PANDA EXPRESS

S8-22-D8193

1485 MAIN STREET
HAMILTON, OH 45013

1. IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO FULLY EXAMINE THE SITE CONDITION, AND AVAILABLE UTILITIES AND TO NOTIFY THE OWNER'S REPRESENTATIVE, IN WRITING OF ANY AND ALL DISCREPANCIES BETWEEN THE SAID EXISTING CONDITIONS AND THESE DRAWINGS. NO CLAIMS FOR ADDITIONAL COMPENSATION SHALL BE MADE OR SHALL BE VALID UNLESS WRITTEN NOTIFICATION IS RECEIVED BY THE OWNER'S REPRESENTATIVE AND THE ADDITIONAL COMPENSATION IS APPROVED IN ADVANCE OF PROCEEDING WITH THE WORK.
2. IN ADDITION TO THE GENERAL NOTES LISTED HEREIN, A.I.A. DOCUMENT A201 GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION SHALL APPLY.
3. ALL WORK SHALL BE PERFORMED AS TO COMPLY WITH ALL GOVERNING STATUTES, ORDINANCES, REGULATIONS, CODES AND INSURANCE RATING BOARDS. NO WORK SHALL COMMENCE UNTIL ALL GOVERNMENTAL AND JURISDICTIONAL PERMITS AND APPROVALS ARE OBTAINED.
4. ALL WORK SHALL BE PERFORMED IN A FIRST CLASS MANNER AND SHALL BE IN GOOD AND USABLE CONDITION AT THE DATE OF COMPLETION THEREOF.
5. UNDER NO CIRCUMSTANCES SHALL THE CONTRACTOR INSTALL OR PERMIT TO BE INSTALLED, ANY MATERIALS CONTAINING ASBESTOS.
6. THE TERM "OWNER" OR "TENANT" SHALL REFER TO PANDA EXPRESS AND ITS AGENTS OR REPRESENTATIVES. THE TERM "GENERAL CONTRACTOR" AND "G.C." SHALL REFER TO THE PERSON AND/OR PERSONS WHO HAVE CONTRACTED OR SUBCONTRACTED FOR THE WORK.
7. THE ABBREVIATION OF "N.I.C." INDICATES WORK AND OR MATERIAL THAT IS NOT IN THE CONTRACT OF THE GENERAL CONTRACTOR, HOWEVER THIS DOES NOT RELIEVE THE G.C. OF THE RESPONSIBILITY OF COORDINATION.
8. NOT USED.
9. THE LOCATIONS OF EXISTING UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDIVIDUALLY VERIFIED BY THE OWNER OR HIS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT OCCUR BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UTILITIES.
10. ALL WALL & CEILING CONSTRUCTION SHALL BE SUPPORTED BY STRUCTURE & NOT BY ROOF DECK IF APPLICABLE.
11. IT IS THE G.C.'S RESPONSIBILITY TO MAKE SURE EACH SUB HAS THE FULL SET OF DRAWINGS FROM WHICH TO BASE THEIR ESTIMATE. IF CONFLICTS ARISE AFTER THE BID THE G.C. ACCEPTS FULL RESPONSIBILITY FOR COST INCREASES IF THE SUB WAS NOT GIVEN THE FULL SET OF DRAWINGS.

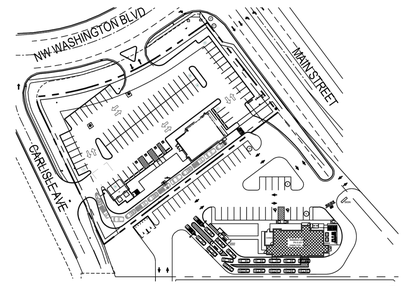
GENERAL NOTES

Scale= NTS G-001

PROPOSED PANDA EXPRESS

VICINITY MAP

Scale= NTS G-001



KEY PLAN

Scale= NTS G-001

AFF	ABOVE FINISHED FLOOR
ALUM.	ALUMINUM
BV	BALL VALVE (FULL PORT)
B.O.	BOTTOM OF
C.	CONDUIT
CO	CONDUIT ONLY
CW	COLD WATER
(E)	EXISTING
EC	ELECTRICAL CONTRACTOR
EWH	ELECTRICAL WATER HEATER
EXT.	EXTERIOR
FOF	FACE OF FINISH
FOS	FACE OF STUD
F.S.	FLOOR SINK
G.C. OR GC	GENERAL CONTRACTOR
H.W.	HOT WATER
ID	INDIRECT DRAIN
INT.	INTERIOR
K.E.C.	KITCHEN EQUIP. CONTRACTOR
L.L.	LANDLORD
MC	MECHANICAL CONTRACTOR
(N)	NEW
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
OA	OUTSIDE AIR
O.C.	ON CENTER
PC	PLUMBING CONTRACTOR
RAR	RETURN AIR REGISTER
R.I.H.	ROUGH-IN HEIGHT
S.S.	STAINLESS STEEL
STL.	STEEL
STRUCT.	STRUCTURE, STRUCTURAL
T.O.	TOP OF
WCO	WASTE CLEAN OUT

ABBREVIATIONS

Scale= NTS G-001

D1 DOOR TYPE
W1 WINDOW TYPE
TA FLOOR FINISH
W4 WALL TYPE
1 STRUCTURAL GRID
C1 CEILING FINISH
P-C WALL FINISH
34 KITCHEN EQUIPMENT
101 ROOM NUMBER
MARK OF ELEVATION
A/A1.0 DETAIL
1/A-2.0 INT. ELEVS
A A-2.0 SECTION
NEW DOOR
T TEMPERED GLAZING
A A-2.0 EXT. ELEVS

SYMBOLS

Scale= NTS G-001

APPLICABLE CODES: ALL WORK UNDER THIS CONTRACT SHALL COMPLY WITH THE PROVISIONS OF THE SPECIFICATIONS AND DRAWINGS, AND SHALL SATISFY ALL APPLICABLE CODES, ORDINANCES AND REGULATIONS OF ALL GOVERNING BODIES INVOLVED. ALL PERMITS AND LICENSES NECESSARY FOR THE PROPER EXECUTION OF THE WORK SHALL BE PROCURED AND PAID FOR BY THE CONTRACTOR INVOLVED. APPLICABLE CODES INCLUDE, BUT ARE NOT LIMITED TO THE FOLLOWING:

CODE

2017 OHIO BUILDING CODE
2017 OHIO ENERGY CODE
2017 OHIO MECHANICAL CODE
2017 OHIO ENERGY CODE
2017 NATIONAL ELECTRIC CODE
2009 ICC A117.1

SITE INFORMATION

SITE AREA	53,379 SQ. FT
LOT COVERAGE (FLOOR AREA RATIO	0.04
LANDSCAPE PROVIDED	13,163 SQ. FT
PARKING PROVIDED	78

PANDA EXPRESS

RESTAURANT AREA	2,381 S.F.
EMPLOYEES	3 EMPLOYEES / SHIFT (2 SHIFTS PER DAY)
INDOOR SEATING	70

OCCUPANT LOAD CALCULATION

INDOOR DINING	1024 SQ. FT. / (15 / SQ. FT.) =	69
KITCHEN	963 SQ. FT. / (200 / SQ. FT.) =	05
TOILET/VESTIBULE/STORAGE	213 SQ. FT. / (0 / SQ. FT.) =	00
COOLER/FREEZER ROOMS	181 SQ. FT. / (0 / SQ. FT.) =	00
	TOTAL =	**74**
	TOTAL OCCUPANT LOAD =	**74**

PLUMBING FIXTURES (TABLE 403.1 2000 IPC)

TYPE OF OCCUPANCY	WATER CLOSET		LAVATORY	
	MALE	FEMALE	MALE	FEMALE
RESTAURANT (A-2)	1 PER 75	1 PER 75	1 PER 200	1 PER 200
REQUIRED	1	1	1	1
PROVIDED	1	1	1	1
TOTAL OCCUPANCY = 74	MALE = 37		FEMALE = 37	

NOTE:
- SIGNS TO BE SUBMITTED UNDER SEPARATE PERMIT
- HOOD FIRE SUPPRESSION DRAWINGS TO BE SUBMITTED UNDER SEPARATE PERMIT

BUILDING CODE ANALYSIS

OCCUPANCY CLASSIFICATION	GROUP A-2 (ASSEMBLY)
TYPE OF CONSTRUCTION	V-B
FIRE SPRINKLER	NO SPRINKLER

	PROVIDED	REQUIRED / ALLOWED
HEIGHT	23'-6"	35'-0"
STORY	1	1
AREA	2,381 SQ. FT.	-
OCCUPANT LOAD	74	-
EXITS REQUIRED	3	2
EGRESS WIDTH	120"	79 X 0.2 = 15.8" - 16"

CODE ANALYSIS

Scale= NTS G-001

OWNER	MARK SCHULTZ PANDA EXPRESS, INC. 1683 WALNUT GROVE AVE, ROSEMEAD, CA 91770 T: 626.799.9898 F: 626.372.8288
ARCHITECT	HENRY KLOVER H.C. KLOVER ARCHITECT 8813 PENROSE LANE, SUITE 400 LENEXA, KS 66219 T: 913.649.8181 F: 913.649.1275
STRUCTURAL	KIM FAIST BRITT, PETER & ASSOCIATES 101 FALLS PARK DR. SUITE 601 GREENVILLE, SC 29601 T: 864.271.8869
CIVIL	KURT YODER BHC RHODES 7101 COLLEGE BLVD, SUITE 400 OVERLAND PARK, KS 66210 T: 913.663.1900
LANDLORD	CFT NV DEVELOPMENTS, LLC 1683 WALNUT GROVE AVE, ROSEMEAD, CA 91770 T: 626.799.9898 F: 626.372.8288
MECHANICAL, PLUMBING, ELECTRICAL	BRAD KRIER RTM ASSOCIATES 7780 W. 119TH STREET OVERLAND PARK, KS 66213 T: 913.322.1400

TEAM DIRECTORY

Scale= NTS G-001

PLANNING/ZONING	LIZ HAYDEN CITY OF HAMILTON PLANNING DEPT. 345 HIGH ST., 3RD FLOOR HAMILTON, OH 45011 T: 513.785.7068
BUILDING DEPARTMENT	KEN RIVERA CITY OF HAMILTON BUILDING DEPT. 345 HIGH ST., 3RD FLOOR HAMILTON, OH 45011 T: 513.785.7360
PUBLIC WORKS	ALLEN MESSER PUBLIC WORKS AND STORM WATER DEPT. 345 HIGH ST., 3RD FLOOR HAMILTON, OH 45011 T: 513.785.7068
ELECTRIC	DALTON MARCUM HAMILTON UTILITIES 345 HIGH ST., FLOOR 1 HAMILTON, OH 45011 T: 513.785.7235
WATER/ SEWER	DANIEL FLUM HAMILTON UTILITIES 345 HIGH ST. HAMILTON, OH 45011 T: 513.785.7239
HEALTH DEPARTMENT	STEVE EBERTS HAMILTON CITY HEALTH DEPT. 345 HIGH ST., 3RD FLOOR HAMILTON, OH 45011 T: 513.785.7095
GAS	DANIEL FLUM HAMILTON UTILITIES 345 HIGH ST. HAMILTON, OH 45011 T: 513.785.7239
FIRE DEPARTMENT	JAY WIRTZ HAMILTON FIRE DEPARTMENT 345 HIGH ST., 3RD FLOOR T: 513.785.7506

JURISDICTIONAL AUTHORITIES

Scale= NTS G-001

SHEET INDEX

Scale= NTS G-001

GENERAL							
G-001	TITLE SHEET	●					
G-002	SPECIFICATIONS						
G-003	SPECIFICATIONS						
G-004	SPECIFICATIONS						
G-005	SCHEDULES	●					
CIVIL							
C0.1	GENERAL INFORMATION						
C0.2	SURVEY						
C0.3	DEMOLITION PLAN	●					
C1.0	SITE PLAN						
C2.0	DIMENSION PLAN						
C3.0	GRADING PLAN						
C3.1	DETAILED GRADING						
C4.0	UTILITY PLAN	●					
C5.0	EROSION CONTROL PLAN						
C6.0	CIVIL DETAILS 1						
C6.1	CIVIL DETAILS 2						
C6.2	CIVIL DETAILS 3						
C6.3	CIVIL DETAILS 4	●					
C6.4	CIVIL DETAILS 5						
C6.5	CIVIL DETAILS 6						
LANDSCAPE							
L1.0	LANDSCAPE PLAN						
L2.0	PLANTING DETAILS						
L2.1	IRRIGATION DETAILS 1						
L2.2	IRRIGATION DETAILS 2						
ARCHITECTURAL							
A -100	SITE PLAN ARCHITECTURAL						
A -101	KITCHEN PLAN	●					
A -102	ROUGH - IN PLUMBING PLAN						
A -103	FLOOR PLAN	●					
A -104	FINISH PLAN AND SCHEDULE						
A - 105	REFLECTED CEILING PLAN						
A - 107	ROOF PLAN						
A - 108	CONDENSER RACK DETAIL						
A - 109	FURNITURE PLAN						
A - 200	EXTERIOR ELEVATIONS						
A - 201	EXTERIOR ELEVATIONS						
A - 301	WALL SECTIONS						
A - 302	WALL SECTIONS						
A - 303	WALL SECTIONS						
A - 304	WALL SECTIONS						
A - 305	SECTIONS/DETAILS						
A - 400	ARCHITECTURAL DETAILS						
A - 400.1	ARCHITECTURAL DETAILS						
A - 401	ARCHITECTURAL DETAILS						
A - 402	ARCHITECTURAL DETAILS						
A - 403	ARCHITECTURAL DETAILS						
A - 404	ARCHITECTURAL DETAILS						
A - 405	ARCHITECTURAL DETAILS - DRIVE THRU						
A - 406	HANDICAPPED NOTES AND DETAILS						
A - 407	TRASH ENCLOSURE DETAILS						
A - 408	WATER HEATER SHELF DETAILS						
A - 500	INTERIOR ELEVATIONS						
A - 501	INTERIOR ELEVATIONS						
A - 502	KITCHEN ELEVATIONS						
A - 503	ENLARGED RESTROOM PLANS AND ELEVATIONS						
STRUCTURAL							
S - 000	STRUCTURAL NOTES & SPECIAL INSPECTIONS						
S - 100	FOUNDATION PLAN						
S - 101	ROOF FRAMING PLAN						
S - 200	FOUNDATION DETAILS						
S - 201	TYPICAL FOUNDATION DETAILS						
S - 300	FRAMING SECTIONS						
S - 301	TYPICAL FRAMING DETAILS & SECTIONS						
PLUMBING							
P - 100	WATER AND GAS PLAN	●					
P - 101	WASTE & VENT PLAN						
P - 400	WATER/GAS/WASTE & VENT RISER DIAGRAMS						
P - 500	PLUMBING DETAILS	●					
MECHANICAL							
M-000	MECHANICAL NOTES, SPECIFICATIONS & SCHEDULES						
M-100	HVAC FLOOR PLAN & HVAC ROOF PLAN						
M-400	HOOD DETAIL PLAN						
M-401	HOOD DETAIL PLAN						
M-402	HOOD DETAIL PLAN						
M-403	HOOD DETAIL PLAN						
M-404	HOOD DETAIL PLAN						
M-405	HOOD DETAIL PLAN						
M-406	HOOD DETAIL PLAN						
M-407	HOOD DETAIL PLAN						
M-408	HOOD DETAIL PLAN						
M-409	HOOD DETAIL PLAN						
M-410	HOOD DETAIL PLAN						
M-500	KITCHEN HOOD DETAILS						
M-501	MECHANICAL DETAILS						
ELECTRICAL							
E-000	ELECTRICAL SYMBOLS, SPECIFICATIONS, NOTES						
E-001	ELECTRICAL SCHEDULES						
E-100	POWER FLOOR PLAN						
E-101	LIGHTING FLOOR PLAN						
E-101.1	CANOPY LIGHTING PLAN						
E-102	SECURITY CAMERA PLAN						
E-104	ROOF POWER PLAN						
E-105	SITE & EXTERIOR LIGHTING PLAN	●					
E-106	SITE PHOTOMETRIC PLAN						
E-200	ELECTRICAL ELEVATIONS						
E-400	ELECTRICAL DETAILS, DIAGRAMS						
E-401	ELECTRICAL DETAILS, DIAGRAMS						
E-601	PANELS, SINGLE LINE, LOAD CALC'S.						

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

1	CITY COMMENTS	05.10.21

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
10175
REGISTERED
ARCHITECT
Henry Klover License # 2210175
EXPIRATION NOV 3 1 2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

G-001
TITLE SHEET

GENERAL CONDITIONS FOR THE CONTRACT FOR CONSTRUCTION

ARTICLE 1 - GENERAL PROVISIONS

1. THE STANDARD FORM OF GENERAL CONDITIONS, CURRENT EDITION OF THE AMERICAN INSTITUTE OF ARCHITECTS, DOCUMENT NO. A-201, ARE HEREBY MADE A PART OF THESE SPECIFICATIONS AND SHALL APPLY THE SAME AS IF REPEATED HERE IN FULL. COPIES OF SAME SHALL BE ON FILE AT THE OFFICE OF THE ARCHITECT.

2. ALL INTERESTED PARTIES SHALL BE GOVERNED BY THOSE GENERAL CONDITIONS IN ALL MATTERS PERTAINING TO THIS PROJECT, DURING THE PERIOD OF CONSTRUCTION, AND PARTICIPATION IN THE PROJECT WILL BE CONSIDERED PRESUMPTIVE EVIDENCE OF THE PARTICIPANT'S FULL UNDERSTANDING OF, AND AGREEMENT WITH, THE CONDITIONS OF THE REFERENCED GENERAL CONDITIONS.

3. THE GENERAL CONDITIONS, SPECIAL PROVISIONS, GENERAL REQUIREMENTS, AND TECHNICAL SPECIFICATIONS, ALONG WITH THE OTHER CONDITIONS WHICH FOLLOW, AND AS PROVIDED, AS WELL AS ALL APPLICABLE PROVISIONS OF THE SPECIFICATIONS, FORM A PART OF THE CONTRACT AND SHALL GOVERN EACH CONTRACTOR ENGAGED IN WORK ON THE PROJECT WHETHER THE WORK BE LET UNDER SEPARATE CONTRACTS OR UNDER A SINGLE CONTRACT.

4. BASIC DEFINITIONS:
THE CONTRACT DOCUMENTS CONSIST OF THE AGREEMENT BETWEEN OWNER AND CONTRACTOR, CONDITIONS OF THE CONTRACT AND ALL DOCUMENTS LISTED BELOW.

THE CONTRACT DOCUMENTS SHALL INCLUDE: DRAWINGS AS LISTED IN THE INDEX OF THIS SET. SPECIFICATION DIVISION 1-16 INCLUSIVE. ALL MODIFICATIONS ISSUED AFTER EXECUTION OF THE CONTRACT. EQUIPMENT INSTALLATION HAND BOOK.

5. PHRASES USED IN THE SPECIFICATIONS ARE DEFINED AS FOLLOWS:
"AS SHOWN" - AS SHOWN ON THE ACCOMPANYING DRAWINGS.

"PROVIDE" - PROVIDE AND INSTALL COMPLETE, WITH ALL NECESSARY ACCESSORIES AND INCIDENTAL MATERIALS AND SUPPLIES.

"PROVIDED BY OWNER" - MATERIALS OR GOODS WILL BE DELIVERED F.O.B. JOBSITE BY THE OWNER AT NO EXPENSE TO THE GENERAL CONTRACTOR. UNLOADING, STORAGE, INSTALLATION, AND/OR ASSEMBLY OF ITEMS "PROVIDED BY OWNER" SHALL BE BY GENERAL CONTRACTOR UNLESS OTHERWISE NOTED.
"INSTALL" - INSTALL ITEMS, COMPLETE, PROVIDING ALL INCIDENTAL AND NECESSARY SUPPLIES AND MATERIALS.

"GENERAL CONTRACTOR" - THE GENERAL CONTRACTOR OR ANY OR ALL OF HIS VARIOUS SUBCONTRACTORS.

"OWNER" - ALL GENERAL CONDITIONS REFERENCES TO "OWNER" SHALL REFER TO PANDA EXPRESS, INC.

"CONTRACTOR" AND "GENERAL CONTRACTOR" AS STATED IN THESE DOCUMENTS REFER TO THE SAME ENTITY.

ARTICLE 2 - INSURANCE

THE GENERAL CONTRACTOR AND ALL SUBCONTRACTORS ARE REQUIRED TO OBTAIN THE FOLLOWING INSURANCES, AND AT THEIR REQUEST FURNISH EVIDENCE TO PANDA EXPRESS. ALL INSURANCE SHALL NAME PANDA RESTAURANT GROUP, INC., AND THE ARCHITECTS. AS ADDITIONAL INSURED PARTIES.

WORKMAN'S COMPENSATION INSURANCE IN ACCORDANCE WITH THE LAWS OF THE STATE IN WHICH THE PROPERTY IS LOCATED AND PANDA EXPRESS REQUIREMENTS. PANDA EXPRESS SHALL KEEP A COPY IN FILE ALL TIME.

COMPREHENSIVE GENERAL LIABILITY INSURANCE INCLUDING CONTRACTUAL LIABILITY WITH LIMITS SET FORTH BY THE PANDA EXPRESS.

AUTOMOBILE LIABILITY INSURANCE INCLUDING CONTRACTUAL LIABILITY AS SET FORTH BY THE PANDA EXPRESS.

BUILDER'S RISK INSURANCE IN THE AMOUNT OF THE ESTIMATED COST OF THE PROJECT.

THE CONTRACTOR AGREES TO INDEMNIFY AND SAVE HARMLESS PANDA EXPRESS, ITS AGENTS, SERVANTS, AND EMPLOYEES, AND THE OWNER'S ARCHITECT AND ENGINEER FROM AND AGAINST ANY AND ALL LIABILITY OR DAMAGE TO PROPERTY OCCASIONED BY ANY ACT OR OMISSION OF THE CONTRACTOR, HIS SUBCONTRACTORS, SERVANTS, OR EMPLOYEES, INCLUDING ANY AND ALL EXPENSE, LEGAL OR OTHERWISE, WHICH MAY BE INCURRED BY PANDA EXPRESS, ITS AGENTS SERVANTS, OR EMPLOYEES IN THE DEFENSE OF ANY CLAIM, SETTLEMENT OR SUIT.

ARTICLE 3 EXTRA WORK

1. ANY AND ALL WORK WHICH IS PERFORMED BY THE CONTRACTOR, OR BY ANY SUBCONTRACTOR, WITHOUT HAVING SPECIFIC APPROVAL FROM PANDA EXPRESS IN WRITING, SHALL BE PERFORMED BY SAID CONTRACTOR AT HIS OWN RISK WITHOUT ANY OBLIGATION OR RESPONSIBILITY OF PANDA EXPRESS OR THE ARCHITECT. ALL WORK WHICH IS ABOVE AND BEYOND THE SCOPE OF THE DRAWINGS AND SPECIFICATIONS, OR ANY PART OF THE CONSTRUCTION DOCUMENTS, MUST BE SPECIFICALLY AUTHORIZED BY PANDA EXPRESS IN WRITING. ALL REQUESTS FOR ADDITIONAL PAYMENTS MUST BE APPROVED BY THE OWNER PRIOR TO THE START OF THAT WORK.

2. THE FOLLOWING GENERAL REQUIREMENTS SUPPLEMENT AND/OR SUPERSEDE THE FOREGOING GENERAL AND SUPPLEMENTARY CONDITIONS FOR CONTRACT WORK AND ARE HEREBY CONSIDERED A PART OF THE CONTRACT DOCUMENTS.

DIVISION 1 GENERAL REQUIREMENTS

1. SCOPE

ALL OF THE WORK UNDER EACH HEADING OF THESE SPECIFICATIONS SHALL BE GOVERNED BY THE GENERAL CONDITIONS, SPECIAL PROVISIONS, THE DRAWINGS AND THE SPECIFICATIONS, AS WELL AS THE FOLLOWING GENERAL REQUIREMENTS

THE WORK UNDER EACH HEADING OF THESE SPECIFICATIONS SHALL INCLUDE ALL LABOR, MATERIAL, EQUIPMENT AND SERVICES NECESSARY FOR AND SAID HEADING AS INDICATED ON THE DRAWINGS, SET FORTH IN THE SPECIFICATIONS, OR OTHERWISE REQUIRED.

WORK DONE HEREUNDER INCLUDES FURNISHING ALL LABOR, MATERIAL SERVICES, AND EQUIPMENT NECESSARY AND/OR INCIDENTAL TO PERFORM ALL WORK THROUGH THE PROPER COMPLETION OF ALL WORK AS MAY BE FURTHER SPECIFIED AND/OR SHOWN ON THE PLANS, OR OTHERWISE REQUIRED.

2. CONFLICTS BETWEEN DOCUMENTS

IN CASE OF CONFLICT BETWEEN DRAWINGS AND SPECIFICATIONS THE CONTRACTOR WILL BE DEEMED TO HAVE ESTIMATED ON, AND AGREED TO PROVIDE, THE GREATEST QUANTITY AND BETTER QUALITY OF MATERIALS AND WORK.

INCLUDE GENERAL CONSTRUCTION, ELECTRICAL, PLUMBING, HVAC, AND INSTALLATION OF ALL SUCH WORK EXCEPT AS HEREINAFTER MAY BE REQUIRED.

3. ITEMS FURNISHED BY PANDA AND INSTALLED BY GENERAL CONTRACTOR

IT SHALL BE THE CONTRACTOR'S SOLE RESPONSIBILITY TO RECEIVE, CHECK AND CONFIRM THE ARRIVAL IN GOOD ORDER, OF ALL ITEMS CALLED FOR TO BE FURNISHED BY PANDA EXPRESS AND INSTALLED BY THE CONTRACTOR.

THE CONTRACTOR SHALL NOTIFY PANDA EXPRESS (IN WRITING) OF ANY SUCH ITEMS MISSING OR DAMAGED WITHIN 3 DAYS OF RECEIVING DATE. FAILURE TO SO NOTIFY PANDA EXPRESS WILL BE CONSIDERED PROOF PRESUMPTIVE THAT ALL SAID ITEMS HAVE ARRIVED UNDAMAGED, AND IN THE PROPER QUANTITIES, AND IT SHALL THEN BE THE CONTRACTOR'S RESPONSIBILITY (AT HIS OWN COST) TO PROMPTLY REORDER, REPLACE AND/OR REPAIR ANY SUCH ITEMS NEEDED FOR THE PROPER COMPLETION OF THIS PROJECT, ON THE AGREED TO DATE OF COMPLETION.

4. MEASUREMENTS

THE CONTRACTOR SHALL BE RESPONSIBLE FOR AN ACCURATE TAKING OF JOB SITE MEASUREMENTS, VERIFYING SAME, AND PROMPTLY FURNISHING EXACT JOB SITE MEASUREMENTS TO ALL PARTIES REQUIRING SAME. CONTRACTOR MUST NOTIFY PANDA EXPRESS AND THE ARCHITECT OF ANY DISCREPANCIES IMMEDIATELY. THE CONTRACTOR SHALL CHECK SALES CASEWORK SHOP DRAWINGS AS TO CORRECT ANGLES AND FIT TO THE EXISTING SPACE AS SHOWN. THE CONTRACTOR SHALL PERMANENTLY LAYOUT THE CASEWORK ON THE FLOOR PRIOR TO THE CONSTRUCTION OF WALL, CEILING, LIGHT FIXTURES, ETC.

WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS. LARGER SCALE DRAWINGS SHALL TAKE PRECEDENCE OVER SMALLER SCALE DRAWINGS.

5. SUBSTITUTIONS

BIDDERS MAY OFFER SUBSTITUTIONS FOR ANY ITEM SPECIFICATION BY SUBMITTING IN WRITING AS OUTLINED IN SPACE PROVIDED ON PROPOSAL FORM.

IT SHALL BE UNDERSTOOD BY ALL HEREIN CONCERNED THAT ANY PROPOSAL SUBSTITUTION SHALL HAVE THE WRITTEN APPROVAL OF ARCHITECT AND/OR OWNER'S REPRESENTATIVE, BEFORE BEING USED BY CONTRACTOR, OTHERWISE IT WILL BE ASSUMED THAT THE CONTRACTOR'S TOTAL BID IS BASED UPON THE MATERIAL OR ITEM OF EQUIPMENT SPECIFIED.

6. EXAMINATION OF SITE AND BUILDING

BEFORE SUBMITTING A PROPOSAL, EACH BIDDER SHALL EXAMINE ALL DOCUMENTS, VISIT THE SITE, VERIFYING ANY SPECIAL CHARGES OR REQUIREMENTS, COMPARING EACH TO THE OTHER AND INFORMING THEMSELVES OF ALL CONDITIONS UNDER WHICH WORK IS TO BE PERFORMED. INCLUDE ALL RELEVANT MATTERS WHICH MAY AFFECT THE WORK OR THE BIDDING. EACH BIDDER SHALL BASE HIS PROPOSAL ON MATERIAL, METHODS AND/OR EQUIPMENT COMPLYING WITH THE SPECIFICATIONS AND DRAWINGS.

THE WORDS "THE CONTRACTOR SHALL" ARE INTENTIONALLY OMITTED FROM THE SPECIFICATIONS. WHERE DIRECTIONS OR INSTRUCTIONS ARE STATED, WITHOUT SPECIFIC REFERENCE AS TO WHO IS RESPONSIBLE, THE INFERENCE IS INTENDED TO BE THE CONTRACTOR FOR THE WORK IN THE SPECIFICATION SECTION IN WHICH THE DIRECTIONS OR INSTRUCTIONS ARE INTENDED.

7. CODES AND STANDARDS

ALL WORK, MATERIALS AND INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH ALL ORDINANCES, STATE AND LOCAL BUILDING CODES, LATEST EDITION, OF THE AUTHORITIES HAVING JURISDICTION.

DESIGN LOADS: LOADS AND CODE RESTRICTIONS FOR ALL DESIGN CONSIDERATIONS SHALL CONFORM TO THE LOCAL AND STATE CODES, AND ALL GOVERNING CODES.

8. PERMITS

THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER APPLICATION FOR AND SECURING OF ALL NECESSARY TRADE PERMITS, AS WELL AS THE OBSERVANCE OF ALL APPLICABLE CITY, COUNTY, STATE AND FEDERAL LAWS, REGULATIONS OR ORDINANCES AND SHALL INCLUDE IN THEIR PROPOSAL COST OF SAME.

9. INSTALLATION OF MATERIALS AND EQUIPMENT

ATTENTION IS HEREBY DIRECTED TO THE FOLLOWING REQUIREMENT FOR EACH PRIME AND SUBCONTRACTOR: THAT THE APPLICATION OF A MATERIAL AND/OR EQUIPMENT ITEM TO UNSATISFACTORY WORK INSTALLED BY OTHERS, CONSTITUTES ACCEPTANCE OF THAT WORK AND ASSUMPTION OF FULL RESPONSIBILITY FOR PRIOR TO STARTING THE SPECIFIC APPLICATION, NOTIFY IN WRITING THE ARCHITECT AND/OR OWNER'S REPRESENTATIVE OF ANY DEFECT OR DEFICIENCY WHICH WOULD IMPAIR COMPLETE AND SATISFACTORY APPLICATIONS OR INSTALLATION OF HIS WORK OR GUARANTEE.

MANUFACTURER'S INSTRUCTIONS:
WHERE INSTALLATIONS INCLUDE MANUFACTURED PRODUCTS, COMPLY WITH MANUFACTURER'S APPLICABLE INSTRUCTIONS AND RECOMMENDATIONS FOR INSTALLATION, TO THE EXTENT THESE ARE MORE EXPLICIT OR MORE STRINGENT THAN REQUIREMENTS INDICATED IN THE CONTRACT DOCUMENTS.

PROVIDE ATTACHMENT AND CONNECTION DEVICES AND METHODS FOR SECURING WORK PROPERLY AS IT IS INSTALLED; TRUE TO LINE AND LEVEL, AND WITHIN RECOGNIZED INDUSTRY TOLERANCES IF NOT OTHERWISE INDICATED. ALLOW FOR EXPANSIONS AND BUILDING MOVEMENTS.

VISUAL EFFECT:
PROVIDE UNIFORM JOINT WIDTHS IN EXPOSED WORK, ORGANIZED FOR BEST POSSIBLE VISUAL EFFECT. REFER QUESTIONABLE VISUAL-EFFECT CHOICES TO ARCHITECT/OWNER'S REPRESENTATIVE FOR FINAL DECISION. RECHECK MEASUREMENTS AND DIMENSIONS OF THE WORK, AS AN INTEGRAL STEP OF STARTING EACH INSTALLATION.

MOUNTING HEIGHTS:
WHERE MOUNTING HEIGHTS ARE NOT INDICATED, MOUNT INDIVIDUAL UNITS OF WORK AT INDUSTRY-RECOGNIZED STANDARD MOUNTING HEIGHTS FOR APPLICATIONS INDICATED. REFER QUESTIONABLE MOUNTING HEIGHT CHOICES TO ARCHITECT/OWNER'S REPRESENTATIVE FOR FINAL DECISION. CONFORM WITH APPLICABLE ACCESSIBILITY CODES WHERE REQUIRED.

10. PROTECTION AND CLEAN-UP

THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER PROTECTION OF ADJACENT ITEMS AND SURFACES FROM DAMAGE RESULTING FROM THE FURNISHING OR INSTALLATION OF HIS WORK AND SHALL PROMPTLY REPLACE, AT HIS OWN COST, SUCH DAMAGED WORK. HE SHALL ALSO BE RESPONSIBLE FOR THE PROPER PROTECTION OF HIS AND OTHERS WORK FROM DAMAGE BY ANY INCLUDING FREEZING OR OVERHEATING. USE PLASTIC COVERING OVER FURNITURE, DISPLAY CASES, EQUIPMENT AND FINISHES. THE CONTRACTOR SHALL REMOVE ALL DEBRIS FROM THE PREMISES ON A DAILY BASIS; ALL DUST AND CONSTRUCTION DEBRIS ARE TO BE REMOVED. ANY BROKEN, DAMAGED, MARRED, UNCLEAN, OR OTHERWISE IMPERFECT WORK SHALL BE CORRECTED BY THE CONTRACTOR BEFORE HIS WORK SHALL BE CONSIDERED COMPLETE. USE DUST BARRIERS.

UPON COMPLETION OF THE WORK CONTRACTOR SHALL CLEAN INTERIOR AND EXTERIOR OF ALL GLASS AND GLAZING, FLOORS, WALLS AND CEILING SURFACES, ELECTRICAL FIXTURES, MECHANICAL EQUIPMENT, ETC.; IT IS NECESSARY TO REMOVE ALL DIRT, STAINS, AND MARKS. THE SIGNS, GLASS AND WOOD SHALL BE CLEANED AND POLISHED. THE STORE SHALL BE MADE CLEAN AND FIT FOR IMMEDIATE OCCUPANCY BY AN INDEPENDENT CLEANING AGENT, WITH THE APPROVAL OF PANDA EXPRESS, AT THE CONTRACTOR'S EXPENSE.

GENERAL CONTRACTOR SHALL SUPERVISE AND SCHEDULE PROPER INSTALLATION OF ALL PARTS OF WORK PERTAINING TO A FINISHED PRODUCT BY HIM OR BY THE OWNER.

GENERAL CONTRACTOR SHALL SUPERVISE AND SCHEDULE PROPER INSTALLATION OF ALL PARTS OF WORK PERTAINING TO A FINISHED PRODUCT BY CONTRACTOR, SUBCONTRACTORS OR PANDA EXPRESS.

11. GUARANTEE WARRANTY

THE CONTRACTOR SHALL GUARANTEE THE WORK TO BE FREE FROM DEFECTS OF MATERIALS OR WORKMANSHIP, INCLUDING DISCOLORATION, RATTLING AND LEAKING, FOR A PERIOD OF ONE YEAR FROM THE DATE OF FINAL PAYMENT. APPLICATION BY THE CONTRACTOR FOR FINAL PAYMENT SHALL BE CONSIDERED AS PRESUMPTIVE EVIDENCE OF HIS FULL UNDERSTANDING OF AND AGREEMENT WITH CONDITIONS OF THE GUARANTEE PROVISION, AND HE SHALL REMOVE AND REPLACE WITH NEW, AT HIS OWN EXPENSE, ALL SUCH WORK OR MATERIALS FOUND BY PANDA EXPRESS'S REPRESENTATIVE TO BE DEFECTIVE WITHIN THE GUARANTEE PERIOD.

12. SUBCONTRACTORS

THE CONTRACTOR AGREES THAT HE IS FULLY RESPONSIBLE TO THE OWNER FOR THE ACTS AND OMISSIONS OF HIS SUBCONTRACTORS AND OF PERSONS DIRECTLY EMPLOYED BY HIM. NOTHING CONTAINED IN THE CONTRACT DOCUMENTS SHALL CREATE ANY CONTRACTUAL RELATION BETWEEN ANY SUBCONTRACTOR AND PANDA EXPRESS. THE CONTRACTOR SHALL COOPERATE WITH PANDA AND OTHER CONTRACTORS PERFORMING WORK UNDER SEPARATE CONTRACTS TO ENSURE PROJECT PROGRESS ACCORDING TO SCHEDULE. THE CONTRACTOR SHALL COORDINATE WORK FOR THE VARIOUS TRADES INCLUDING PANDA EXPRESS'S VENDORS.

13. TEMPORARY FACILITIES

PROVIDE AND COMPLETE ALL PRELIMINARY WORK AND TEMPORARY CONSTRUCTION REQUIRED AS INDICATED AND REQUIRED.

TEMPORARY BARRICADES:
INSTALL TEMPORARY BARRICADE AS REQUIRED BY CITY OFFICIALS OR MALL MANAGEMENT IN MANNER STIPULATED BY SAME.

LIGHT AND POWER SHALL BE PROVIDED BY ELECTRICAL CONTRACTOR OR REUSE EXISTING FROM LOCATION OF LANDLORD'S SERVICE AND PAY ALL COST FOR SAME, FOR ALL CONTRACTOR(S) TO SUBJECT SPACE.

WATER SUPPLY:
THE CONTRACTOR SHALL MAKE ALL NECESSARY ARRANGEMENTS FOR PERMANENT WATER SERVICE, WATER METER, AND PRESSURE REGULATOR FOR ALL PURPOSES OF CONSTRUCTION, PAYING ALL COSTS IN CONNECTION WITH SAME, AND FOR ALL WATER USED. THIS SHALL INCLUDE ALL MEANS OF CONVEYING SAME TO PLACE WHERE REQUIRED.

ELECTRICITY:
THE CONTRACTOR SHALL MAKE ALL NECESSARY APPLICATIONS, PAY ALL DUES AND CHARGES, OBTAIN NECESSARY PERMITS, PROVIDE AND MAINTAIN ELECTRICAL ENERGY FROM DEVELOPERS PERMANENT ELECTRICAL FACILITIES FOR LIGHTING, POWER FOR ALL ELECTRIC TOOLS AND EQUIPMENT REQUIRED IN CONSTRUCTION OF ALL BRANCHES OF THE WORK AND PAY FOR ALL CURRENT USED.

FIRE PROTECTION:
OWNER'S CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS WITHIN THE PREMISES AS REQUIRED BY CODE AND/OR INSURANCE COMPANIES, OR VERIFY THAT ONE IS EXISTING IN THE CASE OF REMODELING. DISCONNECT AND SEAL UTILITIES SERVING STRUCTURE TO BE DEMOLISHED, PRIOR TO START OF DEMOLITION WORK.

14. STRICTLY PROHIBITED WORK AND PRACTICES

INSTALLATION OF ANY COMBUSTIBLE MATERIALS ABOVE FINISHED CEILINGS OR IN ANY OTHER CONCEALED, NON-SPRINKLERED SPACE.

IMPOSING ANY STRUCTURAL LOAD, TEMPORARY OR PERMANENT, ON ANY PART OF THE WORK OR STRUCTURE WITHOUT APPROVAL.

ATTACHING ANY WORK TO METAL DECK OR HANGING FROM PLUMBING AND SPRINKLER PIPING OR CONDUIT.

15. POLLUTION CONTROLS

USE WATER SPRINKLING, TEMPORARY ENCLOSURES, AND OTHER SUITABLE METHODS TO LIMIT DUST AND DIRT RISING AND SCATTERED IN AIR TO LOWEST PRACTICAL LEVEL. COMPLY WITH GOVERNING REGULATIONS PERTAINING TO ENVIRONMENTAL PROTECTION. DO NOT USE WATER WHEN IT MAY CREATE HAZARDOUS OR OBJECTIONABLE CONDITIONS SUCH AS ICE, FLOODING AND POLLUTION.

CLEAN ADJACENT STRUCTURES AND IMPROVEMENTS OF DUST, DIRT AND DEBRIS CAUSED BY DEMOLITION OPERATIONS, AS DIRECTED BY ARCHITECT OR GOVERNING AUTHORITIES. RETURN ADJACENT AREAS TO CONDITION EXISTING PRIOR TO START OF WORK.

16. TURNOVER REQUIREMENTS

1. THE CONTRACTOR SHALL ARRANGE FOR ALL INSPECTIONS AND FURNISH OWNERS REPRESENTATIVE WITH THE CERTIFICATE OF OCCUPANCY. G.C. IS ALSO TO PROVIDE A TYPEWRITTEN LIST OF NAMES, ADDRESSES AND PHONE NUMBERS OF ALL SUB-CONTRACTORS AND MATERIAL SUPPLIERS.

2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HAVING THE ENTIRE STORE CLEAN AND SPOTLESS AT THE TIME OF FURNITURE INSTALLATION AND AT TURN OVER.

3. PRIOR TO THE STORE OPENING, CONTRACTOR IS TO ARRANGE FOR AN INDEPENDENT BALANCING CONTRACTOR TO BALANCE THE HVAC SYSTEM AND PROVIDE A COPY OF THE BALANCING REPORT TO OWNER'S REPRESENTATIVE.

4. CONTRACTOR TO TURN OVER ALL KEYS TO THE OWNER'S REPRESENTATIVE AND MARKING EACH KEY FOR IDENTIFICATION. THE CONTRACTOR SHALL SET ALL TIME CLOCKS, THERMOSTATS, ETC. PER OWNER'S REPRESENTATIVE'S REQUIREMENTS.

5. THE CONTRACTOR SHALL EXPLAIN THE OPERATION OF ALL MECHANICAL SYSTEMS TO THE OWNER'S REPRESENTATIVE AND PROVIDING COPIES OF OPERATION, MAINTENANCE AND WARRANTY MANUALS.

DIVISION 2 - SITE WORK

1. DEMOLITION

PROVIDE DEMOLITION AND REMOVAL OF STRUCTURES, PAVEMENT, SIDEWALKS, CURBS, ETC. AND THE CAPPING OF EXISTING UTILITIES. REMOVE ABOVE GRADE AND BELOW GRADE IMPROVEMENTS AND REMOVE GROWTH AND VEGETATION AT THE SITE.

COMPLY WITH ALL APPLICABLE CODES, ORDINANCES, REGULATIONS AND STANDARDS. IN CASE OF CONFLICT THE MORE STRINGENT REQUIREMENT SHALL GOVERN.

SCHEDULE AND EXECUTE ALL WORK IN A CAREFUL MANNER WITH ALL CONSIDERATION FOR NEIGHBORS AND THE PUBLIC TO PREVENT INJURY TO PERSONS OR PROPERTY.

PRIOR TO ALL DEMOLITION WORK CAREFULLY INSPECT THE ENTIRE SITE AND ALL OBJECTS TO BE DEMOLISHED AND/OR LEFT INTACT AND DETERMINE AN ORDERLY SEQUENCE FOR THE DEMOLITION. LOCATE ALL EXISTING UTILITY LINES AND DETERMINE THE REQUIREMENTS FOR DISCONNECTION AND CAPPING. LOCATE ALL ACTIVE UTILITY LINES TRAVERSING THE SITE AND DETERMINE THE REQUIREMENTS FOR PROTECTION.

PROTECTION: THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR PROTECTION OF EXISTING BUILDINGS, SURROUNDING PROPERTY AND ALL PERSONS. THE CONTRACTOR SHALL ALSO PROVIDE ALL SHORING, TEMPORARY BARRICADES AND TEMPORARY ENCLOSURES AS NECESSARY TO PROTECT ADJACENT PROPERTY FROM DAMAGE.

TAKE ALL MEANS NECESSARY TO PREVENT THE SPREAD OF DUST DURING DEMOLITION OPERATIONS. THOROUGHLY MOISTEN ALL GROUND SURFACES AS OFTEN AS REQUIRED TO PREVENT DUST BEING A NUISANCE TO THE PUBLIC, NEIGHBORS AND THE CONCURRENT PERFORMANCE OF OTHER WORK ON THE SITE.

PRESERVE IN OPERATING CONDITION ALL ACTIVE UTILITIES TRAVERSING THE SITE AND REQUIRED FOR FUTURE OPERATION OF THE NEW STORE AND SURROUNDING PROPERTIES.

COORDINATE DISCONNECTING, REMOVING, PLUGGING, ABANDONING AND RELOCATING UTILITIES WITH LOCAL UTILITY COMPANIES OR OTHER GOVERNING AGENCIES.

ASBESTOS ABATEMENT: REFER TO ASBESTOS CONTAINING MATERIAL (ACM) REPORT FOR COMPLETE DESCRIPTION OF MATERIALS IDENTIFIED. THE CONTRACTOR SHALL COMPLY WITH ALL LOCAL, STATE AND FEDERAL RULES AND REGULATIONS FOR THE PROPER PROTECTION, REMOVAL AND DISPOSAL OF ANY ASBESTOS CONTAINING MATERIAL.

POLLUTION CONTROL: THE CONTRACTOR IS RESPONSIBLE FOR ENSURING TRUCKS LEAVING AND ENTERING THE SITE DO NOT DROP DEMOLITION DEBRIS OR DIRT ONTO PUBLIC STREETS.

THE CONTRACTOR IS RESPONSIBLE FOR THE PREVENTION OF SOIL EROSION AND SILT FROM LEAVING THE SITE.

FILLING BASEMENTS & VOIDS: COMPLETELY FILL BELOW GRADE AREA AND VOIDS RESULTING FROM THE DEMOLITION OF THE STRUCTURE AND UTILITIES.

REFER TO THE GEO-TECHNICAL REPORT FOR FILL MATERIAL AND PLACEMENT METHODS. PLACE FILL, COMPACT AND GRADE THE SURFACE TO MEET ADJACENT GRADES AND AS SHOWN ON THE DRAWINGS.

DISPOSAL OF DEMOLISHED MATERIALS
A. REMOVE FROM SITE AND LEGALLY DISPOSE ALL RUBBISH, DEBRIS AND ALL MATERIALS RESULTING FROM THE DEMOLITION OPERATIONS.

2. EARTHWORK

LOCATE EXISTING UNDERGROUND UTILITIES BY CAREFUL HAND EXCAVATION BEFORE STARTING EARTHWORK OPERATIONS. IF UTILITIES ARE TO REMAIN IN PLACE, PROVIDE PROTECTION FROM DAMAGE DURING CONSTRUCTION OPERATIONS. CONTACT LOCAL UTILITY COMPANY FOR INFORMATION REGARDING UNDERGROUND UTILITIES.

SHOULD UNCHARTED OR INCORRECTLY CHARTED PIPING OR OTHER UTILITIES BE ENCOUNTERED DURING EXCAVATION, CONSULT THE OWNER IMMEDIATELY FOR DIRECTIONS AS TO PROCEDURES. REPAIR DAMAGED UTILITIES TO THE SATISFACTION OF THE UTILITY OWNER. COOPERATE WITH THE OWNER, AND PUBLIC AND PRIVATE UTILITY COMPANIES IN KEEPING SERVICES AND FACILITIES IN OPERATION.

BARRICADE OPEN EXCAVATION AND POST WITH WARNING LIGHTS FOR THE SAFETY OF PERSONS, OPERATING WARNING LIGHT DURING HOURS OF DUSK TO DAWN EACH DAY.

PROTECT STRUCTURE, UTILITIES, SIDEWALKS, PAVEMENTS, AND OTHER FACILITIES IMMEDIATELY ADJACENT TO EXCAVATIONS, FROM DAMAGES CAUSED BY SETTLEMENT, LATERAL MOVEMENT, UNDERMINING, WASHOUT AND OTHER HAZARDS.

ALL FILL AND BACK FILL SHALL BE SELECTED FILL MATERIAL COMPACTED AS NOTED IN THE SOILS REPORT. GRADING PLAN AND EARTHWORK SPECIFICATIONS SHALL USE NON-EXPANSION FILL MATERIAL AT BUILDING AREA AND UNDER WALKS. ALL COMPACTION SHALL BE SUPERVISED AND CERTIFIED BY A LICENSED SOILS ENGINEER AND CERTIFICATION REPORT SHALL BE SUBMITTED TO PANDA EXPRESS PRIOR TO PLACING OF CONCRETE.

3. ASPHALT AND CONCRETE PAVING

(REFER TO CIVIL DRAWINGS FOR SPECIFICATIONS)
SEE GRADING AND PAVING PORTION OF SITE PREPARATION PROCEDURES ON THE SITE AND/OR GRADING PLAN.

MATERIALS:
1) BASE COURSE: AS NOTED ON CIVIL DRAWINGS
2) PRIME COAT: MC-250 OR MC-70 PER ASPHALT INSTITUTE (ASTM D2027-76)
3) SURFACE COAT: AS NOTED ON CIVIL DRAWINGS
4) PAVEMENT MARKINGS, PARKING STALL STRIPES SHALL BE: AS NOTED ON CIVIL DRAWINGS
5) SEAL COAT: FOG-SEAL BY KOPPERS COMPANY.

PROVIDE ALL ASPHALT AND CONCRETE WORK COMPLETE, AS SHOWN ON THE DRAWINGS HEREIN SPECIFIED, INCLUDING CONCRETE FORM WORK, REINFORCEMENT DOWELS AND ACCESSORIES, CONCRETE MIXED, PLACE, FINISHED AND CURED.

EXTERIOR WALKS AND RAMPS TO BE LIGHT BROOM TEXTURE FINISH, UNLESS NOTED OTHERWISE.

EXTERIOR FLATWORK AND CURBS - PROVIDE EXPANSION CONTRACTION JOINT AT 20'-0" ON CENTER MAXIMUM AND CONTROL JOINT AT 5'-0" ON CENTER MAXIMUM.

4. TERMITE CONTROL

QUALITY ASSURANCE: CONFORM TO STATE, LOCAL, AND ALL OTHER REGULATIONS FOR THE USE AND APPLICATION OF TOXICANT CHEMICALS. APPLICATOR SHALL BE A COMPANY SPECIALIZING IN SOIL TREATMENT FOR TERMITE CONTROL WITH FIVE YEARS EXPERIENCE AND LICENSED FOR PROJECT LOCATION. SUBMIT COMPLETE PRODUCT DATA AND MANUFACTURER'S INSTRUCTIONS. INDICATE CAUTION REQUIREMENTS.

WARRANTY: FURNISH FIVE YEAR WARRANTY AGAINST INVASION OR PROPAGATION OF SUBTERRANEAN TERMITES, DAMAGE TO BUILDING OR CONTENTS CAUSED BY TERMITES. INCLUDE COST FOR REPAIRS TO BUILDINGS OR CONTENTS SO CAUSED. CERTIFICATION OF TREATMENT SHALL BE PROVIDED IN CLOSEOUT DOCUMENTS AT G.C. EXPENSE.

PRODUCTS: PROVIDE WATER EMULSION MATERIALS MANUFACTURED BY ONE OF THE FOLLOWING: BASE TERMIDOR; DOW AGRO SCIENCES EQUITY 1.0 PERCENT; OR OTHER PRODUCT SUBSTITUTIONS IF APPROVED IN WRITING BY PANDA.

EXECUTION: VERIFY EXISTING CONDITIONS BEFORE STARTING WORK. APPLY IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS, STATE AND FEDERAL LAWS AND OSHA REGULATIONS. COORDINATE INSTALLATION WITH ROUGH GRADING TO AVOID DISTURBANCES TO TREATED SOIL. RETREAT ANY DISTURBED SOIL. DO NOT PERMIT SOIL GRADING OVER COMPLETED WORK.

TREATMENT SCHEDULE: TREAT SOIL AT THE FOLLOWING LOCATIONS:
UNDER FOOTINGS; UNDER SLABS ON GRADE; BOTH SIDES OF FOUNDATION WALLS; AND SOIL WITHIN 10 FEET OF BUILDING PERIMETER FOR A DEPTH AS RECOMMENDED BY THE MANUFACTURER FOR THE REGION WHERE PROJECT IS LOCATED.

DIVISION 3 - CONCRETE

REFER TO STRUCTURAL DRAWINGS FOR CONCRETE SPECIFICATIONS

DIVISION 4 - MASONRY

1. GENERAL NOTES

ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE REQUIREMENTS OF ALL LOCAL CODES AND STANDARDS.

CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS ON THE JOB SITE AND REPORT ANY ERRORS, OMISSIONS, OR POSSIBLE DISCREPANCIES TO THE ARCHITECT AND PANDA EXPRESS PRIOR TO COMMENCING ANY WORK. SPECIAL CARE SHALL BE GIVEN TO THE SITE AND BUILDING LAYOUT THEREON.

THE CONTRACTOR SHALL PROVIDE SAFE AND ADEQUATE BRACES AND CONNECTIONS TO SUPPORT THE COMPONENT PARTS OF THE STRUCTURE UNTIL THE STRUCTURE ITSELF (INCLUDING THE FLOOR AND ROOF DIAPHRAGMS) IS COMPLETE ENOUGH TO ADEQUATELY SUPPORT ITSELF.

OPTIONS, IF PROVIDED HEREIN, ARE NOTED FOR CONTRACTOR'S CONVENIENCE. HE SHALL BE RESPONSIBLE FOR ALL CHANGES NECESSARY, SHALL COORDINATE ALL DETAILS, AND SHALL OBTAIN ALL REQUIRED APPROVALS.

COSTS OF ADDITIONAL DESIGN WORK NECESSITATED BY SELECTION OF AN OPTION OR DUE TO ERRORS OR OMISSIONS IN CONSTRUCTION, SHALL BE BORNE BY THE CONTRACTOR.

2. MANUFACTURED MASONRY VENEER

INCL

DIVISION 7 - THERMAL AND MOISTURE PROTECTION

1. ENERGY COMPLIANCE

FIXED WINDOWS (GLASS) SHALL BE SEALED TO LIMIT AIR INFILTRATION.

HOLLOW METAL OR SOLID CORE WOOD DOORS: PROVIDE VINYL OR SHEET METAL WEATHER SEAL AT HEAD, JAMB AND SILL AT ALL EXTERIOR DOORS.

EXTERIOR STORE FONT HINGED DOORS: PROVIDE VINYL SEAL AT SILL AND CONTINUOUS PILE WEATHER-STRIP VERTICALLY AND AT TOP RAILS.

OPEN EXTERIOR JOINTS AROUND WINDOW AND DOOR FRAMES, BETWEEN WALLS AND FOUNDATION, BETWEEN WALLS AND ROOF, BETWEEN WALL PANELS, AT PENETRATION OF UTILITIES THROUGH THE ENVELOPE, SHALL BE SEALED CAULKED OR WEATHER-STRIPPED TO LIMIT AIR LEAKAGE.

2. BUILDING INSULATION

WORK INCLUDED: FURNISH AND INSTALL RIGID, THERMAL BATT, AND SOUND BATT INSULATION.

ROOF INSULATION: RIGID POLY-ISO INSULATION: R30 MINIMUM

BATT INSULATION: R-20 AS SHOWN ON PLANS, KRAFT FACED WITH STAPLING FLANGE FOR WOOD STUD WALL CONSTRUCTION, FOIL REINFORCED KRAFT FACING (FRK) WITH STAPLING FLANGE FOR WOOD STUD APPLICATION IN ATTIC AREAS (FS-25 WITH FLAME SPREAD OF 25). AS MANUFACTURED BY OWENS/CORNING FIBERGLASS, OR EQUAL.

SOUND BATT INSULATION: NON-COMBUSTIBLE MINERAL FIBERGLASS BATTS WITH MINIMUM 3 1/2" THICKNESS.

VAPOR BARRIER: TRANSLUCENT POLYETHYLENE FILM FOR USE IN ABOVE GRADE BUILDING CONSTRUCTION, 6 MIL MINIMUM THICKNESS. (INTERIOR ONLY)

3. MEMBRANE ROOFING

MATERIALS: PROVIDE DURO-LAST ROOFING AND BASE FLASHING AS MANUFACTURED BY DURO-LAST ROOFING SYSTEMS. PRODUCT AND INSTALLATION SHALL CONFORM TO MANUFACURERS SPECIFICATION AND 2006 IBC CHAPTER 15 & TABLE 1507.10.2. REFER TO ROOF PLAN FOR ADDITIONAL INFORMATION.

INSTALLATION: ROOFING SHALL BE INSTALLED BY MANUFACTURER CERTIFIED INSTALLER. ROOFING SHALL BE INSTALLED OVER WOOD DECK OR INSULATED DECK, WHERE APPLICABLE, IN STRICT ACCORDANCE WITH THE MANUFACTURER'S LATEST RECOMMENDATIONS. PRIME ALL METAL FLASHING, ETC. THAT SHALL BE IN CONTACT WITH ROOFING MATERIALS.

WARRANTY: GENERAL CONTRACTOR SHALL FURNISH A FIFTEEN (15) YEAR, NO DOLLAR LIMIT (NDL), WARRANTY FOR THIS INSTALLATION.

4. FLASHING AND SHEET METAL

FURNISH AND INSTALL ALL FLASHING, SHEET METAL, PITCH POCKET PANS AND SCUPPERS NOT SPECIFICALLY DESCRIBED IN OTHER SECTIONS OF THESE SPECIFICATIONS, BUT REQUIRED TO PREVENT WATER PENETRATION THROUGH EXTERIOR BUILDING SHELL, INCLUDING FLASHING, CAPS, AND ROOF EQUIPMENT PLATFORM COVERS.

COMPLY WITH APPLICABLE RECOMMENDATIONS AND DETAILS OF THE "ARCHITECTURAL SHEET METAL MANUAL", BY SHEET METAL AND AIR CONDITIONING CONTRACTOR'S NATIONAL ASSOCIATION (SMACNA).

INSTALL SHEET METAL OVER A LAYER OF ROOFING FELT.

GALVANIZED IRON: SHEET METAL OR IRON SHALL BE A STANDARD BRAND OF OPEN-HEARTH, COPPER-BEARING STEEL, COPPER-MOLYBDENUM IRON, OR PURE IRON SHEETS. USE 24 GAUGE MINIMUM UNLESS OTHERWISE CALLED FOR ON THE DRAWINGS.

ZINC COATING: ALL GALVANIZED SHEETS SHALL HAVE A ZINC COATING APPLIED BY HOT-DIP PROCESS TO ALL SURFACES. ZINC COATING SHALL WEIGH NOT LESS THAN 1 1/4 OUNCES PER SQ. FT. NOR MORE THAN 1 1/2 OUNCES PER SQ. FT. OF SURFACES COVERED AND SHALL CONFORM WITH ASTM A-93.

5. ROOF ACCESSORIES

THE WORK OF THIS SECTION INCLUDES THE PROVIDING AND INSTALLING OF ACCESSORIES TO BE INSTALLED ON THE ROOF AND FLASHED TO PROVIDE A WATERTIGHT INSTALLATION.

ROOF HATCH: BILCO, TYPE "S-20", 2'-6" X 3'-0", GALVANIZED, BONDED FOR PAINTING.

6. CAULKING & SEALANTS

GENERAL BUILDING APPLICATIONS: FOR JOINTS WHERE MOVEMENT IS ANTICIPATED. USE A.C. HORN HORNFLEX (POLYSULFIDE) ONE COMPONENT SYSTEM IN THE COLOR WHICH MOST CLOSELY MATCHES THE ADJACENT SURFACES. SEALANT TO HAVE A SHORE "A" HARDNESS OF 20 TO 30.

FOR DRY JOINTS BETWEEN DISSIMILAR MATERIALS WHERE LITTLE MOVEMENT IS ANTICIPATED. USE A.C. HORN HORNSEAL ELASTOMERIC CAULK (BUTYL RUBBER) ONE COMPONENT SYSTEM IN THE COLOR WHICH MOST CLOSELY MATCHES ADJACENT SURFACES.

FOR GLAZING AND KITCHEN APPLICATIONS:
GENERAL ELECTRIC SILICONE CONSTRUCTION 1200 SEALANT.

FOR SHEET METAL FLASHING AND COPING:
GENERAL ELECTRIC SILPRUF SILICONE WEATHER PROOFING SEALANT.

THE GENERAL CONTRACTOR SHALL INCLUDE IN HIS WORK THE FOLLOWING: AFTER ALL EQUIPMENT AND WALL MATERIALS ARE INSTALLED, ALL JOINTS TO WALLS AND BASES SHALL BE SEALED WITH SILICONE SEALANT.

ALL INSIDE VERTICAL CERAMIC TILE CORNERS SHALL RECEIVE A TOOLED BEAD OF SILICONE SEALANT.

7. EIFS (EXTERIOR INSULATION AND FINISH SYSTEM)

WORK INCLUDED:
ALL MATERIALS AND INSTALLATION OF AN EIFS SYSTEM.

DESIGN REQUIREMENTS: CONFORM IN ALL RESPECTS TO MANUFACTURER'S SPECIFICATIONS FOR MATERIALS AND INSTALLATION PER STO THERM SPECIFICATION FOR STO THERM E100 ESSENCE SYSTEM

DRYVIT MAY BE SUBSTITUTED AS AN ALTERNATE EIFS MANUFACTURER IF APPROVED IN WRITING BY PANDA EXPRESS

MEET ALL LOCAL BUILDING CODE REQUIREMENTS.

MOISTURE CONTROL: PREVENT THE ACCUMULATION OF WATER BEHIND THE EIFS SYSTEM, EITHER BY CONDENSATION OR LEAKAGE THROUGH THE WALL CONSTRUCTION, IN THE DESIGN AND DETAILING OF THE WALL ASSEMBLY. CONFORM WITH ALL DETAILS OF MANUFACTURER'S SPECIFICATIONS.

IMPACT RESISTANCE: PROVIDE ULTRA-HIGH IMPACT RESISTANCE TO A MINIMUM HEIGHT OF 6'-0" ABOVE FINISHED GRADE AT ALL AREAS ACCESSIBLE TO PEDESTRIAN TRAFFIC AND OTHER AREAS EXPOSED TO ABNORMAL STRESS OR IMPACT. INDICATE THE AREAS WITH IMPACT RESISTANCE OTHER THAN "STANDARD" ON CONTRACT DRAWINGS.

COLOR SELECTION: AS SELECTED BY PANDA FROM MANUFACTURER'S STANDARD COLORS.

7. JOINTS: PER MANUFACTURER'S SPECIFICATION

8. GRADE CONDITION: DO NOT INSTALL EIFS BELOW GRADE.

9. PROJECTING ARCHITECTURAL FEATURES AND REVEALS: ALL TRIM AND PROJECTING ARCHITECTURAL FEATURES MUST HAVE A MINIMUM 1:2 SLOPE ALONG THEIR TOP SURFACE ALL HORIZONTAL REVEALS MUST HAVE A MINIMUM 1:2 SLOPE ALONG THEIR BOTTOM SURFACE INCREASE SLOPE FOR NORTHERN CLIMATES TO PREVENT ACCUMULATION OF ICE/SNOW AND WATER ON SURFACE WHERE TRIM FEATURE OR BOTTOM SURFACE OF REVEAL PROJECTS MORE THAN 2 INCHES FROM THE FACE OF THE EIFS WALL PLANE, PROTECT THE TOP SURFACE WITH WATERPROOF BASE COAT. PERIODIC INSPECTIONS AND INCREASED MAINTENANCE MAY BE REQUIRED TO MAINTAIN SURFACE INTEGRITY OF EIFS ON WEATHER EXPOSED SLOPED SURFACES.

10. INSULATION THICKNESS: MINIMUM EPS INSULATION THICKNESS IS 1 1/2 INCHES.

11. FIRE PROTECTION: REFER TO MANUFACTURER'S APPLICABLE CODE COMPLIANCE REPORT FOR LIMITATIONS THAT MAY APPLY.

C. QUALITY ASSURANCE:
1. MANUFACTURER REQUIREMENTS: MEMBER IN GOOD STANDING OF THE EIFS INDUSTRY MEMBERS ASSOCIATION, AND (EIMA). SYSTEM MANUFACTURER FOR A MINIMUM OF TWENTY (25) YEARS, AND MANUFACTURING FACILITIES ISO 9001-2000 CERTIFIED QUALITY SYSTEM.

2. CONTRACTOR REQUIREMENTS: ENGAGED IN APPLICATION OF EIFS FOR A MINIMUM OF THREE (3) YEARS; AND EMPLOY SKILLED MECHANICS WHO ARE EXPERIENCED AND KNOWLEDGEABLE IN EIFS APPLICATION; AND DEMONSTRATE SUCCESSFUL COMPLETION OF MINIMUM OF THREE (3) PROJECTS OF SIMILAR SIZE AND COMPLEXITY TO THE SPECIFIED PROJECT.

3. INSULATION BOARD MANUFACTURER REQUIREMENTS: RECOGNIZED BY STO AS CAPABLE OF PRODUCING INSULATION BOARD; AND LISTED BY AN APPROVED AGENCY. LABEL INSULATION BOARD WITH INFORMATION REQUIRED BY STO, THE APPROVED LISTING AGENCY AND THE APPLICABLE BUILDING CODE.

4. INSPECTIONS: PROVIDE INDEPENDENT THIRD PARTY INSPECTION WHERE REQUIRED BY CODE OR CONTRACT DOCUMENTS. CONDUCT INSPECTIONS IN ACCORDANCE WITH CODE REQUIREMENTS AND CONTRACT DOCUMENTS.

D. DELIVERY STORAGE AND HANDLING: AS SPECIFIED BY MANUFACTURER.

E. COORDINATION: THE WORK IN THIS SECTION REQUIRES CLOSE COORDINATION WITH RELATED SECTIONS AND TRADES.
1. PROVIDE SITE GRADING SUCH THAT EIFS TERMINATES ABOVE FINISHED GRADE A MINIMUM OF 6 INCHES (152MM) OR AS REQUIRED BY CODE.

2. PROVIDE PROTECTION OF ROUGH OPENINGS BEFORE INSTALLING WINDOWS, DOORS AND OTHER PENETRATIONS THROUGH THE WALL AND PROVIDE SILL FLASHING.

3. INSTALL WINDOW AND DOOR HEAD FLASHING IMMEDIATELY AFTER WINDOWS AND DOORS ARE INSTALLED.

4. INSTALL DIVERTER FLASHING WHEREVER WATER CAN ENTER THE WALL ASSEMBLY TO DIRECT WATER TO THE EXTERIOR.

5. INSTALL COPINGS AND SEALANT IMMEDIATELY AFTER INSTALLATION OF THE EIFS SYSTEM AND WHEN EIFS COATINGS ARE DRY.

6. ATTACH PENETRATIONS THROUGH EIFS TO STRUCTURAL SUPPORT AND PROVIDE WATER TIGHT SEAL AT PENETRATIONS.

F. PRODUCTS: PROVIDE EIFS SYSTEM AND ACCESSORIES FROM SINGLE SOURCE
1. MANUFACTURER OR APPROVED SUPPLIER. THE FOLLOWING ARE ACCEPTABLE MANUFACTURERS" STO CORP. EIFS; OTHER MANUFACTURER IF APPROVED IN WRITING BY PANDA.

2. INSULATION BOARD: NOMINAL 1.0 LB/FT3 (16 KG/M3) EXPANDED POLYSTYRENE (EPS) INSULATION BOARD IN COMPLIANCE WITH ASTM E2430 AND ASTM C578 TYPE 1 REQUIREMENTS.

3. BASE COAT AS SPECIFIED BY MANUFACTURER.

4. REINFORCING MESHES AS SPECIFIED BY MANUFACTURER.

5. FINISH COAT: STO ESSENCE DPR FINISH, ACRYLIC BASED TEXTURED WALL COATING WITH GRADED MARBLE AGGREGATE AND DIRT PICK-UP RESISTANCE TECHNOLOGY.

G. EXECUTION:
1. INSTALLATION: INSTALL EIFS IN COMPLIANCE WITH MANUFACTURER'S PUBLISHED INSTRUCTIONS.
2. PROTECTION: PROVIDE PROTECTION OF INSTALLED MATERIALS FROM WATER INFILTRATION INTO OR BEHIND THEM. PROVIDE PROTECTION OF INSTALLED MATERIALS FROM DUST, DIRT, PRECIPITATION, FREEZING AND CONTINUOUS HIGH HUMIDITY UNTIL THEY ARE FULLY DRY.

8. VAPOR BARRIER

ALL EXTERIOR SHEATHING SHOWN IN DRAWINGS CALLED OUT TO RECEIVE "WRB" (WATER RESISTIVE BARRIER) OR VAPOR BARRIER SHALL RECEIVE THE FOLLOWING:

MANUFACTURER: STO CORPORATION (www.stocorp.com)

SPECIFICATION: STO GUARD WTH GOLD COAT A1000G

SUBSTITUTIONS: NOT ALLOWED

INSTALLATION: INSTALL PER MANUFACTURER'S INSTRUCTIONS/SPECIFICATIONS

9. WATER PROOFING MEMBRANE BEHIND COMPOSITE DECKING

ALL EXTERIOR SHEATHING SHOWN IN DRAWINGS CALLED OUT TO RECEIVE "WATER PROOFING" LOCATED SPECIFICALLY BEHIND ALL COMPOSITE WOOD DECKING SIDING SHALL RECEIVE THE FOLLOWING:

MANUFACTURER: BASF (www.master-builders-solutions.basf.us/en-us/products/masterseal/1991)

SPECIFICATION: MASTERSEAL HLM 5000

SUBSTITUTIONS: NOT ALLOWED

INSTALLATION: INSTALL PER MANUFACTURER'S INSTRUCTIONS/SPECIFICATIONS - REF. TO CUT SHEET BELOW

BASF
We create chemistry

Technical Data Guide

07 14 00
Fluid-Applied Waterproofing

MasterSeal® HLM 5000

Liquid, cold-applied elastomeric waterproofing membrane system

FORMERLY SONOSHIELD® HLM 5000

YIELD
25–30 ft²/gal at 55–65 wet mils (0.61–0.74 m²/L at 1.4–1.7 mm wet thickness)

25–30 ft²/gal at 45–55 dry mils (0.61–0.74 m²/L at 1.1–1.4 mm dry thickness)

Coverage may vary with the application technique used. Actual coverage rate and mil thickness depend on finish and porosity of the substrate.

STORAGE
Store in unopened containers in clean, dry conditions at 40 to 80°F (4 to 27°C). During storage, an easily removed skin of HLM 5000 may form, which does not affect performance of the product.

SHELF LIFE
- 1 Year Pails
- 6 Months Drums

VOC CONTENT
- MasterSeal HLM 5000 SL: 183 g/L
- MasterSeal HLM 5000 S: 190 g/L
- MasterSeal HLM 5000 R: 190 g/L
- MasterSeal HLM 5000 T: 132 g/L

DESCRIPTION
MasterSeal HLM 5000 is a one-component, moisture-curing, bitumen-modified polyurethane elastomeric waterproofing membrane for exterior below-grade or between-slab applications. It is available in four grades:
MasterSeal HLM 5000 SL (self-leveling/squeegee) MasterSeal HLM 5000 S (spray)
MasterSeal HLM 5000 T (trowel) MasterSeal HLM 5000 R (roller)

PRODUCT HIGHLIGHTS
- Available in standard and high-build systems
- Waterproofing membrane to prevent water penetration
- Elastomeric accommodates expansion and contraction
- Wide service-temperature range, making MasterSeal HLM 5000 suitable for all climates
- Chemical resistance to bacterial attack, select acids, alkalis and salts
- Seamless cold-applied membrane eliminates lapping, seaming and precutting
- Does not require hot-melt equipment

APPLICATIONS
- Concrete
- Plywood (exterior)
- Exterior below grade (on masonry, concrete, and incidental metal)
- Above grade (between two-course concrete and within cavity walls)
- Parking garages and concrete tanks
- Plaza decks and malls
- Fountains and pools
- Balconies and planters
- Below-grade slabs
- Walls and culverts
- Sea walls, dams and reservoirs

PACKAGING
- MasterSeal HLM 5000 SL, HLM 5000 S, and HLM 5000 R: 5 gal (18.95 L) pails, 55 gal (208 L) drums; available special order
- MasterSeal HLM 5000 T: 5 gal (18.95 L) pails
- MasterSeal 965: 300 ft lin by 37½" (91 lin by 0.9 m) rolls, yielding 937 ft² (87 m²)
- MasterSeal 977:
  - 50 mil by 40" by 48" (1.3 mm by 1 m by 1.2 m) sheets, 500 per pallet, yielding 1316 ft² (1.2 m²) per sheet or 6,665 ft² (619 m²) per pallet.
  - 120 mil (¼") by 40" by 48" (3 mm by 1 m by 1.2 m) sheets, 500 per pallet, yielding 1316 ft² (1.2 m²) per sheet or 6,665 ft² (619 m²) per pallet.

HOW TO APPLY MASTERSEAL HLM 5000 SURFACE PREPARATION
For best results, all concrete deck surfaces should be lightly steel troweled to a flat, uniform surface. A light broom finish is acceptable. New concrete must be properly water cured at least 14 days. Membrane curing compounds must be mechanically removed.

Master Builders Solutions by BASF
www.master-builders-solutions.basf.us

MASTER® BUILDERS SOLUTIONS

DIVISION 7 - CONTINUOUS INSULATION

11. CONTINUOUS INSULATION FOR WALLS

INCLUDES CONTINUOUS INSULATION FOR WALLS: ECOBASECI.
REFERENCES:

A. AAMA 2605 - ANSI/SBCA FS 100-2012 STANDARD REQUIREMENTS FOR WIND PRESSURE RESISTANCE OF FOAM PLASTIC INSULATING SHEATHING USED IN EXTERIOR WALL COVERING ASSEMBLIES.

B. ASTM INTERNATIONAL (ASTM):
1. ASTM C209 - STANDARD TEST METHODS FOR CELLULOSIC FIBER INSULATING BOARD.
2. ASTM D1621 - STANDARD TEST METHOD FOR COMPRESSIVE PROPERTIES OF RIGID CELLULAR PLASTICS.
3. ASTM D1622 - STANDARD TEST METHOD FOR APPARENT DENSITY OF RIGID CELLULAR PLASTICS.
4. ASTM D2126 - STANDARD TEST METHOD FOR RESPONSE OF RIGID CELLULAR PLASTICS TO THERMAL AND HUMID AGING.
5. ASTM E 72 - STANDARD TEST METHODS OF CONDUCTING STRENGTH TESTS OF PANELS FOR BUILDING CONSTRUCTION.
6. ASTM E 84 - STANDARD TEST METHOD FOR SURFACE BURNING CHARACTERISTICS OF BUILDING MATERIALS.
7. ASTM E 96 - STANDARD TEST METHODS FOR WATER VAPOR TRANSMISSION OF MATERIALS.
8. ASTM E 331 - STANDARD TEST METHOD FOR WATER PENETRATION OF EXTERIOR WINDOWS, SKYLIGHTS, DOORS, AND CURTAIN WALLS BY UNIFORM STATIC AIR PRESSURE DIFFERENCE.
9. ASTM E 564 - STANDARD PRACTICE FOR STATIC LOAD TEST FOR SHEAR RESISTANCE OF FRAMED WALLS FOR BUILDINGS.
10. ASTM E 2126 - STANDARD TEST METHODS FOR CYCLIC (REVERSED) LOAD TEST FOR SHEAR RESISTANCE OF VERTICAL ELEMENTS OF THE LATERAL FORCE RESISTING SYSTEMS FOR BUILDINGS.
11. ASTM E 2178 - STANDARD TEST METHOD FOR AIR PERMEANCE OF BUILDING MATERIALS.
12. ASTM E 2357 - STANDARD TEST METHOD FOR DETERMINING AIR LEAKAGE OF AIR BARRIER ASSEMBLIES.

C. NFPA 285 - STANDARD FIRE TEST METHOD FOR EVALUATION OF FIRE PROPAGATION CHARACTERISTICS OF EXTERIOR NON-LOAD-BEARING WALL ASSEMBLIES CONTAINING COMBUSTIBLE COMPONENTS.

SUBMITTALS: SUBMIT TO PANDA THE FOLLOWING:

A. PRODUCT DATA: MANUFACTURER'S DATA SHEETS ON EACH PRODUCT TO BE USED, INCLUDING:
1. PREPARATION INSTRUCTIONS AND RECOMMENDATIONS.
2. STORAGE AND HANDLING REQUIREMENTS AND RECOMMENDATIONS.
3. INSTALLATION METHODS.

B. SHOP DRAWINGS: SHOW FABRICATION AND INSTALLATION LAYOUTS OF METAL WALL PANELS; DETAILS OF EDGE CONDITIONS, JOINTS, PANEL PROFILES, CORNERS, ANCHORAGES, ATTACHMENT SYSTEM, TRIM, FLASHINGS, CLOSURES, AND ACCESSORIES; AND SPECIAL DETAILS.
1. ACCESSORIES: INCLUDE DETAILS OF ALL INTEGRAL PANEL COMPONENTS AND THEIR INTERFACE WITH ADJACENT MATERIALS.
2. FOR INSTALLED PRODUCTS INDICATED TO COMPLY WITH DESIGN LOADS, INCLUDE STRUCTURAL ANALYSIS DATA SIGNED AND SEALED BY THE QUALIFIED PROFESSIONAL ENGINEER RESPONSIBLE FOR THEIR PREPARATION.

C. VERIFICATION SAMPLES: FOR EACH FINISH PRODUCT SPECIFIED, TWO SAMPLES, MINIMUM SIZE 4 INCHES BY 6 INCHES (102MM X 150 MM).

QUALITY ASSURANCE:

A. MANUFACTURER QUALIFICATIONS: ALL PRIMARY PRODUCTS SPECIFIED IN THIS SECTION WILL BE SUPPLIED BY A SINGLE MANUFACTURER WITH A MINIMUM OF TEN YEARS EXPERIENCE.

B. INSTALLER QUALIFICATIONS: ALL PRODUCTS LISTED IN THIS SECTION ARE TO BE INSTALLED BY A SINGLE INSTALLER WITH A MINIMUM OF FIVE (5) YEARS DEMONSTRATED EXPERIENCE IN INSTALLING PRODUCTS OF THE SAME TYPE AND SCOPE AS SPECIFIED.

DELIVERY, STORAGE, AND HANDLING:

A. STORE AND HANDLE PRODUCTS PER MANUFACTURER'S INSTRUCTIONS UNTIL READY FOR INSTALLATION.

SEQUENCING:

A. ENSURE THAT LOCATING TEMPLATES AND OTHER INFORMATION REQUIRED FOR INSTALLATION OF PRODUCTS OF THIS SECTION ARE FURNISHED TO AFFECTED TRADES IN TIME TO PREVENT INTERRUPTION OF CONSTRUCTION PROGRESS.

B. ENSURE THAT PRODUCTS OF THIS SECTION ARE SUPPLIED TO AFFECTED TRADES IN TIME TO PREVENT INTERRUPTION OF CONSTRUCTION PROGRESS.

PROJECT CONDITIONS:

A. MAINTAIN ENVIRONMENTAL CONDITIONS (TEMPERATURE, HUMIDITY, AND VENTILATION) WITHIN LIMITS RECOMMENDED BY MANUFACTURER FOR OPTIMUM RESULTS. DO NOT INSTALL PRODUCTS UNDER ENVIRONMENTAL CONDITIONS OUTSIDE MANUFACTURER'S RECOMMENDED LIMITS.

WARRANTY:

A. INSULATION WARRANTY: AT PROJECT CLOSEOUT, PROVIDE TO OWNER AN EXECUTED COPY OF THE MANUFACTURER'S STANDARD LIMITED WARRANTY AGAINST MANUFACTURING DEFECT, OUTLINING ITS TERMS, CONDITIONS, AND EXCLUSIONS FROM COVERAGE.

PRODUCTS:

MANUFACTURERS.

A. ACCEPTABLE MANUFACTURER: RMAX OPERATING, LLC, WHICH IS LOCATED AT: 13524 WELCH RD., DALLAS, TX 75244-5227; TOLL FREE TEL: 800-527-0890; TEL: 972-387-4500; FAX: 972-387-4673; EMAIL:MATHEW STEVENS (MSTEVENS@RMAX.COM); WEB:WWW.RMAX.COM
1. RMAX OPERATING, LLC; 13524 WELCH RD., DALLAS, TX 75244. TOLL FREE TEL: 800-527-0890. TEL: 972-387-4500. FAX: 972-387-4673. EMAIL: SPECS@RMAX.COM. WEB:WWW.RMAX.COM.
2. RMAX OPERATING, LLC; 210 LYON DR., FERNLEY, NV 89408. TOLL FREE TEL: 800-762-9462. TEL: 775-575-4849. FAX: 775-575-5035. EMAIL: SPECS@RMAX.COM. WEB:WWW.RMAX.COM.
3. RMAX OPERATING, LLC; 1649 S. BATESVILLE RD., GREER, SC 29650. TOLL FREE TEL: 800-845-4455. TEL: 864-297-1382. FAX: 864-234-7548. EMAIL: SPECS@RMAX.COM. WEB:WWW.RMAX.COM.

A. SUBSTITUTIONS: NOT PERMITTED.

CONTINUOUS INSULATION FOR WALLS

A. **ECOBASECI**: CLOSED-CELL POLYISOCYANURATE (POLYISO) FOAM INSULATION WITH INORGANIC, POLYMER COATED GLASS FIBER MAT FACERS BONDED TO FIRE RETARDANT TREATED PLYWOOD (FRTP)
1. COMPLIANCE:
   a. ASTM C1289 TYPE V.
   b. ASHRAE 90.1.
   c. DRJ TER 1504-04
   d. INTERNATIONAL ENERGY CONSERVATION CODE (IECC).
   e. IBC SECTION 2603.
   f. NFPA 285 SECTION 2603.5.5 OF THE IBC.
   g. CALIFORNIA CODE OF REGULATIONS, TITLE 24
   h. 1, 2, 3 OR 4 HOUR FIRE RATED ASSEMBLIES AS SHOWN IN THE UL FIRE RESISTANCE DIRECTORY DESIGN NO.: U026, U326, U330, U354, U424, U460,U902, U904, U905, U906, U907, V454, V499
2. DENSITY (NOMINAL) IN ACCORDANCE WITH ASTM D1622: 2.0 PCF.
3. COMPRESSIVE STRENGTH IN ACCORDANCE WITH ASTM D1621: 20 PSI.
4. FLAME SPREAD, CORE IN ACCORDANCE WITH ASTM E84: 75 OR LESS.
5. SMOKE DEVELOPED, CORE IN ACCORDANCE WITH ASTM E84: 450 OR LESS.
6. WATER VAPOR TRANSMISSION IN ACCORDANCE WITH ASTM E96: LESS THAN 1.5 PERMS.
7. WATER ABSORPTION IN ACCORDANCE WITH ASTM C209: LESS THAN 1 PERCENT BY VOLUME.
8. DIMENSIONAL STABILITY IN ACCORDANCE WITH ASTM D2126: LESS THAN 2 PERCENT LINEAR CHANGE.
9. SERVICE TEMPERATURE: -40 DEGREE F TO +250 DEGREE F (-38 DEGREE C TO 121 DEGREE C).
10. PLYWOOD THICKNESS: 5/8 INCH (15.875 MM).
11. INSULATION THICKNESS: 1.5 INCHES (38.1 MM).
   a. OVERALL THICKNESS: 2-1/8 INCHES (53.975 MM).
   b. THERMAL RESISTANCE (R): 9.7.

EXECUTION:

EXAMINATION

A. DO NOT BEGIN INSTALLATION UNTIL SUBSTRATES HAVE BEEN PROPERLY PREPARED.

B. IF SUBSTRATE PREPARATION IS THE RESPONSIBILITY OF ANOTHER INSTALLER, NOTIFY ARCHITECT OF UNSATISFACTORY PREPARATION BEFORE PROCEEDING.

PREPARATION

A. CLEAN SURFACES THOROUGHLY PRIOR TO INSTALLATION.

B. PREPARE SURFACES USING THE METHODS RECOMMENDED BY THE MANUFACTURER FOR ACHIEVING THE BEST RESULT FOR THE SUBSTRATE UNDER THE PROJECT CONDITIONS.

INSTALLATION, GENERAL

A. INSTALL IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND IN PROPER RELATIONSHIP WITH ADJACENT CONSTRUCTION.

PROTECTION

A. PROTECT INSTALLED PRODUCTS UNTIL COMPLETION OF PROJECT.

B. TOUCH-UP, REPAIR OR REPLACE DAMAGED PRODUCTS BEFORE SUBSTANTIAL COMPLETION.

PANDA EXPRESS CHINESE KITCHEN

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
10175
REGISTERED ARCHITECT
Henry Klover, License #10210175
EXPIRATION NOV 3 1 2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

G-003

SPECIFICATIONS

DIVISION 8 - DOORS AND WINDOWS

1. QUALITY ASSURANCE

EXTERIOR WINDOW AND DOORS: WINDOWS AND DOORS INSTALLED IN EXTERIOR WALLS SHALL CONFORM TO THE TESTING AND PERFORMANCE REQUIREMENTS OF SECTION 1714.5". INSTALLATION.

WINDOW AND DOORS SHALL BE INSTALLED IN ACCORDANCE WITH APPROVED MANUFACTURER'S INSTRUCTIONS. FASTENER SIZE AND SPACING SHALL BE PROVIDED IN SUCH INSTRUCTIONS AND SHALL BE CALCULATED BASED ON MAXIMUM LOADS AND SPACING USED IN THE TESTS". EXTERIOR WINDOW AND DOOR ASSEMBLIES. THE DESIGN PRESSURE RATING OF EXTERIOR WINDOWS AND DOORS IN BUILDINGS SHALL BE DETERMINED IN ACCORDANCE WITH SECTION 1714.5.1 OR 1714.5.2, EXCEPTION: STRUCTURAL WIND LOAD DESIGN PRESSURES FOR WINDOW UNITS SMALLER THAN THE SIZE TESTED IN ACCORDANCE WITH SECTION 1714.5.1 OR 1714.5.2 SHALL BE PERMITTED TO BE HIGHER THAN THE DESIGN VALUE OF THE TESTED UNIT PROVIDED SUCH HIGHER PRESSURES ARE DETERMINED BY ACCEPTED ENGINEERING ANALYSIS. ALL COMPONENTS OF THE SMALL UNIT SHALL BE THE SAME AS THE TESTED UNIT. WHERE SUCH CALCULATED DESIGN PRESSURES ARE USED, THEY SHALL BE VALIDATED BY AN ADDITIONAL TEST OF THE WINDOW UNIT HAVING THE HIGHEST ALLOWABLE DESIGN PRESSURE."

EXTERIOR WINDOWS AND GLASS DOORS SHALL BE LABELED AS CONFORMING TO AAMA/NWWDA 101/I.S.2. OR 101/I.S.2/NAFS. THE LABEL SHALL STATE THE NAME OF THE MANUFACTURER, THE APPROVED LABELING AGENCY AND THE PRODUCT DESIGNATION AS SPECIFIED IN AAMA/NWWDA 101/I.S.2 OR 101/I.S.2/NAFS. PRODUCTS TESTED AND LABELED AS CONFORMING TO AAMA/NWWDA 101/I.S.2 OR 101/I.S.2/NAFS SHALL NOT BE SUBJECT TO THE REQUIREMENTS OF SECTIONS 2403.2 AND 2403.3". EXTERIOR WINDOWS AND DOOR ASSEMBLIES NOT PROVIDED FOR IN SECTION 1714.5.1. EXTERIOR WINDOW AND DOOR ASSEMBLIES SHALL BE TESTED IN ACCORDANCE WITH ASTM E330. EXTERIOR WINDOW AND DOOR ASSEMBLIES CONTAINING GLASS SHALL COMPLY WITH SECTION 2403. THE DESIGN PRESSURE FOR TESTING SHALL BE CALCULATED IN ACCORDANCE WITH CHAPTER 16. EACH ASSEMBLY SHALL BE TESTED FOR 10 SECONDS AT A LOAD EQUAL TO 1.5 TIMES THE DESIGN PRESSURE".

2. METAL DOORS AND FRAMES

WORK INCLUDED:
FURNISH AND INSTALL METAL DOORS AND DOOR FRAMES AS SHOWN ON THE DRAWINGS AND AS NEEDED FOR A COMPLETE AND PROPER INSTALLATION.

MATERIALS: DOORS AND FRAMES SHALL BE EQUIVALENT TO STEEL CRAFT, LABELED OR NON-LABELED AND SIZE AS INDICATED ON DRAWINGS.

STEEL DOORS SHALL BE FULL-FLUSH DESIGN L-18 (18 GAUGE) REINFORCED FOR FINISH HARDWARE AND WITH BAKED ON PRIME PAINT STEEL FRAMES SHALL BE FURNISHED KNOCKED DOWN, TYPE F-16 (16 GAUGE). MITERED CORNERS SHALL HAVE HEAVY REINFORCEMENTS WITH FOUR TABS FOR SECURING AND INTERLOCKING JAMB TO HEAD. PROPER REINFORCEMENT AND CUT-OUT FOR FINISH HARDWARE. FRAMES SUPPLIED WITH SUITABLE JAMB AND BASE ANCHORS, RUBBER BUMPERS AND PRIME PAINTED.

3. WOOD DOORS

PROVIDE AND INSTALL STANDARD SOLID-CORE, FLUSH WOOD DOORS.
FACE VENEER: REFER TO COLOR AND DOOR SCHEDULES FOR LIST OF DOORS TO RECEIVE SCHEDULED FINISHES.

SOLID CORE: MAT FORMED WOOD PARTICLE BOARD, TYPE 1. DENSITY, CLASS 1, COMMERCIAL STANDARD CS236-66, AS MANUFACTURER, BY U.S. PLYWOOD, GENERAL VENEER OR WEYERHAUSER.

DOORS SHALL BE MANUFACTURED PER MILL WORK STANDARDS OF THE ARCHITECTURAL WOODWORK INSTITUTE (AWI) FOR PREMIUM GRADE.

EDGE BANDING:
PAINTED FINISH: MILL OPTION
STAINED FINISH: MATCH FACE VENEER.

CUTOUTS FOR GLAZING OR LOUVERS SHALL HAVE HARDWOOD FRAMES AND STOPS.

ADHESIVES: CONFORM TO CS 35 TYPE II, FOR INTERIOR DOORS AND TYPE I FOR EXTERIOR DOORS.

DOORS TO HAVE METAL LOUVERS AS INDICATED ON THE DRAWINGS SHALL BE 24 GAUGE WITH CHEVRON TYPE BLADES WITH FREE AIR 50% TOTAL AREA AND BE PRIME PAINTED.

PRE-FIT DOORS AT FACTORY WITH CLEARANCES OF 1/8" AT EACH VERTICAL EDGE AND AT TOP, 1/2" AT BOTTOM, AND 1/4" IN 2" BEVEL AT LOCK EDGE, 3/8" CLEARANCE ABOVE FLOOR WITHOUT THRESHOLD, 1/2" ABOVE FLOOR WITH THRESHOLD.

INSTALL DOORS TO COMPLY WITH MANUFACTURERS INSTRUCTIONS. FIT DOORS TO FRAMES WITH UNIFORM CLEARANCE AND BEVELS. MACHINE DOORS FOR HARDWARE, IF REQUIRED. REFINISH OR REPLACE DOORS DAMAGED DURING INSTALLATION.

4. FINISH HARDWARE

SECURITY NOTES - SWINGING DOORS:
ALL PIN-TYPE HINGES WHICH ARE ACCESSIBLE FROM OUTSIDE THE SECURED AREA WHEN THE DOOR IS CLOSED SHALL HAVE NON-REMOVABLE HINGE PINS. IN ADDITION, THEY SHALL HAVE 1/4" MINIMUM DIAMETERS STEEL JAMB STUDS WITH 1/4" MINIMUM PROJECTION, UNLESS THE HINGES ARE SHAPED TO PREVENT DOOR REMOVAL IF HINGE PINS ARE REMOVED.

STRIKE PLATES FOR LATCHES AND HOLDING DEVICES FOR PROJECTING DEAD BOLTS IN WOOD CONSTRUCTION SHALL BE SECURED TO THE JAMB AND WALL FRAMING WITH SCREWS NOT LESS THAN 2-1/2" IN LENGTH.

DEAD BOLTS SHALL CONTAIN HARDENED INSERTS.

STRAIGHT DEAD BOLTS SHALL HAVE A MINIMUM THROW OF 1" AND AN EMBEDMENT OF NOT LESS THAN 5/8"

HOOK SHAPED OR EXPANDING LAG DEAD BOLTS SHALL HAVE A MINIMUM THROW OF 3/4"

CYLINDER GUARDS SHALL BE INSTALLED ON ALL CYLINDER LOCKS WHENEVER THE CYLINDER PROJECTS BEYOND THE FACE OF THE DOOR OR IS OTHERWISE ACCESSIBLE TO GRIPPING TOOLS.

HARDWARE NOTES: REFERENCE HARDWARE SCHEDULE FOR SPECIFICATIONS.

KEYING: ALL CYLINDERS SHALL BE REMOVABLE CORE. MASTER KEYED TO INSTA-KEY SYSTEM. REFER DOOR HARDWARE SCHEDULE

FASTENERS:
PROVIDE ALL HARDWARE WITH ALL NECESSARY SCREWS, AND OTHER FASTENERS OF SUITABLE SIZE AND TYPE TO ANCHOR THE HARDWARE IN POSITION FOR LONG LIFE UNDER HARD USE.

FURNISH ITEMS COMPLETE WITH EXPANSION SHIELDS, TOGGLE BOLTS AND OTHER ANCHORS, IN ACCORDANCE WITH THE MATERIAL TO WHICH THE HARDWARE IS TO BE APPLIED AND THE RECOMMENDATIONS OF THE HARDWARE MANUFACTURER.
FASTENER FINISH SHALL HARMONIZE WITH THE HARDWARE MATERIAL. INSTALL HARDWARE ITEMS IN ACCORDANCE WITH THE SCHEDULE INCLUDED ON THE DRAWINGS, EXCEPT AS SPECIFICALLY REQUIRED TO COMPLY WITH LOCAL CODES AND AS RECOMMENDED BY THE DOOR AND HARDWARE INSTITUTE.

INSTALL HARDWARE IN COMPLIANCE WITH THE MANUFACTURER'S INSTRUCTIONS AND RECOMMENDATIONS. SET UNITS LEVEL, PLUMB AND TRUE. ADJUST AND CHECK OPERATION OF EVERY UNIT. REPLACE UNITS WHICH CANNOT BE ADJUSTED TO OPERATE FREELY AND SMOOTHLY.

COORDINATE WITH OTHER TRADES TO ASSURE PROPER AND ADEQUATE PROVISION IN THE WORK OF THOSE TRADES FOR INTERFACE WITH THE WORK OF THIS SECTION.

5. INSULATING GLASS UNIT

TEMPERED GLASS SHALL CONFORM WITH CPSC, ANSI, Z97.1, ASTM, FGMA STANDARDS

ENERGY CODE DATA FOR GLASS:
REFERENCE WINDOW SCHEDULE FOR SPECIFICATION.

6. GLAZING

ALL GLAZING SHALL CONFORM TO CONSUMER PRODUCT SAFETY STANDARD 16 CFR, PART 1201.

ALUMINUM STOREFRONT SYSTEM: THE SYSTEM SHALL BE AS NOTED ON THE DRAWINGS AS MANUFACTURED BY: KAWNEER COMPANY, INC., NORTHRUP ARCHITECTURAL SYSTEM.

STORE FRONT SHALL BE STRUCTURALLY REINFORCED, EXTRUDED ALUMINUM FRAMING COMPLETE WITH GLASS, NON-STRETCH HIGH SHORE VINYL AND ANCHORAGE ATTACHMENTS AND SHIMS REQUIRED TO SECURE WINDOW WALLS TO BUILDING STRUCTURAL SYSTEM.

FRAMES: SIZES AS SHOWN ON THE DRAWINGS, COMMERCIAL QUALITY EXTRUDED ALUMINUM (ASTM 8221), COMPLETE WITH MATCHING PROFILE STOPS TO SUIT FRAMES AND OF ADEQUATE SIZE TO PROVIDE SUFFICIENT BITE ON GLASS, AND DRILLED HOLES, DEFLECTOR PLATES AND INTERNAL FLASHING TO ACCOMMODATE INTERNAL WEEP AND DRAINAGE SYSTEM.

REFER TO WINDOW SCHEDULE FOR ANODIZED ALUMINUM FINISH COLOR.

7. DRIVE-THRU WINDOW

PASS THROUGH WINDOW AT DRIVE-THRU WITH LOCK, PRE-GLAZED WITH ALUMINUM FRAME, SEE WINDOW SCHEDULE ON ELEVATION SHEETS FOR MANUFACTURERS AND DETAILED SPECS.

DIVISION 9 - FINISHES

1. GYPSUM WALLBOARD

PROVIDE ALL WORK IN ACCORDANCE WITH MANUFACTURER'S DIRECTIONS AS REQUIRED HEREIN AND AS SHOWN ON THE DRAWINGS FOR COMPLETE ERECTION AND FINISH OF DRYWALL PARTITIONS.

COMPLY WITH "GYPSUM CONSTRUCTION AND HANDBOOK" BY UNITED STATES GYPSUM CO. AND "RECOMMENDED SPECIFICATIONS FOR THE APPLICATION AND FINISHING OF GYPSUM BOARD" BY THE GYPSUM ASSOCIATION FOR ALL INSTALLATION WORK.

FIRE-RATED GYPSUM WALLBOARD, ASTM C63078. USE 4 FEET WIDE SHEETS WITH LONG TAPERED EDGE. THICKNESS SHALL BE 5/8". UNITED STATES GYPSUM CO. SHEET-ROCK W/R FIRE CODE "C" FOR FIRE RATED PANELS. SEAL ALL EXPOSED AND CUT EDGES PER MANUFACTURERS RECOMMENDATIONS.

USE 5/8" MOISTURE RESISTANT GYPSUM BOARD IN AREAS SPECIFIED ON THE PLANS AND AT ALL TILE WORK WITHIN 48" OF WET AREAS. EACH SHEET SHALL BE MARKED BY THE MANUFACTURER INDICATING THE MOISTURE RESISTANT CAPABILITIES OF THE PRODUCT.

INSTALL GYPSUM WALLBOARD WITH LONG DIMENSION PERPENDICULAR TO FRAMING.

INSTALL PER MANUFACTURE'S WRITTEN INSTRUCTIONS.

METAL-STUDS-CHANNEL-TYPE, ROLL FORM 25 GAUGE MIN (UNLESS NOTED OTHERWISE), SIZE AS NOTED ON DRAWINGS.

CARRYING CHANNELS AND HANGING WIRE - 1-1/2" DEEP, 475 LBS PER 1,000 FEET. MINIMUM 8 GAUGE HANGING WIRE AT 48" O.C. EACH WAY.

FURRING CHANNELS - 1/2" HAT SHAPED.

FASTENING: NAILS-NO. 19 GUAGE, 1-3/8" LONG, 7/16" HEAD ANNULAR RING NAIL, 7" ON CENTER AT CEILING, 8" ON CENTER AT WALLS.

SCREWS - METAL SUSPENSION, SYSTEM, TYPE "S-12" BUGLE, SELF-TAPPING, 3/4" MINIMUM PENETRATION IN METAL FRAMING.

METAL EDGES SHALL BE APPLIED AT ALL EXPOSED CORNERS, ENDS, ETC.

ACCESS PANELS: INRYCO/MILCOR, (414) 383-4030; TYPE "M" WITH FLUSH SCREW DRIVE OPERATED LOCKS. IN GYPSUM DRYWALL AND CEILINGS USE PRIME COATED STEEL. IN TILE FINISH WALL AND "FRP" FINISH WALLS USE STAINLESS STEEL FRAMES AND PANELS.

2. CERAMIC TILE

STANDARDS: MORTAR AND GROUT MATERIALS AND INSTALLATION STANDARDS OF THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) AND STANDARD SPECIFICATION FOR CERAMIC TILE ANSI A137.1 APPLY TO THE WORK, EXCEPT AS OTHERWISE INDICATED.

MATERIALS: REFERENCE TILE SCHEDULE

TRIM SHAPES: SAME MATERIAL, SIZE, COLOR AND TEXTURE AS FIELD TILE UNLESS NOTED OTHERWISE.

EDGE STRIPS: PROVIDE AT EXPOSED EDGE OF TILE MEETING CARPET, WOOD OR RESILIENT FLOORING UNLESS NOTED OTHERWISE REFERENCE DRAWINGS FOR SIZE AND SHAPE.

CLEANING AND PROTECTION: CLEAN TILE IN ACCORDANCE WITH APPLICABLE ANSI STANDARD FOR TYPE OF TILE AND METHOD OF INSTALLATION USED AND MANUFACTURER'S INSTRUCTIONS. APPLY HEAVY KRAFT PAPER OR OTHER HEAVY PROTECTIVE COVERING TO PREVENT SURFACE DAMAGE.

3. LAY-IN CEILING TILE

PROVIDE ALL LABOR, MATERIALS, EQUIPMENT, ETC., REQUIRED TO SUPPLY AND INSTALL ARMSTRONG LAY-IN TILE AND CHICAGO METALLIC SUSPENSION SYSTEM, INCLUDING WIRE HANGERS, MAIN TEE RUNNERS, CROSS TEES, ANGLE MOLDING AND HOLD-DOWN CLIP WHERE REQUIRED. SEE REFLECTED CEILING PLAN AND COLOR LEGEND FOR MANUFACTURER AND TYPE.

SUSPENSION SYSTEM: 01. MAIN TEE RUNNERS SHALL BE INSTALLED AT 48" O.C. HAVING CROSS TEES AT 24" O.C. INCLUDING #425 ACCESSIBLE HOLD-DOWN CLIPS AND PERIMETER WALL MOLDING AT ALL VERTICAL ABUTTING SURFACES.

CONTRACTOR TO PROVIDE 1 CARTON, TEN (10) PIECES MINIMUM AT JOB SITE TO OWNER'S REPRESENTATIVE FOR FUTURE MAINTENANCE.

COMPLY WITH MANUFACTURER'S INSTRUCTIONS AND RECOMMENDATIONS.

PAINTING:
WORK INCLUDES SURFACES PREPARATION AND PAINTING OR FINISHING OF ALL INTERIOR SURFACES EXPOSED TO VIEW, THROUGHOUT THE PROJECT. WHERE ITEMS OR SURFACES ARE NOT SPECIFICALLY MENTIONED, PAINT THE SAME AS SIMILAR ADJACENT MATERIALS OR AREAS. THE WORK OF THIS SECTION INCLUDES, BUT IS NOT NECESSARILY LIMITED TO PAINTING OR FINISHING OF ALL INTERIOR DRYWALL SURFACES NOT FINISHED OTHERWISE.

A. MATERIALS:
PROVIDE PRODUCTS EQUAL TO MATERIALS LISTED IN THE FINISH SCHEDULE. NOTE THAT PROPRIETARY NAMES USED TO DESIGNATE COLORS (ON THE DRAWINGS) OR MATERIALS (SCHEDULED HEREIN) ARE NOT INTENDED TO IMPLY THAT PRODUCTS OF NAMED MANUFACTURER ARE REQUIRED TO EXCLUSION OF EQUIVALENT PRODUCTS OF OTHER MANUFACTURERS. PRIOR APPROVAL OF OWNERS REPRESENTATIVE REQUIRED.

B. SURFACE PREPARATION:
CLEAN SURFACES OF DIRT, RUST SCALE, GREASE, MOISTURE OR OTHER CONDITIONS OTHERWISE DETRIMENTAL TO FORMATION OF A DURABLE PAINT FILM. PERFORM PREPARATION AND CLEANING PROCEDURES IN ACCORDANCE WITH PAINT MANUFACTURER'S PRINTED INSTRUCTIONS FOR EACH PARTICULAR SUBSTRATE CONDITION.

GALVANIZED METAL: CLEAN ALL SURFACES THOROUGHLY WITH SOLVENT UNTIL THEY ARE COMPLETELY FREE FROM DIRT, OIL AND GREASE. ALLOW TO DRY THOROUGHLY BEFORE APPLICATION OF PAINT.

REMOVE HARDWARE, ACCESSORIES, PLATES, LIGHTING FIXTURES, AND SIMILAR ITEMS IN PLACE AND NOT TO BE FINISH PAINTED, OR PROVIDE SURFACED APPLIED PROTECTION PRIOR TO SURFACE PREPARATION AND PAINTING OPERATIONS. REMOVE, IF NECESSARY, FOR COMPLETION OF PAINTING OF EACH SPACE OR AREA, REINSTALL REMOVED ITEMS.

C. APPLICATION:
GENERAL: THE FINISHED SURFACE SHALL BE FREE FROM RUNS, SAGS, DROPS, RIDGES, WEAVES, LAPS, BRUSH MARKS AND VARIATIONS IN COLOR, TEXTURE AND FINISH.

COATING PROCESS: SUFFICIENT TIME SHALL ELAPSE BETWEEN SUCCESSIVE COATS TO PERMIT PROPER DRYING.

MIXING AND THINNING: AT TIME OF APPLICATION, PAINT SHALL SHOW NO SIGNS OF HARD SETTLING, EXCESSIVE SKINNING, LIVERING OR OTHER DETERIORATION. PAINT SHALL BE THOROUGHLY STIRRED, STRAINED AND KEPT AT A UNIFORM CONSISTENCY DURING APPLICATION.

STORAGE: THE PAINTER SHALL STORE ALL MATERIALS AND EQUIPMENT IN A ROOM ASSIGNED FOR THAT PURPOSE. PRECAUTIONS SHALL BE TAKEN TO REDUCE FIRE HAZARD AND THE ROOM SHALL BE KEPT CLEAN AND IN GOOD CONDITION.

CLEAN UP: SCHEDULE ALL CLEANING AND PAINTING SO THAT DUST AND OTHER CONTAMINANTS FROM THE CLEANING PROCESS WILL NOT FALL ON WET, NEWLY PAINTED SURFACES. DURING THE PROGRESS OF THE WORK, DO NOT ALLOW THE ACCUMULATION OF EMPTY CONTAINERS OR OTHER EXCESS ITEMS. REMOVE FROM SITE DISCARDED PAINT MATERIALS, RUBBISH, CANS AND RAGS AT END OF EACH WORK DAY. UPON COMPLETION OF PAINTING WORK, CLEAN WINDOW GLASS AND OTHER PAINT SPLATTERED SURFACES. REMOVE SPLATTERED PAINT AND REPAIR DEFACED PAINTED SURFACES AFTER COMPLETION OF WORK OF OTHER TRADES. IF OWNER DEEMS CLEAN-UP IS NOT SATISFACTORY, AN INDEPENDENT CLEANING SERVICE WILL BE BROUGHT IN, AT THE CONTRACTOR'S EXPENSE TO COMPLETE THE CLEAN-UP.

CONTRACTOR SHALL PROVIDE ONE (1) QUART OF UNOPENED PAINT, STAIN AND SEALER OF EACH COLOR AND TYPE USED IN LABELED, COVERED CANS FOR THE OWNER. PLACE IN CARTONS FOR STORAGE.

SEE PAINT SCHEDULE, SHEET G-005. FINAL FINISH IS SUBJECT TO APPROVAL BY OWNER, IF FINISH IS DEEMED UNSATISFACTORY, ANOTHER APPLICATION WILL BE REQUIRED AT THE CONTRACTORS EXPENSE. PROVIDE PAINT AND COATINGS AS LISTED BELOW:

5. EXTERIOR PAINTING

A. METAL
ONE COAT PRIMER
TWO COATS PER SCHEDULE
(NOTE: PRIMER MAY BE ELIMINATED IF ITEM IS FACTORY PRIMED)

B. CEMENT PLASTER:
ONE COAT PRIMER
TWO COATS PER SCHEDULE

C. CONCRETE MASONRY (EXPOSED):
ONE COAT SEALER
TWO COATS MASONRY PAINT PER SCHEDULE

D. SAW-TEXTURED WOOD SURFACE:
ONE COAT STAIN PER SCHEDULE

E. TRASH ENCLOSURE (INSIDE)
ONE COAT CONCRETE BLOCK FILLER
TWO COATS VINYL-ACRYLIC PAINT, COLOR TO MATCH BUILDING

6. INTERIOR PAINTING

A. METAL
ONE COAT PRIMER
TWO COATS PER SCHEDULE
(NOTE: PRIMER MAY BE ELIMINATED IF ITEM IS FACTORY PRIMED)

B. WOOD DOORS (PAINTED):
ONE COAT INTERIOR TRIM PRIMER
TWO COATS PER SCHEDULE

C. SMOOTH FINISH GYPSUM BOARD WALL AND CEILINGS
(GLOSS OR EGGSHELL):
ONE COAT WALL PRIMER
TWO COATS PER SCHEDULE

D. OAK TRIM (SMOOTH WOOD) "LACQUERED"
ONE COAT LACQUER SANDING SEALER
TWO COATS SEMI-GLOSS LACQUER

E. INSIDE THROATS OF AIR CONDITIONING SUPPLY AND RETURN
DUCTS IN PUBLIC AREAS
SPRAY BLACK TO A POINT OUT OF VIEW

7. GENERAL FINISH NOTES

ALL TILE DIMENSIONS ARE DESIGNED TO LAY OUT IN AN EQUAL MANNER. IF TILE MUST BE CUT, THE GROUT LINES SHALL ALIGN WITH ADJACENT TILES OR BE CENTERED AND CUT IN AN OBVIOUS LOCATION. G.C. SHALL COORDINATE THE INSTALLATION OF GYP. BD. WITH TILE DIMENSIONS TO PERMIT EVEN INSTALLATION.

ALL SURFACES TO RECEIVE PAINT FINISH SHALL BE PREPARED TO SHOW NO DEFECTS.
A. APPLY ONE (1) COAT PRIMER-SEALER
B. APPLY TWO (2) COATS FINISH. NO STIPPLE FINISH ON ALL PAINTED SURFACES. SEE SCHEDULE ON PLANS FOR COLOR AND TYPE.

ALL INTERIOR GYP. BD. TO RECEIVE PAINT FINISH SHALL BE TAPED, SEALED AND SANDED TO RECEIVE FINISH. GYP. BD. UNDER FRP OR S.S. SHALL ONLY BE FIRE TAPED AND SANDED. ALL INTERIOR GYP. BD. TO BE TRUE AND LEVEL.

GYP. BD. SHALL EXTEND A MINIMUM OF 6" ABOVE LAY-IN CEILING OR UP TO GYP. BD. CEILING. GYP. BD. ON DEMISING WALLS SHALL EXTEND TO THE STRUCTURE ABOVE UNLESS OTHERWISE NOTED.

ALL FLOORS SHALL BE SMOOTH AND LEVEL WITHOUT DEPRESSED OR RAISED AREAS, EXCEPT PROVISION SHALL BE MADE TO HAVE SMOOTH, EVEN SLOPE TO FLOOR DRAINS. THE SURFACE SHALL BE ACCEPTABLE TO RECEIVE FINISH.

VERIFY AND COORDINATE THE LOCATION OF ALL WALL OR CEILING ACCESS PANELS WITH THE OWNER'S PROJECT MANAGER.

PROVIDE METAL CORNER BEAD, TRIM AND CASING FOR ALL EDGES AND CORNERS OF GYP. BD. SURFACES ON PAINTED WALLS. CLEAN GYP. BD. CORNERS WITHOUT METAL CORNER BEADS SHALL BE UNDER FRP, TILE, OR S.S.

PROVIDE STIFFENERS, BRACING, BACK-UP PLATES, ETC. AS REQUIRED AT STUD WALLS FOR SUPPORT OF FIXTURES AND OTHER EQUIPMENT.

ALL EXISTING SURFACES SHALL BE INSPECTED AND ALL NECESSARY PREPARATORY WORK SHALL BE DONE IN ORDER TO RECEIVE NEW FINISHES.

BEFORE PAINTING OR FINISHING WORK IS TO BEGIN, ARRANGEMENTS SHALL BE MADE FOR PROPER VENTILATION AND LIGHTING IN ALL AREAS.

ALL FLOOR MATERIAL CHANGES SHALL OCCUR AT DOOR CENTERLINE UNLESS OTHERWISE NOTED.

FLOOR MATERIALS SPECIFIED ON THE FINISH SCHEDULE SHALL EXTEND UNDER ALL EQUIPMENT AND COUNTER AREAS.

FLOOR CONTRACTOR SHALL SUBMIT TO OWNER THREE COPIES OF MANUFACTURER'S MAINTENANCE MANUALS FOR THE FLOOR MATERIAL INSTALLED.

ALL TILE SHALL BE INSTALLED IN ACCORDANCE WITH THE RECOMMENDATIONS CONTAINED IN THE HANDBOOK FOR CERAMIC TILE INSTALLATION OF THE TILE COUNCIL OF AMERICA (CURRENT EDITION).

ALL INTERIOR FINISHES SHALL COMPLY WITH APPLICABLE LOCAL CODES AND REGULATIONS.

EACH SUBCONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT ADEQUATE SURFACE CONDITIONS EXIST FOR THEIR WORK. IF ADEQUATE SURFACE CONDITIONS DO NOT EXIST THE SUBCONTRACTOR SHALL NOT PERFORM THEIR WORK UNTIL THE CONDITION IS CORRECTED.

CONTRACTOR TO FIELD VERIFY EXISTING CONDITIONS AND DIMENSIONS.

DIVISION 10 - SPECIALTIES

1. PORTABLE FIRE EXTINGUISHERS

PROVIDE CLASS ABC, 10 LB. DRY CHEMICAL OR AS REQUIRED BY FIRE CODES. MINIMUM (ONE) FURNISHED BY G.C. AT START OF CONSTRUCTION.

2. WALL VENT

GALVANIZED STEEL FRAME AND 45 DEG. BLADES, INSECT SCREEN, PRIME COATED. SEE DRAWINGS FOR SIZE.

3. SOFFIT VENT

FRY REGLET "CLEAR FINISH EIFS SOFFIT VENT" 3" W X 3/4"D.

4. TOILET ROOM ACCESSORIES

SEE ARCHITECTURAL DRAWINGS FOR TOILET ROOM ACCESSORIES SCHEDULE.

DIVISION 11 - EQUIPMENT

1. FOOD SERVICE EQUIPMENT

THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION OF THIS WORK AND FOR ASSEMBLIES AND HOOK-UP OF FOOD SERVICE EQUIPMENT PROVIDED BY OTHERS, SUCH AS, BUT NOT LIMITED TO, WALK-IN COOLER, WALK-IN FREEZER AND COMPLETE HOT WELLS SERVICE COUNTER ASSEMBLIES.

2. RELATED WORK DESCRIBED ELSEWHERE

THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR WORK OF SECTION "PLUMBING" INCLUDES SETTING OF FAUCETS AND CONNECTIONS TO SERVICES, INTERCONNECTIONS OF EQUIPMENT, FLOOR DRAINS IN THE VICINITY OF INDIRECT DRAIN OUTLETS, FAUCETS AND TRIM.

THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ELECTRIC WORK INCLUDES ALL LINE SWITCHES, SAFETY CUT-OUTS, CONTROL PANELS, FUSE BOXES AND OTHER CONTROLS, ELECTRICAL RECEPTACLES, FITTINGS AND CONNECTIONS, EXCEPT AS OTHERWISE SPECIFIED IN SECTION "ELECTRICAL". ELECTRICAL CONTRACTOR SHALL MAKE FINAL CONNECTIONS TO BUILDING FROM ALL JUNCTION BOXES.

3. AS-BUILT DRAWINGS

GENERAL CONTRACTOR SHALL KEEP AN ACCURATE DIMENSIONED RECORD ON REPRODUCIBLE TRANSPARENCIES OF AS-BUILT LOCATIONS, AND OF WORK WHICH IS INSTALLED DIFFERENTLY FROM THAT SHOWN.

4. LOCATIONS AND ACCESSIBILITY

CONTRACTOR SHALL FULLY INFORM HIMSELF REGARDING PECULIARITIES AND LIMITATIONS OF SPACES AVAILABLE FOR INSTALLATION OF WORK AND MATERIALS FURNISHED AND INSTALLED UNDER THIS DIVISION. DRAWINGS INDICATE LOCATION AND ARRANGEMENT OF CONDUIT, EQUIPMENT AND OTHER ITEMS AND ARE TO BE FOLLOWED AS CLOSELY AS POSSIBLE. WORK SPECIFIED AND NOT CLEARLY DEFINED BY DRAWINGS SHALL BE INSTALLED AND ARRANGED IN A MANNER SATISFACTORY TO PANDA PM. IN EVENT CHANGES IN INDICATED LOCATIONS AND ARRANGEMENTS ARE DEEMED NECESSARY BY PANDA PM, THEY SHALL BE MADE BY THE CONTRACTOR WITHOUT ADDITIONAL CHARGES PROVIDED THAT THE CHANGES ARE ORDERED BEFORE THE WORK IS INSTALLED AND NO EXTRA MATERIALS OR LABOR ARE REQUIRED.

5. CLEANING OF EQUIPMENT, MATERIALS AND PREMISES

CLEAN EQUIPMENT AND MATERIALS THOROUGHLY. LEAVE SURFACES TO BE PAINTED SMOOTH AND CLEAN, READY FOR PAINTERS. CLEAN ENTIRE PREMISES OF UNUSED MATERIALS, RUBBISH, DEBRIS AND DIRT CREATED BY WORK UNDER THIS DIVISION.

6. OPERATION AND MAINTENANCE INSTRUCTIONS

FULLY INSTRUCT AND DEMONSTRATE TO THE OWNER'S OPERATING PERSONNEL THE PERFORMANCE, OPERATION AND MAINTENANCE OF EQUIPMENT. THE TIME ALLOWED FOR SAID INSTRUCTION SHALL BE ALLOWED FOR EACH CONTRACTOR AS PART OF THESE CONTRACT DOCUMENTS.

7. TESTING AND ADJUSTMENT

UPON COMPLETION OF ELECTRICAL WORK, ADJUST AND TEST CIRCUITS, OUTLETS, SWITCHES, LIGHTS, MOTORS AND TIME CLOCKS TO INSURE PROPER OPERATION OF ELECTRICAL EQUIPMENT. CHECK SERVICE VOLTAGES UNDER MAXIMUM LOAD. ITEMS, FIXTURES AND PARTS IN NEED OF CORRECTION AND DISCOVERED DURING SUCH TESTING SHALL BE IMMEDIATELY REPAIRED OR REPLACED WITH NEW EQUIPMENT, AND THAT PART OF THE SYSTEM SHALL BE RETESTED. SUCH REPLACEMENT OR REPAIR SHALL BE DONE AT NO ADDITIONAL COST TO THE OWNER.

DIVISION 12 - FURNISHINGS

1. NOT USED

DIVISION 13 -SPECIAL CONSTRUCTION

1. NOT USED

DIVISION 14 - CONVEYING SYSTEM

1. NOT USED

DIVISION 15 - MECHANICAL

1. REFER TO MECHANICAL AND PLUMBING DRAWINGS FOR SPECIFICATIONS

DIVISION 16 - ELECTRICAL

1. REFER TO ELECTRICAL DRAWINGS FOR ELECTRICAL SPECIFICATIONS

FIRE PREVENTION NOTES

1. ALL WORK SHALL COMPLY WITH THE VERSION OF THE INTERNATIONAL FIRE CODE AS AMENDED AND ADOPTED BY THE LOCAL AGENCIES HAVING AUTHORITY.

2. THE CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS (NUMBER AND TYPE) AS SHOWN ON THE DRAWINGS AND REQUIRED BY LOCAL JURISDICTIONS. COORDINATE EXACT LOCATIONS WITH PANDA EXPRESS'S REPRESENTATIVE.

3. PROVIDE ONE PORTABLE FIRE EXTINGUISHER WHICH HAS A CLASSIFICATION OF NOT LESS THAN K TYPE FOR KITCHEN (U.F.C. SEC. 10.303) LOCATION TO BE APPROVED BY THE LOCAL AUTHORITIES PRIOR TO INSTALLATION.

4. PENETRATIONS OF RATED WALLS SHALL BE PROTECTED BY ASSEMBLIES OF APPROPRIATE RATING, INCLUDING DOORS, DUCTS, ETC. ALL REQUIRED FIRE DAMPER ASSEMBLIES INCLUDING SLEEVES AND INSTALLATION PROCEDURES SHALL BE APPROVED BY THE BUILDING DEPARTMENT INSPECTOR PRIOR TO INSTALLATION.

5. ALL AIR-HANDLING CUT-OFF AND SMOKE-DETECTED FIRE DAMPING EQUIPMENT REQUIRED BY THE LOCAL AGENCIES HAVING AUTHORITY SHALL BE PROVIDED AND INSTALLED BY THE MECHANICAL CONTRACTOR.

6. WHERE REQUIRED, FLAME SPREAD RATINGS OF MATERIAL USED IN THE CONSTRUCTION WILL BE SUPPLIED TO THE FIRE DEPARTMENT BY THE CONTRACTOR ORDERING THE MATERIALS.

7. ILLUMINATED EXIT SIGNS WITH BATTERY PACKS AND AUDIBLE SIGNALS SHALL BE PROVIDED AS SHOWN ON THE DRAWINGS AND AS REQUIRED BY CODE.

8. IF REQUIRED, COORDINATE FIRE SPRINKLER SYSTEM REQUIREMENTS WITH LOCAL AUTHORITIES. INSTALLATION SHALL COMPLY WITH NFPA 13. FIRE SPRINKLER PROTECTION SHALL BE PROVIDED ABOVE AND INSIDE WALK-IN COOLER AND FREEZERS.

9. INTERIOR FINISH SHALL COMPLY WITH ALL APPLICABLE CODES.

10. PROVIDE AN APPROVED AUTOMATIC FIRE EXTINGUISHING SYSTEM IN THE COOKING EXHAUST HOOD.

11. ALL DECORATIVE MATERIALS SHALL BE MAINTAINED IN A FLAME-RETARDANT CONDITION.

12. DUCTS SERVING A COOKING EXHAUST HOOD SHALL BE ENCLOSED IN A FIRE RATED ENCLOSURE (SEE MECHANICAL DRAWINGS FOR REQUIREMENT).

