

PROFESSIONAL OFFICE - MEADOWBROOK BUILDING

1300 MEADOWBROOK RD, JACKSON, MS 39211

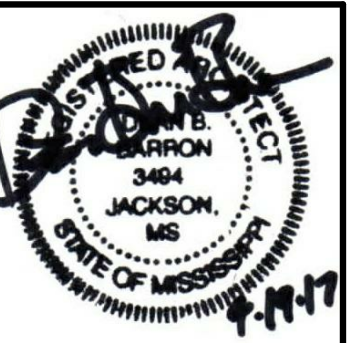
APRIL 19, 2017

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PROFESSIONAL OFFICE - MEADOWBROOK BUILDING
KERIOH CORPORATION
200909
1300 MEADOWBROOK RD, JACKSON, MS 39211

FOR CONSTRUCTION
APRIL 19, 2017



ABBREVIATIONS

ACT	ACOUSTICAL CEILING TILE	DIA	DIAMETER	HLR	HANDRAIL	O.A.	OUTSIDE AIR	SL	SLOPE
ADDTL	ADDITIONAL	DBL	DOUBLE	HC	HANDICAP	O.C.	ON CENTER	SP	SPACING
ADJ	ADJUSTABLE	DISP	DISPENSER	H.M.	HOLLOW METAL	OH	OVERHEAD	SPEC	SPECIFIED/SPECIFICATIONS
A.F.F.	ABOVE FINISHED FLOOR	DK	DARK	HW	HARDWARE	OPNG	OPENING	SQ	SQUARE
A.L.	ACTIVE LEAF	DN	DOWN	HR	HOUR	OPP	OPPOSITE	SHTH	SHEATHING
ALUM	ALUMINUM	DS	DOWNSPOUT	HT	HEIGHT	OP.H.	OPPOSITE HAND	S.P.	SPLASH BLOCK
ALT	ALTERNATE	DWG(S)	DRAWING(S)	H.W.	HOT WATER	OK	OVERALL	STD	STANDARD
A.P.C.	ARCHITECTURAL PRECAST CONCRETE							STL	STEEL
BET	BETWEEN	EA	EACH	IC	INTERCOM	PT	PAINT	STOR	STORAGE
BIT	BITUMEN	E.D.F.	ELECTRIC DRINKING FOUNTAIN	I.J.	ISOLATION JOINT	PART	PARTITION	STRUCT	STRUCTURE
B.J.	BAR JOIST	E.F.	EXHAUST FAN	INSUL	INSULATION	P.B.	PANIC BAR	SUP	SUPPLY
BLDG	BUILDING	E.F.C.	EACH FACE	INT	INTERIOR	PF	PREFINISHED	SUSP	SUSPENDED
BLK	BLOCK	E.J.	EXPANSION JOINT	INCL	INCLUDE	PLAM	PLASTIC LAMINATE	SLNT	SEALANT
BLKG	BLOCKING	ELEC	ELECTRIC	JT	JOINT	PLWD	PLYWOOD	SYN	SYNTHETIC
BLT	BUILT	ELEV	ELEVATION			PNL	PANEL	THK	THICK
B.O.	BOTTOM OFF	EMBED	EMBEDDED	L	LENGTH	P.T.	PRESSURE TREATED	THRESH	THRESHOLD
BOT	BOTTOM	ENGR	ENGINEER	LAV	LAVATORY	PR	PAIR	TLT	TOILET
B.R.	BACKER ROD	EQ	EQUAL	L.F.	LINEAR FEET	PSF	POUNDS PER SQUARE FOOT	T.O.	TOP OF
CAB	CABINET	EQPT	EQUIPMENT	LAM	LAMINATE	PSI	POUNDS PER SQUARE INCH	T.O.B.	TOP OF BEAM
CAP	CAPACITY	E.S.	EXPOSED STRUCTURE	LBL	LABEL	PVC	POLYVINYL CHLORIDE	T.O.S.	TOP OF STEEL
C.BD	CHALK BOARD	EXP	EXPANSION	MAINT	MAINTENANCE	Q.T.	QUARRY TILE	TRTD	TREATED
C.B.	CATCH BASIN	EXT	EXTERIOR	MATL	MATERIAL	QTY	QUANTITY	TYP	TYPICAL
C/C	CENTER TO CENTER	F.O.C.	FACE OF CONCRETE	MAX	MAXIMUM	R	RADIUS	U.C.	UNDER COUNTER
C.I.	CAST IRON	F.A.C.	FIRE ALARM CABINET	MFR	MANUFACTURER	R.A.	RETURN AIR	ULL	UNDERWRITERS LABORATORY
C.J.	CONTROL JOINT	F.O.F.	FACE OF FINISH	MH	MANHOLE	R.B.	RUBBER BASE	UNO	UNLESS NOTED OTHERWISE
CL	CLEAR	F.D.	FLOOR DRAIN	MIN	MINIMUM	REF	REFERENCE	VAR	VARIES
C.L.	CENTER LINE	F.E.C.	FIRE EXTINGUISHER CABINET	MISC	MISCELLANEOUS	REINF	REINFORCED	V.B.	VAPOR BARRIER
CLG	CEILING	F.F.E.	FINISH FLOOR ELEVATION	M.O.	MASONRY OPENING	REQD	REQUIRED	VERT	VERTICAL
CMU	CONCRETE MASONRY UNIT	FIN	FINISH	MOD	MODIFIED	RET	RETURN	VCT	VINYL COMPOSITION TILE
CONTR	CONTRACTOR	FLR	FLOOR	MIR	MIRROR	R.D.	ROOF DRAIN	V.T.R.	VENT THRU ROOF
COL	COLUMN	FR	FRAME	M.R.	MOISTURE RESISTANT	RM	ROOM	V.W.C.	VINYL WALL COVERING
CONC	CONCRETE	FLSG	FLASHING	MTD	MOUNTED	R.O.	ROUGH OPENING	WTR	WATER
COND	CONDENSATE	FT	FOOT	MTL	METAL	RTU	ROOF TOP UNIT	W.C.	WATER CLOSET
CONST	CONSTRUCTION	GA	GAUGE	N/A	NOT APPLICABLE	S.J.	SCORED JOINT	W.H.	WATER HEATER
CONT	CONTINUOUS	GALV	GALVANIZED	N.F.	NATURAL FINISH	SAN	SANITARY	WP	WATERPROOF
CPNG	COUPLING	GYPBD	GYPNUM BOARD	N.I.C.	NOT IN CONTRACT	SCWD	SOLID CORE WOOD DOOR	W/CO	WALL CLEANOUT
CPT	CARPET	G.C.	GENERAL CONTRACTOR	NO.	NUMBER	S.C.	SOLID CORE	W/CF	WALL CLEANOUT
CT	CERAMIC TILE	GL	GLASS	NOM	NOMINAL	SCH	SCHEDULE	W/WF	WELDED WIRE FABRIC
CTB	CERAMIC TILE BASE	G.B.	GRAB BAR	N.S.	NOT SHOWN	S.F.	SQUARE FEET	W	WIDTH
CTR	CENTERS			N.T.S.	NOT TO SCALE	SHT	SHEET	W/	WITH
						SIM	SIMILAR	W/O	WITH OUT
								WGP	WIRE GLASS VISION PANEL
								WD	WOOD

