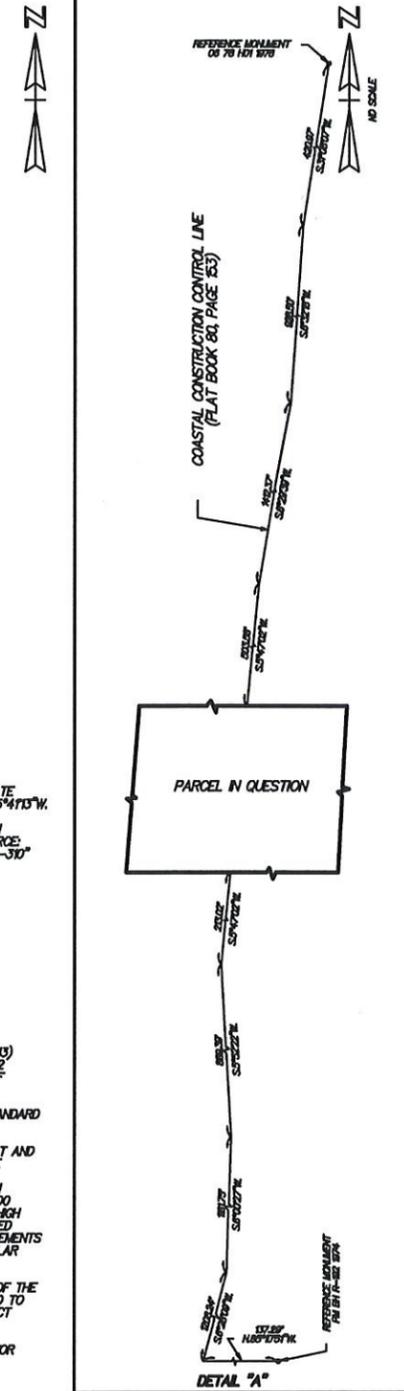


LEGEND:

- CL = CENTERLINE
- CONC = CONCRETE
- THE EAST RIGHT OF WAY LINE OF STATE ROAD A-1-A IS ASSUMED TO BEAR S5°41'31"W.
- +12.25 = ELEVATION BASED ON NORTH AMERICAN VERTICAL DATUM 1988. SOURCE: PALM BEACH COUNTY BENCH MARK "M-310"
- WM = WATER METER
- OR.B. = OFFICIAL RECORD BOOK
- L.P. = LIGHT POLE
- B.F.P. = BACKFLOW PREVENTER
- S.C.O. = SANITARY SEWER CLEAN OUT
- Ⓜ = HANDICAP PARKING SPACE
- Ⓟ = NUMBER OF PARKING SPACES
- FLOOD ZONES X VE (EL. 10) & VE (EL. 13) COMMUNITY PANEL NO. 125102 & 120182 MAP NO: 120980097F & 120980098F MAP DATE: OCTOBER 5, 2017
- ALL DIMENSIONS SHOWN BASED ON STANDARD U.S. FOOT
- ALL ANGLES AND DIMENSIONS ARE PLAT AND MEASURED UNLESS STATED OTHERWISE
- THIS SURVEY HAS ACHIEVED A MINIMUM LEVEL OF CLOSURE OF 1 FOOT IN 10,000 FEET AS REQUIRED FOR COMMERCIAL HIGH RISK PROPERTY CLOSURE WAS ACHIEVED BASED ON A REDUNDANCY OF MEASUREMENTS FOR VERTICAL HORIZONTAL AND ANGULAR DIMENSIONS.
- NO TITLE WAS REVIEWED OR SEARCH OF THE PUBLIC RECORDS WAS MADE IN REGARD TO EASEMENTS THAT MAY AFFECT SUBJECT PARCEL.
- NO SUBSURFACE SEARCH WAS MADE FOR UTILITIES OR UNDERGROUND FOOTERS



DESCRIPTION:

THAT PORTION OF THE FOLLOWING DESCRIBED PROPERTY LYING EAST OF THE CENTERLINE OF STATE ROAD NO. 140:

A PART OF SECTION 28, TOWNSHIP 46 SOUTH RANGE 43 EAST, BEING ALL THAT PART OF THE NORTH THREE HUNDRED FEET OF THE SOUTH SIXTEEN HUNDRED FEET (MEASURED AT RIGHT ANGLES TO THE EAST AND WEST QUARTER SECTION LINE THROUGH SAID SECTION) OF THAT PART OF SAID SECTION WHICH LIES NORTH OF THE EAST AND WEST QUARTER SECTION LINE THROUGH SAID SECTION AND LIES EAST OF THE EASTERLY RIGHT-OF-WAY LINE OF THE INTRACOASTAL WATERWAY (FLORIDA EAST COAST CANAL) TOGETHER WITH ALL RIPARIAN RIGHTS AND LITTORAL RIGHTS THEREUNTO BELONGING OR IN ANYWISE APPERTAINING AND SUBJECT TO RIGHT-OF-WAY THROUGHOUT, RUNNING NORTHERLY AND SOUTHERLY THROUGH SAID TRACT, AS HERETOFORE CONVEYED TO THE STATE OF FLORIDA FOR STATE ROAD NO. 140, THE SAID EAST AND WEST QUARTER SECTION LINE THROUGH SAID SECTION 28 IS ESTABLISHED BY AGREEMENT BETWEEN BESSEMER PROPERTIES INCORPORATE AND BASSETT W. MITCHELL AND MARY STARR MITCHELL, HIS WIFE, DATED NOVEMBER 20, 1941 RECORDED IN DEED BOOK 842, PAGE 474, OF THE PALM BEACH COUNTY, FLORIDA, PUBLIC RECORDS.

ALSO DESCRIBED AS FOLLOWS:

THAT PORTION OF THE NORTH HALF (N1/2) OF SECTION 28, TOWNSHIP 46 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST RIGHT OF WAY LINE OF STATE ROAD A-1-A (STATE ROAD 140) AND A LINE 1800 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE NORTH HALF (N1/2) OF SAID SECTION 28; THENCE N89°34'35"E, ALONG SAID PARALLEL LINE, A DISTANCE OF 496.08 FEET, MORE OR LESS, TO THE MEAN HIGH WATER LINE OF THE ATLANTIC OCEAN AS SHOWN ON THE MAP OF EROSION CONTROL LINE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MISCELLANEOUS PLAT BOOK 1, PAGES 1 AND 2, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA; THENCE S67°30'30"W, ALONG SAID EROSION CONTROL LINE, A DISTANCE OF 302.05 FEET, MORE OR LESS, TO A POINT ON A LINE 1300 FEET NORTH OF AND PARALLEL TO THE SAID SOUTH LINE OF THE NORTH HALF (N1/2) OF SAID SECTION 28; THENCE S89°34'35"W, ALONG SAID PARALLEL LINE, A DISTANCE OF 493.18 FEET, MORE OR LESS, TO A POINT ON THE SAID EAST RIGHT OF WAY LINE OF STATE ROAD A-1-A (STATE ROAD 140); THENCE N5°41'31"E, ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 301.74 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

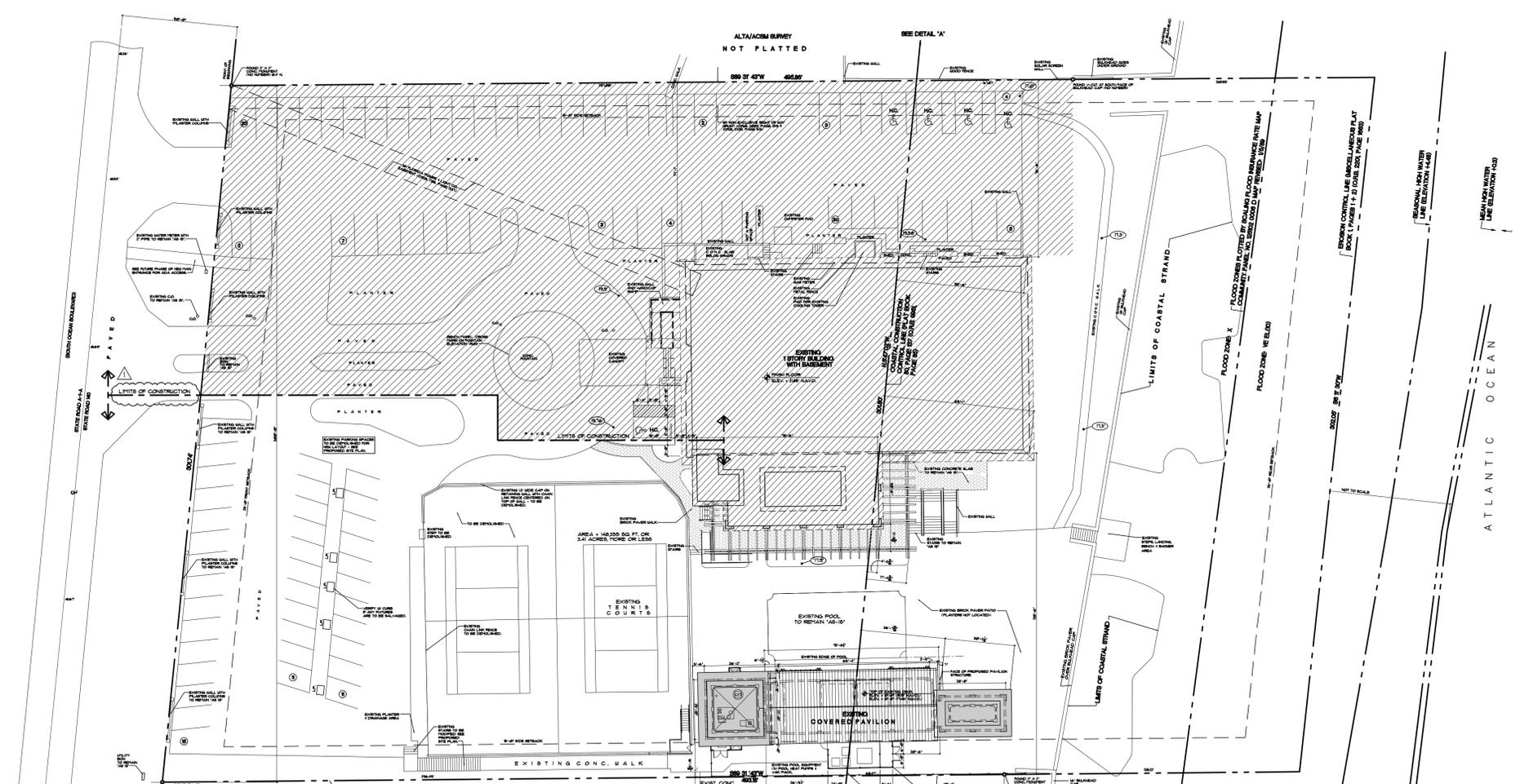
MAP OF BOUNDARY SURVEY
 PARCEL OWNER: DELRAY CLUB LLC
 SITE ADDRESS: 2001 SOUTH OCEAN BOULEVARD,
 DELRAY BEACH, FLORIDA 33483
 PARCEL ID. NO.: 12-43-46-28-00-000-111

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 65, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

Paul D. Engle
 PAUL D. ENGLE
 SURVEYOR & MAPPER #5708

ENGLE LAND SURVEYING LLC
 LAND SURVEYORS
 CERTIFICATE OF AUTHORIZATION #LB8447
 SURVEYOR AND MAPPER IN RESPONSIBLE CHARGE: PAUL D. ENGLE
 955 N.W. 17TH AVENUE, SUITE K-1 DELRAY BEACH, FLORIDA 33445
 (561) 278-4501 732-3279 FAX 278-2390

DATE OF SURVEY MARCH 22, 2022	SCALE 1" = 30'
FIELD BOOK D247	ORDER NO. 69-4304b7D
PAGE NO. 43	
D271 18.33	



DESCRIPTION:
THAT PORTION OF THE FOLLOWING DESCRIBED PROPERTY LYING EAST OF THE CENTERLINE OF STATE ROAD NO. 140:
A PART OF SECTION 28, TOWNSHIP 16 SOUTH, RANGE 43 EAST, BEING ALL THAT PART OF THE NORTH THIRTY HUNDRED FEET OF THE SOUTH FIFTEEN HUNDRED FEET (IT BEING AT RIGHT ANGLES TO THE EAST AND WEST QUARTER SECTION LINE THROUGH SAID SECTION OF THAT PART OF SAID SECTION WHICH LIES NORTH OF THE EAST AND WEST QUARTER SECTION LINE THROUGH SAID SECTION AND LIES EAST OF THE EASTERN RIGHT-OF-WAY LINE OF THE INTRACOASTAL WATERWAY OF CANAL EAST COAST CANAL TOGETHER WITH ALL RIPARIAN RIGHTS AND LITTORAL RIGHTS THEREON BELONGING OR IN ANYWISE APPURTENANT AND SUBJECT TO RIGHT-OF-WAY THROUGHOUT RUNNING NORTHERLY AND SOUTHERLY THROUGH SAID TRACT AS HERETOFORE CONVEYED TO THE STATE OF FLORIDA FOR STATE ROAD NO. 140, THE SAID EAST AND WEST QUARTER SECTION LINE THROUGH SAID SECTION 28 IS ESTABLISHED BY AGREEMENT BETWEEN BESEMER PROPERTIES INCORPORATE AND BASSETT & MITCHELL AND TERRY STARK MITCHELL, HIS WIFE, DATED NOVEMBER 20, 2014, RECORDED IN DEED BOOK 6-2, PAGE 474, OF THE PALM BEACH COUNTY, FLORIDA, PUBLIC RECORDS.
TITLE NOTES:
PARCEL SUBJECT TO TERMS AND PROVISIONS AS RECORDED IN ORB 394, PAGE 95.
PARCEL SUBJECT TO RESTRICTIVE COVENANTS, CONDITIONS, EASEMENTS AND BUILDING SETBACK AS RECORDED IN DEED BOOK 100, PAGE 34.
PARCEL SUBJECT TO CITY OF TITLE RESTRICTION AND COVENANT AS RECORDED IN ORB 14566, PAGE 54.
ALSO DESCRIBED AS FOLLOWS:
THAT PORTION OF THE NORTH HALF (N/2) OF SECTION 28, TOWNSHIP 16 SOUTH, RANGE 43 EAST, PALM BEACH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST RIGHT OF WAY LINE OF STATE ROAD A-1-A (STATE ROAD 140) AND A LINE 1600 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE NORTH HALF (N/2) OF SAID SECTION 28, THENCE N89 34'02" E, ALONG SAID PARALLEL LINE A DISTANCE OF 494.94 FEET MORE OR LESS TO THE MEAN HIGH WATER LINE OF THE ATLANTIC OCEAN AS SHOWN ON THE MAP OF EROSION CONTROL LINE ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MISCELLANEOUS PLAT BOOK 1, PAGES 1 AND 2, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, THENCE S61°30'14" E, ALONG SAID EROSION CONTROL LINE A DISTANCE OF 300.00 FEET MORE OR LESS TO A POINT ON A LINE 500 FEET NORTH OF AND PARALLEL TO THE SAID SOUTH LINE OF THE NORTH HALF (N/2) OF SAID SECTION 28, THENCE S89 31'43" E, ALONG SAID PARALLEL LINE A DISTANCE OF 493.93 FEET MORE OR LESS TO A POINT ON THE SAID EAST RIGHT OF WAY LINE OF STATE ROAD A-1-A (STATE ROAD 140), THENCE N5 41'01" E, ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 140.14 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.



ZONING

EXISTING SITE DATA FOR DELRAY BEACH CLUB	FM
TOTAL SITE AREA (4+34 ACRES)	100%
TOTAL EXISTING BUILDING FOOT PRINT	0.0%
EXISTING BASEMENT	11,959 SF.
EXISTING GROUND FLOOR	116,444 SF.
EXISTING POOL BATHROOMS	429 SF.
TOTAL EXISTING BUILDING AREA	24,032 SF.
EXISTING OUTDOOR POOL BAR	590 SF.
EXISTING LANDSCAPE (PERV.)	49,129 SF.
EXISTING ASPHALT INSIDE PROP. LINES (INCLUDING EXISTING CONCRETE WALKWAYS)	53,002 SF.
EXISTING TENNIS COURTS	13,932 SF.
PAVERS WALKWAYS & POOL DECK	14,154 SF.
EXISTING OUTDOOR POOL BAR	439 SF.
EXISTING POOL SNACK BAR/ BATHROOM	675 SF.
EXISTING TRELLIS PORTICO	1,496 SF.
EXISTING (STAIRS & ELEVATOR INCLUDED) AND EXISTING CASUAL DINING ROOM	2,892 SF.
EXISTING BASEMENT	800 SF.
EXISTING BASEMENT STORAGE	1,949 SF.
EXISTING COVERED PAVILION	1,135 SF.
TOTAL SITE	100.0%

EXISTING AREA CALCULATIONS:

	EXISTING TOTAL SQFT.	PROPOSED TOTAL SQFT.	TOTAL SQFT.
BASEMENT	13,928 SF.		
GROUND FLOOR	136,936 SF.		
POOL BATHROOM / SNACK BAR	675 SF.		
OUTDOOR POOL BAR	439 SF.		
TRELLIS PORTICO	1,496 SF.		
COVERED PAVILION		1,135 SF.	
TOTAL AREA (A/C SPACE)	21,164 SF.		
TOTAL AREA	29,114 SF.		31,509 SF.

EXISTING PARKING

STANDARD SPACES	83 SPACES
H.C. SPACES	5 SPACES
COMPACT SPACES	3 SPACES
TOTAL EXISTING PARKING SPACES	91 SPACES

ZONING

SETBACKS	FM	EXISTING SETBACK FOR TENNIS COURTS
FRONT	25'-0"	10'-0"
SIDE STREET	NA	NA
SIDE INT.	15'-0"	9'-6"
REAR	25'-0"	21'-0"
HEIGHT	NA	NA

NOTES:

- DO NOT SCALE DRAWINGS!
- FIELD VERIFY ALL DIMENSIONS!
- CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS AND NOTIFY ARCHITECT IF ANY DISCREPANCY W/ DRAWINGS. (SEE GENERAL NOTES)
- ALL AREA CALCULATIONS ARE APPROX.
- VERIFY ALL EXISTING PARKING LOT DIMENSIONS AND SLOPES WITH CIVIL DRAWG.
- CONTRACTOR TO COORDINATE ALL EXISTING & PROPOSED FINISH GRADES & DRAINAGE W/ CIVIL DRAWINGS.

1 EXISTING SITE PLAN
A1.00 SCALE: 1" = 30'-0" (FOR REF. ONLY)

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PLOTTED 9/21/21 - 10:00 AM

01/02/2022 11:14:11 AM

PROJECT TITLE
DELAY BEACH CLUB RAISED TENNIS & COVERED PARKING

2001 S. OCEAN BLVD.
DELRAY BEACH, FL.

CLIENT APPROVAL

REVISIONS
 1. REVISED 9.3.21 AS PER PLANNING AND ZONING COMMENTS: LANDSCAPE STRIP ON NORTH SIDE OF STRUCTURE HAS BEEN INCREASED TO A 3'-0" DEPTH.
 2. BICYCLE PARKING SPACES HAVE BEEN ADDED.
 3. A LIMITS OF CONSTRUCTION LINE HAS BEEN ADDED FOR CLARIFICATION.

2. REVISED 12.21 AS PER PLANNING AND ZONING COMMENTS: 1. ADDED 11 ADDITIONAL BICYCLE RACKS FOR A TOTAL OF 22.
 3. ADDED THE AUTO-TURN ANALYSIS.

3. REVISED 8.24.22 AS PER PLANNING AND ZONING COMMENTS: LANDSCAPE STRIP HAS BEEN PROVIDED BETWEEN PARKING AREA AND RIGHT-OF-WAY.
 2. ISLANDS ARE NOW 3'-0" BETWEEN CURBS.
 3. PARKING LAYOUT CHANGED.

THIS DRAWING IS NOT FOR CONSTRUCTION, IT HAS BEEN ISSUED FOR GOVERNMENTAL REVIEW AND/OR PRELIMINARY PRICING ONLY.

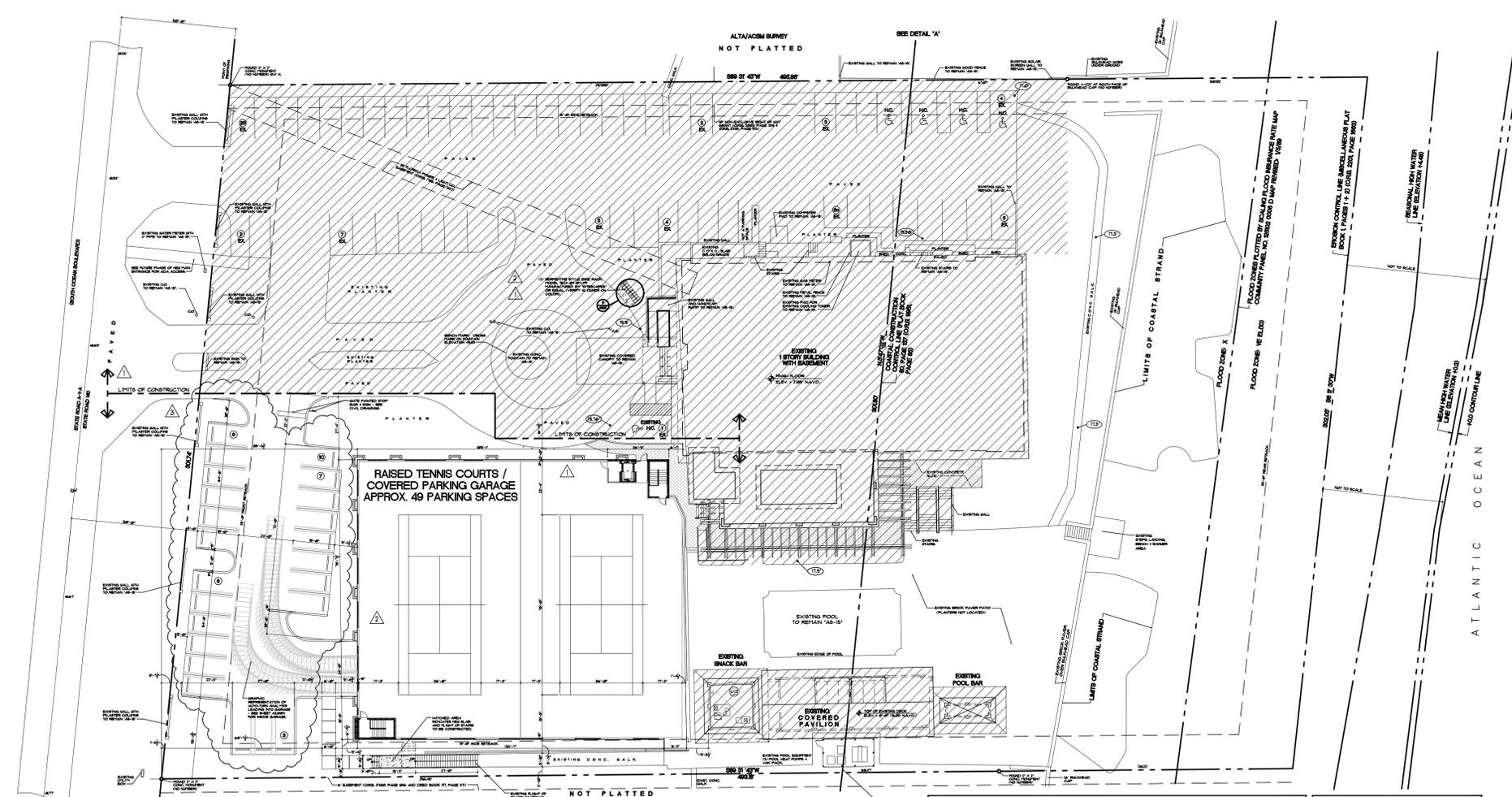
FILE NUMBER: **804A101**

DRAWING TITLE: **OVERALL PROPOSED SITE PLAN COORDINATION**

DATE: **3.11.21** DRAWN BY: **GE/MJ**
JOB NUMBER: **20200804**
DRAWING NUMBER

A1.01C

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DESCRIPTION:
 THAT PORTION OF THE FOLLOWING DESCRIBED PROPERTY LYING EAST OF THE CENTERLINE OF STATE ROAD NO. 140:
 A PART OF SECTION 28, TOWNSHIP 36 SOUTH, RANGE 43 EAST, BEING ALL THAT PART OF THE NORTH THIRTY HUNDRED FEET OF THE SOUTH FIFTEEN HUNDRED FEET (IT BEING AT RIGHT ANGLES TO THE EAST AND WEST QUARTER SECTION LINE THROUGH SAID SECTION OF THAT PART OF SAID SECTION 28, THENCE N89°34'03"E, ALONG SAID PARALLEL LINE A DISTANCE OF 498.94 FEET MORE OR LESS TO THE MEAN HIGH WATER LINE OF THE ATLANTIC OCEAN AS SHOWN ON THE MAP OF EROSION CONTROL LINE, ACCORDING TO THE PLAT THEREON, AS RECORDED IN MISCELLANEOUS PLAT BOOK (PAGES 1 AND 2) PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, THENCE S61°30'00" E, ALONG SAID EROSION CONTROL LINE, A DISTANCE OF 300.00 FEET MORE OR LESS TO A POINT ON A LINE 500 FEET NORTH OF AND PARALLEL TO THE SAID SOUTH LINE OF THE NORTH HALF (NH) OF SAID SECTION 28, THENCE S89°31'03"E, ALONG SAID PARALLEL LINE, A DISTANCE OF 493.33 FEET MORE OR LESS TO A POINT ON THE SAID EAST RIGHT OF WAY LINE OF STATE ROAD A-1-A (STATE ROAD 140), THENCE N8°41'03"E, ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 140.14 FEET MORE OR LESS TO THE POINT OF BEGINNING.

