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A1-1 **Floor Plan Legend**

- (E) DENOTES DOOR MARK
- ▨ DENOTES EXTERIOR WALL TO REMAIN
- ▬ DENOTES COLUMN TO REMAIN
- DENOTES NEW PARTITION
- F.E. (E) DENOTES FIRE EXTINGUISHER IN CABINET. LOCATION OF ALL F.E. ARE SUBJECT TO FINAL APPROVAL BY THE LOCAL FIRE MARSHALLS
- ◇ PARTITION TYPE MARK - SEE A7-1, A7-2
- 1 ROOM NUMBER

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A1-1 **General Notes and Scope**

AREAS:
AVAILABLE INTERIOR SPACE: TOTAL ENCLOSED AREA OF 5,394 GROSS SQUARE FEET
EXTERIOR AREAS, AVAILABLE PLAY GROUND: 2,915 SQ.FT.

USE AND OCCUPANCY:
TYPE OF FACILITY: RESIDENTIAL BUILDING GROUP R-2, NUMBER OF LEVELS = 4
PREMISES LOCATED AT GROUND FLOOR, NORTH TOWER OF GRAND ISLAND PLACE
PROPOSED OCCUPANCY GROUP CLASSIFICATION: (FBC) USE GROUP "E" DAYCARE FACILITIES

TYPE OF CONSTRUCTION: EXISTING CONSTRUCTION TYPE III B

OCCUPANCY SEPARATION: 2-HR

FIRE SPRINKLER SYSTEM: NONE

FIRE ALARM SYSTEM: NONE

DETECTION AND ALARM SYSTEM FOR DAY CARE OCCUPANCY SHALL BE PROVIDED BY TENANT.
INITIATION OF THE REQUIRED FIRE ALARM SYSTEM SHALL BE BY MANUAL MEANS AND BY OPERATION OF ANY REQUIRED SMOKE DETECTORS AND REQUIRED SPRINKLER SYSTEMS.
OCCUPANT NOTIFICATION SIGNALS SHALL BE AUDIBLE AND VISUAL SIGNALS IN ACCORDANCE WITH NFPA 72 AND FLORIDA BUILDING CODE, ACCESSIBILITY. THE GENERAL EVACUATION ALARM SIGNAL SHALL OPERATE THROUGHOUT THE ENTIRE BUILDING. ALL WORK SHALL BE DONE IN ACCORDANCE OF THE BUILDING ADMINISTRATION.

SCOPE OF WORK

- APPLICANT PROPOSES TO CONSTRUCT A DAY CARE FACILITY ON THE GROUND FLOOR AND WITHIN THE EXISTING BUILDING, WATER AND SEWER LINES EXIST WITHIN THE PROPOSED SPACE. NEW CONSTRUCTION INCLUDES THE FOLLOWING:
 - NEW NON-LOAD BEARING PARTITIONS TO ENCLOSE NEW CLASSROOMS, CLOSETS, REST ROOMS, ETC.
 - NEW AIR CONDITIONING EQUIPMENT AND DISTRIBUTION SYSTEM (SPLIT SYSTEM WITH CONDENSERS MOUNTED ON THE GROUND ADJACENT TO THE DAYCARE FACILITY; CONDENSERS WILL BE CAGED AND CONCEALED BY HEDGES)
 - NEW ADA ENTRANCE SIDEWALK
 - NEW FENCES AND GATES
 - NEW SHRUBS
 - NEW PLAYGROUND GROUND COVER
 - 4" HIGH STEEL PIPE BOLLARDS, FILLED WITH CONCRETE, AND SPACED AT 4' ON CENTER ON THE INSIDE OF THE FENCE LINE ADJACENT TO STREETS
- PROPOSED KITCHEN IS A WARMING KITCHEN RATHER THAN A COMMERCIAL KITCHEN; MEALS WILL BE COOKED OFF-SITE BY CATERING VENDOR AND DELIVERED TO THE KITCHEN FOR SERVING.
- THERE WILL BE NO GREASE TRAP AND NO COOKING HOOD INSTALLED AS PART OF THIS PROJECT.
- A NEW SIDEWALK WILL BE CONSTRUCTED ADJACENT TO THE DROP OFF PARKING SPACES.
- NEW DROP OFF PARKING AND PAVEMENT WITH TYPE D CURBS IN LIEU OF WHEEL STOPS WILL BE CONSTRUCTED.
- NEW WINDOWS WHERE SHOWN ON ARCHITECTURAL FLOOR PLAN WILL BE INSTALLED.
- PLAYGROUND EQUIPMENT, SHADE STRUCTURE, SHRUBS, SHADE TREES, AND GROUND COVER WILL BE SELECTED BY TENANT AND SPECIFIED ON DRAWINGS SUBMITTED DURING THE BUILDING PERMIT APPLICATION PROCESS.
- SEE CIVIL DRAWING FOR VEHICULAR ENTRANCE DETAILS PROPOSED AT DRIVEWAY/SIDEWALK AND PAVEMENT ELEVATIONS.
- SEE LANDSCAPE DRAWING FOR EXISTING LANDSCAPE PLANTS AND TREES; SEE SD-1 FOR SCHEMATIC PROPOSED TREES AND SHRUBS AND GROUND COVER.
- SEE ARCHITECTURAL FLOOR PLAN FOR DETAILED FLOOR PLAN (WHICH IS PRELIMINARY).
- LOADING SPACES, ADA PARKING SPACES, AND TRASH DUMPSTERS ARE EXISTING (SEE SURVEY).

