

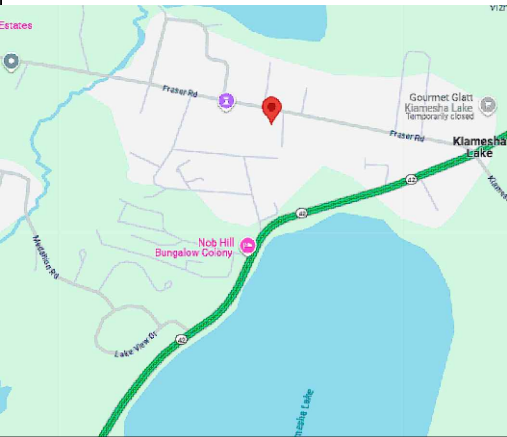
GENERAL NOTES:

- THESE DOCUMENTS ARE THE PROPERTY OF THE DESIGNER AND SHALL NOT BE COPIED, DUPLICATED, ALTERED, MODIFIED OR REVISED IN ANY WAY WITHOUT THE EXPRESSED WRITTEN APPROVAL OF THE DESIGNER.
- CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT THE SITE AND ALL INCONSISTENCIES SHALL BE BROUGHT TO THE ATTENTION OF THE DEVELOPER AND THE DESIGNER BEFORE PROCEEDING WITH THE WORK.
- ANY ERRORS OR OMISSIONS FOUND IN THESE DRAWINGS SHALL BE BROUGHT TO DEVELOPERS AND DESIGNERS ATTENTION IMMEDIATELY.
- DO NOT SCALE DRAWINGS. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.
- ALL DIMENSIONS ARE TO FACE OF STUD OR TO FACE OF FRAMING UNLESS OTHERWISE NOTED.
- ALL TRUSS DRAWINGS TO BE REVIEWED AND APPROVED BY THE STRUCTURAL ENGINEER PRIOR TO ISSUANCE OF BUILDING PERMIT.
- ALL OR EQUAL SUBSTITUTIONS MUST BE SUBMITTED TO AND APPROVED BY CITY BUILDING OFFICIAL PRIOR TO INSTALLATION.
- ALL ELECTRICAL AND MECHANICAL EQUIPMENT AND METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS, CONTRACTOR TO VERIFY.
- DAMP PROOFING - ONE GOAT CONTINUOUS ELECTROMETRIC WATERPROOFING FROM GRADE LEVEL TO BOTTOM OF FOUNDATION.
- SHOP DRAWING REVIEW AND DISTRIBUTION, ALONG WITH PRODUCT SUBMITTALS, REQUESTED IN THE CONSTRUCTION DOCUMENTS, SHALL BE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR, UNLESS DIRECTED OTHERWISE UNDER A SEPARATE AGREEMENT.
- DEVIATIONS FROM THESE DOCUMENTS IN THE CONSTRUCTION PHASE SHALL BE REVIEWED BY THE DESIGNER AND THE OWNER PRIOR TO THE START OF WORK IN QUESTION. ANY DEVIATIONS FROM THESE DOCUMENTS WITHOUT PRIOR REVIEW, SHALL BE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL WORK AND MATERIALS REPRESENTED ON THESE DOCUMENTS INCLUDING THE WORK AND MATERIALS FURNISHED BY SUBCONTRACTORS AND VENDORS.
- THE BUILDER SHALL FURNISH ART AND ALL REPORTS RECEIVED FROM THE GEOTECHNICAL ENGINEER (SOILS REPORT), ON THE STUDY OF THE PROPOSED SITE, TO THE DESIGNER, STRUCTURAL ENGINEER, AND GENERAL CONTRACTOR. IN THE EVENT THE GEOTECHNICAL REPORTS DO NOT EXIST, THE SOILS CONDITION SHALL BE ASSUMED TO BE A MINIMUM DESIGN SOIL PRESSURE STATED BY THE STRUCTURAL ENGINEER OF RECORD FOR THE PURPOSE OF STRUCTURAL DESIGN. GENERAL CONTRACTOR SHALL ASSURE THE SOIL CONDITIONS MEET OR EXCEED THE CRITERIA
- ALL WORK PERFORMED BY THE GENERAL CONTRACTOR SHALL COMPLY AND CONFORM WITH LOCAL AND STATE BUILDING CODES, ORDINANCES AND REGULATIONS, ALONG WITH ALL OTHER AUTHORITIES HAVING JURISDICTION. THE GENERAL CONTRACTOR IS RESPONSIBLE TO BE AWARE OF THESE REQUIREMENTS AND GOVERNING REGULATIONS.
- WINDOW SUPPLIER TO VERIFY AT LEAST ONE WINDOW IN ALL BEDROOMS TO HAVE A CLEAR EGRESS OPENING OF 5.7 SQ FT WITH MIN. DIMENSION OF 24" IN HEIGHT AND 20" IN WIDTH:

ABBREVIATIONS:

A.F.F.	Above Finish Floor	MISC.	Miscellaneous
BD.	Board	M.L.	Microfilm
BOT.	Bottom	MECH	Mechanical
B.R.L.	Bldg Restriction Line	MTL	Metal
BSMT	Basement	N/A	Not Applicable
C.I.F.	Change In Finish	N.I.C.	Not In Contract
C.J.	Contrl Joint	NO. or #Number	
C.D.	Ceiling	N.O.M.	Nominal
CL	Center Line	N.T.S	Not To Scale
CMU	Conc. Masonry Unit	O.C.	On Center
COL.	Column	PTD.	Paint, Painted
CONC.	Concrete	P.T.	Pressure Treated
CONT.	Continuous	RAD./R	Radius
CW.	Cold Water	REF.	Refrigerator
DBL.	Double	REQ.	Required
DIA.	Diameter	R.O.	Rough Opening
DN	Down	SIM.	Similar
DS	Downspout	SPEC	Specification
DW	Dishwasher	SF	Square Feet
DWG	Drawing	S.S.	Stainless Steel
ELEC	Electric, Electrical	STD.	Standard
ELEV.	Elevation	STL.	Steel
E.P.	Electrical Panel	STOR.	Storage
EQ.	Equal	T.O.P.	Top of Plate
Equip.	Equipment	TYP.	Typical
E.W.	Each Way	U.O.N.	Unless Noted
Ex	Existing	VERT.	Vertical
F.A.	Fire Alarm	W.I.C.	Walk-In Closet
FDN.	Foundation	WC	Water Closet
FIN.	Finish	W/	With
FIN. FL.	Finish Floor	WD.	Wood
FL. FL.R.	Floor		
FT	Foot or Feet		
FTG	Footing		
FLASH	Flashing		
G.A.	Gauge		
GALV	Galvanized		
G.F.C.I.	Ground Fault Circuit Interrupter		
GWB	Gypsum Wall Board		
HB	Hose Bibb		
HWF	Hardwood Flooring		
HGT	Height		
H.H.	Head Height		
HORIZ.	Horizontal		
HWH	Hot Water Heater		
INSUL.	Insulation		
INT.	Interior		