LEGEND:
 [Hatched Box] EXISTING STRUCTURES

ZONING		RM
EXISTING SITE DATA FOR DELRAY BEACH CLUB		
TOTAL SITE AREA (4+3/4 ACRES)	149,301 SF.	100%
TOTAL EXISTING BUILDING FOOT PRINT	11,959 SF.	8.1%
BASEMENT	11,959 SF.	
GROUND FLOOR	11,644 SF.	N.A.
POOL BATHROOMS	429 SF.	N.A.
TOTAL BUILDING AREA	24,032 SF.	N.A.
OUTDOOR POOL BAR	590 SF.	N.A.
LANDSCAPE (PERV.)	45,036 SF.	30.2%
ASPHALT INSIDE PROP. LINES (INCLUDING EXISTING CONCRETE WALKWAYS)	53,002 SF.	35.1%
TENNIS COURTS	11,243 SF.	12%
PAVERS WALKWAYS & POOL DECK	15,889 SF.	10.6%
OUTDOOR POOL BAR	439 SF.	0.3%
POOL SNACK BAR/ BATHROOM	675 SF.	0.5%
TRELLIS PORTICO (STAIRS & ELEVATOR INCLUDED IN CALCULATION)	1,436 SF.	1.0%
CASUAL DINING ROOM ADDITION	2,012 SF.	1.4%
BASEMENT STORAGE	2,000 SF.	N.A.
BASEMENT STORAGE	19,49 SF.	
TOTAL SITE		100.0%

AREA CALCULATIONS:		
	EXISTING	PROPOSED
	TOTAL SQFT.	TOTAL SQFT.
EXISTING BASEMENT	13,528 SF.	
EXISTING GROUND FLOOR	13,656 SF.	
EXISTING POOL BATHROOM / SNACK BAR	675 SF.	
EXISTING OUTDOOR POOL BAR	439 SF.	
EXISTING TRELLIS PORTICO	1,436 SF.	
EXISTING COVERED PAVILION	1,135 SF.	
TOTAL EXISTING AREA (A/C SPACE)	21,644 SF.	
TOTAL EXISTING AREA	31,929 SF.	
PROPOSED GARAGE	11,325 SF.	
PROPOSED RAISED TENNIS COURTS	11,243 SF. (NEW STRUCTURE)	
	34,568 SF.	48,834 SF.

NOTES:		
1. DO NOT SCALE DRAWINGS!		
2. FIELD VERIFY ALL DIMENSIONS!		
3. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS AND NOTIFY ARCHITECT IF ANY DISCREPANCY IN DRAWINGS. (SEE GENERAL NOTES)		
4. ALL AREA CALCULATIONS ARE APPROX.		
5. VERIFY ALL EXISTING PARKING LOT DIMENSIONS AND SLOPES WITH CIVIL DUS'S.		
6. CONTRACTOR TO COORDINATE ALL EXISTING PROPOSED FINISH GRADES & DRAINAGE WITH CIVIL DRAWINGS.		
PROPOSED RAISED TENNIS COURTS NOT INCLUDED IN OVERALL.		

EXISTING PARKING	
STANDARD SPACES	46 SPACES
H.C. SPACES	5 SPACES
CONTRACT SPACES	3 SPACES
TOTAL EXISTING PARKING SPACES	54 SPACES

PROPOSED PARKING (INCLUDING GARAGE)	
STANDARD SPACES	48 SPACES
H.C. SPACES	2 SPACES
CONTRACT SPACES	22 SPACES
TOTAL PROPOSED PARKING SPACES	72 SPACES
TOTAL PARKING SPACES OVERALL	126 SPACES

ZONING		RM	PROPOSED SETBACK FOR RAISED TENNIS COURTS / GARAGE
FRONT	25'-0"	6'-9"	
SIDE STREET	NA	NA	
SIDE INT.	15'-0"	15'-0"	
REAR	25'-0"	2'-6" @	
HEIGHT	35'-0"	13'-8" (TOP OF STAIR TOWER ROOF FROM FF.)	
		128'-11" ABOVE AVG. GROUND OF ROAD	
ALLOWABLE HT.			



GENERAL NOTES

- 1) THE ARCHITECT AND HIS AUTHORIZED REPRESENTATIVES AND AGENTS SHALL HAVE ACCESS TO AND BE PERMITTED TO INSPECT ALL WORK MATERIALS AND OTHER RELEVANT DATA AND RECORDS WHEREVER THEY ARE IN PREPARATION AND PROGRESS. WHEN REQUESTED, THE CONTRACTOR SHALL FURNISH DUPLICATE COPIES OF THE AFOREMENTIONED DATA.
- 2) ANY DISCREPANCIES IN THE CONSTRUCTION DOCUMENT DRAWINGS OR SPECIFICATIONS SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION PRIOR TO COMMENCEMENT OF WORK OR CONSTRUCTION, SO THAT CORRECTIVE MEASURES MAY BE TAKEN.
- 3) THE GENERAL CONTRACTOR WILL MAKE EVERY EFFORT TO EXPEDITIOUSLY COORDINATE ALL PHASES OF THE WORK TO OBTAIN THE END RESULT WITHIN THE FULL PURPOSE AND INTENT OF THE DRAWINGS FOR THE PROJECT.
- 4) ANY UNFORESEEN CONDITIONS IN FIELD AFFECTING THE DESIGN CONCEPT OF THE BUILDING (ABOVE OR BELOW GRADE), OR THAT ARE IN CONFLICT WITH THE DRAWINGS SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION. EACH CONTRACTOR AND OR SUBCONTRACTOR SHALL BE EXPECTED TO INSPECT THE SITE FOR ALL EXISTING CONDITIONS WHICH COULD AFFECT THE WORK THEY ARE BIDDING FOR AND SHALL BE RESPONSIBLE FOR ANTICIPATING THE EFFECTS OF THOSE CONDITIONS UPON THEIR WORK.
- 5) ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE FLORIDA BUILDING CODE 2020 EDITION, AND ALL APPLICABLE NATIONAL AND LOCAL RULES, REGULATIONS AND ORDINANCES. IT IS THE INTENT OF THE ARCHITECT THAT THIS WORK BE IN CONFORMANCE WITH THE REQUIREMENTS OF THE BUILDING AUTHORITIES HAVING JURISDICTION OVER THIS TYPE OF CONSTRUCTION AND OCCUPANCY. ALL CONTRACTORS SHALL DO THEIR WORK IN CONFORMANCE WITH ALL APPLICABLE CODES AND REGULATIONS.
- 6) ALL WORK DONE UNDER THE SUPERVISION OF THE GENERAL CONTRACTOR IS TO BE DONE IN A NEAT AND WORKMANLIKE MANNER.
- 7) THESE DOCUMENTS, AS INSTRUMENTS OF SERVICE, ARE THE PROPERTY OF THE ARCHITECT AND MAY NOT BE REPRODUCED WITHOUT EXPRESSED PRIOR WRITTEN CONSENT FROM THE ARCHITECT.
- 8) DO NOT SCALE THE DRAWINGS.
- 9) FIELD VERIFY ALL DIMENSIONS.
- 10) ALL AREA CALCULATIONS ARE APPROXIMATE
- 11) THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COORDINATION OF ALL TRADES.
- 12) THE CONTRACTOR SHALL PROVIDE ALL ELEMENTS OF ALL SYSTEMS SO THAT THEY ARE COMPLETE AND FULLY FUNCTIONING (EXCEPT AS NOTED HEREIN).
- 13) ALL INTERIOR FINISHES FOR GARAGE ADDITION ARE TO BE SUPPLIED BY CONTRACTOR AND APPROVED BY CLUB.
- 14) THE DESIGN AND CONSTRUCTION OF ACCESSIBLE BUILDING ELEMENTS SHALL BE IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1991, FBC 2010 & ALL LOCAL CODES OR STANDARDS FOR ACCESSIBILITY SHALL APPLY WHEN THEY SPECIFY A MORE STRINGENT REQUIREMENT.
- 15) THE INTERPRETATION OF DRAWINGS, SPECIFICATIONS, OR OTHER BIDDING DOCUMENTS SHALL NOT BE MADE VERBALLY TO THE BIDDER IF THE BIDDER IS IN DOUBT AS TO THE MEANING OF ANY OF THESE CONTRACT DOCUMENTS OR SHOULD DISCOVER ANY DISCREPANCIES OR CONFLICT HERE IN, THE BIDDER SHALL TELEPHONE OR SUBMIT IN WRITING TO THE ARCHITECT A REQUEST FOR INTERPRETATION. IN THE EVENT THAT THE BIDDER FAILS TO NOTIFY THE ARCHITECT OF ANY DISCREPANCIES, THE BIDDER IS DEMANDED TO HAVE ESTIMATED THE MOST EXPENSIVE WAY OF DOING THE WORK.
- 16) THE CONTRACTOR SHALL PROVIDE OWNER WITH A WORK SCHEDULE AND ANY ANTICIPATED CHANGES THAT MAY OCCUR IN IT, WHICH COULD CHANGE THE DAY TO DAY OPERATIONS.
- 17) THE CONTRACTOR SHALL BE RESPONSIBLE TO THE CLUB FOR THE ACTS AND OMISSIONS OF ITS COMPLETION OF THE WORK.
- 18) NO SUBSTITUTIONS SHALL BE MADE WITHOUT WRITTEN APPROVAL. CONTRACTOR SHALL OBTAIN WRITTEN APPROVAL FROM ARCHITECT/CLUB FOR SUBSTITUTIONS MADE IN SPECIFIED EQUIPMENT, MATERIALS AND COLORS.
- 19) DETAILS MARKED AS TYPICAL APPLY TO SIMILAR CONDITIONS INCLUDING CONDITIONS NOT MARKED AS SIMILAR, UNO. TYPICAL DETAILS NOT SHOWN BUT NECESSARY FOR CONFORMANCE WITH APPLICATION.
- 20) PROVIDE A WEATHER-RESISTIVE BARRIER AT ALL OPENINGS AND PENETRATIONS OF THE BUILDING ENVELOPE.
- 21) ALL WORK, MATERIAL, AND EQUIPMENT SHALL BE GUARANTEED FOR A MINIMUM OF ONE YEAR FROM THE DATE OF SUBSTANTIAL COMPLETION.
- 22) TRAFFIC, CONDUCT DEMOLITION OPERATIONS AND REMOVAL OF DEBRIS TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, WALKS, AND OTHER ADJACENT OCCUPIED OR USED FACILITIES AND DAILY OPERATIONS.
- 23) DISPOSAL: CONTRACTOR IS RESPONSIBLE FOR REMOVE FROM SITE ALL DEBRIS, RUBBISH AND OTHER MATERIALS RESULTING FROM DEMOLITION OPERATIONS. NOTE: CONTRACTOR TO COORDINATE W/ CLUB TO VERIFY ALL ITEMS TO BE SALVAGED OR REMOVED FROM SITE - PRIOR TO DEMOLITION.
- 24) NOTE: EXISTING TENNIS COURTS TO BE REMOVED. NO ATTEMPT IS MADE ON THESE DRAWINGS TO SHOW EVERY ITEM TO BE REMOVED. CONTRACTOR SHALL VISIT SITE TO DETERMINE WHETHER OR NOT SMALLER ITEMS NOT SHOWN ARE TO BE REMOVED. CONTRACTOR IS HEREBY NOTIFIED TO STUDY THE ARCHITECTURAL PLANS TO DETERMINE THE FINISH DESIGN CONTENT. ANY QUESTIONS SHALL BE DIRECTED TO THE ARCHITECT PRIOR TO BIDDING / GEN. CONTRACTOR CONCERNING ANY EXISTING SITE CONDITIONS.
- 25) THE CONTRACTOR SHALL SUBMIT FOR APPROVAL, BY THE ARCHITECT SIX (6) PRINTS (OR PDF'S) OF DETAIL SHOP DRAWINGS OF ALL APPLICABLE CONSTRUCTION. SUCH DRAWINGS SHALL SHOW THE DESIGN, DIMENSIONS, CONNECTIONS AND OTHER DETAILS NECESSARY TO BE PROVIDED. CONTRACTOR SHALL ACCURATELY INTERPRET THE DRAWINGS. THE CONTRACTOR WILL RETAIN RESPONSIBILITY FOR FURNISHING THE MATERIALS, APPARATUS, DEVICES, ETC. OF PROPER DIMENSION, SIZE, QUANTITY, AND QUALITY AS SHOWN ON THE DRAWINGS, AND THE RESPONSIBILITY FOR ANY ERRORS OF THE SHOP DRAWINGS. ALLOW TWO WEEKS FOR REVIEW TIME.
- 26) ALL SHOP DRAWINGS, PRODUCT DATA, AND SAMPLES ARE SUBJECT TO REVIEW BY THE ARCHITECT & OR ASSOCIATED PROFESSIONALS, AT THEIR DISCRETION.
- 27) THE CONTRACTOR IS EXPECTED TO FURNISH ALL ITEMS FOR A COMPLETE ELECTRICAL AND MECHANICAL, TO MEET ALL REQUIREMENTS NECESSARY FOR EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER IN CONFORMANCE WITH LOCAL STANDARDS AND APPLICABLE CODES HAVING JURISDICTION. DIMENSIONS INDICATED ON THE PLANS ARE FROM FACE OF FINISH WALL. VERIFY ALL DIMENSIONS IN FIELD PRIOR TO BEGINNING WORK. USE FIGURED DIM. ONLY. DO NOT SCALE DRAWINGS. DO NOT DEVIATE FROM THE WRITTEN DIMENSIONS THAN 1/16" WITHOUT WRITTEN PERMISSION FROM THE ARCHITECT. DEVIATION IS NOT PERMITTED WHERE "CLEAR" OR "HOLD" DIMENSIONS ARE INDICATED. NOTIFY ARCHITECT OF ANY DIMENSIONAL DISCREPANCIES IN THE PLANS OR SPECS. NOTE: ALL DIMENSIONS TO TAKE PRECEDENCE OVER SCALE SHOWN ON PLANS.
- 28) SHOP DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT BY THE GENERAL CONTRACTOR ONLY FOR REVIEW PRIOR TO FABRICATION.
- 29) CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY PORTION OF THE WORK WHICH HAS BEEN DAMAGED. REPLACE ANY WORK THAT FAILS TO CONFORM TO THE DRAWINGS AND DETAILS. CORRECT ANY DEFECTS DUE TO FACTORY MATERIALS AND WORKMANSHIP WHICH APPEAR WITHIN ONE YEAR OF OWNER ACCEPTANCE OF CONSTRUCTION.
- 30) ALL WOOD IN CONTACT WITH CONCRETE OR MASONRY TO BE PRESSURE TREATED.
- 31) ALL EXTERIOR METAL FASTENERS, NAILS, AND BOLTS SHALL BE GALVANIZED.
- 32) TOP OF PROPOSED CONCRETE SLAB / FINISH FLOOR + 0'-0" (0.32' N.A.V.D.) (VERIFY W/ SURVEY / CIVIL DRAWINGS) FOR REFERENCE ONLY.
- 33) PRIOR TO PLACEMENT OF ANY STUCCO OVER CONCRETE SURFACES, SUCH SURFACES SHALL BE TREATED WITH BONDING AGENT APPLIED IN FULL CONFORMANCE WITH MANUFACTURER'S RECOMMENDATIONS.
- 34) IT IS THE INTENT OF THE ARCHITECT THAT THIS WORK BE IN CONFORMANCE WITH ALL REQUIREMENTS OF THE BUILDING AUTHORITIES HAVING JURISDICTION OVER THIS TYPE OF CONSTRUCTION AND OCCUPANCY. ALL CONTRACTORS SHALL DO THEIR WORK IN CONFORMANCE WITH ALL APPLICABLE CODES AND REGULATIONS.
- 35) CONTRACTOR TO PROVIDE TECHNICAL DATA SHEETS ON ALL CHEMICALS TO BUILDING DEPT. FOR APPROVAL. HEPTACHLOR, TECHNICAL CHLORANE, OR OTHER APPROVED CHEMICALS SHALL BE USED IN CONCENTRATIONS AS PER MANUFACTURER'S PUBLISHED INSTRUCTIONS IN COMPLIANCE WITH E.P.A. REGULATIONS.
- 36) ALL EXTERIOR AND INTERIOR PAINT COLORS TO BE SELECTED BY CLUB/ARCHITECT. NOTE: ALL COLORS DEPICTED ON PLANS FOR PRICING PURPOSES ONLY. (PAINT SUB-CONTRACTOR TO PROVIDE PAINT SAMPLES FOR APPROVAL PRIOR TO PAINTING BUILDINGS - MATCH EXISTING).
- 37) NOTE: PRODUCTS BY ANY OF THESE MANUFACTURERS ARE ACCEPTABLE: COATING OF BENJAMIN MOORE, SHERWIN WILLIAMS, PITTSBURGH, DEVCO, DUPONT, & PORTER ARE CONSIDERED EQUAL.
- 38) CONTRACTOR SHALL DELIVER TO CLUB PRIOR TO FINAL PAYMENT ALL APPLICABLE GUARANTEES, WARRANTIES AND OPERATING MANUALS.
- 39) IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE AND OBTAIN ACCESS TO THE SITE WITH CLUB.
- 40) THE CONTRACTOR SHALL OBTAIN AND BEAR THE COST OF ALL REQUIRED PERMITS, LICENSES AND APPROVALS NECESSARY FOR THE COMPLETION OF THE WORK.
- 41) ALL REQUIRED INSURANCE SHALL BE PROVIDED FOR PROTECTION OF THE CLUB AGAINST PUBLIC LIABILITY OR PROPERTY DAMAGE FOR THE DURATION OF THE WORK.
- 42) THE CONTRACTOR AND SUBCONTRACTORS SHALL COORDINATE WITH EACH OTHER TO PREVENT OVERSTEPPING EACH OTHER. THE CONTRACTOR SHALL PROVIDE LABOR & MATERIALS NECESSARY TO MAINTAIN CONSTRUCTION SCHEDULING. THE SUB - CONTRACTOR SHALL BE RESPONSIBLE TO MEET THE SCHEDULE AS PROVIDED AND AGREED TO WITH THE CONTRACTOR PRIOR TO CONSTRUCTION.
- 43) ALL WORK SHALL BE PERFORMED BY A LICENSED CONTRACTOR IN A FIRST CLASS WORKMAN-LIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIVE. ACCEPTANCE BY THE ENGINEER/ARCHITECT MUST BE A CONDITION OF THE CONTRACT BETWEEN THE GEN. CONTRACTOR AND CLUB.
- 44) SUBSURFACE SOIL CONDITION INFORMATION WERE PREPARED BY NUTTING ENGINEERING DATED MARCH 14, 2001 - THE ENTIRE PAVILION IS TO BE DESIGNED WITH STEM WALL FOUNDATION. (SEE STRUCTURAL DRAWINGS) THE CONTRACTOR SHOULD OBTAIN A COPY OF THE REPORT FROM THE CLUB AND REPORT ANY DIFFERING CONDITIONS TO THE ARCHITECT PRIOR TO COMMENCING WORK.
- 45) THE CONTRACTOR IS RESPONSIBLE FOR THE FOLLOWING WORK:
 - MAKE-WAY/HOOK UP SCHEDULING OF ALL TRADES AND WORK (INCLUDING WORK OF OTHERS WHERE NO CONTRACTUAL RELATIONSHIP EXISTS).
 - PROVIDING BARRICADES, TEMPORARY POWER, LIGHTING TELEPHONE SERVICES, ETC. AS REQ'D. TO COMPLETE WORK.
 - TEMPORARY UTILITIES, CONNECTIONS AND PAYMENT OF ALL UTILITY CHARGES DURING CONSTRUCTION.
 - COORDINATION WITH OWNER OR AGENT OF DELIVERY AND REMOVAL IF MATERIALS, EQUIPMENT, AND OTHER ITEMS TO / FROM SITE.
 - REMOVAL OF TRASH AND DEBRIS. PLACE IN DESIGNATED CONTAINERS AS DIRECTED BY CLUB /AGENT. REMOVE ALL TRASH FROM PREMISES.
 - ISSUE ALL ADDENDUMS, REVISIONS AND UPDATES TO SUBCONTRACTORS IN A TIMELY MANNER.
- 46) ALL DRAWINGS, SPECIFICATIONS, AND COPIES THEREOF FURNISHED BY THE ARCHITECT ARE AND SHALL REMAIN THE ARCHITECT'S PROPERTY. NO CHANGES, ADDITIONS, OR DELETIONS SHALL BE MADE WITH OUT WRITTEN CONSENT OF THE ARCHITECT. THE CONTRACTOR SHALL MAINTAIN A FULL SET OF COMPLETE AND CURRENT DRAWINGS AVAILABLE FOR REVIEW AT THE JOBSITE AT ALL TIMES. ALL FIELD MODIFICATIONS TO THE ORIGINAL DESIGN DOCUMENTS SHALL BE NOTED AND MAINTAINED FOR THE CLUB'S RECORD COPY.
- 47) ALL WORK SHALL BE LAID OUT TRUE SQUARE AND PLUMB TO EXACT AND CORRECT DIMENSIONS. IF ANY DISCREPANCIES ARE DISCOVERED, THE CONTRACTOR MUST NOTIFY THE CLUB / ARCHITECT IN WRITING PRIOR TO PROCEEDING. THE ARCHITECT WILL ISSUE A DIMENSIONAL OR LAYOUT CORRECTION NOTICE. THE CONTRACTOR SHALL BE RESPONSIBLE TO CORRECT DIMENSIONAL ERRORS.
- 48) ALL MATERIALS USED IN THE PERMANENT CONSTRUCTION OF THE WORK MUST BE NEW AND UNUSED (UNO). FIRST QUALITY, FREE FROM DEFECTS AND INSTALLED PER THE MANUFACTURER'S RECOMMENDATIONS FOR THE APPLICATION AT HAND. ALL WORKMANSHIP SHALL BE OF FIRST CLASS QUALITY.
- 49) CONTRACTOR SHALL PROVIDE CUT-SHEETS AND SPECIFICATIONS OF ALL ITEMS FOR SUBMISSION TO ARCHITECT FOR APPROVAL PRIOR TO ORDERING OR INSTALLING.
- 50) PRODUCT MANUFACTURERS INDICATED IN SCHEDULES AND/OR ON PLANS WERE SUBMITTED TO CLUB BY CONTRACTOR. CONTRACTOR SHALL BE RESPONSIBLE TO TEND TO RESTRICT THE COMPETITIVE BIDDING. PRODUCTS EQUAL TO OR INTENDED TO BE USED AS SUBSTITUTES ARE SUBJECT TO ARCHITECTS APPROVAL IN WRITING PRIOR TO PURCHASE OR INSTALLATION.
- 51) ALL FLOOR MATERIAL (DECK) SHALL BE 'NONSKID' COMMERCIAL GRADE) AND COMPLY ADA.
- 52) CLUB SHALL REVIEW THESE CONSTRUCTION DOCUMENTS AND VERIFY THAT THEY ARE CORRECT AND COMPLETE PRIOR TO BIDDING AND START OF CONSTRUCTION.
- 53) CLUB SHALL APPROVE ALL MATERIAL AND FINISH SAMPLES ALONG WITH ALL EQUIPMENT SPECIFICATIONS PRIOR TO ORDERING AND INSTALLATION (WHERE APPLICABLE).
- 54) ALL EXTERIOR DOORS TO HAVE 1/2" MAX. BEVELED THRESHOLD.
- 55) ALL WALKWAYS TO BE SLOPED AWAY FROM PAVILION FOR POSITIVE DRAINAGE (NOTE: SIDEWALKS (WALKWAYS) SHALL NOT EXCEED 2% SLOPE.
- 56) FLASHING, DRIPS & ETC. TO BE ALUMINUM TO MATCH ROOFING MATERIAL.
- 57) CONCEAL ALL FASTENINGS AND ATTACHMENTS FROM VIEW.
- 58) THE CONTRACT DOCUMENTS INCLUDE ARCHITECTURAL, ELECTRICAL AND STRUCTURAL DRAWINGS, NO PORTION BY ITSELF PROVIDES ALL THE INFORMATION REQUIRED TO PROPERLY COMPLETE THE PROJECT. THEREFORE IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR AND ALL OF THEIR SUBCONTRACTORS TO FULLY FAMILIARIZE THEMSELVES WITH THE DRAWINGS AND COORDINATE THE INFORMATION CONTAINED THEREIN TO PROPERLY AND SUCCESSFULLY CONSTRUCT THE PROJECT.
- 59) THE CONTRACTOR SHALL PROVIDE THE CLUB WITH A WRITTEN GUARANTEE FOR ALL WORK UNDER THIS CONTRACT FOR A MINIMUM PERIOD OF ONE YEAR FROM THE DATE OF COMPLETION OF THE WORK. CONTRACTOR SHALL DELIVER TO CLUB PRIOR TO FINAL PAYMENT ALL APPLICABLE GUARANTEES, WARRANTIES AND OPERATING MANUALS.
- 60) CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ADDITIONAL CHARGE AND SHALL INCLUDE REPLACEMENT OR REPAIR OF ANY PORTION OF THE WORK WHICH HAS BEEN DAMAGED. REPLACE ANY WORK THAT FAILS TO CONFORM TO THE DRAWINGS AND DETAILS. CORRECT ANY DEFECTS DUE TO FACTORY MATERIALS AND WORKMANSHIP WHICH APPEAR WITHIN ONE YEAR OF CLUB ACCEPTANCE OF CONSTRUCTION.
- 61) ALL CONTRACTORS AND SUB-CONTRACTORS SHALL VISIT THE PROPERTY AND VERIFY EXISTING SITE CONDITIONS PRIOR TO SUBMITTING PROPOSALS. VERIFY EXISTG CONDITIONS COMPLY WITH CURRENT CODE REQUIREMENTS. NOTIFY ARCHITECT IN WRITING IN AREAS OF CONCERN. (NOTE: CONTRACTOR IS RESPONSIBLE FOR THE MAINTENANCE OF ALL EXISTING BUILDING AND FACILITY FUNCTIONS DURING DEMOLITION.
- 62) HEPTACHLOR, TECHNICAL CHLORANE, OR OTHER APPROVED CHEMICALS SHALL BE USED IN CONCENTRATIONS AS PER MANUFACTURER'S PUBLISHED INSTRUCTIONS IN COMPLIANCE WITH E.P.A. REGULATIONS (WHERE APPLICABLE).
- 63) CONTRACTOR TO COORDINATE W/ CLUB ON COLORS AND STYLE OF ALL REQUIRED SIGNAGE. (NOTE: ALL ARE REQUIRED TO COMPLY W/ ADA ACCESSIBILITY).
- 64) ALL DOMESTIC HOT WATER PIPING SHALL BE INSULATED 1/2" THICK FIBERGLASS PIPE INSULATION (IF APPLICABLE).
- 65) CONTRACTOR TO VERIFY AND COORDINATE ALL FINISH MATERIALS WITH CLUB.
- 66) ALL DOOR FRAMES TO BE LOCATED 4" FROM ADJACENT PARTITIONS, UNO.
- 67) THE CONTRACTOR WILL PROVIDE THE NECESSARY TEMPORARY CLOSING OF ALL OPENINGS IN WALLS OR ROOF AT THE END OF EACH DAY'S WORK TO KEEP THE BUILDING WEATHER TIGHT AND SECURE.
- 68) ALL ELECTRICAL FIXTURES ARE FOR REFERENCE ONLY. ACTUAL SIZE AND LOCATIONS TO BE PROVIDED TO CONTRACTOR BY CLUB (TYP.).
- 69) CONTRACTOR TO COORDINATE WITH CLUB FOR MAINTAINING EMERGENCY EGRESS & ALL TIMES DURING OCCUPANCY OF BUILDING. - MAINTAIN EXISTING WALLS, OR USE TEMPORARY DUST/ CONSTRUCTION BARRIERS UNTIL WORK IS SUBSTANTIALLY COMPLETED IN AREAS OF CONCERN. (NOTE: CONTRACTOR IS RESPONSIBLE FOR THE MAINTENANCE OF ALL EXISTING BUILDING AND FACILITY FUNCTIONS DURING DEMOLITION.
- 70) SIGNS AND/OR LIGHTING LOGO NOT IN CONTRACT. ELECTRICAL SUBCONTRACTOR TO SEE ARCHITECTURAL AND ELECTRICAL PLANS & VERIFY W/ CLUB. (NOTE: POWER TO BE PROVIDED TO ALL EXTERIOR SIGNAGE LOCATIONS - MINIMUM OF TWO LOCATIONS).
- 71) CONTRACTOR TO COORDINATE W/ OWNER / CLUB ON COLORS AND STYLE OF ALL REQUIRED SIGNAGE, ROOM NAMES, STAIR EXITS ETC. - MATCH EXISTING (ALL ARE REQUIRED TO COMPLY W/ ADA ACCESSIBILITY).