13. BUILDING NUMBERS SHALL BE EASILY VISIBLE AND LEGIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY.

14. THE CONSTRUCTION, REMODEL, OR DEMOLITION OF A BUILDING SHALL COMPLY WITH ALL APPLICABLE CODES.

15. PROVIDE OCCUPANT LOAD SIGN COMPLYING WITH CODE.

16. EXIT DOORS SHALL HAVE PANIC HARDWARE AND SHALL SWING IN THE DIRECTION OF EXIT TRAVEL WHEN SERVING ANY HAZARDOUS AREAS, OR ANY OTHER OCCUPANCY SERVING AN

EXTERIOR FINISH SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

01-11-19

NO	MANUFACTURER	MFG#	COLOR	FINISH	NOTES
EIFS-1	STO	STOTHERM ESSENCE SYSTEM	SW 6148 WOOL SKEIN	FINE	BUILDING BODY
EIFS-2	STO	STOTHERM ESSENCE SYSTEM	SW 7067 CITYSCAPE	FINE	BUILDING BODY
EIFS-3	STO	STOTHERM ESSENCE SYSTEM	SW 7069 IRON ORE	FINE	EIFS ACCENT BAND
ST-1S	CORONADO STONE PRODUCTS	900 SERIES	#2 GREY	-	STONE CAP (3/8" VERTICAL JOINT - MORTAR TO MATCH STONE CAP)
ST-1	CORONADO STONE PRODUCTS	INDUSTRIAL LEDGE	SHALE GREY	-	ENTRY PORTAL & WAINSCOT CONTACT: LISA KILGORE: 864-962-1221 PROVIDE 3/8" MORTAR JOINTS. MFG.: ARGOS, COLOR: PUTTY
CD-1	FIBERON	HORIZON	IPE	60% MATERIAL COVERAGE - RANDOM MIX (NON-GROOVE)	COMPOSITE DECKING - CONTACT: ERIC ATKINS @ 770-910-0930 EMAIL: Eric.Atkins@fiberondecking.com
CD-2	FIBERON	HORIZON	TUDOR BROWN	40% MATERIAL COVERAGE - RANDOM MIX (NON-GROOVE)	COMPOSITE DECKING - CONTACT: ERIC ATKINS @ 770-910-0930 EMAIL: Eric.Atkins@fiberondecking.com
MTL-1	EXCEPTIONAL METALS	-	"PANDA EXPRESS IRON ORE"		CAP FLASHING
BR-1	ACME BRICK	THINBRIK*	DESERT TAN*	VELOUR*	BUILDING BODY *OR APPROVED EQUAL

TILE SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

01-11-19

NO.	MANUFACTURER	DESCRIPTION	COLOR	FINISH	JOINT	GROUT	REMARK
T-108	CMC AGGREGATE DOUG SALATINO 518-713-5371	12" X 24" X 3/8"	-	-	1 / 8"	G-111	RESTROOM WALL
T-109	DALTILE	6" X 36" X 3/8" 9" X 36" X 3/8"	FOREST PARK TIMBERLAND FP97	-	1 / 8"	G-113	RR VESTIBULE & DINING ROOM WALLS CONTACT: NATIONAL ACCOUNT SUPPORT DESK 877.556.5728 (national.accounts@daltile.com)
T-200	CMC DOUG SALATINO 518-713-5371	24" X 24"	BRAVADA GREIGE	MATTE	1/8"	G-96	DINING & RESTROOM FLOOR
T-300	EMSER - ECHO	3" HEXAGON	CALACATTA	MATTE	1/8"	G-114	BEVERAGE COUNTER BACKSPLASH AND SERVICE COUNTER
S1	SILIKAL	QUARTZ BLEND #4	-	PLAIN	-	-	KITCHEN, SERVICE FLOOR CONTACT:MARK FELDMAN 770-830-1404 (mfeldman@silikalamerica.com) JOHN COTHRAN 888-830-1404 (jcothran@silikalamerica.com)
S2	SILIKAL	QUARTZ BLEND #4	-	ABRASIVE	-	-	
M100	MATSINC 800.628.7462	NUWAY - 7/16" ALUM FOOT GRILLE	CHARCOAL	-	-	-	(2) 2' X 6' PIECES FOR A 4' X 6' OVERALL MAT SIZE IN VESTIBULE @ VESTIBULE STORES
GROUT	MANUFACTURER	DESCRIPTION	MFG.	COLOR	FINISH		REMARK
G-96	MAPEI 800.42.MAPEI WWW.MAPEI.COM	LATEX MODIFIED GROUT	11	SAHARA BEIGE	POLY BLEND 1 / 8" NON-SANDED		DINING & RESTROOM FLOOR APPLY GROUT SEALER
G-111	MAPEI 800.42.MAPEI WWW.MAPEI.COM	LATEX MODIFIED GROUT	19	PEARL GREY	POLY BLEND 1 / 8" NON-SANDED		RESTROOM , DINING APPLY GROUT SEALER
G-113	MAPEI 800.42.MAPEI WWW.MAPEI.COM	LATEX MODIFIED GROUT	07	CHOCOLATE	POLY BLEND 1 / 8" NON-SANDED		APPLY GROUT SEALER
G-114	MAPEI 800.42.MAPEI WWW.MAPEI.COM	LATEX MODIFIED GROUT	19	PEARL GREY	POLY BLEND 1 / 8" NON-SANDED		BEVERAGE COUNTER BACKSPLASH APPLY GROUT SEALER

* REFER A-200 EXTERIOR FINISH SCHEDULE FOR EXTERIOR DECORATIVE TILE

* SCHLUTER SYSTEM ALUMINUM TRIM:

COVE TILE TRIM: INSTALLED AT RESTROOM, SERVICE COUNTER, AND DRINK STATION
SCHLUTER SYSTEMS DILEX-AHK 1S 125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
TR100 -OUTSIDE CORNER CONNECTOR PIECE: DILEX-AHK-E90/AHK 1S 125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
-INSIDE CORNER CONNECTOR PIECE: DILEX-AHK-I90/AHK 1S 125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
-END CAP PIECE: DILEX-AHK-E/AHK 1S 125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)

EDGE TILE TRIM:
SCHLUTER SYSTEMS RONDEC-RO125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
TR101 -OUTSIDE CORNER CONNECTOR PIECE: RONDEC-EV/RO125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
-INSIDE CORNER CONNECTOR PIECE: RONDEC-I2L/RO125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
SCHLUTER SYSTEMS RONDEC-RO80 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
TR101A -OUTSIDE CORNER CONNECTOR PIECE: RONDEC-EV/RO180 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
-INSIDE CORNER CONNECTOR PIECE: RONDEC-I2L/RO80 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
SCHLUTER SYSTEMS JOLLY-A 80 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
TR103 -OUTSIDE EDGE PROTECTION PIECE

FLOOR TILE TRANSITION TRIM: INSTALLED IN VESTIBULE
SCHLUTER SYSTEMS SCHIENE-R/AE125 (SATIN ANODIZED ALUMINUM)
TR102

* EPOXY GROUT BY MAPEI, KERAPOXY IEG, 100% SOLIDS INDUSTRIAL GRADE: AREAS: UNDER HOOD AND 36 " IN FRONT OF COOKING LINE, 3 COMPARTMENT SINK AND MOP SINK AREA

SEE MANUFACTURER'S SPECIFICATION, DETAILS AND GUIDE FOR PREPARATION, MIXING, GROUTING AND CLEANING INSTRUCTION

NOTE: SEE INTERIOR SHEETS FOR WALL/ BASE TILE LOCATIONS AND SPECIFICATIONS

TOILET ACCESSORY SCHEDULE

NO	DESCRIPTION
RG42	BOBRICK GRAB BAR, 42" LONG B-6806 1 1/2" , SATIN FINISH; FURNISHED BY LOCKNET, INSTALLED BY G.C.
RG48	BOBRICK GRAB BAR, 48" LONG B-6806 1 1/2" SATIN FINISH; FURNISHED BY LOCKNET, INSTALLED BY G.C.
RG18	BOBRICK GRAB BAR, 18" LONG B-6806 1 1/2" SATIN FINISH; FURNISHED BY LOCKNET, INSTALLED BY G.C.
RM	BOBRICK CHANNEL FRAME MIRROR B-165 (1836) 18"X36" STAINLESS STEEL CHANNEL FRAME FURNISHED BY LOCKNET, INSTALLED BY G.C. MOUNT 40" MAX. TO BOTTOM OF REFLECTING SURFACE
RS	SOAP DISPENSER (BY VENDOR)
RMS	BOBRICK SEAT COVER DISPENSER B-221 STAINLESS STEEL, SATIN FINISH FURNISHED BY LOCKNET, INSTALLED BY G.C.
RTR	BOBRICK SURFACE MOUNTED TRASH RECEPTACLE MODEL # B-277; FURNISHED BY LOCKNET, INSTALLED BY G.C.
RHD	PAPER TOWEL DISPENSER FURNISHED BY PANDA EXPRESS, INSTALLED BY G.C.
RMT	BOBRICK MUTI-ROLL TOILET TISSUE DISPENSER B-2888 STAINLESS STEEL, SATIN FINISH FURNISHED BY LOCKNET, INSTALLED BY G.C.
RT	AMERICAN STANDARD CADET RIGHT HEIGHT ELONGATED TOILET 2467.016 TLT 4142.600 TANK, AMERICAN STANDARD #5321.110 SEAT, COLOR: WHITE. TRIP TO BE ON OPEN SIDE. FURNISHED AND INSTALLED BY G.C.
RL	ZURN WALL HUNG LAVATORY Z5344, 20" X 18" VITREOUS CHINA, WITH 4" CENTER FAUCET HOLES & ZURN Z-1231 CONCEALED ARM CARRIER FURNISHED AND INSTALLED BY G.C.
RD	BOBRICK SURFACE-MOUNTED SANITARY NAPKIN DISPOSAL B-254 STAINLESS STEEL, SATIN FINISH FURNISHED BY LOCKNET, INSTALLED BY G.C.
RH	BOBRICK SURFACE-MOUNTED CLOTHES HOOK AND BUMPER B-233 SOLID ALUMINUM CASTING, MATTE FINISH, INSIDE OF RESTROOM DOORS FURNISHED BY LOCKNET, INSTALLED BY G.C.

• INSULATE ALL PIPES (TRAP & HOT WATER) AT ACCESSIBLE LAVATORIES.

LIGHTING FIXTURE SCHEDULE

PROVIDED FOR INFORMATION ONLY.
VERIFY AND INSTALL PER ELECTRICAL DRAWING

01-11-19

ITEM	SYMBOL	DESCRIPTION	QTY.	MFR. & CAT. NO.	REMARK
INTERIOR LIGHTING ITEM					
L1	L1	T-BAR CEILING RECESSED MOUNTED LED LIGHTING FIXTURE, 2' X 4', 120V BAKED-ON WHITE ENAMEL FINISH.	7	LSI FIXTURE: SFP24-LED-50-UE-DIM-35	KITCHEN CEILING LIGHTS, FURNISHED BY OWNER INSTALLED BY GC
L1B	L1B	T-BAR CEILING RECESSED MOUNTED LED LIGHTING FIXTURE, 2' X 2', 120V BAKED-ON WHITE ENAMEL FINISH.	1	LSI FIXTURE: SFP22-LED-30-UE-DIM-35-U	KITCHEN CEILING LIGHTS, FURNISHED BY OWNER INSTALLED BY GC
L1EM	L1EM	T-BAR CEILING RECESSED MOUNTED LED LIGHTING EMERGENCY FIXTURE, 2' X 4', 120V BAKED-ON WHITE ENAMEL FINISH.	3	LSI FIXTURE: SFP24-LED-50-UE-DIM-EM	EMERGENCY KITCHEN CEILING LIGHTS FURNISHED BY OWNER INSTALLED BY GC
L4H0	L4H0	UNIVERSAL MOUNT EXIT SIGN, LED LIGHTED, 120/277V WITH BATTERY PACK, 2 FACE, GREEN LETTER	3	EXITRONIX GVEX-U-BP-WB-BL-R6	EXIT SIGN FURNISHED BY OWNER, INSTALLED BY GC
L6A	L6A	HOOD LIGHT	12	FURNISHED & INSTALLED BY EQUIPMENT SUPPLIER	LIGHTS SUPPLIED & PRE-WIRED BY HOOD VENDOR. ELECTRIC CONTRACTOR TO CONNECT MAIN WIRES TO SHUNT TRIP BREAKER AND HOOD CONTROL PANEL
L6B	L6B	WALK-IN COOLER FLUORESCENT LIGHT, 120 V 48"	3	KASON FIXTURE: # 1810LX4000	FURNISHED BY WIC VENDOR, G.R.E. , INSTALLED BY GC
L19	L19	DOWN LIGHT, RECESSED IN CEILING	42	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING RL607-750L-DIMTR-120-30K-SN-SN-90+	FURNISHED BY OWNER, INSTALLED BY GC
L19EM	L19EM	EMERGENCY DOWN LIGHT, RECESSED IN CEILING	6	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING RL607-750L-DIMTR-120-30K-SN-SN-90+	EMERGENCY RECESSED DOWN LIGHT - NORMALLY ON INVERTER UNIT - ISOLITE, IMI-12-LC-V1 FURNISHED BY OWNER INSTALLED BY GC
L20	L20W	3 3/4" ADJUSTABLE MR16 DOWN LIGHT, RECESSED IN CEILING. "W" SHALL DESIGNATE WHITE TRIM USED FOR MENU BD. SOFFIT	9	LIGHTOLIER: LYTECASTER-378WHX FRAME-IN KIT: 302MRSPX BULB: MR16 - GE - PRECISE IR 37 WATT 40 ° BEAM	FURNISHED BY OWNER, INSTALLED BY GC
L20	L20B	3 3/4" ADJUSTABLE MR16 DOWN LIGHT, RECESSED IN CEILING. "B" SHALL DESIGNATE BLACK TRIM USED FOR DINING ROOM CEILING GRID	2	LIGHTOLIER: LYTECASTER-378WHX FRAME-IN KIT: 302MRSPX BULB: MR16 - GE - PRECISE IR 37 WATT 40 ° BEAM	FURNISHED BY OWNER, INSTALLED BY GC
L30	L30	WHITE LED AT SERVICE COUNTER SOFFIT & DINING ROOM PARTIAL HEIGHT WALL	57 L.F.	LUXEM BRIGHT FIXTURE: BLAZE LED	FURNISHED BY OWNER, INSTALLED BY GC
L43	L43	12" DIA. DECORATIVE BAYLOR PENDANT LF INCANDESCENT	12	LBL LIGHTING, MODEL # P1461ORB BULB: LED EDISON LAMP.1173467	FURNISHED BY OWNER, INSTALLED BY GC
L45	L45	12" DIA. DECORATIVE MORILL PENDANT LF INCANDESCENT	5	LBL LIGHTING, MODEL # 6227801-839 BULB: LED EDISON LAMP.1173467	FURNISHED BY OWNER, INSTALLED BY GC
L100	L100	MICRO INVERTER	1	ISOLITE #IMI 125	FURNISHED BY OWNER, INSTALLED BY GC
	S	SPEAKER	-	-	FURNISHED BY MUSIC VENDOR, INSTALLED BY MUSIC VENDOR

NIGHT LIGHTING REQUIREMENTS: "NL" DESIGNATION INDICATED NIGHT LIGHT ON UNSWITCHED CIRCUIT.
1. ONE NL BY SERVICE COUNTER, POS / CASHIER
2. ONE NL BY POS / CASHIER AT DRIVE THRU STATION IF APPLICABLE
3. ONE NL BY EACH EXIT DOORS IN DINNING ROOM & BACK OF HOUSE

EXTERIOR LIGHTING					
L40	L40	LINEAR LIGHT AT EXTERIOR STORAGE ROOM	1	COOPER MX-4VT2-LD4-6-DR-UNV-L840-CD1-WL-U	FURNISHED BY OWNER, INSTALLED BY GC
L85		WALL MOUNTED OVER SERVICE DOOR FIXTURE	1	HOWARD: VL305 30W LED, BRONZE	OVER EXTERIOR SERVICE DOOR. REFER ELEVATIONS FOR HEIGHT FURNISHED BY OWNER, INSTALLED BY GC
L86		NAVILITE EMERGENCY LIGHT	2	EXITRONIX MLED1-G-WP	OVER EXTERIOR ENTRANCE & SERVICE DOORS. REFER ELEVATIONS FOR HEIGHT. FURNISHED BY OWNER, INSTALLED BY GC
L86 (ATG)		EXTERIOR RECESS EMERGENCY LIGHT	1	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING WET LOCATION: RL607-14W-120-FL-30K-SN-SN -WET LOCATION	EMERGENCY RECESSED DOWN LIGHT - NORMALLY ON INVERTER UNIT - ISOLITE, IMI-12-LC-V1 FURNISHED BY OWNER INSTALLED BY GC
L90		DECORATIVE LED WALL SCONCE	2	HINKLEY LIGHTING, ATLANTIS; BRONZE; 1649BZ-LED	AT PORTAL OF ENTRY DOOR. REFER ELEVATIONS FOR HEIGHT FURNISHED BY OWNER, INSTALLED BY GC
L97		LED MOTION SECURITY FLOODLIGHT	2	LITHONIA LIGHTING OLF 2RH 40K 120V MO BZ	INTERIOR LIGHT SENSOR TO BE WALL MOUNTED AT +142" FURNISHED BY OWNER, INSTALLED BY GC
L91		DECORATIVE LED WALL SCONCE	4	HINKLEY LIGHTING, SILO; BRONZE; 13594AZ-LL; LED	ALONG REAR EIFS BAND FURNISHED BY OWNER, INSTALLED BY GC

CEILING SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

NO	MANUFACTURER	DESCRIPTION	MATERIAL	FINISH
C1	ARMSTRONG	2' X 2' SUSPENDED T-BAR GRID CEILING SYSTEM	CUSTOM #PN91311	T-BAR AND GRID COLOR: SEPIA CONTACT AT ARMSTRONG-SHERRY BRUNT 1-800-442-4212
C2	USG	2' X 4' SUSPENDED T-BAR GRID CEILING SYSTEM	"VINYL ROCK" VINYL CLAD GYP. BD PANELS	SMOOTH AND WASHABLE WHITE
C3	GOLD BOND	MONOLITHIC CEILING ON METAL FRAMING	5/8" GYP. BD.	SMOOTH PAINT - WHITE AND WASHABLE
C4	NOT USED	-	-	-

SEE SHEET A-103 FOR PAINT SCHEDULE

FINISH SCHEDULE

ROOM NAME	FLOOR	BASE	WALL	CEILING
100 DINING ROOM	T200 24" X 24" TILE	T109 6" X 36" TILE	P101, P104 PAINT T109 TILE W102 WALL COVERING	C1 2' X 2' ARMSTRONG, SEPIA #PN91311 C3 GYP BOARD W/ PAINT P205
101 SERVING AREA	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S1 6" H CONT. (KITCHEN EQUIPMENT ON 6" NSF APPROVED LEGS)	T109 TILE	C3 GYP BOARD W/ SMOOTH WASHABLE PAINT
102 DRIVE-THRU STATION	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S1 6" H CONT. (KITCHEN EQUIPMENT ON 6" NSF APPROVED LEGS)	WP1 FRP PANEL	C2 2' X 4' SUSPENDED GRID WASHABLE VINYL COATED GYP BOARD PANELS
103 KITCHEN	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S1 6" H CONT. (KITCHEN EQUIPMENT ON 6" NSF APPROVED LEGS)	WP3 S.S. BEHIND COOK LINE WP1 FRP PANEL	C2 2' X 4' SUSPENDED GRID WASHABLE VINYL COATED GYP BOARD PANELS
104 KITCHEN PREP.	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S1 6" H CONT. (KITCHEN EQUIPMENT ON 6" NSF APPROVED LEGS)	WP1 FRP PANEL	C2 2' X 4' SUSPENDED GRID WASHABLE VINYL COATED GYP BOARD PANELS
105 WALK-IN COOLER	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S.S. / ALUMINUM WITH 3/8" RADIUS	EXT S.S. INT ALUMINUM GALVANIZED S.S.	ALUMINUM GALVANIZED STAINLESS STEEL
105A WALK-IN FREEZER	GALVANIZED STAINLESS STEEL S1 SILIKAL UNDER WIF SUBFLOOR	S.S. / ALUMINUM WITH 3/8" RADIUS	EXT S.S. INT ALUMINUM GALVANIZED S.S.	ALUMINUM GALVANIZED STAINLESS STEEL
106 MEN'S ROOM	T200 24" X 24" TILE	SCHLUTER	T108 TILE	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
107 WOMEN'S ROOM	T200 24" X 24" TILE	SCHLUTER	T108 TILE	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
108 VESTIBULE	T200 24" X 24" TILE	T109 6" X 36" TILE	P104 PAINT GYB BOARD T109 TILE	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
109 STORAGE ROOM	T200 24" X 24" TILE	T109 6" X 36" TILE	WP1 FRP PANEL	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
110 EXTERIOR STORAGE	SEALED CONCRETE, SMOOTH FINISH	-	WP1 FRP PANEL	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
111 ENTRY VESTIBULE	T200 24" X 24" TILE M100 4' X 6' MAT	T109 6" X 36" TILE	P104 PAINT T109 TILE	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT

DOOR & HARDWARE SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

CONTRACTOR TO PURCHASE DOOR HARDWARE & FRAME DIRECTLY FROM PANDA'S NATIONAL ACCOUNT SUPPLIER. SUPPLIER TO PROVIDE ALL STOREFRONT DOOR HARDWARE, P-LAM DOORS & FRAMES AND HM DOORS & FRAMES

CONTACT FOR QUOTING, ORDERING & LOGISTICS
JERRY JACOBS, PROJECT MANAGER
800-887-4307 EXT. 220 PHONE
jerryj@locknet.com, panda@locknet.com

CONTACT FOR GENERAL ACCOUNT NEEDS
ANGIE HAINES, ACCOUNT MANAGER
800-887-4307 EXT. 145 PHONE / 859-509-4031 MOBILE
Angieh@locknet.com, panda@locknet.com

ADDITIONAL CONTACTS:
THOMAS DOWNS, SALES MANAGER; ThomasD@locknet.com; 800-887-4307 x116
ROB OWEN, DIR. BUSINESS DEVELOPMENT; RobO@locknet.com; 606-748-2065

NOTE!!!! CONTRACTOR HAS THE OPTION TO PURCHASE STOREFRONT HARDWARE FROM OTHER SOURCE, PROVIDED THE HARDWARE IS PER SPECS, NO SUBSTITUTIONS ALLOWED. STOREFRONT HARDWARE SPECS ARE PROVIDED IN THE PROJECT BID PACKAGE. COORDINATE WITH PANDA PROJECT MANAGER LISTED ON SHEET G-001

	HARDWARE										HINGE		STOP		ACCESSORIES						REMARKS
NO.	DOOR MATERIAL	SIZE	FRAME	FACE/EDGE	THK.	CORE	LITE	RATE	PASSAGE	LOCKSET	PRIVACY	S.F. PULL	S.F. PUSH	PANIC	BUTT	CONT. PIANO	FLOOR	WALL	THRESHOLD	LATCH GUARD	DETEX ALARM	SILENCERS	KICKPLATE	CLOSER	
01	ALUMINUM STOREFRONT	3'-0" X 7'-0"	ALUM	DARK BRONZE ANODIZED ALUM.	1 ¾"	HOLLOW	GLASS	-		●		●		●		●	●		●					●	
02	ALUMINUM STOREFRONT	3'-6" X 7'-0"	ALUM	DARK BRONZE ANODIZED ALUM.	1 ¾"	HOLLOW	GLASS	-		●		●		●		●	●		●					●	PROVIDE PULL ON EXTERIOR SIDE
03	S.C. WOOD	3'-0" X 7'-0"	H. MTL	PLASTIC LAMINATE PRE-FINISHED	1 ¾"	SOLID	-	-			●				●			●				●	●	●	KICKPLATE ON EACH SIDE OF DOOR
04	S.C. WOOD	(2) 2'-0" X 7'-0"	H. MTL	PLASTIC LAMINATE PRE-FINISHED	1 ¾"	SOLID	-	-	●						●			●				●	●	●	KICKPLATE ON VESTIBULE SIDE OF DOORS
05	HOLLOW METAL	3'-6" X 7'-0"	H. MTL	PAINTED	1 ¾"	INSUL.	-	-						●	●			●	●	●			●	●	KICKPLATE ON INT. SIDE OF DOOR
06	HOLLOW METAL	(2) 3'-0" X 7'-0"	H. MTL	PAINTED	1 ¾"	INSUL.	-	-		●					●			●	●	●					
07	HOLLOW METAL	3'-0" X 7'-0"	H. MTL	PAINTED	1 ¾"	INSUL.	-	-		●					●			●	●	●					WITH LOUVERED VENT & BUG SCREEN
01S	ALUM. STORE. VESTIBULE	3'-0" X 7'-0"	ALUM	DARK BRONZE ANODIZED ALUM.	1 ¾"	HOLLOW	GLASS	-					●	●	●	●	●							●	

WALL SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

NO.	DESCRIPTION
W1	3-5/8" 20GA. METAL STUD WALL W/ 5/8" TYPE "X" GYP. BOARD BOTH SIDES (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W2	3-5/8" 20GA. METAL STUD WALL W/ 5/8" TYPE "X" GYP. BOARD ON ONE SIDE (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W3	(2) 3-5/8" 20GA. METAL STUD WALLS W/ 5/8" TYPE "X" GYP. BOARD BOTH SIDES (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W4	3-5/8" 20GA. METAL STUD LOW WALL W/ 5/8" TYPE "X" GYP. BD BOTH SIDES. PROVIDE 3 1/2" KNEE-WALL BRACE/POST @ CORNERS AND @ 48" O.C.
W5	6" 20GA. METAL STUD WALL W/ 5/8" TYPE "X" GYP. BOARD BOTH SIDES (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W6	6" 20GA. METAL STUD WALL W/ 5/8" TYPE "X" GYP. BOARD ONE SIDE (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W7	6" 20GA. METAL STUD LOW WALL W/ 5/8" TYPE "X" GYP. BOARD BOTH SIDES. PROVIDE 3 1/2" KNEE-WALL BRACE/POST @ CORNERS AND @ 48" O.C
W8	2 1/2" 20GA. METAL STUD FURRING W/ 5/8" TYPE "X" GYP. BOARD ON ONE SIDE. REFER DETAILS FOR FURRING DISTANCE

WALL PANEL SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

NO	MANUFACTURER	DESCRIPTION	MFG #	COLOR FINISH	REMARK
WP1	CRANE COMPOSITES INC.	F.R.P. THICKNESS: .075	LBCS.14	#636 (GRAY), SMSM	CONTACT: LINDA RUSE 310.857.9036
WP2	-	S.S. PANEL (22 GA)	-	BRUSHED FINISH	FURNISHED BY PX, INSTALLED BY G.C.
WP3	-	S.S. PANEL (22 GA)	-	DIAMOND PATTERN FINISH	FURNISHED BY PX, INSTALLED BY G.C.
WP4	NOT USED				
WP5	NOT USED				
W103	NOT USED				
W102	WOLF GORDON	RED BAMBOO	-	-	CONTACT: CATHY DY 310.770.1165 cathy.dy@wolfgordon.com
W103	WOLF GORDON	CLOUD WALLCOVERING	-	-	CONTACT: CATHY DY 310.770.1165 cathy.dy@wolfgordon.com

SPECIAL SURFACE SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

NO	MANUFACTURER	PRODUCT	MFG #	STAIN / COLOR	FINIISH	REMARK
QZ-5	NOT USED					
QZ-6	NOT USED					
QZ-7	CORIAN	ARTIFICIAL QUARTZ	-	LONDON SKY	POLISHED	
QZ-8	DALTILE	ARTIFICIAL QUARTZ	-	BROADWAY BLACK	POLISHED	SERVICE COUNTER & DRINK STATION PROVIDED BY PX, INSTALLED BY G.C.

INTERIOR PAINT SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

NO	MANUFACTURER	MFG #	COLOR	FINISH	REMARK
P9Aa	SHERWIN-WILLIAMS	SW 7065	ARGOS	PROMAR 200, ZERO VOC, LATEX SEMI-GLOSS	REAR SERVICE DOOR
P98	NOT USED				
P101	SHERWIN-WILLIAMS	SW 6252	ICE CUBE	PROMAR 200, ZERO VOC, LATEX EGG-SHELL	RESTROOM & RESTROOM VESTIBULE CEILING, SERVICE LINE SOFFIT
P102	NOT USED				
P103	NOT USED				
P104	SHERWIN-WILLIAMS	SW 2850	CHELSEA GRAY	PROMAR 200, ZERO VOC, LATEX EGG-SHELL	DINING RM. WALLS, RESTROOM VESTIBULE WALLS
P105	NOT USED				
P106	SHERWIN-WILLIAMS	SW 7020	BLACK FOX	DTM ACRYLIC GLOSS, LOW VOC	RESTROOM DOOR FRAMES & LCD NICHE (BACK WALL)
P205	SHERWIN-WILLIAMS	SW 7675	SEALSKIN	PROMAR 200, ZERO VOC, LATEX EGG-SHELL	FRONT & BACK & UNDERSIDE FACES OF SERVICE COUNTER SOFFIT, DRINK STATION SOFFIT

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

1	CITY COMMENTS	05.10.21

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

G-005

SCHEDULES

TRUE WARM & WELCOME 2300 R5

LEGEND

Proposed Line Types and Symbols shown. Existing Line Types and Symbols shall be the same, but screened, unless designated otherwise by the inclusion of a survey by others.

- Set Survey Monument
- Set Survey Monument (in concrete)
- Found Survey Monument
- Found Survey Monument in Box
- (O.U.) Origin Unknown
- Found Right-of-Way Marker
- Control Point
- Benchmark
- Set Hub
- OHC — Overhead Utility Line(s)
- Underground Electric Line Marker
- UGE — Underground Electric Line
- KCP&L — Underground KCP&L Line (e.g.)
- Utility Pole
- Utility Pole with Transformer
- Guy Anchor
- Utility Pole w/Light & arm
- Street Light Pole w/ arm
- Street Light Pole (14')
- EPA Electric Pedestal (above ground)
- EM Electric Meter
- EV Electric Access Vault (underground)
- EB Electric Access Box (mounted)
- E Electric Manhole
- Electric Pull Box (underground)
- Transformer (pad mounted)
- Yard Light
- AC Air Conditioner Unit
- W — Water Line
- WS — Water Service Line
- Underground Water Line Marker
- Water Valve
- Fire Hydrant
- Fire Hydrant Assembly
- WM Water Meter
- W Water Manhole
- WV Water Vault (underground)
- SC Sprinkler Control Box
- Sprinkler Head
- Yard Hydrant
- BFV Backflow Valve (BFV)
- BFP Backflow Preventer (BFP)
- BO Blow-Off Assembly
- GAS — Gas Line
- GS — Gas Service Line
- SPIRE — Underground Spire Line (e.g.)
- Underground Gas Line Marker
- G Gas Manhole or Access Lid
- Gas Valve
- RG Regulator Unit
- GM Gas Meter
- Casing Vent
- P — Underground Pipe Line (High Capacity)
- Underground Pipe Line Marker
- UGT — Underground Telephone Line
- ATT — Underground AT&T Line (e.g)
- Underground Telephone Line Marker
- T Telephone Pedestal (above ground)
- TM Telephone Manhole
- TA Telephone Access Vault (underground)
- TB Telephone Access Box (mounted)
- FO — Underground Fiber Optic Line
- Underground Fiber Optic Line Marker
- F Fiber Optic Pedestal
- FM Fiber Optic Manhole
- FV Fiber Optic Vault (underground)
- FM Fiber Optic Pedestal on top of Vault
- [36'] Traffic Signal Post w/ Mast Arm
- Pedestrian Signal Pole
- TC Traffic Control Manhole
- TC Traffic Control Cabinet
- TCM Traffic Control Vault (underground)
- UGTV — Underground Cable TV Line
- SPC — Underground Spectrum Line (e.g.)
- Underground Cable TV Marker
- TV Cable TV Pedestal (above ground)
- U Manhole-Unknown Purpose
- GT Grease Trap Access Lid
- MW Monitoring Well
- BH Bore Hole
- Fill Lid (for Underground Tank)
- SAN — Sanitary Sewer Line
- SS — Sanitary Sewer Service Line
- S Sanitary Sewer Manhole
- Clean-out
- VCP Vitrified Clay Pipe
- DIP Ductile Iron Pipe
- PVC Polyvinyl Chloride Pipe
- CIP Cast Iron Pipe
- Underground Utility Line Marker
- Metal Guard Rail or Handrail
- Flag Pole
- Satellite Dish
- Mailbox
- Concrete or Metal Bollard
- Wood Bollard or Wood Post
- STM — Storm Sewer Line
- ST Storm Sewer Manhole
- Curb Inlet
- Field Inlet
- Junction Box
- Grate Inlet
- Grate Inlet (Round/Domed)
- End Section
- Headwall
- Down Spout
- RD — Roof Drain
- CMP Corrugated Metal Pipe
- CMAP Corrugated Metal Arch Pipe
- CPP Corrugated Plastic Pipe
- HDPE High Density Polyethylene Pipe
- RCP Reinforced Concrete Pipe
- RCAP Reinforced Concrete Arch Pipe
- RCB Reinforced Concrete Box
- FES Flared End Section
- Pipe Continues-Outlet or Source Not Found or Not Surveyed
- Wood Fence
- Chain Link Fence
- Wire Fence (with or without barb)
- Barbed Wire Fence
- Plastic Fence
- Iron or Metal Fence
- Gate Post
- Retaining Wall
- Single Pole Sign
- Single Pole Sign
- Double Pole Sign
- Railroad Crossing Gate
- Railroad Switch Machine
- Railroad Tracks
- Wheel Stop
- ADA Parking Stall
- ADA Detection Warning Pad
- Bush
- Deciduous Tree and Size (Scaled for Size)
- Coniferous Tree and Size (Scaled for Size)
- Tree Stump
- Foliage Drip Line/Edge of Timber
- Hedge
- Center Line
- PL Property Line
- R/W Right-of-Way Line
- R= Radius
- L= Arc Length
- CB Chord Bearing
- CD Chord Distance
- Δ Interior Angle (Delta)
- I.T.B. Initial Tangent Bearing
- R/W Right-of-Way
- (M) Monumented
- (m) Measured
- (D) Deeded
- (P) Platted
- (C) Calculated
- (CR) Calculated from Record Dimensions
- (CM) Calculated from Found Monuments
- (PR) Proportioned
- BK. Book
- PG. Page
- DOC. Document Number
- INS. Instrument Number
- VOL. Volume
- ESMT. Easement
- B/L Building Setback Line
- U/E Utility Easement
- D/E Drainage Easement
- ST/E Storm Sewer Easement
- S/E Sanitary Sewer Easement
- IE/E Ingress/Egress Easement
- TC/E Temporary Construction Easement
- SQ. FT. Square Feet
- AC Acres
- CY Cubic Yard
- LF Linear Feet
- CO. Company
- L/S Landscaping (Bushes, Trees, Flowers, Border, Mulch, any or all of them)
- ASPH Asphalt
- CONC Concrete
- COR Corner
- R.WALL Retaining Wall
- STA. Station
- Lt Left
- Rt Right
- PI Point of Intersection
- PC Point of Curve
- PT Point of Tangent
- Not To Scale
- NTS Not To Scale

UTILITY GENERAL NOTES

1. Contractor to ensure 6" minimum separation between utilities at crossings. Contractor to call civil if any conflicts between utilities are found.
2. Fire Line Notes:
   - 2.1. All private fire lines shall be installed in accordance with NFPA 24, and other applicable codes and standards.
   - 2.2. Contact the fire department to schedule inspections prior to private fire lines being backfilled.
   - 2.3. Contact the fire department to witness scheduled hydrostatic tests and flushes of private fire lines.

UTILITY CONTACTS

*Contractor must contact the **Ohio Utilities Protection Service at 811 or 1-800-362-2764**, at least 48 hours, but not more than 10 working days (excluding weekends and legal holidays), before beginning any excavation.*

In the event of an emergency, call Emergency Utility Service at 513-785-7550, or call 911.

GAS FACILITIES:
CITY OF HAMILTON
345 HIGH STREET, 4TH FL.
HAMILTON, OHIO 45011
(513) 785-7280
JOY RODENBURGH, P.E.

WATER FACILITIES:
CITY OF HAMILTON
345 HIGH STREET, 4TH FL.
HAMILTON, OHIO 45011
(513) 785-7280
JOY RODENBURGH, P.E.

SANITATION FACILITIES:
CITY OF HAMILTON
345 HIGH STREET, 4TH FL.
HAMILTON, OHIO 45011
(513) 785-7280
JOY RODENBURGH, P.E.

STORM FACILITIES:
CITY OF HAMILTON
345 HIGH STREET, 4TH FL.
HAMILTON, OHIO 45011
(513) 785-7280
ALLEN MESSER, P.E.

TRAFFIC SIGNALS:
CITY OF HAMILTON
345 HIGH STREET, 4TH FL.
HAMILTON, OHIO 45011
(513) 785-7280
SCOTT HOOVER

ELECTRIC FACILITIES:
CITY OF HAMILTON
345 HIGH STREET, 4TH FL.
HAMILTON, OHIO 45011
(513) 785-7280
JIM MARSHALL

ELECTRIC FACILITIES:
DUKE ENERGY
P.O. BOX 960, ROOM 467 A
CINCINNATI, OHIO 45201
(513) 287-3674
AARON WRIGHT

TELEPHONE FACILITIES:
CINCINNATI BELL
221 E. 4TH STREET
MAIL LOCATION 343
CINCINNATI, OHIO 45202
(513) 566-3154
DERRICK BROWN

TELEPHONE FACILITIES:
AT&T
3233 WOODMAN DRIVE
DAYTON, OHIO 45420
(937) 296-3555
TIM CALLIHAN

CABLE FACILITIES:
SPECTRUM (CHARTER COMMUNICATIONS)
10920 KENWOOD ROAD
BLUE ASH, OHIO 45242
(513) 748-6894
JOSHUA MILLS

GAS TRANSMISSION:
TEXAS EASTERN
1157 STATE ROAD 122 W
LEBANON, OHIO 45036
(713) 592-2846
CHARLIE NEWMAN

Traffic Control Setup
CITY OF HAMILTON
(513) 785-7280

All existing utility locations shown are approximate only and are not guaranteed to be accurate or all inclusive. Contractor shall be responsible for contacting all utility companies and verifying the actual field locations of all utilities prior to any construction activity. Contractor shall keep all utility locations current. Utilities damaged through the negligence of the contractor to obtain the proper field locations shall be the responsibility of the contractor to repair or replace at their expense and at the direction of the utility company. The contractor shall pothole and survey all utility crossings prior to construction of any portion of storm sewer, sanitary sewer laterals, underdrains, conduit and any other subsurface element of the project. The survey information shall be forwarded to the project engineer for review. The contractor shall not begin construction on any subsurface element on the project without the approval of the project engineer. Utility coordination, potholing/surveying shall be subsidiary to other bid items.

GENERAL NOTES

1. All work in public easement and Right-of-Way shall be installed per the requirements and specifications of the City of Hamilton, Ohio.
2. All existing topographic, survey, and utility information shown was provided by BRCJ Dated Novemeber 9, 2020. BHC Rhodes makes no guaranties as to the accuracy of the existing information shown hereon. Contractors shall satisfy themselves as to the existing conditions of the site and have all utilities located prior to commencing construction.
3. The Contractor shall be required to obtain all Federal, State, and Local permits required for this project prior to commencing construction.
4. Any work adjacent to or crossing existing streets requires proper traffic control devices. Traffic control devices shall be placed in accordance with the Manual of Uniform Traffic Control Devices (MUTCD).
5. The contractor shall be required to demolish, remove and dispose of all existing structures, pavements, and features necessary to construct the improvements shown hereon. Any waste materials generated during construction shall be removed from the site by the Contractor and disposed of in accordance with all local, State, and Federal regulations governing such disposal.
6. The contractor shall prevent any trash, debris, or liquid wastes from being disposed of in sanitary sewers, storm sewers, or open drainage systems.
7. The Contractor shall be solely responsible to protect adjacent property, structures, and other improvements from damage during construction. In the event of damage to adjacent property, structures, or improvements, the contractor shall repair or replace such damage to the Owners's satisfaction at the Contractor's expense.
8. Contractors at the site shall be solely responsible for jobsite safety for all aspects of work shown hereon.
9. All work and materials used in the construction of the improvements shown hereon shall comply with all referenced standards, specifications, and plan notes.
10. All buildings are shown as a reference only. All buildings shall be located and constructed per the Architectural drawings prepared by others.
11. Contractor shall be responsible for contacting all utility companies for field locations of underground utilities affected by the contract. All existing utilities indicated on these plans are according to the best information available to the engineer; however, all utilities actually existing may not be shown. Utilities damaged through the negligence of the contractor to obtain the location of same shall be repaired or replaced at the expense of the contractor.
12. Coordinate with facility representative as to when construction activities may be performed to work with the operations of the facility.
13. Any and all hazards shall be properly identified and barricaded from access during all non-construction periods.
14. Unless specified otherwise, all construction shall meet the requirements of the Ohio Department of Transportation (ODOT) Standard Specifications, except as modified by these plans.
15. Third party inspection of the storm sewer is required, after inspection, provide documentation to the City of Hamilton, Ohio.
16. Private Erosion & Sediment Control inspections are required in accordance with NPDES schedule and requirements. After inspections, provide the City of Hamilton, Ohio with reports and documentation.
17. A Right-of-Way permit is required from the City of Hamilton, Ohio Public Works Department for any work within the public right-of-way.

PROPERTY INFORATION

1485 MAIN ST.
HAMILTON, OH 85013

SITUATED IN THE CITY OF HAMILTON, COUNTY OF BUTLER, STATE OF OHIO.

LOT NUMBER 29863, FIRST WARD.

OWNER/DEVELOPER

PANDA EXPRESS, INC.
1683 WALNUT GROVE AVE
ROSEMEAD, CA 91770
P (626) 799-9898

CIVIL ENGINEER

BHC RHODES
7101 COLLEGE BOULEVARD, SUITE 400
OVERLAND PARK, KANSAS 66210
CONTACT: MARK SHERFY, P.E.
EMAIL: MARK.SHERFY@IBHC.COM
PHONE: 913-663-1900

LANDSCAPE ARCHITECT

BHC RHODES
7101 COLLEGE BOULEVARD, SUITE 400
OVERLAND PARK, KANSAS 66210
CONTACT: NINAH BUTLER, PLA
EMAIL: NINAH.BUTLER@IBHC.COM
PHONE: 913-663-1900

ARCHITECT

H.C. KLOVER ARCHITECT
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
CONTACT: RYAN TALBOTT
EMAIL: RYAN.TALBOTT@KLOVER.NET
PHONE: 913-649-8181

CIVIL INDEX OF SHEETS

Sheet Number	Sheet Title
C0.1	General Information
C0.2	Survey
C0.3	Demolition Plan
C1.0	Site Plan
C2.0	Dimension Plan
C3.0	Grading Plan
C3.1	Detailed Grading
C4.0	Utility Plan
C5.0	Erosion Control Plan
C6.0	Civil Details 1
C6.1	Civil Details 2
C6.2	Civil Details 3
C6.3	Civil Details 4
C6.4	Civil Details 5
C6.5	Civil Details 6
L1.0	Landscape Plan
L2.0	Planting Details
L2.1	Irrigation Details 1
L2.2	Irrigation Details 2
A1	Exist Conditions
A2	Prop Conditions

BHC RHODES
Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
BHC RHODES is a trademark of Brungardt Honomichl & Company, P.A.

PANDA EXPRESS CHINESE KITCHEN

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84751
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

GENERAL INFORMATION

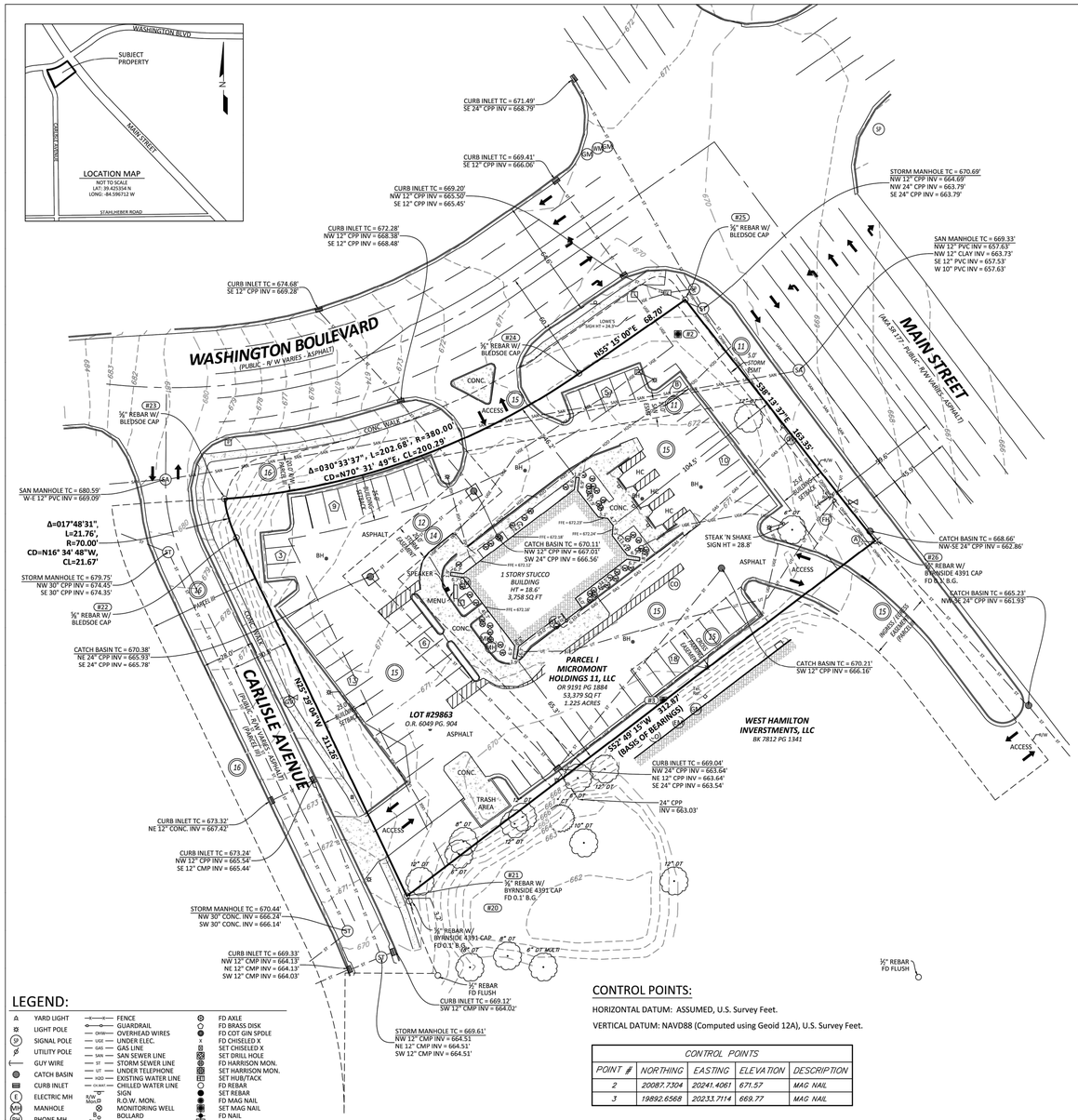
C0.1

TRUE WARM & WELCOME 2300 R5

Apr. 14, 2021 – 2:49pm Plotted By: travis.gerber V:\026800-Panda Express – Master 2018\026800.18–Hamilton OH\04–DWG\Eng\Sheet\026800.18–SHTS–INFO.dwg Layout: Gen–Info

ALTA / NSPS LAND TITLE SURVEY

LOT NUMBER 29863, FIRST WARD, CITY OF HAMILTON, BUTLER COUNTY, OHIO



DESCRIPTION

PARCEL I:
Situated in the County of Butler and State of Ohio:
Lot Number 29863, First Ward. City of Hamilton, Butler County, Ohio as recorded in Official Record 6049, Page 904 of the Butler County, Ohio Records. A survey of this property was made by Tri-state Location Services, 722 Nilles Road, Fairfield, Ohio 45014.

PARCEL II:
Non-Exclusive easement for the benefit of Parcel I for vehicular and pedestrian ingress and egress over and across the land described in Exhibit C thereto and shown on Exhibit E thereto. as created by Parking and Cross Access Easement dated August 23, 1996, filed for record August 27, 1996. Of record in Official Record 6047, Page 1297. Recorder's Office, Butler County. Ohio.

PARCEL III:
Non-Exclusive easement for the benefit of Parcel I for vehicular and pedestrian ingress and egress over and across the land described in Exhibit C thereto and shown on Exhibit E thereto as created by Access Easement to Washington Boulevard dated August 23, 1996, filed for record August 27,1996, of record in Official Record 6047, Page 1308, Recorder's Office. Butler County, Ohio.

As affected by Dedication Plat of Carlisle Avenue filed for record November 24, 1999, of record in Envelope 3092, Pages A, B and C, Recorder's Office, Butler County, Ohio.

CERTIFICATION

To: Klover Architects, CFT NV Developments, LLC, a Nevada limited liability company and Fidelity National Title Insurance Company.

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 5, 6(a), 6(b), 7(a)(1), 7(c), 8, 9, 11, 13, 14, 16, 17, 18 and 19 of Table A thereof. The field work was completed on October 31, 2020.

Date of Plat or Map: November 9, 2020

By:
Name: James C. Tibbett
Professional Land Surveyor No. 8332
State of Ohio

STATE OF OHIO · JAMES C TIBBETT 8332 · REGISTERED PROFESSIONAL SURVEYOR

The property described and shown hereon is the same property described in Fidelity National Title Insurance Company Owner's Policy No. 38200603 dated October 15, 2020.

EASEMENT NOTES:

Per Fidelity National Title Insurance Company Owner's Policy No. 38200603 dated October 15, 2020.

11. Right of Way and easements contained on record plat of Hamilton Hills Plaza of record In Plat Envelope 2502, Page A through E. Recorder's Office, Butler County, Ohio. THIS EASEMENT CROSSES THE SURVEYED PROPERTY AND AFFECTS AS SHOWN HEREON.

12. Covenants and restrictions contained in Declaration of Restrictions by Sault Associates of record in Official Record Book 6047, Page 1284, Recorder's Office, Butler County, Ohio and shown on the Survey. THIS EASEMENT CROSSES THE SURVEYED PROPERTY AND AFFECTS AS SHOWN HEREON.

13. Easement contained in deed from Sault Associates Limited Partnership to Steak N Shake, Inc. of record in Official Record Book 6047. Page 1289, Recorder's Office, Butler County, Ohio. THE SURVEYED PROPERTY IS INCLUDED WITHIN THIS DOCUMENT. BLANKET IN NATURE, NOT SHOWN.

14. Drainage Easement to City of Hamilton of record in Official Record Book 6047, Page 1292 as affected by Amendment to Drainage Easement of record in Official Record Book 6115, Page 1079, both of the Recorder's Office, Butler County, Ohio and shown on the Survey. THIS EASEMENT CROSSES THE SURVEYED PROPERTY AND AFFECTS AS SHOWN HEREON.

15. Covenants, easements and obligations burdening the Land and terms and conditions of easements benefiting the Land contained in Parking and Cross Access Easement between Sault Associates Limited Partnership and Steak N Shake, Inc. of record in Official Record Book 6047, Page 1297, Recorder's Office, Butler County, Ohio. THE SURVEYED PROPERTY IS INCLUDED WITHIN THIS DOCUMENT. BLANKET IN NATURE, NOT SHOWN. INGRESS/EGRESS AREAS AS SHOWN HEREON.

16. Covenants, easements and rights burdening the Land and terms and conditions of easements benefiting the Land contained in Access Easement to Washington Boulevard between Sault Associates Limited Partnership and Steak N Shake, Inc. of record in Official Record Book 6047, Page 1308, as affected by Road Dedication Plat Carlisle Avenue of record in Plat Envelope 3092, Pages A, B and C, both of record in Recorder's Office, Butler County, Ohio. THIS EASEMENT TOUCHES THE SURVEYED PROPERTY AND AFFECTS AS SHOWN HEREON.

17. Terms, conditions, covenants, easements, rights and obligations contained in Drainage Easement between Sault Associates Limited Partnership and Steak N Shake, Inc. of record In Official Record Book 6047, Page 1318, Recorder's Office, Butler County, Ohio. THIS EASEMENT CROSSES THE SURVEYED PROPERTY AND AFFECTS AS SHOWN HEREON.

ENCROACHMENT NOTES:

A. (FROM PRIOR SURVEY) OVERHEAD WIRES CROSSING SUBJECT PROPERTY ALONG MAIN STREET, NO EASEMENT PROVIDED.

B. SANITARY SEWER CROSSES PROPERTY, OUTSIDE OF EASEMENT.

NOTES:

1. PROPERTY IS LOCATED IN FLOOD ZONE "X" PER FEMA FLOOD INSURANCE RATE MAP NUMBER 39017C0186E, PANEL NOT PRINTED .

2. ZONING NOTES:
ZONING CLASSIFICATION: PROPERTY IS ZONED B-2 COMMUNITY BUSINESS DISTRICT (B-2), CURRENT USE AS A RESTAURANT WITH DRIVE-THROUGH IS ALLOWED.
BUILDING SETBACKS:
FRONT = 25'
SIDE = NONE
REAR = 25'
HEIGHT RESTRICTIONS: MAXIMUM BUILDING HEIGHT = 35' OR 2.5 STORIES
OFF-STREET PARKING REQUIREMENTS: 1 SPACES FOR EVERY 150 SQUARE FEET OF GROSS FLOOR AREA

THE ZONING INFORMATION ABOVE PER CITY OF HAMILTON, OHIO ZONING LETTER DATED JUNE 14, 2018. CLIENT DID NOT PROVIDE A ZONING REPORT AT THE TIME OF THE SURVEY.

3. PARKING: THERE ARE 67 TOTAL PARKING SPACES ON SITE, 3 OF WHICH ARE DESIGNATED HANDICAP.

4. FIELD WORK PERFORMED OCTOBER 31, 2020.

5. ALL 5/8"REBAR SET ARE MARKED WITH ORANGE CAP STAMPED "BRCI-TIBBETT S.8332 OH" AND ARE FLUSH WITH GROUND UNLESS NOTED OTHERWISE.

6. THERE IS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS WITHIN RECENT MONTHS.

7. THERE IS NO VISIBLE EVIDENCE OF PROPOSED STREET RIGHT OF WAY CHANGES. R.O.W. IS SHOWN PER CURRENT DEED AND TITLE INFORMATION.

8. THERE IS NO OBSERVABLE EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS.

9. THERE IS NO OBSERVABLE EVIDENCE OF SITE USE AS A SOLID WASTE DUMP, SUMP, SANITARY LANDFILL, CEMETERY, GRAVESITE OR BURIAL GROUNDS.

10. ACCESS IS PROVIDED DIRECTLY BY WASHINGTON BLVD AND CARLISLE AVENUE, BOTH PUBLIC STREETS AND INDIRECTLY VIA EASEMENT ITEM 15 TO MAIN STREET, A PUBLIC STREET.

11. THIS SURVEY MAP CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY.

12. THERE ARE NO DISCREPANCIES BETWEEN THE BOUNDARY LINES OF THE PROPERTY AS SHOWN ON THIS SURVEY MAP AND AS DESCRIBED IN THE LEGAL DESCRIPTION PRESENTED IN THE TITLE COMMITMENT.

13. THE BOUNDARY LINE DIMENSIONS AS SHOWN ON THIS SURVEY MAP FORM A MATHEMATICALLY CLOSED FIGURE WITHIN +/_0.1 FOOT.

14. THE BOUNDARY LINES OF THE PROPERTY ARE CONTIGUOUS WITH THE BOUNDARY LINES OF ALL ADJOINING STREETS, HIGHWAYS, RIGHTS OF WAY AND EASEMENTS, PUBLIC OR PRIVATE, AS DESCRIBED IN THE MOST RECENT RESPECTIVE LEGAL DESCRIPTIONS OF RECORD.

15. EXCEPT AS OTHERWISE NOTED BELOW, IF THE PROPERTY CONSISTS OF TWO OR MORE PARCELS, THERE ARE NO GAPS OR GORES BETWEEN SAID PARCELS.

16. NO EVIDENCE OF POTENTIAL WETLANDS WERE OBSERVED BEING MARKED ON THE SUBJECT PROPERTY AT THE TIME THE SURVEY WAS CONDUCTED, NOR HAVE WE RECEIVED ANY DOCUMENTATION OF ANY WETLANDS BEING LOCATED ON THE SUBJECT PROPERTY.

17. CONTOURS REPRESENT 1-FOOT INTERVALS.

18. UTILITIES SHOWN HEREON ARE PER OBSERVED ABOVE GROUND EVIDENCE AND FROM UTILITY MARKINGS PLACED ON THE GROUND BY OHIO MEMBER UTILITIES (SEE TICKETS BELOW). MEMBER UTILITIES DO NOT LOCATE PRIVATE LINES OR FACILITIES. MEMBER UTILITIES DO NOT LOCATE SERVICE LINES NOR ALL UTILITIES WHEN A SURVEY IS THE PURPOSE OF THE TICKET. OVERHEAD UTILITIES ARE IDENTIFIED AS OVERHEAD WITHOUT SPECIAL INVESTIGATION AS TO THE TYPE OR NATURE. STORM AND SANITARY INVERT ELEVATIONS, PIPE SIZES, AND MATERIALS ARE ALL APPROXIMATE BASED ON LIMITED INFORMATION AVAILABLE FROM THE SURFACE. NO STRUCTURES WERE ENTERED TO ACCURATELY MEASURE PIPE SIZES OR TO VERIFY PIPE TYPE AND MATERIAL. STRUCTURE GRATES AND COVERS SHOWN SHOULD NOT BE ASSUMED TO BE THE CENTER OF THE BELOW GROUND STRUCTURE. ALL UTILITIES INCLUDING LOCATIONS AND SIZES NEED TO BE VERIFIED PRIOR TO CONSTRUCTION EFFORTS.

19. THE FOLLOWING IS/ARE THE OHIO TICKET NUMBER/S FOR THIS PROJECT: A030103085

20. THE FOLLOWING ARE THE MEMBER UTILITIES NOTIFIED BY OHIO:
CBT =CINCINNATI BELL HAMP =HAMILTON - CITY OF
SWR =SOUTHWEST REGIONAL WATER TEAP =TEXAS EASTERN GAS TRANSMISSION
WSOP =CHARTER COMM (SPECTRUM/TIME WA

21. The utilities shown on this survey represent Quality Level C standard of care.
The American Society of Civil Engineers (ASCE) has developed an important standard of care guideline, Standard Guideline for the Collection and Depiction of Existing Subsurface Utility Data, CI/ASCE 38-02.
This standard guideline describes four quality levels of utility depiction:
Quality Level D - Information derived from existing records or oral recollections.
Quality Level C - Information obtained by surveying and plotting visible above-ground utility features and by using professional judgment in correlating this information to Quality Level D.
Quality Level B - Information obtained through the application of appropriate surface geophysical methods to determine the existence and approximate horizontal position of subsurface utilities.
Quality Level A - Precise horizontal and vertical location of utilities obtained by the actual exposure and subsequent measurement of subsurface utilities, usually at a specific point.
To order a copy of ASCE Standard 38-02, please go to the ASCE Bookstore: http://www.pubs.asce.org/ or call 1-800-548-2723.

CONTROL POINTS:

HORIZONTAL DATUM: ASSUMED, U.S. Survey Feet.

VERTICAL DATUM: NAVD88 (Computed using Geoid 12A), U.S. Survey Feet.

CONTROL POINTS				
POINT #	NORTHING	EASTING	ELEVATION	DESCRIPTION
2	20087.7304	20241.4061	671.57	MAG NAIL
3	19892.6568	20233.7114	669.77	MAG NAIL

LEGEND:

YARD LIGHT	FENCE	FD AXLE	
LIGHT POLE	GUARDRAIL	FD BRASS DISK	
SIGNAL POLE	OVERHEAD WIRES	FD COT GIN SPDLE	
UTILITY POLE	UNDER ELEC.	FD CHISELED X	
GUY WIRE	GAS LINE	SET CHISELED X	
CATCH BASIN	SAN SEWER LINE	SET DRILL HOLE	
CURB INLET	STORM SEWER LINE	FD HARRISON MON.	
ELECTRIC MH	UNDER TELEPHONE	SET HARRISON MON.	
MANHOLE	EXISTING WATER LINE	SET HUB/TACK	
PHONE MH	CHILLED WATER LINE	FD REBAR	
SANITARY MH	SIGN	SET REBAR	
SIGNAL MH	R.O.W. MON.	FD MAG NAIL	
STEAM MH	MONITORING WELL	SET MAG NAIL	
STORM MH	BOLLARD	FD NAIL	
WATER METER	BORE HOLE	SET NAIL	
ELEC. METER	DOWNSPOUT	FD PIPE	
CLEANOUT	GATE POST	FD RR SPIKE	
GAS METER	POLE	SET RR SPIKE	
GAS VALVE	PARKING METER	FD STONE	
WATER MH	SPIGOT	RECORDED B&D	
FIRE HYDRANT	T-POST	MEASURED B&D	
SPR. HOOKUP	WOOD POST	CALCULATED B&D	
SPRINKLER	PARKING SPACES	PROPORTIONAL DIST.	
	TRANSFORMER	ABOVE GROUND	
	ELEC. VAULT	BELOW GROUND	
	PHONE VAULT		
	STEAM VAULT	CONIF. TREE	
	VALVE VAULT	DECID. TREE	
	AC UNIT	SHRUB	
	WATER VALVE		
	FIRE MAIN POST	PHONE RISER-BOX	
	MAILBOX	TV RISER-BOX	
	PROP. TANK	ELEC. RISER-BOX	
	PARKING BLOCK	GAS RISER-BOX	
	POST		

S:\Jobs\9801-9900\9836 STEAK N SHAKE (3) SITES\C - HAMILTON, OH (1485 W. MAIN ST.)\2020 update with new client\Draw\9836C_C3D_ALTATOPO.dwg

Apr 14, 2021 – 2:49pm Plotted By: travis.gerber V:\026800—Panda Express – Master 2018\026800.18–Hamilton, OH\04–DWG\Eng\Sheet\026800.18–SHTS–SRVY.dwg Layout: Ext–Survey

Revision	By	Date

SCALE 1"=30'

Bledsoe Riggert Cooper James
BRCJ
LAND SURVEYING • GEOMATICS
1351 West Tapp Road Bloomington, Indiana 47403
Phone: 812-336-8277 Email: mjames@brcjlnd.com

1485 W. MAIN STREET
HAMILTON, OHIO
FOR
KLOVER ARCHITECTS

SURVEYED BY :	J.L. & G.W.
DRAWN BY :	R.S.I.
CHECKED BY :	M.J.J./J.C.T.
DATE:	NOVEMBER 9, 2020

ALTA / NSPS SURVEY

SHEET 1 OF 1

PROJECT NO. 9836C

BHC RHODES
Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
BHC RHODES is a trademark of Brungardt Honomichl & Company, P.A.

PANDA EXPRESS, INC.
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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

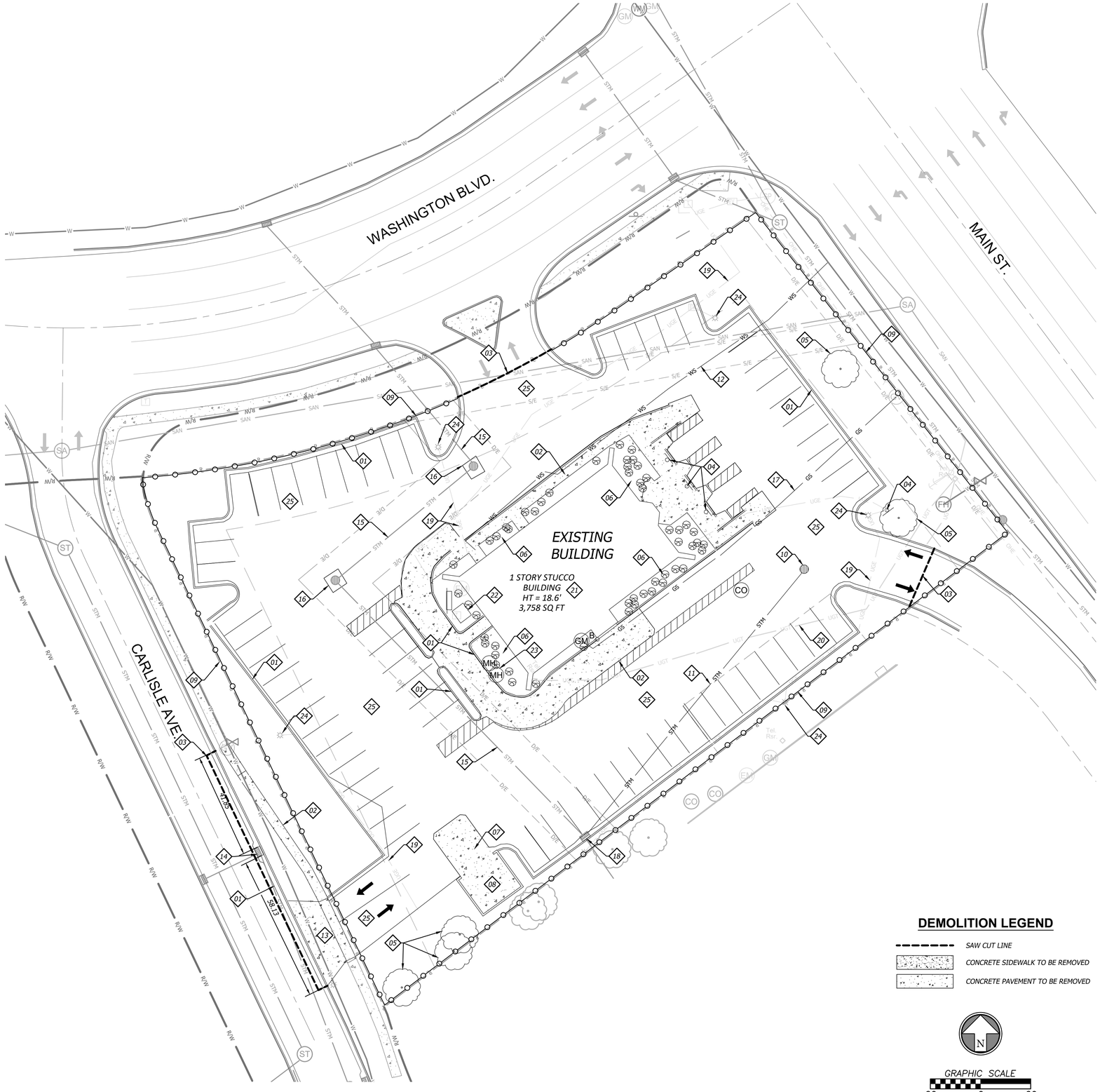
khcklover architect
8813 PENROSE LANE. SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

SURVEY

C0.2

TRUE WARM & WELCOME 2300 R5



GENERAL NOTES

1. ALL MATERIALS SHALL BE REMOVED AND DISPOSED OF OFF-SITE. IT IS THE CONTRACTORS RESPONSIBILITY TO MEET ALL APPLICABLE LAWS AND REGULATIONS PERTAINING TO THE DISPOSAL OF CONSTRUCTION/DEMOLITION MATERIAL.
2. CONTRACTOR SHALL VERIFY LOCATION OF ALL UTILITIES PRIOR TO ANY EXCAVATION OR CONSTRUCTION ACTIVITY.
3. RECYCLE AS MUCH WASTE MATERIAL AS POSSIBLE. DOCUMENT RECYCLED MATERIAL.
4. ALL SAWCUTS SHALL BE DONE WITH NEAT AND CLEAN EDGES. ALL SAW CUTS SHALL BE MADE AT THE NEAREST CONSTRUCTION JOINT JOINT TO THE DIMENSION SHOWN. DIMENSION SHOWN SHALL BE MINIMUM LIMITS OF REMOVAL.
5. THE CONTRACTOR SHALL REMOVE ANY AND ALL EXISTING DEBRIS WHICH IS ENCOUNTERED FROM THE EXISTING SITE. THIS SHALL INCLUDE, BUT SHALL NOT BE LIMITED TO, FOOTINGS, CONCRETE SLABS, CONDUITS, GRANULAR SUBGRADE, UTILITY SERVICES, AND/OR UNSUITABLE STRUCTURAL FILL MATERIAL AS DETERMINED BY THE OWNER'S ENGINEER. THE COST FOR THESE REMOVALS SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT. SAID DEBRIS SHALL BECOME PROPERTY OF THE CONTRACTOR AND IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO DISPOSE OF PROPERLY OFF-SITE.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AND PAYMENT OF ANY PERMITS FOR DEMOLITION THAT PERTAIN TO THIS PROJECT.
7. THE CONTRACTOR SHALL ENSURE THAT ANY STRUCTURES TO REMAIN WHICH ARE DAMAGED DURING DEMOLITION OPERATIONS SHALL BE REPAIRED TO MEET CURRENT CODE, AT NO ADDITIONAL COST TO THE OWNER.
8. ALL EXISTING UTILITIES REMOVED DURING CONSTRUCTION SHALL HAVE THEIR TRENCHES BACKFILLED WITH STRUCTURAL FILL AND BE COMPACTED TO THE REQUIREMENTS FOR STRUCTURAL FILL.
9. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR PROVIDING ALL TEMPORARY PIPE, MANHOLES, PUMPS, ETC. TO ENSURE CONTINUOUS SERVICE FOR STORM AND SANITARY SEWERS. BY-PASS PUMPING SHALL BE CLOSELY MONITORED, BY THE CONTRACTOR, AT ALL TIMES.
10. ALL REMOVALS REQUIRED TO PROPERLY PERFORM THE WORK (WHETHER SHOWN ON THE PLANS OR NOT) SHALL BE PERFORMED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
11. ALL PROTECTION FENCING SHALL BE INSTALLED PRIOR TO DEMOLITION/CONSTRUCTION ACTIVITY. THE CONTRACTOR SHALL PROVIDE A 6-FOOT SECURITY FENCE AROUND THE ENTIRE JOB SITE WITH LOCKED GATED ACCESS POINTS, IF REQUIRED BY THE OWNER OR THE CITY.

00 DEMOLITION NOTES

01 *REMOVE AND DISPOSE OF EXISTING CURB.*

02 *REMOVE AND DISPOSE OF CONCRETE SIDEWALK.*

03 *SAW CUT EXISTING PAVEMENT TO FULL DEPTH AND CLEAN EDGE.*

04 *REMOVE AND DISPOSE OF EXISTING SIGN, FOOTING, ELECTRICAL SERVICE AND CONDUIT.*

05 *CONTRACTOR TO COORDINATE WITH LANDSCAPE COMPANY ON REMOVAL AND RELOCATION OF EXISTING TREES.*

06 *REMOVE AND DISPOSE OF EXISTING LANDSCAPE AREA.*

07 *REMOVE AND DISPOSE OF EXISTING CONCRETE PAD.*

08 *REMOVE AND DISPOSE OF EXISTING FENCE AND TRASH ENCLOSURE.*

09 *INSTALL PROTECTION FENCING.*

10 *REMOVE AND DISPOSE OF EXISTING CATCH BASIN.*

11 *REMOVE AND DISPOSE OF EXISTING 12" CPP*

12 *REMOVE AND DISPOSE OF EXISTING WATER SERVICE LINE, METER PIT, AND CAP AT MAIN. RETURN METER TO CITY.*

13 *REMOVE AND DISPOSE OF EXISTING CONCRETE DRIVE APPROACH.*

14 *CONTRACTOR TO MODIFY EXISTING CURB INLET. SEE STORM PLAN SHEET.*

15 *LEAVE STORM PIPE IN PLACE - DO NOT REMOVE.*

16 *SEE UTILITY PLAN FOR AREA INLET REVISIONS.*

17 *REMOVE AND DISPOSE OF EXISTING GAS SERVICE LINE AND METER BACK TO MAIN. CAP LINE AT CONNECTION POINT. COORDINATE REMOVAL WITH GAS COMPANY.*

18 *LEAVE EXISTING CURB INLET IN PLACE - DO NOT REMOVE.*

19 *REMOVE AND DISPOSE OF EXISTING ELECTRICAL SERVICE LINE AND CONDUIT. COORDINATE REMOVAL WITH UTILITY COMPANY.*

20 *REMOVE AND DISPOSE OF UNDERGROUND TELEPHONE LINE AND CONDUIT. COORDINATE REMOVAL WITH UTILITY COMPANY.*

21 *REMOVE AND DISPOSE OF EXISTING BUILDING.*

22 *EXISTING TRANSFORMER TO BE REMOVED. COORDINATE REMOVAL WITH UTILITY COMPANY.*

23 *REMOVE AND DISPOSE OF EXISTING GREASE INTERCEPTOR. CONTRACTOR TO LOCATE, REMOVE AND DISPOSE OF EXISTING SANITARY SERVICE LINE(S) BACK TO MAIN AND CAP.*

24 *RELOCATE AND REUSE EXISTING LIGHT POLE AND BASE. SEE ELECTRICAL PLANS FOR NEW LOCATIONS.*

25 *REMOVE AND DISPOSE OF EXISTING ASPHALT PAVEMENT.*

DEMOLITION LEGEND

SAW CUT LINE

CONCRETE SIDEWALK TO BE REMOVED

CONCRETE PAVEMENT TO BE REMOVED

N

GRAPHIC SCALE
20 0 20

BHC RHODES
Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERRY
PE 84751
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

hcklovearchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

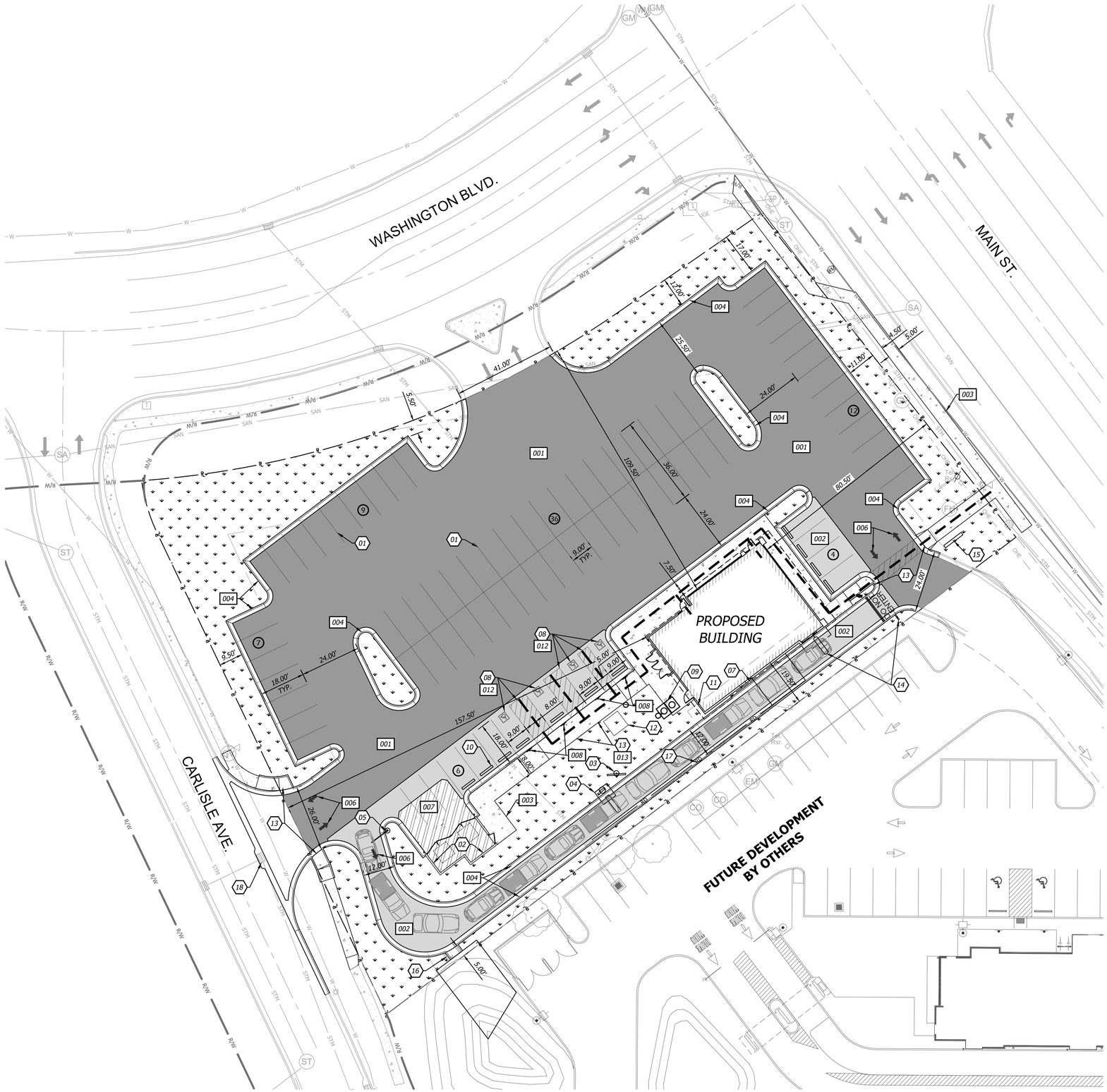
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

DEMOLITION PLAN

C0.3

TRUE WARM & WELCOME 2300 R5

Apr 14, 2021 – 2:49pm Plotted By: travis.gerber V:\026800--Panda Express – Master 2018\026800.18--Hamilton Oh\04--DWG\Exp'j.Sheet\026800.18--SHTS--DEMO.dwg Layout: Demo Plan



SITE DATA

TOTAL FLOOR AREA:	2,300 SQ FT
PROPOSED SITE AREA:	1.225 ACRES
DISTURBED AREA:	1.225 ACRES

PARKING DATA
CITY REQUIREMENTS- RESTAURANT
1 SPACE PER FOR EACH 150 GROSS SQUARE FEET FLOOR AREA

STALLS REQUIRED	16
TOTAL STALLS PROVIDED	74
STANDARD STALLS PROVIDED	70
ADA ACCESSIBLE STALLS PROVIDED	4
STACKING PROVIDED	12

SETBACKS

FRONT	25
BACK	25
SIDE	NONE

ZONING CLASSIFICATION:

B-2 COMMUNITY BUSINESS

PLANNED LANDUSE:

B-2 COMMUNITY BUSINESS

DEVELOPER INFORMATION

PANDA EXPRESS, INC
1683 WALNUT GROVE AVENUE
ROSEMEAD, CA 97770
PHONE: 626.799.9898

00 CONSTRUCTION NOTES

01 LEAD FREE, WATER-BORNE EMULSION BASED WHITE TRAFFIC PAINT FOR PARKING LOT STALL STRIPING (TYP.).
02 DUMPSTER AND SCREENING ENCLOSURE. SEE ARCHITECT'S PLANS
03 MENU BOARD. SEE ARCHITECT'S PLANS
04 SPEAKER BOX. SEE ARCHITECT'S PLANS
05 DRIVE THRU CLEARANCE BAR. SEE ARCHITECT'S PLANS
06 NOT USED
07 BACK OF CURB ALONG DRIVE-THRU, ADJACENT TO BUILDING SHALL EXTEND BACK TO FOOTING
08 ADA PARKING AREA. 2% MAXIMUM SLOPE IN ANY DIRECTION.
09 1000 GALLON GREASE INTERCEPTOR
10 RUBBER WHEEL STOPS
11 GAS METER LOCATION
12 TRANSFORMER LOCATION
13 PROPOSED ADA RAMPS
14 DO NOT ENTER/THANK YOU SIGN. SEE ARCHITECT'S PLANS
15 MONUMENT SIGN. SEE ARCHITECTS PLANS
16 PROPOSED DRAINAGE FLUME
17 ROOF DRAIN PIPE SYSTEM
18 MODIFY EXISTING STORM SEWER TOP. SEE SHEET C6.5

000 DETAILS

SEE CONSTRUCTION DETAILS - SHEETS C6.0-C6.3

001 ASPHALT PAVEMENT
002 CONCRETE PAVEMENT
003 CONCRETE SIDEWALK
004 CONCRETE CURB & GUTTER
006 DIRECTIONAL ARROW
007 CONCRETE DUMPSTER PAD
008 ADA PARKING STALL SIGNAGE
012 ADA PARKING STALL STRIPING
013 "TYPE C" PRIVATE SIDEWALK RAMP (ADA COMPLIANT)

SITE LEGEND

- PROPOSED BUILDING
- ASPHALT PAVEMENT
- CONCRETE PAVEMENT
- CONCRETE DUMPSTER PAD
- CONCRETE SIDEWALK
- STANDARD CURB & GUTTER
- DRY CURB & GUTTER
- ZERO HEIGHT CURB
- TRANSITION CURB
- ACCESSIBLE ADA ROUTE
- BUILDING SETBACK LINE
- (#) PARKING STALL COUNT

GRAPHIC SCALE
20 0 20

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Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #:	S8-22-D8193
PANDA STORE #:	-
ARCH PROJECT #:	20044.021

STATE OF OHIO
MARK SHERRY
PE 84751
REGISTERED PROFESSIONAL ENGINEER
04/14/2021

hcklovearchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS

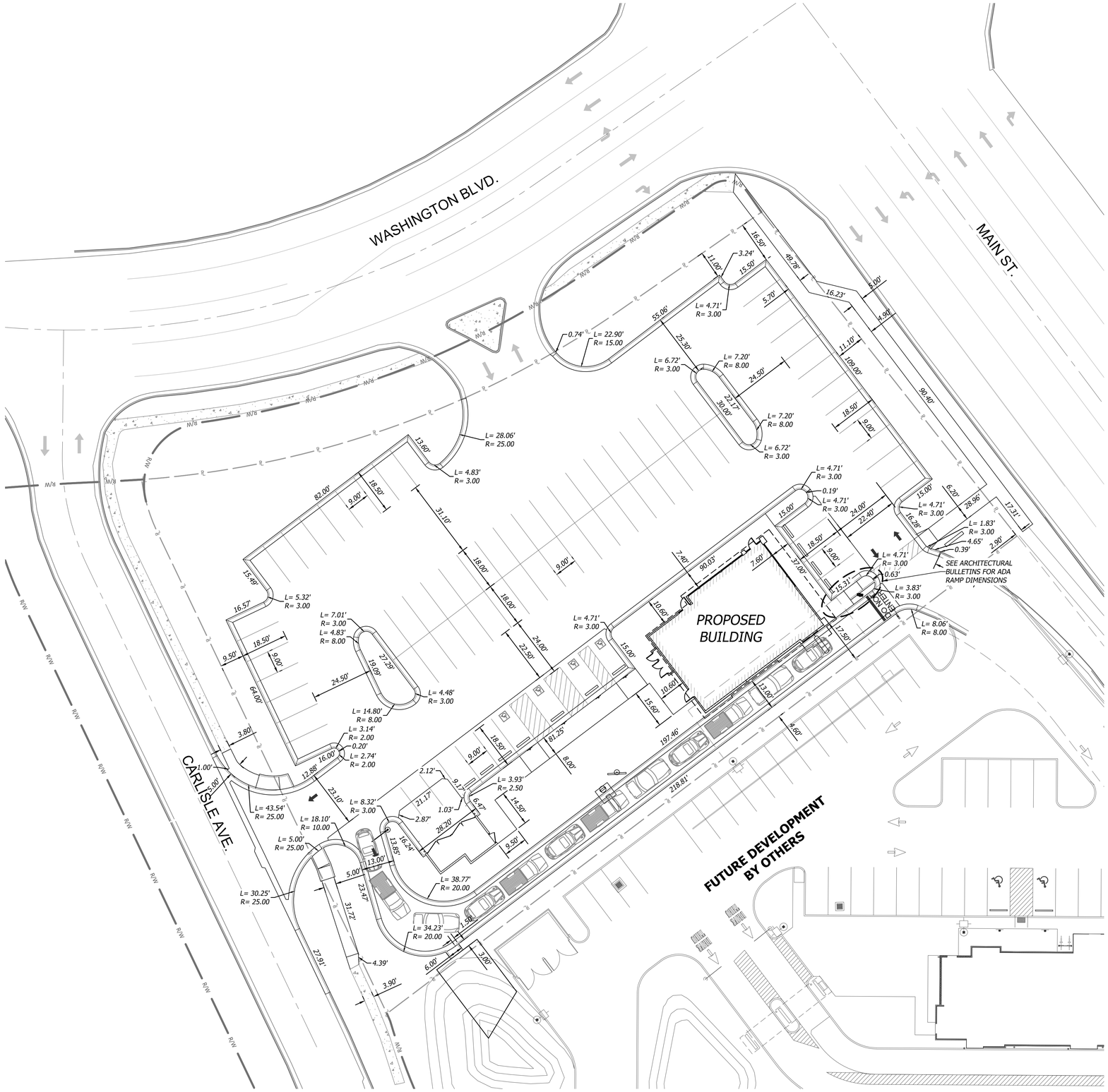
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

SITE PLAN

C1.0

TRUE WARM & WELCOME 2300 R5

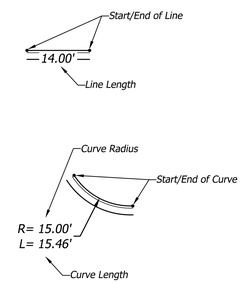
Apr 14, 2021 – 2:49pm Plotted By: travis.gerber V:\026800--Panda Express – Master 2018\026800.18--Hamilton Oh\04--DWG\Exp\Sheet\026800.18--SHTS--SITE.dwg Layout: Site Plan

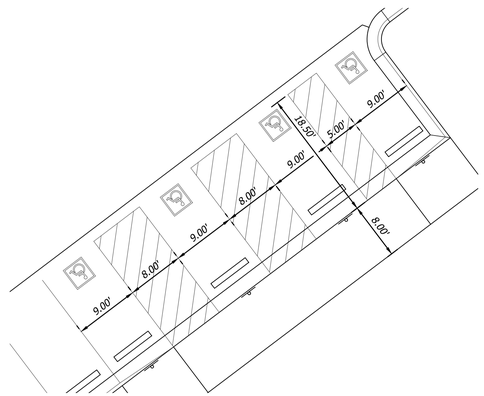


DIMENSION NOTES

1. *ALL DIMENSIONS ARE TO/ALONG BACK OF CURB UNLESS OTHERWISE NOTED*

DIMENSION LEGEND





ADA LAYOUT

SCALE: 1"=10'

N

GRAPHIC SCALE

20 0 20

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7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: WTG

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84761
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

khckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS

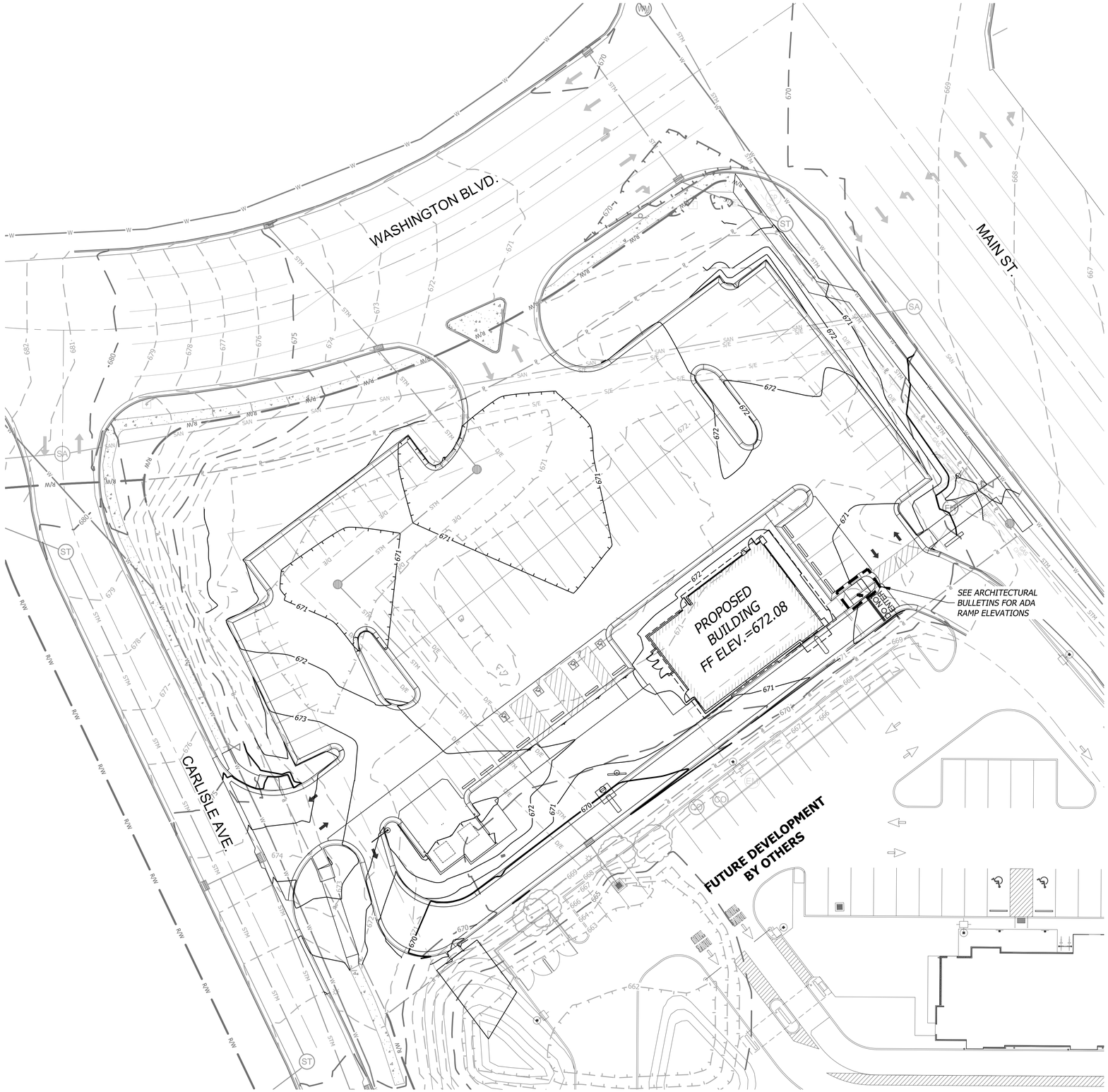
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

DIMENSION PLAN

C2.0

TRUE WARM & WELCOME 2300 R5

Apr. 14, 2021 – 2:49pm Plotted By: travis.gerber V:\026800--Panda Express – Master 2018\026800.18--Hamilton OH\04-DWG\Exp\Sheet\026800.18-SHTS--DIMS.dwg Layout: Dims Plan



GRADING NOTES

1. Contractor shall obtain a copy of the Geotechnical Engineering Report, prepared by Terracon Consultants, Inc. (Dated 11/10/20), for the project and satisfy himself as to the existing conditions and recommendations contained in the report.
2. As discussed in the Geotechnical Report, over excavation of existing unsuitable soils will be required under building and pavement areas. Contractor shall perform over excavation of unsuitable soils as a part of this work.
3. Contractor shall obtain soils suitable as structural fill from off-site sources. All borrow materials must be tested and approved by the Geotechnical Engineer prior to importing the soils to the project site.
4. Contractor shall operate under the terms and permits included in the Stormwater Pollution Prevention Plan (SWPPP) prepared for this project and permitted through the State of Ohio. Contractor shall employ a qualified person to conduct regular inspections of the site erosion control measures and document such inspections in the SWPPP document maintained by the Contractor.
5. All topsoil, vegetation, root structures, and deleterious materials shall be stripped from the ground surface prior to the placement of embankments. Contractor shall obtain the on-site geotechnical representative's acceptance of the existing ground surface materials and the proposed fill material prior to the placement of fill.
6. All proposed contour lines and spot elevations shown are finish ground elevations. Contractor shall account for pavement depths, building pads, topsoil, etc when grading the site.
7. All disturbed areas that are not to be paved (green spaces) shall be finish graded with a minimum of six inches of topsoil.
8. All excavation and embankments shall comply with the recommendations provided by the geotechnical engineer.
9. Prior to placing any concrete or asphalt pavement the contractor shall perform a proof roll of the pavement sub-grade with a fully loaded tandem axle dump truck. The proof roll shall be conducted in the presence of the Engineer and the on-site geotechnical representative. Areas that display rutting or pumping that are unsatisfactory to the engineer shall be re-worked and a follow-up proof roll shall be conducted prior to acceptance of the sub-grade for paving. The contractor may, at its own expense, stabilize the sub-grade using Class C fly ash or quicklime.
10. Finished grades shall not be steeper than 3:1.
11. All grading work shall be considered unclassified. No additional payments shall be made for rock excavation. Contractor shall satisfy himself as to any rock excavation required to accomplish the improvements shown hereon.
12. A 2.0% maximum cross slope shall be maintained on all pedestrian sidewalks and paths.

GRADING LEGEND

- 980 — FINISH GRADE MAJOR CONTOURS
- 982 — FINISH GRADE MINOR CONTOURS
- 980 — EXISTING GRADE MAJOR CONTOURS
- 982 — EXISTING GRADE MINOR CONTOURS
- STM — PROPOSED STORM SEWER LINE
- ℄ — PROPERTY LINE
- R/W — RIGHT-OF-WAY LINE

N

GRAPHIC SCALE
20 0 20

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Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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1683 Walnut Grove Ave.
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91770
Telephone: 626.799.9898
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REVISIONS:

1	CITY COMMENTS	05.10.21

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: WTG

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHEREY
PE 84751
05/12/2021
REGISTERED PROFESSIONAL ENGINEER

khckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

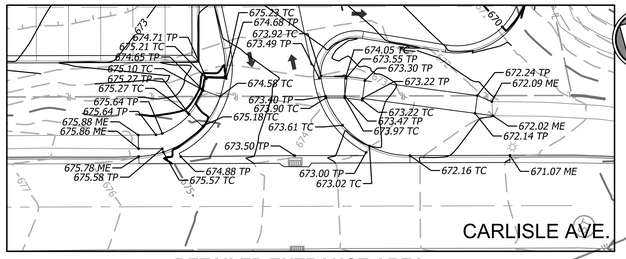
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

GRADING PLAN

C3.0

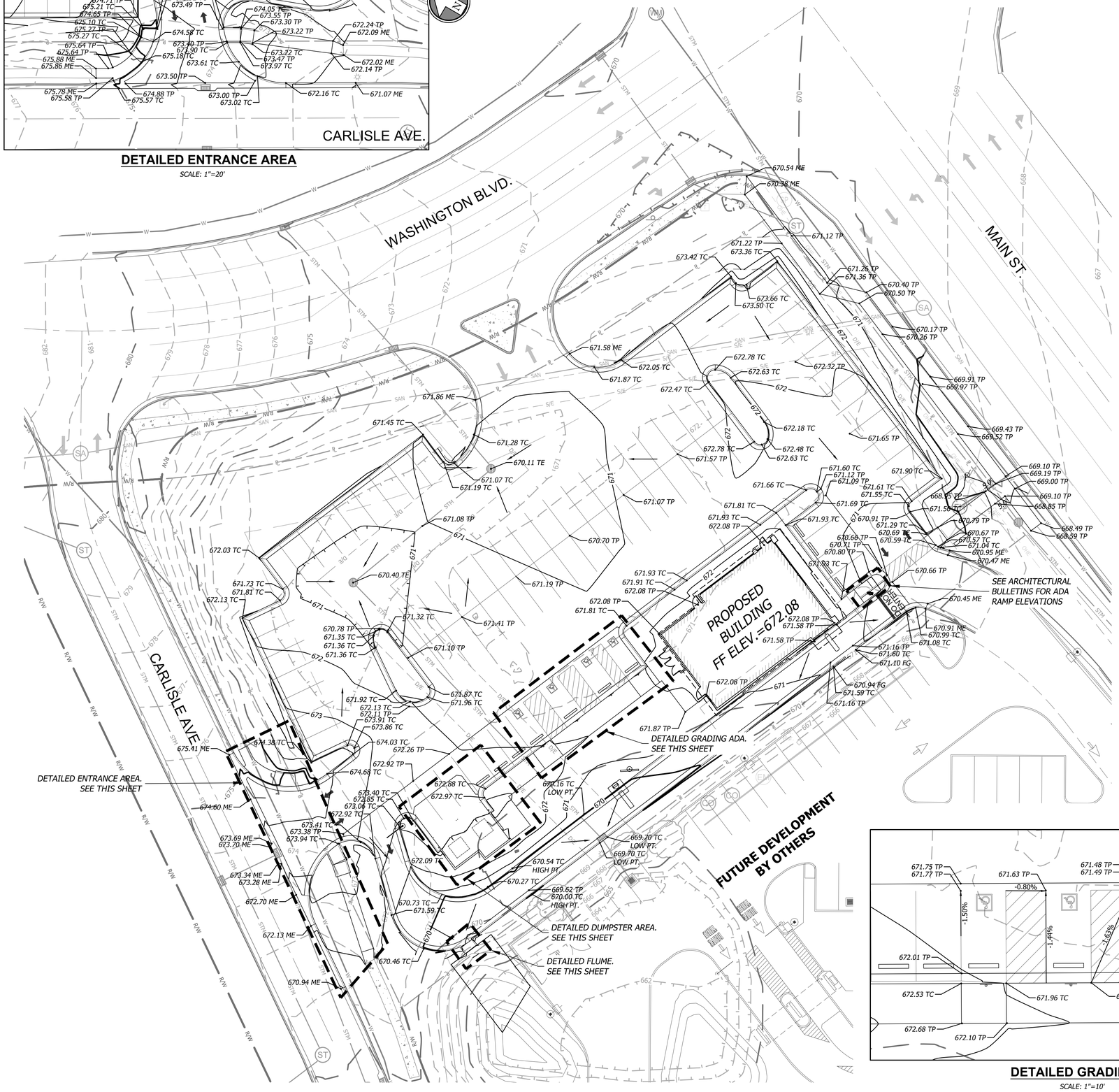
TRUE WARM & WELCOME 2300 R5

May 12, 2021 – 1:33pm Plotted By: trevor.splichal V:\026800-Panda Express – Master 2018\026800.18–Hamilton Oh\04–DWG\Eng\Sheet\026800.18–SHTS–GRAD.dwg Layout: Grad Plan



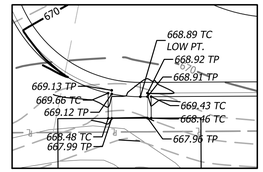
DETAILED ENTRANCE AREA

SCALE: 1"=20'



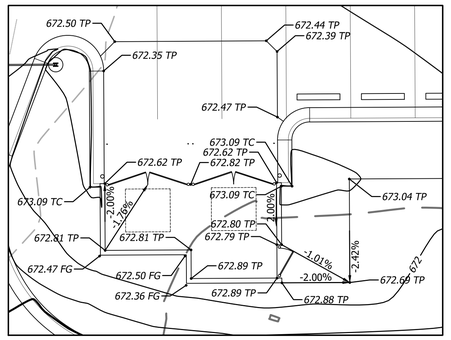
DETAILED GRADING LEGEND

0000.00 FG	FINISHED GRADE ELEVATION
0000.00 TC	TOP OF CURB ELEVATION
0000.00 TP	TOP OF PAVEMENT ELEVATION
0000.00 TW	FG @ TOP OF RETAINING WALL
0000.00 BW	FG @ BOTTOM OF RETAINING WALL
0000.00 ME	MATCH EXISTING GRADE
0000.00 TE	TOP ELEVATION OF STRUCTURE
0000.00 XX HIGH POINT	HIGH POINT AT SPECIFIC CALLOUT
0000.00 XX LOW POINT	LOW POINT AT SPECIFIC CALLOUT
1.00%	SLOPE INDICATOR



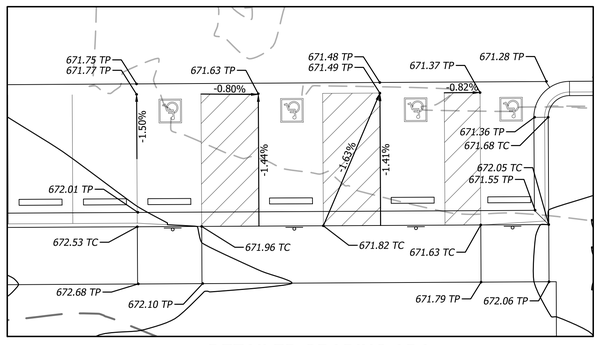
DETAILED FLUME

SCALE: 1"=10'



DETAILED DUMPSTER AREA

SCALE: 1"=10'



DETAILED GRADING ADA

SCALE: 1"=10'

GRAPHIC SCALE
20 0 20

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Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
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DRAWN BY: WTG

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERRY
PE 84751
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

Khcklover architect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

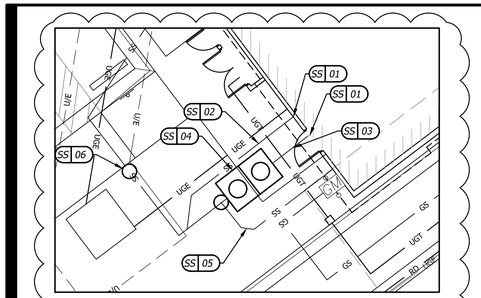
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

DETAILED GRADING

C3.1

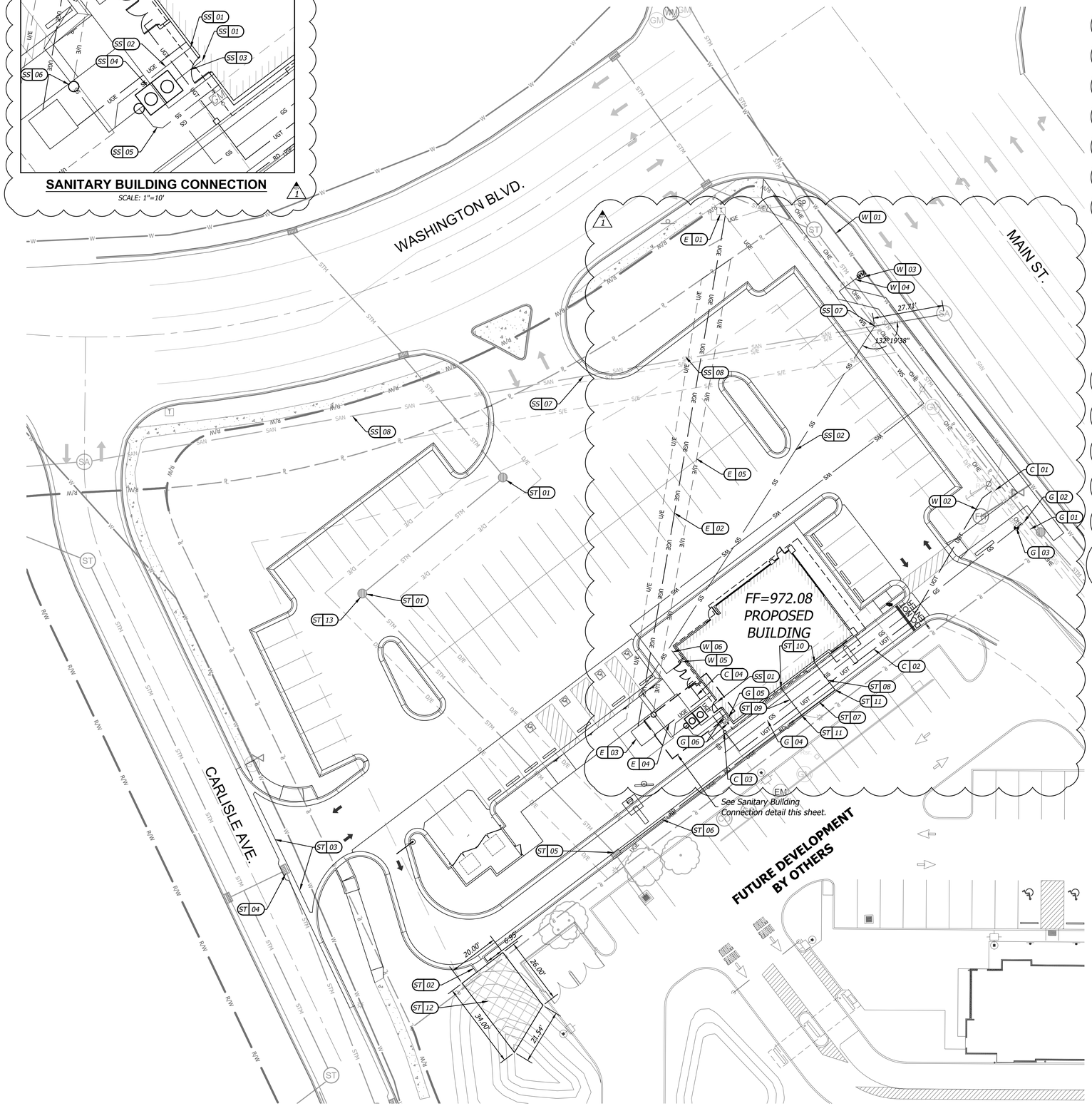
TRUE WARM & WELCOME 2300 R5

Apr 14, 2021 – 2:50pm Plotted By: travis.gerber V:\026800–Panda Express – Master 2018\026800.18–Hamilton Oh\04–DWG\Engr\Sheet\026800.18–SHTS–GRAD.dwg Layout: Grad Det1



SANITARY BUILDING CONNECTION

SCALE: 1"=10'



X 00 CONSTRUCTION NOTES

W - WATER SERVICE INFORMATION (△1)

01 EXISTING WATER MAIN (12" DUCTILE IRON)
02 EXISTING FIRE HYDRANT
03 INSTALL CURB BOX PER DETAIL ON SHEET C6.4.
04 INSTALL 2" REDUCED PRESSURE BACKFLOW PREVENTER; REF. MEP PLUMBING PLAN. INSTALL 244 LF OF 2" TYPE K COPPER OR CLASS 53 DUCTILE IRON DOMESTIC WATER SERVICE LINE.
05 CITY TO INSTALL 1.5" WATER SERVICE METER INSIDE OF BUILDING. CONTRACTOR TO COORDINATE INSTALLATION WITH EXTERIOR AND INTERIOR PLUMBING. REF. TO PLUMBING PLANS FOR CONNECTION TO INTERIOR PLUMBING.
06 INSTALL 5 LF OF 3/4" HDPE IRRIGATION STUB OFF SERVICE LINE BEFORE THE METER.

E - ELECTRIC SERVICE INFORMATION

01 EXISTING JUNCTION BOX STOP NEW CONDUIT 3-FT PRIOR TO EXISTING JUNCTION BOX.
02 CONTRACTOR TO INSTALL 203 LF CONDUIT FOR PRIMARY UNDERGROUND ELECTRIC SERVICE LINE FROM EXISTING SERVICE TO PROPOSED TRANSFORMER PAD. REF. ELECTRICAL PLAN. COORDINATE CONDUIT REQUIREMENTS WITH CITY OF HAMILTON ENGINEERING, CONTACT JIM MARSHALL (513-785-7221).
03 INSTALL PROPOSED TRANSFORMER PAD PER UTILITY STANDARDS. CITY SHALL PROVIDE AND INSTALL THE TRANSFORMER AND NEW PRIMARY WIRE.
04 CONTRACTOR TO INSTALL 70 LF CONDUIT FOR SECONDARY UNDERGROUND ELECTRIC SERVICE LINE FROM PROPOSED TRANSFORMER TO BUILDING; REF. ELECTRICAL PLAN. COORDINATE CONDUIT REQUIREMENTS WITH CITY OF HAMILTON ENGINEERING, CONTACT JIM MARSHALL (513-785-7221).
05 EASEMENT TO BE PROVIDED FOR ELECTRICAL SERVICE AND TRANSFORMER.

C - COMMUNICATION SERVICE INFORMATION

01 EXISTING COMMUNICATIONS PEDESTAL.
02 CONTRACTOR TO INSTALL 154 LF OF COMMUNICATION CONDUIT FROM THE EXISTING PEDESTAL; COORDINATE W/ COMMUNICATION UTILITY PROVIDER.
03 REFER TO ELECTRICAL SITE PLAN FOR TELECOM EQUIPMENT; INSTALL TELECOM VAULT IN GRASS BEHIND CURB AND GUTTER.
04 CONTRACTOR TO INSTALL 25 LF OF COMMUNICATION CONDUIT FROM THE TELECOM VAULT TO THE BUILDING; REF. ELECTRICAL PLAN FOR BUILDING CONNECTION DETAIL.

G - GAS SERVICE INFORMATION (△1)

01 EXISTING GAS LINE (SIZE UNKNOWN).
02 2" GAS SERVICE LINE TAP TO BE INSTALLED BY CITY STAFF.
03 2" GAS CURB VALVE TO BE INSTALLED BY CITY STAFF.
04 INSTALL 172 LF OF 2" GAS SERVICE LINE. AN OPERATOR QUALIFIED CONTRACTOR MUST INSTALL THE GAS SERVICE FROM CURB VALVE TO THE METER RISER AND FLANGE.
05 GAS SERVICE METER TO BE INSTALLED BY CITY STAFF. CONTRACTOR TO INSTALL GAS RISER, METER VALVE AND PLUG VALVE. THE METER VALVE AT THE GAS RISER MUST BE A NORDSTROM IRON FLANGED PLUG VALVE. THE GAS RISER AND METER FLANGE MUST BE WELDED. SEE DETAIL ON SHEET C6.3.
06 CONTRACTOR TO INSTALL TWO FLANKING BOLLARDS ADJACENT TO GAS METER. COORDINATE WITH CITY STAFF FOR FINAL LOCATIONS.

SS - SANITARY SEWER INFORMATION

01 CONNECT 6" SDR-26 PVC TO BUILDING FOR SANITARY SEWER SERVICE.
02 INSTALL 6" SDR-26 PVC @ 2.0% SLOPE MIN.
03 INSTALL 6" SDR-26 PVC @ 2.0% SLOPE MIN. INTO GREASE INTERCEPTOR.
04 INSTALL GREASE INTERCEPTOR; REF. PLUMBING PLAN SPECIFICATIONS. SEE DETAIL SHEET C6.5.
05 INSTALL 2" SDR-35 PVC VENT PIPE
06 INSTALL CLEANOUT. SEE DETAIL ON SHEET C6.2.
07 CONNECT TO EXISTING SEWER MAIN WITH FACTORY WYE FITTING; CONTRACTOR TO VERIFY HORIZONTAL AND VERTICAL LOCATION PRIOR TO CONSTRUCTION. HIGHEST ANTICIPATED FL ELEV = 664.17, CROWN = 665.12.
08 EXISTING SEWER MAIN.

ST - STORM SEWER INFORMATION

01 EXISTING STORM SEWER SYSTEM. ADJUST EXISTING GRATES TO PROPOSED FINISHED GRADE.
02 CONSTRUCT PCC FLUME WITH 5' THROAT. SEE DETAIL SHEET C6.1
03 CONSTRUCT 2' WIDE VALLEY GUTTER ACROSS ENTRANCE. SEE DETAIL OO5 ON SHEET C6.0.
04 REMOVE EXISTING CURB INLET TOP AND REPLACE WITH ODOT CATCH BASIN NO. 6 GRATE AND FRAME. ADJUST TO MATCH FINISHED GRADE. SEE DETAIL SHEET C6.5
05 CONNECT PROPOSED ROOF DRAIN PIPE INTO EXISTING CI BOX USING EXISTING OPENING FROM REMOVED 12" CPP. PROVIDE WATER TIGHT CONNECTION.
06 INSTALL 89 LF OF 8" HDPE ROOF DRAIN PIPE @ 1.0% MIN. SLOPE.
07 INSTALL 16..5 LF OF 8" HDPE ROOF DRAIN PIPE @ 1.0% MIN. SLOPE.
08 INSTALL 13.25 LF OF 8" HDPE ROOF DRAIN PIPE @ 1.0% MIN. SLOPE. CONTRACTOR TO ENSURE PROPER SEPARATION WITH PROPOSED UTILITIES.
09 INSTALL 13.25 LF OF 8" HDPE ROOF DRAIN PIPE !1.0% MIN SLOPE. CONTRACTOR TO ENSURE PROPER SEPARATION WITH PROPOSED UTILITIES.
10 CONNECT TO ROOF DRAIN AT BUILDING. SEE PLUMBING PLANS FOR LOCATIONS.
11 INSTALL 8" HDPE 90° BEND ELBOW FITTING OR 8"x8" HDPE TEE FITTING AS REQUIRED.
12 INSTALL 66.6 SY OF NORTH AMERICAN GREEN C350 VMAX PERMANENT TURF REINFORCEMENT MATTING. PLACE SEED AND FERTILIZER PRIOR TO INSTALLING MAT. SEE LANDSCAPE PLANS FOR SEED AND FERTILIZER SPECIFICATIONS.
13 INSTALL A FLEXSTORM PURE PERMANENT INLET PROTECTION FILTER BY ADS. CONTRACTOR TO COORDINATE DESIGN WITH ADS REPRESENTATIVES. PROVIDE ULTIMATE BYPASS RATE OF 2.07 CFS.

UTILITY NOTES

1. Contractor shall refer to all specifications, guidelines, and installation drawings from the respective utility companies for the installation of all service lines.
2. Contractor to ensure 6" minimum separation between utilities at crossings. Contractor to call civil if any conflicts between utilities are found.
3. All HDPE storm pipe shall be ADS N-12, or approved equal, meeting AASHTO M294, type S or ASTM F2306. The pipe shall have a smooth interior and annular exterior corrugations. Pipe joints shall be jointed using a bell & spigot joint meeting AASHTO M252, AASHTO M294 or ASTM F2306.The joint shall be watertight according to the requirements of ASTM D3212 and gaskets shall meet the requirements of ASTM F477. Gaskets shall be installed by the pipe manufacturer and covered with a removable wrap to ensure the gasket is free from debris. A joint lubricant supplied by the manufacturer shall be used on the gasket and bell during assembly. (△1)
4. Fttings for plastic pipe shall conform to AASHTO M252, AASHTO M294, or ASTM F2306. All fittings shall be dual wall fittings consistent with the ADS N-12 pipe watertight connections.
5. Peak water demand is 32 GPM.

N

GRAPHIC SCALE
20 0 20

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Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

△1	CITY COMMENTS	05.10.21

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: WTG

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHEREY
PE 84751
05/12/2021
REGISTERED PROFESSIONAL ENGINEER

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

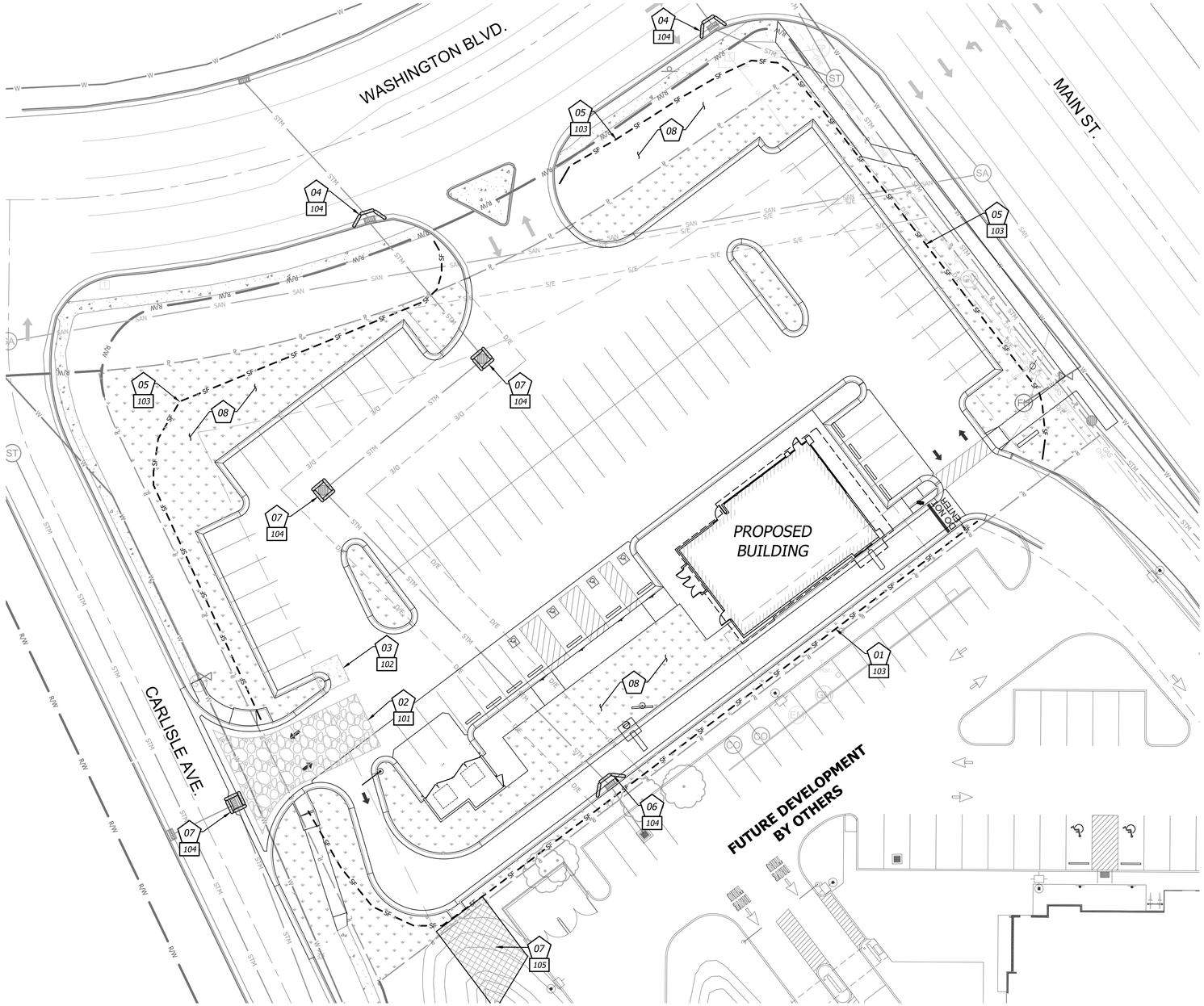
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

UTILITY PLAN

C4.0

TRUE WARM & WELCOME 2300 R5

May 12, 2021 – 2:50pm Plotted By: trevor.splichal V:\026800--Panda Express – Master 2018\026800.18--Hamilton OH\04--DWG\Eng\Sheet\026800.18--SHTS--UTIL.dwg Layout: Util Plan



EROSION AND SEDIMENT CONTROL GENERAL NOTES

1. Prior to Land Disturbance activities, the contractor shall:
   - Delineate the outer limits of any natural stream corridor designated with construction fencing.
   - Install perimeter controls and request the inspection of the pre-construction erosion and sediment control measures designated on the approved erosion and sediment control plan. Land disturbance work shall not proceed until there is a satisfactory inspection.
   - Identify the limits of construction on the ground with easily recognizable indications such as construction staking, construction fencing, and placement of physical barriers or other means acceptable to the City inspector and in conformance with the erosion and sediment control plan.

2. The contractor shall comply with all requirements of the Storm Water Pollution Prevention Plan, including but not limited to:
   - The contractor shall seed, mulch, or otherwise stabilize any disturbed area where the land disturbance activity has ceased for more than 14 days.
   - The contractor shall perform inspections of erosion and sediment control measures at the following minimum intervals:
     - o During active construction phases - at least once per week
     - o During periods of inactivity - at least once per 14 days
     - o After each rainfall event of ½ inch or more - within 24 hours of the rain event
   - The contractor shall maintain an inspection log including the inspector's name, date of inspection, observations as to the effectiveness of the erosion and sediment control measures, actions necessary to correct deficiencies, when the deficiencies were corrected, and the signature of the person performing the inspection. The inspection log shall be available for review by the regulatory authority.
   - The contractor shall have the erosion and sediment control plan routinely updated to show all changes and amendments to the plan. A copy of the erosion and sediment control plan shall be kept on site and made available for review by the regulatory authority.

3. Unless otherwise noted in the plans, all seeding must conform to the Landscape Plans provided as part of this construction set. Permanent seeding shall be installed after completion of final grading except when seeding will occur outside of the acceptable seeding season. When temporary seeding is installed, permanent seeding shall be installed at the next seeding season. Temporary seeding shall not be used as a stabilization measure for a period exceeding 12 months. The Permit will not be closed until permanent seeding has been established to a minimum of 70% density over the entire disturbed area.

4. The contractor shall maintain installed erosion and sediment control devices in a manner that preserves their effectiveness for preventing sediment from leaving the site or entering a sensitive area such as a natural stream corridor, areas of the site intended to be left undisturbed, a storm sewer, or an on-site drainage channel.

5. The contractor is responsible for providing erosion and sediment control for the duration of a project. If the City determines that the BMPs in place do not provide adequate erosion and sediment control at any time during the project, the contractor shall install additional or alternate measures that provide effective control.

6. Concrete wash or rinse water from concrete mixing equipment, tools and/or ready-mix trucks, tools, etc. may not be discharged into or be allowed to run directly into any existing water body or storm inlet. One or more locations for concrete wash out will be designated on site, such that discharges during concrete washout will be contained in a small area where waste concrete can solidify in place.

7. Chemicals or materials capable of causing pollution may only be stored onsite in their original container. Materials stored outside must be in closed and sealed water-proof containers and located outside of drainage ways or areas subject to flooding. Locks and other means to prevent or reduce vandalism shall be used. Spills will be reported as required by law and immediate actions taken to contain them.

8. Silt fences and erosion control BMPs which are shown along the back of curb must be installed within two weeks of curb backfill and prior to placement of base asphalt. Exact locations of these erosion control methods may be field adjusted to minimize conflicts with utility construction; however, anticipated disturbance by utility construction shall not delay installation.

9. Interior Silt Fence as necessary during construction. Portions may be limited as vegetation is established and hardscape is installed. Entire length may be installed at the contractor's option to aid in stabilizing slopes.

10. Private Erosion & Sediment Control inspections are required in accordance with NPDES schedule and requirements. After inspections, provide the City of Hamilton with reports and documentation.

EROSION & SEDIMENT CONTROL STAGING CHART

Phase	Project Stage	BMP Plan Ref. No.	BMP Description	Remove After Stage:	Notes:
Phase I (PRE–CON)	A – Place BMP's Prior to Land Disturbance	01	Perimeter Silt Fence	E	Place as shown on plan
		02	Construction Entrance & Staging Area	D	Place as shown on plan
		03	Concrete Wash–Out	D	Place as shown on plan
		04	Existing Inlet Protection	E	Place as shown on plan
Phase II (MID–CON)	B – After Stripping, Grubbing, & Mass Grading	05	Interior Silt Fence	E	Place as shown on plan
	C – After Utility Storm Sewer Construction	06	Storm Inlet Protection	D	Place as shown on plan
Phase III (POST–CON)	D – After Construction of Building and Parking Lot	07	Storm Inlet Protection/ Permanent Turf Reinforcement Mat	E N/A	Place as shown on plan
	E – Final Grading, Paving & Landscaping	08	Final Seeding, Sod, and Landscaping	N/A	Silt fencing & inlet protect may be removed once seed & sodded areas are established on 80% of site.

EROSION CONTROL LEGEND

- DISTURBED AREA (1.27 AC)
- SILT/SEDIMENT FENCE
- INLET PROTECTION FILTER BAGS
- CONSTRUCTION ENTRANCE
- STAGING AREA
- CONCRETE CLEANOUT
- FINAL SEEDING (SOD &/OR LANDSCAPING)

000 DETAILS

- *SEE EROSION CONTROL DETAIL SHEET C6.2 FOR THE FOLLOWING*

101 TEMPORARY CONSTRUCTION ENTRANCE
102 CONCRETE WASH-OUT
103 FILTER FABRIC SILT FENCE
104 ROCK BAG DROP INLET BARRIER
105 PERMANENT TURF REINFORCING MAT

GRAPHIC SCALE
20 0 20

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Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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DRAWN BY: WTG

PANDA PROJECT #: S8-22-D8193
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ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84751
05/12/2021
REGISTERED PROFESSIONAL ENGINEER

hcklovercarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

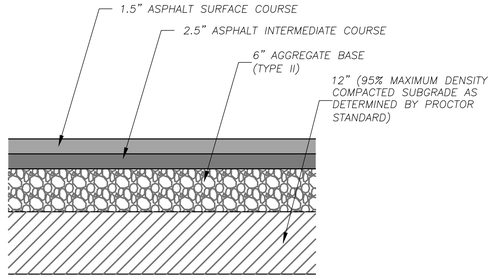
EROSION CONTROL PLAN

C5.0

TRUE WARM & WELCOME 2300 R5

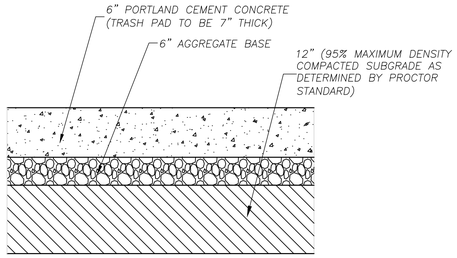
May. 12, 2021 – 1:34pm Plotted By: trevor.sjolund V:\026800–Panda Express – Master 2018\026800.18–Hamilton, OH\04–DWG\Eng\Sheet\026800.18–SHTS–EROSN.dwg Layout: Eran–Pre

NOTES:
1. SHOP DRAWINGS FOR ASPHALT SHALL BE SUBMITTED PRIOR TO BATCHING. DENSITY TESTING FOR ASPHALT SHALL BE AT A MINIMUM OF 3 PER LIFT PER DAY DURING THE ASPHALT LAYING OPERATION. FINAL THICKNESS OF ASPHALT SHALL BE MEASURED AT 3 RANDOM LOCATIONS WITHIN THE SITE BY CORING THE PAVEMENT. THE AVERAGE OF THESE 3 CORES MUST BE GREATER THAN THE MINIMUM THICKNESS SPECIFIED IN THE PLANS.
2. ASHPALT PAVEMENT CONSTRUCTION SHALL ONLY COMMENCE WHEN AMBIENT TEMPERATURE IS 34 DEGREES FAHRENHEIT AND RISING.
3. THICKNESS SHOWN IS MINIMUM.



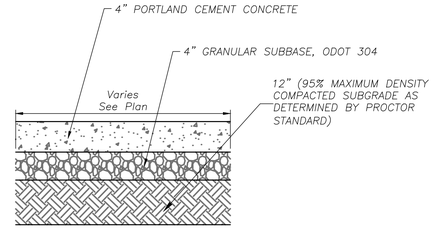
001 Not to Scale — Asphalt Pavement

NOTES:
1. ALL EXTERIOR CONCRETE SHALL HAVE A BROOM FINISH.
2. 4000 PSI AT 28 DAYS, 4–INCH MAXIMUM SLUMP, AND 5%–7% AIR ENTRAINED MIX.
3. CONCRETE PAVEMENT CONSTRUCTION SHALL ONLY COMMENCE WHEN AMBIENT TEMPERATURE IS 34 DEGREES FAHRENHEIT AND RISING. COLD WEATHER PROCEDURES MAY BE UTILIZED FOR CONCRETE INSTALLATIONS WHEN TEMPERATURES ARE NOT SUITABLE FOR CONVENTIONAL PLACEMENT.
4. CONTRACTOR TO SUBMIT CONCRETE MIX DESIGN TO ENGINEER PRIOR TO PLACEMENT.
5. REFER TO JOINTING DETAILS, C2.3, FOR DETAILS OF CONCRETE JOINTS.

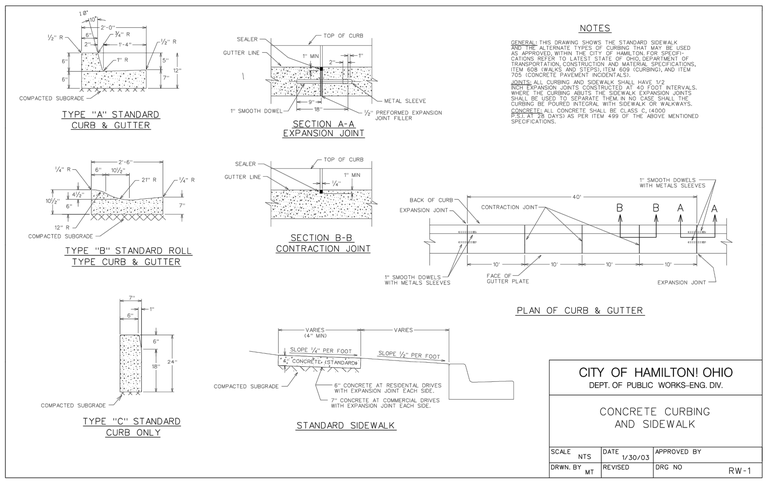


002 Not to Scale — Concrete Pavement

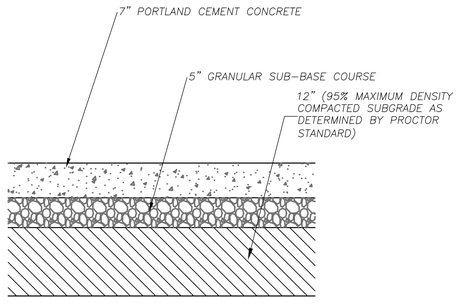
NOTES:
1. ISOLATION JOINTS SHALL BE PLACED @ 250' CENTERS OR WHERE WALKS ABUT CURBS, BUILDINGS, ETC....
2. ALL EXTERIOR CONCRETE SHALL HAVE A BROOM FINISH.
3. CONCRETE SHALL BE A 4000 PSI MIX.



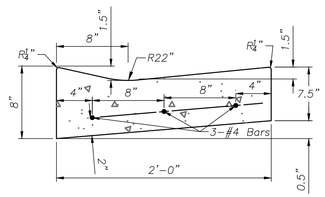
003 Not to Scale — Concrete Sidewalk



004 Not to Scale — Concrete Sidewalk, Curb & Gutter



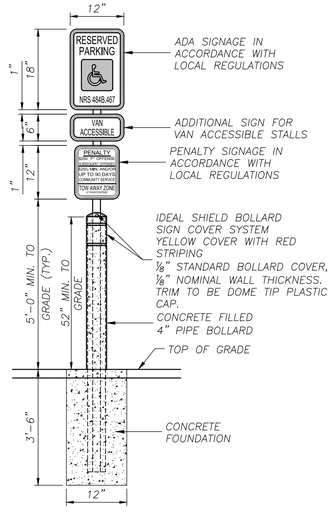
007 Not to Scale — Concrete Dumpster Pad



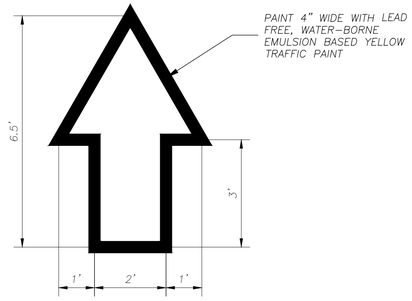
VALLEY GUTTER

CURB NOTES:
1. ALL CONCRETE SHALL AIR–ENTRAINED, 4000 PSI MIX.
2. DURING DRY CURB TRANSITIONS, WATER SHALL FLOW FROM THE GUTTER TO THE LIP @ 0.5%min. SLOPE.

