PANELBOARD: **A - SECTION 1**

LOCATION: **UTILITY 233** | L-L VOLTS: **208** | AIC RATING: **SEE NOTES.**
SUPPLY FROM: **METER** | L-G VOLTS: **120** | MAIN CB RATING: **MLO**
MOUNTING: **RECESSED** | PHASES: **3** | MAIN BUS RATING: **400 A**
ENCLOSURE: **NEMA-1** | WIRES: **4**

NOTES: CONTRACTOR SHALL COORDINATE AVAILABLE AIC RATING WITH UTILITY AND PROVIDE NEXT STANDARD HIGHER RATING.
PROVIDE FEED THROUGH LUGS.

CKT	LOAD NAME	TRIP	POLES	A B C	POLES	TRIP	LOAD NAME	CKT
1	LIGHTING - 1ST & 2ND FL INTERIOR & EXTERIOR	20	1	A	1	20	LIGHTING - INTERIOR - 2ND FLOOR	2
3	LIGHTING - INTERIOR - 2ND FLOOR	20	1	B	1	20	LIGHTING - INTERIOR - 2ND FLOOR	4
5	LIGHTING - INTERIOR - 2ND FLOOR	20	1	C	1	20	ELEVATOR PIT LIGHTS & RECEPTS	6
7	RECEPTS - RECEPTION 101	20	1	A	1	20	RECEPTS - CORRIDOR, STOR. & COPY AREA	8
9	RECEPTS - OFFICE 203	20	1	B	1	20	RECEPTS - OFFICE 204	10
11	RECEPTS - OFFICE 205	20	1	C	1	20	RECEPTS - OFFICE 206	12
13	QUAD RECEPTS - OPEN OFFICE 207	20	1	A	1	20	RECEPTS - OFFICE 209	14
15	RECEPTS - OFFICE 210	20	1	B	1	20	RECEPTS - OFFICE 211	16
17	RECEPTS - OFFICE 212	20	1	C	1	20	RECEPTS - OFFICE 213	18
19	RECEPTS - OFFICE 214	20	1	A	1	20	RECEPTS - OFFICE 215	20
21	RECEPTS - OFFICE 216	20	1	B	1	20	RECEPTS - CORRIDOR - 2ND FL	22
23	WATER COOLER - CORRIDOR - 2ND FL	20	1	C	1	20	RECEPTS - MENS RR 218	24
25	RECEPTS - WOMENS RR 219	20	1	A	1	20	REFRIGERATOR - BREAK RM 220	26
27	REFRIGERATOR - BREAK RM 220	20	1	B	1	20	COUNTERTOP RECEPT - BREAK RM 220	28
29	COUNTERTOP RECEPT - BREAK RM 220	20	1	C	1	20	COUNTERTOP RECEPT - BREAK RM 220	30
31	COUNTERTOP RECEPT - BREAK RM 220	20	1	A	1	20	RECEPTS - BREAK RM 220 & ADMIN 222	32
33	RECEPTS - OFFICE 221	20	1	B	1	20	RECEPTS - COPY AREA 223	34
35	RECEPTS - OFFICE 224	20	1	C	1	20	RECEPTS - ACCOUNT 226	36
37	RECEPTS - ACCOUNT 227	20	1	A	1	20	RECEPTS - OFFICE 228	38
39	RECEPTS - OFFICE 229	20	1	B	1	20	RECEPTS - OFFICE 230	40
41	RECEPTS - OFFICE 231	20	1	C	1	20	RECEPTS - OFFICE 232	42

PANELBOARD: **A - SECTION 2**

LOCATION: **UTILITY 233** | L-L VOLTS: **208** | AIC RATING: **SEE NOTES.**
SUPPLY FROM: **METER** | L-G VOLTS: **120** | MAIN CB RATING: **MLO**
MOUNTING: **RECESSED** | PHASES: **3** | MAIN BUS RATING: **400 A**
ENCLOSURE: **NEMA-1** | WIRES: **4**

NOTES: CONTRACTOR SHALL COORDINATE AVAILABLE AIC RATING WITH UTILITY AND PROVIDE NEXT STANDARD HIGHER RATING

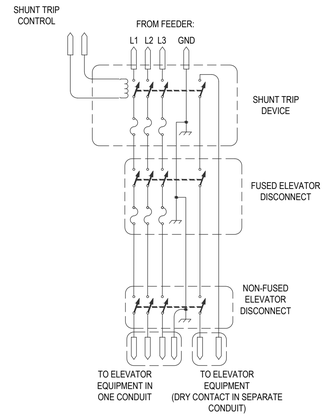
CKT	LOAD NAME	TRIP	POLES	A B C	POLES	TRIP	LOAD NAME	CKT
43	RECEPTS - UTILITY 233 & FILES 235	20	1	A	1	20	RECEPTS - ADMIN 236	44
45	RECEPTS - ADMIN 237	20	1	B	1	20	RECEPTS - COPY AREA 239	46
47	TELEVISION - COPY AREA 239 & 208	20	1	C	1	20	RECEPTS - EXTERIOR - ROOFTOP	48
49	LIGHTING & RECEPTACLES - FIRE RISER ROOM	20	1	A	1	20	FIRE ALARM CONTROL PANEL (FACP)	50
51	IT RECEPTACLE	20	1	B	1	20	SPARE	52
53	WALL HEATER - FIRE RISER	20	1	C	3	70	ELEVATOR - MOTOR - SHUNT TRIP	54
55	GARBAGE DISPOSAL - BREAK ROOM	20	1	A				56
57	SPARE	20	1	B				58
59	SPARE	20	1	C		-	SPACE FOR SHUNT TRIP	60
61	SPARE	20	1	A	1	20	FLOOR BOXES - CONFERENCE ROOM	62
63	SPARE	20	1	B	1	20	SPARE	64
65	SPARE	20	1	C	1	20	SPARE	66
67	SPARE	20	1	A	1	20	SPARE	68
69	TWH-1	20	1	B	2	30	AHU-1	70
71	SP-1	20	1	C				72
73	RTU-1	40	2	A	2	30	HP-1	74
75				B				76
77	RTU-2	40	2	C	1	20	ELEVATOR - CAR POWER	78
79				A	1	20	SPARE	80
81	RTU-3	50	2	B	1	20	SPARE	82
83				C	1	20	SPARE	84

PANELBOARD: **B**

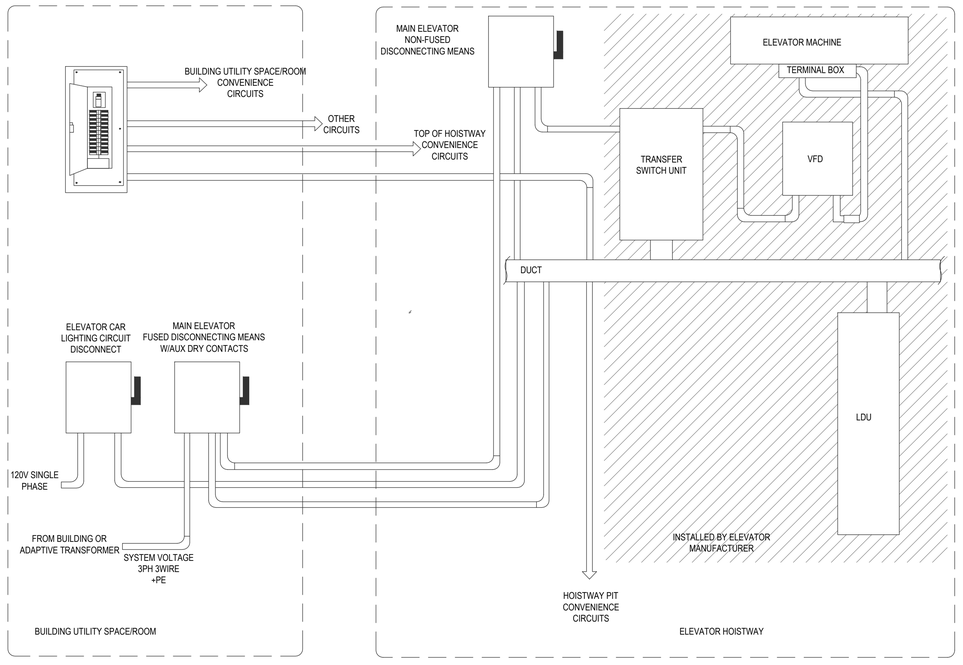
LOCATION: **1ST FLOOR SHELL SPACE** | L-L VOLTS: **208** | AIC RATING: **SEE NOTES**
SUPPLY FROM: **METER** | L-G VOLTS: **120** | MAIN CB RATING: **MLO**
MOUNTING: **RECESSED** | PHASES: **3** | MAIN BUS RATING: **400 A**
ENCLOSURE: **NEMA-1** | WIRES: **4**

NOTES: CONTRACTOR SHALL COORDINATE AVAILABLE AIC RATING WITH UTILITY AND PROVIDE NEXT STANDARD HIGHER RATING

CKT	LOAD NAME	TRIP	POLES	A B C	POLES	TRIP	LOAD NAME	CKT
1	LIGHTING - INTERIOR - 1ST FL	20	1	A	1	20	LIGHTING - INTERIOR - 1ST FL	2
3	LIGHTING - EXTERIOR - SITE	20	2	B	2	20	LIGHTING - EXTERIOR - SITE	4
5				C				6
7	BUILDING SIGNAGE - TENANT SPACE	20	1	A	1	20	RECEPTS - LOBBY & EXTERIOR	8
9	SPARE	20	1	B	1	20	SPARE	10
11	OFFICE 106 & RESTROOM RECEPTACLES	20	1	C	1	20	FLOOR BOXES - CONFERENCE ROOM	12
13	CONFERENCE ROOM 104 RECEPTACLES	20	1	A	1	20	RECEPTS - 1ST FLOOR UNIT	14
15	RECEPTS - 1ST FLOOR UNIT	20	1	B	1	20	RECEPTS - 1ST FLOOR UNIT	16
17	RECEPTS - 1ST FLOOR UNIT	20	1	C	1	20	SPARE	18
19	CONFERENCE ROOM 104 RECEPTACLES	20	1	A	1	20	EWH-1	20
21	SPARE	20	1	B	1	20	SPARE	22
23	SPARE	20	1	C	1	20	SPARE	24
25	SPARE	20	1	A	1	20	SPARE	26
27	AHU-2	30	2	B	2	30	HP-2	28
29				C				30
31	AHU-3	60	2	A	2	60	HP-3	32
33				B				34
35	AHU-4	50	2	C	2	50	HP-4	36
37				A				38
39	AHU-5	60	2	B	2	60	HP-5	40
41				C				42



2 DETAIL - TYPICAL MRL ELEVATOR SHUNT TRIP WIRING
NTS



1 DETAIL - TYPICAL MRL ELEVATOR DISCONNECT SWITCH CONFIGURATION
NTS

SCALE: 1/2" = 1'-0" (0, 1', 2', 4')
SCALE: 3/8" = 1'-0" (0, 1'-4", 2'-8", 5'-4")
SCALE: 1/4" = 1'-0" (0, 2', 4', 8')
SCALE: 3/16" = 1'-0" (0, 2'-8", 5'-4", 10'-8")
SCALE: 1/8" = 1'-0" (0, 4', 8', 16')
SCALE: 1/16" = 1'-0" (0, 8', 16', 32')

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HENSLEY & GOERLING
CONSULTING ENGINEERS, LLC
HGCEng.com
Mech / Plumb: jdgoerling@hgcomg.com (843.696.2669)
Electrical: dwhensley@hgcomg.com (843.437.1390)

SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER — 1/30/2025 — No. 31157 — DEREK W. HENSLEY

PERMIT DOCUMENTS

PROJECT TITLE: NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

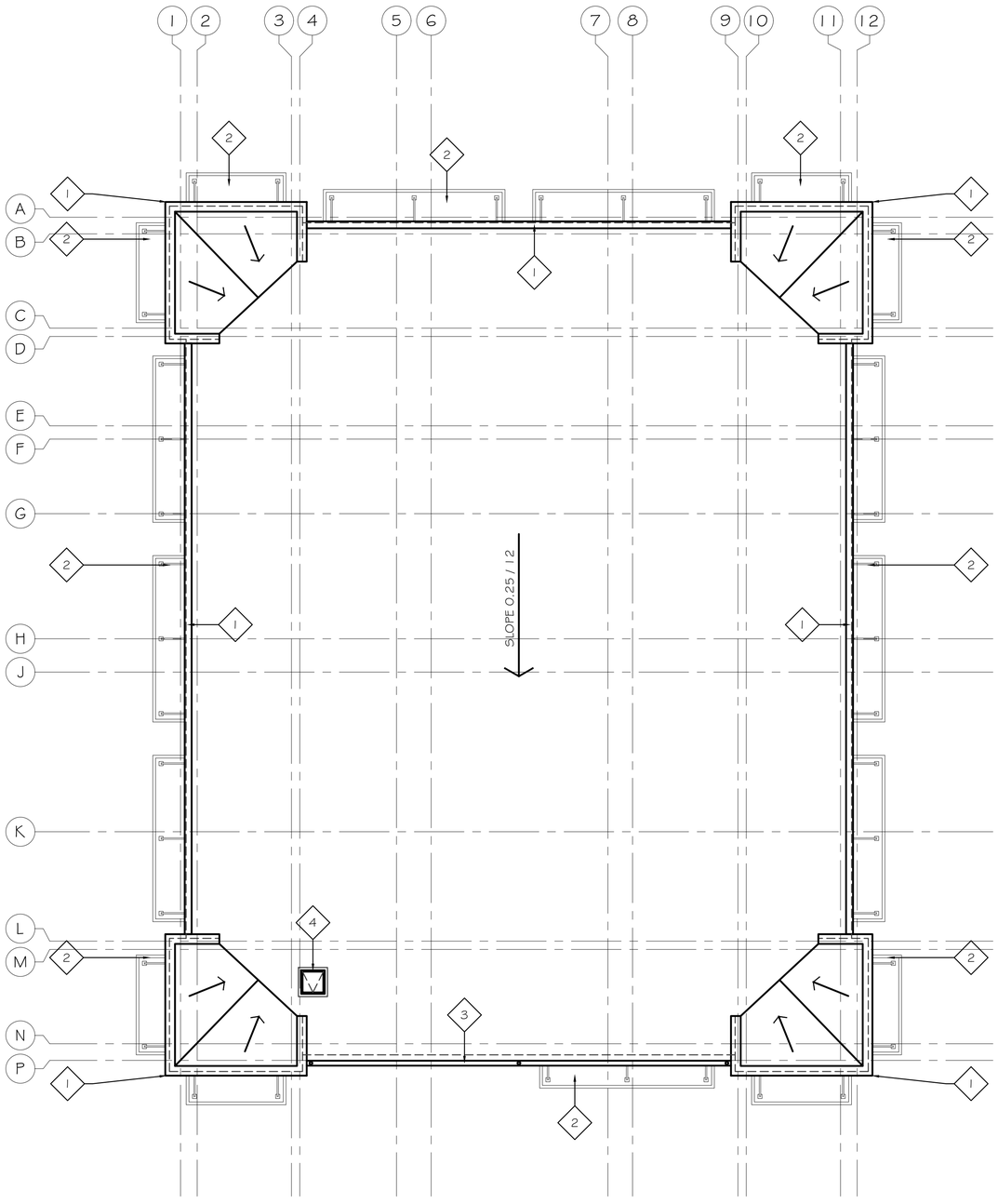
LOCATION: 1623 NORTH LAKE DRIVE LEXINGTON COUNTY, SC

SHEET NAME: ELECTRICAL - SCHEDULES

REVISION DESCRIPTION | DATE

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E602
SHEET NO.



A1
A107 ROOF PLAN
SCALE: 1/8" = 1'-0"

ROOF PLAN NOTES

1. PARAPET, SEE DETAIL B1/A552
2. SUNSHADES
3. PREFORMED ALUMINUM GUTTER AND DOWNSPOUTS.
4. ROOF HATCH.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

ROOF PLAN

DWG: PLAN
DATE: 08 15 2025

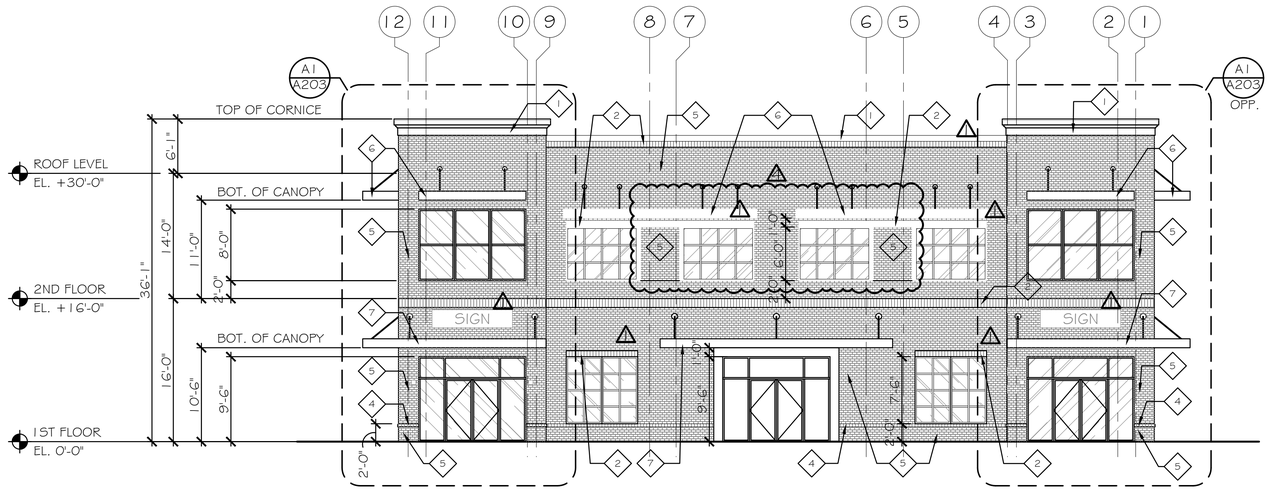
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
69030
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
Registered
D. Shelton
Columbia, SC
6445
REGISTERED ARCHITECT
08/15/2025

SHEET NO.

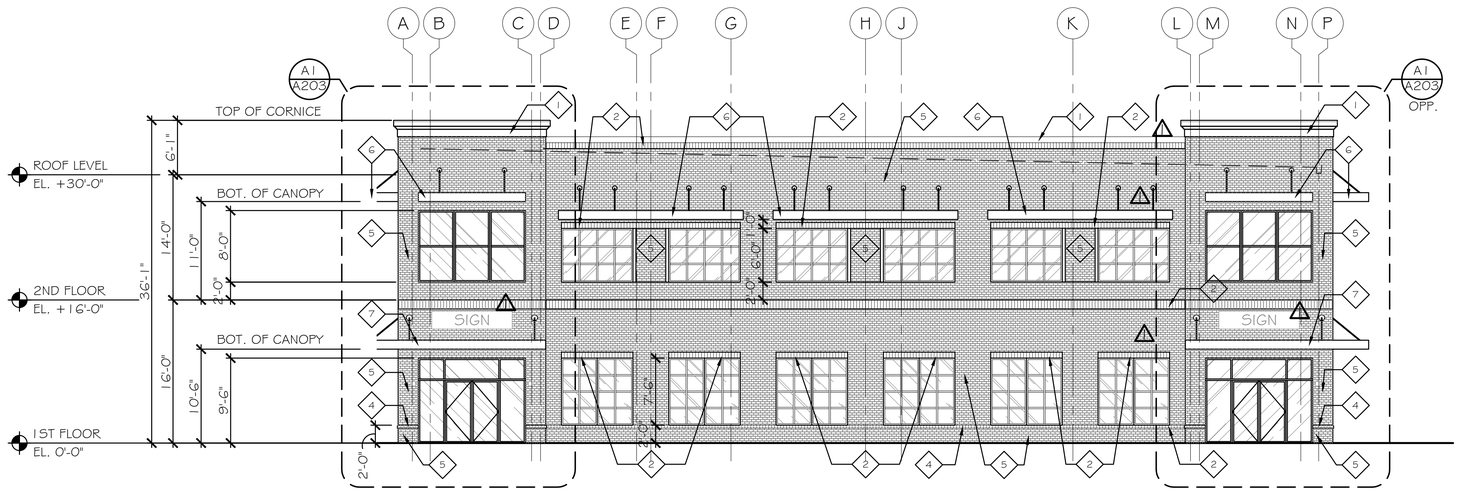
A107

PLOT DATE/TIME: 15/08/2025 9:31:34 pmFriday, 15 August 2025 9:31:34 pm



C2 A201 NORTH SIDE ELEVATION

SCALE: 1/8" = 1'-0"



A2 A201 WEST SIDE ELEVATION

SCALE: 1/8" = 1'-0"

DRAWING NOTES

1. 8" HARDBOARD TRIM
2. BRICK SOLDIER COURSE
3. HARDI BOARD PANEL REVEAL SIDING SYSTEM
4. ROWLOCK BRICKS
5. PAINTED BRICK
6. SUNSHADES
7. ALUMINUM CANOPIES
8. FACTORY FINISHED ALUMINUM GUTTER - 6"
9. FACTORY FINISHED ALUMINUM DOWNSPOUT 6" x 6"
10. LIGHTS - REFER TO ELECTRICAL DRAWINGS

NOTES

1. SIGNAGE PER OWNER

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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1201 MAIN STREET
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Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

EXTERIOR ELEVATIONS

DWG: ELEVATIONS
DATE: 08 15 2025

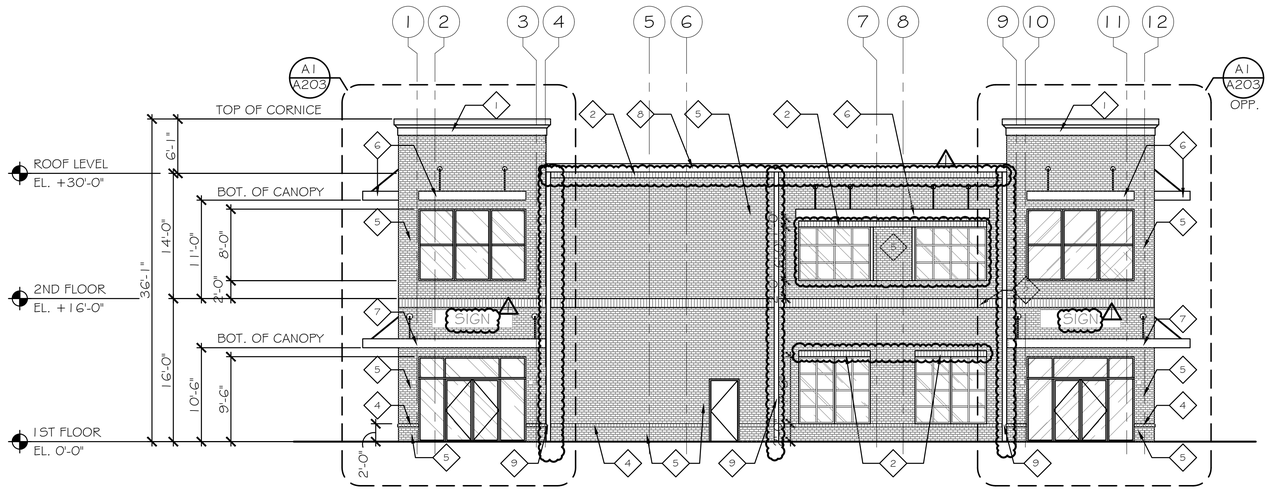
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
30020
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 15 2025
Reagan D. Sherer, Jr.
Columbia, SC
4445
REGISTERED ARCHITECT

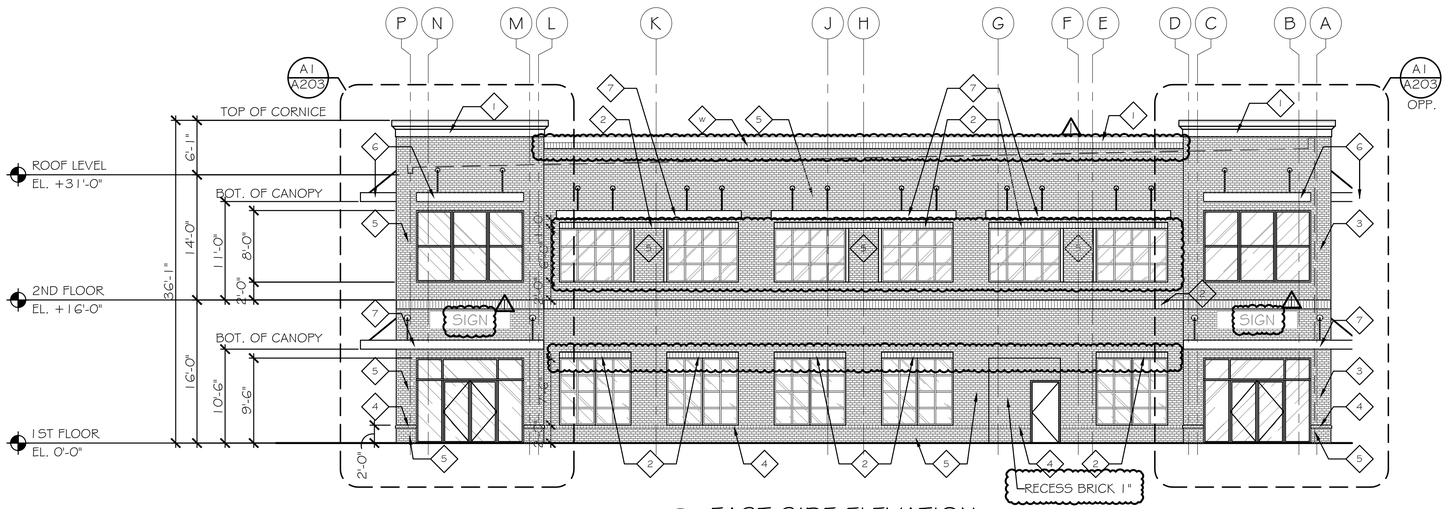
SHEET NO.

A201

PLOT DATE/TIME: 15/08/2025 9:33:22 pmFriday, 15 August 2025 9:33:22 pm



C2
A202
SOUTH SIDE ELEVATION
SCALE: 1/8" = 1'-0"



A2
A202
EAST SIDE ELEVATION
SCALE: 1/8" = 1'-0"

DRAWING NOTES

1. 8" HARDBOARD TRIM
2. BRICK SOLDIER COURSE
3. HARDI BOARD PANEL REVEAL SIDING SYSTEM
4. ROWLOCK BRICKS
5. PAINTED BRICK
6. SUNSHADES
7. ALUMINUM CANOPIES
8. FACTORY FINISHED ALUMINUM GUTTER - 6"
9. FACTORY FINISHED ALUMINUM DOWNSPOUT - 6" x 6"
10. LIGHTS - REFER TO ELECTRICAL DRAWINGS

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE
EXTERIOR ELEVATIONS

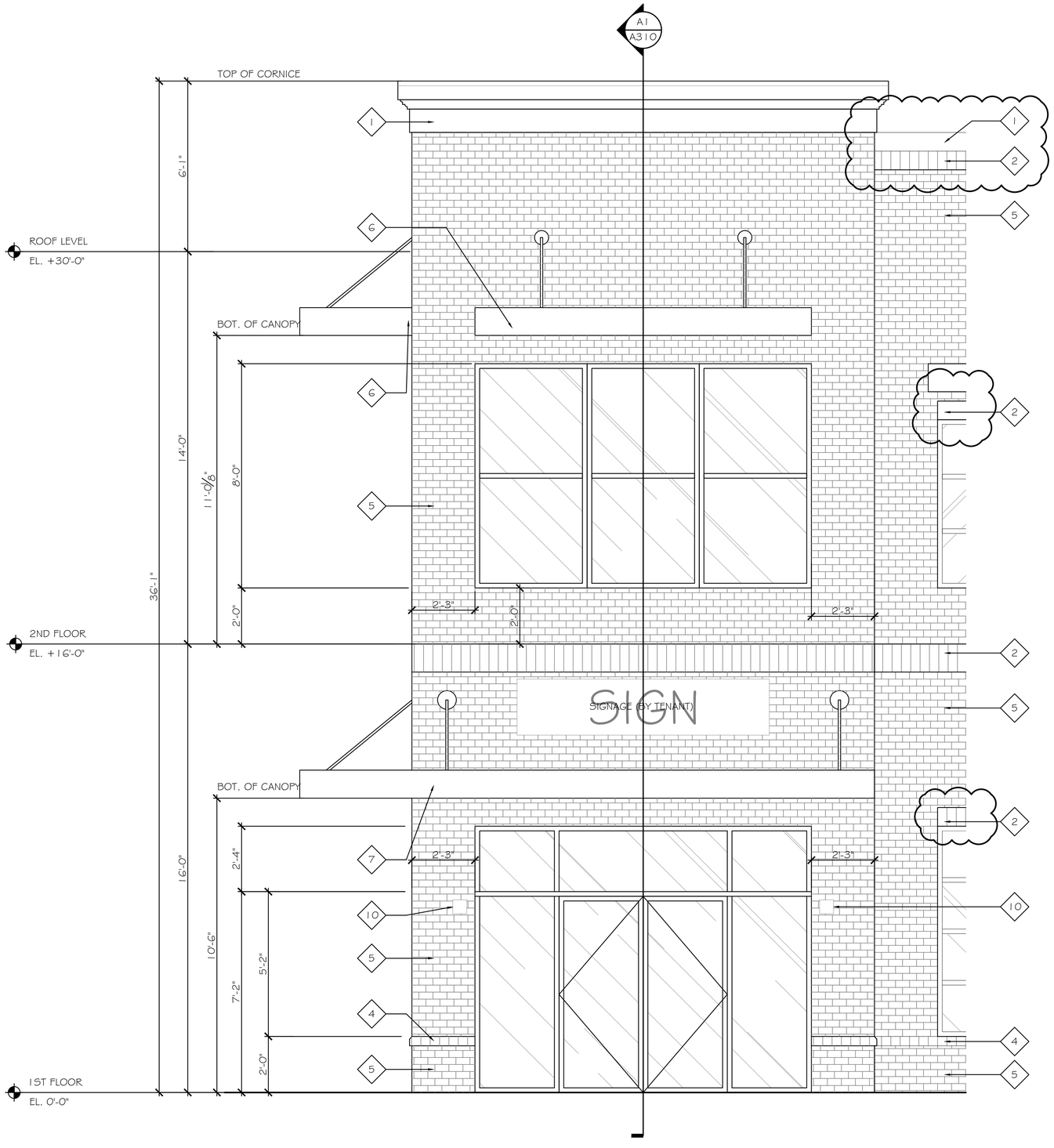
DWG: ELEVATIONS
DATE: 08 15 2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
30030
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
REGISTERED ARCHITECT
Reagan D. Sherer, IV
Columbia, SC
4445
AUG 15 2025

SHEET NO.
A202

PLOT DATE/TIME: 15/08/2025 9:31:52 pmFriday, 15 August 2025 9:31:52 pm



A1 / A203 ENLARGED CORNER TOWER
SCALE: 1/2" = 1'-0"

DRAWING NOTES

1. 8" HARDBOARD TRIM
2. BRICK SOLDIER COURSE
3. HARDI BOARD PANEL REVEAL SIDING SYSTEM
4. ROWLOCK BRICKS
5. PAINTED BRICK
6. SUNSHADES
7. ALUMINUM CANOPIES
8. FACTORY FINISHED ALUMINUM GUTTER - 6"
9. FACTORY FINISHED ALUMINUM DOWNSPOUT - 6" x 6"
10. LIGHTS - REFER TO ELECTRICAL DRAWINGS

PERMIT SET

REV.	DATE	BY	APP.	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

ENLARGED CORNER TOWER ELEVATION

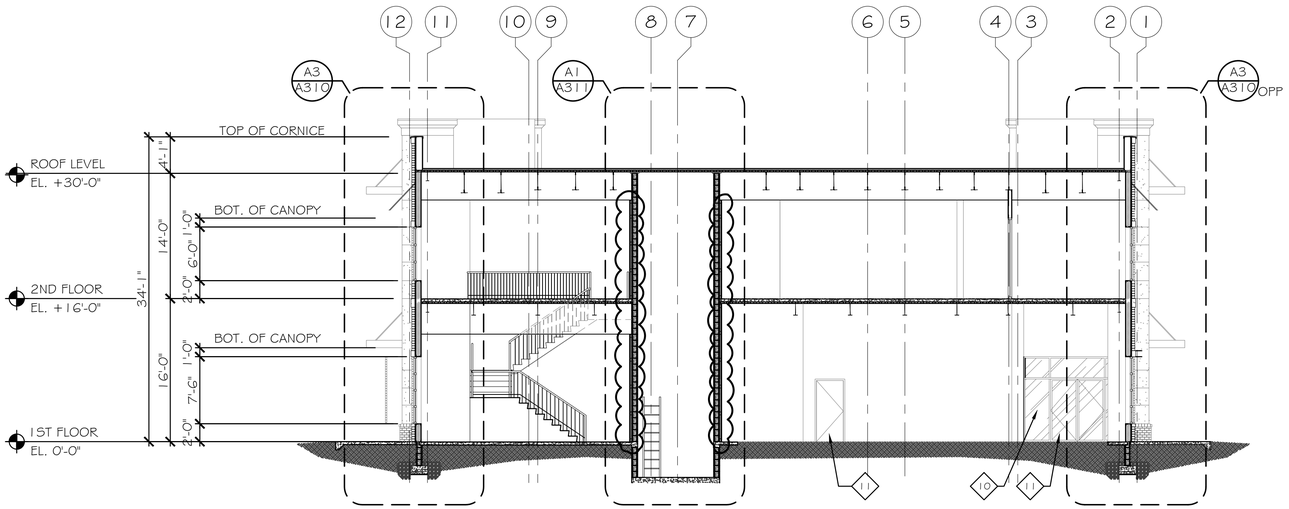
DWG: ELEVATION
DATE: 08 15 2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
6930
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
Stephen D. Sherer
Columbia, SC
4445
REGISTERED ARCHITECT
08.15.2025

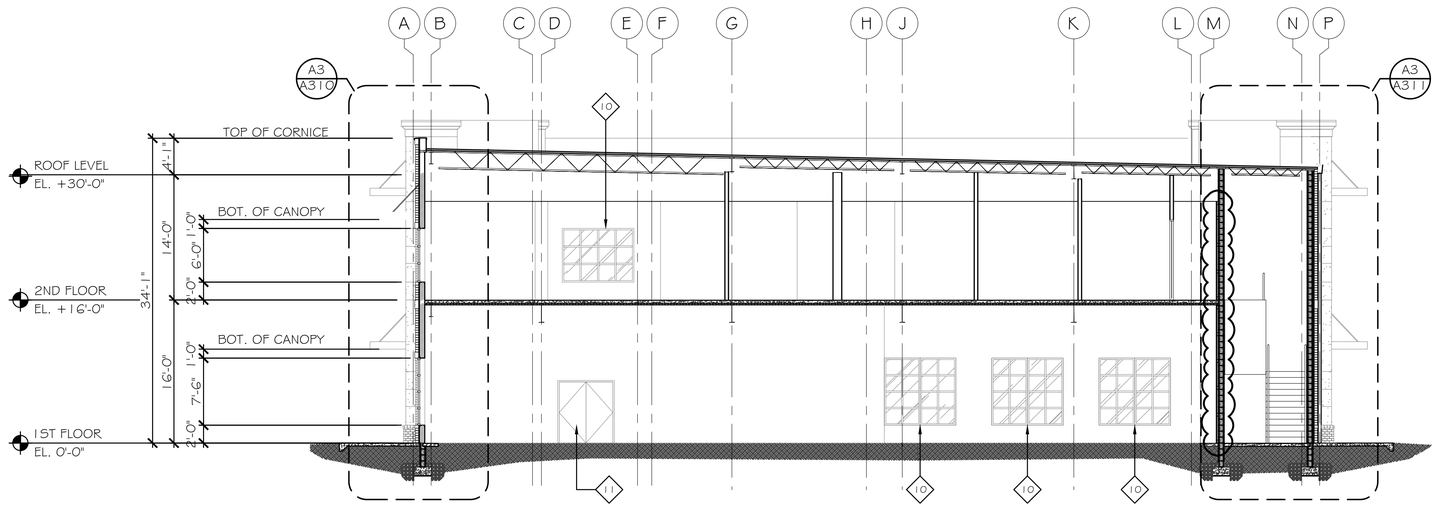
SHEET NO.
A203

PLOT DATE/TIME: 15/08/2025 9:33:54 pmFriday, 15 August 2025 9:33:54 pm



C2 A301 CROSS BUILDING SECTION

SCALE: 1/8" = 1'-0"



A2 A301 LONGITUDINAL BUILDING SECTION

SCALE: 1/8" = 1'-0"

DRAWING NOTES

1. 8" HARDBOARD TRIM
2. BOARD AND BATTEN
3. HARDI BOARD PANEL REVEAL SIDING SYSTEM
4. ROWLOCK BRICKS
5. BRICKS AS BASE
6. SUNSHADES
7. CANOPIES
8. SEE STRUCTURAL FOR FOUNDATION, SLABS & FOOTING
9. SEE STRUCTURAL FOR REINFORCING
10. WINDOW, REFER TO SCHEDULE.
11. DOOR, REFER TO SCHEDULE.
12. WALL, REFER TO SCHEDULE.
13. PARAPET WALL.
14. CEILING.
15. FLOOR FINISH TO SCHEDULE.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

BUILDING SECTIONS

DWG: ELEVATIONS
DATE: 08 15 2025

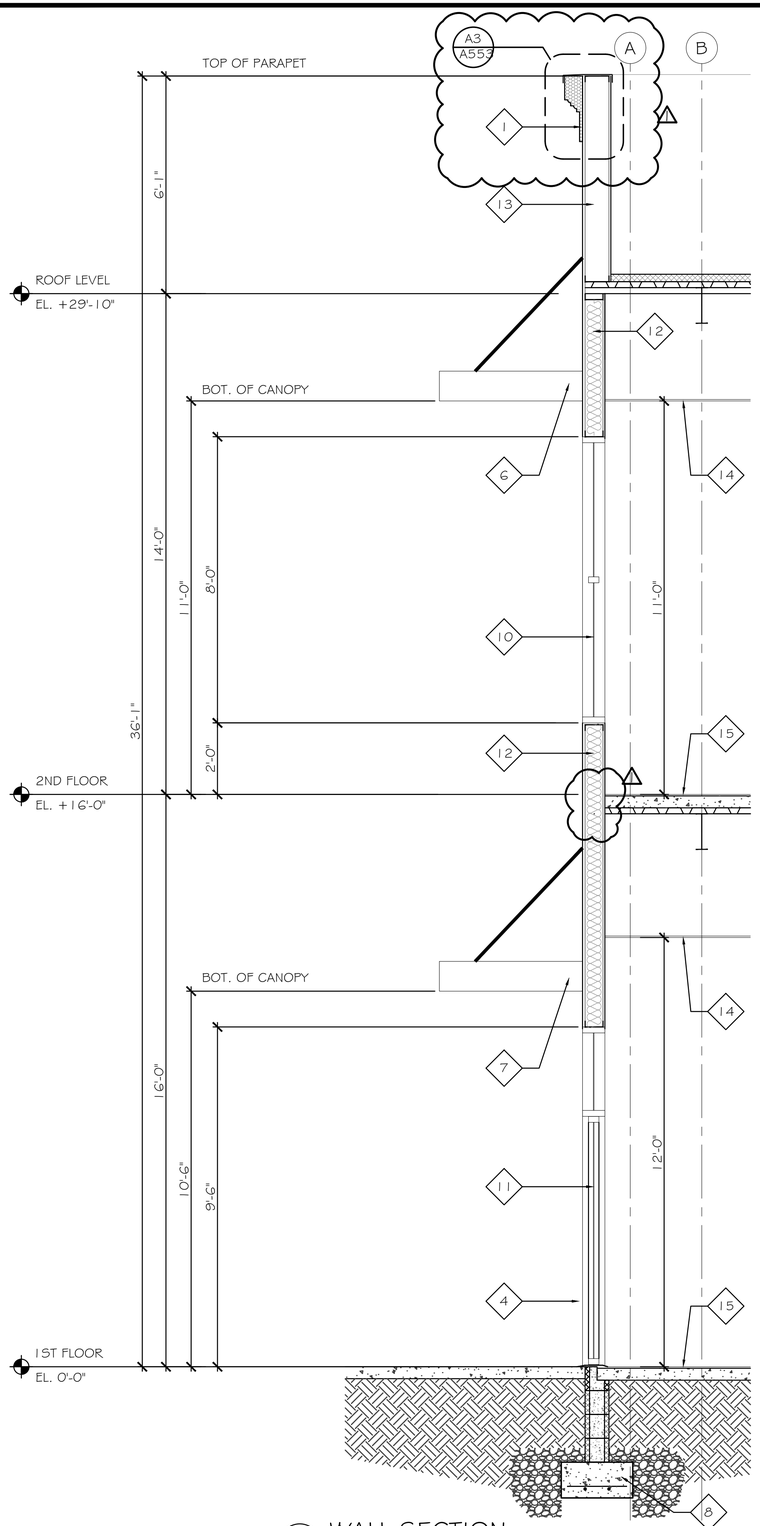
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
29230
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
Reggie D. Sherer, Jr.
Columbia, SC
4445
REGISTERED ARCHITECT
08/15/2025

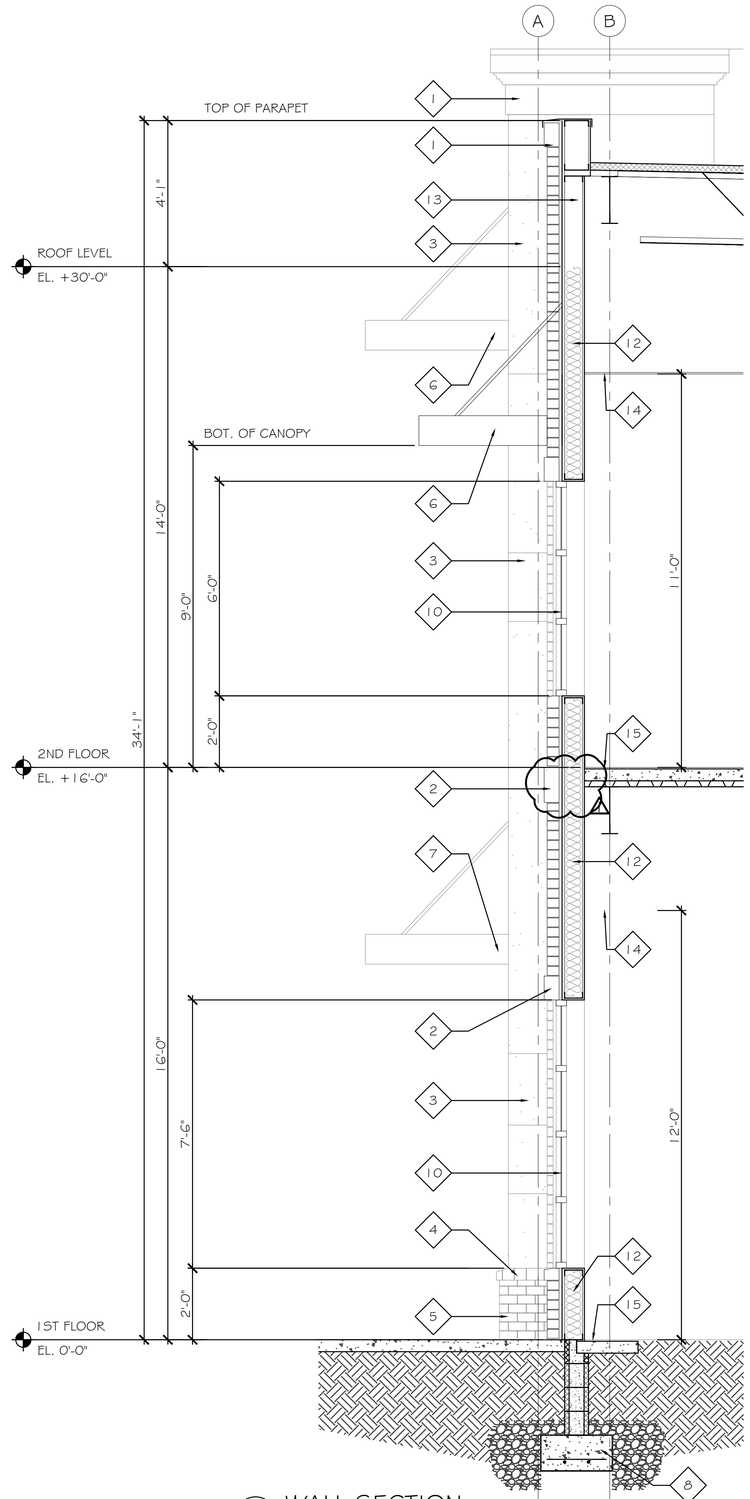
SHEET NO.

A301

PLOT DATE/TIME: 15/08/2025 9:33:52 pmFriday, 15 August 2025 9:33:52 pm



A1 / A310 WALL SECTION
SCALE: 1/2" = 1'-0"



A3 / A310 WALL SECTION
SCALE: 1/2" = 1'-0"

DRAWING NOTES

1. 8" HARDBOARD TRIM
2. BRICK SOLDIER COURSE
3. HARDI BOARD PANEL REVEAL SIDING SYSTEM
4. BRICK ROWLOCK
5. WHITE BRICK
6. SUNSHADES
7. ALUMINUM CANOPIES
8. SEE STRUCTURAL FOR FOUNDATIONS, SLABS & FOOTING
9. SEE STRUCTURAL FOR REINFORCING
10. WINDOW, REFER TO SCHEDULE.
11. DOOR, REFER TO SCHEDULE.
12. WALL, REFER TO SCHEDULE.
13. PARAPET WALL, REFER TO STRUCTURAL DRAWINGS.
14. CEILING.
15. FLOOR FINISH TO SCHEDULE.

PERMIT SET

REV.	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

WALL SECTIONS

DWG: SECTIONS
DATE: 08 15 2025

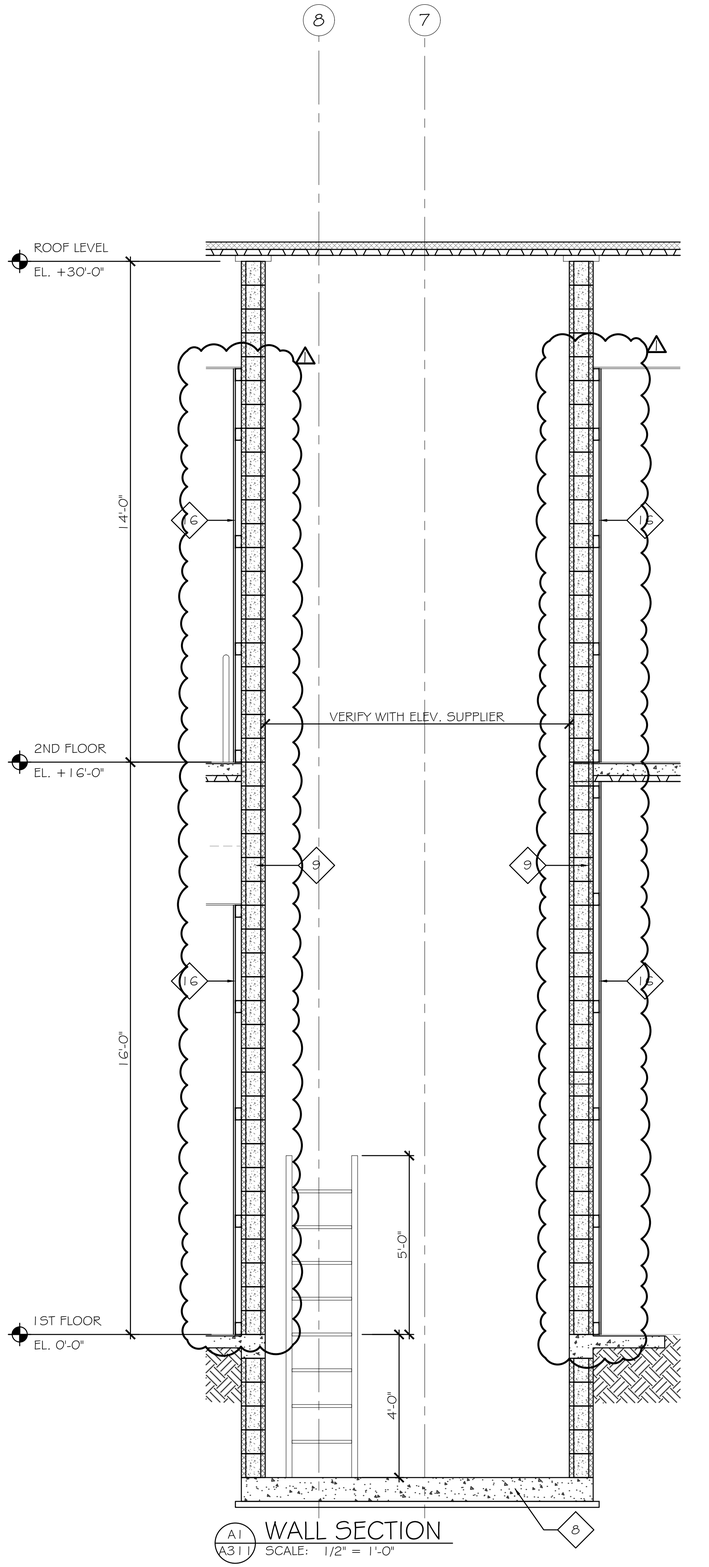
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
6920
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 2025
Registered
D. SHERER, JR.
Columbia, SC
4445
REGISTERED ARCHITECT

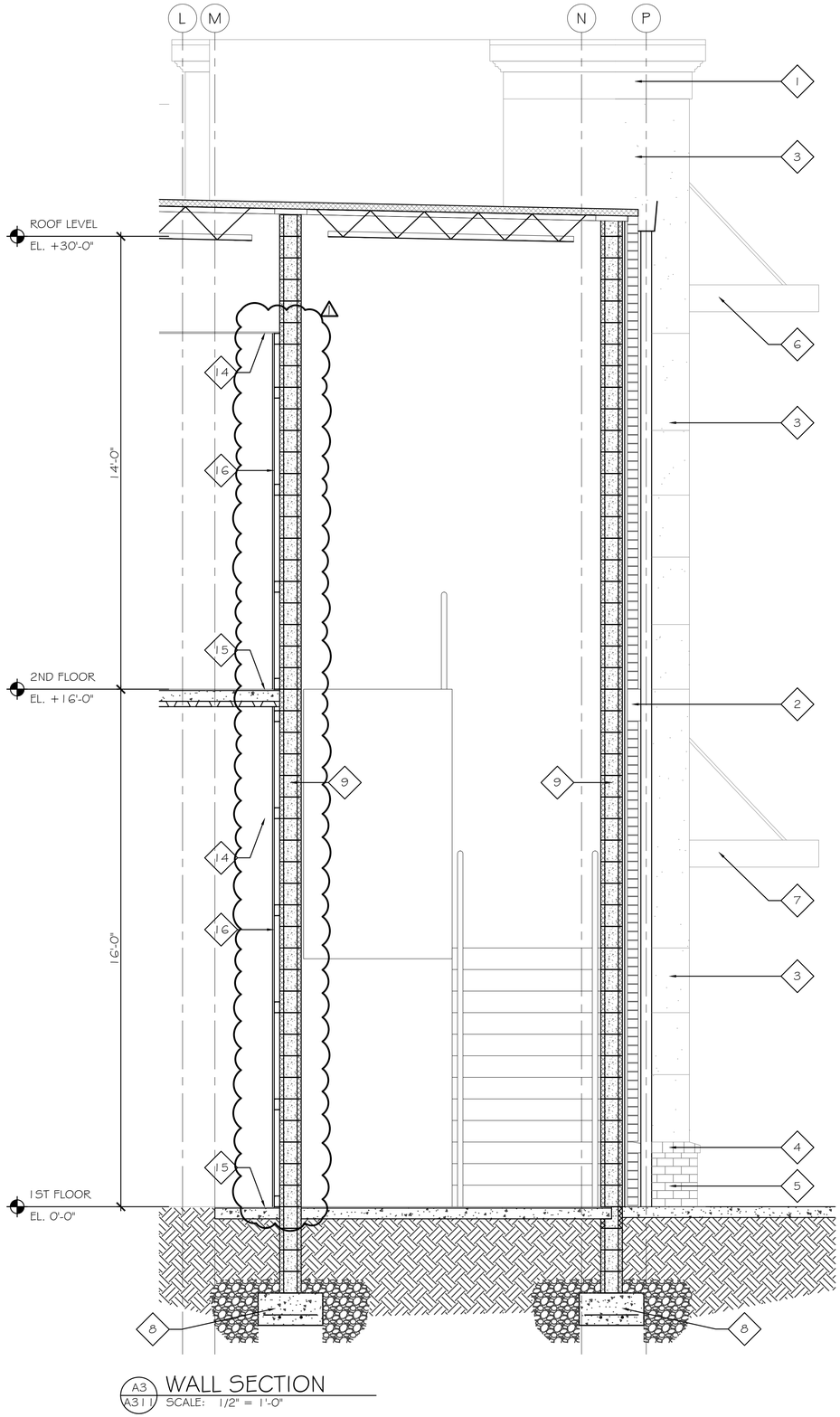
SHEET NO.

A310

PLOT DATE/TIME: 15/08/2025 9:31:30 pmFriday, 15 August 2025 9:31:30 pm



A1 / A311 WALL SECTION
SCALE: 1/2" = 1'-0"



A3 / A311 WALL SECTION
SCALE: 1/2" = 1'-0"

DRAWING NOTES

1. 8" HARDBOARD TRIM
2. BRICK SOLDIER COURSE
3. HARDI BOARD PANEL REVEAL SIDING SYSTEM
4. ROWLOCK BRICKS
5. PAINTED BRICK
6. SUNSHADES
7. CANOPIES
8. SEE STRUCTURAL FOR FOUNDATION, SLABS & FOOTING
9. SEE STRUCTURAL FOR REINFORCING
10. WINDOW, REFER TO SCHEDULE.
11. DOOR, REFER TO SCHEDULE.
12. WALL, REFER TO SCHEDULE.
13. PARAPET WALL.
14. CEILING.
15. FLOOR FINISH TO SCHEDULE.
16. GWB OVER METAL FURRING

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15.08.25	KG	DS	BID BULLETIN #2
3	06.25.25	KG	DS	UPDATED BREAK ROOM 220.
2	02.27.25	KG	DS	UPDATED STAIRS FOR RFI
1	12.09.24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS
1201 MAIN STREET
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

WALL SECTIONS

DWG: SECTIONS
DATE: 08 15 2025

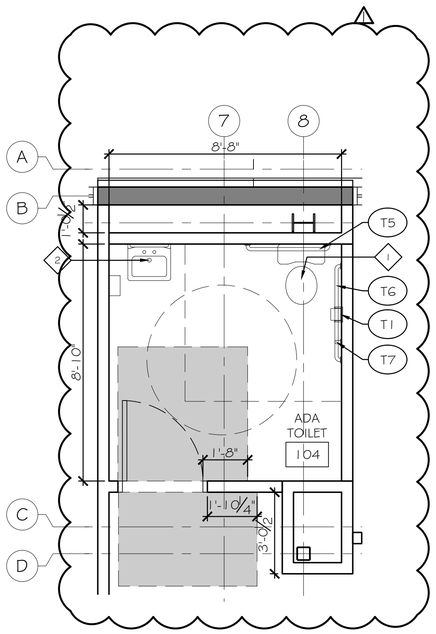
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
18030
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
DAVID S. SHERER
Columbia, SC
6445
REGISTERED ARCHITECT
08.15.2025

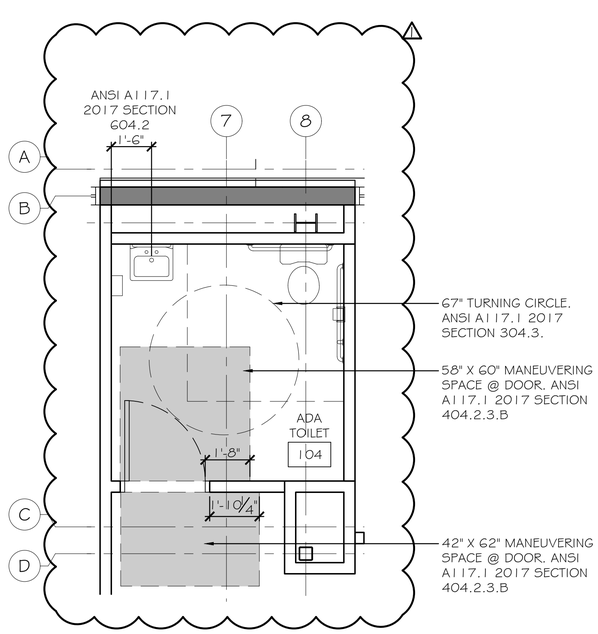
SHEET NO.

A311

PLOT DATE/TIME: 15/08/2025 9:32:12 pmFriday, 15 August 2025 9:32:12 pm



C1 / A401 ENLARGED TOILET PLAN (ADA TOILET 104)
SCALE: 3/8" = 1'-0"



B1 / A401 ADA REQUIREMENTS (ADA TOILET 104)
SCALE: 3/8" = 1'-0"

TOILET ACCESSORY SCHEDULE

MARK	DESCRIPTION	ANSI A117.1-2017 SECTION(S)
T1	SURFACE MOUNTED MULTI-ROLL TOILET TISSUE DISPENSER	604.7
T2	WALL MOUNTED PAPER TOWEL DISPENSER	603.6
T3	WALL MOUNTED SOAP DISPENSER	603.6
T5	36" X 1-1/2" STAINLESS STEEL GRAB BAR	604.5.1.2
T6	42" X 1-1/2" STAINLESS STEEL GRAB BAR	604.5.1.2
T7	VERTICAL 18" X 1-1/2" STAINLESS STEEL GRAB BAR	604.5.1.1
T8	HC 18" X 36" TILT MIRROR	603.3
T9	27" X 1-1/2" STAINLESS STEEL GRAB BAR-VERIFY DIMENSION WITH SHOWER PROVIDER	608.2.2
T10	30" X 1-1/2" STAINLESS STEEL GRAB BAR-VERIFY DIMENSION WITH SHOWER PROVIDER	608.2.2

NOTES:

1. ALL ACCESSORIES SHALL BE ADA COMPLIANT AND INSTALLED AT RECOMMENDED ADA HEIGHT.
2. SCHEDULE IS FOR ACCESSORY CALLOUT. CONTRACTOR TO COORDINATE FINAL TOILET ACCESSORIES WITH OWNER.

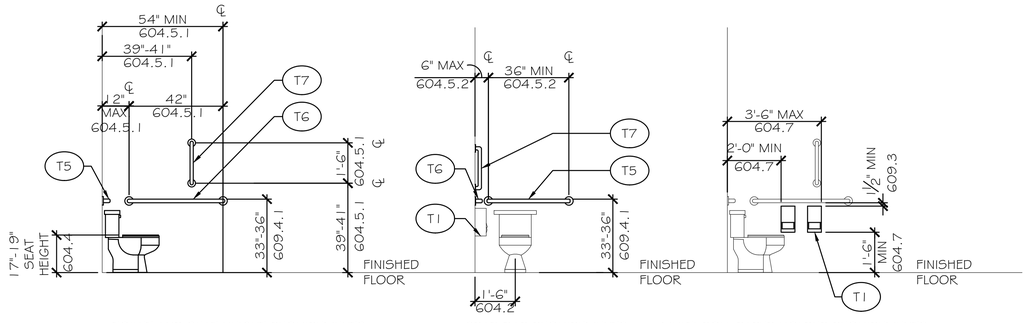
LEGEND

1 — SURFACE MOUNTED ADA WATER CLOSET

2 — SURFACE MOUNTED ADA SINK

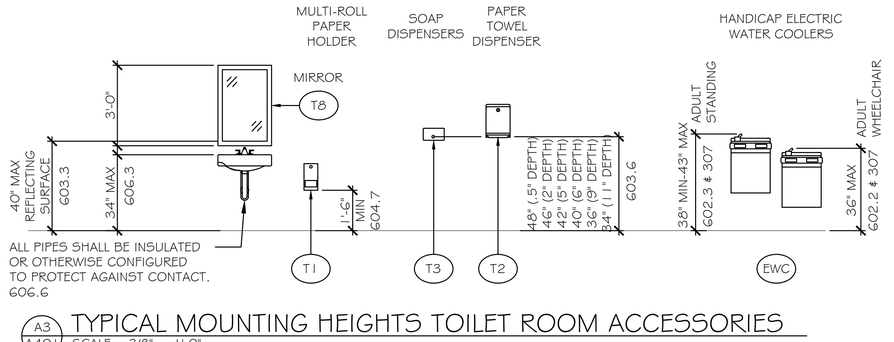
NOTE:

INSTALL SUPPLEMENTARY FRAMING, BLOCKING, AND BRACING AT TERMINATIONS IN THE WORK AND FOR SUPPORT OF FIXTURES, EQUIPMENT SERVICES, HEAVY TRIM, GRAB BARS, TOILET ACCESSORIES, FURNISHINGS, ETC. AS NECESSARY OR AS DETAILED OR INDICATED AND WITH RECOMMENDATIONS OF THE GYPSUM BOARD MANUFACTURER. OR IF NONE AVAILABLE, WITH "GYPSUM CONSTRUCTION HANDBOOK" PUBLISHED BY UNITED STATES GYPSUM CO. SEE SPECIFICATIONS.



TOILET AND SEAT HEIGHT REQUIREMENTS — GRAB BAR REQUIREMENTS — MULTI-ROLL PAPER HOLDER REQUIREMENTS

A1 / A401 ADA TOILET REQUIREMENTS
SCALE: 3/8" = 1'-0"



A3 / A401 TYPICAL MOUNTING HEIGHTS TOILET ROOM ACCESSORIES
SCALE: 3/8" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE
ENLARGED TOILET PLANS & ADA REQUIREMENTS

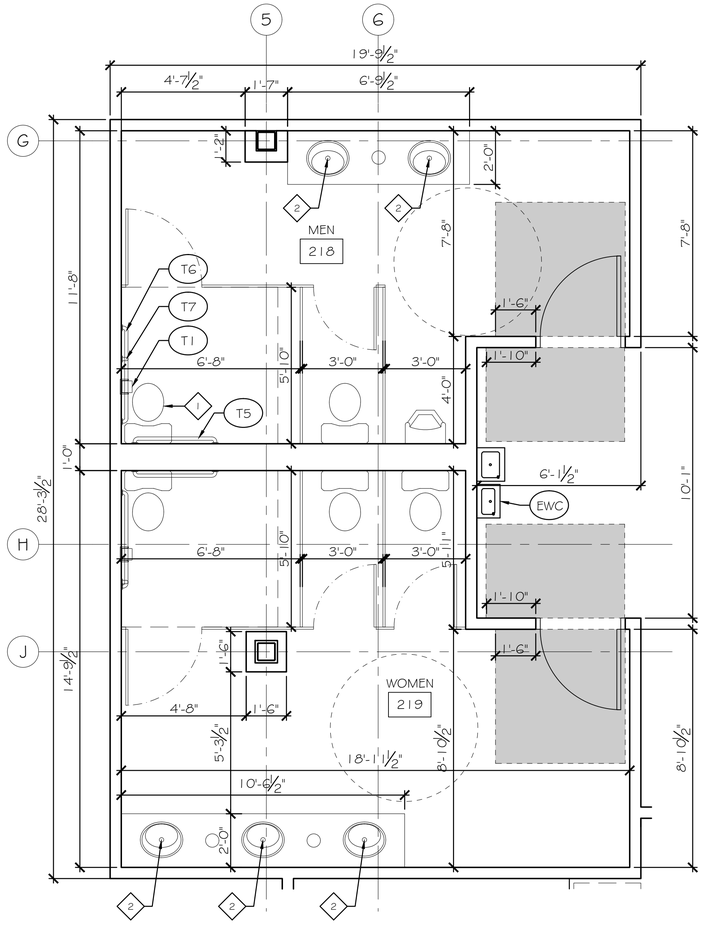
DWG: ENLARGED PLAN
DATE: 08 15 2025

STATE OF SOUTH CAROLINA — Sherer & Associates, LLC — Columbia, SC 29030 — REGISTERED ARCHITECTS

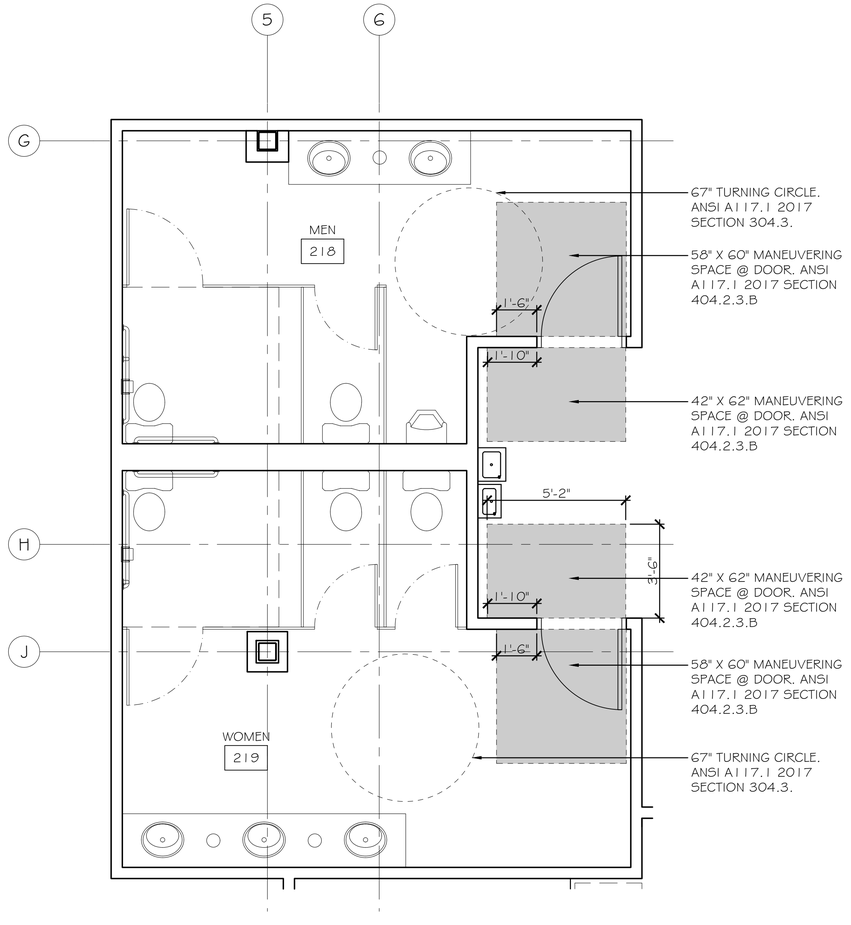
STATE OF SOUTH CAROLINA — 2025 — Approved — D. SHERER — Columbia, SC — 4445 — REGISTERED ARCHITECT

SHEET NO.
A401

PLOT DATE/TIME: 15/08/2025 9:33:27 pmFriday, 15 August 2025 9:33:27 pm



B1 A401 ENLARGED TOILET PLAN PLAN (MEN 218 & WOMEN 219)
SCALE: 3/8" = 1'-0"



B3 A401 ADA REQUIREMENTS (MEN 218 & WOMEN 219)
SCALE: 3/8" = 1'-0"

TOILET ACCESSORY SCHEDULE

MARK	DESCRIPTION	ANSI A117.1-2017 SECTION(S)
T1	SURFACE MOUNTED MULTI-ROLL TOILET TISSUE DISPENSER	604.7
T2	WALL MOUNTED PAPER TOWEL DISPENSER	603.6
T3	WALL MOUNTED SOAP DISPENSER	603.6
T5	36" X 1-1/2" STAINLESS STEEL GRAB BAR	604.5.1.2
T6	42" X 1-1/2" STAINLESS STEEL GRAB BAR	604.5.1.2
T7	VERTICAL 18" X 1-1/2" STAINLESS STEEL GRAB BAR	604.5.1.1
T8	HC 18" X 36" TILT MIRROR	603.3
T9	27" X 1-1/2" STAINLESS STEEL GRAB BAR-VERIFY DIMENSION WITH SHOWER PROVIDER	608.2.2
T10	30" X 1-1/2" STAINLESS STEEL GRAB BAR-VERIFY DIMENSION WITH SHOWER PROVIDER	608.2.2

NOTES:

1. ALL ACCESSORIES SHALL BE ADA COMPLIANT AND INSTALLED AT RECOMMENDED ADA HEIGHT.
2. SCHEDULE IS FOR ACCESSORY CALLOUT. CONTRACTOR TO COORDINATE FINAL TOILET ACCESSORIES WITH OWNER.

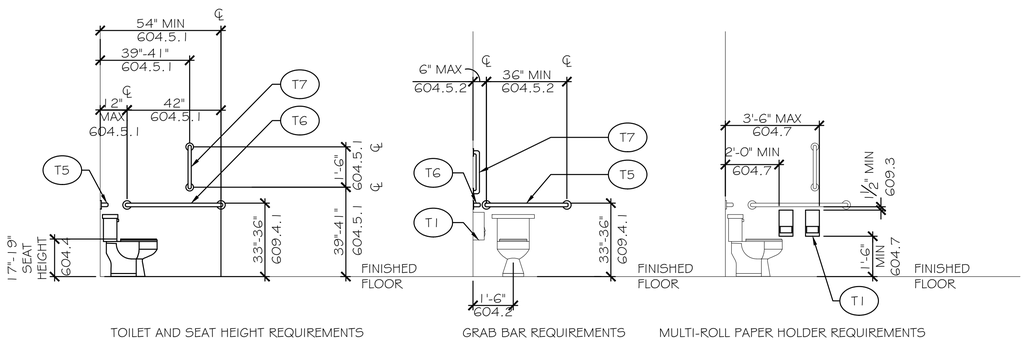
LEGEND

1 SURFACE MOUNTED ADA WATER CLOSET

2 SURFACE MOUNTED ADA SINK

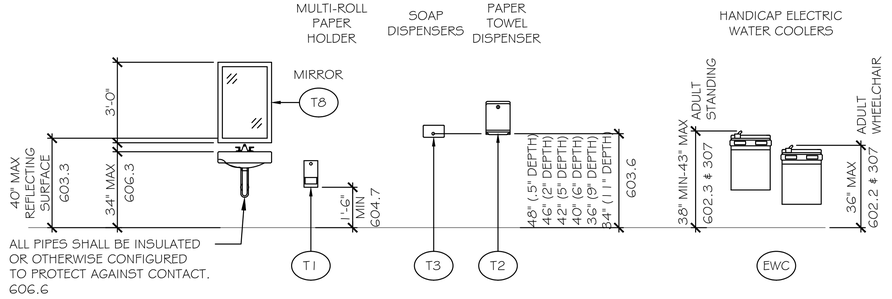
NOTE:

INSTALL SUPPLEMENTARY FRAMING, BLOCKING, AND BRACING AT TERMINATIONS IN THE WORK AND FOR SUPPORT OF FIXTURES, EQUIPMENT SERVICES, HEAVY TRIM, GRAB BARS, TOILET ACCESSORIES, FURNISHINGS, ETC. AS NECESSARY OR AS DETAILED OR INDICATED AND WITH RECOMMENDATIONS OF THE GYPSUM BOARD MANUFACTURER. OR IF NONE AVAILABLE, WITH "GYPSUM CONSTRUCTION HANDBOOK" PUBLISHED BY UNITED STATES GYPSUM CO. SEE SPECIFICATIONS.



