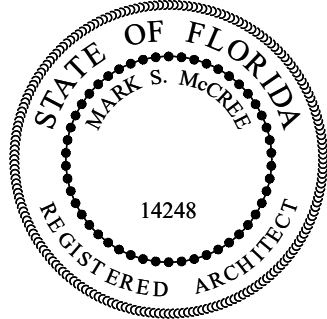




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PROJECT
AFTER THE FACT PERMIT FOR:
2751 SW FONDURA RD,
UNITS 2707, 2709, AND 2711
PORT ST LUCIE, FL 34953

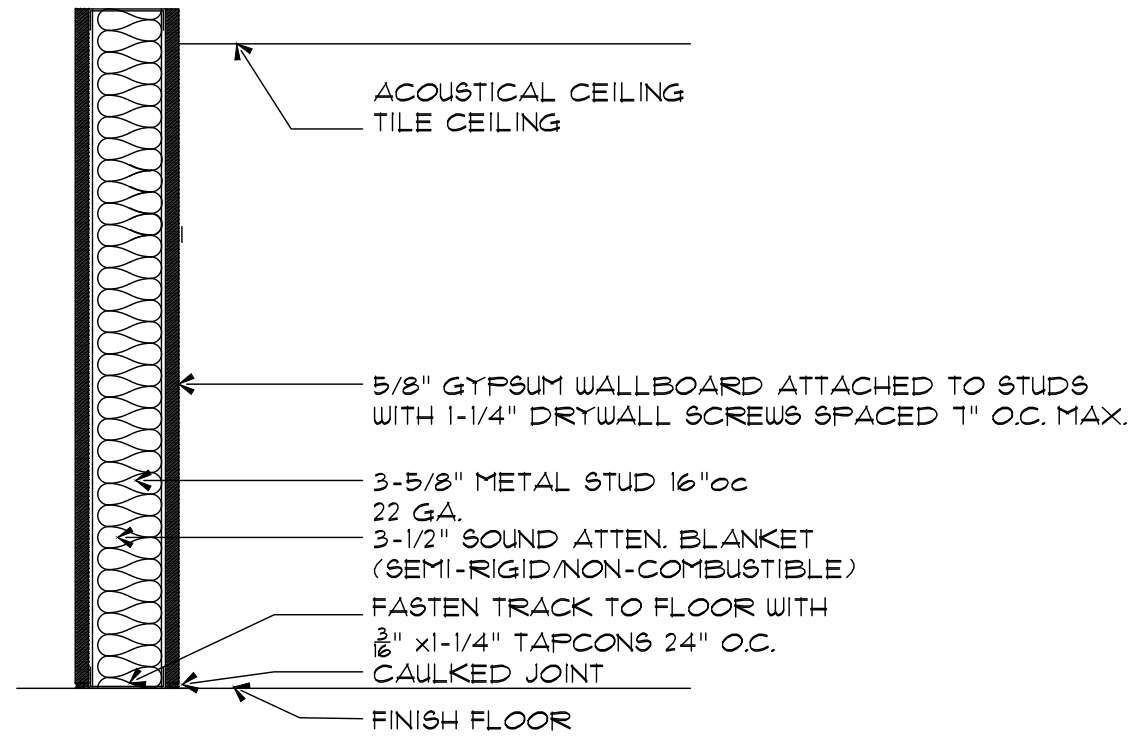
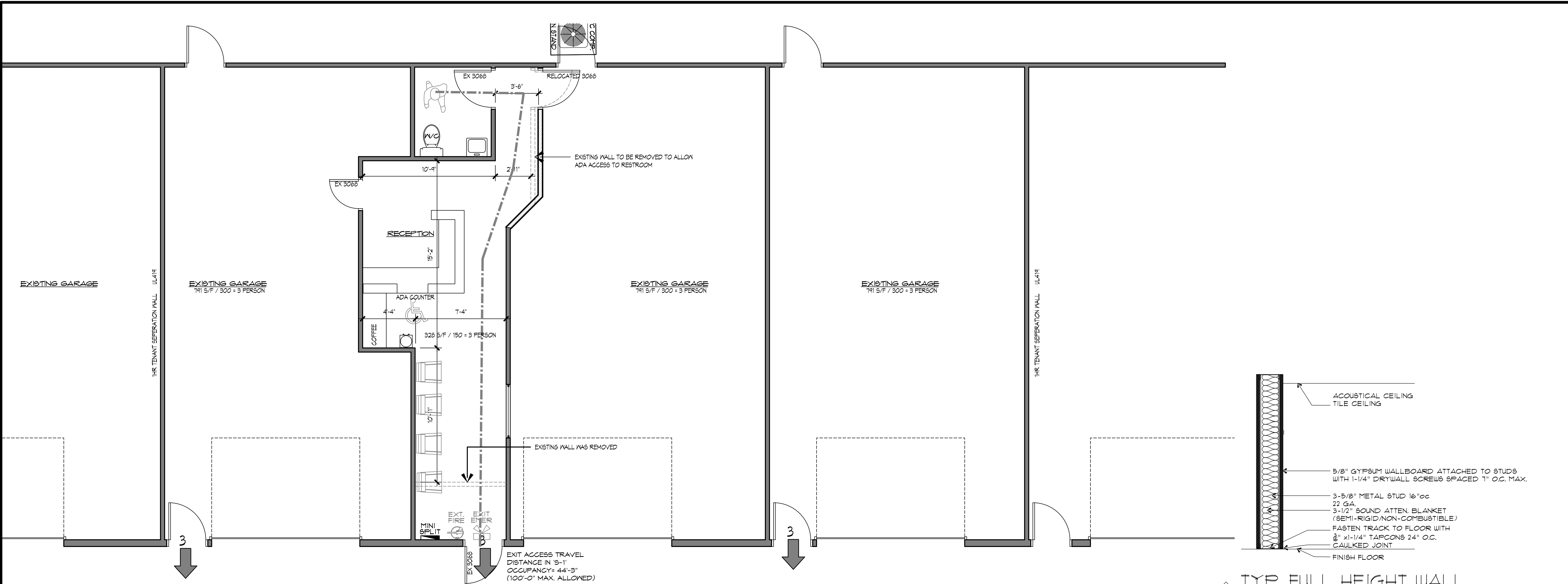
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01.14.2023

