

BLDG '21469' - REF CLG PLAN

1/8" = 1'-0"

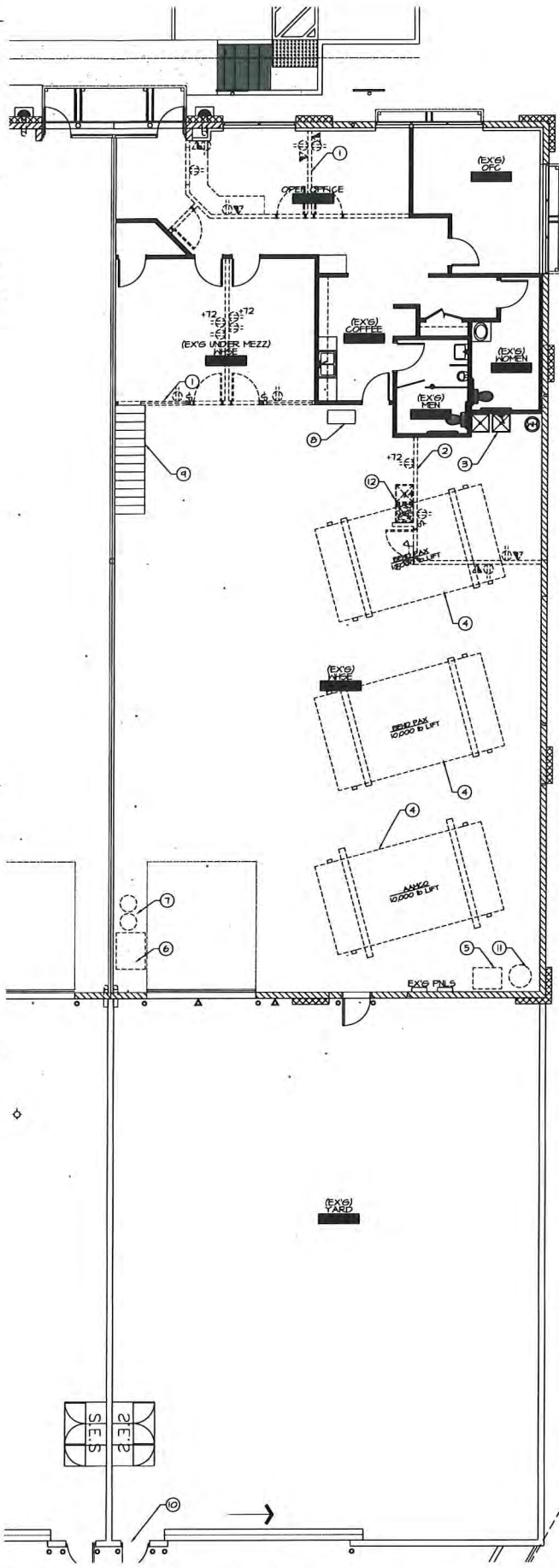


FLOOR KEY NOTES

- NOTE: ALL PARTITIONS, DOORS, MILLWORK, PLUMBING (INCLUDING SERVICE SINK AND WATER HEATER) AND ELECTRICAL OUTLETS SHOWN ARE EXISTING.
- DEMO NON-STRUCTURAL WALLS BELOW MEZZANINE.
- RELOCATED MOP SINK, LAUNDRY TUB AND WATER HEATER. PROVIDE GREASE INTERCEPTOR.
- VEHICLE LIFT - BY TENANT.
- SELF-CONTAINED PARTS WASHER - BY TENANT.
- USED OIL STORAGE CONTAINER, FOR REGULAR PICK-UP BY AN OIL DISPOSAL COMPANY - BY TENANT.
- USED TRANSMISSION FLUID, ETC. BARRELS FOR REGULAR PICK-UP BY A DISPOSAL COMPANY - BY TENANT.
- FIRE DEPT APPROVED STORAGE CABINET FOR MINOR AMOUNTS OF HAZARDOUS CHEMICALS/SOLVENTS (IF NEEDED) - BY TENANT.
- EXISTING STAIRS TO EXISTING NON-OCCUPIED STORAGE MEZZANINE (OVER ALL OFFICE AREAS) (MEZZANINE HAS A GUARD RAIL).
- REPLACE KEYED INTERIOR LOCK WITH A LEVER HANDLE WITH EXTERIOR KEY, INTERIOR THUMBTURN, OR PANIC HARDWARE.
- AIR COMPRESSOR - BY TENANT.
- DEMO EXISTING MOP SINK, LAUNDRY TUB AND WATER HEATER AND SAVE FOR RELOCATION.

