

SCOTTSDALE

ARIZONA PARTNERS

PARAPET REMODEL
8300 N. HAYDEN ROAD

ARIZONA

ADC JOB # 1864
DATE: NOVEMBER 2018

SUITE #D-100

CONSTRUCTION
DOCUMENTS



AMERICAN
DESIGN
CONSULTANTS INC.
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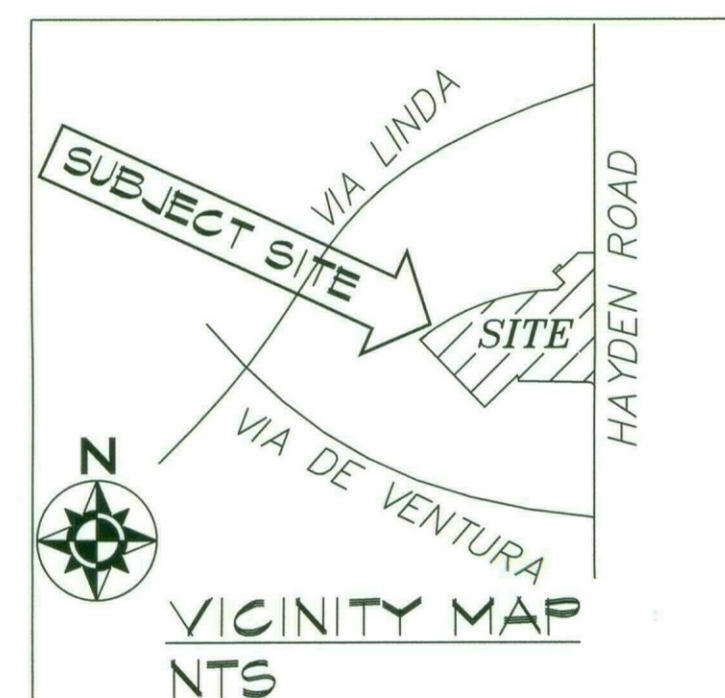
REVISIONS	DATE	DESCRIPTION

ARIZONA
SCOTTSDALE,
SHELL BUILDING IMPROVEMENTS
8300 N. HAYDEN ROAD
BUILDING D

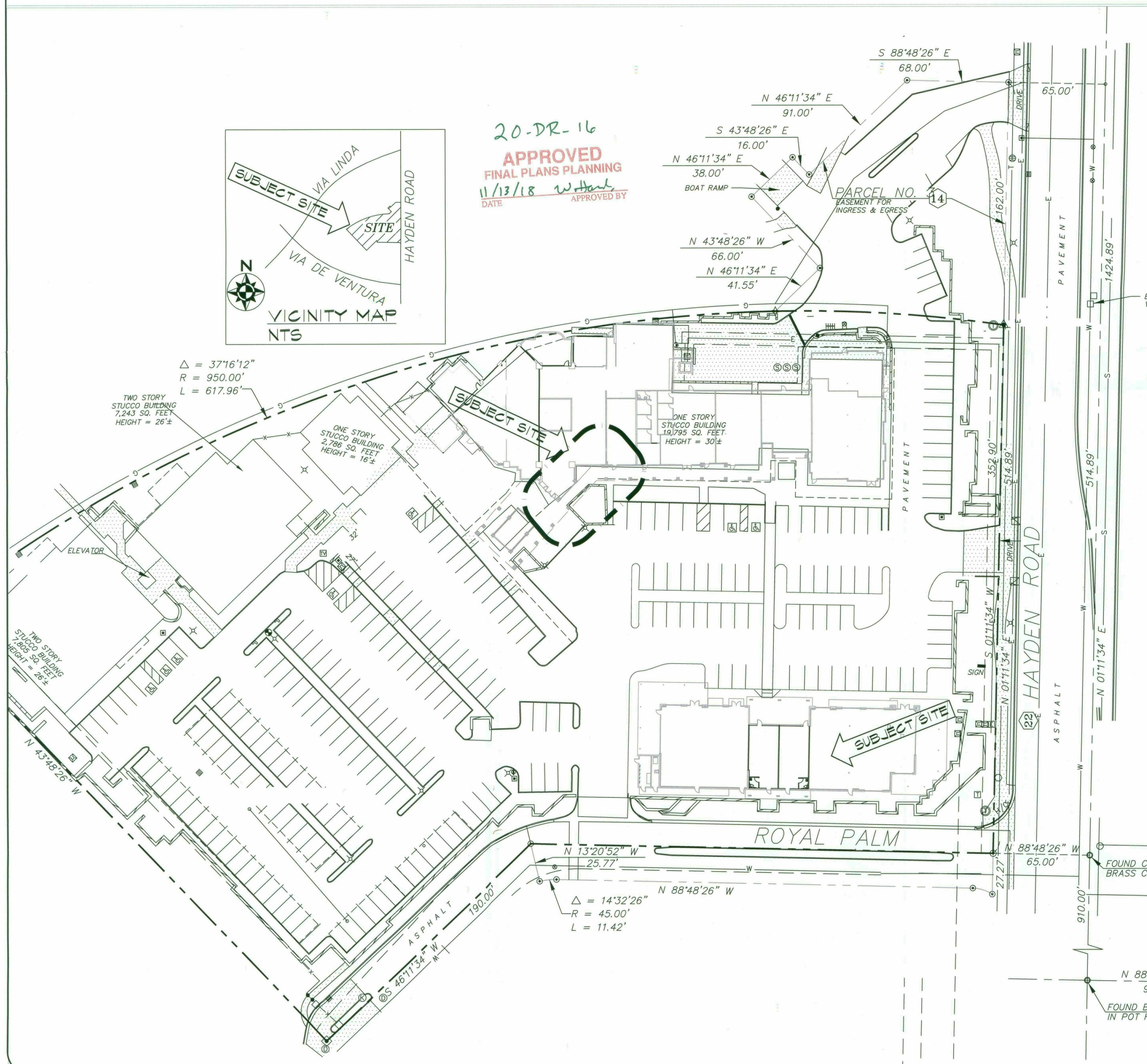
JOB # 1864	SET BY DATE	ISSUE	BID	PERMIT	CONST

