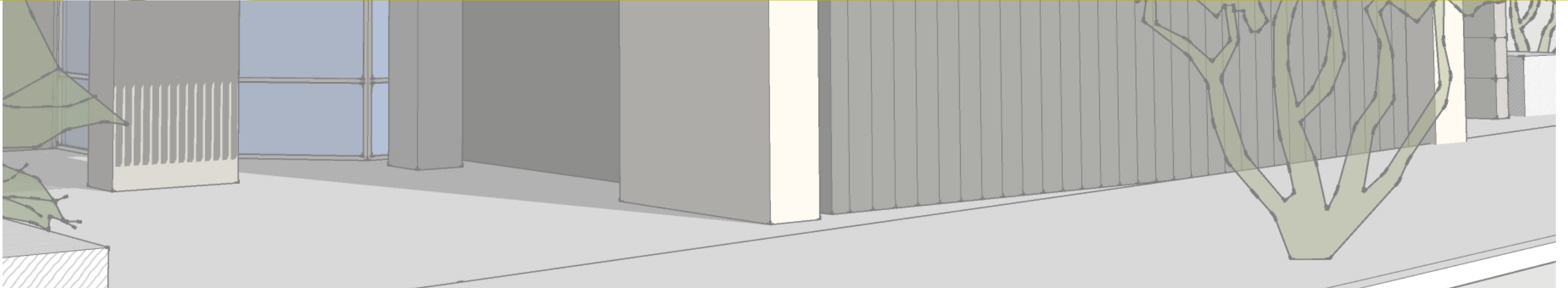




FARHANG AND MEDCOFF | 100 S CHURCH AVE, TUCSON, AZ, 85701 | 07.26.2021



**PROPERTY LOCATION AND PROPOSED DEVELOPMENT**

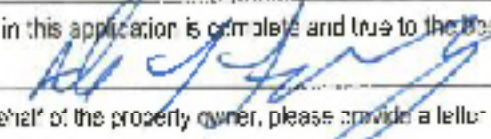
Project / Development Name (if applicable): \_\_\_\_\_  
 Property Address: 100 South Church Avenue, Tucson, AZ 85701  
 Pima County Tax Parcel Number/s: 117-20-016H  
 Current Zoning: OCR-2  
 Applicable Overlay:  Infill Incentive District  Rio Nuevo Area  
 Special Districts:  Main Gate Overlay District  Grant Road Overlay District  
 Neighborhood Preservation Zone  Historic Preservation Zone  
 Neighborhood Association (if any): \_\_\_\_\_  
 PROJECT TYPE (check all that apply):  Change of use to existing building  
 New building on vacant land  New building on developed land  
 New addition to existing building  Other  
 Description of Proposed Use: Law office for Farhang & Medcoff, PLLC and Retail use.  
 Number of Buildings and Stories/Height of Proposed Structure(s): 1 building 3 stories  
 Site Area (sq ft): 10,632 Area of Proposed Building (sq ft): 22,471

**HISTORIC STATUS**

Site is within a:  Historic Preservation Zone Please List  
 National Register District Please List  
 Site includes:  A contributing structure  Non-contributing structure  
 Is adjacent to a contributing structure  Vacant

**APPLICANT INFORMATION** (The person processing the application and designated to receive notices):

APPLICANT NAME: Ali J. Farhang, as manager of the general partner, Gametime Tucson, LLC  
 ROLE:  Property owner  Architect  Engineer  Attorney  Developer  
 Other: \_\_\_\_\_  
 Email: LMedcoff@farhangmedcoff.com PHONE: 520-214-2000  
 ADDRESS: 4801 East Broadway Boulevard, Suite 311, Tucson AZ 85711  
 PROPERTY OWNER NAME(S) (if ownership in escrow, please note): 100 South Church, LLP  
 PHONE: 520-214-2000

I hereby certify that all information contained in this application is complete and true to the best of my knowledge.  
 SIGNATURE OF OWNER/APPLICANT:  4/21/2020  
 \*If an authorized representative is signing on behalf of the property owner, please provide a letter of authorization. Date

## PROPOSED CHANGES

- 1 NEW STUCCO FINISH FLUSH WITH ADJACENT WALL
- 2 SEALED STEEL TUBE FACADE
- 3 24"X48" FIELD TILE.
- 4 METAL PANEL ON FIRST FLOOR EAST FACADE
- 5 PERFORATED METAL PANEL AT WINDOWS ON FIRST FLOOR EAST FACADE.
- 6 NOT USED.
- 7 STEEL WALL FURR OUT TO SQUARE OFF CORNER AT NORTH STAIR CORE.
- 8 STEEL WINDOW BOX IN EXISTING OPENINGS ON THIRD FLOOR, REMOVE STUCCO POP OUT SURROUNDS.
- 9 LIGHTING AT STEEL CANOPY ENTRANCE



EXISTING CONDITION: VIEW FROM INTERSECTION OF CHURCH AVE AND BROADWAY BLVD



ARTIST RENDERING : VIEW FROM INTERSECTION OF CHURCH AVE AND BROADWAY BLVD

## 5.12.7. RIO NUEVO AREA (RNA) ZONING DESIGN STANDARDS

### A | APPLICABILITY

### B | PERMITTED USES AND BUILDING HEIGHTS

### C | BUILDING DESIGN STANDARDS

- 1 BUILDING HEIGHT SHALL RESPECT THE SCALE OF THE BUILDINGS IN THE DEVELOPMENT ZONE.
- 2 NEW CONSTRUCTION SHALL BE CONSISTENT WITH THE PREVAILING SETBACK
- 3 ALL NEW CONSTRUCTION SHALL PROVIDE SCALE DEFINING ARCHITECTURAL ELEMENTS.
- 4 A MINIMUM OF 50% OF THE GROUND FLOOR LEVEL SHALL PROVIDE VISIBLE ACTIVITY.
- 5 THERE SHOULD BE NO PLANE OF A FACADE LONGER THAN 50' WITHOUT ARCHITECTURAL RELIEF.
- 6 BUILDING FACADE DESIGN SHALL INCLUDE PEDESTRIAN-SCALED AND GLARE CONTROLLED
- 7 EXTERIOR BUILDING AND WINDOW LIGHTING.
- 8 FRONT DOORS SHALL BE VISIBLE FROM THE STREET AND VISUALLY HIGHLIGHTED.
- 9 MODIFICATIONS TO THE EXTERIOR OF HISTORIC BUILDINGS SHALL COMPLEMENT THE OVERALL HISTORIC CONTEXT OF DOWNTOWN.
- 10 BUILDING SHALL BE DESIGNED TO SHIELD ADJACENT BUILDINGS AND PUBLIC RIGHTS OF WAY FROM REFLECTED HEAT AND GLARE.
- 11 VEHICULAR PARKING AREAS SHALL BE DESIGNED TO AVOID CONFLICTS WITH PEDESTRIANS AND BICYCLES.
- 12 ADEQUATE SHADE SHALL BE PROVIDED FOR SIDEWALKS AND PEDESTRIAN PATHWAYS.
- 13 COLORS SHALL CONFORM WITH THE OVERALL COLOR PALETTE AND CONTEXT OF DOWNTOWN.
- 14 NEW BUILDINGS SHALL USE MATERIALS THAT RELATE TO THE TRADITIONAL CONTEXT OF DOWNTOWN.
- 15 PROVIDE A MIXTURE OF RETAIL, OFFICE AND RESIDENTIAL WITHIN EACH BUILDING. PRIMARY PUBLIC ENTRANCES SHALL BE ACCESSED FROM A SIDE WALK ALONG THE STREET.

### D | SITE DESIGN STANDARDS

- 1 VEHICULAR CIRCULATION
- 2 PARKING
- 3 PLAZAS AND OPEN SPACE
  - A PLAZAS AND PEDESTRIAN NODES
  - B VIEW SHED CORRIDORS
  - C LINKAGES (PHYSICAL AND VISUAL)



EXISTING CONDITION: VIEW FROM INTERSECTION OF CHURCH AVE AND BROADWAY BLVD



ARTIST RENDERING : VIEW FROM INTERSECTION OF CHURCH AVE AND BROADWAY BLVD

### 5.12.7. RIO NUEVO AREA (RNA) ZONING DESIGN STANDARDS

#### A | APPLICABILITY

PROVISIONS ARE MANDATORY FOR PROPOSED DEVELOPMENT IN THE RNA  
THIS PROJECT IS IN THE RIO NUEVO AREA.

#### B | PERMITTED USES AND BUILDING HEIGHTS

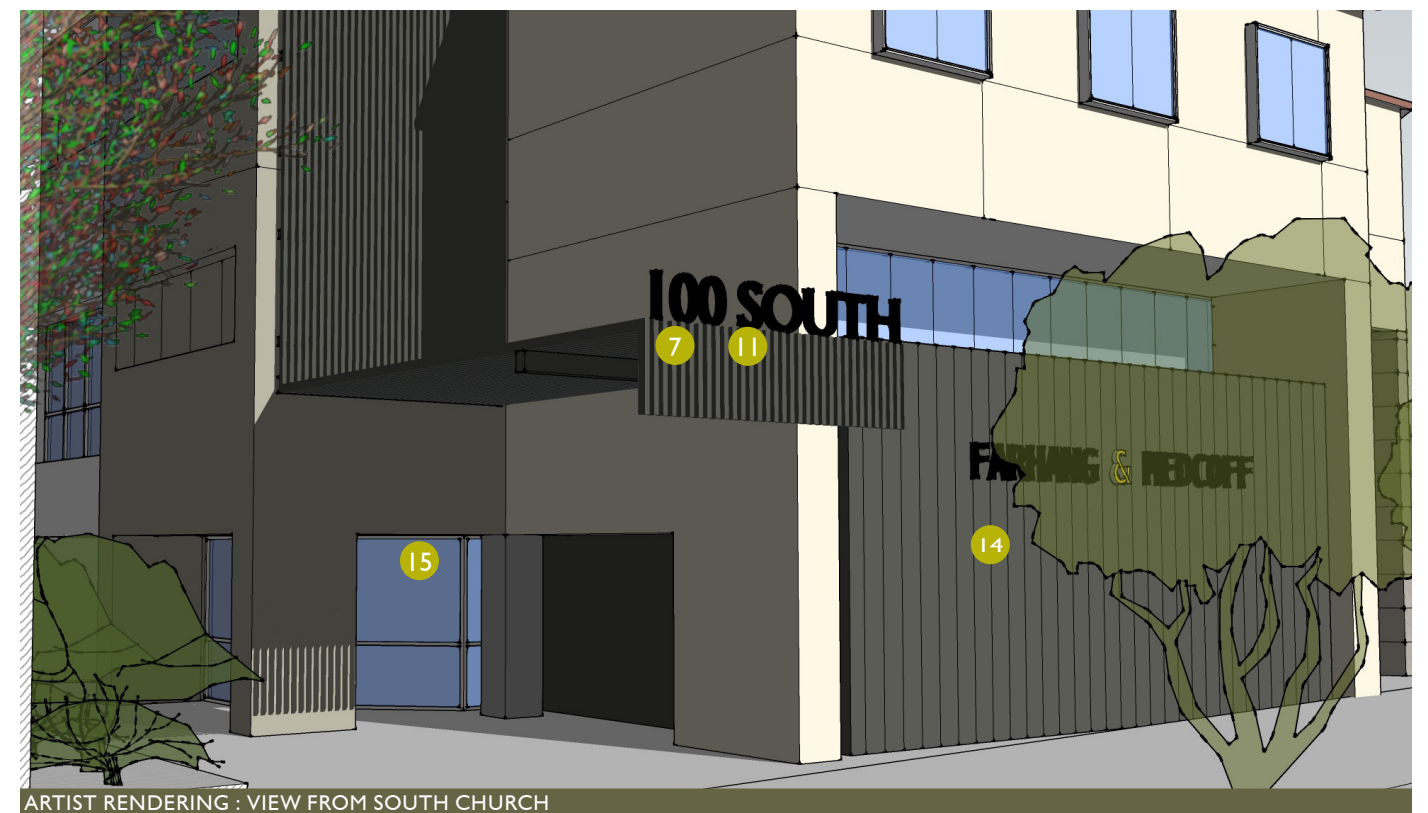
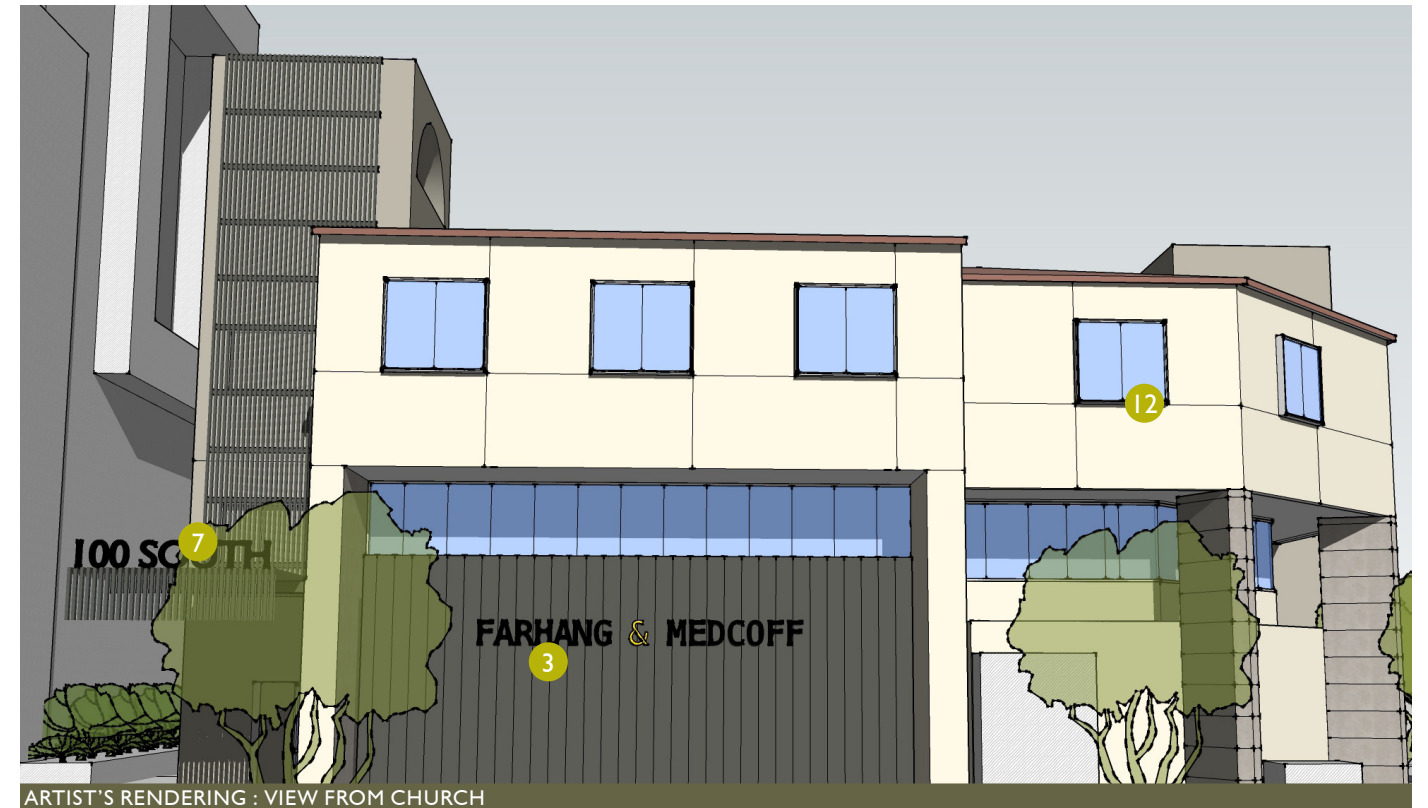
UNDERLYING ZONING STANDARDS APPLY INCLUDING PERMITTED LAND USE AND  
BUILDING HEIGHTS  
NOT APPLICABLE. THE PROJECT IS AN EXISTING BUILDING, NO CHANGE WILL BE  
MADE TO THE PARAPET HEIGHT OR USE.



## 5.12.7. RIO NUEVO AREA (RNA) ZONING DESIGN STANDARDS

### C | BUILDING DESIGN STANDARDS

- 1 BUILDING HEIGHT SHALL RESPECT THE SCALE OF THE BUILDINGS IN THE DEVELOPMENT ZONE.  
NOT APPLICABLE. THIS PROJECT IS AN EXISTING BUILDING, THERE WILL BE NO CHANGE TO THE PARAPET HEIGHT.
- 2 NEW CONSTRUCTION SHALL BE CONSISTENT WITH THE PREVAILING SETBACK  
NOT APPLICABLE. THIS PROJECT IS AN EXISTING BUILDING, THERE WILL BE NO CHANGE TO THE BUILDING FOOTPRINT.
- 3 ALL NEW CONSTRUCTION SHALL PROVIDE SCALE DEFINING ARCHITECTURAL ELEMENTS.  
THIS PROJECT PROPOSES PEDESTRIAN SCALE MATERIAL VARIATION AND CANOPY ON THE FIRST FLOOR
- 4 A MINIMUM OF 50% OF THE GROUND FLOOR LEVEL SHALL PROVIDE VISIBLE ACTIVITY.  
THIS IS AN EXISTING BUILDING. THE NORTH AND WESTERN FACADES HAVE LARGE WINDOWS PROVIDING VISIBLE ACTIVITY ALONG WITH THE WESTERN HALF OF THE NORTH FACADE.
- 5 THERE SHOULD BE NO PLANE OF A FACADE LONGER THAN 50' WITHOUT ARCHITECTURAL RELIEF.  
THIS PROJECT IS AN EXISTING BUILDING THAT DOES NOT HAVE AN UNINTERRUPTED 50' FACADE.
- 6 BUILDING FACADE DESIGN SHALL INCLUDE PEDESTRIAN-SCALED AND GLARE CONTROLLED EXTERIOR BUILDING AND WINDOW LIGHTING.  
EXTERIOR LIGHTING IS PROPOSED ON THE EXTERIOR OF THE BUILDING.
- 7 FRONT DOORS SHALL BE VISIBLE FROM THE STREET AND VISUALLY HIGHLIGHTED.  
THIS PROJECT HAS AN EXISTING FRONT DOOR THAT IS NOT VISIBLE FROM THE STREET, HOWEVER, A CANOPY IS PROPOSED TO HIGHLIGHT THE ENTRANCE AND PROVIDE SIGNAGE OPPORTUNITIES.
- 8 MODIFICATIONS TO THE EXTERIOR OF HISTORIC BUILDINGS SHALL COMPLEMENT THE OVERALL HISTORIC CONTEXT OF DOWNTOWN.  
NOT APPLICABLE. THIS PROJECT IS NOT AN HISTORIC BUILDING.
- 9 BUILDING SHALL BE DESIGNED TO SHIELD ADJACENT BUILDINGS AND PUBLIC RIGHTS OF WAY FROM REFLECTED HEAT AND GLARE.  
NOT APPLICABLE. THIS PROJECT IS AN EXISTING BUILDING.
- 10 VEHICULAR PARKING AREAS SHALL BE DESIGNED TO AVOID CONFLICTS WITH PEDESTRIANS AND BICYCLES.  
NOT APPLICABLE. THIS PROJECT DOES NOT HAVE ON SITE PARKING.
- 11 ADEQUATE SHADE SHALL BE PROVIDED FOR SIDEWALKS AND PEDESTRIAN PATHWAYS.  
THIS PROJECT PROPOSES A STEEL CANOPY THAT WILL SHADE THE BUILDING ENTRANCE AND ADJACENT SIDEWALK.
- 12 COLORS SHALL CONFORM WITH THE OVERALL COLOR PALETTE AND CONTEXT OF DOWNTOWN.  
THIS PROJECT PROPOSES A PAINT AND TILE IMPROVEMENT TO THE BUILDING FACADE.
- 13 NEW BUILDINGS SHALL USE MATERIALS THAT RELATE TO THE TRADITIONAL CONTEXT OF DOWNTOWN.  
NOT APPLICABLE. THIS PROJECT IS AN EXISTING BUILDING.
- 14 PROVIDE A MIXTURE OF RETAIL, OFFICE AND RESIDENTIAL WITHIN EACH BUILDING.  
NOT APPLICABLE. THIS IS AN EXISTING BUILDING WITH AN OFFICE USE. THERE IS NO CHANGE OF USE PROPOSED AS PART OF THIS PROJECT.
- 15 PRIMARY PUBLIC ENTRANCES SHALL BE ACCESSED FROM A SIDE WALK ALONG THE STREET.  
THIS PROJECT IS AN EXISTING BUILDING WHICH HAS A PUBLIC ENTRANCE FROM A SIDEWALK ALONG THE STREET.

