

1. ALL INTERIOR FINISHES SHALL MEET OR EXCEED THE REQUIREMENTS OF THE FLORIDA BUILDING CODE. THE GENERAL CONTRACTOR SHALL VERIFY THAT EACH FINISH MEETS OR EXCEEDS THESE REQUIREMENTS, PRIOR TO ORDERING OR INSTALLATION.

1. ALL WORK SHALL BE PERFORMED AND COMPLETED IN STRICT ACCORDANCE WITH APPLICABLE BUILDING CODES AND MANUFACTURER'S RECOMMENDED PROCEDURES FOR THE INSTALLATION OF MATERIALS AND

## ALLOWABLE BUILDING HEIGHT ABOVE GRADE. FBC TABLE 504.3

PROJECT TYPE: NEW AUTOMOTIVE AND SERVICE

# ALERSHIP CONSULTANT

# Interior Finish Classification

HDWD.  
HARDWARE  
HARDWOOD

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12. PROVIDE BACKING IN PARTITIONS AND WALLS AS REQUIRED TO SUPPORT SHELVING AND WALL MOUNTED FIXTURES (SEE BACKING DETAIL IN THE ARCHITECTURAL DETAILS)

**WOOD CONSTRUCTION**

1. ALL WOOD IN CONTACT WITH CONCRETE, OR METAL, SHALL BE PRESSURE TREATED.

**METAL STUDS**

( ALSO COMPLIES WITH TABLE 406.5.4 < 50,000 SF AREA PER TIER ALLOWED )  
ALLOWABLE BUILDING AREA INCREASE FOR THE GROUND FLOOR WITH MOST RESTRICTIVE USE "S-1" PER FBC 506.2.3 SINGLE-OCCUPANCY, MULTISTORY BUILDINGS

WE  
INCLUSIVE, AND LOTS 57 THROUGH 66, INCLUSIVE, BLOCK 35; AND LOTS 12 THROUGH  
BLOCK 36, ALL LYING IN "DEL-RATON PARK", ACCORDING TO THE PLAT THEREOF AS RECORDED  
BOOK 14, PAGE 9, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.  
PARCEL 2

1. ALL INTERIOR FINISHES SHALL MEET OR EXCEED THE REQUIREMENTS OF THE FLORIDA BUILDING CODE. THE GENERAL CONTRACTOR SHALL VERIFY THAT EACH FINISH MEETS OR EXCEEDS THESE REQUIREMENTS, PRIOR TO ORDERING, OR INSTALLATION.  
AS PER THE FLORIDA FIRE PREVENTION CODE (NFPA 101) SEC. 38.3.3.2, AND FBC TABLE 803.11, THE MINIMUM INTERIOR FINISH CLASSIFICATIONS SHALL BE AS FOLLOWS:

ENCLOSED STAIRWAYS:	CLASS 'A' OR 'B' WITH SPRINKLERS
CORRIDORS/LOBBIES:	CLASS 'A' OR 'B' OR 'C' WITH SPRINKLERS
ROOMS and ENCLOSED SPACES:	CLASS 'A', 'B', OR 'C'

FINISHES ARE TO BE SELECTED BY THE OWNER AND/OR TENANT, AND COORDINATED BY THE GENERAL CONTRACTOR.
2. ALL INTERIOR FINISHES SHALL COMPLY WITH FLORIDA BUILDING CODE 2017, 6TH ED. CHAPTER 8, SECT. 803.1, TABLE 803.1.1 AND CLASSIFIED IN ACCORDANCE TO ASTM 84. FINISH TYPES SHALL BE AS FOLLOWS:

CLASS 'A'	FLAME SPREAD 0-25	SMOKE DEVELOPED INDEX 0-450
CLASS 'B'	FLAME SPREAD 26-75	SMOKE DEVELOPED INDEX 0-450
CLASS 'C'	FLAME SPREAD 76-200	SMOKE DEVELOPED INDEX 0-450

GENERAL CONTRACTOR SHALL VERIFY THAT ALL SELECTED FINISHES MEET THESE CRITERIA, OR PROVIDE SPECIFICATIONS FOR ARCHITECT REVIEW AND APPROVAL.
3. ALL INTERIOR FLOOR FINISHES SHALL COMPLY THE FLORIDA FIRE PREVENTION CODE (NFPA 101) SEC. 38.3.3.3, AND FBC 804, THE MINIMUM INTERIOR FLOOR FINISH CLASSIFICATIONS SHALL BE AS FOLLOWS:

EXIT ENCLOSURES:	CLASS I OR CLASS II TO COMPLY WITH NFPA 10.2.7
EXIT ACCESS CORRIDORS:	CLASS I, 0.45 WATTS/CM <sup>2</sup> OR GREATER; CLASS II, 0.22 WATTS/CM <sup>2</sup> OR GREATER.