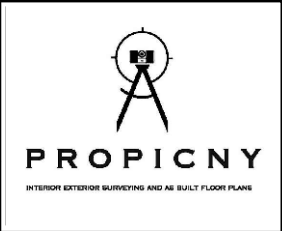
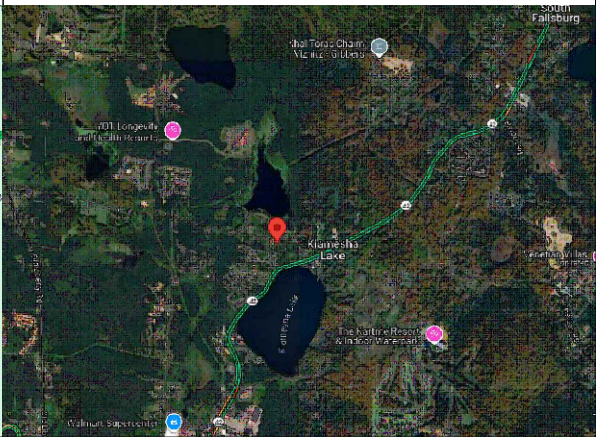
LOCATION MAP:



SHEET SCHEDULE:

SHEET NUMBER	SHEET NAME	SHEET ISSUE DATE
A-1	GENERAL NOTES ABBREVIATIONS SITE MAP LOCATION MAP SHEET SCHEDULE	11-03-2025
A-2	FIRST FLOOR PLAN	11-03-2025
A-3	FRONT ELEVATION RIGHT - SIDE ELEVATION LEFT - SIDE ELEVATION REAR ELEVATION	11-03-2025
A-4	LONGITUDINAL SECTION CROSS SECTION	11-03-2025
E-1	ELECTRICAL NOTES FIRST FLOOR ELECTRICAL PLAN SMOKE ALARMS ELECTRICAL KEY	11-03-2025
P-1	FIRST FLOOR PLUMBING & SANITARY LAYOUT PLUMBING LEGEND AIR ADMITTANCE VALVE DETAIL TANKLESS W. HEATER (ELECTRIC) PLUMBING FIXTURE CONNECTION SCHEDULE	11-03-2025
S-1	FIRST FLOOR FRAMING PLAN	11-03-2025
M-1	BASEMENT MECHANICAL PLAN	11-03-2025
M-2	BATH EXHAUST VENT ROOF CAP DETAIL AIR HANDLER UNIT DETAIL TYPICAL FLEXIBLE DUCT CONNECTION CONDENSER UNIT DETAIL HVAC DESIGN REQUIREMENTS EXHAUST FAN SCHEDULE	11-03-2025

SITE MAP:



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PROJECT NAME:
**ARCHITECTURAL AS-BUILT
364 FRASER ROAD**

ARCHITECT/ENGINEER

REVISIONS:

NO.	DATE	MARK / DESCRIPTION

SHEET CONTENT:
GENERAL NOTES
ABBREVIATIONS
SITE MAP
LOCATION MAP
SHEET NUMBER

DRAWN BY:	SHEET NO:
DATE:	A-1
CHECKED:	OF:
DATE:	04
PROJECT NO:	