COVER
SHEET
SITE
REFERENCE
PLAN

sheet of
CVR



20-DR-16
APPROVED
FINAL PLANS PLANNING
11/13/18 W. Hark
DATE APPROVED BY



FIRE DEPARTMENT NOTES:

- SUBMIT SHOP DRAWINGS FOR ANY MODIFICATION OF EXISTING FIRE SPRINKLER SYSTEM AND COMPLY W/ NFPA 13 & LOCAL AMENDMENTS. IN LIGHT HAZARD OCCUPANCIES, EXISTING STANDARD RESPONSE SPRINKLER HEADS WITHIN TENANT SPACE SHALL BE CHANGED OUT TO QUICK RESPONSE WHEN SCOPE OF WORK WILL ADD AND/OR RELOCATE 50% OR MORE OF SPRINKLER HEADS.
- ALL FIRE PROTECTION SYSTEMS SHALL REMAIN OPERATIONAL AND MODIFIED AS NECESSARY FOR CODE COMPLIANCE.
- INSTALL FIRE EXTINGUISHERS PER IFC. FIRE EXTINGUISHERS QUANTITY & LOCATIONS SHALL BE APPROVED BY FIRE INSPECTOR.
- EXIT & EMERGENCY LIGHTING SHALL COMPLY WITH CITY ORDINANCE & IFC.
- NUMERICAL PREMISES ID MUST BE LEGIBLE FROM STREET OR DRIVE. MINIMUM 12" NUMBERS FOR BUILDING AND 4" NUMBERS FOR SUITE.
- SUBMIT SHOP DRAWINGS FOR ANY MODIFICATION OF FIRE ALARM SYSTEM (IF EXISTING) TO COMPLY WITH NFPA 72 & LOCAL CODES.
- NEW TYPE I HOOD SYSTEMS REQUIRE SUBMITTAL OF PLAN FOR AUTOMATIC HOOD EXTINGUISHING SYSTEMS IN COMPLIANCE WITH CURRENT U.L. 300 STDS. EXISTING TYPE I HOOD SYSTEMS SHALL BE UPGRADED TO COMPLY WITH CURRENT U.L. 300 STANDARDS.
- WAREHOUSE RACKS FOR STORAGE OVER 12' IN HEIGHT REQUIRE A SEPARATE SUBMITTAL FOR APPROVAL PRIOR TO INSTALLATION.
- SEPARATE SUBMITTAL & APPROVAL IS REQUIRED FOR MAG LOCKS.
- BULK COMPRESSED GAS STORAGE REQUIRES SEPARATE FIRE DEPARTMENT PERMIT.

PARKING CALCULATIONS:

(NOTE: ALL PARKING IS EXISTING AND NO ADDITIONAL PARKING IS REQUIRED FOR THIS TENANT IMPROVEMENT)

OFFICE USE:
30,049 S.F. / 300 = 100 REQUIRED
(THIS TENANT: 7243 S.F. OFFICE)

RETAIL / RESTAURANT USE:
34,331 S.F. / 250 = 139 REQUIRED

PARKING REQUIRED - 239 SPACES
PARKING PROVIDED - 239 SPACES

ACCESSIBLE PARKING
239 x 2% = 5 REQUIRED
13 PROVIDED

TENANT IMPROVEMENT NOTES:

- *ALL SIGNS REQUIRE SEPARATE PERMITS AND APPROVALS
- *NO EXTERIOR VENDING OR DISPLAY SHALL BE ALLOWED.
- *THERE SHALL BE NO ROOF-MOUNTED OR GROUND MOUNTED MECHANICAL AND COMMUNICATION EQUIPMENT INSTALLED INSTALLED OR PERMITTED W/ THIS APPROVAL
- *ALL EQUIPMENT, UTILITIES, OR OTHER APPURTENANCES ATTACHED TO THE BUILDING SHALL BE AN INTEGRAL PART OF THE BUILDING DESIGN IN TERMS OF FORM, COLOR, AND TEXTURE.

