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Exhibit "A"

PINES RECREATION CENTER RENOVATION

INVITATION FOR BID # RE-25-05

Issuance of Solicitation: Wednesday, May 14, 2025

Questions Due Date: Thursday, June 5, 2025

Bid Submission Deadline: Tuesday, July 8, 2025

THE CITY OF PEMBROKE PINES
PROCUREMENT DEPARTMENT
8300 SOUTH PALM DRIVE
PEMBROKE PINES, FLORIDA 33025
(954) 518-9020

For more information, please visit our online supplier portal, located at
https://procurement.opengov.com/portal/pembrokepines

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SECTION 1 - NOTICE

Notice is hereby given that the City Commission of the City of Pembroke Pines is seeking sealed proposals for:

IFB # RE-25-05

Pines Recreation Center Renovation

Solicitations may be found on the City of Pembroke Pines website under the Procurement Department at http://www.ppines.com/index.aspx?NID=667, and may be downloaded directly from the OpenGov platform at https://procurement.opengov.com/portal/pembrokepines.

For Technical Support, proposers can reach the OpenGov Service Desk between 7:00 am to 10:00 pm from Monday through Friday via the following methods:

- Chat (preferred method): Click the button in the lower right-hand corner of the portal.
- E-mail: procurement-support@opengov.com
- Phone: 1 (650) 336-7167

If additional help is needed with downloading the solicitation package please contact the Procurement Department at (954) 518-9020 or by email at purchasing@ppines.com. The Procurement Department hours are between 7:00 am to 6:00 pm on Monday through Thursday and is located at 8300 South Palm Drive, Pembroke Pines, FL 33025.

Bidders shall submit all questions regarding this bid via the City's e-Procurement Portal, located at https://procurement.opengov.com/portal/pembrokepines. Please note the deadline for submitting questions. All answers will be posted on the City's e-Procurement Portal. Bidders may also click "Follow" on this bid to receive an email notification when answers are posted. It is the bidder's responsibility to check the portal for updates. Only written responses issued through the OpenGov platform will be considered official for interpretations or clarifications.

Proposals will be accepted until 2:00 pm on Tuesday, July 8, 2025, electronically at https://procurement.opengov.com/portal/pembrokepines/projects/164106.

Bid Opening: The sealed electronic proposals will be publicly opened at 2:30 pm, on the bid due date, by the City Clerk's Office, in the **City Clerk's Office Conference Room located on the 4th Floor in the Charles F. Dodge City Center/**City Hall Administration Building, located at 601 City Center Way, Pembroke Pines, Florida, 33025.

Virtual Bid Opening: In light of public health concerns and to ensure accessibility for all, the City encourages interested parties, vendors, and the public to participate virtually via live streaming instead of attending the meeting in person. As a result, meetings may be a combination of in-person and virtual, all as provided by law. To virtually attend the bid opening, please use the Cisco Webex Meetings platform.

Virtual Meeting Details:

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- WebEx Meeting Link: https://ppines.webex.com/meet/purchasing
- Cisco Webex Meeting Number: 717 019 586
- Join by Phone Number: +1-408-418-9388

The public may download the **Cisco Webex Meetings app** from https://www.webex.com/downloads.html/.

To ensure an efficient meeting process, participants are requested to mute their audio and camera during the meeting. While the public is welcome to attend the virtual bid opening, **please note that active participation and commenting will not be allowed during the proceedings.**

For further information about the bid opening or assistance in accessing the virtual meeting, please contact:

Jamie Chen or other Procurement Staff in the Procurement Department
City of Pembroke Pines
8300 South Palm Drive,
Pembroke Pines, FL 33025
(954) 518-9061 or 954-518-9020
purchasing@ppines.com

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SECTION 2 - GENERAL PROJECT INFORMATION & TIMELINE

2.1 Project Timeline

The work shall be completed within **120** calendar days from issuance of the City's Notice to Proceed (NTP), with an estimated start date of **TBD**.

2.2 Tentative Schedule of Events

Issuance of Solicitation (Posting Date):	May 14, 2025
Pre-Bid Meeting (Mandatory):	May 22, 2025, 10:00am 7400 Pines Blvd, Pembroke Pines, FL 33026
Question Due Date:	June 5, 2025, 11:00pm
Issuance of Final Answers to Questions:	July 1, 2025
Bid Submission Deadline:	July 8, 2025, 2:00pm
Bid Opening:	Will be held at 2:30 pm on the day of bid submissions are due.
Evaluations by Staff:	To Be Determined (TBD)

2.3 Mandatory Pre-Bid Meeting/Site Visit

There will be a **MANDATORY** scheduled pre-bid meeting on **Thursday, May 22, 2025 at 10:00 am.** Meeting location will be at the **7400 Pines Blvd, Pembroke Pines, FL 33026**

A. **Proof of Attendance:** Contractors may be required to sign in at any of the meetings to show proof of attendance. It is the vendor's responsibility to make sure that they sign in at the meeting.

2.4 Follow-Up Pre-Bid Meeting(s)

Follow-Up Meetings: In the event that a contractor cannot attend the scheduled pre-bid meeting, or if a contractor would like a follow up visit to the site, they may request a site visit by contacting **Jamie Chen** at **(954) 518-9061**. We urge all contractors to attend the scheduled meeting, as a separate or follow-up meeting may not be afforded to the requester due to scheduling and availability of staff to assist with any additional meetings. In addition, if making a request for a separate or follow-up meeting, contractors are urged to make these requests as early as possible.

2.5 Estimated Project Cost

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Staff estimates the cost of the City Plans A table at approximately $985,000. The Construction Plans B table does not yet have an estimated cost; its budget will be determined after bids are received. Since Plans B includes all the work in Plans A plus additional scope, its cost will necessarily exceed $985,000.

2.6 Liquidated Damages

Liquidated damages for this project shall be **FIVE HUNDRED DOLLARS AND NO CENTS ($500.00)** per day.

2.7 Grant/Federal Funding

Not applicable for this project.

2.8 Proposal Security/Bid Bond

A Proposal Security shall be required for every bidder, regardless of proposal amount. Proposal Security shall be in the amount of 5% of the total cumulative base amount proposed.

2.9 Payment and Performance Bonds

Regardless of the awarded contract amount, two (2) separate bonds (Payment and Performance Bonds) are required, and both must be approved by the City. The penal sum stated in each bond shall be 100% of the contract price.

2.10 Permit, License, Impact or Inspection Fees

With the exception of the City related permit, license, impact or inspection fees (including the Building Department and Engineering Department Permit Fees), which will be waived for this project, the City anticipates this project to require the following permits which will be covered by the City's Owner's Contingency:

Permit	**Agency**	**Cost (or related method of calculation)**
Statement of Responsibilities Regarding Asbestos	Broward County Environmental Engineering and Permitting Division	TBD

For any of the permit, license, impact or inspection fees listed above, the costs shall be covered by the City through the City's "Owner's Contingency" for this project. The Contractor shall obtain all required permits to complete the work, however the City shall utilize the Owner's Contingency to reimburse the contractor for the related permit, license, impact or inspection fees. Payments will be made to the contractor based on the actual cost of permits upon submission of paid permit receipts. The City shall not pay for other costs related to obtaining or securing permits.

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The City shall determine the amount of the Owner's Contingency at time of award. The Owner's Contingency may be based on a specified percent of the proposed project amount and shall be established for the specific project being performed under the contract. This dollar amount shall be shown on the specific project purchase order as a distinct item from the vendor's overall offer to determine the total potential dollar value of the contract. Any Owner's Contingency funds that have not been utilized at the end of the project will remain with the City, if the permit fees exceed the Owner's Contingency indicated, the City will reimburse the contractor the actual amount of the permit fees required for project completion.

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SECTION 3 - PURPOSE AND BACKGROUND

3.1 Purpose

The City of Pembroke Pines is seeking bids from qualified firms, hereinafter referred to as the Contractor, provide a turnkey renovation of the Pines Recreation Center, in accordance with the terms, conditions, and specifications contained in this solicitation.

The purpose of this project is to renovate and revitalize the Pines Recreation Center to restore it to a safe and welcoming facility for the community.

3.2 Background

Pembroke Pines, Florida, ranked as the eleventh largest city among the state's four hundred plus municipalities and the second largest in Broward County, maintains a welcoming small-town ambiance that resonates with its residents. Located conveniently in southwest Broward County, the city provides seamless access to major highways, employment centers, entertainment venues, parks, golf courses, and a diverse array of dining and shopping options.

With a population of approximately 170,000 residents spread across 32.68 square miles, Pembroke Pines is renowned as one of the best cities to live in America. The city boasts 28 superior parks, lush landscaping, and a distinctive South Florida charm that contributes to its natural beauty. Notably recognized as 2024's Best Place to Raise a Family in Florida, and 2024's Best City of Hispanic Entrepreneurs by WalletHub, Pembroke Pines also earned a place as the on Money Magazine's esteemed Best Places to Live list in 2014, as the sole Florida representative, ranking in at #32 in the nation.

Incorporated in 1960, Pembroke Pines is celebrated as a safe and desirable community, having received accolades such as the All-America City designation. The city's commitment to arts and culture, exceptional schools, diverse population, numerous parks, and forward-thinking approach in an ever-evolving world make it a standout destination.

Pembroke Pines is also the home to the largest municipal-run charter school system in the nation, serving over 6,000 students across five separate campuses. The City’s award-winning charter school system is located in the Broward County School District, which is the sixth largest school district in the nation.

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SECTION 4 - SCOPE OF WORK

4.1 General Purpose

The purpose of this project is to obtain pricing estimates for renovations at the Pines Recreation Center, with a focus on potential tenant improvements. This will enable a comprehensive evaluation of the costs required to update the facility, addressing both current needs and future tenant requirements. The goal is to ensure that all necessary upgrades are included in the budgeting process, optimizing the facility for long-term functionality and tenant satisfaction.

Construction Plan A (City Renovation): This table reflects the cost for the City's planned renovations only.

Construction Plan B (Tenant Improvements): This table should reflect the cost for all the renovations listed in Construction Plan A, **plus** additional interior improvements that a future tenant would undertake.

Please note that only one of the two tables will be awarded. The second table, Contruction Plan B (Tenant Improvements), should be higher in cost as it should include the cost of renovations included in the first table, Construction Plan A (City Renovation).

Contractors must provide pricing for both tables in order for their bids to be considered. If a contractor provides pricing for only one table, their bid will not be considered.

4.2 General Requirements

- The contractor shall provide protection for all parts of the building, its contents and occupants wherever work under this contract is performed.
- Existing work to remain shall be protected from damage.
- Contractor shall be responsible for coordination of installation with other trades to avoid conflict.
- Contractor should plan for possible weekend work, as necessary, due to scheduling complications with facility.
- Contractor shall provide all materials, labor, equipment, and any other necessary items required for complete turn-key installation.
- City shall provide the Contractor with permit ready plans. All other documents, plans, and submittals required to obtain a permit are to be provided by the contractor.
- Contractor shall provide all testing and certifications required.
- All items must be installed and/or completed as per all governing code requirements.
- The successful Bidder shall employ a competent English-speaking superintendent who shall be in attendance at the project site during the progress of the work. The superintendent shall be the primary representative for the Bidder and all communications given to and all decisions made by the superintendent shall be binding to the Bidder.

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- Contractor will be required to schedule all work with the City's Project Manager.
- Contractor shall be responsible for all debris removal and restoration to any existing areas damaged by the contractor once the project is completed. Site shall be made safe as per OSHA standard, and clean of debris at the end of each workday.
- All precautions need to be taken for life safety and protection of people, vehicles, and all other structures on the site.
- Contractor is responsible for the removal and reinstallation of fencing, landscaping, concrete, and any other items as necessary to access the work areas. Contractor is allowed to set up temporary container for storage.
- Contractor is responsible for acquiring all necessary permits.
- The work must be performed Monday through Friday from 8am to 5pm or as approved by the Project Manager.
- Contractor shall provide weekly schedule/progress updates

4.3 General Scope of Work

Patch and repair the specified existing elements:

- Existing canopy columns
- Existing stage
- Existing interior doors, etc.

Demolish and replace the specified existing elements:

- Existing roof and associated roof components
- Existing flooring and floor base
- Existing plumbing fixtures
- Existing exterior doors
- Existing exterior storefront
- Existing exterior windows, etc.

4.4 Demolition - Construction Plan A (City Renovation)

Demolition Floor Plan

- Demolish existing roof and associated roof components completely. Patch and repair as required. See Demolition Proposed Roof Plan for more information.

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- Demolish existing roof down spouts and associated roof drainage components. Patch and repair as required. See Demolition Proposed Roof Plan for more information.
- Demolish existing tube columns and associated components completely. Patch and repair as required.
- Patch and repair existing canopy columns.
- Demolish existing storefront and associated storefront components completely. Prepare opening face new storefront. Patch and repair as required. See Architectural Construction Plans for more information.
- Demolish existing exterior door and associated door components completely. Prepare opening face new door. Patch and repair as required. See Architectural Construction Plans for more information.
- Demolish existing window and associated window components completely. Prepare opening face new window. Patch and repair as required. See Architectural Construction Plans for more information.
- Demolish existing plumbing fixture and plumbing components completely. Patch and repair as required. See Plumping Plans for more information.
- Demolish existing toilet partitions and toilet partition components completely. Patch and repair as required. Refer to Construction Plans for more information.
- Demolish existing flooring and floor base. Patch and prepare existing concrete slab to receive new flooring and base. See Architectural Contruction Plans for more information.
- Clean and patch existing wall partitions. To receive new paint finish. Refer to Finish Plans for more information.
- All existing electrical outlets to be coordinated with Electrical Engineer. Refer to Electrical Plans for more information.
- All existing fire component to be coordinated with Fire Protection Consultant. Refer to Fire Protection Plans for more information.
- Existing kitchen equipment and all associated components to remain.
- Clean and patch existing interior doors. To receive new paint finish. Refer to Finish Plans for more information.
- Clean and patch existing stage. Patch and repair stage flooring to receive new flooring and base. Refer to Finish Plans for more information.

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- Existing roof ladder to remain.
- Remove existing mirror. To be reinstalled in the same location. Refer to Construction Plans for more information.
- Demolish existing lavatory sink. Refer to Construction Plans for more information.

Demolition Roof Plan

- Demolish existing roof and associated roof components completely. Patch and repair as required. See Demolition Roof Plan and Proposed Roof Plan for more Information.
- Demolish existing roof down spouts and associated roof drainage components. Patch and repair as required. See Demolition Roof Plan and Proposed Roof Plan for more Information.
- Demolish existing roof mounted mechanical equipment and associated components not slated for reuse or relocation. Patch and repair as required. Refer to Construction Plans for more information.
- Demolish existing roof stands and roof curbs and associated components. Patch and repair as required. Refer to Construction Plans for more information.
- Existing roof vent. Refer to Mechanical Plans for more information.

Demolition Elevations

- Demolish existing roof and associated roof components completely. Patch and repair as required. See Demolition Roof Plan and Proposed Roof Plan for more information.
- Demolish existing roof downspouts and associated roof drainage components. Patch and repair as required. See Demolition Roof Plan and Proposed Roof Plan for more information.
- Demolish existing tube columns and associated components completely. Patch and repair as required.
  Patch and repair existing canopy columns.
- Demolish existing storefront and associated storefront components completely. Prepare opening face new storefront. Patch and repair as required. See Architectural Construction Plans for more information.
- Demolish existing exterior door and associated door components completely. Prepare opening face new door. Patch and repair as required. See Architectural Construction Plans for more information.

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- Demolish existing exterior window and associated window components completely. Prepare opening face new window. Patch and repair as required. See Architectural Construction Plans for more information.
- Clean and patch existing exterior masonry wall and stucco wall to receive new paint finish.

Demolition Reflected Ceiling Plan

- Demolish existing roof and all associated roof components completely. Patch and repair as required. See Demolition Roof Plan and Proposed Roof Plan for more information.
- Demolish typical existing light fixtures and all associated components completely. Patch and repair as required. See Electrical Plans for more information.
- Demolish existing mechanical system and all associated components completely. Patch and repair as required. See Mechanical Plans for more information.
- Coordinate all existing fire protection components with the Fire Protection Consultant. Refer to Fire Protection Plans for more information.
- Clean and patch existing ceiling grid system. Refer to Construction Plans for more information.
- Demolish existing ceiling tiles. Refer to Construction Plans for more information.

4.5 Construction and Renovation - Construction Plan A (City Renovation)

Proposed Floor Plan:

- New roof soffit. Refer to A1-102 and A1-501 for more information.
- New roof downspout. Refer to A1-102 and A1-501 for more information.
- New storefront door and window. Refer to A1-801 for more information.
- New exterior hollow metal door. Refer to A1-801 for more information.
- New exterior impact-rated aluminum window. Refer to A1-801 for more information.
- New flooring and flooring base. Refer to finish plans for more information.

Proposed Roof Plan:

- 12" wide x 8" deep x 12" aluminum collector head with factory finish to 4" wide x 2" deep aluminum downspout with factory finish. Refer to 4 / A1-102 for more information.
- GAF or approved equal, 60 mil smooth-backed roofing system over roof board polyiso insulation fully adhered to existing concrete roof deck (refer to 3/A1-102, note 6) for more information.

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- New metal seam roof and underlayment. Refer to A1-501 for more information.
- New metal steel cap. Refer to A1-501 for more information.
- New rooftop mechanical equipment on roof curb. Refer to mechanical plans for more information.
- Existing rooftop vent.
- Existing roof hatch.
- Emergency overflow collector head with factory finish to 4" wide x 2" deep aluminum downspout with factory finish to underside roof overhang. Refer to 5 / A1-102 for more information.

Proposed Elevations:

- 12" wide x 8" deep x 12" aluminum collector head with factory finish to 4" wide x 2" deep aluminum downspout with factory finish.
- New metal seamed roof and underlayment. Refer to A1-501 for more information.
- New metal steel cap. Refer to A1-501 for more information.
- New storefront door and window. Refer to A1-801 for more information.
- New exterior hollow metal door. Refer to A1-801 for more information.
- New exterior impact-rated aluminum window. Refer to A1-801 for more information.
- New fascia board with paint finish. Refer to A1-501 for more information.
- Paint existing exterior masonry wall.

Proposed Reflected Ceiling Plan:

- Refer to mechanical drawings for exact number, type and location of supply, return and exhaust fixtures.
- Refer to electrical drawings for exact number, type and location of outlets.
- Contractor shall coordinate the work of all trades involved in the ceiling work to ensure clearances for fixtures, ducts, piping, ceiling suspension systems, etc., necessary to maintain the finished ceiling heights as indicated on the architectural drawings.
- Perimeter ceiling angle, where occurs, shall be installed tight to partition surfaces, free from curves, breaks or other irregularities.

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- Light fixtures, exit signs and other ceiling elements shall be located in center of individual ceiling tile U.O.N. or as directed by the architect.
- Provide ceiling access as required for equipment and systems maintenance. Verify manufacturer recommendations.
- All switches and dimmers shall be located 48" above finished floor, to center of switches and 6" from door frame U.O.N. Multiple switches at one location shall be ganged together and finished with one cover plate.
- The reflected ceiling plan indicates the location of ceiling types, ceiling fixtures, and associated items. Refer to engineering drawings (lighting plan) for circuiting, wiring layout, and additional information.
- All specific information concerning installation of various above ceiling elements are to be found in the HVAC, plumbing, fire protection, electrical and lighting drawings, by the design engineers.
- Contractor to notify architect of any conflicts with ceiling fixture locations, main runners, ducts, etc., prior to installation.
- Verify field conditions and location of all plumbing, mechanical ducts, structural elements and any and all other applicable items. Install new plumbing, ducts, conduits, and other related items, so as to not conflict with lights and any unique field conditions.
- Provide and install emergency lighting per ADA / Title 24 requirements

4.6 Scope of Work - Construction Plans B (Tenant Improvements)

In addition to Construction Plans A for City Renovation, contractor is to price the items in the scope below as per Construction Plans B for potential tenant improvements.

General Scope Notes:

- Reconfigure meeting hall areas and install new walls, doors, ceiling grid system, and folding partitions.

Demolition Floor Plan:

- Demolish existing interior door and associated door components completely. Prepare opening for new door. Patch and repair as required. See architectural construction plans for more information.
- Demolish interior window and associated window components completely. Prepare opening for new window. Patch and repair as required. See architectural construction plans for more information.

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- Demolish existing wall partition and associated components completely. Refer to architectural construction plans for more information.
- Demolish existing raised platform and associated components completely. Refer to architectural construction plans for more information.

Demolition Reflected Ceiling Plan:

- Demolish existing ceiling grid system and all components. Refer to construction plans for more information.

Proposed Floor Plan:

- New wall partition. Refer to A2-101 for more information.
- New interior door. Refer to A2-101 for more information.
- New folding partition. Refer to A2-101 for more information.
- New interior storefront window. Refer to A2-101 for more information.

Proposed Reflected Ceiling Plan:

- New acoustical ceiling system and ceiling grid.

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SECTION 5 - PRICE PROPOSAL / BID TABLE

The vendor must provide their pricing electronically through the designated line items listed on the Bid Sheet/Pricing Table via the City's e-Procurement portal on OpenGov.

Vendor Notes: The bid tables include a "Vendor Notes" column for any additional comments regarding the requested line item(s). A comment is preferred in the "Vendor Notes" column. If the vendor does not need to submit any comments, they may leave it blank or enter N/A or similar.

Payment & Performance Bonds: The table includes a section for the vendor to submit pricing for Payment & Performance Bonds. If the total cumulative base proposal amount does not exceed $200,000 and a Payment and Performance Bond is not required, please enter "0" on the "If Applicable, Cost for Payment and Performance Bond" column for each line item.

Contractors must provide pricing for both tables in order for their bids to be considered. If a contractor provides pricing for only one table, their bid will not be considered.

CONSTRUCTION PLANS A (CITY RENOVATION)

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Vendor Notes
1-1	Construction Plans A (City Renovation)	1	Lump Sum			
TOTAL						

CONSTRUCTION PLANS B (TENANT IMPROVEMENT)

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total	Vendor Notes
2-1	Construction Plans B (Tenant Improvement)	1	Lump Sum			
TOTAL						

PAYMENT AND PERFORMANCE BOND

Line Item	Description	Unit of Measure	Percentage	Vendor Notes
3-1	Cost to provide a Payment & Performance Bond for the project, in the form of a percent	Percent		

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SECTION 6 - SUBMITTAL DOCUMENTS

Bids must be submitted electronically at https://procurement.opengov.com/portal/pembrokepines on or before **2:00 pm on Tuesday, July 8, 2025.** Please note vendors should be registered on OpenGov under the name of the organization that they are operating as and it should match the organization name on the documents that they are submitting and utilizing when responding to the solicitation. In addition, the vendor must complete the required documents in this section and provide any additional information requested throughout this solicitation. Any additional information requested in the solicitation should be scanned and uploaded. The City recommends for proposers to submit their proposals as soon as they are ready to do so. Please allow ample time to submit your proposals on the https://procurement.opengov.com/portal/pembrokepines website. Proposals may be modified or withdrawn prior to the deadline for submitting Proposals.

PLEASE DO NOT SUBMIT ANY PROPOSALS VIA MAIL, E-MAIL OR FAX.

Prospective proposers interested in responding to this solicitation are requested to provide all of the applicable information listed in this section. Submittals that do not respond completely to all of the requirements specified herein may be considered non-responsive and eliminated from the process. Brevity and clarity are encouraged.

1 CONFIRMATION TO BIND

1.1 I certify that I have read, understood and agree to the terms in this solicitation, and that I am authorized to submit this response on behalf of my company.*

☐ Please confirm

*Response required

2 REFERENCE # 1

The minimum experience for this project is **five (5) years**. Provide specific examples of similar experience conducting licensed work of equal or similar scope of work, preferably delivered by the proposed team members. A **minimum of 3** references should be from the last **five years** and should be capable of explaining and confirming your firm's capacity to successfully complete the scope of work outlined herein. As part of the proposal evaluation process, the City may conduct an investigation of references, including a record check or consumer affairs complaints. Proposers' submission of a proposal constitutes acknowledgment of the process and consent to investigate. The City is the sole judge in determining Proposers qualifications. In this section you will have the ability to enter information for 5 different references including their contact details and specific project information.

Please note that the City prefers references who are not current employees of the City of Pembroke Pines, as we generally do not contact our own employees for reference checks.

Proposers are advised to confirm that:

A. Each reference provided by the Respondent has up to date contact persons and contact information;

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B. The contact person provided for each reference is someone who has personal knowledge of the Proposer's performance during the referenced project; and

C. The contact person for each reference has been contacted by the Proposer regarding this specific bid submittal and such person confirmed their willingness to serve as a reference.

2.1 Reference Contact Information - Name of Firm, City, County or Agency*
*Response required

2.2 Reference Contact Information - Reference's Business Address*
*Response required

2.3 Reference Contact Information - Reference's Contact Name & Title*
*Response required

2.4 Reference Contact Information - Reference's E-mail Address*
*Response required

2.5 Reference Contact Information - Reference's Phone Number*
*Response required

2.6 Project Information - Was your firm the prime contractor for the listed project?*
☐ Yes
☐ No

*Response required

2.7 Project Information - Name of Contactor Performing the Work*
*Response required

2.8 Project Information - Name and location of the project*
*Response required

2.9 Project Information - Nature of the firm's responsibility on the project and work for which staff was responsible for*
*Response required

2.10 Project Information - Project Duration*
*Response required

2.11 Project Information - Completion (Anticipated) Date*
*Response required

2.12 Project Information - Size of Project*
*Response required

2.13 Project Information - Cost of Project*
*Response required

3 REFERENCE # 2

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3.1 Reference Contact Information - Name of Firm, City, County or Agency*
*Response required

3.2 Reference Contact Information - Reference's Business Address*
*Response required

3.3 Reference Contact Information - Reference's Contact Name & Title*
*Response required

3.4 Reference Contact Information - Reference's E-mail Address*
*Response required

3.5 Reference Contact Information - Reference's Phone Number*
*Response required

3.6 Project Information - Was your firm the prime contractor for the listed project?*
☐ Yes
☐ No

*Response required

3.7 Project Information - Name of Contactor Performing the Work*
*Response required

3.8 Project Information - Name and location of the project*
*Response required

3.9 Project Information - Nature of the firm's responsibility on the project and work for which staff was responsible for*
*Response required

3.10 Project Information - Project Duration*
*Response required

3.11 Project Information - Completion (Anticipated) Date*
*Response required

3.12 Project Information - Size of Project*
*Response required

3.13 Project Information - Cost of Project*
*Response required

4 REFERENCE # 3

4.1 Reference Contact Information - Name of Firm, City, County or Agency*
*Response required

4.2 Reference Contact Information - Reference's Business Address*
*Response required

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4.3 Reference Contact Information - Reference's Contact Name & Title*
*Response required

4.4 Reference Contact Information - Reference's E-mail Address*
*Response required

4.5 Reference Contact Information - Reference's Phone Number*
*Response required

4.6 Project Information - Was your firm the prime contractor for the listed project?*
☐ Yes
☐ No

*Response required

4.7 Project Information - Name of Contactor Performing the Work*
*Response required

4.8 Project Information - Name and location of the project*
*Response required

4.9 Project Information - Nature of the firm's responsibility on the project and work for which staff was responsible for*
*Response required

4.10 Project Information - Project Duration*
*Response required

4.11 Project Information - Completion (Anticipated) Date*
*Response required

4.12 Project Information - Size of Project*
*Response required

4.13 Project Information - Cost of Project*
*Response required

5 REFERENCE # 4

5.1 Reference Contact Information - Name of Firm, City, County or Agency
5.2 Reference Contact Information - Reference's Business Address
5.3 Reference Contact Information - Reference's Contact Name & Title
5.4 Reference Contact Information - Reference's E-mail Address
5.5 Reference Contact Information - Reference's Phone Number
5.6 Project Information - Was your firm the prime contractor for the listed project?
☐ Yes
☐ No

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5.7 Project Information - Name of Contactor Performing the Work
5.8 Project Information - Name and location of the project
5.9 Project Information - Nature of the firm's responsibility on the project and work for which staff was responsible for
5.10 Project Information - Project Duration
5.11 Project Information - Completion (Anticipated) Date
5.12 Project Information - Size of Project
5.13 Project Information - Cost of Project

6 REFERENCE # 5

6.1 Reference Contact Information - Name of Firm, City, County or Agency
6.2 Reference Contact Information - Reference's Business Address
6.3 Reference Contact Information - Reference's Contact Name & Title
6.4 Reference Contact Information - Reference's E-mail Address
6.5 Reference Contact Information - Reference's Phone Number
6.6 Project Information - Was your firm the prime contractor for the listed project?

☐ Yes
☐ No

6.7 Project Information - Name of Contactor Performing the Work
6.8 Project Information - Name and location of the project
6.9 Project Information - Nature of the firm's responsibility on the project and work for which staff was responsible for
6.10 Project Information - Project Duration
6.11 Project Information - Completion (Anticipated) Date
6.12 Project Information - Size of Project
6.13 Project Information - Cost of Project

7 PROJECT DOCUMENTS

7.1 PROPOSERS BACKGROUND INFORMATION FORM*

a. Please download the attached document, complete all required fields, and upload the completed form here.

- Proposers_Background_Inform...

*Response required

7.2 PROPOSAL SECURITY (BID BOND FORM OR CASHIER'S CHECK)*

a. A Proposal Security shall be in an amount not less than of 5% of the total cumulative base amount proposed.

b. Therefore, proposal should be accompanied by a certified or cashier’s check or by a Bid Bond made payable to the City of Pembroke Pines on an approved form, duly executed by the Proposer as principal and having as surety thereon a surety company

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acceptable to CITY and authorized to write such Bond under the laws of the State of Florida.

c. Contingency is not to be counted in the total amount the proposal security is based on.

d. Proposers must submit a scanned copy of their bid security (bid bond form or cashier's check) with their bid submittal through OpenGov.

e. Proposers should also submit their original bid security (bid bond form or cashier's check) at time of the bid due date, or they may be deemed as non-responsive.

f. The original Bid Bond or Cashier's Check should be in a sealed envelope, plainly marked "**BID SECURITY - RE-25-05 Pines Recreation Center Renovation** and sent to the City of Pembroke Pines, City Clerk's Office, 4th Floor, 601 City Center Way, Pembroke Pines, Florida, 33025.

g. Please see SPECIAL TERMS & CONDITIONS of this document for additional information.

*Response required

8 STANDARD DOCUMENTS

The following documents are standard documents that the City generally requires for every solicitation. As a result, we recommend vendors to keep these documents updated and readily available so that they can be easily uploaded for each project that the vendor would like to participate in. In the event that the City does not have one of the forms or documents listed below for your company, the City may reach out to your company after the bid has closed to obtain the document(s).

8.1 NON-COLLUSIVE AFFIDAVIT*

a. Please download the attached document, complete all required fields, and upload the completed form here.

- Non-Collusive_Affidavit.pdf

*Response required

8.2 SWORN STATEMENT ON PUBLIC ENTITY CRIMES FORM*

a. Please download the attached document, complete all required fields, and upload the completed form here.

- Sworn_Statement_on_Public_E...

*Response required

8.3 EQUAL BENEFITS CERTIFICATION FORM*

a. Please download the attached document, complete all required fields, and upload the completed form here.

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- Equal_Benefits_Certificatio...

*Response required

8.4 VENDOR DRUG FREE WORKPLACE CERTIFICATION*

a. Please download the attached document, complete all required fields, and upload the completed form here.

- Vendor_Drug-Free_Workplace_...

*Response required

8.5 SCRUTINIZED COMPANY CERTIFICATION*

a. Please download the attached document, complete all required fields, and upload the completed form here.

- Scrutinized_Company_Certifi...

*Response required

8.6 E-VERIFY SYSTEM CERTIFICATION*

a. Please download the attached document, complete all required fields, and upload the completed form here.

b. Effective January 1, 2021, pursuant to Section 448.095. Florida Statues, the City may not enter into a contract with a vendor/contractor/subcontractor unless that vendor/contractor/subcontractor is registered with and uses the E- Verify system administered by the U.S. Department of Homeland Security ("DHS").

c. Contractor shall also require all subcontractors to provide an affidavit attesting that the subcontractor does not employ, contract with, or subcontract with, an unauthorized alien. The Contractor shall maintain a copy of such affidavit for the duration of the contract.

- E-Verify_System_Certificati...

*Response required

8.7 HUMAN TRAFFICKING AFFIDAVIT*

a. Please download the attached document, complete all required fields, and upload the completed form here.

- Human_Trafficking_Affidavit...

*Response required

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8.8 VENDOR INFORMATION FORM*

a. Please download the attached document, complete all required fields, and upload the completed form here.

- Vendor_Information_Form.pdf

*Response required

8.9 FORM W-9 (REVISED MARCH 2024)*

a. Please download the attached document, complete all required fields, and upload the completed form here.

b. Note - Please use the March 2024 version of the form as previously dated versions of this form may delay the processing of any payments to the selected vendor.

- Form_W-9_(Rev_March_2024).pdf

*Response required

9 OPTIONAL DOCUMENTATION

9.1 TRADE SECRETS

a. The Proposer's response to this solicitation is a public record pursuant to Florida law, which is subject to disclosure by the City under the State of Florida Public Records Law, Florida Statutes Chapter 119.07 ("Public Records Law"). The City shall permit public access to all documents, papers, letters or other material submitted in connection with this solicitation and the Contract to be executed for this solicitation, subject to the provisions of Chapter 119.07 of the Florida Statutes.

b. Any language contained in the Proposer's response to the solicitation purporting to require confidentiality of any portion of the Proposer's response to the solicitation, except to the extent that certain information is in the City's opinion a Trade Secret pursuant to Florida law, shall be void. If a Proposer submits any documents or other information to the City which the Proposer claims is Trade Secret information and exempt from Florida Statutes Chapter 119.07 ("Public Records Laws"), the Proposer shall clearly designate that it is a Trade Secret and that it is asserting that the document or information is exempt. The Proposer must specifically identify the exemption being claimed under Florida Statutes 119.07. The City shall be the final arbiter of whether any information contained in the Proposer's response to the solicitation constitutes a Trade Secret.

c. EXCEPT FOR CLEARLY MARKED PORTIONS THAT ARE BONA FIDE TRADE SECRETS PURSUANT TO FLORIDA LAW, DO NOT MARK YOUR RESPONSE TO THE SOLICITATION AS PROPRIETARY OR CONFIDENTIAL. DO NOT MARK YOUR RESPONSE TO THE SOLICITATION

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OR ANY PART THEREOF AS COPYRIGHTED. ALL DOCUMENTS THAT THE FIRM PURPORTS TO BE CONFIDENTIAL, PROPRIETARY OR A TRADE SECRET SHALL BE UPLOADED TO THE OPENGOV WEBSITE AS A SEPARATE ATTACHMENT, IN THIS SECTION, CLEARLY IDENTIFYING THE EXEMPTION BEING CLAIMED UNDER FLORIDA STATUTES 119.07.

d. The city's determination of whether an exemption applies shall be final, and the proposer agrees to defend, indemnify, and hold harmless the city and the city's officers, employees, and agent, against any loss or damages incurred by any person or entity as a result of the city's treatment of records as public records.

9.2 FINANCIAL STATEMENTS

a. The City is **NOT** requesting the vendor to submit any financial statements for this project and prefers if the vendor does not submit financial statements. In addition, if the City needs a copy of the vendor's financial statements, the City can contact the vendor after the bid due date to request those documents. However, if the vendor does submit the financial statements, they should be uploaded in this section.

b. Any claim of confidentiality on financial statements must be asserted at the time of submittal. The firm must identify the specific statute that authorizes the exemption from the Public Records Law. Please note that the financial statement exemption provided for in Section 119.071(1)c, Florida Statutes only applies to submittals in response to a solicitation for a "public works" project.

9.3 ALTERNATIVES

a. If you are submitting an alternative product, please upload any related information in this section (such as specification sheets, etc.).

b. In addition, pursuant to the **"Brand Names"** Section included in the GENERAL TERMS AND CONDITIONS Section if and wherever in the specifications a brand name, make, name of manufacturer, trade name, or vendor catalog number is mentioned, it is for the purpose of establishing a grade or quality of material only. Since the City does not wish to rule out other competition and equal brands or makes, the phrase "OR EQUAL" is added. However, if a product other than that specified is bid, Proposers shall indicate on their proposal and clearly state the proposed substitution and deviation. It is the vendor's responsibility to provide any necessary documentation and samples within their bid submittal to prove that the product is equal to that specified. Such samples are to be furnished before the date of bid opening, unless otherwise specified. Additional evidence in the form of documentation and samples may be requested if the proposed brand is other than that specified. The City retains the right to determine if the proposed brand shall be considered as an approved equivalent or not.

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9.4 ADDITIONAL INFORMATION

a. Please provide any additional information that you deem necessary to complete your proposal in this section, if it has not been requested in another section.

9.5 PROFESSIONAL LICENSES

a. If applicable, please upload any professional licenses that may be required to perform the services outlined in the solicitation. The following licensing requirements shall apply when the applicable Florida statute mandates specific licensing for Contractors engaged in the type of work covered by this solicitation.

1. State of Florida, Department of Professional Regulation, Construction Industries Licensing Board and licensed by other federal, state, regional, county or municipal agencies having jurisdiction over the specified construction work.

2. Said licenses shall be in the Firm's name as it appears on the OpenGov registration and as appropriately registered with the applicable licensing entity. Proposer shall supply appropriate license numbers, with expiration dates, as part of their bid. Failure to hold and provide proof of proper licensing, certification and registration may be grounds for rejection of the bid.

3. Subcontractors contracted by the Prime Contractor shall be licensed in their respective fields to obtain construction permits as necessary. Said licenses must be in the name of the subcontractor.

10 VENDOR CLASSIFICATION

10.1 Is your firm a Local Pembroke Pines Vendor (LPPV) and Local Broward County Vendor (LBCV)?*

a. The evaluation of competitive bids is subject to section 35.36 of the City's Procurement Procedures which, except where contrary to federal and state law, or any other funding source requirements, provides that preference be given to local businesses. To satisfy this requirement, the vendor shall affirm in writing its compliance with either of the following objective criteria as of the bid or proposal submission date stated in the solicitation. A local business shall be defined as:

1. **"Local Pembroke Pines Vendor"** shall mean a business entity which has maintained a permanent place of business with full-time employees within the City limits for a minimum of one (1) year prior to the date of issuance of a bid or proposal solicitation. The permanent place of business may not be a post office box. The business location must actually distribute goods or services from that location. In addition, the business must have a current business tax receipt from the City of Pembroke Pines, **OR;**

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2. **"Local Broward County Vendor"** shall mean or business entity which has maintained a permanent place of business with full-time employees within the Broward County limits for a minimum of one (1) year prior to the date of issuance of a bid or proposal solicitation. The permanent place of business may not be a post office box. The business location must actually distribute goods or services from that location. In addition, the business must have a current business tax receipt from the Broward County or the city within Broward County where the business resides.

b. A preference of five percent (5%) of the total evaluation point, or five percent (5%) of the total price, shall be given to the Local Pembroke Pines Vendor(s); A preference of two and a half percent (2.5%) of the total evaluation point for local, or two and a half percent (2.5%) of the total price, shall be given to the Local Broward County Vendor(s).

☐ Yes
☐ No

*Response required

When equals "Yes"

10.1.1 Please indicate your Local Vendor Status*

☐ Local Pembroke Pines Vendor (LPPV)
☐ Local Broward County Vendor (LBCV)

*Response required

When equals "Yes"

10.1.2 Local Vendor Preference Certification*

1. Please download the attached document, complete all required fields, and upload the completed form here.

- Local_Vendor_Preference_Cer...

*Response required

When equals "Yes"

10.1.3 Local Business Tax Receipts*

1. If claiming Local Vendor Preference, please upload any previous business tax receipts to indicate that the business entity has maintained a permanent place of business for a minimum of one (1) year.

*Response required

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10.2 Is your firm a Veteran Owned Small Business (VOSB)?*

a. The evaluation of competitive bids is subject to section 35.37 of the City's Procurement Procedures which, except where contrary to federal and state law, or any other funding source requirements, provides that preference be given to veteran owned small businesses. To satisfy this requirement, the vendor shall affirm in writing its compliance with the following objective criteria as of the bid or proposal submission date stated in the solicitation. A veteran owned small business shall be defined as:

1. **"Veteran Owned Small Business"** shall mean a business entity which has received a "Determination Letter" from the United States Department of Veteran Affairs Center for Verification and Evaluation notifying the business that they have been approved as a Veteran Owned Small Business (VOSB).

b. A preference of two and a half percent (2.5%) of the total evaluation point, or two and a half percent (2.5%) of the total price, shall be given to the Veteran Owned Small Business (VOSB).

☐ Yes
☐ No

*Response required

When equals "Yes"

10.2.1 Determination Letter from the United States Department of Veteran Affairs Center*

1. If claiming Veteran Owned Small Business Preference Certification, business must attach the "Determination Letter" from the United States Department of Veteran Affairs Center for Verification and Evaluation notifying the business that they have been approved as a Veteran Owned Small Business (VOSB).

*Response required

10.3 Is your firm a Minority-Owned Business Enterprise (MBE)?*

☐ Yes
☐ No

*Response required

When equals "Yes"

10.3.1 Please indicate the classification of your Minority-Owned Business Enterprise (MBE)*

Select all that apply

☐ African-American MBE

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☐ Asian-American MBE
☐ Hispanic-American MBE
☐ Native-American MBE
☐ Other option not listed above
*Response required

When equals "Yes"

10.3.2 MBE Certification Documentation*

1. Upload your MBE Certification Documentation here, preferably with the State of Florida's Office of Supplier Diversity. If you have multiple MBE certifications, please combine them into one (1) document and upload.

*Response required

10.4 Is your firm a Woman-Owned Business Enterprise (WBE)?*
☐ Yes
☐ No

*Response required

When equals "Yes"

10.4.1 WMBE Certification Documentation*

1. Upload your WMBE Certification Documentation here, preferably with the State of Florida's Office of Supplier Diversity. If you have multiple WMBE certifications, please combine them into one (1) document and upload.

*Response required

10.5 Is your firm a HubZone Business / Labor Surplus Area Firm?*
☐ Yes
☐ No

*Response required

When equals "Yes"

10.5.1 HubZone Business / Labor Surplus Area Firm Certification Documentation*

1. Upload your HubZone Business / Labor Surplus Area Firm Certification Documentation, preferably with the U.S. Small Business Administration (SBA). If you have multiple certifications, please combine them into one (1) document and upload.

*Response required

10.6 Is your firm a Broward County Small Business Enterprise (SBE)?*
☐ Yes

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☐ No

*Response required

When equals "Yes"

10.6.1 SBE Cerification Documentation*

1. Upload your SBE Certification Documentation from Broward County's Office of Economic and Small Business Development (OESBD). If you have multiple certifications, please combine them into one (1) document and upload.

*Response required

10.7 Is your firm a Broward County Business Enterprise (CBE)?*

☐ Yes

☐ No

*Response required

When equals "Yes"

10.7.1 CBE Certification Documentation*

1. Upload your CBE Certification Documentation from Broward County's Office of Economic and Small Business Development (OESBD). If you have multiple certifications, please combine them into one (1) document and upload.

*Response required

10.8 Is your firm a Broward County Disadvantaged Business Enterprise (DBE)?*

☐ Yes

☐ No

*Response required

When equals "Yes"

10.8.1 DBE Certification Documentation*

1. Upload your DBE Certification Documentation from Broward County's Office of Economic and Small Business Development (OESBD). If you have multiple certifications, please combine them into one (1) document and upload.

*Response required

10.9 Does your firm have a Vendor Classification that was not listed above?*

☐ Yes

☐ No

*Response required

When equals "Yes"

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10.9.1 Other Vendor Classification Certification Documentation*

1. Upload your other Certification Documentation here. If you have multiple certifications, please combine them into one (1) document and upload.

*Response required

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SECTION 7 - EVALUATION OF PROPOSALS & PROCESS SELECTION

7.1 Qualifying & Selecting Firms

A. Staff will evaluate all responsive proposals received from proposers who meet or exceed the bid requirements contained in the solicitation. Evaluations shall be based upon the information and references contained in the proposals as submitted.

B. Staff will make a recommendation to the City Commission for award of contract.

C. The contract shall be awarded to the most responsive/responsible bidder whose bid is determined to be the most advantageous to the City taking into consideration the evaluation criteria.

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SECTION 8 - INSURANCE REQUIREMENTS

8.1 Indemnification for Design Professionals and Construction Contracts

The CONTRACTOR shall indemnify and hold harmless the CITY, its officers and employees from any and all liability, losses or damages, including reasonable attorneys' fees and costs of defense, which the CITY, its officers and employees, may incur as a result of claims, demands, suits, causes of actions or proceedings of any kind or nature to the extent such claims are caused by negligence, recklessness, or intentional wrongful conduct of the CONTRACTOR and other persons employed or utilized by CONTRACTOR during performance of this Agreement. The CONTRACTOR shall pay all claims and losses in connection therewith and shall investigate and defend all claims, suits or actions of any kind or nature in the name of the CITY, where applicable, including appellate proceedings, and shall pay all costs, judgments, and attorneys' fees which may issue thereon. The CONTRACTOR expressly understands and agrees that any insurance protection required by this Agreement or otherwise provided by the CONTRACTOR shall in no way limit the responsibility to indemnify, keep and save harmless and defend the CITY or its officers, employees, agents and instrumentalities as herein provided.

8.2 Insurance Coverage

A. CONTRACTOR shall not commence work under this Agreement until it has obtained all insurance required under this paragraph and such insurance has been approved by the Risk Manager of the CITY nor shall the CONTRACTOR allow any subcontractor to commence work on any subcontract until all similar such insurance required of the subcontractor has been obtained and similarly approved.

B. Certificates of Insurance, reflecting evidence of the required insurance, shall be filed with the CITY's Risk Manager prior to the commencement of this Agreement. Policies shall be issued by companies authorized to do business under the laws of the State of Florida. The insurance company shall be rated no less than "A" as to management, and no less than "Class VI" as to financial strength according to the latest edition of Best's Insurance Guide published by A.M. Best Company.

C. Certificates of Insurance shall provide for thirty (30) days' prior written notice to the CITY in case of cancellation or material changes in the policy limits or coverage states. If the carrier cannot provide thirty (30) days' notice of cancellation, either the CONTRACTOR or their Insurance Broker must agree to provide notice.

D. Insurance shall be in force until all obligations required to be fulfilled under the terms of the Agreement are satisfactorily completed as evidenced by the formal acceptance by the CITY. In the event the insurance certificate provided indicates that the insurance shall terminate and lapse during the period of this Agreement, the CONTRACTOR shall furnish, at least forty-five (45) days prior to the expiration of the date of such insurance, a renewed certificate of insurance as proof that equal and like coverage for the balance of the period of

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the Agreement and extension thereunder is in effect. The CONTRACTOR shall neither commence nor continue to provide any services pursuant to this Agreement unless all required insurance remains in full force and effect. CONTRACTOR shall be liable to CITY for any lapses in service resulting from a gap in insurance coverage.

E. CONTRACTOR shall be required to obtain all applicable insurance coverage, as indicated in the sections below, prior to commencing any work pursuant to this Agreement.

8.3 Comprehensive General Liability Insurance

Comprehensive General Liability Insurance written on an occurrence basis including, but not limited to: coverage for bodily injury and property damage, personal & advertising injury, products & completed operations, and contractual liability. Coverage must be written on an occurrence basis, with limits of liability no less than:

A. Each Occurrence Limit - $1,000,000

B. Fire Damage Limit (Damage to rented premises) - $100,000

C. Personal & Advertising Injury Limit - $1,000,000

D. General Aggregate Limit - $2,000,000

E. Products & Completed Operations Aggregate Limit - $2,000,000

Products & Completed Operations Coverage shall be maintained for the later of three (3) years after the delivery of goods/services or final payment under the Agreement. (*For Construction projects: Increase to ten (10) years and include a Designated Construction Project(s) General Aggregate Limit)*

The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.

8.4 Workers' Compensation and Employers' Liability Insurance

Workers' Compensation and Employers' Liability Insurance covering all employees, and/or volunteers of the CONTRACTOR engaged in the performance of the scope of work associated with this Agreement. In the case any work is sublet, the CONTRACTOR shall require the subcontractors similarly to provide Workers' Compensation Insurance for all the latter's employees unless such employees are covered by the protection afforded by the CONTRACTOR. Coverage for the CONTRACTOR and all subcontractors shall be in accordance with applicable state and/or federal laws that may apply to Workers' Compensation Insurance with limits of liability no less than:

A. Workers' Compensation: Coverage A – Statutory

B. Employers Liability: Coverage B

$500,000 Each Accident

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$500,000 Disease – Policy Limit

$500,000 Disease – Each Employee

If CONTRACTOR claims to be exempt from this requirement, CONTRACTOR shall provide CITY proof of such exemption along with a written request for CITY to exempt CONTRACTOR, written on CONTRACTOR letterhead.

8.5 Comprehensive Auto Liability Insurance

Comprehensive Auto Liability Insurance covering all owned, non-owned and hired vehicles used in connection with the performance of work under this Agreement, with a combined single limit of liability for bodily injury and property damage no less than:

A. Any Auto (Symbol 1)
   Combined Single Limit (Each Accident) - $1,000,000

B. Hired Autos (Symbol 8)
   Combined Single Limit (Each Accident) - $1,000,000

C. Non-Owned Autos (Symbol 9)
   Combined Single Limit (Each Accident) - $1,000,000

If work under this Agreement includes transportation of hazardous materials, policy shall include pollution liability coverage equivalent to that provided by the latest version of the ISO pollution liability broadened endorsement for auto and the latest version of the ISO Motor Carrier Act endorsement, equivalents or broader language.

If CONTRACTOR requests reduced limits under a Personal Auto Liability Policy and it is agreed to by the CITY, coverage shall include Bodily Injury limits of $100,000 per person/$300,000 per occurrence and Property Damage limits of $300,000 per occurrence.

8.6 Umbrella/Excess Liability Insurance

Umbrella/Excess Liability Insurance in the amount of **$2,000,000** as determined appropriate by the CITY depending on the type of job and exposures contemplated. Coverage must be follow form of the General Liability, Auto Liability and Employer's Liability. This coverage shall be maintained for a period of no less than the later of three (3) years after the delivery of goods/services or final payment pursuant to this Agreement.

The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.

8.7 Professional Liability/Errors & Omissions Insurance

Professional Liability/Errors & Omissions Insurance with a limit of liability no less than **$1,000,000** per wrongful or negligent act. This coverage shall be maintained for a period of no less than three (3)

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years after the delivery of goods/services final payment pursuant to this Agreement. Retroactive date, if any, to be no later than the first day of service to the CITY. *(Limit to align with size and scope of the Agreement and exposure inherent with operation/services being performed. For Construction projects: Increase to ten (10) years.)*

8.8 Environmental/Pollution Liability Insurance

Environmental/Pollution Liability insurance shall be required with a limit of no less than $1,000,000 per wrongful act. Coverage shall include: CONTRACTOR's completed operations, sudden, accidental and gradual pollution conditions. This coverage shall be maintained for a period of no less than the later of three (3) years after the delivery of goods/services or final payment pursuant to this Agreement. Retroactive date, if any, to be no later than the first day of service to the CITY. *(Limit to align with size and scope of the Agreement and exposure inherent with operation/services being performed. For Construction projects: Increase to ten (10) years)*

The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.

8.9 Builder's Risk Insurance

Builder's Risk Insurance shall be "All Risk" for one hundred percent (100%) of the completed value of the project that is the subject of this Agreement with a deductible of not more than five percent (5%) for Named Windstorm and $20,000 per claim for all other perils. The Builder's Risk Insurance shall include interests of the CITY, the CONTRACTOR and subcontractors of the project. The CONTRACTOR shall include a separate line item for all costs associated with the Builder's Risk Insurance Coverage for the project. The CITY reserves the right at its sole discretion to utilize the CONTRACTOR's Builder's Risk Insurance or for the CITY to purchase its own Builder's Risk Insurance for the Project. Prior to the CONTRACTOR purchasing the Builder's Risk insurance for the project, the CONTRACTOR shall allow the CITY the opportunity to analyze the CONTRACTOR's coverage and determine who shall purchase the coverage. Should the CITY utilize the CONTRACTOR's Builder's Risk Insurance, the CONTRACTOR shall be responsible for all deductibles. If the CITY chooses to purchase the Builder's Risk Coverage on the project, the CONTRACTOR shall provide the CITY with a change order deduct for all premiums and costs associated with the Builder's Risk insurance in their schedule. Should the CITY choose to utilize the CITY's Builder's Risk Program, the CITY shall be responsible for the Named Windstorm Deductible and the CONTRACTOR shall be responsible for the All Other Perils Deductible.

If and when 100% is not available or reasonable, the CITY Risk Manager is to make the determination as to what limits are appropriate for the given project.

8.10 Required Endorsements

A. The City of Pembroke Pines shall be named as an Additional Insured on each of the Liability Policies required herein.

B. Waiver of all Rights of Subrogation against the CITY.

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C. Thirty (30) Day Notice of Cancellation or Non-Renewal to the CITY.

D. CONTRACTOR's policies shall be Primary & Non-Contributory.

E. All policies shall contain a "severability of interest" or "cross liability" clause without obligation for premium payment of the CITY.

F. The City of Pembroke Pines shall be named as a Loss Payee on all Property and/or Inland Marine Policies as their interest may appear.

8.11 Additional Requirements

A. Any and all insurance required of the CONTRACTOR pursuant to this Agreement must also be required by any subcontractor in the same limits and with all requirements as provided herein, including naming the CITY as an additional insured, in any work that is subcontracted unless such subcontractor is covered by the protection afforded by the CONTRACTOR and provided proof of such coverage is provided to CITY. The CONTRACTOR and any subcontractors shall maintain such policies during the term of this Agreement.

B. The CITY reserves the right to require any other additional types of insurance coverage and/or higher limits of liability it deems necessary based on the nature of work being performed under this Agreement.

C. The insurance requirements specified in this Agreement are minimum requirements and in no way reduce any liability the CONTRACTOR has assumed in the indemnification/hold harmless section(s) of this Agreement.

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SECTION 9 - GENERAL TERMS AND CONDITIONS

9.1 EXAMINATION OF CONTRACT DOCUMENTS

Before submitting a Proposal, each Proposer should:

A. consider federal, state and local laws, ordinances, rules and regulations that may in any manner affect cost or performance of the work,

B. study and carefully correlate the Proposer's observations with the Proposal Documents; and

C. notify the Purchasing Manager of all conflicts, errors and discrepancies, if any, in the Proposal Documents.

The Proposer, by and through the submission of a Proposal, agrees that Proposer shall be held responsible for having familiarized themselves with the nature and extent of the work and any local conditions that may affect the work to be done and the services, equipment, materials, parts and labor required.

9.2 CONFLICT OF INSTRUCTIONS

If a conflict exists between the General Conditions and Instructions stated herein and specific conditions and instructions contained in specifications, the specifications shall govern.

9.3 ADDENDA or ADDENDUM

A formal solicitation may require an Addendum to be issued. An addendum in some way may clarify, correct or change the original solicitation (i.e. due date/time, specifications, terms, conditions, line item).

Bidders must register for an account on the City's e-Procurement Portal, hosted by OpenGov. Once the bidder has completed registration, they will receive addenda notifications via email by clicking "Follow" on this project. Ultimately, it is the sole responsibility of each bidder to periodically check the site for any addenda at https://procurement.opengov.com/portal/pembrokepines.

Vendors are cautioned not to consider verbal modifications to the solicitation, as the addendum issued through OpenGov will be the only official method whereby changes will be made.

9.4 INTERPRETATIONS AND QUESTIONS

If the Proposer is in doubt as to the meaning of any of the Proposal Documents, is of the opinion that the Conditions and Specifications contain errors or contradictions or reflect omissions, or has any question concerning the conditions and specifications, the Proposer shall submit a question for interpretation or clarification.

The City requires all questions relating to the solicitation to be submitted through the **"Question & Answer"** tab, for the specific project, on the City's e-Procurement Portal, located at https://procurement.opengov.com/portal/pembrokepines. Questions and inquiries must be received by the **"Question Due Date"** stated in the solicitation. Questions received after the **"Question Due**

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Date" shall not be answered. Interpretations or clarifications in response to such questions will be issued via OpenGov. Bidders may also click "Follow" on this solicitation to receive an e-mail notification(s) when answers are posted. It is the responsibility of the bidder to check the website for answers to inquiries. The issuance of a response via OpenGov is considered an Addendum and shall be the only official method whereby such an interpretation or clarification will be made.

OpenGov Support is also available to assist proposers with submitting their proposal and to ensure that proposers are submitting their proposals correctly. Proposers should ensure that they contact OpenGov support, with ample time before the bid closing date and time, via one of the following methods:

A. Chat (preferred method): Click the button in the lower right-hand corner of the portal when logged in.
B. E-mail:support@opengov.com
C. Phone: 1 (605) 336-7167
D. https://opengov.my.site.com/support/s/contactsupport

For all other questions related to this solicitation, please contact the Procurement Department at purchasing@ppines.com.

9.5 RULES, REGULATIONS, LAWS, ORDINANCES and LICENSES

The awarded contractor shall observe and obey all laws, ordinances, rules, and regulations of the federal, state, and CITY, which may be applicable to the service being provided. The awarded firm shall have or be responsible for obtaining all necessary permits or licenses required, if necessary, in order to provide this service.

Proposer warrants by submittal that prices quoted here are in conformity with the latest federal price guidelines, if any.

9.6 WARRANTIES FOR USAGE

Whenever a bid is sought, seeking a source of supply for a specified time for materials or service, the quantities or usage shown are estimated only. No guarantee or warranty is given or implied by the City as to the total amount that may or may not be purchased from any resulting contracts. These quantities are for proposer's information only and will be used for tabulation and presentation of bid.

9.7 BRAND NAMES

If and wherever in the specifications a brand name, make, name of manufacturer, trade name, or vendor catalog number is mentioned, it is for the purpose of establishing a grade or quality of material only. Since the City does not wish to rule out other competition and equal brands or makes, the phrase "OR EQUAL" is added. However, if a product other than that specified is bid, Proposers shall indicate on their proposal and clearly state the proposed substitution and deviation. It is the **vendor's responsibility** to provide any necessary documentation and samples within their bid submittal to prove that the product is equal to that specified. Such samples are to be furnished before the date of bid opening, unless otherwise specified. Additional evidence in the form of

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documentation and samples may be requested if the proposed brand is other than that specified. The City retains the right to determine if the proposed brand shall be considered as an approved equivalent or not.

9.8 QUALITY

All materials used for the manufacture or construction of any supplies, materials, or equipment covered by this bid shall be new, the latest model, of the best quality, and highest grade workmanship, unless otherwise noted.

9.9 SAMPLES

Samples, when requested, must be furnished before, or at the bid opening, unless otherwise specified, and delivered free of expense to the City and if not used in testing or destroyed, will upon request within thirty (30) days of bid award be returned at the proposer's expense.

9.10 ESTIMATED QUANTITIES

No guarantee is expressed or implied as to the total quantity of commodities/services to be purchased pursuant to this solicitation. Estimated quantities will be used for comparison and ranking purposes only. The City is not obligated to contract for a given amount of commodities/services subsequent to the award of this solicitation. The City reserves the right to issue separate purchase orders as needed, issue a blanket purchase order, and release partial quantities, or any combination of the preceding as deemed necessary by the City.

9.11 DEVELOPMENT COSTS

Neither the City nor its representatives shall be liable for any expenses incurred in connection with the preparation, submission or presentation of a Bid in response to this solicitation. All information in the Bid shall be provided at no cost to the City.

9.12 PRICING

Prices should be stated in units of quantity specified in the bidding specifications. In case of discrepancy in computing the amount of the bid, the unit prices quoted will govern.

Proposer warrants by virtue of bidding that prices, terms, and conditions quoted in his bid will be firm for acceptance for a period of ninety (90) days from date of bid opening unless otherwise stated by the City or proposer.

9.13 DELIVERY POINT

All items shall be delivered F.O.B. destination, and delivery cost and charges included in the bid price. Failure to do so may be cause for rejection of bid.

9.14 TAX EXEMPT STATUS

The City is exempt from Florida Sales and Federal Excise taxes on direct purchase of tangible property.

9.15 CONTRACT TIME

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By virtue of the submission of the Proposal, Proposer agrees and fully understands that the completion time of the work of the Contract is an essential and material condition of the Contract and that time is of the essence. The Successful Proposer agrees that all work shall be prosecuted regularly, diligently and uninterrupted at such rate of progress as will ensure full completion thereof within the time specified. Failure to complete the work within the time period specified shall be considered a default.

In addition, time will be of the essence for any orders placed as a result of this bid. Purchaser reserves the right to cancel such orders, or part thereof, without obligation if delivery is not made at the time(s) or place(s) specified.

9.16 COPYRIGHT OR PATENT RIGHTS

Proposer warrants that there have been no violations of copyrights or patent rights in manufacturing, producing, or selling other goods shipped or ordered as a result of this bid, and seller agrees to hold the purchaser harmless from any and all liability, loss or expense occasioned by such violation.

9.17 ANTI-TRUST VIOLATIONS

Pursuant to Section 287.137, Florida Statutes, as may be amended, a person or an affiliate who has been placed on the antitrust violator vendor list following a conviction or being held civilly liable for an antitrust violation may not submit a bid, proposal, or reply for any new contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply for a new contract with a public entity for the construction or repair of a public building or public work; may not submit a bid, proposal, or reply on new leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a new contract with a public entity; and may not transact new business with a public entity.

9.18 PUBLIC ENTITY CRIMES

Pursuant to Sec. 287.133(2)(a), Fla. Stat., a person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime or who has been placed on the discriminatory vendor list may not submit a bid on a contract to provide any goods or services to a public entity, may not submit a bid on a contract with a public entity for the construction or repair of a public building or public work, may not submit bids on leases of real property to a public entity, may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity, and may not transact business with any public entity in excess of the threshold amount provided in Section 287.017, for CATEGORY TWO for a period of 36 months from the date of being placed on the convicted vendor list.

Pursuant to Sec. 287.134(2)(b), Fla. Stat., a public entity may not accept any bid, proposals, or replies from, award any contract to, or transact any business with any entity or affiliate on the discriminatory vendor list for a period of 36 months following the date that entity or affiliate was placed on the discriminatory vendor list unless that entity or affiliate has been removed from the list. A public entity that was transacting business with an entity at the time of the discrimination resulting in that entity being placed on the discriminatory vendor list may not accept any bid, proposal, or reply from, award any contract to, or transact any business with any other entity who is under the

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same, or substantially the same, control as the entity whose name appears on the discriminatory vendor list so long as that entity's name appears on the discriminatory vendor list.

The Sworn Statement of Public Entity Crime Affidavit Form, in the Submittal Documents section on the OpenGov portal for this solicitation, includes documentation that shall be executed by an individual authorized to bind the Proposer. The Proposer further understands and accepts that any contract issued as a result of this solicitation shall be either voidable or subject to immediate termination by the City. In the event there is any misrepresentation or lack of compliance with the mandates of Section 287.133 or Section 287.134, respectively, Florida Statutes. The City in the event in such termination, shall not incur any liability to the Proposer for any goods, services or materials furnished.

9.19 CONFLICT OF INTEREST

The award of any contract hereunder is subject to the provisions of Chapter 112, Florida Statutes. Proposers must disclose with their Proposal the name of any officer, director, partner, proprietor, associate or agent who is also an officer or employee of CITY or any of its agencies. Further, all Proposers must disclose the name of any officer or employee of CITY who owns, directly or indirectly, an interest of five percent (5%) or more in the Proposer 's firm or any of its branches or affiliate companies.

9.20 FACILITIES

The City reserves the right to inspect the Proposer's facilities at any time with prior notice.

9.21 ENVIRONMENTAL REGULATIONS

CITY reserves the right to consider Proposer's history of citations and/or violations of environmental regulations in determining a Proposer's responsibility, and further reserves the right to declare a Proposer not responsible if the history of violations warrant such determination. Proposer shall submit with the Proposal, a complete history of all citations and/or violations, notices and dispositions thereof. The non-submission of any such documentation shall be deemed to be an affirmation by the Proposer that there are no citations or violations. Proposer shall notify CITY immediately of notice of any citation or violation that Proposer may receive after the Proposal opening date and during the time of performance of any contract awarded to Proposers.

9.22 SIGNATURE REQUIRED

All proposals must be signed with the firm name and by an officer or employee having authority to bind the company or firm by his signature. FAILURE TO PROPERLY SIGN PROPOSAL SHALL INVALIDATE SAME, AND IT MAY NOT BE CONSIDERED FOR AWARD.

The individual executing this Bid on behalf of the Company warrant to the City that the Company is authorized to do business in the State of Florida, is in good standing and that Company possesses all of the required licenses and certificates of competency required by the State of Florida and Broward County to provide the goods or perform the services herein described.

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The signed bid shall be considered an offer on the part of the proposer or contractor, which offer shall be deemed accepted upon approval by the City Commission of the City of Pembroke Pines and in case of default on the part of the proposer or contractor after such acceptance, the City of Pembroke Pines may take such action as it deems appropriate including legal action for damages or specific performance.

9.23 MANUFACTURER'S CERTIFICATION

The City of Pembroke Pines reserves the right to request from proposer separate manufacturer certification of all statements made in the proposal.

9.24 MODIFICATION OR WITHDRAWAL OF PROPOSAL

The City recommends for proposers to submit their proposals as soon as they are ready to do so. Please allow ample time to submit your proposals on the OpenGov website. Proposals may be modified or withdrawn prior to the deadline for submitting Proposals.

9.25 PUBLIC BID; BID OPENING AND GENERAL EXEMPTIONS

All submittals received by the deadline will be recorded, and will subsequently be publicly opened on the same business day at 2:30 pm at the office of the City Clerk, 4th Floor, 601 City Center Way, Pembroke Pines, Florida, 33025.

All Proposals received from Proposers in response to the solicitation will become the property of CITY and will not be returned to the Proposers. In the event of Contract award, all documentation produced as part of the Contract shall become the exclusive property of CITY. Proposers are requested to identify specifically any information contained in their Proposals which they consider confidential and/or proprietary and which they believe to be exempt from disclosure, citing specifically the applicable exempting law.

Pursuant to Section 119.071 of the Florida Statutes, sealed bids, proposals, or replies received by a Florida public agency shall remain exempt from disclosure until an intended decision is announced or until 30 days from the opening, whichever is earlier.

Therefore, proposers will not be able to procure a copy of their competitor's bids until an intended decision is reached or 30 days has elapsed since the time of the bid opening.

However, pursuant to Section 255.0518 of the Florida Statutes, when opening sealed bids that are received pursuant to a competitive solicitation for **construction or repairs on a public building or public work**, the entity shall:

A. Open the sealed bids at a public meeting.

B. Announce at that meeting the name of each bidder and the price submitted in the bid.

C. Make available upon request the name of each bidder and the price submitted in the bid.

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For solicitations that are **not** for **"construction or repairs on a public building or public work"** the City shall not reveal the prices submitted in the bids until an intended decision is announced or until 30 days from the opening, whichever is earlier.

9.26 RESERVATIONS FOR REJECTION AND AWARD

The City of Pembroke Pines reserves the right to accept or reject any and all bids or parts of bids, to waive irregularities and technicalities, and to request rebids. The City also reserves the right to award a contract on such items(s) or service(s) the City deems will best serve its interests. All bids shall be awarded to the most responsive/responsible proposer, provided the (City) may for good cause reject any bid or part thereof. It further reserves the right to award a contract on a split order basis, or such combinations as shall best serve the interests of the City unless otherwise specified. No premiums, rebates or gratuities permitted, either with, prior to, or after award. This practice shall result in the cancellation of said award and/or return of items (as applicable) and the recommended removal of proposer from bid list(s).

9.27 BID PROTEST

Any protests or challenges to this competitive procurement shall be governed by Section 35.38 of the City's Code of Ordinances.

9.28 INDEMNIFICATION

The Successful Proposer shall pay all claims, losses, liens, settlements or judgments of any nature whatsoever in connection with the subsequent indemnifications including, but not limited to, reasonable attorney's fees (including appellate attorney's fees) and costs.

CITY reserves the right to select its own legal counsel to conduct any defense in any such proceeding and all costs and fees associated therewith shall be the responsibility of Successful Proposer under the indemnification agreement. Nothing contained herein is intended nor shall it be construed to waive City's rights and immunities under the common law or Florida Statute 768.28 as amended from time to time.

Additional indemnification requirements may be included under Special Terms and Conditions and/or as part of a specimen contract included in the solicitation package.

General Indemnification: To the fullest extent permitted by laws and regulations, Successful Proposer shall indemnify, defend, save and hold harmless the CITY, its officers, agents and employees, harmless from any and all claims, damages, losses, liabilities and expenses, direct, indirect or consequential arising out of or in consequential arising out of or alleged to have arisen out of or in consequence of the products, goods or services furnished by or operations of the Successful Proposer or his subcontractors, agents, officers, employees or independent contractors pursuant to or in the performance of the Contract.

Indemnification for Design Professionals and Construction Contracts: The Successful Proposer shall indemnify and hold harmless the CITY, its officers and employees, from any and all liability, losses or damages, including reasonable attorneys' fees and costs of defense, which the CITY, its

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officers and employees, may incur as a result of claims, demands, suits, causes of actions or proceedings of any kind or nature to the extent such claims are caused by the negligence, recklessness, or intentional wrongful conduct of the Successful Proposer and other persons employed or utilized by the Successful Proposer during performance of the resulting Agreement.

Patent and Copyright Indemnification: Successful Proposer agrees to indemnify, defend, save and hold harmless the CITY, its officers, agents and employees, from all claims, damages, losses, liabilities and expenses arising out of any alleged infringement of copyrights, patent rights and/or the unauthorized or unlicensed use of any invention, process, material, property or other work manufactured or used in connection with the performance of the Contract, including its use by CITY.

9.29 DEFAULT PROVISION

In the case of default by the proposer or contractor, the City of Pembroke Pines may procure the articles or services from any other sources and hold the proposer or contractor responsible for any excess costs occasioned or incurred thereby.

The City shall be the sole judge of nonperformance, which shall include any failure on the part of the successful Proposer to accept the Award, to furnish required documents, and/or to fulfill any portion of the contract within the time stipulated. Upon default by the successful Proposer to meet any terms of this agreement, the City will notify the Proposer five (5) days (weekends and holidays excluded) to remedy the default. Failure on the Contractor's part to correct the default within the required five (5) days shall result in the contract being terminated and upon the City notifying in writing the Contractor of its intentions and the effective date of the termination. The following shall constitute default:

A. Failure to perform the Work required under the contract and/or within the time required or failing to use the subcontractor, entities and personnel as identified and set forth, and to the degree specified in the contract.

B. Failure to begin the Work under this Bid within the time specified.

C. Failure to perform the Work with sufficient Workers and equipment or with sufficient materials to ensure timely completion.

D. Neglecting or refusing to remove materials or perform new Work where prior Work has been rejected as non-conforming with the terms of the contract.

E. Becoming insolvent, being declared bankrupt, or committing act of bankruptcy or insolvency, or making an assignment renders the successful Proposer incapable of performing the Work in accordance with and as required by the contract.

F. Failure to comply with any of the terms of the contract in any material respect.

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In the event of default of a contract, the successful Proposer shall pay all attorney's fees and court costs incurred in collecting any damages. The successful Proposer shall pay the City for any and all costs incurred in ensuing the completion of the project.

Additional provisions may be included in the specimen contract.

9.30 ACCEPTANCE OF MATERIAL

The material delivered under this proposal shall remain the property of the seller until a physical inspection and actual usage of this material and/or services is made and thereafter accepted to the satisfaction of the City and must comply with the terms herein, and be fully in accord with specifications and of the highest quality. In the event the material and/or services supplied to the City are found to be defective or do not conform to specifications, the City reserves the right to cancel the order upon written notice to the seller and return product to seller at the sellers expense.

9.31 LOCAL GOVERNMENT PROMPT PAYMENT ACT

The City complies with Florida Statute 218.70, Local Government Prompt Payment Act.

9.32 SCRUTINIZED COMPANIES LIST

In accordance with Section 287.135, Florida Statues, as amended, a company is ineligible to, and may not, bid on, submit a proposal for, or enter into or renew a contract with an agency or local governmental entity for goods or services of:

A. Any amount if, at the time of bidding on, submitting a proposal for, or entering into or renewing such contract, the company is on the Scrutinized Companies that Boycott Israel List, created pursuant to Section 215.4725, Florida Statutes, or is engaged in a boycott of Israel; or

B. One million dollars or more if, at the time of bidding on, submitting a proposal for, or entering into or renewing such contract, the company:

    1. Is on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Terrorism Sectors List, created pursuant to Section 215.473, Florida Statutes; or

    2. Is engaged in business operations in Syria.

By submitting a bid, proposal or response, the company, its principals or owners, certify that they are not listed on the Scrutinized Companies that Boycott Israel List, Scrutinized Companies with Activities in Sudan List, Scrutinized Companies with Activities in the Iran Terrorism Sectors List, or is engaged in business operations in Syria.

9.33 PUBLIC RECORDS; TRADE SECRET, PROPRIETARY AND CONFIDENTIAL SUBMITTALS

The Proposer's response to this solicitation is a public record pursuant to Florida law, which is subject to disclosure by the City under the State of Florida Public Records Law, Florida Statutes

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Chapter 119.07 ("Public Records Law"). The City shall permit public access to all documents, papers, letters or other material submitted in connection with this solicitation and the Contract to be executed for this solicitation, subject to the provisions of Chapter 119.07 of the Florida Statutes.

Any language contained in the Proposer's response to the solicitation purporting to require confidentiality of any portion of the Proposer's response to the solicitation, except to the extent that certain information is in the City's opinion a Trade Secret pursuant to Florida law, shall be void. If a Proposer submits any documents or other information to the City which the Proposer claims is Trade Secret information and exempt from Florida Statutes Chapter 119.07 ("Public Records Laws"), the Proposer shall clearly designate that it is a Trade Secret and that it is asserting that the document or information is exempt. The Proposer must specifically identify the exemption being claimed under Florida Statutes 119.07. The City shall be the final arbiter of whether any information contained in the Proposer's response to the solicitation constitutes a Trade Secret.

Any claim of confidentiality on financial statements must be asserted at the time of submittal. The firm must identify the specific statute that authorizes the exemption from the Public Records Law. Please note that the financial statement exemption provided for in Section 119.071(1)c, Florida Statutes only applies to submittals in response to a solicitation for a "public works" project.

EXCEPT FOR CLEARLY MARKED PORTIONS THAT ARE BONA FIDE TRADE SECRETS PURSUANT TO FLORIDA LAW, DO NOT MARK YOUR RESPONSE TO THE SOLICITATION AS PROPRIETARY OR CONFIDENTIAL. DO NOT MARK YOUR RESPONSE TO THE SOLICITATION OR ANY PART THEREOF AS COPYRIGHTED. ALL DOCUMENTS THAT THE FIRM PURPORTS TO BE CONFIDENTIAL, PROPRIETARY OR A TRADE SECRET SHALL BE UPLOADED TO THE OPENGOV WEBSITE AS A SEPARATE ATTACHMENT CLEARLY IDENTIFYING THE EXEMPTION BEING CLAIMED UNDER FLORIDA STATUTES 119.07.

The city's determination of whether an exemption applies shall be final, and the proposer agrees to defend, indemnify, and hold harmless the city and the city's officers, employees, and agent, against any loss or damages incurred by any person or entity as a result of the city's treatment of records as public records.

9.34 PURCHASING AGREEMENTS WITH OTHER GOVERNMENT AGENCIES

It is hereby made part of this solicitation that the submission of any bid response to this advertised request constitutes a bid made under the same or similar terms and conditions, for the same price, or better price, to other government agencies if agreeable by the proposer and the government agency.

At the option of the vendor/contractor, the use of the contract resulting from this solicitation may be extended to other governmental agencies, including the State of Florida, its agencies, political subdivisions, counties, and cities.

Each governmental agency allowed by the vendor/contractor to use this contract shall do so independently of any other governmental entity. Each agency shall be responsible for its own

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purchases and shall be liable only for goods or services ordered, received, and accepted. No agency receives any liability by virtue of this bid and subsequent contract award.

9.35 CONE OF SILENCE

Prohibited Communication: In accordance with the Cone of Silence Ordinance, Section 35.40 of the City's Code of Ordinances, during the course of a sealed competitive solicitation, a cone of silence shall be in effect between:

A. Any person or entity that seeks a contract, contract amendment, award, recommendation, or approval related to a sealed competitive solicitation or that is subject to being evaluated or having its response evaluated in connection with a sealed competitive solicitation, including a person or entity's representative; and

B. The City Manager or any person or group of persons appointed or designated by the City Commission or the City Manager to evaluate, select, or make a recommendation to the City Commission or the City Manager regarding a sealed competitive solicitation, including any member of the selection/evaluation committee.

Effective Dates: A cone of silence shall be in effect during a sealed competitive solicitation process beginning upon the advertisement for the sealed competitive solicitation or during such other procurement activities as declared by the City Commission, and shall terminate at the time the City Commission takes final action or gives final approval of a contract, rejects all bids or responses to the sealed competitive solicitation, or takes other action which ends the sealed competitive solicitation process.

Permitted Communication: The cone of silence shall not apply to:

A. Written or oral communications with legal counsel for the city, the Procurement Department staff for the city, and the person or persons designated in the sealed competitive solicitation as the contact person for clarification or information related to the sealed competitive solicitation.

B. Public presentations, asking questions, or providing feedback at pre-bid meetings, site visits or conferences or at a selection, evaluation or negotiation meeting related to the sealed competitive solicitation.

C. Contract negotiations with the selected entity.

Violations: Any action in violation of this section shall be cause for disqualification of the bid or the proposal.

9.36 E-VERIFY

Contractor certifies that it is aware of and complies with the requirements of Section 448.095, Florida Statues, as may be amended from time to time and briefly described herein below.

A. Definitions for this Section:

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1. "Contractor" means a person or entity that has entered or is attempting to enter into a contract with a public employer to provide labor, supplies, or services to such employer in exchange for salary, wages, or other remuneration. "Contractor" includes, but is not limited to, a vendor or consultant.

2. "Subcontractor" means a person or entity that provides labor, supplies, or services to or for a contractor or another subcontractor in exchange for salary, wages, or other remuneration.

3. "E-Verify system" means an Internet-based system operated by the United States Department of Homeland Security that allows participating employers to electronically verify the employment eligibility of newly hired employees.

B. Registration Requirement; Termination:
Pursuant to Section 448.095, Florida Statutes, effective January 1, 2021, Contractors, shall register with and use the E-verify system in order to verify the work authorization status of all newly hired employees. Contractor shall register for and utilize the U.S. Department of Homeland Security's E-Verify System to verify the employment eligibility of:

1. All persons employed by a Contractor to perform employment duties within Florida during the term of the contract; and

2. All persons (including subvendors / subconsultants / subcontractors) assigned by Contractor to perform work pursuant to the contract with the City of Pembroke Pines. The Contractor acknowledges and agrees that registration and use of the U.S. Department of Homeland Security's E-Verify System during the term of the contract is a condition of the contract with the City of Pembroke Pines; and

3. The Contractor shall comply with the provisions of Section 448.095, Fla. Stat., "Employment Eligibility," as amended from time to time. This includes, but is not limited to registration and utilization of the E-Verify System to verify the work authorization status of all newly hired employees. Contractor shall also require all subcontractors to provide an affidavit attesting that the subcontractor does not employ, contract with, or subcontract with, an unauthorized alien. The Contractor shall maintain a copy of such affidavit for the duration of the contract. Failure to comply will lead to termination of this Contract, or if a subcontractor knowingly violates the statute, the subcontract must be terminated immediately. Any challenge to termination under this provision must be filed in the Circuit Court no later than twenty (20) calendar days after the date of termination. Termination of this Contract under this Section is not a breach of contract and may not be considered as such. If this contract is terminated for a violation of the statute by the Contractor, the Contractor may not be awarded a public contract for a period of one (1) year after the date of termination.

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9.37 JESSICA LUNSFORD ACT

Background screening requirements for Contractor's performing services for or at City's Charter Schools.

A. Except as provided in §§1012.467 or 1012.468, Florida Statutes, non-instructional school employees or contractual personnel who:

   1. are permitted access on school grounds when students are present,

   2. have direct contact with students or,

   3. have access to or control of school funds must meet level 2 screening requirements as described in §1012.32, Florida Statutes. Contractual personnel shall include any Contractor, individual, or entity under contract with the City engaged to perform services for or at City's Charter Schools.

B. Every 5 years following employment or entry into a resulting contract in a capacity described in subsection (A), each person who is so employed or under contract with the City must meet level 2 screening requirements as described in §1012.32, Florida Statutes, at which time the City shall request the Department of Law Enforcement to forward the fingerprints to the Federal Bureau of Investigation for the level 2 screening. If, for any reason following employment or entry into a resulting contract in a capacity described in subsection (A), the fingerprints of a person who is so employed or under contract with the City are not retained by the Department of Law Enforcement under §1012.32(3)(a) and (b), Florida Statutes, the person must file a complete set of fingerprints with the City. Upon submission of fingerprints for this purpose, the City shall request the Department of Law Enforcement to forward the fingerprints to the Federal Bureau of Investigation for the level 2 screening, and the fingerprints shall be retained by the Department of Law Enforcement under §1012.32(3)(a) and (b), Florida Statutes. The cost of the state and federal criminal history check required by level 2 screening shall be borne by the Contractor, or the person fingerprinted. Under penalty of perjury, each person who is employed or engaged to perform a resulting contract in a capacity described in subsection (A) must agree to inform his or her employer or the party with whom he or she is under contract within 48 hours if convicted of any disqualifying offense while he or she is employed or under a resulting contract in that capacity.

C. If it is found that a person who is employed or under contract in a capacity described in subsection (A) does not meet the level 2 requirements, the person shall be immediately suspended from working in that capacity and shall remain suspended until final resolution of any appeals.

9.38 PROHIBITION AGAINST CONSIDERING SOCIAL, POLITICAL OR IDEOLOGICAL INTERESTS IN GOVERNMENT CONTRACTING

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Bidders are hereby notified of the provisions of Section 287.05701, Florida Statutes, as amended, that the City will not request documentation of or consider a Bidder's social, political, or ideological interests when determining if the Bidder is a responsible Bidder. Bidders are further notified that the City's governing body may not give preference to a Bidder based on the Bidder's social, political, or ideological interests.

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SECTION 10 - SPECIAL TERMS & CONDITIONS

10.1 PROPOSAL SECURITY APPLICABILITY AND AMOUNT

A Proposal Security shall be required for every bidder, regardless of proposal amount. Proposal Security shall be in the amount of 5% of the total cumulative base amount proposed.

Note - Contingency is not to be counted in the total amount that the proposal security is based on.

10.2 PROPOSAL SECURITY REQUIREMENTS

For projects in which Proposal Securities are required, each Proposal must be accompanied by a certified or cashier's check or by a Bid Bond made payable to the City of Pembroke Pines on an approved form, duly executed by the Proposer as principal and having as surety thereon a surety company acceptable to CITY and authorized to write such Bond under the laws of the State of Florida. The agent or attorney in fact or other officer who signs a Bid Bond for a surety company must file with such bond a certified copy of their power of attorney authorizing them to do so.

Scanned Proposal Security: For projects in which Proposal Securities are required, Proposers must submit a scanned copy of their Proposal Security (certified check, cashier's check or a Bid Bond) with their bid submittal through OpenGov.

Physical Proposal Security: For projects in which Proposal Securities are required, Proposers should also submit their original Proposal Security (certified check, cashier's check or a Bid Bond) at time of the bid due date, or they may be deemed as non-responsive. The original Proposal Security should be in a sealed envelope, plainly marked **"BID SECURITY - IFB # RE-25-05 Pines Recreation Center Renovation"** and sent to the:

City of Pembroke Pines,
City Clerk's Office, 4th Floor,
601 City Center Way,
Pembroke Pines, Florida, 33025.

Opportunity to Cure: In the event that the proposer fails to submit the scanned and/or the physical proposal security, in the City's sole discretion, the City may allow the proposer to furnish the proposal security within 3 days of written notice of deficiency.

Successful Proposer: The Proposal Security of the Successful Proposer will be retained until such Proposer has executed the Contract and furnished the required insurance, payment and performance bonds, whereupon the Proposal Security will be returned. If the Successful Proposer fails to execute and deliver the Contract and furnish the required insurance and bonds within fifteen (15) calendar days of the Notice of Award, CITY may annul the Notice of Award and the entire sum of the Proposal Security shall be forfeited.

Three Lowest Proposers: The Proposal Security of the three (3) lowest Proposers will be returned within seven (7) calendar days after CITY and the Successful Proposer have executed the written Contract or if no such written Contract is executed within ninety (90) calendar days after the date of

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the Proposal opening, upon the demand of any Proposer at any time thereafter, provided that the Proposer has not been notified of the acceptance of their Proposal.

All Other Proposers: Proposal Security of all other Proposer will be returned within seven (7) calendar days after the proposal opening.

10.3 PAYMENT AND PERFORMANCE BONDS

Regardless of the awarded contract amount, two (2) separate bonds (Payment and Performance Bonds) are required, and both must be approved by the City. The penal sum stated in each bond shall be 100% of the contract price.

Note - Contingency is not to be counted in the total amount that the payment and performance bonds are based on.

Coverage Period: The surety company shall only cover the period of performance / construction and not the labor warranty nor the manufacturer's warranty periods.

Successful Proposer: Within fifteen (15) calendar days after Notice of Award and in any event prior to commencing work, the Contractor shall execute and furnish to City a performance bond and a payment bond.

Minimum Requirements of Surety: Each bond shall be written by a corporate surety, having a resident agent in the State of Florida and having been in business with a record of successful continuous operation for at least five (5) years. The surety shall hold a current certificate of authority from the Secretary of Treasury of the United States as an acceptable surety on federal bonds in accordance with United States Department of Treasury Circular No. 570. If the amount of the Bond exceeds the underwriting limitation set forth in the circular, in order to qualify, the net retention of the surety company shall not exceed the underwriting limitation in the circular and the excess risks must be protected by coinsurance, reinsurance, or other methods, in accordance with Treasury Circular 297, revised September 1, 1978 (31DFR, Section 223.10, Section 223.11). Further, the surety company shall provide City with evidence satisfactory to City, that such excess risk has been protected in an acceptable manner. The surety company shall have at least the following minimum qualification in accordance with the latest edition of A.M. Best's Insurance Guide, published by Alfred M. Best Company, Inc., Ambest Road, Oldwick, New Jersey 08858:

B+ to A+

Performance Bond: The performance bond shall be conditioned that the Contractor performs the contract in the time and manner prescribed in the contract.

Payment Bond: The payment bond shall be conditioned that the Contractor promptly make payments to all persons who supply the Contractor with labor, materials and supplies used directly or indirectly by the Contractor in the prosecution of the work provided for in the Contract and shall provide that the surety shall pay the same in the amount not exceeding the sum provided in such bonds, together with interest at the maximum rate allowed by law; and that they shall indemnify and

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save harmless the City to the extent of any and all payments in connection with the carrying out of said Contract which the City may be required to make under the law.

Recordation of Bonds with the County: Pursuant to the requirements of Section 255.05(1)(a), Florida Statutes, it shall be the duty of the Contractor to record the aforesaid payment and performance bonds in the public records of Broward County, with the Contractor to pay all recording costs.

10.4 OWNER'S CONTINGENCY

While the specifications contained in this solicitation and any ensuing Purchase Orders or contracts have incorporated all anticipated work to be accomplished, there may be unanticipated work required of the vendor in conjunction with a specific project. For this reason, the City Commission may award a project with an "Owner's Contingency". This contingency or allowance authorizes the City execute change orders up to the amount of the contingency without the need to obtain additional Commission approval. The Owner's Contingency is usually based on a specified percent of the proposed project amount and is established for the specific project being performed under the contract. This dollar amount shall be shown on the specific project purchase order as a distinct item from the vendor's overall offer to determine the total potential dollar value of the contract. It is hereby understood and agreed that the vendor shall not expend any dollars in connection with the Owner's Contingency without the expressed prior approval of the City's authorized representative. Any Owner's Contingency funds that have not been utilized at the end of the project will remain with the Owner, the contractor shall only be paid for the proposed project cost as approved by the City Commission along with any Owner Contingency expenses that were approved by the City's authorized representative.

10.5 TAX SAVER PROGRAM

The Contractor shall cooperate on certain projects to allow the City to avail itself of a sales tax savings program.

10.6 RELEASE OF LIEN

Contractor must provide an executed Partial/Final Release of Lien utilizing the City's standard Release of Lien Form in order for the City to release any payments to the Contractor.

10.7 SOLID WASTE CONSTRUCTION AND DEMOLITION DEBRIS COLLECTION AND DISPOSAL REQUIREMENTS

The City of Pembroke Pines has an exclusive solid waste franchise agreement with Waste Pro of Florida, Inc. for the collection and disposal of all solid waste including construction and demolition (C & D) debris. All applicants for bids to perform construction work for the City of Pembroke Pines shall be subject to the requirements found in the City's exclusive sold waste franchise agreement and must contract Waste Pro of Florida, Inc. for the collection and disposal of all construction and demolition debris generated at such construction job sites.

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For the current applicable rates and fees for Waste Pro of Florida, Inc. dumpsters, roll-off containers, and other related solid waste service equipment needs, please contact David Perez, Waste Pro's Pembroke Pines Sales Representative at (954) 967-4200 or dperez@wasteprousa.com.

For further information related to the solid waste franchise requirements, please contact Rose Colombo, Solid Waste Franchise Agreement Contract Manager, at (954) 518-9011 or rcolombo@ppines.com.

For solid waste franchise enforcement questions, please contact the City of Pembroke Pines Code Compliance Unit at (954) 431-4466.

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Exhibit "A"

City of Pembroke Pines
Procurement
Mark Gomes, Procurement Director
601 City Center Way, Pembroke Pines, FL 33025
(954) 431-4884

ADDENDA REPORT

IFB No. RE-25-05

Pines Recreation Center Renovation

RESPONSE DEADLINE: July 8, 2025 at 2:00 pm

Tuesday, July 8, 2025

Addenda Issued:

Addendum #1

Jun 2, 2025 8:31 AM

The **Question & Answer** deadline has been moved from **06/03** to **06/05** at **11 pm**.

Please use the See What Changed link to view all the changes made by this addendum.

Addendum #2

Jun 3, 2025 5:51 PM

Please note, addendums have been to the project cost estimate, as well the pricing table requirements.

Please use the See What Changed link to view all the changes made by this addendum.

Addendum #3

Jun 4, 2025 3:41 PM

Please note that the following deadlines have changed:

The **"Issuance of Final Answers to Questions"** has been move from **06/09** to **06/12**.

The **"Bid Submission Deadline"** has been moved from **06/17** to **06/24**.

Please use the See What Changed link to view all the changes made by this addendum.

Addendum #4

Jun 16, 2025 5:32 PM

Please note, the following deadlines have changed:

The **"Issuance of Final Answers to Questions"** has been move from **06/12** to **06/17**.

Please use the See What Changed link to view all the changes made by this addendum.

Addendum #5

Jun 17, 2025 5:26 PM

The two following attachments have been updated substantially:

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Attachment C - Pembroke Pines Recreation Center - Construction Plan A (City Renovation) (Updated Plans)

Attachment D - Pembroke Pines Recreation Center - Construction Plan B (Tenant Improvement) (Updated Plans)

Addendum #6
Jun 17, 2025 5:34 PM
Please note, the following deadlines have changed:

The **"Issuance of Final Answers to Questions"** has been moved from **06/17** to **06/18**.

Please use the See What Changed link to view all the changes made by this addendum.

Addendum #7
Jun 18, 2025 5:51 PM
Please note, the following deadlines have changed:

The **"Issuance of Final Answers to Questions"** has been moved from **06/18** to **06/23**.

The **"Bid Submission Deadline"** has been moved from **06/24** to **07/01**.

Please use the See What Changed link to view all the changes made by this addendum.

Addendum #8
Jun 25, 2025 3:47 PM
The due date has been extended so the remaining question in the Q&A can be answered and vendors are given sufficient time to review the answers.

Please use the See What Changed link to view all the changes made by this addendum.

Addendum #9
Jun 25, 2025 3:48 PM
Jamie Chen is the new procurement contact for this project.

Please use the See What Changed link to view all the changes made by this addendum.

Addendum #10
Jul 2, 2025 4:55 PM
Attachment C and Attachment D have been updated.

Please use the See What Changed link to view all the changes made by this addendum.

Addenda Acknowledgements:

Addendum #1

Proposal	Confirmed	Confirmed At	Confirmed By

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Energy Air, Inc.			
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ACCO Brands USA LLC			
MatterHackers, Inc			
Network Craze			
Video Visions, Inc.			
Patterson Veterinary			
Unique Photo			
ECO BUILDING SOLUTIONS, INC			
Triad Security Group Inc	X	Jun 2, 2025 12:33 PM	Gerald Driscoll
Kyzen Group, LLC	X	Jun 25, 2025 11:47 AM	Kyle O'Brien
Bejar Construction@msn.com	X	Jun 30, 2025 1:22 PM	Benny Bejar
HG CONSTRUCTION DEVELOPMENT & INVESTMENT INC			
SSPARCO INC			
DAN ENTERPRISES TEAM, LLC			
E. Gomez Construction			
Stockton Construciton Group, LLC			
A-1 General Contracting Services Corp	X	Jun 19, 2025 10:41 AM	Livan Cardoso
Miliani Construction Corp.	X	Jun 12, 2025 2:51 PM	Adolfo Miliani
Perez-Borroto Construction LLC	X	Jun 5, 2025 9:37 AM	William Perez-Borroto
Peerson Audio Inc			
JAE Development Group LLC	X	Jun 16, 2025 12:31 PM	Eduardo Otero
Sleiman Construction LLC	X	Jun 17, 2025 8:40 AM	Ujwal Rao Pinninti
WILLIAMS & THOMAS CONSTRUCTION	X	Jun 17, 2025 9:03 AM	Yasir Khan
RCS Construction & Remodeling, LLC			
Cosugas LLC	X	Jun 17, 2025 1:17 PM	Herman Giacomelli
Mario's Painting and Construction	X	Jun 20, 2025 4:11 PM	Jason Viera
Fleites Construction Group, Inc	X	Jun 21, 2025 1:43 PM	Humberto Fleites
lm@vistacontractorsmiami.com	X	Jul 7, 2025 10:45 AM	Lissette Miranda

Addendum #2

Proposal	Confirmed	Confirmed At	Confirmed By

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Patterson Veterinary			
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HG CONSTRUCTION DEVELOPMENT & INVESTMENT INC			
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E. Gomez Construction			
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Sleiman Construction LLC	X	Jul 1, 2025 2:22 PM	Ujwal Rao Pinninti
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Cosugas LLC	X	Jul 7, 2025 9:33 AM	Herman Giacomelli
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Addendum #8

Proposal	Confirmed	Confirmed At	Confirmed By

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Energy Air, Inc.			
American Efficiency Services, LLC			
ACCO Brands USA LLC			
MatterHackers, Inc			
Network Craze			
Video Visions, Inc.			
Patterson Veterinary			
Unique Photo			
ECO BUILDING SOLUTIONS, INC			
Triad Security Group Inc	X	Jun 30, 2025 12:00 PM	Gerald Driscoll
Kyzen Group, LLC	X	Jul 1, 2025 12:30 PM	Kyle O'Brien
Bejar Construction@msn.com	X	Jun 30, 2025 1:22 PM	Benny Bejar
HG CONSTRUCTION DEVELOPMENT & INVESTMENT INC			
SSPARCO INC			
DAN ENTERPRISES TEAM, LLC			
E. Gomez Construction			
Stockton Construciton Group, LLC			
A-1 General Contracting Services Corp	X	Jun 27, 2025 7:55 AM	Livan Cardoso
Miliani Construction Corp.	X	Jun 26, 2025 3:26 PM	Adolfo Miliani
Perez-Borroto Construction LLC			
Peerson Audio Inc			
JAE Development Group LLC	X	Jul 5, 2025 1:36 PM	Eduardo Otero
Sleiman Construction LLC	X	Jul 1, 2025 2:22 PM	Ujwal Rao Pinninti
WILLIAMS & THOMAS CONSTRUCTION	X	Jul 4, 2025 3:54 AM	Yasir Khan
RCS Construction & Remodeling, LLC			
Cosugas LLC	X	Jun 25, 2025 4:14 PM	Herman Giacomelli
Mario's Painting and Construction	X	Jul 7, 2025 11:05 AM	veronica delatorre
Fleites Construction Group, Inc			
lm@vistacontractorsmiami.com	X	Jul 7, 2025 10:45 AM	Lissette Miranda

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Addendum #9

Proposal	Confirmed	Confirmed At	Confirmed By
Energy Air, Inc.			
American Efficiency Services, LLC			
ACCO Brands USA LLC			
MatterHackers, Inc			
Network Craze			
Video Visions, Inc.			
Patterson Veterinary			
Unique Photo			
ECO BUILDING SOLUTIONS, INC			
Triad Security Group Inc	X	Jun 30, 2025 12:00 PM	Gerald Driscoll
Kyzen Group, LLC	X	Jul 1, 2025 12:30 PM	Kyle O'Brien
Bejar Construction@msn.com	X	Jun 30, 2025 1:22 PM	Benny Bejar
HG CONSTRUCTION DEVELOPMENT & INVESTMENT INC			
SSPARCO INC			
DAN ENTERPRISES TEAM, LLC			
E. Gomez Construction			
Stockton Construciton Group, LLC			
A-1 General Contracting Services Corp	X	Jun 27, 2025 7:55 AM	Livan Cardoso
Miliani Construction Corp.	X	Jun 26, 2025 3:26 PM	Adolfo Miliani
Perez-Borroto Construction LLC			
Peerson Audio Inc			
JAE Development Group LLC	X	Jul 5, 2025 1:36 PM	Eduardo Otero
Sleiman Construction LLC	X	Jul 1, 2025 2:23 PM	Ujwal Rao Pinninti
WILLIAMS & THOMAS CONSTRUCTION	X	Jul 4, 2025 3:54 AM	Yasir Khan
RCS Construction & Remodeling, LLC			
Cosugas LLC	X	Jun 25, 2025 4:15 PM	Herman Giacomelli
Mario's Painting and Construction	X	Jul 7, 2025 11:05 AM	veronica delatorre
Fleites Construction Group, Inc			
lm@vistacontractorsmiami.com	X	Jul 7, 2025 10:45 AM	Lissette Miranda

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Addendum #10

Proposal	Confirmed	Confirmed At	Confirmed By
Energy Air, Inc.			
American Efficiency Services, LLC			
ACCO Brands USA LLC			
MatterHackers, Inc			
Network Craze			
Video Visions, Inc.			
Patterson Veterinary			
Unique Photo			
ECO BUILDING SOLUTIONS, INC			
Triad Security Group Inc	X	Jul 7, 2025 10:15 AM	Gerald Driscoll
Kyzen Group, LLC	X	Jul 5, 2025 8:34 AM	Kyle O'Brien
Bejar Construction@msn.com	X	Jul 8, 2025 7:01 AM	Benny Bejar
HG CONSTRUCTION DEVELOPMENT & INVESTMENT INC			
SSPARCO INC			
DAN ENTERPRISES TEAM, LLC			
E. Gomez Construction			
Stockton Construciton Group, LLC			
A-1 General Contracting Services Corp	X	Jul 7, 2025 9:06 AM	Livan Cardoso
Miliani Construction Corp.	X	Jul 3, 2025 10:19 AM	Adolfo Miliani
Perez-Borroto Construction LLC			
Peerson Audio Inc			
JAE Development Group LLC	X	Jul 5, 2025 1:38 PM	Eduardo Otero
Sleiman Construction LLC	X	Jul 7, 2025 9:23 AM	Ujwal Rao Pinninti
WILLIAMS & THOMAS CONSTRUCTION	X	Jul 4, 2025 3:54 AM	Yasir Khan
RCS Construction & Remodeling, LLC			
Cosugas LLC	X	Jul 7, 2025 9:33 AM	Herman Giacomelli
Mario's Painting and Construction	X	Jul 7, 2025 11:06 AM	veronica delatorre
Fleites Construction Group, Inc			
lm@vistacontractorsmiami.com	X	Jul 7, 2025 10:45 AM	Lissette Miranda

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Exhibit "A"

City of Pembroke Pines

FINAL/PARTIAL RELEASE OF LIEN

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, for and in consideration of the payment of the sum of $ **[Payment Amount]** and other valuable consideration, paid by **City of Pembroke Pines**, receipt of which is hereby acknowledge, hereby releases and quit claims to the said **[Contractor Name]** its successors and assigns, and

City of Pembroke Pines

The owner, all liens, lien rights, claims and demands of any kind whatsoever, which the undersigned now has or might have against the building on premises legally described as:

[Description]
PO #: [PO #] **Invoice #: [Invoice #]**

On account of labor performed and/or material furnished for the construction of any improvements thereon. That all labor and materials used by the undersigned in the erection of said improvements have been fully paid for:

Witnesses:

CONTRACTOR
[NAME OF CONTRACTOR]

_____ BY: _____

_____ Print Name: _____
Print Name

_____ Title: _____

_____
Print Name

STATE OF FLORIDA)
) ss:
COUNTY OF BROWARD)

ON THIS _____ day of _____, 20_____, before me, the undersigned notary public, personally appeared **[Contractor's Representative]** as **[Job Title]** of **[Name of Contractor]**, personally known to me, or who has produced _____ as identification, and is the person who subscribed to the foregoing instrument and who acknowledged that (s)he executed the same and that (s)he was duly authorized to do so.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

_____
NOTARY PUBLIC

_____
Print or Type Name

My Commission Expires:

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CONSTRUCTION AGREEMENT
BETWEEN THE CITY OF PEMBROKE PINES
AND {---Company Name---}

THIS AGREEMENT ("Agreement"), dated _____, is entered into by and between:

CITY OF PEMBROKE PINES, a municipal corporation of the State of Florida with a business address of **601 City Center Way, Pembroke Pines, Florida 33025** hereinafter referred to as "CITY",

and

{---Company Name---}, {---Corporation Type---}, as listed with the Florida Division of Corporations, authorized to do business in the State of Florida, and with a business address of **{---Street1---} {---Street2---}, {---City---}, {---State/Province---} {---Postal Code---}** (hereinafter referred to as the "CONTRACTOR"). CITY and CONTRACTOR may hereinafter be referred to collectively as the "Parties."

W I T N E S S E T H:

In consideration of the mutual terms and conditions, promises, covenants and payments hereinafter set forth, CITY and CONTRACTOR agree as follows:

ARTICLE 1
PREAMBLE

In order to establish the background, context and form of reference for this Agreement, and to generally express the objectives and intentions of the respective Parties herein, the following statements, representations, and explanations shall be accepted as predicates for the undertakings and commitments included within the provisions which follow, and may be relied upon by the Parties as essential elements of the mutual considerations upon which this Agreement is based.

1.1 On **{---Solicitation Advertisement Date---}**, the CITY advertised its notice to bidders of the CITY's desire to hire a firm to **{---Solicitation Service Description---}** as more particularly described in **Exhibit "A"** attached hereto and by this reference made a part hereof, for the said bid entitled:

{---Solicitation Type Abbreviation---} # {---Solicitation Number---}
"{---Solicitation Title---}"

1.2 On **{---Bid Opening Date---},** the bids were opened at the offices of the City Clerk.

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1.3 On _____, the CITY awarded the bid to CONTRACTOR and authorized the proper CITY officials to negotiate and enter into an agreement with CONTRACTOR to render the services more particularly described herein below.

1.4 Negotiations pertaining to the services to be performed by the CONTRACTOR were undertaken and this Agreement incorporates the results of such negotiation.

ARTICLE 2
SERVICES AND RESPONSIBILITIES

2.1 CONTRACTOR hereby agrees to perform the services for the **{---Solicitation Service Description---}**, at **{---Location Address---}** ("Property") as more particularly described in, and in accordance with the CITY's **"{---Solicitation Type Abbreviation---} # {---Solicitation Number---}"**, attached hereto and made a part hereof as **Exhibit "A"** and CONTRACTOR's response thereto, attached hereto and made a part hereof as **Exhibit "B"**. CONTRACTOR agrees to perform all services required pursuant to this Agreement, the Sealed Bid Package, Addenda to this Agreement, and Commission award complete with proposal form.

2.2 CONTRACTOR shall furnish all services, labor, equipment, and materials necessary and as may be required in the performance of this Agreement, except as otherwise specifically provided for herein, and all work performed under this Agreement shall be done in a professional manner.

2.3 CONTRACTOR shall supervise the work force to ensure that all workers conduct themselves and perform their work in a safe and professional manner. CONTRACTOR shall comply with all OSHA safety rules and regulations in the operation of equipment and in the performance of the work. CONTRACTOR shall at all times have a competent field supervisor available to enforce these policies and procedures at the CONTRACTOR's expense.

2.4 CONTRACTOR shall provide CITY with seventy-two (72) hours written notice prior to the beginning of work under this Agreement and prior to any schedule change with the exception of changes caused by inclement weather.

2.5 CONTRACTOR hereby represents to CITY, with full knowledge that CITY is relying upon these representations when entering into this Agreement with CONTRACTOR, that CONTRACTOR has the professional expertise, experience and manpower to perform the services to be provided by CONTRACTOR pursuant to the terms of this Agreement.

2.6 CONTRACTOR hereby represents to CITY that CONTRACTOR is properly licensed by the applicable federal, state, and local agencies to provide the services under this Agreement. Furthermore, CONTRACTOR agrees to maintain such licenses during the term of this Agreement. If CONTRACTOR's license is revoked, suspended, or terminated for any reason by any governmental agency, CONTRACTOR shall notify the CITY immediately.

2.7 CONTRACTOR shall comply with any and all Federal, State, and local laws and regulations now in effect, or hereinafter enacted during the term of this Agreement, which are applicable to CONTRACTOR, its employees, agents or subcontractors, if any, with respect to the

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work and services described herein. A violation of any federal, state, or local law or regulation may be cause for breach, allowing the CITY to terminate this Agreement.

2.8 CONTRACTOR shall gain prior written approval from the CITY prior to engaging any subconsultants, subcontractors, or other professional associates to perform in connection with this Agreement. Any subcontract with a subcontractor or subconsultant shall afford to the CONTRACTOR rights against the subcontractor or subconsultant which correspond to those rights afforded to the CITY against the CONTRACTOR herein, including but not limited to those rights of termination as set forth herein. No reimbursement shall be made to the CONTRACTOR for any subconsultants that have not been previously approved by the CITY for use by the CONTRACTOR.

2.9 **Return of Keys.** Upon completion of services rendered or termination of this agreement, CONTRACTOR must promptly return to CITY all CITY keys and/or access cards. By agreeing herein, CONTRACTOR understands that any loss or failure to return a CITY key shall subject CONTRATOR to the costs associated with key replacement and/or re-keying. For keys unlocking several doors, replacement and re-keying costs can be substantial. In case of failure to return a key and failure to pay for key replacement and/or lock re-keying, CONTRACTOR understands that CITY shall enforce by all legal means its right to repayment for all costs incident to key replacement and/or lock re-keying.

ARTICLE 3
TIME OF COMMENCEMENT AND SUBSTANTIAL COMPLETION

3.1 The work to be performed under this Agreement shall be commenced after CITY execution of the Agreement and not later than ten (10) days after the date that CONTRACTOR receives CITY's Notice to Proceed. The work shall be completed within **{---Number of Days to Complete Project in Words---}** **{---Number of Days to Complete Project---}** calendar days from issuance of CITY's Notice to Proceed, subject to any permitted extensions of time pursuant to this Agreement and any amendments and/or addenda thereto. For the purposes of this Agreement, the term "completion" shall mean the satisfactory completion and final inspection of the Property by the CITY.

3.2 During the pre-construction portion of the work hereunder, the Parties agree to work diligently and in good faith in performing their obligations hereunder, so that all required permits for the construction portion of the work may be obtained. In the event that any delays in the pre-construction or construction portion of the work occur, despite the diligent efforts of the Parties hereto, and such delays are the result of force majeure or are otherwise outside of the control of either party hereto, then the Parties shall agree on an equitable extension of the time for substantial completion hereunder and any resulting increase in general condition costs.

3.3 In the event that CONTRACTOR abandons this Agreement or causes it to be terminated, CONTRACTOR shall indemnify CITY against any loss pertaining to this termination up to a maximum of the full contracted fee amount. All finished or unfinished documents, data, studies, surveys, and reports prepared by CONTRACTOR shall become the property of CITY and shall be delivered by CONTRACTOR to CITY.

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3.4 **Termination for Convenience**. This Agreement may be terminated by CITY for convenience, upon providing **{---Termination for Convenience---}** of written notice to CONTRACTOR for such termination in which event CONTRACTOR shall be paid its compensation for services performed to termination date, including services reasonably related to termination. In the event that CONTRACTOR abandons this Agreement or causes it to be terminated, CONTRACTOR shall indemnify CITY against loss pertaining to this termination.

3.5 **Default by CONTRACTOR.** In addition to all other remedies available to CITY, this Agreement shall be subject to cancellation by CITY for cause, should CONTRACTOR neglect or fail to perform or observe any of the terms, provisions, conditions, or requirements herein contained, if such neglect or failure shall continue for a period of **thirty (30) calendar days** after receipt by CONTRACTOR of written notice of such neglect or failure.

ARTICLE 4
COMPENSATION AND METHOD OF PAYMENT

4.1 CITY agrees to compensate CONTRACTOR for all services performed under this Agreement by CONTRACTOR for work that has been completed, inspected and properly invoiced. The total compensation for all services shall not exceed **{---Request Amount Written---} (${---Request Amount Numerical---})** which includes an owner's contingency fee in the amount of **{---Contingency Fee in Words---} (${---Contingency Fee Amount---})** and an amount towards the payment and performance bond equal to _____**.**

4.1.1 This contingency or allowance authorizes the CITY to execute change orders up to the amount of the contingency without the need to obtain additional Commission approval. In addition, CITY shall utilize the owner's contingency to reimburse CONTRACTOR for the related permit, license, impact or inspection fees. Payments will be made to CONTRACTOR based on the actual cost of permits upon submission of paid permit receipts. **It is hereby understood and agreed that the CONTRACTOR shall not expend any dollars in connection with the owner's contingency or allowance without the expressed prior written approval of the CITY's authorized representative.** Any owner's contingency funds or allowance that have not been utilized at the end of the project will remain with the CITY, the CONTRACTOR shall only be paid for the proposed project cost as approved by the City Commission along with any owner contingency expenses or allowances that were approved by the CITY's authorized representative. If the permit fees exceed the Owner's Contingency indicated, CITY will reimburse the contractor the actual amount of the permit fees required for project completion.

4.1.2 The total compensation amount may not be exceeded without a written amendment to this Agreement. A retainage of five percent (5%) will be deducted from monthly payments until the project is complete. Retainage monies will be released upon satisfactory completion and final inspection of the work. Invoices must bear the project name, project number, bid number and purchase order number. CITY has up to thirty (30) days to review, approve and pay all invoices after receipt. CONTRACTOR shall invoice CITY and provide a written request to CITY to commence the one (1) year warranty period. All necessary Releases and

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Affidavits and approval of final payments shall be processed before the warranty period begins.

4.2 **Prompt Payment Act.** All payments shall be governed by the Local Government Prompt Payment Act, as set forth in Part VII, Chapter 218, Florida Statutes.

4.3 **Method of Billing and Payment.** The CITY shall within thirty (30) calendar days, from the date the CITY's Authorized Representative approves the Application for Payment, pay the CONTRACTOR the amount approved by the CITY's Authorized Representative or his/her assignees. Invoices submitted by CONTRACTOR shall include the date of service, services performed, hours spent, location of services, description of the assignment/project, date of completion and any other information reasonable required by the CITY.

Payment will be made to CONTRACTOR at:

{---Company Name---}
{---Payment Street 1---}, {---Payment Street 2---}
{---Payment City---}, {---Payment State/Province---} {---Payment Postal Code---}

ARTICLE 5
WAIVER OF LIENS

Prior to final payment of the amount due under the terms of this Agreement, a final waiver of lien shall be submitted by the CONTRACTOR as well as all suppliers and subcontractors who worked on the project that is the subject of this Agreement. Payment of the invoice and acceptance of such payment by CONTRACTOR shall release CITY from all claims of liability by CONTRACTOR in connection with this Agreement.

ARTICLE 6
WARRANTY

CONTRACTOR warrants the work against defect for a period of one (1) year from the date of completion of work. In the event that defect occurs during this time, CONTRACTOR shall perform such steps as required to remedy the defects. CONTRACTOR shall be responsible for any damages caused by defect to affected area or to interior structure. The one (1) year warranty period does not begin until substantial completion of the entire project, and the subsequent release of any Performance or Payment Bonds, which may be required by the original bid document.

ARTICLE 7
CHANGES IN SCOPE OF WORK

7.1 CITY or CONTRACTOR may request changes that would increase, decrease, or otherwise modify the scope of work, as more specifically described herein. These changes may affect the monthly compensation accordingly. Such changes or additional services must be in accordance with the provisions of the Code of Ordinances of the CITY, and must be contained in a written change order or amendment, executed by the Parties hereto, with the same formality, equality and

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dignity herewith prior to any deviation from the terms of this Agreement, including the initiation of any additional or extra work. In no event will the CONTRACTOR be compensated for any work which has not been described either herein or in a separate written change order, amendment or agreement executed by the Parties hereto.

7.2 While requesting changes that would increase, decrease, or otherwise modify the scope of work, CONTRACTOR shall continue work, however, in no event will CONTRACTOR be compensated for any work that has not been described either herein, or by a change order, written amendment or separate written agreement, executed by the parties hereto, with the same formality, equality, and dignity herewith.

ARTICLE 8
PAYMENT & PERFORMANCE BONDS

8.1 Within fifteen (15) calendar days after Notice of Award and in any event prior to commencing work, the CONTRACTOR shall execute and furnish to CITY a Payment Bond and a Performance Bond, each written by a corporate surety, having a resident agent in the State of Florida and having been in business with a record of successful continuous operation for at least five (5) years. The surety shall hold a current certificate of authority from the Secretary of Treasury of the United States as an acceptable surety on federal bonds in accordance with United States Department of Treasury Circular No. 570. If the amount of the bonds exceeds the underwriting limitation set forth in the circular, in order to qualify, the net retention of the surety company shall not exceed the underwriting limitation in the circular and the excess risks must be protected by coinsurance, reinsurance, or other methods, in accordance with Treasury Circular 297, revised September 1, 1978 (31DFR, Section 223.10, Section 223.11). Further, the surety company shall provide CITY with evidence satisfactory to CITY, that such excess risk has been protected in an acceptable manner. The surety company shall have at least the following minimum qualification in accordance with the latest edition of A.M. Best's Insurance Guide, published by Alfred M. Best Company, Inc., Ambest Road, Oldwick, New Jersey 08858:

B+ to A+

8.2 Two (2) separate bonds are required and both must be approved by the CITY. **The penal sum stated in each bond shall be 100% of the project value.** The Performance Bond shall be conditioned upon the CONTRACTOR's performance of the work in the time and manner prescribed in the Agreement. The Payment Bond shall be conditioned upon the CONTRACTOR's promptly making payments to all persons who supply the CONTRACTOR with labor, materials and supplies used directly or indirectly by the CONTRACTOR in the prosecution of the work provided for in this Agreement and shall provide that the surety shall pay the same in the amount not exceeding the sum provided in such bonds, together with interest at the maximum rate allowed by law; and that they shall indemnify and save harmless the CITY to the extent of any and all payments in connection with the carrying out of said Agreement which the CITY may be required to make under the law.

8.3 Pursuant to the requirements of Section 255.05(1)(a), Florida Statutes, it shall be the duty of the CONTRACTOR to record the aforesaid Payment Bond and Performance Bond in the public records of Broward County, and CONTRACTOR shall be responsible for payment of all recording costs.

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ARTICLE 9
INDEMNIFICATION

9.1 CONTRACTOR shall indemnify and hold harmless the CITY, its officers, agents, assigns, employees, consultants, separate contractors, any of their subcontractors, and sub-subcontractors from and against claims, demands, or causes of action whatsoever, and the resulting losses, damages, costs and expenses, including but not limited to attorney's fees, including paralegal expenses, liabilities, damages, orders, judgments, or decrees, sustained by the CITY arising out of or resulting from performance of this Agreement, the failure of CONTRACTOR to take out and maintain insurance as required under this Agreement, and any negligent act or omission of CONTRACTOR, its employees, agents, partners, principals, subcontractors, and officers. The CONTRACTOR shall pay all claims and losses in connection therewith and shall investigate and defend all claims, suits or actions of any kind or nature in the name of the CITY, where applicable, including appellate proceedings, and shall pay all costs, judgments, and attorneys' fees which may issue thereon.

9.2 Upon completion of all services, obligations and duties provided for in this Agreement, or in the event of termination of this Agreement for any reason, the terms and conditions of this Article shall survive indefinitely.

9.3 CITY reserves the right to select its own legal counsel to conduct any defense in any such proceeding and all costs and fees associated therewith shall be the responsibility of CONTRACTOR.

9.4 CONTRACTOR shall be liable for any accident, loss, injury or damages to persons and/or property arising out of and/or resulting from CONTRACTOR's performance of the work required by this Agreement.

9.5 Nothing contained herein is intended nor shall be construed to waive CITY's rights and immunities under the common law or Section 768.28, Florida Statutes, as may be amended from time to time.

ARTICLE 10
INSURANCE

10.1 CONTRACTOR expressly understands and agrees that any insurance protection required by this Agreement or otherwise provided by the CONTRACTOR shall in no way limit the responsibility to indemnify, keep and save harmless and defend the CITY or its officers, employees, agents and instrumentalities as herein required.

10.2 CONTRACTOR AND ALL SUBCONTRACTORS, SHALL NOT BE ALLOWED TO commence work under this AGREEMENT until the CONTRACTOR has obtained all insurance required by this Insurance Section, including the purchase of a Policy of Insurance naming the City of Pembroke Pines as an Additional Named Insured, which Insurance Policy and its terms must be agreed to and approved in writing by the Risk Manager for the City of Pembroke Pines

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, nor shall any SUBCONTRACTOR be allowed to commence work under this AGREEMENT until the SUBCONTRACTOR complies with the Insurance requirements required by this Insurance Section, including the duty to purchase a Policy of Insurance which names the City of Pembroke Pines as an Additional Named Insured, which Insurance Policy and its terms are agreed to and approved in writing by the Risk Manager for the City of Pembroke Pines.

10.3 Certificates of Insurance, reflecting evidence of the required insurance, shall be filed with the CITY's Risk Manager prior to the commencement of this Agreement. Policies shall be issued by companies authorized to do business under the laws of the State of Florida. The insurance company shall be rated no less than "A" as to management, and no less than "Class VI" as to financial strength according to the latest edition of Best's Insurance Guide published by A.M. Best Company.

10.4 Certificates of Insurance shall provide for thirty (30) calendar days' prior written notice to the CITY in case of cancellation or material changes in the policy limits or coverage states. If the carrier cannot provide thirty (30) calendar days' notice of cancellation, either the CONTRACTOR or their Insurance Broker must agree to provide notice.

10.5 Insurance shall be in force until all obligations required to be fulfilled under the terms of the Agreement are satisfactorily completed as evidenced by the formal acceptance by the CITY. In the event the insurance certificate provided indicates that the insurance shall terminate and lapse during the period of this Agreement, the CONTRACTOR shall furnish, at least forty-five (45) calendar days prior to the expiration of the date of such insurance, a renewed certificate of insurance as proof that equal and like coverage for the balance of the period of the Agreement and extension thereunder is in effect. The CONTRACTOR shall neither commence nor continue to provide any services pursuant to this Agreement unless all required insurance remains in full force and effect. CONTRACTOR shall be liable to CITY for any lapses in service resulting from a gap in insurance coverage.