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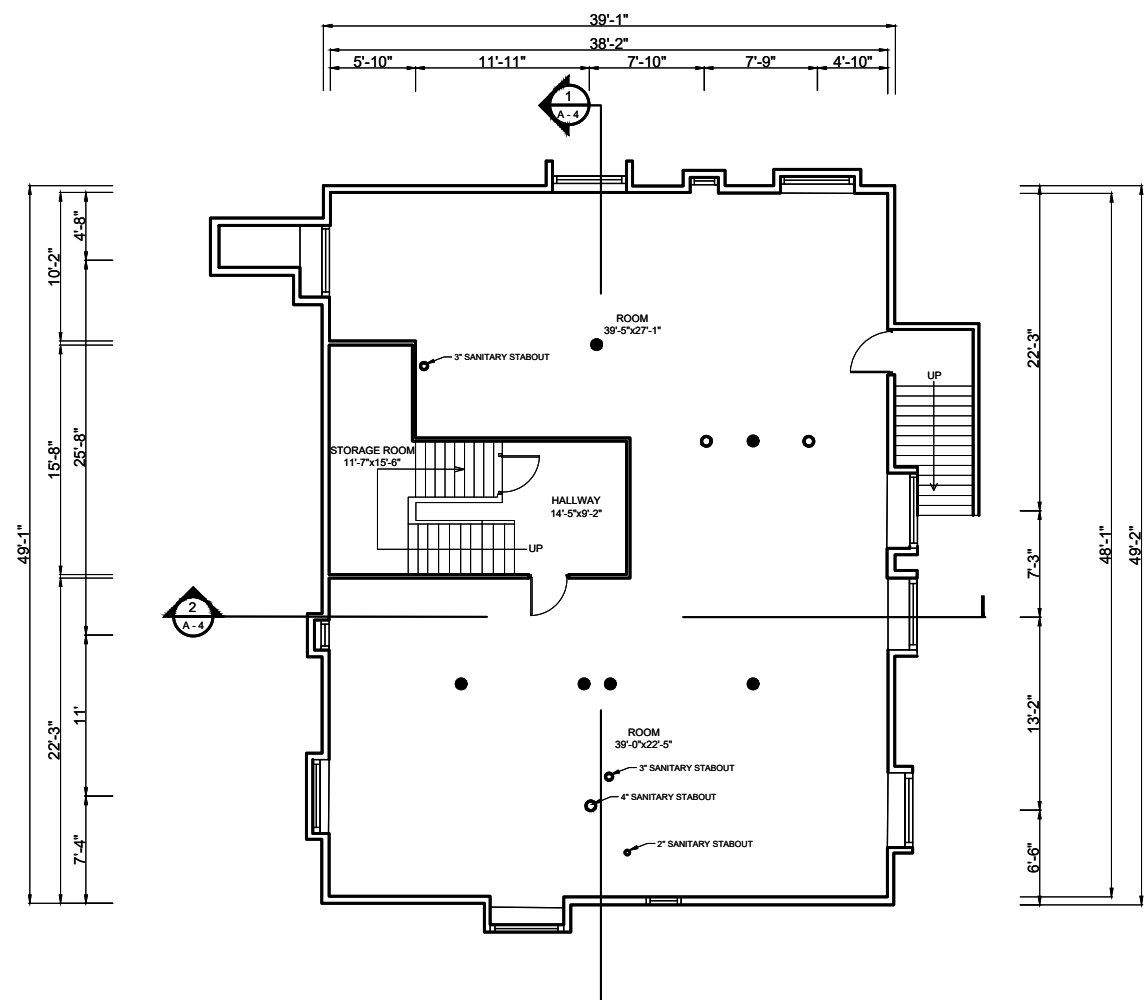
ARCHITECT/ENGINEER

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SHEET CONTENT:
FIRST FLOOR PLAN

DRAWN BY:	SHEET NO.:
DATE:	A-2
CHECKED:	OF:
DATE:	PROJECT NO.:
PROJECT NO.:	04



1
A-1
FIRST FLOOR PLAN
 SCALE: 1/4"=1'



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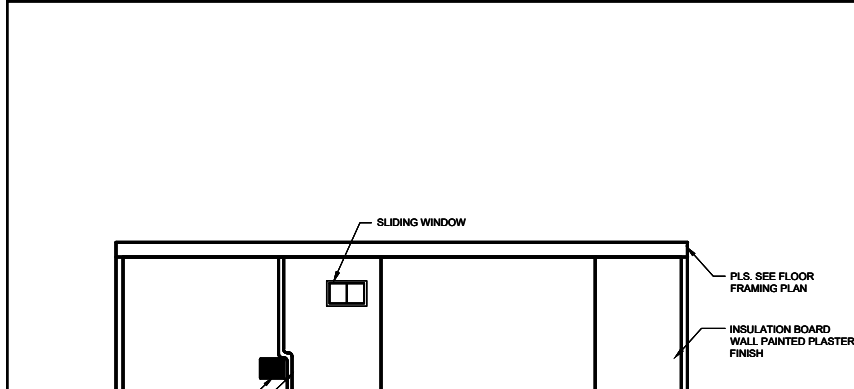
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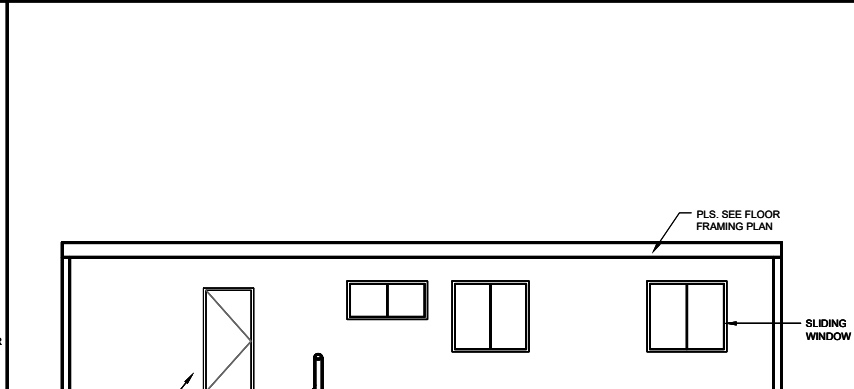
REVISIONS:		
NO.	DATE	MARK / DESCRIPTION

SHEET CONTENT:
FRONT ELEVATION
RIGHT - SIDE ELEVATION
LEFT - SIDE ELEVATION
REAR ELEVATION

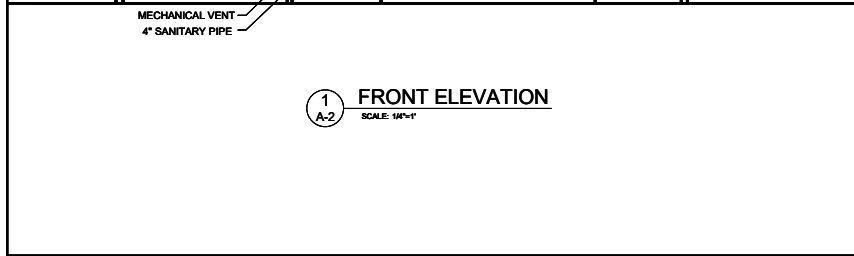
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DATE:	A-3
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DATE:	
PROJECT NO:	04



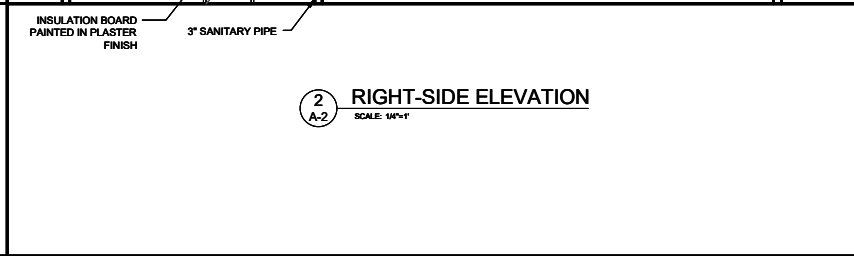
1 FRONT ELEVATION
SCALE: 1/4"=1'



