

PLAYGROUND NOTES:

1. REMOVE (5) PARKING SPACES AS SHOWN ON SITE PLAN.
2. INSTALL NEW PLAYGROUND ARTIFICIAL TURF & POUR IN PLACE RUBBER, SEE INFO BELOW.
3. INSTALL NEW PLAYGROUND EQUIPMENT AS SHOWN ON SHT. A-6. EQUIPMENT TO BE PROVIDED BY TENANT.
4. ALL PLAYGROUND EQUIPMENT TO BE INSTALLED AS PER MANUFACTURER'S STANDARD DETAILS AND SPECIFICATIONS. VERIFY W/ MANUFACTURER PRIOR TO INSTALLATION.
PROVIDE SHOP DRAWINGS FOR ALL PLAYGROUND EQUIPMENT TO COMPLY WITH FBC 2014.
5. VERIFY & INSTALL NEW PLAYGROUND EQUIPMENT AS TO PROVIDE PROPER ADA CIRCULATION AND COORDINATE LOCATION OF THESE AS TO NOT INTERFERE WITH PATH OF EGRESS.
6. ALL PLAYGROUND EQUIPMENT SHOWN ON THIS PLAN IS FOR GRAPHICAL REPRESENTATION ONLY. REFER TO SPECIFICATIONS AND MANUFACTURER'S STANDARD DETAILS IN REGARDS TO SIZE, DIMENSIONS, AND FALL ZONE REQUIRED AREAS. USE PLAYWORLD "CLUBHOUSE" FUN1481 EQUIPMENT, SEE SPEC'S.
7. ALL EXISTING TREES SURROUNDING PLAYGROUND TO REMAIN. NO TREES OR SHRUBS ARE TO BE REMOVED AT THE NEARBY EXISTING LANDSCAPED ISLANDS.
NOTE REGARDING WATER EASEMENT:
8. ANY PROPOSED PLAYGROUND EQUIPMENT OR SIMILAR, SHALL BE ABLE TO BE INSTALLED AND UNINSTALLED EASILY TO PRESERVE ANY WATER SERVICE OR MAINTENANCE WITHIN THE 12' EASEMENT AREA.
9. INSTALL (9) NEW SPEED LIMIT SIGNS AT REAR ALLEY WAY AT AREAS SHOWN. DELETE NOTE

DEMOLITION NOTES:

10. EXISTING DUMPSTER TO BE RE-LOCATED. COORDINATE WITH LANDLORD FOR FUTURE LOCATION.
 11. EXISTING DUMPSTER WALL ENCLOSURE & WOOD GATE TO BE DEMOLISHED. EXISTING FLOOR DRAIN AT DUMPSTER LOCATION TO REMAIN.
 12. EXISTING CONCRETE CURB TO BE REMOVED ONLY AT LOCATION SHOWN AT DUMPSTER.
- NOTE:** ALL GATES AT PLAYGROUND AREA TO HAVE SELF-CLOSERS & SELF-LATCHING HARDWARE.



MBM Grass
Artificial Grass for Playground Park P13
Additional Information

Face Weight 45
Backing Triple Latex
Type of Fiber Monofilament
Color Brown Thatch, Emerald Lime
Stitch Rate 13
Gauge 1/2