005 Not to Scale — Valley Gutter

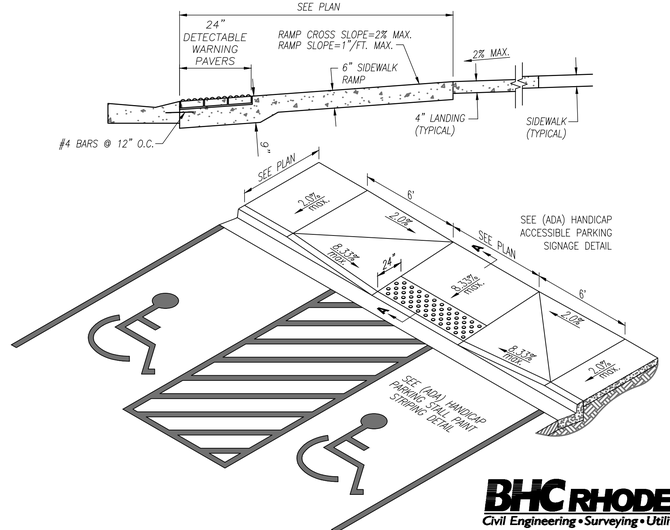


008 Not to Scale — ADA Parking Stall Signage



006 Not to Scale — Directional Arrow

NOTES:
1. DETECTABLE WARNING SURFACES TO BE INSTALLED AT BOTTOM 2' OF RAMPS.
2. DETECTABLE WARNING TILE TO COMPLY WITH CLARK COUNTY AREA STANDARD DRAWINGS NUMBER 235.



009 Not to Scale — "Type A" Private Sidewalk Ramp (ADA Compliant)

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Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84761
REGISTERED PROFESSIONAL ENGINEER
04/14/2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

CIVIL DETAILS 1

C6.0

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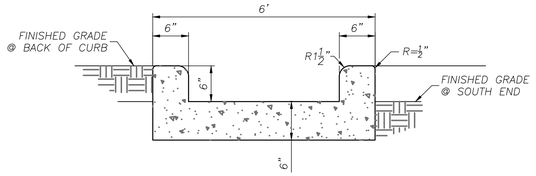
Apr. 14, 2021 – 2:52pm Plotted By: travis.satcher V:\026800–Panda Express – Master 2018\026800.18–Hamilton, OH\04–DWG\Eng\Sheet\026800.18–SHTS–DTLS.dwg Layout: Civil Details 1

NOTES:

1. CONCRETE MIX SHALL BE SAME AS CURB AND GUTTER MIX.
2. CONCRETE FLUME SHALL BE POURED INTEGRAL WITH CURB AND GUTTER. NOTIFY ENGINEER IF CONTRACTOR WISHES TO POUR SEPARATELY.

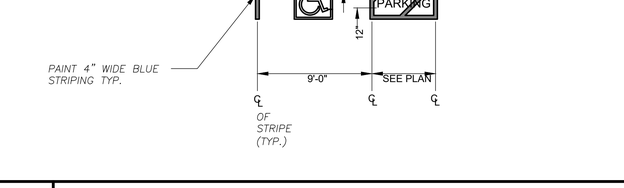


014 Not to Scale

Concrete Flume

NOTE:
1. SUBMIT ALTERNATIVE WHEELSTOP DESIGNS FOR APPROVAL BY ENGINEER

3/4" ø X 30" SMOOTH STEEL BAR DRIVEN INTO 1" ø HOLE DRILLED THRU PAVEMENT (TYPICAL OF 3 AT EACH WHEELSTOP)



FRONT ELEVATION

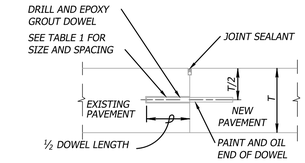
END SECTION

015 Not to Scale

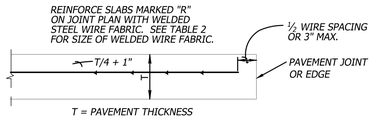
Wheel Stop

JOINTING AND DOWEL NOTES

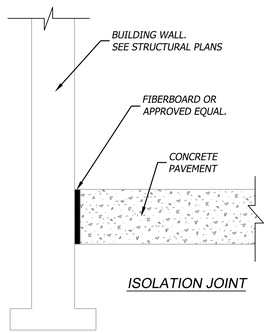
1. WIDTH TO LENGTH RATIO OF SLABS NOT TO EXCEED 1.25 TIMES.
2. LENGTH OF ANY PANEL TO NOT EXCEED 12.5 FEET IN PAVEMENT AREAS AND 10 FEET IN SIDEWALK AREAS.
3. SLABS WHICH DO NOT FOLLOW THE WIDTH TO LENGTH RATIO ABOVE OR ARE NOT RECTANGULAR SHALL BE REINFORCED WITH STEEL WELDED WIRE FABRIC OF THE SIZES SHOWN IN TABLE 2. OTHER WWF SIZES MAY BE USED PROVIDED THE STEEL AREA (SQ INCHES/FOOT) IN THE LONGITUDINAL AND TRANSVERSE DIRECTIONS IS EQUAL TO OR EXCEEDS THAT SHOWN IN TABLE 2.
4. PLAN SHOWN WITH CURB & GUTTER SECTION AS SEPARATE POUR. CONTRACTOR TO SUBMIT ALTERNATIVE JOINTING PLAN IF DRIVE & GUTTER SECTION TO BE POURED INTEGRAL. AN ISOLATION JOINT SHALL BE PLACED BETWEEN THE GUTTER AND PAVEMENT AS SHOWN ON CURB DETAILS ON SHEET C8.1.
5. EPOXY COATED DOWEL BARS SHALL BE DRILLED BY USE OF A MECHANICAL RIG. DRILLING BY HAND OR PUSHING DOWEL BARS INTO GREEN CONCRETE IS NOT ACCEPTABLE.
6. DRILLING, CLEANING, AND GROUTING SHALL BE PERFORMED PER THE EPOXY MANUFACTURER'S REQUIREMENTS FOR THIS SPECIFIC APPLICATION.
7. ASSURE SAW JOINTS ARE CLEAN AND DRY PRIOR TO THE APPLICATION OF THE JOINT SEALANT.
8. FOR EPOXY GROUT, THE HOLE DIAMETER SHALL BE NOT MORE THAN ⅛" LARGER THAN DOWEL DIAMETER OR AS DIRECTED BY THE EPOXY MANUFACTURER.
9. INSTALL CLOSED CELL BACKER RODS AFTER JOINTS HAVE BEEN CLEANED AND DRIED IN ACCORDANCE WITH SEALANT MANUFACTURER'S REQUIREMENTS.
10. INSTALL BACKER ROD AT CONSISTENT AND UNIFORM DEPTH.
11. JOINT SEALANT APPLICATION SHALL BE IN STRICT COMPLIANCE WITH SEALANT MANUFACTURER'S REQUIREMENTS.
12. ALL JOINTS ALONG THE ACCESSIBLE ROUTE SHALL NOT EXCEED ½" IN WIDTH.
13. CONTRACTOR TO INSTALL BULKHEAD AND DOWEL EXPANSION JOINTS AT DAY'S END POUR.



DOWELED JOINT BETWEEN NEW & EXISTING PAVEMENT (CONSTRUCTION JOINT)



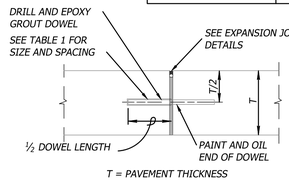
SLAB REINFORCING DETAIL



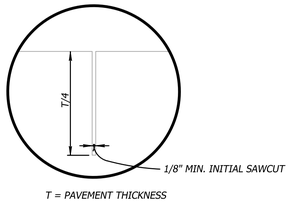
ISOLATION JOINT

TABLE 1			
PAVEMENT THICKNESS	MAXIMUM DOWEL SPACING	MINIMUM DOWEL LENGTH	MINIMUM DOWEL DIAMETER
LESS THAN 8"	12"	16"	3/4"
8" TO 11"	12"	16"	1"
12" TO 15"	15"	20"	1-1/4"

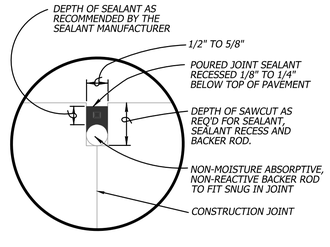
TABLE 2		
PAVEMENT THICKNESS	MINIMUM REQUIRED AREA OF STEEL (SQ. IN. / FT)	WELDED WIRE FABRIC
6"	0.036	6 x 6 - W2.0 x W2.0
7"	0.042	6 x 6 - W2.9 x W2.9



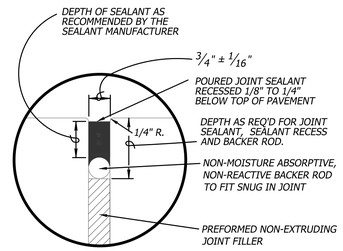
DOWELED EXPANSION JOINT



CONTRACTION JOINT



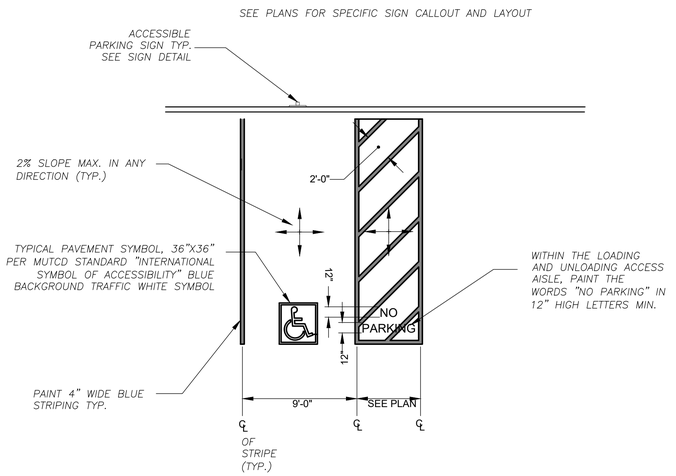
COMPLETED CONSTRUCTION JOINT SEALANT DETAIL



COMPLETED EXPANSION JOINT SEALANT DETAIL

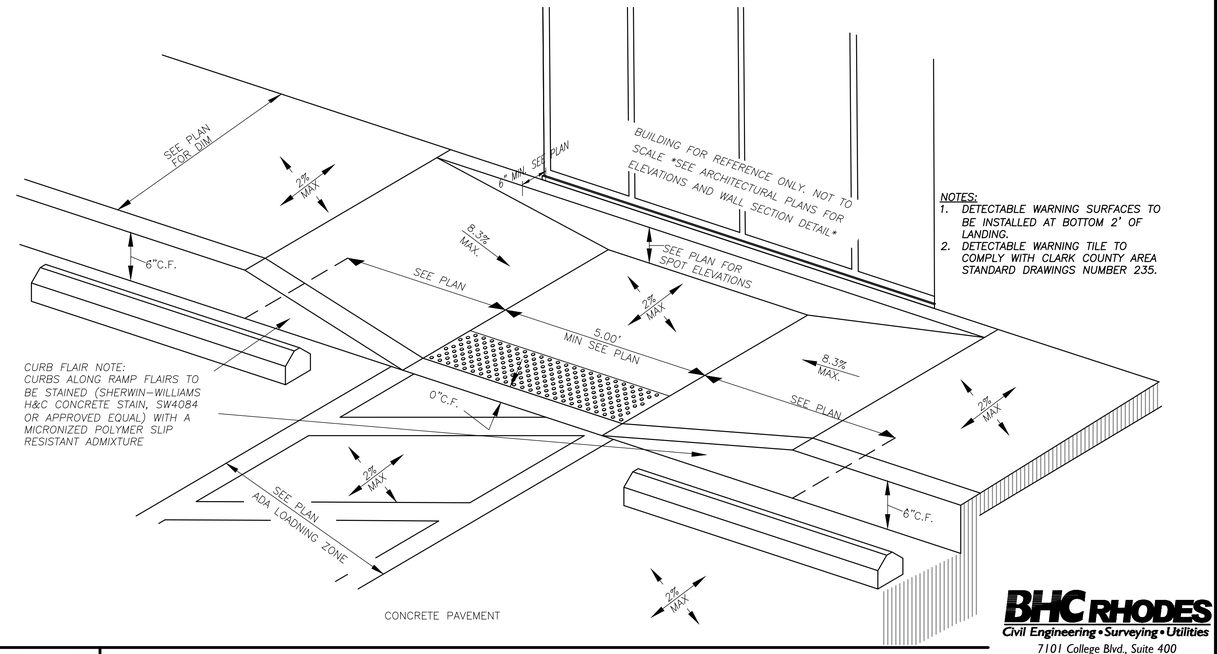
012 Not to Scale

ADA Parking Striping



013 Not to Scale

"Type C" Private Sidewalk Ramp (ADA Compliant)



NOTES:
1. DETECTABLE WARNING SURFACES TO BE INSTALLED AT BOTTOM 2' OF LANDING.
2. DETECTABLE WARNING TILE TO COMPLY WITH CLARK COUNTY AREA STANDARD DRAWINGS NUMBER 235.

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Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERRY
PE 84751
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

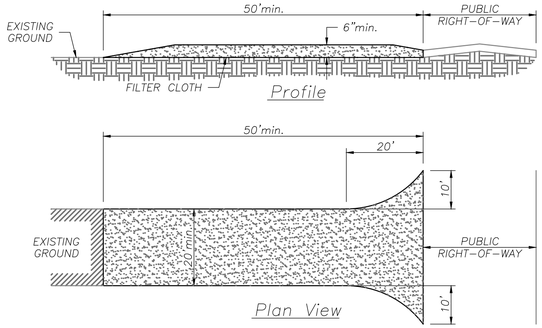
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

CIVIL DETAILS 2

C6.1

TRUE WARM & WELCOME 2300 R5

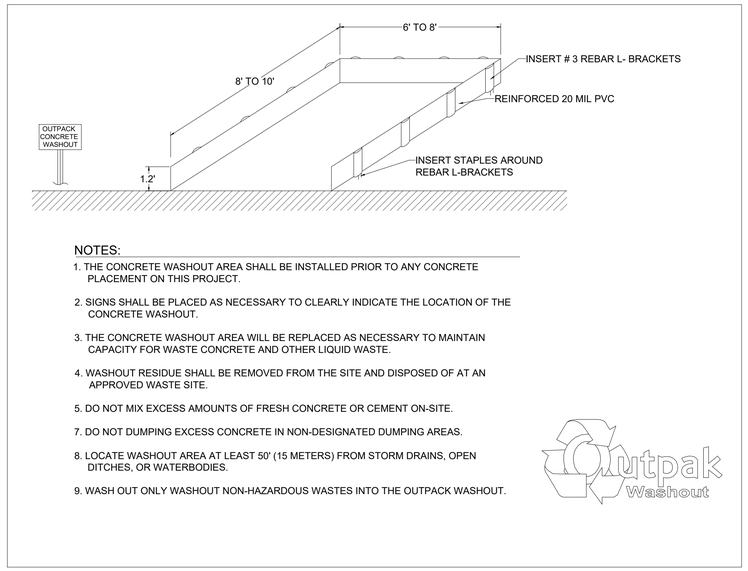
Apr 14, 2021 – 2:52pm Plotted By: travis.gerber V:\026800-Panda Express – Master 2018\026800.18-Hamilton Oh\04-DWG\Exp1\Sheet\026800.18-SHTS-DTLS.dwg Layout: Civil Details 2



CONSTRUCTION SPECIFICATIONS:

1. STONE SIZE – USE (2) INCH STONE, OR RECLAIMED OR RECYCLED EQUIVALENT.
2. LENGTH – AS REQUIRED, BUT NOT LESS THAN (50) FEET.
3. THICKNESS – NOT LESS THAN SIX (6) INCHES.
4. WIDTH – TWENTY (20) FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS.
5. FILTER CLOTH – WILL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
6. SURFACE WATER – ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 3:1 SLOPES WILL BE PERMITTED.
7. MAINTENANCE – THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
8. WASHING – WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE AND WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.
9. PERIODIC INSPECTION AS NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

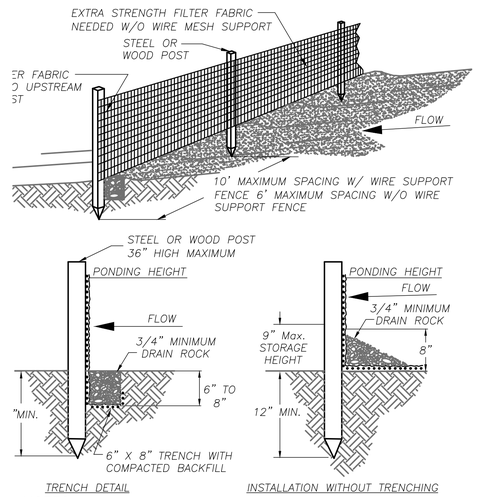
101 Not to Scale — **Temporary Construction Entrance**



NOTES:

1. THE CONCRETE WASHOUT AREA SHALL BE INSTALLED PRIOR TO ANY CONCRETE PLACEMENT ON THIS PROJECT.
2. SIGNS SHALL BE PLACED AS NECESSARY TO CLEARLY INDICATE THE LOCATION OF THE CONCRETE WASHOUT.
3. THE CONCRETE WASHOUT AREA WILL BE REPLACED AS NECESSARY TO MAINTAIN CAPACITY FOR WASTE CONCRETE AND OTHER LIQUID WASTE.
4. WASHOUT RESIDUE SHALL BE REMOVED FROM THE SITE AND DISPOSED OF AT AN APPROVED WASTE SITE.
5. DO NOT MIX EXCESS AMOUNTS OF FRESH CONCRETE OR CEMENT ON-SITE.
7. DO NOT DUMPING EXCESS CONCRETE IN NON-DESIGNATED DUMPING AREAS.
8. LOCATE WASHOUT AREA AT LEAST 50' (15 METERS) FROM STORM DRAINS, OPEN DITCHES, OR WATERBODIES.
9. WASH OUT ONLY WASHOUT NON-HAZARDOUS WASTES INTO THE OUTPACK WASHOUT.

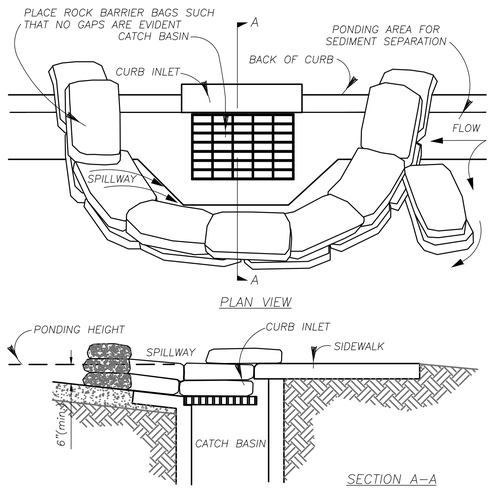
102 Not to Scale — **Concrete Washout**



NOTES:

1. MUST BE INSTALLED PROPERLY TO AVOID NOTICE OF VIOLATION.
2. SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE POUNDING EFFICIENCY.
3. INSPECT AND REPAIR FENCE AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHEN NECESSARY. 9" MAXIMUM RECOMMENDED STORAGE HEIGHT.
4. REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE TO SEDIMENT OFF-SITE AND CAN BE PERMANENTLY STABILIZED.

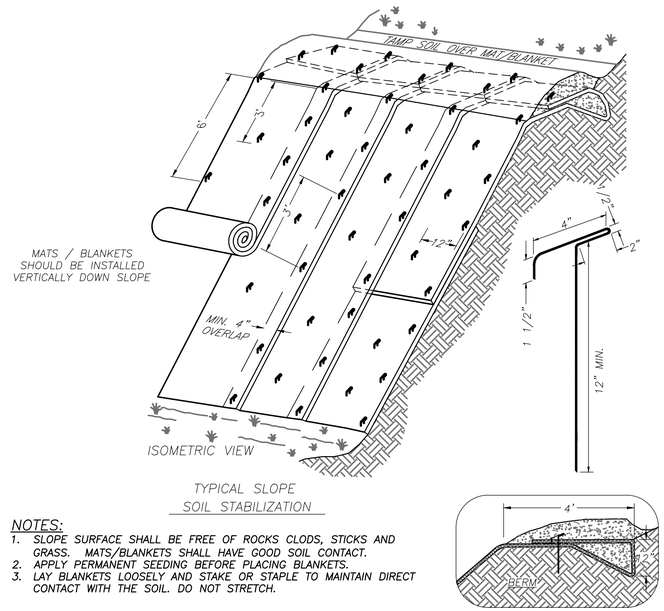
103 Not to Scale — **Filter Fabric Silt Fence**



NOTES:

1. PLACE CURB TYPE ROCK BAG BARRIER ON GENTLY SLOPING STREET, WHERE WATER CAN POND AND ALLOW SEDIMENT TO SEPARATE FROM RUNOFF.
2. BAGS OF WOVEN GEOTEXTILE FABRIC, FILLED WITH GRAVEL MUST BE LAYERED SUCH THAT NO GAPS ARE EVIDENT.
3. LEAVE ONE SANDBAG GAP IN THE TOP ROW ON THE SIDE AWAY FROM FLOW, TO PROVIDE A SPILLWAY; OR IN THE CENTER IF PONDING IS NEEDED ON BOTH SIDES.
4. INSPECT BARRIERS AND REMOVE SEDIMENT AFTER EACH STORM EVENT, SEDIMENT AND GRAVEL MUST BE REMOVED FROM THE TRAVELED WAY IMMEDIATELY

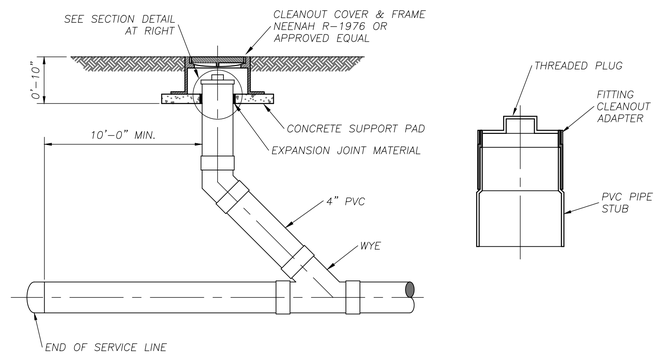
104 Not to Scale — **Rock Bag Inlet Barrier**



NOTES:

1. SLOPE SURFACE SHALL BE FREE OF ROCKS CLODS, STICKS AND GRASS. MATS/BLANKETS SHALL HAVE GOOD SOIL CONTACT.
2. APPLY PERMANENT SEEDING BEFORE PLACING BLANKETS.
3. LAY BLANKETS LOOSELY AND STAKE OR STAPLE TO MAINTAIN DIRECT CONTACT WITH THE SOIL. DO NOT STRETCH.

105 Not to Scale — **Permanent Turf Reinforcement Mat**



202 Not to Scale — **Cleanout**

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Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84751
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

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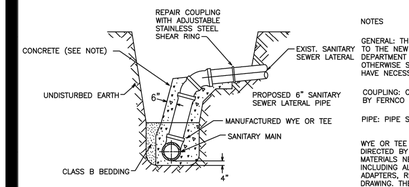
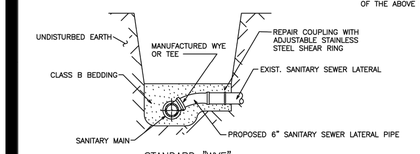
Apr 14, 2021 – 2:53pm Plotted By: travis.perber V:\026800-Panda Express – Master 2018\026800.18-Hamilton Or\04-DWG\Eng\Sheet\026800.18-SHTS-DTLS.dwg Layout: Civil Details_3



STANDARD TEE 8" RISER PIPE



STANDARD "WYE"

NOTES

GENERAL: THIS DRAWING SHOWS THE METHOD OF CONNECTING THE EXIST. SANITARY SEWER LATERAL TO THE NEW SANITARY SEWER MAIN. FOR SPECIFICATIONS REFER TO THE LATEST STATE OF OHIO, DEPARTMENT OF TRANSPORTATION, CONSTRUCTION AND MATERIAL SPECIFICATIONS, ITEM 603 AND AS OTHERWISE SPECIFIED HEREIN. THE SIZE OF THE EXIST. SAN. LATERALS MAY VARY. CONTRACTOR SHALL HAVE NECESSARY MATERIAL TO ADAPT TO DIFFERENT SIZES OF SAN. LATERALS.

COUPLING: COUPLING WITH ADJUSTABLE STAINLESS STEEL SHEAR RING, ASTM 425 AS MANUFACTURED BY FERNCO OR EQUAL FOR VCP OR ABS PIPE.

PIPE: PIPE SHALL BE 6" SOLID WALL PVC PIPE SDR 26 WITH SOLVENT WELDED OR GASKETED JOINTS.

WYE OR TEE PIPE: WILL BE INSTALLED IN THE MAIN SEWER AS SHOWN ON THE PLANS, OR AS DIRECTED BY THE ENGINEER. PAYMENT: THE CONTRACTOR WILL INCLUDE THE COST OF ALL LABOR AND MATERIALS NECESSARY TO CONNECT THE MAIN SEWER TO THE EXIST. SANITARY SEWER LATERALS INCLUDING ALL PIPES, COUPLINGS, REDUCERS, SADDLES, FITTINGS, BUSHINGS, ELBOWS, DONUTS, ADAPTERS, RISER PIPES, AND STANDARD WYES OR TEES, AS SHOWN ON THIS STANDARD CONSTRUCTION DRAWING. THE CONTRACTOR SHALL ALSO PROVIDE THE COST OF EXCAVATION BEDDING, BRACING, BACKFILLING, ECT.

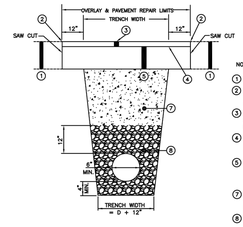
CONCRETE: ALL CONCRETE SHALL BE CLASS C (2500 P.S.I. AT 28 DAYS) AS PER ITEM 499 OF THE ABOVE MENTIONED SPECIFICATIONS.

SANITARY SEWER LATERAL CONNECTION DETAIL

SCALE: NOT TO SCALE

DESIGN	DRAWN	CHECKED	SCALE: NTS / VERT: NTS	DELIV	DATE	RECORD

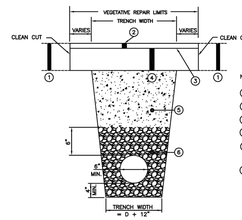
204 Not to Scale — *Sanitary Sewer Lateral Connection*



NOTES:
1. EXIST. PAVEMENT
2. ODOT ITEM 407, HOT APPLIED JOINT SEALER (TO BE BID WITH UNIT PRICE FOR ITEM POINT REPAIR)
3. 2" – ODOT ITEM 448 ASPHALT CONCRETE SURFACE COURSE (TO BE BID WITH UNIT PRICE FOR ITEM POINT REPAIR)
4. ODOT ITEM 407 TACK COAT APPLIED AT 0.10 GAL./S.Y. (TO BE BID WITH UNIT PRICE FOR ODOT ITEM POINT REPAIR)
5. 6" – ODOT ITEM 301 BITUMINOUS AGGREGATE BASE IN TWO EQUAL LIFTS (TO BE BID WITH UNIT PRICE FOR ITEM POINT REPAIR). *
7. LOW STRENGTH MORTAR – ODOT ITEM 613 BACKFILL (TO BE BID WITH UNIT PRICE FOR ITEM POINT REPAIR)
8. ITEM 703 FINE AGGREGATE BEDDING (TO BE BID WITH THE UNIT PRICE FOR POINT REPAIR)

TRENCH & PAVEMENT RESTORATION DETAIL

SCALE: NOT TO SCALE



NOTES:
1. EXIST. NON-PAVED GROUND
2. ODOT ITEM 659 STRAW MULCH
3. ODOT ITEM 659 SEEDING
4. 5" – ODOT ITEM 653 TOPSOIL
5. LOW STRENGTH MORTAR – ODOT ITEM 613 BACKFILL (TO BE BID WITH UNIT PRICE FOR POINT REPAIR)
6. ITEM 703 FINE AGGREGATE BEDDING (TO BE BID WITH UNIT PRICE FOR POINT REPAIR)

TRENCH & GRASS RESTORATION DETAIL

SCALE: NOT TO SCALE

205 Not to Scale — *Sanitary Sewer Trench Restoration Detail*

BEARING AREA OF THRUST BLOCKS IN SQUARE FEET

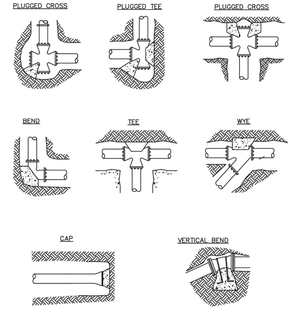
FITTING SIZE (INCHES)	TEE, WYE, PLUG OR CAP	90° BEND OR PLUGGED CROSS	TEE PLUGGED ON RUN BEND		45° BEND	22-1/2° BEND	11-1/4° BEND
			A1	A2			
04	1.3	1.9	2.5	1.9	1.3	–	–
06	2.8	4.0	5.7	4.0	2.1	1.3	–
08	5.1	7.1	10.1	7.1	3.9	2.0	1.3
10	7.9	11.2	15.7	11.2	6.1	3.2	1.6
12	11.3	16.0	22.7	16.0	8.8	4.5	2.3
14	15.3	21.7	30.7	21.7	11.9	6.1	3.1
16	20.0	28.4	40.0	28.4	15.5	8.0	4.0
18	25.3	36.0	50.7	36.0	19.5	10.1	5.1
20	31.3	44.4	62.7	44.4	24.1	12.5	6.3
24	45.3	64.0	90.7	64.0	34.9	18.1	9.1

VERTICAL VOLUME OF THRUST BLOCK IN CUBIC YARDS

FITTING SIZE	45° BEND	22-1/2° BEND	11-1/4° BEND
4"	1.1	0.4	0.2
6"	2.7	1.0	0.4
8"	4.0	1.5	0.6
12"	8.5	3.2	1.3
16"	14.8	5.6	2.3

VERTICAL BEND

FITTING SIZE	BAR SIZE	EMBEDMENT DEPTH
4"–12"	#6	30"
14"–16"	#8	36"



ABOVE BEARING AREAS BASED ON TEST PRESSURE OF 150 P.S.I AND AN ALLOWABLE SOIL BEARING STRENGTH OF 1500 POUNDS PER SQUARE FOOT. TO COMPUTE BEARING AREAS FOR DIFFERENT TEST PRESSURES AND SOIL BEARING STRESSES, USE THE FOLLOWING EQUATION:
BEARING AREA = (TEST PRESSURE/150) X (1500/SOIL BEARING STRESS) X (TABLE VALUE)

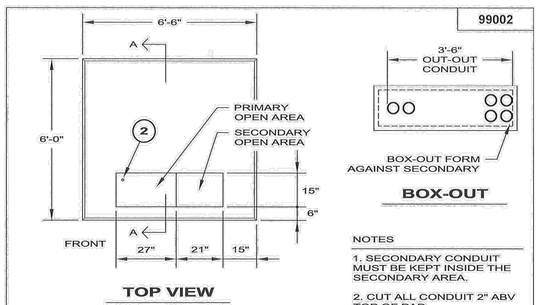
NOTES:
1. CONCRETE THRUST BLOCKING TO BE POURED AGAINST UNDISTURBED EARTH.
2. KEEP CONCRETE CLEAR OF JOINT AND ACCESSORIES.
3. THE REQUIRED THRUST BEARING AREAS FOR SPECIAL CONNECTIONS ARE SHOWN ENCIRCLED ON THE PLANS: E.G. 15 INDICATES 15 SQUARE FEET BEARING AREA REQUIRED.
4. IF NOT SHOWN ON PLANS, REQUIRED BEARING AREAS AT FITTING SHALL BE AS INDICATED ABOVE, ADJUST IF NECESSARY, TO CONFORM TO THE TEST PRESSURE(S) AND ALLOWABLE SOIL BEARING STRESS(ES) STATED IN THE SPECIAL SPECIFICATIONS.
5. BEARING AREAS AND SPECIAL BLOCKING DETAILS SHOWN ON PLANS TAKE PRECEDENCE OVER BEARING AREAS AND BLOCKING DETAILS SHOWN ON THIS STANDARD DETAIL. BEARING AREA OF THRUST BLOCKS IS IN SQUARE FEET.
6. VERTICAL CHANGES IN DIRECTION REQUIRE SPECIFIC DESIGNS FOR THRUST BLOCKS.

CONCRETE THRUST BLOCKING DETAIL

DESIGN	DRAWN	CHECKED	SCALE: NTS / VERT: NTS	DELIV	DATE	RECORD

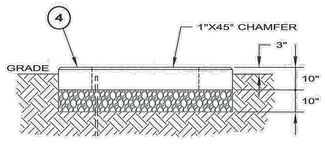
206 Not to Scale — *Conc. Thrust Block*

99002

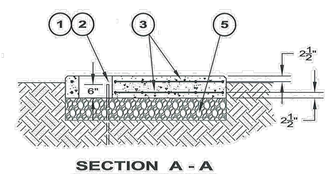


TOP VIEW

BOX-OUT



SIDE VIEW



SECTION A - A

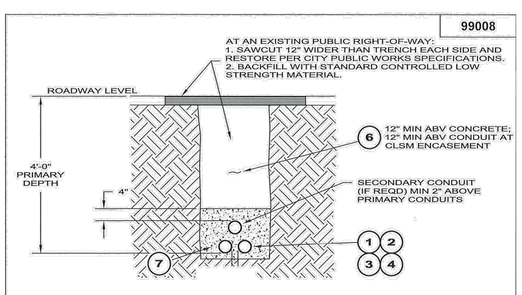
NOTES

1. SECONDARY CONDUIT MUST BE KEPT INSIDE THE SECONDARY AREA.
2. CUT ALL CONDUIT 2" ABV TOP OF PAD.
3. CALL FOR INSPECTION PRIOR TO CONCRETE POUR.
4. REMOVE BOX-OUT FORM.

	DATE:	DRAWN BY:
	12/8/1994	RPL
TRANSFORMER PAD FOR 3 PHASE 75 - 500 KVA TRANSFORMER 13.8 KV DISTRIBUTION	REV: 9/8/2020	REV BY: JLM

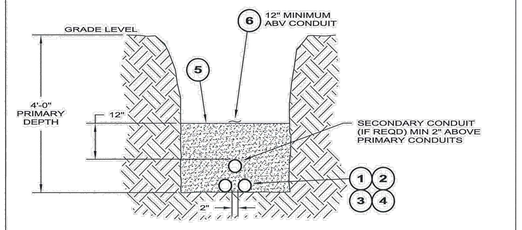
X Not to Scale — *Transformer Pad*

99008



UNDER PAVED ROADWAY
CONCRETE ENCASEMENT

ROADWAY NOTES
1. CONTRACTOR SHALL PROVIDE TIE-DOWN BRACKETS OR SADDLES TO PREVENT CONDUIT FLOATING.
2. FOR STREET REPAIR PROVIDE MIN 1" STEEL PLATE OVER TRENCH FOR 24 HOURS PRIOR TO PLACING PAVEMENT RESTORATION.



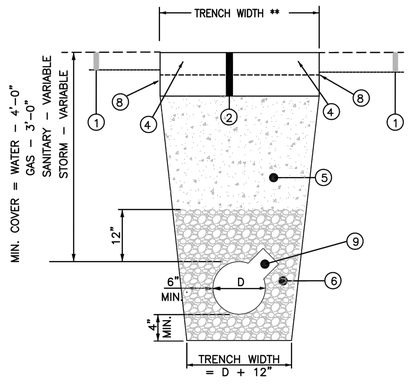
TYPICAL UNDERGROUND

GENERAL NOTES
1. TRENCH SHALL BE FREE OF ROCKS.
2. CONDUIT SHALL BE INSPECTED BEFORE COVERING.
3. ALL PVC JOINTS SHALL BE CLEANED, PRIMED & GLUED.
4. DIMENSIONS INDICATE REQUIRED MINIMUM COVERAGE.

CITY OF HAMILTON OWNED SECONDARY ONLY DEPTH = 36". CUSTOMER OWNED SECONDARY SERVICE DEPTH = PER NEC.	DATE: 8/10/2006	DRAWN BY: JLM
UNDERGROUND ELECTRIC REQUIREMENTS TRENCH DETAILS	REV: 8/28/2020	REV BY: JLM

X Not to Scale — *Typical Underground Conduit*

** PERMIT FEE BASED ON TRENCH WIDTH AND LENGTH PLUS 12" IN ALL DIRECTIONS FOR FINAL RESTORATION



NOTES:
1. EXIST. PAVEMENT
2. 6"MINIMUM – ODOT ITEM 301 ASPHALT CONCRETE BASE. IN TWO 3" LIFTS (OR MATCH EXISTING IF THICKER)
3. –
4. –
5. ODOT ITEM 613 LOW STRENGTH MORTAR BACKFILL MATERIAL CLASS LSM 50
6. ODOT ITEM 310 BEDDING (OR No.57 STONE)
7. ODOT ITEM 705.04, HOT APPLIED JOINT SEALER
8. ODOT ITEM 401.14 TACK COAT APPLIED AT 0.10 GAL./S.Y.
9. "D" TRUSS PIPE WYE (45°) WITH 2–SHEAR BAND FERNCO COUPLING

CITY OF HAMILTON! OHIO
Department of Public Works
Engineering Division

DETAIL
ROADWAY PAVEMENT RESTORATION FOR UTILITY CUTS

SCALE: NTS	DATE: 3/2009	APPROVED BY: RAE
DRAWN BY: _	REVISED	DETAIL No.: RW-1 UC

X Not to Scale — *Trench Detail*

BHC RHODES
Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84761
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

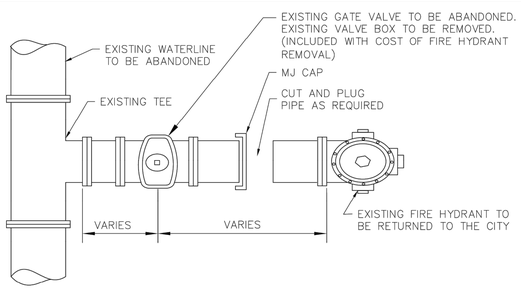
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

CIVIL DETAILS 4

C6.3

TRUE WARM & WELCOME 2300 R5

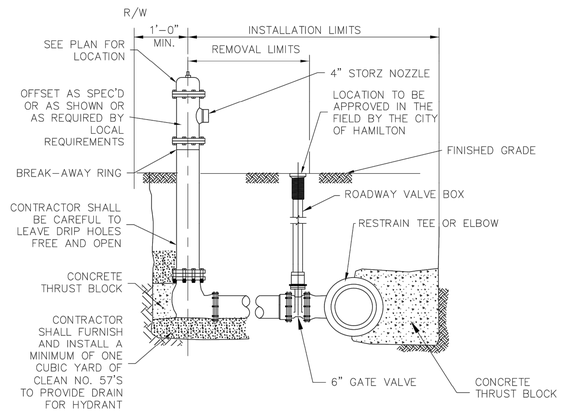
Apr. 14, 2021 – 2:54pm Plotted By: travis.barber V:\026800--Panda Express – Master 2018\026800.18--Hamilton, OH\24--DWG\Eng\Sheet\026800.18--SHTS--DTLS.dwg Layout: Civil Details 4



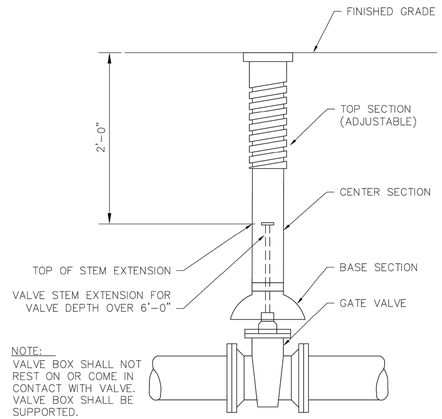
NOTES:

1. AFTER THE EXISTING WATERLINE IS TAKEN OUT OF SERVICE THE CONTRACTOR SHALL CLOSE EXISTING GATE VALVE AND CUT EXISTING WATERLINE. THE EXISTING FIRE HYDRANT SHALL THEN BE CAREFULLY REMOVED AND RETURNED TO THE CITY OF HAMILTON.
2. AFTER REMOVAL CONTRACTOR SHALL RESTORE EXISTING GROUND SURFACE TO MATCH BEFORE REMOVAL CONDITION.

EXISTING FIRE HYDRANT REMOVAL DETAIL

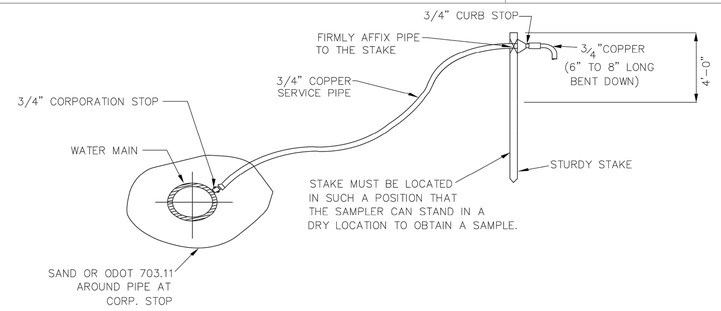


STANDARD FIRE HYDRANT ASSEMBLY DETAIL

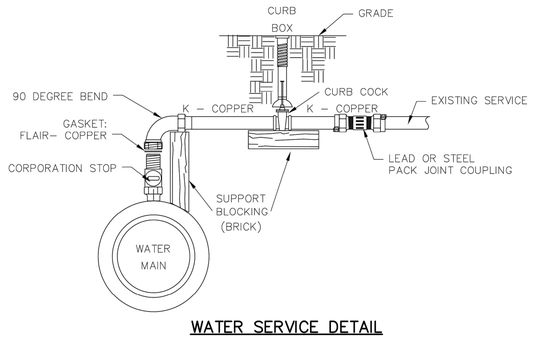


NOTE:
VALVE BOX SHALL NOT REST ON OR COME IN CONTACT WITH VALVE. VALVE BOX SHALL BE SUPPORTED.

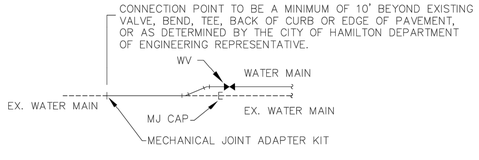
ROADWAY VALVE BOX DETAIL



PURITY TEST STATION



WATER SERVICE DETAIL



TYPICAL WM TIE-IN DETAIL

BEARING AREA OF THRUST BLOCKS IN SQUARE FEET

FITTING SIZE (INCHES)	TEE, WYE, PLUG OR CAP	90° BEND OR PLUGGED CROSS	TEE PLUGGED ON RUN BEND A1	TEE PLUGGED ON RUN BEND A2	45° BEND	22-1/2° BEND	11-1/4° BEND
04	1.3	1.9	2.5	1.9	1.3	–	–
06	2.8	4.0	5.7	4.0	2.1	1.3	–
08	5.1	7.1	10.1	7.1	3.9	2.0	1.3
10	7.9	11.2	15.7	11.2	6.1	3.2	1.6
12	11.3	16.0	22.7	16.0	8.8	4.5	2.3
14	15.3	21.7	30.7	21.7	11.9	6.1	3.1
16	20.0	28.4	40.0	28.4	15.5	8.0	4.0
18	25.3	36.0	50.7	36.0	19.5	10.1	5.1
20	31.3	44.4	62.7	44.4	24.1	12.5	6.3
24	45.3	64.0	90.7	64.0	34.9	18.1	9.1

VERTICAL VOLUME OF THRUST BLOCK IN CUBIC YARDS

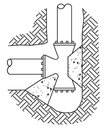
FITTING SIZE	45° BEND	22-1/2° BEND	11-1/4° BEND
4"	1.1	0.4	0.2
6"	2.7	1.0	0.4
8"	4.0	1.5	0.6
12"	8.5	3.2	1.3
16"	14.8	5.6	2.3

VERTICAL BEND

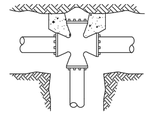
FITTING SIZE	BAR SIZE	EMBEDMENT DEPTH
4"-12"	#6	30"
14"-16"	#8	36"

PLUGGED CROSS

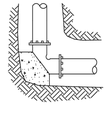
PLUGGED TEE



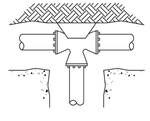
PLUGGED CROSS



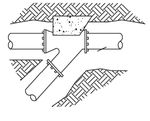
BEND



TEE



WYE

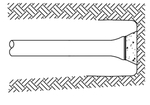


ABOVE BEARING AREAS BASED ON TEST PRESSURE OF 150 P.S.I AND AN ALLOWABLE SOIL BEARING STRENGTH OF 1500 POUNDS PER SQUARE FOOT. TO COMPUTE BEARING AREAS FOR DIFFERENT TEST PRESSURES AND SOIL BEARING STRESSES, USE THE FOLLOWING EQUATION:
BEARING AREA = (TEST PRESSURE/150) X (1500/SOIL BEARING STRESS) X (TABLE VALUE)

NOTES:

1. CONCRETE THRUST BLOCKING TO BE POURED AGAINST UNDISTURBED EARTH.
2. KEEP CONCRETE CLEAR OF JOINT AND ACCESSORIES.
3. THE REQUIRED THRUST BEARING AREAS FOR SPECIAL CONNECTIONS ARE SHOWN ENCIRCLED ON THE PLANS: E.G. 15 INDICATES 15 SQUARE FEET BEARING AREA REQUIRED.
4. IF NOT SHOWN ON PLANS, REQUIRED BEARING AREAS AT FITTING SHALL BE AS INDICATED ABOVE, ADJUST IF NECESSARY, TO CONFORM TO THE TEST PRESSURE(S) AND ALLOWABLE SOIL BEARING STRESS(ES) STATED IN THE SPECIAL SPECIFICATIONS.
5. BEARING AREAS AND SPECIAL BLOCKING DETAILS SHOWN ON PLANS TAKE PRECEDENCE OVER BEARING AREAS AND BLOCKING DETAILS SHOWN ON THIS STANDARD DETAIL. BEARING AREA OF THRUST BLOCKS IS IN SQUARE FEET.
6. VERTICAL CHANGES IN DIRECTION REQUIRE SPECIFIC DESIGNS FOR THRUST BLOCKS.

CAP



VERTICAL BEND

CONCRETE THRUST BLOCKING DETAIL

MINIMUM LENGTH OF PIPE TO BE RESTRAINED IN FEET					
FITTING SIZE (INCHES)	BRANCH OF TEE OR PLUG	90° BEND	45° BEND	22-1/2° BEND	11-1/4° BEND
4	48	18	8	4	2
6	68	26	11	5	3
8	88	34	14	7	3
10	106	42	17	8	4
12	125	49	20	10	5
14	143	57	24	11	6
16	160	65	27	13	6
18	178	72	30	14	7
20	194	79	33	16	8
24	227	94	39	19	9

NOTES:

1. FITTINGS SHALL BE RESTRAINED JOINT TYPE.
2. TABLE INDICATES THE MINIMUM LENGTH OF RESTRAINED JOINTS IN FEET ON EACH SIDE OF THE FITTING AND CHANGES IN DIRECTION. WHERE PRACTICAL, FULL LENGTHS OF PIPE SHALL BE LAID TO ACHIEVE THE REQUIRED MINIMUM RESTRAINT.
3. WHERE COMBINATIONS OF FITTINGS ARE USED, THE PIPING BETWEEN THE FITTINGS SHALL BE RESTRAINED. WHEN TWO OR MORE FITTINGS ARE TOGETHER, USE FITTING WHICH YIELDS GREATEST LENGTH OF RESTRAINED JOINT.
4. PROVIDE MECHANICAL RESTRAINT ON EITHER SIDE OF IN-LINE VALVES.
5. FOR FITTINGS OTHER THAN THOSE PRESENTED IN THE ABOVE TABLE, RESTRAINED JOINT LENGTHS SHALL BE DETERMINED IN ACCORDANCE WITH "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" BY THE DUCTILE IRON PIPE RESEARCH ASSOCIATION (DIPRA).
6. LENGTHS SHOWN IN THE TABLE HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROCEDURE OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE' AS PUBLISHED BY DIPRA, WITH THE FOLLOWING ASSUMPTIONS:
   a. WORKING PRESSURE = 150 PSI
   b. LAYING CONDITIONS = TYPE 4
   c. SOIL DESIGNATION = MOST CONSERVATIVE FOR FITTING TYPE
   d. ALL DIP TO BE POLYWRAPPED

RESTRAINED PIPE TABLE (DIP)

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7101 College Blvd., Suite 400
Overland Park, Kansas 66210
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STATE OF OHIO
MARK SHERRY
PE 84751
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

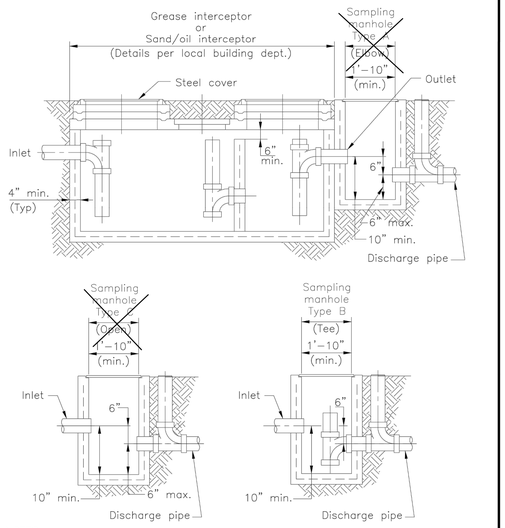
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

CIVIL DETAILS 5

C6.4

TRUE WARM & WELCOME 2300 R5

Apr 14, 2021 – 2:55pm Plotted By: travis.perber V:\026800-Panda Express - Master 2018\026800.18-Hamilton OH\04-DWG\Engr\Sheet\026800.18-SHTS-DTLS.dwg Layout: Civil Details 5

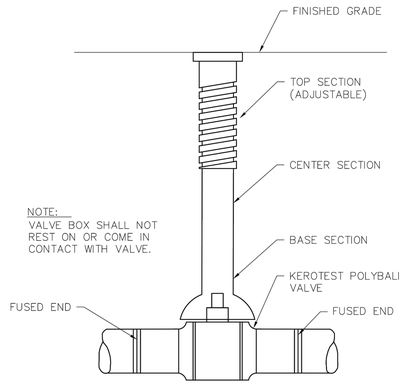


NOTES:
1. Provide 6" free fall from centerline of outlet to centerline of discharge pipe.
2. Check with each governing Agency for allowable use of type A, B or C sampling manhole within their jurisdiction.
3. Type A, B or C manholes require a minimum of 10" at the bottom of the manhole for immersion of lab sampling bottle. Type B manholes require 6" minimum tees since the sample bottle is lowered within the tee.

PRETREATMENT SAMPLING MANHOLE

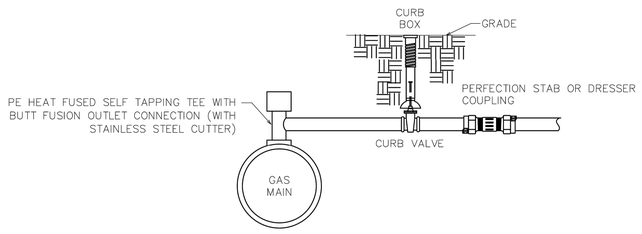
ISSUED: | NUMBER: SD-34

X Not to Scale — *Grease Interceptor/Sampling Manhole Type B*



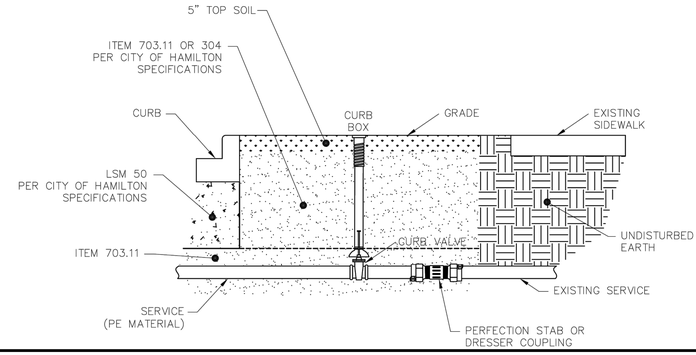
GAS ROADWAY VALVE BOX DETAIL

X Not to Scale — *Gas Roadway Valve Box Detail*



GAS SERVICE DETAIL

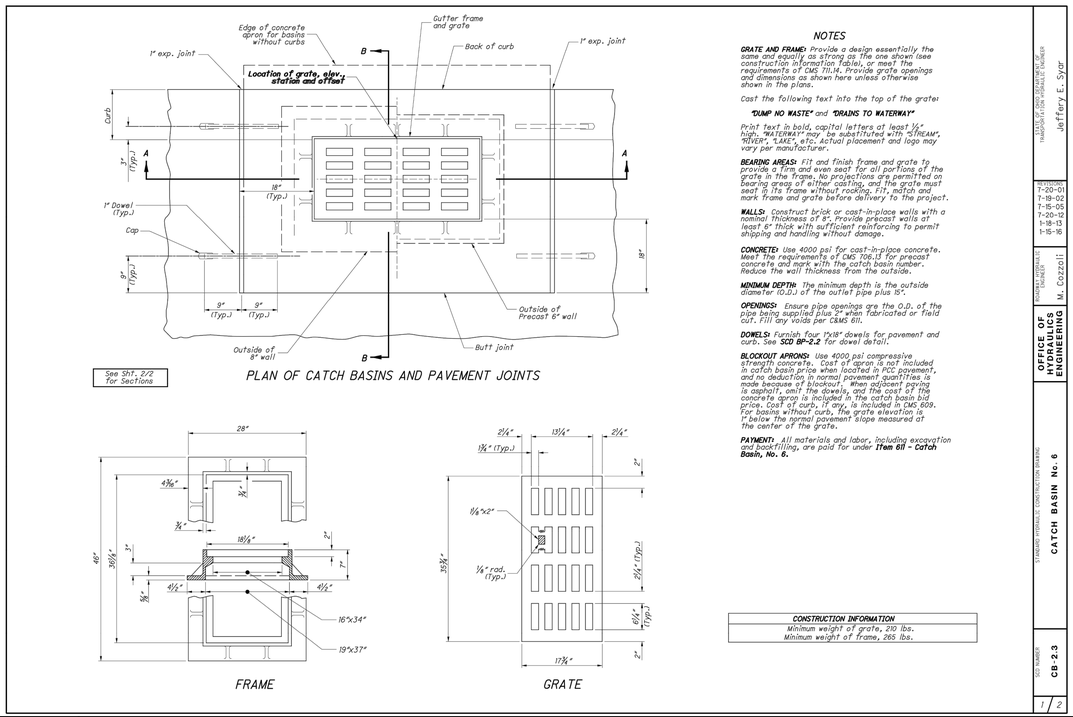
X Not to Scale — *Gas Service Connection*



NOTE:
1. BACKFILL UNDER PAVEMENT AND CONCRETE SHALL BE LOW STRENGTH MORTAR BACKFILL CLASS LSM 50.

GAS SERVICE RESTORATION DETAIL AT CURB BOX
(NTS)

X Not to Scale — *Gas Service Restoration Detail At Curb Box*



See Sht. 2/2 for Sections

PLAN OF CATCH BASINS AND PAVEMENT JOINTS

FRAME

GRATE

NOTES

GRATE AND FRAME: Provide a design essentially the same and equally as strong as the one shown (see construction information table), or meet the requirements of CMS 711.14. Provide grate openings and dimensions as shown here unless otherwise shown in the plans.

Cast the following text into the top of the grate:

"DUMP NO WASTE" and **"DRAINS TO WATERWAY"**

Print text in bold, capital letters at least ½" high. **"WATERWAY"** may be substituted with **"STREAM", "RIVER", "LAKE",** etc. Actual placement and logo may vary per manufacturer.

BEARING AREAS: Fit and finish frame and grate to provide a firm and even seat for all portions of the grate in the frame. No projections are permitted on bearing areas of either casting, and the grate must seat in its frame without rocking. Fit, match and mark frame and grate before delivery to the project.

WALLS: Construct brick or cast-in-place walls with a nominal thickness of 8". Provide precast walls of at least 6" thick with sufficient reinforcing to permit shipping and handling without damage.

CONCRETE: Use 4000 psi for cast-in-place concrete. Meet the requirements of CMS 706.13 for precast concrete and mark with the catch basin number. Reduce the wall thickness from the outside.

MINIMUM DEPTH: The minimum depth is the outside diameter (O.D.) of the outlet pipe plus 15".

OPENINGS: Ensure pipe openings are the O.D. of the pipe being supplied plus 2" when fabricated or field cut. Fill any voids per CMS 611.

DOWELS: Furnish four 1"x18" dowels for pavement and curb. See **SCD BP-2.2** for dowel detail.

BLOCKOUT APRONS: Use 4000 psi compressive strength concrete. Cost of apron is not included in catch basin price when located in PCC pavement, and no deduction in normal pavement quantities is made because of blockout. When adjacent paving is asphalt, omit the dowels, and the cost of the concrete apron is included in the catch basin bid price. Cost of curb, if any, is included in CMS 609. For basins without curb, the grate elevation is 1" below the normal pavement slope measured at the center of the grate.

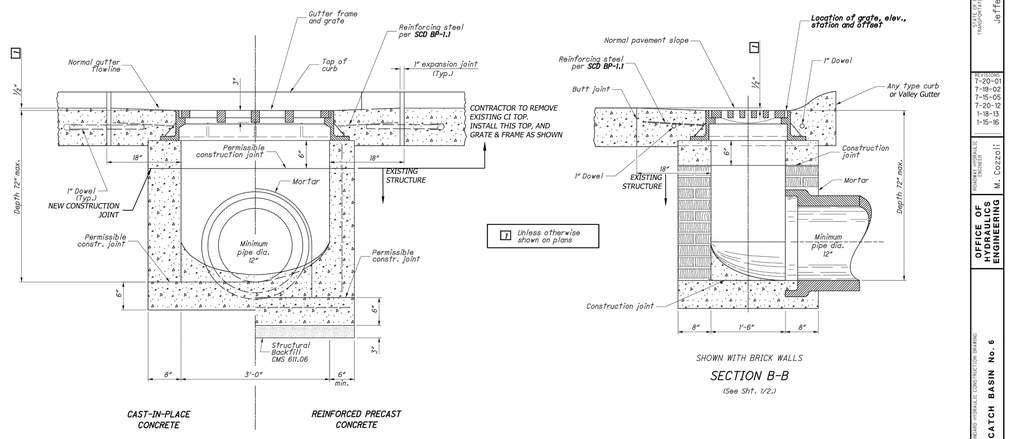
PAYMENT: All materials and labor, including excavation and backfilling, are paid for under **Item 611 - Catch Basin, No. 6.**

CONSTRUCTION INFORMATION
Minimum weight of grate, 210 lbs.
Minimum weight of frame, 265 lbs.

STANDARD HYDRAULIC CONSTRUCTION DRAWING — CATCH BASIN No. 6 — OFFICE OF HYDRAULICS ENGINEERING — SCD NUMBER CB-2.3 — SHEET 1 / 2

APPROVED BY OHIO DEPARTMENT OF TRANSPORTATION HYDRAULIC ENGINEER — Jeffery E. Syar — 7-20-01, 7-19-02, 7-15-05, 7-20-12, 1-18-13, 1-15-16 — CHIEF, OFFICE OF HYDRAULIC ENGINEERING — M. Cozzoli

X Not to Scale — *Catch Basin*



SECTION A-A
(See Sht. 1/2.)

SECTION B-B
(See Sht. 1/2.)

CATCH BASIN No. 6

BHC RHODES
Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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MARK SHERFY
PE 84761
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

Khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

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TRUE WARM & WELCOME 2300 R5

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PLANT SCHEDULE

TREES	QTY	BOTANICAL / COMMON NAME	CONT	CAL
	3	Acer x freemanii `Armstrong` / Armstrong Freeman Maple FOR PLANTING SPECIFICATIONS SEE DETAIL 801 & 802, SHEET L2.0	B & B	2.5" cal
	3	Prunus cerasifera `Cripoizam` / Crimson Pointe Plum FOR PLANTING SPECIFICATIONS, SEE DETAILS 801 & 802, SHEET L2.0	B & B	2.5" cal
	6	Quercus x warei `Regal Prince` / Regal Prince Oak FOR PLANTING SPECIFICATIONS SEE DETAIL 801 & 802, SHEET L2.0	B & B	2.5" cal
SHRUBS	**QTY**	**BOTANICAL / COMMON NAME**	**CONT.**	**HEIGHT**
	5	Ilex verticillata `Male` / Male Winterberry FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	18"- 24" H
	22	Ilex verticillata `Winter Red` / Winter Red Holly FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	18"- 24" H
	24	Juniperus chinensis `Sea Green` / Sea Green Juniper FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	18"- 24" H
	26	Juniperus virginiana `Skyrocket` / Skyrocket Juniper FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	7`
PERENNIALS	**QTY**	**BOTANICAL / COMMON NAME**	**CONT.**	**HEIGHT**
	24	Baptisia x `Purple Smoke` / Purple Smoke Wild Indigo FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	5 gal	12"-18" H
	66	Hemerocallis x `Little Business` / Little Business Daylily FOR PLANTING SPECIFICATIONS SEE DETAIL 803 & 804, SHEET L2.0	1 gal	6" - 12" Ht.
GROUND COVERS	**QTY**	**BOTANICAL / COMMON NAME**	**CONT**	
	600 sf	Festuca arundinacea `Watersaver Blend` / Watersaving Blend of Tall Fescue Seeding Rate: 10-12 lbs/1,000 sf. Seed Mix 5% Kelly Bluegrass 95% - 3 specices Turf Fescue (Covenant II, Avenger, Garrison) PLACE ALUMINUM LANDSCAPE EDGING, OR APPROVED EQUAL, WHERE PLANTING BEDS ADJOIN TURF AREAS, SEE DETAIL 805, SHEET L2.0	seed	
	13,094 sf	Festuca arundinacea `Watersaver Blend` / Watersaving Blend of Tall Fescue PLACE LANDSCAPE EDGING WHERE GRASS ADJOINS PLANTING BEDS, SEE DETAIL 805 SHEET L1.2	sod	

MULCH SCHEDULE

ROCK MULCH Buffalo River Rock or Approved Equal. 1" -3" Rock Size. 3" Depth. -	2,093 sf	

GRAPHIC SCALE
20 0 20

LEGEND

- 980 — PROPOSED FINISH GRADE MAJOR CONTOUR
- 982 — PROPOSED FINISH GRADE MINOR CONTOUR
- 980 — EXISTING GRADE MAJOR CONTOUR
- 982 — EXISTING GRADE MINOR CONTOUR
- STM — PROPOSED STORM SEWER LINE
- RD — PROPOSED ROOF LINE DRAIN
- ℄ — PROPERTY LINE
- R/W — RIGHT-OF-WAY LINE

GENERAL LANDSCAPE NOTES

1. The Contractor shall verify and coordinate all final grades with the Landscape Architect and or design team prior to completion.
2. Location and placement of all plant material shall be coordinated with the Landscape Architect prior to installation.
3. Location of all utilities are approximate, the Contractor shall field verify locations prior to commencement of construction operations.
4. Refer to Civil Drawings for all grading and berming, erosion control, storm drainage, utilities and site layout.
5. The Contractor shall arrange and conduct a pre-construction meeting onsite with Landscape Architect prior to work.
6. Plant quantities are for information only, drawing shall prevail if conflict occurs. Contractor is responsible for calculating own quantities and bid accordingly.
7. The Contractor is to notify Landscape Architect after staking is complete and before plant pits are excavated.
8. Tree locations in areas adjacent to drives, walks, walls and light fixtures may be field adjusted as approved by Landscape Architect.
9. The Contractor shall report subsurface soil or drainage problems to the Landscape Architect.
10. The plan is subject to changes based on plant size and material availability. All changes or substitutions must be approved by the City of Hamilton, Ohio and the Landscape Architect.
11. Aluminum landscape edging to be used on all landscape beds adjoining turf areas as noted on landscape plans.
12. Landscape Contractor shall be responsible for watering all plant material until the time that a permanent water source is ready.
13. The Contractor shall show proof of procurement, sources, quantities, and varieties for all shrubs, perennials, ornamental grasses, and annuals within 21 days following the award of the contract.
14. Contractor shall provide full maintenance for newly landscaped areas for a period of 30 days after the date of final acceptance. At the end of the maintenance period, a healthy, well-rooted, even-colored, viable turf and landscaped area must be established. The landscaped areas shall be free of weeds, open joints, bare areas, and surface irregularities.
15. Landscape Contractor shall provide rock mulch sample to owner for approval.

GENERAL IRRIGATION NOTES

Irrigation plan to be provided to Owner and Landscape Architect before construction.

1. Irrigation plan to not interfere with any proposed improvements shown.
2. Irrigation system design to be based on available psi. Minimum operating pressure for spray heads shall be 30 psi and minimum operating pressure for drip zones shall be 40 psi.
3. The contractor shall be responsible for providing uninterrupted, 110 v electrical service to the controller and for all hook-ups. All exposed low voltage wire shall be enclosed in a conduit.
4. Place valve boxes 12" minimum from and parallel to curbs and walks, grouped valves to be equally spaced.
5. Install all mainlines to 1% minimum slope to drain valves located at low points of main system.
6. Irrigation controller and rain sensor shall be located in owner approved locations.

SITE DATA

	Quantity	Required	Provided
Lot Area	53,379		
Open Space Req			
1 tree / 5,000 SF of lot		10.68	12
3 shrubs / tree		32.03	51
6 perennials / tree		64.06	77

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Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84751
04/15/2021
REGISTERED PROFESSIONAL ENGINEER

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS

TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

LANDSCAPE PLAN

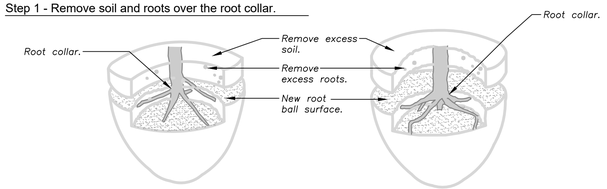
L1.0

TRUE WARM & WELCOME 2300 R5

Apr. 15, 2021 – 8:39am Plotted By: Ninoh.Butler V:\026800-panda express - master 2018\026800.18-hamilton oh\04-DWG\Eng\Sheet\026800.18-SHTS-LNSC.dwg Layout: Landscape Plan

Apr. 14, 2021 – 2:57pm Plotted By: travis.gerber V:\026800-Panda Express – Master 2018\026800.18-Hamilton OH\04-DWG\Exp\Sheet\026800.18-SHTS-LNDC-DTLS.dwg Layout: PLANTING DETAILS

Step 1 - Remove soil and roots over the root collar.



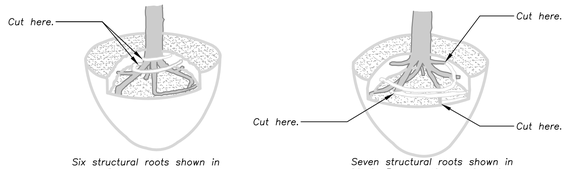
Tree planted too deeply in root ball. Remove excess soil and roots to meet root inspection detail.

Tree planted too deeply in root ball. Remove excess soil and roots to meet root inspection detail.

Step 2 - Remove defects.

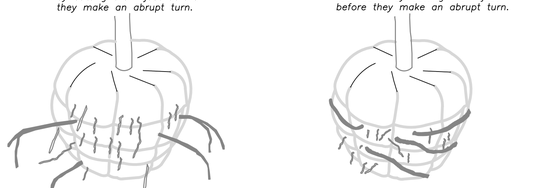
Five structural (large) roots shown in black. Remove structural (white) root wrapping root collar.

Four structural roots shown in black. Remove root (white) growing over structural roots.



Six structural roots shown in black. Remove structural roots (white) growing over root collar by cutting them just before they make an abrupt turn.

Seven structural roots shown in black. Remove structural roots (white) growing around or over root collar by cutting them just before they make an abrupt turn.



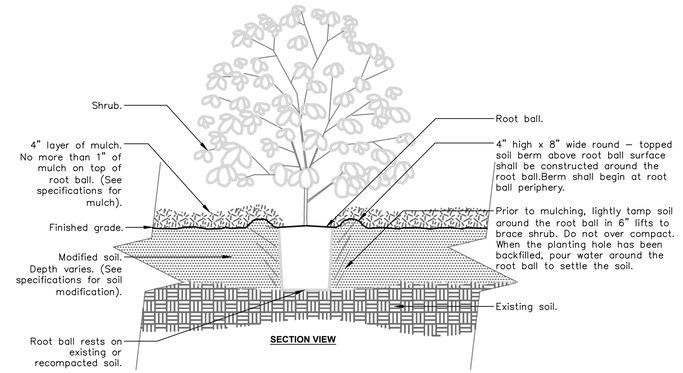
Remove structural roots (4 shown in black) extending from root ball.

Remove structural roots (4 shown in black) deflected on root ball periphery. Small roots (¼" or less) at the periphery of the root ball are not defined as defects and do not need to be removed.

Notes:
1– All trees shown are rejectable unless they undergo recommended correction.
2– First step 1, then step 2. Adjust hole depth to allow for the removal of excess soil and roots over the root collar.
3– Roots and soil may be removed during the correction process; substrate/soil shall be replaced after the correction has been completed.
4– Trees shall pass root observations detail following correction.

URBAN TREE FOUNDATION© 2014

801 Not to Scale
ROOT BALL CORRECTION DETAIL



SECTION VIEW

Notes:
1– Shrubs shall be of quality prescribed in the root observations detail and specifications.

2– See specifications for further requirements related to this detail.

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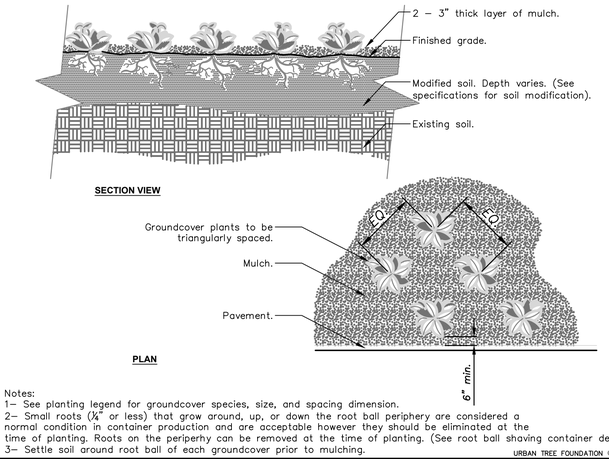
803 Not to Scale
SHRUB PLANTING DETAIL



SECTION VIEW

PLAN

Notes:
1– See planting legend for groundcover species, size, and spacing dimension.
2– Small roots (¼" or less) that grow around, up, or down the root ball periphery are considered a normal condition in container production and are acceptable however they should be eliminated at the time of planting. Roots on the periperhy can be removed at the time of planting. (See root ball shaving container detail).
3– Settle soil around root ball of each groundcover prior to mulching.

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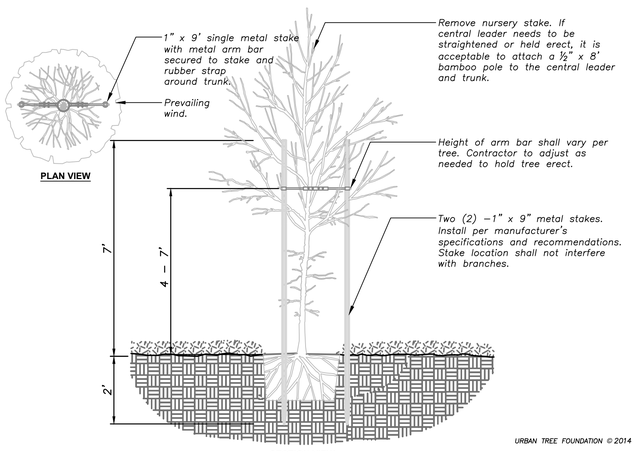
804 Not to Scale
GROUNDCOVER SPACING DETAIL



PLAN VIEW

SECTION VIEW

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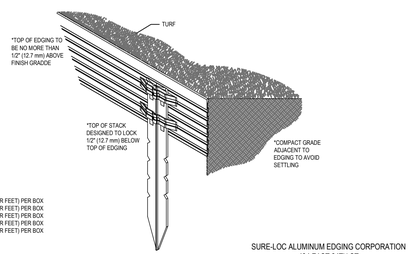
802 Not to Scale
TREE STAKING DETAIL

sure-loc®



SELECT DESIRED SIZE

PRODUCT	SIZE	PACKAGE
SURE-LOC CRISPEDGE	1/8" X 4"	15 PIECES (120 LINEAR FEET) PER BOX
SURE-LOC CRISPEDGE	1/8" X 4" X 16'	15 PIECES (240 LINEAR FEET) PER BOX
SURE-LOC CRISPEDGE	1/8" X 5 1/2"	15 PIECES (240 LINEAR FEET) PER BOX
SURE-LOC SUREEDGE	3/16" X 4"	10 PIECES (160 LINEAR FEET) PER BOX
SURE-LOC SUREEDGE	3/16" X 5 1/2"	10 PIECES (160 LINEAR FEET) PER BOX

NOTES:
1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
2. DO NOT SCALE DRAWINGS.
3. CONTRACTORS NOTE: FOR PRODUCT AND PURCHASING INFORMATION VISIT www.CADdetails.com/info REFERENCE NUMBER 200-005

SURE-LOC ALUMINUM EDGING CORPORATION
494 EAST 64TH ST
HOLLAND, MI 49423
TOLL FREE: 1-800-787-3562
PHONE: (616) 392-3209
FAX: (616) 392-5134
www.surelocedging.com

805 Not to Scale
ALUMINUM LANDSCAPE EDGING DETAIL

PLANTING NOTES

1. Location of all existing utilities needs to be done before commencing work.
2. The planting plan graphically illustrates overall plant massings. Each plant species massing shall be placed in the field to utilize the greatest coverage of ground plane. The following applies for individual plantings:
   A. Creeping groundcover shall be a minimum of 6" from paving edge.
   B. All trees shall be a minimum of 3 ft. from paving edge.
   C. All plants of the same species shall be equally spaced apart and placed for best aesthetic viewing.
   D. All shrubs shall be a minimum of 2 ft. from paved edge.
3. Mulch all planting bed areas to a minimum depth of 3". Mulch individual trees to a minimum depth of 2".
4. Note: If plants are not labeled - they are existing and shall remain.
5. All landscaped areas in right of way shall be sodded and irrigated unless otherwise specified.

MATERIALS:
1. Plant material shall be healthy, vigorous, and free of disease and insects as per AAN standards.
2. Kind, size and quality of plant material shall conform to American Standard for nursery stock, ANSI-260-2004, or most recent edition.
3. Shredded bark mulch installed at trees shall be finely chipped and shredded hardwood chips, consisting of pure wood products and free of all other foreign substances. Pine bark compost mulch installed at planting bed areas shall be free of all other foreign substances.

INSTALLATION:
1. All compacted soil within the area to be landscaped shall be removed to a depth of not less than two (2) feet and shall be backfilled with topsoil.
2. Prepare planting beds by incorporating an approved composed organic soil into existing soil for all shrub, perennial, and annual planting beds at a minimum depth of 6". Thoroughly mix organic material into the existing soil by roto-tilling or other approved method to a minimum depth of 12".
3. Planting of trees, shrubs, and seeded groundcover shall be commenced during either the spring (March 15 - June15) or fall (September 1 - October 15) planting season and with water available for hand irrigation purposes.
4. Apply liquid, root stimulator, to all shrubs and groundcovers at rates recommended by manufacturer during first planting watering following installation.
5. All planting beds will be prepared with polypropylene landscape fabric before plant material is installed. Rock mulch to be placed over polypropylene landscape fabric at a depth of 2" - 4".
6. Landscape fabric should be installed flat with all folds either pinned down with 4" landscape pins, overlap adjoining sheets a minimum of 2 - 4" steel landscape staples to be used to pin down the corners before rock mulch is installed.
7. After plants have been installed, all planting beds shall be treated with dacthal pre-emergent herbicide prior to mulch application.
8. Plant pit backfill for trees and shrubs shall be 20% peat or well composted manure and 80% topsoil.
9. Trees planted in landscaped planting areas shall be situated a minimum of three (3) feet from any curb.
10. Plant material shall be maintained and guaranteed for a period of one year after owner's acceptance of finished job. All dead or damaged plant material shall be replaced at landscape contractor's expense.
11. Landscape contractor shall maintain all plant material until final acceptance, at which point the one year guarantee begins.
12. All landscape beds shall be level with surrounding hardscape.

SOD NOTES

1. All disturbed areas shall be sodded/seeded with turf-type tall fescue sod with a minimum of three cultivars.
2. All landscaped areas shall receive a minimum 6-inch depth of topsoil compacted to 85% density at optimum moisture content.
3. The entire surface to be landscaped should be reasonable smooth and free from stones, roots or other debris.
4. Sod shall be machine stripped at a uniform soil thickness of approximately one inch (plus or minus 1/4-inch). The measurement for thickness shall exclude top growth and thatch, and shall be determined at the time of cutting in the field. Precautions shall be taken to prevent drying and heating. sod damaged by heat and dry conditions, and sod cut more than 18 hours before being incorporated into the work shall not be used.
5. Handling of sod shall be done in a manner that will prevent tearing, breaking, drying and other damage. Protect exposed roots from dehydration. Do not deliver more sod than can be laid within 24 hours.
6. Moisten prepared surface immediately prior to laying sod. water thoroughly and allow surface to dry before installing sod, fertilize, harrow or rake fertilizer in the top 1-1/2-inches of topsoil, at a uniform rate.
7. Fertilizer shall be 20-10-5 commercial fertilizer of the grade, type, and form specified and shall comply with the rules of the state dept. of agriculture. fertilizer shall be identified according to the percent N,P,K in that order.
8. Saturate sod with fine water spray within two hours of planting. During the first week after planting, water daily or more frequently as necessary to maintain moist soil to a minimum depth of four inches.

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Civil Engineering • Surveying • Utilities
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Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84761
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

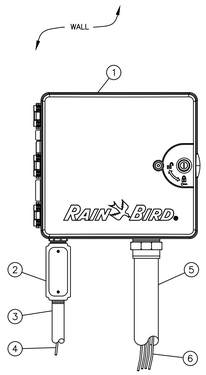
khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

PLANTING DETAILS

L2.0

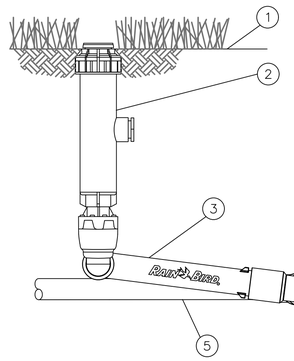
TRUE WARM & WELCOME 2300 R5



1. IRRIGATION CONTROLLER: RAIN BIRD ESP–LXME CONTROLLER IN PLASTIC CABINET WITH WALL MOUNT. INSTALL CONTROLLER AND CABINET ON WALL PER MANUFACTURER'S RECOMMENDATIONS.
2. JUNCTION BOX
3. 1–INCH CONDUIT AND FITTINGS TO POWER SUPPLY
4. POWER SUPPLY WIRE
5. 2–INCH CONDUIT AND FITTINGS FOR STATION WIRES
6. WIRES TO REMOTE CONTROL VALVES

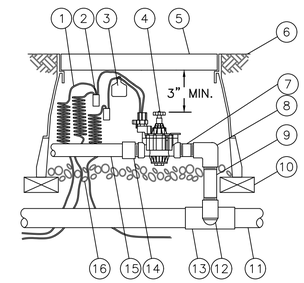
NOTES:
1. ESP–LXME CONTROLLER IS AVAILABLE IN 8– OR 12–STATION BASE MODELS. ADDITIONAL MODULES IN 4–, 8– AND 12–STATION VERSIONS MAY BE ADDED TO BRING THE CONTROLLER UP TO 48 STATIONS MAXIMUM.
2. FOR EASE OF INSTALLATION INTO A CONTROLLER WITH MORE THAN 24 STATIONS, INSTALL A JUNCTION BOX AT THE BASE OF CONTROLLER AND TRANSITION LARGER VALVE AND COMMON WIRES FROM FIELD TO 18 AWG MULTI CONDUCTOR WIRE TO BE USED IN CONTROLLER.
3. USE STEEL CONDUIT FOR ABOVE GRADE AND SCH 40 PVC CONDUIT FOR BELOW GRADE CONDITIONS.
3. PROVIDE PROPER GROUNDING COMPONENTS TO ACHIEVE GROUND RESISTANCE OF 10 OHMS OR LESS.

901 RAINBIRD ESP-LXME CONTRILLER DETAIL
Not to Scale



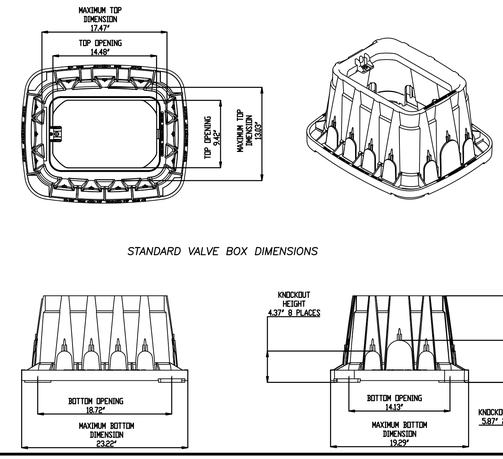
1. FINISH GRADE
2. ROTOR POP–UP SPRINKLER: RAIN BIRD 5006 5006–FC/PC–SAM
3. PRE–FABRICATED SWING JOINT: RAIN BIRD TSJ–075–PRS WITH 45 PSI PRESSURE REGULATOR
4. PVC SCH 40 TEE OR ELL
5. LATERAL PIPE

904 RAINBIRD ROTOR POP-UP SPRINKLER DETAIL
Not to Scale



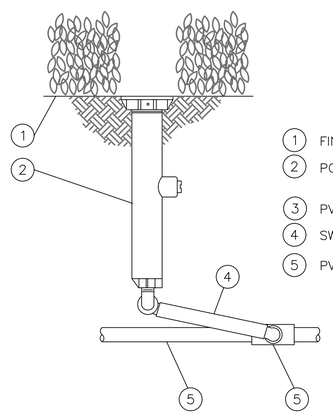
1. 30–INCH LINEAR LENGTH OF WIRE, COILED
2. WATERPROOF CONNECTION: RAIN BIRD SPLICE–1 (1 OF 2)
3. ID TAG: RAIN BIRD VID SERIES
4. REMOTE CONTROL VALVE: RAIN BIRD PGA
5. VALVE BOX WITH COVER: RAIN BIRD VB–STD
6. FINISH GRADE/TOP OF MULCH
7. PVC SCH 80 NIPPLE (CLOSE)
8. PVC SCH 40 ELL
9. PVC SCH 80 NIPPLE (LENGTH AS REQUIRED)
10. BRICK (1 OF 4)
11. PVC MAINLINE PIPE
12. SCH 80 NIPPLE (2–INCH LENGTH, HIDDEN) AND SCH 40 ELL
13. PVC SCH 40 TEE OR ELL
14. PVC SCH 40 MALE ADAPTER
15. PVC LATERAL PIPE
16. 3.0–INCH MINIMUM DEPTH OF 3/4–INCH WASHED GRAVEL

902 RAINBIRD REMOTE CONTROL VALVE DETAIL
Not to Scale



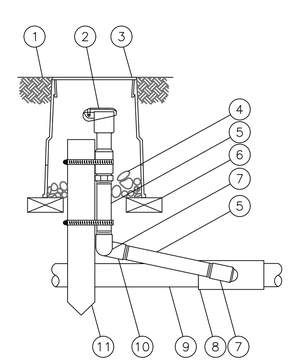
STANDARD VALVE BOX DIMENSIONS

905 STANDARD VALVE BOX DETAIL
Not to Scale



1. FINISH GRADE
2. POP–UP SPRAY SPRINKLER: RAIN BIRD 1806 –SAM–PRS WITH 1800 VPC WITH RAIN BIRD ROTARY NOZZLE
3. PVC LATERAL PIPE
4. SWING ASSEMBLY: RAIN BIRD MODEL SA 6050
5. PVC SCH 40 TEE OR ELL

903 POP-UP SPRINKLER W/SWING PIPE DETAIL
Not to Scale



1. FINISH GRADE/TOP OF MULCH
2. QUICK–COUPLING VALVE: RAIN BIRD MODEL 5NP
3. VALVE BOX WITH COVER: RAIN BIRD VB–6RND
4. 3–INCH MINIMUM DEPTH OF 3/4–INCH WASHED GRAVEL
5. PVC SCH 80 NIPPLE (LENGTH AS REQUIRED)
6. BRICK (1 OF 2)
7. PVC SCH 40 STREET ELL
8. PVC SCH 40 TEE OR ELL
9. PVC MAINLINE PIPE
10. PVC SCH 40 ELL
11. 2" x 2" REDWOOD STAKE WITH STAINLESS STEEL GEAR CLAMPS OR EQUIVALENT SUPPORT SYSTEM

NOTE:

FURNISH FITTINGS AND PIPING NOMINALLY SIZED IDENTICAL TO NOMINAL QUICK COUPLING VALVE INLET SIZE.

906 RAIN BIRD QUICK COUPLER VALVE DETAIL
Not to Scale

IRRIGATION NOTES

1. The system design assumes a minimum available static pressure for the irrigation system of 75 psi at the 1 inch meter. Contractor to verify pressure and flow on site prior to construction and report and discrepancies between these assumptions and actual field conditions in writing to the owner's representative.
2. Read thoroughly and become familiar with the specifications and instillation details for this and related work prior to construction.
3. Coordinate location and marking of underground utilities prior to construction. Notify the owner's representative of any conflict with any underground utility.
4. Do not proceed with the instillation of the irrigation system when it is obvious in the field that obstructions or grade differences existing that might not have been considered in the engineering, or if discrepancies in construction details, legend, notes, or specifications are discovered. Bring all such obstructions or discrepancies to the attention of the owner's representative in writing prior to construction.
5. These drawings are diagrammatic. therefore, the following should be noted:
   A. Avoid conflicts between the irrigation system, planting materials and architectural features. Instill irrigation pipe and wiring in landscaped areas whenever possible.
   B. Use only standard tees and elbow fittings. use of cross type fittings is not permitted.
   C. Irrigation pipe and valves may be shown outside of the planting area, in the hardscape, or outside of property lines for graphic clarity only. Install all irrigation components within landscapes areas or through sleeving and within the property boundary.
6. Provide the following components to the owner's representative prior to the completion of the project.
   A. Two operating keys for each type of manually operated valves.
   B. Two of each servicing wrench or tool needed for complete access, adjustment, and repair of all sprinklers and emitters.
7. Select nozzles for spray and rotary sprinklers with arcs that provide complete and uniform coverage with minimum overspray for the site conditions. To minimize overspray, install pressure compensating nozzles or pressure compensating screens if uniform lateral pressure cannot be attained with pressure adjustment at the remote control valve. Carefully adjust the radius of the throw and arc of coverage of each spray and rotary sprinkler to provide the best performance.
8. The irrigation contractor is responsible for coordinating with the general contractor for the instillation of irrigation sleeving. All sleeving will be schedule 40 PVC. All pipe and wire will be installed in separate sleeves at all paved surfaces, sidewalks, driveways, walls, footings, and hardscape areas. All sleeves may not be shown and/or sized in the plans. The general contractor is responsible for coordinating with the irrigation contractor for the instillation of all required sleeving, proper sizing, and coordinating instillation of sleeving with other trades. Any pipe or wire which passes beneath existing hardscape where sleeving was not installed, requires horizontal boring by the irrigation contractor. Sleeve and conduit sizes shall be a minimum of twice the aggregate diameter of all pipe and wire contained within sleeve or conduit pipe. Minimum sleeve size is 2-inch. Indicate all sleeve locations on "as-built" record drawings.
9. Coordinate and install all electrical power to the irrigation control system in accordance with the national electric code and all applicable local electric utility codes.
10. Gate valves shall be ported to provide for full flow. Labeled and nominal size of valve opening shall be the same.
11. All materials and workmanship shall be true to type, form, finish and of the highest standards of the trade. Damaged or inferior materials shall be removed from the site without delay.
12. Install pressure regulating module for all drip valve assemblies, set discharge pressure to 35 psi.
13. Install irrigation pipe and components a minimum of 8 feet from tree root balls. Pipe routings shown on drawings are diagrammatic.
14. Provide #12-1 AWG bare copper tracing wire along the entire mainline routing. Provide 24 inch coil of tracing wire in each valve box along mainline routing.
15. Contractor shall furnish and install material and equipment pertaining to the irrigation system herein specified or shown on the drawings. This shall include all items necessary to complete installation.
16. Irrigation contractor to cap all flush ends hand tight prior to backfill.
17. Irrigation contractor shall coordinate work with planting plans to avoid conflicting locations between piping and plant pits.
18. All materials shall be installed as detailed in the plans. If the contract drawings and/or specifications do not thoroughly describe the method or techniques to be used, then the contractor shall install as per manufacturers specifications. If a contradiction occurs, notify the landscape architect immediately.
19. Irrigation contractor to use Teflon tape on all threaded joints.
20. No pipes shall be installed parallel and directly over another line.
21. Brand each valve box with 1" lettering showing zone number and controller letter. This stamp is to match the zone and controller associates with the valve's operation.
22. Contractor shall perform the following:
   A. Visit site and verify existing grades, construction and conditions.
   B. Notify landscape architect of discrepancies between plan and field conditions.
   C. Restore contractor damaged existing work to the satisfaction of the engineer or landscape architect without cost to the owner.
   D. Be satisfied that the plan can be constructed, functional and complete.
23. All equipment shall be maintained while under construction. Maintenance includes: water scheduling, replacement of defective or damaged equipment, adjustment and re-adjustment of heads and other equipment.
24. Contractor to ensure the following:
   A. Lines and valves are to be placed within planting beds and project limits. These plans are schematic. contractor shall size all pipe.
   B. 100% coverage of irrigation system to all plants regardless of size or type and shall confirm all non-irrigated areas prior to submitting a bid.
25. Install two (2) spare #14-1 AWG control wires for each unused station and one spare #12-1 AWG common wire from the respective controller to this location for use as a spare wires in each remote control valve box along the entire wire routing for this controller. Seal wire ends water tight and contain within valve box at this location.
26. Should field adjustments be made to the site plan, irrigation contractor shall make all necessary adjustments to the irrigation system to ensure proper functionality. Landscape architect is to be notified of any and all changes made to the irrigation system, prior to instillation of said changes.

BHC RHODES
Civil Engineering • Surveying • Utilities
7101 College Blvd., Suite 400
Overland Park, Kansas 66210
p. (913) 663-1900 f. (913) 663-1633
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PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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2ND	PERMIT/BID SET	04-09-21

DRAWN BY:

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
MARK SHERFY
PE 84751
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

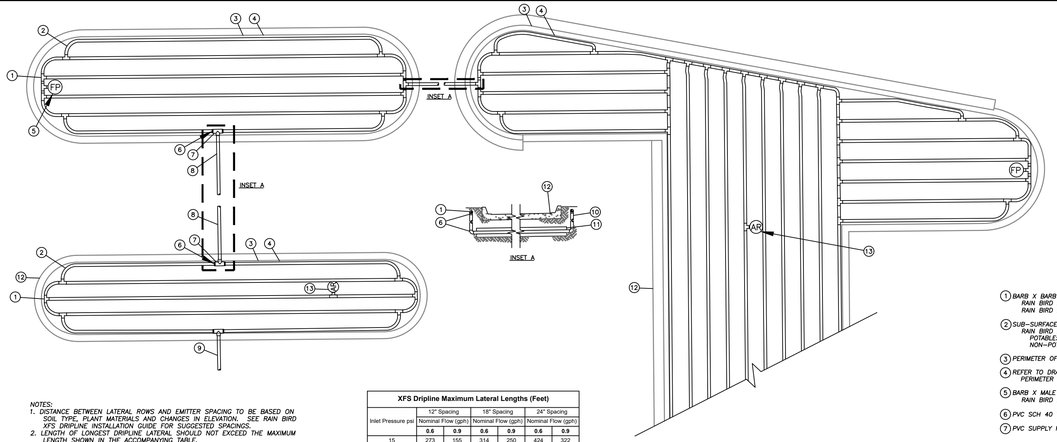
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

IRRIGATION DETAILS 1

L2.1

TRUE WARM & WELCOME 2300 R5

Apr. 14, 2021 – 2:57pm Plotted By: travis.gerber V:\026800–Panda Express – Master 2018\026800.18–Hamilton OH\04–DWG\Exh\Sheet\026800.18–SHTS–LNDC–DTLS.dwg Layout: IRRIGATION DETAILS 1



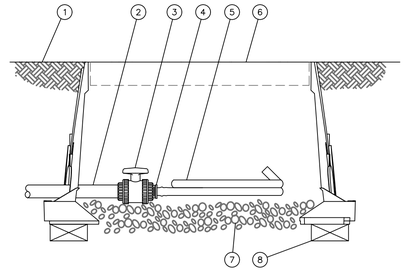
NOTES:
1. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE RAIN BIRD XFS DRIPLINE INSTALLATION GUIDE FOR SUGGESTED SPACINGS.
2. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM LENGTH SHOWN IN THE ACCOMPANYING TABLE.
3. AIR RELIEF VALVE TO BE INSTALLED AT ALL HIGH POINTS.
4. DISTANCE FROM CURB TO ADJACENT DRIP LINE TO BE SPECIFIED BY DESIGN CONSULTANT (SEE DRAWINGS AND SPECIFICATIONS).
5. WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

XFS Dripline Maximum Lateral Lengths (Feet)

	12" Spacing		18" Spacing		24" Spacing	
Inlet Pressure psi	Nominal Flow (gph)		Nominal Flow (gph)		Nominal Flow (gph)	
	0.6	0.9	0.6	0.9	0.6	0.9
15	273	155	314	250	424	322
20	318	169	353	294	508	368
30	360	230	413	350	586	414
40	395	255	465	402	652	474
50	417	285	529	420	720	488
60	460	290	586	465	780	514

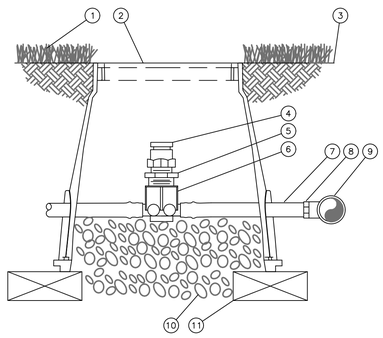
1. BARB X BARB INSERT TEE OR CROSS: RAIN BIRD XFF–TEE OR RAIN BIRD XFD–CROSS (TYPICAL)
2. SUB–SURFACE DRIPLINE PIPE: RAIN BIRD XF SERIES DRIPLINE POTABLE: XFS DRIPLINE NON–POTABLE: XFSP DRIPLINE
3. PERIMETER OF AREA
4. REFER TO DRAWINGS AND SPECIFICATIONS FOR PERIMETER DRIPLINE PIPE DISTANCE TO EDGE.
5. BARB X MALE FITTING: RAIN BIRD XFF–MA FITTING (TYPICAL)
6. PVC SCH 40 TEE OR EL (TYPICAL)
7. PVC SUPPLY MANIFOLD
8. FLUSH POINT (TYPICAL) SEE RAIN BIRD DETAIL "XFS FLUSH POINT"
9. PVC SUPPLY PIPE FROM RAIN BIRD CONTROL ZONE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
10. PVC SCH 40 RISER PIPE
11. PVC SCH 40 SLEEVE PIPE SIZED TWICE SIZE OF MANIFOLD PIPE SIZE.
12. PAVEMENT AND CURB
13. ½" AIR RELIEF VALVE: RAIN BIRD MODEL: ARV050 SEE RAIN BIRD XFS DETAILS FOR AIR RELIEF INSTALLATION

907 Not to Scale
TYPICAL ISLAND DRIPLINE LAYOUT DETAIL



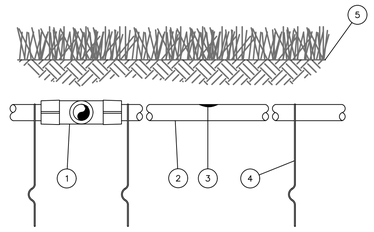
1. FINISH GRADE
2. PVC DRIP MANIFOLD PIPE
3. PVC 1" X ¾" TRUE UNION BALL VALVE
4. EASY FIT MALE X BARB ADAPTER: RAIN BIRD XFF–MA–075
5. SUB–SURFACE DRIPLINE: RAIN BIRD XF SERIES BLANK TUBING
6. 12–INCH VALVE BOX WITH COVER: RAIN BIRD VB–STD
7. 3–INCH MINIMUM DEPTH OF ¾" WASHED GRAVEL
8. BRICK (1 OF 2)

908 Not to Scale
DRIPLINE FLUSH POINT W/BALL VALVE DETAIL



1. TURF GRASS
2. SUBTERRANEAN EMITTER BOX: RAIN BIRD SEB 7XB
3. FINISH GRADE
4. ½" AIR RELIEF VALVE: RAIN BIRD ARV050 TO BE INSTALLED AT HIGH POINTS IN DRIP ZONE
5. ½" X ¾" PVC REDUCER BUSHING
6. BARB X FEMALE THREAD CONNECTOR: RAIN BIRD XFD–TFA FITTING
7. ½" BLANK DRIPLINE TUBING: RAIN BIRD XF SERIES
8. BARB X MALE THREAD CONNECTOR: RAIN BIRD XFF–MA FITTING
9. PVC TEE CONNECTED TO PVC HEADER PIPE
10. 3" MINIMUM DEPTH OF ¾" WASHED GRAVEL
11. BRICK (1 OF 2)

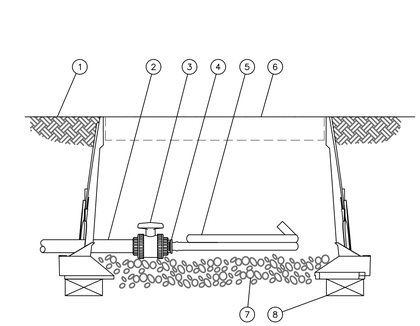
908 Not to Scale
DRIPLINE AIR RELIEF VALVE DETAIL



1. EASY FIT COMPRESSION TEE: RAIN BIRD MDCFTEE
2. SUB–SURFACE DRIPLINE: RAIN BIRD XF SERIES DRIPLINE POTABLE: XFS DRIPLINE NON–POTABLE: XFSP DRIPLINE
3. INLINE DRIP EMITTER
4. TIE DOWN STAKE: RAIN BIRD TDS–050 WITH BEND (TYPICAL)
5. TURF/FINISH GRADE OR SHRUB BED WITH MULCH

NOTES:
1. PLACE TIE DOWN STAKES EVERY THREE FEET IN SAND, FOUR FEET IN LOAM, AND FIVE FEET IN CLAY.
2. AT FITTINGS WHERE THERE IS A CHANGE OF DIRECTION SUCH AS TEES OR ELBOWS, USE TIE–DOWN STAKES ON EACH LEG OF THE CHANGE OF DIRECTION.
3. INSERTION PLOW AND TRENCHED INSTALLATIONS DO NOT REQUIRE TIE DOWN STAKES.

909 Not to Scale
XFS SUB-SURFACE DRIPLINE BURIAL DETAIL



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7. 3–INCH MINIMUM DEPTH OF ¾" WASHED GRAVEL
8. BRICK (1 OF 2)

910 Not to Scale
XFS DRIPLINE FLUSH POINT W/BALL VALVE

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Overland Park, Kansas 66210
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1683 Walnut Grove Ave.
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91770
Telephone: 626.799.9898
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STATE OF OHIO
MARK SHERRY
PE 84761
04/14/2021
REGISTERED PROFESSIONAL ENGINEER

hcklovearchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

IRRIGATION DETAILS 2

L2.2

TRUE WARM & WELCOME 2300 R5

Apr 14, 2021 – 2:58pm Plotted By: travis.garber V:\026800–Panda Express – Master 2018\026800.18–Hamilton OH\04–DWG\Eng\Sheet\026800.18–SHTS–LNDC–DTLS.dwg Layout: IRR DTLS 2

DEMOLITION NOTE:
G.C. TO REMOVE ALL EXISTING ABOVE/UNDER GROUND STRUCTURAL WALLS, FOUNDATION, ASPHALT, CONC. CURBS AND DEBRIS PRIOR TO NEW CONSTRUCTION. REF CIVIL FOR EXISTING STORM STRUCTURES TO REMAIN.

GENERAL NOTE:

1. G.C. TO VERIFY AND PROVIDE ALL UNDERGROUND WIRING AND CONDUIT(INSTALLED BY LOCAL UTILITY COMPANY) FROM TRANSFORMER TO ELECTRICAL MAIN SWITCHGEAR. DRIVE THRU. MENU BOARD, BY G.C.. VERIFY WITH PANDA PM.
2. WATER METER FOR IRRIGATION SHALL BE A SEPARATE METER THAN MAIN WATER METER. G.C. TO REFERENCE CIVIL UTILITY PLAN FOR SIZE AND LOCATION.
3. PROVIDE & INSTALL CAGE AND COVER FOR THE BACK-FLOW PREVENTER AT 4" CONCRETE CURB IN LANDSCAPE AREA; GORILLA CAGE, MANUFACTURED BY HOUSTON IRRIGATION SERVICES SPRING, TEXAS (281-705-9701). PROVIDE INSULATED COVER, 'AQUA SHIELD' MODEL # BFP1-S FOR COLDER REGIONS OF US. COORDINATE WITH PANDA PM. REFER TO DETAIL 11/ A-407
4. FOR HORIZONTAL CONTROL PLAN REFER TO CIVIL DRAWINGS

1. LIMIT OF CONSTRUCTION
2. PROPERTY LINE
3. EXISTING CURB TO REMAIN
4. NEW SWITCHGEAR
5. PAVING - SEE CIVIL PLAN
6. IRRIGATED LANDSCAPING, REFER TO LANDSCAPE DRAWINGS
7. HEAVY DUTY CONCRETE APRON FOR DUMPSTER ENCLOSURE. REFERENCE CIVIL DRAWINGS FOR SPECIFICATIONS
8. TRASH ENCLOSURE, CONFIRM BIN SIZE WITH LOCAL WASTE MANAGEMENT COMPANY. (01/A-407)
9. GC TO COORDINATE LOCATION OF SIGN WITH SIGN CO.
10. DRIVE THRU LANE SENSOR LOOP. INSTALL/POSITION SO LOOP IS CENTERED ON ACTIVE PANEL OF DRIVE THROUGH WINDOW. SEE DETAIL (01/A-405)
11. DRIVE THROUGH MENU BOARD-INSTALLED BY SIGN COMPANY. VERIFY WITH PANDA PM (SEE GENERAL NOTE ABOVE)
12. DIRECTIONAL ARROW
13. ACCESSIBLE PATH OF TRAVEL
14. ACCESSIBLE PARKING POLE SIGN
15. INTERNATIONAL ACCESSIBILITY SYMBOL @ PARKING SPACE
16. ACCESSIBLE PARKING SPACE AND LOADING ZONE PAINT LOADING ZONE W/ 4" WIDE STRIPES @3'-0" O.C.
17. PAINT 4" WIDE SOLID PARKING STRIPING W/ TWO (2) COATS HIGHWAY WHITE PAINT
18. DESIGNATED HANDICAP PARKING SPACE
19. ROOF DRAIN AND OVERFLOW DRAIN FROM ROOF TO EXIT TO DAYLIGHT THRU FACE OF WALL. COLD CLIMATES WILL REQUIRE CONNECTION TO STORM SEWER. ARCHITECT TO VERIFY WITH LOCAL JURISDICTION. (15/A-107)
20. STEEL PIPE BOLLARD. BOLLARDS TO BE PAINTED SAFETY YELLOW PRIOR TO APPLICATION OF LDPE SLEEVE. (18/A-407)
21. UNDERGROUND GREASE INTERCEPTOR - SEE PLUMBING/CIVIL DRAWINGS
22. CONC. DRIVEWAY
23. EDGE OF SIDEWALK AT PLANTER
24. CONCRETE CURB AT LANDSCAPE AREA.
25. EXPANSION JOINT @ 20'-0" O.C. MAX.
26. TOOLED JOINTS @ 5'-0"X5'-0" O.C.
    EXPANSION JOINT @ 20'-0" O.C.
27. ACCESSIBLE RAMP
28. EXISTING LIGHT POLES TO REMAIN. LIGHT HEADS TO BE REPLACED AND GC TO VERIFY CONDITIONS OF POLES.
29. ORDER CONFIRMATION BOARD
30. RUBBER WHEEL STOP, REF. CIVIL DRAWINGS
31. NEW LIGHT POLES. REF ELECTRICAL DRAWINGS
32. SEALED CONC SIDEWALK. (AQUA MIX SEALER'S CHOICE GOLD). CONCRETE TO BE LIGHT BROOM TEXTURE FINISH. PROVIDE UNDER SLAB TREATMENT PER SOIL REPORT. PROVIDE POSITIVE DRAINAGE AWAY FROM BLDG.
33. CLEARANCE BAR/BASE INSTALLED BY SIGN VENDOR.
34. THANK YOU/DO NOT ENTER SIGN

SITE PLAN	1
Scale= 1/16" = 1'-0"	A-100

KEY NOTES	A
Scale= NTS	A-100

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
19175
REGISTERED ARCHITECT
Henry Klover, License # 9210175
EXPIRATION NOV 3 1 2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-100

SITE PLAN
ARCHITECTURAL

EQUIPMENT SCHEDULE

01-11-19

PLUMBING

FS INDIRECT CONNECTION TO FLOOR SINK
D DIRECT CONNECTION
RIH ROUGH IN HEIGHT (TO CENTER OF CONNECTION)

ELECTRICAL

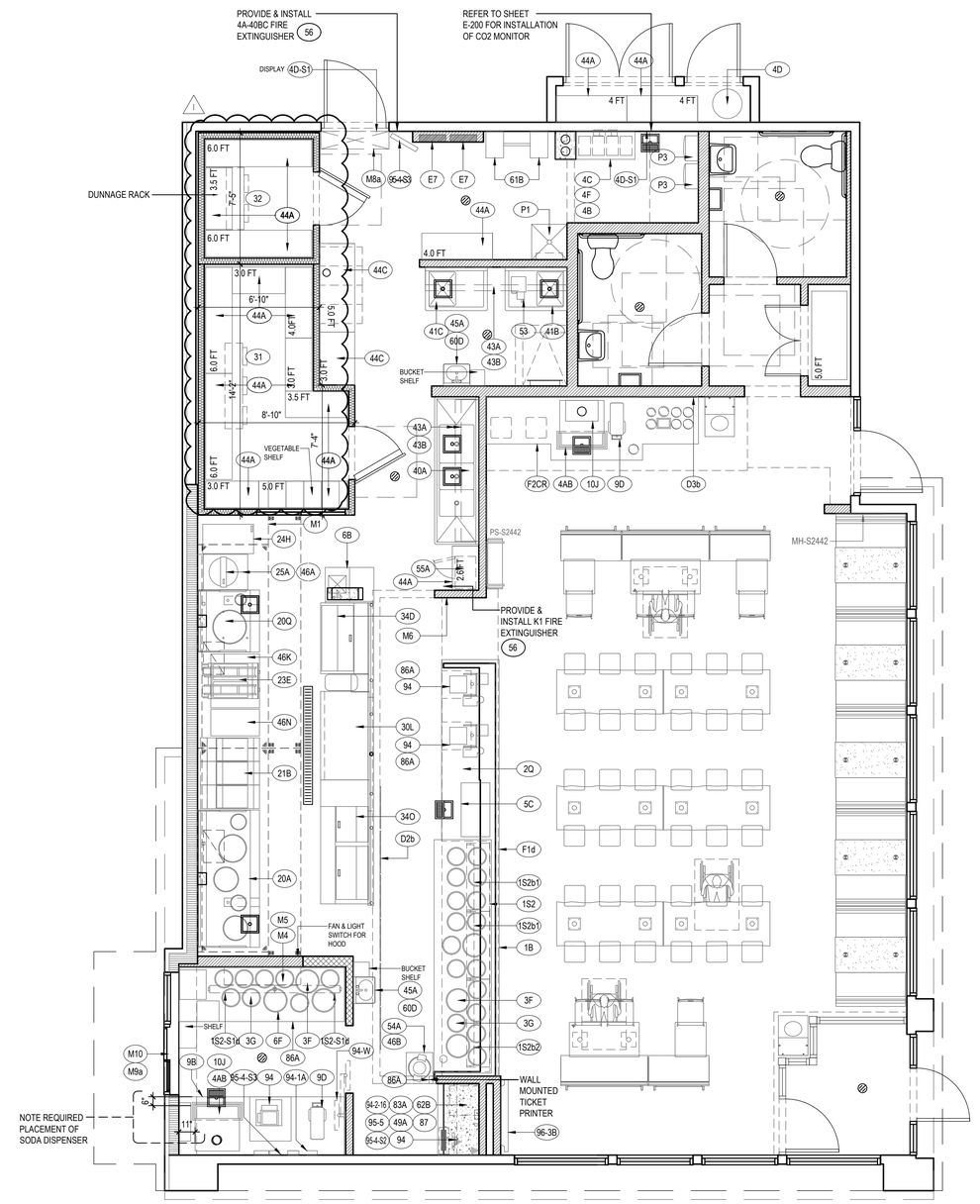
D DIRECT CONNECTION
C CONVENIENT OUTLET
FSO FLOOR STUB OUT
DC DROPPED CORD

DESCRIPTION

O OWNER(PANDA EXPRESS, INC.)
GC GENERAL CONTRACTOR
EC ELECTRICAL CONTRACTOR
KEC KITCHEN EQUIPMENT COMPANY
S SERVING AREA
K KITCHEN
(E) EXISTING

SUPPLY BY	GAS K BTU	GAS R.I.H.	GAS SIZE	WASTE TYPE	WASTE SIZE	COLD WATER R.I.H.	COLD WATER SIZE	HOT WATER R.I.H.	HOT WATER SIZE	CONNECTION R.I.H.	CONNECTION TYPE	LOAD WATT	PHASE	H.P.	VOLTS	REMARKS	DIMENSIONS W x D x H (ø x H)	MANUFACTURE	MODEL #	EQUIPMENT	NO.
SERVING AREA EQUIPMENT																					
O																SEE DETAIL	SEE PLAN	KEC	CUSTOM	HOT WELLS COUNTER, SERVICE	1B
O																SEE DETAIL	SEE PLAN	KEC	CUSTOM	SNEEZE GUARD	1S2
O										REF. ELEC.	D	475W	1		120	3 HEATING ELEMENTS	42.375" X 4.25" X 2.375"	GENERAL		43" RADIANT TOP HEATER	1S2b1
O											D	625W	1		120	4 HEATING ELEMENTS	55.375" X 4.25" X 2.625"	GENERAL		56" RADIANT TOP HEATER (2)	1S2b2
O											D	475W	1		120	3 HEATING ELEMENTS	42 1/8"x4.25"x2 5/8"	GENERAL		43" RADIANT TOP HEATER (2)	1S2-S1d
O											D	15A	1		120	SEE DETAIL	SEE PLAN	KEC	CUSTOM	CASHIER & BEVERAGE. COUNTER	2Q
O											C	650W	1		120	INDUCTION WARMER	15 3/4" DIA	I/O CONTROLS CORP	ABC-065-14	INDUCTION WELL - 17QT	3F
O											C	650W	1		120	INDUCTION WARMER	12 1/8" DIA	I/O CONTROLS CORP	ABC-065-10	INDUCTION WELL - 11QT	3G
O				FS	3/4"						C	9.3A	1		120	W/LID DISPENSER	30"x30"x35"	CORNELIUS	IDC-255	BEVERAGE DISPENSER	4AB
O										66"	C	7.2A	1		120	ON S/S SHELF	15"x11"X16"	WELBILT	16-2172	BOOSTER	4B
O																	40"x18"	WELBILT	15-2903-IP	SODA RACK	4C
O																	#22"	ESPRIGAS	PER MFG	CO2 TANK	4D
O																		CO2Meter.com	RAD-0102-6	CO2 MONITOR & DISPLAY	4D-S1
O						96"	1/2"									WALL MOUNT	8"x2 3/8"x23 5/8"	3M WATER FILTRATION	BEV190-56164-01	WATER FILTER	4F
O				FS	1/2"												34"x17"x6 1/2"	KEC	CUSTOM	36" COLD PAN	5C
O																	SEE PLAN	KEC	CUSTOM	S/S COUNTER WITH SINK	6B
O										24"							SEE PLAN	KEC	CUSTOM	HOT WELLS COUNTER- DRIVE THRU	6F
O										24"							SEE PLAN	KEC	CUSTOM	CASHIER & BEVERAGE COUNTER- DT	9B
O										24"	C	14.8A	1		120	NEMA 5 PLUG	11" X 22" X 34"	BUNN	TB3	ICED TEA BREWER (2)	9D
O				FS	1/2"	24"	1/2"			84"	C	1.1A	1		120	----	22" X 14" X 26.5"	MANITOWOC	800 LBS. ICE MACHINE	10-B894YC	10J
O										16"	D	11.8A	1		208/230	ON ROOF	34"X 24.13"X 25.75"	MANITOWOC	CVD-0875	REMOTE CONDENSER	10J-S1
O													1		115	FREE STANDING	34" X 22" X 44"	MANITOWOC	IYT0620A	CUBER HALF DICE CUBE	10L
O													1		---	ABOVE ICE MACHINE	24"X 17.5"X 21.5"	MANITOWOC	D420	STORAGE BIN	10L-S1
KITCHEN EQUIPMENT																					
O	450	10"	1-1/2"	FS	2"	10"	1/2"									SEE DETAIL	93"x42"	KEC	CUSTOM	93" CHINESE RANGE (L)	20A
O	190	10"	1"	FS	2"	10"	1/2"									SEE DETAIL	42"x42"	KEC	CUSTOM	42" CHINESE RANGE	20Q
O	122 EA	14"	1 1/2"							24"	C	-	1		120		47"x31-1/2"x51-5/8"	FRYMASTER	MJ45-FPP345G	FRYER	21B
GRILL NEMA PLUG/CONNECTOR O	54	10"	3/4"														24"x31.5"x15.25"	VULCAN	MSA24-GO100P	24" GAS GRIDDLE	23E
										36"	C	17.3A	1		208		10.4"X22.9"	VULCAN	VMCS-101	(2) ELECTRIC GRIDDLE TOP	
O										24"	C	14.8A	1		120	NEMA 5	19.9"X34.5"X41.3"	WINSTON	HA4005	RICE HOLDING CABINET	24H
O	34.6	10" & 32"	3/4"														24"x19"x17"	PANTIN	CC-6100(N)	RICE COOKER	25A
O										24"	C	9A	1	1/2	115	NEMA 5-15P	60"X33"X36"	RANDELL	9205F-290	60" WORKTOP FREEZER	30L
O				FS	3/4"					130"	D	2.0AMPS	1	1.5	120/208		SEE PLAN	KEC	CUSTOM	WALK-IN COOLER UNIT	31
O											D	3120w/2	1	1.5	208		SEE PLAN	KEC	CUSTOM	WALK-IN COOLER COND.	31-S
O				FS	3/4"					130"	D	FREEZER FAN COIL UNIT POWERED FROM CONDENSER UNIT					SEE PLAN	KEC	CUSTOM	WALK-IN FREEZER	32
O											D	10.0A	1	1.5	208		SEE PLAN	KEC	CUSTOM	WALK-IN FREEZER COND.	32-S1
O											D/ID	500W	1		120		SEE PLAN	KEC	CUSTOM	W.I.F. LTG, DOOR HEATER	32-S7
O										24"	C	15A	1	1/2	120	SELF CONTAINED	84"x33"x35"	RANDELL	9050K-7MPR2-NSB	84" REF. PREP. TABLE	34O
O										24"	C	9A	1	1/3	120	SELF CONTAINED	48"x33"x35"	RANDELL	9030K-7	48" REF. PREP. TABLE	34D
O				FS	2"	14"	3/4"	14"	3/4"								100"X30"	KEC	CUSTOM-(PS-100L)	POT SINK	40A
O				FS	2"	14"	3/4"	14"	3/4"							1 COMPARTMENT	42"x30"	KEC	CUSTOM-(VS-42)	42" VEGETABLE SINK (R)	41B
O				FS	2"	14"	3/4"	14"	3/4"							1 COMPARTMENT	42"x30"	KEC	CUSTOM-(VS-42)	42" VEGETABLE SINK (L)	41C
O										18GA POLISHED (WALL MTD. @ 59" A.F.F.)							SEE PLAN	PANDA WAREHOUSE	CUSTOM (NSF)	12"D S.S. WALL MTD. SHELF	43A
O										18GA POLISHED (WALL MTD. @ 71" A.F.F.)							SEE PLAN	PANDA WAREHOUSE	CUSTOM (NSF)	18"D S.S. WALL MTD. SHELF	43B
O										4 SHELVES MTD. @ 8" A.F.F., 26" A.F.F., 54" A.F.F., 72" A.F.F.							SEE PLAN	GOLD BOND	ISS	18"D WIRE SHELVES	44A
O										UNDER CABINET SHELVES WITH CASTER MTD. @ 8" A.F.F., 20" A.F.F.							SEE PLAN	GOLD BOND	ISS	SHORT 18"D WIRE SHELVES	44A-U
O										4 SHELVES MTD. @ 36" A.F.F., 48" A.F.F., 60" A.F.F., 72" A.F.F.							SEE PLAN	GOLD BOND	ISS	24"D WIRE SHELVES	44C
O										UNDER CABINET SHELVES MTD. @ 8" A.F.F., 14" A.F.F.							SEE PLAN	GOLD BOND	ISS	SHORT 24"D WIRE SHELVES	44C-U
O																	24"x 30" x 24"	KEC	CUSTOM	S.S. RICE COOKER STAND	46A
O																	22"x 20" x 34.06"	KEC	CUSTOM	RICE WARMER STAND	46B
O																	36 1/2"x 33" x 26"	KEC	CUSTOM	S.S. GRILL STAND	46K
O																	18"x 33" x 30"	KEC	CUSTOM	STAND	46N
O										50"	C	10A	1	1	120	9 15/16"x19-11/16"x19-3/4"	ELECTROLUX	DITO-TRS24	FOOD PROCESSOR	53
SMALL EQUIPMENT																					
O					2"	24"	1/2"	24"	1/2"							W/TOWEL & SOAP	14 1/4"x18 1/2"	GSW	HS-1615NPASS	HAND SINK	45A
O										24"	C	105W	1		120	ON S.S. COUNTER	17" ø	WELBON	WRS-1088BS	RICE WARMER	54A
O										84"	DC	1800W	1		208	PLUG: NEMA 6-15R	17 1/2"x13 5/8"x22 9/16"	SHARP	R-CD1800M	MICROWAVE	55A
BY G.C.																AS REQUIRED BY LOCAL FIRE DEPT., CHECK LOCATION WITH PROJECT MANAGER				FIRE EXTINGUISHER	56
O																	SEE DETAIL	SAN-JAMAR	SANJT7500TBK	PAPER TOWEL DISPENSER	60D
O																WALL MOUNT	12"x20"x77"	GSW	5-DOOR	LOCKER (2)	61B
O																	20"X20"X23"	TIDEL	CUSTOM	SMART SAFE	62B
POS EQUIPMENT																					
O																SEE ELEV. ON E-200	48" X 28" X 42"	KEC	CUSTOM	MANAGER STATION	49A
O										REF ELEV	C	100W	1		120	SEE DETAIL		DELL OPTIPLEX	Xe2	COMPUTER	83A
O										REF ELEV	C	50W	1		120	SEE PLAN		BROTHER	MFC-LC2700DW	POS PRINTERS	86A
O										REF ELEV	C	50W	1		120			BROTHER	MFC-LC2700DW	FAX	87
										REF ELEV	C	500W	1		120	CUSTOM	11 1/4"x14 1/2"x9"	RESNOS	S 460	CASH REGISTER SYSTEM	94
O																					
MEP EQUIPMENT																					
O																SEE MECH. DWG.	SEE PLAN	CAPTIVE AIR	CUSTOM	EXHAUST HOOD	M1
O																SEE MECH. DWG.	SEE PLAN	CAPTIVE AIR	CUSTOM	HOOD CONTROL PANEL	M4
O																SEE MECH. DWG	SEE PLAN	CAPTIVE AIR		FIRE SUPPRESSION SYSTEM	M5
BY G.C.																SEE MECH/ELEC DWG	SEE PLAN			RECESSED ANSUL PULL BOX	M6
O										90"	D	5.1A	1	1/2	115	SEE MECH/ELEC DWG	42" X 10 5/8"	MARS	STD242-1U	BACK DOOR AIR CURTAIN	M8A
BY G.C.										24"	D	20A	1		120	SEE ELEC. DWG	25"X 9" X 10 3/8"	QUIK-SERV	CF-25 NON-HEATED	DT WINDOW AIR CURTAIN REGIONAL APPLICATION EITHER OR, NOT BOTH	M9a
BY G.C.										24"	D	30A	1		120 & 208	SEE ELEC. DWG	25"X 9" X 14 3/8"	QUIK-SERV	CHF-25 HEATED		
BY G.C.										24"	D	20A	1		120	SEE ELEC. DWG	47.5"X 59.5"	QUIK-SERV	SST-4860E	DT WINDOW	M10
BY G.C.				3"	36"	–	36"	–			D					FLOOR TYPE	24" X 24" X 13"	C.S.W. PHONE:1800-897-5999	SE2424FM	STAINLESS STEEL MOP SINK	P1
BY G.C.										84"	C	8A	1		120	SEE PLUMBING DWG	39" X 29.75" X 13"	RINNAI	MTG-00247	GAS TANKLESS WATER HEATER	P3 (2)
O										REF ELEV	C	50W	1		120	SEE ELEV. ON E-200	SEE PLAN	HYPERACTIVE		HYPERACTIVE TIMER SYS.	94-1A
O										48"	C	50W	1		120	SEE PLAN	15" X 13"	DELL (17" COLOR)		LCD MONITOR-MANAGER	94-2-16
O										REF ELEV	C	50W	1		120	SEE ELEV. ON E-200	SEE PLAN	HME		HME INTERCOM SYS.	94-3-1
O										REF ELEV	C	60W	1		120	SEE PLAN	15"	POSIFLEX	KS7215	LCD DT MONITOR	94-W
O										REF ELEV	C	50W	1		120	W/ EMI LOCK	SEE PLAN	TOSHIBA (TIME LAPSE)		SECURITY VCR	95-4-S2
O										98"	C	50W	1		120	SEE ELEC. DWG	15" X 13"	DELL (17" COLOR)		SECURITY MONITORS	95-4-S3
O										REF ELEV	C	100W	1		120	IN S.S. COUNTER	SEE PLAN			MUSIC EQUIPMENT	95-5
BY G.C.																SEE ELEC. DWG				ELECTRICAL PANEL	E7
SIGNAGE																					
O																	REF. INT. ELEV'S	LSI	CUSTOM	MENU BOARD	D2b
O																8F-POWER COAT "DF125 SILVER"		FAD	–	COMMUNITY BOARD	D3b
O										REF ELEV	C	130W	1		120	DEDICATED CIRCUIT	48.9" X 28.1" X 1.3"	LG	55W550BS-B	LCD DISPLAY MONITOR	96-3B
FURNITURE																					
																SEE PLAN		RICHFIELD	STRAIGHT-8F	SERVICE COUNTER	F1d
																SEE PLAN		RICHFIELD	RIGHT TETON BEIGE	BEVERAGE COUNTER	F2CR

* REFERENCE SHEET A-109 FOR FURNITURE CORE DRILL DIMENSIONS



KITCHEN PLAN | 1
Scale= 1/4" = 1'-0" | A-101

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

1	CITY COMMENTS	05.10.21

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

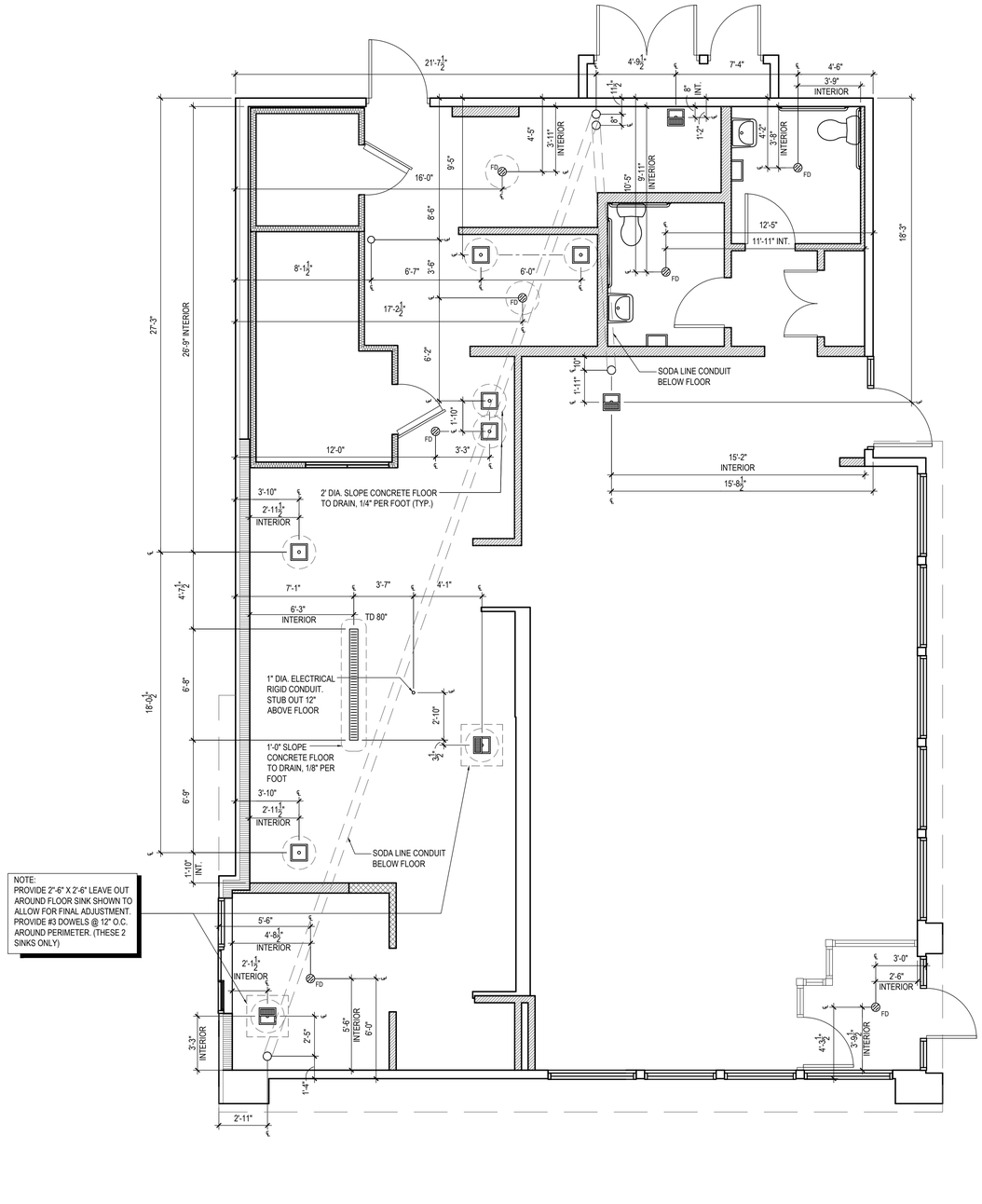
STATE OF OHIO
HENRY C. KLOVER
19175
REGISTERED ARCHITECT
Henry Klover, License #9210175
EXPIRATION NOV 3 1 2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-101

KITCHEN PLAN



NOT USED	3	NOT USED	2	ROUGH - IN PLUMBING PLAN	1
Scale= 1 1/2" = 1'-0"	A-102	Scale= 1 1/2" = 1'-0"	A-102	Scale= 1/4" = 1'-0"	A-102

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khcloverarchitect
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LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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1485 MAIN ST.
HAMILTON, OH 45013

A-102

ROUGH - IN PLUMBING PLAN

FINISH SCHEDULE

01-11-19

ROOM NAME	FLOOR	BASE	WALL	CEILING
100 DINING ROOM	T200 24" X 24" TILE	T109 6" X 36" TILE	P101, P104 PAINT T109 TILE W102 WALL COVERING	C1 2' X 2' ARMSTRONG, SEPIA #PN91311 C3 GYP BOARD W/ PAINT P103
101 SERVING AREA	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S1 6" H CONT. (KITCHEN EQUIPMENT ON 6" NSF APPROVED LEGS)	T109 TILE	C3 GYP BOARD W/ SMOOTH WASHABLE PAINT
102 DRIVE-THRU STATION	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S1 6" H CONT. (KITCHEN EQUIPMENT ON 6" NSF APPROVED LEGS)	WP1 FRP PANEL	C2 2' X 4' SUSPENDED GRID WASHABLE VINYL COATED GYP BOARD PANELS
103 KITCHEN	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S1 6" H CONT. (KITCHEN EQUIPMENT ON 6" NSF APPROVED LEGS)	WP3 S.S. BEHIND COOK LINE WP1 FRP PANEL	C2 2' X 4' SUSPENDED GRID WASHABLE VINYL COATED GYP BOARD PANELS
104 KITCHEN PREP.	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S1 6" H CONT. (KITCHEN EQUIPMENT ON 6" NSF APPROVED LEGS)	WP1 FRP PANEL	C2 2' X 4' SUSPENDED GRID WASHABLE VINYL COATED GYP BOARD PANELS
105 WALK-IN COOLER	S1 PLAIN S2 ABRASIVE IN HIGH TRAFFIC AREAS	S.S. / ALUMINUM WITH ⅜" RADIUS	EXT S.S. INT ALUMINUM GALVANIZED S.S.	ALUMINUM GALVANIZED STAINLESS STEEL
105A WALK-IN FREEZER	GALVANIZED STAINLESS STEEL S1 SILIKAL UNDER WIF SUBFLOOR	S.S. / ALUMINUM WITH ⅜" RADIUS	EXT S.S. INT ALUMINUM GALVANIZED S.S.	ALUMINUM GALVANIZED STAINLESS STEEL
106 MEN'S ROOM	T200 24" X 24" TILE	SCHLUTER	T108 TILE	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
107 WOMEN'S ROOM	T200 24" X 24" TILE	SCHLUTER	T108 TILE	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
108 VESTIBULE	T200 24" X 24" TILE	T109 6" X 36" TILE	P104 PAINT GYB BOARD T109 TILE	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
109 STORAGE ROOM	T200 24" X 24" TILE	T109 6" X 36" TILE	WP1 FRP PANEL	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
110 EXTERIOR STORAGE	SEALED CONCRETE, SMOOTH FINISH	-	WP1 FRP PANEL	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT
111 ENTRY VESTIBULE	T200 24" X 24" TILE M100 4' X 6' MAT	T109 6" X 36" TILE	P104 PAINT T109 TILE	C3 GYB BOARD W/ P101 SMOOTH WASHABLE PAINT

DOOR & HARDWARE SCHEDULE

INSTALLED AND FURNISHED BY. G.C. UNLESS NOTED OTHERWISE

CONTRACTOR TO PURCHASE DOOR HARDWARE & FRAME DIRECTLY FROM PANDA'S NATIONAL ACCOUNT SUPPLIER. SUPPLIER TO PROVIDE ALL STOREFRONT DOOR HARDWARE, P-LAM DOORS & FRAMES AND HM DOORS & FRAMES

CONTACT FOR QUOTING, ORDERING & LOGISTICS
JERRY JACOBS, PROJECT MANAGER
800-887-4307 EXT. 220 PHONE
jerryj@locknet.com, panda@locknet.com

CONTACT FOR GENERAL ACCOUNT NEEDS
ANGIE HAINES, ACCOUNT MANAGER
800-887-4307 EXT. 145 PHONE / 859-509-4031 MOBILE
AngieH@locknet.com, panda@locknet.com

ADDITIONAL CONTACTS:
THOMAS DOWNS, SALES MANAGER; ThomasD@locknet.com; 800-887-4307 x116
ROB OWEN, DIR. BUSINESS DEVELOPMENT; RobO@locknet.com; 606-748-2065

NOTE!!!!
CONTRACTOR HAS THE OPTION TO PURCHASE STOREFRONT HARDWARE FROM OTHER SOURCE, PROVIDED THE HARDWARE IS PER SPECS, NO SUBSTITUTIONS ALLOWED. STOREFRONT HARDWARE SPECS ARE PROVIDED IN THE PROJECT BID PACKAGE. COORDINATE WITH PANDA-PROJECT MANAGER LISTED ON SHEET G-001

NO.	DOOR MATERIAL	SIZE	FRAME	FACE/EDGE	THK.	CORE	LITE	RATE	HARDWARE: PASSAGE	LOCKSET	PRIVACY	S.F. PULL	S.F. PUSH	PANIC	HINGE: BUTT	CONT.PIANO	STOP: FLOOR	WALL	ACCESSORIES: THRESHOLD	LATCH GUARD	DETEX ALARM	SILENCERS	KICKPLATE	CLOSER	REMARKS
01	ALUMINUM STOREFRONT	3'-0" X 7'-0"	ALUM.	DARK BRONZE ANODIZED ALUM.	1 ¾"	HOLLOW	GLASS	-		●		●		●		●	●		●					●	
02	ALUMINUM STOREFRONT	3'-6" X 7'-0"	ALUM.	DARK BRONZE ANODIZED ALUM.	1 ¾"	HOLLOW	GLASS	-		●		●		●		●	●		●					●	PROVIDE PULL ON EXTERIOR SIDE
D3	S.C. WOOD	3'-0" X 7'-0"	H. MTL.	PLASTIC LAMINATE PRE-FINISHED	1 ¾"	SOLID	-	-			●				●			●				●	●	●	KICKPLATE ON EACH SIDE OF DOOR
D4	S.C. WOOD	(2) 2'-0" X 7'-0"	H. MTL.	PLASTIC LAMINATE PRE-FINISHED	1 ¾"	SOLID	-	-	●						●			●				●	●	●	KICKPLATE ON VESTIBULE SIDE OF DOORS.
D5	HOLLOW METAL	3'-6" X 7'-0"	H. MTL.	PAINTED	1 ¾"	INSUL.	-	-						●		●			●	●	●		●	●	KICKPLATE ON INT. SIDE OF DOOR
D6	HOLLOW METAL	(2) 3'-0" X 7'-0"	H. MTL.	PAINTED	1 ¾"	INSUL.	-	-		●						●			●	●					
D7	HOLLOW METAL	3'-0" X 7'-0"	H. MTL.	PAINTED	1 ¾"	INSUL.	-	-		●						●			●	●					WITH LOUVERED VENT & BUG SCREEN
D1b	ALUM. STORE. VESTIBULE	3'-0" X 7'-0"	ALUM.	DARK BRONZE ANODIZED ALUM.	1 ¾"	HOLLOW	GLASS	-					●	●		●	●		●					●	

WALL SCHEDULE

INSTALLED AND FURNISHED BY. G.C. UNLESS NOTED OTHERWISE

NO.	DESCRIPTION
W1	3-5/8" 20GA. METAL STUD WALL W/ ⅝" TYPE "X" GYP. BOARD BOTH SIDES (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W2	3-5/8" 20GA. METAL STUD WALL W/ ⅝" TYPE "X" GYP. BOARD ON ONE SIDE (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W2B	(2) 3-5/8" 20GA. METAL STUD WALLS W/ ⅝" TYPE "X" GYP. BOARD BOTH SIDES (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W4	3-5/8" 20GA. METAL STUD LOW WALL W/ ⅝" TYPE "X" GYP. BD BOTH SIDES. PROVIDE 3½" KNEE-WALL BRACE/POST @ CORNERS AND @ 48" O.C.
W5	6" 20GA. METAL STUD WALL W/ ⅝" TYPE "X" GYP. BOARD BOTH SIDES (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W6	6" 20GA. METAL STUD WALL W/ ⅝" TYPE "X" GYP. BOARD ONE SIDE (SEE ARCHITECTURAL DETAILS & ELEVATIONS)
W7	6" 20GA. METAL STUD LOW WALL W/ ⅝" TYPE "X" GYP. BOARD BOTH SIDES. PROVIDE 3½" KNEE-WALL BRACE/POST @ CORNERS AND @ 48" O.C
W8	2 1/2" 20GA. METAL STUD FURRING W/ ⅝" TYPE "X" GYP. BOARD ON ONE SIDE. REFER DETAILS FOR FURRING DISTANCE

WALL PANEL SCHEDULE

INSTALLED AND FURNISHED BY. G.C. UNLESS NOTED OTHERWISE

NO	MANUFACTURER	DESCRIPTION	MFG #	COLOR FINISH	REMARK
WP1	CRANE COMPOSITES INC.	F.R.P. THICKNESS: .075	LBCS.14	#636 (GRAY), SM/SM	CONTACT: LINDA RUSE 310.857.9036
WP2	-	S.S. PANEL (22 GA)	-	BRUSHED FINISH	FURNISHED BY PX, INSTALLED BY G.C.
WP3	-	S.S. PANEL (22 GA)	-	DIAMOND PATTERN FINISH	FURNISHED BY PX, INSTALLED BY G.C.
WP4	NOT USED				
WP6	NOT USED				
W101	NOT USED				
W102	WOLF GORDON	RED BAMBOO	-	-	CONTACT: CATHY DY 310.770.1165 cathy.dy@wolfgordon.com
W103	WOLF GORDON	CLOUD WALLCOVERING	-	-	CONTACT: CATHY DY 310.770.1165 cathy.dy@wolfgordon.com

SPECIAL SURFACE SCHEDULE

INSTALLED AND FURNISHED BY. G.C. UNLESS NOTED OTHERWISE

NO	MANUFACTURER	PRODUCT	MFG #	STAIN / COLOR	FINISH	REMARK
QZ-5	NOT USED					
QZ-6	NOT USED					
QZ-7	CORIAN	ARTIFICIAL QUARTZ	-	LONDON SKY	POLISHED	
QZ-8	DALTILE	ARTIFICIAL QUARTZ	-	BROADWAY BLACK	POLISHED	SERVICE COUNTER & DRINK STATION PROVIDED BY PX, INSTALLED BY G.C.