PLUMBING CALCULATIONS:
TOTAL BUILDING AREA: 30,049 S.F.
30,049/100 = 300 OCCUPANTS / 2
WATER CLOSETS:
150 FEMALE:
50 / 25 = 2.0 REQUIRED
100 / 50 = 5.0 REQUIRED
5.0 PROVIDED
150 MALE:
50 / 25 = 2.0 REQUIRED
100 / 50 = 5.0 REQUIRED
4.0 MC PROVIDED
4.0 URINAL PROVIDED
LAV:
150 FEMALE:
20 / 40 = 2.0 REQUIRED
10 / 80 = 1.0 REQUIRED
4.0 PROVIDED
150 MALE:
20 / 40 = 2.0 REQUIRED
10 / 80 = 1.0 REQUIRED
4.0 PROVIDED
3 DRINKING FOUNTAINS
1 MOP SINK

OWNERS:

SCOTTLIN LLC
6621 N. SCOTTSDALE RD
SCOTTSDALE, AZ 85250

SHEET INDEX

CVR: COVER SHEET/SITE PLAN
A1: FLOOR PLAN
A2: ELEVATION
S4: DETAIL

APPLICABLE CODES - FOR NEW CONSTRUCTION

CODE	TITLE	EDITION	LOCAL AMEND.
BUILDING CODE	IBC	2015	YES
ACCESSIBILITY CODE	AI/IT.1	2015	-
MECHANICAL CODE	IMC	2015	YES
ELECTRICAL CODE	NEC	2014	YES
PLUMBING CODE	UPC	2015	YES
FIRE PREVENTION CODE	IFC	2015	NO
ZONING CODE	CITY OF SCOTTSDALE	2015	YES
ENERGY CODE	IECC	2015	YES

CODE REVIEW

ZONE PNC PCD PARCEL # 174-03-004H

- USE OFFICE FIRE ZONE -
a. SETBACK REQUIREMENTS EXISTING
b. HEIGHT REQUIREMENTS
c. ZONING CASE NUMBER(S) NA
d. VARIANCE NUMBER(S) NA
e. ARCH'L. APPROVAL BOARD REQUIRED NA
OCCUPANCY GROUP A-3 (SHELL PERMIT-PARAPET REMODEL)
- DESCRIPTION OF PROJECT TENANT IMPROVEMENT
- a. TYPE OF CONSTRUCTION (TABLE 503, 200 I.B.C.) VB
b. FIRE PROTECTION PROVIDED FOR SPRINKLERED

- WALLS. - 4. FLRS. - 7. SHFTS -
2. COLS. - 5. ROOF - 8. -
3. BEAMS - 6. PART. - 9. -

5. AREA BUILDING - 19,396 S.F. / FLOOR

- a. ACTUAL
b. ALLOWABLE
1. NUMBER OF STORIES one
2. HEIGHT TO ROOF LINE 22'
3. HEIGHT TO PARAPET

- OCCUPANT LOADS
a. NUMBER OF EXITS & EXIT WIDTHS REQUIRED
NOT APPLICABLE

- b. NUMBER OF EXITS & EXIT WIDTHS PROVIDED
NOT APPLICABLE

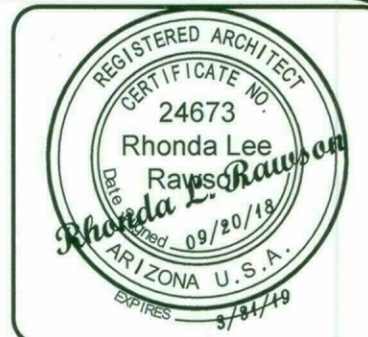
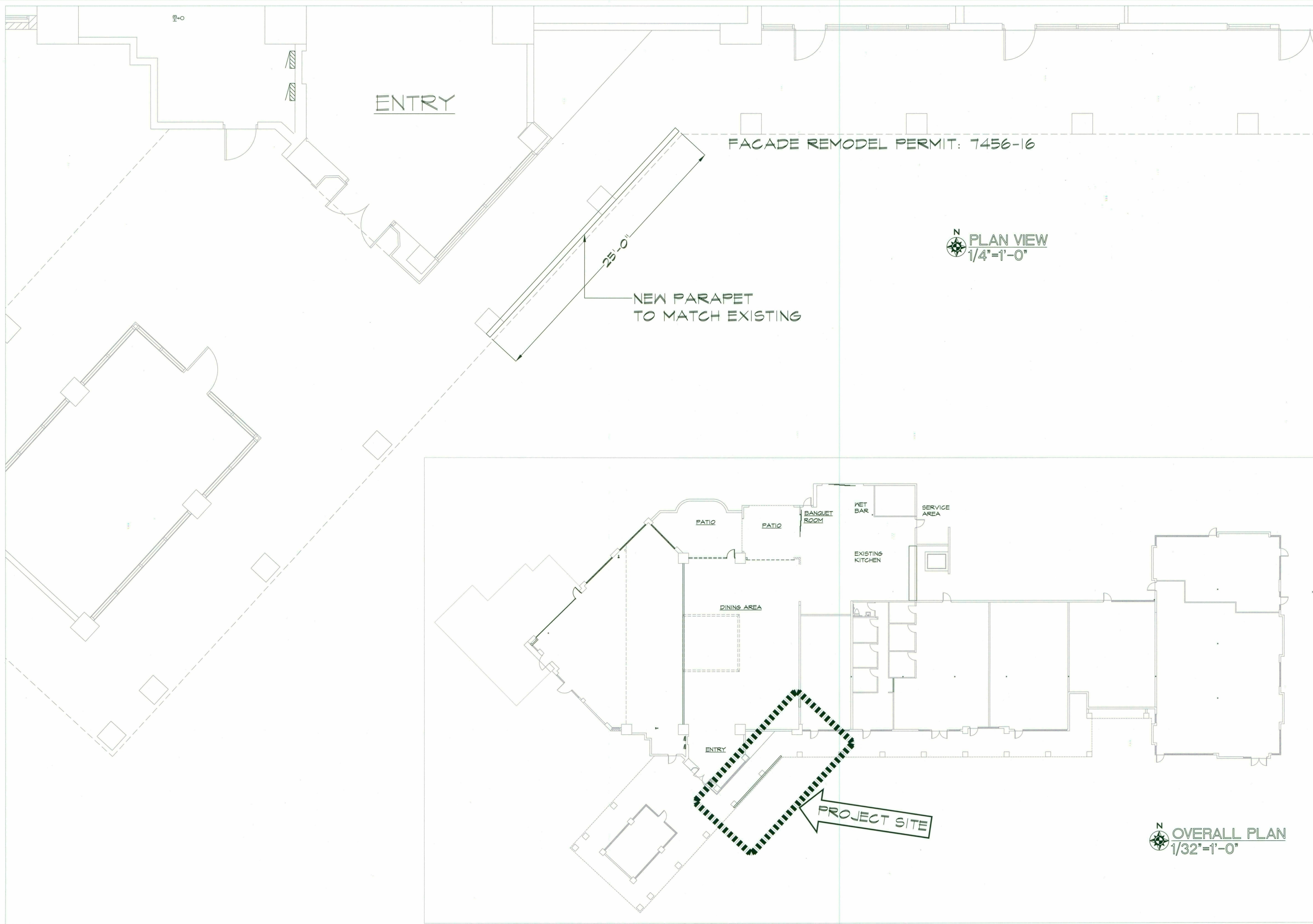
- c. LIGHTED EXIT SIGN(S) -
d. PANIC HARDWARE -
e. CORRIDOR PROTECTION -