1. ALL WORK SHALL BE PERFORMED AND COMPLETED IN STRICT ACCORDANCE WITH APPLICABLE BUILDING CODES AND MANUFACTURER'S RECOMMENDED PROCEDURES FOR THE INSTALLATION OF MATERIALS AND EQUIPMENT AS REQUIRED TO SATISFY THE DRAWINGS AND THESE SPECIFICATIONS.
2. BEFORE COMMENCEMENT OF THE WORK, THE CONTRACTOR SHALL VERIFY MEASUREMENTS AND CONDITIONS AT THE EXISTING BUILDING AND SITE. ANY DIFFERENCES, OR DISCREPANCIES, BETWEEN ACTUAL MEASUREMENTS AND CONDITIONS FROM THOSE SHOWN ON THE DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT FOR CONSIDERATION AND DECISION BEFORE PROCEEDING WITH THE WORK.
3. THE GENERAL CONTRACTOR SHALL FURNISH OR PROVIDE FOR ALL ITEMS, ARTICLES, MATERIALS, OPERATIONS OR METHODS LISTED, MENTIONED OR SCHEDULED ON THE DRAWINGS AND HEREIN SPECIFIED.
4. THE DRAWINGS ARE INTENDED TO SHOW THE GENERAL ARRANGEMENT, DESIGN AND EXTENT OF THE WORK AND ARE PARTLY DIAGRAMMATIC. THEY ARE NOT INTENDED TO BE SCALED.
5. ALL DETAILS AND SECTIONS SHOWN ARE INTENDED TO BE TYPICAL AND SHALL BE CONSTRUCTED TO APPLY TO ANY SIMILAR SITUATION ELSEWHERE ON THE PROJECT, EXCEPT WHERE A DIFFERENT DETAIL IS SHOWN.
6. IF ANY CLARIFICATIONS OF THE CONSTRUCTION DOCUMENTS ARE REQUIRED, OR ANY DISCREPANCIES ARE NOTICED, THEY SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION FOR FURTHER CLARIFICATION.
7. CONTRACTOR SHALL OBTAIN THE LATEST SET OF DRAWINGS FROM THE ARCHITECT, INCLUDING ANY DATE REVISIONS, BEFORE STARTING CONSTRUCTION.
8. THE CONTRACTOR SHALL COMPLY WITH THE SAFETY REQUIREMENTS OF ALL LOCAL, STATE AND FEDERAL LAWS.
9. PROVIDE ALL SHORING, BRACING AND SHEATHING AS REQUIRED FOR SAFETY AND FOR THE PROPER EXECUTION OF THE WORK.
10. IN THE PROCESS OF LOCATING INTERIOR PARTITIONS, THE CONTRACTOR RESPONSIBLE SHALL REPORT ANY DIMENSIONAL DIFFERENCES IN THE FIELD FROM THE DIMENSIONS INDICATED ON THE PLANS, BEFORE PROCEEDING WITH ANY WORK.
11. WALL THICKNESS DIMENSIONS SHOWN ARE NOMINAL. PLEASE SEE PARTITION DETAILS FOR ACTUAL ASSEMBLY THICKNESSES.
12. PROVIDE PACKING IN PARTITIONS AND WALLS AS REQUIRED TO SUPPORT SHELVING AND WALL MOUNT INTERFACINGS.