INTERIOR PAINT SCHEDULE

INSTALLED AND FURNISHED BY. G.C. UNLESS NOTED OTHERWISE

NO	MANUFACTURER	MFG #	COLOR	FINISH	REMARK
P9Aa	SHERWIN-WILLIAMS	SW 7065	ARGOS	PROMAR 200, ZERO VOC, LATEX SEMI-GLOSS	REAR SERVICE DOOR
P9B	NOT USED				
P101	SHERWIN-WILLIAMS	SW 6252	ICE CUBE	PROMAR 200, ZERO VOC, LATEX EGG-SHELL	RESTROOM & RESTROOM VESTIBULE CEILING, SERVICE LINE SOFFIT
P102	NOT USED				
P103	NOT USED				
P104	SHERWIN-WILLIAMS	SW 2850	CHELSEA GRAY	PROMAR 200, ZERO VOC, LATEX EGG-SHELL	DINING RM. WALLS, RESTROOM VESTIBULE WALLS
P105	NOT USED				
P106	SHERWIN-WILLIAMS	SW 7020	BLACK FOX	DTM ACRYLIC GLOSS, LOW VOC	RESTROOM DOOR FRAMES & LCD NICHE (BACK WALL)
P205	SHERWIN-WILLIAMS	SW 7675	SEALSKIN	PROMAR 200, ZERO VOC, LATEX EGG-SHELL	FRONT & BACK & UNDERSIDE FACES OF SERVICE COUNTER SOFFIT, DRINK STATION SOFFIT

TILE SCHEDULE (SEE SHEET A-104)

WALL LEGEND

- NEW EXTERIOR WALL
- NEW EXTERIOR WALL FRAMED WITH STRUCTURAL STEEL STUDS
- NEW INTERIOR WALL (FULL HT.)
- NEW INTERIOR WALL (LOW WALL - REF. ELEV. & DETAILS)
- WALK-IN BOX PANEL

NOTE: THE FOLLOWING STAINLESS STEEL PROVIDED BY PX.-INSTALLED BY G.C.:
1. PANEL DIVIDERS AT WP3
2. INSIDE CORNER AT WP3 TO WP2
3. FLASHING AT TOP OF BASE WP3
4. WP2 PIECE AT LENGTH OF WALL

NOTE: THE FOLLOWING STAINLESS STEEL PROVIDED BY G.C.-INSTALLED BY G.C.:

5. INSTALL 18 GA STAINLESS STEEL CORNER GUARD & WALL CAP INSIDE KITCHEN

- CG-1 — 18 GA. STAINLESS STEEL CORNER GUARD - FULL HT.
- CG-1A — 18 GA. STAINLESS STEEL CORNER GUARD - 4'-0" HIGH
- CG-2 — 18 GA. STAINLESS STEEL CORNER GUARD/FRAME - ALL AROUND PERIMETER OF OPENING - FRAME TO BE WELDED WITH MITERED CORNERS TO FORM SINGLE UNIT.
- WC-1 — 18 GA. STAINLESS STEEL WALL CAP

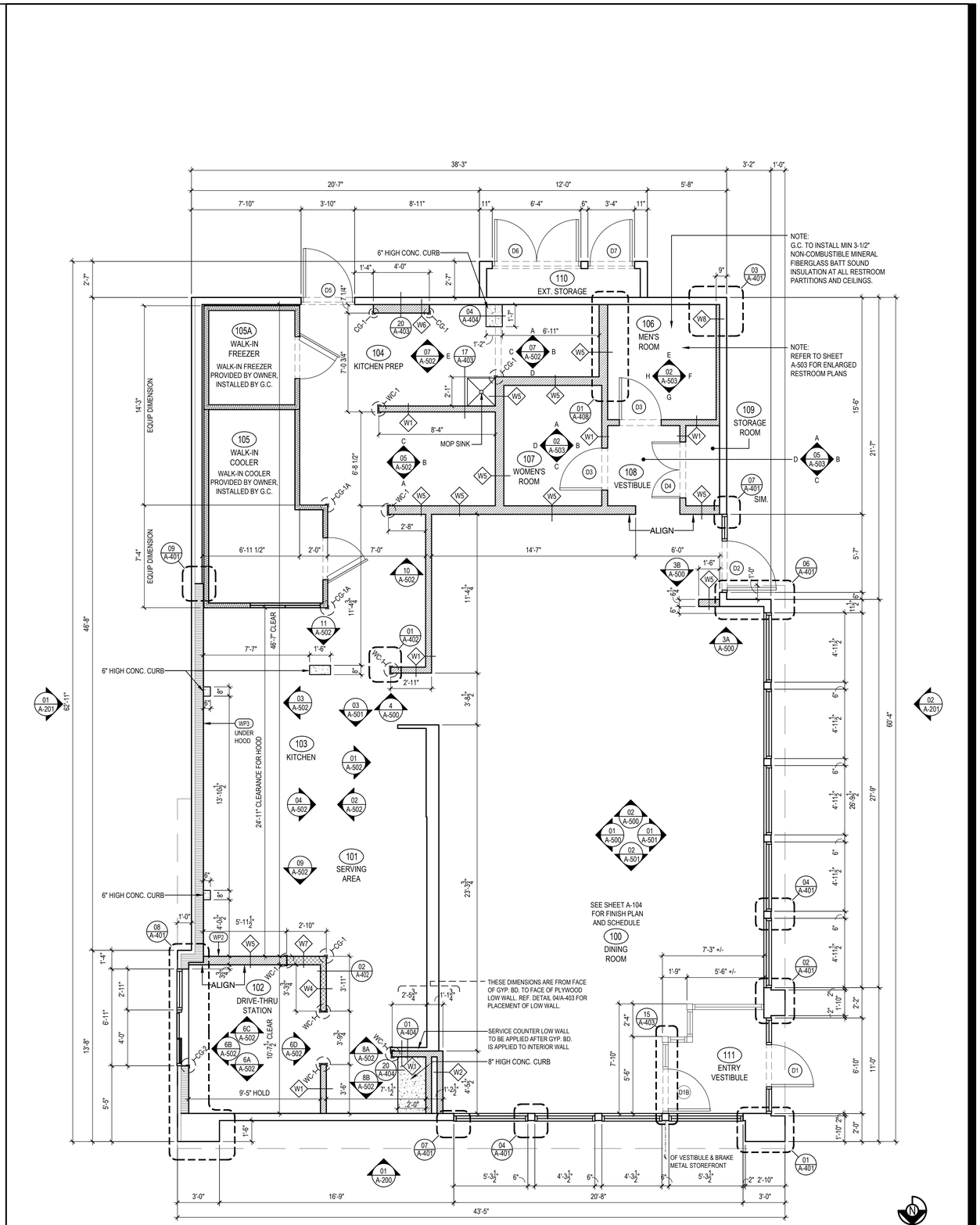
ALL OTHER STAINLESS STEEL BY G.C.

NOTE!!!!!!!!!!!:

***ALL INTERIOR DIMENSIONS ARE TO FACE OF GYPSUM BOARD**

NOTE:

CONTRACTOR TO NOTIFY 3rd PARTY VENDOR, PER THE VENDOR LIST, FOR WALL PRE-TREAT BEFORE CLOSING WALLS



FLOOR PLAN	1
Scale= 1/4" = 1'-0"	A-103

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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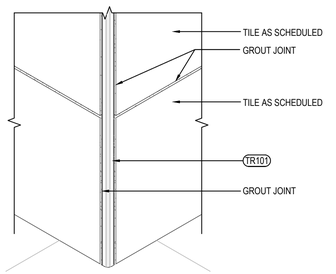
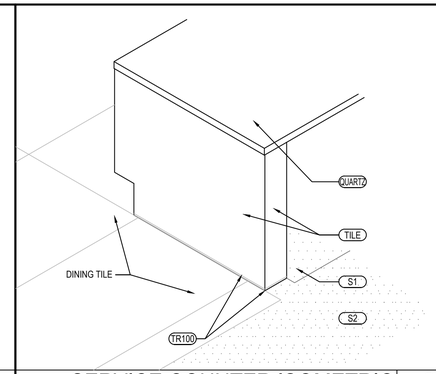
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-103

FLOOR PLAN



OUTSIDE CORNER DETAIL 3
Scale= 3" = 1'-0" A-104



SERVICE COUNTER ISOMETRIC 2
Scale= 3/4" = 1'-0" A-104

TILE SCHEDULE

INSTALLED AND FURNISHED BY. G.C. UNLESS NOTED OTHERWISE

01-11-19

NO.	MANUFACTURER	DESCRIPTION	COLOR	FINISH	JOINT	GROUT	REMARK
T-108	CMC AGGREGATE DOUG SALATINO 518-713-5371	12" X 24" X ⅜"	-	-	1 / 8"	G-111	RESTROOM WALL
T-109	DALTILE	6" X 36" X 3/8" 9" X 36" X 3/8"	FOREST PARK TIMBERLAND FP97	-	1 / 8"	G-113	RR VESTIBULE & DINING ROOM WALLS CONTACT: NATIONAL ACCOUNT SUPPORT DESK 877.556.5728 (national.accounts@daltile.com)
T-200	CMC DOUG SALATINO 518-713-5371	24" X 24"	BRAVADA GREIGE	MATTE	1/8"	G-96	DINING & RESTROOM FLOOR
T-300	EMSER - ECHO	3" HEXAGON	CALACATTA	MATTE	1/8"	G-114	BEVERAGE COUNTER BACKSPLASH AND SERVICE COUNTER
S1	SILIKAL	QUARTZ BLEND #4	-	PLAIN	-	-	KITCHEN, SERVICE FLOOR CONTACT:MARK FELDMAN 770-830-1404 (mfeldman@silikalamerica.com) JOHN COTHRAN 888-830-1404 (jcothran@silikalamerica.com)
S2	SILIKAL	QUARTZ BLEND #4	-	ABRASIVE	-	-	
M100	MATSINC 800.628.7462	NUWAY - 7/16" ALUM FOOT GRILLE	CHARCOAL	-	-	-	(2) 2' X 6' PIECES FOR A 4' X 6' OVERALL MAT SIZE IN VESTIBULE @ VESTIBULE STORES
GROUT	MANUFACTURER	DESCRIPTION	MFG.	COLOR	FINISH		REMARK
G-96	MAPEI 800.42.MAPEI WWW.MAPEI.COM	LATEX MODIFIED GROUT	11	SAHARA BEIGE	POLY BLEND 1 / 8" NON-SANDED		DINING & RESTROOM FLOOR APPLY GROUT SEALER
G-111	MAPEI 800.42.MAPEI WWW.MAPEI.COM	LATEX MODIFIED GROUT	19	PEARL GREY	POLY BLEND 1 / 8" NON-SANDED		RESTROOM , DINING APPLY GROUT SEALER
G-113	MAPEI 800.42.MAPEI WWW.MAPEI.COM	LATEX MODIFIED GROUT	07	CHOCOLATE	POLY BLEND 1 / 8" NON-SANDED		APPLY GROUT SEALER
G-114	MAPEI 800.42.MAPEI WWW.MAPEI.COM	LATEX MODIFIED GROUT	19	PEARL GREY	POLY BLEND 1 / 8" NON-SANDED		BEVERAGE COUNTER BACKSPLASH APPLY GROUT SEALER

* REFER A-200 EXTERIOR FINISH SCHEDULE FOR EXTERIOR DECORATIVE TILE

* SCHLUTER SYSTEM ALUMINUM TRIM:

COVE TILE TRIM: INSTALLED AT RESTROOM, SERVICE COUNTER, AND DRINK STATION
SCHLUTER SYSTEMS DILEX-AHK 1S 125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)

TR100 -OUTSIDE CORNER CONNECTOR PIECE: DILEX-AHK-E90/AHK 1S 125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
-INSIDE CORNER CONNECTOR PIECE: DILEX-AHK-I90/AHK 1S 125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
-END CAP PIECE: DILEX-AHK-E/AHK 1S 125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)

EDGE TILE TRIM:
SCHLUTER SYSTEMS RONDEC-RO125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)

TR101 -OUTSIDE CORNER CONNECTOR PIECE: RONDEC-EV/RO125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
-INSIDE CORNER CONNECTOR PIECE: RONDEC-I2L/RO125 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)

SCHLUTER SYSTEMS RONDEC-RO80 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)

TR101A -OUTSIDE CORNER CONNECTOR PIECE: RONDEC-EV/RO180 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)
-INSIDE CORNER CONNECTOR PIECE: RONDEC-I2L/RO80 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)

SCHLUTER SYSTEMS JOLLY-A 80 ATGB (BRUSHED NICKEL ANODIZED ALUMINUM)

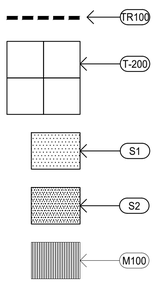
TR103 -OUTSIDE EDGE PROTECTION PIECE

FLOOR TILE TRANSITION TRIM: INSTALLED IN VESTIBULE
SCHLUTER SYSTEMS SCHIENE-R/AE125 (SATIN ANODIZED ALUMINUM)

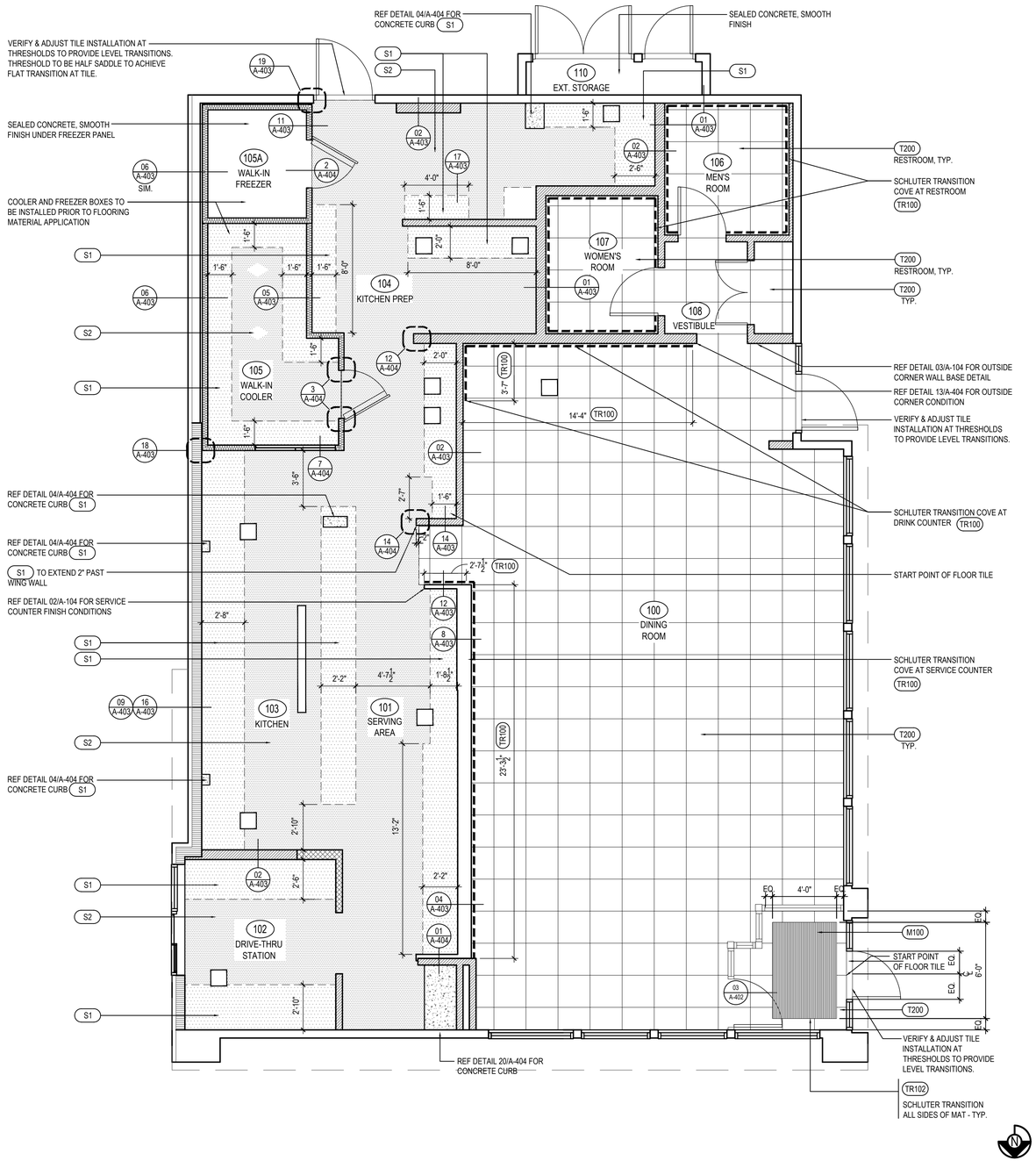
TR102

* EPOXY GROUT BY MAPEI, KERAPOXY IEG, 100% SOLIDS INDUSTRIAL GRADE:
AREAS: UNDER HOOD AND 36 " IN FRONT OF COOKING LINE, 3 COMPARTMENT SINK AND MOP SINK AREA

SEE MANUFACTURER'S SPECIFICATION, DETAILS AND GUIDE FOR PREPARATION, MIXING, GROUTING AND CLEANING INSTRUCTION
NOTE: SEE INTERIOR SHEETS FOR WALL/ BASE TILE LOCATIONS AND SPECIFICATIONS



FINISH SCHEDULE A
Scale= NTS A-104



FINISH PLAN 1
Scale= 1/4" = 1'-0" A-104

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Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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DRAWN BY: KB

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PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
19175
REGISTERED ARCHITECT
Henry Klover, License # 9210175
EXPIRATION NOV 3 1 2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-104

FINISH PLAN AND SCHEDULE

LIGHTING FIXTURE SCHEDULE

PROVIDED FOR INFORMATION ONLY.
VERIFY AND INSTALL PER ELECTRICAL DRAWING

01-11-19

ITEM	SYMBOL	DESCRIPTION	QTY.	MFR. & CAT. NO.	REMARK
INTERIOR LIGHTING ITEM					
L1	L1	T-BAR CEILING RECESSED MOUNTED LED LIGHTING FIXTURE, 2' X 4', 120V BAKED-ON WHITE ENAMEL FINISH.	7	LSI FIXTURE: SFP24-LED-50-UE-DIM-35	KITCHEN CEILING LIGHTS, FURNISHED BY OWNER INSTALLED BY GC
L1B	L1B	T-BAR CEILING RECESSED MOUNTED LED LIGHTING FIXTURE, 2' X 2', 120V BAKED-ON WHITE ENAMEL FINISH.	1	LSI FIXTURE: SFP22-LED-30-UE-DIM-35-U	KITCHEN CEILING LIGHTS, FURNISHED BY OWNER INSTALLED BY GC
L1EM	L1EM	T-BAR CEILING RECESSED MOUNTED LED LIGHTING EMERGENCY FIXTURE, 2' X 4', 120V BAKED-ON WHITE ENAMEL FINISH.	3	LSI FIXTURE: SFP24-LED-50-UE-DIM-EM	EMERGENCY KITCHEN CEILING LIGHTS FURNISHED BY OWNER INSTALLED BY GC
L4HO	L4HO	UNIVERSAL MOUNT EXIT SIGN, LED LIGHTED, 120/277V WITH BATTERY PACK, 2 FACE, GREEN LETTER	3	EXITRONIX GVEX-U-BP-WB-BL-R6	EXIT SIGN FURNISHED BY OWNER, INSTALLED BY GC
L6A	L6A	HOOD LIGHT	12	FURNISHED & INSTALLED BY EQUIPMENT SUPPLIER	LIGHTS SUPPLIED & PRE-WIRED BY HOOD VENDOR. ELECTRIC CONTRACTOR TO CONNECT MAIN WIRES TO SHUNT TRIP BREAKER AND HOOD CONTROL PANEL
L6B	L6B	WALK-IN COOLER FLUORESCENT LIGHT, 120 V 48"	3	KASON FIXTURE: # 1810LX4000	FURNISHED BY WIC VENDOR, G.R.E. , INSTALLED BY GC
L19	L19	DOWN LIGHT, RECESSED IN CEILING	42	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING RL607-750L-DIMTR-120-30K-SN-SN-90+	FURNISHED BY OWNER, INSTALLED BY GC
L19EM	L19EM	EMERGENCY DOWN LIGHT, RECESSED IN CEILING	6	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING RL607-750L-DIMTR-120-30K-SN-SN-90+	EMERGENCY RECESSED DOWN LIGHT - NORMALLY ON INVERTER UNIT - ISOLITE, IMI-12-LC-V1 FURNISHED BY OWNER INSTALLED BY GC
L20	L20W	3 3/4" ADJUSTABLE MR16 DOWN LIGHT, RECESSED IN CEILING. "W" SHALL DESIGNATE WHITE TRIM USED FOR MENU BD. SOFFIT	9	LIGHTOLIER: LYTECASTER-378WHX FRAME-IN KIT: 302MRSPX BULB: MR16 - GE - PRECISE IR 37 WATT 40 ° BEAM	FURNISHED BY OWNER, INSTALLED BY GC
L20	L20B	3 3/4" ADJUSTABLE MR16 DOWN LIGHT, RECESSED IN CEILING. "B" SHALL DESIGNATE BLACK TRIM USED FOR DINING ROOM CEILING GRID	2	LIGHTOLIER: LYTECASTER-378WHX FRAME-IN KIT: 302MRSPX BULB: MR16 - GE - PRECISE IR 37 WATT 40 ° BEAM	FURNISHED BY OWNER, INSTALLED BY GC
L30	L30	WHITE LED AT SERVICE COUNTER SOFFIT & DINING ROOM PARTIAL HEIGHT WALL	57 L.F.	LUXEM BRIGHT FIXTURE: BLAZE LED	FURNISHED BY OWNER, INSTALLED BY GC
L43	L43	12" DIA. DECORATIVE BAYLOR PENDANT LF INCANDESCENT	12	LBL LIGHTING, MODEL # P1461ORB BULB: LED EDISON LAMP.1173467	FURNISHED BY OWNER, INSTALLED BY GC
L45	L45	12" DIA. DECORATIVE MORILL PENDANT LF INCANDESCENT	5	LBL LIGHTING, MODEL # 6227801-839 BULB: LED EDISON LAMP.1173467	FURNISHED BY OWNER, INSTALLED BY GC
L100	L100	MICRO INVERTER	1	ISOLITE #IMI 125	FURNISHED BY OWNER, INSTALLED BY GC
	S	SPEAKER		-	FURNISHED BY MUSIC VENDOR, INSTALLED BY MUSIC VENDOR

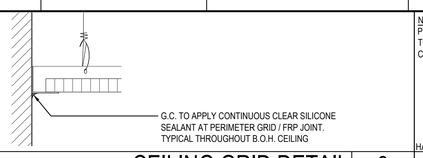
NIGHT LIGHTING REQUIREMENTS: "NL" DESIGNATION INDICATED NIGHT LIGHT ON UNSWITCHED CIRCUIT.
1. ONE NL BY SERVICE COUNTER, POS / CASHIER
2. ONE NL BY POS / CASHIER AT DRIVE THRU STATION IF APPLICABLE
3. ONE NL BY EACH EXIT DOORS IN DINNING ROOM & BACK OF HOUSE

EXTERIOR LIGHTING					
L40	L40	LINEAR LIGHT AT EXTERIOR STORAGE ROOM	1	COOPER MX-4VT2-LD4-6-DR-UNV-L840-CD1-WL-U	FURNISHED BY OWNER, INSTALLED BY GC
L85		WALL MOUNTED OVER SERVICE DOOR FIXTURE	1	HOWARD: VL305 30W LED, BRONZE	OVER EXTERIOR SERVICE DOOR. REFER ELEVATIONS FOR HEIGHT FURNISHED BY OWNER, INSTALLED BY GC
L86		NAVILITE EMERGENCY LIGHT	2	EXITRONIX MLED1-G-WP	OVER EXTERIOR ENTRANCE & SERVICE DOORS. REFER ELEVATIONS FOR HEIGHT. FURNISHED BY OWNER, INSTALLED BY GC
L86 AEM		EXTERIOR RECESS EMERGENCY LIGHT	1	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING WET LOCATION: RL607-14W-120-FL-30K-SN-SN -WET LOCATION	EMERGENCY RECESSED DOWN LIGHT - NORMALLY ON INVERTER UNIT - ISOLITE, IMI-12-LC-V1 FURNISHED BY OWNER INSTALLED BY GC
L90		DECORATIVE LED WALL SCONCE	2	HINKLEY LIGHTING, ATLANTIS; BRONZE; 1649BZ-LED	AT PORTAL OF ENTRY DOOR. REFER ELEVATIONS FOR HEIGHT FURNISHED BY OWNER, INSTALLED BY GC
L97		LED MOTION SECURITY FLOODLIGHT	2	LITHONIA LIGHTING OLF 2RH 40K 120V MO BZ	INTERIOR LIGHT SENSOR TO BE WALL MOUNTED AT +142" FURNISHED BY OWNER, INSTALLED BY GC
L91		DECORATIVE LED WALL SCONCE	4	HINKLEY LIGHTING, SILO; BRONZE; 13594AZ-LL; LED	ALONG REAR EIFS BAND FURNISHED BY OWNER, INSTALLED BY GC

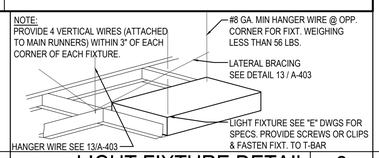
CEILING SCHEDULE

INSTALLED AND FURNISHED BY. G.C. UNLESS NOTED OTHERWISE

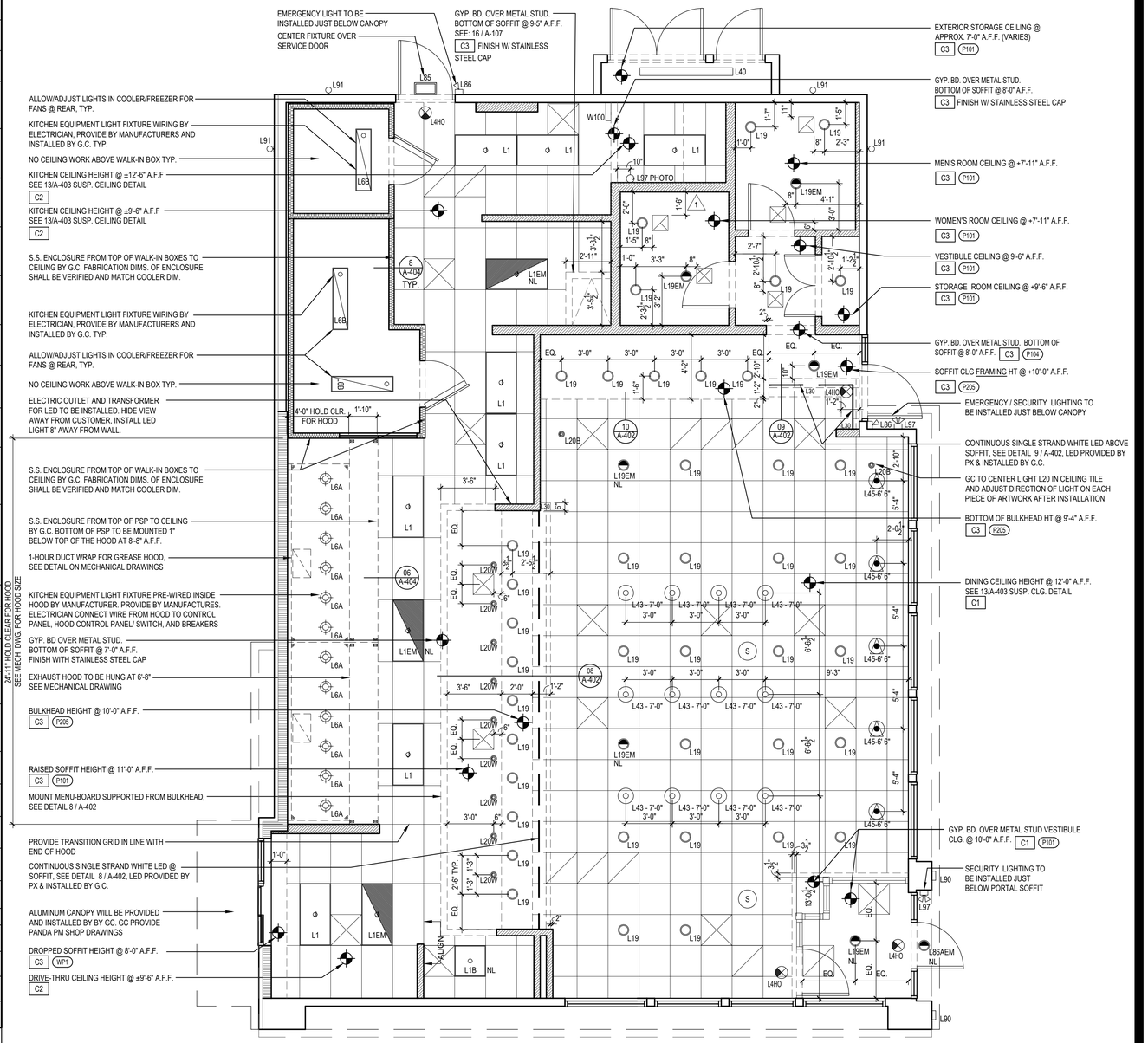
NO	MANUFACTURER	DESCRIPTION	MATERIAL	FINISH
C1	ARMSTRONG	2' X 2' SUSPENDED T-BAR GRID CEILING SYSTEM	CUSTOM #PN91311	T-BAR AND GRID COLOR: SEPIA CONTACT AT ARMSTRONG-SHERRY BRUNT 1-800-442-4212
C2	USG	2' X 4' SUSPENDED T-BAR GRID CEILING SYSTEM	"VINYL ROCK" VINYL CLAD GYP. BD PANELS	SMOOTH AND WASHABLE WHITE
C3	GOLD BOND	MONOLITHIC CEILING ON METAL FRAMING	5/8" GYP. BD.	SMOOTH PAINT - WHITE AND WASHABLE
C4	NOT USED	-	-	-



CEILING GRID DETAIL 3
Scale= NTS A-105



LIGHT FIXTURE DETAIL 2
Scale= NTS A-105



REFLECTED CEILING PLAN 1
Scale= 1/4" = 1'-0" A-105

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Rosemead, California
91770
Telephone: 626.799.9898
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hcklocverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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1485 MAIN ST.
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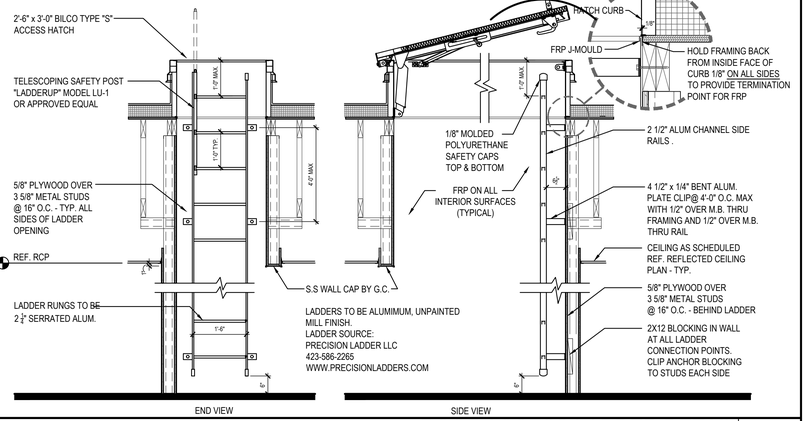
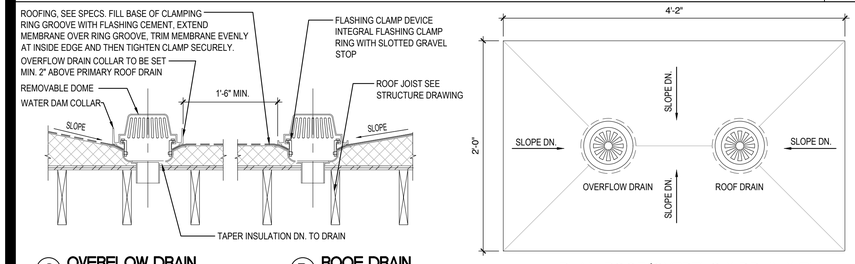
A-105

REFLECTED CEILING PLAN

TRUE WARM & WELCOME 2300 R5



ROOF ACCESS LADDER DETAIL 16
Scale= 1/4" = 1'-0" A-107

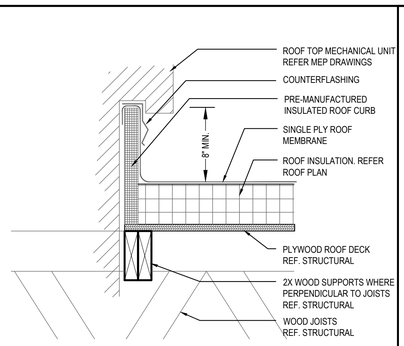


C **OVERFLOW DRAIN**
NOTE:
WHERE INSULATION IS SPECIFIED PROVIDE AN ADJUSTABLE COLLAR AND SET IN ACCORDANCE TO THE MANUFACTURER'S SPECIFICATIONS.

B **ROOF DRAIN**
PROVIDE JAY R. SMITH (OR EQUAL) ROOF DRAIN AND OVERFLOW DRAIN -CAST IRON BODY -POLYETHYLENE DOME

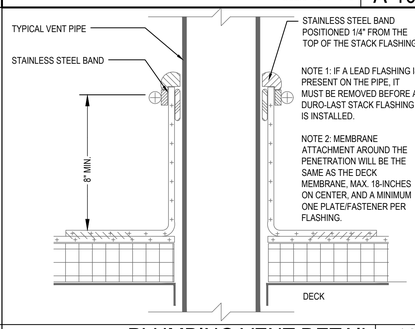
A **PLAN-ROOF/OVERFLOW DRAIN WELL**

ROOF DRAIN DETAIL 15
Scale= NTS A-107



MECHANICAL CURB DETAIL 18
Scale= NTS A-107

NOT USED 14
Scale= 3" = 1'-0" A-107



NOT USED 17
Scale= NTS A-107

PLUMBING VENT DETAIL 13
Scale= NTS A-107

ROOF PLAN NOTES:

1. WHITE, SINGLE-PLY, PVC 40MIL MECHANICALLY FASTENED ROOF MEMBRANE, AS MANUFACTURED BY DURO-LAST ROOFING, INC. NO ALTERNATES WILL BE ACCEPTED. PROVIDE STANDARD 15 YEAR WARRANTY.

2. -6" INDICATES APPROXIMATE ELEVATION OF THE TOP OF ROOF PLYWOOD SHEATHING AT PLYWOOD CRICKET. SEE TRUSS DRAWINGS FOR ACTUAL ROOF SLOPE. ALL ROOF ELEVATIONS ARE GIVEN FROM TOP OF INTERIOR CONCRETE FLOOR SLAB (U.O.N.). WHEN FLOOR SLAB STEPS, ELEVATIONS ARE REFERENCED FROM THE HIGHEST FINISHED FLOOR.

3. ANY PROJECTION THROUGH ROOF SHALL BE DETAILED PER THE SINGLE PLY ROOFING MANUFACTURER'S RECOMMENDED DETAILS.

4. ALL EXHAUST FANS AND AIR CONDITIONING EQUIPMENT DESIGNATIONS ARE TAKEN FROM MECHANICAL DRAWINGS.

5. NOT USED.

6. CONTRACTOR SHALL CONFIRM THAT ALL AREAS OF ROOF ARE PROVIDED WITH POSITIVE DRAINAGE.

7. ALL ROOF PENETRATIONS FOR PLUMBING VENTS, POWER CONDUITS, ETC. SHALL BE FLASHED PER BUILDING SPECIFICATIONS AND DETAILS. VENTS SHALL BE AT LEAST 10'-0" HORIZONTAL OR 3'-0" ABOVE OUTSIDE AIR INTAKES (A/C UNITS, MAKE-UP AIR).

8.CONTRACTOR BE RESPONSIBLE FOR COORDINATION OF SIZES AND LOCATIONS OF ROOF OPENINGS (VENTS, DUCTS, ETC.), PLATFORMS, BASES ETC. COORDINATE SIZES OF MECHANICAL EQUIPMENT PLATFORMS, BASES, ROOF EQUIPMENT PLATFORMS AND OPENINGS SHOWN ON DRAWINGS WITH EQUIPMENT BEING SUPPLIED. SEE TYPICAL DETAILS ON THIS SHEET ALSO COORDINATE INSTALLATION OF LIGHTING, POWER, CONVENIENCE OUTLETS ETC.

10. FOR ALL STRUCTURAL FRAMING MEMBERS, SIZES, AND ADDITIONAL INFORMATION, SEE STRUCTURAL DRAWINGS.

11. PROVIDE ROOF CRICKET AT MECHANICAL EQUIPMENT TO ASSURE POSITIVE ROOF DRAIN.

12. ALL ROOF EQUIPMENT TO BE SCREENED FROM PUBLIC VIEW.

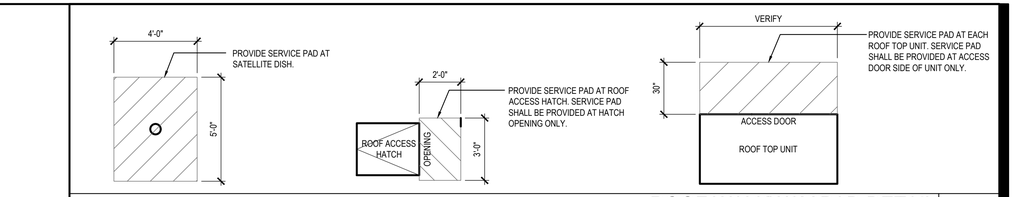
13. ROOFTOP EQUIPMENT TO BE LOCATED AT LEAST 42" MINIMUM FROM TOWERS FOR SERVICING

14. PROVIDE SERVICE PAD AT EACH UNIT ONLY AT SERVICE ACCESS DOOR

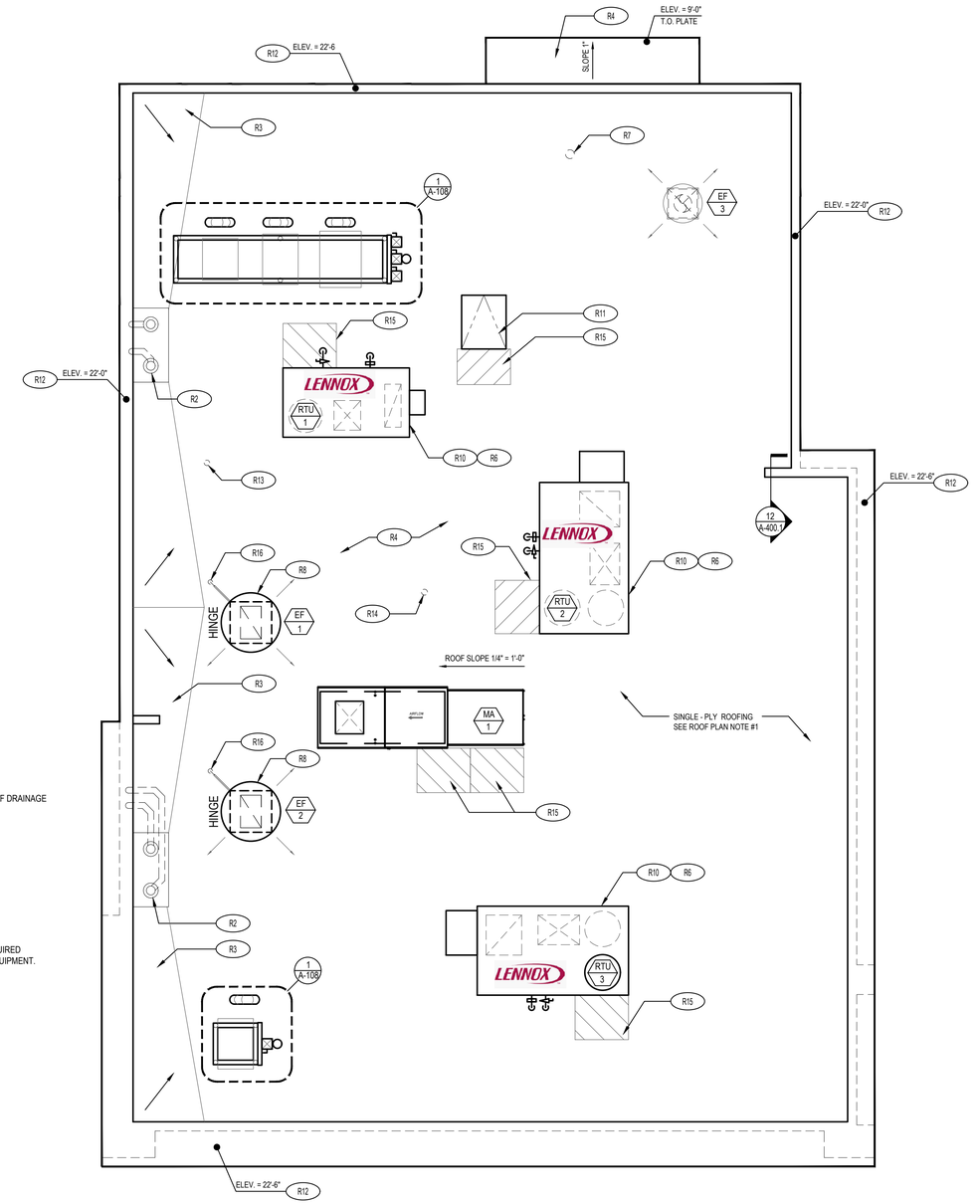
15. ALL GAS PIPING ON ROOF TO BE PAINTED SAFETY YELLOW

ROOF PLAN KEYNOTES:

- R1 REF: EQUIPMENT RACK (SEE SHEET A-108)
- R2 4" ROOF DRAIN AND OVERFLOW DRAIN (15 / A-107)
- R3 TAPERED ROOF INSULATION CRICKET TO ASSURE POSITIVE ROOF DRAINAGE
- R4 SINGLE - PLY ROOFING SEE ROOF PLAN NOTE #1
- R5 NOT USED
- R6 ROOF TOP MECHANICAL UNIT SEE MECHANICAL DRAWING
- R7 WATER HEATER VENT - SEE MEP PLANS. OFFSET VENTS AS REQUIRED TO MAINTAIN MIN. 10'-0" AWAY FROM AIR INTAKE SYSTEMS ON EQUIPMENT.
- R8 EXHAUST FAN
- R10 MECHANICAL UNIT CURB. SEE DETAIL 18/A-107
- R11 ROOF ACCESS HATCH LOCATE BETWEEN 2 ADJACENT TRUSSES (16 / A-107)
- R12 TOP OF PLATE - REF. STRUCTURAL
- R13 PLUMBING VENT (13 / A-107)
- R14 WEATHER PROOF HYDRANT
- R15 PROVIDE WALK-WAY PAD AS SHOWN, REFERENCE DETAIL 4/A-107
- R16 POWER SUPPLY LOCATION FOR ROOFTOP EXHAUST FANS FOR KITCHEN HOOD



ROOF WALKWAY PAD DETAIL 4
Scale= NTS A-107



ROOF PLAN 1
Scale= 1/4" = 1'-0" A-107

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1683 Walnut Grove Ave.
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khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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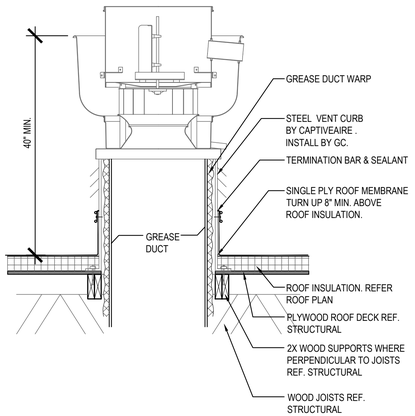
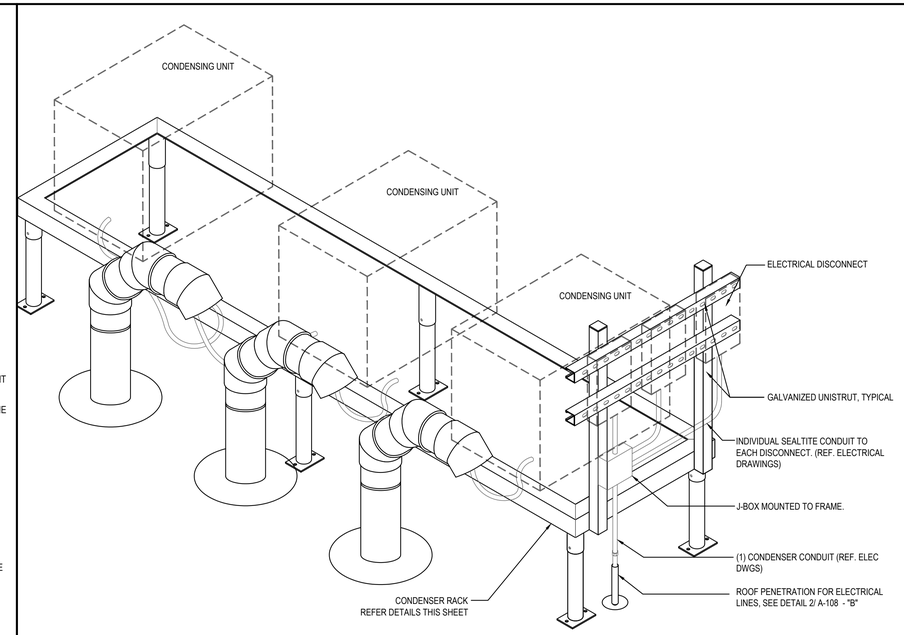
ROOF PLAN



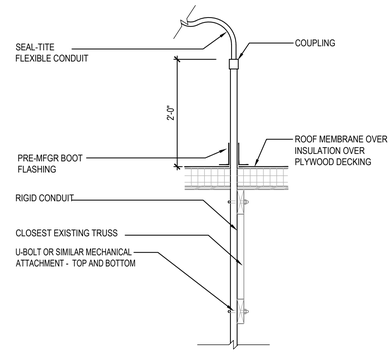
ROOF EXHAUST FAN 5

Scale= 1/4" = 1'-0" A-108



CONDENSER RACK ISOMETRIC 3

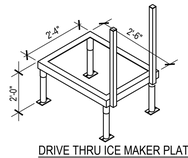
Scale= 3/4" = 1'-0" A-108



CONDITION "B" - AT CONDENSER ELECTRICAL LINES

ROOF PENETRATION DETAIL AT REF. / ELEC. LINES 2

Scale= 3/4" = 1'-0" A-108

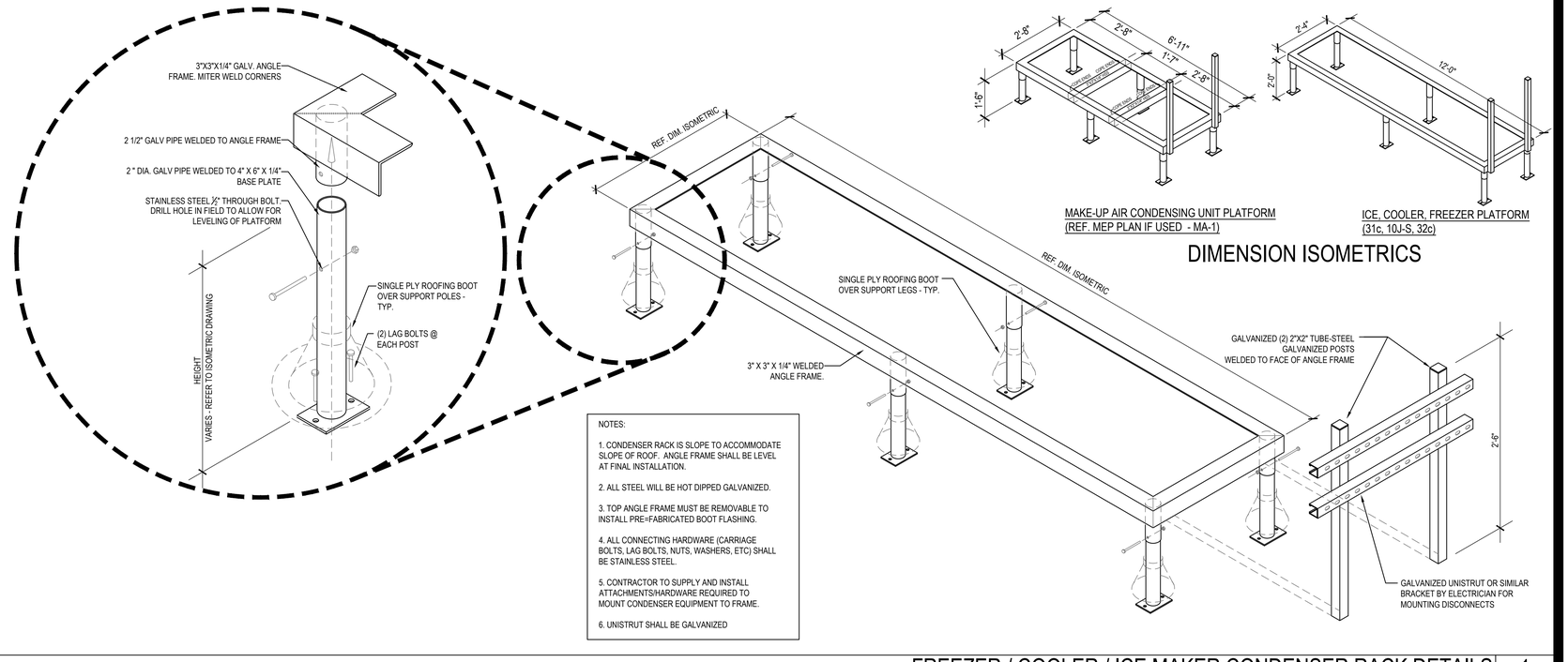


DRIVE THRU ICE MAKER PLATFORM

MAKE-UP AIR CONDENSING UNIT PLATFORM
(REF. MEP PLAN IF USED - MA-1)

ICE, COOLER, FREEZER PLATFORM
(31c, 10J-S, 32c)

DIMENSION ISOMETRICS

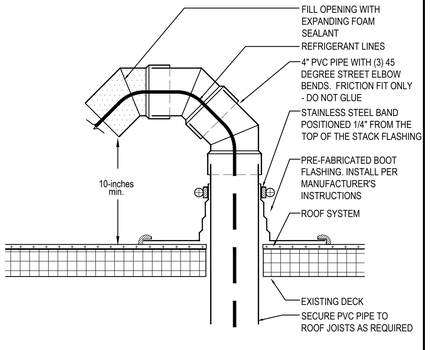


NOTES:

1. CONDENSER RACK IS SLOPE TO ACCOMMODATE SLOPE OF ROOF. ANGLE FRAME SHALL BE LEVEL AT FINAL INSTALLATION.
2. ALL STEEL WILL BE HOT DIPPED GALVANIZED.
3. TOP ANGLE FRAME MUST BE REMOVABLE TO INSTALL PRE=FABRICATED BOOT FLASHING.
4. ALL CONNECTING HARDWARE (CARRIAGE BOLTS, LAG BOLTS, NUTS, WASHERS, ETC) SHALL BE STAINLESS STEEL.
5. CONTRACTOR TO SUPPLY AND INSTALL ATTACHMENTS/HARDWARE REQUIRED TO MOUNT CONDENSER EQUIPMENT TO FRAME.
6. UNISTRUT SHALL BE GALVANIZED

FREEZER / COOLER / ICE MAKER CONDENSER RACK DETAILS 1

Scale= 3/4" = 1'-0" A-108



PVC ROOF PENETRATION 4

Scale= 1/2" = 1'-0" A-108

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PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
10175
REGISTERED ARCHITECT
Henry Klover, License # 10175
EXPIRATION NOV 3 1 2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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CONDENSER RACK DETAIL

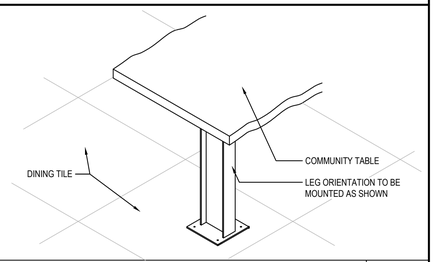
FURNITURE SCHEDULE

Item Code	Type	Material		L x W x H
T-A2b	LIVE EDGE 6'-0"	OAK - BOLT DOWN	PANDA VENDOR	6'-0" L X 28" W X 34" H 2" THICK
T-B3b	4 TOP TABLE	QUARTZ - CORIAN LONDON SKY - COREDRILL	PANDA VENDOR	48" L X 24" W X 30.25" H
T-C1a3	2 TOP TABLE	LAMINATE W/ METAL EDGE BARRIQUE OAK - MOVEABLE BASE	PANDA VENDOR	21" W X 24" D X 30.25" H
T-C1b3	4 TOP TABLE	LAMINATE W/ METAL EDGE BARRIQUE OAK - COREDRILL	PANDA VENDOR	48" L X 24" W X 30.25" H
C-A4a	A-FRAME SINGLE BOOTH	OAK / CYPRUS / BARRAS	PANDA VENDOR	41" W X 23" D X 17" H
C-A4b	A-FRAME SINGLE BOOTH	OAK / CYPRUS / BARRAS	PANDA VENDOR	47" W X 23" D X 17" H
C-A4c	A-FRAME SINGLE BOOTH	OAK / CYPRUS / BARRAS	PANDA VENDOR	59" W X 23" D X 17" H
C-A4d	A-FRAME DOUBLE BOOTH	OAK / CYPRUS / BARRAS	PANDA VENDOR	47" W X 23" D X 17" H
B-S1a	I-BEAM BASE 34" H	HOT ROLL STEEL W/ LOW GLOSS CLEAR COAT	PANDA VENDOR	FOR 34" H TABLE
B-S2a	3" FREE STANDING CRISS CROSS		PANDA VENDOR	FOR 30" ROUND TABLE
B-S2b	3" FREE STANDING CRISS CROSS		PANDA VENDOR	FOR 21" X 24" TABLE
B-S3a	3" BOLT DOWN		PANDA VENDOR	FOR 30" H TABLE
B-S4a	3" CORE DRILL		PANDA VENDOR	FOR 30" H TABLE
B-S5a	SIT DOWN BASE		PANDA VENDOR	FOR 34" H LEDGE TABLE
B-B1	SPECIAL BRACKETS		PANDA VENDOR	FOR MODESTY PANEL
F-B1	TRASH LINER W/ CASTERS		PANDA VENDOR	
F-A4c	LEFT BROOM HOLDER	OAK W/ LONDON SKY TOP	PANDA VENDOR	20" W X 27" D X 48 H
F-A4d	RIGHT BROOM HOLDER	OAK W/ LONDON SKY TOP	PANDA VENDOR	20" W X 27" D X 48 H
D-S1	FREE STANDING SHELF	WOOD SHELF W/ METAL FRAME	PANDA VENDOR	30" W X 12" W 66" H

CHAIR SCHEDULE

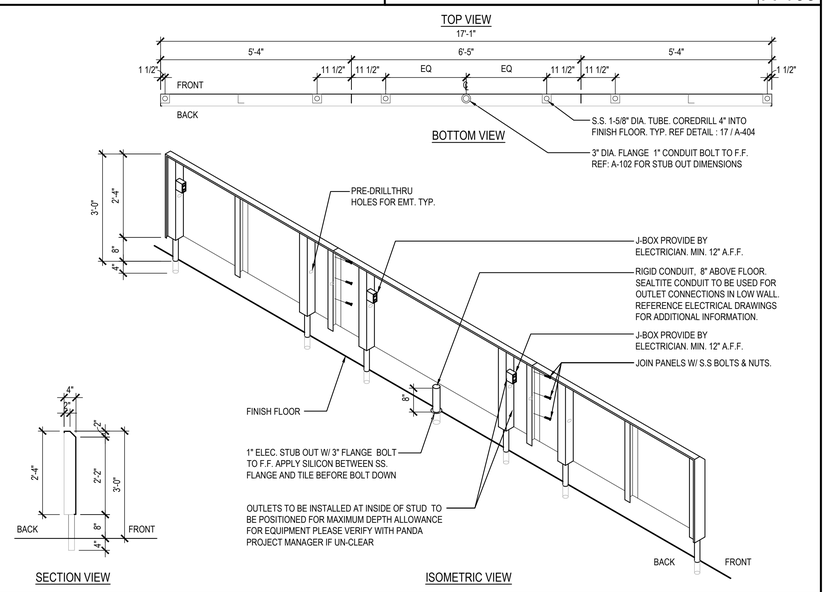
Item Code	Type	Material		L x W x H
OAK PALLET				
C1d1	PANDA DINING CHAIR W/ BACK	OAK	PANDA VENDOR	18" H
C2j2	PANDA COUNTER STOOL- NO BACK	OAK (PREFERRED STOOL)	PANDA VENDOR	22" H
C2g	PANDA COUNTER STOOL W/ BACK	OAK (OPTIONAL)	PANDA VENDOR	22" H

NOTE:
PANDA TEAM TO SELECT CHAIR PALLET WITH MANUFACTURER



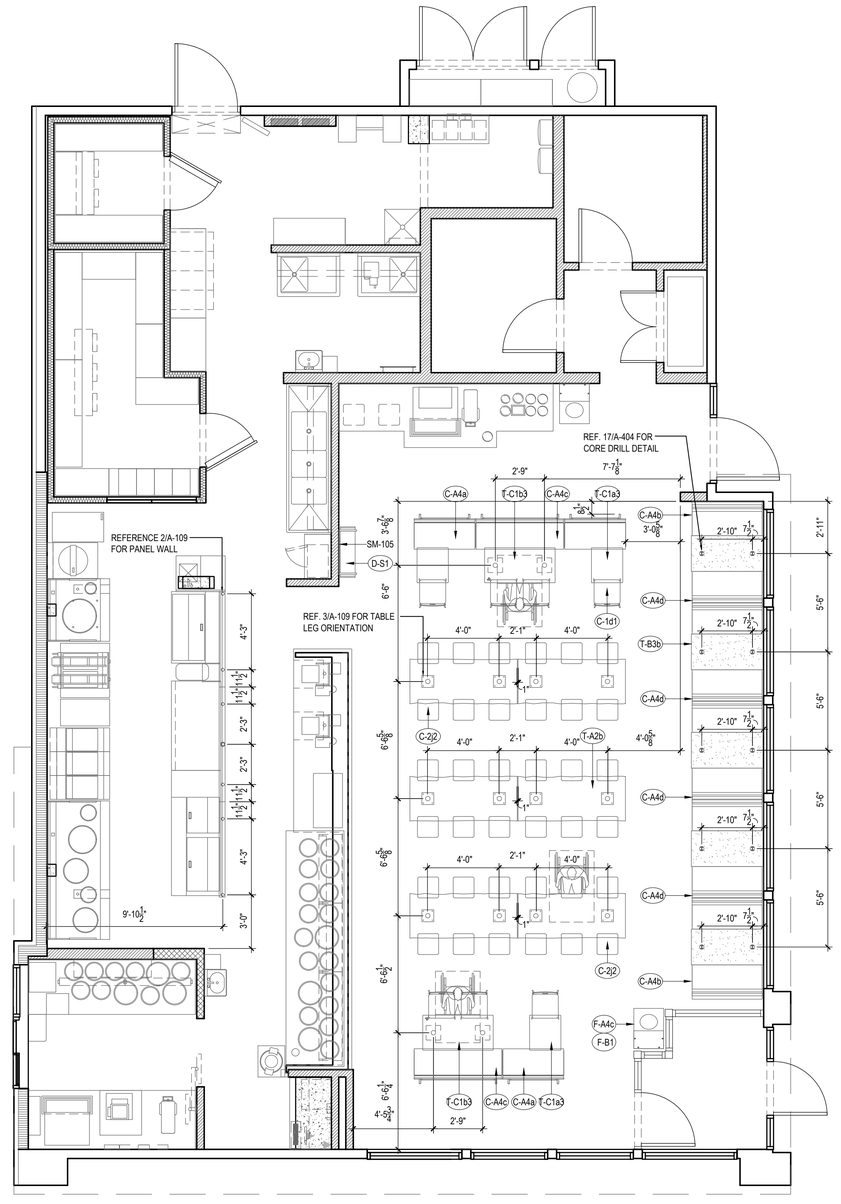
COMMUNITY TABLE ISOMETRIC 3

Scale= 3/4" = 1'-0" A-109



STAINLESS STEEL OUTLET PANEL 2

Scale= NTS A-109



NOTE:
DIMENSIONS ARE FROM INTERIOR WALL

REFER TO VENDOR PACKET FOR ADDITIONAL FURNITURE INFORMATION.

FINAL CORE DRILL LOCATIONS FOR FURNITURE / EQUIPMENT SHALL BE VERIFIED WITH PANDA EXPRESS DESIGN MANAGER PRIOR TO DRILLING.

FURNITURE LOCATION PLAN 1

Scale= 1/4" = 1'-0" A-109

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STATE OF OHIO
HENRY C. KLOVER
19175
REGISTERED ARCHITECT
Henry Klover, License #9210175
EXPIRATION NOV 3 1 2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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FURNITURE PLAN

EXTERIOR FINISH SCHEDULE

INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

01-11-19

NO	MANUFACTURER	MFG#	COLOR	FINISH	NOTES
EIFS-1	STO	STOTHERM ESSENCE SYSTEM	SW 6148 WOOL SKEIN	FINE	BUILDING BODY
EIFS-2	STO	STOTHERM ESSENCE SYSTEM	SW 7067 CITYSCAPE	FINE	BUILDING BODY
EIFS-3	STO	STOTHERM ESSENCE SYSTEM	SW 7069 IRON ORE	FINE	EIFS ACCENT BAND
ST-1S	CORONADO STONE PRODUCTS	900 SERIES	#2 GREY	-	STONE CAP (3/8" VERTICAL JOINT - MORTAR TO MATCH STONE CAP)
ST-1	CORONADO STONE PRODUCTS	INDUSTRIAL LEDGE	SHALE GREY	-	ENTRY PORTAL & WAINSCOT CONTACT: LISA KILGORE: 864-962-1221 PROVIDE 3/8" MORTAR JOINTS. MFG.: ARGOS, COLOR: PUTTY
CD-1	FIBERON	HORIZON	IPE	60% MATERIAL COVERAGE - RANDOM MIX (NON-GROOVE)	COMPOSITE DECKING - CONTACT: ERIC ATKINS @ 770-910-0930 EMAIL: Eric.Atkins@fiberondecking.com
CD-2	FIBERON	HORIZON	TUDOR BROWN	40% MATERIAL COVERAGE - RANDOM MIX (NON-GROOVE)	COMPOSITE DECKING - CONTACT: ERIC ATKINS @ 770-910-0930 EMAIL: Eric.Atkins@fiberondecking.com
MTL-1	EXCEPTIONAL METALS	-	*PANDA EXPRESS IRON ORE*		CAP FLASHING
BR-1	ACME BRICK	THINBRIK*	DESERT TAN*	VELOUR*	BUILDING BODY *OR APPROVED EQUAL

WINDOW SCHEDULE

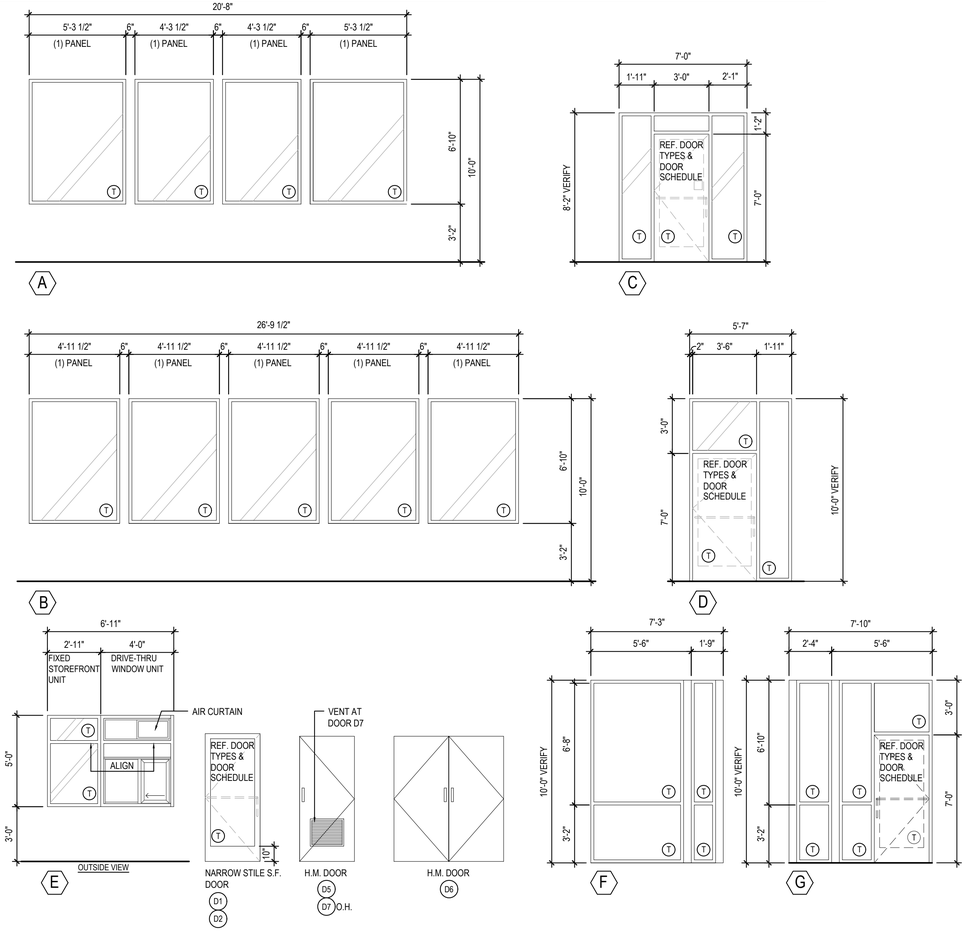
INSTALLED AND FURNISHED BY: G.C. UNLESS NOTED OTHERWISE

SYM	WIDTH	HEIGHT	GLASS	FRAME	REMARKS
A	20'-8" LIN. FEET	6'-10"	1" INSULATED GLASS	DARK BRONZE ALUMINUM STOREFRONT	1" INSULATED GLAZING, IN 4.5" X 2" IN ANODIZED ALUMINUM FRAME REFER WINDOW TYPES FOR INDIVIDUAL SIZES
B	26'-9 1/2" LIN. FEET	6'-10"	1" INSULATED GLASS	DARK BRONZE ALUMINUM STOREFRONT	1" INSULATED GLAZING, IN 4.5" X 2" IN ANODIZED ALUMINUM FRAME REFER WINDOW TYPES FOR INDIVIDUAL SIZES
C	7'-0"	8'-2"	1" INSULATED GLASS	DARK BRONZE ALUMINUM STOREFRONT	1" INSULATED GLAZING, IN 4.5" X 2" IN ANODIZED ALUMINUM FRAME
D	5'-11"	10'-0"	1" INSULATED GLASS	DARK BRONZE ALUMINUM STOREFRONT	1" INSULATED GLAZING, IN 4.5" X 2" IN ANODIZED ALUMINUM FRAME
E	6'-11"	59.5"	TEMPERED GLASS	DARK BRONZE ANODIZED ALUMINUM	QUIK-SERV NON-HEATED AIR CURTAIN, ROUGH OPENING 83" X 60" SEE ADDITIONAL NOTE # 5. CONTACT: WADE ARNOLD, 800-388-8307
F	7'-3"	10'-0"	SINGLE PANE GLASS	DARK BRONZE ANODIZED ALUMINUM	SINGLE PANE VESTIBULE GLAZING
G	7'-10"	10'-0"	SINGLE PANE GLASS	DARK BRONZE ANODIZED ALUMINUM	SINGLE PANE VESTIBULE GLAZING

NOTES

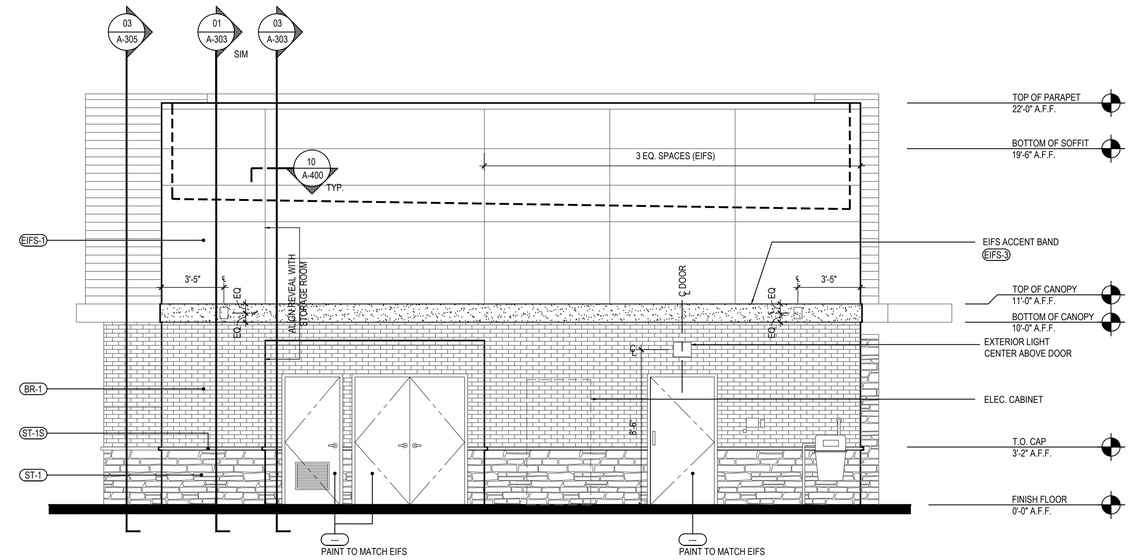
1. INSULATING GLASS VITRO ARCHITECTURAL GLAZING SOLARBAN 60 LOW E: WINTER U=0.29 SHGC: 0.25 VIS TRANS: 35%
2. DOORS: FULL GLAZED DOORS W/10" KICK BASE, ANODIZED ALUM FINISH. REFER HARDWARE SCHEDULE.
3. WINDOW DIMENSIONS ARE FOR BIDDING PURPOSES ONLY. G.C. TO VERIFY ACTUAL WINDOW DIMENSIONS PRIOR TO FABRICATION INSTALLATION. GLASS FACADE AND ENTRY DOORS TO BE DESIGNED, DETAILED, FACTORY FABRICATED AND SITE ASSEMBLED AND ERECTED.
4. MANUFACTURER: QUIK-SERV, MODEL SST-4860E WITH THRU-BEAM PHOTO-ELECTRIC BAR. REGIONAL APPLICATION WITH CF-25 NON HEATED AIR CURTAIN OR CHF-25 HEATED AIR CURTAIN. TYPE OF AIR CURTAIN LISTED ON WINDOW SCHEDULE.
5. WINDOW SYSTEM SHALL COMPLY WITH APPLICABLE SECTION AND CHAPTER OF BUILDING CODE.

(T) TEMPERED GLASS



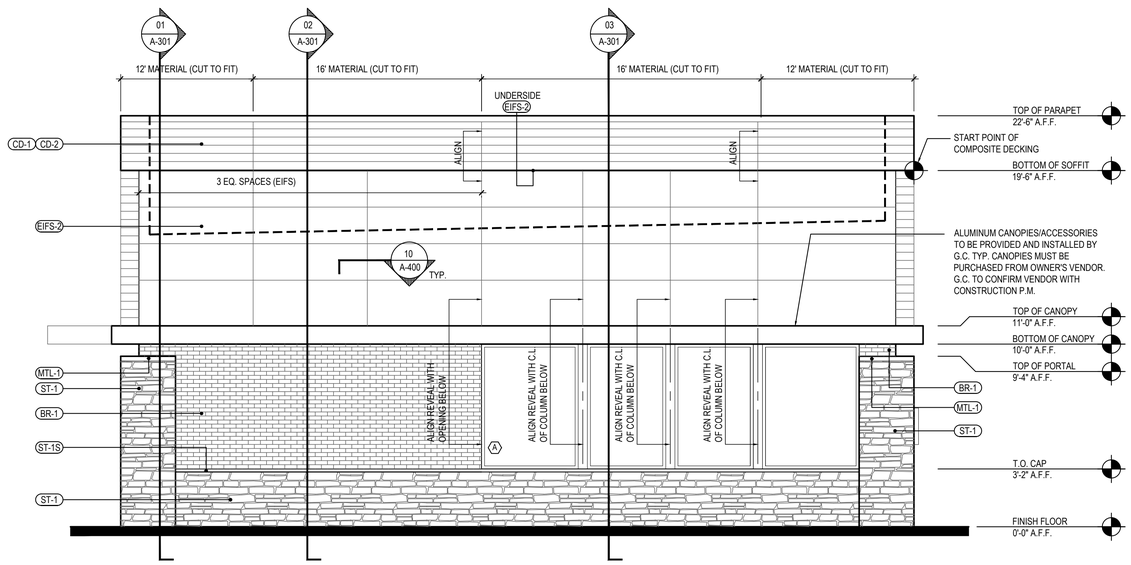
WINDOW AND DOOR ELEVATIONS

Scale= NTS | 3 | A-200



WEST ELEVATION

Scale= 1/4" = 1'-0" | 2 | A-200



EAST ELEVATION

Scale= 1/4" = 1'-0" | 1 | A-200

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ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
19075
REGISTERED ARCHITECT
Henry Klover, License # 19210175
EXPIRATION NOV 31 2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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A-200

EXTERIOR ELEVATIONS

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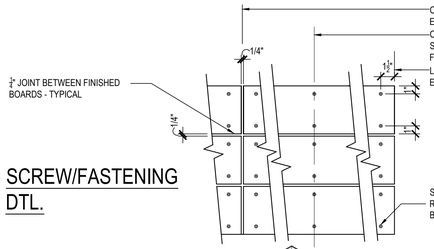
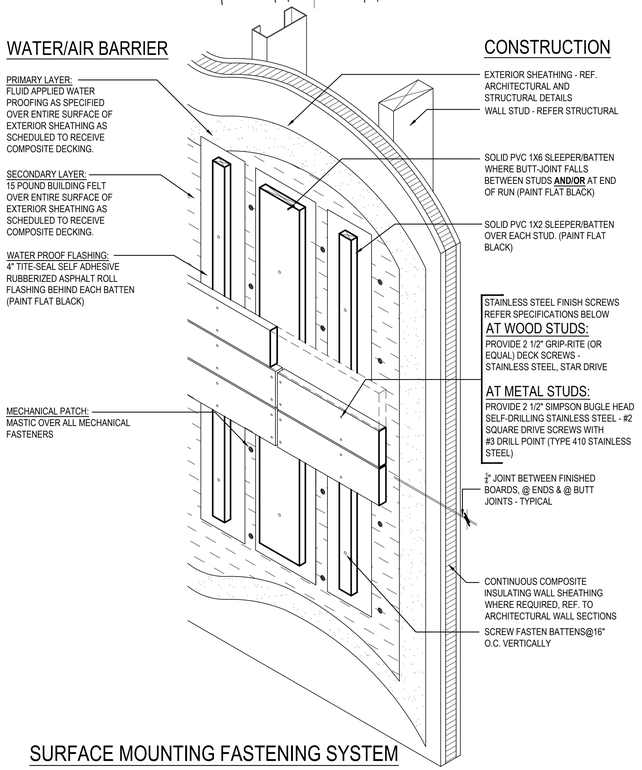


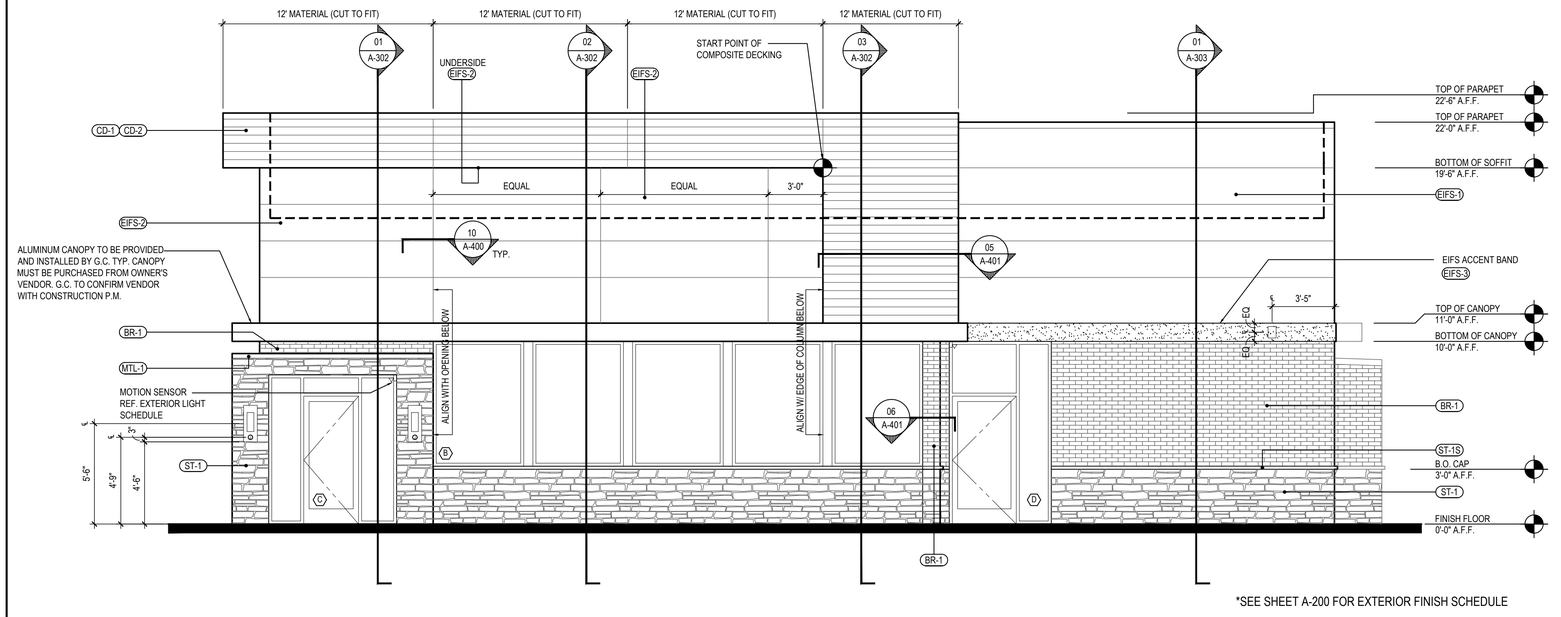
SCREW/FASTENING DTL.



SURFACE MOUNTING FASTENING SYSTEM

COMPOSITE DECK FASTENING & WATER PROOFING | 3

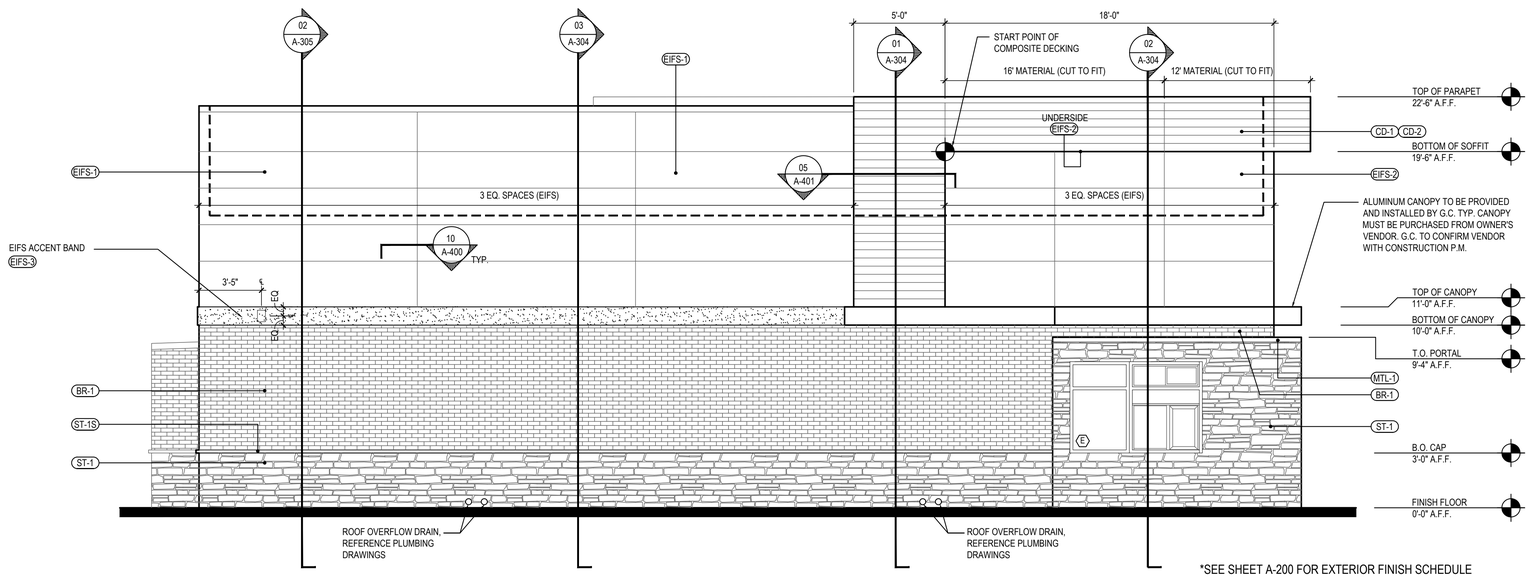
Scale= 1 1/2" = 1'-0" | A-201



*SEE SHEET A-200 FOR EXTERIOR FINISH SCHEDULE

NORTH ELEVATION | 2

Scale= 1/4" = 1'-0" | A-201



*SEE SHEET A-200 FOR EXTERIOR FINISH SCHEDULE

SOUTH ELEVATION | 1

Scale= 1/4" = 1'-0" | A-201

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Henry Klover, License #210175
EXPIRATION NOV 3 1 2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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EXTERIOR ELEVATIONS

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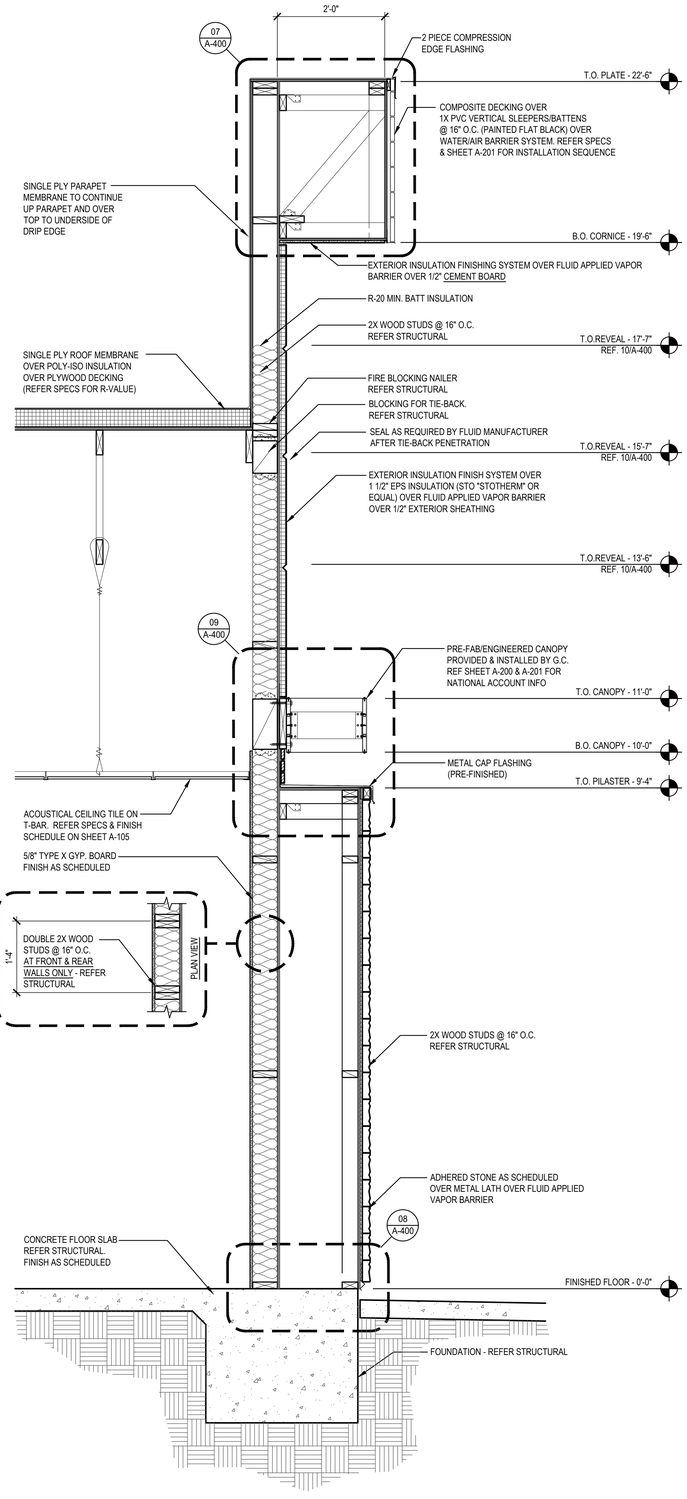

SECTION 1
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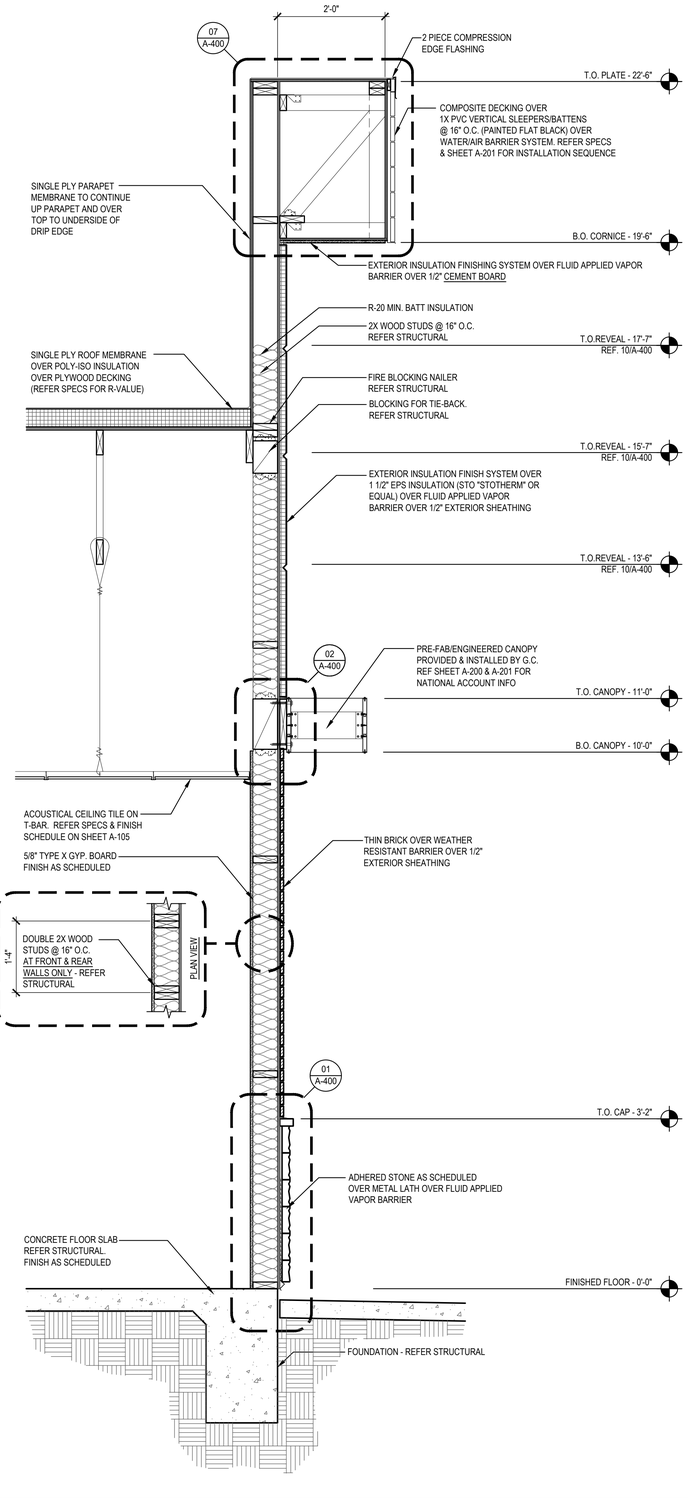

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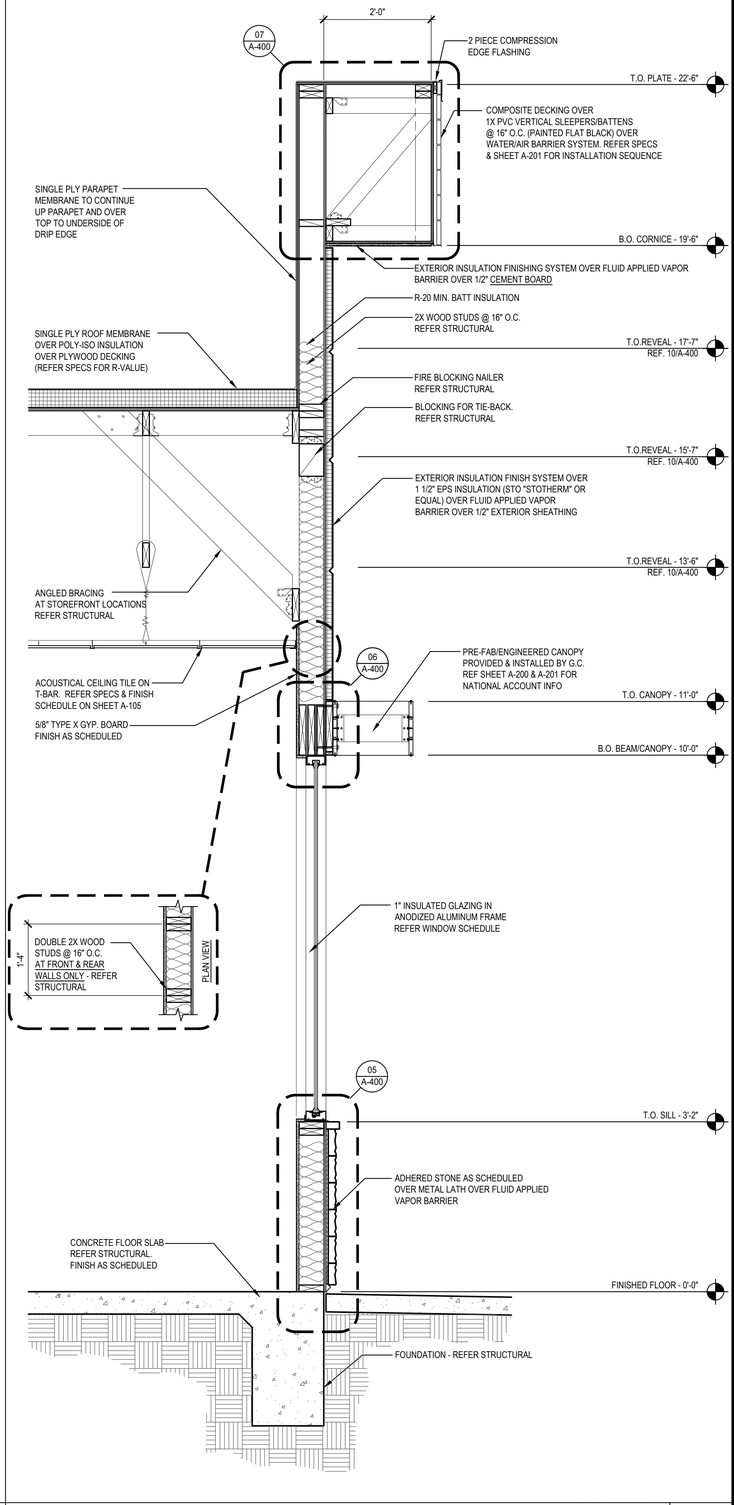

SECTION 3
Scale= 3/4" = 1'-0" A-301

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REGISTERED ARCHITECT
Henry Klover, License #19210175
EXPIRATION NOV 3 1 2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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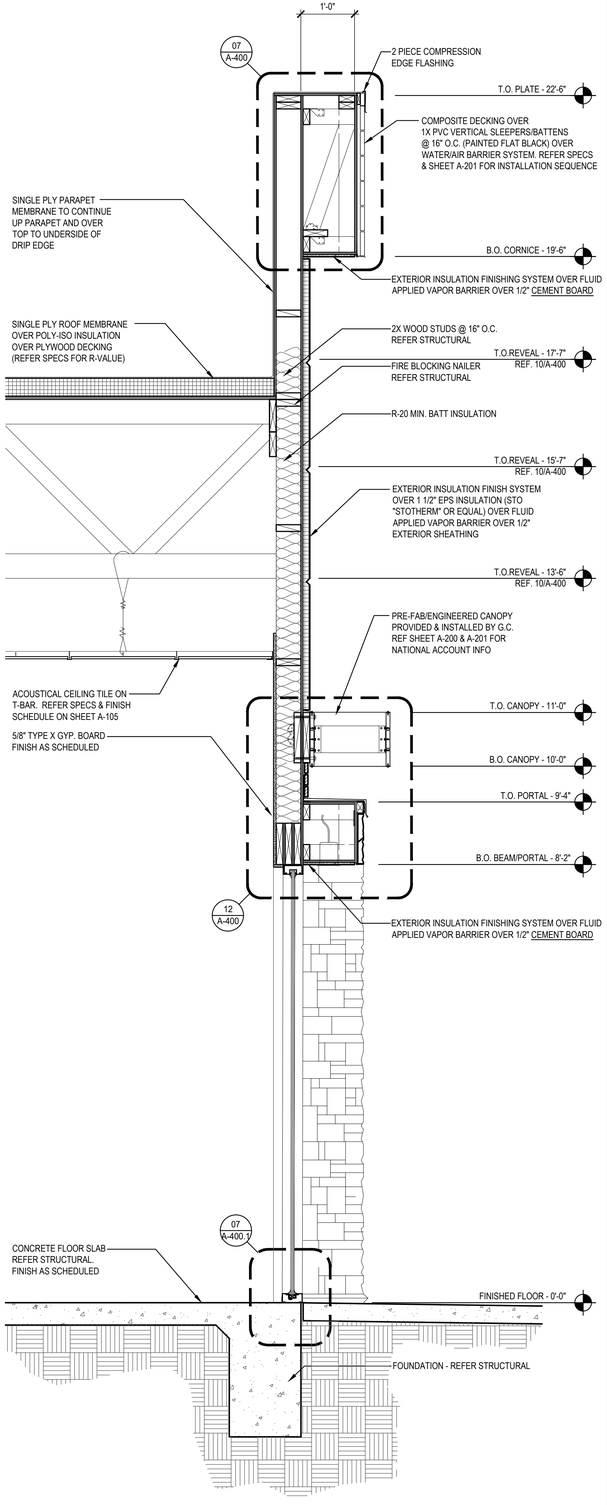
WALL SECTIONS



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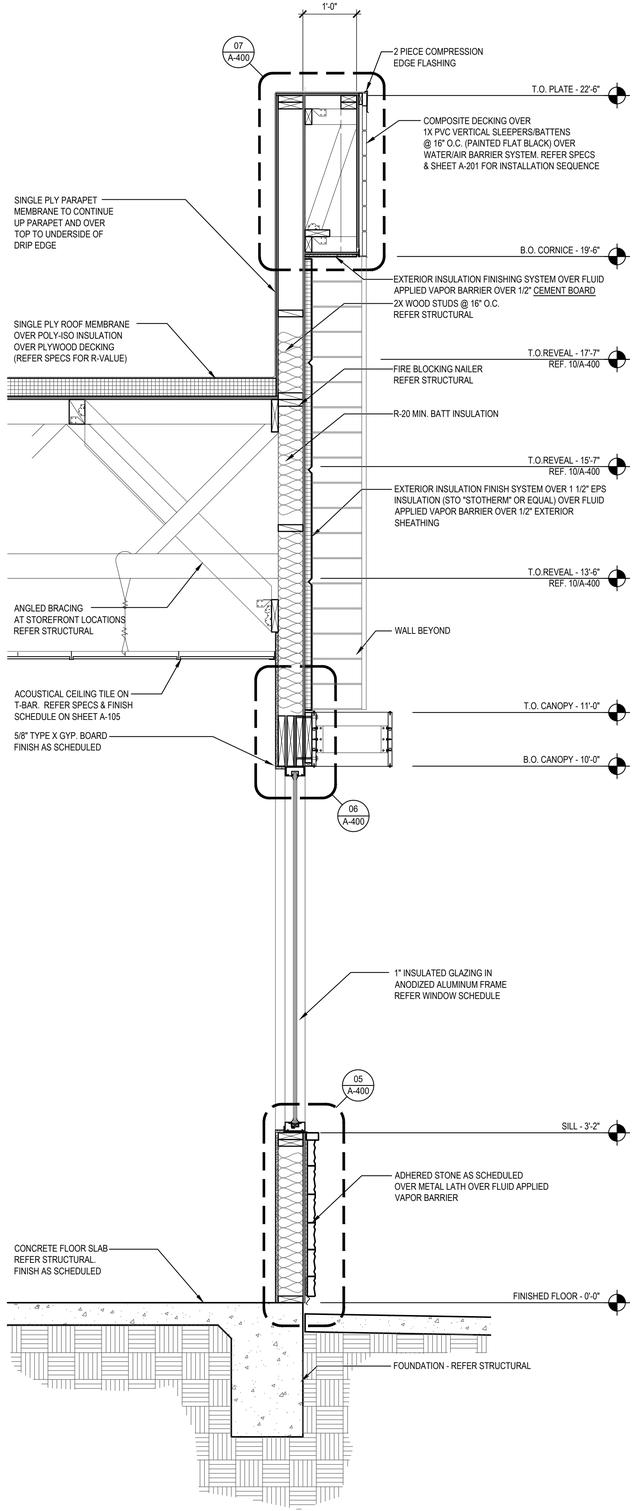

SECTION 2
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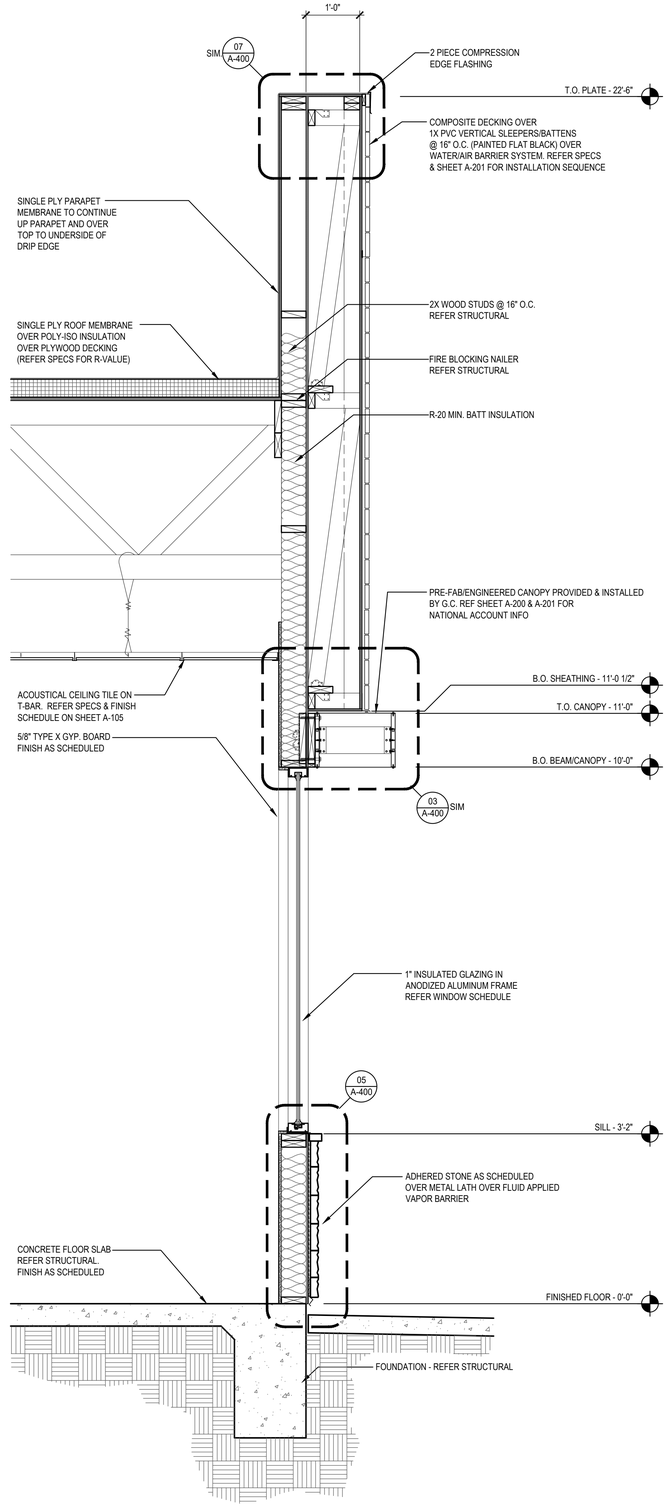

SECTION 3
Scale= 3/4" = 1'-0" A-302

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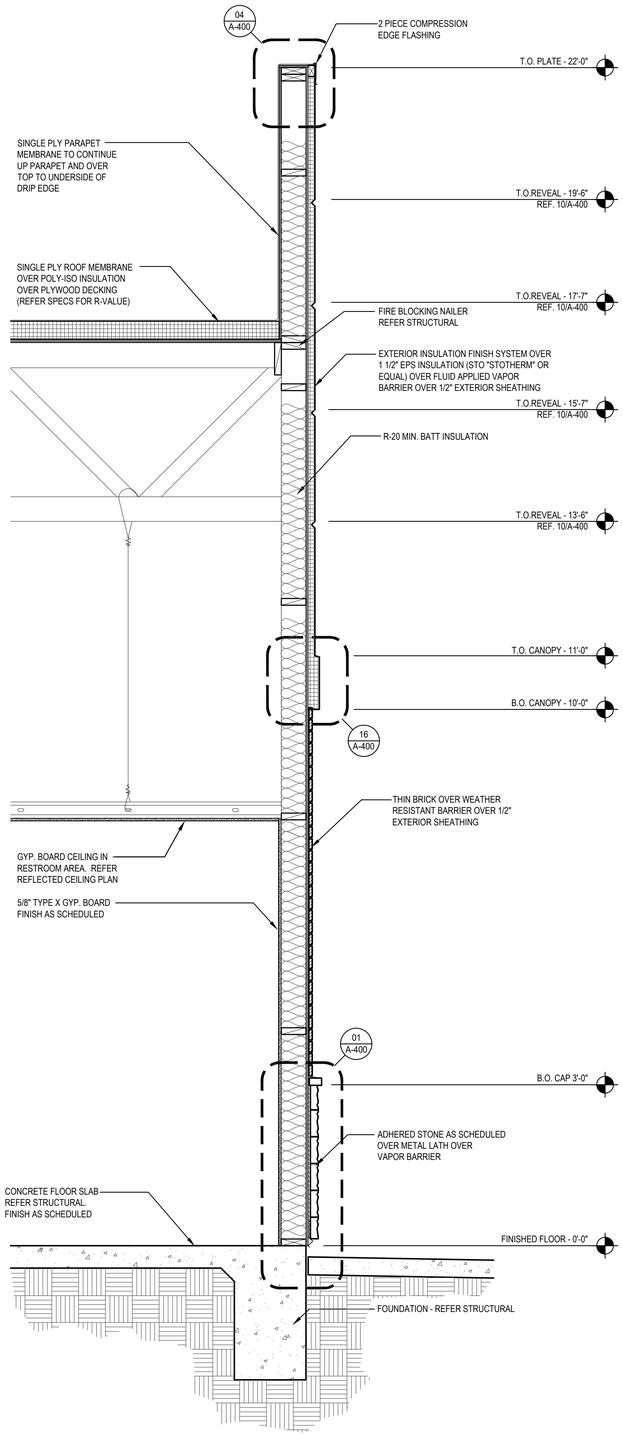
WALL SECTIONS

TRUE WARM & WELCOME 2300 R5



SECTION 1
Scale= 3/4" = 1'-0" A-303

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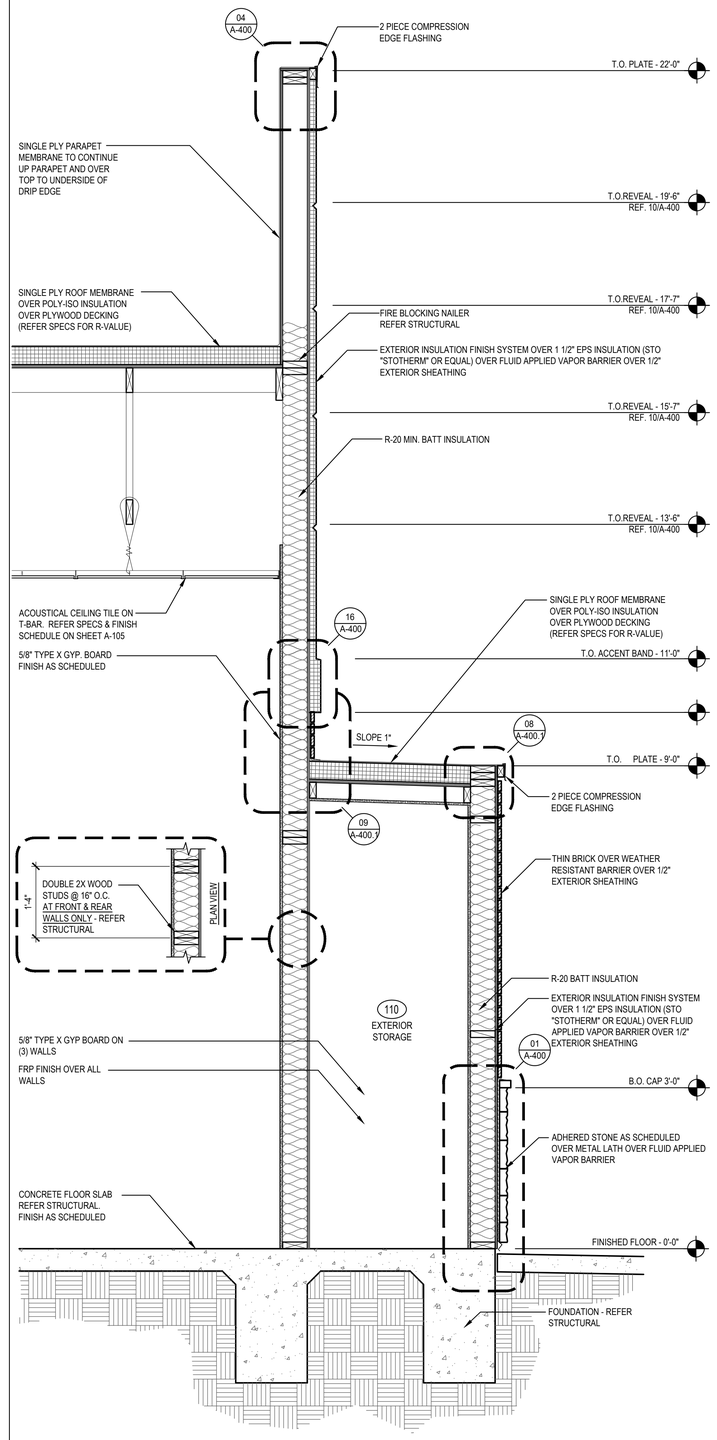

SECTION 3
Scale= 3/4" = 1'-0" A-303

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

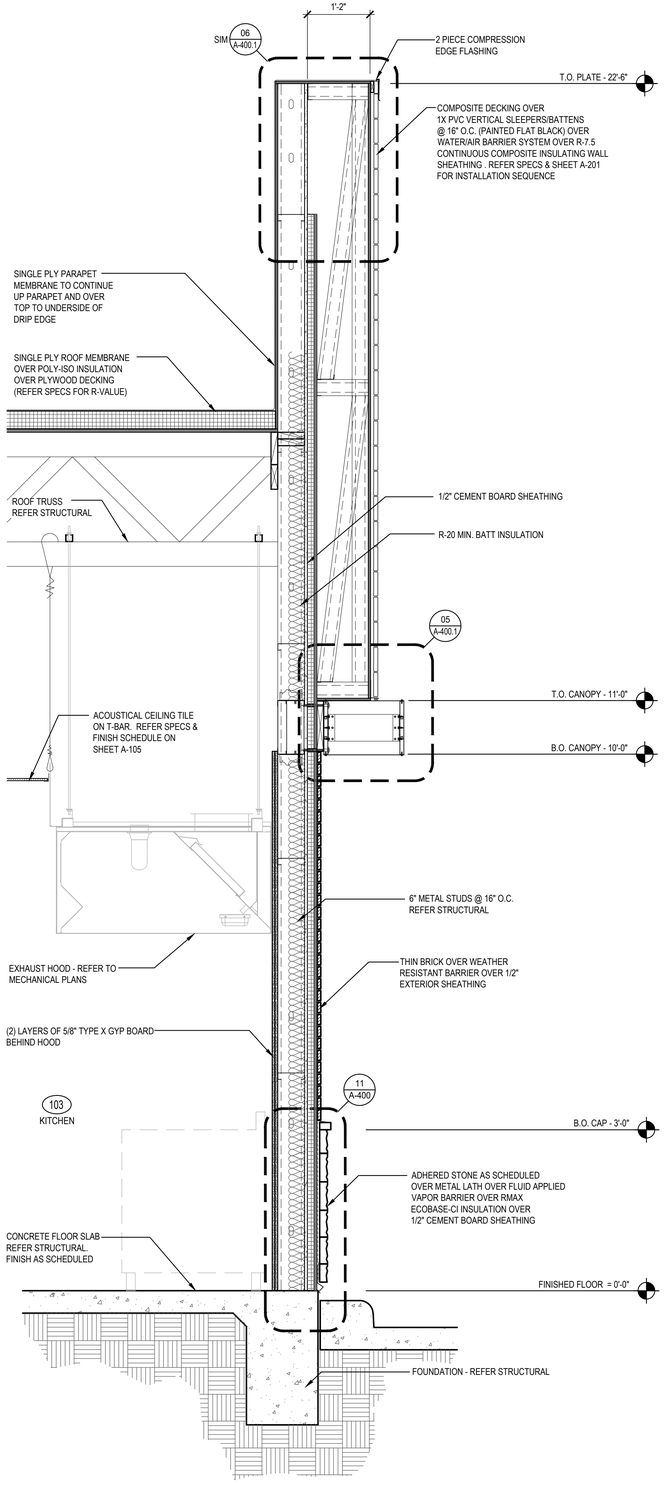
STATE OF OHIO
HENRY C. KLOVER
10175
REGISTERED ARCHITECT
Henry Klover, Licensed 10210175
EXPIRATION NOV 31 2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-303

WALL SECTIONS



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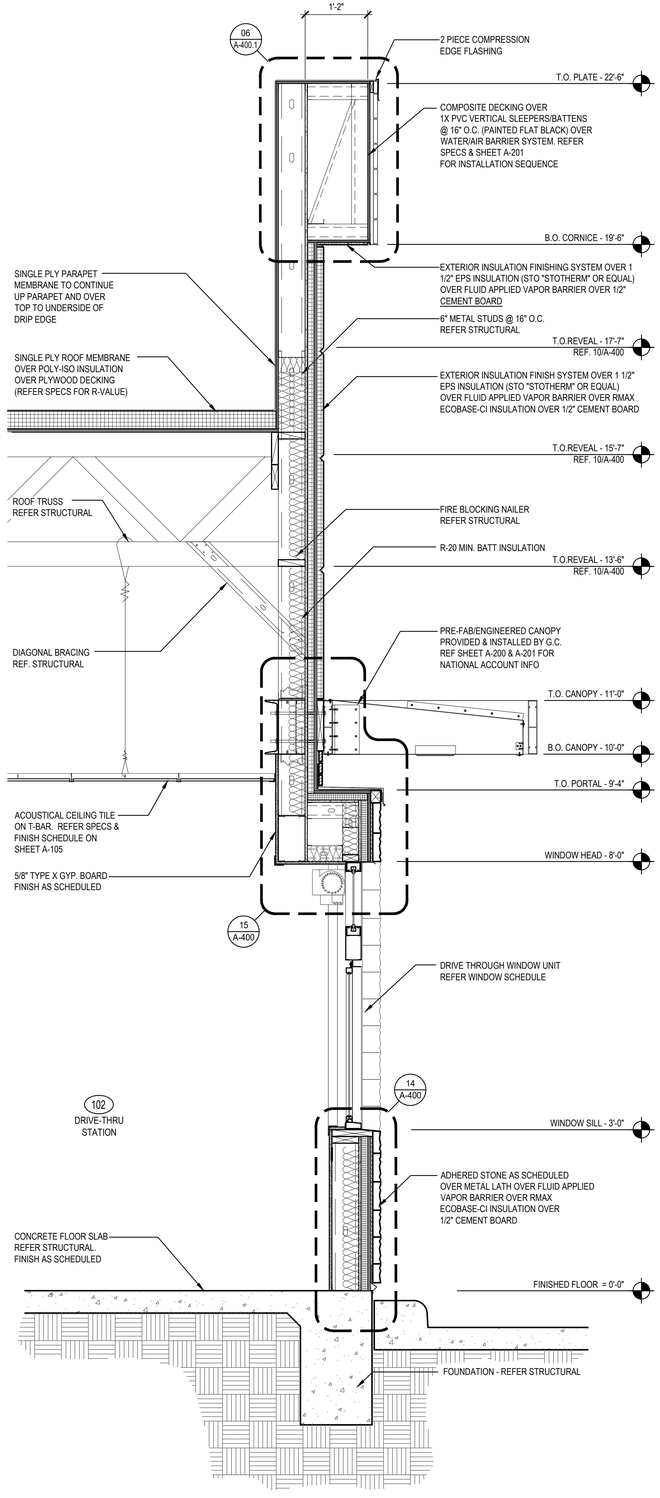

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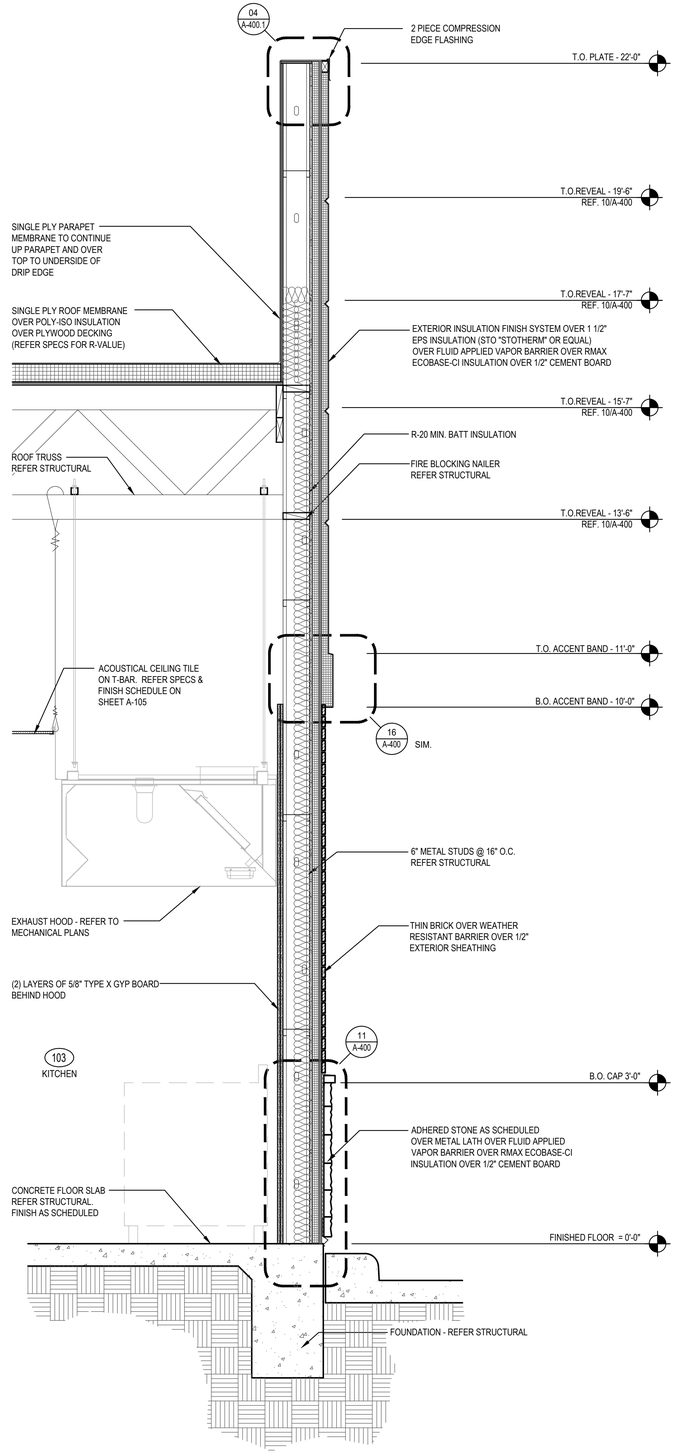