REFLECTED CEILING PLAN KEY NOTES

- NOTE: ALL CEILING GRID, LIGHTS, HALL BRACKETS, EXIT SIGNS, WAREHOUSE LIGHTS, HVAC DIFFUSERS/RETURNS/EXHAUST, EVAP COOLERS, SPRINKLER DROPS AND BEAMS/FURLING SHOWN ARE EXISTING.
- EXISTING CEILING GRID OR GYPSUMBOARD CEILING, WITH LIGHTS, HVAC DISTRIBUTION, SPRINKLER DROPS, EXIT SIGNS, ETC. (TYPICAL AT ALL OFFICE AREAS)
- FILL-IN SUSPENDED CEILING GRID AT DEMO'D PARTITION AND ADD NEW CEILING TILES.
- RAISE EXISTING LIGHTS FIXTURED UNDER MEZZANINE BEING DEMO'D, WITH HEIGHT TO MATCH EXISTING WAREHOUSE LIGHTS.
- EXISTING WAREHOUSE STRIP LIGHT FIXTURE (TYPICAL)
- EXISTING EMERGENCY LIGHT FIXTURE (TYPICAL).
- NEW EXIT SIGN - TO MATCH EXISTING.
- EXISTING EVAP COOLER.
- EXISTING RELIEF VENT.
- EXISTING SKYLIGHT.
- DEMO EXISTING HOOD AND DUCT / FAN.
- NEW VEHICLE-EXHAUST DUCT AND ROOFTOP EXHAUST FAN (SCREENED BY THE PARAPET). SEE MECHANICAL PLAN.



BLDG '21469' - FLOOR PLAN

1/8" = 1'-0"



CODE INFORMATION

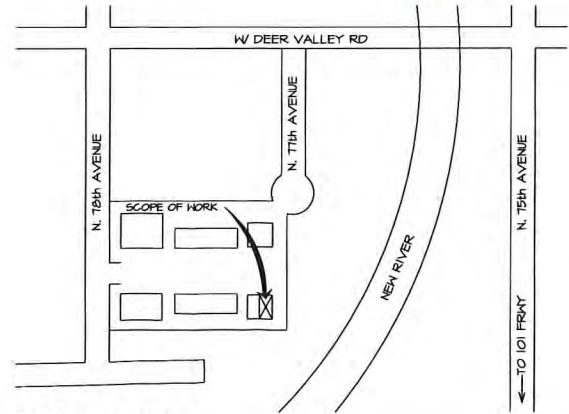
PROJECT DESCRIPTION: AUTO SERVICE TENANT MOVING INTO EXISTING OFFICE SPACE
ADDRESS: 21461 N. 78th AVE. PEORIA, AZ
SUITE NUMBER: 150
SUITE AREA: 4808 SF GROSS (4545 SF GROSS + 13 SF OVERHANG)
OCCUPANT LOAD: (1143 SF OFC) / 100 = 11.4 + (3452 SF (WHSE) / 300 = 11.5) = 23 OCC.
REQUIRED EXITS: 2
PROVIDED EXITS: 2
OCCUPANCY TYPE: B' OFFICE / 5-1' MOTOR VEHICLE REPAIR
CONSTRUCTION TYPE: V-B FULLY SPRINKLERED
ZONING: PAD
FIRE SPRINKLERS: YES
FIRE ALARMS: YES
EMERGENCY LIGHTING: YES
NUMBER OF STORIES: (1) (26'-8 1/2")
AGE OF BUILDING: 2 YEARS