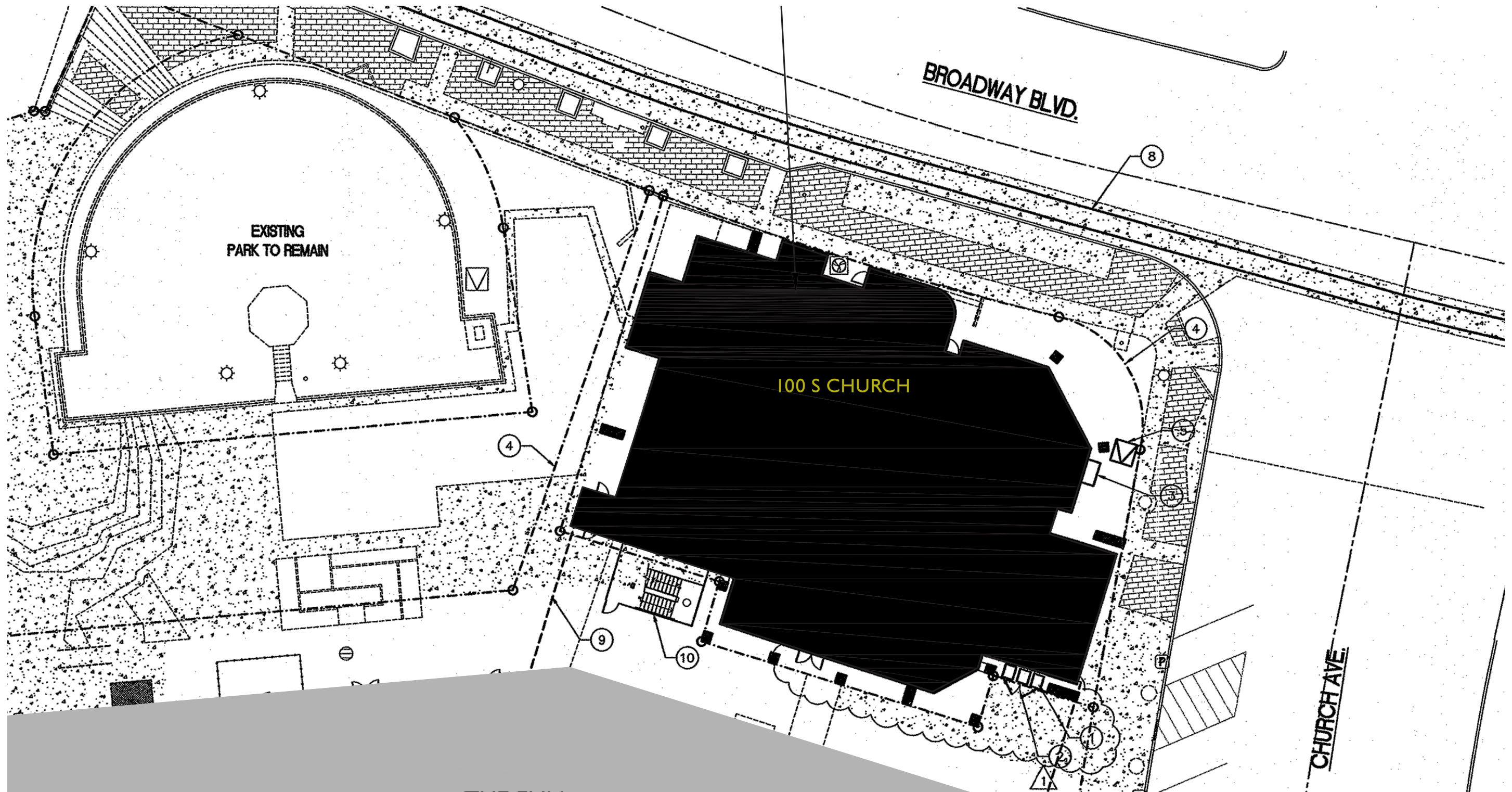


## 5.12.7. RIO NUEVO AREA (RNA) ZONING DESIGN STANDARDS

### D | SITE DESIGN STANDARDS

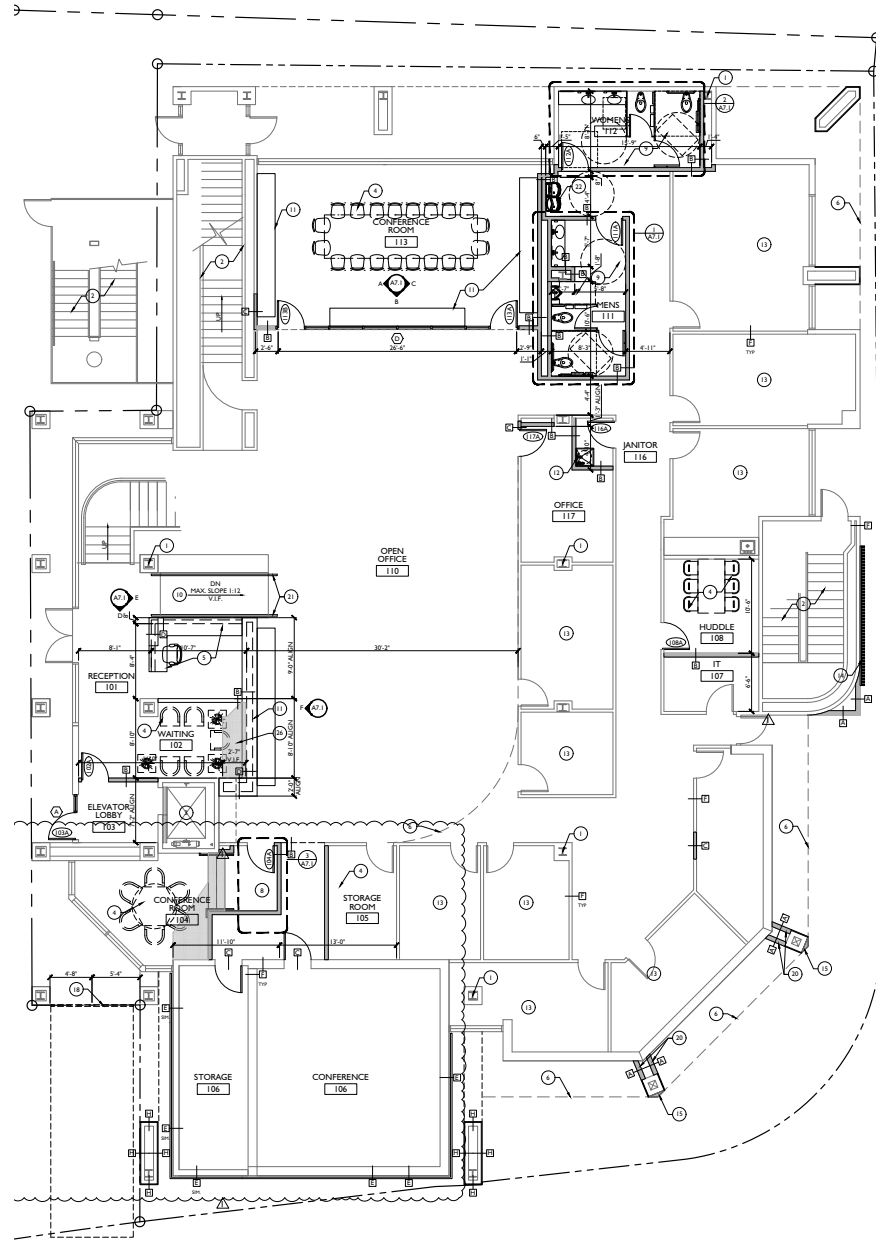
- 1 VEHICULAR CIRCULATION  
THIS PROJECT HAS NO ON SITE PARKING.
- 2 PARKING  
THIS PROJECT HAS NO ON SITE PARKING.
- 3 PLAZAS AND OPEN SPACE
  - 3A PLAZAS AND PEDESTRIAN NODES  
THIS PROJECT IS NOT NEW CONSTRUCTION.
  - 3B VIEW SHED CORRIDORS  
THIS PROJECT DOES NOT PROPOSE TO CHANGE THE VIEW SHED.
  - 3C LINKAGES (PHYSICAL AND VISUAL)  
THIS PROJECT DOES NOT PROPOSE ANY CHANGES TO NEIGHBORHOOD LINKAGES
- 4 STREETScape
  - 4A STREETScape DESIGN POLICY  
THIS PROJECT DOES NOT PROPOSE ANY CHANGES TO THE STREETScape
  - 4B 50% OF ALL SIDEWALKS AND PEDESTRIAN PATHWAYS SHALL BE SHADED AT 2:00 PM ON JUNE 21  
THIS PROJECT PROPOSES SHADE FOR 50% OF SIDEWALKS.  
THE RIGHT OF WAY ADJACENT TO THIS PARCEL IS ~3,430 SF.  
THE SHADED PORTION OF THE RIGHT OF WAY WILL BE ~1,726 SF.







FIRST FLOOR PLAN | SCALE: 3/32" = 1'-0"



FLOOR PLAN KEYNOTES:

1. EXISTING COLUMN TO REMAIN, TYP. ALL STRUCTURAL COLUMNS.
2. EXISTING EGRESS STAIR TO REMAIN.
3. EXISTING ELEVATOR TO REMAIN.
4. OFFICE FURNITURE, TYP. BY TENANT.
5. BUILT IN RECEPTION DESK, REF. INTERIOR ELEVATIONS AS NOTED.
6. LINE OF SOFFIT ABOVE, SEE RCP.
7. BUILT IN WORK STATION, REF. INTERIOR ELEVATIONS AS NOTED.
8. LANDING AND STAIR, REF. ENLARGED PLAN AS NOTED.
9. ACCESSIBLE RESTROOM, REF. ENLARGED PLAN AS NOTED.
10. EXISTING RAMP TO REMAIN.
11. MILLWORK, REF. INTERIOR ELEVATIONS AS NOTED.
12. HOP SINK AND WATER HEATER, REF. PLUMBING SHEETS.
13. NO WORK, THIS ROOM.
14. STEEL TUBE CANOPY, REF. ELEVATION.
15. FURR OUT EXISTING COLUMN FOR SHARP CORNER WITH STUCCO FINISH TO MATCH EXISTING.
16. RAMP WITH MAX. SLOPE 1:12, REF. DETAIL SHEET A9.2.
17. LANDING WITH GUARD RAIL, REF. DETAIL SHEET A9.2.
18. STEP DOWN TO ADJACENT GRADE, MAX. HEIGHT 7" V.I.F.
19. LINE OF CANOPY ABOVE, REF. ELEVATIONS AND STRUCTURAL WALL TYPE NOTES.

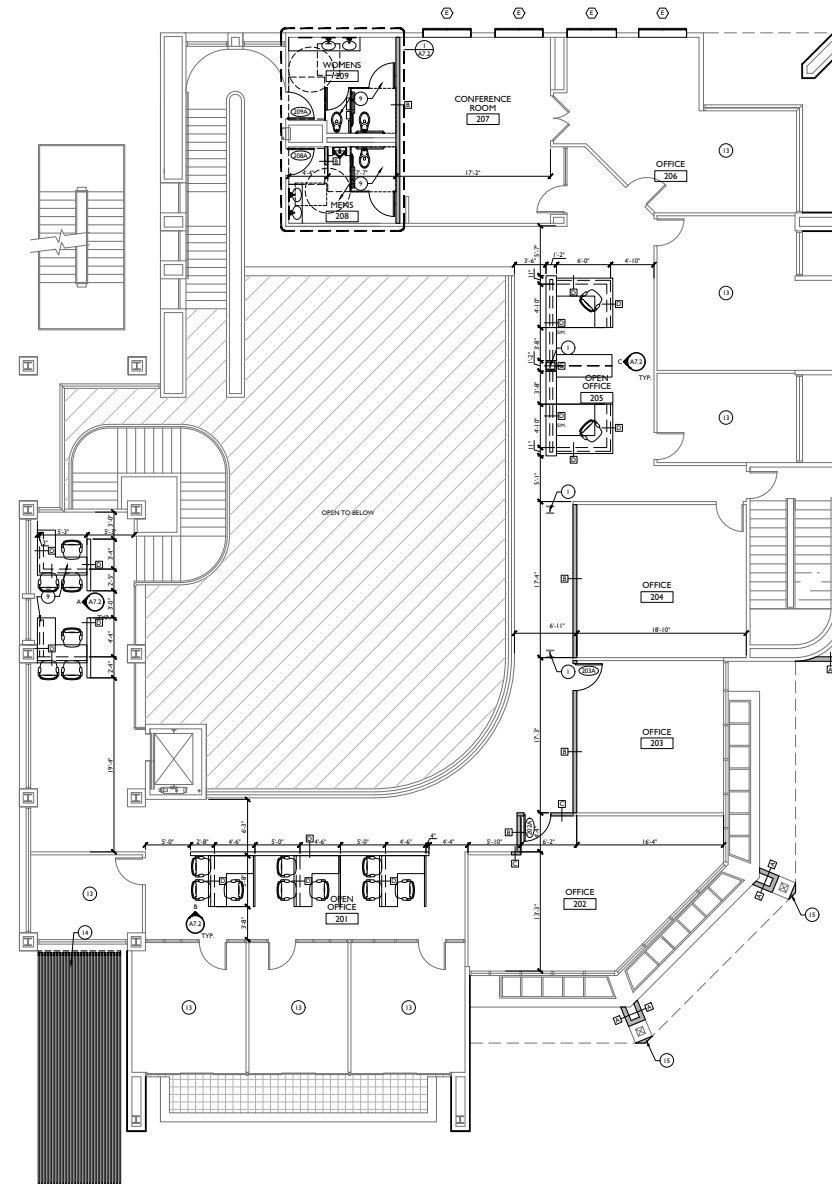
WALL TYPE NOTES:

1. USE 5/8" MOISTURE RESISTANT GYPSUM BOARD IN ALL WET AREAS.
2. USE 1/2" CEMENT BOARD UNDER CERAMIC TILE, FRP IF OCCURS.
3. PROVIDE FULL DEPTH ACOUSTIC INSULATION IN ALL INTERIOR PARTITIONS.
4. SEE ADDITIONAL PARTITION DETAILS ON DETAIL SHEETS.
5. C.C. TO VERIFY ALL DIMENSIONS AND CONDITIONS SHOWN ON THE DRAWINGS @ THE JOB SITE & NOTIFY ARCHITECT OF ANY DISCREPANCIES AND / OR CONFLICTS BEFORE PROCEEDING w/ THE WORK.
6. ALL INTERIOR FRAME WALLS FINISH TO MATCH EXISTING FROM FLOOR TO 6" ABOVE CLG. GRID, U.N.O., WITH 5/8" TYPE 'X' GWB, FIRE TAPED BEDDED, COORDINATE GWB INSTALLATION WITH TENANT'S WALL ROUGHING.
7. WALL BACKING PER DETAILS 3 & 4/A9.0.

WALL TYPES:

- A. NEW STEEL STUD WALL (TO EXISTING PARAPET HEIGHT) - 6" METAL STUDS @ 16" O.C., REFERENCE STRUCTURAL PLANS, W/ STUCCO FINISH OV. RIGID INSULATION OV. WATER PROOF MEMBRANE OV. PLYWOOD SHEATHING, MATCH EXISTING ADJACENT STUCCO FINISH FOR A FLUSH TRANSITION, PROVIDE STUCCO EXPANSION JOINT AT EXTENTS, REF. ELEVATION FOR TILE EXTENTS.
- B. NEW PARTITION WALL (TO 6" ABOVE CLG.) - 3 5/8" 25 GA. METAL STUDS @ 24" O.C. W/ 5/8" GYP. BD. (MOISTURE RESISTANT GYP. BD. ON ALL WET WALLS) WITH SOUND BATT INSULATION FULL DEPTH, TYP. U.N.O. REF. DTL. 2, 3 & 9/A9.0. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- C. INFILL EXTENT OF OPENING TO MATCH ADJACENT WALL WHERE OCCURS, TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- D. PARTIAL HEIGHT WALL (HEIGHT PER INTERIOR ELEVATIONS, A7.0) - 3 5/8" 20 GA METAL STUDS W/ 5/8" GYP. BD. BOTH SIDES, DOUBLE WALL W/ WIDTH AS NOTED AT SIM, TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- E. EXISTING WALL - EXISTING WALL TO REMAIN, REPAIR FINISH WHERE NECESSARY AND PROVIDE METAL PANEL FACADE PER ELEVATIONS.
- F. EXISTING WALL - EXISTING WALL TO REMAIN, REPAIR FINISH WHERE NECESSARY OR REPLACE PER FINISH SCHEDULE, TYP.
- G. COLUMN FURR OUT (TO 6" ABOVE CLG.) - WRAP COLUMN AND PROVIDE FURRING CHANNEL AS REQUIRED TO MEET NOTED WIDTH, 5/8" GYP. BD. BOTH SIDES, TAPE AND TEXTURE TO MATCH EXISTING.

SECOND FLOOR PLAN | SCALE: 3/32" = 1'-0"



FLOOR PLAN KEYNOTES:

1. EXISTING COLUMN TO REMAIN, TYP. ALL STRUCTURAL COLUMNS.
2. EXISTING EGRESS STAIR TO REMAIN.
3. EXISTING ELEVATOR TO REMAIN.
4. OFFICE FURNITURE, TYP. BY TENANT.
5. BUILT IN RECEPTION DESK, REF. INTERIOR ELEVATIONS AS NOTED.
6. LINE OF SOFFIT ABOVE, SEE RCP.
7. BUILT IN WORK STATION, REF. INTERIOR ELEVATIONS AS NOTED.
8. LANDING AND STAIR, REF. ENLARGED PLAN AS NOTED.
9. ACCESSIBLE RESTROOM, REF. ENLARGED PLAN AS NOTED.
10. EXISTING RAMP TO REMAIN.
11. MILLWORK, REF. INTERIOR ELEVATIONS AS NOTED.
12. HOP SINK AND WATER HEATER, REF. PLUMBING SHEETS.
13. NO WORK, THIS ROOM.
14. STEEL TUBE CANOPY, REF. ELEVATION.
15. FURR OUT EXISTING COLUMN FOR SHARP CORNER WITH STUCCO FINISH TO MATCH EXISTING.
16. RAMP WITH MAX. SLOPE 1:12, REF. DETAIL SHEET A9.2.
17. LANDING WITH GUARD RAIL, REF. DETAIL SHEET A9.2.
18. STEP DOWN TO ADJACENT GRADE, MAX. HEIGHT 7" V.I.F.
19. LINE OF CANOPY ABOVE, REF. ELEVATIONS AND STRUCTURAL WALL TYPE NOTES.