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SHEET TITLE:
FLOOR
PLAN

SHEET NUMBER:

A-1



EXISTING/REPAIR PLAN

SCALE: 3/16" = 1'-0"

THIS IS AN AFTER THE FACT PERMIT. WALL WAS REMOVED WITHOUT A PERMIT AND WALLS FRAMED WITHOUT PERMIT.

NO CHANGE IN USE OR OCCUPANCY

GENERAL NOTES

- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL CODES, RULES, REGULATIONS AND RESTRICTIONS HAVING JURISDICTION ON THIS PROJECT.
- WORK SHALL INCLUDE ALL ITEMS (BUILDING AND SITE) INDICATED ON THESE DRAWINGS UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO CONSTRUCTION. THE ARCHITECT SHALL BE NOTIFIED OF ANY DEVIATION FROM THE PLANS PRIOR TO CONSTRUCTION.
- DRAWINGS SHALL NOT BE SCALED: WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS.
- SHOP DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT FOR GENERAL REVIEW AND DESIGN COMPLIANCE.
- CONTRACTOR SHALL MAINTAIN TEMPORARY ELECTRICAL, WATER AND SANITARY FACILITIES FOR THE DURATION OF CONSTRUCTION.
- CONTRACTOR SHALL REMOVE ALL CONSTRUCTION DEBRIS FROM THE JOB SITE AND LEAVE THE BUILDING BROOM CLEAN.
- THE CONTRACTOR SHALL ACQUAINT HIMSELF WITH THE SITE PRIOR TO CONSTRUCTION AND SHALL VERIFY ALL FIELD CONDITIONS PRIOR TO ACTUAL CONSTRUCTION. ANY DEVIATION FROM THE CONSTRUCTION DOCUMENTS DISCOVERED AT THIS TIME SHALL BE REPORTED BY THE CONTRACTOR IMMEDIATELY TO THE ARCHITECT.
- ALL WORKMANSHIP SHALL BE NEAT, CLEAN, TRUE AND CORRECT.
- OMISSIONS FROM THE DRAWINGS OR SPECS. OR THE MISDESCRIPTION OF DETAILS OF WORK WHICH ARE MANIFESTLY NECESSARY TO CARRY OUT THE INTENT OF THE DRAWINGS & SPECS. OR WHICH ARE CUSTOMARILY PERFORMED SHALL NOT RELIEVE THE CONTRACTOR FROM PERFORMING SUCH OMITTED OR MISDESCRIBED DETAILS OF WORK BUT THEY SHALL BE PERFORMED AS IF FULLY AND CORRECTLY SET FORTH AND DESCRIBED IN THE DRAWINGS AND SPECIFICATIONS.

SCOPE OF WORK:

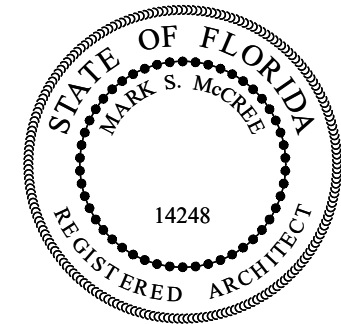
- REMOVE EXISTING PARTITION AS SHOWN ABOVE
- REMOVE ELECTRICAL AS SHOWN
- FRAME NEW WALLS AS SHOWN
- PATCH ALL FINISHES EFFECTED BY WORK TO MATCH ADJACENT FINISHES

| APPLICABLE CODES: | OCCUPANCY CLASSIFICATION: | DESIGNED EGRESS COMPONENTS: | GROSS SQUARE FOOTAGE CALCS: | TOTAL OCCUPANCY: | TOTAL PLUMBING FIXTURES REQ.: |
|--|--|--|---|---|---|
| 2023 8TH EDITION OF FLORIDA BUILDING CODE 2023 8TH EDITION OF FLORIDA MECHANICAL CODE 2023 8TH EDITION OF FLORIDA PLUMBING CODE 2023 8TH EDITION OF FLORIDA ELECTRICAL CODE 2023 8TH EDITION OF FLORIDA ENERGY CONSERVATION CODE 2023 8TH EDITION OF FLORIDA FIRE PREVENTION CODE | GROUP S-1: MODERATE HAZARD STORAGE TYPE OF CONSTRUCTION: TYPE IIIB SPRINKLERED | FOR SPRINKLERED BUILDING MAX. TRAVEL DISTANCE ALLOWED: 200' COMMON PATH OF TRAVEL: 100' EXIT AND MEANS OF EGRESS WIDTH DOORS 0.2" PER PERSON SERVED - 32" MIN. CLEAR WIDTH PER TABLE 102.02 CORRIDOR OCCUPANT LOAD LESS THAN 50 = 36" MIN. WIDTH | BUSINESS : 512 S.F. TOTAL TENANT S/F: 512 S.F. BUSINESS AREA: 150 GROSS | BUSINESS: 512 S/F / 150 = 5 PPL. TOTAL: 5 PPL. | BUSINESS: 4 PERSONS: TOTAL FIXTURES REQUIRED: per table 403 FBC Plumbing code 1 WATER CLOSET PER 25 PEOPLE 1 LAVATORY PER 40 PEOPLE 1 SERVICE SINK |