TOILET AND SEAT HEIGHT REQUIREMENTS | GRAB BAR REQUIREMENTS | MULTI-ROLL PAPER HOLDER REQUIREMENTS

A1 A401 ADA TOILET REQUIREMENTS
SCALE: 3/8" = 1'-0"



A3 A401 TYPICAL MOUNTING HEIGHTS TOILET ROOM ACCESSORIES
SCALE: 3/8" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

PROJECT TITLE

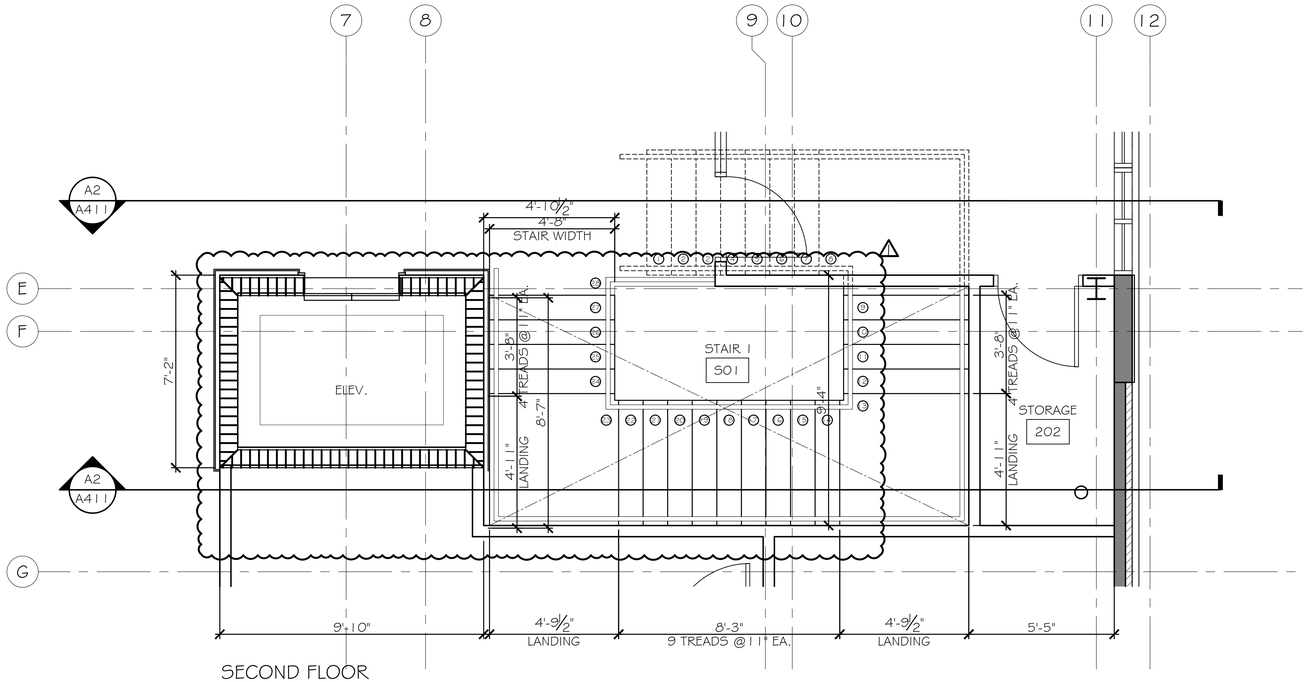
SHEET TITLE
ENLARGED TOILET PLANS & ADA REQUIREMENTS

DWG: ENLARGED PLAN
DATE: 08 15 2025

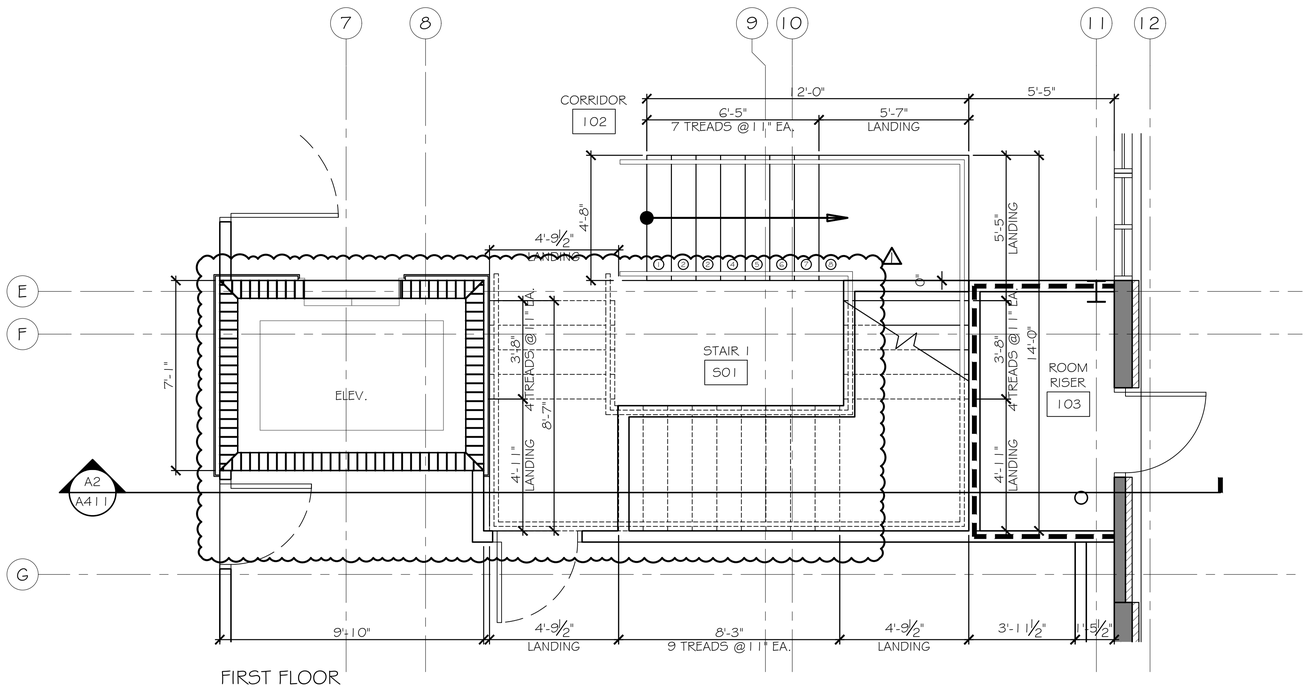
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
69030
REGISTERED ARCHITECTS
STATE OF SOUTH CAROLINA
AUG 2025
Registered
D. SHERER, JR.
Columbia, SC
4445
REGISTERED ARCHITECT

SHEET NO.
A401

PLOT DATE/TIME: 15/08/2025 9:32:30 pmFriday, 15 August 2025 9:32:30 pm



SECOND FLOOR
ENLARGED PLAN (STAIR 1)
C2 / A410 SCALE: 3/8" = 1'-0"



FIRST FLOOR
ENLARGED PLAN (STAIR 1)
A2 / A410 SCALE: 3/8" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS

1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

ENLARGED STAIR 1 PLANS

DWG: ENLARGED PLAN
DATE: 08 15 2025

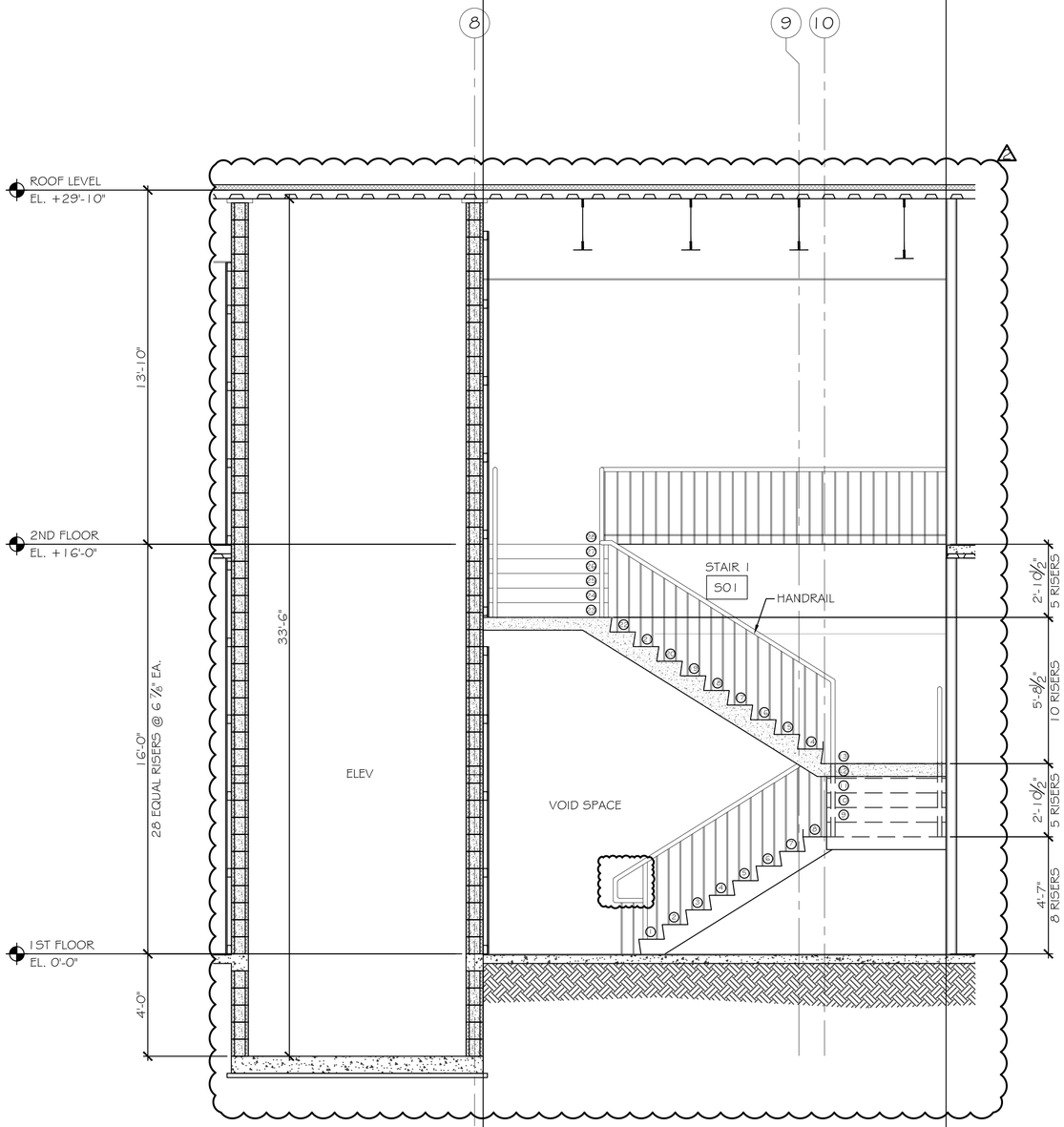
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
29230
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 15 2025
Registered
D. Sheppard
Columbia, SC
4415
REGISTERED ARCHITECT

SHEET NO.

A410

PLOT DATE/TIME: 15/08/2025 9:32:20 pmFriday, 15 August 2025 9:32:20 pm



A2 / A411 ENLARGED SECTION (STAIR 1)

SCALE: 3/8" = 1'-0"

PERMIT SET

REV.	DATE	BY	APP	DESCRIPTION
4	15.08.25	KG	DS	BID BULLETIN #2
3	06.25.25	KG	DS	UPDATED BREAK ROOM 220.
2	02.27.25	KG	DS	UPDATED STAIRS FOR RFI
1	12.09.24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

ENLARGED STAIR 1 SECTION

DWG: ENLARGED SECT.
DATE: 08 15 2025

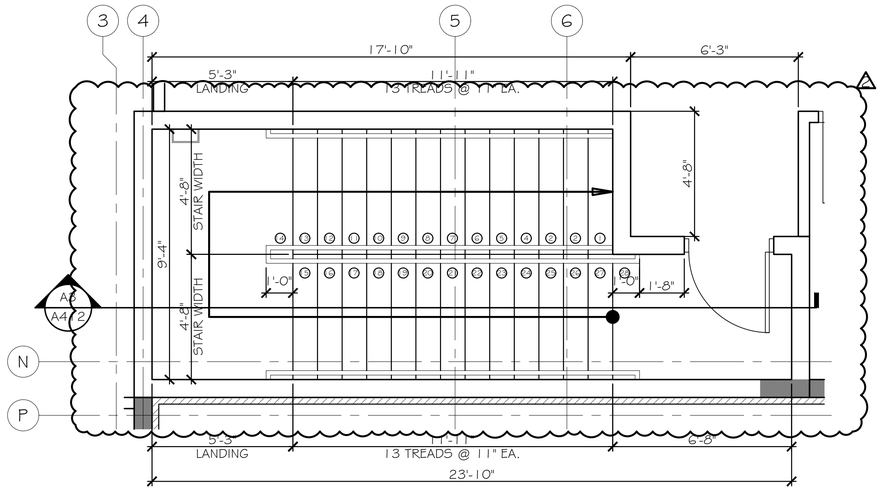
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
6930
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 2025
Registered
D. SHERER
Columbia, SC
6445
REGISTERED ARCHITECT

SHEET NO.

A411

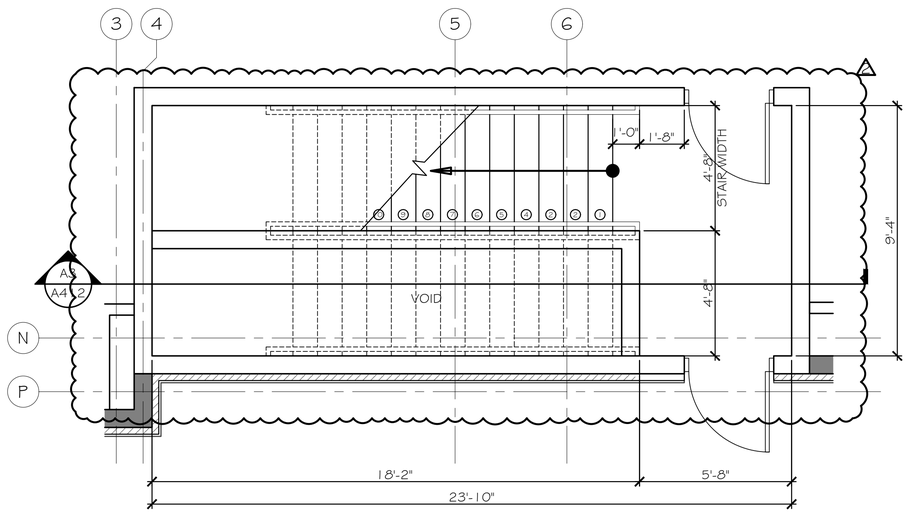
PLOT DATE/TIME: 15/08/2025 9:31:43 pmFriday, 15 August 2025 9:31:43 pm



SECOND FLOOR

C1 / A412 ENLARGED PLAN (STAIR 2)

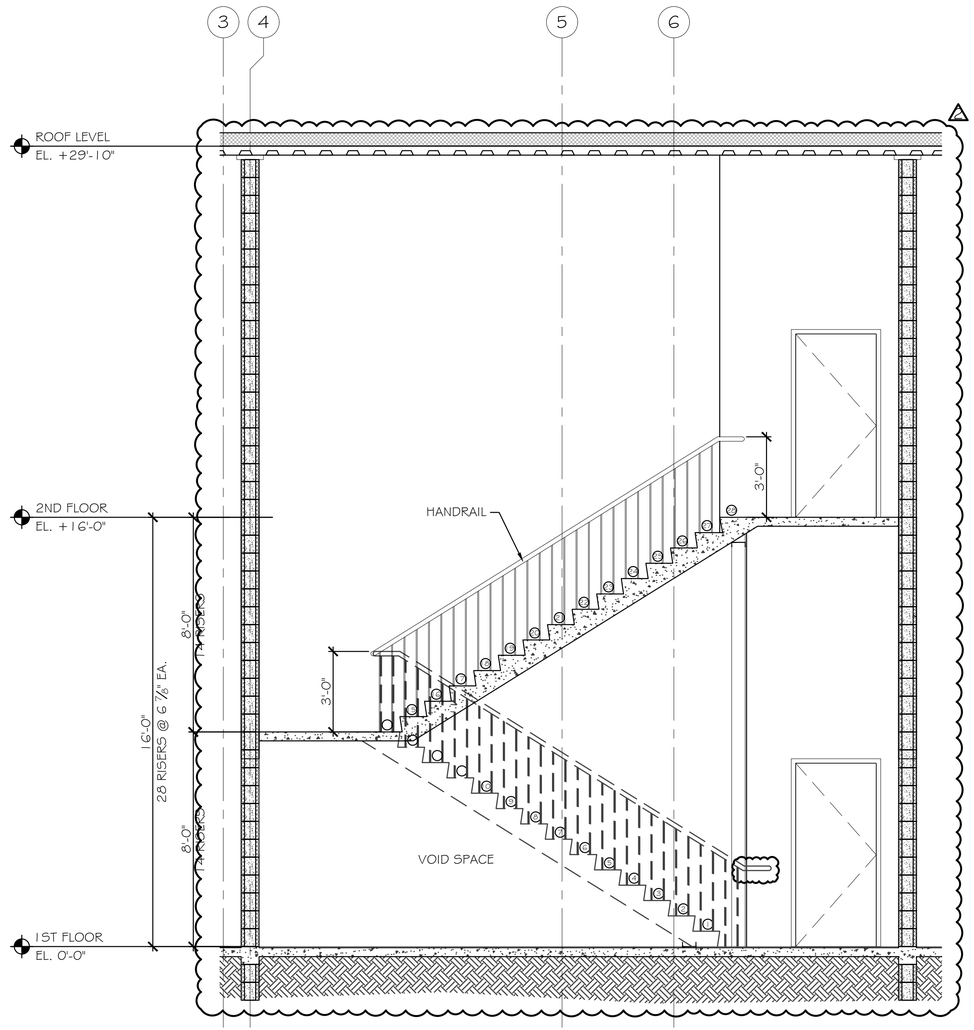
SCALE: 3/8" = 1'-0"



FIRST FLOOR

A1 / A412 ENLARGED PLAN (STAIR 2)

SCALE: 3/8" = 1'-0"



A3 / A412 ENLARGED SECTION (STAIR 2)

SCALE: 3/8" = 1'-0"

PERMIT SET

REV.	DATE	BY	DESCRIPTION
4	15/08/25	KG	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS

1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013

DRAWN BY: KG

DESIGNED BY: DS

CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

ENLARGED STAIR 2
PLANS AND SECTIONS

DWG: ENLARGED PLAN

DATE: 08 15 2025

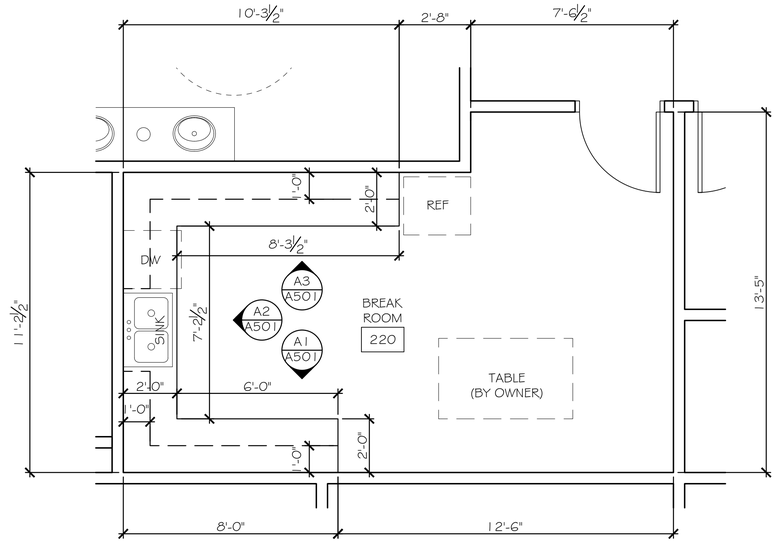
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
6930
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 15 2025
Reproduction of this sheet is prohibited
Columbia, SC
4415
REGISTERED ARCHITECT

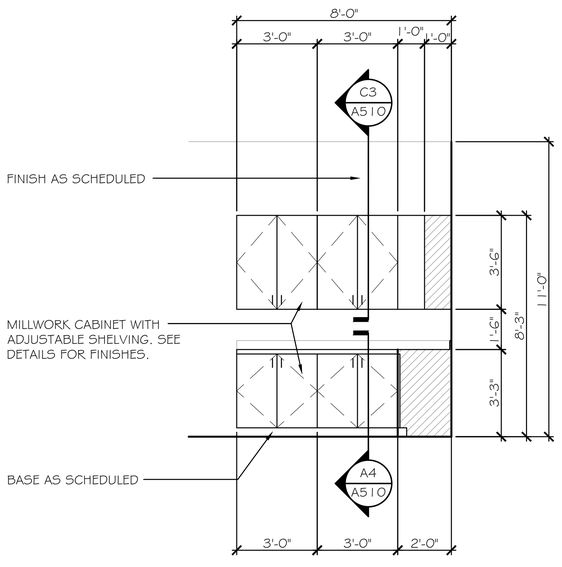
SHEET NO.

A412

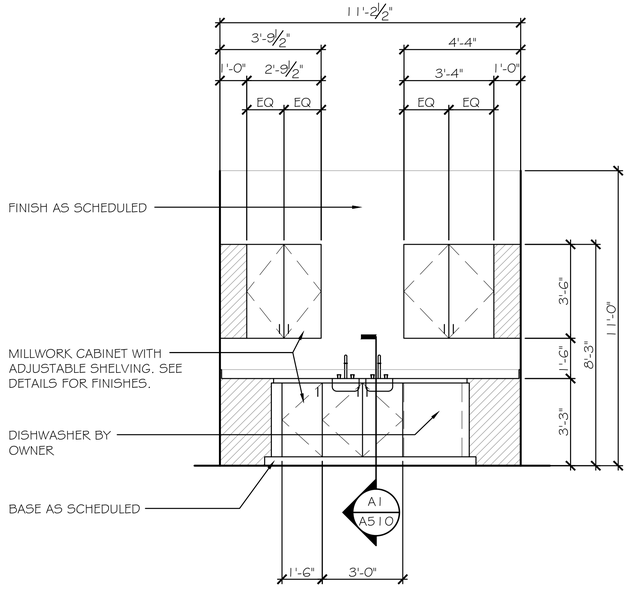
PLOT DATE/TIME: 15/08/2025 9:34:03 pmFriday, 15 August 2025 9:34:03 pm



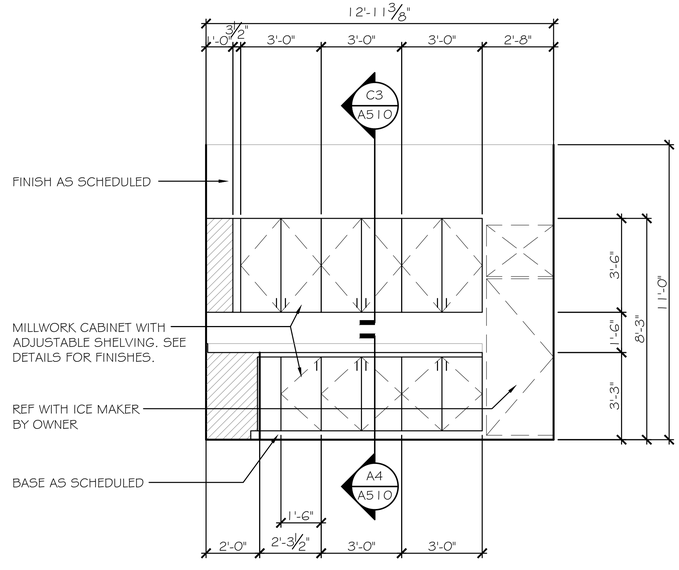
C2 / A501 BREAK ROOM (220)
SCALE: 3/8" = 1'-0"



A1 / A501 BREAK ROOM (220)
SCALE: 3/8" = 1'-0"



A2 / A501 BREAK ROOM (220)
SCALE: 3/8" = 1'-0"



A3 / A501 BREAK ROOM (220)
SCALE: 3/8" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

MILLWORK AND CABINETRY DETAILS

DWG: DETAILS
DATE: 08 15 2025

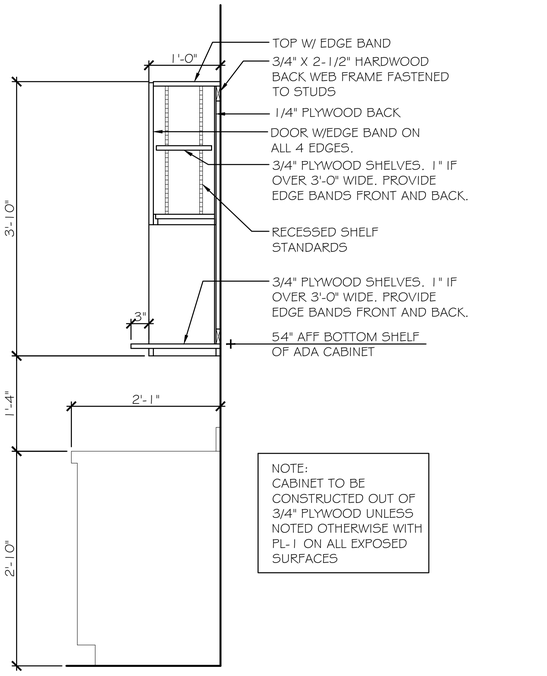
STATE OF SOUTH CAROLINA — Sherer & Associates, LLC — Columbia, SC — 28030 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — AUG 15 2025 — Registered — D. SHERER — Columbia, SC — 4445 — REGISTERED ARCHITECT

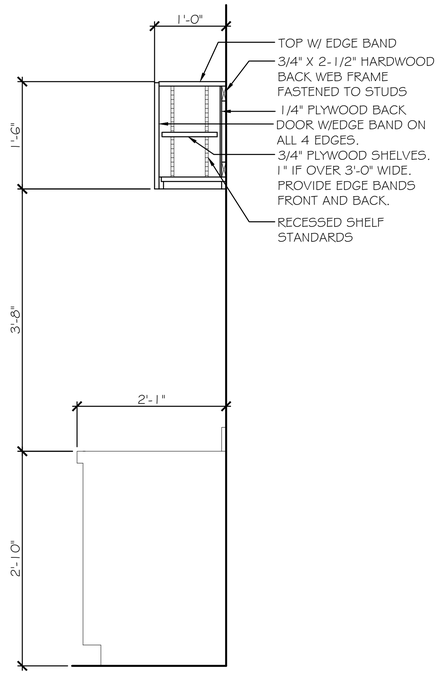
SHEET NO.

A501

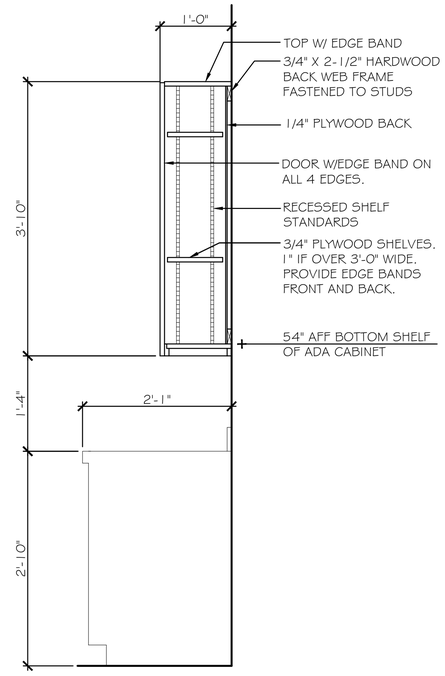
PLOT DATE/TIME: 15/08/2025 9:32:01 pmFriday, 15 August 2025 9:32:01 pm



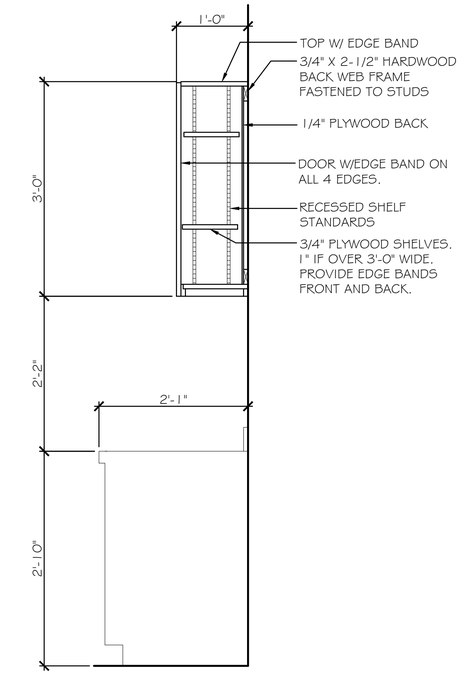
C1 / A5.10 MICROWAVE CABINET ABOVE COUNTER
SCALE: 1" = 1'-0"



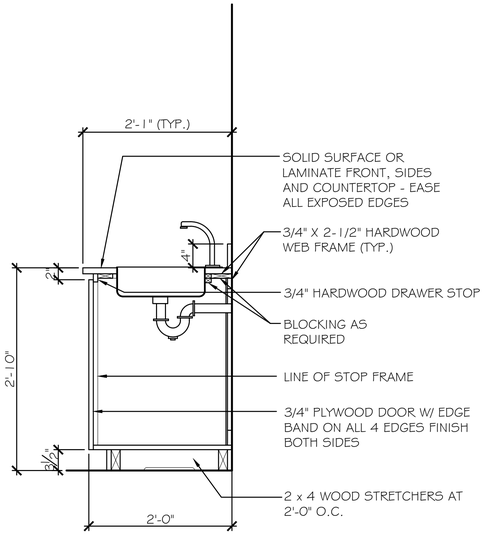
C2 / A5.10 CABINET ABOVE REFIGERATOR
SCALE: 1" = 1'-0"



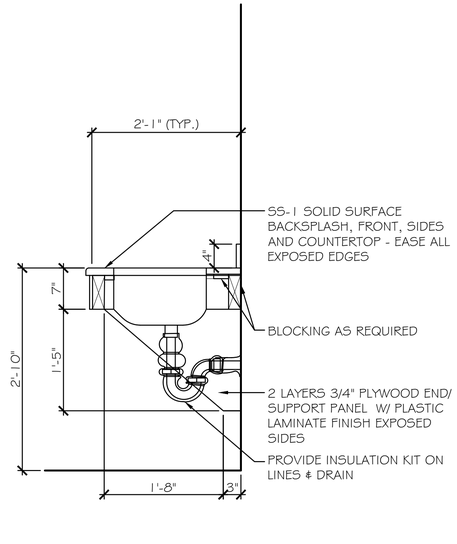
C3 / A5.10 ADA CABINET ABOVE COUNTER
SCALE: 1" = 1'-0"



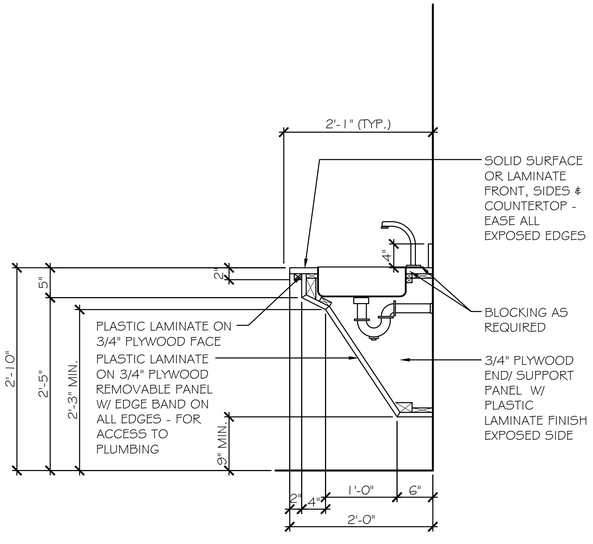
C4 / A5.10 CABINET ABOVE SINK
SCALE: 1" = 1'-0"



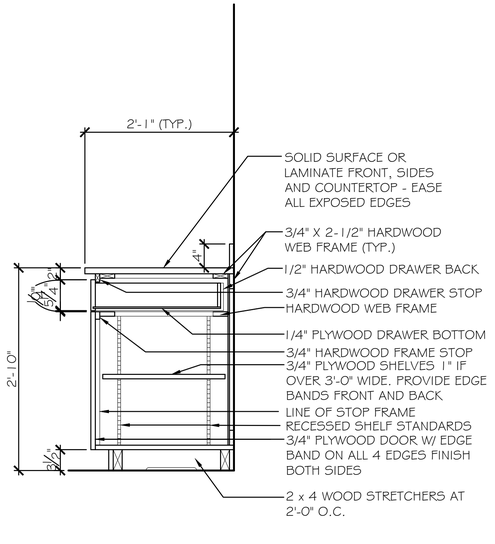
A1 / A5.10 BASE CABINET
SCALE: 1" = 1'-0"



A2 / A5.10 VANITY SINK DETAIL
SCALE: 1" = 1'-0"



A3 / A5.10 ADA COUNTER @ SINK
SCALE: A5.10



A4 / A5.10 BASE CABINET
SCALE: 1" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	1.5.0825	KG	DS	BID BULLETIN #2
3	06.25.25	KG	DS	UPDATED BREAK ROOM 220.
2	02.27.25	KG	DS	UPDATED STAIRS FOR RFI
1	12.09.24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
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Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE
MILLWORK & CABINETRY DETAILS

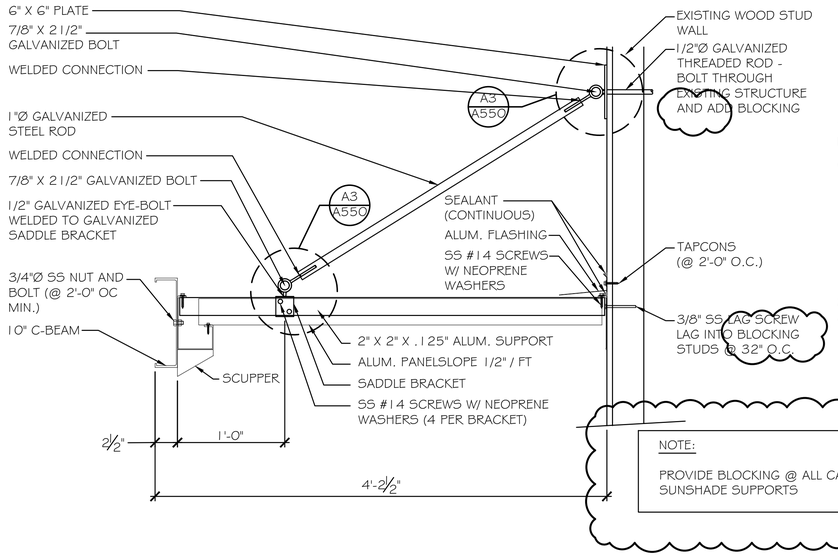
DWG: DETAILS
DATE: 08 15 2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
26020
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 15 2025
Registered
D. Sherer, Jr.
Columbia, SC
6445
REGISTERED ARCHITECT

SHEET NO.
A501

PLOT DATE/TIME: 15/08/2025 9:32:40 pmFriday, 15 August 2025 9:32:40 pm



NOTE:

PROVIDE BLOCKING @ ALL CANOPY SUNSHADE SUPPORTS

SPECIFICATIONS
SECTION 10530-ALMUNINUM CANOPIES

1.01 GENERAL DESCRIPTION OF WORK
- A. WORK SHALL INCLUDE DESIGN AND FABRICATION OF PRE-ENGINEERED ALUMINUM CANOPIES
- B. CANOPIES ARE TO BE FABRICATED AND INSTALLED ACCORDING TO APPROVED SHOP DRAWINGS

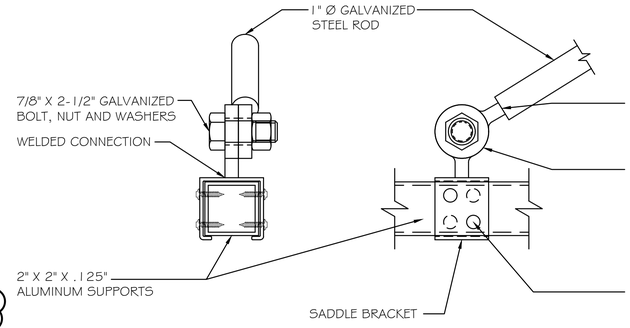
1.02 DESIGN CRITERIA:
- A. INTERNATIONAL BUILDING CODE 2012
- B. ASCE 7-10
- C. ALUMINUM DESIGN MANUEL 2010
- D. LOCAL GOVERNING CODES AND STANDARDS FOR SITE LOCATION

1.03 MATERIALS:
- A. ALL MATERIALS SHALL BE EXTRUDED ALUMINUM UNLESS INDICATED OTHERWISE ON THE DRAWING
- B. MATERIAL SIZES SHALL MEET OR EXCEED THE DESIGN CRITERIA ON 1.02

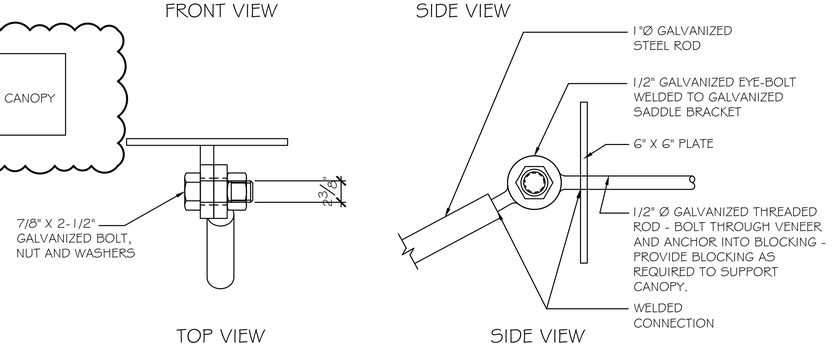
1.04 FINISHES:
- A. FACTORY APPLIED BAKED ENAMEL TO COMPLY WITH AAMA 2603
- B. COLOR SELECTED FROM MANUFACTURERS STANDARD COLORS

1.05 MANUFACTURERS:
- A. MITCHELL METALS, LLC. - WWW.MITCHELLMETALS.NET PHONE: 770-431-7300
- B. DITTMER - WWW.DITTDECK.COM PHONE: 407-699-1755
- C. SUPERIOR METAL PRODUCTS - WWW.SUPERIORMETALPRODUCTS.COM PHONE: 205-945-1200

B1 A550 CANOPY DETAIL
SCALE: 1-1/2" = 1'-0"

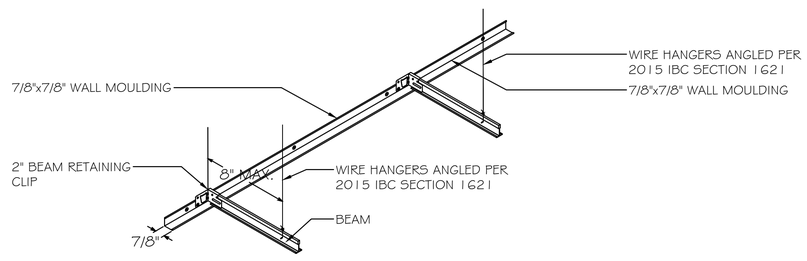


FRONT VIEW SIDE VIEW

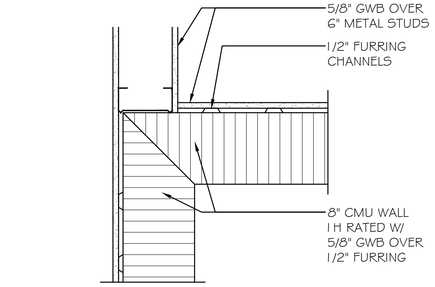


TOP VIEW SIDE VIEW

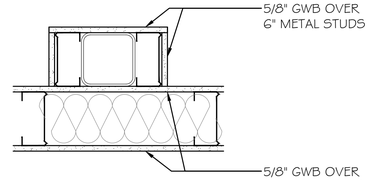
C2 A550 SUNSCREEN/CANOPY CONNECTION DETAILS
SCALE: 1-1/2" = 1'-0"



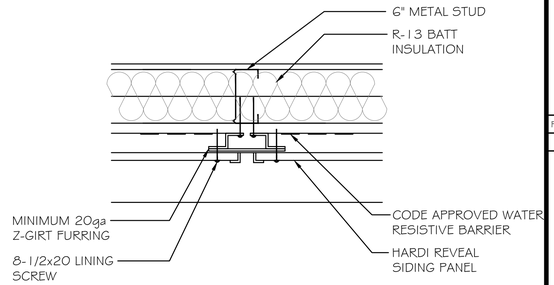
B2 A550 SEISMIC DETAIL @ SUSPENDED CEILING
SCALE: 1-1/2" = 1'-0"



D4 A550 DETAIL
SCALE: 1-1/2" = 1'-0"



C4 A550 INTERIOR COLUMN DETAIL
SCALE: 1-1/2" = 1'-0"



B4 A550 SECTION AT VERTICAL REVEAL
SCALE: 1-1/2" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS
1201 MAIN STREET
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

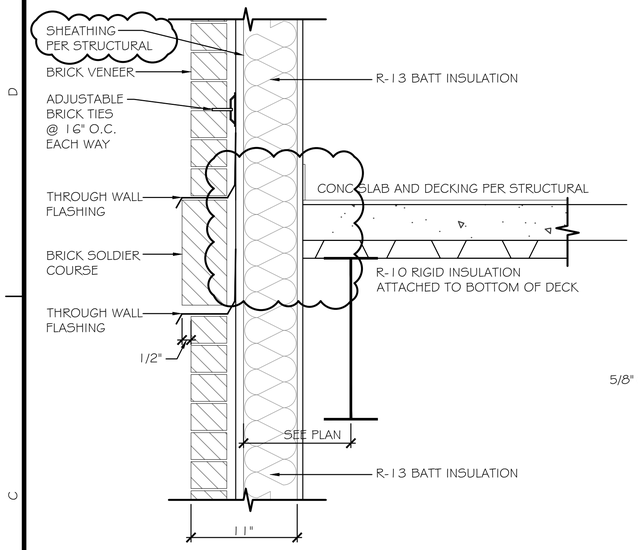
PROJECT TITLE

SHEET TITLE
ARCHITECTURAL DETAILS

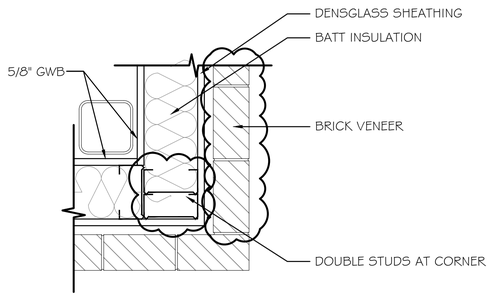
DWG: DETAILS
DATE: 08 15 2025

SHEET NO.
A550

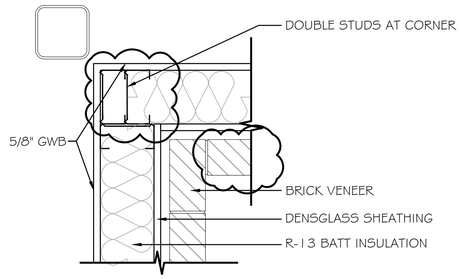
PLOT DATE/TIME: 15/08/2025 9:32:40 pmFriday, 15 August 2025 9:32:40 pm



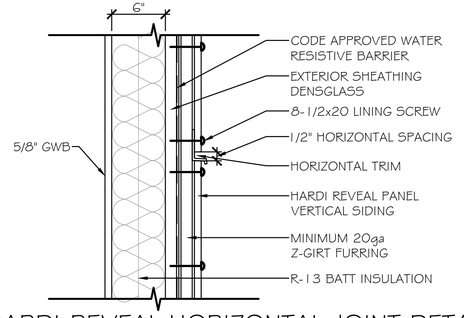
C1 A551 EXTERIOR WALL SECTION@ 2ND FLR LEVEL
SCALE: 1-1/2" = 1'-0"



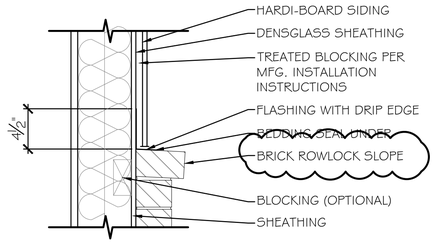
C2 A551 BRICK OUTSIDE CORNER DETAIL
SCALE: 1-1/2" = 1'-0"



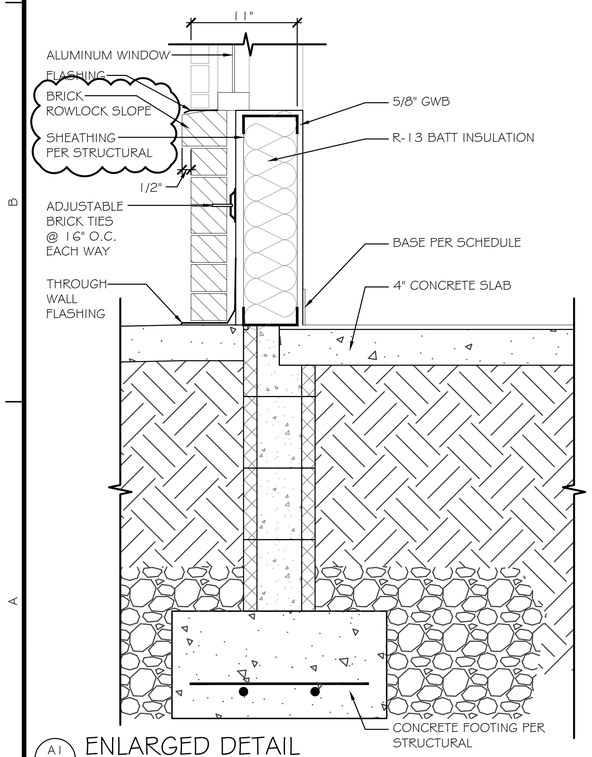
C3 A551 BRICK INSIDE CORNER DETAIL
SCALE: 1-1/2" = 1'-0"



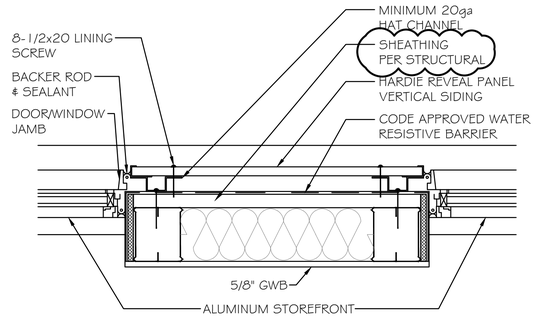
D4 A551 HARDI-REVEAL HORIZONTAL JOINT DETAIL
SCALE: 1-1/2" = 1'-0"



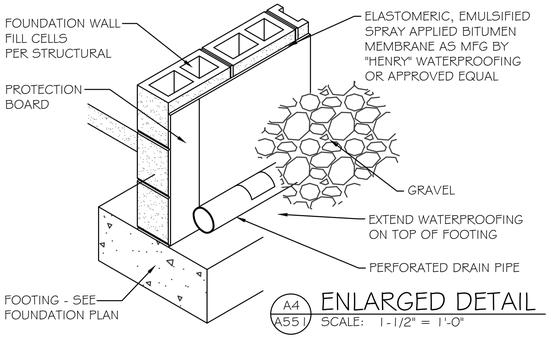
C4 A551 WATERTABLE DETAIL
SCALE: 1-1/2" = 1'-0"



A1 A551 ENLARGED DETAIL
SCALE: 1-1/2" = 1'-0"



B4 A551 ENLARGED DETAIL
SCALE: 1-1/2" = 1'-0"



A4 A551 ENLARGED DETAIL
SCALE: 1-1/2" = 1'-0"

PERMIT SET

REV	DATE	APP	DESCRIPTION
4	15/08/25	DS	BID BULLETIN #2
3	06/25/25	DS	UPDATED BREAK ROOM 220.
2	02/27/25	DS	UPDATED STAIRS FOR RFI
1	12/09/24	DS	BID BULLETIN #1

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Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE
ARCHITECTURAL DETAILS

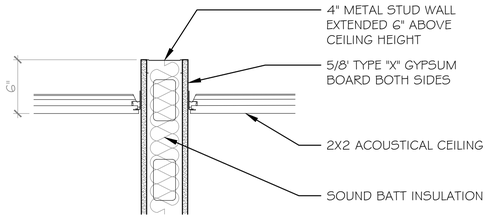
DWG: DETAILS
DATE: 08 15 2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
29220
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 15 2025
Registered
D. Sherer, Jr.
Columbia, SC
4445
REGISTERED ARCHITECT

SHEET NO.
A551

PLOT DATE/TIME: 15/08/2025 9:34:01 pmFriday, 15 August 2025 9:34:01 pm



D2 A552 WALL DETAIL
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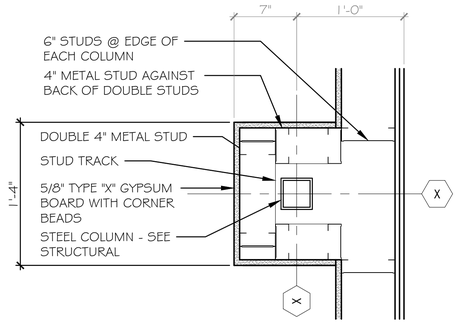
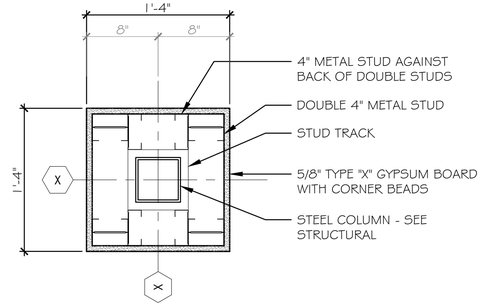
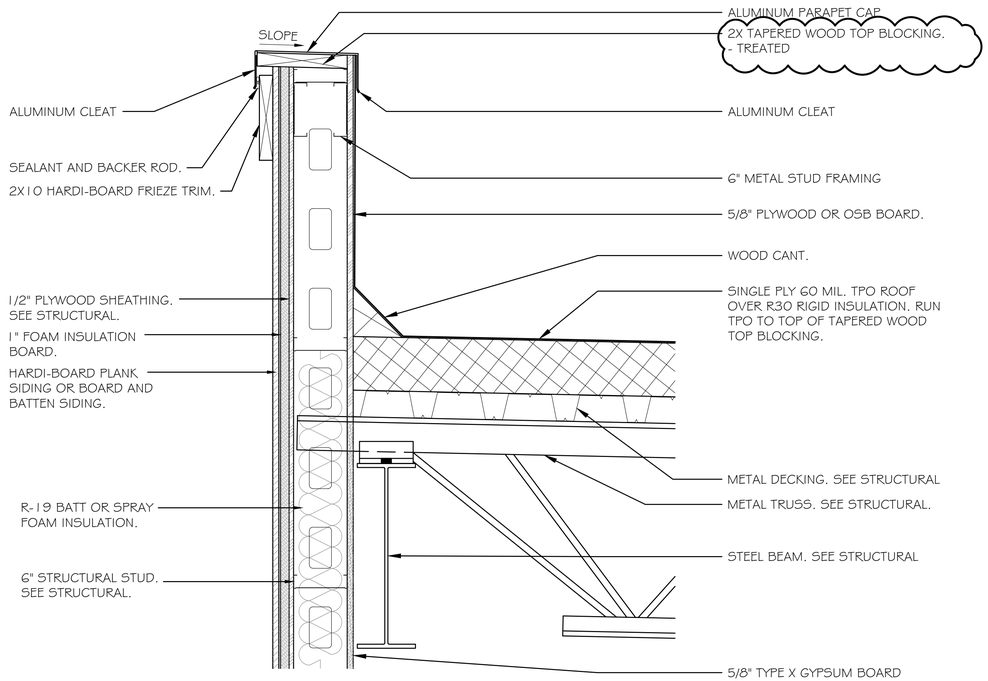


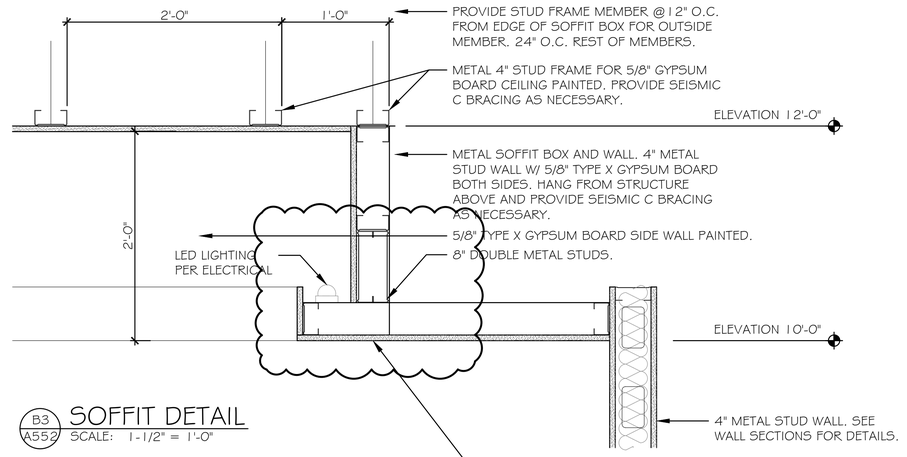
D3 A552 COLUMN DETAIL
SCALE: 1-1/2" = 1'-0"



D4 A552 COLUMN DETAIL
SCALE: 1-1/2" = 1'-0"



B1 A552 PARAPET DETAIL
SCALE: 1-1/2" = 1'-0"



B3 A552 SOFFIT DETAIL
SCALE: 1-1/2" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS

1201 MAIN STREET
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

ARCHITECTURAL DETAILS

DWG: DETAILS
DATE: 08 15 2025

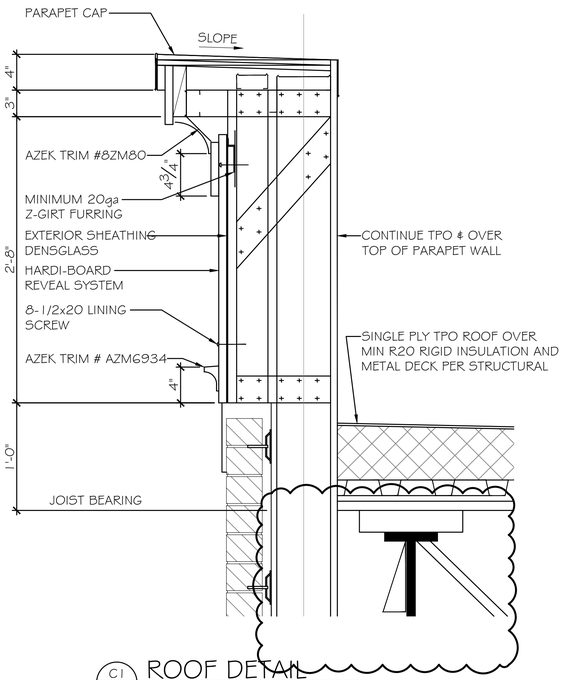
STATE OF SOUTH CAROLINA — Sherer & Associates, LLC, Columbia, SC 29201 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — 08 15 2025 — Registered Landscape Architect — D. SHERER — Columbia, SC — 6445 — REGISTERED ARCHITECT

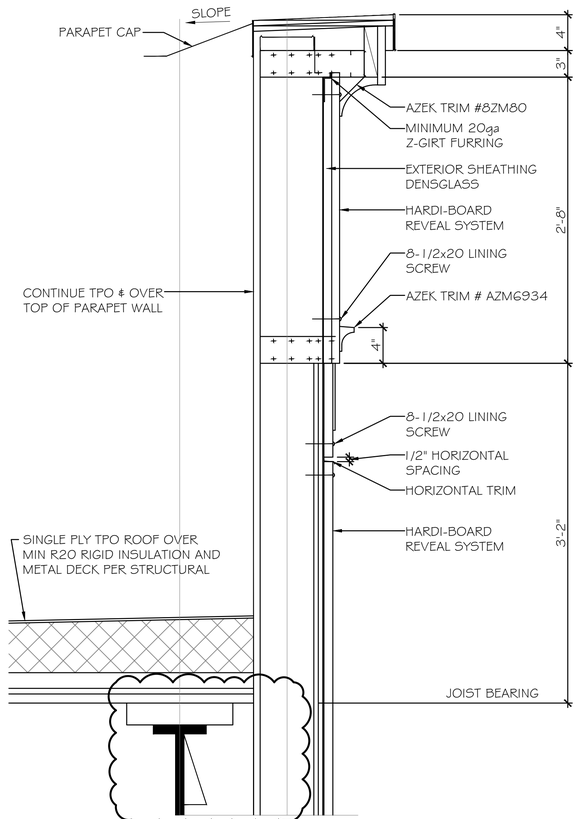
SHEET NO.

A552

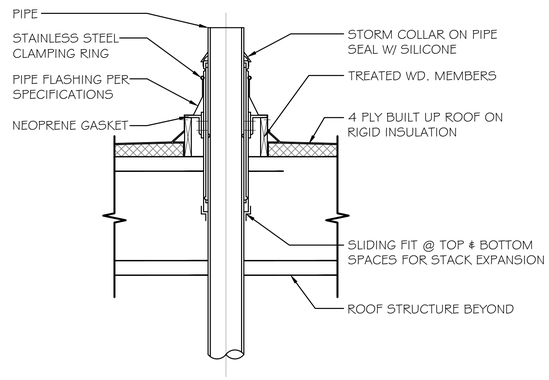
PLOT DATE/TIME: 15/08/2025 9:32:01 pmFriday, 15 August 2025 9:32:01 pm



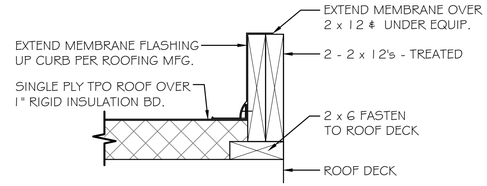
C1 A553 ROOF DETAIL
SCALE: 1-1/2" = 1'-0"



C2 A553 ROOF DETAIL
SCALE: 1-1/2" = 1'-0"

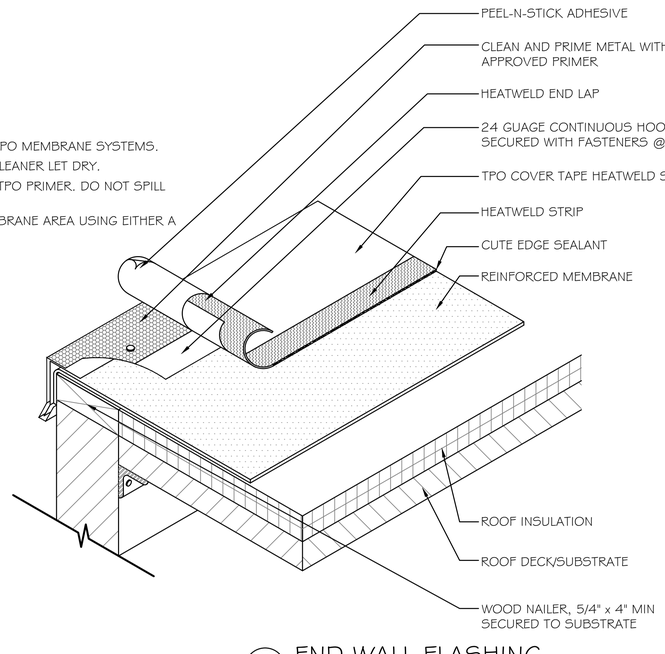


C3 A553 TYP. ROOF PENETRATION DETAIL
SCALE: 1-1/2" = 1'-0"



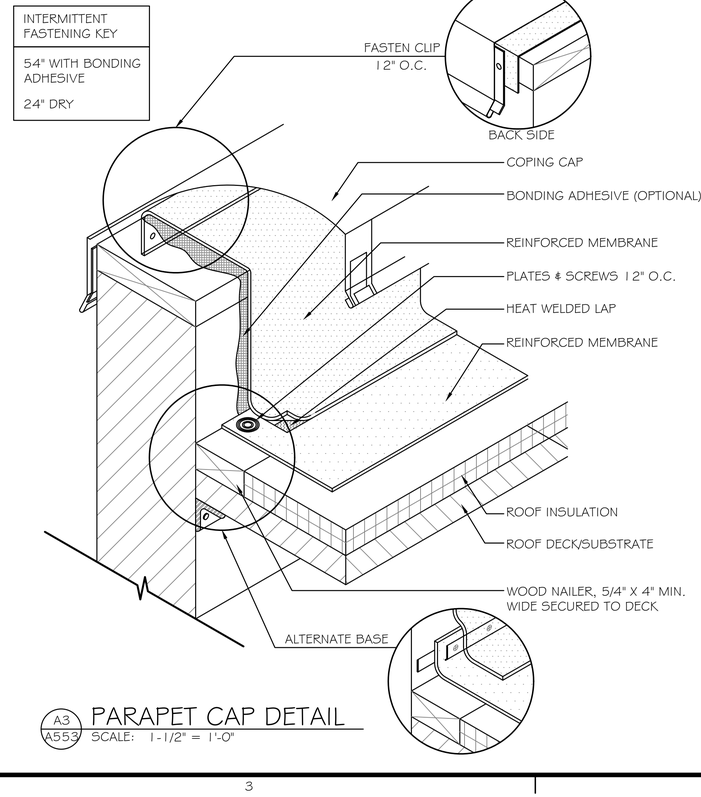
C4 A553 ROOF CURB DETAIL
SCALE: 1-1/2" = 1'-0"

NOTE:
1. TPO COVER TAPE ONLY TO BE USED WITH TPO MEMBRANE SYSTEMS.
2. CLEAN METAL AND MEMBRANE WITH TPO CLEANER LET DRY.
3. PRIME THE METAL ONLY WITH EVERGUARD TPO PRIMER. DO NOT SPILL PRIMER ON WELDED SEAM AREA.
4. HOT AIR WELD THE MEMBRANE TO MEMBRANE AREA USING EITHER A ROBOTIC OR HAND WELDER TO SPEC.



A2 A553 END WALL FLASHING
SCALE: 1-1/2" = 1'-0"

INTERMITTENT FASTENING KEY
54" WITH BONDING ADHESIVE
24" DRY



A3 A553 PARAPET CAP DETAIL
SCALE: 1-1/2" = 1'-0"

NOTE:
1. FOR INSULATION THICKNESS GREATER THAN 8", CONTACT MFG CONTRACTOR SERVICES FOR ALTERNATE MEMBRANE ATTACHMENT REQUIREMENTS. THESE METHODS MAY INCLUDE THE USE OF A HARD BOARD COVERING THE ASSEMBLY.
2. PLATES & SCREWS 6" O.C. REQ'D FOR BA SYSTEMS.
3. APPLY TPO AND PVC CUT EDGE SEALANT TO ALL CUT REINFORCED TPO AND PVC EDGES.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072
PROJECT TITLE

SHEET TITLE
ENLARGED DETAILS

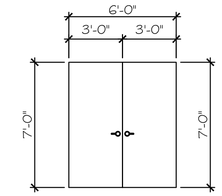
DWG: DETAILS
DATE: 08 15 2025

STATE OF SOUTH CAROLINA — Sherer & Associates, LLC, Columbia, SC 6920 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — 08 15 2025 — Registered D. SHERER Columbia, SC 6445 — REGISTERED ARCHITECT

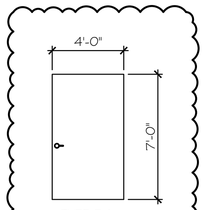
SHEET NO.
A553

PLOT DATE/TIME: 15/08/2025 9:33:45 pmFriday, 15 August 2025 9:33:45 pm



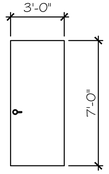
TYPE D2

DOOR NOS.
101A, 101B



TYPE D4

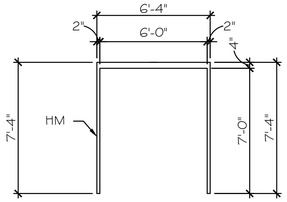
DOOR NOS.
102



TYPE D3

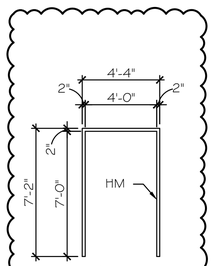
DOOR NOS.
103, 104, 104A, 105, 106, 107A, 107B, 108B, 202, 203, 204,205, 206, 207, 209, 210, 211, 212, 213, 214, 215, 217A, 217B, 218A, 218B, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 234, 235, 236

C1 / A601 DOOR ELEVATIONS
SCALE: 1/4" = 1'-0"



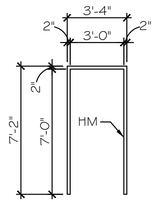
TYPE F2

DOOR NOS.
101B, 101C



TYPE F4

DOOR NOS.
102



TYPE F3

DOOR NOS.
104, 104A, 105, 106, 107A, 107B, 108B, 202, 203, 204,205, 206, 207, 209, 210, 211, 212, 213, 214, 215, 217A, 217B, 218A, 218B, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 234, 235, 236

A1 / A601 DOOR FRAME TYPES
SCALE: 1/4" = 1'-0"

DOOR SCHEDULE

DOOR NUMBER	ROOM NAME	DOOR SIZE W	DOOR SIZE H	DOOR SIZE T	DOOR MAT'L	DOOR TYPE	DOOR GLAZING	DOOR FIRE RATED	FRAME DETAILS TYPE	FRAME DETAILS HEAD	FRAME DETAILS JAMB	FRAME DETAILS THRESHOLD	FRAME DETAILS OTHER	COMMENTS	DOOR NUMBER
GROUND FLOOR															
102	CORRIDOR	4'-0"	7'-0"	2"	WD	D4	.	.	F4	D2/A606	C2/A606	B2/A606	.	.	102
103	FILE ROOM	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	103
104	CONFERENCE ROOM	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	104
104A	CONFERENCE ROOM	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	104A
105	ADA TOILET	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	105
106	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	106
107	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	107
502A	STAIRS 2	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	502A
502B	STAIRS 2	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	502B
SECOND FLOOR															
203	CONFERENCE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	203
204	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	204
205	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	205
206	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	206
207	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	207
209	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	209
210	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	210
211	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	211
212	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	212
213	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	213
214	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	214
215	CONFERENCE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	215
216	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	216
218	MEN'S TOILET	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	218
219	WOMEN'S TOILET	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	219
220	BREAK ROOM	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	220
221	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	221
222	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	222
224	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	224
226	ACCOUNTING	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	226
227	ACCOUNTING	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	227
228	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	228
229	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	229
230	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	230
231	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	231
232	OFFICE	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	232
233	UTILITY	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	233
235	FILES	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	235
236	ADMIN	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	236
237	ADMIN	3'-0"	7'-0"	2"	WD	D3	.	.	F3	D2/A606	C2/A606	B2/A606	.	.	237

LEGEND:

FG	FLOAT GLASS
TG	TEMPERED GLASS
IG	INSULATED GLASS
FLG	FIRE LIGHT RATED GLASS
WD	WOOD DOOR
SCW	SOLID CORE WOOD DOOR
STR	STORE FRONT ALUMINUM
HM	HOLLOW METAL
MANUF	MANUFACTURER SPECIFIED ITEM
AL	ALUMINUM
STL	STEEL
SFG	STAINED FIBERGLASS

DOOR NOTES:

1. HARDWARE AND THRESHOLDS SHALL MEET A.D.A. REQUIREMENTS.
2. COORDINATE KEYING REQUIREMENTS WITH OWNER.
3. EGRESS DOORS TO HAVE PANIC HARDWARE.
4. ALL HARDWARE TO BE AS SPECIFIED BY OWNER AND PART OF CONTRACT.
5. CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS PRIOR TO MANUFACTURING AND/OR FABRICATION OF DOOR UNITS.
6. INTERIOR DOORS IN RATED WALLS SHALL HAVE CLOSERS AS REQUIRED TO MEET THE REQUIREMENTS OF THE I.B.C.
7. INTERIOR DOORS SHALL BE 5 PLY PAINT GRADE DOORS.

COMMENTS:

1. .

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

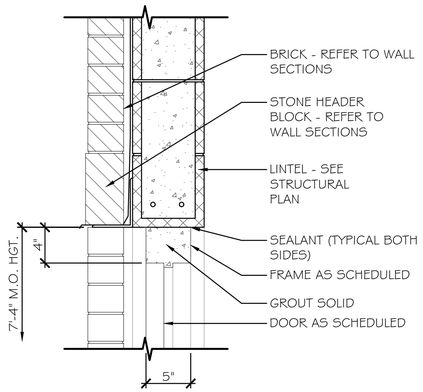
DOOR SCHEDULE,
FRAMES ELEVATIONS
DOOR ELEVATIONS

DWG: SCHEDULE
DATE: 08 15 2025

SHEET NO.

A601

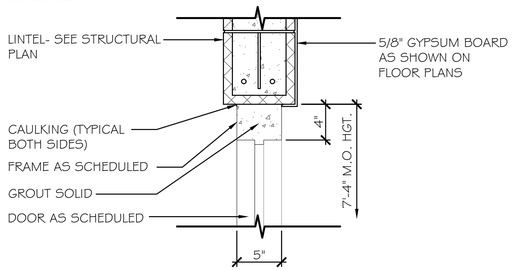
PLOT DATE/TIME: 15/08/2025 9:33:08 pmFriday, 15 August 2025 9:33:08 pm



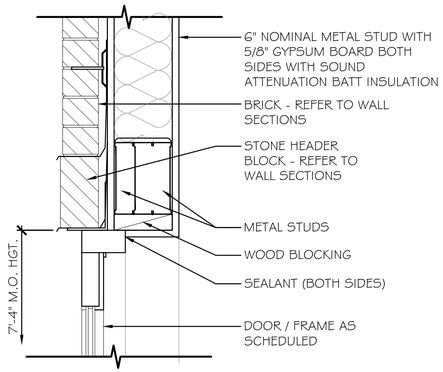
D1 A605 **DOOR HEAD**
SCALE: 1-1/2" = 1'-0"

NOTE:

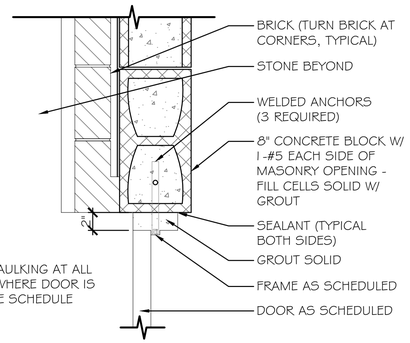
USE FIRE CAULKING AT ALL LOCATION WHERE DOOR IS RATED - SEE SCHEDULE



D2 A504 **DOOR HEAD**
SCALE: 1-1/2" = 1'-0"



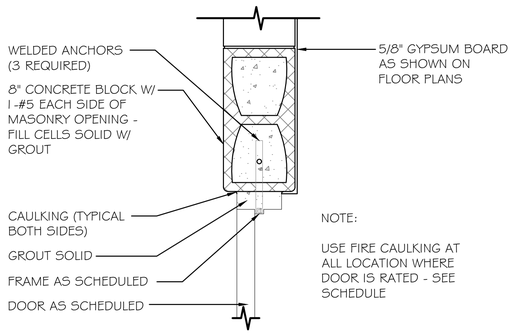
D3 A605 **DOOR HEAD**
SCALE: 1-1/2" = 1'-0"



NOTE:

USE FIRE CAULKING AT ALL LOCATION WHERE DOOR IS RATED - SEE SCHEDULE

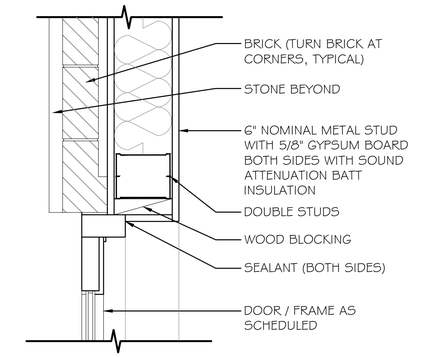
C1 A605 **DOOR JAMB**
SCALE: 1-1/2" = 1'-0"



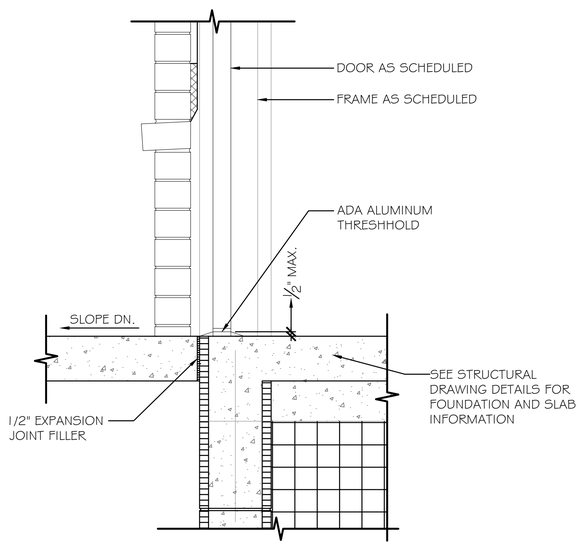
NOTE:

USE FIRE CAULKING AT ALL LOCATION WHERE DOOR IS RATED - SEE SCHEDULE

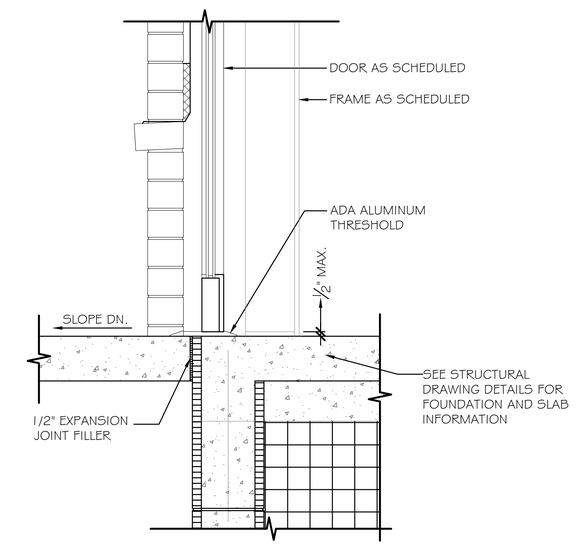
C2 A605 **DOOR JAMB**
SCALE: 1-1/2" = 1'-0"



C3 A605 **DOOR JAMB**
SCALE: 1-1/2" = 1'-0"



A1 A605 **DOOR THRESHOLD**
SCALE: 1-1/2" = 1'-0"



A3 A605 **DOOR THRESHOLD**
SCALE: 1-1/2" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE
DOOR DETAILS

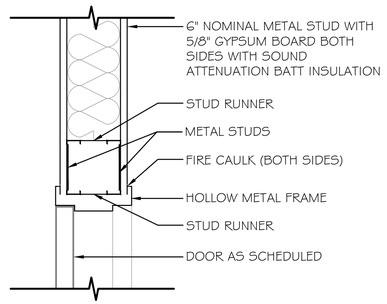
DWG: DETAILS
DATE: 08 15 2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
6930
REGISTERED ARCHITECTS

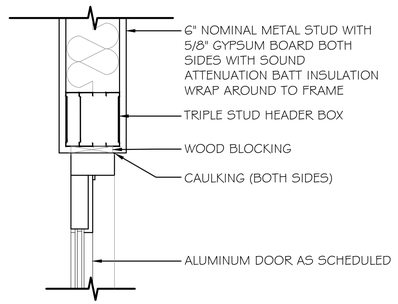
STATE OF SOUTH CAROLINA
AUG 2025
Registered
D. Sherer, Jr.
Columbia, SC
4445
REGISTERED ARCHITECT

SHEET NO.
A605

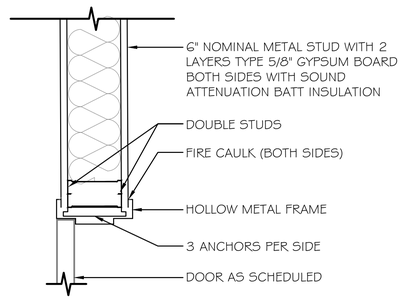
PLOT DATE/TIME: 15/08/2025 9:31:16 pmFriday, 15 August 2025 9:31:16 pm



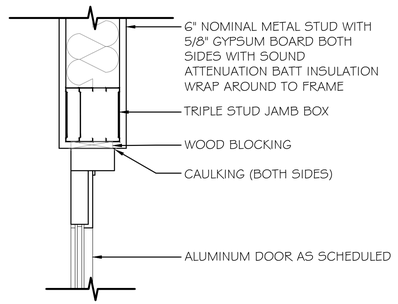
D2 / A606 DOOR HEAD
SCALE: 1-1/2" = 1'-0"



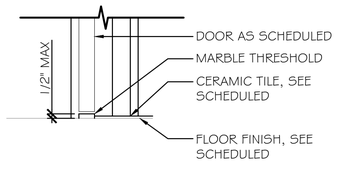
D3 / A606 DOOR HEAD
SCALE: 1-1/2" = 1'-0"



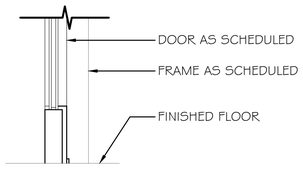
C2 / A606 DOOR JAMB
SCALE: 1-1/2" = 1'-0"



C3 / A606 DOOR JAMB
SCALE: 1-1/2" = 1'-0"



B2 / A606 DOOR THRESHOLD
SCALE: 1-1/2" = 1'-0"



B3 / A606 DOOR THRESHOLD
SCALE: 1-1/2" = 1'-0"

PERMIT SET

REV.	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2354013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

DOOR DETAILS

DWG: DETAILS
DATE: 08 15 2025

SHEET NO.