MBM Grass
166 Bayridge Drive
Weston FL 33326



XGRASS
Rubber Surfacing

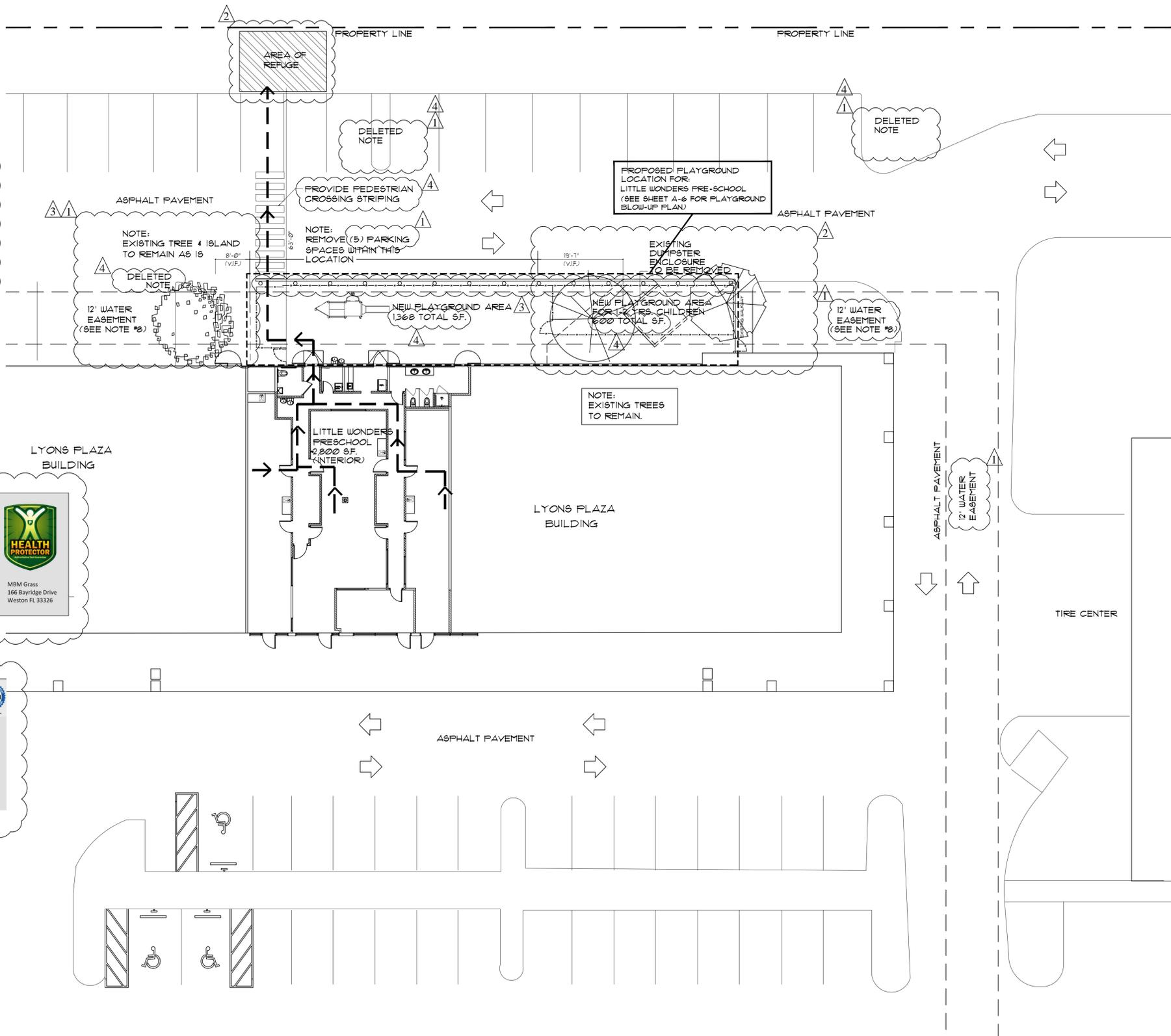
Benefits

- Porous surface drains well and dries quickly
- Resilient enough to withstand repeated exposure to water
- Slip resistant and easy to maintain
- Installed indoor or out
- Customized surface is available in any design, configuration or dimensions
- Seamless surface eliminates trip hazards
- ADA compliant

Ideal for

- Water parks
- Day care facilities
- Summer camps
- Resorts
- Recreational facilities
- Neighborhoods
- Apartment/condominium developments

DELETE



NOTES:
1- ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE FLORIDA BUILDING CODE (2014) AND ANY OTHER LOCAL CODES AND REGULATIONS. THE CONTRACTOR SHALL PRODUCE AND INSTALL ALL WORK IN STRICT COMPLIANCE WITH THE DRAWINGS, AND IN FULL COMPLIANCE WITH ALL GOVERNING CODES AND REGULATIONS AT NO EXTRA CHARGE TO THE OWNER. THE CONTRACTOR AND HIS SUBCONTRACTORS SHALL NOT KNOWINGLY PROCEED WITH ANY WORK NOT IN CONFORMANCE WITH THE PLANS, GOVERNING CODES AND REGULATIONS.



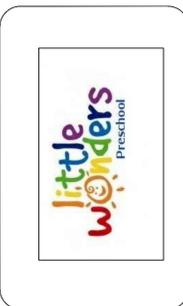
PARTIAL SITE PLAN

SCALE 1/16" = 1'-0"

REVISIONS	BY
1 DRC Comments 06/10/16	JM
2 DRC Comments 07/10/16	JM
3 Bldg Dept Comm 08/03/16	JM
4 Tenant Coord. 08/23/16	JM

CARLOS TILLAN PE
CT ENGINEERING INC.
PROFESSIONAL ENGINEER, LIC. # 68863
11214 SW 156 PL., MIAMI, FL 33196

INTERIOR REMODEL FOR:
LITTLE WONDERS PRESCHOOL, LLC
AT LYONS PLAZA
1487 LYONS ROAD
COCONUT CREEK, FL 33063
PH. # (954) 715-0359



