

HESPERIAN & S ST
20473 HESPERIAN BLVD
HAYWARD, CA 94541

DESIGN TYPE: **EXPERIENCE : E1Y**
PROJECT TYPE: **CORP NEW**

SAP 8589

PROTOTYPE RELEASE: Q3 2024
ARCHITECT:



FUZION

20551 N. PIMA ROAD
SUITE 200
SCOTTSDALE, AZ 85255

Design@FuzionAD.com
www.FuzionAD.com

PROJECT #: 24.09.213441
CONSULTING ENGINEER:

Peter A. Leptuch, P.E.
CA-M35700/CA-E19072 300 N.
Carroll Blvd. #200
Denton, TX 76201
(940) 808-0615

#	DESCRIPTION	DATE
1	CITY COMMENTS	1/17/2025
3	CLIENT COMMENTS	3/25/2025

DATE: 11.19.2019
DRAWN BY: GEG

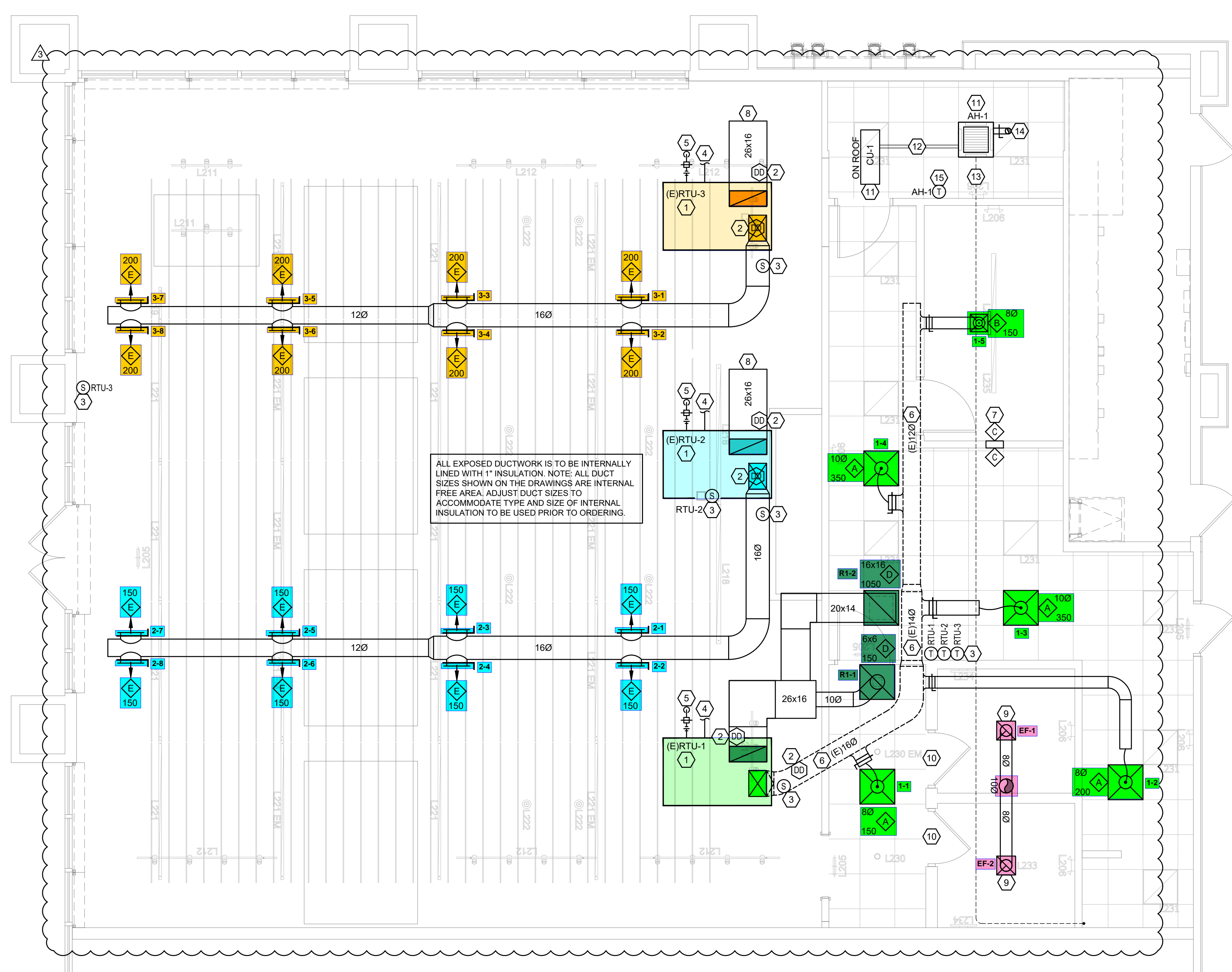
MECHANICAL FLOOR PLAN

M101

KEYED NOTES	
#	NOTES
1	EXISTING ROOFTOP UNIT. CONNECT NEW DUCTWORK TO SUPPLY AND RETURN DROPS DOWN THRU ROOF. VERIFY EXACT LOCATION IN FIELD.
2	PROVIDE NEW DUCT MOUNTED SMOKE DETECTOR (IF NOT EXISTING) WITH REMOTE TEST STATION IN THE SUPPLY DUCT DOWNSTREAM OF AIR FILTERS AND AHEAD OF ANY BRANCH CONNECTIONS AND RETURN DUCT UPSTREAM OF ANY FILTERS. DETECTOR SHALL SHUT DOWN UNIT UPON DETECTION OF SMOKE. INSTALL REMOTE TEST STATION IN CEILING GRID BENEATH UNIT.
3	INSTALL OWNER SUPPLIED ENTOUCH ONE MASTER CONTROLLER THERMOSTAT, ZONE TEMPERATURE SENSOR AND DUCT TEMPERATURE SENSOR. MOUNT THERMOSTAT AT 48" A.F.F., PROVIDE AND PULL CAT5 CABLE FROM ET1 THERMOSTAT TO OPEN PORT ON CUSTOMER NETWORK SWITCH. MOUNT ZONE TEMPERATURE SENSOR AT 60" A.F.F. AND WIRE TO THE S2 & S2 RTN. MOUNT DUCT TEMPERATURE SENSOR IN THE MAIN SUPPLY DUCT WITHIN 6 FEET FROM UNIT AND WIRE TO S2 & S2 RTN. CABLE RUNS AND TERMINATIONS BY MC/GC (CABLE PULL).
4	EXISTING CONDENSATE TO REMAIN.
5	EXISTING GAS LINE TO REMAIN.