DEMOLITION NOTES:

- 72) CONTRACTOR IS RESPONSIBLE FOR THE COORDINATION OF ALL ASPECTS OF THE DEMOLITION PROCESS AND WILL TAKE PRECAUTIONS AGAINST DAMAGE TO SURROUNDING SURFACES AND SYSTEMS.
- 73) THE CONTRACTOR SHALL TAKE PRECAUTION AGAINST DAMAGE TO EXISTING CLUB SYSTEMS LOCATED UNDER THE EXISTING FLOOR, DECK FRAVERS / SNACK BAR AND PARKING LOT.
- 74) ALL SYSTEMS REQUIRING REROUTING OR TERMINATION SHALL BE IN ACCORDANCE WITH LOCAL CODES AND PRACTICES, OR MANUFACTURER'S SPECIFICATIONS. REMOVE ALL DEBRIS ON A DAILY BASIS AND KEEP JOB SITE CLEAN AND FREE OF DEBRIS.
- 75) CONSULT WITH CLUB FOR WHICH MATERIALS TO STORE/REUSE OR DISCARD. NOTE: EXISTING TENNIS COURTS, FENCING, STORAGE AND STAIRS ARE TO BE REMOVED.
- 76) PRIOR TO COMMENCING WORK INSPECT SITE FOR THE FOLLOWING:
 - ANY EXISTING DAMAGED MATERIALS AND SURFACES - DOCUMENT AS REQ'D FOR REPAIR FOR A PRE-CONSTRUCTION MEETING OUT AT SITE FOR FIELD PERMIT (IF APPLICABLE).
- 77) DEMOLITION INCLUDES COMPLETE WRECKING OF STRUCTURE (TENNIS COURTS) AND REMOVAL AND DISPOSAL OF DEMOLISHED MATERIALS.
- 78) SCHEDULE: SUBMIT PROPOSED METHODS AND OPERATIONS OF BUILDING DEMOLITION TO CLUB FOR REVIEW PRIOR TO START OF WORK. INCLUDE IN SCHEDULE COORDINATION FOR SHUT-OFF, CAPPING AND CONTINUATION OF ALL UTILITY SERVICES.
- 79) TRAFFIC: CONDUCT DEMOLITION OPERATIONS AND REMOVAL OF DEBRIS TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, WALKS, AND OTHER ADJACENT OCCUPIED OR USED FACILITIES.
- 80) PROTECTION: ENSURE SAFE PASSAGE OF PERSONS AROUND AREA OF DEMOLITION. CONDUCT OPERATION TO PREVENT INJURY TO ADJACENT BUILDINGS, STRUCTURES, POOL, OTHER FACILITIES, AND PERSONS.
- 81) DISPOSAL: REMOVE FROM SITE ALL DEBRIS, RUBBISH, AND OTHER MATERIALS RESULTING FROM DEMOLITION OPERATIONS.
- 82) NOTE: NO ATTEMPT IS MADE ON THESE DRAWINGS TO SHOW EVERY ITEM TO BE REMOVED. CONTRACTOR SHALL VISIT SITE TO DETERMINE WHETHER OR NOT SMALLER ITEMS NOT SHOWN ARE TO BE REMOVED. CONTRACTOR IS HEREBY NOTIFIED TO STUDY THE ARCHITECTURAL ELEVATIONS TO DETERMINE THE FINISH DESIGN CONTENT. ANY QUESTIONS SHALL BE DIRECTED TO THE GEN. CONTRACTOR CONCERNING ALL ITEMS TO BE REMOVED OR TO REMAIN.
- 83) CONTRACTOR TO FIELD VERIFY ALL EXISTING DIMENSIONS, ELEVATION, AND CONDITIONS PRIOR TO CONSTRUCTION. NOTE: CONTRACTOR TO COORDINATE W/ COASTAL ENGINEER & E.P.A. FOR A PRE-CONSTRUCTION MEETING OUT AT SITE FOR FIELD PERMIT (IF APPLICABLE).
- 84) CONTRACTOR TO NOTIFY CLUB PRIOR TO SHUT-OFF OF ALL EXISTING UTILITIES. CAP-OFF ALL UTILITIES TO BE DISCONTINUED IN USE. CONTRACTOR SHALL NOT INTERRUPT EXISTING UTILITIES SERVING OCCUPIED OR USED FACILITIES WITHOUT WRITTEN PERMISSION OF CLUB / CLUB'S REP.

FIRE DEPARTMENT REQUIREMENT

BUILDING TO BE EQUIPPED WITH AUTOMATIC FIRE SPRINKLER SYSTEM. CONTRACTOR TO PROVIDE SIGNED & SEALED SHOP DRAWINGS ON AUTOMATIC FIRE SPRINKLER SYSTEM.

ALL INTERIOR FINISHES SHALL COMPLY W/ F.B.C. 2020 FOR FLAME SPREAD RESTRICTIONS & LIFE SAFETY 101 2020 EDITION (CLASS AB & C).

MAINTAIN FIRE RATINGS AT ALL PENETRATIONS OF RATED WALLS I.E. MECHANICAL AND ELECTRICAL SERVICE RUNS.

SEE FLOOR PLAN FOR LOCATION OF SLE. (ABC) RATING FIRE EXTINGUISHER AND WALL HANGERS TOP OF EXTINGUISHERS MAX. 40" ABOVE TOP OF FLOOR. EXIT AISLES SHALL BE MAINTAINED AT A 36" MIN. CLEAR.

EGRESS DOORS AND PATH OF EGRESS NOTES

REQUIRED DOORS SHALL SWING IN THE DIRECTION OF TRAVEL TO THE EXIT DISCHARGE. ALL REQUIRED EXIT DOORS SHALL BE CLEARLY MARKED AND SHALL NOT BE CAPABLE OF BEING LOCKED AGAINST EGRESS. ALL ELECTRONIC LOCKING DEVICES SHALL RELEASE UPON ACTIVATION OF THE BUILDING FIRE ALARM OR SMOKE/HEAT DETECTION DEVICES OR OTHER MEANS THAT DO NOT RELY SOLELY ON HUMAN ACTION (F. ALARM OR SMOKE DETECTOR IS NOT INSTALLED IN THIS OCCUPANCY. POWER FAILURE SHALL ALSO RELEASE LOCKS. ALL REQUIRED EXIT DOOR THRESHOLDS SHALL BE LEVEL ON BOTH SIDES OF THE DOOR FOR AT LEAST THE WIDTH OF THE DOOR THAT SERVES THE EXIT. THE EXIT DISCHARGE SHALL LEAD DIRECTLY TO A PUBLIC WAY ALONG A LEVEL, STABLE PATH. NFPA 101 2020 EDITION CHAPTER 12. CHANGES IN EGRESS ELEVATION SHALL MEET CHAPTER 11.1

NEW FIRE DEPARTMENT CONNECTION AND HYDRANTS (IF APPLICABLE)

ALL FIRE DEPARTMENT CONNECTIONS, HYDRANTS AND ACCESS POINT SHALL BE FREE OF DEBRIS OR OTHER HINDRANCES FOR EASY ACCESS AT ALL TIMES. ROADWAYS SHALL HAVE A 12'-0" WIDE LANE AT ALL TIMES. FAILURE TO COMPLY WILL RESULT IN THE SITE SHUT DOWN UNTIL COMPLIANCE IS OBTAINED, AND POSSIBLE FINES. FIRE LANES SHALL BE MARKED IN FRONT OF ALL FDC'S FOR A DISTANCE OF AT LEAST 20'-0" ON EITHER SIDE OF THE CONNECTION. ALL FDC'S SHALL HAVE A PLACARD THAT DESIGNATES WHAT PORTION OF THE SYSTEM THEY SERVE. THEY SHALL BE PAINTED RED AND HAVE ALL PERTINATE HYDRAULIC INFORMATION PERMANENTLY AFFIXED TO THEM. BUILDINGS WITH MULTIPLE RISERS, SYSTEM SHALL BE INTERCONNECTED SO THAT ANY CONNECTION FEEDS ALL SPRINKLERS AND/OR STANDPIPES.

EXIT LIGHTS

PROVIDE EXIT LIGHTS ALONG THE PATH OF EGRESS SO THAT FROM ANY PLACE IN THE ROOM OR BUILDING, THE WAY TO AN EXIT IS ALWAYS VISIBLE. THIS WILL BE TESTED AT TIME OF C.O. INSPECTION. ALL REQUIRED EXITS SHALL BE KEPT ACCESSIBLE AND CLEAR AT ALL TIMES. NUMBERS OF EXITS MUST BE SUFFICIENT FOR THE DESIGN OF THESE SPACES. EXIT SIGNS MUST BE OVER ALL REQUIRED EXIT DOORS, AND DOOR BANKS SERVING AS EXITS AND OVER CORRIDOR ENTRANCES THAT LEAD TO AN EXIT. ANY DOOR WITH AN EXIT SIGN WILL BE TREATED AS AN EXIT AND WILL BE HELD TO THE SAME STANDARDS AS A REQUIRED EXIT.

CCCL PROJECT GUIDELINES

TO REDUCE IMPACTS TO

MARINE TURTLES

GENERAL GUIDELINES

TO PREVENT HATCHLING MISORIENTATION AND ADVERSE IMPACTS TO NESTING TURTLES, INSTALLATION OF EXTERIOR LIGHTING IS STRONGLY DISCOURAGED. IF EXTERIOR LIGHTING IS PROPOSED, THE FOLLOWING GENERAL GUIDELINES SHALL BE FOLLOWED. ADHERENCE TO THESE GUIDELINES WILL HELP IN DEVELOPING AN ACCEPTABLE LIGHTING SPECIFIC SITE CONDITIONS MAY WARRANT MORE FLAN. HOWEVER, IN SOME CASES, STRINGENT LIGHTING RESTRICTIONS.

1. LIGHTS SHOULD NOT BE PLACED ON THE SEAWARD SIDE OF THE SUBJECT PROPERTY OR IN ANY LOCATION VISIBLE FROM THE NESTING BEACH.
2. LIGHTS POSITIONED SEAWARD ON THE LANDWARD TOE OF THE DUNE OR ITS (EQUIVALENT) ARE PROHIBITED.
3. THE LIGHT SOURCE OR ANY REFLECTIVE SURFACE OF THE LIGHT FIXTURE MUST NOT BE VISIBLE FROM ANY POINT ON THE NESTING BEACH. ILLUMINATION OF ANY AREA OF THE NESTING BEACH, EITHER THROUGH DIRECT ILLUMINATION, REFLECTIVE ILLUMINATION OR CUMULATIVE ILLUMINATION IS PROHIBITED.
4. COMPLETELY SHIELDED DOWNLIGHTS WITHOUT INTERIOR REFLECTIVE SURFACES ARE PREFERRED. ALL PROPOSED FIXTURES SHALL BE APPROPRIATELY SHIELDED, LOUVERED, AND/OR RECESSED.
5. FIXTURES SHALL BE LOW MOUNTED THROUGH THE USE OF LOW BOLLARDS, GROUND FIXTURES, OR LOW WALL MOUNTS.
6. LIGHTS PROPOSED FOR THE SEAWARD SIDE OF THE SUBJECT PROPERTY MUST INCORPORATE EITHER SHIELDED LOW PRESSURE SODIUM LAMPS OR LOW WATTAGE (I.E. 40W OR LESS) "BUG" TYPE BULBS. EXCEPTIONS MAY BE GRANTED FOR EXTREMELY LOW WATTAGE BULBS (E.G. 5W).
7. LIGHTS FOR PURELY DECORATIVE OR ACCENT PURPOSES SHALL NOT BE USED ON THE SEAWARD SIDE OF THE SUBJECT PROPERTY AND, IF PROPOSED FOR THE LANDWARD SIDE, SHALL BE LIMITED IN NUMBER AND INTENSITY. THE USE OF UPLIGHTS IS STRONGLY DISCOURAGED AND IN MOST CASES CANNOT BE APPROVED.
8. HIGH INTENSITY LIGHTING SUCH AS THAT PROPOSED FOR ROADWAYS SHALL UTILIZE SHIELDED LOW PRESSURE SODIUM LAMPS. THE NUMBER OF FIXTURES SHALL BE KEPT TO A MIN AND SHALL BE POSITIONED AND MOUNTED IN A MANNER SUCH THAT THE A MIN POINT SOURCE OF LIGHT OR ANY REFLECTIVE SURFACE OF THE FIXTURE IS NOT VISIBLE FROM ANY POINT ON THE NESTING BEACH. LIGHT EMANATING FROM THESE FIXTURES MAY NOT DIRECTLY OR INDIRECTLY ILLUMINATE THE NESTING BEACH.
9. ONLY LOW INTENSITY LIGHTING SHALL BE UTILIZED IN PARKING AREAS THAT ARE VISIBLE FROM ANY POINT ON THE NESTING BEACH. THIS LIGHTING SHALL BE SET ON A BASE WHICH RAISES THE SOURCE OF LIGHT NO HIGHER THAN 48" OFF THE GROUND AND SHALL BE POSITIONED AND SHIELDED SUCH THAT THE POINT SOURCE OF LIGHT OR ANY REFLECTIVE SURFACE OF THE FIXTURE IS NOT VISIBLE FROM ANY POINT ON THE NESTING BEACH. LIGHT EMANATING FROM SUCH FIXTURES MAY NOT DIRECTLY OR INDIRECTLY ILLUMINATE THE NESTING BEACH.
10. PARKING LOTS, AND ROADWAYS, INCLUDING ANY PAVED OR UNPAVED AREA UPON WHICH MOTORIZED VEHICLES WILL OPERATE, SHOULD BE DESIGNED OR POSITIONED SUCH THAT VEHICULAR HEADLIGHTS DO NOT CAST LIGHT TOWARD OR ONTO THE NESTING BEACH. HEDGES, NATIVE DUNE VEGETATION, AND/OR OTHER GROUND - LEVEL BARRIERS SHOULD BE UTILIZED TO MEET THIS OBJECTIVE.
11. DURING CONSTRUCTION, TEMPORARY SECURITY LIGHTING DURING THE MAIN PORTION OF THE SEA TURTLE NESTING SEASON (MAY 1 TO OCTOBER 31) IS STRONGLY DISCOURAGED. IF ABSOLUTELY NECESSARY, THESE LIGHTS SHALL BE LIMITED TO THE FEWEST NUMBER NECESSARY. SECURITY LIGHTS SHALL BE COMPLETELY SHIELDED AND LOW-MOUNTED. LOW PRESSURE SODIUM VAPOR LAMPS OR LOW WATTAGE YELLOW "BUG" TYPE BULBS SHALL BE UTILIZED. UNDER NO CIRCUMSTANCES SHALL THESE LIGHTS DIRECTLY OR INDIRECTLY ILLUMINATE ANY AREA OF THE NESTING BEACH.
12. TINTED GLASS OR WINDOW FILM THAT MEETS A TRANSMITTANCE VALUE OF 48% OR LESS (IN/IDE TO 95% TRANSMITTANCE) SHALL BE UTILIZED ON ALL WINDOWS AND GLASS DOORS VISIBLE FROM ANY POINT ON THE NESTING BEACH.