DRAWN : JM
CHECKED : CT
DATE: FEB 17, 2016
SCALE : AS SHOWN
JOB NO: 16-005

SHEET
SP-2
OF 5 SHEETS

BUILD-OUT PROJECT DATA / CODE INFO. :

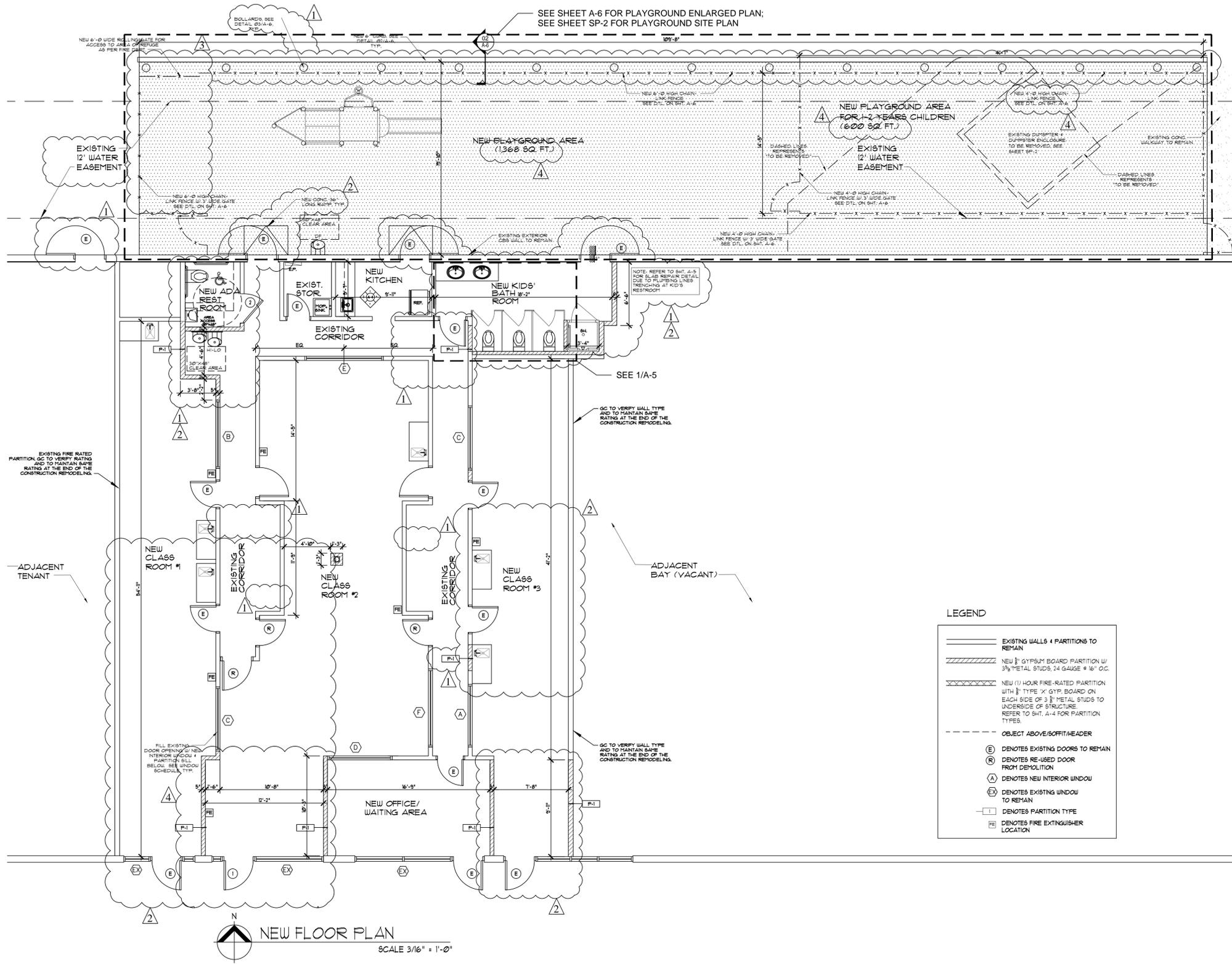
- A. ZONING CLASSIFICATION: B-4
- B. SPACE DESCRIPTION: TENANT SPACE IS LOCATED WITHIN THE PREMISES AT GROUND FLOOR OF AN EXISTING 1-STORY BUILDING.
- C. BUILDING CODE REQUIREMENTS:
 - FLORIDA BUILDING CODE 2014, 5TH EDITION, EXISTING BUILDING
 - FLORIDA FIRE PREVENTION CODE, 5TH EDITION, EFFECTIVE DEC. 31, 2014 W/ INCLUDES:
 - NFPA 101, 2012 EDITION
 - NFPA 1, 2012 EDITION
 - STATE STATUTES, 2012 EDITION
 - NFPA 101 LIFE SAFETY CODE 2012 EDITION
 - FLORIDA ACCESSIBILITY CODE 2014
 - (ADOPTED REFERENCED PUBLICATIONS FOUND HEREIN)
- D. CLASSIFICATION OF WORK: ALTERATION - LEVEL 2
PER SECTION 504 & 801 OF THE FBC 2014, EXISTING BUILDING
- E. CONSTRUCTION TYPE: TYPE III(B) UNSPRINKLERED
PER TABLE 601 & 602, FBC 2014, 5TH EDITION
- F. OCCUPANCY CLASSIFICATION: PER FLORIDA BUILDING CODE 2014, 5TH EDITION, DAY CARE (GROUP D)
PER NFPA 101 LIFE SAFETY CODE 2012 EDITION
- G. OCCUPANT LOAD: PER TABLE 1003.1, F.B.C. 2014 5TH EDITION:
TOTAL NET AREA OF INTERIOR BUILD-OUT REMODELING - 2,800 SQ. FT.