7. PARKING/LANDSCAPING REQUIREMENTS

- a. NUMBER OF PARKING SPACES REQUIRED / PROVIDED
EXISTING-NO CHANGE REQUIRED
- b. LANDSCAPING REQUIRED / PROVIDED
EXISTING-NO CHANGE REQUIRED

8. FIRE CODE REQUIREMENTS

9. STRUCTURAL CALCULATIONS SUBMITTED:



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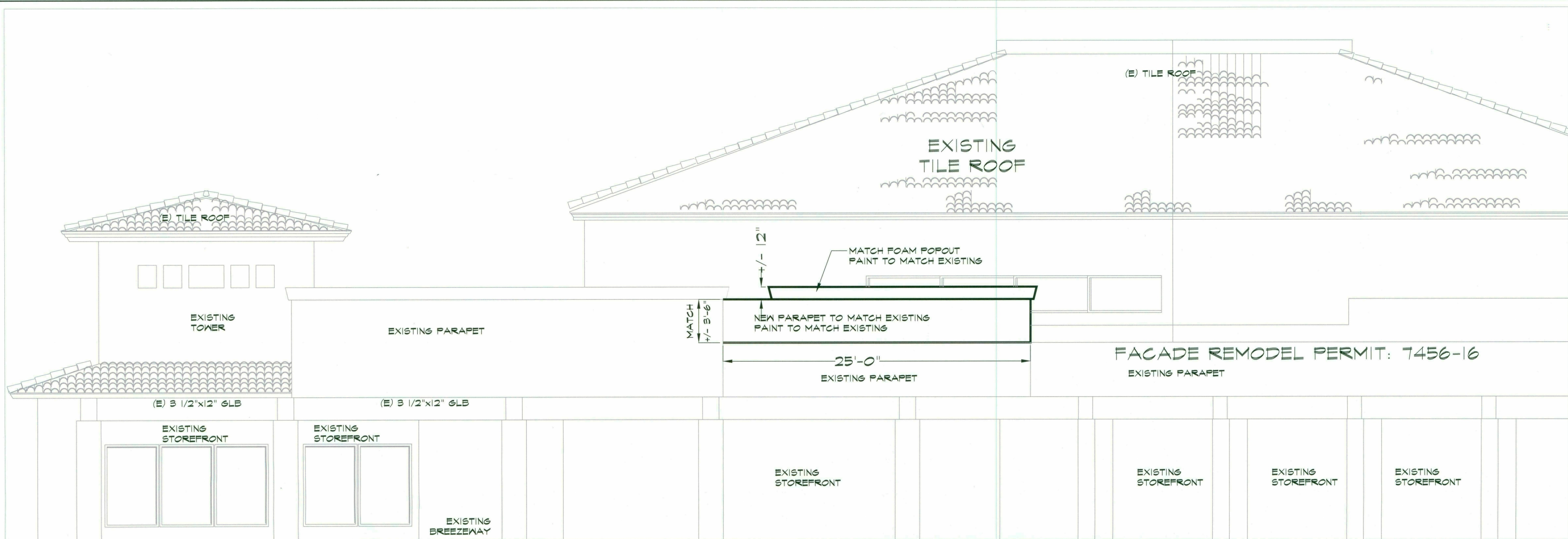
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no.	description