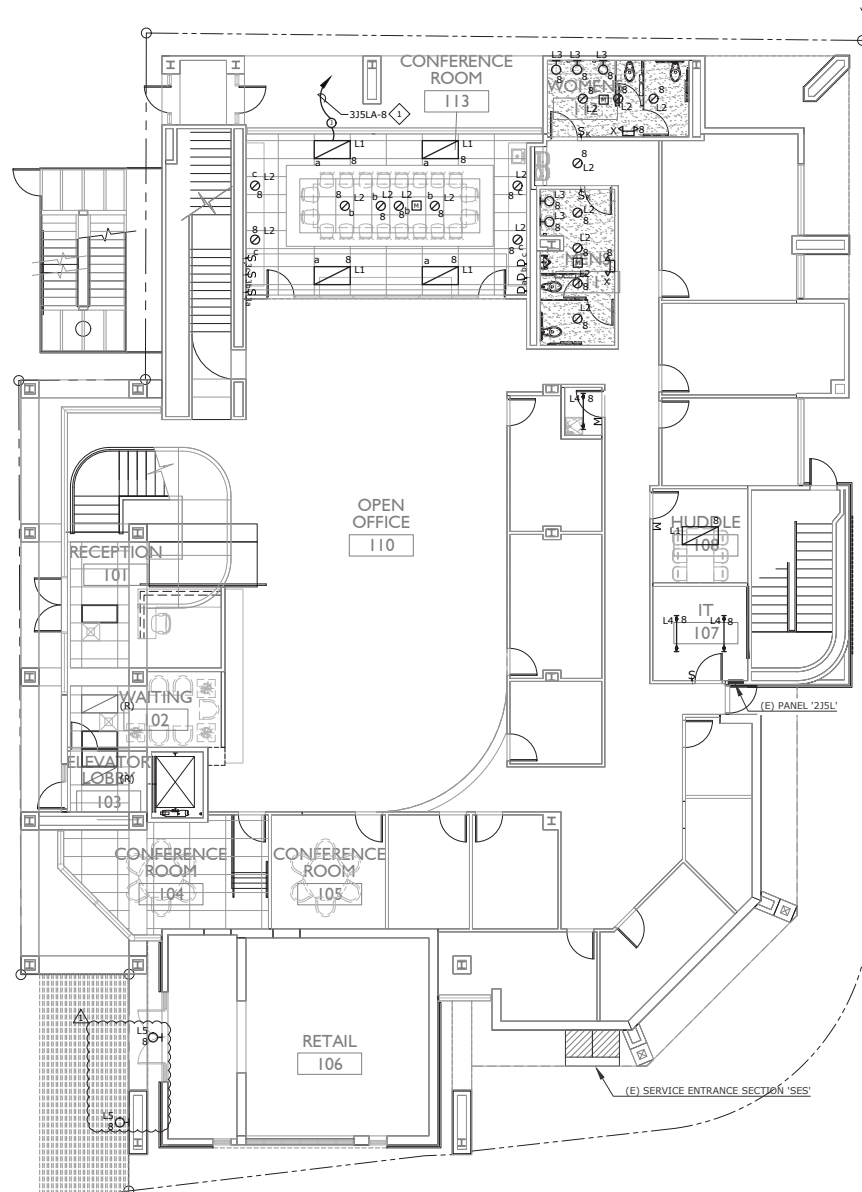
WALL TYPE NOTES:

1. USE 5/8" MOISTURE RESISTANT GYPSUM BOARD IN ALL WET AREAS.
2. USE 1/2" CEMENT BOARD UNDER CERAMIC TILE, FRP IF OCCURS.
3. PROVIDE FULL DEPTH ACOUSTIC INSULATION IN ALL INTERIOR PARTITIONS.
4. SEE ADDITIONAL PARTITION DETAILS ON DETAIL SHEETS.
5. C.C. TO VERIFY ALL DIMENSIONS AND CONDITIONS SHOWN ON THE DRAWINGS @ THE JOB SITE & NOTIFY ARCHITECT OF ANY DISCREPANCIES AND / OR CONFLICTS BEFORE PROCEEDING w/ THE WORK.
6. ALL INTERIOR FRAME WALLS FINISH TO MATCH EXISTING FROM FLOOR TO 6" ABOVE CLG. GRID, U.N.O., WITH 5/8" TYPE 'X' GWB, FIRE TAPED BEDDED, COORDINATE GWB INSTALLATION WITH TENANT'S WALL ROUGHING.
7. WALL BACKING PER DETAILS 3 & 4/A9.0.

WALL TYPES:

- A. NEW STEEL STUD WALL (TO EXISTING PARAPET HEIGHT) - 6" METAL STUDS @ 16" O.C., REFERENCE STRUCTURAL PLANS, W/ STUCCO FINISH OV. RIGID INSULATION OV. WATER PROOF MEMBRANE OV. PLYWOOD SHEATHING, MATCH EXISTING ADJACENT STUCCO FINISH FOR A FLUSH TRANSITION, PROVIDE STUCCO EXPANSION JOINT AT EXTENTS, REF. ELEVATION FOR TILE EXTENTS.
- B. NEW PARTITION WALL (TO 6" ABOVE CLG.) - 3 5/8" 25 GA. METAL STUDS @ 24" O.C. W/ 5/8" GYP. BD. (MOISTURE RESISTANT GYP. BD. ON ALL WET WALLS) WITH SOUND BATT INSULATION FULL DEPTH, TYP. U.N.O. REF. DTL. 2, 3 & 9/A9.0. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- C. INFILL EXTENT OF OPENING TO MATCH ADJACENT WALL WHERE OCCURS, TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- D. PARTIAL HEIGHT WALL (HEIGHT PER INTERIOR ELEVATIONS, A7.0) - 3 5/8" 20 GA METAL STUDS W/ 5/8" GYP. BD. BOTH SIDES, DOUBLE WALL W/ WIDTH AS NOTED AT SIM, TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- E. EXISTING WALL - EXISTING WALL TO REMAIN, REPAIR FINISH WHERE NECESSARY AND PROVIDE METAL PANEL FACADE PER ELEVATIONS.
- F. EXISTING WALL - EXISTING WALL TO REMAIN, REPAIR FINISH WHERE NECESSARY OR REPLACE PER FINISH SCHEDULE, TYP.
- G. COLUMN FURR OUT (TO 6" ABOVE CLG.) - WRAP COLUMN AND PROVIDE FURRING CHANNEL AS REQUIRED TO MEET NOTED WIDTH, 5/8" GYP. BD. BOTH SIDES, TAPE AND TEXTURE TO MATCH EXISTING.

FIRST FLOOR LIGHTING PLAN | SCALE: 3/32" = 1'-0"



FLOOR PLAN KEYNOTES:

- EXISTING COLUMN TO REMAIN. TYP. ALL STRUCTURAL COLUMNS.
- EXISTING EGRESS STAIR TO REMAIN.
- EXISTING ELEVATOR TO REMAIN.
- OFFICE FURNITURE. TYP. BY TENANT.
- BUILT IN RECEPTION DESK. REF. INTERIOR ELEVATIONS AS NOTED.
- LINE OF SOFFIT ABOVE. SEE RCP.
- BUILT IN WORK STATION. REF. INTERIOR ELEVATIONS AS NOTED.
- LANDING AND STAIR. REF. ENLARGED PLAN AS NOTED.
- ACCESSIBLE RESTROOM. REF. ENLARGED PLAN AS NOTED.
- EXISTING RAMP TO REMAIN.
- MILLWORK. REF. INTERIOR ELEVATIONS AS NOTED.
- POF SINK AND WATER HEATER. REF. PLUMBING SHEETS.
- NO WORK THIS ROOM.
- STEEL TUBE CANOPY. REF. ELEVATION.
- FURR OUT EXISTING COLUMN FOR SHARP CORNER WITH STUCCO FINISH TO MATCH EXISTING.
- RAMP WITH MAX. SLOPE 1:12. REF. DETAIL SHEET A9.2.
- LANDING WITH GUARD RAIL. REF. DETAIL SHEET A9.2.
- STEP DOWN TO ADJACENT GRADE. MAX. HEIGHT 7'-11/2".
- LINE OF CANOPY ABOVE. REF. ELEVATIONS AND STRUCTURAL.

WALL TYPE NOTES:

- USE 5/8" MOISTURE RESISTANT GYPSUM BOARD IN ALL WET AREAS.
- USE 1/2" CEMENT BOARD UNDER CERAMIC TILE. FRP IF OCCURS.
- PROVIDE FULL DEPTH ACOUSTIC INSULATION IN ALL INTERIOR PARTITIONS.
- SEE ADDITIONAL PARTITION DETAILS ON DETAIL SHEETS.
- C.C. TO VERIFY ALL DIMENSIONS AND CONDITIONS SHOWN ON THE DRAWINGS @ THE JOB SITE & NOTIFY ARCHITECT OF ANY CONDITIONS, DISCREPANCIES AND/OR CONFLICTS BEFORE PROCEEDING W/ THE WORK.
- ALL INTERIOR FRAME WALLS FINISH TO MATCH EXISTING FROM FLOOR TO 4" ABOVE CLG. GRID. U.N.O. WITH 5/8" TYPE 'X' GWB. FIRE TAPED BEHIND. COORDINATE GWB INSTALLATION WITH TENANTS WALL ROUGHINS.
- WALLBACKING PER DETAILS 3 & 4A9.0.

WALL TYPES:

- NEW STEEL STUD WALL (TO EXISTING PARAPET HEIGHT) - 4" METAL STUDS @ 16" O.C. REFERENCE STRUCTURAL PLANS, W/ STUCCO FINISH OV. RIGID INSULATION OV. WATER PROOF MEMBRANE OV. PLYWOOD SHEATHING. MATCH EXISTING ADJACENT STUCCO FINISH FOR A FLUSH TRANSITION. PROVIDE STUCCO EXPANSION JOINT AT EXTENTS. REF. ELEVATION FOR TILE EXTENTS.
- NEW PARTITION WALL (TO 4" ABOVE CLG.) - 3 5/8" 25 GA. METAL STUDS @ 24" O.C. W/ 3/8" GYP. BD. (MOISTURE RESISTANT GYP. BD. ON ALL WET WALLS) WITH SOUND BATT INSULATION FULL DEPTH. TYP. U.N.O. REF. DTL. 2, 3 & 9A8.0. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- INFILL EXTENT OF OPENING TO MATCH ADJACENT WALL WHERE OCCURS. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- PARTIAL HEIGHT WALL (HEIGHT PER INTERIOR ELEVATIONS, A7.0) - 3-5/8" 20 GA METAL STUDS W/ 5/8" GYP. BD. BOTH SIDES. DOUBLE WALL W/ WIDTH AS NOTED AT SIM. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- EXISTING WALL - EXISTING WALL TO REMAIN. REPAIR FINISH WHERE NECESSARY AND PROVIDE METAL PANEL FINISHEE PER ELEVATIONS.
- EXISTING WALL - EXISTING WALL TO REMAIN. REPAIR FINISH WHERE NECESSARY OR REPLACE PER FINISH SCHEDULE. TYP.
- COLUMN FURR OUT (TO 4" ABOVE CLG.) - WRAP COLUMN AND PROVIDE FURRING CHANNEL AS REQUIRED TO MEET NOTED WIDTH. 5/8" GYP. BD. BOTH SIDES. TAPE AND TEXTURE TO MATCH EXISTING.

LIGHTING FIXTURE SCHEDULE

**LIGHTING FIXTURE SCHEDULE**

**FIXTURE SCHEDULE GENERAL NOTES:**

- FIXTURES SHALL HAVE APPROPRIATE U.L. LABEL (i.e., DAMP OR WET) AS REQUIRED BY CODES AND ORDINANCES.
- FIXTURES SHALL INCLUDE ALL ACCESSORIES NECESSARY FOR INSTALLATION ACCORDING TO MANUFACTURER'S SHOP DRAWINGS AND AS REQUIRED BY CODES AND LOCAL ORDINANCES.
- PRIOR TO ORDERING ANY LIGHTING EQUIPMENT, THE CONTRACTOR SHALL COORDINATE ALL FIXTURE LOCATIONS WITH ARCHITECTURAL REFLECTED CEILING PLANS AND CEILING CAVITY DEPTHS.
- ALL LAMPS SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE ATTACHED FIXTURE SCHEDULE AND SPECIFICATIONS. ENSURE COMPATIBILITY BETWEEN FIXTURE, LAMP(S) AND BALLAST(S). (OSRAM SYLVANIA SERIES)
- CONTRACTOR SHALL VERIFY FIXTURE VOLTAGES AND CEILING TRIM COMPATIBILITY PRIOR TO ORDERING FIXTURE.
- PROVIDE APPROVED FIRE-RATED ENCLOSURES FOR ALL LIGHTING FIXTURES LOCATED IN FIRE-RATED CEILING.
- LIGHTING FIXTURE CATALOG NUMBERS ARE SERIES TYPE ONLY. PROVIDE ALL NECESSARY HARDWARE AS REQUIRED BY THE SPECIFICATIONS, DRAWINGS, AND PROJECT CONDITIONS FOR A COMPLETE INSTALLATION.
- ENSURE COMPATIBILITY OF ALL LIGHTING SYSTEM COMPONENTS, ESPECIALLY DIMMED SYSTEMS. FIXTURES, LED DRIVERS, LAMPS, BALLASTS, AND DIMMING SYSTEMS/INDIVIDUAL CONTROLS SHALL BE FACTORY CERTIFIED COMPATIBLE FOR FULL RANGE OF DIMMING COMPATIBILITY.
- PROVIDE CLEARANCES FROM COMBUSTIBLES: A MINIMUM OF 1/2" (OTHER THAN AT POINTS OF SUPPORT) AND 3" FROM INSULATION FOR RECESSED LIGHTING FIXTURES WHICH ARE NON-IC RATED.
- FOR FIXTURES RECESSED IN SUSPENDED T-BAR CEILING, PROVIDE A MINIMUM OF TWO (2) #12 SUPPORT WIRES ATTACHED TO BUILDING FRAME IN ADDITION TO T-BAR CLIPS.
- FIXTURES WITH EMERGENCY BATTERY BACKUP SHALL BE WIRED AHEAD OF ANY LOCAL SWITCHING IN COMPLIANCE WITH NEC ARTICLE 700.
- EMERGENCY LIGHTING UNITS SHALL BE EQUIPPED WITH FACTORY-INSTALLED INTEGRAL TEST SWITCHES.
- FOR ALL FIXTURES LOCATED IN FOOD SERVICE AREAS, PROVIDE DOOR-TO-FRAME AND LENS-TO-DOOR GASKETING, INVERTED LENS, AND FOOD SERVICE RATING.
- LED FIXTURES SHALL EQUAL OR EXCEED THE FOLLOWING MINIMUM REQUIREMENTS:
  - LM/50: 80% OF LUMEN OUTPUT AT 50,000 HOURS
  - CRI: GREATER THAN OR EQUAL TO 80.
  - LUMENS PER WATT: DOWNLIGHTS = GREATER THAN 60, OTHERWISE GREATER THAN 90.
  - UNIFORMITY: (3) MACADAMS ELLIPSES
  - FUNCTIONAL LIFE: GREATER THAN 60,000 HOURS
  - INTERIOR AMBIENT: GREATER THAN 40°C, 104°F
  - EXTERIOR AMBIENT: GREATER THAN 50°C, 122°F
  - SEAL AGAINST DUST AND INSECT ENTRY.
  - POWER FACTOR: 0.9 OR BETTER.
  - MANUFACTURER'S GUARANTEE: 5 YEARS.
- FOR LED RETROFIT LAMPS, PROVIDE SELF-BALLASTED LED LAMPS WITH THESE CHARACTERISTICS:
  - CRI GREATER THAN OR EQUAL TO 80.
  - COLOR = 2700K OR 3000K
  - LIFE = GREATER THAN OR EQUAL 25,000 HOURS
  - MANUFACTURER'S GUARANTEE = 5 YEARS.
  - DIMMABLE AS NOTED.
  - LUMENS AS NOTED.
- WHERE FIXTURE AND/OR LAMP IS SPECIFIED BY MANUFACTURER AND CATALOG NUMBER, PERFORMANCE OF PROPOSED SUBSTITUTE SHALL EQUAL OR EXCEED PUBLISHED DATA OF THE SPECIFIED FIXTURE.

TYPE	DESCRIPTION	LAMP	CONTROL	VOLTAGE	LOAD	MANUFACTURER	SERIES	NOTES
L1	2X4 TROFFER	4000 LUMEN 3000K	0-10V	277	30	LITHONIA	2BLT4-40L-ADP-EZ1-LP830 SERIES	
L2	4" DOWNLIGHT	1500 LUMEN 3000K	0-10V	277	15	LITHONIA	LDN4-3005-LIM-LSS-MVOLT SERIES	
L3	DECORATIVE SCIENCE	800 LUMEN 3000K	ON/OFF	277	17	WAC	WS-6718-3000K-16-SW-850-AL SERIES	
L4	4" STEP LIGHT	4000 LUMEN 3000K	ON/OFF	277	25	LITHONIA	CSS-148-4000LM-MUO-L3-3K-SERIES	
L5	EXTERIOR WALL SCIENCE WITH INTEGRAL PHOTOCELL	1200 LUMEN 3500K	ON/OFF	277	10	LITHONIA	WEDGE1 LED-P1-35K-80CRI-VW-MUO-L-PE	
X	EMERGENCY BUCITE WITH 90 MINUTE BATTERY BACKUP	800 CURRENT	WIRE	277	5	LITHONIA	EMIC SERIES	

**WEDGE1 LED**  
Architectural Wall Sconce

**Specifications**

- Depth (D1): 5.5"
- Depth (D2): 1.5"
- Height: 8"
- Width: 9"
- Weight: 9 lbs (without options)

**Introduction**

The WEDGE1 LED family is designed to meet specifier's every wall-mounted lighting need in a widely accepted shape that blends with any architecture. The clean rectilinear design comes in four sizes with lumen packages ranging from 1,200 to 25,000 lumens, providing true site-wide solution.

WEDGE1 delivers up to 2,000 lumens with a soft, non-pixelated light source, creating a visually comfortable environment. The compact size of WEDGE1, with its integrated emergency battery backup option, makes it an ideal over-the-door wall-mounted lighting solution.