APPLICATION REQUIREMENTS (IF APPLICABLE)

THE APPLICANT SHALL PROVIDE SITE PLANS (MAP VIEW AND PROFILE VIEW) PLANLY SHOWING THE LOCATION OF ALL EXTERIOR LIGHTING FIXTURES. TWO COPIES OF EACH SITE PLAN ARE REQUIRED AND ALL SHALL BE DRAIN TO SCALE AND INCLUDE A NORTH ARROW. FOR MULTIPLE STORY STRUCTURES, A SITE PLAN IS REQUIRED FOR EACH FLOOR. IF EACH FLOOR INCORPORATES IDENTICAL LIGHTING PLANS, PLEASE INDICATE THIS AND INCLUDE ONLY ONE SITE PLAN DEPICTING A REPRESENTATIVE FLOOR. DISTINCTIVE AND CLEARLY MARKED SYMBOLS SHALL BE UTILIZED TO SHOW THE LOCATION OF EACH TYPE OF PROPOSED FIXTURE. A DETAILED DESCRIPTION OF EACH FIXTURE (CUT SHEET) SHALL BE INCLUDED. A TABLE WITH THE FOLLOWING COLUMN HEADINGS SHALL ACCOMPANY THE SITE PLANS:

SYMBOL	FIXTURE (NAME OR STOCK NUMBER)	NUMBER OF FIXTURES	BULB WATTAGE AND TYPE (E.G. 40W YELLOW BUG LAMP)	TYPE OF MOUNT (E.G. WALL, POLE, BOLLARD)	MOUNTING HEIGHT
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SECTION 161029(3)(5)(C) FLORIDA STATUTE. THE DEPARTMENT MAY CONDITION THE NATURE, TIMING, AND SEQUENCE OF CONSTRUCTION OF PERMITTED ACTIVITIES TO PROVIDE PROTECTION TO NESTING SEA TURTLES AND HATCHLINGS AND THEIR HABITAT. PURSUANT TO 319.20 AND TO NATIVE BALT-RESISTANT VEGETATION AND ENDANGERED PLANT COMMUNITIES.

SECTION 3102.1(3)(0) FLORIDA STATUTE. ANY APPLICATION FOR DEPARTMENT PERMIT OR OTHER TYPE OF APPROVAL FOR AN ACTIVITY THAT AFFECTS MARINE TURTLES OR THEIR NESTS OR HABITAT SHALL BE SUBJECT TO CONDITIONS AND REQUIREMENTS FOR MARINE TURTLES PROTECTED AS PART OF THE PERMITTING OR APPROVAL PROCESS.

CONSTRUCTION TIMING

THE SPECIFIC TIMING OF ALL CONSTRUCTION SHALL BE INCLUDED IN THE COMPLETED FORM. CONSTRUCTION OR REPAIR OF ANY STRUCTURE ON THE SEA TURTLE NESTING BEACH (E.G. DUNE WALKOVERS, SEAWALLS OR OTHER REVETMENTS, SANDBAGS, GROINS OR JETTIES, PIERS, ETC.) OR ANY OTHER ACTIVITY REQUIRING BEACH DISTURBANCE (E.G. PLANTING, DUNE REVEGETATION, EXCAVATION, ETC.) IS STRONGLY DISCOURAGED DURING THE MAIN PORTION OF THE NESTING SEASON, MAY 1 TO OCTOBER 31 (IN AREAS OF KNOWN LEATHERBACK NESTING, SPECIAL CONDITIONS MAY BE IMPOSED BEGINNING MARCH 1). PROPOSALS TO CONDUCT SUCH ACTIVITIES DURING THE NESTING SEASON WILL REQUIRE EXTENDED REVIEW BY DEPARTMENT STAFF AND ARE UNLIKELY TO BE APPROVED UNLESS EMERGENCY CIRCUMSTANCES ARE DEMONSTRATED. THESE PROPOSALS MAY ALSO REQUIRE THE APPLICANT TO CONTRACT THE SERVICES OF AN ENTITY POSSESSING A SPECIAL MARINE TURTLE PERMIT TO PERFORM WORK INVOLVING MARINE TURTLES. PROJECTS WHICH RESULT IN PERMANENT MODIFICATION OF NESTING HABITAT MAY REQUIRE THE EVALUATION OF LONG TERM (MULTI-YEAR) IMPACTS ON NESTING ACTIVITY.

PLEASE REMEMBER: ANY CONSTRUCTION ACTIVITY THAT DISRUPTS A NESTING MARINE TURTLE, DISRUPTS OR DESTROYS A SEA TURTLE NEST, OR RESULTS IN THE INJURY OR MORTALITY OF A MARINE TURTLE MAY SUBJECT THE APPLICANT TO PROSECUTION UNDER THE US ENDANGERED SPECIES ACT AND FLORIDA STATUTES.

LIGHTING

GENERAL INFORMATION

THE NEGATIVE EFFECTS OF BEACHFRONT LIGHTING ON MARINE TURTLE HATCHLINGS AND NESTING FEMALES ARE WELL DOCUMENTED. HATCHLINGS EMERGE DURING HOURS OF DARKNESS, ALLOWING THEM TO MAKE THEIR JOURNEY TO THE SEA WHEN SAND TEMPERATURES ARE LOW AND TERRESTRIAL, AVIAN, AND AQUATIC PREDATORS (CONSPICUOUSLY FEW) PROPER ORIENTATION DEPENDS LABELLY ON A VISUAL RESPONSE TO LIGHT UNDER NATURAL CONDITIONS. THE OCEAN PRESENTS THE BRIGHTEST AND MOST OPEN HORIZON, AND THIS SERVES AS A CUE TO HATCHLINGS IN THEIR OCEAN-FINDING BEHAVIOR. ARTIFICIAL LIGHTS DISRUPT THIS BEHAVIOR AND ATTRACT HATCHLINGS AS THEY EMERGE FROM THEIR NESTS. VISIBLE LIGHT SOURCES AND THE REFLECTION OR "GLOW" RESULTING FROM THE CUMULATIVE EFFECTS OF COASTAL LIGHTS BOTH CONTRIBUTE TO THIS PROBLEM. INSTEAD OF MAKING THEIR WAY TO THE OCEAN, HATCHLINGS BECOME MISORIENTED AND MAY WANDER EXTENSIVELY ON THE BEACH. EVEN FOR THOSE HATCHLINGS THAT EVENTUALLY REACH THE OCEAN, UNNECESSARY WANDERING INCREASES THEIR VULNERABILITY TO PREDATION AND EXPENDS LIMITED ENERGY STORES. IN ADDITION, HATCHLINGS MAY WANDER LANDWARD THROUGH BEACHFRONT PROPERTY OR ACROSS PARKING LOTS AND HIGHWAYS TOWARD LIGHT SOURCES, MOST DIE FROM DESSICATION, DIRECT EXPOSURE TO THE MORNING SUN, OR CONTACT WITH VEHICLES. FURTHERMORE, BEACHFRONT LIGHTING HAS BEEN DOCUMENTED TO NEGATIVELY AFFECT NESTING FEMALES AND OPEN RESULTS IN REDUCED OR ABNORMAL NESTING ACTIVITY.



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ISSUED FOR SITE PLAN

BIDS

PERMIT 101022

CONSTRUCTION

PROJECT TITLE

**DELAY
BEACH CLUB
RAISED TENNIS
& COVERED
PARKING**

**2001 S. OCEAN BLVD.
DELAY BEACH, FL.**

CLIENT APPROVAL

REVISIONS

THIS DRAWING IS NOT FOR CONSTRUCTION, IT HAS BEEN ISSUED FOR GOVERNMENT REVIEW AND/OR PRELIMINARY PRICING ONLY.

FILE NUMBER

804A102

DRAWING TITLE

**GENERAL
NOTES**

DATE

05.15.21

DRAWN BY

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JOB NUMBER

20200804

DRAWING NUMBER

A1.02

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ISSUED FOR: SITE PLAN
 BIDS
 PERMIT: 10/022
 CONSTRUCTION

PROJECT TITLE
DELRAY BEACH CLUB RAISED TENNIS & COVERED PARKING

2001 S. OCEAN BLVD.
 DELRAY BEACH, FL.

CLIENT APPROVAL

REVISIONS
 1. REVISED 9.3.21 AS PER PLANNING AND ZONING COMMENTS; FLOOD PANELS HAVE BEEN PROVIDED IN BOTH THE ELEV. MECH ROOM AND ELECTRICAL ROOM.

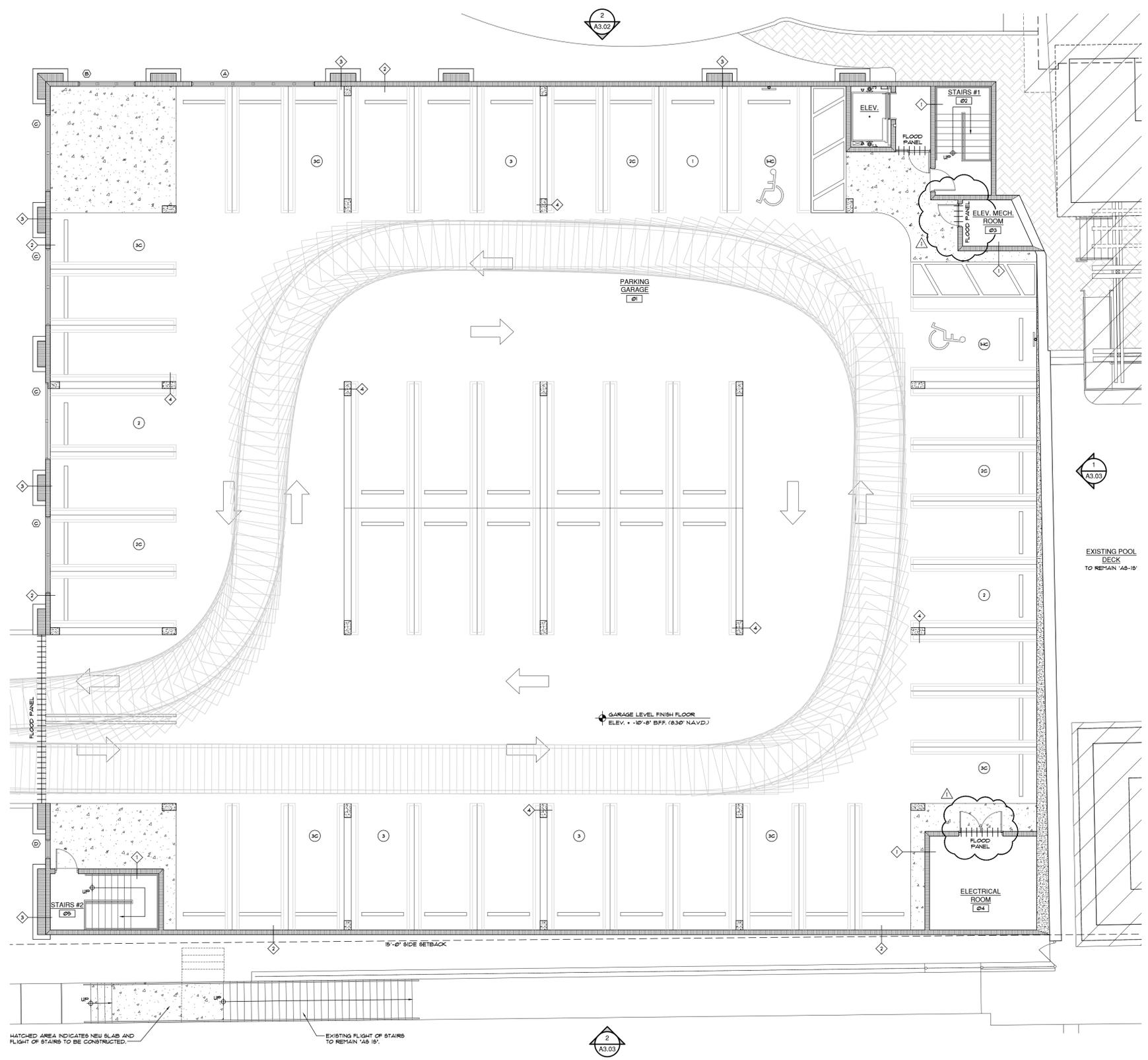
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FILE NUMBER: 804A103

DRAWING TITLE: **GARAGE FLOOD ZONE PLAN**

DATE: 3.11.21
 DRAWN BY: GE/MJ
 JOB NUMBER: 20200804
 DRAWING NUMBER:

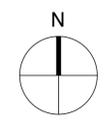
A1.03



HATCHED AREA INDICATES NEW SLAB AND FLIGHT OF STAIRS TO BE CONSTRUCTED.

EXISTING FLIGHT OF STAIRS TO REMAIN 'AS IS'.

1 GARAGE FLOOD ZONE PLAN
 A1.03 SCALE: 1/8"=1'-0"



- NOTES:
- DO NOT SCALE DRAWINGS!
 - FIELD VERIFY ALL DIMENSIONS!
 - CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS, AND NOTIFY ARCHITECT IF ANY DISCREPANCY IN DRAWINGS. (SEE GENERAL NOTES)
 - ALL AREA CALCULATIONS ARE APPROX.

OVERALL GARAGE LEVEL
TOTAL FLOOR AREA = 11243 SQFT.
- GARAGE
+ 17243 SQFT. @ 200 SF. / PERSON = 86
TOTAL GARAGE AREA OCCUPANCY LOAD = 86 PEOPLE

LEGEND:

	EXISTING BUILDING TO REMAIN
	FLOOD LOG BY FLOOD PANEL
	FLOOD BARRIER DOOR

NOTE:
 CONTRACTOR OR CLUB SHALL CONDUCT PERIODIC INSPECTION AND CREATE A MAINTENANCE PLAN TO ENSURE THAT ALL FLOODPROOFING COMPONENTS WILL OPERATE PROPERLY UNDER FLOOD CONDITION AS PER FEDERAL EMERGENCY MANAGEMENT AGENCY AND FEDERAL INSURANCE ADMINISTRATION TECHNICAL BULLETIN 3-83 FOR NON-RESIDENTIAL FLOODPROOFING - REQUIREMENTS AND CERTIFICATION FOR BUILDINGS LOCATED IN SPECIAL FLOOD HAZARD AREAS IN ACCORDANCE WITH THE NATIONAL FLOOD INSURANCE PROGRAM.

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01/10/2022 11:12:12 AM

FLOOD NOTES

NATIONAL FLOOD INSURANCE PROGRAM TECHNICAL BULLETIN:

1. COMMUNITY OR STATE REQUIREMENTS THAT EXCEED NFIP CRITERIA TAKES PRECEDENCE. DESIGN PROFESSIONALS SHOULD CONTACT THE COMMUNITY TO DETERMINE WHETHER MORE RESTRICTIVE LOCAL OR STATE REGULATIONS APPLY TO THE BUILDING OR SITE IN QUESTION. ALL APPLICABLE STANDARD OF THE STATE OR LOCAL BUILDING CODE MUST ALSO BE MET FOR ANY BUILDING IN A FLOOD HAZARD AREA.

2. 'FLOOD-RESISTANT MATERIAL' IS DEFINED AS ANY BUILDING MATERIAL CAPABLE OF WITHSTANDING DIRECT AND PROLONGED CONTACT WITH FLOODWATERS WITHOUT SUSTAINING SIGNIFICANT DAMAGE.

3. 'PROLONGED CONTACT' MEANS AT LEAST 72 HOURS.

4. 'SIGNIFICANT DAMAGE' MEANS ANY DAMAGE REQUIRING MORE THAN LOW-COST COSMETIC REPAIR (SUCH AS PAINTING).

5. ALL STRUCTURAL AND NON-STRUCTURAL BUILDING MATERIALS AT OR BELOW THE BASE FLOOD ELEVATION MUST BE FLOOD-RESISTANT. CLASS 4 AND CLASS 5 MATERIALS ARE ACCEPTABLE FOR AREAS BELOW THE BFE IN FLOODPRONE BUILDINGS. EXCEPTIONS FOR CLASS 1, 2, AND 3 (MATERIALS WITH MAXIMUM RESISTANCE TO FLOOD DAMAGE) MAY BE PERMITTED, WHEN SPECIFICALLY REQUIRED TO MEET LOCAL BUILDING CODE CONCERNING LIFE-SAFETY ISSUES. IN ZONES V, VE AND VI-V30, THE INSTALLATION OF SUCH MATERIAL MAY CREATE AN OBSTRUCTION, BECAUSE OBSTRUCTION IN 'V' ZONES COULD RESULT IN STRUCTURAL FAILURE OF THE BUILDING, THEY REPRESENT A LIFE-SAFETY ISSUE AND SHALL THEREFORE TAKE PRECEDENCE OVER LOCAL BUILDING CODES.

6. ALL STRUCTURAL AND NON-STRUCTURAL MATERIAL INSTALLED BELOW THE BFE MUST BE FLOOD-RESISTANT. THE NFIP REGULATION REQUIRE THAT THE BOTTOM OF THE LOWEST HORIZONTAL STRUCTURAL MEMBER OF THE LOWEST FLOOR (USUALLY THE FLOOR BEAM OR GIRDER) OF BUILDING IN ZONE V, VE OR VI-V30 BE OR ABOVE THE BFE. THEREFORE, ALL MATERIAL BELOW THE FLOOR BEAM MUST BE FLOOD-RESISTANT. THIS INCLUDE BUT IS NOT LIMITED TO BREAKAWAY WALL MATERIALS OR OPEN LATTICEWORK. BREAKAWAY WALLS WILL REMAIN IN PLACE DURING LOW LEVEL FLOODS AND MUST BE FLOOD-RESISTANT, SO THEY WILL NOT DETERIORATE OVER TIME AFTER BEING SOAKED BY FLOODWATERS.

7. ALL CLASS 4 & 5 MASONRY AND WOOD FLOORING PRODUCTS USED IN FLOODPRONE BUILDINGS MUST COMPLY WITH THE APPLICABLE MATERIAL STANDARDS OF THE NATIONALLY RECOGNIZED STANDARD ORGANIZATION, SUCH AS THE 'AMERICAN SOCIETY FOR TESTING AND MATERIALS' (ASTM), 'AMERICAN CONCRETE INSTITUTE' (ACI), AND 'AMERICAN WOOD PRODUCTS ASSOCIATION' (AWPA).

8. ALL CLASS 4 & 5 MASONRY OR WOOD WALL AND CEILING PRODUCTS USED IN FLOODPRONE BUILDINGS MUST COMPLY WITH THE APPLICABLE MATERIAL STANDARDS OF THE NATIONALLY RECOGNIZED STANDARD ORGANIZATION, SUCH AS THE 'AMERICAN SOCIETY FOR TESTING AND MATERIALS' (ASTM), 'AMERICAN CONCRETE INSTITUTE' (ACI), AND 'AMERICAN WOOD PRODUCTS ASSOCIATION' (AWPA).

9. 'WET FLOODPROOFING' IS DESIGNING A BUILDING TO ALLOW FLOODWATERS TO ENTER IN ORDER TO EQUALIZE HYDROSTATIC FORCES. THE NFIP DOES NOT ALLOW WET FLOODPROOFING IN LIEU OF MEETING THE LOWEST FLOOR ELEVATION REQUIREMENTS. HOWEVER, IN SITUATION WHERE THE NFIP REGULATIONS DO NOT APPLY, SUCH VOLUNTARY FLOODPROOFING OF AN EXISTING (PRE-FIRM) BUILDING NOT IN ASSOCIATION WITH SUBSTANTIAL IMPROVEMENTS, THE USE OF FLOOD-RESISTANT MATERIALS IS ADVISABLE. USING FLOOD-RESISTANT MATERIALS WILL MAKE CLEANUP AND REPAIR FOLLOWING A FLOOD MUCH EASIER AND LESS COSTLY THAN IF THE FLOODPRONE AREAS ARE CONSTRUCTED OF NON-FLOOD-RESISTANT MATERIALS.

10. THE NFIP REGULATION REQUIRE THAT ELEVATORS AND THEIR ASSOCIATED EQUIPMENT BE PROTECTED FROM FLOOD DAMAGE. ALL APPROPRIATE MEASURES MUST BE TAKEN TO MITIGATE FLOOD DAMAGE TO ELEVATOR AND ASSOCIATED EQUIPMENT TO THE MAXIMUM EXTENT POSSIBLE. WHILE SOME COMPONENTS TO FUNCTION PROPERLY, MUST BE LOCATED BELOW THE LOWEST FLOOR OF THE BUILDING (BELOW THE BASE FLOOD ELEVATION), MOST ELEVATOR COMPONENTS THAT CAN BE DAMAGED BY FLOODWATER CAN BE LOCATED ABOVE THE BASE FLOOD ELEVATION OR BE DESIGNED TO MINIMIZE FLOOD DAMAGE. COMPONENTS THAT CAN BE DAMAGED BY FLOODWATERS MAY BE LOCATED BELOW THE BASE FLOOD ELEVATION ONLY IF ITS NOT TECHNICALLY FEASIBLE TO ELEVATE THEM ABOVE THE BFE.

Class	Class Description
5	Highly resistant to floodwater damage. Materials within this class are permitted for partially enclosed or outside uses with essentially unmitigated flood exposure.
4	Resistant to floodwater damage. Materials within this class may be exposed to and/or submerged in floodwaters in interior spaces and do not require special waterproofing protection.
3	Resistant to clean water damage. Materials within this class may be submerged in clean water during periods of intentional flooding.
2	Not resistant to water damage. Materials within this class require essentially dry spaces that may be subject to water vapor and slight seepage.
1	Not resistant to water damage. Materials within this class require conditions of dryness.