SHELL BUILDING IMPROVEMENTS
8300 N. HAYDEN ROAD
BUILDING D
SCOTTSDALE, ARIZONA

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CONST	

PARAPET
ADDITION
PLAN VIEW
8300 BLDG D

sheet of
A-1



SOUTH ELEVATION-PARAPET ADDITION
 $3/16" = 1'-0"$

SOUTH ELEVATION
 $1/4" = 1'-0"$



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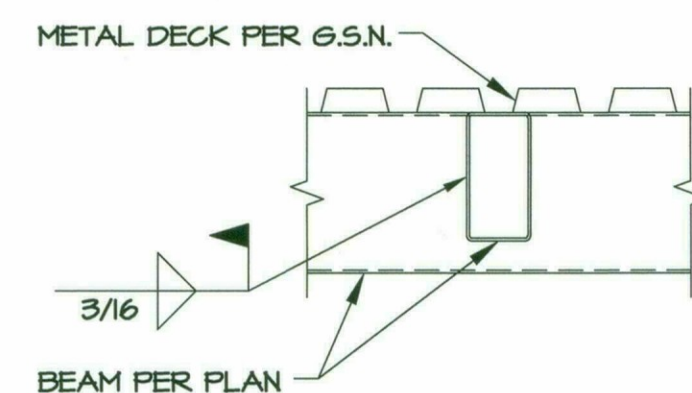
REVISIONS	date	description
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SHELL BUILDING IMPROVEMENTS
 8300 N. HAYDEN ROAD
 BUILDING D
 SCOTTSDALE, ARIZONA

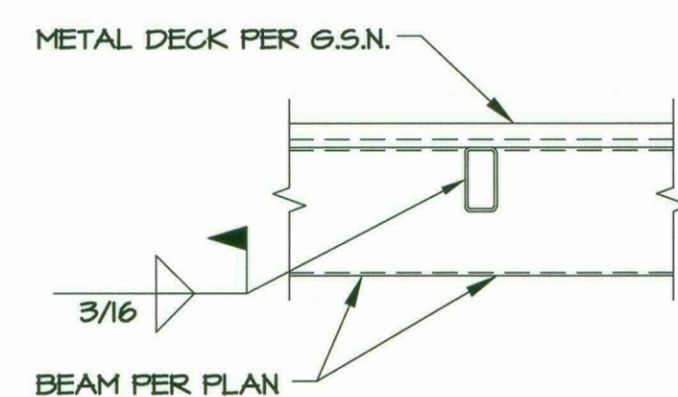
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PARAPET
 ADDITION
 ELEVATION
 8300 BLDG D

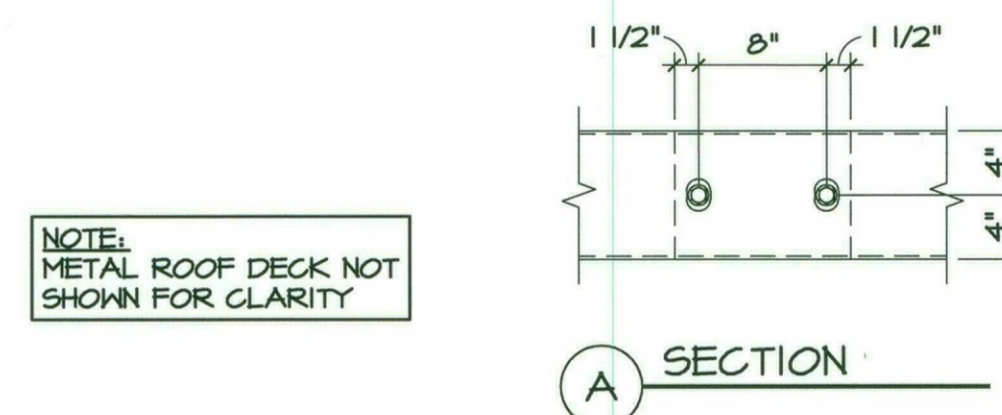
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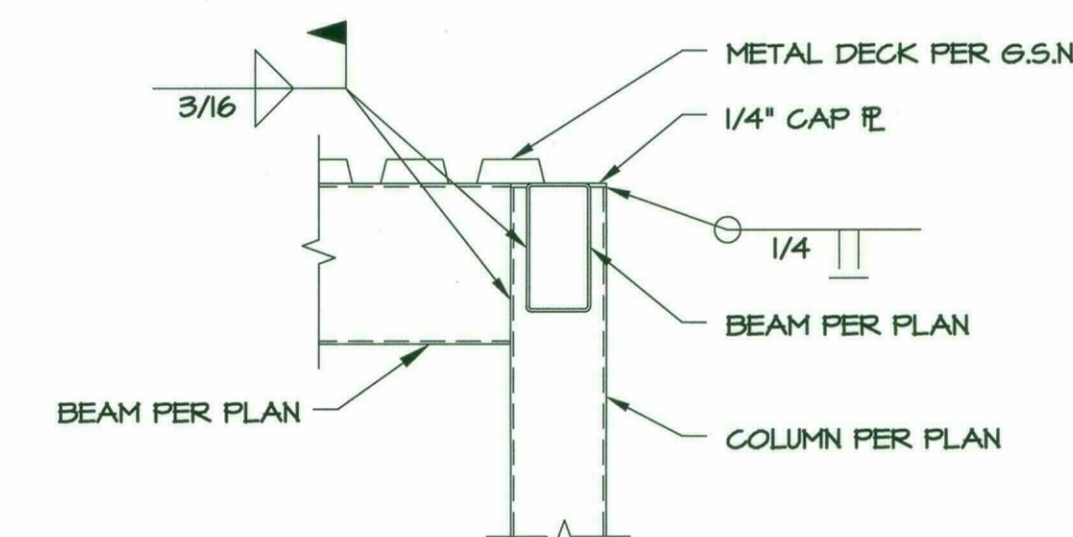
1 SECTION SCALE: 1"=1'-0"