10.6 REQUIRED INSURANCE

CONTRACTOR shall be required to obtain all applicable insurance coverage, as indicated below, prior to commencing any work pursuant to this Agreement:

Yes No

☐ ☐ 10.6.1 Comprehensive General Liability Insurance written on an occurrence basis including, but not limited to: coverage for bodily injury and property damage, personal & advertising injury, products & completed operations, and contractual liability. Coverage must be written on an occurrence basis, with limits of liability no less than:

1. Each Occurrence Limit - $1,000,000
2. Fire Damage Limit (Damage to rented premises) - $100,000
3. Personal & Advertising Injury Limit - $1,000,000
4. General Aggregate Limit - $2,000,000
5. Products & Completed Operations Aggregate Limit - $2,000,000

Aggregate Reduction: CONTRACTOR shall advise the CITY in the event any aggregate limits are reduced below the required per-occurrence limit. At its own expense, the

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CONTRACTOR will reinstate the aggregate limits to comply with the minimum requirements and shall furnish the CITY with a new certificate of insurance showing such coverage is in force.

Products & Completed Operations Coverage shall be maintained for the later of three (3) years after the delivery of goods/services or final payment under the Agreement. (*For Construction projects: Increase to ten (10) years and include a Designated Construction Project(s) General Aggregate Limit)* **The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.**

Yes No

☐ ☐ 10.6.2 Workers' Compensation and Employers' Liability Insurance covering all employees, and/or volunteers of the CONTRACTOR engaged in the performance of the scope of work associated with this Agreement. In the case any work is sublet, the CONTRACTOR shall require the subcontractors similarly to provide Workers' Compensation Insurance for all the latter's employees unless such employees are covered by the protection afforded by the CONTRACTOR. Coverage for the CONTRACTOR and all subcontractors shall be in accordance with applicable state and/or federal laws that may apply to Workers' Compensation Insurance with limits of liability no less than:

1. Workers' Compensation:	Coverage A –	Statutory
2. Employers Liability:	Coverage B	$500,000 Each Accident
		$500,000 Disease – Policy Limit
		$500,000 Disease – Each Employee

If CONTRACTOR claims to be exempt from this requirement, CONTRACTOR shall provide CITY proof of such exemption for CITY to exempt CONTRACTOR.

Yes No

☐ ☐ 10.6.3 Comprehensive Auto Liability Insurance covering all owned, non-owned and hired vehicles used in connection with the performance of work under this Agreement, with a combined single limit of liability for bodily injury and property damage no less than:

1. Any Auto (Symbol 1)
   Combined Single Limit (Each Accident) - $1,000,000
2. Hired Autos (Symbol 8)
   Combined Single Limit (Each Accident) - $1,000,000
3. Non-Owned Autos (Symbol 9)
   Combined Single Limit (Each Accident) - $1,000,000

If work under this Agreement includes transportation of hazardous materials, policy shall include pollution liability coverage equivalent to that provided by the latest version of the ISO pollution liability broadened endorsement for auto and the latest version of the ISO Motor Carrier Act endorsement, equivalents or broader language.

Yes No

☐ ☐ 10.6.3.1 If CONTRACTOR requests reduced limits under a Personal Auto

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Liability Policy and it is agreed to by the CITY, coverage shall include Bodily Injury limits of $100,000 per person/$300,000 per occurrence and Property Damage limits of $300,000 per occurrence

Yes No

☐ ☐ 10.6.4 Umbrella/Excess Liability Insurance in the amount of $_____ as determined appropriate by the CITY depending on the type of job and exposures contemplated. Coverage must be follow form of the General Liability, Auto Liability and Employer's Liability. This coverage shall be maintained for a period of no less than the later of three (3) years after the delivery of goods/services or final payment pursuant to this Agreement. **The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.**

Yes No

☐ ☐ 10.6.5 Professional Liability/Errors & Omissions Insurance with a limit of liability no less than $1,000,000 per wrongful or negligent act. This coverage shall be maintained for a period of no less than three (3) years after the delivery of goods/services final payment pursuant to this Agreement. Retroactive date, if any, to be no later than the first calendar day of service to the CITY. *(Limit to align with size and scope of the Agreement and exposure inherent with operation/services being performed. For Construction projects: Increase to ten (10) years.)*

Yes No

☐ ☐ 10.6.6 Environmental/Pollution Liability insurance shall be required with a limit of no less than $1,000,000 per wrongful act. Coverage shall include: CONTRACTOR's completed operations, sudden, accidental and gradual pollution conditions. This coverage shall be maintained for a period of no less than the later of three (3) years after the delivery of goods/services or final payment pursuant to this Agreement. Retroactive date, if any, to be no later than the first calendar day of service to the CITY. *(Limit to align with size and scope of the Agreement and exposure inherent with operation/services being performed. For Construction projects: Increase to ten (10) years).* **The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.**

Yes No

☐ ☐ 10.6.7 Cyber Liability including Network Security and Privacy Liability with a limit of liability no less than $1,000,000 per loss. Coverage shall include liability arising from: theft, dissemination and/or use of confidential information stored or transmitted in electronic form, unauthorized access to, use of, or tampering with computer systems, including hacker attacks or inability of an authorized third party to gain access to your services, including denial of service, and the introduction of a computer virus into, or otherwise causing damage to, a customer's or third person's computer, computer system, network, or similar computer-related property and the data, software and programs thereon. If vendor is collecting credit card information, it shall cover all PCI breach expenses. Coverage is to include the various state monitoring and state required remediation as well as meet the various state notification requirements. This coverage shall be maintained for a period of no less than the later of three (3) years after delivery of goods/services or final payment of the Agreement. Retroactive date, if any, to be no later than the first calendar day of service to the CITY. **The City of Pembroke Pines must be shown as an additional**

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insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.

Yes No

☐ ☐ 10.6.8 Crime Coverage shall include employee dishonesty, forgery or alteration, and computer fraud in an amount of no less than $1,000,000 per loss. If CONTRACTOR is physically located on CITY's premises, a third-party fidelity coverage extension shall apply.

Yes No

☐ ☐ 10.6.9 Garage Liability & Garage-keepers Legal Liability for those that manage parking lots for the CITY or service CITY vehicles. Coverage must be written on an occurrence basis, with limits of liability no less than $1,000,000 per Occurrence, including products & completed operations. This coverage shall be maintained for a period of no less than the later of three (3) years after the delivery of goods/services or final payment of this Agreement. **The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.**

Yes No

☐ ☐ 10.6.10 Liquor Liability for those in the business of selling, serving or furnishing of any alcoholic beverages, whether licensed or not, shall carry a limit of liability of no less than $1,000,000 per occurrence. Coverage shall be maintained for the later of three (3) years after the delivery of goods/services or final payment under the Agreement. **The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.**

Yes No

☐ ☐ 10.6.11 Sexual Abuse & Molestation for any agreement involving a vulnerable population. Limits shall be no less than $500,000 per occurrence. This coverage shall be maintained for a period of no less than the later of three (3) years after the delivery of goods/services or final payment of this Agreement. Retroactive date, if any, to be no later than the first calendar day of service to the CITY. (*Limit to align with size and scope of the Agreement and exposure inherent with operation/services being performed.)* **The City of Pembroke Pines must be shown as an additional insured with respect to this coverage. The CITY's additional insured status shall extend to any coverage beyond the minimum limits of liability found herein.**

Yes No

☐ ☐ 10.6.12 Builder's Risk Insurance shall be "All Risk" for one hundred percent (100%) of the completed value of the project that is the subject of this Agreement with a deductible of not more than five percent (5%) for Named Windstorm and $20,000 per claim for all other perils. The Builder's Risk Insurance shall include interests of the CITY, the CONTRACTOR and subcontractors of the project. The CONTRACTOR shall include a separate line item for all costs associated with the Builder's Risk Insurance Coverage for the project. The CITY reserves the right at its sole discretion to utilize the CONTRACTOR's Builder's Risk Insurance or for the CITY to purchase its own Builder's Risk Insurance for the Project. Prior to the CONTRACTOR purchasing the Builder's Risk insurance for the project, the CONTRACTOR shall allow the CITY the opportunity to analyze the CONTRACTOR's coverage and determine who shall purchase the coverage.

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Should the CITY utilize the CONTRACTOR's Builder's Risk Insurance, the CONTRACTOR shall be responsible for all deductibles. If the CITY chooses to purchase the Builder's Risk Coverage on the project, the CONTRACTOR shall provide the CITY with a change order deduct for all premiums and costs associated with the Builder's Risk insurance in their schedule. Should the CITY choose to utilize the CITY's Builder's Risk Program, the CITY shall be responsible for the Named Windstorm Deductible and the CONTRACTOR shall be responsible for the All Other Perils Deductible.

If and when 100% is not available or reasonable, the CITY Risk Manager is to make the determination as to what limits are appropriate for the given project.

Yes No

☐ ☐ 10.6.13 Other Insurance

_____
_____
_____
_____
_____
_____
_____

10.7 REQUIRED ENDORSEMENTS

10.7.1 The City of Pembroke Pines shall be named as an Additional Insured on each of the Liability Policies required herein.
10.7.2 Waiver of all Rights of Subrogation against the CITY.
10.7.3 Thirty (30) calendar day Notice of Cancellation or Non-Renewal to the CITY.
10.7.4 CONTRACTOR's policies shall be Primary & Non-Contributory.
10.7.5 All policies shall contain a "severability of interest" or "cross liability" clause without obligation for premium payment of the CITY.
10.7.6 The City of Pembroke Pines shall be named as a Loss Payee on all Property and/or Inland Marine Policies as their interest may appear.

10.8 Any and all insurance required of the CONTRACTOR pursuant to this Agreement must also be required by any subcontractor in the same limits and with all requirements as provided herein, including naming the CITY as an additional insured, in any work that is subcontracted unless such subcontractor is covered by the protection afforded by the CONTRACTOR and provided proof of such coverage is provided to CITY. The CONTRACTOR and any subcontractors shall maintain such policies during the term of this Agreement.

10.9 The CITY reserves the right to require any other additional types of insurance coverage and/or higher limits of liability it deems necessary based on the nature of work being performed under this Agreement.

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10.10 The insurance requirements specified in this Agreement are minimum requirements and in no way reduce any liability the CONTRACTOR has assumed in the indemnification/hold harmless section(s) of this Agreement.

ARTICLE 11
NON-DISCRIMINATION & EQUAL OPPORTUNITY EMPLOYMENT

During the performance of the Agreement, neither the CONTRACTOR nor any subcontractors shall discriminate against any employee or applicant for employment because of race, religion, color, gender, national origin, sex, age, marital status, political affiliation, familial status, sexual orientation, or disability if qualified. CONTRACTOR will take affirmative action to ensure that employees are treated during employment, without regard to their race, religion, color, gender, national origin, sex, age, marital status, political affiliation, familial status, sexual orientation, or disability if qualified. Such actions must include, but not be limited to, the following: employment, promotion, demotion or transfer, recruitment or recruitment advertising, layoff or termination, rates of pay or other forms of compensation, and selection for training, including apprenticeship. CONTRACTOR shall agree to post in conspicuous places, available to employees and applicants for employment, notices to be provided by the contracting officer setting forth the provisions of this nondiscrimination clause. CONTRACTOR further agrees that CONTRACTOR will ensure that subcontractors, if any, will be made aware of and will comply with this nondiscrimination clause.

ARTICLE 12
INDEPENDENT CONTRACTOR

This Agreement does not create an employee/employer relationship between the Parties. It is the intent of the Parties that the CONTRACTOR is an independent contractor under this Agreement and not the CITY's employee for all purposes, including but not limited to, the application of the Fair Labor Standards Act minimum wage and overtime payments, Federal Insurance Contribution Act, the Social Security Act, the Federal Unemployment Tax Act, the provisions of the Internal Revenue Code, the State Workers' Compensation Act, and the State unemployment insurance law. The CONTRACTOR shall retain sole and absolute discretion in the judgment of the manner and means of carrying out CONTRACTOR's activities and responsibilities hereunder provided, further that administrative procedures applicable to services rendered under this Agreement shall be those of CONTRACTOR, which policies of CONTRACTOR shall not conflict with CITY, State, Federal, or United States policies, rules or regulations relating to the use of CONTRACTOR's funds provided for herein. The CONTRACTOR agrees that it is a separate and independent enterprise from the CITY, that it has full opportunity to find other business, that it has made its own investment in its business, and that it will utilize a high level of skill necessary to perform the work. This Agreement shall not be construed as creating any joint employment relationship between the CONTRACTOR and the CITY and the CITY will not be liable for any obligation incurred by CONTRACTOR, including but not limited to unpaid minimum wages and/or overtime premiums.

ARTICLE 13
RESERVED

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ARTICLE 14
AGREEMENT SUBJECT TO FUNDING

This Agreement shall remain in full force and effect only as long as the expenditures provided for in the Agreement have been appropriated by the City Commission of the City of Pembroke Pines in the annual budget for each fiscal year of this Agreement, and is subject to termination based on lack of funding.

ARTICLE 15
UNCONTROLLABLE FORCES

15.1 Neither CITY nor CONTRACTOR shall be considered to be in default of this Agreement if delays in or failure of performance shall be due to Uncontrollable Forces, the effect of which, by the exercise of reasonable diligence, the non-performing party could not avoid. The term "Uncontrollable Forces" shall mean any event which results in the prevention or delay of performance by a party of its obligations under this Agreement and which is beyond the reasonable control of the nonperforming party. It includes, but is not limited to fire, flood, earthquakes, storms, lightning, epidemic, pandemic, acts of God, war, riot, civil disturbance, sabotage, and governmental actions.

15.2 Neither party shall, however, be excused from performance if nonperformance is due to forces, which are preventable, removable, or remediable, and which the nonperforming party could have, with the exercise of reasonable diligence, prevented, removed, or remedied with reasonable dispatch. The nonperforming party shall, within a reasonable time of being prevented or delayed from performance by an uncontrollable force, give written notice to the other party describing the circumstances and uncontrollable forces preventing continued performance of the obligations of this Agreement.

ARTICLE 16
GOVERNING LAW AND VENUE

This Agreement shall be governed by and construed in accordance with the laws of the State of Florida as now and hereafter in force. The venue for any and all actions or claims arising out of or related to this Agreement shall be in Broward County, Florida.

ARTICLE 17
SIGNATORY AUTHORITY

Upon CITY's request, CONTRACTOR shall provide CITY with copies of requisite documentation evidencing that the signatory for CONTRACTOR has the authority to enter into this Agreement.

ARTICLE 18
DEFAULT OF CONTRACT & REMEDIES

18.1 **Damages.** CITY reserves the right to recover any ascertainable actual damages incurred as a result of the failure of CONTRACTOR to perform in accordance with the requirements of this

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Agreement, or for losses sustained by CITY resultant from CONTRACTOR's failure to perform in accordance with the requirements of this Agreement.

18.2 **Liquidated Damages.** As a breach of the service provided by this Agreement would cause serious and substantial damage to CITY Property, and the nature of this Agreement would render it impracticable or extremely difficult to fix the actual damage sustained by CITY by such breach, it is agreed that, in case of breach of service wherein CONTRACTOR fails to maintain the Property, leaving the said property in disrepair, CITY may elect to collect liquidated damages for each such breach, and CONTRACTOR will pay CITY as liquidated damages, and not as penalty, **{---Liquidated Damages Amount Written---} ($**{---Liquidated Damages Amount---}**)** for every day of such malfunction. This sum is the agreed upon amount by which CITY will be damaged by the breach of such service. An election to seek such remedies shall not be construed as a waiver of any legal remedies CITY may have as to any subsequent breach of service under this Agreement.

18.3 **Correction of Work.** If, in the judgment of CITY, work provided by CONTRACTOR does not conform to the requirements of this Agreement, or if the work exhibits poor workmanship, CITY reserves the right to require that CONTRACTOR correct all deficiencies in the work to bring the work into conformance without additional cost to CITY, and/or replace any personnel who fail to perform in accordance with the requirements of this Agreement. CITY shall be the sole judge of non-conformance and the quality of workmanship.

18.4 **Default of Contract.** The occurrence of any one or more of the following events shall constitute a default and breach of this Agreement by CONTRACTOR:

18.4.1 The abandonment of the Property by CONTRACTOR for a period of more than seven (7) business days.

18.4.2 The abandonment, unnecessary delay, refusal of, or failure to comply with any of the terms of this Agreement or neglect, or refusal to comply with the instructions of the CITY's Authorized Representative relative thereto.

18.4.3 The failure by CONTRACTOR to observe or perform any of the terms, covenants, or conditions of this Agreement to be observed or performed by CONTRACTOR, where such failure shall continue for a period of seven (7) calendar days after written notice thereof by CITY to CONTRACTOR; provided, however, that if the nature of CONTRACTOR's default is such that more than seven (7) calendar days are reasonably required for its cure, then CONTRACTOR shall not be deemed to be in default if CONTRACTOR commences such cure within said seven (7) calendar day period and thereafter diligently prosecutes such cure to completion.

18.4.4 The assignment and/or transfer of this Agreement or execution or attachment thereon by CONTRACTOR or any other party in a manner not expressly permitted hereunder.

18.4.5 The making by CONTRACTOR of any general assignment or general arrangement for the benefit of creditors, or the filing by or against CONTRACTOR of a petition to have

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CONTRACTOR adjudged a bankruptcy, or a petition for reorganization or arrangement under any law relating to bankruptcy (unless, in the case of a petition filed against CONTRACTOR, the same is dismissed within sixty (60) calendar days); or the appointment of a trustee or a receiver to take possession of substantially all of CONTRACTOR's assets, or for CONTRACTOR's interest in this Agreement, where possession is not restored to CONTRACTOR within thirty (30) calendar days; for attachment, execution or other judicial seizure of substantially all of CONTRACTOR's assets, or for CONTRACTOR's interest in this Agreement, where such seizure is not discharged within thirty (30) calendar days.

18.5 **Remedies in Default.** In case of default by CONTRACTOR, CITY shall notify CONTRACTOR, in writing, of such abandonment, delay, refusal, failure, neglect, or default and direct CONTRACTOR to comply with all provisions of this Agreement. A copy of such written notice shall be mailed to the Surety on the Performance Bond. If the abandonment, delay, refusal, failure, neglect or default is not cured within seven (7) calendar days of when notice was sent by CITY, CITY may declare a default of the Agreement and notify CONTRACTOR of such declaration of default and terminate the Agreement. The Surety on the Performance Bond shall within ten (10) days of such declaration of default, rectify or cause to be rectified any mismanagement or breach of service in the Agreement and assume the work of CONTRACTOR and proceed to perform services under the Agreement, at its own cost and expense.

18.5.1 Upon such declaration of default, all payments remaining due CONTRACTOR at the time of default, less all sums due CITY for damages suffered, or expenses incurred by reason of default, shall be due and payable to Surety. Thereafter the Surety shall receive monthly payments equal to those that would have been paid by the CONTRACTOR had the CONTRACTOR continued to perform the services under the Agreement.

18.5.2 CITY may complete the Agreement, or any part thereof, either by day labor or re-letting a contract for the same, and procure the equipment and the facilities necessary for the completion of the Agreement, and charge the cost of same to CONTRACTOR and/or the Surety together with the costs incident thereto to such default. CITY reserves the right to assign any remaining work at any Property location to another vendor as may be necessary to complete the Scope of Work.

18.5.3 In the event CITY completes the Agreement at a lesser cost than would have been payable to CONTRACTOR under this Agreement, if the same had been fulfilled by CONTRACTOR, CITY shall retain such differences. Should such cost to CITY be greater, CONTRACTOR shall pay the amount of such excess to the CITY.

18.5.4 Notwithstanding the other provisions in this Article, CITY reserves the right to terminate the Agreement at any time, whenever the service provided by CONTRACTOR fails to meet reasonable standards of the trade after CITY gives written notice to the CONTRACTOR of the deficiencies as set forth in the written notice within fourteen (14) calendar days of the receipt by CONTRACTOR of such notice from CITY.

ARTICLE 19

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BANKRUPTCY

It is agreed that if CONTRACTOR is adjudged bankrupt, either voluntarily or involuntarily, then this Agreement shall terminate effective on the date and at the time the bankruptcy petition is filed.

ARTICLE 20
MERGER; AMENDMENT

This Agreement constitutes the entire Agreement between CONTRACTOR and CITY, and all negotiations and oral understandings between the Parties are merged herein. This Agreement can be supplemented or amended only by a written document executed by both CONTRACTOR and CITY with the same formality and equal dignity herewith.

ARTICLE 21
DISPUTE RESOLUTION

In the event that a dispute, if any, arises between CITY and CONTRACTOR relating to this Agreement, performance or compensation hereunder, CONTRACTOR shall continue to render service in full compliance with all terms and conditions of this Agreement as interpreted by CITY regardless of such dispute. CONTRACTOR expressly recognizes the paramount right and duty of CITY to provide adequate maintenance of CITY's Property, and further agrees, in consideration for the execution of this Agreement, that in the event of such a dispute, if any, it will not seek injunctive relief in any court, but will negotiate with CITY for an adjustment on the matter or matters in dispute and, upon failure of said negotiations to resolve the dispute, may present the matter to a court of competent jurisdiction in an appropriate suit therefore instituted by it or by CITY.

ARTICLE 22
PUBLIC RECORDS

22.1 The City of Pembroke Pines is public agency subject to Chapter 119, Florida Statutes. The CONTRACTOR shall comply with Florida's Public Records Law. Specifically, the CONTRACTOR shall:

22.1.1 Keep and maintain public records required by the CITY to perform the service;

22.1.2 Upon request from the CITY's custodian of public records, provide the CITY with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law;

22.1.3 Ensure that public records that are exempt or that are confidential and exempt from public record disclosure requirements are not disclosed except as authorized by law for the duration of the Agreement term and, following completion of the Agreement, CONTRACTOR shall destroy all copies of such confidential and exempt records remaining

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in its possession after the CONTRACTOR transfers the records in its possession to the CITY; and

22.1.4 Upon completion of the Agreement, CONTRACTOR shall transfer to the CITY, at no cost to the CITY, all public records in CONTRACTOR's possession. All records stored electronically by the CONTRACTOR must be provided to the CITY, upon request from the CITY's custodian of public records, in a format that is compatible with the information technology systems of the CITY.

22.2 The failure of CONTRACTOR to comply with the provisions set forth in this Article shall constitute a Default and Breach of this Agreement and the CITY shall enforce the Default in accordance with this Agreement.

IF CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT:

CITY CLERK
601 CITY CENTER WAY, 4th FLOOR
PEMBROKE PINES, FL 33025
(954) 450-1050
drogers@ppines.com

ARTICLE 23
SCRUTINIZED COMPANIES

23.1 CONTRACTOR, its principals or owners, certify that they are not listed on the Scrutinized Companies that Boycott Israel List, Scrutinized Companies with Activities in Sudan List, Scrutinized Companies with Activities in Iran Terrorism Sectors List, or is engaged in business operations with Syria. In accordance with Section 287.135, Florida Statutes, as amended, a company is ineligible to, and may not, bid on, submit a proposal for, or enter into or renew a contract with any agency or local governmental entity for goods or services of:

23.1.1 Any amount if, at the time bidding on, submitting a proposal for, or entering into or renewing such contract, the company is on the Scrutinized Companies that Boycott Israel List, created pursuant to Section 215.4725, Florida Statutes, or is engaged in a boycott of Israel; or

23.1.2 One million dollars or more if, at the time of bidding on, submitting a proposal for, or entering into or renewing such contract, the company:

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23.1.2.1 Is on the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in Iran Terrorism Sectors List, created pursuant to Section 215.473, Florida Statutes; or

23.1.2.2 Is engaged in business operations in Syria.

ARTICLE 24
EQUAL BENEFITS FOR EMPLOYEES

24.1 CONTRACTOR certifies that it is aware of the requirements of Section 35.39 of the CITY's Code of Ordinances and certifies that it is aware of the requirements of Section 35.39 of the CITY's Code of Ordinances and certifies that (**check only one box below)**:

☐ CONTRACTOR currently complies with the requirements of Section 35.39 of the CITY's Code of Ordinances; or
☐ CONTRACTOR will comply with the conditions of Section 35.39 of the CITY's Code of Ordinances; or
☐ CONTRACTOR will not comply with the conditions of Section 35.39 of the CITY's Code of Ordinances; or
☐ CONTRACTOR does not comply with the conditions of Section 35.39 of the CITY's Code of Ordinances because of the following allowable exemption **(check only box below)**:

☐ CONTRACTOR does not provide benefits to employees' spouses in traditional marriages; or
☐ CONTRACTOR provides an employee the cash equivalent of benefits because CONTRACTOR is unable to provide benefits to employees' Domestic Partners or spouses despite making reasonable efforts to provide them. To meet this exception, CONTRACTOR shall provide a notarized affidavit that it has made reasonable efforts to provide such benefits. The affidavit shall state the efforts taken to provide such benefits and the amount of the cash equivalent. Case equivalent means the amount of money paid to an employee with a Domestic Partner or spouse rather than providing benefits to the employee's Domestic Partner or spouse. The case equivalent is equal to the employer's direct expense of providing benefits to an employee's spouse; or
☐ CONTRACTOR is a religious organization, association, society, or any non-profit charitable or educational institution or organization operated, supervised, or controlled by or in conjunction with a religious organization, association, or society; or
☐ CONTRACTOR is a governmental agency.

24.2 Except where federal or state law mandates to the contrary, a contractor awarded a contract pursuant to a competitive solicitation shall provide benefits to Domestic Partners and spouses of

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its employees, irrespective of gender, on the same basis as it provides benefits to employees' spouses in traditional marriages.

24.3 CONTRACTOR shall provide the City Manager and his/her designee, access to its records for the purpose of audits and/or investigations to ascertain compliance with the provisions of this Article, and upon request shall provide evidence that the CONTRACTOR is in compliance with the provisions of this Article upon the renewal of this AGREEMENT or when the City Manager or his/her designee receives a complaint or has reason to believe CONTRACTOR may not be in compliance with the provisions of this Article. Records shall include but not be limited to providing the City Manager and his/her designee with certified copies of CONTRACTOR's records pertaining to its benefits policies and its employment policies and practices.

24.4 CONTRACTOR must conspicuously make available to all employees and applicants for employment the following statement:

> **"During the performance of a contract with the City of Pembroke Pines, Florida, the CONTRACTOR will provide Equal Benefits to its employees with spouses, as defined by Section 35.39 of the City of Pembroke Pines Code of Ordinances, and its employees with Domestic Partners and all Married Couples".**

If CONTRACTOR has questions regarding the application of Section 35.39 of the City of Pembroke Pines Code of Ordinances to CONTRACTOR's duties pursuant to this Agreement, contact Human Resources at (954) 392-2092 or drotstein@ppines.com.

24.5 By executing this Agreement, CONTRACTOR certifies that it agrees to comply with the above and Section 35.39 of the City of Pembroke Pines Code of Ordinances, as may be amended from time to time.

ARTICLE 25
EMPLOYMENT ELIGIBILITY

25.1 **E-Verify.** CONTRACTOR certifies that it is aware of and complies with the requirements of Section 448.095, Florida Statues, as may be amended from time to time and briefly described herein below.

25.1.1 **Definitions for this Section**.

25.1.1.1 "Contractor" means a person or entity that has entered or is attempting to enter into a contract with a public employer to provide labor, supplies, or services to such employer in exchange for salary, wages, or other remuneration.

25.1.1.2 "Contractor" includes, but is not limited to, a vendor or consultant.

25.1.1.3 "Subcontractor" means a person or entity that provides labor,

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supplies, or services to or for a contractor or another subcontractor in exchange for salary, wages, or other remuneration.

25.1.1.4 "E-Verify system" means an Internet-based system operated by the United States Department of Homeland Security that allows participating employers to electronically verify the employment eligibility of newly hired employees.

25.2 **Registration Requirement; Termination**. Pursuant to Section 448.095, Florida Statutes, effective January 1, 2021, Contractors, shall register with and use the E-verify system in order to verify the work authorization status of all newly hired employees. Contractor shall register for and utilize the U.S. Department of Homeland Security's E-Verify System to verify the employment eligibility of:

25.2.1 All persons employed by a Contractor to perform employment duties within Florida during the term of the contract; and

25.2.2 All persons (including subvendors/subconsultants/subcontractors) assigned by Contractor to perform work pursuant to the contract with the City of Pembroke Pines. The Contractor acknowledges and agrees that registration and use of the U.S. Department of Homeland Security's E-Verify System during the term of the contract is a condition of the contract with the City of Pembroke Pines; and

25.2.3 The Contractor shall comply with the provisions of Section 448.095, Fla. Stat., "Employment Eligibility," as amended from time to time. This includes, but is not limited to registration and utilization of the E-Verify System to verify the work authorization status of all newly hired employees. Contractor shall also require all subcontractors to provide an affidavit attesting that the subcontractor does not employ, contract with, or subcontract with, an unauthorized alien. The Contractor shall maintain a copy of such affidavit for the duration of the contract. Failure to comply will lead to termination of this Contract, or if a subcontractor knowingly violates the statute, the subcontract must be terminated immediately. Any challenge to termination under this provision must be filed in the Circuit Court no later than twenty (20) calendar days after the date of termination. Termination of this Contract under this Section is not a breach of contract and may not be considered as such. If this contract is terminated for a violation of the statute by the Contractor, the Contractor may not be awarded a public contract for a period of one (1) year after the date of termination.

ARTICLE 26
FEDERAL REQUIREMENTS

Notwithstanding anything to the contrary set forth herein, CONTRACTOR shall comply with the applicable federal requirements set forth in 2 C.F.R. Part 200, as may be applicable. In the event of any conflicts, the provisions of 2 C.F.R. Part 200 shall prevail. Any reference made to CONTRACTOR in this section shall also apply to any subcontractor under the terms of this Agreement. The prime contractor shall be responsible for the compliance by any subcontractor or lower tier subcontractor with all of these contract clauses:

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26.1 **Equal Employment Opportunity**. During the performance of this contract, CONTRACTOR agrees as follows:

26.1.1 CONTRACTOR will not discriminate against any employee or applicant for employment because of race, color, religion, sex, sexual orientation, gender identity, or national origin. CONTRACTOR will take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without regard to their race, color, religion, sex, sexual orientation, gender identity, or national origin. Such action shall include, but not be limited to the following: Employment, upgrading, demotion, or transfer, recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. CONTRACTOR agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided by the contracting officer setting forth the provisions of this nondiscrimination clause.

26.1.2 CONTRACTOR will, in all solicitations or advertisements for employees placed by or on behalf of CONTRACTOR, state that all qualified applicants will receive consideration for employment without regard to race, color, religion, sex, sexual orientation, gender identity, or national origin.

26.1.3 CONTRACTOR will not discharge or in any other manner discriminate against any employee or applicant for employment because such employee or applicant has inquired about, discussed, or disclosed the compensation of the employee or applicant or another employee or applicant. This provision shall not apply to instances in which an employee who has access to the compensation information of other employees or applicants as a part of such employee's essential job functions discloses the compensation of such other employees or applicants to individuals who do not otherwise have access to such information, unless such disclosure is in response to a formal complaint or charge, in furtherance of an investigation, proceeding, hearing, or action, including an investigation conducted by the employer, or is consistent with CONTRACTOR's legal duty to furnish information.

26.1.4 CONTRACTOR will send to each labor union or representative of workers with which it has a collective bargaining agreement or other contract or understanding, a notice to be provided by the agency contracting officer, advising the labor union or workers' representative of CONTRACTOR's commitments under section 202 of Executive Order 11246 of September 24, 1965, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

26.1.5 CONTRACTOR will comply with all provisions of Executive Order 11246 of September 24, 1965, and of the rules, regulations, and relevant orders of the Secretary of Labor.

26.1.6 CONTRACTOR will furnish all information and reports required by Executive Order 11246 of September 24, 1965, and by the rules, regulations, and orders of the Secretary

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of Labor, or pursuant thereto, and will permit access to his books, records, and accounts by the contracting agency and the Secretary of Labor for purposes of investigation to ascertain compliance with such rules, regulations, and orders.

26.1.7 In the event of CONTRACTOR's non-compliance with the nondiscrimination clauses of this contract or with any of such rules, regulations, or orders, this Agreement may be canceled, terminated or suspended in whole or in part and CONTRACTOR may be declared ineligible for further Government contracts in accordance with procedures authorized in Executive Order 11246 of September 24, 1965, and such other sanctions may be imposed and remedies invoked as provided in Executive Order 11246 of September 24, 1965, or by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.

26.1.8 CONTRACTOR will include the provisions of paragraphs **(26.1.1)** through **(26.1.8)** in every subcontract or purchase order unless exempted by rules, regulations, or orders of the Secretary of Labor issued pursuant to section 204 of Executive Order 11246 of September 24, 1965, so that such provisions will be binding upon each subcontractor or vendor. CONTRACTOR will take such action with respect to any subcontract or purchase order as may be directed by the Secretary of Labor as a means of enforcing such provisions including sanctions for noncompliance: *Provided,* however, that in the event CONTRACTOR becomes involved in, or is threatened with, litigation with a subcontractor or vendor as a result of such direction, CONTRACTOR may request the United States to enter into such litigation to protect the interests of the United States.

The CITY further agrees that it will be bound by the above equal opportunity clause with respect to its own employment practices when it participates in federally assisted construction work: Provided, that if the CITY so participating is a state or local government, the above equal opportunity clause is not applicable to any agency, instrumentality or subdivision of such government which does not participate in work on or under the contract.

The CITY further agrees that it will assist and cooperate actively with the administering agency and the Secretary of Labor in obtaining the compliance of contractors and subcontractors with the equal opportunity clause and the rules, regulations, and relevant orders of the Secretary of Labor, that it will furnish the administering agency and the Secretary of Labor such information as they may require for the supervision of such compliance, and that it will otherwise assist the administering agency in the discharge of the agency's primary responsibility for securing compliance.

The CITY further agrees that it will refrain from entering into any contract or contract modification subject to Executive Order 11246 of September 24, 1965, with a contractor debarred from, or who has not demonstrated eligibility for, Government contracts and federally assisted construction contracts pursuant to the Executive Order and will carry out such sanctions and penalties for violation of the equal opportunity clause as may be imposed upon contractors and subcontractors by the administering agency or the Secretary of Labor pursuant to Part II, Subpart D of the Executive Order. In addition, the CITY agrees that if it fails or refuses to comply with these undertakings, the administering agency may take any or

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all of the following actions: Cancel, terminate, or suspend in whole or in part this grant (contract, loan, insurance, guarantee); refrain from extending any further assistance to the CITY under the program with respect to which the failure or refund occurred until satisfactory assurance of future compliance has been received from such CITY; and refer the case to the Department of Justice for appropriate legal proceedings.

26.2 **Davis-Bacon Act**. CONTRACTOR shall comply with the Davis-Bacon Act (40 U.S.C. 276a to 276a-7) as supplemented by Department of Labor Regulations (29 CFR Part 5). In accordance with the statute, CONTRACTOR must be required to pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, CONTRACTOR must be required to pay wages not less than once a week.

26.3 **Copeland "Anti-Kickback" Act**. CONTRACTOR shall comply with the Copeland "Anti-Kickback" Act, (40 U.S.C. 3145), as supplemented by Department of Labor regulations (29 CFR Part 3, "Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States"). CONTRACTOR must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled. CITY must report all suspected or reported violations to the Federal awarding agency.

26.4 **Contract Work Hours and Safety Standards Act (40 U.S.C. 3701- 3708).** Where applicable, pursuant to 40 U.S.C. 3702 and 3704, as supplemented by Department of Labor regulations (29 CFR Part 5) CONTRACTOR must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The requirements of 40 U.S.C. 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous.

26.4.1 **Overtime requirements**. No contractor or subcontractor contracting for any part of the contract work which may require or involve the employment of laborers or mechanics shall require or permit any such laborer or mechanic in any workweek in which he or she is employed on such work to work in excess of forty hours in such workweek unless such laborer or mechanic receives compensation at a rate not less than one and one-half times the basic rate of pay for all hours worked in excess of forty hours in such workweek.

26.4.2 **Violation; liability for unpaid wages; liquidated damages**. In the event of any violation of the clause set forth in paragraph (25.4.1) of this section the CONTRACTOR and any subcontractor responsible therefor shall be liable for the unpaid wages. In addition, such contractor and subcontractor shall be liable to the United States (in the case of work done under contract for the District of Columbia or a territory, to such District or to such territory), for liquidated damages. Such liquidated damages shall be computed with respect to each individual laborer or mechanic, including watchmen and guards, employed in

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violation of the clause set forth in paragraph (25.4.1) of this section, in the sum of $10 for each calendar day on which such individual was required or permitted to work in excess of the standard workweek of forty hours without payment of the overtime wages required by the clause set forth in paragraph (25.4.1) of this section.

26.4.3 **Withholding for unpaid wages and liquidated damages**. CITY shall upon its own action or upon written request of an authorized representative of the Department of Labor withhold or cause to be withheld, from any moneys payable on account of work performed by CONTRACTOR or subcontractor under any such contract or any other Federal contract with the same prime contractor, or any other federally-assisted contract subject to the Contract Work Hours and Safety Standards Act, which is held by the same prime contractor, such sums as may be determined to be necessary to satisfy any liabilities of such contractor or subcontractor for unpaid wages and liquidated damages as provided in the clause set forth in paragraph (25.4.2) of this section.

26.4.4 **Subcontracts**. CONTRACTOR or subcontractor shall insert in any subcontracts the clauses set forth in paragraph (25.4.1) through (25.4.4) of this section and also a clause requiring the subcontractors to include these clauses in any lower tier subcontracts. The prime contractor shall be responsible for compliance by any subcontractor or lower tier subcontractor with the clauses set forth in paragraphs (25.4.1) through (25.4.4) of this section.

26.5 CONTRACTOR agrees to comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act (42 U.S.C. 7401- 7671q) and the Federal Water Pollution Control Act, as amended (33 U.S.C. 1251- 1387). CITY will report violations to the Federal awarding agency and the Regional Office of the Environmental Protection Agency (EPA).

26.5.1 **Clean Air Act**. CONTRACTOR agrees to comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act, as amended, 42 U.S.C. § 7401 et seq. CONTRACTOR agrees to report each violation to CITY and understands and agrees that the CITY will, in turn, report each violation as required to assure notification to the State, Federal Emergency Management Agency, and the appropriate Environmental Protection Agency Regional Office. CONTRACTOR agrees to include these requirements in each subcontract exceeding $150,000 financed in whole or in part with Federal assistance.

26.5.2 **Federal Water Pollution Control Act**. CONTRACTOR agrees to comply with all applicable standards, orders or regulations issued pursuant to the Federal Water Pollution Control Act, as amended, 33 U.S.C. 1251 et seq. CONTRACTOR agrees to report each violation to the CITY and understands and agrees that the CITY will, in turn, report each violation as required to assure notification to the State, Federal Emergency Management Agency, and the appropriate Environmental Protection Agency Regional Office. CONTRACTOR agrees to include these requirements in each subcontract exceeding one hundred fifty thousand dollars ($150,000) financed in whole or in part with Federal assistance.

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26.6 **Suspension and Debarment**. This Agreement is a covered transaction for purposes of 2 C.F.R. pt. 180 and 2 C.F.R. pt. 3000, as such CONTRACTOR is required to verify that none of the contractor's agents, principals (defined at 2 C.F.R. § 180.995), or affiliates (defined at 2 C.F.R. § 180.905) are excluded (defined at 2 C.F.R. § 180.940) or disqualified (defined at 2 C.F.R. § 180.935).

26.6.1 CONTRACTOR must comply with 2 C.F.R. pt. 180, subpart C and 2 C.F.R. pt. 3000, subpart C and must include a requirement to comply with these regulations in any lower tier covered transaction it enters into. This certification is a material representation of fact relied upon by CITY. If it is later determined that CONTRACTOR did not comply with 2 C.F.R. pt. 180, subpart C and 2 C.F.R. pt. 3000, subpart C, in addition to remedies available to State and CITY, the Federal Government may pursue available remedies, including but not limited to suspension and/or debarment.

26.6.2 The bidder or proposer agrees to comply with the requirements of 2 C.F.R. pt. 180, subpart C and 2 C.F.R. pt. 3000, subpart C while this offer is valid and throughout the period of any contract that may arise from this offer. The bidder or proposer further agrees to include a provision requiring such compliance in its lower tier covered transactions.

26.7 **Byrd Anti-Lobbying Amendment, as amended (31 U.S.C. § 1352)**. CONTRACTOR shall file the required certification pursuant to 31 U.S.C. 1352. Each tier certifies to the tier above that it will not and has not used Federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any Federal contract, grant, or any other award covered by 31 U.S.C. § 1352. Each tier shall also disclose any lobbying with non-Federal funds that takes place in connection with obtaining any Federal award. Such disclosures are forwarded from tier to tier up to the recipient.

26.8 **Compliance with State Energy Policy and Conservation Act**. CONTRACTOR shall comply with all mandatory standards and policies relating to energy efficiency contained in the State energy conservation plan issued in compliance with the Energy Policy and Conservation Act (Pub. L. 94-163, 89 Stat. 871).

26.9 **Procurement of Recovered Materials**. The CITY and CONTRACTOR must comply with Section 6002 of the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act. The requirements of Section 6002 include procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 CFR part 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition, where the purchase price of the item exceeds $10,000 or the value of the quantity acquired during the preceding fiscal year exceeded $10,000; procuring solid waste management services in a manner that maximizes energy and resource recovery; and establishing an affirmative procurement program for procurement of recovered materials identified in the EPA guidelines.

26.10 **Reporting**. Pursuant to 44 CFR 13.36(i)(7), CONTRACTOR shall comply with federal requirements and regulations pertaining to reporting, including but not limited to those set forth at

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44 CFR 40 and 41, if applicable. Furthermore, both parties shall provide the FEMA Administrator, the Comptroller General of the United States, or any of their authorized representative access to any books, documents, papers, and records of CONTRACTOR which are directly pertinent to this contract for the purpose of making audits, examinations, excerpts, and transcriptions. Also, both Parties agree to provide FEMA Administrator or his authorized representative access to construction or other work sites pertaining to the work being completed under the Agreement.

26.11 **Rights to Inventions**. CONTRACTOR agrees that if this Agreement results in any copyrightable materials or inventions, the Federal Government reserves a royalty-free, nonexclusive and irrevocable license to reproduce, publish or otherwise use the copyright of said materials or inventions for Federal Government purposes.

26.12 **No Obligation by the Federal Government**. The federal government is not a party to this contract and is not subject to any obligations or liabilities to the non-federal entity, contractor, or any other party pertaining to any matter resulting from the contract.

26.13 **DHS Seal, Logo, and Flags**. CONTRACTOR shall not use DHS(s), logos, crests, or reproductions of flags or likenesses of DHS agency officials without specific federal pre-approval.

26.14 **Compliance with Federal Law, Regulations, and Executive Orders**. This is an acknowledgement that federal financial assistance will be used to fund the Agreement only. CONTRACTOR will comply with all applicable federal law, regulations, executive orders, policies, procedures, and directives.

26.15 **Fraudulent Statements**. CONTRACTOR acknowledges that 31 U.S.C. Chap. 38 applies to CONTRACTOR's actions pertaining to this Agreement.

26.16 **Prohibition on Contracting for Covered Telecommunications Equipment or Services**. As used in this clause, the terms backhaul; covered foreign country; covered telecommunications equipment or services; interconnection arrangements; roaming; substantial or essential component; and telecommunications equipment or services have the meaning as defined in FEMA Policy 405-143-1, Prohibitions on Expending FEMA Award Funds for Covered Telecommunications Equipment or Services (Interim), as used in this clause.

26.16.1 **Prohibitions**.

26.16.1.1 Section 889(b) of the John S. McCain National Defense Authorization Act for Fiscal Year 2019, Pub. L. No. 115-232, and 2 C.F.R. § 200.216 prohibit the head of an executive agency on or after Aug.13, 2020, from obligating or expending grant, cooperative agreement, loan, or loan guarantee funds on certain telecommunications products or from certain entities for national security reasons.

26.16.1.2 Unless an exception in paragraph 25.16.3 of this clause applies, the CONTRACTOR and its subcontractors may not use grant, cooperative agreement, loan, or loan guarantee funds from the Federal Emergency Management Agency to:

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26.16.1.2.1 Procure or obtain any equipment, system, or service that uses covered telecommunications equipment or services as a substantial or essential component of any system, or as critical technology of any system;

26.16.1.2.2 Enter into, extend, or renew a contract to procure or obtain any equipment, system, or service that uses covered telecommunications equipment or services as a substantial or essential component of any system, or as critical technology of any system;

26.16.1.2.3 Enter into, extend, or renew contracts with entities that use covered telecommunications equipment or services as a substantial or essential component of any system, or as critical technology as part of any system; or

26.16.1.2.4 Provide, as part of its performance of this contract, subcontract, or other contractual instrument, any equipment, system, or service that uses covered telecommunications equipment or services as a substantial or essential component of any system, or as critical technology as part of any system.

26.16.2 **Exceptions**.

26.16.2.1 This clause does not prohibit CONTRACTOR from providing: (i) A service that connects to the facilities of a third-party, such as backhaul, roaming, or interconnection arrangements; or (ii) Telecommunications equipment that cannot route or redirect user data traffic or permit visibility into any user data or packets that such equipment transmits or otherwise handles.

26.16.2.2 By necessary implication and regulation, the prohibitions also do not apply to: (i) Covered telecommunications equipment or services that: i. Are not used as a substantial or essential component of any system; and ii. Are not used as critical technology of any system. (ii) Other telecommunications equipment or services that are not considered covered telecommunications equipment or services.

26.16.3 **Reporting requirement**.

26.16.3.1 In the event CONTRACTOR identifies covered telecommunications equipment or services used as a substantial or essential component of any system, or as critical technology as part of any system, during contract performance, or the contractor is notified of such by a subcontractor at any tier or by any other source, the contractor shall report the information in paragraph 25.16.3.2 of this clause to the recipient or subrecipient, unless elsewhere in this contract are established procedures for reporting the information.

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26.16.3.2 The CONTRACTOR shall report the following information pursuant to paragraph 25.16.3.1 of this clause: (i) Within one business day from the date of such identification or notification: The contract number; the order number(s), if applicable; supplier name; supplier unique entity identifier (if known); supplier Commercial and Government Entity (CAGE) code (if known); brand; model number (original equipment manufacturer number, manufacturer part number, or wholesaler number); item description; and any readily available information about mitigation actions undertaken or recommended. (ii) Within ten (10) business days of submitting the information in paragraph 25.16.3.1 of this clause: Any further available information about mitigation actions undertaken or recommended. In addition, the contractor shall describe the efforts it undertook to prevent use or submission of covered telecommunications equipment or services, and any additional efforts that will be incorporated to prevent future use or submission of covered telecommunications equipment or services. The CONTRACTOR shall insert the substance of this clause, including this in all subcontracts and other contractual instruments.

26.17 **Domestic Preference for Procurements.** As appropriate, and to the extent consistent with law, the CONTRACTOR should, to the greatest extent practicable, provide a preference for the purchase, acquisition, or use of goods, products, or materials produced in the United States. This includes, but is not limited to iron, aluminum, steel, cement, and other manufactured products. For purposes of this clause: *Produced in the United States* means, for iron and steel products, that all manufacturing processes, from the initial melting stage through the application of coatings, occurred in the United States. *Manufactured products* mean items and construction materials composed in whole or in part of non-ferrous metals such as aluminum; plastics and polymer-based products such as polyvinyl chloride pipe; aggregates such as concrete; glass, including optical fiber; and lumber.

26.18 **Affirmative Socioeconomic Steps**. If subcontracts are to be let, CONTRACTOR is required to take all necessary steps identified in 2 C.F.R. § 200.321(b)(1)-(5) to ensure that small and minority businesses, women's business enterprises, and labor surplus area firms are used when possible.

26.19 **License and Delivery of Works Subject to Copyright and Data Rights**. If applicable, the CONTRACTOR grants to CITY, a paid-up, royalty-free, nonexclusive, irrevocable, worldwide license in data first produced in the performance of this contract to reproduce, publish, or otherwise use, including prepare derivative works, distribute copies to the public, and perform publicly and display publicly such data. For data required by the contract but not first produced in the performance of this contract, CONTRACTOR will identify such data and grant to the CITY or acquires on its behalf a license of the same scope as for data first produced in the performance of this contract. Data, as used herein, shall include any work subject to copyright under 17 U.S.C. § 102, for example, any written reports or literary works, software and/or source code, music, choreography, pictures or images, graphics, sculptures, videos, motion pictures or other audiovisual works, sound and/or video recordings, and architectural works. Upon or before the completion of this contract, CONTRACTOR will deliver to the CONTRACTOR data first

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produced in the performance of this contract and data required by the contract but not first produced in the performance of this contract in formats acceptable by CONTRACTOR.

ARTICLE 27
MISCELLANEOUS

27.1 **Ownership of Documents.** Reports, surveys, studies, and other data provided in connection with this Agreement are and shall remain the property of CITY, whether or not the project for which they are made is completed.

27.2 **Legal Representation.** It is acknowledged that each party to this Agreement had the opportunity to be represented by counsel in the preparation of this Agreement, and accordingly, the rule that a contract shall be interpreted strictly against the party preparing same shall not apply herein due to the joint contributions of both Parties.

27.3 **Records.** CONTRACTOR shall keep such records and accounts and require any and all subcontractors to keep records and accounts as may be necessary in order to record complete and correct entries as to personnel hours charged to this engagement, and any expenses for which CONTRACTOR expects to be reimbursed. Such books and records will be available at all reasonable times for examination and audit by CITY and shall be kept for a period of ten (10) years after the completion of all work to be performed pursuant to this Agreement. Incomplete or incorrect entries in such books and records will be grounds for disallowance by CITY of any fees or expenses based upon such entries. All records shall be maintained and available for disclosure, as appropriate, in accordance with Chapter 119, Florida Statues.

27.4 **Assignments; Amendments.** This Agreement, and any interests herein, shall not be assigned, transferred or otherwise encumbered, under any circumstances, by CONTRACTOR without the prior written consent of CITY. For purposes of this Agreement, any change of ownership of CONTRACTOR shall constitute an assignment which requires CITY approval. However, this Agreement shall run to the benefit of CITY and its successors and assigns. It is further agreed that no modification, amendment, or alteration in the terms or conditions contained herein shall be effective unless contained in a written document executed with the same formality and of equal dignity herewith.

27.5 **No Contingent Fees.** CONTRACTOR warrants that it has not employed or retained any company or person, other than a bona fide employee working solely for CONTRACTOR to solicit or secure this Agreement, and that it has not paid or agreed to pay any person, company, corporation, individual or firm, other than a bona fide employee working solely for CONTRACTOR any fee, commission, percentage, gift, or other consideration contingent upon or resulting from the award or making of this Agreement. For the breach or violation of this provision, CITY shall have the right to terminate the Agreement without liability at its discretion, to deduct from the contract price, or otherwise recover the full amount of such fee, commission, percentage, gift or consideration.

27.6 **Notice.** Whenever any party desires to give notice unto any other party, it must be given by written notice, sent by certified United States mail, with return receipt requested, addressed to the party for whom it is intended and the remaining party, at the places last specified, and the places for

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giving of notice shall remain such until they shall have been changed by written notice in compliance with the provisions of this section. For the present, CONTRACTOR and CITY designate the following as the respective places for giving of notice:

CITY	Charles F. Dodge, City Manager City of Pembroke Pines 601 City Center Way, 4th Floor Pembroke Pines, Florida 33025 Telephone No. (954) 450-1040
Copy To:	Samuel S. Goren, City Attorney Goren, Cherof, Doody & Ezrol, P.A. 3099 East Commercial Boulevard, Suite 200 Fort Lauderdale, Florida 33308 Telephone No. (954) 771-4500 Facsimile No. (954) 771-4923
CONTRACTOR	**{--Primary Contact Name---}, {---Primary Contact Title---}** **{--Company Name---}** **{--Street1---}, {---Street2---}** **{--City---}, {--State/Province---} ---Postal Code---}** **E-mail: {--E-mail---}** **Telephone No: {--Phone---}** **Cell phone No: {--Primary Contact Cell Phone Number---}** **Facsimile No: {--Fax---}**

27.7 **Binding Authority.** Each person signing this Agreement on behalf of either party individually warrants that he or she has full legal power to execute this Agreement on behalf of the party for whom he or she is signing, and to bind and obligate such party with respect to all provisions contained in this Agreement.

27.8 **Headings.** Headings herein are for the convenience of reference only and shall not be considered in any interpretation of this Agreement.

27.9 **Exhibits.** Each exhibit referred to in this Agreement forms an essential part of this Agreement. The exhibits, if not physically attached, should be treated as part of this Agreement and are incorporated herein by reference.

27.10 **Severability.** If any provision of this Agreement or application thereof to any person or situation shall to any extent, be held invalid or unenforceable, the remainder of this Agreement, and the application of such provisions to persons or situations other than those as to which it shall have been held invalid or unenforceable, shall not be affected thereby, and shall continue in full force and effect, and be enforced to the fullest extent permitted by law.

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27.11 **Entire Agreement and Conflicts.** This Agreement is intended by the parties hereto to be final expression of this Agreement, and it constitutes the full and entire understanding between the parties with respect to the subject hereof, notwithstanding any representations, statements, or agreements to the contrary heretofore made. In the event of a conflict between this Agreement, Exhibit "A", and Exhibit "B", this Agreement shall prevail, followed by Exhibit "A", and then Exhibit "B".

27.12 **Waiver.** Failure of CITY to insist upon strict performance of any provision or condition of this Agreement, or to execute any right therein contained, shall not be construed as a waiver or relinquishment for the future of any such provision, condition, or right, but the same shall remain in full force and effect.

27.13 **Attorneys' Fees.** In the event that either party brings suit for enforcement of this Agreement, each party shall bear its own attorney's fees and court costs, except as otherwise provided under the indemnification provisions set forth herein above.

27.14 **Protection of CITY Property.** At all times during the performance of this Agreement, CONTRACTOR shall protect CITY's property from all damage whatsoever on account of the work being carried on under this Agreement.

27.15 **Counterparts and Execution.** This Agreement may be executed by hand or electronically in multiple originals or counterparts, each of which shall be deemed to be an original and together shall constitute one and the same agreement. Execution and delivery of this Agreement by the Parties shall be legally binding, valid and effective upon delivery of the executed documents to the other party through facsimile transmission, email, or other electronic delivery.

27.16 **Compliance with Statutes.** It shall be the CONTRACTOR's responsibility to be aware of and comply with all statutes, ordinances, rules, orders, regulations and requirements of all local, City, state, and federal agencies as applicable.

27.16.1 **Services to be Performed at CITY Schools.** CONTRACTOR shall comply with Chapter 1012, Florida Statutes, which requires Level II background screening for individuals whom are vendors performing services at a Florida public school or district, if applicable.

27.16.2 **Background Screening.** CONTRACTOR shall comply with all requirements of Sections 1012.32 and 1012.465, Florida Statutes, and for the purpose of on-site services, all of its personnel who are to be permitted access to school grounds when students are present, will successfully complete the background screening required by the referenced statutes and meet the standards established by the statutes. This background screening will be conducted by CONTRACTOR in advance of personnel providing any services under the conditions described in the previous sentence. CONTRACTOR respectively shall bear the cost of acquiring the background screening required by Section 1012.32, Florida Statutes, and any fee imposed by the Florida Department of Law Enforcement. The failure of CONTRACTOR to perform any of the duties described in this section shall constitute a material breach of Agreement. CONTRACTOR agrees to indemnify and hold harmless CITY, its elected and

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appointed officials, officers, employees, and agents from any liability in the form of physical or mental injury, death, or property damage resulting from the CONTRACTOR's failure to comply with the requirements of this Section or with Sections 1012.32 and 1012.465, Florida Statutes.

SIGNATURE PAGE FOLLOWS

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IN WITNESS OF THE FOREGOING, the Parties have set their hands and seals the day and year first written above.

CITY:

CITY OF PEMBROKE PINES, FLORIDA

APPROVED AS TO FORM:

_____ BY: _____

Print Name: _____ MAYOR ANGELO CASTILLO
OFFICE OF THE CITY ATTORNEY

ATTEST: BY: _____

_____ CHARLES F. DODGE, CITY MANAGER

DEBRA E. ROGERS, CITY CLERK

CONTRACTOR:

{---**Company Name**---}

Signed By: _____

Printed Name: _____

Title: _____

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Exhibit "A"

TOWN OF PEMBROKE PINES
PINES RECREATION REHABILITATION
7400 PINES BOULEVARD PEMBROKE PINES, FL 33025

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN.
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
AR 0015810
Seal

PROJECT LOCATION



4 AERIAL VIEW
SCALE: N.T.S.

PATCH AND REPAIR THE SPECIFIED EXISTING ELEMENTS:

- EXISTING CANOPY COLUMNS,
- EXISTING STAGE
- EXISTING INTERIOR DOORS, ETC.

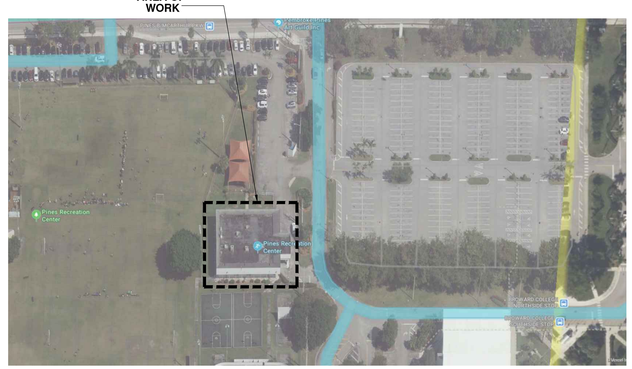
DEMOLISHING AND REPLACING THE SPECIFIED EXISTING ELEMENTS AS:

- EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS
- EXISTING FLOORING AND FLOOR BASE
- EXISTING PLUMBING FIXTURES
- EXISTING EXTERIOR DOORS
- EXISTING EXTERIOR STOREFRONT
- EXISTING EXTERIOR WINDOWS, ETC.
- EXISTING FLOORING BASE.

RECONFIGURE MEETING HALL AREAS AND INSTALL NEW WALLS, DOORS, CEILING GRID SYSTEM , AND FOLDING PARTITIONS

3 SCOPE OF WORK
SCALE: N.A.

AREA OF WORK



2 BIRDS EYE VIEW
SCALE: N.T.S.

ISSUE HISTORY:	SCHEMATIC DESIGN XX-XX-2024
GENERAL	
T2-001	COVER SHEET, DRAWING INDEX, SYMBOLS AND COD REQUIREMENTS
T1-002	GENERAL NOTES AND ABBREVIATIONS
ARCHITECTURAL	
D2-101	DEMOLITION FLOOR PLAN
D1-102	DEMOLITION ROOF PLAN
D1-201	EXISITNG EXTERIOR ELEVATIONS - DEMOLITION WORK
D2-401	REFLECTED CEILING DEMOLITION PLAN
LS2-101	LIFE SAFETY PLAN
A2-101	PROPOSED FLOOR PLAN
A1-102	PROPOSED ROOF PLAN
A2-103	PROPOSED POWER PLAN
A1-201	PROPOSED EXTERIOR ELEVATIONS
A2-301	ENLARGED RESTROOMS PLAN AND ELEVATIONS
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ISSUE HISTORY:	SCHEMATIC DESIGN XX-XX-2024
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1 DRAWING INDEX

DETA G CONSULTING ENGINEERS
1800 ELLER DRIVE, SUITE 570, FORT LAUDERDALE, FLORIDA 33316
TEL: 954.527.1112 FAX: 954.524.7505

SAAD ELIA EL-HAGE CONSULTING ENGINEERS, INC.
STRUCTURAL ENGINEER
5601 NW 9th AVENUE (POWERLINE ROAD), SUITE 206
FORT LAUDERDALE, FLORIDA 33309
T: 954-771-8149 F: 954-771-8169

SYNALOVSKI ROMANIK SAYE, LLC
ARCHITECTURE, PLANNING, INTERIOR DESIGN
1800 ELLER DRIVE, SUITE 500
FORT LAUDERDALE, FLORIDA 33316
TEL: 954-961-6806 FAX: 954-961-6807
WWW.SYNALOVSKI.COM

PEMBROKE PINES RECREATION CENTER
7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025
CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: BID SET
ISSUE DATE: 02/21/2025

PROJECT NUMBER: 2024-0125.0000
DRAWN BY: FA
CHECKED BY: MR

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SHEET TITLE:
COVER SHEET

SHEET NUMBER:
T2-001

J:\2024-0125.0000 Pines Recreation Rehabilitation\Drawings\T2-001 - COVER SHEET, DRAWING INDEX+SCOPE OF WORK+ CODE REQUIREMENTS.dwg 6/11/2025 10:01:42 PM

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Exhibit "A"

GENERAL NOTES

1. CONSTRUCTION SHALL FOLLOW "8TH EDITION FLORIDA BUILDING CODE (2023)" AS ADOPTED BY THE COUNTY AS APPLICABLE AND ALL APPLICABLE AMENDMENTS.

2. BUILDER SHALL COORDINATE ALL THE WORK OF ALL TRADES.

3. BUILDER SHALL REVIEW DRAWINGS IN THEIR ENTIRETY BEFORE STARTING WORK. THE BUILDER SHALL ACCEPT FULL RESPONSIBILITY FOR ANY ERRORS OR OMISSIONS NOT REPORTED IMMEDIATELY IN WRITING TO THE ARCHITECT. BACKCHARGES WILL NOT BE ACCEPTED. DO NOT SCALE DRAWINGS.

3.1 NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BETWEEN ARCHITECTURAL AND STRUCTURAL OR M.E.P DRAWINGS

4. SUBMIT MINIMUM THREE (3) COPIES OF SHOP DRAWINGS AS REQUIRED BELOW.

5. THESE PLANS, AS DRAWN AND NOTED, COMPLY WITH THE BUILDING ENVELOPE ENERGY REQUIREMENTS OF THE FLORIDA MODEL ENERGY CODE. CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE GOVERNING CODE IN ITS ENTIRETY AND BUILD IN ACCORDANCE WITH ALL PROVISIONS OF THIS CODE WHICH MAY NOT BE SPECIFICALLY ADDRESSED ON THE PLANS AND NOTES.

6. CONTRACTOR IS RESPONSIBLE FOR ADEQUATE BRACING OF STRUCTURAL OR NON-STRUCTURAL MEMBERS DURING CONSTRUCTION.

7. THE CONTRACTOR SHALL IN THE WORK OF ALL TRADES, PERFORM ANY AND ALL CUTTING AND PATCHING NECESSARY TO COMPLETE THE WORK AND SHALL PROTECT THE EXISTING BUILDING FROM DAMAGE CAUSED BY THE WORK. THE CONTRACTOR SHALL REPAIR AND RESTORE THE EXISTING CONSTRUCTION TO ITS ORIGINAL CONDITION TO THE SATISFACTION OF THE OWNER AND THE ARCHITECT.

8. THE CONTRACTOR SHALL NOT DISRUPT EXISTING SERVICES, OPERATIONS, OR UTILITIES WITHOUT OBTAINING OWNER'S PRIOR APPROVAL AND INSTRUCTIONS IN EACH CASE.

9. COORDINATE DEMOLITION AND CONSTRUCTION TO REMAIN, SO AS TO PROVIDE THE BEST POSSIBLE JOINT OR UNDERLYING SURFACE FOR THE NEW WORK.

10. THE CONTRACTOR SHALL VISIT THE JOB SITE AND BE RESPONSIBLE FOR THE VERIFICATION OF ALL ELEVATION, CONDITIONS, AND DIMENSIONS PRIOR TO COMMENCING CONSTRUCTION.

11. THE GENERAL CONTRACTOR SHALL COORDINATE AND VERIFY WITH ALL SUB- CONTRACTORS THE SIZE AND LOCATION OF ALL PIPING, DUCTWORK TRENCHES, SLEEVES, SPECIAL BOLTING FOR EQUIPMENT CONDUITS, ETC.

12. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MEANS AND METHODS FOR DEMOLITION. THE CONTRACTOR SHALL INFORM THE ARCHITECT OF ANY CONDITIONS THAT WOULD AFFECT THE STRUCTURAL INTEGRITY OF THE BUILDING PRIOR TO PROCEEDING WITH DEMOLITION.

13. JOB SITE MEASUREMENTS ARE THE FULL RESPONSIBILITY OF THE CONTRACTOR AND SUBCONTRACTOR AND MUST BE TAKEN FOR ALL ITEMS BY ALL SUBCONTRACTORS PRIOR TO FABRICATION.

14. GENERAL CONTRACTOR IS RESPONSIBLE FOR INSTALLING SOLID BLOCKING BEHIND ALL SHELVING, CABINETS, ETC. OR EQUIPMENT REQUIRING BACKING.

15. THE ARCHITECT SHALL NOT HAVE CONTROL OR CHANGE OF, AND SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, TECHNIQUES, SEQUENCES OR PROCEDURES, OR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK, ALL OF WHICH SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

16. THE CONTRACTOR SHALL KEEP THE PREMISES AND SURROUNDING AREA FREE OF ACCUMULATION OF WASTE MATERIALS OR RUBBISH CAUSED BY OPERATIONS UNDER THE CONTRACT. AT COMPLETION OF WORK, THE CONTRACTOR SHALL REMOVE FROM AND ABOUT THE PROJECT WASTE MATERIALS, RUBBISH, THE CONTRACTOR'S TOOLS, CONSTRUCTION EQUIPMENT, MACHINERY AND SURPLUS MATERIALS. CONTRACTOR SHALL CLEAN AND POLISH ALL GLASS, WAX TILE FLOORS, VACUUM CARPETS, AND LEAVE OTHER SPACES BROOM CLEAN.

17. CERTIFICATE OF PROTECTIVE TREATMENT FOR PREVENTION OF TERMITES. A WEATHER RESISTANT JOB SITE POSTING BOARD SHALL BE PROVIDED TO RECEIVE DUPLICATE TREATMENT CERTIFICATES AS EACH REQUIRED PROTECTIVE TREATMENT IS COMPLETED, PROVIDING A COPY FOR THE PERSON THE PERMIT IS ISSUED TO, AND ANOTHER COPY FOR THE BUILDING PERMIT FILES. THE TREATMENT CERTIFICATE SHALL PROVIDE THE PRODUCT USED, IDENTITY OF THE APPLICATOR, TIME AND DATE OF THE TREATMENT, SITE LOCATION, AREA TREATED, CHEMICAL USED, PERCENT CONCENTRATION AND NUMBER OF GALLONS USED, TO ESTABLISH A VERIFIABLE RECORD OF PROTECTIVE TREATMENT. IF THE SOIL CHEMICAL BARRIER METHOD FOR TERMITE PREVENTION IS USED, FINAL EXTERIOR TREATMENT SHALL BE COMPLETED PRIOR TO FINAL BUILDING APPROVAL. (FBC 104.2.7)

18. NOTICE OF TERMITE PROTECTION. A PERMANENT SIGN WHICH IDENTIFIES THE TERMITE TREATMENT PROVIDER AND NEED FOR RE-INSPECTION AND TREATMENT CONTRACT RENEWAL SHALL BE PROVIDED. THE SIGN SHALL BE POSTED NEAR THE WATER HEATER OR ELECTRIC PANEL. (FBC 104.2.7)

19. IN ORDER TO PROVIDE FOR INSPECTION FOR TERMITE INFESTATION, CLEARANCE BETWEEN EXTERIOR WALL COVERING AND FINAL EARTH GRADE OF THE EXTERIOR OF A BUILDING SHALL NOT BE LESS THAN 6 INCHES. (FBC 1043.1.6)

20. PROJECT COORDINATION

COORDINATE CONSTRUCTION ACTIVITIES TO ASSURE EFFICIENT AND ORDERLY INSTALLATION OF EACH PART OF THE WORK AND THAT ARE DEPENDENT UPON EACH OTHER FOR PROPER INSTALLATION, CONNECTION, AND OPERATION.
GENERAL INSTALLATION PROVISIONS:

1. INSPECT BOTH THE SUBSTRATE AND CONDITIONS UNDER WHICH WORK IS TO BE PERFORMED. DO NOT PROCEED UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED IN AN ACCEPTABLE MANNER.

2. COMPLY WITH MANUFACTURER'S INSTALLATION INSTRUCTIONS AND RECOMMENDATIONS, TO THE EXTENT THAT THOSE INSTRUCTIONS AND RECOMMENDATIONS ARE MORE EXPLICIT OR STRINGENT THAN REQUIREMENTS CONTAINED IN CONTRACT DOCUMENTS.

3. PROVIDE ATTACHMENT AND CONNECTION DEVICES AND METHODS NECESSARY FOR SECURING WORK. SECURE WORK TRUE TO LINE AND LEVEL. ALLOW FOR EXPANSION AND BUILDING MOVEMENT.

4. PROVIDE UNIFORM JOINT WIDTHS IN EXPOSED WORK. ARRANGE JOINTS IN EXPOSED WORK TO OBTAIN THE BEST VISUAL EFFECT. REFER QUESTIONABLE CHOICES TO THE ARCHITECT FOR FINAL DECISION.

5. INSTALL EACH COMPONENT DURING WEATHER CONDITIONS AND PROJECT STATUS THAT WILL ENSURE THE BEST POSSIBLE RESULTS. ISOLATE EACH PART OF THE COMPLETED CONSTRUCTION FROM INCOMPATIBLE MATERIAL AS NECESSARY TO PREVENT DETERIORATION.

6. COORDINATE TEMPORARY ENCLOSURES WITH REQUIRED INSPECTIONS AND TESTS, TO MINIMIZE THE NECESSITY OF UNCOVERING COMPLETED CONSTRUCTION FOR THAT PURPOSE.

7. WHERE MOUNTING HEIGHTS ARE NOT INDICATED, INSTALL INDIVIDUAL COMPONENTS AT STANDARD MOUNTING HEIGHTS RECOGNIZED WITHIN THE INDUSTRY FOR THE PARTICULAR APPLICATION INDICATED. REFER QUESTIONABLE MOUNTING HEIGHT DECISIONS TO THE ARCHITECT FOR FINAL DECISION. CLEAN AND MAINTAIN COMPLETED CONSTRUCTION AS FREQUENTLY AS NECESSARY THROUGH THE REMAINDER OF THE ENTIRE CONSTRUCTION PERIOD. ADJUST AND LUBRICATE OPERABLE COMPONENTS TO ENSURE OPERABILITY WITHOUT DAMAGING EFFECTS.

21. DEFINITIONS

THE TERM "FURNISH" MEANS TO SUPPLY AND DELIVER TO THE PROJECT SITE, READY FOR UNLOADING, UNPACKING, ASSEMBLY, INSTALLATION, AND SIMILAR OPERATIONS.

THE TERM "INSTALL" DESCRIBES OPERATIONS AT THE PROJECT SITE INCLUDING THE ACTUAL UNLOADING, UNPACKING, ASSEMBLING, ERECTING, PLACING, ANCHORING, APPLYING, WORKING TO DIMENSION, FINISHING, CURING, PROTECTING, CLEANING, AND SIMILAR OPERATIONS.

THE TERM "PROVIDE" MEANS TO FURNISH AND INSTALL, COMPLETE AND READY FOR THE INTENDED USE.

UNLESS THE CONTRACT DOCUMENTS INCLUDE MORE STRINGENT REQUIREMENTS, APPLICABLE INDUSTRY STANDARDS HAVE THE SAME FORCE AND EFFECT AS IF BOUND OR COPIED DIRECTLY INTO THE CONTRACT DOCUMENTS TO THE EXTENT REFERENCED. SUCH STANDARDS ARE MADE A PART OF THE CONTRACT DOCUMENTS BY REFERENCE.

22. SUBMITTALS

PREPARE, REVIEW, STAMP WITH APPROVAL AND SUBMIT, ONE ORIGINAL AND THREE PRINTS WITH REASONABLE PROMPTNESS AND IN ORDERLY SEQUENCE SO AS TO CAUSE NO DELAY IN THE WORK, SUBMITTALS REQUIRED BY THE CONTRACT DOCUMENTS.

REQUIRED SUBMITTALS: CONSTRUCTION SCHEDULE, SCHEDULE OF VALUES, SHOP DRAWINGS, PRODUCT DATA, SAMPLES, AND CLOSEOUT DOCUMENTS.

SHOP DRAWINGS/ PRODUCT DRAWINGS SHALL BE SUBMITTED FOR ALL MATERIALS, PRODUCTS, FINISHES, MILLWORK, LAB EQUIPMENT, ROOFING, FIXTURES, EQUIPMENT, ETC., TO ARCHITECT FOR APPROVAL PRIOR TO ORDER PLACEMENT AND/OR INSTALLATION.

SAMPLES: WHEN REQUESTED, SUBMIT TWO. CONSTRUCTION SCHEDULE: LINIER BAR CHART TIME CONTROL TYPE.

23. - QUALITY CONTROL AND TESTING LABORATORY SERVICES

THE OWNER WILL EMPLOY AND PAY FOR SERVICES OF AN INDEPENDENT TESTING LABORATORY TO PERFORM SPECIFIED INSPECTION, SAMPLING, AND TESTING SERVICES. WHERE RESULTS DO NOT COMPLY WITH REQUIREMENTS OF CONTRACT DOCUMENTS, RETESTS ARE RESPONSIBILITY OF CONTRACTOR. SUBMIT COPIES OF TEST REPORTS TO THE OWNER, CONTRACTOR, ARCHITECT, CIVIL ENGINEER, AND STRUCTURAL ENGINEER. UPON COMPLETION OF SERVICES, REPAIR AND RESTORE SUBSTRATES AND FINISHES TO ELIMINATE DEFICIENCIES OF EXPOSED FINISHES.

24. - PRODUCTS, MATERIALS, AND EQUIPMENT

THE WORK IS BASED ON THE MATERIALS, EQUIPMENT, AND METHODS DESCRIBED IN THE CONTRACT DOCUMENTS. WHERE IN THE CONTRACT DOCUMENTS CERTAIN PRODUCTS, MANUFACTURER'S TRADE NAMES, OR CATALOG NUMBERS ARE GIVEN, IT IS FOR THE EXPRESSED PURPOSE OF ESTABLISHING A BASIS OF QUALITY, DURABILITY, AND EFFICIENCY OF DESIGN IN HARMONY WITH THE WORK OUTLINED AND IS NOT INTENDED FOR THE PURPOSE OF LIMITING COMPETITION. ANY MANUFACTURER MEETING THE SPECIFIED REQUIREMENTS WILL BE ACCEPTABLE. HOWEVER, NO SUBSTITUTIONS WILL BE MADE WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT. THE MANUFACTURER AND SUPPLIER EXPRESSLY WARRANTS THAT THE PRODUCTS, MATERIALS AND EQUIPMENT FURNISHED BY HIM AND INSTALLED IN THIS PROJECT ARE SUITABLE FOR THE APPLICATIONS SHOWN AND SPECIFIED IN THE CONTRACT DOCUMENTS AND INCLUDES FEATURES, ACCESSORIES, AND PERFORMING CHARACTERISTICS LISTED IN THE MANUFACTURER'S CATALOG IN FORCE ON THE DATE BIDS ARE REQUESTED FOR THE WORK. ALL EXTERIOR BUILDING CLADDING PRODUCTS AND ATTACHMENT MECHANISMS SHALL MEET OR EXCEED THE MPH WIND LOAD REQUIREMENTS PER CHAPTER 16 OF THE 2023, 8TH EDITION OF THE FLORIDA BUILDING CODE. THE OWNER WILL NOT ACCEPT THE START OF THE WARRANTY PERIOD ON SYSTEMS OR EQUIPMENT UNTIL SUBSTANTIAL COMPLETION IS ISSUED.

25. PROJECT CLOSEOUT

PRIOR TO REQUESTING REVIEW FOR SUBSTANTIAL COMPLETION, COMPLETE THE FOLLOWING AND LIST KNOWN EXCEPTIONS:

1. ADVISE OWNER OF PENDING INSURANCE CHANGEOVER REQUIREMENTS.
2. SUBMIT SPECIFIC WARRANTIES, WORKMANSHIP/MAINTENANCE BONDS, MAINTENANCE AGREEMENTS, AGREEMENTS, FINAL CERTIFICATIONS, AND OTHER REQUIRED CLOSEOUT DOCUMENTS.
3. OBTAIN AND SUBMIT RELEASE ENABLING OWNER'S FULL AND UNRESTRICTED USE AND ACCESS OF THE PROJECT.
4. DELIVER TOOLS, SPARE PARTS, EXTRA STOCKS OF MATERIALS, AND SIMILAR ITEMS. OBTAIN RECEIPTS FOR DELIVERIES.
   A. EXTRA MATERIAL STOCKS SHALL INCLUDE:
      a.) ACOUSTIC CEILING TILE - TWO CARTONS
      b.) PORCELAIN FLOOR TILE - 2%
      c.) PORCELAIN WALL TILE - 2%
      d.) PAINT - 2 GALLONS OF ALL INTERIOR PAINTS.
          5 GALLONS OF EACH EXTERIOR PAINT COLOR.
5. MAKE FINAL CHANGEOVER OF LOCKS AND TRANSMIT KEYS TO OWNER.
6. COMPLETE START-UP TESTING OF SYSTEMS AND INSTRUCTION OF OWNER'S OPERATING/MAINTENANCE PERSONNEL.
7. COMPLETE FINAL CLEANING UP REQUIREMENTS.

PRIOR TO REQUESTING REVIEW FOR CERTIFICATION OF FINAL PAYMENT, COMPLETE THE FOLLOWING:
1. SUBMIT FINAL PAYMENT REQUEST WITH REQUIRED CLOSEOUT ATTACHMENTS.
2. SUBMIT COPY OF ARCHITECT'S FINAL PUNCH LIST OF ITEMIZED WORK TO BE COMPLETED OR CORRECTED, STATING THAT EACH ITEM HAS BEEN COMPLETED OR OTHERWISE RESOLVED FOR ACCEPTANCE.
3. SUBMIT TO THE ARCHITECT RECORD DRAWINGS, MAINTENANCE MANUALS, AND SIMILAR FINAL RECORD INFORMATION REQUESTED.

PREPARE A CORRECTIONS AND COMPLETIONS LIST TO BE USED AS THE BASIS FOR THE INSPECTION FOR SUBSTANTIAL COMPLETION. MAINTAIN ONE COPY OF THE CONTRACT DOCUMENTS FOR RECORD DOCUMENTATION. RECORD DOCUMENTS SHALL BE RED LINED AND KEPT UP TO DATE THROUGH OUT THE DURATION OF THE PROJECT. DO NOT USE RECORD DOCUMENTS FOR CONSTRUCTION PURPOSES. SUBMIT TWO COPIES OF A MAINTENANCE AND OPERATING MANUAL PRESENTING COMPLETE DIRECTIONS AND RECOMMENDATIONS FOR THE PROPER CARE AND MAINTENANCE OF VISIBLE SURFACES AS WELL AS MAINTENANCE AND OPERATING INSTRUCTIONS FOR EQUIPMENT. OPERATING INSTRUCTIONS SHALL INCLUDE NECESSARY PRINTED DIRECTIONS FOR CORRECT OPERATIONS, ADJUSTMENTS, SERVICING, AND MAINTENANCE OF MOVABLE PARTS. ALSO INCLUDED SHALL BE SUITABLE PARTS LISTS, APPROVED SHOP DRAWINGS, AND DIAGRAMS SHOWING PARTS LOCATION AND ASSEMBLY. SUBMIT SEPARATE BINDER OF ALL ORIGINAL WARRANTIES AND GUARANTEES FOR THE WORK.

26. CONSTRUCTION CLEANING

REMOVE RUBBISH AND DEBRIS FROM THE CONSTRUCTION SITE TO GUARD AGAINST FIRE AND SAFETY HAZARDS. IF CLEANING IS NOT PERFORMED TO THE SATISFACTION OF THE OWNER, THE OWNER RESERVES THE RIGHT TO PERFORM CLEANING AT THE CONTRACTOR'S EXPENSE. STORE VOLATILE WASTES IN COVERED METAL CONTAINERS, AND REMOVE FROM THE PREMISES DAILY. DO NOT BURN OR BURY RUBBISH AND WASTE MATERIALS ON PROJECT SITE. USE ONLY CLEANING MATERIALS RECOMMENDED BY MANUFACTURER OF SURFACE TO BE CLEANED. PERFORM FINAL CLEAN UP AND LEAVE THE PROJECT IN CLEAN CONDITION READY FOR OWNER OCCUPANCY.

NOTES:

- CONTRACTOR SHALL SUBMIT ALL THE REQUIRED PRODUCT APPROVAL DOCUMENTATIONS AND SHOP DRAWINGS WITH ARCHITECT'S OR ENGINEER'S OF RECORD APPROVED STAMP TO THE BUILDING DEPARTMENT FOR APPROVAL PRIOR TO INSTALLATION
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SUB-PERMITS. (GENERATOR, WINDOWS / DOORS, CANOPIES, GUTTERS & ROOF)
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SUB-PERMITS. (GENERATOR, WINDOWS / DOORS, CANOPIES, GUTTERS & ROOF)

2 SYMBOL LEGEND

- FL / TOP OF SLAB / + EL — ELEVATION MARK / FINISH FLOOR
- + EL
- NORTH SYMBOL
- # / Ax.x.xx — DETAIL TAG (DETAIL NUMBER; SHEET WHERE DETAIL IS LOCATED)
- # / Ax.x.xx — ELEVATION TAG (ELEVATION NUMBER; SHEET WHERE ELEVATION IS LOCATED)
- # / Ax.x.xx — SECTION TAG (SECTION NUMBER; SHEET WHERE SECTION IS LOCATED)
- # — GRID ID
- GRID LINE
- DETAIL BOX
- SEE S A4 ## ## 3 — INTERIOR ELEVATION NUMBER (DRAWING NUMBER ON SHEET; SHEET WHERE ELEVATION IS LOCATED)
- ℄ — CENTERLINE
- BREAK OR CUT LINE
- LINE 1 / LINE 2 / 00-0000 A — ROOM NAME (ROOM NUMBER)
- # — WINDOW TYPE
- EXIT LIGHT FIXTURE - CEILING MOUNTED
- FEC — FIRE EXTINGUISHER IN SEMI-RECESSED CABINET
- FU — FURNITURE ID
- EQ — EQUIPMENT ID
- # — REVISION MARK (BLDG. DEPT. COMM. MM-DD-YY)
- DIRECTION OF VEHICULAR TRAFFIC
- # — PARTITION TYPE
- A / FINISH — BUILDING EXTERIOR CLADDING / FINISHES
- RM NAME / RM # / # OCC — LS - OCCUPANT LOAD (ROOM NAME; ROOM NUMBER)
- DR # / W / EC — LS - EGRESS CAPACITY (DOOR NUMBER; DOOR WIDTH (CLEAR))
- MEANS OF EGRESS
- EGRESS CORRIDOR
- D.E.= FEET — DEAD-END CORRIDOR
- C.P.T.= FEET — COMMON PATH OF TRAVEL
- T.D.= FEET — TRAVEL DISTANCE
- TRAVEL DIRECTION
- 00-000A — DOOR NUMBER

3 GENERAL NOTES

1 ABBREVIATIONS

ABV	Above	CEM.	Cement	DBL.	Double	EXIST.	Existing	FURR.	Furring	INT.	Interior	OCC.	Occupant(s)	R.O.	Rough Opening	TEL.	Telephone
A/C	Air Conditioning	CER.	Ceramic	DEPT.	Department	EXPO.	Exposed	FUT.	Future	JAN.	Janitor	O.D.	Outside Diameter (Dim.)	R.W.L.	Rain Water Leader	TEMP.	Tempered
ACCESS.	Accessible, Accessibility	C.J.	Control Joint	D.F.	Drinking Fountain	EXP.	Expansion	GA.	Gauge	JT.	Joint	OFF.	Office	S.C.	Solid Core	TER.	Terrazzo
A.C.T.	Acoustical Ceiling Tile	C.I.	Cast Iron	DET.	Detail	EXT.	Exterior	GALV.	Galvanized	LAB.	Laboratory	OPNG.	Opening	SCHED.	Schedule	T.O.	Top of
A.D.	Area Drain	CLF	Chain Link Fence	DIA.	Diameter	F.A.	Fire Alarm	G.B.	Grab Bar	LAM.	Laminate	OPP.	Opposite	S.D.	Smoke Detector	T.P.	Top of Pavement
ADJ.	Adjustable	CLNG.	Ceiling	DIM.	Dimension	F.B.	Flat Bar	GEN.	Generator, General	LAV.	Lavatory	PART.	Partition	SECT.	Section	T.P.D.	Toilet Paper Dispenser
AFF	Above Finished Floor	CLOS.	Closet	DISP.	Dispenser	FBC	Florida Building Code	GFI	Ground Fault Interrupt	LKR.	Locker	P.LAM.	Plastic Laminate	SH.	Single Hung	TYP.	Typical
ALUM.	Aluminum	CLR.	Clear	DN.	Down	F.D.	Floor Drain	GL.	Glass	LT.	Light	PLYWD.	Plywood	SHT.	Sheet	U.O.N.	Unless Otherwise Noted
APPROX.	Approximate	CMU	Concrete Masonry Unit	D.O.	Door Opening	FDN.	Foundation	GND.	Ground	MANUF.	Manufacturer, Manufactured	PR.	Pair	SIM.	Similar	UR.	Urinal
ARCH.	Architectural	C.O.	Cased Opening	DS.	Downspout	F.E.	Fire Extinguisher	GR.	Grade	MAX.	Maximum	PRCST.	Pre-cast	SPEC.	Specification	VCT	Vinyl Composition Tile
ASPH.	Asphalt	COL.	Column	DWG.	Drawing	F.E.C.	Fire Extinguisher Cabinet	GYP.	Gypsum	MECH.	Mechanical	PROT.	Protective	ST.	Stainless	VERT.	Vertical
ASSIST.	Assistant	COMM.	Communication	E.	East	F.H.C.	Fire Hose Cabinet	G.W.B.	Gypsum Wallboard	MEMB.	Membrane	PSF	Pound Per Square Foot	ST.STL.	Stainless Steel	VEST.	Vestibule
ATTEN.	Attenuation	COMP.	Computer	EA.	Each	FIN.	Finish	H.	High	MET.	Metal	P.T.	Pressure Treated	S.SK.	Service Sink	V.I.F.	Verify in Field
BD.	Board	CONC.	Concrete	E.J.	Expansion Joint	FIXT	Fixture	H.B.	Hose Bibb	MIN.	Minimum	PTD.	Painted	STD.	Standard	W/	With
BITUM.	Bituminous	CONN.	Connection	EL.	Elevation	FLR.	Floor	H.C.	Hollow Core	M.O.	Masonry Opening	R.	Riser	STL.	Steel	W.C.	Water Closet
BLDG.	Building	CONSTR.	Construction	ELEC.	Electrical	FLASH.	Flashing	HC	Handicap	M.R.	Moisture Resistant	RAD.	Radius	STOR.	Storage	WD.	Wood
BLKG.	Blocking	CONT.	Continuous	ELEV.	Elevator	FLUOR.	Fluorescent	H.M.	Hollow Metal	N.	North	R.D.	Roof Drain	SUSP.	Suspended	W/O	Without
BM.	Beam	CORR.	Corridor	EMERG.	Emergency	F.O.C.	Face of Concrete	HORIZ.	Horizontal	N.I.C.	Not In Contract	REF.	Refrigerator	SYM.	Symmetrical	WSCT.	Wainscot
B.O.	Bottom Of	C.T.	Ceramic Tile	ENCLOS.	Enclosure	F.O.F.	Face of Finish	HR.	Hour	NO.or#	Number	REINF.	Reinforced	TRD.	Tread		
BOT.	Bottom	CTR.	Center	EQUIP.	Equipment	F.O.S.	Face of Studs	HT.	Height	NSF	Net Square Foot	REQ.	Required	T.C.	Top of Curb		
CAB.	Cabinet	CUST.	Custodial	E.W.C.	Electric Water Cooler	FPC	Fire Prevention Code	ID	Interior Design	N.T.S.	Not To Scale	RESIL.	Resilient				
C.B.	Catch Basin	D.	Deep	E.W.H.	Electric Water Heater	FT.	Foot or Feet	INSUL.	Insulation	O.C.	On Center	RM.	Room				

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN.
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
AR 0015810
Seal

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**

ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: **SH/MO/LH**

CHECKED BY: **MR**

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SHEET TITLE:

GENERAL NOTES AND ABBREVIATIONS

SHEET NUMBER:

T1-002

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Exhibit "A"

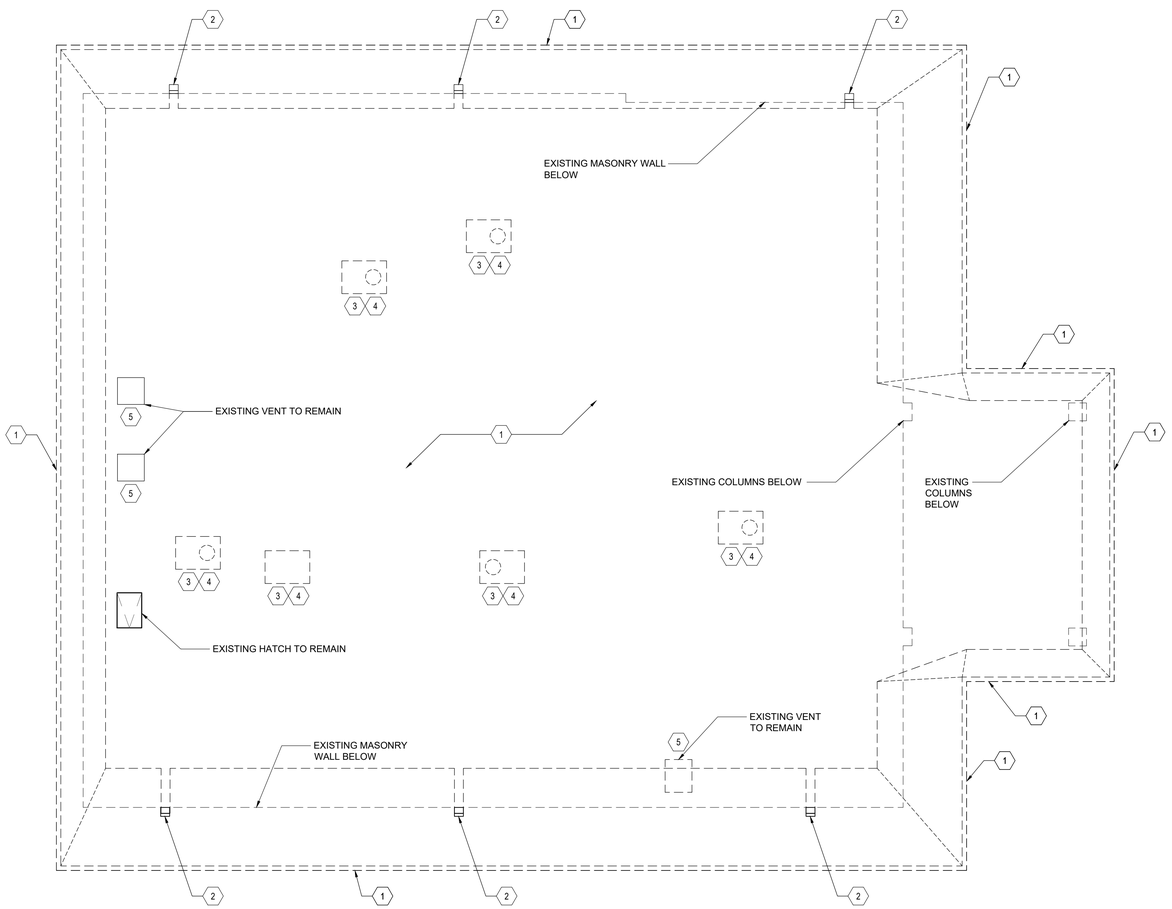
DEMOLITION GENERAL NOTES

1. DEMOLISH AS REQUIRED TO ACCOMPLISH WORK INDICATED IN THE DOCUMENTS. ALL REQUIRED DEMOLITION SHALL BE INCLUDED IN THE BASE BID PACKAGE SUBMITTED BY THE CONTRACTOR.
2. DO NOT ALLOW MATERIAL AND DEBRIS GENERATED DAILY TO BE DISPOSED OF IN AN ILLEGAL MANNER. NO SALE OR BURNING OF REMOVED ITEMS IS PERMITTED.
3. THIS PLAN IS TO BE USED IN CONJUNCTION WITH THE ENTIRE SET OF CONSTRUCTION DRAWINGS. DO NOT REMOVE ANY ITEMS WITHOUT VERIFYING AND COORDINATING WITH ALL GENERAL TRADES AS TO HOW RELATE TO THE OVERALL PROJECT.
4. THE CONTRACTOR MUST TALE ALL THE NECESSARY PRECAUTIONS TO ENSURE THE SAFETY OF THE PUBLIC AND WORKMEN ON THE SITE TO PREVENT ACCIDENTS OR INJURY TO ANY PERSON ON ABOUT OR ADJACENT TO THE PREMISES. THE CONTRACTOR SHALL COMPLY WITH ALL THE LAWS, ORDINANCE CODES, AND REGULATIONS PERTAINING TO SAFETY AND PREVENTION OF ACCIDENTS WITH ALL GENERAL TRADES AS TO HOW THE RELATE TO THE OVERALL PROJECT.
5. THE CONTRACTOR MUST MAINTAIN ADEQUATE SUPPORT, INSULATION, WATERPROOFING, EMERGENCY LIGHTING, SECURITY, ALARMS, ETC., FOR ALL OR PART OF THE ITEMS WHICH ARE TO REMAIN.
6. DO NOT CUT OR AFTER ANY STRUCTURAL MEMBERS WITHOUT AUTHORIZATION FROM THE ARCHITECT OR ENGINEER.
7. REMOVE ALL MECHANICAL PLUMBING AND WATER PIPING BACK TO SOURCE AND CAP-OFF AS REQUIRED.
8. REMOVE ALL ELECTRICAL CONDUIT, WIRING, DISCONNECTS, ETC., AND PROVIDE COVERS AT ALL CONNECTING POINTS.
9. BUILDING WILL BE UNOCCUPIED DURING THE DEMOLITION WORK.
10. GENERAL CONTRACTOR TO PROVIDE ASBESTOS REPORT FOR REMOVAL OF ASBESTOS IF NECESSARY.
11. GENERAL CONTRACTOR TO PROVIDE TEMPORARY ROOFING WHILE ROOF UNDERGOES REPAIRS.
12. REMOVE EXISTING ROOFING SYSTEM COMPLETELY, INCLUSIVE OF CAD SHEETS, PLYS, AND BASE SHEETS AND ASSOCIATED COMPONENTS.
13. REMOVE EXISTING INSULATION COMPLETELY. PREPARE REMAINING DECK TO RECEIVE NEW INSULATION AND ROOFING SYSTEM.
14. REMOVE ROOF MOUNTED EQUIPMENT, NOT SLATED FOR REUSE OR RELOCATION, INCLUSIVE OF STANDS CURBS, ETC. REMOVE ALL EXISTING FLASHING AND SHEET METAL ASSOCIATED WITH EXISTING ROOFING AND PLUMBING SYSTEMS. PROVIDE NEW FLASHING SYSTEM TO ROOF DOWNSPOUTS, OVERFLOW, PLUMBING VENT PIPING AND EQUIPMENT.
15. SEE MECHANICAL, ELECTRICAL, AND PLUMBING DRAWINGS FOR LOCATION OF ROOF MOUNTED COMPONENTS FOR EACH DISCIPLINE

3 DEMOLITION GENERAL NOTES

1. DEMOLISH EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS COMPLETELY.PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
2. DEMOLISH EXISTING ROOF DOWN SPOUTS AND ASSOCIATED ROOF DRAINAGE COMPONENTS. PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
3. DEMOLISH EXISTING ROOF MOUNTED MECHANICAL EQUIPMENTS AND ASSOCIATED COMPONENTS NOT SLATED FOR REUSE OR RELOCATION. PATCH AND REPAIR AS REQUIRED. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
4. DEMOLISH EXISTING ROOF STANDS AND ROOF CURBS AND ASSOCIATED COMPONENTS. PATCH AND REPAIR AS REQUIRED. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
5. EXISTING ROOF VENT. REFER TO MECHANICAL PLANS FOR MORE INFORMATION.

2 DEMOLITION ROOF PLAN - KEYNOTES



1 DEMOLITION ROOF PLAN

SCALE: 1/8" = 1'-0"

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1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
AR 0015810
Seal

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

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1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**

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DRAWN BY: FA

CHECKED BY: ML

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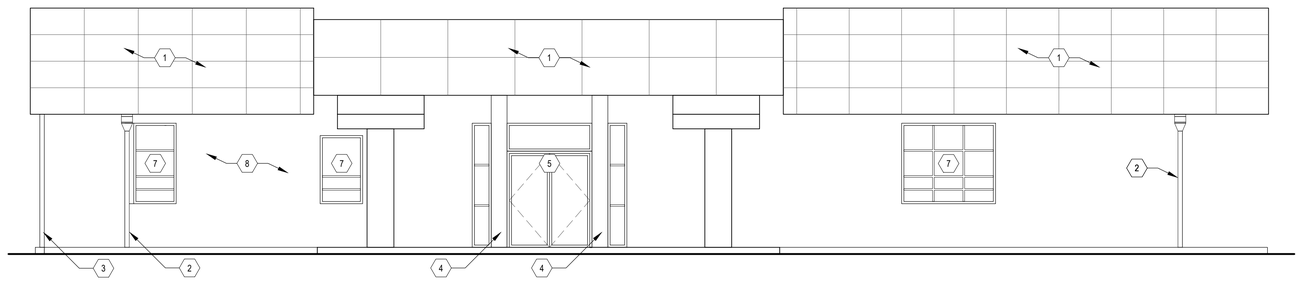
DEMOLITION ROOF PLAN

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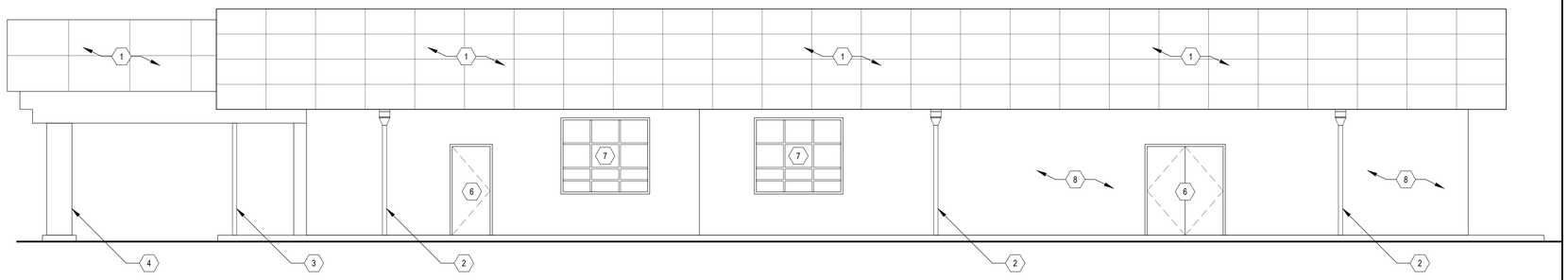
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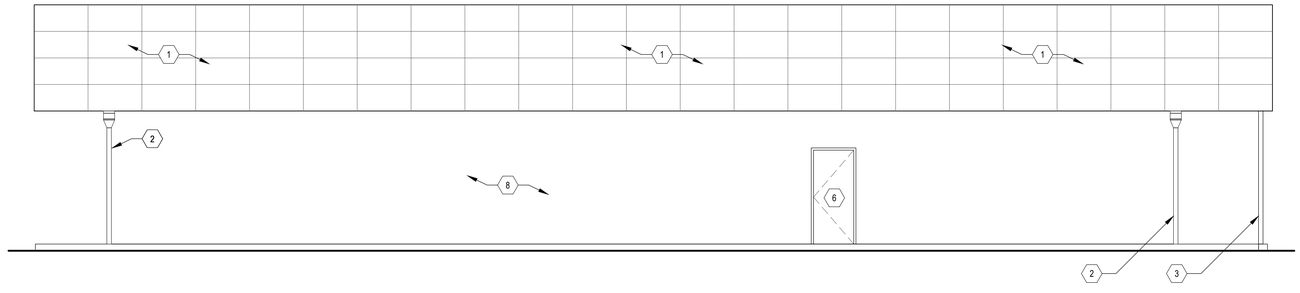
Exhibit "A"



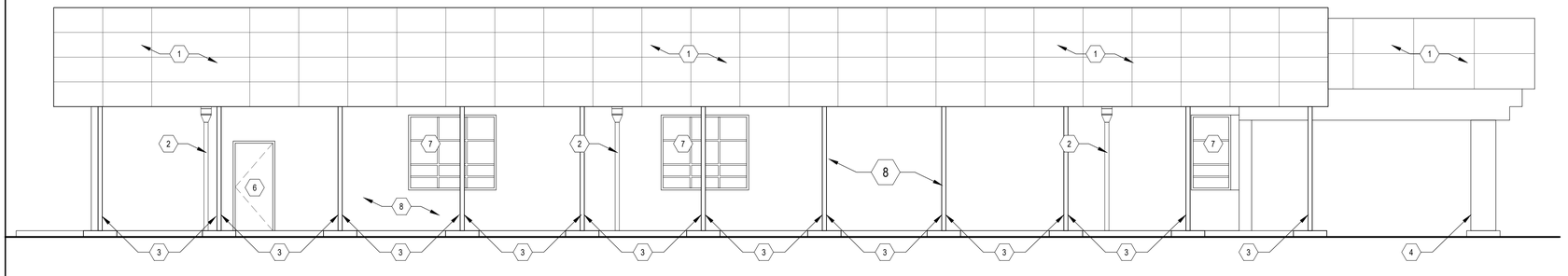
4 EXISTING EXTERIOR NORTH ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



3 EXISTING EXTERIOR EAST ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



2 EXISTING EXTERIOR SOUTH ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



1 EXISTING EXTERIOR WEST ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"

6 NOT USED
SCALE: N.A.

5 DEMOLITION KEYNOTES - EXTERIOR ELEVATIONS

1. DEMOLISH EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS COMPLETELY.PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
2. DEMOLISH EXISTING ROOF DOWNSPOUTS AND ASSOCIATED ROOF DRAINAGE COMPONENTS. PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
3. DEMOLISH EXISTING TUBE COLUMNS AND ASSOCIATED COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED.
4. PATCH AND REPAIR EXISTING CANOPY COLUMNS.
5. DEMOLISH EXISTING STOREFRONT AND ASSOCIATED STOREFRONT COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW STOREFRONT. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
6. DEMOLISH EXISTING EXTERIOR DOOR AND ASSOCIATED DOOR COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW DOOR. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
7. DEMOLISH EXISTING EXTERIOR WINDOW AND ASSOCIATED WINDOW COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW WINDOW. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
8. CLEAN AND PATCH EXISTING EXTERIOR MASONRY WALL AND STUCCO WALL TO RECEIVE NEW PAINT FINISH.

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SHEET TITLE:
EXISTING EXTERIOR ELEVATIONS DEMOLITION WORK

SHEET NUMBER:
D1-201

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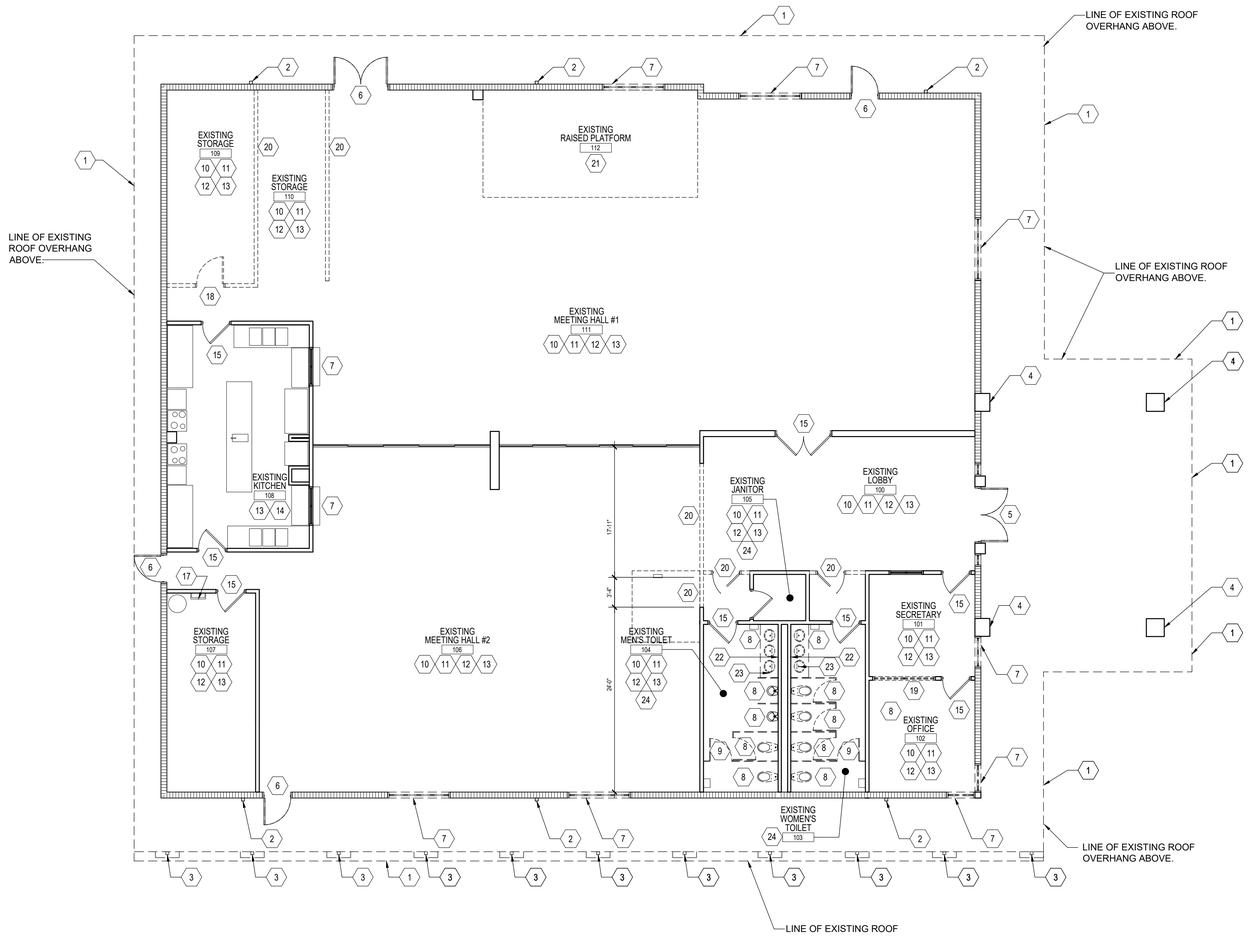
Exhibit "A"

1. WHERE PRESENT WORK IS DAMAGED IN THE EXECUTION OF THIS CONTRACT, OR WHERE OPENINGS ARE LEFT DUE TO THE REMOVAL OF PIPES, EQUIPMENT OR APPARATUS, THE SAME SHALL BE REPAIRED OR CLOSED UP TO CORRESPOND IN MATERIAL,QUALITY, SHAPE, AND FINISH WITH THAT OF SIMILAR AND ADJOINING WORK, UNLESS OTHERWISE CALLED FOR. WHERE DAMAGE IS NOT REPAIRABLE, NEW ITEMS OR EQUIPMENT SHALL BE PROVIDED.
2. WHERE WORK IS SHOWN TO BE REMOVED, CONTRACTOR SHALL CAP AND SEAL EXISTING SANITARY AND WATER LINES AS REQUIRED. (SEE PLUMBING DRAWINGS).
3. COORDINATE WITH MANAGEMENT THE DISPOSAL OR STORAGE ON CAMPUS OF EXISTING MATERIALS / EQUIPMENTS BEING REMOVED.
4. CONTRACTOR SHALL THOROUGHLY UNDERSTAND DETAILS, AND NOTES PRIOR TO THE REMOVAL OF ANY MASONRY WALLS, CONCRETE BEAMS, LINTELS, AND/OR CONCRETE COLUMNS. ALL STRUCTURAL REINFORCING MODIFICATIONS TO THE EXISTING BUILDING SHALL OCCUR PRIOR TO THE REMOVAL OF THE ABOVE.
5. CONTRACTOR SHALL PATCH AND REPAIR ANY DRYWALL CEILING THAT IS EXISTING TO REMAIN.
6. CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PREVENT DAMAGE TO EXISTING STRUCTURE OR EQUIPMENT CAUSED BY THIS OPERATION AND SHALL NOT INTERFERE WITH EXISTING STRUCTURE SYSTEM.
7. UPON COMPLETION OF DEMOLITION, THE ENTIRE AREA SHALL BE CLEANED OF ALL DEBRIS AND PREPARED FOR NEW CONSTRUCTION.
8. EXISTING CONDITIONS NOT SHOWN ON THIS PLAN SHALL BE REVIEWED WITH ARCHITECT OF RECORD PRIOR TO REMOVAL.
9. CONTRACTOR SHALL LOCATE, IDENTIFY, STUB-OFF AND DISCONNECT UTILITY SERVICES THAT ARE NOT INDICATED TO REMAIN. THE SLAB SHALL BE FILLED WITH SAME FIRE RATED INTEGRITY. REMOVE ALL ELECTRICAL WIRE, J-BOXES, HOOKUPS, ETC., IN EXISTING PARTITIONS AND TIE-OFF AT SOURCE. REMOVE AND PLUG WATER LINES AT SOURCE. (ONLY WHERE DENOTED)
10. ALL ITEMS OF SALVAGEABLE VALUE, DETERMINED BY MANAGEMENT, SHALL BE CAREFULLY REMOVED, CLEANED, STORED AND TURNED OVER. GC SHALL COORDINATE WITH CLIENT / MANAGER FOR STORAGE.
11. CONTRACTOR SHALL COORDINATE WORK WITH OTHER TRADES AND SHALL PROTECT THE BUILDING STRUCTURE AND ALL EXISTING MATERIAL AND EQUIPMENT NOT SCHEDULED FOR DEMOLITION.
12. IF HAZARDOUS MATERIALS ARE ENCOUNTERED DURING DEMOLITION OPERATIONS, COMPLY WITH APPLICABLE REGULATIONS, LAWS AND ORDINANCES CONCERNING REMOVAL, HANDLING AND PROTECTION AGAINST EXPOSURE OR ENVIRONMENTAL POLLUTION.
13. CONTRACTOR SHALL OBTAIN ALL PERMIT PROVIDED BY OWNER AT NO COST TO CONTRACTOR WITH APPLICABLE BUILDING DEPARTMENTS AND SHALL OBSERVE AND FOLLOW ALL APPLICABLE ORDINANCES AND CODES.
14. CONTRACTOR SHALL REMOVE, CUT AND PATCH ALL EXISTING CONSTRUCTION AND FINISHES AS REQUIRED TO PREPARE THE PREMISES FOR NEW WORK AND ALTERED WORK.
15. ALL EXISTING SURFACES THAT ARE WITHIN THE SCOPE OF NEW WORK SHALL BE EXAMINED FOR CRACKS, WAVES, IMPERFECTIONS AND IRREGULARITIES: ALL SURFACES SHALL BE EITHER PATCHED OR PLASTERED AND MADE READY TO RECEIVE NEW FINISHES OR MADE TO MATCH OR ALIGN WITH ALL EXISTING MATERIALS AND FINISHES.
16. REPAIR AND RESTORE, TO MATCH AND ALIGN WITH ALL EXISTING MATERIAL AND FINISH, ALL WORK BEYOND LIMITS OF NEW WORK THAT IS DAMAGED OR ALTERED DURING THE EXECUTION OF THE WORK IN THIS CONTRACT.
17. ALL SPRINKLER HEADS, SMOKE DETECTORS, FIRE ALARM AND ALL OTHER LIFE SAFETY DEVICES, UNLESS OTHERWISE NOTED, SHALL REMAIN AND OR BE REUSED/RELOCATED. (REFER TO ENGINEERING DRAWINGS FOR ADDITIONAL INFORMATION)
18. ALL PENETRATION FIRE-STOPS FOR METAL PIPE, CONDUITS AND INSULATED PIPE SHALL BE IN ACCORDANCE WITH UNDERWRITERS LABORATORY TEST ASSEMBLY UL 1479.
19. ANY ASBESTOS CONTAINING MATERIAL SHALL BE REMOVED IN COMPLIANCE WITH APPLICABLE REGULATIONS, LAWS AND ORDINANCES CONCERNING REMOVAL, HANDLING AND PROTECTION AGAINST EXPOSURE OR ENVIRONMENTAL POLLUTION.
20. THESE DRAWINGS INCORPORATE BUILDING INFORMATION COMPILED FROM DIFFERENT SOURCES ASSOCIATED WITH THIS PROJECT AND DEEMED AS RELIABLE. CONDITIONS DIRECTLY AFFECTING THE PRODUCT, OR ITS INSTALLATION MUST BE FIELD VERIFIED BY THE CONTRACTOR OR A CONTRACTOR APPOINTED REPRESENTATIVE PRIOR BIDDING.
21. WHEN SITE INSPECTIONS ARE REQUIRED DURING CONSTRUCTION, OR CONSTRUCTION QUALITY VERIFICATION AFTER COMPLETION, THE GENERAL CONTRACTOR MUST PRE-SCHEDULE MEETING WITH ARCHITECT OF RECORD, AND WITH THE RESPECTIVE SUBCONTRACTORS ATTENDING.
22. EXISTING SLAB SHALL BE TESTED FOR MOISTURE INTRUSION. MAY RESULTS SHOW POSITIVE, THE GC SHALL PROVIDE VAPOR BARRIER THROUGHOUT THE SPACE TO ENSURE ALL FLOOR FINISHES ARE ABLE TO BE COVERED BY THE PRODUCT WARRANTIES. (APPLICABLE TO ALL GROUND FLOOR LOCATIONS/ SPACES WITHOUT EXCEPTION). GC SHOULD INCLUDE VAPOR BARRIER FOR BASE BID

3 DEMOLITION GENERAL NOTES

1. DEMOLISH EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS COMPLETELY.PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
2. DEMOLISH EXISTING ROOF DOWN SPOUTS AND ASSOCIATED ROOF DRAINAGE COMPONENTS. PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
3. DEMOLISH EXISTING TUBE COLUMNS AND ASSOCIATED COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED.
4. PATCH AND REPAIR EXISTING CANOPY COLUMNS.
5. DEMOLISH EXISTING STOREFRONT AND ASSOCIATED STOREFRONT COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW STOREFRONT. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
6. DEMOLISH EXISTING EXTERIOR DOOR AND ASSOCIATED DOOR COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW DOOR. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
7. DEMOLISH EXISTING WINDOW AND ASSOCIATED WINDOW COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW WINDOW. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
8. DEMOLISH EXISTING PLUMBING FIXTURE AND PLUMBING COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED. SEE PLUMBING PLANS FOR MORE INFORMATION.
9. DEMOLISH EXISTING TOILET PARTITIONS AND TOILET PARTITION COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED. REFER TO CONSTRUCTION PLANS FOR NEW CONFIGURATIONS AND FOR MORE INFORMATION.
10. DEMOLISH EXISTING FLOORING AND FLOOR BASE. PATCH AND PREPARE EXISTING CONCRETE SLAB TO RECEIVE NEW FLOORING AND BASE. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
11. CLEAN AND PATCH EXISTING WALL PARTITIONS. TO RECEIVE NEW PAINT FINISH. REFER TO FINISH PLANS FOR MORE INFORMATION.
12. ALL EXISTING ELECTRICAL OUTLETS TO BE COORDINATED WITH ELECTRICAL ENGINEER. REFER TO ELECTRICAL PLANS FOR MORE INFORMATION.
13. ALL EXISTING FIRE COMPONENT TO BE COORDINATED WITH FIRE PROTECTION CONSULTANT. REFER TO FIRE PROTECTION PLANS FOR MORE INFORMATION.
14. EXISTING KITCHEN EQUIPMENT AND ALL ASSOCIATED COMPONENTS TO REMAIN.
15. CLEAN AND PATCH EXISTING INTERIOR DOORS. TO RECEIVE NEW PAINT FINISH. REFER TO FINISH PLANS FOR MORE INFORMATION.
16. CLEAN AND PATCH EXISTING STAGE. PATCH AND REPAIR STAGE FLOORING TO RECEIVE NEW FLOORING AND BASE. REFER TO FINISH PLANS FOR MORE INFORMATION.
17. EXISTING ROOF LADDER TO REMAIN.
18. DEMOLISH EXISTING INTERIOR DOOR AND ASSOCIATED DOOR COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW DOOR. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
19. DEMOLISH INTERIOR WINDOW AND ASSOCIATED WINDOW COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW WINDOW. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
20. DEMOLISH EXISTING WALL PARTITION AND ASSOCIATED COMPONENTS COMPLETELY. REFER TO ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
21. DEMOLISH EXISTING RAISED PLATFORM AND ASSOCIATED COMPONENTS COMPLETELY. REFER TO ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
22. REMOVE EXISTING MIRROR. TO BE REINSTALLED IN THE SAME LOCATION. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
23. DEMOLISH EXISTING LAVATORY SINK . REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
24. DEMOLISH EXISTING WALL AND FLOOR TILE. PATCH AND REPAIR EXISTING WALL BACKING AS REQUIRED.

2 DEMOLITION PLAN - KEYNOTES



WALL LEGENDWALL LEGEND

- EXISTING 8" CONCRETE BLOCK WALL
- EXISTING NON-BEARING PARTITION

NOTE:

PLUMBING CONTRACTOR TO VERIFY IN FIELD THE EXISTENCE OF A GREASE TRAP. A GREASE TRAP WILL BE REQUIRED TO KEEP EXISTING EQUIPMENT WHICH INCLUDES 2 3-COMPARTMENT SINKS AND COMMERCIAL RANGE/HOOD COMBO.