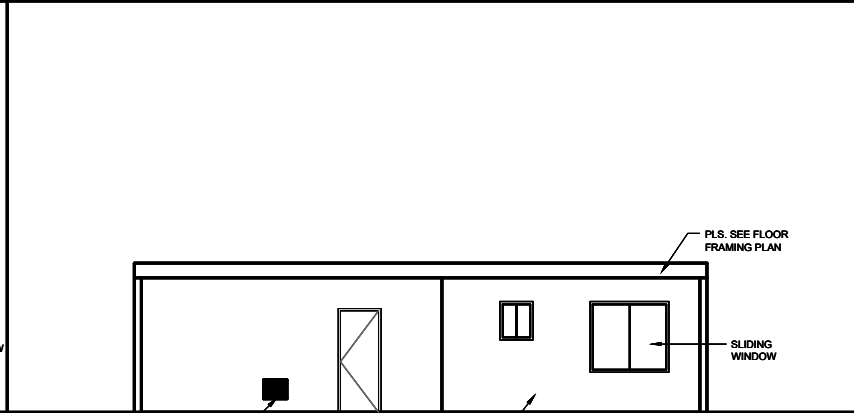
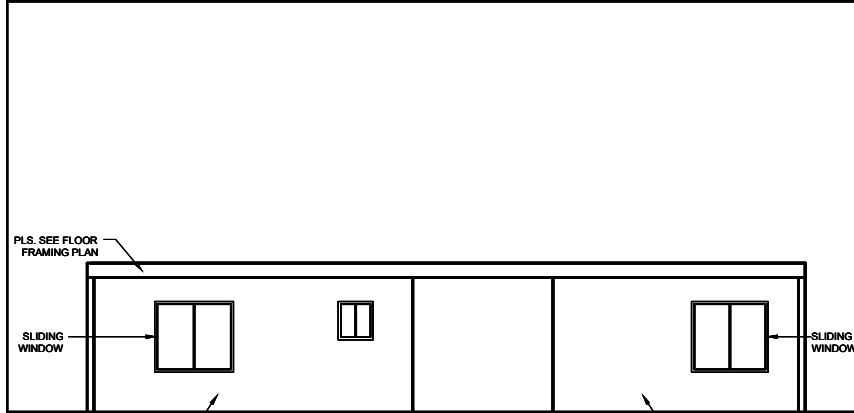
2 RIGHT-SIDE ELEVATION
SCALE: 1/4"=1'



3 LEFT- SIDE ELEVATION
SCALE: 1/4"=1'



4 REAR ELEVATION
SCALE: 1/4"=1'





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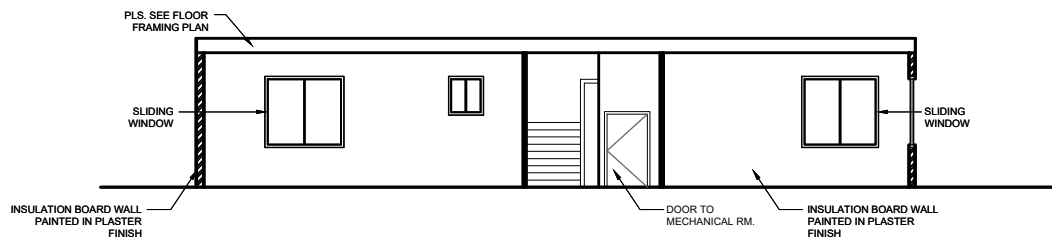
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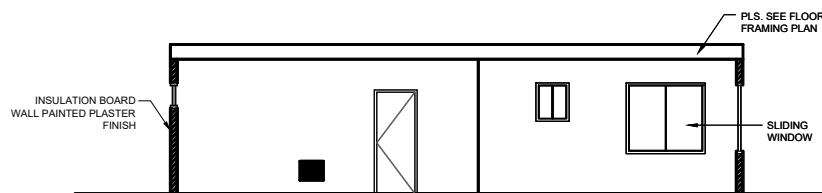
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SHEET CONTENT:
 LONGITUDINAL SECTION
 CROSS SECTION

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DATE:	A-4
CHECKED:	OF:
DATE:	04
PROJECT NO.:	



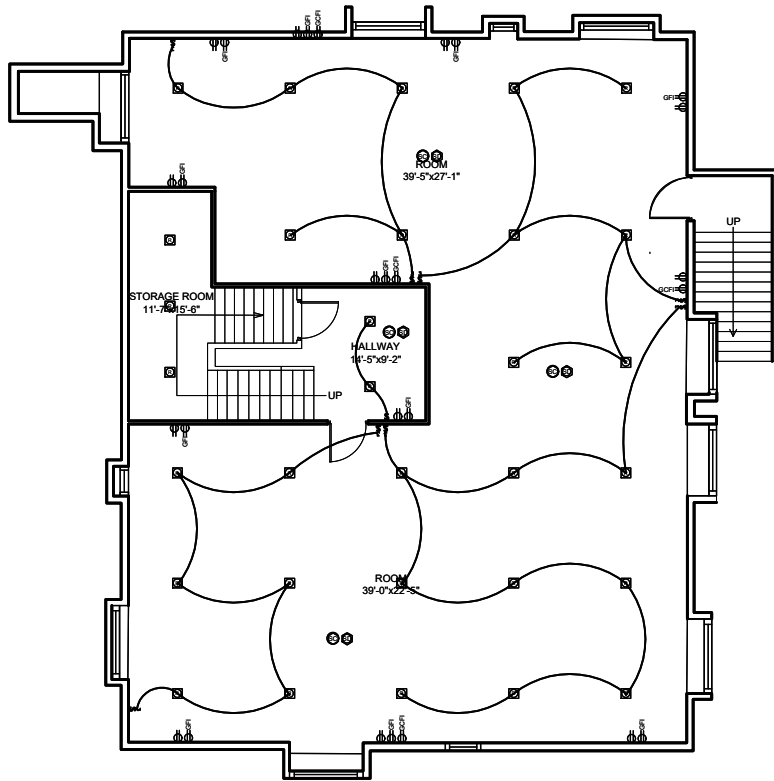
1
 A-5 **LONGITUDINAL SECTION**
 SCALE: 1/4"=1'