Source: COE 1992 'Floodproofing Regulations'

Types of Flooring Materials	Classes of Flooring				
	Acceptable		Unacceptable		
	5	4	3	2	1
Asphalt tile ¹					•
With asphaltic adhesives			•		
Carpeting (glued down type)					•
Cement/bluminous, formed-in-place		•			
Cement/latex, formed-in-place		•			
Ceramic tile ¹					•
With acid-and-alkal-resistant grout			•		
Chipboard					•
Clay tile	•				
Concrete, precast or in-situ	•				
Concrete tile	•				
Cork					•
Enamel felt-base floor coverings					•
Epoxy, formed-in-place	•				
Linoleum					•
Magnesite (magnesium oxychloride)					•
Mastic felt-base floor covering					•
Mastic flooring, formed-in-place	•				
Polyurethane, formed-in-place	•				
PVA emulsion cement					•
Rubber sheets ¹					•
With chemical-set adhesives ^{2,3}	•				
Rubber tile ¹					•
With chemical-set adhesives			•		
Silicone floor, formed-in-place	•				

Types of Flooring Materials	Classes of Flooring				
	Acceptable		Unacceptable		
	5	4	3	2	1
Terrazo		•			
Vinyl sheets (homogeneous) ¹					•
With chemical-set adhesives ^{2,3}	•				
Vinyl tile (homogeneous) ¹					•
With chemical-set adhesives		•			
Vinyl tile or sheets (coated on cork or wood product backings)					•
Vinyl-asbestos tile (semi-flexible vinyl) ¹					•
With asphaltic adhesives		•			
Wood flooring or underlay merits					•
Wood composition blocks, laid in cement mortar					•
Wood composition blocks, dipped and laid in hot pitch or bitumen					•
Pressure-treated lumber, .40 CCA ⁴		•			
Naturally decay-resistant lumber ⁵		•			

Notes: 1 Using normally specified suspended flooring (i.e., above-grade) adhesives, including sulfite liquor (lignin or 'linoleum paste'), rubber/asphaltic dispersions, or 'alcohol' type resinous adhesives (culmar, oleoresin)
2 Not permitted as Class 2 flooring
3 E.g., epoxy-polyamide adhesives or latex-hydraulic cement
4 Not in the COE list; added by FEMA
5 Refer to local building code for guidance

Types of Wall and Ceiling Materials	Classes of Walls and Ceilings				
	Acceptable		Unacceptable		
	5	4	3	2	1
Asbestos-cement board (and cement board) ¹	•				
Brick, face or glazed	•				
Common					•
Cabinets, built-in					•
Wood					•
Metal	•				
Cast stone (in waterproof mortar)	•				
Chalkboards					•
Slate, porcelain glass, nuceite glass	•				
Cement-asbestos					•
Composition, painted					•
Chipboard					•
Exterior sheathing grade					•
Clay tile					•
Structural glazed	•				
Ceramic veneer, ceramic wall tile-mortar set		•			
Ceramic veneer, organic adhesives					•
Concrete	•				
Concrete block	•				
Corkboard					•
Doors					•
Wood hollow					•
Wood, lightweight panel construction					•
Wood, solid					•
Metal, hollow	•				
Metal, Kalamain					•

Types of Wall and Ceiling Materials	Classes of Walls and Ceilings				
	Acceptable		Unacceptable		
	5	4	3	2	1
Fiberboard panels, vegetable types					•
Sheathing grade (asphalt coated or impregnated)					•
Otherwise					•
Gypsum products					•
Gypsum board (including greenboard) ¹					•
Keene's cement of plaster					•
Plaster, otherwise, including acoustical					•
Sheathing panels, exterior grade					•
Glass (sheets, colored tiles, panels)		•			
Glass blocks					•
Hardboard					•
Tempered, enamel or plastic coated					•
All other types					•
Insulation					•
Foam or closed-cell types					•
Batt or blanket types					•
All other types					•
Metals, non-ferrous (aluminum, copper, or zinc tiles)					•
Metals, Ferrous					•
Mineral fiberboard					•
Plastic wall tile (polystyrene, urea formaldehyde, etc.)					•
Set in waterproof adhesives, pointed with waterproof grout					•
Set in water-soluble adhesives					•

Types of Wall and Ceiling Materials	Classes of Walls and Ceilings				
	Acceptable		Unacceptable		
	5	4	3	2	1
Paint					•
Polyester-epoxy and other waterproof types		•			
All other types					•
Paperboard					•
Partitions, folding					•
Wood, pressure treated, .40 CCA minimum 1 (if not treated, then material is Class 2)		•			
Metal					•
Fabric-covered					•
Partitions, stationary					•
Wood, pressure treated, .40 CCA minimum 1 (if not treated, then material is Class 2)		•			
Metal					•
Glass, unreinforced					•
Glass, reinforced					•
Gypsum, solid or block					•
Rubber, moldings and trim with epoxy polyamide adhesive or latex-hydraulic cement					•
All other applications					•
Steel, (panels, trim, tile) with waterproof applications					•
With non-waterproof adhesive					•
Stone, natural solid or veneer, waterproof grout					•
Stone, artificial non-absorbent solid or veneer, waterproof grout					•
All other applications					•

Types of Wall and Ceiling Materials	Classes of Walls and Ceilings				
	Acceptable		unacceptable		
	5	4	3	2	1
Strawboard					•
Exterior grade (asphalt-impregnated kraft paper)					•
All other types					•
Wall covering					•
Paper, burlap, cloth types					•
Wood					•
Solid, standard					•
Solid, naturally decay-resistant ¹		•			
Solid pressure treated, .40 CCA minimum ¹		•			
Plywood					•
Marine Grade ²		•			
Pressure treated, .40 CCA minimum ¹		•			
Exterior grade					•
Otherwise					•

Note: 1 Not on the COE list; added by FEMA
2 Refer to local building code for guidance

Flood Log™ (patent pending)

THE FLOOD LOG FLOOD BARRIER IS A MODULAR SYSTEM DESIGNED TO WITHSTAND HIGH VELOCITY WATER LOADS AND TO BE HIGHLY RESISTANT TO HEAVY IMPACT FORCES. IT IS PARTICULARLY APPLICABLE TO FLASH FLOOD AND HURRICANE PRONE LOCATIONS IN BOTH SMALL AND LARGE INSTALLATIONS. IS HAS A LONG AND PROVEN HISTORY AS AN EFFECTIVE FLOOD BARRIER IN ALL FLOOD-PRONE AREAS OF THE WORLD, BEING ONE OF THE SYSTEMS PREFERRED BY MOST OF THE LARGER INSURANCES COMPANIES AND GOVERNMENTS.

THE SYSTEM ITSELF CAN BE INSTALLED EITHER ACROSS SPECIFIC OPENINGS OR AS A PERIMETER DEFENSE. THE SYSTEM COMPRISES OF 'C' SHAPED SUPPORT POSTS AND HOLLOW ALUMINUM BEAMS, THE ENDS OF WHICH MOUNT (SLIDE) DOWN BETWEEN THE JAWS OF EACH POST. THESE BEAMS STACK ON EDGE WITH EACH OTHER WITH A TONGUE AND GROOVE CONNECTION. THE BOTTOM BEAM OF EACH SPAN IS FITTED WITH A LARGE RUBBER SEAL THAT MAKES CONTACT WITH THE FOUNDATION SURFACE THEREBY ACHIEVING A WATER TIGHT SEAL. NO FIXTURE POINTS ARE REQUIRED, MAKING AN EXTREMELY AESTHETIC SYSTEM WHEN NOT INSTALLED. THE END POSTS OF A LINEAR INSTALLATION CAN ALSO BE INTERNALLY MOUNTED WITHIN THE WALL STRUCTURE MAKING IT EVEN MORE UNOBTRUSIVE.

THIS SYSTEM CAN BE SUPPLIED IN ALMOST ANY CONFIGURATION FROM CLOSED CIRCLES AND RECTANGLES TO LINEAR STRAIGHT RUNS OF ANY LENGTH AND A MAXIMUM HEIGHT OF APPROXIMATELY 19 FEET. IT CAN ALSO BE ENGINEERED TO ACCOMMODATE SLOPES OF 20 DEGREES, AND BE SUPPLIED A STEPPED FORMAT FOR GREATER GRADIENTS. EACH APPLICANT WILL BE ENGINEERED TO SUIT ITS SITE SPECIFIC CONDITIONS OPTIMIZING THE SYSTEM'S REACTION TIME AND EFFECTIVENESS.

IT OFFERS ONE OF THE LOWEST REACTION TIMES OF FLOOD CONTROL SYSTEMS ON THE MARKET. FLOOD LOG IS THE PREMIER SYSTEM FOR MANUALLY INSTALLED FLOOD BARRIERS DUE TO ITS EASY STORAGE AND INSTALLATION.



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BIDS
PERMIT 5222
CONSTRUCTION

PROJECT TITLE
DELRAY BEACH CLUB RAISED TENNIS & COVERED PARKING

2001 S. OCEAN BLVD.
DELRAY BEACH, FL.

CLIENT APPROVAL

REVISIONS

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FILE NUMBER **804A104**

DRAWING TITLE
FLOOD ZONE GENERAL NOTES

DATE **05.15.21** | DRAWN BY **GE/MJ**

JOB NUMBER **20200804**

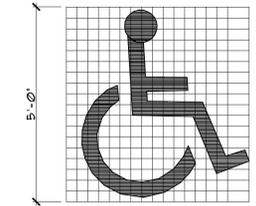
DRAWING NUMBER

A1.04

FLOOD PANEL

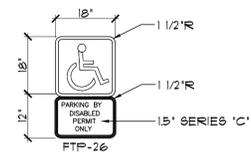
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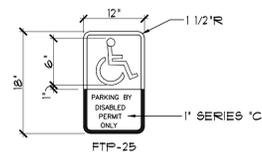


NOTE: OPTIONAL

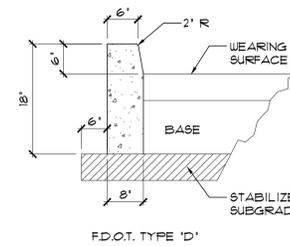
PROVIDE PAVEMENT SYMBOL IN ACCESSIBLE PARKING SPACES. THE SYMBOL SHALL BE BLUE IN COLOR.



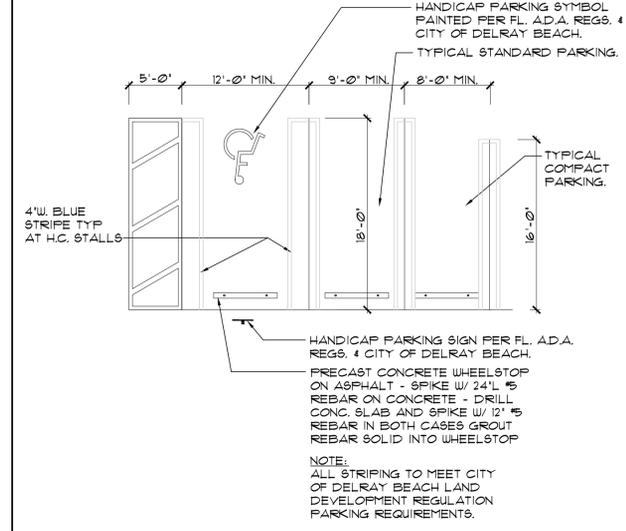
NOTE:
1. ALL LETTERS ARE 1.5' SERIES AT 1.5' SPACING.



NOTE:
1. ALL LETTERS ARE 1' SERIES AT 1' SPACING.
2. TOP PORTION OF FTP 25 & 26 SHALL HAVE A REFLECTIVE BLUE BACKGROUND WITH WHITE REFLECTIVE SYMBOL AND BORDER. 2. BOTTOM PORTION SHALL HAVE A REFLECTIVE WHITE BACKGROUND WITH ONE PANEL OR TWO 4. FTP 25 IS FOR USE IN AREAS WHERE SPACE IS LIMITED BLACK OPAQUE LEGEND AND BORDER. 3. FTP 25 & 26 MAY BE FABRICATED ON



F.D.O.T. TYPE 'D'

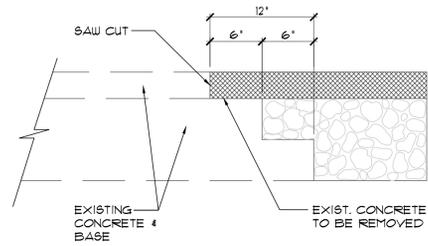


NOTE:
ALL STRIPING TO MEET CITY OF DELRAY BEACH LAND DEVELOPMENT REGULATION PARKING REQUIREMENTS.

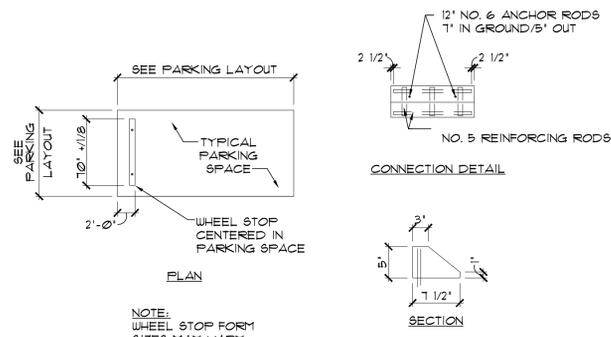
1 SIGNAGE
A1.05 SCALE: N.T.S.

2 CONCRETE CURB
A1.05 SCALE: N.T.S. (SEE CIVIL DRAWINGS)

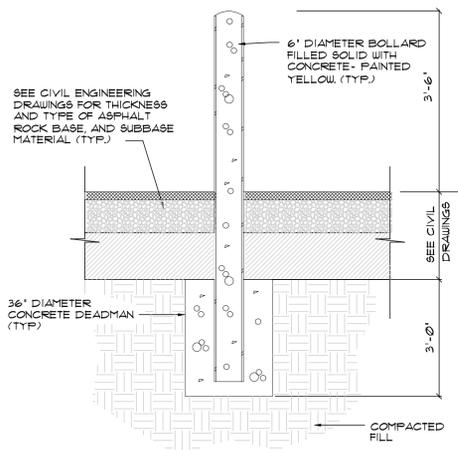
3 TYPICAL PARKING SPACE DETAIL
A1.05 SCALE: N.T.S.



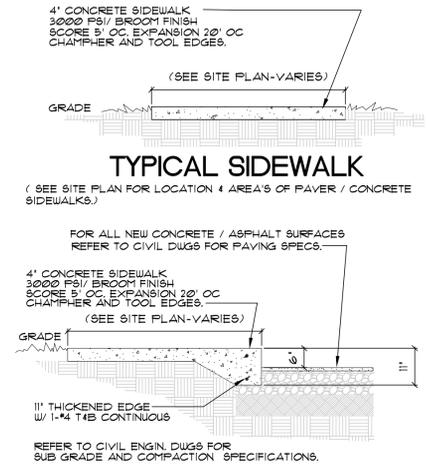
NOTE:
THIS METHOD OF CONCRETE JOINT SHALL BE USED FOR ANY APPLICATION OR CONSTRUCTION WHERE PROPOSED CONCRETE AND BASE WILL BE CONNECTED TO EXISTING PAVEMENT AND BASE.



NOTE:
WHEEL STOP FORM SIZES MAY VARY DEPENDING ON MANUFACTURER.



SEE CIVIL DRAWINGS



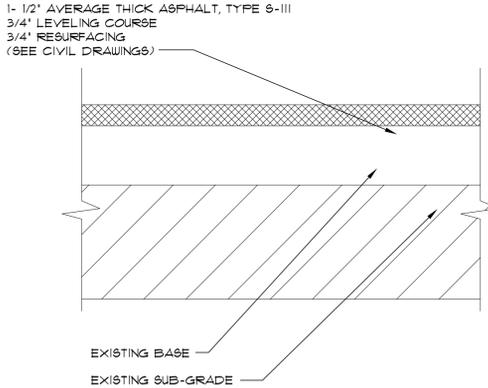
NOTE: CONTRACTOR TO PATCH & REPAIR EXISTING CONCRETE SIDEWALKS AS REQUIRED.

4 PAVEMENT JOINT DETAIL RT 7.1
A1.05 SCALE: N.T.S. (SEE CIVIL DRAWINGS)

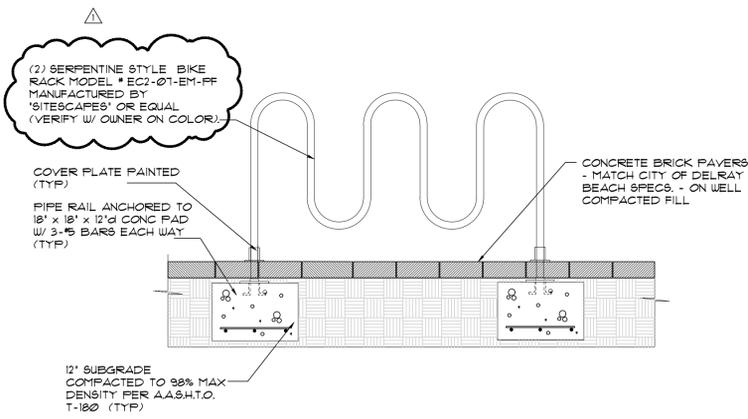
5 WHEEL STOP DETAIL
A1.05 SCALE: N.T.S. (SEE CIVIL DRAWINGS)

6 TYPICAL BOLLARD DETAIL
A1.05 SCALE: N.T.S. (SEE CIVIL DRAWINGS)

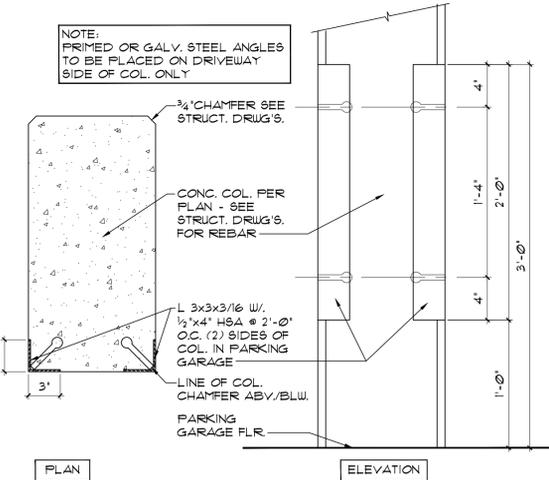
7 TYPICAL SIDEWALK DETAIL
A1.05 SCALE: N.T.S. (SEE CIVIL DRAWINGS)



8 TYPICAL RESURFACING EXISTING DRIVEWAYS
A1.05 SCALE: N.T.S. (SEE CIVIL DRAWINGS)



9 BIKE RACK DETAIL
A1.05 SCALE: N.T.S.



10 COLUMN CORNER GUARDS
A1.05 SCALE: N.T.S.



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PROJECT TITLE
DELRAY BEACH CLUB RAISED TENNIS AND COVERED PARKING

2001 S. OCEAN BLVD.
DELRAY BEACH, FL

CLIENT APPROVAL

REVISIONS
△ REVISED 9.31.16 PER PLANNING AND ZONING COMMENTS. ADDED TYPICAL SITE DETAIL SHEET THAT INCLUDES PARKING SPACE DIMENSIONS & TYPICAL BIKE RACK (2 - ARE PROPOSED).

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FILE NUMBER **804A105**

DRAWING TITLE
TYPICAL SITE DETAILS

DATE **08.17.21** DRAWN BY **GE**
JOB NUMBER **20200804**

DRAWING NUMBER
A1.05

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PLOTTED 9/21/21 - 10:00 AM

01/02/2022 11:11:20 AM



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ISSUED FOR SITE PLAN
 BIDS
 PERMIT 10/2022
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 DELRAY BEACH, FL.

CLIENT APPROVAL

REVISIONS
 △ REVISED 11/12/21 AS PER PLAN REVIEW COMMENTS.
 1. ADDED DIMENSIONS FOR A TYPICAL COMPACT AND STANDARD SPACE
 2. EXPLICIT LABELED COMPACT SPACE LOCATION
 3. SHOW 'AUTO-TURN' WITHIN GARAGE.

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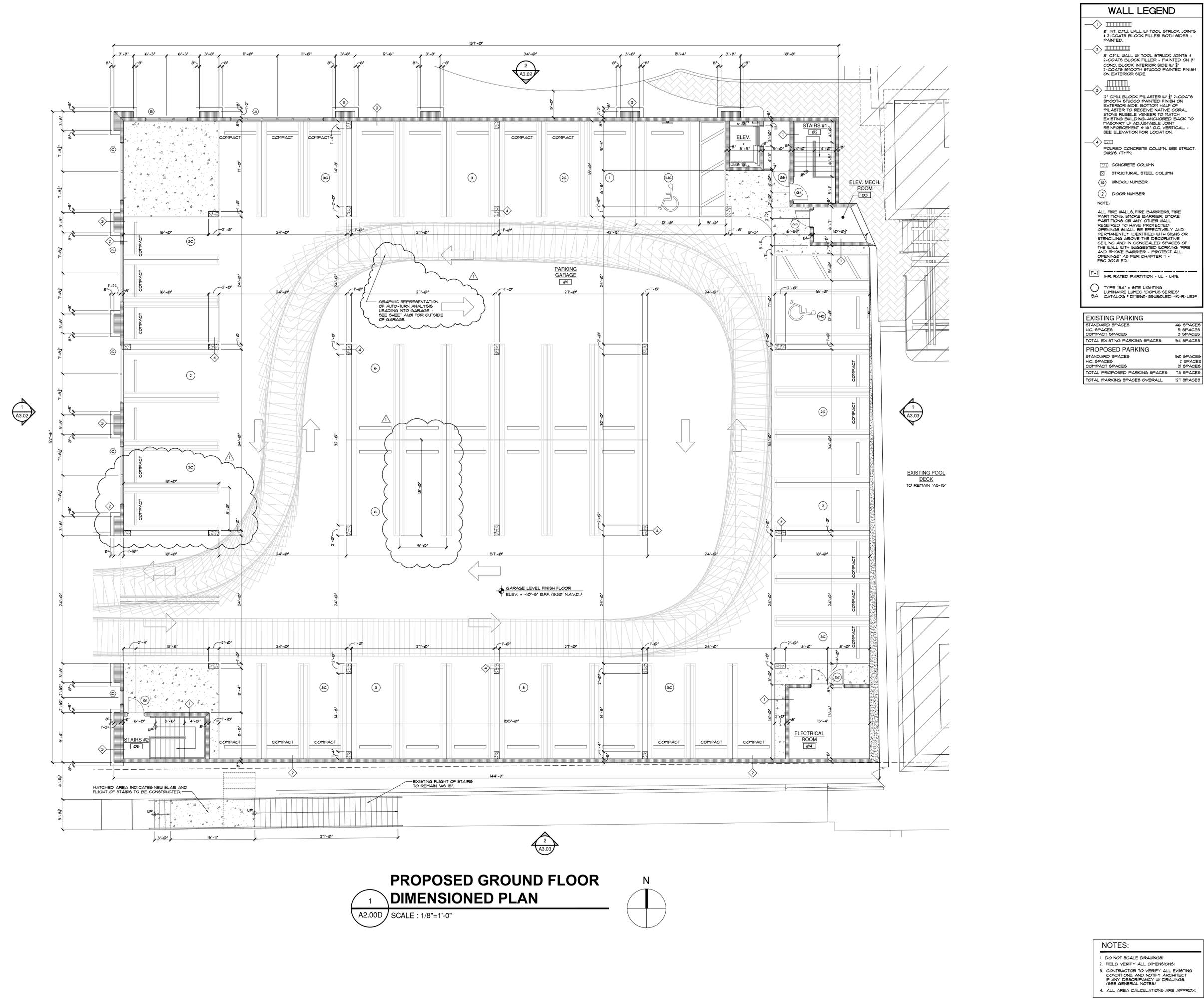
FILE NUMBER
804A200D