1 DEMOLITION PLAN

SCALE: 1/8" = 1'-0"

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CHECKED BY: **ML**

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SHEET TITLE:

DEMOLITION PLAN

SHEET NUMBER:

D2-101

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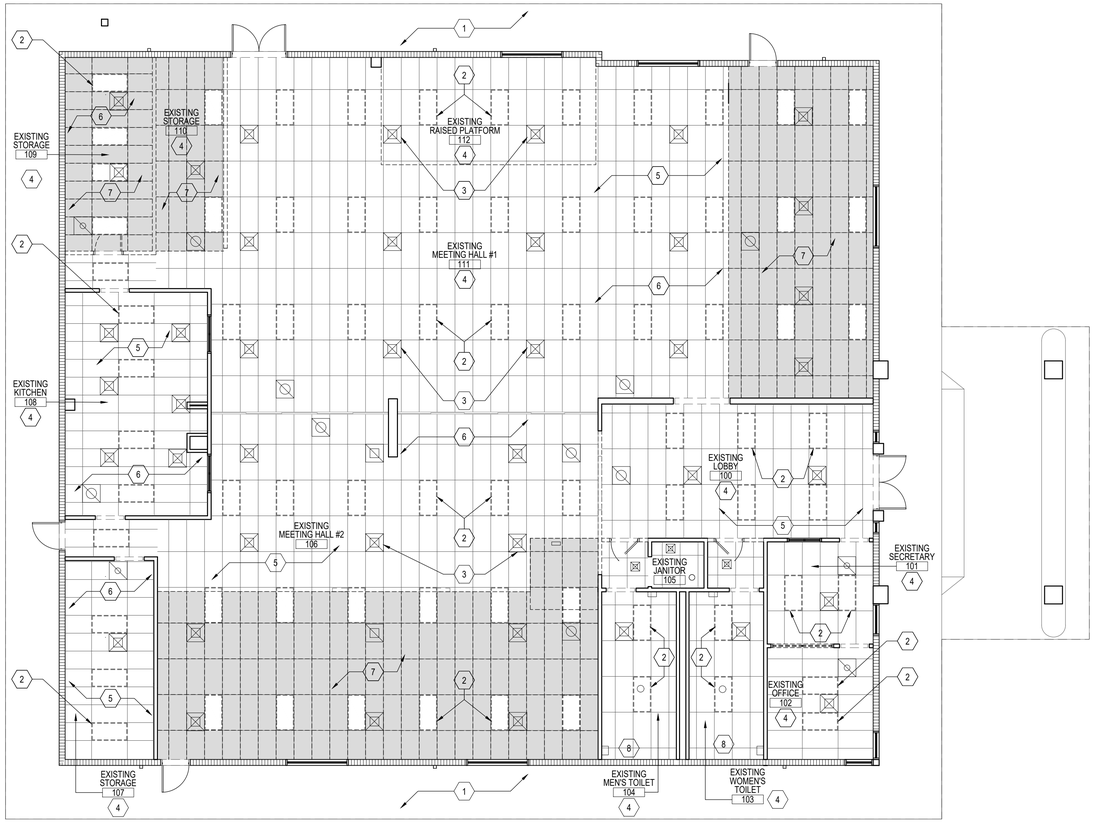
Exhibit "A"

3 DEMOLITION LEGEND

DEMOLITION GENERAL NOTES

1. DEMOLISH AS REQUIRED TO ACCOMPLISH WORK INDICATED IN THE DOCUMENTS. ALL REQUIRED DEMOLITION SHALL BE INCLUDED IN THE BASE BID PACKAGE SUBMITTED BY THE CONTRACTOR.
2. DO NOT ALLOW MATERIAL AND DEBRIS GENERATED DAILY TO BE DISPOSED OF IN AN ILLEGAL MANNER. NO SALE OR BURNING OF REMOVED ITEMS IS PERMITTED.
3. THIS PLAN IS TO BE USED IN CONJUNCTION WITH THE ENTIRE SET OF CONSTRUCTION DRAWINGS. DO NOT REMOVE ANY ITEMS WITHOUT VERIFYING AND COORDINATING WITH ALL GENERAL TRADES AS TO HOW RELATE TO THE OVERALL PROJECT.
4. THE CONTRACTOR MUST TALE ALL THE NECESSARY PRECAUTIONS TO ENSURE THE SAFETY OF THE PUBLIC AND WORKMEN ON THE SITE TO PREVENT ACCIDENTS OR INJURY TO ANY PERSON ON ABOUT OR ADJACENT TO THE PREMISES. THE CONTRACTOR SHALL COMPLY WITH ALL THE LAWS, ORDINANCE CODES, AND REGULATIONS PERTAINING TO SAFETY AND PREVENTION OF ACCIDENTS WITH ALL GENERAL TRADES AS TO HOW THE RELATE TO THE OVERALL PROJECT.
5. THE CONTRACTOR MUST MAINTAIN ADEQUATE SUPPORT, INSULATION, WATERPROOFING, EMERGENCY LIGHTING, SECURITY, ALARMS, ETC., FOR ALL OR PART OF THE ITEMS WHICH ARE TO REMAIN.
6. DO NOT CUT OR AFTER ANY STRUCTURAL MEMBERS WITHOUT AUTHORIZATION FROM THE ARCHITECT OR ENGINEER.
7. REMOVE ALL MECHANICAL PLUMBING AND WATER PIPING BACK TO SOURCE AND CAP-OFF AS REQUIRED.
8. REMOVE ALL ELECTRICAL CONDUIT, WIRING, DISCONNECTS, ETC., AND PROVIDE COVERS AT ALL CONNECTING POINTS.
9. BUILDING WILL BE UNOCCUPIED DURING THE DEMOLITION WORK.
10. GENERAL CONTRACTOR TO PROVIDE ASBESTOS REPORT FOR REMOVAL OF ASBESTOS IF NECESSARY.
11. GENERAL CONTRACTOR TO PROVIDE TEMPORARY ROOFING WHILE ROOF UNDERGOES REPAIRS.

1. DEMOLISH EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS COMPLETELY.PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
2. DEMOLISH TYPICAL EXISTING LIGHT FIXTURE AND ASSOCIATED COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED. SEE ELECTRICAL PLANS FOR MORE INFORMATION.
3. DEMOLISH EXISTING MECHANICAL SYSTEM AND ASSOCIATED COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED. SEE MECHANICAL PLANS FOR MORE INFORMATION.
4. ALL EXISTING FIRE COMPONENTS TO BE COORDINATED WITH FIRE PROTECTION CONSULTANT. REFER TO FIRE PROTECTION PLANS FOR MORE INFORMATION.
5. CLEAN AND PATCH EXISTING CEILING GRID SYSTEM. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
6. DEMOLISH EXISTING CEILING TILE. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION
7. DEMOLISH EXISTING CEILING GRID SYSTEM AND ALL COMPONENTS. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.



LEGEND

- EXISTING 8" CONCRETE BLOCK WALL
- EXISTING NON-BEARING PARTITION
- EXISTING LIGHT FIXTURE TO BE DEMOLISHED. REFER TO ELECTRICAL PLANS FOR MORE INFORMATION
- EXISTING MECHANICAL FIXTURE TO BE DEMOLISHED. REFER TO MECHANICAL PLANS FOR MORE INFORMATION
- EXISTING ACOUSTICAL CEILING SYSTEM. PATCH AND REPAIR EXISTING CEILING GRID AND DEMOLISH EXISTING TILE
- EXISTING ACOUSTICAL CEILING SYSTEM AND CEILING GRID TO BE AND DEMOLISHED

WALL LEGEND

- EXISTING 8" CONCRETE BLOCK WALL
- EXISTING NON-BEARING PARTITION

NOTE:

ALL EXISTING DIMENSIONS TO BE VERIFIED IN FIELD.

PLUMBING CONTRACTOR TO VERIFY IN FIELD THE EXISTENCE OF A GREASE TRAP. A GREASE TRAP WILL BE REQUIRED TO KEEP EXISTING EQUIPMENT WHICH INCLUDES 2 3-COMPARTMENT SINKS AND COMMERCIAL RANGE/HOOD COMBO.

2 DEMOLITION PLAN AND REFLECTED CEILING - EXTERIOR BUILDING SHELL - KEYNOTES

1 REFLECTED CEILING DEMOLITION PLAN

SCALE: 1/8" = 1'-0"

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REFLECTED CEILING DEMOLITION PLAN

SHEET NUMBER:

D2-401

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Exhibit "A"

GENERAL LIFE SAFETY NOTES:

FLOOR SURFACE:
WALKING SURFACES SHALL BE SLIP RESISTANT UNDER FORESEEABLE CONDITIONS. THE WALKING SURFACE OF EACH ELEMENT IN THE MEANS OF EGRESS SHALL BE UNIFORMLY SLIP RESISTANT ALONG THE NATURAL PATH OF TRAVEL.

DOOR LANDINGS:
ALL DOOR LANDINGS SHALL BE FLUSH ON BOTH SIDES OF DOOR WITH 1/2" HIGH MAXIMUM THRESHOLD AS PER NFPA 7.2.1.3 (REFER TO DOOR SCHEDULE & THRESHOLD DETAILS).

ANY DOOR IN A REQUIRED MEANS OF EGRESS HAVING AN OCCUPANT LOAD OF 100 OR MORE SHALL BE PROVIDED WITH PANIC HARDWARE IN ACCORDANCE WITH NFPA 101 12.2.2.2.3

ALL FIRE AND SMOKE BARRIERS AND/OR PARTITIONS, OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH SIGNS OR STENCILING IN A MANNER ACCEPTABLE TO THE AUTHORITY HAVING JURISDICTION. SUCH IDENTIFICATION SHALL BE ABOVE ANY DECORATIVE CEILING AND IN CONCEALED SPACES, SHALL BE REPEATED AT INTERVALS NOT EXCEEDING 30'-0" AND SHALL INCLUDE LETTERING NOT LESS THAN 0.5" IN HEIGHT. SUGGESTED WORDING: "FIRE AND/OR SMOKE BARRIER - PROTECT ALL OPENINGS."

INTERIOR FINISH NOTES:

INTERIOR FINISHES AS PER N.F.P.A. 101:
ALL INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH SECTION 10.2. GENERAL CONTRACTOR TO PROVIDE CUT SHEETS REFLECTING FLAME SPREAD AND SMOKE DEVELOPMENT RATING FOR APPROVAL PRIOR TO INSTALLATION.

INTERIOR FINISHES AS PER N.F.P.A. 101, 12.3.3.3 ASSEMBLY AREAS:
INTERIOR WALL AND CEILING FINISH MATERIALS COMPLYING WITH 10.2 SHALL BE CLASS A OR CLASS B IN GENERAL ASSEMBLY AREAS HAVING OCCUPANCY LOADS OF MORE THAN 300 AND SHALL SHALL BE CLASS A, CLASS B, OR CLASS C IN ASSEMBLY AREAS HAVING OCCUPANCY LOADS OF 300 OR FEWER.

ALL INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH SMOKE AND FLAME SPREAD INDEXES AS PER F.B.C. 2023, 8th EDITION, TABLE 803.11.

ALL INTERIOR FLOOR FINISH AND FLOOR COVERING MATERIALS SHALL COMPLY WITH F.B.C. 2023, 8TH EDITION, SECTIONS 804.2 THRU 804.4.2.

GENERAL NOTES:
ALL EMERGENCY LIGHTS AND EXIT SIGNS SHALL HAVE A BATTERY BACK-UP OR CONNECTED TO EPSS (REFER TO ELECTRICAL DRAWINGS).

ALL PLANS SHALL COMPLY WITH ALL REQUIREMENTS OF THE FLORIDA FIRE PREVENTION CODE, 2023 8th EDITION, THE BROWARD COUNTY AMENDMENTS TO THE FLORIDA FIRE PREVENTION CODE, 2023 8th EDITION, N.F.P.A. 101 (LIFE SAFETY CODE), 2025 8th EDITION, AND N.F.P.A. 1 (UNIFORM FIRE CODE), 2020 EDITION.

ALL PLANS MUST MEET THE LIFE SAFETY & MATERIAL REQUIREMENTS OF FBC 2023.

REVIEW AND APPROVAL BY THE AHJ SHALL NOT RELIEVE THE APPLICANT FROM THE RESPONSIBILITY OF COMPLIANCE WITH THIS CODE (NFPA 1-1.14.4).

SEPARATE FIRE ALARM SHOP DRAWLING AND PERMITS REQUIRED. (DEFERRED SUBMITTALS)

6 LIFE SAFETY NOTES

PROJECT ADDRESS		
7400 PINES BOULEVARD, PEMBROKE PINES, FL 33025		
CODES APPLIED		
2023 FLORIDA BUILDING CODE (FBC) - BUILDING, EIGHT EDITION		
2023 FLORIDA BUILDING CODE (FBC) - PLUMBING, EIGHT EDITION		
2023 FLORIDA BUILDING CODE (FBC) - MECHANICAL, EIGHT EDITION		
2023 FLORIDA BUILDING CODE (FBC) - ENERGY CONSERVATION, EIGHT EDITION		
2023 FLORIDA FIRE PREVENTION CODE (F.P.P.C.) - SIXTH EDITION		
NFPA 101, LIFE SAFETY CODE, 2021 EDITION		
	REQUIRED/ ALLOWED	PROVIDED
OCCUPANCY CLASSIFICATION (FBC 304) AND NFPA 101 (12.1.7)	ASSEMBLY GROUP A-3 BUSINESS GROUP B	ASSEMBLY GROUP A-3 BUSINESS GROUP B
TYPE OF CONSTRUCTION (F.B.C. TABLE 601)	-	II-B NON SPRINKLERED
BUILDING HEIGHT AND AREA - TYPE II-B (FBC SEC 504.3a, TABLES 504.4, & 506.2)	55'-0", 2 STORIES	17'-10", 1 STORY
EXIT ACCESS TRAVEL DISTANCE (FBC 1020, TABLE 1017.2)	NON SPRINKLERED 200'	58'-6" (WORST CASE)
COMMON PATH OF EGRESS TRAVEL	NON SPRINKLERED 75'	34'-7" (WORST CASE)
DEAD END CORRIDOR (ASSEMBLY)	NON SPRINKLERED 20'	N.A.
EGRESS WIDTH PER OCCUPANT SERVED (PER N.F.P.A. TABLE 7.3.3.1)	283 OCC. x 0.3" = 84.9" TOTAL (ALL EXITS)	DOORWAYS PROVIDED: 5, TOTAL WIDTH 252"

ASSEMBLY OCCUPANCY MEETS MAIN ENTRY REQUIREMENT PER NFPA 101 13.2.3.6.
CLEAR EXIT WIDTH = 72" = 360 OCC.
½ OF TOTAL OCCUPANTS = 283/2 = 141.5 OCC
360 OCC. > 141.5 OCC.

LEVEL OF ALTERATIONS:
CLASSIFICATION OF WORK (FBC EXISTING BLDG 801.1)
ALTERATIONS - LEVEL 2 (EXISTING BUILDING 7,292 SF)

EXTINGUISHER LOCATIONS AND CALCULATIONS
REQUIRED EXTINGUISHERS:
GROSS FLOOR AREA (7,2925 SF) / (3000) = 2 REQUIRED TO PROVIDE 75' MAX DISTANCE F.E. SHALL COMPLY WITH N.F.P.A-10 F.E.MOUNTING AT 48" A.F.F. (TYPICAL).
NOTE: SEE FLOOR PLANS FOR LOCATIONS.

ASSEMBLY OCCUPANCY MEETS MAIN ENTRY REQUIREMENT PER NFPA 101 13.2.3.6.
CLEAR EXIT WIDTH = 72" = 360 OCC.
½ OF TOTAL OCCUPANTS = 283/2 = 141.5 OCC
360 OCC. > 141.5 OCC.

2 BUILDING INFORMATION AND CODE RESEARCH

5 LIFE SAFETY LEGEND AND NOTES

LEGEND

MEANS OF EGRESS

DR #
W EC
DOOR NUMBER
DOOR WIDTH (CLEAR)
EGRESS CAPACITY

RM NAME
RM # # OCC
ROOM NAME
ROOM NUMBER
OCCUPANT LOAD

D.E.= FEET
DEAD-END CORRIDORS
A DEAD END EXISTS WHERE AN OCCUPANT IS FORCED TO RETRACE THE PATH TRAVELED TO REACH A CHOICE OF EGRESS.TRAVEL PATH, FT SHALL BE LIMITED TO THE LENGTHS SPECIFIED IN CHAPTERS 11 THROUGH 43

C.P.T. = FEET
COMMON PATH OF TRAVEL
THE PORTION OF EXIT ACCESS THAT MUST BE TRAVERSED BEFORE TWO SEPARATE AND DISTINCT PATHS OF TRAVEL TO TWO EXITS ARE AVAILABLE

T.D.= FEET
TRAVEL DISTANCE
THE DISTANCE THAT OCCUPANTS TRAVEL FROM THEIR POSITION IN A BUILDING TO THE NEAREST EXIT

TRAVEL DIRECTION

F.E.C.
REQUIRED EXTINGUISHERS
ONE 2A-F.E. PER 3,000 FT
75' MAX. DISTANCE
F.E. SHALL COMPLY WITH N.F.P.A.-10
F.E. MOUNTING HEIGHT @ 48" A.F.F. (TYPICAL)
NOTE: 30LB=RECESSED CABINET, CCOD, W/ ARCH FOR LOCATION

WALL MTD. CLG. MTD.
EXIT LIGHT FIXTURE

FIRE-RESISTANCE RATING REQUIREMENTS FOR BUILDING ELEMENTS (FBC. TABLE 601)		
PRIMARY STRUCTURAL FRAME		
BEARING WALLS (EXTERIOR, INTERIOR)	0	
NON BEARING WALLS AND PARTITION INTERIOR	0	
NON BEARING WALLS AND PARTITION EXTERIOR	0	
FLOOR CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS	0	
ROOF CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS	0	
BUILDING AREA CALCULATION		
1st. FLOOR		7,292 S.F

PROJECT NOTES:

NO FIRE SPRINKLERS IN THE EXISTING BUILDING. FIRE PROTECTION SYSTEM NOT REQUIRED FOR EXISTING OCCUPANCY BELOW 300 OCC, PER FFPC 13.3.5.1, NO FIRE SPRINKLER WORK REQUIRED.

THE BUILDING IS EQUIPPED WITH A FIRE ALARM SYSTEM (FACP) AND THIS SPACE HAS FIRE ALARM DEVICES (HORN STROBES, SMOKE DETECTORS, PULL STATIONS) THAT ARE CONNECTED TO THE BUILDING FACP. FIRE ALARM WORK WILL BE REQUIRED. I.E. HORN/STROBE. SMOKE OR HEAT DETECTORS, PULL STATION ADDITIONS AND/OR RELOCATIONS. SEPARATE FIRE ALARM SHOP DRAWINGS COMPLYING WITH NFPA 72 (2019 ED.) AND PERMIT TO BE PROVIDED BY A CERTIFIED AND LICENSED FIRE ALARM CONTRACTOR.

ALL DOORS IN THE MEAN OF EGRESS SHALL BE SINGLE ACTION RELEASE AND SHALL NOT REQUIRE THE USE OF A KEY, TOOL, OR SPECIAL KNOWLEDGE TO OPEN FROM EGRESS SIDE SHALL COMPLY WITH NFPA 101:7.2.1.5.1 AND NFPA 101:7.2.1.5.2. TOTAL OCCUPANT LOADS OF 100 PERSONS OR MORE WILL REQUIRE ALL EGRESS DOORS TO BE EQUIPPED WITH "PANIC-HARDWARE".

AS PER NFPA 101: 13.2.5.10.2*THE WIDTH OF AISLES SERVING SEATING AT TABLES SHALL BE NOT LESS THAN 44 IN. (1120 MM) WHERE SERVING AN OCCUPANT LOAD EXCEEDING 50, AND 36 IN. (915 MM) WHERE SERVING AN OCCUPANT LOAD OF 50 OR FEWER. REFER TO PLAN DRAWING.

PER 13.7.9.3.1, EVERY ROOM CONSTITUTING AN ASSEMBLY OCCUPANCY AND NOT HAVING FIXED SEATS SHALL HAVE THE OCCUPANT LOAD OF THE ROOM POSTED IN A CONSPICUOUS PLACE NEAR THE MAIN EXIT FROM THE ROOM. PER 13.7.9.3.2, APPROVED SIGNS SHALL BE MAINTAINED IN A LEGIBLE MANNER BY THE OWNER OR AUTHORIZED AGENT. PER 13.7.9.3.3, SIGNS SHALL BE DURABLE AND SHALL INDICATE THE NUMBER OF OCCUPANTS PERMITTED FOR EACH ROOM USE.

FIRE EXTINGUISHERS SHALL BE MOUNTED AT 48" AFF AND SHALL BE CURRENTLY DATED AND TAGGED BY LICENSED FIRE EQUIPMENT COMPANY.

ALL EMERGENCY LIGHTS AND EXIT SIGNS MUST BE WORKING ON EMERGENCY BATTERY BACKUP. LABEL THE ELECTRICAL BREAKER THAT CONTROL THE EXIT SIGNS AND EM LIGHTS.

THE NUMERICAL ADDRESS WILL BE PROVIDED ON ALL EXTERIOR DOORS AS PER CITY ORDINANCE 52.10 WITH 6 INCH NUMBERS, WEATHERPROOF, AND CONTRASTING COLORS.

ON FLOOR IN FRONT OF THE ELECTRICAL BREAKER PANELS, YELLOW STRIPING/HASH MARKS WILL BE PAINTED OUT 3 FEET FROM THE WALL AND EXTENDING 1 FOOT PAST EACH SIDE OF THE ELECTRICAL BREAKER PANEL(S), WITH THE WORDING "NO STORAGE, DO NOT BLOCK" INSIDE THE HASH MARKS.

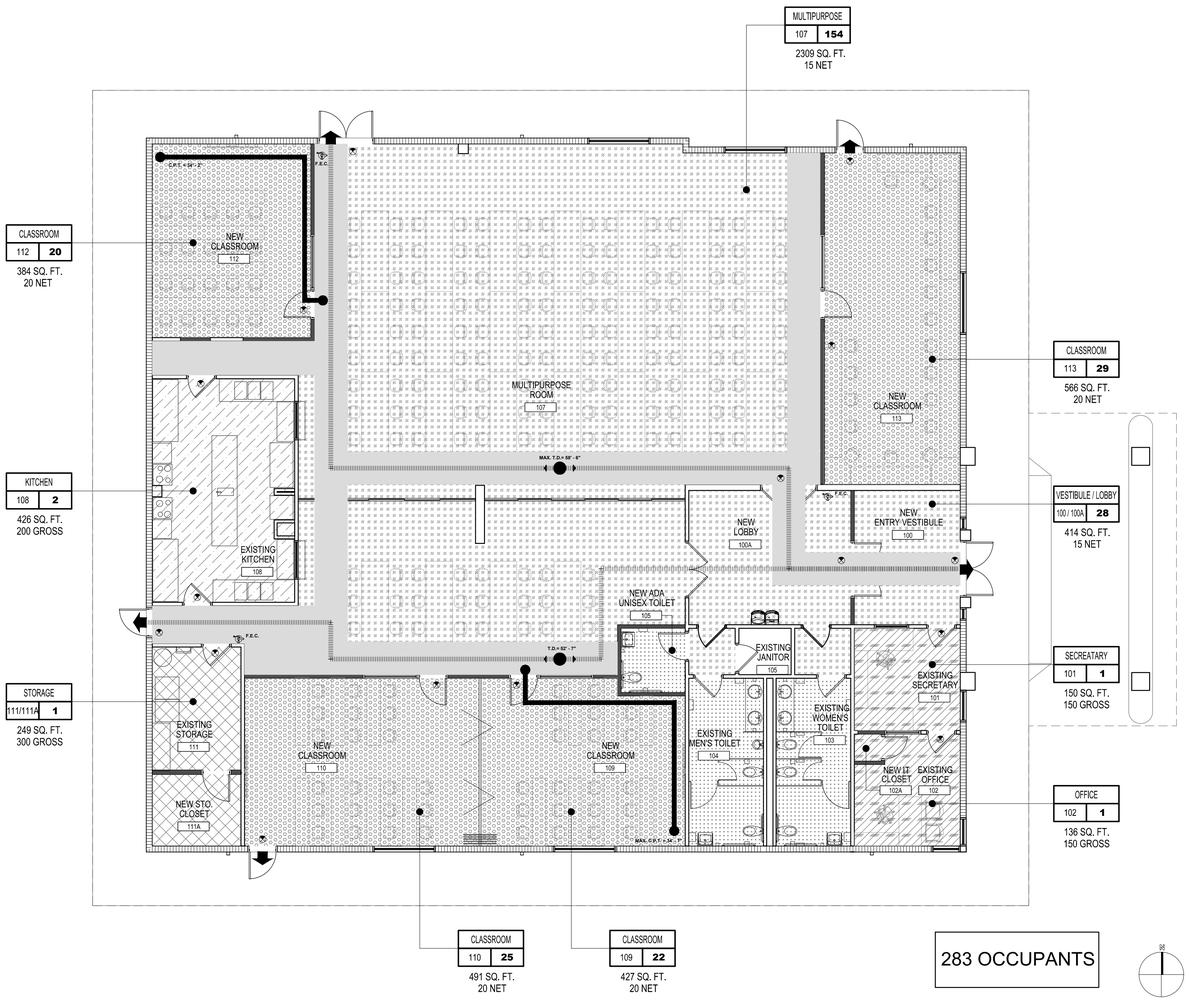
ANY CURTAINS OR DRAPERIES USED SHALL COMPLY WITH THE PROVISIONS OF SECTION 10.3.1 AND NFPA-701, STANDARD METHODS OF FIRE TESTS FOR FLAME PROPAGATION OF TEXTILES AND FILMS (FFPC/NFPA-101:12.7.4.1).

4 PLUMBING FIXTURE CALCULATIONS

MINIMUM PLUMBING FIXTURES (FBC,PLUMBING 403.1)						
	REQUIRED ASSEMBLY (A-3) RECREATIONAL CENTER 283 OCCUPANTS (141 MEN / 142 WOMEN) GROUND FLOOR	REQUIRED		PROVIDED		
	MALE / FEMALE	MALE	FEMALE	MALE	FEMALE	UNISEX
WATER CLOSETS	1 PER 125 MALE 1 PER 65 FEMALE	2	3	1 STANDARD 1 ADA	2 STANDARD 1 ADA	1 ADA
LAVATORIES	1 PER 200	1	1	3 STANDARD 1 ADA	3 STANDARD 1 ADA	-
URINALS	-	-		1	-	-
SHOWERS	-	-		-	-	-
DRINKING FOUNTAIN	1 PER 500	1		1		
SERVICE SINKS	1 SERVICE SINK	1		1		

3 FLOOR OCCUPANCY LOAD TABLES

MAXIMUM FLOOR AREA ALLOWED PER OCCUPANT (FBC 2020, TABLE 1004.5) AND (NFPA 101, TABLE 7.3.1.2)				
BUILDING STORY	OCCUPANCY CLASSIFICATION	F.A. (S.F.) / OCCUPANT	AREA (SQ.FT)	OCCUPANTS ALLOWED
1ST FL	MEETING HALL (Assembly-standing space, unconcentrated, tables & chairs)	15 NET	2309 S.F.	154
	VESTIBULE / LOBBY	15 NET	414 S.F.	28
	SECRETARY	150 GROSS	150 S.F.	1
	OFFICE	150 GROSS	136 S.F.	1
	KITCHEN	200 GROSS	426 S.F.	2
	STORAGE	300 GROSS	249 S.F.	1
	CLASSROOM	20 NET	427 S.F.	22
	CLASSROOM	20 NET	491 S.F.	25
	CLASSROOM	20 NET	384 S.F.	20
	CLASSROOM	20 NET	566 S.F.	29
	UNISEX ADA TOILET	-	47 S.F.	-
	WOMEN'S TOILET	-	156 S.F.	-
	MEN'S TOILET	-	156 S.F.	-
	CIRCULATION	-	855 S.F.	-
TOTAL OCCUPANTS ALLOWED				283



1 LIFE SAFETY PLAN
SCALE: 1/8" = 1'-0"

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ARCHITECTURE. PLANNING. INTERIOR DESIGN.
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
AR 0015810
Seal

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN DELIVERABLE: PERMIT SET
ISSUE DATE: 02/21/2025

PROJECT NUMBER: 2024-0125.0000
DRAWN BY: ML
CHECKED BY: MR

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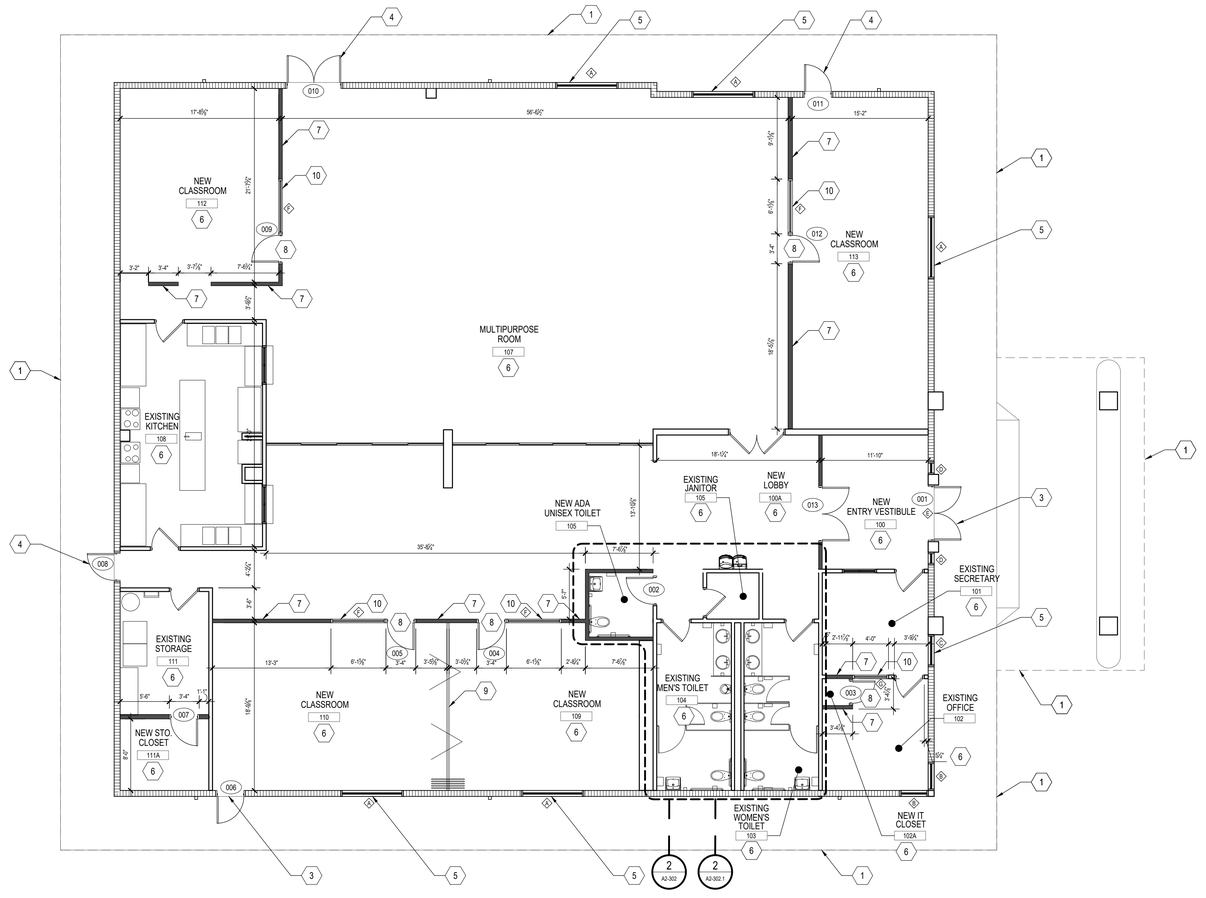
GENERAL RENOVATION NOTES:

1. CONTRACTOR SHALL DIRECT ANY DISCREPANCIES TO ARCHITECT PRIOR TO CONSTRUCTION, AND CONTRACTOR SHALL BE RESPONSIBLE FOR WORK WHICH PROCEEDS WITHOUT DUE COURSE AND COORDINATION.
2. CONTRACTOR TO BE RESPONSIBLE FOR ANY AND ALL REPAIRS TO EXISTING BUILDING, PAVING, WALKWAYS, LANDSCAPING, UTILITIES, WATER LINES, ETC. WHICH MAY BE DISTURBED DURING CONSTRUCTION.
3. CONTRACTOR TO VERIFY ALL EXISTING DIMENSIONS IN FIELD AND VERIFY ALL EXISTING CONDITIONS AS INDICATED ON THE PLANS.
4. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT PRIOR TO CONSTRUCTION.
5. ALL WORK SHALL CONFORM TO THE STANDARD BUILDING CODE AND ALL LOCAL REGULATIONS.

3 GENERAL NOTES

1. NEW ROOF SOFFIT. REFER TO A1-102 AND A1-501 FOR MORE INFORMATION.
2. NEW ROOF DOWNSPOUT. REFER TO A1-102 AND A1-501 FOR MORE INFORMATION.
3. NEW STOREFRONT DOOR AND WINDOW. REFER TO A1-801 FOR MORE INFORMATION
4. NEW EXTERIOR HALLOW METAL DOOR. REFER TO A1-801 FOR MORE INFORMATION
5. NEW EXTERIOR IMPACT RATED ALUMINUM WINDOW. REFER TO A1-801 FOR MORE INFORMATION.
6. NEW FLOORING AND FLOORING BASE. REFER TO FINISH PLANS FOR MORE INFORMATION.
7. NEW WALL PARTITION. REFER TO A2-101 FOR MORE INFORMATION
8. NEW INTERIOR DOOR. REFER TO A2-101 FOR MORE INFORMATION.
9. NEW FOLDING PARTITION. REFER TO A2-101 FOR MORE INFORMATION.
10. NEW INTERIOR STOREFRONT WINDOW. PLEASE REFER TO A2-101 FOR MORE INFORMATION.

2 PROPOSED PLAN - KEYNOTES



WALL LEGEND

- EXISTING 8" CONCRETE BLOCK WALL
- EXISTING NON-BEARING PARTITION
- NEW PARTITION WALL

NOTE:

ALL EXISTING DIMENSIONS TO BE VERIFIED IN FIELD.

PLUMBING CONTRACTOR TO VERIFY IN FIELD THE EXISTENCE OF A GREASE TRAP. A GREASE TRAP WILL BE REQUIRED TO KEEP EXISTING EQUIPMENT WHICH INCLUDES 2 3-COMPARTMENT SINKS AND COMMERCIAL RANGE/HOOD COMBO.

1 PROPOSED PLAN

SCALE: 1/8" = 1'-0"

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1800 Eller Drive, Suite 500
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T 954.961.6806
F 954.961.6807
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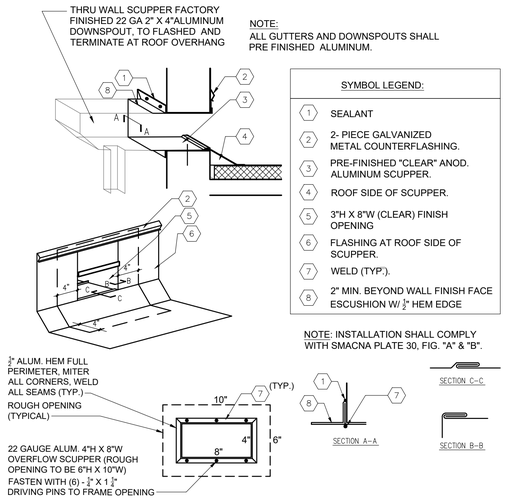
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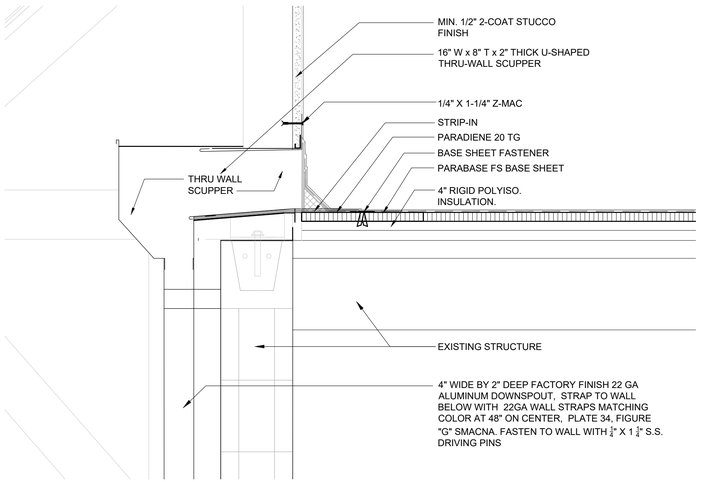
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Exhibit "A"



4 DOWNSPOUT DETAIL
SCALE: 1 1/4"= 1'-0"



4 DOWNSPOUT DETAIL
SCALE: 1 1/4"= 1'-0"

GENERAL ROOF NOTES:

1. SUBMIT ROOFING SHOP DRAWINGS FOR REVIEW AND APPROVAL BY ARCHITECT PRIOR TO SUBMITTAL TO BUILDING DEPARTMENT. SYSTEM SHOP DRAWINGS SHALL INCLUDE FLASHING DETAILS FOR ALL CONDITIONS.

2. ALL ROOFING SHALL MEET CERTIFICATION FOR A "FM CLASS 1 RATING".

3. ROOF PERMIT REQUIRED PRIOR TO INSTALLATION.

4. ROOFING MANUFACTURER REPRESENTATIVE SHALL INSPECT ROOF WITHIN (1)-YEAR OF ACCEPTANCE AND SHALL CERTIFY WARRANTY AND ROOFING INSTALLATION. TYPICAL FOR ALL ROOFING THIS PROJECT.

5. SINGLE-PLY 60 MIL TPO SMOOTH-BACK MEMBRANE ROOFING SYSTEM NON-PRO-RATED, MINIMUM 20 YEAR, WRITTEN FULL WARRANTY NO DOLLAR LIMIT ROOF WARRANTY SHALL INCLUDE HIGH WIND VELOCITY WIND RIDER FOR 140 mph EVENT. GAF MATERIALS CORP. SHALL BE BASIS OF DESIGN. ANY EQUIVALENT SUBSTITUTION SHALL BE SUBMITTED TO ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION. CONTRACTOR SHALL SUBMIT PRODUCT APPROVAL DATA AT TIME OF PERMIT. PRODUCT MUST COMPLY WITH FLORIDA BUILDING CODE (FBC) HIGH VELOCITY HURRICANE (HVHZ) PROTOCOLS AND REQUIRED PRODUCT "NOTICE OF ACCEPTANCE" (NOA No. 13-0930.07) OR EQUAL.

6. SINGLE-PLY 60 MIL TPO SMOOTH-BACK MEMBRANE ROOFING SYSTEM (120" WIDE). BASIS OF DESIGN IS GAF "EVERGUARD" ADHESIVES, COMPONENTS, PREFABRICATED ACCESSORIES, ETC... AS MANUFACTURED BY GAF MATERIALS CORP. OR APPROVED EQUAL (W/ MINIMUM SRI OF 78) ADHERED TO 1/2" USG SECUROCK BRAND GYPSUM-FIBER ROOF BOARD OVER (R-22.8) COMBINED TAPERED INSULATION OVER APPROX. 2" BASE LAYER (MINIMUM OVER ALL SPACES BELOW) "ENERGY GUARD" POLYISO. INSULATION BOARD, ALL MECHANICALLY FASTENED TO NEW 20 GAUGE GALV. METAL ROOF DECK (REFER TO STRUCTURAL DRAWINGS). EXISTING STEEL BAR JOIST STRUCTURE IS SLOPED AT APPROX. 1/8" PER FOOT (FIELD VERIFY). ALL TAPERED INSULATION SHALL BE SLOPED @ MINIMUM 3/8" PER FOOT AT FINISH ROOFING. POLYISO, BASE AND TAPERED INSULATION AND ROOF BOARD SET WITH OLYBOND 500 FOR CONCRETE DECKS. ALL TPO TO BE ADHERED TO 1/2" USG SECUROCK BRAND GYPSUM-FIBER ROOF BOARD WITH "QUICKSPRAY LV" ADHESIVE.

7. ALL WOOD FASTENING GREATER THAN 4" SHALL HAVE MINIMUM OF TWO FASTENERS. ALL WOOD ENDS SHALL HAVE TWO FASTENERS, 3 INCHES FROM ENDS.

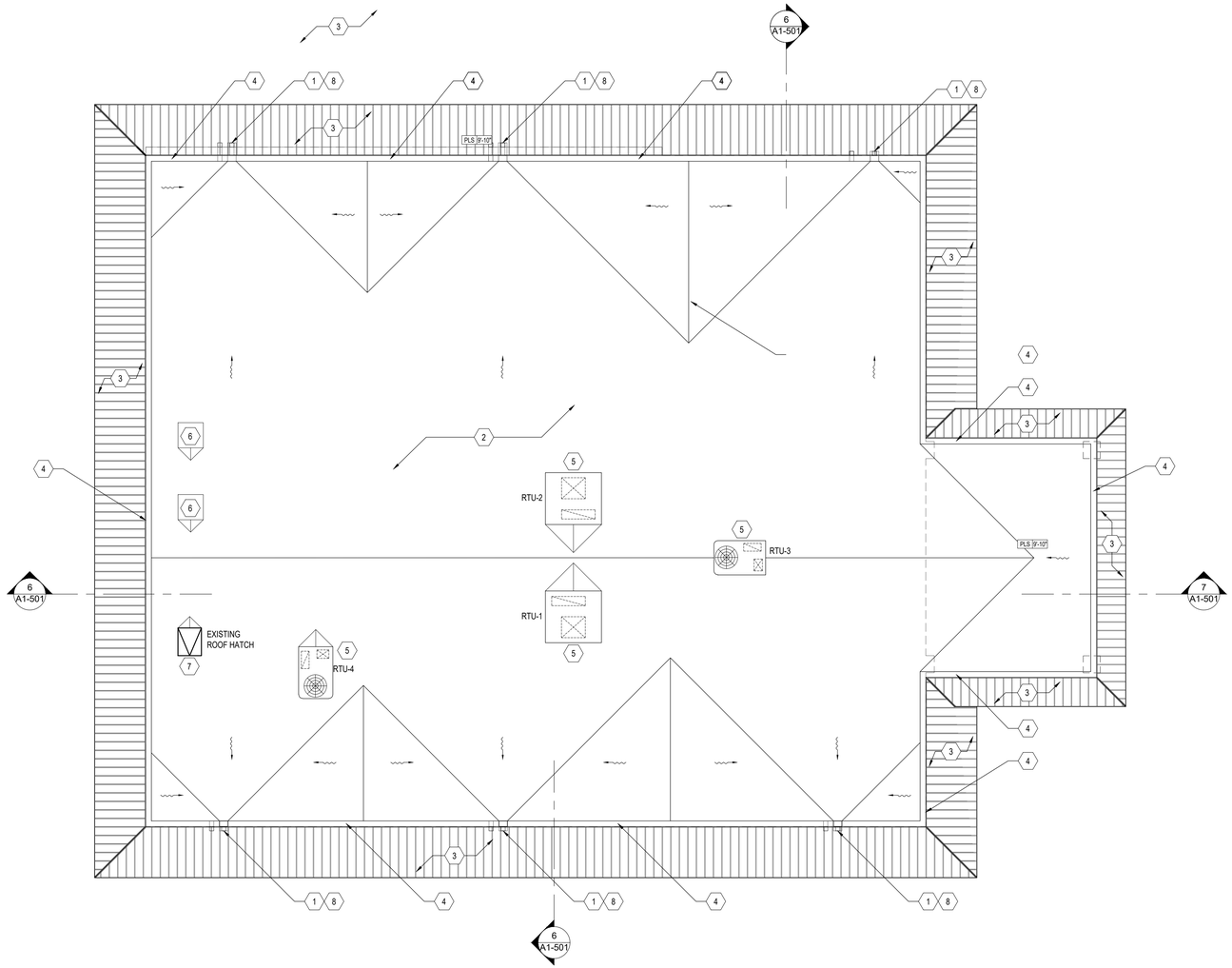
8. ALL METAL FASTENING GREATER THAN 4" SHALL HAVE MINIMUM OF TWO FASTENERS. ALL METAL ENDS SHALL HAVE TWO FASTENERS, 1 1/2 INCHES FROM ENDS.

9. PROVIDE GAF EVERGUARD TPO WALKWAY ROLLS "GREY" HEAT WELDED DIRECTLY TO TPO FROM ROOF ACCESS DOOR TO ALL ROOFTOP MECHANICAL EQUIPMENT THAT REQUIRES GENERAL MAINTENANCE.

3 ROOF PLAN GENERAL NOTES

1. 12" WIDE X 8" DEEP X 12" ALUMINUM COLLECTOR HEAD WITH FACTORY FINISH TO 4" WIDE X 2" DEEP ALUMINUM DOWNSPOUT WITH FACTORY FINISH. REFER TO 4 / A1-102 FOR MORE INFORMATION.
2. GAF OR APPROVED EQUAL, 60 MIL SMOOTH-BACKED ROOFING SYSTEM OVER ROOF BOARD POLYISO INSULATION FULLY ADHERED TO EXISTING CONCRETE ROOF DECK (REFER TO 3/A1-102, NOTE 6) FOR MORE INFORMATION.
3. NEW METAL SEAM ROOF AND UNDERLAYMENT. REFER TO A1-501 FOR MORE INFORMATION.
4. NEW METAL STEEL CAP. REFER TO A1-501 FOR MORE INFORMATION.
5. NEW ROOFTOP MECHANICAL EQUIPMENT ON ROOF CURB. REFER TO MECHANICAL PLANS FOR MORE INFORMATION.
6. EXISTING ROOF TOP VENT.
7. EXISTING ROOF HATCH.
8. EMERGENCY OVERFLOW COLLECTOR HEAD WITH FACTORY FINISH TO 4" WIDE X 2" DEEP ALUMINUM DOWNSPOUT WITH FACTORY FINISH. TO UNDERSIDE ROOF OVERHANG. REFER TO 5 / A1-102 FOR MORE INFORMATION.

2 PROPOSED ROOF PLAN - KEYNOTES



1 PROPOSED ROOF PLAN
SCALE: 1/8" = 1'-0"

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A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN.
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
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Merrill Ann Romanik
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CHECKED BY: **ML**

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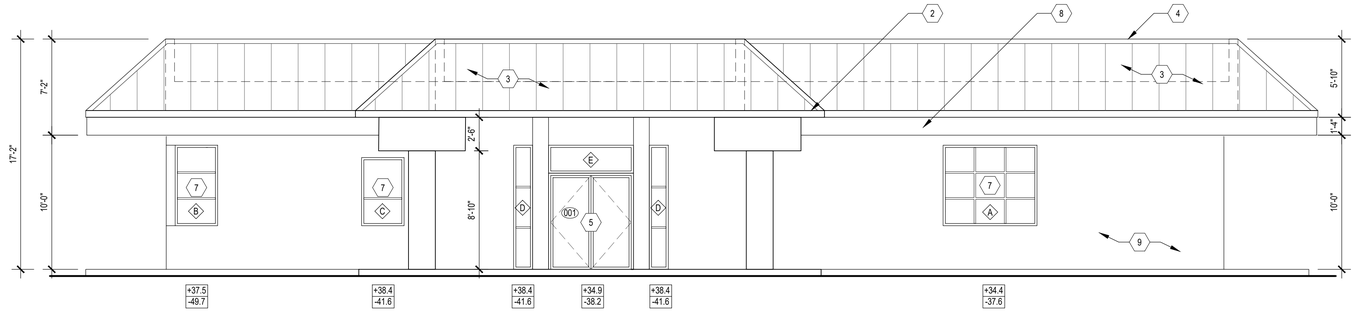
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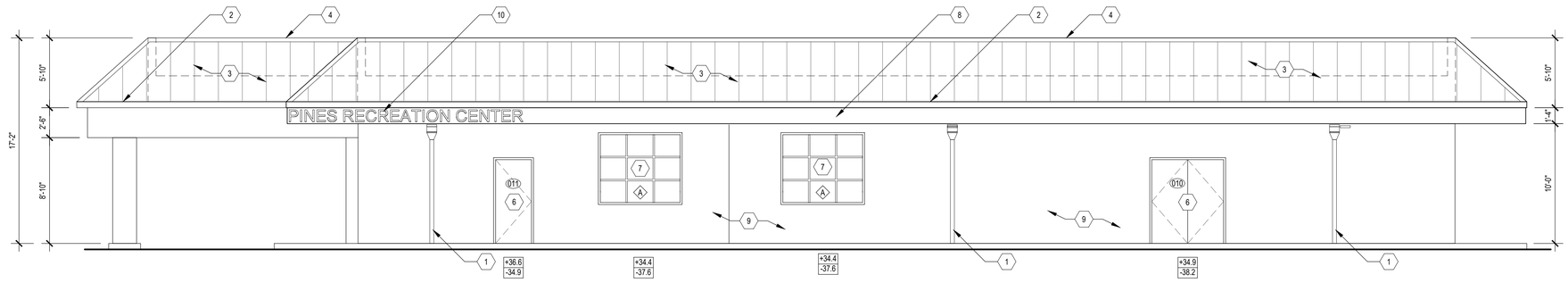
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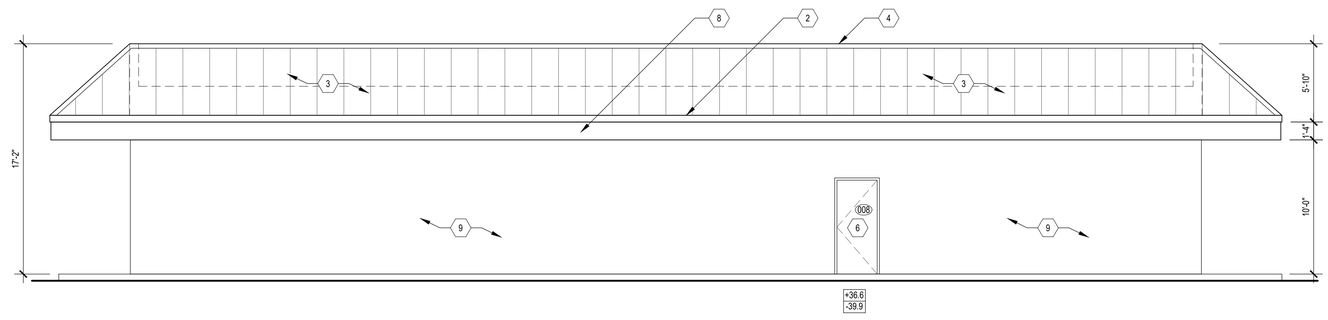
Exhibit "A"



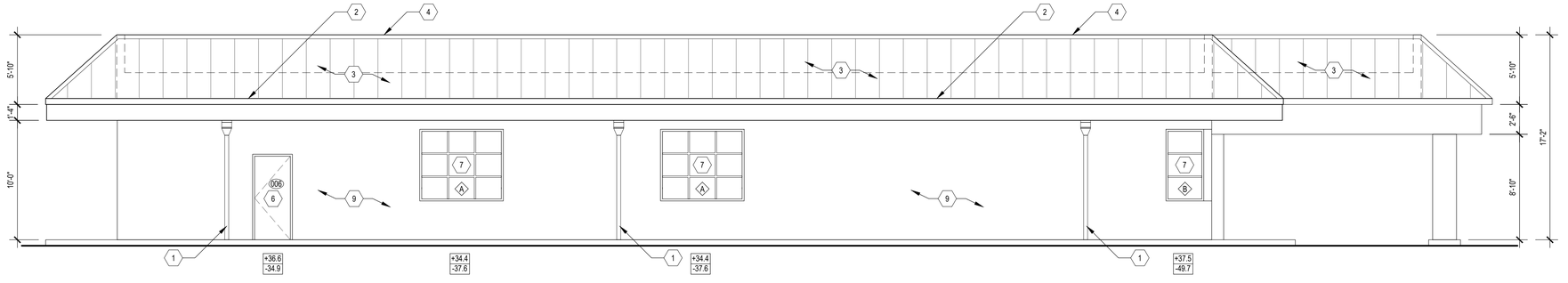
4 EXISTING EXTERIOR EAST ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



3 EXISTING EXTERIOR NORTH ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



2 EXISTING EXTERIOR WEST ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



1 PROPOSED EXTERIOR SOUTH ELEVATION
SCALE: 3/16" = 1'-0"

6 NOT USED

1. 12" WIDE X 8" DEEP X 12" ALUMINUM COLLECTOR HEAD WITH FACTORY FINISH TO 4" WIDE X 2" DEEP ALUMINUM DOWNSPOUT WITH FACTORY FINISH
2. 2(...)
3. NEW METAL SEAMED ROOF AND UNDERLAYMENT. REFER TO A1-501 FOR MORE INFORMATION.
4. NEW METAL STEEL CAP. REFER TO A1-501 FOR MORE INFORMATION.
5. NEW STOREFRONT DOOR AND WINDOW. REFER TO A1-801 FOR MORE INFORMATION
6. NEW EXTERIOR HALLOW METAL DOOR. REFER TO A1-801 FOR MORE INFORMATION
7. NEW EXTERIOR IMPACT RATED ALUMINUM WINDOW. REFER TO A1-801 FOR MORE INFORMATION.
8. NEW FASCIA BOARD WITH PAINT FINISH. REFER TO A1-501 FOR MORE INFORMATION
9. PAINT EXISTING EXTERIOR MASONRY WALL.
10. ALUMINUM PAINTED BLACK REVERSE NO LIT CHANNEL LETTER SINAGE TO BE COORDINATED WITH THE CITY PRIOR TO FABRICATION

5 PRROPOSED KEYNOTES - EXT. ELEVATIONS

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN.
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
AR 0015810
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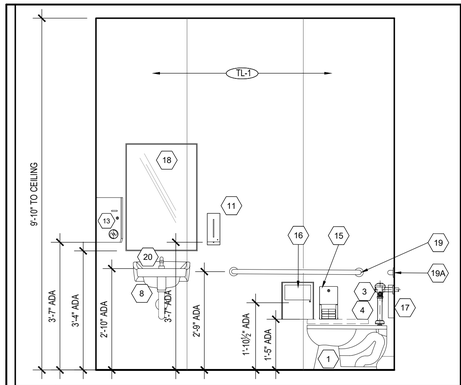
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SHEET TITLE:
PROPOSED EXTERIOR ELEVATIONS

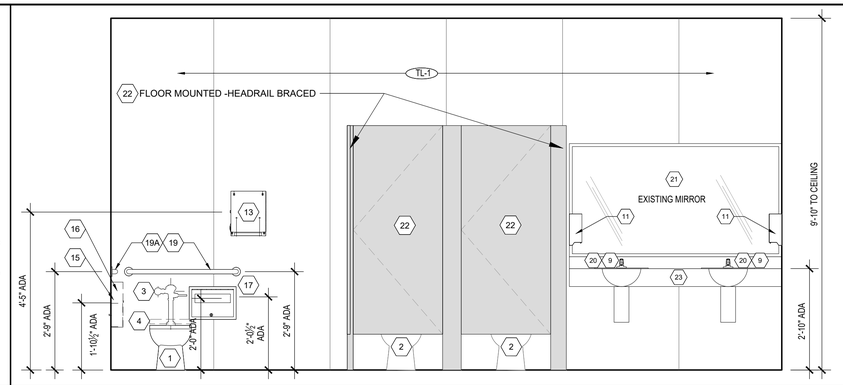
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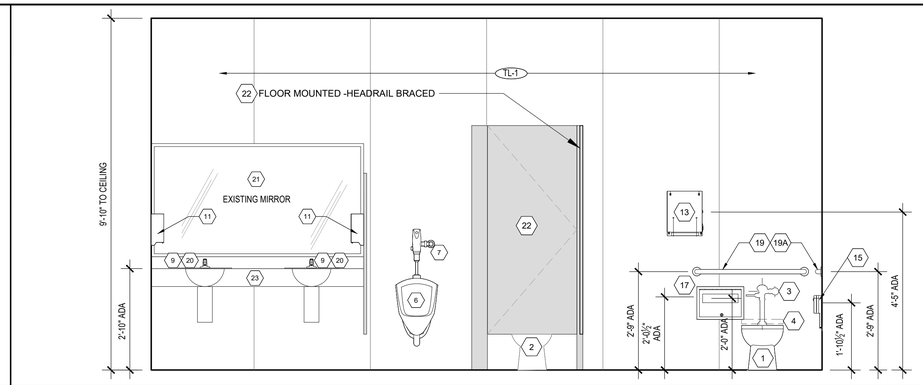
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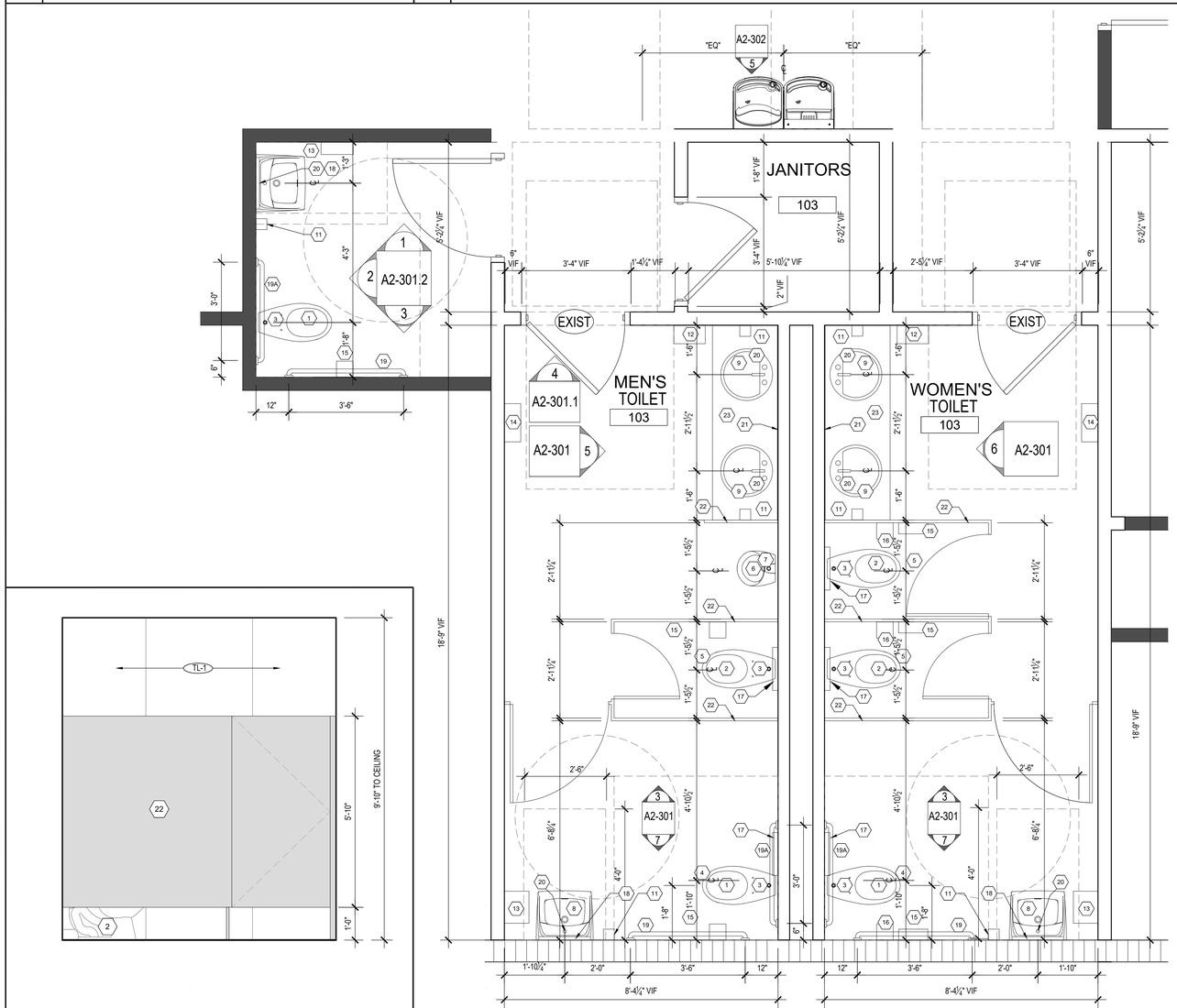
7 INTERIOR RESTROOM ELEVATION
TYPICAL MIRROR ELEVATION ON MEN'S RESTROOM, SCALE: 1/2" = 1'-0"



6 INTERIOR RESTROOM ELEVATION,
WOMEN'S RESTROOM ELEVATION SCALE: 1/2" = 1'-0"

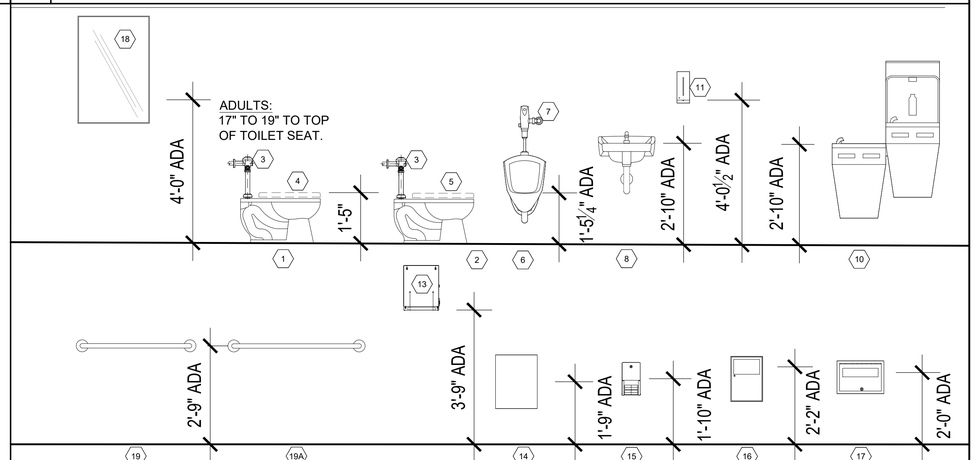


5 INTERIOR RESTROOM ELEVATION
MEN'S RESTROOM ELEVATION. SCALE: 1/2" = 1'-0"



3 INTERIOR RESTROOM ELEVATION
TYPICAL MIRROR ELEVATION ON MEN'S RESTROOM, SCALE: 1/2" = 1'-0"

2 TOILET ROOMS FLOOR PLAN
SCALE: 1/2" = 1'-0"



1. PROVIDE ADA COMPLIANT SIGNS AS ALL ACCESSIBLE RESTROOMS IN COMPLIANCE WITH FBC 2023 ACCESSIBILITY CHAPTER 7, 703 (TYPICAL THROUGHOUT)

2. PROVIDE "TRUBO PROTECTIVE COVERING" AT ALL EXPOSED LAVATORY DRAIN PIPES IN COMPLIANCE WITH FBC 2020 ACCESSIBILITY, SECTION 606.5

MARK	MODEL	MANF'R.	MODEL	DESCRIPTION
1	FLOOR MOUNT ADA TOILET	AMERICAN STANDARD	MADERA FLOWISE 3461.001.020	FLOOR MOUNT FLUSH VALVE TOILET, VIERIOUS CHINA, WHITE, ELONGATED BOWL, POWERFUL DIRECT-FED SIPHON JET ACTION, 1,28 GPF, AND 1.6 GPF WHEN USED WITH AN AMERICAN STANDARD FLUSH VALVE, 15" RIM HEIGHT EFFICIENCY, LOW CONSUMPTION.
2	FLOOR MOUNT STANDARD TOILET	AMERICAN STANDARD	MADERA FLOWISE 3451.001.020	FLOOR MOUNT FLUSH VALVE TOILET, VIERIOUS CHINA, WHITE, ELONGATED BOWL, POWERFUL DIRECT-FED SIPHON JET ACTION, 1,28 GPF, AND 1.6 GPF WHEN USED WITH AN AMERICAN STANDARD FLUSH VALVE, 16.5" RIM HEIGHT FOR ACCESSIBLE APPLICATION, EFFICIENCY, LOW CONSUMPTION.
3	WC FLUSH VALVE / AUTO BATTERY	AMERICAN STANDARD	6065.121.002	SELECTRONIC SENSOR OPERATED TOILET FLUSH VALVE 1.28 GPF BATTERY POWER
4	TOILET SEAT ADA	CENTOCO	1500STSCCFE-001	WHITE ELONGATED, OPEN FRONT
5	TOILET SEAT STANDARD	CENTOCO	500STSCCFE-001	WHITE ELONGATED, OPEN FRONT
6	URINAL	AMERICAN STANDARD	WASHBROOK FLOWISE UNIVERSAL6590.001EC.020	WALL MOUNTED, VITROUS CHINA WITH EVERCLEAN
7	URINAL FLUSH VLAVE / AUTO BATTERY	AMERICAN STANDARD	6063.051.002	SELECTRONIC SENSOR OPERATED URINAL FLUSH VALVE 1.28 GPF BATTERY POWER
8	ADA WALL MOUNT LAVATORY	AMERICAN STANDARD	9024.004EC.020 OR 9024.001EC.020	VITREOUS CHINA, WALL HUNG, WHITE (020), 4" CENTERSET OR CENTER HOLE, 5" BOWL DEPTH, 12-13/16" FRONT TO BACK, 13-15/16" WIDE, 20" X 18.25" NOMINAL DIMENSIONS, WITH OVERFLOW
9	UNDERMOUNT LAVATORY	AMERICAN STANDARD	9482.000.020	VITREOUS CHINA UNDERMOUNT, WHITE (020)4" BOWL DEPTH 13-1/4" FRONT TO BACK , 16-3/4" WIDE , WITH OVERFLOW .
10	DRINKING FOUNTAIN / BI-LEVEL	ELKAY	LZSTL8WSSP	ENHANCED EZH2O BOTTLE FILLING STATION & VERSATILE BI-LEVEL ADA COOLER FILTERED, STAINLESS
11	SOAP DISPENSER	BOBRICK	B-2013	RECESSED, FOAM DISPENSER, SENSOR
12	ELECTRIC DRYER	BOBRICK	B-7128	SURFACE MOUNTED AUTOMATIC HAND DRYER, ADA COMPLIANT, SATIN FINISH
13	PAPER TOWEL DISPENSER / SURFACE MOUNT	BOBRICK	B-2860	AUTOMATIC, ACCOMMODATES UP TO 3.5" DIAMETER STUB ROLL
14	WAIST RECEPTACLE / SURFACE MOUNT	BOBRICK	B-279	CAPACITY OF 6.4 GAL.
15	TOILET PAPER DISPENSER / SURFACE MOUNT	BOBRICK	B-2888	UNIT HOLDS (2) TWO STANDARD TOILET TISSUE ROLLS UP TO 5.25" DIAMETER
16	SANITARY NAPKIN DISPENSER / SURFACE MOUNTED	BOBRICK	B-254	WALL MOUNTED
17	SEAT COVER DISPENSER / SURFACE MOUNTED	BOBRICK	B-221	CAPACITY OF 250 SEAT COVERS OR ONE BOX
18	MIRROR ADA STALL / SURFACE MOUNT	BOBRICK	B-1656	24" X 36", ¾" PROJECTION FROM WALL, ADA: AT LEAST ONE MIRROR SHALL HAVE THE BOTTOM OF REFLECTIVE SURFACE 40" MAX. ABOVE FINISH FLOOR.
19 19A	GRAB BAR / SURFACE MOUNTED	BOBRICK	B-6806	18", 36", 42" AS REQUIRED
20	LAVATORY FAUCETS / AUTO BATTERY	AMERICAN STANDARD	7755.105.002	NEXTGEN SELECTRONIC FAUCET
21	MIRROR	-	-	EXISTING TO BE REUSED
22	PRIVACY PARTITIONS	SCRANTON	HINY HIDERS	SOLID PLASTIC HANDRAIL BRACES COLOR CHARCOAL GREY : OP (ORANGE PEEL) , PILASTER SHOES : STAINLESS STEEL, BRACKET, CONTINUOUS STAINLESS STEEL HELIX, ALUM.HANDRAIL
23	WALL HUNG LAVATORY - ADA	-	-	WALL MOUNTED SINK WITH CONCEALED IN WALL SUPPORT. PROVIDE SLEEVE FOR PIPES.

1 FIXTURE AND ASSESORY SCHEDULE
NTS

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A Zyscovich Company
ARCHITECTURE PLANNING INTERIOR DESIGN
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Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
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CHECKED BY: MR

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SHEET TITLE:

ENLARGED GROUND FLOOR TOILET & JANITORS PLAN & ELEVATIONS

SHEET NUMBER:

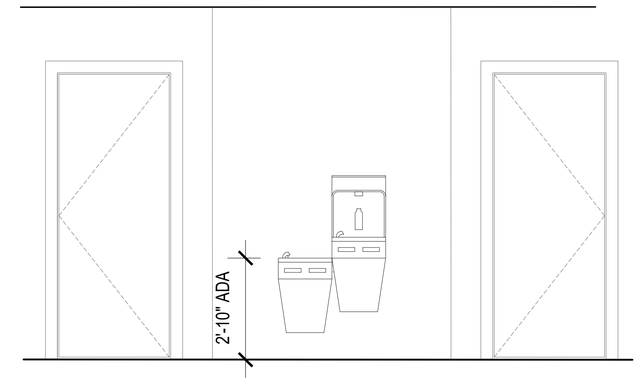
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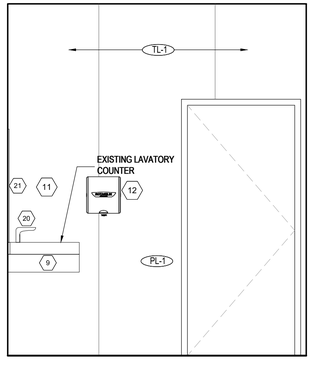
Exhibit "A"

4 NOT USED
SCALE: N.A.

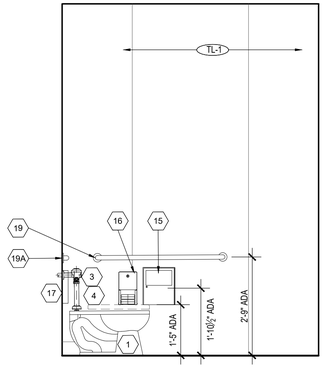


5 DRINKING FOUNTAIN ELEVATION
SCALE: 1/2" = 1'-0"

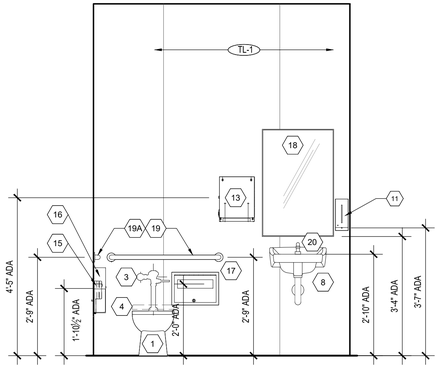
6 NOT USED
SCALE: N.A.



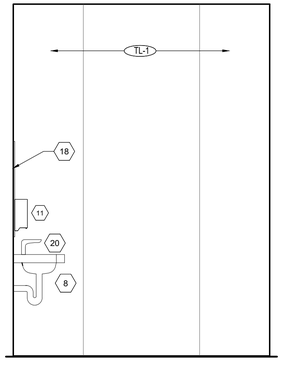
4 INTERIOR RESTROOM ELEVATION
SCALE: 1/2" = 1'-0"



3 INTERIOR RESTROOM ELEVATION
SCALE: 1/2" = 1'-0"



2 INTERIOR RESTROOM ELEVATION,
SCALE: 1/2" = 1'-0"



1 INTERIOR RESTROOM ELEVATION
SCALE: 1/2" = 1'-0"

SRS
A Zyscovich Company
ARCHITECTURE PLANNING INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
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www.synalovski.com

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CHECKED BY: **MR**

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SHEET TITLE:

ENLARGED TOILET & JANITORS ELEVATIONS

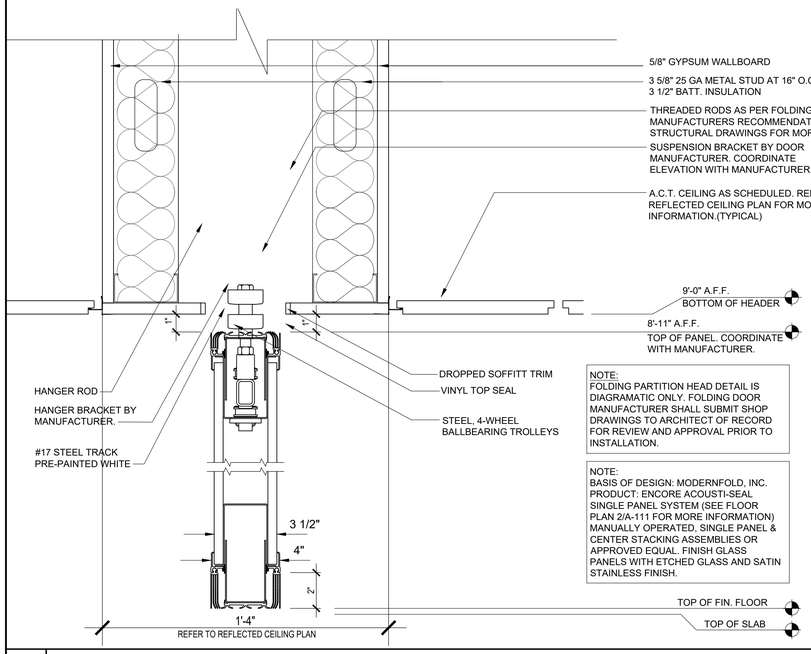
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Exhibit "A"



NOTE:
FOLDING PARTITION HEAD DETAIL IS DIAGRAMATIC ONLY. FOLDING DOOR MANUFACTURER SHALL SUBMIT SHOP DRAWINGS TO ARCHITECT OF RECORD FOR REVIEW AND APPROVAL PRIOR TO INSTALLATION.

NOTE:
BASIS OF DESIGN: MODERNFOLD, INC. PRODUCT: ENCORE ACOUSTI-SEAL SINGLE PANEL SYSTEM (SEE FLOOR PLAN 2/A-111 FOR MORE INFORMATION) MANUALLY OPERATED, SINGLE PANEL & CENTER STACKING ASSEMBLIES OR APPROVED EQUAL. FINISH GLASS PANELS WITH ETCHED GLASS AND SATIN STAINLESS FINISH.

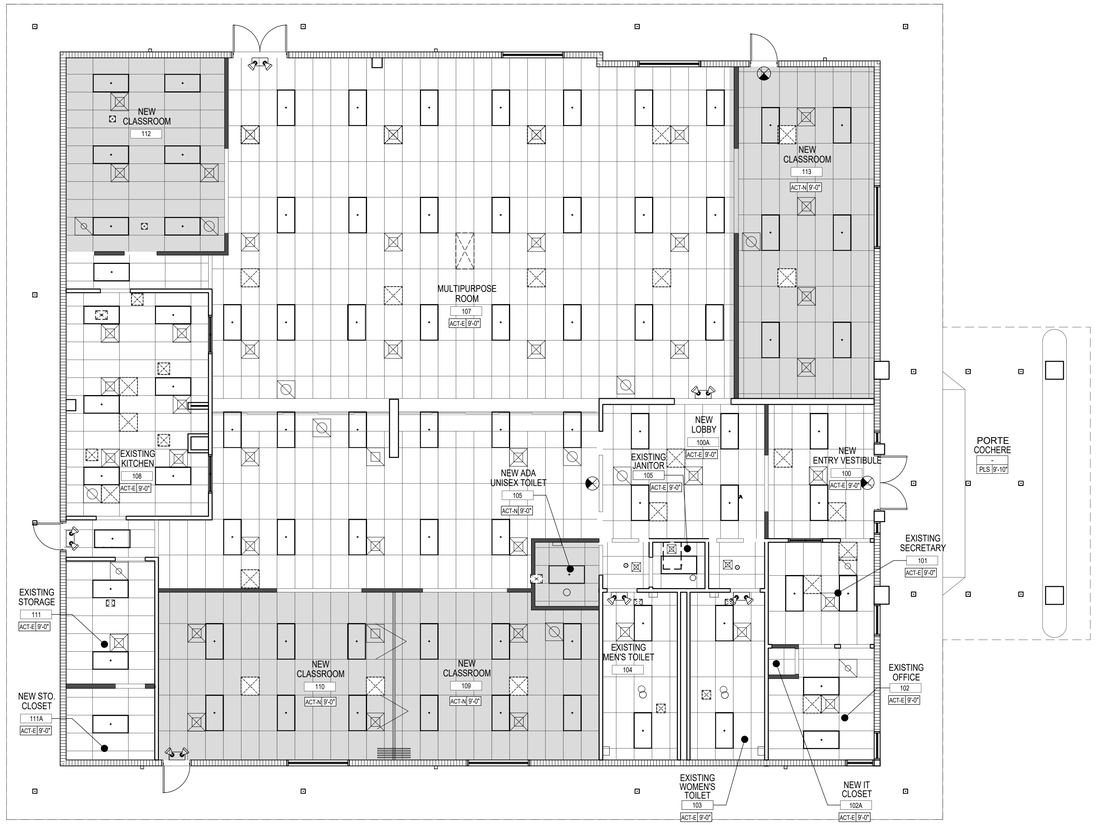
5 SLIDDING DOOR CEILING DETAIL
3" = 1' 0"

SYMBOL	DESCRIPTION
GB	PAINTED GYPSUM BOARD CEILING - SEE C & D ON 3/A-601, TO BE PAINTED COLOR TO BE SELECTED AT LATER DATE. SHEEN: FLAT
ACT	2x4 ACOUSTICAL CEILING GRID. USG - OLYMPIA MICRO PANELS, ACOUSTICAL PANELS ACT-A, 2'X4 X 5/8", NRC ,0.50, CAC 35TILE IN: USG 9/16" CENTRICITEE DX/DXL FLAT "WHITE" 0.50 STANDARD ADVANTAGE GRID.
ACT-E	2x4 ACOUSTICAL CEILING GRID TO REMAIN. CEILING TILES TO BE REPLACED WITH NEW TO MATCH NEW ACT CEILING.
EX	ALL EXPOSED STRUCTURE AREAS - PROPERLY CLEAN AND PREPARE ALL EXISTING STRUCTURE SURFACES AS WRITTEN SPECIFICATIONS FOR BENJAMIN MOORE SUPER WHITE FLAT SPRAY APPLICATION / DRY FALL PAINT OR APPROVED EQUAL. PAINT ALL CONDUITS, EXPOSED DUCTWORK, SPRINKLER PIPES, ETC.
ACT-N	NEW 2x4 ACOUSTICAL CEILING GRID. USG - OLYMPIA MICRO PANELS, ACOUSTICAL PANELS ACT-A, 2'X4 X 5/8", NRC ,0.50, CAC 35TILE IN: USG 9/16" CENTRICITEE DX/DXL FLAT "WHITE" 0.50 STANDARD ADVANTAGE GRID.

4 REFLECTED CEILING PLAN SCHEDULE

1. REFER TO MECHANICAL DRAWINGS FOR EXACT NUMBER, TYPE AND LOCATION OF SUPPLY, RETURN AND EXHAUST FIXTURES.
2. REFER TO ELECTRICAL DRAWINGS FOR EXACT NUMBER, TYPE AND LOCATION OF OUTLETS.
3. CONTRACTOR SHALL COORDINATE THE WORK OF ALL TRADES INVOLVED IN THE CEILING WORK TO INSURE CLEARANCES FOR FIXTURES, DUCTS, PIPING, CEILING SUSPENSION SYSTEMS, ETC,, NECESSARY TO MAINTAIN THE FINISHED CEILING HEIGHTS AS INDICATED ON THE ARCHITECTURAL DRAWINGS.
4. PERIMETER CEILING ANGLE, WHERE OCCURS, SHALL BE INSTALLED TIGHT TO PARTITION SURFACES, FREE FROM CURVES, BREAKS OR OTHER IRREGULARITIES.
5. LIGHT FIXTURES, EXIT SIGNS AND OTHER CEILING ELEMENTS SHALL BE LOCATED IN CENTER OF INDIVIDUAL CEILING TILE U.O.N. OR AS DIRECTED BY THE ARCHITECT.
6. PROVIDE CEILING ACCESS AS REQUIRED FOR EQUIPMENT AND SYSTEMS MAINTENANCE. VERIFY MANUFACTURER RECOMMENDATIONS.
7. ALL SWITCHES AND DIMMERS SHALL BE LOCATED 48" ABOVE FINISHED FLOOR, TO CENTER OF SWITCHES AND 6" FROM DOOR FRAME U.O.N., MULTIPLE SWITCHES AT ONE LOCATION SHALL BE GANGED TOGETHER AND FINISHED WITH ONE COVER PLATE.
8. THE REFLECTED CEILING PLAN INDICATES THE LOCATION OF CEILING TYPES, CEILING FIXTURES, AND ASSOCIATED ITEMS. REFER TO ENGINEERING DRAWINGS (LIGHTING PLAN) FOR CIRCUITING, WIRING LAY-OUT, AND ADDITIONAL INFORMATION.
9. ALL SPECIFIC INFORMATION CONCERNING INSTALLATION OF VARIOUS ABOVE CEILING ELEMENTS ARE TO BE FOUND IN THE HVAC, PLUMBING, FIRE PROTECTION, ELECTRICAL AND LIGHTING DRAWINGS, BY THE DESIGN ENGINEERS.
10. CONTRACTOR TO NOTIFY ARCHITECT OF ANY CONFLICTS WITH CEILING FIXTURE LOCATIONS, MAIN RUNNERS, DUCTS, ETC., PRIOR TO INSTALLATION.
11. VERIFY FIELD CONDITIONS AND LOCATION OF ALL PLUMBING, MECHANICAL DUCTS, STRUCTURAL ELEMENTS AND ANY AND ALL OTHER APPLICABLE ITEMS. INSTALL NEW PLUMBING, DUCTS, CONDUITS, AND OTHER RELATED ITEMS, SO AS TO NOT CONFLICT WITH LIGHTS AND ANY UNIQUE FIELD CONDITIONS.
12. PROVIDE AND INSTALL EMERGENCY LIGHTING PER ADA / TITLE 24 REQUIREMENTS.

2 REFLECTED CEILING PLAN KEY NOTES



3 REFLECTED CEILING PLAN EXTERIOR
SCALE: 1/8" = 1'-0"

	SYMBOL	TYPE	DESCRIPTION
C1		2'X4'ACOUSTIC TILE	(REFER TO FINISH SCHEDULE, A-901 FOR MORE INFORMATION)
C2		2'X4' LIGHT FIXTURE	
C4		2'X2' A/C RETURN	
C5		EMERGENCY EXIT LIGHT	
C6		CANOPY LIGHT	
C7		WIRELESS ACCENT POINT	
L1 L1E		2X4 LED LIGHT FIXTURE/ 2X4 LED LIGHT FIXTURE WITH EMERGENCY BATTERY	
L2 L2E		2X2 LED LIGHT FIXTURE/ 2X2 LED LIGHT FIXTURE WITH EMERGENCY BATTERY	
C8		NEW ACOUSTICAL CEILING SYSTEM AND CEILING GRID	

1 REFLECTED CEILING PLAN LEGEND
SCALE: 1/8" = 1'-0"

CEILING PLAN NOTES:

1. CONTRACTOR IS TO VERIFY IN FIELD THE EXISTING HVAC DUCTWORK LAYOUT AND MOUNTING HEIGHTS. COORDINATE TRADES, AND NOTIFY ARCHITECT OF ANY CONFLICT IN THE EVENT OF CONFLICT. CONTRACTOR SHALL PROVIDE THE ARCHITECT WITH AN "AS-BUILT" DRAWING INDICATING WHERE AND WHAT THE CONFLICT IS AND ANY OTHER PERTAINING INFORMATION THAT MAY HELP TO RESOLVE THE CONFLICT.

2. ALL CEILING SYSTEMS SHALL BE SUPPORTED INDEPENDENT OF ALL NEW AND EXISTING PIPES, DUCTS, CONDUITS, ETC. WHERE REQUIRED, CEILING CONTRACTOR SHALL PROVIDE SELF-SUPPORTED CHANNEL IRON TIED TO THE STRUCTURE USING 3/8" THREADED ROD SUPPORTS.

3. NEW LIGHT FIXTURES, DIFFUSERS AND ANY CEILING MOUNTED ITEMS SHALL BE CENTERED IN CEILING TILES, IN THE CASE OF SCORED TILES. ITEMS SHALL BE CENTERED IN 2X2 AREA, UNLESS OTHERWISE NOTED.

4. REFER TO MEP DRAWINGS FOR ADDITIONAL SCOPE AND INFORMATION.

5. CEILING FINISH MATERIALS SHALL BE CLASS A OR CLASS B IN EXITS AND EXIT ACCESS CORRIDORS. IN ALL OTHER AREAS SHALL BE CLASS C.

1 CEILING NOTES

SRS
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ARCHITECTURE. PLANNING. INTERIOR DESIGN.
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CHECKED BY: ML

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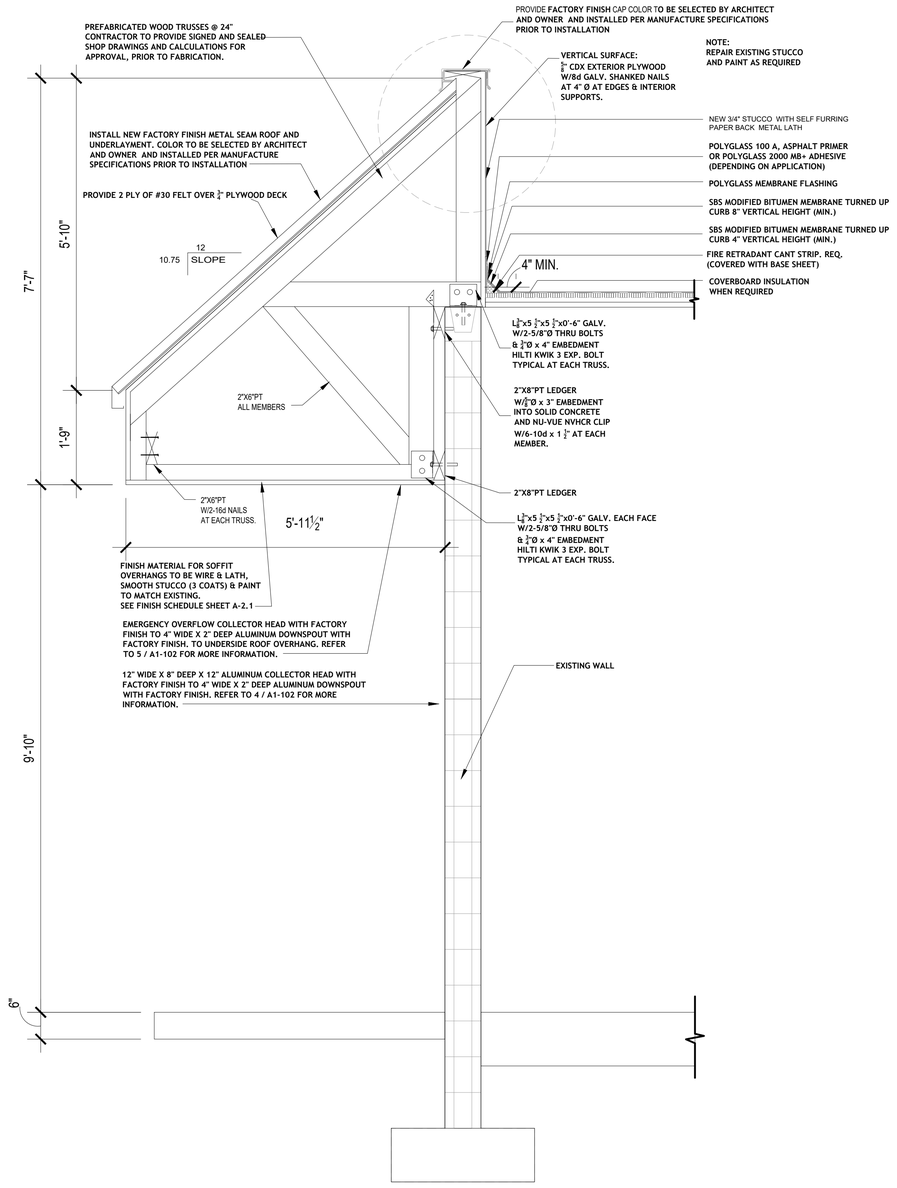
REFLECTED CEILING PLAN

SHEET NUMBER:

A2-401

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Exhibit "A"



6 OVERALL WALL SECTION
SCALE: 3/4" = 1'-0"

1. REMOVE ALL CONDENSATE PIPES FOR NEW ROOF AND RE- CONNECT (TYPICAL)

2. ALL EXISTING PACKAGE UNITS SUPPORT HOT TAR TO BE REMOVED FROM PANS AND RE-SEALED WITH HOT TAR (TYPICAL)

3. ALL ROOF PENETRATIONS TO BE RESEALED, SEE DETAILS AND SPECIFICATIONS.

4. ALL INSULATION TO BE TAPERED TO CREATE A 1/4" ROOF SLOPE AS INDICATED ON PLANS.

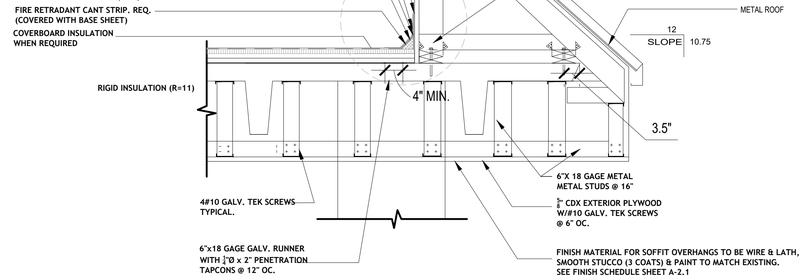
5. PROVIDE THE REQUIRED ROOF INSULATION THICKNESS SO THAT THE TOTAL ROOF ASSEMBLY WILL ACHIEVE AN AVERAGE INSULATION VALUE OF R-20. THE CONTRACTOR SHALL PROVIDE, AT THE TIME OF SHOP DRAWING SUBMITTAL, A TOTAL ASSEMBLY CROSS SECTION SHOWING THE R-11 FOR EACH OF THE ROOF ELEMENTS AND THE TOTAL R-VALUE EXPECTED TO BE ACHIEVED UPON COMPLETION OR THE ROOFING SYSTEM.
6. THE ACTUAL SLOPE OF THE ROOF MUST BE 1/4" PER LINEAR FOOT (MINIMUM) AND THE CRICKETS MUST SLOPE AT 1/2" PER LINEAR FOOT (MINIMUM)

7. SOME ROOF AREAS MAY REQUIRE A COMBINATION OF ADDITIONAL TAPERED INSULATION & LIGHTWEIGHT CONCRETE IN ORDER TO MAINTAIN THE REQUIRED SLOPES AND HIGH AND LOW POINTS AS INDICATED IN THE DRAWINGS.

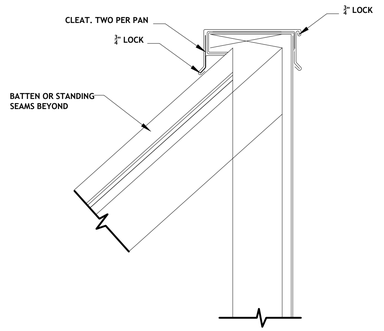
8. PROVIDE CRICKETS AT ALL EQUIPMENT CURBS, ROOF SCUTTLES & PRE-FABRICATED HEAT/SMOKE VENTS AT 1/2" PER LINEAR FOOT (MINIMUM) SO AS TO PREVENT WATER ACCUMULATION AT THE CURBS.

9. THE CONTARACTOR/ROOFING INSTALLER SHALL COORDINATE THE FINAL ROOF OPENING LOCATIONS WITH OTHER TRADES AND THE M.E.P. DRAWINGS SO THAT ALL PENETRATIONS WILL HAVE BEEN LOCATED AND COMPLETED PRIOR TO THE PLACEMENT OF THE LIGHTWEIGHT CONCRETE.

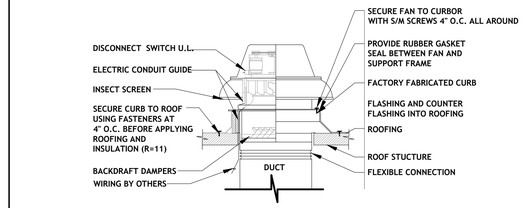
3 ROOFING NOTES



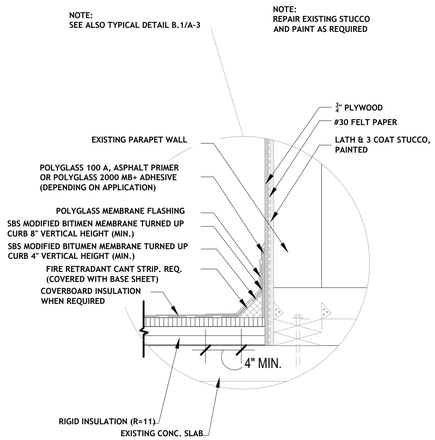
7 WALL SECTION
SCALE: 3/4" = 1'-0"



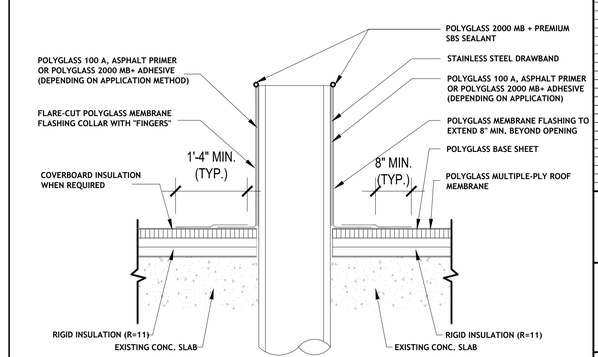
5 DETAIL
SCALE: 1 1/2" = 1' 0"



4 EXAUST FAN DETAIL
N.T.S



2 FLASHING DETAIL
SCALE: 1' 1/2" = 1'-0"



1 TYPICAL PENETRATION / VENT DETAIL
N.T.S

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A Zyscovich Company
ARCHITECTURE | PLANNING | INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale, FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
AR 0015810
Seal

PEMBROKE PINES RECREATION CENTER

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PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**

ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: **NA**

CHECKED BY: **MR**

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SHEET TITLE:

DETAILS

SHEET NUMBER:

A1-501

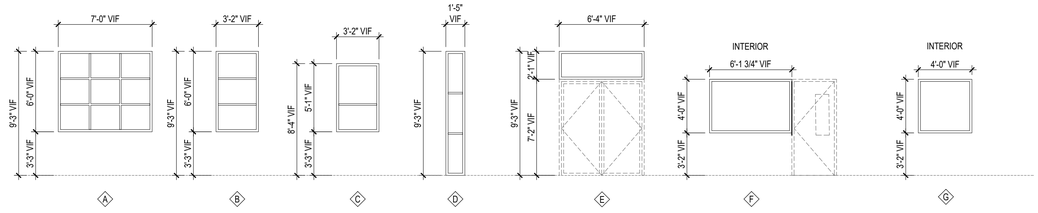
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Exhibit "A"

WINDOW SCHEDULE

MARK	SIZE		TYPE	FIRE RATED	IMPACT	GLASS	ROUGH OPENING (VERIFY)	WIND PRESSURE DESIGN (PSF)		REMARKS
	WD	HGT								
A	7'-0" VIF	6'-0" VIF	ALUMINUM		YES	LAMINATED	7'-0" X 6'-0" EXISTING	+34.4	-37.6	
B	3'-2" VIF	6'-0" VIF	ALUMINUM		YES	LAMINATED	3'-2" X 6'-0" EXISTING	+37.5	-49.7	CORNER WINDOWS
C	3'-2" VIF	5'-1" VIF	ALUMINUM		YES	LAMINATED	3'-2" X 5'-1" EXISTING	+38.4	-41.6	
D	1'-5" VIF	9'-3" VIF	ALUMINUM		YES	LAMINATED	1'-5" X 9'-3" EXISTING	+38.4	-41.6	
E	6'-4" VIF	2'-1" VIF	ALUMINUM		YES	LAMINATED	2'-1" X 6'-4" EXISTING	+38.4	-41.6	FIXED TRANSOM OVER MAIN ENTRY DOOR
F	6'-1" VIF	4'-0" VIF	ALUMINUM		NO	LAMINATED	6'-1" X 4'-0" PROPOSED	-	-	FIXED INTERIOR WINDOW TEMPERED GLAZING
G	4'-0" VIF	4'-0" VIF	ALUMINUM		NO	LAMINATED	4'-0" X 4'-0" PROPOSED	-	-	FIXED INTERIOR WINDOW TEMPERED GLAZING

6 WINDOW SCHEDULE



4 WINDOW ELEVATIONS ILLUSTRATIONS

GENERAL WINDOW NOTES:

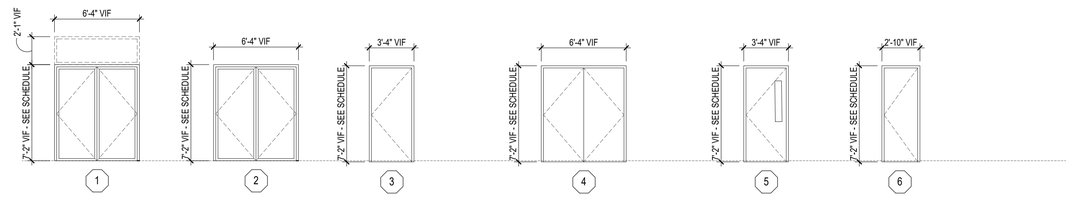
1. ALL FRAME OPENING DIMENSIONS TO BE VERIFIED BY CONTRACTOR.
2. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ARCHITECT'S REVIEW AND APPROVAL PRIOR TO FABRICATION.
3. ALL EXTERIOR WINDOWS SHALL MEET OR EXCEED POSITIVE AND NEGATIVE DESIGN WIND LOAD PRESSURES. REFER TO STRUCTURAL DRAWINGS FOR MORE INFORMATION.
4. PROVIDE ALL MULLIONS & STRUCTURAL SUPPORTS REQUIRED FOR PROPER WINDOW INSTALLATION.
5. CONTRACTOR TO SUBMIT WINDOW FRAME FINISH SAMPLE TO ARCHITECT PRIOR TO ORDERING.
6. ALL EXTERIOR WINDOW & EXTERIOR DOOR GLAZING SHALL MEET DESIGN CRITERIA FOR ENERGY CALCULATIONS AS PREPARED BY MECHANICAL ENGINEER FOR THIS SPECIFIC PROJECT. GENERAL CONTRACTOR TO VERIFY WITH ENERGY CALC'S. AS INDICATED ABOVE, (U-VALUE:=1.25, SHGC: = 0.82, VLT: = 0.76). GREY TINTING MAY BE SUBSTITUTED FOR CLEAR GLAZING TO ACHIEVE VLT: (VISIBLE LIGHT TRANSMISSION) COEFFICIENT IF NECESSARY. SIMILARLY, TO ACHIEVE THERMAL PERFORMANCE CRITERIA GREY TINTING MAY BE SUBSTITUTED FOR LOW-E COATING IF NECESSARY.
7. ALL P.T. WD. BUCKS TO BE ANCHORED TO CONCRETE OPENING W/ 2 1/4"L HARDENED COIL NAILS OF .099" DIA. @ 8" O.C. (STAGGERED) WITH MIN. 1.25" PENETRATION OF MASONRY.
8. WINDOWS TO BE FASTENED TO CONCRETE AND THRU WOOD BUCKS AS PER PRODUCT APPROVAL.
9. SHOULD SHIMS BE REQUIRED BETWEEN BUCK AND WINDOW, THEY ARE TO BE 1/4" MAX. THICKNESS. ANCHORAGE OF WINDOW TO CONCRETE MUST STILL CONFORM TO PRODUCT APPROVAL IN REGARDS TO DEPTH OF PENETRATION OF ANCHORS
10. P.T. WD. BUCK MAY BE TRIMMED AS REQUIRED SUCH THAT THE MIN. THICKNESS IS NOT LESS THAN 1/2".
11. BACKBED THE WOOD BUCK WITH SEALANT BEFORE FASTENING AND SET THE WINDOW IN A BED OF SEALANT ON ALL FOUR (4) SIDES.
12. USE BACKER ROD TO FILL GAPS BETWEEN WINDOW AND ROUGH OPENINGS BEFORE CAULKING OR USE NON-EXPANDING FOAM (TYPICAL THROUGHOUT THIS PROJECT).

2 WINDOW SCHEDULE NOTES

DOOR SCHEDULE GROUND FLOOR

ROOM NAME & NUMBER	DOOR TAG	DOOR SIZE WD	DOOR SIZE HGT	DOOR SIZE THK	ELEV.	MATL	CORE	FINISH	GLAZING	FRAME MATL	FRAME JAMB TYPE	WIND PRESSURE DESIGN (PSF) POSITIVE	WIND PRESSURE DESIGN (PSF) NEGATIVE
(100) LOBBY VESTIBULE	001	6'-0"	7'-0"	1 3/4"	1	ALUMN/ GLASS		PRE-FINISHED	LAMINATED	ALUMINUM	-	-	-
(105) NEW ADA UNISEX TOILET	002	3'-0"	7'-0"	1 3/4"	3	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	+34.9	-38.2
(102A) NEW CLOSET	003	2'-6"	7'-0"	1 3/4"	6	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	-	-
(109) NEW CLASSROOM	004	3'-0"	7'-0"	1 3/4"	5	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	-	-
(110) NEW CLASSROOM	005	3'-0"	7'-0"	1 3/4"	5	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	-	-
(110) NEW CLASSROOM	006	3'-0"	7'-0"	1 3/4"	3	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	+36.6	-39.9
(102A) NEW CLOSET	007	2'-6"	7'-0"	1 3/4"	6	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	-	-
(107) MULTIPURPOSE ROOM	008	3'-0"	7'-0"	1 3/4"	3	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	-	-
(112) NEW CLASSROOM	009	3'-0"	7'-0"	1 3/4"	5	HOLLOW METAL	HOLLOW	STAIN GRADE		HOLLOW METAL	-	-	-
(107) MULTIPURPOSE ROOM	010	6'-0"	7'-0"	1 3/4"	4	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	+34.9	-38.2
(113) NEW CLASSROOM	011	3'-0"	7'-0"	1 3/4"	3	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	+36.6	-39.9
(113) NEW CLASSROOM	012	3'-0"	7'-0"	1 3/4"	5	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL	-	-	-
(100A) NEW LOBBY	013	6'-0"	7'-0"	1 3/4"	2	ALUMN/ GLASS		PRE-FINISHED	LAMINATED	ALUMINUM	-	-	-

5 DOOR SCHEDULE



3 DOOR ELEVATIONS ILLUSTRATIONS

GENERAL DOOR NOTES:

1. DOORS AND HARDWARE SHALL COMPLY WITH N.F.P.A. 101, 2021 EDITION 7.2.1, 12.2.2.2 (NEW ASSEMBLY), AND F.B.C., 8th EDITION 2023.
2. ALL EGRESS PATH DOORS SHALL HAVE PANIC HARDWARE AND AUTO-CLOSERS. LOCKS SHALL NOT REQUIRE THE USE OF A KEY, A TOOL, OR SPECIAL KNOWLEDGE OR EFFORT FOR OPERATION FROM THE EGRESS SIDE.
3. ALL HARDWARE MUST BE LEVER TYPE COMPLYING WITH F.B.C., ACCESSIBILITY.
4. ALL DOOR THRESHOLDS SHALL COMPLY W/ F.B.C. ACCESSIBILITY.
5. CONTRACTOR MUST PROVIDE TWO COPIES OF EACH KEY AS WELL AS A MASTER KEY FOR ALL DOORS.
6. ALL DOORS TO RECEIVE 1-1/2 HINGES, 3 SILENCERS, AND FLOOR/ WALL STOPS.
7. ALL INTERIOR WOOD DOORS SHALL BE PAINT FINISH.
8. ALL EXTERIOR HOLLOW METAL DOORS TO BE 16 GAUGE. ALL INTERIOR HOLLOW METAL DOORS TO BE 18 GAUGE.
9. PROVIDE BOWARD COUNTY PRODUCT APPROVAL FOR ALL EXTERIOR STOREFRONT DOORS & WINDOW SYSTEMS.
10. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ARCHITECTS APPROVAL PRIOR TO ORDERING, PURCHASING, AND/OR INSTALLING.
11. PROVIDE A 180 DEGREE WIDE ANGLE DOOR VIEWER ON ALL EXTERIOR SERVICE DOORS.
12. ALL CORES TO BE SCHLAGE EVEREST FSIC INCLUDING STOREFRONT DOORS.
13. PROVIDE BLANK UNCUT KEYS TO CITY FOR REYKEYING AFTER COMPLETION.

HARDWARE GROUPS:

GENERAL

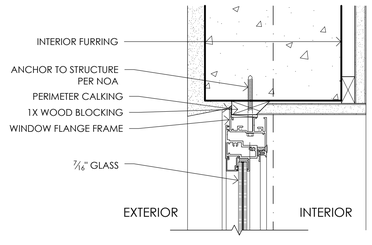
- SCHLAGE "EVEREST29" KEY CYLINDERS (PAIRS WELL WITH SCHLAGE ND SERIES GRADE 1 LOCKSET, LOCK FUNCTION TBD BY OWNER)
- VON DUPRIN CLOSER MODEL 4040XP
- VON DUPRIN "98/99" VERTICAL CONCEALED ROD RIM EXIT DEVICE (WHERE PUSH-BAR IS REQUIRED)

GROUP 1: (OFFICE/CLASSROOM)
DOOR HINGES
DOOR SILENCERS
DOOR LEVER - SCHLAGE (EVEREST29)
ALL HARDWARE TO BE BLACK MATE
LOCK FUNCTION - TBD.

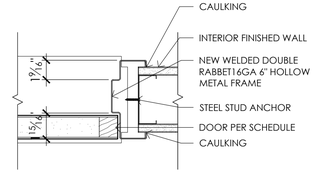
GROUP 2: (JANITOR,STORAGE,)
DOOR HINGES
DOOR SILENCERS
CONCEALED CLOSER WITH HOLD OPEN FEATURE
DOOR LEVER- SCHLAGE (EVEREST29)
LOCK FUNCTION - TBD.

GROUP 3: INTERIOR PANIC HARDWARE
DOOR HINGES
DOOR SILENCERS
PANIC HARDWARE -VON DUPRIN "98/99"
DOOR CLOSER - VON DUPRIN "MODEL 4040XP"
LOCK FUNCTION - TBD.

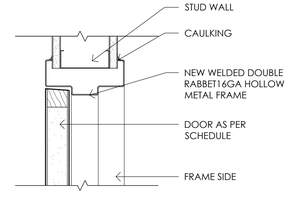
1 DOOR SCHEDULE NOTES



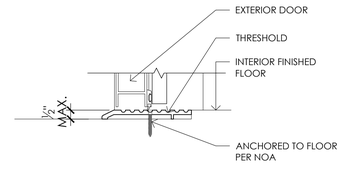
12 TYPICAL WINDOW DETAIL
NOT TO SCALE



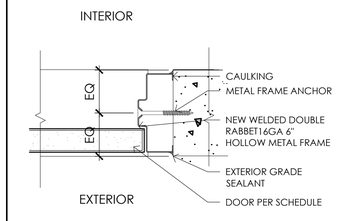
11 TYPICAL INTERIOR DOOR JAMB
NOT TO SCALE



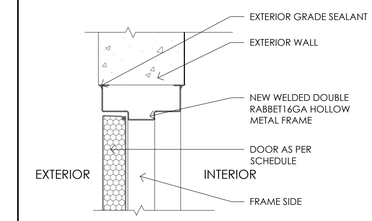
10 TYPICAL INTERIOR DOOR HEADER
NOT TO SCALE



9 TYPICAL EXTERIOR DOOR THRESHOLD
NOT TO SCALE



8 TYPICAL EXTERIOR DOOR JAMB
NOT TO SCALE



7 TYPICAL EXTERIOR DOOR JAMB
NOT TO SCALE

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ARCHITECTURE, PLANNING, INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
AR 0015810
Seal

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7400 PINES BOULEVARD
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REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**

ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: **JR/SH**

CHECKED BY: **MR**

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SHEET TITLE:

DOOR, WINDOW SCHEDULE AND DETAILS

SHEET NUMBER:

A2-801

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

INTERIOR FLOOR FINISHES			
FINISH	CODE	BASIS OF DESIGN OR APPROVED EQUAL	
FLOOR TILE	TL-02	MANUF: CROSSVILLE COLLECTION: SHADES 2.0 LAMINAM PORCELAIN PANEL COLOR:CLAY FINISH: UPS-UNPOLISHED WITH CROSS SHEEN THICKNESS: 9.5MM	PLANK 3'-3" X 9'=10" THICKNESS 3+MM EPOXY GROUT
VINYL TILE	LVT-1	MANUF: TARKETT COLLECTION: ADAPTT STONEWALK COLOR: WOODLOT OAK GROVE 2322 FINISH: 20 MIL	PLANK 48" X 7.2" PROVIDE QUIET COMFORT UNDERLAYMENT
INTERIOR WALL FINISHES			
WALL TILE	TL-01	MANUF: CROSSVILLE COLLECTION: NATURALI LAMINAM PORCELAIN PANEL COLOR:OSSIDIANA VENA GRIGIA FINISH: MATT THICKNESS: 3+MM	PLANK 3'-3" X 9'=10" EPOXY GROUT JOINT TRANSITION JOLLY / RENO-T JOLLY AT EDGES AND CORNERS, RENOT-T BETWEEN WALL PANELS ON THE SAME PLANE.
WALL BASE [GROUND FLOOR & STAIRS, COMMON AREAS]	WB-1	MANUF: TARKETT STYLE: BASE SCULPTURE ESCALATE COLOR: PEARL 22 INSTALL: PROVIDE INCONSPICUOUS SEAMS SIZE: 6"	**NOTES:** INSTALL PER MANUFACTURER'S SPECIFICATIONS. PROVIDE TWO COATS OF PAINT OVER PRIMER. WALLS SHOULD HAVE LEVEL 4 FINISH TO PROVIDE SMOOTH SURFACE.
INTERIOR PAINT	PT-1	MANUF: SHERWIN WILLIAMS COLOR: WESTHIGHLAND WHITE SW 7566 FINISH: EGG SHELL	INSTALL PER MANUFACTURER'S SPECIFICATIONS. PROVIDE TWO COATS OF PAINT OVER PRIMER. WALLS SHOULD HAVE LEVEL 4 FINISH TO PROVIDE SMOOTH SURFACE. WET SURFACES, TRIMS AND DOORS TO BE SEMI-GLOSS FINISH.
CEILING FINISHES			
CEILING	ACT-N ACT-E	MANUF: EXISTING 2X4 ACOUSTICAL CEILING GRID. NEW USG - OLYMPIA MICRO PANELS, ACOUSTICAL PANELS ACT-A, 2'X4 X 5/8"	
EXTERIOR PAINT			
EXTERIOR PAINT	PT-E	MANUF: SHERWIN WILLIAMS "DURATION " EXTERIOR ACRYLIC LATEX COLOR: TBD FINISH: FLAT	1 COAT OVER EXISTING, UNDISTURBED AREAS LOXON CONCRETE & MASONRY PRIMER, AND 2 COATS OVER NEW STUCCO

1. SUBMIT (3) SAMPLES OF ALL MATERIALS/ FINISHES FOR ARCHITECT'S APPROVAL BEFORE ORDERING.
2. ALL ITEMS SHALL BE PURCHASED AND INSTALLED BY CONTRACTOR UNLESS OTHERWISE NOTED.
3. ITEMS NOTED AS PURCHASED BY CLIENT: THESE SHALL BE SUPPLIED DIRECTLY TO CONTRACTOR FOR INSTALLATION. THE GC SHALL PROVIDE CLIENT WITH QUANTITIES REQUIRED FOR ORDERING IN A TIMELY FASHION AS TO NOT DELAY THE PROJECT.
4. ALL MATERIALS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S WRITTEN INSTRUCTIONS TO MAINTAIN PRODUCT PERFORMANCE AND WARRANTIES.
5. ALL EXISTING FINISHES TO REMAIN SHALL BE PROTECTED. IF DAMAGES THE FINISH SHALL BE REPLACED AS NECESSARY BY CONTRACTOR TO ACHIEVE A 'LIKE NEW' CONDITION.

FLOOR INSTALLATION:

6. ALL EXISTING SUBSTRATES SHALL BE CLEANED AND FILLED, ALL CRACKS SHALL BE REPAIRED ACCORDING TO MANUFACTURER'S SPECIFICATIONS. ANY/ ALL DEPRESSION IN THE SLAB SHALL BE LEVELED WITHIN 1/8"/10' SLOPE BEFORE INSTALLING FLOOR FINISHES.
7. ALL SLOPES SHALL BE DONE IN THE MOST INCONSPICUOUS MANNER. SLOPES SHALL BEGIN AT THE HIGHEST POINT AND BE FEATHERED OUT TO THE POINT IN ALL DIRECTIONS WITH A LATICRETE OR OTHER APPROVED METHOD AT A RATIO OF 1/8" - 10' MAX. THE GC SHALL NOTIFY THE ARCHITECT OF THEIR INTENDED METHOD BEFORE PROCEEDING WITH THE WORK.
8. ALL INSTALLATION OF PORCELAIN TILE FLOOR OR STONE FLOOR SHALL RECEIVE MUD-SET WHEREVER DEEM NECESSARY. ALL GROUTS SHALL BE A MAX OF 1/16". ANY EXTRA REQUIRED MUD-SET IS NEEDED, THE GC SHALL PROVIDE AT NO ADDITIONAL COST. THE GC SHALL CONFIRM WITH PRODUCT INSTALLER AND PRICE APPROPRIATELY DURING THE BID PROCESS. ALL DIFFERENCES IN FLOOR LEVEL DUE TO NEW MATERIAL INSTALLATION SHALL BE LEVELED AND FEATHERED OUT AS PER NOTES ABOVE.

BASEBOARDS:

9. GC TO ENSURE THAT ALL VINYL BASE IS TIGHTLY ADHERED TO ALL CORNERS (INSIDE AND OUTSIDE CORNERS) GC SHALL USE MANUFACTURERS' RECOMMENDED ADHESIVES.
10. ALL BASEBOARDS SHALL BE INSTALLED IN A CONTINUOUS FASHION. ALL CUTS SHALL BE LOCATED IN THE MOST INCONSPICUOUS PLACES.

WALL FINISHES:

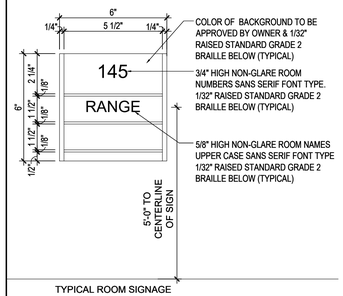
11. GC IS TO REFER TO ALL INTERIOR ELEVATIONS FOR WALL APPLICATION INSTALLATIONS AND ALIGNMENTS.
12. ALL PAINT SHALL BE APPLIED AS PER MANUFACTURER SPECIFICATIONS. UNLESS OTHERWISE NOTED, ALL PAINT FINISHES SHALL BE EGG SHELL ON A LEVEL 4 DRYWALL.

2 FINISHED SCHEDULE AND NOTES
SCALE: N.A.

GENERAL SIGNAGE NOTES:

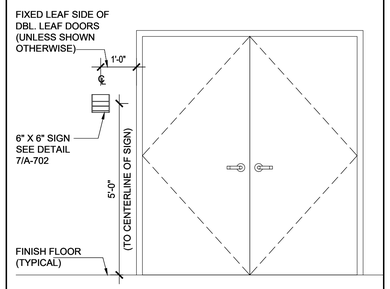
1). ALL SIGNAGE SHALL COMPLY WITH FBC 2023 ACCESSIBILITY.
2). ACCESSIBILITY SIGNAGE AND ROOM IDENTIFICATION SHALL CONTAIN RAISED CHARACTERS, BRAILLE, AND SYMBOLS, AND BE ACCORDING TO FBC 2023 ACCESSIBILITY.
3). PROVIDE RAISED IMAGE INTERIOR AND EXTERIOR SIGNAGE, ACCORDING TO FBC 2023 ACCESSIBILITY AND MATERIAL STANDARDS TO INCLUDE:
   (a) WHITE 1/32" MIN. RAISED UPPER CASE SANS SERIF LETTERS FOR ROOM NAMES AND ROOM NUMBERS, RAISED SYMBOLS OR PICTOGRAMS, AND GRADE II BRAILLE AT ACCESSIBLE HEIGHT LOCATIONS.
   (b) PROPORTIONS, HEIGHT, FINISH, CONTRAST, AND LOCATIONS ACCORDING TO ACCESSIBILITY REQUIREMENTS.
4). CONFIRM ROOM NAME AND NUMBERING WITH OWNER.
5). ALL DOORS, EXTERIOR AND INTERIOR, ARE TO BE IDENTIFIED WITH ROOM NAMES AND NUMBERS.
6). BACKGROUND COLORS:
   (a) PROVIDE BROWN BACKGROUND WITH RAISED WHITE INFORMATION.
      1). IDENTIFYING SIGNAGE AT PRIMARY ENTRANCES SHALL CONTAIN ROOM NAMES, NUMBERS, AND BRAILLE. PROVIDE ROOM NUMBERS AND BRAILLE ONLY AT SECONDARY OR EXIT DOORS OF THESE SPACES.
      2). TOILET ROOM SYMBOLS WITH VERBAL TEXT, PICTOGRAM, ACCESSIBILITY SYMBOL AND BRAILLE AT EACH TOILET ROOM ENTRY.
7). THE BASIS OF DESIGN FOR THE SIGNAGE PACKAGE FOR THIS PROJECT AS MANUFACTURED BY "NEW HERMES INCORPORATED".