CODE SUMMARY

APPLICABLE CODES	OCCUPANT LOAD
INTERNATIONAL BUILDING CODE 2012, ICC/ANSI A117.1-2009, INTERNATIONAL FIRE CODE 2012, INTERNATIONAL FUEL CODE 2012, INTERNATIONAL MECHANICAL CODE 2012, INTERNATIONAL PLUMBING CODE 2012, NATIONAL ELECTRICAL CODE 2011, INTERNATIONAL ENERGY CONSERVATION CODE 2009, AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES - 2010	BUSINESS AREA 2,681 / 100 S.F. PER PERSON = 27 PERSONS TOTAL PERSON = 27
OCCUPANCY CLASSIFICATION	MEANS OF EGRESS
GROUP B BUSINESS	MAXIMUM TRAVEL DISTANCE - 250 FEET MAXIMUM DEAD END CORRIDOR - 20 FEET MINIMUM CORRIDOR WIDTH - 44 INCHES MINIMUM CLEAR EXIT WIDTH - 32 INCHES
PHYSICAL PROPERTIES	
GROSS AREA - 2,681 S.F. TOTAL	
MINIMUM TYPE OF CONSTRUCTION	
TYPE III SPRINKLERED	
FIRE RESISTANCE RATINGS	
INTERIOR BEARING WALLS - N/A STRUCTURAL ELEMENTS - 0 HOURS FLOORS AND FLOOR/CEILING ASSEMBLY - 0 HOURS ROOFS AND ROOF/CEILING ASSEMBLY - 0 HOURS NON BEARING PARTITIONS - 0 HOURS EXIT ACCESS CORRIDORS - N/A EXTERIOR NON BEARING WALLS - 0 HOURS TENANT SEPARATION WALLS - 1 HOURS	

ARCHITECT

BARRON STUDIO ARCHITECTS 1036 BELHAVEN STREET, JACKSON, MS 39202 P 601-750-1778

MASTER NOTE

IF THE STANDARD PRACTICE OR INDUSTRY STANDARD OF A PARTICULAR SUBCONTRACTOR OR CONTRACTOR DIFFERS FROM THE INFORMATION CONTAINED IN THE CONTRACT DOCUMENTS IT IS THE CONTRACTORS RESPONSIBILITY TO FOLLOW THE TERMS OF THE CONTRACT OR ASK FOR A CHANGE.

GENERAL NOTES

- ALL DRAWINGS AND COPIES OF SAME ARE INSTRUMENTS OF SERVICE AND AS SUCH REMAIN THE PROPERTY OF THE ARCHITECT. THEY ARE TO BE USED ONLY WITH RESPECT TO THIS PROJECT.
- THE DRAWINGS, SPECIFICATIONS, AND AGREEMENT, ALONG WITH ANY ADDENDA, CONSTITUTE THE CONSTRUCTION DOCUMENTS AND ARE TO BE USED AS A COMPLETE SET. THE DRAWING DOCUMENTS AND THE SPECIFICATIONS ARE NOT TO BE SPLIT APART, PARTIALLY COPIED, OR DISTRIBUTED IN PARTS.
- THE WORK DESCRIBED IN THE ARCHITECTURAL, STRUCTURAL, MECHANICAL, ELECTRICAL, CIVIC, OR OTHER DIVISIONS OF THE CONTRACT DOCUMENTS ARE NOT ONLY LIMITED TO THAT PARTICULAR SECTION, BUT ARE SUBJECT TO THE CONDITIONS AND CONSTRUCTION DESCRIBED IN EACH AND EVERY SECTION OF THE CONTRACT DOCUMENTS.
- THE CONTRACT DRAWINGS COMPRISING THIS SET OF DOCUMENTS INCLUDING ALL ADDENDA, FIELD DIRECTIVES, AND CHANGE ORDERS ARE COMPOSED OF ALL SECTIONS OF THE DRAWINGS, INCLUDING AT LEAST THE ARCHITECTURAL, STRUCTURAL, MECHANICAL, AND ELECTRICAL. ADDITIONAL CRITICAL INFORMATION THAT PERTAINS TO ANY SPECIFIC DIVISION CAN BE FOUND THROUGHOUT THE DOCUMENTS. CONSEQUENTLY, IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND HIS SUB-CONTRACTORS FOR THE COORDINATION AND CONSTRUCTION OF RELATED WORK FOUND IN ALL SECTIONS OF THE CONTRACT DOCUMENTS. NO SECTION OF THE DOCUMENTS IS EXCLUSIVE OF THE REMAINING DOCUMENTS.
- ANY DISCREPANCY OCCURRING IN THESE DOCUMENTS SHOULD BE IMMEDIATELY TO THE ATTENTION OF THE ARCHITECT PRIOR TO ADDITIONAL WORK BEING PERFORMED.
- INSTANCES NOTED AS 'TYPICAL' SHALL APPLY IN ALL CASES UNLESS OTHERWISE NOTED.
- WHERE NO SPECIFIC DETAIL IS SHOWN THE CONSTRUCTION SHALL BE IDENTICAL TO THAT INDICATED FOR LIKE CASES OF CONSTRUCTION.
- IN NO CASE SHALL THE DOCUMENTS BE SCALED CONSULT ARCHITECT IF ADDITIONAL DIMENSIONS ARE REQUIRED.
- PROVIDE CONTINUOUS SEPARATION BETWEEN DISSIMILAR MATERIALS AS REQUIRED TO PREVENT GALVANIC CORROSION.
- CONTRACTOR TO VERIFY ALL DIMENSIONS, ELEVATIONS, AND LOCATIONS OF EXISTING CONDITIONS AFFECTING THIS PROJECT PRIOR TO FABRICATION OR INSTALLATION OF NEW WORK. NOTIFY ARCHITECT OF ANY DISCREPANCIES. ADJUST NEW CONSTRUCTION TO ALLOW FOR ACTUAL FIELD CONDITIONS.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH GOVERNING CODES AND REGULATIONS.

PROVIDED AND INSTALLED BY TENANT

NOTE: ALL TENANT CONTRACTED SUB-CONTRACTORS SHALL BE APPROVED BY THE LANDLORD.

- N/A

PROVIDED BY TENANT, INSTALLED BY CONTRACTOR

NOTE: CONTRACTOR SHALL PROVIDE QUANTITIES FOR ALL MATERIALS LISTED BELOW. QUANTITIES SHALL INCLUDE WASTE, ETC. CONTRACTOR SHALL PROVIDE TENANT WITH THE DATES MATERIALS MUST BE ON SITE FOR ACCLIMATIZATION AND OR CONTRACTOR USE. QUANTITIES AND DATES SHALL BE PROVIDED NO MORE THAN 1 WEEK AFTER CONTRACT IS EXECUTED.

- N/A

ALTERNATES

- N/A

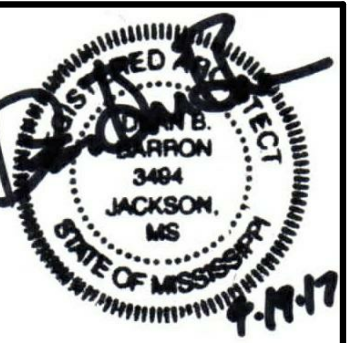
SHOP DRAWING / SUBMITTAL NOTES

NOTE: CONTRACTOR SHALL SUBMIT SAMPLES OF ALL FINISHES OF SUCH SIZE AND NUMBER THAT THEY REPRESENT A REASONABLE DISTRIBUTION OF COLOR RANGES AND PATTERN PRIOR TO INSTALLATION FOR ARCHITECT'S APPROVAL. CONTRACTOR SHALL PROVIDE SHOP DRAWINGS AND PRODUCT DATA FOR ARCHITECTS APPROVAL ON ALL SPECIAL ITEMS REQUIRING CUSTOM FABRICATION.