ALLOWABLE BUILDING HEIGHT ABOVE GRADE . FBC TABLE 504.3		
GROUP "B" / SPRINKLER SYS. / TYPE II-B / 75' FBC ALLOWED.	19' PROPOSED	
= LESS THAN 48' PER ZONING MAXIMUM HEIGHT ALLOWANCE.		
GROUP "S-1" / SPRINKLER SYS. / TYPE II-B / 75' FBC ALLOWED.	19' PROPOSED	
= LESS THAN 48' PER ZONING MAXIMUM HEIGHT ALLOWANCE.		
GROUP "S-2" / SPRINKLER SYS. / TYPE II-B / 75' FBC ALLOWED.	47'-6" PROPOSED	
LESS THAN 48' PER ZONING MAXIMUM HEIGHT ALLOWANCE.		
ALLOWABLE NUMBER OF STORIES HEIGHT FBC TABLE 504.4		
GROUP "B" / SPRINKLER SYS. / TYPE II-B / 4 STORIES ALLOWED =		
GROUP "S-1" / SPRINKLER SYS. / TYPE II-B / 3 STORIES ALLOWED =		
GROUP "S-2" / SPRINKLER SYS. / TYPE II-B / 4 STORIES ALLOWED =		
(S-2" ALSO COMPLIES WITH TABLE 406.5.4 RAMP ACCESS 8 TIERS)		
ALLOWABLE BUILDING AREA. FBC TABLE 506.1		
GROUP "B" / SPRINKLER SYS. / TYPE II-B / SM = 69,000 SF ALLOWED.	19,887 SF ACTU	
GROUP "S-1" / SPRINKLER SYS. / TYPE II-B / SM = 52,500 SF ALLOWED.	42,676 SF ACTU	
GROUP "S-2" / SPRINKLER SYS. / TYPE II-B / SM = 78,000 SF ALLOWED PER FLOOR:		
"S-2" OPEN PARKING GARAGE		
2ND FLOOR PARKING TIER = 49,102 SF ACTUAL PARKING AREA		
3RD FLOOR PARKING TIER = 49,102 SF ACTUAL PARKING AREA		
3RD FLOOR PARKING TIER = 49,102 SF ACTUAL PARKING AREA		

PROJECT TYPE: NEW AUTOMOTIVE AND SERVICE	PROPERTY OWNER: GRIECO MOTORS L 2001 S. Federal Hwy Delray Beach, Florida
CLIENT CONTACT INFO: PAUL BALAY GRIECO AUTOMOT 1880 Hartford Ave D Johnston, Rhode Island pbalay@griecoag.co 401-553-6000	PROPERTY NAME /LOCATION ADDRESS: GRIECO DELRAY FC 2501 S. FEDERAL HWY DELRAY BEACH, FL
LEGAL DESCRIPTION: PARCEL 1 LOTS 12 THROUGH 22, INCLUSIVE, LESS THE WEST 38 FEET THEREOF, BLOCK 22; LOTS 23 33, INCLUSIVE BLOCK 22; ALL OF BLOCK 23, LESS THE WEST 38 FEET THEREOF; LOTS 1 TH	