A606

PLOT DATE/TIME: 15/08/2025 9:33:10 pmFriday, 15 August 2025 9:33:10 pm

WINDOW SCHEDULE

WINDOW LETTER	WIDTH	HEIGHT	MAT'L.	GLAZING	FIRE RATING	TYPE	DETAILS				COMMENTS	WINDOW LETTER
							HEAD	JAMB	MULLION	SILL		
A	12'-0"	9'-6"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	A
B	8'-8"	7'-6"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	B
C	8'-0"	6'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	C
D	12'-0"	8'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	D
E	8'-6"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	7'-7"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	6'-5"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	5'-11 1/2"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	7'-3"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	4'-7"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	13'-1"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	9'-1"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	8'-8 1/2"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	9'2"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	8'-6 1/2"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	8'-1"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	7'-1/4"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	3'-1 1/8"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	10'-4"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	7'-4 1/4"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	10'-1 3/8"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
E	4'-0"	7'-0"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	E
G	9'-8"	9'-6"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	G
H	10'-9"	9'-6"	STR	TG	.	.	D2/AG15	C2/AG15	AL	B2/AG15	.	H

LEGEND:

FG	FLOAT GLASS
TG	TEMPERED GLASS
IG	INSULATED GLASS
FLG	FIRE LIGHT RATED GLASS
WD	WOOD DOOR
SCW	SOLID CORE WOOD DOOR
STR	STORE FRONT ALUMINUM
HM	HOLLOW METAL
MANUF	MANUFACTURER SPECIFIED ITEM
AL	ALUMINUM
STL	STEEL
SFG	STAINED FIBERGLASS

WINDOW NOTES:

1. HARDWARE SHALL MEET A.D.A. REQUIREMENTS.
2. ALL HARDWARE TO BE AS SPECIFIED BY OWNER AND PART OF CONTRACT.
3. CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS PRIOR TO MANUFACTURING AND/OR FABRICATION OF WINDOW UNITS.

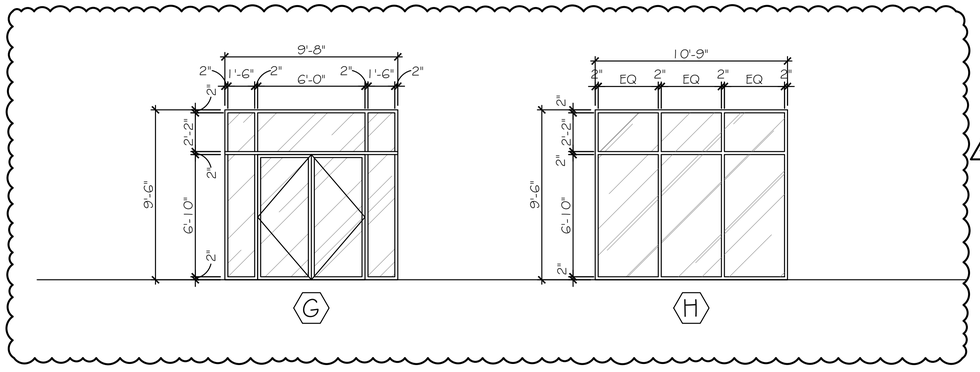
COMMENTS:

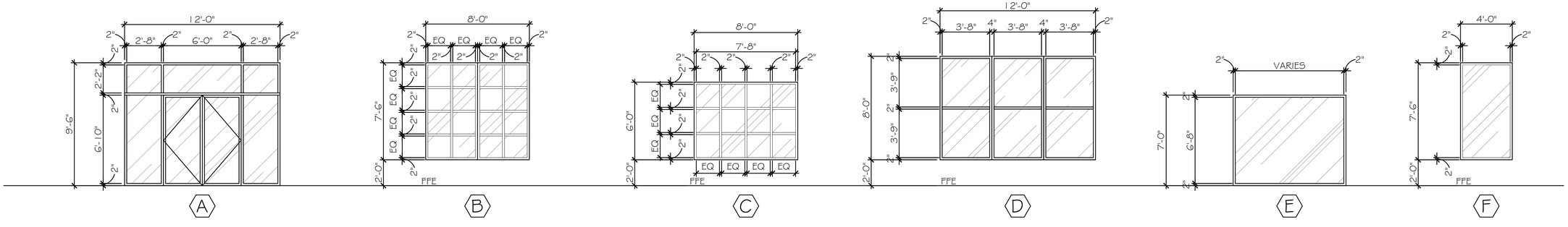
1. .

BASIS OF DESIGN:

EXTERIOR DOORS:

INTERIOR DOORS:





A2 / AG07 WINDOW FRAME TYPES
SCALE: 1/4" = 1'-0"

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

WINDOW SCHEDULE & FRAMES ELEVATIONS

DWG: SCHEDULE
DATE: 08 15 2025

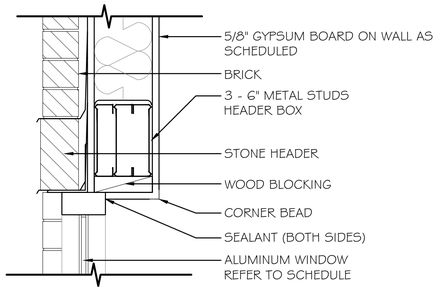
STATE OF SOUTH CAROLINA — Sherer & Associates, LLC, Columbia, SC 29201 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — Kaitlyn Rebecca Gerrard — Date 08/15/2025 — Registration No. 26445 — REGISTERED ARCHITECT

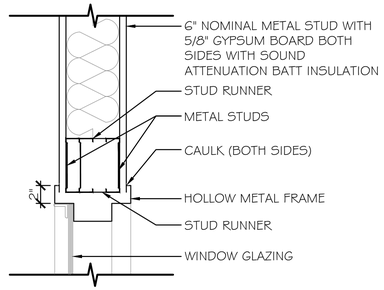
SHEET NO.

A610

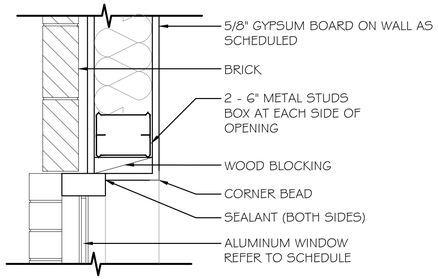
PLOT DATE/TIME: 15/08/2025 9:32:59 pmFriday, 15 August 2025 9:32:59 pm



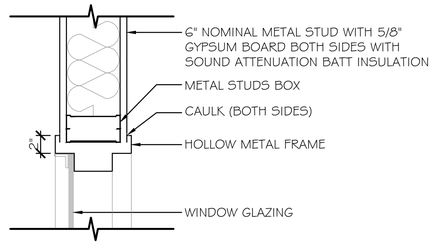
D2 / AG15 WINDOW HEAD
SCALE: 1-1/2" = 1'-0"



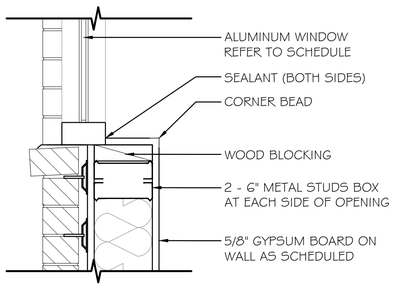
D3 / AG15 WINDOW HEAD
SCALE: 1-1/2" = 1'-0"



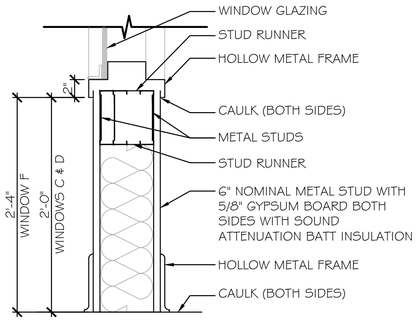
C2 / AG15 WINDOW JAMB
SCALE: 1-1/2" = 1'-0"



C3 / AG15 WINDOW JAMB
SCALE: 1-1/2" = 1'-0"



B2 / AG15 WINDOW SILL
SCALE: 1-1/2" = 1'-0"



B3 / AG15 WINDOW SILL
SCALE: 1-1/2" = 1'-0"

PERMIT SET

REV.	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS

1201 MAIN STREET
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

WINDOW DETAILS

DWG: DETAILS
DATE: 08 15 2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
29230
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 15 2025
Registered
D. Sherer, Jr.
Columbia, SC
4415
REGISTERED ARCHITECT

SHEET NO.

A615

PLOT DATE/TIME: 15/08/2025 9:34:09 pmFriday, 15 August 2025 9:34:09 pm

FINISH MATERIAL SCHEDULE

FINISH CODE	MATERIAL	MANUFACTURER	STYLE/PATTERN	COLOR	SIZE	LOCATION	REMARKS	CONTACT
P-1	PAINT	SHERWIN WILLIAMS	EGGSHELL SW-7636	ORIGAMI WHITE		WALLS		
P-2	PAINT	SHERWIN WILLIAMS	SATIN SW-7636	ORIGAMI WHITE		GYPSUM BOARD CEILINGS		
P-3	PAINT	SHERWIN WILLIAMS	SEMI-GLOSS SW-7636	ORIGAMI WHITE		DOOR TRIM		
P-4	PAINT	SHERWIN WILLIAMS	EGGSHELL SW-7065	ARGOS		TOILET		
P-5	PAINT	SHERWIN WILLIAMS	CUSTOM	COLOR TO MATCH SPANDREL GLASS PANELS		OPEN CEILINGS		
ST-1	STAIN	MATCH EXISTING	MATCH EXISTING	MATCH EXISTING		SOLID CORE WOOD DOORS		
WC-1	WALLCOVERING	LUXE SURFACES	MARISOL: DENIM LXC-MAS-09	GRAY, SILVER FINISH METALLIC		A129, WOMENS A139 MENS	20 OZ., 54" WIDTH, NO REPEAT, NON-WOVEN	
CPT-1	CARPET	MILLIKEN	SURFACE STUDY DISTRESSED	#DIS173-152, QUARTZ		OPEN AREAS, CONF., TRAINING	INSTALLATION: ASHLAR, HORIZONTAL	DAWN TEMPLETON, 843-412-9256 DAWN.TEMPLETON@MILLIKEN.COM
LVT-1	VINYL SHEET	MILLIKEN	WOOD COLLECTIONS	AGED OAK OAK 144-121		BREAK ROOM		DAWN TEMPLETON, 843-412-9256 DAWN.TEMPLETON@MILLIKEN.COM
VCT-1	VINYL COMPOSITE TILE	MILLIKEN	WOOD COLLECTIONS			BREAK ROOM		
RP-1	RUBBER PAVERS	UNITY SURFACING SYSTEMS	PAVE-LAND	PROVIDE STANDARD COLOR SAMPLES FOR COLOR SELECTION	44" LONG X 22" WIDE X 1-3/4" THICK	BALCONY	INSTALL PER MANUFACTURER'S RECOMMENDATIONS	SALES & MARKETING OFFICE, HICKSVILLE, NY 877-418-6489
WB-1	VINYL WALL BASE	JOHNSONITE		#20 CHARCOAL	4" HEIGHT			
TS-1	TRANSITION STRIPS	JOHNSONITE		#20 CHARCOAL				
CT-1	CERAMIC TILE	AMERICAN OLEAN	SUBWAY TILE	#25 ICE WHITE	3" X 6"	BREAK ROOM, BREAK AREA	STAGGERED PATTERN	RICHARD OLIVER, PALMETTO TILE 803-771-4001
CT-2	CERAMIC TILE	CERAMIC TILE TECHNICS	MOSA MURALS	34510	12" X 24"	A129, WOMENS A139 MENS	MATCH EXISTING TOILET TILE, COORDINATE BASE TO MATCH, GROUT TO MATCH EXISTING	RICHARD OLIVER, PALMETTO TILE 803-771-4001
CT-3	CERAMIC TILE	PORCELANOSA	STONEKER	FERROKER	17" X 26"	A129, WOMENS A139 MENS	MATCH EXISTING TOILET TILE, COORDINATE BASE TO MATCH, GROUT TO MATCH EXISTING	RICHARD OLIVER, PALMETTO TILE 803-771-4001
GT-1	CERAMIC GROUT	LATICRETE	PERMACOLOR GROUT	42 PLATINUM		A100, BREAK RM A110 BREAK AREA		
ACT-1	ACOUSTICAL CEILING TILE	ARMSTRONG	ULTIMA	WHITE	24" X 24"	FLOATING CEILINGS	BEVELED TEGULAR EDGE, 9/16" SUSPENSION SYSTEM, 6" STRAIGHT AXIOM CLASSIC TRIM	
ACT-2	ACOUSTICAL CEILING TILE	ARMSTRONG	ULTIMA	WHITE	24" X 24"	FLOATING CEILINGS	BEVELED TEGULAR EDGE, 9/16" SUSPENSION SYSTEM, 6" STRAIGHT AXIOM CLASSIC TRIM; MOISTURE RESITANT	
CLG-1	CURVED METAL CLOUD SYSTEM	ARMSTRONG	SERPANTINA VAULT	WHITE	24" X 144" PANELS	A141, CONFERENCE RM	90° ARC, 2" PANEL SPACING, 9'-0" TOTAL HORIZONTAL DISTANCE, 4" AXIOM CLASSIC TRIM	
PL-1	LAMINATE	FORMICA		#20 BLACK RIFTWOOD, NATURAL GRAIN #6414-NG		VERT. SURFACES BREAK ROOM/AREA		
PL-2	LAMINATE	WILSONART		#7993 FLORENCE WALNUT		RECEPTION DESK, WALL ACCENT		WHITNEY MCMAKIN, MCWATERS, 803-212-4209 WMCMAKIN@MCWATERS.COM
PL-3	LAMINATE	WILSONART		#D354 DESIGNER WHITE		RECEPTION DESK		
SS-1	SOLID SURFACE	COMPAC SURFACES	QUARTZ	ABSOLUTE BLANC		TOILETS, SHOWERS & PHONE BOOTHS	PROVIDE BACKSPLASH TO MATCH	
SS-2	SOLID SURFACE	CORIAN		RAIN CLOUD		HORZ. SURFACES BREAK ROOM/AREA		
TPT-1	TOILET PARTITIONS	BOBRICK	HPL1030, LAMINATE	STAINLESS STEEL 4830K-18		A129, WOMENS A139 MENS	OVERHEAD BRACED	
GW-1	MODULAR WALL SYSTEM (NIC)	STEELCASE	ARCHITECTURAL SOLUTIONS	CLEAR GLASS	SEE FURNITURE SUPPLIER	OFFICES, TRAINING, CONFERENCE RMS	SEE FURNITURE PLAN PROVIDED BY MCWATERS	WHITNEY MCMAKIN, MCWATERS, 803-212-4209 WMCMAKIN@MCWATERS.COM

FINISH SCHEDULE NOTES:

1. ALL GWB TO RECEIVE LEVEL 4 FINISH.
2. PROVIDE MOISTURE RESISTANT GWB @ ALL WET WALLS NOT TO RECEIVE WALL TILE.
3. PROVIDE MOISTURE RESISTANT GWB @ ALL WET CEILINGS, PAINT P-2.
4. HOLLOW METAL FRAMES TO BE PAINT P-3.
5. ALL PAINT GRADE DOORS TO BE PAINTED P-3.
6. GWB CEILINGS TO BE PAINTED P-2.
7. VERTICAL SOFFIT WALLS TO BE PAINTED P-1.
8. VERIFY FINAL COLOR AND MATERIAL SELECTIONS WITH ARCHITECT.
9. BLINDS ON EXTERIOR WINDOWS TO BE PROVIDED BY TENANT AND INSTALLED BY CONTRACTOR.
10. SUBMIT SUBSTITUTES TO ARCHITECT AT LEAST 10 DAYS BEFORE BID DATE FOR APPROVAL.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

FINISH MATERIAL SCHEDULE

DWG: SCHEDULE
DATE: 08 15 2025

STATE OF SOUTH CAROLINA — Sherer & Associates, LLC — Columbia, SC — 6920 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — AUG 2025 — Expires — D. SHERER — Columbia, SC — 6445 — REGISTERED ARCHITECT

SHEET NO.

A620

PLOT DATE/TIME: 15/08/2025 9:33:18 pmFriday, 15 August 2025 9:33:18 pm

FINISH SCHEDULE

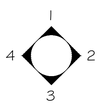
ROOM NUMBER	ROOM NAME	FLOOR MATERIAL	BASE	WALLS								CEILING			ROOM NUMBER	COMMENTS
				1		2		3		4						
				MATERIAL	FINISH	MATERIAL	FINISH	MATERIAL	FINISH	MATERIAL	FINISH	MATERIAL	FINISH	HEIGHT		
GROUND FLOOR																
101	LOBBY	LVT-1	WB-1	GWB	P-1	GWB	P-1	-	-	GWB	P-1	GWB	P-2	12'-0"	101	.
102	CORRIDOR	LVT-1	WB-1	-	-	GWB/CBU	P-1	GWB	P-1	GWB	P-1	GWB	P-2	12'-0"	102	.
103	RISER ROOM	SC	-	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-2	12'-0"	103	4
104	CONFERENCE ROOM	LVT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-2	12'-0"	104	.
105	ADA TOILET	CT-1	CT-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-2	P-2	12'-0"	105	.
106	OFFICE	LVT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-2	12'-0"	106	.
107	OFFICE	LVT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-2	12'-0"	107	.
108	FUTURE TENANT SPACE	SC	-	GWB	P-1	GWB	P-1	GWB	P-1	-	-	ACT-1	P-2	12'-0"	108	.
109	FUTURE TENANT SPACE	SC	-	GWB	P-1	GWB	P-1	GWB/CBU	P-1	GWB	P-1	ACT-1	P-2	12'-0"	109	.
S01	STAIRS 1	LVT-1	WB-1	-	-	GWB	P-1	GWB	P-1	CBU	P-1	GWB	P-2	11'-0"	S01	.
SECOND FLOOR																
S02	STAIRS 2	SC	-	CBU	P-1	CBU	P-1	CBU	P-1	CBU	P-1	EC	P-5	-	S02	.
201	CORRIDOR	LVT-1	WB-1	GWB/TG	P-1	-	-	CBU	P-1	-	-	ACT-1	P-2	11'-0"	201	.
203	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	203	.
204	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	ACT-1	P-2	11'-0"	204	.
205	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	ACT-1	P-2	11'-0"	205	.
206	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	ACT-1	P-2	11'-0"	206	.
207	OPEN OFFICE	LVT-1	WB-1	GWB	P-1	GWB	P-1	-	-	GWB/TG	P-1	ACT-1	P-2	11'-0"	207	.
208	COPY AREA	LVT-1	WB-1	GWB/TG	P-1	CBU	P-1	GWB	P-1	GWB/TG	P-1	GWB	P-2	11'-0"	208	.
209	OFFICE	CPT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	209	.
210	OFFICE	CPT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	210	.
211	OFFICE	CPT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	211	.
212	OFFICE	CPT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	212	.
213	OFFICE	CPT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	213	.
214	OFFICE	CPT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	214	.
215	OFFICE	CPT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	215	.
217	CORRIDOR	LVT-1	WB-1	-	-	GWB/CBU/TG	P-1	CBU	P-1	GWB/TG	P-1	GWB	P-2	11'-0"	217	.
218	MEN	CT-1	CT-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-2	P-2	11'-0"	218	.
219	WOMEN	CT-1	CT-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-2	P-2	11'-0"	219	.
220	BREAK ROOM	CT-1	CT-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-2	P-2	11'-0"	220	.
221	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB/TG	P-1	GWB/TG	P-1	ACT-1	P-2	11'-0"	221	.
222	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	ACT-1	P-2	11'-0"	222	.
224	OFFICE	CPT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB/TG	P-1	GWB	P-1	ACT-1	P-2	11'-0"	224	.
225	CORRIDOR	LVT-1	WB-1	GWB/TG	P-1	GWB/TG	P-1	GWB/CBU/TG	P-1	GWB/TG	P-1	GWB	P-2	11'-0"	225	.
226	ACCOUNTING	CPT-1	WB-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	CBU	P-1	ACT-1	P-2	11'-0"	226	.
227	ACCOUNTING	CPT-1	WB-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	227	.
228	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	228	.
229	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB/TG	P-1	ACT-1	P-2	11'-0"	229	.
230	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB/TG	P-1	ACT-1	P-2	11'-0"	230	.
231	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB/TG	P-1	ACT-1	P-2	11'-0"	231	.
232	OFFICE	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	232	.
233	UTILITY	SC	-	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	233	.
234	CORRIDOR	LVT-1	WB-1	GWB	P-1	GWB/TG	P-1	GWB	P-1	GWB/TG	P-1	GWB	P-2	11'-0"	234	.
235	FILES	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	235	.
236	ADMIN	CPT-1	WB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	236	.
237	ADMIN	CPT-1	WB-1	GWB/TG	P-1	GWB/TG	P-1	GWB	P-1	GWB	P-1	ACT-1	P-2	11'-0"	237	.
238	CORRIDOR	LVT-1	WB-1	GWB	P-1	-	-	GWB/TG	P-1	GWB	P-1	GWB	P-2	11'-0"	238	.
239	COPY AREA	LVT-1	WB-1	CBU	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-2	11'-0"	239	.

ABBREVIATIONS:

EXIST	EXISTING
EC	EXPOSED CEILING
SC	SEALED CONCRETE
GWB	GYPSUM WALL BOARD
STR	STOREFRONT SYSTEM
MANF	MANUFACTURER'S FINISH
TG	TEMPERED GLASS
COM	SEE COMMENTS

COMMENTS:

1. SUBMIT SUBSTITUTES TO ARCHITECT AT LEAST 10 DAYS BEFORE BID DATE FOR APPROVAL.
2. REFER TO INTERIOR ELEVATIONS FOR ADDITIONAL FINISHES.
3. REFER TO WALL FINISH PLAN FOR ADDITIONAL FINISH CALLOUTS.
4. 1-HOUR FIRE RATED WALLS AND CEILING AT RISER ROOM.



WALL ORIENTATION

PERMIT SET

REV.	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

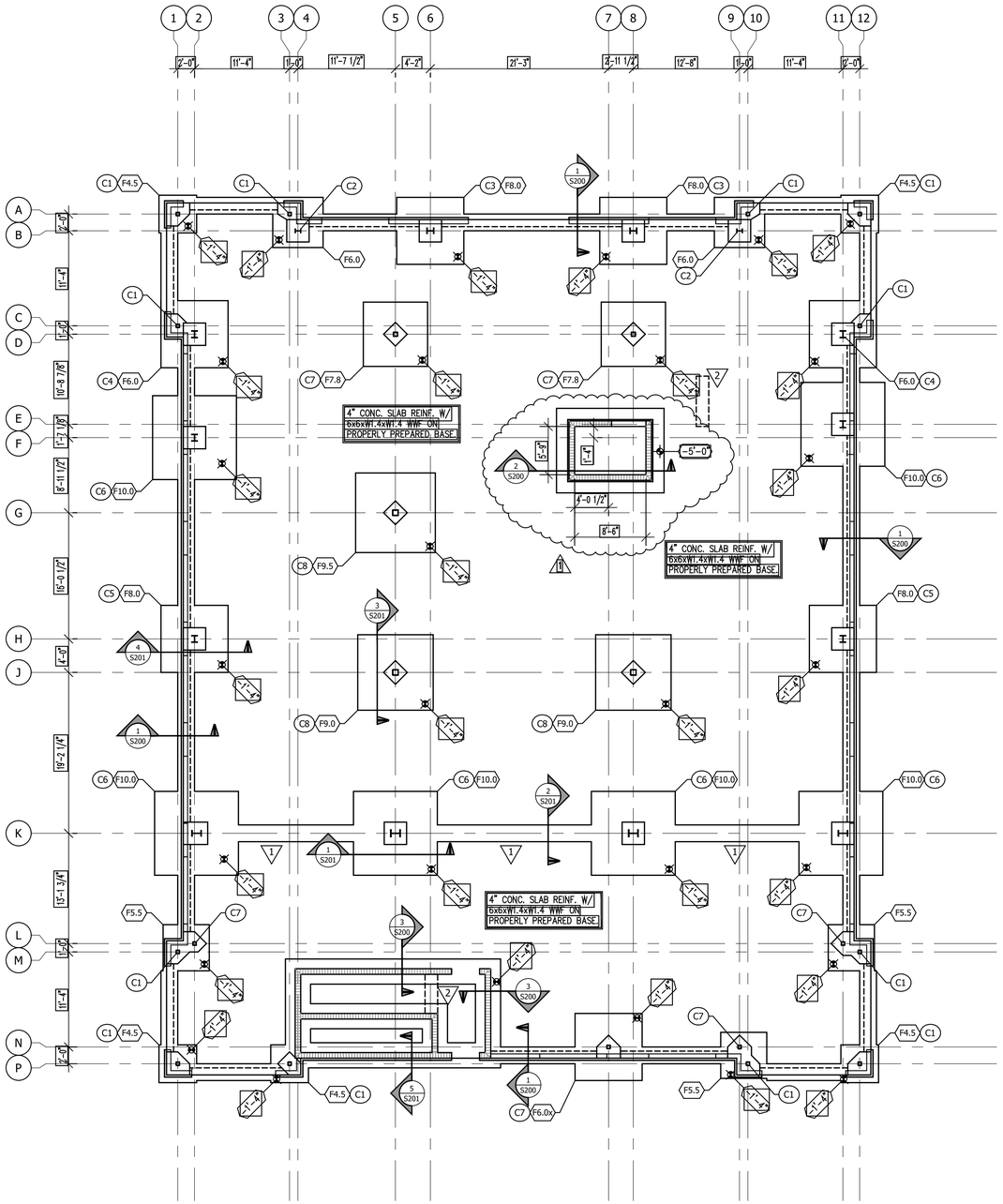
FINISH SCHEDULE

DWG: SCHEDULE
DATE: 08 15 2025

SHEET NO.

A621

PLOT DATE/TIME: 15/08/2025 9:32:50 pmFriday, 15 August 2025 9:32:50 pm



FOUNDATION PLAN
SCALE: 1/8" = 1'-0"

PLAN NOTES:

-X'-X" – DENOTES TOP OF COLUMN FOOTING RELATIVE TO TOP OF CONCRETE SLAB

1 – 24" WIDE x 12" THICK GRADE BEAM W/ (2)–#5 BARS TOP AND BOTTOM W/ #3 TIES @ 16" o.c.–EXTEND BARS MIN. 24" INTO COL. FTG. W/ 90° HOOKS OR EXTEND BARS THRU COLUMN FOOTING–SEE SECTION 2/S201

2 – 1'-6" WIDE THICKENED SLAB AT BOTTOM OF STAIRS (TYPICAL) SEE TYPICAL SECTION AT STAIR FOUNDATION ON SHEET S200.

COLUMN FOOTING SCHEDULE

FTG. MARK	FTG. SIZE			FTG. REINFORCEMENT
	WIDTH	LENGTH	THICK	NO. OF BARS / BARS / SPACING
F4.5	4'–6"	4'–6"	1'–0"	(6) – #5 BARS E/W BOT.
F5.5	5'–6"	5'–6"	1'–0"	(7) – #5 BARS E/W BOT.
F6.0	6'–0"	6'–0"	1'–0"	(8) – #5 BARS E/W TOP & BOT.
F6.0x	6'–0"	6'–0"	1'–0"	(8) – #5 BARS E/W BOT.
F7.8	7'–8"	7'–8"	1'–2"	(9) – #5 BARS E/W BOT.
F8.0	8'–0"	8'–0"	1'–4"	(10) – #6 BARS E/W TOP & BOT.
F9.0	9'–0"	9'–0"	1'–4"	(10) – #6 BARS E/W BOT.
F9.5	9'–6"	9'–6"	1'–4"	(11) – #6 BARS E/W BOT.
F10.0	10'–0"	10'–0"	1'–4"	(12) – #6 BARS E/W TOP & BOT.

NOTES:
1. TYPICAL FOOTING REINFORCEMENT SHALL BE CONT. THRU COLUMN FTG'S.
2. PROVIDE A MINIMUM OF 3" CONCRETE COVER OVER ALL REINFORCEMENT.

COLUMN SCHEDULE

TYPE	COLUMN SIZE	BASE PLATE SIZE			ANCHOR RODS
		THICKNESS	WIDTH	LENGTH	NO. / SIZE
C1	HSS 5"x5"x5/16"	3/4"	11"	11"	(4)–3/4"
C2	W 8x24	3/4"	12"	15"	(4)–3/4"
C3	W 10x45	1 1/4"	16"	18"	(6)–7/8"
C4	W 10x33	1"	16"	18"	(6)–7/8"
C5	W 14x48	1 1/4"	18"	23"	(6)–1"
C6	W 14x61	1 1/4"	18"	23"	(6)–1"
C7	HSS 6"x6"x5/16"	3/4"	12"	12"	(4)–3/4"
C8	HSS 8"x8"x5/16"	3/4"	14"	14"	(4)–3/4"

NOTES:
1. BASE PLATES SHALL BE 50 KSI.
2. PROVIDE 1.5" NON–SHRINK GROUT UNDER ALL STEEL COLUMN BASE PLATES.
3. SEE SHEET S200 FOR ANCHOR ROD AND BASE PLATE DETAILS..

SOUTH CAROLINA PROFESSIONAL ENGINEER No. 21978 07.15.24 JAMES M. DERRICK

SOUTH CAROLINA PROFESSIONAL ENGINEER DERRICK STRUCTURAL ENGINEERING, LLC LEX. S.C. No. 4748

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perry@derrickstructural.com

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
1	01.06.25	PMD		ELEVATOR DIMENSIONS

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PROJECT NO: 235A013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

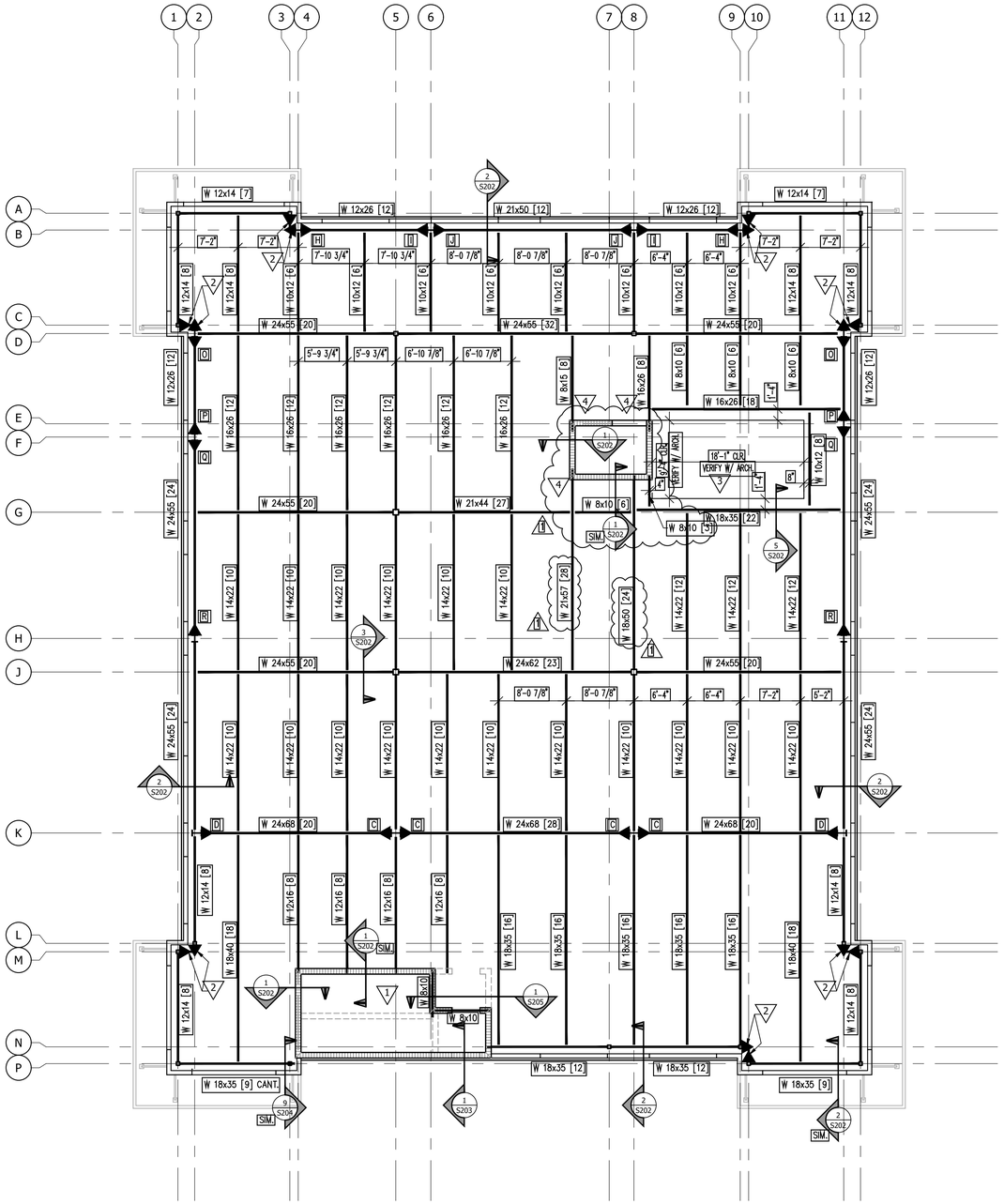
PROJECT TITLE

SHEET TITLE
FOUNDATION PLAN

DWG: PLAN
DATE: 07-15-24

SHEET NO.
S100

PLOT DATE/TIME: 1/16/2025 8:17:31 AMThursday, January 16, 2025 8:17:31 AM



SECOND FLOOR FRAMING PLAN

SCALE: 1/8" = 1'-0"

PLAN NOTES:

1. ELEVATED SLAB TO BE 6" TOTAL THICKNESS WITH 3" – 20 GA. GALVANIZED TYPE 'VL' COMPOSITE DECK REINFORCED WITH 6x6xW1.4xW1.4 WWF WITH LIGHTWEIGHT 4000 psi CONCRETE (115 PCF).
2. SEE SHEET S202 FOR EXTERIOR WALL AND CMU LINTEL SCHEDULE.
3. CONTRACTOR TO COORDINATE WITH SUNSHADE SUPPLIER FOR ANY ADDITIONAL STUDS, BRACING, FRAMING, SUPPORT, ETC. FOR THE FULL INSTALLATION OF THE SUNSHADES.

[X] – DENOTES NUMBER OF 3/4" DIAMETER X 5" LONG (TOTAL LENGTH) HEADED STUDS TO BE EQUALLY SPACED ALONG BEAM SPAN

1 – STEEL STAIRS AND LANDINGS – SEE ARCH. DRAWINGS FOR ADDITIONAL INFORMATION – STAIR STRINGERS AND LANDINGS SHALL BE BOLTED TO CMU WALLS.

2 – W 10x15 BEAMS – PROVIDE MOMENT CONNECTION OF W 10x15 TO SUPPORTING COLUMN (M=3 FT-K V=3 K)

3 – STEEL STAIRS AND LANDINGS – SEE ARCH. DRAWINGS FOR ADDITIONAL INFORMATION

4 – CENTERLINE OF STEEL BEAM = CENTERLINE OF CMU WALL

◀ – DENOTES MOMENT CONNECTION – SEE MOMENT CONNECTION LOAD CHART FOR CONNECTION DESIGN

MOMENT CONNECTION LOAD CHART

MARK	MOMENT (FT-K)	SHEAR (K)	AXIAL (K)
A	47	14	10
B	79	17	10
C	240	50	4
D	125	41	4
E	5	4	4
F	26	7	4
G	46	12	4
H	29	8	6
I	35	10	6
J	76	17	6
K	3	2	8
L	8	2	8
M	46	12	8
N	46	12	8
O	10	3	8
P	35	8	8
Q	138	39	8
R	138	39	8

NOTES:
1. STEEL SUPPLIER SHALL DESIGN ALL CONNECTIONS PER AISC 341-16.
2. LOADS SHOWN ON THIS TABLE ARE BASED ON LOAD COMBINATIONS PER ASCE 7-16 SECTION 2.4.1.

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REV	DATE	BY	APP	DESCRIPTION
1	01.06.25	PMD		ELEVATOR DIMENSIONS

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PROJECT NO: 235A013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

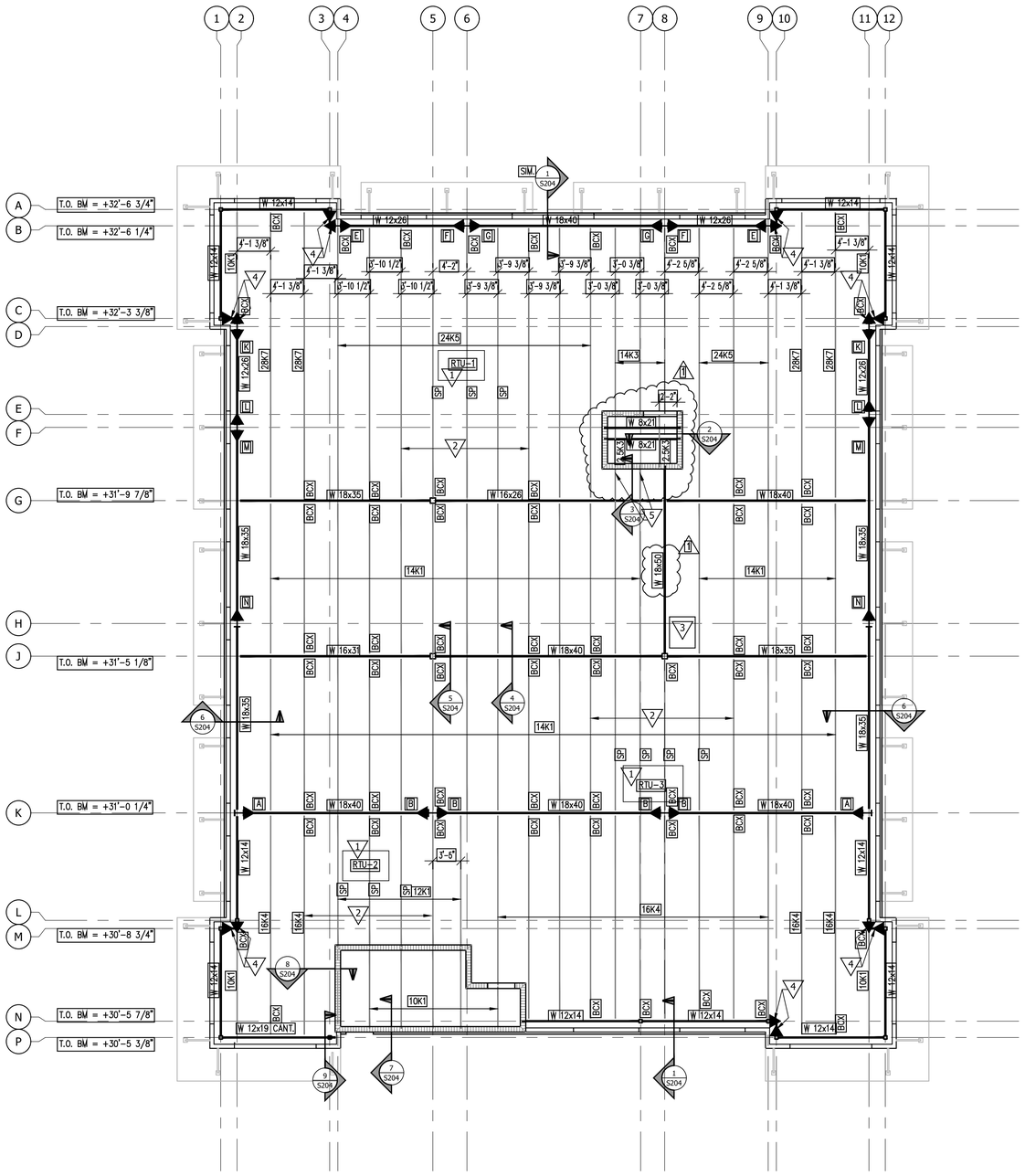
SECOND FLOOR FRAMING PLAN

DWG: PLAN
DATE: 07-15-24

SHEET NO.

S101

PLOT DATE/TIME: 1/16/2025 8:17:11 AMThursday, January 16, 2025 8:17:11 AM



ROOF FRAMING PLAN

SCALE: 1/8" = 1'-0"

PLAN NOTES:

1. SEE SHEET S202 FOR EXTERIOR WALL AND CMU LINTEL SCHEDULE.
2. CONTRACTOR TO COORDINATE WITH SUNSHADE SUPPLIER FOR ANY ADDITIONAL STUDS, BRACING, FRAMING, SUPPORT, ETC. FOR THE FULL INSTALLATION OF THE SUNSHADES.

BCX – DENOTES BOTTOM CHORD EXTENSION TO BE INSTALLED AFTER ALL ROOF DEAD LOAD HAS BEEN INSTALLED

SP – DENOTES SPECIAL BARJOIST TO BE DESIGNED FOR ADD'L LOAD FROM MECHANICAL UNIT – CONTRACTOR TO COORDINATE EXACT LOCATIONS, CLEARANCES, DIMENSIONS, ETC. WITH STEEL SUPPLIER AND MECHANICAL UNIT SUPPLIER

1 – MECHANICAL ROOF TOP UNIT – SEE SHEET S203 FOR MECHANICAL UNIT CURB SUPPORT DETAIL – CONTRACTOR TO COORDINATE EXACT SIZE, LOCATION, CLEARANCES, ETC. WITH MECHANICAL SUPPLIER AND STEEL CONTRACTOR.

2 – BARJOIST LOCATION(S) MAY BE REVISED FOR MECHANICAL UNITS – DO NOT EXCEED 5'-0" FROM BARJOIST-TO-BARJOIST – TYPICAL FOR ALL BARJOISTS

3 – ROOF HATCH – SEE ARCH. FOR ADDITIONAL INFORMATION.

4 – W 10x15 BEAMS – PROVIDE MOMENT CONNECTION OF W 10x15 TO SUPPORTING COLUMN (M=2.5 FT-K V=2 K)

5 – BARJOIST TOP CHORD EXTENSION TO CMU WALL – WELD TO BEARING PLATE – PROVIDE STEEL SHIM OR HSS STUB COLUMN AS REQ'D.

◀ – DENOTES MOMENT CONNECTION – SEE MOMENT CONNECTION LOAD CHART FOR CONNECTION DESIGN

MOMENT CONNECTION LOAD CHART

MARK	MOMENT (FT-K)	SHEAR (K)	AXIAL (K)
A	47	14	10
B	79	17	10
C	240	50	4
D	125	41	4
E	5	4	4
F	26	7	4
G	46	12	4
H	29	8	6
J	35	10	6
J	76	17	6
K	3	2	8
L	8	2	8
M	46	12	8
N	46	12	8
O	10	3	8
P	35	8	8
Q	138	39	8
R	138	39	8

NOTES:
1. STEEL SUPPLIER SHALL DESIGN ALL CONNECTIONS PER AISC 341-16.
2. LOADS SHOWN ON THIS TABLE ARE BASED ON LOAD COMBINATIONS PER ASCE 7-16 SECTION 2.4.1.

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1	01.06.25	PMD		ELEVATOR DIMENSIONS

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PROJECT NO: 235A013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

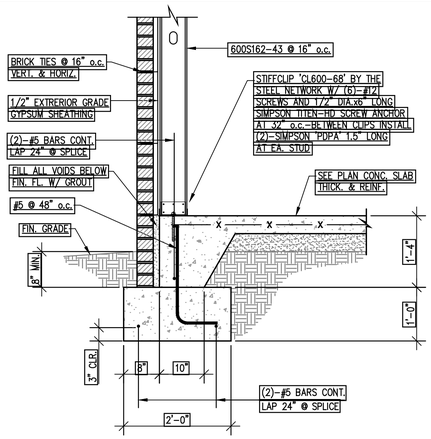
ROOF FRAMING PLAN

DWG: PLAN
DATE: 07-15-24

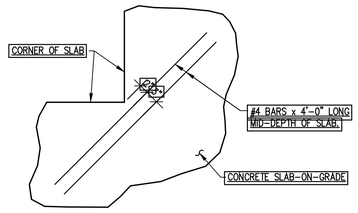
SHEET NO.

S102

PLOT DATE/TIME: 1/16/2025 8:16:43 AMThursday, January 16, 2025 8:16:43 AM

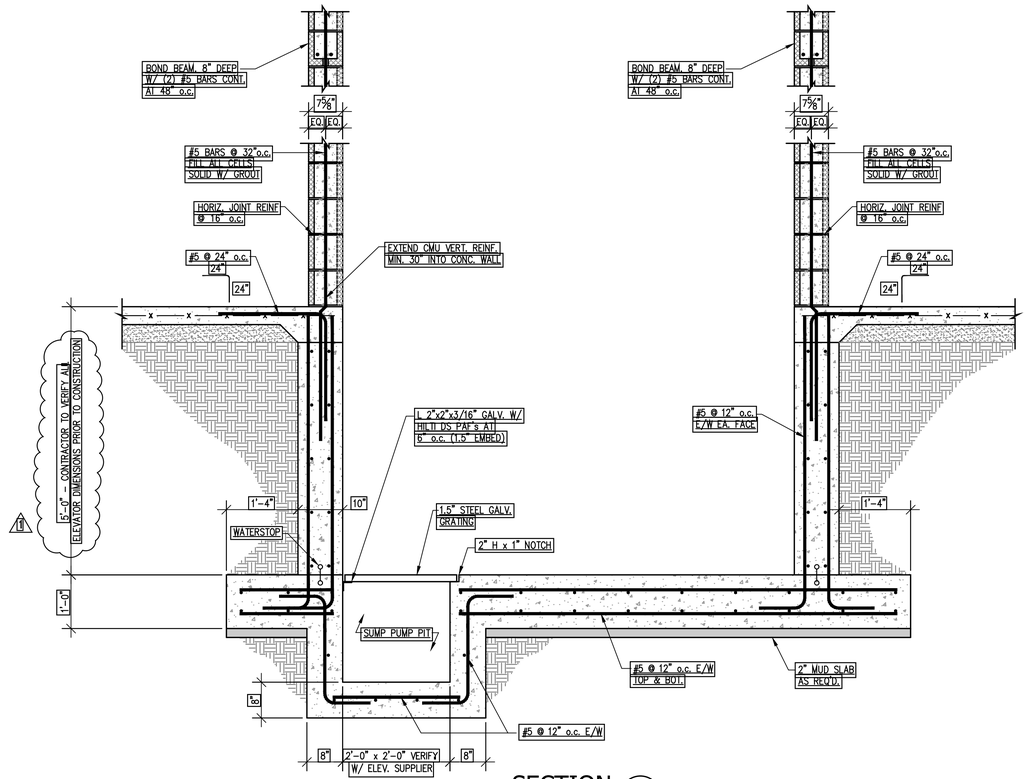


SECTION 1 S200
SCALE : 3/4"=1'-0"

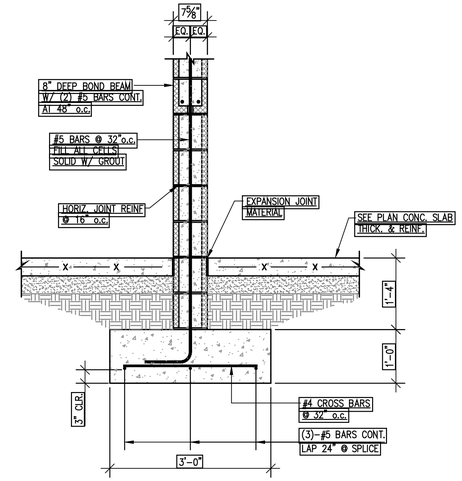


PLAN VIEW

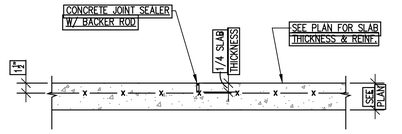
TYPICAL RE-ENTRANT CORNER CONCRETE SLAB REINFORCEMENT DETAIL



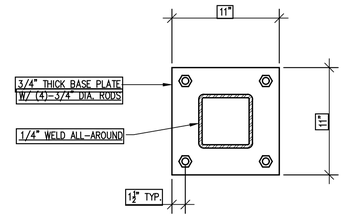
SECTION 2 S200
SCALE : 3/4"=1'-0"



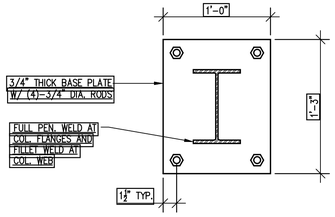
SECTION 3 S200
SCALE : 3/4"=1'-0"



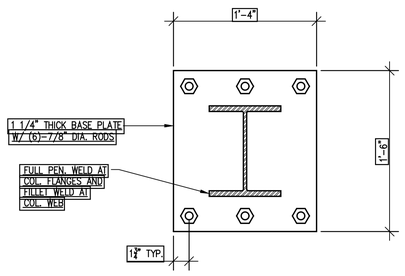
TYPICAL SAW JOINT DETAIL



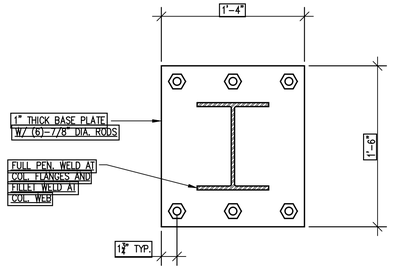
C1 'C1' COLUMN BASE PLATE DETAIL



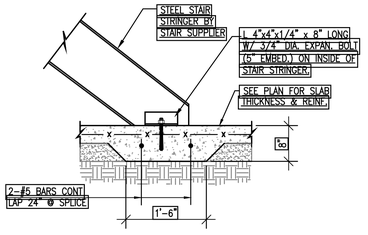
C2 'C2' COLUMN BASE PLATE DETAIL



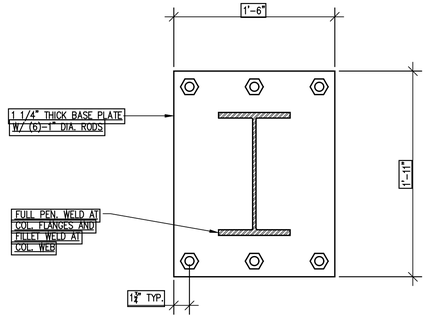
C3 'C3' COLUMN BASE PLATE DETAIL



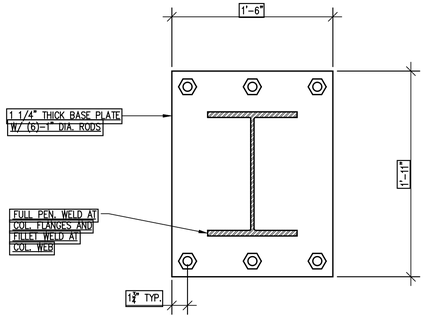
C4 'C4' COLUMN BASE PLATE DETAIL



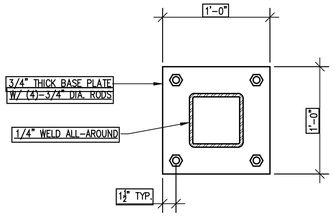
TYPICAL SECTION AT STAIR FOUNDATION



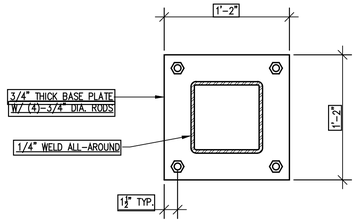
C5 'C5' COLUMN BASE PLATE DETAIL



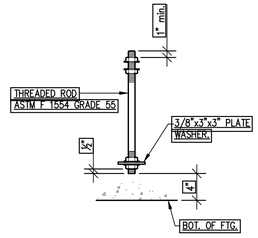
C6 'C6' COLUMN BASE PLATE DETAIL



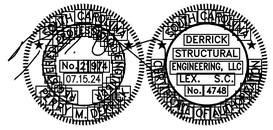
C7 'C7' COLUMN BASE PLATE DETAIL



C8 'C8' COLUMN BASE PLATE DETAIL



ANCHOR ROD DETAIL



DSE
Derrick Structural Engineering, LLC
3050 Two Notch Road
Lexington, SC 29072
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perry@derrickstructural.com

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
1	01.06.25	PMD		ELEVATOR DIMENSIONS

REVISIONS

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SHERER ARCHITECTS
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PROJECT NO: 23SA013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

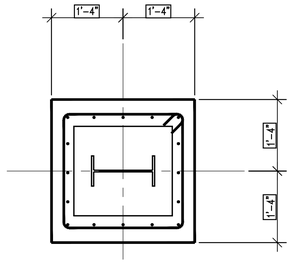
PROJECT TITLE

SHEET TITLE
SECTIONS AND DETAILS

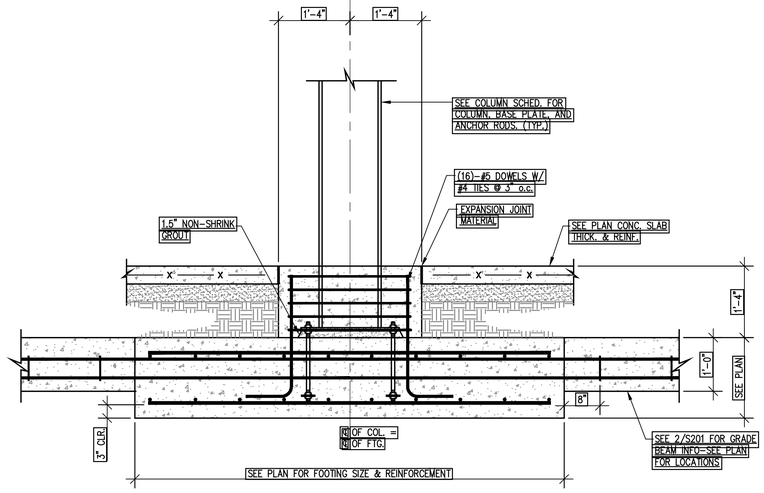
DWG: SECTIONS
DATE: 07-15-24

SHEET NO.
S200

PLOT DATE/TIME: 1/16/2025 8:18:26 AMThursday, January 16, 2025 8:18:26 AM

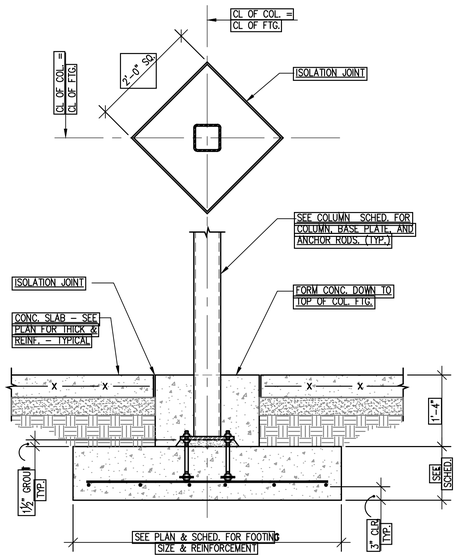


PLAN VIEW OF CONCRETE PIER



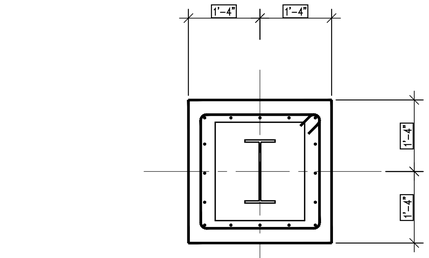
TYPICAL INTERIOR COLUMN DETAIL
AT W-SHAPED COLUMNS

SECTION 1 S201
SCALE : 3/4"=1'-0"

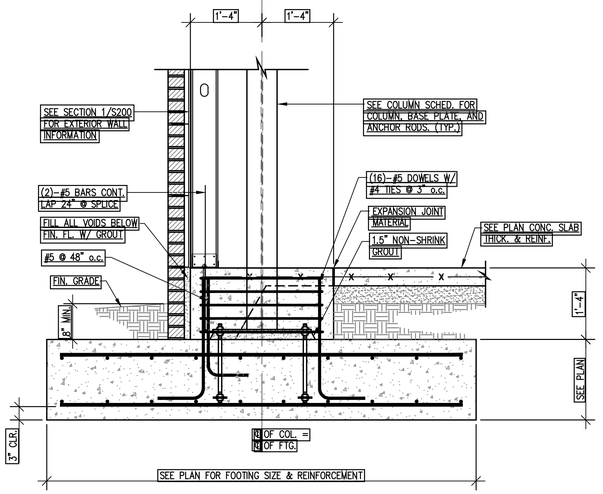


TYPICAL INTERIOR COLUMN DETAIL
AT HSS-SHAPED COLUMNS

SECTION 3 S201
SCALE : 3/4"=1'-0"



PLAN VIEW OF CONCRETE PIER



SECTION 4 S201
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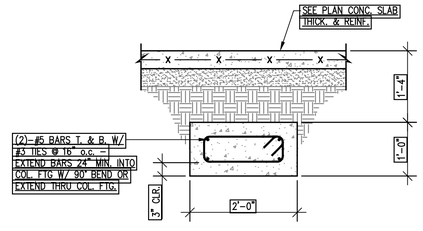

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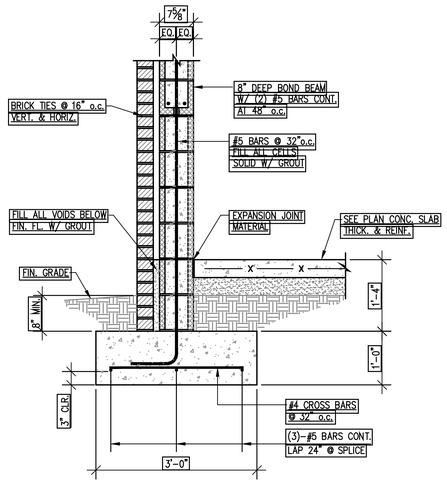

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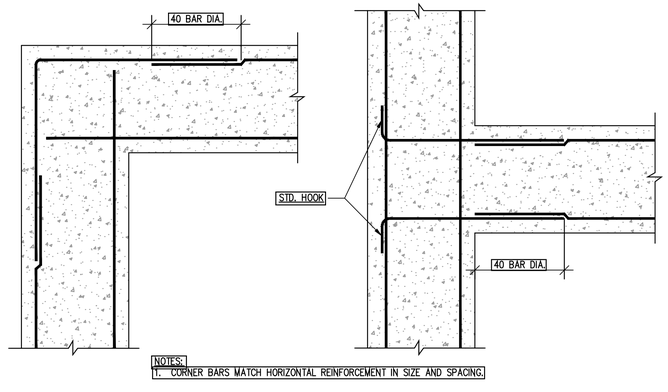

TYPICAL REINFORCEMENT DETAIL OF
CORNERS AND INTERSECTIONS @ WALL FOOTING

PERMIT SET

REVISIONS

REV	DATE	BY	APP	DESCRIPTION

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PROJECT NO: 235A013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE
SECTIONS AND DETAILS

DWG: SECTIONS
DATE: 07-15-24

SHEET NO.
S201

DSE
Derrick Structural Engineering, LLC
3050 Two Notch Road
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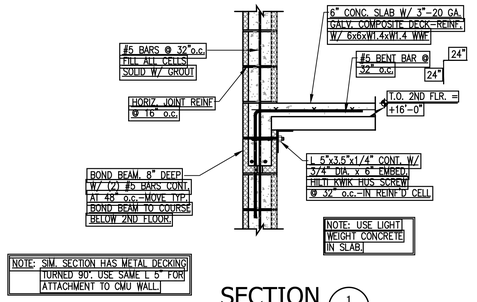
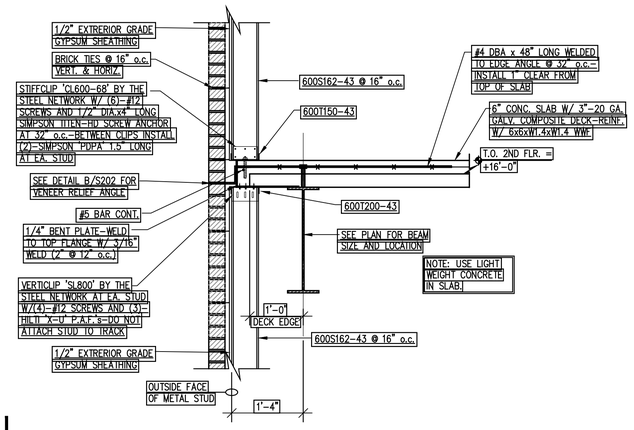
perry@derrickstructural.com

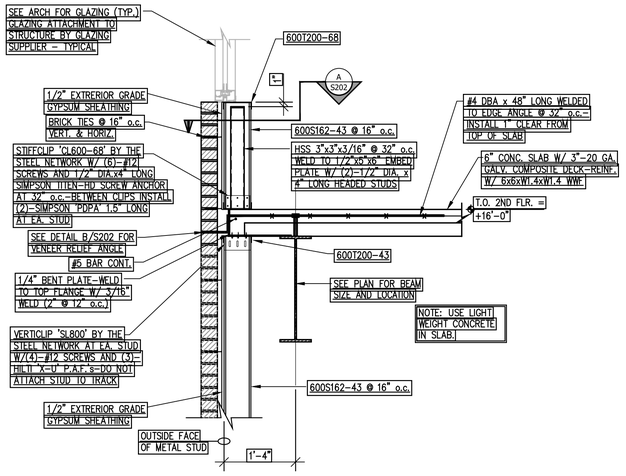
PLOT DATE/TIME: 1/16/2025 8:18:46 AMThursday, January 16, 2025 8:18:46 AM

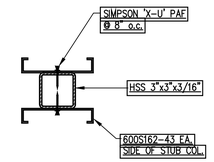


SECTION 1 / S202
SCALE : 3/4"=1'-0"



AT WINDOW

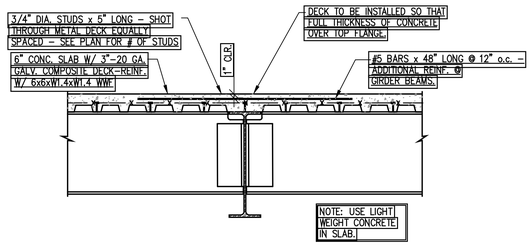




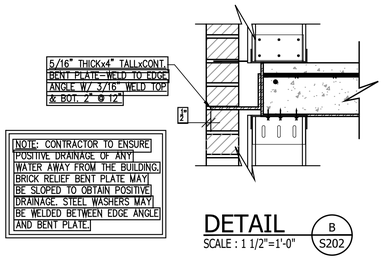
PLAN VIEW

SECTION A / S202
SCALE : 1 1/2"=1'-0"

SECTION 2 / S202
SCALE : 3/4"=1'-0"

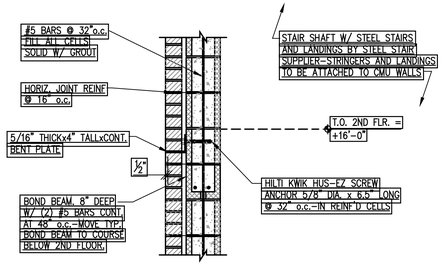


TYPICAL SLAB REINFORCMENT AT GIRDERS

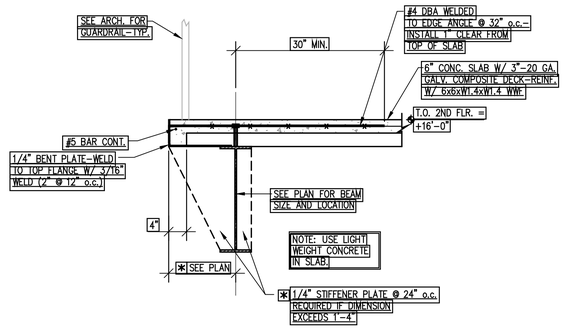


DETAIL B / S202
SCALE : 1 1/2"=1'-0"

SECTION 3 / S202
SCALE : 3/4"=1'-0"



SECTION 4 / S202
SCALE : 3/4"=1'-0"

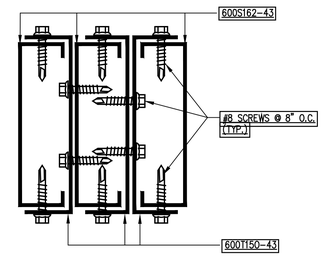


SECTION 5 / S202
SCALE : 3/4"=1'-0"

LINTEL SCHEDULE

LINTEL CLEAR SPAN	LINTEL	SECTION	MIN. END BRG.
SPAN < 8'-1"	(2)-800S162-43 + (2)-600T150-43 T. & B. W/ WEB STIFFENERS EA. END		(2) STUDS (min.)
8'-2" < SPAN < 10'-1"	(2)-1000S162-43 + (2)-600T150-43 T. & B. W/ WEB STIFFENERS EA. END		(3) STUDS (min.)
BRICK VENEER SPAN < 8'-1"	L 5"x3.5"x5/16 (LLV)		12" (min.)
BRICK VENEER 8'-2" < SPAN < 10'-1"	L 6"x3.5"x5/16 (LLV)		16" (min.)
CMU SPAN < 4'-1"	8" DEEP BOND BEAM W/ (2)-#5 BARS		8" (min.)

NOTES:
ALL METAL STUD MEMBERS TO BE ATTACHED TOGETHER WITH #8 SCREWS @ 8" o.c MINIMUM.



BUNDLED STUD DETAIL

NOTES:
1. USE DETAIL FOR LINTEL BEARING. SEE LINTEL SCHEDULE FOR NUMBER OF STUDS.

DSE
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PERMIT SET

REVISIONS

REV.	DATE	BY	APP	DESCRIPTION

SHERER ARCHITECTS
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

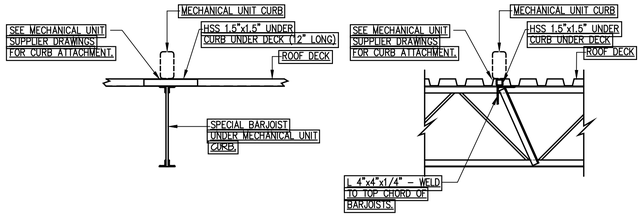
PROJECT TITLE

SHEET TITLE
SECTIONS AND DETAILS

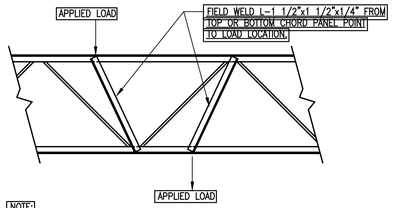
DWG: SECTIONS
DATE: 07-15-24

SHEET NO.
S202

PLOT DATE/TIME: 1/16/2025 8:19:09 AMThursday, January 16, 2025 8:19:09 AM



TYPICAL MECHANICAL UNIT CURB SUPPORT DETAIL

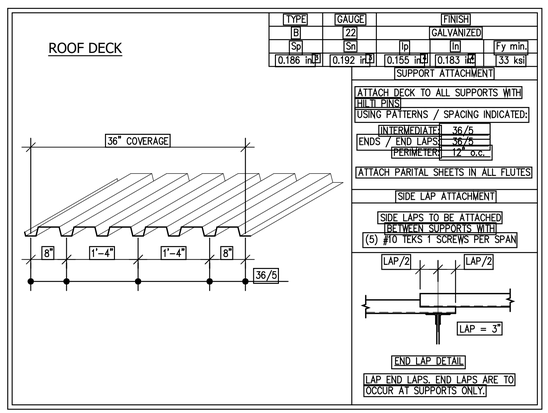


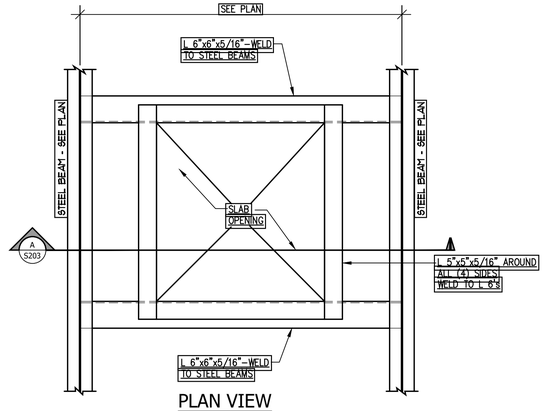
NOTE:
TYPICAL FOR ALL JOIST SUPPORTING ANY LOAD FROM TOP OR BOTTOM CHORD BETWEEN PANEL POINTS. VERIFY LOCATION AND LOADS W/ MECHANICAL, ARCHITECTURAL AND ELECTRICAL DRAWINGS.

TYPICAL JOIST MODIFICATION AT CONCENTRATED LOAD DETAIL

BEAM-TO-BEAM AND BEAM-TO-COLUMN CONNECTIONS

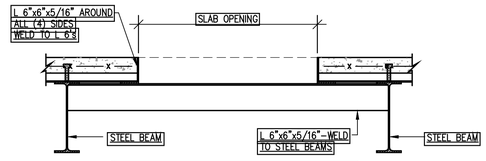
1. ALL FRAMING ANGLES TO BE L- 3 X 3 X 3/8" MIN. (U.N.O.)
2. ALL BENT PLATES TO BE 3/8" (U.N.O.).
3. PROVIDE (3)-ROWS OF 3/4" DIA. A-325 BOLTS FOR ALL W12 & W14 BEAMS.
4. PROVIDE (4)-ROWS OF 3/4" DIA. A-325 BOLTS FOR ALL W16 BEAMS.
5. PROVIDE (5)-ROWS OF 3/4" DIA. A-325 BOLTS FOR ALL W18 BEAMS.
6. PROVIDE (6)-ROWS OF 3/4" DIA. A-325 BOLTS FOR ALL W21 BEAMS.
7. PROVIDE (7)-ROWS 3/4" DIA. A-325 BOLTS FOR ALL W24 & W27 BEAMS.
8. PROVIDE SPECIFIC DESIGN FOR BEAM DEPTHS LARGER THAN W27 BEAMS. A-490 BOLTS MAYBE USED.





PLAN VIEW

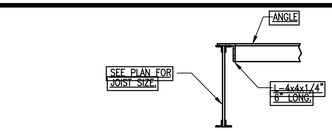
TYPICAL OPENING IN COMPOSITE SLAB FRAMING DETAIL



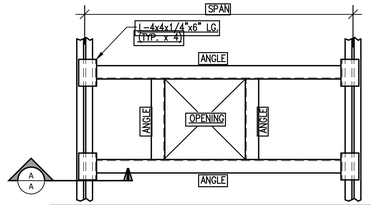
NOTE: CONTRACTOR TO COORDINATE SIZE AND LOCATION OF SLAB OPENING W/ MECH., PLUMBING, ARCH., ETC.

NOTE: FRAMED OPENING NOT REQUIRED FOR OPENINGS 12"x12" AND 12" DIA. OR LESS.

SECTION A S203
SCALE : 3/4"=1'-0"



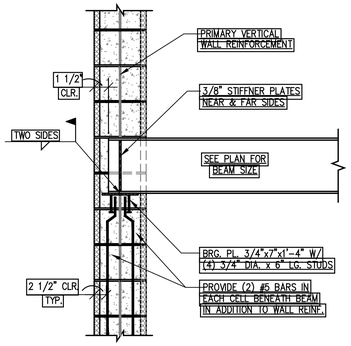
SECTION A A
SCALE : 3/4"=1'-0"



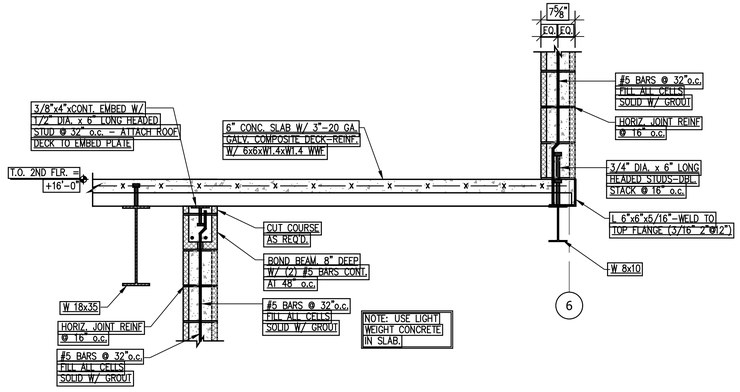
ANGLE SIZE	ALLOWABLE EQUIPMENT LOAD (TOTAL LOAD ON FRAME)	
	SPAN < 6'-0"	SPAN > 6'-0"
L 2"x2"x1/4"	80 lbs	60 lbs
L 3"x3"x1/4"	120 lbs	100 lbs
L 4"x4"x1/4"	160 lbs	133 lbs
L 4"x4"x5/16"	260 lbs	200 lbs
L 4"x4"x3/8"	600 lbs	500 lbs
L 5"x5"x3/8"	1500 lbs	1300 lbs
L 6"x6"x3/8"	2200 lbs	2000 lbs

TYPICAL ROOF PENETRATION FRAMING

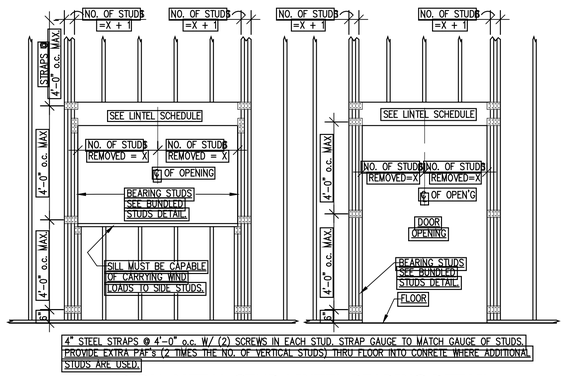
NOTE:
CONTRACTOR SHALL INSTALL A 1/4" THICK PLATE FOR FULL WIDTH OF THE SUPPORTING BARJOIST(S) AND BEAM(S) AS NEEDED TO PROVIDE CONTINUOUS BEARING FOR SUPPORT CURBS. FRAMING NOT REQUIRED FOR PENETRATIONS 12"x12" OR 12" DIAMETER AND SMALLER.