- REFERENCE MECHANICAL AND ELECTRICAL DRAWINGS FOR ADDITIONAL REQUIREMENTS.
- LIGHTING FIXTURES
- MECHANICAL AND PLUMBING, SUBMITTED AT ONE TIME IN SINGLE BINDER
- DOORS AND DOOR HARDWARE
- BRUSH OUT OF ALL PAINT. DO NOT SUBMIT PAINT DATA.
- MILLWORK
- ALL FINISHES
- DO NOT SUBMIT METAL STUDS. SUBMIT NON STANDARD STUD PRODUCTS. EXAMPLE OF NON STANDARD PRODUCTS - STRUCTURAL STUDS AND FURRINGS.
- DO NOT SUBMIT GYPBD.
- REFERENCE SHEET A8.1 AND A8.2 FOR MORE SUBMITTAL REQUIREMENTS.
- COUNTER TOPS, WITH CUT OUTS AND BORINGS.
- FIRE EXTINGUISHERS, CABINETS, AND LOCATIONS.
- THIS LIST IS NOT EXCLUSIVE. REFERENCE ENTIRE SET OF CONTRACT DOCUMENTS FOR SUBMITTAL INFORMATION.
- DO NOT SUBMIT MSD INFORMATION.

Drawing List	
Sheet Number	Sheet Name
A0.0	TITLE
A0.1	GENERAL INFORMATION
A1.0	EXISTING FLOOR PLAN
A1.1	DEMOLITION FLOOR PLAN
A1.2	FLOOR PLAN
A1.3	ELECTRICAL FLOOR PLAN
A1.4	REFLECTED CEILING PLAN
A1.5	NOTES

NOTE: THE CONTRACT DRAWINGS ARE NOT ORGANIZED SPECIFICALLY FOR ANY CRAFT, TRADE, DISCIPLINE, OR SUBCONTRACT. THEREFORE, ADDITIONAL RELATED INFORMATION MAY BE INCLUDED IN OTHER CONTRACT DRAWINGS AND SPECIFICATIONS EVEN THOUGH NOT SPECIFICALLY NOTED ON THIS DOCUMENT. IT IS THE RESPONSIBILITY OF EACH PARTY TO REFER TO THE COMPLETE SET OF CONTRACT DRAWINGS AND SPECIFICATIONS, AND NOT TO A PARTIAL OR INCOMPLETE SET OF DOCUMENTS.

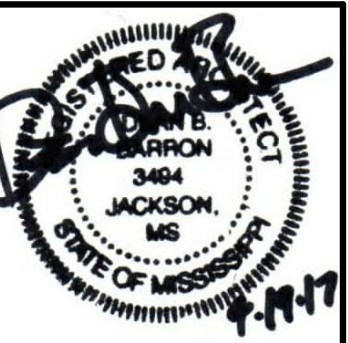


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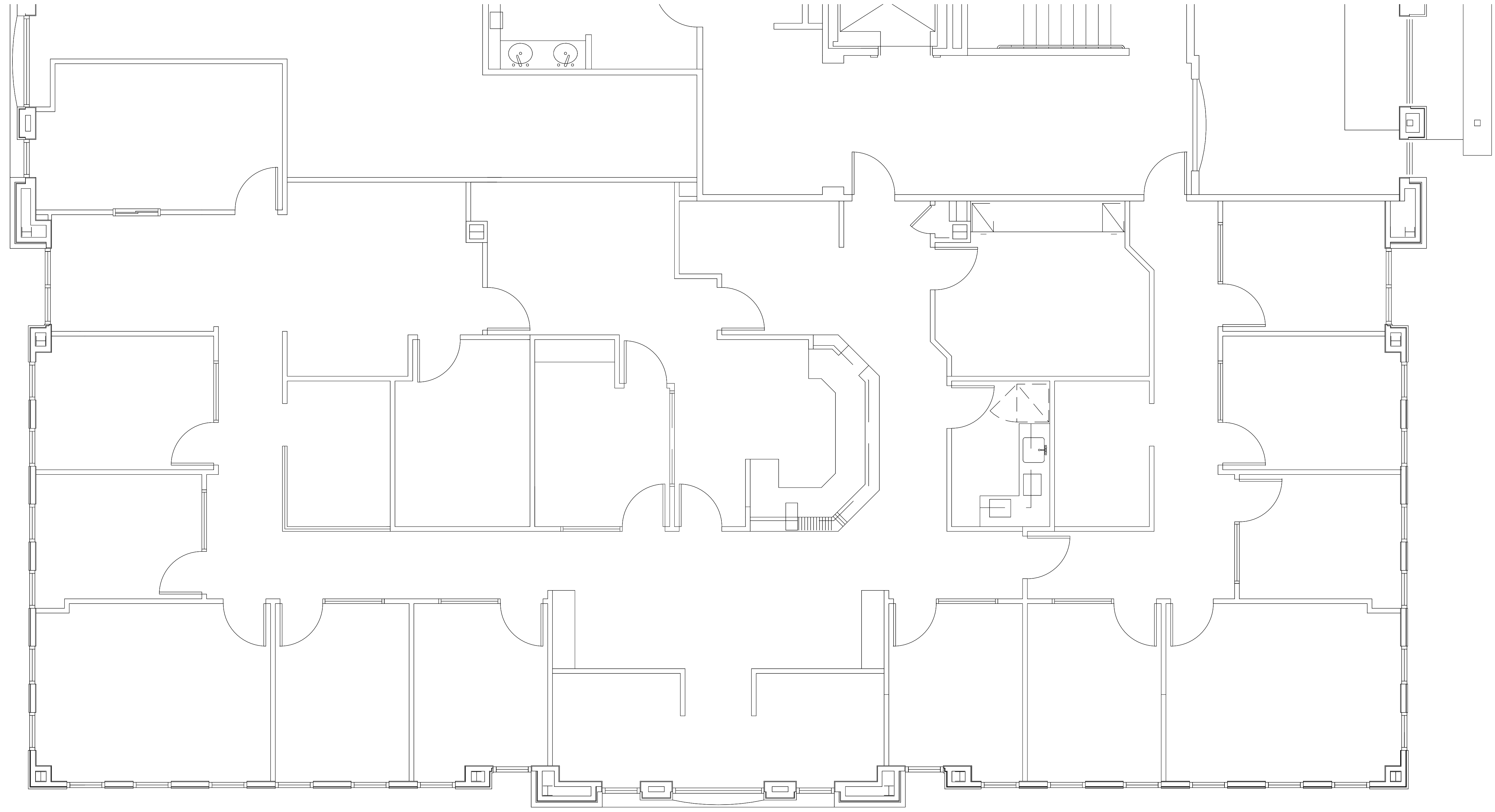
GENERAL INFORMATION
PROFESSIONAL OFFICE - MEADOWBROOK BUILDING
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A0.1