6 GENERAL SIGNAGE NOTES

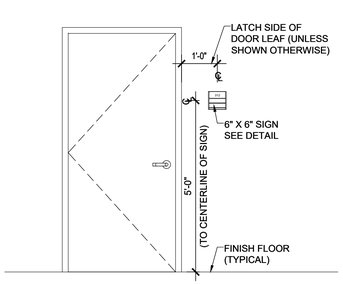


TYPICAL ROOM SIGNAGE

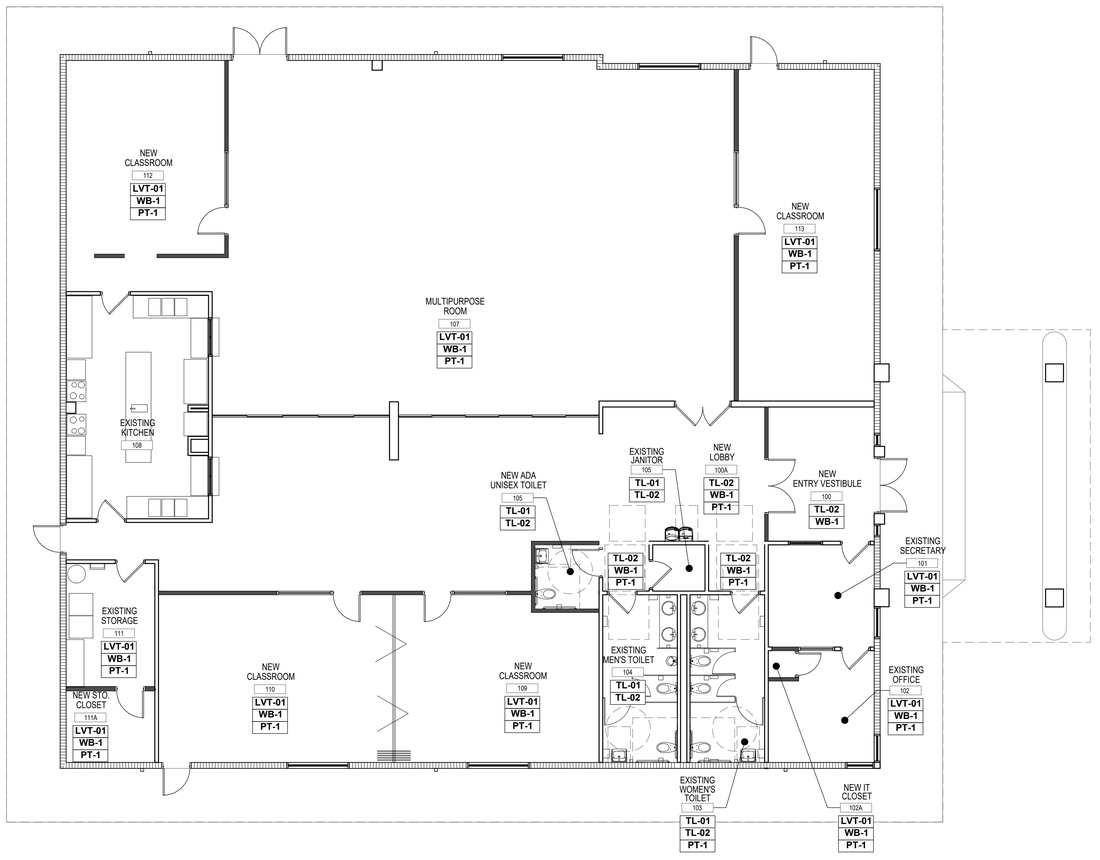
5 INDUVIDUAL SIGNAGE DETAILS



4 DBL DR (FIXED LEAF) SIGN
SCALE: 1/2"= 1'-0"



3 H.C. ACCESSIBLE SIGN
SCALE: 1/2"= 1'-0"



WALL LEGEND

EXISTING 8" CONCRETE BLOCK WALL

EXISTING NON-BEARING PARTITION

1 FINISH PLAN
SCALE: 1/8" = 1'-0"

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T 954.961.6806
F 954.961.6807
www.synalovski.com
Merrill Ann Romanik
AR 0015810
Seal

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7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**

ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: **FA**

CHECKED BY: **MS**

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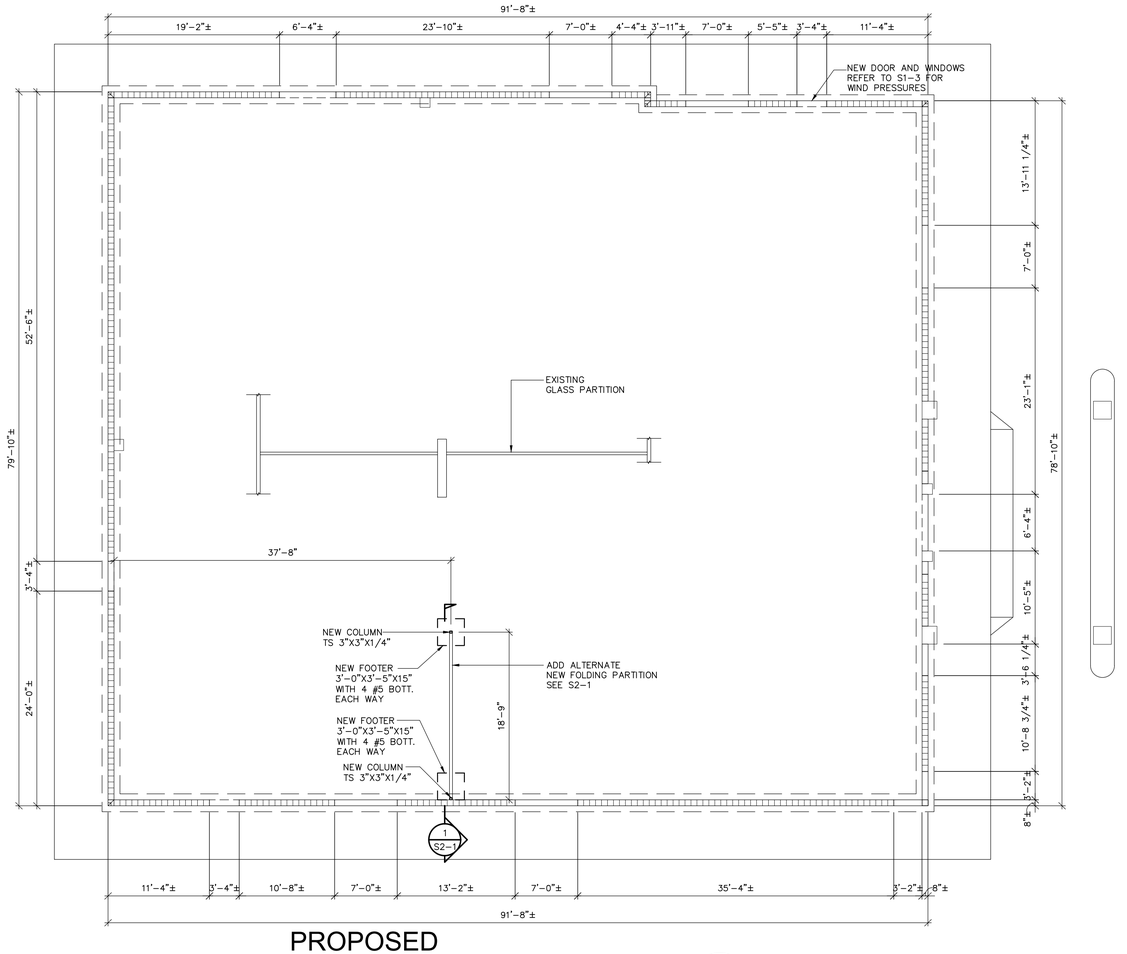
FINISH PLAN AND SCHEDULE

SHEET NUMBER:

A2-901

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"



PROPOSED FLOOR PLAN

SCALE: 1/8" = 1'-0"

1. WINDOWS AND DOOR WIND PRESSURES SEE SHEET S-3

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7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

SAAD EL-HAGE P.E. #42550

SAAD ELIA EL-HAGE
LICENSE
No. PE42550
STATE OF
Florida
PROFESSIONAL ENGINEER

CERTIFICATE OF
AUTHORIZATION #00008801

SAAD ELIA
EL-HAGE
CONSULTING ENGINEERS, INC
5601 NW 9th AVE.
(POWERLINE ROAD) SUITE 206
FORT LAUDERDALE, FL. 33309
OFFICE: (954) 771-8169
EMAIL: SEHENGRS@GMAIL.COM

DESIGN
DELIVERABLE: **PERMIT SET**
ISSUE DATE: **1/24/2025**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: **CP**
CHECKED BY: **SEH**

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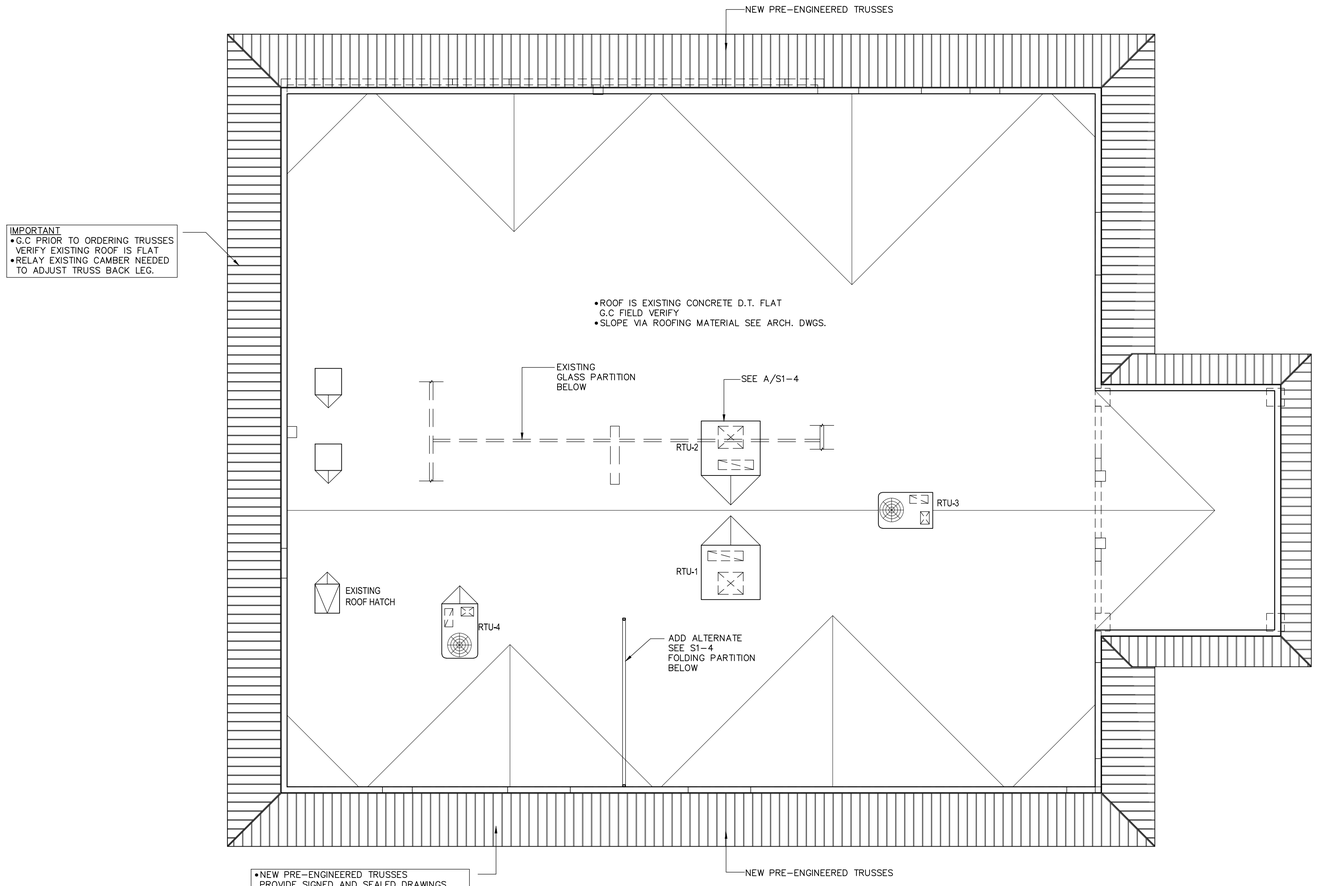
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PROPOSED PLAN

SHEET NUMBER:
S1-1

JOB# S24-046

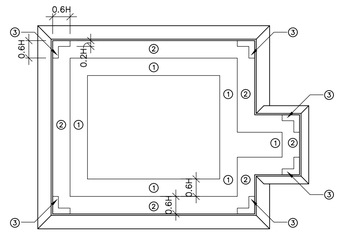
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Exhibit "A"



PROPOSED ROOF PLAN

SCALE: 1/8" = 1'-0"



PER F.B.C. 2023, ASCE 7-22
V=170 MPH (ULTIMATE)
V NOMINAL DESIGN=132.5 MPH
EXPOSURE =C
RISK CATEGORY =III
ENCLOSED BUILDING
BASIC WIND PRESSURE=42 PSF
GCPI=±0.18
ROOF MEAN HEIGHT 13FT
ZONE 1 =0.6H
ZONE 2 =0.6H
ZONE 3 =0.2H
Kz =0.98
Kd =0.85

NOMINAL PRESSURE IS USED:(ASD)
WIND UPLIFT PRESSURE (GROSS)
USE 9 PSF DEAD LOAD TO RESIST UPLIFT
ZONE (1) PUP=-57.96 PSF (BODY OF ROOF)
ZONE (2) PUP=-78.96 PSF (PERIMETER)
ZONE (3) PUP=-133.0 PSF (CORNER)

WIND UPLIFT (MEMBRANE) BASED ON 10 SQ.FT.
ZONE (1) PUP=-78.96 PSF (BODY OF ROOF)
ZONE (2) PUP=-104.16 PSF (PERIMETER)
ZONE (3) PUP=-141.96 PSF (CORNER)

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F 954.961.6807
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PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

SAAD EL-HAGE P.E. #42550

SAAD ELIA EL-HAGE LICENSED No. PE42550 STATE OF FLORIDA PROFESSIONAL ENGINEER

CERTIFICATE OF AUTHORIZATION #00008801

DESIGN DELIVERABLE: **PERMIT SET**

ISSUE DATE: **1/24/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: **CP**

CHECKED BY: **SEH**

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SHEET TITLE:

PROPOSED ROOF PLAN

SAAD ELIA EL-HAGE
CONSULTING ENGINEERS, INC
5601 NW 9th AVE.
(POWERLINE ROAD) SUITE 206
FORT LAUDERDALE, FL. 33309
OFFICE: (954) 771-8169
EMAIL: SEHENGRS@GMAIL.COM

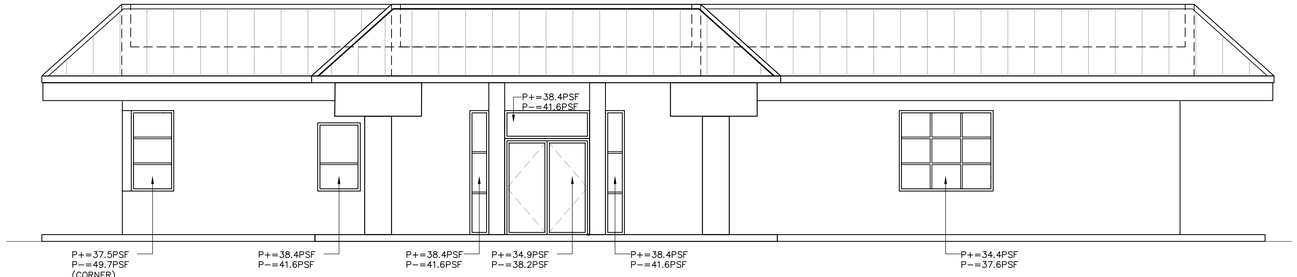
JOB# S24-046

SHEET NUMBER:

S1-2

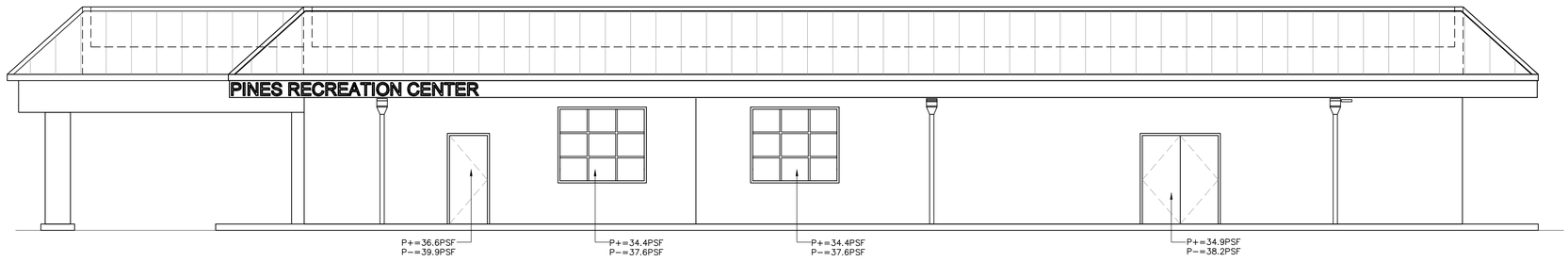
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Exhibit "A"



EXISTING EXTERIOR EAST ELEVATION

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

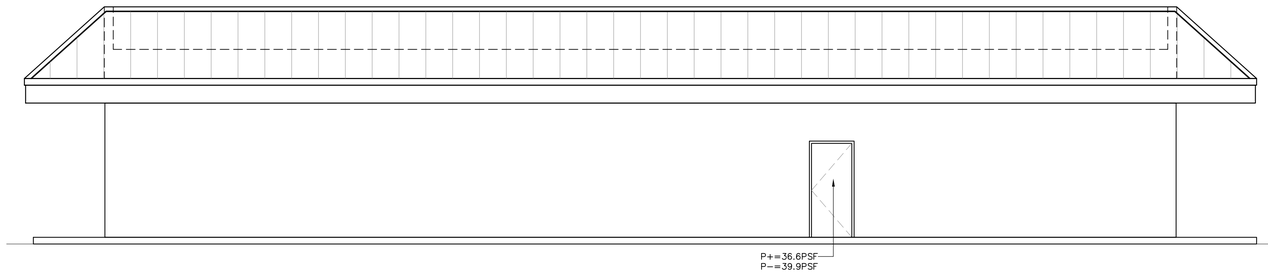


EXISTING EXTERIOR NORTH ELEVATION

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

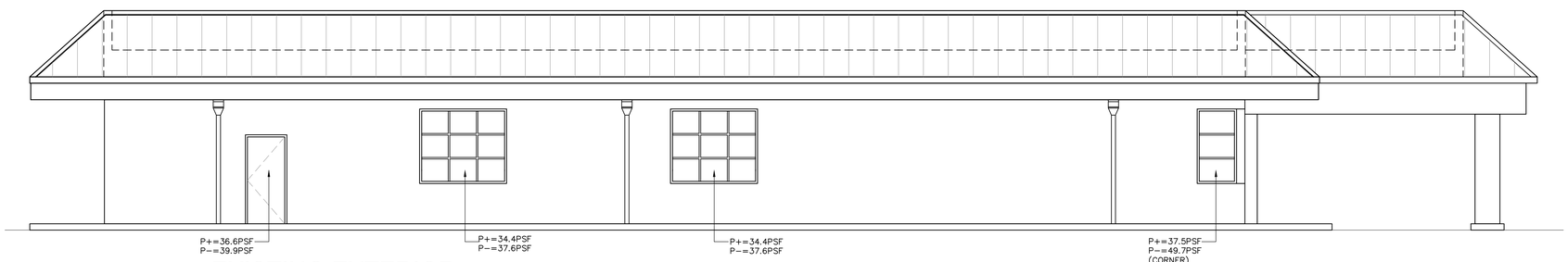
PER F.B.C. 2023, ASCE 7-22
V=170 MPH (ULTIMATE)
V NOMINAL DESIGN=132.5 MPH
EXPOSURE =C
ENCLOSED BUILDING

ALL WIND PRESSURES SHOWN ARE "ASD"



EXISTING EXTERIOR WEST ELEVATION

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



EXISTING EXTERIOR SOUTH ELEVATION

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

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T 954.961.6806
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SAAD EL-HAGE P.E. #42550
SAAD ELIA EL-HAGE LICENSE No. PE42550 STATE OF FLORIDA PROFESSIONAL ENGINEER
CERTIFICATE OF AUTHORIZATION #00008801

SAAD ELIA EL-HAGE
CONSULTING ENGINEERS, INC
5601 NW 9th AVE.
(POWERLINE ROAD) SUITE 206
FORT LAUDERDALE, FL. 33309
OFFICE: (954) 771-8169
EMAIL: SEHENGRS@GMAIL.COM

JOB# S24-046

DESIGN DELIVERABLE: **PERMIT SET**

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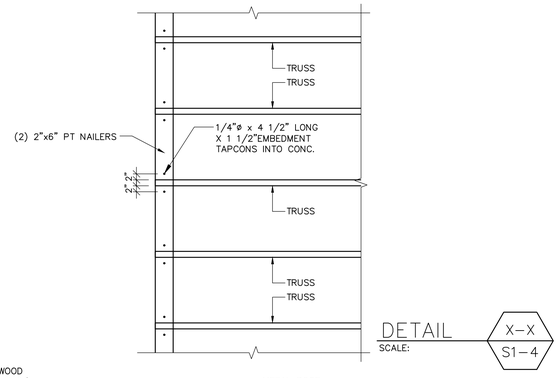
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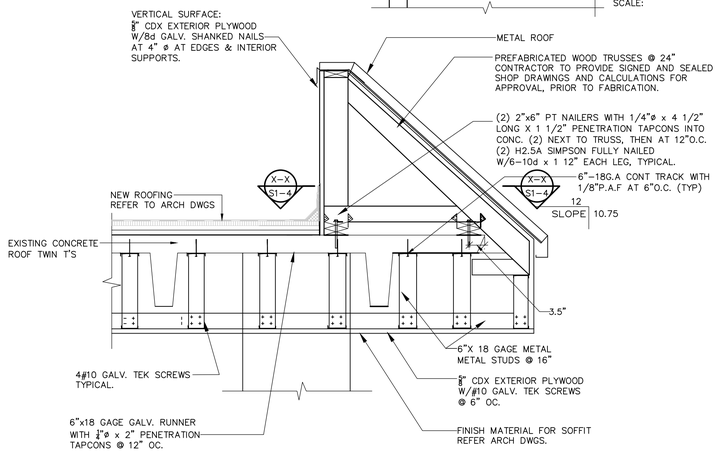
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S1-3

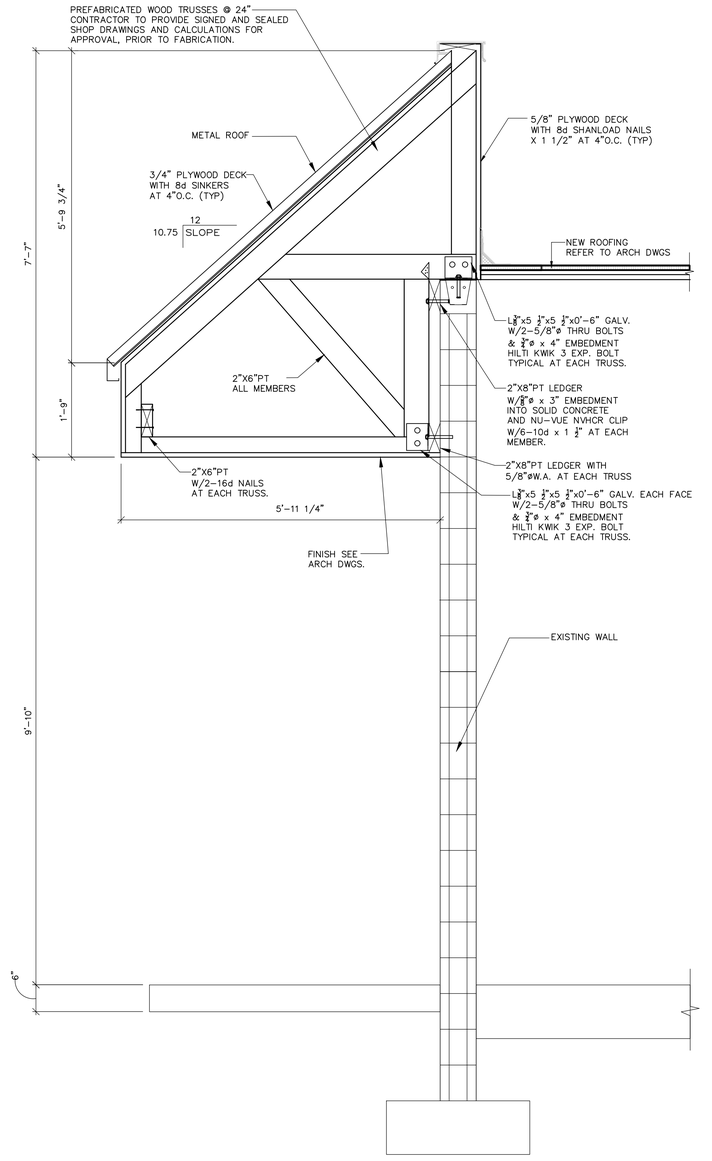
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Exhibit "A"

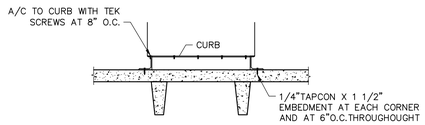




MANSARD TRUSS SECTION
SCALE: 3/4"=1'-0"



OVERALL WALL SECTION
SCALE: 3/4"=1'-0"



DOUBLE-T JOIST A/C DETAIL
SCALE: 1/2" = 1'-0"
A
S1-4

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T 954.961.6806
F 954.961.6807
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REV	DATE	DESCRIPTION

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SAAD ELIA EL-HAGE
LICENSED
No. PE42550
STATE OF FLORIDA
PROFESSIONAL ENGINEER
CERTIFICATE OF
AUTHORIZATION #00008801

SAAD ELIA
EL-HAGE
CONSULTING ENGINEERS, INC
5601 NW 9th AVE.
(POWERLINE ROAD) SUITE 206
FORT LAUDERDALE, FL. 33309
OFFICE: (954) 771-8169
EMAIL: SEHENGRS@GMAIL.COM

JOB# S24-046

DESIGN
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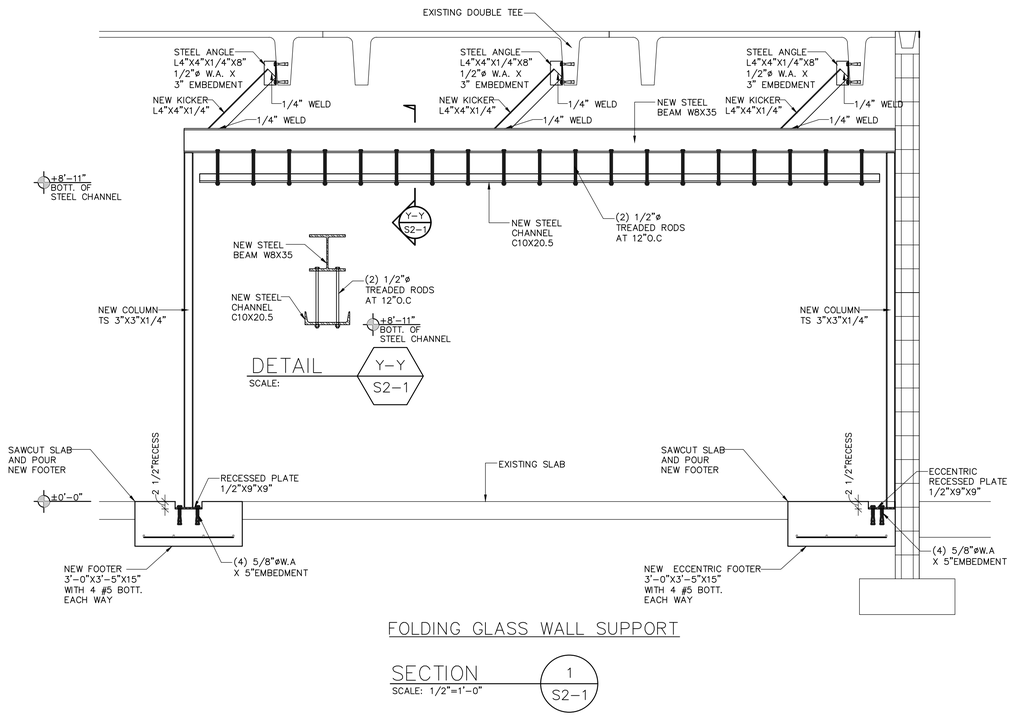
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SHEET TITLE:
SECTIONS / DETAILS

SHEET NUMBER:
S1-4

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Exhibit "A"



FOLDING GLASS WALL SUPPORT

SECTION 1 / S2-1
SCALE: 1/2"=1'-0"

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DESIGN
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PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: **CP**
CHECKED BY: **SEH**

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SHEET TITLE:
SECTIONS / DETAILS

SHEET NUMBER:
S2-1

JOB# S24-046

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Exhibit "A"

AIR DISTRIBUTION/DUCTWORK NOTES:

1. REFER TO ARCHITECTURAL PLANS FOR CEILING TYPE.
2. PROVIDE OFF WHITE FINISH (SUBJECT TO ARCHITECT'S APPROVAL).
3. DUCTWORK MATERIALS:
   A. S/A & R/A – GALVANIZED SHEET METAL W/ DUCT WRAP INSULATION WITH VAPOR BARRIER: JOHNS MANVILLE MICROLITE TYPE 75, 1.5 INCH THICKNESS, R=6 (MIN.) UNLESS OTHERWISE NOTED.
   B. GENERAL EXHAUST AIR DUCTWORK: GALVANIZED SHEETMETAL
   C. FLEXIBLE AIR DUCT SHALL BE UL 181 RATED. SUCH DUCTS SHALL BE LISTED AND LABELED AS CLASS 0 OR CLASS 1 FLEXIBLE DUCTS. FLEXIBLE DUCT INSULATION TO BE R–6 MINIMUM. FLEXIBLE DUCTWORK IS ALLOWED ONLY FOR THE LAST 6 FT OF DUCTWORK FOR CONNECTION TO AIR DEVICES.
   D. OUTSIDE AIR DUCTWORK/MAKE–UP AIR: GALVANIZED SHEETMETAL EXTERNALLY WRAPPED INSULATION (R–6 MIN)
   E. DUCT SEAL CLASS AS PER SMACNA STANDARD DUCT SEALING REQUIREMENTS. (REFER TO TABLE)
4. DUCT SYSTEM CONSTRUCTION AND SEALING REQUIREMENTS: DUCTWORK SHALL COMPLY WITH REQUIREMENTS AS PER TABLE C403.2.7.2. FBC (E) 2020 7TH EDITION AND "SMACNA" STANDARDS.
5. ALL DUCTWORK SHALL BE INSTALLED IN ACCORDANCE WITH "SMACNA" STANDARDS AND FBC 2020 7TH EDITION.
6. INSULATION SHALL BE PROTECTED FROM DAMAGE, INCLUDING THAT DUE TO SUNLIGHT, MOISTURE, EQUIPMENT MAINTENANCE, AND WIND, BUT NOT LIMITED TO THE FOLLOWING:
   A. INSULATION EXPOSED TO WEATHER SHALL BE PROTECTED BY 20 GA SHEET METAL.
   B. INSULATION COVERING COOILING DUCTS LOCATED OUTSIDE THE CONDITIONED SPACE SHALL INCLUDE A VAPOR RETARD LOCATED OUTSIDE THE INSULATION.
7. PROVIDE FOIL–FACED INSULATION (MIN. R–5.6) ON TOP/BACK OF ALL AIR DEVICES. TAPE ALL JOINTS AND SEAMS TO PROVIDE CONTINUOS VAPOR BARRIER OVER DEVICE AND FLEXIBLE CONNECTION.
8. ALL DUCTWORK AND DIFFUSERS SHALL BE RATED FOR THE USE, PRESSURE AND TEMPERATURE SPECIFIED AND AS REQUIRED BY THE CEILING SYSTEM RATING.
9. ALL DUCTWORK SHALL BE FABRICATED AND INSTALLED IN ACCORDANCE WITH "SMACNA" STANDARDS AND LOCAL BUILDING CODES.
10. ALL DUCT SIZES ARE CLEAR INSIDE DIMENSIONS.
11. SEAL ALL DUCTS, JOINTS AND SEAMS IN AN APPROVED MANNER AND INSURE AGAINST LEAKAGE.
12. PROVIDE ACCESS DOORS AS REQUIRED FOR ALL MECHANICAL EQUIPMENT TO SERVICE AND VISUALLY CHECK ROTATION OF FANS AND MOTORS, POSITION OF DAMPERS, REPLACE FIRE DAMPER LINKS, ADJUST OR REPLACE CONTROLS, ETC.
13. PROVIDE VANED ELBOWS IN ALL CASES, SPLITTER DAMPERS WHERE INDICATED ON DRAWINGS AND VOLUME CONTROL DAMPERS IN ALL BRANCH DUCTS OR DIFFUSER CONNECTIONS.

TEST & BALANCE NOTES

1. ADJUST ALL AIR SYSTEMS BY AABC OR NEBB CURRENTLY CERTIFIED BALANCING CONTRACTOR.
2. PROVIDE CALIBRATION CERTIFICATE FOR ALL TESTING EQUIPMENT.
3. OPERATE SYSTEMS FOR AS LONG A TIME AS WILL BE NECESSARY TO TEST AIR FLOW FROM OPENINGS, MAKE NECCESARY DAMPER AND OTHER ADJUSTMENTS UNTIL EVEN DISTRIBUTION IS OBTAINED, THROUGHOUT THE VARIOUS SYSTEMS, WITH THE AIR QUANTITIES REQUIRED AT EACH OUTLET OR INLET AS SHOWN ON THE DRAWINGS WITHIN 10% OF THE DESIGN REQUIREMENTS.
4. BEFORE ANY AIR BALANCE WORK IS DONE, TEST THE SYSTEM FOR DUCT LEAKAGE, INSTALL CLEAN FILTERS, CHECK FOR CORRECT FAN ROTATION AND EQUIPMENT VIBRATION, CHECK AUTOMATIC DAMPERS FOR PROPER OPERATION, AND VERIFY THAT ALL FIRE AND FIRE SMOKE DAMPERS ARE OPEN.
5. FANS TO BE ADJUSTED TO DELIVER ABOVE SYSTEM REQUIREMENTS TO COMPENSATE FOR DUCT LEAKAGE.
6. RECORD THE PRESSURE DROP ACROSS AIR HANDLING OR ROOFTOOP UNIT.
7. TRAVERSE MAIN SUPPLY AND RETURN AIR DUCTS, USING A PITOT TUBE AND MONOMETER. THE INTENT OF THIS OPERATION IS TO MEASURE BY TRAVERSE THE TOTAL AIR QUANTITY SUPPLIED BY THE FAN AND TO VERIFY THE DISTRIBUTION OF AIR TO ZONES.
8. SUBMIT DATA IN SUPPORT OF ALL SUPPLY/RETURN FAN DELIVERIES BY THE FOLLOWING TWO (2) METHODOS:
   A. BY SUMMATION OF THE AIR QUANTITY READINGS AT OUTLETS AND,
   B. BY DUCT TRAVERSES OF MAIN SUPPLY/RETURN/OUTDOOR AIR DUCTS.
9. RECORD THE FOLLOWING UNIT DATA:
   A. FAN SPEED – REVOLUTIONS PER MINUTE.
   B. FAN STATIC PRESSURE (TOTAL OR EXTERNAL) – INCHES OF WATER.
   C. OUTLET VELOCITY – FEET PER MINUTE.
   D. FAN BRAKE HORSEPOWER
   E. MOTOR HORSEPOWER
   F. VOLTS, HERTZ, AMPERES
10. ADJUST FINAL AIR QUANTITIES WITHIN 10% OF THE DESIGN REQUIREMENTS. BALANCE AIR OUTLETS WITH AIR PATTERN AS SHOWN ON THE DRAWINGS.

COMMISSIONING:

C408.2 MECHANICAL SYSTEMS COMMISSIONING AND COMPLETION REQUIREMENTS.

PRIOR TO PASSING THE FINAL MECHANICAL INSPECTION, THE REGISTERED DESIGN PROFESSIONAL SHALL PROVIDE EVIDENCE OF MECHANICAL SYSTEMS COMMISSIONING AND COMPLETION IN ACCORDANCE THE PROVISIONS OF THIS SECTION.

CONSTRUCTION DOCUMENT NOTES SHALL CLEARLY INDICATE PROVISIONS FOR COMMISSIONING AND COMPLETION REQUIREMENTS IN ACCORDANCE WITH THIS SECTION AND ARE PERMITTED TO REFER TO SPECIFICATIONS FOR FURTHER REQUIREMENTS.

COPIES OF ALL DOCUMENTATION SHALL BE GIVEN TO THE OWNER AND MADE AVAILABLE TO THE CODE OFFICIAL UPON REQUEST IN ACCORDANCE WITH SECTIONS C408.2.4 AND C408.2.5.

EXCEPTION: THE FOLLOWING SYSTEMS ARE EXEMPT FROM THE COMMISSIONING REQUIREMENTS:

1. MECHANICAL SYSTEMS IN BUILDINGS WHERE THE TOTAL MECHANICAL EQUIPMENT CAPACITY IS LESS THAN 480,000 BTU/HR COOLING CAPACITY AND 600,000 BTU/HR HEATING CAPACITY.
2. SYSTEMS INCLUDED IN SECTION C403.3 THAT SERVE DWELLING UNITS AND SLEEPING UNITS IN HOTELS, MOTELS, BOARDING HOUSES OR SIMILAR UNITS.

C408.2.1 COMMISSIONING PLAN.

A COMMISSIONING PLAN SHALL BE DEVELOPED BY A REGISTERED DESIGN PROFESSIONAL OR APPROVED AGENCY AND SHALL INCLUDE THE FOLLOWING ITEMS:

1. A NARRATIVE DESCRIPTION OF THE ACTIVITIES THAT WILL BE ACCOMPLISHED DURING EACH PHASE OF COMMISSIONING, INCLUDING THE PERSONNEL INTENDED TO ACCOMPLISH EACH OF THE ACTIVITIES.
2. A LISTING OF THE SPECIFIC EQUIPMENT, APPLIANCES OR SYSTEMS TO BE TESTED AND A DESCRIPTION OF THE TESTS TO BE PERFORMED.
3. FUNCTIONS TO BE TESTED, INCLUDING, BUT NOT LIMITED TO CALIBRATIONS.
4. CONDITIONS UNDER WHICH THE TEST WILL BE PERFORMED. AT A MINIMUM, TESTING SHALL AFFIRM WINTER AND SUMMER DESIGN CONDITIONS AND FULL OUTSIDE AIR CONDITIONS.
5. MEASURABLE CRITERIA FOR PERFORMANCE.

HVAC NOTES

DESCRIPTION:

1. THESE PLANS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO ESTABLISH SIZE, GENERAL ROUTING, LOCATION AND PERFORMANCE AND ARE NOT INTENDED TO SHOW ALL POSSIBLE CONDITIONS. ALL WORK SHALL BE FULLY COORDINATED WITH OTHER TRADES. CONTRACTOR SHALL NOT SCALE DRAWINGS.

GENERAL NOTES:

1. ALL MECHANICAL SYSTEMS ARE TO BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE SECTIONS OF THE NFPA STANDARDS, ANSI STANDARDS, THE LOCAL BUILDING CODE, NOISE & HEIGHT ORDINANCES, PLANS AND SPECIFICATIONS.
2. ALL MATERIALS SHALL BE NEW. QUALITY OF WORK AND MATERIALS SHALL BE IN STRICT ACCORDANCE WITH APPLICABLE LOCAL CODES, PRODUCT APPROVAL, RULES AND ORDINANCES, ANY DAMAGED EQUIPMENT SHALL BE REPLACED OR RESTORED TO ORIGINAL CONDITION.
3. THE CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, EQUIPMENT, ACCESS PANELS, CONTROL SYSTEMS, DEVICES, PERMITS AND SERVICES NECESSARY FOR FURNISHING AND INSTALLING A COMPLETE OPERABLE MECHANICAL SYSTEM.
4. ALL LOUVERS, GRILLES, PIPING, ETC. SHALL BE PAINTED TO MATCH SURROUNDING COLOR AND TEXTURES AS REQUIRED BY ARCHITECT. VERIFY COLOR AND TEXTURE WITH ARCHITECT. PAINT ALL EXPOSED MECHANICAL EQUIPMENT WITH BENJAMIN MOORE EPOXY ENAMEL 182.
5. THE CONTRACTOR SHALL PROVIDE PLASTIC OR ALUMINUM TYPE EQUIPMENT IDENTIFICATION LABELS FOR ALL MECHANICAL EQUIPMENT AS PER SCHEDULE TAGS. (SETON OR SIMILAR)
6. ALL O/A INTAKES SHALL HAVE A 2" HIGH STENCILED LETTERING READING "INTAKE" PER FBC REQUIREMENTS.
7. ALL CUTTING, PATCHING, STRUCTURAL STEEL, WEATHER PROOFING, PAINTING, AND WALL OPENINGS SHALL BE BY THE GENERAL CONTRACTOR.
8. ALL OPENINGS IN BUILDING STRUCTURE, FOR DUCTWORK, PIPING, ETC. TO BE 1/2" LARGER (ON ALL SIDES) THEN THE OUTSIDE DIMENSIONS. FILL VOIDS WITH FIRE RETARDANT SILICONE FOAM (I.E. CHASE–FOAM CTC PR–855 BY CHASE TECHNOLOGY CORP.).
9. BUILDING HVAC CALCULATIONS ARE BASED ON THE FOLLOWING:
   A. INDOOR DESIGN: SUMMER 75 DDB/50% RH, WINTER 72 DDB.
   B. OUTDOOR DESIGN: SUMMER 91 DDB/80 DWB, WINTER 52 DDB.
10. PROVIDE FLEXIBLE DUCT CONNECTORS, RATED AS REQUIRED, TO ALL FANS, A/C UNITS, OR MECHANICAL EQUIPMENT.
11. PROVIDE MAINTENANCE AND OPERATION MANUAL ON ALL MECHANICAL EQUIPMENT OR SYSTEMS. SUBMITTALS SHALL HAVE A SUMMARY SHEET SHOWING ALL SCHEDULED INFORMATION.
12. HVAC CONTRACTOR WILL WARRANTY ALL MECHANICAL SYSTEMS, DUCTWORK, THERMOSTATS, AND ALL OTHER EQUIPMENT,PARTS AND LABOR UNDER THESE DRAWINGS AND SPECIFICATIONS FOR A PERIOD OF ONE (1) YEAR AFTER C.O. OF BUILDING. ANY REPAIRS REQUIRING SYSTEM SHUT DOWN WILL BE DONE DURING NON OPERATIONAL PERIODS. HVAC CONTRACTOR SHALL COORDINATE WITH ALL OTHER TRADES PRIOR TO BIDDING AND PURCHASING ANY EQUIPMENT.
13. AIR QUALITY SHOULD BE TESTED BEFORE OCCUPANCY AND SHOULD BE INSTRUMENTED AND MONITORED THEREAFTER, OR AT LEAST AT REGULAR INTERVALS.

MECHANICAL EQUIPMENT NOTES:

1. ALL MECHANICAL EQUIPMENT SHALL BE ARI & U.L. LISTED WHERE APPLICABLE AND RATED FOR THE REQUIRED SERVICE, PRESSURES, TEMPERATURES, AND SHALL BE PROVIDED WITH ALL NECESSARY TRANSFORMERS, SEALS, VALVES, CONNECTIONS, ETC. TO FUNCTION PROPERLY.
2. PROVIDE IONITZATION TYPE SMOKE DETECTORS IN THE S/A AND R/A DUCTS OF ALL AIR HANDLING EQUIPMENT WITH AIR DELIVERY CAPACITIES GREATER THAN 2000 CFM TO SHUT DOWN THE UNIT UPON DETECTION OF SMOKE. SMOKE DETECTORS SHALL BE LOCATED TO PROVIDE ACCESS FOR MAINTENANCE AND INSPECTION AND SHALL NOT BE HIGHER THAN 48"ABOVE CEILING. SMOKE DETECTOR SHALL BE UL268A LISTED AND COMPATIBLE WITH THE FACP, SIMPLEX SERIES 2098 OR APPROVED EQUIVALENT. PROVIDE AUDIO–VISUAL TEST STATION, PER NFPA 90A–4–4. MOUNTED BELOW THE CEILING OVER NORMALLY–OCCUPIED SPACE. DO NOT LOCATE IN RESTROOMS, JANITOR OR STORAGE.). PROVIDE DUCT ACCESS DOORS FOR MAINTENANCE AND INSPECTION OF SMOKE DETECTORS. ALL SMOKE DETECTORS SHALL BE BY ONE MANUFACTURER; COORDINATE VOLTAGE ETC. WITH ELECTRICAL CONTRACTOR AND FIRE ALARM SYSTEM BEFORE ORDERING.
3. PROVIDE TYPE "B" FIRE DAMPERS IN ALL DUCTS OR OPENINGS PENETRATING FIRE RATED WALLS, PARTITIONS, FLOORS OR ROOF SLABS AND AT FRESH AIR INTAKES IF REQUIRED (SEE ARCHITECTS PLANS FOR RATINGS). PROVIDE RADIATION DAMPERS IN RATED CEILINGS FOR ALL CEILING OPENINGS, CEILING FANS, DIFFUSERS OR GRILLES RATED FOR USE IN THE CEILING ASSEMBLY AS SPECIFIED BY ARCHITECT.
4. IN CASE OF FIRE RATED CORRIDOR DUCTS SHALL PENETRATE THROUGH SIDE OF RATED ENCLOSURE ONLY. (NO PENETRATIONS THROUGH HORIZONTAL RATED STRUCTURE).
5. PROVIDE BACKDRAFT DAMPERS ON ALL EXHAUST FANS AND/OR INLINE FANS.
6. PROVIDE VIBRATION ISOLATORS ON ALL MECHANICAL EQUIPMENT AS CALLED FOR IN THE SPECIFICATIONS. IF NOT SPECIFIED, AS RECOMMENDED BY MANUFACTURER FOR QUIET OPERATION (WITH 99% ISOLATION EFFICIENCY).
7. PROVIDE A MIN. OF 10' CLEARANCE BETWEEN O/A INTAKES AND VTR OR EXHAUST OPENINGS.
8. THERMOSTAT AND REMOTE TEMPERATURE SENSOR(S) LOCATION SHALL BE APPROVED BY OWNER AND ARCHITECT BEFORE INSTALLATION. FOR REQUIREMENTS SEE EQUIPMENT SCHEDULE.
9. RUN INSULATED CONDENSATE DRAINS AS PER PLUMBING DRAWINGS.
10. MOUNT ALL ROOFTOP EQUIPMENT (IF USED) FOR WIND LOADS AND MOUNTING HEIGHTS AS REQUIRED BY LOCAL CODES.
11. ALL PIPING AND DUCTWORK SHALL BE SLEEVED THRU WALLS, BEAMS, SLABS, ETC. AS REQUIRED AND COORDINATED WITH THE STRUCTURAL ENGINEER. REWORK BAR JOIST CROSS BRACING AND PROVIDE NECESSARY TRANSITIONS AS REQUIRED FOR DUCTWORK INSTALLATION.
12. ALL INSULATION WILL HAVE FIRE/SMOKE RATING LESS THAN 25/50.
13. PROVIDE MOTOR STARTERS AS FOLLOWS (UNLESS OTHERWISE RECOMMENDED BY MOTOR MANUFACTURER): A: PROVIDE OVERLOAD PROTECTION – 1/3 HP AND ABOVE (ALL PHASES). B: PROVIDE ACROSS THE LINE VOLTAGE STARTING BELOW 25 HP.
14. ALL OUTDOOR EQUIPMENT SHALL COMPLY WITH LOCAL ZONING NOISE ORDINANCES. MIN. REQUIREMENT SHALL NOT EXCEED A NOISE LEVEL OF 65 DB AS MEASURED RADIALLY 30 FT FROM THE EQUIPMENT IN ALL DIRECTIONS.
15. FILTERS SHALL BE IN PLACE DURING CONSTRUCTION. PROVIDE A NEW SET PRIOR TO TEST AND BALANCE AND A FINAL SET AT THE END OF ONE YEAR SERVICE PERIOD.
16. COUNTERBALANCED BACKDRAFT DAMPERS SHALL BE HEAVY DUTY EXTRUDED ALUMINUM RUSKIN MODEL CBD2 OR APPROVED EQUAL.

MECHANICAL SYMBOL LEGEND

SYMBOL	DESCRIPTION
T	THERMOSTAT WITH SUBBASE
S	CEILING MOUNTED REMOTER TEMPERATURE SENSOR
SD	SMOKE DETECTOR
SP	STATIC PRESSURE SENSOR
	POINT OF DISCONNECT
	POINT OF CONNECTION
XXXX	EXISTING PIPING (OR DUCTWORK) TO BE REMOVED
– – – –	EXISTING PIPING (OR DUCTWORK) TO REMAIN
———	NEW PIPING (OR DUCTWORK).
⟶	SUPPLY AIR (DIRECTION OF THROW)
⟷	RETURN AIR
OBD	OPPOSED BLADE DAMPER
BDD	BACK DRAFT DAMPER
	MANUAL VOLUME DAMPER
M MCD	MOTORIZED CONTROL DAMPER
SD	SMOKE DAMPER
FD	FIRE DAMPER
MD	MOTORIZED DAMPER INTERCONNECTED WITH AHU
VD	VOLUME DAMPER
FSD	FIRE SMOKE DAMPER W/ACCESS DOOR
SR	SIDEWALL REGISTER
CD	CEILING DIFFUSER
CG	CEILING GRILLE
RAG	RETURN AIR GRILLE
RG	RELIEF AIR GRILLE
ATG	AIR TRANSFER GRILLE
EG	EXHAUST GRILLE
EF	EXHAUST FAN
AHU	AIR HANDLING UNIT
CU	CONDENSING UNIT
RTU	ROOFTOOP UNIT
ACCU	AIR COOLED CONDENSER UNIT
WMS	WIRE MESH SCREEN
OAL	OUTSIDE AIR LOUVER
EAL	EXHAUST AIR LOUVER
A.F.F	ABOVE FINISHED FLOOR
CD1	DIFFUSER/CRILLE TYPE, REF. SCHEDULE
CFM	DESIGN CFM (WHERE APPLICABLE)
TEF	TOILET EXHAUST FAN
KEF	KITCHEN EXHAUST FAN
	4–WAY DIRECTIONAL FLOW CEILING DIFFUSER (CD)
	3–WAY DIRECTIONAL FLOW CEILING DIFFUSER (CD)
	SIDE GRILLE (SG)
	EXHAUST GRILLE. (EG)
	RETUTN GRILLE. (RG)
T	THERMOSTAT
	FLEXIBLE DUCTWORK (FULLY STRETCHED)
	ELBOW WITH "AIRFOIL" TURNING VANES
	FULL RADIUS CURVED ELBOW R/W=1.5
	SUPPLY/RETURN AIR DUCTWORK
	DUCT TRANSITION

NOTE: HVAC LEGEND IS PROVIDED AS A GENERAL REFERENCE. SOME SYMBOLS SHOWN MAY NOT PERTAIN TO THIS PROJECT.

STANDARD DUCT SEALING REQUIREMENTS

(BASED ON SMACNA)

SEAL CLASS	SEALING REQUIREMENTS	APPLICABLE STATIC PRESSURE CONSTRUCTION STANDARD
A	ALL TRANSVERSE JOINTS, LONGITUDINAL SEAMS, AND DUCT WALL PENETRATIONS	4" WG AND UP (1000 PA)
B	ALL TRANSVERSE JOINTS AND LONGITUDINAL SEAMS ONLY	3" WG (750 PA)
C	TRANSVERSE JOINTS ONLY	2" WG (500 PA)

NOTE:
IN ADDITION TO THE ABOVE, ANY VARIABLE AIR VOLUME SYSTEM DUCT OF 1" (250 PA) AND 1/2" WG (125 PA) CONSTRUCTION CLASS THAT IS UPSTREAM OF THE VAV BOXES SHALL MEET SEAL CLASS C.

MECHANICAL INDEX

	DRAWING			
1	M2–001	MECHANICAL INDEX, SYMBOL LEGEND AND NOTES		
2	M2–002	MECHANICAL DEMOLITION PLAN		
3	M2–101	PROPOSED ADD ALTERNATE MECHANICAL PLAN		
4	M2–102	MECHANICAL DEMOLITION ROOF PLAN		
5	M2–103	PROPOSED MECHANICAL ROOF PLAN		
6	M2–104	MECHANICAL SCHEDULES AND DETAILS PLAN		
7				
8				
9				
10				

SHOP DRAWING REQUIREMENTS

1. CONTRACTOR SHALL SUBMIT DIGITAL SHOP DRAWINGS, TOGETHER AT ONE TIME AND MUST COME THROUGH THE ARCHITECT. ALL SUBMITTALS SHALL BE MADE WITHIN 30 DAYS OF NOTICE TO PROCEED.
2. ALL SUBMITTALS MUST CLEARLY INDICATE EXACTLY WHICH ITEMS ARE BEING PROPOSED FOR USE. IF NOT, THE SUBMITTAL SHALL BE REJECTED.
3. SUBSTITUTIONS SHALL BE LIMITED TO ONE OF THE ALTERNATES LISTED IN THE CONSTRUCTION DOCUMENTS. PRODUCTS CONSIDERED TO BE EQUAL SHALL BE REVIEWED AND ACCEPTED BY THE ENGINEER, ARCHITECT AND OWNER (10) DAYS PRIOR TO BID DATE.
4. THE CONTRACTOR ASSUMES ALL DESIGN RESPONSIBILITY AND ALL FINANCIAL RISKS FOR PROCEEDING PRIOR TO SHOP DRAWINGS PROCESSING, AND ON ANY ITEM OR WORK THAT IS AT VARIANCE TO THE CONSTRUCTION DOCUMENTS.
5. CONTRACTOR SHALL SUBMIT DIGITAL EQUIPMENT LAYOUTS OF ALL ELECTRICAL SPACES, ROOMS, ETC. TO THE ENGINEER FOR APPROVAL PRIOR TO ORDERING EQUIPMENT OR INSTALLING CONDUITS, ETC. THE LAYOUTS SHALL CONSIST OF PLAN VIEWS AT A SCALE OF 1/2" = 1'0" AND ELEVATIONS FOR EACH SUCH SPACE OR ROOM, ETC.

COORDINATION NOTES

1. A/C CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE THE WORK FOR SIZE, LOCATION, CLEARANCE, ACCESS AND ELECTRICAL CHARACTERISTICS WITH ALL OTHER TRADES AND TO PROVIDE SHOP DRAWINGS TO THE ENGINEER FOR REVIEW BEFORE INSTALLATION OF DUCTWORK OR EQUIPMENT. SHOP DRAWING WILL INCLUDE BEAM OR STRUCTURE ELEVATION & REQUIRED EQUIPMENT ACCESS AREAS.
2. WALL, ROOF, AND CEILING OPENINGS INDICATED ON CONTRACTOR DRAWINGS ARE NOMINAL DIMENSIONS ONLY AND ALL DUCT, PIPE OR EQUIPMENT PENETRATIONS SHALL BE SLEEVED AND FIRE RATED AS REQUIRED, ADJUST OPENINGS.
3. COORDINATE LOCATION OF CEILING DIFFUSERS, GRILLES AND REGISTERS IN THE FIELD WITH LIGHTS, SPRINKLERS AND ARCHITECTURAL ELEMENTS.
4. COORDINATE LOCATION OF A/C UNITS, THERMOSTATS, FANS AND DUCTWORK WITH BUILDING STRUCTURE AND OTHER TRADES SO THAT NO INTERFERENCES OCCUR.
5. IN GENERAL, DUCT OFFSETS HAVE NOT BEEN SHOWN. A/C CONTRACTOR TO COORDINATE THESE AS REQUIRED.
6. MECHANICAL PLANS IN GENERAL, ARE DIAGRAMMATIC IN NATURE, AND ARE TO BE READ IN CONJUNCTION WITH ARCH, PLUMBING, ELECTRICAL AND STRUCTURAL PLANS AND SHALL BE CONSIDERED AS ONE SET OF DOCUMENTS. DUCT AND PIPING OFFSETS, BENDS AND TRANSITIONS WILL BE REQUIRED TO PROVIDE AND INSTALL A COMPLETE FUNCTIONAL SYSTEM AND SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
7. THE CONTRACTOR SHALL VERIFY EXISTING CONDITIONS PRIOR TO BIDDING, ORDERING, FABRICATION OR INSTALLATION OF MATERIALS OR EQUIPMENT.

REQUIREMENTS FOR SUBMITTALS

IF CONTRACTOR SUBMITS A DIFFERENT EQUIPMENT MANUFACTURER–MODEL, THE CONTRACTOR SHALL ASSURE THAT THE SUBSTITUTION HAS EQUAL OR BETTER ENERGY AND INDOOR ENVIRONMENTAL PERFORMANCE WHEN COMPARED TO THE EQUIPMENT SPECIFIED ON THE ORIGINAL CONSTRUCTION DOCUMENT.

THE PROPOSED SUBSTITUTION SHALL ALSO BE CONSISTENT WITH THE FOLLOWING REQUIREMENTS:

- CAPACITY
- EFFICIENCY
- REFRIGERANT
- ELECTRICAL DATA
- WEIGHT
- AUTOMATIC CONTROL
- ANY SPECIAL NOTE OR ACCESSORY LISTED ON SCHEDULES

NOTE:
DRAWINGS/DETAILS ARE TO BE CONSIDERED DIAGRAMMATIC, NOT NECESSARILY SHOWING IN DETAIL OR TO SCALE ALL MINOR ITEMS. UNLESS SPECIFIC DIMENSIONS ARE SHOWN, THE STRUCTURAL, ARCHITECTURAL AND SITE CONDITIONS SHALL GOVERN EXACT LOCATIONS. CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK, AND CHECK/COORDINATE DRAWINGS OF ALL TRADES

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL 33316
(954) 527-1112
CA#00009181

PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

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SHEET TITLE:
MECHANICAL INDEX, SYMBOL LEGEND AND NOTES PLAN

SHEET NUMBER:
M2-001

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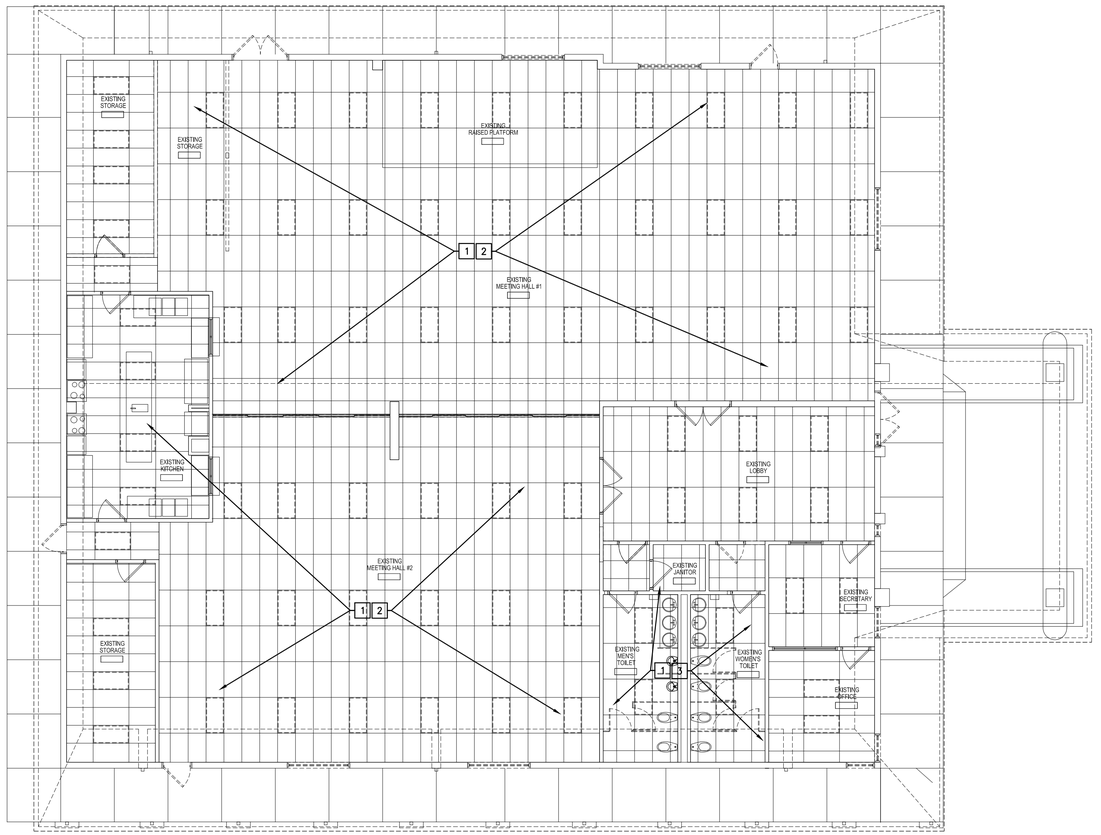
Exhibit "A"

GENERAL MECHANICAL DEMOLITION NOTES

1. WITHIN THE AREA IDENTIFIED, UNLESS SPECIFICALLY NOTED OTHERWISE, CONTRACTOR SHALL DISCONNECT AND REMOVE ALL EXISTING UNUSED MECHANICAL EQUIPMENT INCLUDING BUT NOT LIMITED TO DUCTS, GRILLES, DIFFUSERS ELECTRICAL FANS, TEMPERATURE SENSORS, THERMOSTATS, REFRIGERANT PIPES, ETC.
2. THE CONTRACTOR SHALL VISIT THE SITE AND EXAMINE THE EXISTING CONDITIONS PRIOR TO COMMENCING WORK AND SHALL NOTIFY THE ARCHITECT AND/OR ENGINEER IF A CONDITION EXISTS WHICH PREVENTS HIM FROM ACCOMPLISHING THE WORK INDICATED AND INTENDED BY THESE DRAWINGS.
3. CONTRACTOR SHALL EXERCISE EXTREME CAUTION DURING DEMOLITION WORK. COORDINATE WITH ELECTRICAL CONTRACTOR FOR VERIFYING IN FIELD ROUTING OF ALL EXISTING FEEDERS AND POWER LINES PRIOR TO DEMOLITION.
4. ALL WORK SHALL BE PERFORMED BY A LICENSED MECHANICAL CONTRACTOR AND SHALL BE COORDINATED WITH OTHER TRADES.
5. CONTRACTOR SHALL PROVIDE ALL REQUIRED INSURANCE FOR PROTECTION AGAINST PUBLIC LIABILITY FOR THE DURATION OF THE WORK.
6. ALL WORK AND EQUIPMENT UNDER THIS DIVISION SHALL BE IN STRICT COMPLIANCE WITH THE CODES, STANDARDS AND PRACTICES LISTED HEREIN, AND THEIR RESPECTIVE DATES ARE FURNISHED AS THE MINIMUM LATEST REQUIREMENTS.

MECHANICAL DEMOLITION KEY NOTES

1. REMOVE ALL DIFFUSERS, TAKEOFFS, ASSOCIATED FLEXIBLE DUCT AND MAIN DUCT BACK TO RESPECTIVE RTU ON ROOF TYPICAL OF ALL DIFFUSERS, TAKEOFFS AND ASSOCIATED FLEXIBLE DUCT IN AREA OF WORK. PATCH ROOF OPENING TO MATCH EXISTING. TYPICAL OFF ALL OPENINGS.
2. REMOVE ALL EXISTING THERMOSTAT'S IN AREA OF WORK.
3. REMOVE EXISTING EXHAUST FAN'S ALONG WITH ALL ASSOCIATED, SUPPORTS, PORTION OF DUCTWORK, CONTROLS. PREPARE AREA FOR INSTALLATIONS OF NEW FAN'S. FILL ROOF OPENING WITH SAME MATERIALS TO MATCH EXISTING ROOF.



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

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A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
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CA#00009181

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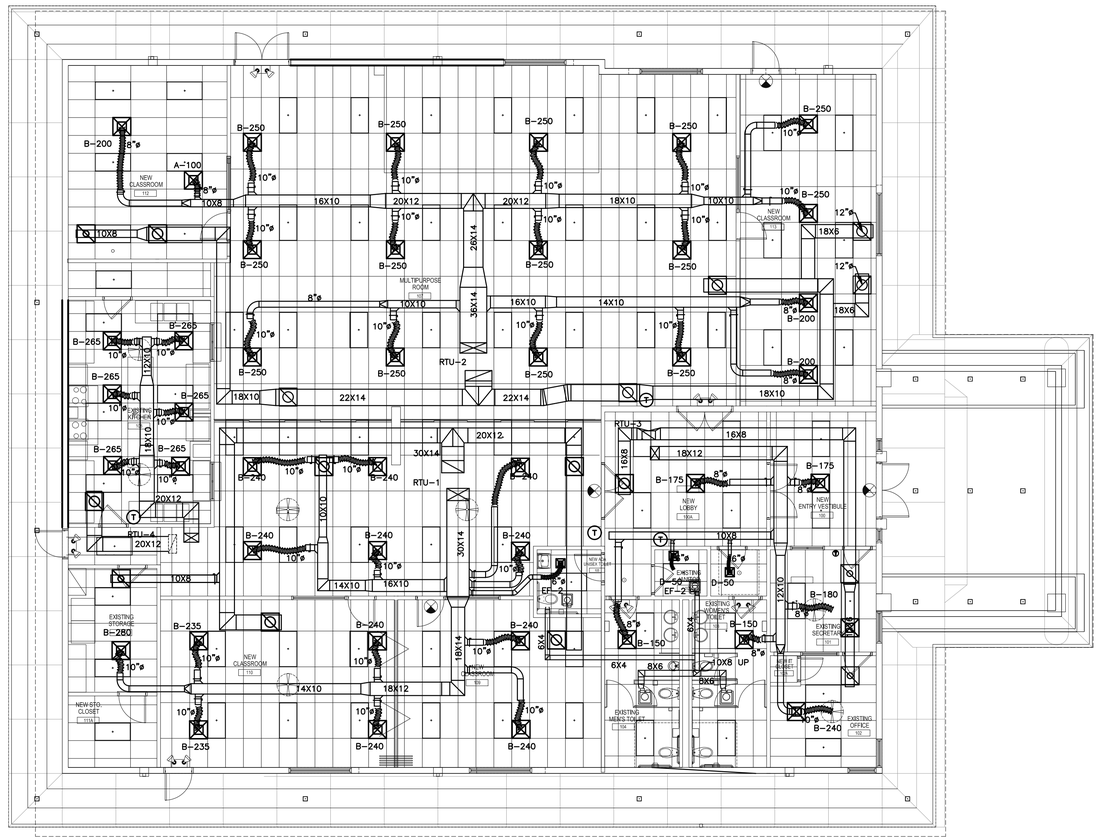
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Fort Lauderdale, FL 33316
T 954.961.6806
F 954.961.6807
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1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

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PROPOSED ADD ALTERNATE MECHANICAL PLAN

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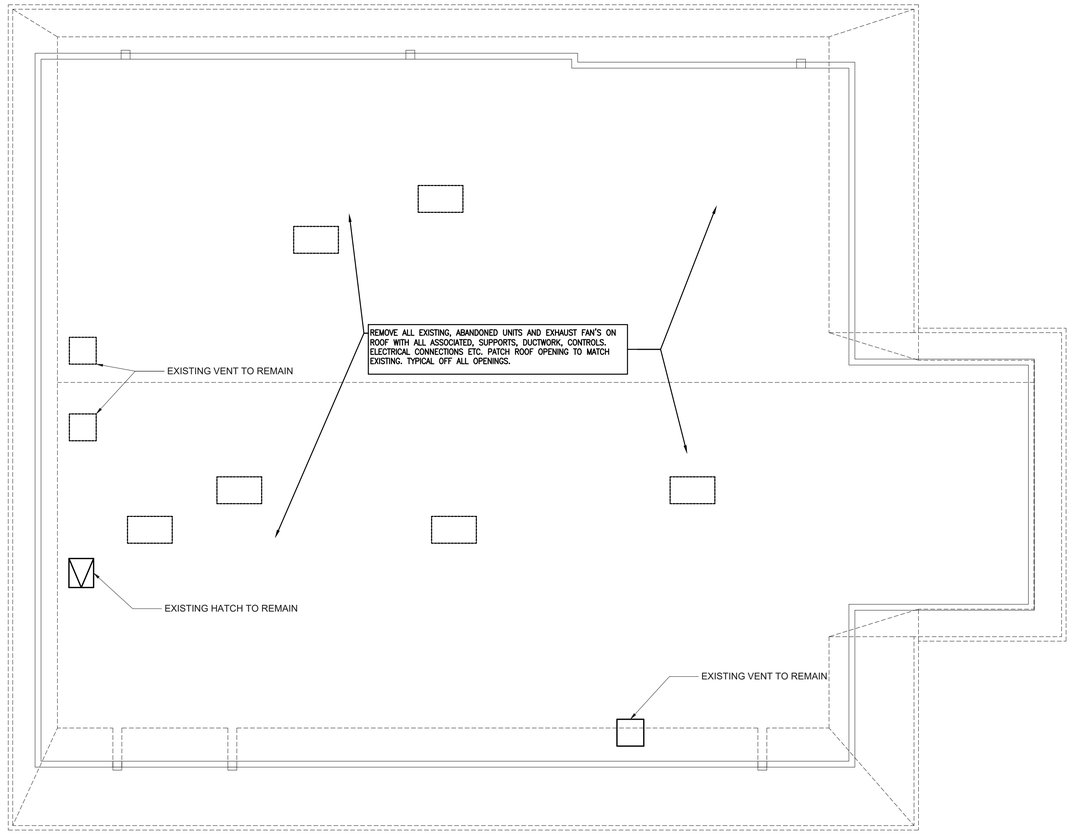
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2. THE CONTRACTOR SHALL VISIT THE SITE AND EXAMINE THE EXISTING CONDITIONS PRIOR TO COMMENCING WORK AND SHALL NOTIFY THE ARCHITECT AND/OR ENGINEER IF A CONDITION EXISTS WHICH PREVENTS HIM FROM ACCOMPLISHING THE WORK INDICATED AND INTENDED BY THESE DRAWINGS.
3. CONTRACTOR SHALL EXERCISE EXTREME CAUTION DURING DEMOLITION WORK. COORDINATE WITH ELECTRICAL CONTRACTOR FOR VERIFYING IN FIELD ROUTING OF ALL EXISTING FEEDERS AND POWER LINES PRIOR TO DEMOLITION.
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1 PROPOSED MECHANICAL DEMOLITION ROOF PLAN
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A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

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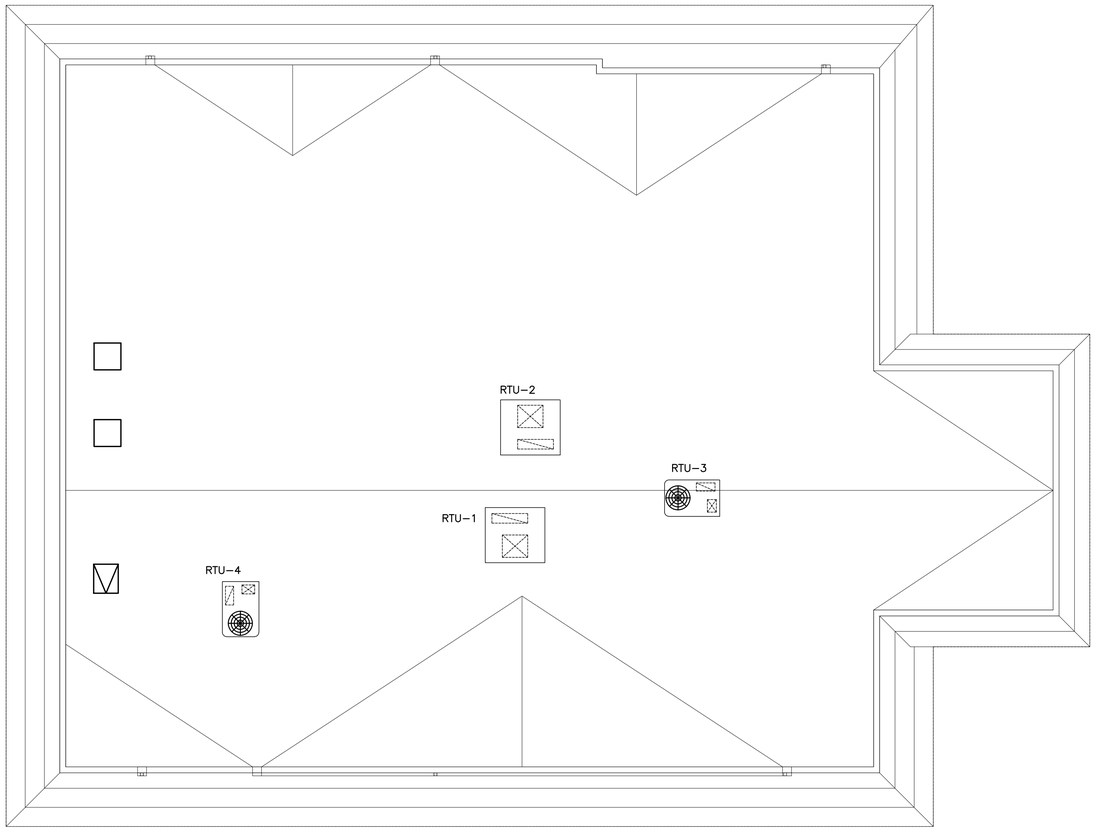
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F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

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SHEET NUMBER:
M2-103

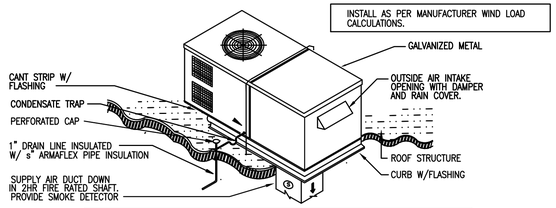
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Exhibit "A"

FAN SCHEDULE

FAN NUMBER	AREA SERVED	TYPE	CFM	STATIC PRESSURE (IN)	RPM	MAX SONES	DRIVE	ELECTRICAL CHARACTERISTIC				CONTROL	MANUFACTURER	MODEL	APPROX. WEIGHT(LB)	REMARK
								HP/WATT	VOLT	PHASE	HZ					
EF-1	BATHROOM'S	CLG. CABINET	150	.25	1400	2.0	DIRECT	55 W	120	1	60	LIGHT SWITCH	GREENHECK	CSP-A190-VG	20	1,2,3
EF-2	JANITOR	CLG. CABINET	75	0.5	950	2.0	DIRECT	80.2W	115	1	60	WALL SWITCH	GREENHECK	SP-B110	20	1,2,3

NOTES:
1. CABINET FANS SHALL HAVE FACTORY INSTALLED BACKDRAFT DAMPERS.
2. CONTINUOS OPERATION.
3. PROVIDE VARIABLE SPEED CONTROLLER.



NOTE: FURNISH & INSTALL PROPER CURB AND FLASHING AS REQ'D. PROVIDE LAG BOLTS TO CURB THRU A/C UNIT TO WITHSTAND HURRICANE FORCE WINDS.

NOTE:
PROVIDE A WATER LEVEL DETECTION DEVICE CONNECTED TO THE DRAIN PAN PROVIDED WITH THE EQUIPMENT. SUCH WATER LEVEL DETECTION DEVICE WILL SHUT OFF THE EQUIPMENT SERVED PRIOR TO OVERFLOW OF THE PAN. POINT OF CONNECTION SHALL BE AT A HIGHER LEVEL THAN THE PRIMARY DRAIN CONNECTION.

NOTE: PROVIDE A FABRICATED ROOFCURB WITH PROPER VIBRATION ISOLATORS. CURB SHALL RAISE A MINIMUM OF 8" ABOVE FINISHED ROOF.

1 / M1-104 ROOF TOP UNIT INSTALLATION DETAIL

N.T.S.

DIFFUSER SCHEDULE

UNIT NUMBER	TYPE	CFM RANGE	ROUND DIA. CONNECTION (TAKEOFF)	FACE IN" SQ.	MAX NC LEVEL	REMARKS
A	LOUVERED FACE	0-150	6"	24"X24"	16	PRICE SCD SERIES
B	LOUVERED FACE	151-360	8"	24"X24"	26	PRICE SCD SERIES
C	LOUVERED FACE	300-450	10"	24"X24"	21	PRICE SCD SERIES
D	LOUVERED FACE	0-50	4"	12"X12"	-	PRICE SCD SERIES
E	PERFORATE	0-350	8"	24"X24"	-	PRICE PDR SERIES
F	PERFORATE	351-1200	14"	24"X24"	18	PRICE PDR SERIES

NOTE:
1. PROVIDE ALL DIFFUSERS WITH OPPOSED BLADE DAMPERS AND SQUARE TO ROUND TRANSITIONS.
2. PROVIDE CEILING DIFFUSERS WITH FOUR-WAY THROW EXCEPT AS NOTED AND ADJUSTABLE VANES.
3. DUCT TAKEOFF SIZE SHALL MATCH DIFFUSER NECK CONNECTION UON.
4. DIFFUSER, EXHAUST GRILLE AND REGISTER COLORS BY ARCHITECT.

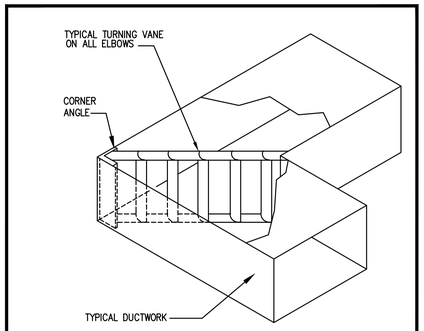
PACKAGED ROOFTOP AIR CONDITIONING EQUIPMENT SCHEDULE

(REFRIGERANT R-454B.)

MARK RTU	AAON MODEL NUMBER	CFM		HEATER		FAN			COMPRESSOR			COND. FAN		UNIT		ELECTRICAL	NET CAPACITY		RE-HEAT CAPACITY	EER	IEER	WT
		TOTAL	OA	KW	STEP	ESP	HP	FLA	NO.	RLA/LRA	RLA/LRA	NO.	HP	MCA	MOCP	VOLTS-PH-HZ	TMBH	SMBH	MBH	(EER2)	(SEER2)	LBS
RTU-1	RNA-013-B-A-2-GAAOB-A02B0: 00-0ACAF-C00-00000-00000-EA-0000-00-E0-0-AN0-0B-BAOA-00-000-A00000-C0000B-0000008	3200	1000	30.0	2	1.0	2.0	6.8	2	23.7/-	23.7/-	2	1.0	99	100	240-3-60	156.8	92.1	78.9	11.95	14.90	1748
RTU-2	RNA-015-B-A-2-GAAOB-A01A0: 00-0ACAG-C00-00000-00000-EA-0000-00-E0-0-AN0-0B-BAOA-00-000-A00000-C0000B-0000008	4200	1050	20.0	2	1.0	3.0	9.6	2	26.9/-	26.9/-	2	1.0	84	110	240-3-60	179.5	109.0	92.3	10.9	14.99	1766
RTU-3	RQA-003-A-A-2-GBAOA-A01A0: 00-000GD-C00-00000-00000-EA-0000-00-E0-0-AN0-0B-BAOA-00-000-A00000-G0000B-0000008	1245	300	10.0	1	0.8	1.0	7.0	1	12.8/-	---	1	0.33	39	45	240-3-60	38.7	27.8	25.4	(11.65)	(13.4)	866
RTU-4	RQA-005-A-A-2-GBAOA-A01A0: 00-0ADAF-C00-00000-00000-EA-0000-00-E0-0-AN0-0B-BAOA-00-000-A00000-G0000B-0000008	1804	400	10.0	1	0.55	2.0	6.8	1	18.0	---	1	0.33	39	45	240-3-60	59.1	40.1	38.6	(11.45)	(13.4)	951

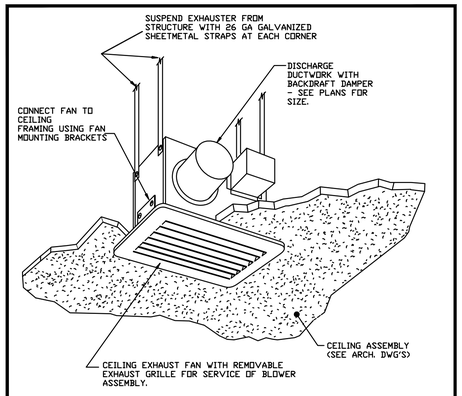
ROOFTOP AC NOTES:

PROVIDE THE FOLLOWING FEATURES:
1. BASIS OF DESIGN IS AAON; ANY ALTERNATE MANUFACTURER MUST PROVIDE ALL OF THE FEATURES LISTED BELOW. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING ALL DIMENSIONAL, WEIGHT AND ELECTRICAL CHANGES.
2. UNIT SHALL BE UL OR ETL LISTED AND LABELED BY THE FINAL POINT OF MANUFACTURE. IF THE CONTRACTOR SUPPLIES A UNIT IN VIOLATION TO THIS, THEY WILL BE RESPONSIBLE TO HAVE EACH INDIVIDUAL UNIT FIELD INSPECTED AND LABELED BY UL AT NO COST TO THE OWNER.
3. PROVIDE G90 GALVANIZED STEEL AND THE UNIT EXTERIOR COATED TO EXCEED THE 2,500 HOUR SALT SPRAY TEST IN ACCORDANCE WITH ASTM B 117-95 PROCEDURES. IF THE MANUFACTURER'S COATING PROCESS DOES NOT MEET THIS REQUIREMENT, THE CONTRACTOR SHALL HAVE THE ENTIRE CABINET COATED WITH ADSIL.
4. PROVIDE DOUBLE WALL CONSTRUCTION WITH A MINIMUM OF 2" R-13 INSULATION.
5. PROVIDE STAINLESS STEEL HARDWARE AND TOOL-LESS HANDLES.
6. THE UNIT SHALL HAVE DIGITAL SCROLL COMPRESSORS WITH DUAL REFRIGERANT CIRCUITS.
7. PROVIDE SINGLE POINT POWER CONNECTION WITH PHASE AND BROWN OUT PROTECTION.
8. PROVIDE A FACTORY MOUNTED AND WIRED MOLDED CASE DISCONNECT SWITCH.
9. PROVIDE A FACTORY INSTALLED AND FIELD WIRED 115V, 15 AMP GFI OUTLET
10. PROVIDE A OUTSIDE AIR INTAKE / DAMPER - WITH A FACTORY MOUNTED AND WIRED TWO-POSITION ACTUATOR.
11. PROVIDE MOTOR OVERLOAD AND THERMAL PROTECTION.
12. PROVIDE A 2" FILTER RACK AND 30% PLEATED FILTERS.
13. PROVIDE A DOUBLE SLOPED AND PITCHED - 304 STAINLESS STEEL DRAIN PAN UNDER THE COOLING COIL.
14. PROVIDE A COOLING COIL WITH A MINIMUM OF 6-ROWS FOR DEHUMIDIFICATION.
15. PROVIDE MODULATING HOT GAS REHEAT COIL - FACTORY MOUNTED, PIPED AND TESTED.
16. PROVIDE AN ELECTRIC HEATING COIL, FUSES AND RESETTABLE HIGH TEMPERATURE LIMIT SWITCH
17. PROVIDE ECM FANS. FAN MUST BE INTERNALLY ISOLATION WITH 1" SPRING ISOLATION
18. PROVIDE MICROCHANNEL CONDENSER COILS WITH COATINGS RATED FOR 10,000 HR SALT SPRAY. COAT EVAPORATOR AND HOT GAS REHEAT COILS WITH COATINGS RATED FOR 10,000 HR SALT SPRAY.
19. PROVIDE A FACTORY FIVE YEAR COMPRESSOR PARTS WARRANTY.
20. PROVIDE A UNIT CONTROLLER CONTAINING LOGIC FOR COOLING, HEATING AND DEHUMIDIFICATION. CONTROLLER SHALL BE MOUNTED IN THE DESIGNATED AREA. CONTRACTOR SHALL COORDINATE FINAL CONTROLLER LOCATION W/ OWNER PRIOR FINAL INSTALLATION.
21. PROVIDE A GALVANIZED ROOF-CURB MINIMUM OF 24" HIGH. THE CONTRACTOR SHALL CHECK AND COORDINATE THE ROOF-CURB WITH THE ROOF PITCH TO ASSURE THE CURB IS INSTALLED LEVEL IN ACCORDANCE WITH THE MANUFACTURER'S REQUIREMENTS.
22. PROVIDE FACTORY ASSISTED START UP
23. PROVIDE SERVICE CLEARANCES PER MANUFACTURER'S RECOMMENDATIONS.
24. FOR PRICING, CONTACT BIDS@INTEGRATEDCOOLING.COM



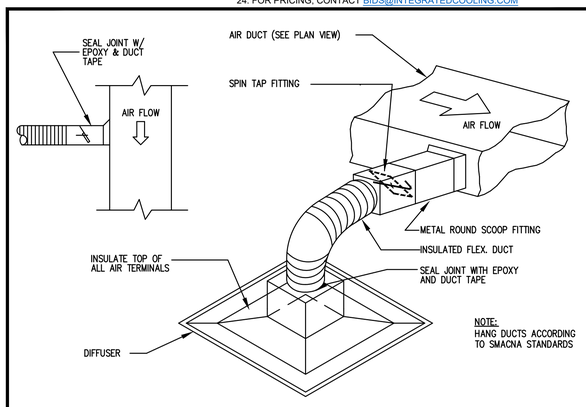
2 / M1-104 ELBOW TURNING VANE DETAIL

N.T.S.



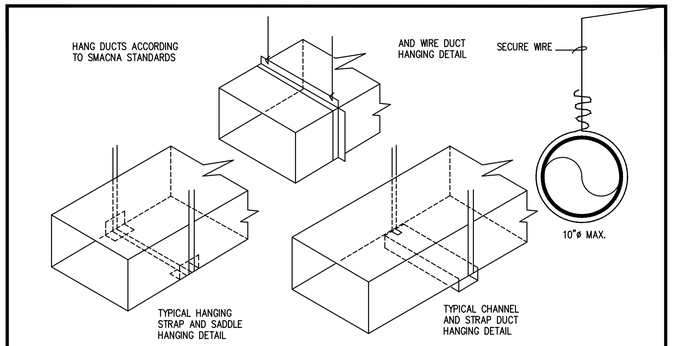
3 / M1-104 CEILING MOUNTING FAN DETAIL

N.T.S.



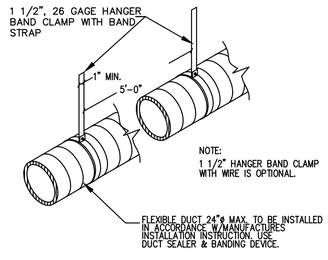
4 / M1-104 FLEXIBLE DUCT CONNECTION DETAIL

SCALE: N.T.S.



5 / M1-104 METHOD OF HANGING DUCTS DETAIL

N.T.S.



6 / M1-104 FLEXIBLE DUCT DETAIL

N.T.S.

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181
PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

GEORGE SANJUAN, P.E.
FLORIDA LICENSE #66150
This item has been electronically signed and sealed by George SanJuan on a date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

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SHEET TITLE:
MECHANICAL SCHEDULES AND DETAILS PLAN

SHEET NUMBER:
M2-104

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

GENERAL ELECTRICAL NOTES

(GENERAL NOTES ARE PROVIDED AS A BASIC DESCRIPTION OF THE EXTENT AND QUALITY EXPECTED IN THIS PROJECT. IF A CONFLICT EXISTS BETWEEN THESE GENERAL NOTES AND THE REMAINDER OF THE CONTRACT DOCUMENTS THE SPECIFICATIONS, PLANS AND DETAILS WILL GOVERN.)

1. THE ENTIRE INSTALLATION SHALL BE IN ACCORDANCE WITH THE FOLLOWING CODES AND STANDARDS:
   FLORIDA STATE FIRE MARSHALL'S RULE 69A-3.012 FAC AND
   RULE CHAPTER 69A-60 FLORIDA ADMINISTRATIVE CODE (FAC) AND
   FLORIDA STATUTE SECTION 633.022.
   A. NFPA 70: NATIONAL ELECTRICAL CODE (2017 EDITION)
   B. NFPA 72: NATIONAL FIRE ALARM CODE (2016 EDITION)
   C. NFPA 99: HEALTH CARE FACILITIES (2018 EDITION)
   D. NFPA 101: LIFE SAFETY CODE (2018 EDITION)
   E. NFPA 110: STANDARD FOR EMERGENCY AND STANDBY POWER SYSTEMS (2016 EDITION)
   F. NFPA 780: STANDARD FOR THE INSTALLATION OF LIGHTNING PROTECTION SYSTEMS (2017 EDITION)
   IN ADDITION, THE INSTALLATION SHALL ALSO BE IN ACCORDANCE WITH THE FOLLOWING:
   G. FLORIDA BUILDING CODE 2020 7th EDITION (FBC)
   H. THE GUIDELINES FOR DESIGN AND CONSTRUCTION OF HEALTH CARE FACILITIES (FGI GUIDELINES, 2018 EDITION)
   I. FLORIDA FIRE PREVENTION CODE (2020 EDITION)
2. AS A MINIMUM, ALL EQUIPMENT SHALL MEET APPLICABLE STANDARDS, FOR THE TYPE OF EQUIPMENT AND INTENDED USE, OF THE FOLLOWING:
   A. AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI)
   B. ILLUMINATING ENGINEERS SOCIETY (IES)
   C. AMERICAN SOCIETY FOR TESTING AND MATERIALS (ASTM)
   D. NATIONAL ELECTRICAL MANUFACTURER'S ASSOCIATES.(NEMA)
   E. NOTE: THESE STANDARDS ARE SUBORDINATE TO CODES AND STANDARDS SET BY U.L.
   ALL ELECTRICAL EQUIPMENT, DEVICES, WIRE, ETC., SHALL BE LISTED, FOR INTENDED USE, WITH UNDERWRITER'S LABORATORIES INC. (U.L.), WHERE STANDARDS HAVE BEEN ESTABLISHED BY U.L.
3. CONTRACTOR TO PROVIDE ALL LABOR, MATERIALS AND SUPERVISION NECESSARY TO ACCOMPLISH THE WORK AS SHOWN AND/OR NOTED ON THE DRAWINGS.
4. THE CONTRACTOR SHALL VISIT THE JOB SITE AND VERIFY ALL CONDITIONS, LOCATIONS, DIMENSIONS AND COUNTS AS SHOWN OR NOTED ON THE DRAWINGS, PRIOR TO SUBMITTING BID.
5. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE ALL LABOR, MATERIALS AND SUPERVISION NECESSARY TO ACCOMPLISH THE WORK AS SHOWN AND/OR NOTED ON THE PLANS.
6. ELECTRICAL CONTRACTOR SHALL NOT SCALE DRAWINGS. CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS AND ELEVATIONS FOR EXACT LOCATIONS OF ALL EQUIPMENT UNLESS NOTED OTHERWISE.
7. IT SHALL BE UNDERSTOOD THAT ALL WORK PERFORMED SHALL BE DONE BY A LICENSED CONTRACTOR AND IN A FIRST-CLASS MANNER. SAID CONTRACTOR SHALL MEET ALL REQUIREMENTS SET FORTH BY ANY LOCAL ORDINANCE AND GOVERNING AUTHORITIES.
8. THE CONTRACTOR SHALL PROVIDE ALL REQUIRED INSURANCE FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK.
9. CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND INSTALLATION FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE YEAR FROM DATE OF ACCEPTANCE, UNLESS INDICATED OR SPECIFIED OTHERWISE.
10. IT SHALL NOT BE THE INTENT OF THESE PLANS AND/OR SPECIFICATIONS TO SHOW EVERY MINOR DETAIL OF CONSTRUCTION. THE CONTRACTOR SHALL BE EXPECTED TO FURNISH AND INSTALL ALL ITEMS FOR A COMPLETE ELECTRICAL SYSTEM AND PROVIDE FOR ALL REQUIREMENTS NECESSARY FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER.
11. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING TO ORIGINAL CONDITIONS, ANY AND ALL DAMAGES TO BUILDING SURFACES, EQUIPMENT, ETC. CAUSED DURING THE PERFORMANCE OF WORK.
12. CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE OR DELAYS AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF THE INSTALLATION WHICH MAY HAVE BEEN DAMAGED THEREBY.
13. FOR ELECTRIC POWER SYSTEM, COORDINATE POWER SERVICE WITH POWER COMPANY;
   A. VERIFY LOCATION OF POWER SERVICE TERMINATION WITH POWER COMPANY, PRIOR TO SUBMITTING BID. CONTRACTOR TO VERIFY AVAILABLE SERVICE VOLTAGE AND PHASES WITH POWER COMPANY PRIOR TO BID AND PROVIDE BID ALLOWANCE FOR ALTERNATES.
   B. PROVIDE TEMPORARY ELECTRICAL SERVICE FOR USE BY ALL TRADES DURING CONSTRUCTION AND REMOVE SAME AT COMPLETION OF PROJECT.
14. CONTRACTOR SHALL KEEP ALL AREAS IN WHICH WORK IS BEING PERFORMED, FREE FROM DEBRIS AT ALL TIMES AND SAID AREAS SHALL BE LEFT BROOM CLEAN AT THE END OF EACH WORKING DAY.
15. CONTRACTOR SHALL PAY FOR ALL PERMITS, FEES, INSPECTIONS, AND TESTING COSTS.
16. COORDINATE ALL ELECTRICAL SITE WORK WITH ALL OTHER TRADES CONTRACTORS.
17. IT SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR FOR THE ADVANCE ORDERING OF LONG LEAD ITEMS, AS TO NOT INTERFERE WITH THE PRODUCTION OF OTHER TRADES RESULTING IN ANY DOWN OR LAG TIME. THE CONTRACTOR SHALL NOT ORDER ANY ITEMS UNTIL APPROVED SHOP DRAWINGS ARE RETURNED.
18. ELECTRICAL CONTRACTOR SHALL SUBMIT EQUIPMENT LAYOUT DIGITAL SHOP DRAWINGS OF ALL ELECTRICAL SPACES, ROOMS, ETC., TO ENGINEER FOR APPROVAL PRIOR TO ORDERING EQUIPMENT OR INSTALLING CONDUITS, ETC. LAYOUT SHALL CONSIST OF PLAN VIEWS (SCALED AS REQUIRED) AND ELEVATIONS (DIMENSIONED) FOR EACH SUCH SPACE, ROOM, ETC.
19. CONTRACTOR SHALL SUBMIT AT ONE TIME, DIGITAL SHOP DRAWINGS/SUBMITTALS, INDEXED WITH ALL PRODUCTS, MATERIALS, LIGHTING FIXTURES, LAMPS, WIRING DEVICES, SWITCHGEAR, ETC. CLEARLY HIGHLIGHTING ALL EQUIPMENT QUANTITIES AND DETAILS. ALL EQUIPMENT SHALL BE AS SPECIFIED ON PLANS; THE RESPONSIBILITY TO ACCEPT OR REJECT ANY PROPOSED SUBSTITUTION REMAINS WITH THE PROJECT ENGINEER. THE CONTRACTOR MAY USE ANY ARTICLE, DEVICE, PRODUCT, OR MATERIAL WHICH IN THE JUDGMENT OF THE ENGINEER EXPRESSED IN WRITING ARE EQUAL TO THAT SPECIFIED.
20. ALL CONDUCTORS SHALL BE COPPER, TYPE THHN/THWN EXCEPT WHERE OTHERWISE REQUIRED BY U.L. OR CODES. MINIMUM WIRE SIZE SHALL BE #12 AWG, EXCLUDING CONTROL WIRING. ALUMINUM CONDUCTORS ARE NOT PERMITTED.
21. ALL CONDUCTORS SHALL BE IN CONDUITS. ALL CONDUITS SHALL BE GALVANIZED RIGID STEEL (GRS) EXCEPT THAT: (a) PVC CONDUITS MAY BE USED UNDERGROUND PROVIDED ELBOWS AND RISERS ARE GALVANIZED RIGID STEEL OR SCHEDULE 80 PVC, WHERE SUBJECT TO PHYSICAL DAMAGE (b) ELECTRICAL METALLIC TUBING (EMT) MAY BE USED IN OR ON WALLS OR CEILINGS WHERE NOT SUBJECT TO MECHANICAL DAMAGE, DAMP OR CORROSIVE CONDITIONS, (c) LIQUID TIGHT FLEXIBLE CONDUIT WHERE REQUIRED, (d) FLEXIBLE METALLIC CONDUIT WHERE REQUIRED IN DRY LOCATIONS ONLY, (e) MC CABLE WITH DEDICATED GREEN GROUNDING CONDUCTOR WHERE PERMITTED. ALL CONDUITS IN HAZARDOUS AREAS (PER NEC) SHALL MEET THE REQUIREMENTS OF NEC CHAPTER 5.
22. FOR UNDERGROUND ELECTRICAL CONDUITS, PROVIDE PULL BOXES, SUCH THAT NO SINGLE CONDUIT RUN HAS BENDS IN EXCESS OF 360. PULL BOXES SHALL BE SUITABLE AND APPROVED FOR THE INTENDED USE. WARNING TAPE WHICH SAYS "WARNING BURIED ELECTRIC" SHALL BE PLACED IN TRENCHES ABOVE ALL UNDERGROUND ELECTRIC CONDUITS. WHERE CONDUITS PASS UNDERNEATH PAVED AREAS, THE CONDUITS SHALL BE PVC. WHERE UNDERGROUND CONDUITS ARE NOT EXPOSED TO MECHANICAL DAMAGE OR ARE NOT UNDER PAVED AREAS, THE CONDUITS SHALL BE SCHEDULE 40 PVC.
23. ALL CONDUIT RUNS ARE SHOWN DIAGRAMMATIC. EXACT ROUTING SHALL BE DETERMINED IN THE FIELD, UNLESS OTHERWISE NOTED.
24. WIREWAYS SHALL BE SIZED AS REQUIRED, PER NEC, UNLESS OTHERWISE NOTED (UON).
25. WHERE CORE DRILLING OF FLOOR/WALLS IS REQUIRED, CONTRACTOR SHALL SEAL OPENINGS WATERTIGHT AFTER UTILITIES HAVE BEEN INSTALLED. LOCATION OF CORED HOLES SHALL COORDINATE WITH LOCATION OF EQUIPMENT IN A MANNER TO BE CLEAN AND FUNCTIONAL. THE CONTRACTOR SHALL INSTALL ONLY ONE CONDUIT PER HOLE AND SEAL THE OPENING AROUND THE CONDUIT AS SPECIFIED.
26. PROVIDE FIRE RETARDANT U.L. APPROVED SEALANT ON ALL PENETRATIONS OF FIRE RATED PARTITIONS, WALLS AND STRUCTURAL SLABS. CONTRACTOR TO VERIFY, PRIOR TO SUBMITTING BID, LOCATIONS OF ALL SUCH FIRE RATED PARTITIONS, WALL AND STRUCTURAL SLABS.
27. UNLESS NOTED AS EXISTING, ALL EQUIPMENT, WIRING, DEVICES, ETC. SHALL BE NEW.
28. ALL CIRCUIT BREAKERS SHALL BE INVERSE TIME TYPE (THERMAL MAGNETIC OR SOLID STATE AS REQUIRED BY SPECIFICATION). TWO AND THREE POLE CIRCUIT BREAKERS SHALL BE COMMON TRIP. NO TIE HANDLES PERMITTED.
29. ALL FUSES SHALL BE CURRENT LIMITING, PER U.L., RATED 600V., UON.
   A. NON-TIME DELAY FUSES IN MAIN SWITCHES AND SWITCHES FEEDING PANELS.
   B. TIME DELAY FUSES FOR MOTOR AND A/C CIRCUITS.
30. ALL DISCONNECT SWITCHES SHALL BE SIZED BY NEC REQUIREMENTS TO ACCOMMODATE EQUIPMENT SERVED, INCLUDING REQUIRED FUSES U.O.N. SWITCHES SHALL BE HORSEPOWER RATED FOR MAX. HORSEPOWER, HEAVY DUTY TYPE.
31. CONTRACTOR SHALL VERIFY CIRCUIT PROTECTIVE DEVICE RATING FOR EQUIPMENT PRIOR TO INSTALLATION.
32. FURNISH AND INSTALL DISCONNECT SWITCHES AND WIRING FOR AIR CONDITIONING SYSTEM AS PER MANUFACTURER RECOMMENDATIONS. CONTROLS ARE TO BE SUPPLIED BY AIR CONDITIONING CONTRACTOR AND CONNECTED. PROVIDE ALL CONTROL WIRING FOR CONDENSING AND CONTROL UNITS, COORDINATE WITH A/C CONTRACTOR FOR WIRING DIAGRAMS AND EXACT MOUNTING LOCATIONS.
33. ALL ELECTRICAL EQUIPMENT SHALL BE RAINTIGHT WHERE EXPOSED TO THE WEATHER. ALL FLEX CONDUITS CONNECTED TO SUCH EQUIPMENT SHALL BE LIQUID TIGHT.
34. EQUIPMENT SHALL BE OF MATERIALS SUITABLE FOR AND NEMA RATED FOR THE ENVIRONMENT IN WHICH THEY ARE TO BE INSTALLED.
35. ALL CONNECTIONS TO GROUND RODS SHALL BE MADE WITH U.L. APPROVED WELDED CONNECTIONS, UNLESS NOTED OTHERWISE. THE CONTRACTOR SHALL FORM A GROUNDING ELECTRODE SYSTEM AS PER NEC 250-50.
36. OUTLET IN DRY LOCATIONS BOXES SHALL BE PRESSED STEEL. IN WET OR DAMP LOCATIONS SHALL BE CAST ALLOY WEATHER-RESISTANT OUTLET WITH THREADED HUBS AND IN OTHER CLASSIFIED AREAS IT SHALL BE IN A SPECIAL ENCLOSURE. PROPER PLASTER RINGS SHALL BE USED WITH OUTLET BOXES. PROPER COORDINATION BETWEEN ELECTRICAL SUBCONTRACTOR AND GENERAL CONTRACTOR FOR PLASTER RING INITIATION WILL BE REQUIRED. NO "COOP" RINGS SHALL BE ALLOWED. ALL OUTLET BOXES SHALL BE SECURELY FASTENED.
37. WHEN ELECTRICAL BOXES ARE LOCATED IN VERTICAL FIRE RESISTIVE ASSEMBLIES, (CLASSIFIED AS FIRE/SMOKE AND SMOKE PARTITIONS), THEY SHALL BE INSTALLED WITHOUT AFFECTING THE FIRE CLASSIFICATION. ALL OF THE FOLLOWING CONDITIONS SHALL BE MET:
   A. ALL ELECTRICAL BOXES SHALL BE METALLIC.
   B. BOX OPENING SHALL OCCUR ONLY ON ONE SIDE OF FRAMING SPACE.
   C. BOX OPENING SHALL NOT EXCEED 10322.56 SQUARE MM (16SQUARE INCHES).
   D. ALL CLEARANCES BETWEEN OUTLET BOX AND GYPSUM BOARD SHALL BE COMPLETELY FILLED WITH JOINT COMPOUND (OR OTHER APPROVED MATERIAL).
   E. PROVIDE A WALL AROUND OUTLETS LARGER THAT 10322.56 SQUARE MM (16 SQUARE INCHES). THE INTEGRITY OF THE WALL RATING SHALL BE MAINTAINED.
   F. THE TOTAL AGGREGATE SURFACE AREA OF THE BOXES SHALL NOT EXCEED 64516 SQUARE MM (100 SQUARE INCHES) PER 9.29 SQUARE METERS (100 SQUARE FEET).
   G. OUTLET BOXES LOCATED ON OPPOSITE SIDES OF FIRE RESISTIVE ASSEMBLIES SHALL BE SEPARATED BY A MINIMUM HORIZONTAL DISTANCE OF 609.6MM (24 INCHES).
   H. OUTLET BOXES SHALL BE SECURELY FASTENED TO WALL FRAMING MEMBERS.
   I. THE OPENING IN THE GYPSUM BOARD FACING SHALL BE CUT NOT TO EXCEED 3.175MM (1/8 INCH) BETWEEN THE EDGES OF THE OUTLET BOX AND THE EDGES OF THE OPENING.
38. SMOKE DETECTORS SHALL BE PROVIDED NO CLOSER THAN 36" FROM SUPPLY AIR DIFFUSERS.
39. CONTRACTOR SHALL PROVIDE A TYPE WRITTEN DIRECTORY OF EACH PANELBOARD. HAND WRITTEN DIRECTORY IS NOT ACCEPTABLE; EXCEPT SPARE AND SPACED SHALL BE HANDWRITTEN IN PENCIL.
40. PROVIDE A 4" STEEL REINFORCED CONCRETE HOUSEKEEPING PAD UNDER ALL FLOOR MOUNTED ELECTRICAL EQUIPMENT.
41. A. WORKING CLEARANCES FOR ELECTRICAL EQUIPMENT SHALL BE IN COMPLIANCE WITH NEC 110.26
   B. THE EXCLUSIVELY DEDICATED SPACE EXTENDING FROM FLOOR TO STRUCTURAL CEILING WITH A WIDTH AND DEPTH OF THE PANELBOARD OR SWITCHBOARD MUST BE CLEAR OF ALL PIPING, DUCTS, EQUIPMENT FOREIGN TO THE ELECTRICAL EQUIPMENT OR ARCHITECTURAL APPURTENANCES IN ACCORDANCE WITH NEC 408.
42. METER CANS, HUBS, & LUGS FOR SAME ARE TO BE FURNISHED & INSTALLED BY CONTRACTOR. CONTRACTOR TO VERIFY SPECIFIC TYPE OF METER CAN TO BE USED WITH F.P.L. PRIOR TO BID.
43. A. PROVIDE A PERMANENT SIGN ON THE MAIN ELECTRICAL ROOM DOOR TO THE BLDG. STATING THAT THE SERVICE DISCONNECTS ARE LOCATED INSIDE.
   B. SIGNS SHALL BE PLACED AT THE MAIN DISCONNECT EQUIPMENT INDICATING TYPE AND LOCATION OF ON-SITE EMERGENCY POWER SOURCES.
44. THE EQUIPMENT GROUNDING TERMINAL BARS OF THE NORMAL AND EMERGENCY ELECTRICAL SYSTEM PANELBOARDS SERVING THE SAME BUILDING SHALL BE BONDED TOGETHER WITH AN INSULATED, CONTINUOUS, COPPER CONDUCTOR NOT SMALLER THAN NUMBER 6.
45. THE ELECTRICAL CONTRACTOR SHALL FURNISH A COMPLETE SET OF AS-BUILT DRAWINGS, SHOWING ALL CHANGES AND DEVIATIONS TO THE ARCHITECT/ENGINEER PRIOR TO COMPLETION OF THE PROJECT.
46. ARCHITECTURAL AND/OR ENGINEERING EXPENSES THAT ARE INCURRED DUE TO REVISIONS OR SUBSTITUTIONS REQUESTED BY THE CONTRACTOR SHALL BE PAID FOR BY THAT CONTRACTOR.
47. FOR TELEPHONE SYSTEMS:
   A. PROVIDE GROUNDING FOR ALL TELEPHONE OUTLETS AND EQUIPMENT PER REQUIREMENTS OF THE TELEPHONE COMPANY.
   B. COORDINATE INSTALLATION OF ALL TELEPHONE OUTLETS, RACEWAYS, ENCLOSURES AND BACKBOARDS WITH TELE. CO.
   C. VERIFY LOCATION OF TELEPHONE SERVICE WITH TELEPHONE COMPANY. PROVIDE SERVICE CONDUIT TO BLDG. FROM SERVICE POINT PER TELCO. INSTRUCTIONS, INCLUDE ALL ASSOCIATED COSTS IN BID.
   D. MARK TERMINATIONS OF TELEPHONE CONDUIT AS DIRECTED BY THE TELEPHONE COMPANY.
   E. VERIFY LOCATION OF TELEPHONE SERVICE WITH TELEPHONE COMPANY PRIOR TO SUBMITTING BID, INCLUDE ALL ASSOCIATED COSTS IN BID.
   F. USE EXTERIOR GRADE 3/4" PLYWOOD BACKBOARDS FOR MOUNTING TELEPHONE EQUIPMENT AND TERMINAL STRIPS. PAINT BOARD ON ALL SIDES AND EDGES WITH TWO COATS OF FLAT BLACK FIRE RETARDANT PAINT.
48. INDUSTRIAL CONTROL TYPE TRANSFORMERS SHALL BE PROVIDED WITH FINGERSAFE COVERS AND PRIMARY FUSE PROTECTION AS REQUIRED PER NEC 450-3. MOUNT TRANSFORMERS ON 4"X4" JUNCTION BOX ABOVE ACCESSIBLE CEILINGS OR ELECTRICAL ROOMS.
49. DWELLING UNITS: ALL 120-VOLT SINGLE-PHASE, 15&20A. BRANCH CIRCUITS SUPPLYING OUTLETS OR DEVICES INSTALLED IN DWELLING UNIT KITCHENS, FAMILY ROOMS, DINING ROOMS, LIVING ROOMS, PARLORS, LIBRARIES, DENS, BEDROOMS, SUNROOMS, RECREATION ROOMS, CLOSETS, HALLWAYS, LAUNDRY AREAS, OR SIMILAR ROOMS OR AREAS SHALL BE PROTECTED BY ARC-FAULT TECHNOLOGY IN ACCORDANCE WITH NEC 210.12(A) 1-6.
50. PROVIDE U.L. LISTED COMPOUND APPLIED TO BACK OF "BACK TO BACK" BOXES IN RATED WALLS WHERE THE BOXES ARE LESS THAN 609.6MM (24 INCHES) APART MEASURED HORIZONTALLY.
51. CONTRACTOR SHALL PROVIDE TYPED, UPDATED PANEL DIRECTORIES ON ALL PANELS THAT ARE AFFECTED AT THE COMPLETION OF THE JOB.
52. FOR RECEPTACLES IN DAMP AND WET LOCATIONS THE CONTRACTOR SHALL PROVIDE ALL 125V. AND 250V., 15A. AND 20A. RECEPTACLES THAT ARE LISTED AS WEATHER RESISTANT TYPE TO COMPLY WITH NEC ARTICLE 406.8.
53. SERVICE EQUIPMENT IN OTHER THAN DWELLING UNITS SHALL BE LEGIBLY MARKED IN THE FIELD WITH THE MAXIMUM AVAILABLE FAULT CURRENT. THE FIELD MARKING(S) SHALL INCLUDE THE DATE THE FAULT CURRENT CALCULATION WAS PERFORMED AND BE OF SUFFICIENT DURABILITY TO WITHSTAND THE ENVIRONMENT INVOLVED. COMPLY FULLY WITH NEC 110.16.
54. VOLTAGE DROP
   1. CONDUCTORS FOR ALL FEEDERS SHALL BE INCREASED FROM SIZES INDICATED ON DRAWINGS TO PREVENT VOLTAGE DROP EXCEEDING 2%.
   2. CONDUCTORS FOR ALL BRANCH CIRCUITS SHALL BE INCREASED FROM SIZES INDICATED ON DRAWINGS TO PREVENT VOLTAGE DROP EXCEEDING 3%. FROM THE FURTHEST DEVICE.
   3. DETERMINING CONDUCTOR SIZES SHALL BE BASED ON 80% OF THE BREAKER RATING.
   4. FOR DETERMINATION OF WIRE SIZE FOR BID PURPOSES:
      * INCREASE WIRE BY 1 WIRE SIZE FOR RUNS 60 FT. TO 100 FT.
      * INCREASE WIRE BY 2 WIRE SIZES FOR RUNS 100 FT. TO 150 FT.
      * INCREASE WIRE BY 3 WIRE SIZES FOR RUNS FROM 150 FT. TO 230 FT.

GENERAL LIGHTING NOTES:

1. CONTRACTOR SHALL COMPLY WITH 2020 FBC SECTION R404.1. MINIMUM OF 90% OF THE PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL BE HIGH-EFFICIENCY LAMPS. MIN. 65L/W..
2. REFER TO ARCHITECTURAL REFLECTED CEILING PLAN FOR EXACT LOCATION OF LIGHT FIXTURES.
3. COORDINATE TYPE OF CEILING FOR EACH FIXTURE WITH ARCHITECTURAL REFLECTED CEILING PLANS AND PROVIDE FIXTURE TRIM AS REQUIRED.
4. ALL LED DOWNLIGHTS SHALL USE LAMPS WITH 3500K TEMPERATURE, MINIMUM 30,000 HOUR LIFE, FOR LAMPS AND DRIVERS.
5. PROVIDE APPROVED FIRE RATED ENCLOSURES FOR ALL LIGHT FIXTURES LOCATED IN FIRE RATED CEILINGS.
6. FIXTURES IN AREAS WITHOUT CEILINGS, OR IN MECHANICAL AND ELECTRICAL ROOMS SHALL BE MOUNTED WITH 1 1/2"X1 1/2"KINDORF CHANNEL SUPPORT SUSPENDED FROM ROOF STRUCTURE WITH THREAD RODS. FIXTURES SHALL BE MOUNTED 10'-0" A.F.F.
7. ALL ACRYLIC LENSED FIXTURES SHALL HAVE A LENS THICKNESS OF .125 INCHES MINIMUM.
8. HALF SHADED FIXTURES DENOTE EMERGENCY FIXTURES EITHER WITH 1100 LUMEN EMERGENCY BATTERY PACK OR ON LIFE SAFETY CIRCUIT.
9. LIGHTING FIXTURE SCHEDULE IS PREDICTED ON PERFORMANCE AND IS DESIGNED TO MEET CERTAIN AESTHETIC CRITERIA. ALL ALTERNATIVE SELECTIONS MUST BE SUBMITTED FOR PRIOR APPROVAL TEN (10) DAYS PRIOR TO BID DATE.
10. ALL BALLASTS SHALL HAVE MINIMUM POWER FACTOR OF 0.90. ALL BALLASTS FOR METAL HALIDE AND HIGH PRESSURE SODIUM FIXTURES SHALL BE CONSTANT WATTAGE TYPE WITH +/-5% LAMP WATTS FOR +/-10% NOMINAL LINE VOLTAGE VARIATION.
11. PROVIDE LAMPS WITH FIXTURES, VERIFY LAMP TYPE WITH MANUFACTURER.
12. FLUORESCENT LUMINAIRES THAT UTILIZE DOUBLE-ENDED LAMPS AND CONTAIN BALLAST(S) OR MULTIWIRE BALASTED LUMINAIRES SHALL CONTAIN AN INTEGRATED INTERNAL DISCONNECT AND TO BE COMPLIED WITH NEC 410.130(G).
13. ALL OPENINGS FOR LIGHT FIXTURES IN CEILINGS SHALL BE PROTECTED IN A MANNER (PER ALL GOVERNING CODES) THAT WILL PROVIDE THE SAME RATING AS THE CEILING. (THIS APPLIES TO ALL FIRE RATED CEILINGS).
14. FOR EMERGENCY EXIT SIGNS AND EMERGENCY BATTERY PACKS MAKE CONNECTION TO THE GENERAL LIGHTING CIRCUIT IN THE IMMEDIATE AREA; AHEAD OF ALL SWITCHES AND CONTROLS.
15. PROVIDE A FUSE HOLDER AND FUSE (BUSSMAN HEB AND FNQ OR EQUAL), IN THE PRIMARY SIDE OF EACH UNGROUNDED CONDUCTOR FOR ALL BALLASTS AT THE HAND HOLE OF EACH EXTERIOR POLE MOUNTED LIGHTING FIXTURE OR J-BOX FOR WALL OR GROUND MOUNTED FIXTURE.
16. PROVIDE WIND LOAD RATED LIGHT POLES WITH 170 MPH MINIMUM WIND SPEED (ASCE 7), EXPOSURE C WITH IMPORTANCE FACTOR OF 1.0, AND PROVIDE PHOTOMETRICS WITH ALL FIXTURE SUBMITTALS. CONTRACTOR TO VERIFY VOLTAGES OF ALL LIGHT FIXTURES PRIOR TO BIDDING.
17. PHOTOMETRICS ARE BASED ON MANUFACTURER'S INFORMATION AND CATALOG NUMBERS. ALTERNATIVE MANUFACTURERS MUST PROVIDE THE IESNA FORMAT ELECTRONIC FILES OF THE INDEPENDENT TEST LAB REPORTS FOR THE PROPOSED FIXTURES 10 WORKING DAYS PRIOR TO BID. (SPECIFIER) WILL CONFIRM THAT THE PHOTOMETRIC CRITERIA HAS BEEN MET, AND IF ALTERNATE IS APPROVED, WILL ISSUE AN ADDENDUM. MANUFACTURERS NOT LISTED ON THE PLANS OR IN AN ADDENDUM WILL NOT BE ACCEPTED.
18. TO CONFIRM THAT THE SPECIFIED PHOTOMETRIC CRITERIA HAS BEEN MET, PHOTOMETRIC DRAWINGS FOR THE PROPOSED ALTERNATE MUST BE SUBMITTED TO (SPECIFIER) FOR EVALUATION NO LESS THAT 10 DAYS PRIOR TO BID. ANY ACCEPTABLE ALTERNATE MUST BE APPROVED IN WRITING PRIOR TO BID DATE.
19. CONTRACTOR MUST BID PROJECT USING SPECIFIED LIGHTING FIXTURES AS BASE BID (NO EXCEPTIONS). IF ALTERNATE FIXTURES ARE PROPOSED, THEY MUST BE BID AS AN ALTERNATE BID MUST INCLUDE:
   A) TOTAL DOLLAR CREDIT TO OWNER IF ALTERNATE IS ACCEPTED.
   B) LINE ITEM CREDIT FOR EACH ALTERNATE FIXTURE PROPOSED.
   C) CATALOG SUBMITTAL DATA FOR EACH ALTERNATE FIXTURE PROPOSED.
20. IF THERE IS A DISCREPANCY BETWEEN A FIXTURE DESCRIPTION AND GENERAL NOTES, AND THE CATALOG NUMBER LISTED, THE FIXTURE DESCRIPTION AND GENERAL NOTES SHALL GOVERN.
21. COORDINATE FIXTURE TYPES WITH ARCHITECTURAL DRAWINGS.
22. INTERNALLY ILLUMINATED EXIT SIGNS SHALL NOT EXCEED 5 WATTS PER SIDE.
23. RECESSED LUMINAIRES INSTALLED IN THE BUILDING THERMAL ENVELOPE SHALL BE SEALED TO LIMIT AIR LEAKAGE BETWEEN CONDITIONED AND UNCONDITIONED SPACES. ALL RECESSED LUMINAIRES SHALL BE IC-RATED AND LABELED AS MEETING ASTM E 283 WHEN TESTED AT 75 Pa PRESSURE DIFFERENTIAL WITH NO MORE THAN 2.0 CFM OF AIR MOVEMENT FROM THE CONDITIONED SPACE TO THE CEILING CAVITY. ALL RECESSED LUMINAIRES SHALL BE SEALED WITH A GASKET OR CAULK BETWEEN THE HOUSING AND THE INTERIOR WALL OR CEILING COVERING.
24. ALL EXTERIOR PARKING LIGHTING SHALL MEET IES ILLUMINATION STANDARDS AND LOCAL CODE REQUIRED FOOTCANDLE LEVELS. ILLUMINATION LEVELS SHALL BE MEASURED WITH A FOOTCANDLE METER AT COMPLETION OF THE PROJECT BY A REGISTERED PROFESSIONAL ENGINEER AND SAID ENGINEER SHALL ISSUE A LETTER ATTESTING TO COMPLIANCE WITH ALL CODE REQUIREMENTS.
25. THE CONTRACTOR SHALL SUBMIT PHOTOMETRICS FOR MEANS OF EGRESS ILLUMINATION MEETING REQUIREMENTS OF FBC 1008.1. 1FC UNDER NORMAL POWER; UNDER EMERGENCY POWER, 1FC AVERAGE, AND 0.1FC MINIMUM.
26. ALL LUMINAIRES INSTALLED IN WET LOCATIONS SHALL BE MARKED "SUITABLE FOR WET LOCATIONS". ALL LUMINAIRES INSTALLED IN DAMP LOCATIONS SHALL BE MARKED "SUITABLE FOR WET LOCATIONS" OR "SUITABLE FOR DAMP LOCATIONS" IN COMPLIANCE WITH N.E.C. 410.4A.