SECTION 3
Scale= 3/4" = 1'-0" A-304

PANDA EXPRESS CHINESE KITCHEN

PANDA EXPRESS, INC.
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Rosemead, California
91770
Telephone: 626.799.9898
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STATE OF OHIO
HENRY C. KLOVER
10175
REGISTERED ARCHITECT
Henry Klover, License #2210175
EXPIRATION NOV 3 1 2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
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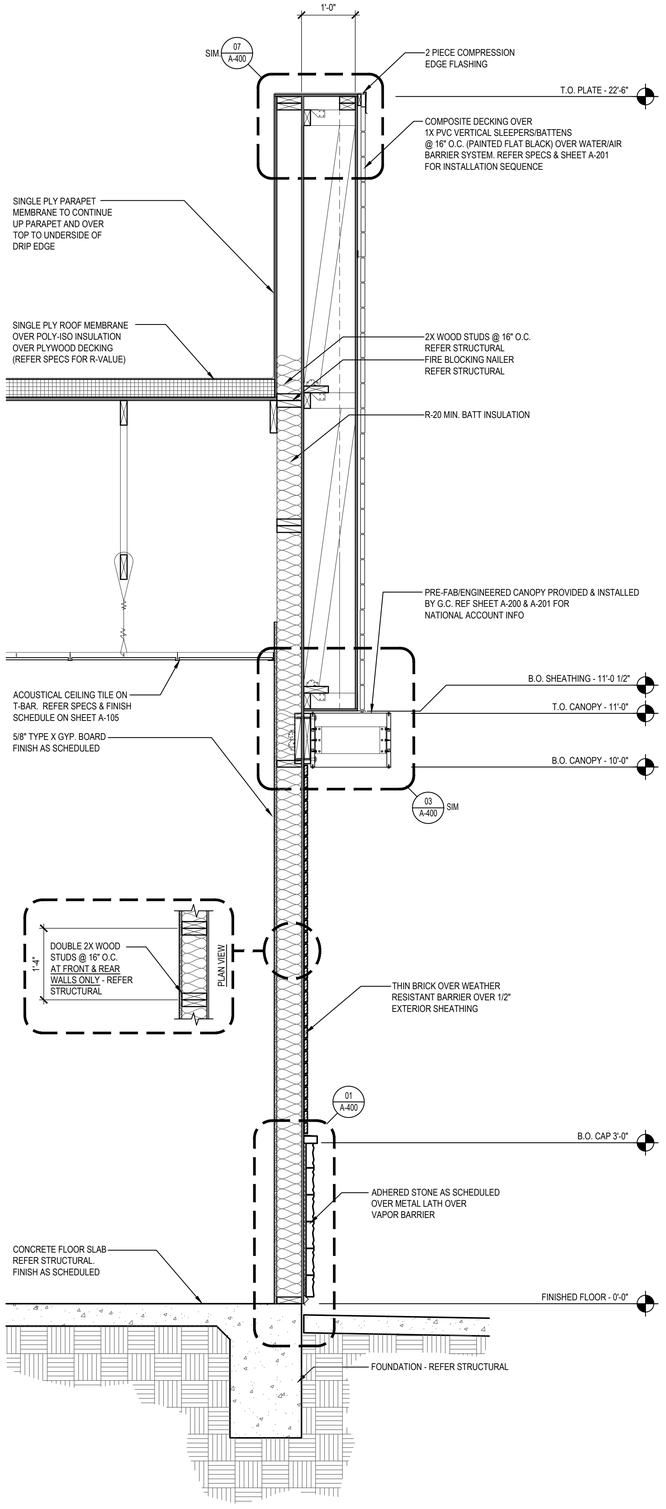
1485 MAIN ST.
HAMILTON, OH 45013

A-304

WALL SECTIONS



NOT USED	1	
Scale= NTS	A-305	
NOT USED	2	
Scale= NTS	A-305	
SECTION	3	
Scale= 3/4" = 1'-0"	A-305	

PANDA EXPRESS CHINESE KITCHEN

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STATE OF OHIO
HENRY C. KLOVER
19175
REGISTERED ARCHITECT
Henry Klover, License #19210175
EXPIRATION NOV 31 2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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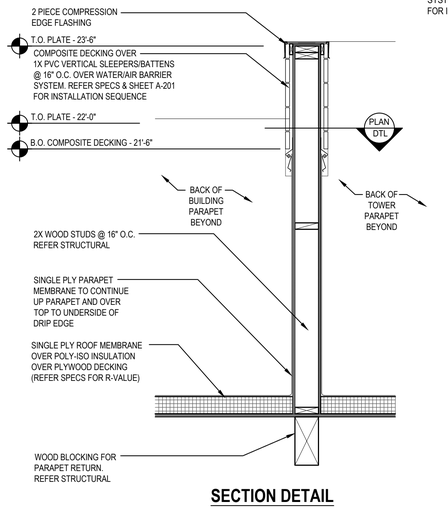
A-305

SECTIONS/DETAILS



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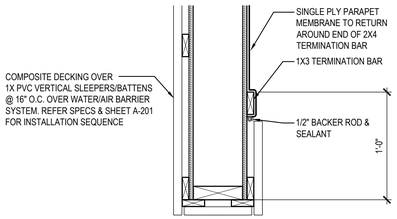
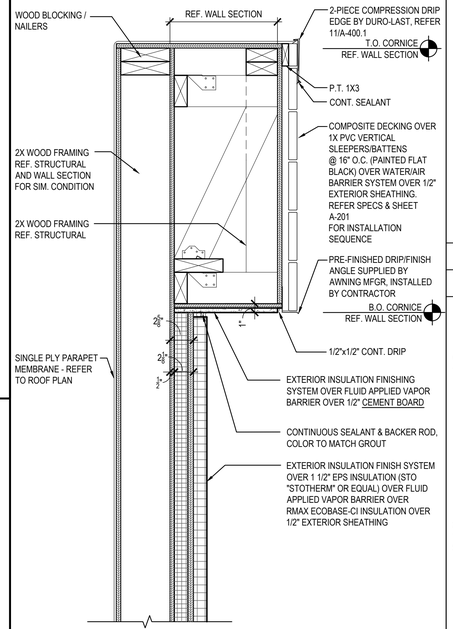


PLAN DETAIL

ISOMETRIC VIEW

SECTION 12
Scale= 3/4" = 1'-0" A-400.1



PARAPET/CORNICE DETAIL 10
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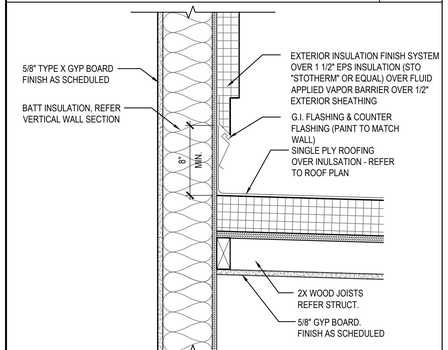

WALL DETAIL 09
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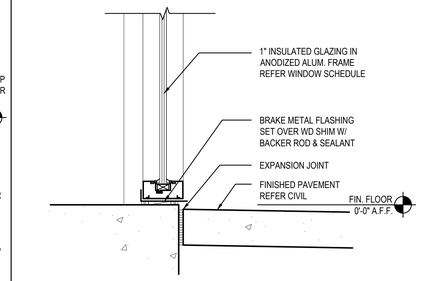

GLAZING SILL @ SLAB 07
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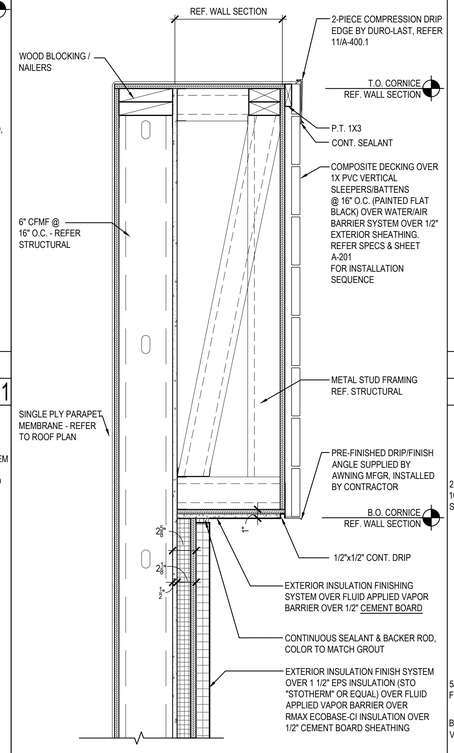

PARAPET/CORNICE DETAIL 06
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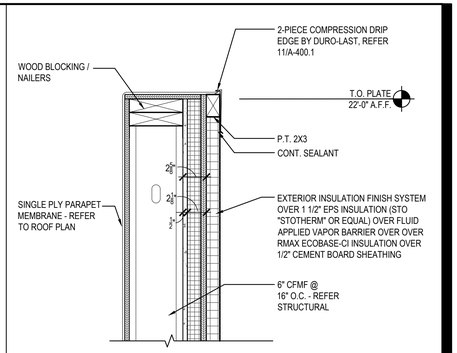

PARAPET DETAIL 04
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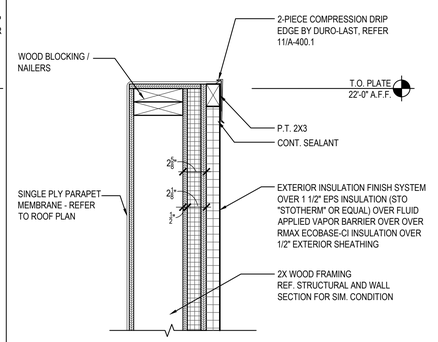

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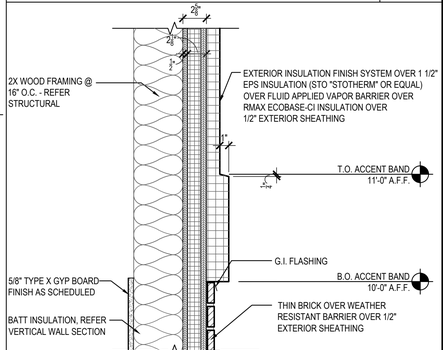

EIFS ACCENT BAND 02
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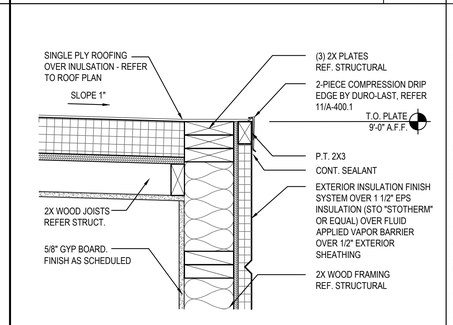

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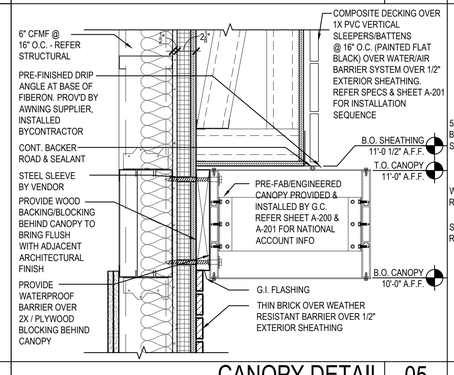

CANOPY DETAIL 05
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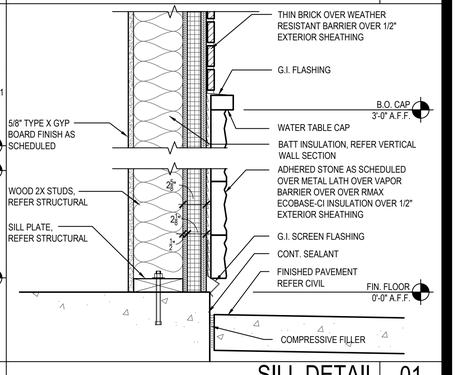

SILL DETAIL 01
Scale= 1 1/2" = 1'-0" A-400.1

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1683 Walnut Grove Ave.
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PANDA STORE #: -
ARCH PROJECT #: 20044.021

hcklover architect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
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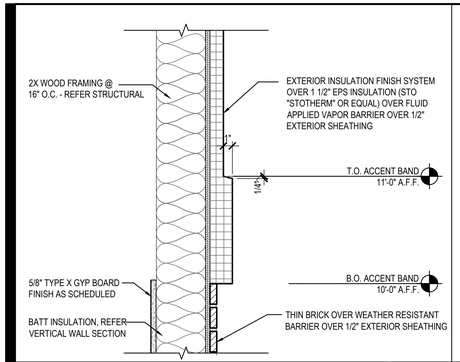
1485 MAIN ST.
HAMILTON, OH 45013

A-400.1

ARCHITECTURAL DETAILS



EIFS ACCENT BAND DETAIL 16

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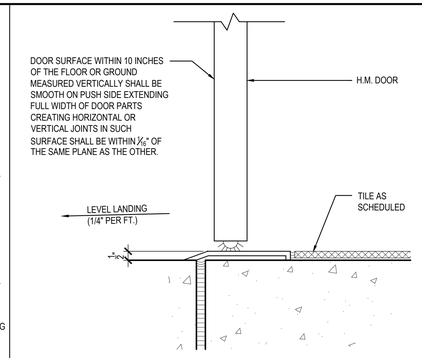
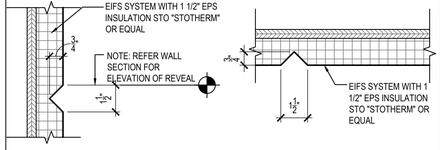


DOOR SILL DETAIL 13

Scale= 3" = 1'-0" A-400



EIFS AESTHETIC REVEAL JOINT 10

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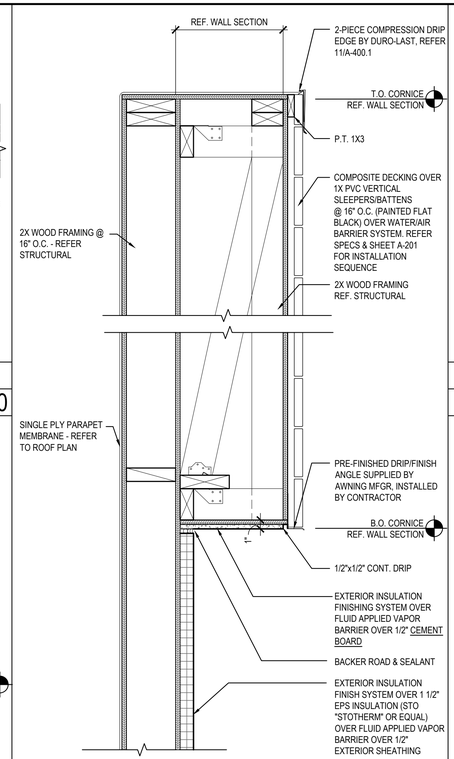

PARAPET/CORNICE DETAIL 07

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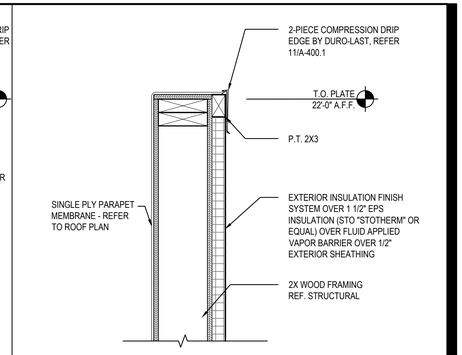

PARAPET DETAIL 04

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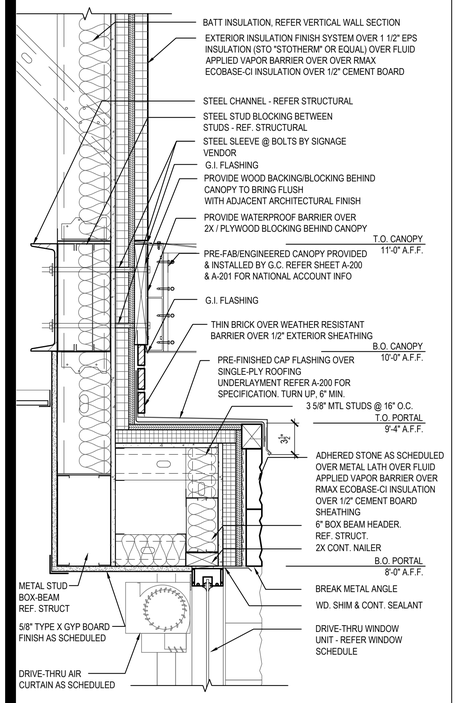

DRIVE-THRU HEAD DETAIL 15

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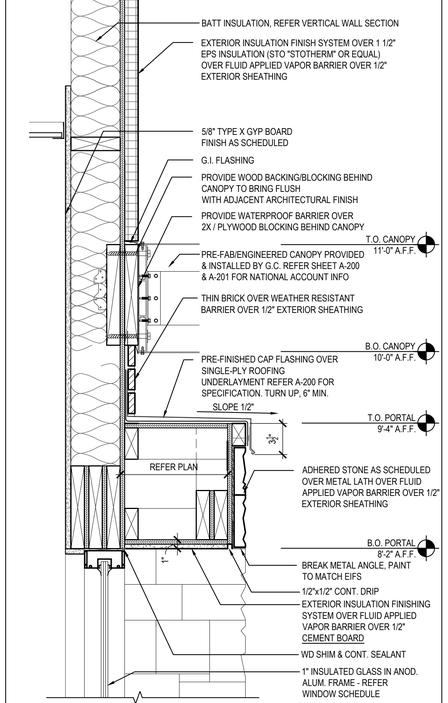

PORTAL DETAIL 12

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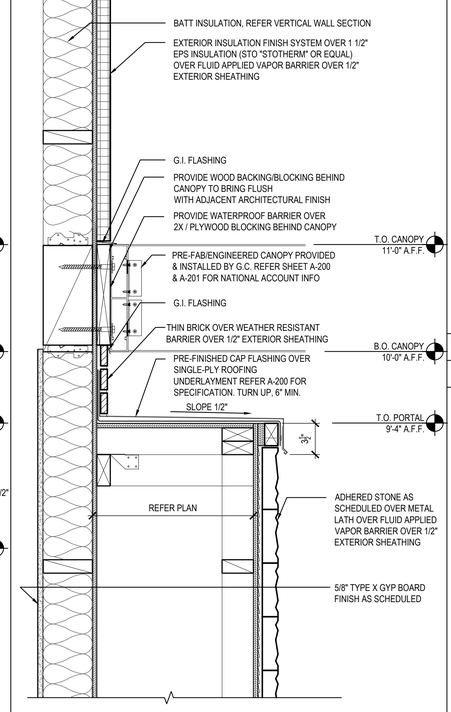

PILASTER DETAIL 09

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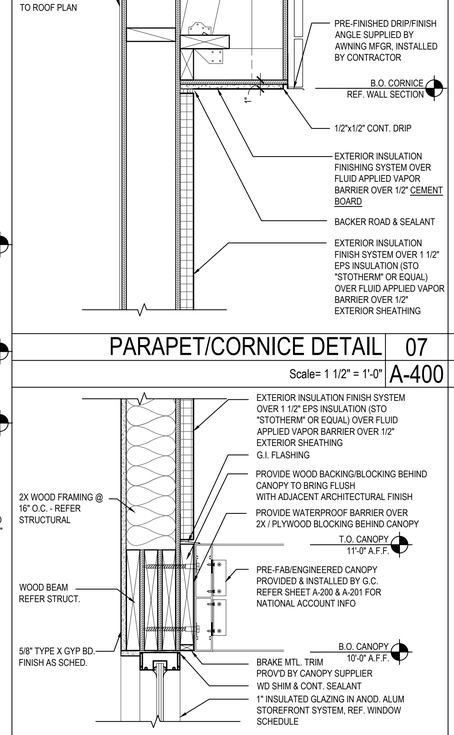

HEAD/CANOPY DETAIL 06

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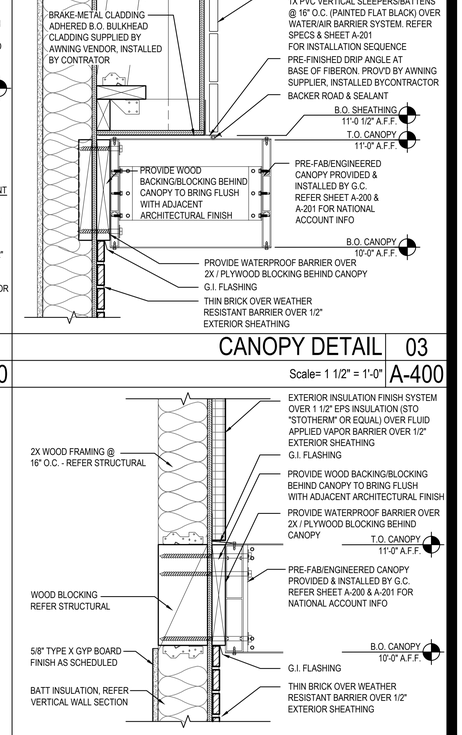
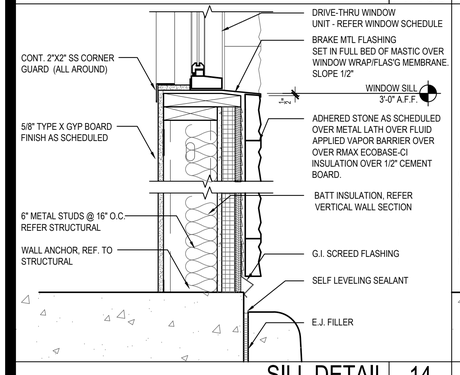


CANOPY DETAIL 02

Scale= 1 1/2" = 1'-0" A-400

CANOPY DETAIL 03

Scale= 1 1/2" = 1'-0" A-400



SILL DETAIL 14

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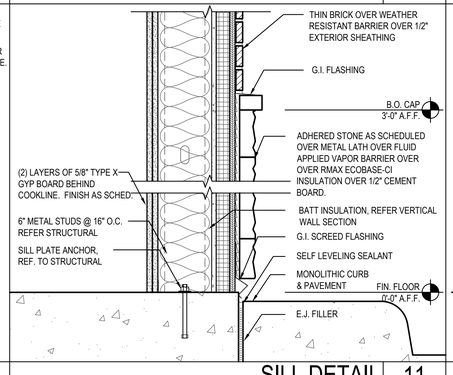

SILL DETAIL 11

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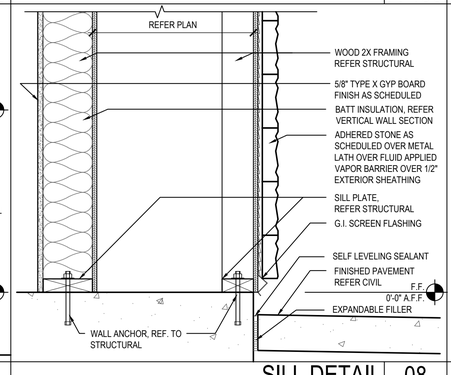

SILL DETAIL 08

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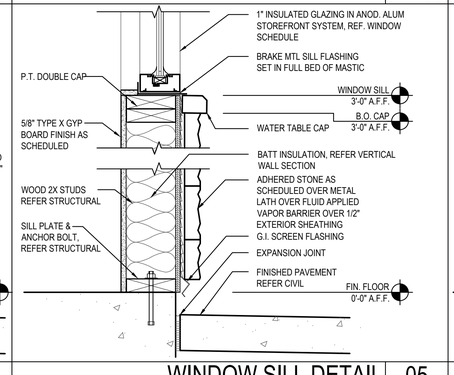

WINDOW SILL DETAIL 05

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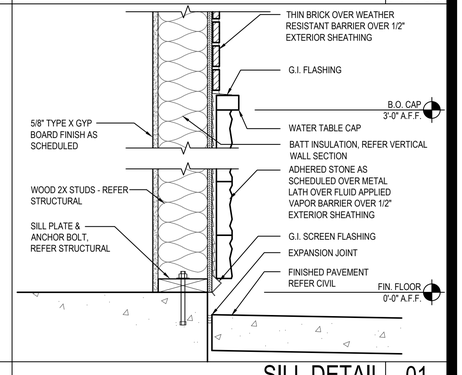

SILL DETAIL 01

Scale= 1 1/2" = 1'-0" A-400

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EXPIRATION NOV 3 1 2021

khcklover architect
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ph: 913.649.8181 • fx: 913.649.1275

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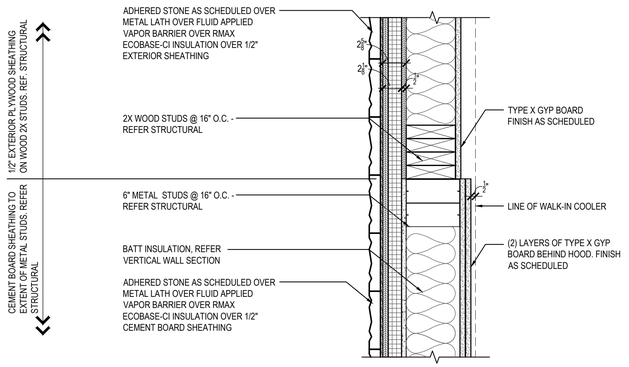
A-400

ARCHITECTURAL DETAILS



PLAN SECTION/DETAIL 09
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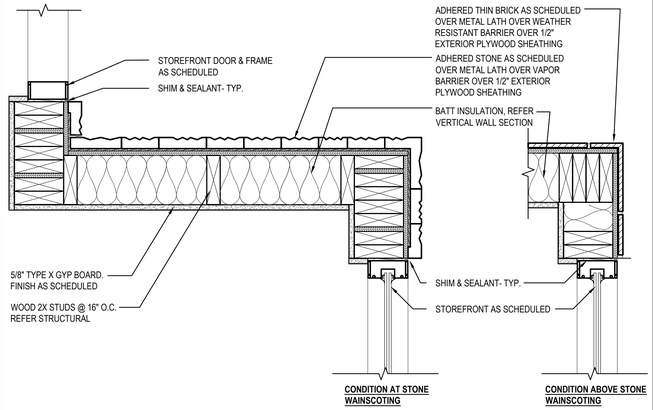

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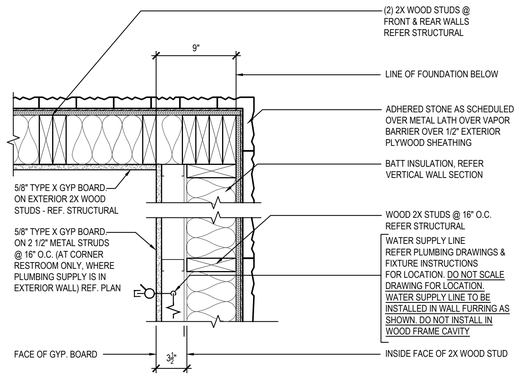

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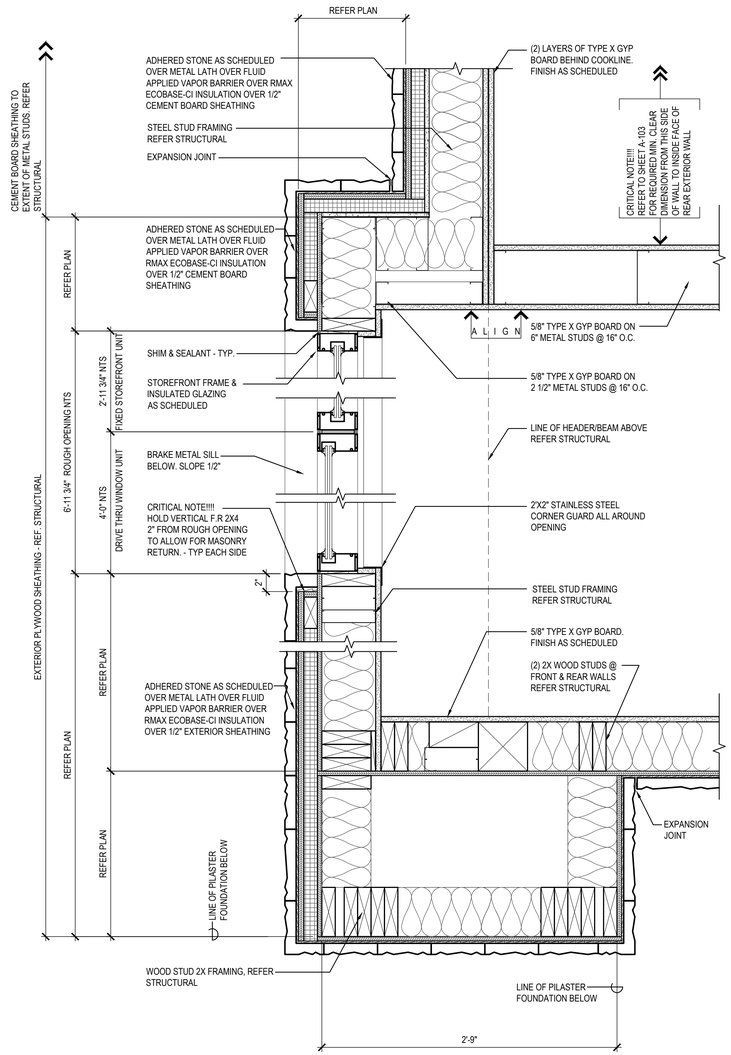

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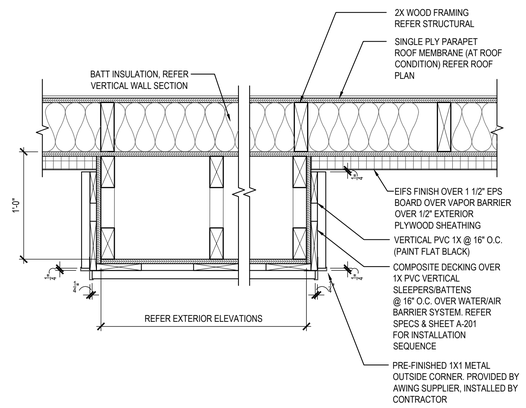
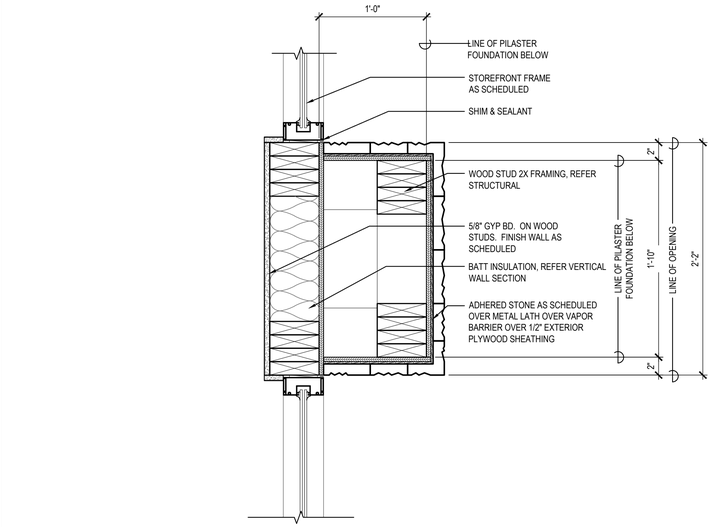
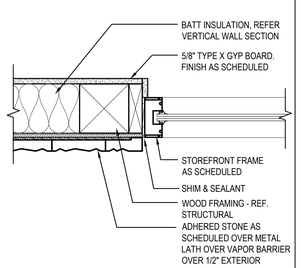


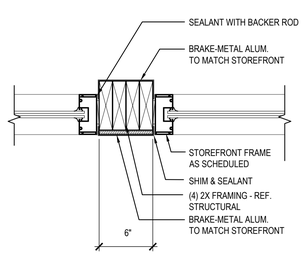
PLAN SECTION/DETAIL 05
Scale= 1 1/2" = 1'-0" A-401



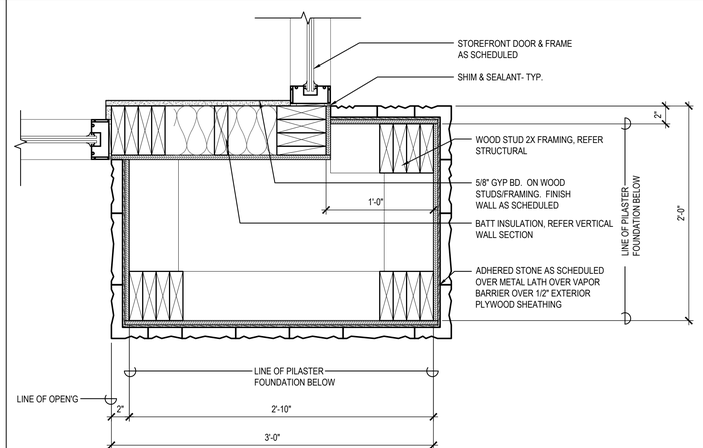
PLAN SECTION/DETAIL 02
Scale= 1 1/2" = 1'-0" A-401



PLAN SECTION/DETAIL 07
Scale= 1 1/2" = 1'-0" A-401



PLAN SECTION/DETAIL 04
Scale= 1 1/2" = 1'-0" A-401



PLAN SECTION/DETAIL 01
Scale= 1 1/2" = 1'-0" A-401

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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2ND	PERMIT/BID SET	04-09-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
9210175
REGISTERED ARCHITECT
Henry Klover, License #9210175
EXPIRATION NOV 3 1 2021

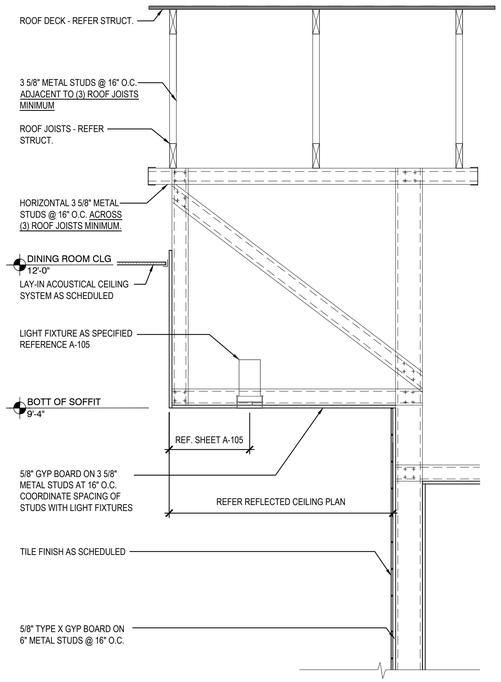
hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

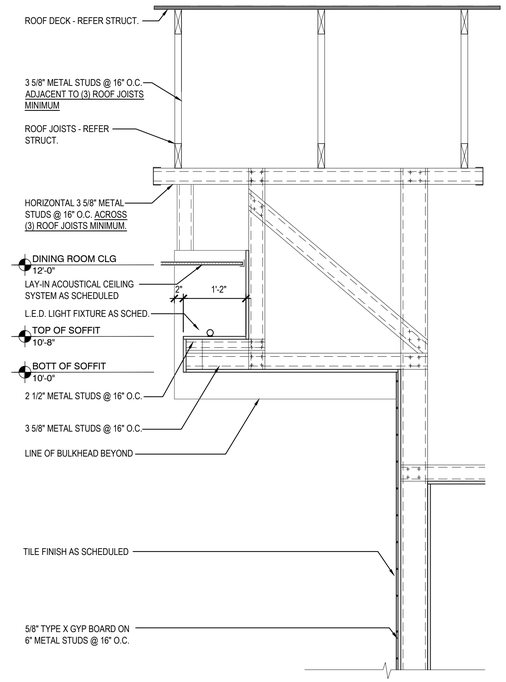
A-401

ARCHITECTURAL DETAILS

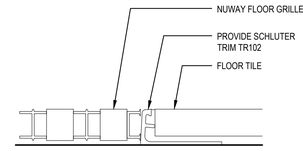
TRUE WARM & WELCOME 2300 R5



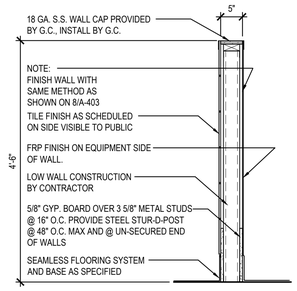
BEVERAGE STATION SOFFIT DETAILS | 10
Scale= 3/4" = 1'-0" | A-402



BEVERAGE STATION SOFFIT DETAILS | 9
Scale= 3/4" = 1'-0" | A-402



VESTIBULE FLOOR GRILLE | 3
Scale= NTS | A-402



LOW WALL DETAIL | 2
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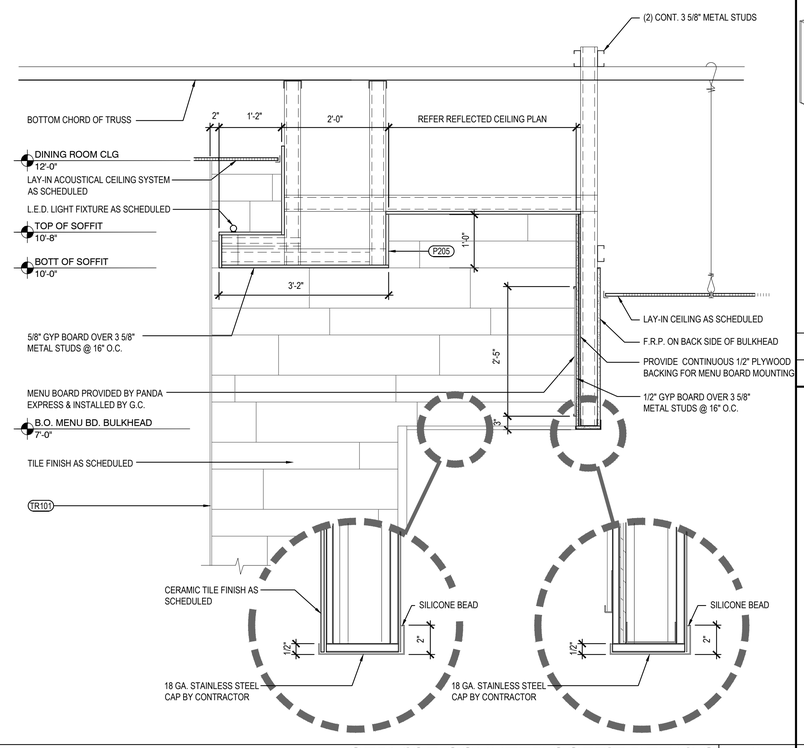
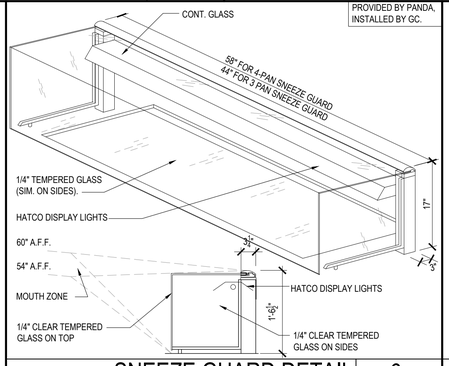
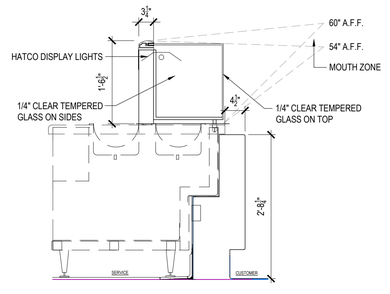


SERVICE COUNTER SOFFIT DETAILS | 8
Scale= 3/4" = 1'-0" | A-402



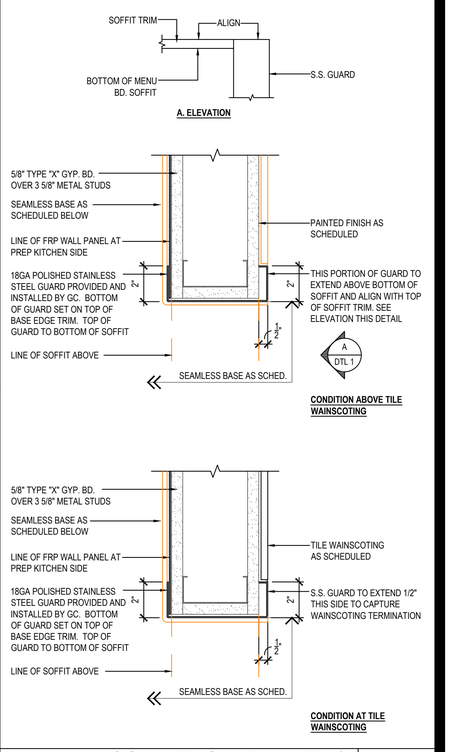
SNEEZE GUARD DETAIL | 6
Scale= NTS | A-402



SNEEZE GUARD DETAIL | 5
Scale= NTS | A-402

NOT USED | 7
Scale= 1 1/2" = 1'-0" | A-402

NOT USED | 4
Scale= 1 1/2" = 1'-0" | A-402



CORNER GUARD DETAIL | 1
Scale= 3" = 1'-0" | A-402

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khcklover architect
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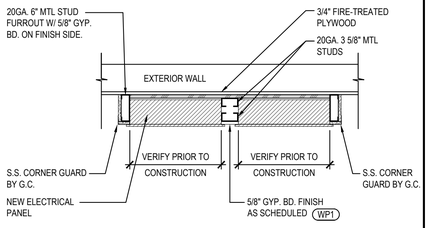
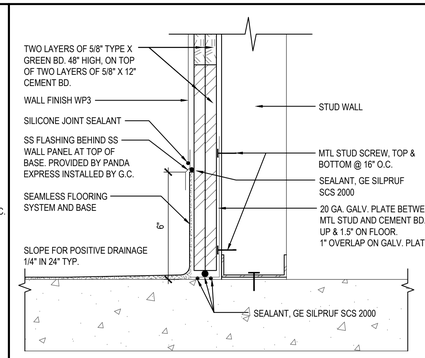
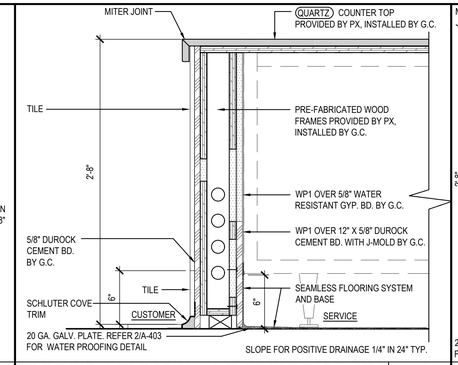


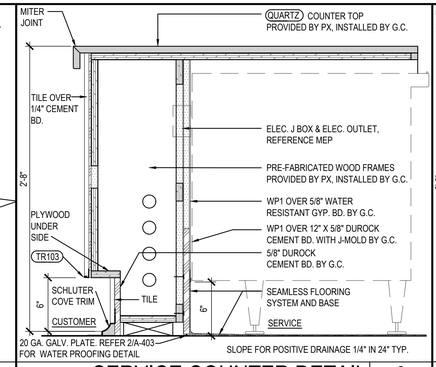
ELECTRIC PANELS DETAIL | 20
Scale= 3/4" = 1'-0" | A-403



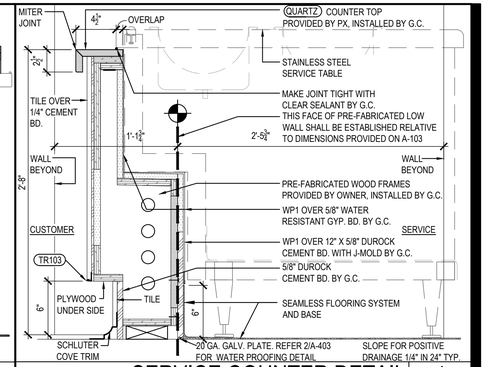
WALL BASE @ COOKLINE | 16
Scale= NTS | A-403



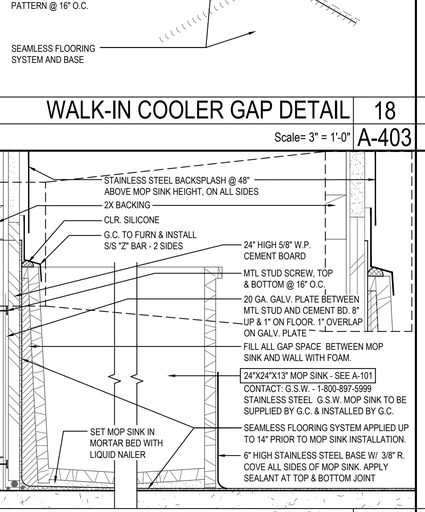
CASHIER COUNTER PLAN & DETAIL | 12
Scale= 1 1/2" = 1'-0" | A-403



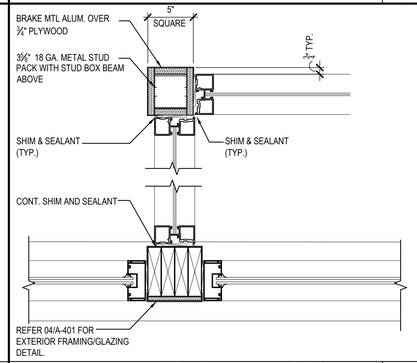
SERVICE COUNTER DETAIL | 8
Scale= 1 1/2" = 1'-0" | A-403



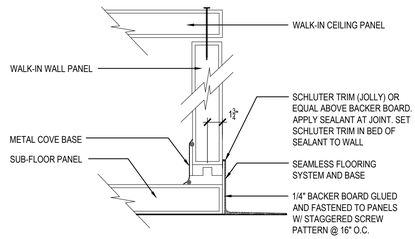
SERVICE COUNTER DETAIL | 4
Scale= 1 1/2" = 1'-0" | A-403



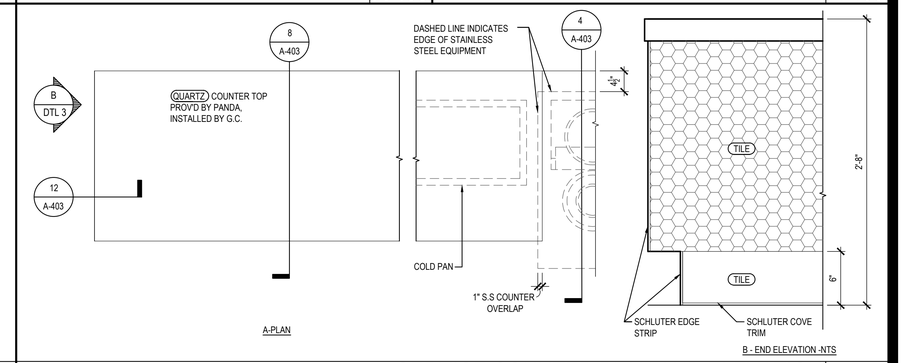
WALK-IN FREEZER GAP DETAIL | 19
Scale= 3" = 1'-0" | A-403



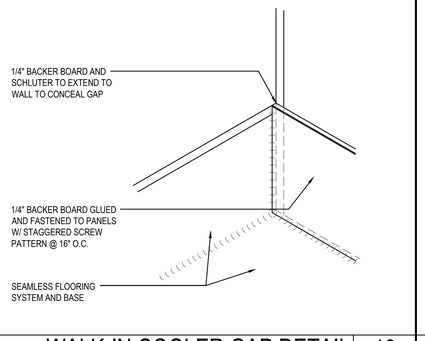
PLAN DETAIL @ VESTIBULE | 15
Scale= 1 1/2" = 1'-0" | A-403



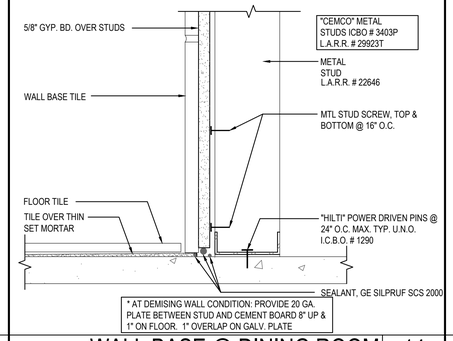
TYP. WALK-IN FREEZER SECTION | 11
Scale= 1 1/2" = 1'-0" | A-403



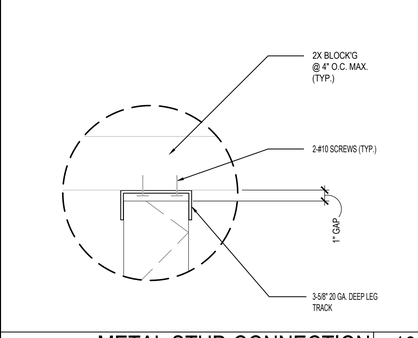
SERVICE COUNTER PLAN AND ELEVATION | 3
Scale= 3/4" = 1'-0" | A-403



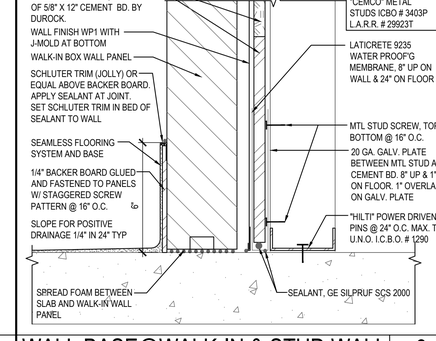
WALK-IN COOLER GAP DETAIL | 18
Scale= 3" = 1'-0" | A-403



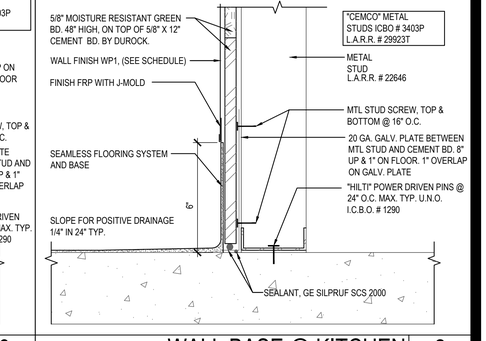
WALL BASE @ DINING ROOM | 14
Scale= 3" = 1'-0" | A-403



METAL STUD CONNECTION | 10
Scale= 1 1/2" = 1'-0" | A-403

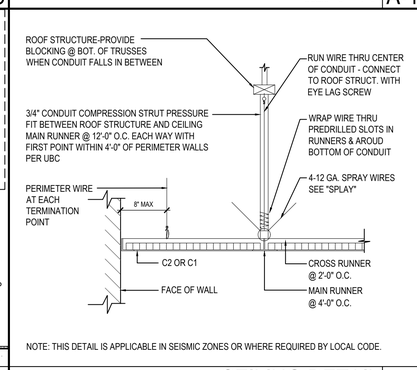


WALL BASE@WALK-IN & STUD WALL | 6
Scale= 3" = 1'-0" | A-403

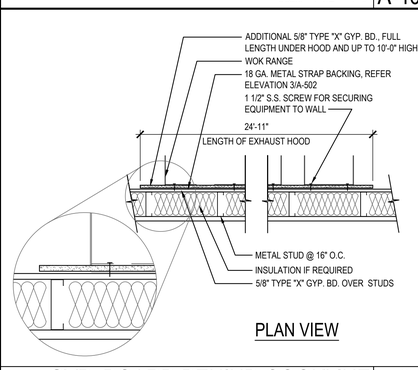


WALL BASE @ KITCHEN | 2
Scale= 3" = 1'-0" | A-403

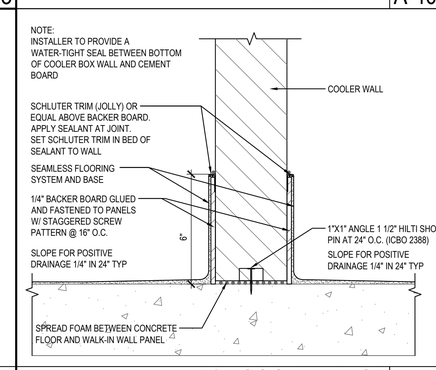
MOP SINK | 17
Scale= 3" = 1'-0" | A-403



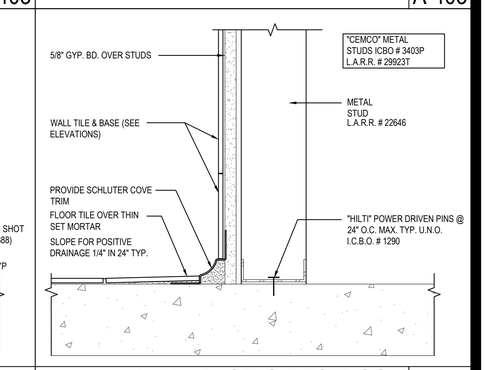
CEILING DETAIL | 13
Scale= 3/4" = 1'-0" | A-403



GYP. BOARD BEHIND COOKLINE | 9
Scale= NTS | A-403



WALK-IN COOLER BASE | 5
Scale= 3" = 1'-0" | A-403



WALL BASE @ RESTROOM | 1
Scale= 3" = 1'-0" | A-403

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ARCHITECTURAL DETAILS

NOT USED | 21

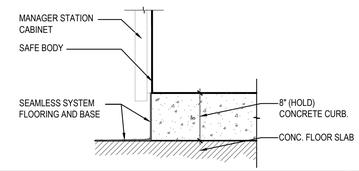
Scale= NTS | A-404

MANAGER CABINET STATION CURB SIZES REFER FLR. PLAN FOR LOCATION

1) IF CABINET IS ENCLOSED BY 3 SIDE OF WALLS:
8" H X 24" W X 48-1/2" L (CONCRETE CURB ONLY, NOT INCLUDE SEAMLESS BASE)
SEAMLESS SYSTEM ON FRONT FACE (EXPOSED CURB). THIS APPLY TO PROTOTYPE BUILDING LAYOUTS.

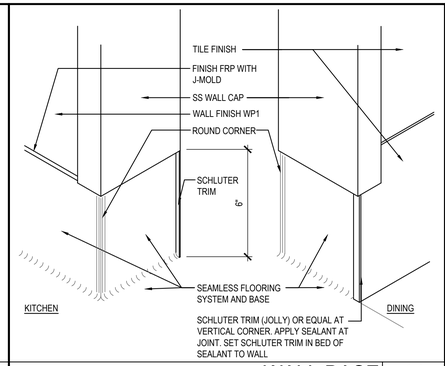
2) IF CABINET ENCLOSED BY ONLY (1) ONE WALL:
8" H X 24" W X 46" L (CONCRETE CURB ONLY, NOT INCLUDE SEAMLESS BASE)
SEAMLESS SYSTEM ON FRONT AND (1) SIDE FACE (EXPOSED CURB)

3) IF CABINET OPEN WITH NO WALLS:
8" H X 24" W X 46" L (CONCRETE CURB ONLY, NOT INCLUDE SEAMLESS BASE)
SEAMLESS SYSTEM ON ALL 3 SIDES OF THE CURB



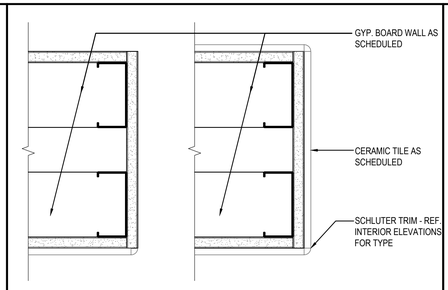
MGR. STATION & SAFE CURB | 20

Scale= 1" = 1'-0" | A-404



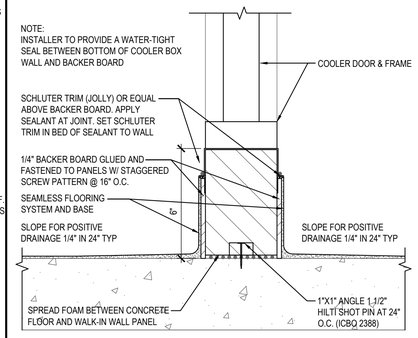
WALL BASE | 14

Scale= 3" = 1'-0" | A-404



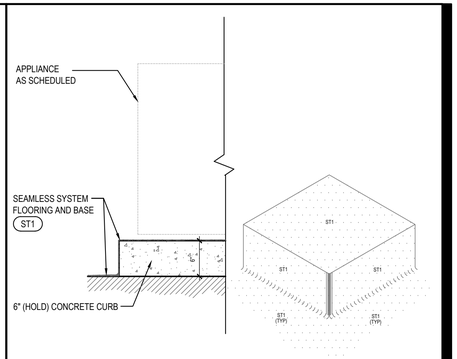
PLAN SECTION WALL DETAIL | 11

Scale= 3" = 1'-0" | A-404



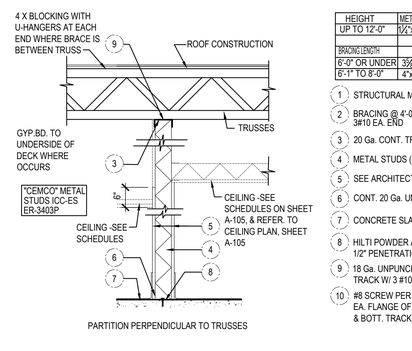
WALL BASE @ COOLER | 7

Scale= 3" = 1'-0" | A-404



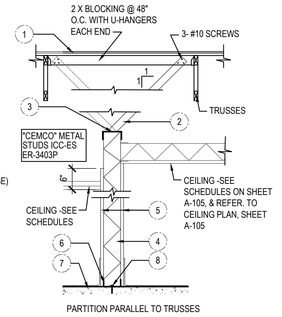
6" CURB DETAIL | 4

Scale= 1" = 1'-0" | A-404



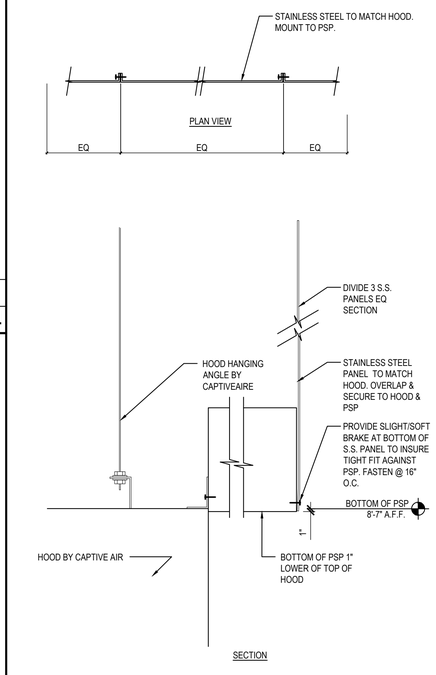
HEIGHT	METAL STUD SIZE & SPACING
UP TO 12'-0"	1½"x3½"x20Ga @ 16" O.C.
SPACING LENGTH	SIZE
6'-0" OR UNDER	3½"x20Ga
6'-1" TO 8'-0"	4"x20Ga

1. STRUCTURAL MEMBER ABOVE
2. BRACING @ 4'-0" O.C. STAGGERED W/ 3#10 EA. END
3. 20 Ga. CONT. TRACK W/ 8# SCREW/STUD
4. METAL STUDS (SEE SCHEDULE)
5. SEE ARCHITECTURAL FOR FINISH
6. CONT. 20 Ga. UNPUNCHED TRACK (1 1/16" FLANGE)
7. CONCRETE SLAB
8. HILTI POWDER ACTUATED FASTENER .145 Ø x 1 1/2" PENETRATION @ 32" O.C. OR EQUAL
9. 18 Ga. UNPUNCHED 3" DEEP LEG TRACK W/ 3 #10 SCREWS
10. #8 SCREW PER STUD TYPICAL CONNECTION EA. FLANGE OF STUD TO STEEL TRACK (TOP & BOTT. TRACK)



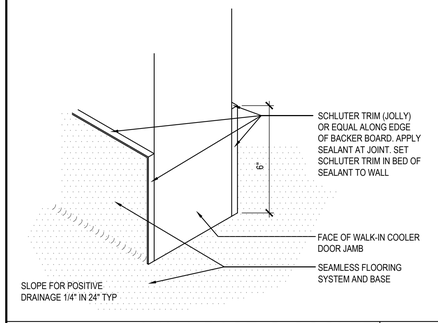
PARTITION DETAILS | 10

Scale= 3/4" = 1'-0" | A-404



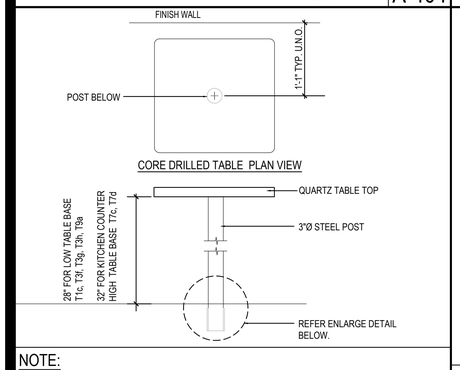
S.S. DETAIL @ EXHAUST HOOD | 6

Scale= 1/2" = 1'-0" | A-404

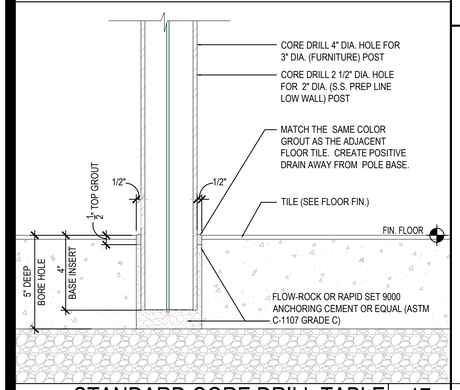


WALL BASE @ COOLER | 3

Scale= 3" = 1'-0" | A-404

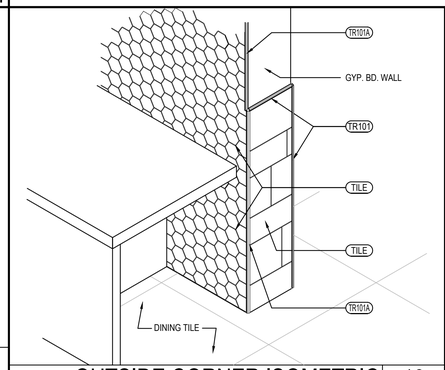


NOTE:
G.C. TO REFER CORE DRILL LOCATION ON SHEET A-109



STANDARD CORE DRILL TABLE | 17

NTS | A-404

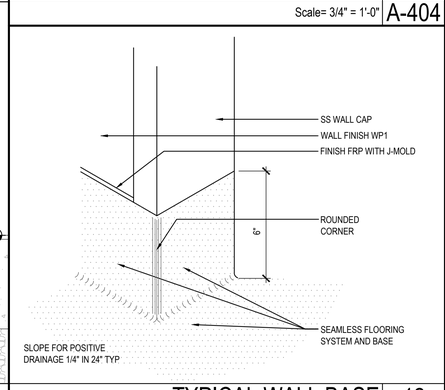


OUTSIDE CORNER ISOMETRIC | 13

Scale= 3/4" = 1'-0" | A-404

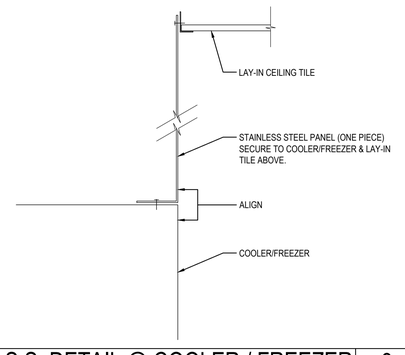
NOT USED | 9

Scale= 1" = 1'-0" | A-404



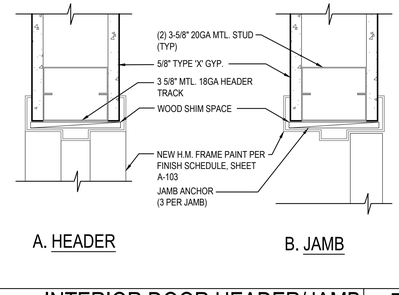
TYPICAL WALL BASE | 12

Scale= 3" = 1'-0" | A-404



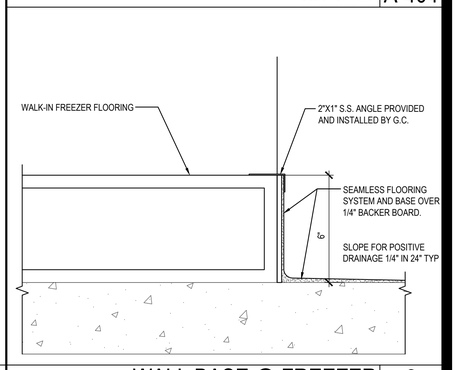
S.S. DETAIL @ COOLER / FREEZER | 8

Scale= 1/2" = 1'-0" | A-404



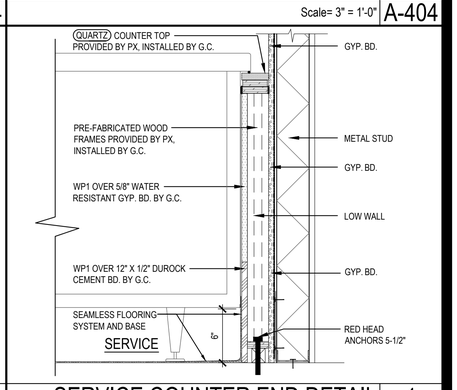
INTERIOR DOOR HEADER/JAMB | 5

Scale= 3" = 1'-0" | A-404



WALL BASE @ FREEZER | 2

Scale= 3" = 1'-0" | A-404



SERVICE COUNTER END DETAIL | 1

Scale= 1 1/2" = 1'-0" | A-404

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

hcklover architect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-404

ARCHITECTURAL DETAILS

NOT USED | 4

Scale= NTS | A-405

NOT USED | 5

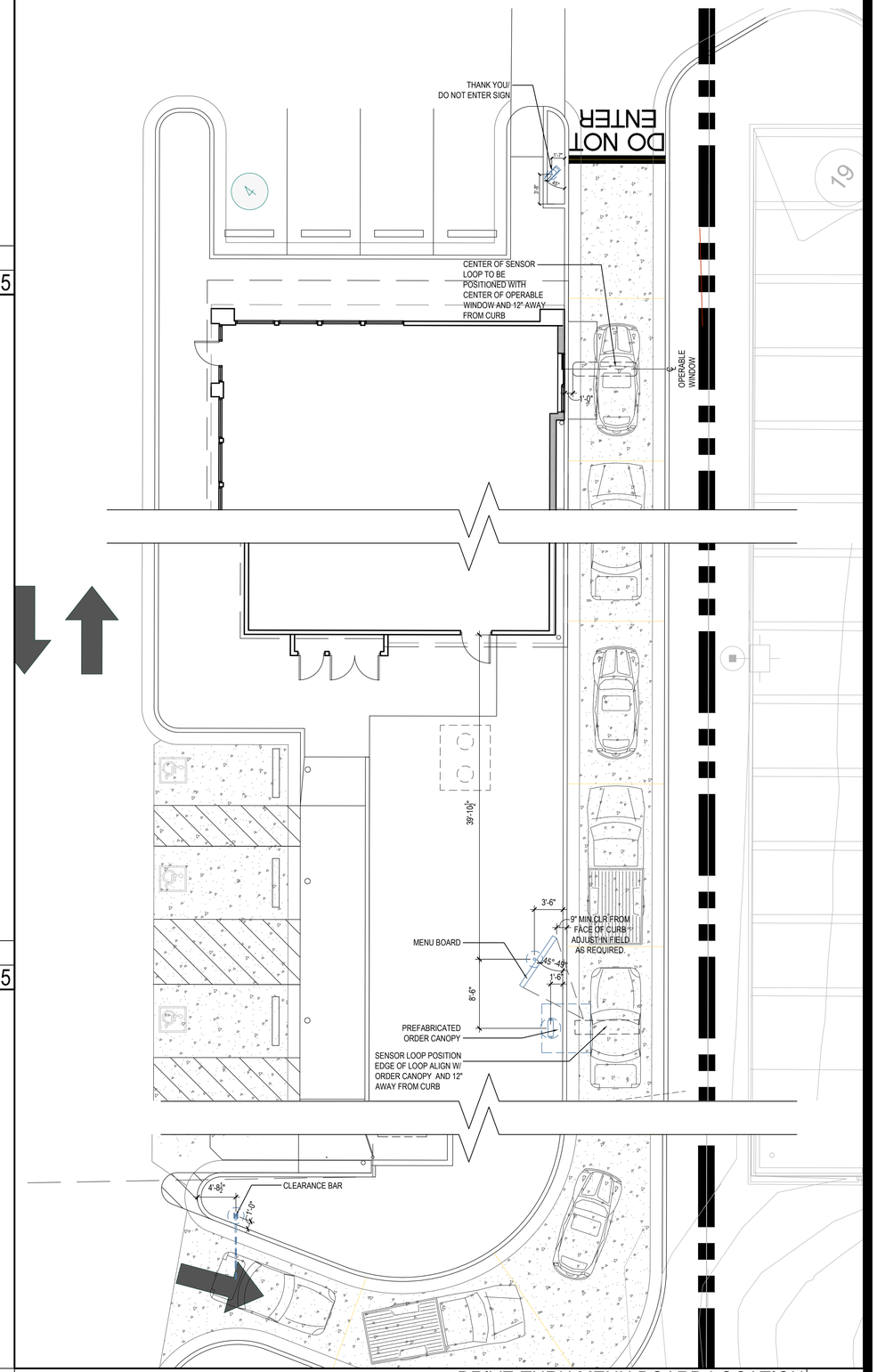
Scale= 1/8" = 1'-0" | A-405

NOT USED | 3

Scale= NTS | A-405

NOT USED | 2

Scale= NTS | A-405



DRIVE-THRU MENU BOARD LOCATION | 1

Scale= NTS | A-405

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1ST	SITE PLAN REVIEW	02-16-21
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ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
10175
REGISTERED ARCHITECT
Henry Klover, License #10175
EXPIRATION NOV 3 1 2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

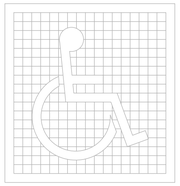
PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-405

ARCHITECTURAL DETAILS
DRIVE THRU

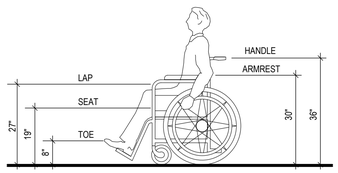
SITE DEVELOPMENT:

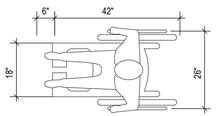
1. SURFACE SLOPES OF PARKING SPACES FOR THE PHYSICALLY DISABLED SHALL NOT EXCEED 1/4-INCH PER FOOT IN ANY DIRECTION.
2. PEDESTRIAN WAYS THAT ARE ACCESSIBLE TO THE PHYSICALLY DISABLED SHALL BE PROVIDED FROM EACH DISABLED PARKING SPACE TO RELATED FACILITIES, INCLUDING CURBS CUTS OR RAMPS AS REQUIRED.
3. THE SURFACE OF EACH PARKING SPACE SHALL HAVE A SURFACE IDENTIFICATION DUPLICATING THE SYMBOL OF ACCESSIBILITY CONSISTING OF A WHITE FIGURE ON A BLUE BACKGROUND, AT LEAST 3' FEET SQUARE



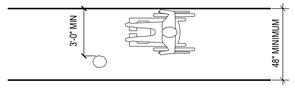
PROPORTIONS
INTERNATIONAL SYMBOL OF ACCESSIBILITY

DISPLAY CONDITIONS
INTERNATIONAL SYMBOL OF ACCESSIBILITY (1)

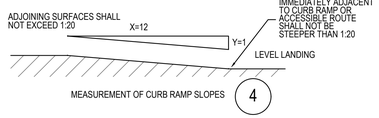




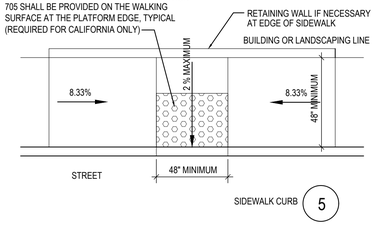
DIMENSIONS OF ADULT-SIZED WHEELCHAIRS (2)



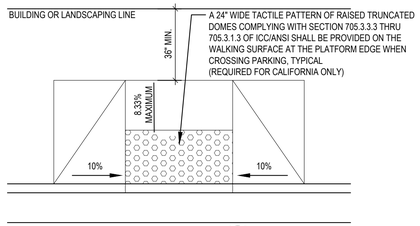
MINIMUM PASSAGE WIDTH FOR ONE WHEELCHAIR AND ONE AMBULATORY PERSON (3)



MEASUREMENT OF CURB RAMP SLOPES (4)



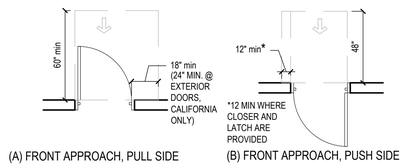
(5)



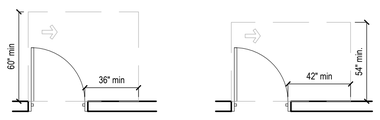
SIDEWALK CURB (6)

CURB RAMPS, WALKS AND SIDEWALKS:

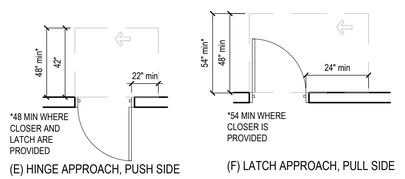
4. WALKS AND SIDEWALKS SHALL HAVE CONTINUOUS COMMON SURFACE, NOT INTERRUPTED BY STEPS OR BY ABRUPT CHANGES IN LEVEL EXCEEDING ¼" AND SHALL BE A MINIMUM OF 36" IN. WIDTH PER ADA. (48" MIN. IS RECOMMENDED, 48" MIN. IS REQUIRED FOR CALIFORNIA)
5. WHEN THE SLOPE IN THE DIRECTION OF TRAVEL OF ANY WALK EXCEEDS 1 VERTICAL TO 20 HORIZONTAL (5% GRADIENT) IT SHALL COMPLY WITH THE PROVISIONS FOR PEDESTRIAN RAMPS.
6. SURFACE CROSS SLOPES SHALL NOT EXCEED 1.5% PER FOOT.
7. ABRUPT CHANGES IN LEVEL ALONG ANY ACCESSIBLE ROUTE SHALL NOT EXCEED ½", WHEN CHANGES IN LEVELS DO OCCUR, THEY SHALL NOT BE BEVELED WITH A SLOPE NOT GREATER THAN 1:2 EXCEPT THAT LEVEL CHANGES NOT EXCEEDING ¼" MAY BE VERTICAL
8. WHEN CHANGES IN LEVELS GREATER THAN ½" ARE NECESSARY, THEY SHALL COMPLY WITH THE REQUIREMENTS FOR CURB RAMPS & PEDESTRIAN RAMPS.
9. NOT USED
10. CURB RAMPS SHALL BE CONSTRUCTED AT EACH CORNER OF STREET INTERSECTIONS AND WHERE A PEDESTRIAN WAY CROSSES A CURB.
11. CURB RAMPS SHALL BE A MINIMUM OF 4 FEET IN WIDTH AND SHALL LIE GENERALLY, IN A SINGLE SLOPED PLANE, WITH A MINIMUM OF SURFACE WARPING AND CROSS SLOPE.
12. THE SLOPE OF CURB RAMPS SHALL NOT EXCEED 1 VERTICAL TO 7.5 HORIZONTAL. THE SLOPE OF THE FANNED OR FLARED SIDES OF CURB RAMPS SHALL NOT EXCEED 1 VERTICAL TO 7.5 HORIZONTAL.
13. A 1.5% MAXIMUM SLOPE LANDING 4 FEET DEEP SHALL BE PROVIDED AT THE UPPER END OF EACH CURB RAMP OVER ITS FULL WIDTH TO PERMIT SAFE EGRESS FROM THE RAMP SURFACE.
14. NOT USED
15. NOT USED
16. NOT USED



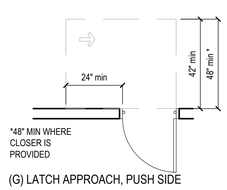
(A) FRONT APPROACH, PULL SIDE
(B) FRONT APPROACH, PUSH SIDE



(C) HINGE APPROACH, PULL SIDE
(D) HINGE APPROACH, PUSH SIDE



(E) HINGE APPROACH, PUSH SIDE
(F) LATCH APPROACH, PUSH SIDE



(G) LATCH APPROACH, PUSH SIDE

(7)

ENTRANCES:

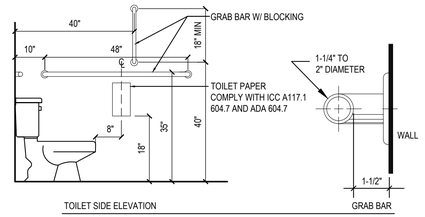
17. PROVIDE AT METALLIC SIGN OVER EACH STOREFRONT DOOR STATING: "THIS DOOR MUST REMAIN UNLOCKED DURING BUSINESS HOURS". LETTERS SHALL NT BE LESS THAN 1" HIGH ON A CONTRASTING BACKGROUND. THE SIGN SHALL BE INSTALLED BY THE GENERAL CONTRACTOR ON THE STOREFRONT ALUMINUM HEADER FRAME.
18. ALL NEW PRIMARY ENTRANCES TO THE BUILDINGS AND FACILITIES SHALL BE MADE ACCESSIBLE TO THE PHYSICALLY DISABLED.
19. ACCESSIBLE ENTRANCES SHALL BE IDENTIFIED WITH AT LEAST ONE STANDARD SIGN AND WITH ADDITIONAL DIRECTIONAL SIGNS, AS REQUIRED, VISIBLE FROM APPROACHING PEDESTRIAN WAYS. GENERAL CONTRACTOR SHALL PROVIDE STANDARD SIGNAGE. CALIFORNIA REQUIRES ISA (INTERNATIONAL SYMBOL OF ACCESSIBILITY) AT ALL ACCESSIBLE ENTRANCES.
20. EVERY REQUIRED ENTRANCE OR PASSAGE DOORWAY SHALL BE OF A SIZE AS TO PERMIT THE INSTALLATION OF A DOOR NOT LESS THAN 3 FEET IN WIDTH AND NOT LESS THAN 6 FEET - 8 INCHES IN HEIGHT. DOORS SHALL BE CAPABLE OF OPENING AT LEAST 90 DEGREES AND SHALL BE SO MOUNTED THAT THE CLEAR WIDTH OF DOORWAY IS NOT LESS THAN 32-INCHES
21. WHERE PAIR OF DOORS IS UTILIZED AT LEAST ONE OF THE DOORS SHALL PROVIDE A CLEAR UNOBSTRUCTED OPENING WIDTH OF 32-INCHES WITH THE LEAF POSITIONED AT AN ANGLE OF 90 DEGREES FROM ITS CLOSED POSITION.
22. LATCHING AND LOCKING DOORS THAT ARE HAND ACTIVATED AND WHICH ARE IN PATH OF TRAVEL SHALL BE OPERABLE WITH A SINGLE EFFORT BY LEVER TYPE HARDWARE, THAT DOES NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF WRIST TO OPERATE, PANIC BARS, PUSH-PULL ACTIVATING BARS, OR OTHER HARDWARE DESIGNED TO PROVIDE PASSAGE WITHOUT REQUIRING THE ABILITY TO GRASP THE OPENING HARDWARE. REFER TO SECTION 404.2.7 OF IBC
23. HAND ACTIVATED DOOR OPENING HARDWARE SHALL BE CENTERED BETWEEN 34-INCHES MINIMUM AND 48" ABOVE THE FLOOR. (34-INCHES TO 44-INCHES FOR CALIFORNIA ONLY)
24. THE FLOOR AND LANDING ON EACH SIDE OF AN ENTRANCE OR PASSAGE DOOR SHALL BE LEVEL AND CLEAR. THE LEVEL AND CLEAR AREA SHALL HAVE A LENGTH OF 60-INCHES IN THE DIRECTION OF TRAVEL AND THE LENGTH OF 48-INCHES IN OPPOSITE DIRECTION OF TRAVEL. SEE DIAGRAM "MANEUVERING CLEARANCE"
25. THE WIDTH OF THE LEVEL AND CLEAR AREA ON THE SIDE TO WHICH THE DOOR SWINGS SHALL EXTEND 24-INCHES PAST THE STRIKE EDGE OF THE DOOR FOR EXTERIOR DOORS AND 18-INCHES PAST THE STRIKE EDGE FOR THE INTERIOR DOORS.
26. THE FLOOR OR LANDING SHALL BE NOT MORE THAN ½" LOWER THAN THE THRESHOLD OF THE DOORWAY. CHANGE IN LEVEL BETWEEN ¼" AND ½" SHALL BE BEVELED WITH A SLOPE NO GREATER THAN 1:2
27. THE BOTTOM 10" OF ALL DOORS EXCEPT AUTOMATIC AND SLIDING DOORS SHALL HAVE A SMOOTH UNINTERRUPTED SURFACE TO ALLOW THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRIP OR HAZARDOUS CONDITION. WHERE NARROW FRAME DOORS ARE USED, A 10" HIGH SMOOTH PANEL SHALL BE INSTALLED ON THE PUSHED SIDE OF THE DOOR, WHICH WILL ALLOW THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRAP OR HAZARDOUS CONDITION.
28. A NARROW FRAME WITH A BEVELED TOP (30 DEGREES MAX. BEVEL TO VERTICAL PLANE) INSTALLED AT THE BOTTOM OF THE GLASS DOOR (WITH NO SIDE FRAMES) MAY BE USED IN LIEU OF PROVIDING THE REQUIRED 10" UNINTERRUPTED SURFACE AT THE BOTTOM OF THE DOOR.
29. MAXIMUM EFFORT TO OPERATE DOORS SHALL NOT EXCEED 5 LBS. FOR EXTERIOR DOORS AND 5 LBS. FOR INTERIOR DOORS. SUCH PULL OR PUSH EFFORT BEING APPLIED AT RIGHT ANGLES TO HINGED DOORS AND AT THE CENTER PLANE OF SLIDING OR FOLDING DOORS. COMPENSATING DEVICES OR AUTOMATIC DOOR OPERATORS MAY BE UTILIZED TO MEET THE ABOVE STANDARDS. WHEN FIRE DOORS ARE REQUIRED, THE MAXIMUM EFFORT TO OPERATE THE DOOR MAY BE INCREASED NOT EXCEED 15 LBS.

CORRIDORS AND AISLE:

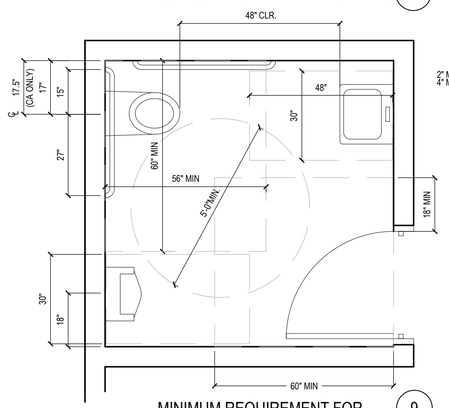
30. FLOOR SURFACES SHALL BE SLIP-RESISTANT
31. EVERY PORTION OF EVERY BUILDING IN WHICH ARE INSTALLED SEA TS, TABLES, MERCHANDISE, EQUIPMENT OR SIMILAR MATERIALS SHALL BE PROVIDED WITH AISLES LEADING TO AN EXIT.
32. EVERY AISLE SHALL BE NOT LESS THAN 3 FEET WIDE IF SERVING ONLY ONE SIDE, AND NOT LESS THAN 3 FEET-8 INCHES WIDE IF SERVING BOTH SIDES. SUCH MINIMUM WIDTH SHALL BE MEASURED AT THE POINT FARTHEST FROM AN EXIT, CROSS AISLE OR FOYER AND SHALL BE INCREASED BY 1-1/2" INCHES FOR EACH 5 FEET IN LENGTH TOWARD THE EXIT. CROSS AISLE OR FOYER WITH CONTINENTAL SEATING SIDE AISLES SHALL BE NOT LESS THAN 44 INCHES IN WIDTH.

SANITARY FACILITIES:

33. ACCESSIBLE SIGN CONTAINING TACTILE CHARACTER IS PROVIDED AT DOOR, THE SIGN SHALL BE ALONGSIDE THE DOOR ON LATCH SIDE AND AT DOUBLE DOORS, THE SIGN SHALL BE RIGHT OF THE RIGHT HANDED DOOR. THE SIGN CONTAINING TACTILE CHARACTERS SHALL HAVE 18" MINIMUM BY 18" MINIMUM SPACE ON THE FLOOR CENTERED ON SIGN. THE SIGN TACTILE CHARACTER SHALL BE 48" MINIMUM TO THE BASELINE OF THE LOWEST TACTILE CHARACTER AND 60" MAXIMUM TO THE BASELINE OF THE HIGHEST TACTILE CHARACTER ABOVE FLOOR.
34. CLEARANCE AROUND THE WATER CLOSET SHALL BE 60" MINIMUM MEASURED PERPENDICULAR FROM THE SIDEWALL, AND 56" MINIMUM MEASURED PERPENDICULAR FROM REAR WALL. NO OTHER FIXTURES OR OBSTRUCTION SHALL BE WITHIN WATER CLOSET CLEARANCE (PER ADA) (REFER TO LOCAL JURISDICTION FOR ADDITIONAL REQUIREMENTS.
35. WATER CLOSET COMPARTMENTS SHALL BE EQUIPPED WITH A DOOR THAT HAS AN AUTOMATIC CLOSING DEVICE, AND SHALL HAVE A CLEAR UNOBSTRUCTED OPENING WIDTH OF 32-INCHES WHEN LOCATED AT THE END AND 34-INCHES WHEN LOCATED AT THE SIDE WITH THE DOOR POSITIONED AT AN ANGLE OF 90 DEGREES FROMITS CLOSED POSITION.
36. EXCEPT FOR DOOR OPENING WIDTH AND DOOR SWINGS; A CLEAR UNOBSTRUCTED ACCESS NOT LESS THAN 44-INCHES SHALL BE PROVIDED TO WATER CLOSET COMPARTMENTS DESIGNED FOR USE BY THE DISABLED. THE SPACE IMMEDIATELY IN FRONT OF A WATER CLOSET COMPARTMENT SHALL BE NOT LESS THAN 48-INCHES AS MEASURED AT RIGHT ANGLES TO THE COMPARTMENT DOOR IN IT'S CLOSED POSITION.
37. THE HEIGHT OF ACCESSIBLE WATER CLOSETS SHALL BE A MINIMUM OF 17-INCHES AND A MAXIMUM OF 19-INCHES MEASURED TO THE TOP OF TOILET SEAT.
38. TOILET FLUSH CONTROLS SHALL BE OPERABLE WITH ONE HAND, AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. CONTROLS FOR THE FLUSH VALVES SHALL BE MOUNTED ON THE WIDE SIDE OF THE TOILET AREAS, NO MORE THAN 44-INCHES ABOVE THE FLOOR. THE FORCE REQUIRED TO ACTIVATE CONTROLS SHALL BE NO GREATER THAN 5 POUNDS.
39. WHERE URINALS ARE PROVIDED, AT LEAST ONE SHALL HAVE A CLEAR SPACE 30-INCHES WIDE X 48-INCHES LONG IN FRONT OF THE URINAL.
40. WHEN MORE THAN ONE URINAL IS PROVIDED, AT LEAST ONE SHALL BE THE STALL-TYPE OR THE WALL-HUNG TYPE WITH THE RIM 17" MAXIMUM ABOVE THE FINISH FLOOR. URINALS SHALL BE 13-1/2" DEEP MINIMUM MEASURED FROM THE OUTER FACE OF THE URINAL RIM TO THE BACK OF THE FIXTURE.
41. A CLEAR FLOOR FORWARD APPROACH, AND KNEE AND TOE CLEARANCE SHALL BE PROVIDED. A SPACE 30-INCHES MINIMUM WIDE X 48-INCHES MINIMUM LONG SHALL BE PROVIDED IN FRONT OF A LAVATORY TO ALLOW A FORWARD APPROACH. ONE FULL UNOBSTRUCTED SIDE OF THE CLEAR FLOOR SHALL ADJOIN AN ACCESSIBLE ROUTE OR ADJOIN ANOTHER CLEAR FLOOR SPACE. SUCH CLEAR FLOOR SPACE SHALL BE PERMITTED TO INCLUDE KNEE AND TOE CLEARANCE UNDERNEATH THE LAVATORY.
42. LAVATORIES SHALL BE INSTALLED WITH THE FRONT OF THE HIGHER OF THE RIM OR COUNTER SURFACE 34-INCHES MAXIMUM ABOVE THE FINISH FLOOR.
43. TOE CLEARANCE: SPACE UNDER AN ELEMENT BETWEEN THE FINISH FLOOR AND 9-INCHES ABOVE THE FINISH FLOOR SHALL BE CONSIDERED TOE CLEARANCE. TOE CLEARANCE SHALL EXTEND 17-INCHES MINIMUM TO 25-INCHES MAXIMUM UNDER AN ELEMENT WITH A WIDTH OF 30-INCHES MINIMUM. SPACE EXTENDING GREATER THAN 6-INCHES BEYOND THE AVAILABLE KNEE CLEARANCE AT 9-INCHES ABOVE THE FINISH FLOOR SHALL NOT BE CONSIDERED TOE CLEARANCE.
43. KNEE CLEARANCE: SPACE UNDER AN ELEMENT BETWEEN 9-INCHES AND 27-INCHES ABOVE THE FINISH FLOOR SHALL BE CONSIDERED KNEE CLEARANCE. KNEE CLEARANCE SHALL EXTEND 25-INCHES MAXIMUM UNDER AN ELEMENT AT 9-INCHES ABOVE THE FINISH FLOOR AND BE 30-INCHES WIDE MINIMUM. KNEE CLEARANCE SHALL BE 11-INCHES DEEP MINIMUM AT 9-INCHES ABOVE FINISH FLOOR, AND 8-INCHES DEEP MINIMUM AT 27-INCHES ABOVE FINISH FLOOR. BETWEEN 9-INCHES AND 27-INCHES ABOVE FINISH FLOOR, THE KNEE CLEARANCE SHALL BE PERMITTED TO REDUCE AT A RATE OF 1-INCH IN DEPTH FOR EACH 6-INCHES IN HEIGHT. (CALIFORNIA KNEE CLEARANCE IS 29-INCHES AT THE FRONT EDGE AND 27-INCHES AT 8-INCHES DEEP)
44. ALL PIPES (HOT WATER, DRAIN PIPES, ETC.) UNDER LAVATORIES SHALL BE INSULATED OR OTHERWISE COVERED. THERE SHALL BE NO SHARP OR ABRASIVE SURFACES UNDER LAVATORIES.
45. FAUCET CONTROLS AND OPERATING MECHANISMS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST, THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 POUNDS MAXIMUM. LEVER-OPERATED, PUSH-TYPE AND ELECTRONICALLY CONTROLLED MECHANISMS ARE EXAMPLES OF ACCEPTABLE DESIGN. HAND OPERATED METERING FAUCETS SHALL REMAIN OPEN FOR 10 SECONDS MINIMUM.
46. MIRRORS SHALL BE MOUNTED WITH THE BOTTOM REFLECTING EDGE NOT MORE THAN 40-INCHES FROM THE FLOOR.
47. LOCATE TOWEL, SANITARY NAPKIN, AND WASTE RECEPTACLES WITH ALL OPERABLE PARTS NOT MORE THAN 40-INCHES FROM THE FLOOR.
48. LOCATE TOILET TISSUE DISPENSERS ON THE WALL WITHIN 7-9 INCHES IN FRONT OF THE WATER CLOSET MEASURED TO THE CENTERLINE OF THE DISPENSER. THE OUTLET SHALL BE 15-INCHES MINIMUM AND 48 INCHES MAXIMUM ABOVE THE FLOOR, AND SHALL NOT BE LOCATED BEHIND THE GRAB BARS. DISPENSERS SHALL NOT BE OF A TYPE THAT CONTROLS DELIVERY, OR DO NOT ALLOW CONTINUOUS PAPER FLOW.



ACCESSIBLE SANITARY FACILITIES (8)



MINIMUM REQUIREMENT FOR ACCESSIBLE SANITARY FACILITIES (9)

GRAB BARS:

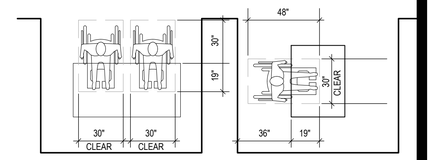
49. GRAB BARS, FASTENERS AND MOUNTING DEVICES SHALL BE DESIGNED FOR 250 LBS. PER LINEAR FEET LOAD.
50. GRAB BARS SHALL BE LOCATED ON EACH SIDE, OR ONE SIDE AND THE BACK OF THE PHYSICALLY DISABLED TOILET STALL OR COMPARTMENT AND SHALL BE SECURELY ATTACHED 35-INCHES TO TOP OF GRAB BAR AND PARALLEL TO THE FLOOR. VERTICAL GRAB BAR SHALL BE 18-INCHES LONG, INSTALLED AT 40-INCHES FROM THE REAR WALL AND 40-INCHES ABOVE FINISH FLOOR.
51. GRAB BARS AT THE SIDE WALL SHALL BE AT LEAST 48-INCHES LONG MINIMUM, LOCATED 12-INCHES MAXIMUM FROM THE REAR WALL AND EXTENDING 54-INCHES MINIMUM FROM THE REAR WALL. THE REAR WALL GRAB BAR SHALL BE 42-INCHES LONG MINIMUM AND EXTEND FROM THE CENTERLINE OF THE WATER CLOSET 12-INCHES MINIMUM ON ONE SIDE AND 24-INCHES MINIMUM ON THE OTHER.
52. GRAB BARS WITH CIRCULAR CROSS-SECTIONS SHALL HAVE AN OUTSIDE DIAMETER OF 1-1/4 INCHES MINIMUM TO 2 INCHES MAXIMUM. GRAB BARS WITH NON-CIRCULAR CROSS SECTIONS SHALL HAVE A CROSS-SECTION DIMENSION OF 2 INCHES MAXIMUM AND A PERIMETER DIMENSION OF 4 INCHES MINIMUM AND 4.8 INCHES MAXIMUM.
53. IF THE GRAB BAR IS MOUNTED ADJACENT TO A WALL, THE SPACE BETWEEN THE WALL AND THE GRAB BAR SHALL BE 1-1/2 INCHES.
54. GRAB BARS AND ANY WALL OR OTHER SURFACES ADJACENT TO GRAB BARS SHALL BE FREE OF SHARP OR ABRASIVE ELEMENTS AND SHALL HAVE ROUNDED EDGES.
55. GRAB BARS SHALL NOT ROTATE WITHIN THEIR FITTINGS.
56. COAT HOOKS SHALL BE LOCATED WHERE A FORWARD REACH IS UNOBSTRUCTED, THE HIGH FORWARD REACH SHALL BE 48-INCHES MAXIMUM AND THE LOW FORWARD REACH SHALL BE 15-INCHES MINIMUM ABOVE THE FINISH FLOOR.
57. WHERE LOCKERS ARE PROVIDED, AT LEAST ONE AND NOT LESS THAN 5% PERCENT OF ALL LOCKERS SHALL BE MADE ACCESSIBLE TO THE PHYSICALLY DISABLED. A PATH OF TRAVEL NOT LESS THAN 36-INCHES IN CLEAR WIDTH SHALL BE PROVIDED TO THESE LOCKERS AND A CLEAR SPACE FOR A CIRCLE WITH DIAMETER OF 60-INCHES.

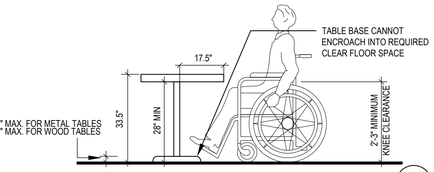
TELEPHONES:

58. IF PUBLIC TELEPHONES ARE PROVIDED, THEY SHALL COMPLY WITH DISABLED ACCESS REQUIREMENTS.
59. PROVIDE 30' X 48' CLEAR SPACE AT TELEPHONE. THE CLEAR SPACE MAY INCLUDE KNEE SPACE UNDER THE TELEPHONE.
60. THE HIGHEST OPERABLE PART OF THE TELEPHONE SHALL BE WITHIN 48- INCHES OF THE FLOOR IF FORWARD APPROACHED AND UNOBSTRUCTED SIDE REACH AND 48-INCHES MAX IF SIDE APPROACHED WITH 10" MAX OBSTRUCTED AND 46" MAX WITH 24" MAX OBSTRUCTION.
61. SIDE APPROACH TELEPHONES REQUIRE THAT THE ENCLOSURE OVERHANG BE NO MORE THAN 19-INCHES AND BE AT LEAST 27-INCHES FROM THE FLOOR.
62. THE CORD FROM THE TELEPHONE TO THE HANDSET SHALL BE AT LEAST 29-INCHES LONG.
63. TELEPHONES SHALL BE HEARING AID COMPATIBLE PER ICC/ANSI SEC. 704.2.5
64. TELEPHONES SHALL HAVE PUSH-BUTTON CONTROLS WHERE SERVICE FOR SUCH EQUIPMENT IS AVAILABLE.

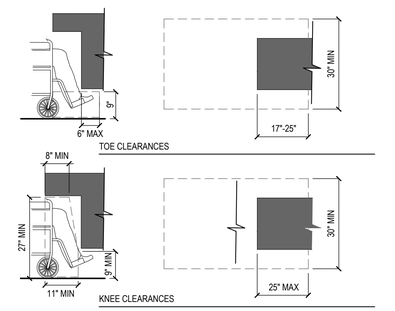
ADDITIONAL REQUIREMENTS:

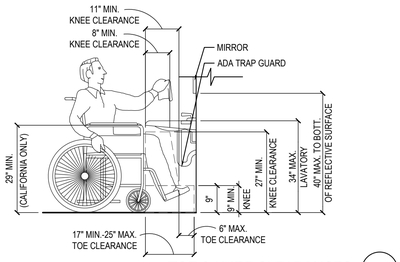
65. THE CENTER OF RECEPTACLE OUTLETS SHALL BE NOT LESS THAN 15- INCHES ABOVE THE FLOOR OR WORKING PLATFORMS,
66. THE CENTER OF THE GRIP OF THE OPERATING HANDLE OF SWITCHES INTENDED TO BE USED BY THE OCCUPANT OF THE ROOM OR AREA TO CONTROL LIGHTING AND RECEPTACLE OUTLETS, APPLIANCES, OR COOLING, HEATING AND VENTILATING EQUIPMENT, SHALL BE 48" MAX HEIGHT FOR UNOBSTRUCTED FORWARD AND SIDE REACH, 48" MAX HEIGHT WITH 10" MAX. OBSTRUCTION AT SIDE REACH. 46" MAX HEIGHT AT 24" MAX OBSTRUCTION AT SIDE REACH
67. THE INTERNATIONAL SYMBOL OF ACCESSIBILITY SHALL BE THE STANDARD USED TO IDENTIFY FACILITIES THAT ARE ACCESSIBLE TO AND USABLE BY PHYSICALLY DISABLED PERSONS. THE SYMBOL SPECIFIED ABOVE SHALL CONSIST OF A WHITE FIGURE ON A BLUE BACKGROUND. THE BLUE SHALL BE EQUAL TO COLOR NO. 15090 IN FEDERAL STANDARD 595A.





MINIMUM CLEARANCES FOR SEATING AND TABLES (10)





TOE & KNEE CLEARANCES (11)

68. CALIFORNIA ONLY: EACH PARKING SPACE RESERVED FOR PERSONS WITH PHYSICAL DISABILITIES SHALL BE IDENTIFIED BY A REFLECTORIZED SIGN PERMANENTLY POSTED IMMEDIATELY ADJACENT TO AND VISIBLE FROM EACH STALL OR SPACE CONSISTING OF A PROFILE VIEW OF A WHEELCHAIR WITH OCCUPANT IN WHITE ON DARK BLUE BACKGROUND. THE SIGN SHALL NOT BE SMALLER THAN 70 SQUARE INCHES IN ARE AND WHEN IN PATH OF TRAVEL, SHALL BE POSTED AT A MINIMUM OF 60-INCHES FROM THE BOTTOM OF THE SIGN TO THE PARKING SPACE FINISHED GRADE. AN ADDITIONAL SIGN SHALL ALSO BE POSTED AT ENTRANCE TO OFF-STREET PARKING FACILITY OR IMMEDIATELY ADJACENT TO AND VISIBLE FROM EACH STALL OR SPACE. THE SIGN SHALL NOT BE LESS THAN 12-INCHES BY 18-INCHES IN SIZE WITH LETTERING NOT LESS THAN 1-INCH IN HEIGHT. REFER TO DETAIL 4 / A-408
69. AT KITCHEN: SINKS, FAUCET CONTROLS AND OPERATING MECHANISMS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE CONTROLS SHALL BE NO GREATER THAN 5 LBS. LEVER- OPERATED, PUSH-TYPE AND ELECTRONICALLY CONTROLLED MECHANISMS ARE EXAMPLES OF ACCEPTABLE DESIGN. SELF-CLOSING VALVES ARE ALLOWED IF THE FAUCET REMAINS FOR AT LEAST 10 SECONDS.

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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DRAWN BY: KB

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PANDA STORE #: -
ARCH PROJECT #: 20044.021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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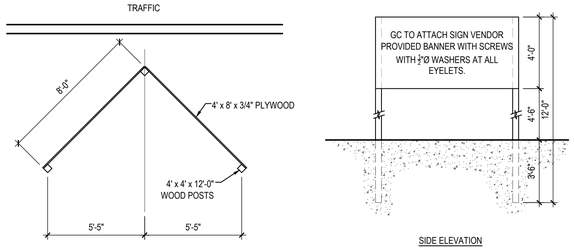
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-406

HANDICAPPED NOTES AND DETAILS

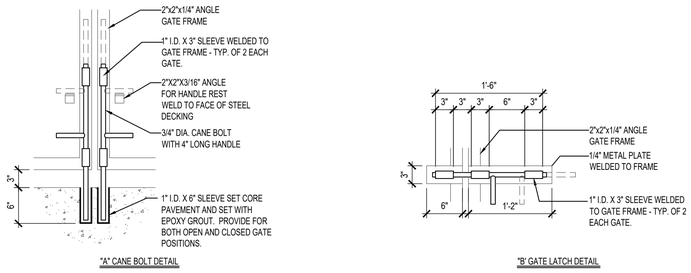
TRUE WARM & WELCOME 2300 R5

NOTE: GC TO COORDINATE PLACEMENT ONSITE WITH PANDA PROJECT MANAGER.



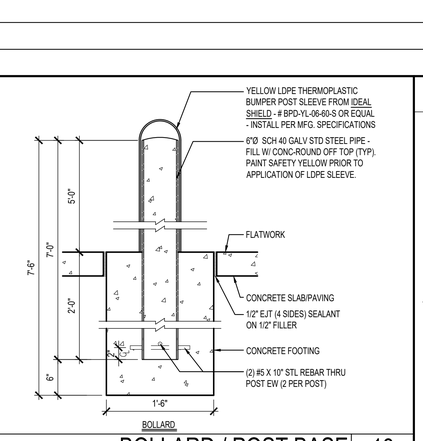
"COMING SOON" SIGN DETAIL 16

Scale= 1/4" = 1'-0" A-407



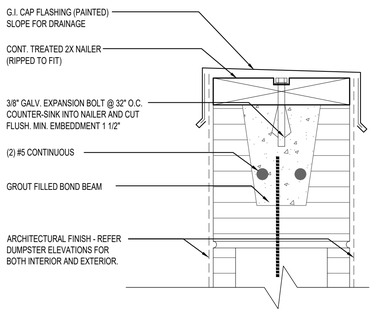
DUMPSTER GATE LATCH DETAILS 15

Scale= NTS A-407



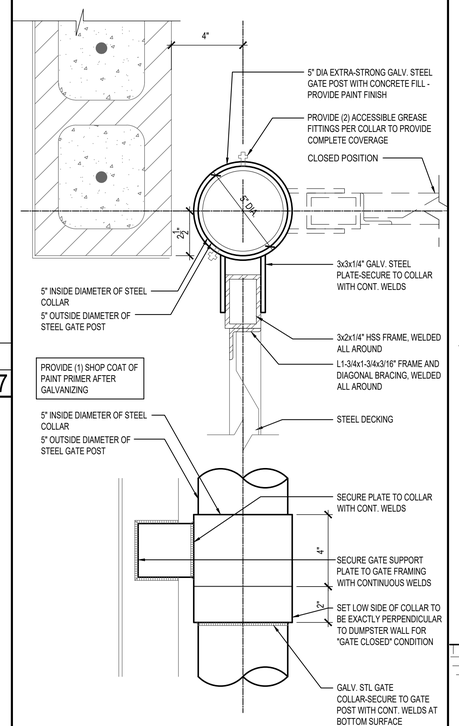
BOLLARD / POST BASE 18

Scale= 1" = 1'-0" A-407



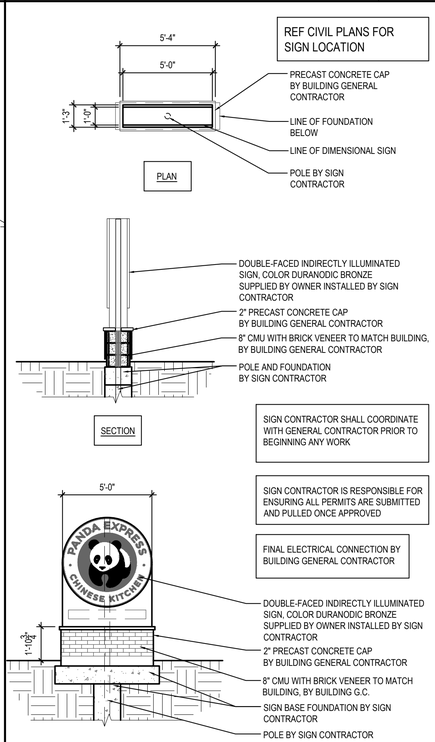
DUMPSTER CAP DETAIL 17

Scale= 3" = 1'-0" A-407



HINGE DETAIL 13

Scale= 3" = 1'-0" A-407



REF CIVIL PLANS FOR SIGN LOCATION

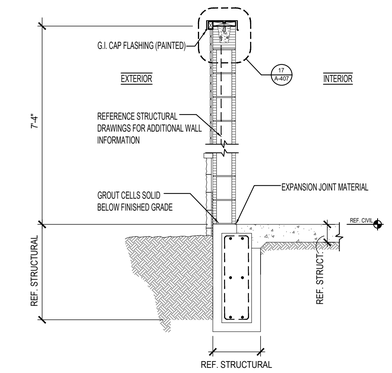
SIGN CONTRACTOR SHALL COORDINATE WITH GENERAL CONTRACTOR PRIOR TO BEGINNING ANY WORK

SIGN CONTRACTOR IS RESPONSIBLE FOR ENSURING ALL PERMITS ARE SUBMITTED AND PULLED ONCE APPROVED

FINAL ELECTRICAL CONNECTION BY BUILDING GENERAL CONTRACTOR

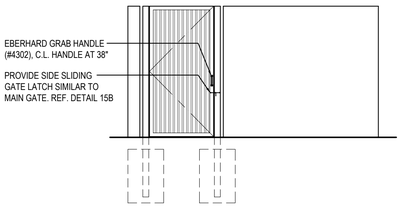
MONUMENT SIGN DETAILS 9

Scale= 1/4" = 1'-0" A-407



TRASH ENCLOSURE WALL SECTION 8

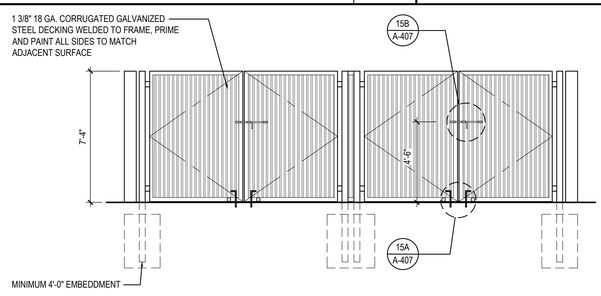
Scale= 1/2" = 1'-0" A-407



SIDE ELEVATION

SIDE ELEVATION 4

Scale= 1/4" = 1'-0" A-407



FRONT ELEVATION

NOTE:
THE TRASH ENCLOSURE EXTERIOR CMU WALLS TO HAVE EIFS (COATING) FINISH TO MATCH BUILDING TEXTURE - SEE: A-200

TRASH ENCLOSURE WALLS AND GATE COLOR SHALL MATCH EIFS-1

INTERIOR WALLS SHALL BE SMOOTH, CLEANABLE AND SEALED WITH AN APPROVED EPOXY CEMENT SEALER. COLOR TO MATCH EXTERIOR.

NOTE: CONTRACTOR TO SUPPLY & INSTALL ALL HINGES, GATE LATCHES, CANE BOLTS, ETC. AS INDICATED.

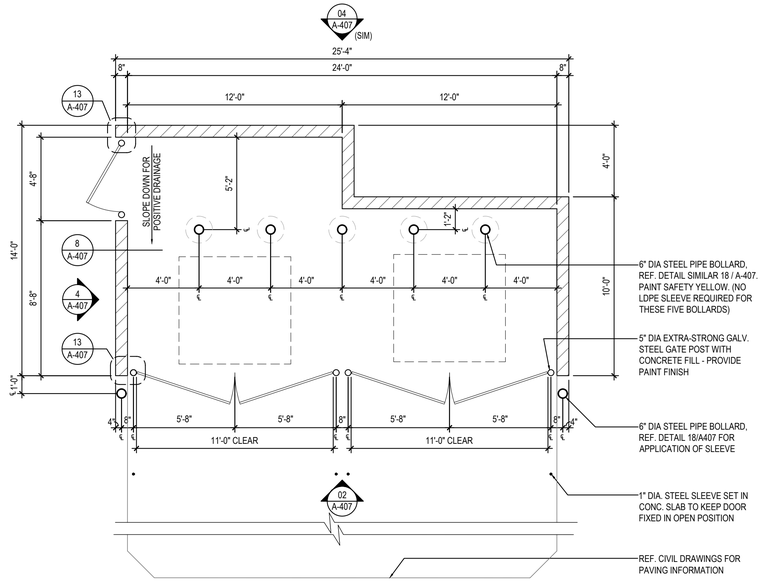
NOTE: ANY DIAGONAL SUPPORT FOR GATES SHALL BE INSTALLED ON THE INSIDE OF ENCLOSURE. THIS SHALL NOT BE VISIBLE ON THE OUTSIDE OF THE GATE.

FRONT ELEVATION 2

Scale= 1/4" = 1'-0" A-407

NOTE:

FLOOR OF DUMPSTER AREA MUST BE BROOM FINISH AND SEALED WITH (AQUA MIX SEALER'S CHOICE GOLD) CEMENT SEALER.



TRASH ENCLOSURE 1

Scale= 1/4" = 1'-0" A-407

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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DRAWN BY: KB

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PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
10175
REGISTERED ARCHITECT
Henry Klover, License #10210175
EXPIRATION NOV 3 1 2021

hcklover architect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

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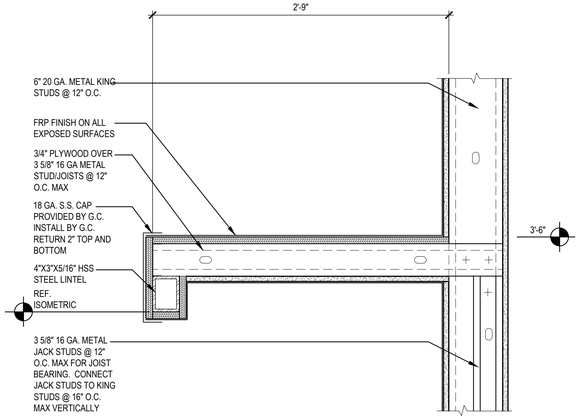
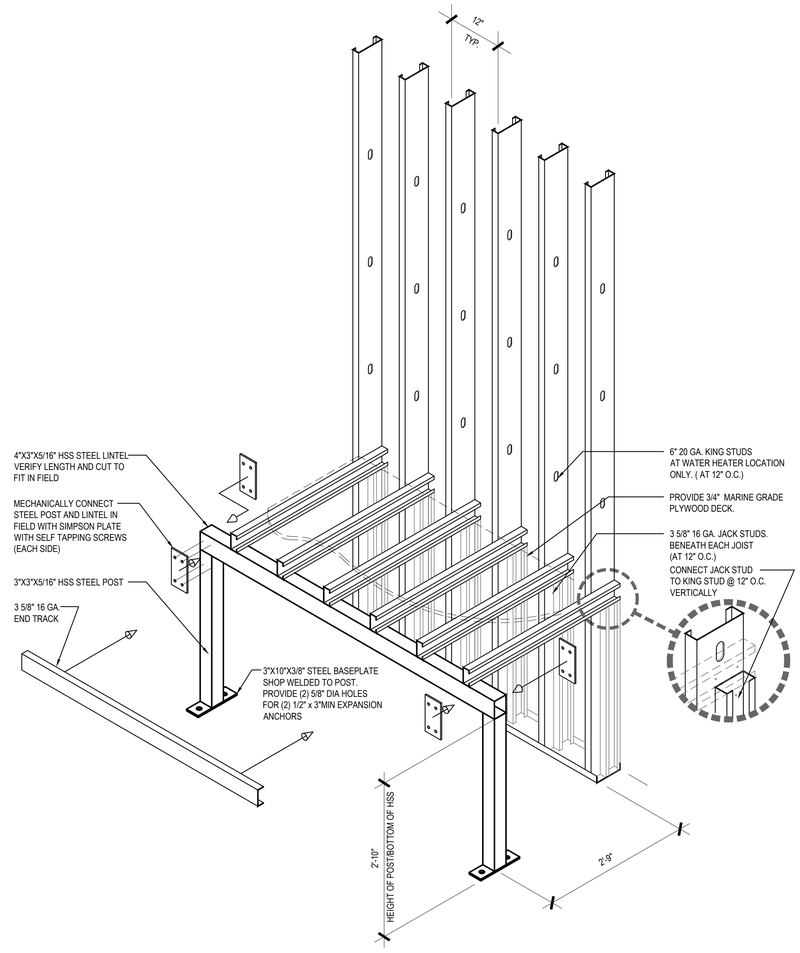
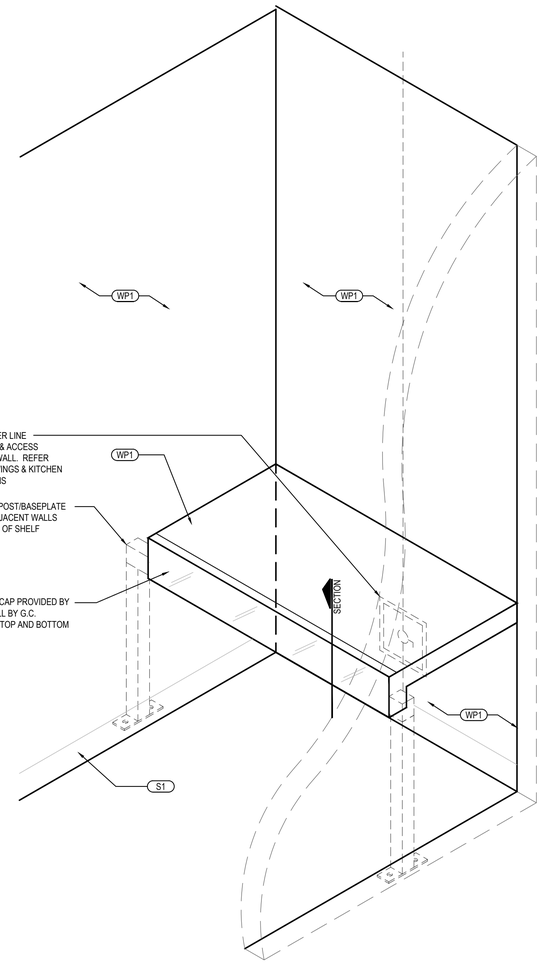
TRASH ENCLOSURE DETAILS



SECTION



FRAMING



FINISHES

WATER HEATER PLATFORM DETAILS | 01

Scale= 3/4" = 1'-0" | A-408

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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STATE OF OHIO
HENRY C. KLOVER
19175
REGISTERED ARCHITECT
Henry Klover, License #9210175
EXPIRATION NOV 31 2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

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WATER HEATER SHELF DETAILS

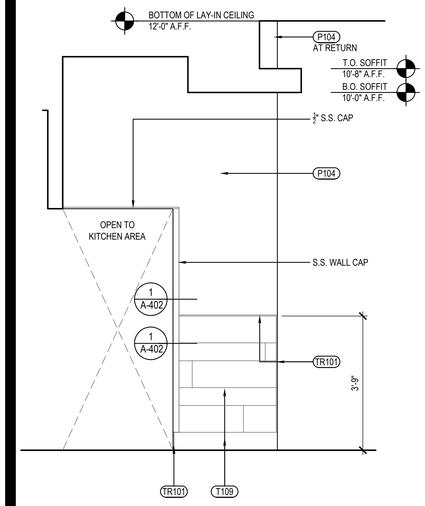
TRUE WARM & WELCOME 2300 R5

NOTES:
1. ALL EXPOSED WALL TILE EDGES MUST BE FINISHED TO MATCH TILE SURFACE. EASE TILE EDGE AS ALLOWABLE.
2. BLINDS SHALL BE PROVIDED BY OWNER AND INSTALLED BY VENDOR. COORDINATE WITH PANDA PROJECT MANAGER PRIOR TO INSTALLATION
3. PROVIDE 1/2" CLEAR PLASTIC CORNER GUARD FOR ALL INTERIOR PAINTED SURFACE W/ CLEAR GLUE.
4. ALL TILES INSTALLED NOT TO BE CUT LESS THAN 1/2 THE TILE WIDTH.
5. REFERENCE SHEET A-103 FOR WALL PANEL SCHEDULE
6. REFERENCE SHEET A-103 FOR SPECIAL SURFACE SCHEDULE
7. REFERENCE SHEET A-103 FOR INTERIOR PAINT SCHEDULE
8. REFERENCE SHEET A-104 FOR TILE SCHEDULE
9. REFERENCE SHEET A-104 FOR EXTENT OF COVE TRIM AT BASE

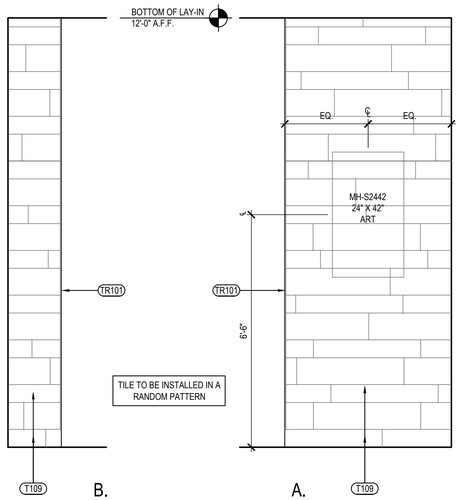
GENERAL DECOR NOTE:
ALL WALL DECORATIONS, PRINT LOCATIONS, ETC... TO BE VERIFIED WITH PANDA EXPRESS BY G.C.

G.C. SHALL PROVIDE/INSTALL ANY CONCEALED BACKING, MISC. HARDWARE NOT PROVIDED BY OWNER, ETC... AS REQUIRED.

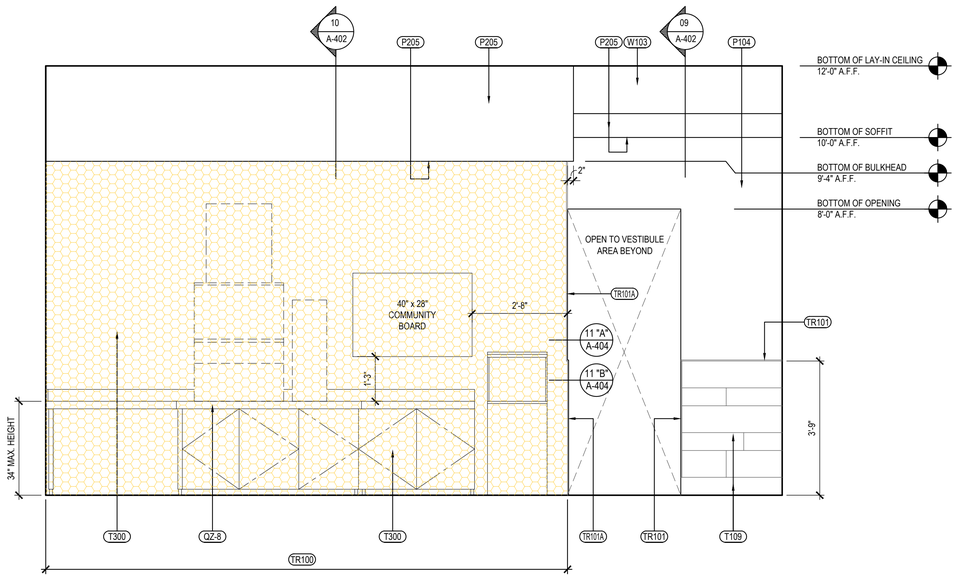
COORDINATE LOCATION OF ALARM DEVICES WITH ARTWORK (IF REQUIRED).



DINING ROOM ELEVATION 4
Scale= 1/2" = 1'-0" A-500



DINING ROOM ELEVATION 3
Scale= 1/2" = 1'-0" A-500



DINING ROOM ELEVATION 2
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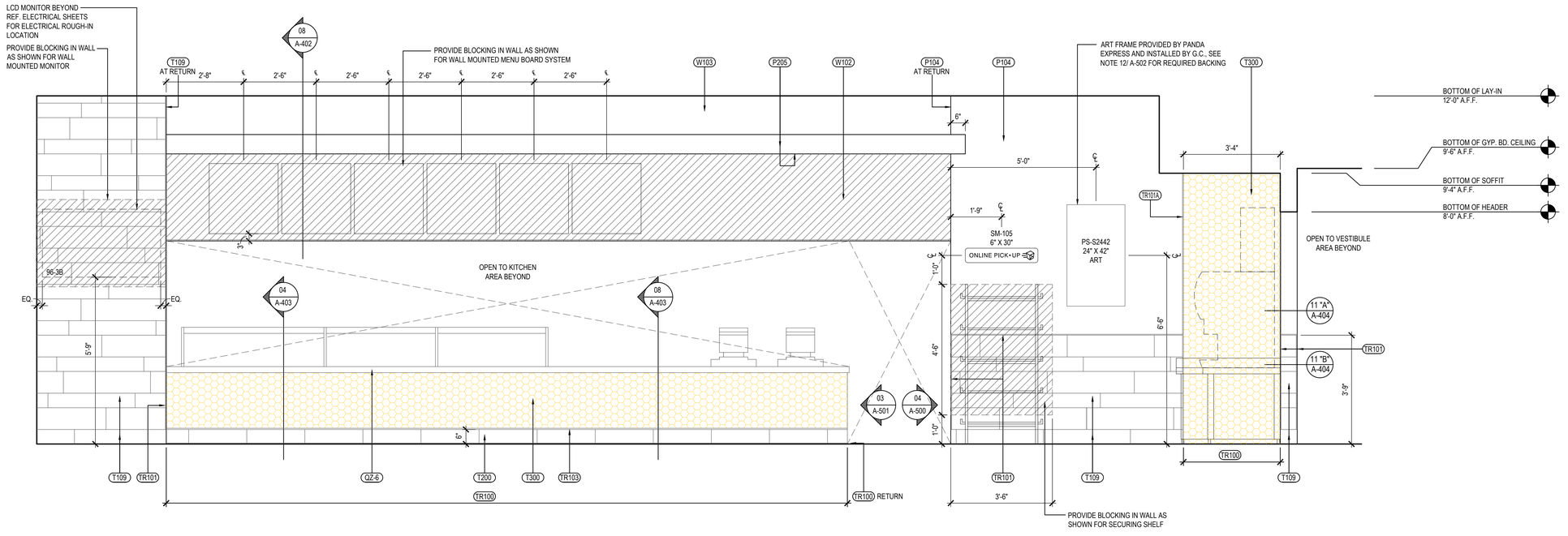

DINING ROOM ELEVATION 1
Scale= 1/2" = 1'-0" A-500

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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hckloverarchitect
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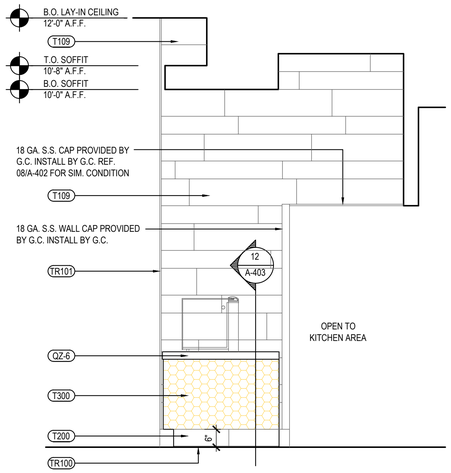
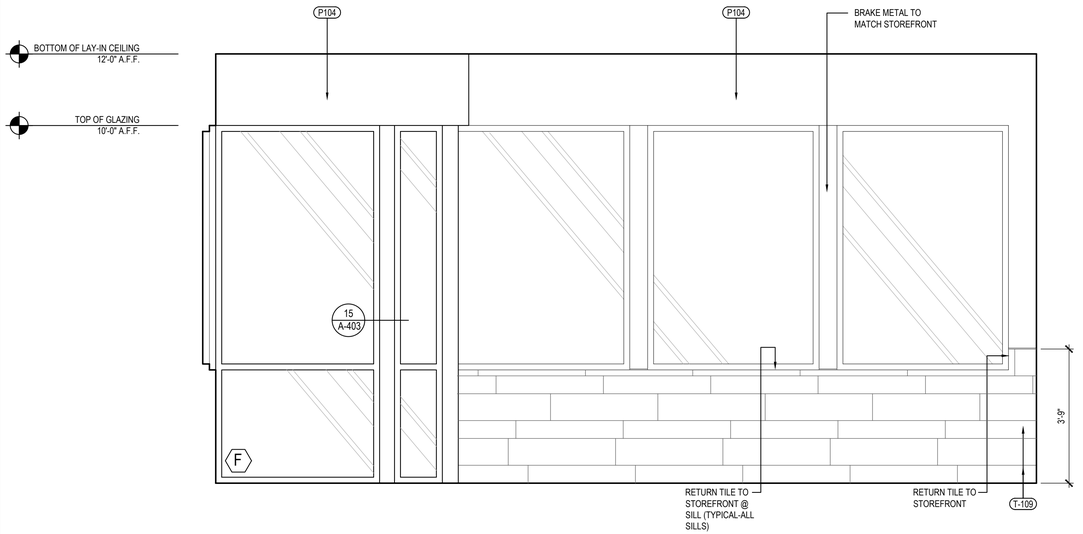
INTERIOR ELEVATIONS

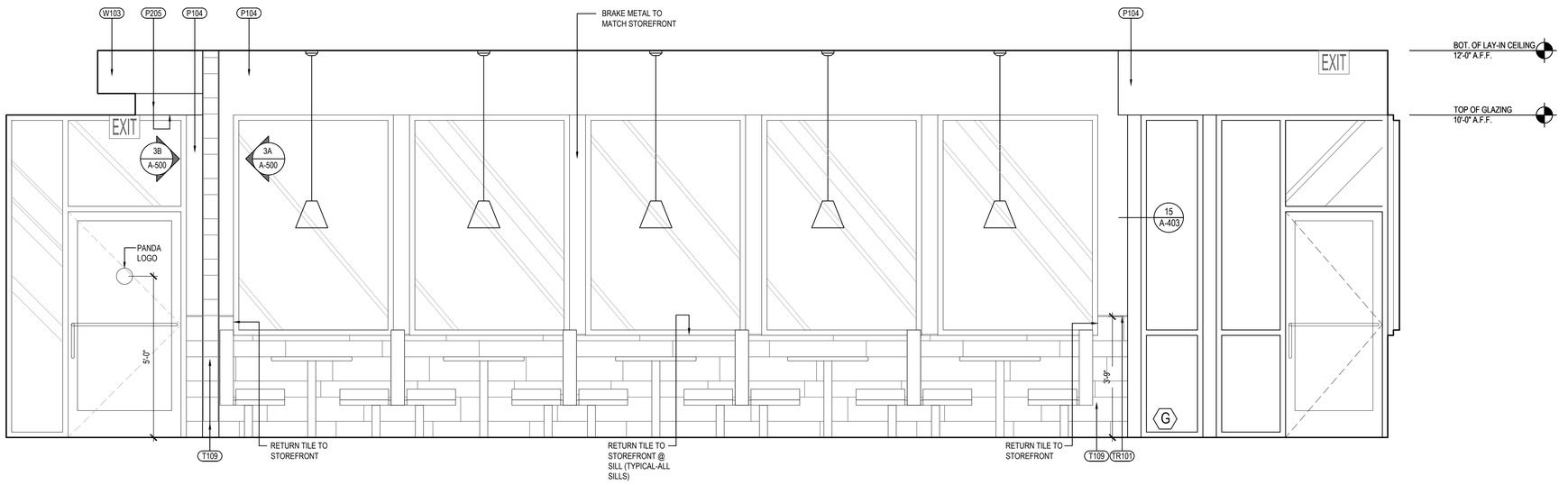


NOT USED | 4
Scale= 1/2" = 1'-0" | A-501

SERVICE COUNTER ELEVATION | 3
Scale= 1/2" = 1'-0" | A-501



DINING ROOM ELEVATION | 2
Scale= 1/2" = 1'-0" | A-501



DINING ROOM ELEVATION | 1
Scale= 1/2" = 1'-0" | A-501

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
HENRY C. KLOVER
19175
REGISTERED
Henry Klover, License #9210175
EXPIRATION NOV 3 1 2021

hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-501

INTERIOR ELEVATIONS

1

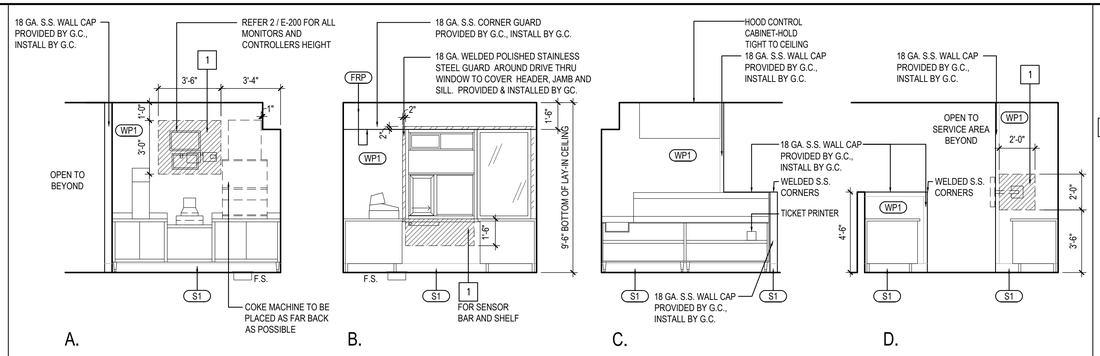
CONCEALED BACKING AS INDICATED BY THE DASHED BOX AREAS AROUND WALL SHELVING, SINK BACKS, ETC. SHALL CONSIST OF THE FOLLOWING:

- BACKING @ ALL RATED WALLS AND WALL UNDER EXHAUST HOOD SHALL CONSIST OF 6" 20 GA. METAL STRAPS INSTALLED PRIOR TO INSTALLATION OF GYP. BOARD @ ALL AREAS REQUIRED FOR FASTENING EQUIPMENT SECURELY TO STUD WALL.