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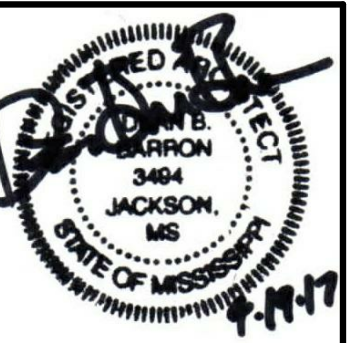
① EXISTING FLOOR PLAN
 1/4" = 1'-0"

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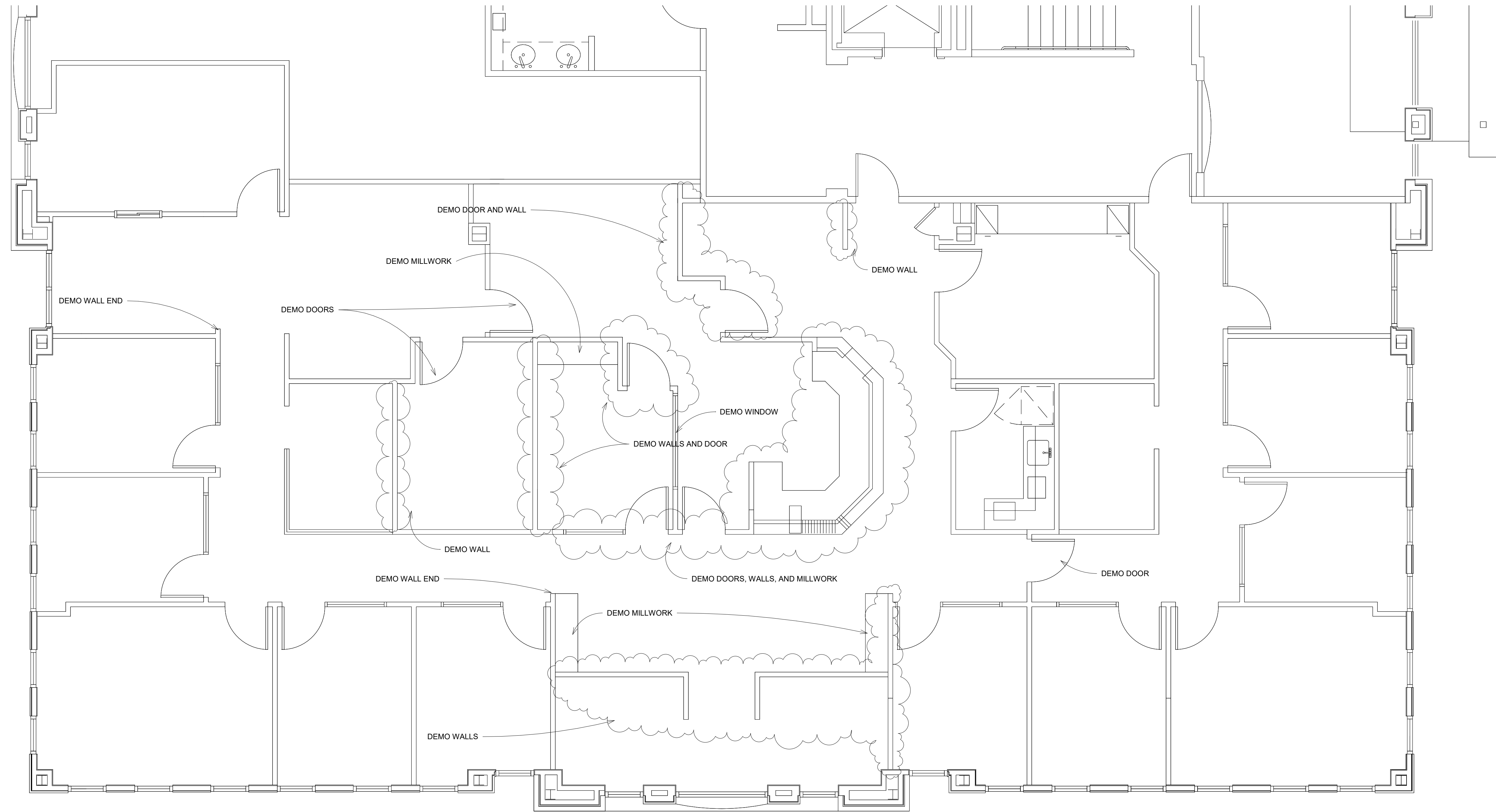
EXISTING FLOOR PLAN
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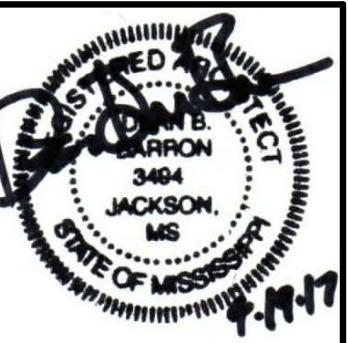


GENERAL DEMOLITION NOTES:
1. REMOVE ALL WALL MOUNTED ELECTRICAL DEVICES, INCLUDING OUTLETS, SWITCHES, EMERGENCY LIGHTING, ETC. FROM DEMOLITIONED PARTITIONS.
2. DEMO ALL OTHER MISCELLANEOUS ITEMS NOT NECESSARY FOR THE NEW CONSTRUCTION.
3. RESERVE DEMOLITIONED DOORS AND FRAMES FOR REUSE IN THE PROJECT. TURN OVER REMAINING DOORS AND FRAMES TO THE LANDLORD.