**WEDGE LED Family Overview**

Luminaire	Standard/4000K	Color/Temp. 2700K	Sensor	Lumens (1000K)					
				P1	P2	P3	P4	P5	P6
WEDGE1 LED	4W	--	--	1,200	2,000	--	--	--	--
WEDGE2 LED	10W	18W	Standalone/ rLight	1,200	2,000	3,000	4,500	6,000	--
WEDGE3 LED	15W	18W	Standalone/ rLight	7,500	8,500	10,000	12,000	--	--
WEDGE4 LED	--	--	Standalone/ rLight	12,000	16,000	18,000	20,000	22,000	25,000

**Ordering Information**      **EXAMPLE: WEDGE1 LED P2 40K 80CRI VF MVOLT SRM PE DDBXD**

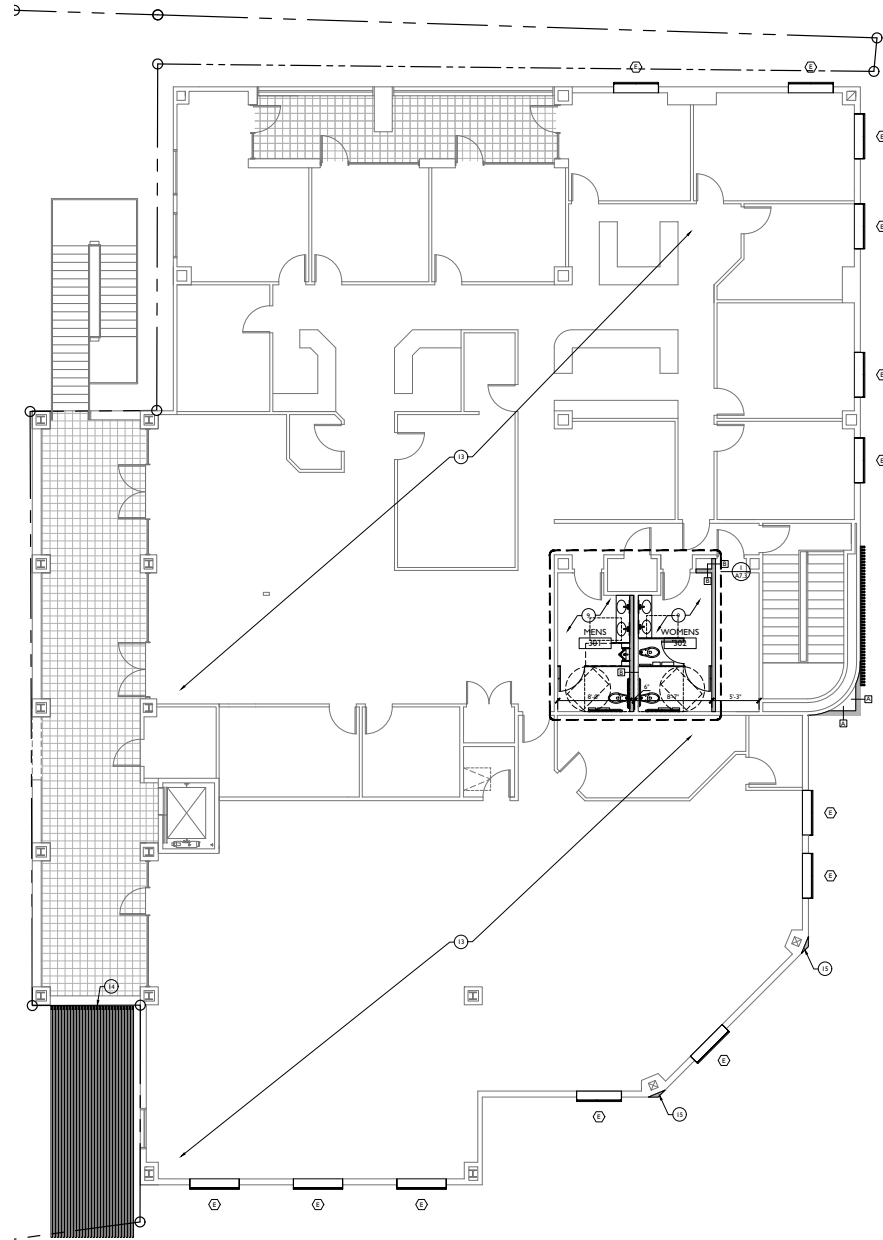
Series	Package	Color Temperature	CRI	Distribution	Voltage	Mounting
WEDGE1 LED	P1	27K 2700K	80CRI	VF	Visual comfort forward throw	MVOLT
	P2	30K 3000K	90CRI	VW	Visual comfort wide	347*
		35K 3500K				
		40K 4000K				
		50K* 5000K				

**Shipped included:** SRM Surface mounting bracket, KW Indirect Canopy/Ceiling Washer bracket (dry/damp locations only)

**Shipped separately:** AWS 3/8inch Architectural wall spacer, BBW Surface-mounted back box, PBBW Premium surface-mounted back box (top, left, right, conduit entry)

Option	Finish
E4WH <sup>1</sup> Emergency battery backup, CEC compliant (4W, 0°C min)	DDBXD Dark bronze
PE* Photocell, Button Type	DBLXD Black
DS Dual switching (comes with 2 drivers and 2 light engines; see page 3 for details)	DNAXD Natural aluminum
DMG 0-10V dimming wires pulled outside fixture (for use with an external control, ordered separately)	DWHXD White
BCE Bottom conduit entry for premium back box (PBBW). Total of 4 entry points.	DSBXD Sandstone
	DOBXD Textured dark bronze
	DBLXD Textured black
	DNAXD Textured natural aluminum
	DWHXD Textured white
	DSBXD Textured sandstone

THIRD FLOOR PLAN | SCALE: 3/32" = 1'-0"



FLOOR PLAN KEYNOTES:

1. EXISTING COLUMN TO REMAIN. TYP. ALL STRUCTURAL COLUMNS.
2. EXISTING EGRESS STAIR TO REMAIN.
3. EXISTING ELEVATOR TO REMAIN.
4. OFFICE FURNITURE. TYP. BY TENANT.
5. BUILT IN RECEPTION DESK. REF. INTERIOR ELEVATIONS AS NOTED.
6. LINE OF SOFFIT ABOVE. SEE RCP.
7. BUILT IN WORK STATION. REF. INTERIOR ELEVATIONS AS NOTED.
8. LANDING AND STAIR. REF. ENLARGED PLAN AS NOTED.
9. ACCESSIBLE RESTROOM. REF. ENLARGED PLAN AS NOTED.
10. EXISTING RAMP TO REMAIN.
11. MILLWORK. REF. INTERIOR ELEVATIONS AS NOTED.
12. HOP SINK AND WATER HEATER. REF. PLUMBING SHEETS.
13. NO WORK THIS ROOM.
14. STEEL TUBE CANOPY. REF. ELEVATION.
15. FURR OUT EXISTING COLUMN FOR SHARP CORNER WITH STUCCO FINISH TO MATCH EXISTING.
16. RAMP WITH MAX. SLOPE 1:12. REF. DETAIL SHEET A9.2.
17. LANDING WITH GUARD RAIL. REF. DETAIL SHEET A9.2.
18. STEP DOWN TO ADJACENT GRADE. MAX. HEIGHT 7" V.I.F.
19. LINE OF CANOPY ABOVE. REF. ELEVATIONS AND STRUCTURAL SHEETS.

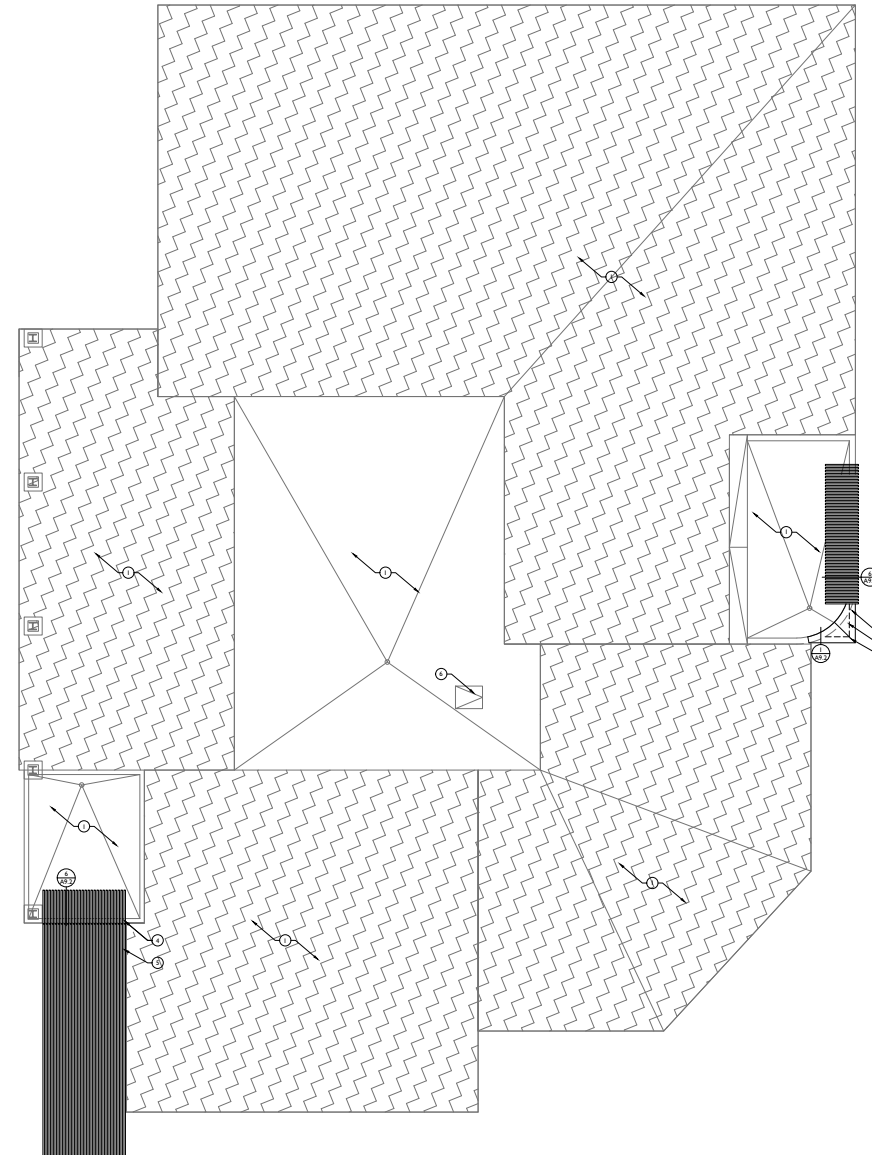
WALL TYPE NOTES:

1. USE 5/8" MOISTURE RESISTANT GYPSUM BOARD IN ALL WET AREAS.
2. USE 1/2" CEMENT BOARD UNDER CERAMIC TILE. FRP IF OCCURS.
3. PROVIDE FULL DEPTH ACOUSTIC INSULATION IN ALL INTERIOR PARTITIONS.
4. SEE ADDITIONAL PARTITION DETAILS ON DETAIL SHEETS.
5. C.C. TO VERIFY ALL DIMENSIONS AND CONDITIONS SHOWN ON THE DRAWINGS @ THE JOB SITE & NOTIFY ARCHITECT OF ANY CONDITIONS, DISCREPANCIES AND / OR CONFLICTS BEFORE PROCEEDING w/ THE WORK.
6. ALL INTERIOR FRAME WALLS FINISH TO MATCH EXISTING FROM FLOOR TO 6" ABOVE CLG. GRID. U.N.O. WITH 5/8" TYPE 'X' GWB. FIRE TAPED BEDED. COORDINATE GWB INSTALLATION WITH TENANT'S WALL ROUGHING.
7. WALL BACKING PER DETAILS 3 & 4A9.0.

WALL TYPES:

- A. NEW STEEL STUD WALL (TO EXISTING PARAPET HEIGHT) - 4" METAL STUDS @ 16" O.C. REFERENCE STRUCTURAL PLANS, W/ STUCCO FINISH OV. RIGID INSULATION OV. WATER PROOF MEMBRANE OV. PLYWOOD SHEATHING. MATCH EXISTING ADJACENT STUCCO FINISH FOR A FLUSH TRANSITION. PROVIDE STUCCO EXPANSION JOINT AT EXTENTS. REF. ELEVATION FOR TILE EXTENTS.
- B. NEW PARTITION WALL (TO 6" ABOVE CLG.) - 3 5/8" 25 GA. METAL STUDS @ 24" O.C. W/ 5/8" GYP. BD. (MOISTURE RESISTANT GYP. BD. ON ALL WET WALLS WITH SOUND BATT INSULATION FULL DEPTH. TYP. U.N.O. REF. DTL. 2, 3 & 4A9.0. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- C. INFILL EXTENT OF OPENING TO MATCH ADJACENT WALL WHERE OCCURS. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- D. PARTIAL HEIGHT WALL (HEIGHT PER INTERIOR ELEVATIONS, A7.0) - 3 5/8" 20 GA. METAL STUDS W/ 5/8" GYP. BD. BOTH SIDES. DOUBLE WALL W/ WIDTH AS NOTED AT SIM. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- E. EXISTING WALL - EXISTING WALL TO REMAIN. REPAIR FINISH WHERE NECESSARY AND PROVIDE METAL PANEL FACADE PER ELEVATIONS.
- F. EXISTING WALL - EXISTING WALL TO REMAIN. REPAIR FINISH WHERE NECESSARY OR REPLACE PER FINISH SCHEDULE. TYP.
- G. COLUMN FURR OUT (TO 6" ABOVE CLG.) - WRAP COLUMN AND PROVIDE FURRING CHANNEL AS REQUIRED TO MEET NOTED WIDTH. 5/8" GYP. BD. BOTH SIDES. TAPE AND TEXTURE TO MATCH EXISTING.

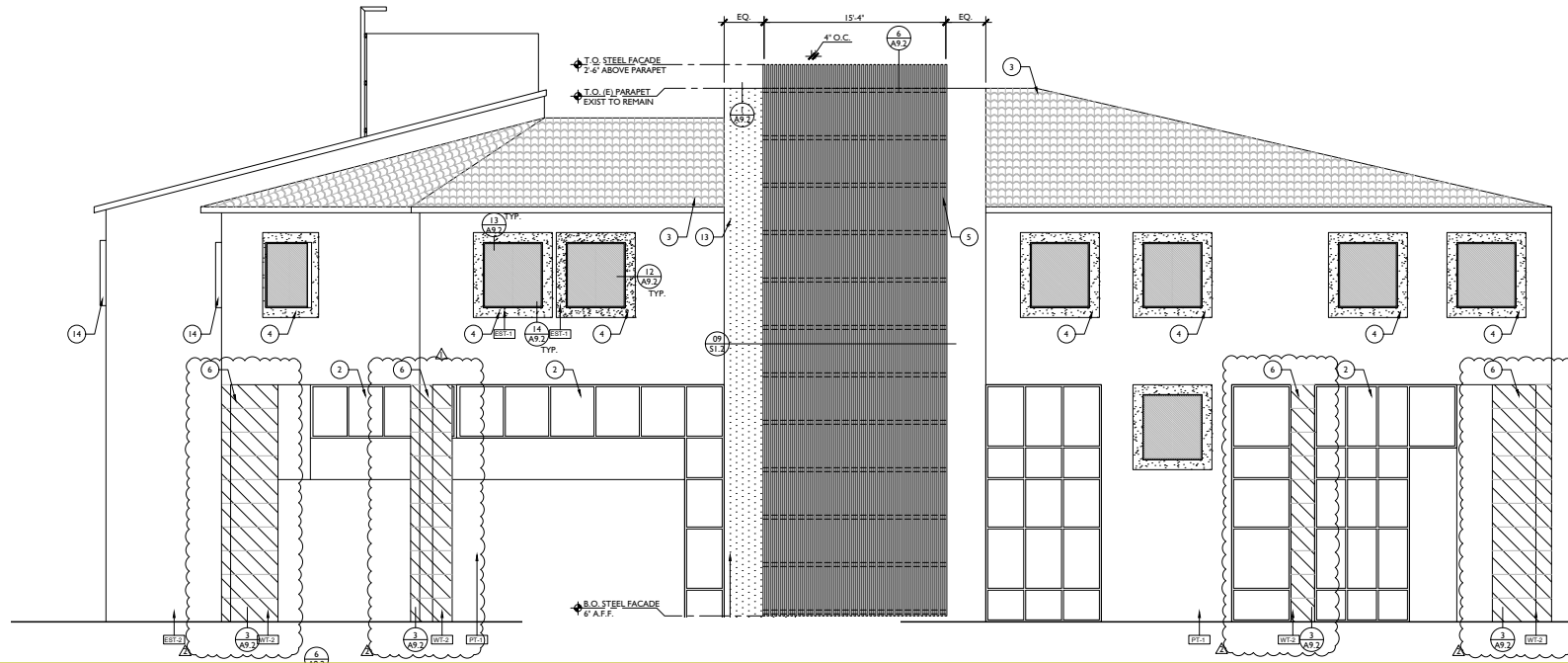
ROOF PLAN | SCALE: 3/32" = 1'-0"



ROOF PLAN KEYNOTES: ②

1. EXISTING ROOF TO REMAIN.
2. PARAPET CAP EXTEND TO EXISTING PARAPET WALL AS REQUIRED. REF. NOTED DETAIL.
3. METAL STUD WALL BELOW. REF. FLOOR PLAN.
4. STEEL FACADE ELEMENT. REF. ELEVATION, STRUCTURAL SHEETS AND NOTED DETAIL.
5. STEEL CANOPY ELEMENT BELOW. REF. ELEVATION AND STRUCTURAL SHEETS.
6. EXISTING ROOF HATCH TO REMAIN.