1
 A-5 **CROSS SECTION**
 SCALE: 1/4"=1'

1. CONTR / HOME OWNER TO HAVE FINAL APPR. ON ALL FINISHED FIXTURES
2. ALL ELECTRICAL TO MEET 2017 N.E.C. REQ.
3. CONNECT ALL NEW ELEC TO EXIS CONFORMING SINGLE PHASE SERVICE
4. PROVIDE ALL COPPER WIRING.
5. CONTRACTOR TO CONNECT ALL FIXTURES & APPLIANCES.
6. CONTRACTOR TO HAVE VALID LICENSE TO DO ELECTRICAL WORK.
7. 50% (MIN) OF ALL FIXTURES TO USE ENERGY EFFICIENT BULBS.
8. PROVIDE #6 REBAR ELECTRICAL GROUND TO FOUND STEEL(CONFIRM EXIS)
9. ALL LIGHT SW AT 30" A.F.F. (MIN)
10. CONTR./OWNR. TO COORD. ADDL EQUIP I.E:SEC. SYS., STEREO, COMPUTER & INTERCOM.
11. CONTROL TO PROVIDE ARCH FAULT @ ALL BEDRMS.
12. ALL OUTLETS OTHER THAN GFCI (NOTED) ARE TO BE ARCH FAULT INTERRUPTED (AFCI) PER NEC

1. WHERE ALTERATIONS, REPAIRS OR ADDITIONS REQUIRING A PERMIT OCCUR, OR WHERE ONE OR MORE SLEEPING ROOMS ARE ADDED OR CREATED IN EXISTING DWELLINGS, THE INDIVIDUAL DWELLING UNIT SHALL BE EQUIPPED WITH SMOKE ALARMS LOCATED AS REQ
2. SMOKE ALARMS SHALL BE LOCATED IN EACH SLEEPING ROOM, OUTSIDE OF EACH SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS
3. SMOKE ALARMS SHALL BE INSTALLED NOT LESS THAN 3 FEET HORIZONTALLY FROM THE DOOR OR OPENING OF A BATHROOM THAT CONTAINS A BATH TUB OR SHOWER
4. SMOKE ALARMS SHALL NOT BE INSTALLED LESS THAN 20 FEET HORIZONTALLY FROM A PERMANENTLY INSTALLED COOKING APPLIANCE
5. COMBINATION OF SMOKE AND CARBON MONOXIDE ALARMS SHALL BE PERMITTED TO BE USED IN LIEU OF SMOKE ALARMS
6. SMOKE ALARMS SHAL RECIEVE THEIR PRIMARY POWER FROM THE BUILDING WIRING WHERE SUCH WIRING IS SERVED FROM A COMMERCIAL SOURCE AND WHERE PRIMARY POWER IS INTERRUPTED SHALL RECIEVE POWER FROM A BATTERY. WIRING SHALL BE PERMANENT AND WITHOUT A DISCONNECTING SWITCH OTHER THAN THOSE REQ FOR OVERCURRENT PROTECTION



1 FIRST FLOOR ELECTRICAL PLAN
E-1 SCALE: 1/4"=1'

ELECTRICAL KEY:

	DUPLEX OUTLET
	DUPLEX OUTLET ABOVE COUNTER
	DUPLEX OUTLET BELOW COUNTER
	SPLIT SWITCHED OUTLET
	CEILING OUTLET
	FLOOR OUTLET
	SPLIT SWITCHED FLOOR OUTLET
	4 GANG FLOOR OUTLET
	GROUND FAULT OUTLET
	WEATHER PROOF OUTLET
	GROUND FAULT CIRCUIT INTERRUPTER
	220v OUTLET
	EXHAUST FAN
	EXHAUST FAN / LIGHT
	RECESSED CAN LIGHT
	RECESSED FLUORESCENT
	EYEBALL LIGHT
	VAPOR PROTECTED LIGHT
	RECESSED WALL OUTLET
	RECESSED MR16
	CEILING LIGHT
	PENDANT LIGHT
	WALL LIGHT
	SINGLE SWITCH
	3-WAY SWITCH
	4-WAY SWITCH
	DIMMER SWITCH
	RHEOSTAT
	CABLE T.V. JACK
	HIGH SPEED INTERNET
	BUTTON
	PHONE JACK
	SMOKE DETECTOR
	SMOKE/CARBON DETECTOR (DIRECT WIRE W/ BATT)
	INTERCOM
	DISCONNECT SWITCH
	ELECTRIC METER
	DIRECT WIRE
	BULB FLUORESCENT
	2 BULB FLUORESCENT
	VANITY LIGHTS
	JB FOR CEILING FAN
	CHIMES
	FLOOD LIGHT
	JUNCTION BOX
	SPEAKER HARD WIRE
	CENTRAL VACUUM ACCESS
	GAS STUB
	HOSE BIB
	1/2\"/>
	CENTRAL VAC
	GAS APP WH
	100 AMP ELEC PANEL
	150 AMP ELEC PANEL
	20 AMP ELEC PANEL
	CEILING FAN W/LIGHT



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ARCHITECTURAL AS-BUILT
364 FRASER ROAD

ENGINEER

REVISIONS:

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SHEET CONTENT:
ELECTRICAL PLAN