-CLASS ROOMS (2,100 SF) 1 PERSON/ 35 GROSS SF-----	60 PERSONS
-OFFICE (700 SF) 1 PERSON/ 100 GROSS SF-----	20 PERSONS
TOTAL 63 PERSONS	
- H. PLUMBING FIXTURES REQUIREMENTS:
FIXTURE PER TABLE 403.1, FBC 2014
OCCUPANCY: EDUCATIONAL

	WATER CLOSETS	URINALS	LAVATORIES
FIXTURE REQUIRED MALES/ FEMALES	1 PER 50	0	1 PER 50
FIXTURE PROVIDED MALES/ FEMALES	4	0	3
MOP SINK REQUIRED	1		
MOP SINK PROVIDED			
DRINKING FOUNTAIN REQUIRED	1 PER 100		
DRINKING FOUNTAIN PROVIDED	2		
- J. PARKING: AS PROVIDED AT THE BUILDING SHELL CONSTRUCTION
- K. TRAVEL DISTANCE BY OCCUPANCY:
(AS PER NFPA 101)
 - BUSINESS TRAVEL DISTANCE TO EXIT SHALL NOT EXCEED (150 FT)
 - BUSINESS COMMON PATH DISTANCE SHALL NOT TO EXCEED (15 FT)
 - BUSINESS DEAD - END LIMIT SHALL NOT EXCEED (20 FT)

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- 2- STEEL STUDS SUPPORTING WALL HANG FIXTURES & CABINETS SHALL BE DOUBLE OR 20 GAUGE AS PER FBC 2014, NO. 4411.43.11.
- 3- A HORIZONTAL MEMBER FASTENED TO NOT LESS THAN (2) STUDS, AND SHALL BE PROVIDED AT WALL HUNG CABINET PER FBC 2014 SECTION NO. 4409.5.1(B) TYPICAL.
- 4- GYPSUM WALL BOARD SHALL BE 5/8" THICK TYPICAL UNLESS OTHERWISE NOTED.
- 5- GENERAL CONTRACTOR & ELECTRICAL SUB-CONTRACTOR TO COORDINATE ALL LIGHT FIXTURE WITH OWNER.
- 6- ALL LIGHT FIXTURES TO BE PROVIDED BY OWNER AND INSTALLED BY ELECTRICAL SUB-CONTRACTOR.



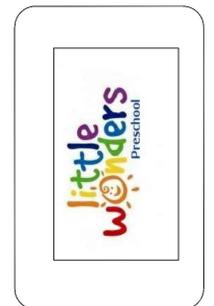
LEGEND

- EXISTING WALLS & PARTITIONS TO REMAIN
- ▨ NEW 5/8" GYPSUM BOARD PARTITION W/ 3/8" METAL STUDS, 24 GAUGE @ 16" O.C.
- ▩ NEW (1) HOUR FIRE-RATED PARTITION WITH 5/8" TYPE 'X' GYP. BOARD ON EACH SIDE OF 3/8" METAL STUDS TO UNDERSIDE OF STRUCTURE. REFER TO SHT. A-4 FOR PARTITION TYPES.
- - - OBJECT ABOVE/SOFFIT/HEADER
- (E) DENOTES EXISTING DOORS TO REMAIN
- (R) DENOTES RE-USED DOOR FROM DEMOLITION
- (A) DENOTES NEW INTERIOR WINDOW
- (EX) DENOTES EXISTING WINDOW TO REMAIN
- [] DENOTES PARTITION TYPE
- [] DENOTES FIRE EXTINGUISHER LOCATION

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