6	EXISTING DUCTWORK TO REMAIN IF IT MEETS OR EXCEEDS SIZES SHOWN. REPLACE WITH NEW IF EXISTING SIZES ARE SMALLER THAN SHOWN ON PLANS. PATCH AND REPAIR AS REQUIRED TO MAINTAIN AN AIR TIGHT SYSTEM. PROVIDE INSULATION TO MATCH EXISTING.
7	PROVIDE NEW TRANSFER GRILLE THRU INVENTORY/TELCO ROOM WALL. INSTALL TOP OF GRILLE 6" BELOW FINISHED CEILING. PROVIDE MESH SCREENING OVER OPENING IN WALL - SEE SCHEDULE FOR SIZE.
8	LINED RETURN AIR DUCT. PROVIDE MINIMUM 4'-0" OF RETURN AIR DUCT. PROVIDE FULL SIZE OPENING WITH 1/4" X 1/4" HARDWARE SCREEN.
9	NEW CEILING EXHAUST FANLIGHT COMBO PROVIDED WITH THE LIGHTING PACKAGE. ROUTE EXHAUST DUCT UP THROUGH ROOF. MAINTAIN 10'-0" FROM ANY FRESH AIR INTAKE. PROVIDE GOOSENECK FITTING WITH INSECT SCREEN AT DISCHARGE. PROVIDE INSULATED DUCT CURB AT ROOF PENETRATION. SEE SCHEDULE.
10	UNDERCUT DOOR A MINIMUM OF 1" (MAXIMUM 1-1/4").
11	PROVIDE AND INSTALL NEW DUCTLESS SPLIT SYSTEM UNITS PER SCHEDULE. CU LOCATED ON ROOF. G.C. TO COORDINATE WITH LANDLORD AS REQUIRED FOR ALL LANDLORD ROOF WORK RULES AND REGULATIONS.
12	PROVIDE AND INSTALL CONDENSER LINES AND OIL RETURN LOOP.
13	PROVIDE AND INSTALL CONDENSATE LINES PER LOCAL CODE REQUIREMENTS. ROUTE LINE TO TERMINATE AT UTILITY SINK.
14	PROVIDE 4" OUTSIDE AIR DUCT TO ROOF. MAINTAIN 10'-0" FROM ANY EXHAUST DISCHARGE. PROVIDE GOOSENECK FITTING WITH INSECT SCREEN. PROVIDE INSULATED DUCT CURB AT ROOF PENETRATION.
15	INSTALL OWNER SUPPLIED ENTOUCH ONE MASTER CONTROLLER THERMOSTAT. PROVIDE MITSUBISHI PAC-US444CN-1 THERMOSTAT INTERFACE FOR CN105-IT TERMINAL CONNECTION TO ENTOUCH CONTROLS. MC WILL NEED INSTALL INTERFACE CARD AT EACH UNIT AND RUN THERMOSTAT WIRES DOWN TO EACH LOCATION. EACH UNIT WILL NEED A STEP-DOWN TRANSFORMER TO CONVERT 120VAC TO 24VAC TO POWER THE T-STAT INTERFACE AND SUPPLY POWER TO THE ENTOUCH T-STAT.