DRAWN BY:	SHEET NO.:
DATE:	E-1
CHECKED:	OF:
DATE:	PROJECT NO.:
	01



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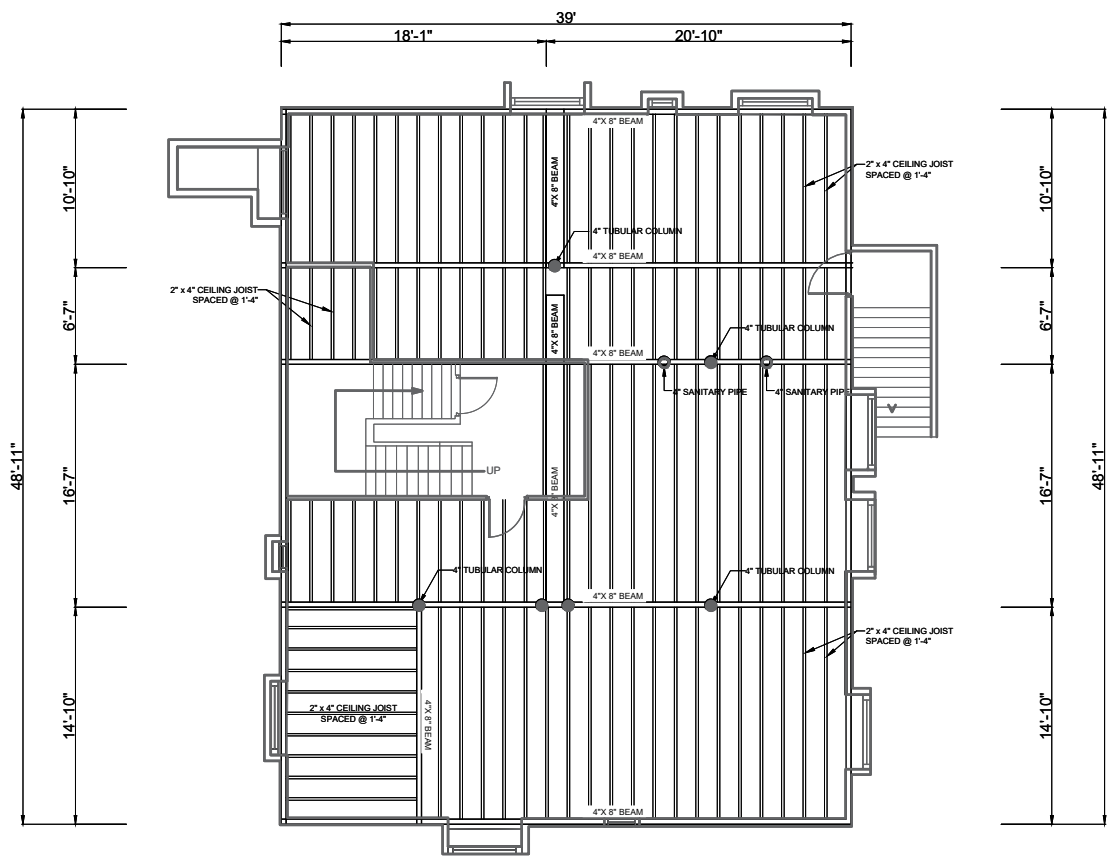
ARCHITECT/ENGINEER

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SHEET CONTENT:
FIRST FLOOR FRAMING PLAN

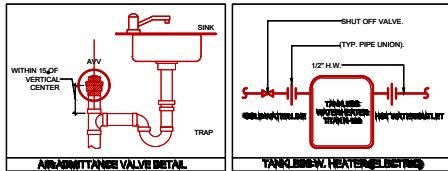
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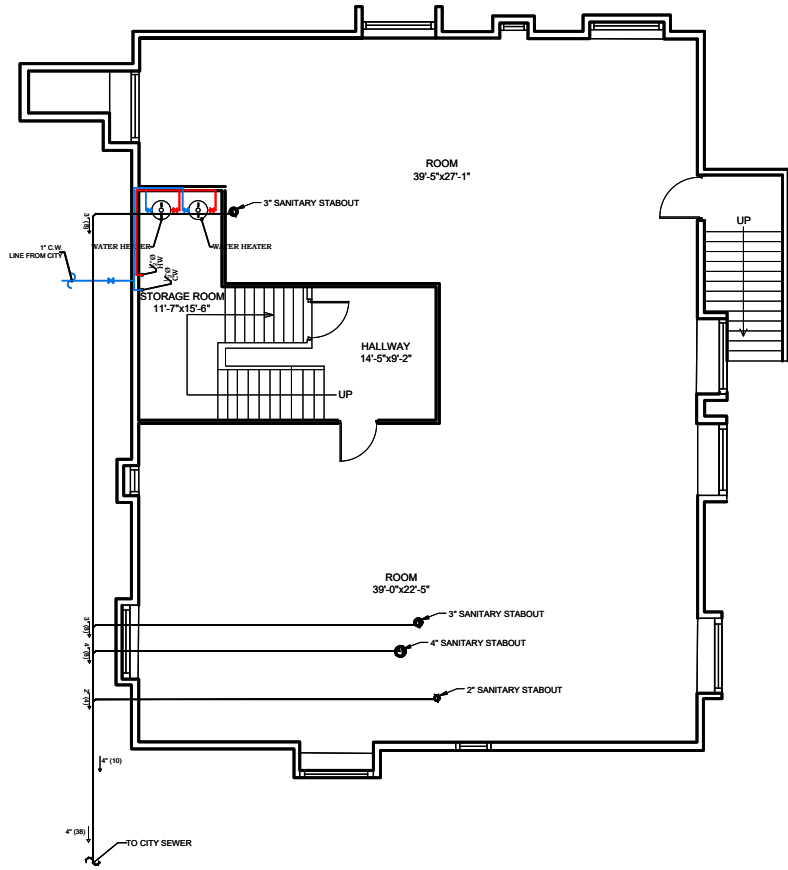
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S-1 **FIRST FLOOR PLAN**
 SCALE: 1/4"=1'-0"

PLUMBING LEGEND	
SYMBOL	DESCRIPTION
	COLD WATER (C.W.) LINE
	HOT WATER (H.W.) LINE
	SANITARY SEWER LINE
	GATE VALVE
	FLOOR CLEANOUT
	CLEANOUT TO GRADE
CW	COLD WATER
HW	HOT WATER
VTR	VENT THRU ROOF
VW	VENT THRU WALL

PLUMBING NOTE
 1- ALL SANITARY LINES SHALL BE SLOPED AS FOLLOWS:
 2" OR SMALLER SHALL BE SLOPED AT 1/4" PER F.T.
 3" OR LARGER SHALL BE SLOPED AT 1/8" PER F.T.



