

FINISHES:
CEILING:
 OFFICE: 2'x2' LAY-IN CEILING TILE - 9'-0" AFF. WHITE GRID, WALL ANGLES, AND ACCESSORIES
 WAREHOUSE: EXPOSED TO REMAIN.
FLOORING:
 -12" x 12" VCT: RESTROOMS, BREAK, STORAGE, I.T.
 LANDLORD STANDARD, COLOR: TBD.
 -CARPET: OFFICES, RECEPTION, CORRIDOR, COLOR: TBD.
BASE:
 4" RUBBER BASE IN OFFICE AREAS-COLOR TBD
LAMINATE:
 CABINET: WILSONART COUNTERTOPS: WILSONART PLASTIC LAMINATE, TBD.
WALLS:
 PAINT: OFFICE WALLS TO BE TAPED, FLOATED, COVERED WITH 1 COAT OF PRIMER AND 1 COAT OF PAINT ON OFFICE SIDE (VERIFY FINISH COLOR WITH OWNER).
 -PAINTED OFFICE DRYWALL SURFACES SHALL BE COVERED WITH ONE COAT OF PRIMER AND TWO FINISH COATS OF FLAT LATEX PAINT.
 PAINT SHALL BE SHERWIN WILLIAMS, COLOR SELECTED BY OWNER AND/OR TENANT.

NOTE:
 CONTRACTOR WILL WORK DIRECTLY WITH OWNER/TENANT TO DECIDE ON PAINT SELECTIONS, PLASTIC LAMINATE, FLOORING & BASE SELECTIONS.

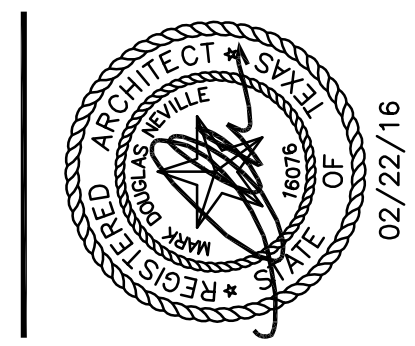
ELECTRICAL LEGEND: RE:MEP

- 2'x2' LAY-IN CEILING TILE AND GRID, WHITE
- 2'x4' FLUORESCENT LAY-IN FIXTURES-LANDLORD STANDARD
- 6" COMMERCIAL DOWNLIGHT
- EXHAUST FAN
- NEW EMERGENCY EXIT SIGN W/ BATTERY POWERED BACK-UP
- 110 DUPLEX OUTLET
- 110 DUPLEX OUTLET WITH GROUND FAULT CIRCUIT INDICATOR, ABOVE COUNTER
- 110 DUPLEX OUTLET WITH GROUND FAULT CIRCUIT INDICATOR
- DATA/ TELEPHONE

REVISIONS	DATE	#
CITY COMMENTS-	01/21/16	1
OWNER REVISIONS-	02/22/16	2

These drawings and accompanying Specifications are to be an instrument of service and shall remain the property of the Architect. They are not to be used on other projects or extensions to this project except by agreement in writing and with appropriate compensation to the Architect. Contractor is responsible for confirming and correlating dimensions at the job site; the Architect will not be responsible for construction means, methods, techniques, sequences or procedures, or for safety precautions and programs in connection with the project.

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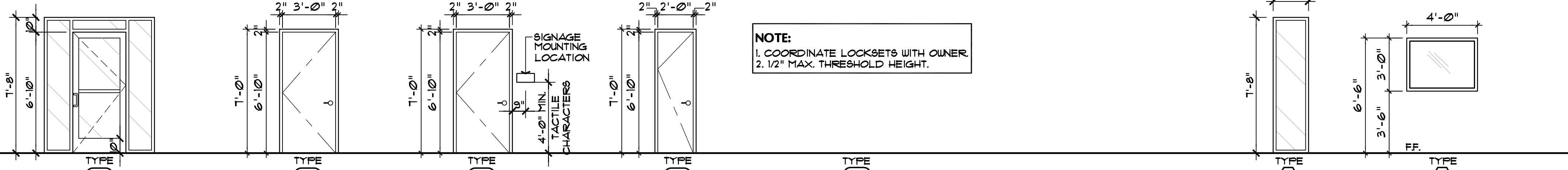
01 ENLARGED FLOOR PLAN
 SCALE: 1/4"=1'-0"
 NORTH