GENERAL NOTES	
A.	ALL ROOF WORK IS TO BE DONE BY THE LANDLORD'S ROOFING CONTRACTOR AND AT THE TENANT'S EXPENSE.
B.	ALL DUCTWORK SHALL BE GALVANIZED SHEETMETAL PER SMACNA STANDARDS. NO DUCTBOARD PERMITTED.
C.	ALL DUCT WORK SHALL BE INSULATED WITH A MINIMUM R-8 INSULATION FOR INTERIOR DUCTWORK AND A MINIMUM R-8 INSULATION FOR EXTERIOR DUCTWORK PER IECC (IN CALIFORNIA PROVIDE MINIMUM R-8 INTERIOR / EXTERIOR.)
D.	PROVIDE INSULATED FLEXIBLE DUCT CONNECTIONS TO DIFFUSERS. FLEX DUCT LENGTH NOT TO EXCEED 5 FT.
E.	VERIFY THE EXACT MOUNTING FRAME REQUIRED FOR EACH DIFFUSER.
F.	PROVIDE ALL MANUAL BALANCE DAMPERS REQUIRED TO BALANCE THE ENTIRE SYSTEM.
G.	ALL NEW RESTROOM DOORS SHALL BE UNDERCUT A MINIMUM 1". TENANT GENERAL CONTRACTOR SHALL ENSURE THAT EXISTING DOORS COMPLY.
H.	PROVIDE AND SIZE CONDENSATE LINES AS REQUIRED. ROUTE TO NEAREST ROOF DRAIN WHERE PERMITTED, ELSE TO THE NEAREST APPROVED RECEPTOR.
I.	MODIFY THE SPRINKLER SYSTEM (WHERE EXISTING) TO ACCOMMODATE NEW FLOOR PLAN LAYOUT PER NFPA 13. REPLACE SPRINKLER HEADS AS REQUIRED. ALL HEADS IN THE SALES AREA ARE TO BE CONCEALED PENDANT TYPE. NON-SALES AREAS ARE TO BE PENDANT TYPE. CONTACT THE LANDLORD FOR ADDITIONAL REQUIREMENTS AND A LIST OF APPROVED FIRE PROTECTION CONTRACTORS.
J.	REPLACE FILTERS PRIOR TO TURNOVER.
K.	PROVIDE RFI/RFQ TO P.M. & ARCHITECT FOR ALL DISCREPANCIES PRIOR TO COMMENCING WORK.
L.	TENANT GENERAL CONTRACTOR SUB TO PROVIDE REDLINES OF ALL DEVIATIONS FROM THE PLANS AND PROVIDE A COMPLETE TEST & BALANCE REPORT AS REQUIRED BY THE CONTRACT.

MECHANICAL LEGEND	
	MANUAL BALANCING DAMPER TO BE PLACED IN ACCESSIBLE LOCATION
NOTE: SEE SHEET M102 FOR MECHANICAL SCHEDULES AND SHEET M501 FOR MECHANICAL DETAILS	



A4 MECHANICAL FLOOR PLAN
1/4" = 1'-0"

FIELD VERIFY ALL CONDITIONS

DESIGN DRAWINGS ARE DIAGRAMMATIC. CONTRACTOR SHALL VISIT THE SITE PRIOR TO BIDDING OR AWARD OF CONTRACT TO INSPECT EXISTING FIELD CONDITIONS. CONTRACT SHALL INCLUDE ALL LABOR AND MATERIALS NECESSARY FOR FIELD MODIFICATIONS DUE TO EXISTING CONDITIONS. WHERE EXISTING CONDITIONS EXIST THAT PREVENT COMPLETION OF WORK, CONTRACTOR SHALL NOTIFY ENGINEER OF RECORD.

THE CONTRACTOR SHALL CONTACT THE ARCHITECT, ENGINEER OR OWNER PRIOR TO BIDDING FOR INTERPRETATIONS AND CLARIFICATIONS OF THE DESIGN AND INCLUDE IN HIS BID ALL COSTS TO MEET THE DESIGN INTENT. CLARIFICATIONS MADE BY THE ARCHITECT, ENGINEER OR OWNER AFTER BIDDING WILL BE FINAL AND SHALL BE IMPLEMENTED AT CONTRACTOR'S COST.

BIDDING CONTRACTORS SHALL HAVE A WORKING KNOWLEDGE OF LOCAL CODES AND ORDINANCES AND SHALL INCLUDE IN THEIR BIDS THE COSTS FOR ALL WORK INSTALLED IN STRICT ACCORDANCE WITH GOVERNING CODES. THE PLANS AND SPECIFICATIONS NOT WITHSTANDING, THE CONTRACTOR SHALL ALERT ARCHITECT, ENGINEER OR OWNER OF ANY APPARENT DISCREPANCIES BETWEEN GOVERNING CODES AND DESIGN INTENT.