PLUMBING FIXTURE CONNECTION SCHEDULE						
MARK	DESCRIPTION	WASTE	VENT	C.W.	H.W.	REMARKS / SPECS
WC	WATER CLOSET	3"	2"	3/4"	-	FLOOR MOUNTED, TANK TYPE, 1.28 GPF
LAV	LAVATORY	2"	2"	1/2"	-	COUNTER TOP, 1.6 GPM
SW	SHOWER	2"	2"	1/2"	1/2"	ANTI-SCALDING VALVE, 1.5 GPM HEAD
DW	DISHWASHER	3/4"	-	1/2"	1/2"	1.12" INDIRECT WASTE LINE
CSK	TWO COMPARTMENT SINK	2"	2"	1/2"	1/2"	WALL MTD, 1.5 GPM
JSK	JANITOR SINK	2"	2"	1/2"	1/2"	STAINLESS STEEL SINK FLOOR MTD, WITH TROUSE AND YONE, 1.5 GPM
R	REFRIGERATOR	-	-	1/2"	-	WALL MOUNTED BOX WITH VALVE AND FLEX CONNECTION
WM	WASHER MACHINE	3"	2"	1/2"	1/2"	WALL MTD, RECESSED BOX WITH 2" TRAP VALVED WATER CONNECTION
HB	HOSE BIBB	-	-	3/4"	-	VACUUM BREAKER



1 FIRST FLOOR PLUMBING & SANITARY LAYOUT
 SCALE: 1/4"=1'



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 364 FRASER ROAD**

ENGINEER

REVISIONS:

NO.	DATE	MARK / DESCRIPTION

SHEET CONTENT:
 FIRST FLOOR PLUMBING &
 SANITARY LAYOUT
 PLUMBING LEGEND
 AIR ADMITTANCE VALVE DETAIL
 TANKLESS W. HEATER (ELECTRIC)
 PLUMBING FIXTURE CONNECTION SCHEDULE

DRAWN BY:	SHEET NO.:
	P-1
DATE:	
CHECKED:	
DATE:	
PROJECT NO.:	01



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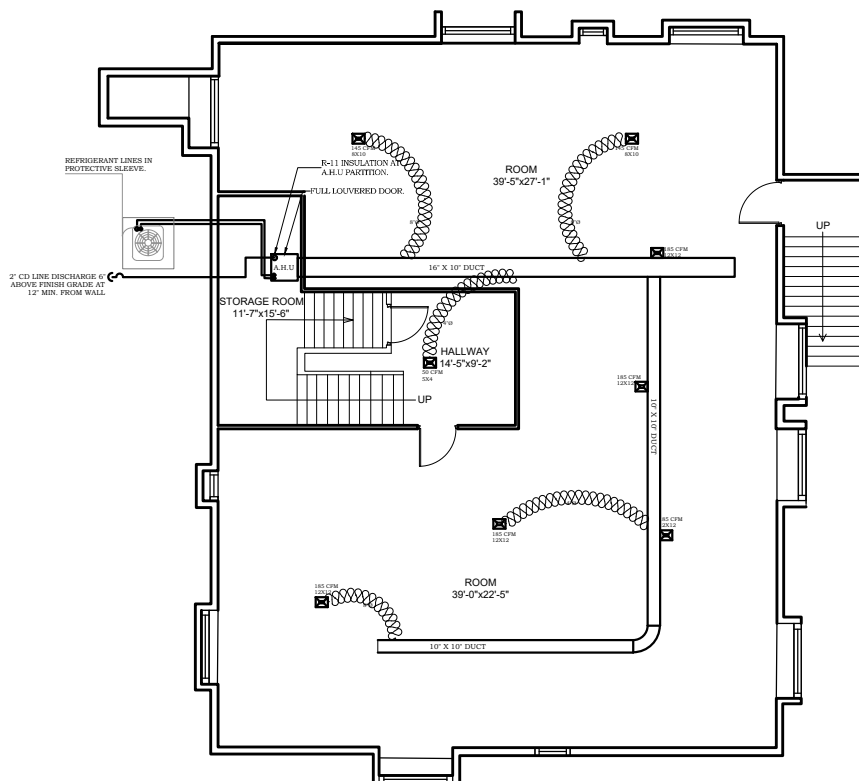
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NO.	DATE	MARK / DESCRIPTION

SHEET CONTENT:

BASEMENT MECHANICAL PLAN

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DATE:	M-1
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DATE:	
PROJECT NO.:	02



1 BASEMENT MECHANICAL PLAN
SCALE: 1/4"=1'



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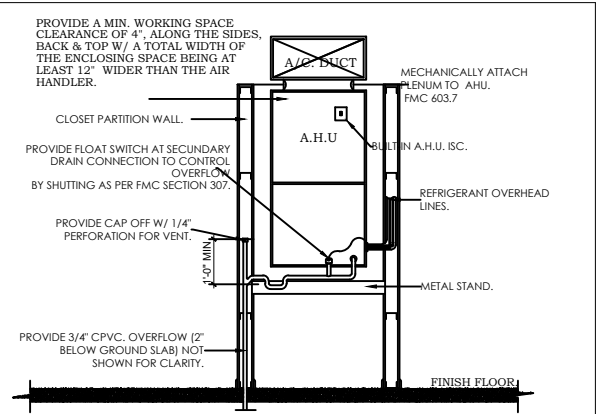
SHEET CONTENT:
BATH EXHAUST VENT ROOF CAP DETAIL
AIR HANDLER UNIT DETAIL
TYPICAL FLEXIBLE DUCT CONNECTION
CONDENSER UNIT DETAIL
HVAC DESIGN REQUIREMENTS
EXHAUST FAN SCHEDULE
AIR CONDITIONING LEGEND