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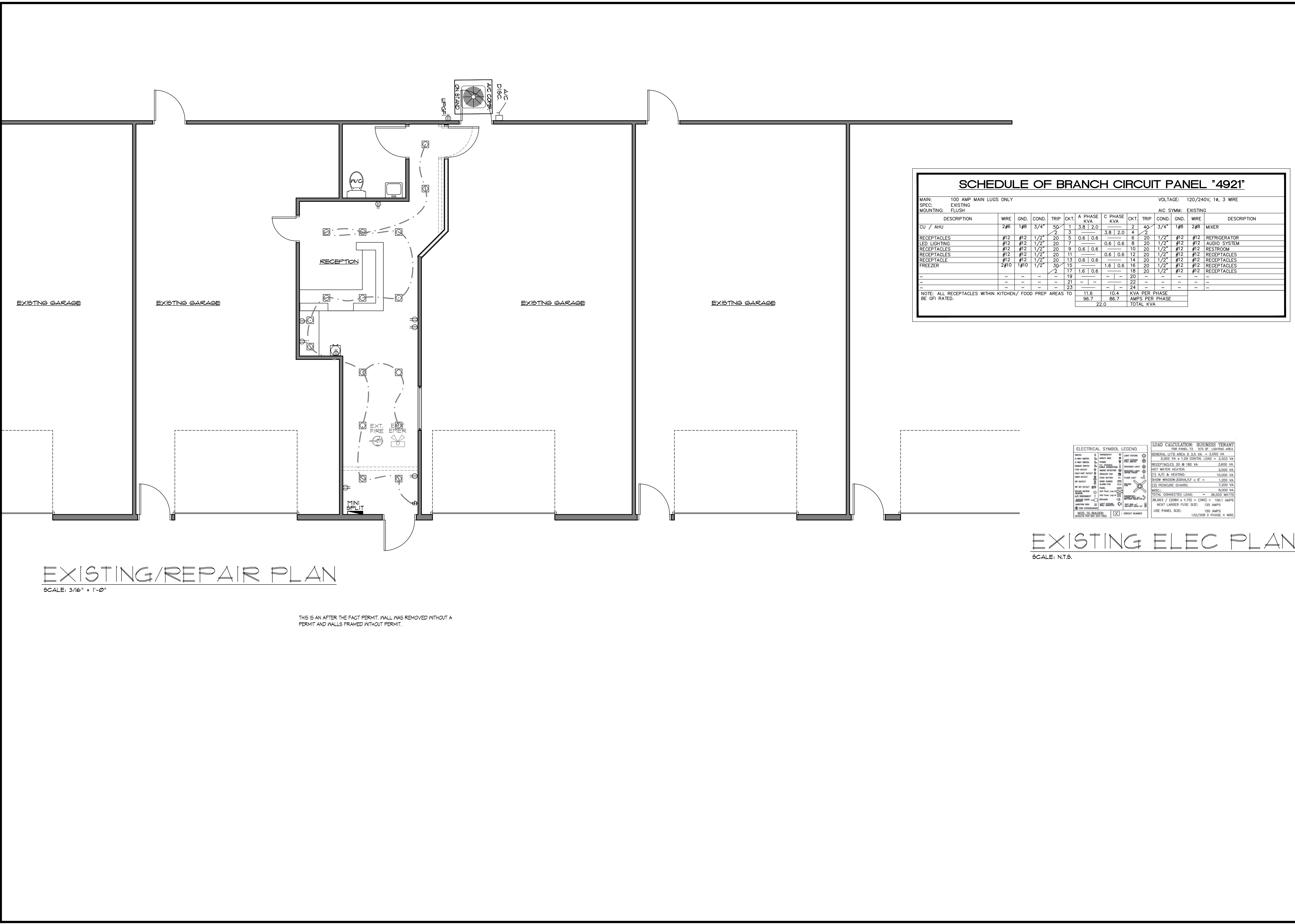
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SHEET TITLE:

ELECTRICAL
PLAN

SHEET NUMBER:

E-1



EXISTING/REPAIR PLAN

SCALE: 3/16" = 1'-0"

