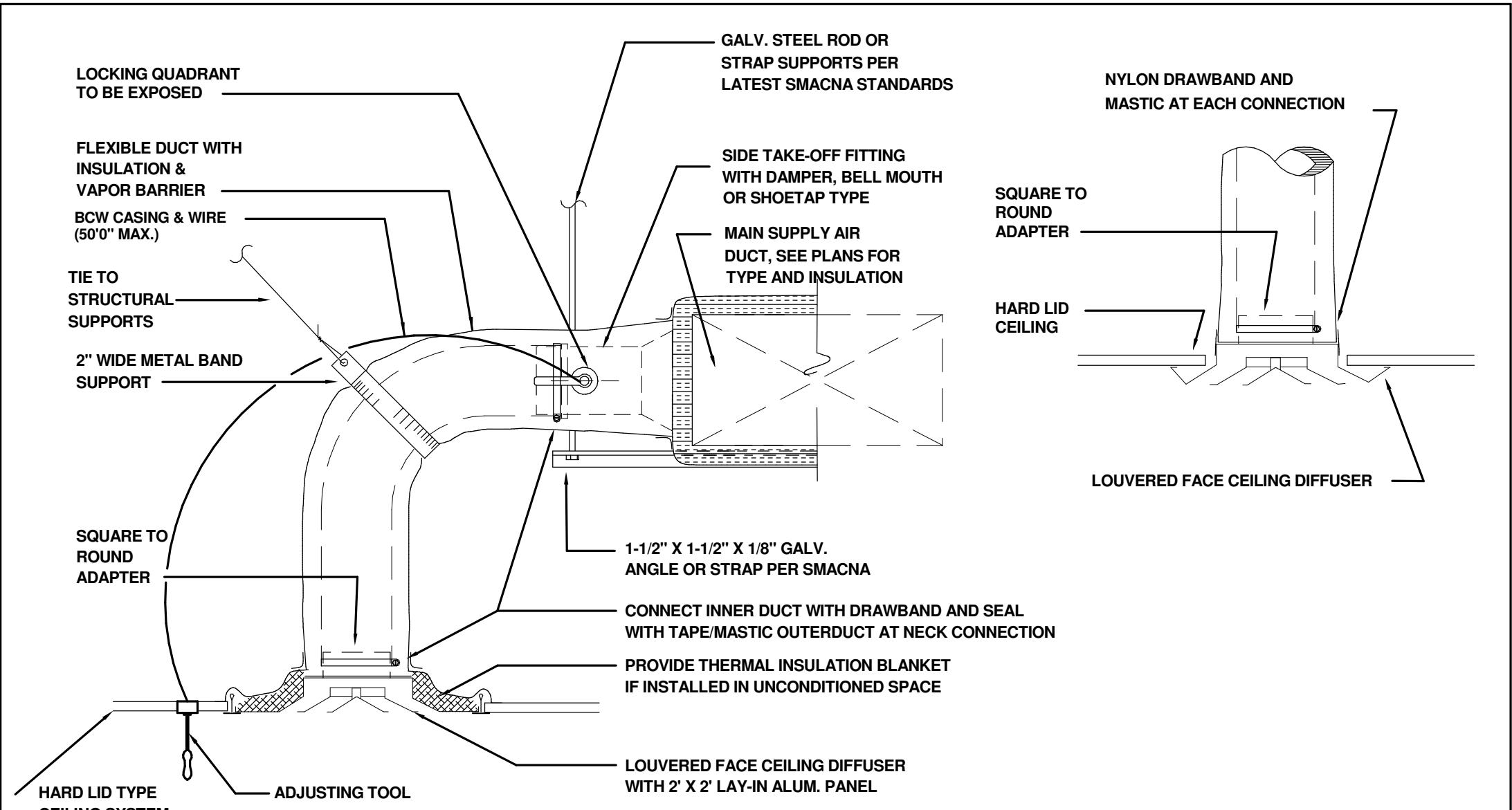
KAMM CONSULTING PROJECT #: 2024-0115 BUILDING B  