- BACKING @ ALL OTHER WALLS SHALL CONSIST OF 5/8" PLYWOOD SHEATHING BEHIND GYP. BOARD WITHIN DASHED BOX AREAS. FINISH OVER WITH SPECIFIED WALL PANEL FINISH PER KITCHEN ELEVATIONS.

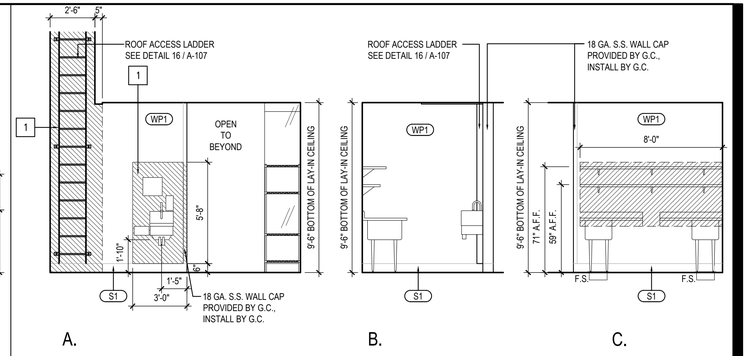
GENERAL BACKING NOTES 12

Scale= 1/4" = 1'-0" A-502



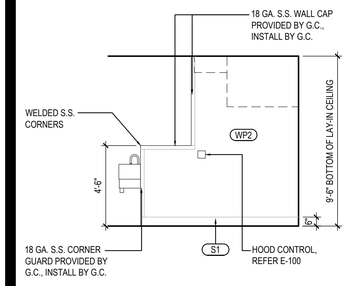
DRIVE-THRU ELEVATIONS 6

Scale= 1/4" = 1'-0" A-502



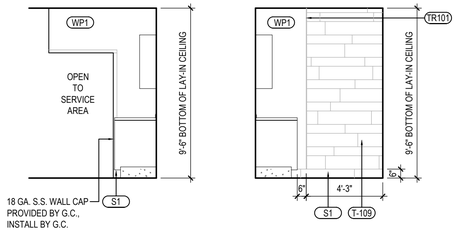
KITCHEN PREP ELEVATION 5

Scale= 1/4" = 1'-0" A-502



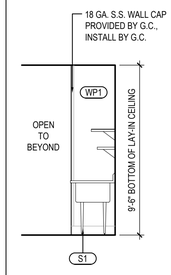
COOKLINE ELEVATION 9

Scale= 1/4" = 1'-0" A-502



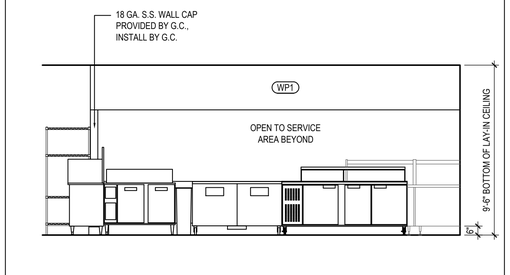
MANAGER'S STATION ELEVATIONS 8

Scale= 1/4" = 1'-0" A-502



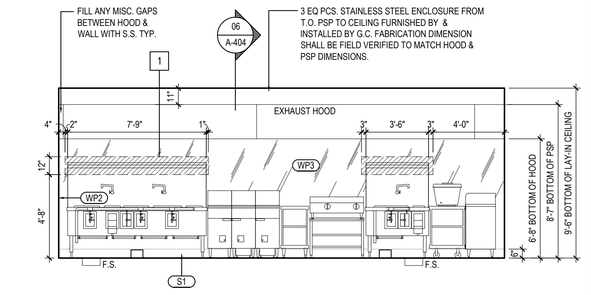
ELEV. 10

Scale= 1/4" = 1'-0" A-502



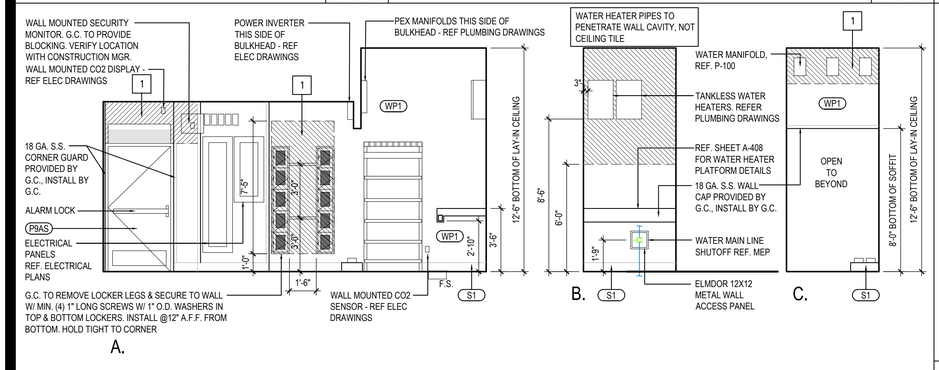
WALL BEHIND SERVICE 4

Scale= 1/4" = 1'-0" A-502



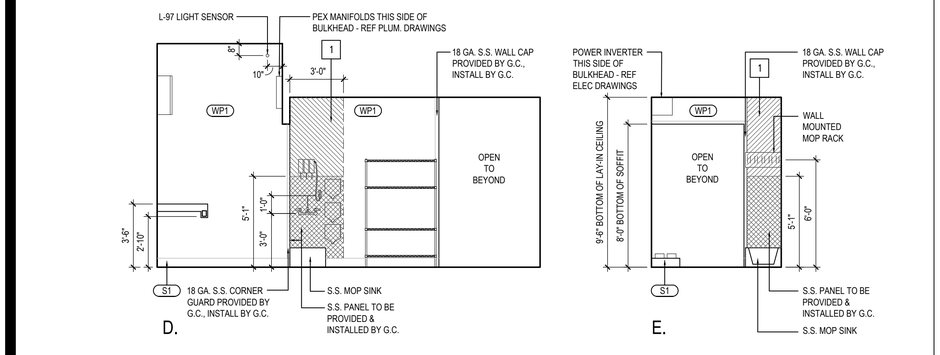
COOKLINE ELEVATION 3

Scale= 1/4" = 1'-0" A-502



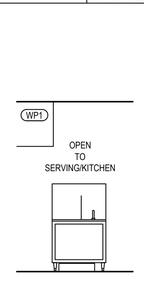
KITCHEN PREP / MOP SINK ELEVATIONS 7

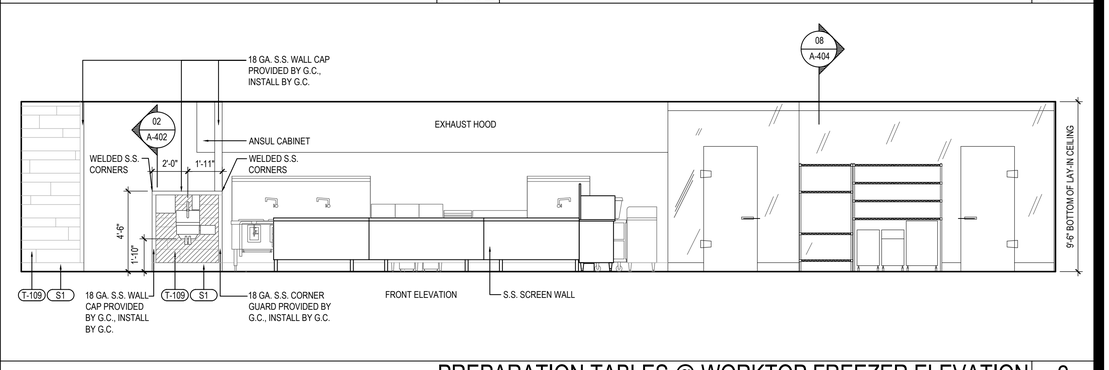
Scale= 1/4" = 1'-0" A-502



ELEV. 11

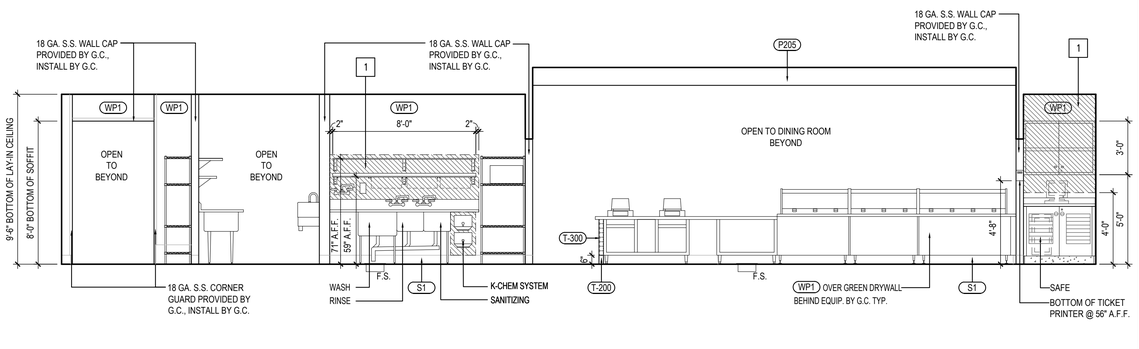
Scale= 1/4" = 1'-0" A-502





PREPARATION TABLES @ WORKTOP FREEZER ELEVATION 2

Scale= 1/4" = 1'-0" A-502



REAR SIDE OF SERVICE COUNTER 1

Scale= 1/4" = 1'-0" A-502

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EXPIRATION NOV 31 2021

khcloverarchitect
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LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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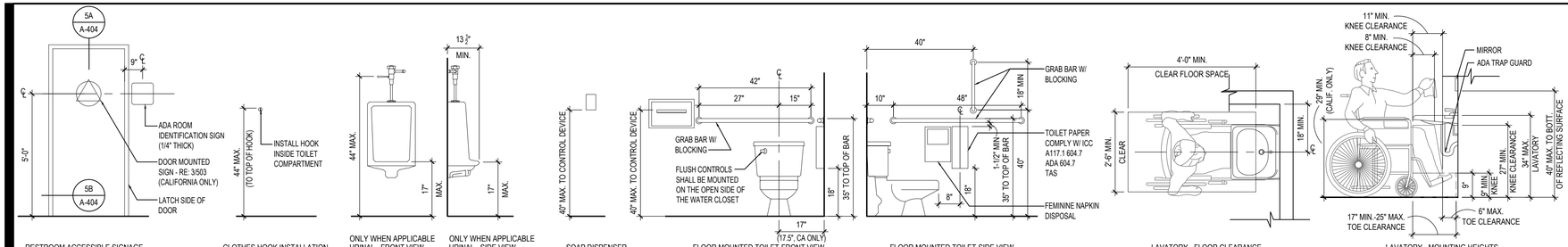
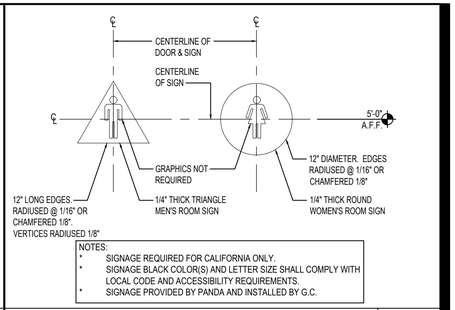
KITCHEN ELEVATIONS



RESTROOM ACCESSIBLE SIGNAGE | CLOTHES HOOK INSTALLATION | ONLY WHEN APPLICABLE URINAL - FRONT VIEW | ONLY WHEN APPLICABLE URINAL - SIDE VIEW | SOAP DISPENSER | FLOOR MOUNTED TOILET-FRONT VIEW | FLOOR MOUNTED TOILET-SIDE VIEW | LAVATORY - FLOOR CLEARANCE | LAVATORY - MOUNTING HEIGHTS

STANDARD ACCESSIBLE MOUNTING HEIGHTS AND CLEARANCES — 4

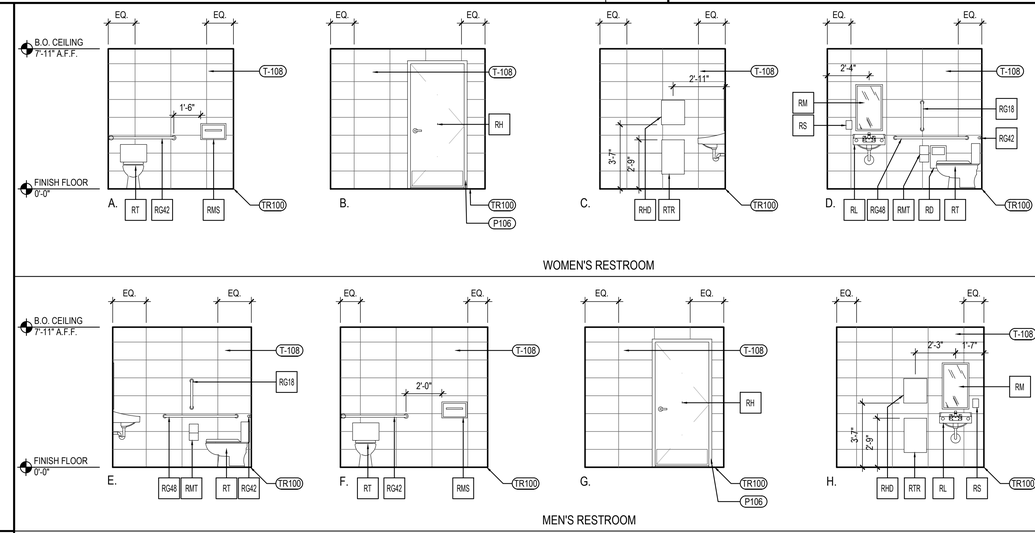
Scale= NTS — A-503



NOTES:
- SIGNAGE REQUIRED FOR CALIFORNIA ONLY.
- SIGNAGE BLACK COLOR(S) AND LETTER SIZE SHALL COMPLY WITH LOCAL CODE AND ACCESSIBILITY REQUIREMENTS.
- SIGNAGE PROVIDED BY PANDA AND INSTALLED BY G.C.

RESTROOM DOOR SIGNS — 3

Scale= 1" = 1'-0" — A-503



WOMEN'S RESTROOM

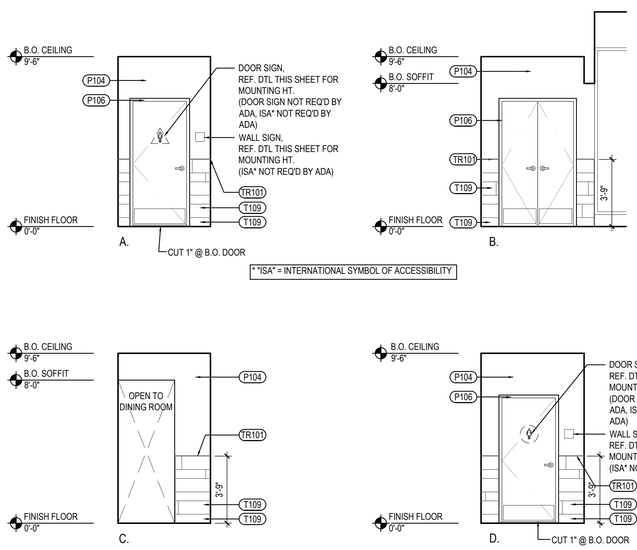
MEN'S RESTROOM

NOT USED — 6

Scale= 1" = 1'-0" — A-503

RESTROOM ELEVATIONS — 2

Scale= 1/4" = 1'-0" — A-503



* "ISA" = INTERNATIONAL SYMBOL OF ACCESSIBILITY

NOT USED — 7

Scale= 1" = 1'-0" — A-503

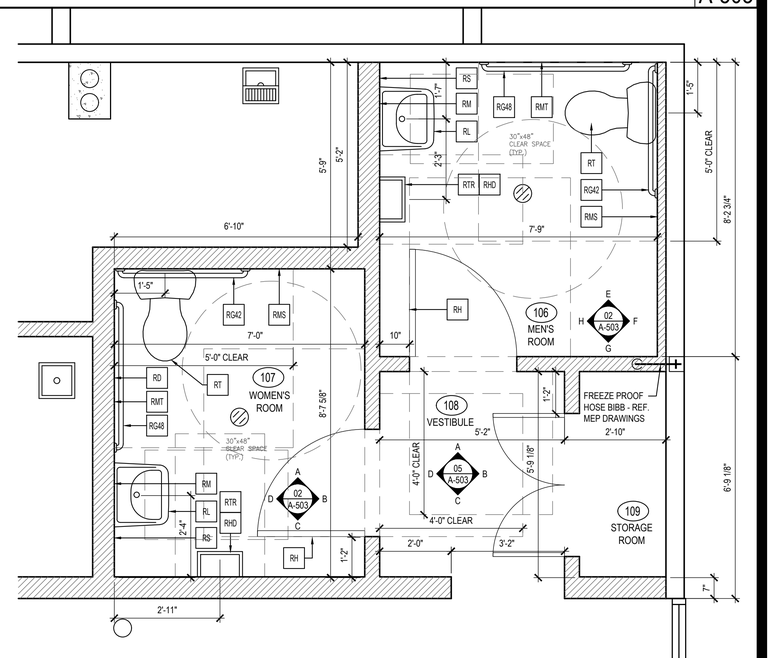
RESTROOM VESTIBULE ELEVATIONS — 5

Scale= 1/4" = 1'-0" — A-503

TOILET ACCESSORY SCHEDULE

NO	DESCRIPTION
RG42	BOBRICK GRAB BAR, 42" LONG B-6806 1 1/2", SATIN FINISH; FURNISHED BY LOCKNET, INSTALLED BY G.C.
RG48	BOBRICK GRAB BAR, 48" LONG B-6806 1 1/2" SATIN FINISH; FURNISHED BY LOCKNET, INSTALLED BY G.C.
RG18	BOBRICK GRAB BAR, 18" LONG B-6806 1 1/2" SATIN FINISH; FURNISHED BY LOCKNET, INSTALLED BY G.C.
RM	BOBRICK CHANNEL FRAME MIRROR B-165 (1836) 18"X36" STAINLESS STEEL CHANNEL FRAME FURNISHED BY LOCKNET, INSTALLED BY G.C. MOUNT 40" MAX. TO BOTTOM OF REFLECTING SURFACE
RS	SOAP DISPENSER (BY VENDOR)
RMS	BOBRICK SEAT COVER DISPENSER B-221 STAINLESS STEEL, SATIN FINISH FURNISHED BY LOCKNET, INSTALLED BY G.C.
RTR	BOBRICK SURFACE MOUNTED TRASH RECEPTACLE MODEL # B-277; FURNISHED BY LOCKNET, INSTALLED BY G.C.
RHD	PAPER TOWEL DISPENSER FURNISHED BY PANDA EXPRESS, INSTALLED BY G.C.
RMT	BOBRICK MUTI-ROLL TOILET TISSUE DISPENSER B-2888 STAINLESS STEEL, SATIN FINISH FURNISHED BY LOCKNET, INSTALLED BY G.C.
RT	AMERICAN STANDARD CADET RIGHT HEIGHT ELONGATED TOILET 2467.016 TLT, 4142.600 TANK, AMERICAN STANDARD #5321.110 SEAT, COLOR: WHITE. TRIP TO BE ON OPEN SIDE. FURNISHED AND INSTALLED BY G.C.
RL	ZURN WALL HUNG LAVATORY Z5344, 20" X 18" VITREOUS CHINA, WITH 4" CENTER FAUCET HOLES & ZURN Z-1231 CONCEALED ARM CARRIER FURNISHED AND INSTALLED BY G.C.
RD	BOBRICK SURFACE-MOUNTED SANITARY NAPKIN DISPOSAL B-254 STAINLESS STEEL, SATIN FINISH FURNISHED BY LOCKNET, INSTALLED BY G.C.
RH	BOBRICK SURFACE-MOUNTED CLOTHES HOOK AND BUMPER B-233 SOLID ALUMINUM CASTING, MATTE FINISH, INSIDE OF RESTROOM DOORS FURNISHED BY LOCKNET, INSTALLED BY G.C.

* INSULATE ALL PIPES (TRAP & HOT WATER) AT ACCESSIBLE LAVATORIES.



ENLARGED RESTROOM PLANS — 1

Scale= 1/2" = 1'-0" — A-503

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

A-503

ENLARGED RESTROOM PLANS AND ELEVATIONS

TRUE WARM & WELCOME 2300 R5

STRUCTURAL NOTES

GENERAL

1. THIS PROJECT SHALL MEET ALL REQUIREMENTS OF THE CITY OF HAMILTON, OH AND THE 2017 OHIO BUILDING CODE.
2. THE GENERAL CONTRACTOR SHALL VERIFY THE SIZE AND LOCATION OF ALL ARCHITECTURAL, MECHANICAL, PLUMBING, AND ELECTRICAL OPENINGS (COORDINATE WITH APPLICABLE TRADES). THE CONTRACTOR SHALL PROVIDE FOR ALL OPENINGS, WHETHER SHOWN ON THE STRUCTURAL DRAWINGS OR NOT. ANY DEVIATION FROM OPENINGS SHOWN ON THE STRUCTURAL DRAWINGS SHALL BE BROUGHT TO THE ENGINEER'S ATTENTION FOR APPROVAL PRIOR TO CONSTRUCTION.
3. THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS SHOWN ON THE STRUCTURAL DRAWINGS WITH THE ARCHITECTURAL DRAWINGS BEFORE CONSTRUCTION AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES OR INCONSISTENCIES BEFORE PROCEEDING WITH THE WORK.
4. COMPLETE SHOP DRAWINGS AS REQUIRED FOR THE STRUCTURAL WORK SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW PRIOR TO COMMENCEMENT OF CONSTRUCTION IN ACCORDANCE WITH THE SPECIFICATIONS. SUCH REVIEW BY THE ENGINEER DOES NOT RELIEVE THE CONTRACTOR OF FULL RESPONSIBILITY FOR CORRECT FABRICATION AND CONSTRUCTION OF THE WORK. ALLOW TEN (10) BUSINESS DAYS FOR REVIEW FROM THE TIME SUBMITTALS ARE RECEIVED IN OUR OFFICE.
5. ANY DEVIATION FROM, ADDITION TO, SUBSTITUTION FOR, OR MODIFICATION TO THE STRUCTURE OR ANY PART OF THE STRUCTURE DETAILED ON THESE DRAWINGS SHALL BE SUBMITTED IN WRITING TO THE ENGINEER FOR REVIEW. SHOP DRAWINGS THAT ARE SUBMITTED FOR REVIEW DO NOT CONSTITUTE "IN-WRITING" UNLESS IT IS CLEARLY NOTED THAT SPECIFIC CHANGES ARE BEING SUGGESTED.
6. THE STRUCTURAL DRAWINGS ARE NOT TO BE SCALED FOR DETERMINATION OF QUANTITIES, LENGTHS, OR FIT OF MATERIALS.
7. THE STRUCTURAL DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHODS OF CONSTRUCTION UNLESS SO STATED OR NOTED. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE WORKMEN AND OTHER PERSONS DURING CONSTRUCTION.

SPECIAL INSPECTION

THE FOLLOWING ITEMS REQUIRE SPECIAL INSPECTION:
(REFERENCE ADJACENT TABLES FOR ADDITIONAL INFORMATION.)

1. SOILS AND FOUNDATIONS
2. CAST-IN-PLACE CONCRETE
3. WOOD CONSTRUCTION
4. SPECIAL CASES (EPOXY ANCHORS)

DESIGN LOADS

1. ROOF LIVE LOAD 20 PSF
2. ROOF DEAD LOAD 20 PSF
3. WIND LOAD BASED ON ASCE 7-10
   V_{ULT} = 115 MPH
   V_{ASD} = 90 MPH
   RISK CATEGORY = II
   EXPOSURE CATEGORY B
   INTERNAL PRESSURE COEFFICIENT GC_{pi}: ±0.18
   COMPONENTS AND CLADDING WIND LOADS (ULTIMATE)

Design Wind Pressure (psf):									
			Effective Wind Area (sqft)						
Walls:			10	20	50	100	200	500
Interior	Area 4	+	18.4	17.5	16.5	16.0	16.0	16.0
		-	-19.9	-19.1	-18.0	-17.2	-16.4	-16.0
Edge	Area 5	+	18.4	17.5	16.5	16.0	16.0	16.0
		-	-24.5	-22.8	-20.7	-19.1	-17.4	-16.0
Roof:			10	20	50	100	200	500
Interior	Area 1	+	16.0	16.0	16.0	16.0	16.0	16.0
		-	-20.1	-19.5	-18.9	-18.4	-18.4	-18.4
Edge	Area 2	+	18.4	17.5	16.5	16.0	16.0	16.0
		-	-33.7	-30.1	-25.3	-21.8	-21.8	-21.8
Corner	Area 3	+	18.4	17.5	16.5	16.0	16.0	16.0
		-	-33.7	-30.1	-25.3	-21.8	-21.8	-21.8
Overhang:			10	20	50	100	200	500
Interior	Area 1	+	16.0	16.0	16.0	16.0	16.0	16.0
		-	-28.9	-28.4	-27.7	-27.2	-23.6	-18.8
Edge	Area 2	+	16.0	16.0	16.0	16.0	16.0	16.0
		-	-28.9	-28.4	-27.7	-27.2	-23.6	-18.8
Corner	Area 3	+	16.0	16.0	16.0	16.0	16.0	16.0
		-	-47.6	-37.4	-23.8	-16.0	-16.0	-16.0
Parapet Design Pressure (psf):								
			Effective Wind Area (sqft)					
Parapet:			10	20	50	100	200	500
Edge	Area 2	+	57.3	51.9	44.6	39.1	38.1	36.7
		-	-40.1	-38.1	-35.4	-33.4	-31.4	-28.7
Corner	Area 3	+	57.3	51.9	44.6	39.1	38.1	36.7
		-	-45.9	-42.8	-38.8	-35.7	-32.7	-28.7

WIDTH OF PRESSURE ZONE A = 4.1 ft

4. SEISMIC LOADS
   S_S = 0.141
   S_1 = 0.076
   SITE CLASS D
   S_{DS} = 0.094
   S_{D1} = 0.051
   DESIGN CATEGORY B
   DESIGN BASE SHEAR = 2 KIPS
   BASIC SEISMIC FORCE RESISTING SYSTEM = LIGHT FRAMED WOOD WALLS SHEATHED WITH WOOD SHEATHING PANELS RATED FOR SHEAR RESISTANCE.
5. SNOW LOADS
   GROUND SNOW Pg = 20 PSF
   MIN. FLAT ROOF SNOW Pf = 20 PSF
   SNOW DRIFT - REF 3/S401
   RAIN ON SNOW Pr = 5 PSF
   C_e = 1.0
   I = 1.0
   Ct = 1.0
6. SEE ROOF PLAN FOR ADDITIONAL MECHANICAL LOADS.

FOUNDATION DESIGN AND SITEWORK FOR BUILDING (NOTE: UPDATE PER SITE SPECIFIC GEOTECHNICAL REPORT)

1. FOUNDATION DESIGN IS BASED ON THE GEOTECHNICAL INVESTIGATION REPORT, "GEOTECHNICAL ENGINEERING REPORT: PANDA EXPRESS 1485 MAIN STREET HAMILTON, BUTLER COUNTY, OH BY TERRACON CONSULTANTS INC, TERRACON PROJECT (#N1205359) DATED NOVEMBER 10, 2020. CONTRACTOR SHALL OBTAIN A COPY OF THE SOILS REPORT AND ADHERE TO ALL RECOMMENDATIONS WITHIN, INCLUDING PREPARATION OF THE BUILDING PAD.
2. FOUNDATION DESIGN AND SITEWORK SHALL BE VERIFIED PRIOR TO PLACEMENT OF CONCRETE. A WRITTEN VERIFICATION SIGNED AND SEALED BY A GEOTECHNICAL ENGINEER SHALL BE SUBMITTED TO THE STRUCTURAL ENGINEER OF RECORD STATING THAT THE BEARING ELEVATIONS EXPOSED AFTER SITE STRIPPING HAVE BEEN INSPECTED AND ARE ADEQUATE TO SUPPORT A MINIMUM OF 6,000 PSF (ALLOWABLE SOIL BEARING CAPACITY) AND THE SOILS SUPPORTING THE SLAB-ON-GRADE ARE ADEQUATE TO MINIMIZE DIFFERENTIAL MOVEMENT TO LESS THAN ½" AND TOTAL MOVEMENT TO LESS THAN 1".
3. REMOVE ALL VEGETATION AND DEBRIS, INCLUDING PAVEMENTS, SIDEWALKS, BUILDING FOUNDATIONS, AND ABANDONED UTILITIES.
4. REMOVE ORGANIC SOIL TO A DEPTH OF ±6 INCHES.
5. PROOFROLL THE EXPOSED SUBGRADE TO DETECT SOFT OR YIELDING SOILS. REMOVE ANY SOFT OR YIELDING SOILS, SCARIFY, MOISTURE CONDITION AND RECOMPACT IN ACCORDANCE WITH ASTM D-698.
6. SOILS EXCAVATED FROM THE SITE THAT ARE FREE OF DELETERIOUS MATERIALS MAY BE USED AS FILL.
7. RAISE EXCAVATIONS AND LOW AREAS WITH COMPACTED FILL (ASTM D-698).
8. STRUCTURAL FILL SHALL BE COMPACTED TO 95% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D-698. THE IN-PLACE MOISTURE CONTENT FOR COHESIVE SOILS SHALL NOT VARY BY MORE THAN -1% TO +3% AND GRANULAR SOIL ±3% OF THE OPTIMUM MOISTURE CONTENT.
9. FOUNDATION DESIGN IS BASED ON AN ALLOWABLE BEARING PRESSURE OF 2,500 PSF AT MINIMUM 30" INTO SUITABLE EXISTING SOILS. MINIMUM CONTINUOUS FOOTING WIDTH IS 18 INCHES. MINIMUM FOOTING DEPTH IS 30" BELOW GRADE.
10. PROVIDE POSITIVE DRAINAGE AWAY FROM EXCAVATIONS SO AS NOT TO ALLOW STANDING WATER FOR LONG PERIODS OF TIME.
11. PROVIDE A 6 MIL THICK VAPOR BARRIER BETWEEN THE COMPACTED BASE AND CONCRETE SLAB.
12. DO NOT PUNCTURE THE VAPOR BARRIER. LAP AND TAPE ENDS.
13. BACKFILL AND COMPACT UTILITY TRENCHES AS DESCRIBED ABOVE.
14. PERFORM ALL SITEWORK UNDER THE DIRECT SUPERVISION OF A GEOTECHNICAL ENGINEER.

CONCRETE

1. ALL CONCRETE SHALL BE NORMAL WEIGHT, WITH A MINIMUM COMPRESSIVE STRENGTH OF 3,500 PSI AT 28 DAYS, (U.N.O.).
2. MINIMUM CEMENT CONTENT SHALL BE 5 SACKS PER CUBIC YARD.
3. TYPE C OR F FLY ASH MAY BE USED UP TO 20% OF TOTAL CEMENT CONTENT BY VOLUME. THIS IS ONLY FOR CONCRETE SPECIFIED IN THESE STRUCTURAL DRAWINGS. REFER TO SPECIFICATIONS BY OTHER DISCIPLINES.
4. MAXIMUM SLUMP SHALL BE 5 IN., U.N.O.
5. MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE AMERICAN CONCRETE INSTITUTE'S "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS", ACI 301.
6. CONCRETE MIX SHALL NOT USE ANY ADMIXTURES WHICH CONTAIN CALCIUM CHLORIDE.
7. CONCRETE TEST REPORTS SHALL BE MADE AVAILABLE AT THE JOB SITE. CONTRACTOR SHALL SUBMIT CONCRETE MIX DESIGN PER SPECIFICATIONS PRIOR TO PLACEMENT CONCRETE.

REINFORCING STEEL

1. BARS SHALL BE ASTM A615, GRADE 60.
2. DETAIL, FABRICATE, AND PLACE IN CONFORMANCE WITH ACI 315 AND 318.
3. LAP ALL REINFORCING STEEL 40 BAR DIAMETERS (U.N.O.).
4. LAP CONTINUOUS BARS IN GRADE BEAMS 40 BAR DIAMETERS (U.N.O. ON DRAWINGS). TOP BARS TO BE SPLICED BETWEEN SUPPORTS AND BOTTOM BARS TO BE SPLICED AT SUPPORTS, AS APPLICABLE.
5. PROVIDE ACCESSORIES FOR SUPPORT OF ALL REINFORCING.
6. SUBMIT SHOP DRAWINGS SHOWING ALL REINFORCING FOR APPROVAL BY THE STRUCTURAL ENGINEER OF RECORD.
7. THE FOLLOWING MINIMUM CONCRETE COVER SHALL BE PROVIDED FOR REINFORCEMENT:

	MINIMUM COVER, IN.
A. CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH	3
B. CONCRETE EXPOSED TO EARTH OR WEATHER:	
#6 THROUGH #18 BAR	2
#5 BAR, W31 OR D31 WIRE, AND SMALLER	1½
C. CONCRETE NOT EXPOSED TO WEATHER OR IN CONTACT WITH GROUND:	
SLABS, WALLS, JOISTS:	
#14 AND #18 BARS	1½
#11 BAR AND SMALLER	¾
BEAMS, COLUMNS:	
PRIMARY REINFORCEMENT, TIES, STIRRUPS, SPIRALS	1½

CONCRETE MASONRY UNITS

1. CONCRETE MASONRY UNITS SHALL CONFORM TO ASTM C90, TYPE 1, WITH COMPRESSIVE STRENGTH ($f'm$) OF 1,500 PSI
2. GROUT FOR CONCRETE MASONRY SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 2,500 PSI
3. MORTAR SHALL BE TYPE N, U.N.O.
4. REINFORCING IN MASONRY WALLS SHALL BE GRADE 60, ASTM A615.
5. TYPICAL REINFORCING:
   VERTICAL - REF. PLAN FOR SIZE AND SPACING
   HORIZONTAL - #9 WIRE IN DUR-O-WALL (LADUR TRUSS TYPE) OR APPROVED EQUAL AT 16" O.C. IN MASONRY WALLS, EXCEPT AT 8" O.C. FOR WALL BELOW GRADE OR STACK BOND WALLS (U.N.O. ON DRAWINGS).
6. MATERIALS AND WORKMANSHIP SHALL CONFORM TO DESIGN REQUIREMENTS BASED UPON THE AMERICAN CONCRETE INSTITUTES "BUILDING CODE REQUIREMENTS FOR MASONRY STRUCTURES", ACI 530.

POST-INSTALLED ANCHORS

1. EXCEPT WHERE NOTED ON DRAWINGS, USE WWW.STRONGTIE.COM FOR ADDITIONAL PRODUCT DATA. IT IS ACCEPTABLE TO USE THE SIMPSON SET-XP ADHESIVE SYSTEM OR APPROVED EQUAL (TYP., U.N.O.) ICC ESR-2508.
2. EXCEPT WHERE INDICATED ON THE DRAWINGS, HILTI PRODUCTS MAY BE USED. CONTACT HILTI AT (800) 879-8000 FOR PRODUCT RELATED QUESTIONS.
3. ANCHOR CAPACITY USED IN DESIGN SHALL BE BASED ON THE TECHNICAL DATA PUBLISHED OR SUCH OTHER METHOD AS APPROVED BY THE STRUCTURAL ENGINEER OF RECORD. SUBSTITUTION REQUESTS FOR ALTERNATE PRODUCTS MUST BE APPROVED IN WRITING BY THE STRUCTURAL ENGINEER OF RECORD PRIOR TO USE. CONTRACTOR SHALL PROVIDE CALCULATIONS DEMONSTRATING THAT THE SUBSTITUTED PRODUCT IS CAPABLE OF ACHIEVING THE PERFORMANCE VALUES OF THE SPECIFIED PRODUCT. SUBSTITUTIONS WILL BE EVALUATED BY THEIR HAVING AN ICC ESR SHOWING COMPLIANCE WITH THE RELEVANT BUILDING CODE FOR SEISMIC USES, LOAD RESISTANCE, INSTALLATION CATEGORY, AND AVAILABILITY OF COMPREHENSIVE INSTALLATION INSTRUCTIONS. ADHESIVE ANCHOR EVALUATION WILL ALSO CONSIDER CREEP, IN-SERVICE TEMPERATURE AND INSTALLATION TEMPERATURE.
4. INSTALL ANCHORS PER THE MANUFACTURER INSTRUCTIONS, AS INCLUDED IN THE ANCHOR PACKAGING.
5. INSTALL ACCORDING TO MANUFACTURER'S SPECIFICATIONS. THREADED ROD AND REBAR DIAMETERS AND EMBEDMENT LENGTHS SHALL BE AS NOTED ON DRAWINGS.
6. OVERHEAD ADHESIVE ANCHORS MUST BE INSTALLED USING PRODUCTS WHICH HAVE SPECIFIC APPLICATIONS THAT ARE INTENDED FOR OVERHEAD USE.
7. RECOMMENDED FOR CONTRACTOR TO ARRANGE AN ANCHOR MANUFACTURER'S REPRESENTATIVE TO PROVIDE ONSITE INSTALLATION TRAINING FOR ALL OF THEIR ANCHORING PRODUCTS SPECIFIED.
8. ANCHOR CAPACITY IS DEPENDANT UPON SPACING BETWEEN ADJACENT ANCHORS AND PROXIMITY OF ANCHORS TO EDGE OF CONCRETE. INSTALL ANCHORS IN ACCORDANCE WITH SPACING AND EDGE CLEARANCES INDICATED ON THE DRAWINGS.
9. EXISTING REINFORCING BARS IN THE CONCRETE STRUCTURE MAY CONFLICT WITH SPECIFIC ANCHOR LOCATIONS. UNLESS NOTED ON THE DRAWINGS THAT THE BARS CAN BE CUT, THE CONTRACTOR SHALL REVIEW THE EXISTING STRUCTURAL DRAWINGS AND SHALL UNDERTAKE TO LOCATE THE POSITION OF THE REINFORCING BARS AT THE LOCATIONS OF THE CONCRETE ANCHORS, BY FERROSCAN, GPR, X-RAY, CHIPPING OR OTHER MEANS.
10. CONTRACTOR SHALL USE THE NECESSARY MEANS, AS REQUIRED BY OSHA TO PROTECT FROM DUST DRILLING OPERATIONS.

LIGHT GAGE METAL FRAMING

1. STEEL STUD SIZES SHALL BE AS NOTED ON THE DRAWINGS, CONFORMING TO SSMA STANDARDS.
2. FABRICATE AND ERECT AS SPECIFIED. MANUFACTURER SHALL SUPPLY ALL CLIPS, FASTENERS, TEMPORARY BRACING, ACCESSORIES, STANDARD BRIDGING, ETC.
3. ALL STEEL STUDS SHALL HAVE A MINIMUM 1⅜" FLANGE WITH A ½" RETURN (U.N.O.).
4. ALL STUDS 18 GAGE AND THINNER SHALL HAVE A MINIMUM YIELD STRENGTH, F_y, OF 33 KSI AND TENSILE STRENGTH, Fu, OF 45 KSI. ALL STUDS 16 GAGE AND THICKER SHALL HAVE A MINIMUM STRENGTH OF 50 KSI AND TENSILE STRENGTH OF 65 KSI (U.N.O.).
5. TRACK SECTIONS SHALL BE EQUAL GRADE AND GAGE THICKNESS OF STUDS BEING USED. TYPICAL, U.N.O.
6. ALL FASTENERS SHALL BE SELF-TAPPING NO. 12-14 GAGE SCREWS, OR WELD IN ACCORDANCE WITH SECTION 6.0 OF THE AMERICAN WELDING SOCIETY'S "STRUCTURAL WELDING CODE - SHEET METAL" (AWS D1.3) AS SHOWN ON DRAWINGS.

STRUCTURAL WOOD

1. WOOD FRAMING SHALL COMPLY WITH THE SOUTHERN PINE INSPECTION BUREAU, OR SHALL CONFORM TO SPECIFICATIONS AS PUBLISHED BY THE WESTERN WOODS PRODUCTS ASSOCIATION.
2. WOOD FRAMING 2 INCHES X 4 INCHES AND LARGER SHALL BE NO. 2 SOUTHERN PINE, NO. 2 DOUGLAS FIR LARCH, OR EQUIVALENT (U.N.O.).
3. WOOD COLUMNS 6 INCHES X 6 INCHES AND LARGER SHALL BE NO. 1 SOUTHERN PINE, NO. 1 DOUGLAS FIR LARCH, OR EQUIVALENT.
4. ALL EXPOSED WOOD FRAMING, UNLESS NOTED OTHERWISE, SHALL BE "SELECT" GRADE LUMBER.
5. ALL PLATES IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED (USE CATEGORY 2 AS SPECIFIED BY AWPA) FOR MOISTURE PROTECTION. ALL WOOD EXPOSED TO WEATHER SHALL BE PRESSURE TREATED (USE CATEGORY 3B AS SPECIFIED BY AWPA) OR WESTERN RED CEDAR.
6. ALL MULTIPLE PIECE WOOD BEAMS AND COLUMNS TO BE CONNECTED TOGETHER WITH (3) ROWS OF 16d NAILS @ 12" OC UNLESS NOTED OTHERWISE.
7. ENGINEERED WOOD PRODUCTS
   A. SIZES AND DESIGNATIONS ARE BASED ON PUBLISHED REDBUILT MEMBERS AS MANUFACTURED BY REDBUILT (FORMERLY THE COMMERCIAL DIVISION OF TRUS JOIST).
   B. OTHER WOOD MEMBERS WILL BE PERMITTED WHERE LOAD CAPACITIES ARE EQUIVALENT AND SUBSTANTIATED BY PUBLISHED LOAD TABLES.
   C. FABRICATOR SHALL SUBMIT SHOP DRAWINGS SHOWING LAYOUT OF MEMBERS, BRIDGING, BRACING, ERECTION DETAILS, TRUSS PENETRATIONS, AND DESIGN CALCULATIONS SEALED BY A REGISTERED ENGINEER (in the project state).
   D. LAMINATED VENEER LUMBER (LVL):
      A. ALL LAMINATED VENEER LUMBER SHALL BE DESIGNED AND MANUFACTURED TO THE STANDARDS SET FORTH IN THE NER-126 REPORT.
      B. ALLOWABLE UNIT STRESSES REQUIRED FOR DRY CONDITIONS OF USE FOR VENEER LAMINATED LUMBER SHALL BE AS FOLLOWS:
      a. BENDING 2600 PSI
      b. COMPRESSION PARALLEL TO GRAIN 2460 PSI
      c. HORIZONTAL SHEAR 285 PSI
      d. COMPRESSION PERPENDICULAR TO GRAIN 750 PSI
      e. MODULUS OF ELASTICITY 2,000,000 PSI
      C. LAMINATED VENEER LUMBER MEMBER SIZES SHOWN ARE NET; OTHER MAMBER SIZES ARE NOMINAL.
8. METAL-PLATE-CONNECTED WOOD TRUSSES
   A. TRUSS FABRICATION AND INSTALLATION SHALL COMPLY WITH THE FOLLOWING STANDARDS:
      a. ANSI / TPI 1- 2014- NATIONAL DESIGN STANDARD FOR METAL PLATE CONNECTED WOOD TRUSS CONSTRUCTION.
      b. BCSI-B1: GUIDE FOR HANDLING, INSTALLING, RESTRAINING & BRACING OF TRUSSES
      c. BCSI-B2: TRUSS INSTALLATION & TEMPORARY RESTRAINT/ BRACING
      d. BCSI-B3: PERMANT RESTRAINT/BRACING OF CHORDS & WEB MEMBERS
   B. TRUSSES SHALL BE DESIGNED FOR THE LOADS AS SHOWN ON 3/S401.
      a. ADDITIONAL MECHANICAL LOADS SHALL BE APPLIED TO THEIR RESPECTIVE CHORD MEMBER AS NOTED ON THE FLOOR/ROOF PLAN
      b. SNOW DRIFT LOADS AND UNBALANCED ROOF SNOW LOADS AS INDICATED (WHERE APPLICABLE)
      c. REQUIRED UPLIFT FOR COMPONENTS AND CLADDING LOADS AS INDICATED IN THE DESIGN LOADS SECTION OF THESE STRUCTURAL NOTES
      d. ALLOWABLE VERTICAL DEFLECTION LIMITS: DEAD + LIVE: L/180
         LIVE: L/240
      e. TRUSS CAMBER: TO BE PROVIDED BY THE TRUSS DESIGNER AS REQUIRED TO MEET SERVICEABILITY LIMITS UNLESS SPECIFICALLY NOTED BY THE BUILDING DESIGNER
   C. ALL TRUSS-TO-TRUSS CONNECTORS SHALL BE SPECIFIED BY THE TRUSS DESIGNER.
   TRUSS-TO-STRUCTURAL ELEMENT CONNECTIONS SHALL BE SPECIFIED BY THE BUILDING DESIGNER, UNLESS SPECIFICALLY NOTED.
   D. PERMANENT MEMBER RESTRAINT/ BRACING OF TRUSS SYSTEM SHALL BE SPECIFIED BY THE TRUSS DESIGNER. TRUSS DESIGNER IS PERMITTED TO SUBSTITUTE PERMANENT INDIVIDUAL TRUSS MEMBER RESTRAINT WITH REINFORCEMENT DESIGNED TO PREVENT BUCKLING. IF SPECIFIC TRUSS MEMBER PERMANENT RESTRAINT DESIGN IS NOT PROVIDED, THE METHOD OF PERMANENT INDIVIDUAL TRUSS MEMBER RESTRAINT AND DIAGONAL BRACING FOR THE TRUSS TOP CHORD, BOTTOM CHORD, AND WEB MEMBERS SHALL BE IN ACCORDANCE WITH BCSI-B3 OR BCSI-B7
   E. A "TRUSS SUBMITTAL PACKAGE" AS DEFINED BY ANSI/ TPI-1, SHALL BE SUBMITTED TO THE BUILDING DESIGNER FOR REVIEW FOR COMPATIBILITY WITH THE BUILDING DESIGN. THE TRUSS SUBMITTAL PACKAGE SHALL INCLUDE; INDIVIDUAL TRUSS DESIGN DRAWINGS, THE TRUSS PLACEMENT DIAGRAM (INCLUDING TRUSS BRIDGING LAYOUT), THE COVER/TRUSS INDEX SHEET, LATERAL RESTRAINT AND DIAGONAL BRACING DETAILS DESIGNED IN ACCORDANCE WITH GENERALLY ACCEPTED ENGINEERING PRACTICE, APPLICABLE BCSI-DEFINED LATERAL RESTRAINT AND DIAGONAL BRACING DETAILS AND ANY OTHER STRUCTURAL DETAILS GERMANE TO THE TRUSSES. EACH INDIVIDUAL TRUSS DESIGN DRAWING, OR COVER/TRUSS IN SHEET IF USED, SHALL BEAR THE SEAL AND SIGNATURE OF THE TRUSS DESIGNER REGISTERED IN THE PROJECT STATE.
   F. THE CONTRACTOR SHALL FAMILIARIZE THEMSELVES WITH THE "REQUIREMENTS OF THE CONTRACTOR" AS DEFINED BY ANSI/TPI 1.
9. ROOF DECK
   A. ALL ROOF DECK SHALL BE APA RATED GRADE PLYWOOD OR OSB (ORIENTED STRAND BOARD). STRUCTURAL I GRADES MAY HAVE EITHER AN EXTERIOR OR EXPOSURE I DESIGNATION (U.N.O.).
   B. ROOF SHEATHING SHALL BE $^{23}/_{32}$ INCH THICK MINIMUM (48/24) U.N.O.
   C. USE 4" x 8" SIZE PLYWOOD.
   D. STAGGER ENDS OF SHEETS.
   E. PROVIDE BLOCKING AT EDGES OF ALL ROOF SHEETS. PLYWOOD CLIPS MAY BE USED AT ROOF INSTEAD OF BLOCKING, UNLESS BLOCKING REQUIRED FOR NAILING.
   F. NAIL EDGES OF ROOF SHEETS AT 6 IN. O.C. MAXIMUM (U.N.O.).
   G. NAIL FACES OF ROOF SHEETS AT 12 IN. O.C. MAXIMUM.
   H. USE MINIMUM 10d COMMON NAILS (U.N.O.).
10. WALL SHEATHING
    A. ALL WALL SHEATHING SHALL BE APA RATED GRADE PLYWOOD OR OSB (ORIENTED STRAND BOARD). STRUCTURAL I GRADES MAY HAVE EITHER AN EXTERIOR OR EXPOSURE I DESIGNATION (U.N.O.).
    B. WALL SHEATHING SHALL BE $^{15}/_{32}$ INCH THICK MINIMUM (32/16) U.N.O.
    C. STAGGER ENDS OF SHEETS.
    D. PROVIDE BLOCKING AT EDGES OF ALL SHEARWALL SHEETS.
    E. NAIL EDGES OF SHEARWALL SHEETS PER SCHEDULE ON PLAN (OTHER WALLS AT 6 IN. O.C. MAXIMUM).
    F. NAIL FACES OF WALL SHEETS AT 12 IN. O.C. MAXIMUM.
    G. USE MINIMUM 10d COMMON NAILS (U.N.O.).
11. CONNECTORS SHALL BE AS MANUFACTURED BY THE SIMPSON CO. OR APPROVED EQUAL. CONNECTORS USED WITH PRESSURE TREATED LUMBER OR IN UNCONDITIONED SPACE, SHALL HAVE THE ZMAX (G185) COATING. ALL NAILS USED FOR CONNECTORS SHALL MATCH THOSE SPECIFIED BY THE SUPPLIER'S PRODUCT CATALOG.
12. NAILING, UNLESS NOTED OTHERWISE, SHALL BE PER THE 2015 INTERNATIONAL BUILDING CODE.
13. ALL REFERENCES TO NAILS ON THE STRUCTURAL DRAWINGS ARE BASED ON COMMON WIRE NAILS (U.N.O.) WITH THE FOLLOWING DIMENSIONS, TYPICAL, U.N.O.
    8d COMMON: 0.131" DIA. X 2½" LONG
    10d COMMON: 0.148" DIA. X 3" LONG
    16d COMMON: 0.162" DIA. X 3½" LONG
    POWER AUTOMATED NAIL GUNS SHALL USE NAILS TO MATCH THE ABOVE NAILS AS SPECIFIED.

Statement of Special Inspections

This Statement of Special Inspections / Quality Assurance Plan includes the following building systems:

- ☑ Soils and Foundations
- ☑ Cast-in-Place Concrete
- ☐ Masonry
- ☐ Structural Steel
- ☑ Wood Construction
- ☑ Special Cases

General Notes

Monitoring: Periodic (P) Continuous (C)

The inspectors and testing agencies shall be engaged by the Owner or the Owner's Agent, and not by the Contractor or Subcontractor whose work is to be inspected or tested. Any conflict of interest must be disclosed to the Building Official, prior to commencing work. *C*

The qualifications of all personnel performing Special Inspections and testing activities are subject to the approval of the Building Official and E.O.R. The credentials of all inspectors and testing technicians shall be provided if requested.

The special inspectors shall keep records of inspections and shall furnish inspection reports to the owner, Engineer of Record (E.O.R.) and Architect of Record (A.O.R.). Field and testing result reports shall be submitted to all designated parties as they are completed. The reports shall indicate that the work performed was done in accordance to the construction drawings. Discrepancies shall be brought to the attention of the general contractor for correction. If the discrepancies are not corrected, the discrepancies shall be brought to the attention of the E.O.R. prior to completion of that phase of work. A final report that documents required special inspections and corrections of discrepancies shall be submitted by the General Contractor to the Owner, E.O.R. and A.O.R.

Soils and Foundations

Item	Scope	
1. Shallow Foundations	*Inspect soils below footings for adequate bearing capacity and consistency with geotechnical report.* *Inspect removal of unsuitable material and preparation of subgrade prior to placement of controlled fill.*	
2. Controlled Structural Fill	*Perform sieve tests (ASTM D422 & D1140) and modified Proctor tests (ASTM D1557) of each source of fill material.* *Inspect placement, lift thickness and compaction of controlled fill.* *Test density of each lift of fill by nuclear methods (ASTM D2922)* *Verify extent and slope of fill placement.*	

Note:
1. Special Inspection is not required during placement of controlled fill having a total depth of 12 inches or less.

Wood Construction

Item	Scope	Monitoring: Periodic (P) Continuous (C)
1. Fabricator Certification/ Quality Control Procedures ☐ Fabricator Exempt	*Inspect shop fabrication and quality control procedures for wood truss plant.* *Confirm certification of supplier.*	*P*
2. Material Grading	*Inspect grade stamps on structural lumber for compliance with the contract documents.*	*P*
3. Connections	*Verify connection hardware and its installation. Inspect bearing, nails, bolts, hangers or clips, or other devices are tight and otherwise properly installed per the contract documents.*	*C*
4. Framing and Details	*Inspect members for size and placement for conformance to the SER approval submittals and contract document. Review engineered joist shop drawings. Submit to SER for review.*	*P*
5. Diaphragms & Shearwalls	*Inspect thickness and grade of plywood (or OSB), blocking, placement, embedment, size of hold down anchors and the edge and field nailing of the plywood (or OSB) to the framing for conformance to the contract documents.*	*C*
6. Prefabricated Wood Trusses	*Inspect the fabrication of wood trusses. Bottom chord splices are prohibited in the middle third point of the truss.*	*P*
7. Permanent Truss Bracing	*Bridging and bracing installed per the approved truss shop drawings.*	*P*

Special Cases

Item	Scope	Monitoring: Periodic (P) Continuous (C)
Epoxy Anchors in Concrete or CMU	*Review anchors and product being used for conformance to contract documents. Observe installation for compliance to manufacturers specifications. Perform pull test to 125% of allowable design load per manufacturer specifications. (Minimum of 10% of total anchors, to include a minimum of one of each type, size or embedment.)*	*C*

Cast-in-Place Concrete

Item	Scope	Monitoring: Periodic (P) Continuous (C)
1. Mix Design	*Review concrete batch tickets and verify compliance with approved mix design. Verify that water added at the site does not exceed that allowed by the mix design. Submit proposed mix design of each class of concrete to Structural Engineer of Record and to inspection and testing firm for review prior to commencement of work.*	*P*
2. Material Certification	*Review for conformance to contract documents. Submit to Structural Engineer of Record for review.*	*P*
3. Anchor Rods	*Inspect size, positioning and embedment of anchor rods. Inspect concrete placement and consolidation around anchors.*	*C*
4. Concrete Placement	*Inspect placement of concrete. Verify that concrete conveyance and depositing avoids segregation or contamination. Verify that concrete is properly consolidated.*	*C*
5. Sampling and Testing of Concrete	*Test concrete compressive strength (ASTM C31 & C39), slump (ASTM C143), air-content (ASTM C231 or C173) and temperature (ASTM C1064). Three concrete test cylinders will be taken for every 75 or less cubic yards of each class of concrete placed, or concrete placed on any given day. One additional test cylinder will be taken during cold weather concreting, cured on job site under same conditions as concrete represents.*	*C*
6. Curing and Protection	*Inspect curing, cold weather protection and hot weather protection procedures.*	*P*

Note: Special Inspection is not required for flatwork patios, driveways and sidewalks, on grade not shown on structural drawings.

BRITT PETERS AND ASSOCIATES INC.
consulting engineer
101 Falls Park Dr
Suite 601
Greenville, SC 29601
(864) 271-8869
Fax (864) 233-5140
www.brittpeters.com
BPA Job No. 210196

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1ST	SITE PLAN REVIEW	02-16-21
2ND	PERMIT/BID SET	04-09-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO
WILLIAM B. UNDERWOOD
#83013
REGISTERED PROFESSIONAL ENGINEER
4/13/21

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph:

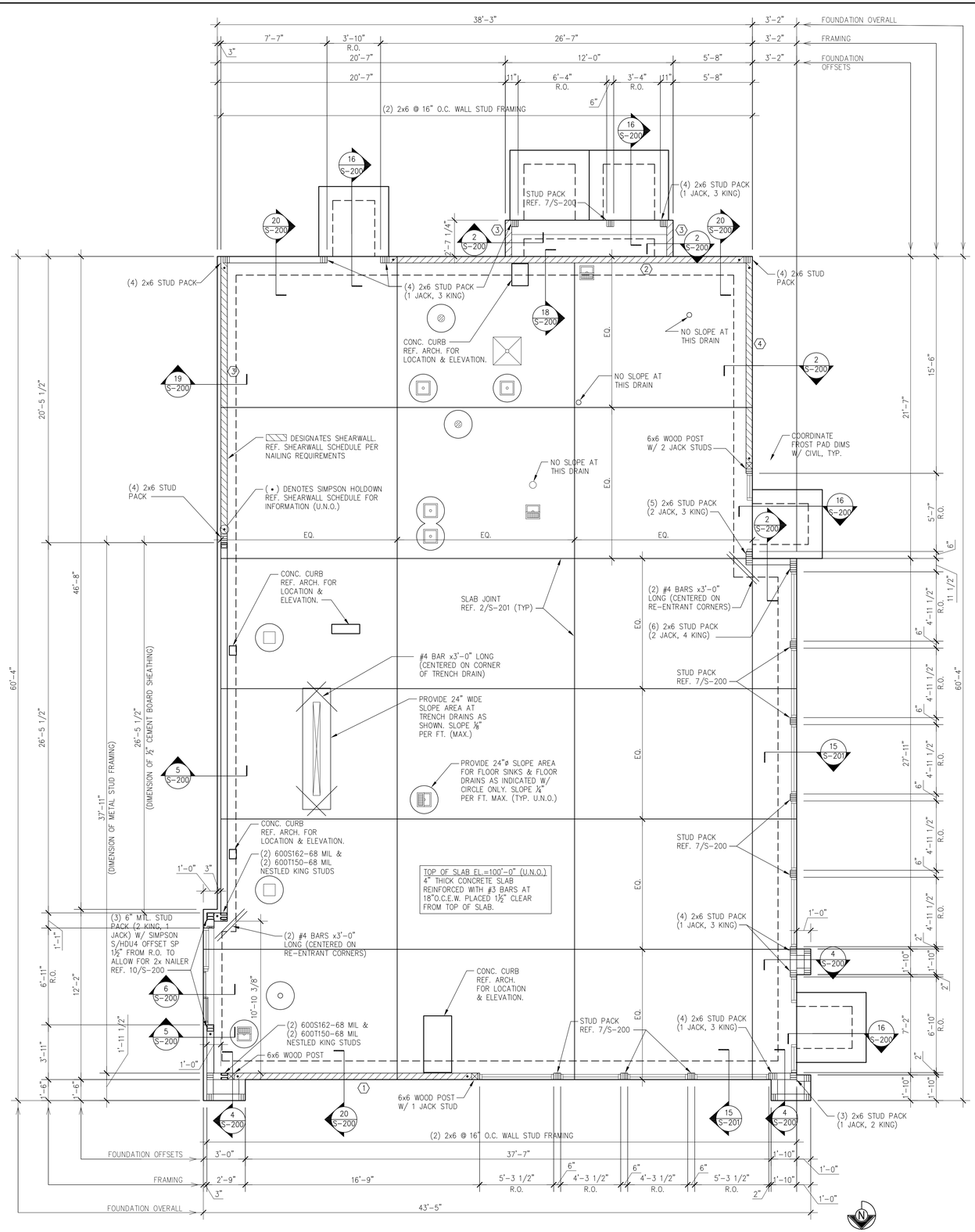
PLAN NOTES

1. REF. SHEET S-000 FOR STRUCTURAL NOTES AND SPECIAL INSPECTIONS.
2. REF. 3/S-201 FOR TYPICAL PIPE AND TRENCH DETAIL AS REQUIRED.
3. REF. 4/S-201 FOR TYPICAL SILL PLATE BOLT DETAIL AS REQUIRED.
4. REF. 5/S-201 FOR TYPICAL STEP FOOTING DETAIL AS REQUIRED.
5. REF. 6/S-201 FOR TYPICAL GRADE BEAM STIRRUP DETAIL AS REQUIRED.
6. REF. 7/S-201 FOR TYPICAL REINFORCING BAR DETAIL AS REQUIRED.
7. REF. 8/S-201 FOR TYPICAL CORNER BAR DETAIL AS REQUIRED.
8. REF. 17/S-200 FOR TYPICAL NON BEARING WALL CONNECTION AT SLAB AS REQUIRED.
9. REF. 3/S-301 FOR TYPICAL FRAMING NOTCHES DETAIL AS REQUIRED.
10. REF. 4/S-301 FOR TYPICAL WALL FRAMING DETAILS AS REQUIRED.
11. REF. 11/S-200 FOR TYPICAL TRASH ENCLOSURE DETAIL AS REQUIRED.
12. REF. 9/S-201 FOR TYPICAL CURB DETAIL AS REQUIRED.
13. REF. 15/S-200 FOR TYPICAL LIGHT POLE BASE DETAIL AS REQUIRED.
14. REF. 12/S-200 AND 16/S-200 FOR TYPICAL UMBRELLA FOOTING AS REQUIRED.
15. REF. 10/S-201 FOR TYPICAL TRENCH DRAIN DETAIL AS REQUIRED.
16. REF. 11/S-201 FOR TYPICAL DRAIN DETAIL AS REQUIRED.
17. COORDINATE WITH ARCHITECTURAL, MECHANICAL AND PLUMBING DRAWINGS FOR LOCATIONS OF ALL DEPRESSIONS, CURBS, DRAINS, ETC. IN FLOOR SLAB.

SHEARWALL SCHEDULE			
TYPE	NAIL SPACING	HOLDOWN	ANCHOR BOLTS
⟨1⟩	10d @ 4" O.C.	HDU8-SDS2.5	⅝"ø @ 32" O.C.
⟨2⟩	10d @ 6" O.C.	HDU5-SDS2.5	⅝"ø @ 32" O.C.
⟨3⟩	10d @ 6" O.C.	HDU5-SDS2.5	⅝"ø @ 32" O.C.
⟨4⟩	10d @ 6" O.C.	HDU5-SDS2.5	⅝"ø @ 32" O.C.

⟨X⟩ – DESIGNATES SHEARWALL TYPE

NOTES:
1. USE 10d COMMON NAILS.
2. NAIL PANEL FACES @ 12" O.C.
3. USE 15/32" PLYWOOD.
4. STAGGER PLYWOOD JOINT AND SILL PLATE NAILING.
5. FRAMING MEMBERS OR BLOCKING SHALL BE PROVIDED AT THE EDGES OF ALL SHEETS IN SHEARWALLS.
6. REFER TO 9/S-200 FOR HOLD DOWN ANCHOR EMBEDMENT.
7. HOLD DOWN ANCHORS MUST BE TIED IN PLACE PRIOR TO FOUNDATION INSPECTION.
8. FRAMING AT ADJOINING PANEL EDGES SHALL BE 3 INCH NOMINAL OR THICKER AND NAILS SHALL BE STAGGERED WHERE NAILS ARE SPACED AT 3" O.C. OR ARE ON EACH FACE.



FOUNDATION NOTES 1
Scale: NO SCALE S-100

FOUNDATION PLAN A
Scale: 1/4"=1'-0" S-100

BRITT PETERS AND ASSOCIATES INC.
consulting engineer
101 Falls Park Dr
Suite 601
Greenville, SC 29601
(864) 271-8869
Fax (864) 233-5140
www.brittpeters.com
BPA Job No. 210196

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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WILLIAM B UNDERWOOD
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khcklover architect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

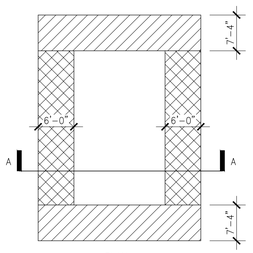
PANDA EXPRESS

TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

S-100

FOUNDATION PLAN

TRUE WARM & WELCOME 2300 R5

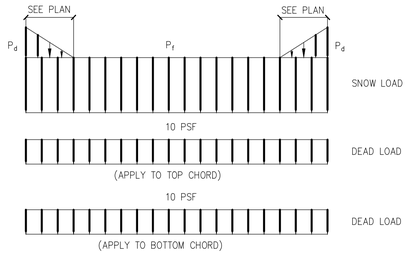


PLAN

P_d = 30 PSF

P_d = 25 PSF

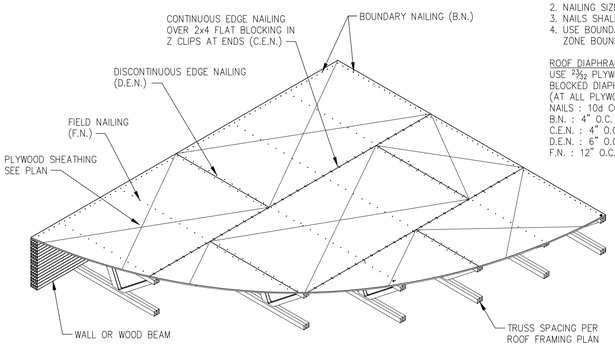
P_f = 14 PSF (FOR ENTIRE ROOF)



SECTION "A-A"

NOTE:
ALSO, APPLY ROOF TOP AND SUSPENDED POINT LOADS. WEIGHT AND LOCATION OF UNITS AS NOTED ARE SHOWN ON S-101 AND ARE NOT INCLUDED IN THE ABOVE LOADING DIAGRAM. VERIFY THESE LOADS WITH MECHANICAL SUPPLIER BEFORE DESIGNING TRUSS.

TRUSS LOADING 3 / S-101



NOTES:
1. RUN LONG DIMENSION OF PLYWOOD PERPENDICULAR TO TRUSSES.
2. NAILING SIZE AND SPACING AS NOTED BELOW.
3. NAILS SHALL HAVE A MIN. 3/8" EDGE DISTANCE.
4. USE BOUNDARY NAILING CONTINUOUS @ ALL NAILING ZONE BOUNDARIES. SEE PLAN FOR ZONE EXTENTS.

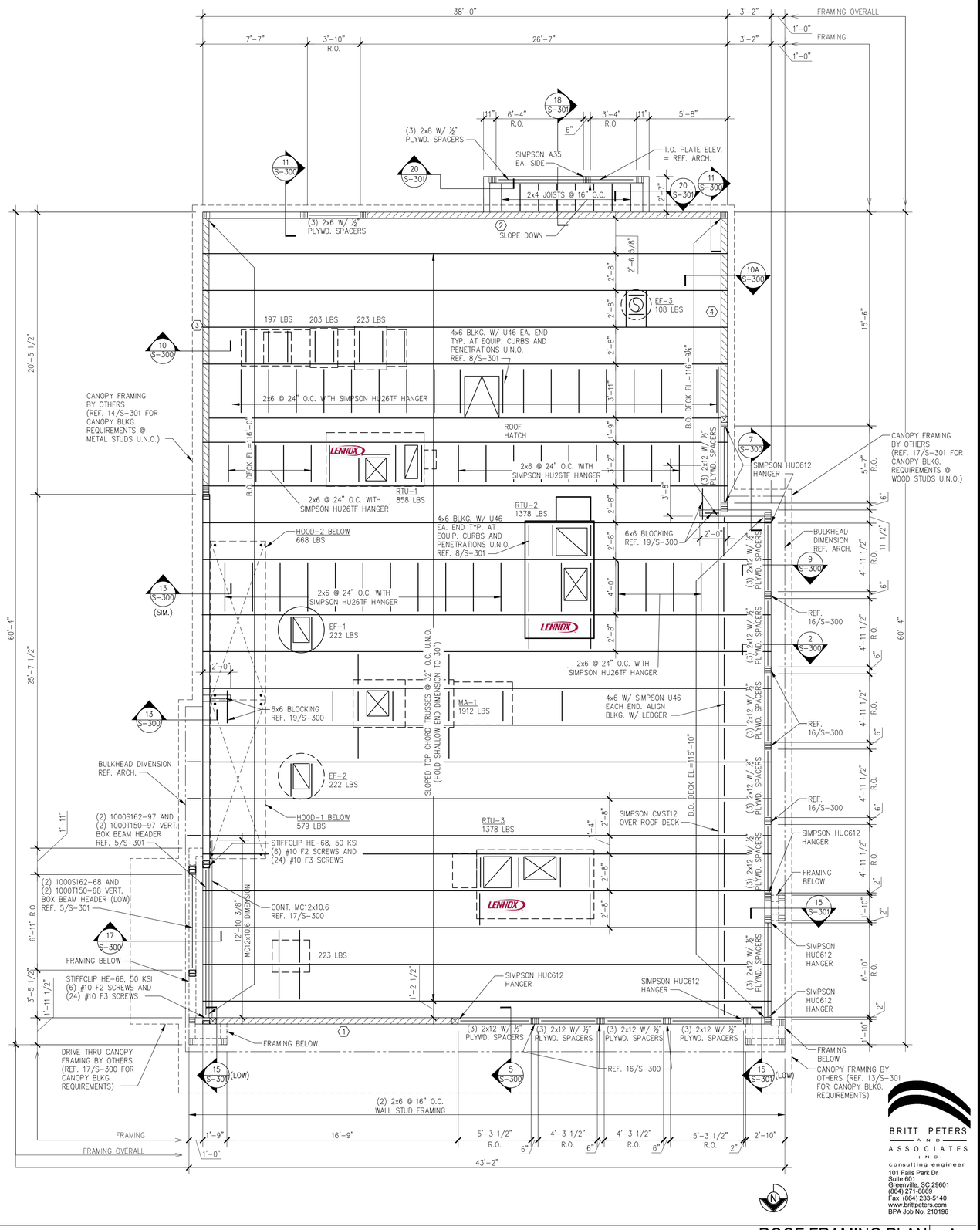
ROOF DIAPHRAGM
USE $^{23}/_{32}$ PLYWOOD, INDEX 48/24
BLOCKED DIAPHRAGM 2x4 FLAT IN Z CLIP (AT ALL PLYWOOD EDGES, TYP. U.N.O.)
NAILS : 10d COMMON NAILS
B.N. : 4" O.C.
C.E.N. : 4" O.C.
D.E.N. : 6" O.C.
F.N. : 12" O.C.

TYPICAL ROOF DIAPHRAGM DETAIL 2 / S-101

PLAN NOTES

1. REF. SHEET S-000 FOR STRUCTURAL NOTES AND SPECIAL INSPECTIONS.
2. REF. 9/S-301 FOR TYPICAL SUSPEND THREADED ROD SUPPORT DETAIL AS REQUIRED.
3. REF. 7/S-301 & 12/S-301 FOR TYPICAL SOFFIT FRAMING AT SERVICE COUNTER. REFER TO ARCH. FOR LOCATION.
4. REF. 2/S-301 FOR TYPICAL HEADER DETAIL AS REQUIRED U.N.O.
5. REF. 8/S-301 FOR TYPICAL MECHANICAL UNIT SUPPORT DETAIL AS REQUIRED.
6. REF. 6/S-301 FOR TYPICAL BRIDGING AND BRACING DETAIL AS REQUIRED.
7. REF. 10/S-301 FOR TYPICAL PARTITION WALL SUPPORT PARALLEL TO TRUSS DETAIL AS REQUIRED.
8. REF. 11/S-301 FOR TYPICAL PARTITION WALL SUPPORT PERPENDICULAR TO TRUSS DETAIL AS REQUIRED.
9. REF. 1/S-100 FOR SHEARWALL SCHEDULE.
10. REF. 12/S-201 FOR METAL STUD VERTICAL BLOCKING.

ROOF NOTES 1 / S-101



ROOF FRAMING PLAN A / 1/4"=1'-0" S-101

BRITT PETERS AND ASSOCIATES INC
consulting engineer
101 Falls Park Dr
Suite 501
Greenville, SC 29601
(864) 271-8869
Fax (864)233-5140
www.brittpeters.com
BPA Job No. 210196

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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DRAWN BY: KB

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PANDA STORE #: -
ARCH PROJECT #: 20044.021

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#83013
REGISTERED PROFESSIONAL ENGINEER
4/13/21

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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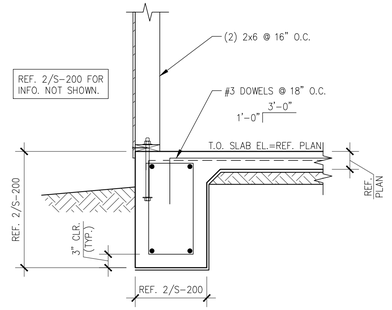
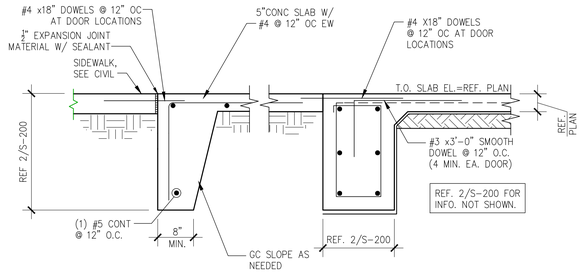
1485 MAIN ST.
HAMILTON, OH 45013

S-101
ROOF FRAMING PLAN
CARRIER



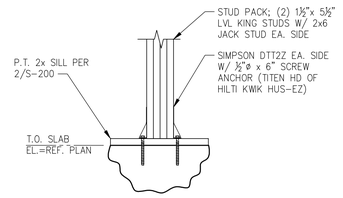
SECTION 20

SCALE: ¾"=1'-0" S-200

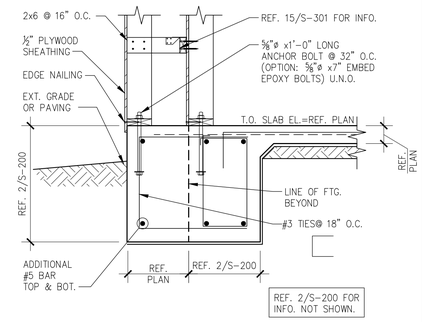


SECTION 16

SCALE: N.T.S. S-200



SECT. "A"



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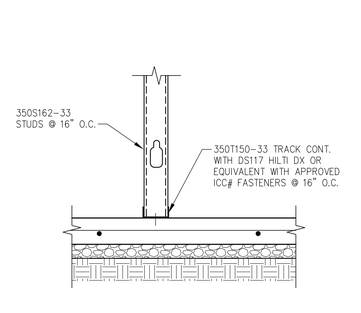

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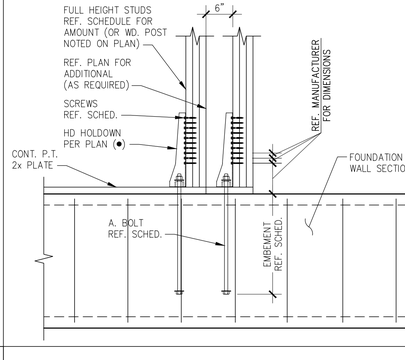
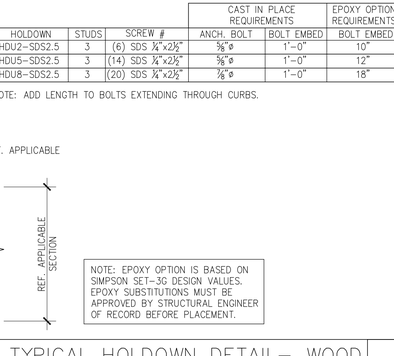


TYPICAL LIGHT POLE SECTION 15

SCALE: N.T.S. S-200



TRASH ENCLOSURE WALL 11

SCALE: ¾"=1'-0" S-200

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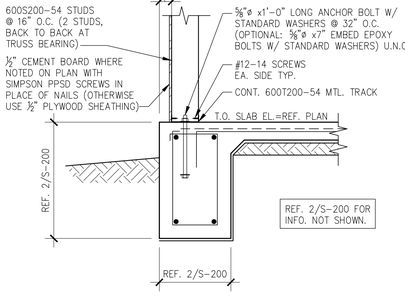
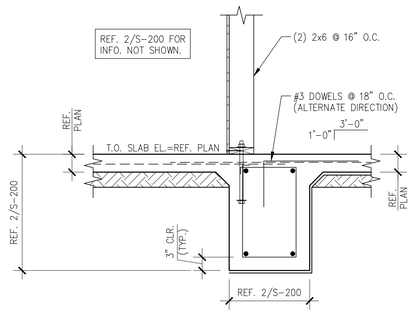


SECTION 7

SCALE: ¾"=1'-0" S-200

NOT USED 3

S-200



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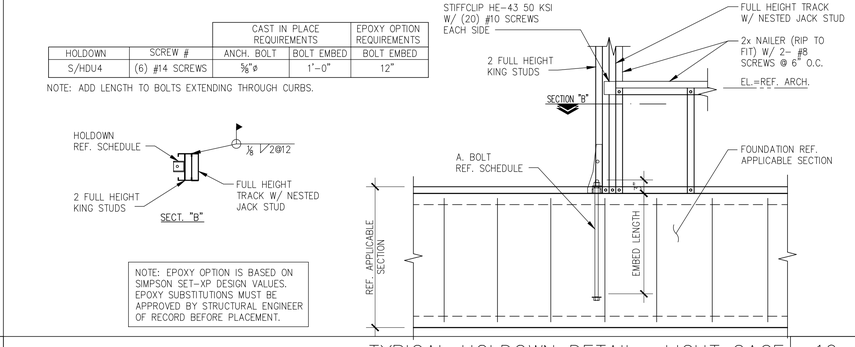


HOLDOWN	SCREW #	CAST IN PLACE REQUIREMENTS: ANCH. BOLT	CAST IN PLACE REQUIREMENTS: BOLT EMBED	EPOXY OPTION REQUIREMENTS: BOLT EMBED
S/HDU4	(6) #14 SCREWS	⅝"ø	1'-0"	12"

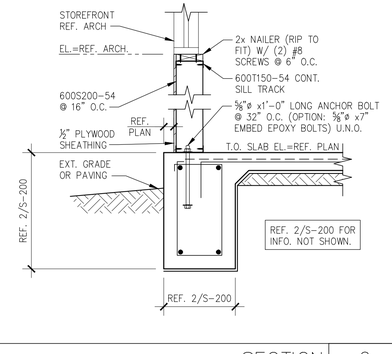
NOTE: ADD LENGTH TO BOLTS EXTENDING THROUGH CURBS.

SECT. "B"

NOTE: EPOXY OPTION IS BASED ON SIMPSON SET-XP DESIGN VALUES. EPOXY SUBSTITUTIONS MUST BE APPROVED BY STRUCTURAL ENGINEER OF RECORD BEFORE PLACEMENT.

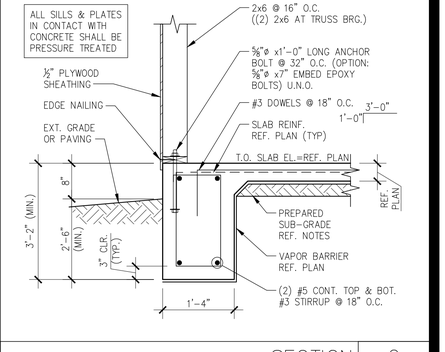
TYPICAL HOLDOWN DETAIL- LIGHT GAGE 10

SCALE: ¾"=1'-0" S-200



SECTION 6

SCALE: ¾"=1'-0" S-200



SECTION 2

SCALE: ¾"=1'-0" S-200

SLAB AT NON BEARING WALL 17

SCALE: N.T.S. S-200

HOLDOWN	STUDS	SCREW #	CAST IN PLACE REQUIREMENTS: ANCH. BOLT	CAST IN PLACE REQUIREMENTS: BOLT EMBED	EPOXY OPTION REQUIREMENTS: BOLT EMBED
HDU2-SDS2.5	3	(6) SDS ¼"x2½"	⅝"ø	1'-0"	10"
HDU5-SDS2.5	3	(14) SDS ¼"x2½"	⅝"ø	1'-0"	12"
HDU8-SDS2.5	3	(20) SDS ¼"x2½"	⅞"ø	1'-0"	18"

NOTE: ADD LENGTH TO BOLTS EXTENDING THROUGH CURBS.

NOTE: EPOXY OPTION IS BASED ON SIMPSON SET-3G DESIGN VALUES. EPOXY SUBSTITUTIONS MUST BE APPROVED BY STRUCTURAL ENGINEER OF RECORD BEFORE PLACEMENT.

TYPICAL HOLDOWN DETAIL- WOOD 9

SCALE: N.T.S. S-200

SECTION 5

SCALE: ¾"=1'-0" S-200

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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consulting engineer
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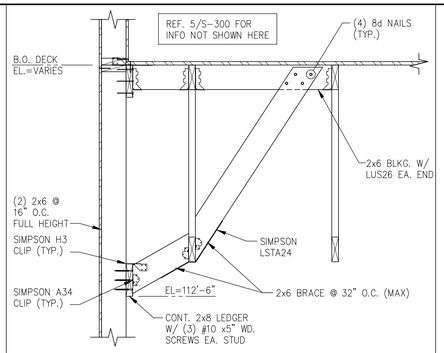
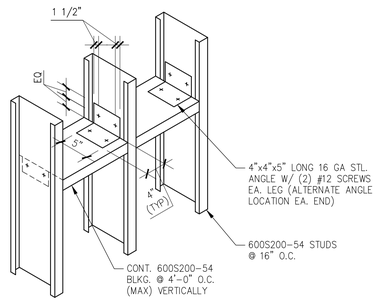
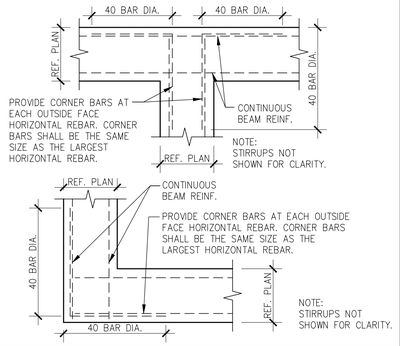
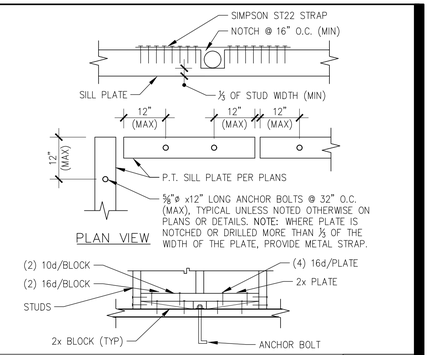
BPA Job No. 210196

S-200

FOUNDATION DETAILS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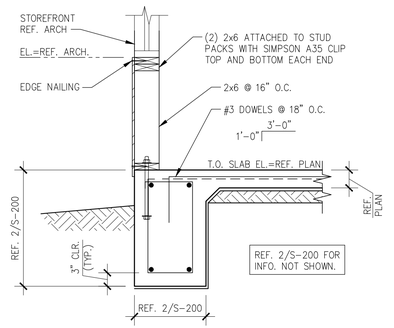
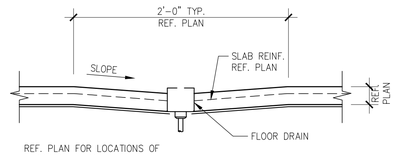
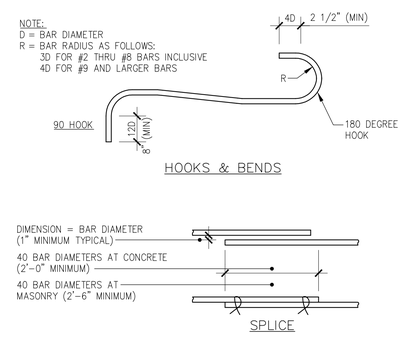
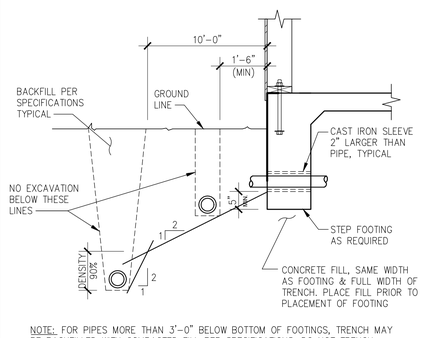
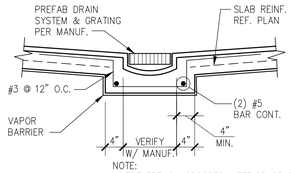
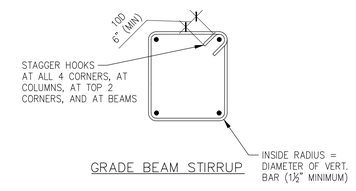
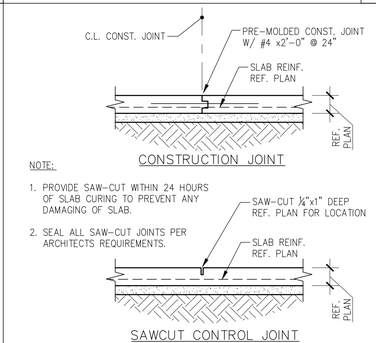
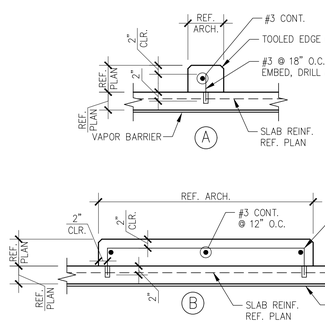
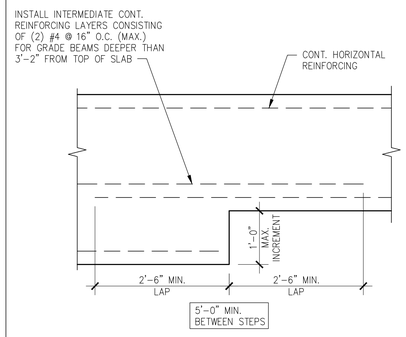
SCALE: ¾"=1'-0"	S-201	SECTION SCALE: ¾"=1'-0"	S-201	BLOCKING SCALE: ¾"=1'-0"	S-201	SCALE: N.T.S.	S-201	SCALE: N.T.S.	S-201
									
NOT USED	19	SECTION	15	TYPICAL FLOOR DRAIN	11	TYPICAL REINFORCING BAR	7	TYPICAL PIPE & TRENCH DETAIL	3
SCALE: ¾"=1'-0"	S-201	SCALE: ¾"=1'-0"	S-201	SCALE: N.T.S.	S-201	SCALE: N.T.S.	S-201	SCALE: N.T.S.	S-201
									
NOT USED	18	NOT USED	14	TYPICAL TRENCH DRAIN	10	TYPICAL TIES & STIRRUPS	6	TYPICAL JOINT DETAIL	2
SCALE: ¾"=1'-0"	S-201	SCALE: ¾"=1'-0"	S-201	SCALE: ¾"=1'-0"	S-201	SCALE: N.T.S.	S-201	SCALE: ¾"=1'-0"	S-201
								
NOT USED	17	NOT USED	13	TYPICAL CURB	9	TYPICAL STEP FOOTING	5		
SCALE: ¾"=1'-0"	S-201	SCALE: N.T.S.	S-201	SCALE: ¾"=1'-0"	S-201	SCALE: N.T.S.	S-201		

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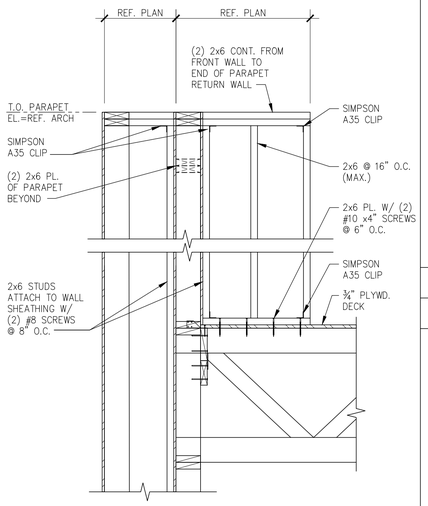
1485 MAIN ST.
HAMILTON, OH 45013

S-201

TYPICAL FOUNDATION DETAILS

TRUE WARM & WELCOME 2300 R5



REF. 9/S-300 FOR INFO. NOT SHOWN

SECTION 19

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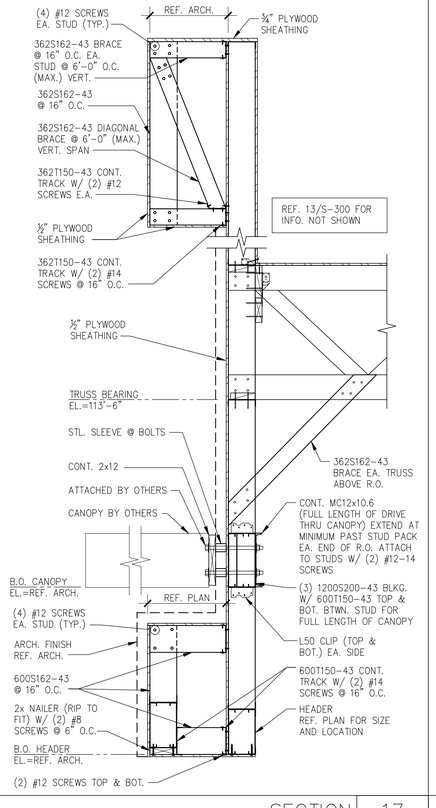

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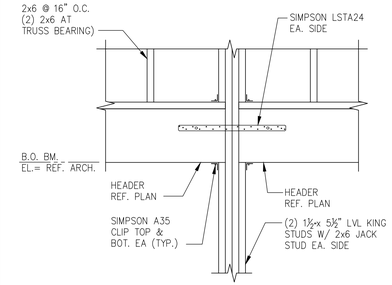

SECTION 16

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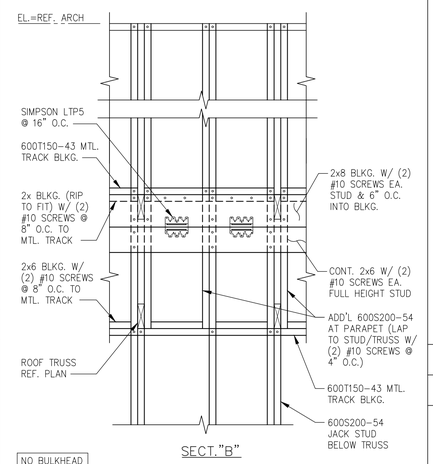
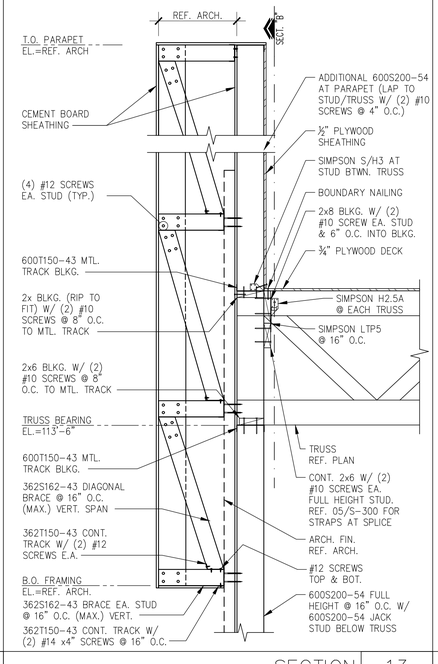


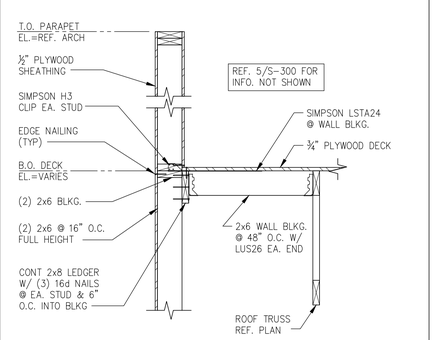
SECT."B"

NO BULKHEAD @ SIM.



SECTION 13

SCALE: ¾"=1'-0" S-300



SECTION 11

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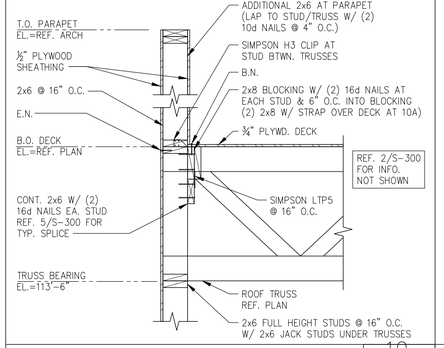

SECTION 10, 10A

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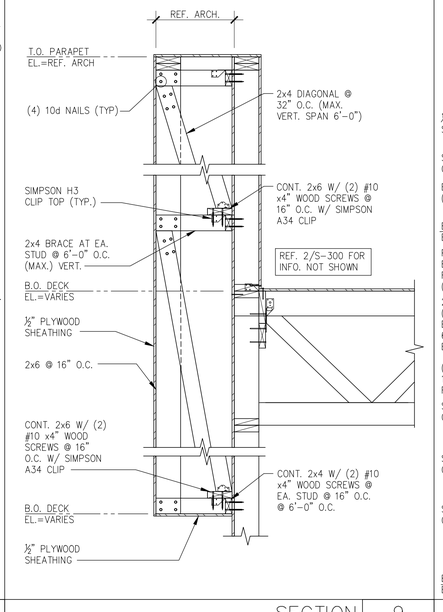

SECTION 9

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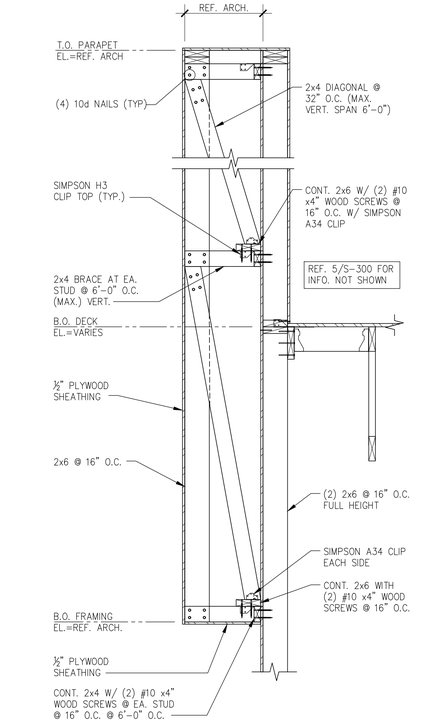

SECTION 7

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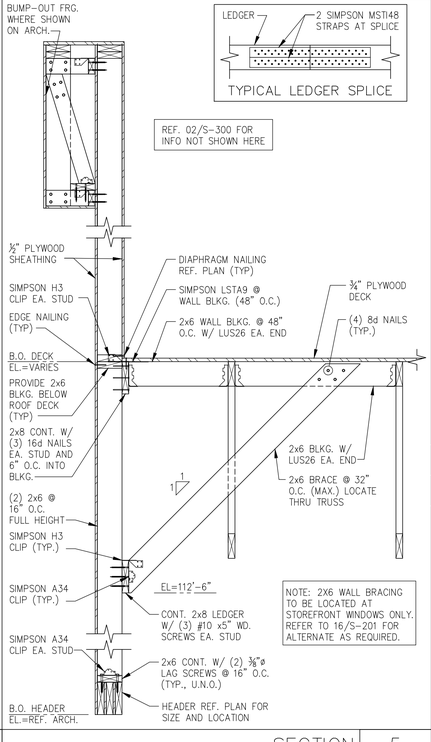
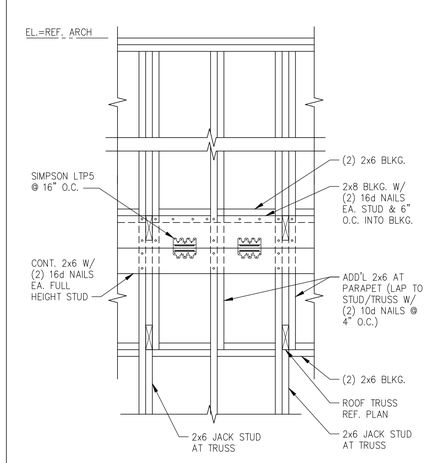


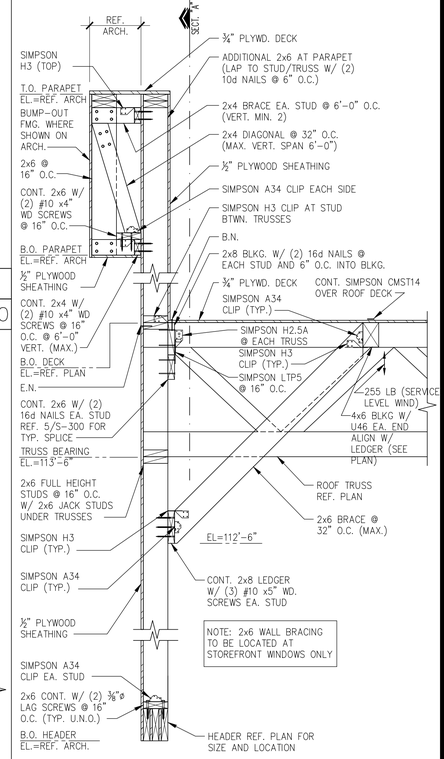
NOTE: TYPICAL TO ALL SECTIONS. REFER TO 13, 14, 17/S-301 AWNING BLOCKING REQUIREMENTS AS APPLICABLE. REFER TO PLAN.

SECTION 5

SCALE: ¾"=1'-0" S-300



SECT."A"



SECTION 2

SCALE: ¾"=1'-0" S-300

BRITT PETERS AND ASSOCIATES INC
consulting engineer
101 Falls Park Dr
Suite 601
Greenville, SC 29601
(864) 271-8869
Fax (864) 233-5140
www.brittpeters.com
BPA Job No. 210196

PANDA EXPRESS CHINESE KITCHEN

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

WILLIAM B. UNDERWOOD #83013 REGISTERED PROFESSIONAL ENGINEER
4/13/21

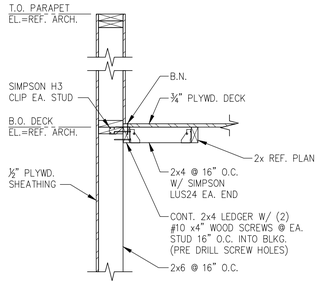
khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS

TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

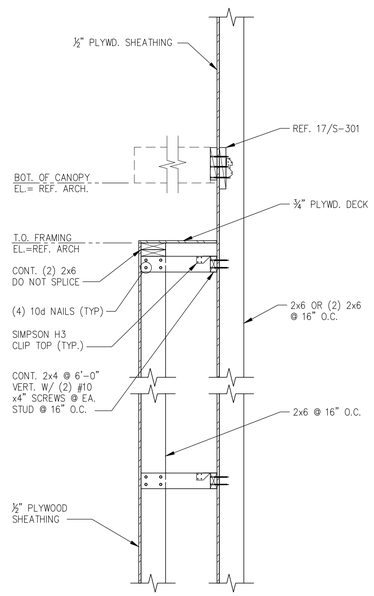
S-300

FRAMING SECTIONS



SECTION 20

SCALE: ¾"=1'-0" S-301



SECTION 15

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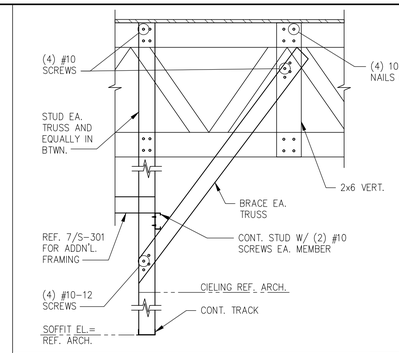
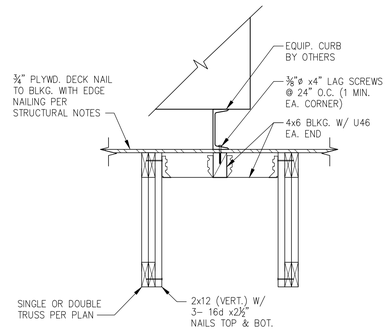


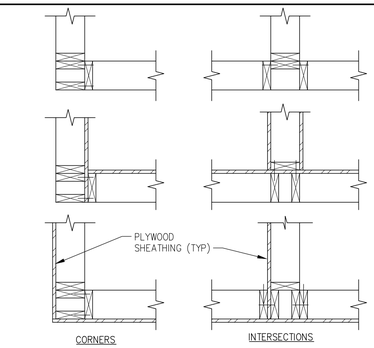
SOFFIT DETAIL @ SERV. COUNTER 12

SCALE: ¾"=1'-0" S-301



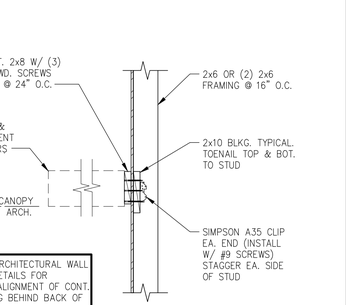
TYP. MECHANICAL SUPPORT UNIT 8

SCALE: ¾"=1'-0" S-301



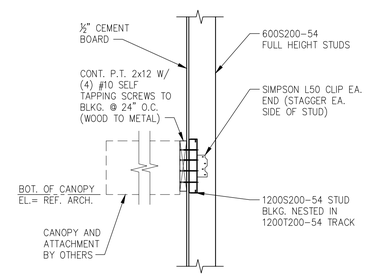
TYPICAL WALL FRAMING 4

SCALE: ¾"=1'-0" S-301



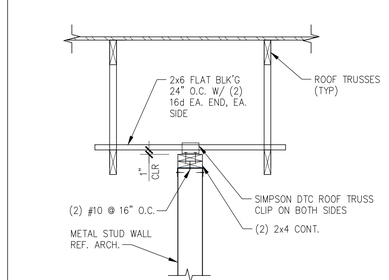
SECTION 18

SCALE: ¾"=1'-0" S-301



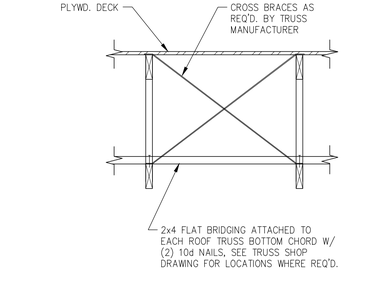
SMALL CANOPY BLKG. @ MTL STUD 14

SCALE: ¾"=1'-0" S-301



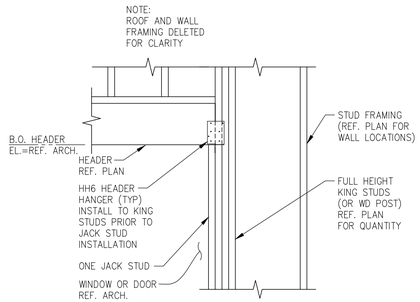
SUPPORT PARALLEL TO TRUSS 10

SCALE: ¾"=1'-0" S-301



TYPICAL BRIDGING AND BRACING 6

SCALE: ¾"=1'-0" S-301

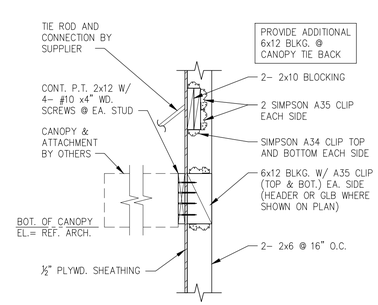


TYPICAL WOOD HEADER FRAMING 2

SCALE: ¾"=1'-0" S-301

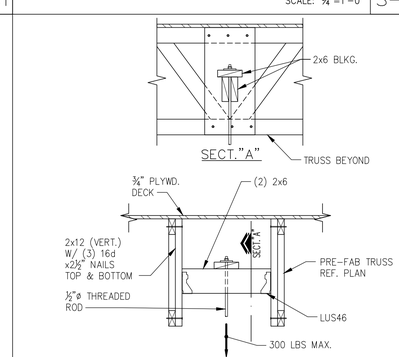
TYPICAL CANOPY BLOCK (U.N.O.) 17

SCALE: ¾"=1'-0" S-301



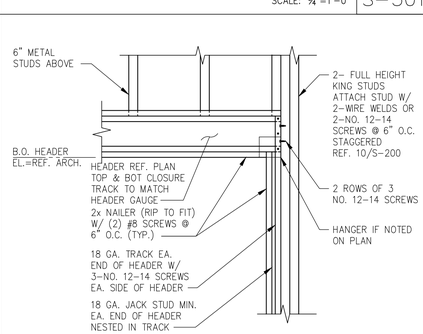
LARGE FRONT CANOPY BLKG. 13

SCALE: ¾"=1'-0" S-301



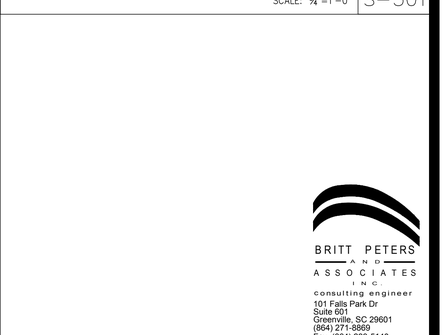
TYPICAL HANGER SUPPORT 9

SCALE: ¾"=1'-0" S-301



TYP. LIGHT GAGE HDR. FRAMING 5

SCALE: ¾"=1'-0" S-301



TYPICAL FRAMING NOTCHES 3

SCALE: N.T.S. S-301

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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STATE OF OHIO
WILLIAM B
UNDERWOOD
#83013
REGISTERED
PROFESSIONAL ENGINEER
4/13/21

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

BRITT PETERS AND ASSOCIATES INC.
consulting engineer
101 Falls Park Dr
Suite 601
Greenville, SC 29601
(864) 271-8869
Fax (864) 233-5140
www.brittpeters.com
BPA Job No. 210196

S-301

TYPICAL FRAMING DETAILS & SECTIONS

TRUE WARM & WELCOME 2300 R5

GENERAL PLUMBING NOTES

A. FOOD SERVICE EQUIPMENT: REFER TO OTHER PORTIONS OF PLANS AND SPECIFICATIONS FOR FURTHER INFORMATION ABOUT FOOD SERVICE ITEMS FURNISHED AND WORK PERFORMED BY OTHERS. VERIFY ROUGH-IN REQUIREMENTS WITH EQUIPMENT FURNISHED.
B. HEALTH DEPARTMENT: COMPLY WITH LOCAL HEALTH DEPARTMENT (HD) REGULATIONS.WHEREVER POSSIBLE, INSTALL ALL PIPING CONCEALED. CONFORM TO HD REQUIREMENTS FOR LOCATIONS OF FLOOR SINKS.
C. WORKMANSHIP SHALL BE FIRST CLASS, ACCEPTABLE TO OWNER.
D. MAKE COMPLETE: PROVIDE ITEMS AND WORK AS REQUIRED TO COMPLETE THE INSTALLATION OF PLUMBING SYSTEMS TO FIXTURES AND EQUIPMENT: TRAPS, STRAINERS, GAUGES, GAS AND WATER PRESSURE REGULATORS, FLEXIBLE CONNECTIONS, STOP VALVES, UNIONS, ETC. PROVIDE AND CONNECT PLUMBING PIPE FROM ROUGH-INS TO ITEMS AS SHOWN, SPECIFIED AND REQUIRED.
E. VERIFY LOCATIONS: EXISTING PIPING, POC SHOWN ON DRAWINGS HAS BEEN LOCATED FROM INFORMATION PROVIDED BY OTHERS. VERIFY EXACT LOCATION ON JOB SITE BEFORE START WORKING.
F. BACKFLOW PREVENTION: PROVIDE BACKFLOW PREVENTERS (BFP) IN WATER LINES ONLY IF REQUIRED BY LOCAL AUTHORITIES. USE DEVICES OF TYPE (VACUUM BREAKER, DOUBLE CHECK, REDUCED PRESSURE) AND MANUFACTURER APPROVED BY LOCAL AUTHORITIES, ONLY IN LOCATIONS REQUIRED.
G. RESTROOM TRAP PRIMERS: SOUIX CHIEF "TRAP EASE" MODEL 200-090 TRAP PRIMER TAILPIECE. PROVIDE A CONTINUOUS LENGTH OF ½" SOFT COPPER TUBE FROM PRIMER TO TRAP, SLOPING TO TRAP. PROVIDE ELASTOMERIC INSULATION ON PIPE INSTALLED BELOW FLOOR SLAB. SEE DETAIL #9 ON SHEET P-500.
H. WATER CONSERVATION: CONTRACTOR SHALL PROVIDE WATER FLOW LIMITING FEATURES ON FIXTURES IF/AS REQUIRED BY LOCAL AUTHORITIES.
I. COLD WATER: CONNECT TO DOMESTIC COLD WATER VALVED STUB. EXTEND COLD WATER PIPE, SUSPENDED FROM STRUCTURE ABOVE CEILING AND DOWN IN PARTITIONS, TO SERVE FIXTURES AND EQUIPMENT.
J. HOT WATER: PROVIDE COMMERCIAL TYPE WATER HEATER, DESIGN PER PLAN. RUN HOT WATER PIPE, SUSPENDED FROM STRUCTURE ABOVE CEILING AND DOWN IN PARTITIONS TO SERVE FIXTURE AND EQUIPMENT.
K. SANITARY: CONNECT TO SANITARY WASTE LINE.
L. BRANCHES: PROVIDE HOT AND/OR COLD WATER PIPES DOWN IN PARTITION TO SERVE VARIOUS EQUIPMENT PER "KITCHEN EQUIPMENT SCHEDULE".
M. SODA CONDUIT: PROVIDE 6" CONDUIT BELOW FLOOR FROM SODA STORAGE TO SODA DISPENSER.
N. CONDENSATE: PROVIDE 1" INSULATED PRIMARY AND SECONDARY CONDENSATE DRAIN PIPES FROM FAN-COIL UNIT ABOVE CEILING TO NEAREST FLOOR SINK.
O. GAS SERVICE: PROVIDE ALL PIPES, VALVES AND CONNECTION TO GAS METER. FOR NATURAL GAS SERVICE, COORDINATE WITH GAS UTILITY COMPANY FOR METER REQUIREMENTS, PERMITS AND FEES. ROUTE PIPE AS REQUIRED, SUSPENDED FROM STRUCTURE ABOVE. USE WELDED PIPE, FITTINGS, AND JOINTS IN CEILING SPACE AND IN WALL AS REQUIRED BY LOCAL CODE.
P. INDIRECT DRAIN: AN AIR GAP TWICE THE SIZE OF THE DRAIN LINE MUST BE PROVIDED BETWEEN THE DRAIN LINE AND THE SANITARY SEWER.
Q. LIQUID WASTE FROM ALL EQUIPMENT MUST BE DISCHARGED TO THE SANITARY SEWER.
R. FLOOR DRAIN MUST BE PLACED ADJACENT TO EQUIPMENT WHICH DISCHARGES WASTE. FLOOR DRAIN INSTALLATION MUST NOT INTERFERE WITH PROPER FLOOR MAINTENANCE.
S. EXPOSED UTILITY LINES ON FLOORS ARE PROHIBITED. UTILITY LINES MUST NOT BE UNNECESSARILY EXPOSED ON WALLS.
T. ALL WATER AND GAS CONNECTIONS TO ALL PLUMBING FIXTURES TO BE HARD PIPED. NO FLEX PIPE.
U. ALL PIPES 6" A.F.F. NO FLOOR SUPPORTS ALLOWED.
V. ALL WATER PIPES IN EXPOSED AREAS OUTSIDE WALLS AND BELOW CEILING MUST BE COPPER UNLESS NOTED OTHERWISE.

PLUMBING SPECIFICATIONS

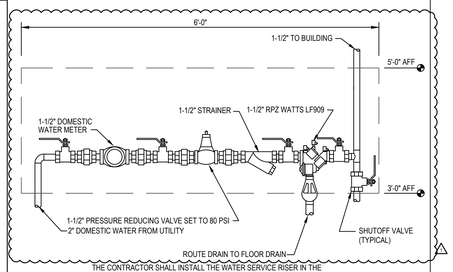
1. WORK INCLUDES CONNECTION OF PLUMBING UTILITIES TO DEVELOPER OR LANDLORD'S UTILITIES AND INSTALLATION OF A COMPLETE PLUMBING SYSTEM WITHIN SPACE. PROVIDE NEW MATERIALS, FITTINGS, ACCESSORIES, FIXTURES AND EQUIPMENT NECESSARY FOR A COMPLETE AND PROPERLY FUNCTIONING SYSTEM AS SHOWN ON PLANS AND AS REQUIRED. WORK INCLUDES FINAL CONNECTIONS TO EQUIPMENT AND FIXTURES PROVIDED BY OTHERS. FURNISH ALL NEW MATERIALS. WORK SHALL BE PERFORMED BY EXPERIENCED TRADESMEN, AND THEIR WORKMANSHIP SHALL BE HIGH STANDARD, ACCEPTABLE TO OWNER.
2. CODES: ALL WORK SHALL BE IN ACCORDANCE WITH LOCAL CODES, SAFETY REGULATIONS, OR ORDINANCES. PAY FOR ANY PERMITS REQUIRED, AND CALL FOR ANY REQUIRED INSPECTIONS TO BE MADE BY LOCAL AUTHORITIES.
3. INTENT OF DRAWINGS IS TO INDICATE GENERAL EXTENT OF WORK REQUIRED FOR PROJECT. DRAWINGS FOR PLUMBING WORK ARE DIAGRAMMATIC, SHOWING GENERAL LOCATION, TYPE, PIPING, FIXTURES AND EQUIPMENT REQUIRED. PROVIDE ALL FITTINGS, ACCESSORIES, OFFSETS, AND MATERIALS NECESSARY TO FULFILL INTENT OF PLANS. DRAWINGS SHALL NOT BE SCALED FOR EXACT MEASUREMENTS. USE DIMENSIONED ARCHITECTURAL DRAWINGS. REFER TO MANUFACTURER'S STANDARD ROUGH-IN DRAWINGS FOR PLUMBING FIXTURES, AND TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATIONS.
4. FSE ROUGH-IN DRAWINGS: REFER TO ROUGH-IN DRAWINGS FURNISHED BY THE FOOD SERVICE EQUIPMENT SUPPLIER, FOR EXACT LOCATION OF WATER PIPING SUPPLIES AND DRAIN LOCATIONS TO SERVE FOOD SERVICE EQUIPMENT. DO NOT LAYOUT WORK OF THIS SECTION WITHOUT SUCH DRAWINGS.
5. COORDINATE WITH WORK OF OTHER SECTIONS AND TRADES, WITH EQUIPMENT FURNISHED BY OTHERS, AND WITH CONSTRAINTS OF EXISTING CONDITIONS OF PROJECT SITE.
6. MISCELLANEOUS EXPENSES SUCH AS HOOK-UP CHARGES, PERMITS, INSPECTIONS, AND OTHER EXPENSES RELATED TO A COMPLETE AND FUNCTIONING SYSTEM ARE INCLUDED AS PART OF THIS SECTION.
7. PIPING SYSTEMS, GENERAL: ALL PIPING SHALL BE RUN PARALLEL TO BUILDING LINES AND SUPPORTED AND ANCHORED AS REQUIRED TO FACILITATE EXPANSION AND CONTRACTION. ALL PIPING SHALL BE CONCEALED EXCEPT IN UNFINISHED SPACES. INSTALL AS REQUIRED TO MEET ALL CONSTRUCTION CONDITIONS AND TO ALLOW FOR INSTALLATION OF OTHER WORK INCLUDING DUCTS AND ELECTRICAL CONDUIT. AT ALL CONNECTIONS BETWEEN FERROUS PIPING AND NONFERROUS PIPING, PROVIDE AN ISOLATING DIELECTRIC UNION. SEAL PIPE PENETRATIONS OF FIRE FLOORS AND FIREWALLS WITH FIREPROOF PUTTY OR GROUT. PROVIDE SUMNER OR EQUIVALENT PIPE HANGING SYSTEM IN CHASES. PROVIDE HANGERS AS RECOMMENDED BY HANGER MANUFACTURER AND MSS-SP-58, 69 AND 89.
8. WASTE PIPING: PROVIDE ALL DRAIN, WASTE AND SEWER PIPING WITHIN PROJECT SPACE WITH CONNECTION TO SANITARY WASTE SYSTEM ON SITE. PROVIDE A COMPLETE SYSTEM OF WASTE PIPING, CONSISTING OF SCH 40 PVC PIPE, CONNECTORS AND FITTINGS ALL PIPING SHALL BE SLOPED UNIFORMLY AT 2% UNLESS OTHERWISE REQUIRED BY EXISTING CONDITIONS.
   8.1. CLEANOUTS SHALL BE INSTALLED IN ALL HORIZONTAL DRAINAGE PIPE AND SHALL BE LOCATED NOT MORE THAN 100 FT APART.
   8.2. CLEANOUTS SHALL BE INSTALLED AT ALL CHANGES OF DIRECTION GREATER THAN 45 DEGREES. WHERE MORE THAN ONE CHANGE OF DIRECTION OCCURS IN A SINGLE PIPE RUN, ONLY ONE (1) CLEANOUT SHALL BE REQUIRED FOR EVERY 40 FEET OF DEVELOPED LENGTH.
   8.3. REFERENCE DETAILS 6/P-500 AND 11/P-500 FOR CLEANOUT INSTALLATION.
9. VENTS: PROVIDE A COMPLETE SYSTEM OF VENT PIPING, CONSISTING OF SCH 40 PVC PIPE, CONNECTORS AND FITTINGS. COMBINE THE VENT RISERS IN THE CEILING SPACE. CONNECT TO EXISTING VENT MAIN.
10. WATER PIPING: CONNECT TO EXISTING WATER PIPING AND PROVIDE A NEW DOMESTIC HOT AND COLD WATER PIPING SYSTEM INSIDE THE BUILDING AS SHOWN ON DRAWINGS. LAY OUT WATER PIPING SO THAT ENTIRE SYSTEM CAN BE DRAINED. HOT AND COLD WATER PIPING SHALL BE ZURN PEX (ASTM F877, SDR 9 TUBING) WITH ZURN PEX PRE-ASSEMBLED MANIFOLDS. FITTINGS AND JOINTS FOR PEX-A TUBE: ASTM F1960 COMPATIBLE COLD EXPANSION FITTINGS, MATCHING PEX TUBE DIMENSIONS. USE BLUE COLOR PEX FOR COLD WATER AND RED COLOR PEX FOR HOT WATER. PEX PIPING SHALL BE CONTINUOUS FROM MANIFOLD CONNECTION TO COPPER STUB-OUT AT EACH FIXTURE. PEX PIPING SHALL NOT BE SPLICED WITHIN WALLS. PROVIDE WATER HAMMER ARRESTERS AT RESTROOM AREA & CHINESE WOK AREA PER DRAWING SHOWN. REFERENCE DETAIL 14/P-500. FLUSH WATER PIPING CLEAR OF DEBRIS AND CLEAN AERATORS AND STRAINERS AT TERMINATION OF INSTALLATION.
11. NATURAL GAS PIPING: INSIDE AND OUTSIDE THE BUILDING ABOVE GRADE SHALL BE SCHEDULE 40 BLACK STEEL ASTM A-33 PIPE WITH 125 LB MALLEABLE IRON SCREWED FITTINGS WHERE EXPOSED. PRIMER AND PAINT EXTERIOR GAS PIPING YELLOW TO PREVENT RUST. PROVIDE ALL UNIONS, SHUT OFF VALVES AND DRIP LEGS REQUIRED BY NFPA-54 AND GOVERNING CODES. PROVIDE ALL TESTS, INSPECTIONS, HANGERS AND APPURTENANCES REQUIRED FOR A COMPLETE OPERATING SYSTEM. TAP ON UTILITY GAS MAIN AND GAS METER SHALL BE BY GAS COMPANY. EXTEND PIPING FROM METER TO EQUIPMENT AS DETAILED ON DRAWINGS. PROVIDE ROUTING, HANGING, AND PENETRATIONS PER OWNER'S REQUIREMENTS.
12. PIPE INSULATION: INSULATE ALL COLD WATER AND CONDENSATE PIPING WITH ½", AND HOT WATER PIPING WITH 1", PREFORMED FIBERGLASS WITH ALL-SERVICE JACKET WITH VAPOR BARRIER (BY CT, OC, JM, PPG, OR KNAUF). AT CONTRACTOR'S OPTION, PLENUM-RATED ELASTOMERIC INSULATION (BY ARMSTRONG, RUBATEX OR EQUAL) MAY BE USED. REFERENCE DETAIL 13/P-500.
13. PIPE MARKING:
   13.1. IDENTIFY ALL PIPING WITH ANSI/ASME A13.1 2007 APPROVED PIPE MARKER SYSTEM USING EZ ARROWS AND ARROW BANDING TAPE IN CONJUNCTION WITH EZ PIPE MARKERS. PRODUCTS AVAILABLE AT PIPEMARKER.COM. 822-274-6271. INSTALL PER MANUFACTURERS INSTRUCTIONS.
   13.2. IDENTIFY ALL MANIFOLDS AND ALL VALVES ON THE MANIFOLDS FOR CORRESPONDING FIXTURES.
14. SHUT-OFF VALVES: WITH UNIONS SHALL BE PROVIDED AT BRANCHES TO GROUPS OF MORE THAN TWO FIXTURES, AND AT THE WATER HEATER, TO FACILITATE ISOLATION FOR REPAIR OR REPLACEMENT. USE CHROME-FINISHED FORGED BRONZE BODY BALL VALVE, WITH TEFLON SEATS AND PACKING, 400 LB WOG, WITH SOLDER ENDS, EQUAL TO JENKINS #902-T. GAS VALVES SHALL BE ALL BRONZE LUBRICATED PLUG COCKS FOR SCREWED PIPE, BY WALWORTH, ROCKWELL, NORDSTROM OR APPROVED EQUIVALENT.
15. ACCESS PANELS: SHALL BE PROVIDED IN CEILINGS OR WALLS WHERE CONCEALED CONTROL DEVICES ARE LOCATED, EXCEPT WHERE ACCESS FOR ADJUSTMENT AND MAINTENANCE IS POSSIBLE THROUGH LAY-IN CEILINGS.
16. SUPPLIES AND TRAPS: PROVIDE WATER SEALED TRAPS AND SUPPLIES INSTALLED AS CLOSE AS POSSIBLE TO ALL PLUMBING FIXTURES, DRAINS, AND FOOD SERVICE EQUIPMENT OR BEVERAGE DISPENSING EQUIPMENT ITEMS FURNISHED BY OTHERS, HAVING A WASTE CONNECTION, OR REQUIRING WATER SERVICE. EXPOSED TRAPS AND SUPPLIES IN EXPOSED AREAS (INCLUDING CABINET INTERIORS) SHALL BE CHROME PLATED BRASS.
17. INSTALLATION: THOROUGHLY CLEAN ITEMS BEFORE INSTALLATION. CAP PIPE OPENINGS TO EXCLUDE DIRT UNTIL FIXTURES ARE INSTALLED AND FINAL CONNECTIONS HAVE BEEN MADE. PROCEED AS RAPIDLY AS CONSTRUCTION WILL PERMIT. SET FIXTURES LEVEL AND IN PROPER ALIGNMENT. INSTALL SUPPLIES IN PROPER ALIGNMENT WITH FIXTURES, PER MANUFACTURER'S ROUGH-IN DIMENSIONS. INSTALL SILICONE SEALANT BETWEEN FIXTURES AND ADJACENT MATERIAL, FOR SANITARY JOINT. REPAIR ANY DAMAGE DONE TO EXISTING FEATURES AND RESTORE TO ORIGINAL CONDITIONS. PROVIDE CLEAN CONDITIONS AT TERMINATION OF WORK.
18. TEST WATER, GAS, VENT, AND WASTE SYSTEMS PER LOCAL CODE REQUIREMENTS. WHEN TESTING INDICATES MATERIALS OR WORKMANSHIP ARE DEFICIENT, REPLACE OR REPAIR AS REQUIRED, AND REPEAT TEST TILL STANDARDS ARE ACHIEVED.
19. GUARANTEE THE WORK AND THE INSTALLATION FOR ONE YEAR AFTER FORMAL ACCEPTANCE BY THE OWNER.
20. ALL SAW CUT AND PATCH BACK OF FLOOR TO MATCH EXISTING FINISHES. BACKFILL PER DEVELOPER OR OWNER' SOILS ENGINEER'S RECOMMENDATIONS

○ PLUMBING KEY NOTES

1. 1-1/2"G DOWN TO WATER HEATER W/ SOV (SHUT OFF VALVE).
2. ¾" G DOWN TO RICE COOKER W/ SOV. PROVIDE 6" LENGTH OF RIGID PIPE BETWEEN RICE COOKER AND FLEXIBLE GAS LINE.
3. CW SHUT OFF BALL VALVE LOCATED ON WALL. REFER TO DETAIL #2 ON SHEET P-100 FOR BFP AND WATER METER REQUIREMENTS.
4. 1½" G DOWN TO DEEP FRYER W/ SOV.
5. 1½" G DOWN TO CHINESE RANGE "20A OR 20B" W/ SOV. LOCATE STUB OUT BEHIND THE END OF RANGE FOR EASY ACCESS.
6. 1" G DOWN TO CHINESE RANGE "20Q" W/ SOV.
7. EXHAUST & INTAKE VENTS UP TO ROOF. COORDINATE WITH MECHANICAL DRAWINGS AND DETAIL #10 ON SHEET P-500.
8. ROUTE NEW PIPING IN WALL. REFERENCE GAS COOKLINE ELEVATION 4/P-400.
9. 2" GAS ANSUL VALVE PROVIDED BY OWNER (G.C. CALL CAPITMEAIRE FOR DELIVERY). INSTALL GAS ANSUL VALVE AS CLOSE TO EXTERIOR WALL AS ALLOWED PER LOCAL CODE.
10. WATER PIPE UP IN CURB. VALVE AND CAP.
11. GAS UP TO ROOF W/ SOV. FOR ROOFTOP UNITS. REFERENCE DETAIL 5/P-500.
12. ½" CW TO TRAP PRIMER. PROVIDE WALL ACCESS PANEL. RUN ½" CW BELOW FLOOR TO FLOOR DRAIN, SEE DETAIL #17 ON PLAN P-500.
13. ¾" GAS DOWN FOR EQUIPMENT.
14. SHUT OFF VALVE W/ HANDLE AT 11'-0" ABOVE FINISH FLOOR, EASILY ACCESSIBLE. G.C. TO INSTALL LOCATION INDICATOR STICKER PROVIDED BY PANDA EXPRESS
15. 2" GAS UP TO MAKE-UP AIR UNIT ON ROOF.
16. ½" HW & CW TO FAUCET (40B) FOR CHEMICAL FEED SYSTEM. LEFT SIDE PLUMBING ROUGH AT 4" OFF LEFT END OF SINK. SEE CHEMICAL FEED SYSTEM PIPING DIAGRAM ON SHEET P-400
17. GAS HEADER – INSTALL TIGHT TO WALL AND TIGHT TO BOTTOM OF TRUSSES.
18. COLD WATER MANIFOLD "C" BELOW CEILING. REF ARCH ELEVATIONS
19. COLD WATER MANIFOLD "D" BELOW CEILING. REF ARCH ELEVATIONS
20. HOT WATER MANIFOLD "A" BELOW CEILING. REF ARCH ELEVATIONS
21. SEE HOT WATER SYSTEM DIAGRAM 5/P-400
22. REFERENCE DRINK STATION DETAIL 1/P-400.