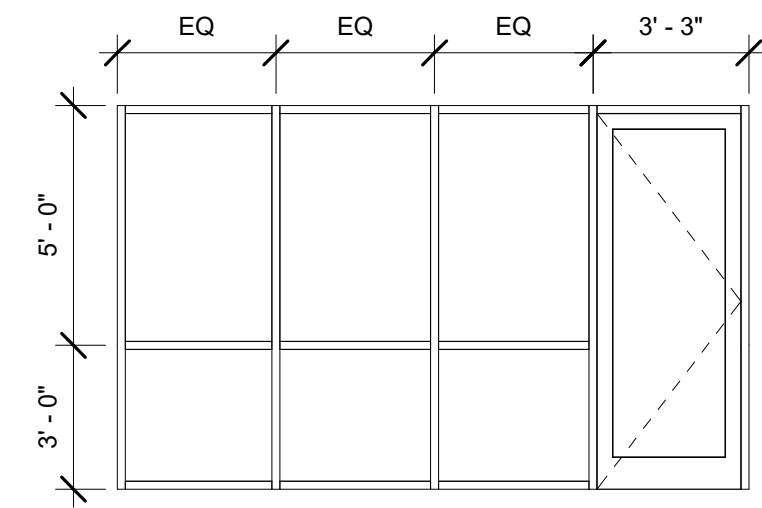


1 DEMOLITION FLOOR PLAN
1/4" = 1'-0"

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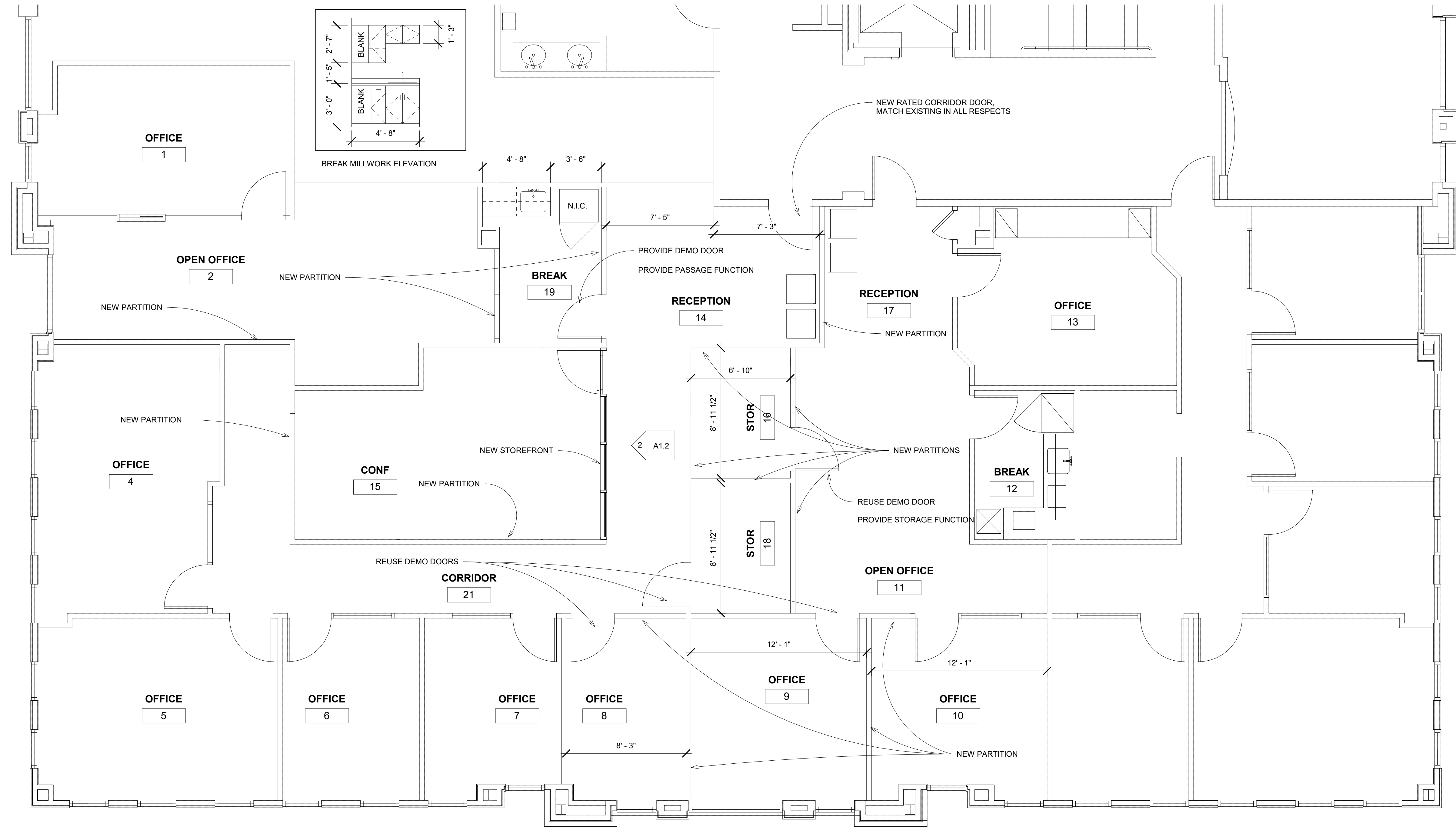


- ALUMINUM STOREFRONT NOTES:
1. 1" INSULATED GLASS, 1/4" MATERIAL THICKNESS, CLEAR.
 2. 4" TO 4-1/2" DEEP
 3. 2" SIGHTLINE
 4. NON THERMALLY BROKEN.
 5. FINISH DK BRONZE.



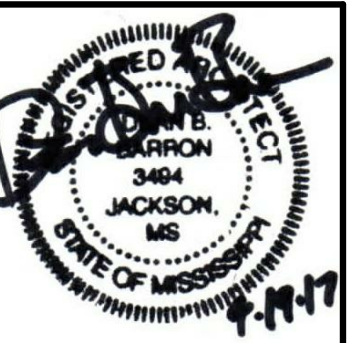
② STOREFRONT ELEVATION
1/4" = 1'-0"

- GENERAL PLAN NOTES:
1. SCREENED LINES DENOTE EXISTING CONSTRUCTION.
 2. INSTALL INSULATION IN NEW PARTITION CAVITIES BETWEEN INDIVIDUAL TENANTS.
 3. PROVIDE MR GYPBD WINDOW SILL RETURNS AT ALL SIDES OF ALL WINDOWS AND ON WET WALLS DESCRIBED UNDER DRYWALL NOTES SHEET A1.5.
 4. WHEN DOOR PLACEMENTS ARE NOT DIMENSIONED POSITION DOOR SO THAT THE OUTSIDE FACE OF THE HINGE JAMB IS 4" FROM THE FINISHED FACE OF THE NEAREST WALL.
 5. PROVIDE BLOCKING IN WALLS FOR ALL WALL MOUNTED ITEMS.
 6. ALL GYPBD WALLS THAT HAVE BEEN PREVIOUSLY TAPED AND FLOATED SHALL HAVE ADDITIONAL TAPING AND FLOATING IN ORDER TO ACHIEVE LEVEL 4 FINISH.



① FLOOR PLAN
1/4" = 1'-0"

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GENERAL ELECTRICAL PLAN NOTES:

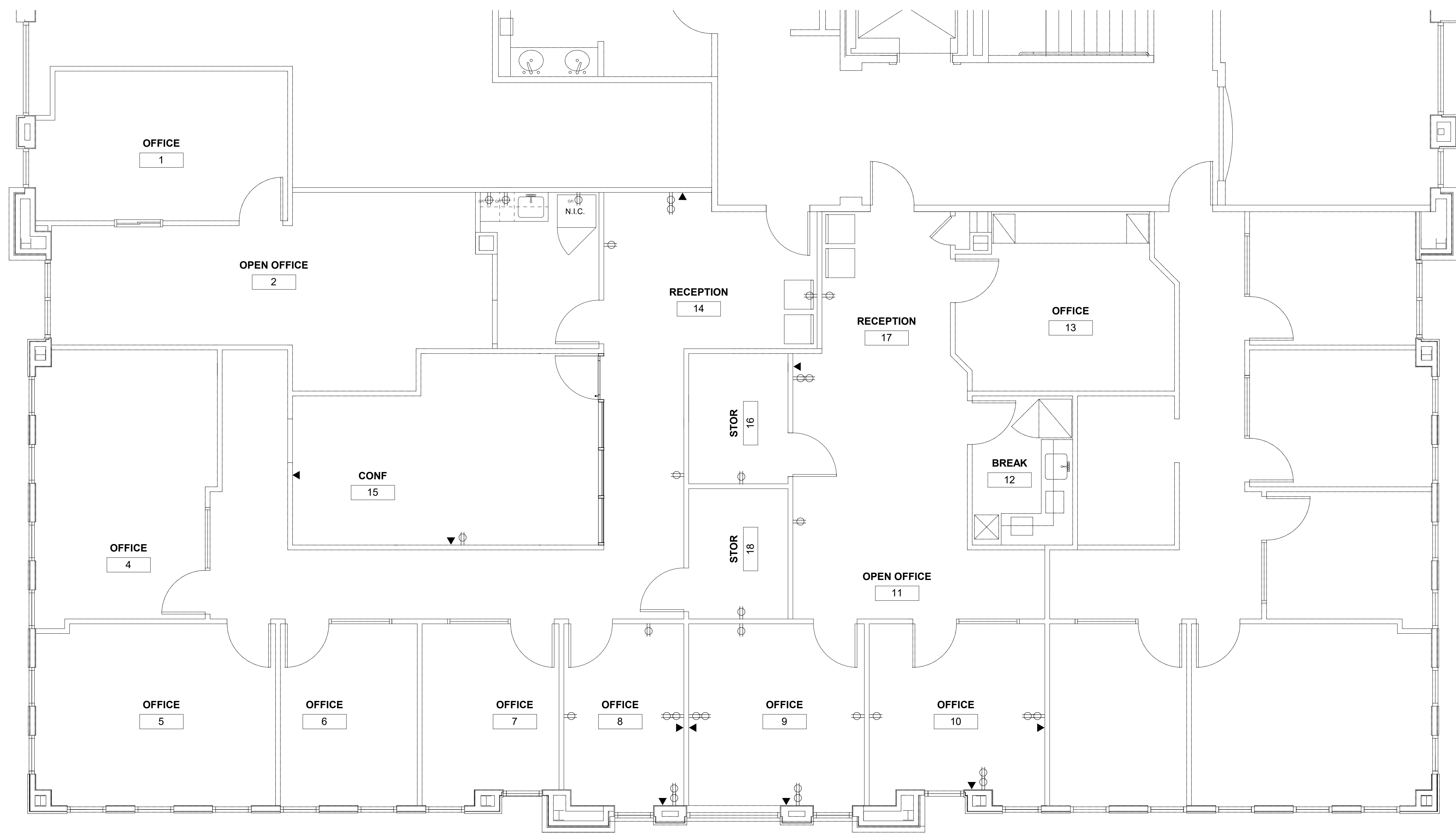
- FURNISH AND INSTALL ALL FIXTURES, ASSOCIATED TRIM AND FIXTURE LAMPS AS REQUIRED. ONLY NEW OUTLETS/FIXTURES ARE SHOWN. ALL EXISTING OUTLETS UNAFFECTED BY CONSTRUCTION ARE TO REMAIN AND ARE TO BE INTEGRATED INTO THE CURRENT SCHEME WHERE POSSIBLE.
- SURVEY FIELD CONDITIONS AND VERIFY THAT WORK IS FEASIBLE AS SHOWN. VERIFY LOCATION OF ALL OUTLETS IN RELATION TO STRUCTURAL AND OTHER ELEMENTS AS REQUIRED. NOTIFY ARCHITECT IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH WORK.
- ARCHITECTURAL DRAWINGS DETERMINE LOCATION AND TYPE (ARCHITECT TO VERIFY W/ ENGINEER) OF ALL OUTLETS AND TAKE PRECEDENCE OVER ALL OTHERS, U.N.O. ELECTRICAL ENGINEER'S POWER PLAN, IF INCLUDED, SHALL GOVERN THE WIRING LAYOUT AND INSTALLATION.
- INSTALL ELECTRICAL SYSTEMS IN COMPLIANCE WITH ALL CODES, LAWS, AND REGULATIONS APPLICABLE AND ENFORCED BY GOVERNING AUTHORITIES.
- OUTLETS SHOWN BACK TO BACK ON PARTITION WALLS SHALL BE OFFSET 1'-0", MAXIMUM, OR MOUNTED AT DIFFERENT HEIGHTS IF INDICATED.
- COORDINATE ALL WORK RELATED TO EQUIPMENT WITH MANUFACTURER'S RECOMMENDATIONS, SPECIFICATIONS AND INSTRUCTIONS.
- ALL EXISTING AND NEW FLOOR SLAB PENETRATIONS FOR CONDUIT OR PLUMBING LINES SHALL BE FULLY PACKED & SEALED IN ACCORDANCE WITH THE APPLICABLE BUILDING AND FIRE CODES.
- COORDINATE NEW ELECTRICAL WITH EXISTING, WHERE OCCURS.
- UPON COMPLETION OF OUTLET LAYOUT, NOTIFY THE ARCHITECT. ARCHITECT SHALL SITE VERIFY ALL OUTLET LOCATIONS PRIOR TO COMMENCEMENT OF CORING OR OUTLET INSTALLATION.
- FURNISH AND INSTALL ONLY UNDERWRITERS LABORATORIES, INC. (UL) LABELED DEVICES THROUGHOUT.
- INSTALL WALL MOUNTED OUTLETS 18 INCHES ABOVE FINISHED FLOOR, U.N.O. HEIGHTS SHALL BE DETERMINED FROM FINISHED FLOOR TO THE CENTERLINE OF COVERPLATE, INSTALLED VERTICALLY, GROUNDING POLE AT BOTTOM, U.N.O.
- MAINTAIN A 4-INCH HORIZONTAL CLEARANCE IN ALL DIRECTIONS, MIN. FROM EDGE OF COVERPLATE, FOR WALL MOUNTED OUTLETS, OR FROM EDGE OF MONUMENT FOR FLOOR MOUNTED OUTLETS, WHEN ADJACENT TO A WALL, COLUMN, OR SIMILAR ELEMENTS, U.N.O.
- INDICATED DIMENSIONS ARE TO THE CENTER OF THE COVERPLATE OR MONUMENT. CLUSTERS OF OUTLETS ARE DIMENSIONED TO THE CENTER OF THE CLUSTER, U.N.O.; GANG COVERPLATES SHALL BE ONE-PIECE TYPE, U.N.O.
- ELECTRICAL SWITCH AND OUTLET COVER PLATES, SURFACE HARDWARE, ETC. SHALL BE INSTALLED AFTER PAINTING AND/OR APPLICATION OF WALLCOVERINGS & CARPET SPECIFIED.
- POWER/DATA/TELEPHONE REQUIREMENTS FOR OPEN OFFICE WORKSTATIONS TO BE PROVIDED WITH FURNITURE INSTALLATION DRAWINGS - BY OTHERS.
- "H" INDICATES THAT AN OUTLET SHALL BE MOUNTED HORIZONTALLY.
- VERIFY NEW FLOOR OUTLET LOCATIONS WITH FURNITURE LAYOUT PRIOR TO INSTALLATION.
- ALL SWITCHES AND DIMMERS SHALL BE LOCATED 46" ABOVE FINISHED FLOOR TO CENTER OF SWITCH U.N.O. MULTIPLE SWITCHES AT ONE LOCATION SHALL BE GANGED TOGETHER AND FINISHED WITH ONE COVER PLATE U.N.O.
- WHERE ELECTRICAL FIXTURES AND OUTLETS ARE GENERALLY SHOWN ALIGNED WITH BUILDING ELEMENTS IT SHOULD BE ASSUMED THAT THE FIXTURES AND DEVICES SHALL BE ALIGNED WITH THOSE ELEMENTS. ALIGNMENT SHOULD OCCUR WITH A 1/4" TOLERANCE IN MILLWORK ITEMS AND A 1" TOLERANCE ELSEWHERE.
- GROUPS OF ELECTRICAL DEVICES THAT ARE POSITIONED NEXT TO EACH OTHER SHALL BE ALIGNED VERTICALLY WITH A 1/4" TOLERANCE UNLESS DEVICES ARE WITHIN 2" OF EACH OTHER IN WHICH CASE THEY SHOULD ALIGN EXACTLY.
- IN ALL ROOMS WITH NO CEILING ALL CONDUITS AND JUNCTION BOXES SHALL BE INSTALLED TIGHT AGAINST THE STRUCTURE WITH FLEXIBLE DROPS TO INDIVIDUAL FIXTURES. EXCEPTIONS SHOULD BE BROUGHT TO THE ATTENTION OF THE ARCHITECT PRIOR TO FABRICATION OR INSTALLATION.
- COORDINATE BREAKER AND METER LOCATION(S) WITH LANDLORD'S PROPERTY MANAGEMENT PERSONNEL.
- PROVIDE GFI PROTECTION FOR ALL RECEPTACLES IN BATHROOMS, KITCHENS, GARAGES, EXTERIOR, AND OTHERWISE WITHIN 6 FEET OF WATER SOURCES.
- SMOKE AND FIRE DETECTORS SHALL BE TIED INTO BUILDING FIRE ALARM.