1
A1-1 **New Floor Plan**
SCALE: 1/4" = 1'-0"

FAD
Faith Architecture & Design
2627 NE 203rd Street, Suite 202
Aventura, FL 33180
305.682.4991

I CERTIFY THAT THESE DOCUMENTS WERE PREPARED UNDER MY DIRECT SUPERVISION AND APPROVED BY MESELF, AND THAT I AM A DULY LICENSED ARCHITECT UNDER THE LAWS OF THE STATE OF FLORIDA.
LICENSE NUMBER: AR0044
EXPIRATION DATE: 28 FEB. 2017
SEAL: DONALD MCLEOD

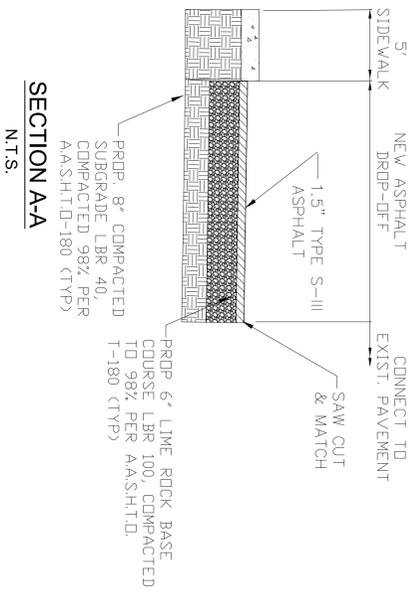
PRELIMINARY CONCEPTUAL FLOOR PLAN FOR:
DAYCARE FACILITY
1550 NE 168TH STREET, NORTH MIAMI BEACH, FL

New Floor Plan

FAD CODE:
DCF

PROJECT #	REV.#	DESCRIPTION	DATE
			10.28.15

DRAWING NUMBER
A1-1



SECTION AAA
N.T.S.

SITE PLAN KEY NOTES

- ① EXIST. ALUM. FENCE TO REMAIN
- ② REMOVE EXISTING FENCE
- ③ REMOVE EXISTING CONCRETE SLAB
- ④ REMOVE EXISTING SHUTTE BOARD SLABS (NOT SHOWN)
- ⑤ REMOVE EXIST. WALKWAY AND REPLACE WITH NEW 5' WIDE CONC. WALKWAY SLOPED UP TO LANDING. EXTEND TO DRIVEWAY. SLOPE 1:20 MAX.
- ⑥ NEW 5'-0" HIGH ALUMINUM FENCE. MATCH EXISTING FENCE
- ⑦ ALIGN NEW FENCE WITH STAIR WALL
- ⑧ ALIGN NEW SIDEWALK
- ⑨ NEW CONCRETE SIDE WALK
- ⑩ 5'-0" LEGAL. PROVIDE POLY RUSH SURFACE (EXPRESS APPROVED) IN COMPLIANCE WITH SECTION 705 OF THE FLORIDA ACCESSIBILITY CODE
- ⑪ NEW 6" WIDE RAISED CONCRETE WALKWAY WITH CURB
- ⑫ NEW CURBED LANDSCAPE AREA
- ⑬ NEW TYPE "D" CURB. SEE DETAIL