PLUMBING SYMBOLS

	COLD WATER PIPING
	HOT WATER PIPING
G	GAS LINE
	PLUMBING VENT (V)
FV	PLUMBING VENT (V) BELOW SLAB/GRADE
	SANITARY WASTE (SAN) BELOW SLAB/GRADE
	PIPE TURNING UP/DOWN
	GAS COCK
	F.S. WITH HALF GRATE
FD	FLOOR DRAIN
A	FIXTURE IDENTIFICATION
1	PLAN NOTE
1	KITCHEN EQUIPMENT IDENTIFICATION
VTR	VENT THRU ROOF
AFF/AFG	ABOVE FINISHED FLOOR/GRADE
CO	CLEANOUT
WCO	WALL CLEANOUT
FCO FGCO	FLUSH FLOOR/GRADE CLEANOUT
FPC	FIRE PROTECTION CONTRACTOR
DNR	DEPARTMENT OF NATURAL RESOURCES
TYP	TYPICAL
(E)	EXISTING
	POINT OF CONNECTION
BV	BALL VALVE
CV	CHECK VALVE
GS	GREASE WASTE

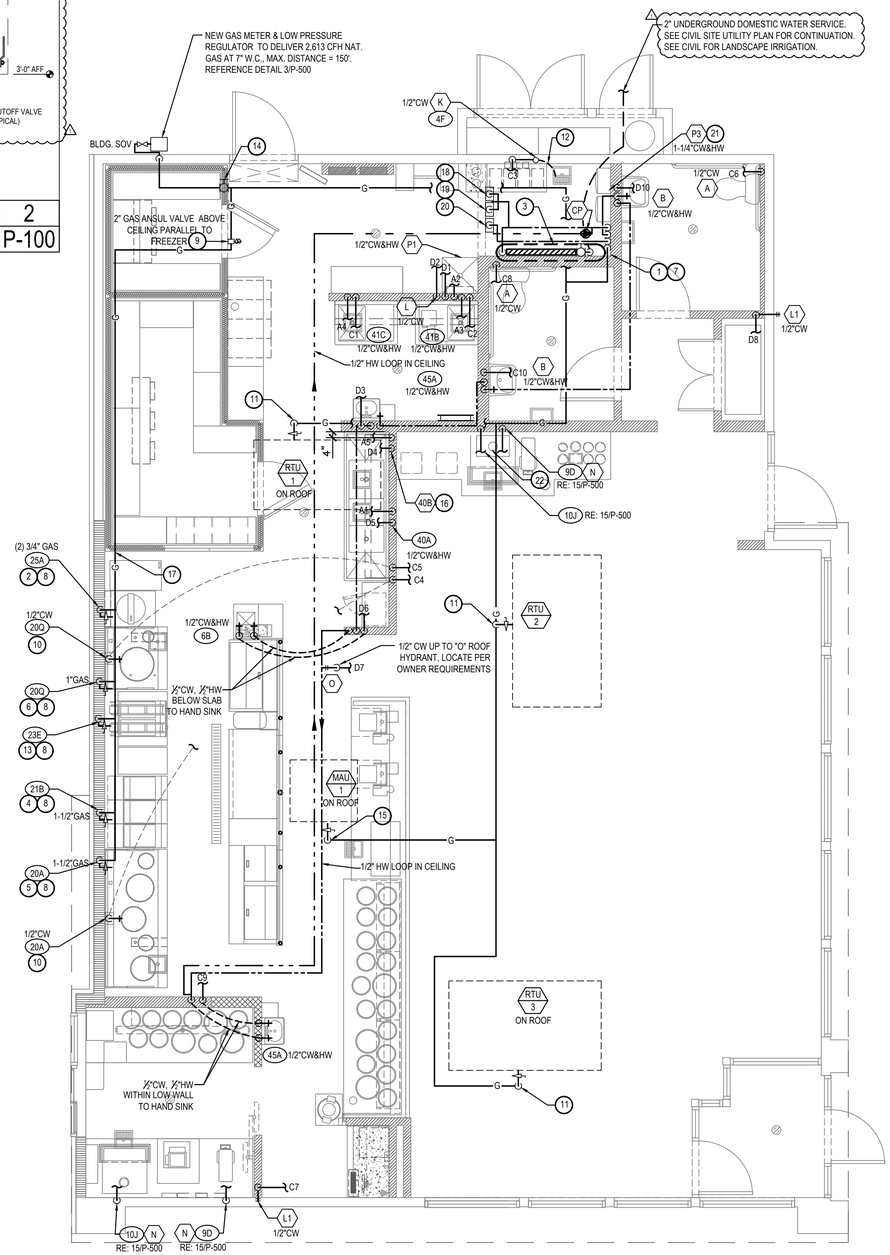


THE CONTRACTOR SHALL INSTALL THE WATER SERVICE RISER IN THE LOCATION SHOWN ON SHEET P-100 AND WITHIN THE ABOVE BOUNDARIES. REFER TO SHEET P-100 AND DETAIL 1/P-400.

WATER SERVICE RISER	2
Scale: NO SCALE	P-100

NOTES:

1. ALL WATER LINES SERVING WATER HEATERS SHALL RUN DOWN FROM CEILING SPACE IN WALL, OFFSET OVER THROUGH WALL 6" BELOW CEILING, ABOVE WATER HEATER, THEN DROP DOWN TO HEATER.
2. AVOID RUNNING WATER VALVES DIRECTLY ABOVE WATER HEATER, TO AVOID DAMAGE TO WATER HEATER CAUSED BY POSSIBLE LEAKS.
3. REFER TO PIPING RISER DIAGRAMS, SHEET P-400 FOR ALL PIPE SIZING NOT SHOWN ON FLOOR PLAN.
4. DO NOT RUN ANY PIPING HORIZONTAL IN WALL SPACE, U.N.O.
5. REFER TO RISER DIAGRAMS, SHEET P-400
6. ALL PEX PIPING TO BE CONTINUOUS FROM MANIFOLD



THIS PROJECT IS DESIGNED TO MEET THE REQUIREMENTS OF THE 2017 OHIO PLUMBING CODE.

WATER & GAS PLAN	1
Scale:1/4"=1'-0"	P-100

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

1	CITY COMMENTS	05.10.21

ISSUE DATE:

1st	BUILDING PERMIT SET	04-02-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
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ARCH PROJECT #: 20044.021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

P-100

WATER & GAS PLAN

PLUMBING FIXTURE SCHEDULE

A TANK WATER CLOSET (HANDICAPPED): AMERICAN STANDARD 2467.016, FLUSH TANK WITH TRIP LEVER ON OPEN SIDE OF TOILET. FLOOR MOUNTED. STANDARD WHITE FINISHED. ELONGATED FRONT BOWL. PRESSURE ASSISTED 1.6 GPF. RIM 16 1/2" A.F.F. AM. STD 4142.600 TANK COVER LOCKING DEVICE
AM. STD. 5901.100.020 OPEN FRONT SEAT LESS COVER.

B LAVATORY: ZURN MODEL Z5344, 20"x18" WALL HUNG LAVATORY, VITREOUS CHINA, WITH 4" CENTER FAUCET HOLES & ZURN Z-1231 CONCEALED ARM CARRIER.
FAUCET: TOTO TEL101 -D10ET STANDARD ECOPOWER FAUCET. SENSOR, 1.0 GPM, 0.18gpc. 4" COVER PLATE #THP3158#CP.
ASSE 1070 COMPLIANT THERMOSTIC MIXING VALVE: TOTO TLT10R.
PROVIDED & INSTALLED BY CONTRACTOR CONTACT CHRISTINE MCALEXANDER 800-459-7099 PANDARG@HJCINC.COM

C NOT USED

D FLOOR DRAIN: ZURN # ZB415-B5 CAST IRON DRAIN WITH 5" ROUND POLISHED BRONZE TOP, MEMBRANE FLASHING CLAMP. PROVIDE 3" OUTLET WITH P-TRAP. CLEAN AND POLISH AFTER INSTALLATION. REFER TO DETAIL 17/P-500. PROVIDE TRAP PRIMER

D1 FLOOR DRAIN: ZURN # ZB415-B5 CAST IRON DRAIN WITH 5" ROUND POLISHED BRONZE TOP, MEMBRANE FLASHING CLAMP. PROVIDE 3" OUTLET WITH P-TRAP. CLEAN AND POLISH AFTER INSTALLATION. REFER TO DETAIL 9/P-500. PROVIDE TRAP PRIMER

E FLOOR SINK: ZURN # Z1901-31, RECEPTOR WITH 12" SQUARE TOP x 8" DEEP CAST IRON BODY WITH ACID-RESISTING ENAMEL INTERIOR. RECEPTOR
PROVIDED WITH ALUMINUM DOME STRAINER WITHOUT GRATE.

E1 FLOOR SINK: ZURN # Z1901-2-32, RECEPTOR WITH 12" SQUARE TOP x 8" DEEP CAST IRON BODY WITH ACID-RESISTING ENAMEL INTERIOR. RECEPTOR
PROVIDED WITH PORCELAIN ENAMEL LOOSE-SET 1/2 GRATE AND ALUMINUM DOME STRAINER.

F NOT USED

G FLOOR DRAIN WITH FUNNEL: ZURN # ZB415-AR-4 ACID RESISTING EPOXY COATED CAST IRON DRAIN WITH 5" ROUND POLISHED BRONZE TOP, 4" FUNNEL. PROVIDE 2" OUTLET WITH P-TRAP. CLEAN AND POLISH AFTER INSTALLATION.
REFER TO DETAIL. PROVIDE TRAP PRIMER

H SAMPLE PORT: MODEL: SCHIER SV24. CONTACT SCHIER REPRESENTATIVE FOR ORDERING INFORMATION AND LOCAL DISTRIBUTORS.

I GREASE INTERCEPTOR: MODEL: SCHIER GB-250. CONTACT SCHIER REPRESENTATIVE FOR ORDERING INFORMATION AND LOCAL DISTRIBUTORS.
CONTACT INFORMATION: SEAN DUFFY - SCHIER NATIONAL ACCOUNTS MANAGER.
PH: 414-559-1787
SEAN.DUFFY@SCHIERPRODUCTS.COM

J WATER HAMMER ARRESTER: J. R. SMITH #5020, 1" NIPPLE OR EQUAL

K PROVIDE ZURN 375ST STAINLESS STEEL REDUCED PRESSURE PRINCIPLE ASSEMBLY AT BAG-N-BOX. REFER TO 15/P-500

L HOSE BIBB: ACORN #8121 WITH VACUUM BREAKER, CHROME PLATED.

L1 HOSE BIBB: WOODFORD MB65 FREEZELESS COMMERCIAL CONCEALED BOX TYPE WALL HYDRANT IN SECURE LOCK STYLE MODULAR BOX. SINGLE CHECK ANTI SIPHON VACUUM BREAKER. CHROME HEAD, BRASS VALVE BODY HYDRANT WITH ¾" HOSE CONNECTION 18" A.F.F.

M TRENCH DRAIN: ZURN #Z-886-RFS, 6" WIDE x 80" LONG, TRENCH DRAIN SYSTEM. MODULAR CHANNEL SECTIONS SHALL BE MADE OF HIGH DENSITY POLYETHYLENE WITH INTERLOCK ENDS, A RADIUS BOTTOM AND REINFORCED STAINLESS STEEL SLOTTED GRATE.

N PROVIDE WATTS SD-3 DUAL CHECK VALVE WITH ATMOSPHERIC PORT AND STRAINER AFTER EACH BV.

O FREEZE PROOF ROOF HYDRANT: WOOFORD MODEL: SRH-MS

P1 MOP SINK: GSW # SE2424FM 24"x24" STAINLESS STEEL UNIT , 18 GA. STAINLESS STEEL. CHICAGO FAUCET #897 WITH INTEGRAL STOPS IN SHANKS, WALL BRACE, HOSE THREADS, PAIL HOOK, VACUUM BREAKER; ROUGH BRASS FINISH; THREE FOOT RUBBER HOSE; 3" TRAPPED AND VENTED WASTE CONNECTION. PROVIDE 3/4" HW & CW RI 8" OC, 36" A.F.F. PROVIDE ½" CW HOSE BIBB, ACORN #8121 W/ VACUUM BREAKER, 48" A.F.F. FOR CHEMICAL CONNECTION.

P3 TANKLESS GAS WATER HEATER SYSTEM. MFG: RINNAI MTO-00247(2 CU199i), 398,000 BTU/HR GAS INPUT. 7.7 GPM @ 100° RISE. SEE PIPING DIAGRAM ON SHEET P-400 INCLUDE ALL PIPING, VENTING, WALL MOUNTING BRACKET AND ANY ACCESSORIES NECESSARY TO COMPLETE SYSTEM INSTALL.
CONTACT: RICO VIGLIETTI, RINNAI AMERICA CORPORATION
CORPORATE ACCOUNTS MANAGER
(901 440-7389 JVIGLIETTE@RINNAI.US

CP HW CIRC. PUMP - MFG: GRUNDFOS, UP 15-18B5, 1/25 HP, 115 VOLT, 2 GPM @ 7' HEAD OR APPROVED EQUIVALENT.

RD RD - ROOF DRAIN:
J.R. SMITH #1010 CAST IRON ROOF DRAINS WITH FLASHING COLLAR AND CAST IRON DOME. FURNISH EXTENSION (SUFFIX-E) FOR INSULATED ROOFS. SUMP RECEIVER (SUFFIX-R) AND UNDER-DECK CLAMP (SUFFIX-C) FOR ALL BUT POURED-IN-PLACE INSTALLATIONS. OUTLET CONNECTION TYPE SHALL BE COMPATIBLE WITH PIPING SYSTEM. PLUMBER TO PROVIDE AND INSTALL HEAT TAPE, RADIANT SOLUTIONS #JHSF-30-1 ON BOTH DRAINS IN COLD CLIMATES.

OD OD - OVERFLOW ROOF DRAIN:
J.R. SMITH #1070 WITH SAME FEATURES AS DESCRIBED FOR "ROOF DRAINS". STANDPIPES SHALL BE ADJUSTED AND SECURED SO THAT AFTER THE INSTALLATION OF THE DRAIN ASSEMBLY, THE TOP OF THE STANDPIPE SHALL BE (2") ABOVE THE ADJACENT ROOF SURFACE.

40B FAUCET FOR CHEM: T&S BRASS MODEL #B-0669-POL. PROVIDED BY G.C.

FIXTURE BRANCH SCHEDULE

FIXTURE	COLD WATER	HOT WATER	WASTE	VENT
WATER CLOSET (HANDICAPPED)	1/2"	--	4"	2"
LAVATORY	1/2"	1/2"	2"	1 1/2"
2 AND 3 - COMP SINK	1/2"	1/2"	3"	2"
HAND SINK	1/2"	1/2"	2"	1 1/2"
MOP SINK (J.S.)	1/2"	1/2"	3"	2"
EQUIPMENT	1/2"	--	--	--
FLOOR DRAIN/SINK	--	--	2" OR 3"	2"

KITCHEN EQUIPMENT SCHEDULE

ITEMS IN THIS SCHEDULE ARE FURNISHED BY THE OWNER AND INSTALLED BY THE GENERAL CONTRACTOR UNLESS NOTED OTHERWISE AND CONNECTED TO THE PLUMBING UTILITIES BY THE PLUMBING CONTRACTOR, WHO SHALL INSTALL ALL PLUMBING DEVICES FURNISHED WITH EQUIPMENT.

WASTE, FS = FLOOR SINK, CFD = CONDENSATE FLOOR DRAIN, VB = VACUUM BREAKER. FLEX = A SIX FOOT COILED LENGTH OF FOOD QUALITY FLEXIBLE REINFORCED PLASTIC TUBING CONNECTED FROM THE ROUGH IN TO THE EQUIPMENT WITH ALL REQUIRED ADAPTERS AND HOSE CLAMPS.

ALL PIPES MUST MAINTAIN A MINIMUM CLEARANCE OF 6" AFF AND MUST BE WELL SUPPORTED. NO FLOOR SUPPORTS ALLOWED.

4A SERVING COUNTER MOUNTED SODA MACHINE: IF PROVIDED, SODA MACHINE INSTALLER TO PROVIDE DRAIN LINES FROM ICE BIN AND SODA MACHINE TO FS WITH 1" AIR GAP. DRAIN LINE TO BE INSULATED. WATER TO SODA MACHINE TO BE PROVIDED THROUGH BUNDLE FROM FILTER AND RACK IN KITCHEN BY SODA MACHINE INSTALLER.

4AB BEVERAGE COUNTER MOUNTED SODA MACHINE WITH ICE MACHINE: PROVIDE ½" COPPER PIPE IW FROM COUNTER TROUGH DRAIN TO FS WITH 1" AIR GAP, INSULATE. WATER TO SODA MACHINE TO BE PROVIDED THROUGH BUNDLE FROM FILTER AND RACK IN KITCHEN BY SODA MACHINE INSTALLER. NO LEGS TO BE INSTALLED. MACHINE TO SET DIRECTLY ON COUNTER.

4F WATER FILTER: PROVIDE ½" CW AT 96" AFF WITH BV. PROVIDE FLEX AND REDUCED PRESSURE STAINLESS STEEL BACKFLOW PREVENTOR, OR OTHER DEVICE AS REQUIRED BY LOCAL CODE. INSTALL OWNER PROVIDED WATER FILTER AND MAKE CONNECTIONS TO BACKFLOW PREVENTOR AND WATER SUPPLY. PROVIDE ALL REQUIRED FITTINGS TO ALLOW SODA MACHINE INSTALLER TO HOOK UP BOOSTER PUMP TO WATER FILTER. REFER TO DETAIL 15/P-500.

6B 22"D REAR COUNTER WITH HAND SINK, PROVIDE ½" CW AND ½" HW AT 24" AFF AND 8" OC WITH CHROME-PLATED, ½ TURN BALL VALVES. CONNECT TO OWNER SUPPLIED FAUCETS WITH METAL FLEX PROVIDE 2" DRAIN PIPE WITH 'P' TRAP AND WALL MOUNTED CLEAN-OUT. ALL EXPOSED DRAIN PIPES AND FITTINGS TO BE CHROME PLATED, NOT P.V.C.

9D ICE TEA MAKER: PROVIDE ½" CW @ 24" A.F.F. PROVIDE ALL REQUIRED FITTINGS TO ALLOW ICE TEA INSTALLER TO HOOK UP ONE BV, OTHER BV FOR OTHER EQUIPMENT.

10J SODA MACHINE MOUNTED ICE MACHINE. PROVIDE 1/2" CW AT 24" A.F.F. WITH BV. PROVIDE ALL REQUIRED FITTINGS TO ALLOW ICE MACHINE INSTALLER TO HOOK UP ICE MACHINE TO CW.

20A / 20B CHINESE RANGE: PROVIDE ½" CW AT 10" AFF WITH BV. PROVIDE PRESSURE TYPE VB OR OTHER BACKFLOW DEVICE AS REQUIRED BY LOCAL CODE, AND CONNECT TO OWNER SUPPLIED FAUCETS. PROVIDE 2" COPPER PIPE IW TO FS WITH 2" AIR GAP.
PROVIDE ½" GAS SUPPLY AT 9" AFF WITH EASILY ACCESSIBLE SHUT-OFF VALVE. INSTALL OWNER SUPPLIED GAS REGULATOR AND ADJUST GAS LEVEL TO BURNERS.

20Q CHINESE RANGE: PROVIDE ½" CW AT 10" AFF WITH BV. PROVIDE PRESSURE TYPE VB OR OTHER BACKFLOW DEVICE AS REQUIRED BY LOCAL CODE, AND CONNECT TO OWNER SUPPLIED FAUCETS. PROVIDE 2" COPPER PIPE IW TO FS WITH 2" AIR GAP.
PROVIDE 1" GAS SUPPLY DOWN TO 9" AFF REDUCE TO ½" AT EQUIPMENT CONNECTION WITH EASILY ACCESSIBLE SHUT-OFF VALVE. INSTALL OWNER SUPPLIED GAS REGULATOR AND ADJUST GAS LEVEL TO BURNERS.

21B FRYER. PROVIDE 1½" GAS SUPPLY DOWN TO 14" AFF THEN TRANSITION TO 1" WITH 90° ANGLE AND SHUT OFF VALVE. PROVIDE ALL REQUIRED FITTINGS AND INSTALL OWNER SUPPLIED QUICK DISCONNECT FLEXIBLE PIPE AND CONNECT TO UNITS WITH 90° ANGLE. SEE DETAIL 18 ON P-500

23E GRIDDLE: PROVIDE ½" GAS SUPPLY DOWN TO 20" AFF WITH EASILY ACCESSIBLE SHUT-OFF VALVE. PROVIDE ALL REQUIRED FITTINGS. CONNECT TO UNIT WITH OWNER SUPPLIED QUICK DISCONNECT (3/4"x48", (1) SWIVEL KIT)

25A RICE COOKER: PROVIDE ½" GAS SUPPLY AT 30", AND ½" GAS SUPPLY AT 10" AFF WITH SHUT OFF VALVES, ONE FOR EACH UNIT. PROVIDE ALL REQUIRED FITTINGS AND INSTALL OWNER SUPPLIED QUICK DISCONNECT FLEXIBLE PIPE AND CONNECT TO UNITS.

31 WALK-IN COOLER: PROVIDE 1" COPPER PIPE IW FROM DRAIN PAN ON EACH UNIT TO FLOOR DRAIN WITH 'P' TRAP AND 1" AIR GAP. MOUNT ALL PIPES WITHIN WALK-IN BOX WITH 1" HOLD-OFF SUPPORTS.

32 WALK-IN FREEZER: PROVIDE 1" COPPER PIPE IW FROM DRAIN PAN ON EACH UNIT TO FLOOR DRAIN WITH 'P' TRAP AND 1" AIR GAP. MOUNT ALL PIPES WITHIN WALK-IN BOX WITH 1" HOLD-OFF SUPPORTS. PROVIDE HEAT TRACE REFER TO ELECTRICAL DRAWING.

40A POT SINK: PROVIDE ½" CW AND ½" HW AT 14" AFF AND 8" OC WITH BVS & CV. CONNECT TO OWNER SUPPLIED FAUCET WITH COPPER PIPING. PROVIDE 2" COPPER PIPE IW (MANIFOLD ALL COMPARTMENT DRAINS INTO ONE LINE) TO FS WITH 2" AIR GAP, OR, IF REQUIRED BY LOCAL CODE, INSTALL 2" COPPER PIPE DIRECTLY TO SEWER SYSTEM. INSTALL OWNER SUPPLIED LEVER DRAIN STOPS. SEE DETAIL 7 ON SHEET P-500.

41B / 41C SINGLE BOWL PREP SINK: PROVIDE ½" CW AND ½" HW AT 14" AFF AND 8" OC WITH BVS. CONNECT TO OWNER SUPPLIED FAUCETS WITH COPPER PIPING. PROVIDE 2" COPPER PIPE IW TO FS WITH 2" AIR GAP, OR, IF REQUIRED BY LOCAL CODE, INSTALL 2" COPPER PIPE DIRECTLY TO SEWER SYSTEM. INSTALL OWNER SUPPLIED LEVER DRAIN STOPS.

45A / 6B HAND SINK, PROVIDE ½" CW AND ½" HW AT 24" AFF AND 8" OC WITH CHROME-PLATED, ½ TURN BALL VALVES. CONNECT TO OWNER SUPPLIED FAUCETS WITH METAL FLEX PIPING. PROVIDE 2" DRAIN PIPE WITH 'P' TRAP AND WALL MOUNTED CLEAN-OUT. ALL EXPOSED DRAIN PIPES AND FITTINGS TO BE CHROME PLATED, NOT P.V.C.

PIPE MATERIAL SCHEDULE

SERVICE	UNDERGROUND	ABOVE GROUND
COLD & HOT WATER	TYPE "K" OR "L" HARD DRAWN COPPER TUBE	PEX
SANITARY WASTE	*SCH. 40 PVC	*SCH. 40 PVC
SANITARY VENT	*SCH. 40 PVC	*SCH. 40 PVC
GAS	____	BLACK STEEL, SCHEDULE 40
INDIRECT DRAIN	____	HARD DRAWN COPPER TUBE TYPE "M"

*SCH. 40 PVC IS PREFERRED IF APPROVED BY AUTHORITY HAVING JURISDICTION.
PROVIDE SCHEDULE 40 PVC FOR ALL WASTE VENT PIPING & FITTINGS.

PLUMBING KEY NOTES

1. SODA CONDUIT: PROVIDE 6" PVC CONDUIT BELOW FLOOR FROM THE SIDE OF SODA STORAGE RACK TO SODA DISPENSER PER DETAIL #4 ON SHEET P-500.
2. CONDENSATE: ROUTE SHARED CONDENSATE LINE THROUGH WALK-IN COOLER. DO NOT RUN THROUGH WALK-IN FREEZER. PROVIDE 1" INSULATED CONDENSATE DRAIN PIPE FROM THE EVAPORATIVE COIL. DISCHARGE TO FLOOR SINK OR MOP SINK WITH AIR GAP OF TWICE PIPE DIAMETER. INSTALL AT MINIMUM 76" HEIGHT A.F.F. REFER TO DETAIL #2 ON SHEET P-500.
3. PROVIDE TRAP PRIMER FOR FLOOR SINK. SEE DETAIL 17/P-500.
4. RDL & ODL LINES DN. IN WALL. TERMINATE ODL THRU WALL AS CLOSE TO BOTTOM PLATE AS POSSIBLE, EXTEND 1/2" PAST EFIS. WATER PROOF SEAL ALL AROUND. TERMINATE RDL & ODL WITH 4" PVC LAMB'S TONGUE NOZZLE, COLOR ANTIQUE BRONZE, ARKMANN MODEL #PDN-4. (IF AVAILABLE TIE RD TO STORM SEWER UNDERGROUND)
5. COMBINATION WASTE/VENT
6. LAV. TAILPIECE WITH TRAP PRIMER, RUN ½" CW BELOW FLOOR TO FLOOR DRAIN, SEE DETAIL #9 ON PLAN P-500.
7. (AAV) STUDOR MINI-VENT AIR ADMITTANCE VALVE- INSTALL PER MANUFACTURER'S INSTALLATION INSTRUCTIONS.
8. WYE WITH CLEANOUT ON TOP.

FIXTURE UNIT SCHEDULE

ITEM	FIXTURE	QTY	WATER FU EACH	WATER FU TOTAL	SEWER FU EACH	SEWER FU TOTAL
A	WATER CLOSET	2	5	10	4	8
B	LAVATORY	2	2	4	1	2
D D1	FLOOR DRAIN 3" TRAP	7	___	___	5	35
E E1	FLOOR SINK 3" TRAP	10	___	___	5	50
P1	MOP SINK	1	3	3	2	2
G	FLOOR DRAIN W/ FUNNEL 2" TRAP	1	___	___	3	3
L L1	HOSE BIBB	3	4	12	___	___
M	TRENCH DRAIN 3" TRAP	1	___	___	5	5
4F	FILTER SYSTEM	1	1	1	FS	___
9D	ICE TEA BREWER	2	1	2	FS	___
10J	400 LB ICE MACHINE	2	1	2	FS	___
20A	CHINESE RANGE	1	2	2	FS	___
20Q	CHINESE RANGE	1	2	2	FS	___
40A 40B	POT SINK (3.COMP.)	1	4	4	FS	___
41B 41C	PREP. SINK (1.COMP.)	2	4	8	FS	___
45A 6B	HAND SINK (WALL MOUNT)	3	2	6	1	3
TOTAL				54		108

FIXTURE UNIT SUMMARY

SERVICE	TOTAL F.U.
DOMESTIC WATER	54
SANITARY SEWER	108

SERVICE REQUIREMENTS

SERVICE	SIZE MAIN		CAPACITY	
DOMESTIC WATER	1-1/2	INCH	32	GPM
SANITARY SEWER	4	INCH	108	F.U.
FUEL GAS	3	INCH	2,439	CFH
FIRE PROTECTION		INCH		GPM

WATER PIPE SIZING CHART (COLD WATER) (OPC 2017)

PIPE SIZE	GPM	VELOCITY FT/SEC	FIXTURE UNITS F - TANK	F - VALVE
1/2"	2.5	3.5	2 F.U. @ psi 6.0	F.U. @ psi
3/4"	6.6	4.4	8 F.U. @ psi	F.U. @ psi
1"	13.4	5.2	19 F.U. @ psi	F.U. @ psi
1-1/4"	23.3	5.9	37 F.U. @ psi	6 F.U. @ psi
1-1/2"	36.7	6.6	74 F.U. @ psi	23 F.U. @ psi
2"	76.4	7.9	254 F.U. @ psi	132 F.U. @ psi

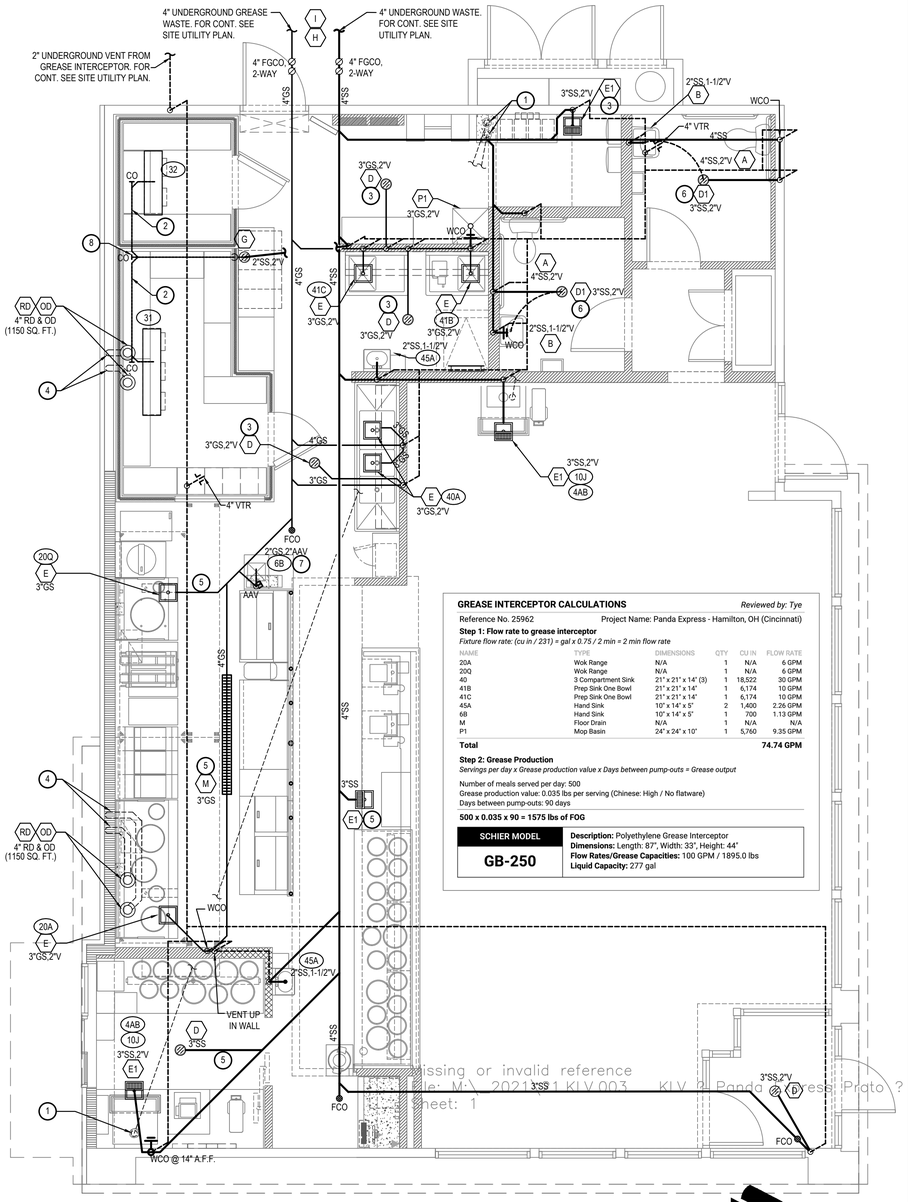
* DOMESTIC WATER BACKFLOW PREVENTER MODEL: "WILKINS"975XL SIZE 1-1/2"
** PRESSURE REGULATING VALVE MODEL: N/A SIZE N/A

WATER PIPE SIZING CHART (HOT WATER) (OPC 2017)

PIPE SIZE	GPM	VELOCITY FT/SEC	FIXTURE UNITS F - TANK	F - VALVE
1/2"	2.5	3.5	2 F.U. @ psi	F.U. @ psi
3/4"	6.6	4.4	8 F.U. @ psi	F.U. @ psi
1"	13.2	5.0	19 F.U. @ psi	F.U. @ psi
1-1/4"	19.0	5.0	37 F.U. @ psi	6 F.U. @ psi

NOTES:

1. REFER TO PIPING RISER DIAGRAM, SHEET P-400 FOR ALL PIPE SIZING NOT SHOWN ON FLOOR PLAN.
2. DO NOT RUN ANY PIPING HORIZONTAL IN WALL SPACE. REFER TO RISER DIAGRAM, SHEET P-400.
3. REFERENCE DETAILS 8/P-500 AND 12/P500 FOR FLOOR DRAIN, FLOOR SINK,AND INDIRECT DRAIN CONNECTIONS.



GREASE INTERCEPTOR CALCULATIONS *Reviewed by: Tye*

Reference No. 25962 Project Name: Panda Express - Hamilton, OH (Cincinnati)

Step 1: Flow rate to grease interceptor
Fixture flow rate: (cu in / 231) = gal x 0.75 / 2 min = 2 min flow rate

NAME	TYPE	DIMENSIONS	QTY	CU.IN	FLOW RATE
20A	Wok Range	N/A	1	N/A	6 GPM
20Q	Wok Range	N/A	1	N/A	6 GPM
40	3 Compartment Sink	21" x 21" x 14" (3)	1	18,522	30 GPM
41B	Prep Sink One Bowl	21" x 21" x 14"	1	6,174	10 GPM
41C	Prep Sink One Bowl	21" x 21" x 14"	1	6,174	10 GPM
45A	Hand Sink	10" x 14" x 5"	2	1,400	2.26 GPM
6B	Hand Sink	10" x 14" x 5"	1	700	1.13 GPM
M	Floor Drain	N/A	1	N/A	N/A
P1	Mop Basin	24" x 24" x 10"	1	5,760	9.35 GPM
Total					**74.74 GPM**

Step 2: Grease Production
Servings per day x Grease production value x Days between pump-outs = Grease output

Number of meals served per day: 500
Grease production value: 0.035 lbs per serving (Chinese: High / No flatware)
Days between pump-outs: 90 days

500 x 0.035 x 90 = 1575 lbs of FOG

SCHIER MODEL	
GB-250	**Description:** Polyethylene Grease Interceptor **Dimensions:** Length: 87", Width: 33", Height: 44" **Flow Rates/Grease Capacities:** 100 GPM / 1895.0 lbs **Liquid Capacity:** 277 gal

THIS PROJECT IS DESIGNED TO MEET THE REQUIREMENTS OF THE 2017 OHIO PLUMBING CODE.

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

WASTE & VENT PLAN 1
Scale:1/4"=1'-0" P-101

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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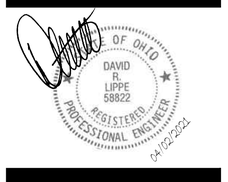
REVISIONS:

ISSUE DATE:

1st	BUILDING PERMIT SET	04-02-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021



khcklovercarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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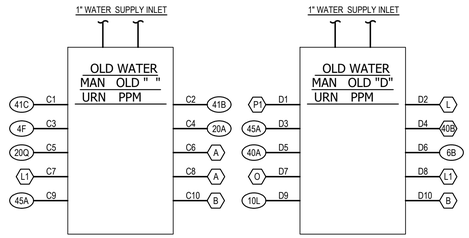
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

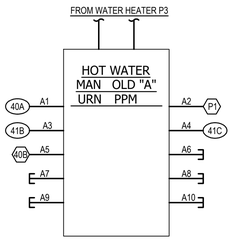
P-101

WASTE & VENT PLAN

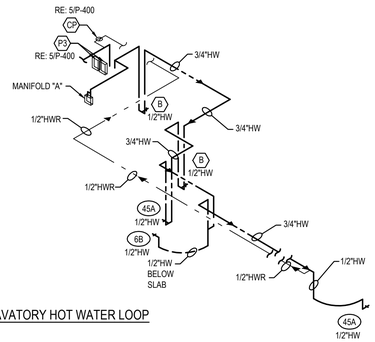
TRUE WARM & WELCOME 2300 R5

NOTE:
INCLUDE OPTIONAL ½" SWIVELS &
½" BALL VALVES ON MANIFOLDS

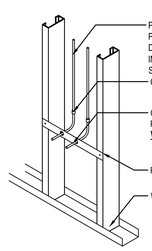




NOTE:
DO NOT RUN ANY PIPING
HORIZONTAL IN WALL SPACE
UNLESS NOTED OTHERWISE.

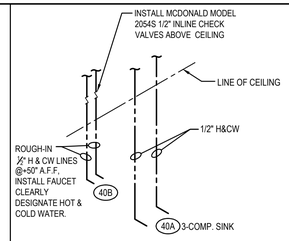


HAND SINK/LAVATORY HOT WATER LOOP



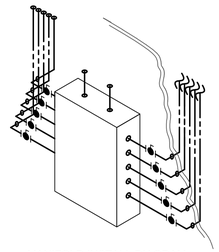
PEX STUB OUT DIAGRAM

NOTE:
PROPERLY STRAP LINES AND PROVIDE
PROTECTIVE GROMMETS WHEN
RUNNING THROUGH METAL STUDS



CHEMICAL FEED SYSTEM PIPING DIAGRAM

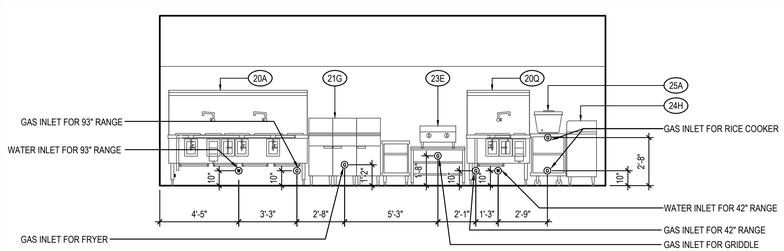
NOTE:
G.C. SHALL VERIFY WITH LOCAL JURISDICTION ON REQUIRED METHOD OF CHEMICAL SYSTEM INSTALLATION AS SHOWN ABOVE. IF THE ABOVE DETAIL IS NOT ALLOWED BY LOCAL JURISDICTION, THEN THE SYSTEM SHALL BE INSTALLED IN-LINE/INTERGRATED INTO 3 COMPARTMENT SINK.



MANIFOLD INSTALL DIAGRAM

NOTE:
IN ROOM WHERE PEX MANIFOLD IS LOCATED, PEX LINES AND MANIFOLD SHALL BE SURFACE MOUNTED TO WALL BELOW LAY-IN CEILING. TURN LINES BACK INTO THE WALL AFTER SHUTOFF VALVES.

WATER RISER DIAGRAM | 11
NO SCALE | P-400



GAS COOKLINE ELEVATION | 4
NO SCALE | P-400

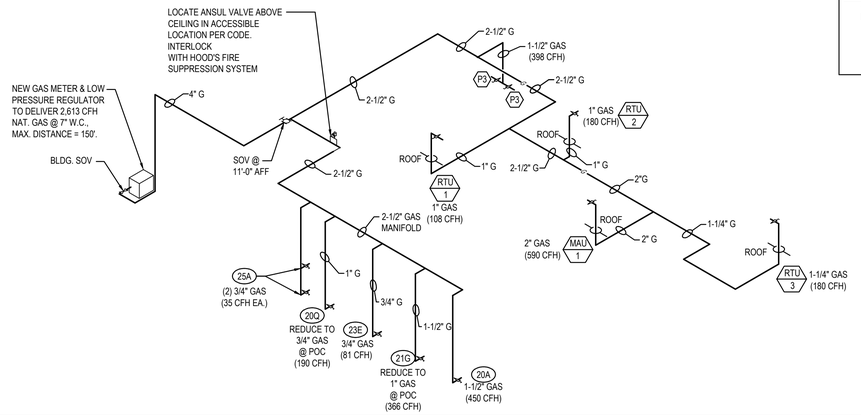
GAS EQUIPMENT SCHEDULE

ITEM	QTY	EQUIPMENT	MBH EACH	CFH EACH	CFH TOTAL
P3	2	WATER HEATER	199	199	398
20A	1	CHINESE RANGE	450	450	450
20Q	1	CHINESE RANGE	190	190	190
21B	3	DEEP FRYER	122	122	366
23E	1	GRIDDLE	81	81	81
25A	2	RICE COOKER	35	35	70
RTU-1	1	AIR CONDITIONER	108	108	108
RTU-2,3	2	AIR CONDITIONER	180	180	360
MAU-1	1	MAKE-UP AIR	590	590	590
TOTAL					2,613

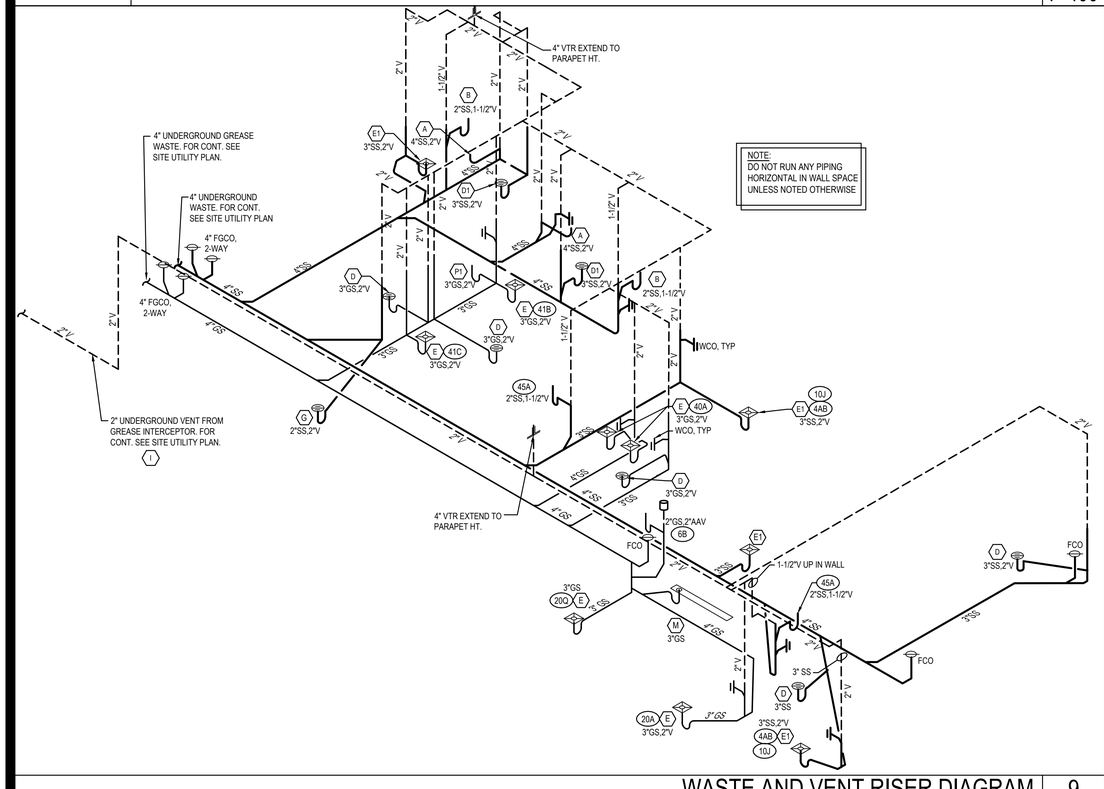
LOW PRESSURE NATURAL GAS CALCULATION:
SIZED PER 2015 IFGC TABLE 402.4(2)
PIPING LENGTH = 105' x 1.25=131' TDL
TOTAL DEVELOPED LENGTH: = 131'
SYSTEM SIZED FROM 150' LENGTH

TOTAL LOAD: 2,613 CFH

NOTE:
DO NOT RUN ANY PIPING
HORIZONTAL IN WALL SPACE

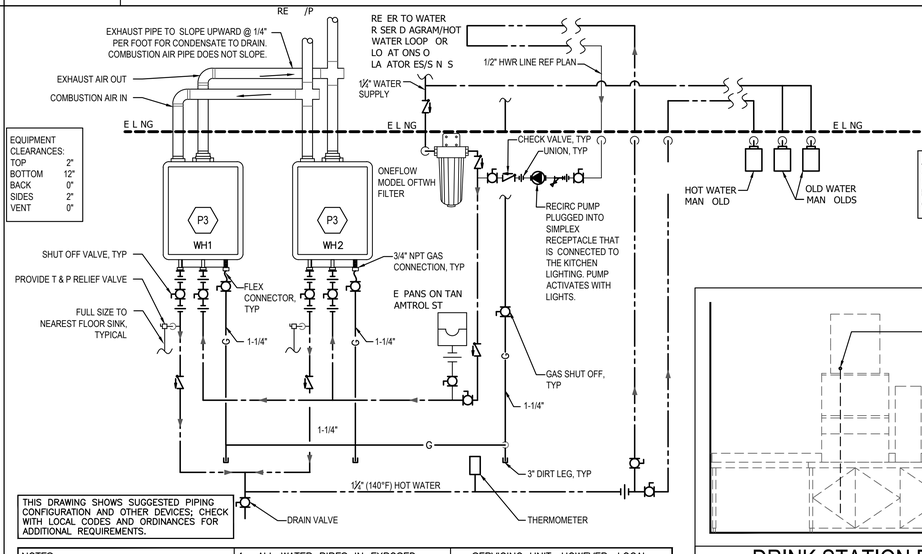


GAS RISER DIAGRAM | 3
NO SCALE | P-400



NOTE:
DO NOT RUN ANY PIPING
HORIZONTAL IN WALL SPACE
UNLESS NOTED OTHERWISE

WASTE AND VENT RISER DIAGRAM | 9
NO SCALE | P-400

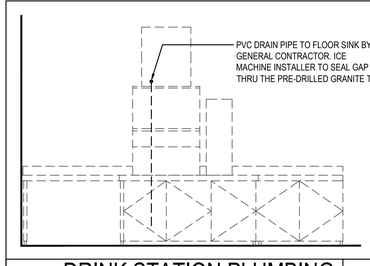


NOTE:
ALL PLUMBING LINES TO PENETRATE WALL 6" BELOW CEILING (TYPICAL) KEEP PIPING HIGH AS POSSIBLE AND COMPACT.

THIS DRAWING SHOWS SUGGESTED PIPING CONFIGURATION AND OTHER DEVICES; CHECK WITH LOCAL CODES AND ORDINANCES FOR ADDITIONAL REQUIREMENTS.

NOTES:
1. ALL VENT PIPING SERVING WATER HEATERS SHALL TRANSITION TO 3" IMMEDIATELY AFTER CONNECTION. MANIFOLD BOTH VENTS TOGETHER AND ROUTE PIPING UP THROUGH THE CEILING TO THE ROOF. AVOID UNNECESSARY BENDS.
2. AVOID RUNNING WATER PIPING DIRECTLY ABOVE WATER HEATER TO AVOID DAMAGE TO WATER HEATER CAUSED BY POSSIBLE LEAKS.
3. DO NOT INSTALL VALVES, EQUIPMENT OR PIPING MAINS DIRECTLY OVER THE WATER HEATERS P3
4. ALL WATER PIPES IN EXPOSED AREAS OUTSIDE WALLS AND BELOW CEILING MUST BE COPPER UNLESS NOTED OTHERWISE.
5. DIAGRAM ONLY. ADJUST LAYOUT TO SPECIFIC FLOOR PLAN AND FOLLOW CONNECTIONS PER THIS DIAGRAM
6. INSTALL ALL DEVICES IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTION.
7. PREFERRED PIPING DIAGRAM. THE TEMPERATURE AND PRESSURE RELIEF VALVE SETTING SHALL NOT EXCEED PRESSURE RATING OF ANY COMPONENT IN THE SYSTEM.
8. SERVICE VALVES ARE SHOWN FOR SERVICING UNIT. HOWEVER, LOCAL CODES SHALL GOVERN THEIR USAGE.
9. REF. TO DETAIL 13/P-500 FOR ALL LINES TO BE INSULATED.
10. REF. TO PLUMBING FIXTURE SCHEDULE ON SHEET P-101.
11. INSTALL EXPANSION TANK AS CLOSE TO THE CEILING AS POSSIBLE.
12. ALL PIPING BELOW IS TO BE HELD AS TIGHT TO THE BOTTOM OF THE TANKS AS POSSIBLE.

HOT WATER SYSTEM DIAGRAM | 5
NO SCALE | P-400



DRINK STATION PLUMBING | 1
NO SCALE | P-400

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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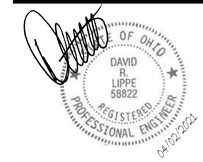

hcklovercarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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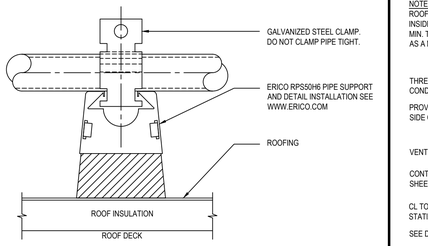
WATER, GAS, WASTE
& VENT RISER DIAGRAMS

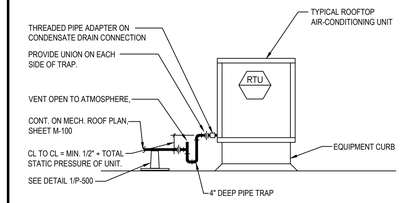


NOTE:
1. LOCATE AT TURNS OF PIPE, AT 4' SPACING FOR PLASTIC PIPE, AND AT THIS SPACING FOR METAL PIPE: 5"=16' 4"=14' 3"=12' 2-1/2"=11' 2"=10' 1-1/2"=9' 1-1/4"=8' 1"=7' 3/4"=6'. PLACE BASE SHEETS ON ROOFING BEFORE GRAVEL IF ANY. SET BLOCKS FREE ON BASE SHEETS. STACK BLOCKS AND NAIL THEM TOGETHER WHERE REQUIRED TO ELEVATE PIPING.
2. PRIMER COAT AND PAINT EXTERIOR GAS PIPE SAFETY YELLOW COLOR.
3. 18"x18"x1/2" THICK ROOF WALKWAY MATERIAL FOR BASE SHEET. ("CAREY-TRED" OR PER ARCHITECTURAL SPECIFICATIONS.)

ROOF PIPE SUPPORT 19

Scale: NO SCALE P-500

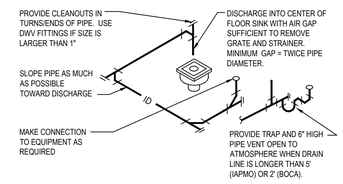
NOTE: IF ROOF DRAIN DOES NOT DRAIN TO PARKING/DRIVE SURFACE, THEN CONDENSATE TO DRAIN TO ROOF DRAIN. IF ROOF DRAINS TO PARKING/DRIVE SURFACE, THEN CONDENSATE TO DRAIN TO FLOOR SINK INSIDE STORE.
MIN. TRAP DEPTH 4"; CENTERLINE OUTLET TO CENTERLINE DRAIN 1/2" PLUS UNIT TOTAL STATIC PRESSURE AS A MINIMUM. DISTANCE FROM OUTLET TO TRAP NOT LESS THAN 2 PIPE DIAMETERS.



NOTE:
1. PIPING ARRANGEMENT SHOWN IS SCHEMATIC. ADJUST AS REQUIRED. VERIFY CONNECTION LOCATIONS BEFORE INSTALLING PIPE RUNS. DO NOT PROVIDE TRAP ON UNITS WHICH HAVE AN INTERNAL TRAP.
2. DRAIN LINES TO BE TYPE L COPPER.
3. FOR BLOW-THROUGH TYPE EQUIPMENT, ADJUST PTRAP DEPTH TO 1/2" PLUS TOTAL STATIC PRESSURE OF UNIT.

A.C. UNIT CONDENSATE DRAIN 16

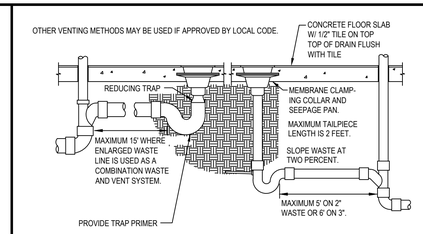
Scale: NO SCALE P-500



NOTE:
1. ROUTE PIPE INCONSPICUOUSLY AND UNOBTRUSIVELY.
2. HANG PIPE AS REQUIRED.
3. DO NOT INSULATE INDIRECT DRAIN PIPE WHEN INSTALLED IN FOOD SERVICE FACILITY. REFER TO LOCAL CODES FOR FURTHER INFORMATION.

INDIRECT DRAIN 12

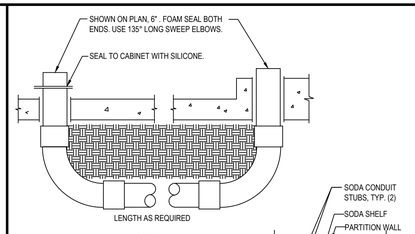
Scale: NO SCALE P-500



NOTE:
1. LOCATE FLOOR DRAIN/SINK WHERE SHOWN ON DIMENSIONED ARCHITECTURAL PLAN. IF FLOOR STRUCTURE INTERFERES WITH FLOOR SINK, MOVE SIDEWAYS IF POSSIBLE, OTHERWISE MOVE BACK. ALWAYS LOCATE WHERE EASILY ACCESSIBLE, BUT NOT IN FOOT TRAFFIC.
2. IF SITUATION IS FLOOR SLAB ON GRADE, PROVIDE BACKFILL PER SPECIFICATIONS. IF CONCRETE FLOOR IS NOT EXISTING, SET DRAIN IN PLACE AND POUR AROUND IT, OR BLOCK OUT AND POUR IN LATER.
3. IF CONCRETE FLOOR IS EXISTING, SAW CUT OR CORE DRILL IT. SET DRAIN BODY IN PLACE AND POUR AROUND IT.
4. TOP OF THE FLOOR SINK / DRAIN SHOULD BE SET AT THE SAME ELEVATION AS THE SLAB AND THEN DISHED OUT ½" AT THE DRAIN SLOPING TO NOTHING AT THE 2' RADIUS POINT.
5. IF SITUATION IS FLOOR NOT ON GRADE, REFER TO "FLOOR PENETRATION" DETAIL FOR VENTS.
6. PROVIDE TRAP PRIMER FOR FLOOR DRAINS IN RESTROOMS.

FLOOR DRAIN/SINK 8

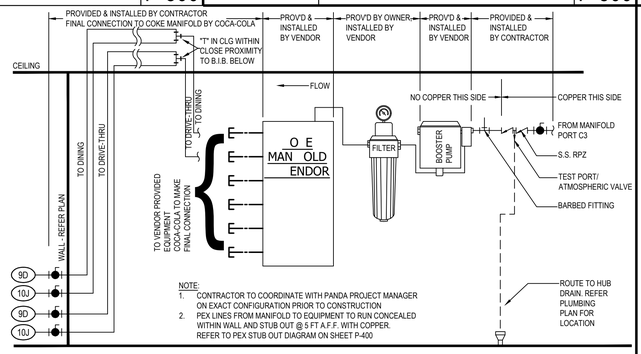
Scale: NO SCALE P-500



NOTE:
1. USE SIX INCH PVC, FITTINGS AND COUPLINGS.
2. USE MINIMUM QUANTITY OF COUPLINGS REQUIRED, SEALED WATER-TIGHT.
3. USE LONG SWEEP ELBOWS AT BOTH ENDS, MINIMUM TWENTY FOUR INCH RADIUS.
4. AVOID ELBOWS IN HORIZONTAL RUN IF AT ALL POSSIBLE.
5. DO NOT USE 45° ELBOWS.

BELOW-GROUND SODA CONDUIT 4

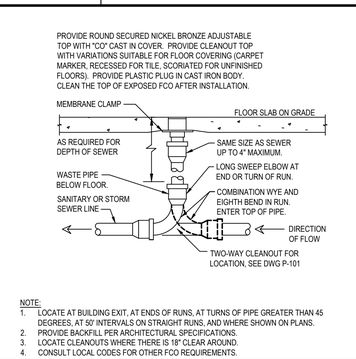
Scale: NO SCALE P-500



NOTE:
1. CONTRACTOR TO COORDINATE WITH PANDA PROJECT MANAGER ON EXACT CONFIGURATION PRIOR TO CONSTRUCTION
2. PEX LINES FROM MANIFOLD TO EQUIPMENT TO RUN CONCEALED WITHIN WALL AND STUB OUT @ 5 FT A.F.F. WITH COPPER. REFER TO PEX STUB OUT DIAGRAM ON SHEET P-400

BAG-N-BOX DETAIL 15

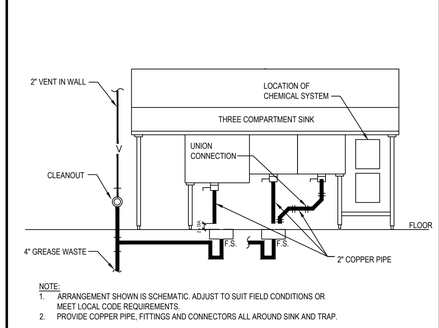
Scale: NO SCALE P-500



NOTE:
1. LOCATE AT BUILDING EXIT, AT ENDS OF RUNS, AT TURNS OF PIPE GREATER THAN 45 DEGREES, AT 50' INTERVALS ON STRAIGHT RUNS, AND WHERE SHOWN ON PLANS.
2. PROVIDE BACKFILL PER ARCHITECTURAL SPECIFICATIONS.
3. LOCATE CLEANOUTS WHERE THERE IS 18" CLEAR AROUND.
4. CONSULT LOCAL CODES FOR OTHER FCO REQUIREMENTS.

FLOOR CLEANOUT 11

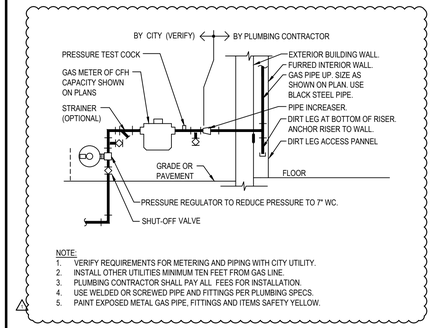
Scale: NO SCALE P-500



NOTE:
1. ARRANGEMENT SHOWN IS SCHEMATIC. ADJUST TO SUIT FIELD CONDITIONS OR MEET LOCAL CODE REQUIREMENTS.
2. PROVIDE COPPER PIPE, FITTINGS AND CONNECTORS ALL AROUND SINK AND TRAP.

UTILITY/SINK 7

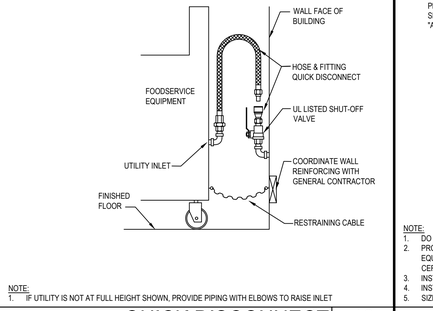
Scale: NO SCALE P-500



NOTE:
1. VERIFY REQUIREMENTS FOR METERING AND PIPING WITH CITY UTILITY.
2. INSTALL OTHER UTILITIES MINIMUM TEN FEET FROM GAS LINE.
3. PLUMBING CONTRACTOR SHALL PAY ALL FEES FOR INSTALLATION.
4. USE WELDED OR SCREWED PIPE AND FITTINGS PER PLUMBING SPECS.
5. PAINT EXPOSED METAL GAS PIPE, FITTINGS AND ITEMS SAFETY YELLOW.

GAS SERVICE 3

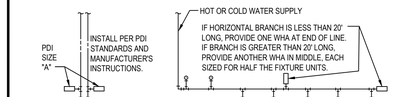
Scale: NO SCALE P-500



NOTE:
1. IF UTILITY IS NOT AT FULL HEIGHT SHOWN, PROVIDE PIPING WITH ELBOWS TO RAISE INLET

QUICK DISCONNECT 18

Scale: NO SCALE P-500



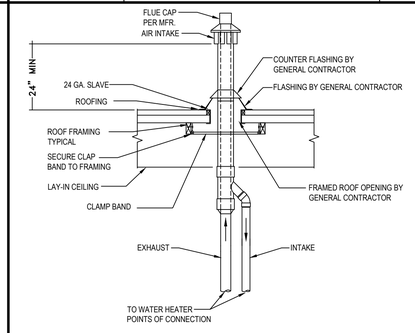
PDI SIZE	PIPE SIZE	FIXTURE UNIT LOAD
A	1/2"	1-11
B	3/4"	12-32
C	1"	33-60
D	1-1/4"	61-113
E	1-1/2"	114-154
F	2"	154-330

FIXTURE UNIT TABULATION		
FIXTURE	COLD	HOT
VALVE WATER CLOSET	10	--
TANK WATER CLOSET	5	--
URINAL	5	--
LAVATORY/SINK	1.5	1.5
JANITOR'S SINK	3	3
SHOWER/BATHTUB	2	2

NOTE:
1. DO NOT PROVIDE AIR CHAMBERS.
2. PROVIDE WATER HAMMER ARRESTERS BY SIOUX CHIEF, PRECISION PLUMBING PRODUCTS, WATTS OR APPROVED EQUIVALENT WITH PISTON AND O-RING CONSTRUCTION, HAVING PDI #WH- 201, ASSE # 1010 AND ANSI # A112.26.1M CERTIFICATION.
3. INSTALL IN HORIZONTAL OR VERTICAL POSITION, BUT NEVER UPSIDE DOWN.
4. INSTALL IN LINE WITH WATER FLOW DIRECTION IF POSSIBLE.
5. SIZE THE UNITS AS SHOWN ON THE DRAWINGS AND/OR PER THE TABLES SHOWN ABOVE.

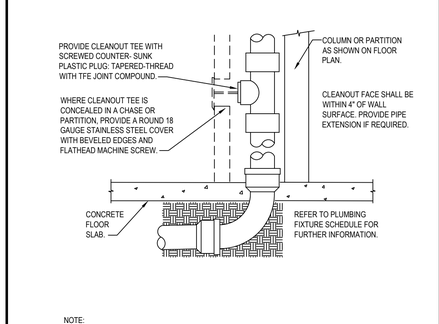
WATER HAMMER ARRESTERS 14

Scale: NO SCALE P-500



CONCENTRIC VENT DETAIL 10

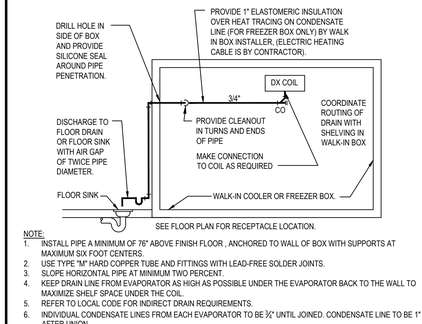
Scale: NO SCALE P500



NOTE:
1. PROVIDE WCO WHERE SHOWN ON PLAN. LOCATE ABOVE FIXTURE FLOOD RIM .
2. CONSULT LOCAL CODES FOR OTHER WCO REQUIREMENTS.

WALL CLEANOUT 6

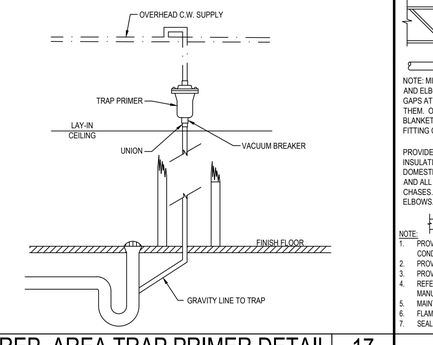
Scale: NO SCALE P-500



NOTE:
1. INSTALL PIPE A MINIMUM OF 76" ABOVE FINISH FLOOR , ANCHORED TO WALL OF BOX WITH SUPPORTS AT MAXIMUM SIX FOOT CENTERS.
2. USE TYPE "M" HARD COPPER TUBE AND FITTINGS WITH LEAD-FREE SOLDER JOINTS.
3. SLOPE HORIZONTAL PIPE AT MINIMUM TWO PERCENT.
4. KEEP DRAIN LINE FROM EVAPORATOR AS HIGH AS POSSIBLE UNDER THE EVAPORATOR BACK TO THE WALL TO MAXIMIZE SHELF SPACE UNDER THE COIL.
5. REFER TO LOCAL CODE FOR INDIRECT DRAIN REQUIREMENTS.
6. INDIVIDUAL CONDENSATE LINES FROM EACH EVAPORATOR TO BE ¾" UNTIL JOINED. CONDENSATE LINE TO BE 1" AFTER UNION.

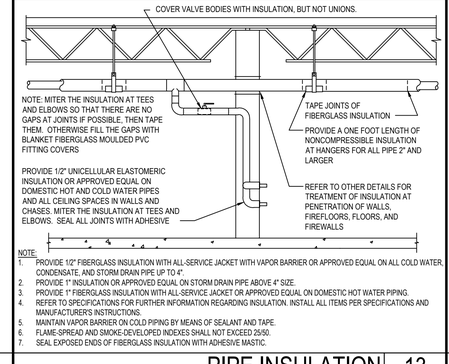
WALK - IN BOX CONDENSATE DRAIN 2

Scale: NO SCALE P-500



PREP. AREA TRAP PRIMER DETAIL 17

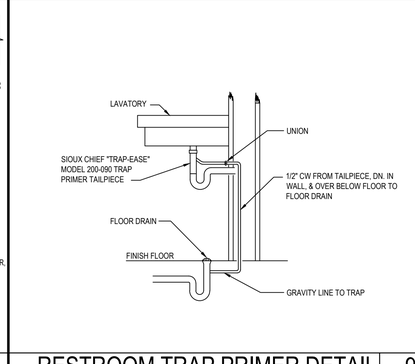
Scale: NO SCALE P-500



NOTE:
1. PROVIDE 1/2" FIBERGLASS INSULATION WITH ALL-SERVICE JACKET WITH VAPOR BARRIER OR APPROVED EQUAL ON ALL COLD WATER, CONDENSATE, AND STORM DRAIN PIPE UP TO 4".
2. PROVIDE 1" INSULATION OR APPROVED EQUAL ON STORM DRAIN PIPE ABOVE 4" SIZE.
3. PROVIDE 1" FIBERGLASS INSULATION WITH ALL-SERVICE JACKET OR APPROVED EQUAL ON DOMESTIC HOT WATER PIPING.
4. REFER TO SPECIFICATIONS FOR FURTHER INFORMATION REGARDING INSULATION. INSTALL ALL ITEMS PER SPECIFICATIONS AND MANUFACTURER'S INSTRUCTIONS.
5. MAINTAIN VAPOR BARRIER ON COLD PIPING BY MEANS OF SEALANT AND TAPE.
6. FLAME-SPREAD AND SMOKE-DEVELOPED INDEXES SHALL NOT EXCEED 25/50.
7. SEAL EXPOSED ENDS OF FIBERGLASS INSULATION WITH ADHESIVE MASTIC.

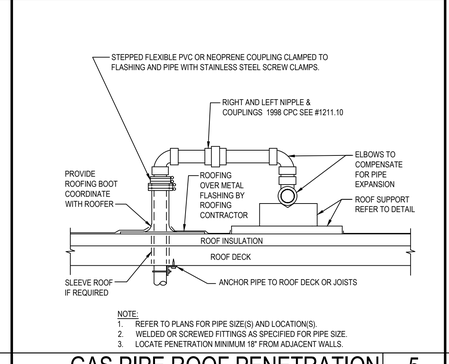
PIPE INSULATION 13

Scale: NO SCALE P-500



RESTROOM TRAP PRIMER DETAIL 9

Scale: NO SCALE P-500



NOTE:
1. REFER TO PLANS FOR PIPE SIZE(S) AND LOCATION(S).
2. WELDED OR SCREWED FITTINGS AS SPECIFIED FOR PIPE SIZE.
3. LOCATE PENETRATION MINIMUM 18" FROM ADJACENT WALLS.

GAS PIPE ROOF PENETRATION 5

Scale: NO SCALE P-500

NOT USED 1

Scale: NO SCALE P-500

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

1	CITY COMMENTS	05.10.21

ISSUE DATE:

1st	BUILDING PERMIT SET	04-02-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

P-500

PLUMBING DETAILS

PACKAGED ROOF TOP UNIT SCHEDULE

(LENNOX MODELS TO BE SPECIFIED)
(LO NoX in California)

UNIT SYMBOL		RTU 1 (NEW)	RTU 2 (NEW)	RTU 3 (NEW)
LOCATION		ROOF	ROOF	ROOF
BLOWER	SA CFM (TONS)/ OA CFM	2,400 (6-TON)/ 500	4,000 (10-TON)/ 750	4,000 (10-TON)/ 750
	ESP (IN W.G.)	0.88"	1.24"	1.24"
COOLING	TOTAL (BTU/HR)	72,400	121,200	121,200
	SENSIBLE (BTU/HR)	57,200	94,300	94,300
	AMBIENT (F)	95	95	95
	COIL ENTERING	80 DB/67 WB	81 DB/67 WB	81 DB/67 WB
HEATING (NATURAL GAS BTU/HR)		STAGE (1) 81,000 STAGE (2) 108,000	STAGE (1) 144,000 STAGE (2) 180,000	STAGE (1) 144,000 STAGE (2) 180,000
ELECTRICAL	POWER SUPPLY	208V/3Ph/60HZ	208V/3Ph/60HZ	208V/3Ph/60HZ
	COMPRESSOR (RLA)	19.6	(2) 27.0	(2) 27.0
	CONDENSER MOTOR (FLA)	(1) 2.4	(1) 4.8	(1) 4.8
	EVAPORATOR MOTOR (FLA)	4.6	10.6	10.6
	MIN. CIRCUIT AMPACITY	35, HACR = 50	49, HACR = 60	49, HACR = 60
		PANDA NATIONAL ACCOUNT. NO SUBSTITUTION ALLOWED. FOR PRICING AND ORDERS CONTACT LENNOX NA @ 800-367-6285 FOR INSTALLATION AND START-UP QUESTIONS CONTACT LENNOX NA TECH SUPPORT @ 800-367-6285 EXT. #1 FOR CUSTOMER SERVICE. EXT. #2 FOR NAT ACC TECH SUPPORT EMAIL NATS@LENNOXIND.COM SUBJECT LINE: PANDA EXPRESS STORE "#" CITY, STATE	BY LENNOX MODEL KGB074H4T DOWN DISCHARGE COMPLETE WITH 14" ROOF MOUNT CURB, ELECTRONIC PROGRAMMABLE THERMOSTAT, SINGLE ENTHALPY ECONOMIZER WITH BAROMETRIC RELIEF. OPER. WT. : 858 LBS APPROX. IEER=16.0, EER=12	BY LENNOX MODEL KGA120H4M DOWN DISCHARGE COMPLETE WITH 14" ROOF MOUNT CURB, ELECTRONIC PROGRAMMABLE THERMOSTAT, SINGLE ENTHALPY ECONOMIZER WITH BAROMETRIC RELIEF. OPER. WT. : 1,378 LBS APPROX. IEER=13.8, EER=12.0	BY LENNOX MODEL KGA120H4M DOWN DISCHARGE COMPLETE WITH 14" ROOF MOUNT CURB, ELECTRONIC PROGRAMMABLE THERMOSTAT, SINGLE ENTHALPY ECONOMIZER WITH BAROMETRIC RELIEF. OPER. WT. : 1,378 LBS APPROX. IEER=13.8, EER=12.0

ALL ITEMS RELATED TO HVAC SYSTEM SHALL BE PROVIDED AND INSTALLED BY CONTRACTOR. CONTACT LENNOX REPRESENTATIVE ABOVE.
- THERMOSTATS: REMOTE SENSOR TYPE, 24/7 PROGRAMMABLE AND CAPABLE OF OPERATING ROOFTOP UNITS AND ACCESSORIES
- DUCT MOUNTED SMOKE DETECTORS: IONIZATION TYPE/UL LISTED

NOTE:
1. UNIT WEIGHTS ABOVE INCLUDE ACCESSORIES AND CURB.
2. FACTORY COATED EVAPORATOR COIL ON ALL UNITS
3. FACTORY COATED CONDENSER COIL ONLY WITHIN 5 MILES OF SALTWATER COASTLINE
4. SINGLE ENTHALPY ECONOMIZER, HIGH PERFORMANCE, LOW-LEAK DAMPERS, W/ GRAVITY EXHAUST
5. RETURN AIR SMOKE DETECTOR (FIELD INSTALLED)
6. FACTORY HINGED ACCESS DOORS
7. MERV 8 PLEATED FILTERS
8. MULTI SPEED (MSAV) BLOWER MOTORS
9. STANDARD 14" ROOF CURB
10. COIL GUARDS (FIELD INSTALL)
11. FACTORY DISCONNECT
12. FACTORY GFCI (FIELD WIRED)
13. LENNOX COMMERCIAL CS7500 THERMOSTAT WITH REMOTE SENSOR (FIELD WIRED)

EXHAUST FAN SCHEDULE

FAN NO.		EF 1	EF 2	EF 3
LOCATION		ROOF	ROOF	ROOF
AREA SERVED		KITCHEN GREASE EXHAUST HOOD #1	KITCHEN GREASE EXHAUST HOOD #2	RESTROOMS
FAN DUTY		AIR EXHAUST	AIR EXHAUST	AIR EXHAUST
FAN TYPE		CENTRIFUGAL BELT-DRIVEN	CENTRIFUGAL BELT-DRIVEN	CENTRIFUGAL BELT-DRIVEN
FAN ARRANGEMENT		UPBLAST	UPBLAST	DOWNBLAST
MIN. WHEEL DIAMETER		-	-	-
PERFORMANCE	C.F.M.	3,450	3,450	450
	T.S.P.	1.25"	1.25"	0.25"
	B.H.P.	1.38	1.38	0.085
	FAN R.P.M.	1223	1223	1128
MOTOR	MOTOR H.P.	2.0	2.0	0.25
	ELEC. CHARACTERISTICS	208V/3PH/60HZ	208V/3PH/60HZ	115V/1PH/60HZ
	MOTOR R.P.M.	1725	1725	-
	MOTOR SPECIAL FEATURES	OPEN DRIP-PROOF	OPEN DRIP-PROOF	OPEN DRIP-PROOF
ACCESSORIES		1. VENTED ROOF CURB 2. HINGED AND CHAINED FAN INSTALLATION FOR DUCT ACCESS	1. VENTED ROOF CURB 2. HINGED AND CHAINED FAN INSTALLATION FOR DUCT ACCESS	1. ROOF CURB 2. BACKDRAFT DAMPER
MANUFACTURER		CAPTIVEAIRE MODEL: EABDU18 WT. 222 LBS	CAPTIVEAIRE MODEL: EABDU18 WT. 222 LBS	CAPTIVEAIRE MODEL: EABDCR7 WT. 108 LBS

NOTES:
1. KITCHEN EXHAUST FANS SHALL BE ELECTRICALLY INTERLOCKED WITH MAKE-UP AIR UNIT AND ROOFTOP UNITS.
2. FOR WIRING DIAGRAM SEE 5/M-501

HVAC CONTROL SETTINGS

EACH HVAC UNIT SHALL BE PROVIDED WITH CONTROLS AS FOLLOWS:

THERMOSTAT: LENNOX COMMERCIAL PROGRAMMABLE THERMOSTAT WITH REMOTE TEMPERATURE SENSOR. SEE SHEET M-100 FOR THERMOSTAT AND SENSOR LOCATIONS.

ALL THERMOSTATS SHALL HAVE MANUAL OVERRIDE.

EACH UNIT CONTROL SHALL BE SET UP INITIALLY AS FOLLOWS:

CONTRACTOR SHALL DETERMINE OCCUPIED PERIOD FROM OWNER.

FAN OPERATION SHALL BE CONTINUOUS DURING OCCUPIED PERIOD AND CYCLE WITH COOLING/HEATING DURING UNOCCUPIED PERIOD.

PROGRAMMED SETPOINTS (FOR EACH THERMOSTAT):
COOLING OCCUPIED: 75°F.
COOLING UNOCCUPIED: 85°F.
HEATING OCCUPIED: 68°F.
HEATING UNOCCUPIED: 50°F.

NOTE: DEVIATIONS FROM THE ABOVE MAY RESULT IN UNACCEPTABLE AIR QUALITY, COMFORT AND/OR ENERGY CONSUMPTION.

AIR CURTAIN SCHEDULE

EQUIP.	MFR/MODEL	DESCRIPTION
M8A	MARS STD242-1U-OB	UNHEATED AIR CURTAIN (SERVICE DOOR). 115/1/60 WEIGHT 65 LBS. PROVIDED BY PANDA EXPRESS
M9A	QUICK-SERV CF-25	AIR CURTAIN (WINDOW NON-HEATED). 120/1/60, 20 AMP WEIGHT 30 LBS REFERENCE ARCHITECTURAL WINDOW SCHEDULE FOR HEATED OR NON-HEATED UNIT. PROVIDED BY GC.

NOTES:
INSTALL ACCORDING TO MANUFACTURER'S INSTRUCTIONS.

MA-1 CONTROL SETTINGS

EACH UNIT CONTROL SHALL BE SET UP INITIALLY AS FOLLOWS:

FAN OPERATION SHALL BE CONTINUOUS DURING COOKING OPERATION INTERLOCK WITH KITCHEN EXHAUST FANS. REFER TO HOOD DRAWINGS.

PROGRAMMED SETPOINTS :
COOLING : 85°F.
HEATING : 55°F.

MECHANICAL SPECIFICATIONS

1. WORK INCLUDES INSTALLATION OF HVAC SYSTEMS, INCLUDING GREASE EXHAUST FANS AND MAKE-UP AIR UNIT FOR KITCHEN HOODS, SPACE HEATING/AIR CONDITIONING SYSTEMS, SUPPLY, RETURN, EXHAUST, AND GREASE EXHAUST DUCTWORK, GRILLES, REGISTERS, DIFFUSERS, COMPLETE CONTROLS SYSTEM, INTERLOCK WIRING FOR OPERATION OF KITCHEN HOODS, EXHAUST FANS, AND MAKE-UP AIR UNIT, DUCT INSULATION, AND RELATED ITEMS NECESSARY FOR A COMPLETE FUNCTIONING SYSTEM AS INDICATED ON THE PLANS. FURNISH ALL NEW MATERIALS AND EQUIPMENT UNLESS NOTED OTHERWISE (U.N.O.).
2. DRAWINGS FOR HVAC WORK ARE DIAGRAMMATIC, SHOWING THE GENERAL LOCATION, TYPE, LAYOUT AND REQUIRED EQUIPMENT. DRAWINGS SHALL NOT BE SCALED FOR EXACT MEASUREMENTS. AS REQUIRED, REFER TO ARCHITECTURAL AND MANUFACTURER'S STANDARD INSTALLATION DRAWINGS FOR EQUIPMENT CONNECTIONS AND INSTALLATION REQUIREMENTS. FURNISH AND INSTALL DUCTWORK, CONNECTIONS, ACCESSORIES, OFFSETS, AND MATERIALS NECESSARY TO FACILITATE SYSTEM'S FUNCTIONING AS INDICATED BY THE DESIGN AND EQUIPMENT SHOWN ON PLANS.
3. CODE COMPLIANCE: ALL WORK COVERED BY THIS SECTION SHALL BE IN ACCORDANCE WITH ALL LOCAL CODES AND ACCEPTABLE TO THE AUTHORITY HAVING JURISDICTION.
4. COORDINATE WORK WITH OTHER TRADES, EQUIPMENT FURNISHED BY OTHERS AND OWNER REQUIREMENTS. PROVIDE DUCT RISES AND DROPS AS REQUIRED FOR INSTALLATION AND/OR TRADE COORDINATION. NOTIFY ARCHITECT OF ANY DISCREPANCIES BEFORE STARTING WORK. WORK SHALL BE PERFORMED BY EXPERIENCED TRADESMEN AND THEIR WORK SHALL BE OF HIGH STANDARD ACCEPTABLE TO THE OWNER.
5. DUCTWORK: DUCT SYSTEMS SHALL BE CONSTRUCTED, INSTALLED, SEALED AND INSULATED AS PROVIDED IN THE INT'L ENERGY AND MECHANICAL CODES. SHEET METAL SHALL BE IN ACCORDANCE WITH ASHRAE AND SMACNA STANDARDS. SHEET METAL SHALL BE GALVANIZED OF LOCK-FORMING QUALITY, ASTM A-525. UNLESS OTHERWISE NOTED, DUCT DIMENSIONS ON DRAWINGS ARE NET INSIDE CLEAR DIMENSIONS ON LINED DUCTS OR SHEET METAL DIMENSIONS ON UNLINED DUCTS. ALL ANGLE IRON USED FOR SUPPORT SHALL BE GALVANIZED. ROUND RIGID DUCTWORK SHALL CONFORM TO SMACNA TABLE 3-2.
6. INSTALL DUCT HIGH AS POSSIBLE WITHIN JOIST SPACE. CONSULT ARCHITECT AND ENGINEER FOR ALTERNATE ROUTING IF CONFLICT OCCURS.
7. SEAL ALL TRANSVERSE AND LONGITUDINAL DUCT SEAMS AIR-TIGHT. PROVIDE TURNING VANES AT ALL ELBOWS OR OFFSETS EXCEEDING 30 DEGREES.
8. GREASE EXHAUST SYSTEM: ALL GREASE EXHAUST DUCTS SHALL BE FABRICATED BY WELDED JOINT CONSTRUCTION OF 16 GAUGE WELDED STEEL OR 18 GAUGE STAINLESS STEEL. PROVIDE RATED ACCESS DOORS AT ALL ELBOWS AND OFFSETS NECESSARY FOR COMPLETE CLEANING OF GREASE DUCT. PROVIDE MINIMUM 30"x30" UNOBSTRUCTED ACCESS OR ROUTE FROM THE CEILING TO EACH ACCESS DOOR. DO NOT BLOCK ACCESS WITH PLUMBING, ELECTRICAL OR HVAC OBSTRUCTIONS. ALL ELBOWS SHALL BE LONG RADIUS. GREASE DUCT SHALL BE INSTALLED EITHER IN A RATED ENCLOSURE PROVIDED BY THE GENERAL CONTRACTOR OR WRAPPED WITH FIREMASTER GREASE DUCT WRAP.
9. DUCT INSULATION: PROVIDE DUCT WRAP FOR ALL DUCTS ABOVE CEILING, INCLUDING VERTICAL, HORIZONTAL, RIGID AND FLEXIBLE DUCTS, EXCLUDING PREFABRICATED PREINSULATED DUCTS AND GREASE DUCTS. DUCT WRAP SHALL BE JOHNS MANVILLE MICROLITE OR EQUAL WITH FOIL/SCRIM/KRAFT, 1 IN THICKNESS, 1.5 POUNDS/FT3 DENSITY. DUCT WRAP SHALL BE BONDED GLASS FIBERS IN THERMOSETTING RESIN MEETING NFPA 90A, WITH K VALUE NOT TO EXCEED 0.23 AT 75 DEGREES F. FLAME SPREAD AND SMOKE DEVELOPED RATINGS SHALL NOT EXCEED 25/50. APPLY 100% ADHESIVE COVERAGE TO SHEET METAL DUCTWORK. PROVIDE ADDITIONAL MECHANICAL FASTENERS ON DUCTS OVER 12" WIDE OR 16" HIGH. MECHANICAL FASTENERS SHALL BE "GRIPNAIL" OR WELDED PIN AND SPEED CLIPS SPACED PER SMACNA STANDARDS.
10. FLEX DUCT: PROVIDE FACTORY ASSEMBLED CLASS 1 AIR DUCT (UL 181) WITH FIBERGLASS INSULATION AND REINFORCED OUTER PROTECTIVE COVER/VAPOR BARRIER. FLEX DUCT SHALL MEET NFPA 90A WITH FLAME SPREAD UNDER 25, SMOKE DEVELOPED UNDER 50 AND SHALL BE RATED FOR 2" W.C. PRESSURE AND 0 TO 250 DEGREE TEMPERATURE. FLEX DUCT MAXIMUM ALLOWED LENGTH TO BE PER LOCAL CODE.
11. PROVIDE INSULATION APPLIED TO COMPLETE BACKPAN OF AIR DEVICES.
12. ACCESS DOOR: PROVIDE HINGED ACCESS PANELS IN DUCTWORK WHERE SHOWN AND AS REQUIRED FOR ACCESS TO DAMPERS OR EQUIPMENT. PROVIDE INSULATED ACCESS DOORS IN INSULATED DUCTWORK.
13. AUTOMATIC TEMPERATURE CONTROL: CONTRACTOR TO PROVIDE AND INSTALL 24/7 PROGRAMMABLE THERMOSTATS AND REMOTE SENSORS.
14. KITCHEN HOOD EQUIPMENT INTERLOCK: PROVIDE ALL INTERLOCK AND CONTROL WIRING FOR KITCHEN HOOD SYSTEMS, WHICH INCLUDES EF1, EF2, MAU1 AND ANSUL SYSTEM SHUT DOWN INTERLOCK TO MAKE-UP AIR FAN. UPON ACTIVATION OF ANSUL SYSTEM, MAKE-UP AIR FAN SHALL BE DEACTIVATED. PROVIDE ALL NECESSARY CONTROLS AND WIRING FOR A COMPLETE AND OPERABLE SYSTEM. INTERLOCK GREASE EXHAUST FANS AND MAKE-UP AIR UNIT TO START SIMULTANEOUSLY FROM SWITCH PROVIDED AT HOOD.
15. TEST AND ADJUST EACH PIECE OF EQUIPMENT AND EACH SYSTEM AS REQUIRED TO ASSURE PROPER AIR BALANCE AND OPERATION. PROVIDE A CERTIFIED AIR BALANCE REPORT TO OWNER SHOWING DESIGN AND MEASURED AIR VOLUMES, STATIC PRESSURES, FAN RPMS, ETC. AIR BALANCE CONTRACTOR SHALL ADJUST SYSTEMS TO MINIMIZE NOISE AND VIBRATION, AND TO ASSURE PROPER FUNCTION OF CONTROLS, MAINTENANCE OF TEMPERATURE AND OPERATION. GENERAL CONTRACTOR TO OBTAIN ALL INSPECTIONS REQUIRED BY LOCAL CODE AND GUARANTEE WORK AND INSTALLATION FOR ONE YEAR AFTER ACCEPTANCE BY OWNER. GENERAL CONTRACTOR TO FURNISH OWNER WITH TWO COMPLETE SETS OF AS-BUILT DRAWINGS INDICATING ALL INSTALLED WORK, INCLUDING ALL CONTROL WIRING DIAGRAMS AND INTERLOCK FOR SYSTEM OPERATION.
16. CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION OF ECONOMIZERS INCLUDING INSTALLATION OF ALL NECESSARY SENSORS AND CONNECTIONS TO THERMOSTAT. PROVIDE SUPPORT OF ECONOMIZERS PER MANUFACTURER'S REQUIREMENTS AND TEST FOR PROPER OPERATION PRIOR TO FINAL TEST AND BALANCE.

MAKE-UP AIR UNIT SCHEDULE

MARK	MFR/ MODEL	LOCATION	SERVICE AREA	GAS HEAT	TYPE	COOLING	CFM	ESP	MOTOR	REMARKS
MA-1	CAPTIVEAIRE EA3-D.500-G18	ROOF-TOP	KITCHEN HOOD #1 & #2	INPUT: 590,400 BTHU OUTPUT: 543,168	DIRECT FIRE GAS HEATED, DOWN DISCHARGE	N/A	5,520	0.75"	5 HP 208V/3PH/60HZ	GAS FIRED MAKEUP AIR UNIT. REFER TO SHEET M-402 FOR INFORMATION. 4-5 WEEK LEAD TIME. SHIPPING INCLUDED IN PRICE. SHIPS FROM TYLER, TX. SHIPS SEPARATE, FREIGHT INCLUDED. NOTE: FACTORY OPTIONS SHALL INCLUDE NONCORROSIVE COATING AND HAIL GUARD PROTECTION.

DIFFUSER & GRILLE SCHEDULE

DESIGNATION	MANUFACTURER	MODEL NO	TYPE	COLOR	NOM NECK SIZE	NOM FACE SIZE	FRAME TYPE	NC MAX	REMARKS
A	TITUS	PCS-3	PERFORATED ADJUSTABLE CORE	26 WHITE	PER PLAN	24" x 24"	LAY-IN T-BAR	< 30	INSULATION BLANKET FOR BACKPAN, CONTRACTOR FURNISHED ROUND NECK ADAPTER
B	TITUS	PCS-3	PERFORATED ADJUSTABLE CORE	26 WHITE	PER PLAN	20" x 20"	SURFACE	< 30	WITH 20X20 SURFACE FRAME, REQUIRES A 20.5"X20.5" CEILING OPENING, INSULATION BLANKET, D-100 RADIAL DAMPER
C	TITUS	PCS-3	PERFORATED ADJUSTABLE CORE	26 WHITE	PER PLAN	12" x 12"	SURFACE	< 30	WITH12X12 SURFACE FRAME, REQUIRES A 12.5"X12.5" CEILING OPENING, INSULATION BLANKET, D100 RADIAL DAMPER
D	TITUS	PAR-3	PERFORATED RETURN	26 WHITE	22" x 22"	24" x 24"	LAY-IN T-BAR	< 35	CONTRACTOR FURNISHED INSULATE RETURN BOX FOR CONNECTING FLEX DUCT
E	TITUS	PAR-3	PERFORATED EXHAUST	26 WHITE	PER PLAN	12" x 12"	SURFACE		WITH12X12 SURFACE FRAME, REQUIRES A 12.5"X12.5" CEILING OPENING, D100 RADIAL DAMPER
F	TITUS	PAR-3	PERFORATED RETURN	PANDA BRONZE	22" x 22"	24" x 24"	LAY-IN T-BAR	< 35	CONTRACTOR FURNISHED INSULATE RETURN BOX FOR CONNECTING FLEX DUCT
H	TITUS	PCS-3	PERFORATED ADJUSTABLE CORE	PANDA BRONZE	PER PLAN	24" x 24"	LAY-IN T-BAR	< 30	WITH INSULATION BLANKET, BALANCE USING MANUAL VOLUME DAMPER AT BRANCH DUCT
J	TITUS	PCS-3	PERFORATED ADJUSTABLE CORE	26 WHITE	PER PLAN	24" x 24"	LAY-IN T-BAR	< 30	AG95 OBD, INSULATION BLANKET FOR BACKPAN, CONTRACTOR FURNISHED ROUND NECK ADAPTER
K	TITUS	PCS-3	PERFORATED ADJUSTABLE CORE	26 WHITE	PER PLAN	12" x 12"	SURFACE	< 30	WITH12X12 SURFACE FRAME, REQUIRES A 12.5"X12.5" CEILING OPENING, INSULATION BLANKET, D100 RADIAL DAMPER
L	TITUS	PCS-3	PERFORATED ADJUSTABLE CORE	26 WHITE	PER PLAN	12" x 12"	SURFACE	< 30	WITH12X12 SURFACE FRAME, REQUIRES A 12.5"X12.5" CEILING OPENING

NOTE: PROVIDE FACTORY INSTALLED BACK PAN INSULATION ON AIR DEVICES.
HVAC CONTRACTOR IS TO PURCHASE ALL AIR DEVICES FROM PANDA APPROVED NATIONAL ACCOUNT VENDOR THERMAIR SYSTEMS INC.
PLEASE CONTACT RON CAMPTON AT 602-705-5010 OR EMAIL ronc@thermairsystems.com

AIR BALANCE SCHEDULE

ITEM	SUPPLY AIR	RETURN AIR	MAKE-UP AIR	EXHAUST
MAU1	0	0	+5,520	0
EF-1, EF-2	0	0	0	-3,450 x 2
RTU-1	+2,400	-1,900	500	0
RTU-2, RTU-3	+4,000, +4000	-3,250, -3,250	2@750 EA	0
EF-3	-	-	-	-450
TOTAL	+10,400	-8,400	+7,520	-7,350

BUILDING PRESSURE = +170 CFM

BALANCE TOLERANCES AS FOLLOWS:
KITCHEN EXHAUST HOODS: 0% TO +10%
OUTDOOR AIR: 0% TO +10%
SUPPLY & RETURN DIFFUSERS: ±10%
TOILET EXHAUST: ±10%
BALANCE RTU SUPPLY AND RETURN PRIOR TO TURNING ON EXHAUST FANS.
KITCHEN EXHAUST FANS SHALL BE BALANCED WITH VELOCITY MATRIX OR A 4" ANEMOMETER

OSA VENTILATION CALCULATION-IMC

AREA TYPE	TOTAL AREA (FT.2)	OCCUPANCY DENSITY 2 (PEOPLE/FT.2)	TOTAL OCCUPANTS	OSA REQ.'D PER SQ.FT. (CFM)	OSA REQ.'D PER PERSON (CFM)	OSA REQ.'D FOR THIS OCCUPANCY CLASSIFICATION (CFM)
HALLWAYS	41	-	-	0.06	-	+3
STORAGE	14	-	-	0.15	-	+2
KITCHEN (EXHAUST)	925	-	-	0.7	-	-65
DINING ROOM	823	100/1,000	83	0.18	7.5	+771

CALCULATION PER IMC TABLE 403.3.1.1
VENTILATION SHALL BE BALANCED BY AN APPROVED METHOD. A BALANCE REPORT SHALL VERIFY THAT THE VENTILATION SYSTEM IS CAPABLE OF SUPPLYING THE AIRFLOW RATES REQUIRED BY SECTION 403. SAID REPORT MUST BE PRESENTED TO THE ADMINISTRATIVE AUTHORITY.

TOTAL OSA REQUIRED (CFM)	841
TOTAL OSA PROVIDED (CFM)	2000

MECHANICAL LEGEND

SYMBOL	ABBREVIATION	DESCRIPTION
	ABV	ABOVE
	AFF	ABOVE FINISHED FLOOR
	CLG	CEILING
	DN	DOWN
		DUCT SECTIONS (SUPPLY, EXHAUST, RETURN)
		FLEXIBLE DUCT
	MVD	MANUAL VOLUME DAMPER
	OBD	OPPOSED BLADE DAMPER
	MFR	MANUFACTURER
	MIN	MINIMUM
	OSA	OUTSIDE AIR
		ROUND RIGID DUCTWORK
		TOTAL STATIC PRESSURE
		TURNING VANES
1		CONSTRUCTION NOTES
EF 1		MECHANICAL EQUIPMENT DESIGNATION
S		SMOKE DETECTOR
T1		THERMOSTAT / UNIT
R1		REMOTE SENSOR / UNIT

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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PANDA PROJECT #: S8-22-D8193
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ARCH PROJECT #: 20044.021

STATE OF OHIO
DAVID R. LIPPE
58822
REGISTERED PROFESSIONAL ENGINEER
04/02/2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

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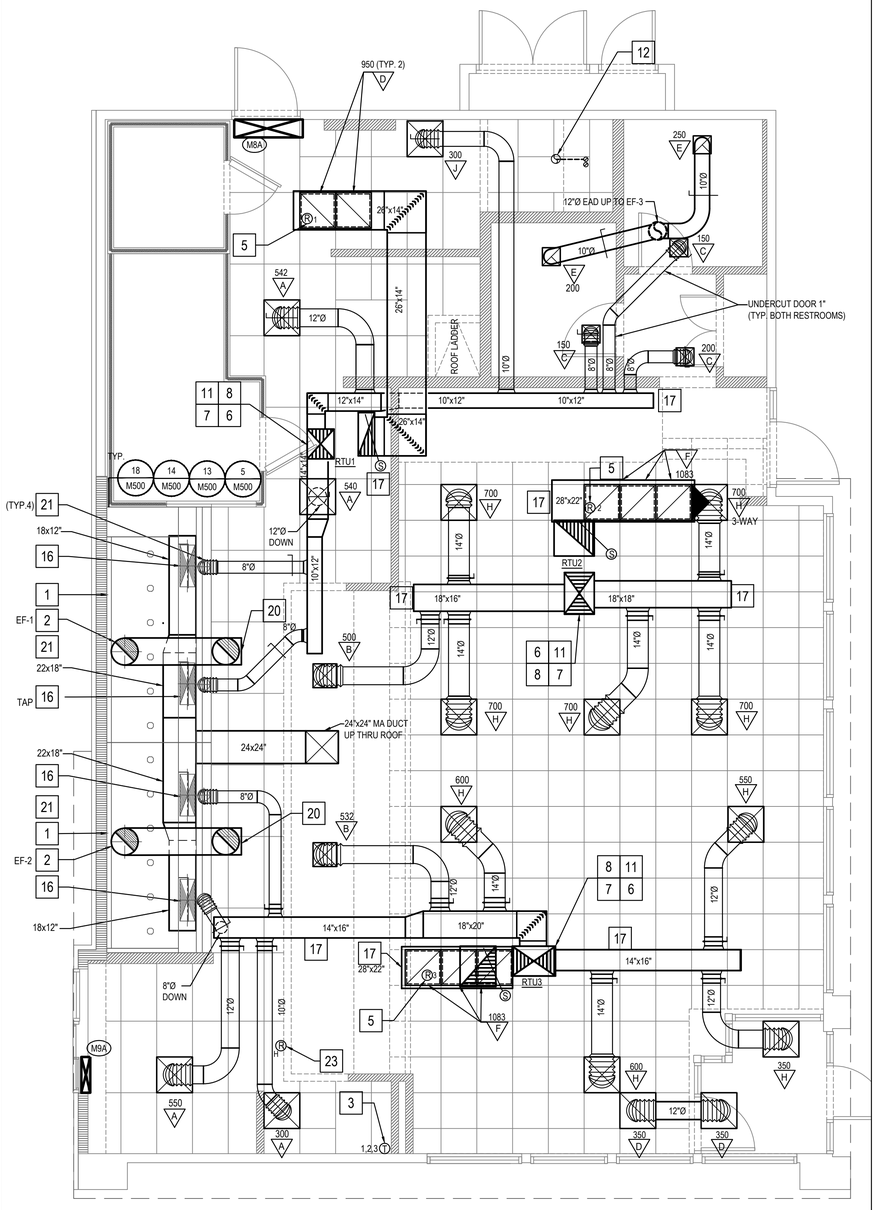
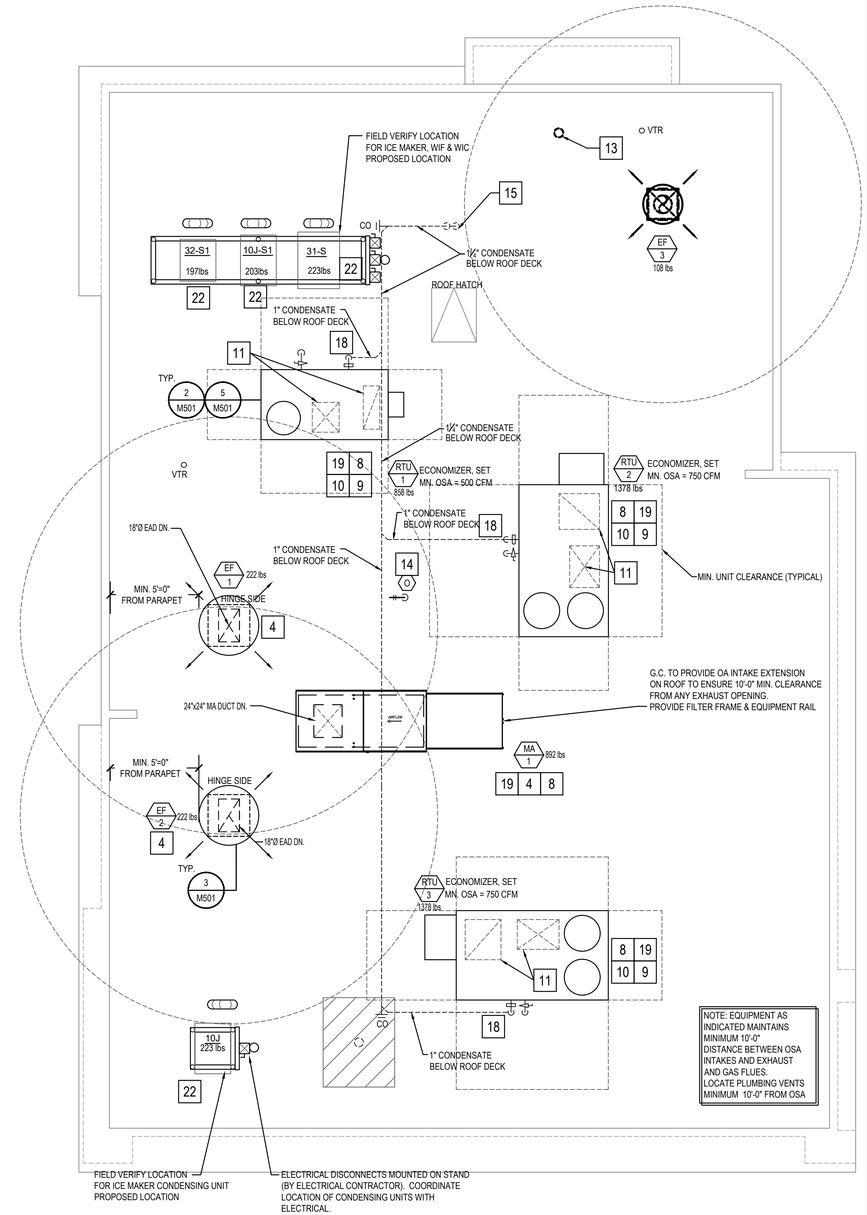
MECHANICAL NOTES
SPECIFICATIONS & SCHEDULES

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com





MECHANICAL KEY NOTES:

1. INSTALL GREASE EXHAUST HOODS FURNISHED BY PANDA. HOOD SHALL BE ONE CAPTIVEAIRE 4824-ND HOOD EXHAUSTING 3,450 CFM. SUPPORT FROM STRUCTURE ABOVE WITH UNISTRUT AND ALL THREAD ROD. MOUNT HOOD PER LOCAL CODE REQUIREMENTS. REFER TO PLAN FOR HOOD CONNECTIONS. SEE CODE COMPLIANCE DRAWINGS ON SHEET M-500 AND CAPTIVEAIRE HOOD DRAWINGS FOR ADDITIONAL REQUIREMENTS. (TWO SECTIONS TOTAL).
2. PROVIDE AND INSTALL MANUFACTURED CAPTIVEAIRE 18" GREASE EXHAUST DUCT, ROUTE ON TOP OF MAKE UP AIR DUCT, FROM INLET OF ROOF MOUNTED GREASE EXHAUST FAN. CONNECT TO EXHAUST HOOD COLLAR. FIELD VERIFY. SEAL DUCT TO THE ROOF CURB WITH FIRE CAULKING . SEE HOOD DETAIL DRAWINGS ON SHEET M-500 AND CAPTIVEAIRE DRAWINGS ON SHEETS M-400 TO M-410.
3. MOUNT THERMOSTAT AT MANAGER STATION. REFER TO DETAIL #1 ON SHEET E-200. SEE DWG FOR EXACT LOCATION OF REMOTE SENSOR. SEE ROOFTOP UNIT SCHEDULE AND TEMPERATURE CONTROL DIAGRAM DETAIL 5 ON SHEET M-501 FOR ADDITIONAL INFORMATION.
4. INSTALL GREASE EXHAUST FAN WITH CURB (EF-1 AND EF-2) AND MAKE UP AIR (MA-1) FURNISHED BY PANDA. COORDINATE LOCATION OF UNIT WITH ARCHITECTURAL AND STRUCTURAL DRAWINGS.
5. PROVIDE AND INSTALL A REMOTE SENSOR FOR ROOFTOP UNIT AT THIS LOCATION. MOUNT REMOTE SENSOR IN RETURN AIR DUCTWORK. SEE TEMPERATURE CONTROL DIAGRAM ON SHEET M-501 FOR ADDITIONAL INFORMATION.
6. PROVIDE AND INSTALL DUCT MOUNTED SMOKE DETECTOR AT MAIN SUPPLY AIR DUCT AND RETURN AIR DUCT PER OMC, SECTION 606.2.1. DETECTORS SHALL BE INTERLOCKED TO SHUT DOWN ROOFTOP UNITS UPON DETECTION OF SMOKE. PROVIDE ALL CONTROL WIRING NECESSARY TO PERFORM THIS OPERATION.
7. PROVIDE FLEXIBLE CONNECTION BETWEEN UNIT, ROUTE DUCT THRU ROOF CURB AND TRUSS.
8. FOR GAS CONNECTION, SEE PLUMBING DRAWINGS.
9. PROVIDE FABRICATED CURB PER MANUFACTURERS REQUIREMENTS AND COORDINATE EXACT LOCATION OF UNIT IN FIELD. SHIM ROOF CURB LEVEL FOR PROPER CONDENSATE DRAINAGE. REFER TO DETAIL 2/M501.
10. FURNISH AND INSTALL ALL TEMPERATURE CONTROL WIRING FROM THE UNIT TO THE THERMOSTAT OR OTHER CONTROL DEVICES.
11. FULL SIZE SA AND RA UP TO RTU. TRANSITION AS REQUIRED TO RTU INLET/OUTLET SIZE.
12. PVC COMBINATION VENT AND COMBUSTION AIR PIPING PROVIDED AND INSTALLED BY PLUMBING FOR SEALED COMBUSTION WATER HEATER. REFER TO PLUMBING PLANS.
13. WATER HEATER CONCENTRIC VENT TERMINATION. REFER TO PLUMBING PLANS. OFFSET AS REQUIRED FOR CLEARANCE FROM AIR INTAKES.
14. ROOF HYDRANT. REFER TO PLUMBING DRAWINGS.
15. ROUTE CONDENSATE DRAIN IN CEILING SPACE OVER AND DOWN IN WALL. SLOPE 1/4" PER FOOT. STUB-OUT AND ELBOW DOWN OVER MOP SINK . TERMINATE WITH MINIMUM 2" AIR GAP.
16. MA DUCT (BELOW MAKE UP AIR) CONNECT TO 28"x10" RISER FROM SUPPLY PLENUM. 1,380 CFM
17. PROVIDE DUCT EXTERNAL INSULATION WRAP AT TRUNK, TYPICAL.
18. CONDENSATE DRAIN LINE DOWN THRU ROOF. REFER TO DETAIL 16/P-500.
19. PROVIDE AND INSTALL ALL EQUIPMENT WITH MANUFACTURER'S RECOMMENDED CLEARANCES FOR MAINTENANCE. MAINTAIN MINIMUM CLEARANCES TO ELECTRICAL AND SERVICE ACCESS PANELS AND DISCONNECTS.
20. GREASE DUCT CLEANOUT LOCATION. PROVIDE ACCESS TO CLEANOUT ABOVE CEILING. REFER TO MECHANICAL SPECIFICATIONS SHEET M-000
21. 8" CONNECTION TO HOOD RTU SUPPLY PLENUM COLLAR. BALANCE TO 259 CFM.
22. PROVIDE AND INSTALL ACR TUBING, SIZED AND ROUTED PER MANUFACTURER'S INSTRUCTIONS, FROM REMOTE REFRIGERANT CONDENSERS TO WALK-IN COOLER AND FREEZER FAN COILS, AND ICE MAKER. TEST, PURGE, EVACUATE AND CHARGE LINES AS REQUIRED BY MANUFACTURER. (START-UP FOR ICE MAKER IS BY OWNER'S REPRESENTATIVE). ROUTE REFRIGERANT LINES THROUGH "ATR HUB" PROVIDED AND INSTALLED BY GC (REFER TO ARCH. ISO 3 AND 4, SHEET A-108). UNITS SECURED TO RACK BY G.C.
23. ROOM AIR SENSOR FROM CAPTIVEAIRE HOOD ON BACK OF MENU BOARD WALL, AS CLOSE TO CEILING AS POSSIBLE.

NOTE: MAXIMUM FLEXIBLE DUCT LENGTH ALLOWED SHALL BE PER LOCAL CODE AND AMENDMENTS. OMC HAS NO LIMITATIONS FOR FLEXIBLE DUCT LENGTHS.

HVAC FLOOR PLAN 2 — Scale:1/4"=1'-0" M-100

HVAC ROOF PLAN 1 — Scale:1/4"=1'-0" M-100

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

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khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

M-100

H.V.A.C. FLOOR PLAN &
H.V.A.C. ROOF PLAN

FOR QUESTIONS, CALL THE
Southern California Office
Alberto Hernandez
PHONE: (714) 957-1500
EMAIL: reg86@captiveaire.com

PATENT NUMBERS

AC-PSP (UNITED STATES) - US PATENT 7963830 B2.
AC-PSP WALL (CANADA) - CA PATENT 2820509.
AC-PSP ISLAND (CANADA) - CA PATENT 2520330.

HOOD INFORMATION - JOB#4793684

HOOD NO	TAG	MODEL	MANUFACTURER	LENGTH	MAX COOKING TEMP	TYPE	APPLIANCE DUTY	DESIGN CFM/FT	TOTAL EXH CFM	EXHAUST PLENUM RISER(S) WIDTH	LENG	HEIGHT	DIA	CFM	VEL	SP	MUA CFM	AC CFM	HOOD CONSTRUCTION	HOOD CONFIG END TO END	ROW
1		4824 ND-2-ACPSP-F	CAPTIVEAIRE	11' 6"	600 DEG	I	HEAVY	300	3450			4"	18"	3450	1952	-0.635"	2760	518	430 SS WHERE EXPOSED	LEFT	ALONE
2		4824 ND-2-ACPSP-F	CAPTIVEAIRE	11' 6"	600 DEG	I	HEAVY	300	3450			4"	18"	3450	1952	-0.635"	2760	518	430 SS WHERE EXPOSED	RIGHT	ALONE

HOOD INFORMATION

HOOD NO	TAG	FILTER(S) TYPE	QTY	HEIGHT	LENGTH	EFFICIENCY @ 7 MICRONS	LIGHT(S) QTY	TYPE	WIRE GUARD	LOCATION	SIZE	UTILITY CABINET(S) FIRE SYSTEM TYPE	FIRE SYSTEM SIZE	ELECTRICAL MODEL #	SWITCHES QUANTITY	FIRE SYSTEM PIPING	HOOD HANGING WEIGHT
1		SS BAFFLE WITH HANDLES	8	20"	16"	30%	6	L55 SERIES E26	NO	WALL MNT	12"x54"x24"	ANSUL R102	3.0/3.0/3.0	SC-321110FP-SEP	1 LIGHT 1 FAN	YES	595 LBS
2		SS BAFFLE WITH HANDLES	8	20"	16"	30%	6	L55 SERIES E26	NO	RIGHT	20"x48"x24"					YES	685 LBS

HOOD OPTIONS

HOOD NO	TAG	OPTION
1		LEFT END STANDOFF 3" WIDE 48" LONG.
		RISER SENSOR INSTALL 6IN PLEN.
2		RISER SENSOR INSTALL 6IN PLEN.

PERFORATED SUPPLY PLENUM(S)

HOOD NO	TAG	POS	LENGTH	WIDTH	HEIGHT	TYPE	RISER(S) WIDTH	LENG	DIA	CFM	SP
1		Front	141"	22"	6"	MUA	10"	28"		1380	0.696"
						MUA	10"	28"		1380	0.696"
						AC			8"	259	0.160"
						AC			8"	259	0.160"
2		Front	158"	22"	6"	MUA	10"	28"		1380	0.696"
						MUA	10"	28"		1380	0.696"
						AC			8"	259	0.145"
						AC			8"	259	0.145"

FIRE SYSTEM INFORMATION - JOB#4793684

FIRE SYSTEM NO	TAG	TYPE	SIZE	FLOW POINTS	INSTALLATION SYSTEM	LOCATION ON HOOD
1		ANSUL R102	3.0/3.0/3.0	23	WALL UTILITY CABINET LEFT	N/A

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DOUBLE WALL DUCT BY MECHANICAL
PLEASE USE CONTACT BELOW FOR PRICING

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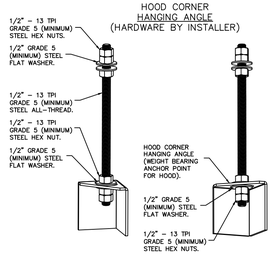
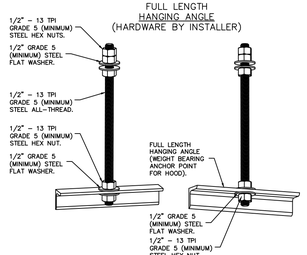
HOOD CORNER
HANGING ANGLE
(HARDWARE BY INSTALLER)



ASSEMBLY INSTRUCTIONS

HANGING ANGLE MUST BE SUPPORTED WITH 1/2" - 13 TPI GRADE 5 (MINIMUM) ALL-THREAD. SANDWICH HANGING ANGLES AND CEILING ANCHOR POINTS WITH 1/2" GRADE 5 (MINIMUM) STEEL FLAT WASHERS AND 1/2" - 13 TPI GRADE 5 (MINIMUM) HEX NUTS AS SHOWN. MUST USE DOUBLED HEX NUT CONFIGURATION BENEATH HOOD HANGING ANGLES AND ABOVE CEILING ANCHORS. MAINTAIN 1/4" OF EXPOSED THREADS BENEATH BOTTOM HEX NUT. TORQUE ALL HEX NUTS TO 57 FT-LBS.

FULL LENGTH
HANGING ANGLE
(HARDWARE BY INSTALLER)



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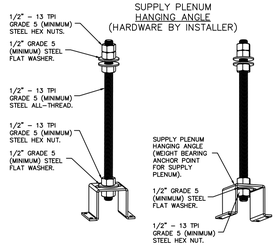
SUPPLY PLENUM
HANGING ANGLE
(HARDWARE BY INSTALLER)



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REVISIONS

	DESCRIPTION	DATE:
1		
2		
3		
4		

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www.captiveaire.com
Southern California Office
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HAMILTON, OH, 45011

DATE: 3/12/2021
DWG.#: 4793684
DRAWN BY: AH-86
SCALE: 3/4" = 1'-0"
MASTER DRAWING

SHEET NO. 1

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

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khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
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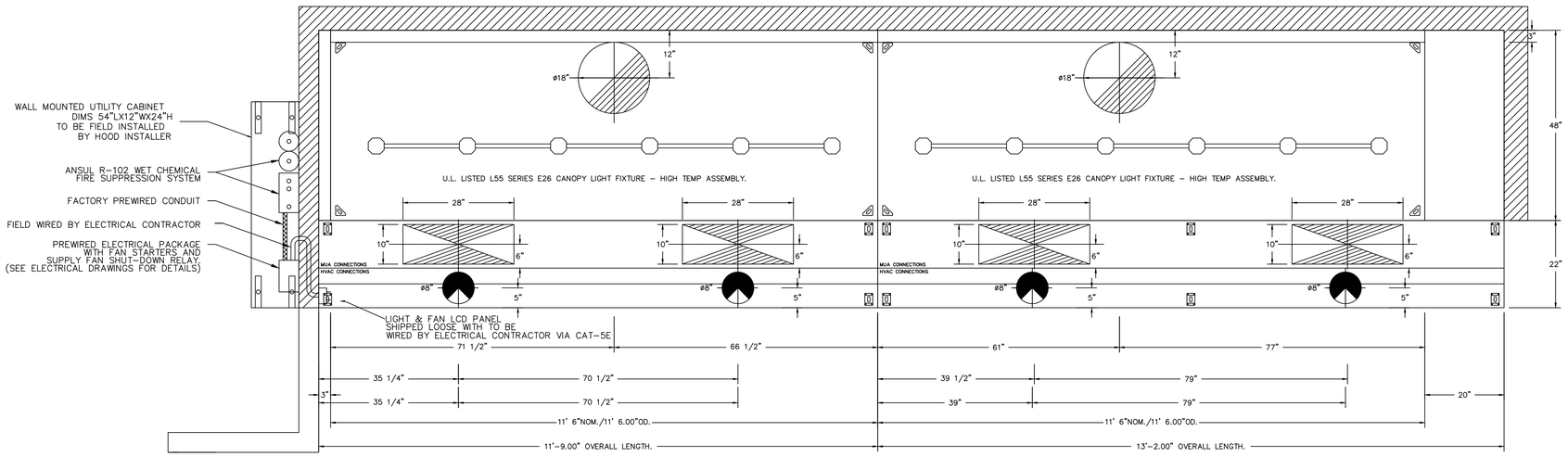
HOOD DETAIL PLAN

TRUE WARM & WELCOME 2300 R5



PLAN VIEW - HOOD #1
11' 6.00" LONG 4824ND-2-ACPSP-F

ACPSP SHIPS LOOSE FOR FIELD INSTALLATION

PLAN VIEW - HOOD #2
11' 6.00" LONG 4824ND-2-ACPSP-F

ACPSP SHIPS LOOSE FOR FIELD INSTALLATION

WALL-MOUNT UTILITY CABINET
ASSEMBLY INSTRUCTIONS

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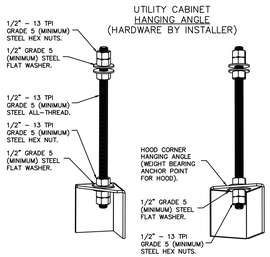
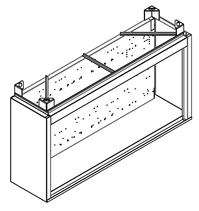
UTILITY CABINET
HANGING ANGLE
(HARDWARE BY INSTALLER)





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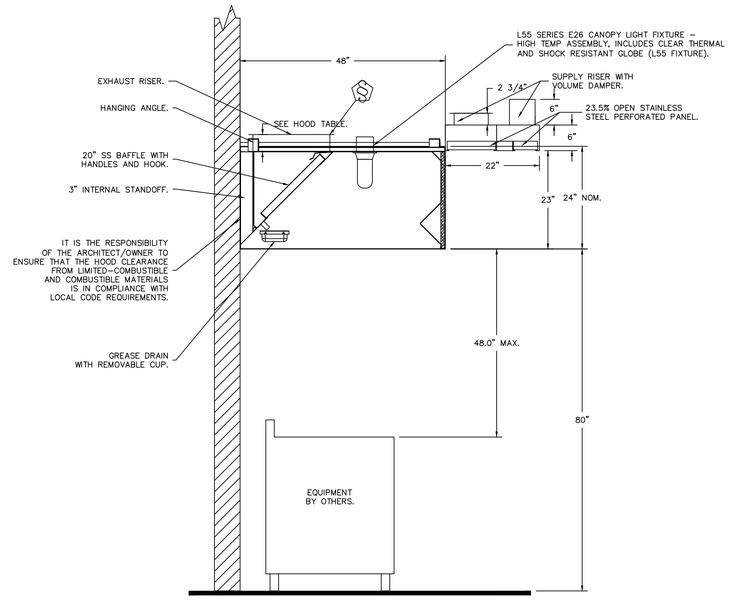
TUSTIN, CA 92780
TEL: 714-957-1500 EMAIL: REG86@CAPTIVEAIRE.COM

CAPTIVE-AIRE HOODS ARE BUILT IN COMPLIANCE WITH UL 710 AND NFPA 96 AND ARE RECOGNIZED BY ONE OR MORE OF THE FOLLOWING:

ETL SANITATION LISTED

ETL LISTED
FILE# 102900319PRT-001



SECTION VIEW - MODEL 4824ND-2-ACPSP-F HOOD - #1

REVISIONS

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5		

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www.captiveaire.com
Southern California Office
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DRAWN BY: AH-86

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

MASTER DRAWING

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TRUE WARM & WELCOME
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HOOD DETAIL PLAN

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DOUBLE WALL DUCT BY MECHANICAL
PLEASE USE CONTACT BELOW FOR PRICING

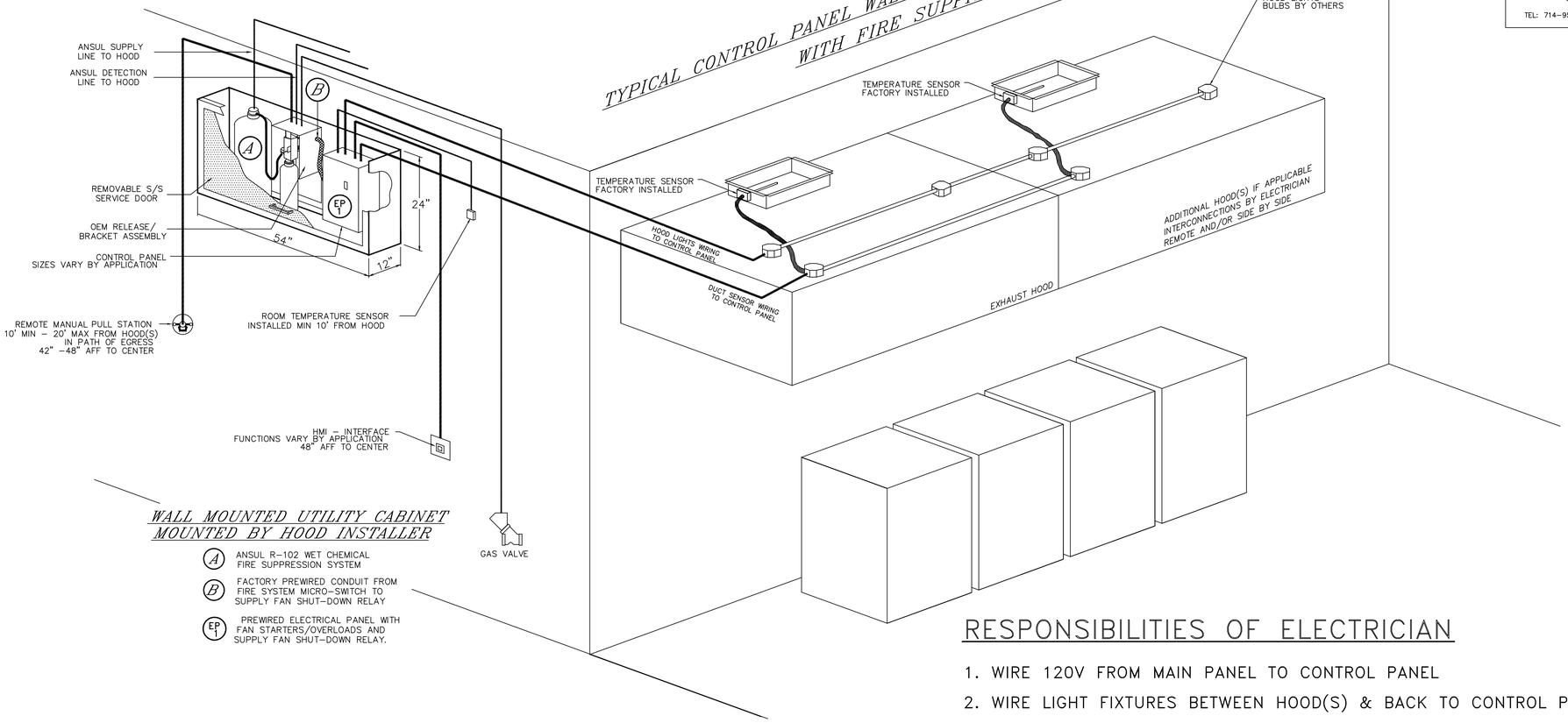
ANSUL GAS VALVE:

THE ANSUL GAS VALVE IS PROVIDED BY CAPTIVEAIRE SYSTEMS. CONTACT OUR OFFICE WITH THE VALVE SIZE 3 DAYS IN ADVANCE OF WHEN IT IS NEEDED ON SITE.