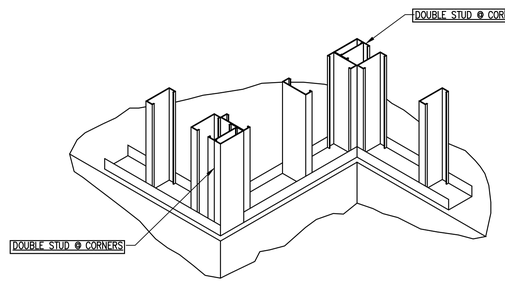
TYPICAL STEEL BEAM BEARING ON MASONRY WALL DETAIL



SECTION 1 S203
SCALE : 3/4"=1'-0"



TYPICAL METAL STUD LINTEL BEARING DETAIL
NO SCALE



TYPICAL METAL STUD WALL CORNER DETAIL

PERMIT SET

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perry@derrickstructural.com

REV	DATE	BY	APP	DESCRIPTION

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PROJECT NO: 235A013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

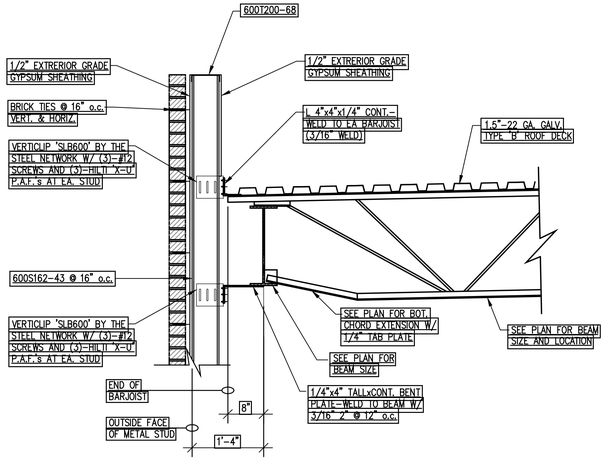
PROJECT TITLE
NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

SHEET TITLE
SECTIONS AND DETAILS

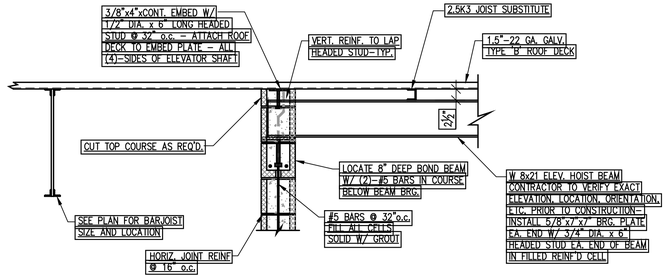
DWG: SECTIONS
DATE: 07-15-24

SHEET NO.
S203

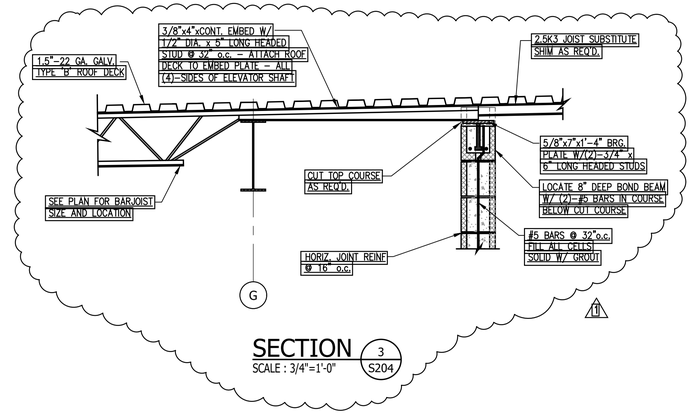
PLOT DATE/TIME: 1/16/2025 8:19:32 AMThursday, January 16, 2025 8:19:32 AM



SECTION 1 S204
SCALE : 3/4"=1'-0"



SECTION 2 S204
SCALE : 3/4"=1'-0"



SECTION 3 S204
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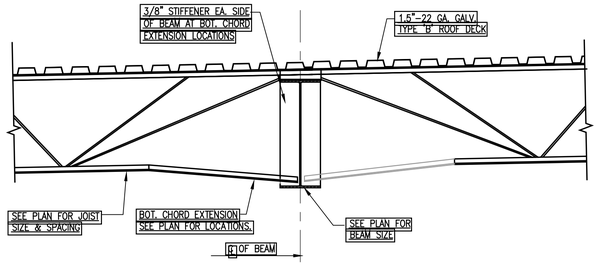

SECTION 4 S204
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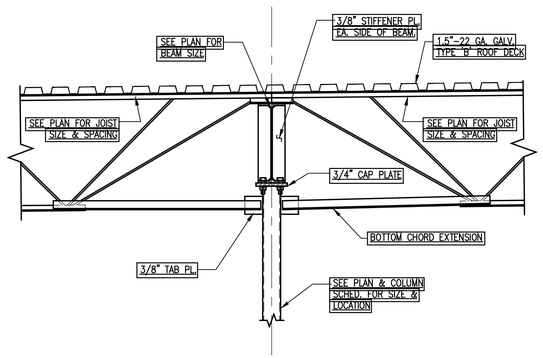

SECTION 5 S204
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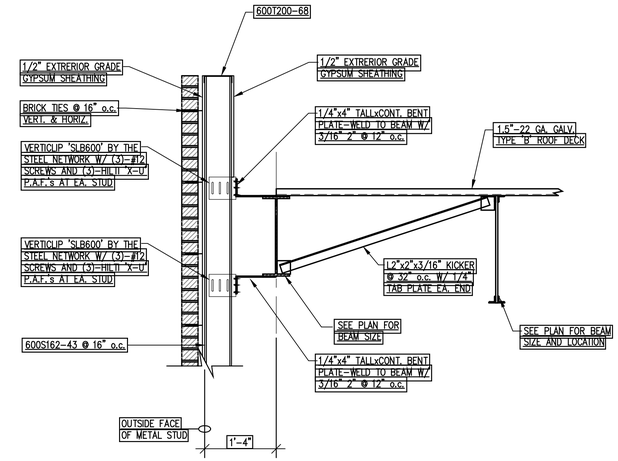
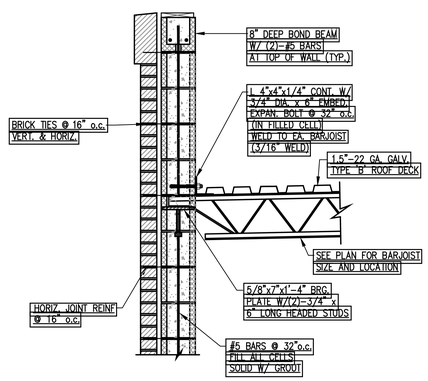


SECTION 6 S204
SCALE : 3/4"=1'-0"



SECTION 7 S204
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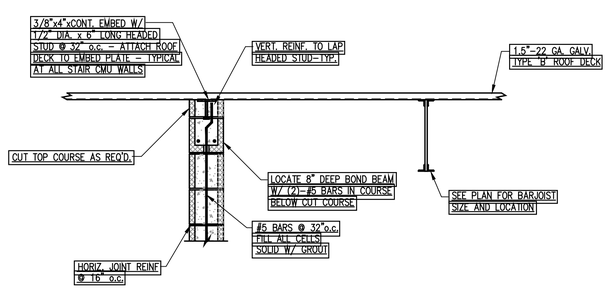

SECTION 8 S204
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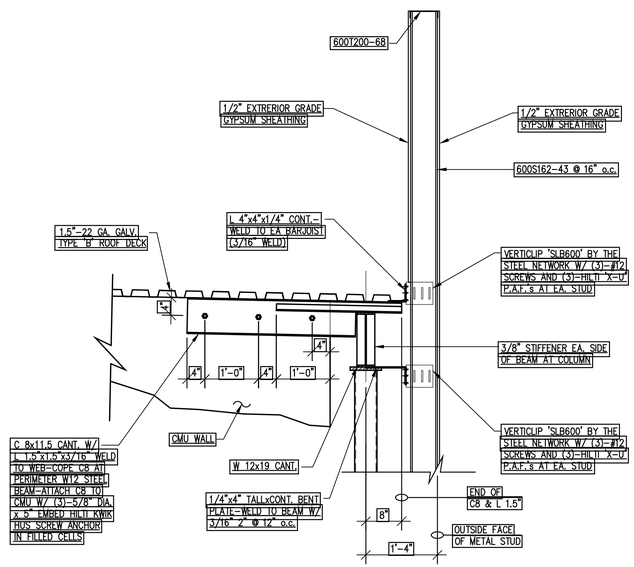

SECTION 9 S204
SCALE : 3/4"=1'-0"

REVISIONS

REV	DATE	BY	APP	DESCRIPTION
1	01.06.25	PMD		ELEVATOR DIMENSIONS

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PROJECT NO: 2350013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

PROJECT TITLE

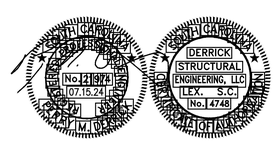
SHEET TITLE

SECTIONS AND DETAILS

DWG: SECTIONS
DATE: 07-15-24

SHEET NO.

S204



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PERMIT SET

PLOT DATE/TIME: 1/16/2025 8:19:52 AMThursday, January 16, 2025 8:19:52 AM

STRUCTURAL NOTES:

1. THE ARCHITECTURAL DRAWINGS ARE THE LEAD DRAWINGS FOR THE DIMENSIONING FOR THE PROJECT. CONSTRUCTION AND DETAILING DIMENSIONS SHALL BE TAKEN (OR DERIVED) FROM THE ARCHITECTURAL DRAWINGS.

2. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ANY AND ALL THE DESIGN AND ERECTION OF TEMPORARY BRACING AND SHORING AS REQUIRED FOR STABILITY OF THE STRUCTURAL SYSTEM AND STRUCTURAL COMPONENTS DURING ALL PHASES OF CONSTRUCTION. MEANS AND METHODS ARE SOLELY THE RESPONSIBILITY OF THE CONTRACTOR. THE DESIGN PROFESSIONALS DO NOT CONTROL THE CONTRACTOR'S MEANS, METHODS, SEQUENCE, TECHNIQUES, PROCEDURES AND/OR QUALITY CONTROL IN PERFORMING THE WORK. SITE SAFETY OR SAFETY PROGRAMS ARE THE RESPONSIBILITY OF THE CONTRACTOR.

3. THE CONTRACTOR HAS RESPONSIBILITY TO SUBMIT SHOP DRAWINGS TO THE ARCHITECT FOR THE STRUCTURAL COMPONENTS. THE STRUCTURAL DRAWINGS ARE NOT TO BE REPRODUCED FOR ANY SHOP DRAWINGS. THE CONTRACTOR SHALL SUBMIT AN AMPLE NUMBER OF SETS OF SHOP DRAWINGS TO ALLOW FOR EACH DESIGN PROFESSIONAL TO RETAIN A SET FOR THE FILE. SHOP DRAWINGS SHALL BE REVIEWED AND APPROVED BY THE CONTRACTOR FOR (BUT NOT LIMITED TO) DIMENSIONS, ELEVATIONS, AND ERECTION PROCEDURES PRIOR TO ARCHITECT & STRUCTURAL ENGINEER'S REVIEW. AMPLE TIME, AS DETERMINED BY THE ARCHITECT, SHALL BE ALLOTTED FOR THE REVIEW OF SHOP DRAWINGS.

4. THE DESIGN TEAM'S REVIEW AND/OR APPROVAL OF SHOP DRAWINGS SHALL NOT RELIEVE THE CONTRACTOR OF THE RESPONSIBILITY FOR DEVIATIONS, CHANGES, OR SUBSTITUTIONS FROM REQUIREMENTS IN THE CONTRACT DOCUMENTS AND THE PROJECT SPECIFICATION REQUIREMENTS. THOUGH THE SHOP DRAWINGS MAY BE APPROVED BY THE DESIGN TEAM OR STRUCTURAL ENGINEER, THE CONTRACTOR SHALL NOT BE RELIEVED OF RESPONSIBILITY FOR ERRORS OR OMISSIONS.

5. CONTRACTOR DEVIATIONS TO THE CONTRACT DOCUMENTS MUST BE SUBMITTED SEPARATELY FROM SHOP DRAWINGS FOR APPROVAL.

6. ALL HANDRAILS, GUARDRAILS, SKYLIGHTS, STAIRS, STAIR LANDINGS, ALL ELEVATOR STEEL, OTHER ARCHITECTURAL/STRUCTURAL ITEMS & THEIR CONNECTIONS ON THE CONSTRUCTION DOCUMENTS SHALL BE DESIGNED BY A REGISTERED ENGINEER, REGISTERED IN THE PROJECT STATE, TO RESIST ALL APPLIED LOADS PER THE LATEST EDITION OF THE APPLICABLE BUILDING CODE(S) AND AS SPECIFIED IN THE CONTRACT DOCUMENTS. THE ENGINEERING, DETAILING, MATERIAL AND LABOR COSTS FOR THESE ITEMS IS CONSIDERED PART OF THE CONTRACTOR'S WORK.

7. BUILDING MAINTENANCE IS REQUIRED FOR PROTECTING THE BUILDING'S OVERALL STRUCTURAL SYSTEM, COMPONENTS AND ARCHITECTURAL ITEMS. THE CONTRACTOR SHALL ADVISE THE OWNER AS TO ANY SPECIAL REQUIRED BUILDING MAINTENANCE.

8. THE CONTRACTOR SHALL REFER TO THE ARCHITECTURAL, PLUMBING AND/OR VENDER DRAWINGS FOR LOCATIONS OF DEPRESSED FLOOR AREAS, FLOOR DRAINS, FLOOR TOPPINGS AND FLOOR SLOPES.

9. FIREPROOFING IS NOT SHOWN ON THE STRUCTURAL DRAWINGS. REFER TO THE ARCHITECTURAL DRAWINGS AND APPLICABLE BUILDING CODE FOR FIRE RATING/FIREPROOFING.

GEOTECHNICAL:

1. THIS FOUNDATION DESIGN IS BASED ON AN ASSUMED ALLOWABLE SOIL BEARING PRESSURE OF 2000 PSF. GEOTECHNICAL SERVICES SHOULD BE USED TO VERIFY THIS ASSUMPTION. THE STRUCTURAL DESIGN OF THE FOUNDATION IS SUBJECT TO CHANGE AS A RESULT OF THE GEOTECHNICAL ENGINEER'S FINDINGS.

2. A GEOTECHNICAL ENGINEER AND/OR TESTING LABORATORY SHALL BE RETAINED TO ASSURE ADEQUATE SOIL SUPPORT FOR FOUNDATION AND SLABS-ON-GRADE.

3. ALL FOOTINGS SHALL BE BELOW FROST DEPTH AND DOWN TO SOLID BEARING MATERIAL REGARDLESS OF ELEVATIONS SHOWN. SEE GEOTECHNICAL REQUIREMENTS BY GEOTECHNICAL ENGINEER AS NEEDED FOR PROPER COMPACTION AND PREPARATION OF SOILS.

4. TOP OF FOOTINGS SHALL BE A MINIMUM OF 8" BELOW FINISHED GRADE.

CONCRETE:

1. CONCRETE AND REINFORCING SHALL BE INSTALLED ACCORDING TO THE LATEST EDITION OF ACI-318.

2. REINFORCEMENT SHALL BE HELD IN PLACE DURING CONCRETE PLACEMENT. IF REQUIRED, ADDITIONAL REINFORCEMENT MAY BE PROVIDED BY THE CONTRACTOR TO ENSURE PROPER REINFORCEMENT PLACEMENT.

3. CONCRETE COMPRESSIVE STRENGTH AT 28 DAYS SHALL BE AS FOLLOWS (AS A MINIMUM):

FOOTINGS	4000 PSI
SLABS ON GRADE	4000 PSI
ON METAL DECK	4000 PSI (LIGHTWEIGHT CONC. 115 PCF)
ALL OTHER CONCRETE	4000 PSI

CALCIUM CHLORIDE SHALL NOT BE USED IN ANY CONCRETE MIX.

4. THE CONTRACTOR SHALL FOLLOW RECOMMENDATIONS BY AMERICAN CONCRETE INSTITUTE FOR COLD OR HOT WEATHER CONSTRUCTION.

5. NO ADDITIONAL WATER SHALL BE ADDED TO THE CONCRETE ABOVE THAT PRESCRIBED IN THE MIX DESIGN.

6. REINFORCING SHALL BE GRADE 60. REINFORCING SHALL BE LAPPED AS A MINIMUM IN ACCORDANCE W/ ACI-318.

7. WELDED WIRE FABRIC SHALL BE LAPPED A 12".

8. REINFORCING SHOP DRAWINGS SHOWING NUMBER, SIZE AND LOCATION, INCLUDING BAR LISTS AND DIAGRAMS, SHALL BE SUBMITTED TO THE ARCHITECT FOR APPROVAL AFTER THE CONTRACTOR HAS PERFORMED HIS CHECK. THE STRUCTURAL DRAWINGS SHALL NOT BE DUPLICATED IN THE SHOP DRAWING PROCESS.

9. CONTRACTOR SHALL PROVIDE THE NECESSARY TIED SPACERS, CHAIRS, BOLSTERS, ETC, AS REQUIRED TO ASSEMBLE, PLACE AND SUPPORT ALL REINFORCING. THIS IS CONSIDERED A MEANS AND METHODS ISSUE WHICH IS A RESPONSIBILITY OF THE CONTRACTOR.

10. THE CONCRETE FINISH AND COLOR SHALL BE SELECTED BY THE ARCHITECT AND/OR OWNER.

11. THE CONTRACTOR IS RESPONSIBLE FOR ALL TEMPORARY FRAMEWORK, FORMS AND SHORING AS REQUIRED FOR CONCRETE FORMING. THIS IS CONSIDERED A MEANS AND METHODS ISSUE WHICH IS A RESPONSIBILITY OF THE CONTRACTOR.

12. A QUALIFIED TESTING COMPANY SHALL PERFORM THE NECESSARY CONCRETE TESTS. A MINIMUM OF FOUR CYLINDERS SHALL BE TAKEN FOR EVERY 50 CUBIC YARDS (OR FRACTION THEREOF) FOR EACH CONCRETE TYPE AND STRENGTH. THE CONCRETE CYLINDERS SHALL BE TAKEN AFTER ANY WATER AND/OR ADMIXTURES ARE ADDED TO THE MIX. ONE CYLINDER SHALL BE TESTED AT 7 DAYS, TWO AT 28 DAYS AND HOLD THE FINAL CYLINDER IN RESERVE. TEST REPORTS SHALL BE SENT DIRECTLY TO THE CONTRACTOR, OWNER, ARCHITECT AND STRUCTURAL ENGINEER.

13. 4" THICK SLAB ON GRADE SHALL BE REINFORCED WITH W6X6-W1.4 x W1.4 WWF LOCATED AT MID-DEPTH ON PROPERLY PREPARED BASE MATERIAL WITH A MINIMUM 10 MIL VAPOR BARRIER. THE CONTRACTOR SHALL REFER TO THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS FOR SPECIFICS RELATING TO SLAB SUPPORT, PREPARED BASE MATERIAL, LOCATION OF VAPOR BARRIER AND ANY OTHER RECOMMENDATIONS/REQUIREMENTS.

14. THE CONTRACTOR SHALL SPACE CONCRETE SLAB ON GRADE JOINTS NOT MORE THAN 36 TIMES THE SLAB THICKNESS. THE WIDTH TO LENGTH OF JOINTED SECTIONS SHALL NOT EXCEED THE RATIO OF 1 TO 1-1/2.

15. CONTRACTOR SHALL INSTALL (2)-#4 BARS x 36" IN SLAB-ON-GRADE AT ALL RE-ENTRANT CORNERS. BARS SHALL BE PLACED AT MID-DEPTH AND 2" CLEAR FROM CORNER.

METAL DECKING:

1. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS SHOWING METAL DECKING (INCLUDING TEMPORARY SHORING) AND ALL CONNECTIONS.

2. METAL DECKING SUPPLIER AND CONTRACTOR SHALL COORDINATE OPENING SIZES AND LOCATIONS FROM ARCHITECTURAL AND MECHANICAL DRAWINGS.

3. METAL DECKING SHALL CONFORM TO THE APPROPRIATE ASTM STANDARD.A446 AND A525.

4. METAL ROOF DECKING SHALL BE 1 1/2" – TYPE B GALVANIZED ROOF DECK.

5. CONTRACTOR SHALL INSTALL 4"X4"X3/16" BENT PLATES AT RIDGE, HIP, EAVE AND VALLEY LOCATIONS TO SUPPORT THE EDGE OF METAL ROOF DECKING.

6. DO NOT ATTACH MECHANICAL SYSTEMS, DUCTS, CONDUIT, PIPING, EQUIPMENT, CEILINGS, ETC. FROM METAL ROOF DECKING.

7. METAL FLOOR DECKING SHALL BE 3" – 20 GAUGE TYPE "VL" GALVANIZED COMPOSITE DECK. METAL DECK SHALL BE MECHANICALLY FASTENED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS. SEE MANUFACTURES FASTENING RECOMMENDATIONS FOR COMPOSITE METAL DECKING UNO. DECK SHALL LAID IN A MINIMUM 2-SPAN CONDITION.

COLD-FORMED STEEL FRAMING/ METAL STUDS:

1. NON-LOAD BEARING INTERIOR METAL STUD WALLS TO BE 20 GAUGE METAL STUDS AT 16" ON CENTER.

2. ALL METAL STUDS, TRACKS, CLIPS ETC. SHALL BE GALVANIZED. EXTERIOR METAL STUDS AND ACCESSORIES SHALL BE G60 GALVANIZING. ALL INTERIOR METAL STUDS AND ACCESSORIES SHALL BE G40 GALVANIZING.

3. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS SHOWING METAL STUDS, CONNECTIONS, CLIPS, ETC. THE SPECIFIC DESIGN OF THE METAL STUD WALL SYSTEM SHALL TAKE INTO CONSIDERATION ALL ASPECTS OF DESIGN INCLUDING WIND PRESSURE AND SUCTION.

4. METAL STUD WALL BRIDGING FOR EXTERIOR NON-LOAD BEARING WALLS SHALL BE INSTALLED AS FOLLOWS:

BELOW 10 FEET = 1 ROW (AT MID HEIGHT)
10 FEET TO 14 FEET = 2 ROWS (EQUALLY SPACED)
OVER 14 FEET = SPACE AT 4 FEET (ON CENTER)

5. WALL BRIDGING FOR INTERIOR NON-LOAD BEARING METAL STUDS WALLS SHALL BE PER THE MANUFACTURER'S RECOMMENDATIONS.

6. CONTRACTOR TO INSTALL (2) FULL HEIGHT STUDS AT EACH END OF EXTERIOR METAL STUD WALL OPENINGS LESS THAN 7'-0" WIDE. INSTALL (3) FULL HEIGHT STUDS AT EACH OF EXTERIOR METAL STUD WALL OPENINGS FROM 7'-1" TO 12'-4" WIDE.

7. ALL EXTERIOR WALLS CONSTRUCTED OF METAL STUDS SHALL BE SHEATHED WITH ONE HALF INCH EXTERIOR GRADE GYPSUM SHEATHING. GYPSUM SHEATHING IS TO BE ATTACHED TO METAL STUDS, BLOCKING, STRAPPING, TOP AND BOTTOM TRACKS WITH #8 X 1 INCH- BUGLE HEAD SCREWS AT 4" ON CENTER ALONG PANEL EDGES AND 4" ON CENTER AT INTERMEDIATE LOCATIONS. ALL SCREWS SHALL BE HOT-DIPPED GALVANIZED. STRAPPING (1.5" WIDE X SAME GAUGE AS METAL STUDS) TO BE INSTALLED CONTINUOUSLY AT ALL HORIZONTAL PANEL EDGES.

WINDOWS/ STOREFRONT/ GLAZING SYSTEMS:

1. ALL MEMBERS PART OF GLAZING SYSTEM(S) SHALL BE SECURED TO THE STRUCTURAL SYSTEM AS DESIGNED AND DETAILED BY THE GLAZING MANUFACTURER. CARE SHALL BE TAKEN TO INSTALL THE GLAZING SYSTEM MEMBERS TO ALLOW FOR EXPANSION AND CONTRACTION WITHOUT EXCESSIVE DEFLECTION OR BUCKLING AS REQUIRED BY THE GLAZING SYSTEM DESIGNER.

2. WHERE ALUMINUM IS PLACED IN CONTACT WITH DISSIMILAR MATERIALS, THE ALUMINUM SHALL BE PROTECTED AGAINST CORROSION. THE METHOD OF PROTECTION SHALL BE APPROVED BY THE GLAZING SYSTEM DESIGNER.

3. ALL GLAZING SYSTEM SHALL BE DESIGNED TO SATISFY THE WIND REQUIREMENTS (BOTH NEGATIVE AND POSITIVE PRESSURES) AS SET FORTH IN THE LATEST EDITION OF THE APPLICABLE BUILDING CODE.

4. THE GLAZING SYSTEM SUPPLIER SHALL PROVIDE THE NECESSARY STRUCTURAL DESIGN FOR THE GLAZING SYSTEM, INCLUDING CONNECTIONS TO THE STRUCTURAL SYSTEM. THE DESIGN AS INDICATED IN THE SHOP DRAWINGS SHALL BEAR THE SEAL OF A REGISTERED PROFESSIONAL LICENSED IN THE PROJECT STATE. ANY ADDITIONAL SUPPORT ITEMS NEEDED FOR THE FULL INSTALLATION OF THE GLAZING SYSTEM NOT SHOWN ON THE CONSTRUCTION DRAWINGS SHALL BE INCLUDED BY THE GLAZING SUPPLIER.

STRUCTURAL AND MISCELLANEOUS STEEL:

1. STEEL GRADES SHALL BE AS FOLLOWS:

A. ANCHOR RODS ASTM F 1554
B. CONNECTION BOLTS A325 OR A490
C. PLATES AND FLAT BARS 50 ksi (UNLESS NOTED OTHERWISE)
D. STEEL PIPE A53, TYPE E OR S, GRADE B, Fy=35ksi
E. STRUCTURAL TUBING A500, GRADE B, Fy=46 KSI
F. WIDE FLANGE SHAPES A992, GRADE 50
G. OTHER ROLLED SHAPES 50 ksi
H. MISCELLANEOUS SHAPES 50 ksi

2. THE CONTRACTOR SHALL SUBMIT STRUCTURAL STEEL SHOP DRAWINGS TO INCLUDE, BUT NOT LIMITED TO, COLUMNS, BEAMS, EMBEDS, JOISTS, BRIDGING, DECKING, STAIRS, STAIR LANDINGS AND ALL CONNECTIONS.

3. CONTRACTOR SHALL REVIEW ALL CONTRACT DOCUMENTS AND SUPPLIER INFORMATION TO IDENTIFY ADDITIONAL LOADS INCLUDING, BUT NOT LIMITED TO, DUCTS, HOODS, MECHANICAL, HANGING PARTITIONS AND OTHER SYSTEMS/COMPONENTS TO BE SUPPORTED BY STEEL. THE CONTRACTOR SHALL COORDINATE WITH THE STEEL SUBCONTRACTORS TO ASSURE THAT THE NECESSARY STEEL IS PROVIDED TO SUPPORT THESE ADDITIONAL LOADS AND SYSTEMS.

4. ALL SHOP AND FIELD WELDING SHALL BE PERFORMED BY QUALIFIED PERSONNEL IN ACCORDANCE WITH A.W.S. SPECIFICATIONS. SHOP AND FIELD WELDER CERTIFICATIONS SHALL BE CURRENT THROUGH THE DURATION OF THE STEEL WORK.

5. ALL STEEL DETAILS AND CONNECTIONS SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE LATEST EDITION OF A.I.S.C. SPECIFICATIONS.

6. ALL FRAMING AND MISCELLANEOUS STEEL SHALL BE FILLET WELDED ALL-AROUND UNLESS OTHERWISE NOTED. WELD SIZE SHALL BE THE MAXIMUM AS ALLOWED BY THE LATEST EDITION OF THE "MANUAL OF STEEL CONSTRUCTION" BASED ON THE MATERIAL THICKNESS.

7. ALL WELDING SHALL BE DONE WITH E-70 ELECTRODES.

8. STRUCTURAL STEEL SUBCONTRACTOR/ DETAILER/ SUPPLIER SHALL COORDINATE THE BASE PLATE ELEVATION WITH THE TOP OF BEAM ELEVATION.

9. THE STRUCTURAL STEEL CONTRACTOR SHALL LOCATE, DESIGN AND PROVIDE WEB REINFORCEMENT AT ALL OPENINGS IN STEEL MEMBERS.

10. STEEL SHALL BE FABRICATED TO INCLUDE ATTACHMENT HOLES (AND BOLTS) AS NECESSARY FOR ATTACHMENT OF OTHER FRAMING AND SECONDARY MEMBERS INCLUDING WOOD NAILERS, ANGLE BRACING, ETC, WHETHER OR NOT SPECIFICALLY DETAILED IN THE DRAWINGS.

11. ALL CAP PLATES FOR STEEL COLUMNS SHALL HAVE A MINIMUM THICKNESS OF 3/4" THICK UNLESS OTHERWISE NOTED.

12. BOLTED BEAM CONNECTIONS SHALL USE 3/4" DIAMETER BOLTS A-325 BOLTS UNLESS OTHERWISE NOTED. ALL BEAM AND GIRDER CONNECTIONS, UNLESS SHOWN OTHERWISE, SHALL BE AT LEAST CAPABLE OF THE DEVELOPING THE UNIFORMLY DISTRIBUTED LOADING CAPACITY OF MEMBER FOR ITS SPAN AS PER AISC MANUAL OF STEEL CONSTRUCTION (LATEST EDITION). ALL OTHER CONNECTIONS NOT INDICATED SHALL BE BOLTED (3/4" DIAMETER) CONNECTIONS USING A-325 BOLTS.

13. ALL EXPOSED METALS INCLUDING MECHANICAL UNIT CURBS, TIE DOWN STRAPS, ASSOCIATED HARDWARE, ETC. SHALL BE GALVANIZED.

14. ALL WELDS IN EXPOSED STEEL SHALL BE FIELD COATED W/ ZINC-RICH PAINT.

15. A SUITABLE NON-SHRINK GROUT (7000 PSI) SHALL BE USED UNDER BASE PLATES.

16. THE STEEL PAINT TYPE, COLOR AND THICKNESS SHALL BE SELECTED ACCORDING TO THE LOCATION OF THE STEEL, TYPE OF BUILDING AND OWNER'S REQUIREMENTS FOR COLOR, ETC. DECISIONS INVOLVING PAINT, COLOR, ETC. SHALL BE PER OWNER AND ARCHITECT.

17. STEEL FRAMING, DECKING, STRINGERS, ANGLES, ETC. FOR STAIRS, STAIR LANDINGS, HANDRAILS, GUARDRAILS AND BALCONIES NOT SHOWN ON STRUCTURAL DRAWINGS SHALL BE CONSIDERED AS PART OF THE DESIGN ASSOCIATED WITH THE SHOP DRAWINGS FOR THAT TRADE.

18. MECHANICAL UNIT CURBS SHALL BE CONTINUOUSLY SUPPORTED BY THE STRUCTURAL STEEL SYSTEM. THE CONTRACTOR SHALL INCLUDE THE NECESSARY STEEL SECTIONS (ANGLES, TUBES, SPACERS, ETC.) AS REQUIRED TO SUPPORT ALL CURBS, HANGERS, DECKING, ETC.

19. THE STEEL PAINT/PRIMER SHALL BE COMPATIBLE WITH ANY REQUIRED FIREPROOFING.

20. THE CONTRACTOR SHALL SUPPLY AND INSTALL BENT PLATES AT RIDGE, HIP, EAVE AND VALLEY LOCATIONS ON THE ROOF TO ADEQUATELY SUPPORT THE EDGE OF ROOF DECK/PANELS.

BARJOISTS AND GIRDERS (STEEL JOISTS):

1. THE CONTRACTOR SHALL SUBMIT DRAWINGS SHOWING JOISTS, BRIDGING, JOIST GIRDERS, ACCESSORIES, DECKING AND ALL CONNECTIONS-INCLUDING SPLICES. THE SPECIFIC DESIGN OF THE BARJOISTS AND GIRDERS SHALL TAKE INTO CONSIDERATION ALL ASPECTS OF DESIGN INCLUDING VIBRATION AND UPLIFT.

2. JOISTS AND JOIST GIRDERS TO BE MANUFACTURED AND INSTALLED ACCORDING TO THE STANDARDS AND SPECIFICATIONS SET FORTH BY THE STEEL JOIST INSTITUTE. JOIST DESIGNER/SUPPLIER SHALL DETERMINE AND/OR VERIFY THE LOCATIONS AND WEIGHTS OF ALL MECHANICAL EQUIPMENT PRIOR TO SHOP DRAWING SUBMITTAL AND JOIST FABRICATION.

3. ALL STEEL DETAILS AND CONNECTIONS SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE LATEST EDITION OF A.I.S.C. SPECIFICATIONS.

4. ALL BOTTOM CHORDS OF JOISTS AND JOIST GIRDERS LOCATED AT COLUMNS SHALL HAVE BOTTOM CHORD EXTENSIONS ATTACHED AFTER ALL ROOF DEAD BEEN INSTALLED. BARJOIST AND JOIST GIRDERS SHALL HAVE BOTTOM CHORD EXTENSIONS TO SUPPORT CEILINGS AS REQUIRED BY THE ARCHITECT OR CEILING SUPPLIER.

5. ALL ROOF BARJOIST AND JOIST GIRDERS SHALL BE DESIGNED TO RESIST UPLIFT LOADS, DUE TO WIND. NET UPLIFT = 15 PSF (MINIMUM) UPLIFT BRIDGING SHALL BE DESIGNED BY THE BARJOIST/ GIRDER ENGINEER AND INDICATED IN THE SHOP DRAWINGS. BRIDGING TO BE DESIGNED AND INSTALLED IN ACCORDANCE WITH THE STEEL JOIST INSTITUTE STANDARDS.

6. THE BARJOIST/JOIST GIRDER MANUFACTURER SHALL BE A MEMBER OF THE STEEL JOIST INSTITUTE.

7. ALL BARJOIST SHALL BEAR A MINIMUM OF 2-1/2" ON STEEL BEAMS. BARJOISTS BEARING ON BOTH SIDES OF STEEL BEAMS WITH FLANGES LESS THAN 5 1/2" SHALL BE STAGGERED TO ALLOW THE REQUIRED BEARING REGARDLESS OF FRAMING PLANS AND SECTIONS.

8. BARJOIST DETAILERS SHALL VERIFY BARJOIST/JOIST GIRDER AND BEAM BEARING ELEVATIONS WITH THE ARCHITECTURAL DRAWINGS TO ENSURE PROPER ROOF SLOPES.

9. ATTENTION SHALL BE GIVEN TO THE DETAILING AND FABRICATION OF BARJOIST SEATS AS THEY RELATE TO ROOF SLOPES AND BEAM BEARING ELEVATIONS

10. BARJOIST BEARING PLATE SHALL BE 5/8"x7"x1'-4" W/ (2)-3/4" DIAMETER X 6" LONG HEADED STUDS, UNLESS NOTED OTHERWISE.

11. BARJOIST BOTTOM CHORD EXTENSIONS SHALL BE INSTALLED AFTER ALL ROOF DEAD LOAD HAS BEEN INSTALLLED.

ANCHORED VENEER:

1. ANGLE LINTELS SUPPORTING ANCHORED VENEERS SHALL BEAR A MINIMUM OF 12 INCHES ON EACH END.

2. LINTEL PLATES AND ANGLES SHALL BE GALVANIZED WITH A MINIMUM THICKNESS OF 5/16" THICK UNLESS OTHERWISE NOTED.

3. MORTAR SHALL BE TYPE "M" OR "S".

4. MASONRY AND ANCHORED VENEER CONTROL JOINTS AND EXPANSION JOINTS SHALL BE INSTALLED IN ACCORDANCE SET FORTH BY THE NATIONAL CONCRETE MASONRY ASSOCIATION. EXTERIOR WALL JOINTS BE SPACED GREATER THAN 25 FEET ON CENTER AND INTERIOR WALL JOINTS SHALL NOT EXCEED 30 FEET ON CENTER.

5. GALVANIZED SEISMIC METAL TIES SHALL BE USED IN THE WALL ASSEMBLY TO TIE THE ANCHORED VENEER BACK TO THE SHEATHING/STUDS. THESE TIES SHALL BE SPACED AT 16" ON CENTER VERTICALLY AND HORIZONTALLY. A CONTINUOUS WIRE JOINT REINFORCEMENT OF MINIMUM WIRE SIZE OF W1.7 SHALL BE INSTALLED IN THE BED JOINT OF THE ANCHORED VENEER AND ATTACHED TO THE TIES. FOR OPENINGS THE TIES MAY NOT BE SPACED FURTHER THAN 16 INCHES ON CENTER AND 12 INCHES FROM EDGE OF OPENING.

STRUCTURAL LOADS:

1. STRUCTURAL DESIGN BASED ON 2021 INTERNATIONAL BUILDING CODE.
2. DEAD LOADS: ACTUAL LOAD OF MATERIAL
3. LIVE LOADS: OFFICES = 50 PSF / 2000 LBS. CONCENTRATED
   LOBBIES & CORRIDORS = 100 PSF / 2000 CONCENTRATED
   ROOF = 20 PSF
4. SNOW LOAD: GROUND = 10 PSF
   FLAT-ROOF = 10 PSF
5. WIND LOAD: WIND SPEED (Vult) = 114 MPH
   WIND EXPOSURE = C
   INTERNAL PRESSURE COEFFICIENT = 0.18
   COMPONENT & CLADDING WIND PRESSURES (DP RATING):

ROOF ZONE 1:	PRESSURE = 16 PSF	
	SUCTION = -23 PSF	
ROOF ZONE 2:	PRESSURE = 16 PSF	
	SUCTION = -32 PSF	
ROOF ZONE 3:	PRESSURE = 16 PSF	
	SUCTION = -32 PSF	
WALL ZONE 4:	PRESSURE = 16 PSF	
	SUCTION = -19 PSF	
WALL ZONE 5:	PRESSURE = 16 PSF	
	SUCTION = -20 PSF	

6. SEISMIC LOAD: SEISMIC IMPORTANCE FACTOR = 1.0
   OCCUPANCY CATEGORY = II
   Ss = 0.343 S1 = 0.111
   Sds = 0.349 Sd1 = 0.176
   SEISMIC DESIGN CATEGORY = C
   BASIC SEISMIC FORCE RESISTING SYSTEM =
   STEEL SYSTEM NOT SPECIALLY DETAILED FOR SEISMIC
   Cs = 0.25
   R = 3
   ANALYSIS PROCEDURE = EQUIVALENT LATERAL FORCE
   DESIGN BASE SHEAR = 26 KIPS

NORTH CAROLINA PROFESSIONAL ENGINEER SEAL 042974 SIGNATURE REGISTERED 07.15.24 JAMES M. DERRICK

DERRICK STRUCTURAL ENGINEERING, LLC LEX. S.C. No. 4748

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PERMIT SET

REVISIONS

REV.	DATE	BY	APP.	DESCRIPTION

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PROJECT NO: 235A013
DRAWN BY: PD
DESIGNED BY: PD
CHECKED BY: PD

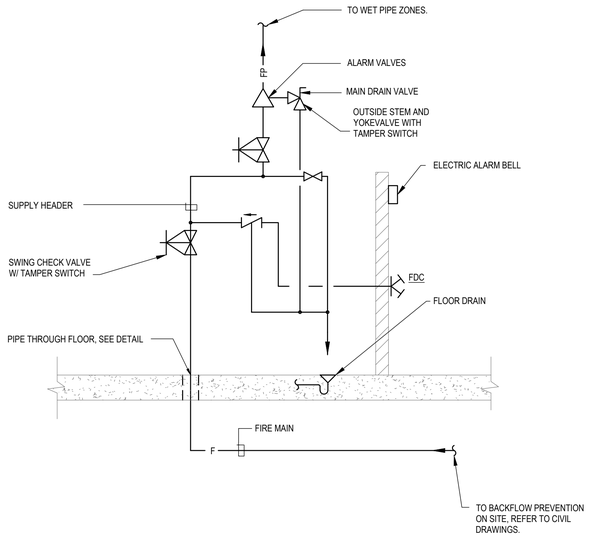
PROJECT TITLE
NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

SHEET TITLE
SECTIONS AND DETAILS

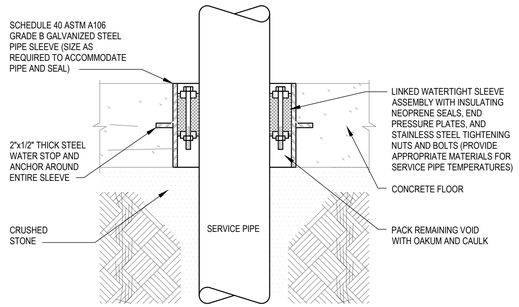
DWG: SECTIONS
DATE: 07-15-24

SHEET NO.
S300

PLOT DATE/TIME: 1/16/2025 8:20:13 AMThursday, January 16, 2025 8:20:13 AM



1 DETAIL - TYPICAL INCOMING FIRE PROTECTION RISER
NTS



2 DETAIL - TYPICAL PIPE THROUGH FLOOR
NTS

FIRE PROTECTION LEGEND AND ABBREVIATIONS

- PIPE DROP
- PIPE RISE
- PIPE CAP
- BRANCH TAKE OFF
- PIPE DROP TEE
- PIPE RISE TEE
- CHECK VALVE
- UNION
- PIPE FLANGE
- CONCENTRIC REDUCER
- FLOW ARROW
- SHUTOFF VALVE (GATE VALVE)
- FIRE PROTECTION PIPING (FP)
- FDC — FIRE DEPARTMENT CONNECTION
- ZONE VALVE WITH TAMPER SWITCH

FIRE PROTECTION GENERAL NOTES AND SPECIFICATIONS

A. THE SPRINKLER CONTRACTOR SHALL REVIEW ALL ARCHITECTURAL AND STRUCTURAL DRAWINGS, INCLUDING ALL REFLECTED CEILING PLANS PRIOR TO PREPARING THE BID. ATTENTION SHALL BE PAID TO STAIRWAYS, ELEVATOR HOIST WAYS, AREAS WITH FLOATING CEILINGS, LARGE EXPOSED DUCTWORK AND VERTICAL SLAB OPENINGS.

B. THESE DRAWINGS ARE DIAGRAMMATIC IN NATURE AND DO NOT NECESSARILY SHOW ALL ELBOWS, OFFSETS, UNION, VALVES AND FITTINGS REQUIRED TO COMPLETE THE INSTALLATION OF THE WORK. THE SUBMISSION OF A PROPOSAL SHALL BE CONSTRUED AS EVIDENCE THAT THE CONTRACTOR HAS FAMILIARIZED HIMSELF WITH THE PLANS AND BUILDING SITE. CLAIMS MADE SUBSEQUENT TO THE PROPOSAL FOR MATERIALS AND LABOR BECAUSE OF DIFFICULTIES ENCOUNTERED WILL NOT BE RECOGNIZED. IF THEY COULD HAVE BEEN FORESEEN HAD PROPER EXAMINATION BEEN MADE.

C. ALL LOW POINTS OF THE SPRINKLER SYSTEM SHALL BE PROVIDED WITH DRAINS PER NFPA-13 CURRENTLY ADOPTED REVISION. LOW POINT DRAINS SHALL BE CLEARLY MARKED AND PIPED TO THE EXTERIOR OF THE BUILDING. A VALVE DRAWING SHALL BE PROVIDED IN MECHANICAL ROOM SHOWING THE LOCATIONS OF ALL LOW POINT DRAINS.

D. ALL SPRINKLERS INSTALLED IN GYPSUM, PLASTER AND WOOD CEILINGS SHALL BE CONCEALED TYPE. ALL SPRINKLERS IN ACOUSTICAL CEILING TILE SHALL BE SEMI-RECESSED TYPE AND CENTERED..

E. COORDINATE UNDERGROUND PIPING INVERT ELEVATIONS WITH STRUCTURAL FOOTING ELEVATIONS AND CIVIL INVERT CONNECTIONS PRIOR TO ANY UNDERGROUND PIPING INSTALLATIONS.

F. VALVES AND FITTINGS SHALL BE THE SAME SIZE AS THE PIPING WHERE THEY ARE LOCATED UNLESS NOTED OTHERWISE.

G. ALL PIPING ABOVE GRADE SHALL BE PROPERLY SUPPORTED BY THE BUILDING STRUCTURE.

H. ALL FIRE PROTECTION WORK (MATERIALS AND LABOR) SHALL BE GUARANTEED FOR A MINIMUM PERIOD OF ONE YEAR AFTER FINAL ACCEPTANCE.

I. PERFORM CORING, CUTTING , FITTING REPAIRING AND FINISHING OF THE WORK NECESSARY FOR THE INSTALLATION OF THE EQUIPMENT ON THIS PROJECT. HOWEVER, NO CUTTING OF THE WORK OF OTHER TRADES OR OF ANY STRUCTURAL MEMBER SHALL BE DONE WITHOUT THE CONSENT OF THE ARCHITECT AND PROPERTY MANAGER. PROPERLY FILL, SEAL, FIREPROOF AND WATERPROOF ALL OPENINGS, SLEEVES, AND HOLES IN SLABS. FURNISH AND INSTALL ALL REQUIRED SLEEVES AND INSERTS.

J. ALL FLOOR PENETRATIONS THROUGH CONCRETE SLABS MUST BE CORE-BORED OR SAWCUT, SLEEVED, SEALED, FIRESTOPPED AND WATERPROOFED. ALL PIPING SLEEVES SHALL EXTEND A MINIMUM OF 4" ABOVE FINISHED FLOOR.

K. ALL MATERIAL SHALL BE OF APPROVED QUALITY AND THE WORK SHALL BE DONE IN A THOROUGH AND WORKMANLIKE MANNER. THE WORK, MATERIALS AND TEST SHALL BE IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE NFPA 13, LATEST EDITION.

L. FIRE CAULK AND SLEEVE ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES, UNLESS OTHERWISE NOTED OR REQUIRED PER THE LOCAL AHJ. REFER TO LIFE SAFETY PLANS FOR RATED ASSEMBLY LOCATIONS.

M. INSTALLATION OF INCOMING FIRE SERVICE SHALL BE IN ACCORDANCE WITH APPLICABLE WATER SYSTEM JURISDICTION REQUIREMENTS AND NFPA 24.

N. ALL FIRE PROTECTION WORK SHALL MEET INTERNATIONAL BUILDING CODE, INTERNATIONAL FIRE CODE, NFPA 13 AND NFPA 14.

O. FIRE PROTECTION CONTRACTOR SHALL COORDINATE ELECTRICAL CHARACTERISTICS AND REQUIREMENTS OF ALL FIRE PROTECTION EQUIPMENT WITH ELECTRICAL CONTRACTOR BEFORE BIDDING OR WORK BEGINS.

P. FIRE PROTECTION CONTRACTOR SHALL ENSURE THAT ELECTRICAL INTERFACE DEVICES NECESSARY IN THE ELECTRICAL COMPONENTS ARE COORDINATED WITH THE ELECTRICAL CONTRACTOR (I.E. TRANSFORMERS, FLOW AND TAMPER SWITCHES, PANELS, ETC...)

Q. ACTUAL PIPE SIZING, ROUTING AND LOCATION SHALL BE BY THE FIRE SPRINKLER CONTRACTOR. CONTRACTOR SHALL PROVIDE SHOP DRAWINGS AND HYDRAULIC CALCULATIONS TO THE ENGINEER, ARCHITECT AND FIRE MARSHALL FOR REVIEW.

R. PROVIDE PLASTIC-INSULATED, SERIES RESISTANCE HEATING CABLES (HEAT TRACE) FOR ALL PIPING ROUTED THROUGH UNCONDITIONED AND OUTDOOR EXPOSED LOCATIONS. COMPLY WITH IEEE 515.1 AND ALL APPLICABLE CODES AND STANDARDS. COORDINATE ELECTRICAL CONNECTIONS AND REQUIREMENTS WITH ELECTRICAL DRAWINGS.

S. ALL PIPING SHALL BE STANDARD WROUGHT BLACK STEEL PIPE SCHEDULE 30 OR SCHEDULE 10 ACCORDING TO NFPA 13. FITTINGS SHALL BE FLANGED CLASS 150 OR GROOVED-JOINT COUPLINGS WITH EDPM RUBBER GASKETS AND NUTS/BOLTS.

T. PER THE INTERNATIONAL BUILDING CODE (IBC), FIRE PROTECTION EQUIPMENT AND COMPONENTS, INCLUDING SUPPORTS AND ATTACHMENTS, SHALL BE DESIGNED FOR SEISMIC FORCES IN ACCORDANCE WITH CHAPTER 13 OF ASCE 7-16. WHERE DESIGN FOR SEISMIC AND WIND LOADS ARE REQUIRED, THE MORE DEMANDING FORCE MUST BE USED. FOR ALL COMPONENTS REQUIRING SEISMIC RESTRAINT, THE COMPONENT SUPPORTS AND ATTACHMENTS SHALL BE DESIGNED BY A REGISTERED DESIGN PROFESSIONAL OR BE ACCOMPANIED BY THE APPROPRIATE ICC/ES EVALUATION REPORT. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT SUCH DESIGN AND INSTALLATION ARE IN ACCORDANCE WITH THE IBC REQUIREMENTS.

SCALE: 1/2" = 1'-0"
SCALE: 3/8" = 1'-0"
SCALE: 1/4" = 1'-0"
SCALE: 3/16" = 1'-0"
SCALE: 1/8" = 1'-0"
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SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER — 6/30/2025 — No. 32445 — JONATHAN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
FIRE PROTECTION - LEGEND, ABBREVIATIONS, NOTES & SPECIFICATIONS

REVISION DESCRIPTION | DATE

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

FP000 SHEET NO.

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SCALE: 1/4" = 1'-0"

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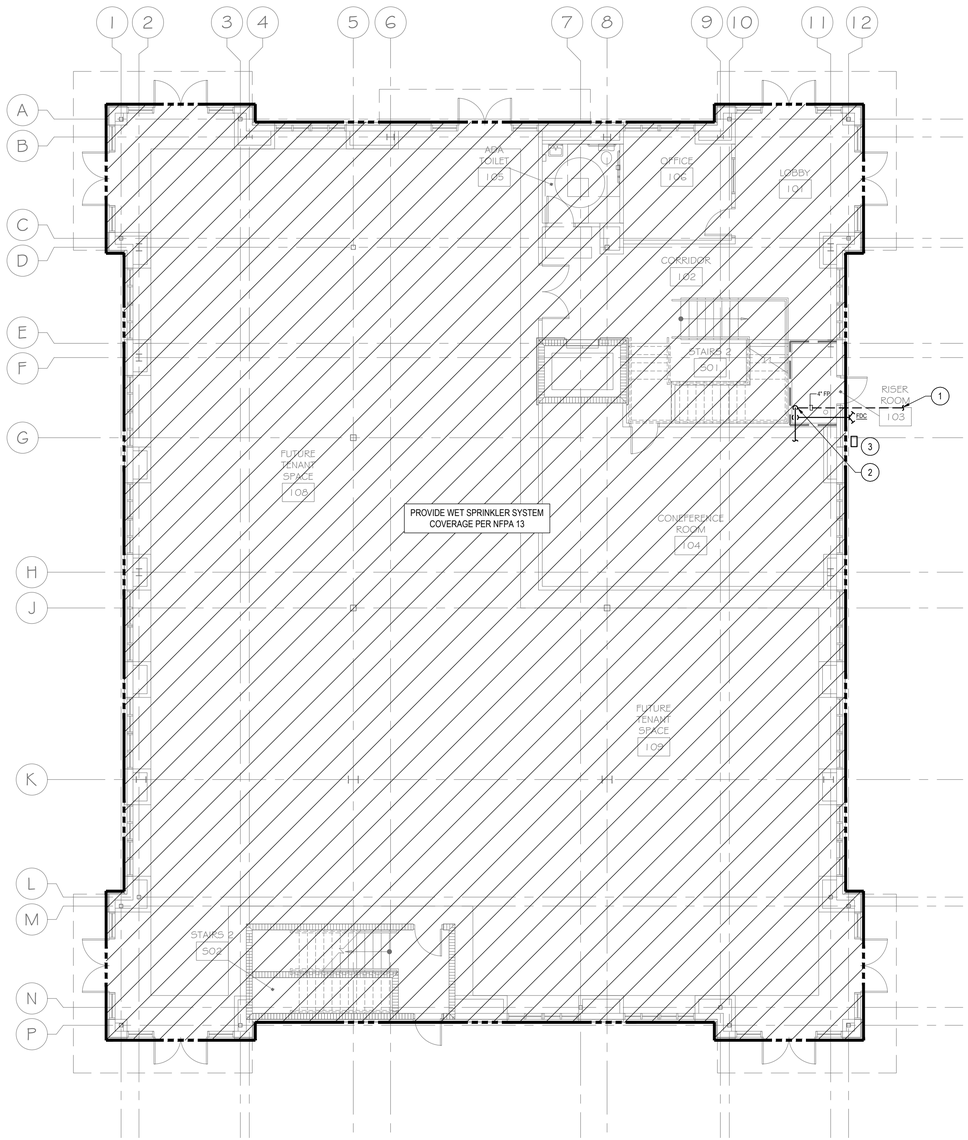

1 FIRE PROTECTION PLAN - 1ST FLOOR
1/8" = 1'-0"

GENERAL DRAWING NOTES

A. DOUBLE CHECK DETECTOR BACKFLOW PREVENTER SHALL BE APPROVED FOR INSTALLATION ON FIRE PROTECTION PIPING IN THE VERTICAL POSITION. BASIS OF DESIGN IS WATTS SERIES 774DCDA.

B. TERMINATE 2-1/2" SYSTEM DRAIN 18" ABOVE GRADE WITH MALE HOSE THREAD OUTLET WITH CAP AND CHAIN.

C. SPRINKLER CONTRACTOR SHALL REVIEW ARCHITECTURAL FLOOR PLANS TO DETERMINE THE ACTUAL NUMBER OF SPRINKLER ZONES AND PROVIDE A CONTROL VALVE ASSEMBLY FOR EACH SPRINKLER ZONE. SPRINKLER ZONES SHALL NOT EXCEED THE ALLOWABLE NFPA-13 SQUARE FOOTAGE. SPRINKLER AND DRAIN RISER LOCATIONS AND DRAIN DISCHARGE LOCATIONS SHALL BE REVIEWED AND COORDINATED WITH THE ARCHITECT.

DRAWING NOTES (#)

1. 6" FP TO UTILITY MAIN.
2. 6" FP THROUGH FLOOR, PROVIDE SLEEVE AND SEAL WATER TIGHT.
3. ELECTRIC ALARM BOX, COORDINATE WITH ARCHITECT.

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SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION
HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
1/30/2025
No. 32445
JONATHAN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
FIRE PROTECTION - PLAN - 1ST FLOOR

REVISION DESCRIPTION	DATE
1	

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

FP101
SHEET NO.

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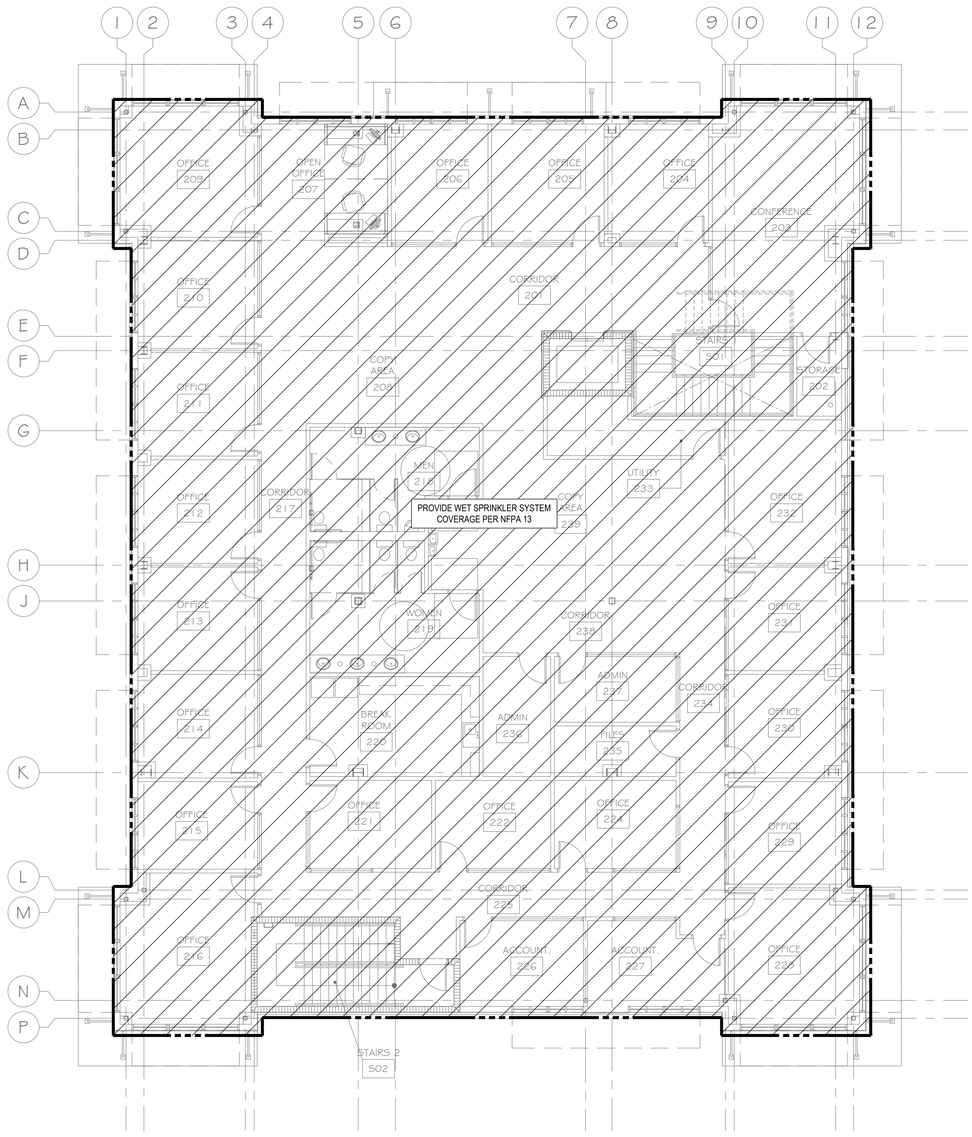
SCALE: 1/4" = 1'-0"

SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"



2 FIRE PROTECTION PLAN - 2ND FLOOR
1/8" = 1'-0"

GENERAL DRAWING NOTES

A. DOUBLE CHECK DETECTOR BACKFLOW PREVENTER SHALL BE APPROVED FOR INSTALLATION ON FIRE PROTECTION PIPING IN THE VERTICAL POSITION. BASIS OF DESIGN IS WATTS SERIES 774DCDA.

B. TERMINATE 2-1/2" SYSTEM DRAIN 18" ABOVE GRADE WITH MALE HOSE THREAD OUTLET WITH CAP AND CHAIN.

C. SPRINKLER CONTRACTOR SHALL REVIEW ARCHITECTURAL FLOOR PLANS TO DETERMINE THE ACTUAL NUMBER OF SPRINKLER ZONES AND PROVIDE A CONTROL VALVE ASSEMBLY FOR EACH SPRINKLER ZONE. SPRINKLER ZONES SHALL NOT EXCEED THE ALLOWABLE NFPA-13 SQUARE FOOTAGE. SPRINKLER AND DRAIN RISER LOCATIONS AND DRAIN DISCHARGE LOCATIONS SHALL BE REVIEWED AND COORDINATED WITH THE ARCHITECT.

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SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION
HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
1/30/2025
No. 32445
JOHN D GOERLING III

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
FIRE PROTECTION - PLAN - 2ND FLOOR

REVISION	DESCRIPTION	DATE
A		

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

FP102
SHEET NO.

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SCALE: 1/16" = 1'-0"

PLUMBING FIXTURE SCHEDULE

MARK	DESCRIPTION	CW	HW	SAN	VENT	BASIS OF DESIGN
P-1	WATER CLOSET (ADA)	1/2"	-	3"	2"	TOTO DRAKE, TANK TYPE, ADA COMPLIANT,1.6 GPF, ELONGATED BOWL, MODEL CST744SLB,
P-2	LAVATORY (ADA)	1/2"	1/2"	1-1/4"	1-1/4"	TOTO COMMERCIAL, ADA COMPLIANT WALL HUNG LAVATORY, MODEL LT307, FAUCET: TOTO KEANE, SINGLE HANDLE ADA COMPLIANT, MODEL TL211SD
P-3	LAVATORY (ADA)	1/2"	1/2"	1-1/4"	1-1/4"	TOTO OVAL UNDERCOUNTER LAVATORY, MODEL LT569, TOTO KEANE SINGLE HANDLE FAUCET, MODEL TL211SD
P-4	URINAL (ADA)	3/4"	-	2"	2"	TOTO 0.5 GPM LOW CONSUMPTION WASHOUT URINAL WITH TOP SPUD INLET, MODEL UT104E, TOTO ECO-POWER FLUSH VALVE, MODEL TEU1LN12#CP
P-5	KITCHEN SINK	1/2"	1/2"	1-1/2"	1-1/2"	AMERICAN STANDARD TULSA, SS, DBL SINK KIT W/GOOSENECK PULL-DOWN FAUCET, MODEL 20DB.332211C.075, BADGER IN-SINK-ERATOR 3/4 HP DISPOSAL, MODEL 5XP.
P-6	BI-LEVEL WATER COOLER	1/2"	-	1-1/4"	1-1/4"	ELKAY BI-LEVEL WATER COOLER, MODEL EZSTL8WSLK, WITH EZH20 BOTTLE FILLING STATION
P-7	MOP SINK	3/4"	3/4"	2"	1-1/2"	ZURN MOP SERVICE BASIN, MODEL Z1996-24, FAUCET: ZURN AQUASPEC WALL-MOUNT, MODEL Z843M1

NOTES:
1. PROVIDE ANGLE STOP VALVES, SUPPLY TUBING, P-TRAPS, ESCUTCHEON PLATES, CARRIERS, ETC., FOR COMPLETE INSTALLATION.
2. ALL SUPPLY AND WASTE LINES SHALL BE CONCEALED IN ADJACENT WALL, FLOOR AND CEILING, UNLESS NOTED OTHERWISE.
3. MANUFACTURER AND MODEL NUMBER LISTED AS BASIS OF DESIGN. PROVIDE INDICATED OR EQUAL THAT MEETS SCHEDULED PERFORMANCE REQUIREMENTS.

OTHER DRAINAGE AND FIXTURE SPECIALTIES

UNLESS OTHERWISE INDICATED NUMBERS ARE JAY R. SMITH. EQUAL PRODUCTS: WATTS, ZURN, JOSAM AND WADE.

CO - FINISHED FLOORS:
JAY R. SMITH FIG. 4237L CLEANOUT WITH GASKET SEAL THREADED PLUG FOR EASY REMOVAL, ADJUSTABLE ROUND EXTRA HEAVY DUTY NICKEL BRONZE TOP, FLASHING FLANGE, SPEEDI-SET OUTLET CONNECTION.

CO - TILE FLOORS:
JAY R. SMITH FIG. 4151 C.I. CLEANOUT WITH GASKET SEAL THREADED PLUG FOR EASY REMOVAL, ADJUSTABLE ROUND NICKEL BRONZE TOP RECESSED FOR TILE WITH SECURING SCREW, SPEEDI-SET OUTLET CONNECTION.

CO - CARPETED FLOORS:
JAY R. SMITH FIG. 4031-Y C.I. CLEANOUT WITH GASKET SEAL THREADED PLUG, ADJUSTABLE ROUND NICKEL BRONZE TOP COMPLETE WITH STAINLESS STEEL CARPET MARKER WITH SECURING SCREW, SPEEDI-SET OUTLET CONNECTION.

WCO - WALL CLEANOUT
JAY R. SMITH FIG. 9776 THREADED WALL CLEANOUT WITH 6" LONG, VANDAL PROOF CENTER SCREW. POLISHED STAINLESS STEEL COVER PLATE.

WATER HAMMER ARRESTORS:
JAY R. SMITH 5000 SERIES ALL STAINLESS STEEL "HYDROTROLS". INSTALL IN AN UPRIGHT POSITION AT ALL FLUSH VALVES, AND OTHER QUICK CLOSING VALVES. LOCATE AND SIZE AS INDICATED ON DRAWINGS OR IN ACCORDANCE WITH PDI STANDARD WH-201. MINIMUM OF 1 PER END OF EACH CW/HW BRANCH PIPING.

HB - HOSE BIBB
JAY R. SMITH HOSE BIBB, FIG. 5509QT OR APPROVED EQUAL. 1/4 TURN, NON-FREEZE HYDRANT WITH INTEGRAL VACUUM BRAKER AND STAINLESS STEEL BOX WITH LOCKING COVER. PROVIDE 3/4" WATER SUPPLY WITH SHUT-OFF VALVE.

FD - FLOOR DRAINS-GENERAL/RESTROOMS:
JAY R. SMITH FIG.9600 FLOOR DRAIN WITH 5" DIAMETER OR 6"x6" NICKEL BRONZE STRAINER, 3" NO-HUB OUTLET CONNECTION AND TRAP PRIMER CONNECTION.

SUMP PUMP SCHEDULE

MARK	SERVICE	GPM	HEAD FT	DISCHARGE (IN)	HP	RPM	ELECTRICAL		BASIS OF DESIGN	NOTES
							V/PH/HZ	AMPS		
SP-1	ELEVATOR	40	20	1-1/2	1/2	3450	120/1/60	8.0	LIBERTY MODEL ELV280HV	SEE BELOW

NOTES:
1. PROVIDE WITH INTEGRAL FLOAT FOR AUTOMATIC OPERATION.
2. COORDINATE CONTROL PANEL LOCATION WITH ARCHITECT/OWNER.
3. MANUFACTURER AND MODEL NUMBER ARE BASIS OF DESIGN ONLY. ACCEPTABLE ALTERNATES INCLUDE STANCOR.

GAS FIRED TANKLESS WATER HEATER SCHEDULE

MARK	TYPE	FUEL	GAS INPUT BTU/H	EFFICIENCY (%)	GPM @ 100 °F RISE	MAX GPM	MAX GAS PRESSURE (IN WC)	ELECTRICAL		BASIS OF DESIGN	NOTES
								V/PH/HZ	WATTS		
TWH-1	INDOOR	NATURAL GAS	199,000	96	3.0	9.5	10.5"	120/1/60	85	RHEEM ECOH200DVLN-2	SEE BELOW

NOTES:

1. PROVIDE ALL BRACKETS AND HARDWARE REQUIRED FOR WALL MOUNTING.
2. PROVIDE FULL-PORT BALL VALVES ON HOT AND COLD PIPING TO WATER HEATER.
3. PROVIDE SEISMIC RATED EQUIPMENT SUPPORTS.
4. PROVIDE WITH FACTORY CONTROLLER.
5. SET TEMPERATURE TO 120°F DELIVERED.
6. PROVIDE MIXING VALVE AT ALL LAVATORIES AND HAND SINKS, SET DISCHARGE TEMPERATURE TO 110°F.
7. MANUFACTURER AND MODEL NUMBER LISTED AS BASIS OF DESIGN. PROVIDE INDICATED OR EQUAL THAT MEETS SCHEDULED PERFORMANCE REQUIREMENTS.

MINI-TANK ELECTRIC WATER HEATER SCHEDULE

MARK	STORAGE CAP (GAL)	RECOVERY @ 80°F	ELECTRICAL (V/PH/HZ)	ELECTRICAL		BASIS OF DESIGN	NOTES
				NO. @ WATTS	OPERATION		
EWH-1	2.5	-	120/1/60	1@1440	NON-SIMULTANEOUS	ECCOTEMP EM-2.5	SEE BELOW

NOTES:
1. PROVIDE SHUT-OFF VALVE AT COLD WATER INTAKE.
2. PROVIDE FULL-PORT BALL VALVES ON HOT AND COLD PIPING TO WATER HEATER.
3. PROVIDE SEISMIC RATED EQUIPMENT SUPPORTS.
4. MANUFACTURER AND MODEL NUMBER LISTED AS BASIS OF DESIGN. PROVIDE INDICATED OR EQUAL THAT MEETS SCHEDULED PERFORMANCE REQUIREMENTS.

PLUMBING LEGEND

- PIPE DROP
- PIPE RISE
- PIPE CAP
- BRANCH TAKE OFF
- PIPE DROP TEE
- PIPE RISE TEE
- CHECK VALVE
- UNION
- PIPE FLANGE
- CONCENTRIC REDUCER
- FLOW ARROW
- SHUTOFF VALVE (GATE VALVE)
- SANITARY PIPING (SAN)
- SANITARY VENT PIPING (V)
- DOMESTIC COLD WATER PIPING (CW)
- DOMESTIC HOT WATER PIPING (HW)
- DOMESTIC HOT WATER RECIRC PIPING (HWR)
- NG — NATURAL GAS PIPING
- FD — FLOOR DRAIN
- SANITARY VENT THROUGH ROOF (VTR)
- CO — CLEAN OUT
- GCO — GRADE CLEAN OUT
- WCO — WALL CLEAN OUT
- HB — HOSE BIBB

PLUMBING ABBREVIATIONS

EWH-X	ELECTRIC TANK TYPE WATER HEATER DESIGNATION
TWH-X	TANKLESS GAS WATER HEATER DESIGNATION
P-X	PLUMBING FIXTURE DESIGNATION
SP-X	ELEVATOR SUMP SUMP UNIT DESIGNATION
AD	ACCESS DOOR
AHJ	AUTHORITY HAVING JURISDICTION
AP	ACCESS PANEL
AFF	ABOVE FINISHED FLOOR
DN	DOWN
(E)	EXISTING
FC	FLEXIBLE CONNECTION
GC	GENERAL CONTRACTOR
INV ELEV	INVERT ELEVATION
WPD	WATER PRESSURE DROP
TYP	TYPICAL

PLUMBING GENERAL NOTES AND SPECIFICATIONS

A. ALL PLUMBING WORK SHALL BE IN ACCORDANCE WITH INTERNATIONAL PLUMBING CODE (IPC) AND INTERNATIONAL ENERGY CONSERVATION CODE CURRENTLY ADOPTED BY THE AUTHORITY HAVING JURISDICTION.

B. PLUMBING SANITARY AND VENT PIPING SHOWN IS ONLY FOR DIAGRAMMATIC PURPOSES. COORDINATE VENT THROUGH ROOF LOCATION WITH HVAC AIR INTAKES. MAINTAIN MINIMUM CODE REQUIRED CLEARANCE TO INTAKES AND BUILDING OPENINGS.

C. PROVIDE CLEANOUTS AT THE BASE OF EACH SANITARY WASTE STACK IF TWO OR MORE LEVELS. CLEANOUTS SHALL BE SIZED TO MATCH THE PIPING BEING SERVED. FLOOR CLEANOUTS SHALL BE SPACED PER IPC AND ALL LOCAL CODES. ALSO PROVIDE CLEANOUTS IN HORIZONTAL CHANGE OF DIRECTIONS >45°.

D. THE MANUFACTURERS OF ALL EQUIPMENT SHOWN ARE THE BASIS OF DESIGN. CONTRACTOR SHALL PROVIDE EQUIPMENT OF EQUAL SPECIFICATIONS AND PERFORMANCE.

E. COORDINATE UNDERGROUND PIPING INVERT ELEVATIONS WITH STRUCTURAL FOOTING ELEVATIONS AND CIVIL INVERT CONNECTIONS PRIOR TO ANY UNDERGROUND PIPING INSTALLATIONS.

F. VALVES AND FITTINGS SHALL BE THE SAME SIZE AS THE PIPING WHERE THEY ARE LOCATED UNLESS NOTED OTHERWISE.

G. THE CONTRACTOR SHALL ROUGH-IN ALL WASTE AND WATER SUPPLIES FOR FIXTURES AND PERFORM FINAL CONNECTIONS AS NEEDED.

H. ALL FLOOR DRAINS SHALL BE PROVIDED WITH TRAP PRIMER CONNECTIONS. UNLESS NOTED OTHERWISE.

I. REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATIONS AND ELEVATIONS OF ALL PLUMBING FIXTURES.

J. PROVIDE THERMAL INSULATION FOR HOT WATER, HOT WATER RECIRCULATION AND COLD WATER PIPING IN ACCORDANCE WITH THE INTERNATIONAL ENERGY CONSERVATION CODE.

K. HOT, COLD & RECIRCULATING WATER PIPING 1" AND SMALLER SHALL COPPER OR PEX PIPING ACCORDING TO ASTM F 876 WITH ASTM F 1807 METAL INSERT AND COPPER CRIMP RING FITTINGS. WITH APPROPRIATE FITTINGS AND CONNECTIONS. NO "SHARK BITE" FITTINGS WILL BE ALLOWED.

L. INSTALL HANGERS FOR PEX TUBING EVERY 32".

M. HOT, COLD & RECIRCULATING WATER PIPING 1-1/4" AND LARGER SHALL BE ONE OF THE FOLLOWING OR MATERIALS CONFORMING TO IPC SECTION 605.4 WATER DISTRIBUTION PIPING:
1. COPPER TUBING CONFORMING TO ASTM B-88 WITH SWEAT JOINTS AND CAST OR WROUGHT FITTINGS. JOINTS SHALL BE MADE WITH LEAD FREE SOLDER, J.W. HARRIS "BRIDGIT" OR EQUAL
2. CPVC CONFORMING TO ASTM D284. JOINTS MADE PER MANUFACTURER'S REQUIREMENTS CONSISTING OF PRIMER AND SOLVENT CONFORMING TO ASTM F493.