PROJECT SCOPE & USE DESCRIPTION

THIS TENANT IS MOVING INTO AN EXISTING SUITE, WITH NO NEW CONSTRUCTION. JUST DEMOLITION OF 350 SF OF OFFICE, DEMO 225 SQ FT OF MEZZANINE, AND RELOCATION OF MOP SINK AND WATER HEATER.
A MECHANICAL EXHAUST SYSTEM IS BEING ADDED TO WAREHOUSE, INTERCONNECTED TO A CARBON MONOXIDE DETECTION SYSTEM.
ELECTRICAL ITEMS IN WAREHOUSE WILL COMPLY WITH AUTO USE AND MINIMUM HEIGHTS.
TENANT PROVIDES BASIC AUTO SERVICE AND REPAIR WORK (AND HAS THEIR EXISTING FACILITY IN PEORIA). THE TENANT STORES USED MOTOR OIL AND TRANSMISSION FLUID, ETC. IN AN APPROVED SELF-CONTAINED STORAGE CONTAINER, WITH REGULAR PICK-UP BY AN OIL DISPOSAL SERVICE. USED A/C COOLANT IS RECOVERED AND STORED IN 55G BARRELS, WITH REGULAR PICK-UP BY A DISPOSAL SERVICE. THERE ARE NO FLOOR DRAINS. A GREASE TRAP INTERCEPTOR IS BEING ADDED TO THE LAUNDRY TUB/FLOOR SINK WASTE LINE.
MINOR AMOUNTS OF CHEMICALS/SOLVENTS/CLEANERS, ETC. USED IN SERVICE AND DETAILING ARE PURCHASED 'AS NEEDED' AND LARGE QUANTITIES ARE NOT STORED ON SITE. ANY ACCIDENTAL SPILL WILL BE CLEANED UP WITH APPROPRIATE MATERIALS / SWEPPING COMPOUND AND CONTAINED AND DISPOSED OF PROPERLY.
THE TENANT HAS A SELF-CONTAINED PARTS WASHER, UTILIZING WATER BASED SOLVENTS, IT IS NOT CONNECTED TO THE SEWER SYSTEM.
THE TENANT DOES NOT DO EXHAUST SYSTEM WORK.
THE TENANT DOES NOT DO ANY PAINTING OR BODY WORK.

CITY OF PEORIA BUILDING CODES

2012 INTERNATIONAL BUILDING CODE
2012 INTERNATIONAL MECHANICAL CODE
2012 INTERNATIONAL PLUMBING CODE
2011 NATIONAL ELECTRICAL CODE
2012 INTERNATIONAL FIRE CODE;
4 PEORIA ORDINANCE #2-23, 2010 NFPA OF NFPA #101/310/3R & 72, 2005 NFPA 2005
2012 INTERNATIONAL PROPERTY MAINTENANCE CODE
2010 ADA STANDARDS
ALL PRODUCTS LISTED BY I.C.C./N.E.R. NUMBER(S) SHALL BE INSTALLED PER THE REPORT AND MANUFACTURER'S WRITTEN INSTRUCTIONS. PRODUCT SUBSTITUTIONS FOR PRODUCT(S) LISTED SHALL ALSO HAVE I.C.C. APPROVED EVALUATION REPORT(S) OR BE APPROVED AND LISTED BY OTHER NATIONALLY RECOGNIZED TESTING AGENCIES.
FIRE SPRINKLER AND ALARM APPROVALS ARE INCLUDED WITH THIS PERMIT. BEFORE COMMENCING ANY WORK ON THE SPRINKLER AND ALARM SYSTEM, PLANS WILL BE INSPECTED BY THE DEPARTMENT OF BUILDING SAFETY. THE SYSTEM(S) WILL BE INSPECTED AND APPROVED BY BUILDING SAFETY PRIOR TO A CERTIFICATE OF OCCUPANCY.



VICINITY MAP



TIGGES
DESIGN
INTERIORS LLC

PROJECT: ARROWHEAD RANCH BUSINESS PARK
21461 - 21509 N. 78th AVE.
PEORIA, AZ

DRIVETECH AUTO AND TRUCK

FLOOR PLAN / REFLECTED CEILING PLAN / CODE INFO

SHEET TITLE:

PROJECT NO: 1515.01
DATE: 12-5-2016
REVISED:

DRAWN BY: JT

SHEET

A2.0

OF

Exhibit C