# Abbreviation Legend

ALLOWABLE BUILDING HEIGHT ABOVE GRADE . FBC TABLE 504.3		
GROUP "B" / SPRINKLER SYS. / TYPE II-B / 75' FBC ALLOWED. = LESS THAN 48' PER ZONING MAXIMUM HEIGHT ALLOWANCE.	19' PROPOSED	
GROUP "S-1" / SPRINKLER SYS. / TYPE II-B / 75' FBC ALLOWED. = LESS THAN 48' PER ZONING MAXIMUM HEIGHT ALLOWANCE.	19' PROPOSED	
GROUP "S-2" / SPRINKLER SYS. / TYPE II-B / 75' FBC ALLOWED. LESS THAN 48' PER ZONING MAXIMUM HEIGHT ALLOWANCE.	47'-6" PROPOSED	
<b>ALLOWABLE NUMBER OF STORIES HEIGHT</b>	<b>FBC TABLE 504.4</b>	
GROUP "B" / SPRINKLER SYS. / TYPE II-B / 4 STORIES ALLOWED = GROUP "S-1" / SPRINKLER SYS. / TYPE II-B / 3 STORIES ALLOWED = GROUP "S-2" / SPRINKLER SYS. / TYPE II-B / 4 STORIES ALLOWED = ("S-2" ALSO COMPLIES WITH TABLE 406.5.4 RAMP ACCESS 8 TIERS)	1 STORY PROPOSED	1 STORY PROPOSED
<b>ALLOWABLE BUILDING AREA.</b>	<b>FBC TABLE 506.4</b>	
GROUP "B" / SPRINKLER SYS. / TYPE II-B / SM = 69,000 SF ALLOWED. 19,887 SF ACTUAL GROUP "S-1" / SPRINKLER SYS. / TYPE II-B / SM = 52,500 SF ALLOWED. 42,676 SF ACTUAL GROUP "S-2" / SPRINKLER SYS. / TYPE II-B / SM = 78,000 SF ALLOWED PER FLOOR: "S-2" OPEN PARKING GARAGE 2ND FLOOR PARKING TIER = 49,102 SF ACTUAL PARKING AREA 3RD FLOOR PARKING TIER = 49,102 SF ACTUAL PARKING AREA 3RD FLOOR PARKING TIER = 49,102 SF ACTUAL PARKING AREA ( ALSO COMPLIES WITH TABLE 406.5.4 < 50,000 SF AREA PER TIER ALLOWED )	4 STORY PROPOSED	4 STORY PROPOSED
ALLOWABLE BUILDING AREA INCREASE FOR THE GROUND FLOOR WITH MOST RESTRICTIVE USE "S-1" PER FBC 506.2.3 SINGLE-OCCUPANCY, MULTISTORY BUILDINGS		
<b><math>A_g = A_t + (N_S \times I_f) \times S_g</math></b>		
$A_g = 52,500 + (17,500 \times .75) ] \times 4 = 210,000 \text{ sf}$		
GROUND FLOOR ACTUAL SF = 62,563 SF < 210,000 SF ALLOWED		
<b>REQUIRED FIRE ASSEMBLIES: CONSTRUCTION TYPE II-B</b>		
FIRE SPRINKLERS PROVIDED: YES		
FIRE ALARM PROVIDED: YES		
<b>FBC TABLE 601: FIRE RESISTANCE REQUIREMENTS BUILDING ELEMENTS (HOUR)</b>		
<b>STRUCTURAL ELEMENTS</b>	<b>FIRE RATING REQUIRED</b>	<b>FIRE RATING PROVIDED</b>
STRUCTURAL FRAME (INCL. COLUMNS, GIRDERS, TRUSSES)	0	0
BEARING WALLS: EXTERIOR	0	0
INTERIOR	0	0
NON-BEARING EXTERIOR WALLS and PARTITIONS	0	0
NON-BEARING INTERIOR WALLS and PARTITIONS:	0	0
FLOOR CONSTRUCTION: BETWEEN 1ST AND 2ND:	2	2 HR REFER HORIZONTAL SEP.
BETWEEN UPPER FLOORS:	0	0 HR FOR OPEN GARAGE < 50,000 SF
ROOF CONSTRUCTION:	0	0
Req. Separation of Occupancies WALLS (FBC 508.4)	2 HR. SEPARATION	1 HR. WITH FIRE SPRINKLER
GROUP B and GROUP S-1 GROUP B and GROUP S-2 GROUP S-1 and GROUP S-2	2 HR. SEPARATION	Non Applicable
	2 HR. SEPARATION	Non Applicable
<b>HORIZONTAL SEPARATION BETWEEN FLOORS:</b>		
GROUP B and GROUP S-2	2 HR. SEPARATION	2 HR. SEPARATION 4.6" concrete
GROUP S-1 and GROUP S-2	2 HR. SEPARATION	2 HR. SEPARATION 4.6" concrete
GROUP S-2 and GROUP S-2	0 HR. SEPARATION	0 HR. SEPARATION
<b>FBC SECTION 722 CALCULATED FIRE RESISTANCE FOR CONCRETE FLOOR AND ROOF TABLE 722.2.1 MIN. SLAB THICKNESS OF 4.6" CARBONATE CONCRETE YIELDS 2-HR RATING</b>		
A TOTAL THICKNESS OF 4.6" CARBONATE CONCRETE SLAB IS PROVIDED BETWEEN GROUND FLOOR AND 2ND FLOOR PARKING GARAGE TO COMPLY WITH 2-HR OCCUPANCY SEPARATION.		
<b>FBC 602: FIRE RATING FOR EXTERIOR WALLS ON FIRE SEPARATION DISTANCE X&gt;30'= C</b>		
<b>Fire Assemblies</b>		