ELECTRICAL SYMBOL LEGEND

SYMBOL	DESCRIPTION
	LIGHTING (REFER TO LIGHTING FIXTURE SCHEDULE)
A	LIGHT FIXTURE DESIGNATION.
	LIGHTING FIXTURE, SURFACE MOUNTED
	LIGHTING FIXTURE (HID, FLUORESCENT OR INCANDESCENT), RECESSED MTD.
	LIGHTING FIXTURE, WALL MOUNTED
	EXIT LIGHT FIXTURE. DIRECTION ARROWS AS SHOWN
	WALL MOUNTED EXIT LIGHT FIXTURE (SHADED QUADRANT INDICATES FACE(S) OF FIXTURE)
	2 X 2 FLUORESCENT LIGHT FIXTURE
	2 X 4 FLUORESCENT LIGHT FIXTURE
	DIAGONAL SHADING DENOTES LIGHT FIXTURE CONNECTED TO EMERGENCY BRANCH CIRCUIT OR, W/EMERG. 90 MIN. BATTERY PACK.
	1 X 4 FLUORESCENT LIGHT FIXTURE
	DIAGONAL SHADING DENOTES LIGHT FIXTURE CONNECTED TO EMERGENCY BRANCH CIRCUIT OR, W/EMERG. 90 MIN. BATTERY PACK.
	FLUORESCENT WALL MOUNTED FIXTURE WITH WALL OUTLET BOX
	FLUORESCENT STRIP FIXTURE
	DIAGONAL SHADING DENOTES LIGHT FIXTURE CONNECTED TO EMERGENCY BRANCH CIRCUIT OR, W/EMERG. 90 MIN. BATTERY PACK.
	EXTERIOR LIGHT FIXTURE WITH ARMS AS SHOWN ON DRAWINGS
	EMERGENCY BATTERY WALL PACK WITH TWIN HEADS
S_3	TOGGLE SWITCH 120/277V. 20 AMP.,(M.H. = 48" A.F.F.)
S_3	TOGGLE SWITCH 120/277V. 20 AMP. ,(M.H. = 48" A.F.F.) , 3-WAY
S_4	TOGGLE SWITCH 120/277V. 20 AMP., (M.H. = 48" A.F.F.), 4-WAY
S_B	LIGHTING CONTROL BY-PASS SWITCH, (MAX. 2 HOUR OVER-RIDE).
S_K	TOGGLE SWITCH 120/277V. 20 AMP. KEYSWITCH, (M.H. = 48" A.F.F.)
S_F	FAN SWITCH 120/277V. 20 AMP, (HORSEPOWER RATED)
S_T	30-MINUTE ROTATABLE TIMER SWITCH (M.H. = 48" A.F.F.)
S_P	TOGGLE SWITCH 120/277V. 20 AMP., WITH PILOT LIGHT, (M.H.=48"A.F.F.)
S_{EX}	TOGGLE SWITCH 120/277V. 20 AMP. EXPLOSION-PROOF, (M.H.=48"A.F.F.)
S_S	SPEED SWITCH 120/277V. 20 AMP. U.O.N. ,(M.H. = 48" A.F.F.)
S_W	SINGLE PHASE MANUAL MOTOR STARTER, (M.H.=48" A.F.F.)
S_D	DIMMER SWITCH 120/277V. 20 AMP., (M.H.=48" A.F.F.) (1500 WATTS UNLESS OTHERWISE INDICATED)
S_{30}	THREE-WAY DIMMER SWITCH (48" A.F.F.)
S_a	SINGLE POLE SWITCH (48" A.F.F.) (SUBSCRIPT INDICATES ITEM CONTROLLED)
P	PANIC SWITCH, MUSHROOM TYPE, (M.H.=48" A.F.F.)
$\Psi_{a,b}$	WALL MOUNTED - OCCUPANCY SENSOR SWITCH,(M.H.=48"A.F.F.)MFGR./MODEL# SENSOR SWITCH/#WSD-PDT
	(a, b) OR (2) INDICATES TWO POLE SWITCH - WSD-PDT-2P
	LV INDICATES LOW VOLTAGE - WSD-PDT-LV
OS	CEILING MO

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

PANEL "A" SCHEDULE

LOCATION: SEE FLOOR PLAN — ■ EXISTING ☐ NEW

SPEC: SQUARE D, ITE , G.E. — ■ COPPER BUS ☐ ALUMINUM BUS

CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	POLE/ TRIP	COND.	GRD.	WIRE	LOAD DESCRIPTION	CKT.
1	LIGHTING FRON OFFICE		EX	EX	EX	20	0.2 | 0.4		20	EX	EX	EX	BATHROOMS HIT HATS	2
3	LIGHTING FRONT HALL		EX	EX	EX	20		0.5 | 0.4	20	EX	EX	EX	NORTH EAST LIGHTS	4
5	EXTERIOR LIGHT		EX	EX	EX	20	0.6 | 0.2		20	EX	EX	EX	TRACK LIGHTS	6
7	STORAGE ROOM		EX	EX	EX	20		0.5 | 0.2	20	EX	EX	EX	TRACK LIGHTS	8
9	STORAGE ROOM		EX	EX	EX	20	0.5 | 1.0		20	EX	EX	EX	NORTH LIGHT	10
11	NORTH LIGHT		EX	EX	EX	20		1.0 | 1.0	20	EX	EX	EX	J-BOXES	12
13	SOUTH LIGHT		EX	EX	EX	20	1.0 | 0.4		20	EX	EX	EX	FIRE ALARM CONTROL PANEL	14
15	SOUTH LIGHT		EX	EX	EX	20		1.0 | 0.2	20	EX	EX	EX	EXIT SIGNS	16
17	NORTH LIGHT		EX	EX	EX	20	1.0 | 1.0		20	EX	EX	EX	J-BOXES	18
19	SOUTH FANS		EX	EX	EX	20		0.4 | 0.6	20	EX	EX	EX	EXTERIOR LIGHT	20
21	KITCHEN LIGHTS		EX	EX	EX	20	0.4 | 0.8		20	EX	EX	EX	WATER COOLER	22
23	GENERAL PROP. RECEPTS.		EX	EX	EX	20		1.2 | 0.2	20	EX	EX	EX	TIME CLOCK	24
25	SODA MACHINE		EX	EX	EX	20	1.0 | 0.2		20	EX	EX	EX	TIME CLOCK	26
27	SODA MACHINE		EX	EX	EX	20		1.0 | 0.2	20	EX	EX	EX	TIME CLOCK	28
29	A/C-1		EX	EX	EX	40	3.6 | 4.8		60	EX	EX	EX	A/C-4	30
31								3.6 | 4.8						32
33	A/C-2		EX	EX	EX	60	4.6 | 4.8		60	EX	EX	EX	A/C-5	34
35								4.7 | 4.8						36
37	A/C-3		EX	EX	EX	40	3.5 | 0.2		20	EX	EX	EX	KITCHEN LIGHTS	38
39								3.6 | 0.4	20	EX	EX	EX	(S) WALL LIGHTS (OUTSIDE)	40
41	SPACE		–	–	–	–	– | 0.4		20	EX	EX	EX	(S) PACK LIGHTS (OUTSIDE)	42
							SUBTOTAL 30.6	30.3						

ALL FEEDER CALCULATIONS ARE BASED ON:THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY

TOTAL KVA IS 60.9 KVA
TOTAL AMPERES IS 254 AMPS
ESTIMATED DEMAND LOAD= XXX AMPS

CIRCUIT TYPE : (M) ARC FAULT (N) TIME SWITCH CONTROL (S) SHUNT TRIP (F) GROUND FAULT (D) DEDICATED (G) ISOLATED GRD.

RATED VOLTAGE= 120/240 VOLTS	1 PHASE	3 WIRE	■ EQPT. GRD. ☐ ISOL. GRD.
FEEDER SIZE IS:	■ CABLE = EXISTING		☐ BUSWAY
MOUNTING:	■ SURFACE	☐ FLUSH	☐ FREE STANDING ☐ KEYED DOOR
NEUTRAL BUS IS:	☐ HALF SIZE	■ FULL SIZE	☐ K RATED (1.5) ☐ K RATED (2.0)
ENCLOSURE :	■ NEMA 1	☐ NEMA 3R	☐ NEMA 4X CLASS( ) DIV ( )
PANEL TYPE :	☐ FUSED	■ CB PLUG IN	☐ CB BOLT IN

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES. NOTE:

MAINS:	■ M.L.O.	☐ BREAKER :	POLE —	TRIP —
BRANCH POLES: 42		BRANCH BREAKERS=	22	KAIC
BUS RATING: 400A		BRACING =	22	KAIC
GROUND BAR:	■ EQUIPMENT	☐ ISOLATED	☐ BOTH	
FEED LOCATION:	■ TOP	☐ BOTTOM	☐ FEED THRU	
FED FROM:	■ NORMAL	☐ EMERGENCY	☐ UNINTERRUPTABLE	

PANEL "K" SCHEDULE

LOCATION: SEE FLOOR PLAN — ■ EXISTING ☐ NEW

SPEC: SQUARE D, ITE , G.E. — ■ COPPER BUS ☐ ALUMINUM BUS

CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	POLE/ TRIP	COND.	GRD.	WIRE	LOAD DESCRIPTION	CKT.
1	COOLER		EX	EX	EX	20	1.2 | 0.3		20	EX	EX	EX	RELAY RANGE	2
3	ICE MAKER		EX	EX	EX	20		1.5 | 0.9	20	EX	EX	EX	RECEPTACLES	4
5	HOOD LIGHT		EX	EX	EX	20	0.2 | 1.1		20	EX	EX	EX	ICE MACHINE	6
7	RECEPTACLES		EX	EX	EX	20		1.3 | 1.1						8
9	EXHAUST FAN		EX	EX	EX	20	0.3 | 1.2		20	EX	EX	EX	DISHWASHER	10
11	SPARE		EX	EX	EX	20		– | 1.2						12
13	FRESH AIR FAN		EX	EX	EX	20	0.4 | 4.0		40	EX	EX	EX	MICROWAVE	14
15	MICROWAVE		EX	EX	EX	40		4.0 | 4.0						16
17							4.0 | 4.5		50	EX	EX	EX	RANGE	18
19	RANGE		EX	EX	EX	40		4.0 | 4.5						20
21							4.0 | –		20	EX	EX	EX	SPARE	22
23	A/C-6		EX	EX	EX	40		3.6 | 4.8	60	EX	EX	EX	DISHWASHER	24
25							3.6 | 4.8							26
27	DISHWASHER		EX	EX	EX	50		3.8 | 4.8	50	EX	EX	EX	E.W.H	28
29							3.8 | 4.7							30
							SUBTOTAL 38.1	39.5						

ALL FEEDER CALCULATIONS ARE BASED ON:THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY

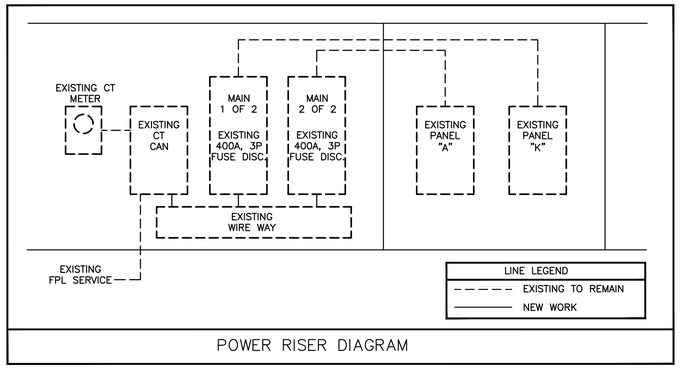
TOTAL KVA IS 77.6 KVA
TOTAL AMPERES IS 323 AMPS
ESTIMATED DEMAND LOAD= 246 AMPS

CIRCUIT TYPE : (M) ARC FAULT (N) TIME SWITCH CONTROL (S) SHUNT TRIP (F) GROUND FAULT (D) DEDICATED (G) ISOLATED GRD.

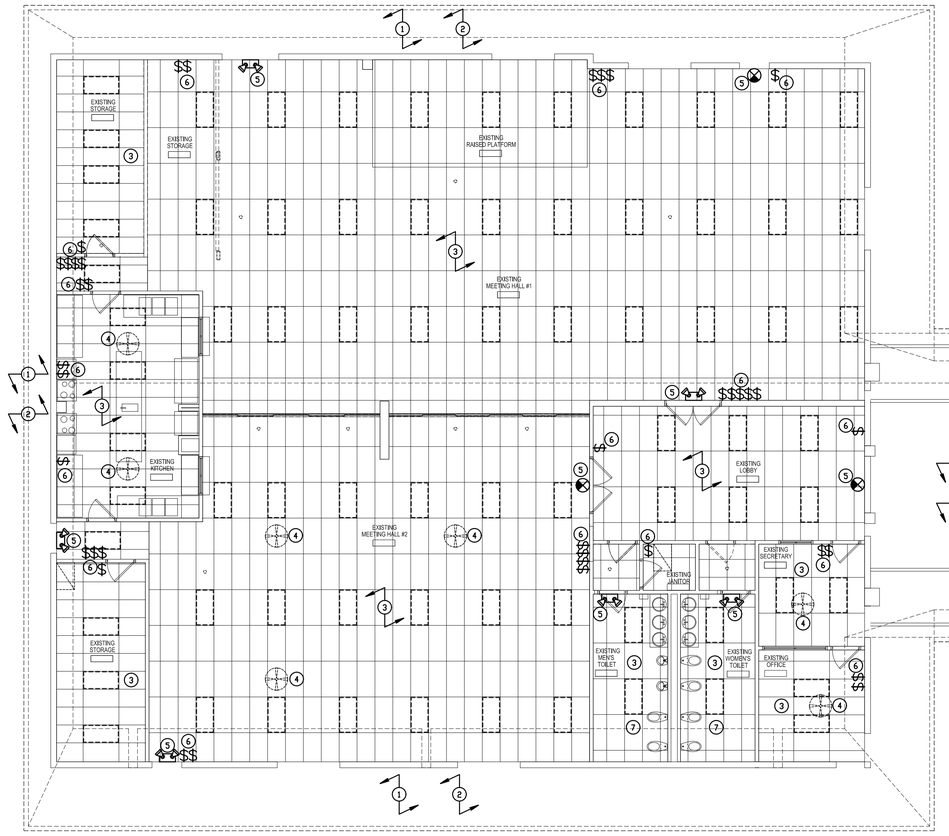
RATED VOLTAGE= 120/240 VOLTS	1 PHASE	3 WIRE	■ EQPT. GRD. ☐ ISOL. GRD.
FEEDER SIZE IS:	■ CABLE = EXISTING		☐ BUSWAY
MOUNTING:	■ SURFACE	☐ FLUSH	☐ FREE STANDING ☐ KEYED DOOR
NEUTRAL BUS IS:	☐ HALF SIZE	■ FULL SIZE	☐ K RATED (1.5) ☐ K RATED (2.0)
ENCLOSURE :	■ NEMA 1	☐ NEMA 3R	☐ NEMA 4X CLASS( ) DIV ( )
PANEL TYPE :	☐ FUSED	■ CB PLUG IN	☐ CB BOLT IN

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES. NOTE:

MAINS:	■ M.L.O.	☐ BREAKER :	POLE —	TRIP —
BRANCH POLES: 30		BRANCH BREAKERS=	22	KAIC
BUS RATING: 400A		BRACING =	22	KAIC
GROUND BAR:	■ EQUIPMENT	☐ ISOLATED	☐ BOTH	
FEED LOCATION:	■ TOP	☐ BOTTOM	☐ FEED THRU	
FED FROM:	■ NORMAL	☐ EMERGENCY	☐ UNINTERRUPTABLE	



POWER RISER DIAGRAM



DEMOLITION NOTES

1. REMOVE EXISTING EXTERIOR LIGHTS. CIRCUITS A40,A42
2. REMOVE EXISTING ELECTRICAL CONDUITS AND WIRES THROUGHT THE AREA BEING DEMOLISHED AND CAP IT AT THE MAIN WALLS FOR FUTURE CONNECTION.
3. REMOVE EXISTING 2X4 LIGHT FIXTURES THOUGHOUT THE WHOLE BUILDING. CONDUITS AND WIRES TO BE CAPPED FOR FUTURE INSTALLATION.
4. REMOVE EXISTING CEILING FAN. CONDUITS AND WIRES TO BE CAPPED FOR FUTURE INSTALLATION.
5. EXISTING EXIT SIGNS TO REMAIN
6. EXISTING WALL SWITCHES TO REMAIN
7. EXISTING TOILET EXHAUST FAN TO BE REMOVED. CONDUIT TO BE CAPPED FOR FUTURE CONNECTION.

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

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

PJT. MGR: STEPHEN BENDER
PROJECT #: 240704

GEORGE SANJUAN, P.E.
FLORIDA LICENSE #66100
This item has been electronically signed and sealed by George Sanjuan on a date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

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SHEET TITLE:
ELECTRICAL DEMOLITION PLAN

SHEET NUMBER:
E2-002

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

PANEL "A" SCHEDULE

LOCATION: SEE FLOOR PLAN — ■ EXISTING ☐ NEW
SPEC: SQUARE D, ITE , G.E. — ■ COPPER BUS ☐ ALUMINUM BUS

CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	POLE/ TRIP	COND.	GRD.	WIRE	TYPE	LOAD DESCRIPTION	CKT.
1	LIGHTING FRON OFFICE		EX	EX	EX	20	0.2 | 0.4		20	EX	EX	EX		BATHROOMS HIT MATS	2
3	LIGHTING FRONT HALL		EX	EX	EX	20		0.5 | 0.4	20	EX	EX	EX		NORTH EAST LIGHTS	4
5	EXTERIOR LIGHT		EX	EX	EX	20	0.6 | 0.2		20	EX	EX	EX		TRACK LIGHTS	6
7	STORAGE ROOM		EX	EX	EX	20		0.5 | 0.2	20	EX	EX	EX		TRACK LIGHTS	8
9	STORAGE ROOM		EX	EX	EX	20	0.5 | 1.0		20	EX	EX	EX		NORTH LIGHT	10
11	NORTH LIGHT		EX	EX	EX	20		1.0 | 1.0	20	EX	EX	EX		J-BOXES	12
13	SOUTH LIGHT		EX	EX	EX	20	1.0 | 0.4		20	EX	EX	EX		FIRE ALARM CONTROL PANEL	14
15	SOUTH LIGHT		EX	EX	EX	20		1.0 | 0.2	20	EX	EX	EX		EXIT SIGNS	16
17	NORTH LIGHT		EX	EX	EX	20	1.0 | 1.0		20	EX	EX	EX		J-BOXES	18
19	SOUTH FANS		EX	EX	EX	20		0.4 | 0.6	20	EX	EX	EX		EXTERIOR LIGHT	20
21	KITCHEN LIGHTS		EX	EX	EX	20	0.4 | 0.8		20	EX	EX	EX		WATER COOLER	22
23	GENERAL PROP. RECEPTS.		EX	EX	EX	20		1.2 | 0.2	20	EX	EX	EX		TIME CLOCK	24
25	SODA MACHINE		EX	EX	EX	20	1.0 | 0.2		20	EX	EX	EX		TIME CLOCK	26
27	SODA MACHINE		EX	EX	EX	20		1.0 | 0.2	20	EX	EX	EX		TIME CLOCK	28
29	SPARE		–	–	–	40	– | 0.9		20	1/2	12	12		CLASSROOM 112 RECEPTACLES	30
31								– | 0.9	20	1/2	10	10		CLASSROOM 110 RECEPTACLES	32
33	SPARE		–	–	–	60	– | 0.9		20	3/4	8	8		CLASSROOM 109 RECEPTACLES	34
35								– | 1.1	20	3/4	8	8		CLASSROOM 113 RECEPTACLES	36
37	SPARE		–	–	–	40	– | 0.2		20	EX	EX	EX		KITCHEN LIGHTS	38
39								– | 0.4	20	EX	EX	EX	(S)	WALL LIGHTS (OUTSIDE)	40
41	ROOF RECEPTACLES		10	10	1/2	20	0.6 | 0.4		20	EX	EX	EX	(S)	PACK LIGHTS (OUTSIDE)	42
					SUBTOTAL		11.7	10.8							

ALL FEEDER CALCULATIONS ARE BASED ON: THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY
TOTAL KVA IS 22.5 KVA
TOTAL AMPERES IS 94 AMPS
ESTIMATED DEMAND LOAD= XXX AMPS

CIRCUIT TYPE : (W) ARC FAULT (S) TIME SWITCH CONTROL (T) SHUNT TRIP (P) GROUND FAULT (D) DEDICATED (G) ISOLATED GRD.

RATED VOLTAGE= 120/240 VOLTS 1 PHASE 3 WIRE ■ EQPT. GRD. ☐ ISOL. GRD.
MAINS: ■ M.L.O. ☐ BREAKER : — — —
FEEDER SIZE IS: ■ CABLE = EXISTING ☐ BUSWAY
BRANCH POLES: 42 BRANCH BREAKERS= 22 KAIC
MOUNTING: ■ SURFACE ☐ FLUSH ☐ FREE STANDING ☐ KEYED DOOR
BUS RATING: 400A BRACING = 22 KAIC
NEUTRAL BUS IS: ☐ HALF SIZE ■ FULL SIZE ☐ K RATED (1.5) ☐ K RATED (2.0)
GROUND BAR: ■ EQUIPMENT ☐ ISOLATED ☐ BOTH
ENCLOSURE : ■ NEMA 1 ☐ NEMA 3R ☐ NEMA 4X CLASS ( ) DIV ( )
FEED LOCATION: ■ TOP ☐ BOTTOM ☐ FEED THRU
PANEL TYPE : ☐ FUSED ■ CB PLUG IN ☐ CB BOLT IN
FED FROM: ■ NORMAL ☐ EMERGENCY ☐ UNINTERRUPTABLE

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES. NOTE:

PANEL "K" SCHEDULE

LOCATION: SEE FLOOR PLAN — ■ EXISTING ☐ NEW
SPEC: SQUARE D, ITE , G.E. — ■ COPPER BUS ☐ ALUMINUM BUS

CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	POLE/ TRIP	COND.	GRD.	WIRE	TYPE	LOAD DESCRIPTION	CKT.
1	COOLER		EX	EX	EX	20	1.2 | 0.3		20	EX	EX	EX		RELAY RANGE	2
3	ICE MAKER		EX	EX	EX	20		1.5 | 0.9	20	EX	EX	EX		RECEPTACLES	4
5	HOOD LIGHT		EX	EX	EX	20	0.2 | 1.1		20	EX	EX	EX		ICE MACHINE	6
7	RECEPTACLES		EX	EX	EX	20		1.3 | 1.1							8
9	EXHAUST FAN		EX	EX	EX	20	0.3 | 1.2		20	EX	EX	EX		DISHWASHER	10
11	SPARE		EX	EX	EX	20		– | 1.2							12
13	FRESH AIR FAN		EX	EX	EX	20	0.4 | 4.0		40	EX	EX	EX		MICROWAVE	14
15	MICROWAVE		EX	EX	EX	40		4.0 | 4.0							16
17							4.0 | 4.5		50	EX	EX	EX		RANGE	18
19	RANGE		EX	EX	EX	40		4.0 | 4.5							20
21							4.0 | –		20	EX	EX	EX		SPARE	22
23	SPARE		–	–	–	40		– | 4.8	60	EX	EX	EX		DISHWASHER	24
25							– | 4.8								26
27	DISHWASHER		EX	EX	EX	50		3.8 | 4.8	50	EX	EX	EX		E.W.H	28
29							3.8 | 4.7								30
					SUBTOTAL		34.5	35.9							

ALL FEEDER CALCULATIONS ARE BASED ON: THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY
TOTAL KVA IS 70.4 KVA
TOTAL AMPERES IS 293 AMPS
ESTIMATED DEMAND LOAD= XXX AMPS

CIRCUIT TYPE : (W) ARC FAULT (S) TIME SWITCH CONTROL (T) SHUNT TRIP (P) GROUND FAULT (D) DEDICATED (G) ISOLATED GRD.

RATED VOLTAGE= 120/240 VOLTS 1 PHASE 3 WIRE ■ EQPT. GRD. ☐ ISOL. GRD.
MAINS: ■ M.L.O. ☐ BREAKER : — — —
FEEDER SIZE IS: ■ CABLE = EXISTING ☐ BUSWAY
BRANCH POLES: 30 BRANCH BREAKERS= 22 KAIC
MOUNTING: ■ SURFACE ☐ FLUSH ☐ FREE STANDING ☐ KEYED DOOR
BUS RATING: 400A BRACING = 22 KAIC
NEUTRAL BUS IS: ☐ HALF SIZE ■ FULL SIZE ☐ K RATED (1.5) ☐ K RATED (2.0)
GROUND BAR: ■ EQUIPMENT ☐ ISOLATED ☐ BOTH
ENCLOSURE : ■ NEMA 1 ☐ NEMA 3R ☐ NEMA 4X CLASS ( ) DIV ( )
FEED LOCATION: ■ TOP ☐ BOTTOM ☐ FEED THRU
PANEL TYPE : ☐ FUSED ■ CB PLUG IN ☐ CB BOLT IN
FED FROM: ■ NORMAL ☐ EMERGENCY ☐ UNINTERRUPTABLE

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES. NOTE:

PANEL "B" SCHEDULE

LOCATION: SEE FLOOR PLAN — ☐ EXISTING ■ NEW
SPEC: SQUARE D, ITE , G.E. — ■ COPPER BUS ☐ ALUMINUM BUS

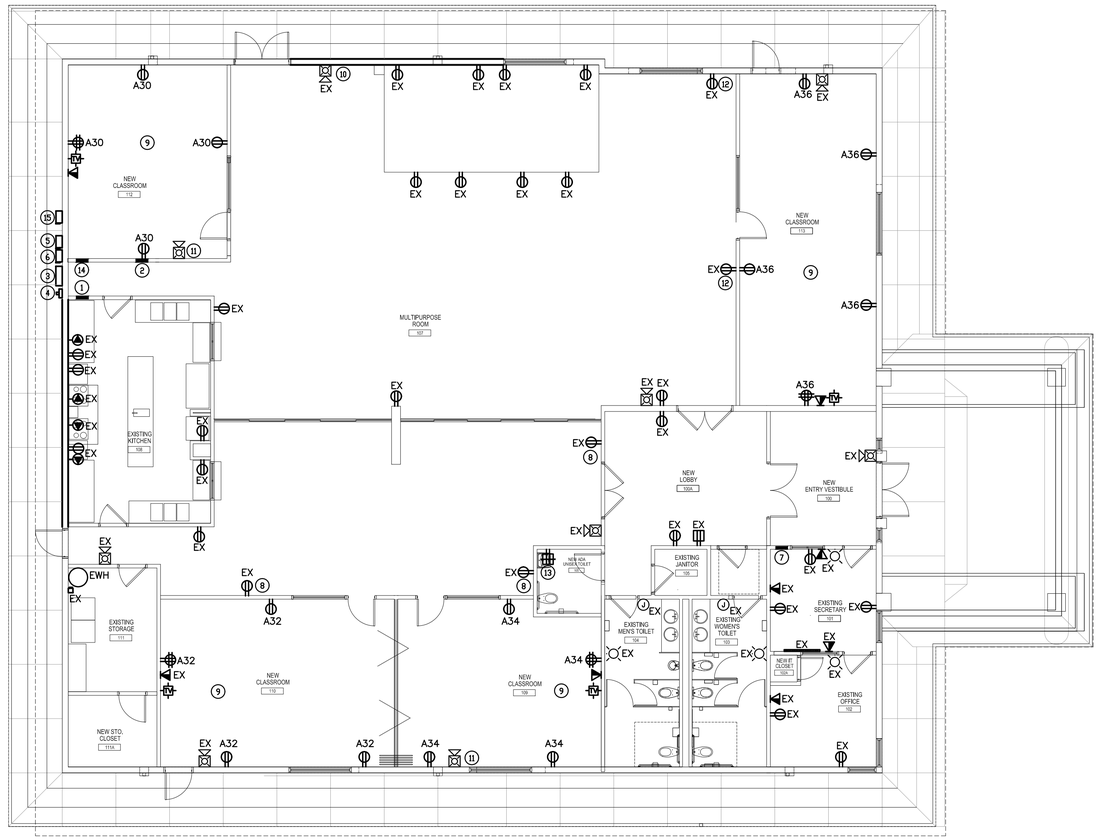
CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	KVA C PHASE	POLE/ TRIP	COND.	GRD.	WIRE	TYPE	LOAD DESCRIPTION	CKT.
1	RTU-1		3	8	1-1/4	100	10.9 | 4.3			45	3/4	10	8		RTU-3	2
3								11.0 | 4.3							4
5									10.9 | 4.3							6
7	RTU-2		3	8	1-1/4	100	10.7 | 4.3			45	3/4	10	8		RTU-4	8
9								10.7 | 4.3								10
11									10.7 | 4.3							12
13	SPACE		–	–	–	–	– | –			–	–	–	–		SPACE	14
15	SPACE		–	–	–	–		– | –		–	–	–	–		SPACE	16
17	SPACE		–	–	–	–			– | –	–	–	–	–		SPACE	18
19	SPACE		–	–	–	–	– | –			–	–	–	–		SPACE	20
21	SPACE		–	–	–	–		– | –		–	–	–	–		SPACE	22
23	SPACE		–	–	–	–			– | –	–	–	–	–		SPACE	24
					SUBTOTAL		30.3	30.3	30.2							

ALL FEEDER CALCULATIONS ARE BASED ON: THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY
TOTAL KVA IS 90.8 KVA
TOTAL AMPERES IS 219 AMPS
ESTIMATED DEMAND LOAD= XXX AMPS

CIRCUIT TYPE : (W) ARC FAULT (S) TIME SWITCH CONTROL (T) SHUNT TRIP (P) GROUND FAULT (D) DEDICATED (G) ISOLATED GRD.

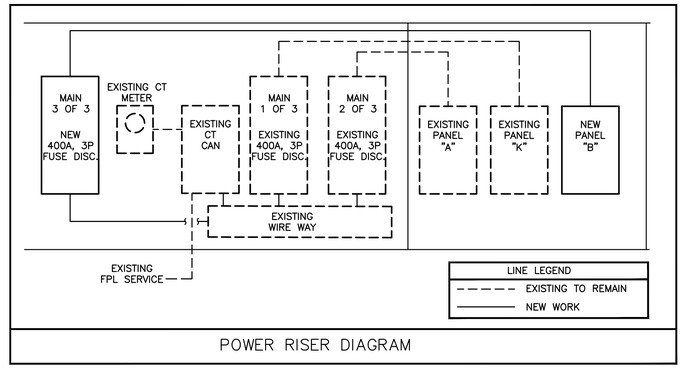
RATED VOLTAGE= 120/240 VOLTS 3 PHASE 4 WIRE ■ EQPT. GRD. ☐ ISOL. GRD.
MAINS: ☐ M.L.O. ■ BREAKER : — — —
FEEDER SIZE IS: ■ CABLE = SEE RISER ☐ BUSWAY
BRANCH POLES: 24 BRANCH BREAKERS= 22 KAIC
MOUNTING: ☐ SURFACE ■ FLUSH ☐ FREE STANDING ☐ KEYED DOOR
BUS RATING: 400 BRACING = 22 KAIC
NEUTRAL BUS IS: ☐ HALF SIZE ■ FULL SIZE ☐ K RATED (1.5) ☐ K RATED (2.0)
GROUND BAR: ■ EQUIPMENT ☐ ISOLATED ☐ BOTH
ENCLOSURE : ■ NEMA 1 ☐ NEMA 3R ☐ NEMA 4X CLASS ( ) DIV ( )
FEED LOCATION: ■ TOP ☐ BOTTOM ☐ FEED THRU
PANEL TYPE : ☐ FUSED ■ CB PLUG IN ☐ CB BOLT IN
FED FROM: ■ NORMAL ☐ EMERGENCY ☐ UNINTERRUPTABLE

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES. NOTE:



KEY NOTES

1. EXISTING PANEL K 400A 120/240V, 1PH, 3W.
2. EXISTING PANEL A 400A 120/240V, 1PH, 3W.
3. EXISTING CT CAN.
4. EXISTING METER
5. EXISTING MAIN 1 OF 3 400A, 120/240V, 3P, 4W.
6. EXISTING MAIN 2 OF 3 400A, 120/240V, 3P, 4W.
7. EXISTING FIRE ALARM CONTROL PANEL
8. RELOCATED EXISTING DUPLEX RECEPTACLES FROM THE OLD EXISTING MEETING HALL#2 TO THE NEW WALLS BEING ADDED. EXTEND WIRES AND CONDUITS AS NEEDED.
9. NEW ELECTRICAL FIXTURES FOR THE NEW CLASSRROMS. SEE PANEL SCHEDULE FOR CONDUIT AND WIRE SIZES.
10. RELOCATED EXISTING HORNE STROBE.
11. NEW HORNE STROBE FOR NEW CLASSROOM. CONNECT TO THE BUILDING FIRE ALARM SYSTEM.
12. RELOCATED EXISTING DUPLEX RECEPTACLES FROM THE OLD EXISTING MEETING HALL#1 TO THE NEW WALLS BEING ADDED. EXTEND WIRES AND CONDUITS AS NEEDED.
13. NEW DUPLEX GFCI RECEPTACLE FOR THE NEW RESTROOM. CONNECT TO THE EXISTING RESTROOM RECEPTACLE CIRCUIT. EXTEND WIRES AND CONDUITS AS NEEDED.
14. NEW PANEL "B" 240V, 3PH, 400A.
15. NEW DISCONNECT FUSE 400A, 120/240V, 3P, 4W. MAIN 3 OF 3.



POWER RISER DIAGRAM

1 PROPOSED ADD ALTERNATE POWER PLAN
SCALE: 1/8" = 1'-0"

SRS
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1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181
PJT. MGR: STEPHEN BENDER
PROJECT #: 240704

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7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

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SHEET TITLE:
PROPOSED ADD ALTERNATE POWER PLAN

SHEET NUMBER:
E2-101

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Exhibit "A"

PEMBROKE PINES RECREATION REHABILITATION CTR

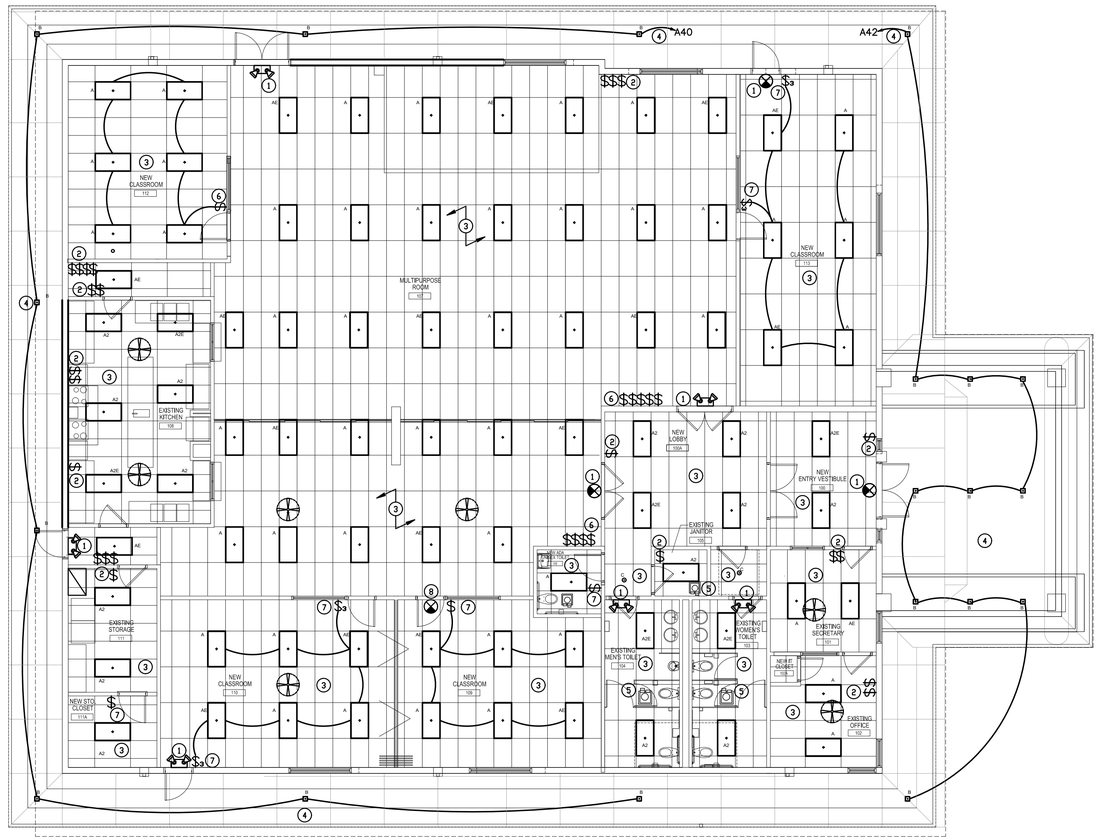
LIGHTING FIXTURE SCHEDULE

TYPE	MANUFACTURER	CATALOG NUMBER	DESCRIPTION	LAMPS		VOLTS	DIM TYPE	MOUNTING	REMARKS
				Type	Total Wattage				
A	HE WILLIAMS	LT-24-L64-835-AF-DIM-UNV	2X4 LED BASKET	LED/35K	48.5	UNV	0-10V	RECESSED	
AE	HE WILLIAMS	LT-24-L64-835-AF-EM/10W-DIM-UNV	2X4 LED BASKET W/ BATTERY	LED/35K	48.5	UNV	0-10V	RECESSED	
A2	HE WILLIAMS	LT-24-L52-835-AF-DIM-UNV	2X4 LED BASKET	LED/35K	37.2	UNV	0-10V	RECESSED	
A2E	HE WILLIAMS	LT-24-L52-835-AF-EM/10W-DIM-UNV	2X4 LED BASKET W/ BATTERY	LED/35K	37.2	UNV	0-10V	RECESSED	
B	HE WILLIAMS	6DS-L10-835-DIM-UNV/O-W-OF-CS-MWTIN-F1	6" LED SQUARE DOWN LIGHT	LED/35K	10.6	UNV	0-10V	RECESSED	
BE	HE WILLIAMS	6DS-L10-835-EM/10W-DIM-UNV/O-W-OF-CS-MWTIN-F1	6" LED SQUARE DOWN LIGHT W/ BATTERY	LED/35K	10.6	UNV	0-10V	RECESSED	
C	HE WILLIAMS	6DR-L10-835-DIM-UNV/O-W-OF-CS-MWTIN-F1	6" LED ROUND DOWN LIGHT	LED/35K	8.7	UNV	0-10V	RECESSED	
EM	BEGHELLI	TA-LED-SE-AT	LED EMERGENCY UNIT	LED	36	UNV	N/A	SURFACE	
EX	BEGHELLI	EPX-SA	LED PLASTIC EXIT	LED	3	UNV	N/A	SURFACE	
EX1	BEGHELLI	OL2-SA-LG/UR-1/2-*-**	LED EDGELIT EXIT	LED	3	UNV	N/A	RECESSED	CONTR TO CONFIRM CONFIGURATION PER PLANS

LIGHTING SCHEDULE NOTES:

1. CONTACT SESCO LIGHTING (PATTY ROSSIELLO) @ 561-832-4192 OR prossiello@sescolighting.com
2. THE ABOVE FIXTURE SCHEDULE IS PREDICATED ON PERFORMANCE AND IS DESIGNED TO MEET CERTAIN AESTHETIC CRITERIA. ALL ALTERNATIVE SELECTIONS MUST BE SUBMITTED TO THE ARCHITECT FOR APPROVAL TEN (10) DAYS PRIOR TO BID DATE.
3. SUBMITTAL MUST INCLUDE ITL CERTIFIED PHOTOMETRIC FILES FOR REVIEW OF EQUALITY.
4. NO SUBSITUTIONS ALLOWED.

SESCO LIGHTING



KEY NOTES

1. EXISTING EXIT SIGNS.
2. EXISTING WALL LIGHTING SWITCHES.
3. NEW LIGHT FIXTURES BEING INSTALLED. CONNECT TO THE SAME EXISTING CAPPED LIGHTING CIRCUIT.
4. NEW EXTERIOR LIGHT FIXTURES BEING INSTALLED. RUN 1/2"C WITH (3)#12 AND CONNECT TO EXISTING CAPPED CIRCUIT AT THE MAIN WALLS.
5. NEW EXHAUST FANS, CONNECT TO THE NEAREST EXISTING LIGHTING CIRCUIT.
6. RELOCATED EXISTING WALL LIGHTING SWITCH(ES). CONNECT TO THE SAME LIGHTING CIRCUIT.
7. NEW WALL LIGHTING SWITCH. CONNECT TO THE NEAREST EXISTING LIGHTING CIRCUIT AND RUN WIRES AND CONDUITS AS NEEDED.
8. NEW EXIT SIGN TO BE CONNECTED TO THE NEAREST EXISTING LIGHTING CIRCUIT.

1 PROPOSED ADD ALTERNATE LIGHTING PLAN
SCALE: 1/8" = 1'-0"

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ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

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PROJECT NUMBER: **2024-0125.0000**
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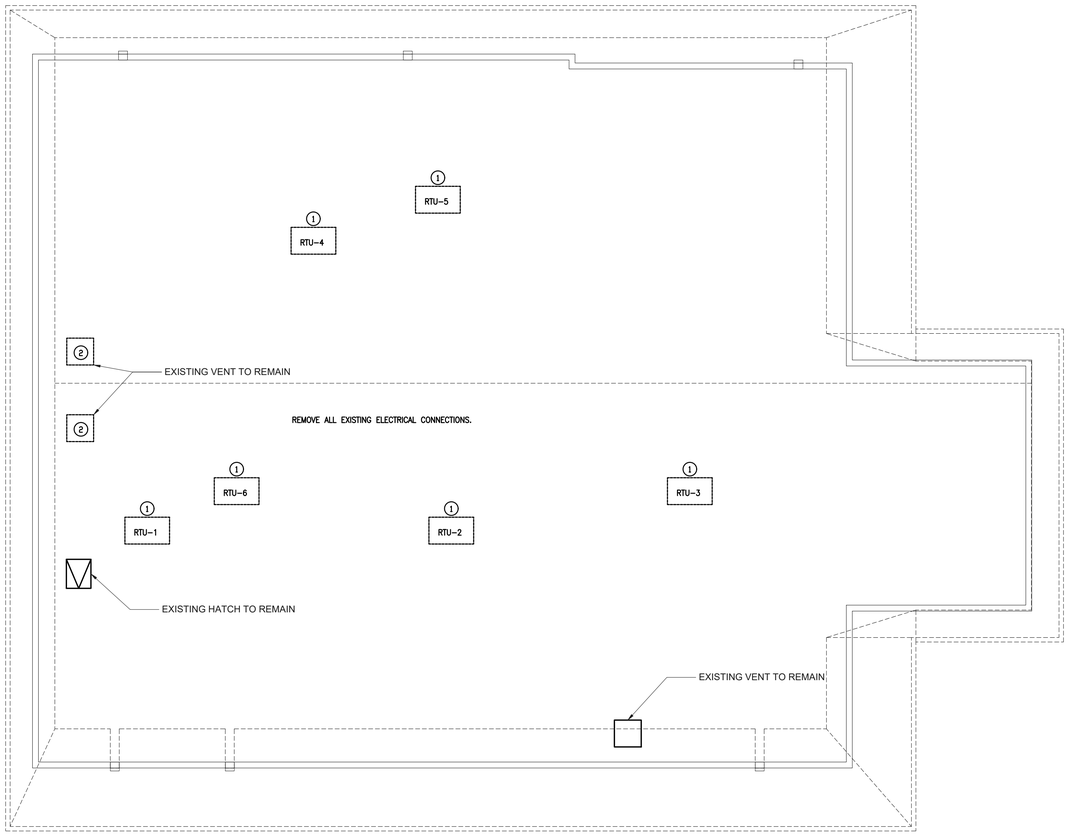
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SHEET TITLE:
PROPOSED ADD ALTERNATE LIGHTING PLAN

SHEET NUMBER:
E2-102

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

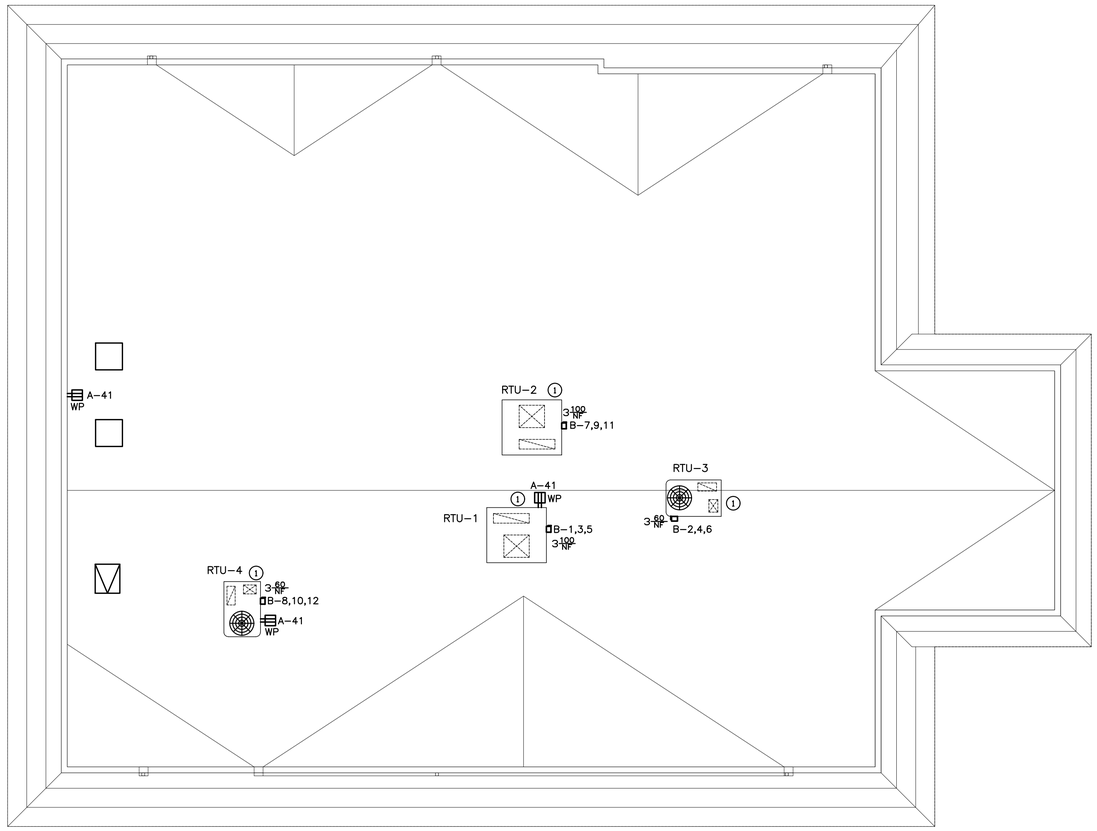
Exhibit "A"



DEMOLITION NOTES

1. EXISTING RTUs TO BE REMOVED WITH THEIR RESPECTIVE ELECTRICAL CONNECTIONS.
2. EXISTING KITCHEN HOOD EXHAUST AND MAKE UP AIR FANS TO BE REMOVED WITH THEIR RESPECTIVE ELECTRICAL CONNECTIONS.

1 DEMOLITION ELECTRICAL ROOF PLAN
SCALE: 1/8" = 1'-0"



CONSTRUCTION NOTES

1. NEW RTUs BEING INSTALLED. ALL DISCONNECT SWITCHES TO BE RATED NEMA 3R.

2 PROPOSED ELECTRICAL ROOF PLAN
SCALE: 1/8" = 1'-0"

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ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

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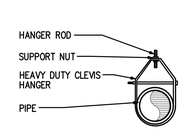
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SHEET TITLE:
DEMOLITION AND PROPOSED ELECTRICAL ROOF PLANS

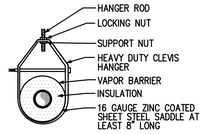
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Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

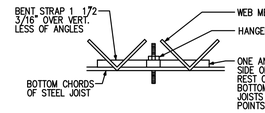
Exhibit "A"



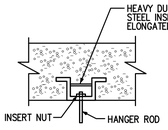
CLEVIS HANGER SINGLE HORIZONTAL RUNS NO VAPOR BARRIER INSULATION



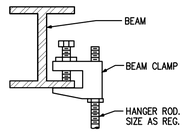
CLEVIS HANGER SINGLE HORIZONTAL RUNS WITH VAPOR BARRIER INSULATION



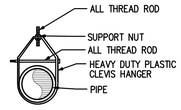
STEEL JOIST



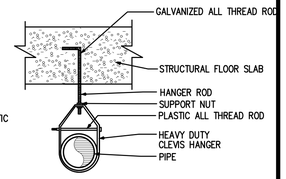
CONCRETE INSERT



STEEL BEAM



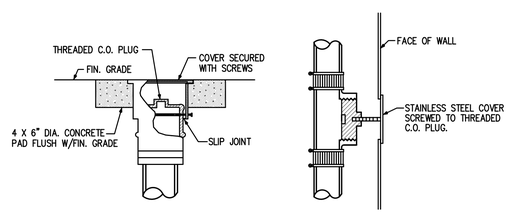
PIPE HANGER DETAIL IN EXPOSED AREAS



PIPE HANGER DETAIL UNDER STRUCTURAL FLOOR

PIPE SUPPORT DETAILS (FOR SANITARY & WATER PIPING)

SCALE: N.T.S.



EXTERIOR TYPE — WALL

TYPICAL CLEANOUT DETAIL

SCALE: N.T.S.

PLUMBING GENERAL NOTES

1. ALL WORKMANSHIP AND MATERIAL SHALL BE IN STRICT ACCORDANCE WITH APPLICABLE LOCAL CODES, RULES AND ORDINANCES.
2. CONTRACTOR SHALL VISIT THE JOB SITE AND THOROUGHLY FAMILIARIZE HIMSELF WITH ALL EXISTING CONDITIONS.
3. ALL MATERIAL SHALL BE NEW.
4. ALL WORK SHALL BE PERFORMED BY A LICENSED PLUMBING CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIVE.
5. ALL EXCAVATION AND BACKFILL AS REQUIRED FOR THIS PHASE OF CONSTRUCTION SHALL BE A PART OF THIS CONTRACT.
6. REQUIRED INSURANCE SHALL BE PROVIDED BY THE CONTRACTOR FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF WORK.
7. CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, FEES, INSPECTION AND TESTS.
8. DRAWINGS ARE DIAGRAMMATIC. DO NOT SCALE FOR THE EXACT LOCATION OF FIXTURES, PIPING, EQUIPMENT, ETC.
9. ALL WORK SHALL BE COORDINATED WITH OTHER TRADES TO AVOID INTERFERENCE WITH THE PROGRESS OF CONSTRUCTION. REPORT ANY DISCREPANCY TO ENGINEER/ARCHITECT PRIOR TO BEGINING CONSTRUCTION.
10. VERIFY LOCATION, SIZE, INVERTS OF ALL EXISTING UTILITIES PRIOR TO BEGINING CONSTRUCTION. ADVICE ENGINEER OF ANY DISCREPANCIES.
11. WATER PIPING SHALL BE TYPE "L" COPPER FOR 2" AND UNDER AND TYPE "K" COPPER FOR 2-1/2" AND ABOVE.
12. SOIL, WASTE AND VENT PIPING SHALL BE CAST IRON OR SCHEDULE 40 PVC D.W.V. MAY BE USED ON SANITARY, STORMDRAINS, AND CONDENSATE LINES WHERE LOCAL CODE AND ORDINANCES WILL ALLOW. PVC MAY NOT BE USED IN ANY MECHANICAL ROOMS OR IN ANY RETURN AIR PLENUMS AND MAY NOT PENETRATE ANY RATED WALL OR FLOORS. PVC MAY NOT BE INSTALLED IN ANY GARAGE SPACES.
13. AIR CONDITIONING CONDENSATE DRAIN PIPING SHALL BE COPPER DRAIN WASTE AND VENT PIPING AND FITTINGS. INSULATE ALL CONDENSATE PIPING EXCEPT UNDERGROUND AND ELECTRIC HEAT WRAP WHERE EXPOSED TO FREEZING CONDITIONS.
14. FURNISH AND INSTALL APPROVED AIR CHAMBERS, AT EACH PLUMBING FIXTURE AND P.D.I. APPROVED SHOCK ARRESTORS ON MAIN LINES.
15. DIELECTRIC COUPLINGS ARE REQUIRED BETWEEN ALL DISSIMILAR METAL IN PIPING AND EQUIPMENT CONNECTIONS.
16. ISOLATE COPPER PIPE FROM HANGER OR SUPPORTS WITH ISOLATOR PAD (HAIR FELT LINING).
17. ALL FIRE RATED FLOOR AND WALL PENETRATIONS SHALL BE PROPERLY PROTECTED FROM FIRE, SMOKE AND WATER PENETRATION BY FILLING VOIDS BETWEEN PIPE AND WALL/FLOOR SLEEVES WITH FIRE RATED FOAM, CHASE TECHNOLOGY CORP.– CTC PR–855 OR 3M, CP–25 CAULKING OR 303 PUTTY, TO ACHIEVE SAME RATING AS WALLS OR FLOORS.
18. CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE (1) YEAR FROM DATE OF ACCEPTANCE BY OWNER. CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF THE INSTALLATION WHICH MAY HAVE BEEN DAMAGED.
19. NO COMBUSTIBLE MATERIAL TO BE USED IN MECHANICAL ROOMS OR IN CEILING SPACES WHERE USED AS RETURN AIR PLENUMS.
20. NO WATER, SANITARY OR DRAINAGE PIPING PERMITTED IN ELECTRICAL OR ELEVATOR EQUIPMENT ROOMS.; WATER STUBBED THRU FOR ELECTRICAL GROUND AND SPRINKLER HEAD AND PIPE W/CONTROL VALVE AS APPROVED BY LOCAL BUILDING AND FIRE DEPARTMENTS.
21. ALL HOT & COLD WATER PIPES, AND CONDENSATE PIPING SHALL HAVE IDENTIFICATION AND FLOW DIRECTIONS BANDS.
22. CONTRACTOR SHALL KEEP A SET OF AS BUILTS DWG. ON THE JOB SITE AT ALL TIMES AND DELIVER A SET OF UP TO DATE AS–BUILTS TO THE ENGINEER AND OWNER AT THE COMPLETION OF THE PROJECT.

SLOPE OF HORIZ. DRAINAGE PIPE

SIZE (inches)	MINIMUM SLOPE (inch per foot)	
2–1/2 or less	1/4	
3 to 6	1/8	
8 or larger	1/16	

TABLE 704.1 OF THE FLORIDA PLUMBING CODE 2023

SHOCK ARRESTOR SCHEDULE

P.D.I. DESIGNATION	MANUF. & MODEL	FIXTURE UNITS	CONNECTION
A	SIOUX CHIEF 652–A	1–11	1/2"
B	SIOUX CHIEF 653–B	12–32	3/4"
C	SIOUX CHIEF 654–C	33–60	1"

SIOUX CHIEF SHOCK ARRESTORS APPROVED FOR INSTALLATION WITH NO ACCESS DOOR REQUIRED. CONFORMS TO ANSI/ASSE 1010 STANDARDS.

PLUMBING INDEX

	DRAWING	⚠		
1	P2–001 PLUMBING INDEX, SYMBOL LEGEND AND NOTES			
2	P2–002 PLUMBING DEMOLITION PLAN			
3	P2–101 PROPOSED ADD ALTERNATE DOMESTIC WATER PLAN			
4	P2–102 PROPOSED ADD ALTERNATE SANITARY PLAN			
5	P2–103 PROPOSED PLUMBING ROOF PLAN			
6				
7				
8				
9				
10				

SHOP DRAWING REQUIREMENTS

1. CONTRACTOR SHALL SUBMIT COMPLETE DIGITAL SHOP DRAWINGS, TOGETHER AT ONE TIME AND MUST COME THROUGH THE ARCHITECT. COPIES OF MANUFACTURE'S GENERAL INFORMATION IS NOT A SHOP DRAWING AND WILL BE REJECTED. ALL SUBMITTALS SHALL BE MADE WITHIN 30 DAYS OF NOTICE TO PROCEED.
2. ALL SUBMITTALS MUST CLEARLY INDICATE EXACTLY WHICH ITEMS, FEATURES, OPTIONS, DETAILS, ETC; ARE BEING PROPOSED FOR USE. IF NOT, THE SUBMITTAL SHALL BE REJECTED.
3. SUBSTITUTIONS SHALL BE LIMITED TO ONE OF THE ALTERNATES LISTED IN THE CONSTRUCTION DOCUMENTS. PRODUCTS CONSIDERED TO BE EQUAL SHALL BE REVIEWED AND ACCEPTED BY THE ENGINEER, ARCHITECT AND OWNER FOR PROCESSING.
4. THE CONTRACTOR ASSUMES ALL RESPONSIBILITY AND ALL FINANCIAL RISKS FOR PROCEEDING WITH ANY WORK, PRIOR TO SHOP DRAWINGS PROCESSING, AND ON ANY ITEM OR WORK THAT IS AT VARIANCE TO THE CONSTRUCTION DOCUMENTS.
5. CONTRACTOR SHALL SUBMIT SCALED EQUIPMENT LAYOUTS OF ALL ELECTRICAL SPACES, ROOMS, ETC IN PLAN VIEW AND ELEVATIONS, TO THE ENGINEER FOR APPROVAL PRIOR TO ORDERING EQUIPMENT OR INSTALLING CONDUITS, ETC. THE LAYOUTS SHALL BE PRESENTED AT A SCALE OF 1/2" = 1'0"
6. IF THE CONTRACTOR SUMBITS SHOP DRAWINGS THAT ARE NOT IN COMPLIANCE WITH THE DIRECTION GIVEN HEREIN, THE ENGINEER SHALL BE ISSUED A PURCHASE ORDER OR PROVIDED WITH A PAYMENT OF $450.00 FOR THE THIRD REVIEW AND EACH SUBSEQUENT REVIEW DUE TO HIS NON–COMPLIANCE WITH 1–5 ABOVE.

ALL ELECTRICAL SYSTEMS, EQUIPMENT AND COMPONENTS; HEATING, VENTILATION, AIR CONDITIONING; PLUMBING APPLIANCES AND PLUMBING FIXTURES; DUCTED SYSTEMS; AND OTHER SERVICE EQUIPMENT (WATER HEATERS, GENERATORS, ELECTRICAL PANELS, ETC.) SHALL BE ELEVATED AT OR ABOVE DESIGN FLOOD ELEVATION PER (ASCE 24-14 CH. 7.0).

PLUMBING SYMBOL LEGEND

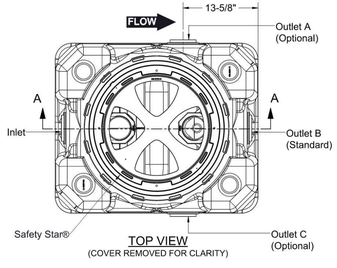
SYMBOL	DESCRIPTION
———	SANITARY LINE
– – – –	VENT LINE
SD	STORM DRAIN LINE
CD	CONDENSATE LINE
———	COLD WATER LINE
———	HOT WATER LINE
———	GATE VALVE
———	WATER HAMMER ARRESTOR
———	FLOOR PENETRATION
FD	FLOOR DRAIN
RD	ROOF DRAIN
RD–1	PVC ROOF DRAIN (BODY AND DOME)
CO	CLEAN OUT
WCO	WALL CLEANOUT
FCO	FLUSH CLEAN OUT
VTR	VENT THRU ROOF
RWL	RAIN WATER LEADER
HBB	HOSE BIBB
BFP	BACKFLOW PREVENTER

PLUMBING DEMO NOTES

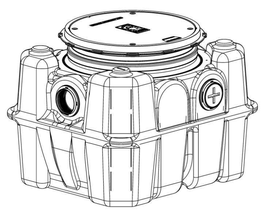
1. EXISTING SERVICES INDICATED ON THESE DRAWINGS WERE DERIVED FROM EXISTING DRAWINGS AND LIMITED FIELD OBSERVATIONS. THESE DRAWINGS MAY NOT BE ALL INCLUSIVE OF SERVICES THAT EXIST IN THE PROJECT AREA. CONTRACTOR SHALL VERIFY SERVICES, LOCATION, TYPE, AND SIZE PRIOR TO ANY CONSTRUCTION. ANY DEVIATIONS IMPACTING WORK SHOWN ON THESE DOCUMENTS SHALL BE REPORTED TO THE ARCHITECT FOR COORDINATION PRIOR TO CONSTRUCTION.
2. EXISTING SERVICES, EQUIPMENT, AND FIXTURES, TO REMAIN OR TO BE RELOCATED, SHALL BE REPAIRED TO ORIGINAL OPERATION OR REPLACED, SHOULD THEY BE DAMAGED DURING CONSTRUCTION.
3. ALL EXISTING WORK NOT SHOWN ON THESE DRAWINGS (UNLESS NOTED OTHERWISE) SHALL REMAIN AS IS.
4. ALL PENETRATIONS THROUGH EXISTING BUILDING WALLS AND FLOORS SHALL BE SLEEVED AND/OR PATCHED TO MATCH ORIGINAL. SEE ARCHITECTURAL DRAWINGS FOR FINAL FINISHES.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO EXISTING PIPING, FIXTURES, MED GAS OUTLETS OR EQUIPMENT DUE TO NEW CONSTRUCTION AND HE SHALL RESTORE EXISTING WORK TO ITS ORIGINAL CONDITION AT NO COST TO THE OWNER.
6. CONTINUITY OF SERVICES: EXISTING BUILDING WILL REMAIN IN USE DURING CONSTRUCTION OPERATIONS. WHEN AN INTERRUPTION OF AN EXISTING SERVICE IS NECESSARY, CONTRACTOR SHALL COORDINATE WITH AUTHORIZED HOSPITAL PERSONNEL BEFORE MAKING THE NECESSARY INTERRUPTION.
7. CONTRACTOR SHALL FIELD VERIFY THAT ALL EXISTING PLUMBING AND MEDICAL GAS TO BE REMOVED DOES NOT AFFECT OTHER AREAS OF THE HOSPITAL THAT ARE NOT IN CONSTRUCTION AND MUST STAY OPERATIONAL. IF DISCREPANCIES ARE FOUND THE CONTRACTOR SHALL NOTIFY THE ENGINEER/ARCHITECT.
8. CONTRACTOR SHALL REMOVE EXISTING PLUMBING AND MEDICAL GAS OUTLETS, FIXTURE CARRIERS AND EQUIPMENT TO BE REMOVED AS SHOWN ON DRAWINGS OR AS REQUIRED. CONTRACTOR SHALL CAP SERVICES NEXT TO SERVICE MAINS IN CEILING, WALLS, OR BELLOW FLOOR. CONTRACTOR SHALL REROUTE ALL ACTIVE PLUMBING SERVICES IN CHASE OR WALLS TO BE REMOVED, TO NEW CHASE AREAS OR NEW WALLS AS REQUIRED.
9. CONTRACTOR SHALL SUBMIT A COMPLETE LIST OF PLUMBING FIXTURES, MED GAS OUTLETS AND/OR EQUIPMENT THAT ARE TO BE REMOVED, TO THE LOCAL OWNER'S REPRESENTATIVE. ALL ITEMS THAT THE LOCAL OWNER'S REPRESENTATIVE WISHES TO RETAIN SHALL BE TURNED OVER TO THE OWNER AND THE REMAINDER SHALL BE REMOVED FROM THE SITE AND LEGALLY DISPOSED.

SPECIFICATIONS

Notes:
1. 4" FPT inlet/outlet with 4" plain end adapters, single inlet and triple outlet.
2. Unit weight - w/ composite cover: 93 lbs. (For wet weight add 542 lbs.)
3. Maximum operating temperature: 150° F continuous
4. Capacities - Liquid: 65 gal.; Grease: 439.5 lbs. (60 gal.) @50GPM Grease: 287.2 lbs. (43 gal.) @75GPM Solids: 13 gal.
5. For gravity drainage applications only.
6. Do not use for pressure applications.
7. Cover placement allows full access to tank for proper maintenance.
8. Vent not required unless per local code.
9. Engineered inlet and outlet diffusers with inspection ports are removable to inspect / clean piping.
10. Integral air relief / Anti-siphon / Sampling access.
11. Adjustable cover adapters provide up to 4" of additional height.
12. Designed for below-grade, above-grade, indoor or outdoor installations.
13. Safety Star®, access restrictor built into each cover adapter, prevents accidental entry to tanks (450 lb rating).



TOP VIEW
(COVER REMOVED FOR CLARITY)



ISOMETRIC VIEW

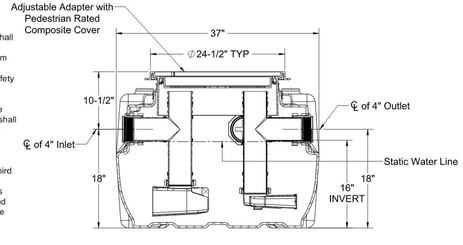
ENGINEER SPECIFICATION GUIDE

Schier Great Basin™ grease interceptor model # GB-50 shall be lifetime guaranteed and made in USA of seamless, rotationally-molded polyethylene with minimum 3/8" uniform wall thickness. Interceptor shall be furnished for above or below-grade installation with adjustable cover adapter, Safety Star® access restrictor built into each cover adapter, and three outlet options. Interceptor shall be certified to ASME A112.14.3 (Type D) and CSA B481.1. Interceptor flow rate shall be 50 GPM or 75 GPM. Interceptor grease capacity shall be 439.5 lbs. Cover shall provide water/gas-tight seal and have minimum 2,000 lbs. load capacity.

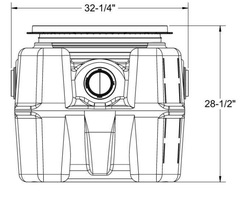
CERTIFIED PERFORMANCE

Great Basin™ hydromechanical grease interceptors are third party performance-tested and listed by IAPMO to ASME #A112.14.3 and CSA B481.1 grease interceptor standards and greatly exceed requirements for grease separation and storage. They are compliant to the Uniform Plumbing Code and the International Plumbing Code.

Type D certification does not require a flow control



SECTION A-A



END VIEW

SPECIFICATION SHEET

MODEL NUMBER: GB-50

PART NUMBER: 4025-017-01

DESCRIPTION: GB-50 GREASE INTERCEPTOR 50 GPM / 75 GPM, 4" INLET/OUTLET, PEDESTRIAN RATED COMPOSITE COVER

DWG BY: C.SINCLAIR **DATE:** 4/12/2022 **REV:** A **ECO:** BB - 12/5/22

PROPRIETARY AND CONFIDENTIAL
THE INFORMATION CONTAINED IN THIS DRAWING IS THE SOLE PROPERTY OF SCHIER PRODUCTS. ANY REPRODUCTION IN PART OR AS A WHOLE WITHOUT THE WRITTEN PERMISSION OF SCHIER PRODUCTS IS PROHIBITED.

SCHIER
6455 Woodland Dr
Shawnee, KS 66218
Tel: 913-951-3300
Fax: 913-951-3399
schierproducts.com

Grease interceptor Calculation
Per Florida Plumbing Code Section 1003.3.5, In accordance with PDI G101 Sec 8.3.1 Sized by pipe size, Based on Manning's, Pipe diameter, and 1/8" slope

Mario Rubines
786-295-1114
Mrubines@bellsouth.net

SCHIER

Step 1. Flow

Pipe Size	Minimum Slope	GPM*1 Peak Flow	Minimum Flow (per Ch.24-42.6) PDI-G101 8.4	Max DFUs	Actual DFU	GPM Based on DFU
3"	1/8" per Ft	46	23	36	18	23
4"	1/8" per Ft	100	50	180	18	10

Med Grease	C	0.025 lbs. / meal (no flatware)	Cafe, coffee shop, convenience store, snacks and sandwiches
Med Grease	D	0.0325 lbs. / meal (with flatware)	Cafe, coffee shop, convenience store, snacks and sandwiches

MPD x GPPM x POF = Grease Capacity needed in Lbs.

Step 2. POF

Meals Per Day	GREASE PRODUCTION (lbs.) Per Meal	POF in Days	Grease Cap. Needed in Lbs.	Description
50	0.025	90	113	Indoor Dining
Total Grease Capacity Needed			113	

Schier interceptors Meet the DERM 99% Efficiency	Model	Qty	GPM	Grease Cap. in Lbs.
ASME A112.14.3	**GB-50**	**1**	**50**	**440**

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181
PJT. MGR: STEPHEN BENDER
PROJECT #: 240704

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PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN DELIVERABLE: **SCHEMATIC DESIGN**

ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: JP, CD, NR

CHECKED BY: SB

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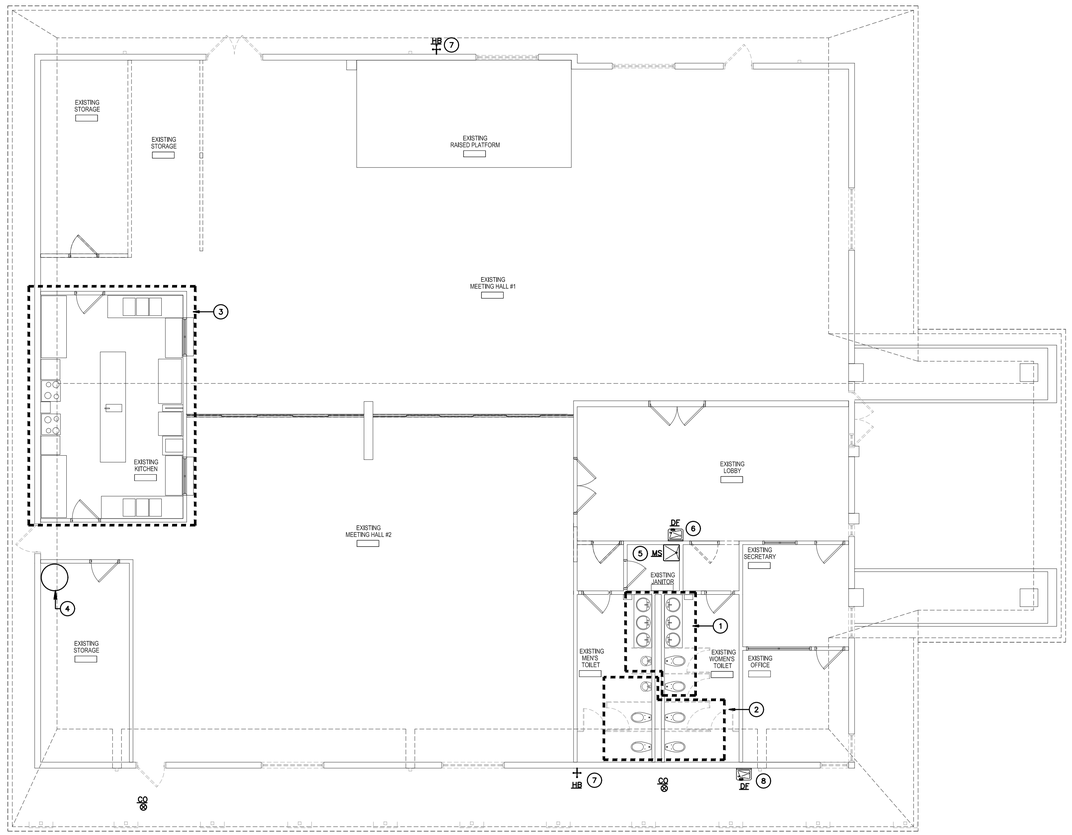
PLUMBING INDEX, SYMBOL LEGEND AND NOTES PLAN

SHEET NUMBER:

P2-001

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"



NOTES:

1. ALL PLUMBING FIXTURES WILL BE REPLACED BY NEW AT SAME LOCATION.
2. REMOVE ALL PLUMBING FIXTURES AND ASSOCIATED PIPES AS REQUIRED TO ACCOMMODATE NEW LAYOUT IN THIS AREA. REFER TO PROPOSED FLOOR PLAN FOR NEW LAYOUT.
3. EXISTING KITCHEN TO REMAIN. PLUMBING FIXTURES TO BE INSTALLED AS REQUIRED BY CODE.
4. EXISTING 120 GALS ELECTRIC WATER HEATER TO BE REPLACED IF REQUESTED BY OWNER. BRADFORD MODEL M-I-120-9-3SF, 240V, 1 PH, 9KW.
5. EXISTING MOP SINK TO REMAIN UNLESS OTHERWISE NOTED BY ARCHITECT/OWNER.
6. EXISTING DRINKING FOUNTAIN TO BE REPLACED BY NEW AT SAME LOCATION.
7. EXISTING HOSE BIB TO REMAIN UNLESS OTHERWISE NOTED BY ARCHITECT/OWNER.
8. EXISTING DRINKING FOUNTAIN TO REMAIN UNLESS OTHERWISE NOTED BY ARCHITECT/OWNER.

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

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DRAWN BY: JP, CD, NR

CHECKED BY: SB

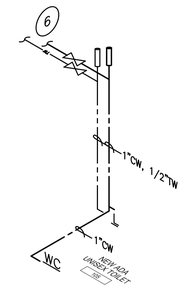
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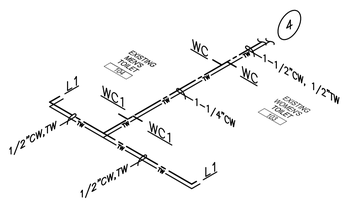
SHEET TITLE:
PLUMBING DEMOLITION PLAN

SHEET NUMBER:
P2-002

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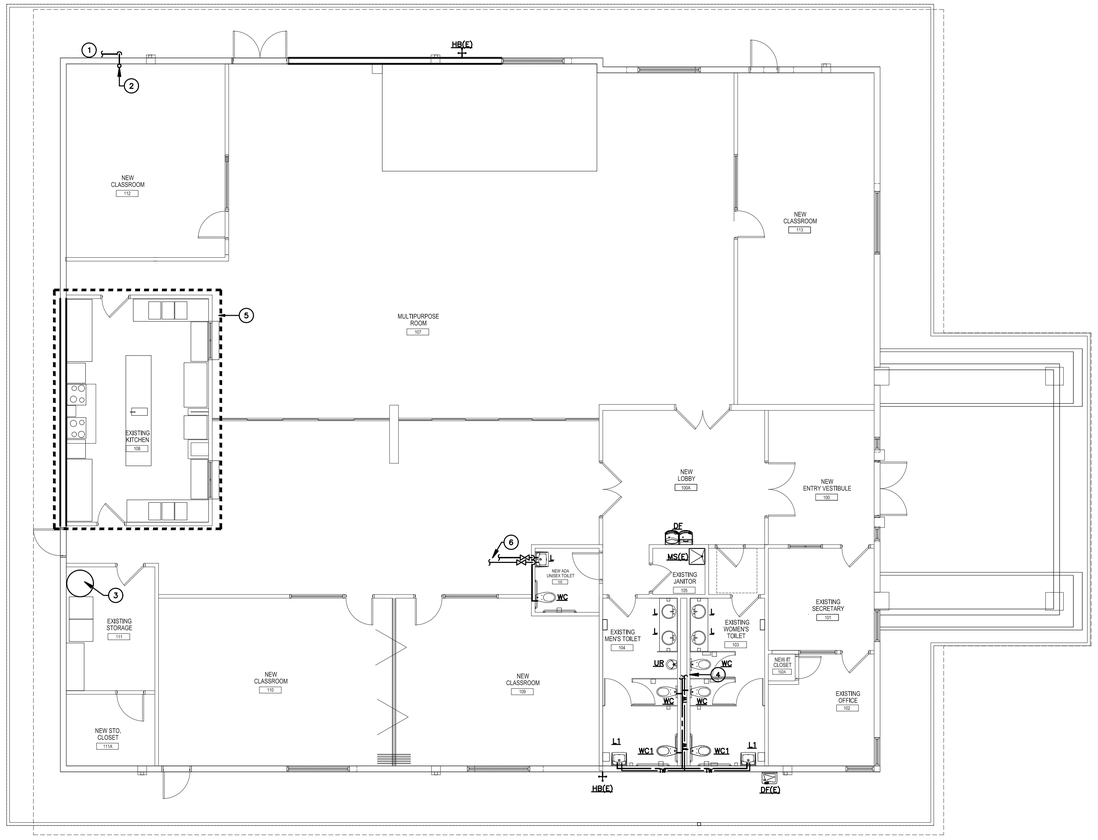
Exhibit "A"





C1

2 PROPOSED DOMESTIC WATER ISOMETRIC
SCALE:N.T.S.



NOTES:

1. 1 1/2" CW FROM WATER METER AND BACKFLOW PREVENTER. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION PRIOR TO STARTING WORK.
2. RELOCATE MAIN BUILDING DOMESTIC WATER SOV AT CEILING SPACE. CONTRACTOR NEEDS TO VERIFY EXACT LOCATION PRIOR TO STARTING WORK.
3. EXISTING 120 GALS ELECTRIC WATER HEATER TO BE REPLACED IF REQUESTED BY OWNER. BRADFORD MODEL M-I-120-9-3SF, 240V, 1 PH, 9KW.
4. CONNECT NEW CW&TW LINE INTO EXISTING CW&TW SYSTEMS. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION PRIOR TO STARTING WORK.
5. EXISTING KITCHEN TO REMAIN. CW&HW ALREADY PROVIDED TO EACH SINK.
6. CONNECT NEW 1"CW & 1/2"TW LINE INTO EXISTING CW&TW SYSTEMS IN THIS AREA. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION PRIOR TO STARTING WORK.

GENERAL NOTES

1- FOR PLUMBING FIXTURES SPECS PLEASE REFER TO SHEET A2-301

1 PROPOSED ADD ALTERNATE DOMESTIC WATER PLAN
SCALE: 1/8" = 1'-0"

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PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

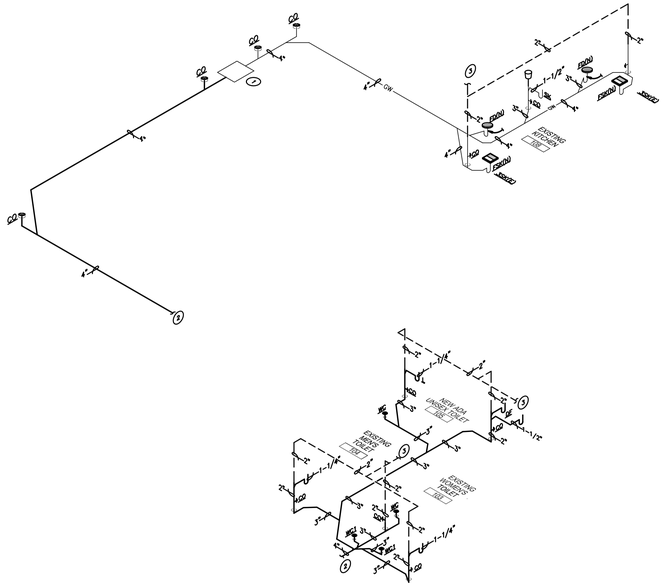
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SHEET TITLE:
PROPOSED ADD ALTERNATE DOMESTIC WATER PLAN

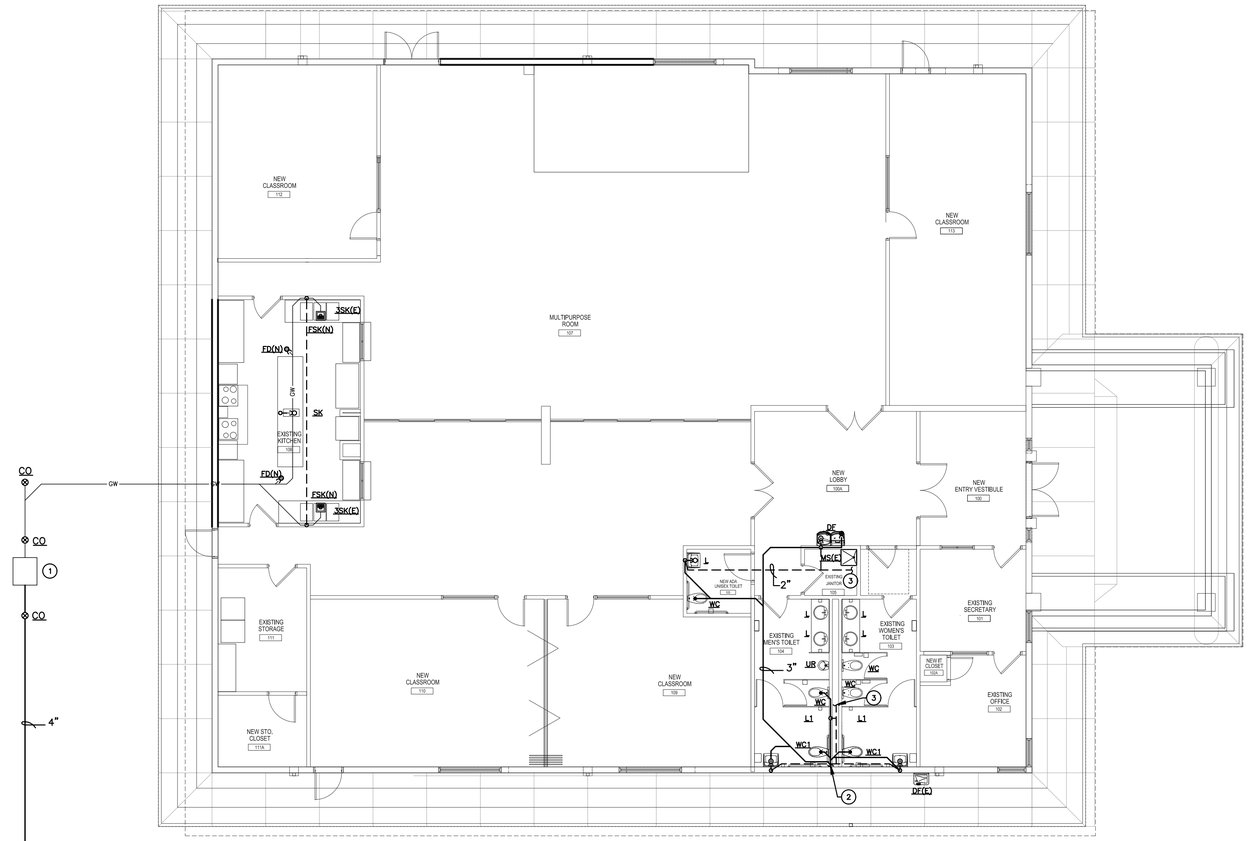
SHEET NUMBER:
P2-101

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"



2 PROPOSED SANITARY ISOMETRIC
SCALE:N.T.S.



1 PROPOSED ADD ALTERNATE SANITARY PLAN
SCALE: 1/8" = 1'-0"

NOTES:

1. PROPOSED LOCATION FOR NEW GREASE TRAP SYSTEM (REFER TO P2-001 FOR SPECS).
2. CONNECT NEW SANITARY LINE INTO EXISTING SANITARY SYSTEM. CONTRACTOR NEEDS TO VERIFY EXACT LOCATION AND INVERT ELEVATION PRIOR TO STARTING WORK.
3. CONNECT NEW VENT LINE INTO EXISTING VENT SYSTEM. CONTRACTOR NEEDS TO VERIFY EXACT LOCATION PRIOR TO STARTING WORK.

GENERAL NOTES

1- FOR PLUMBING FIXTURES SPECS PLEASE REFER TO SHEET A2-301

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

GEORGE SANJUAN, P.E.
FLORIDA LICENSE #46100
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7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

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DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

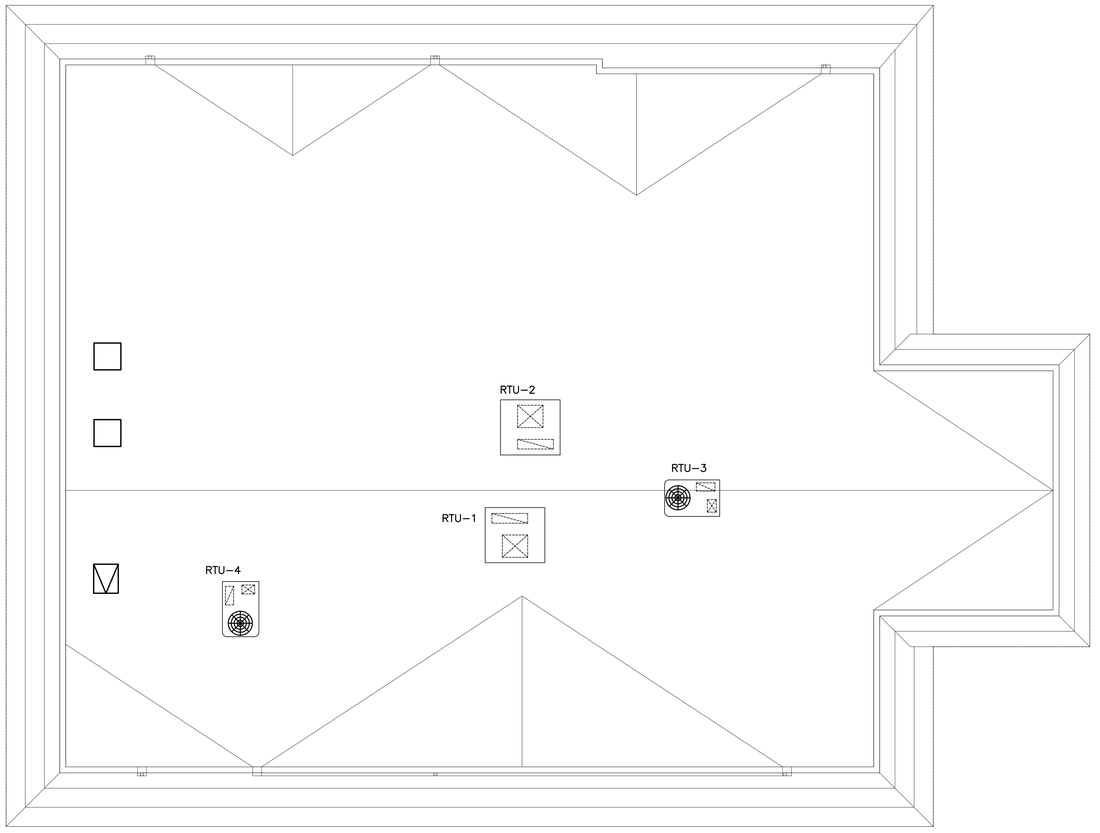
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SHEET TITLE:
PROPOSED ADD ALTERNATE SANITARY PLAN

SHEET NUMBER:
P2-102

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"



1 PROPOSED PLUMBING ROOF PLAN
SCALE: 1/8" = 1'-0"

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ARCHITECTURE. PLANNING. INTERIOR DESIGN
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Fort Lauderdale , FL 33316
T 954.961.6806
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www.synalovski.com

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7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

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SHEET TITLE:
PROPOSED PLUMBING ROOF PLAN

SHEET NUMBER:
P2-103

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

TOWN OF PEMBROKE PINES
PINES RECREATION REHABILITATION
7400 PINES BOULEVARD PEMBROKE PINES, FL 33025

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN.
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316

T 954.961.6806
F 954.961.6807

www.synalovski.com

Merrill Ann Romanik
AR 0015810
Seal

PROJECT LOCATION



4 AERIAL VIEW
SCALE: N.T.S.

PATCH AND REPAIR THE SPECIFIED EXISTING ELEMENTS:

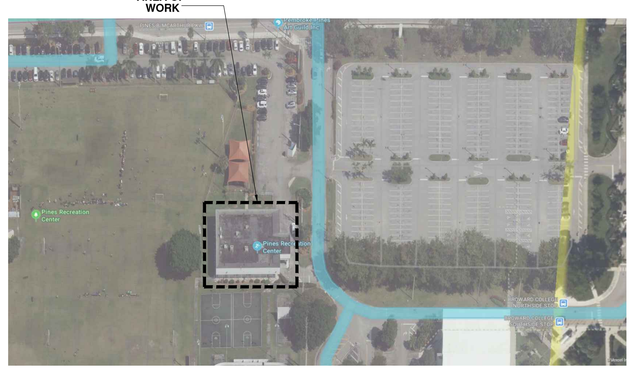
- EXISTING CANOPY COLUMNS,
- EXISTING STAGE
- EXISTING INTERIOR DOORS, ETC.

DEMOLISHING AND REPLACING THE SPECIFIED EXISTING ELEMENTS AS:

- EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS
- EXISTING FLOORING AND FLOOR BASE
- EXISTING PLUMBING FIXTURES
- EXISTING EXTERIOR DOORS
- EXISTING EXTERIOR STOREFRONT
- EXISTING EXTERIOR WINDOWS, ETC.
- EXISTING FLOORING BASE.

3 SCOPE OF WORK
SCALE: N.A.

AREA OF WORK



2 BIRDS EYE VIEW
SCALE: N.T.S.

ISSUE HISTORY:		SCHEMATIC DESIGN XX-XX-2024
GENERAL		
T1-001	COVER SHEET, DRAWING INDEX, SYMBOLS AND COD REQUIREMENTS	
T1-002	GENERAL NOTES AND ABBREVIATIONS	
ARCHITECTURAL		
D1-101	DEMOLITION FLOOR PLAN	
D1-102	DEMOLITION ROOF PLAN	
D1-201	EXISITNG EXTERIOR ELEVATIONS - DEMOLITION WORK	
D1-401	REFLECTED CEILING DEMOLITION PLAN	
LS1-101	LIFE SAFETY PLAN	
A1-101	PROPOSED FLOOR PLAN	
A1-102	PROPOSED ROOF PLAN	
A1-201	PROPOSED EXTERIOR ELEVATIONS	
A1-301	ENLARGED RESTROOMS PLAN AND ELEVATIONS	
A1-401	REFLECTED CEILING PLAN EXTERIOR	
A1-501	DETAILS	
A1-801	DOOR AND WINDOW SCHEDULES	
A1-901	FINISH PLAN AND SCHEDULE	
STRUCTURAL		
S-101	STRUCTURAL PLANS	
S-102	STRUCTURAL DETAILS	
S-103	STRUCTURAL DETAILS	
MECHANICAL		
M1-001	MECHANICAL INDEX SYMBOL LEGEND AND NOTES PLAN	
M1-002	MECHANICAL DEMOLITION PLAN	
M1-101	PROPOSED MECHANICAL PLAN	
M1-102	PROPOSED MECHANICAL DEMOLITION ROOF PLAN	
M1-103	PROPOSED MECHANICAL ROOF PLAN	
M1-104	MECHANICAL SCHEDULES AND DETAILS PLAN	

ISSUE HISTORY:		SCHEMATIC DESIGN XX-XX-2024
ELECTRICAL		
E1-001	ELECTRICAL INDEX SYMBOL LEGEND AND NOTES PLAN	
E1-002	ELETRICAL DEMOLITION PLAN	
E1-101	PROPOSED POWER PLAN	
E1-102	PROPOSED LIGHTING PLAN	
E1-103	DEMOLITION AND PROPOSED ELECTRICAL ROOF PLANS	
PLUMBING		
P1-002	PLUMBING DEMOLITION PLAN	
P1-101	PROPOSED DOMESTIC WATER PLAN	
P1-102	PROPOSED SANITARY PLAN	
P1-103	PROPOSED PLUMBING ROOF PLAN	

1 DRAWING INDEX

REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**

ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: **FA**

CHECKED BY: **MR**

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SHEET TITLE:
COVER SHEET

SHEET NUMBER:
T1-001

PEMBROKE PINES RECREATION CENTER
7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025
CLIENT: CITY OF PEMBROKE PINES

DETA G CONSULTING ENGINEERS
1800 ELLER DRIVE, SUITE 570, FORT LAUDERDALE,
FLORIDA 33316
TEL: 954.527.1112 FAX: 954.524.7505

SAAD ELIA EL-HAGE
CONSULTING ENGINEERS, INC.
STRUCTURAL ENGINEER
5601 NW 9th AVENUE (POWERLINE ROAD), SUITE 206
FORT LAUDERDALE, FLORIDA 33309
T: 954-771-8149 F: 954-771-8169

SYNALOVSKI ROMANIK SAYE, LLC
ARCHITECTURE, PLANNING, INTERIOR DESIGN
1800 ELLER DRIVE, SUITE 500
FORT LAUDERDALE, FLORIDA 33316
TEL: 954-961-6806 FAX: 954-961-6807
WWW.SYNALOVSKI.COM

J:\2024-0125.0000 Pines Recreation Rehabilitation\Drawings\T1-001 - COVER SHEET; DRAWING INDEX-SCOPE OF WORK- CODE REQUIREMENTS.dwg 6/11/2025 8:07:25 PM

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Exhibit "A"

GENERAL NOTES

1. CONSTRUCTION SHALL FOLLOW "8TH EDITION FLORIDA BUILDING CODE (2023)" AS ADOPTED BY THE COUNTY AS APPLICABLE AND ALL APPLICABLE AMENDMENTS.

2. BUILDER SHALL COORDINATE ALL THE WORK OF ALL TRADES.

3. BUILDER SHALL REVIEW DRAWINGS IN THEIR ENTIRETY BEFORE STARTING WORK. THE BUILDER SHALL ACCEPT FULL RESPONSIBILITY FOR ANY ERRORS OR OMISSIONS NOT REPORTED IMMEDIATELY IN WRITING TO THE ARCHITECT. BACKCHARGES WILL NOT BE ACCEPTED. DO NOT SCALE DRAWINGS.

3.1 NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BETWEEN ARCHITECTURAL AND STRUCTURAL OR M.E.P DRAWINGS

4. SUBMIT MINIMUM THREE (3) COPIES OF SHOP DRAWINGS AS REQUIRED BELOW.

5. THESE PLANS, AS DRAWN AND NOTED, COMPLY WITH THE BUILDING ENVELOPE ENERGY REQUIREMENTS OF THE FLORIDA MODEL ENERGY CODE. CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE GOVERNING CODE IN ITS ENTIRETY AND BUILD IN ACCORDANCE WITH ALL PROVISIONS OF THIS CODE WHICH MAY NOT BE SPECIFICALLY ADDRESSED ON THE PLANS AND NOTES.

6. CONTRACTOR IS RESPONSIBLE FOR ADEQUATE BRACING OF STRUCTURAL OR NON-STRUCTURAL MEMBERS DURING CONSTRUCTION.

7. THE CONTRACTOR SHALL IN THE WORK OF ALL TRADES, PERFORM ANY AND ALL CUTTING AND PATCHING NECESSARY TO COMPLETE THE WORK AND SHALL PROTECT THE EXISTING BUILDING FROM DAMAGE CAUSED BY THE WORK. THE CONTRACTOR SHALL REPAIR AND RESTORE THE EXISTING CONSTRUCTION TO ITS ORIGINAL CONDITION TO THE SATISFACTION OF THE OWNER AND THE ARCHITECT.

8. THE CONTRACTOR SHALL NOT DISRUPT EXISTING SERVICES, OPERATIONS, OR UTILITIES WITHOUT OBTAINING OWNER'S PRIOR APPROVAL AND INSTRUCTIONS IN EACH CASE.

9. COORDINATE DEMOLITION AND CONSTRUCTION TO REMAIN, SO AS TO PROVIDE THE BEST POSSIBLE JOINT OR UNDERLYING SURFACE FOR THE NEW WORK.

10. THE CONTRACTOR SHALL VISIT THE JOB SITE AND BE RESPONSIBLE FOR THE VERIFICATION OF ALL ELEVATION, CONDITIONS, AND DIMENSIONS PRIOR TO COMMENCING CONSTRUCTION.

11. THE GENERAL CONTRACTOR SHALL COORDINATE AND VERIFY WITH ALL SUB- CONTRACTORS THE SIZE AND LOCATION OF ALL PIPING, DUCTWORK TRENCHES, SLEEVES, SPECIAL BOLTING FOR EQUIPMENT CONDUITS, ETC.

12. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MEANS AND METHODS FOR DEMOLITION. THE CONTRACTOR SHALL INFORM THE ARCHITECT OF ANY CONDITIONS THAT WOULD AFFECT THE STRUCTURAL INTEGRITY OF THE BUILDING PRIOR TO PROCEEDING WITH DEMOLITION.

13. JOB SITE MEASUREMENTS ARE THE FULL RESPONSIBILITY OF THE CONTRACTOR AND SUBCONTRACTOR AND MUST BE TAKEN FOR ALL ITEMS BY ALL SUBCONTRACTORS PRIOR TO FABRICATION.

14. GENERAL CONTRACTOR IS RESPONSIBLE FOR INSTALLING SOLID BLOCKING BEHIND ALL SHELVING, CABINETS, ETC. OR EQUIPMENT REQUIRING BACKING.

15. THE ARCHITECT SHALL NOT HAVE CONTROL OR CHANGE OF, AND SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, TECHNIQUES, SEQUENCES OR PROCEDURES, OR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK, ALL OF WHICH SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

16. THE CONTRACTOR SHALL KEEP THE PREMISES AND SURROUNDING AREA FREE OF ACCUMULATION OF WASTE MATERIALS OR RUBBISH CAUSED BY OPERATIONS UNDER THE CONTRACT. AT COMPLETION OF WORK, THE CONTRACTOR SHALL REMOVE FROM AND ABOUT THE PROJECT WASTE MATERIALS, RUBBISH, THE CONTRACTOR'S TOOLS, CONSTRUCTION EQUIPMENT, MACHINERY AND SURPLUS MATERIALS. CONTRACTOR SHALL CLEAN AND POLISH ALL GLASS, WAX TILE FLOORS, VACUUM CARPETS, AND LEAVE OTHER SPACES BROOM CLEAN.

17. CERTIFICATE OF PROTECTIVE TREATMENT FOR PREVENTION OF TERMITES. A WEATHER RESISTANT JOB SITE POSTING BOARD SHALL BE PROVIDED TO RECEIVE DUPLICATE TREATMENT CERTIFICATES AS EACH REQUIRED PROTECTIVE TREATMENT IS COMPLETED, PROVIDING A COPY FOR THE PERSON THE PERMIT IS ISSUED TO, AND ANOTHER COPY FOR THE BUILDING PERMIT FILES. THE TREATMENT CERTIFICATE SHALL PROVIDE THE PRODUCT USED, IDENTITY OF THE APPLICATOR, TIME AND DATE OF THE TREATMENT, SITE LOCATION, AREA TREATED, CHEMICAL USED, PERCENT CONCENTRATION AND NUMBER OF GALLONS USED, TO ESTABLISH A VERIFIABLE RECORD OF PROTECTIVE TREATMENT. IF THE SOIL CHEMICAL BARRIER METHOD FOR TERMITE PREVENTION IS USED, FINAL EXTERIOR TREATMENT SHALL BE COMPLETED PRIOR TO FINAL BUILDING APPROVAL. (FBC 104.2.7)

18. NOTICE OF TERMITE PROTECTION. A PERMANENT SIGN WHICH IDENTIFIES THE TERMITE TREATMENT PROVIDER AND NEED FOR RE-INSPECTION AND TREATMENT CONTRACT RENEWAL SHALL BE PROVIDED. THE SIGN SHALL BE POSTED NEAR THE WATER HEATER OR ELECTRIC PANEL. (FBC 104.2.7)

19. IN ORDER TO PROVIDE FOR INSPECTION FOR TERMITE INFESTATION, CLEARANCE BETWEEN EXTERIOR WALL COVERING AND FINAL EARTH GRADE OF THE EXTERIOR OF A BUILDING SHALL NOT BE LESS THAN 6 INCHES. (FBC 1043.1.6)

20. PROJECT COORDINATION

COORDINATE CONSTRUCTION ACTIVITIES TO ASSURE EFFICIENT AND ORDERLY INSTALLATION OF EACH PART OF THE WORK AND THAT ARE DEPENDENT UPON EACH OTHER FOR PROPER INSTALLATION, CONNECTION, AND OPERATION.
GENERAL INSTALLATION PROVISIONS:

1. INSPECT BOTH THE SUBSTRATE AND CONDITIONS UNDER WHICH WORK IS TO BE PERFORMED. DO NOT PROCEED UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED IN AN ACCEPTABLE MANNER.

2. COMPLY WITH MANUFACTURER'S INSTALLATION INSTRUCTIONS AND RECOMMENDATIONS, TO THE EXTENT THAT THOSE INSTRUCTIONS AND RECOMMENDATIONS ARE MORE EXPLICIT OR STRINGENT THAN REQUIREMENTS CONTAINED IN CONTRACT DOCUMENTS.

3. PROVIDE ATTACHMENT AND CONNECTION DEVICES AND METHODS NECESSARY FOR SECURING WORK. SECURE WORK TRUE TO LINE AND LEVEL. ALLOW FOR EXPANSION AND BUILDING MOVEMENT.

4. PROVIDE UNIFORM JOINT WIDTHS IN EXPOSED WORK. ARRANGE JOINTS IN EXPOSED WORK TO OBTAIN THE BEST VISUAL EFFECT. REFER QUESTIONABLE CHOICES TO THE ARCHITECT FOR FINAL DECISION.

5. INSTALL EACH COMPONENT DURING WEATHER CONDITIONS AND PROJECT STATUS THAT WILL ENSURE THE BEST POSSIBLE RESULTS. ISOLATE EACH PART OF THE COMPLETED CONSTRUCTION FROM INCOMPATIBLE MATERIAL AS NECESSARY TO PREVENT DETERIORATION.

6. COORDINATE TEMPORARY ENCLOSURES WITH REQUIRED INSPECTIONS AND TESTS, TO MINIMIZE THE NECESSITY OF UNCOVERING COMPLETED CONSTRUCTION FOR THAT PURPOSE.

7. WHERE MOUNTING HEIGHTS ARE NOT INDICATED, INSTALL INDIVIDUAL COMPONENTS AT STANDARD MOUNTING HEIGHTS RECOGNIZED WITHIN THE INDUSTRY FOR THE PARTICULAR APPLICATION INDICATED. REFER QUESTIONABLE MOUNTING HEIGHT DECISIONS TO THE ARCHITECT FOR FINAL DECISION. CLEAN AND MAINTAIN COMPLETED CONSTRUCTION AS FREQUENTLY AS NECESSARY THROUGH THE REMAINDER OF THE ENTIRE CONSTRUCTION PERIOD. ADJUST AND LUBRICATE OPERABLE COMPONENTS TO ENSURE OPERABILITY WITHOUT DAMAGING EFFECTS.

21. DEFINITIONS

THE TERM "FURNISH" MEANS TO SUPPLY AND DELIVER TO THE PROJECT SITE, READY FOR UNLOADING, UNPACKING, ASSEMBLY, INSTALLATION, AND SIMILAR OPERATIONS.

THE TERM "INSTALL" DESCRIBES OPERATIONS AT THE PROJECT SITE INCLUDING THE ACTUAL UNLOADING, UNPACKING, ASSEMBLING, ERECTING, PLACING, ANCHORING, APPLYING, WORKING TO DIMENSION, FINISHING, CURING, PROTECTING, CLEANING, AND SIMILAR OPERATIONS.

THE TERM "PROVIDE" MEANS TO FURNISH AND INSTALL, COMPLETE AND READY FOR THE INTENDED USE.

UNLESS THE CONTRACT DOCUMENTS INCLUDE MORE STRINGENT REQUIREMENTS, APPLICABLE INDUSTRY STANDARDS HAVE THE SAME FORCE AND EFFECT AS IF BOUND OR COPIED DIRECTLY INTO THE CONTRACT DOCUMENTS TO THE EXTENT REFERENCED. SUCH STANDARDS ARE MADE A PART OF THE CONTRACT DOCUMENTS BY REFERENCE.

22. SUBMITTALS

PREPARE, REVIEW, STAMP WITH APPROVAL AND SUBMIT, ONE ORIGINAL AND THREE PRINTS WITH REASONABLE PROMPTNESS AND IN ORDERLY SEQUENCE SO AS TO CAUSE NO DELAY IN THE WORK, SUBMITTALS REQUIRED BY THE CONTRACT DOCUMENTS.

REQUIRED SUBMITTALS: CONSTRUCTION SCHEDULE, SCHEDULE OF VALUES, SHOP DRAWINGS, PRODUCT DATA, SAMPLES, AND CLOSEOUT DOCUMENTS.

SHOP DRAWINGS/ PRODUCT DRAWINGS SHALL BE SUBMITTED FOR ALL MATERIALS, PRODUCTS, FINISHES, MILLWORK, LAB EQUIPMENT, ROOFING, FIXTURES, EQUIPMENT, ETC., TO ARCHITECT FOR APPROVAL PRIOR TO ORDER PLACEMENT AND/OR INSTALLATION.

SAMPLES: WHEN REQUESTED, SUBMIT TWO. CONSTRUCTION SCHEDULE: LINIER BAR CHART TIME CONTROL TYPE.

23. - QUALITY CONTROL AND TESTING LABORATORY SERVICES

THE OWNER WILL EMPLOY AND PAY FOR SERVICES OF AN INDEPENDENT TESTING LABORATORY TO PERFORM SPECIFIED INSPECTION, SAMPLING, AND TESTING SERVICES. WHERE RESULTS DO NOT COMPLY WITH REQUIREMENTS OF CONTRACT DOCUMENTS, RETESTS ARE RESPONSIBILITY OF CONTRACTOR. SUBMIT COPIES OF TEST REPORTS TO THE OWNER, CONTRACTOR, ARCHITECT, CIVIL ENGINEER, AND STRUCTURAL ENGINEER. UPON COMPLETION OF SERVICES, REPAIR AND RESTORE SUBSTRATES AND FINISHES TO ELIMINATE DEFICIENCIES OF EXPOSED FINISHES.

24. - PRODUCTS, MATERIALS, AND EQUIPMENT

THE WORK IS BASED ON THE MATERIALS, EQUIPMENT, AND METHODS DESCRIBED IN THE CONTRACT DOCUMENTS. WHERE IN THE CONTRACT DOCUMENTS CERTAIN PRODUCTS, MANUFACTURER'S TRADE NAMES, OR CATALOG NUMBERS ARE GIVEN, IT IS FOR THE EXPRESSED PURPOSE OF ESTABLISHING A BASIS OF QUALITY, DURABILITY, AND EFFICIENCY OF DESIGN IN HARMONY WITH THE WORK OUTLINED AND IS NOT INTENDED FOR THE PURPOSE OF LIMITING COMPETITION. ANY MANUFACTURER MEETING THE SPECIFIED REQUIREMENTS WILL BE ACCEPTABLE. HOWEVER, NO SUBSTITUTIONS WILL BE MADE WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT. THE MANUFACTURER AND SUPPLIER EXPRESSLY WARRANTS THAT THE PRODUCTS, MATERIALS AND EQUIPMENT FURNISHED BY HIM AND INSTALLED IN THIS PROJECT ARE SUITABLE FOR THE APPLICATIONS SHOWN AND SPECIFIED IN THE CONTRACT DOCUMENTS AND INCLUDES FEATURES, ACCESSORIES, AND PERFORMING CHARACTERISTICS LISTED IN THE MANUFACTURER'S CATALOG IN FORCE ON THE DATE BIDS ARE REQUESTED FOR THE WORK. ALL EXTERIOR BUILDING CLADDING PRODUCTS AND ATTACHMENT MECHANISMS SHALL MEET OR EXCEED THE MPH WIND LOAD REQUIREMENTS PER CHAPTER 16 OF THE 2023, 8TH EDITION OF THE FLORIDA BUILDING CODE. THE OWNER WILL NOT ACCEPT THE START OF THE WARRANTY PERIOD ON SYSTEMS OR EQUIPMENT UNTIL SUBSTANTIAL COMPLETION IS ISSUED.

25. PROJECT CLOSEOUT

PRIOR TO REQUESTING REVIEW FOR SUBSTANTIAL COMPLETION, COMPLETE THE FOLLOWING AND LIST KNOWN EXCEPTIONS:

1. ADVISE OWNER OF PENDING INSURANCE CHANGEOVER REQUIREMENTS.
2. SUBMIT SPECIFIC WARRANTIES, WORKMANSHIP/MAINTENANCE BONDS, MAINTENANCE AGREEMENTS, AGREEMENTS, FINAL CERTIFICATIONS, AND OTHER REQUIRED CLOSEOUT DOCUMENTS.
3. OBTAIN AND SUBMIT RELEASE ENABLING OWNER'S FULL AND UNRESTRICTED USE AND ACCESS OF THE PROJECT.
4. DELIVER TOOLS, SPARE PARTS, EXTRA STOCKS OF MATERIALS, AND SIMILAR ITEMS. OBTAIN RECEIPTS FOR DELIVERIES.
   A. EXTRA MATERIAL STOCKS SHALL INCLUDE:
      a.) ACOUSTIC CEILING TILE - TWO CARTONS
      b.) PORCELAIN FLOOR TILE - 2%
      c.) PORCELAIN WALL TILE - 2%
      d.) PAINT - 2 GALLONS OF ALL INTERIOR PAINTS.
          5 GALLONS OF EACH EXTERIOR PAINT COLOR.
5. MAKE FINAL CHANGEOVER OF LOCKS AND TRANSMIT KEYS TO OWNER.
6. COMPLETE START-UP TESTING OF SYSTEMS AND INSTRUCTION OF OWNER'S OPERATING/MAINTENANCE PERSONNEL.
7. COMPLETE FINAL CLEANING UP REQUIREMENTS.

PRIOR TO REQUESTING REVIEW FOR CERTIFICATION OF FINAL PAYMENT, COMPLETE THE FOLLOWING:
1. SUBMIT FINAL PAYMENT REQUEST WITH REQUIRED CLOSEOUT ATTACHMENTS.
2. SUBMIT COPY OF ARCHITECT'S FINAL PUNCH LIST OF ITEMIZED WORK TO BE COMPLETED OR CORRECTED, STATING THAT EACH ITEM HAS BEEN COMPLETED OR OTHERWISE RESOLVED FOR ACCEPTANCE.
3. SUBMIT TO THE ARCHITECT RECORD DRAWINGS, MAINTENANCE MANUALS, AND SIMILAR FINAL RECORD INFORMATION REQUESTED.

PREPARE A CORRECTIONS AND COMPLETIONS LIST TO BE USED AS THE BASIS FOR THE INSPECTION FOR SUBSTANTIAL COMPLETION. MAINTAIN ONE COPY OF THE CONTRACT DOCUMENTS FOR RECORD DOCUMENTATION. RECORD DOCUMENTS SHALL BE RED LINED AND KEPT UP TO DATE THROUGH OUT THE DURATION OF THE PROJECT. DO NOT USE RECORD DOCUMENTS FOR CONSTRUCTION PURPOSES. SUBMIT TWO COPIES OF A MAINTENANCE AND OPERATING MANUAL PRESENTING COMPLETE DIRECTIONS AND RECOMMENDATIONS FOR THE PROPER CARE AND MAINTENANCE OF VISIBLE SURFACES AS WELL AS MAINTENANCE AND OPERATING INSTRUCTIONS FOR EQUIPMENT. OPERATING INSTRUCTIONS SHALL INCLUDE NECESSARY PRINTED DIRECTIONS FOR CORRECT OPERATIONS, ADJUSTMENTS, SERVICING, AND MAINTENANCE OF MOVABLE PARTS. ALSO INCLUDED SHALL BE SUITABLE PARTS LISTS, APPROVED SHOP DRAWINGS, AND DIAGRAMS SHOWING PARTS LOCATION AND ASSEMBLY. SUBMIT SEPARATE BINDER OF ALL ORIGINAL WARRANTIES AND GUARANTEES FOR THE WORK.

26. CONSTRUCTION CLEANING

REMOVE RUBBISH AND DEBRIS FROM THE CONSTRUCTION SITE TO GUARD AGAINST FIRE AND SAFETY HAZARDS. IF CLEANING IS NOT PERFORMED TO THE SATISFACTION OF THE OWNER, THE OWNER RESERVES THE RIGHT TO PERFORM CLEANING AT THE CONTRACTOR'S EXPENSE. STORE VOLATILE WASTES IN COVERED METAL CONTAINERS, AND REMOVE FROM THE PREMISES DAILY. DO NOT BURN OR BURY RUBBISH AND WASTE MATERIALS ON PROJECT SITE. USE ONLY CLEANING MATERIALS RECOMMENDED BY MANUFACTURER OF SURFACE TO BE CLEANED. PERFORM FINAL CLEAN UP AND LEAVE THE PROJECT IN CLEAN CONDITION READY FOR OWNER OCCUPANCY.

NOTES:

- CONTRACTOR SHALL SUBMIT ALL THE REQUIRED PRODUCT APPROVAL DOCUMENTATIONS AND SHOP DRAWINGS WITH ARCHITECT'S OR ENGINEER'S OF RECORD APPROVED STAMP TO THE BUILDING DEPARTMENT FOR APPROVAL PRIOR TO INSTALLATION
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SUB-PERMITS. (GENERATOR, WINDOWS / DOORS, CANOPIES, GUTTERS & ROOF)

ELEVATION MARK / FINISH FLOOR
+ EL
NORTH SYMBOL
DETAIL TAG (DETAIL NUMBER / SHEET WHERE DETAIL IS LOCATED)
ELEVATION TAG (ELEVATION NUMBER / SHEET WHERE ELEVATION IS LOCATED)
SECTION TAG (SECTION NUMBER / SHEET WHERE SECTION IS LOCATED)
GRID ID
GRID LINE
DETAIL BOX
INTERIOR ELEVATION NUMBER (DRAWING NUMBER ON SHEET / SHEET WHERE ELEVATION IS LOCATED)
CENTERLINE
BREAK OR CUT LINE
ROOM NAME (LINE 1 / LINE 2 / 00-0000 A / ROOM NUMBER)
WINDOW TYPE
EXIT LIGHT FIXTURE - CEILING MOUNTED
FIRE EXTINGUISHER IN SEMI-RECESSED CABINET

FURNITURE ID
EQUIPMENT ID
REVISION MARK (BLDG. DEPT. COMM. MM-DD-YY)
DIRECTION OF VEHICULAR TRAFFIC
PARTITION TYPE
BUILDING EXTERIOR CLADDING / FINISHES
LS - OCCUPANT LOAD (RM NAME / RM # / # OCC / ROOM NUMBER)
LS - EGRESS CAPACITY (DR # / W / EC / DOOR NUMBER / DOOR WIDTH (CLEAR))
MEANS OF EGRESS
EGRESS CORRIDOR
DEAD-END CORRIDOR (D.E.= FEET)
COMMON PATH OF TRAVEL (C.P.T.= FEET)
TRAVEL DISTANCE (T.D.= FEET)
TRAVEL DIRECTION
DOOR NUMBER (00-000A)

3 GENERAL NOTES

ABV	Above	CEM.	Cement	DBL.	Double	EXIST.	Existing	FURR.	Furring	INT.	Interior	OCC.	Occupant(s)	R.O.	Rough Opening	TEL.	Telephone
A/C	Air Conditioning	CER.	Ceramic	DEPT.	Department	EXPO.	Exposed	FUT.	Future	JAN.	Janitor	O.D.	Outside Diameter (Dim.)	R.W.L.	Rain Water Leader	TEMP.	Tempered
ACCESS.	Accessible, Accessibility	C.J.	Control Joint	D.F.	Drinking Fountain	EXP.	Expansion	GA.	Gauge	JT.	Joint	OFF.	Office	S.C.	Solid Core	TER.	Terrazzo
A.C.T.	Acoustical Ceiling Tile	C.I.	Cast Iron	DET.	Detail	EXT.	Exterior	GALV.	Galvanized	LAB.	Laboratory	OPNG.	Opening	SCHED.	Schedule	T.O.	Top of
A.D.	Area Drain	CLF	Chain Link Fence	DIA.	Diameter	F.A.	Fire Alarm	G.B.	Grab Bar	LAM.	Laminate	OPP.	Opposite	S.D.	Smoke Detector	T.P.	Top of Pavement
ADJ.	Adjustable	CLNG.	Ceiling	DIM.	Dimension	F.B.	Flat Bar	GEN.	Generator, General	LAV.	Lavatory	PART.	Partition	SECT.	Section	T.P.D.	Toilet Paper Dispenser
AFF	Above Finished Floor	CLOS.	Closet	DISP.	Dispenser	FBC	Florida Building Code	GFI	Ground Fault Interrupt	LKR.	Locker	P.LAM.	Plastic Laminate	SH.	Single Hung	TYP.	Typical
ALUM.	Aluminum	CLR.	Clear	DN.	Down	F.D.	Floor Drain	GL.	Glass	LT.	Light	PLYWD.	Plywood	SHT.	Sheet	U.O.N.	Unless Otherwise Noted
APPROX.	Approximate	CMU	Concrete Masonry Unit	D.O.	Door Opening	FDN.	Foundation	GND.	Ground	MANUF.	Manufacturer, Manufactured	PR.	Pair	SIM.	Similar	UR.	Urinal
ARCH.	Architectural	C.O.	Cased Opening	DS.	Downspout	F.E.	Fire Extinguisher	GR.	Grade	MAX.	Maximum	PRCST.	Pre-cast	SPEC.	Specification	VCT	Vinyl Composition Tile
ASPH.	Asphalt	COL.	Column	DWG.	Drawing	F.E.C.	Fire Extinguisher Cabinet	GYP.	Gypsum	MECH.	Mechanical	PROT.	Protective	ST.	Stainless	VERT.	Vertical
ASSIST.	Assistant	COMM.	Communication	E.	East	F.H.C.	Fire Hose Cabinet	G.W.B.	Gypsum Wallboard	MEMB.	Membrane	PSF	Pound Per Square Foot	ST.STL.	Stainless Steel	VEST.	Vestibule
ATTEN.	Attenuation	COMP.	Computer	EA.	Each	FIN.	Finish	H.	High	MET.	Metal	P.T.	Pressure Treated	S.SK.	Service Sink	V.I.F.	Verify in Field
BD.	Board	CONC.	Concrete	E.J.	Expansion Joint	FIXT	Fixture	H.B.	Hose Bibb	MIN.	Minimum	PTD.	Painted	STD.	Standard	W/	With
BITUM.	Bituminous	CONN.	Connection	EL.	Elevation	FLR.	Floor	H.C.	Hollow Core	M.O.	Masonry Opening	R.	Riser	STL.	Steel	W.C.	Water Closet
BLDG.	Building	CONSTR.	Construction	ELEC.	Electrical	FLASH.	Flashing	HC	Handicap	M.R.	Moisture Resistant	RAD.	Radius	STOR.	Storage	WD.	Wood
BLKG.	Blocking	CONT.	Continuous	ELEV.	Elevator	FLUOR.	Fluorescent	H.M.	Hollow Metal	N.	North	R.D.	Roof Drain	SUSP.	Suspended	W/O	Without
BM.	Beam	CORR.	Corridor	EMERG.	Emergency	F.O.C.	Face of Concrete	HORIZ.	Horizontal	N.I.C.	Not In Contract	REF.	Refrigerator	SYM.	Symmetrical	WSCT.	Wainscot
B.O.	Bottom Of	C.T.	Ceramic Tile	ENCLOS.	Enclosure	F.O.F.	Face of Finish	HR.	Hour	NO.or#	Number	REINF.	Reinforced	TRD.	Tread		
BOT.	Bottom	CTR.	Center	EQUIP.	Equipment	F.O.S.	Face of Studs	HT.	Height	NSF	Net Square Foot	REQ.	Required	T.C.	Top of Curb		
CAB.	Cabinet	CUST.	Custodial	E.W.C.	Electric Water Cooler	FPC	Fire Prevention Code	ID	Interior Design	N.T.S.	Not To Scale	RESIL.	Resilient				
C.B.	Catch Basin	D.	Deep	E.W.H.	Electric Water Heater	FT.	Foot or Feet	INSUL.	Insulation	O.C.	On Center	RM.	Room				

1 ABBREVIATIONS

2 SYMBOL LEGEND

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www.synalovski.com

Merrill Ann Romanik
AR 0015810
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1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**
ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: **SH/MO/LH**
CHECKED BY: **MR**

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SHEET TITLE:
GENERAL NOTES AND ABBREVIATIONS

SHEET NUMBER:
T1-002

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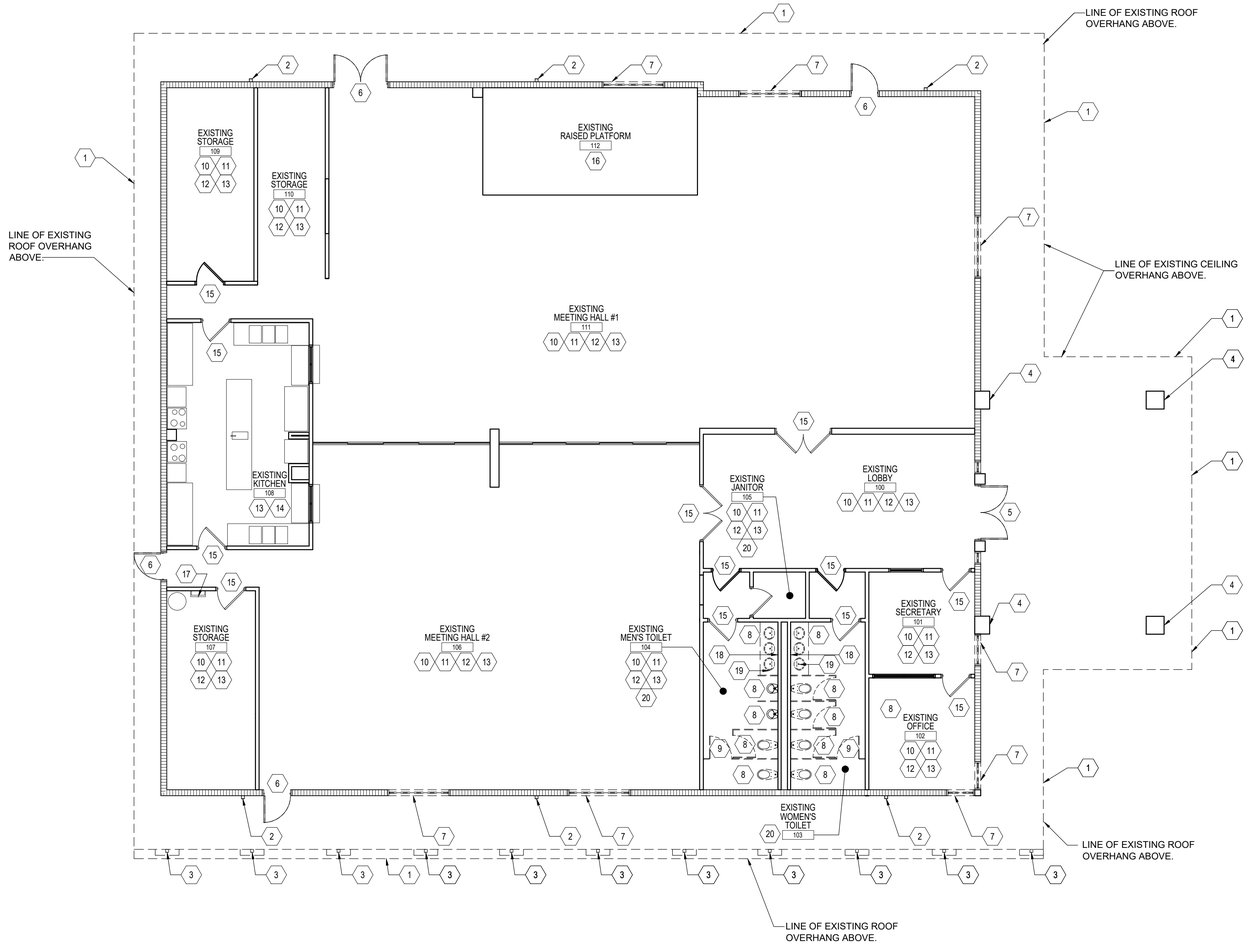
Exhibit "A"

1. WHERE PRESENT WORK IS DAMAGED IN THE EXECUTION OF THIS CONTRACT, OR WHERE OPENINGS ARE LEFT DUE TO THE REMOVAL OF PIPES, EQUIPMENT OR APPARATUS, THE SAME SHALL BE REPAIRED OR CLOSED UP TO CORRESPOND IN MATERIAL,QUALITY, SHAPE, AND FINISH WITH THAT OF SIMILAR AND ADJOINING WORK, UNLESS OTHERWISE CALLED FOR. WHERE DAMAGE IS NOT REPAIRABLE, NEW ITEMS OR EQUIPMENT SHALL BE PROVIDED.
2. WHERE WORK IS SHOWN TO BE REMOVED, CONTRACTOR SHALL CAP AND SEAL EXISTING SANITARY AND WATER LINES AS REQUIRED. (SEE PLUMBING DRAWINGS).
3. COORDINATE WITH MANAGEMENT THE DISPOSAL OR STORAGE ON CAMPUS OF EXISTING MATERIALS / EQUIPMENTS BEING REMOVED.
4. CONTRACTOR SHALL THOROUGHLY UNDERSTAND DETAILS, AND NOTES PRIOR TO THE REMOVAL OF ANY MASONRY WALLS, CONCRETE BEAMS, LINTELS, AND/OR CONCRETE COLUMNS. ALL STRUCTURAL REINFORCING MODIFICATIONS TO THE EXISTING BUILDING SHALL OCCUR PRIOR TO THE REMOVAL OF THE ABOVE.
5. CONTRACTOR SHALL PATCH AND REPAIR ANY DRYWALL CEILING THAT IS EXISTING TO REMAIN.
6. CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PREVENT DAMAGE TO EXISTING STRUCTURE OR EQUIPMENT CAUSED BY THIS OPERATION AND SHALL NOT INTERFERE WITH EXISTING STRUCTURE SYSTEM.
7. UPON COMPLETION OF DEMOLITION, THE ENTIRE AREA SHALL BE CLEANED OF ALL DEBRIS AND PREPARED FOR NEW CONSTRUCTION.
8. EXISTING CONDITIONS NOT SHOWN ON THIS PLAN SHALL BE REVIEWED WITH ARCHITECT OF RECORD PRIOR TO REMOVAL.
9. CONTRACTOR SHALL LOCATE, IDENTIFY, STUB-OFF AND DISCONNECT UTILITY SERVICES THAT ARE NOT INDICATED TO REMAIN. THE SLAB SHALL BE FILLED WITH SAME FIRE RATED INTEGRITY. REMOVE ALL ELECTRICAL WIRE, J-BOXES, HOOKUPS, ETC., IN EXISTING PARTITIONS AND TIE-OFF AT SOURCE. REMOVE AND PLUG WATER LINES AT SOURCE. (ONLY WHERE DENOTED)
10. ALL ITEMS OF SALVAGEABLE VALUE, DETERMINED BY MANAGEMENT, SHALL BE CAREFULLY REMOVED, CLEANED, STORED AND TURNED OVER. GC SHALL COORDINATE WITH CLIENT / MANAGER FOR STORAGE.
11. CONTRACTOR SHALL COORDINATE WORK WITH OTHER TRADES AND SHALL PROTECT THE BUILDING STRUCTURE AND ALL EXISTING MATERIAL AND EQUIPMENT NOT SCHEDULED FOR DEMOLITION.
12. IF HAZARDOUS MATERIALS ARE ENCOUNTERED DURING DEMOLITION OPERATIONS, COMPLY WITH APPLICABLE REGULATIONS, LAWS AND ORDINANCES CONCERNING REMOVAL, HANDLING AND PROTECTION AGAINST EXPOSURE OR ENVIRONMENTAL POLLUTION.
13. CONTRACTOR SHALL OBTAIN ALL PERMIT PROVIDED BY OWNER AT NO COST TO CONTRACTOR WITH APPLICABLE BUILDING DEPARTMENTS AND SHALL OBSERVE AND FOLLOW ALL APPLICABLE ORDINANCES AND CODES.
14. CONTRACTOR SHALL REMOVE, CUT AND PATCH ALL EXISTING CONSTRUCTION AND FINISHES AS REQUIRED TO PREPARE THE PREMISES FOR NEW WORK AND ALTERED WORK.
15. ALL EXISTING SURFACES THAT ARE WITHIN THE SCOPE OF NEW WORK SHALL BE EXAMINED FOR CRACKS, WAVES, IMPERFECTIONS AND IRREGULARITIES: ALL SURFACES SHALL BE EITHER PATCHED OR PLASTERED AND MADE READY TO RECEIVE NEW FINISHES OR MADE TO MATCH OR ALIGN WITH ALL EXISTING MATERIALS AND FINISHES.
16. REPAIR AND RESTORE, TO MATCH AND ALIGN WITH ALL EXISTING MATERIAL AND FINISH, ALL WORK BEYOND LIMITS OF NEW WORK THAT IS DAMAGED OR ALTERED DURING THE EXECUTION OF THE WORK IN THIS CONTRACT.
17. ALL SPRINKLER HEADS, SMOKE DETECTORS, FIRE ALARM AND ALL OTHER LIFE SAFETY DEVICES, UNLESS OTHERWISE NOTED, SHALL REMAIN AND OR BE REUSED/RELOCATED. (REFER TO ENGINEERING DRAWINGS FOR ADDITIONAL INFORMATION)
18. ALL PENETRATION FIRE-STOPS FOR METAL PIPE, CONDUITS AND INSULATED PIPE SHALL BE IN ACCORDANCE WITH UNDERWRITERS LABORATORY TEST ASSEMBLY UL 1479.
19. ANY ASBESTOS CONTAINING MATERIAL SHALL BE REMOVED IN COMPLIANCE WITH APPLICABLE REGULATIONS, LAWS AND ORDINANCES CONCERNING REMOVAL, HANDLING AND PROTECTION AGAINST EXPOSURE OR ENVIRONMENTAL POLLUTION.
20. THESE DRAWINGS INCORPORATE BUILDING INFORMATION COMPILED FROM DIFFERENT SOURCES ASSOCIATED WITH THIS PROJECT AND DEEMED AS RELIABLE. CONDITIONS DIRECTLY AFFECTING THE PRODUCT, OR ITS INSTALLATION MUST BE FIELD VERIFIED BY THE CONTRACTOR OR A CONTRACTOR APPOINTED REPRESENTATIVE PRIOR BIDDING.
21. WHEN SITE INSPECTIONS ARE REQUIRED DURING CONSTRUCTION, OR CONSTRUCTION QUALITY VERIFICATION AFTER COMPLETION, THE GENERAL CONTRACTOR MUST PRE-SCHEDULE MEETING WITH ARCHITECT OF RECORD, AND WITH THE RESPECTIVE SUBCONTRACTORS ATTENDING.
22. EXISTING SLAB SHALL BE TESTED FOR MOISTURE INTRUSION. MAY RESULTS SHOW POSITIVE, THE GC SHALL PROVIDE VAPORT BARRIER THROUGHOUT THE SPACE TO ENSURE ALL FLOOR FINISHES ARE ABLE TO BE COVERED BY THE PRODUCT WARRANTIES. (APPLICABLE TO ALL GROUND FLOOR LOCATIONS/ SPACES WITHOUT EXCEPTION). GC SHOULD INCLUDE VAPOR BARRIER FOR BASE BID.