N. ALL SANITARY, WASTE AND VENT PIPING SERVING SHALL BE SCHEDULE 40 PVC-DWV PIPE AND FITTINGS WITH SOLVENT CEMENT JOINTS, PER ASTM D-1785 AND D-2665. ALL PIPE AND FITTINGS SHALL BE MANUFACTURED IN THE UNITED STATES AND CONFORM TO NSF-14. PVC PIPING SHALL NOT BE LOCATED IN RETURN AIR PLENUM SPACES. CELLULAR-CORE PVC SHALL BE PERMITTED UPON OWNER/ENGINEER APPROVAL.

O. ALL PIPING ABOVE GRADE SHALL BE PROPERLY SUPPORTED BY THE BUILDING STRUCTURE AND SHALL NOT REST ON CEILING TILES OR CEILING STRUCTURE. WATER PIPING SHALL BE HUNG USING COPPER LOOP HANGERS WITH INSULATION AND PIPE SADDLES OVER COPPER PIPING. SANITARY AND VENT PIPING SHALL BE HUNG USING GALVANIZED LOOP HANGERS FOR CAST IRON OR PVC PIPING.

P. WATER PIPING ROUTED IN EXTERIOR WALLS SHALL BE ROUTED ON THE HEATED SIDE (INSIDE) OF WALL INSULATION.

Q. SANITARY AND DRAINAGE PIPING 2" AND SMALLER SHALL BE SLOPED AT 1/4" PER FOOT MINIMUM, PIPING 3" AND LARGER SHALL BE SLOPED AT 1/8" PER FOOT MINIMUM, UNLESS SHOWN OTHERWISE ON THE PLANS.

R. TOPS OF ALL FLOOR DRAINS AND CLEAN OUTS SHALL BE SET FLUSH WITH FINISHED FLOOR.

S. LOCATE ALL SECTIONAL OR MAIN CONTROL VALVES WITHIN 1'-0" FROM ACCESS PANELS, CEILING TILES, OR OTHER POINT OF ACCESS.

T. ALL COLD WATER, HOT WATER AND DRAIN PIPING AT HANDICAPPED FIXTURES SHALL BE INSULATED WITH HANDI-LAV GUARD MODELS 102 AND 105 INSULATION KITS.

U. ALL EXPOSED PIPING PENETRATING CEILINGS AND WALLS SHALL BE INSTALLED WITH CHROME-PLATED ESCUTCHEONS AT THE PENETRATION. ALL PIPING PENETRATING EXTERIOR WALLS AND ROOFS SHALL BE FLASHED IN AN APPROVED MANNER AND SHALL BE PROTECTED AS REQUIRED BY LOCAL CODE AUTHORITY.

V. PROVIDE WATER HAMMER ARRESTORS SIZED PER PDI SPECIFICATIONS ON ALL DOMESTIC WATER LINES AND/OR WHERE NOTED ON THE DRAWINGS.

W. SHOP DRAWINGS SHALL BE SUBMITTED TO AND REVIEWED BY THE ARCHITECT/OWNER PRIOR TO ORDERING, PURCHASING, OR FABRICATING ANY EQUIPMENT OR SYSTEMS. SHOP DRAWINGS SHALL INCLUDE: ALL EQUIPMENT SCHEDULED ON THE DRAWINGS; PLUMBING FIXTURES AND TRIM; WATER HEATERS AND ACCESSORIES.

X. CONTRACTOR SHALL COORDINATE ELECTRICAL CHARACTERISTICS AND REQUIREMENTS OF ALL PLUMBING EQUIPMENT WITH THE ELECTRICAL DRAWINGS, AND SHALL FURNISH EQUIPMENT WIRED FOR THE VOLTAGES SHOWN THEREIN.

Y. ALL PIPE PENETRATIONS OF FIRE AND/OR SMOKE-RATED ASSEMBLIES SHALL BE FIRE-STOPPED AS REQUIRED TO RESTORE ASSEMBLY TO ORIGINAL INTEGRITY. FIRE BARRIER PRODUCTS SHALL BE AS MANUFACTURED BY 3M COMPANY, CP25 CAULK, CS195 COMPOSITE PANEL, FS195 WRAP/STRIP, OR PSS 7900 SERIES SYSTEMS AS RECOMMENDED BY MANUFACTURER FOR PARTICULAR APPLICATION, OR EQUIVALENT SYSTEM AS APPROVED BY LOCAL CODE OFFICIALS.

Z. PERFORM CORING, CUTTING , FITTING REPAIRING AND FINISHING OF THE WORK NECESSARY FOR THE INSTALLATION OF THE EQUIPMENT ON THIS PROJECT. HOWEVER, NO CUTTING OF THE WORK OF OTHER TRADES OR OF ANY STRUCTURAL MEMBER SHALL BE DONE WITHOUT THE CONSENT OF THE ARCHITECT AND PROPERTY MANAGER. PROPERLY FILL, SEAL, FIREPROOF AND WATERPROOF ALL OPENINGS, SLEEVES, AND HOLES IN SLABS. FURNISH AND INSTALL ALL REQUIRED SLEEVES AND INSERTS.

AA. ALL FLOOR PENETRATIONS THROUGH CONCRETE SLABS MUST BE CORE-BORED OR SAWCUT, SLEEVED, SEALED, FIRESTOPPED AND WATERPROOFED. ALL PIPING SLEEVES SHALL EXTEND A MINIMUM OF 4" ABOVE FINISHED FLOOR.

AB. TESTING OF ALL WATER PIPING AND DRAINAGE PIPING SHALL FOLLOW THE LATEST ADOPTED EDITION OF THE INTERNATIONAL PLUMBING CODE AND ALL STATE AMENDMENTS.

AC. PROTECTION OF THE WATER SUPPLY SYSTEM FOR THIS FACILITY SHALL MEET THE BACKFLOW PREVENTION DEVICE REQUIREMENTS OF THE IPC (CURRENTLY ADOPTED), SECTION 608.

AD. THE SANITARY AND WASTE INVERT ELEVATIONS PROVIDED ARE FOR REFERENCE ONLY. EXISTING PLANS DO NOT INDICATE PIPE INVERT ELEVATIONS FOR EXISTING SANITARY AND WASTE PIPING SYSTEMS. THE CONTRACTOR SHALL VERIFY EXISTING PIPE INVERT ELEVATIONS WITH CIVIL SITE DRAWINGS AND PROVIDE A SHOP DRAWING INDICATING SITE CONDITIONS PRIOR TO CONSTRUCTION.

AE. ALL MATERIALS LOCATED WITHIN THE CEILING RETURN AIR PLENUM SHALL BE NONCOMBUSTIBLE AND SHALL HAVE A FLAME SPREAD INDEX OF NOT MORE THAN 25 AND A SMOKE DEVELOPED INDEX OF NOT MORE THAN 50 WHEN TESTED IN ACCORDANCE WITH ASTM E 84.

AF. NATURAL GAS OR LP GAS PIPING:
1. BALL VALVE: BRONZE BODY, RATED FOR 150 PSI AT 365°F, 250 PSI AT 250°F, REINFORCED TFE SEAT, STEM SEAL AND THRUST WASHER; END ENTRY, THREADED ENDS, UL-LISTED FOR NATURAL OR LP GAS SHUT OFF SERVICE WHEN USED ON THOSE SERVICES
2. FLEXIBLE CONNECTORS WITH TEFLON CORE, INTERLOCKED GALVANIZED STEEL PROTECTIVE CASING, AGA CERTIFIED DESIGN.
3. TEST SHALL BE MADE IN ACCORDANCE WITH SECTION 406 OF THE INTERNATIONAL FUEL GAS CODE. THE SYSTEM SHALL BE TESTED AT A MINIMUM OF 1.5 TIMES MAXIMUM WORKING PRESSURE, BUT NOT LESS THAN 3 PSIG.
4. PIPING INSTALLED OUTDOORS SHALL BE ELEVATED NOT LESS THAN 3-1/2 INCHES ABOVE GROUND AND ROOF SURFACES. PIPING INSTALLED ABOVE GROUND, OUTDOORS, AND INSTALLED ACROSS THE SURFACE OF ROOFS SHALL BE SECURELY SUPPORTED AND LOCATED WHERE IT WILL BE PROTECTED FROM PHYSICAL DAMAGE. WHERE PASSING THROUGH AN OUTSIDE WALL, THE PIPING SHALL BE PROTECTED AGAINST CORROSION BY COATING OR WRAPPING WITH AN INERT MATERIAL. WHERE PIPING IS ENCASED IN A PROTECTIVE PIPE SLEEVE, THE ANNULAR SPACE BETWEEN THE PIPING AND THE SLEEVE SHALL BE SEALED.

AG. PER THE INTERNATIONAL BUILDING CODE (IBC), PLUMBING EQUIPMENT AND COMPONENTS, INCLUDING SUPPORTS AND ATTACHMENTS, SHALL BE DESIGNED FOR SEISMIC FORCES IN ACCORDANCE WITH CHAPTER 13 OF ASCE 7-16. WHERE DESIGN FOR SEISMIC AND WIND LOADS ARE REQUIRED, THE MORE DEMANDING FORCE MUST BE USED. FOR ALL COMPONENTS REQUIRING SEISMIC RESTRAINT, THE COMPONENT SUPPORTS AND ATTACHMENTS SHALL BE DESIGNED BY A REGISTERED DESIGN PROFESSIONAL OR BE ACCOMPANIED BY THE APPROPRIATE ICC/ES EVALUATION REPORT. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT SUCH DESIGN AND INSTALLATION ARE IN ACCORDANCE WITH THE IBC REQUIREMENTS.

AH. ALL PLUMBING EQUIPMENT AND SYSTEMS SHALL BE GUARANTEED FOR A MINIMUM PERIOD OF ONE YEAR AFTER FINAL ACCEPTANCE.

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SOUTH CAROLINA — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC — No. 5279 — CERTIFICATE OF AUTHORIZATION

SOUTH CAROLINA — PROFESSIONAL ENGINEER — 1/30/2025 — No. 32445 — JOHN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

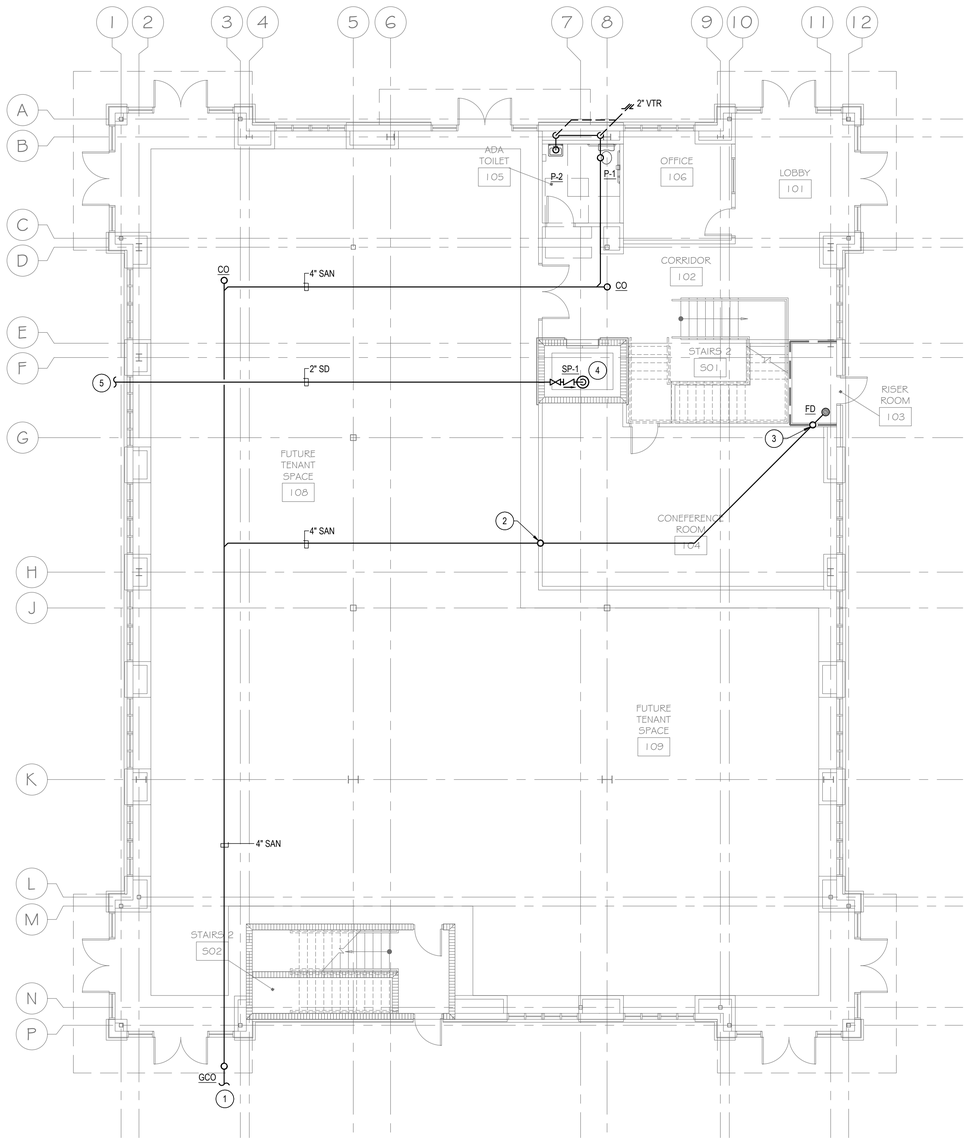
SHEET NAME:
PLUMBING - LEGEND, ABBREVIATIONS, NOTES & SPECIFICATIONS

REVISION DESCRIPTION	DATE
1	

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

P000
SHEET NO.

SCALE: 1/2" = 1'-0"
SCALE: 3/8" = 1'-0"
SCALE: 1/4" = 1'-0"
SCALE: 3/16" = 1'-0"
SCALE: 1/8" = 1'-0"
SCALE: 1/16" = 1'-0"



1 SANITARY & VENT PIPING PLAN - 1ST FLOOR
1/8" = 1'-0"

GENERAL DRAWING NOTES

A. PIPE INVERT ELEVATIONS PROVIDED ON PLANS ARE FOR REFERENCE ONLY.

B. REFER TO PLUMBING FIXTURE SCHEDULE FOR FIXTURE DOMESTIC WATER, SANITARY AND VENT PIPING CONNECTION SIZES.

C. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION, SIZES AND ANY RELATED INFORMATION NEEDED TO CONNECT TO EXISTING UTILITIES.

DRAWING NOTES (#)

1. 4" SANITARY TO SITE UTILITY MAIN, SEE CIVIL DRAWINGS FOR CONTINUATION, TYP.
2. 4" SANITARY UP TO 2ND FLOOR.
3. 2"V UP TO SECOND FLOOR.
4. 2" SUMP PUMP DISCHARGE WITH SHUT-OFF VALVE AND CHECK VALVE. INSTALL PER MANUFACTURER'S GUIDELINES. PUMP DISCHARGE PIPING SHALL BE GALVANIZED STEEL, GALVANIZED WROUGHT IRON, COPPER, OR OTHER MATERIAL APPROVED BY THE AUTHORITY HAVING JURISDICTION.
5. CONNECT 2" SD TO STORM DRAIN, COORDINATE WITH ARCHITECT AND CIVIL SITE DRAWINGS.

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HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
1/30/2025
No. 32445
JOHN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
PLUMBING - SANITARY & VENT PLAN - 1ST FLOOR

REVISION	DESCRIPTION	DATE
1		

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

P101
SHEET NO.

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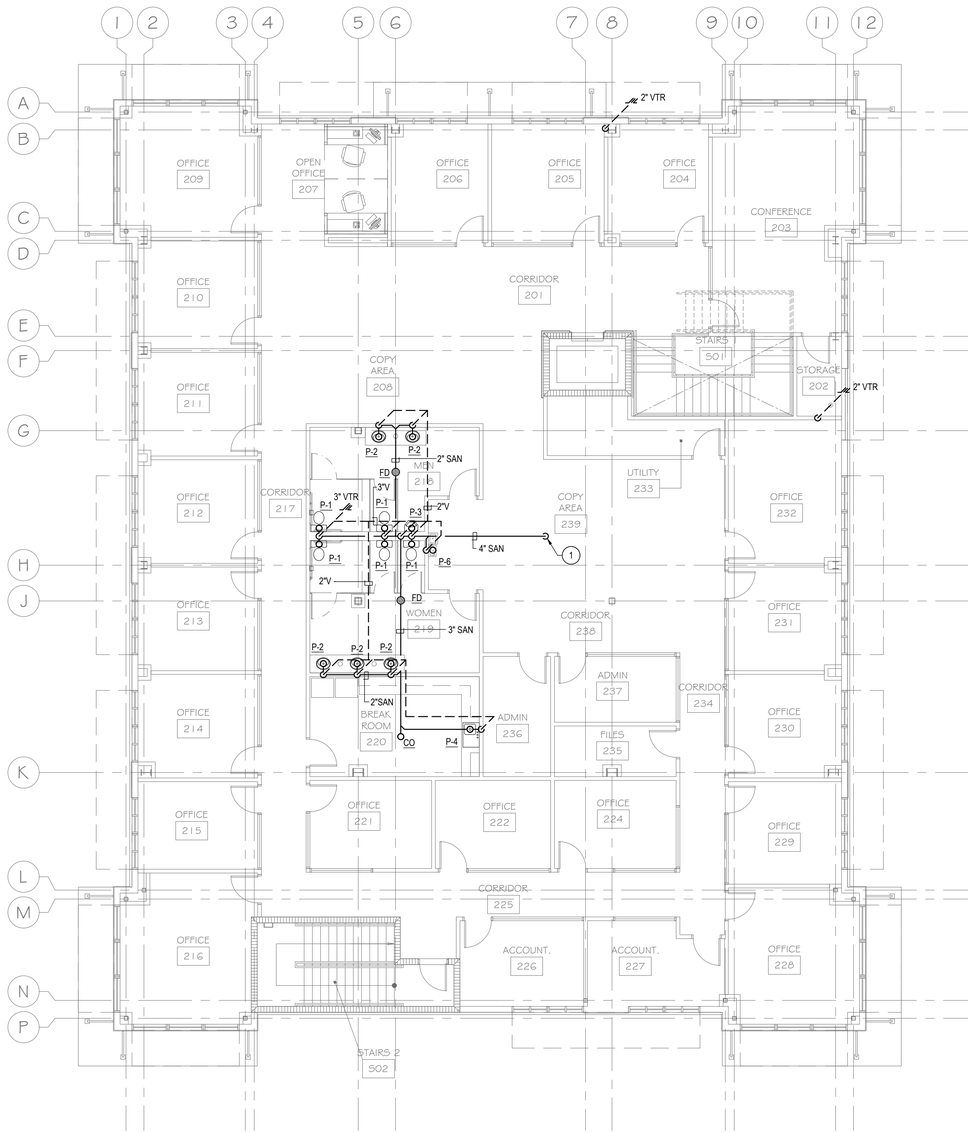
SCALE: 1/2" = 1'-0"
SCALE: 3/8" = 1'-0"
SCALE: 1/4" = 1'-0"
SCALE: 3/16" = 1'-0"
SCALE: 1/8" = 1'-0"
SCALE: 1/16" = 1'-0"



2 SANITARY & VENT PIPING PLAN - 2ND FLOOR
1/8" = 1' - 0"

GENERAL DRAWING NOTES

A. PIPE INVERT ELEVATIONS PROVIDED ON PLANS ARE FOR REFERENCE ONLY.

B. REFER TO PLUMBING FIXTURE SCHEDULE FOR FIXTURE DOMESTIC WATER, SANITARY AND VENT PIPING CONNECTION SIZES.

C. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION, SIZES AND ANY RELATED INFORMATION NEEDED TO CONNECT TO EXISTING UTILITIES.

DRAWING NOTES (#)

1. 4" SANITARY DOWN TO FIRST FLOOR.

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No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
No. 32445
JOHN D GOERLING
1/30/2025

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
PLUMBING - SANITARY & VENT PLAN - 2ND FLOOR

REVISION DESCRIPTION	DATE
1	

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

P102
SHEET NO.

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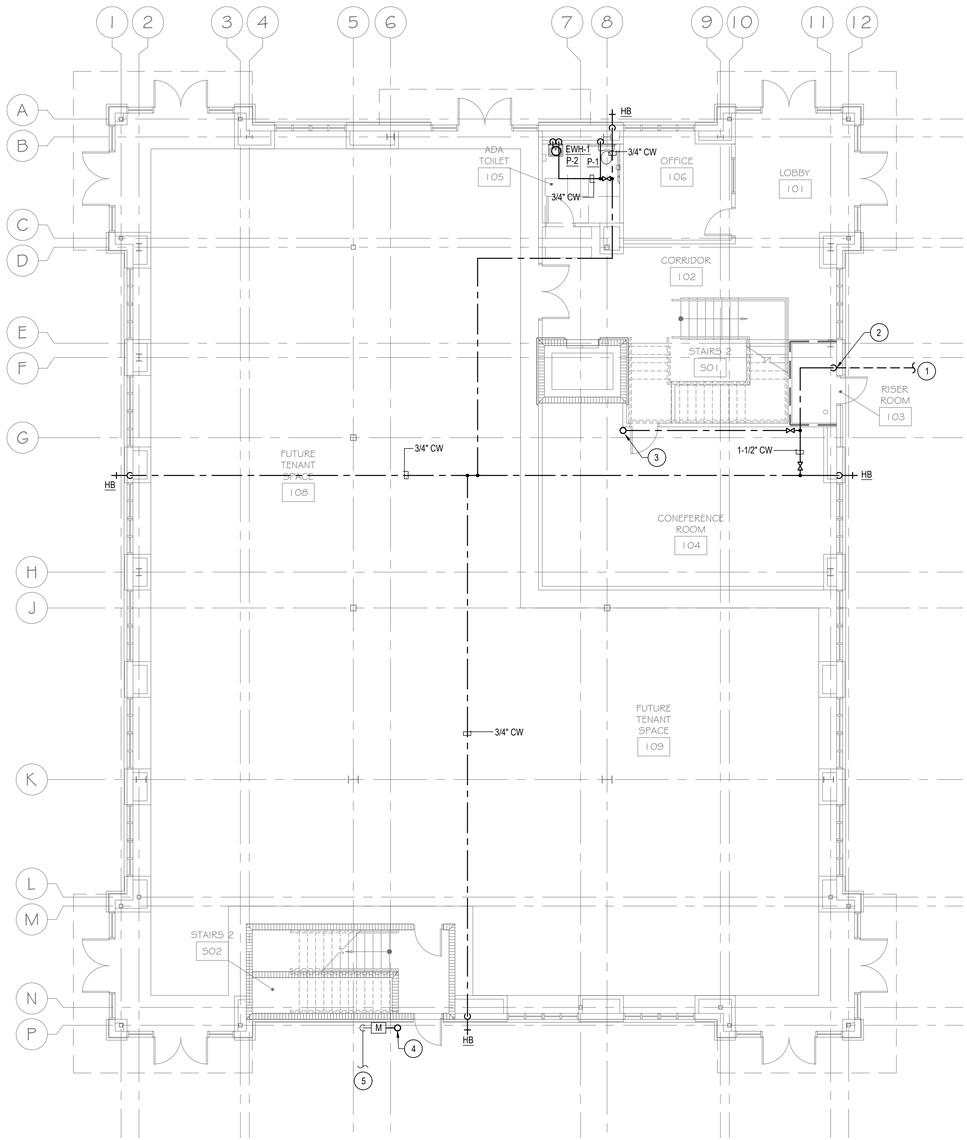
SCALE: 1/2" = 1'-0"
SCALE: 3/8" = 1'-0"
SCALE: 1/4" = 1'-0"
SCALE: 3/16" = 1'-0"
SCALE: 1/8" = 1'-0"
SCALE: 1/16" = 1'-0"



1 DOMESTIC WATER & GAS PIPING PLAN - 1ST FLOOR
1/8" = 1' - 0"

GENERAL DRAWING NOTES

A. PIPE INVERT ELEVATIONS PROVIDED ON PLANS ARE FOR REFERENCE ONLY.

B. REFER TO PLUMBING FIXTURE SCHEDULE FOR FIXTURE DOMESTIC WATER, SANITARY AND VENT PIPING CONNECTION SIZES.

C. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION, SIZES AND ANY RELATED INFORMATION NEEDED TO CONNECT TO EXISTING UTILITIES.

DRAWING NOTES (#)

1. INCOMING 1-1/2" DOMESTIC COLD WATER FROM SITE UTILITY MAIN, SEE CIVIL DRAWINGS FOR CONTINUATION.
2. DOMESTIC WATER SERVICE RISER, SEE DETAIL 1/P501.
3. 1-1/2" CW UP THRU SLEEVE PENETRATION, TYP. SEE P202 FOR CONTINUATION.
4. 1-1/2" NG UP TO ROOF, SUPPORT PIPING PER IFGC, TYP.
5. INCOMING 1-1/2" NATURAL GAS WITH GAS METER BY UTILITY, TOTAL CONNECTED LOAD = 479 CFH, PRESSURE = LESS THAN 2 PSI, PD = 0.5 IN W.C., SG = 0.6. COORDINATE LOCATION WITH LOCAL UTILITY COMPANY.

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HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
1/30/2025
No. 32445
JONATHAN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
PLUMBING - DOMESTIC WATER PLAN - 1ST FLOOR

REVISION	DESCRIPTION	DATE
1		

DRAWN BY: JMP
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DATE: JANUARY 30,2025
PROJECT # : 24-100

P201
SHEET NO.

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SCALE: 1/2" = 1'-0"

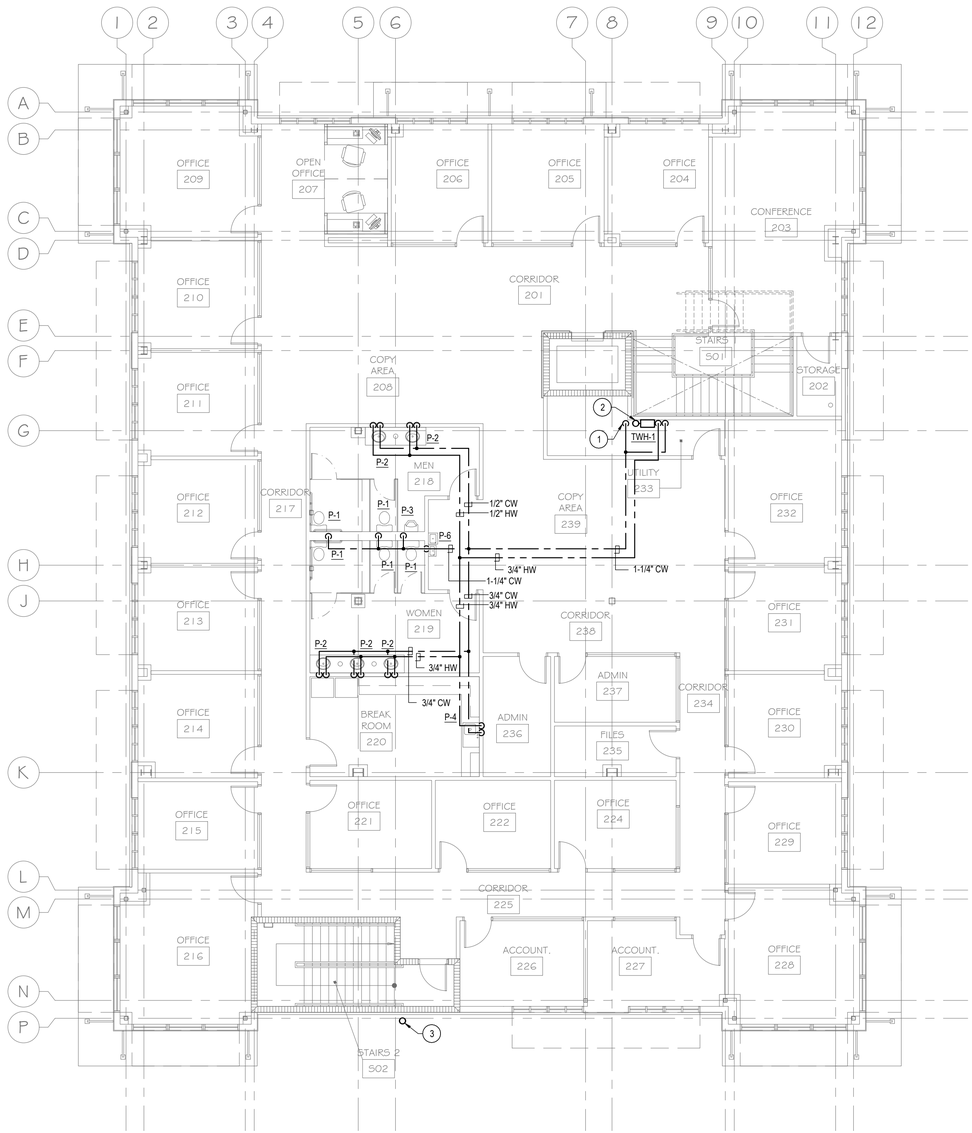
SCALE: 3/8" = 1'-0"

SCALE: 1/4" = 1'-0"

SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"



2 DOMESTIC WATER & GAS PLAN - 2ND FLOOR
1/8" = 1'-0"

GENERAL DRAWING NOTES

A. PIPE INVERT ELEVATIONS PROVIDED ON PLANS ARE FOR REFERENCE ONLY.

B. REFER TO PLUMBING FIXTURE SCHEDULE FOR FIXTURE DOMESTIC WATER, SANITARY AND VENT PIPING CONNECTION SIZES.

C. CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION, SIZES AND ANY RELATED INFORMATION NEEDED TO CONNECT TO EXISTING UTILITIES.

DRAWING NOTES (#)

1. 1-1/2" CW UP FROM 1ST FLOOR. PROVIDE SHUT-OFF VALVE IN RISER.
2. 1-1/4" NG FROM ROOF TO SERVE TWH-1.
3. 1-1/2" NG UP/DN.

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No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
No. 32445
JOHN D GOERLING
1/30/2025

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
PLUMBING - DOMESTIC WATER & GAS PLAN - 2ND FLOOR

REVISION DESCRIPTION	DATE
1	

DRAWN BY: JMP
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DATE: JANUARY 30,2025
PROJECT # : 24-100

P202
SHEET NO.

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0 1' 2' 4'
SCALE: 1/2" = 1'-0"

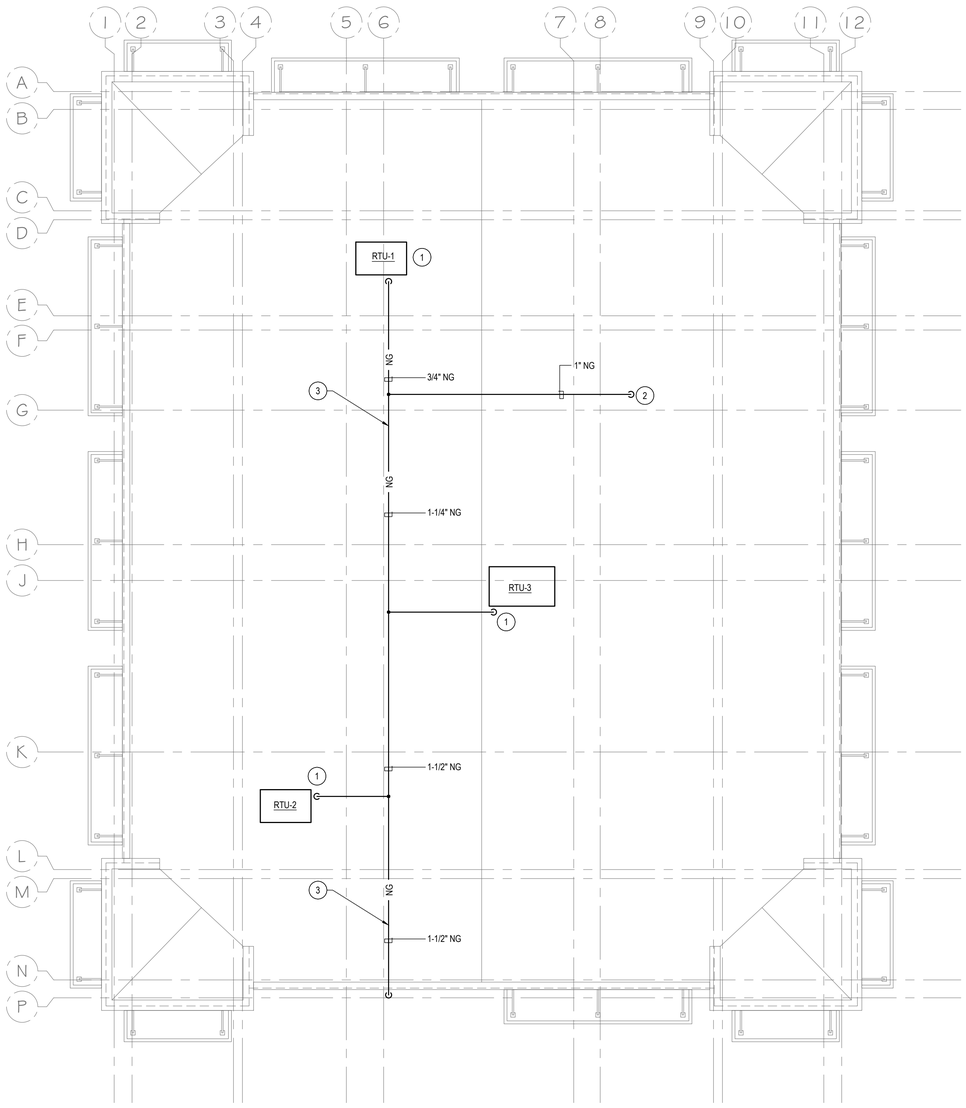
0 1'-4" 2'-8" 5'-4"
SCALE: 3/8" = 1'-0"

0 2' 4' 8'
SCALE: 1/4" = 1'-0"

0 2'-8" 5'-4" 10'-8"
SCALE: 3/16" = 1'-0"

0 4' 8' 16'
SCALE: 1/8" = 1'-0"

0 8' 16' 32'
SCALE: 1/16" = 1'-0"



3 GAS PLAN - ROOF
1/8" = 1' - 0"

DRAWING NOTES

1. COORDINATE CONNECTION REQUIREMENTS WITH MECHANICAL, REFER TO DETAIL 7/P501.
2. 1" NG DOWN TO 2ND FLOOR TO SERVE TWH-1.
3. PROVIDE SEISMIC RATED ROOF PIPE SUPPORTS, MIFAB OR EQUAL PER IFGC, TYP.

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HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279
CERTIFICATE OF AUTHORIZATION

SOUTH CAROLINA
LICENSED PROFESSIONAL ENGINEER
1/30/2025
No. 32445
JONATHAN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
PLUMBING - GAS PLAN - ROOF

REVISION DESCRIPTION	DATE
1	

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

P203
SHEET NO.

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SCALE: 1/2" = 1'-0"
SCALE: 3/8" = 1'-0"
SCALE: 1/4" = 1'-0"
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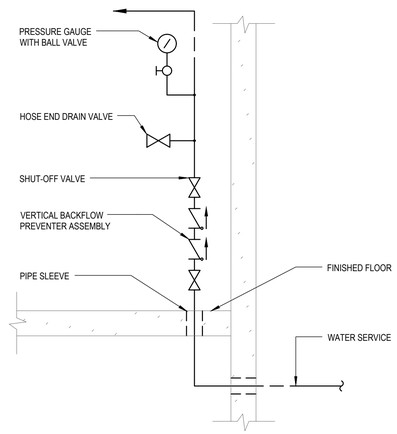
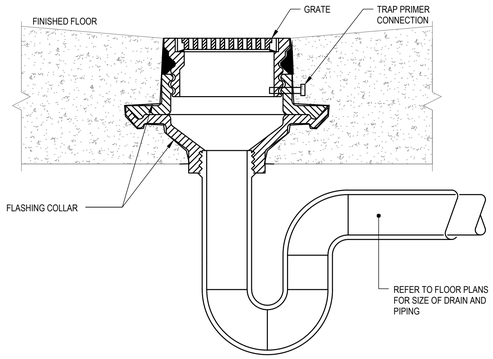
SCALE: 3/16" = 1'-0"
SCALE: 1/16" = 1'-0"

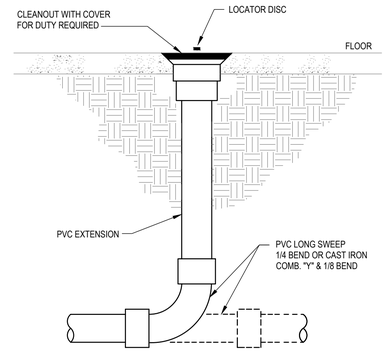


NOTES:
1. COORDINATE BACKFLOW WITH CIVIL SITE DRAWINGS AND LOCAL UTILITY. DETAIL IS TYPICAL (IF APPLICABLE).

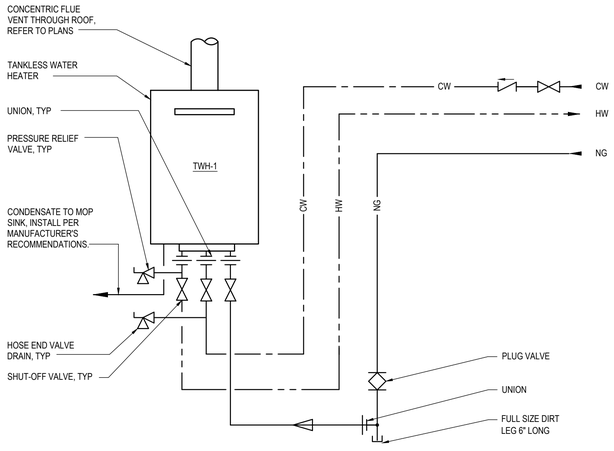
1 DETAIL - TYPICAL DOMESTIC WATER SERVICE
NTS



2 DETAIL - TYPICAL FLOOR DRAIN
NTS

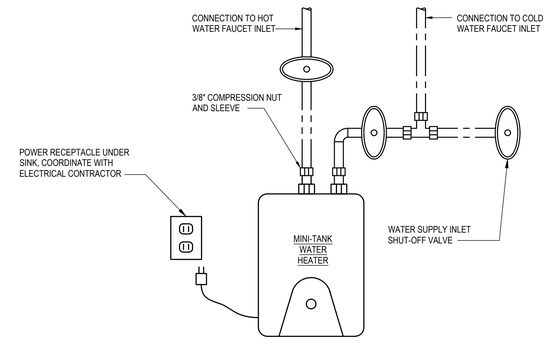


3 DETAIL - TYPICAL FLOOR CLEANOUT
NTS

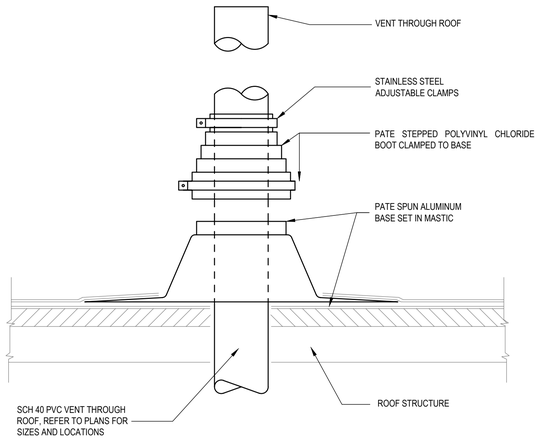


NOTES:
1. CONTRACTOR SHALL PROVIDE ALL PIPING IN REFERENCE WITH THE MANUFACTURER'S RECOMMENDATIONS. PIPING DIAGRAM ABOVE IS TYPICAL.
2. COORDINATE INCOMING GAS PRESSURE WITH PLUMBING CONTRACTOR. PLUMBING CONTRACTOR SHALL PROVIDE A GAS MANIFOLD IF NEEDED.
3. PROVIDE WATER FILTRATION KIT ON THE DOMESTIC WATER CONNECTION AT EACH UNIT.

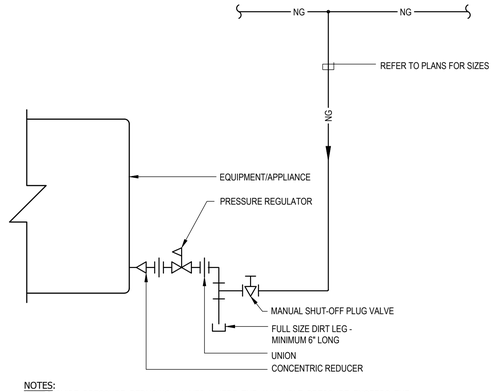
4 DETAIL - TYPICAL GAS FIRED TANKLESS WATER HEATER
NTS



5 DETAIL - TYPICAL ELECTRIC MINI-TANK WATER HEATER
NTS

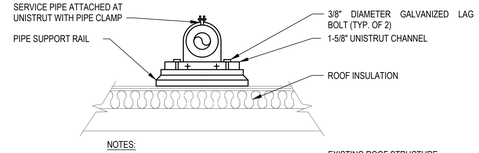


6 DETAIL - TYPICAL VENT THROUGH ROOF
NTS



NOTES:
1. PROVIDE PRESSURE REDUCING VALVES WHERE THE AVAILABLE PRESSURE EXCEEDS THE EQUIPMENT'S MAXIMUM ALLOWABLE PRESSURE. WHERE REQUIRED, VENTS TO OUTDOORS FOR GAS PRESSURE REGULATORS AND GAS PRESSURE SWITCHES SHALL BE COORDINATED WITH ARCHITECT AND IN ACCORDANCE WITH THE INTERNATIONAL FUEL GAS CODE.
2. THE SEDIMENT TRAP SHALL HAVE PRESSURE REGULATOR FITTING PER IFGC, SECTION 410.2.
3. IF APPLIANCE DOES NOT HAVE A PRESSURE TEST PORT, A TEE FITTING SHALL BE INSTALLED DOWNSTREAM OF THE PRESSURE REGULATOR PER IFGC, SECTION 410.2.

7 DETAIL - TYPICAL GAS CONNECTION AT EQUIPMENT
NTS



NOTES:
1. ALL STEEL PIPE SUPPORTS SHALL BE HOT DIPPED GALVANIZED WITH TWO COATS OF BITUMASTIC PAINT.
2. PROVIDE MIFAB C10 OR EQUIVALENT

8 DETAIL - TYPICAL PIPE ROOF SUPPORT
NTS

HENSLEY & GOERLING
CONSULTING ENGINEERS, LLC
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Electrical: dwhensley@hgcemg.com (843.437.1390)

SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER — 1/30/2025 — No. 32445 — JONATHAN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
PLUMBING - DETAILS

REVISION DESCRIPTION	DATE

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

P501
SHEET NO.

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0 1' 2' 4'
SCALE: 1/2" = 1'-0"

0 1'-4" 2'-8" 5'-4"
SCALE: 3/8" = 1'-0"

0 2' 4' 8'
SCALE: 1/4" = 1'-0"

0 2'-8" 5'-4" 10'-8"
SCALE: 3/16" = 1'-0"

0 4' 8' 16'
SCALE: 1/8" = 1'-0"

0 8' 16' 32'
SCALE: 1/16" = 1'-0"

MECHANICAL LEGEND

- CD — CONDENSATE PIPING
- RL/RS — REFRIGERANT PIPING
- PIPE DROP
- PIPE RISE
- PIPE CAP
- BRANCH TAKE OFF
- PIPE DROP TEE
- PIPE RISE TEE
- SHUTOFF VALVE
- SUPPLY AIR DEVICE
- RETURN AIR DEVICE
- EXHAUST AIR DEVICE
- EXHAUST FAN
- DUCT RISER
- VD — SQUARE OR RECTANGULAR DUCT BRANCH TAKE OFF FITTING
- VD — ROUND SPIN-IN TAKE-OFF FITTING (SINGLE LINE)
- VD — ROUND SPIN-IN TAKE-OFF FITTING
- 8"Ø OR 10x8 — DUCT (INSIDE DIMENSIONS: DIAMETER OR WIDTH x DEPTH)
- D — SMOOTH RADIUS ELBOW(D=1)
- METERED ELBOW W/TURNING VANES
- SQUARE TO ROUND TRANSITION
- M — MOTOR OPERATED DAMPER
- VD — VOLUME DAMPER(STAND OFF BRACKET AS REQUIRED).
- AIR FLOW ARROW
- X CFM / SIZE — AIR DEVICE TAG
- T xxx.x — THERMOSTAT DEVICE
- FLEXIBLE DUCTWORK (MAX 6' LENGTH)
- POINT OF CONNECTION
- POINT OF DISCONNECT

MECHANICAL ABBREVIATIONS

AHU-X	AIR HANDLING UNIT DESIGNATION
EF-X	EXHAUST FAN UNIT DESIGNATION
HP-X	HEAT PUMP UNIT DESIGNATION
RTU-X	ROOF TOP UNIT DESIGNATION
AD	ACCESS DOOR
AP	ACCESS PANEL
ADP	AIR PRESSURE DROP
AFF	ABOVE FINISHED FLOOR
AHJ	AUTHORITY HAVING JURISDICTION
BD	BACKDRAFT DAMPER
BOD	BOTTOM OF DUCT
CD	CONDENSATE PIPING
DG	DOOR GRILLE
DB	DRY BULB
DN	DOWN
EA	EXHAUST AIR
(E)	EXISTING
EAT	ENTERING AIR TEMPERATURE
EWT	ENTERING WATER TEMPERATURE
FD	FIRE DAMPER
FSD	FIRE/SMOKE DAMPER
FC	FLEXIBLE CONNECTION
GC	GENERAL CONTRACTOR
LAT	LEAVING AIR TEMPERATURE
LWT	LEAVING WATER TEMPERATURE
NIS	NOT IN SCOPE
OA	OUTSIDE AIR
RA	RETURN AIR
RG	RETURN GRILLE
RL/RS	REFRIGERANT LIQUID AND SUCTION PIPING
SA	SUPPLY AIR
TOD	TOP OF DUCT
WPD	WATER PRESSURE DROP

MECHANICAL GENERAL NOTES AND SPECIFICATIONS

A. FABRICATE ALL DUCTWORK IN ACCORDANCE WITH SMACNA STANDARDS. ALL DUCTWORK SHALL BE A MINIMUM OF 26 GAUGE.

B. PROVIDE ACCESS DOORS IN INACCESSIBLE CEILINGS TO ACCESS MEP DEVICES ABOVE CEILINGS NOT OTHERWISE ACCESSIBLE.

C. INSTALL FLEXIBLE DUCTS IN ACCORDANCE WITH SMACNA STANDARDS AND PROJECT SPECIFICATIONS.

D. MAXIMUM ALLOWED FLEXIBLE DUCT LENGTH SHALL NOT EXCEED SIX (6) FEET.

E. PROVIDE MANUAL VOLUME DAMPERS AT EACH DUCT BRANCH LEADING TO AN OUTLET/INLET OPENING. INSTALL DAMPERS AT MAIN DUCT CONNECTIONS. BALANCE, LOCK, AND TAG HANDLE WITH ORANGE RIBBON OR SOME SORT OF VISIBLE TAGGING TAPE.

F. DUCT PRESSURE CLASSIFICATION SHALL BE AS INDICATED ON THE DRAWINGS AND SPECIFICATIONS. IF NOT INDICATED, IT SHALL BE AS FOLLOWS:

1. SUPPLY DUCTS : 2" POSITIVE
2. RETURN DUCTS: 2" NEGATIVE
3. EXHAUST DUCTS: 2" NEGATIVE

G. SEAL WITH GRAY WATER BASED DUCT SEALANT.

H. REFER TO AIR DEVICE SCHEDULE FOR INLET DUCT SIZES UNLESS OTHERWISE INDICATED.

I. VERIFY ARCHITECTURAL REFLECTED CEILING PLANS IN THE FIELD FOR EXACT LAYOUT LOCATION OF ALL CEILING GRILLES & DIFFUSERS, COORDINATE WITH ALL OTHER TRADES FOR THEIR LAYOUTS.

J. COORDINATE FINAL EQUIPMENT/FIXTURE LOCATIONS WITH THE GENERAL CONTRACTOR. THE LOCATION AS INDICATED ON THE DRAWING IS APPROXIMATE. INSTALL ALL MECHANICAL EQUIPMENT SUCH THAT MANUFACTURER'S MAINTENANCE AREA IS CLEAR, AND EASILY ACCESSIBLE.

K. COORDINATE ALL ROOF PENETRATION SIZES AND LOCATIONS WITH APPROVED EQUIPMENT SHOP DRAWINGS. ROOF REPAIR/FLASHING BY OTHERS.

L. ALL ROOFTOP EQUIPMENT SHALL BE INSTALLED A MINIMUM OF 10'-0" FROM THE INSIDE OF PARAPET WALL IN ACCORDANCE WITH THE APPLICABLE MECHANICAL CODE.

M. COORDINATE ALL MECHANICAL, PLUMBING AND ELECTRICAL WORK & EQUIPMENT WITH STRUCTURAL MEMBERS, ELECTRICAL WORK, FIXTURES AND ALL OTHER TRADES.

N. DO NOT ROUTE ANY WET PIPING THROUGH ELECTRICAL, COMMUNICATION OR ELEVATOR EQUIPMENT ROOMS.

O. RUN ALL PIPING CONCEALED ABOVE CEILING EXCEPT WHERE INDICATED.

P. PROVIDE INSULATED TRAPPED CONDENSATION DRAIN PIPING, WITH AIR GAPS, FROM COOLING COIL DRAIN PANS TO NEAREST STORM DRAIN OR TO OUTSIDE AS INSTRUCTED BY THE ENGINEER, AND/OR AS SHOWN ON THE PLANS.

Q. PROVIDE FLEXIBLE DUCT FLEXIBLE CONNECTION BETWEEN EACH DUCT FAN CONNECTION, MINIMUM 6".

R. PROVIDE VFD'S, STARTERS AND DISCONNECT SWITCHES FOR ALL MECHANICAL EQUIPMENT WHICH COMPLY WITH SPECIFICATIONS FOR MANUFACTURER, QUALITY, CONFORMANCE AND OPTIONS.

S. PROVIDE FIRE/SMOKE DAMPERS AT ALL DUCT PENETRATIONS OF ALL FIRE/SMOKE RATED ASSEMBLIES, TO MAINTAIN THE INTEGRITY OF THE ASSOCIATED FIRE/SMOKE ASSEMBLY.

T. FIRESTOP/SMOKESTOP AND SLEEVE ALL PENETRATIONS THROUGH FIRE/SMOKE RATED ASSEMBLIES. REFER TO LIFE SAFETY PLANS FOR RATED ASSEMBLIES AND LOCATIONS.

U. PROVIDE ALL CONCEALED SUPPLY AND RETURN DUCTWORK WITH 2" FOIL FACED FIBERGLASS WRAP INSULATION, FSK TAPE ALL SEAMS AND SEAL WITH GRAY WATER BASED DUCT SEALANT.

V. ALL EXPOSED DUCTWORK SHALL BE DOUBLE WALL SPIRAL DUCTWORK WITH PAINT GRIP FINISH.

W. PROTECT ALL OPENINGS IN DUCTWORK DURING CONSTRUCTION.

X. REFER TO ELECTRICAL DRAWINGS FOR ALL ELECTRICAL REQUIREMENTS FOR EQUIPMENT.

Y. THE MECHANICAL CONTRACTOR IS TO COORDINATE WITH THE GENERAL CONTRACTOR AND OTHER TRADES REQUIRED OPENINGS IN WALLS, FOUNDATIONS, FLOORS, AND ROOFS.

Z. OUTSIDE AIR INLETS TO BE LOCATED A MINIMUM OF 10 FT FROM ANY EXHAUST AIR OUTLET OR PLUMBING VENT STACK. COORDINATE WITH THE PLUMBING AND THE GENERAL CONTRACTORS IN THE FIELD. OUTSIDE AIR INTAKES AND EXHAUST DISCHARGE FOR BUILDING VENTILATION WILL BE LOCATED A MINIMUM OF 10 FT ABOVE GRADE.

AA. THE MECHANICAL CONTRACTOR TO VERIFY MECHANICAL EQUIPMENT LOCATIONS AND BE RESPONSIBLE FOR ALL RELATED CLEARANCES IN THE FIELD AND PER IMC 2021, SECTION 306. PROVIDE ADEQUATE MAINTENANCE CLEARANCE AROUND EACH PIECE OF EQUIPMENT PER THE MANUFACTURER'S RECOMMENDATIONS. PROVIDE CLEARANCE IN FRONT OF ELECTRICAL PANELS AND OTHER ELECTRICAL EQUIPMENT PER THE NATIONAL ELECTRICAL CODE REQUIREMENTS. COORDINATE WITH THE ELECTRICAL AND GENERAL CONTRACTORS IN THE FIELD.

AB. PROVIDE WATER PROOF SEALING OF PIPE AND DUCT PENETRATIONS OF EXTERIOR WALLS, FLOORS, AND/OR ROOF.

AC. ALL DUCTWORK AND PIPING PENETRATING THROUGH RATED WALLS TO BE FIRE STOPPED.

AD. PENETRATIONS THROUGH FIRE RATED FLOORS AND WALLS ARE TO BE FIRE SEALED SO AS TO MAINTAIN FLOOR OR WALL INTEGRITY IN THE EVENT OF A FIRE.

AE. VERIFY COLLAR SIZES ON ALL EQUIPMENT INLETS AND OUTLETS. TRANSITION DUCTWORK AS NECESSARY. EXTERNALLY INSULATE ALL TRANSITIONS AT EQUIPMENT CONNECTIONS.

AF. PROVIDE FLEXIBLE DUCT, PIPE CONNECTIONS, AND VIBRATION ISOLATORS FOR INTERNALLY ISOLATED UNITS.

AG. DO NOT MOUNT DISCONNECT SWITCHES ON HVAC EQUIPMENT EXCEPT AS RECOMMENDED BY MANUFACTURER.

AH. AVOID ROUTING DUCTWORK OVER LIGHTS WHEREVER POSSIBLE. MAINTAIN MINIMUM 6" CLEARANCE BETWEEN DUCT INSULATION TO TOP OF LIGHTS.

AI. KEEP MECHANICAL SYSTEMS TIGHT TO STRUCTURE AT ALL TIMES, MAINTAINING ACCESSIBILITY.

AJ. ALL 90 AND 45 DEGREE ELBOWS SHALL HAVE TURNING VANES (DO NOT INCLUDE AT RADIUS TURNS OFF THE DISCHARGE OF AIR HANDLING UNITS).

AK. PRIOR TO STARTUP OF AIR HANDLING SYSTEMS, INSTALL AND MAINTAIN TEMPORARY FILTERS OVER ALL RETURN, EXHAUST AND RELIEF GRILLES AND OPENINGS. FILTRATION MEDIUM SHALL HAVE A RATING OF MERV 8 OR BETTER.

AL. INSTALL DIELECTRIC UNIONS AT CONNECTIONS OF DISSIMILAR METALS.

AM. ALL MATERIALS LOCATED WITHIN THE CEILING RETURN AIR PLENUM SHALL BE NONCOMBUSTIBLE AND SHALL HAVE A FLAME SPREAD INDEX OF NOT MORE THAN 25 AND A SMOKE DEVELOPED INDEX OF NOT MORE THAN 50 WHEN TESTED IN ACCORDANCE WITH ASTM E 84.

AN. HVAC PIPING

1. ALL REFRIGERANT PIPING SHALL BE COPPER TUBE, TYPE ACR ASTM B280 WITH WROUGHT COPPER FITTINGS (ASME B16.22). ALL PIPING SHALL BE RATED FOR 380 PSI TESTING PRESSURE.
2. SOLDER FILLER METALS SHALL BE ASTM B32, 95-5 TIN ANTIMONY OR ALLOY HB SOLDER TO JOIN COPPER FITTINGS. BRAZING FILLER METALS SHALL BE AWS A5.8/A5.8M.
3. PROVIDE 3/4" ELASTOMERIC INSULATION ON SUCTION PIPING AND FITTINGS, ARMAFLEX OR EQUAL. SEAL WITH APPROPRIATE PRODUCT SEALANT FOR ALL SEAMS AND JOINTS. INSULATION SHALL BE PROVIDED ON LIQUID LINE PIPING WHEN USING VARIABLE REFRIGERANT FLOW SYSTEMS, PER MANUFACTURER'S WRITTEN GUIDELINES.

AO. TESTING AND BALANCING (TAB)

1. PROVIDE TESTING AND BALANCING ON EACH SYSTEM IN ACCORDANCE WITH AABC, ASHRAE 111, NEBB AND SMACNA'S HVAC SYSTEMS - TESTING, ADJUSTING, AND BALANCING.
2. CONTRACTOR SHALL EXAMINE ALL CONTRACT DOCUMENTS AND BECOME FAMILIAR WITH PROJECT CONDITIONS REQUIREMENTS AND ANY OTHER RELATED EXISTING CONDITIONS. EXAMINE EQUIPMENT AND MATERIAL SUBMITTALS, DESIGN DATA AND PERFORMANCE CRITERIA.
3. CONTRACTOR SHALL REPORT DEFICIENCIES DISCOVERED BEFORE AND DURING PERFORMANCE TAB PROCEDURES.
4. CONTRACTOR SHALL PREPARE A TAB PLAN INCLUDING EQUIPMENT AND SYSTEMS TO BE TESTED, STRATEGIES, INSTRUMENTS, AND SAMPLES.
5. IF INITIAL TAB PROCEDURES WERE NOT PERFORMED DURING PEAK SUMMER AND WINTER CONDITIONS, PERFORM ADDITIONAL TAB DURING NEAR-PEAK SUMMER AND WINTER CONDITIONS.

AP. CONDENSATE PIPING

1. ALL PIPING SHALL BE SCHEDULE 40 PVC-DWV PIPE AND FITTINGS WITH SOLVENT CEMENT JOINTS, PER ASTM D-1785 AND D-2665. ALL PIPE AND FITTINGS SHALL BE MANUFACTURED IN THE USA TO CONFORM TO NSF-14.
2. PROVIDE 3/4" ELASTOMERIC INSULATION, ARMAFLEX OR EQUAL. SEAL WITH APPROPRIATE PRODUCT SEALANT FOR ALL SEAMS AND JOINTS.

AQ. SEISMIC GENERAL NOTES:

1. PER THE 2021 BUILDING CODE, MECHANICAL, PLUMBING AND ELECTRICAL EQUIPMENT AND COMPONENTS, INCLUDING THEIR SUPPORTS AND ATTACHMENTS, SHALL BE DESIGNED FOR SEISMIC FORCES IN ACCORDANCE WITH CHAPTER 13 OF ASCE 7-16.
2. EXTERIOR EQUIPMENT (INCLUDING ROOF CURBS, RAILS, SUPPORTS) EXPOSED TO WIND SHALL BE DESIGNED AND INSTALLED TO RESIST THE WIND PRESSURES DETERMINED IN ACCORDANCE WITH CHAPTERS 26 TO 29 OF ASCE 7-16.
3. REFERENCE THE STRUCTURAL DRAWINGS FOR SITE SPECIFIC INFORMATION ON SEISMIC DESIGN CATEGORY, WIND SPEEDS, ETC.
4. FOR ALL COMPONENTS REQUIRING SEISMIC RESTRAINT, THE COMPONENT SUPPORTS AND ATTACHMENTS SHALL BE DESIGNED BY A REGISTERED DESIGN PROFESSIONAL
5. SEISMIC RESTRAINTS FOR DUCTWORK AND PIPING MUST BE SHOWN ON SUBMITTAL SHOP DRAWINGS SHOWING SPECIFIC RESTRAINT LOCATIONS ALONG WITH ACCOMPANYING DETAILS AND CALCULATIONS.

AT. ALL MECHANICAL EQUIPMENT AND SYSTEMS SHALL BE GUARANTEED FOR A MINIMUM PERIOD OF ONE YEAR AFTER FINAL ACCEPTANCE.

BUILDING DESIGN COMMISSIONING DATA

1. OUTSIDE DESIGN CONDITIONS:

ASHRAE DATA FOR COLUMBIA, SC

SUMMER (0.4%)	97.0°F DB / 75.4°F WB
WINTER (99.6%)	22.0°F DB
EVAPORATION (0.4%)	82.0°F MCDB

2. COMFORT COOLING & DEHUMIDIFICATION: 75°F +/- 5°F / 50% RH +/-10% RH

3. COMFORT HEATING: 70°F +/- 5°F

4. CODES:
   2021 INTERNATIONAL BUILDING CODE
   2021 INTERNATIONAL MECHANICAL CODE
   2021 INTERNATIONAL PLUMBING CODE
   2009 INTERNATIONAL ENERGY CONSERVATION CODE NATIONAL
   NATIONAL FIRE PROTECTION ASSOCIATION STANDARDS (LATEST EDITIONS)
   ASHRAE STANDARDS AND HANDBOOKS (LATEST EDITIONS)
   OWNER'S INSURANCE UNDERWRITERS STANDARDS

5. BUILDING ENVELOPE CRITERIA:

WALL R-VALUE:	R-13
ROOF R-VALUE:	R-30
WINDOW U-VALUE:	U-0.6
WINDOW SHADING COEFFICIENT:	SHGC - 0.25
DOOR U-VALUE:	U-0.7

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Electrical: dwhensley@hgcomg.com (843.437.1390)

SOUTH CAROLINA — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279 — CERTIFICATE OF AUTHORIZATION

SOUTH CAROLINA — PROFESSIONAL ENGINEER — LICENSED — 5/30/2025 — No. 32445 — JOHN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
MECHANICAL - LEGEND, ABBREVIATIONS, NOTES & SPECIFICATIONS

REVISION DESCRIPTION — DATE

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

M000
SHEET NO.

SCALE: 1/2" = 1'-0"

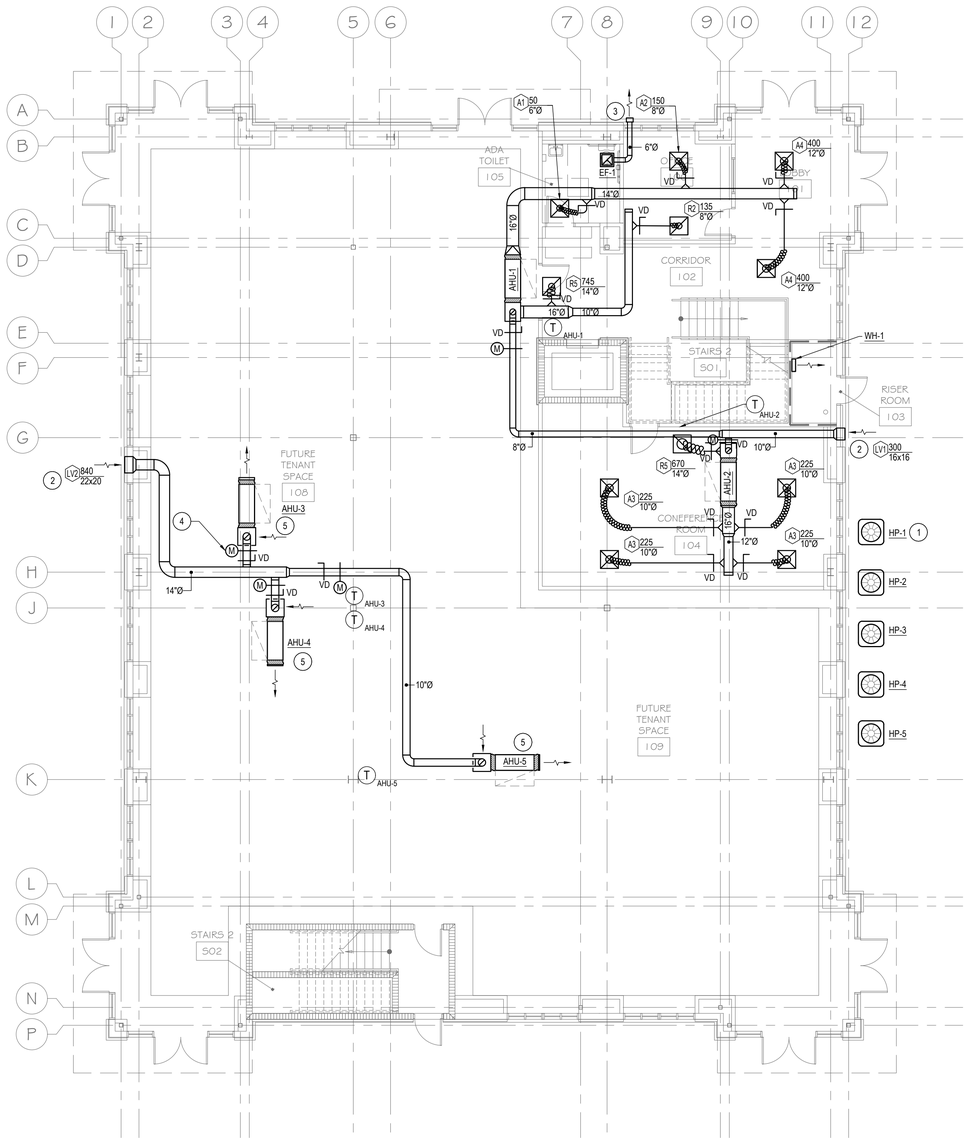
SCALE: 3/8" = 1'-0"

SCALE: 1/4" = 1'-0"

SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"



1 HVAC PLAN - 1ST FLOOR
1/8" = 1' - 0"

GENERAL DRAWING NOTES

A. CONTRACTOR SHALL COORDINATE DUCTWORK ROUTING WITH LIGHTING, PIPING AND STRUCTURAL PLANS. FIELD ADJUST ROUTING AS REQUIRED TO AVOID CONFLICTS.

B. CONDENSATE DRAIN PIPING SHALL BE INSULATED AND ROUTED TO THE BUILDING EXTERIOR.

DRAWING NOTES (#)

1. INSTALL HEAT PUMP ON 4" EQUIPMENT PAD BY OTHER, TYP ALL.
2. COORDINATE EXACT COLOR AND LOCATION OF OUTSIDE AIR LOUVER WITH ARCHITECT, TYP.
3. 6"Ø EXHAUST WALL CAP WITH WEATHERHOOD AND BACKDRAFT DAMPER. GREENHECK MODEL WC OR EQUAL. COORDINATE COLOR WITH ARCHITECT. MAINTAIN 3'-0" CLEARANCE FROM OPERABLE OPENINGS. TYPICAL.
4. PROVIDE VOLUME DAMPER AND MOTOR OPERATED DAMPER AT OUTDOOR AIR DUCT CONNECTION. INTERLOCK MOD WITH AHU OPERATION AND BALANCE VOLUME DAMPER TO CFM INDICATED ON SCHEDULE, TYP ALL.
5. PROVIDE AHU SUSPENDED FROM STRUCTURE, INSTALLED WITH OPEN ENDED SA DUCT AND OPEN ENDED RA DUCT WITH 1/2"X1/2" BIRD SCREEN. PROVIDE CONNECTIONS FOR FUTURE UPFIT, ROUTE REFRIGERANT TO HEAT PUMPS LOCATED ON GRADE AS REQUIRED.

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SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION
HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279

SOUTH CAROLINA PROFESSIONAL ENGINEER
1/30/2025
No. 32445
JOHN D GOERLING

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
MECHANICAL - HVAC PLAN - 1ST FLOOR

REVISION DESCRIPTION	DATE
1	

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

M101
SHEET NO.

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SCALE: 1/2" = 1'-0"

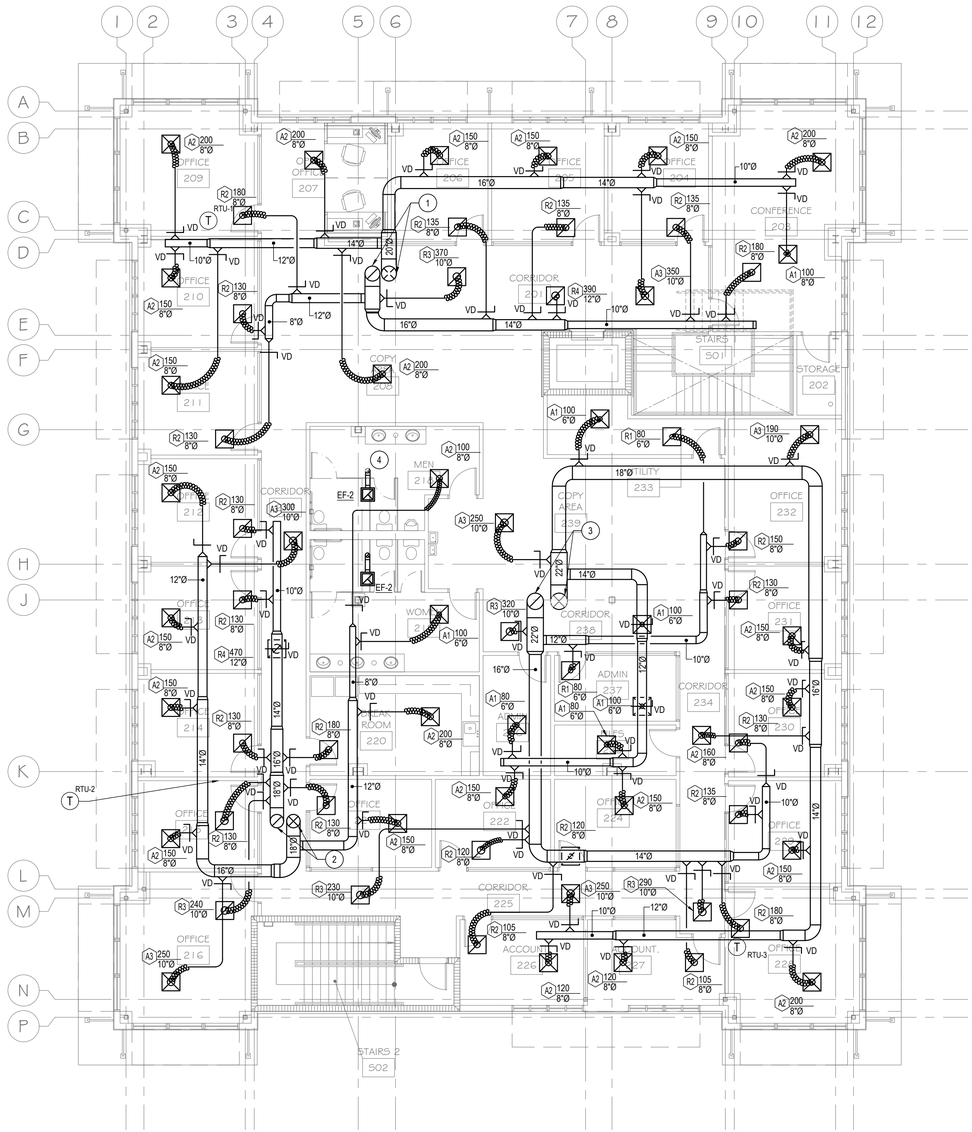
SCALE: 3/8" = 1'-0"

SCALE: 1/4" = 1'-0"

SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"



2 HVAC PLAN - 2ND FLOOR
1/8" = 1'-0"

GENERAL DRAWING NOTES

A. CONTRACTOR SHALL COORDINATE DUCTWORK ROUTING WITH LIGHTING, PIPING AND STRUCTURAL PLANS. FIELD ADJUST ROUTING AS REQUIRED TO AVOID CONFLICTS.

B. CONDENSATE DRAIN PIPING SHALL BE INSULATED AND ROUTED TO THE BUILDING EXTERIOR.

DRAWING NOTES (#)

1. 20"Ø SA AND 20"Ø RA DOWN FROM RTU-1, SEE M103 FOR CONTINUATION.
2. 18"Ø SA AND 18"Ø RA DOWN FROM RTU-2, SEE M103 FOR CONTINUATION.
3. 22"Ø SA AND 22"Ø RA DOWN FROM RTU-3, SEE M103 FOR CONTINUATION.
4. 6"Ø EXHAUST UP TO ROOF. PROVIDE EXHAUST CAP, BIRD SCREEN, AND BACKDRAFT DAMPER, TYPICAL.

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SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER — JOHN D GOERLING III — No. 32445 — 1/30/2025

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
MECHANICAL - HVAC PLAN - 2ND FLOOR

REVISION DESCRIPTION	DATE
A	

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

M102 SHEET NO.