NORTH ELEVATION | SCALE: 1/8" = 1'-0"

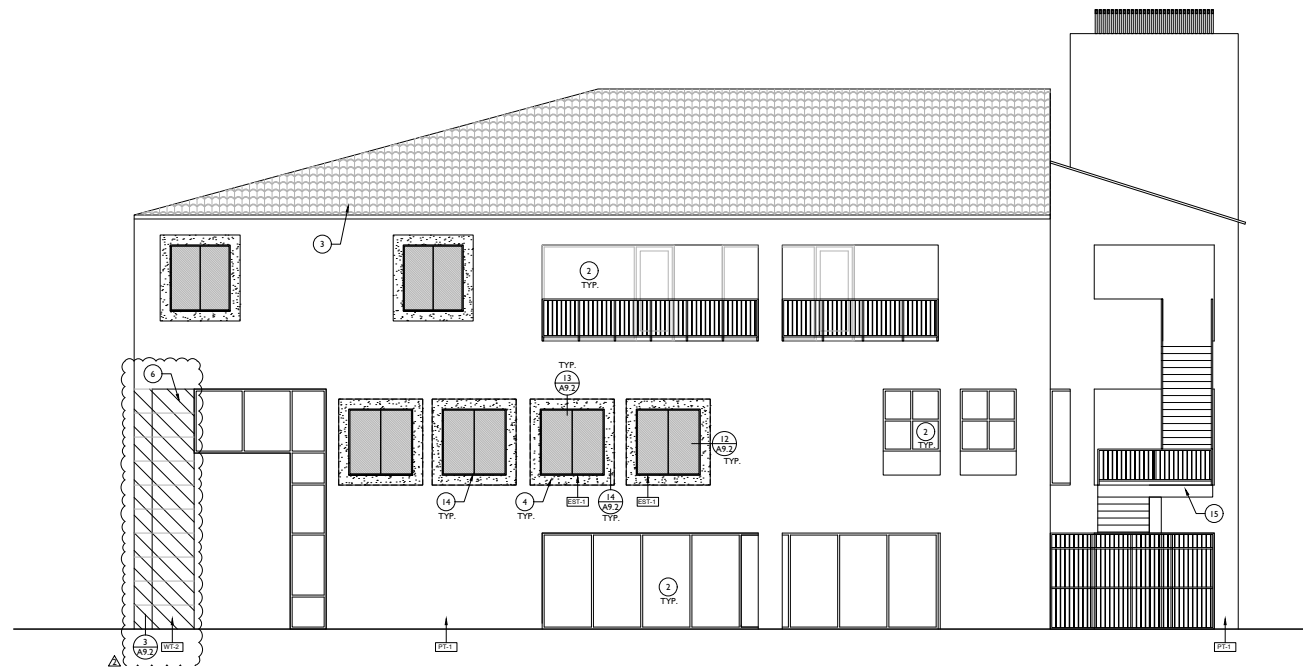


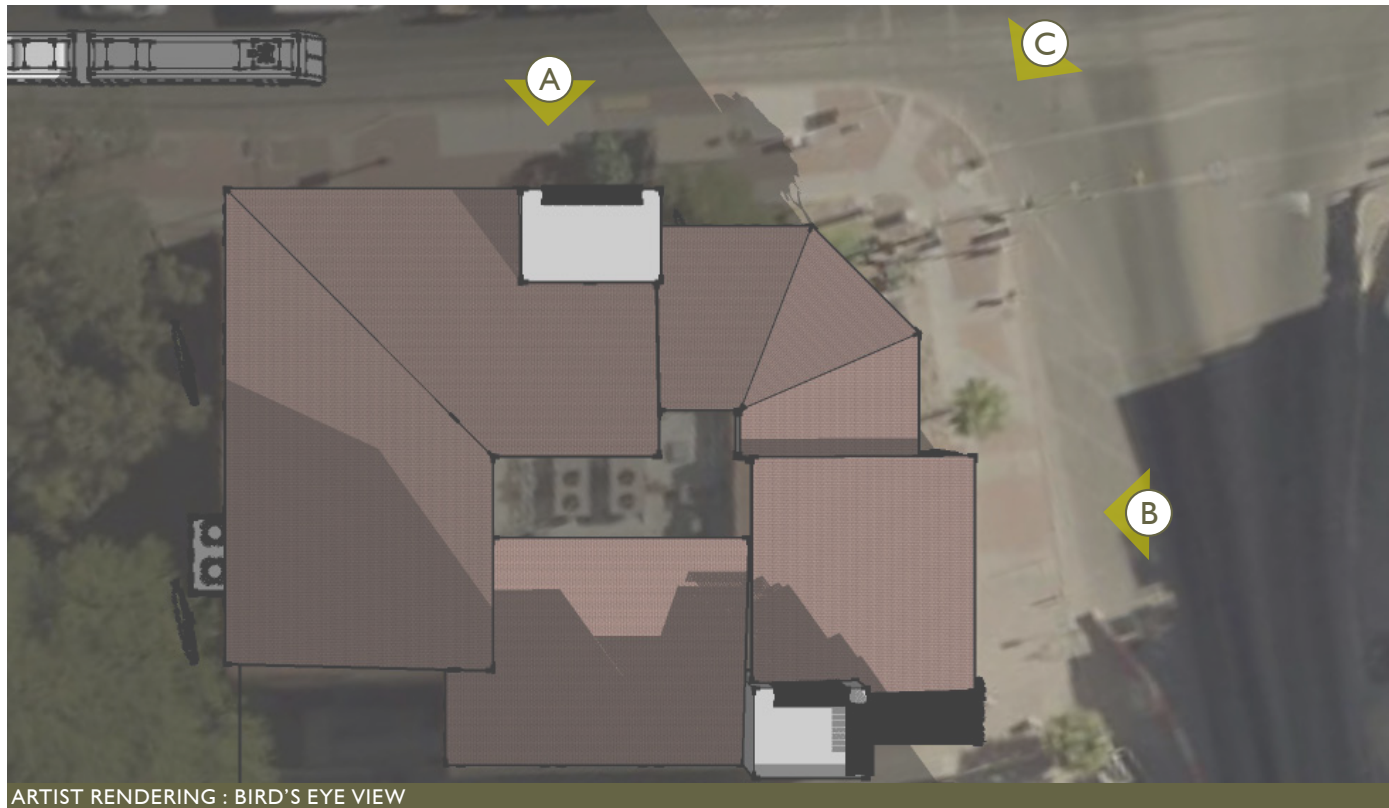
ELEVATION KEYNOTES:

1. EXISTING STUCCO FINISH TO REMAIN. PAINT AS NOTED. REF. FINISH SCHEDULE.
  2. EXISTING WINDOW SYSTEM TO REMAIN. CLEAN, PATCH AND REPAIR AS REQUIRED.
  3. EXISTING ROOF TO REMAIN. PATCH AND REPAIR AS REQUIRED.
  4. REMOVE STUCCO POP OUT AND PROVIDE NEW STUCCO FINISH FLUSH WITH ADJACENT WALL. MATCH ADJACENT TEXTURE AND FINISH. PAINT PER FINISH SCHEDULE.
  5. SEALED STEEL TUBE FACADE. REF. NOTED DETAIL AND FINISH SCHEDULE. TUBE STEEL SUPPORTS BEHIND AT 4'-0" O.C. COORDINATE WITH EXISTING OPENINGS AS REQUIRED.
  6. EST-2. PROVIDE JOINTS IN A 24"X48" PATTERN AS SHOWN. ALIGN JOINTS WITH TOP OF COLUMN.
  7. BUILDING SIGNAGE APPROX. LOCATION. VERIFY LOCATION WITH OWNER PRIOR TO ROUGH-IN. SIGNAGE BY SEPARATE PERMIT.
  8. EXTERIOR LIGHT FIXTURE. REF. ELECTRICAL PLANS.
  9. PAINTED SHEET METAL PARAPET CAP. PAINT TO MATCH EXTERIOR WALL.
  10. METAL PANEL FACADE. REF. NOTED DETAILS AND FINISH SCHEDULE.
  11. PERFORATED METAL PANEL FACADE AT WINDOW. REF. NOTED DETAILS AND FINISH SCHEDULE.
  12. PROVIDE WINDOW SYSTEM. REF. FLOOR PLAN AND WINDOW SCHEDULE.
  13. STEEL WALL FURR OUT. REF. STRUCTURAL PLAN. PROVIDE STUCCO FINISH TO MATCH EXISTING ADJACENT STUCCO.
  14. NEW WINDOW IN EXISTING OPENING. REF. FLOOR PLAN AND WINDOW SCHEDULE.
- NOTE:  
1. REFERENCE MATERIAL FINISHES KEY ON SHEET A8.0. VERIFY ALL FINISHES AND LOCATIONS WITH OWNER PRIOR TO ORDER OR INSTALLATION.

EAST ELEVATION | SCALE: 1/8" = 1'-0"

◀ SOUTH ELEVATION

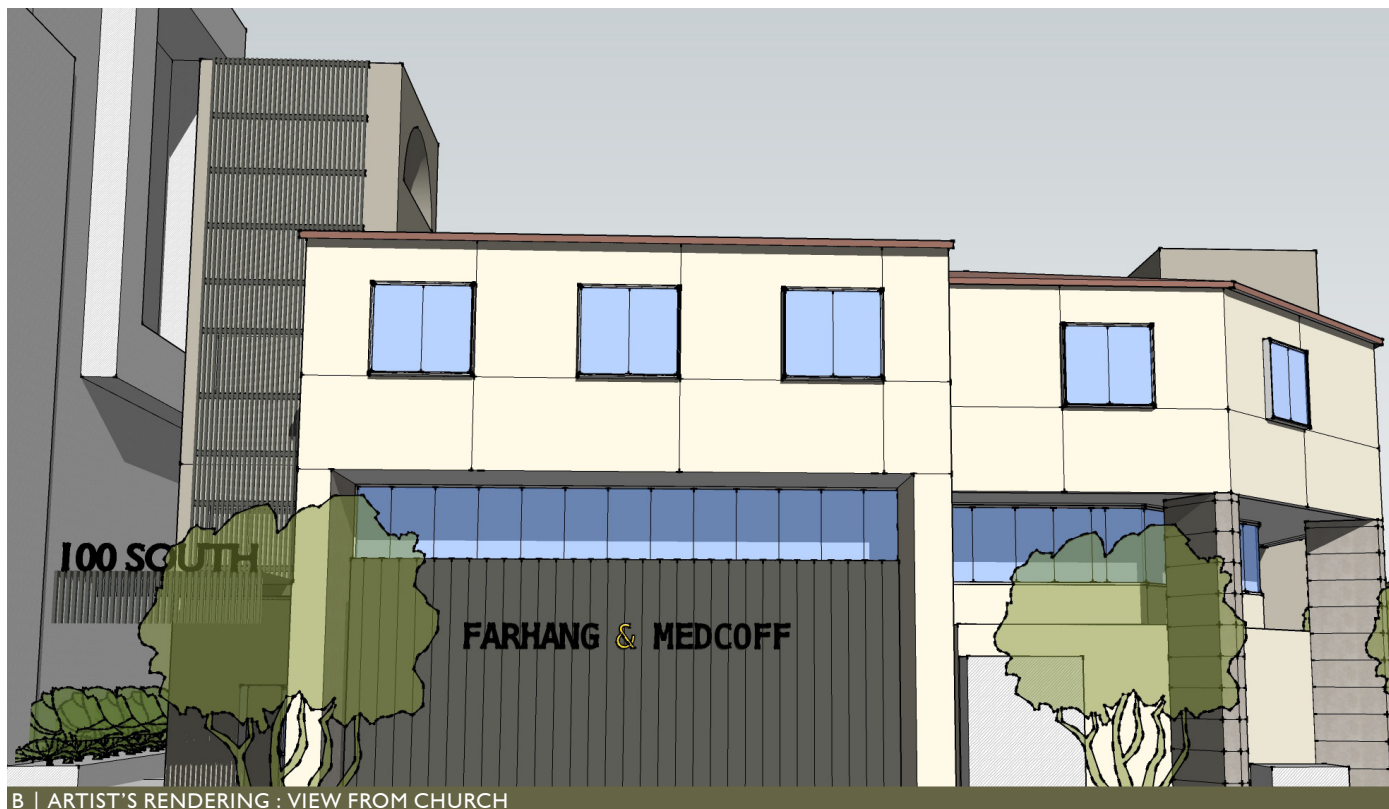




ARTIST RENDERING : BIRD'S EYE VIEW



A | ARTIST'S RENDERING : VIEW FROM BROADWAY



B | ARTIST'S RENDERING : VIEW FROM CHURCH



C | ARTIST RENDERING : VIEW FROM INTERSECTION OF CHURCH AND BROADWAY

**MATERIAL FINISH KEY**

MARK	MATERIAL	MANUFACT.	DESCRIPTION	PROVIDED BY	INSTALLED BY
PT-1	PAINT	DUNN EDWARDS OR EQUAL	COLOR: MILK GLASS - EXTERIOR PAINT COLOR	GC	GC
WT-2	CERAMIC TILE	DALTILE	24"X48" WALL TILE DALTILE PLAY ON GRAY D36228	GC	GC
EST-1	STUCCO	WESTERN BLENDED PRODUCTS OR EQ.	STUCCO FINISH TO MATCH EXISTING AND PAINTED DUNN EDWARDS MILK GLASS DEW 358 EXISTING STUCCO AND ALIGNED WITH EXISTING STUCCO JOINTS	GC	GC
EST-2	STUCCO	WESTERN BLENDED PRODUCTS OR EQ.	SMOOTH STUCCO FINISH, PAINTED DUNN EDWARDS PLAY ON GREY DE6228	GC	GC
MP-1	METAL PANEL	AEP SPAN OR APPROVED EQ.	SAGE GREEN PRESTIGE SERIES 12" NO REVEAL FLUSH PANEL. PROVIDE PERFORATED PANELS WIT #6 AT WINDOWS. REF. BUIDLING ELEVATION, A5.0.	GC	GC

**KEY TO ABBREVIATIONS**

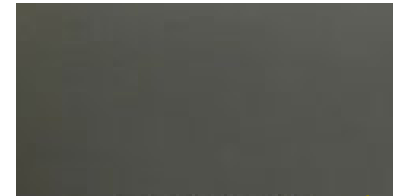
ME = MATCH EXISTING	AL = ALUMINUM	PM = PRESSED METAL	WD = SOLID CORE WOOD
STL = STEEL	FR = FRAME	WG = WIRE GLASS	ST = STAIN WOOD FINISH
SS = STAINLESS STEEL	GL = GLASS	G = GALVANIZED	CR1 = CARPET
HM = HOLLOW METAL	P = PAINT	MG = MIRROR GLASS	WLD = WELDED HOLLOW METAL
SC = SOLID CORE	T = TEMPERED GLASS	NR = NOT RATED	PLY = PLYWOOD
FL = FULL LOUVER	SG = SAFETY GLASS	BK = BLACK	V.I.F. = VERIFY IN FIELD
HC = HOLLOW CORE	KD = KNOCK DOWN	E = EXISTING	T.B.D. = TO BE DETERMINED
SHT. LINUM. = SHEET LINOLEUM	FRL = FRAMELESS	CLG = CLEAR GLASS	O.T.S. = OPEN TO STRUCTURE
A.F.F. = ABOVE FINISH FLOOR	N.I.C. = NOT IN CONTRACT	REF. = REFERENCE	TYP. = TYPICAL

**PROPOSED MATERIAL IMAGES**

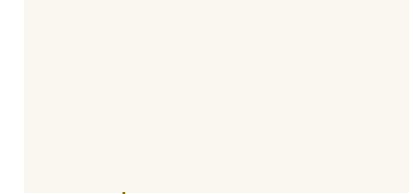
**EST-2 :**  
SMOOTH STUCCO FINISH  
W/ DUNN EDWARDS PAINT  
DE6228 PLAY ON GRAY



**STL-1 :**  
2"X4" HSS  
WITH CLEAR COAT



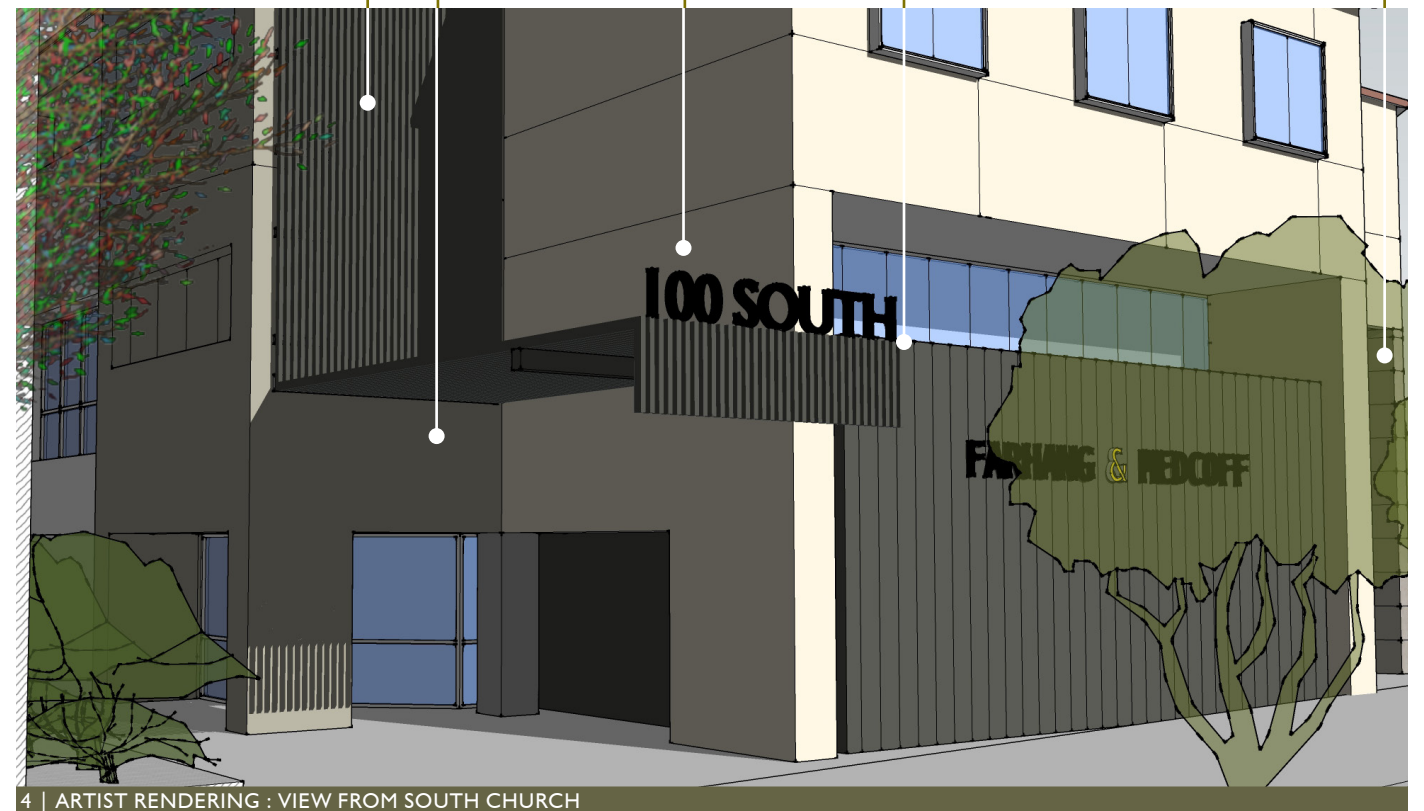
**EST-1 :**  
SMOOTH STUCCO FINISH  
W/ DUNN EDWARDS PAINT  
DEW358 MILK GLASS



**MP-1 :**  
AEP SPAN 12" FLUSH PANEL  
SAGE GREEN



**WT-1**  
DALTILE :  
HAUT MONDE  
HM05 ELITE GREY



4 | ARTIST RENDERING : VIEW FROM SOUTH CHURCH

ZONING REVIEW COMMENTS

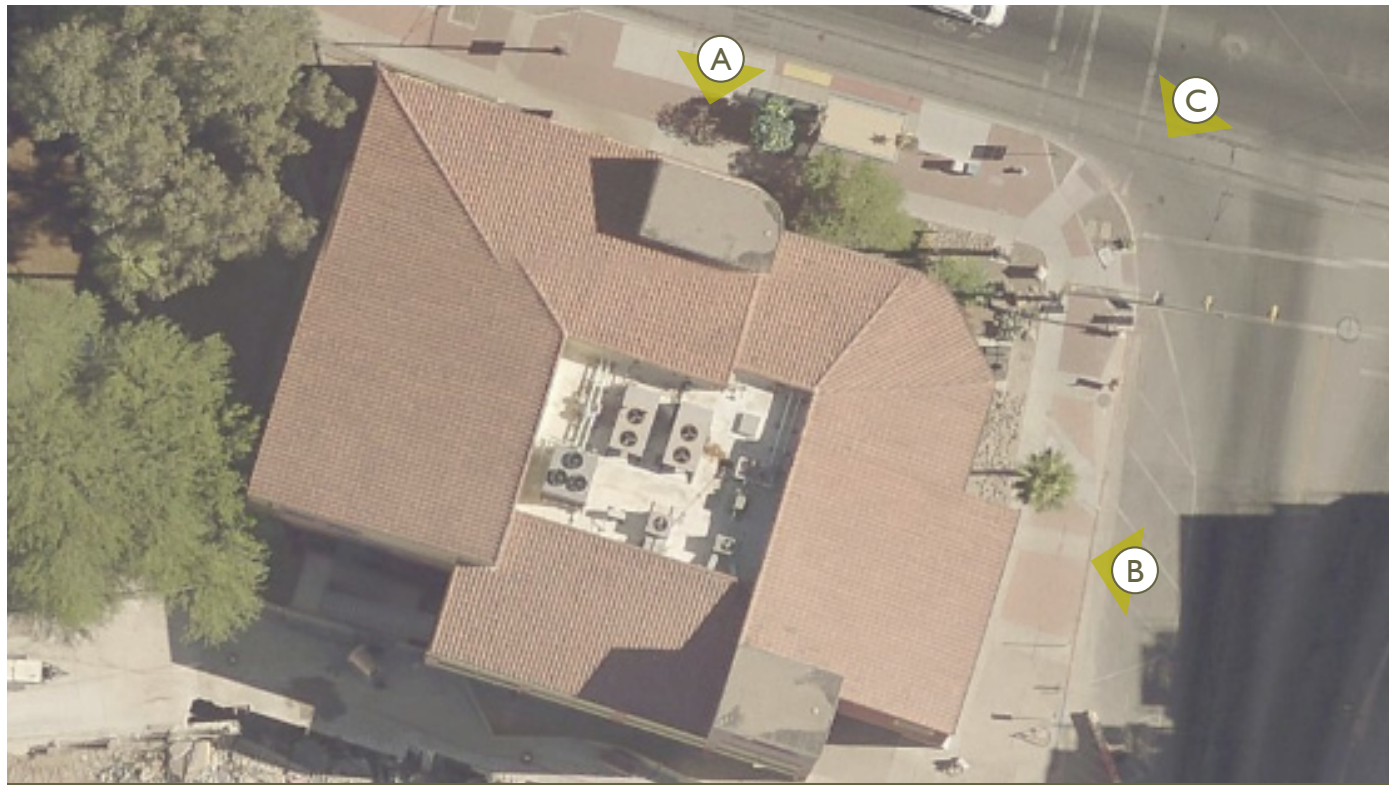
RNA REVIEW REQUIRED FOR EXTERIOR FACADE WORK. WHEN COMPLETE, CONTACT ME FOR AN "OVER-THE-COUNTER" REVIEW OR SIGN INTO OUR VIRTUAL SERVICE COUNTER ONLINE.  
ELISA HAMBLIN  
ELISA.HAMBLIN@TUCSONAZ.GOV

DOCUMENTATION OF NEIGHBORHOOD MEETING

NOT APPLICABLE. A NEIGHBORHOOD MEETING WAS NOT REQUIRED AT FOR THIS REVIEW.