3 DEMOLITION GENERAL NOTES

1. DEMOLISH EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS COMPLETELY.PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
2. DEMOLISH EXISTING ROOF DOWN SPOUTS AND ASSOCIATED ROOF DRAINAGE COMPONENTS. PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
3. DEMOLISH EXISTING TUBE COLUMNS AND ASSOCIATED COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED.
4. PATCH AND REPAIR EXISTING CANOPY COLUMNS.
5. DEMOLISH EXISTING STOREFRONT AND ASSOCIATED STOREFRONT COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW STOREFRONT. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
6. DEMOLISH EXISTING EXTERIOR DOOR AND ASSOCIATED DOOR COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW DOOR. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
7. DEMOLISH EXISTING WINDOW AND ASSOCIATED WINDOW COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW WINDOW. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
8. DEMOLISH EXISTING PLUMBING FIXTURE AND PLUMBING COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED. SEE PLUMBING PLANS FOR MORE INFORMATION.
9. DEMOLISH EXISTING TOILET PARTITIONS AND TOILET PARTITION COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED. REFER TO CONSTRUCTION PLANS FOR NEW CONFIGURATIONS AND FOR MORE INFORMATION.
10. DEMOLISH EXISTING FLOORING AND FLOOR BASE. PATCH AND PREPARE EXISTING CONCRETE SLAB TO RECEIVE NEW FLOORING AND BASE. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
11. CLEAN AND PATCH EXISTING WALL PARTITIONS. TO RECEIVE NEW PAINT FINISH. REFER TO FINISH PLANS FOR MORE INFORMATION.
12. ALL EXISTING ELECTRICAL OUTLETS TO BE COORDINATED WITH ELECTRICAL ENGINEER. REFER TO ELECTRICAL PLANS FOR MORE INFORMATION.
13. ALL EXISTING FIRE COMPONENT TO BE COORDINATED WITH FIRE PROTECTION CONSULTANT. REFER TO FIRE PROTECTION PLANS FOR MORE INFORMATION.
14. EXISTING KITCHEN EQUIPMENT AND ALL ASSOCIATED COMPONENTS TO REMAIN.
15. CLEAN AND PATCH EXISTING INTERIOR DOORS. TO RECEIVE NEW PAINT FINISH. REFER TO FINISH PLANS FOR MORE INFORMATION.
16. CLEAN AND PATCH EXISTING STAGE. PATCH AND REPAIR STAGE FLOORING TO RECEIVE NEW FLOORING AND BASE. REFER TO FINISH PLANS FOR MORE INFORMATION.
17. EXISTING ROOF LADDER TO REMAIN.
18. REMOVE EXISTING MIRROR. TO BE REINSTALLED IN THE SAME LOCATION. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
19. DEMOLISH EXISTING LAVATORY SINK . REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
20. DEMOLISH EXISTING WALL AND FLOOR TILE. PATCH AND REPAIR EXISTING WALL BACKING AS REQUIRED.

2 DEMOLITION PLAN - KEYNOTES



WALL LEGEND

- EXISTING 8" CONCRETE BLOCK WALL
- EXISTING NON-BEARING PARTITION

NOTE:

PLUMBING CONTRACTOR TO VERIFY IN FIELD THE EXISTENCE OF A GREASE TRAP. A GREASE TRAP WILL BE REQUIRED TO KEEP EXISTING EQUIPMENT WHICH INCLUDES 2 3-COMPARTMENT SINKS AND COMMERCIAL RANGE/HOOD COMBO.

1 DEMOLITION PLAN

SCALE: 1/8" = 1'-0"

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ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
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T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
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CHECKED BY: ML

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SHEET TITLE:

DEMOLITION FLOOR PLAN

SHEET NUMBER:

D1-101

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Exhibit "A"

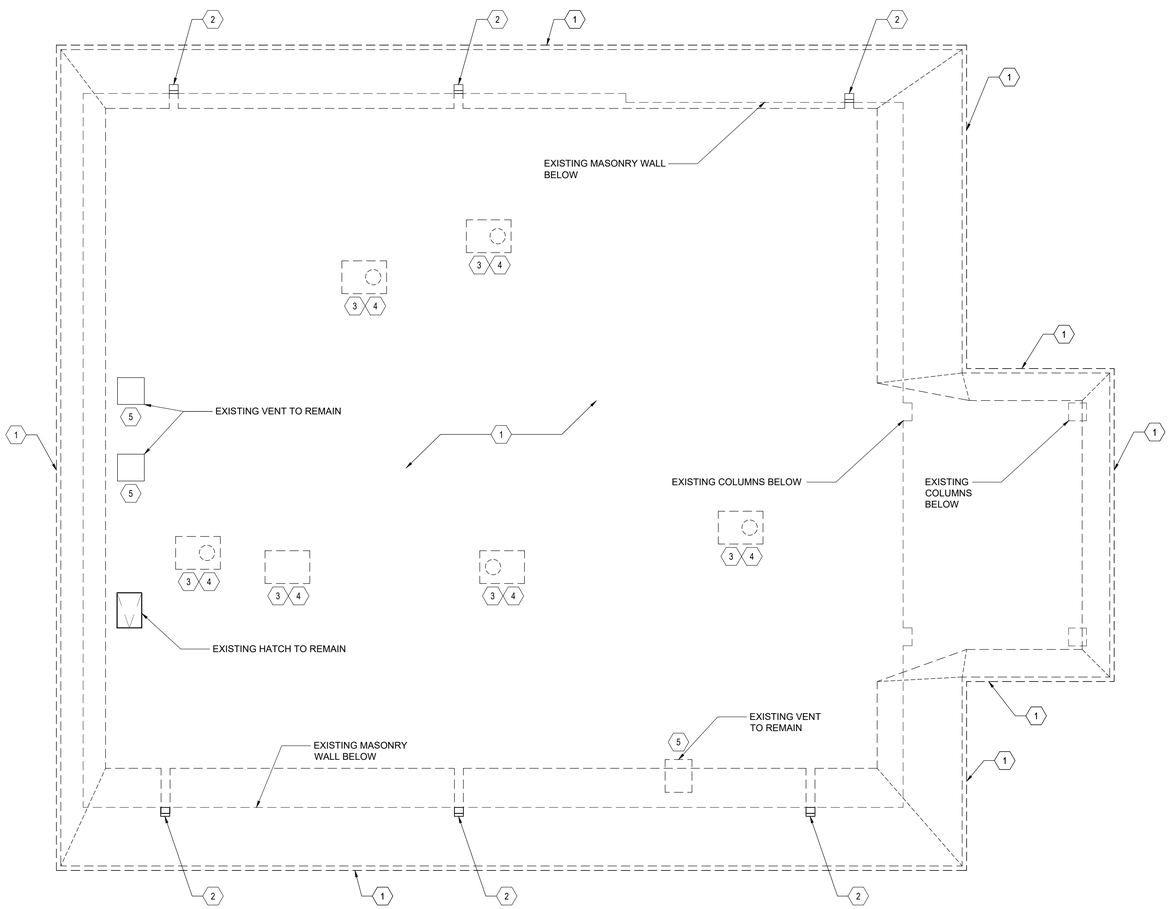
DEMOLITION GENERAL NOTES

1. DEMOLISH AS REQUIRED TO ACCOMPLISH WORK INDICATED IN THE DOCUMENTS. ALL REQUIRED DEMOLITION SHALL BE INCLUDED IN THE BASE BID PACKAGE SUBMITTED BY THE CONTRACTOR.
2. DO NOT ALLOW MATERIAL AND DEBRIS GENERATED DAILY TO BE DISPOSED OF IN AN ILLEGAL MANNER. NO SALE OR BURNING OF REMOVED ITEMS IS PERMITTED.
3. THIS PLAN IS TO BE USED IN CONJUNCTION WITH THE ENTIRE SET OF CONSTRUCTION DRAWINGS. DO NOT REMOVE ANY ITEMS WITHOUT VERIFYING AND COORDINATING WITH ALL GENERAL TRADES AS TO HOW RELATE TO THE OVERALL PROJECT.
4. THE CONTRACTOR MUST TALE ALL THE NECESSARY PRECAUTIONS TO ENSURE THE SAFETY OF THE PUBLIC AND WORKMEN ON THE SITE TO PREVENT ACCIDENTS OR INJURY TO ANY PERSON ON ABOUT OR ADJACENT TO THE PREMISES. THE CONTRACTOR SHALL COMPLY WITH ALL THE LAWS, ORDINANCE CODES, AND REGULATIONS PERTAINING TO SAFETY AND PREVENTION OF ACCIDENTS WITH ALL GENERAL TRADES AS TO HOW THE RELATE TO THE OVERALL PROJECT.
5. THE CONTRACTOR MUST MAINTAIN ADEQUATE SUPPORT, INSULATION, WATERPROOFING, EMERGENCY LIGHTING, SECURITY, ALARMS, ETC., FOR ALL OR PART OF THE ITEMS WHICH ARE TO REMAIN.
6. DO NOT CUT OR AFTER ANY STRUCTURAL MEMBERS WITHOUT AUTHORIZATION FROM THE ARCHITECT OR ENGINEER.
7. REMOVE ALL MECHANICAL PLUMBING AND WATER PIPING BACK TO SOURCE AND CAP-OFF AS REQUIRED.
8. REMOVE ALL ELECTRICAL CONDUIT, WIRING, DISCONNECTS, ETC., AND PROVIDE COVERS AT ALL CONNECTING POINTS.
9. BUILDING WILL BE UNOCCUPIED DURING THE DEMOLITION WORK.
10. GENERAL CONTRACTOR TO PROVIDE ASBESTOS REPORT FOR REMOVAL OF ASBESTOS IF NECESSARY.
11. GENERAL CONTRACTOR TO PROVIDE TEMPORARY ROOFING WHILE ROOF UNDERGOES REPAIRS.
12. REMOVE EXISTING ROOFING SYSTEM COMPLETELY, INCLUSIVE OF CAD SHEETS, PLYS, AND BASE SHEETS AND ASSOCIATED COMPONENTS.
13. REMOVE EXISTING INSULATION COMPLETELY. PREPARE REMAINING DECK TO RECEIVE NEW INSULATION AND ROOFING SYSTEM.
14. REMOVE ROOF MOUNTED EQUIPMENT, NOT SLATED FOR REUSE OR RELOCATION, INCLUSIVE OF STANDS CURBS, ETC. REMOVE ALL EXISTING FLASHING AND SHEET METAL ASSOCIATED WITH EXISTING ROOFING AND PLUMBING SYSTEMS. PROVIDE NEW FLASHING SYSTEM TO ROOF DOWNSPOUTS, OVERFLOW, PLUMBING VENT PIPING AND EQUIPMENT.
15. SEE MECHANICAL, ELECTRICAL, AND PLUMBING DRAWINGS FOR LOCATION OF ROOF MOUNTED COMPONENTS FOR EACH DISCIPLINE

3 DEMOLITION GENERAL NOTES

1. DEMOLISH EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS COMPLETELY.PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
2. DEMOLISH EXISTING ROOF DOWN SPOUTS AND ASSOCIATED ROOF DRAINAGE COMPONENTS. PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
3. DEMOLISH EXISTING ROOF MOUNTED MECHANICAL EQUIPMENTS AND ASSOCIATED COMPONENTS NOT SLATED FOR REUSE OR RELOCATION. PATCH AND REPAIR AS REQUIRED. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
4. DEMOLISH EXISTING ROOF STANDS AND ROOF CURBS AND ASSOCIATED COMPONENTS. PATCH AND REPAIR AS REQUIRED. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
5. EXISTING ROOF VENT. REFER TO MECHANICAL PLANS FOR MORE INFORMATION.

2 DEMOLITION ROOF PLAN - KEYNOTES



1 DEMOLITION ROOF PLAN

SCALE: 1/8" = 1'-0"

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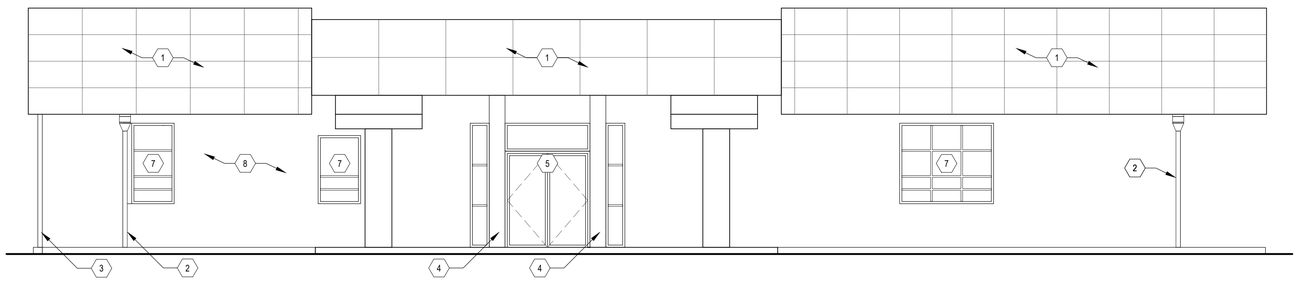
DEMOLITION ROOF PLAN

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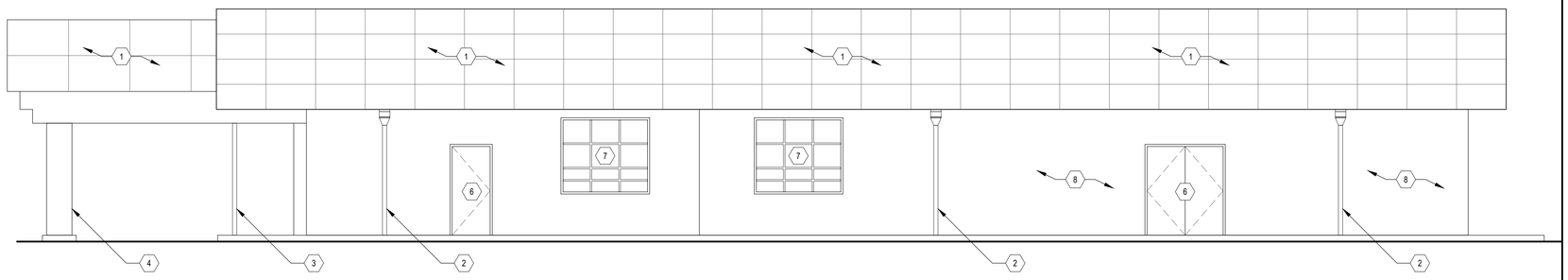
D1-102

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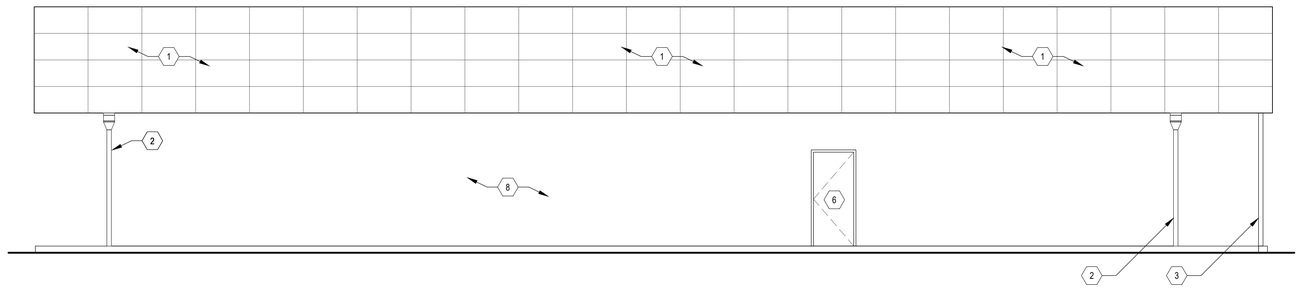
Exhibit "A"



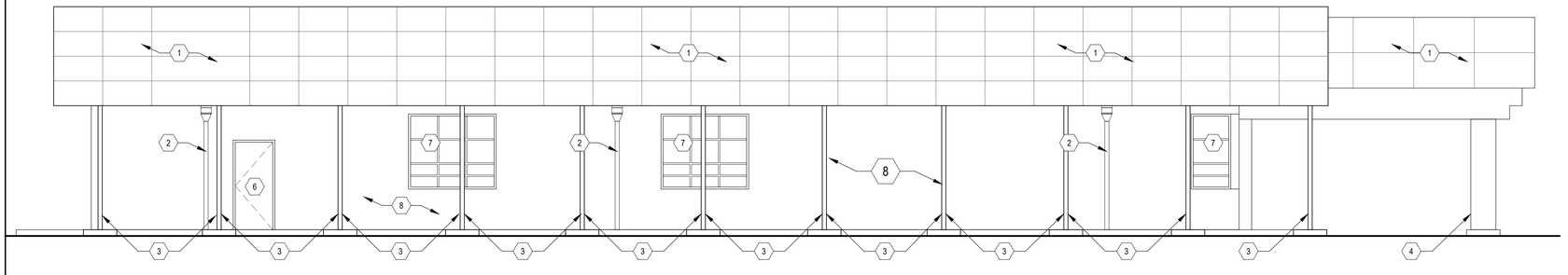
4 EXISTING EXTERIOR NORTH ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



3 EXISTING EXTERIOR EAST ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



2 EXISTING EXTERIOR SOUTH ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



1 EXISTING EXTERIOR WEST ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"

6 NOT USED
SCALE: N.A.

5 DEMOLITION KEYNOTES - EXTERIOR ELEVATIONS

1. DEMOLISH EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS COMPLETELY.PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
2. DEMOLISH EXISTING ROOF DOWNSPOUTS AND ASSOCIATED ROOF DRAINAGE COMPONENTS. PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
3. DEMOLISH EXISTING TUBE COLUMNS AND ASSOCIATED COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED.
4. PATCH AND REPAIR EXISTING CANOPY COLUMNS.
5. DEMOLISH EXISTING STOREFRONT AND ASSOCIATED STOREFRONT COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW STOREFRONT. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
6. DEMOLISH EXISTING EXTERIOR DOOR AND ASSOCIATED DOOR COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW DOOR. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
7. DEMOLISH EXISTING EXTERIOR WINDOW AND ASSOCIATED WINDOW COMPONENTS COMPLETELY. PREPARE OPENING FACE NEW WINDOW. PATCH AND REPAIR AS REQUIRED. SEE ARCHITECTURAL CONSTRUCTION PLANS FOR MORE INFORMATION.
8. CLEAN AND PATCH EXISTING EXTERIOR MASONRY WALL AND STUCCO WALL TO RECEIVE NEW PAINT FINISH.

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ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**
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SHEET TITLE:
EXISTING EXTERIOR ELEVATIONS DEMOLITION WORK

SHEET NUMBER:
D1-201

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Exhibit "A"

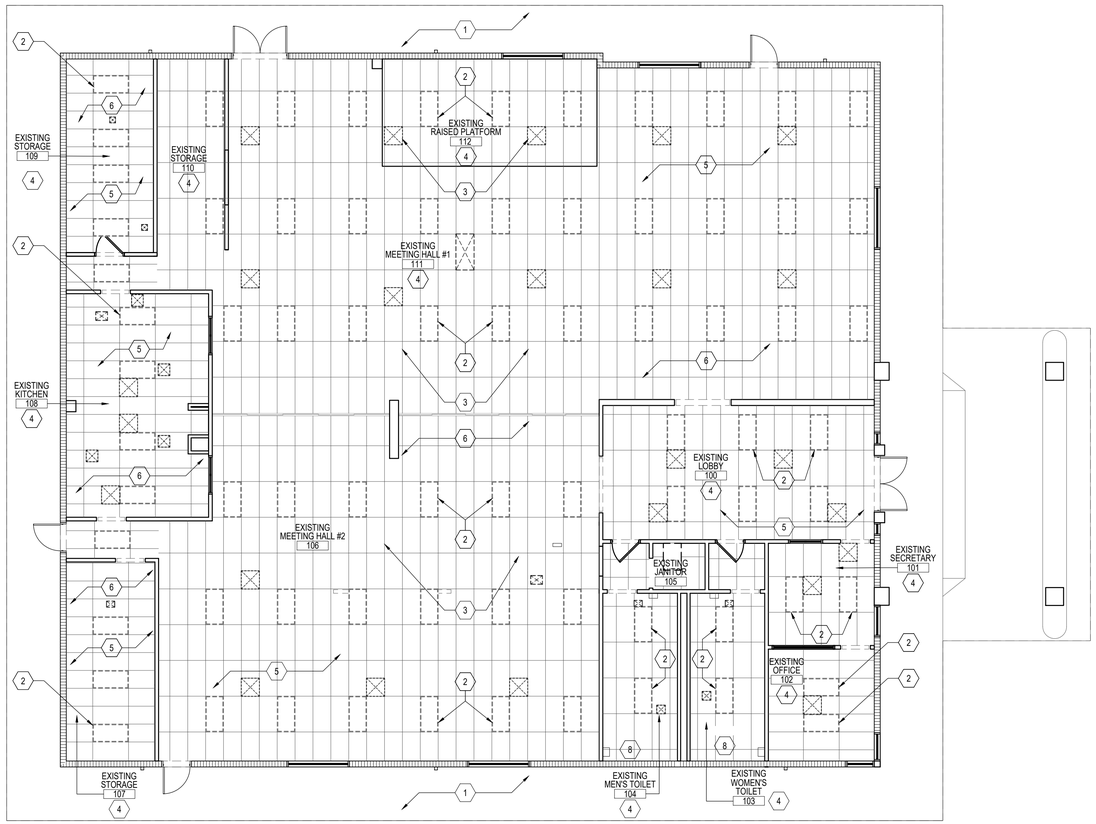
DEMOLITION GENERAL NOTES

1. DEMOLISH AS REQUIRED TO ACCOMPLISH WORK INDICATED IN THE DOCUMENTS. ALL REQUIRED DEMOLITION SHALL BE INCLUDED IN THE BASE BID PACKAGE SUBMITTED BY THE CONTRACTOR.
2. DO NOT ALLOW MATERIAL AND DEBRIS GENERATED DAILY TO BE DISPOSED OF IN AN ILLEGAL MANNER, NO SALE OR BURNING OF REMOVED ITEMS IS PERMITTED.
3. THIS PLAN IS TO BE USED IN CONJUNCTION WITH THE ENTIRE SET OF CONSTRUCTION DRAWINGS. DO NOT REMOVE ANY ITEMS WITHOUT VERIFYING AND COORDINATING WITH ALL GENERAL TRADES AS TO HOW RELATE TO THE OVERALL PROJECT.
4. THE CONTRACTOR MUST TALE ALL THE NECESSARY PRECAUTIONS TO ENSURE THE SAFETY OF THE PUBLIC AND WORKMEN ON THE SITE TO PREVENT ACCIDENTS OR INJURY TO ANY PERSON ON ABOUT OR ADJACENT TO THE PREMISES. THE CONTRACTOR SHALL COMPLY WITH ALL THE LAWS, ORDINANCE CODES, AND REGULATIONS PERTAINING TO SAFETY AND PREVENTION OF ACCIDENTS WITH ALL GENERAL TRADES AS TO HOW THE RELATE TO THE OVERALL PROJECT.
5. THE CONTRACTOR MUST MAINTAIN ADEQUATE SUPPORT, INSULATION, WATERPROOFING, EMERGENCY LIGHTING, SECURITY, ALARMS, ETC., FOR ALL OR PART OF THE ITEMS WHICH ARE TO REMAIN.
6. DO NOT CUT OR AFTER ANY STRUCTURAL MEMBERS WITHOUT AUTHORIZATION FROM THE ARCHITECT OR ENGINEER.
7. REMOVE ALL MECHANICAL PLUMBING AND WATER PIPING BACK TO SOURCE AND CAP-OFF AS REQUIRED.
8. REMOVE ALL ELECTRICAL CONDUIT, WIRING, DISCONNECTS, ETC., AND PROVIDE COVERS AT ALL CONNECTING POINTS.
9. BUILDING WILL BE UNOCCUPIED DURING THE DEMOLITION WORK.
10. GENERAL CONTRACTOR TO PROVIDE ASBESTOS REPORT FOR REMOVAL OF ASBESTOS IF NECESSARY.
11. GENERAL CONTRACTOR TO PROVIDE TEMPORARY ROOFING WHILE ROOF UNDERGOES REPAIRS.

3 DEMOLITION GENERAL NOTES

1. DEMOLISH EXISTING ROOF AND ASSOCIATED ROOF COMPONENTS COMPLETELY.PATCH AND REPAIR AS REQUIRED. SEE DEMOLITION ROOF PLAN AND PROPOSED ROOF PLAN FOR MORE INFORMATION.
2. DEMOLISH TYPICAL EXISTING LIGHT FIXTURE AND ASSOCIATED COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED. SEE ELECTRICAL PLANS FOR MORE INFORMATION.
3. DEMOLISH EXISTING MECHANICAL SYSTEM AND ASSOCIATED COMPONENTS COMPLETELY. PATCH AND REPAIR AS REQUIRED. SEE MECHANICAL PLANS FOR MORE INFORMATION.
4. ALL EXISTING FIRE COMPONENTS TO BE COORDINATED WITH FIRE PROTECTION CONSULTANT. REFER TO FIRE PROTECTION PLANS FOR MORE INFORMATION.
5. CLEAN AND PATCH EXISTING CEILING GRID SYSTEM. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.
6. DEMOLISH EXISTING CEILING TILE. REFER TO CONSTRUCTION PLANS FOR MORE INFORMATION.

2 DEMOLITION PLAN AND REFLECTED CEILING - EXTERIOR BUILDING SHELL - KEYNOTES



LEGEND

- EXISTING 8" CONCRETE BLOCK WALL
- EXISTING NON-BEARING PARTITION
- EXISTING LIGHT FIXTURE TO BE DEMOLISHED. REFER TO ELECTRICAL PLANS FOR MORE INFORMATION
- EXISTING MECHANICAL FIXTURE TO BE DEMOLISHED. REFER TO MECHANICAL PLANS FOR MORE INFORMATION
- EXISTING ACOUSTICAL CEILING SYSTEM. PATCH AND REPAIR EXISTING CEILING GRID AND DEMOLISH EXISTING TILE

1 REFLECTED CEILING DEMOLITION PLAN

SCALE: 1/8" = 1'-0"

SRS
A Zyscovich Company
ARCHITECTURE, PLANNING, INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
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SHEET TITLE:

REFLECTED CEILING DEMOLITION PLAN

SHEET NUMBER:

D1-401

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Exhibit "A"

GENERAL LIFE SAFETY NOTES:

FLOOR SURFACE:
WALKING SURFACES SHALL BE SLIP RESISTANT UNDER FORESEEABLE CONDITIONS. THE WALKING SURFACE OF EACH ELEMENT IN THE MEANS OF EGRESS SHALL BE UNIFORMLY SLIP RESISTANT ALONG THE NATURAL PATH OF TRAVEL.

DOOR LANDINGS:
ALL DOOR LANDINGS SHALL BE FLUSH ON BOTH SIDES OF DOOR WITH 1/2" HIGH MAXIMUM THRESHOLD AS PER NFPA 7.2.1.3 (REFER TO DOOR SCHEDULE & THRESHOLD DETAILS).

ANY DOOR IN A REQUIRED MEANS OF EGRESS HAVING AN OCCUPANT LOAD OF 100 OR MORE SHALL BE PROVIDED WITH PANIC HARDWARE IN ACCORDANCE WITH NFPA 101 12.2.2.2.3

ALL FIRE AND SMOKE BARRIERS AND/OR PARTITIONS, OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH SIGNS OR STENCILING IN A MANNER ACCEPTABLE TO THE AUTHORITY HAVING JURISDICTION. SUCH IDENTIFICATION SHALL BE ABOVE ANY DECORATIVE CEILING AND IN CONCEALED SPACES, SHALL BE REPEATED AT INTERVALS NOT EXCEEDING 30'-0" AND SHALL INCLUDE LETTERING NOT LESS THAN 0.5" IN HEIGHT. SUGGESTED WORDING: "FIRE AND/OR SMOKE BARRIER - PROTECT ALL OPENINGS."

INTERIOR FINISH NOTES:

INTERIOR FINISHES AS PER N.F.P.A. 101:
ALL INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH SECTION 10.2. GENERAL CONTRACTOR TO PROVIDE CUT SHEETS REFLECTING FLAME SPREAD AND SMOKE DEVELOPMENT RATING FOR APPROVAL PRIOR TO INSTALLATION.

INTERIOR FINISHES AS PER N.F.P.A. 101, 12.3.3.3 ASSEMBLY AREAS:
INTERIOR WALL AND CEILING FINISH MATERIALS COMPLYING WITH 10.2 SHALL BE CLASS A OR CLASS B IN GENERAL ASSEMBLY AREAS HAVING OCCUPANCY LOADS OF MORE THAN 300 AND SHALL SHALL BE CLASS A, CLASS B, OR CLASS C IN ASSEMBLY AREAS HAVING OCCUPANCY LOADS OF 300 OR FEWER.

ALL INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH SMOKE AND FLAME SPREAD INDEXES AS PER F.B.C. 2023, 8th EDITION, TABLE 803.11.

ALL INTERIOR FLOOR FINISH AND FLOOR COVERING MATERIALS SHALL COMPLY WITH F.B.C. 2023, 8TH EDITION, SECTIONS 804.2 THRU 804.4.2.

NOTE:
ALL EMERGENCY LIGHTS AND EXIT SIGNS SHALL HAVE A BATTERY BACK-UP OR CONNECTED TO EPSS (REFER TO ELECTRICAL DRAWINGS).

ALL PLANS SHALL COMPLY WITH ALL REQUIREMENTS OF THE FLORIDA FIRE PREVENTION CODE, 2023 8th EDITION, THE BROWARD COUNTY AMENDMENTS TO THE FLORIDA FIRE PREVENTION CODE, 2023 8th EDITION, N.F.P.A. 101 (LIFE SAFETY CODE), 2025 8th EDITION, AND N.F.P.A. 1 (UNIFORM FIRE CODE), 2020 EDITION.

ALL PLANS MUST MEET THE LIFE SAFETY & MATERIAL REQUIREMENTS OF FBC 2023.

LEGEND

- MEANS OF EGRESS
- DR # / W | EC — DOOR NUMBER / DOOR WIDTH (CLEAR) — EGRESS CAPACITY
- RM NAME / RM # | # OCC — ROOM NAME / ROOM NUMBER — OCCUPANT LOAD
- D.E.= FEET — DEAD-END CORRIDORS — A DEAD END EXISTS WHERE AN OCCUPANT IS FORCED TO RETRACE THE PATH TRAVELED TO REACH A CHOICE OF EGRESS TRAVEL PATH. IT SHALL BE LIMITED TO THE LENGTHS SPECIFIED IN CHAPTERS 11 THROUGH 43
- C.P.T. = FEET — COMMON PATH OF TRAVEL — THE PORTION OF EXIT ACCESS THAT MUST BE TRAVERSED BEFORE TWO SEPARATE AND DISTINCT PATHS OF TRAVEL TO TWO EXITS ARE AVAILABLE
- T.D.= FEET — TRAVEL DISTANCE — THE DISTANCE THAT OCCUPANTS TRAVEL FROM THEIR POSITION IN A BUILDING TO THE NEAREST EXIT
- TRAVEL DIRECTION
- F.E.C. — REQUIRED EXTINGUISHERS — ONE 2-A F.E. PER 3,000 FT. TO MAX. DISTANCE. F.E. SHALL COMPLY WITH N.F.P.A.-10. F.E. MOUNTING HEIGHT @ 48" A.F.F. (TYPICAL). NOTE: SEMI-RECESSED CABINET, COORD. W/ ARCH FOR LOCATION
- WALL MTD. / CLG. MTD. — EXIT LIGHT FIXTURE

MINIMUM PLUMBING FIXTURES (FBC.PLUMBING 403.1)						
	REQUIRED ASSEMBLY (A-3) RECREATIONAL CENTER 312 OCCUPANTS (156 MEN / 156 WOMEN) GROUND FLOOR	REQUIRED		PROVIDED		
	MALE / FEMALE	MALE	FEMALE	MALE	FEMALE	UNISEX
WATER CLOSETS	1 PER 125 MALE 1 PER 65 FEMALE	2	3	1 STANDARD 1 ADA	2 STANDARD 1 ADA	-
LAVATORIES	1 PER 200	1	1	3 STANDARD 1 ADA	3 STANDARD 1 ADA	-
URINALS	-	-		1	-	-
SHOWERS	-	-		-	-	-
DRINKING FOUNTAIN	1 PER 500	1		1		
SERVICE SINKS	1 SERVICE SINK	1		1		

MAXIMUM FLOOR AREA ALLOWED PER OCCUPANT (FBC 2020, TABLE 1004.5) AND (NFPA 101, TABLE 7.3.1.2)

BUILDING STORY	OCCUPANCY CLASSIFICATION	F.A. (S.F.) / OCCUPANT	AREA (SQ.FT)	OCCUPANTS ALLOWED
1ST FL	MEETING HALL #1 (Assembly-standing space, unconcentrated, tables & chairs)	15 NET	2243 S.F.	150
	MEETING HALL #2 (Assembly-standing space, unconcentrated, tables & chairs)	15 NET	1780 S.F.	118
	LOBBY	15 NET	353 S.F.	23
	SECRETARY	150 GROSS	150 S.F.	1
	OFFICE	150 GROSS	170 S.F.	1
	KITCHEN	200 GROSS	426 S.F.	2
	STORAGE	300 GROSS	239 S.F.	1
	STORAGE	300 GROSS	177 S.F.	1
	STORAGE	300 GROSS	249 S.F.	1
	WOMEN'S TOILET	-	190 S.F.	-
	MEN'S TOILET	-	184 S.F.	-
	CIRCULATION	-	871 S.F.	-
TOTAL OCCUPANTS ALLOWED				298

6 LIFE SAFETY NOTES

PROJECT ADDRESS		
7400 PINES BOULEVARD, PEMBROKE PINES, FL 33025		
CODES APPLIED		
2023 FLORIDA BUILDING CODE (FBC) - BUILDING, EIGHT EDITION		
2023 FLORIDA BUILDING CODE (FBC) - PLUMBING, EIGHT EDITION		
2023 FLORIDA BUILDING CODE (FBC) - MECHANICAL, EIGHT EDITION		
2023 FLORIDA BUILDING CODE (FBC) - ENERGY CONSERVATION, EIGHT EDITION		
2023 FLORIDA FIRE PREVENTION CODE (F.P.P.C.) - SIXTH EDITION		
NFPA 101, LIFE SAFETY CODE, 2021 EDITION		
	REQUIRED/ ALLOWED	PROVIDED
OCCUPANCY CLASSIFICATION (FBC 304) AND NFPA 101 (12.1.7)	ASSEMBLY GROUP A-3 BUSINESS GROUP B	ASSEMBLY GROUP A-3 BUSINESS GROUP B
TYPE OF CONSTRUCTION (F.B.C. TABLE 601)	-	II-B NON SPRINKLERED
BUILDING HEIGHT AND AREA - TYPE II-B (FBC SEC 504.3a, TABLES 504.4, & 506.2)	55'-0", 2 STORIES	17'-10", 1 STORY
EXIT ACCESS TRAVEL DISTANCE (FBC 1020, TABLE 1017.2)	NON SPRINKLERED 200'	117'-10" (WORST CASE)
COMMON PATH OF EGRESS TRAVEL	NON SPRINKLERED 75'	N.A.
DEAD END CORRIDOR (ASSEMBLY)	NON SPRINKLERED 20'	N.A.
EGRESS WIDTH PER OCCUPANT SERVED (PER N.F.P.A. TABLE 7.3.3.1) FOR 3RD FLOOR - 342 OCCUPANTS.	STAIRWAYS: (339/ 2 REQ. STAIRS = 171) x 0.3 = 50.8"	N.A.

ASSEMBLY OCCUPANCY MEETS MAIN ENTRY REQUIREMENT PER NFPA 101 13.2.3.6.
CLEAR EXIT WIDTH = 72" = 360 OCC.
½ OF TOTAL OCCUPANTS = 283½ = 141.5 OCC
360 OCC. > 141.5 OCC.

LEVEL OF ALTERATIONS:
CLASSIFICATION OF WORK (FBC EXISTING BLDG 701.1)
ALTERATIONS - LEVEL 1 (EXISTING BUILDING 7,292 SF)

EXTINGUISHER LOCATIONS AND CALCULATIONS
REQUIRED EXTINGUISHERS:
GROSS FLOOR AREA (7,2925 SF) / (3000) = 2 REQUIRED TO PROVIDE 75' MAX DISTANCE F.E. SHALL COMPLY WITH N.F.P.A-10 F.E.MOUNTING AT 48" A.F.F. (TYPICAL).
NOTE: SEE FLOOR PLANS FOR LOCATIONS.

ASSEMBLY OCCUPANCY MEETS MAIN ENTRY REQUIREMENT PER NFPA 101 13.2.3.6.
CLEAR EXIT WIDTH = 72" = 360 OCC.
½ OF TOTAL OCCUPANTS = 283½ = 141.5 OCC
360 OCC. > 141.5 OCC.

5 LIFE SAFETY LEGEND AND NOTES

FIRE-RESISTANCE RATING REQUIREMENTS FOR BUILDING ELEMENTS (FBC. TABLE 601)		
PRIMARY STRUCTURAL FRAME		
BEARING WALLS (EXTERIOR, INTERIOR)	0	
NON BEARING WALLS AND PARTITION INTERIOR	0	
NON BEARING WALLS AND PARTITION EXTERIOR	0	
FLOOR CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS	0	
ROOF CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS	0	
BUILDING AREA CALCULATION		
1st. FLOOR		7,292 S.F

PROJECT NOTES:

NO FIRE SPRINKLERS IN THE EXISTING BUILDING. FIRE PROTECTION SYSTEM NOT REQUIRED FOR EXISTING OCCUPANCY BELOW 300 OCC, PER FFPC 13.3.5.1, NO FIRE SPRINKLER WORK REQUIRED.

THE BUILDING IS EQUIPPED WITH A FIRE ALARM SYSTEM (FACP) AND THIS SPACE HAS FIRE ALARM DEVICES (HORN STROBES, SMOKE DETECTORS, PULL STATIONS) THAT ARE CONNECTED TO THE BUILDING FACP. FIRE ALARM WORK WILL BE REQUIRED. I.E. HORN/STROBE, SMOKE OR HEAT DETECTORS, PULL STATION ADDITIONS AND/OR RELOCATIONS. SEPARATE FIRE ALARM SHOP DRAWINGS COMPLYING WITH NFPA 72 (2019 ED.) AND PERMIT TO BE PROVIDED BY A CERTIFIED AND LICENSED FIRE ALARM CONTRACTOR.

ALL DOORS IN THE MEAN OF EGRESS SHALL BE SINGLE ACTION RELEASE AND SHALL NOT REQUIRE THE USE OF A KEY, TOOL, OR SPECIAL KNOWLEDGE TO OPEN FROM EGRESS SIDE SHALL COMPLY WITH NFPA 101:7.2.1.5.1 AND NFPA 101:7.2.1.5.2. TOTAL OCCUPANT LOADS OF 100 PERSONS OR MORE WILL REQUIRE ALL EGRESS DOORS TO BE EQUIPPED WITH "PANIC-HARDWARE".

AS PER NFPA 101: 13.2.5.10.2"THE WIDTH OF AISLES SERVING SEATING AT TABLES SHALL BE NOT LESS THAN 44 IN. (1120 MM) WHERE SERVING AN OCCUPANT LOAD EXCEEDING 50, AND 36 IN. (915 MM) WHERE SERVING AN OCCUPANT LOAD OF 50 OR FEWER. REFER TO PLAN DRAWING.

PER 13.7.9.3.1, EVERY ROOM CONSTITUTING AN ASSEMBLY OCCUPANCY AND NOT HAVING FIXED SEATS SHALL HAVE THE OCCUPANT LOAD OF THE ROOM POSTED IN A CONSPICUOUS PLACE NEAR THE MAIN EXIT FROM THE ROOM. PER 13.7.9.3.2, APPROVED SIGNS SHALL BE MAINTAINED IN A LEGIBLE MANNER BY THE OWNER OR AUTHORIZED AGENT. PER 13.7.9.3.3, SIGNS SHALL BE DURABLE AND SHALL INDICATE THE NUMBER OF OCCUPANTS PERMITTED FOR EACH ROOM USE.

FIRE EXTINGUISHERS SHALL BE MOUNTED AT 48" AFF AND SHALL BE CURRENTLY DATED AND TAGGED BY LICENSED FIRE EQUIPMENT COMPANY.

ALL EMERGENCY LIGHTS AND EXIT SIGNS MUST BE WORKING ON EMERGENCY BATTERY BACKUP. LABEL THE ELECTRICAL BREAKER THAT CONTROL THE EXIT SIGNS AND EM LIGHTS.

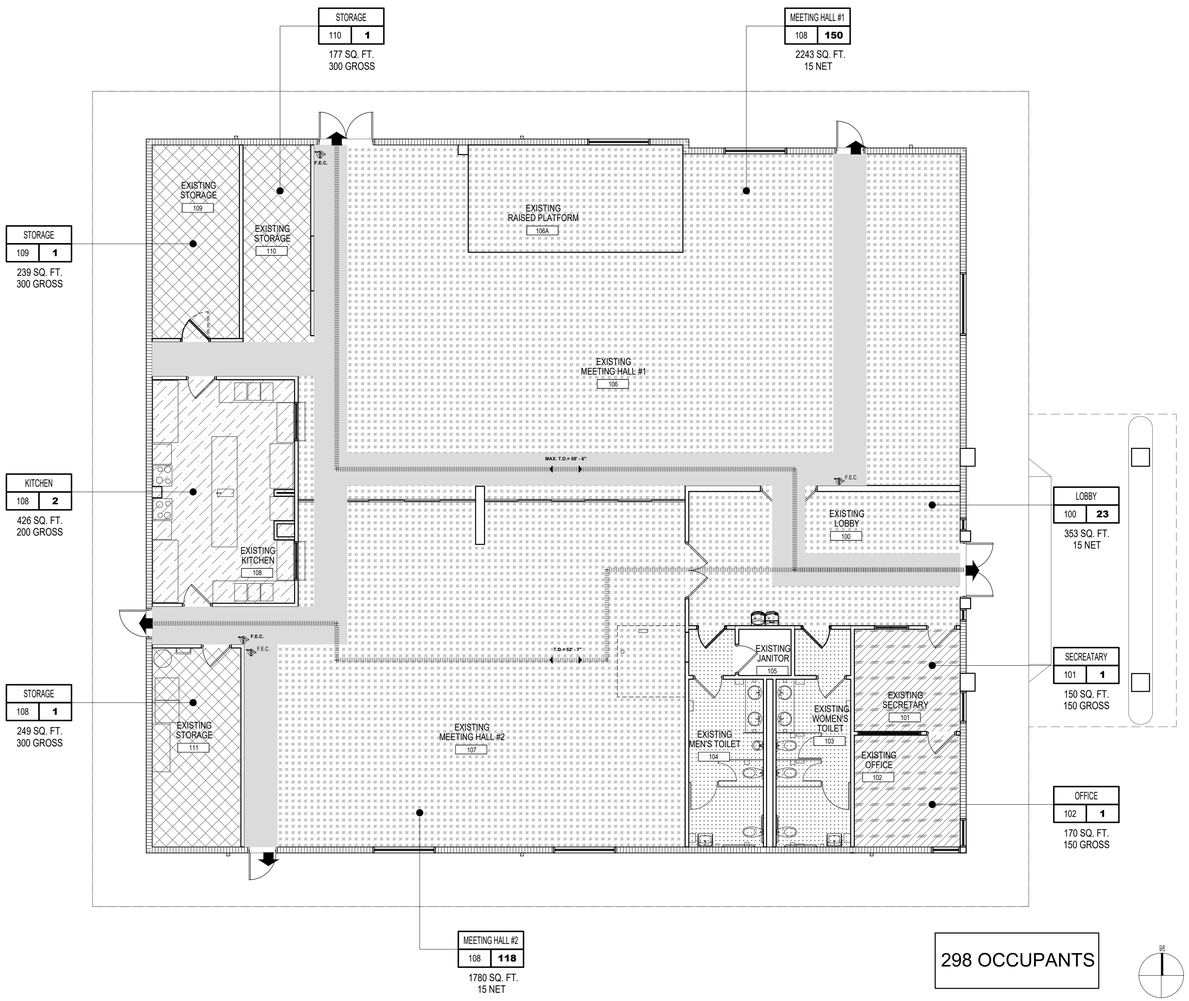
THE NUMERICAL ADDRESS WILL BE PROVIDED ON ALL EXTERIOR DOORS AS PER CITY ORDINANCE 52.10 WITH 6 INCH NUMBERS, WEATHERPROOF, AND CONTRASTING COLORS.

ON FLOOR IN FRONT OF THE ELECTRICAL BREAKER PANELS, YELLOW STRIPING/HASH MARKS WILL BE PAINTED OUT 3 FEET FROM THE WALL AND EXTENDING 1 FOOT PAST EACH SIDE OF THE ELECTRICAL BREAKER PANEL(S), WITH THE WORDING 'NO STORAGE, DO NOT BLOCK' INSIDE THE HASH MARKS.

ANY CURTAINS OR DRAPERIES USED SHALL COMPLY WITH THE PROVISIONS OF SECTION 10.3.1 AND NFPA-701, STANDARD METHODS OF FIRE TESTS FOR FLAME PROPAGATION OF TEXTILES AND FILMS (FFPC/NFPA-101:12.7.4.1).

4 PLUMBING FIXTURE CALCULATIONS

3 FLOOR OCCUPANCY LOAD TABLES



2 BUILDING INFORMATION AND CODE RESEARCH

1 LIFE SAFETY PLAN

SCALE: 1/8" = 1'-0"

SRS
A Zyscovich Company
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LIFE SAFETY PLANS

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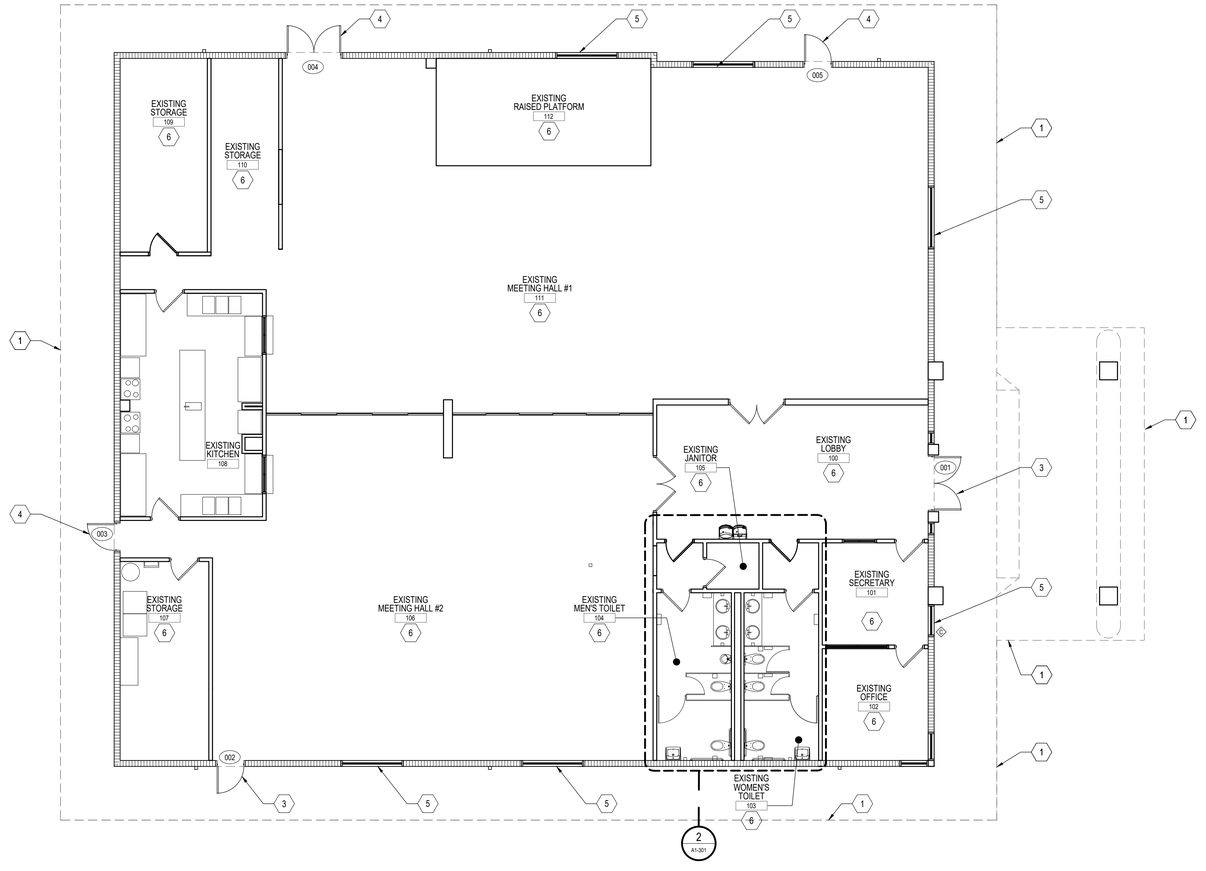
GENERAL RENOVATION NOTES:

1. CONTRACTOR SHALL DIRECT ANY DISCREPANCIES TO ARCHITECT PRIOR TO CONSTRUCTION, AND CONTRACTOR SHALL BE RESPONSIBLE FOR WORK WHICH PROCEEDS WITHOUT DUE COURSE AND COORDINATION.
2. CONTRACTOR TO BE RESPONSIBLE FOR ANY AND ALL REPAIRS TO EXISTING BUILDING, PAVING, WALKWAYS, LANDSCAPING, UTILITIES, WATER LINES, ETC. WHICH MAY BE DISTURBED DURING CONSTRUCTION.
3. CONTRACTOR TO VERIFY ALL EXISTING DIMENSIONS IN FIELD AND VERIFY ALL EXISTING CONDITIONS AS INDICATED ON THE PLANS.
4. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT PRIOR TO CONSTRUCTION.
5. ALL WORK SHALL CONFORM TO THE STANDARD BUILDING CODE AND ALL LOCAL REGULATIONS.

3 GENERAL NOTES

1. NEW ROOF SOFFIT. REFER TO A1-102 AND A1-501 FOR MORE INFORMATION.
2. NEW ROOF DOWNSPOUT. REFER TO A1-102 AND A1-501 FOR MORE INFORMATION.
3. NEW STOREFRONT DOOR AND WINDOW. REFER TO A1-801 FOR MORE INFORMATION
4. NEW EXTERIOR HALLOW METAL DOOR. REFER TO A1-801 FOR MORE INFORMATION
5. NEW EXTERIOR IMPACT RATED ALUMINUM WINDOW. REFER TO A1-801 FOR MORE INFORMATION.
6. NEW FLOORING AND FLOORING BASE. REFER TO FINISH PLANS FOR MORE INFORMATION.

2 PROPOSED PLAN - KEYNOTES



WALL LEGEND

- EXISTING 8" CONCRETE BLOCK WALL
- EXISTING NON-BEARING PARTITION

1 PROPOSED PLAN

SCALE: 1/8" = 1'-0"

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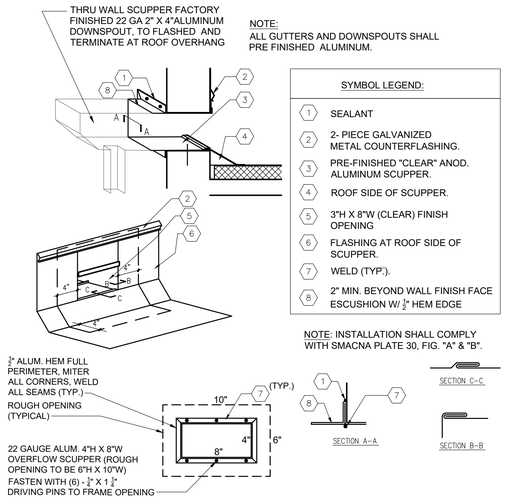
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PROPOSED PLAN

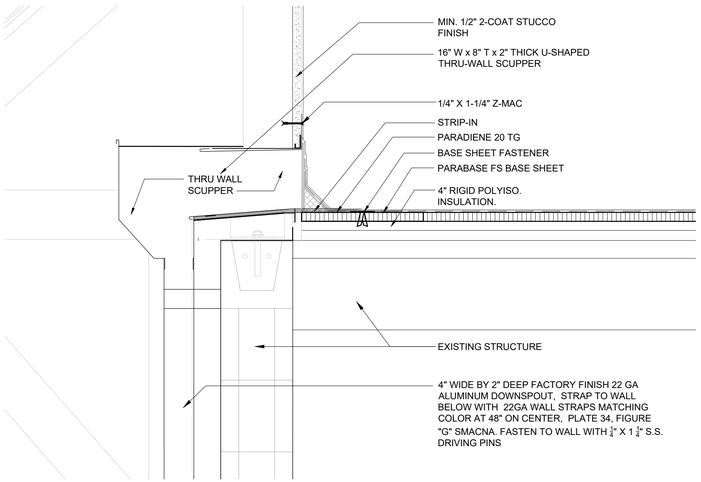
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Exhibit "A"



4 DOWNSPOUT DETAIL
SCALE: 1 1/4"= 1'-0"



4 DOWNSPOUT DETAIL
SCALE: 1 1/4"= 1'-0"

GENERAL ROOF NOTES:

1. SUBMIT ROOFING SHOP DRAWINGS FOR REVIEW AND APPROVAL BY ARCHITECT PRIOR TO SUBMITTAL TO BUILDING DEPARTMENT. SYSTEM SHOP DRAWINGS SHALL INCLUDE FLASHING DETAILS FOR ALL CONDITIONS.

2. ALL ROOFING SHALL MEET CERTIFICATION FOR A "FM CLASS 1 RATING".

3. ROOF PERMIT REQUIRED PRIOR TO INSTALLATION.

4. ROOFING MANUFACTURER REPRESENTATIVE SHALL INSPECT ROOF WITHIN (1)-YEAR OF ACCEPTANCE AND SHALL CERTIFY WARRANTY AND ROOFING INSTALLATION. TYPICAL FOR ALL ROOFING THIS PROJECT.

5. SINGLE-PLY 60 MIL TPO SMOOTH-BACK MEMBRANE ROOFING SYSTEM NON-PRO-RATED, MINIMUM 20 YEAR, WRITTEN FULL WARRANTY NO DOLLAR LIMIT ROOF WARRANTY SHALL INCLUDE HIGH WIND VELOCITY WIND RIDER FOR 140 mph EVENT. GAF MATERIALS CORP. SHALL BE BASIS OF DESIGN. ANY EQUIVALENT SUBSTITUTION SHALL BE SUBMITTED TO ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION. CONTRACTOR SHALL SUBMIT PRODUCT APPROVAL DATA AT TIME OF PERMIT. PRODUCT MUST COMPLY WITH FLORIDA BUILDING CODE (FBC) HIGH VELOCITY HURRICANE (HVHZ) PROTOCOLS AND REQUIRED PRODUCT "NOTICE OF ACCEPTANCE" (NOA No. 13-0930.07) OR EQUAL.

6. SINGLE-PLY 60 MIL TPO SMOOTH-BACK MEMBRANE ROOFING SYSTEM (120" WIDE). BASIS OF DESIGN IS GAF "EVERGUARD" ADHESIVES, COMPONENTS, PREFABRICATED ACCESSORIES, ETC... AS MANUFACTURED BY GAF MATERIALS CORP. OR APPROVED EQUAL (W/ MINIMUM SRI OF 78) ADHERED TO 1/2" USG SECUROCK BRAND GYPSUM-FIBER ROOF BOARD OVER (R-22.8) COMBINED TAPERED INSULATION OVER APPROX. 2" BASE LAYER (MINIMUM OVER ALL SPACES BELOW) "ENERGY GUARD" POLYISO. INSULATION BOARD, ALL MECHANICALLY FASTENED TO NEW 20 GAUGE GALV. METAL ROOF DECK (REFER TO STRUCTURAL DRAWINGS). EXISTING STEEL BAR JOIST STRUCTURE IS SLOPED AT APPROX. 1/8" PER FOOT (FIELD VERIFY). ALL TAPERED INSULATION SHALL BE SLOPED @ MINIMUM 3/8" PER FOOT AT FINISH ROOFING. POLYISO, BASE AND TAPERED INSULATION AND ROOF BOARD SET WITH OLYBOND 500 FOR CONCRETE DECKS. ALL TPO TO BE ADHERED TO 1/2" USG SECUROCK BRAND GYPSUM-FIBER ROOF BOARD WITH "QUICKSPRAY LV" ADHESIVE.

7. ALL WOOD FASTENING GREATER THAN 4" SHALL HAVE MINIMUM OF TWO FASTENERS. ALL WOOD ENDS SHALL HAVE TWO FASTENERS, 3 INCHES FROM ENDS.

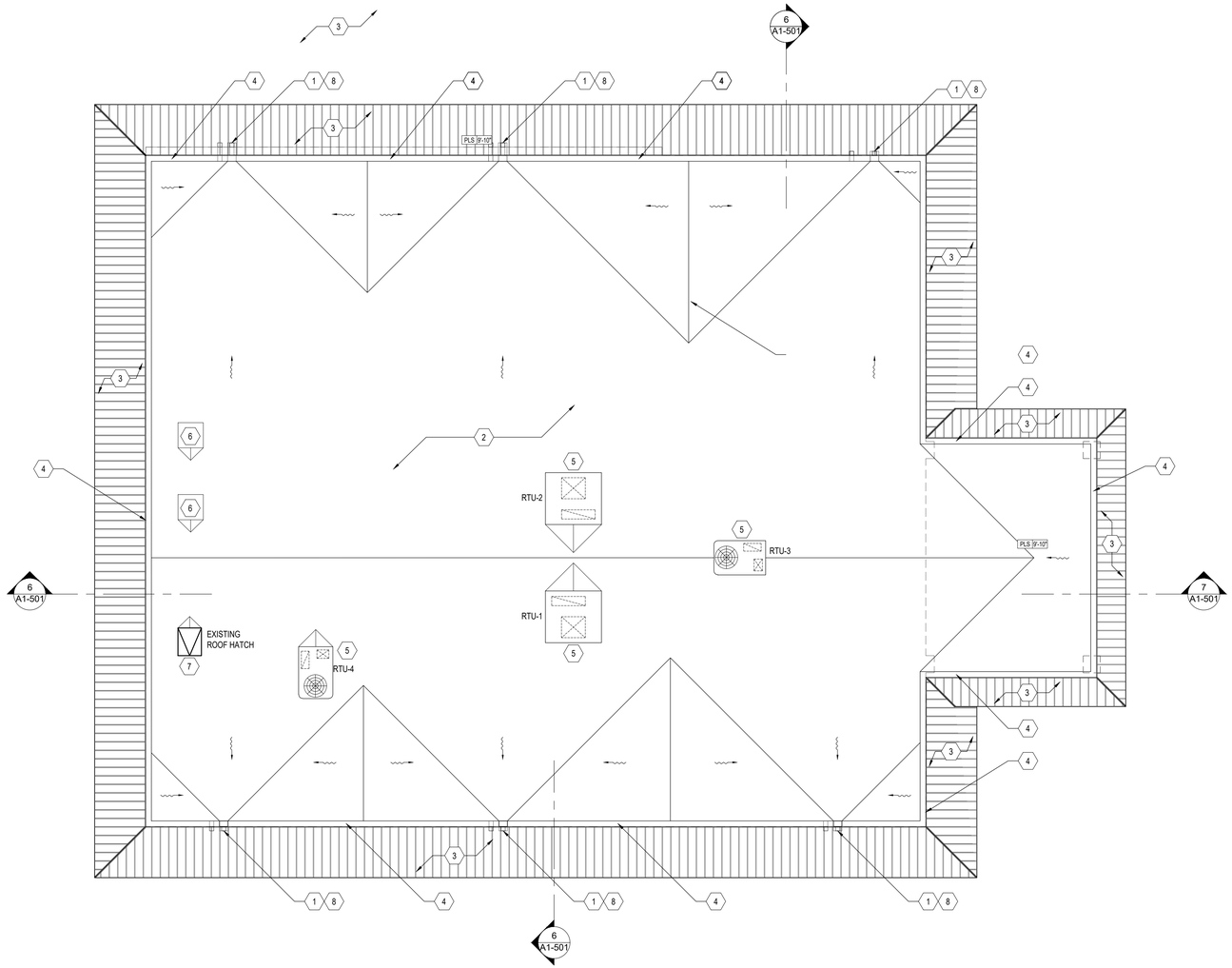
8. ALL METAL FASTENING GREATER THAN 4" SHALL HAVE MINIMUM OF TWO FASTENERS. ALL METAL ENDS SHALL HAVE TWO FASTENERS, 1 1/2 INCHES FROM ENDS.

9. PROVIDE GAF EVERGUARD TPO WALKWAY ROLLS "GREY" HEAT WELDED DIRECTLY TO TPO FROM ROOF ACCESS DOOR TO ALL ROOFTOP MECHANICAL EQUIPMENT THAT REQUIRES GENERAL MAINTENANCE.

3 ROOF PLAN GENERAL NOTES

1. 12" WIDE X 8" DEEP X 12" ALUMINUM COLLECTOR HEAD WITH FACTORY FINISH TO 4" WIDE X 2" DEEP ALUMINUM DOWNSPOUT WITH FACTORY FINISH. REFER TO 4 / A1-102 FOR MORE INFORMATION.
2. GAF OR APPROVED EQUAL, 60 MIL SMOOTH-BACKED ROOFING SYSTEM OVER ROOF BOARD POLYISO INSULATION FULLY ADHERED TO EXISTING CONCRETE ROOF DECK (REFER TO 3/A1-102, NOTE 6) FOR MORE INFORMATION.
3. NEW METAL SEAM ROOF AND UNDERLAYMENT. REFER TO A1-501 FOR MORE INFORMATION.
4. NEW METAL STEEL CAP. REFER TO A1-501 FOR MORE INFORMATION.
5. NEW ROOFTOP MECHANICAL EQUIPMENT ON ROOF CURB. REFER TO MECHANICAL PLANS FOR MORE INFORMATION.
6. EXISTING ROOF TOP VENT.
7. EXISTING ROOF HATCH.
8. EMERGENCY OVERFLOW COLLECTOR HEAD WITH FACTORY FINISH TO 4" WIDE X 2" DEEP ALUMINUM DOWNSPOUT WITH FACTORY FINISH. TO UNDERSIDE ROOF OVERHANG. REFER TO 5 / A1-102 FOR MORE INFORMATION.

2 PROPOSED ROOF PLAN - KEYNOTES



1 PROPOSED ROOF PLAN
SCALE: 1/8" = 1'-0"

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1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com
Merrill Ann Romanik
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7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

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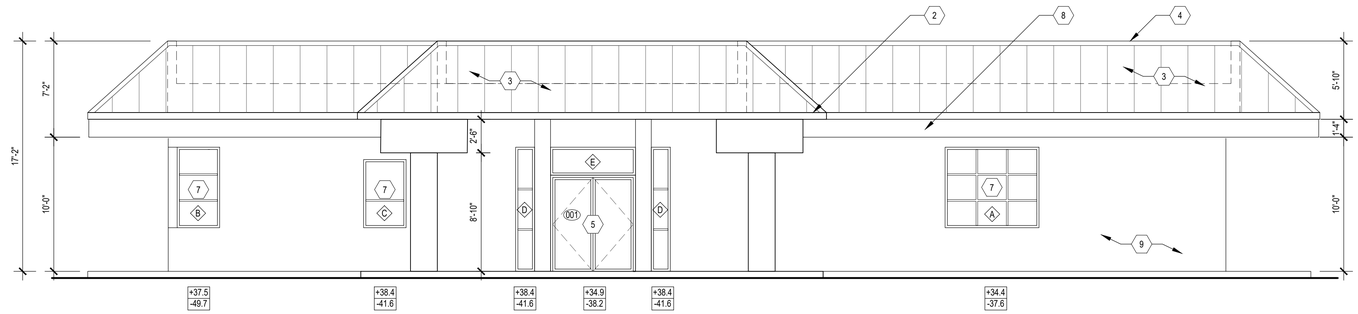
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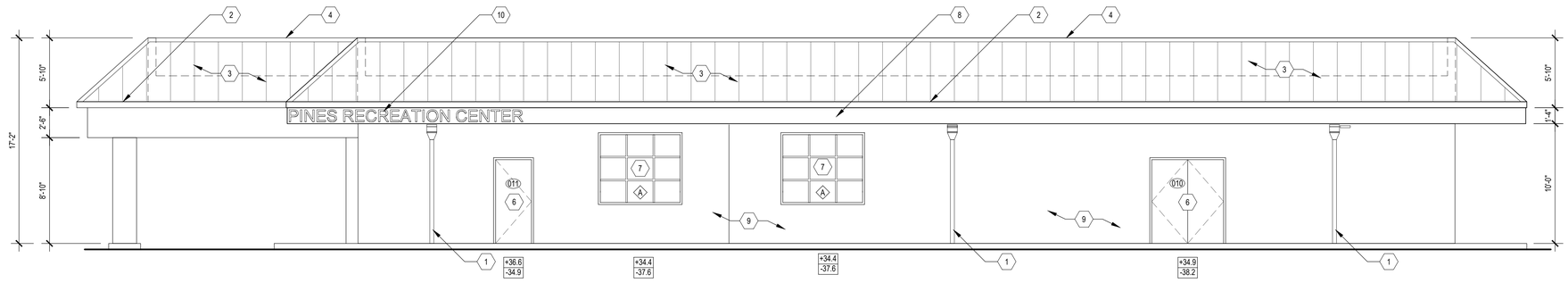
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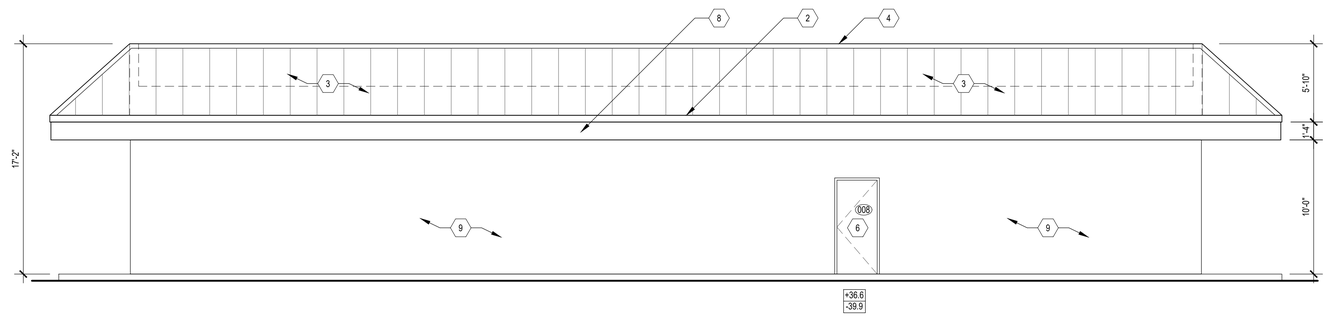
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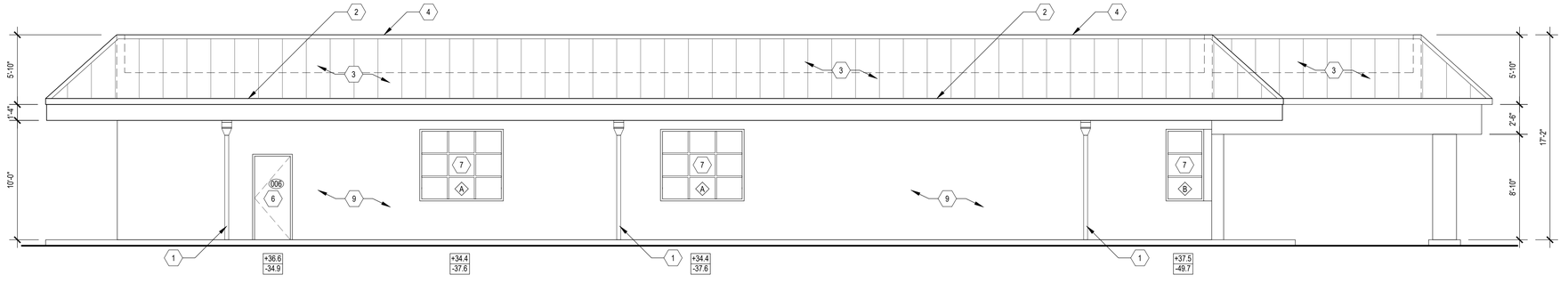
4 EXISTING EXTERIOR EAST ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



3 EXISTING EXTERIOR NORTH ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



2 EXISTING EXTERIOR WEST ELEVATION - DEMOLITION WORK
SCALE: 3/16" = 1'-0"



1 PROPOSED EXTERIOR SOUTH ELEVATION
SCALE: 3/16" = 1'-0"

6 NOT USED

5 PRROPOSED KEYNOTES - EXT. ELEVATIONS

1. 12" WIDE X 8" DEEP X 12" ALUMINUM COLLECTOR HEAD WITH FACTORY FINISH TO 4" WIDE X 2" DEEP ALUMINUM DOWNSPOUT WITH FACTORY FINISH
2. 2(...)
3. NEW METAL SEAMED ROOF AND UNDERLAYMENT. REFER TO A1-501 FOR MORE INFORMATION.
4. NEW METAL STEEL CAP. REFER TO A1-501 FOR MORE INFORMATION.
5. NEW STOREFRONT DOOR AND WINDOW. REFER TO A1-801 FOR MORE INFORMATION
6. NEW EXTERIOR HALLOW METAL DOOR. REFER TO A1-801 FOR MORE INFORMATION
7. NEW EXTERIOR IMPACT RATED ALUMINUM WINDOW. REFER TO A1-801 FOR MORE INFORMATION.
8. NEW FASCIA BOARD WITH PAINT FINISH. REFER TO A1-501 FOR MORE INFORMATION
9. PAINT EXISTING EXTERIOR MASONRY WALL.
10. ALUMINUM PAINTED BLACK REVERSE NO LIT CHANNEL LETTER SINAGE TO BE COORDINATED WITH THE CITY PRIOR TO FABRICATION

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F 954.961.6807
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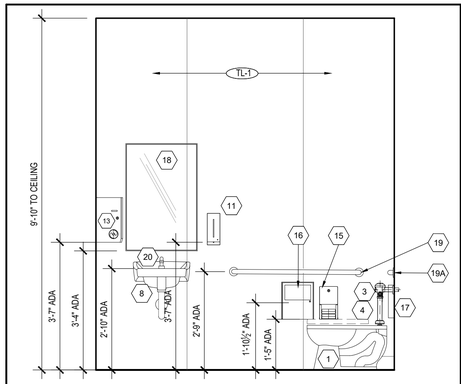
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PROPOSED EXTERIOR ELEVATIONS

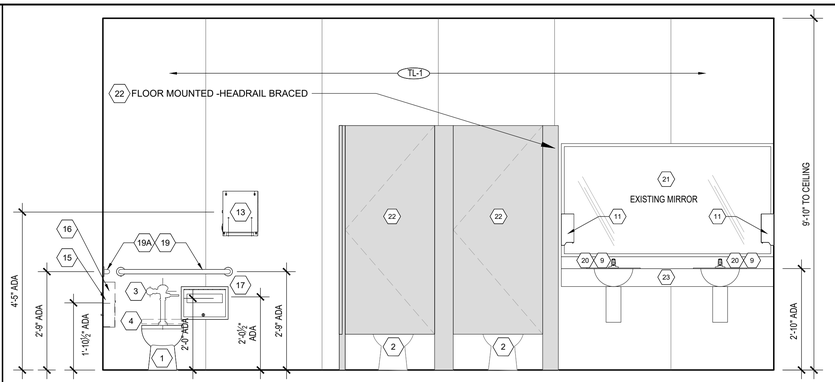
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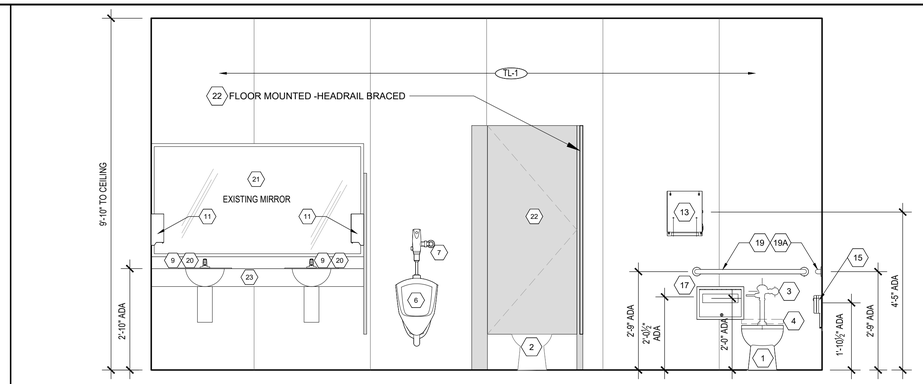
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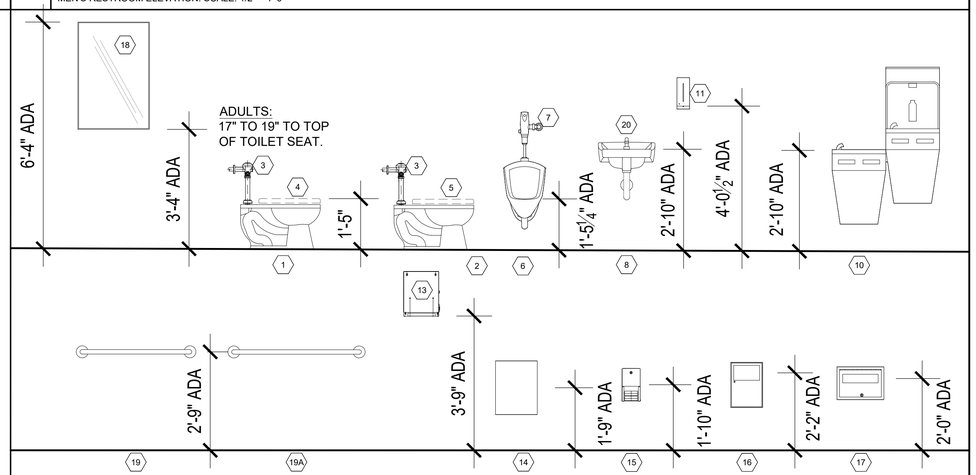
7 INTERIOR RESTROOM ELEVATION
TYPICAL MIRROR ELEVATION ON MEN'S RESTROOM, SCALE: 1/2" = 1'-0"

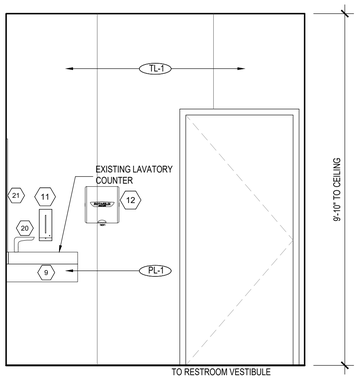


6 INTERIOR RESTROOM ELEVATION,
WOMEN'S RESTROOM ELEVATION SCALE: 1/2" = 1'-0"

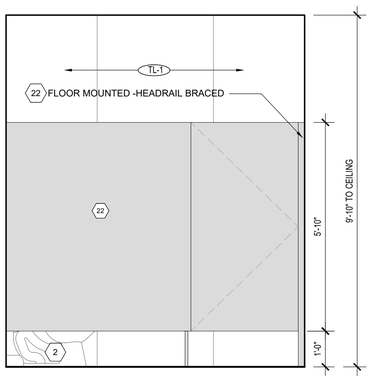


5 INTERIOR RESTROOM ELEVATION
MEN'S RESTROOM ELEVATION. SCALE: 1/2" = 1'-0"

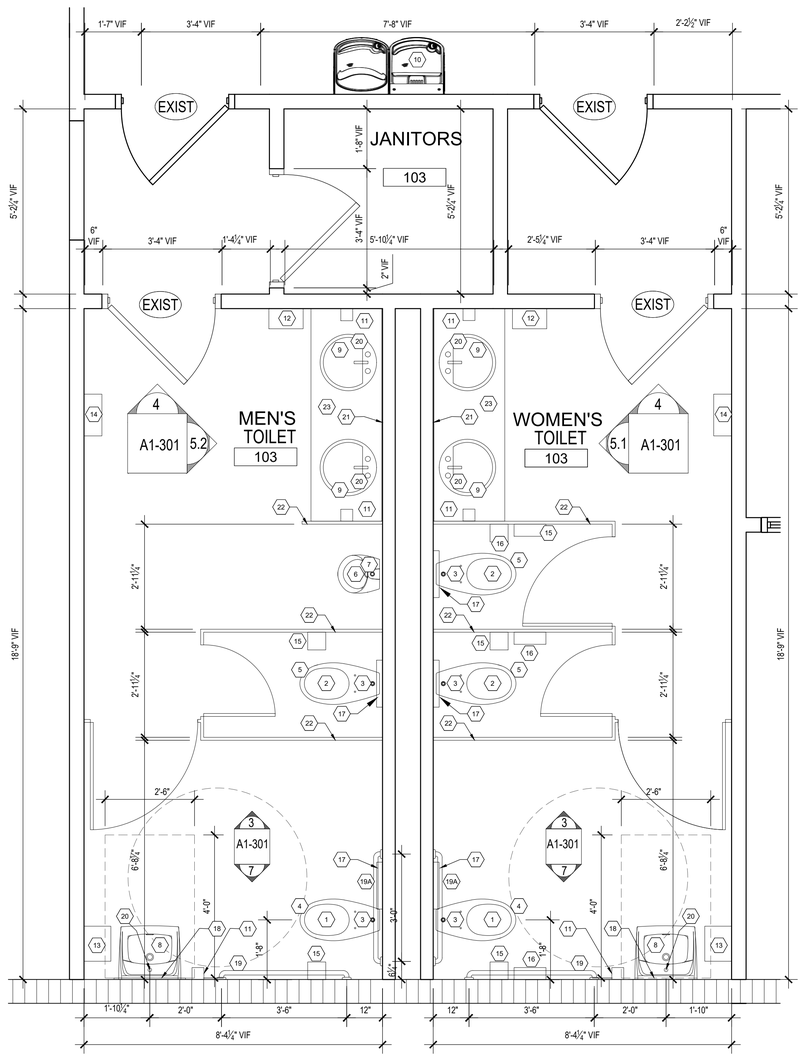




4 INTERIOR RESTROOM ELEVATION
TYPICAL MIRROR ELEVATION ON MEN'S RESTROOM, SCALE: 1/2" = 1'-0"



3 INTERIOR RESTROOM ELEVATION
TYPICAL MIRROR ELEVATION ON MEN'S RESTROOM, SCALE: 1/2" = 1'-0"



2 TOILET ROOMS FLOOR PLAN
SCALE: 1/2" = 1'-0"

1. PROVIDE ADA COMPLIANT SIGNS AS ALL ACCESSIBLE RESTROOMS IN COMPLIANCE WITH FBC 2023 ACCESSIBILITY CHAPTER 7, 703 (TYPICAL THROUGHOUT)
2. PROVIDE "TRUBO PROTECTIVE COVERING" AT ALL EXPOSED LAVATORY DRAIN PIPES IN COMPLIANCE WITH FBC 2020 ACCESSIBILITY, SECTION 606.5

MARK	MODEL	MANF'R.	MODEL	DESCRIPTION
1	FLOOR MOUNT ADA TOILET	AMERICAN STANDARD	MADERA FLOWISE 3461.001.020	FLOOR MOUNT FLUSH VALVE TOILET, VIERIOUS CHINA, WHITE, ELONGATED BOWL, POWERFUL DIRECT-FED SIPHON JET ACTION, 1.28 GPF, AND 1.6 GPF WHEN USED WITH AN AMERICAN STANDARD FLUSH VALVE, 15" RIM HEIGHT EFFICIENCY, LOW CONSUMPTION.
2	FLOOR MOUNT STANDARD TOILET	AMERICAN STANDARD	MADERA FLOWISE 3451.001.020	FLOOR MOUNT FLUSH VALVE TOILET, VIERIOUS CHINA, WHITE, ELONGATED BOWL, POWERFUL DIRECT-FED SIPHON JET ACTION, 1.28 GPF, AND 1.6 GPF WHEN USED WITH AN AMERICAN STANDARD FLUSH VALVE, 16.5" RIM HEIGHT FOR ACCESSIBLE APPLICATION, EFFICIENCY, LOW CONSUMPTION.
3	WC FLUSH VALVE / AUTO BATTERY	AMERICAN STANDARD	6065.121.002	SELECTRONIC SENSOR OPERATED TOILET FLUSH VALVE 1.28 GPF BATTERY POWER
4	TOILET SEAT ADA	CENTOCO	1500STSCCFE-001	WHITE ELONGATED, OPEN FRONT
5	TOILET SEAT STANDARD	CENTOCO	500STSCCFE-001	WHITE ELONGATED, OPEN FRONT
6	URINAL	AMERICAN STANDARD	WASHBROOK FLOWISE UNIVERSAL6590.001EC.020	WALL MOUNTED, VITROUS CHINA WITH EVERCLEAN
7	URINAL FLUSH VLAVE / AUTO BATTERY	AMERICAN STANDARD	6063.051.002	SELECTRONIC SENSOR OPERATED URINAL FLUSH VALVE 1.28 GPF BATTERY POWER
8	ADA WALL MOUNT LAVATORY	AMERICAN STANDARD	9024.004EC.020 OR 9024.001EC.020	VITREOUS CHINA, WALL HUNG, WHITE (020), 4" CENTERSET OR CENTER HOLE, 5" BOWL DEPTH, 12-13/16" FRONT TO BACK, 13-15/16" WIDE, 20" X 18.25" NOMINAL DIMENSIONS, WITH OVERFLOW
9	UNDERMOUNT LAVATORY	AMERICAN STANDARD	9482.000.020	VITREOUS CHINA UNDERMOUNT, WHITE (020)4" BOWL DEPTH 13-1/4" FRONT TO BACK , 16-3/4" WIDE , WITH OVERFLOW .
10	DRINKING FOUNTAIN / BI-LEVEL	ELKAY	LZSTL8WSSP	ENHANCED EZH2O BOTTLE FILLING STATION & VERSATILE BI-LEVEL ADA COOLER FILTERED, STAINLESS
11	SOAP DISPENSER	BOBRICK	B-2013	RECESSED, FOAM DISPENSER, SENSOR
12	ELECTRIC DRYER	-	-	EXISTING TO BE RE-USED
13	PAPER TOWEL DISPENSER / SURFACE MOUNT	BOBRICK	B-2860	AUTOMATIC, ACCOMMODATES UP TO 3.5" DIAMETER STUB ROLL
14	WAIST RECEPTACLE / SURFACE MOUNT	BOBRICK	B-279	CAPACITY OF 6.4 GAL.
15	TOILET PAPER DISPENSER / SURFACE MOUNT	BOBRICK	B-2888	UNIT HOLDS (2) TWO STANDARD TOILET TISSUE ROLLS UP TO 5.25" DIAMETER
16	SANITARY NAPKIN DISPENSER / SURFACE MOUNTED	BOBRICK	B-254	WALL MOUNTED
17	SEAT COVER DISPENSER / SURFACE MOUNTED	BOBRICK	B-221	CAPACITY OF 250 SEAT COVERS OR ONE BOX
18	MIRROR ADA STALL / SURFACE MOUNT	BOBRICK	B-1656	24" X 36", ¾" PROJECTION FROM WALL, ADA: AT LEAST ONE MIRROR SHALL HAVE THE BOTTOM OF REFLECTIVE SURFACE 40" MAX. ABOVE FINISH FLOOR.
19 19A	GRAB BAR / SURFACE MOUNTED	BOBRICK	B-6806	18", 36", 42" AS REQUIRED
20	LAVATORY FAUCETS / AUTO BATTERY	AMERICAN STANDARD	7755.105.002	NEXTGEN SELECTRONIC FAUCET
21	MIRROR	-	-	EXISTING TO BE REUSED
22	PRIVACY PARTITIONS	SCRANTON	HINY HIDERS	SOLID PLASTIC HANDRAIL BRACES COLOR CHARCOAL GREY : OP (ORANGE PEEL) , PILASTER SHOES : STAINLESS STEEL HELIX, ALUMINUM HANDRAIL
23	WALL HUNG LAVATORY - ADA	-	-	WALL MOUNTED SINK WITH CONCEALED IN WALL SUPPORT. PROVIDE SLEEVE FOR PIPES.

1 FIXTURE AND ASSESORY SCHEDULE
NTS

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A Zyscovich Company
ARCHITECTURE PLANNING INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

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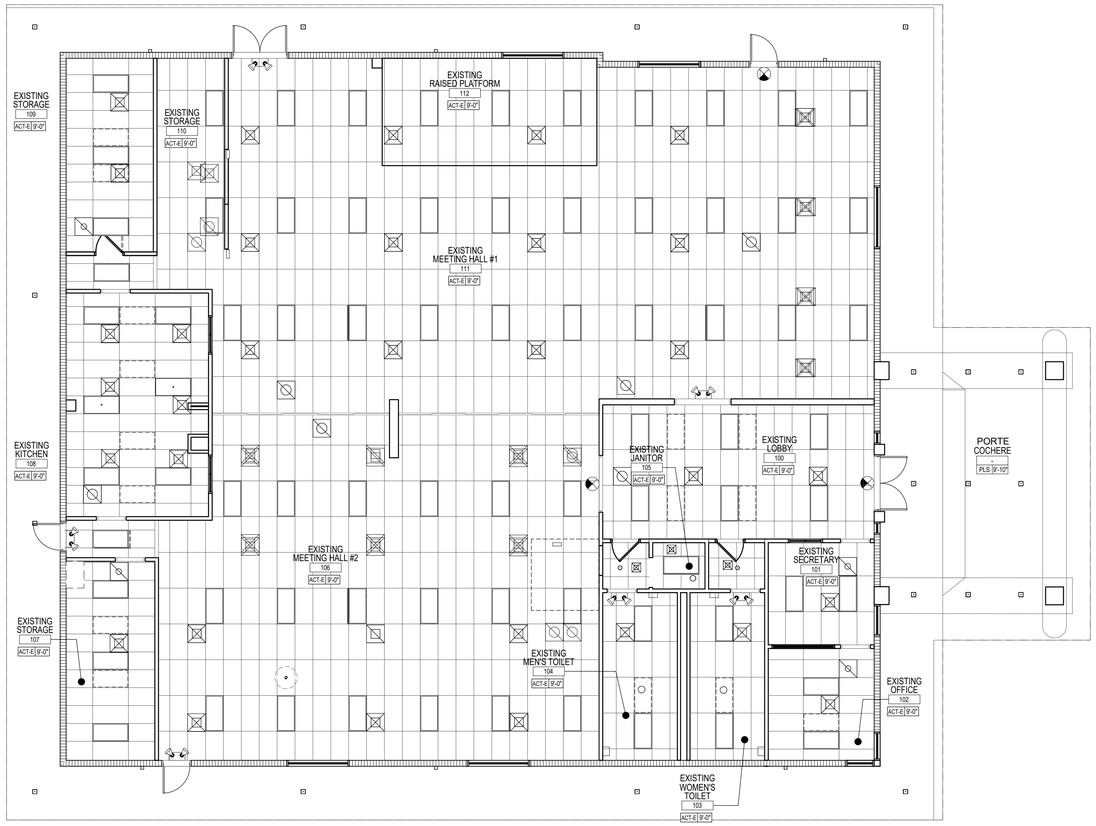
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ENLARGED GROUND FLOOR TOILET & JANITORS PLAN & ELEVATIONS

SHEET NUMBER:
A1-301

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Exhibit "A"



5 SLIDDING DOOR CEILING DETAIL
3" = 1' 0"

CEILING TYPE SCHEDULE

SYMBOL	DESCRIPTION
ACT	2x4 ACOUSTICAL CEILING GRID. USG - OLYMPIA MICRO PANELS, ACOUSTICAL PANELS ACT-A, ITEM #4221 ILT 2'X2' X 5/8", NRC ,0.50, CAC 35- USG 9/16" CENTRICITEE DX/DXL FLAT"WHITE" 0.50 STANDARD ADVANTAGE GRID.
ACT-E	2x4 ACOUSTICAL CEILING GRID TO REMAIN. CEILING TILES TO BE REPLACED WITH NEW TO MATCH NEW ACT CEILING.
EX	ALL EXPOSED STRUCTURE AREAS - PROPERLY CLEAN AND PREPARE ALL EXISTING STRUCTURE SURFACES AS WRITTEN SPECIFICATIONS FOR BENJAMIN MOORE SUPER WHITE FLAT SPRAY APPLICATION / DRY FALL PAINT OR APPROVED EQUAL. PAINT ALL CONDUITS, EXPOSED DUCTWORK, SPRINKLER PIPES, ETC.

4 REFLECTED CEILING PLAN SCHEDULE

1. REFER TO MECHANICAL DRAWINGS FOR EXACT NUMBER, TYPE AND LOCATION OF SUPPLY, RETURN AND EXHAUST FIXTURES.
2. REFER TO ELECTRICAL DRAWINGS FOR EXACT NUMBER, TYPE AND LOCATION OF OUTLETS.
3. CONTRACTOR SHALL COORDINATE THE WORK OF ALL TRADES INVOLVED IN THE CEILING WORK TO INSURE CLEARANCES FOR FIXTURES, DUCTS, PIPING, CEILING SUSPENSION SYSTEMS, ETC,, NECESSARY TO MAINTAIN THE FINISHED CEILING HEIGHTS AS INDICATED ON THE ARCHITECTURAL DRAWINGS.
4. PERIMETER CEILING ANGLE, WHERE OCCURS, SHALL BE INSTALLED TIGHT TO PARTITION SURFACES, FREE FROM CURVES, BREAKS OR OTHER IRREGULARITIES.
5. LIGHT FIXTURES, EXIT SIGNS AND OTHER CEILING ELEMENTS SHALL BE LOCATED IN CENTER OF INDIVIDUAL CEILING TILE U.O.N. OR AS DIRECTED BY THE ARCHITECT.
6. PROVIDE CEILING ACCESS AS REQUIRED FOR EQUIPMENT AND SYSTEMS MAINTENANCE. VERIFY MANUFACTURER RECOMMENDATIONS.
7. ALL SWITCHES AND DIMMERS SHALL BE LOCATED 48" ABOVE FINISHED FLOOR, TO CENTER OF SWITCHES AND 6" FROM DOOR FRAME U.O.N.. MULTIPLE SWITCHES AT ONE LOCATION SHALL BE GANGED TOGETHER AND FINISHED WITH ONE COVER PLATE.
8. THE REFLECTED CEILING PLAN INDICATES THE LOCATION OF CEILING TYPES, CEILING FIXTURES, AND ASSOCIATED ITEMS. REFER TO ENGINEERING DRAWINGS (LIGHTING PLAN) FOR CIRCUITING, WIRING LAY-OUT, AND ADDITIONAL INFORMATION.
9. ALL SPECIFIC INFORMATION CONCERNING INSTALLATION OF VARIOUS ABOVE CEILING ELEMENTS ARE TO BE FOUND IN THE HVAC, PLUMBING, FIRE PROTECTION, ELECTRICAL AND LIGHTING DRAWINGS, BY THE DESIGN ENGINEERS.
10. CONTRACTOR TO NOTIFY ARCHITECT OF ANY CONFLICTS WITH CEILING FIXTURE LOCATIONS, MAIN RUNNERS, DUCTS, ETC., PRIOR TO INSTALLATION.
11. VERIFY FIELD CONDITIONS AND LOCATION OF ALL PLUMBING, MECHANICAL DUCTS, STRUCTURAL ELEMENTS AND ANY AND ALL OTHER APPLICABLE ITEMS. INSTALL NEW PLUMBING, DUCTS, CONDUITS, AND OTHER RELATED ITEMS, SO AS TO NOT CONFLICT WITH LIGHTS AND ANY UNIQUE FIELD CONDITIONS.
12. PROVIDE AND INSTALL EMERGENCY LIGHTING PER ADA / TITLE 24 REQUIREMENTS.

2 REFLECTED CEILING PLAN KEY NOTES

3 REFLECTED CEILING PLAN EXTERIOR
SCALE: 1/8" = 1'-0"

	SYMBOL	TYPE	DESCRIPTION
C1		2'X4'ACOUSTIC TILE	(REFER TO FINISH SCHEDULE, A-901 FOR MORE INFORMATION)
C2		2'X4' LIGHT FIXTURE	
C4		2'X2' A/C RETURN	
C5		EMERGENCY EXIT LIGHT	
C6		CANOPY LIGHT	
L1 L1E		2X4 LED LIGHT FIXTURE/ 2X4 LED LIGHT FIXTURE WITH EMERGENCY BATTERY	
L2 L2E		2X2 LED LIGHT FIXTURE/ 2X2 LED LIGHT FIXTURE WITH EMERGENCY BATTERY	

1 REFLECTED CEILING PLAN LEGEND
SCALE: 1/8" = 1'-0"

CEILING PLAN NOTES:

1. CONTRACTOR IS TO VERIFY IN FIELD THE EXISTING HVAC DUCTWORK LAYOUT AND MOUNTING HEIGHTS. COORDINATE TRADES, AND NOTIFY ARCHITECT OF ANY CONFLICT IN THE EVENT OF CONFLICT. CONTRACTOR SHALL PROVIDE THE ARCHITECT WITH AN "AS-BUILT" DRAWING INDICATING WHERE AND WHAT THE CONFLICT IS AND ANY OTHER PERTAINING INFORMATION THAT MAY HELP TO RESOLVE THE CONFLICT.

2. ALL CEILING SYSTEMS SHALL BE SUPPORTED INDEPENDENT OF ALL NEW AND EXISTING PIPES, DUCTS, CONDUITS, ETC. WHERE REQUIRED, CEILING CONTRACTOR SHALL PROVIDE SELF-SUPPORTED CHANNEL IRON TIED TO THE STRUCTURE USING 3/8" THREADED ROD SUPPORTS.

3. NEW LIGHT FIXTURES, DIFFUSERS AND ANY CEILING MOUNTED ITEMS SHALL BE CENTERED IN CEILING TILES, IN THE CASE OF SCORED TILES. ITEMS SHALL BE CENTERED IN 2X2 AREA, UNLESS OTHERWISE NOTED.

4. REFER TO MEP DRAWINGS FOR ADDITIONAL SCOPE AND INFORMATION.

5. CEILING FINISH MATERIALS SHALL BE CLASS A OR CLASS B IN EXITS AND EXIT ACCESS CORRIDORS. IN ALL OTHER AREAS SHALL BE CLASS C.

1 CEILING NOTES

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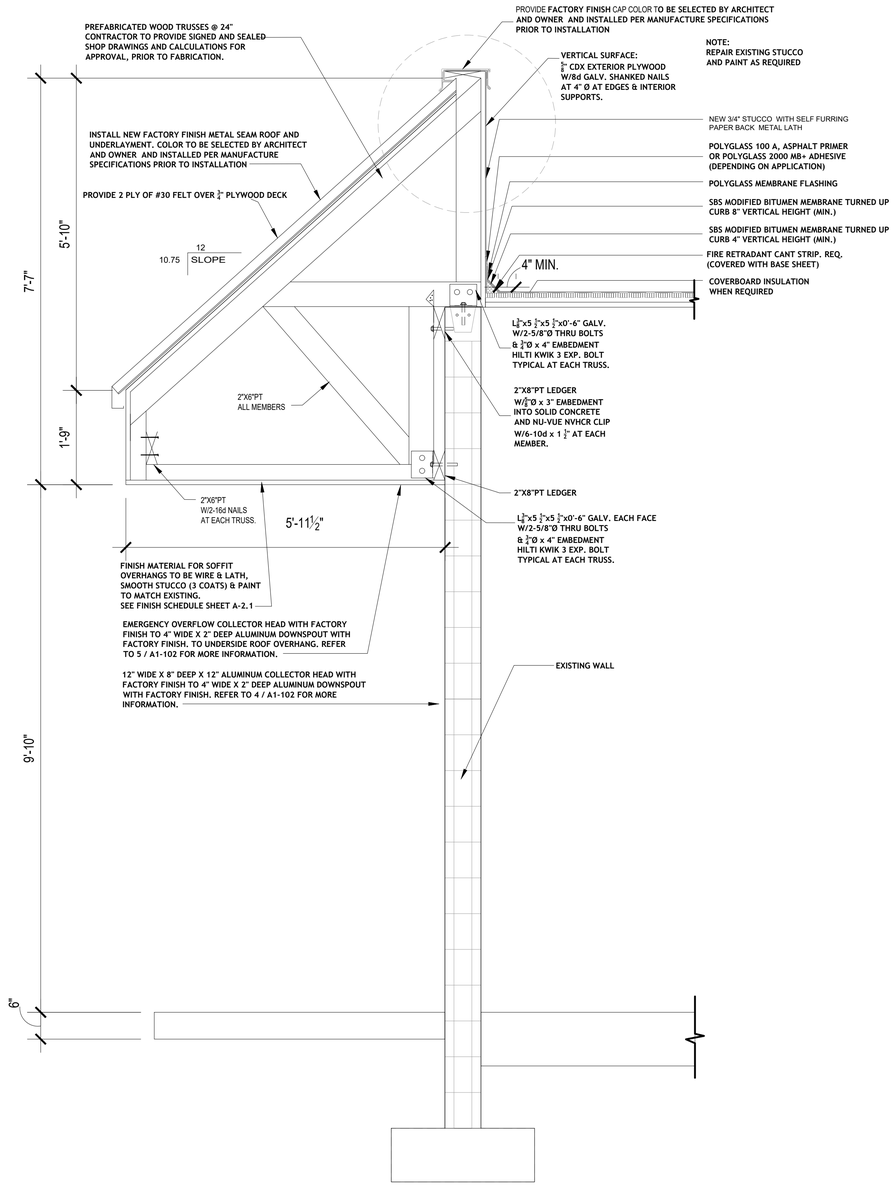
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A1-401

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Exhibit "A"



6 OVERALL WALL SECTION
SCALE: 3/4" = 1'-0"

1. REMOVE ALL CONDENSATE PIPES FOR NEW ROOF AND RE- CONNECT (TYPICAL)

2. ALL EXISTING PACKAGE UNITS SUPPORT HOT TAR TO BE REMOVED FROM PANS AND RE-SEALED WITH HOT TAR (TYPICAL)

3. ALL ROOF PENETRATIONS TO BE RESEALED, SEE DETAILS AND SPECIFICATIONS.

4. ALL INSULATION TO BE TAPERED TO CREATE A 1/4" ROOF SLOPE AS INDICATED ON PLANS.

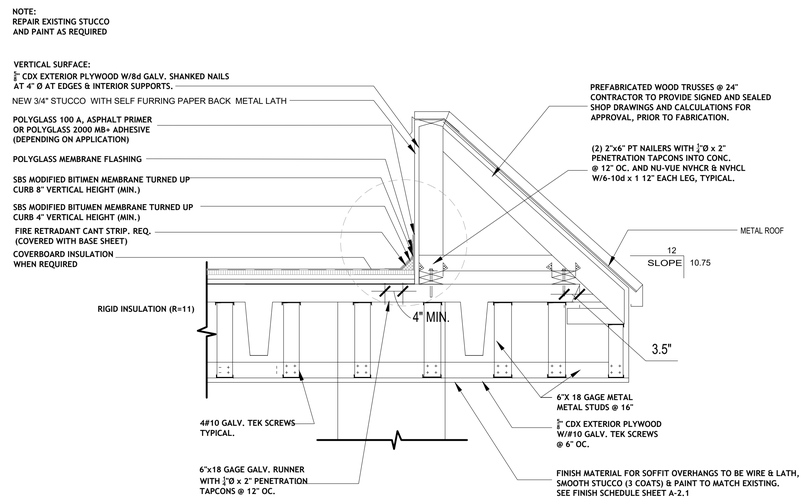
5. PROVIDE THE REQUIRED ROOF INSULATION THICKNESS SO THAT THE TOTAL ROOF ASSEMBLY WILL ACHIEVE AN AVERAGE INSULATION VALUE OF R-20. THE CONTRACTOR SHALL PROVIDE, AT THE TIME OF SHOP DRAWING SUBMITTAL, A TOTAL ASSEMBLY CROSS SECTION SHOWING THE R-11 FOR EACH OF THE ROOF ELEMENTS AND THE TOTAL R-VALUE EXPECTED TO BE ACHIEVED UPON COMPLETION OR THE ROOFING SYSTEM.
6. THE ACTUAL SLOPE OF THE ROOF MUST BE 1/4" PER LINEAR FOOT (MINIMUM) AND THE CRICKETS MUST SLOPE AT 1/2" PER LINEAR FOOT (MINIMUM)

7. SOME ROOF AREAS MAY REQUIRE A COMBINATION OF ADDITIONAL TAPERED INSULATION & LIGHTWEIGHT CONCRETE IN ORDER TO MAINTAIN THE REQUIRED SLOPES AND HIGH AND LOW POINTS AS INDICATED IN THE DRAWINGS.

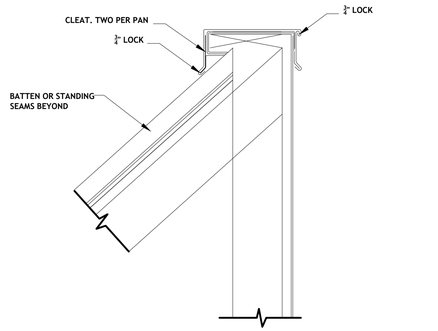
8. PROVIDE CRICKETS AT ALL EQUIPMENT CURBS, ROOF SCUTTLES & PRE-FABRICATED HEAT/SMOKE VENTS AT 1/2" PER LINEAR FOOT (MINIMUM) SO AS TO PREVENT WATER ACCUMULATION AT THE CURBS.

9. THE CONTARACTOR/ROOFING INSTALLER SHALL COORDINATE THE FINAL ROOF OPENING LOCATIONS WITH OTHER TRADES AND THE M.E.P. DRAWINGS SO THAT ALL PENETRATIONS WILL HAVE BEEN LOCATED AND COMPLETED PRIOR TO THE PLACEMENT OF THE LIGHTWEIGHT CONCRETE.

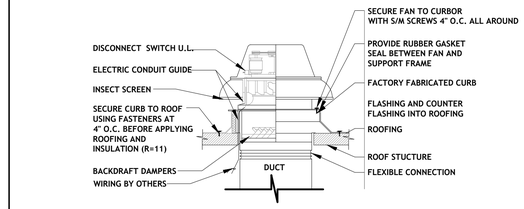
3 ROOFING NOTES



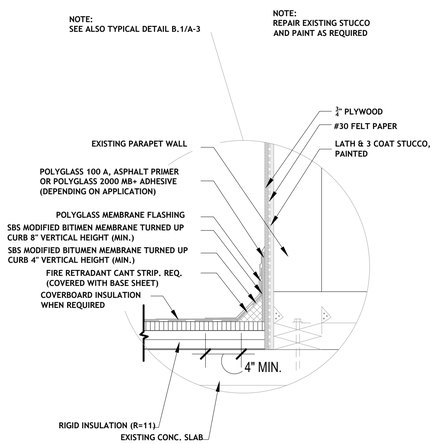
7 WALL SECTION
SCALE: 3/4" = 1'-0"



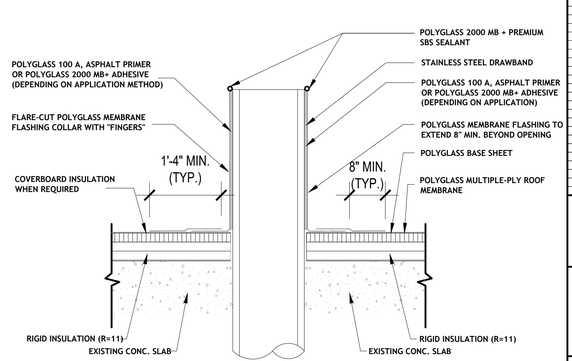
5 DETAIL
SCALE: 1 1/2" = 1' 0"



4 EXAUST FAN DETAIL
N.T.S



2 FLASHING DETAIL
SCALE: 1' 1/2" = 1'-0"



1 TYPICAL PENETRATION / VENT DETAIL
N.T.S

SRS
A Zyscovich Company
ARCHITECTURE | PLANNING | INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale, FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com
Merrill Ann Romanik
AR 0015810
Seal

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN
DELIVERABLE: **BID SET**
ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: **NA**
CHECKED BY: **MR**

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SHEET TITLE:
DETAILS

SHEET NUMBER:
A1-501

J:\2024-0125.0000 Pines Recreation Rehabilitation\Drawings\A1-501- DETAILS.dwg 6/11/2025 8:07:38 PM

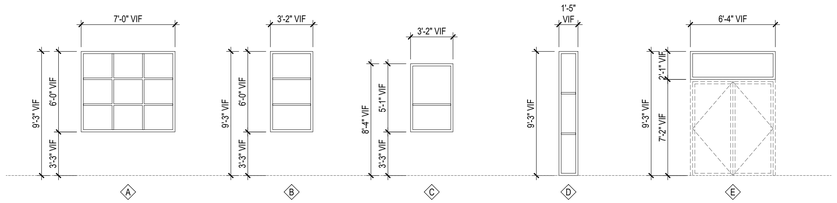
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Exhibit "A"

WINDOW SCHEDULE

MARK	SIZE		TYPE	FIRE RATED	IMPACT	GLASS	ROUGH OPENING (VERIFY)	WIND PRESSURE DESIGN (PSF)		REMARKS
	WD	HGT								
A	7-0" VIF	6'-0" VIF	ALUMINUM		YES	LAMINATED	7'-0" X 6'-0" EXISTING	-	-	
B	3'-2" VIF	6'-0" VIF	ALUMINUM		YES	LAMINATED	3'-2" X 6'-0" EXISTING	-	-	CORNER WINDOWS
C	3'-2" VIF	5'-1" VIF	ALUMINUM		YES	LAMINATED	3'-2" X 5'-1" EXISTING	-	-	
D	1'-5" VIF	9'-3" VIF	ALUMINUM		YES	LAMINATED	1'-5" X 9'-3" EXISTING	-	-	
E	6'-4" VIF	2'-1" VIF	ALUMINUM		YES	LAMINATED	2'-1" X 6'-4" EXISTING	-	-	FIXED TRANSOM OVER MAIN ENTRY DOOR

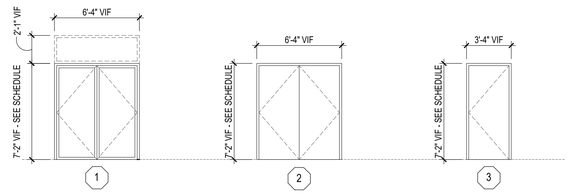
6 WINDOW SCHEDULE



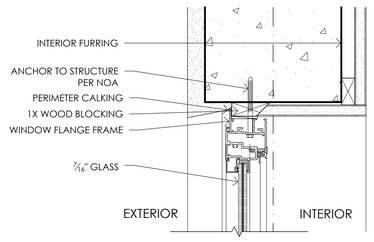
DOOR SCHEDULE GROUND FLOOR

ROOM NAME & NUMBER	DOOR MARK	DOOR SIZE WD	DOOR SIZE HGT	DOOR SIZE THK	ELEV.	MATL	CORE	FINISH	GLAZING	FRAME MATL	FRAME JAMB TYPE	WIND PRESSURE DESIGN (PSF) POSITIVE	WIND PRESSURE DESIGN (PSF) NEGATIVE
(100) EXISTING LOBBY	001	6'-0"	7'-0"	1 3/4"	1	ALUMN/ GLASS		PRE-FINISHED	LAMINATED	ALUMINUM		-	-
(106) MEETING HALL #2	002	3'-0"	7'-0"	1 3/4"	3	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL		-	-
(106) MEETING HALL #2	003	3'-0"	7'-0"	1 3/4"	3	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL		-	-
(111) MEETING HALL #1	004	6'-0"	7'-0"	1 3/4"	2	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL		-	-
(111) MEETING HALL #1	005	3'-0"	7'-0"	1 3/4"	3	HOLLOW METAL	HOLLOW	PRE-FINISHED		HOLLOW METAL		-	-

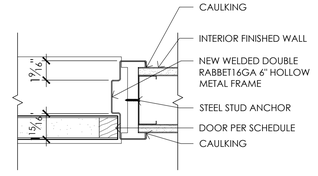
5 DOOR SCHEDULE



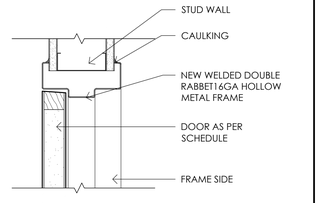
4 WINDOW ELEVATIONS ILLUSTRATIONS



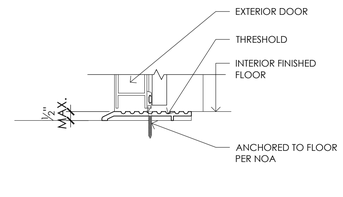
12 TYPICAL WINDOW DETAIL
NOT TO SCALE



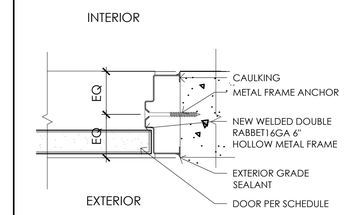
11 TYPICAL INTERIOR DOOR JAMB
NOT TO SCALE



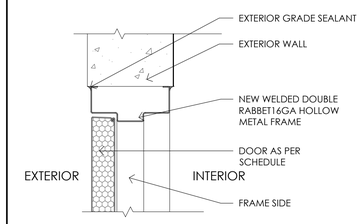
10 TYPICAL INTERIOR DOOR HEADER
NOT TO SCALE



9 TYPICAL EXTERIOR DOOR THRESHOLD
NOT TO SCALE



8 TYPICAL EXTERIOR DOOR JAMB
NOT TO SCALE



7 TYPICAL EXTERIOR DOOR JAMB
NOT TO SCALE

GENERAL WINDOW NOTES:

1. ALL FRAME OPENING DIMENSIONS TO BE VERIFIED BY CONTRACTOR.
2. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ARCHITECT'S REVIEW AND APPROVAL PRIOR TO FABRICATION.
3. ALL EXTERIOR WINDOWS SHALL MEET OR EXCEED POSITIVE AND NEGATIVE DESIGN WIND LOAD PRESSURES. REFER TO STRUCTURAL DRAWINGS FOR MORE INFORMATION.
4. PROVIDE ALL MULLIONS & STRUCTURAL SUPPORTS REQUIRED FOR PROPER WINDOW INSTALLATION.
5. CONTRACTOR TO SUBMIT WINDOW FRAME FINISH SAMPLE TO ARCHITECT PRIOR TO ORDERING.
6. ALL EXTERIOR WINDOW & EXTERIOR DOOR GLAZING SHALL MEET DESIGN CRITERIA FOR ENERGY CALCULATIONS AS PREPARED BY MECHANICAL ENGINEER FOR THIS SPECIFIC PROJECT. GENERAL CONTRACTOR TO VERIFY WITH ENERGY CALC'S. AS INDICATED ABOVE, (U-VALUE:=1.25, SHGC: = 0.82, VLT: = 0.76). GREY TINTING MAY BE SUBSTITUTED FOR CLEAR GLAZING TO ACHIEVE VLT: (VISIBLE LIGHT TRANSMISSION) COEFFICIENT IF NECESSARY. SIMILARLY, TO ACHIEVE THERMAL PERFORMANCE CRITERIA GREY TINTING MAY BE SUBSTITUTED FOR LOW-E COATING IF NECESSARY.
7. ALL P.T. WD. BUCKS TO BE ANCHORED TO CONCRETE OPENING W/ 2 1/4"L HARDENED COIL NAILS OF .099" DIA. @ 8" O.C. (STAGGERED) WITH MIN. 1.25" PENETRATION OF MASONRY.
8. WINDOWS TO BE FASTENED TO CONCRETE AND THRU WOOD BUCKS AS PER PRODUCT APPROVAL.
9. SHOULD SHIMS BE REQUIRED BETWEEN BUCK AND WINDOW, THEY ARE TO BE 1/4" MAX. THICKNESS. ANCHORAGE OF WINDOW TO CONCRETE MUST STILL CONFORM TO PRODUCT APPROVAL IN REGARDS TO DEPTH OF PENETRATION OF ANCHORS
10. P.T. WD. BUCK MAY BE TRIMMED AS REQUIRED SUCH THAT THE MIN. THICKNESS IS NOT LESS THAN 1/2".
11. BACKBED THE WOOD BUCK WITH SEALANT BEFORE FASTENING AND SET THE WINDOW IN A BED OF SEALANT ON ALL FOUR (4) SIDES.
12. USE BACKER ROD TO FILL GAPS BETWEEN WINDOW AND ROUGH OPENINGS BEFORE CAULKING OR USE NON-EXPANDING FOAM (TYPICAL THROUGHOUT THIS PROJECT).