FIRE PROTECTION SYSTEM (FIRE ALARM):

- CONNECT TO EXISTING FIRE PROTECTION SYSTEM.
- PROVIDE ALL NECESSARY DEVICES TO MEET ALL CODES AND REGULATIONS.

- DUPLEX RECEPTACLE
- DUPLEX RECEPTACLE GFI
- TELEPHONE AND DATA
- SINGLE POLE SWITCH
- SINGLE POLE SWITCH THREE WAY

ELECTRICAL DEVICE LEGEND
1/4" = 1'-0"



1 ELECTRICAL FLOOR PLAN
1/4" = 1'-0"

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REFLECTED CEILING PLAN NOTES:

- COORDINATE THE WORK OF ALL TRADES INVOLVED IN THE CEILING WORK TO ENSURE CLEARANCES FOR FIXTURES, DUCTS, PIPING, CEILING SUSPENSION SYSTEM, ETC., NECESSARY TO MAINTAIN THE FINISHED CEILING HEIGHTS INDICATED ON ARCHITECT'S DRAWINGS.
- PERIMETER CEILING ANGLE, WHERE OCCURS, SHALL BE INSTALLED TIGHT TO VERTICAL SURFACES, FREE FROM CURVES, BREAKS OR OTHER IRREGULARITIES AND FINISHED SAME AS GRID.
- DO NOT CAULK GRID TO WALL.
- FURNISH AND INSTALL ALL ASSOCIATED TRIM AND SEISMIC BRACING AS REQUIRED.
- LIGHT FIXTURES, SPRINKLERS AND OTHER CEILING ELEMENTS SHALL BE CENTERED IN INDIVIDUAL CEILING TILES U.N.O. (EXIST. SPRINKLERS TO REMAIN UNLESS CONFLICT WITH NEW ELEMENTS).
- UNLESS SPECIFICALLY NOTED OTHERWISE ALL CEILING GRID SHALL BE CENTERED BETWEEN PRIMARY WALL SURFACES. AVOID PERIMETER GRID SPACING LESS THAN 12".
- PROVIDE CEILING ACCESS AS REQUIRED FOR EQUIPMENT AND SYSTEM MAINTENANCE, AND MATCH ADJACENT CEILING FINISH U.N.O.
- PROVIDE MAINTENANCE CLEARANCE FOR MECHANICAL EQUIPMENT ABOVE CEILING.
- ALL SOFFITS AND CEILING HEIGHTS ARE DIMENSIONED FROM TOP OF FINISHED FLOOR TO BOTTOM OF FINISHED GYPSUM BOARD OR CEILING TILE.
- ALL SPECIFIC INFORMATION CONCERNING INSTALLATION FOR VARIOUS ABOVE-CEILING ELEMENTS ARE TO BE DESIGN BUILD, DOCUMENTATION BY OTHERS.
- NOTIFY ARCHITECT OF ANY CONFLICTS OF LIGHT FIXTURE LOCATIONS WITH MAIN RUNNERS, DUCTS, STRUCTURES, HVAC AND/OR CONDUIT, PRIOR TO FRAMING FOR LIGHTS. ANY DISCREPANCIES BETWEEN ARCHITECT'S CEILING GRID LOCATION & ACTUAL FIELD CONDITIONS ARE TO BE CLARIFIED WITH THE ARCHITECT PRIOR TO CONSTRUCTING.
- SUBMIT GRILLE, THERMOSTAT, AND OTHER FIXTURE AND ELEMENT LAYOUTS TO THE ARCHITECT FOR REVIEW AT LEAST 2 WEEKS PRIOR TO INSTALLATION.
- VERIFY FIELD CONDITIONS AND LOCATIONS OF ALL PLUMBING, MECHANICAL DUCTS, STRUCTURAL ELEMENTS AND ALL OTHER RELATED ITEMS. INSTALL NEW PLUMBING, MECHANICAL, FANS, DUCTS, CONDUITS, AND OTHER RELATED ITEMS SO AS TO NOT CONFLICT WITH ANY/ALL FILED CONDITIONS INCLUDING LUMINARIES.
- INSTALL NEW LIGHT FIXTURES WITH PROTECTIVE FILM OR SIMILAR COVER OVER LOUVER, LENS, BAFFLE, ETC. TO AVOID FIXTURE SOILING OR DAMAGE. FIXTURES SHALL BE MAINTAINED CLEAN AND AS NEW. ALL LAMPS SHALL BE NEW AT PROJECT COMPLETION - RELAMP EXISTING FIXTURES.
- CONTRACTOR TO VERIFY CODE COMPLIANCE OF EXISTING ACOUSTICAL CEILING GRID SYSTEMS AND ASSOCIATED SEISMIC BRACING RESTRAINTS. SYSTEMS FOUND NOT IN COMPLIANCE SHALL BE MODIFIED AND/OR NEW PROVIDED AS REQUIRED BY CURRENT BUILDING CODES.
- CONTRACTOR TO VERIFY CODE COMPLIANCE OF ALL EXISTING LIGHTING FIXTURES AND ASSOCIATED SEISMIC BRACING RESTRAINTS. FIXTURES FOUND NOT IN COMPLIANCE SHALL BE MODIFIED AND/OR NEW PROVIDED AS REQUIRED BY CURRENT BUILDING AND/OR ENERGY COMPLIANCE CODES.
- ALL EXISTING LIGHTS AND EGRESS LIGHTING LOCATIONS SHALL BE DETERMINED BY BUILDING AND FIRE INSPECTOR'S FIELD PLACEMENT DETERMINATIONS.
- ALL SMOKE DAMPERS SHALL BE INSTALLED IN ACCORDANCE WITH IMC/IBC OR SUPERCEDING CODE. ALL FIRE DAMPERS SHALL BE INSTALLED IN ACCORDANCE WITH IMC/IBC OR SUPERCEDING CODE.