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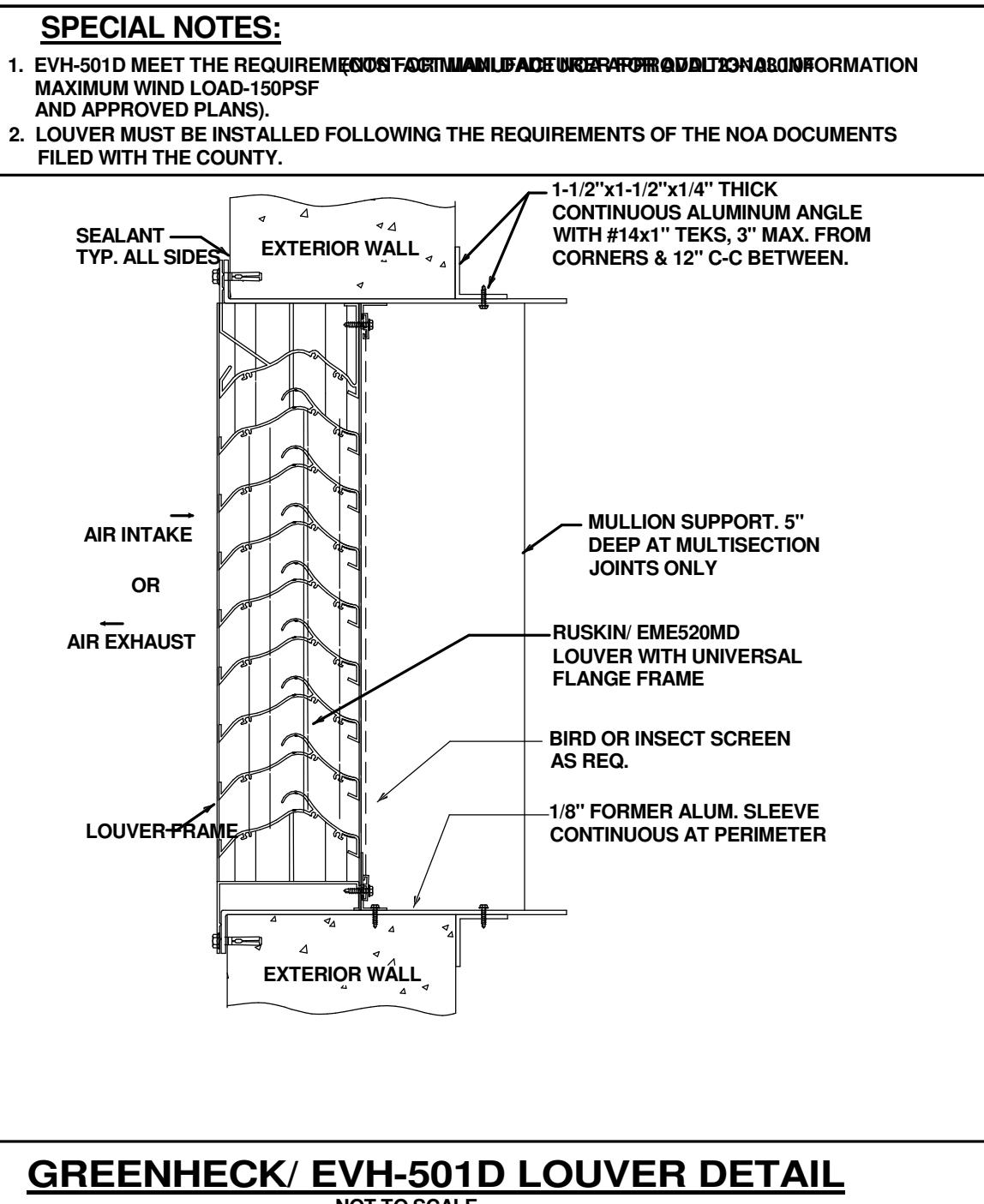
05/21/2025



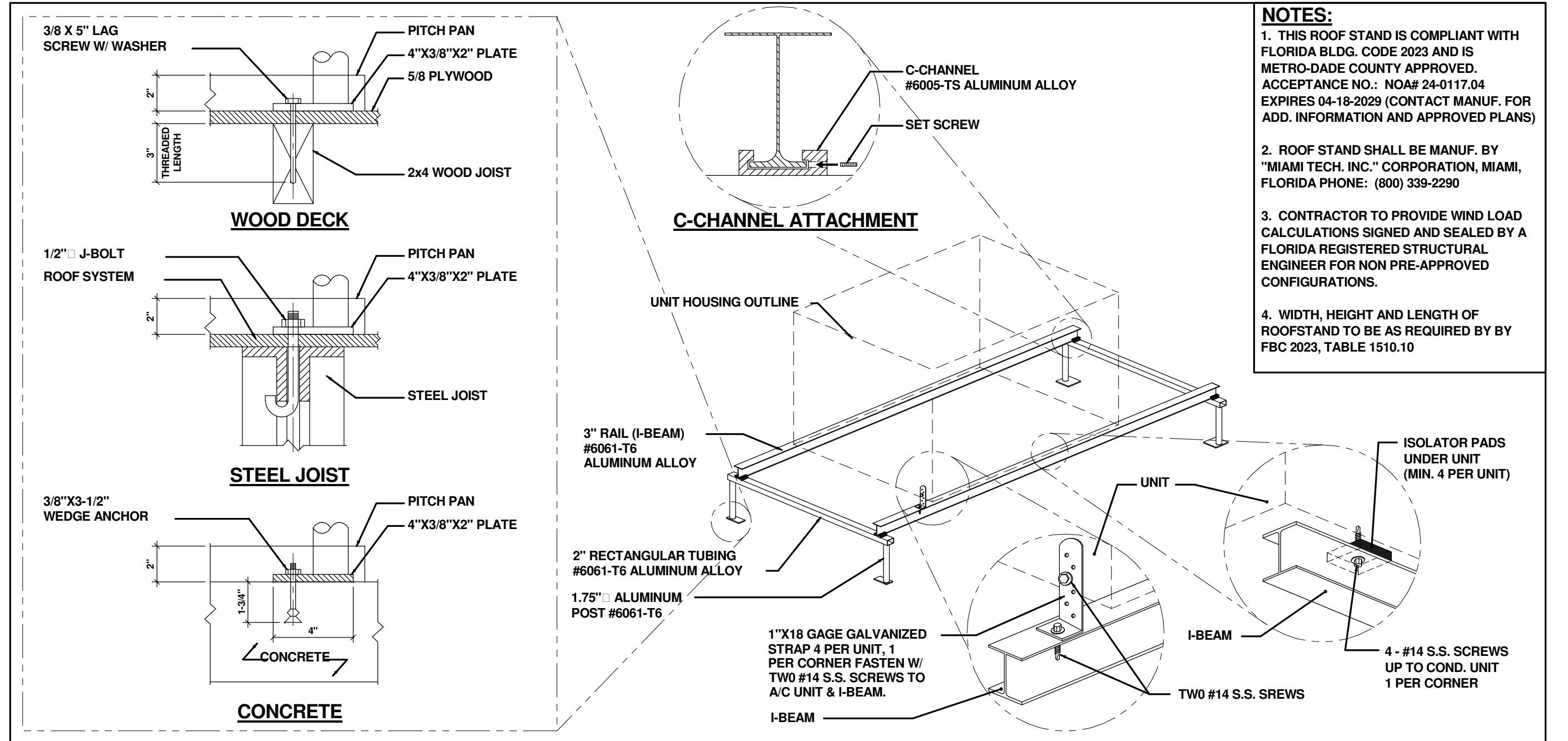