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DATE:	M-2
CHECKED:	OF:
DATE:	
PROJECT NO.:	02

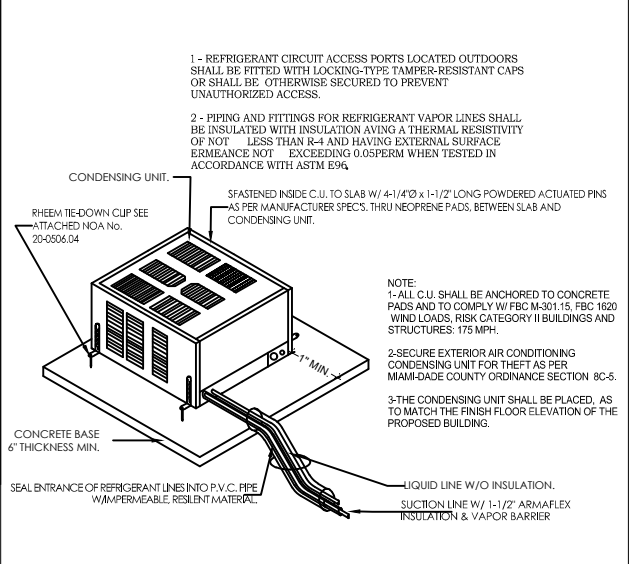
H.V.A.C. DESIGN REQUIREMENTS		
	YES	NO
1. DUCT SMOKE DETECTOR.		●
2. FIRE DAMPER(S).		●
3. SMOKE DAMPER(S).		●
4. FIRE RATED ENCLOSURE.		●
5. FIRE RATED ROOF CEILING ASSEMBLY.		●
6. FIRE STOPPING.		●
7. SMOKE CONTROL.		●

EXHAUST FAN SCHEDULE: EF-1	
MANUFACTURER:	--
MODEL:	--
CFM:	90.
SP:	0.10".
DRIVE:	DIRECT.
LOCATION:	CEILING.
ACCESORIES:	DRAFT DAMPER.
NOTE: USE DESIGNATED EXHAUST FAN OR APPROVED EQUAL.	

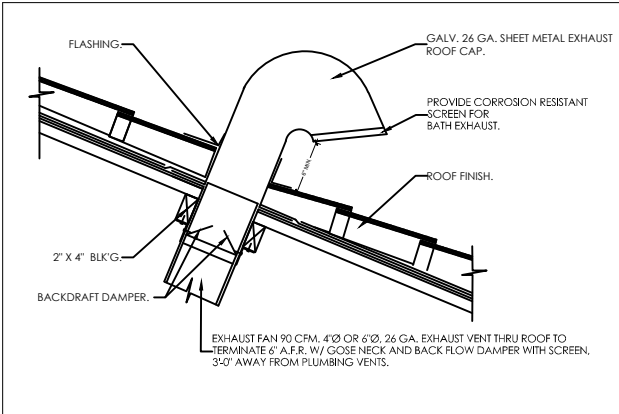
AIR CONDITIONING LEGEND	
SYMBOL	LEGEND
A.H.U.	AIR HANDLING UNIT.
C.U.	CONDENSING UNIT.
O.A.	OUTSIDE AIR.
R/A	RETURN AIR.
S.A.	SUPPLY AIR.
W.S.A.	WALL SUPPLY AIR.
C.S.A.	CEILING SUPPLY AIR.
RL & S	REFRIGERANT LIQUID & SUCTION PIPE.
CFM	CUBIC FEET PER MINUTE.
M.V.D.	MANUAL VOLUME DAMPER.
O.B.D.	OPPOSED BLADE DAMPER.
Ⓢ	THERMOSTAST.
↔	DUCTWORK.
↔-FD	FLEXIBLE DUCT.
⊠	SUPPLY AIR DIFFUSER.
⊠	RETURN AIR / TRANSFER GRILLE.
⌋	MANUAL VOLUME DAMPER.
(A)	DENOTES AIR DISTRI. DEVICE.
▷ ◊	DISTRIBUTION BOX.
UC ↔	UNDER CUT DOOR ABOVE FINISH FLOOR AS NOTED



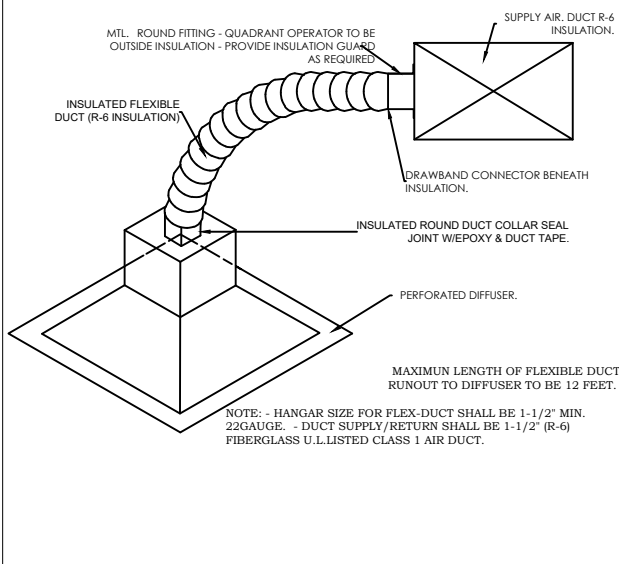
2 AIR HANDLER UNIT DETAIL
SCALE: NTS



4 CONDENSER UNIT DETAIL
SCALE: NTS



1 BATH EXHAUST VENT ROOF CAP DETAIL
SCALE: NTS



3 TYPICAL FLEXIBLE DUCT CONNECTION
SCALE: NTS