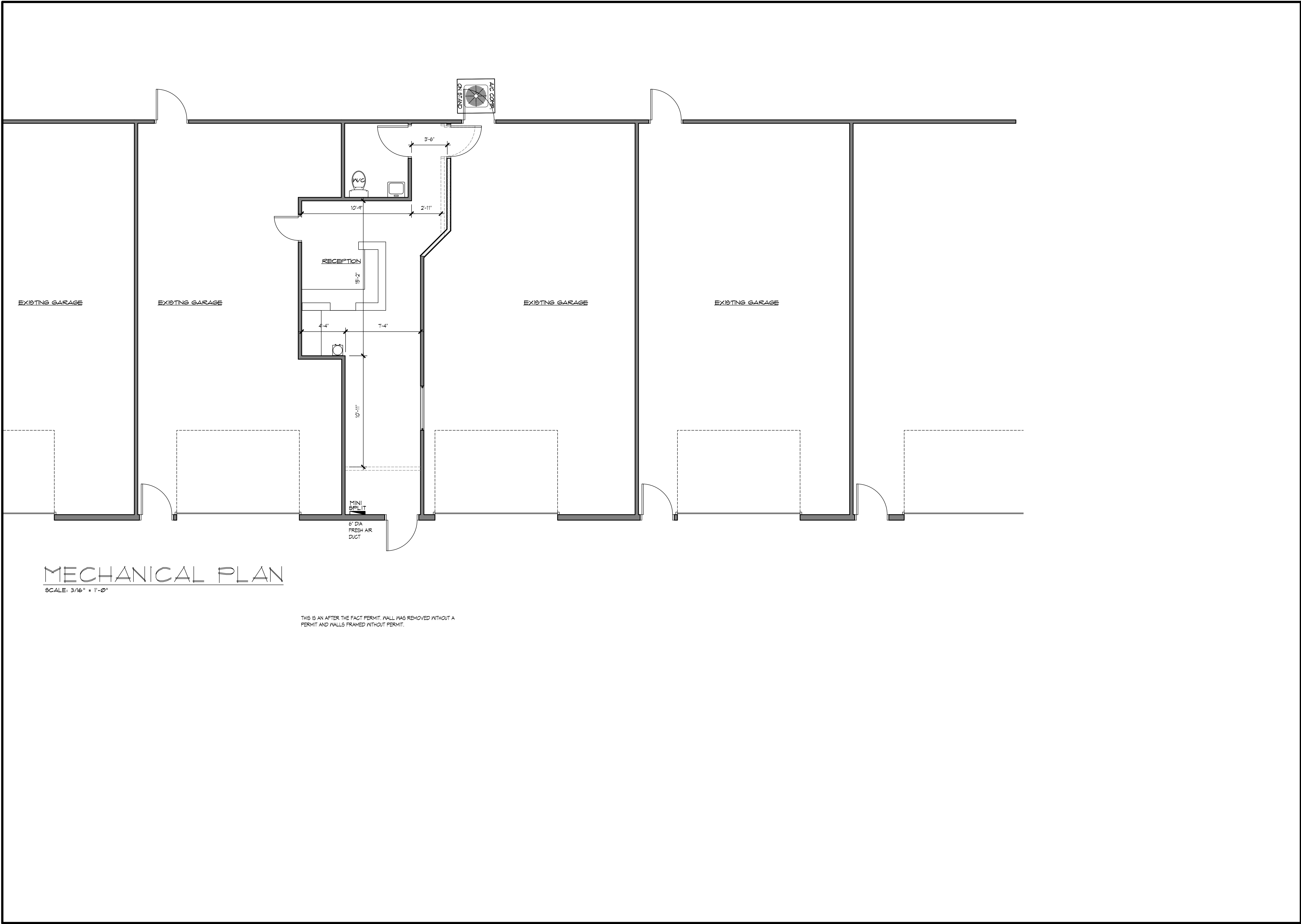
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SCHEDULE OF BRANCH CIRCUIT PANEL "4921"