**TYPICAL DUCT TAP-OFF**



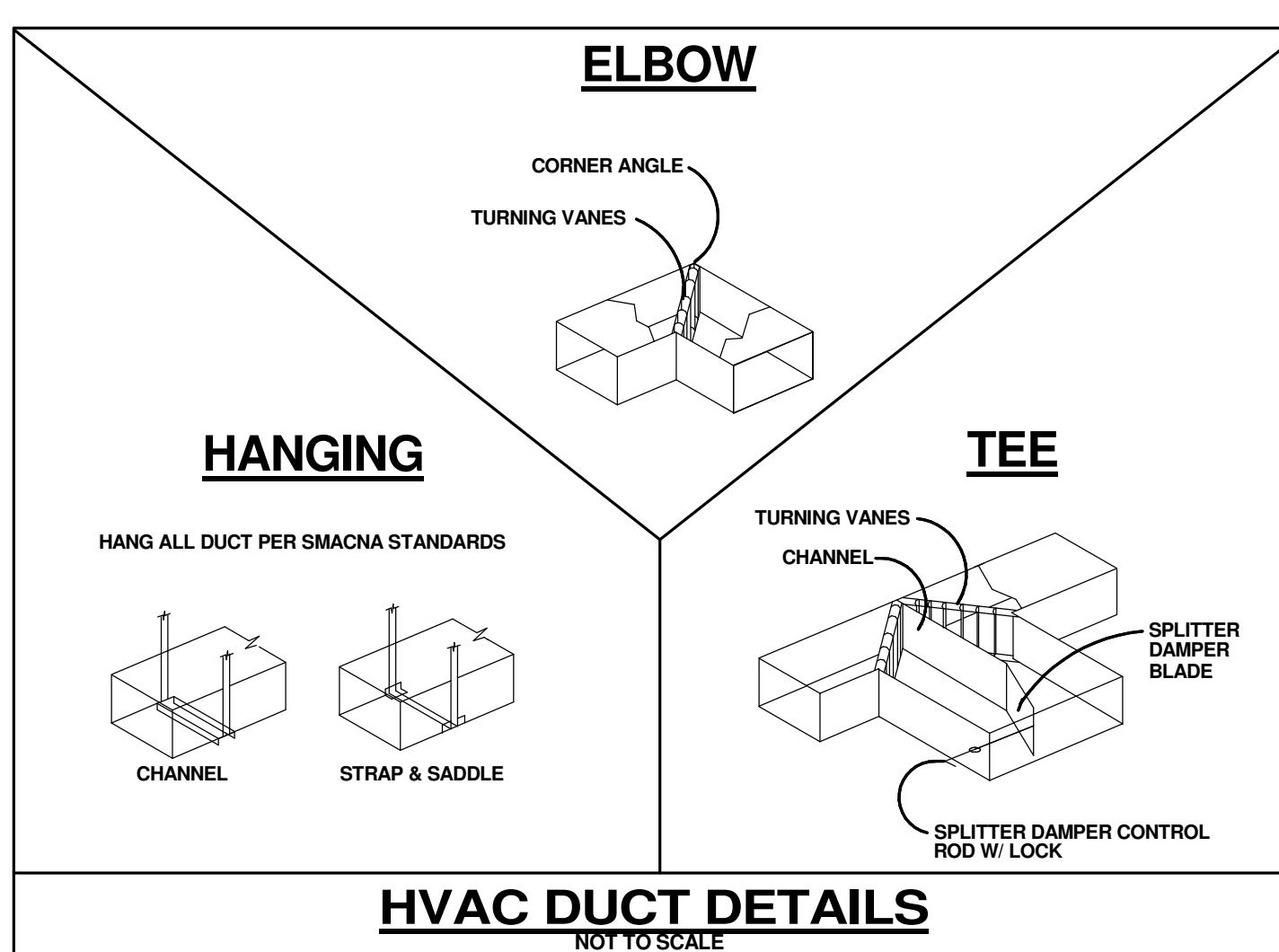
**TYPICAL DIFFUSER DETAIL W/ REMOTE CABLE CONTROL**



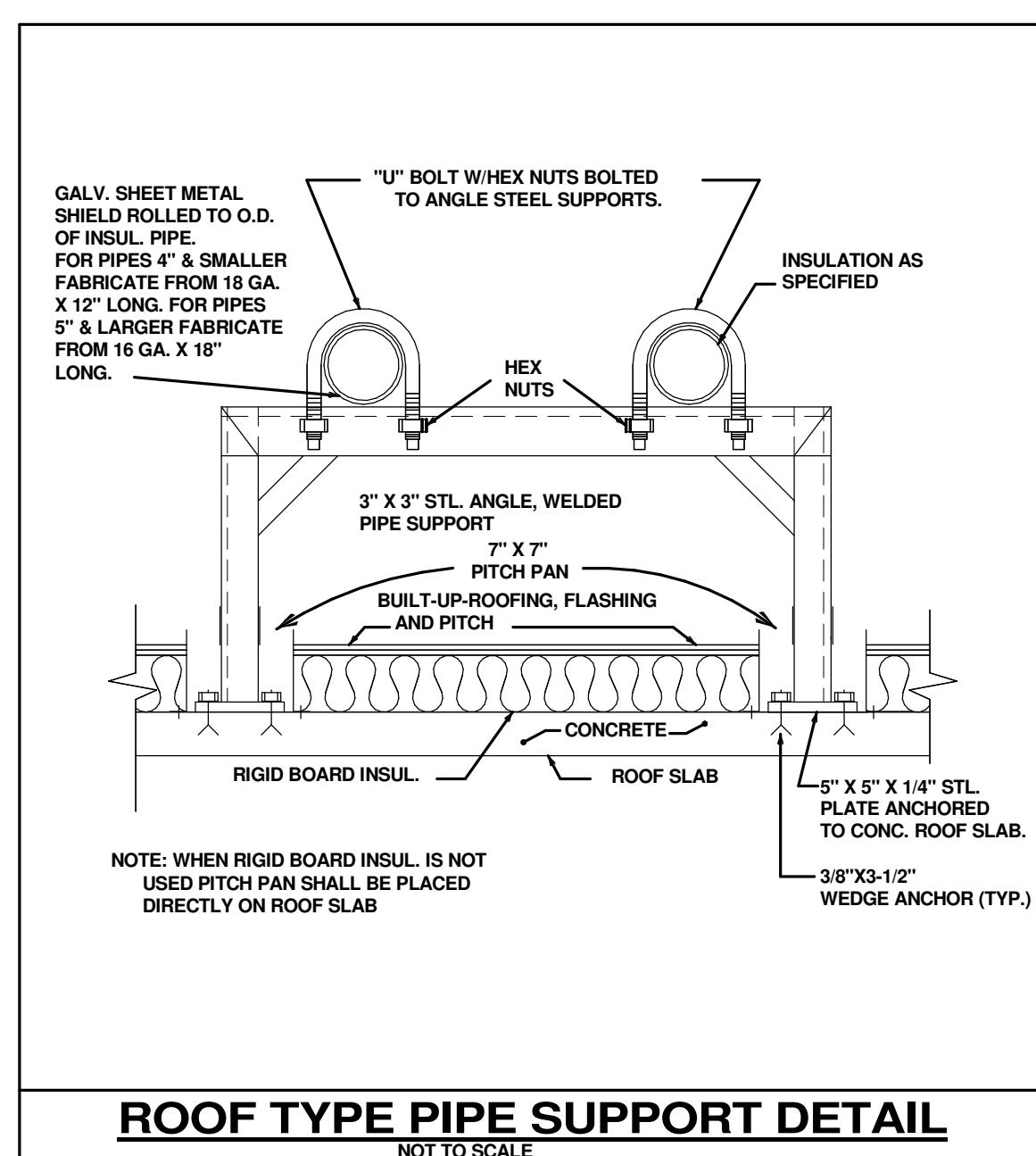
**GREENHECK/ EVH-501D LOUVER DETAIL**