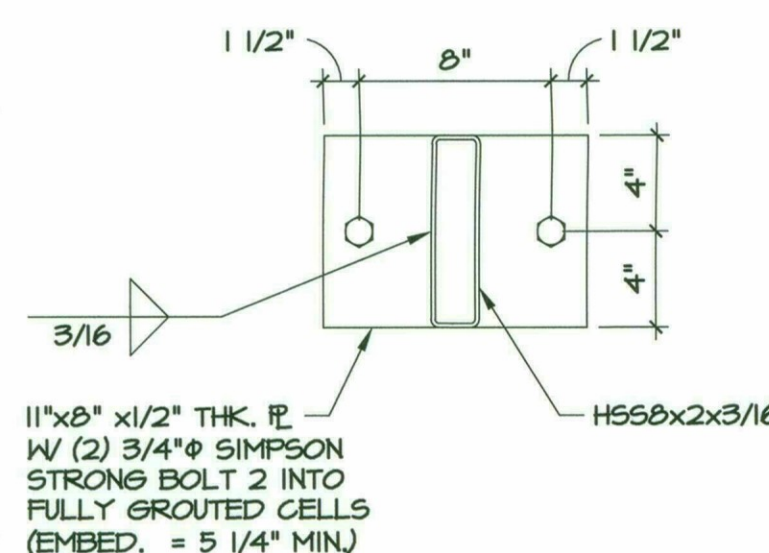
2 SECTION SCALE: 1"=1'-0"



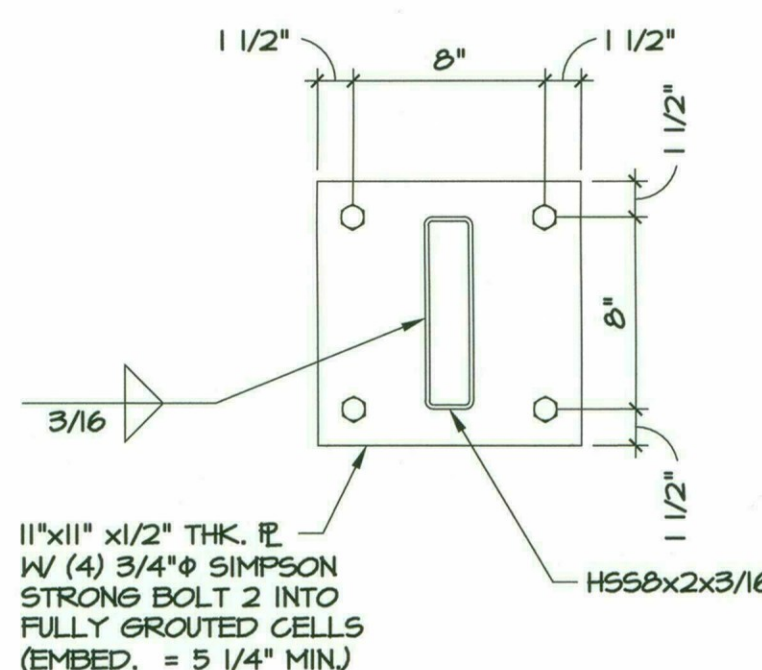
3 SECTION SCALE: 1"=1'-0"



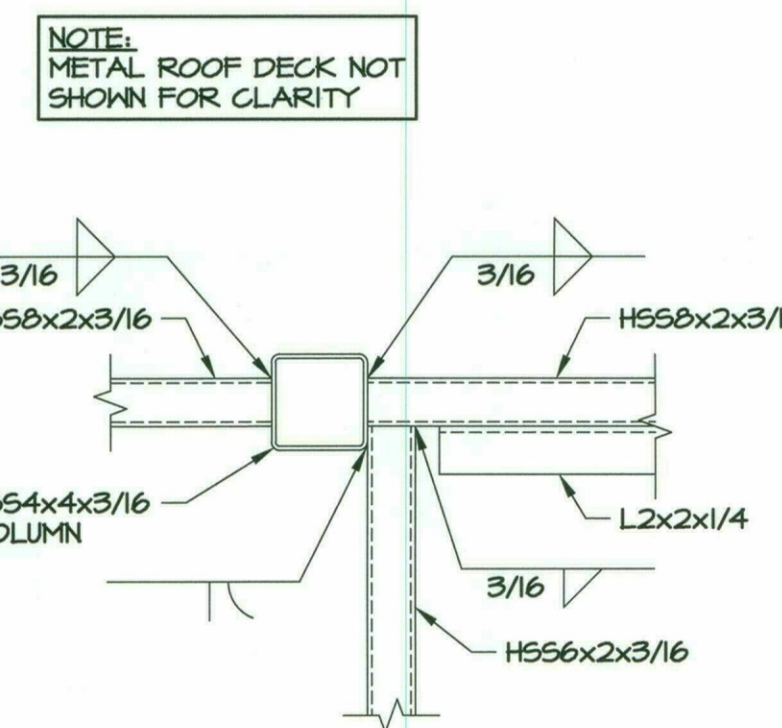
4 SECTION SCALE: 1"=1'-0"