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0 1' 2' 4'
SCALE: 1/2" = 1'-0"

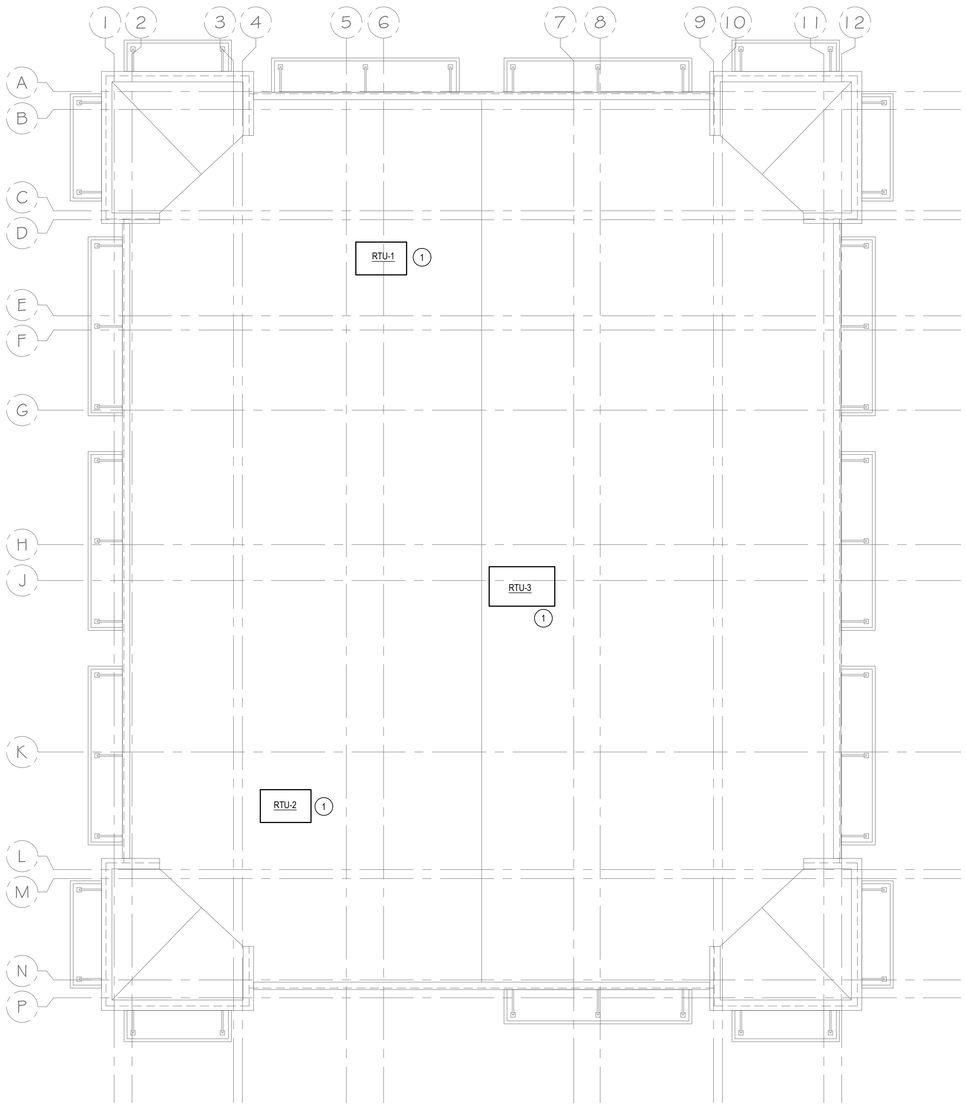
0 1'-4" 2'-8" 5'-4"
SCALE: 3/8" = 1'-0"

0 2' 4' 8'
SCALE: 1/4" = 1'-0"

0 2'-8" 5'-4" 10'-8"
SCALE: 3/16" = 1'-0"

0 4' 8' 16'
SCALE: 1/8" = 1'-0"

0 8' 16' 32'
SCALE: 1/16" = 1'-0"



3 HVAC PLAN - ROOF
1/8" = 1' - 0"

GENERAL DRAWING NOTES

A. ROUTE ALL CONDENSATE DRAINS TO NEAREST ROOF DRAIN OR SCUPPER, PROVIDE SEISMIC PIPING SUPPORTS AT 8 FT CENTERS AND ALL CHANGES IN DIRECTION, TYP.

DRAWING NOTES (#)

1. PROVIDE ENGINEERED SEISMIC AND WIND RATED ROOF CURB FOR RTU, TYP ALL.

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SOUTH CAROLINA
HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279
CERTIFICATE OF AUTHORIZATION

SOUTH CAROLINA
LICENSED PROFESSIONAL ENGINEER
1/30/2025
No. 32445
JOHN D GOERLING III

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
MECHANICAL - HVAC PLAN - ROOF

REVISION DESCRIPTION	DATE
1	

DRAWN BY: JMP
CHECKED BY: JDG
DATE: JANUARY 30,2025
PROJECT # : 24-100

M103
SHEET NO.

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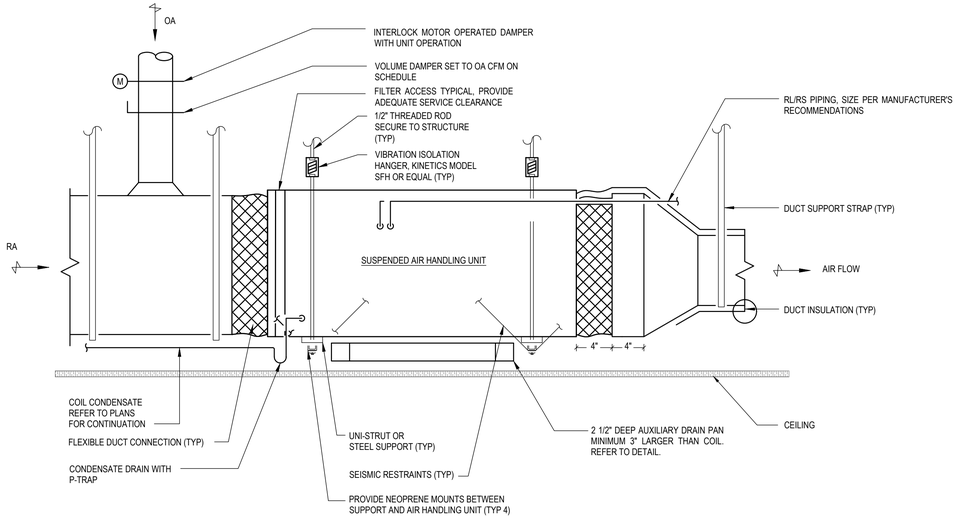
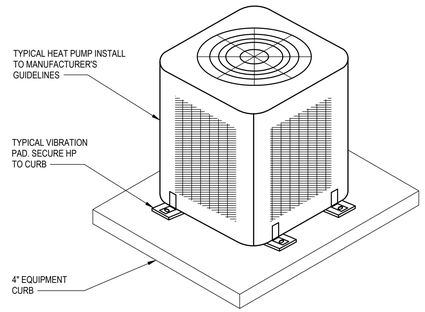
SCALE: 3/8" = 1'-0"
SCALE: 1/4" = 1'-0"
SCALE: 3/16" = 1'-0"
SCALE: 1/8" = 1'-0"
SCALE: 1/16" = 1'-0"

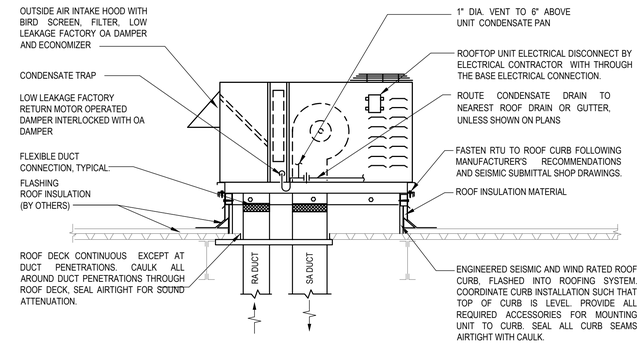


NOTES:
1. PROVIDE FLEXIBLE DUCT CONNECTIONS BEFORE TRANSITIONS.
2. PROVIDE SEISMIC BRACING FOR ALL FAN COIL UNITS, DUCTWORK AND HANGERS PER THE 2021 INTERNATIONAL BUILDING CODE AND 2021 INTERNATIONAL MECHANICAL CODE.
3. CONTRACTOR SHALL VERIFY MAXIMUM LOADING ON AIR HANDLING UNIT AND DUCTWORK SUPPORT ASSEMBLIES.
4. PROVIDE FLOAT SWITCH IN AUXILIARY DRAIN PAN TO DISABLE UNIT UPON DETECTION OF WATER.

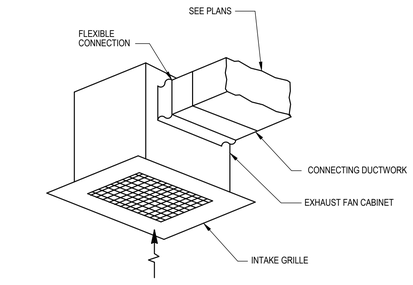
1 DETAIL - TYPICAL SUSPENDED AIR HANDLING UNIT
NTS



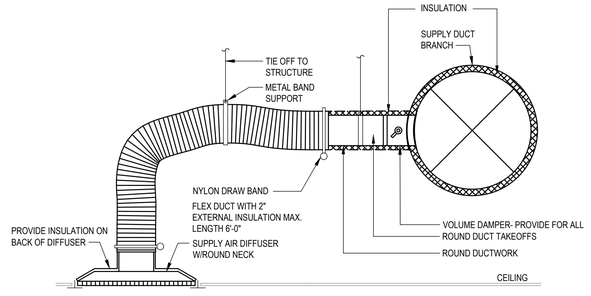
2 DETAIL - TYPICAL HEAT PUMP UNIT ON GRADE
NTS



3 DETAIL - TYPICAL ROOF TOP PACKAGE UNIT
NTS



4 DETAIL - TYPICAL CEILING EXHAUST FAN
NTS



5 DETAIL - TYPICAL SUPPLY AIR TAKE OFF
NTS

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SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION
HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
1/30/2025
No. 32445
JONATHAN D GOERLING

PERMIT DOCUMENTS

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LEXINGTON COUNTY, SC

SHEET NAME:
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SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"

LOUVER SCHEDULE

MARK	TYPE	SIZE (WxH)	CFM	VELOCITY (FPM)	FREE AREA (SF)	PRESSURE DROP (IN WC)	MATERIAL	BASIS OF DESIGN	NOTES
LV1	OA INTAKE	16x16	300	517	0.6	0.04	ALUMINUM	GREENHECK ESD-635	SEE BELOW
LV2	OA INTAKE	22x20	840	678	1.2	0.07	ALUMINUM	GREENHECK ESD-635	SEE BELOW

NOTES:

1. PROVIDE WITH ALL ACCESSORIES REQUIRED FOR INSTALLATION.
2. PROVIDE BIRD SCREEN.
3. COORDINATE COLOR WITH ARCHITECT.
4. EQUIPMENT MANUFACTURER AND MODEL LISTED AS BASIS OF DESIGN. PROVIDE INDICATED OR EQUAL MEETING SCHEDULED PERFORMANCE REQUIREMENTS.

ELECTRIC WALL HEATER SCHEDULE

MARK	CAPACITY (KW)	FLOW (CFM)	BTUH	ELEC (V/PH/HZ)	APPROX WEIGHT (LBS)	BASIS OF DESIGN	NOTES
WH-1	1.8	100	6,142	120/1/60	25	MARLEY AWH3180F	SEE BELOW

NOTES:

1. PROVIDE CONCEALED TAMPER PROOF THERMOSTAT.
2. EQUIPMENT MANUFACTURER AND MODEL LISTED AS BASIS OF DESIGN. PROVIDE INDICATED OR EQUAL MEETING SCHEDULED PERFORMANCE REQUIREMENTS.

ROOF TOP GAS-FIRED PACKAGED AIR HANDLING UNIT

MARK	SUPPLY FAN DATA			COOLING COIL DATA							GAS HEATING COIL DATA		ELECTRICAL DATA			REFRIGERANT	EER	NO OF COMP.	APPROX. WEIGHT (LB)	BASIS OF DESIGN	NOTES
				TOTAL (MBH)	SENS (MBH)	EAT		LAT		MAX FACE VEL. (FPM)	INPUT (MBH)	OUTPUT (MBH)	MCA (A)	MOCP (A)	V/PH/HZ						
	CFM	OA CFM	ESP. (IN W.C.)			DB (°F)	WB (°F)	DB (°F)	WB (°F)												
RTU-1	2000	215	0.5	55.5	45.5	77.1	64.2	56.0	55.0	500	80	65.6	25	35	208-230/1/60	R-454B	12.0	1	762	TRANE WSK060	SEE BELOW
RTU-2	1700	180	0.5	47.2	38.6	77.0	64.2	56.0	55.0	500	80	65.6	28.2	40	208-230/1/60	R-454B	12.0	1	590	TRANE WSK048	SEE BELOW
RTU-3	2500	295	0.5	71.1	57.4	77.3	64.4	56.0	55.0	500	120	96	36.5	50	208-230/1/60	R-454B	11.2	1	765	TRANE WSK072	SEE BELOW

NOTES:

1. PROVIDE SINGLE POINT POWER CONNECTION.
2. PROVIDE SUPPLY FAN MOTOR WITH ECM CONTROL
3. EXTERNAL STATIC PRESSURE IS FOR DUCTWORK SYSTEM ONLY.
4. PROVIDE PRE-PAINTED UNIT.
5. PROVIDE WITH CONDENSATE DRAIN TRAP
6. PROVIDE UNIT WITH FLEXIBLE DUCTWORK CONNECTIONS.
7. PROVIDE WITH INTERNAL STAINLESS STEEL OR GALVANIZED (IF OWNER APPROVED) DRAIN PAN.
8. PROVIDE FLOAT SWITCH INTERLOCK WITH UNIT OPERATION TO DE-ENERGIZE COMPRESSOR WHEN WATER IS PRESENT.
9. PROVIDE WITH MODULATING OR STAGED GAS REHEAT.
10. PROVIDE RTU-1/3 WITH ECONOMIZER AND BAROMETRIC RELIEF.
11. MODEL LISTED AS BASIS OF DESIGN ONLY. PROVIDE INDICATED OR EQUAL MEETING SCHEDULED PERFORMANCE.

AIR HANDLING UNIT SCHEDULE

MARK	SUPPLY FAN DATA				COOLING COIL DATA						HEATING CAPACITY		ELECTRICAL				BASIS OF DESIGN	NOTES
					TOTAL (MBH)	SENS (MBH)	EAT		LAT		TOTAL (MBH)	LAT DB (°F)	AUX HEAT (KW/STEPS)	MCA (A)	MOCP (A)	V/PH/HZ		
	CFM	OA CFM	ESP. (IN W.C.)	HP			DB (°F)	WB (°F)	DB (°F)	WB (°F)								
AHU-1	1000	120	0.5	0.3	28.4	23.0	77.3	64.4	56.0	55.0	27.0	95.0	4.8/1	29.0	30.0	208-240/1/60	TRANE GAM5B0B30M21	SEE BELOW
AHU-2	900	100	0.5	0.33	29.3	22.2	78.8	65.6	56.0	55.0	24.3	95.0	4.8/1	29.0	30.0	208-240/1/60	TRANE GAM5B0B30M21	SEE BELOW
AHU-3	2000	300	0.5	1.0	60.3	47.3	77.9	64.9	56.0	55.0	54.0	95.0	9.6/1	60.0	60.0	208-240/1/60	TRANE TAMXB0C60V51	SEE BELOW
AHU-4	1600	240	0.5	0.75	48.2	37.8	77.9	64.9	56.0	55.0	43.2	95.0	7.7/1	48.0	50.0	208-240/1/60	TRANE TAMXB0C48V41	SEE BELOW
AHU-5	2000	300	0.5	1.0	60.3	47.3	77.9	64.9	56.0	55.0	54.0	95.0	9.6/1	60.0	60.0	208-240/1/60	TRANE TAMXB0C60V51	SEE BELOW

NOTES:

1. PROVIDE SINGLE POINT POWER CONNECTION.
2. EXTERNAL STATIC PRESSURE IS FOR DUCTWORK SYSTEM ONLY.
3. PROVIDE PRE-PAINTED UNIT.
4. PROVIDE WITH CONDENSATE DRAIN TRAP.
5. PROVIDE UNIT WITH CONDENSATE PUMP IF REQUIRED. FIELD VERIFY.
6. PROVIDE UNIT WITH FLEXIBLE DUCTWORK CONNECTIONS.
7. MANUFACTURER AND MODEL NUMBER LISTED AS BASIS OF DESIGN. PROVIDE INDICATED OR EQUAL THAT MEETS SCHEDULED PERFORMANCE REQUIREMENTS.

HEAT PUMP UNIT SCHEDULE

MARK	EQUIPMENT SERVED	LOCATION	REFRIG.	NOMINAL COOLING @ 95°F (MBH)	NOMINAL HEATING @ 17°F (MBH)	NO. OF COMP	APPROX WT (LBS)	ELECTRICAL			BASIS OF DESIGN	NOTES
								V/PH/HZ	MCA (A)	MOCP (A)		
HP-1	AHU-1	GRADE	R410A	29.7	17.2	1.0	300	208-230/1/60	15.0	25.0	TRANE 4TWR5030	SEE BELOW
HP-2	AHU-2	GRADE	R410A	29.7	17.2	1.0	300	208-230/1/60	15.0	25.0	TRANE 4TWR5030	SEE BELOW
HP-3	AHU-3	GRADE	R410A	55.3	35.4	1.0	300	208-230/1/60	35.0	60.0	TRANE 4TWR6060	SEE BELOW
HP-4	AHU-4	GRADE	R410A	46.4	30.8	1.0	300	208-230/1/60	28.0	45.0	TRANE 4TWR6048N1	SEE BELOW
HP-5	AHU-5	GRADE	R410A	55.3	35.4	1.0	300	208-230/1/60	35.0	60.0	TRANE 4TWR6060	SEE BELOW

NOTES:

1. PROVIDE UNIT WITH FACTORY PROVIDED HOLDING CHARGE. SIZE REFRIGERANT PIPING PER MANUFACTURER'S RECOMMENDATIONS.
2. PROVIDE UNIT CAPABLE OF LOW AMBIENT OPERATION.
3. PROVIDE 4" EQUIPMENT PAD. BY GENERAL CONTRACTOR, COORDINATE LOCATION WITH ARCHITECT.
4. PROVIDE 3/4" INSULATION ON BOTH RL/RS PIPING.
5. MANUFACTURER AND MODEL NUMBER LISTED AS BASIS OF DESIGN. PROVIDE INDICATED OR EQUAL THAT MEETS SCHEDULED PERFORMANCE REQUIREMENTS.

EXHAUST FAN SCHEDULE

MARK	TYPE	CFM	DRIVE	STATIC PRESS. (IN W.C)	APPROX (RPM)	AMPS (A)	WATTS	ELECTRICAL V/PH/HZ	APPROX. WT (LBS)	BASIS OF DESIGN	NOTES
EF-1	CEILING EXHAUST FAN	70	DIRECT	0.25	852	0.17	13	115/1/60	20	GREENHECK SP-A90	SEE BELOW
EF-2	CEILING EXHAUST FAN	210	DIRECT	0.25	865	0.46	48	115/1/60	30	GREENHECK SP-A200	SEE BELOW

NOTES:

1. PROVIDE WITH INTEGRAL BACKDRAFT DAMPER.
2. FAN SHALL BE INTERLOCKED WITH WALL LIGHT SWITCH, COORDINATE WITH ELECTRICAL CONTRACTOR.
3. MANUFACTURE MODEL IS BASIS OF DESIGN, PROVIDE INDICATED MODEL NUMBER OR APPROVED EQUAL.

AIR DEVICE SCHEDULE

MARK	TYPE	FACE SIZE (IN)	NECK SIZE (IN)	MIN (CFM)	MAX (CFM)	BLOW	MOUNTING	BASIS OF DESIGN	NOTES
A1	SUPPLY DIFFUSER	24"x24"	6"Ø	0	100	4 WAY	CEILING MOUNTED	NAILOR AUNI	SEE BELOW
A2	SUPPLY DIFFUSER	24"x24"	8"Ø	101	220	4 WAY	CEILING MOUNTED	NAILOR AUNI	SEE BELOW
A3	SUPPLY DIFFUSER	24"x24"	10"Ø	221	350	4 WAY	CEILING MOUNTED	NAILOR AUNI	SEE BELOW
A4	SUPPLY DIFFUSER	24"x24"	12"Ø	351	600	4 WAY	CEILING MOUNTED	NAILOR AUNI	SEE BELOW
A5	SUPPLY DIFFUSER	24"x24"	14"Ø	601	950	4 WAY	CEILING MOUNTED	NAILOR AUNI	SEE BELOW
R1	RETURN DIFFUSER	24"x24"	6"Ø	0	100	EGGC	CEILING MOUNTED	NAILOR 4260AA	SEE BELOW
R2	RETURN DIFFUSER	24"x24"	8"Ø	101	220	EGGC	CEILING MOUNTED	NAILOR 4260AA	SEE BELOW
R3	RETURN DIFFUSER	24"x24"	10"Ø	221	350	EGGC	CEILING MOUNTED	NAILOR 4260AA	SEE BELOW
R4	RETURN DIFFUSER	24"x24"	12"Ø	351	600	EGGC	CEILING MOUNTED	NAILOR 4260AA	SEE BELOW
R5	RETURN DIFFUSER	24"x24"	14"Ø	601	900	EGGC	CEILING MOUNTED	NAILOR 4260AA	SEE BELOW

NOTES:
1. ALL STANDARD DIFFUSERS, REGISTERS AND GRILLES SHALL BE CONSTRUCTED OF ALUMINUM WITH AN EXTRUDED ALUMINUM FRAME, FINISH COLOR BY ARCHITECT.
2. ALL BORDERS SHALL BE SUITABLE FOR CEILING TYPE. COORDINATE CEILING TYPE WITH ARCHITECTURAL PLANS.
3. ALL DIFFUSERS SHALL BE FURNISHED WITH FACTORY PROVIDED EXTERNAL FOIL BACK INSULATION.
4. PROVIDE ALL DUCT TRANSITIONS, ADAPTORS AND CONNECTORS TO CONNECT DUCTWORK TO NEW DIFFUSERS, REGISTERS AND GRILLES.
5. PROVIDE SURFACE MOUNT FRAME AND ACCESSORIES.
6. MANUFACTURER AND MODEL NUMBER LISTED AS BASIS OF DESIGN. PROVIDE INDICATED OR EQUAL THAT MEETS SCHEDULED PERFORMANCE REQUIREMENTS.

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ELECTRICAL LEGEND

	2X4 FIXTURE
	2X4 EMERGENCY FIXTURE
	2X2 FIXTURE
	2X2 EMERGENCY FIXTURE
	LINEAR FIXTURE (LENGTH AS SPECIFIED)
	EMERGENCY LINEAR FIXTURE (LENGTH AS SPECIFIED)
TL TL	LED TAPE LIGHT MEASURED IN WATTS/FOOT
	DOWN LIGHT/ PENDANT LIGHT AS SPECIFIED
	DOWN LIGHT/ PENDANT EMERGENCY LIGHT AS SPECIFIED
	WALL MOUNTED FIXTURE
	WALL MOUNTED EMERGENCY FIXTURE
	CEILING MTD EXIT SIGN W/ ARROWS AS INDICATED (80" AFF TO BOTTOM)
	WALL MTD EXIT SIGN W/ ARROWS AS INDICATED (90" AFF)
	WALL MTD EXIT SIGN/BATTERY PACK COMBO W/ ARROWS AS INDICATED (90" AFF)
	BATTERY PACK W/ NO. OF HEADS AS SHOWN.
$ $_3$ $_4$	SINGLE-POLE DOUBLE-POLE 3-WAY AND 4-WAY SWITCHES (48" AFF)
$_{OS}	WALL MOUNTED DUAL TECHNOLOGY OCCUPANCY SENSOR WITH MANUAL OVERRIDE
$_D $_{3D}	SINGLE-POLE 3-WAY DIMMER SWITCHES
$_{LV}	DIGITAL LOW VOLTAGE RELAY SWITCH
OS	CEILING MOUNT DUAL TECHNOLOGY OCCUPANCY SENSOR
$_M	SINGLE-POLE MOTOR RATED SWITCH
	NEW TELECOMMUNICATIONS OUTLET. PROVIDE 3/4" CONDUIT WITH PULLSTRING TO ACCESSIBLE CEILING.
	NEW TELECOMMUNICATIONS FLOORBOX. PROVIDE 1" CONDUIT WITH PULLSTRING TO ACCESSIBLE CEILING.
SS-X	DISCONNECT SWITCH - NON-FUSED. SEE DISCONNECT SWITCH SCHEDULE FOR DISCONNECT SWITCH DETAILS
J	JUNCTION BOX OR PULL BOX
J	WALL MOUNTED JUNCTION BOX OR PULL BOX
	DUPLEX RECEPTACLE. "G" INDICATES GROUND FAULT RECEPTACLE. "WP" INDICATES WEATHERPROOF RECEPTACLE. "AC" INDICATES MOUNTED ABOVE COUNTER RECEPTACLE. "U" INDICATES USB TYPE RECEPTACLE
	DOUBLE DUPLEX (QUAD) RECEPTACLE. "G" INDICATES GROUND FAULT RECEPTACLE. "WP" INDICATES WEATHERPROOF RECEPTACLE.
	DUPLEX RECEPTACLE MOUNTED 48"AFF. "G" INDICATES GROUND FAULT RECEPTACLE. "WP" INDICATES WEATHERPROOF RECEPTACLE.
	DUPLEX RECEPTACLE MOUNTED ABOVE COUNTER. "G" INDICATES GROUND FAULT RECEPTACLE. "WP" INDICATES WEATHERPROOF RECEPTACLE.
	NON-STANDARD SPECIALTY RECEPTACLE. TYPE AS SPECIFIED ON DRAWINGS.
	DUPLEX RECEPTACLE FLOOR BOX. "G" INDICATES GROUND FAULT RECEPTACLE.
	POWER AND DATA FLOOR BOX SYMBOLS SHOWN TOGETHER SHALL HAVE BOTH DATA AND POWER IN ONE FLOOR BOX
	CONDUIT TURNING UP
	CONDUIT TURNING DOWN
	POINT OF DISCONNECTION
	POINT OF RECONNECTION
4#12,1#12G,1"CND	TYPICAL WIRE AND CONDUIT CALLOUT. G-GROUND
30A,600V,3P,NEMA1	TYPICAL DISCONNECT CALLOUT.
A-A-2-a	TYPICAL LIGHTING FIXTURE CALL OUT. (FIXTURE-PANEL-CIRCUIT-SWITCHLEG)
$a	TYPICAL LIGHTING SWITCH CALL OUT. (LOWERCASE LETTER IS SWITCHLEG)
	EXTERIOR POLE MOUNTED FIXTURE - SINGLE
	EXTERIOR POLE MOUNTED FIXTURE - DOUBLE

SCALE: 1/2" = 1'-0" (0, 1', 2', 4')

SCALE: 3/8" = 1'-0" (0, 1'-4", 2'-8", 5'-4")

SCALE: 3/16" = 1'-0" (0, 2'-8", 5'-4", 10'-8")

SCALE: 1/8" = 1'-0" (0, 4', 8', 16')

SCALE: 1/16" = 1'-0" (0, 8', 16', 32')

ELECTRICAL ABBREVIATIONS

1PH	SINGLE-PHASE
3PH	THREE-PHASE
A	AMP
AFC	ABOVE FINISHED CEILING
AFF	ABOVE FINISHED FLOOR
AHJ	AUTHORITY HAVING JURISDICTION
AHU	AIR HANDLER UNIT
BFC	BELOW FINISHED CEILING
BFF	BELOW FINISHED FLOOR
CATV	COMMUNITY ANTENNA TELEVISION
CLG	CEILING MOUNTED
CND	CONDUIT
ECB	ENCLOSED CIRCUIT BREAKER
(E)	EXISTING
FACP	FIRE ALARM CONTROL PANEL
GC	GENERAL CONTRACTOR
G	GROUND FAULT CIRCUIT INTERRUPTER
HP	HEAT PUMP
IWH	INSTANTANEOUS WATER HEATER
J-BOX	JUNCTION BOX
MCB	MAIN CIRCUIT BREAKER
MLO	MAIN LUGS ONLY
MTD	MOUNTED
NEMA	NATIONAL ELECTRICAL MANUFACTURER ASSOCIATION
NFDS	NON-FUSIBLE DISCONNECT SWITCH
NIS	NOT IN SCOPE
NTS	NOT TO SCALE
P	POLE
PH	PHASE
PNL	PANEL
PWR	POWER
RTU	ROOF TOP UNIT
SCCR	SHORT CIRCUIT CURRENT RATING
SD	SMOKE DETECTOR
SF	SQUARE FOOT
U	UNIVERSAL SERIAL BUS (USB)
UNO	UNLESS NOTED OTHERWISE
VFD	VARIABLE FREQUENCY DRIVE
WH	WATER HEATER
XFMR	TRANSFORMER

ELECTRICAL LINE TYPES

	ELECTRICAL EQUIPMENT NEW WORK
	ELECTRICAL EQUIPMENT FUTURE WORK
	EXISTING ELECTRICAL EQUIPMENT
	ELECTRICAL EQUIPMENT DEMO WORK
	ELECTRICAL RESIDENTIAL LIGHTING/RECEPTACLE SWITCHLEG

FIRE ALARM GENERAL NOTES AND SPECIFICATIONS

A. CONTRACTOR SHALL SUPPLY AND INSTALL A COMPLETE AND FUNCTIONAL FIRE ALARM SYSTEM. SYSTEM MUST BE INSTALLED AS PER PLANS. PLANS SHALL BE SUBMITTED TO ENGINEER FIRST FOR APPROVAL, PRIOR TO SUBMITTING TO THE LOCAL AUTHORITY HAVING JURISDICTION FOR APPROVAL.

B. WHEREVER POSSIBLE LOCATE WALL MOUNTED EQUIPMENT ON WALLS WHICH WILL PERMIT EQUIPMENT TO BE FLUSH OR SEMI FLUSH MOUNTED.

C. ALL PROPOSED LOCATION OF DEVICES SHOWN ON THE PLANS ARE APPROXIMATE AND EXACT LOCATION SHALL BE VERIFIED IN THE FIELD WITH ARCHITECT.

D. ALL PROPOSED DEVICES SHALL BE MOUNTED TO CONFORM TO ALL LOCAL, NFPA, AND ADA REQUIREMENTS. ALL HEIGHTS SHOULD BE FIGURED FROM FINISHED FLOOR HEIGHT.

E. ALL CONDUITS PENETRATING WALLS SHALL HAVE APPROVED FIRE STOP CAULKING INSTALLED.

F. NO DETECTORS SHALL BE MOUNTED DIRECTLY TO CEILING TILES OR SHEETROCK. ALL DEVICES MUST HAVE BOXES INSTALLED WITH THE PROPER FASTENING DEVICES SUCH AS T-BARS IN SUSPENDED CEILINGS.

G. ALL REMOTE POWER SUPPLIES SHALL BE SUPERVISED WITH MONITOR MODULES TO MONITOR POWER LOSS AND TROUBLE CONDITIONS.

H. 120 VOLT BREAKERS MUST HAVE BREAKER LOCK INSTALLED AS WELL AS BEING PAINTED RED AND LABELED PROPERLY.

I. WIRING METHODS:
1. ALL 120 VOLT WIRING SHALL CONSIST OF PULLED CONDUCTORS INSTALLED IN EMT CONDUIT EXCEPT THAT 120 VOLT WIRING CONCEALED ABOVE SUSPENDED CEILINGS MAY CONSIST OF MC ARMORED CABLE.
2. ALL FIRE ALARM CABLE BELOW CEILING HEIGHT IN OPEN AREAS TO BE IN CONDUIT MINIMUM SIZE 3/4" EMT UNLESS OTHER CONDUITS IN THOSE AREAS ARE RIGID GALVANIZED TYPE.
3. ALL FIRE ALARM CABLES INSTALLED ABOVE SUSPENDED CEILINGS MUST BE PLENUM RATED, BUNDLED, AND SECURED TO BUILDING STRUCTURE. ALL CABLES INSTALLED ABOVE CEILINGS MUST BE INSTALLED ABOVE MECHANICAL AND ELECTRICAL EQUIPMENT. CABLES CANNOT BE SUPPORTED BY CEILING SUPPORT WIRES.
4. ALL FIRE ALARM JUNCTION BOXES MUST HAVE COVERS PAINTED RED ABOVE AND BELOW CEILINGS.
5. ALL TAMPER SWITCHES AND WATERFLOW SWITCHES MUST HAVE JUNCTION BOXES ON ADJACENT WALLS WITH SEAL TIGHT FLEXIBLE CONDUIT. OPEN CABLE AND GREENFIELD CABLE WILL NOT BE ACCEPTED.
6. ALL PROPOSED WIRING FOR FIRE ALARM SYSTEM SHALL BE TYPE FPLP AND CONFORM TO MANUFACTURERS RECOMMENDATIONS FOR INSTALLATIONS. MINIMUM SIZE CABLES FOR INITIATION CIRCUITS SHALL BE 18 GAUGE AND MINIMUM SIZE CABLES FOR INDICATION CIRCUITS SHALL BE 14 GAUGE. CLASS B CABLING ACCEPTABLE NO T-TAPPING WILL BE ALLOWED.
7. ALL CABLES MUST BE FREE OF SHORTS AND GROUNDS PRIOR TO FINAL CONNECTIONS.

FIRE ALARM LEGEND

F	MANUAL PULL STATION/FIRE ALARM BOX
S	SMOKE DETECTOR DEVICE (PHOTOELECTRIC, CEILING MOUNTED)
H	HEAT DETECTOR DEVICE
H	HORN/STROBE APPLIANCE (WALL MOUNTED)
S	STROBE APPLIANCE (WALL MOUNTED)
H CM	HORN/STROBE APPLIANCE (CEILING MOUNTED)
S CM	STROBE APPLIANCE (CEILING MOUNTED)
FAA	FIRE ALARM ANNUNCIATOR UNIT (PANEL)
FACP	FIRE ALARM CONTROL PANEL
TS	TAMPER SWITCH
FS	FLOW SWITCH

ELECTRICAL GENERAL NOTES AND SPECIFICATIONS

A. ALL RECEPTACLE OUTLETS SHALL BE 20 AMP, COMMERCIAL GRADE, 125 VAC, 2-POLES, 3-WIRE, DUPLEX, NEMA 5-20R TYPE, TAMPER PROOF, COLOR SELECTED BY ARCHITECT.

B. THE CONTRACTOR SHALL COORDINATE ALL REQUIRED SHUTDOWNS ON EXISTING UTILITIES WITH UTILITY COMPANY.

C. ALL WORK SHALL COMPLY WITH THE LATEST ADOPTED EDITION OF THE NEC, NFPA, IBC, AND ANY APPLICABLE LOCAL ORDINANCE.

D. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL ELECTRICAL SYSTEM GROUNDING AND BONDING AS REQUIRED BY THE NEC AND LOCAL ORDINANCES.

E. ALL WIRING SHALL BE IN CONDUIT. MINIMUM CONDUIT SIZE SHALL BE 3/4". MINIMUM CONDUCTOR SIZE SHALL BE #12 AWG. ALL CIRCUITS SHALL BE PROVIDED WITH AN INDIVIDUAL NEUTRAL AND GROUNDING CONDUCTOR WITH THE PHASE CONDUCTOR. MC CABLE AND 1/2" CONDUIT IS ACCEPTABLE IF APPROVED BY AHJ.

F. THE ELECTRICAL DRAWINGS ARE SCHEMATIC IN NATURE. BEFORE STARTING THE WORK THE CONTRACTOR SHALL REVIEW ALL OTHER DISCIPLINE DRAWINGS AND VERIFY FIELD CONDITIONS AND SHALL MAKE ANY REQUIRED MINOR ADJUSTMENTS. ANY MAJOR DISCREPANCIES FOUND SHALL BE BROUGHT TO THE ATTENTION OF THE CONTRACTOR.

G. ALL CONDUITS USED FOR POWER AND TELECOMMUNICATION SYSTEMS SHALL BE EMT WITH COMPRESSION TYPE FITTINGS AND BODIES. SUPPORT ALL CONDUITS WITH ZINC COATED CONDUIT STRAPS AND P-1000 UNISTRUT CHANNELS.

H. ALL CONDUCTORS #10 AND SMALLER SHALL BE SOLID COPPER AND CONDUCTORS #8 AND LARGER SHALL BE STRANDED COPPER. UNLESS NOTED OTHERWISE, CONDUCTORS SHALL BE COPPER AND INSULATION SHALL BE DUAL RATED AT THHN/THWN.

I. IF NOT SPECIFIED ON DRAWINGS CONTRACTOR SHALL PROVIDE 2 - 4" EMPTY CONDUITS WITH PULL STRING FROM IT ROOM OR ELECTRICAL ROOM TO TELECOMMUNICATIONS DEMARCATION POINT.

J. ALL DEVICES, EQUIPMENT MATERIAL AND LABOR SHALL BE PROVIDED BY THE CONTRACTOR UNLESS NOTED OTHERWISE.

K. ALL ELECTRICAL EQUIPMENT AND DEVICES SHALL BE MOUNTED AS PER EQUIPMENT AND DEVICE MANUFACTURER RECOMMENDATIONS.

L. CONTRACTOR SHALL PROVIDE SUBMITTALS TO GC/ARCHITECT FOR REVIEW AND APPROVAL OF ALL ELECTRICAL EQUIPMENT AND DEVICES DESCRIBED IN THE DRAWINGS. SUBMITTALS SHALL INCLUDE CUT SHEETS, DIMENSIONS, WIRING DIAGRAMS, ACCESSORIES, OPERATION MANUALS, AND ALL NECESSARY INFORMATION FOR REVIEWER TO MAKE A SOUND EVALUATION.

M. FOR ANY SUBSTITUTED LIGHTING FIXTURES, CONTRACTOR SHALL PROVIDE UPDATED PHOTOMETRIC LAYOUTS, INCLUDING AVERAGE FOOT CANDLES, AVERAGE:MINIMUM RATIO, MAXIMUM FOOT CANDLE POINT, AND MINIMUM FOOT CANDLE POINT FOR EACH AREA WITH SUBSTITUTED FIXTURES.

N. PROVIDE STARTUP OF ALL ELECTRICAL SYSTEMS AND COORDINATE WITH CONTRACTOR STARTUP WITNESSING.

O. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING A COMPLETE SET OF RECORD DRAWINGS TO THE OWNER AT THE END OF THE CONSTRUCTION.

P. ALL MATERIALS AND EQUIPMENT TO BE INSTALLED SHALL BE NEW AND FREE OF DEFECTS. ALL ELECTRICAL EQUIPMENT SHALL COMPLY WITH NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION (NEMA) STANDARDS AND SHALL BE UL LABELED. ALL ELECTRICAL EQUIPMENT AND MATERIALS SHALL BE INSTALLED IN A WORKMANLIKE MANNER.

Q. PROVIDE LAMINATED PLASTIC NAMEPLATES FOR EACH EQUIPMENT ENCLOSURE. EACH NAMEPLATE SHALL IDENTIFY EQUIPMENT NAME, EQUIPMENT FUNCTION, PANELBOARD CONNECTED TO AND CIRCUIT NUMBER. NAMEPLATE SHALL BE MELAMINE PLASTIC (.0125" THICK), WHITE LETTERS ON BLACK BACKGROUND. MINIMUM SIZE OF LETTERS SHALL BE 0.25".

R. COORDINATE ALL REQUIRED FINAL CONNECTIONS TO MECHANICAL HVAC, APPLIANCES, AND EQUIPMENT WITH VENDOR SHOP DRAWINGS.

S. ALL TELECOMMUNICATIONS OUTLETS SHALL HAVE 3/4"CONDUIT WITH PULLSTRING STUBBED UP TO ACCESSIBLE CEILING.

T. COORDINATE COLOR AND FINISHES WITH OWNER/CONTRACTOR/ARCHITECT.

U. COORDINATE FINAL EQUIPMENT/FIXTURE LOCATIONS WITH THE GENERAL CONTRACTOR. THE LOCATION AS INDICATED ON THE DRAWING IS APPROXIMATE. INSTALL ALL MECHANICAL EQUIPMENT SUCH THAT MANUFACTURER'S MAINTENANCE AREA IS CLEAR.

V. COORDINATE ALL MECHANICAL, PLUMBING AND ELECTRICAL WORK & EQUIPMENT WITH STRUCTURAL MEMBERS, ELECTRICAL WORK, FIXTURES AND ALL OTHER TRADES.

W. THIS FACILITY SHALL COMPLY WITH THE AMERICANS WITH DISABILITIES ACT (ADA) ACCESSIBILITY GUIDELINES FOR BUILDINGS AND FACILITIES.

X. ALL EQUIPMENT, DEVICES AND FIXTURES SPECIFIED ARE PERFORMANCE BASED. EQUALS ARE ALLOWED AS LONG AS THEY MEET THE PERFORMANCE REQUIREMENTS OF THE SPECIFIED EQUIPMENT, DEVICES AND FIXTURES.

Y. AIC RATING OF ALL EQUIPMENT SHALL MEET OR EXCEED THE UTILITY AVAILABLE FAULT CURRENT (AIC RATING). IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE WITH UTILITY AND PROVIDE EQUIPMENT AS NECESSARY AT NO COST TO THE OWNER. AIC RATING SHALL BE LABELED ON ALL SERVICE ENTRANCE EQUIPMENT PER NEC 110.24.

Z. ELECTRICAL SINGLE LINE DIAGRAM IS TO SHOW GENERAL INTENT. CONTRACTOR TO COORDINATE EXACT REQUIREMENTS WITH UTILITY.

AA. CONTRACTOR SHALL VISIT THE SITE PRIOR TO BIDDING TO THOROUGHLY UNDERSTAND EXISTING SITE CONDITIONS, SO THAT ANY DEVIATIONS TO THE PLANS AND SPECIFICATIONS ARE AT NO COST TO THE OWNER.

AB. EMERGENCY EGRESS LIGHTING SHOWN IS SCHEMATIC IN NATURE. MINOR ADJUSTMENTS MAY BE NEEDED IN THE FIELD AS DEEMED BY THE AHJ. CONTRACTOR SHALL PERFORM WORK NEEDED AT NO ADDITIONAL COST TO THE OWNER.

AC. CONTRACTOR SHALL SUBMIT DETAILED SHOP DRAWING SHOWING COVERAGE OF LIGHTING CONTROL OCCUPANCY SENSORS BASED ON VENDOR THAT WILL BE SUPPLYING THE EQUIPMENT.

AD. COORDINATE LOCATION OF EXIT AND EMERGENCY LIGHTING WITH ARCHITECTURAL LIFE SAFETY PLAN PRIOR TO INSTALLATION.

AE. CONTRACTOR TO VERIFY AVAILABLE AIC RATING FROM UTILITY AND PROVIDE NEXT HIGHER STANDARD RATING. ALL ELECTRICAL EQUIPMENT SHALL BE FULLY RATED. SERIES RATING IS NOT ACCEPTABLE. CONTRACTOR SHALL PROVIDE LABEL STATING AVAILABLE AIC RATING ON SERVICE ENTRANCE EQUIPMENT. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE WITH UTILITY AND PROVIDE EQUIPMENT AS NECESSARY AT NO COST TO THE OWNER.

AF. RECEPTACLES LOCATED WITHIN 6' OF WATER SOURCE SHALL BE GFCI TYPE.

AG. CONTRACTOR SHALL BALANCE ALL PANEL PHASES TO WITHIN 10% OF EACH OTHER.

AH. CONTRACTOR SHALL PROVIDE PANELBOARDS WITH THE FOLLOWING BRANCH CIRCUIT RANGES:
- AH.A. 0 - 125 AMP RATED PANELBOARDS SHALL ACCOMMODATE A MINIMUM OF 60 AMP BRANCH BREAKERS.
- AH.B. 126 - 225 AMP RATED PANELBOARDS SHALL ACCOMMODATE A MINIMUM OF 100 AMP BRANCH BREAKERS.
- AH.C. 226 - 400 AMP RATED PANELBOARDS SHALL ACCOMMODATE A MINIMUM OF 225 AMP BRANCH BREAKERS.
- AH.D. 401 - 600 AMP RATED PANELBOARDS SHALL ACCOMMODATE A MINIMUM OF 400 AMP BRANCH BREAKERS.
- AH.E. 601 - 800 AMP RATED PANELBOARDS SHALL ACCOMMODATE A MINIMUM OF 600 AMP BRANCH BREAKERS

AI. PER THE INTERNATIONAL BUILDING CODE (IBC), ELECTRICAL EQUIPMENT AND COMPONENTS, INCLUDING SUPPORTS AND ATTACHMENTS, SHALL BE DESIGNED FOR SEISMIC FORCES IN ACCORDANCE WITH CHAPTER 13 OF ASCE 7-16. WHERE DESIGN FOR SEISMIC AND WIND LOADS ARE REQUIRED, THE MORE DEMANDING FORCE MUST BE USED. FOR ALL COMPONENTS REQUIRING SEISMIC RESTRAINT, THE COMPONENT SUPPORTS AND ATTACHMENTS SHALL BE DESIGNED BY A REGISTERED DESIGN PROFESSIONAL OR BE ACCOMPANIED BY THE APPROPRIATE ICC/ES EVALUATION REPORT. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT SUCH DESIGN AND INSTALLATION ARE IN ACCORDANCE WITH THE IBC REQUIREMENTS.

AJ. PER IFC 510, EMERGENCY RESPONDER RADIO COVERAGE IS REQUIRED IN NEW AND RENOVATED BUILDINGS. CONTRACTOR TO PROVIDE AN ENGINEERING EVALUATIONS OF THE EMERGENCY RESPONDER COVERAGE IN THE BUILDING OR CLARIFY THE INTENT TO INSTALL RADIO BOOSTING SYSTEM. A PLAN REVIEW AND PERMIT WILL BE REQUIRED FOR THE INSTALLATION OF EMERGENCY RESPONDER RADIO SYSTEMS AND RELATED EQUIPMENT PER IFC SECTION 510.3. ENGINEERING ASSESSMENTS MUST BE CONDUCTED AS SOON AS PRACTICAL IN ORDER TO AVOID DELAYS AND PROPERLY IDENTIFY THE APPROPRIATE LEVEL OF COVERAGE.

AK. ALL ELECTRICAL EQUIPMENT, SYSTEMS AND WORKMANSHIP SHALL BE GUARANTEED FOR A MINIMUM PERIOD OF ONE YEAR AFTER FINAL ACCEPTANCE.

AL. ALL EXIT SIGNS SHALL BE PROVIDED WITH INTEGRAL BATTERY BACK-UP UNLESS NOTED TO BE CONNECTED TO EMERGENCY GENERATOR FOR EMERGENCY OPERATION.

AM. CONTRACTOR SHALL COORDINATE WITH MECHANICAL PLANS TO VERIFY CEILING CAVITY IS NOT A RETURN PLENUM. IF CEILING CAVITY IS BEING USED AS A RETURN PLENUM THEN ALL ELECTRICAL CABLING SHALL BE PLENUM RATED.

AN. CONTRACTOR SHALL PROVIDE ALL GROUNDING/BONDING CONNECTIONS IN THE BUILDING AS REQUIRED BY THE NEC AND LOCAL CODES.

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SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER — 1/30/2025 — No. 31157 — DEREK W. HENSLEY

PERMIT DOCUMENTS

PROJECT TITLE: NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION: 1623 NORTH LAKE DRIVE LEXINGTON COUNTY, SC

SHEET NAME: ELECTRICAL - LEGEND, ABBREVIATIONS, NOTES & SPECIFICATIONS

REVISION	DESCRIPTION	DATE
A		

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E000 SHEET NO.

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SCALE: 1/2" = 1'-0"

SCALE: 3/8" = 1'-0"

SCALE: 1/4" = 1'-0"

SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"

1 LIGHTING PLAN - SITE
1" = 30' - 0"

GENERAL DRAWING NOTES

A. CONTRACTOR SHALL COORDINATE EXACT LOCATION AND MOUNTING HEIGHTS OF ALL LIGHTING FIXTURES AND DEVICES WITH ARCHITECT/OWNER PRIOR TO INSTALLATION.

B. CONTRACTOR SHALL INCREASE CND & CONDUCTOR SIZES AS REQUIRED FOR VOLTAGE DROP BASED ON ACTUAL CND RUNS IN THE FIELD.

C. POLE LIGHT FIXTURES SHALL BE PHOTOCELL CONTROLLED FOR DUSK TO DAWN OPERATION.

D. CONTRACTOR SHALL PROVIDE (2) LIGHTING CKT FROM PNL B. CONNECTING A TOTAL OF 12 FIXTURES. MAXIMUM OF 7 FIXTURES PER CIRCUIT. CONTRACTOR SHALL PROVIDE 20A, 250V, 2P BREAKER FOR EACH CKT.

E. PROVIDE A MINIMUM OF 2#8, 1#10G, 3/4" CND FOR EACH LIGHTING CKT.

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SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
No. 31157
DEREK W. HENSLEY
1/30/2025

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
ELECTRICAL - LIGHTING PLAN - SITE

REVISION DESCRIPTION	DATE
1	

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E001
SHEET NO.

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SCALE: 1/2" = 1'-0"

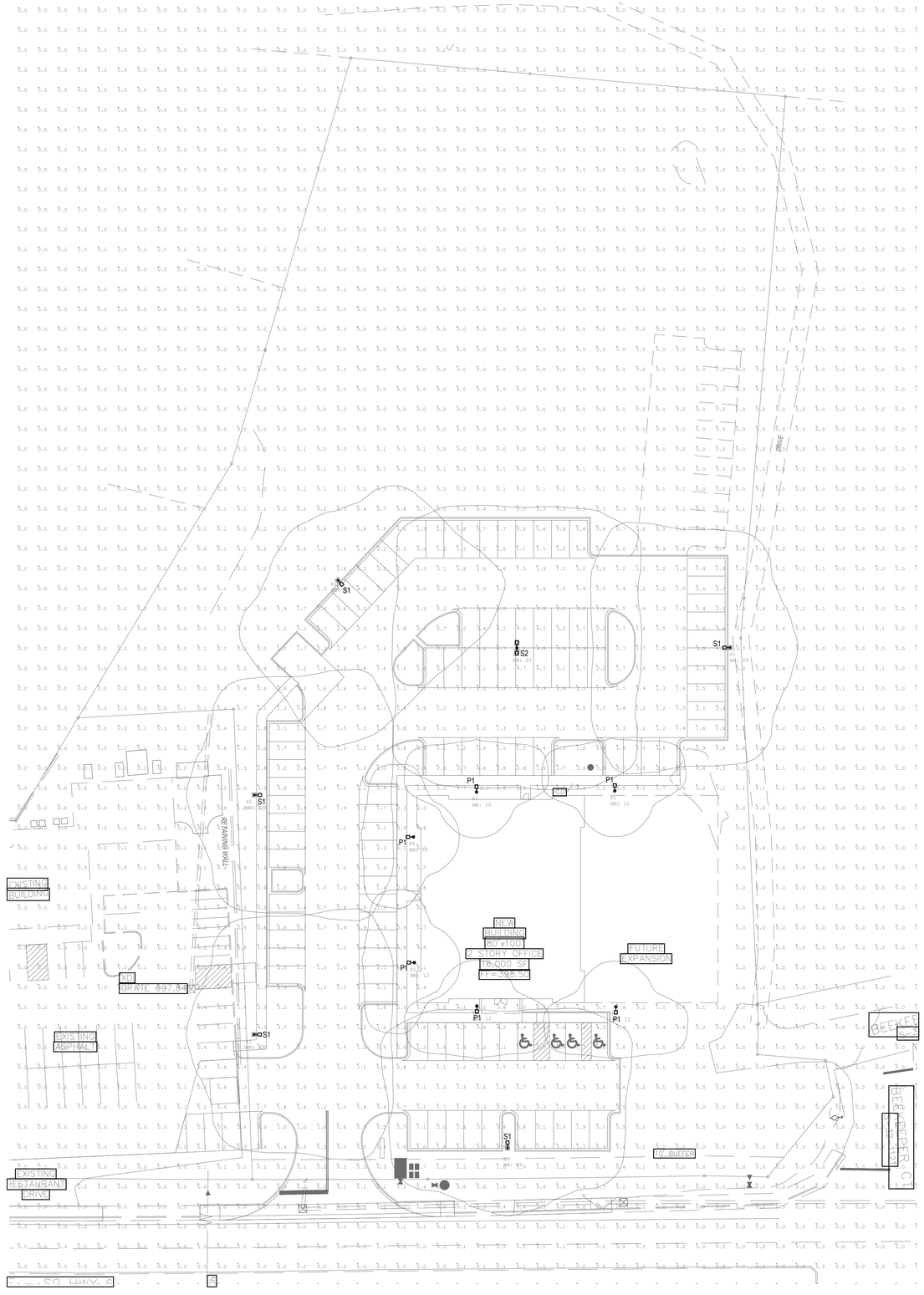
SCALE: 3/8" = 1'-0"

SCALE: 1/4" = 1'-0"

SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"



1 LIGHTING PLAN - SITE - PHOTOMETRICS
1" = 30' - 0"

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
Site Area	Illuminance	Fc	0.92	9.3	0.0	N.A.	N.A.
Park Area Only	Illuminance	Fc	1.90	6.3	0.5	3.80	12.60

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SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
1/30/2025
No. 31157
DEREK W. HENSLEY

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
ELECTRICAL - LIGHTING PLAN - SITE - PHOTOMETRICS

REVISION	DESCRIPTION	DATE
1		

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E002
SHEET NO.

SCALE: 1/2" = 1'-0"

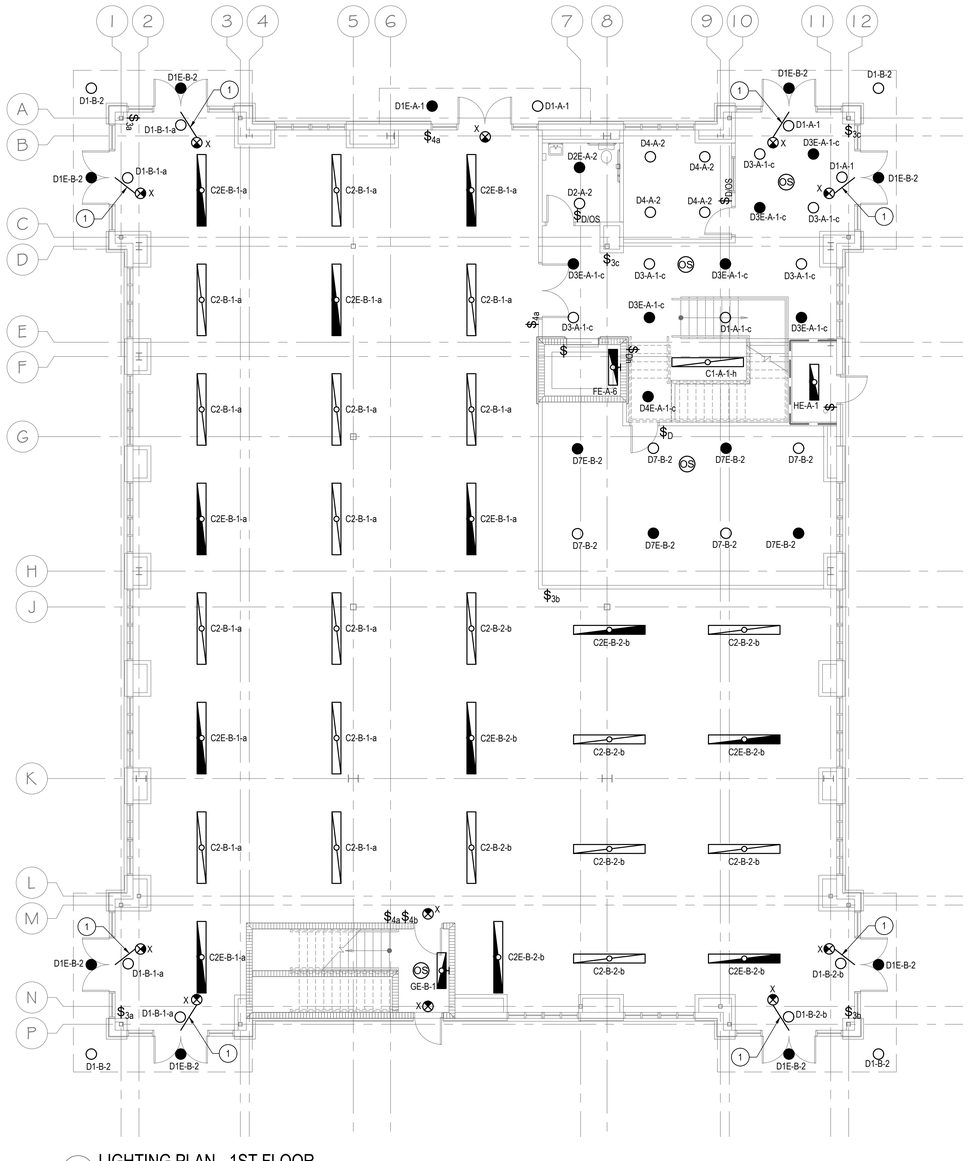
SCALE: 3/8" = 1'-0"

SCALE: 1/4" = 1'-0"

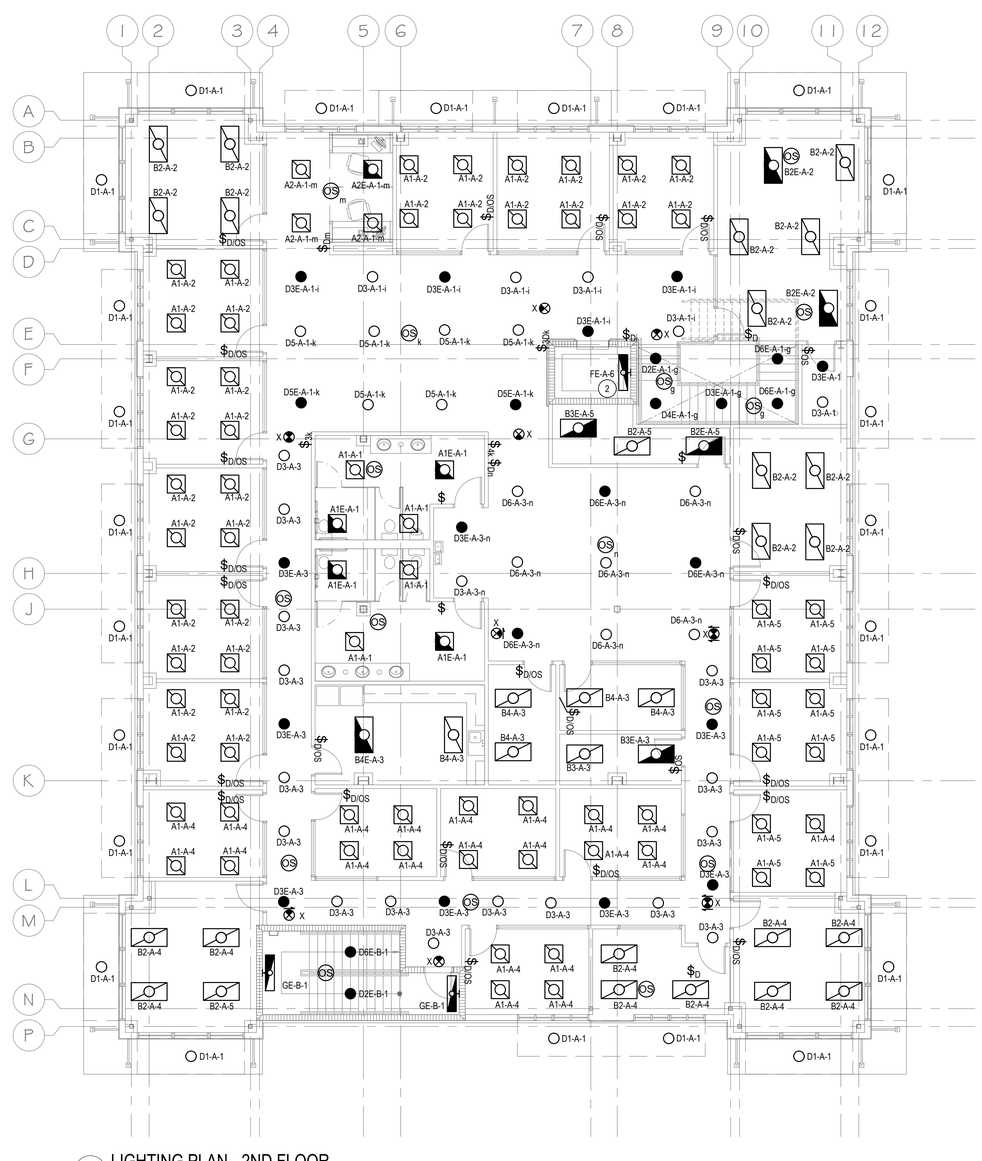
SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"



1 LIGHTING PLAN - 1ST FLOOR
1/8" = 1'-0"



2 LIGHTING PLAN - 2ND FLOOR
1/8" = 1'-0"

GENERAL DRAWING NOTES

A. CONTRACTOR SHALL COORDINATE EXACT LOCATIONS AND MOUNTING HEIGHTS OF ALL LIGHTING FIXTURES AND DEVICES WITH OWNER/ARCHITECT PRIOR TO INSTALLATION.

B. CONTRACTOR SHALL PROVIDE A COMPLETE LIGHTING CONTROL SYSTEM. SEE LIGHTING CONTROL SCHEDULE ON SHEET E601 FOR LIGHTING CONTROL SEQUENCE OF OPERATIONS.

C. LIGHTING CONTROL DEVICES ARE SHOWN FOR REFERENCE ONLY. CONTRACTOR SHALL PROVIDE DEVICES COUNTS AND LOCATIONS AS REQUIRED FOR COVERAGE BASED ON SELECTED LIGHTING CONTROL MANUFACTURERS RECOMMENDATIONS

DRAWING NOTES (#)

1. LIGHTING FIXTURE/DEVICE SHOWN OUT OF PLACE FOR CLARITY.

2. ELEVATOR SHAFT FIXTURE SHALL BE CONTROLLED BY PIT LIGHT SWITCH.

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No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
DEREK W. HENSLEY
No. 31157
1/30/2025

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
ELECTRICAL - LIGHTING PLANS

REVISION DESCRIPTION	DATE
4	

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E101
SHEET NO.

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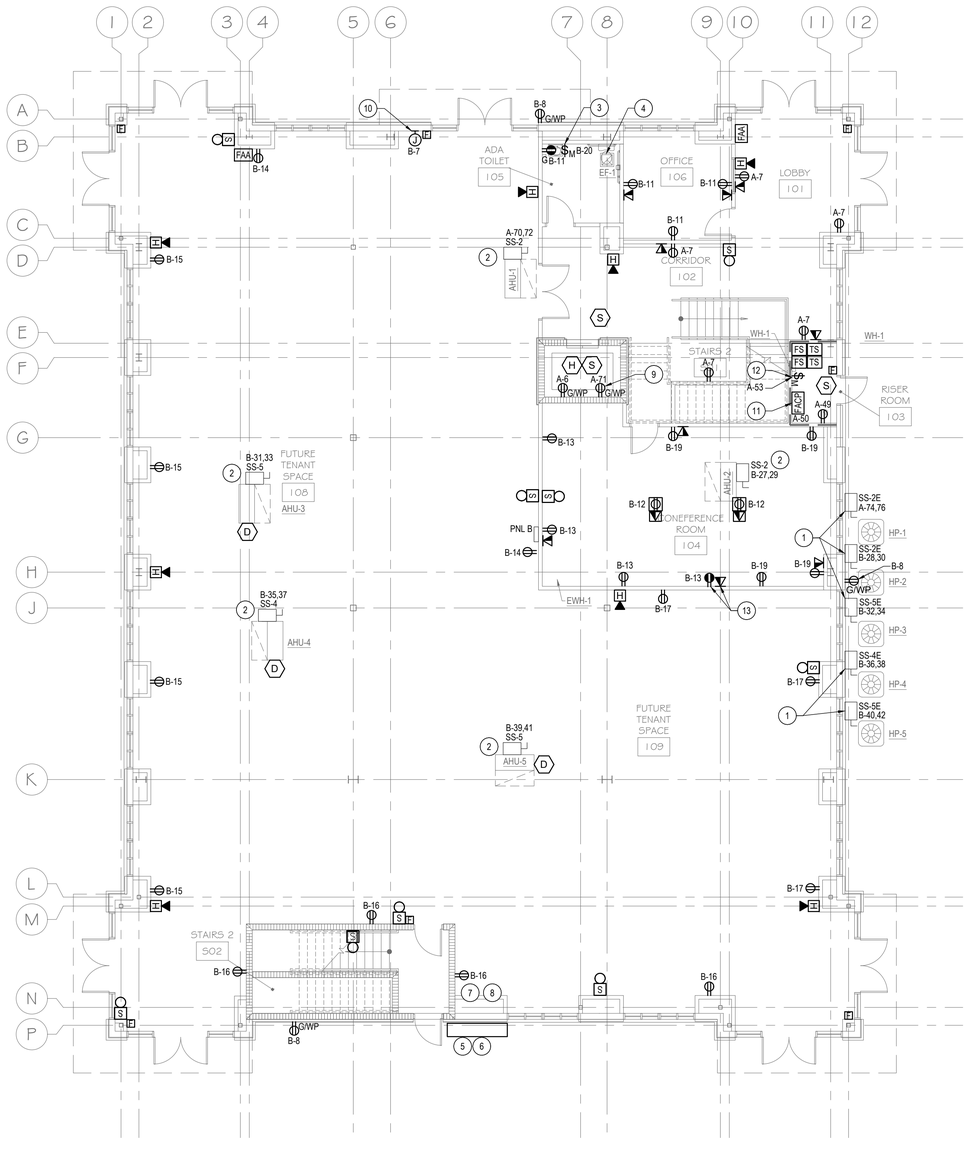

1 POWER PLAN - 1ST FLOOR
1/8" = 1'-0"

SCALE: 1/2" = 1'-0" (0, 1', 2', 4')

SCALE: 3/8" = 1'-0" (0, 1'-4", 2'-8", 5'-4")

SCALE: 1/4" = 1'-0" (0, 2', 4', 8')

SCALE: 3/16" = 1'-0" (0, 2'-8", 5'-4", 10'-8")

SCALE: 1/8" = 1'-0" (0, 4', 8', 16')

SCALE: 1/16" = 1'-0" (0, 8', 16', 32')

GENERAL DRAWING NOTES

A. CONTRACTOR SHALL COORDINATE EXACT LOCATIONS AND MOUNTING HEIGHTS OF ALL ELECTRICAL EQUIPMENT AND DEVICES WITH OWNER/ARCHITECT PRIOR TO INSTALLATION.

B. CONTRACTOR SHALL PROVIDE CLEARANCES AROUND ALL ELECTRICAL EQUIPMENT AND DEVICES AS REQUIRED BY THE NEC AND LOCAL CODES.

C. ALL POWER AND DATA RECEPTACLES SHOWN ADJACENT TO EACH OTHER SHALL BE MOUNTED AT THE SAME HEIGHT.

D. CONTRACTOR SHALL INCREASE CND & CONDUCTOR SIZES AS REQUIRED FOR VOLTAGE DROP BASED ON ACTUAL CND RUNS IN THE FIELD.

E. FIRE ALARM CONTRACTOR SHALL PROVIDE DUCT DETECTORS TO MECHANICAL CONTRACTOR FOR MOUNTING. FIRE ALARM CONTRACTOR SHALL CONNECT THE DUCT DETECTOR TO THE FIRE ALARM SYSTEM.

DRAWING NOTES (#)

1. PROVIDE DISCONNECT SWITCH FOR HEAT PUMP. COORDINATE EXACT REQUIREMENTS WITH MECHANICAL CONTRACTOR PRIOR TO INSTALLATION.
2. PROVIDE DISCONNECT SWITCH FOR AIR HANDLER. COORDINATE EXACT REQUIREMENTS WITH MECHANICAL CONTRACTOR PRIOR TO INSTALLATION.
3. PROVIDE 2#12, 1#12G, 3/4" CND & 20A, 120V, 1P MOTOR RATED SWITCH WITH CONNECTION TO EWH-1. COORDINATE EXACT REQUIREMENTS WITH PLUMBING CONTRACTOR PRIOR TO INSTALLATION.
4. PROVIDE 2#12, 1#12G, 3/4" CND WITH CONNECTION TO EXHAUST FAN. CONNECT EXHAUST FAN TO SWITCHED LIGHTING CIRCUIT SERVING THE AREA. COORDINATE EXACT REQUIREMENTS WITH MECHANICAL CONTRACTOR PRIOR TO INSTALLATION.
5. PROVIDE TELECOMMUNICATIONS COMBINER BOX AT THIS LOCATION. COORDINATE EXACT DIMENSIONS AND REQUIREMENTS WITH OWNERS TELECOM PROVIDER PRIOR TO INSTALLATION.
6. PROVIDE (2) EMPTY 4" CNDS WITH PULLSTRINGS FROM THIS LOCATION TO TELECOMMUNICATIONS DEMARCATION POINT. COORDINATE LOCATION OF DEMARCATION POINT WITH OWNERS TELECOM PROVIDER.
7. PROVIDE (2) EMPTY 2-1/2" CNDS WITH PULLSTRINGS LOCATED ABOVE CEILING BACK TO TELECOMMUNICATIONS COMBINER BOX.
8. PROPOSED LOCATION OF SPARE CND STUBBED UP FROM UTILITY SERVICE POINT. SEE ELECTRICAL SINGLE LINE ON SHEET E601 FOR DETAILS.
9. PROVIDE RECEPTACLE FOR SP-1. COORDINATE EXACT LOCATION & REQUIREMENTS OF CONTROL PANEL WITH PLUMBING CONTRACTOR PRIOR TO INSTALLATION.
10. PROVIDE 2#12, 1#12G, 3/4" CND WITH CONNECTION TO BUILDING SIGNAGE. COORDINATE EXACT LOCATION & REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO INSTALLATION.
11. PROPOSED LOCATION OF FIRE ALARM CONTROL PANEL. FACP SHALL BE CONNECTED TO PNL "A2". CONTRACTOR SHALL PROVIDE RED LOCKABLE BREAKER IN THE PANEL. COORDINATE EXACT LOCATION & REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO INSTALLATION.
12. PROVIDE 2#12, 1#12G, 3/4" & 20A, 120V, 1P, MOTOR RATED SWITCH WITH CONNECTION TO WALL HEATER. COORDINATE EXACT LOCATION & REQUIREMENTS WITH MECHANICAL CONTRACTOR PRIOR TO INSTALLATION.
13. PROVIDE RECESSED TV BOX RECEPTACLE SIMILAR TO LEGRAND #TV1WMLVKITWCC2. COORDINATE EXACT LOCATION AND MOUNTING HEIGHT WITH OWNER/ARCHITECT PRIOR TO INSTALLATION. POWER AND DATA SHOWN SHALL BE IN THE SAME BOX.

208V, 1PH DISCONNECT SWITCH SCHEDULE

MARK	AMPERAGE RATING	VOLTAGE	# OF POLES	NEMA RATING	BREAKER SERVED	TYPICAL CIRCUIT REQUIREMENTS
SS-1	30A	250V	2	NEMA 1	208V 20A	2#12, 1#12G, 3/4" CND
SS-1E	30A	250V	2	NEMA 3R	208V 20A	2#12, 1#12G, 3/4" CND
SS-2	30A	250V	2	NEMA 1	208V 30A	2#10, 1#10G, 3/4" CND
SS-2E	30A	250V	2	NEMA 3R	208V 30A	2#10, 1#10G, 3/4" CND
SS-3	60A	250V	2	NEMA 1	208V 40A	2#8, 1#10G, 1" CND
SS-3E	60A	250V	2	NEMA 3R	208V 40A	2#8, 1#10G, 1" CND
SS-4	60A	250V	2	NEMA 1	208V 50A	2#6, 1#10G, 1" CND
SS-4E	60A	250V	2	NEMA 3R	208V 50A	2#6, 1#10G, 1" CND
SS-5	60A	250V	2	NEMA 1	208V 60A	2#6, 1#10G, 1" CND
SS-5E	60A	250V	2	NEMA 3R	208V 60A	2#6, 1#10G, 1" CND

208V, 3PH DISCONNECT SWITCH SCHEDULE

MARK	AMPERAGE RATING	VOLTAGE	# OF POLES	NEMA RATING	BREAKER SERVED	TYPICAL CIRCUIT REQUIREMENTS
SS-20L	30A	250V	3	NEMA 1	208V, 3P, 20A	3#12, 1#12G, 3/4" CND
SS-20LE	30A	250V	3	NEMA 3R	208V, 3P, 20A	3#12, 1#12G, 3/4" CND
SS-30L	30A	250V	3	NEMA 1	208V, 3P, 30A	3#10, 1#10G, 3/4" CND
SS-30LE	30A	250V	3	NEMA 3R	208V, 3P, 30A	3#10, 1#10G, 3/4" CND
SS-40L	60A	250V	3	NEMA 1	208V, 3P, 40A	3#8, 1#10G, 1" CND
SS-40LE	60A	250V	3	NEMA 3R	208V, 3P, 40A	3#8, 1#10G, 1" CND
SS-50L	60A	250V	3	NEMA 1	208V, 3P, 50A	3#8, 1#10G, 1" CND
SS-50LE	60A	250V	3	NEMA 3R	208V, 3P, 50A	3#8, 1#10G, 1" CND
SS-60L	60A	250V	3	NEMA 1	208V, 3P, 60A	3#6, 1#10G, 1" CND
SS-60LE	60A	250V	3	NEMA 3R	208V, 3P, 60A	3#6, 1#10G, 1" CND
SS-70L	100A	250V	3	NEMA 1	208V, 3P, 70A	3#4, 1#8G, 1-1/4" CND
SS-70LE	100A	250V	3	NEMA 3R	208V, 3P, 70A	3#4, 1#8G, 1-1/4" CND
SS-80L	100A	250V	3	NEMA 1	208V, 3P, 80A	3#4, 1#8G, 1-1/4" CND
SS-80LE	100A	250V	3	NEMA 3R	208V, 3P, 80A	3#4, 1#8G, 1-1/4" CND
SS-90L	100A	250V	3	NEMA 1	208V, 3P, 90A	3#3, 1#8G, 1-1/2" CND
SS-90LE	100A	250V	3	NEMA 3R	208V, 3P, 90A	3#3, 1#8G, 1-1/2" CND
SS-100L	100A	250V	3	NEMA 1	208V, 3P, 100A	3#2, 1#8G, 2" CND
SS-100LE	100A	250V	3	NEMA 3R	208V, 3P, 100A	3#2, 1#8G, 2" CND

PROVIDE DISCONNECT SWITCH WITH AUXILLIARY CONTACTS FOR INTER- CONNECTING EQUIPMENT. i.e ELEVATORS, EXHAUST FANS/LOUVERS, ETC.

HENSLEY & GOERLING
CONSULTING ENGINEERS, LLC
HGCEng.com
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Electrical: dwhensley@hgcemg.com (843.437.1390)

SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER — 1/30/2025 — No. 31157 — DEREK W. HENSLEY

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
ELECTRICAL - POWER PLAN - 1ST FLOOR

REVISION DESCRIPTION — DATE

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E201
SHEET NO.