AERIAL PHOTOGRAPH



A | PHOTOGRAPH : EXISTING VIEW FROM BROADWAY



B | PHOTOGRAPH : EXISTING VIEW FROM CHURCH



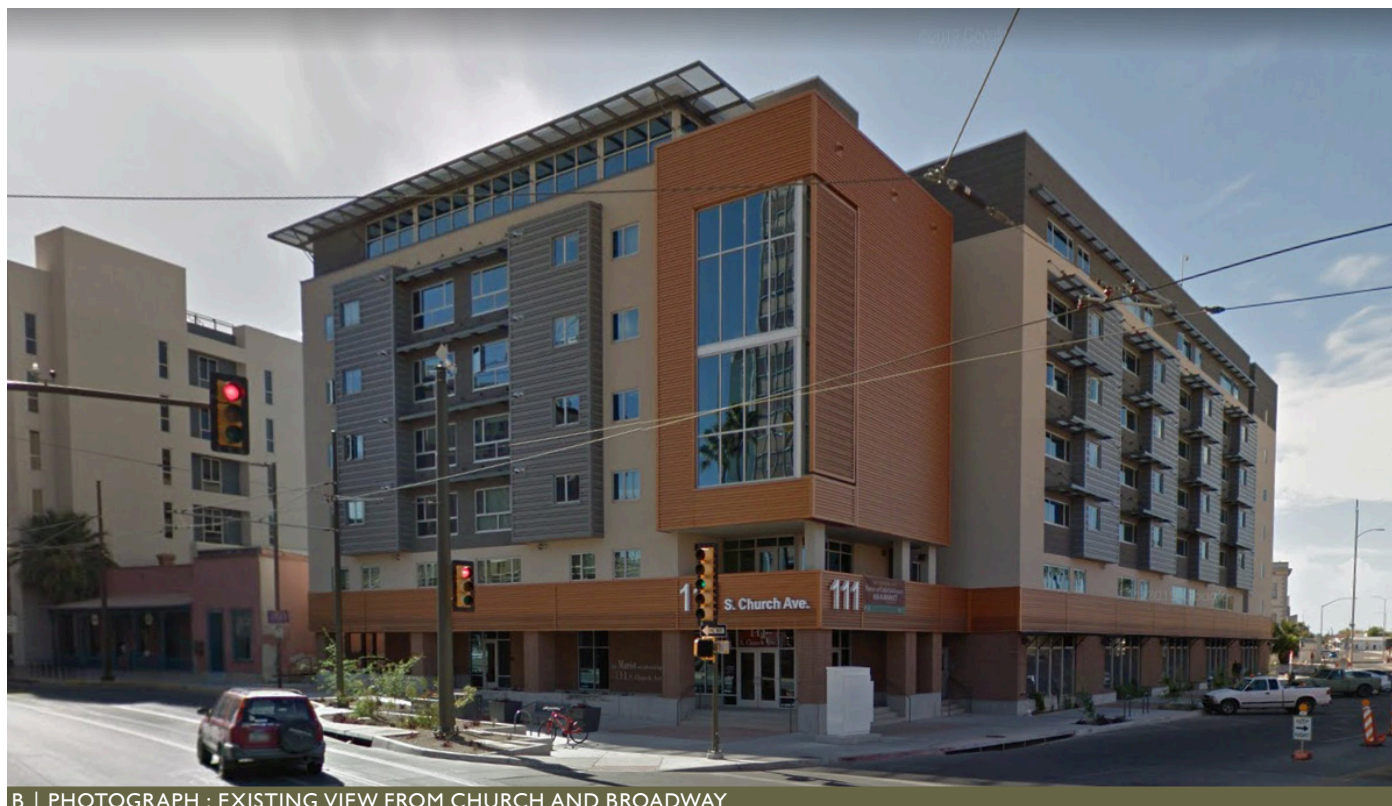
C | PHOTOGRAPH : EXISTING VIEW FROM INTERSECTION OF CHURCH AND BROADWAY



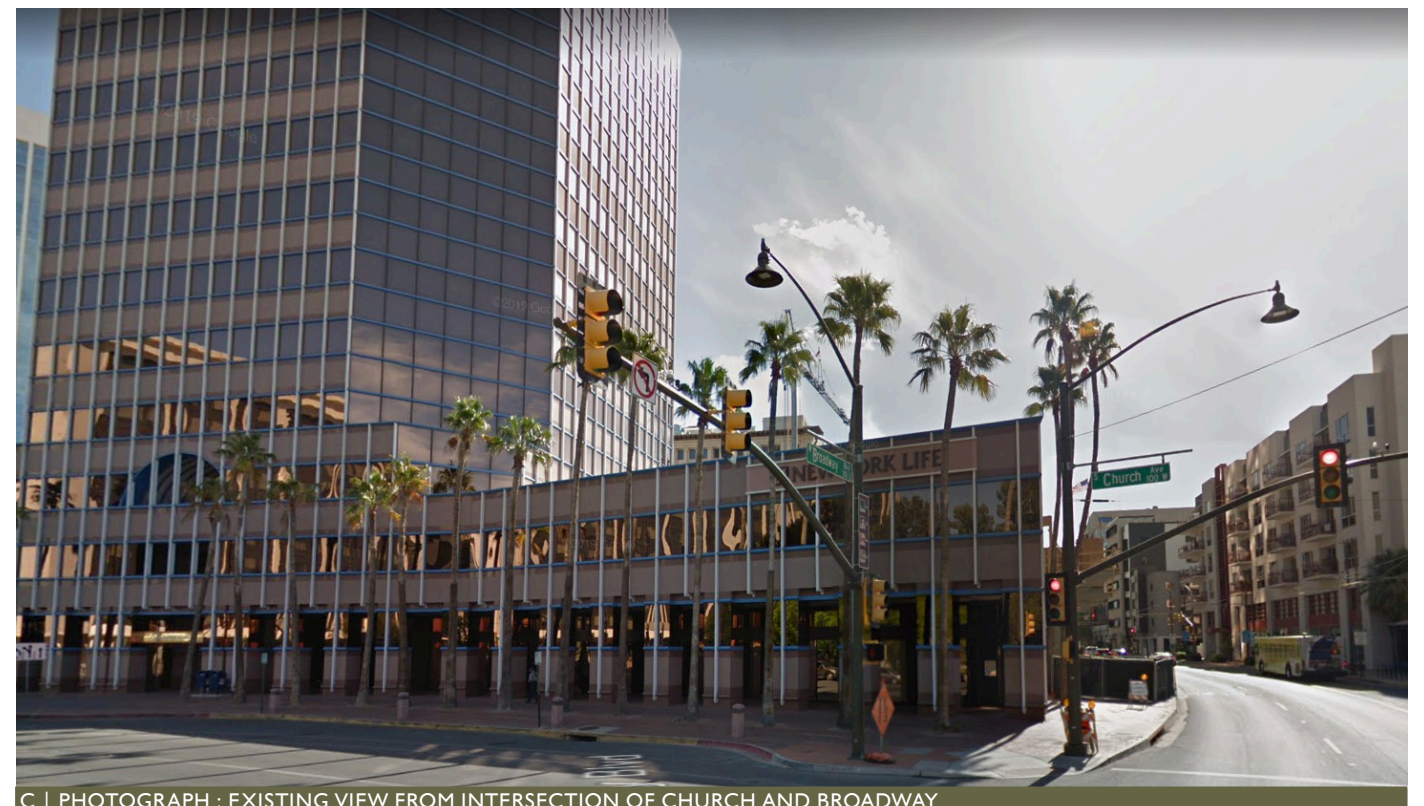
AERIAL PHOTOGRAPH



A | PHOTOGRAPH : EXISTING VIEW FROM BROADWAY OF ADJACENT PARK



B | PHOTOGRAPH : EXISTING VIEW FROM CHURCH AND BROADWAY



C | PHOTOGRAPH : EXISTING VIEW FROM INTERSECTION OF CHURCH AND BROADWAY

PHOTOGRAPHS OF PRECEDENT EXAMPLES

NOT APPLICABLE. THIS PROJECT IS AN EXISTING BUILDING.

PIMA COUNTY ASSESSOR'S DETAIL

Property Address			
Street Number	Street Direction	Street Name	Location
100	S	CHURCH AV	Tucson

Contact Information	
Property Owner Information:	Property Description:
100 SOUTH CHURCH LLP ATTN: BRENT DE RAD 115 N CHURCH AVE STE 200 TUCSON AZ  85701-1318	PUEBLO CENTER REDEVELOPMENT PROJECT ARIZONA R-8 NELY PTN LOT 5 & SELY PTN LOT 6 BLK 510

Valuation Data							
Valuation Year	Property Class	Assessment Ratio	Land FCV	Imp FCV	Total FCV	Limited Value	Limited Assessed
2020	COMMERCIAL (1)	18.0	\$265,350	\$1,973,120	\$2,238,470	\$1,468,383	\$264,309
2021	COMMERCIAL (1)	18.0	\$265,350	\$1,930,259	\$2,195,609	\$1,541,802	\$277,524

Property Information	
Section:	13
Town:	14.0
Range:	13.0E
Map & Plat:	20/83
Block:	510
Tract:	
Lot:	00005
Land Measure:	10,614.00F
Group Code:	000
Census Tract:	100
Use Code:	1514 (OFFICE BUILDING 4 OR MORE STORY )
File Id:	1
Date of Last Change:	9/16/2019

Sales Information 2							
Affidavit of Fee No.	Parcel Count	Sale Date	Property Type	Sale	Time Adjusted Sale	Cash	Validation
20200310230	1	12/2018	Commercial/Industrial	\$1,350,000	\$1,390,991	N	X MB
20001920379	1	8/1999	Commercial/Industrial	\$1,770,000	\$1,770,000	N	X JAC DEED: Special Warranty Deed

Valuation Area	
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PIMA COUNTY ASSESSOR'S DETAIL CONTINUED

Valuation Area				
District Supervisor: RAMON VALADEZ District No: 2				
DOR Market	Land Subarea	Neighborhood	Sub ID	Economic District
31	1111044	01020201	20083	30

Recording Information 2				
Sequence No.	Docket	Page	Date Recorded	Type
20200310230	0	0	1/31/2020	WTDEED
20001920379	11396	1080	10/3/2000	

Commercial Characteristics				
Property Appraiser: Mark Baudendistel Phone: (520) 724-7458				
Commercial Summary				
Interface	Total Sq Ft	Cost Value	CCS Override	Market Override
Y	23,680	\$2,582,867	\$0	\$1,930,259

Commercial Detail							
SEQ-SECT	Const Year	Model / Grade	IPR	Sq Ft	RCN	RCNLD	Model Description
001-001	1973	161/3	0000000	23,680	\$4,718,532	\$2,420,607	CENTRAL BANK
001-002	1973	161/3	0000000	0	\$323,098	\$162,260	CENTRAL BANK

Petition Information 9					
Tax Year	Notice of Value			Notice of Change	
	Owner's Estimate	Petition	Work Up	Owner's Estimate	Work up
2018	\$799,120	<a href="#">pdf</a>	<a href="#">pdf</a>		
2015	\$238				
2014	\$1,200,000				
2010	\$1,500,000				
2008	\$1,398,460				
2006	\$1,198,680				
2005	\$900,000				
2003	\$1,000,000				
2002				\$700,000	

Permits 3											
Permit	Status	Issued	Final	City	Value	SqFt	Sub	FirstInsp	LastInsp	Processed	% Complete
T00CM05044	CALT ~ FINAL	10/13/2000	12/15/2000	TUC	\$7,500	14,480		09/14/2017	09/22/2017		100
Description: TI:OFFICE											
T16CM07316	CADD ~ FINAL	06/21/2017	02/22/2018	TUC	\$248,700	23,590	*/*	09/14/2017	09/24/2017		100
Description: OFFICE											
T08CM00301	CALT ~ FINAL	01/30/2008	03/11/2008	TUC	\$35,000	8,500	*/*	09/14/2017	09/24/2017		100
Description: TI: OFFICE											



## DESIGN PROFESSIONAL COMMENT RESPONSE

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Project:	Farhang and Medcoff	Activity Number:	T20CM02335
Subject:	Design Professional Comment Response	Issued by:	Grace Schau
Date:	July 26, 2021		

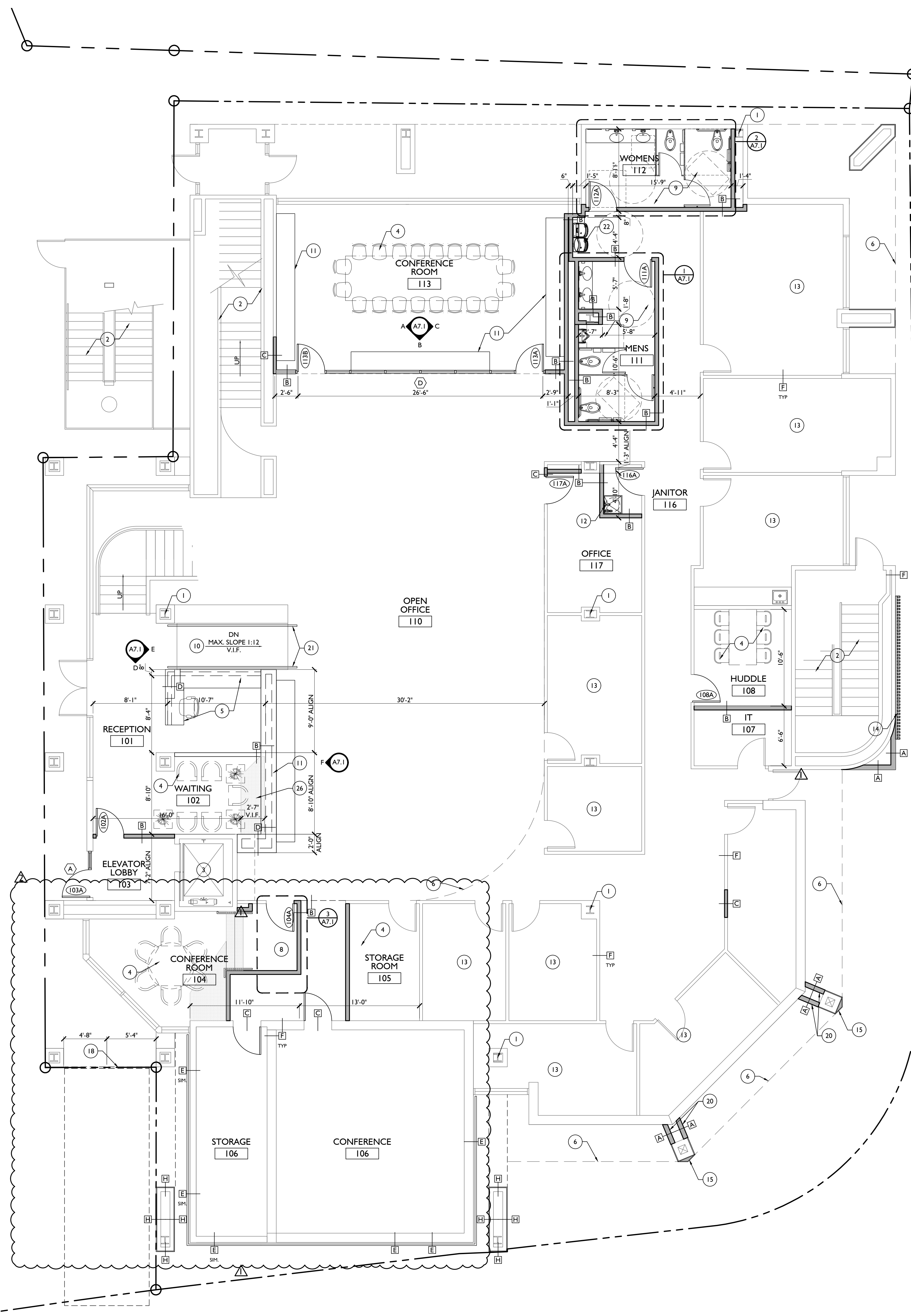
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City Comments are Black | Responses are Green

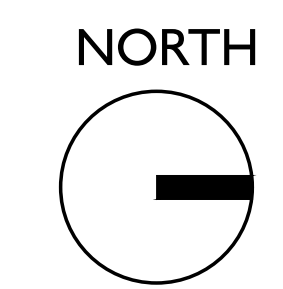
1. On Sheets A2.1, E2.0, and E3.0, please indicate the actual use on the portion of the first floor facing Church Av. During the Design Package review process, it was explained the retail use on the ground floor was going to be replaced by office use. Also, please show the windows facing Church Ave.
  - o Please see the revised plans indicating the building use and removal of the windows.
2. On Sheets A2.2, E2.0, and E3.0, please depict the windows on the second floor facing Church Av.
  - o The windows on the 2<sup>nd</sup> floor facing Church Av. are all existing to remain.
3. On Sheets A2.3, E2.0, and E3.0, please revise the third floor plan to depict two windows at the northeast corner of the building. Currently only one window is shown.  
Please revise elevation drawings to match elevation drawings approved in design package.
  - o The windows on the 3<sup>rd</sup> floor facing the street corner were all replacement windows in existing openings. The second window shown in the design package was in error. Please see the revised design package attached indicating the corrected window layout on the 3<sup>rd</sup> floor.
4. On Sheet A5.0, please revise the elevations so they match the elevations approved in the Design Package. Make sure to label all materials and colors as approved in the Design Package.
  - o Please see the revised design package and elevations indicating the installed materials and colors for approval.