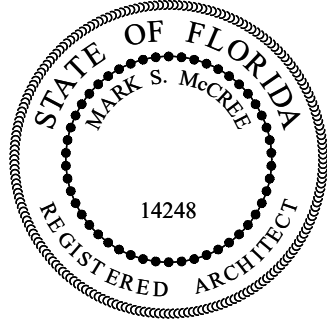
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|--|--|------|------|-------|------|------|-------------|-------------|----------------|-------------------------------|-------|------|------|--------------|--|--|--|--|--|
| MAIN: 100 AMP MAIN LUGS ONLY | | | | | | | | | | VOLTAGE: 120/240V, 1ø, 3 WIRE | | | | | | | | | |
| SPEC: EXISTING | | | | | | | | | | A/C SYMM: EXISTING | | | | | | | | | |
| MOUNTING: FLUSH | | | | | | | | | | | | | | | | | | | |
| DESCRIPTION | | WIRE | GND. | COND. | TRIP | CKT. | A PHASE KVA | C PHASE KVA | CKT. | TRIP | COND. | GND. | WIRE | DESCRIPTION | | | | | |
| CU / AHU | | 2#6 | 1#8 | 3/4" | 50 | 1 | 3.8 | 2.0 | 2 | 40 | 3/4" | 1#8 | 2#8 | MIXER | | | | | |
| RECEPTACLES | | #12 | #12 | 1/2" | 20 | 5 | 0.6 | 0.6 | 6 | 20 | 1/2" | #12 | #12 | REFRIGERATOR | | | | | |
| LED LIGHTING | | #12 | #12 | 1/2" | 20 | 7 | 0.6 | 0.6 | 8 | 20 | 1/2" | #12 | #12 | AUDIO SYSTEM | | | | | |
| RECEPTACLES | | #12 | #12 | 1/2" | 20 | 9 | 0.6 | 0.6 | 10 | 20 | 1/2" | #12 | #12 | RESTROOM | | | | | |
| RECEPTACLES | | #12 | #12 | 1/2" | 20 | 11 | 0.6 | 0.6 | 12 | 20 | 1/2" | #12 | #12 | RECEPTACLES | | | | | |
| RECEPTACLE | | #12 | #12 | 1/2" | 20 | 13 | 0.6 | 0.6 | 14 | 20 | 1/2" | #12 | #12 | RECEPTACLES | | | | | |
| FREEZER | | 2#10 | 1#10 | 1/2" | 30 | 15 | 1.6 | 0.6 | 16 | 20 | 1/2" | #12 | #12 | RECEPTACLES | | | | | |
| | | | | | 2 | 17 | 1.6 | 0.6 | 18 | 20 | 1/2" | #12 | #12 | RECEPTACLES | | | | | |
| | | | | | 19 | | | | 20 | | | | | | | | | | |
| | | | | | 21 | | | | 22 | | | | | | | | | | |
| | | | | | 23 | | | | 24 | | | | | | | | | | |
| NOTE: ALL RECEPTACLES WITHIN KITCHEN/ FOOD PREP AREAS TO BE GFI RATED. | | | | | | | 11.6 | 10.4 | KVA PER PHASE | | | | | | | | | | |
| | | | | | | | 96.7 | 86.7 | AMPS PER PHASE | | | | | | | | | | |
| | | | | | | | 22.0 | | TOTAL KVA | | | | | | | | | | |

ELECTRICAL SYMBOL LEGEND

| | | | |
|--------------|--------------|------------|------------|
| SWITCH | RECEPTACLE | RECEPTACLE | RECEPTACLE |
| 3-WAY SWITCH | DIRECT WIRE | RECEPTACLE | RECEPTACLE |
| 4-WAY SWITCH | 3-WAY SWITCH | RECEPTACLE | RECEPTACLE |
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SHEET TITLE:
MECHANICAL
PLAN

SHEET NUMBER:

M-1