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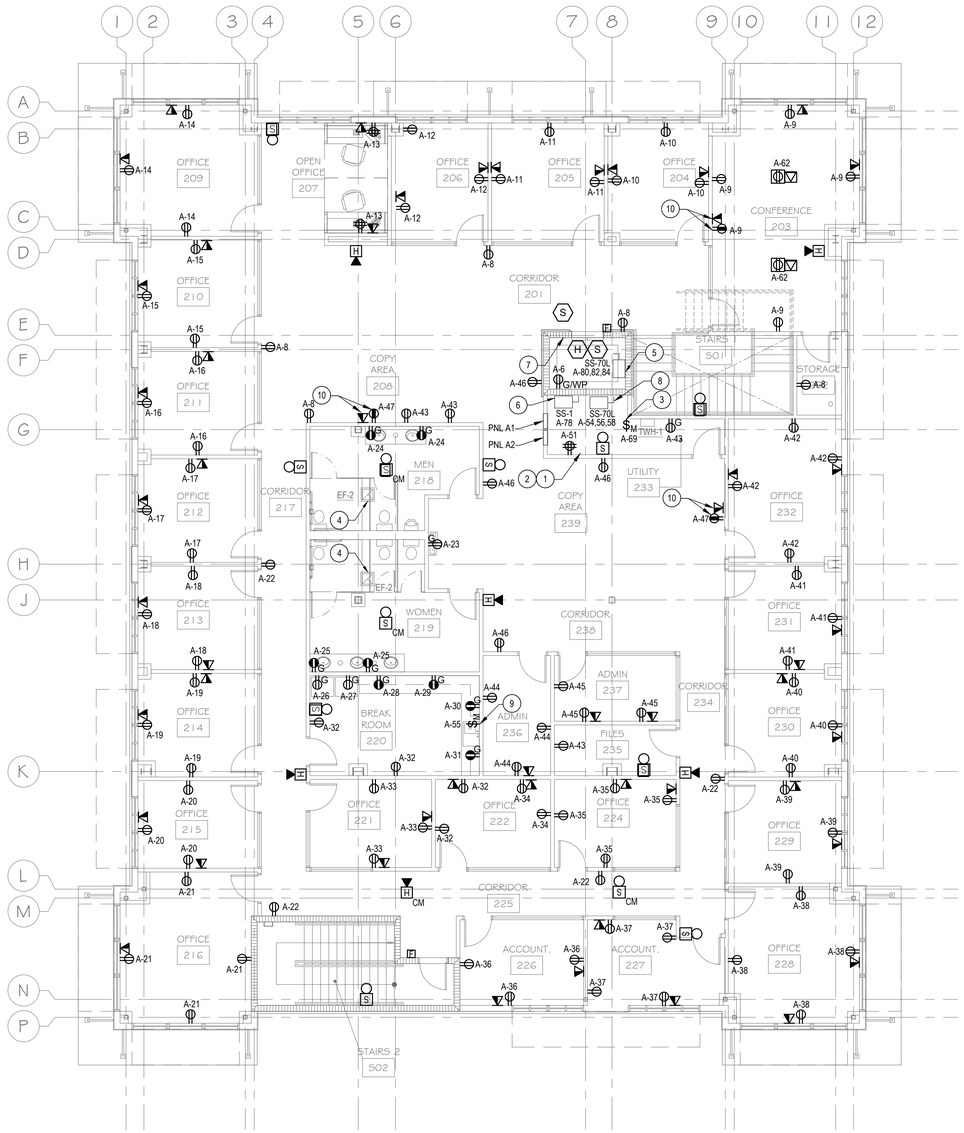

2 POWER PLAN - 2ND FLOOR
1/8" = 1'-0"

SCALE: 1/2" = 1'-0" (0, 1', 2', 4')
SCALE: 3/8" = 1'-0" (0, 1'-4", 2'-8", 5'-4")
SCALE: 1/4" = 1'-0" (0, 2', 4', 8')
SCALE: 3/16" = 1'-0" (0, 2'-8", 5'-4", 10'-8")
SCALE: 1/8" = 1'-0" (0, 4', 8', 16')
SCALE: 1/16" = 1'-0" (0, 8', 16', 32')

GENERAL DRAWING NOTES

A. CONTRACTOR SHALL COORDINATE EXACT LOCATIONS AND MOUNTING HEIGHTS OF ALL ELECTRICAL EQUIPMENT AND DEVICES WITH OWNER/ARCHITECT PRIOR TO INSTALLATION.

B. CONTRACTOR SHALL PROVIDE CLEARANCES AROUND ALL ELECTRICAL EQUIPMENT AND DEVICES AS REQUIRED BY THE NEC AND LOCAL CODES.

C. ALL POWER AND DATA RECEPTACLES SHOWN ADJACENT TO EACH OTHER SHALL BE MOUNTED AT THE SAME HEIGHT.

D. CONTRACTOR SHALL INCREASE CND & CONDUCTOR SIZES AS REQUIRED FOR VOLTAGE DROP BASED ON ACTUAL CND RUNS IN THE FIELD.

E. FIRE ALARM CONTRACTOR SHALL SET SOUND LEVELS OF HORNS PER NFPA 72 AND LOCAL CODES.

F. FIRE ALARM CONTRACTOR SHALL SET CANDELA RATINGS OF THE STROBES PER NFPA 72 AND LOCAL CODES.

G. FIRE ALARM CONTRACTOR TO COORDINATE THE NUMBER OF TAMPER AND FLOW SWITCHES WITH FIRE PROTECTION CONTRACTOR.

H. FIRE ALARM CONTRACTOR SHALL PROVIDE DUCT DETECTORS TO MECHANICAL CONTRACTOR FOR MOUNTING. FIRE ALARM CONTRACTOR SHALL CONNECT THE DUCT DETECTOR TO THE FIRE ALARM SYSTEM.

DRAWING NOTES (#)

1. PROVIDE (2) EMPTY 2-1/2" CNDS WITH PULLSTRINGS LOCATED ABOVE CEILING BACK TO TELECOMMUNICATIONS COMBINER BOX.
2. PROVIDE TELEPHONE BACKER BOARD AT THIS LOCATION. COORDINATE EXACT REQUIREMENTS WITH OWNERS TELECOM PROVIDER PRIOR TO INSTALLATION.
3. PROVIDE 2#12, 1#12G, 3/4" CND & 20A, 120V, 1P MOTOR RATED SWITCH WITH CONNECTION TO TWH-1. COORDINATE EXACT REQUIREMENTS WITH PLUMBING CONTRACTOR PRIOR TO INSTALLATION.
4. PROVIDE 2#12, 1#12G, 3/4" CND WITH CONNECTION TO EXHAUST FAN. CONNECT EXHAUST FAN TO SWITCHED LIGHTING CIRCUIT SERVING THE AREA. COORDINATE EXACT REQUIREMENTS WITH MECHANICAL CONTRACTOR PRIOR TO INSTALLATION.
5. PROVIDE NON-FUSED DISCONNECT SWITCH AT TOP OF ELEVATOR SHAFT, FOR ELEVATOR MOTOR. COORDINATE EXACT REQUIREMENTS WITH ELEVATOR MANUFACTURER PRIOR TO INSTALLATION. SEE DETAIL #1 & #2 ON SHEET E602 FOR MORE INFORMATION.
6. PROVIDE NON-FUSED DISCONNECT SWITCH FOR ELEVATOR CAR POWER. COORDINATE EXACT REQUIREMENTS WITH ELEVATOR MANUFACTURER PRIOR TO INSTALLATION. SEE DETAIL #1 & #2 ON SHEET E602 FOR MORE INFORMATION
7. PROVIDE DEDICATED TELEPHONE CIRCUIT FOR ELEVATOR CAR. COORDINATE EXACT REQUIREMENTS WITH ELEVATOR MANUFACTURER/INSTALLER PRIOR TO INSTALLATION.
8. PROVIDE FUSED DISCONNECT SWITCH WITH AUXILLIARY CONTACTS FOR ELEVATOR MOTOR. PROVIDE DUAL ELEMENT TIME DELAY FUSES. COORDINATE EXACT REQUIREMENTS & FUSE RATINGS WITH ELEVATOR MANUFACTURER PRIOR TO INSTALLATION. SEE DETAIL #1 & #2 ON SHEET E602 FOR MORE INFORMATION.
9. PROVIDE 2#12, 1#12G, 3/4" CND & 20A, 120V, 1P MOTOR RATED SWITCH WITH CONNECTION TO GARBAGE DISPOSAL. COORDINATE EXACT LOCATION & REQUIREMENTS WITH PLUMBING CONTRACTOR PRIOR TO INSTALLATION.
10. PROVIDE RECESSED TV BOX RECEPTACLE SIMILAR TO LEGRAND #TV1WMLVKITWCC2. COORDINATE EXACT LOCATION AND MOUNTING HEIGHT WITH OWNER/ARCHITECT PRIOR TO INSTALLATION. POWER AND DATA SHOWN SHALL BE IN THE SAME BOX.

208V, 1PH DISCONNECT SWITCH SCHEDULE

MARK	AMPERAGE RATING	VOLTAGE	# OF POLES	NEMA RATING	BREAKER SERVED	TYPICAL CIRCUIT REQUIREMENTS
SS-1	30A	250V	2	NEMA 1	208V 20A	2#12, 1#12G, 3/4" CND
SS-1E	30A	250V	2	NEMA 3R	208V 20A	2#12, 1#12G, 3/4" CND
SS-2	30A	250V	2	NEMA 1	208V 30A	2#10, 1#10G, 3/4" CND
SS-2E	30A	250V	2	NEMA 3R	208V 30A	2#10, 1#10G, 3/4" CND
SS-3	60A	250V	2	NEMA 1	208V 40A	2#8, 1#10G, 1" CND
SS-3E	60A	250V	2	NEMA 3R	208V 40A	2#8, 1#10G, 1" CND
SS-4	60A	250V	2	NEMA 1	208V 50A	2#6, 1#10G, 1" CND
SS-4E	60A	250V	2	NEMA 3R	208V 50A	2#6, 1#10G, 1" CND
SS-5	60A	250V	2	NEMA 1	208V 60A	2#6, 1#10G, 1" CND
SS-5E	60A	250V	2	NEMA 3R	208V 60A	2#6, 1#10G, 1" CND

208V, 3PH DISCONNECT SWITCH SCHEDULE

MARK	AMPERAGE RATING	VOLTAGE	# OF POLES	NEMA RATING	BREAKER SERVED	TYPICAL CIRCUIT REQUIREMENTS
SS-20L	30A	250V	3	NEMA 1	208V, 3P, 20A	3#12, 1#12G, 3/4" CND
SS-20LE	30A	250V	3	NEMA 3R	208V, 3P, 20A	3#12, 1#12G, 3/4" CND
SS-30L	30A	250V	3	NEMA 1	208V, 3P, 30A	3#10, 1#10G, 3/4" CND
SS-30LE	30A	250V	3	NEMA 3R	208V, 3P, 30A	3#10, 1#10G, 3/4" CND
SS-40L	60A	250V	3	NEMA 1	208V, 3P, 40A	3#8, 1#10G, 1" CND
SS-40LE	60A	250V	3	NEMA 3R	208V, 3P, 40A	3#8, 1#10G, 1" CND
SS-50L	60A	250V	3	NEMA 1	208V, 3P, 50A	3#8, 1#10G, 1" CND
SS-50LE	60A	250V	3	NEMA 3R	208V, 3P, 50A	3#8, 1#10G, 1" CND
SS-60L	60A	250V	3	NEMA 1	208V, 3P, 60A	3#6, 1#10G, 1" CND
SS-60LE	60A	250V	3	NEMA 3R	208V, 3P, 60A	3#6, 1#10G, 1" CND
SS-70L	100A	250V	3	NEMA 1	208V, 3P, 70A	3#4, 1#8G, 1-1/4" CND
SS-70LE	100A	250V	3	NEMA 3R	208V, 3P, 70A	3#4, 1#8G, 1-1/4" CND
SS-80L	100A	250V	3	NEMA 1	208V, 3P, 80A	3#4, 1#8G, 1-1/4" CND
SS-80LE	100A	250V	3	NEMA 3R	208V, 3P, 80A	3#4, 1#8G, 1-1/4" CND
SS-90L	100A	250V	3	NEMA 1	208V, 3P, 90A	3#3, 1#8G, 1-1/2" CND
SS-90LE	100A	250V	3	NEMA 3R	208V, 3P, 90A	3#3, 1#8G, 1-1/2" CND
SS-100L	100A	250V	3	NEMA 1	208V, 3P, 100A	3#2, 1#8G, 2" CND
SS-100LE	100A	250V	3	NEMA 3R	208V, 3P, 100A	3#2, 1#8G, 2" CND

PROVIDE DISCONNECT SWITCH WITH AUXILLIARY CONTACTS FOR INTER- CONNECTING EQUIPMENT. i.e ELEVATORS, EXHAUST FANS/LOUVERS, ETC.

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Mech / Plumb: jdgoerling@hgcemg.com (843.696.2669)
Electrical: dwhensley@hgcemg.com (843.437.1390)

SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279

SOUTH CAROLINA PROFESSIONAL ENGINEER — 1/30/2025 — No. 31157 — DEREK W. HENSLEY

PERMIT DOCUMENTS

PROJECT TITLE: NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION: 1623 NORTH LAKE DRIVE LEXINGTON COUNTY, SC

SHEET NAME: ELECTRICAL - POWER PLAN - 2ND FLOOR

REVISION DESCRIPTION	DATE
1	

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E202 SHEET NO.

SCALE: 1/2" = 1'-0"

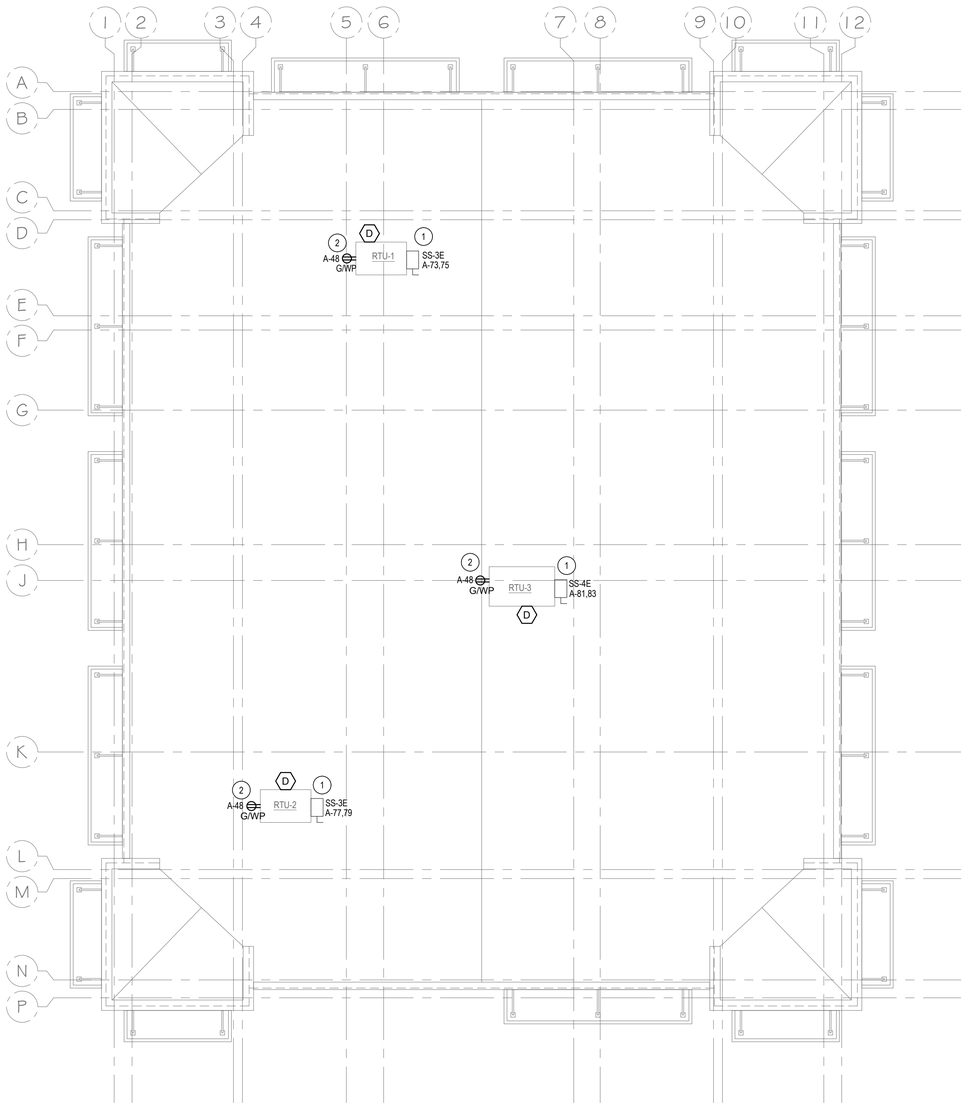
SCALE: 3/8" = 1'-0"

SCALE: 1/4" = 1'-0"

SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

SCALE: 1/16" = 1'-0"



1 POWER PLAN - ROOF
1/8" = 1'-0"

GENERAL DRAWING NOTES

A. CONTRACTOR SHALL COORDINATE EXACT LOCATIONS AND MOUNTING HEIGHTS OF ALL ELECTRICAL EQUIPMENT AND DEVICES WITH OWNER/ARCHITECT PRIOR TO INSTALLATION.

B. CONTRACTOR SHALL PROVIDE CLEARANCES AROUND ALL ELECTRICAL EQUIPMENT AND DEVICES AS REQUIRED BY THE NEC AND LOCAL CODES.

C. CONTRACTOR SHALL INCREASE CND & CONDUCTOR SIZES AS REQUIRED FOR VOLTAGE DROP BASED ON ACTUAL CND RUNS IN THE FIELD.

D. FIRE ALARM CONTRACTOR SHALL PROVIDE DUCT DETECTORS TO MECHANICAL CONTRACTOR FOR MOUNTING. FIRE ALARM CONTRACTOR SHALL CONNECT THE DUCT DETECTOR TO THE FIRE ALARM SYSTEM.

DRAWING NOTES (#)

1. PROVIDE DISCONNECT SWITCH FOR ROOF TOP UNIT. COORDINATE EXACT REQUIREMENTS WITH MECHANICAL CONTRACTOR PRIOR TO INSTALLATION.

2. PROVIDE 2#12, 1#12G, 3/4" CND & 20A, 120V, 1P WEATHERPROOF RECEPTACLE FOR CONVENIENCE. COORDINATE EXACT LOCATION & REQUIREMENTS WITH MECHANICAL CONTRACTOR PRIOR TO INSTALLATION.

208V, 1PH DISCONNECT SWITCH SCHEDULE

MARK	AMPERAGE RATING	VOLTAGE	# OF POLES	NEMA RATING	BREAKER SERVED	TYPICAL CIRCUIT REQUIREMENTS
SS-1	30A	250V	2	NEMA 1	208V 20A	2#12, 1#12G, 3/4" CND
SS-1E	30A	250V	2	NEMA 3R	208V 20A	2#12, 1#12G, 3/4" CND
SS-2	30A	250V	2	NEMA 1	208V 30A	2#10, 1#10G, 3/4" CND
SS-2E	30A	250V	2	NEMA 3R	208V 30A	2#10, 1#10G, 3/4" CND
SS-3	60A	250V	2	NEMA 1	208V 40A	2#8, 1#10G, 1" CND
SS-3E	60A	250V	2	NEMA 3R	208V 40A	2#8, 1#10G, 1" CND
SS-4	60A	250V	2	NEMA 1	208V 50A	2#6, 1#10G, 1" CND
SS-4E	60A	250V	2	NEMA 3R	208V 50A	2#6, 1#10G, 1" CND
SS-5	60A	250V	2	NEMA 1	208V 60A	2#6, 1#10G, 1" CND
SS-5E	60A	250V	2	NEMA 3R	208V 60A	2#6, 1#10G, 1" CND

208V, 3PH DISCONNECT SWITCH SCHEDULE

MARK	AMPERAGE RATING	VOLTAGE	# OF POLES	NEMA RATING	BREAKER SERVED	TYPICAL CIRCUIT REQUIREMENTS
SS-20L	30A	250V	3	NEMA 1	208V, 3P, 20A	3#12, 1#12G, 3/4" CND
SS-20LE	30A	250V	3	NEMA 3R	208V, 3P, 20A	3#12, 1#12G, 3/4" CND
SS-30L	30A	250V	3	NEMA 1	208V, 3P, 30A	3#10, 1#10G, 3/4" CND
SS-30LE	30A	250V	3	NEMA 3R	208V, 3P, 30A	3#10, 1#10G, 3/4" CND
SS-40L	60A	250V	3	NEMA 1	208V, 3P, 40A	3#8, 1#10G, 1" CND
SS-40LE	60A	250V	3	NEMA 3R	208V, 3P, 40A	3#8, 1#10G, 1" CND
SS-50L	60A	250V	3	NEMA 1	208V, 3P, 50A	3#8, 1#10G, 1" CND
SS-50LE	60A	250V	3	NEMA 3R	208V, 3P, 50A	3#8, 1#10G, 1" CND
SS-60L	60A	250V	3	NEMA 1	208V, 3P, 60A	3#6, 1#10G, 1" CND
SS-60LE	60A	250V	3	NEMA 3R	208V, 3P, 60A	3#6, 1#10G, 1" CND
SS-70L	100A	250V	3	NEMA 1	208V, 3P, 70A	3#4, 1#8G, 1-1/4" CND
SS-70LE	100A	250V	3	NEMA 3R	208V, 3P, 70A	3#4, 1#8G, 1-1/4" CND
SS-80L	100A	250V	3	NEMA 1	208V, 3P, 80A	3#4, 1#8G, 1-1/4" CND
SS-80LE	100A	250V	3	NEMA 3R	208V, 3P, 80A	3#4, 1#8G, 1-1/4" CND
SS-90L	100A	250V	3	NEMA 1	208V, 3P, 90A	3#3, 1#8G, 1-1/2" CND
SS-90LE	100A	250V	3	NEMA 3R	208V, 3P, 90A	3#3, 1#8G, 1-1/2" CND
SS-100L	100A	250V	3	NEMA 1	208V, 3P, 100A	3#2, 1#8G, 2" CND
SS-100LE	100A	250V	3	NEMA 3R	208V, 3P, 100A	3#2, 1#8G, 2" CND

PROVIDE DISCONNECT SWITCH WITH AUXILLIARY CONTACTS FOR INTER- CONNECTING EQUIPMENT. i.e ELEVATORS, EXHAUST FANS/LOUVERS, ETC.

HENSLEY & GOERLING
CONSULTING ENGINEERS, LLC
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Electrical: dwhensley@hgcemg.com (843.437.1390)

SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION
HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC
No. 5279

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
No. 31157
DEREK W. HENSLEY
1/30/2025

PERMIT DOCUMENTS

PROJECT TITLE:
NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION:
1623 NORTH LAKE DRIVE
LEXINGTON COUNTY, SC

SHEET NAME:
ELECTRICAL - POWER PLAN - ROOF

REVISION DESCRIPTION	DATE
1	

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E203
SHEET NO.

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SCALE: 1/2" = 1'-0"

SCALE: 3/8" = 1'-0"

SCALE: 1/4" = 1'-0"

SCALE: 3/16" = 1'-0"

SCALE: 1/8" = 1'-0"

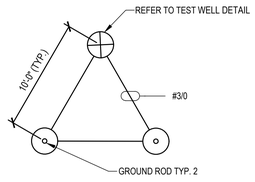
SCALE: 1/16" = 1'-0"

LIGHT FIXTURE SCHEDULE (SUBSTITUTED FIXTURES MUST MEET PERFORMANCE REQUIREMENTS)

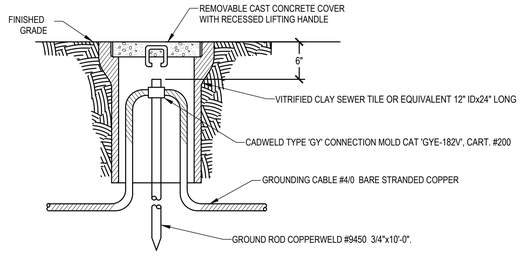
TYPE	LAMP TYPE	MOUNTING	LAMP WATTAGE	VOLTAGE	FIXTURE TYPE	REMARKS	DESCRIPTION
A1	LED	GRID	30	UNV	LITHONIA: EPANL 2X2 3400LM 80CRI 40K MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X2 TROFFER
A1E	LED	GRID	30	UNV	LITHONIA: EPANL 2X2 3400LM 80CRI 40K MVOLT E10WCP	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X2 TROFFER - EMERGENCY
A2	LED	GRID	45	UNV	LITHONIA: EPANL 2X2 4800LM 80CRI 40K MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X2 TROFFER
A2E	LED	GRID	45	UNV	LITHONIA: EPANL 2X2 4800LM 80CRI 40K MVOLT E10WCP	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X2 TROFFER - EMERGENCY
B2	LED	GRID	45	UNV	LITHONIA: EPANL 2X4 4800LM 80CRI 40K MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X4 TROFFER
B2E	LED	GRID	45	UNV	LITHONIA: EPANL 2X4 4800LM 80CRI 40K MVOLT E10WCP	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X4 TROFFER - EMERGENCY
B3	LED	GRID	49	UNV	LITHONIA: EPANL 2X4 5400LM 80CRI 40K MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X4 TROFFER
B3E	LED	GRID	49	UNV	LITHONIA: EPANL 2X4 5400LM 80CRI 40K MVOLT E10WCP	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X4 TROFFER - EMERGENCY
B4	LED	GRID	50	UNV	LITHONIA: EPANL 2X4 6000LM 80CRI 40K MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X4 TROFFER
B4E	LED	GRID	50	UNV	LITHONIA: EPANL 2X4 6000LM 80CRI 40K MVOLT E10WCP	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	2X4 TROFFER - EMERGENCY
C1	LED	PENDANT @ 10' AFF	50	UNV	LITHONIA: LL8 6000LM 80CRI 40K MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	8' LINEAR PENDANT
C2	LED	PENDANT @ 12' AFF	66	UNV	LITHONIA: LL8 8000LM 80CRI 40K MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	8' LINEAR PENDANT
C2E	LED	PENDANT @ 12' AFF	66	UNV	LITHONIA: LL8 8000LM 80CRI 40K MVOLT IE10WCP	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	8' LINEAR PENDANT
D1	LED	RECESSED	6	UNV	LITHONIA: LDN4 40/05 LO4 AR LSS MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT
D1E	LED	RECESSED	6	UNV	LITHONIA: LDN4 40/05 LO4 AR LSS MVOLT EL	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT - EMERGENCY
D2	LED	RECESSED	11	UNV	LITHONIA: LDN4 40/10 LO4 AR LSS MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT
D2E	LED	RECESSED	11	UNV	LITHONIA: LDN4 40/10 LO4 AR LSS MVOLT EL	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT - EMERGENCY
D3	LED	RECESSED	18	UNV	LITHONIA: LDN4 40/15 LO4 AR LSS MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT
D3E	LED	RECESSED	18	UNV	LITHONIA: LDN4 40/15 LO4 AR LSS MVOLT EL	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT - EMERGENCY
D4	LED	RECESSED	23	UNV	LITHONIA: LDN4 40/20 LO4 AR LSS MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT
D4E	LED	RECESSED	23	UNV	LITHONIA: LDN4 40/20 LO4 AR LSS MVOLT EL	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT - EMERGENCY
D5	LED	RECESSED	26	UNV	LITHONIA: LDN4 40/25 LO4 AR LSS MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT
D5E	LED	RECESSED	26	UNV	LITHONIA: LDN4 40/25 LO4 AR LSS MVOLT EL	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT - EMERGENCY
D6	LED	RECESSED	33	UNV	LITHONIA: LDN4 40/30 LO4 AR LSS MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT
D6E	LED	RECESSED	33	UNV	LITHONIA: LDN4 40/30 LO4 AR LSS MVOLT EL	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT - EMERGENCY
D7	LED	RECESSED	43	UNV	LITHONIA: LDN4 40/40 LO4 AR LSS MVOLT	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT
D7E	LED	RECESSED	43	UNV	LITHONIA: LDN4 40/40 LO4 AR LSS MVOLT EL	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4" DOWNLIGHT - EMERGENCY
FE	LED	WALL MOUNT @ 4.5' AFF	51	UNV	LITHONIA: FEM L48 8000LM LPPCL WD MVOLT 40K 80CRI E10WCP	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4' STRIP - ELEVATOR PIT - EMERGENCY
GE	LED	WALL MOUNT @ 7.5' AFF	40	UNV	LITHONIA: BLWP4 48L ADSM MVOLT LP840 EL7L	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4' STRIP - STAIRWELL - EMERGENCY
HE	LED	PENDANT @ 10' AFF	34	UNV	LITHONIA: ZL1N L48 5000LM FST MVOLT 40K 80CRI E7W	PROVIDE WITH EMERGENCY BATTERY BACK-UP. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	4' STRIP - EMERGENCY
P1	LED	POLE MOUNT	55	UNV	LUMENPULSE: ALG7100-VOLT-SSL-S60-40K-CRI70-3-FINISH-DIM-CRC/PS-ARM-12' POLE	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	12' POLE LIGHT
S1	LED	POLE MOUNT	136	UNV	NLS: NV-1-T4-64L-7-40K7-UNV-ASA-25' POLE	COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	25' POLE LIGHT
S2	LED	POLE MOUNT	272	UNV	NLS: NV-1-T4-64L-7-40K7-UNV-ASA-25' POLE	PROVIDE 2 FIXTURES HEADS PER POLE. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	25' POLE LIGHT - 2 HEADS
X	LED	WALL/CEILING AS SHOWN	5	UNV	LITHONIA: EDG R EL	CONNECT TO UNSWITCHED LIGHTING CIRCUIT SERVING THE AREA. COORDINATE EXACT REQUIREMENTS WITH ARCHITECT/OWNER PRIOR TO ORDERING.	EDGE LIT EXIT SIGN

LIGHTING CONTROL SCHEDULE

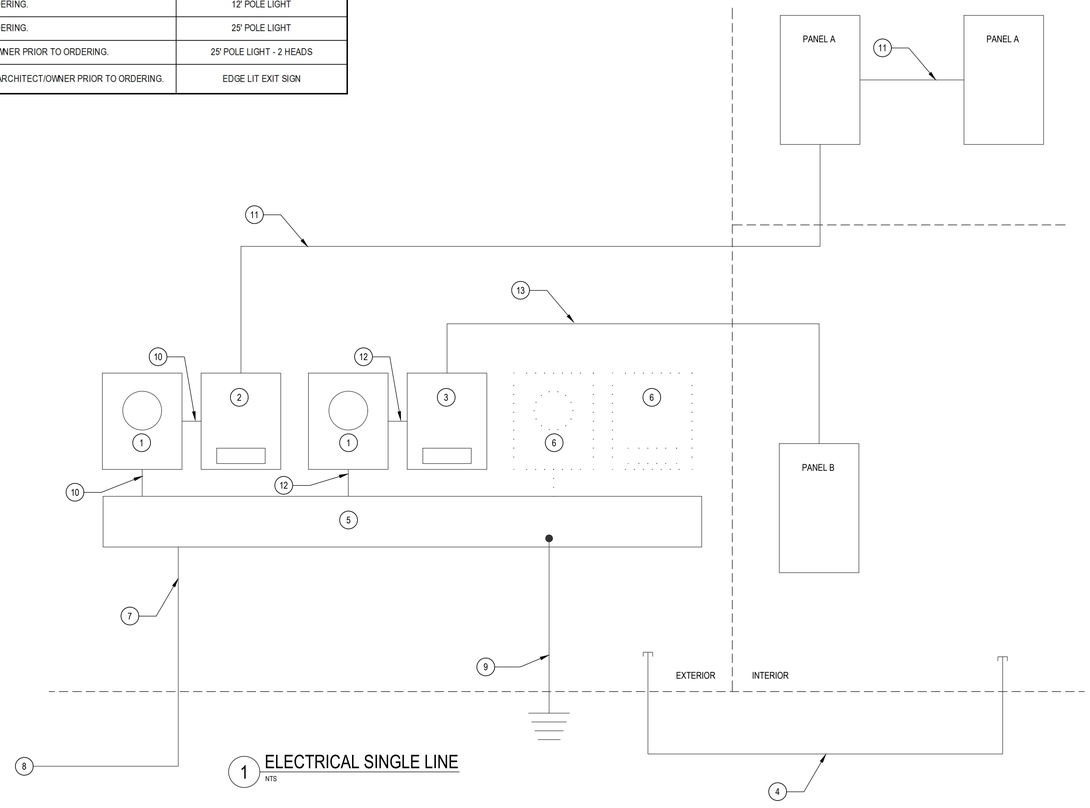
ROOM TYPES	MANUAL ON	MANUAL OFF	MANUAL DIMMING	AUTOMATIC ON TO 100% POWER	AUTOMATIC OFF AFTER 15 MINUTES OF NO OCCUPANCY	AUTOMATIC OFF AFTER 30 MINUTES OF NO OCCUPANCY	DIM TO 50% POWER AFTER 15 MINUTES OF NO OCCUPANCY	TIME CLOCK CONTROLLED	PHOTOCELL CONTROLLED	KEYED SWITCH	TIMER SWITCH	MANUAL OVERRIDE
OFFICE	X	X	X	X		X						
RECEPTION	X	X	X	X		X						
ACCOUNTANT	X	X	X	X		X						
ADMIN	X	X	X	X		X						
OPEN OFFICE	X	X	X	X		X						
COPY AREA	X	X		X		X						
RESTROOM	X	X		X	X							
CORRIDOR				X			X					
BREAK ROOM	X	X		X	X							
UTILITY	X	X										
CONFERENCE ROOM	X	X	X	X		X						
STAIRWELL				X			X					
LOBBY	X	X		X			X					
TENANT SPACE	X	X		X		X						
EXTERIOR LIGHTING									X			



3 DETAIL - TYPICAL GROUNDING TRIAD
N.T.S.



2 DETAIL - TYPICAL GROUNDING TEST WELL
N.T.S.



1 ELECTRICAL SINGLE LINE
NTS

GENERAL DRAWING NOTES

A. ELECTRICAL SINGLE LINE IS SHOWN FOR GENERAL INTENT OF ELECTRICAL SERVICE. CONTRACTOR SHALL COORDINATE EXACT REQUIREMENTS WITH UTILITY PRIOR TO INSTALLATION.

B. CONTRACTOR SHALL COORDINATE EXACT LOCATIONS AND MOUNTING HEIGHTS OF ALL ELECTRICAL EQUIPMENT AND DEVICES WITH OWNER/ARCHITECT PRIOR TO INSTALLATION.

C. CONTRACTOR SHALL PROVIDE CLEARANCES AROUND ALL ELECTRICAL EQUIPMENT AND DEVICES AS REQUIRED BY THE NEC AND LOCAL CODES.

D. CONTRACTOR SHALL INCREASE CND & CONDUCTOR SIZES AS REQUIRED FOR VOLTAGE DROP BASED ON ACTUAL CND RUNS IN THE FIELD.

DRAWING NOTES (#)

1. PROVIDE 400A, 250V, 3-PHASE UTILITY APPROVED METER BASE.
2. PROVIDE 400A, 250V, 3P, NEMA-3R ENCLOSED CIRCUIT BREAKER.
3. PROVIDE 300A, 250V, 3P, NEMA-3R ENCLOSED CIRCUIT BREAKER.
4. PROVIDE (2) EMPTY 4" CND WITH PULLSTRINGS FROM UTILITY SERVICE POINT TO INSIDE SHELL SPACE. SEE SHEET E201 FOR PROPOSED LOCATIONS.
5. PROVIDE 1000A, 250V, NEMA-3R, LOCKABLE WIRE TROUGH, SIZED PER NEC.
6. SPACE FOR FUTURE METER BASE AND DISCONNECT.
7. PROVIDE (3) SETS OF 4#400MCM, 4" CND.
8. CONTINUE TO UTILITY.
9. PROVIDE 1#3/0, UTILITY GND CONNECTED TO (3) 3/4"x10' COPPER CLAD GROUND RODS IN A TRIAD CONFIGURATION. SEE GROUNDING DETAILS ON THIS SHEET.
10. PROVIDE 4#500MCM, 1#3/0G, 4" CND.
11. PROVIDE 4#500MCM, 1#3G, 4" CND.
12. PROVIDE 4#350MCM, 1#3/0G, 4" CND.
13. PROVIDE 4#350MCM, 1#4G, 3" CND.

HENSLEY & GOERLING
CONSULTING ENGINEERS, LLC
HGCEng.com
Mech / Plumb: jdgoerling@hgcemg.com (843.696.2669)
Electrical: dwhensley@hgcemg.com (843.437.1390)

SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION — HENSLEY AND GOERLING CONSULTING ENGINEERS, LLC No. 5279

SOUTH CAROLINA PROFESSIONAL ENGINEER — 1/30/2025 — No. 31157 — DEREK W. HENSLEY

PERMIT DOCUMENTS

PROJECT TITLE: NEW MIXED USE BUILDING 1623 N. LAKE DRIVE

LOCATION: 1623 NORTH LAKE DRIVE LEXINGTON COUNTY, SC

SHEET NAME: ELECTRICAL - SINGLE LINE DIAGRAM & SCHEDULE

REVISION DESCRIPTION	DATE
4	

DRAWN BY: BAL
CHECKED BY: DWH
DATE: JANUARY 30,2025
PROJECT # : 24-100

E601 SHEET NO.

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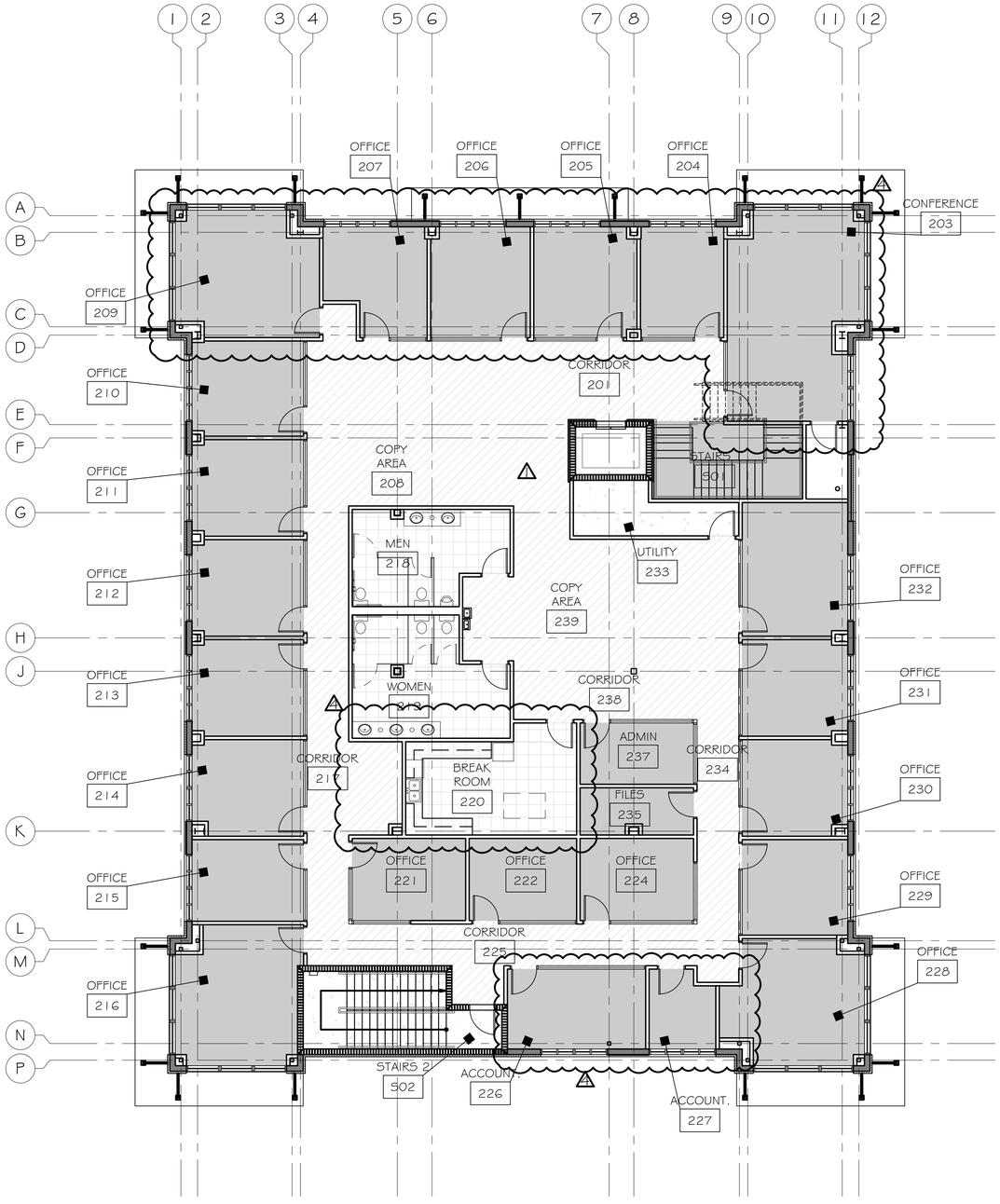

A1 / A106 SECOND FLOOR FINISH PLAN
SCALE: 1/8" = 1'-0"

FINISHED FLOOR PLAN LEGEND

SYMBOL	CALLOUT	DESCRIPTION
	CPT-1	TYPICAL OFFICE CARPET
	LVT-1	LUXURY VINYL PLANKS IN HORIZONTAL INSTALLATION PATTERN (SHOWING DIRECTION OF INSTALLATION)
	CT-1	12" X 12" CERAMIC TILE FLOOR WITH 6" CERAMIC TILE BASE TO MATCH
	SC	SEALED CONCRETE

GENERAL NOTES

1. CONTRACTOR TO FIELD VERIFY ALL SITE CONDITIONS PRIOR TO START OF CONSTRUCTION.
2. CONTRACTOR TO COORDINATE FINISHES WITH OWNER / TENANT FOR APPROVAL OF ALL FINISHES PRIOR TO ORDERING OR INSTALLATION.
3. REFER TO SHEET A103 FOR RENOVATION PLAN FOR ADDITIONAL INFORMATION.

ALTERNATE #1

1. CONTRACTOR TO INSTALL ALL LVT FLOORING IN HORIZONTAL PATTERN FOR ENTIRE PROJECT.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

SECOND FLOOR FINISH PLAN

DWG: PLAN
DATE: 08.15.2025

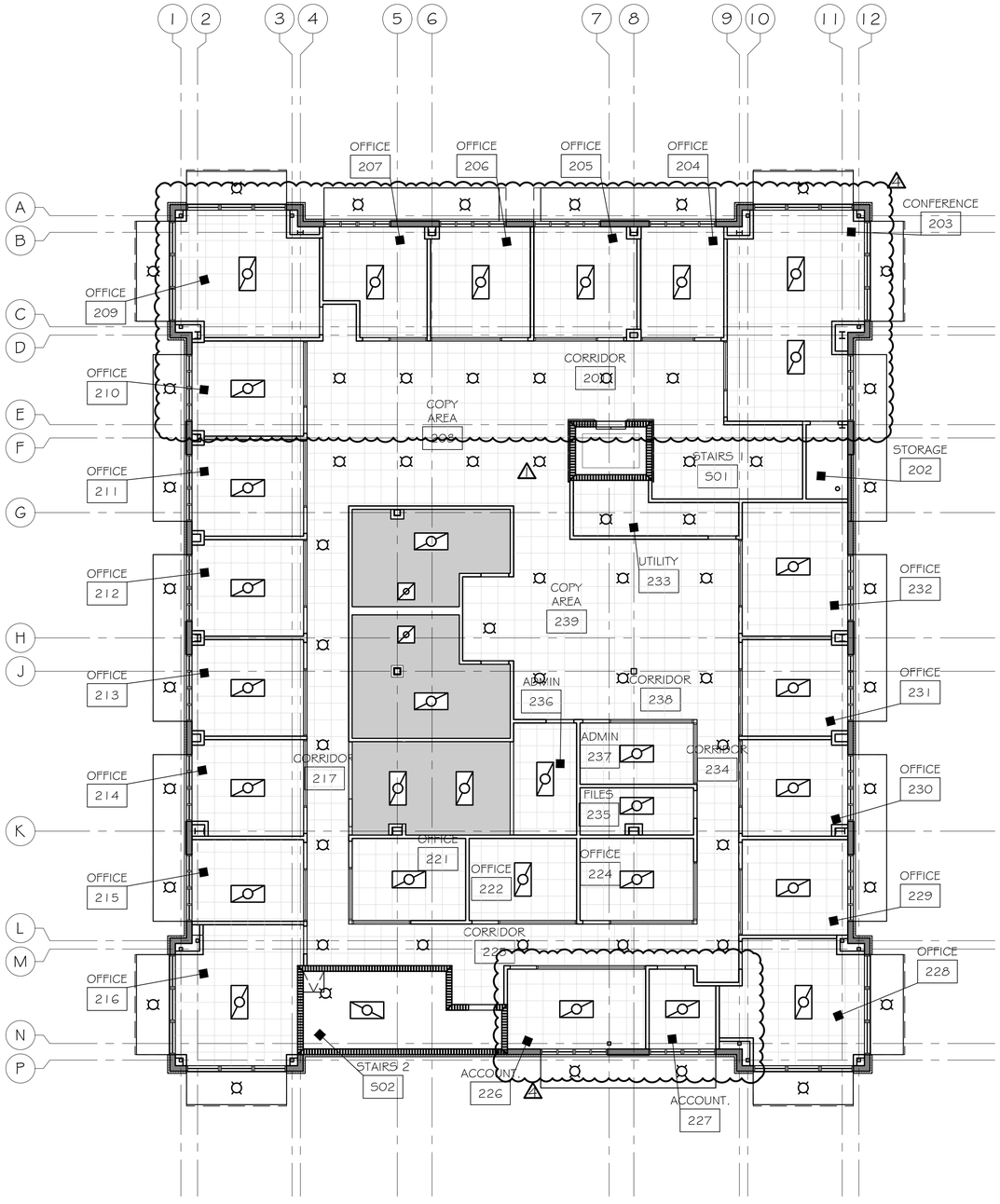
STATE OF SOUTH CAROLINA — Sherer & Associates, LLC Columbia, SC 29030 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — Kelsey G. Sheridan Columbia, SC 4445 — REGISTERED ARCHITECT — AUG 2025

SHEET NO.

A106

PLOT DATE/TIME: 15/08/2025 9:33:02 pmFriday, 15 August 2025 9:33:02 pm



A1 / A104 SECOND FLOOR REFLECTED CEILING PLAN
SCALE: 1/8" = 1'-0"

DRAWINGS LEGEND

2' x 2' ACOUSTICAL TILE CEILING & GRID SYSTEM - DROPPED CEILING @ 12'-0" AFF. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

2' x 2' MOISTURE RESISTANT ACOUSTICAL TILE CEILING & GRID SYSTEM - DROPPED CEILING @ 12'-0" AFF. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

GYPSUM BOARD CEILING. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

1-HOUR FIRE RATED GYPSUM BOARD CEILING. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

EXPOSED CEILING. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

NEW LIGHT FIXTURES - SEE ELECTRICAL PLANS

SUPPLY AND RETURN DIFFUSERS. SEE MECHANICAL PLANS

30" x 30" ROOF ACCESS HATCH.

REFLECTED CEILING PLAN NOTES:

1. ARMSTRONG SEISMIC RX SYSTEM (OR EQUAL) SHALL BE USED TO COMPLY WITH THE REQUIREMENTS OF THE SEISMIC CATEGORY NOTED ON THE CODE REVIEW SHEET.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI.
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
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Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072
PROJECT TITLE

SHEET TITLE
SECOND FLOOR REFLECTED PLAN

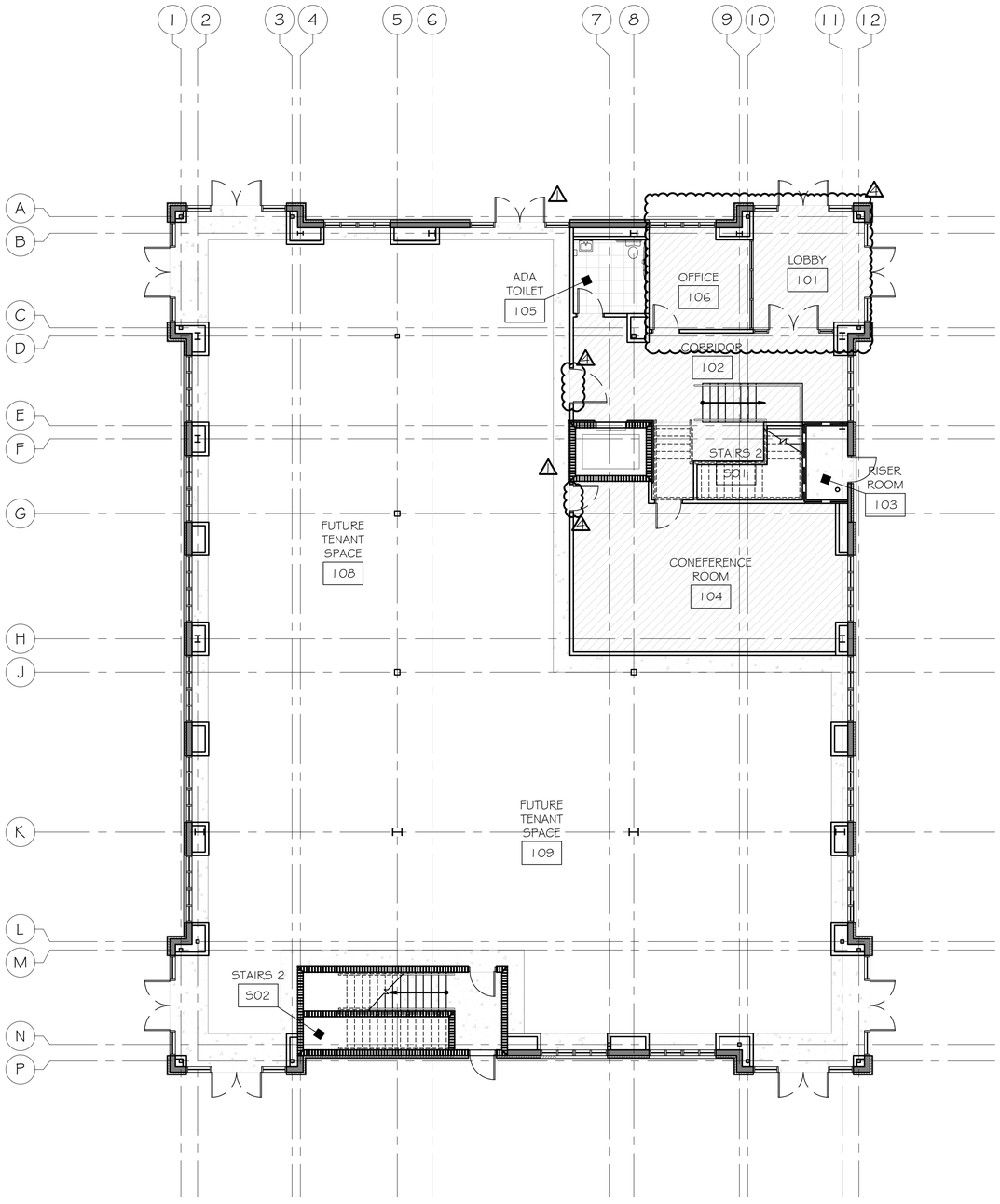
DWG: PLAN
DATE: 08.15.2025

STATE OF SOUTH CAROLINA — Sherer & Associates, LLC, Columbia, SC 29030 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — AUG 15 2025 — Registered Architect — Kelsey G. Shelton — Columbia, SC — 4445 — REGISTERED ARCHITECT

SHEET NO.
A104

PLOT DATE/TIME: 15/08/2025 9:33:42 pmFriday, 15 August 2025 9:33:42 pm



A1 / A105 FIRST FLOOR FINISH PLAN
SCALE: 1/8" = 1'-0"

FINISHED FLOOR PLAN LEGEND

SYMBOL	CALLOUT	DESCRIPTION
	CPT-1	TYPICAL OFFICE CARPET
	LVT-1	LUXURY VINYL PLANKS IN HORIZONTAL INSTALLATION PATTERN (SHOWING DIRECTION OF INSTALLATION)
	CT-1	12" X 12" CERAMIC TILE FLOOR WITH 6" CERAMIC TILE BASE TO MATCH
	SC	SEALED CONCRETE

GENERAL NOTES

1. CONTRACTOR TO FIELD VERIFY ALL SITE CONDITIONS PRIOR TO START OF CONSTRUCTION.
2. CONTRACTOR TO COORDINATE FINISHES WITH OWNER / TENANT FOR APPROVAL OF ALL FINISHES PRIOR TO ORDERING OR INSTALLATION.
3. REFER TO SHEET A103 FOR RENOVATION PLAN FOR ADDITIONAL INFORMATION.

ALTERNATE #1

1. CONTRACTOR TO INSTALL ALL LVT FLOORING IN HORIZONTAL PATTERN FOR ENTIRE PROJECT.

FINISH PLAN NOTES

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

FIRST FLOOR FINISH PLAN

DWG: PLAN
DATE: 08 15 2025

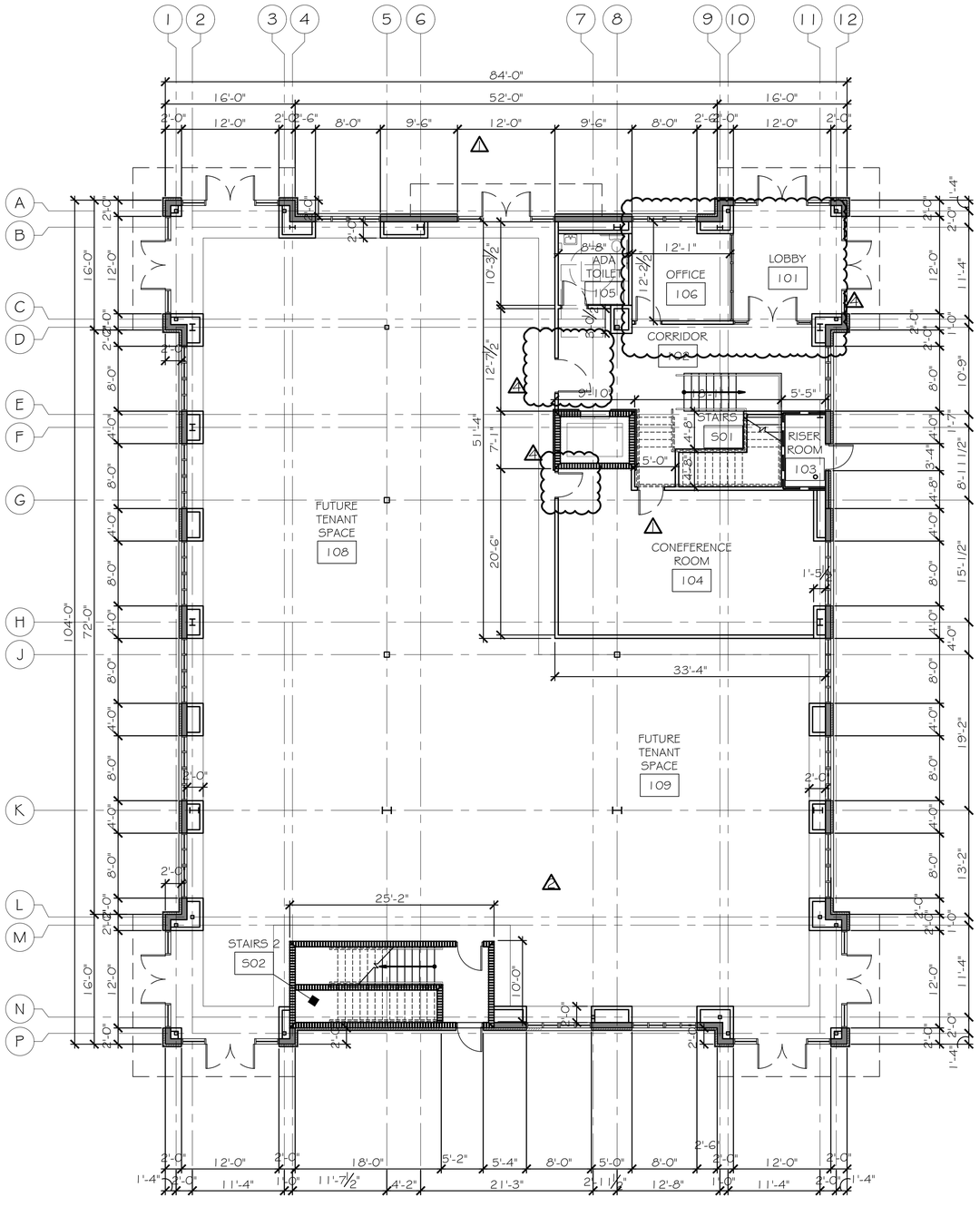
STATE OF SOUTH CAROLINA — Sherer & Associates, LLC — Columbia, SC — 69020 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — 08/15/2025 — Registered Architect — D. SHERER — Columbia, SC — 6445 — REGISTERED ARCHITECT

SHEET NO.

A105

PLOT DATE/TIME: 15/08/2025 9:32:11 | pmFriday, 15 August 2025 9:32:11 pm



A1 / A101a FIRST FLOOR DIMENSION PLAN
SCALE: 1/8" = 1'-0"

LEGEND

SYMBOL	DESCRIPTION
A1	WALL TYPE A1 - EXTERIOR WALL - NEW 6" METAL STUDS @16" O.C. WITH WAINSCOT AND BRICK VENEER OVER DENS-GLASS SHEATIHNG.
A2	WALL TYPE A2 - EXTERIOR WALL - NEW 6" METAL STUDS @16" O.C. WITH WAINSCOT AND HARDI-REVEAL OVER DENS-GLASS SHEATIHNG.
B	WALL TYPE B - NEW 3-5/8" METAL STUDS @ 16" O.C. WITH 5/8" GYPSUM BOARD BOTH SIDES.
C	WALL TYPE C - NEW 8" CMU WALLS WITH 1/2" FURRING AND 5/8" GYPSUM BOARD. REFER TO STRUCTURAL DRAWINGS.
XXX	NEW DOOR, REFER TO DOOR SCHEDULE.
A	NEW WINDOW, REFER TO WINDOW SCHEDULE.

RENOVATION PLAN NOTES

1 LINE OF AWNING ABOVE.

GROSS SQUARE FOOTAGE

FIRST FLOOR	8,132 GSF
SECOND FLOOR	7,738 GSF
TOTAL FLOOR	15,870 GSF

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

FIRST FLOOR DIMENSION PLAN

DWG: PLAN
DATE: 08 15 2025

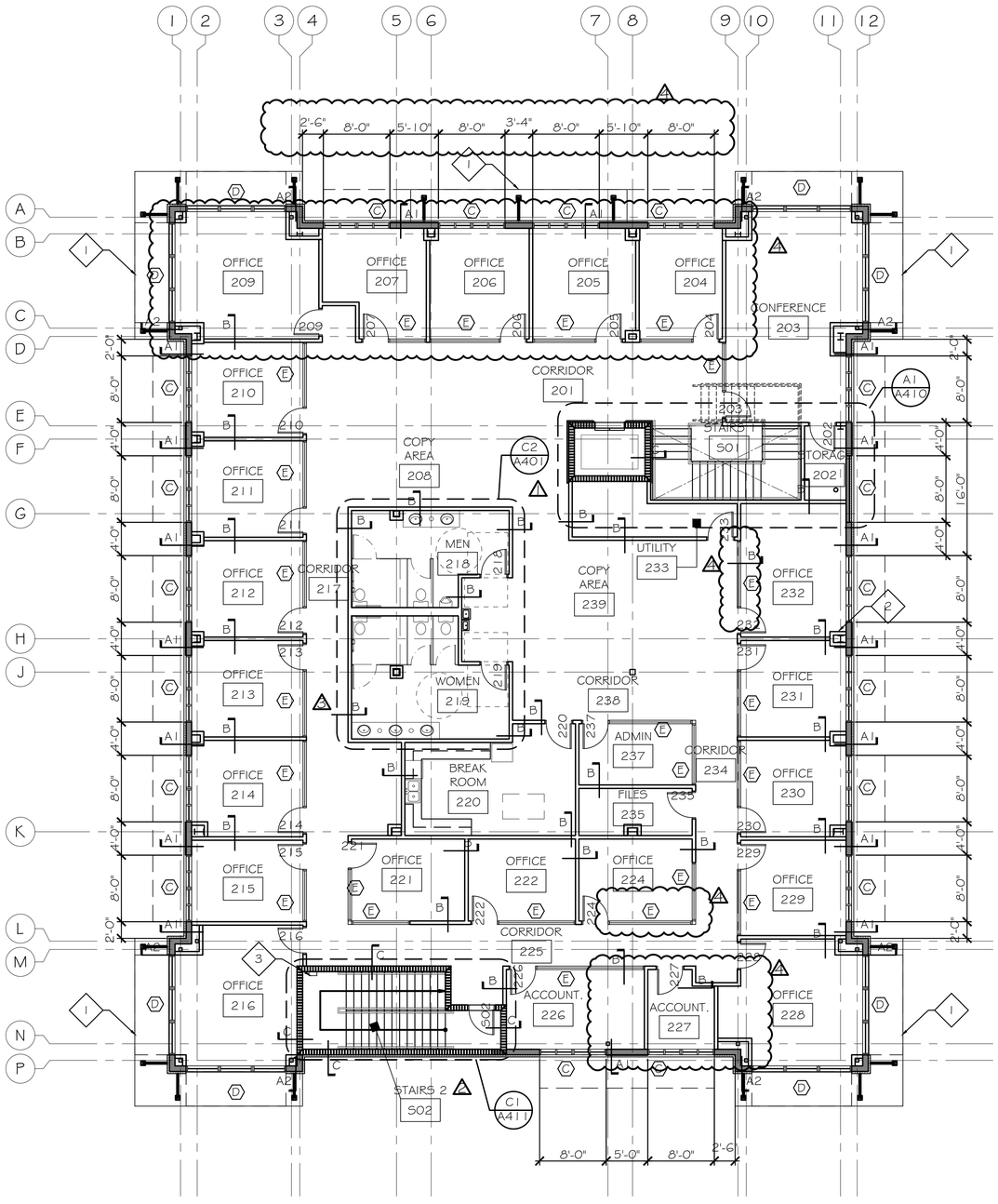
STATE OF SOUTH CAROLINA — Sherer & Associates, LLC — Columbia, SC — 66020 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — 08/15/2025 — D. SHERER — Columbia, SC — 6445 — REGISTERED ARCHITECT

SHEET NO.

A101a

PLOT DATE/TIME: 15/08/2025 9:33:31 | pmFriday, 15 August 2025 9:33:31 | pm



A1 A102 SECOND FLOOR PLAN
SCALE: 1/8" = 1'-0"

LEGEND

SYMBOL	DESCRIPTION
A1	WALL TYPE A1 - EXTERIOR WALL - NEW 6" METAL STUDS @16" O.C. WITH WAINSCOT AND BRICK VENEER OVER DENS-GLASS SHEATIHNG.
A2	WALL TYPE A2 - EXTERIOR WALL - NEW 6" METAL STUDS @16" O.C. WITH WAINSCOT AND HARDI-REVEAL OVER DENS-GLASS SHEATIHNG.
B	WALL TYPE B - NEW 3-5/8" METAL STUDS @ 16" O.C. WITH 5/8" GYPSUM BOARD BOTH SIDES.
B1	WALL TYPE B - NEW 1-HOUR RATED 3-5/8" METAL STUDS @ 16" O.C. WITH 5/8" GYPSUM BOARD BOTH SIDES.
C	WALL TYPE C - NEW 8" CMU WALLS WITH 1/2" FURRING AND 5/8" GYPSUM BOARD. REFER TO STRUCTURAL DRAWINGS.
XXX	NEW DOOR, REFER TO DOOR SCHEDULE.
A	NEW WINDOW, REFER TO WINDOW SCHEDULE.

RENOVATION PLAN NOTES

1. LINE OF AWNING ABOVE.
2. BOX OUT COLUMNS, TYPICAL.
3. ROOF ACCESS LADDER.

GROSS SQUARE FOOTAGE

FIRST FLOOR	8,132 GSF
SECOND FLOOR	7,738 GSF
TOTAL FLOOR	15,870 GSF

PERMIT SET

REV	DATE	BY	DESCRIPTION
4	15/08/25	KG	BID BULLETIN #2
3	06/25/25	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	UPDATED STAIRS FOR RFI.
1	12/09/24	KG	BID BULLETIN #1

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SHERER ARCHITECTS
1201 MAIN STREET
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www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE
SECOND FLOOR PLAN

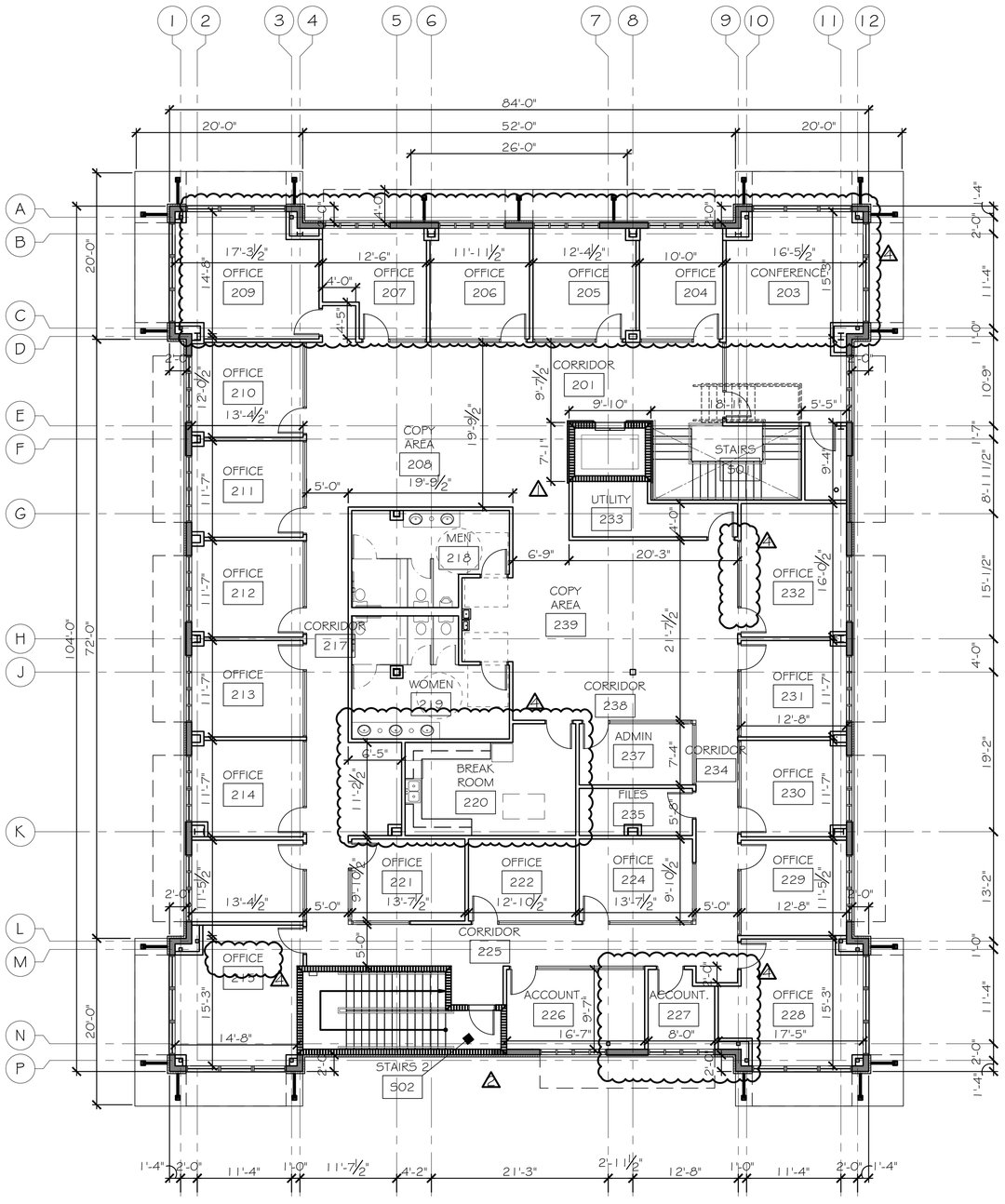
DWG: PLAN
DATE: 08.15.2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
29020
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 15 2025
REGISTERED
D. SHERER, JR.
Columbia, SC
4415
REGISTERED ARCHITECT

SHEET NO.
A102

PLOT DATE/TIME: 15/08/2025 9:32:20 pmFriday, 15 August 2025 9:32:20 pm



A1 A102a SECOND FLOOR DIMENSION PLAN
SCALE: 1/8" = 1'-0"

LEGEND

SYMBOL	DESCRIPTION
A1	WALL TYPE A1 - EXTERIOR WALL - NEW 6" METAL STUDS @16" O.C. WITH WAINSCOT AND BRICK VENEER OVER DENS-GLASS SHEATIHNG.
A2	WALL TYPE A2 - EXTERIOR WALL - NEW 6" METAL STUDS @16" O.C. WITH WAINSCOT AND HARDI-REVEAL OVER DENS-GLASS SHEATIHNG.
B	WALL TYPE B - NEW 3-5/8" METAL STUDS @ 16" O.C. WITH 5/8" GYPSUM BOARD BOTH SIDES.
C	WALL TYPE C - NEW 8" CMU WALLS WITH 1/2" FURRING AND 5/8" GYPSUM BOARD. REFER TO STRUCTURAL DRAWINGS.
XXX	NEW DOOR, REFER TO DOOR SCHEDULE.
A	NEW WINDOW, REFER TO WINDOW SCHEDULE.

RENOVATION PLAN NOTES

1 LINE OF AWNING ABOVE.

GROSS SQUARE FOOTAGE

FIRST FLOOR	8,132 GSF
SECOND FLOOR	7,738 GSF
TOTAL FLOOR	15,870 GSF

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
SUITE 1980
Columbia, SC 29201
Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072
PROJECT TITLE

SHEET TITLE
SECOND FLOOR DIMENSION PLAN

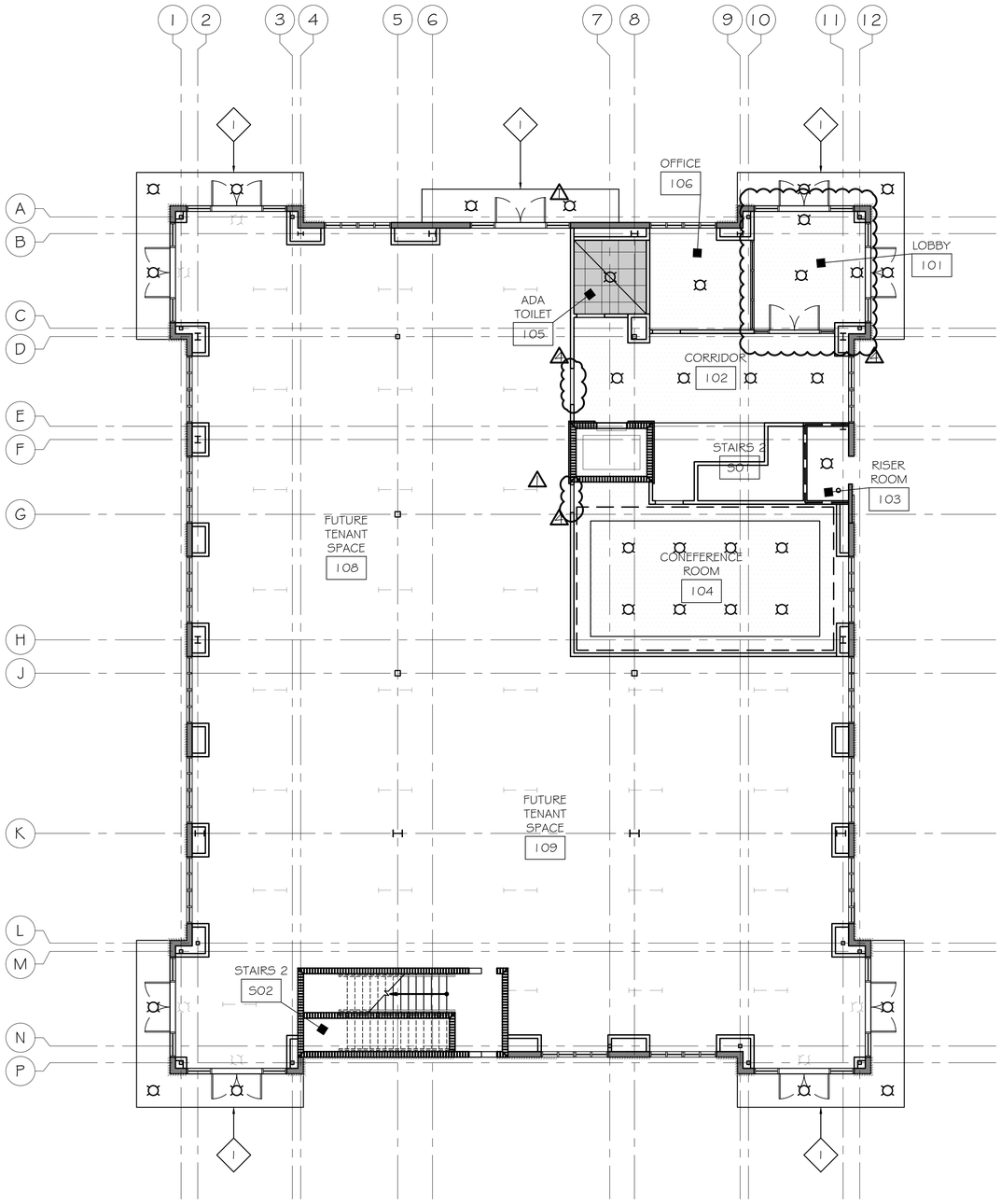
DWG: PLAN
DATE: 08 15 2025

STATE OF SOUTH CAROLINA Sherer & Associates, LLC Columbia, SC 6920 REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA AUG 15 2025 Registered Architect D. Shane Sherer Columbia, SC 6445 REGISTERED ARCHITECT

SHEET NO.
A102a

PLOT DATE/TIME: 15/08/2025 9:32:30 pmFriday, 15 August 2025 9:32:30 pm



A1 / A103 FIRST FLOOR REFLECTED CEILING PLAN

SCALE: 1/8" = 1'-0"

DRAWINGS LEGEND

2' x 2' ACOUSTICAL TILE CEILING & GRID SYSTEM - DROPPED CEILING @ 12'-0" AFF. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

2' x 2' MOISTURE RESISTANT ACOUSTICAL TILE CEILING & GRID SYSTEM - DROPPED CEILING @ 12'-0" AFF. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

GYPSUM BOARD CEILING. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

1-HOUR FIRE RATED GYPSUM BOARD CEILING. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

EXPOSED CEILING. COORDINATE CONFLICTS WITH ARCHITECT AND ENGINEERS AS SOON AS DISCREPANCIES ARE DETECTED.