Please let me know if you have any questions or need further clarification.

Thank you,  
Grace Schau



**FIRST FLOOR PLAN**  
SCALE: 3/16" = 1'-0"



NOTE: THESE DOCUMENTS ESTABLISH THE GENERAL STANDARDS OF QUALITY AND DETAIL FOR DEVELOPING A NEGOTIATED CONSTRUCTION CONTRACT.

**FLOOR PLAN KEYNOTES:**

- EXISTING COLUMN TO REMAIN. TYP. ALL STRUCTURAL COLUMNS.
- EXISTING EGRESS STAIR TO REMAIN.
- EXISTING ELEVATOR TO REMAIN.
- OFFICE FURNITURE, TYP. BY TENANT.
- BUILT IN RECEPTION DESK. REF. INTERIOR ELEVATIONS AS NOTED.
- LINE OF SOFFIT ABOVE. SEE RCP.
- BUILT IN WORK STATION. REF. INTERIOR ELEVATIONS AS NOTED.
- LANDING AND STAIR. REF. ENLARGED PLAN AS NOTED.
- ACCESSIBLE RESTROOM. REF. ENLARGED PLAN AS NOTED.
- EXISTING RAMP TO REMAIN.
- MILLWORK. REF. INTERIOR ELEVATIONS AS NOTED.
- MOP SINK AND WATER HEATER. REF. PLUMBING SHEETS.
- NO WORK, THIS ROOM.
- STEEL FACADE WITH 2X4X1/8" STEEL TUBE CANOPY. REF. ELEVATION AND DETAILS 6.11/A9.2.
- RIGID INSULATION FURR OUT EXISTING COLUMN FOR SHARP CORNER WITH STUCCO FINISH TO MATCH EXISTING.
- RAMP WITH MAX. SLOPE 1:12. REF. DETAIL SHEET A9.2.
- LANDING WITH GUARD RAIL. REF. DETAIL SHEET A9.2.
- STEP DOWN TO ADJACENT GRADE. MAX. HEIGHT 7". V.I.F.
- LINE OF CANOPY ABOVE. REF. ELEVATIONS AND STRUCTURAL SHEETS.
- METAL STUD FURR OUT. REF. STRUCTURAL SHEETS.
- HANDRAIL PER DETAIL 1.2/A9.1.
- DRINKING FOUNTAIN PER PLUMBING SHEETS.
- BUILT IN WORK HEIGHT COUNTER REF. INT. ELEV. AS NOTED.
- STEEL WINDOW BOX. REF. WINDOW SCHEDULE AND ELEVATIONS.
- EXISTING WALL AND GUARD RAIL TO REMAIN.
- CONCRETE INFILL TO MATCH EXISTING ADJACENT FLOOR HEIGHT.

NOTE: NOT ALL NOTES ARE USED ON EACH PLAN.

**WALL TYPE NOTES:**

- USE 5/8" MOISTURE RESISTANT GYPSUM BOARD IN ALL WET AREAS.
- USE 1/2" CEMENT BOARD UNDER CERAMIC TILE, FRP IF OCCURS.
- PROVIDE FULL DEPTH ACOUSTIC INSULATION IN ALL INTERIOR PARTITIONS.
- SEE ADDITIONAL PARTITION DETAILS ON DETAIL SHEETS.
- G.C. TO VERIFY ALL DIMENSIONS AND CONDITIONS SHOWN ON THE DRAWINGS @ THE JOB SITE & NOTIFY ARCHITECT OF ANY OMISSIONS, DISCREPANCIES AND / OR CONFLICTS BEFORE PROCEEDING w/ THE WORK.
- ALL INTERIOR FRAME WALLS FINISH TO MATCH EXISTING FROM FLOOR TO 6" ABOVE CLG. GRID. U.N.O., WITH 5/8" TYPE 'X' GWB, FIRE TAPED BEDDED. COORDINATE GWB INSTALLATION WITH TENANTS WALL ROUGHINS.
- WALL BACKING PER DETAILS 3 & 4/A9.0.

**WALL TYPES:**

- A. NEW STEEL STUD WALL (HEIGHT AS NOTED IN ELEVATION) - 6" METAL STUDS @ 16" O.C., REFERENCE STRUCTURAL PLANS, W/ STUCCO FINISH OV. RIGID INSULATION OV. WATER PROOF MEMBRANE OV. PLYWOOD SHEATHING. MATCH EXISTING ADJACENT STUCCO FINISH FOR A FLUSH TRANSITION. PROVIDE STUCCO EXPANSION JOINT AT EXTENTS. REF. ELEVATION FOR JOINT PATTERN AND EXTENTS.
- B. NEW PARTITION WALL (TO 6" ABOVE CLG.) - 3 5/8" 25 GA. METAL STUDS @ 24" O.C. W/ 5/8" GYP. BD. (MOISTURE RESISTANT GYP. BD. ON ALL WET WALLS) WITH SOUND BATT INSULATION FULL DEPTH. TYP. U.N.O. REF. DTL. 2, 3 & 9/A9.0. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- C. INFILL EXTENT OF OPENING TO MATCH ADJACENT WALL WHERE OCCURS. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- D. PARTIAL HEIGHT WALL (HEIGHT PER INTERIOR ELEVATIONS, A7.0) - 3 5/8" 20 GA METAL STUDS W/ 5/8" GYP. BD. BOTH SIDES. DOUBLE WALL W/ WIDTH AS NOTED AT SIM. TAPE AND TEXTURE TO MATCH EXISTING ADJACENT WALLS AND PAINT PER OWNER.
- E. EXISTING WALL - EXISTING WALL TO REMAIN, REPAIR FINISH WHERE NECESSARY AND PROVIDE METAL PANEL FACADE PER ELEVATIONS.
- F. EXISTING WALL - EXISTING WALL TO REMAIN, REPAIR FINISH WHERE NECESSARY OR REPLACE PER FINISH SCHEDULE, TYP.
- G. COLUMN FURR OUT (TO 6" ABOVE CLG.) - WRAP COLUMN AND PROVIDE FURRING CHANNEL AS REQUIRED TO MEET NOTED WIDTH. 5/8" GYP BD BOTH SIDES. TAPE AND TEXTURE TO MATCH EXISTING.
- H. EXISTING EXTERIOR WALL (HEIGHT AS SHOWN IN ELEVATIONS) REMOVE AND REPLACE STUCCO FINISH, JOINT PATTERN AND FINISH PER ELEVATIONS.

**DOOR TAG:**

REFERENCE DOOR SCHEDULE, A8.0.

**WINDOW TAG:**

REFERENCE WINDOW SCHEDULE, A8.0.

**FLOOR PLAN GENERAL NOTES:**

- THE WORD 'ARCHITECT' AS USED IN THESE DOCUMENTS REFERS TO THE BUILDING ARCHITECT, A23 STUDIOS.
- THE WORD 'ALIGN' AS USED IN THESE DOCUMENTS SUPERCEDES ANY DIMENSIONAL INFORMATION INDICATED. IF DISCREPANCIES OCCUR, NOTIFY ARCHITECT IMMEDIATELY.
- THE WORD 'PROVIDE' AS USED IN THESE DOCUMENTS MEANS FURNISH AND INSTALL.
- THE WORD 'CLEAR' AS USED IN THESE DOCUMENTS SHALL MEAN THAT THE CONDITION IS NOT ADJUSTABLE WITHOUT THE APPROVAL OF THE ARCHITECT. CLEAR DIMENSIONS ARE TYPICALLY TO FINISH FACE OF MAJOR SURFACE. COORDINATE REQUIREMENTS FOR BASE BOARD OR OTHER PROTRUSIONS WITH ARCHITECT.
- THE WORD 'MAXIMUM' AS USED IN THESE DOCUMENTS SHALL MEAN THE CONDITION IS SLIGHTLY ADJUSTABLE BUT MAY NOT VARY TO A DIMENSION OR QUANTITY GREATER THAN THAT SHOWN WITHOUT APPROVAL OF THE ARCHITECT.
- THE WORD 'MINIMUM' AS USED IN THESE DOCUMENTS SHALL MEAN THE CONDITION IS SLIGHTLY ADJUSTABLE BUT MAY NOT VARY TO A DIMENSION OR QUANTITY LESS THAN THAT SHOWN WITHOUT APPROVAL OF THE ARCHITECT.
- THE WORD 'TYPICAL' AS USED IN THESE DOCUMENTS SHALL MEAN THE CONDITION OR DIMENSION IS THE SAME OR REPRESENTATIVE FOR SIMILAR CONDITIONS THROUGHOUT.
- THE SYMBOL '±' AS USED IN THESE DOCUMENTS SHALL MEAN THE DIMENSION OR QUANTITY IS ADJUSTABLE TO ACCOMMODATE ACTUAL CONDITIONS. IF ACTUAL DIMENSION VARIES BY MORE THAN 1" FROM DIMENSION NOTED AS '±', INFORM ARCHITECT BEFORE PROCEEDING.
- G.C. TO VERIFY ALL DIMENSIONS AND CONDITIONS SHOWN ON THE DRAWINGS AT THE JOB SITE AND NOTIFY ARCHITECT OF ANY OMISSIONS, DISCREPANCIES, AND/OR CONFLICTS BEFORE PROCEEDING WITH THE WORK.
- DO NOT SCALE DRAWINGS, DIMENSIONS GOVERN. LARGE SCALE DETAILS OVER SMALL SCALE.
- G.C. TO SUBMIT ALL SUBCONTRACTOR SHOP DRAWINGS AND SUBMITTALS TO ARCHITECT FOR APPROVAL BEFORE FABRICATION OR INSTALLATION OF ANY ITEMS. REQUIRED SHOP DRAWING SUBMITTALS INCLUDE, BUT ARE NOT LIMITED TO: MILLWORK, H.V.A.C. PLUMBING, ELECTRICAL, GLASS AND GLAZING, ALL ITEMS ON FINISH LEGEND, DOOR HARDWARE, 2X2" WALL FINISH SAMPLE, PAINTING AND WALL COVERING. DRAWINGS SHALL NOT BE REPRODUCED FOR SUBMITTALS UNLESS PRIOR WRITTEN PERMISSION HAS BEEN OBTAINED FROM THE ARCHITECT AND/OR OWNER. DRAWINGS OR PORTIONS OF DRAWINGS USED FOR SUBMITTALS WILL BE REJECTED AND RETURNED TO THE G.C. U.N.O. G.C. TO VERIFY ALL EXISTING SHELL PARTITIONS AND INSTALL INSULATION AND 5/8" GYP. BD. WHERE NEEDED FOR FINISH OUT.
- U.N.O. PARTITIONS ARE DIMENSIONED TO FACE OF FINISH.
- REFER TO DOOR SCHEDULE FOR TYPES AND HARDWARE INFORMATION.
- U.N.O. EDGE OF DOOR TO BE LOCATED 5" OFF PERPENDICULAR PTN. PROVIDE BACK TO BACK OR NESTED 25-GAUGE STUDS AT BOTH SIDES OF ALL NEW JAMB LOCATIONS.
- ALL BLOCKING TO COMPLY WITH APPLICABLE BUILDING AND FIRE CODE REQUIREMENTS. PROVIDE BLOCKING IN PARTITIONS AS REQUIRED TO SECURE CABINETS, MARKER BOARDS, ETC. TO PARTITIONS.
- ALL MATERIALS AND COMPONENTS OF FIRE-RATED ASSEMBLIES SHALL BE APPROVED BY U.L. OR OTHER RECOGNIZED STANDARD FOR USE IN SUCH ASSEMBLIES.
- PATCH ALL WALLS, PARTITIONS, COLUMNS, CONCRETE FLOORS, ETC. AS REQUIRED TO RECEIVE NEW FINISH.
- G.C. TO COORDINATE AND INSTALL ALL TENANT SUPPLIED APPLIANCES AS SHOWN IN DOCUMENTS. COORDINATE LOCATION, SIZE AND ALL REQUIRED PLUMBING AND ELECTRICAL CONNECTIONS.
- U.N.O. INSTALL MOISTURE RESISTANT GYP. BD. AT ALL WET WALLS, INCLUDING BUT NOT LIMITED TO RESTROOM AND SINK LOCATIONS.
- REFER TO ENGINEERING DOCUMENTS FOR ADDITIONAL INFORMATION.
- INTERIOR WALLS ARE TO BE 3 5/8" METAL STUDS WITH 5/8" THICK FIRE RATED GYPSUM BOARD. FOR WALL FINISH SEE INTERIOR FINISH SCHEDULE. (DIMENSIONS ON PLAN ARE NOMINAL.)
- LAYOUT AS DIMENSIONED ONLY, DO NOT SCALE DRAWING.



Expires 09.30.22

- Revisions
- △ COT COMMENTS 06.10.2020
  - △ FIELD REVISIONS 07.26.2021

**FIRST FLOOR PLAN**

**FARHANG & MEDCOFF**  
100 S CHURCH AVE  
TUCSON, AZ 85701

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Date 07.26.21  
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Sheet

**A2.1**



Expires 09.30.22

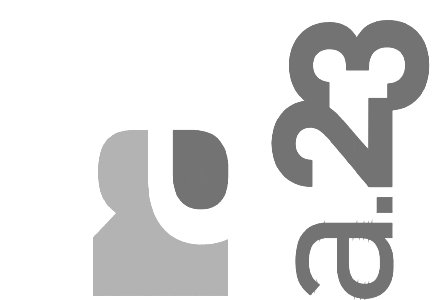
- Revisions
- △ COT COMMENTS 06.10.2020
  - △ FIELD REVISIONS 07.26.2021

EXTERIOR ELEVATIONS

**FARHANG & MEDCOFF**  
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 TUCSON, AZ 85701

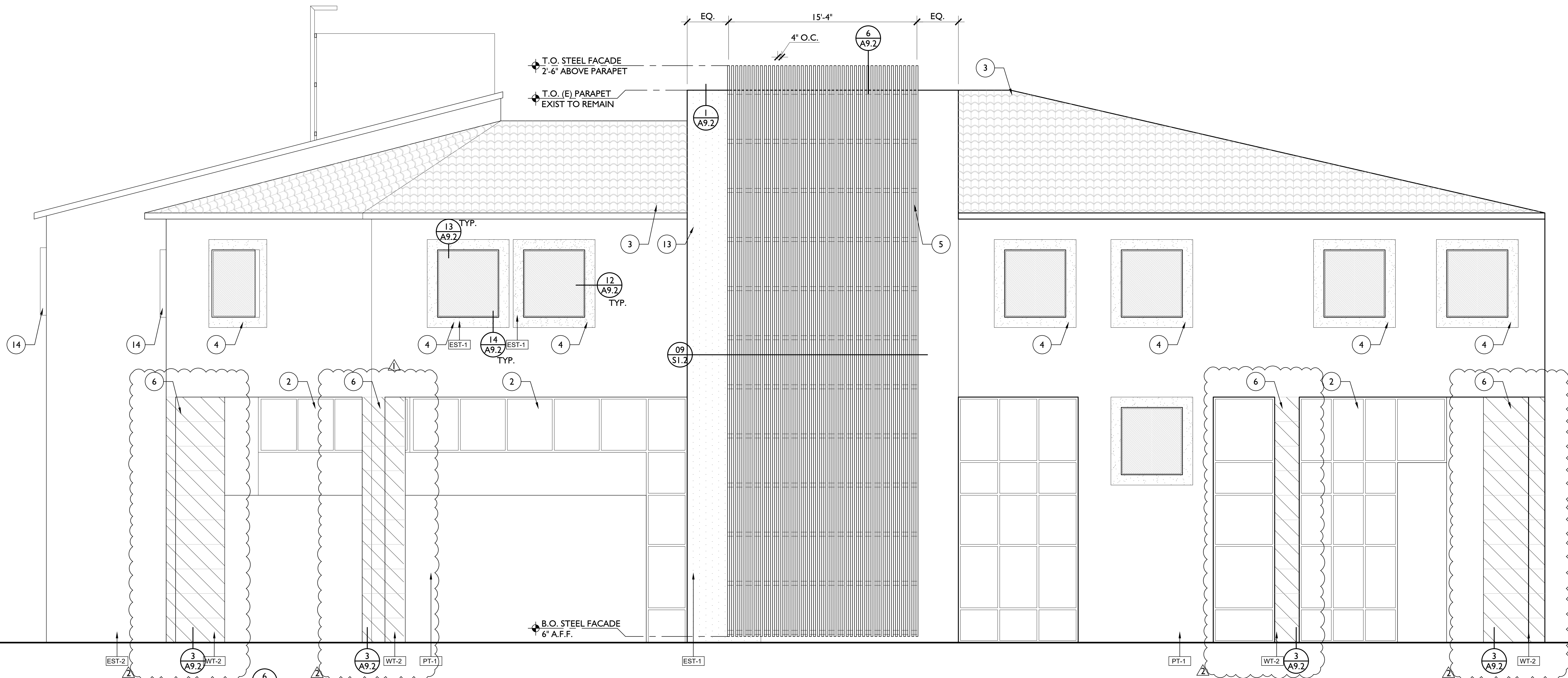
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A5.0