02 ENLARGED REFLECTED CEILING PLAN, RE: MEP
 SCALE: 1/4"=1'-0"
 NORTH

WALL TYPES: RE:A2.1

- P1** NEW PARTITION: 3-3/8" MTL. STUDS @ 16" O.C. W/ 1-LAYER 5/8" G.W.B. ON EACH SIDE W/ STC 38-40 "JOHNS MANVILLE" FORMALDEHYDE FREE THERMAL / ACOUSTICAL FIBER GLASS BATTS OR EQUAL, TO 6" ABOVE CEILING GRID. PROVIDE 5/8" WATER RESIST. G.W.B. & 6" MTL. STUD @ 16" O.C. AT WET WALL.
- P2** NEW FURRING ON EXISTING CONCRETE WALL:
 1-LAYER OF 5/8" TYPE "X" GYPSUM WALL BOARD ON 1-5/8" 25 GA. MTL. STUD (CLARK DIETRICH: 162PDS125-15 COMPOSITE OR EQUAL) @ 16" O.C. W/ R-13 CONTINUOUS INSULATION SECURED TO EXISTING FACE OF THE CONCRETE TILT WALL TO BOTTOM OF DECK.
- P3** NEW PARTITION: 6" METAL STUDS @ 16" O.C. TO BOTTOM OF ROOF DECK, 5/8" GYP. BD. ON OFFICE SIDE TO 6" ABOVE CLG. AND TO BOTTOM OF DECK ON WAREHOUSE SIDE. PROVIDE INSULATION TO B.O.D.

DOOR & WINDOW TYPES:



- TYPE A:** STOREFRONT DOOR WITH PRE-FINISHED TIMELY FRAME W/ 1/4" BRONZE TEMPERED GLAZING STOREFRONT DOOR MEDIUM STILE.
 PROVIDE:
 -3 PIVOTS
 -1 DEAD BOLT
 -1 KEY CYLINDER (EXTERIOR)
 -1 THUMB TURN CYLINDER (INTERIOR)
 -1 SURFACE CLOSURE
 -1 WEATHER STRIPPING
 -1 4" ALUMINUM THRESHOLD
 -1 DOOR SWEEP
 -1 FULL/PUSH SET
- TYPE B:** PRE-FINISHED BIRCH WOOD DOOR W/ PRE-FINISHED TIMELY FRAMES -LANDLORD STANDARD
 PROVIDE:
 -BRUSHED ALUM. FINISH HARDWARE
 -LEVER HANDLE
 -CYLINDRICAL LATCHES/HINGES
 -COMPLY WITH T.A.S.
 -PASSAGE SET HARDWARE
- TYPE C:** PRE-FINISHED BIRCH WOOD DOOR W/ PRE-FINISHED TIMELY FRAMES-LANDLORD STANDARD
 PROVIDE:
 -BRUSHED ALUM. FINISH HARDWARE
 -LEVER HANDLE
 -CYLINDRICAL LATCHES/HINGES
 -COMPLY WITH T.A.S.
 -CLOSER
 -PRIVACY LOCK HARDWARE
- TYPE D:** PRE-FINISHED BIRCH WOOD DOOR W/ PRE-FINISHED TIMELY FRAMES- LANDLORD STANDARD
 PROVIDE:
 -BRUSHED ALUM. FINISH HARDWARE
 -LEVER HANDLE
 -CYLINDRICAL LATCHES/HINGES
 -COMPLY WITH T.A.S.
 -PASSAGE SET HARDWARE
- TYPE E:** EXISTING DOOR AND FRAME TO REMAIN W/ LOCK. REPAIR ALL DOOR SWEEPS, THRESHOLDS AND CLOSERS AS REQUIRED.

NOTE:
 1. COORDINATE LOCKSETS WITH OWNER.
 2. 1/2" MAX. THRESHOLD HEIGHT.

- GENERAL NOTES:**
- GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND EXISTING CONDITIONS AT THE JOB SITE BEFORE COMMENCING ANY PHASE OF THE WORK. ADJUSTMENTS FOR FIT AND COORD. SHALL BE MADE AT NO ADDITIONAL COST TO THE OWNER. NOTIFY ARCHITECT OF ANY CONFLICTS, DISCREPANCIES OR OMISSIONS PRIOR TO COMMENCEMENT OF THE CONTRACT WORK.
 - ALL CONTRACTORS/SUB-CONTRACTORS TO REVIEW THE OUTLINE SPECIFICATIONS FOR WORK RELATED TO THEIR CONTRACT/TRADE.
 - ALL INTERIOR DIMENSIONS ARE FROM FINISHED FACE OF WALL, UNLESS OTHERWISE NOTED.
 - LIGHTING LAYOUT IS FOR DESIGN PURPOSES ONLY. ELECTRICAL ENGINEER SHALL MODIFY TO MEET ENERGY CODES AND FOOTCANDLE REQUIREMENTS.

PER IBC 2015: 1008.10.3, 22; PROVIDE: READILY VISIBLE DURABLE SIGN THAT IS POSTED ON THE EGRESS SIDE ON OR ADJACENT TO THE DOOR STATING: THIS DOOR TO REMAIN UNLOCKED WHEN BUILDING IS OCCUPIED. THE SIGN SHALL BE IN LETTERS 1 INCH (25 MM) HIGH ON A CONTRASTING BACKGROUND.

ENLARGED FLOOR PLANS
SPEC SPACE
 1,138 S.F. INTERIOR FINISH-OUT
 1014 PAULSUN DRIVE
 SAN ANTONIO, TEXAS 78219

DRAWN	DC
CHECKED	MDN
DATE	12/04/15
PROJECT	SPEC SPACE
JOB. NO.	15-265
SHEET	