LEGAL DESCRIPTION

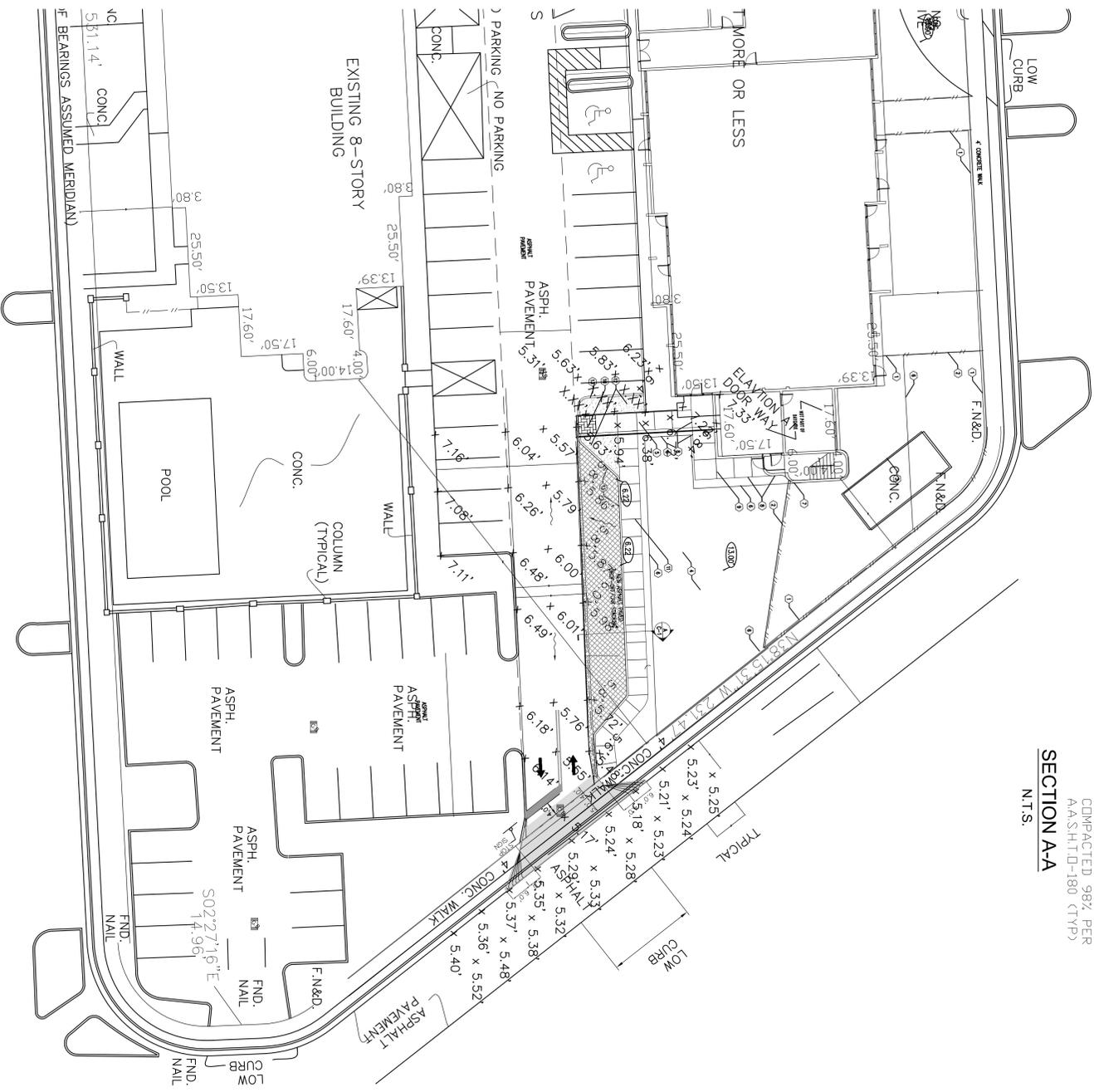
LOT 1 TRSU 20 INCLOSURE, BLOCK 129, OF FUTURE BY THE SEA SECTION 9, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK NO. 2 OF PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, LYING IN THE CITY OF NORTH MIAMI BEACH, FLORIDA, TOGETHER WITH A 20 FOOT WIDE ALLEY RUNNING EAST-WEST THROUGH SAID BLOCK 129.

GENERAL NOTES:

1. SURVEY DATA IS BASED ON MARTINEZ & MARTINEZ ENTERPRISE, INC. SURVEY AND CIVIL DRAWING NO. 30111-019, REFERENCE NO. 20020252 DATED 08.22.11.
2. ELEVATIONS SHOWN REFER TO THE NATIONAL GEODETIC VERTICAL DATUM (N.G.V.D.).
3. HORIZONTAL AND VERTICAL CONTROL SHALL BE PROVIDED BY THE CONTRACTOR'S SURVEYOR. LAYOUT IS THE RESPONSIBILITY OF THE CONTRACTOR.
4. IT IS THE INTENT OF THESE DRAWINGS TO BE IN ACCORDANCE WITH APPLICABLE CODES AND AUTHORITIES HAVING JURISDICTION. ANY DISCREPANCIES BETWEEN THESE DRAWINGS AND APPLICABLE CODES SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ENGINEER AND OWNER REPRESENTATIVE.
5. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO HAVE ALL UNDERGROUND UTILITIES VERIFIED AND LOCATED PRIOR TO THE START OF CONSTRUCTION. ALL TRENCH EXCAVATION SHALL BE PROCEEDED WITH EXTREME CAUTION. IN THE EVENT THAT EXISTING UTILITIES ARE DAMAGED, IT SHALL BE PRIOR TO CONSTRUCTION, THE CONTRACTOR TO REPAIR OR REPLACE SUCH DAMAGES.
6. THE CONTRACTOR SHALL GIVE TIMELY NOTIFICATION TO ALL UTILITY COMPANIES WITH FACILITIES IN THE AREA.
7. ALL EXISTING PAWMENT ADJACENT TO PROPOSED ASPHALT PAWMENT SHALL BE PROTECTED AND ANY DAMAGE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

SPECIFIC NOTES:

1. WIDEN DRIVEWAY AND INSTALL DROP-OFF AREA AS PER PLANS AND DETAIL.
2. REMOVE EXISTING PAWMENT AT DRIVEWAY AND RECONSTRUCT AS PER PLAN, IN ACCORDANCE WITH FOOT STANDARD INDEX NO. 515, SHEET 4 OF 7.
3. CONTRACTOR IS TO INSURE ALL RUNN-OFF FROM SITE REMAINS ON SITE.
4. PROPOSED ELEVATION SHALL MATCH ALL EXISTING CONNECTION POINTS.
5. ANY MARKINGS DAMAGED DURING CONSTRUCTION SHALL BE REPLACED.

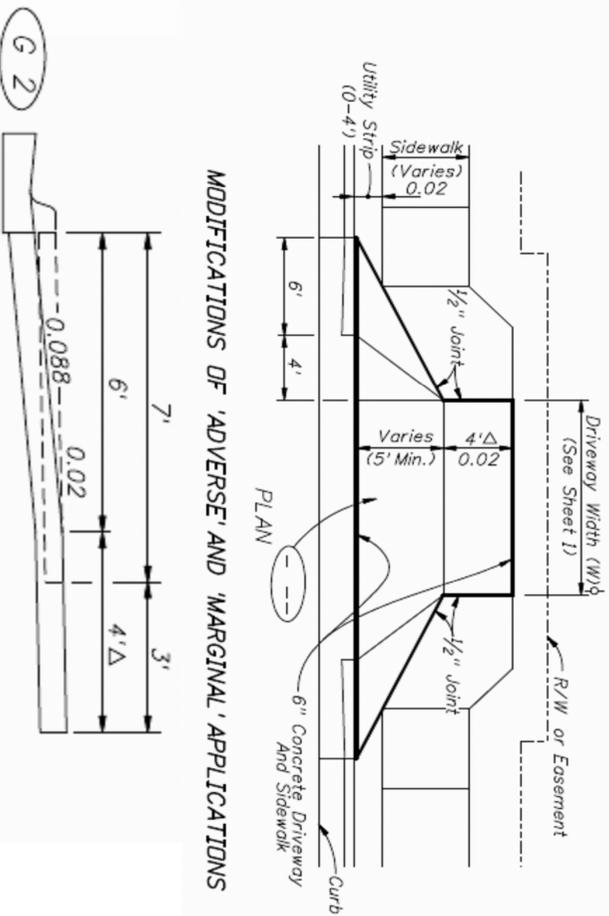


CIVIL PLAN

SCALE: 1"=20'



TURNOUT DETAIL (FROM FDOT INDEX 515)



MODIFICATIONS OF ADVERSE AND MARGINAL APPLICATIONS

DEVELOPING CHILDREN CHILDCARE
1551 NE 167TH STREET
NORTH MIAMI BEACH, FL

NO.	DATE	DESCRIPTION

GATOR ENGINEERING ASSOCIATES, INC.
11390 TEMPLE STREET
COOPER CITY, FL 33330
TEL: (954) 434-5905 FAX: (954) 434-5904
CERTIFICATE OF AUTHORIZATION NUMBER 30230

SEAL

DATE: REGINA BOBO-JACKSON, P.E.
FL P.E. NO.: 38550

GEA PROJECT NO.: 15908
SCALE: 1"=20'
DATE: 08/22/11
DESIGNED BY: R.B.J.
DRAWN BY: I.L.B.
CHECKED BY: R.B.J.
APPROVED BY: I.R.B.J.

SHEET TITLE
CIVIL PLAN

C1 OF 1