DRAWING TITLE
PROPOSED GROUND FLR. DIMENSIONED PLAN

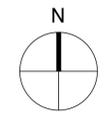
DATE **10.20.20** DRAWN BY **GE/MJ**
 JOB NUMBER **20200804**
 DRAWING NUMBER

A2.00D

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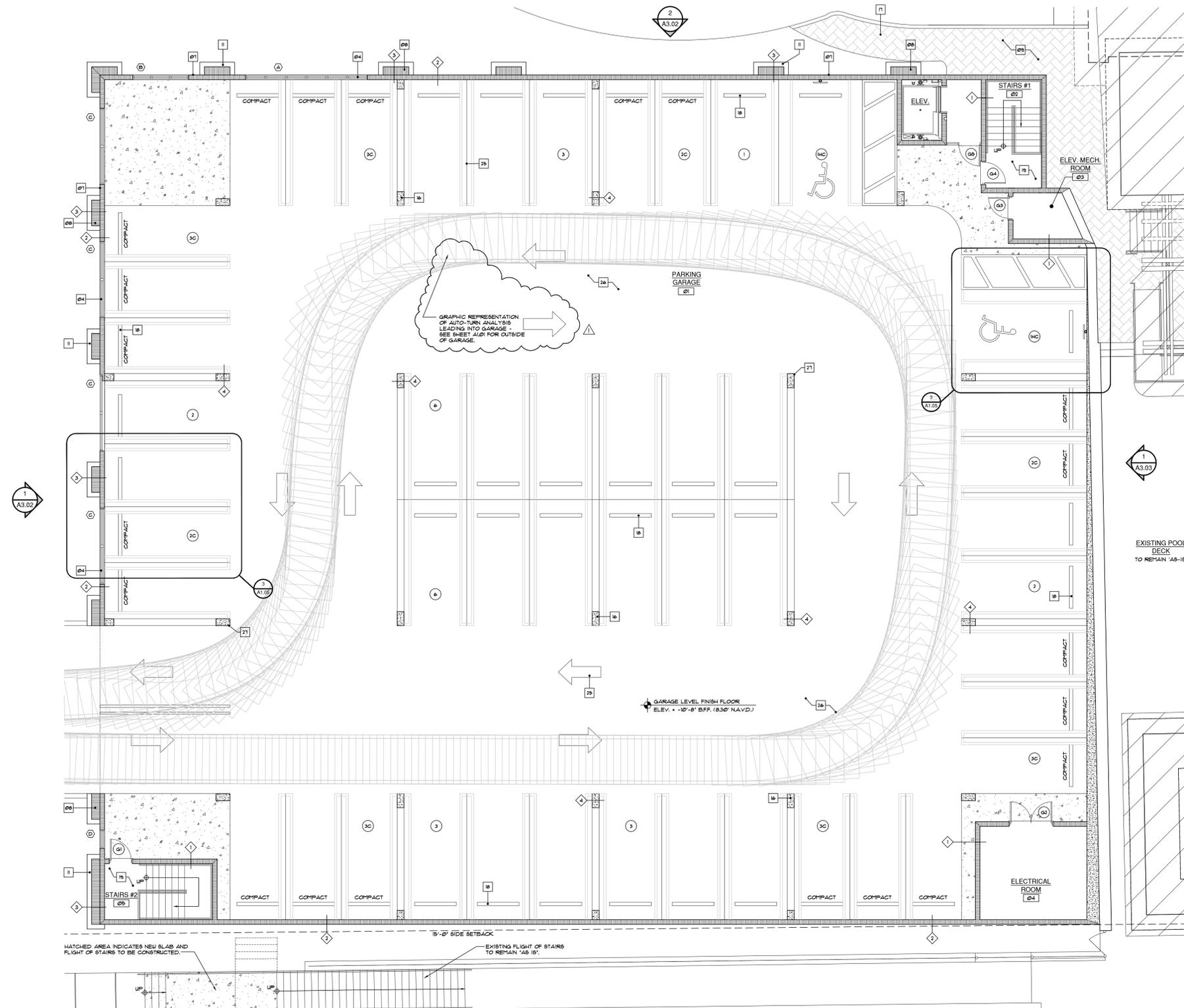
PROPOSED GROUND FLOOR DIMENSIONED PLAN
 SCALE : 1/8"=1'-0"
 1 A2.00D



01/10/2022 11:10:34 AM

FLOOR NOTES

- 01 IMPACT RESISTANT 'PGT U83500' 4' ST3550 SERIES' SYSTEM OR EQUAL - ALUMINUM GLAZED STOREFRONT ENTRY SYSTEM WITH STANDARD PUSH & PULL HARDWARE & SURFACE APPLIED CLOSURE W/ NYLON STOP OR EQUAL FINISH (COLOR TO BE WHITE) - NOTE: CONTRACTOR TO PROVIDE SHOP DRAWINGS & CERT. OF COMPLIANCE FOR IMPACT RESISTANT AND COMPLY W/ ALL DADE COUNTY IMPACT AND WIND CYCLING TESTING REQUIREMENTS (TYP.)
- 02 ALL ALUM. EXT. DOOR THRESHOLDS TO BE SET IN 'SKAFLEX 100 EVERLASH' OR EQUAL & CONC. THRESHOLD/ CONC. SILL.
- 03 ALL DOOR & WINDOW CORNERS, SIDES & JAMBS TO BE UNRAISED W/ 'SKA TOP SEAL 101' OR EQ. THEN - APPLY 'SKAFLEX 100 EVERLASH THRESHOLD' OR EQ. OVER ALL WOOD BUICKS W/ A MIN. 8" AT THE INTERIOR SIDE OF ALL OPENINGS AND 12" ON THE FACE OF ALL THE OPENINGS. INSTALLED AS PER MANU. SPEC'S BY 'SKA' OR EQ. - NOTE: CONTRACTOR TO REQUEST 'ADHESION TEST' BY SKA AND OR MANU.
- 04 DECORATIVE FIXED ALUMINUM VENT GRATES W/ CONCEALED CONNECTION W/ EAP PAINTED FIN. - COLOR WHITE - VERIFY W/ OWNER TYP. - GARAGE OPENINGS.
- 05 ALL EXTERIOR STOREFRONT DOORS & WINDOW SYSTEMS TO HAVE 'SKAFLEX 100 EVERLASH' OR EQUAL CAULKING & BACK-CUT/ALUM. FRAME CONDITIONS (TYP.)
- 06 WHERE APPLICABLE - ALL EXTERIOR HARDWARE TO BE MARINE GRADE. ALL CONNECTIONS TO BE STAINLESS STEEL OR EQUAL.
- 07 1/4" TH. 2-COAT SMOOTH STUCCO FINISH ON CONCRETE BLOCK - PAINTED - (TYP.) NOTE: ALL STUCCO HAIR LINE CRACKS TO BE FILLED. STUCCO CONTRACTOR TO PROVIDE 4" X 4" X 1/2" SAMPLE FOR APPROVAL FOR TEXTURE - MATCH EXISTING.
- 08 12" CONCRETE BLOCK PILASTER W/ 1/2" COATS SMOOTH STUCCO FINISH - SEE STRUCTURAL DRAWINGS.
- 09 CONTRACTOR TO STOCK PILE EXISTING PAVERS AND REUSE WHERE POSSIBLE. ALL NEW CONC. PAVERS TO MATCH EXISTING NON SLIP - SAND SET ON 1" BEDDING SAND - OVER 4" (AFTER COMPACTION) L/HEROCK BASE (L/HEROCK) COMPACTED SUBGRADE W/ 8% MAX. DENSITY - TYP. AT PAVLICK. ALL WALKWAYS & POOL DECK AREA.
- 10 ALL WINDOWS TO HAVE 1 X 1 FT. UD. BUICKS ANCHORED TO CONC. AS PER PRODUCT APPROVAL.
- 11 NATIVE CORAL STONE RUBBLE VENEER TO MATCH EXISTING BUILDING-ANCHORED BACK TO MASONRY W/ ADJUSTABLE JOINT REINFORCEMENT * 16" O.C. VERTICAL - SEE ELEVATION FOR LOCATION.
- 12 LEATHERABLES - 'SAVANNAH' - 6'-0" HIGH PRIVACY FENCE - VINYL PRIVACY FENCE W/ 6" X 6" POST - COLOR WHITE - OR EQUAL. CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR CLUB APPROVAL.
- 13 8" NT. CMU WALL W/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER BOTH SIDES - PAINTED.
- 14 8" CMU WALL W/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER - PAINTED ON 8" CONC. BLOCK INTERIOR SIDE W/ 1/2" COATS SMOOTH STUCCO FINISH ON EXTERIOR SIDE.
- 15 12" CMU BLOCK PILASTER W/ 1/2" COATS SMOOTH STUCCO FINISH ON EXTERIOR SIDE. BOTTOM HALF OF PILASTER TO RECEIVE NATIVE CORAL STONE RUBBLE VENEER TO MATCH EXISTING BUILDING-ANCHORED BACK TO MASONRY W/ ADJUSTABLE JOINT REINFORCEMENT * 16" O.C. VERTICAL - SEE ELEVATION FOR LOCATION.
- 16 Poured concrete column. SEE STRUCT. DUG'S. (TYP.)
- 17 ALL WALKWAY TO HAVE A MAX. 2% CROSS SLOPE.
- 18 6" H. CONC. WHEEL STOP - SEE CIVIL DRAWINGS FOR SPECIFICATIONS.
- 19 CONCRETE STAIR & LANDINGS - CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR APPROVAL PRIOR TO FABRICATION.
- 20 ALL STAIR WALL RAILS SHALL EXTEND 12" BEYOND THE TOP RISER. (THE EXTENSION SHALL BE PARALLEL WITH THE FLOOR & SHALL RETURN TO THE WALL.)
- 21 INTERIOR STAINLESS WALLS TO BE EMPLOYED CMU PAINTED WITH BLOCK FILLER & TOOL STRUCK JOINTS.
- 22 TENNIS COURT TO BE SLOPED 1% W/ 100% ACRYLIC SURFACE ON CONCRETE DECK BY 'SPORTMASTER' OR EQUAL.
- 23 8" WIDE CONT. 'PRO-5' CHANNEL DRAIN SYSTEM 15-192 BY 'SPORTEDGE' OR EQUAL.
- 24 WHITE PAINTED STEP BARK & SIGN - SEE CIVIL DRAWINGS.
- 25 CONTRACTOR TO INSTALL PRIMER / THERMOPLASTIC FOR PARKING STAMPING - SEE CIVIL DRAWINGS.
- 26 1" MIN. CONCRETE LAB W/ 1/2" OVER 1/2" POLYETHYLENE VAPOR BARRIER ON FULL COMPACTED FILL - TER-MITE TREATED. (TYP.)
- 27 PARKING GARAGE STEEL CORNER GUARDS & CONCRETE COLUMNS (TYP. * DRIVE BLUE SIDE) - SEE DETAIL 10/AL05.



WALL LEGEND

- 1 8" NT. CMU WALL W/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER BOTH SIDES - PAINTED.
- 2 8" CMU WALL W/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER - PAINTED ON 8" CONC. BLOCK INTERIOR SIDE W/ 1/2" COATS SMOOTH STUCCO FINISH ON EXTERIOR SIDE.
- 3 12" CMU BLOCK PILASTER W/ 1/2" COATS SMOOTH STUCCO FINISH ON EXTERIOR SIDE. BOTTOM HALF OF PILASTER TO RECEIVE NATIVE CORAL STONE RUBBLE VENEER TO MATCH EXISTING BUILDING-ANCHORED BACK TO MASONRY W/ ADJUSTABLE JOINT REINFORCEMENT * 16" O.C. VERTICAL - SEE ELEVATION FOR LOCATION.
- 4 Poured concrete column. SEE STRUCT. DUG'S. (TYP.)
- 5 CONCRETE COLUMN
- 6 STRUCTURAL STEEL COLUMN
- 7 WINDOW NUMBER
- 8 DOOR NUMBER

NOTE:
ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SPOKE BARRIER, SPOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH 6/8" OR STENCILING ABOVE THE DECORATIVE CEILING AND IN CONCEALED SPACES OF THE WALL WITH SUGGESTED WORKING FIRE AND SPOKE BARRIER. PROTECT ALL OPENINGS AS PER CHAPTER 1 - FBC 2010 ED.

1-1 IRR RATED PARTITION - ILL - I405
TYPE 'SA' - SITE LIGHTING LUMINAIRE LINES 'DORIS SERIES' CATALOG # 'D'850-135/06LED 4K-R-LE3P

PROPOSED GARAGE PARKING	
STANDARD SPACES	26 SPACES
H.C. SPACES	21 SPACES
COMPACT SPACES	21 SPACES
TOTAL GARAGE PARKING SPACES	49 SPACES



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ISSUED FOR: SITE PLAN
 BIDS
 PERMIT: 10/22
 CONSTRUCTION

PROJECT TITLE
DELRAY BEACH CLUB RAISED TENNIS & COVERED PARKING

CLIENT APPROVAL

2001 S. OCEAN BLVD.
 DELRAY BEACH, FL.

REVISIONS
 1. REVISED 11/12/21 AS PER PLAN REVIEW COMMENTS.
 1. EXPLICIT LABELED COMPACT SPACE LOCATION.
 2. SHOW 'AUTO-TURN' WITHIN GARAGE.

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FILE NUMBER: **804A200N**

DRAWING TITLE: **PROPOSED GROUND FLR. NOTED PLAN**

DATE: **10.20.20** | DRAWN BY: **GE/MJ**

JOB NUMBER: **20200804**

DRAWING NUMBER: **A2.00N**

PROPOSED GROUND FLOOR NOTED PLAN

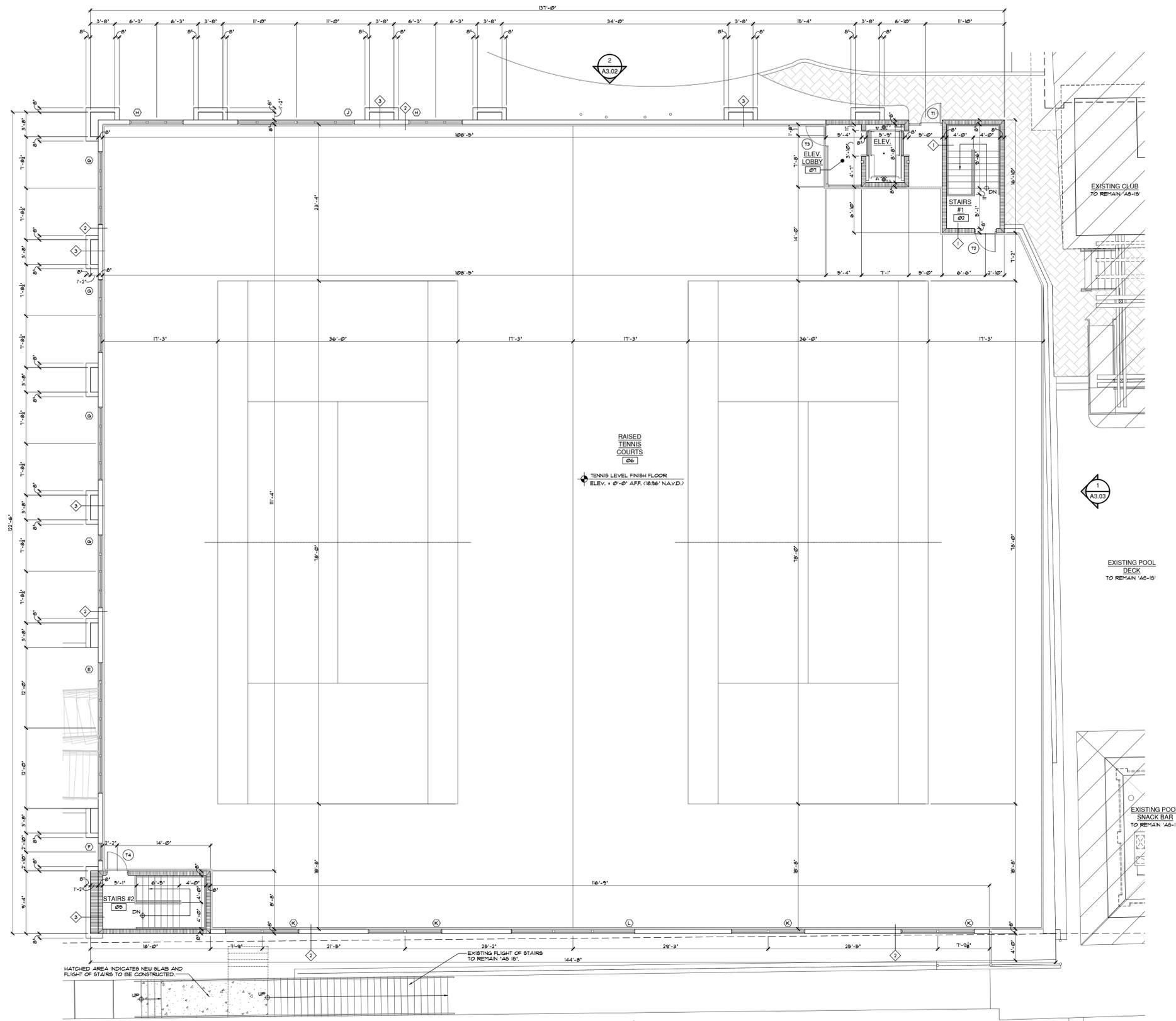
SCALE: 1/8"=1'-0"

1 A2.00N

- NOTES:**
1. DO NOT SCALE DRAWINGS!
 2. FIELD VERIFY ALL DIMENSIONS!
 3. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS, AND NOTIFY ARCHITECT IF ANY DISCREPANCY W/ DRAWINGS. (SEE GENERAL NOTES)
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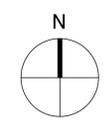
WALL LEGEND

- 1 8" INT. CMU WALL w/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER - BOTH SIDES - PAINTED.
- 2 8" CMU WALL w/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER - PAINTED ON 8" CONC. BLOCK INTERIOR SIDE w/ 2-COATS SMOOTH STUCCO PAINTED FINISH ON EXTERIOR SIDE.
- 3 12" CMU BLOCK PILASTER w/ 2-COATS SMOOTH STUCCO PAINTED FINISH ON EXTERIOR SIDE. BOTTOM HALF OF PILASTER TO RECEIVE NATIVE CORAL STONE RIBBLE VENEER TO MATCH EXISTING BUILDING. ANCHORED BACK TO MASONRY w/ ADJUSTABLE ZONY REINFORCEMENT # 4" O.C. VERTICAL - SEE ELEVATION FOR LOCATION.
- 4 Poured concrete column. SEE STRUCT. DUGS. (TYP.)
- CONCRETE COLUMN
- STRUCTURAL STEEL COLUMN
- WINDOW NUMBER
- DOOR NUMBER

NOTE:
ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIER, SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH SIGNS OR STENCILING ABOVE THE DECORATIVE CEILING AND IN CONCEALED SPACES OF THE WALL WITH SUGGESTED WORKING "FIRE AND SMOKE BARRIER - PROTECT ALL OPENINGS" AS PER CHAPTER 7 - IBC 2018 ED.

- F-1 1-HR. RATED PARTITION - UL - 447B.
- TYPE "SA" = SITE LIGHTING LUMINAIRE LITEC "DOMS" SERIES' CATALOG # DM580-135/66LED 4K-R-LE3P

1
PROPOSED SECOND FLOOR DIMENSIONED PLAN
 SCALE : 1/8"=1'-0"



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PROJECT TITLE
DELRAY BEACH CLUB RAISED TENNIS & COVERED PARKING

CLIENT APPROVAL

 REVISIONS

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FILE NUMBER
804A201D

DRAWING TITLE
PROPOSED 2ND FLOOR DIMENSIONED PLANS

DATE
10.20.20 | DRAWN BY
GE/MJ

JOB NUMBER
20200804

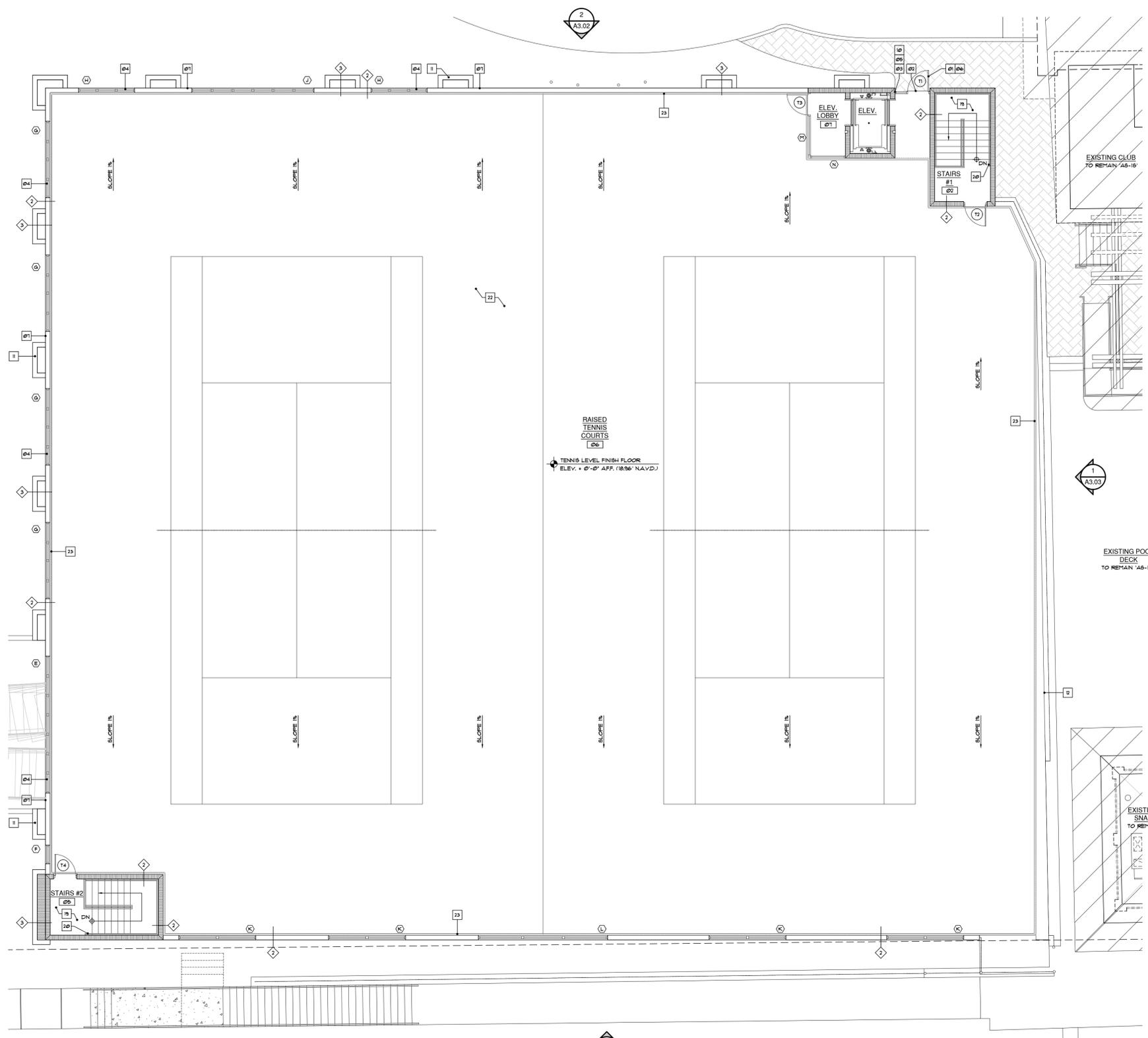
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FLOOR NOTES