2 WINDOW SCHEDULE NOTES

GENERAL DOOR NOTES:

1. DOORS AND HARDWARE SHALL COMPLY WITH N.F.P.A. 101, 2021 EDITION 7.2.1, 12.2.2.2 (NEW ASSEMBLY), AND F.B.C., 8th EDITION 2023.
2. ALL EGRESS PATH DOORS SHALL HAVE PANIC HARDWARE AND AUTO-CLOSERS. LOCKS SHALL NOT REQUIRE THE USE OF A KEY, A TOOL, OR SPECIAL KNOWLEDGE OR EFFORT FOR OPERATION FROM THE EGRESS SIDE.
3. ALL HARDWARE MUST BE LEVER TYPE COMPLYING WITH F.B.C., ACCESSIBILITY.
4. ALL DOOR THRESHOLDS SHALL COMPLY W/ F.B.C. ACCESSIBILITY.
5. CONTRACTOR MUST PROVIDE TWO COPIES OF EACH KEY AS WELL AS A MASTER KEY FOR ALL DOORS.
6. ALL DOORS TO RECEIVE 1-1/2 HINGES, 3 SILENCERS, AND FLOOR/ WALL STOPS.
7. ALL INTERIOR WOOD DOORS SHALL BE PAINT FINISH.
8. ALL EXTERIOR HOLLOW METAL DOORS TO BE 16 GAUGE. ALL INTERIOR HOLLOW METAL DOORS TO BE 18 GAUGE.
9. PROVIDE BOWARD COUNTY PRODUCT APPROVAL FOR ALL EXTERIOR STOREFRONT DOORS & WINDOW SYSTEMS.
10. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ARCHITECTS APPROVAL PRIOR TO ORDERING, PURCHASING, AND/OR INSTALLING.
11. PROVIDE A 180 DEGREE WIDE ANGLE DOOR VIEWER ON ALL EXTERIOR SERVICE DOORS.
12. ALL CORES TO BE SCHLAGE EVEREST FSIC INCLUDING STOREFRONT DOORS.
13. PROVIDE BLANK UNCUT KEYS TO CITY FOR REYKEYING AFTER COMPLETION.

HARDWARE GROUPS:

GENERAL

- SCHLAGE "EVEREST29" KEY CYLINDERS (PAIRS WELL WITH SCHLAGE ND SERIES GRADE 1 LOCKSET, LOCK FUNCTION TBD BY OWNER)
- VON DUPRIN CLOSER MODEL 4040XP
- VON DUPRIN "98/99" VERTICAL CONCEALED ROD RIM EXIT DEVICE (WHERE PUSH-BAR IS REQUIRED)

GROUP 1: (OFFICE/CLASSROOM)
DOOR HINGES
DOOR SILENCERS
DOOR LEVER - SCHLAGE (EVEREST29)
ALL HARDWARE TO BE BLACK MATE
LOCK FUNCTION - TBD.

GROUP 2: (JANITOR,STORAGE,)
DOOR HINGES
DOOR SILENCERS
CONCEALED CLOSER WITH HOLD OPEN FEATURE
DOOR LEVER- SCHLAGE (EVEREST29)
LOCK FUNCTION - TBD.

GROUP 3: INTERIOR PANIC HARDWARE
DOOR HINGES
DOOR SILENCERS
PANIC HARDWARE -VON DUPRIN "98/99"
DOOR CLOSER - VON DUPRIN "MODEL 4040XP"
LOCK FUNCTION - TBD.

1 DOOR SCHEDULE NOTES

SRS
A Zyscovich Company
ARCHITECTURE, PLANNING, INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

Merrill Ann Romanik
AR 0015810
Seal

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**

ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: JR/SH

CHECKED BY: MR

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SHEET TITLE:

DOOR, WINDOW SCHEDULE AND DETAILS

SHEET NUMBER:

A1-801

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

INTERIOR FLOOR FINISHES			
FINISH	CODE	BASIS OF DESIGN OR APPROVED EQUAL	
FLOOR TILE	TL-02	MANUF: CROSSVILLE COLLECTION: SHADES 2.0 LAMINAM PORCELAIN PANEL COLOR:CLAY FINISH: UPS-UNPOLISHED WITH CROSS SHEEN THICKNESS: 9.5MM	PLANK 3'-3" X 9'=10" THICKNESS 3+MM EPOXY GROUT
VINYL TILE	LVT-1	MANUF: TARKETT COLLECTION: ADAPTT STONEWALK COLOR: WOODLOT OAK GROVE 2322 FINISH: 20 MIL	PLANK 48" X 7.2" PROVIDE QUIET COMFORT UNDERLAYMENT
INTERIOR WALL FINISHES			
WALL TILE	TL-01	MANUF: CROSSVILLE COLLECTION: NATURALI LAMINAM PORCELAIN PANEL COLOR:OSSIDIANA VENA GRIGIA FINISH: MATT THICKNESS: 3+MM	PLANK 3'-3" X 9'=10" EPOXY GROUT JOINT TRANSITION JOLLY / RENO-T JOLLY AT EDGES AND CORNERS, RENOT-T BETWEEN WALL PANELS ON THE SAME PLANE.
WALL BASE [GROUND FLOOR & STAIRS, COMMON AREAS]	WB-1	MANUF: TARKETT STYLE: BASE SCULPTURE ESCALATE COLOR: PEARL 22 INSTALL: PROVIDE INCONSPICUOUS SEAMS SIZE: 6"	**NOTES:** INSTALL PER MANUFACTURER'S SPECIFICATIONS. PROVIDE TWO COATS OF PAINT OVER PRIMER. WALLS SHOULD HAVE LEVEL 4 FINISH TO PROVIDE SMOOTH SURFACE.
INTERIOR PAINT	PT-1	MANUF: SHERWIN WILLIAMS COLOR: WESTHIGHLAND WHITE SW 7566 FINISH: EGG SHELL	INSTALL PER MANUFACTURER'S SPECIFICATIONS. PROVIDE TWO COATS OF PAINT OVER PRIMER. WALLS SHOULD HAVE LEVEL 4 FINISH TO PROVIDE SMOOTH SURFACE. WET SURFACES, TRIMS AND DOORS TO BE SEMI-GLOSS FINISH.
CEILING FINISHES			
CEILING	ACT-N ACT-E	MANUF: EXISTING 2X4 ACOUSTICAL CEILING GRID. NEW USG - OLYMPIA MICRO PANELS, ACOUSTICAL PANELS ACT-A, 2'X4 X 5/8"	
EXTERIOR PAINT			
EXTERIOR PAINT	PT-E	MANUF: SHERWIN WILLIAMS "DURATION " EXTERIOR ACRYLIC LATEX COLOR: TBD FINISH: FLAT	1 COAT OVER EXISTING, UNDISTURBED AREAS LOXON CONCRETE & MASONRY PRIMER, AND 2 COATS OVER NEW STUCCO

1. SUBMIT (3) SAMPLES OF ALL MATERIALS/ FINISHES FOR ARCHITECT'S APPROVAL BEFORE ORDERING.
2. ALL ITEMS SHALL BE PURCHASED AND INSTALLED BY CONTRACTOR UNLESS OTHERWISE NOTED.
3. ITEMS NOTED AS PURCHASED BY CLIENT: THESE SHALL BE SUPPLIED DIRECTLY TO CONTRACTOR FOR INSTALLATION. THE GC SHALL PROVIDE CLIENT WITH QUANTITIES REQUIRED FOR ORDERING IN A TIMELY FASHION AS TO NOT DELAY THE PROJECT.
4. ALL MATERIALS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S WRITTEN INSTRUCTIONS TO MAINTAIN PRODUCT PERFORMANCE AND WARRANTIES.
5. ALL EXISTING FINISHES TO REMAIN SHALL BE PROTECTED. IF DAMAGES THE FINISH SHALL BE REPLACED AS NECESSARY BY CONTRACTOR TO ACHIEVE A 'LIKE NEW' CONDITION.

FLOOR INSTALLATION:

6. ALL EXISTING SUBSTRATES SHALL BE CLEANED AND FILLED, ALL CRACKS SHALL BE REPAIRED ACCORDING TO MANUFACTURER'S SPECIFICATIONS. ANY/ ALL DEPRESSION IN THE SLAB SHALL BE LEVELED WITHIN 1/8"/10' SLOPE BEFORE INSTALLING FLOOR FINISHES.
7. ALL SLOPES SHALL BE DONE IN THE MOST INCONSPICUOUS MANNER. SLOPES SHALL BEGIN AT THE HIGHEST POINT AND BE FEATHERED OUT TO THE POINT IN ALL DIRECTIONS WITH A LATICRETE OR OTHER APPROVED METHOD AT A RATIO OF 1/8" - 10' MAX. THE GC SHALL NOTIFY THE ARCHITECT OF THEIR INTENDED METHOD BEFORE PROCEEDING WITH THE WORK.
8. ALL INSTALLATION OF PORCELAIN TILE FLOOR OR STONE FLOOR SHALL RECEIVE MUD-SET WHEREVER DEEM NECESSARY. ALL GROUTS SHALL BE A MAX OF 1/16". ANY EXTRA REQUIRED MUD-SET IS NEEDED, THE GC SHALL PROVIDE AT NO ADDITIONAL COST. THE GC SHALL CONFIRM WITH PRODUCT INSTALLER AND PRICE APPROPRIATELY DURING THE BID PROCESS. ALL DIFFERENCES IN FLOOR LEVEL DUE TO NEW MATERIAL INSTALLATION SHALL BE LEVELED AND FEATHERED OUT AS PER NOTES ABOVE.

BASEBOARDS:

9. GC TO ENSURE THAT ALL VINYL BASE IS TIGHTLY ADHERED TO ALL CORNERS (INSIDE AND OUTSIDE CORNERS) GC SHALL USE MANUFACTURERS' RECOMMENDED ADHESIVES.
10. ALL BASEBOARDS SHALL BE INSTALLED IN A CONTINUOUS FASHION. ALL CUTS SHALL BE LOCATED IN THE MOST INCONSPICUOUS PLACES.

WALL FINISHES:

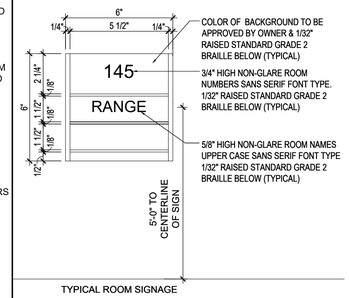
11. GC IS TO REFER TO ALL INTERIOR ELEVATIONS FOR WALL APPLICATION INSTALLATIONS AND ALIGNMENTS.
12. ALL PAINT SHALL BE APPLIED AS PER MANUFACTURER SPECIFICATIONS. UNLESS OTHERWISE NOTED, ALL PAINT FINISHES SHALL BE EGG SHELL ON A LEVEL 4 DRYWALL.

2 FINISHED SCHEDULE AND NOTES
SCALE: N.A.

GENERAL SIGNAGE NOTES:

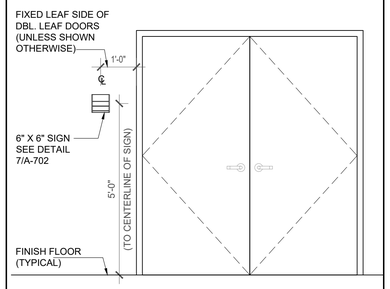
1). ALL SIGNAGE SHALL COMPLY WITH FBC 2023 ACCESSIBILITY.
2). ACCESSIBILITY SIGNAGE AND ROOM IDENTIFICATION SHALL CONTAIN RAISED CHARACTERS, BRAILLE, AND SYMBOLS, AND BE ACCORDING TO FBC 2023 ACCESSIBILITY.
3). PROVIDE RAISED IMAGE INTERIOR AND EXTERIOR SIGNAGE, ACCORDING TO FBC 2023 ACCESSIBILITY AND MATERIAL STANDARDS TO INCLUDE:
   (a) WHITE 1/32" MIN. RAISED UPPER CASE SANS SERIF LETTERS FOR ROOM NAMES AND ROOM NUMBERS, RAISED SYMBOLS OR PICTOGRAMS, AND GRADE II BRAILLE AT ACCESSIBLE HEIGHT LOCATIONS.
   (b) PROPORTIONS, HEIGHT, FINISH, CONTRAST, AND LOCATIONS ACCORDING TO ACCESSIBILITY REQUIREMENTS.
4). CONFIRM ROOM NAME AND NUMBERING WITH OWNER.
5). ALL DOORS, EXTERIOR AND INTERIOR, ARE TO BE IDENTIFIED WITH ROOM NAMES AND NUMBERS.
6). BACKGROUND COLORS:
   (a) PROVIDE BROWN BACKGROUND WITH RAISED WHITE INFORMATION.
      1). IDENTIFYING SIGNAGE AT PRIMARY ENTRANCES SHALL CONTAIN ROOM NAMES, NUMBERS, AND BRAILLE. PROVIDE ROOM NUMBERS AND BRAILLE ONLY AT SECONDARY OR EXIT DOORS OF THESE SPACES.
      2). TOILET ROOM SYMBOLS WITH VERBAL TEXT, PICTOGRAM, ACCESSIBILITY SYMBOL AND BRAILLE AT EACH TOILET ROOM ENTRY.
7). THE BASIS OF DESIGN FOR THE SIGNAGE PACKAGE FOR THIS PROJECT AS MANUFACTURED BY "NEW HERMES INCORPORATED".
8). SUBMIT SHOP DRAWINGS TO ARCHITECT OF RECORD FOR REVIEW AND APPROVAL PRIOR TO FABRICATION.

6 GENERAL SIGNAGE NOTES

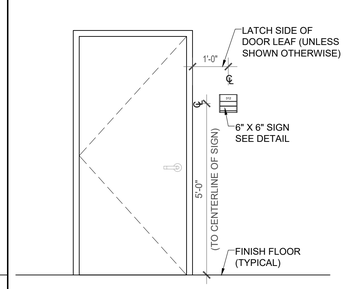


TYPICAL ROOM SIGNAGE

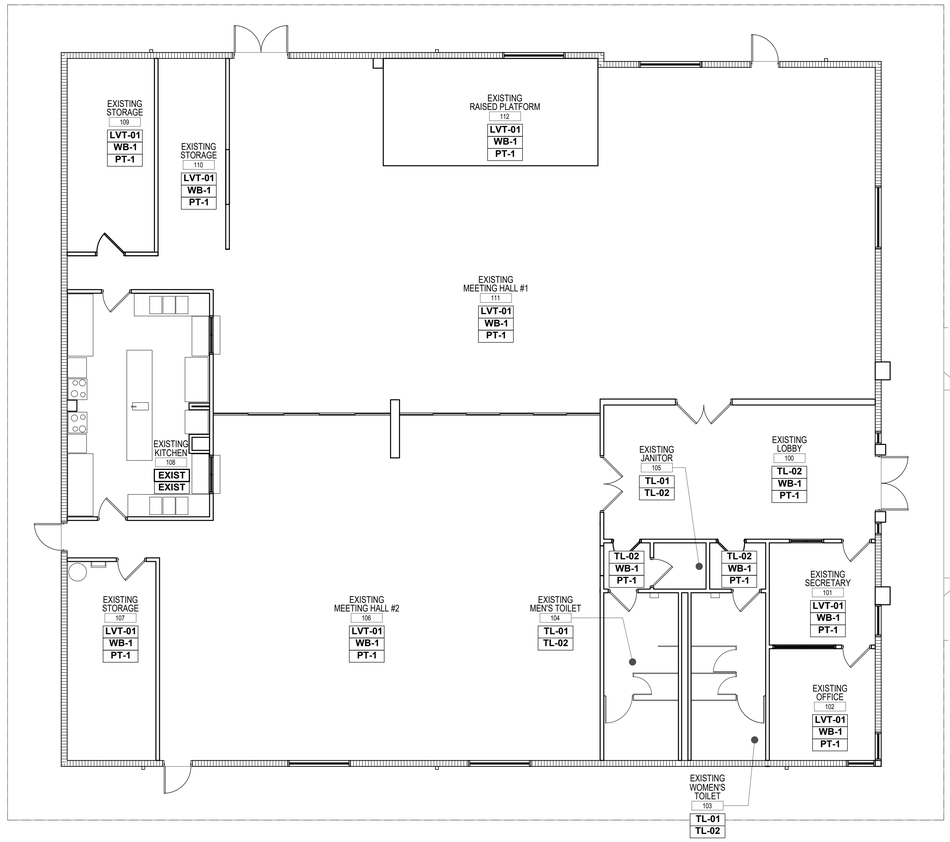
5 INDUVIDUAL SIGNAGE DETAILS



4 DBL DR (FIXED LEAF) SIGN
SCALE: 1/2"= 1'-0"



3 H.C. ACCESSIBLE SIGN
SCALE: 1/2"= 1'-0"



WALL LEGEND

EXISTING 8" CONCRETE BLOCK WALL

EXISTING NON-BEARING PARTITION

1 FINISH PLAN
SCALE: 1/8" = 1'-0"

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1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com
Merrill Ann Romanik
AR 0015810
Seal

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION
1	06/10/2025	RESPONSE TO BIDDING RFI

DESIGN DELIVERABLE: **BID SET**

ISSUE DATE: **02/21/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: **FA**

CHECKED BY: **MS**

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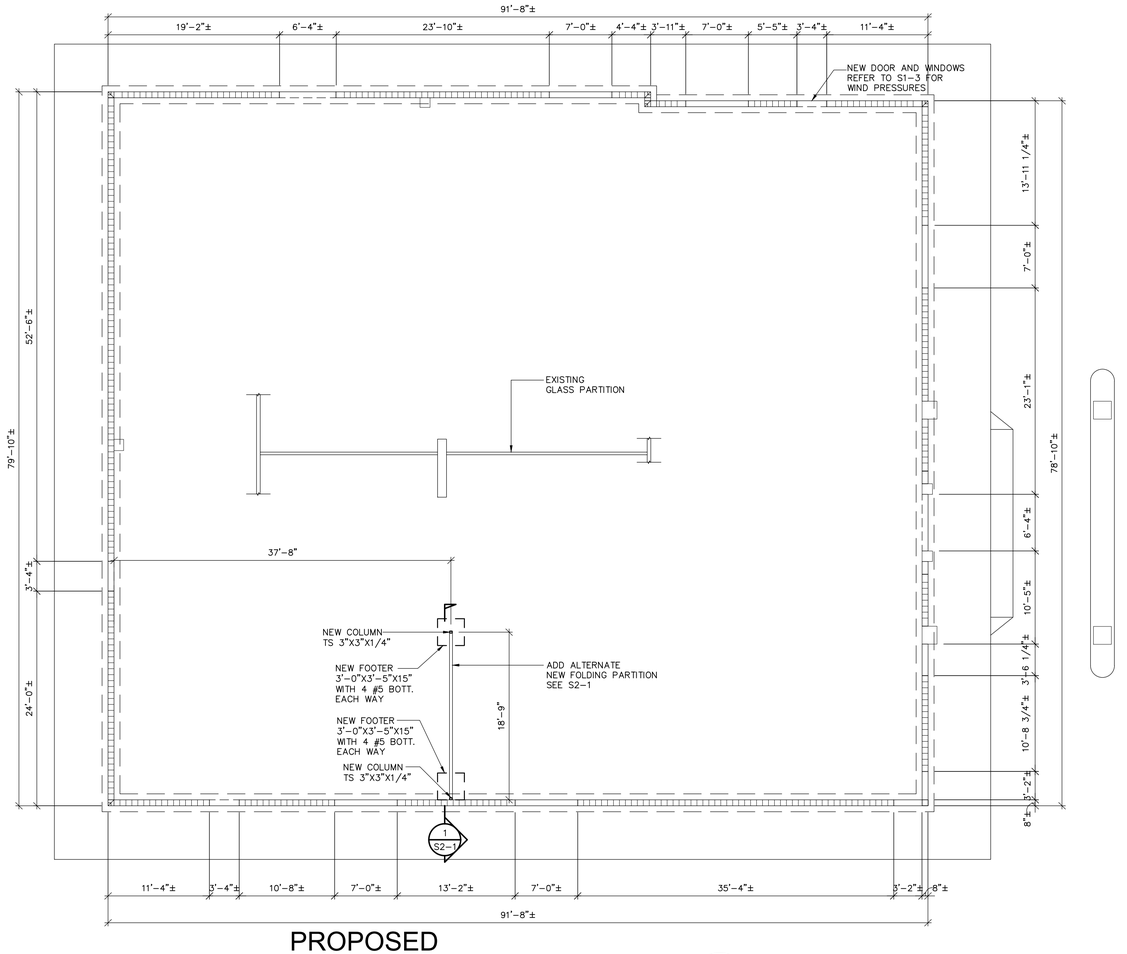
FINISH PLAN AND SCHEDULE

SHEET NUMBER:

A1-901

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Exhibit "A"



PROPOSED FLOOR PLAN

SCALE: 1/8" = 1'-0"

1. WINDOWS AND DOOR WIND PRESSURES SEE SHEET S-3

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7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

SAAD EL-HAGE P.E. #42550

SAAD ELIA EL-HAGE
LICENSE
No. PE42550
STATE OF
Florida
PROFESSIONAL ENGINEER

CERTIFICATE OF
AUTHORIZATION #00008801

SAAD ELIA
EL-HAGE
CONSULTING ENGINEERS, INC
5601 NW 9th AVE.
(POWERLINE ROAD) SUITE 206
FORT LAUDERDALE, FL. 33309
OFFICE: (954) 771-8169
EMAIL: SEHENGRS@GMAIL.COM

DESIGN
DELIVERABLE: **PERMIT SET**
ISSUE DATE: **1/24/2025**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: **CP**
CHECKED BY: **SEH**

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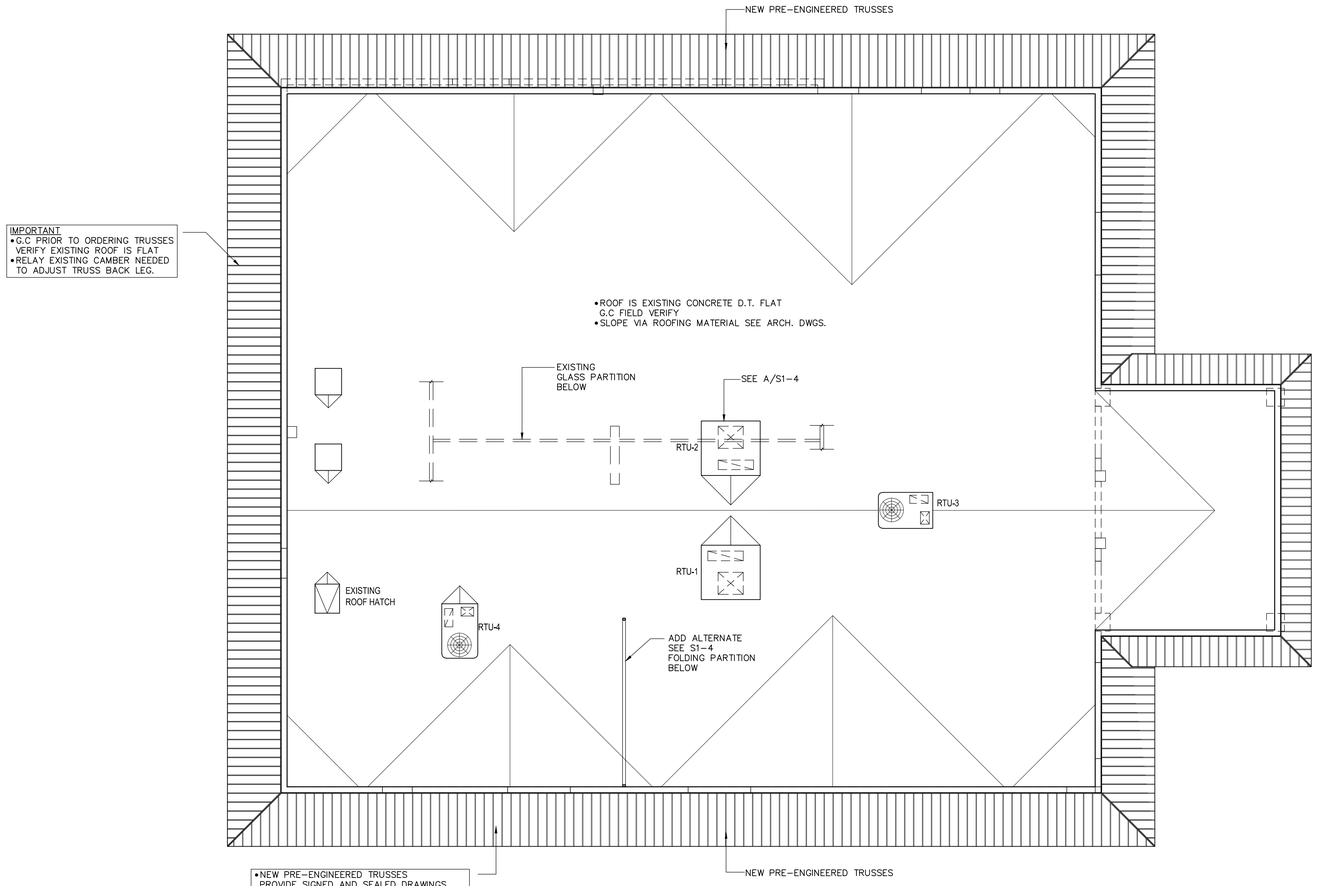
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PROPOSED PLAN

SHEET NUMBER:
S1-1

JOB# S24-046

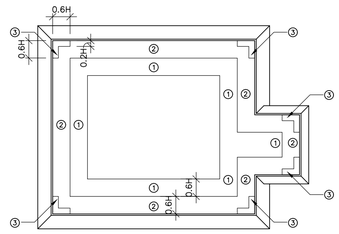
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Exhibit "A"



PROPOSED ROOF PLAN

SCALE: 1/8" = 1'-0"



PER F.B.C. 2023, ASCE 7-22
V=170 MPH (ULTIMATE)
V NOMINAL DESIGN=132.5 MPH
EXPOSURE =C
RISK CATEGORY =III
ENCLOSED BUILDING
BASIC WIND PRESSURE=42 PSF
GCPI=±0.18
ROOF MEAN HEIGHT 13FT
ZONE 1 =0.6H
ZONE 2 =0.6H
ZONE 3 =0.2H
Kz =0.98
Kd =0.85

NOMINAL PRESSURE IS USED:(ASD)
WIND UPLIFT PRESSURE (GROSS)
USE 9 PSF DEAD LOAD TO RESIST UPLIFT
ZONE (1) PUP=-57.96 PSF (BODY OF ROOF)
ZONE (2) PUP=-78.96 PSF (PERIMETER)
ZONE (3) PUP=-133.0 PSF (CORNER)

WIND UPLIFT (MEMBRANE) BASED ON 10 SQ.FT.
ZONE (1) PUP=-78.96 PSF (BODY OF ROOF)
ZONE (2) PUP=-104.16 PSF (PERIMETER)
ZONE (3) PUP=-141.96 PSF (CORNER)

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F 954.961.6807
www.synalovski.com

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

SAAD EL-HAGE P.E. #42550

SAAD ELIA EL-HAGE LICENSED No. PE42550 STATE OF FLORIDA PROFESSIONAL ENGINEER

CERTIFICATE OF AUTHORIZATION #00008801

DESIGN DELIVERABLE: **PERMIT SET**

ISSUE DATE: **1/24/2025**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: **CP**

CHECKED BY: **SEH**

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SHEET TITLE:

PROPOSED ROOF PLAN

SAAD ELIA EL-HAGE
CONSULTING ENGINEERS, INC
5601 NW 9th AVE.
(POWERLINE ROAD) SUITE 206
FORT LAUDERDALE, FL. 33309
OFFICE: (954) 771-8169
EMAIL: SEHENGRS@GMAIL.COM

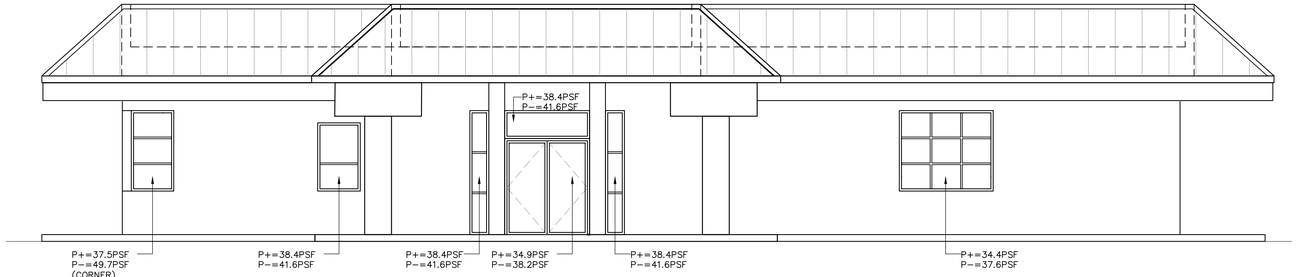
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SHEET NUMBER:

S1-2

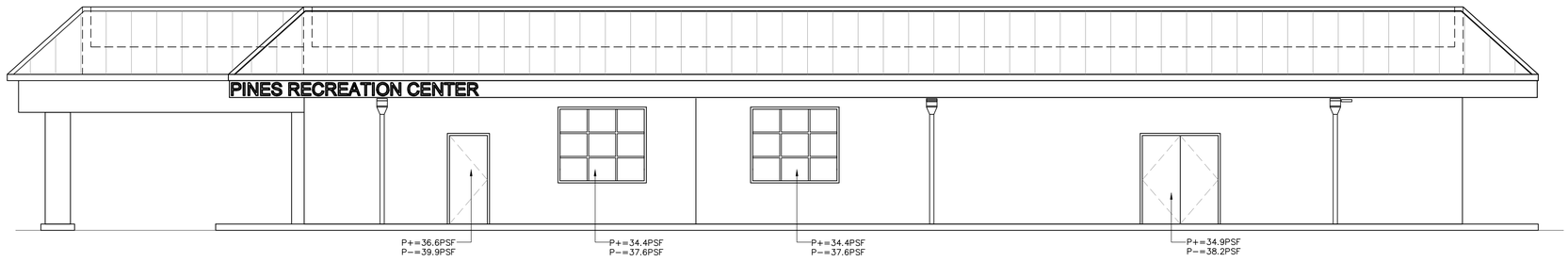
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Exhibit "A"



EXISTING EXTERIOR EAST ELEVATION

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

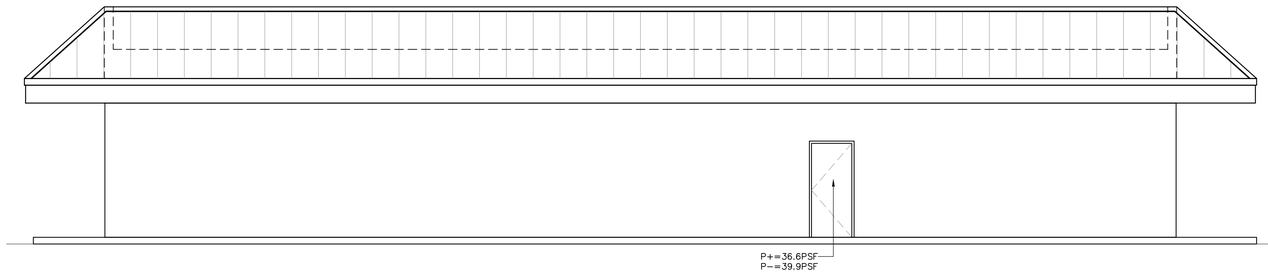


EXISTING EXTERIOR NORTH ELEVATION

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

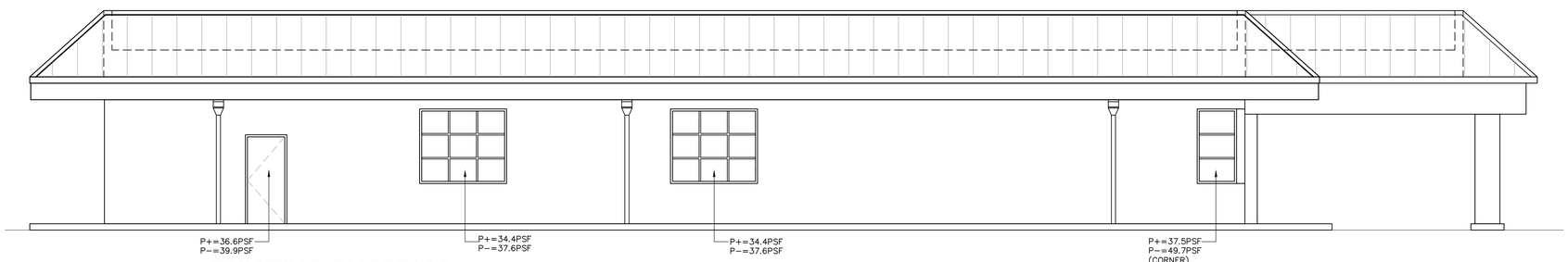
PER F.B.C. 2023, ASCE 7-22
V=170 MPH (ULTIMATE)
V NOMINAL DESIGN=132.5 MPH
EXPOSURE =C
ENCLOSED BUILDING

ALL WIND PRESSURES SHOWN ARE "ASD"



EXISTING EXTERIOR WEST ELEVATION

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



EXISTING EXTERIOR SOUTH ELEVATION

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

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F 954.961.6807
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REV	DATE	DESCRIPTION

SAAD EL-HAGE P.E. #42550
SAAD ELIA EL-HAGE LICENSE No. PE42550 STATE OF FLORIDA PROFESSIONAL ENGINEER
CERTIFICATE OF AUTHORIZATION #00008801

SAAD ELIA EL-HAGE
CONSULTING ENGINEERS, INC
5601 NW 9th AVE.
(POWERLINE ROAD) SUITE 206
FORT LAUDERDALE, FL. 33309
OFFICE: (954) 771-8169
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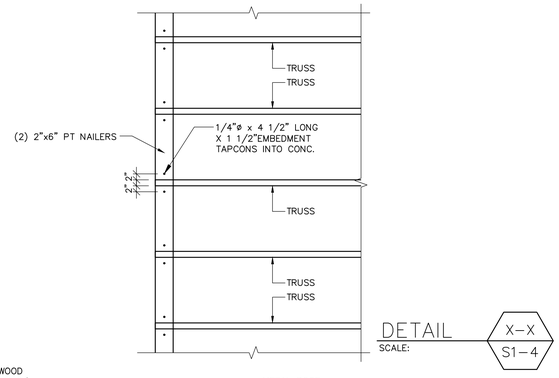
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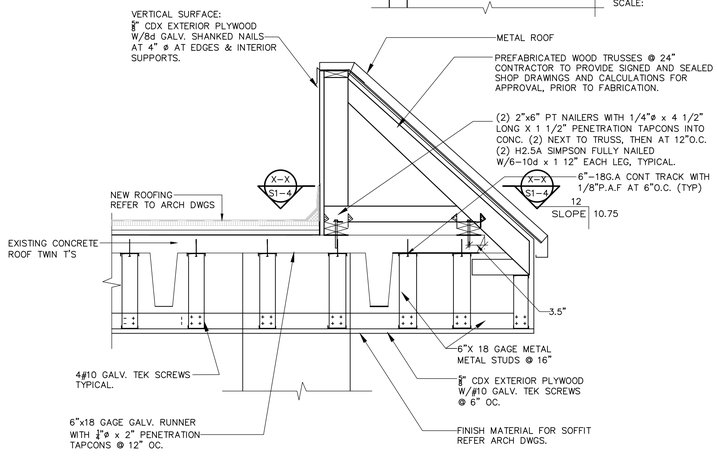
SHEET NUMBER:

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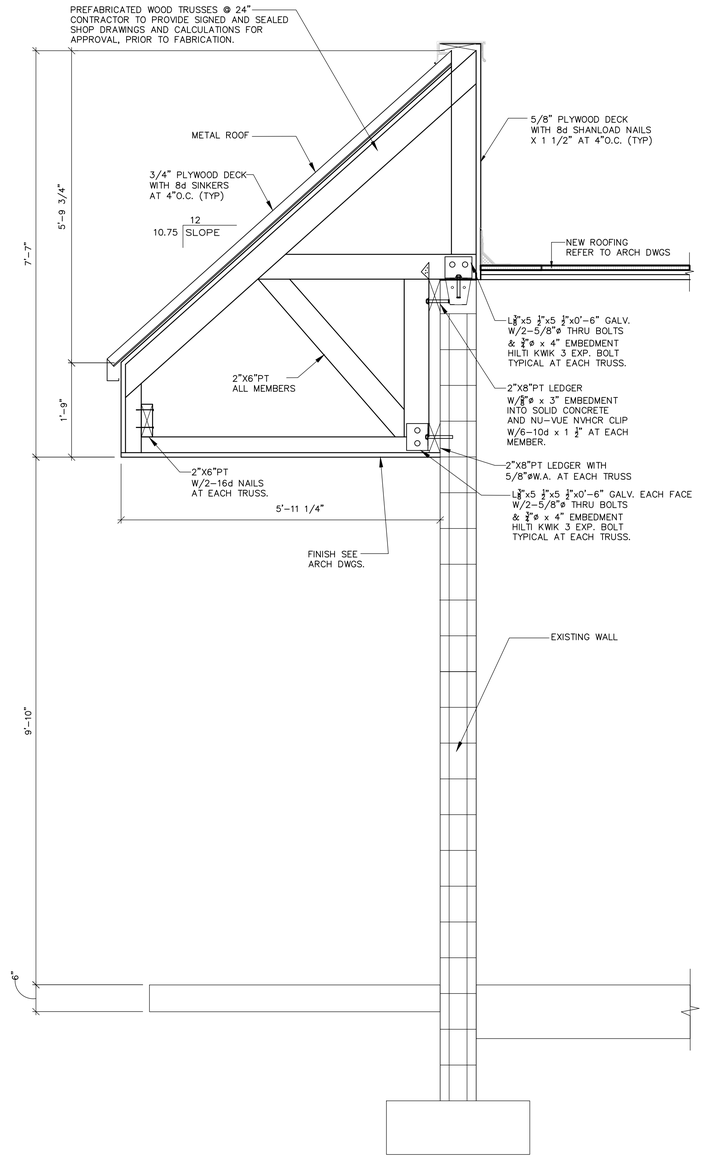
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Exhibit "A"

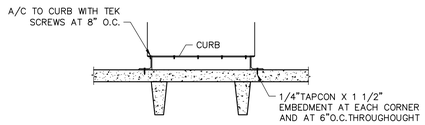




MANSARD TRUSS SECTION
SCALE: 3/4"=1'-0"



OVERALL WALL SECTION
SCALE: 3/4"=1'-0"



DOUBLE-T JOIST A/C DETAIL
SCALE: 1/2" = 1'-0"
A
S1-4

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T 954.961.6806
F 954.961.6807
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SAAD ELIA EL-HAGE
LICENSED
No. PE42550
STATE OF FLORIDA
PROFESSIONAL ENGINEER
CERTIFICATE OF
AUTHORIZATION #00008801

SAAD ELIA
EL-HAGE
CONSULTING ENGINEERS, INC
5601 NW 9th AVE.
(POWERLINE ROAD) SUITE 206
FORT LAUDERDALE, FL. 33309
OFFICE: (954) 771-8169
EMAIL: SEHENGRS@GMAIL.COM

JOB# S24-046

DESIGN
DELIVERABLE: **PERMIT SET**
ISSUE DATE: **1/24/2025**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: **CP**
CHECKED BY: **SEH**

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SHEET TITLE:
SECTIONS / DETAILS

SHEET NUMBER:
S1-4

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Exhibit "A"

AIR DISTRIBUTION/DUCTWORK NOTES:

1. REFER TO ARCHITECTURAL PLANS FOR CEILING TYPE.
2. PROVIDE OFF WHITE FINISH (SUBJECT TO ARCHITECT'S APPROVAL).
3. DUCTWORK MATERIALS:
   A. S/A & R/A – GALVANIZED SHEET METAL W/ DUCT WRAP INSULATION WITH VAPOR BARRIER: JOHNS MANVILLE MICROLITE TYPE 75, 1.5 INCH THICKNESS, R=6 (MIN.) UNLESS OTHERWISE NOTED.
   B. GENERAL EXHAUST AIR DUCTWORK: GALVANIZED SHEETMETAL
   C. FLEXIBLE AIR DUCT SHALL BE UL 181 RATED. SUCH DUCTS SHALL BE LISTED AND LABELED AS CLASS 0 OR CLASS 1 FLEXIBLE DUCTS. FLEXIBLE DUCT INSULATION TO BE R-6 MINIMUM. FLEXIBLE DUCTWORK IS ALLOWED ONLY FOR THE LAST 6 FT OF DUCTWORK FOR CONNECTION TO AIR DEVICES.
   D. OUTSIDE AIR DUCTWORK/MAKE-UP AIR: GALVANIZED SHEETMETAL EXTERNALLY WRAPPED INSULATION (R-6 MIN)
   E. DUCT SEAL CLASS AS PER SMACNA STANDARD DUCT SEALING REQUIREMENTS. (REFER TO TABLE)
4. DUCT SYSTEM CONSTRUCTION AND SEALING REQUIREMENTS: DUCTWORK SHALL COMPLY WITH REQUIREMENTS AS PER TABLE C403.2.7.2. FBC (E) 2020 7TH EDITION AND "SMACNA" STANDARDS.
5. ALL DUCTWORK SHALL BE INSTALLED IN ACCORDANCE WITH "SMACNA" STANDARDS AND FBC 2020 7TH EDITION.
6. INSULATION SHALL BE PROTECTED FROM DAMAGE, INCLUDING THAT DUE TO SUNLIGHT, MOISTURE, EQUIPMENT MAINTENANCE, AND WIND, BUT NOT LIMITED TO THE FOLLOWING:
   A. INSULATION EXPOSED TO WEATHER SHALL BE PROTECTED BY 20 GA SHEET METAL.
   B. INSULATION COVERING COOILING DUCTS LOCATED OUTSIDE THE CONDITIONED SPACE SHALL INCLUDE A VAPOR RETARD LOCATED OUTSIDE THE INSULATION.
7. PROVIDE FOIL-FACED INSULATION (MIN. R-5.6) ON TOP/BACK OF ALL AIR DEVICES. TAPE ALL JOINTS AND SEAMS TO PROVIDE CONTINUOS VAPOR BARRIER OVER DEVICE AND FLEXIBLE CONNECTION.
8. ALL DUCTWORK AND DIFFUSERS SHALL BE RATED FOR THE USE, PRESSURE AND TEMPERATURE SPECIFIED AND AS REQUIRED BY THE CEILING SYSTEM RATING.
9. ALL DUCTWORK SHALL BE FABRICATED AND INSTALLED IN ACCORDANCE WITH "SMACNA" STANDARDS AND LOCAL BUILDING CODES.
10. ALL DUCT SIZES ARE CLEAR INSIDE DIMENSIONS.
11. SEAL ALL DUCTS, JOINTS AND SEAMS IN AN APPROVED MANNER AND INSURE AGAINST LEAKAGE.
12. PROVIDE ACCESS DOORS AS REQUIRED FOR ALL MECHANICAL EQUIPMENT TO SERVICE AND VISUALLY CHECK ROTATION OF FANS AND MOTORS, POSITION OF DAMPERS, REPLACE FIRE DAMPER LINKS, ADJUST OR REPLACE CONTROLS, ETC.
13. PROVIDE VANED ELBOWS IN ALL CASES, SPLITTER DAMPERS WHERE INDICATED ON DRAWINGS AND VOLUME CONTROL DAMPERS IN ALL BRANCH DUCTS OR DIFFUSER CONNECTIONS.

TEST & BALANCE NOTES

1. ADJUST ALL AIR SYSTEMS BY AABC OR NEBB CURRENTLY CERTIFIED BALANCING CONTRACTOR.
2. PROVIDE CALIBRATION CERTIFICATE FOR ALL TESTING EQUIPMENT.
3. OPERATE SYSTEMS FOR AS LONG A TIME AS WILL BE NECESSARY TO TEST AIR FLOW FROM OPENINGS, MAKE NECCESARY DAMPER AND OTHER ADJUSTMENTS UNTIL EVEN DISTRIBUTION IS OBTAINED, THROUGHOUT THE VARIOUS SYSTEMS, WITH THE AIR QUANTITIES REQUIRED AT EACH OUTLET OR INLET AS SHOWN ON THE DRAWINGS WITHIN 10% OF THE DESIGN REQUIREMENTS.
4. BEFORE ANY AIR BALANCE WORK IS DONE, TEST THE SYSTEM FOR DUCT LEAKAGE, INSTALL CLEAN FILTERS, CHECK FOR CORRECT FAN ROTATION AND EQUIPMENT VIBRATION, CHECK AUTOMATIC DAMPERS FOR PROPER OPERATION, AND VERIFY THAT ALL FIRE AND FIRE SMOKE DAMPERS ARE OPEN.
5. FANS TO BE ADJUSTED TO DELIVER ABOVE SYSTEM REQUIREMENTS TO COMPENSATE FOR DUCT LEAKAGE.
6. RECORD THE PRESSURE DROP ACROSS AIR HANDLING OR ROOFTOOP UNIT.
7. TRAVERSE MAIN SUPPLY AND RETURN AIR DUCTS, USING A PITOT TUBE AND MONOMETER. THE INTENT OF THIS OPERATION IS TO MEASURE BY TRAVERSE THE TOTAL AIR QUANTITY SUPPLIED BY THE FAN AND TO VERIFY THE DISTRIBUTION OF AIR TO ZONES.
8. SUBMIT DATA IN SUPPORT OF ALL SUPPLY/RETURN FAN DELIVERIES BY THE FOLLOWING TWO (2) METHODOS:
   A. BY SUMMATION OF THE AIR QUANTITY READINGS AT OUTLETS AND,
   B. BY DUCT TRAVERSES OF MAIN SUPPLY/RETURN/OUTDOOR AIR DUCTS.
9. RECORD THE FOLLOWING UNIT DATA:
   A. FAN SPEED – REVOLUTIONS PER MINUTE.
   B. FAN STATIC PRESSURE (TOTAL OR EXTERNAL) – INCHES OF WATER.
   C. OUTLET VELOCITY – FEET PER MINUTE.
   D. FAN BRAKE HORSEPOWER
   E. MOTOR HORSEPOWER
   F. VOLTS, HERTZ, AMPERES
10. ADJUST FINAL AIR QUANTITIES WITHIN 10% OF THE DESIGN REQUIREMENTS. BALANCE AIR OUTLETS WITH AIR PATTERN AS SHOWN ON THE DRAWINGS.

COMMISSIONING:

C408.2 MECHANICAL SYSTEMS COMMISSIONING AND COMPLETION REQUIREMENTS.

PRIOR TO PASSING THE FINAL MECHANICAL INSPECTION, THE REGISTERED DESIGN PROFESSIONAL SHALL PROVIDE EVIDENCE OF MECHANICAL SYSTEMS COMMISSIONING AND COMPLETION IN ACCORDANCE THE PROVISIONS OF THIS SECTION.

CONSTRUCTION DOCUMENT NOTES SHALL CLEARLY INDICATE PROVISIONS FOR COMMISSIONING AND COMPLETION REQUIREMENTS IN ACCORDANCE WITH THIS SECTION AND ARE PERMITTED TO REFER TO SPECIFICATIONS FOR FURTHER REQUIREMENTS.

COPIES OF ALL DOCUMENTATION SHALL BE GIVEN TO THE OWNER AND MADE AVAILABLE TO THE CODE OFFICIAL UPON REQUEST IN ACCORDANCE WITH SECTIONS C408.2.4 AND C408.2.5.

EXCEPTION: THE FOLLOWING SYSTEMS ARE EXEMPT FROM THE COMMISSIONING REQUIREMENTS:

1. MECHANICAL SYSTEMS IN BUILDINGS WHERE THE TOTAL MECHANICAL EQUIPMENT CAPACITY IS LESS THAN 480,000 BTU/HR COOLING CAPACITY AND 600,000 BTU/HR HEATING CAPACITY.
2. SYSTEMS INCLUDED IN SECTION C403.3 THAT SERVE DWELLING UNITS AND SLEEPING UNITS IN HOTELS, MOTELS, BOARDING HOUSES OR SIMILAR UNITS.

C408.2.1 COMMISSIONING PLAN.

A COMMISSIONING PLAN SHALL BE DEVELOPED BY A REGISTERED DESIGN PROFESSIONAL OR APPROVED AGENCY AND SHALL INCLUDE THE FOLLOWING ITEMS:

1. A NARRATIVE DESCRIPTION OF THE ACTIVITIES THAT WILL BE ACCOMPLISHED DURING EACH PHASE OF COMMISSIONING, INCLUDING THE PERSONNEL INTENDED TO ACCOMPLISH EACH OF THE ACTIVITIES.
2. A LISTING OF THE SPECIFIC EQUIPMENT, APPLIANCES OR SYSTEMS TO BE TESTED AND A DESCRIPTION OF THE TESTS TO BE PERFORMED.
3. FUNCTIONS TO BE TESTED, INCLUDING, BUT NOT LIMITED TO CALIBRATIONS.
4. CONDITIONS UNDER WHICH THE TEST WILL BE PERFORMED. AT A MINIMUM, TESTING SHALL AFFIRM WINTER AND SUMMER DESIGN CONDITIONS AND FULL OUTSIDE AIR CONDITIONS.
5. MEASURABLE CRITERIA FOR PERFORMANCE.

HVAC NOTES

DESCRIPTION:

1. THESE PLANS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO ESTABLISH SIZE, GENERAL ROUTING, LOCATION AND PERFORMANCE AND ARE NOT INTENDED TO SHOW ALL POSSIBLE CONDITIONS. ALL WORK SHALL BE FULLY COORDINATED WITH OTHER TRADES. CONTRACTOR SHALL NOT SCALE DRAWINGS.

GENERAL NOTES:

1. ALL MECHANICAL SYSTEMS ARE TO BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE SECTIONS OF THE NFPA STANDARDS, ANSI STANDARDS, THE LOCAL BUILDING CODE, NOISE & HEIGHT ORDINANCES, PLANS AND SPECIFICATIONS.
2. ALL MATERIALS SHALL BE NEW. QUALITY OF WORK AND MATERIALS SHALL BE IN STRICT ACCORDANCE WITH APPLICABLE LOCAL CODES, PRODUCT APPROVAL, RULES AND ORDINANCES, ANY DAMAGED EQUIPMENT SHALL BE REPLACED OR RESTORED TO ORIGINAL CONDITION.
3. THE CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, EQUIPMENT, ACCESS PANELS, CONTROL SYSTEMS, DEVICES, PERMITS AND SERVICES NECESSARY FOR FURNISHING AND INSTALLING A COMPLETE OPERABLE MECHANICAL SYSTEM.
4. ALL LOUVERS, GRILLES, PIPING, ETC. SHALL BE PAINTED TO MATCH SURROUNDING COLOR AND TEXTURES AS REQUIRED BY ARCHITECT. VERIFY COLOR AND TEXTURE WITH ARCHITECT. PAINT ALL EXPOSED MECHANICAL EQUIPMENT WITH BENJAMIN MOORE EPOXY ENAMEL 182.
5. THE CONTRACTOR SHALL PROVIDE PLASTIC OR ALUMINUM TYPE EQUIPMENT IDENTIFICATION LABELS FOR ALL MECHANICAL EQUIPMENT AS PER SCHEDULE TAGS. (SETON OR SIMILAR)
6. ALL O/A INTAKES SHALL HAVE A 2" HIGH STENCILED LETTERING READING "INTAKE" PER FBC REQUIREMENTS.
7. ALL CUTTING, PATCHING, STRUCTURAL STEEL, WEATHER PROOFING, PAINTING, AND WALL OPENINGS SHALL BE BY THE GENERAL CONTRACTOR.
8. ALL OPENINGS IN BUILDING STRUCTURE, FOR DUCTWORK, PIPING, ETC. TO BE 1/2" LARGER (ON ALL SIDES) THEN THE OUTSIDE DIMENSIONS. FILL VOIDS WITH FIRE RETARDANT SILICONE FOAM (I.E. CHASE-FOAM CTC PR-855 BY CHASE TECHNOLOGY CORP.).
9. BUILDING HVAC CALCULATIONS ARE BASED ON THE FOLLOWING:
   A. INDOOR DESIGN: SUMMER 75 DDB/50% RH, WINTER 72 DDB.
   B. OUTDOOR DESIGN: SUMMER 91 DDB/80 DWB, WINTER 52 DDB.
10. PROVIDE FLEXIBLE DUCT CONNECTORS, RATED AS REQUIRED, TO ALL FANS, A/C UNITS, OR MECHANICAL EQUIPMENT.
11. PROVIDE MAINTENANCE AND OPERATION MANUAL ON ALL MECHANICAL EQUIPMENT OR SYSTEMS. SUBMITTALS SHALL HAVE A SUMMARY SHEET SHOWING ALL SCHEDULED INFORMATION.
12. HVAC CONTRACTOR WILL WARRANTY ALL MECHANICAL SYSTEMS, DUCTWORK, THERMOSTATS, AND ALL OTHER EQUIPMENT,PARTS AND LABOR UNDER THESE DRAWINGS AND SPECIFICATIONS FOR A PERIOD OF ONE (1) YEAR AFTER C.O. OF BUILDING. ANY REPAIRS REQUIRING SYSTEM SHUT DOWN WILL BE DONE DURING NON OPERATIONAL PERIODS. HVAC CONTRACTOR SHALL COORDINATE WITH ALL OTHER TRADES PRIOR TO BIDDING AND PURCHASING ANY EQUIPMENT.
13. AIR QUALITY SHOULD BE TESTED BEFORE OCCUPANCY AND SHOULD BE INSTRUMENTED AND MONITORED THEREAFTER, OR AT LEAST AT REGULAR INTERVALS.

MECHANICAL EQUIPMENT NOTES:

1. ALL MECHANICAL EQUIPMENT SHALL BE ARI & U.L. LISTED WHERE APPLICABLE AND RATED FOR THE REQUIRED SERVICE, PRESSURES, TEMPERATURES, AND SHALL BE PROVIDED WITH ALL NECESSARY TRANSFORMERS, SEALS, VALVES, CONNECTIONS, ETC. TO FUNCTION PROPERLY.
2. PROVIDE IONITZATION TYPE SMOKE DETECTORS IN THE S/A AND R/A DUCTS OF ALL AIR HANDLING EQUIPMENT WITH AIR DELIVERY CAPACITIES GREATER THAN 2000 CFM TO SHUT DOWN THE UNIT UPON DETECTION OF SMOKE. SMOKE DETECTORS SHALL BE LOCATED TO PROVIDE ACCESS FOR MAINTENANCE AND INSPECTION AND SHALL NOT BE HIGHER THAN 48"ABOVE CEILING. SMOKE DETECTOR SHALL BE UL268A LISTED AND COMPATIBLE WITH THE FACP, SIMPLEX SERIES 2098 OR APPROVED EQUIVALENT. PROVIDE AUDIO-VISUAL TEST STATION, PER NFPA 90A-4-4. MOUNTED BELOW THE CEILING OVER NORMALLY-OCCUPIED SPACE. DO NOT LOCATE IN RESTROOMS, JANITOR OR STORAGE.). PROVIDE DUCT ACCESS DOORS FOR MAINTENANCE AND INSPECTION OF SMOKE DETECTORS. ALL SMOKE DETECTORS SHALL BE BY ONE MANUFACTURER; COORDINATE VOLTAGE ETC. WITH ELECTRICAL CONTRACTOR AND FIRE ALARM SYSTEM BEFORE ORDERING.
3. PROVIDE TYPE "B" FIRE DAMPERS IN ALL DUCTS OR OPENINGS PENETRATING FIRE RATED WALLS, PARTITIONS, FLOORS OR ROOF SLABS AND AT FRESH AIR INTAKES IF REQUIRED (SEE ARCHITECTS PLANS FOR RATINGS). PROVIDE RADIATION DAMPERS IN RATED CEILINGS FOR ALL CEILING OPENINGS, CEILING FANS, DIFFUSERS OR GRILLES RATED FOR USE IN THE CEILING ASSEMBLY AS SPECIFIED BY ARCHITECT.
4. IN CASE OF FIRE RATED CORRIDOR DUCTS SHALL PENETRATE THROUGH SIDE OF RATED ENCLOSURE ONLY. (NO PENETRATIONS THROUGH HORIZONTAL RATED STRUCTURE).
5. PROVIDE BACKDRAFT DAMPERS ON ALL EXHAUST FANS AND/OR INLINE FANS.
6. PROVIDE VIBRATION ISOLATORS ON ALL MECHANICAL EQUIPMENT AS CALLED FOR IN THE SPECIFICATIONS. IF NOT SPECIFIED, AS RECOMMENDED BY MANUFACTURER FOR QUIET OPERATION (WITH 99% ISOLATION EFFICIENCY).
7. PROVIDE A MIN. OF 10' CLEARANCE BETWEEN O/A INTAKES AND VTR OR EXHAUST OPENINGS.
8. THERMOSTAT AND REMOTE TEMPERATURE SENSOR(S) LOCATION SHALL BE APPROVED BY OWNER AND ARCHITECT BEFORE INSTALLATION. FOR REQUIREMENTS SEE EQUIPMENT SCHEDULE.
9. RUN INSULATED CONDENSATE DRAINS AS PER PLUMBING DRAWINGS.
10. MOUNT ALL ROOFTOP EQUIPMENT (IF USED) FOR WIND LOADS AND MOUNTING HEIGHTS AS REQUIRED BY LOCAL CODES.
11. ALL PIPING AND DUCTWORK SHALL BE SLEEVED THRU WALLS, BEAMS, SLABS, ETC. AS REQUIRED AND COORDINATED WITH THE STRUCTURAL ENGINEER. REWORK BAR JOIST CROSS BRACING AND PROVIDE NECESSARY TRANSITIONS AS REQUIRED FOR DUCTWORK INSTALLATION.
12. ALL INSULATION WILL HAVE FIRE/SMOKE RATING LESS THAN 25/50.
13. PROVIDE MOTOR STARTERS AS FOLLOWS (UNLESS OTHERWISE RECOMMENDED BY MOTOR MANUFACTURER): A: PROVIDE OVERLOAD PROTECTION – 1/3 HP AND ABOVE (ALL PHASES). B: PROVIDE ACROSS THE LINE VOLTAGE STARTING BELOW 25 HP.
14. ALL OUTDOOR EQUIPMENT SHALL COMPLY WITH LOCAL ZONING NOISE ORDINANCES. MIN. REQUIREMENT SHALL NOT EXCEED A NOISE LEVEL OF 65 DB AS MEASURED RADIALLY 30 FT FROM THE EQUIPMENT IN ALL DIRECTIONS.
15. FILTERS SHALL BE IN PLACE DURING CONSTRUCTION. PROVIDE A NEW SET PRIOR TO TEST AND BALANCE AND A FINAL SET AT THE END OF ONE YEAR SERVICE PERIOD.
16. COUNTERBALANCED BACKDRAFT DAMPERS SHALL BE HEAVY DUTY EXTRUDED ALUMINUM RUSKIN MODEL CBD2 OR APPROVED EQUAL.

MECHANICAL SYMBOL LEGEND

SYMBOL	DESCRIPTION
T	THERMOSTAT WITH SUBBASE
S	CEILING MOUNTED REMOTER TEMPERATURE SENSOR
SD	SMOKE DETECTOR
SP	STATIC PRESSURE SENSOR
	POINT OF DISCONNECT
	POINT OF CONNECTION
XXXX	EXISTING PIPING (OR DUCTWORK) TO BE REMOVED
– – – –	EXISTING PIPING (OR DUCTWORK) TO REMAIN
———	NEW PIPING (OR DUCTWORK).
⟶	SUPPLY AIR (DIRECTION OF THROW)
⟶	RETURN AIR
OBD	OPPOSED BLADE DAMPER
BDD	BACK DRAFT DAMPER
	MANUAL VOLUME DAMPER
M MCD	MOTORIZED CONTROL DAMPER
SD	SMOKE DAMPER
FD	FIRE DAMPER
MD	MOTORIZED DAMPER INTERCONNECTED WITH AHU
VD	VOLUME DAMPER
FSD	FIRE SMOKE DAMPER W/ACCESS DOOR
SR	SIDEWALL REGISTER
CD	CEILING DIFFUSER
CG	CEILING GRILLE
RAG	RETURN AIR GRILLE
RG	RELIEF AIR GRILLE
ATG	AIR TRANSFER GRILLE
EG	EXHAUST GRILLE
EF	EXHAUST FAN
AHU	AIR HANDLING UNIT
CU	CONDENSING UNIT
RTU	ROOFTOOP UNIT
ACCU	AIR COOLED CONDENSER UNIT
WMS	WIRE MESH SCREEN
OAL	OUTSIDE AIR LOUVER
EAL	EXHAUST AIR LOUVER
A.F.F	ABOVE FINISHED FLOOR
CD1	DIFFUSER/CRILLE TYPE, REF. SCHEDULE
CFM	DESIGN CFM (WHERE APPLICABLE)
TEF	TOILET EXHAUST FAN
KEF	KITCHEN EXHAUST FAN
	4-WAY DIRECTIONAL FLOW CEILING DIFFUSER (CD)
	3-WAY DIRECTIONAL FLOW CEILING DIFFUSER (CD)
	SIDE GRILLE (SG)
	EXHAUST GRILLE. (EG)
	RETUTN GRILLE. (RG)
T	THERMOSTAT
	FLEXIBLE DUCTWORK (FULLY STRETCHED)
	ELBOW WITH "AIRFOIL" TURNING VANES
	FULL RADIUS CURVED ELBOW R/W=1.5
	SUPPLY/RETURN AIR DUCTWORK
	DUCT TRANSITION

NOTE: HVAC LEGEND IS PROVIDED AS A GENERAL REFERENCE. SOME SYMBOLS SHOWN MAY NOT PERTAIN TO THIS PROJECT.

STANDARD DUCT SEALING REQUIREMENTS

(BASED ON SMACNA)

SEAL CLASS	SEALING REQUIREMENTS	APPLICABLE STATIC PRESSURE CONSTRUCTION STANDARD
A	ALL TRANSVERSE JOINTS, LONGITUDINAL SEAMS, AND DUCT WALL PENETRATIONS	4" WG AND UP (1000 PA)
B	ALL TRANSVERSE JOINTS AND LONGITUDINAL SEAMS ONLY	3" WG (750 PA)
C	TRANSVERSE JOINTS ONLY	2" WG (500 PA)

NOTE:
IN ADDITION TO THE ABOVE, ANY VARIABLE AIR VOLUME SYSTEM DUCT OF 1" (250 PA) AND 1/2" WG (125 PA) CONSTRUCTION CLASS THAT IS UPSTREAM OF THE VAV BOXES SHALL MEET SEAL CLASS C.

MECHANICAL INDEX

	DRAWING			
1	M1-001	MECHANICAL INDEX, SYMBOL LEGEND AND NOTES		
2	M1-002	MECHANICAL DEMOLITION PLAN		
3	M1-101	PROPOSED MECHANICAL PLAN		
4	M1-102	MECHANICAL DEMOLITION ROOF PLAN		
5	M1-103	PROPOSED MECHANICAL ROOF PLAN		
6	M1-104	MECHANICAL SCHEDULES AND DETAILS PLAN		
7	M-	X		
8				
9				
10				

SHOP DRAWING REQUIREMENTS

1. CONTRACTOR SHALL SUBMIT DIGITAL SHOP DRAWINGS, TOGETHER AT ONE TIME AND MUST COME THROUGH THE ARCHITECT. ALL SUBMITTALS SHALL BE MADE WITHIN 30 DAYS OF NOTICE TO PROCEED.
2. ALL SUBMITTALS MUST CLEARLY INDICATE EXACTLY WHICH ITEMS ARE BEING PROPOSED FOR USE. IF NOT, THE SUBMITTAL SHALL BE REJECTED.
3. SUBSTITUTIONS SHALL BE LIMITED TO ONE OF THE ALTERNATES LISTED IN THE CONSTRUCTION DOCUMENTS. PRODUCTS CONSIDERED TO BE EQUAL SHALL BE REVIEWED AND ACCEPTED BY THE ENGINEER, ARCHITECT AND OWNER (10) DAYS PRIOR TO BID DATE.
4. THE CONTRACTOR ASSUMES ALL DESIGN RESPONSIBILITY AND ALL FINANCIAL RISKS FOR PROCEEDING PRIOR TO SHOP DRAWINGS PROCESSING, AND ON ANY ITEM OR WORK THAT IS AT VARIANCE TO THE CONSTRUCTION DOCUMENTS.
5. CONTRACTOR SHALL SUBMIT DIGITAL EQUIPMENT LAYOUTS OF ALL ELECTRICAL SPACES, ROOMS, ETC. TO THE ENGINEER FOR APPROVAL PRIOR TO ORDERING EQUIPMENT OR INSTALLING CONDUITS, ETC. THE LAYOUTS SHALL CONSIST OF PLAN VIEWS AT A SCALE OF 1/2" = 1'0" AND ELEVATIONS FOR EACH SUCH SPACE OR ROOM, ETC.

COORDINATION NOTES

1. A/C CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE THE WORK FOR SIZE, LOCATION, CLEARANCE, ACCESS AND ELECTRICAL CHARACTERISTICS WITH ALL OTHER TRADES AND TO PROVIDE SHOP DRAWINGS TO THE ENGINEER FOR REVIEW BEFORE INSTALLATION OF DUCTWORK OR EQUIPMENT. SHOP DRAWING WILL INCLUDE BEAM OR STRUCTURE ELEVATION & REQUIRED EQUIPMENT ACCESS AREAS.
2. WALL, ROOF, AND CEILING OPENINGS INDICATED ON CONTRACTOR DRAWINGS ARE NOMINAL DIMENSIONS ONLY AND ALL DUCT, PIPE OR EQUIPMENT PENETRATIONS SHALL BE SLEEVED AND FIRE RATED AS REQUIRED, ADJUST OPENINGS.
3. COORDINATE LOCATION OF CEILING DIFFUSERS, GRILLES AND REGISTERS IN THE FIELD WITH LIGHTS, SPRINKLERS AND ARCHITECTURAL ELEMENTS.
4. COORDINATE LOCATION OF A/C UNITS, THERMOSTATS, FANS AND DUCTWORK WITH BUILDING STRUCTURE AND OTHER TRADES SO THAT NO INTERFERENCES OCCUR.
5. IN GENERAL, DUCT OFFSETS HAVE NOT BEEN SHOWN. A/C CONTRACTOR TO COORDINATE THESE AS REQUIRED.
6. MECHANICAL PLANS IN GENERAL, ARE DIAGRAMMATIC IN NATURE, AND ARE TO BE READ IN CONJUNCTION WITH ARCH, PLUMBING, ELECTRICAL AND STRUCTURAL PLANS AND SHALL BE CONSIDERED AS ONE SET OF DOCUMENTS. DUCT AND PIPING OFFSETS, BENDS AND TRANSITIONS WILL BE REQUIRED TO PROVIDE AND INSTALL A COMPLETE FUNCTIONAL SYSTEM AND SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
7. THE CONTRACTOR SHALL VERIFY EXISTING CONDITIONS PRIOR TO BIDDING, ORDERING, FABRICATION OR INSTALLATION OF MATERIALS OR EQUIPMENT.

REQUIREMENTS FOR SUBMITTALS

IF CONTRACTOR SUBMITS A DIFFERENT EQUIPMENT MANUFACTURER-MODEL, THE CONTRACTOR SHALL ASSURE THAT THE SUBSTITUTION HAS EQUAL OR BETTER ENERGY AND INDOOR ENVIRONMENTAL PERFORMANCE WHEN COMPARED TO THE EQUIPMENT SPECIFIED ON THE ORIGINAL CONSTRUCTION DOCUMENT.

THE PROPOSED SUBSTITUTION SHALL ALSO BE CONSISTENT WITH THE FOLLOWING REQUIREMENTS:

- CAPACITY
- EFFICIENCY
- REFRIGERANT
- ELECTRICAL DATA
- WEIGHT
- AUTOMATIC CONTROL
- ANY SPECIAL NOTE OR ACCESSORY LISTED ON SCHEDULES

NOTE:
DRAWINGS/DETAILS ARE TO BE CONSIDERED DIAGRAMMATIC, NOT NECESSARILY SHOWING IN DETAIL OR TO SCALE ALL MINOR ITEMS. UNLESS SPECIFIC DIMENSIONS ARE SHOWN, THE STRUCTURAL, ARCHITECTURAL AND SITE CONDITIONS SHALL GOVERN EXACT LOCATIONS. CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK, AND CHECK/COORDINATE DRAWINGS OF ALL TRADES

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

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MECHANICAL INDEX, SYMBOL LEGEND AND NOTES PLAN

SHEET NUMBER:
M1-001

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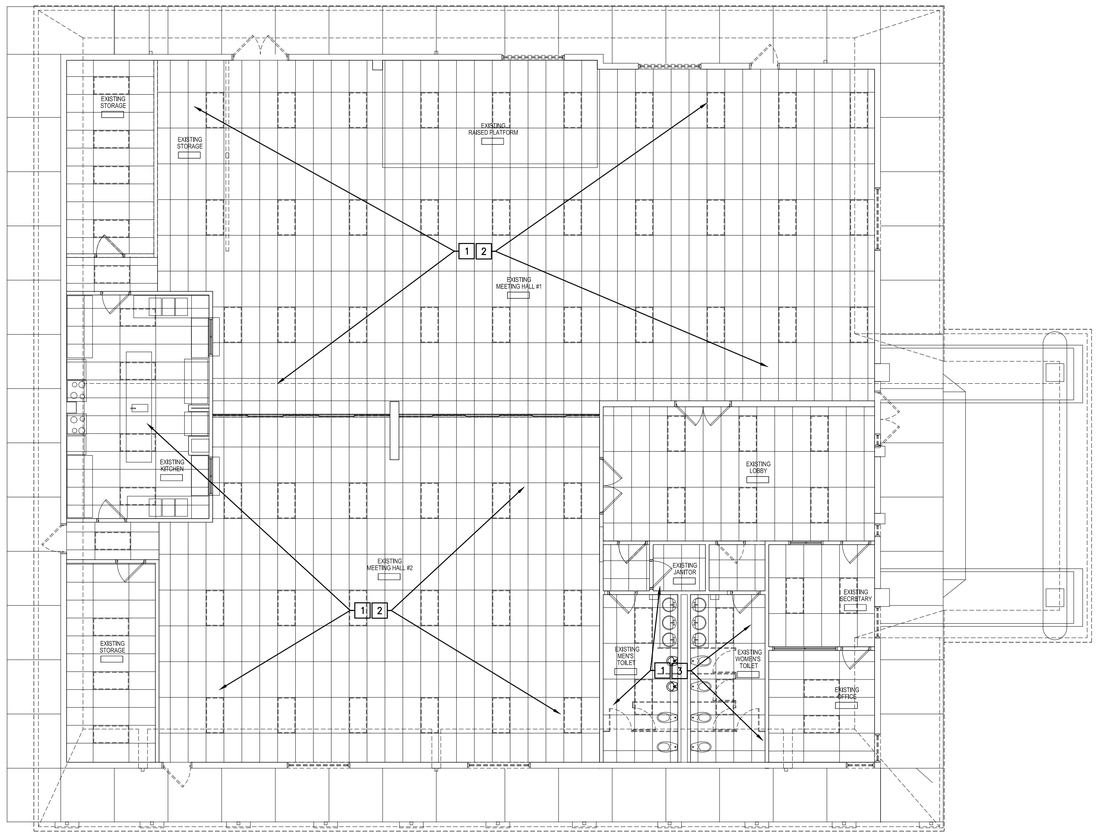
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GENERAL MECHANICAL DEMOLITION NOTES

1. WITHIN THE AREA IDENTIFIED, UNLESS SPECIFICALLY NOTED OTHERWISE, CONTRACTOR SHALL DISCONNECT AND REMOVE ALL EXISTING UNUSED MECHANICAL EQUIPMENT INCLUDING BUT NOT LIMITED TO DUCTS, GRILLES, DIFFUSERS ELECTRICAL FANS, TEMPERATURE SENSORS, THERMOSTATS, REFRIGERANT PIPES, ETC.
2. THE CONTRACTOR SHALL VISIT THE SITE AND EXAMINE THE EXISTING CONDITIONS PRIOR TO COMMENCING WORK AND SHALL NOTIFY THE ARCHITECT AND/OR ENGINEER IF A CONDITION EXISTS WHICH PREVENTS HIM FROM ACCOMPLISHING THE WORK INDICATED AND INTENDED BY THESE DRAWINGS.
3. CONTRACTOR SHALL EXERCISE EXTREME CAUTION DURING DEMOLITION WORK. COORDINATE WITH ELECTRICAL CONTRACTOR FOR VERIFYING IN FIELD ROUTING OF ALL EXISTING FEEDERS AND POWER LINES PRIOR TO DEMOLITION.
4. ALL WORK SHALL BE PERFORMED BY A LICENSED MECHANICAL CONTRACTOR AND SHALL BE COORDINATED WITH OTHER TRADES.
5. CONTRACTOR SHALL PROVIDE ALL REQUIRED INSURANCE FOR PROTECTION AGAINST PUBLIC LIABILITY FOR THE DURATION OF THE WORK.
6. ALL WORK AND EQUIPMENT UNDER THIS DIVISION SHALL BE IN STRICT COMPLIANCE WITH THE CODES, STANDARDS AND PRACTICES LISTED HEREIN, AND THEIR RESPECTIVE DATES ARE FURNISHED AS THE MINIMUM LATEST REQUIREMENTS.

MECHANICAL DEMOLITION KEY NOTES

1. REMOVE ALL DIFFUSERS, TAKEOFFS, ASSOCIATED FLEXIBLE DUCT AND MAIN DUCT BACK TO RESPECTIVE RTU ON ROOF TYPICAL OF ALL DIFFUSERS, TAKEOFFS AND ASSOCIATED FLEXIBLE DUCT IN AREA OF WORK. PATCH ROOF OPENING TO MATCH EXISTING. TYPICAL OFF ALL OPENINGS.
2. REMOVE ALL EXISTING THERMOSTAT'S IN AREA OF WORK.
3. REMOVE EXISTING EXHAUST FAN'S ALONG WITH ALL ASSOCIATED, SUPPORTS, PORTION OF DUCTWORK, CONTROLS. PREPARE AREA FOR INSTALLATIONS OF NEW FAN'S. FILL ROOF OPENING WITH SAME MATERIALS TO MATCH EXISTING ROOF.



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

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1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

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1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
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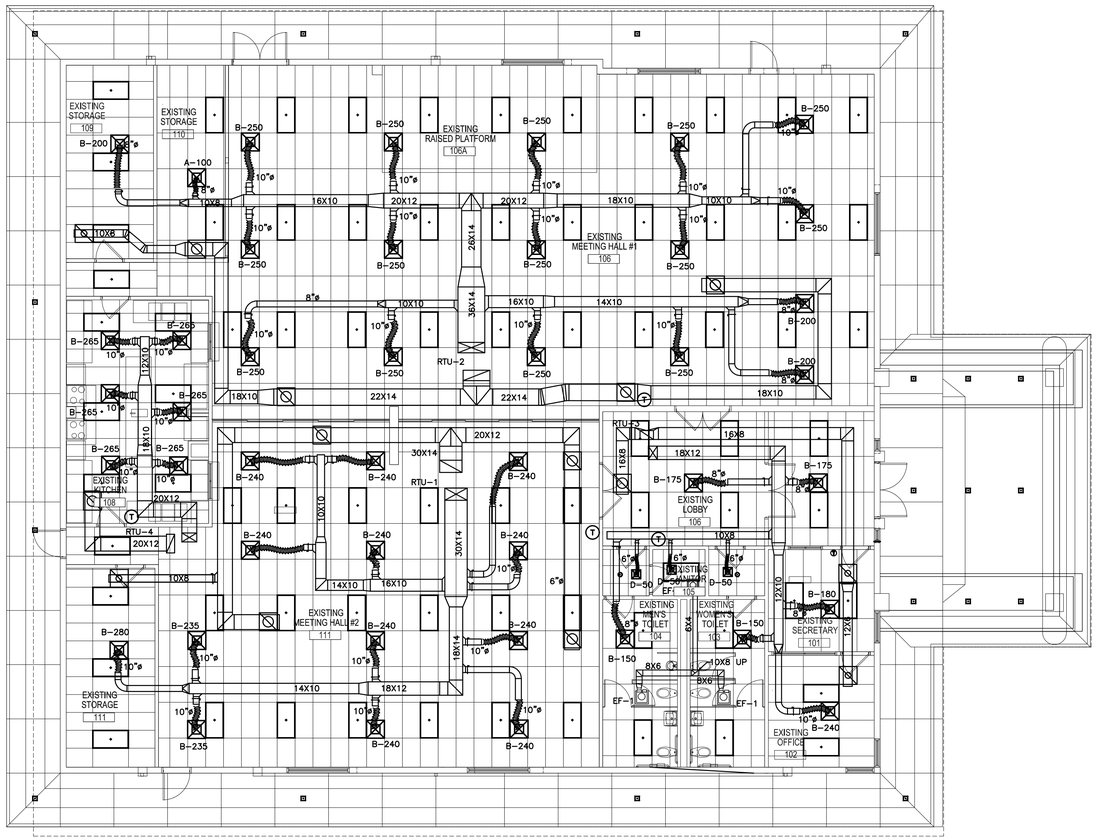
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T 954.961.6806
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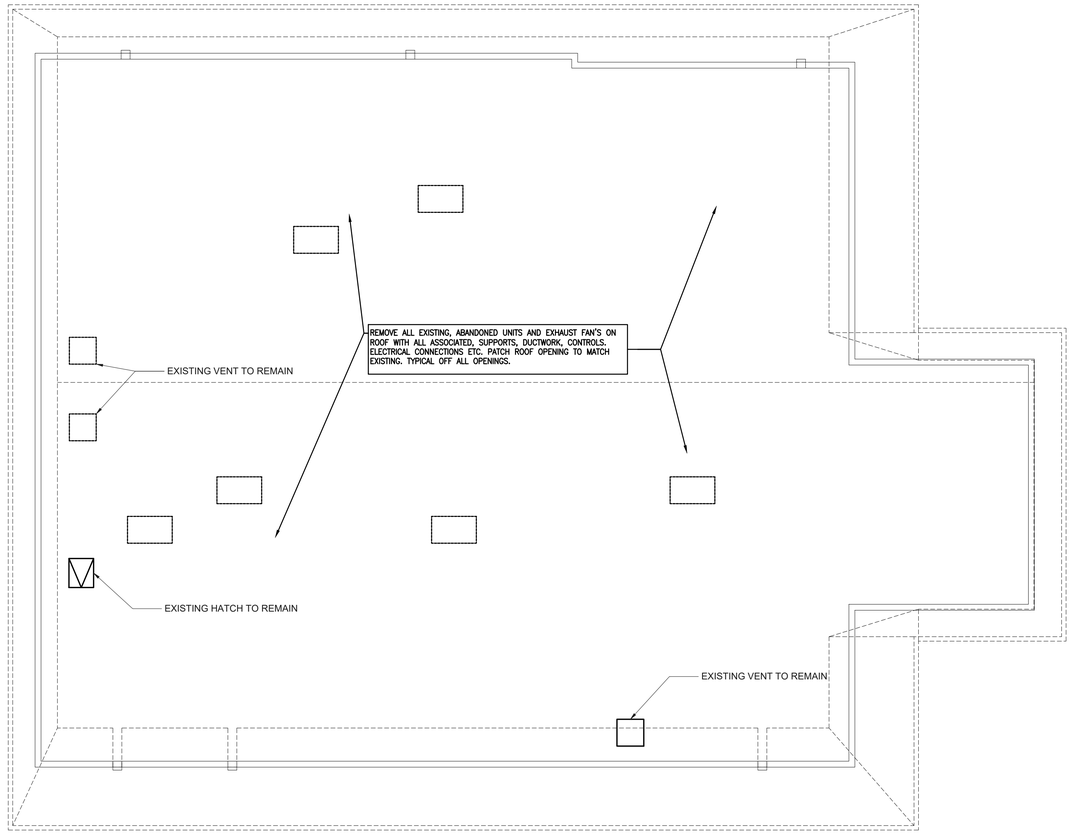
1 PROPOSED MECHANICAL PLAN
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1 PROPOSED MECHANICAL DEMOLITION ROOF PLAN
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Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

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Fort Lauderdale, FL. 33316
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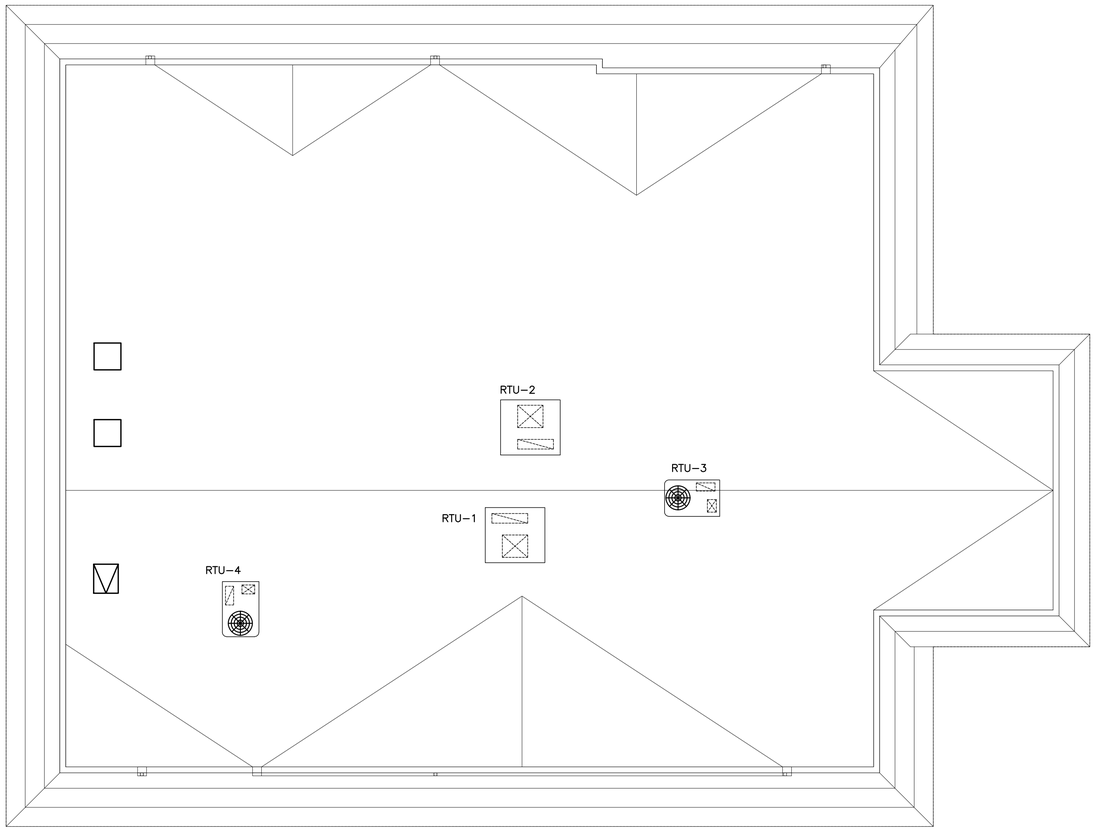
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www.synalovski.com

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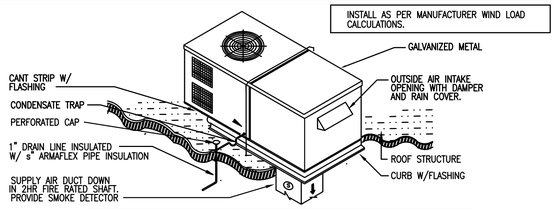
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FAN SCHEDULE

FAN NUMBER	AREA SERVED	TYPE	CFM	STATIC PRESSURE (IN)	RPM	MAX SONES	DRIVE	ELECTRICAL CHARACTERISTIC HP/WATT	VOLT	PHASE	HZ	CONTROL	MANUFACTURER	MODEL	APPROX. WEIGHT(LB)	REMARK
EF-1	BATHROOM'S	CLG. CABINET	150	.25	1400	2.0	DIRECT	55 W	120	1	60	LIGHT SWITCH	GREENHECK	CSP-A190-VG	20	1,2,3
EF-2	JANITOR	CLG. CABINET	75	0.5	950	2.0	DIRECT	80.2W	115	1	60	WALL SWITCH	GREENHECK	SP-B110	20	1,2,3

NOTES:
1. CABINET FANS SHALL HAVE FACTORY INSTALLED BACKDRAFT DAMPERS.
2. CONTINUOS OPERATION.
3. PROVIDE VARIABLE SPEED CONTROLLER.



NOTE: FURNISH & INSTALL PROPER CURB AND FLASHING AS REQ'D. PROVIDE LAG BOLTS TO CURB THRU A/C UNIT TO WITHSTAND HURRICANE FORCE WINDS.

NOTE:
PROVIDE A WATER LEVEL DETECTION DEVICE CONNECTED TO THE DRAIN PAN PROVIDED WITH THE EQUIPMENT. SUCH WATER LEVEL DETECTION DEVICE WILL SHUT OFF THE EQUIPMENT SERVED PRIOR TO OVERFLOW OF THE PAN. POINT OF CONNECTION SHALL BE AT A HIGHER LEVEL THAN THE PRIMARY DRAIN CONNECTION.

NOTE: PROVIDE A FABRICATED ROOFCURB WITH PROPER VIBRATION ISOLATORS. CURB SHALL RAISE A MINIMUM OF 8" ABOVE FINISHED ROOF.

1 / M1-104 ROOF TOP UNIT INSTALLATION DETAIL

N.T.S.

DIFFUSER SCHEDULE

UNIT NUMBER	TYPE	CFM RANGE	ROUND DIA. CONNECTION (TAKEOFF)	FACE IN" SQ.	MAX NC LEVEL	REMARKS
A	LOUVERED FACE	0-150	6"	24"X24"	16	PRICE SCD SERIES
B	LOUVERED FACE	151-360	8"	24"X24"	26	PRICE SCD SERIES
C	LOUVERED FACE	300-450	10"	24"X24"	21	PRICE SCD SERIES
D	LOUVERED FACE	0-50	4"	12"X12"	-	PRICE SCD SERIES
E	PERFORATE	0-350	8"	24"X24"	-	PRICE PDR SERIES
F	PERFORATE	351-1200	14"	24"X24"	18	PRICE PDR SERIES

NOTE:
1. PROVIDE ALL DIFFUSERS WITH OPPOSED BLADE DAMPERS AND SQUARE TO ROUND TRANSITIONS.
2. PROVIDE CEILING DIFFUSERS WITH FOUR-WAY THROW EXCEPT AS NOTED AND ADJUSTABLE VANES.
3. DUCT TAKEOFF SIZE SHALL MATCH DIFFUSER NECK CONNECTION UON.
4. DIFFUSER, EXHAUST GRILLE AND REGISTER COLORS BY ARCHITECT.

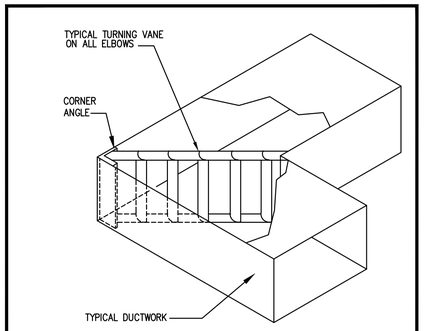
PACKAGED ROOFTOP AIR CONDITIONING EQUIPMENT SCHEDULE

(REFRIGERANT R-454B.)

MARK RTU	AAON MODEL NUMBER	CFM TOTAL	CFM OA	HEATER KW	HEATER STEP	FAN ESP	FAN HP	FAN FLA	COMPRESSOR NO.	COMPRESSOR RLA/LRA	COMPRESSOR RLA/LRA	COND. FAN NO.	COND. FAN HP	UNIT MCA	UNIT MOCP	ELECTRICAL VOLTS-PH-HZ	NET CAPACITY TMBH	NET CAPACITY SMBH	RE-HEAT CAPACITY MBH	EER (EER2)	IEER (SEER2)	WT LBS
RTU-1	RNA-013-B-A-2-GAAOB-A02BO: 00-0ACAF-C00-00000-00000-EA-0000-00-E0-0-AN0-0B-BAOA-00-000-A00000-C0000B-0000008	3200	1000	30.0	2	1.0	2.0	6.8	2	23.7/-	23.7/-	2	1.0	99	100	240-3-60	156.8	92.1	78.9	11.95	14.90	1748
RTU-2	RNA-015-B-A-2-GAAOB-A01AO: 00-0ACAG-C00-00000-00000-EA-0000-00-E0-0-AN0-0B-BAOA-00-000-A00000-C0000B-0000008	4200	1050	20.0	2	1.0	3.0	9.6	2	26.9/-	26.9/-	2	1.0	84	110	240-3-60	179.5	109.0	92.3	10.9	14.99	1766
RTU-3	RQA-003-A-A-2-GBAOA-A01AO: 00-000GD-C00-00000-00000-EA-0000-00-E0-0-AN0-0B-BAOA-00-000-A00000-G0000B-0000008	1245	300	10.0	1	0.8	1.0	7.0	1	12.8/-	---	1	0.33	39	45	240-3-60	38.7	27.8	25.4	(11.65)	(13.4)	866
RTU-4	RQA-005-A-A-2-GBAOA-A01AO: 00-0ADAF-C00-00000-00000-EA-0000-00-E0-0-AN0-0B-BAOA-00-000-A00000-G0000B-0000008	1804	400	10.0	1	0.55	2.0	6.8	1	18.0	---	1	0.33	39	45	240-3-60	59.1	40.1	38.6	(11.45)	(13.4)	951

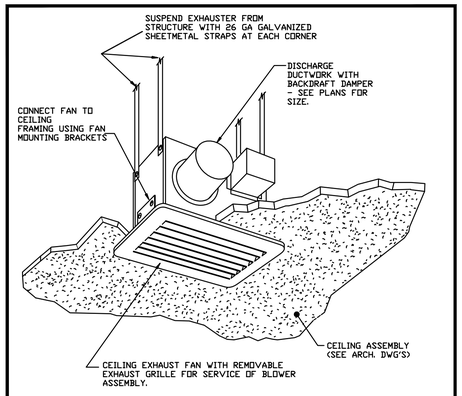
ROOFTOP AC NOTES:

PROVIDE THE FOLLOWING FEATURES:
1. BASIS OF DESIGN IS AAON; ANY ALTERNATE MANUFACTURER MUST PROVIDE ALL OF THE FEATURES LISTED BELOW. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING ALL DIMENSIONAL, WEIGHT AND ELECTRICAL CHANGES.
2. UNIT SHALL BE UL OR ETL LISTED AND LABELED BY THE FINAL POINT OF MANUFACTURE. IF THE CONTRACTOR SUPPLIES A UNIT IN VIOLATION TO THIS, THEY WILL BE RESPONSIBLE TO HAVE EACH INDIVIDUAL UNIT FIELD INSPECTED AND LABELED BY UL AT NO COST TO THE OWNER.
3. PROVIDE G90 GALVANIZED STEEL AND THE UNIT EXTERIOR COATED TO EXCEED THE 2,500 HOUR SALT SPRAY TEST IN ACCORDANCE WITH ASTM B 117-95 PROCEDURES. IF THE MANUFACTURER'S COATING PROCESS DOES NOT MEET THIS REQUIREMENT, THE CONTRACTOR SHALL HAVE THE ENTIRE CABINET COATED WITH ADSIL.
4. PROVIDE DOUBLE WALL CONSTRUCTION WITH A MINIMUM OF 2" R-13 INSULATION.
5. PROVIDE STAINLESS STEEL HARDWARE AND TOOL-LESS HANDLES.
6. THE UNIT SHALL HAVE DIGITAL SCROLL COMPRESSORS WITH DUAL REFRIGERANT CIRCUITS.
7. PROVIDE SINGLE POINT POWER CONNECTION WITH PHASE AND BROWN OUT PROTECTION.
8. PROVIDE A FACTORY MOUNTED AND WIRED MOLDED CASE DISCONNECT SWITCH.
9. PROVIDE A FACTORY INSTALLED AND FIELD WIRED 115V, 15 AMP GFI OUTLET
10. PROVIDE A OUTSIDE AIR INTAKE / DAMPER - WITH A FACTORY MOUNTED AND WIRED TWO-POSITION ACTUATOR.
11. PROVIDE MOTOR OVERLOAD AND THERMAL PROTECTION.
12. PROVIDE A 2" FILTER RACK AND 30% PLEATED FILTERS.
13. PROVIDE A DOUBLE SLOPED AND PITCHED - 304 STAINLESS STEEL DRAIN PAN UNDER THE COOLING COIL.
14. PROVIDE A COOLING COIL WITH A MINIMUM OF 6-ROWS FOR DEHUMIDIFICATION.
15. PROVIDE MODULATING HOT GAS REHEAT COIL - FACTORY MOUNTED, PIPED AND TESTED.
16. PROVIDE AN ELECTRIC HEATING COIL, FUSES AND RESETTABLE HIGH TEMPERATURE LIMIT SWITCH
17. PROVIDE ECM FANS. FAN MUST BE INTERNALLY ISOLATION WITH 1" SPRING ISOLATION
18. PROVIDE MICROCHANNEL CONDENSER COILS WITH COATINGS RATED FOR 10,000 HR SALT SPRAY. COAT EVAPORATOR AND HOT GAS REHEAT COILS WITH COATINGS RATED FOR 10,000 HR SALT SPRAY.
19. PROVIDE A FACTORY FIVE YEAR COMPRESSOR PARTS WARRANTY.
20. PROVIDE A UNIT CONTROLLER CONTAINING LOGIC FOR COOLING, HEATING AND DEHUMIDIFICATION. CONTROLLER SHALL BE MOUNTED IN THE DESIGNATED AREA. CONTRACTOR SHALL COORDINATE FINAL CONTROLLER LOCATION W/ OWNER PRIOR FINAL INSTALLATION.
21. PROVIDE A GALVANIZED ROOF-CURB MINIMUM OF 24" HIGH. THE CONTRACTOR SHALL CHECK AND COORDINATE THE ROOF-CURB WITH THE ROOF PITCH TO ASSURE THE CURB IS INSTALLED LEVEL IN ACCORDANCE WITH THE MANUFACTURER'S REQUIREMENTS.
22. PROVIDE FACTORY ASSISTED START UP
23. PROVIDE SERVICE CLEARANCES PER MANUFACTURER'S RECOMMENDATIONS.
24. FOR PRICING, CONTACT BIDS@INTEGRATEDCOOLING.COM



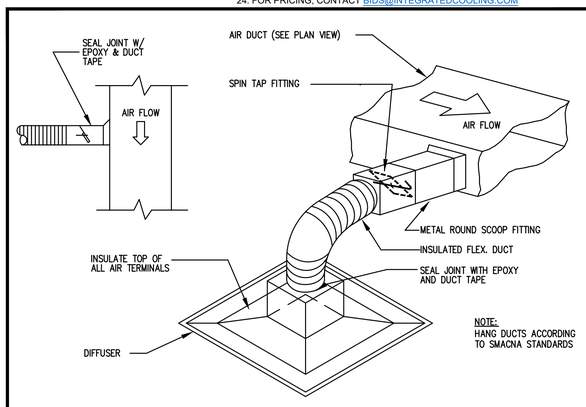
2 / M1-104 ELBOW TURNING VANE DETAIL

N.T.S.



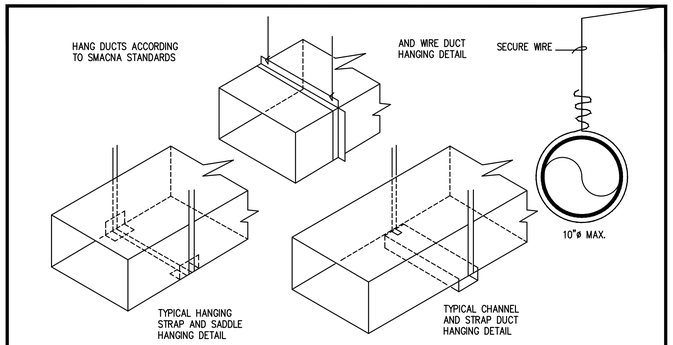
3 / M1-104 CEILING MOUNTING FAN DETAIL

N.T.S.



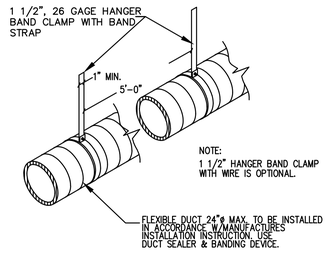
4 / M1-104 FLEXIBLE DUCT CONNECTION DETAIL

SCALE: N.T.S.



5 / M1-104 METHOD OF HANGING DUCTS DETAIL

N.T.S.



6 / M1-104 FLEXIBLE DUCT DETAIL

N.T.S.

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181
PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

GEORGE SANJUAN, P.E.
FLORIDA LICENSE #66150
This item has been electronically signed and sealed by George SanJuan on a date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN DELIVERABLE: **SCHEMATIC DESIGN**

ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**

DRAWN BY: JP, CD, NR

CHECKED BY: SB

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SHEET TITLE:

MECHANICAL SCHEDULES AND DETAILS PLAN

SHEET NUMBER:

M1-104

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

GENERAL ELECTRICAL NOTES

(GENERAL NOTES ARE PROVIDED AS A BASIC DESCRIPTION OF THE EXTENT AND QUALITY EXPECTED IN THIS PROJECT. IF A CONFLICT EXISTS BETWEEN THESE GENERAL NOTES AND THE REMAINDER OF THE CONTRACT DOCUMENTS THE SPECIFICATIONS, PLANS AND DETAILS WILL GOVERN.)

1. THE ENTIRE INSTALLATION SHALL BE IN ACCORDANCE WITH THE FOLLOWING CODES AND STANDARDS:
   FLORIDA STATE FIRE MARSHALL'S RULE 69A-3.012 FAC AND RULE CHAPTER 69A-60 FLORIDA ADMINISTRATIVE CODE (FAC) AND FLORIDA STATUTE SECTION 633.022.
   A. NFPA 70: NATIONAL ELECTRICAL CODE (2017 EDITION)
   B. NFPA 72: NATIONAL FIRE ALARM CODE (2016 EDITION)
   C. NFPA 99: HEALTH CARE FACILITIES (2018 EDITION)
   D. NFPA 101: LIFE SAFETY CODE (2018 EDITION)
   E. NFPA 110: STANDARD FOR EMERGENCY AND STANDBY POWER SYSTEMS (2016 EDITION)
   F. NFPA 780: STANDARD FOR THE INSTALLATION OF LIGHTNING PROTECTION SYSTEMS (2017 EDITION)
   IN ADDITION, THE INSTALLATION SHALL ALSO BE IN ACCORDANCE WITH THE FOLLOWING:
   G. FLORIDA BUILDING CODE 2020 7th EDITION (FBC)
   H. THE GUIDELINES FOR DESIGN AND CONSTRUCTION OF HEALTH CARE FACILITIES (FGI GUIDELINES, 2018 EDITION)
   I. FLORIDA FIRE PREVENTION CODE (2020 EDITION)
2. AS A MINIMUM, ALL EQUIPMENT SHALL MEET APPLICABLE STANDARDS, FOR THE TYPE OF EQUIPMENT AND INTENDED USE, OF THE FOLLOWING:
   A. AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI)
   B. ILLUMINATING ENGINEERS SOCIETY (IES)
   C. AMERICAN SOCIETY FOR TESTING AND MATERIALS (ASTM)
   D. NATIONAL ELECTRICAL MANUFACTURER'S ASSOCIATES.(NEMA)
   E. NOTE: THESE STANDARDS ARE SUBORDINATE TO CODES AND STANDARDS SET BY U.L. ALL ELECTRICAL EQUIPMENT, DEVICES, WIRE, ETC., SHALL BE LISTED, FOR INTENDED USE, WITH UNDERWRITER'S LABORATORIES INC. (U.L.), WHERE STANDARDS HAVE BEEN ESTABLISHED BY U.L.
3. CONTRACTOR TO PROVIDE ALL LABOR, MATERIALS AND SUPERVISION NECESSARY TO ACCOMPLISH THE WORK AS SHOWN AND/OR NOTED ON THE DRAWINGS.
4. THE CONTRACTOR SHALL VISIT THE JOB SITE AND VERIFY ALL CONDITIONS, LOCATIONS, DIMENSIONS AND COUNTS AS SHOWN OR NOTED ON THE DRAWINGS, PRIOR TO SUBMITTING BID.
5. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE ALL LABOR, MATERIALS AND SUPERVISION NECESSARY TO ACCOMPLISH THE WORK AS SHOWN AND/OR NOTED ON THE PLANS.
6. ELECTRICAL CONTRACTOR SHALL NOT SCALE DRAWINGS. CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS AND ELEVATIONS FOR EXACT LOCATIONS OF ALL EQUIPMENT UNLESS NOTED OTHERWISE.
7. IT SHALL BE UNDERSTOOD THAT ALL WORK PERFORMED SHALL BE DONE BY A LICENSED CONTRACTOR AND IN A FIRST-CLASS MANNER. SAID CONTRACTOR SHALL MEET ALL REQUIREMENTS SET FORTH BY ANY LOCAL ORDINANCE AND GOVERNING AUTHORITIES.
8. THE CONTRACTOR SHALL PROVIDE ALL REQUIRED INSURANCE FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF THE WORK.
9. CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND INSTALLATION FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE YEAR FROM DATE OF ACCEPTANCE, UNLESS INDICATED OR SPECIFIED OTHERWISE.
10. IT SHALL NOT BE THE INTENT OF THESE PLANS AND/OR SPECIFICATIONS TO SHOW EVERY MINOR DETAIL OF CONSTRUCTION. THE CONTRACTOR SHALL BE EXPECTED TO FURNISH AND INSTALL ALL ITEMS FOR A COMPLETE ELECTRICAL SYSTEM AND PROVIDE FOR ALL REQUIREMENTS NECESSARY FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER.
11. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING TO ORIGINAL CONDITIONS, ANY AND ALL DAMAGES TO BUILDING SURFACES, EQUIPMENT, ETC. CAUSED DURING THE PERFORMANCE OF WORK.
12. CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE OR DELAYS AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF THE INSTALLATION WHICH MAY HAVE BEEN DAMAGED THEREBY.
13. FOR ELECTRIC POWER SYSTEM, COORDINATE POWER SERVICE WITH POWER COMPANY;
   A. VERIFY LOCATION OF POWER SERVICE TERMINATION WITH POWER COMPANY, PRIOR TO SUBMITTING BID. CONTRACTOR TO VERIFY AVAILABLE SERVICE VOLTAGE AND PHASES WITH POWER COMPANY PRIOR TO BID AND PROVIDE BID ALLOWANCE FOR ALTERNATES.
   B. PROVIDE TEMPORARY ELECTRICAL SERVICE FOR USE BY ALL TRADES DURING CONSTRUCTION AND REMOVE SAME AT COMPLETION OF PROJECT.
14. CONTRACTOR SHALL KEEP ALL AREAS IN WHICH WORK IS BEING PERFORMED, FREE FROM DEBRIS AT ALL TIMES AND SAID AREAS SHALL BE LEFT BROOM CLEAN AT THE END OF EACH WORKING DAY.
15. CONTRACTOR SHALL PAY FOR ALL PERMITS, FEES, INSPECTIONS, AND TESTING COSTS.
16. COORDINATE ALL ELECTRICAL SITE WORK WITH ALL OTHER TRADES CONTRACTORS.
17. IT SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR FOR THE ADVANCE ORDERING OF LONG LEAD ITEMS, AS TO NOT INTERFERE WITH THE PRODUCTION OF OTHER TRADES RESULTING IN ANY DOWN OR LAG TIME. THE CONTRACTOR SHALL NOT ORDER ANY ITEMS UNTIL APPROVED SHOP DRAWINGS ARE RETURNED.
18. ELECTRICAL CONTRACTOR SHALL SUBMIT EQUIPMENT LAYOUT DIGITAL SHOP DRAWINGS OF ALL ELECTRICAL SPACES, ROOMS, ETC., TO ENGINEER FOR APPROVAL PRIOR TO ORDERING EQUIPMENT OR INSTALLING CONDUITS, ETC. LAYOUT SHALL CONSIST OF PLAN VIEWS (SCALED AS REQUIRED) AND ELEVATIONS (DIMENSIONED) FOR EACH SUCH SPACE, ROOM, ETC.
19. CONTRACTOR SHALL SUBMIT AT ONE TIME, DIGITAL SHOP DRAWINGS/SUBMITTALS, INDEXED WITH ALL PRODUCTS, MATERIALS, LIGHTING FIXTURES, LAMPS, WIRING DEVICES, SWITCHGEAR, ETC. CLEARLY HIGHLIGHTING ALL EQUIPMENT QUANTITIES AND DETAILS. ALL EQUIPMENT SHALL BE AS SPECIFIED ON PLANS; THE RESPONSIBILITY TO ACCEPT OR REJECT ANY PROPOSED SUBSTITUTION REMAINS WITH THE PROJECT ENGINEER. THE CONTRACTOR MAY USE ANY ARTICLE, DEVICE, PRODUCT, OR MATERIAL WHICH IN THE JUDGMENT OF THE ENGINEER EXPRESSED IN WRITING ARE EQUAL TO THAT SPECIFIED.
20. ALL CONDUCTORS SHALL BE COPPER, TYPE THHN/THWN EXCEPT WHERE OTHERWISE REQUIRED BY U.L. OR CODES. MINIMUM WIRE SIZE SHALL BE #12 AWG, EXCLUDING CONTROL WIRING. ALUMINUM CONDUCTORS ARE NOT PERMITTED.
21. ALL CONDUCTORS SHALL BE IN CONDUITS. ALL CONDUITS SHALL BE GALVANIZED RIGID STEEL (GRS) EXCEPT THAT: (a) PVC CONDUITS MAY BE USED UNDERGROUND PROVIDED ELBOWS AND RISERS ARE GALVANIZED RIGID STEEL OR SCHEDULE 80 PVC, WHERE SUBJECT TO PHYSICAL DAMAGE (b) ELECTRICAL METALLIC TUBING (EMT) MAY BE USED IN OR ON WALLS OR CEILINGS WHERE NOT SUBJECT TO MECHANICAL DAMAGE, DAMP OR CORROSIVE CONDITIONS, (c) LIQUID TIGHT FLEXIBLE CONDUIT WHERE REQUIRED, (d) FLEXIBLE METALLIC CONDUIT WHERE REQUIRED IN DRY LOCATIONS ONLY, (e) MC CABLE WITH DEDICATED GREEN GROUNDING CONDUCTOR WHERE PERMITTED. ALL CONDUITS IN HAZARDOUS AREAS (PER NEC) SHALL MEET THE REQUIREMENTS OF NEC CHAPTER 5.
22. FOR UNDERGROUND ELECTRICAL CONDUITS, PROVIDE PULL BOXES, SUCH THAT NO SINGLE CONDUIT RUN HAS BENDS IN EXCESS OF 360. PULL BOXES SHALL BE SUITABLE AND APPROVED FOR THE INTENDED USE. WARNING TAPE WHICH SAYS "WARNING BURIED ELECTRIC" SHALL BE PLACED IN TRENCHES ABOVE ALL UNDERGROUND ELECTRIC CONDUITS. WHERE CONDUITS PASS UNDERNEATH PAVED AREAS, THE CONDUITS SHALL BE PVC. WHERE UNDERGROUND CONDUITS ARE NOT EXPOSED TO MECHANICAL DAMAGE OR ARE NOT UNDER PAVED AREAS, THE CONDUITS SHALL BE SCHEDULE 40 PVC.
23. ALL CONDUIT RUNS ARE SHOWN DIAGRAMMATIC. EXACT ROUTING SHALL BE DETERMINED IN THE FIELD, UNLESS OTHERWISE NOTED.
24. WIREWAYS SHALL BE SIZED AS REQUIRED, PER NEC, UNLESS OTHERWISE NOTED (UON).
25. WHERE CORE DRILLING OF FLOOR/WALLS IS REQUIRED, CONTRACTOR SHALL SEAL OPENINGS WATERTIGHT AFTER UTILITIES HAVE BEEN INSTALLED. LOCATION OF CORED HOLES SHALL COORDINATE WITH LOCATION OF EQUIPMENT IN A MANNER TO BE CLEAN AND FUNCTIONAL. THE CONTRACTOR SHALL INSTALL ONLY ONE CONDUIT PER HOLE AND SEAL THE OPENING AROUND THE CONDUIT AS SPECIFIED.
26. PROVIDE FIRE RETARDANT U.L. APPROVED SEALANT ON ALL PENETRATIONS OF FIRE RATED PARTITIONS, WALLS AND STRUCTURAL SLABS. CONTRACTOR TO VERIFY, PRIOR TO SUBMITTING BID, LOCATIONS OF ALL SUCH FIRE RATED PARTITIONS, WALL AND STRUCTURAL SLABS.
27. UNLESS NOTED AS EXISTING, ALL EQUIPMENT, WIRING, DEVICES, ETC. SHALL BE NEW.
28. ALL CIRCUIT BREAKERS SHALL BE INVERSE TIME TYPE (THERMAL MAGNETIC OR SOLID STATE AS REQUIRED BY SPECIFICATION). TWO AND THREE POLE CIRCUIT BREAKERS SHALL BE COMMON TRIP. NO TIE HANDLES PERMITTED.
29. ALL FUSES SHALL BE CURRENT LIMITING, PER U.L., RATED 600V., UON.
   A. NON-TIME DELAY FUSES IN MAIN SWITCHES AND SWITCHES FEEDING PANELS.
   B. TIME DELAY FUSES FOR MOTOR AND A/C CIRCUITS.
30. ALL DISCONNECT SWITCHES SHALL BE SIZED BY NEC REQUIREMENTS TO ACCOMMODATE EQUIPMENT SERVED, INCLUDING REQUIRED FUSES U.O.N. SWITCHES SHALL BE HORSEPOWER RATED FOR MAX. HORSEPOWER, HEAVY DUTY TYPE.
31. CONTRACTOR SHALL VERIFY CIRCUIT PROTECTIVE DEVICE RATING FOR EQUIPMENT PRIOR TO INSTALLATION.
32. FURNISH AND INSTALL DISCONNECT SWITCHES AND WIRING FOR AIR CONDITIONING SYSTEM AS PER MANUFACTURER RECOMMENDATIONS. CONTROLS ARE TO BE SUPPLIED BY AIR CONDITIONING CONTRACTOR AND CONNECTED. PROVIDE ALL CONTROL WIRING FOR, OF SENSORING AND CONTROL UNITS, COORDINATE WITH A/C CONTRACTOR FOR WIRING DIAGRAMS AND EXACT MOUNTING LOCATIONS.
33. ALL ELECTRICAL EQUIPMENT SHALL BE RAINTIGHT WHERE EXPOSED TO THE WEATHER. ALL FLEX CONDUITS CONNECTED TO SUCH EQUIPMENT SHALL BE LIQUID TIGHT.
34. EQUIPMENT SHALL BE OF MATERIALS SUITABLE FOR AND NEMA RATED FOR THE ENVIRONMENT IN WHICH THEY ARE TO BE INSTALLED.
35. ALL CONNECTIONS TO GROUND RODS SHALL BE MADE WITH U.L. APPROVED WELDED CONNECTIONS, UNLESS NOTED OTHERWISE. THE CONTRACTOR SHALL FORM A GROUNDING ELECTRODE SYSTEM AS PER NEC 250-50.
36. OUTLET IN DRY LOCATIONS BOXES SHALL BE PRESSED STEEL. IN WET OR DAMP LOCATIONS SHALL BE CAST ALLOY WEATHER-RESISTANT OUTLET WITH THREADED HUBS AND IN OTHER CLASSIFIED AREAS IT SHALL BE IN A SPECIAL ENCLOSURE. PROPER PLASTER RINGS SHALL BE USED WITH OUTLET BOXES. PROPER COORDINATION BETWEEN ELECTRICAL SUBCONTRACTOR AND GENERAL CONTRACTOR FOR PLASTER RING INITIATION WILL BE REQUIRED. NO "COOP" RINGS SHALL BE ALLOWED. ALL OUTLET BOXES SHALL BE SECURELY FASTENED.
37. WHEN ELECTRICAL BOXES ARE LOCATED IN VERTICAL FIRE RESISTIVE ASSEMBLIES, (CLASSIFIED AS FIRE/SMOKE AND SMOKE PARTITIONS), THEY SHALL BE INSTALLED WITHOUT AFFECTING THE FIRE CLASSIFICATION. ALL OF THE FOLLOWING CONDITIONS SHALL BE MET:
   A. ALL ELECTRICAL BOXES SHALL BE METALLIC.
   B. BOX OPENING SHALL OCCUR ONLY ON ONE SIDE OF FRAMING SPACE.
   C. BOX OPENING SHALL NOT EXCEED 10322.56 SQUARE MM (16SQUARE INCHES).
   D. ALL CLEARANCES BETWEEN OUTLET BOX AND GYPSUM BOARD SHALL BE COMPLETELY FILLED WITH JOINT COMPOUND (OR OTHER APPROVED MATERIAL).
   E. PROVIDE A WALL AROUND OUTLETS LARGER THAT 10322.56 SQUARE MM (16 SQUARE INCHES). THE INTEGRITY OF THE WALL RATING SHALL BE MAINTAINED.
   F. THE TOTAL AGGREGATE SURFACE AREA OF THE BOXES SHALL NOT EXCEED 64516 SQUARE MM (100 SQUARE INCHES) PER 9.29 SQUARE METERS (100 SQUARE FEET).
   G. OUTLET BOXES LOCATED ON OPPOSITE SIDES OF FIRE RESISTIVE ASSEMBLIES SHALL BE SEPARATED BY A MINIMUM HORIZONTAL DISTANCE OF 609.6MM (24 INCHES).
   H. OUTLET BOXES SHALL BE SECURELY FASTENED TO WALL FRAMING MEMBERS.
   I. THE OPENING IN THE GYPSUM BOARD FACING SHALL BE CUT NOT TO EXCEED 3.175MM (1/8 INCH) BETWEEN THE EDGES OF THE OUTLET BOX AND THE EDGES OF THE OPENING.
38. SMOKE DETECTORS SHALL BE PROVIDED NO CLOSER THAN 36" FROM SUPPLY AIR DIFFUSERS.
39. CONTRACTOR SHALL PROVIDE A TYPE WRITTEN DIRECTORY OF EACH PANELBOARD. HAND WRITTEN DIRECTORY IS NOT ACCEPTABLE; EXCEPT SPARE AND SPACED SHALL BE HANDWRITTEN IN PENCIL.
40. PROVIDE A 4" STEEL REINFORCED CONCRETE HOUSEKEEPING PAD UNDER ALL FLOOR MOUNTED ELECTRICAL EQUIPMENT.
41. A. WORKING CLEARANCES FOR ELECTRICAL EQUIPMENT SHALL BE IN COMPLIANCE WITH NEC 110.26
   B. THE EXCLUSIVELY DEDICATED SPACE EXTENDING FROM FLOOR TO STRUCTURAL CEILING WITH A WIDTH AND DEPTH OF THE PANELBOARD OR SWITCHBOARD MUST BE CLEAR OF ALL PIPING, DUCTS, EQUIPMENT FOREIGN TO THE ELECTRICAL EQUIPMENT OR ARCHITECTURAL APPURTENANCES IN ACCORDANCE WITH NEC 408.
42. METER CANS, HUBS, & LUGS FOR SAME ARE TO BE FURNISHED & INSTALLED BY CONTRACTOR. CONTRACTOR TO VERIFY SPECIFIC TYPE OF METER CAN TO BE USED WITH F.P.L. PRIOR TO BID.
43. A. PROVIDE A PERMANENT SIGN ON THE MAIN ELECTRICAL ROOM DOOR TO THE BLDG. STATING THAT THE SERVICE DISCONNECTS ARE LOCATED INSIDE.
   B. SIGNS SHALL BE PLACED AT THE MAIN DISCONNECT EQUIPMENT INDICATING TYPE AND LOCATION OF ON-SITE EMERGENCY POWER SOURCES.
44. THE EQUIPMENT GROUNDING TERMINAL BARS OF THE NORMAL AND EMERGENCY ELECTRICAL SYSTEM PANELBOARDS SERVING THE SAME BUILDING SHALL BE BONDED TOGETHER WITH AN INSULATED, CONTINUOUS, COPPER CONDUCTOR NOT SMALLER THAN NUMBER 6.
45. THE ELECTRICAL CONTRACTOR SHALL FURNISH A COMPLETE SET OF AS-BUILT DRAWINGS, SHOWING ALL CHANGES AND DEVIATIONS TO THE ARCHITECT/ENGINEER PRIOR TO COMPLETION OF THE PROJECT.
46. ARCHITECTURAL AND/OR ENGINEERING EXPENSES THAT ARE INCURRED DUE TO REVISIONS OR SUBSTITUTIONS REQUESTED BY THE CONTRACTOR SHALL BE PAID FOR BY THAT CONTRACTOR.
47. FOR TELEPHONE SYSTEMS:
   A. PROVIDE GROUNDING FOR ALL TELEPHONE OUTLETS AND EQUIPMENT PER REQUIREMENTS OF THE TELEPHONE COMPANY.
   B. COORDINATE INSTALLATION OF ALL TELEPHONE OUTLETS, RACEWAYS, ENCLOSURES AND BACKBOARDS WITH TELE. CO.
   C. VERIFY LOCATION IN TELEPHONE SERVICE WITH TELEPHONE COMPANY. PROVIDE SERVICE CONDUIT TO BLDG. FROM SERVICE POINT PER TELCO. INSTRUCTIONS, INCLUDE ALL ASSOCIATED COSTS IN BID.
   D. MARK TERMINATIONS OF TELEPHONE CONDUIT AS DIRECTED BY THE TELEPHONE COMPANY.
   E. VERIFY LOCATION OF TELEPHONE SERVICE WITH TELEPHONE COMPANY PRIOR TO SUBMITTING BID, INCLUDE ALL ASSOCIATED COSTS IN BID.
   F. USE EXTERIOR GRADE 3/4" PLYWOOD BACKBOARDS FOR MOUNTING TELEPHONE EQUIPMENT AND TERMINAL STRIPS. PAINT BOARD ON ALL SIDES AND EDGES WITH TWO COATS OF FLAT BLACK FIRE RETARDANT PAINT.
48. INDUSTRIAL CONTROL TYPE TRANSFORMERS SHALL BE PROVIDED WITH FINGERSAFE COVERS AND PRIMARY FUSE PROTECTION AS REQUIRED PER NEC 450-3. MOUNT TRANSFORMERS ON 4"X4" JUNCTION BOX ABOVE ACCESSIBLE CEILINGS OR ELECTRICAL ROOMS.
49. DWELLING UNITS: ALL 120-VOLT SINGLE-PHASE, 15&20A. BRANCH CIRCUITS SUPPLYING OUTLETS OR DEVICES INSTALLED IN DWELLING UNIT KITCHENS, FAMILY ROOMS, DINING ROOMS, LIVING ROOMS, PARLORS, LIBRARIES, DENS, BEDROOMS, SUNROOMS, RECREATION ROOMS, CLOSETS, HALLWAYS, LAUNDRY AREAS, OR SIMILAR ROOMS OR AREAS SHALL BE PROTECTED BY ARC-FAULT TECHNOLOGY IN ACCORDANCE WITH NEC 210.12(A) 1-6.
50. PROVIDE U.L. LISTED COMPOUND APPLIED TO BACK OF "BACK TO BACK" BOXES IN RATED WALLS WHERE THE BOXES ARE LESS THAN 609.6MM (24 INCHES) APART MEASURED HORIZONTALLY.
51. CONTRACTOR SHALL PROVIDE TYPED, UPDATED PANEL DIRECTORIES ON ALL PANELS THAT ARE AFFECTED AT THE COMPLETION OF THE JOB.
52. FOR RECEPTACLES IN DAMP AND WET LOCATIONS THE CONTRACTOR SHALL PROVIDE ALL 125V. AND 250V., 15A. AND 20A. RECEPTACLES THAT ARE LISTED AS WEATHER RESISTANT TYPE TO COMPLY WITH NEC ARTICLE 406.8.
53. SERVICE EQUIPMENT IN OTHER THAN DWELLING UNITS SHALL BE LEGIBLY MARKED IN THE FIELD WITH THE MAXIMUM AVAILABLE FAULT CURRENT. THE FIELD MARKING(S) SHALL INCLUDE THE DATE THE FAULT CURRENT CALCULATION WAS PERFORMED AND BE OF SUFFICIENT DURABILITY TO WITHSTAND THE ENVIRONMENT INVOLVED. COMPLY FULLY WITH NEC 110.16.
54. VOLTAGE DROP
   1. CONDUCTORS FOR ALL FEEDERS SHALL BE INCREASED FROM SIZES INDICATED ON DRAWINGS TO PREVENT VOLTAGE DROP EXCEEDING 2%.
   2. CONDUCTORS FOR ALL BRANCH CIRCUITS SHALL BE INCREASED FROM SIZES INDICATED ON DRAWINGS TO PREVENT VOLTAGE DROP EXCEEDING 3%. FROM THE FURTHEST DEVICE.
   3. DETERMINING CONDUCTOR SIZES SHALL BE BASED ON 80% OF THE BREAKER RATING.
   4. FOR DETERMINATION OF WIRE SIZE FOR BID PURPOSES:
      * INCREASE WIRE BY 1 WIRE SIZE FOR RUNS 60 FT. TO 100 FT.
      * INCREASE WIRE BY 2 WIRE SIZES FOR RUNS 100 FT. TO 150 FT.
      * INCREASE WIRE BY 3 WIRE SIZES FOR RUNS FROM 150 FT. TO 230 FT.