PROJECT TYPE:		NEW AUTOMOTIVE AND SERVICE			
PROPERTY OWNER:		GRIECO MOTORS LTD 2001 S. Federal Hwy Delray Beach, Florida			
CLIENT CONTACT INFO:		PAUL BALAY GRIECO AUTOMOTIVE 1880 Hartford Ave D Johnston, Rhode Island pbalay@griecoag.com 401-553-6000			
PROPERTY NAME /LOCATION ADDRESS:		GRIECO DELRAY FCA 2501 S. FEDERAL HWY DELRAY BEACH, FL			
LEGAL DESCRIPTION:					
PARCEL 1 LOTS 12 THROUGH 22, INCLUSIVE, LESS THE WEST 38 FEET THEREOF, BLOCK 22; LOTS 23 - 33, INCLUSIVE, BLOCK 22; ALL OF BLOCK 23, LESS THE WEST 38 FEET THEREOF; LOTS 1 - THE INCLUSIVE, AND LOTS 57 THROUGH 66, INCLUSIVE, BLOCK 35; AND LOTS 12 THROUGH 33, BLOCK 36, ALL LYING IN "DEL-RATON PARK", ACCORDING TO THE PLAT THEREOF AS RECORDED, BOOK 14, PAGE 9, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.					
PARCEL 2 THAT PORTION OF FREDERICK BOULEVARD LYING ADJACENT TO AND EAST OF THE EAST LINE THROUGH 20, BLOCK 23, AND LOTS 23 THROUGH 33, BLOCK 22, AND ADJACENT TO AND VERTICALLY ALIGNED WITH THE WEST LINE OF LOTS 1 THROUGH 10, BLOCK 35, AND LOTS 12 THROUGH 22, BLOCK 36, IN "DEL-RATON PARK", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGE 9, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.					
PARCEL 3 THAT PART OF THE RIGHT-OF-WAY OF AVENUE "E", ACCORDING TO THE PLAT OF "DEL-RATON PARK", RECORDED IN PLAT BOOK 14, PAGE 9, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING BOUNDED AS FOLLOWS:					
ON THE WEST BY THE PRESENT EASTERLY RIGHT-OF-WAY OF U.S. HIGHWAY 1 (S.R.5); ON THE WESTERLY RIGHT-OF-WAY LINE OF FLORIDA BOULEVARD, AS SHOWN ON SAID PLAT; ON THE BLOWSIDE OF SAID PLAT BY A PORTION OF THE ABANDONED RIGHT-OF-WAY OF FLORIDA BOULEVARD; ON THE SOUTH BY BLOCKS 23 AND 35 OF SAID PLAT AND BY A PORTION OF THE ABANDONED RIGHT-OF-WAY OF FREDERICK BOULEVARD..					
JURISDICTION:		CITY OF DELRAY BEACH			
WATER /WASTEWATER SERVICE PROVIDER: CITY OF DELRAY BEACH					
REFER TO CIVIL SHEET C-2 FOR SITE AND ZONING INFORMATION					
CURRENT APPLICABLE CODE(S): 6TH EDITION					
2017 FLORIDA BUILDING CODE PALM BEACH COUNTY WITH ALL STATE & LOCAL AMENDMENTS FLORIDA ACCESSIBILITY CODE 2010 FLORIDA ENERGY CONSERVATION CODE 2010 FLORIDA FUEL GAS CODE 2017 FLORIDA MECHANICAL CODE 2017 FLORIDA PLUMBING CODE 2017 FLORIDA TEST PROTOCOLS CODE NATIONAL ELECTRICAL CODE 2017 FLORIDA FIRE PREVENTION CODE					
NFPA CHAPTER 38 NEW BUSINESS & 42 STORAGE OCCUPANCY					
BLDG OCCUPANCY:		GROUP B: OFFICE / STORAGE GROUP S-1: AUTO SERVICE / PARTS GROUP S-2: OPEN AIR PARKING			
FIRE SPRINKLERS DRAWINGS PROVIDED BY SUMMER FIRE SPRINKLERS		(100% FULLY FIRE SPRINKLER)			
FIRE ALARM PROVIDED					
FIRE SEPARATIONS PROVIDED TO MEET CODE					
NUMBER OF STORIES: TOTAL = 4 STORIES					
PROPOSED OCCUPANCY : GROUPS "B", "S-1" &					
1ST FLR: GROUP "B" MOTOR VEHICLE SHOWROOM / SALES / CARWASH 1ST FLR: GROUP "S-1" MOTOR VEHICLE REPAIR GARAGE /SERVICE DRIVES TOTAL GROUND FLOOR FOOTPRINT GROSS AREA FOR THIS PROJECT:					
2ND FLR: GROUP "S-2" EMPLOYEE PARKING GARAGE 3RD FLR: GROUP "S-2" INVENTORY PARKING GARAGE					

## Symbol Legend

# Plumbing Fixture Calculation

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## Project Information

01

PERMIT SET  
PERMIT NO. 03-04-19