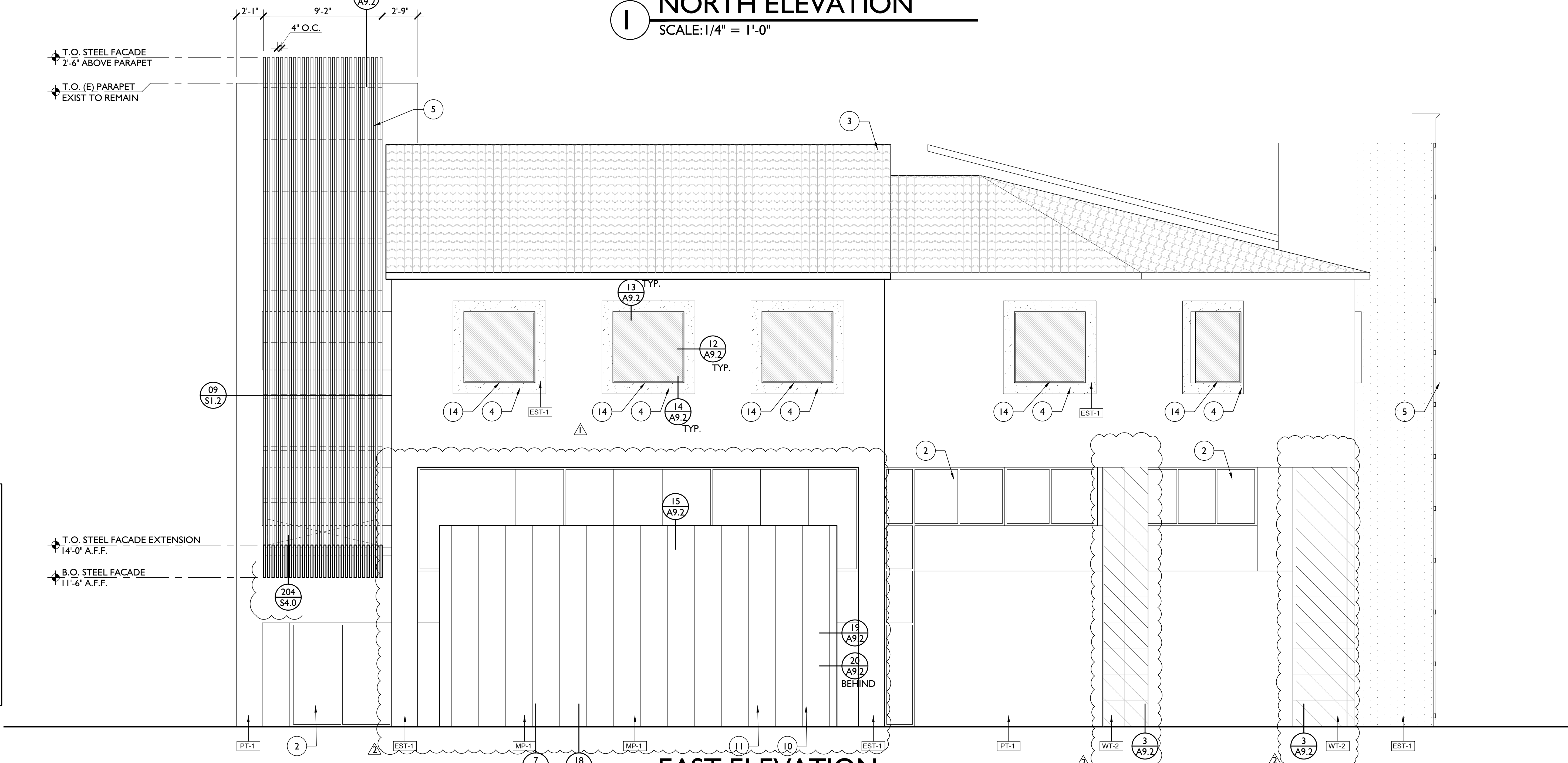
**1 NORTH ELEVATION**  
 SCALE: 1/4" = 1'-0"

**ELEVATION KEYNOTES:**

1. EXISTING STUCCO FINISH TO REMAIN. PAINT AS NOTED. REF. FINISH SCHEDULE.
2. EXISTING WINDOW SYSTEM TO REMAIN. CLEAN, PATCH AND REPAIR AS REQUIRED.
3. EXISTING ROOF TO REMAIN. PATCH AND REPAIR AS REQUIRED.
4. REMOVE STUCCO POP OUT AND PROVIDE NEW STUCCO FINISH FLUSH WITH ADJACENT WALL. MATCH ADJACENT TEXTURE AND FINISH. PAINT PER FINISH SCHEDULE.
5. SEALED STEEL TUBE FACADE. REF. NOTED DETAIL AND FINISH SCHEDULE. TUBE STEEL SUPPORTS BEHIND AT 4'-0" O.C. MAX. COORDINATE WITH EXISTING OPENINGS AS REQUIRED. REF. DTL 11/A9.2.
6. STUCCO FINISH WITH JOINT PATTERN AS INDICATED. ALIGN WITH EDGE OF SOFFIT.
7. BUILDING SIGNAGE APPROX. LOCATION. VERIFY LOCATION WITH OWNER PRIOR TO ROUGH-IN. SIGNAGE BY SEPARATE PERMIT.
8. EXTERIOR LIGHT FIXTURE. REF. ELECTRICAL PLANS.
9. PAINTED SHEET METAL PARAPET CAP. PAINT TO MATCH EXTERIOR WALL.
10. METAL PANEL FACADE. REF. NOTED DETAILS AND FINISH SCHEDULE.
11. PERFORATED METAL PANEL FACADE AT WINDOW REF. NOTED DETAILS AND FINISH SCHEDULE.
12. PROVIDE WINDOW SYSTEM. REF. FLOOR PLAN AND WINDOW SCHEDULE.
13. STEEL WALL FURR OUT. REF. STRUCTURAL PLAN. PROVIDE STUCCO FINISH TO MATCH EXISTING ADJACENT STUCCO.
14. NEW STEEL WINDOW BOX WITH STOREFRONT SYSTEM IN EXISTING OPENING. REF. FLOOR PLAN AND WINDOW SCHEDULE.
15. EXISTING EGRESS STAIR TO REMAIN.

NOTE:  
 1. REFERENCE MATERIAL FINISHES KEY ON SHEET A8.0. VERIFY ALL FINISHES AND LOCATIONS WITH OWNER PRIOR TO ORDER OR INSTALLATION.

NOTE: THESE DOCUMENTS ESTABLISH THE GENERAL STANDARDS OF QUALITY AND DETAIL FOR DEVELOPING A NEGOTIATED CONSTRUCTION CONTRACT.



**2 EAST ELEVATION**  
 SCALE: 1/4" = 1'-0"

T.O. STEEL FACADE  
2'-6" ABOVE PARAPET  
T.O. (E) PARAPET  
EXIST TO REMAIN



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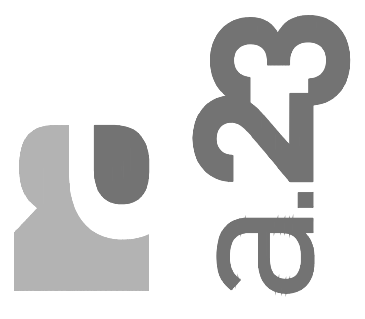
Revisions

EXTERIOR ELEVATIONS

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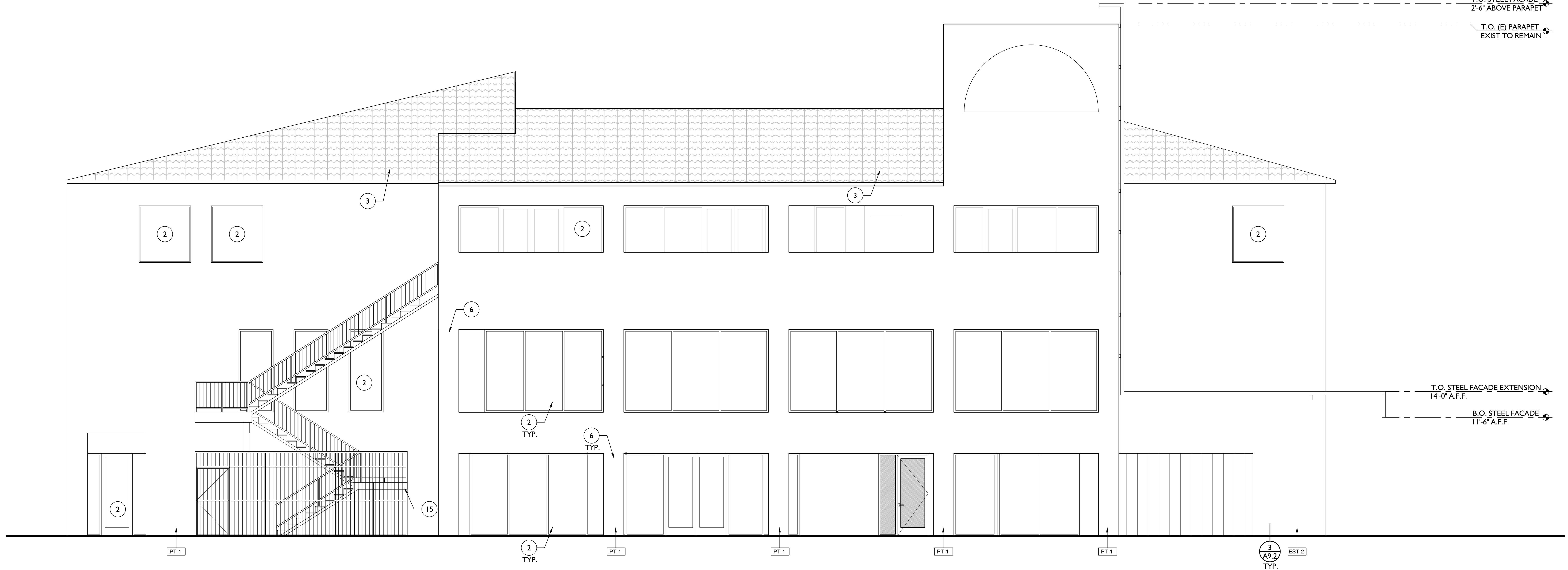
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A5.1



**3 SOUTH ELEVATION**  
SCALE: 1/4" = 1'-0"

**ELEVATION KEYNOTES:**

1. EXISTING STUCCO FINISH TO REMAIN, PAINT AS NOTED. REF. FINISH SCHEDULE.
2. EXISTING WINDOW SYSTEM TO REMAIN. CLEAN, PATCH AND REPAIR AS REQUIRED.
3. EXISTING ROOF TO REMAIN. PATCH AND REPAIR AS REQUIRED.
4. REMOVE STUCCO POP OUT AND PROVIDE NEW STUCCO FINISH FLUSH WITH ADJACENT WALL. MATCH ADJACENT TEXTURE AND FINISH, PAINT PER FINISH SCHEDULE.
5. SEALED STEEL TUBE FACADE, REF. NOTED DETAIL AND FINISH SCHEDULE. TUBE STEEL SUPPORTS BEHIND AT 4'-0" O.C. MAX. COORDINATE WITH EXISTING OPENINGS AS REQUIRED. REF. DTL. 11/A9.2.
6. STUCCO FINISH WITH JOINT PATTERN AS INDICATED. ALIGN WITH EDGE OF SOFFIT.
7. BUILDING SIGNAGE APPROX. LOCATION, VERIFY LOCATION WITH OWNER PRIOR TO ROUGH-IN. SIGNAGE BY SEPARATE PERMIT.
8. EXTERIOR LIGHT FIXTURE, REF. ELECTRICAL PLANS.
9. PAINTED SHEET METAL PARAPET CAP, PAINT TO MATCH EXTERIOR WALL.
10. METAL PANEL FACADE, REF. NOTED DETAILS AND FINISH SCHEDULE.
11. PERFORATED METAL PANEL FACADE AT WINDOW REF. NOTED DETAILS AND FINISH SCHEDULE.
12. PROVIDE WINDOW SYSTEM, REF. FLOOR PLAN AND WINDOW SCHEDULE.
13. STEEL WALL FURR OUT, REF. STRUCTURAL PLAN. PROVIDE STUCCO FINISH TO MATCH EXISTING ADJACENT STUCCO.
14. NEW STEEL WINDOW BOX WITH STOREFRONT SYSTEM IN EXISTING OPENING, REF. FLOOR PLAN AND WINDOW SCHEDULE.
15. EXISTING EGRESS STAIR TO REMAIN.

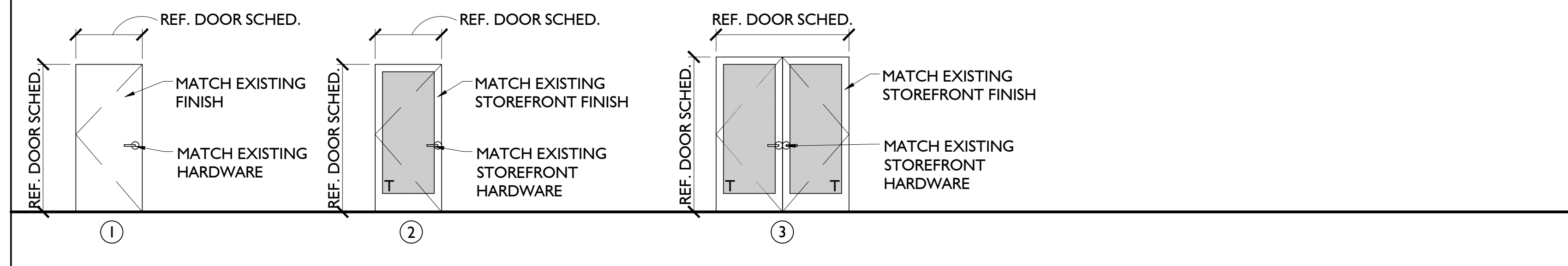
NOTE:  
1. REFERENCE MATERIAL FINISHES KEY ON SHEET A8.0. VERIFY ALL FINISHES AND LOCATIONS WITH OWNER PRIOR TO ORDER OR INSTALLATION.

NOTE: THESE DOCUMENTS ESTABLISH THE GENERAL STANDARDS OF QUALITY AND DETAIL FOR DEVELOPING A NEGOTIATED CONSTRUCTION CONTRACT.

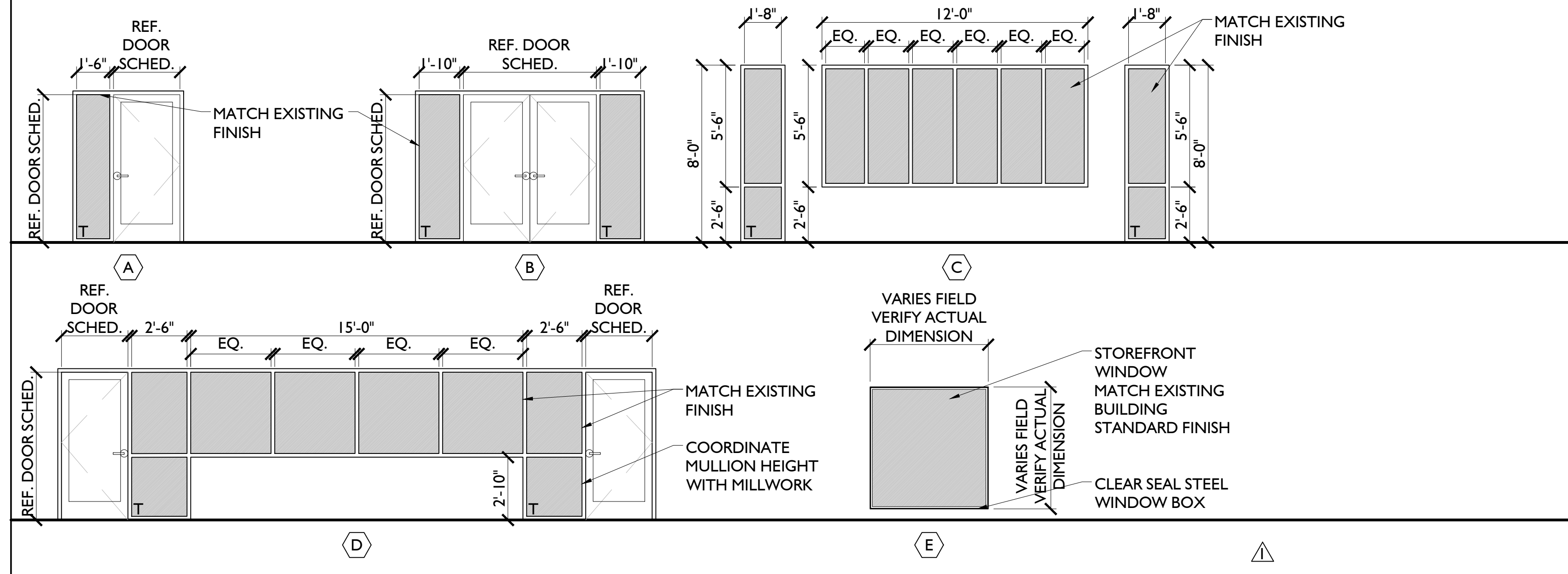


**4 WEST ELEVATION**  
SCALE: 1/4" = 1'-0"

DOOR TYPES



WINDOW TYPES



DOOR SCHEDULE

Table with columns: DOOR MARK, OPENING SIZE (W X H), TYPE, THICKNESS, CONST, FINISH, GLASS, FRAME, RAT'G (HRS), SIGNAGE, NOTES, ROOM, HDWR. SET NO.

\* FIELD VERIFY AND MATCH EXISTING

NOTE: THESE DOCUMENTS ESTABLISH THE GENERAL STANDARDS OF QUALITY AND DETAIL FOR DEVELOPING A NEGOTIATED CONSTRUCTION CONTRACT.

CODE NOTES:

- 1. EXIT DOORS SHALL BE OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR ANY SPECIAL KNOWLEDGE OR EFFORT. EXCEPTION: KEY LOCKING HARDWARE MAY BE USED ON THE MAIN EXIT (DOOR AT FRONT OF SPACE) WHEN THE EXIT CONSISTS OF A SINGLE DOOR OR PAIR OF DOORS IF THERE IS READILY VISIBLE SIGN ON OR ADJACENT TO THE DOOR STATING 'THIS DOOR MUST REMAIN UNLOCKED WHEN BUILDING OCCUPIED'.

DOOR GENERAL NOTES:

- 1. ALL INTERIOR WOOD DOORS TO MATCH EXISTING BUILDING OR EQUAL BY ARCHITECT. FIELD VERIFY EXACT AMOUNT AND FINAL LOCATIONS.

HARDWARE GENERAL NOTES:

- 1. ALL HARDWARE TO BE ANSI A117.1 & ADA APPROVED.

DOOR HARDWARE SPECIFICATIONS

- A. HINGES: TO MATCH EXISTING. IF NOT AVAILABLE, PROVIDE ALL HINGES, BB1279 - FULL MORTISE HINGE, BY ABS - AMERICAN BUILDING SUPPLY, INC. OR EQUAL ON ALL SWINGING DOORS.

Table with columns: SET #, Lock, ANSI, USE. Rows include ND105\*, ND80PD\*, ND50PD\*, F88.

KEY TO ABBREVIATIONS

Table mapping abbreviations (ME, STL, SS, HM, SC, FL, HC, SHT, A.F.F.) to materials and finishes (ALUMINUM, STEEL, STAINLESS STEEL, HOLLOW METAL, SOLID CORE, FULL LAMINATE, HOLLOW CORE, SHEET LINOLEUM, ABOVE FINISH FLOOR).

MATERIAL FINISH KEY VERIFY ALL FINISHES, LOCATIONS AND QUANTITIES WITH OWNER PRIOR TO ORDERING

Table with columns: MARK, MATERIAL, MANUFACT., DESCRIPTION, PROVIDED BY, INSTALLED BY. Lists items like FC-1 CARPET, BT-1 RUBBER BASE, WT-1 CERAMIC TILE, etc.

NOTE: VERIFY ALL FINISHES, LOCATIONS AND QUANTITIES WITH OWNER PRIOR TO ORDERING.

T = TENANT; GC = GENERAL CONTRACTOR

ROOM FINISH SCHEDULE VERIFY ALL FINISHES, LOCATIONS AND QUANTITIES WITH OWNER PRIOR TO ORDERING

Table with columns: RM.#, ROOM NAME, FLOOR, BASE, FIN., NORTH, SOUTH, EAST, WEST, CEILING. Lists finishes for rooms like 111 MENS, 112 WOMENS, etc.

NOTE: ALL ROOMS NOT LISTED TO RECEIVE FC-1, BT-1, ACT AND NEW PAINT, PT-2, PT-3, PT-4 AS SELECTED BY OWNER.



Expires 09.30.22

Revisions: COT COMMENTS 06.10.2020, FIELD REVISIONS 07.26.2021

DOOR AND WINDOW TYPE AND SCHEDULES

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Project 18100 Date 07.26.21 Scale Noted Sheet

A8.0