- 01 IMPACT RESISTANT 'RGT W3500' & 'ST3500 SERIES' SYSTEM OR EQUAL ALUMINUM GLAZED STOREFRONT ENTRY SYSTEM WITH STANDARD PUSH & PULL HARDWARE & SURFACE APPLIED COLORED 'KYNAR 500' OR EQUAL FINISH (COLORS TO BE WHITE) - NOTE: CONTRACTOR TO PROVIDE SHOP DRAWINGS & CERT. OF COMPLIANCE FOR IMPACT RESISTANT AND COPY TO ALL DADE COUNTY IMPACT AND WIND CYCLING TESTING REQUIREMENTS (TYP.)
- 02 ALL ALUM. EXT. DOOR THRESHOLDS TO BE SET IN 'KARIFLEX 120 EVERLASH' OR EQUAL & CONC. THRESHOLD/ CONC. SILL.
- 03 ALL DOOR & WINDOW CORNERS, SIDES & JAMBS TO BE UNPAINTED BY 'SICA TOP SEAL 101' OR EQ. THEN - APPLY 'KARIFLEX 120 EVERLASH MEMBRANE' OR EQ. OVER ALL WOOD BUICKS W/ A MIN. 1/4" AT THE INTERIOR SIDE OF ALL OPENINGS AND 1/2" ON THE FACE OF ALL THE OPENINGS - INSTALLED AS PER MANU. SPEC'S BY 'SICA' OR EQ. - NOTE: CONTRACTOR TO REQUEST 'ADHESION TEST' BY 'SICA' AND OR 'SICA'.
- 04 DECORATIVE FIXED ALUMINUM VENT GRATES BY CONCEALED CONNECTION W/ ESP PAINTED FIN. - COLOR 'WHITE' - VERIFY W/ OWNER TYP. # GARAGE OPENINGS.
- 05 ALL EXTERIOR STOREFRONT DOORS & WINDOW SYSTEMS TO HAVE 'KARIFLEX 120 EVERLASH' OR EQUAL GASKETS & BUICK/CH/ALUM. FRAME CONDITIONS (TYP.)
- 06 WHERE APPLICABLE - ALL EXTERIOR HARDWARE TO BE MARINE GRADE. ALL CONNECTIONS TO BE STAINLESS STEEL OR EQUAL.
- 07 3/4" TH. 2-COAT SMOOTH STUCCO FINISH ON CONCRETE BLOCK - PAINTED - (TYP) NOTE: ALL STUCCO HAIR LINE CRACKS TO BE FILLED STUCCO CONTRACTOR TO PROVIDE 4" @ 4" @ 1" SAMPLE FOR APPROVAL FOR TEXTURE - MATCH EXISTING.
- 08 12" CONCRETE BLOCK PILASTER W/ 3/4" 2-COATS SMOOTH STUCCO PAINTED - SEE STRUCTURAL DRAWINGS.
- 09 CONTRACTOR TO STOCK FILE EXISTING PAVERS AND REUSE WHERE POSSIBLE. ALL NEW CONC. PAVERS TO MATCH EXISTING NON SLIP - BAND SET ON 1" BEDDING SAND - OVER 4" (AFTER COMPACTION) LIME/ROCK BASE (LIMROCK) COMPACTED SUBGRADE W/ 98% MAX. DENSITY - TYP. AT PAVILION, ALL WALKWAYS & POOL DECK AREA.
- 10 ALL WINDOWS TO HAVE 1 x FT. WD BUICKS ANCHORED TO CONC. AS PER PRODUCT APPROVAL.
- 11 NATIVE CORAL STONE RUBBLE VENEER TO MATCH EXISTING BUILDING-ANCHORED BACK TO MASONRY W/ ADJUSTABLE JOINT REINFORCEMENT # 16" O.C. VERTICAL - SEE ELEVATION FOR LOCATION.
- 12 LEATHERLEAFES - 'SAVANNAH' - 6'-0" HIGH PRIVACY FENCE - VINYL PRIVACY FENCE W/ 6" x 6" POST - COLOR WHITE - OR EQUAL (CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR CLUB APPROVAL).
- 13 8" NT. CMU WALL W/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER BOTH SIDES - PAINTED.
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- 16 Poured concrete column. SEE STRUCT. DWG'S. (TYP.)
- 17 ALL WALKWAY TO HAVE A MAX. 2% CROSS SLOPE.
- 18 6" H. CONC. WHEEL STOP - SEE CIVIL DRAWINGS FOR SPECIFICATIONS.
- 19 CONCRETE STAIR & LANDINGS - CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR APPROVAL PRIOR TO FABRICATION.
- 20 ALL STAIR WALL RAILS SHALL EXTEND 12" BEYOND THE TOP RISE. (THE EXTENSION SHALL BE PARALLEL WITH THE FLOOR & SHALL RETURN TO THE WALL.)
- 21 INTERIOR STAIRWELL WALLS TO BE EXPOSED CMU PAINTED WITH BLOCK FILLER & TOOL STRUCK JOINTS.
- 22 TENNIS COURT TO BE SLOPED 1% W/ 100% ACRYLIC SURFACE ON CONCRETE DECK BY 'SPORTMASTER' OR EQUAL.
- 23 8" WIDE CONT. 'PRO-8' CHANNEL DRAIN SYSTEM 15-102 BY 'SPORTEDGE' OR EQUAL.
- 24 WHITE PAINTED STEP BAR & SIGN - SEE CIVIL DRAWINGS.
- 25 CONTRACTOR TO INSTALL FRIER/ THERMOPLASTIC FOR PARKING STAMPING - SEE CIVIL DRAWINGS.
- 26 5" (MIN) CONCRETE SLAB W/ WWR OVER 10 MIL. POLYETHYLENE VAPOR BARRIERS ON UELL. COMPACTED FILL - TERRITE TREATED. (TYP.)
- 27 PARKING GARAGE STEEL CORNER GAUDES # CONCRETE COLUMNS (TYP. # DRIVE ISLE SIDE) - SEE DETAIL 10/AL09.



PROPOSED SECOND FLOOR NOTED PLAN
 SCALE : 1/8"=1'-0"
 A2.01N

WALL LEGEND

- 1 8" NT. CMU WALL W/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER BOTH SIDES - PAINTED.
- 2 8" CMU WALL W/ TOOL STRUCK JOINTS & 2-COATS BLOCK FILLER - PAINTED ON 8" CONC. BLOCK INTERIOR SIDE W/ 3/4" 2-COATS SMOOTH STUCCO PAINTED FINISH ON EXTERIOR SIDE.
- 3 12" CMU BLOCK PILASTER W/ 3/4" 2-COATS SMOOTH STUCCO PAINTED FINISH ON EXTERIOR SIDE. BOTTOM HALF OF PILASTER TO RECEIVE NATIVE CORAL STONE RUBBLE VENEER TO MATCH EXISTING BUILDING-ANCHORED BACK TO MASONRY W/ ADJUSTABLE JOINT REINFORCEMENT # 16" O.C. VERTICAL - SEE ELEVATION FOR LOCATION.
- 4 Poured concrete column. SEE STRUCT. DWG'S. (TYP.)
- 5 CONCRETE COLUMN
- 6 STRUCTURAL STEEL COLUMN
- 7 WINDOW NUMBER
- 8 DOOR NUMBER

NOTE:
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HR RATED PARTITION - UL - 1419.
 TYPE 'SA' - SITE LIGHTING LUMINAIRE LINES 'DOMS' SERIES' SA CATALOG # D1850-130666LED 4K-R-LE3P



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ISSUED FOR SITE PLAN
 BIDS
 PERMIT 10/022
 CONSTRUCTION

PROJECT TITLE
DELRAY BEACH CLUB RAISED TENNIS & COVERED PARKING

2001 S. OCEAN BLVD.
 DELRAY BEACH, FL.

CLIENT APPROVAL

REVISIONS

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DRAWING TITLE
PROPOSED 2ND FLOOR NOTED PLANS

DATE
10.20.20 DRAWN BY
GE/MJ

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- NOTES:**
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- NOTES:**
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 HATCH INDICATES EXISTING AREAS TO REMAIN 'AS-IS'.



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ISSUED FOR: SITE PLAN
 BIDS
 PERMIT: 10/22
 CONSTRUCTION

PROJECT TITLE
DELRAY BEACH CLUB RAISED TENNIS & COVERED PARKING

2001 S. OCEAN BLVD. DELRAY BEACH, FL.

CLIENT APPROVAL

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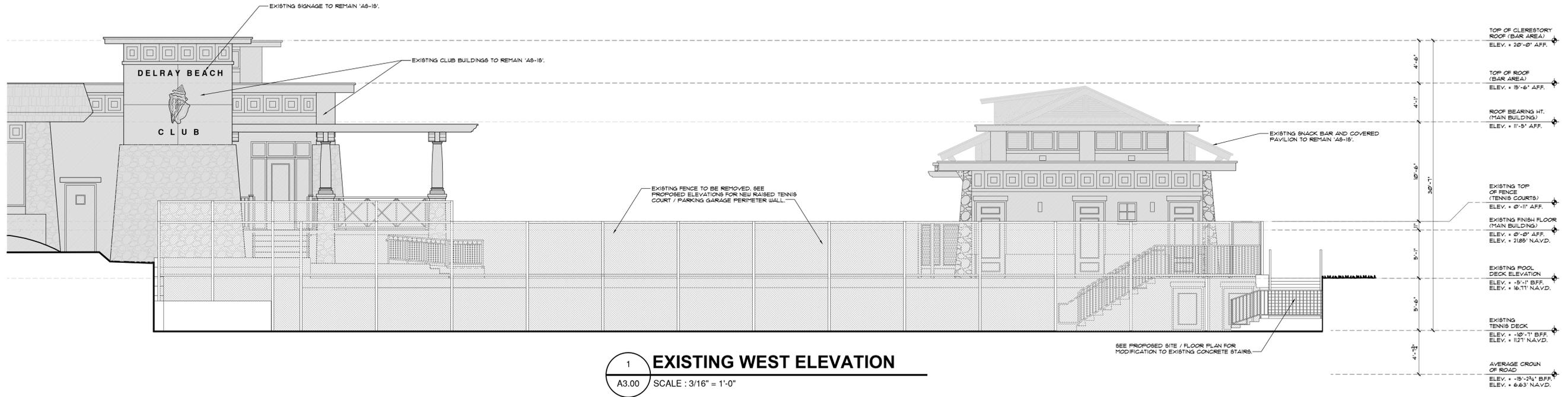
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DRAWING TITLE
EXISTING ELEVATIONS

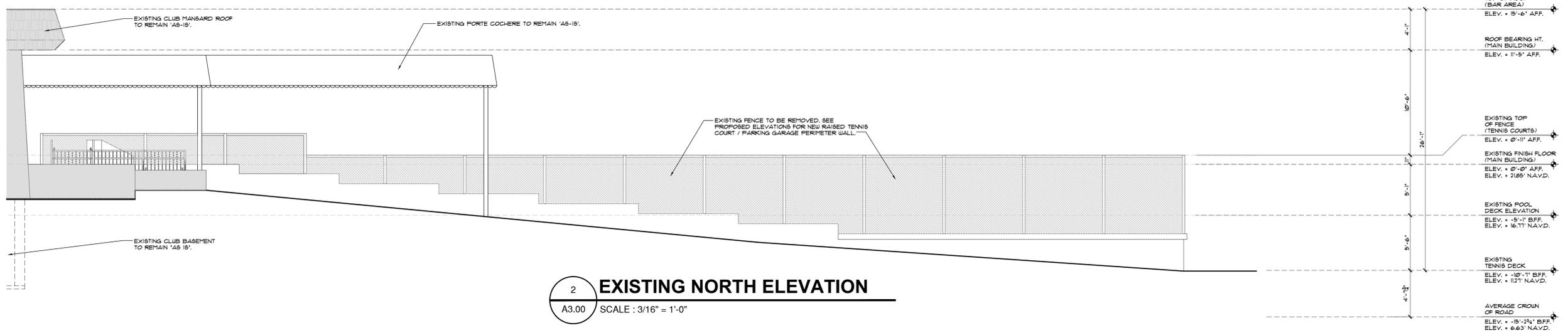
DATE: **10.20.20** | DRAWN BY: **GE/MJ**
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A3.00

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1 EXISTING WEST ELEVATION
 A3.00 SCALE : 3/16" = 1'-0"



2 EXISTING NORTH ELEVATION
 A3.00 SCALE : 3/16" = 1'-0"

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 - CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS, AND NOTIFY ARCHITECT IF ANY DISCREPANCY W/ DRAWINGS. (SEE GENERAL NOTES)
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ISSUED FOR SITE PLAN
 BIDS
 PERMIT 10/22
 CONSTRUCTION

PROJECT TITLE
DELRAY BEACH CLUB RAISED TENNIS & COVERED PARKING

2001 S. OCEAN BLVD. DELRAY BEACH, FL.

CLIENT APPROVAL

REVISIONS

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FILE NUMBER **804A301**

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EXISTING ELEVATIONS

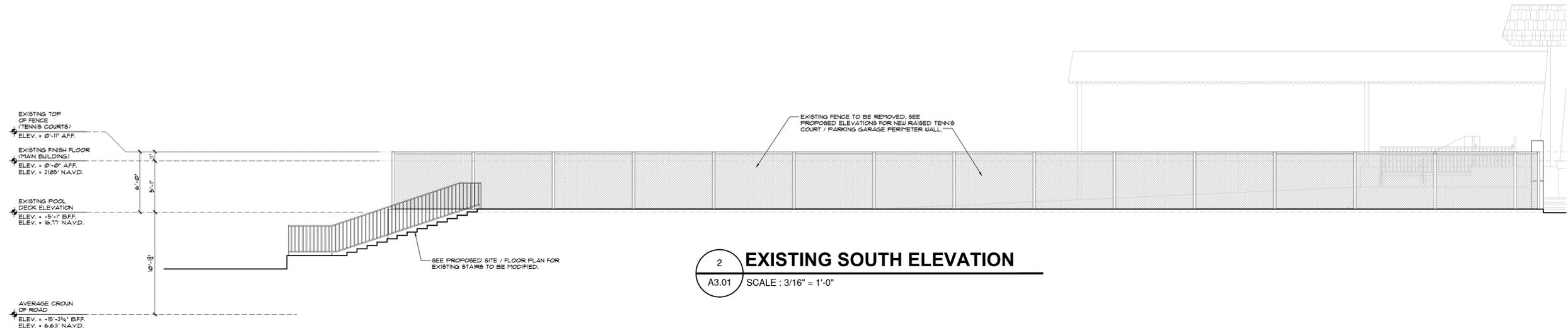
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A3.01

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1 EXISTING EAST ELEVATION
 A3.01 SCALE : 3/16" = 1'-0"



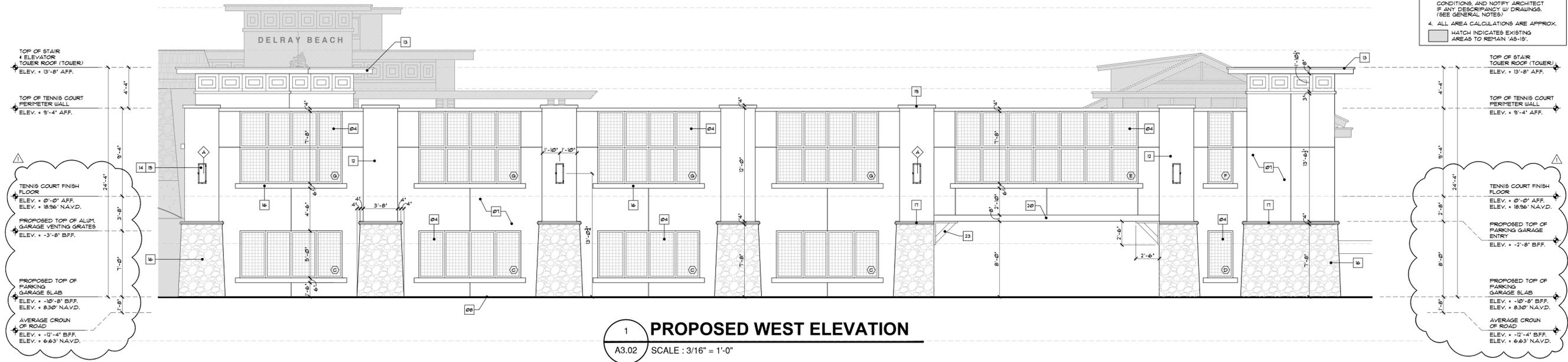
2 EXISTING SOUTH ELEVATION
 A3.01 SCALE : 3/16" = 1'-0"

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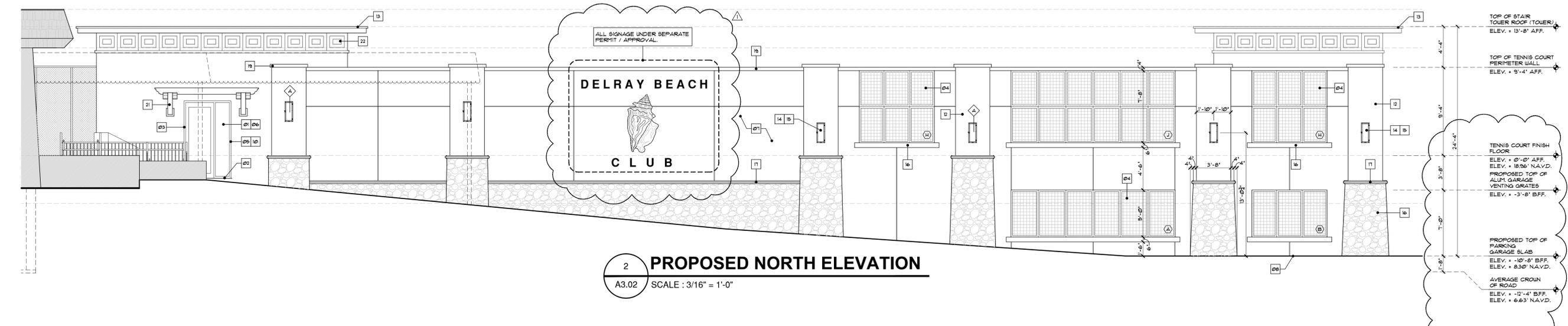
NOTES:

- DO NOT SCALE DRAWINGS!
- FIELD VERIFY ALL DIMENSIONS!
- CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS AND NOTIFY ARCHITECT IF ANY DISCREPANCY W/ DRAWINGS. (SEE GENERAL NOTES)
- ALL AREA CALCULATIONS ARE APPROX.

HATCH INDICATES EXISTING AREAS TO REMAIN 'AS-IS'.