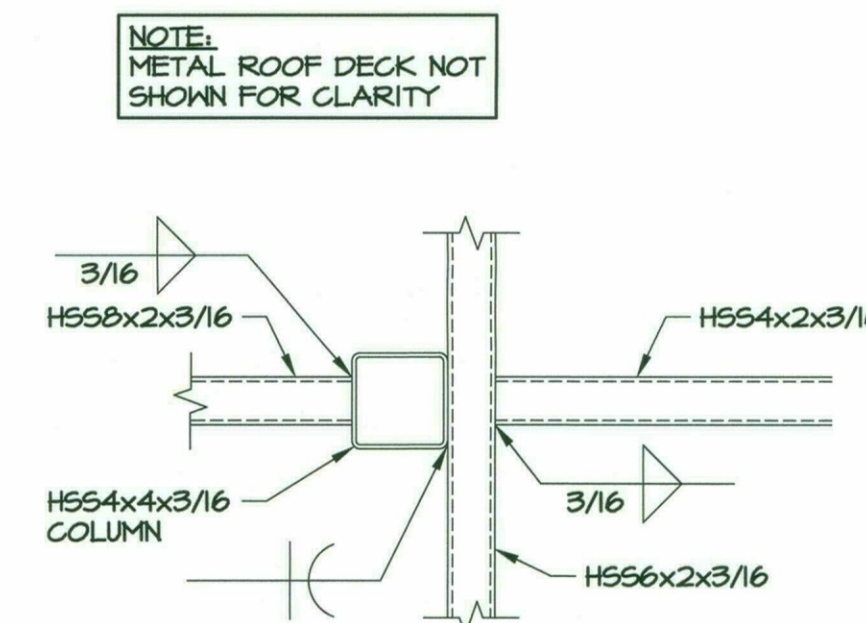
5 SECTION SCALE: 1 1/2"=1'-0"



6 SECTION SCALE: 1 1/2"=1'-0"

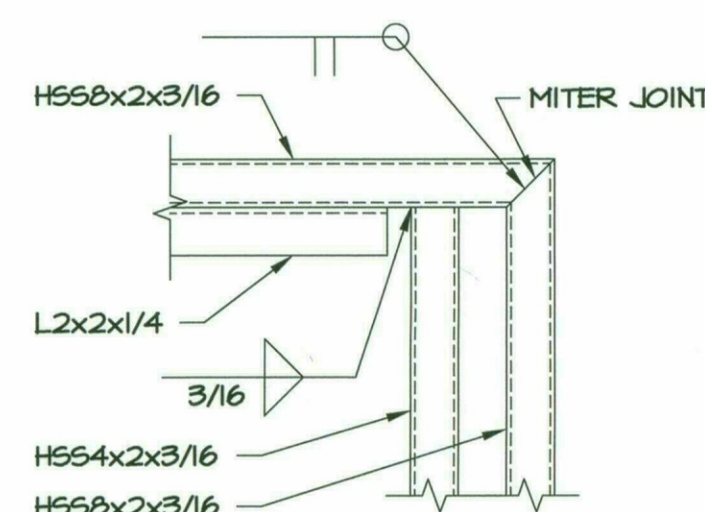


7 SECTION SCALE: 1 1/2"=1'-0"

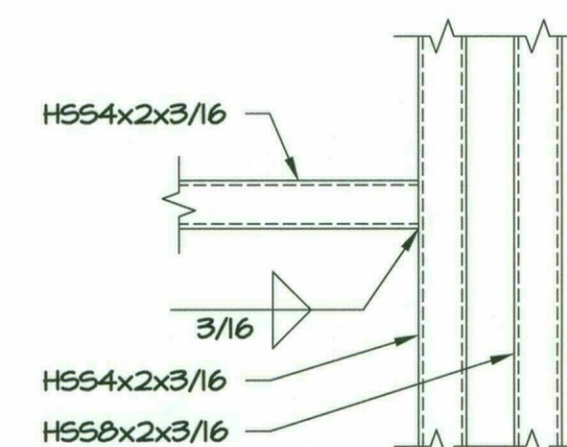


8 SECTION SCALE: 1 1/2"=1'-0"

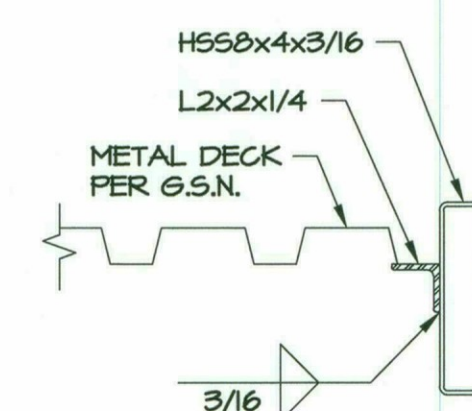
NOTE: METAL ROOF DECK NOT SHOWN FOR CLARITY