GENERAL LIGHTING NOTES:

1. CONTRACTOR SHALL COMPLY WITH 2020 FBC SECTION R404.1. MINIMUM OF 90% OF THE PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL BE HIGH-EFFICIENCY LAMPS. MIN. 65L/W..
2. REFER TO ARCHITECTURAL REFLECTED CEILING PLAN FOR EXACT LOCATION OF LIGHT FIXTURES.
3. COORDINATE TYPE OF CEILING FOR EACH FIXTURE WITH ARCHITECTURAL REFLECTED CEILING PLANS AND PROVIDE FIXTURE TRIM AS REQUIRED.
4. ALL LED DOWNLIGHTS SHALL USE LAMPS WITH 3500K TEMPERATURE, MINIMUM 30,000 HOUR LIFE, FOR LAMPS AND DRIVERS.
5. PROVIDE APPROVED FIRE RATED ENCLOSURES FOR ALL LIGHT FIXTURES LOCATED IN FIRE RATED CEILINGS.
6. FIXTURES IN AREAS WITHOUT CEILINGS, OR IN MECHANICAL AND ELECTRICAL ROOMS SHALL BE MOUNTED WITH 1 1/2"X1 1/2"KINDORF CHANNEL SUPPORT SUSPENDED FROM ROOF STRUCTURE WITH THREAD RODS. FIXTURES SHALL BE MOUNTED 10'-0" A.F.F.
7. ALL ACRYLIC LENSED FIXTURES SHALL HAVE A LENS THICKNESS OF .125 INCHES MINIMUM.
8. HALF SHADED FIXTURES DENOTE EMERGENCY FIXTURES EITHER WITH 1100 LUMEN EMERGENCY BATTERY PACK OR ON LIFE SAFETY CIRCUIT.
9. LIGHTING FIXTURE SCHEDULE IS PREDICTED ON PERFORMANCE AND IS DESIGNED TO MEET CERTAIN AESTHETIC CRITERIA. ALL ALTERNATIVE SELECTIONS MUST BE SUBMITTED FOR PRIOR APPROVAL TEN (10) DAYS PRIOR TO BID DATE.
10. ALL BALLASTS SHALL HAVE MINIMUM POWER FACTOR OF 0.90. ALL BALLASTS FOR METAL HALIDE AND HIGH PRESSURE SODIUM FIXTURES SHALL BE CONSTANT WATTAGE TYPE WITH +/-5% LAMP WATTS FOR +/-10% NOMINAL LINE VOLTAGE VARIATION.
11. PROVIDE LAMPS WITH FIXTURES, VERIFY LAMP TYPE WITH MANUFACTURER.
12. FLUORESCENT LUMINAIRES THAT UTILIZE DOUBLE-ENDED LAMPS AND CONTAIN BALLAST(S) OR MULTIWIRE BALASTED LUMINAIRES SHALL CONTAIN AN INTEGRATED INTERNAL DISCONNECT AND TO BE COMPLIED WITH NEC 410.130(G).
13. ALL OPENINGS FOR LIGHT FIXTURES IN CEILINGS SHALL BE PROTECTED IN A MANNER (PER ALL GOVERNING CODES) THAT WILL PROVIDE THE SAME RATING AS THE CEILING. (THIS APPLIES TO ALL FIRE RATED CEILINGS).
14. FOR EMERGENCY EXIT SIGNS AND EMERGENCY BATTERY PACKS MAKE CONNECTION TO THE GENERAL LIGHTING CIRCUIT IN THE IMMEDIATE AREA; AHEAD OF ALL SWITCHES AND CONTROLS.
15. PROVIDE A FUSE HOLDER AND FUSE (BUSSMAN HEB AND FNQ OR EQUAL), IN THE PRIMARY SIDE OF EACH UNGROUNDED CONDUCTOR FOR ALL BALLASTS AT THE HAND HOLE OF EACH EXTERIOR POLE MOUNTED LIGHTING FIXTURE OR J-BOX FOR WALL OR GROUND MOUNTED FIXTURE.
16. PROVIDE WIND LOAD RATED LIGHT POLES WITH 170 MPH MINIMUM WIND SPEED (ASCE 7), EXPOSURE C WITH IMPORTANCE FACTOR OF 1.0, AND PROVIDE PHOTOMETRICS WITH ALL FIXTURE SUBMITTALS. CONTRACTOR TO VERIFY VOLTAGES OF ALL LIGHT FIXTURES PRIOR TO BIDDING.
17. PHOTOMETRICS ARE BASED ON MANUFACTURER'S INFORMATION AND CATALOG NUMBERS. ALTERNATIVE MANUFACTURERS MUST PROVIDE THE IESNA FORMAT ELECTRONIC FILES OF THE INDEPENDENT TEST LAB REPORTS FOR THE PROPOSED FIXTURES TO WORKING DAYS PRIOR TO BID. (SPECIFIER) WILL CONFIRM THAT THE PHOTOMETRIC CRITERIA HAS BEEN MET, AND IF ALTERNATE IS APPROVED, WILL ISSUE AN ADDENDUM. MANUFACTURERS NOT LISTED ON THE PLANS OR IN AN ADDENDUM WILL NOT BE ACCEPTED.
18. TO CONFIRM THAT THE SPECIFIED PHOTOMETRIC CRITERIA HAS BEEN MET, PHOTOMETRIC DRAWINGS FOR THE PROPOSED ALTERNATE MUST BE SUBMITTED TO (SPECIFIER) FOR EVALUATION NO LESS THAT 10 DAYS PRIOR TO BID. ANY ACCEPTABLE ALTERNATE MUST BE APPROVED IN WRITING PRIOR TO BID DATE.
19. CONTRACTOR MUST BID PROJECT USING SPECIFIED LIGHTING FIXTURES AS BASE BID (NO EXCEPTIONS). IF ALTERNATE FIXTURES ARE PROPOSED, THEY MUST BE BID AS AN ALTERNATE BID MUST INCLUDE:
   A) TOTAL DOLLAR CREDIT TO OWNER IF ALTERNATE IS ACCEPTED.
   B) LINE ITEM CREDIT FOR EACH ALTERNATE FIXTURE PROPOSED.
   C) CATALOG SUBMITTAL DATA FOR EACH ALTERNATE FIXTURE PROPOSED.
20. IF THERE IS A DISCREPANCY BETWEEN A FIXTURE DESCRIPTION AND GENERAL NOTES, AND THE CATALOG NUMBER LISTED, THE FIXTURE DESCRIPTION AND GENERAL NOTES SHALL GOVERN.
21. COORDINATE FIXTURE TYPES WITH ARCHITECTURAL DRAWINGS.
22. INTERNALLY ILLUMINATED EXIT SIGNS SHALL NOT EXCEED 5 WATTS PER SIDE.
23. RECESSED LUMINAIRES INSTALLED IN THE BUILDING THERMAL ENVELOPE SHALL BE SEALED TO LIMIT AIR LEAKAGE BETWEEN CONDITIONED AND UNCONDITIONED SPACES. ALL RECESSED LUMINAIRES SHALL BE IC-RATED AND LABELED AS MEETING ASTM E 283 WHEN TESTED AT 75 Pa PRESSURE DIFFERENTIAL WITH NO MORE THAN 2.0 CFM OF AIR MOVEMENT FROM THE CONDITIONED SPACE TO THE CEILING CAVITY. ALL RECESSED LUMINAIRES SHALL BE SEALED WITH A GASKET OR CAULK BETWEEN THE HOUSING AND THE INTERIOR WALL OR CEILING COVERING.
24. ALL EXTERIOR PARKING LIGHTING SHALL MEET IES ILLUMINATION STANDARDS AND LOCAL CODE REQUIRED FOOTCANDLE LEVELS. ILLUMINATION LEVELS SHALL BE MEASURED WITH A FOOTCANDLE METER AT COMPLETION OF THE PROJECT BY A REGISTERED PROFESSIONAL ENGINEER AND SAID ENGINEER SHALL ISSUE A LETTER ATTESTING TO COMPLIANCE WITH ALL CODE REQUIREMENTS.
25. THE CONTRACTOR SHALL SUBMIT PHOTOMETRICS FOR MEANS OF EGRESS ILLUMINATION MEETING REQUIREMENTS OF FBC 1008.1. 1FC UNDER NORMAL POWER; UNDER EMERGENCY POWER, 1FC AVERAGE, AND 0.1FC MINIMUM.
26. ALL LUMINAIRES INSTALLED IN WET LOCATIONS SHALL BE MARKED "SUITABLE FOR WET LOCATIONS". ALL LUMINAIRES INSTALLED IN DAMP LOCATIONS SHALL BE MARKED "SUITABLE FOR WET LOCATIONS" OR "SUITABLE FOR DAMP LOCATIONS" IN COMPLIANCE WITH N.E.C. 410.4A.

ELECTRICAL SYMBOL LEGEND

SYMBOL	DESCRIPTION
	LIGHTING (REFER TO LIGHTING FIXTURE SCHEDULE)
A	LIGHT FIXTURE DESIGNATION.
	LIGHTING FIXTURE, SURFACE MOUNTED
	LIGHTING FIXTURE (HID, FLUORESCENT OR INCANDESCENT), RECESSED MTD.
	LIGHTING FIXTURE, WALL MOUNTED
	EXIT LIGHT FIXTURE. DIRECTION ARROWS AS SHOWN
	WALL MOUNTED EXIT LIGHT FIXTURE (SHADED QUADRANT INDICATES FACE(S) OF FIXTURE)
	2 X 2 FLUORESCENT LIGHT FIXTURE
	2 X 4 FLUORESCENT LIGHT FIXTURE
	DIAGONAL SHADING DENOTES LIGHT FIXTURE CONNECTED TO EMERGENCY BRANCH CIRCUIT OR, W/EMERG. 90 MIN. BATTERY PACK.
	1 X 4 FLUORESCENT LIGHT FIXTURE
	DIAGONAL SHADING DENOTES LIGHT FIXTURE CONNECTED TO EMERGENCY BRANCH CIRCUIT OR, W/EMERG. 90 MIN. BATTERY PACK.
	FLUORESCENT WALL MOUNTED FIXTURE WITH WALL OUTLET BOX
	FLUORESCENT STRIP FIXTURE
	DIAGONAL SHADING DENOTES LIGHT FIXTURE CONNECTED TO EMERGENCY BRANCH CIRCUIT OR, W/EMERG. 90 MIN. BATTERY PACK.
	EXTERIOR LIGHT FIXTURE WITH ARMS AS SHOWN ON DRAWINGS
	EMERGENCY BATTERY WALL PACK WITH TWIN HEADS
S_3	TOGGLE SWITCH 120/277V. 20 AMP.,(M.H. = 48" A.F.F.)
S_3	TOGGLE SWITCH 120/277V. 20 AMP. ,(M.H. = 48" A.F.F.) , 3-WAY
S_4	TOGGLE SWITCH 120/277V. 20 AMP., (M.H. = 48" A.F.F.), 4-WAY
S_B	LIGHTING CONTROL BY-PASS SWITCH, (MAX. 2 HOUR OVER-RIDE).
S_K	TOGGLE SWITCH 120/277V. 20 AMP. KEYSWITCH, (M.H. = 48" A.F.F.)
S_F	FAN SWITCH 120/277V. 20 AMP, (HORSEPOWER RATED)
S_T	30-MINUTE ROTATABLE TIMER SWITCH (M.H. = 48" A.F.F.)
S_P	TOGGLE SWITCH 120/277V. 20 AMP., WITH PILOT LIGHT, (M.H.=48"A.F.F.)
S_{EX}	TOGGLE SWITCH 120/277V. 20 AMP. EXPLOSION-PROOF, (M.H.=48"A.F.F.)
S_S	SPEED SWITCH 120/277V. 20 AMP. U.O.N. ,(M.H. = 48" A.F.F.)
S_W	SINGLE PHASE MANUAL MOTOR STARTER, (M.H.=48" A.F.F.)
S_D	DIMMER SWITCH 120/277V. 20 AMP., (M.H.=48" A.F.F.) (1500 WATTS UNLESS OTHERWISE INDICATED)
S_{3D}	THREE-WAY DIMMER SWITCH (48" A.F.F.)
S_a	SINGLE POLE SWITCH (48" A.F.F.) (SUBSCRIPT INDICATES ITEM CONTROLLED)
P	PANIC SWITCH, MUSHROOM TYPE, (M.H.=48" A.F.F.)
$\Psi_{a,b}$	WALL MOUNTED - OCCUPANCY SENSOR SWITCH,(M.H.=48"A.F.F.)MFGR./MODEL# SENSOR SWITCH/#WSD-PDT
	(a, b) OR (2) INDICATES TWO POLE SWITCH - WSD-PDT-2P
	LV INDICATES LOW VOLTAGE - WSD-PDT-LV
OS	CEILING MOUNTED

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Exhibit "A"

PANEL "A" SCHEDULE

LOCATION: SEE FLOOR PLAN ■ EXISTING ☐ NEW

SPEC: SQUARE D, ITE , G.E. ■ COPPER BUS ☐ ALUMINUM BUS

CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	POLE/ TRIP	COND.	GRD.	WIRE	LOAD DESCRIPTION	CKT.
1	LIGHTING FRON OFFICE		EX	EX	EX	20	0.2 | 0.4		20	EX	EX	EX	BATHROOMS HIT HATS	2
3	LIGHTING FRONT HALL		EX	EX	EX	20		0.5 | 0.4	20	EX	EX	EX	NORTH EAST LIGHTS	4
5	EXTERIOR LIGHT		EX	EX	EX	20	0.6 | 0.2		20	EX	EX	EX	TRACK LIGHTS	6
7	STORAGE ROOM		EX	EX	EX	20		0.5 | 0.2	20	EX	EX	EX	TRACK LIGHTS	8
9	STORAGE ROOM		EX	EX	EX	20	0.5 | 1.0		20	EX	EX	EX	NORTH LIGHT	10
11	NORTH LIGHT		EX	EX	EX	20		1.0 | 1.0	20	EX	EX	EX	J-BOXES	12
13	SOUTH LIGHT		EX	EX	EX	20	1.0 | 0.4		20	EX	EX	EX	FIRE ALARM CONTROL PANEL	14
15	SOUTH LIGHT		EX	EX	EX	20		1.0 | 0.2	20	EX	EX	EX	EXIT SIGNS	16
17	NORTH LIGHT		EX	EX	EX	20	1.0 | 1.0		20	EX	EX	EX	J-BOXES	18
19	SOUTH FANS		EX	EX	EX	20		0.4 | 0.6	20	EX	EX	EX	EXTERIOR LIGHT	20
21	KITCHEN LIGHTS		EX	EX	EX	20	0.4 | 0.8		20	EX	EX	EX	WATER COOLER	22
23	GENERAL PROP. RECEPTS.		EX	EX	EX	20		1.2 | 0.2	20	EX	EX	EX	TIME CLOCK	24
25	SODA MACHINE		EX	EX	EX	20	1.0 | 0.2		20	EX	EX	EX	TIME CLOCK	26
27	SODA MACHINE		EX	EX	EX	20		1.0 | 0.2	20	EX	EX	EX	TIME CLOCK	28
29	A/C-1		EX	EX	EX	40	3.6 | 4.8		60	EX	EX	EX	A/C-4	30
31								3.6 | 4.8						32
33	A/C-2		EX	EX	EX	60	4.6 | 4.8		60	EX	EX	EX	A/C-5	34
35								4.7 | 4.8						36
37	A/C-3		EX	EX	EX	40	3.5 | 0.2		20	EX	EX	EX	KITCHEN LIGHTS	38
39								3.6 | 0.4	20	EX	EX	EX	(S) WALL LIGHTS (OUTSIDE)	40
41	SPACE		–	–	–	–	– | 0.4		20	EX	EX	EX	(S) PACK LIGHTS (OUTSIDE)	42
						SUBTOTAL	30.6	30.3						

ALL FEEDER CALCULATIONS ARE BASED ON:THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY

TOTAL KVA IS 60.9 KVA
TOTAL AMPERES IS 254 AMPS
ESTIMATED DEMAND LOAD= XXX AMPS

CIRCUIT TYPE : (M) ARC FAULT (N) TIME SWITCH CONTROL (S) SHUNT TRIP (F) GROUND FAULT (X) DEDICATED (G) ISOLATED GRD.

RATED VOLTAGE= 120/240 VOLTS	1 PHASE	3 WIRE	■ EQPT. GRD. ☐ ISOL. GRD.
FEEDER SIZE IS:	■ CABLE = EXISTING		☐ BUSWAY
MOUNTING:	■ SURFACE	☐ FLUSH	☐ FREE STANDING ☐ KEYED DOOR
NEUTRAL BUS IS:	☐ HALF SIZE	■ FULL SIZE	☐ K RATED (1.5) ☐ K RATED (2.0)
ENCLOSURE :	■ NEMA 1	☐ NEMA 3R	☐ NEMA 4X CLASS( ) DIV ( )
PANEL TYPE :	☐ FUSED	■ CB PLUG IN	☐ CB BOLT IN

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES.

NOTE:

MAINS:	■ M.L.O.	☐ BREAKER :	POLE — TRIP — TYPE
BRANCH POLES: 42		BRANCH BREAKERS=	22 KAIC
BUS RATING: 400A		BRACING =	22 KAIC
GROUND BAR:	■ EQUIPMENT	☐ ISOLATED	☐ BOTH
FEED LOCATION:	■ TOP	☐ BOTTOM	☐ FEED THRU
FED FROM:	■ NORMAL	☐ EMERGENCY	☐ UNINTERRUPTABLE

PANEL "K" SCHEDULE

LOCATION: SEE FLOOR PLAN ■ EXISTING ☐ NEW

SPEC: SQUARE D, ITE , G.E. ■ COPPER BUS ☐ ALUMINUM BUS

CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	POLE/ TRIP	COND.	GRD.	WIRE	LOAD DESCRIPTION	CKT.
1	COOLER		EX	EX	EX	20	1.2 | 0.3		20	EX	EX	EX	RELAY RANGE	2
3	ICE MAKER		EX	EX	EX	20		1.5 | 0.9	20	EX	EX	EX	RECEPTACLES	4
5	HOOD LIGHT		EX	EX	EX	20	0.2 | 1.1		20	EX	EX	EX	ICE MACHINE	6
7	RECEPTACLES		EX	EX	EX	20		1.3 | 1.1						8
9	EXHAUST FAN		EX	EX	EX	20	0.3 | 1.2		20	EX	EX	EX	DISHWASHER	10
11	SPARE		EX	EX	EX	20	– | 1.2							12
13	FRESH AIR FAN		EX	EX	EX	20	0.4 | 4.0		40	EX	EX	EX	MICROWAVE	14
15	MICROWAVE		EX	EX	EX	40		4.0 | 4.0						16
17							4.0 | 4.5		50	EX	EX	EX	RANGE	18
19	RANGE		EX	EX	EX	40		4.0 | 4.5						20
21							4.0 | –		20	EX	EX	EX	SPARE	22
23	A/C-6		EX	EX	EX	40		3.6 | 4.8	60	EX	EX	EX	DISHWASHER	24
25							3.6 | 4.8							26
27	DISHWASHER		EX	EX	EX	50		3.8 | 4.8	50	EX	EX	EX	E.W.H	28
29							3.8 | 4.7							30
						SUBTOTAL	38.1	39.5						

ALL FEEDER CALCULATIONS ARE BASED ON:THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY

TOTAL KVA IS 77.6 KVA
TOTAL AMPERES IS 323 AMPS
ESTIMATED DEMAND LOAD= 246 AMPS

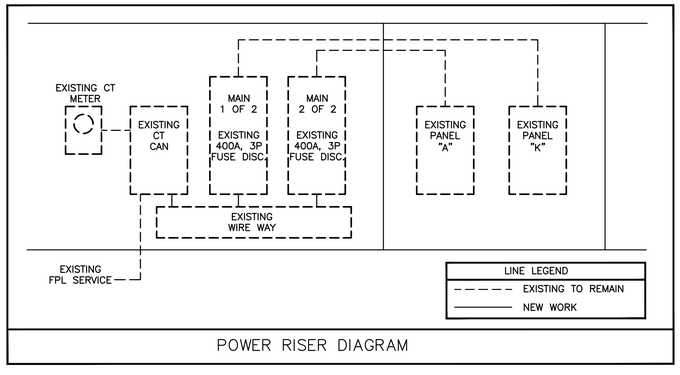
CIRCUIT TYPE : (M) ARC FAULT (N) TIME SWITCH CONTROL (S) SHUNT TRIP (F) GROUND FAULT (X) DEDICATED (G) ISOLATED GRD.

RATED VOLTAGE= 120/240 VOLTS	1 PHASE	3 WIRE	■ EQPT. GRD. ☐ ISOL. GRD.
FEEDER SIZE IS:	■ CABLE = EXISTING		☐ BUSWAY
MOUNTING:	■ SURFACE	☐ FLUSH	☐ FREE STANDING ☐ KEYED DOOR
NEUTRAL BUS IS:	☐ HALF SIZE	■ FULL SIZE	☐ K RATED (1.5) ☐ K RATED (2.0)
ENCLOSURE :	■ NEMA 1	☐ NEMA 3R	☐ NEMA 4X CLASS( ) DIV ( )
PANEL TYPE :	☐ FUSED	■ CB PLUG IN	☐ CB BOLT IN

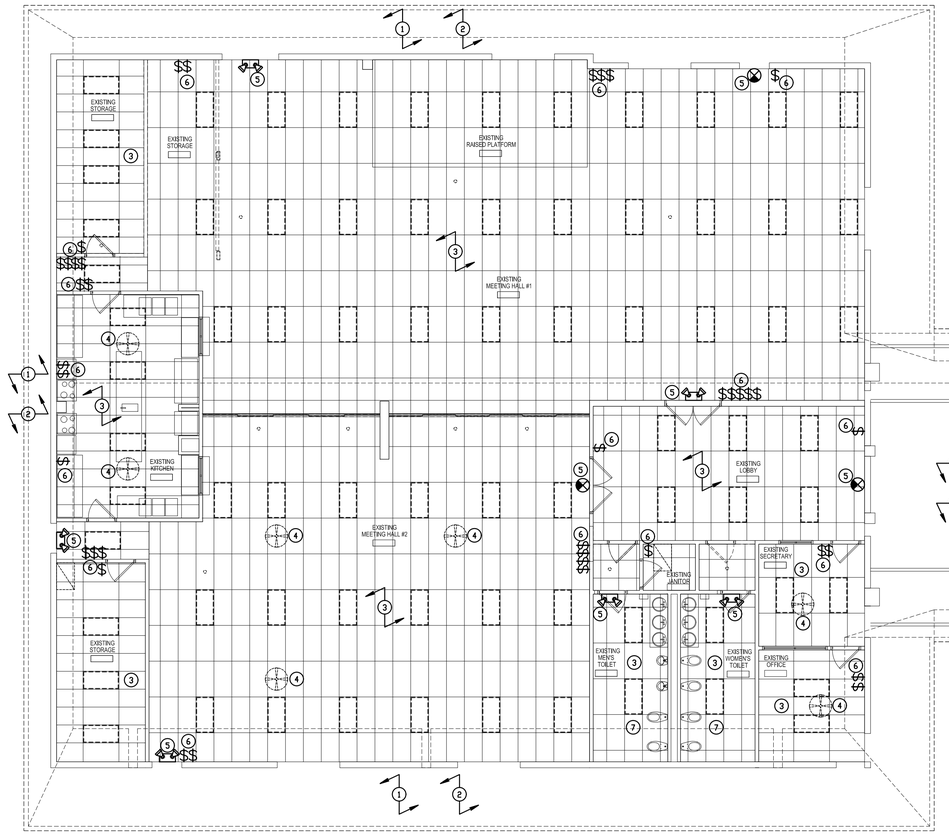
PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES.

NOTE:

MAINS:	■ M.L.O.	☐ BREAKER :	POLE — TRIP — TYPE
BRANCH POLES: 30		BRANCH BREAKERS=	22 KAIC
BUS RATING: 400A		BRACING =	22 KAIC
GROUND BAR:	■ EQUIPMENT	☐ ISOLATED	☐ BOTH
FEED LOCATION:	■ TOP	☐ BOTTOM	☐ FEED THRU
FED FROM:	■ NORMAL	☐ EMERGENCY	☐ UNINTERRUPTABLE



POWER RISER DIAGRAM



DEMOLITION NOTES

1. REMOVE EXISTING EXTERIOR LIGHTS. CIRCUITS A40,A42
2. REMOVE EXISTING ELECTRICAL CONDUITS AND WIRES THROUGHT THE AREA BEING DEMOLISHED AND CAP IT AT THE MAIN WALLS FOR FUTURE CONNECTION.
3. REMOVE EXISTING 2X4 LIGHT FIXTURES THOUGHOUT THE WHOLE BUILDING. CONDUITS AND WIRES TO BE CAPPED FOR FUTURE INSTALLATION.
4. REMOVE EXISTING CEILING FAN. CONDUITS AND WIRES TO BE CAPPED FOR FUTURE INSTALLATION.
5. EXISTING EXIT SIGNS TO REMAIN
6. EXISTING WALL SWITCHES TO REMAIN
7. EXISTING TOILET EXHAUST FAN TO BE REMOVED. CONDUIT TO BE CAPPED FOR FUTURE CONNECTION.

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

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

PJT. MGR: STEPHEN BENDER
PROJECT #: 240704

GEORGE SANJUAN, P.E.
FLORIDA LICENSE #66100
This item has been electronically signed and sealed by George Sanjuan on a date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

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SHEET TITLE:
ELECTRICAL DEMOLITION PLAN

SHEET NUMBER:
E1-002

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

PANEL "A" SCHEDULE

LOCATION: SEE FLOOR PLAN — ■ EXISTING ☐ NEW
SPEC: SQUARE D, ITE , G.E. — ■ COPPER BUS ☐ ALUMINUM BUS

CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	POLE/ TRIP	COND.	GRD.	WIRE	TYPE	LOAD DESCRIPTION	CKT.
1	LIGHTING FRON OFFICE		EX	EX	EX	20	0.2 | 0.4		20	EX	EX	EX		BATHROOMS HIT MATS	2
3	LIGHTING FRONT HALL		EX	EX	EX	20		0.5 | 0.4	20	EX	EX	EX		NORTH EAST LIGHTS	4
5	EXTERIOR LIGHT		EX	EX	EX	20	0.6 | 0.2		20	EX	EX	EX		TRACK LIGHTS	6
7	STORAGE ROOM		EX	EX	EX	20		0.5 | 0.2	20	EX	EX	EX		TRACK LIGHTS	8
9	STORAGE ROOM		EX	EX	EX	20	0.5 | 1.0		20	EX	EX	EX		NORTH LIGHT	10
11	NORTH LIGHT		EX	EX	EX	20		1.0 | 1.0	20	EX	EX	EX		J-BOXES	12
13	SOUTH LIGHT		EX	EX	EX	20	1.0 | 0.4		20	EX	EX	EX		FIRE ALARM CONTROL PANEL	14
15	SOUTH LIGHT		EX	EX	EX	20		1.0 | 0.2	20	EX	EX	EX		EXIT SIGNS	16
17	NORTH LIGHT		EX	EX	EX	20	1.0 | 1.0		20	EX	EX	EX		J-BOXES	18
19	SOUTH FANS		EX	EX	EX	20		0.4 | 0.6	20	EX	EX	EX		EXTERIOR LIGHT	20
21	KITCHEN LIGHTS		EX	EX	EX	20	0.4 | 0.8		20	EX	EX	EX		WATER COOLER	22
23	GENERAL PROP. RECEPTS.		EX	EX	EX	20		1.2 | 0.2	20	EX	EX	EX		TIME CLOCK	24
25	SODA MACHINE		EX	EX	EX	20	1.0 | 0.2		20	EX	EX	EX		TIME CLOCK	26
27	SODA MACHINE		EX	EX	EX	20		1.0 | 0.2	20	EX	EX	EX		TIME CLOCK	28
29	SPARE		–	–	–	40	– | –		60	–	–	–		SPARE	30
31								– | –						32
33	SPARE		–	–	–				60	–	–	–		SPARE	34
35								– | –						36
37	SPARE		–	–	–	40	– | 0.2		20	EX	EX	EX		KITCHEN LIGHTS	38
39								– | 0.4	20	EX	EX	EX	(S)	WALL LIGHTS (OUTSIDE)	40
41	ROOF RECEPTACLES		10	10	1/2	20	0.6 | 0.4		20	EX	EX	EX	(S)	PACK LIGHTS (OUTSIDE)	42
					SUBTOTAL		9.9	8.8							

ALL FEEDER CALCULATIONS ARE BASED ON: THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY
TOTAL KVA IS 18.7 KVA
TOTAL AMPERES IS 78 AMPS
ESTIMATED DEMAND LOAD= XXX AMPS

CIRCUIT TYPE : (W) ARC FAULT (S) TIME SWITCH CONTROL (T) SHUNT TRIP (P) GROUND FAULT (D) DEDICATED (G) ISOLATED GRD.

RATED VOLTAGE= 120/240 VOLTS 1 PHASE 3 WIRE ■ EQPT. GRD. ☐ ISOL. GRD.
MAINS: ■ M.L.O. ☐ BREAKER : POLE — TRIP — TYPE
FEEDER SIZE IS: ■ CABLE = EXISTING ☐ BUSWAY
BRANCH POLES: 42 BRANCH BREAKERS= 22 KAIC
MOUNTING: ■ SURFACE ☐ FLUSH ☐ FREE STANDING ☐ KEYED DOOR
BUS RATING: 400A BRACING = 22 KAIC
NEUTRAL BUS IS: ☐ HALF SIZE ■ FULL SIZE ☐ K RATED (1.5) ☐ K RATED (2.0)
GROUND BAR: ■ EQUIPMENT ☐ ISOLATED ☐ BOTH
ENCLOSURE : ■ NEMA 1 ☐ NEMA 3R ☐ NEMA 4X CLASS ( ) DIV ( )
FEED LOCATION: ■ TOP ☐ BOTTOM ☐ FEED THRU
PANEL TYPE : ☐ FUSED ■ CB PLUG IN ☐ CB BOLT IN
FED FROM: ■ NORMAL ☐ EMERGENCY ☐ UNINTERRUPTABLE

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES. NOTE:

PANEL "K" SCHEDULE

LOCATION: SEE FLOOR PLAN — ■ EXISTING ☐ NEW
SPEC: SQUARE D, ITE , G.E. — ■ COPPER BUS ☐ ALUMINUM BUS

CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	POLE/ TRIP	COND.	GRD.	WIRE	TYPE	LOAD DESCRIPTION	CKT.
1	COOLER		EX	EX	EX	20	1.2 | 0.3		20	EX	EX	EX		RELAY RANGE	2
3	ICE MAKER		EX	EX	EX	20		1.5 | 0.9	20	EX	EX	EX		RECEPTACLES	4
5	HOOD LIGHT		EX	EX	EX	20	0.2 | 1.1		20	EX	EX	EX		ICE MACHINE	6
7	RECEPTACLES		EX	EX	EX	20		1.3 | 1.1							8
9	EXHAUST FAN		EX	EX	EX	20	0.3 | 1.2		20	EX	EX	EX		DISHWASHER	10
11	SPARE		EX	EX	EX	20		– | 1.2							12
13	FRESH AIR FAN		EX	EX	EX	20	0.4 | 4.0		40	EX	EX	EX		MICROWAVE	14
15	MICROWAVE		EX	EX	EX	40		4.0 | 4.0							16
17							4.0 | 4.5		50	EX	EX	EX		RANGE	18
19	RANGE		EX	EX	EX	40		4.0 | 4.5							20
21							4.0 | –		20	EX	EX	EX		SPARE	22
23	SPARE		–	–	–	40		– | 4.8	60	EX	EX	EX		DISHWASHER	24
25							– | 4.8								26
27	DISHWASHER		EX	EX	EX	50		3.8 | 4.8	50	EX	EX	EX		E.W.H	28
29							3.8 | 4.7								30
					SUBTOTAL		34.5	35.9							

ALL FEEDER CALCULATIONS ARE BASED ON: THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY
TOTAL KVA IS 70.4 KVA
TOTAL AMPERES IS 293 AMPS
ESTIMATED DEMAND LOAD= XXX AMPS

CIRCUIT TYPE : (W) ARC FAULT (S) TIME SWITCH CONTROL (T) SHUNT TRIP (P) GROUND FAULT (D) DEDICATED (G) ISOLATED GRD.

RATED VOLTAGE= 120/240 VOLTS 1 PHASE 3 WIRE ■ EQPT. GRD. ☐ ISOL. GRD.
MAINS: ■ M.L.O. ☐ BREAKER : POLE — TRIP — TYPE
FEEDER SIZE IS: ■ CABLE = EXISTING ☐ BUSWAY
BRANCH POLES: 30 BRANCH BREAKERS= 22 KAIC
MOUNTING: ■ SURFACE ☐ FLUSH ☐ FREE STANDING ☐ KEYED DOOR
BUS RATING: 400A BRACING = 22 KAIC
NEUTRAL BUS IS: ■ HALF SIZE ■ FULL SIZE ☐ K RATED (1.5) ☐ K RATED (2.0)
GROUND BAR: ■ EQUIPMENT ☐ ISOLATED ☐ BOTH
ENCLOSURE : ■ NEMA 1 ☐ NEMA 3R ☐ NEMA 4X CLASS ( ) DIV ( )
FEED LOCATION: ■ TOP ☐ BOTTOM ☐ FEED THRU
PANEL TYPE : ☐ FUSED ■ CB PLUG IN ☐ CB BOLT IN
FED FROM: ■ NORMAL ☐ EMERGENCY ☐ UNINTERRUPTABLE

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES. NOTE:

PANEL "B" SCHEDULE

LOCATION: SEE FLOOR PLAN — ☐ EXISTING ■ NEW
SPEC: SQUARE D, ITE , G.E. — ■ COPPER BUS ☐ ALUMINUM BUS

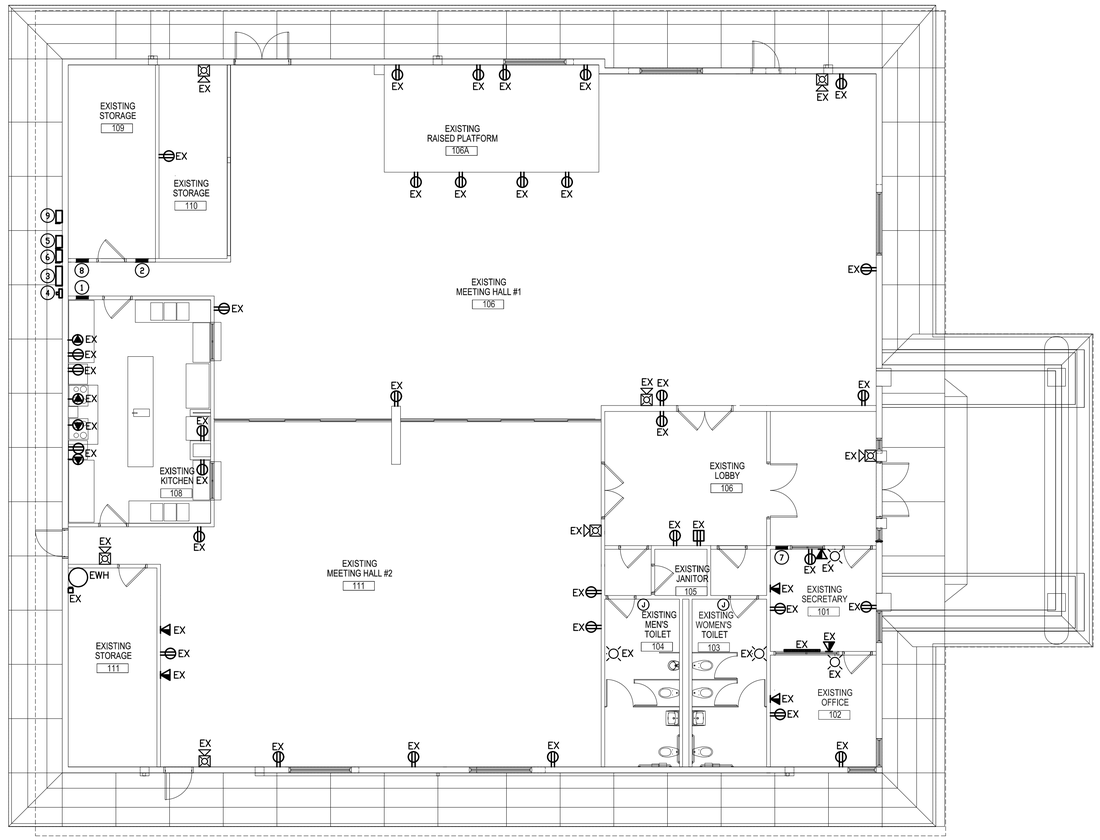
CKT.	LOAD DESCRIPTION	TYPE	WIRE	GRD.	COND.	POLE/ TRIP	KVA A PHASE	KVA B PHASE	KVA C PHASE	POLE/ TRIP	COND.	GRD.	WIRE	TYPE	LOAD DESCRIPTION	CKT.
1	RTU-1		3	8	1-1/4	100	10.9 | 4.3			45	3/4	10	8		RTU-3	2
3								11.0 | 4.3								4
5									10.9 | 4.3							6
7	RTU-2		2	6	1-1/2	110	10.7 | 4.3			45	3/4	10	8		RTU-4	8
9								10.7 | 4.3								10
11									10.7 | 4.3							12
13	SPACE		–	–	–	–	– | –			–	–	–	–		SPACE	14
15	SPACE		–	–	–	–		– | –		–	–	–	–		SPACE	16
17	SPACE		–	–	–	–			– | –	–	–	–	–		SPACE	18
19	SPACE		–	–	–	–	– | –			–	–	–	–		SPACE	20
21	SPACE		–	–	–	–		– | –		–	–	–	–		SPACE	22
23	SPACE		–	–	–	–			– | –	–	–	–	–		SPACE	24
					SUBTOTAL		30.3	30.3	30.2							

ALL FEEDER CALCULATIONS ARE BASED ON: THHN/THWN CU. NOT MORE THAN 4 CONDUCTORS IN A RACEWAY
TOTAL KVA IS 91.5 KVA
TOTAL AMPERES IS 219 AMPS
ESTIMATED DEMAND LOAD= XXX AMPS

CIRCUIT TYPE : (W) ARC FAULT (S) TIME SWITCH CONTROL (T) SHUNT TRIP (P) GROUND FAULT (D) DEDICATED (G) ISOLATED GRD.

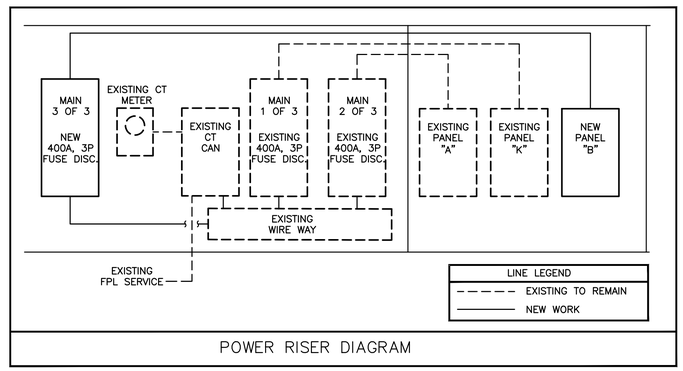
RATED VOLTAGE= 120/240 VOLTS 3 PHASE 4 WIRE ■ EQPT. GRD. ☐ ISOL. GRD.
MAINS: ☐ M.L.O. ■ BREAKER : POLE — TRIP — TYPE
FEEDER SIZE IS: ■ CABLE = SEE RISER ☐ BUSWAY
BRANCH POLES: 24 BRANCH BREAKERS= 22 KAIC
MOUNTING: ☐ SURFACE ■ FLUSH ☐ FREE STANDING ☐ KEYED DOOR
BUS RATING: 400A BRACING = 22 KAIC
NEUTRAL BUS IS: ☐ HALF SIZE ■ FULL SIZE ☐ K RATED (1.5) ☐ K RATED (2.0)
GROUND BAR: ■ EQUIPMENT ☐ ISOLATED ☐ BOTH
ENCLOSURE : ■ NEMA 1 ☐ NEMA 3R ☐ NEMA 4X CLASS ( ) DIV ( )
FEED LOCATION: ■ TOP ☐ BOTTOM ☐ FEED THRU
PANEL TYPE : ☐ FUSED ■ CB PLUG IN ☐ CB BOLT IN
FED FROM: ■ NORMAL ☐ EMERGENCY ☐ UNINTERRUPTABLE

PROVIDE A 3/4"C. W/P.S. TO ACCESSIBLE LOCATION ABOVE CEILING FOR EACH (3) SPARES. NOTE:



KEY NOTES

1. EXISTING PANEL K 400A 120/240V, 1PH, 3W.
2. EXISTING PANEL A 400A 120/240V, 1PH, 3W.
3. EXISTING CT CAN.
4. EXISTING METER
5. EXISTING MAIN 1 OF 3 400A, 120/240V, 3P, 4W.
6. EXISTING MAIN 2 OF 3 400A, 120/240V, 3P, 4W.
7. EXISTING FIRE ALARM CONTROL PANEL
8. NEW PANEL "B" 240V, 3PH, 400A.
9. NEW DISCONNECT FUSE 400A, 120/240V, 3P, 4W. MAIN 3 OF 3.



POWER RISER DIAGRAM

1 PROPOSED POWER PLAN
SCALE: 1/8" = 1'-0"

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#0000918

PJT. MGR: STEPHEN BENDER
PROJECT #: 240704

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FLORIDA LICENSE #49100

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PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

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SHEET TITLE:
PROPOSED POWER PLAN

SHEET NUMBER:
E1-101

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

PEMBROKE PINES RECREATION REHABILITATION CTR

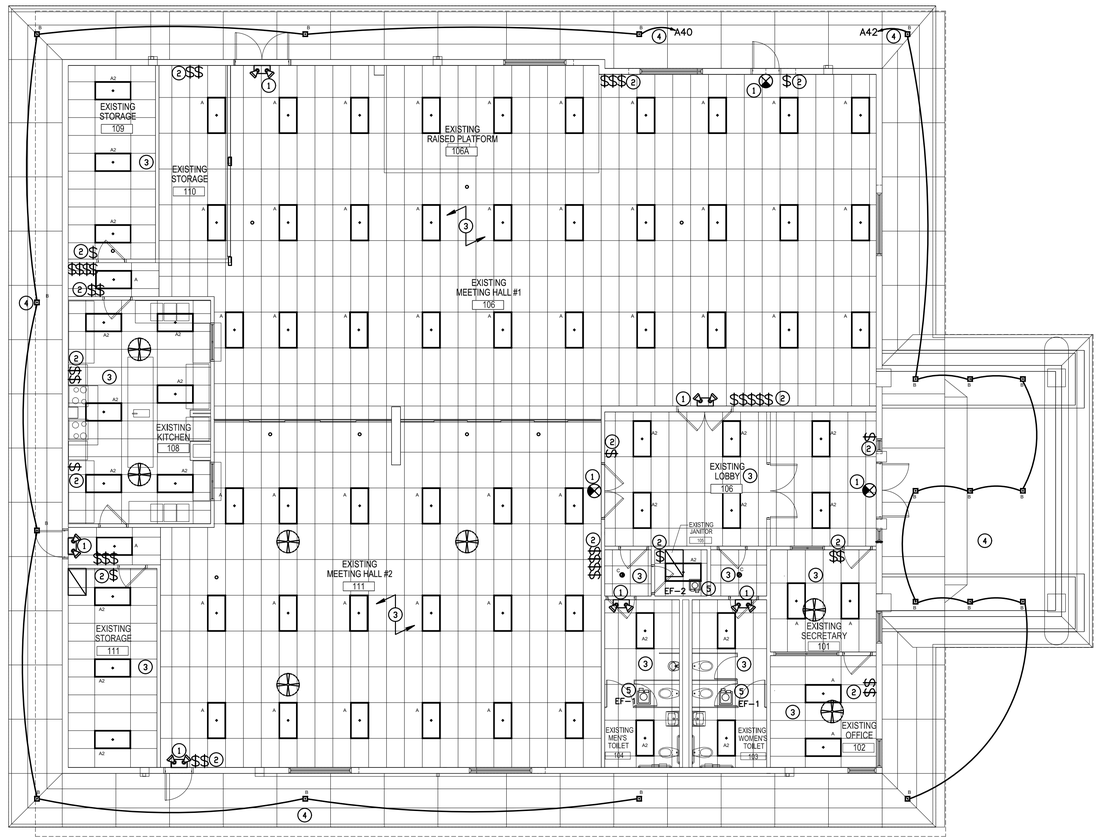
LIGHTING FIXTURE SCHEDULE

TYPE	MANUFACTURER	CATALOG NUMBER	DESCRIPTION	LAMPS		VOLTS	DIM TYPE	MOUNTING	REMARKS
				Type	Total Wattage				
A	HE WILLIAMS	LT-24-L64-835-AF-DIM-UNV	2X4 LED BASKET	LED/35K	48.5	UNV	0-10V	RECESSED	
AE	HE WILLIAMS	LT-24-L64-835-AF-EM/10W-DIM-UNV	2X4 LED BASKET W/ BATTERY	LED/35K	48.5	UNV	0-10V	RECESSED	
A2	HE WILLIAMS	LT-24-L52-835-AF-DIM-UNV	2X4 LED BASKET	LED/35K	37.2	UNV	0-10V	RECESSED	
A2E	HE WILLIAMS	LT-24-L52-835-AF-EM/10W-DIM-UNV	2X4 LED BASKET W/ BATTERY	LED/35K	37.2	UNV	0-10V	RECESSED	
B	HE WILLIAMS	6DS-L10-835-DIM-UNV/O-W-OF-CS-MWTIN-F1	6" LED SQUARE DOWN LIGHT	LED/35K	10.6	UNV	0-10V	RECESSED	
BE	HE WILLIAMS	6DS-L10-835-EM/10W-DIM-UNV/O-W-OF-CS-MWTIN-F1	6" LED SQUARE DOWN LIGHT W/ BATTERY	LED/35K	10.6	UNV	0-10V	RECESSED	
C	HE WILLIAMS	6DR-L10-835-DIM-UNV/O-W-OF-CS-MWTIN-F1	6" LED ROUND DOWN LIGHT	LED/35K	8.7	UNV	0-10V	RECESSED	
EM	BEGHELLI	TA-LED-SE-AT	LED EMERGENCY UNIT	LED	36	UNV	N/A	SURFACE	
EX	BEGHELLI	EPX-SA	LED PLASTIC EXIT	LED	3	UNV	N/A	SURFACE	
EX1	BEGHELLI	OL2-SA-LGUR-1/2-*-**	LED EDGELIT EXIT	LED	3	UNV	N/A	RECESSED	CONTR TO CONFIRM CONFIGURATION PER PLANS

LIGHTING SCHEDULE NOTES:

1. CONTACT SESCO LIGHTING (PATTY ROSSIELLO) @ 561-832-4192 OR prossiello@sescolighting.com
2. THE ABOVE FIXTURE SCHEDULE IS PREDICATED ON PERFORMANCE AND IS DESIGNED TO MEET CERTAIN AESTHETIC CRITERIA. ALL ALTERNATIVE SELECTIONS MUST BE SUBMITTED TO THE ARCHITECT FOR APPROVAL TEN (10) DAYS PRIOR TO BID DATE.
3. SUBMITTAL MUST INCLUDE ITL CERTIFIED PHOTOMETRIC FILES FOR REVIEW OF EQUALITY.
4. NO SUBSITUTIONS ALLOWED.

SESCO LIGHTING



KEY NOTES

1. EXISTING EXIT SIGNS.
2. EXISTING WALL LIGHTING SWITCHES.
3. NEW LIGHT FIXTURES BEING INSTALLED. CONNECT TO THE SAME EXISTING CAPPED LIGHTING CIRCUIT.
4. NEW EXTERIOR LIGHT FIXTURES BEING INSTALLED. RUN 1/2"C WITH (3)#12 AND CONNECT TO EXISTING CAPPED CIRCUIT AT THE MAIN WALLS.
5. NEW EXHAUST FANS, CONNECT TO THE NEAREST EXISTING LIGHTING CIRCUIT.

1 PROPOSED LIGHTING PLAN
SCALE: 1/8" = 1'-0"

SRS
A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

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PEMBROKE PINES, FL 33025

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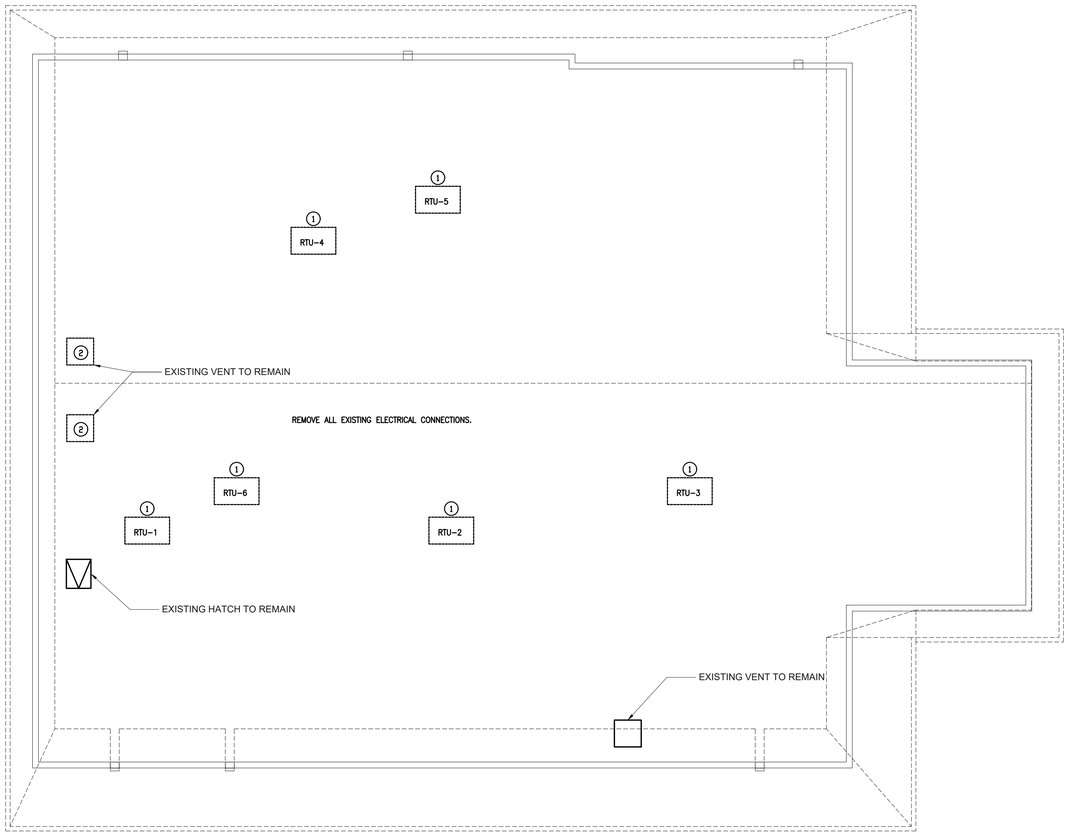
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SHEET TITLE:
PROPOSED LIGHTING PLAN

SHEET NUMBER:
E1-102

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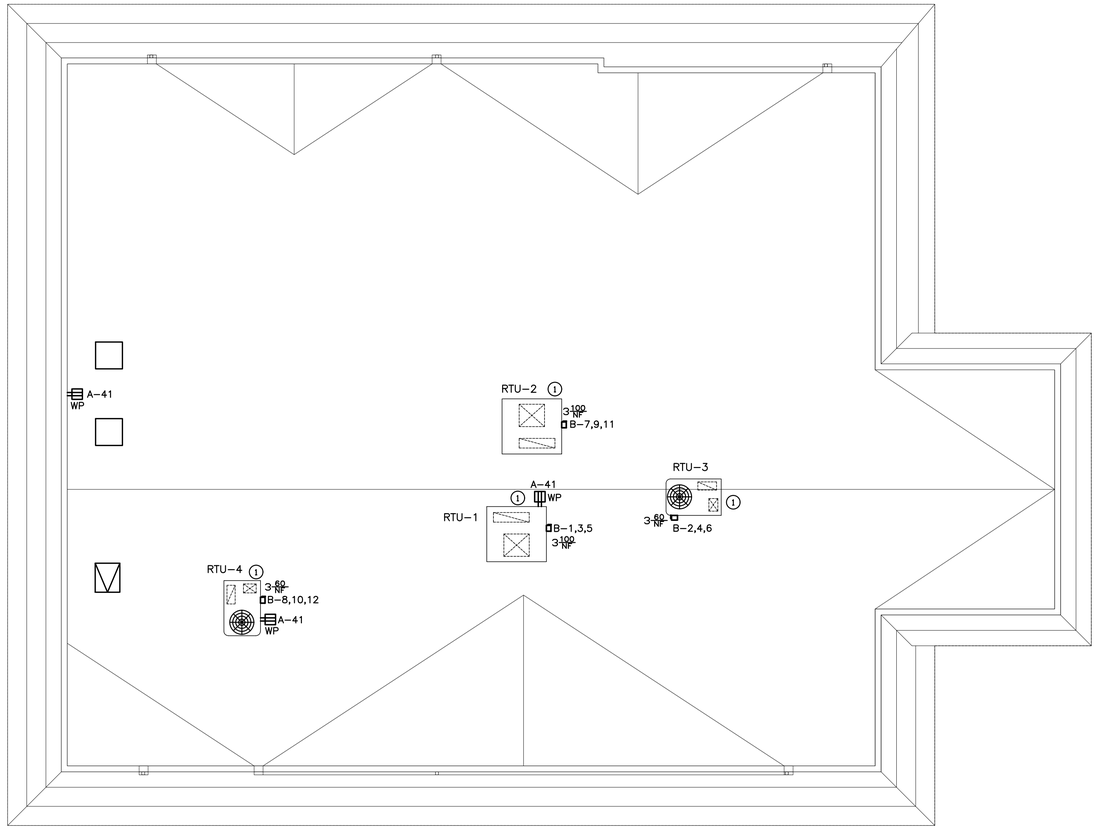
Exhibit "A"



DEMOLITION NOTES

1. EXISTING RTUs TO BE REMOVED WITH THEIR RESPECTIVE ELECTRICAL CONNECTIONS.
2. EXISTING KITCHEN HOOD EXHAUST AND MAKE UP AIR FANS TO BE REMOVED WITH THEIR RESPECTIVE ELECTRICAL CONNECTIONS.

1 DEMOLITION ELECTRICAL ROOF PLAN
SCALE: 1/8" = 1'-0"



CONSTRUCTION NOTES

1. NEW RTUs BEING INSTALLED. ALL DISCONNECT SWITCHES TO BE RATED NEMA 3R.

2 PROPOSED ELECTRICAL ROOF PLAN
SCALE: 1/8" = 1'-0"

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A Zyscovich Company
ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
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www.synalovski.com

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1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
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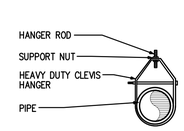
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SHEET TITLE:
DEMOLITION AND PROPOSED ELECTRICAL ROOF PLANS

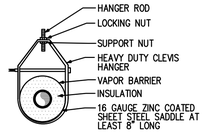
SHEET NUMBER:
E1-103

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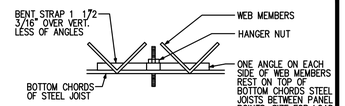
Exhibit "A"



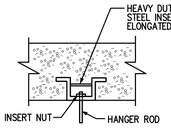
CLEVIS HANGER SINGLE HORIZONTAL RUNS NO VAPOR BARRIER INSULATION



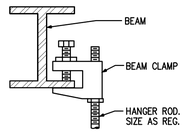
CLEVIS HANGER SINGLE HORIZONTAL RUNS WITH VAPOR BARRIER INSULATION



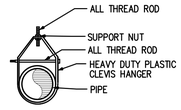
STEEL JOIST



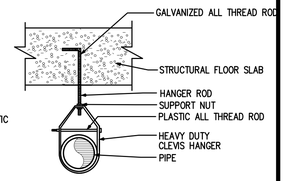
CONCRETE INSERT



STEEL BEAM



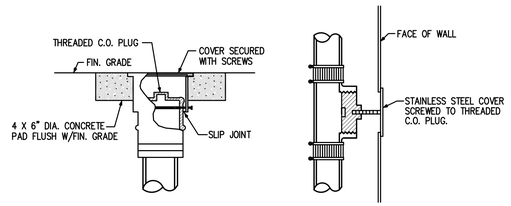
PIPE HANGER DETAIL IN EXPOSED AREAS



PIPE HANGER DETAIL UNDER STRUCTURAL FLOOR

PIPE SUPPORT DETAILS (FOR SANITARY & WATER PIPING)

SCALE: N.T.S.



EXTERIOR TYPE — WALL

TYPICAL CLEANOUT DETAIL

SCALE: N.T.S.

PLUMBING GENERAL NOTES

1. ALL WORKMANSHIP AND MATERIAL SHALL BE IN STRICT ACCORDANCE WITH APPLICABLE LOCAL CODES, RULES AND ORDINANCES.
2. CONTRACTOR SHALL VISIT THE JOB SITE AND THOROUGHLY FAMILIARIZE HIMSELF WITH ALL EXISTING CONDITIONS.
3. ALL MATERIAL SHALL BE NEW.
4. ALL WORK SHALL BE PERFORMED BY A LICENSED PLUMBING CONTRACTOR IN A FIRST CLASS WORKMANLIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIVE.
5. ALL EXCAVATION AND BACKFILL AS REQUIRED FOR THIS PHASE OF CONSTRUCTION SHALL BE A PART OF THIS CONTRACT.
6. REQUIRED INSURANCE SHALL BE PROVIDED BY THE CONTRACTOR FOR PROTECTION AGAINST PUBLIC LIABILITY AND PROPERTY DAMAGE FOR THE DURATION OF WORK.
7. CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, FEES, INSPECTION AND TESTS.
8. DRAWINGS ARE DIAGRAMMATIC. DO NOT SCALE FOR THE EXACT LOCATION OF FIXTURES, PIPING, EQUIPMENT, ETC.
9. ALL WORK SHALL BE COORDINATED WITH OTHER TRADES TO AVOID INTERFERENCE WITH THE PROGRESS OF CONSTRUCTION. REPORT ANY DISCREPANCY TO ENGINEER/ARCHITECT PRIOR TO BEGINING CONSTRUCTION.
10. VERIFY LOCATION, SIZE, INVERTS OF ALL EXISTING UTILITIES PRIOR TO BEGINING CONSTRUCTION. ADVICE ENGINEER OF ANY DISCREPANCIES.
11. WATER PIPING SHALL BE TYPE "L" COPPER FOR 2" AND UNDER AND TYPE "K" COPPER FOR 2-1/2" AND ABOVE.
12. SOIL, WASTE AND VENT PIPING SHALL BE CAST IRON OR SCHEDULE 40 PVC D.W.V. MAY BE USED ON SANITARY, STORMDRAINS, AND CONDENSATE LINES WHERE LOCAL CODE AND ORDINANCES WILL ALLOW. PVC MAY NOT BE USED IN ANY MECHANICAL ROOMS OR IN ANY RETURN AIR PLENUMS AND MAY NOT PENETRATE ANY RATED WALL OR FLOORS. PVC MAY NOT BE INSTALLED IN ANY GARAGE SPACES.
13. AIR CONDITIONING CONDENSATE DRAIN PIPING SHALL BE COPPER DRAIN WASTE AND VENT PIPING AND FITTINGS. INSULATE ALL CONDENSATE PIPING EXCEPT UNDERGROUND AND ELECTRIC HEAT WRAP WHERE EXPOSED TO FREEZING CONDITIONS.
14. FURNISH AND INSTALL APPROVED AIR CHAMBERS, AT EACH PLUMBING FIXTURE AND P.D.I. APPROVED SHOCK ARRESTORS ON MAIN LINES.
15. DIELECTRIC COUPLINGS ARE REQUIRED BETWEEN ALL DISSIMILAR METAL IN PIPING AND EQUIPMENT CONNECTIONS.
16. ISOLATE COPPER PIPE FROM HANGER OR SUPPORTS WITH ISOLATOR PAD (HAIR FELT LINING).
17. ALL FIRE RATED FLOOR AND WALL PENETRATIONS SHALL BE PROPERLY PROTECTED FROM FIRE, SMOKE AND WATER PENETRATION BY FILLING VOIDS BETWEEN PIPE AND WALL/FLOOR SLEEVES WITH FIRE RATED FOAM, CHASE TECHNOLOGY CORP.– CTC PR–855 OR 3M, CP–25 CAULKING OR 303 PUTTY, TO ACHIEVE SAME RATING AS WALLS OR FLOORS.
18. CONTRACTOR SHALL GUARANTEE ALL MATERIALS AND WORKMANSHIP FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE (1) YEAR FROM DATE OF ACCEPTANCE BY OWNER. CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY OTHER PHASE OF THE INSTALLATION WHICH MAY HAVE BEEN DAMAGED.
19. NO COMBUSTIBLE MATERIAL TO BE USED IN MECHANICAL ROOMS OR IN CEILING SPACES WHERE USED AS RETURN AIR PLENUMS.
20. NO WATER, SANITARY OR DRAINAGE PIPING PERMITTED IN ELECTRICAL OR ELEVATOR EQUIPMENT ROOMS.; WATER STUBBED THRU FOR ELECTRICAL GROUND AND SPRINKLER HEAD AND PIPE W/CONTROL VALVE AS APPROVED BY LOCAL BUILDING AND FIRE DEPARTMENTS.
21. ALL HOT & COLD WATER PIPES, AND CONDENSATE PIPING SHALL HAVE IDENTIFICATION AND FLOW DIRECTIONS BANDS.
22. CONTRACTOR SHALL KEEP A SET OF AS BUILTS DWG. ON THE JOB SITE AT ALL TIMES AND DELIVER A SET OF UP TO DATE AS–BUILTS TO THE ENGINEER AND OWNER AT THE COMPLETION OF THE PROJECT.

SLOPE OF HORIZ. DRAINAGE PIPE

SIZE (inches)	MINIMUM SLOPE (inch per foot)	
2-1/2 or less	1/4	
3 to 6	1/8	
8 or larger	1/16	

TABLE 704.1 OF THE FLORIDA PLUMBING CODE 2023

SHOCK ARRESTOR SCHEDULE

P.D.I. DESIGNATION	MANUF. & MODEL	FIXTURE UNITS	CONNECTION
A	SIOUX CHIEF 652–A	1–11	1/2"
B	SIOUX CHIEF 653–B	12–32	3/4"
C	SIOUX CHIEF 654–C	33–60	1"

SIOUX CHIEF SHOCK ARRESTORS APPROVED FOR INSTALLATION WITH NO ACCESS DOOR REQUIRED. CONFORMS TO ANSI/ASSE 1010 STANDARDS.

PLUMBING INDEX

	DRAWING	⚠
1	P1–001 PLUMBING INDEX, SYMBOL LEGEND AND NOTES	
2	P1–002 PLUMBING DEMOLITION PLAN	
3	P1–101 PROPOSED DOMESTIC WATER PLAN	
4	P1–102 PROPOSED SANITARY PLAN	
5	P1–103 PROPOSED PLUMBING ROOF PLAN	
6		
7		
8		
9		
10		

SHOP DRAWING REQUIREMENTS

1. CONTRACTOR SHALL SUBMIT COMPLETE DIGITAL SHOP DRAWINGS, TOGETHER AT ONE TIME AND MUST COME THROUGH THE ARCHITECT. COPIES OF MANUFACTURE'S GENERAL INFORMATION IS NOT A SHOP DRAWING AND WILL BE REJECTED. ALL SUBMITTALS SHALL BE MADE WITHIN 30 DAYS OF NOTICE TO PROCEED.
2. ALL SUBMITTALS MUST CLEARLY INDICATE EXACTLY WHICH ITEMS, FEATURES, OPTIONS, DETAILS, ETC; ARE BEING PROPOSED FOR USE. IF NOT, THE SUBMITTAL SHALL BE REJECTED.
3. SUBSTITUTIONS SHALL BE LIMITED TO ONE OF THE ALTERNATES LISTED IN THE CONSTRUCTION DOCUMENTS. PRODUCTS CONSIDERED TO BE EQUAL SHALL BE REVIEWED AND ACCEPTED BY THE ENGINEER, ARCHITECT AND OWNER FOR PROCESSING.
4. THE CONTRACTOR ASSUMES ALL RESPONSIBILITY AND ALL FINANCIAL RISKS FOR PROCEEDING WITH ANY WORK, PRIOR TO SHOP DRAWINGS PROCESSING, AND ON ANY ITEM OR WORK THAT IS AT VARIANCE TO THE CONSTRUCTION DOCUMENTS.
5. CONTRACTOR SHALL SUBMIT SCALED EQUIPMENT LAYOUTS OF ALL ELECTRICAL SPACES, ROOMS, ETC IN PLAN VIEW AND ELEVATIONS, TO THE ENGINEER FOR APPROVAL PRIOR TO ORDERING EQUIPMENT OR INSTALLING CONDUITS, ETC. THE LAYOUTS SHALL BE PRESENTED AT A SCALE OF 1/2" = 1'0"
6. IF THE CONTRACTOR SUMBITS SHOP DRAWINGS THAT ARE NOT IN COMPLIANCE WITH THE DIRECTION GIVEN HEREIN, THE ENGINEER SHALL BE ISSUED A PURCHASE ORDER OR PROVIDED WITH A PAYMENT OF $450.00 FOR THE THIRD REVIEW AND EACH SUBSEQUENT REVIEW DUE TO HIS NON–COMPLIANCE WITH 1–5 ABOVE.

ALL ELECTRICAL SYSTEMS, EQUIPMENT AND COMPONENTS; HEATING, VENTILATION, AIR CONDITIONING; PLUMBING APPLIANCES AND PLUMBING FIXTURES; DUCTED SYSTEMS; AND OTHER SERVICE EQUIPMENT (WATER HEATERS, GENERATORS, ELECTRICAL PANELS, ETC.) SHALL BE ELEVATED AT OR ABOVE DESIGN FLOOD ELEVATION PER (ASCE 24-14 CH. 7.0).

PLUMBING SYMBOL LEGEND

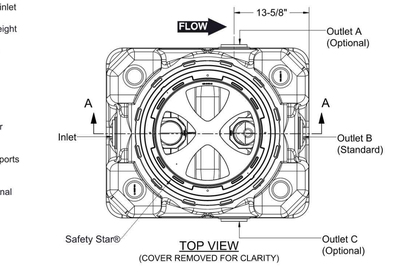
SYMBOL	DESCRIPTION
———	SANITARY LINE
– – – –	VENT LINE
—— SD ——	STORM DRAIN LINE
—— CD ——	CONDENSATE LINE
———	COLD WATER LINE
———	HOT WATER LINE
——⋈——	GATE VALVE
	WATER HAMMER ARRESTOR
	FLOOR PENETRATION
FD	FLOOR DRAIN
RD	ROOF DRAIN
RD–1	PVC ROOF DRAIN (BODY AND DOME)
CO	CLEAN OUT
WCO	WALL CLEANOUT
FCO	FLUSH CLEAN OUT
VTR	VENT THRU ROOF
RWL	RAIN WATER LEADER
HBB	HOSE BIBB
BFP	BACKFLOW PREVENTER

PLUMBING DEMO NOTES

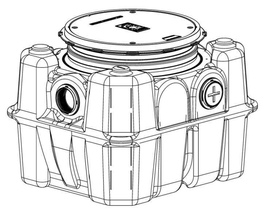
1. EXISTING SERVICES INDICATED ON THESE DRAWINGS WERE DERIVED FROM EXISTING DRAWINGS AND LIMITED FIELD OBSERVATIONS. THESE DRAWINGS MAY NOT BE ALL INCLUSIVE OF SERVICES THAT EXIST IN THE PROJECT AREA. CONTRACTOR SHALL VERIFY SERVICES, LOCATION, TYPE, AND SIZE PRIOR TO ANY CONSTRUCTION. ANY DEVIATIONS IMPACTING WORK SHOWN ON THESE DOCUMENTS SHALL BE REPORTED TO THE ARCHITECT FOR COORDINATION PRIOR TO CONSTRUCTION.
2. EXISTING SERVICES, EQUIPMENT, AND FIXTURES, TO REMAIN OR TO BE RELOCATED, SHALL BE REPAIRED TO ORIGINAL OPERATION OR REPLACED, SHOULD THEY BE DAMAGED DURING CONSTRUCTION.
3. ALL EXISTING WORK NOT SHOWN ON THESE DRAWINGS (UNLESS NOTED OTHERWISE) SHALL REMAIN AS IS.
4. ALL PENETRATIONS THROUGH EXISTING BUILDING WALLS AND FLOORS SHALL BE SLEEVED AND/OR PATCHED TO MATCH ORIGINAL. SEE ARCHITECTURAL DRAWINGS FOR FINAL FINISHES.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO EXISTING PIPING, FIXTURES, MED GAS OUTLETS OR EQUIPMENT DUE TO NEW CONSTRUCTION AND HE SHALL RESTORE EXISTING WORK TO ITS ORIGINAL CONDITION AT NO COST TO THE OWNER.
6. CONTINUITY OF SERVICES: EXISTING BUILDING WILL REMAIN IN USE DURING CONSTRUCTION OPERATIONS. WHEN AN INTERRUPTION OF AN EXISTING SERVICE IS NECESSARY, CONTRACTOR SHALL COORDINATE WITH AUTHORIZED HOSPITAL PERSONNEL BEFORE MAKING THE NECESSARY INTERRUPTION.
7. CONTRACTOR SHALL FIELD VERIFY THAT ALL EXISTING PLUMBING AND MEDICAL GAS TO BE REMOVED DOES NOT AFFECT OTHER AREAS OF THE HOSPITAL THAT ARE NOT IN CONSTRUCTION AND MUST STAY OPERATIONAL. IF DISCREPANCIES ARE FOUND THE CONTRACTOR SHALL NOTIFY THE ENGINEER/ARCHITECT.
8. CONTRACTOR SHALL REMOVE EXISTING PLUMBING AND MEDICAL GAS OUTLETS, FIXTURE CARRIERS AND EQUIPMENT TO BE REMOVED AS SHOWN ON DRAWINGS OR AS REQUIRED. CONTRACTOR SHALL CAP SERVICES NEXT TO SERVICE MAINS IN CEILING, WALLS, OR BELLOW FLOOR. CONTRACTOR SHALL REROUTE ALL ACTIVE PLUMBING SERVICES IN CHASE OR WALLS TO BE REMOVED, TO NEW CHASE AREAS OR NEW WALLS AS REQUIRED.
9. CONTRACTOR SHALL SUBMIT A COMPLETE LIST OF PLUMBING FIXTURES, MED GAS OUTLETS AND/OR EQUIPMENT THAT ARE TO BE REMOVED, TO THE LOCAL OWNER'S REPRESENTATIVE. ALL ITEMS THAT THE LOCAL OWNER'S REPRESENTATIVE WISHES TO RETAIN SHALL BE TURNED OVER TO THE OWNER AND THE REMAINDER SHALL BE REMOVED FROM THE SITE AND LEGALLY DISPOSED.

SPECIFICATIONS

Notes:
1. 4" FPT inlet/outlet with 4" plain end adapters, single inlet and triple outlet.
2. Unit weight - w/ composite cover: 93 lbs. (For wet weight add 542 lbs.)
3. Maximum operating temperature: 150º F continuous
4. Capacities - Liquid: 65 gal.; Grease: 439.5 lbs. (60 gal.) @50GPM Grease: 287.2 lbs. (43 gal.) @75GPM Solids: 13 gal.
5. For gravity drainage applications only.
6. Do not use for pressure applications.
7. Cover placement allows full access to tank for proper maintenance.
8. Vent not required unless per local code.
9. Engineered inlet and outlet diffusers with inspection ports are removable to inspect / clean piping.
10. Integral air relief / Anti-siphon / Sampling access.
11. Adjustable cover adapters provide up to 4" of additional height.
12. Designed for below-grade, above-grade, indoor or outdoor installations.
13. Safety Star®, access restrictor built into each cover adapter, prevents accidental entry to tanks (450 lb rating).



TOP VIEW
(COVER REMOVED FOR CLARITY)



ISOMETRIC VIEW

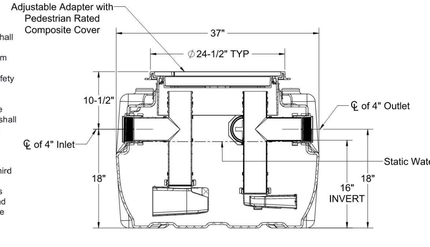
ENGINEER SPECIFICATION GUIDE

Schier Great Basin™ grease interceptor model # GB-50 shall be lifetime guaranteed and made in USA of seamless, rotationally-molded polyethylene with minimum 3/8" uniform wall thickness. Interceptor shall be furnished for above or below-grade installation with adjustable cover adapter, Safety Star® access restrictor built into each cover adapter, and three outlet options. Interceptor shall be certified to ASME A112.14.3 (Type D) and CSA B481.1. Interceptor flow rate shall be 50 GPM or 75 GPM. Interceptor grease capacity shall be 439.5 lbs. Cover shall provide water/gas-tight seal and have minimum 2,000 lbs. load capacity.

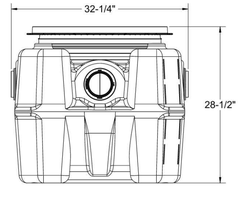
CERTIFIED PERFORMANCE

Great Basin™ hydromechanical grease interceptors are third party performance-tested and listed by IAPMO to ASME #A112.14.3 and CSA B481.1 grease interceptor standards and greatly exceed requirements for grease separation and storage. They are compliant to the Uniform Plumbing Code and the International Plumbing Code.

Type D certification does not require a flow control



SECTION A-A



END VIEW

SPECIFICATION SHEET

MODEL NUMBER: GB-50

PART NUMBER: 4025-017-01

DESCRIPTION: GB-50 GREASE INTERCEPTOR 50 GPM / 75 GPM, 4" INLET/OUTLET, PEDESTRIAN RATED COMPOSITE COVER

DWG BY: C.SINCLAIR | **DATE:** 4/12/2022 | **REV:** A | **ECO:** BB - 12/5/22

PROPRIETARY AND CONFIDENTIAL
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SCHIER
6455 Woodland Dr
Shawnee, KS 66218
Tel: 913-951-3300
Fax: 913-951-3399
schierproducts.com

Grease interceptor Calculation
Per Florida Plumbing Code Section 1003.3.5, In accordance with PDI G101 Sec 8.3.1 Sized by pipe size, Based on Manning's, Pipe diameter, and 1/8" slope

Mario Rubines
786-295-1114
Mrubines@bellsouth.net

	Pipe Size	Minimum Slope	GPM*1 Peak Flow	Minimum Flow (per Ch.24-42.6) PDI-G101 8.4	Max DFUs	Actual DFU	GPM Based on DFU
Step 1. Flow	3"	1/8" per Ft	46	23	36	18	23
	4"	1/8" per Ft	100	50	180	18	10

Med Grease	C	0.025 lbs. / meal (no flatware)	Cafe, coffee shop, convenience store, snacks and sandwiches
Med Grease	D	0.0325 lbs. / meal (with flatware)	Cafe, coffee shop, convenience store, snacks and sandwiches

MPD x GPPM x POF = Grease Capacity needed in Lbs.

Step 2. POF	Meals Per Day	GREASE PRODUCTION (lbs.) Per Meal	POF in Days	Grease Cap. Needed in Lbs.	Description
	50	0.025	90	113	Indoor Dining
		Total Grease Capacity Needed		113	

Schier interceptors Meet the DERM 99% Efficiency	Model	Qty	GPM	Grease Cap. in Lbs.
ASME A112.14.3	**GB-50**	**1**	**50**	**440**

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1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
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PJT. MGR: STEPHEN BENDER
PROJECT #: 240704

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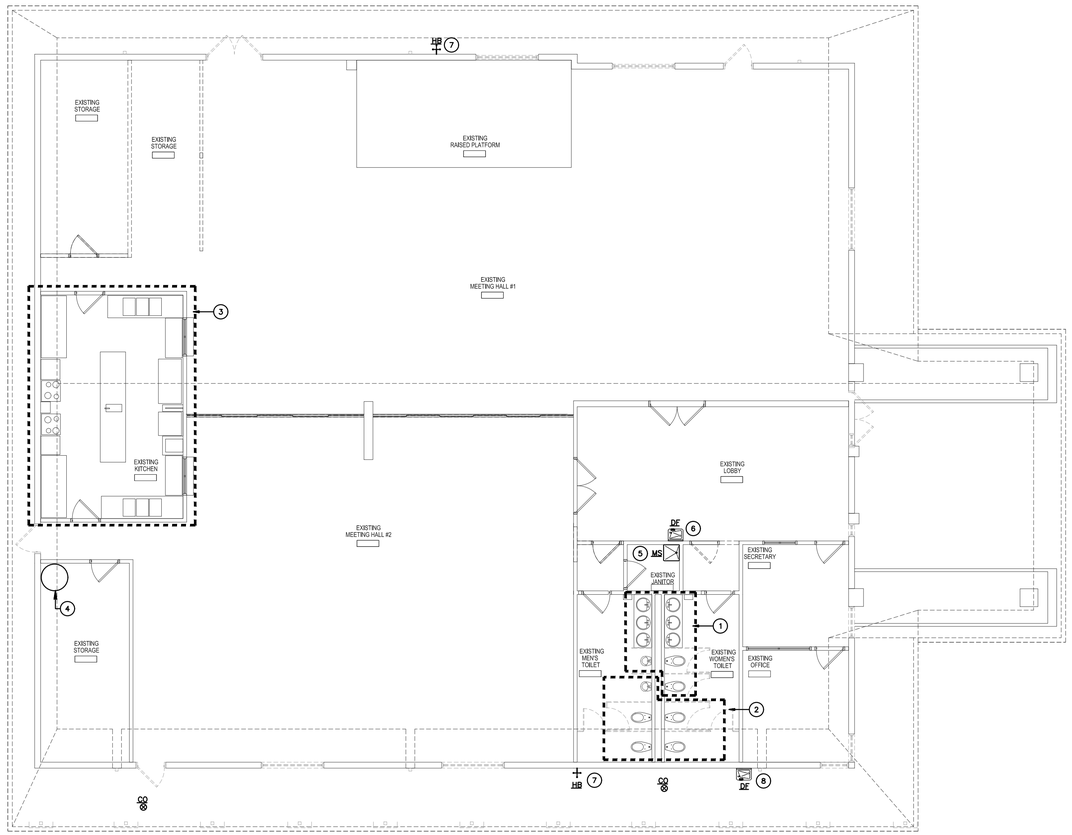
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SHEET TITLE:
PLUMBING INDEX, SYMBOL LEGEND AND NOTES PLAN

SHEET NUMBER:
P1-001

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"



NOTES:

1. ALL PLUMBING FIXTURES WILL BE REPLACED BY NEW AT SAME LOCATION.
2. REMOVE ALL PLUMBING FIXTURES AND ASSOCIATED PIPES AS REQUIRED TO ACCOMMODATE NEW LAYOUT IN THIS AREA. REFER TO PROPOSED FLOOR PLAN FOR NEW LAYOUT.
3. EXISTING KITCHEN TO REMAIN. PLUMBING FIXTURES TO BE INSTALLED AS REQUIRED BY CODE.
4. EXISTING 120 GALS ELECTRIC WATER HEATER TO BE REPLACED IF REQUESTED BY OWNER. BRADFORD MODEL M-I-120-9-3SF, 240V, 1 PH, 9KW.
5. EXISTING MOP SINK TO REMAIN UNLESS OTHERWISE NOTED BY ARCHITECT/OWNER.
6. EXISTING DRINKING FOUNTAIN TO BE REPLACED BY NEW AT SAME LOCATION.
7. EXISTING HOSE BIB TO REMAIN UNLESS OTHERWISE NOTED BY ARCHITECT/OWNER.
8. EXISTING DRINKING FOUNTAIN TO REMAIN UNLESS OTHERWISE NOTED BY ARCHITECT/OWNER.

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

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ARCHITECTURE. PLANNING. INTERIOR DESIGN
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T 954.961.6806
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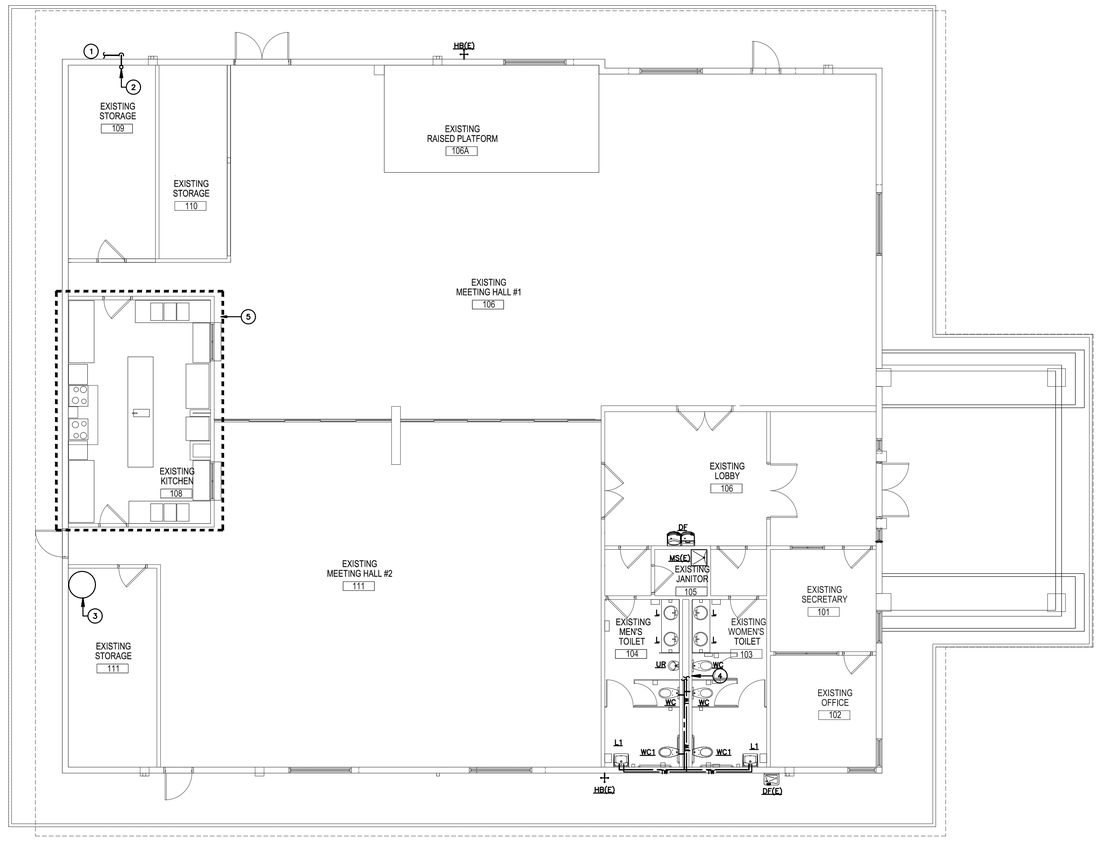
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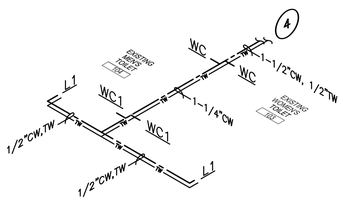
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PLUMBING DEMOLITION PLAN

SHEET NUMBER:
P1-002

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Exhibit "A"





NOTES:

1. 1 1/2" CW FROM WATER METER AND BACKFLOW PREVENTER. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION PRIOR TO STARTING WORK.
2. RELOCATE MAIN BUILDING DOMESTIC WATER SOV AT CEILING SPACE. CONTRACTOR NEEDS TO VERIFY EXACT LOCATION PRIOR TO STARTING WORK.
3. EXISTING 120 GALS ELECTRIC WATER HEATER TO BE REPLACED IF REQUESTED BY OWNER. BRADFORD MODEL M-I-120-9-3SF, 240V, 1 PH, 9KW.
4. CONNECT NEW CW&TW LINE INTO EXISTING CW&TW SYSTEMS. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION PRIOR TO STARTING WORK.
5. EXISTING KITCHEN TO REMAIN. CW&HW ALREADY PROVIDED TO EACH SINK.

GENERAL NOTES

1- FOR PLUMBING FIXTURES SPECS PLEASE REFER TO SHEET A2-301

2 PROPOSED DOMESTIC WATER ISOMETRIC
SCALE:N.T.S.

1 PROPOSED DOMESTIC WATER PLAN
SCALE: 1/8" = 1'-0"

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ARCHITECTURE. PLANNING. INTERIOR DESIGN
1800 Eller Drive, Suite 500
Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
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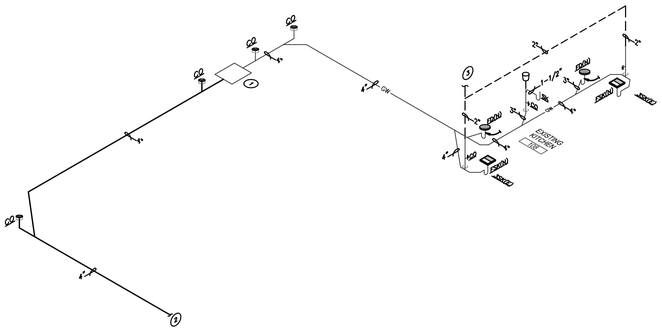
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SHEET TITLE:
PROPOSED DOMESTIC WATER PLAN

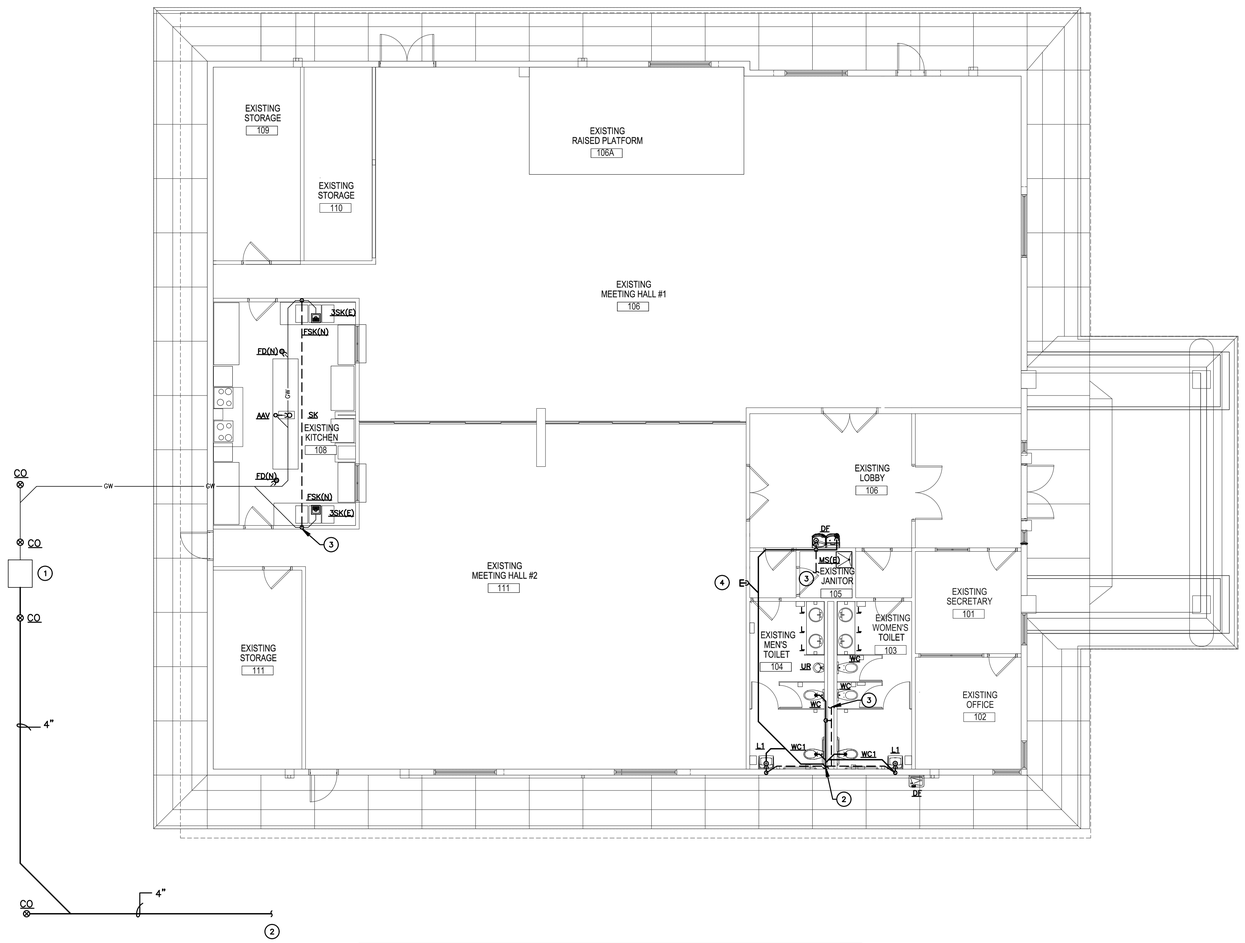
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P1-101

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Exhibit "A"



2 PROPOSED DOMESTIC WATER ISOMETRIC
SCALE:N.T.S.



1 PROPOSED SANITARY PLAN
SCALE: 1/8" = 1'-0"

NOTES:

1. PROPOSED LOCATION FOR NEW GREASE TRAP SYSTEM (REFER TO P2-001 FOR SPECS).
2. CONNECT NEW 4" SANITARY LINE INTO EXISTING SANITARY SYSTEM. CONTRACTOR NEEDS TO VERIFY EXACT LOCATION AND INVERT ELEVATION PRIOR TO STARTING WORK.
3. CONNECT NEW VENT LINE INTO EXISTING VENT SYSTEM. CONTRACTOR NEEDS TO VERIFY EXACT LOCATION PRIOR TO STARTING WORK.
4. 3" SANITARY STUB-OUT IN WALL FOR FUTURE CONNECTION. CONTRACTOR SHALL COORDINATE EXACT LOCATION PRIOR TO STARTING WORK.

GENERAL NOTES

1- FOR PLUMBING FIXTURES SPECS PLEASE REFER TO SHEET A2-301

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Fort Lauderdale , FL 33316
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Fort Lauderdale, FL. 33316
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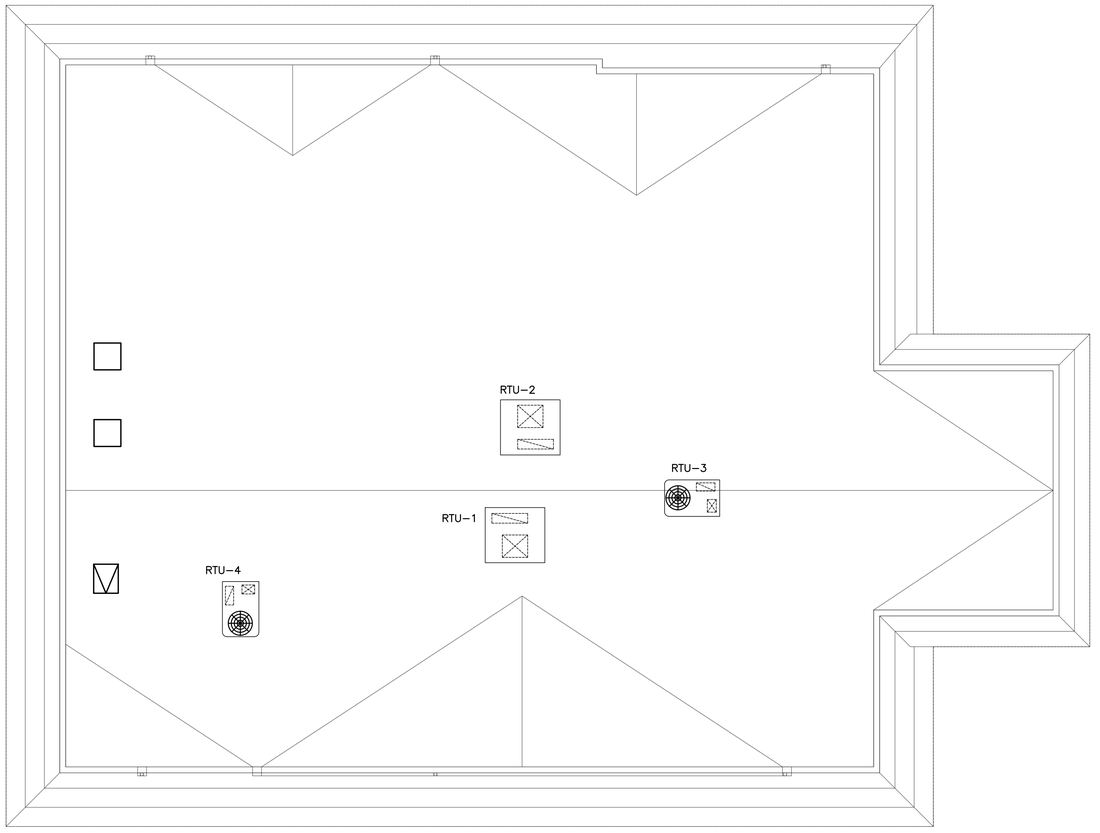
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PROPOSED SANITARY PLAN

SHEET NUMBER:
P1-102

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Exhibit "A"



1 PROPOSED PLUMBING ROOF PLAN
SCALE: 1/8" = 1'-0"

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Fort Lauderdale , FL 33316
T 954.961.6806
F 954.961.6807
www.synalovski.com

DELTA G CONSULTING ENGINEERS, INC.
1800 Eller Drive, Suite 570
Fort Lauderdale, FL. 33316
(954) 527-1112
CA#00009181

PJT. MGR. STEPHEN BENDER
PROJECT #: 240704

GEORGE SANJUAN, P.E.
FLORIDA LICENSE #46100
This item has been electronically signed and sealed by George San Juan on a date adjacent to the seal using a SHA authentication code.
Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PEMBROKE PINES RECREATION CENTER

7400 PINES BOULEVARD
PEMBROKE PINES, FL 33025

CLIENT: CITY OF PEMBROKE PINES

REV	DATE	DESCRIPTION

DESIGN
DELIVERABLE: **SCHEMATIC DESIGN**
ISSUE DATE: **XX/XX/XX**

PROJECT NUMBER: **2024-0125.0000**
DRAWN BY: JP, CD, NR
CHECKED BY: SB

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SHEET TITLE:
PROPOSED PLUMBING ROOF PLAN

SHEET NUMBER:
P1-103

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

ACORD CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD[YY)

PRODUCER

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

INSURERS AFFORDING COVERAGE

INSURED

YOUR COMPANY NAME HERE

INSURER A:
INSURER B,
INSURER C,
INSURER D,
INSURER E,

Companies providing coverage

COVERAGES

THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AG6REGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DDIYY)	POLICY EXPIRATION DATE (MM/DDIYY)	LIMITS	
	GENERAL LIABILITY					
	☐ COMMERCIAL GENERAL LIABILITY	**Must Include General Liability**			EACH OCCURRENCE	$
	☐ CLAIMS MADE ☐ OCCUR				FIRE DAMAGE (Any one fire)	$
					MED EXP (Any one person)	$
					PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:				GENERAL AGGREGATE	$
	☐ policy ☐ project ☐ loc				PRODUCTS - COMP/OP AGG	$
	AUTOMOBILE LIABILITY					
	☐ ANY AUTO	**SAMPLE CERTIFICATE**				
	☐ ALL OWNED AUTOS					
	☐ SCHEDULED AUTOS					
	☐ HIRED AUTOS					
	☐ NON-OWNED AUTOS					
	☐					
	GARAGE LIABILITY				AUTO ONLY - EA ACCIDENT	$
	☐ ANY AUTO				OTHER THAN AUTO ONLY: EA ACC	$
	☐				AGG	$
	EXCESS LIABILITY				EACH OCCURRENCE	$
	OCCUR ☐ CLAIMS MADE				AGGREGATE	$
						$
	☐ DEDUCTIBLE					$
	☐ RETENTION $					$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY				WC STATU-TORY LIMITS ☐ OTH-ER	
					E.L. EACH ACCIDENT	$
					E.L. DISEASE - EA EMPLOYEE	$
					E.L. DISEASE - POLICY LIMIT	$
	OTHER					

Certificate must contain wording similar to what appears below

DESCRIPTION OF OPERATIONS/LOCATIONSIVEHICLES/EXCL

"THE CERTIFICATE HOLDER IS NAMED AS ADDITIONALLY INSURED WITH REGARD TO GENERAL LIABILITY"

CERTIFICATE HOLDER

ADDITIONAL INSURED; INSURER LETTER:

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION AIL 30 DAYS WRITTEN LEFT.

City of Pembroke Pines
601 City Center Way
Pembroke Pines FL 33025

City Must Be Named as Certificate Holder

AUTHORIZED REPRESENTATIVE

ACORD 25-S (7/97)

(DACORD CORPORATION 1988

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

OPEN

Pines Recreation Center Renovation

Invitation For Bid

Recreation & Cultural Arts

15010, 90638, 90924, 90927, 90930

Project ID: RE-25-05

Release Date: Wednesday, May 14, 2025

Due Date: Tuesday, July 8, 2025 2:00pm

Posted Wednesday, May 14, 2025 12:34pm

Bid Sealed

Pricing Sealed

All dates & times in Eastern Time

Edit Preview

1. NOTICE

Add optional description to section

Notice is hereby given that the City Commission of the City of Pembroke Pines is seeking sealed proposals for:

IFB # RE-25-05

Pines Recreation Center Renovation

Solicitations may be found on the City of Pembroke Pines website under the Procurement Department at http://www.ppines.com/index.aspx?NID=667, and may be downloaded directly from the OpenGov platform at https://procurement.opengov.com/portal/pembrokepines.

For Technical Support, proposers can reach the OpenGov Service Desk between 7:00 am to 10:00 pm from Monday through Friday via the following methods:

- Chat (preferred method): Click the button in the lower right-hand corner of the portal.
- E-mail: procurement-support@opengov.com
- Phone: 1 (650) 336-7167

If additional help is needed with downloading the solicitation package please contact the Procurement Department at (954) 518-9020 or by email at purchasing@ppines.com. The Procurement Department hours are between 7:00 am to 6:00 pm on Monday through Thursday and is located at 8300 South Palm Drive, Pembroke Pines, FL 33025.

Bidders shall submit all questions regarding this bid via the City's e-Procurement Portal, located at https://procurement.opengov.com/portal/pembrokepines. Please note the deadline for submitting questions. All answers will be posted on the City's e-Procurement Portal. Bidders may also click “Follow” on this bid to receive an email notification when answers are posted. It is the bidder's responsibility to check the portal for updates. Only written responses issued through the OpenGov platform will be considered official for interpretations or clarifications.

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Proposals will be accepted until 2:00 pm on Tuesday, July 8, 2025, electronically at https://procurement.opengov.com/portal/pembrokepines/projects/164106.

Bid Opening: The sealed electronic proposals will be publicly opened at 2:30 pm, on the bid due date, by the City Clerk's Office, in the **City Clerk's Office Conference Room located on the 4th Floor in the Charles F. Dodge City Center/**City Hall Administration Building, located at 601 City Center Way, Pembroke Pines, Florida, 33025.

Virtual Bid Opening: In light of public health concerns and to ensure accessibility for all, the City encourages interested parties, vendors, and the public to participate virtually via live streaming instead of attending the meeting in person. As a result, meetings may be a combination of in-person and virtual, all as provided by law. To virtually attend the bid opening, please use the Cisco Webex Meetings platform.

Virtual Meeting Details:

- WebEx Meeting Link: https://ppines.webex.com/meet/purchasing
- Cisco Webex Meeting Number: 717 019 586
- Join by Phone Number: +1-408-418-9388

The public may download the **Cisco Webex Meetings app** from https://www.webex.com/downloads.html/.

To ensure an efficient meeting process, participants are requested to mute their audio and camera during the meeting. While the public is welcome to attend the virtual bid opening, **please note that active participation and commenting will not be allowed during the proceedings.**

For further information about the bid opening or assistance in accessing the virtual meeting, please contact:

Jamie Chen or other Procurement Staff in the Procurement Department
City of Pembroke Pines
8300 South Palm Drive,
Pembroke Pines, FL 33025
(954) 518-9061 or 954-518-9020
purchasing@ppines.com

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Exhibit "A"

City of Pembroke Pines
Procurement
Mark Gomes, Procurement Director
601 City Center Way, Pembroke Pines, FL 33025
(954) 431-4884

QUESTION & ANSWER REPORT

IFB No. RE-25-05

Pines Recreation Center Renovation

RESPONSE DEADLINE: July 8, 2025 at 2:00 pm

Tuesday, July 8, 2025

Approved, Unanswered Questions

6. Existing Water Fountain at Lobby

May 28, 2025 12:51 PM

Question: Please confirm if existing Water Fountain at Lobby to be discarded or protected? Plumbing plans call for the fountain to remain, although, as it is not referenced nor noted in the Architectural Demolitions Plans to be demolished or protected.

May 28, 2025 12:51 PM

Approved, Answers Provided

1. Budget

May 15, 2025 1:01 PM

Question: Good Afternoon, How much is the budget for this project. Thanks in advance

May 15, 2025 1:01 PM

Answered: Hello, Per the bid package, the estimated cost for this project is $985,700.

May 15, 2025 1:30 PM

2. Mandatory Walk Through

May 22, 2025 12:14 PM

Question: We just received the bid today and noticed the walk through was this morning. Can we still provide a quote even though the walk through was missed?

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

May 22, 2025 12:14 PM

Answered: Hello, As stated in the bid package, the pre-bid meetings for this project are mandatory. This means that any vendors who would like to bid on this project must attend at least one pre-bid meeting in order to do so. In the event that a vendor submits a bid for this project without having attended a pre-bid meeting, their bid will not be considered for award.

May 27, 2025 7:39 AM

3. Plumbing

May 23, 2025 11:37 AM

Question: Please provide specifications and model of the proposed new grease trap.

May 23, 2025 11:37 AM

Answered: Please see updated Attachment D, sheet P-1, with the proposed grease trap specification.

Jul 2, 2025 5:16 PM

4. Plumbing

May 23, 2025 11:38 AM

Question: Please confirm if the existing electric water heater, mop sink, drinking fountain and hose bib will be replaced or remain.

May 23, 2025 11:38 AM

Answered: Water heater, hose bib, and mop sink to remain. Please refer to 1/A1-301and 1/A2-301 note 10 for the new drinking fountain.

Jun 17, 2025 5:29 PM

5. Electrical

May 28, 2025 11:22 AM

Question: Could you provide us with the updated electrical plans? The current ones do not accurately reflect the required positions for the outlets and lighting fixtures, which need to be properly distributed according to the new partitions that will be constructed.

May 28, 2025 11:22 AM

Answered: Please refer to updated electrical plans

Jul 2, 2025 5:19 PM

7. Prebid

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

May 27, 2025 11:02 AM

Question: Can you please provide a copy of the initial prebid sign in sheet?

May 27, 2025 11:02 AM

Answered: The sign-In sheet for the first pre-bid meeting was uploaded on May 29th, 2025. Please go to the "Addenda & Notices" tab in order to access them.

Jun 4, 2025 3:42 PM

8. No subject

May 28, 2025 1:44 PM

Question: Please confirm that the estimated project cost of $985,700 applies exclusively to Part A. Additionally, please verify that Parts A and B will be combined into a single contract with the City, rather than the Tenant.

May 28, 2025 1:44 PM

Answered Correct. The the estimated project cost of $985,700 applies exclusively to Construction Plans A for City Renovations only. If the City awards Construction Plans B (City Renovation and Tenant Improvements) it will be a single contract with the City rather that a Tenant. Please be advised that pricing on both set of plans are required and that lump sum price for Construction Plans B should be higher than Construction Plans A, as they include BOTH scopes of work.

Jul 1, 2025 10:44 AM

9. No subject

May 28, 2025 2:03 PM

Question: Please confirm whether the Payment & Performance Bonds will be required solely for the CITY RENOVATION portion?

May 28, 2025 2:03 PM

Answered: The payment and performance bond is being requested as a percentage, therefore, regardless of which option we choose to exercise, the percentage should remain the same.

Jun 3, 2025 10:26 AM

10. Existing Water Fountain at Lobby

May 28, 2025 1:00 PM

Question: Please confirm if existing Water Fountain at Lobby to be discarded or protected? Plumbing plans call for the fountain to remain, although, as it is not referenced nor noted in the Architectural

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Demolitions Plans to be demolished or protected to return to owner to install new per Fixture Schedule on sheet A2-301

May 28, 2025 1:00 PM

Answered: The existing water fountain at the Lobby is scheduled to be discarded. Please refer to 1/A1-301and 1/A2-301 note 10 for the new drinking fountain. Please see updated plumbing plans

Jul 1, 2025 10:45 AM

11. Existing Toilet Acessories

May 28, 2025 2:23 PM

Question: Please Confirm if all Existing Toilet Acessories are to be removed, as Demolition Plans do not mention any Toilet Acessories to be removed or protected to return to owner to install new per Fixture Schedule on sheet A2-301

May 28, 2025 2:23 PM

Answered: All existing toilet accessories are to be removed.

Jun 17, 2025 5:29 PM

12. Paint Specifications & Requirements

May 28, 2025 3:52 PM

Question: Please Provide Paint Specifications for Interior & Exterior Requirements for Painting Scope of work.

May 28, 2025 3:52 PM

Answered: Please see revised A1-901, and A2-901 for paint specifications for Interior & exterior

Jun 17, 2025 5:29 PM

13. Wall Tile T-1

May 28, 2025 2:01 PM

Question: Please Provide Tile Size for Wall Tile T-1 for Proper Pricing.

May 28, 2025 2:01 PM

Answered: Please see revised A1-901, and A2-901 for TL-1 specification

Jun 17, 2025 5:29 PM

14. Existing Wall Tile

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

May 28, 2025 1:59 PM

Question: Please Confirm if Existing Wall Tile is to be removed, as Demolition Plans do not mention any wall tile to be removed.

May 28, 2025 1:59 PM

Answered: Please see revised D1-101 and D2-101. Existing wall tile has been noted to be removed.

Jun 17, 2025 5:29 PM

15. Note 2 5/A1-201

May 28, 2025 2:32 PM

Question: Please Provide Note 2 on Detail 5, Sheet A1-201.

May 28, 2025 2:32 PM

Answered: Please see revised 6/A1-201. General notes tag has been adjusted.

Jun 17, 2025 5:29 PM

16. Door Hardware

May 28, 2025 2:46 PM

Question: Please Provide missing Hardware Schedule on Detail 1/A1-801.

May 28, 2025 2:46 PM

Answered: Please see revised 1/ A1-801. And 1/A2-801. General hardware groups have been identified

Jun 17, 2025 5:29 PM

17. Door Coordination

May 28, 2025 3:22 PM

Question: Please Note, Single Exterior Doors 002 & 003 per A1-101 are marked as Double Doors on Door Schedule.

May 28, 2025 3:22 PM

Answered: Please see Revised A1-801. Door schedule has been revised.

Jun 17, 2025 5:29 PM

18. Acoustical Ceiling Tiles Clarification

May 29, 2025 2:26 PM

Question: Please confirm if specialty ACT (washable or food-safe) is required in Kitchen 108.

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

May 29, 2025 2:26 PM

Answered by Nicolas Rodriguez: ACT for kitchen 108 shall be food safe

Jun 17, 2025 5:29 PM

19. Missing sheet A-601

May 29, 2025 1:59 PM

Question: Please Provide Sheet A-601 mentioned on 4/A1-401.

May 29, 2025 1:59 PM

Answered: Please see revised A-401. Reference to sheet A-601 has been removed

Jun 17, 2025 5:29 PM

20. Acoustical Ceiling Tiles Size

May 29, 2025 1:57 PM

Question: Please confirm Size for Acoustical Ceiling tiles, Plans call for a 2x2 Tile for Existing 2x4 Ceiling Grid per 4/A1-401

May 29, 2025 1:57 PM

Answered: Please see revised 4/A-401. All ceiling grinds and tiles shall match 2x4 ceiling grid.

Jun 17, 2025 5:29 PM

21. Add Alternate on Sheet S1-1 Construction Plan A (City Renovation)

May 29, 2025 12:26 PM

Question: Please confirm if we are to include Price for Add Alternate to include new folding partition shown on Sheet S1-1 Construction Plan A (City Renovation).

May 29, 2025 12:26 PM

Answered: Please provide add alternate for new folding partition as indicated on Sheet S1-1

Jun 17, 2025 5:29 PM

22. Sill/head Details

May 29, 2025 11:02 AM

Question: Provide Details for Doors, Windows & storefront sill/head anchoring at existing / new walls.

May 29, 2025 11:02 AM

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Answered by Nicolas Rodriguez: Refer to revised 1/ A1-801. And 1/A2-801 with window and door details.

Jun 17, 2025 5:29 PM

23. No subject

May 30, 2025 1:18 PM

Question: Will there be a Burglar alarm installation

May 30, 2025 1:18 PM

Answered: Burglar alarm or CCTV system to be installed by owner.

Jun 17, 2025 5:29 PM

24. Fire alarm system

May 30, 2025 1:18 PM

Question: Are there existing fire alarm drawings? Do we have to provide them. A complete set with devices, battery calculation's, locations etc Sealed drawings

May 30, 2025 1:18 PM

Answered: There are currently no existing fire alarm drawings. You are not required to provide this.

Jul 1, 2025 10:46 AM

25. General

May 30, 2025 1:17 PM

Question: 1.Finish schedules shows no base anywhere ? 2. Janitors closet on Finish floor plan it calls for wall Tile T01 but we have no elevation page showing tile in that room 3. Mens restroom west wall no elevation showing finish , will this be paint and if paint what base do we use , same for Womens restroom east wall 4. elevations do not show any wall tile in either mens or womens restroom vestibule , please verify if so what base in those areas . 5. what grout do they want

May 30, 2025 1:17 PM

Answered: Please see revised 2/A1-901, and 2/A2-901 sheet. The base is now indicated. The Janitor closet wall has been adjusted. Men’s west wall and Women’s east wall shall match other walls with TL-01. The vestibule shall be paint finish, and the grout is an epoxy grout.

Jun 17, 2025 5:29 PM

26. LVT Flooring Specifications

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Jun 2, 2025 10:01 AM

Question: Please Provide LVT Flooring Specifications to include Tile or Plank, Size, Thickness, and Installation Design for proper pricing.

Jun 2, 2025 10:01 AM

Answered: Please see revised A1-901 and A2-901 sheet. LVT flooring specifications have been indicated.

Jun 17, 2025 5:29 PM

27. Tile Trims & Edging Specifications

Jun 2, 2025 10:29 AM

Question: Please Provide / Specify Schluter System Trims Style, Colors, Finishes for Floor/Wall Tile Transitions.

Jun 2, 2025 10:29 AM

Answered: Please see revised A1-901 and A2-901 sheet. Schluter system – Jolly and or Reno-t " Jolly shall be utilized at all edge corners, and Reno-t between wall panels on the same plane.

Jun 17, 2025 5:29 PM

28. Waterproofing System Specification at Restrooms

Jun 2, 2025 10:41 AM

Question: Please Provide tile waterproofing product/system at Restrooms or confirm if contractor choice.

Jun 2, 2025 10:41 AM

Answered: Wall tile for bathroom is indicated on revised 2/A1-901, and 2/A2-901 sheet. The existing waterproofing system shall remain. The existing cementitious board shall be patched and repaired as necessary as indicated on the demolition plans.

Jun 17, 2025 5:29 PM

29. City of Pembroke Pines Recreational Bldg. Remodel

Jun 2, 2025 4:16 PM

Question: 1) The door schedule shows stain grade frames and wood doors. Please confirm if the City wants wood frames?

Jun 2, 2025 4:16 PM

Answered: Please see revised 5/A2-801 doors shall be hollow metal and metal frames

Jun 17, 2025 5:29 PM

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

30. Interior Signage (Room ID)

Jun 2, 2025 2:54 PM

Question: Please Confirm if only Restroom Signage is Required for this scope of work.

Jun 2, 2025 2:54 PM

Answered: Signage is required for this scope of work. Please see revised A1-901 and A2-901

Jun 17, 2025 5:29 PM

31. Exterior Signage

Jun 2, 2025 2:53 PM

Question: Please Confirm if Exterior Signage on sheet 3/A1-201 is part of the Scope of Work. If so, please provide Specifications to correctly price.

Jun 2, 2025 2:53 PM

Answered: Please see revised A1-201. Exterior signage indicated on the revised plan.

Jun 17, 2025 5:29 PM

32. Restroom Layouts Conflicts

Jun 2, 2025 2:43 PM

Question: Architectural Restroom Layout and Plumbing Restroom Layout do not match. Please Confirm which one is correct.

Jun 2, 2025 2:43 PM

Answered: Please see revised plumbing sheet. Plumbing restroom layout now matches.

Jul 2, 2025 5:01 PM

33. Seat Cover Dispensers at ADA Stall

Jun 2, 2025 2:32 PM

Question: Please Confirm if (1) or (2) Seat Cover Dispenser are required at each ADA Stall. (2) Item 17 are shown on Plan 2/A2-301 at each ADA Stall.

Jun 2, 2025 2:32 PM

Answered: Please see revised 12/A2-301 12 9/A1-301. One seat cover dispenser is required

Jun 17, 2025 5:29 PM

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

34. Existing Electric Dryer

Jun 2, 2025 2:07 PM

Question: Please Confirm if Existing Electric Dryer is to be demolished or Re-Used per Fixture Schedule 1/A2-301?

Jun 2, 2025 2:07 PM

Answered Please see revised 12/A2-301 12 9/A1-301. The note has been revised, and new hand dryer has been incorporated.

Jun 17, 2025 5:29 PM

35. Undercounter Lavatories

Jun 2, 2025 12:43 PM

Question: Please Confirm if Undercounter Lavatories is to be Demolished per Note 19/D1-101 or re-used per Item 9 on Fixture Schedule 1/A2-301.

Jun 2, 2025 12:43 PM

Answered: Please see revised 9/A2-301 & 9/A1-301. The note has been revised and undercounter lavatory is to be replaced.

Jun 17, 2025 5:29 PM

36. Privacy Partitions Specifications

Jun 2, 2025 12:06 PM

Question: Please confirm if what is requested is Floor Mounted Overhead Braced. Also provide, Door Design specifications for correct pricing.

Jun 2, 2025 12:06 PM

Answered: Yes, it is acceptable to proceed with Scranton as noted in 1/A1-301 and 1/A2-301.

Jun 17, 2025 5:29 PM

37. fire alarm

Jun 3, 2025 12:42 PM

Question: How do I contact Fire Protection Consultant

Jun 3, 2025 12:42 PM

Answered: Triad Fire Protection Contact: Jerry Phone: 954-614-8883

Jul 2, 2025 5:15 PM

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

38. Additional Site Visit

Jun 3, 2025 1:31 PM

Question: Will the City of Pembroke Pines consider one more site visit?

Jun 3, 2025 1:31 PM

Answered: There is a follow-up meeting scheduled for 06/04 at 10 am, at the Pines Recreation Center located at 7400 Pines Blvd, Pembroke Pines, FL 33026.

Jun 4, 2025 9:04 AM

39. No subject

Jun 5, 2025 12:44 PM

Question: Please confirm if are we OK to remove the line of shrubbery adjacent to the building on the South side? This is to allow access for machinery to demo the Overhang. Thank you.

Jun 5, 2025 12:44 PM

Answered: Yes, per Section 4.2. titled "General Requirements", "Contractor is responsible for the removal and reinstallation of fencing, concrete, and any other items as necessary to access the work areas. The Contractor is allowed to set up temporary container for storage."

Jun 17, 2025 5:33 PM

40. Flooring Questions

Jun 23, 2025 5:32 PM

Question: TL-01 Naturali is a Crossville 4'x10' panel tile. Color needs to be specified for accurate pricing. TL-01 Can we supplement the Naturali panel tile or a smaller format tile? Like a 24x48 or a 12x24? This will be a significant cost savings. LVT -01 Tarkett Adapt is an imported tile. Per the rep the tile comes in various sizes and colors. We need the exact size and color to quote accurately. Also, this tile per Tarkett is imported from Europe and will no longer be brought to the states due to the tariffs. Per Armstrong there is a limited stock in the states of various colors and sizes. Wall base selection not called out on plans.

Jun 23, 2025 5:32 PM

Answered: 1. Color is specified in the addendum drawing Finish Schedule 2. GC to bid product as indicated in the design drawings. 3a. Size and color are specified in the addendum drawing Finish Schedule. 3b. GC to bid product as indicated in the design drawings. 4. WB-1 is noted on plan for each room that wall base applies.

Jul 2, 2025 5:13 PM

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

41. Fire Extinguishers

Jun 25, 2025 3:38 PM

Question: Please confirm if Fire Extinguishers part of the Scope of work. Life Safety Plans on Plan A and Plan B Show F.E. Cabinets at different locations where current Fire Extinguisher Cabinets are located in facility and are not mentioned on Demolitions plans to be removed. Please confirm if to keep existing or Move to new location per Life safety for Plan A.

Jun 25, 2025 3:38 PM

Answered: GC to provide pricing for new fire extinguishers as noted in plan.

Jul 2, 2025 5:17 PM

42. Tile Size

Jun 25, 2025 3:39 PM

Question: Tile Size for TL-1 Provided in Revision 1 does not exist. Please confirm if this size is to be custom or use manufacture plank size option 6”x24” . this information s needed for correct pricing.

Jun 25, 2025 3:39 PM

Answered: Size and color are specified in the addendum drawing and are currently available as a standard order from the manufacturer.

Jul 2, 2025 5:17 PM

43. Exterior Doors Paint Specifications

Jun 25, 2025 3:39 PM

Question: Please Provide Exterior Doors Paint Specifications needed for pricing.

Jun 25, 2025 3:39 PM

Answered: Exterior doors to be painted with exterior paint PT-E (from finish schedule), in gloss finish.

Jul 2, 2025 5:17 PM

44. Signage

Jun 25, 2025 3:41 PM

Question: Confirm if weather the BOD for the Signage on this project is New Hermes Incorporated Signs. If So please provide contact information as this company is not found. Please confirm if an alternate Basis of Design is acceptable to use for this Bid.

Jun 25, 2025 3:41 PM

Docusign Envelope ID: 4FB1F2A9-8F7C-4DEF-86EE-D51E4D5EA264

Answered: Alternative manufacturer that provides signage as indicated per plan is acceptable.

Jul 2, 2025 5:18 PM