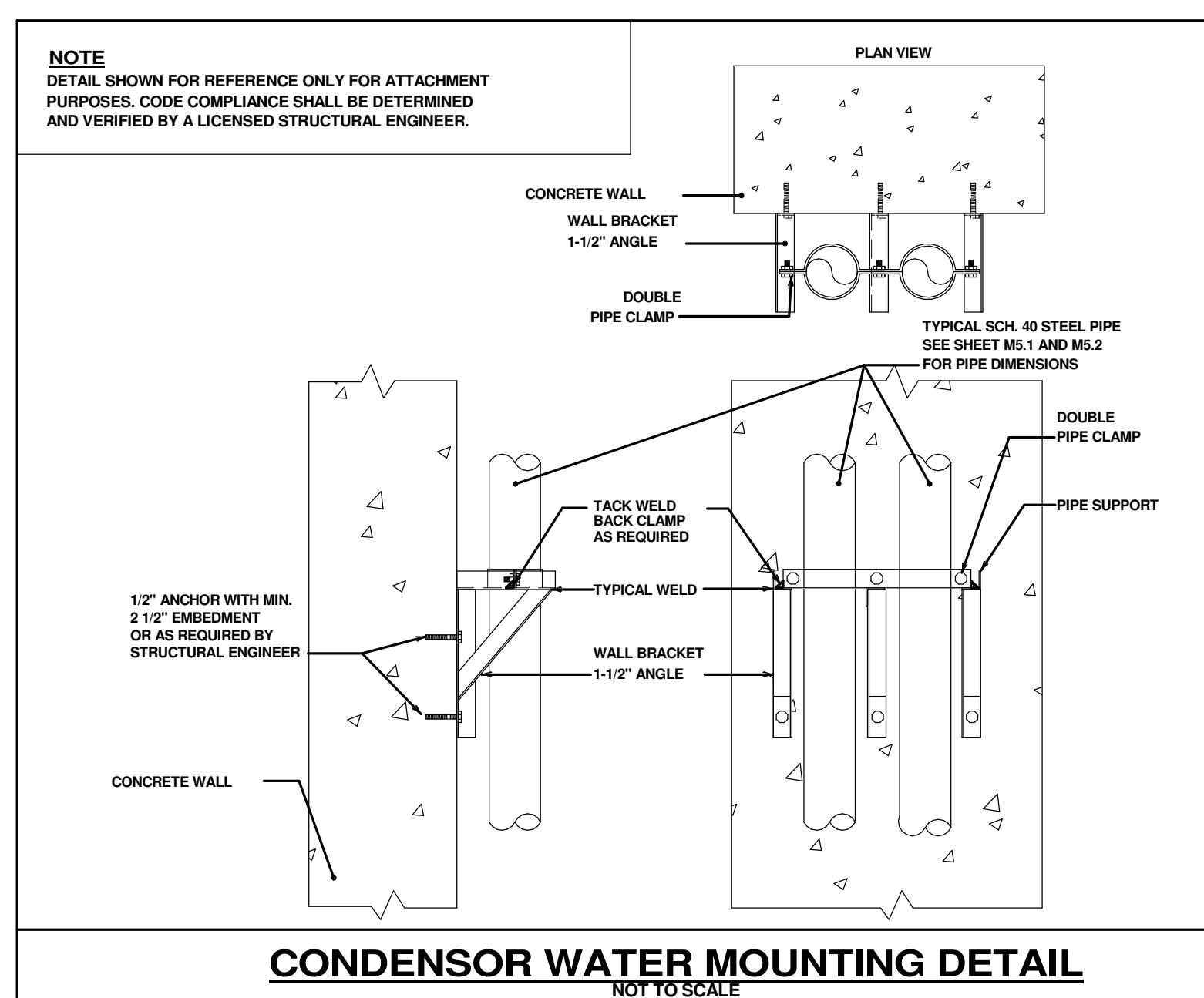
**A/C ROOF EQUIPMENT MOUNTING DETAIL**



**HVAC DUCT DETAILS**



**ROOF TYPE PIPE SUPPORT DETAIL**



**CONDENSER WATER MOUNTING DETAIL**

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