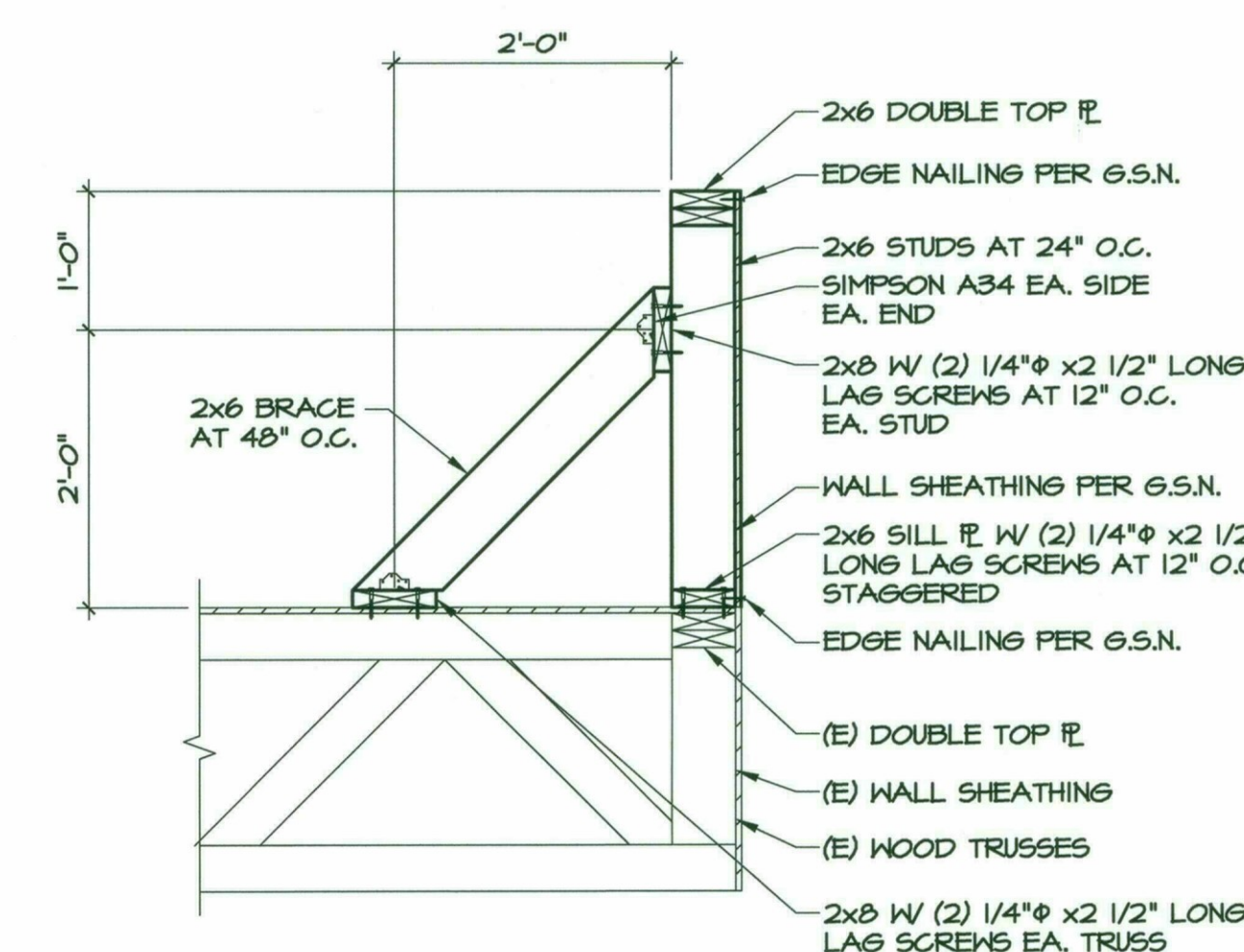
9 SECTION SCALE: 1 1/2"=1'-0"



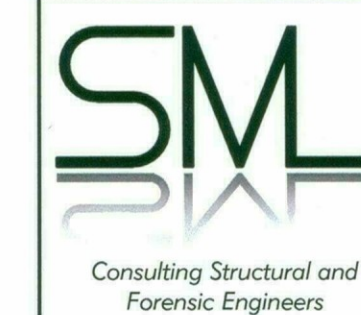
10 SECTION SCALE: 1 1/2"=1'-0"



11 SECTION SCALE: 1 1/2"=1'-0"

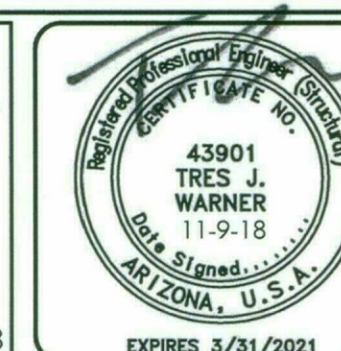


12 SECTION SCALE: 3/4"=1'-0"



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fax. (602) 438-2505

JOB # 525-18



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REVISIONS	DATE	DESCRIPTION

SCOTTSDALE, ARIZONA
SHELL BUILDING IMPROVEMENTS
8300 N. HAYDEN ROAD
BUILDING D

JOB # 1864	SET BY DATE
BID 11-9-18	PERMIT CONST

FRAMING
DETAILS

sheet 7 of 7

S4.1