LIGHT NOTES:

- PROVIDE EMERGENCY BALLASTS AS REQUIRED PER CODE.
- TO INSURE LIGHTING LEVELS WILL BE APPROPRIATE FOR INTENDED USE AND OCCUPANCY VERIFY LIGHTING LEVELS AND LAYOUTS WITH THE EQUIPMENT MANUFACTURER. INCREASE OR DECREASE THE NUMBER OF FIXTURES AS NECESSARY TO COMPLY WITH APPLICABLE CODE OR SPECIFIED LIGHTING LEVELS, WHICHEVER IS GREATER.
- REUSE EXISTING FIXTURES WHERE POSSIBLE.
- NEW FIXTURES TO MATCH EXISTING FIXTURES.

EMERGENCY FIXTURES NOTES:


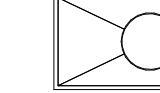


- PROVIDE EXIT LIGHTS, EMERGENCY ILLUMINATION, AND ANY OTHER DEVICES REQUIRED BY ALL CODES.

HVAC NOTES:






- CONTRACTOR TO RECONFIGURE HVAC DISTRIBUTION SYSTEM TO PROPERLY CONDITION THE RECONFIGURED SPACE.
- DESIGN SYSTEM TO MEET ALL APPLICABLE CODES AND REGULATIONS.

SPRINKLER NOTES:

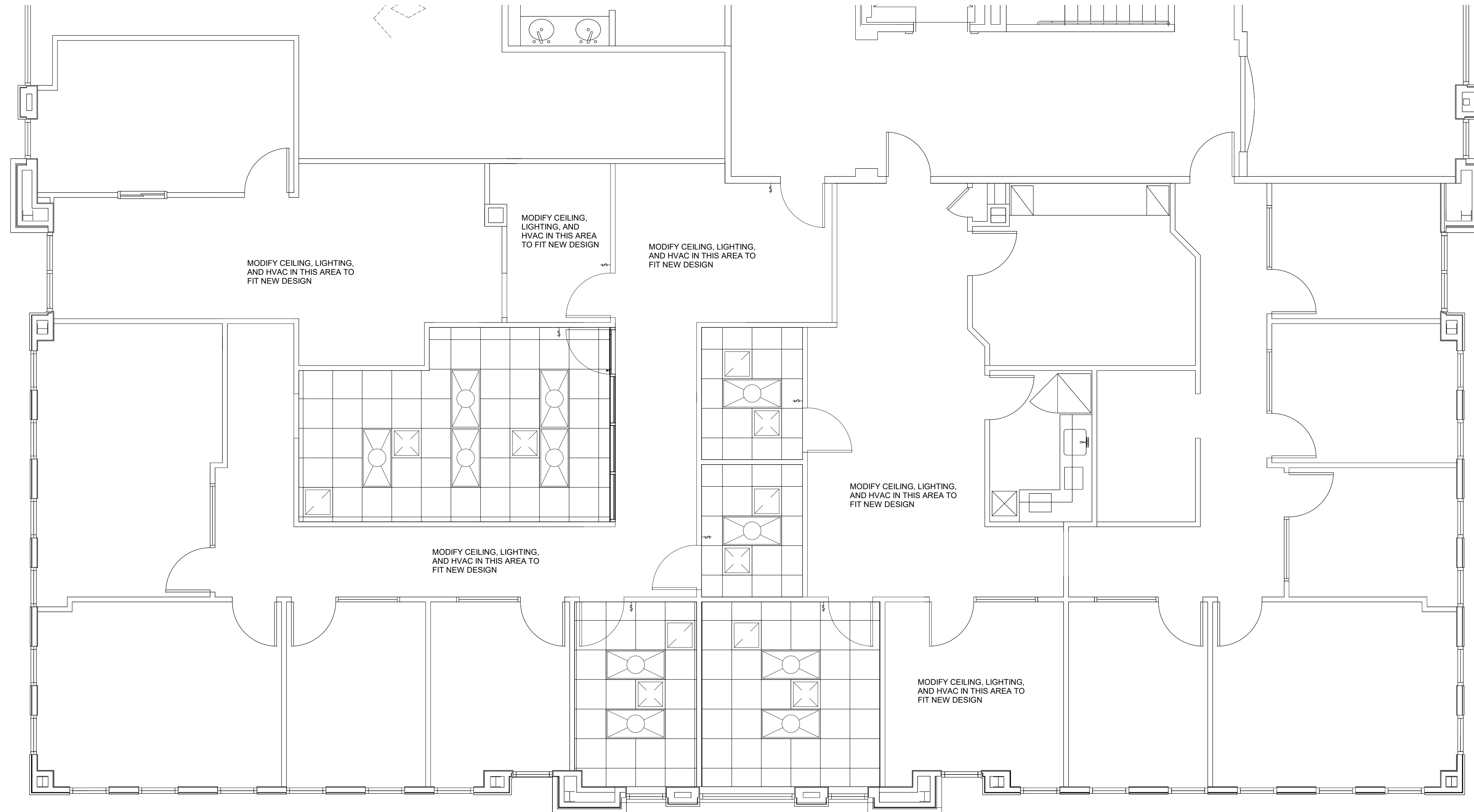
- MODIFY COVERAGE OF EXISTING SYSTEM TO COVER NEW CONFIGURATION.
- SPRINKLER INSTALLER TO VERIFY DESIGN MEETS ALL APPLICABLE CODES AND REGULATIONS.
- SPRINKLER HEAD TRIM SHALL MATCH EXISTING.
- SPRINKLER HEADS LOCATED IN CEILING TILES SHALL BE CENTERED IN THE TILE WITH A 1/2" MAXIMUM TOLERANCE.

-  RECESSED CAN FIXTURE, LED ONLY
-  2X4 TROUGH FIXTURE
-  RETURN REGISTER
-  SUPPLY DIFFUSER

REFLECTED CEILING PLAN LEGEND
1/4" = 1'-0"

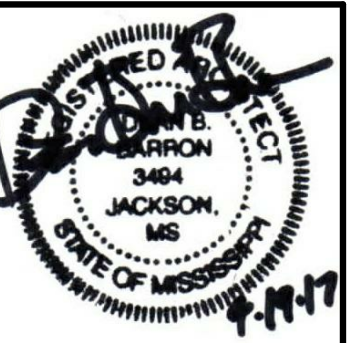
-  DUPLEX RECEPTACLE
-  DUPLEX RECEPTACLE GFI
-  TELEPHONE AND DATA
-  SINGLE POLE SWITCH
-  SINGLE POLE SWITCH THREE WAY

ELECTRICAL DEVICE LEGEND
1/4" = 1'-0"



REFLECTED CEILING PLAN
1/4" = 1'-0"

NOTE: THE CONTRACT DRAWINGS ARE NOT ORGANIZED SPECIFICALLY FOR ANY CRAFT, TRADE, DISCIPLINE, OR SUBCONTRACT. THEREFORE, ADDITIONAL RELATED INFORMATION MAY BE INCLUDED IN OTHER CONTRACT DRAWINGS AND SPECIFICATIONS EVEN THOUGH NOT SPECIFICALLY NOTED ON THIS DOCUMENT. IT IS THE RESPONSIBILITY OF EACH PARTY TO REFER TO THE COMPLETE SET OF CONTRACT DRAWINGS AND SPECIFICATIONS, AND NOT TO A PARTIAL OR INCOMPLETE SET OF DOCUMENTS.



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FOR CONSTRUCTION
APRIL 19, 2017

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