NEW LIGHT FIXTURES - SEE ELECTRICAL PLANS

FUTURE LIGHT FIXTURES - SEE ELECTRICAL PLANS

SUPPLY AND RETURN DIFFUSERS. SEE MECHANICAL PLANS

RENOVATION PLAN NOTES

1 AWNING OVER ENTRANCES.

REFLECTED CEILING PLAN NOTES:

1. ARMSTRONG SEISMIC RX SYSTEM (OR EQUAL) SHALL BE USED TO COMPLY WITH THE REQUIREMENTS OF THE SEISMIC CATEGORY NOTED ON THE CODE REVIEW SHEET.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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Phone: 803.748.1345
www.shererarch.com

PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

FIRST FLOOR REFLECTED CEILING PLAN

DWG: PLAN
DATE: 08 15 2025

STATE OF SOUTH CAROLINA — Sherer & Associates, LLC, Columbia, SC 29201 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — Registered Architect — D. Sherer, Jr., FAIA — Columbia, SC — No. 6445 — REGISTERED ARCHITECT — AUG 2025

SHEET NO.

A103

PLOT DATE/TIME: 15/08/2025 9:31:19 pmFriday, 15 August 2025 9:31:19 pm

GENERAL NOTES

1. ALL DIMENSION SHOWN ARE FROM FACE TO FACE OF MASONRY OR STUD WALLS. EXTERIOR DIMENSIONS ARE FROM OUTSIDE FACE OF STUDS. THE APPROPRIATE CONTRACTOR(S) SHALL CHECK AND FIELD VERIFY ALL DIMENSION AND ANDY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT. DO NOT SCALE DRAWINGS!

2. MECHANICAL DUCTS PASSING THROUGH WALLS CARRYING A FIRE RATING LABEL SHALL BE EQUIPPED WITH THE APPROPRIATE RATED FIRE DAMPER AT THE POINT OF INTERSECTION WITH THE WALL.

3. NOT USED.

4. STRIKE SIDE OF ALL DOOR JAMBS SHALL BE INSTALLED A MINIMUM OF 1'-6" FROM FRAME TO ANY WALL PERPENDICULAR TO THE DOOR FRAME WHERE HANDICAPPED ACCESS IS REQUIRED.

5. ALL SITE UTILITIES LOCATIONS, AND GRADING SHALL BE CHECKED OR FIELD VERIFIED BY THE APPROPRIATE CONTRACTOR.

6. ALL FIRE WALLS ARE TO BE MARKED (PAINTED RED WITH THE RATING OF THE WALL) ABOVE THE CEILING WITH 6" HIGH STENCILED LETTERS @ 20'-0" O.C. MAX.
   (EXAMPLE): 1 HOUR FIRE RATED WALL
   PROTECT ALL OPENINGS

7. INSTALL SUPPLEMENTARY FRAMING, BLOCKING, AND BRACING AT TERMINATIONS IN THE WORK AND FOR SUPPORT OF FIXTURES, EQUIPMENT SERVICES, HEAVY TRIM, EXTERIOR SIDING, GRAB BARS, TOILET ACCESSORIES, FURNISHINGS, ETC. AS NECESSARY OR AS DETAILS OR INDICATED AND WITH RECOMMENDATIONS OF THE GYPSUM BOARD MANUFACTURER. OR IF NONE AVAILABLE, WITH "GYPSUM CONSTRUCTION HANDBOOK" PUBLISHED BY UNITED STATES GYPSUM CO.

8. ALL FINISHES SHALL BE SELECTED BY TENANT.

9. SEE ENLARGED PLANS FOR DIMENSION AND WALL TYPES NOT SHOWN ON 1/16" SCALE FLOOR PLANS.

GENERAL CONDITIONS

A. FIELD CONDITIONS:
CONTRACTOR SHALL VERIFY ALL CONDITIONS AS WELL AS ALL DIMENSIONS AND CONDITIONS INDICATED IN THE DRAWINGS, PRIOR TO ACTUAL CONSTRUCTION. ANY VARIATION FROM CONDITIONS INDICATED IN THE DRAWINGS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND OWNERS REPRESENTATIVE PRIOR TO BID SUBMITTAL.

B. COORDINATION OF WORK:
THE CHARACTER AND SCOPE OF THE WORK ARE ILLUSTRATED BY THE WORKING DRAWINGS. CONTRACTOR SHALL CAREFULLY EXAMINE ALL THE DRAWINGS AND BE RESPONSIBLE FOR THE PROPER INSTALLATION OF HIS WORK AND PROPER CONSIDERATION FOR THE WORK OF OTHERS. DO NOT PLACE DUCTS, PIPING, CONDUIT OR ANY OBSTRUCTION SO AS TO IMPAIR REQUIRED CEILING HEIGHTS AND CLEARANCE FOR LIGHT FIXTURES, ETC.

C. BUILDING CODES AND REGULATIONS:
ALL WORK SHALL CONFORM TO ALL CODES AND REGULATIONS. CONTRACTOR SHALL FILE, PAY FOR AND OBTAIN ALL REQUIRED PERMITS TO PERFORM THE WORK. CONTRACTOR SHALL OBTAIN ALL REQUIRED APPROVALS FROM GOVERNMENTAL AGENCIES INVOLVED PRIOR TO FINAL PAYMENT. APPROVALS TO OCCUPY THE SPACE BY LOCAL BUILDING OFFICIALS SHALL BE OBTAINED.

D. INSURANCE:

1. CONTRACTOR SHALL SECURE, PAY FOR, AND MAINTAIN DURING CONSTRUCTION AND FIXTURING WORK WITHIN LEASED PREMISES, ALL OF THE INSURANCE POLICIES REQUIRED AND IN THE AMOUNTS AS SET FOR HEREIN. CONTRACTOR SHALL NOT COMMENCE ANY WORK UNTIL ALL REQUIRED INSURANCE HAS BEEN OBTAINED AND CERTIFICATES OF SUCH INSURANCE HAVE BEEN DELIVERED TO THE LANDLORD AND TENANT. LANDLORD MUST BE NAMED AS "ADDITIONAL INSURED". CERTIFICATES OF INSURANCE SHALL COVER ALL WORK PERFORMED BY HIM AND EACH OF HIS SUBCONTRACTORS AND ALL MAJOR SUPPLIERS.

2. GENERAL CONTRACTOR'S AND SUBCONTRACTORS' REQUIRED MINIMUM COVERAGE AND LIMITS OF LIABILITY:

   2.1. WORKMEN'S COMPENSATION INSURANCE - IN ACCORDANCE WITH THE GOVERNING LAWS WITH A LIMIT OF NOT LESS THAN $500,000. AND ANY INSURANCE REQUIRED BY ANY EMPLOYEE BENEFITS ACT, ETC. AS WILL PROTECT THE CONTRACTOR AND SUBCONTRACTORS FROM ANY AND ALL LIABILITY.

   2.2. CONTRACTOR SHALL PAY FOR AND FURNISH TO TENANT AND LANDLORD, CERTIFICATES OF INSURANCE WHICH WILL PROTECT SAID CONTRACTOR FROM CLAIMS (I) UNDER WORKMAN'S COMPENSATION ACTS AND OTHER EMPLOYEE BENEFITS ACTS, WITH LIMITS OF NOT LESS THAN $2,000,000; (II) FOR DAMAGES TO BODILY INJURY, (INCLUDING DEATH) TO HIS EMPLOYEES AND ALL OTHERS, WITH THE LIMITS OF $2,000,000 PER PERSON AND $2,000,000 PER OCCURRENCE AND (III) FOR PROPERTY WITH LIMITS OF $1,000,000. WHICH ARISE OUT OF OR RESULT FROM THE CONTRACTOR'S WORK UNDER THIS CONTRACT WHETHER SUCH WORK (INCLUDING OPERATION OR MOTOR VEHICLES) BE BY HIMSELF OR OTHERS DIRECTLY OR INDIRECTLY EMPLOYED BY EITHER; AND BUILDERS RISK INSURANCE IN THE FULL AMOUNT OF THE CONTRACT SUM.

3. INDEMNIFICATION - TO THE FULLEST EXTENT PERMITTED BY LAW, THE CONTRACTOR SHALL INDEMNIFY AND HOLD HARMLESS THE LANDLORD, TENANT, AND THE ARCHITECT AND THEIR ASSENTS AND EMPLOYEES FROM AND AGAINST ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES, INCLUDING BY NOT LIMITED TO THE ATTORNEY'S FEES ARISING OUT OF OR RESULTING FROM THE PERFORMANCE OF THE WORK, PROVIDED THAT ANY SUCH CLAIM, DAMAGE, LOSS OR EXPENSE (I) IS ATTRIBUTABLE TO BODILY INJURY, SICKNESS, DISEASE, OR DEATH, OR TO INJURY OR TO DESTRUCTION OF TANGIBLE PROPERTY (OTHER THAN THE WORK ITSELF) INCLUDING THE LOSS OF USE RESULTING THEREFROM AND (II) IS CAUSED IN WHOLE OR IN PART BY A NEGLIGENT ACT OR OMISSION OF THE CONTRACTOR, ANY SUBCONTRACTORS, ANYONE DIRECTLY OR INDIRECTLY EMPLOYED BY ANY OF THEM MY BE LIABLE, REGARDLESS OF WHETHER OR NOT IT IS CAUSED IN PART BY A PARTY INDEMNIFIED HEREUNDER.

E. LIEN WAIVERS AND SWORN AFFIDAVITS: CONTRACTOR SHALL FURNISH WITHIN 30 DAYS AFTER COMPLETION, FINAL NOTARIZED WAIVERS OF LIEN FOR ALL WORK PERFORMED AS WELL AS ALL SUBCONTRACTORS AND MAJOR SUPPLIERS.

F. CERTIFICATE OF OCCUPANCY: CONTRACTOR WILL PROVIDE TENANT AND LANDLORD WITH A COPY OF THE CERTIFICATE OF OCCUPANCY.

G. QUALITY STANDARDS: ALL SUCH WORK SHALL BE PERFORMED IN A FIRST CLASS WORKMANLIKE MANNER AND SHALL BE IN GOOD AND USEABLE CONDITION AT THE DATE OF COMPLETION THEREOF. CONTRACTOR SHALL GUARANTEE ALL WORK PERFORMED TO BE FREE FROM ANY AND ALL DEFECTS IN WORKMANSHIP AND MATERIALS FOR ONE (1) YEAR FROM THE DATE ALL CONSTRUCTION PUNCH LIST ITEMS HAVE BEEN COMPLETED AND ACCEPTANCE HAS BEEN CONFIRMED IN WRITING BY THE TENANT REPRESENTATIVE. CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPLACEMENT OR REPAIR WITHOUT ANY ADDITIONAL CHARGE FOR ANY AND ALL WORK DONE OR FURNISHED WHICH SHALL BECOME DEFECTIVE WITHIN THE ONE (1) YEAR PERIOD. THE CORRECTION OF SUCH WORK SHALL INCLUDE, WITHOUT ADDITIONAL CHARGE, ALL EXPENSES AND DAMAGES IN CONNECTION WITH SUCH REMOVAL, REPLACEMENT, OR REPAIR OF ANY PART OF THE WORK WHICH MAY BE DAMAGED OR DISTURBED THEREBY. ALL WARRANTIES OR GUARANTEES AS TO MATERIALS OR WORKMANSHIP ON OR WITH RESPECT TO TENANTS WORK SHALL BE CONTAINED IN THE CONTRACT OR SUBCONTRACT WHICH SHALL BE SO WRITTEN THAT SUCH GUARANTEES OR WARRANTEES SHALL INSURE TO THE BENEFIT OF BOTH LANDLORD AND TENANT, AS THEIR RESPECTIVE INTEREST APPEAR AND CAN BE DIRECTLY ENFORCED BY EITHER.

H RUBBER WHEEL CARTS: CONTRACTOR'S CARTS, EQUIPMENT BOXES, ETC, MUST BE EQUIPPED WITH RUBBER WHEELS.

I FIRE EXTINGUISHERS: CONTRACTOR TO VERIFY REQUIRED NUMBER AND LOCATION OF ANY ADDITIONAL EXTINGUISHERS REQUIRED BY FIRE DEPARTMENT AND FURNISHED AND INSTALL SAME. INSTALL AFTER FIXTURING.

J. RESPONSIBILITY FOR MATERIALS ON SITE: CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MATERIALS SHIPPED TO THE JOB SITE INCLUDING MATERIALS FURNISHED BY OTHERS. COST OF ALL MISSING MATERIALS WILL BE DEDUCTED FROM THE CONTRACT PRICE AND FINAL PAYMENT. CONTRACTOR TO CHECK ALL INVOICES AT TIME SHIPMENT IS RECEIVED AND NOTIFY TENANT REPRESENTATIVE OF ANY DISCREPANCIES.

K. RUBBISH REMOVAL: CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY REMOVAL FROM THE PROJECT, ALL TRASH, RUBBISH AND SURPLUS MATERIALS RESULTING FROM CONSTRUCTION, FIXTURING AND MERCHANDISING OF THE DEMISED PREMISES. COORDINATE REMOVAL OF DEBRIS WITH SHOPPING CENTER MANAGEMENT/LANDLORD.

L. TEMPORARY UTILITIES: CONTRACTOR SHALL ARRANGE FOR TEMPORARY UTILITIES AS REQUIRED AND SHALL PAY FOR THE UTILITY CHARGE.

PERMIT SET

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4	15/08/25	KG	DS	BID BULLETIN #2
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1	12/09/24	KG	DS	BID BULLETIN #1

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PROJECT NO: 2350013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072
PROJECT TITLE

SHEET TITLE
RENOVATION NOTES, GENERAL NOTES & GENERAL CONDITIONS

DWG: GENERAL
DATE: 08 15 2025

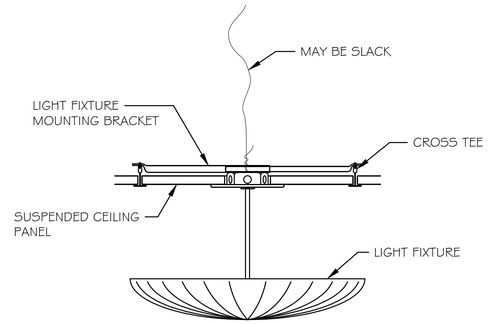
STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
29220
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
AUG 2025
Registered
D. Sherer, Jr.
Columbia, SC
4445
REGISTERED ARCHITECT

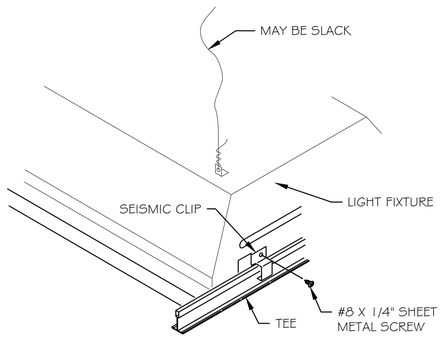
SHEET NO.
G005

PLOT DATE/TIME: 15/08/2025 9:32:50 pmFriday, 15 August 2025 9:32:50 pm

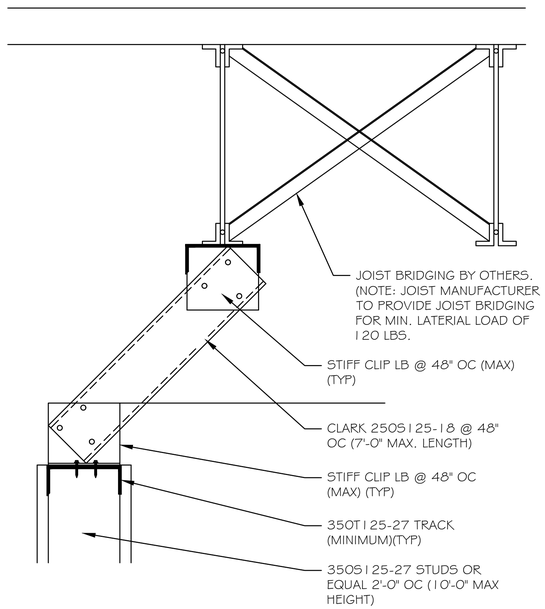
PENDANT-HUNG LIGHT FIXTURE



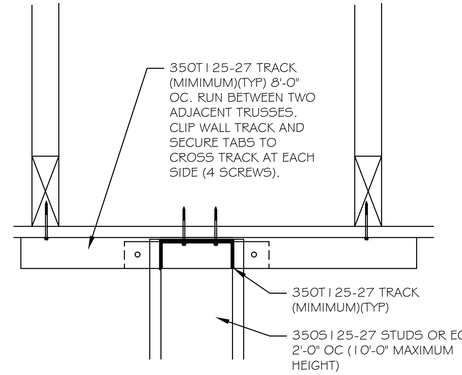
LAY-IN LIGHT FIXTURE



BRACING OF INTERIOR NON BEARING WALLS FOR SEISMIC RESTRAINT

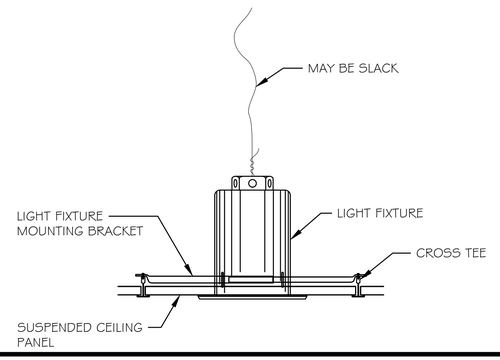


BRACING OF INTERIOR NON BEARING WALLS FOR SEISMIC RESTRAINT ON TRUSS FRAMING

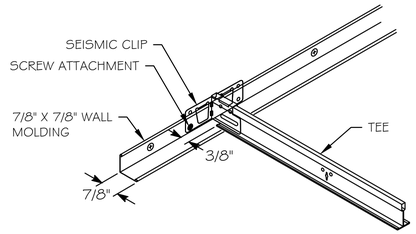


GENERAL: COMPLY WITH IBC 2015 SECTION 1613 AND ASCE7 FOR SEISMIC DESIGN CATEGORY D. DESIGN AND INSTALL FOR 3 TIMES THE DESIGN LOAD. COORDINATE WITH OTHER WORK SUPPORTED BY OR PENETRATING THROUGH THE CEILINGS, INCLUDING LIGHT FIXTURES, HVAC EQUIPMENT AND PARTITIONS SYSTEMS. SUPPORT ALL LIGHT FIXTURES, HVAC DIFFUSERS/GRILLES, SPEAKERS, WIRING, ETC. INDEPENDENTLY OF THE SUSPENDED CEILING. SUPPORT WIRE/CABLE AT 3'-0" OC. SUPPORT OTHER ITEMS FROM 2 DIAGONAL CORNERS.

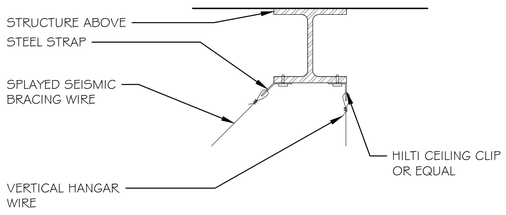
CAN LIGHT FIXTURE



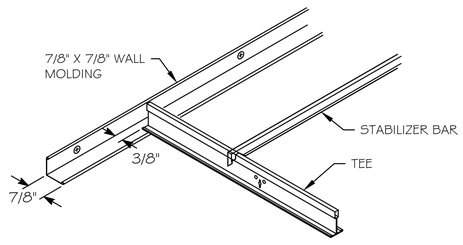
PERIMETER TREATMENT



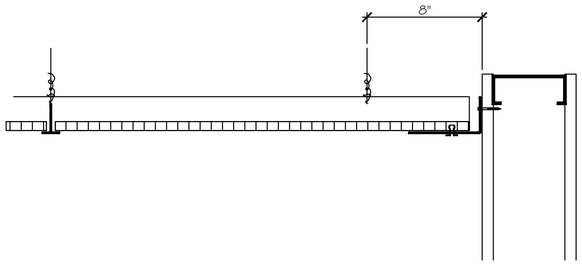
DETAILS @ STEEL BEAM



PERIMETER TREATMENT WITH STABILIZER BAR

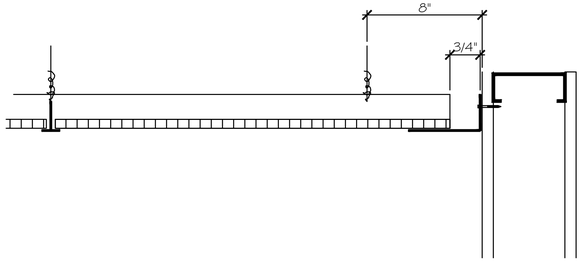


PERIMETER ANCHORING OF ACOUSTICAL CEILING GRID FOR SEISMIC RESTAINT



NOTES:

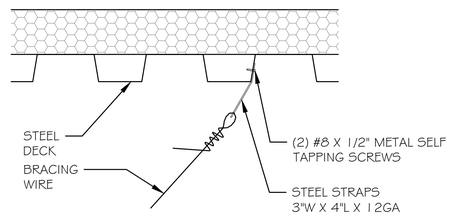
1. ALL CEILING GRID SYSTEMS SHALL BE HEAVY DUTY GRID AND SUSPENSION SYSTEMS COMPONENTS.
2. ALL PERIMETER WALL TRIM ANGLES SHALL HAVE 2" HORIZONTAL LEG.
   - ALL PERIMETER WALL ANGLE SHALL BE ATTACHED TO THE WALLS.
   - ALONG TWO ADJACENT WALLS, THE T-BAR GRID SHALL BE ATTACHED BY SCREWS OR RIVETS TO THE WALL ANGLE AT EACH GRID MEMBER.
   - THE REMAINING TWO WALLS IN EACH SPACE SHALL BE ANCHORED AS NOTED BELOW.
   - TIE WIRE SHALL HAVE A MINIMUM OF 3 COMPLETE TURNS AT ALL CONNECTIONS.
   - DESIGN WIRE FOR 3 TIMES THE DESIGN LOAD BUT NOT LESS THAN 12 GAGE.
3. INDEPENDENTLY SUPPORT ALL LIGHT FIXTURES AND HVAC DIFFUSERS, SPEAKERS, ETC. SUPPORT WITH TWO VERTICAL TIES LOCATED AT DIAGONAL CORNERS AT EACH LOCATION.



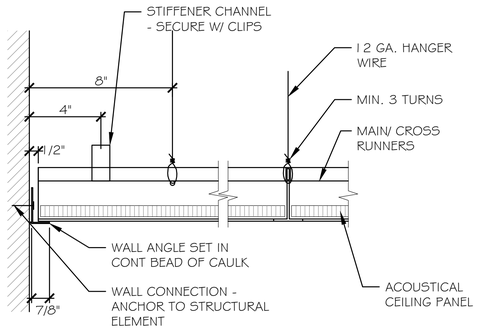
NOTES:

1. ALL CEILING GRID SYSTEMS SHALL BE HEAVY DUTY GRID AND SUSPENSION SYSTEMS COMPONENTS.
2. ALL PERIMETER WALL TRIM ANGLES SHALL HAVE 2" HORIZONTAL LEG.
   - ALL PERIMETER WALL ANGLE SHALL BE ATTACHED TO THE WALLS.
   - ALONG TWO ADJACENT WALLS, THE T-BAR GRID SHALL BE LEFT FLOATING ON THE GRID SYSTEM AND SHALL NOT BE ATTACHED.
   - TIE WIRE SHALL HAVE A MINIMUM OF 3 COMPLETE TURNS AT ALL CONNECTIONS.
   - DESIGN WIRE FOR 3 TIMES THE DESIGN LOAD BUT NOT LESS THAN 12 GAGE.
3. INDEPENDENTLY SUPPORT ALL LIGHT FIXTURES AND HVAC DIFFUSERS, SPEAKERS, ETC. SUPPORT WITH TWO VERTICAL TIES LOCATED AT DIAGONAL CORNERS AT EACH LOCATION.

DETAILS @ STEEL DECK



DETAIL @ WALL AND TYP HANGER



PERMIT SET

REV	DATE	BY	DESCRIPTION
4	15/08/25	KG	BID BULLETIN #2
3	06/25/25	KG	UPDATED BREAK ROOM 220.
2	02/27/25	KG	UPDATED STAIRS FOR RFI
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PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

SEISMIC DETAILS

DWG: GENERAL
DATE: 08 15 2025

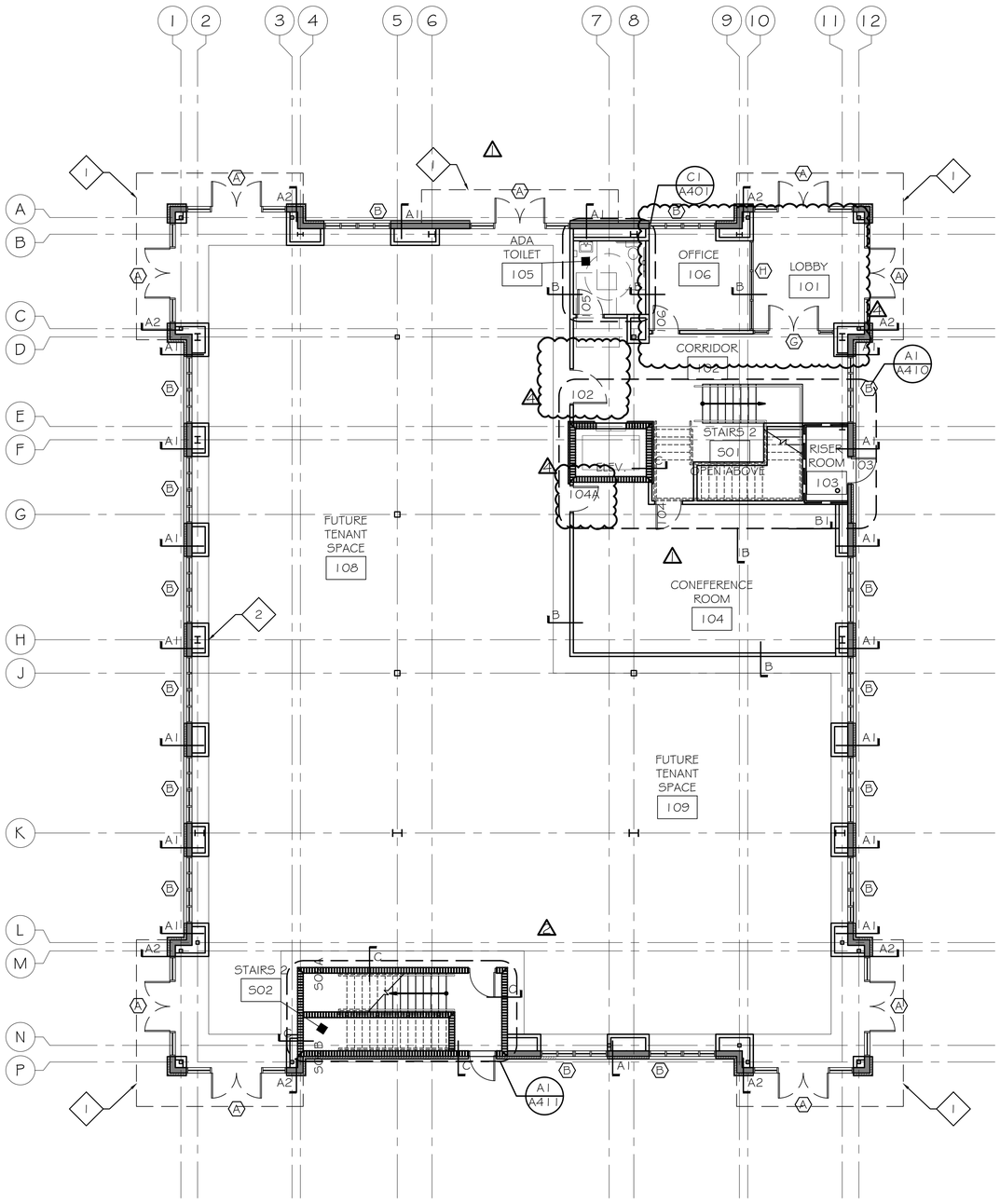
STATE OF SOUTH CAROLINA — Sherer & Associates, LLC — Columbia, SC — 6920 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — 15 AUG 2025 — DAVID SHERER — Columbia, SC — 6445 — REGISTERED ARCHITECT

SHEET NO.

G501

PLOT DATE/TIME: 15/08/2025 9:31:52 pmFriday, 15 August 2025 9:31:52 pm



A1 / A101 FIRST FLOOR PLAN
SCALE: 1/8" = 1'-0"

LEGEND

SYMBOL	DESCRIPTION
A1	WALL TYPE A1 - EXTERIOR WALL - NEW 6" METAL STUDS @16" O.C. WITH WAINSCOT AND BRICK VENEER OVER DENS-GLASS SHEATIHNG.
A2	WALL TYPE A2 - EXTERIOR WALL - NEW 6" METAL STUDS @16" O.C. WITH WAINSCOT AND HARDI-REVEAL OVER DENS-GLASS SHEATIHNG.
B	WALL TYPE B - NEW 3-5/8" METAL STUDS @ 16" O.C. WITH 5/8" GYPSUM BOARD BOTH SIDES.
B1	WALL TYPE B - NEW 1-HOUR RATED 3-5/8" METAL STUDS @ 16" O.C. WITH 5/8" GYPSUM BOARD BOTH SIDES.
C	WALL TYPE C - NEW 8" CMU WALLS WITH 1/2" FURRING AND 5/8" GYPSUM BOARD. REFER TO STRUCTURAL DRAWINGS.
XXX	NEW DOOR, REFER TO DOOR SCHEDULE.
A	NEW WINDOW, REFER TO WINDOW SCHEDULE.

RENOVATION PLAN NOTES

1. LINE OF AWNING ABOVE.
2. BOX OUT COLUMNS, TYPICAL.

GROSS SQUARE FOOTAGE

FIRST FLOOR	8,132 GSF
SECOND FLOOR	7,738 GSF
TOTAL FLOOR	15,870 GSF

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS
1201 MAIN STREET
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Columbia, SC 29201
Phone: 803.748.1345
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PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

FIRST FLOOR PLAN

DWG: PLAN
DATE: 08 15 2025

STATE OF SOUTH CAROLINA — Sherer & Associates, LLC — Columbia, SC — 06030 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — AUG 2025 — Registered Architect — D. Sheppard, Jr. — Columbia, SC — No. 6445 — REGISTERED ARCHITECT

SHEET NO.

A101

PLOT DATE/TIME: 15/08/2025 9:33:36 pmFriday, 15 August 2025 9:33:36 pm

CONTRACTOR NOTES:

1. CONTRACTUAL OBLIGATION: THE GENERAL CONTRACTOR SHALL ABIDE BY AND BE RESPONSIBLE FOR ALL REQUIREMENTS STATED IN SCOPE OF WORK AND THE DESIGN INTENT WHETHER SHOWN OR NOT ON THE DRAWINGS, UNLESS NOTED OTHERWISE. CONSTRUCTION SHALL MEET THE REQUIREMENTS OF THE LATEST EDITION OF IBC AND ANY ADDITIONAL REQUIREMENTS OF THE LOCAL BUILDING OFFICIAL.

2. GENERAL CONDITIONS: THE GENERAL CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIAL, EQUIPMENT, TOOLS, UTILITIES, INSURANCE, TRANSPORTATION, AND PAY FOR ALL REQUIRED TAXES, PERMITS, AND SERVICES REQUIRED TO COMPLETE THE ENTIRE SCOPE OF WORK, WHETHER TEMPORARY OR PERMANENT. ALL MATERIALS EXCEPT TEMPORARY FORMS ARE TO BE NEW, UNUSED AND OF THE SPECIFIED QUALITY. THE GENERAL CONTRACTOR SHALL MAINTAIN THE PROJECT SITE IN A CLEAN AND ORDERLY FASHION. TOOLS AND EQUIPMENT SHALL BE SECURED, AND ALL DEBRIS SHALL BE REMOVED DAILY. THE GENERAL CONTRACTOR SHALL MAINTAIN A VISITORS LOG. ALL VISITORS SHALL BE REQUIRED TO SIGN SUCH LOG. DATES AND TIMES OF ENTERING AND EXITING THE SITE FOR ALL VISITORS SHALL BE NOTED. GENERAL CONTRACTOR TO SECURE PROJECT SITE FROM UNAUTHORIZED ENTRY AT ALL TIMES. COORDINATE LOCATION OF BARRICADES OR TEMPORARY FENCING WITH THE DOCUMENTS AND OWNER. THE GENERAL CONTRACTOR SHALL PHOTOGRAPH THE PROJECT SITE AND EXISTING CONDITIONS PRIOR TO THE BEGINNING OF THE WORK. PHOTOGRAPHS SHALL BE TAKEN OF THE PROGRESS OF THE WORK AT INTERVALS NO GREATER THAN 7 CALENDAR DAYS. PHOTOGRAPHS SHALL BE IN COLOR AND IDENTIFIED BY DATE AND TIME OF DAY. MAINTAIN DIGITAL PHOTOGRAPH FILE ON SITE. DELIVER COMPLETED FILE TO THE ARCHITECT UPON RECEIPT OF USE AND OCCUPANCY PERMIT. THE GENERAL CONTRACTOR SHALL MAINTAIN AN ON SITE STAGING AREA AND SHALL KEEP THE AGENCY APPROVED CONSTRUCTION DOCUMENTS, ALL LICENSING INFORMATION, VISITORS LOG, PHOTOGRAPH FILE, AND AT LEAST ONE SET OF REPRODUCIBLE CONSTRUCTION DOCUMENTS, TO BE MARKED CONCURRENTLY WITH THE CONSTRUCTION, TO RECORD ACTUAL CONDITIONS OF THE CONSTRUCTION AND DEVICE INSTALLATIONS. DELIVER PDF COMPLETED RECORD SET AND AS-BUILT TO THE ARCHITECT UPON COMPLETION OF THE PROJECT. GENERAL CONTRACTOR TO REMOVE AND DISPOSE OF ALL WASTE AND DEBRIS FROM PROJECT SITE IN A LEGAL MANNER. UPON COMPLETION OF THE WORK, PROVIDE PROFESSIONAL CLEANING SERVICE TO CLEAN THE PROJECT SITE, INTERIOR AND EXTERIOR, FOR FINAL OCCUPANCY.

3. THE ARCHITECT IS SOLELY RESPONSIBLE FOR THE DESIGN INTERPRETATION OF THE CONSTRUCTION DOCUMENTS. ARCHITECT IS NOT UNDER CONTRACT TO PROVIDE CONSTRUCTION OBSERVATION FOR THIS PROJECT.

4. COORDINATE FINAL COLOR SELECTIONS WITH TENANT.

5. PROVIDE FIRE EXTINGUISHERS AS DIRECTED BY CITY/COUNTY FIRE MARSHALL.

6. NOT USED.

7. DOCUMENT DISCREPANCIES: WHENEVER THERE ARE DISCREPANCIES IN THE CONTRACT DOCUMENTS, THE CONTRACTOR SHALL BASE HIS BID UPON THE BETTER QUALITY OR GREATER QUANTITY OF THE MATERIAL OR WORK DESCRIBED.

8. DRAWING SCALE: THE CONTRACTOR SHALL NOT SCALE DRAWINGS. REQUEST ADDITIONAL DETAILS FROM OWNER.

9. FIELD CONDITIONS: THE CONTRACTOR/SUBCONTRACTORS SHALL TAKE FIELD MEASUREMENTS AND VERIFY FIELD CONDITIONS AND SHALL CAREFULLY COMPARE SUCH FIELD MEASUREMENTS, CONDITIONS, AND OTHER INFORMATION KNOWN TO THE CONTRACTOR WITH THE CONTRACT DOCUMENTS BEFORE COMMENCING ACTIVITIES. ERRORS, INCONSISTENCIES, OR OMISSIONS DISCOVERED SHALL BE REPORTED TO THE ARCHITECT AT ONCE. NO ALLOWANCE WILL BE MADE ON BEHALF OF THE CONTRACTOR OR SUBCONTRACTORS FOR FAILURE TO VISIT THE SITE.

10. CONSTRUCTION MEANS PROCEDURES: THE GENERAL CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK, USING THE CONTRACTOR'S BEST SKILL AND ATTENTION. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR AND HAVE CONTROL OVER CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES AND FOR COORDINATING ALL PORTIONS OF WORK UNDER THE CONTRACT, UNLESS CONTRACT DOCUMENTS GIVE OTHER SPECIFIC INSTRUCTIONS CONCERNING THESE MATTERS. ANY WORK THAT MUST BE REMOVED OR RELOCATED DUE TO LACK OF COORDINATION OF THE TRADES IS SOLELY THE CONTRACTOR'S RESPONSIBILITY. THE CONTRACTOR SHALL MAINTAIN A SECURE SITE THROUGHOUT THE CONSTRUCTION PROCESS.

11. BUILDING SYSTEMS: THE GENERAL CONTRACTOR SHALL COORDINATE THE LOCATION AND INSTALLATION OF ALL BUILDING SYSTEMS AND EQUIPMENT. THE GENERAL CONTRACTOR SHALL COORDINATE ALL BUILDING TRADES TO ASSURE ALL REQUIRED CLEARANCES FOR OPERATION AND MAINTENANCE OF ALL EQUIPMENT AND SYSTEMS AS REQUIRED BY CODE, THESE DOCUMENTS, OR MANUFACTURER'S RECOMMENDATIONS ARE MET OR EXCEEDED. LACK OF SPECIFIC DETAILS SHALL NOT BE AN EXCUSE FOR IMPROPER INSTALLATION OF ANY MATERIAL, DEVICE, OR SYSTEM. WHERE DETAILS ARE NOT PROVIDED, THE GENERAL CONTRACTOR SHALL REFER TO THE PRINTED MANUFACTURER'S RECOMMENDATIONS FOR INSTALLATION GUIDELINES. ALL INSTALLED SYSTEMS AND DEVICES ARE TO OPERATE QUIETLY AND WITHOUT EXCESSIVE VIBRATION. THIS INCLUDES BUT IS NOT LIMITED TO THE FOLLOWING SYSTEMS; MECHANICAL, ELECTRICAL, LIGHTING, PLUMBING, AND TELEPHONE EQUIPMENT.

12. CLEARANCES: THE CONTRACTOR SHALL COORDINATE WITH ALL BUILDING TRADES INVOLVED IN THE PROJECT FOR PREPARATION OF COMPOSITE SHOP DRAWINGS FOR EACH FLOOR TO INSURE PROPER CLEARANCES FOR FIXTURES, DUCTS, CEILINGS, ETC, WHILE MAINTAINING THE SPECIFIED CEILING HEIGHTS NOTED ON THE DRAWINGS. CLARIFY ANY CONFLICTS WITH ARCHITECT.

13. NOT USED.

14. GOVERNING AGENCIES: THE GENERAL CONTRACTOR AND ALL OF HIS FORCES SHALL COMPLY WITH ALL REGULATIONS BY ANY GOVERNING AGENCY WITH JURISDICTION OVER THE PROJECT OR PROJECT SITE.

15. PERMITS/INSPECTIONS: UNLESS OTHERWISE PROVIDED IN THE CONTRACT DOCUMENTS, THE CONTRACTOR SHALL SECURE AND PAY FOR THE PLAN REVIEW, BUILDING PERMIT AND OTHER PERMITS AND GOVERNMENTAL FEES, LICENSES AND INSPECTIONS NECESSARY FOR PROPER EXECUTION AND COMPLETION OF WORK. THE CONTRACTOR SHALL COMPLY WITH AND GIVE NOTICES REQUIRED BY LAWS, ORDINANCES, RULES, REGULATIONS, AND LAWFUL ORDERS OF PUBLIC AUTHORITIES BEARING ON PERFORMANCE OF THE WORK. UPON COMPLETION OF THE WORK, THE CONTRACTOR SHALL OBTAIN A USE AND OCCUPANCY PERMIT AS REQUIRED FROM THE GOVERNING CODES. SUBMIT ONE COPY OF THE PERMIT TO THE OWNER WITH FINAL APPLICATION OF PAYMENT.

16. LIFE SAFETY TESTING: THE GENERAL CONTRACTOR SHALL PROVIDE THE OWNER AND THE LOCAL FIRE DEPARTMENT WRITTEN NOTICE 96 HOURS IN ADVANCE OF ANY LIFE SAFETY SYSTEM SHUT DOWN OR TESTING. THE GENERAL CONTRACTOR SHALL TELEPHONE THE FIRE DEPARTMENT IMMEDIATELY PRIOR TO SUCH TESTING OR SHUT DOWN TO INFORM THEM OF THE EXACT TIME OF THE ANTICIPATED ALARM CONDITION. THE GENERAL CONTRACTOR SHALL NOTIFY THE FIRE DEPARTMENT IMMEDIATELY UPON COMPLETION OF THE TEST OR SHUT DOWN TO RE-ESTABLISH EMERGENCY RESPONSE TO ALARM CONDITIONS.

17. DOORS: UNDERCUTTING OF DOORS SHALL BE DONE IN ACCORDANCE WITH NFPA 80 (CURRENT ISSUE) TABLE 1-11.4.

18. BLOCKING: PROVIDE METAL STUD BLOCKING IN PARTITIONS BEHIND ALL WALL HUNG OR WALL MOUNTED GRAB BARS, EQUIPMENT, MILLWORK, SHELVING, OR OTHER DEVICES.

19. TOXIC MATERIAL: IN THE EVENT THE CONTRACTOR ENCOUNTERS ON THE SITE MATERIAL REASONABLY BELIEVED TO BE ASBESTOS, POLYCHLORINATED BIPHENYL (PCB) OR OTHER TOXIC MATERIAL, WHICH HAS NOT BEEN RENDERED HARMLESS, THE CONTRACTOR SHALL IMMEDIATELY STOP WORK IN THE AREA AFFECTED, SEAL OFF THE PERIMETER, AND REPORT THE CONDITION TO THE OWNER AND ARCHITECT IN WRITING. NO NEW BUILDING MATERIAL SHALL CONTAIN ASBESTOS, POLYCHLORINATED BIPHENYL (PCB) OR OTHER TOXIC MATERIAL AS DEFINED BY STATE AND FEDERAL REGULATORY AGENCIES.

20. PARTITIONS: PARTITIONS EXTENDING TO THE STRUCTURE ABOVE SHALL BE TIGHTLY SEALED. THE INTEGRITY OF RATED ASSEMBLIES AND SMOKE BARRIERS SHALL BE MAINTAINED AT CORNERS AND INTERSECTIONS OF LOWER PRIORITY PARTITIONS. ALL HORIZONTAL AND VERTICAL FIRE AND/OR SMOKE BARRIERS, INCLUDING ALL FLOOR STRUCTURES, SHALL BE CONTINUOUS FROM OUTSIDE WALL TO OUTSIDE WALL, FROM ONE BARRIER TO ANOTHER, OR COMBINATION THEREOF. BARRIERS MUST BE CONTINUOUS THROUGH CONCEALED SPACES AND INTERSTITIAL SPACES. SEAL COMPLETELY ALL OPENINGS WITH UL (OR OTHER TESTING AGENCY) APPROVED ASSEMBLIES WHERE FIRE BARRIERS ARE PENETRATED OR ABUT OTHER FIRE BARRIERS, EXTERIOR WALLS, AND FLOORS ABOVE AND BELOW BARRIER. ALL FIRE BARRIERS ARE TO BE CONSTRUCTED ACCORDING TO THE TESTING LABORATORY SPECIFICATIONS. ALL SMOKE BARRIERS SHALL BE A MINIMUM OF 1-HOUR FIRE RESISTANT CONSTRUCTION. CORRIDOR PARTITIONS, SMOKE STOP PARTITIONS, HORIZONTAL EXIT PARTITIONS, EXIT ENCLOSURES, AND ALL FIRE RATED WALLS SHALL BE PERMANENTLY IDENTIFIED WITH STENCILING. SUCH IDENTIFICATION SHALL BE ABOVE ANY DECORATIVE CEILING AND IN CONCEALED SPACES. STENCILING TO BE IN RED LETTERS, NO LESS THAN 4" TALL WITH A RED BAND EXTENDING THE LENGTH OF THE PARTITION. STENCILED IDENTIFICATION TO READ "(X) HOUR RATED FIRE AND/OR SMOKE BARRIER, PROTECT ALL OPENINGS". STENCILED IDENTIFICATION TO BE POSITIONED TO BE READILY VISIBLE FROM BOTH SIDES OF THE BARRIER AND SUCH THAT FROM ANY ACCESS POINT AT LEAST ONE IDENTIFICATION MARKER MAY BE READ.

21. PENETRATIONS: PENETRATIONS OF PIPES, TUBES, CONDUIT, WIRES, CABLES, DUCTS, VENTS, CABINETS, LIGHTING, AND OTHER FIXTURES THROUGH FIRE RATED ASSEMBLIES SHALL BE INSTALLED AND PROTECTED TO MAINTAIN FIRE RATING.

22. PROTECTION OF FLOOR SURFACES: CONTRACTOR SHALL PROVIDE ADEQUATE PROTECTION FOR ALL FINISHED FLOOR SURFACES, EXISTING OR NEW INCLUDING BUT NOT LIMITED TO, CERAMIC TILE, VINYL TILE, CONCRETE, ETC., THROUGHOUT THE CONSTRUCTION PERIOD.

23. COMMUNICATION EQUIPMENT: THE GENERAL CONTRACTOR SHALL COORDINATE THE WORK HE IS RESPONSIBLE FOR WITH THE OWNER'S COMMUNICATION SERVICE PROVIDERS. COORDINATE THE LOCATION OF ALL SYSTEM CONTROLS WITH THE ELECTRICAL SYSTEM INSTALLER, THE TENANT AND THE OWNER PRIOR TO INSTALLATION. OWNER'S COMMUNICATION PROVIDER TO ASSURE THAT JUXTAPOSING OF ELECTRICAL AND DATA LINES WILL NOT RESULT IN INTERFERENCE, STATIC, OR IN ANY OTHER WAY DISRUPT THE NORMAL FUNCTION OF THE DATA/COMMUNICATION SYSTEM(S).

24. SUBSTRATE PREPARATIONS: ALL SUBSURFACES SHALL BE PROPERLY PREPARED BEFORE APPLICATION OF FINISHES. CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR SUBSTRATE CONDITIONS WHERE FINISHES ARE APPLIED.

25. DIMENSION STANDARDS: DIMENSIONS ARE NOT ADJUSTABLE UNLESS NOTED WITH A +/- SYMBOL. ONLY NORMAL INDUSTRY STANDARD TOLERANCES ARE ACCEPTABLE DEVIATIONS FROM DIMENSIONS INDICATED. DO NOT SCALE DRAWINGS. ALL DIMENSIONS NOTED AS "CLEAR" SHALL MAINTAIN THE FULL SPACE INDICATED WITHOUT ENCROACHMENTS. ALL VERTICAL HEIGHTS INDICATED ARE FROM THE FINISH FLOOR ELEVATION AT THE BASE OF THE ITEM INDICATED, UNLESS NOTED OTHERWISE. WHERE WALLS, JAMBS, OR OTHER ITEMS ARE NOTED TO "ALIGN", THE FACE OF ITEMS INDICATED SHALL BE IN LINE WITH EACH OTHER TO FORM A STRAIGHT LINE, FREE OF OFFSETS OR DEVIATIONS. FIELD VERIFY ALL DIMENSIONS. UNLESS NOTED OTHERWISE, DIMENSIONS ARE ACTUAL, NOT NOMINAL, AS FOLLOWS:

A. COLUMNS - FROM CENTER LINE TO CENTERLINE
B. INTERIOR PARTITIONS- FROM STUD FACE TO STUD FACE
C. CONCRETE/ MASONRY - FROM FINISH FACE TO FINISH FACE
D. EXTERIOR WALLS - FROM EXTERIOR FACE TO INTERIOR FINISH FACE OF WALL.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

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SHERER ARCHITECTS

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PROJECT NO: 235A013
DRAWN BY: KG
DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

CONTRACTOR NOTES

DWG: GENERAL
DATE: 08 15 2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
6930
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
DAVID SHERER
Columbia, SC
6445
REGISTERED ARCHITECT
2025

SHEET NO.

G004

PLOT DATE/TIME: 15/08/2025 9:31:25 pmFriday, 15 August 2025 9:31:25 pm

CODE REVIEW

2018 INTERNATIONAL BUILDING CODE

2021 EDITION OF THE INTERNATIONAL BUILDING CODE (IBCJ)
2021 EDITION OF THE EXISTING BUILDING CODE
2021 EDITION OF THE INTERNATIONAL RESIDENTIAL CODE (IRCJ)
2021 EDITION OF THE INTERNATIONAL FIRE CODE (IFCJ)
2021 EDITION OF THE INTERNATIONAL PLUMBING CODE (IFCJ)
2021 EDITION OF THE INTERNATIONAL MECHANICAL CODE (IMC)
2021 EDITION OF THE INTERNATIONAL FUEL GAS CODE (IFGCJ)
2020 EDITION OF THE NATIONAL ELECTRIC CODE (NEC) WITH SC MODIFICATIONS
ICC A11 7.1-2017 ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES (ANSI)
2009 EDITION OF THE INTERNATIONAL ENERGY CONSERVATION CODE (IECCJ)

GENERAL INFORMATION
ZONING LEXINGTON COUNTY

1. OCCUPANCY CLASSIFICATION:

PROPOSED OCCUPANCY CLASSIFICATION - GROUP B

2. PHYSICAL PROPERTIES OF BUILDING

(A) BUILDING AREA 16,015 SF

(B) BUILDING HEIGHT: 36'-1"

(C) BUILDING HEIGHT IN STORIES: 2 (TWO) STORIES

(D) DISTANCE FROM PROPERTY LINES ---

3. TYPE OF CONSTRUCTION:

TYPE II-B, SPRINKLERED.

4. OCCUPANCY SEPARATION:
PER TABLE 508.4 NO SEPARATION REQUIRED

5. CONSTRUCTION REQUIREMENTS:

(A) TABLE 601 - FIRE-RESISTANCE RATING REQ'MENTS FOR BLDG. ELEMENTS

STRUCTURAL FRAME:	0 HR.	(EXISTING)
BEARING WALLS:		
EXTERIOR	0 HR.	(EXISTING)
INTERIOR	0 HR.	(EXISTING)
FLOOR CONSTRUCTION:	0 HR.	(EXISTING)
ROOF CONSTRUCTION:	0 HR.	(EXISTING)

(B) CHAPTER 6
TABLE 602 - FIRE SEPARATION DISTANCE ---

(C) CHAPTER 7: FIRE SEPARATION BETWEEN TENANTS IS NOT REQUIRED.
ELEVATOR AND STAIR SHAFTS ARE 1 HOUR RATED.

(D) CHAPTER 9: SPRINKLER SYSTEM IS EXISTING. PORTABLE FIRE EXTINGUISHERS REQUIRED BY SECTION 906. SUGGESTED LOCATION SHOWN BUT FINAL LOCATION SHALL BE DETERMINED BY FIRE MARSHAL OF JURISDICTION.

(E) CHAPTER 10: OCCUPANCY LOAD - SEE TABLE BELOW

1) OCCUPANT LOAD - TABLE 1004.5 CHAPTER 1004: OCCUPANCY LOAD.

FIRST FLOOR: 8,168 / 150 = 55 OCCUPANTS
SECOND FLOOR: 7,847 / 150 = 53 OCCUPANTS

2) TABLE 1005 - EGRESS WIDTH

STAIRS	0.30"
OTHER COMPONENTS	0.20"

FIRST FLOOR: 55 OCCUPANTS X 0.20 = 11" REQUIRED
476" PROVIDED (7 EXITS @ 68" CLEAR)
SECOND FLOOR: 53 OCCUPANTS X 0.30 = 16" REQUIRED
168" PROVIDED (3 EXITS @ 68" & 32" CLEAR)

3) TABLE 1006.3.2 - 2 EXIT REQUIRED PER FLOOR
FIRST FLOOR: 7 EXITS PROVIDED
SECOND FLOOR: 2 EXITS PROVIDED

6. MINIMUM PLUMBING FIXTURES - TABLE 2902.1:

BUSINESS GROUP B 108 OCCUPANTS TOTAL
54 MALE, 54 FEMALE

WATER CLOSETS REQUIRED CALCULATION

1ST FLOOR: 1 PER 25 FOR THE FIRST 25 OCCUPANTS,
1 PER 50 FOR EACH ADDITIONAL 50 OCCUPANTS

REQUIRED 55 OCCUPANTS = 2 TOTAL
PROVIDED 1 ADA/UNISEX = 1 TOTAL
NOTE:
ADDITIONAL TOILETS WILL BE ADDED AT TIME OF UPFIT FOR VACANT SPACES

2ND FLOOR: 1 PER 25 FOR THE FIRST 25 OCCUPANTS,
1 PER 50 FOR EACH ADDITIONAL 50 OCCUPANTS

REQUIRED 53 OCCUPANT = 2 TOTAL
PROVIDED 1 MALE, 2 FEMALE = 3 TOTAL
1 ADA TOILET PROVIDED, BALANCE TO BE CONTRACTED DURING UPFIT.

LAVATORIES
GROUP B

MALE	1 PER 200	54/200 = 0.27 = 1 TOTAL
FEMALE	1 PER 200	54/200 = 0.27 = 1 TOTAL

REQUIRED 1 MALE, 1 FEMALE = 2 TOTAL
PROVIDED 2 MALE, 2 FEMALE = 4 TOTAL

SERVICE SINK
GROUP B 1 PER FLOOR REQUIRED
1 PER FLOOR PROVIDED

CHAPTER 10: OCCUPANCY LOAD - TABLE 1004.1.2

	FLOOR AREA	MAX AREA / OCCUPANT	# OF OCCUPANTS	DESIGN LOAD	
1ST FLOOR	8,168 SF	150	54.45	55	(FUTURE UPFIT)
2ND FLOOR	7,847 SF	150	52.31	53	
	16,015 SF			108	

GROSS SQUARE FOOTAGE

FIRST FLOOR	8,168 GSF
SECOND FLOOR	7,847 GSF
TOTAL FLOOR	16,015 GSF

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
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PROJECT NO: 235A013
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NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE
SHEET TITLE

CODE REVIEW

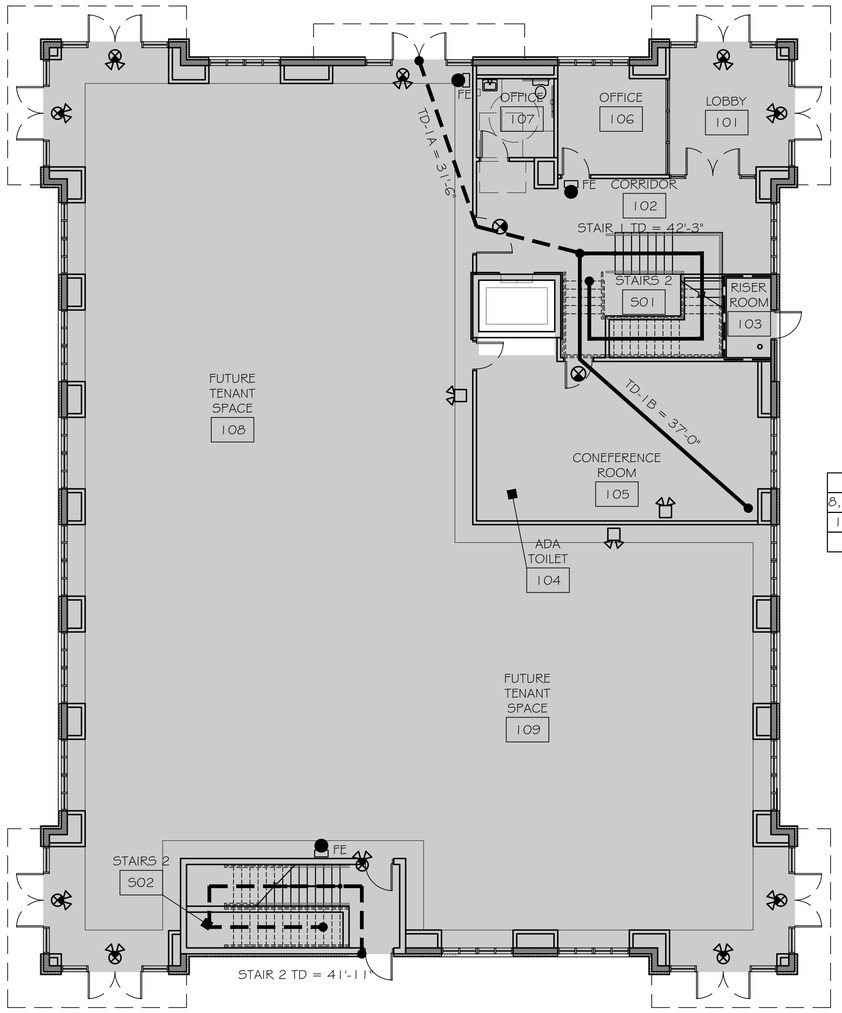
DWG: GENERAL
DATE: 08 15 2025

STATE OF SOUTH CAROLINA
Sherer & Associates, LLC
Columbia, SC
29220
REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA
08 15 2025
Registered
D. SHERER, JR.
Columbia, SC
6445
REGISTERED ARCHITECT

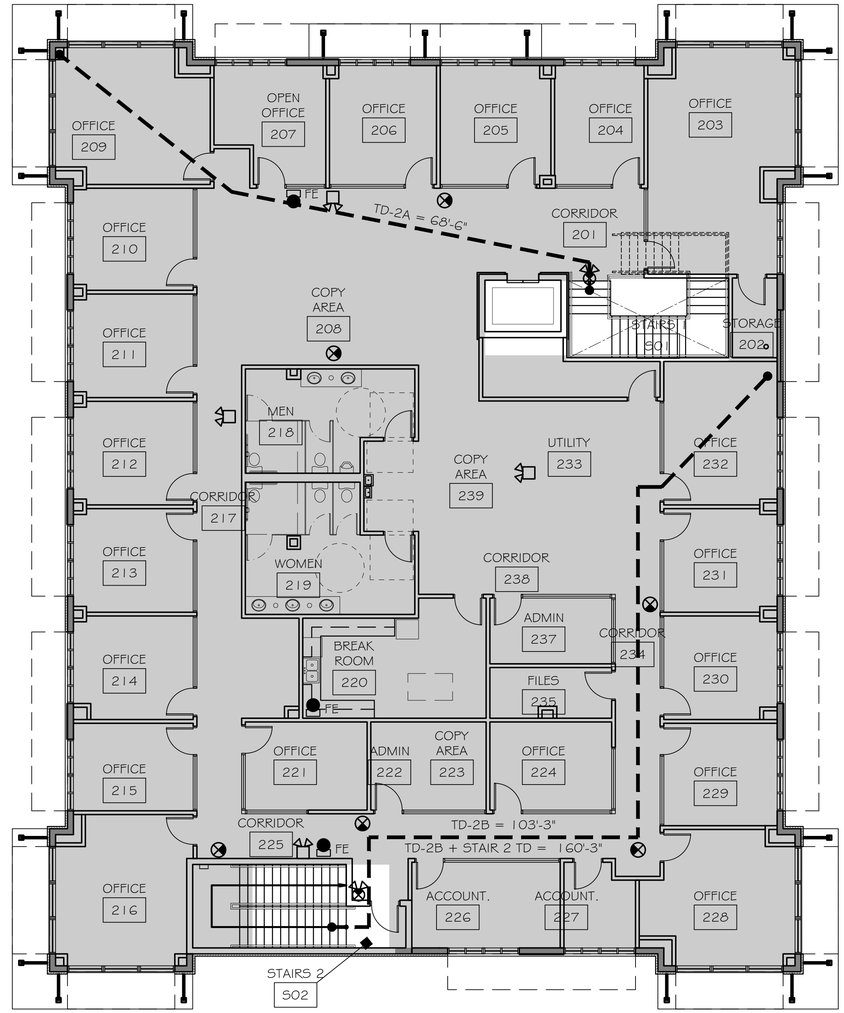
SHEET NO.
G003

PLOT DATE/TIME: 15/08/2025 9:31:39 pmFriday, 15 August 2025 9:31:39 pm



B
8,168 GSF
150 / SF
55

B1 / G002 FIRST FLOOR LIFE SAFETY PLAN
SCALE: 1/8" = 1'-0"



B
7,847 GSF
150 / SF
53

B3 / G002 SECOND FLOOR LIFE SAFETY PLAN
SCALE: 1/8" = 1'-0"

LEGEND

SYMBOL	DESCRIPTION
	WALL TYPE A - WIDTH 4-7/8" - NEW 3-5/8" METAL STUD WALL @ 16" OC WITH SOUND BATT INSULATION AND 1 LAYER 5/8" GYPSUM BOARD OR CEMENTATIOUS BOARD ONE EACH SIDE TO UNDERSIDE OF EXISTING DECK. SEE DETAIL A4/A301. SEE ROOM FINISH SCHEDULE FOR WALL TYPE MATERIAL.
	WALL TYPE B - WIDTH 4-7/8" - NEW 3-5/8" METAL STUD WALL @ 16" OC WITH 5/8" GYPSUM BOARD ON OUTSIDE OF WALL (NEAR TABLES) AND 5/8" WATER RESISTANT CEMENTATIOUS BOARD ON INSIDE OF WALL (BAR SIDE) . SEE DETAIL A3/A301.
	WALL TYPE C - WIDTH 7-1/4" - NEW 6" METAL STUD WALL @ 16" OC WITH 1 LAYER 5/8" CEMENTATIOUS BOARD BOTH SIDES OF WALL WITH 3" MINIMUM SOUND ATTENUATION BATT INSULATION. SEE DETAIL A2/A301.

LIFE SAFETY PLAN LEGEND

X	OCCUPANCY
XX	AREA OF SPACE
XX GSF	AREA PER OCCUPANT
XX	OCCUPANT LOAD
FE	FIRE EXTINGUISHER. SEE GENERAL NOTES.
TD = XX'-X"	TRAVEL DISTANCE
	EXIT SIGN
	EMERGENCY LIGHT WITH 90 MINUTE BATTERY BACKUP
	EXIT LIGHT WITH EMERGENCY LIGHT WITH 90 MINUTE BATTERY BACKUP

GENERAL CONSTRUCTION NOTES

1. CONTRACTOR SHALL VERIFY LOCATIONS AND NUMBER OF FIRE EXTINGUISHERS REQUIRED WITH THE FIRE MARSHALL PRIOR TO INSTALLATION.

GROSS SQUARE FOOTAGE

FIRST FLOOR	8,168 GSF
SECOND FLOOR	7,847 GSF
TOTAL FLOOR	16,015 GSF

PERMIT SET

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DESIGNED BY: DS
CHECKED BY: DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE,
LEXINGTON COUNTY,
SOUTH CAROLINA 29072

PROJECT TITLE

SHEET TITLE

LIFE SAFETY PLANS

DWG: GENERAL
DATE: 08 15 2025

STATE OF SOUTH CAROLINA — Sherer & Associates, LLC — Columbia, SC — 6930 — REGISTERED ARCHITECTS

STATE OF SOUTH CAROLINA — AUG 2025 — Registered — D. SHANE DAVIS — Columbia, SC — 6415 — REGISTERED ARCHITECT

SHEET NO.

G002

PLOT DATE/TIME: 15/08/2025 9:31:08 pmFriday, 15 August 2025 9:31:08 pm

SHERER & ASSOCIATES, LLC
1201 MAIN STREET, SUITE 1980
COLUMBIA, SC 29201

PHONE: 803.748.1345

SHERER ARCHITECTS

BRINGING STRUCTURE TO LIFE!

NEW MIXED USED BUILDING

1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072

LEXINGTON COUNTY

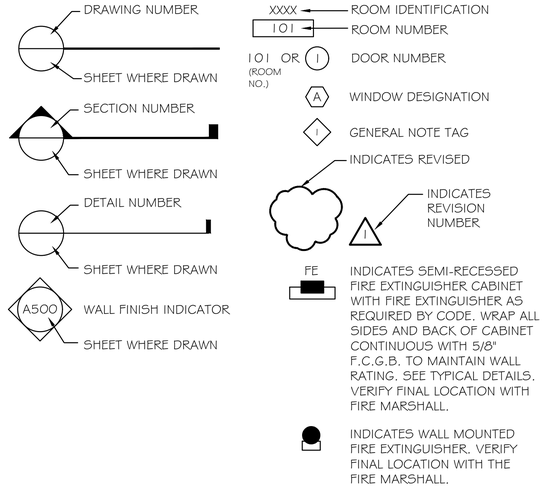
DEFINITIONS & TERMINOLOGY

1. "TYPICAL": UNLESS NOTED OTHERWISE, MEANS IDENTICAL FOR ALL CONDITIONS, WHICH MATCH ORIGINAL CONDITION INDICATED.
2. "SIMILAR": MEANS COMPARABLE CHARACTERISTICS FOR THE CONDITIONS NOTED. VERIFY DIMENSIONS AND ORIENTATION OF CONDITIONS, WHICH VARY FROM TYPICAL OR SIMILAR CONDITION INDICATED.
3. "OPPOSITE HAND": MEANS CONDITION IS MIRROR IMAGE OF DETAILED REFERENCED.
4. "ALIGN": MEANS ALIGNMENT OF SIMILAR COMPONENTS OF CONSTRUCTION (WALLS,JAMBS,ETC), WHICH ARE ADJACENT OR THE COMPONENTS SHALL BE IN LINE WITH EACH OTHER ACROSS VOIDS. DIMENSIONS ARE NOT ADJUSTABLE UNLESS NOTED WITH PLUS/MINUS TOLERANCE.
5. "O.F.O.I.": MEANS "OWNER FURNISHED, OWNER INSTALLED".
6. "U.N.O.": MEANS "UNLESS NOTED OTHERWISE".
7. "O.F.C.I.": MEANS "OWNER FURNISHED, CONTRACTOR INSTALLED".
8. REFERENCES: ALL REFERENCES TO CONTRACTOR SHALL REFER TO GENERAL CONTRACTOR AND/OR SUB CONTRACTOR. ALL REFERENCES TO THE OWNER SHALL MEAN THE OWNER OR THE OWNER'S AGENT.

ABBREVIATIONS

ACT	ACOUSTICAL TILE	GB	GRAB BAR
AFF	ABOVE FIN. FLOOR	GWB	GYPSUM WALL BOARD
AFG	ABOVE FIN. GRADE	HM	HOLLOW METAL
ALUM	ALUMINUM	INT	INTERIOR
BFF	BELOW FIN. FLOOR	JST	JOIST
BFG	BELOW FIN. GRADE	MECH	MECHANICAL
BLK	BLOCK	MO	MASONRY OPENING
BLK'G	BLOCKING	MTL	METAL
BM	BEAM	NIC	NOT IN CONTRACT
BRG	BEARING	NTS	NOT TO SCALE
CPT	CARPET	OC	ON CENTER
CC	CENTER TO CENTER	OFBLK	OUTSIDE FACE OF BLOCK
CEIL OR CLG	CEILING	OFBR	OUTSIDE FACE OF BRICK
℄	CENTER LINE	PL	PLATE
CMU	CONC. MASONRY UNIT	PLYWD	PLYWOOD
CONC	CONCRETE	P'WD	PLYWOOD
CONST	CONSTRUCTION	REF	REFRIGERATOR
CONT	CONTINUOUS	REINF	REINFORCING
CT	CERAMIC TILE	RD	ROOF DRAIN
DF	DRINKING FOUNTAIN	SCHD	SCHEDULE
EWC	ELECTRIC WATER COOLER	SIM	SIMILAR
EXIST	EXISTING	STL	STEEL
EXFCO	EXISTING FLOOR CLEANOUT	STOR	STORAGE
EXT	EXTERIOR	SUSP	SUSPENDED
FD	FLOOR DRAIN	TOM	TOP OF MASONRY
FE	FIRE EXTINGUISHER	TYP	TYPICAL
FIN	FINISH	UNO	UNLESS NOTED OTHERWISE
FL OR FLR	FLOOR	VWC	VINYL WALL COVERING
FND	FOUNDATION	WIN OR WDW	WINDOW
FOF	FACE OF FINISH	W/	WITH
FOM	FACE OF MASONRY	WD	WOOD
FOS	FACE OF STUDS	WC	WATER CLOSET
FOSH	FACE OF SHEATHING	WH	WATER HEATER
FTG	FOOTING	WWF	WELDED WIRE FABRIC
GYPBD	GYPSUM BOARD		

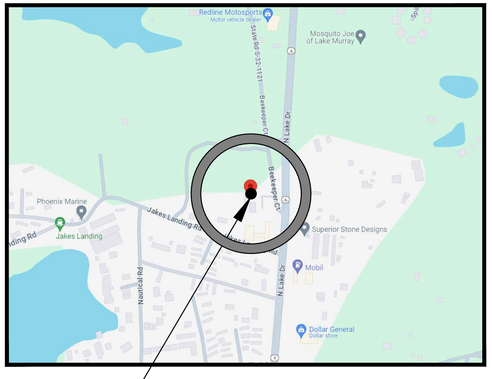
ARCHITECTURAL SYMBOLS



INDEX OF DRAWINGS

ADD#		
	GENERAL	
	G001	COVER SHEET: ARCHITECTURAL SYMBOLS, TERMINOLOGY, ABBREVIATIONS, CONTACT INFORMATION, LOCATION MAP & INDEX OF DRAWINGS
	G002	LIFE SAFETY PLANS
	G003	CODE REVIEW
	G004	CONTRACTOR NOTES
	G005	NOTES & CONDITIONS
	G501	SEISMIC DETAILS
	ARCHITECTURAL	
	A101	FIRST FLOOR PLAN
	A101a	FIRST FLOOR DIMENSION PLAN
	A102	SECOND FLOOR PLAN
	A102a	SECOND FLOOR DIMENSION PLAN
	A103	FIRST FLOOR REFLECTED CEILING PLAN
	A104	SECOND FLOOR REFLECTED CEILING PLAN
	A105	FIRST FLOOR FINISH PLAN
	A106	SECOND FLOOR FINISH PLAN
	A107	ROOF PLAN
	A201	EXTERIOR ELEVATIONS
	A202	EXTERIOR ELEVATIONS
	A203	ENLARGED CORNER TOWER ELEVATION
	A301	BUILDING SECTIONS
	A310	WALL SECTIONS
	A311	WALL SECTIONS
	A401	ENLARGED TOILET PLANS & ADA REQUIREMENTS
	A402	ENLARGED TOILET PLANS & ADA REQUIREMENTS
	A410	ENLARGED STAIR 1 PLANS
	A411	ENLARGED STAIR 1 SECTION
	A412	ENLARGED STAIR 2 PLANS AND SECTION
	A501	MILLWORK PLANS AND ELEVATIONS
	A550	ARCHITECTURAL DETAILS
	A551	ARCHITECTURAL DETAILS
	A552	ARCHITECTURAL DETAILS
	A553	ARCHITECTURAL DETAILS
	A601	DOOR SCHEDULE
	A605	DOOR DETAILS
	A606	DOOR DETAILS
	A610	WINDOW SCHEDULE
	A615	WINDOW DETAILS
	A620	FINISH MATERIAL SCHEDULE
	A621	FINISH SCHEDULE
	STRUCTURAL	
	S100	FOUNDATION PLAN
	S101	SECOND FLOOR FRAMING PLAN
	S102	ROOF FRAMING PLAN
	S200	SECTION AND DETAILS
	S201	SECTION AND DETAILS
	S202	SECTION AND DETAILS
	S203	SECTION AND DETAILS
	S204	SECTION AND DETAILS
	S300	SECTION AND DETAILS
	MECHANICAL	
	M001	MECHANICAL SPECS & SCHEDULE
	M002	MECHANICAL DETAILS
	M003	VENTILATION CALCULATIONS
	M101	MECHANICAL FLOOR PLAN
	PLUMBING	
	P001	PLUMBING LEGEND AND NOTES
	P002	PLUMBING SCHEDULE AND DETAILS
	P101	PLUMBING PLAN - WASTE AND VENT
	P102	PLUMBING PLAN - WATER SUPPLY
	ELECTRICAL	
	E001	ELECTRICAL SPECIFICATIONS
	E002	ELECTRICAL SYMBOLS AND DETAILS
	E101	LIGHTING PLAN
	E201	POWER PLAN
	E301	FIRE ALARM PLAN
	E401	PANEL SCHEDULES AND RISER DIAGRAMS

LOCATION MAP



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UL DETAILS

UL DETAIL U419 - 1-HOUR NON-LOAD BEARING WALL RATING. DETAIL REQUIREMENTS ARE AVAILABLE ONLINE AT UL.COM. CONTRACTOR IS RESPONSIBLE TO FOLLOW REQUIREMENTS OF UL DETAIL IN ITS ENTIRETY.

PERMIT SET

REV	DATE	BY	APP	DESCRIPTION
4	15/08/25	KG	DS	BID BULLETIN #2
3	06/25/25	KG	DS	UPDATED BREAK ROOM 220.
2	02/27/25	KG	DS	UPDATED STAIRS FOR RFI
1	12/09/24	KG	DS	BID BULLETIN #1

REVISIONS

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SHERER ARCHITECTS

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PROJECT NO:	2350013
DRAWN BY:	KG
DESIGNED BY:	DS
CHECKED BY:	DS

NEW MIXED USED BUILDING
1623 NORTH LAKE DRIVE, LEXINGTON COUNTY, SOUTH CAROLINA 29072
PROJECT TITLE

SHEET TITLE
COVER SHEET: CODE REVIEW, CONTACT INFORMATION, LOCATION MAP & INDEX OF DRAWINGS

DWG:	GENERAL
DATE:	08 15 2025

STATE OF SOUTH CAROLINA — Sherer & Associates, LLC, Columbia, SC 29230 — REGISTERED ARCHITECTURE

STATE OF SOUTH CAROLINA — Daniel Sherer — No. 6445 — REGISTERED ARCHITECT — AUG 2025

SHEET NO.

G001

PLOT DATE/TIME: 15/08/2025 9:31:11 pmFriday, 15 August 2025 9:31:11 pm