1 PROPOSED WEST ELEVATION
A3.02 SCALE : 3/16" = 1'-0"



2 PROPOSED NORTH ELEVATION
A3.02 SCALE : 3/16" = 1'-0"

ELEVATION NOTES

- 01 IMPACT RESISTANT 'FOT 183500' & 'ST3550' SERIES SYSTEM OR EQUAL - ALUMINUM GLAZED STOREFRONT ENTRY SYSTEM WITH STANDARD PUSH & FULL HARDWARE & SURFACE APPLIED CLOSURE W/ KYNAR FINISH OR EQUAL FINISH - (COLOR TO BE WHITE) - NOTE: CONTRACTOR TO PROVIDE SHOP DRAWINGS & CERT. OF COMPLIANCE FOR IMPACT RESISTANT AND COMPLY W/ ALL DADE COUNTY IMPACT AND WIND CYCLING TESTING REQUIREMENTS (TYP.).
- 02 ALL ALUM. EXT. DOOR THRESHOLDS TO BE SET IN 'SIKAFLEX 102 EVERFLASH' OR EQUAL & CONC. THRESHOLD/ CONC. SILL.
- 03 ALL DOOR & WINDOW CORNERS, HDRS. & JAMBES TO BE UNWRAPPED W/ 'SIKA TOP SEAL 101' OR EQ. THEN - AFFLY 'SIKAFLEX 102 EVERFLASH MEMBRANE' OR EQ. OVER ALL WOOD BUCKS W/ A MIN. 8" AT THE INTERIOR SIDE OF ALL OPENINGS AND 12" ON THE FACE OF ALL THE OPENINGS - INSTALLED AS PER MANUF. SPECS BY 'SIKA' OR EQ. - NOTE: CONTRACTOR TO REQUEST 'ADHESION TEST' BY SIKKA AND OR MANUF.
- 04 DECORATIVE FIXED ALUMINUM VENT GRATES W/ CONCEALED CONNECTION W/ ESP PAINTED FIN. - COLOR 'WHITE' - VERIFY W/ OWNER TYP. & GARAGE OPENINGS.
- 05 ALL EXTERIOR STOREFRONT DOORS & WINDOW SYSTEMS TO HAVE 'SIKAFLEX 102 EVERFLASH' OR EQUAL CAULKING & BUCK/CH/ALUM. FRAME CONDITIONS (TYP.).
- 06 WHERE APPLICABLE - ALL EXTERIOR HARDWARE TO BE MARINE GRADE. ALL CONNECTIONS TO BE STAINLESS STEEL OR EQUAL.
- 07 1/2" x 2-COAT SMOOTH STUCCO FINISH ON CONCRETE BLOCK - PAINTED - (TYP.) NOTE: ALL STUCCO HAIR LINE CRACKS TO BE FILLED. STUCCO CONTRACTOR TO PROVIDE 4'-0" x 4'-0" SAMPLE FOR APPROVAL FOR TEXTURE - MATCH EXISTING.
- 08 EXTERIOR STUCCO TO EXTEND A MIN. 1'-0" BELOW GRADE - TYP. & ENTIRE PERIMETER.
- 09 CONTRACTOR TO STOCK PILE EXISTING PAVERS AND REUSE WHERE POSSIBLE. ALL NEW CONC. PAVERS TO MATCH EXISTING NON SLIP - BAND SET ON 1" BEDDING SAND - OVER 4" (AFTER CONSTRUCTION) LIME ROCK BASE (LBERIO) COMPACTED SUBGRADE W/ 98% MAX. DENSITY - TYP. AT PAVILION, ALL WALKWAYS & POOL DECK AREA.
- 10 ALL WINDOWS TO HAVE 1 x 1 FT. WD. BUCKS ANCHORED TO CONC. AS PER PRODUCT APPROVAL.
- 11 WEATHERABLES - 'SAVANNAH' - 6'-0" HIGH PRIVACY FENCE - VINYL PRIVACY FENCE W/ 6' x 6' POST - COLOR WHITE - OR EQUAL (CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR CLUB APPROVAL).
- 12 12" CONCRETE BLOCK PILLASTERS W/ 3/4" 2-COATS SMOOTH STUCCO PAINTED - SEE STRUCTURAL DRAWINGS.
- 13 8" POURED IN PLACE CONCRETE CANOPY SLAB W/ HYDRO-STOP PREMIUM COAT SYSTEM OVER CONCRETE DECK - W/ CONT. ALUM. DRIP EDGE. SEE STRUCT. DGS. (CONTRACTOR TO INSTALL AS PER MANUF. SPECS. AND PRODUCT APPROVAL. (NOTE: SIDES & UNDER SIDE OF LID TO BE 2-COATS 3/4" SMOOTH STUCCO - PAINTED FIN.)
- 14 ALL LIGHTS TO BE FULLY SHIELDED TO MEET 'FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION' STANDARDS W/ YELLOW (LONG WAVELENGTH) BUG TYPE BULBS OR LOW-PRESSURE SODIUM (LPS). 'THOMAS LIGHTING' #615210-8 OR EQUAL - SEE ELECTRICAL DRAWINGS.
- 15 SEE ELECTRICAL DRAWING FOR ALL EXTERIOR LIGHTING FIXTURES & SPECS.
- 16 NATIVE CORAL STONE RUBBLE VENEER TO MATCH EXISTING BUILDING - ANCHORED BACK TO MASONRY W/ ADJUSTABLE JOINT REINFORCEMENT # 16' O.C. VERTICAL - SEE ELEVATION FOR LOCATION.
- 17 2" HT. x 2" RAISED SMOOTH STUCCO BANDING W/ 1" x 1" TOP & LOWER BANDING. TYPICAL AT ALL PILLASTER PIERS - SEE DETAIL.
- 18 1" x 6" RAISED HORIZONTAL SMOOTH STUCCO SILL BANDING AT TENNIS COURT PERIMETER WALL VENT GRATES - PAINTED (TYP.).
- 19 1" x 4" RAISED HORIZONTAL SMOOTH STUCCO BANDING AT TENNIS COURT PERIMETER WALL - PAINTED (TYP.).
- 20 1" x 8" RAISED HORIZONTAL SMOOTH STUCCO HEADER BANDING AT GARAGE OPENING HEADER - PAINTED (TYP.).
- 21 DECORATIVE ALUM. TRELIS ARBOR W/ 4" x 6" x 8" MEMBERS (ALL W/ HIDDEN CONNECTIONS) - PAINT WHITE W/ KYNAR FINISH BY 'JC ORNAMENTAL IRON WORK' OR EQUAL - CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR APPROVAL.
- 22 PAINTED DECORATIVE STUCCO PANEL BANDING TO REPLICATE EXISTING CLUB - FORMED CONCRETE BEAMS.
- 23 DECORATIVE ALUM. BRACKET (TYP. OF 2) - PAINTED WHITE W/ KYNAR FINISH BY 'JC ORNAMENTAL IRON WORK' OR EQUAL - CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR APPROVAL.
- 24 3/4" SCORED STUCCO LINES - TYP. & ALL SIDES OF PROPOSED GARAGE - PAINTED.
- 25 DECORATIVE STAIR RAILS W/ VERTICAL PICKETS # 4" O.C. MAX SPACING TO BLOCK PASSAGE OF 1" SPHERE & BOTT. RAIL MAX 2" ABOVE STEPS - TYP. - CONTRACTOR TO PROVIDE SHOP DRAWINGS BY 'JC ORNAMENTAL IRON WORK' OR EQUAL, VERIFY W/ CLUB ON COLOR - TO MATCH EXISTING.

NOTE: ANY LIGHT FIXTURES SHALL BE FULLY SHIELDED LIGHT FIXTURES AND ARE TO MEET 'FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION' STANDARDS W/ YELLOW (LONG WAVE LENGTH) BUG TYPE BULBS OR LOW-PRESSURE SODIUM (LPS)

LIGHT FIXTURES (N.I.C)

- ▲ 'THOMAS LIGHTING' TURTLE LIGHT 83210-8
- ▲ ALL LIGHT FIXTURES TO BE APPROVED BY CLUB/ARCHITECT

PAINT LEGEND

- ALL SURFACES TO BE CLEANED & PREP'D AS PER SIKKA INSTRUCTIONS.
 - P-1 BAITE GREEN #649 (MAIN BODY OF BUILDING)
 - P-2 MORNING BAY #667 (MOLDED CONCRETE BEAM)
 - P-3 WHITE (OVERHEAD DOOR)
 - P-4 FINE WHITE #61005 (ALUMINUM LOUVERS & FASCIA)
 - P-5 ACCESSIBLE BEIGE #61036 (STUCCO HEADERS & WINDOW SILLS)
 - P-6 SANDSTONE (METAL ROOFING)
- NOTE: ALL COLORS ARE FOR PRICING PURPOSES ONLY. CONTRACTOR TO PROVIDE SAMPLES FOR CLUB APPROVAL.

EXTERIOR STUCCO

- METAL LATH APPLICATION:
- APPLY SCRATCH COAT WITH SUFFICIENT PRESSURE TO KEY WELL INTO LATH. TROUBLE: AFTER INITIAL SET AND SCRATCH TO ROUGHEN SURFACE.
 - APPLY BROWN COAT AFTER SCRATCH COAT HAS SET FIRM AND HARD AND HAS BEEN STRAIGHTENED TO A TRUE SURFACE WITHOUT THE USE OF ADDITIONAL WATER. LEAVE ROUGH TO RECEIVE FINISH COAT.
 - DAMPEN BROWN COAT EVENLY PRIOR TO APPLICATION OF FINISH COAT. AFFLY FINISH COAT AND BRING FINISH COAT TO A TRUE, EVEN SURFACE, FINISHED AS APPROVED BY OWNER.
 - TWO (2) COAT WORK (ON MASONRY): AFFLY TWO (2) COAT STUCCO TO CONCRETE AND MASONRY AREAS; TOTAL THICKNESS, FIVE-EIGHTHS (5/8) INCH MINIMUM.
 - THREE (3) COAT WORK (ON LATH): AFFLY THREE (3) COAT STUCCO TO METAL LATH TOTAL (1) INCH THICK. AREAS; TOTAL THICKNESS, FIVE-EIGHTHS (5/8) INCH MINIMUM.
 - RUN DRIP GROOVES IN STUCCO. PROVIDE RUN DRIP GROOVES IN EXTERIOR DOORWAY HEADS AND EXTERIOR WINDOW HEADS.
 - ALL STUCCO HEADERS, SILLS AND BANDING TO BE PROVIDED WITH A MIN. 1/8" SLOPE FOR PROPER SHEDDING OF RAIN WATER.
 - ALL POLYSTYRENE BOARD SHALL BE INSTALLED AS PER CURRENT MANUFACTURER'S PUBLISHED INSTRUCTIONS FOR INSTALLATION OF SYSTEM AS APPLICABLE TO EACH TYPE OF SUBSTRATE INDICATED.
 - ALL DECORATIVE POLYSTYRENE BRACKETS (IF APPLICABLE) SHALL BE PROTECTED WITH POLYSTYRENE RESIN-UTC-5061 SPRAYABLE URETHANE ELASTOMER COATING OR EQUAL. NOTE: CONTRACTOR TO PROVIDE SAMPLE FOR APPROVAL - PRIOR TO FABRICATION OF ANY DECORATIVE BRACKETS.

- NOTES:**
- DO NOT SCALE DRAWINGS!
 - FIELD VERIFY ALL DIMENSIONS!
 - CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS AND NOTIFY ARCHITECT IF ANY DISCREPANCY W/ DRAWINGS. (SEE GENERAL NOTES)
 - ALL AREA CALCULATIONS ARE APPROX.
- HATCH INDICATES EXISTING AREAS TO REMAIN 'AS-IS'.



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ISSUED FOR SITE PLAN
 BIDS
 PERMIT 10/22
 CONSTRUCTION

PROJECT TITLE
DELAY BEACH CLUB RAISED TENNIS & COVERED PARKING

2001 S. OCEAN BLVD.
 DELRAY BEACH, FL.

CLIENT APPROVAL

REVISIONS
 REVISED 9.3.21 AS PER PLANNING AND ZONING COMMENTS:
 1. TURTLE LIGHTS HAVE BEEN SPECIFIED FOR ALL EXTERIOR LIGHTING FIXTURES.
 2. REVISED ELEVATION HEIGHTS TO MATCH CIVIL DRAWINGS.

THIS DRAWING IS NOT FOR CONSTRUCTION, IT HAS BEEN ISSUED FOR GOVERNMENTAL REVIEW AND/OR PRELIMINARY PRICING ONLY.

FILE NUMBER **804A303**

DRAWING TITLE
PROPOSED ELEVATIONS

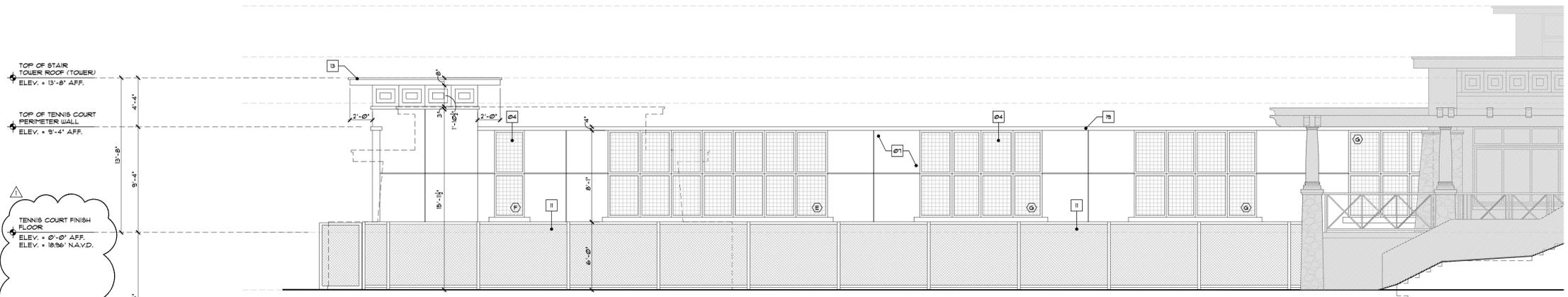
DATE **10.20.20** DRAWN BY **GE/MJ**

JOB NUMBER **20200804**

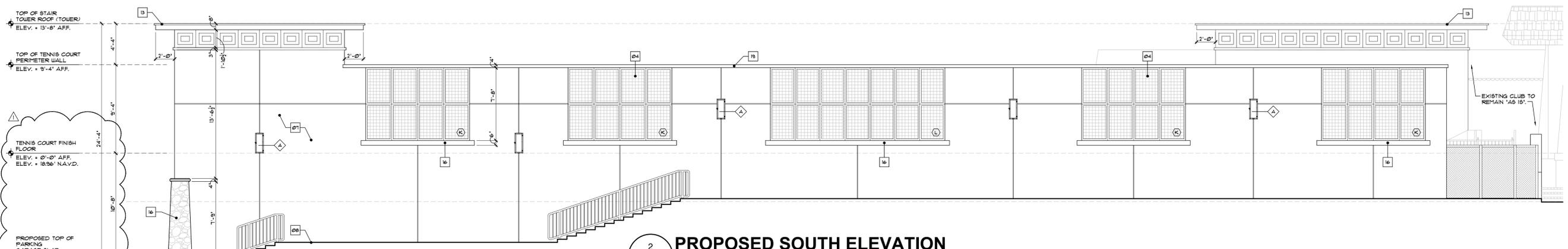
DRAWING NUMBER

A3.03

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1 PROPOSED EAST ELEVATION
 A3.03 SCALE : 3/16" = 1'-0"



2 PROPOSED SOUTH ELEVATION
 A3.03 SCALE : 3/16" = 1'-0"

ELEVATION NOTES

- 01 IMPACT RESISTANT "POT U83500" & "S13550" SERIES SYSTEM OR EQUAL - ALUMINUM GLAZED STOREFRONT ENTRY SYSTEM WITH STANDARD PUSH & PULL HARDWARE & SURFACE APPLIED CLOSURE W/ KYNAR 800[®] OR EQUAL FINISH - (COLOR TO BE WHITE) - NOTE: CONTRACTOR TO PROVIDE SHOP DRAWINGS & CERT. OF COMPLIANCE FOR IMPACT RESISTANT AND COMPLY W/ ALL DADE COUNTY IMPACT AND WIND CYCLING TESTING REQUIREMENTS (TYP.).
- 02 ALL ALUM. EXT. DOOR THRESHOLDS TO BE SET IN 'SIKAFLEX 102 EVERFLASH' OR EQUAL & CONC. THRESHOLD/ CONC. SILL.
- 03 ALL DOOR & WINDOW CORNERS, HDR'S, & JAMB'S TO BE WRAPPED W/ 'SIKA TOP SEAL 101' OR EQ. THEN - APPLY 'SIKAFLEX 102 EVERFLASH MEMBRANE' OR EQ. OVER ALL WOOD BUCKS W/ A MIN. 8" AT THE INTERIOR SIDE OF ALL OPENINGS AND 12" ON THE FACE OF ALL THE OPENINGS - INSTALLED AS PER MANUF. SPEC'S BY 'SIKA' OR EQ. - NOTE: CONTRACTOR TO REQUEST 'ADHESION TEST' BY SIKA AND OR MANUF.
- 04 DECORATIVE FIXED ALUMINUM VENT GRATES W/ CONCEALED CONNECTION W/ EAP PAINTED FIN. - COLOR 'WHITE' - VERIFY W/ OWNER TYP. # GARAGE OPENINGS.
- 05 ALL EXTERIOR STOREFRONT DOORS & WINDOW SYSTEMS TO HAVE 'SIKAFLEX 102 EVERFLASH' OR EQUAL CAULKING @ BACKCH/ALUM. FRAME CONDITIONS (TYP.).
- 06 WHERE APPLICABLE - ALL EXTERIOR HARDWARE TO BE MARINE GRADE. ALL CONNECTIONS TO BE STAINLESS STEEL OR EQUAL.
- 07 1/2" 2-COAT SMOOTH STUCCO FINISH ON CONCRETE BLOCK - PAINTED - (TYP.) NOTE: ALL STUCCO HAIR LINE CRACKS TO BE FILLED. STUCCO CONTRACTOR TO PROVIDE 4'-0" x 4'-0" SAMPLE FOR APPROVAL FOR TEXTURE - HATCH EXISTING.
- 08 EXTERIOR STUCCO TO EXTEND A MIN. 1'-0" BELOW GRADE - TYP. # ENTIRE PERIMETER.
- 09 CONTRACTOR TO STOCK PILE EXISTING PAVERS AND REUSE WHERE POSSIBLE. ALL NEW CONC. PAVERS TO MATCH EXISTING NON SLIP - BAND SET ON 1" BEDDING BAND - OVER 4" (AFTER COMPACTION) LIME ROCK BASE (LBR100) COMPACTED SUBGRADE W/ 98% MAX. DENSITY - TYP. AT PAVILION ALL WALKWAYS & POOL DECK AREA.
- 10 ALL WINDOWS TO HAVE 1 x FT. WD. BUCKS ANCHORED TO CONC. AS PER PRODUCT APPROVAL.
- 11 WEATHERABLES - 'SAVANNAH' - 6'-0" HIGH PRIVACY FENCE - VINYL PRIVACY FENCE W/ 6" x 6" POST - COLOR WHITE - OR EQUAL (CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR CLUB APPROVAL).
- 12 2" CONCRETE BLOCK FILLESTERS W/ 2-COATS SMOOTH STUCCO PAINTED - SEE STRUCTURAL DRAWINGS.
- 13 8" POURED IN PLACE CONCRETE CANOPY SLAB W/ HYDRO-STOP PREMIUM COAT SYSTEM OVER CONCRETE DECK - W/ CONT. ALUM. DRIP EDGE. SEE STRUCT. DUGS. (CONTRACTOR TO INSTALL AS PER MANUF. SPEC'S, AND PRODUCT APPROVAL. (NOTE: SIDES & UNDER SIDE OF LID TO BE 2-COATS 1/2" SMOOTH STUCCO - PAINTED FIN.).
- 14 ALL LIGHTS TO BE FULLY SHIELDED TO MEET FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION STANDARDS W/ YELLOW (LONG WAVELENGTH) BUG TYPE BULBS OR LOW-PRESSURE SODIUM (LPS). 'THOMAS LIGHTING' 16L9310-8 OR EQUAL-SEE ELECTRICAL DRAWINGS.
- 15 SEE ELECTRICAL DRAWINGS FOR ALL EXTERIOR LIGHTING FIXTURES & SPEC'S.
- 16 NATIVE CORAL STONE RUBBLE VENEER TO MATCH EXISTING BUILDING- ANCHORED BACK TO MASONRY W/ ADJUSTABLE JOINT REINFORCEMENT # 16' O.C. VERTICAL. - SEE ELEVATION FOR LOCATION.
- 17 2' HT. x 2' RAISED SMOOTH STUCCO BANDING W/ 1" x 1" TOP & LOWER BANDING. TYPICAL AT ALL PILLASTER PIERS - SEE DETAIL.
- 18 1" x 6" RAISED HORIZONTAL SMOOTH STUCCO SILL BANDING AT TENNIS COURT PERIMETER WALL VENT GRATES - PAINTED (TYP.).
- 19 1" x 4" RAISED HORIZONTAL SMOOTH STUCCO BANDING AT TENNIS COURT PERIMETER WALL - PAINTED (TYP.).
- 20 1" x 8" RAISED HORIZONTAL SMOOTH STUCCO HEADER BANDING AT GARAGE OPENING HEADER - PAINTED (TYP.).
- 21 DECORATIVE ALUM. TRELLIS ARBOR W/ 4" x 6" x 8" MEMBERS (ALL W/ HIDDEN CONNECTIONS) - PAINT WHITE W/ KYNAR FINISH BY 'JC ORNAMENTAL IRON WORK' OR EQUAL - CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR APPROVAL.
- 22 PAINTED DECORATIVE STUCCO PANEL BANDING TO REPLICATE EXISTING CLUB - FORMED CONCRETE BEAMS.
- 23 DECORATIVE ALUM. BRACKET (TYP. OF 2) - PAINTED WHITE W/ KYNAR FINISH BY 'JC ORNAMENTAL IRON WORK' OR EQUAL. CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR CLUB APPROVAL.
- 24 3/4" SCORED STUCCO LINES - TYP. # ALL SIDES OF PROPOSED GARAGE - PAINTED.
- 25 DECORATIVE STAIR RAILS W/ VERTICAL PICKETS # 4" O.C. MAX SPACING TO BLOCK PASSAGE OF 4" SPHERE & BOTT. RAIL MAX 2" ABOVE STEPS - TYP. - CONTRACTOR TO PROVIDE SHOP DRAWINGS BY 'JC ORNAMENTAL IRON WORK' OR EQUAL. (VERIFY W/ CLUB ON COLOR - TO MATCH EXISTING).

NOTE: ANY LIGHT FIXTURES SHALL BE FULLY SHIELDED LIGHT FIXTURES AND ARE TO MEET FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION STANDARDS W/ YELLOW (LONG WAVE LENGTH) BUG TYPE BULBS OR LOW-PRESSURE SODIUM (LPS).

LIGHT FIXTURES (N.I.C)

- ▲ 'THOMAS LIGHTING' TURTLE LIGHT 16L9310-8
- ▲ ALL LIGHT FIXTURES TO BE APPROVED BY CLUB/ARCHITECT

PAINT LEGEND

- ALL SURFACES TO BE CLEANED & PRIMED AS PER SHERWIN WILLIAMS
- P-1 BASE GREEN 950 6475 (PAV. BODY OF BUILDING)
- P-2 MORNING SUN 950 6672 (POLES CONCRETE BEAM)
- P-3 WHITE (OVERHEAD DOOR)
- P-4 PURE WHITE 950 1009 (ALUMINUM LAMERS & FASCIA)
- P-5 ACCESSIBLE BEISE 950 1036 (STUCCO HEADERS & WINDOW SILLS)
- P-6 SANDSTONE (METAL ROOFING)

NOTE: ALL COLORS ARE FOR PRICING PURPOSES ONLY. CONTRACTOR TO PROVIDE SAMPLES FOR CLUB APPROVAL. CONTRACTOR TO PROVIDE PRICE TO PAINT BOTH EXISTING POOL, SHACK BAR & POOL BAR.

EXTERIOR STUCCO

- METAL LATH APPLICATION:
 1. APPLY SCRATCH COAT WITH SUFFICIENT PRESSURE TO KEY WELL INTO LATH. TROUPEL AFTER INITIAL SET AND SCRATCH TO ROUGHEN SURFACE.
 2. APPLY BROWN COAT AFTER SCRATCH COAT HAS SET FIRM AND HARD AND HAS BEEN STRAIGHTENED TO A TRUE SURFACE WITHOUT THE USE OF ADDITIONAL WATER. LEAVE ROUGH TO RECEIVE FINISH COAT.
 3. DAMPEN BROWN COAT EVENLY PRIOR TO APPLICATION OF FINISH COAT. APPLY FINISH COAT AND BRING FINISH COAT TO A TRUE, EVEN SURFACE, FINISHED AS APPROVED BY OWNER.
 4. TWO (2) COAT WORK (ON MASONRY). APPLY TWO (2) COAT STUCCO TO CONCRETE AND MASONRY AREAS; TOTAL THICKNESS, FIVE-EIGHTHS (5/8) INCH MINIMUM.
 5. THREE (3) COAT WORK (ON LATH). APPLY THREE (3) COAT STUCCO TO METAL LATH; TOTAL (1) INCH THICK. AREAS; TOTAL THICKNESS, FIVE-EIGHTHS (5/8) INCH MINIMUM.
 6. RUN DRIP GROOVES IN STUCCO. PROVIDE RUN DRIP GROOVES IN EXTERIOR DOORWAY HEADS AND EXTERIOR WINDOW HEADS.
 7. ALL STUCCO HEADERS, SILLS AND BANDING TO BE PROVIDED WITH A MIN. 1/8" SLOPE FOR PROPER SHEDDING OF RAIN WATER.
 8. ALL POLYSTYRENE BOARD SHALL BE INSTALLED AS PER CURRENT MANUFACTURER'S PUBLISHED INSTRUCTIONS FOR INSTALLATION OF SYSTEM AS APPLICABLE TO EACH TYPE OF SUBSTRATE INDICATED.
 9. ALL DECORATIVE POLYSTYRENE BRACKETS (IF APPLICABLE) SHALL BE PROTECTED WITH POLYSTYRENE RESIN-UTC-8261 (SPRAYABLE URETHANE ELASTOMER COATING OR EQUAL. NOTE: CONTRACTOR TO PROVIDE SAMPLE FOR APPROVAL - PRIOR TO FABRICATION OF ANY DECORATIVE BRACKETS.

PLOTTED 10/25/20 - 10:00 AM