FOR QUESTIONS CALL THE
CAPTIVEAIRE
SOUTHERN CALIFORNIA OFFICE

3002 DOW AVENUE, SUITE 410
TUSTIN, CA 92780
TEL: 714-957-1500 EMAIL: REG86@CAPTIVEAIRE.COM

TYPICAL CONTROL PANEL WALL UTILITY CABINET MOUNT INSTALLATION WITH FIRE SUPPRESSION SYSTEM



TERMINAL BLOCK WIRING DETAILS CAN BE FOUND ON ELECTRICAL WIRING DIAGRAMS

RESPONSIBILITIES OF ELECTRICIAN

1. WIRE 120V FROM MAIN PANEL TO CONTROL PANEL
2. WIRE LIGHT FIXTURES BETWEEN HOOD(S) & BACK TO CONTROL PANEL
3. WIRE TEMPERATURE SENSOR(S) FROM EXHAUST COLLARS TO CONTROL PANEL
4. MOUNT & WIRE ROOM SENSOR TO CONTROL PANEL
5. WIRE FAN POWER FROM MAIN PANEL THROUGH CONTROL PANEL TO FAN(S)
6. WIRE SHUNT COIL TO CONTROL PANEL
7. WIRE GAS VALVE (IF APPLICABLE) TO CONTROL PANEL (120V FROM CONTROL PANEL)

ADDITIONAL RESPONSIBILITIES IF APPLICABLE

1. IF MULTIPLE FIRE SYSTEMS ON SINGLE CONTROL PANEL, THE FOLLOWING MUST OCCUR
   A. ANSUL AUTOMAN MICROSWITCHES TO BE WIRED IN SERIES BACK TO CONTROL PANEL
   B. ANSUL CATRIDGE MICROSWITCHES TO BE WIRED IN SERIES BACK TO CONTROL PANEL

RESPONSIBILITIES OF ALARM CONTRACTOR

1. WIRE ANSUL ALARM MICROSWITCH TO BUILDING ALARM PANEL

REVISIONS

	DESCRIPTION	DATE:
1		
2		
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4		

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Panda Express - Hamilton OH (D8193)
HAMILTON, OH, 45011

DATE: 3/12/2021
DWG.#: 4793684
DRAWN BY: AH-86
SCALE: 3/4" = 1'-0"
MASTER DRAWING
SHEET NO. 3

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PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

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LENEXA, KS 66219
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HOOD DETAIL PLAN

TRUE WARM & WELCOME 2300 R5

EXHAUST FAN INFORMATION – JOB#4793684

FAN UNIT NO	TAG	QTY	FAN UNIT MODEL #	MANUFACTURER	CFM	ESP	RPM	MOTOR ENCL	HP	BHP	PHASE	VOLT	FLA	DISCHARGE VELOCITY	WEIGHT (LBS)	SONES
1		1	EABDU18	ECON–AIR	3450	1.250	1223	ODP	2.000	1.3860	3	208	5.9	797 FPM	189	17.6
2		1	EABDU18	ECON–AIR	3450	1.250	1223	ODP	2.000	1.3860	3	208	5.9	797 FPM	189	17.6
3		1	EABDCR7	ECON–AIR	450	0.250	1128	ODP	0.250	0.0850	1	115	4.8		90	6.3

MUA FAN INFORMATION – JOB#4793684

FAN UNIT NO	TAG	QTY	FAN UNIT MODEL #	BLOWER	HOUSING	MIN CFM	DESIGN CFM	ESP	RPM	MOTOR ENCL	HP	BHP	PHASE	VOLT	FLA	MCA	MOCP	WEIGHT (LBS)	SONES
4		1	EA3–D.500–G18	G18–PB	A3–D.500	3500	5520	0.750	783	ODP,PREMIUM	5.000	2.5730	3	208	15.0	18.8A	30A	852	13.5

GAS FIRED MAKE–UP AIR UNIT(S)

FAN UNIT NO	TAG	INPUT BTUs	OUTPUT BTUs	TEMP RISE	REQUIRED INPUT GAS PRESSURE	GAS TYPE	BURNER EFFICIENCY(%)
4		590400	543168	100°F	7 IN. W.C. – 14 IN. W.C.	NATURAL	92

FAN OPTIONS

FAN UNIT NO	TAG	QTY	DESCRIPTION
1		1	GREASE BOX.
		1	UPBLAST FAN WHEEL ACCESS PORT.
		1	FAN BASE CERAMIC SEAL – INSTALLED AT PLANT – FOR GREASE DUCTS.
		1	2 YEAR PARTS WARRANTY.
2		1	GREASE BOX.
		1	UPBLAST FAN WHEEL ACCESS PORT.
		1	FAN BASE CERAMIC SEAL – INSTALLED AT PLANT – FOR GREASE DUCTS.
		1	2 YEAR PARTS WARRANTY.
3		1	I 15–BDD DAMPER.
		1	2 YEAR PARTS WARRANTY.
4		1	AC INTERLOCK RELAY – 24VAC COIL.
		1	LOW FIRE START.
		1	INLET PRESSURE GAUGE, 0–35".
		1	MANIFOLD PRESSURE GAUGE, –5 TO 15" WC.
		1	MOTORIZED BACKDRAFT DAMPER FOR A3–D HOUSING. MEETS AMCA CLASS 1A RATING.
		1	FREEZESTAT (10).
		1	SEPARATE 120V WIRING PACKAGE (REQUIRED AND USED ONLY FOR DCV OR PREWIRE WITH VFD) – THREE PHASE ONLY.
		1	2 YEAR PARTS WARRANTY.

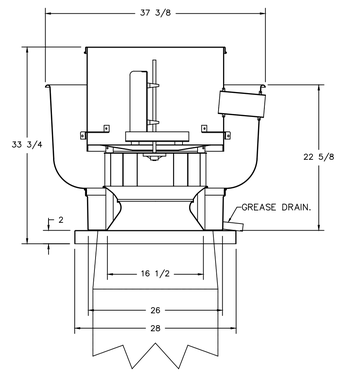
FAN ACCESSORIES

FAN UNIT NO	TAG	EXHAUST			SUPPLY			
		GREASE CUP	GRAVITY DAMPER	WALL MOUNT	SIDE DISCHARGE	GRAVITY DAMPER	MOTORIZED DAMPER	WALL MOUNT
1		YES						
2		YES						
3			YES					
4							YES	

CURB ASSEMBLIES

NO	ON FAN	WEIGHT	ITEM	SIZE
1	# 1	34 LBS	CURB	26.500"W X 26.500"L X 30.000"H VENTED HINGED.
2	# 2	34 LBS	CURB	26.500"W X 26.500"L X 30.000"H VENTED HINGED.
3	# 3	18 LBS	CURB	19.500"W X 19.500"L X 12.000"H .
4	# 4	84 LBS	CURB	35.000"W X 84.000"L X 20.000"H INSULATED.

FANS #1, #2 – EABDU18 EXHAUST FAN



FEATURES:

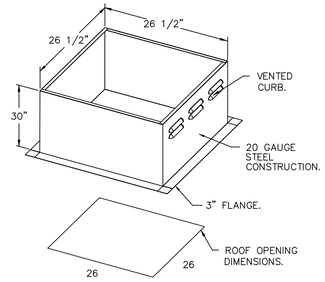
- ROOF MOUNTED FANS.
- RESTAURANT MODEL.
- UL705 AND UL762 AND ULC–S645.
- AMCA SOUND AND AIR CERTIFIED.
- WIRING FROM MOTOR TO DISCONNECT SWITCH.
- NEMA 3R SAFETY DISCONNECT SWITCH.
- HIGH HEAT OPERATION 300°F (149°C).
- GREASE CLASSIFICATION TESTING.

NORMAL TEMPERATURE TEST
EXHAUST FAN MUST OPERATE CONTINUOUSLY WHILE EXHAUSTING AIR AT 300°F (149°C) UNTIL ALL FAN PARTS HAVE REACHED THERMAL EQUILIBRIUM, AND WITHOUT ANY DETERIORATING EFFECTS TO THE FAN WHICH WOULD CAUSE UNSAFE OPERATION.

ABNORMAL FLARE–UP TEST
EXHAUST FAN MUST OPERATE CONTINUOUSLY WHILE EXHAUSTING BURNING GREASE VAPORS AT 600°F (316°C) FOR A PERIOD OF 15 MINUTES WITHOUT THE FAN BECOMING DAMAGED TO ANY EXTENT THAT COULD CAUSE AN UNSAFE CONDITION.

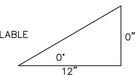
OPTIONS

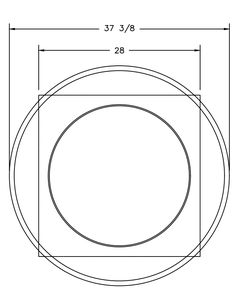
GREASE BOX.
UPBLAST FAN WHEEL ACCESS PORT.
FAN BASE CERAMIC SEAL – INSTALLED AT PLANT – FOR GREASE DUCTS.
2 YEAR PARTS WARRANTY.



PITCHED CURBS ARE AVAILABLE FOR PITCHED ROOFS.

SPECIFY PITCH:
EXAMPLE: 7/12 PITCH = 30° SLOPE.





TOP VIEW

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HAMILTON, OH, 45011

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DWG.#: 4793684

DRAWN BY: AH–86

SCALE: 3/4" = 1'–0"

MASTER DRAWING

SHEET NO. 4

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CHINESE KITCHEN

PANDA EXPRESS, INC.
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Rosemead, California
91770
Telephone: 626.799.9898
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hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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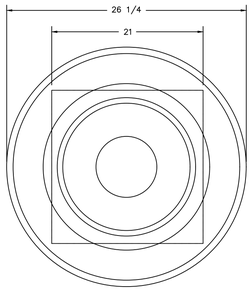
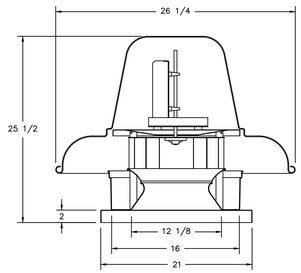
HOOD DETAIL PLAN

TRUE WARM & WELCOME 2300 R5

FAN #3 EABDCR7 – EXHAUST FAN



TOP VIEW

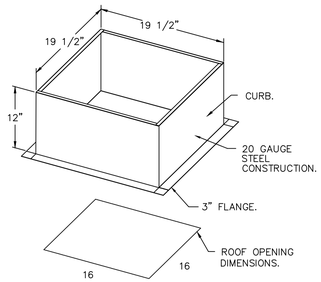


FEATURES:

- ROOF MOUNTED FANS.
- UL705.
- AMCA SOUND AND AIR CERTIFIED.
- WIRING FROM MOTOR TO DISCONNECT SWITCH.
- DISCONNECT SWITCH.
- STANDARD BIRD SCREEN.

OPTIONS

I 15–BDD DAMPER.
2 YEAR PARTS WARRANTY.



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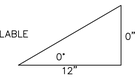
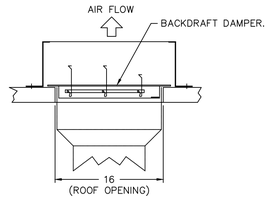


SPECIFY PITCH:
EXAMPLE: 7/12 PITCH = 30° SLOPE.

BACKDRAFT DAMPER INSTALLATION



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HAMILTON, OH, 45011

DATE: 3/12/2021

DWG.#: 4793684

DRAWN BY: AH–86

SCALE: 3/4" = 1'–0"

MASTER DRAWING

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rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
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1683 Walnut Grove Ave.
Rosemead, California
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Telephone: 626.799.9898
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8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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HOOD DETAIL PLAN

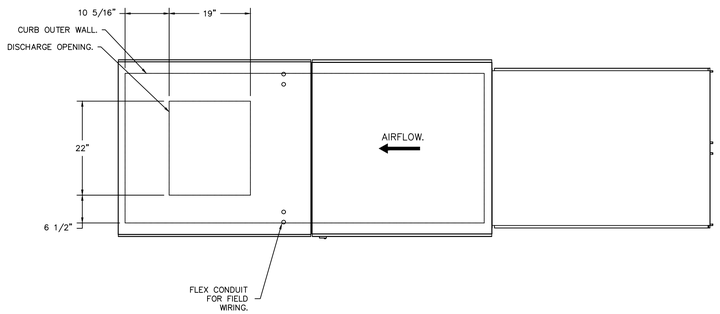
TRUE WARM & WELCOME 2300 R5

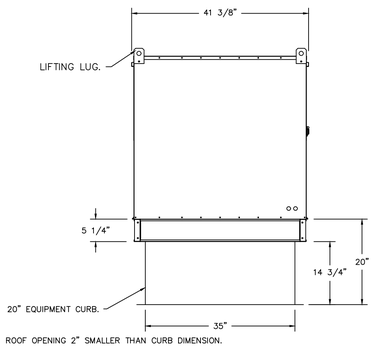
FAN #4 EA3-D.500-G18 - HEATER
1. DIRECT GAS FIRED HEATED MAKE UP AIR UNIT WITH 18" BLOWER AND 12" BURNER.
2. INTAKE HOOD WITH EZ FILTERS.
3. DOWN DISCHARGE - AIR FLOW RIGHT -> LEFT.
4. COOLING INTERLOCK RELAY. 24VAC COIL. 120V CONTACTS. LOCKS OUT BURNER CIRCUIT WHEN AC IS ENERGIZED.
5. LOW FIRE START. ALLOWS THE BURNER CIRCUIT TO ENERGIZE WHEN THE MODULATION CONTROL IS IN A LOW FIRE POSITION.
6. GAS PRESSURE GAUGE, 0-35", 2.5" DIAMETER, 1/4" THREAD SIZE.
7. GAS PRESSURE GAUGE, -5 TO +15 INCHES WC., 2.5" DIAMETER, 1/4" THREAD SIZE.
8. MOTORIZED BACK DRAFT DAMPER 30" X 30" FOR SIZE 3 STANDARD & MODULAR HEATER UNITS W/EXTENDED SHAFT, STANDARD GALVANIZED CONSTRUCTION, 3/4" REAR FLANGE, LOW LEAKAGE, NFBUP-S ACTUATOR INCLUDED.
9. FREEZESTAT WITH 10' SENSOR. FACTORY SET AT 35°F AND 10 MINUTES.
10. SEPARATE 120VAC WIRING PACKAGE FOR MAKE-UP AIR UNITS. OPTION MUST BE SELECTED WHEN MOUNTING VFD IN PREWIRE PANEL OR WITH DCV PACKAGE. PROVIDES SEPARATE 120VAC INPUT TO SUPPLY FAN. THIS 120V SIGNAL MUST BE RUN BY ELECTRICIAN FROM DCV TO MUA SWITCH.
12. 2 YEAR PARTS WARRANTY.

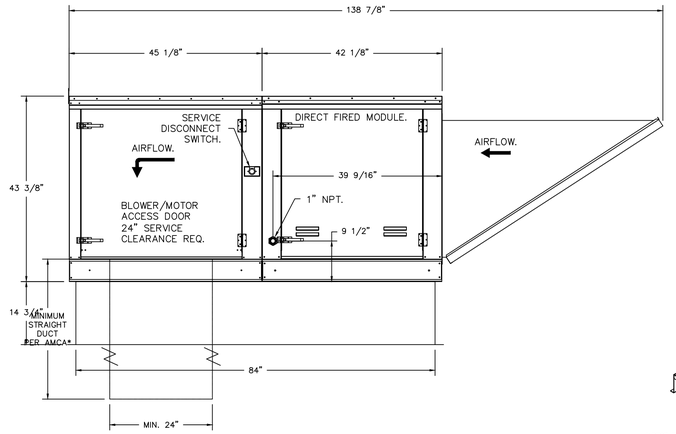
*NOTE: SUPPLY DUCT MUST BE INSTALLED TO MEET SMACNA STANDARDS. A MINIMUM STRAIGHT DUCT LENGTH MUST BE MAINTAINED DOWNSTREAM OF UNIT DISCHARGE AS OUTLINED IN AMCA PUBLICATION 201. WHEN USING RECTANGULAR DUCTWORK, ELBOWS MUST BE RADIUS THROAT, RADIUS BACK WITH TURNING VANES. FLEXIBLE DUCTWORK AND SQUARE THROAT/SQUARE BACK ELBOWS SHOULD NOT BE USED. ANY TRANSITION AND/OR TURNS IN THE DUCTWORK WILL CAUSE SYSTEM EFFECT. SYSTEM EFFECT WILL DRASTICALLY INCREASE STATIC PRESSURE AND REDUCE AIRFLOW. DO NOT RELY ON UNIT TO SUPPORT DUCT IN ANY WAY. FAILURE TO PROPERLY SIZE DUCTWORK MAY CAUSE SYSTEM EFFECTS AND REDUCE PERFORMANCE OF THE EQUIPMENT.
SUGGESTED STRAIGHT DUCT SIZE IS 24" x 24".

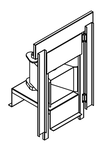
SUPPLY SIDE HEATER INFORMATION:

WINTER TEMPERATURE = 10°F. TEMP. RISE = 98°F.
BTUs CALCULATED OFF ACTUAL AIR DENSITY.
OUTPUT BTUs AT ALTITUDE OF 0.0 FT. = 544333.
INPUT BTUs AT ALTITUDE OF 0.0 FT. = 591666.









DIRECT FIRED (DF) PROFILE PLATE ASSEMBLY

DIRECT FIRED PROFILE PLATE SPECIFICATIONS:
DESCRIPTION:
DIRECT FIRED BURNERS SHALL HAVE PATENTED (US PATENT NO.: US6629523B2), SELF-ADJUSTING PROFILE PLATES DESIGNED TO ENSURE PROPER AIR VELOCITY AND PRESSURE DROP ACROSS THE BURNER. PROFILE PLATES SHALL ALLOW BURNERS TO ACHIEVE CLEAN COMBUSTION BY LIMITING BY-PRODUCT LEVELS TO A MAXIMUM OF 5PPM OF CARBON MONOXIDE (CO), AND 0.5PPM OF NITROGEN DIOXIDE (NO2). DIRECT FIRED UNITS SHALL BE CONFIGURED WITH THE BLOWER MOUNTED DOWNSTREAM OF THE BURNER. THIS ARRANGEMENT WILL ENSURE A CONSISTENT AIRFLOW, REGARDLESS OF INLET AIR TEMPERATURE.

APPLICATION:
SPRING-LOADED BURNER PROFILE PLATES ARE ENGINEERED TO AUTOMATICALLY REACT TO THE MOMENTUM OF A FRESH AIR STREAM, WITHOUT THE NEED FOR ANY MOTORS OR ACTUATORS TO MECHANICALLY ADJUST THEM. WITH THIS FEATURE, ALL DF UNITS ARE DESIGNED FOR DEMAND CONTROL VENTILATION (DCV) REQUIREMENTS.

CERTIFICATIONS:
ALL PROFILE PLATE ASSEMBLIES SHALL BE INCLUDED IN THE DF UNIT'S ETL LISTING AND COMPLY WITH COMBINED SAFETY STANDARDS ANSI Z83.4 AND CSA 3.7 (NON-RECIRCULATING DF HEATERS) AND ANSI Z83.18 (RECIRCULATING DF HEATERS).

GENERAL CONSTRUCTION:
-PROFILE PLATES SHALL BE FORMED FROM G90 GALVANIZED STEEL.
-PROFILE PLATES SHALL VARY IN SIZE PER UNIT.
-PROFILE PLATES SHALL BE MOUNTED ALONG THE SAME PLANE AS THE DISCHARGE OF THE BURNER.
-DESIGN SHALL INCORPORATE PROPERLY TORQUED, PERMANENTLY MOUNTED SPRING HINGES.
-SPRING HINGES SHALL BE MADE FROM PLATED STEEL.

REVISIONS

	DESCRIPTION	DATE:
1		
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CAPTIVE-AIRE
www.captiveaire.com
Southern California Office
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khcloverarchitect
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LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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1485 MAIN ST.
HAMILTON, OH 45013

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HOOD DETAIL PLAN

ELECTRICAL PACKAGE – JOB#4793684

NO	TAG	PACKAGE #	LOCATION	SWITCHES		OPTION	FANS CONTROLLED				
				LOCATION	QUANTITY		TYPE	ϕ	HP	VOLT	FLA
1		SC-321110FP-SEP	WALL UTILITY CABINET LEFT	08 – SHIP LOOSE W/ PREWIRE	1 LIGHT 1 FAN	SMART CONTROLS THERMOSTATIC CONTROL	EXHAUST	3	2.000	208	5.9
							EXHAUST	3	2.000	208	5.9
							SUPPLY	3	5.000	208	15.0

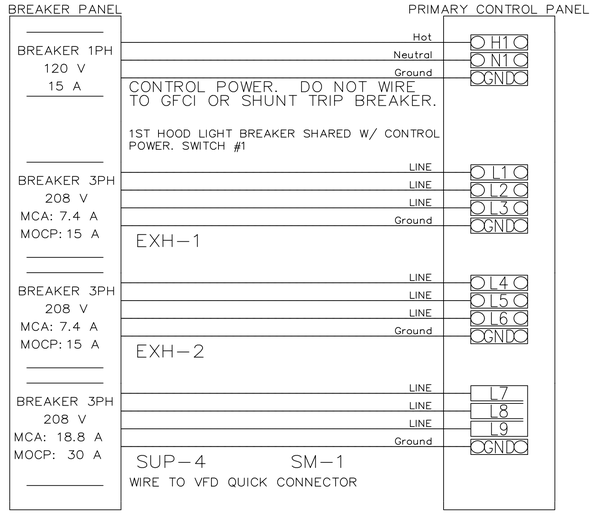
JOB NO	MODEL NUMBER	DRAWN BY	SCHEMATIC TYPE
4793684	SC-321110FP-SEP		INSTALL
	JOB NAME Panda Express – Hamilton OH (...	**DATE** 3/12/2021	**DWG NO** ECP #1-1

DESCRIPTION OF OPERATION:
3 Phase w/ control for 2 Exhaust Fans, 1 Supply Fan, Exhaust on in Fire, Lights out in Fire, Fan(s) On/Off Thermostatically Controlled. Separate Breaker Input for each Fan. Room temperature sensor shipped loose for field installation. INVERTER DUTY 3 PHASE MOTOR REQUIRED FOR USE WITH VFD.

BREAKER PANEL TO PRIMARY CONTROL PANEL

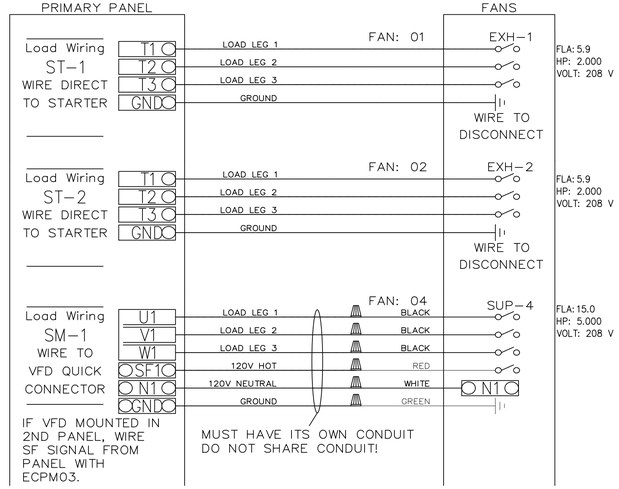
Responsibility: Electrician

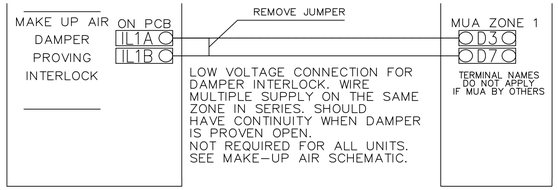
BREAKER SIZE SHOWN IS THE MAXIMUM ALLOWED



CONTROL PANEL TO FANS

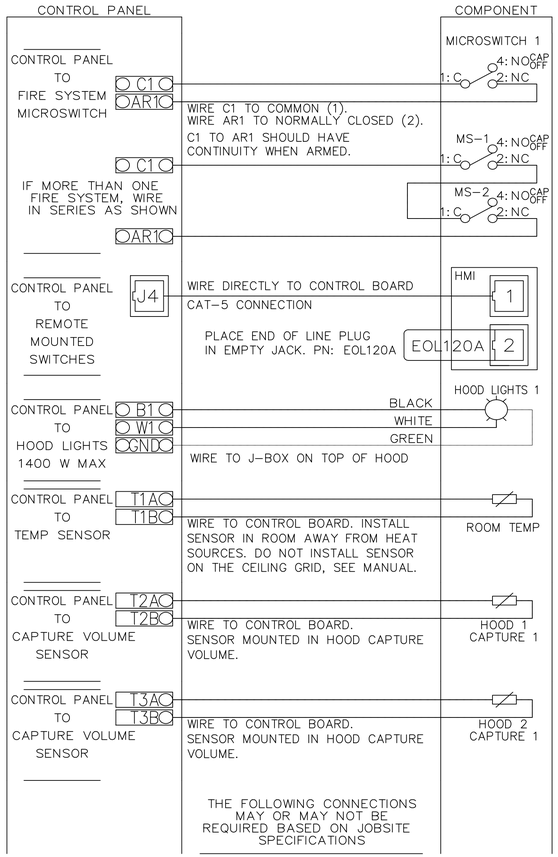
Responsibility: Electrician

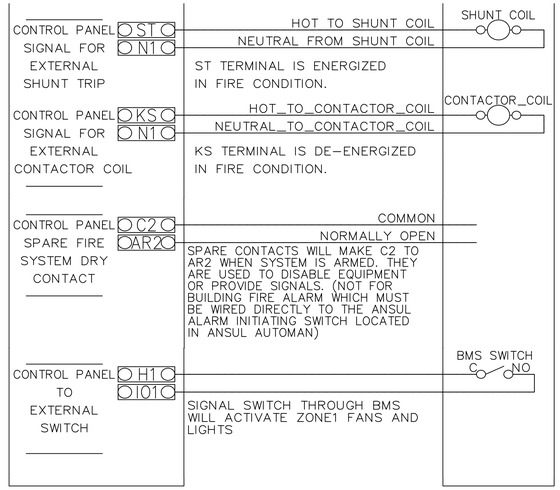




CONTROL PANEL TO ACCESSORY ITEMS

Responsibility: Electrician





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www.captiveaire.com

Panda Express – Hamilton OH (D8193)
HAMILTON, OH, 45011

DATE: 3/12/2021
DWG.#: 4793684
DRAWN BY: AH–86
SCALE: 3/4" = 1'–0"
MASTER DRAWING

SHEET NO. 7

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
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PANDA EXPRESS, INC.
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PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

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hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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M-406

HOOD DETAIL PLAN

TRUE WARM & WELCOME 2300 R5

DUCTWORK #1 PARTS – JOB#4793684 DOUBLE WALL

TAG	PART #	CFM	SP	WEIGHT	VELOCITY	QTY	DESCRIPTION
P1	DW1829DWLT–2R–S	3450	–0.01	50.46	1952.30	1	DOUBLE WALL DUCT – 18" INNER DUCT, 29" LONG – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P2	DW1847DWAJD–2R–S	3450	–0.009	107.98	1952.30	1	DOUBLE WALL ADJUSTABLE DUCT – 18" INNER DUCT – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL. MIN LENGTH = 11" / MAX LENGTH = 48.5" / ADJUSTMENT = 30.5" / ADJUSTABLE SECTION MAY NEED TO BE CUT. INCLUDES SINGLE AND DOUBLE WALL "V" CLAMPS.
P3	DW1890DWASY–2R–S	3450	–0.119	45.59	1952.30	1	DOUBLE WALL DUCT – 18" INNER 90 DUCT – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P4	DW1801DWOFFSETASY–2R–S	3450	–0.003	14.66	1952.30	1	DOUBLE WALL DUCT – 18" INNER DUCT RISER & 1 DEGREE OFFSET – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P5	DW1827DWAJD–2R–S	3450	–0.006	62.85	1952.30	1	DOUBLE WALL ADJUSTABLE DUCT – 18" INNER DUCT – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL. MIN LENGTH = 11" / MAX LENGTH = 24.5" / ADJUSTMENT = 13.5" / ADJUSTABLE SECTION MAY NEED TO BE CUT. INCLUDES SINGLE AND DOUBLE WALL "V" CLAMPS.
P6	DW1801DWOFFSETASY–2R–S	3450	–0.003	14.66	1952.30	1	DOUBLE WALL DUCT – 18" INNER DUCT RISER & 1 DEGREE OFFSET – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P7 ASSEMBLED W/P8	DW18DWTEASY–2R–S	3450	–0.238	55.68	1952.30	1	DOUBLE WALL DUCT – 18" INNER TEE DUCT – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P8 ASSEMBLED W/P7 O=S	DW18DWACCDOORCOV–2R–S			26.16		1	DOUBLE WALL DUCT – 18" INNER ACCESS DOOR & 22" ACCESS DOOR COVER WITH CLAMPS – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P9 ASSEMBLED W/P10	DW1835DWLTTP–2R–S	3450	–0.012	58.74	1952.30	1	DOUBLE WALL DUCT – 18" INNER DUCT, 35" LONG – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL – USED WITH TRANSITION PLATES
P10 ASSEMBLED W/P9	DW2618TPDBEX	3450		9.00	1952.30	1	DUCT TO CURB TRANSITION 3/4" DOWN TURN, 26 1/2" CURB TO 18" DUCT, 16 GA ALUMINIZED. USED ON NCA16FA / NCA16HPFA & NCA18FA / NCA18HPFA. TRANSITION PLATE OD IS 27.00" DESIGNED FOR USE WITH EXHAUST FAN. NON–STANDARD PART.
SYSTEM AT P10			–1.0353	0.00			
	3M–2000PLUS			0.80		3	DUCT – 3M FIRE BARRIER 2000 PLUS SILICONE – USED AS SEALANT TO SEAL DUCT JOINTS.
	DW18DWCLASY–2R–S			8.70		3	DUCT – 18" DUCT – 22" DOUBLE "V" CLAMP – 2R INSULATION & SINGLE "V" CLAMP INCLUDED – REDUCED CLEARANCE.
TOTAL WEIGHT				474.28			

DOUBLE WALL FACTORY BUILT DUCTWORK

– ALL DUCTWORK IS REQUIRED TO BE INSTALLED WITH THE MAXIMUM SUPPORT SPACING LISTED BELOW.

– FOR A COMPLETE LIST OF APPROVED SUPPORT METHODS, SEE THE ENTIRE INSTALLATION AND OPERATION MANUAL

– DUCTWORK SHALL SLOPE NOT LESS THAN 1/16" PER LINEAR FOOT TOWARDS THE HOOD OR AN APPROVED GREASE COLLECTION RESERVOIR.

– WHERE HORIZONTAL DUCTS EXCEED 75 FEET IN LENGTH, THE SLOPE SHALL NOT BE LESS THAN 3/16" PER LINEAR FOOT.

HORIZONTAL	
DUCT DIAMETER	SUPPORT SPACING (FT)
5"	7'
6"	7'
7"	7'
8"	7'
10"	7'
12"	7'
14"	7'
16"	7'
18"	5'
20"	5'
22"	5'
24"	5'
26"	5'
28"	5'
30"	5'
32"	5'
34"	5'
36"	5'

VERTICAL			
TYPE	WALL SUPPORT (FT)	CURB SUPPORT (FT)	FLOOR SUPPORT (FT)
2R & 2R HT (5"–16")	20'	24'	24'
2R (18")	18'	24'	24'
3R & 3Z (5"–24")	10'	24'	24'
3Z (26" –36")	10'	20'	20'

DO NOT LEAK TEST USING SMOKE BOMBS CONTAINING CHLORINES/CHLORIDES. CONSULT WITH CAPTIVEAIRE FOR PROPER LEAK TESTING METHODS.

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www.captiveaire.com

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HAMILTON, OH, 45011

DATE: 3/12/2021

DWG.#: 4793684

DRAWN BY: AH–86

SCALE: 3/4" = 1'–0"

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rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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PANDA PROJECT #: S8-22-D8193
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8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
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TRUE WARM & WELCOME
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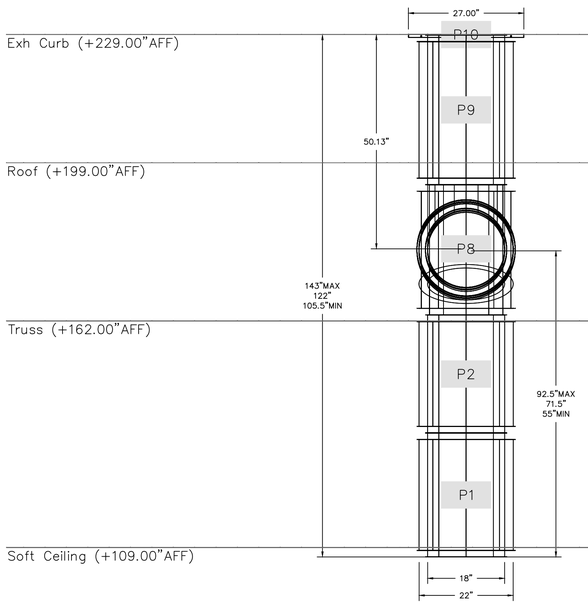
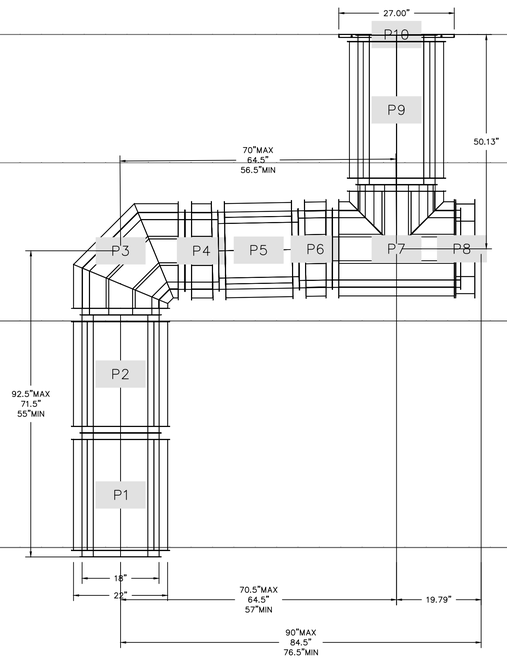
HOOD DETAIL PLAN

TRUE WARM & WELCOME 2300 R5

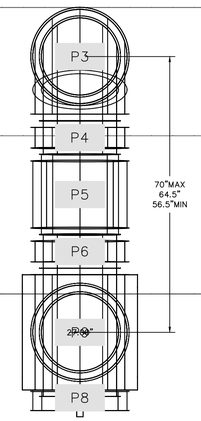
DUCTWORK #1 FRONT VIEW



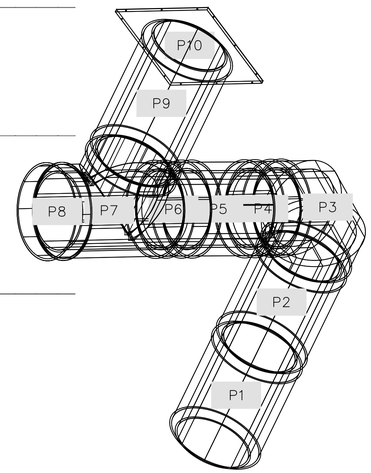
DUCTWORK #1 SIDE VIEW



DUCTWORK #1 TOP VIEW



DUCTWORK #1 SE VIEW



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DRAWN BY: AH-86

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

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rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
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HAMILTON, OH 45013

M-408

HOOD DETAIL PLAN

DUCTWORK #2 PARTS – JOB#4793684 DOUBLE WALL

TAG	PART #	CFM	SP	WEIGHT	VELOCITY	QTY	DESCRIPTION
P1	DW1829DWLT–2R–S	3450	–0.01	50.46	1952.30	1	DOUBLE WALL DUCT – 18" INNER DUCT, 29" LONG – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P2	DW1847DWAJD–2R–S	3450	–0.009	107.98	1952.30	1	DOUBLE WALL ADJUSTABLE DUCT – 18" INNER DUCT – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL. MIN LENGTH = 11" / MAX LENGTH = 48.5" / ADJUSTMENT = 30.5" / ADJUSTABLE SECTION MAY NEED TO BE CUT. INCLUDES SINGLE AND DOUBLE WALL "V" CLAMPS.
P3	DW1890DWASY–2R–S	3450	–0.119	45.59	1952.30	1	DOUBLE WALL DUCT – 18" INNER 90 DUCT – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P4	DW1801DWOFFSETASY–2R–S	3450	–0.003	14.66	1952.30	1	DOUBLE WALL DUCT – 18" INNER DUCT RISER & 1 DEGREE OFFSET – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P5	DW1827DWAJD–2R–S	3450	–0.006	62.85	1952.30	1	DOUBLE WALL ADJUSTABLE DUCT – 18" INNER DUCT – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL. MIN LENGTH = 11" / MAX LENGTH = 24.5" / ADJUSTMENT = 13.5" / ADJUSTABLE SECTION MAY NEED TO BE CUT. INCLUDES SINGLE AND DOUBLE WALL "V" CLAMPS.
P6	DW1801DWOFFSETASY–2R–S	3450	–0.003	14.66	1952.30	1	DOUBLE WALL DUCT – 18" INNER DUCT RISER & 1 DEGREE OFFSET – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P7 ASSEMBLED W/P8	DW18DWTEASY–2R–S	3450	–0.238	55.68	1952.30	1	DOUBLE WALL DUCT – 18" INNER TEE DUCT – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P8 ASSEMBLED W/P7 O=S	DW18DWACCDOORCOV–2R–S			26.16		1	DOUBLE WALL DUCT – 18" INNER ACCESS DOOR & 22" ACCESS DOOR COVER WITH CLAMPS – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL.
P9 ASSEMBLED W/P10	DW1835DWLTTP–2R–S	3450	–0.012	58.74	1952.30	1	DOUBLE WALL DUCT – 18" INNER DUCT, 35" LONG – 2 LAYERS REDUCED CLEARANCE – 22" STAINLESS STEEL OUTER SHELL – USED WITH TRANSITION PLATES
P10 ASSEMBLED W/P9	DW2618TPDBEX	3450		9.00	1952.30	1	DUCT TO CURB TRANSITION 3/4" DOWN TURN, 26 1/2" CURB TO 18" DUCT, 16 GA ALUMINIZED. USED ON NCA16FA / NCA16HPFA & NCA18FA / NCA18HPFA. TRANSITION PLATE OD IS 27.00" DESIGNED FOR USE WITH EXHAUST FAN. NON–STANDARD PART.
SYSTEM AT P10			–1.0353	0.00			
	3M–2000PLUS			0.80		3	DUCT – 3M FIRE BARRIER 2000 PLUS SILICONE – USED AS SEALANT TO SEAL DUCT JOINTS.
	DW18DWCLASY–2R–S			8.70		3	DUCT – 18" DUCT – 22" DOUBLE "V" CLAMP – 2R INSULATION & SINGLE "V" CLAMP INCLUDED – REDUCED CLEARANCE.
TOTAL WEIGHT				474.28			

DOUBLE WALL FACTORY BUILT DUCTWORK

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HORIZONTAL	
DUCT DIAMETER	SUPPORT SPACING (FT)
5"	7'
6"	7'
7"	7'
8"	7'
10"	7'
12"	7'
14"	7'
16"	7'
18"	5'
20"	5'
22"	5'
24"	5'
26"	5'
28"	5'
30"	5'
32"	5'
34"	5'
36"	5'

VERTICAL			
TYPE	WALL SUPPORT (FT)	CURB SUPPORT (FT)	FLOOR SUPPORT (FT)
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2R (18")	18'	24'	24'
3R & 3Z (5"–24")	10'	24'	24'
3Z (26" –36")	10'	20'	20'

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HAMILTON, OH, 45011

DATE: 3/12/2021

DWG.#: 4793684

DRAWN BY: AH–86

SCALE: 3/4" = 1'–0"

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rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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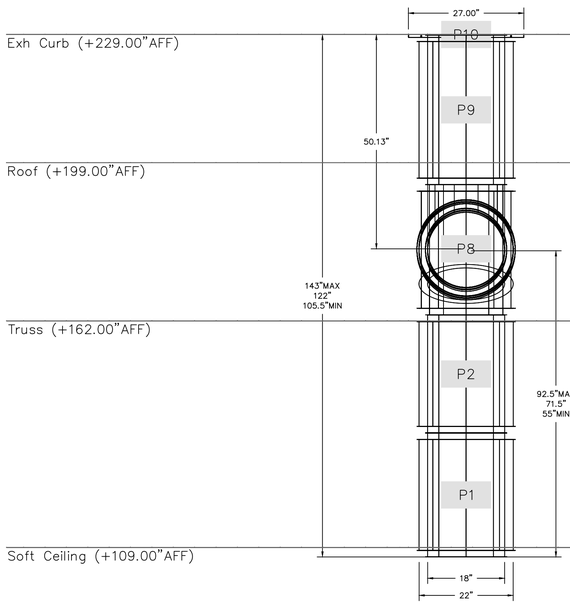
HAMILTON, OH 45013

M-409

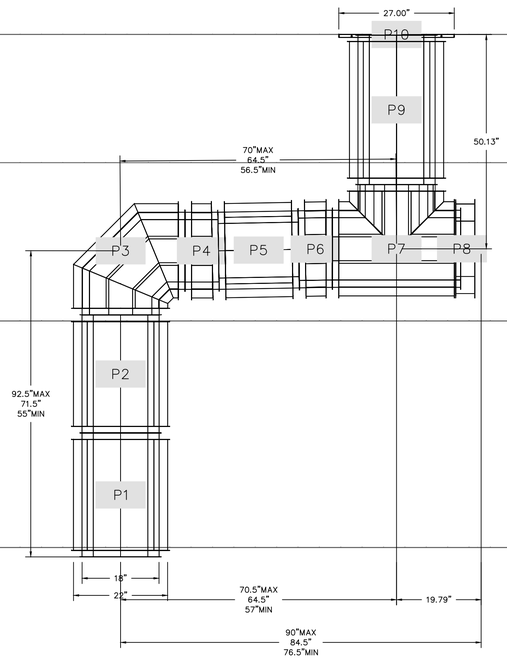
HOOD DETAIL PLAN

TRUE WARM & WELCOME 2300 R5

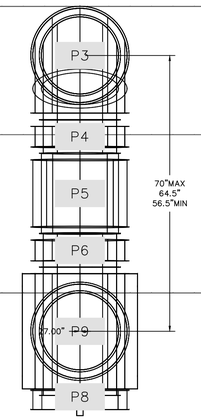
DUCTWORK #2 FRONT VIEW



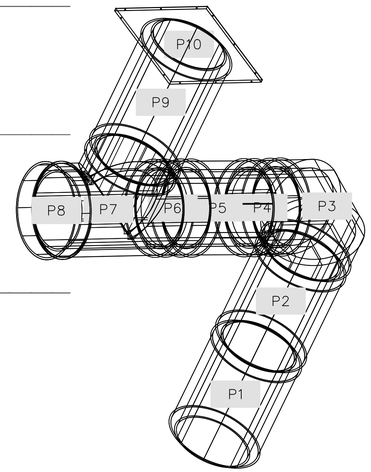
DUCTWORK #2 SIDE VIEW



DUCTWORK #2 TOP VIEW



DUCTWORK #2 SE VIEW



Floor (+0.00"AFF)

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rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
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913.303.0063 | www.rtmec.com

PANDA EXPRESS, INC.
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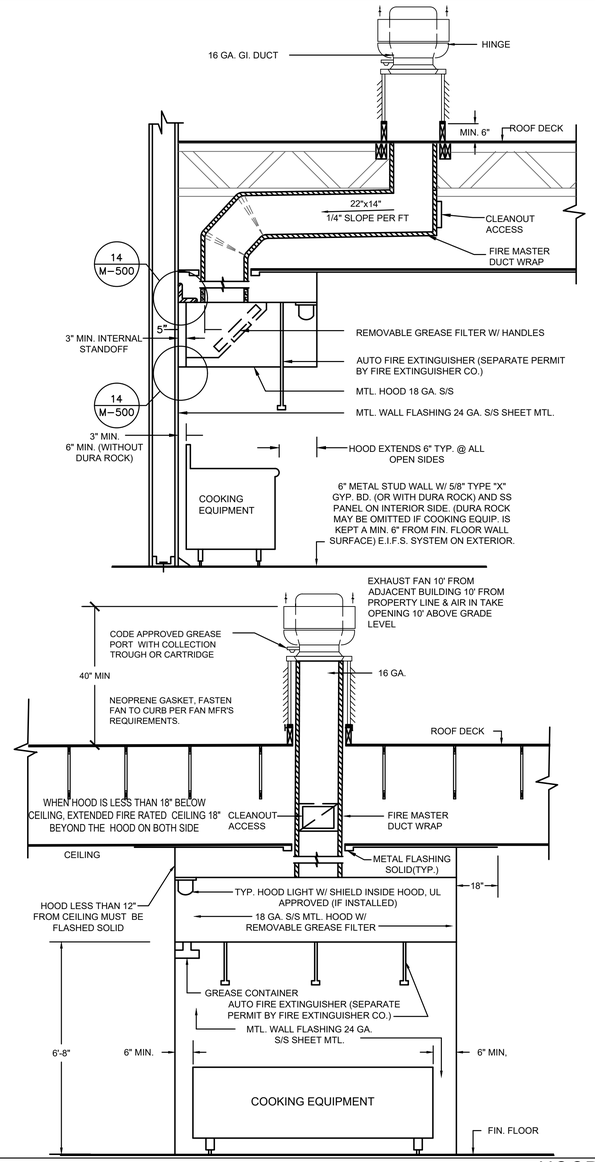
M-410

HOOD DETAIL PLAN



HOOD SECTIONS 18

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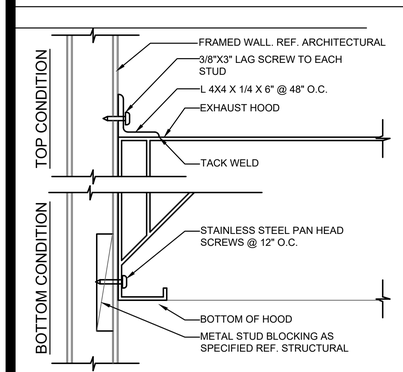
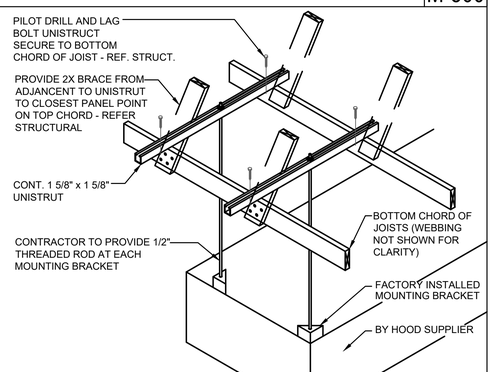


HOOD CLIP AT WALL 14

Scale: NO SCALE M-500



HOOD SUPPORT AT TRUSS 13

Scale: NO SCALE M-500

PERFORMANCE TEST FOR LISTED MECHANICAL HOOD IS REQUIRED PER UMC 509.11

GREASE HOOD SYSTEM CALCULATION

1. TYPE : CANOPY TYPE I, STAINLESS STEEL 18 GAUGE.
2. COOKING EQUIPMENT: (2) CHINESE RANGE, (2) DEEP FRYER, RICE COOKER
3. SIZE: 23'-6" x 4'-0" + 2'-0" MAKEUP AIR PLENUM
4. MIN. REQ'D CAPACITY CFM: (2) U.L. LISTED HOOD @ 3,450 CFM EACH
5. PROPOSED (2) EXHAUST FAN & (1) MAKE-UP AIR UNIT. EF1 & EF2 (3,450 CFM EACH); MAU1 (5,520 CFM, 80% OF EXHAUST)
6. EXHAUST DUCT SIZE: 22"X14"
7. EXHAUST VELOCITY @ EXHAUST DUCT 3450/(22"x14"/144)= 1612 FPM 1500FPM < 1612 FPM < 2500FPM
8. EXHAUST FAN (EF1 & EF2) AND MAKE-UP AIR UNIT (MAU1) SHALL BE ELECTRICALLY INTERLOCKED
9. FOR CODE COMPLIANCE SEE DETAIL
10. FOR FILTER INFORMATION SEE CAPTIVEAIRE DWG #M-400.
11. INTERLOCK RTU FANS TO OPERATE WITH KEF'S FOR MAKEUP AIR.

INFORMATIONAL GUIDE FOR COMMERCIAL COOKING HOODS

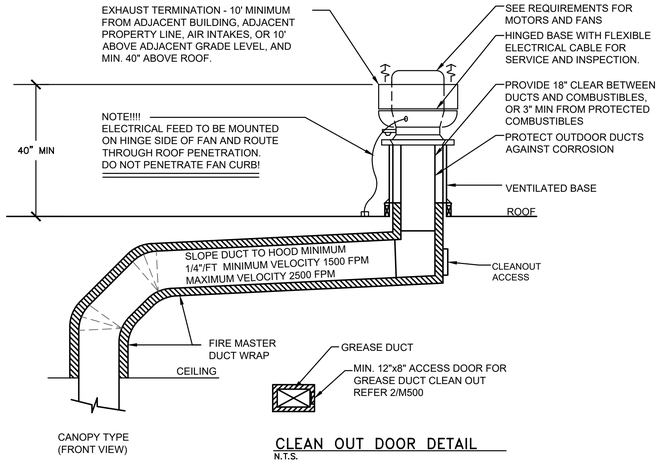
1. STAINLESS STEEL TO BE NO. 18 U.S. GAGE.
2. WHEN GUTTERS ARE PROVIDED THEY SHALL DRAIN TO A COLLECTING PAN WHICH IS READILY ACCESSIBLE FOR CLEANING
3. SEE TABLE 507.11 FOR MINIMUM DISTANCE BETWEEN LOWER EDGE OF GREASE FILTER AND THE COOKING OR HEATING SURFACE.
4. GREASE FILTERS SHALL BE OF STEEL CONSTRUCTION AND READILY ACCESSIBLE FOR CLEANING.
5. ALL JOINTS AND SEAMS SHALL BE GREASE TIGHT.
6. HOODS SHALL BE SECURELY FASTENED IN PLACE BY INCOMBUSTIBLE SUPPORTS.

NOTES

1. PROVIDE ADEQUATE CLEANOUT OPENINGS FOR THOROUGH CLEANING OF DUCT SYSTEM.
2. PROVIDE ADEQUATE MAKE-UP AIR FOR PROPER OPERATION.
3. PROVIDE A SEPARATE DUCT SYSTEM FOR EACH HOOD.
4. THICKNESS OF DUCTS SHALL BE:

DUCT AREA	U.S. GAGE STEEL
UP TO 4 SQ. FT.	16 GA
OVER 4 SQ. FT.	14 GA

5. WELD OR BRAZE ALL DUCT JOINTS AND SEAMS ON THE EXTERNAL SURFACE.
6. SUPPORT THE DUCTS AS REQUIRED. DO NOT PENETRATE DUCT WALLS WITH SCREWS, NAILS, ETC.
7. SECTIONS OF DUCT SHALL NOT CONTAIN GREASE POCKETS.



(FOR REFERENCE ONLY)

HOOD VENTILATION AND SECTION 5

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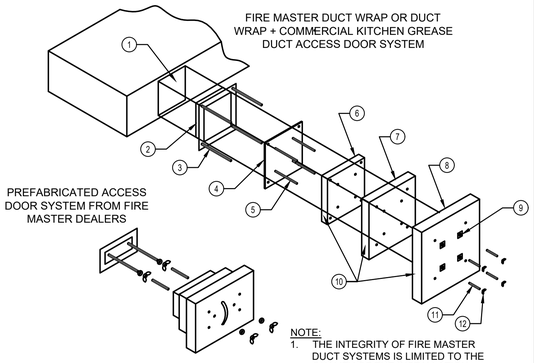


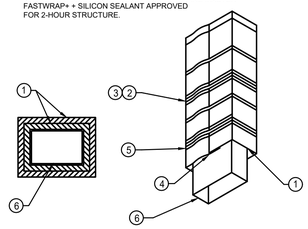
NOTE:
1. THE INTEGRITY OF FIRE MASTER DUCT SYSTEMS IS LIMITED TO THE QUALITY OF THE INSTALLATION.
2. REFER TO ICC EVALUATION REPORT 9424E.

FIRE MASTER DUCT WRAP or DUCT WRAP+	
1	DOOR HOLE
2	ACCESS FRAME WELDED TO DUCT
3	1/4" DIA. ALL THREAD RODS
4	ACCESS COVER - 16 GAUGE
5	INSULATION PINS - WELDED
6	ONE LAYER FIRE MASTER DUCT WRAP or DUCT WRAP +
7	ONE LAYER FIRE MASTER DUCT WRAP or DUCTWRAP + 1" OVERLAP
8	ONE LAYER FIRE MASTER DUCT WRAP or DUCTWRAP + 1" OVERLAP
9	SPEED CLIPS
10	ALUMINUM TAPE AT EDGES
11	SPOOL PIECES FOR THREADED RODS
12	1/4" DIA. WING NUTS

GREASE DUCT ACCESS DOOR 2

M-500

NOTE:
GREASE EXHAUST DUCT INSULATION TYPE FIRE MASTER FASTWRAP+ + SILICON SEALANT APPROVED FOR 2-HOUR STRUCTURE.



	LEGEND
1	TWO LAYERS FIRE MASTER FASTWRAP+
2	FILAMENT TAPE
3	BANDING
4	3-INCH PERIMETER OVERLAP
5	3-INCH LONGITUDINAL OVERLAP
6	GREASE DUCT

FOR SI: 1 INCH=25.4 MM UL # GL-18

FIGURE 2-HOUR FIRE-RESISTIVE PROTECTION SYSTEM FOR GREASE DUCTS

2 HOUR GREASE DUCT WRAP 1

Scale: NO SCALE M-500

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

PANDA EXPRESS CHINESE KITCHEN

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1st	BUILDING PERMIT SET	04-02-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

hcklovearchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

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KITCHEN HOOD DETAILS

TRUE WARM & WELCOME 2300 R5

-	20		
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-	19		
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-	18		
Scale: NO SCALE	M-501		

-	17		
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-	15		
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-	14		
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-	13		
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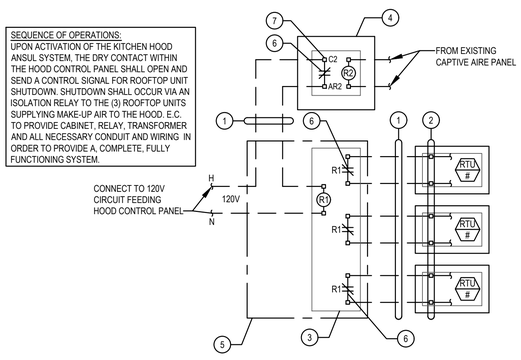
SEQUENCE OF OPERATIONS:
UPON ACTIVATION OF THE KITCHEN HOOD ANSUL SYSTEM, THE DRY CONTACT WITHIN THE HOOD CONTROL PANEL SHALL OPEN AND SEND A CONTROL SIGNAL FOR ROOFTOP UNIT SHUTDOWN. SHUTDOWN SHALL OCCUR VIA AN ISOLATION RELAY TO THE (3) ROOFTOP UNITS SUPPLYING MAKE-UP AIR TO THE HOOD. E.C. TO PROVIDE CABINET, RELAY, TRANSFORMER AND ALL NECESSARY CONDUIT AND WIRING IN ORDER TO PROVIDE A. COMPLETE, FULLY FUNCTIONING SYSTEM.



LEGEND

1. (2) #12 CONTROL WIRES IN 1/2" CONDUIT BY E.C.
2. M.C. TO CONNECT INTO REMOTE UNIT SHUTDOWN TERMINAL ON CARRIER ROOFTOP UNIT CONTROL BOARD AND REMOVE JUMPER. REFER TO MANUFACTURER FOR ADDITIONAL INFORMATION.
3. DPDT 120V RATED RELAY BY E.C. ENERGIZE FOR FAILSAFE OPERATION.
4. HOOD CONTROL PANEL AT KITCHEN.
5. 12X12X6 NEMA 1 CABINET MOUNTED ON WALL ADJACENT TO KITCHEN HOOD BY E.C.
6. N.O. DRY CONTACT (SHOWN ENERGIZED) THAT OPENS IN FIRE CONDITIONS.
7. 120V RATED DRY CONTACT WITHIN CAPTIVE AIRE PANEL.

RTU CONTROL WIRING DIAGRAM 5

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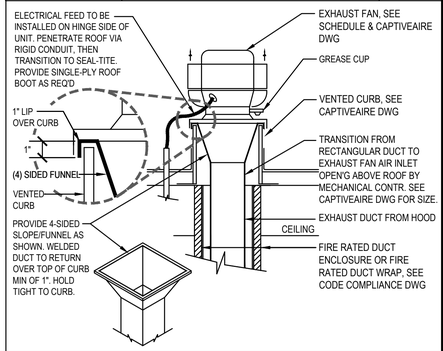

GREASE EXHAUST FAN DETAIL 3

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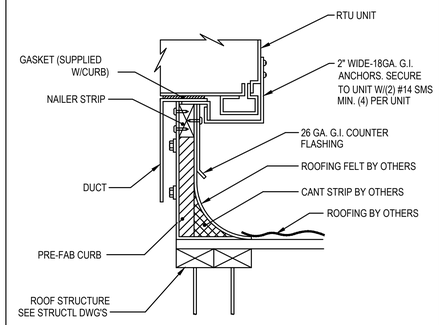

RTU UNIT CURB DETAIL 2

Scale: NO SCALE M-501

-	1		
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rtm
engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
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hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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1485 MAIN ST.
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MECHANICAL DETAILS

TRUE WARM & WELCOME 2300 R5

ELECTRICAL SPECIFICATIONS

PART 1 - GENERAL

1.01 COORDINATION OF TRADES: SCHEDULE AND COORDINATE WORK WITH THAT OF OTHER DIVISIONS AND SECTIONS.
1.02 GUARANTEE IN WRITING THE ELECTRICAL INSTALLATION, AND ALL WORK UNDER THIS SECTION, FOR A PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE BY THE OWNER AGAINST ALL EVIDENCE OF IMPERFECT WORKMANSHIP OR FAILURE OR MALFUNCTION OF MATERIALS.

PART 2 - PRODUCTS

2.01 MATERIALS AND EQUIPMENT
A. MATERIAL FURNISHED UNDER THIS CONTRACT, UNLESS OTHERWISE NOTED, SHALL BE NEW, FREE FROM DEFECTS AND SHALL CONFORM WITH THE STANDARDS OF UL.
B. VOLTAGE, AMPERE, AND OTHER RATINGS OF EQUIPMENT SHALL BE SUITABLE FOR USE INTENDED. DISCONNECT SWITCHES SHALL BE PROPERLY HORSEPOWER RATED AND SUITABLE FOR VOLTAGE AND AMPERE RATING OF LOAD.
C. THE DRAWINGS GENERALLY INDICATES THE RACEWAY SIZE, THE NUMBER, SIZE, AND INSULATION TYPE OF CONDUCTORS TO BE PROVIDED AND INSTALLED. WHERE THESE ITEMS DO NOT MEET MINIMUM APPLICABLE CODES, FOR EQUIPMENT BEING SERVED, COMPLY AS REQUIRED AT NO ADDITIONAL COST.
2.02 RACEWAYS
A. GALVANIZED RIGID CONDUIT (GRC); INCLUDING ELBOWS AND COUPLINGS.
B. INTERMEDIATE METAL CONDUIT (IMC); INCLUDING ELBOWS AND COUPLINGS.
C. ELECTRIC METALLIC TUBING (EMT) WITH FITTINGS OF PRESSED STEEL OR MALLEABLE IRON, COMPRESSION TYPE (IN WET AREAS ONLY) WITH INSULATED THROATS.
D. RIGID NON-METALLIC CONDUIT: (PVC) U.L. LABELED SCHEDULE 40 P.V.C.
2.03 DEVICE AND JUNCTION BOXES: INCLUDE PLASTER RINGS, COVERS, AND KO SEALS AS REQUIRED.
2.04 WIRE AND CABLE: UNLESS OTHERWISE NOTED, WIRE AND CABLE SHALL BE SOFT DRAWN, ANNEALED COPPER. WIRE SIZES NO. 8 AND LARGER AND CONDUCTORS SERVING MOTORS AND SUBJECT TO VIBRATIONS SHALL BE STRANDED CABLE. INSULATION TO BE THWN/THHN, JACKETED 90C INSULATED WIRE. PROVIDE WIRE COLOR IDENTIFICATION: NEUTRAL WIRE - WHITE, LIVE WIRE - BLACK, RED, BLUE ON 120/208 VOLT SYSTEM; NEUTRAL WIRE - GREY, LIVE WIRE - BROWN, ORANGE YELLOW ON 277/480 VOLT SYSTEM; GROUND - GREEN.
2.05 ADDED PANELS TO BE PANELBOARDS - LOAD CENTERS ARE NOT ACCEPTABLE UNLESS SPECIFICALLY APPROVED.
2.06 **SERVICE ENTRANCE AND DISTRIBUTION GEAR BY G.E., SQUARE "D" OR CUTLER HAMMER OR SIEMENS ONLY. INTERIOR PANELBOARDS SHALL BE RECESSED WITH FLANGED/REMOVABLE SCREW-ON COVER. SURFACE MOUNTED PANELBOARDS OR HINGED/FLUSH COVERS ARE NOT ALLOWED.**
2.07 SWITCHBOARDS: COPPER BUSSING WITH FULL CAPACITY NEUTRAL.
2.11 120/208 VOLT AND 277/480 VOLT PANELBOARDS: 3 PHASE, 4 WIRE, COPPER BUS, COMPOSED OF AN ASSEMBLY OF BOLT-IN-PLACE MOLDED CASE CIRCUIT BREAKERS WITH THERMAL AND MAGNETIC TRIP AND TRIP FREE POSITION SEPARATE FROM EITHER ON OR OFF POSITIONS.
2.13 SAFETY SWITCHES: FUSED, HEAVY DUTY, HORSEPOWER RATED.
2.14 STARTERS, CONTACTORS AND CONTROL DEVICES: PROVIDE AS SHOWN AND AS REQUIRED BY CODE. FURNISH COMPLETE WITH PILOT LIGHTS, AUXILIARY CONTACTS, PUSH BUTTONS, HAND-OFF-ON SWITCHES, CONTROL DEVICES, AND OVERLOAD RELAYS. THERMAL OVERLOADS TO BE SIZED PER MANUFACTURERS RECOMMENDATIONS. AMBIENTLY COMPENSATE ALL HEATERS EXPOSED TO HIGH TEMPERATURE OR INSTALLED OUTSIDE AS NEEDED.
2.16 NAMEPLATES: PROVIDE BLACK LAMICOID NAMEPLATES WITH 3/16" HIGH WHITE ENGRAVED LETTERS ON PANELS, SWITCHBOARDS, MAINS AND SUBMAINS, DISTRIBUTION EQUIPMENT, REMOTE SAFETY SWITCHES, CIRCUIT BREAKERS, TIME SWITCHES, CONTACTORS, AND STARTERS.
2.17 WIRING DEVICES
A. HUBBELL OR COMPARABLE LEVITON OR BRYANT: WHITE AND GREY IN COLOR - AS NOTED ON DRAWINGS OR PER ARCHITECT. 15 AMP DEVICES ALLOWED ONLY WHEN SPECIFICALLY DENOTED ON ELECTRICAL CONSTRUCTION DRAWINGS.
B. TOGGLE SWITCHES: SINGLE POLE - HUBBELL 1221- 20A, 120/277V, THREE WAY - HUBBELL 1223- 20A, 120/277V, FOUR WAY - HUBBELL 1224- 20A, 120/277V.
C. RECEPTACLES: DUPLEX GROUNDING TYPE, SPECIFICATION GRADE, 125 VOLT, 20 AMPERES, SINGLE PHASE, HUBBELL NO. 5262 OR COMPARABLE.
D. GROUND FAULT INTERRUPTER TYPE RECEPTACLE: DUPLEX GROUNDING TYPE, SPECIFICATION GRADE, 125 VOLT, 20 AMPERES, SINGLE PHASE, 5 mA GROUND TRIP, FEED THROUGH CONSTRUCTION.
2.18 DEVICE PLATES: LEXAN (STA-KLEEN), SMOOTH FINISH IN STAINLESS STEEL - AS NOTED ON PLANS. MULTI-GANG OUTLET PLATES SHALL BE USED FOR MULTI-GANG BOXES.
2.19 NOT USED.
2.20 LIGHTING FIXTURES
A. ALL INTERIOR / BUILDING MOUNTED LIGHTING PROVIDED BY PX AND INSTALLED BY E.C.
B. ALL EXTERIOR SITE LIGHTING IS PROVIDED AND INSTALLED BY E.C.

PART 3 - EXECUTION

3.01 GENERAL INSTALLATION
A. THE ENTIRE ELECTRICAL INSTALLATION SHALL BE MADE IN A NEAT, APPROVED, FINISHED, AND SAFE MANNER.
B. INSPECT AND MAKE TIGHT ALL CONNECTIONS FOR ALL EQUIPMENT, INCLUDING FACTORY CONNECTIONS. TORQUE ALL CONNECTIONS PER MANUFACTURER'S RECOMMENDATIONS.
C. LIGHTING FIXTURES INSTALLED AND USED FOR LIGHTING DURING CONSTRUCTION SHALL BE RELAMPED WITH NEW LAMPS JUST PRIOR TO FINAL ACCEPTANCE OF THE PROJECT.
D. INSTALL SEISMIC RESTRAINT DEVICES FOR ALL CEILING MOUNTED EQUIPMENT, I.E. LAY-IN FIXTURES. PROVIDE GRID CLIPS AND #12 SLACK WIRES FROM FIXTURE CORNERS TO STRUCTURE.
3.02 RACEWAYS
A. INSTALL COMPLETE RACEWAY SYSTEMS FOR ALL ELECTRICAL CONDUCTORS INCLUDING TELEPHONE, SIGNAL, CONTROL, AND OTHER SYSTEMS.
B. UNLESS OTHERWISE NOTED, INSTALL ALL RACEWAYS CONCEALED. WHERE IT IS NOT FEASIBLE TO CONCEAL RACEWAYS, INSTALL AS DIRECTED BY ARCHITECT.
C. INSTALL EXPOSED RACEWAYS TO RUN PARALLEL OR AT RIGHT ANGLES TO STRUCTURAL BUILDING LINES WITH NEAT BENDS AND NEATLY OFFSET INTO TERMINATIONS.
D. IN EMPTY RACEWAY PROVIDE AND INSTALL A NO. 14 NYLON DRAG LINE.
E. INSTALL RACEWAYS WITH APPROVED HEAVY DUTY SUPPORTS, STRAPS, HANGERS, CONNECTORS, AND COUPLINGS AS REQUIRED TO MAINTAIN AN APPROVED INSTALLATION.
F. NOT USED.
H. MINIMUM CONDUIT SIZE TO BE 3/4" U.N.O.
3.03 GALVANIZED RIGID CONDUIT (GRC): ALL RACEWAYS SHALL BE GRC EXCEPT AS NOTED. CONDUIT, ELBOWS, AND STANDARD COUPLINGS SHALL BE HOT DIPPED GALVANIZED RIGID STEEL. IF PARTITIONS OR WALLS ARE SOLID CONCRETE OR ARE GROUTED SOLID WITH CONCRETE OR MORTAR, RIGID STEEL CONDUIT SHALL BE USED.
3.04 INTERMEDIATE METAL CONDUIT (IMC): IMC RACEWAY AND APPROVED FITTINGS WHERE PERMITTED BY APPLICABLE CODES AND REGULATIONS MAY BE USED IN LIEU OF RIGID STEEL CONDUIT, WHERE INSTALLED ABOVE FINISH GRADE AND ABOVE CONCRETE SLABS ON GRADE.
3.05 ELECTRIC METALLIC TUBING (EMT): EMT MAY BE USED WHERE CONCEALED IN AREAS ABOVE CEILINGS, FURRED SPACES, PARTITIONS OR WALLS. ALSO MAY BE EXPOSED, WHEN NOT IN HAZARDOUS AREAS, AREAS SUBJECT TO PHYSICAL DAMAGE, OR WHEN DIRECTLY EXPOSED TO RAIN OR WASH-DOWN.
3.06 FLEXIBLE METAL CONDUIT (FLEX): USE FLEXIBLE CONDUITS FOR CONNECTIONS TO MOTORS, WHERE SUBJECT TO MOVEMENT OR VIBRATION, AND LIQUID TIGHT WHERE EXPOSED TO MOISTURE OR OIL.
3.07 RIGID NONMETALLIC CONDUIT PVC SCHEDULE 40 MAY BE INSTALLED FOR DIRECT BURIAL RACEWAYS WHERE INSTALLED WITH MINIMUM COVERAGE PER NEC TABLE 300-5. ALL UNDERGROUND BENDS SHALL BE GRC.
3.08 OUTLET, PULL AND JUNCTION BOXES
A. UNLESS OTHERWISE SHOWN OR AS DIRECTED PRIOR TO INSTALLATION, OUTLET BOXES SHALL GENERALLY BE PLACED AT THE FOLLOWING HEIGHTS, CENTER OF BOX TO FINISHED FLOOR LEVEL.
B. WALL SWITCHES: 44".
C. CONVENIENCE RECEPTACLES: 18" (OR 4" ABOVE COUNTERS) AND/OR AS NOTED. (SIMILAR TYPE OUTLETS SHALL BE MOUNTED AT SAME HEIGHT IN EACH AREA). GROUNDING PIN AT BOTTOM.
D. OTHER OUTLET TYPES: REFER TO ELECTRICAL SYMBOL LIST ON THIS SHEET.
3.09 CONDUCTORS (COPPER ONLY)
A. USE SPECIFIED COLOR SCHEDULE FOR ALL WIRING. WHERE LARGE CONDUCTORS ARE NOT AVAILABLE IN COLORS, IDENTIFY WITH PERMANENT COLORED TAPE AT ALL TERMINATIONS, JUNCTION BOXES, ETC. COLOR CODING PER NEC.
B. MAKE TAPS, JOINTS, SPLICES, AND OTHER CONNECTIONS WITH FIXTURE CONNECTORS.
C. DO NOT INSTALL WIRING OR PULL WIRES, IN RACEWAYS UNTIL RACEWAY SYSTEM IS COMPLETE, CLEAN, DRY, AND FREE OF ALL FOREIGN MATERIALS. LUBRICATE AS REQUIRED.
D. MINIMUM CONDUCTOR SIZE TO BE #12 CU. THWN.
3.10 LIGHTING FIXTURES
A. LEAVE FIXTURES AND LAMPS CLEAN OF ALL DIRT, DUST, GREASE SPOTS AND DEBRIS. ALL GLASS, PLASTIC AND OTHER COMPONENTS SHALL BE UNSCRATCHED AND UNBROKEN.
B. FIT AND ADJUST ALL FIXTURES. WHERE STRUCTURAL CONDITIONS, PARTITIONS, FURNITURE, SHELVING, AND AIR CONDITIONING DIFFUSERS INTERFERE WITH THE LIGHTING FIXTURES AT LOCATIONS SHOWN, NOTIFY ARCHITECT IN WRITING AND RELOCATE AT NO ADDITIONAL COST AS DIRECTED.
C. FIXTURES WITH FINISH TRIM OR LENS FRAMES SHALL BE GASKETED AND BAFFLED TO PREVENT LIGHT LEAKS. INSTALL SO THAT NO LIGHT LEAKS EXIST.
D. FIXTURES MOUNTED DIRECTLY ON COMBUSTIBLE LOW-DENSITY CEILINGS SHALL MEET UL APPROVAL FOR THIS CONDITION AND BE PLAINLY MARKED AS SUCH.
3.11 GROUNDING
A. GROUNDING FOR DISTRIBUTION EQUIPMENT, EQUIPMENT AND MATERIALS WITH ELECTRICAL CONNECTIONS, ELECTRIC MOTOR FRAMES, ELECTRIC RACEWAY AND RELATED EQUIPMENT, SHALL BE EFFECTIVELY AND PERMANENTLY GROUNDED IN ACCORDANCE WITH PERTINENT SECTIONS OF ARTICLE 250 OF NEC. RESISTANCE TO GROUND SHALL NOT EXCEED 10 OHMS.
B. ALL RACEWAYS SHALL HAVE AN APPROVED SIZED, INSULATED, STRANDED COPPER GROUNDING CONDUCTOR.
C. WHERE RACEWAYS CONNECT TO A CONCENTRIC K.O. PROVIDE GROUNDING LOCKNUT OR BUSHING AND BOND WIRE EXTENDED AND BONDED TO ENCLOSURE, SIZE AS PER NEC.
3.12 DITCHING, EXCAVATION AND BACKFILLING: PERFORM ALL DITCHING, EXCAVATION AND BACKFILLING REQUIRED FOR THE ELECTRICAL WORK. PROVIDE AND MAINTAIN ALL SHEATHING, BRACING AND PROPER GUARDS FOR PREVENTION OF ACCIDENTS.
3.13 UTILITY COMPANY SERVICE CONTRACTOR TO BE RESPONSIBLE FOR COORDINATING AND PROVIDING REQUIRED WORK FOR SUPPLYING ELECTRICAL POWER AND COMMUNICATIONS UTILITIES TO THE PROJECT.
3.14 FINAL INSPECTION: TEST SYSTEM FOR SHORTS AND OPENS. FAULTY WIRING SHALL BE REMOVED AND REPLACED. AFTER SYSTEM IS CONNECTED COMPLETELY, TEST FOR INSULATION RESISTANCE. RESISTANCE LOWER THAN OUTLINED IN THE NEC, MANUFACTURER'S DATA, ETC., SHALL BE REMOVED AND REPLACED. ANY DEVICE, APPARATUS OR FIXTURE UNDER THIS CONTRACT SHOWING SUBSTANDARD READINGS SHALL BE REMOVED AND REPLACED AS DIRECTED BY THE ARCHITECT.
3.15 LABEL ALL RECEPTACLES WITH 3/16" HIGH BLACK LETTERING ON CLEAR TAPE. IF THE RECEPTACLE IS BLACK OR BROWN, PROVIDE WHITE LETTERING ON CLEAR TAPE. LABEL TO BE NEATLY CENTERED IN THE TOP SPACE OF THE COVERPLATE, AND SHALL INDICATE THE SERVING PANEL AND CIRCUIT ORIGIN.

ELECTRICAL SPECIFICATIONS	3
NOT TO SCALE	E-000

GENERAL NOTES

1. THE ELECTRICAL DRAWINGS, SPECIFICATIONS AND GENERAL NOTES DESCRIBE THE SCOPE OF WORK AND THE DOCUMENTS SHALL BE USED FOR THE PURPOSE OF BIDDING, BUILDING DEPARTMENT REVIEW, AND TO SECURE THE NECESSARY CONSTRUCTION PERMIT ONLY.
2. BRANCH CIRCUITING AND WIRE COUNT MAY NOT BE INDICATED ON THESE PLANS. CONTRACTOR IS RESPONSIBLE TO COMPLETE THE BRANCH CIRCUIT WIRING IN ACCORDANCE WITH PLAN NOTES AND AS PERMITTED BY AUTHORITY. CONTRACTOR SHALL SUBMIT AS-BUILT DRAWINGS AS A PART OF RECORD DRAWING SUBMITTAL TO ARCHITECT AND AUTHORITY HAVING JURISDICTION (AHJ).
3. ELECTRICAL INSTALLATION SHALL BE IN ACCORDANCE WITH BOTH THE NATIONAL ELECTRICAL CODE (NEC) AND ALL LOCAL ORDINANCES / AMENDMENTS. WHERE CONFLICTS ARISE, THE MOST STRINGENT REQUIREMENT SHALL TAKE PRECEDENCE.
4. ALL ELECTRICAL EQUIPMENT SHOWN IS NEW, CONTRACTOR FURNISHED AND INSTALLED, UNLESS OTHERWISE NOTED. IF CONTRACTOR PROPOSES TO SUBSTITUTE SPECIFIC EQUIPMENT SPECIFIED, A REQUEST FOR CONSIDERATION SHALL BE SUBMITTED TO THE OWNER AND ENGINEER PRIOR TO THE BID IN WRITING. ALL SUBSTITUTIONS MUST BE REVIEWED BY THE ENGINEER. SUCH REVIEW SHALL NOT RELIEVE THE CONTRACTOR FROM COMPLYING WITH THE REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. NO SUBSTITUTIONS SHALL BE IMPLEMENTED WITHOUT THE APPROVAL OF THE ENGINEER OR RECORD. THE CONTRACTOR SHALL BE RESPONSIBLE, AT HIS OWN EXPENSE, FOR ANY CHANGE RESULTING FROM HIS PROPOSED SUBSTITUTIONS WHICH AFFECT OTHER PARTS OF HIS OWN WORK, OR SUBSTITUTIONS WHICH AFFECT THE WORK OF OTHER CONTRACTORS.
5. THE ELECTRICAL DRAWINGS, CONDUIT RUNS, WIRING AND ELECTRICAL INFORMATION ARE DIAGRAMMATIC ONLY. DO NOT SCALE THE ELECTRICAL DRAWINGS TO DETERMINE THE EXACT LOCATION OF EQUIPMENT OR OUTLETS. COORDINATE WITH ARCHITECT/OWNER PRIOR TO ROUGH-IN.
6. REFER TO THE ARCHITECTURAL REFLECTED CEILING PLAN FOR EXACT LOCATIONS OF ALL LIGHTING FIXTURES, CEILING MOUNTED OUTLETS AND EQUIPMENT.
7. ALL DEVICE MOUNTING HEIGHTS AND EXACT LOCATIONS SHALL BE COORDINATED WITH ARCHITECTURAL DRAWINGS AND ELEVATIONS PRIOR TO ROUGH-IN.
8. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY TYPES OF CEILING SYSTEM. FIXTURES LOCATED IN DAMP OR WET LOCATIONS SHALL BE LISTED AND LABELED FOR USE IN SUCH LOCATIONS. CONTRACTOR SHALL PROVIDE ALL REQUIRED TRIMS AND HARDWARE TO ACCOMMODATE CEILING TYPE.
9. ALL RECESSED LIGHTING FIXTURES, PANELBOARDS, SWITCHES, ETC., MOUNTED IN FIRE RATED STRUCTURES SHALL BE ENCLOSED WITH AN APPROVED ENCLOSURE CARRYING THE SAME FIRE RATING AS THE STRUCTURE. SEAL ALL PENETRATIONS THROUGH FIRE RATED WALLS, CEILINGS, FLOORS, ETC., TO MAINTAIN THE FIRE RATING. FURNISH AND INSTALL FIRE RATED ENCLOSURE FOR ALL EQUIPMENT PENETRATING INTO FIRE RATED ENVELOPS, SPACES ETC.
10. PORTIONS OF THE CEILING SYSTEMS MAY BE INACCESSIBLE, THEREFORE, THE CONTRACTOR SHALL STRATEGICALLY LOCATE ACCESS BOXES, ETC., WHICH SHALL BE READILY ACCESSIBLE. ALL LIGHTING FIXTURE WIRING, BALLASTS, J-BOXES, ETC. SHALL BE ACCESSIBLE FROM FIXTURE OPENING.
11. ALL WIRING AND ELECTRICAL EQUIPMENT SERVING MECHANICAL AND PLUMBING EQUIPMENT SHALL BE IN ACCORDANCE WITH MECHANICAL AND PLUMBING SPECIFICATIONS AND ASSOCIATED DRAWINGS. CONTRACTOR SHALL OBTAIN THE REQUIRED MECHANICAL AND PLUMBING DRAWINGS AND PROVIDE ALL EQUIPMENT, RACEWAYS, WIRING, FITTINGS, ETC., AS INDICATED ON CONSTRUCTION DOCUMENTS.
12. ALL FINAL CONNECTIONS TO OWNER FURNISHED EQUIPMENT SHALL BE MADE BY THE CONTRACTOR, UNLESS OTHERWISE NOTED. VERIFY ELECTRICAL CHARACTERISTICS AND U.L. LISTING PRIOR TO CONNECTION.
13. THE CONTRACTOR SHALL VERIFY THE LOAD AND INPUT VOLTAGE OF ALL PROVIDED EQUIPMENT TO MATCH LOAD INPUT OF ALL EQUIPMENT BEING SUBSTITUTED.
14. ELECTRICAL OUTLETS ON OPPOSITE SIDES OF FIRE RATED WALLS AND PARTITIONS MUST BE SEPARATED BY DISTANCE OF 24 IN. HORIZONTALLY, IN ACCORDANCE WITH I.B.C. SEC. 711.3.2. OPENINGS IN FIRE RATED WALLS MUST BE FIRE STOPPED.
15. PROVIDE AN ADDITIONAL JUNCTION BOX EXTENSION RING (SIZE AS REQUIRED) WHERE THE NUMBER OF CONDUCTORS EXCEEDS THE MAXIMUM ALLOWED FOR A GIVEN JUNCTION POINT OR OUTLET.
16. CONDUCTORS SHALL BE COPPER THHN/THWN 600 VOLT INSULATION UNLESS OTHERWISE NOTED. USE PROPER TEMPERATURE RATING OF CONDUCTORS BASED ON THE AMBIENT AIR TEMPERATURE WHERE CONDUCTORS ARE BEING USED. HIGHER AMPACITY CONDUCTOR AND LARGER RACEWAY SHALL BE PROVIDED TO OFFSET THE AMPACITY CORRECTION FACTORS AS INDICATED IN NEC ARTICLE 310 AND ELSEWHERE IN CODE.
17. ALL LIGHTING FIXTURES PROVIDED BY PANDA EXPRESS INSTALLED BY GC UNLESS NOTED OTHERWISE.
18. DO ALL DRILLING, CUTTING, AND/OR CHANNELING AS REQUIRED FOR ELECTRICAL WORK INDICATED OR HEREIN SPECIFIED. ALL HOLES, CURBS, ETC., IN FLOORS, CEILINGS AND WALLS SHALL BE PATCHED, UNLESS INDICATED OTHERWISE. PAINT ALL EXPOSED ELECTRICAL RACEWAYS, CABINETS, ENCLOSURES AND FITTING TO MATCH IN COLOR TO ADJACENT SURFACES IN FINISHED AREAS. (PROTECT UL LISTINGS LABELS FROM PAINT).
19. EMERGENCY LIGHTING SHALL BE PROVIDED PER U.B.C. PROVIDE ADDITIONAL EMERGENCY ILLUMINATION AS REQUIRED BY AUTHORITIES HAVING JURISDICTIONS.
20. ALL ELECTRICAL EQUIPMENT SHALL BE BRACED OR ANCHORED TO RESIST A HORIZONTAL FORCE ACTING IN ANY DIRECTION USING THE FOLLOWING CRITERIA.

FIXED EQUIPMENT ON GRADE: OPERATING WEIGHT	33% OF
FIXED EQUIPMENT ON STRUCTURE: OPERATING WEIGHT	50% OF
EMERGENCY POWER AND COMMUNICATION & EQUIPMENT ON GRADE: OPERATING WEIGHT	50% OF
EMERGENCY POWER AND COMMUNICATION ON STRUCTURE: OPERATING WEIGHT	75% OF

FOR FLEXIBLE MOUNTED EQUIPMENT DOUBLE THE ABOVE VALUES. SIMULTANEOUS VERTICAL FORCE - USE 1/3 HORIZONTAL FORCE. CONDUIT, BUSDUCT, CABLE TRAY, WIREWAYS, ETC., SHALL BE BRACED IN ACCORDANCE WITH "GUILDELINES", PUBLISHED BY SMACNA AND PPIC.

GENERAL NOTES	2
NOT TO SCALE	E-000

NOTICE
THESE DRAWINGS ARE SUBJECT TO APPROVAL BY THE BUILDING DEPARTMENT, FIRE MARSHAL, UTILITY COMPANY AND OTHER AUTHORITIES HAVING JURISDICTION (AHJ). BY THE ACT OF SUBMITTING A BID PROPOSAL FOR WORK, THE CONTRACTOR INDICATES THAT HE OR SHE HAS REVIEWED THE PLANS THOROUGHLY AND ACCEPTED FULL RESPONSIBILITY OF PLAN CORRECTIONS AND ASSOCIATED CONSTRUCTION COSTS REQUIRED BY AHJ.

MC CABLE SHALL NOT BE USED. PREWIRED MC CABLE WHIPS FROM LIGHTING FIXTURES ARE ACCEPTABLE WHEN SUPPLIED WITH THE FIXTURE AND NO LONGER THAN 72".

ELECTRICIAN TO PROVIDE STAINLESS STEEL COVER PLATES FOR ALL LOW VOLTAGE OUTLETS.

IF PROVIDED UNDER SLAB ALL UNDERGROUND CONDUIT SHALL BE 12" BELOW FINISHED GRADE.

ELECTRICAL SYMBOLS LIST

NOTE: ALL DIMENSIONS GIVEN ARE TO DEVICE CENTERLINES. CONTRACTOR TO COORDINATE ALL INSTALLATIONS.

POWER DISTRIBUTION

- S_M SINGLE-POLE SWITCH, MANUAL MOTOR STARTER
- J-BOX (WITH FLEX CONNECTION TO EQUIPMENT.)
- DISCONNECT SWITCH, WITH RATING AS SHOWN ON PLANS
- COMBINATION DISCONNECT SWITCH / MOTOR STARTER FURNISHED BY ELECTRICAL CONTRACTOR.
- BRANCH CIRCUITRY CONCEALED IN WALL OR CEILING WITH ADDITIONAL #12 INSULATED GND. U.N.O. HACHURES INDICATE NUMBER OF CURRENT CARRYING CONDUCTORS. 'X' INDICATES ADDITIONAL INSULATED, ISOLATED GROUND CONDUCTORS.
- BRANCH CIRCUITRY HOMERUN TO PANEL AS NOTED ON PLANS
- INDICATES EXTERIOR UNDERGROUND WIRE RUNS.

LIGHTING & LIGHTING CONTROLS

- LIGHTING FIXTURE. SUBSCRIPT LETTER DENOTES FIXTURE TYPE AS DESCRIBED IN LIGHT FIXTURE SCHEDULE.
- $ SINGLE-POLE SWITCH @ 44" A.F.F. U.N.O. LOWER CASE LETTER DENOTES FIXTURE CONTROL. 300V. 20A.
- $D LEVITON Renoir II WALLBOX DIMMER - SINGLE-POLE SWITCH @ 44" A.F.F. U.N.O. LOWER CASE LETTER DENOTES FIXTURE CONTROL. 120V, BALLAST 0-10V
- OS$ OCCUPANCY SENSOR SWITCH WITH OFF CONTROL, AND ADJUSTABLE SETTINGS FOR TIME OFF DELAY, FOOTCANDLE LEVEL, AND MASKING. WATTSTOPPER OR EQUAL, MOUNT AT 44" A.F.F. U.N.O. USE PW-100 FOR OFFICES/CONF/ETC.
- DS LEVITON PROVOLT 05C20-MDW DIMMING DAYLIGHT SENSOR FOR SIDELIT DAYLIGHTING ZONES. LOCATE AND INSTALL PER MANUFACTURER'S INSTRUCTIONS. ALL CONTROLS SHALL COMPLY WITH LOCAL ENERGY CODE REQUIREMENTS. PROVIDE LOCAL MANUAL SWITCH AS SHOWN IN THE LIGHTING PLAN FOR ON / OFF CONTROL

ABBREVIATIONS

A	AMPERES	M.C.B.	MAIN CIRCUIT BREAKER
AL	ALUMINUM	M.L.O.	MAIN LUGS ONLY
A.F.F.	ABOVE FINISHED FLOOR	MTD.	MOUNTED
A.F.G.	ABOVE FINISHED GRADE	P	POLE
C.	CONDUIT	SW.	SWITCH
C/B	CIRCUIT BREAKER	T.M.B.	TELEPHONE MOUNTING BOARD
CU.	COPPER	TYP.	TYPICAL
DISC.	DISCONNECT	U.N.O.	UNLESS NOTED OTHERWISE
F.	FUSE	V.	VOLTS
GFI	GROUND FAULT CURRENT INTERRUPTER	W.	WIRE
GND.	GROUND	W.P.	WEATHERPROOF
H.P.	HORSE POWER	XFMR	TRANSFORMER
k	1000	Ø	PHASE
E.C.	ELECTRICAL CONTRACTOR		
G.C.	GENERAL CONTRACTOR		

RECEPTACLES & COMMUNICATIONS OUTLETS

- DUPLEX CONVENIENCE OUTLET, 20A, 125V, MTD @ 18" A.F.F. U.N.O.
- SIMPLEX CONVENIENCE OUTLET, 20A, 125V, MTD @ 18" A.F.F. U.N.O.
- ISOLATED GROUND SIMPLEX CONVENIENCE OUTLET (ORANGE), 20A.,125V., MTD @ +18" A.F.F.
- DUPLEX CONVENIENCE OUTLET MOUNTED 3" ABOVE COUNTERTOP BACKSPLASH OR APPROXIMATELY 44" A.F.F.
- GFCI DUPLEX CONVENIENCE OUTLET, 20A, 125V, 5 mA TRIP, MTD @ 18" A.F.F. U.N.O.
- GFCI DUPLEX CONVENIENCE OUTLET MOUNTED 3" ABOVE COUNTERTOP BACKSPLASH OR APPROXIMATELY 44" A.F.F.
- TELEPHONE OUTLET. PROVIDE FLUSH J-BOX @ + 18" AFF U.N.O W/ 1" CONDUIT W/ PULL WIRE TO MANAGER'S STATION. 'W' SUBSCRIPT INDICATES WALL PHONE AT 54" AFF.
- DATA OUTLET. PROVIDE FLUSH J-BOX @ + 18" A.F.F. U.N.O W/ 1" CONDUIT WITH PULL WIRE TO MANAGER'S STATION.
- COMBINATION TEL/DATA OUTLET. PROVIDE FLUSH J-BOX @ + 18" AFF U.N.O W/ 1" CONDUIT WITH PULL WIRE TO MANAGER'S STATION.
- T.V. SYSTEM DATA OUTLET. PROVIDE FLUSH J-BOX @ + 18" A.F.F. U.N.O W/ 1" CONDUIT WITH PULL WIRE TO MANAGER'S STATION. WHEN SHOWN ADJACENT RECEPTACLE, MOUNT AT RECEPTACLE HEIGHT. REFER TO RECEPTACLE FOR MOUNTING HEIGHT.
- SPECIAL PURPOSE RECEPTACLE MTD. @ 18" A.F.F. U.N.O., AMPERAGE AND PHASE AS NOTED ON PLANS, NEMA CONFIGURATION AS REQ'D.
- ISOLATED GROUND DUPLEX CONVENIENCE OUTLET (ORANGE), 20A.,125V., MTD @ +18" A.F.F.
- DOUBLE DUPLEX CONVENIENCE OUTLETS UNDER COMMON COVER
- ISOLATED DOUBLE DUPLEX CONVENIENCE OUTLETS (ORANGE) 20A.,125V.
- (S) SPEAKER

FIRE ALARM

- MANUAL PULL STATION WITH KEYED RESET. MOUNT UNIT AT 44" A.F.F. ALIGN WITH LIGHT SWITCH IF APPLICABLE.
- XENON STROBE UNIT MOUNTED AT 80" A.F.F. OR 6" BELOW CEILING (WHICHEVER IS LOWER). MUST MEET OR EXCEED A.D.A. REQUIREMENTS.
- COMBINATION XENON STROBE AND HORN/CHIME UNIT MOUNTED AT 80" A.F.F. OR 6" BELOW CEILING (WHICHEVER IS LOWER). UNIT MUST MEET OR EXCEED A.D.A. REQUIREMENTS.
- FACP FIRE ALARM CONTROL PANEL. MOUNT TOP OF UNIT AT 72" A.F.F.
- FAAP FIRE ALARM ANNUNCIATION PANEL. MOUNT TOP OF UNIT AT 72" A.F.F.
- PHOTO ELECTRIC TYPE SMOKE DETECTOR.
- DUCT MOUNTED PHOTO ELECTRIC SMOKE DETECTOR.
- RATE OF RISE HEAT DETECTOR.

ELECTRICAL SYMBOLS	1
NOT TO SCALE	E-000

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

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1st	BUILDING PERMIT SET	04-02-21

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PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

hcklovercarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

E-000
ELECTRICAL SYMBOLS
SPECIFICATIONS, NOTES

LIGHTING FIXTURE SCHEDULE

PROVIDED FOR INFORMATION ONLY.
VERIFY AND INSTALL PER ELECTRICAL DRAWING

01-11-19

ITEM	SYMBOL	DESCRIPTION	QTY.	MFR. & CAT. NO.	REMARK
INTERIOR LIGHTING ITEM					
L1	L1	T-BAR CEILING RECESSED MOUNTED LED LIGHTING FIXTURE, 2' X 4', 120V BAKED-ON WHITE ENAMEL FINISH.	8	LSI FIXTURE: SFP24-LED-50-UE-DIM-35	KITCHEN CEILING LIGHTS, FURNISHED BY OWNER INSTALLED BY GC
L1B	L1B	T-BAR CEILING RECESSED MOUNTED LED LIGHTING FIXTURE, 2' X 2', 120V BAKED-ON WHITE ENAMEL FINISH.	1	LSI FIXTURE: SFP22-LED-30-UE-DIM-35-U	KITCHEN CEILING LIGHTS, FURNISHED BY OWNER INSTALLED BY GC
L1EM	L1EM	T-BAR CEILING RECESSED MOUNTED LED LIGHTING EMERGENCY FIXTURE, 2' X 4', 120V BAKED-ON WHITE ENAMEL FINISH.	3	LSI FIXTURE: SFP24-LED-50-UE-DIM-EM	EMERGENCY KITCHEN CEILING LIGHTS FURNISHED BY OWNER INSTALLED BY GC
L4HO	L4HO	UNIVERSAL MOUNT EXIT SIGN, LED LIGHTED, 120/277V WITH BATTERY PACK, 2 FACE, GREEN LETTER	3	EXITRONIX GVEX-U-BP-WB-BL-R6	EXIT SIGN FURNISHED BY OWNER, INSTALLED BY GC
L6A	L6A	HOOD LIGHT	12	FURNISHED & INSTALLED BY EQUIPMENT SUPPLIER	LIGHTS SUPPLIED & PRE-WIRED BY HOOD VENDOR. ELECTRIC CONTRACTOR TO CONNECT MAIN WIRES TO SHUNT TRIP BREAKER AND HOOD CONTROL PANEL
L6B	L6B	WALK-IN COOLER FLUORESCENT LIGHT, 120 V 48"	3	KASON FIXTURE: # 1810LX4000	FURNISHED BY WIC VENDOR, G.R.E. , INSTALLED BY GC
L19	L19	DOWN LIGHT, RECESSED IN CEILING	42	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING RL607-750L-DIMTR-120-30K-SN-SN-90+	FURNISHED BY OWNER, INSTALLED BY GC
L19EM	L19EM	EMERGENCY DOWN LIGHT, RECESSED IN CEILING	6	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING RL607-750L-DIMTR-120-30K-SN-SN-90+	EMERGENCY RECESSED DOWN LIGHT - NORMALLY ON INVERTER UNIT - ISOLITE, IMI-12-LC-V1 FURNISHED BY OWNER INSTALLED BY GC
L20	L20	3 3/4" ADJUSTABLE MR16 DOWN LIGHT, RECESSED IN CEILING	11	LIGHTOLIER: LYTECASTER-378WHX FRAME-IN KIT: 302MRSPX BULB: MR16 - GE - PRECISE IR 37 WATT 40 ° BEAM	FURNISHED BY OWNER, INSTALLED BY GC
L30	L30	WHITE LED AT SERVICE COUNTER SOFFIT & DINING ROOM PARTIAL HEIGHT WALL	57 L.F.	LUXEM BRIGHT FIXTURE: BLAZE LED	FURNISHED BY OWNER, INSTALLED BY GC
L43	L43	12" DIA. DECORATIVE BAYLOR PENDANT LF INCANDESCENT	12	LBL LIGHTING, MODEL # P1461ORB BULB: LED EDISON LAMP.1173467	FURNISHED BY OWNER, INSTALLED BY GC WITH FACTORY LABEL READING "MAX 17WATT"
L45	L45	12" DIA. DECORATIVE MORILL PENDANT LF INCANDESCENT	5	LBL LIGHTING, MODEL # 6227801-839 BULB: LED EDISON LAMP.1173467	FURNISHED BY OWNER, INSTALLED BY GC WITH FACTORY LABEL READING "MAX 17WATT"
L100	L100	MICRO INVERTER	1	ISOLITE #IMI 125	FURNISHED BY OWNER, INSTALLED BY GC
	S	SPEAKER		-	FURNISHED BY MUSIC VENDOR, INSTALLED BY MUSIC VENDOR
EXTERIOR LIGHTING					
L40	L40	LINEAR LIGHT AT EXTERIOR STORAGE ROOM	1	COOPER MX-4VT2-LD4-6-DR-UNV-L840-CD1-WL-U	FURNISHED BY OWNER, INSTALLED BY GC
L85	L85	WALL MOUNTED OVER SERVICE DOOR FIXTURE	1	HOWARD: VL305 30W LED, BRONZE	OVER EXTERIOR SERVICE DOOR. REFER ELEVATIONS FOR HEIGHT FURNISHED BY OWNER, INSTALLED BY GC
L86	L86	NAVILITE EMERGENCY LIGHT	2	EXITRONIX MLED1-G-WP	OVER EXTERIOR ENTRANCE & SERVICE DOORS. REFER ELEVATIONS FOR HEIGHT. FURNISHED BY OWNER, INSTALLED BY GC
L86 AEM	L86 AEM	EXTERIOR RECESS EMERGENCY LIGHT	1	ELITE HOUSING: LD6IC-AT LED MODULE: ELITE LED LIGHTING WET LOCATION: RL607-14W-120-FL-30K-SN-SN -WET LOCATION	EMERGENCY RECESSED DOWN LIGHT - NORMALLY ON INVERTER UNIT - ISOLITE, IMI-12-LC-V1 FURNISHED BY OWNER INSTALLED BY GC
L90	L90	DECORATIVE LED WALL SCONCE	2	HINKLEY LIGHTING, ATLANTIS; BRONZE; 1649BZ-LED	AT PORTAL OF ENTRY DOOR. REFER ELEVATIONS FOR HEIGHT FURNISHED BY OWNER, INSTALLED BY GC
L97	L97	LED MOTION SECURITY FLOODLIGHT	2	LITHONIA LIGHTING OLF 2RH 40K 120V MO BZ	FURNISHED BY OWNER, INSTALLED BY GC
L91	L91	DECORATIVE LED WALL SCONCE	4	HINKLEY LIGHTING, KORE; BRONZE; 1872BZ-LED	ALONG REAR EIFS BAND FURNISHED BY OWNER, INSTALLED BY GC

NIGHT LIGHTING REQUIREMENTS: "NL" DESIGNATION INDICATED NIGHT LIGHT ON UNSWITCHED CIRCUIT.
1. ONE NL BY SERVICE COUNTER, POS / CASHIER
2. ONE NL BY POS / CASHIER AT DRIVE THRU STATION IF APPLICABLE
3. ONE NL BY EACH EXIT DOORS IN DINNING ROOM & BACK OF HOUSE

EQUIPMENT SCHEDULE

11-13-17

PLUMBING: FS INDIRECT CONNECTION TO FLOOR SINK; D DIRECT CONNECTION; RIH ROUGH IN HEIGHT (TO CENTER OF CONNECTION)
ELECTRICAL: D DIRECT CONNECTION; C CONVENIENT OUTLET; FSO FLOOR STUB OUT; DC DROPPED CORD
DESCRIPTION: O OWNER(PANDA EXPRESS, INC.); GC GENERAL CONTRACTOR; EC ELECTRICAL CONTRACTOR; KEC KITCHEN EQUIPMENT COMPANY; S SERVING AREA; K KITCHEN; (E) EXISTING

SUPPLY BY	GAS K BTU	GAS R.I.H.	GAS SIZE	WASTE TYPE	WASTE SIZE	COLD WATER R.I.H.	COLD WATER SIZE	HOT WATER R.I.H.	HOT WATER SIZE	CONNECTION R.I.H.	CONNECTION TYPE	LOAD WATT	PHASE	H.P.	VOLTS	REMARKS	DIMENSIONS W x D x H (ø x H)	MANUFACTURE	MODEL #	EQUIPMENT	NO.
SERVING AREA EQUIPMENT																					
O																SEE DETAIL	SEE PLAN	KEC	CUSTOM	HOT WELLS COUNTER, SERVICE	1B
O																SEE DETAIL	SEE PLAN	KEC	CUSTOM	SNEEZE GUARD	1S2
O										REF. ELEC.	D	475W	1		120	3 HEATING ELEMENTS	42.375" X 4.25" X 2.375"	GENERAL		43" RADIANT TOP HEATER	1S2b1
O											D	625W	1		120	4 HEATING ELEMENTS	55.375" X 4.25" X 2.625"	GENERAL		56" RADIANT TOP HEATER (2)	1S2b2
O											D	475W	1		120	3 HEATING ELEMENTS	42 1/8"x4.25"x2 5/8"	GENERAL		43" RADIANT TOP HEATER (2)	1S2-S1d
O											D	15A	1		120	SEE DETAIL	SEE PLAN	KEC	CUSTOM	CASHIER & BEVERAGE COUNTER	2Q
O											C	650W	1		120	INDUCTION WARMER	15 3/4" DIA	I/O CONTROLS CORP	ABC-065-14	INDUCTION WELL - 17QT	3F
O											C	650W	1		120	INDUCTION WARMER	12 1/8" DIA	I/O CONTROLS CORP	ABC-065-10	INDUCTION WELL - 11QT	3G
O				FS	3/4"						C	9.3A	1		120	W/LID DISPENSER	30"x30"x35"	CORNELIUS	IDC-255	BEVERAGE DISPENSER	4AB
O										66"	C	7.2A	1		120	ON S/S SHELF	15"x11"X16"	WELBILT	16-2172	BOOSTER	4B
O																	40"x18"	WELBILT	15-2903-IP	SODA RACK	4C
O																	ø22"	NuCO2	PER MFG	CO2 TANK	4D
O										REF ELEV			1		120			CO2METER.com	RAD-0102-6	CO2 MONITOR & DISPLAY	4D-S1
O						96"	1/2"						1		120	WALL MOUNT	8"x2 3/8"x23 5/8"	3M WATER FILTRATION	BEV190-56164-01	WATER FILTER	4F
O				FS	1/2"												34"x17"x6 1/2"	KEC	CUSTOM	36" COLD PAN	5C
O										24"							SEE PLAN	KEC	CUSTOM	HOT WELLS COUNTER - DRIVE THRU	6F
O										24"							SEE PLAN	KEC	CUSTOM	CASHIER & BEVERAGE COUNTER- DT	9B
O										24"	C	14.8A	1		120	NEMA 5 PLUG	11" X 22" X 34"	BUNN	TB3	ICED TEA BREWER (2)	9D
O				FS	1/2"	24"	1/2"			84"	C	1.1A	1		120	---	22" X 14" X 26.5"	MANITOWOC	IB-0894YC	800 LBS. ICE MACHINE	10J
O											D	11.8A	1		208/230	ON ROOF	34"X 24.13"X 25.75"	MANITOWOC	CVD-0875	REMOTE CONDENSER	10J-S1
O													1			ABOVE ICE MACHINE	24"X 17.5"X 21.5"	MANITOWOC	D420	STORAGE BIN	10L-S1
KITCHEN EQUIPMENT																					
O	450	10"	1-1/2"	FS	2"	10"	1/2"									SEE DETAIL	93"x42"	KEC	CUSTOM	93" CHINESE RANGE (L)	20A
O	190	10"	1"	FS	2"	10"	1/2"									SEE DETAIL	42"x42"	KEC	CUSTOM	42" CHINESE RANGE	20Q
O	122 EA.	14"	1 1/2"							24"	C	-	1		120		47"x31-1/2"x51-5/8"	FRYMASTER	MJ45-FFP345G	FRYER	21B
GRILL O										36"	DC	25A	3		208V		36"X27 7/8"X15 1/2"	STAR	536TGF	STAR ELECTRICAL GRILL	23B
NEMA PLUG/CONNECTOR O																					
O										24"	C	14.8A	1		120	NEMA 5	19.9"X34.5"X41.3"	WINSTON	HA4005	RICE HOLDING CABINET	24H
O	34.6	10" & 30"	3/4"														24"x19"x17"	PANTIN	GC-6100(N)	RICE COOKER	25A
O										24"	C	8A	1	1/2	115	NEMA 5-15P	60 1/4"X30"X30 5/8"	TURBO AIR	MUF-60-N-PE	60" WORKTOP FREEZER	30L
O				FS	3/4"					130"	D	20 AMPS	1	1.5	120/208		SEE PLAN	KEC	CUSTOM	WALK-IN COOLER UNIT	31
O											D	3120w/2	1	1.5	208		SEE PLAN	KEC	CUSTOM	WALK-IN COOLER COND.	31-S
O				FS	3/4"					130"		FREEZER FAN COIL UNIT POWERED FROM CONDENSER UNIT					SEE PLAN	KEC	CUSTOM	WALK-IN FREEZER	32
O											D	10.0A	1	1.5	208		SEE PLAN	KEC	CUSTOM	WALK-IN FREEZER COND.	32-S1
O											D/ID	500W	1		120		SEE PLAN	KEC	CUSTOM	W.I.F. LTG, DOOR HEATER	32-S7
O										24"	C	9A	1	1/3	120	SELF CONTAINED	48x33"x35"	RANDELL	9030K-7	48" REF. PREP. TABLE	34D
O										24"	C	12A	1	1/2	120	SELF CONTAINED	84"x33"x35"	TURBO AIR	TST-2400-D4-R-N	84" REF. PREP. TABLE	34O
O				FS	2"	14"	3/4"	14"	3/4"								100"x30"	KEC	CUSTOM-(PS-100L)	POT SINK	40A
O				FS	2"	14"	3/4"	14"	3/4"							1 COMPARTMENT	42"x30"	KEC	CUSTOM-(VS-42)	42" VEGETABLE SINK (R)	41B
O				FS	2"	14"	3/4"	14"	3/4"							1 COMPARTMENT	42"x30"	KEC	CUSTOM-(VS-42)	42" VEGETABLE SINK (L)	41C
O										18GA POLISHED (WALL MTD. @ 59" A.F.F.)							SEE PLAN	PANDA WAREHOUSE	CUSTOM (NSF)	12"D S.S. WALL MTD. SHELF	43A
O										18GA POLISHED (WALL MTD. @ 71" A.F.F.)							SEE PLAN	PANDA WAREHOUSE	CUSTOM (NSF)	16"D S.S. WALL MTD. SHELF	43B
O										4 SHELVES MTD. @ 8" A.F.F., 26" A.F.F., 54" A.F.F., 72" A.F.F.							SEE PLAN	GOLD BOND	ISS	18"D WIRE SHELVES	44A
O										UNDER CABINET SHELVES WITH CASTER MTD. @ 8" A.F.F., 20" A.F.F.							SEE PLAN	GOLD BOND	ISS	SHORT 18"D WIRE SHELVES	44A-U
O										4 SHELVES MTD. @ 36" A.F.F., 48" A.F.F., 60" A.F.F., 72" A.F.F.							SEE PLAN	GOLD BOND	ISS	24"D WIRE SHELVES	44C
O										UNDER CABINET SHELVES MTD. @ 8" A.F.F., 14" A.F.F.							SEE PLAN	GOLD BOND	ISS	SHORT 24"D WIRE SHELVES	44C-U
O																	24"x 30" x 24"	KEC	CUSTOM	S.S. RICE COOKER STAND	46A
O																	22"x 20" x 34.06"	KEC	CUSTOM	RICE WARMER STAND	46B
O																	35 1/2"x 33" x 28"	KEC	CUSTOM	S.S. GRILL STAND	46K
O																	18 5/8"x 33" x 28"	KEC	CUSTOM	STAND	46N
O										50"	C	10A	1	1	120	9 15/16"x19-11/16"x19-3/4"		ELECTROLUX	DITO-TRS24	FOOD PROCESSOR	53
SMALL EQUIPMENT																					
O				2"	24"	1/2"	24"	1/2"								W/TOWEL & SOAP	14 1/4"x18 1/2"	GSW	HS-1615NPASS	HAND SINK	45A
O										24"	C	105W	1		120	ON S.S. COUNTER	17" ø	WELBON	WRS-1088BS	RICE WARMER	54A
O										84"	DC	1800W	1		208	PLUG: NEMA 6-15R	17 1/2"X13 5/8"X22 9/16"	SHARP	R-CD1800M	MICROWAVE	55A
BY G.C.																AS REQUIRED BY LOCAL FIRE DEPT., CHECK LOCATION WITH PROJECT MANAGER				FIRE EXTINGUISHER	56
O																SEE DETAIL		SAN-JAMAR	SANJT7500TBK	PAPER TOWEL DISPENSER	60D
O																WALL MOUNT	12"x20"x77"	GSW	5-DOOR	LOCKER (2)	61B
O																	20"X20"X23"	TIDEL	CUSTOM	SMART SAFE	62B
POS EQUIPMENT																					
O																SEE ELEV. ON E-200	48" X 28" X 42"	KEC	CUSTOM	MANAGER STATION	49A
O										REF ELEV	C	100W	1		120	SEE DETAIL		DELL OPTIPLEX	Xe2	COMPUTER	83A
O										REF ELEV	C	50W	1		120	SEE PLAN		BROTHER	MFC-LC2700DW	POS PRINTERS	86A
O										REF ELEV	C	50W	1		120			BROTHER	MFC-LC2700DW	FAX	87
										REF ELEV	C	500W	1		120	CUSTOM	11 1/4"x14 1/2"x9"	RESNOS	S 460	CASH REGISTER SYSTEM	94
MEP EQUIPMENT																					
O																SEE MECH. DWG.	SEE PLAN	CAPTIVE AIR	CUSTOM	EXHAUST HOOD	M1
O																SEE MECH. DWG.	SEE PLAN	CAPTIVE AIR	CUSTOM	HOOD CONTROL PANEL	M4
O																SEE MECH. DWG	SEE PLAN	CAPTIVE AIR		FIRE SUPPRESSION SYSTEM	M5
BY G.C.																SEE MECH/ELEC DWG	SEE PLAN			RECESSED ANSUL PULL BOX	M6
O										90"	D	5.1A	1	1/2	115	SEE MECH/ELEC DWG	42" X 10 5/8"	MARS	STD242-1U	BACK DOOR AIR CURTAIN	M8A
BY G.C.										24"	D	20A	1		120	SEE ELEC. DWG	25"X 9" X 10 3/8"	QUIK-SERV	CF-25 NON-HEATED	DT WINDOW AIR CURTAIN REGIONAL APPLICATION EITHER OR, NOT BOTH	M9a
BY G.C.										24"	D	30A	1		120 & 208	SEE ELEC. DWG	25"X 9" X 14 3/8"	QUIK-SERV	CHF-25 HEATED		
BY G.C.										24"	D	20A	1		120	SEE ELEC. DWG	47.5"X 59.5"	QUIK-SERV	SST-4860E	DT WINDOW	M10
BY G.C.				3"	36"	-	36"	-			D					FLOOR TYPE	24" X 24" X 13"	G.S.W. PHONE:1800-897-5999	SE2424FM	STAINLESS STEEL MOP SINK	P1
BY G.C.										84"	C	8A	1		120	SEE PLUMBING DWG	39" X 29.75" X 13"	RINNAI	MTO-00247	GAS TANKLESS WATER HTR.	P3 (2)
O										REF ELEV	C	50W	1		120	SEE ELEV. ON E-200	SEE PLAN	HYPERACTIVE		HYPERACTIVE TIMER SYS.	94-1A
O										48"	C	50W	1		120	SEE PLAN	15" X 13"	DELL (17" COLOR)		LCD MONITOR-MANAGER	94-2-16
O										REF ELEV	C	50W	1		120	SEE ELEV. ON E-200	SEE PLAN	HME		HME INTERCOM SYS.	94-3-1
O										REF ELEV	C	60W	1		120	SEE PLAN	15"	POSIFLEX	KS7215	LCD DT MONITOR	94-W
O										REF ELEV	C	50W	1		120	W/ EMI LOCK	SEE PLAN	TOSHIBA (TIME LAPSE)		SECURITY VCR	95-4-S2
O										98"	C	50W	1		120	SEE ELEC. DWG	15" X 13"	DELL (17" COLOR)		SECURITY MONITORS	95-4-S3
O										REF ELEV	C	100W	1		120	IN S.S. COUNTER	SEE PLAN			MUSIC EQUIPMENT	95-5
BY E.C.																SEE ELEC. DWG				ELECTRICAL PANEL	E7
SIGNAGE																					
O																	REF. INT. ELEV'S	LSI	CUSTOM	MENU BOARD	D2b
O																BF-POWER COAT "DF125 SILVER"		FAD	-	COMMUNITY BOARD	D3b
O										REF ELEV	C	130W	1		120	DEDICATED CIRCUIT	48.9" X 28.1" X 1.3"	LG	55WS50BS-B	LCD DISPLAY MONITOR	96-3B
FURNITURE																					
																SEE PLAN		RICHFIELD	STRAIGHT-BF	SERVICE COUNTER	F1d
																SEE PLAN		RICHFIELD	RIGHT TETON BEDGE	BEVERAGE COUNTER	F2CR

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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hckloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

E-001

ELECTRICAL SCHEDULES

1. ALL CIRCUITRY/CONDUIT FOR FRONT LINE EQUIPMENT TO BE ROUTED IN CASEWORK TO J-BOX IN WALL AND CONCEALED IN WALL.
2. NOT USED.
3. PROVIDE (2) 1-1/2" CONDUITS WITH PULL STRINGS FROM CASH REGISTER TO MANAGER STATION. SEE P.O.S. AND SERVICE LINE ELEVATIONS, 3/E-200.
4. SEE 'MANAGER STATION ELEVATION' 1/E-200 FOR ADDITIONAL OUTLETS AND J-BOXES.
5. ANSUL PULL STATION. REFER TO DETAIL 2/E-400.
6. REFER TO LIGHTING AND DOOR HEATER' WIRING DIAGRAM 10/E-400.
7. REFER TO 'COOLER EVAPORATOR COIL' WIRING DIAGRAM 8/E-400.
8. SHOW WINDOW RECEPTACLE SHALL BE CONTROLLED VIA SWITCH "b". REFER TO LIGHTING SWITCH BANK SCHEDULE 4/E101. RECEPTACLE SHALL BE MOUNTED IN WALL AS CLOSE TO TOP OF STRUCTURAL HEADER AS POSSIBLE.
9. BUILDING SIGNAGE/LOGO DEDICATED/PROPOSED W.P. J-BOX. COORDINATE LOCATION WITH ARCHITECT / OWNER / SIGN PACKAGE PROVIDER PRIOR TO ROUGH-IN. SIGN DISCONNECT PROVIDED BY SIGN CONTRACTOR. INSTALL PER NEC 600.
10. REFER TO 'FREEZER EVAPORATOR COIL' WIRING DIAGRAM, 9/E-400. THE EVAPORATOR UNIT IS POWERED FROM THE CIRCUIT SERVING REMOTE CONDENSER UNIT VIA DISCONNECT CONNECTION. HEAT TAPE PROVIDED AND INSTALLED BY ELECTRICIAN.
11. NOT USED.
12. NOT USED.
13. HOOD CONTROL PANEL/ANSUL SYSTEM CABINET. MOUNT CABINET DIRECTLY BELOW T-BAR CEILING.
14. PROVIDE 2-GANG J-BOX @ 48" AFF FOR HOOD CONTROL SWITCHES. REFER TO M-400 AND M-401.
15. 1" CONDUIT STUB UP LOCATION IN STAINLESS STEEL POWER PANEL FOR ISLAND KITCHEN EQUIPMENT CONNECTION. REFER TO DETAIL 2/A-109. COORDINATE LOCATION WITH ARCHITECT / OWNER.
16. ROUTE CABLING / CIRCUITRY THROUGH 1" CONDUIT IN SLAB.
17. UTILIZE SEAL TIGHT CONDUIT FOR ALL WIRING INCLUDED ALONG LOW WALL PANEL.
18. ALL DEVICES UNDER HOOD TO BE PROVIDED AND INSTALLED WITH GROUND FAULT CIRCUIT BREAKER AND WATERPROOFING BOX (RED DOT #CKSUV). REFER TO COOKLINE ELECTRICAL ELEVATIONS, 6/E-200. ROUTE HOMERUN THROUGH CONTRACTOR INTERFACED WITH THE HOOD FIRE SUPPRESSION SYSTEM. REFERENCE 13/E-400 FOR ADDITIONAL INFORMATION.
19. SIMPLEX RECEPTACLE TO BE CONNECTED TO BACK-OF-HOUSE LIGHTING CIRCUITRY/CONTROL. CONTRACTOR TO PROVIDE PIGTAIL FROM CIRCULATION PUMP.
20. PROVIDE WEATHERPROOF RECEPTACLE FOR HEAT TAPE. COORDINATE FINAL LOCATION WITH REFRIGERATION INSTALLER.
21. ELECTRIC GRILL '23B': FEED WITH 3 #8, #10 GROUND, 3/4" CONDUIT. REFER TO 4/E-200.
22. SEE DRIVE THRU ELEVATION 2/E-200 FOR CONDUIT SIZES AND CONFIGURATIONS.
23. FURNISH AND INSTALL (1) HUBBELL GFSTBF20 FACELESS GFCI (OR EQUIVALENT) FOR GRILL 23B. FASTEN A PLASTIC LABEL STATING CIRCUIT AND EQUIPMENT SERVED. REFER TO DETAIL 9/E-200 FOR MOUNTING LOCATION.
24. PROVIDE WATERPROOFING, COVER, IN-USE RED DOT (#CKSUV).
25. FOR DRIVE-THRU ELEVATIONS REFER TO DETAIL 2/E-200.
26. FOR DRINK STATION ELEVATIONS REFER TO DETAIL 5/E-200.
27. FOR SERVICE LINE ELEVATIONS REFER TO DETAIL 3/E-200.
28. FOR DEVICE / RECEPTACLE SCHEDULE REFER TO DETAIL 3/E400.
29. FOR DINING ROOM MONITOR ELEVATION REFER TO DETAIL 8/E-200.
30. PROVIDE AND INSTALL 3/4" CONDUIT AND PULL STRING FROM CLOSEST LANDSCAPE AREA, THROUGH WALL UP TO EMPTY FLUSH MOUNTED JUNCTION BOX @ 54" A.F.F. (FOR IRRIGATION CONTROLS). CLOSE OFF CONDUIT IN LANDSCAPE AREA WITH REMOVABLE CAP. UTILIZE WP CIRCUIT A-53 NEAR ENTRY POINT.
31. FOR LOCATION/INSTALLATION OF C02 MONITOR, REFER TO DETAIL 9/E-200.
32. FOR SWITCH BANK ELEVATION REFER TO DETAIL 7/E-200.
33. FLY LIGHT RECEPTACLE SHALL BE INSTALLED WITH A RECESSED CLOCK OUTLET. TYPICAL OF ALL LOCATIONS.
34. FOR SECURITY KEY PAD ELEVATION REFER TO DETAIL 1/E200.
35. CONNECT HEAT LAMPS TO COUNTER-MOUNTED SWITCH PROVIDED AND INSTALLED BY CONTRACTOR. COORDINATE EXACT LOCATION WITH KITCHEN EQUIPMENT PROVIDER.
36. PANDA EXPRESS TO PROVIDE C02 MONITOR, E.C. TO MOUNT OVER J-BOX WITH WIRING THROUGH WALL CONDUIT FOR CLEAN INSTALLATION. PROVIDE ALL OTHER REQUIRED CONNECTIONS AND COMPONENTS FOR FULLY WORKING SYSTEM.
37. PROVIDE IN-GRADE QUAZITE 8"X8" PC STYLE POLYMER CONCRETE BOX OR EQUAL FOR UNDERGROUND CABLE REQUIRED FOR THE STORE. PART NO. PC081XXXXX OR SIMILAR. REFER TO ELECTRICAL SITE PLAN 1/E105.
38. PROVIDE 1" CONDUIT FOR CABLE DEDICATED FOR ENTIRE STORE FROM IN-GRADE 8X8 QUAZITE BOX TO EXTERIOR CLOSET 6X6 FLUSH MOUNTED JUNCTION BOX. TERMINATE INTERIOR ABOVE CEILING.
39. PROVIDE FLUSH MOUNTED NEMA 1 6X6 JUNCTION/PULL BOX AT +48" - HUBBELL OR EQUAL. ROUTE CABLE FROM EXTERIOR 6X6 IN 1" CONDUIT THROUGH BUILDING. TERMINATE INTERIOR ABOVE CEILING.
40. PROVIDE NORTH SHORE SAFETY 30AMP 3 PHASE GFCI DEVICE (OR EQUAL) IN-LINE WITH 23B ELECTRIC GRILL.
41. FIRE SUPPRESSION SHUTDOWN CONTACTOR LOCATED ABOVE CEILING , REFER TO DETAIL 13/E-400.

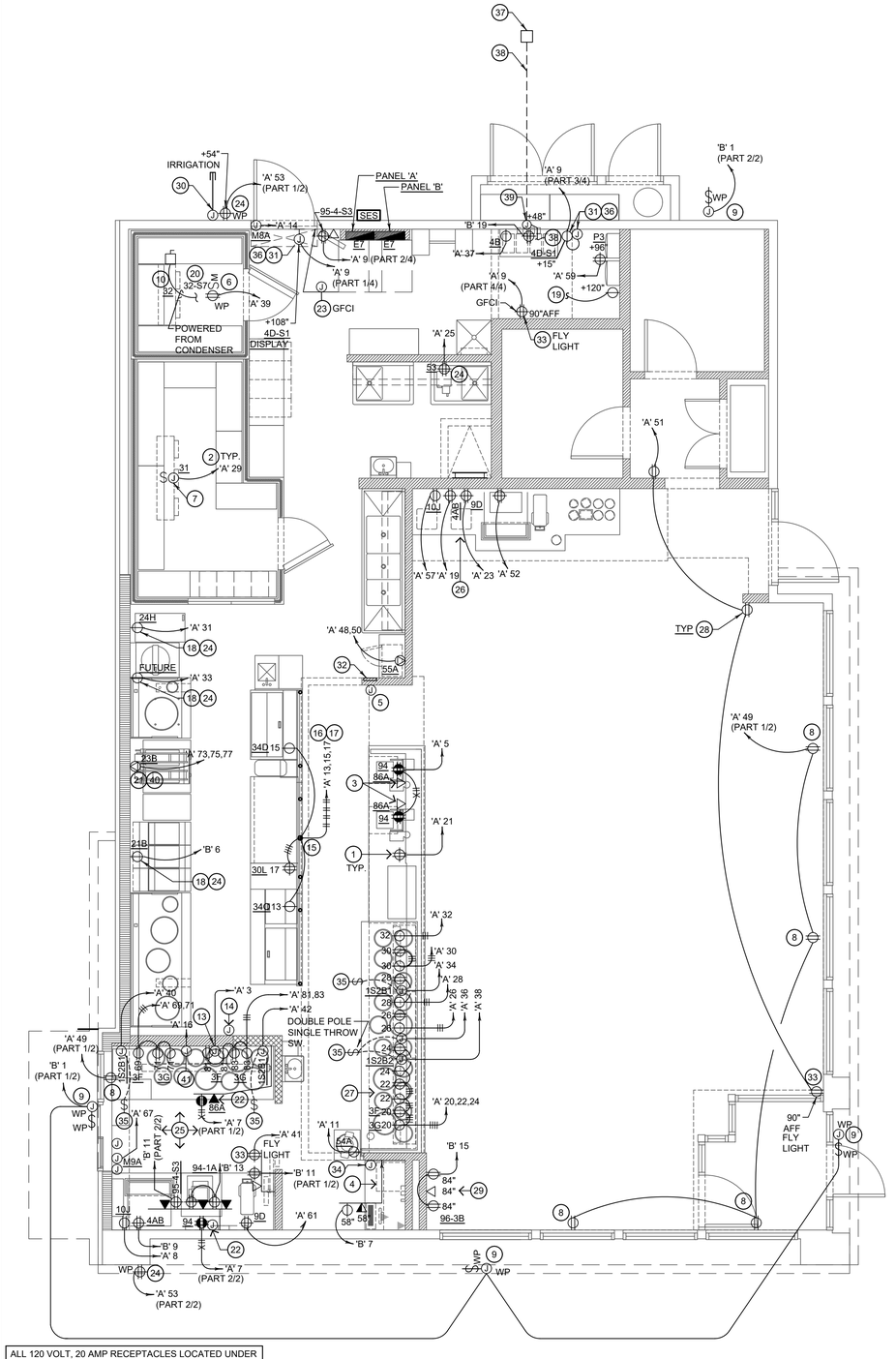
POWER PLAN KEYED NOTES 3

NOT TO SCALE E-100

- VERIFY QUANTITIES AND REQUIREMENTS OF ALL HVAC & KITCHEN EQUIPMENT PRIOR TO ROUGH IN.
- ALL TELEPHONE/DATA/TV CABLES AND WIRES, AND TERMINATIONS OF ALL REQUIRED CABLE AND JACKS WILL BE INSTALLED BY THIRD PARTY.
- POWER SUPPLY FOR COMPUTER AND CASH REGISTER (86A & 94) SHALL BE ON THE SAME CIRCUIT BREAKER, W/ISOLATED GROUND & ORANGE RECEPTACLE.
- ALL CIRCUITRY SHOWN WITHOUT TICKS SHALL HAVE (2) WIRES PLUS EQUIPMENT GROUNDING CONDUCTOR.
- WHEN WORKING IN JURISDICTIONS WHICH HAVE ADOPTED THE 2017 NEC OR LATER, ALL MULTI-WIRE BRANCH CIRCUITS SHALL HAVE SEPARATE NEUTRALS TO MEET THE REQUIREMENTS OF 2017 NEC 210.4(B).
- TRANSFORMERS SHALL BE MOUNTED ABOVE CEILING BELOW TRUSSES WITH LOW VOLTAGE WIRING FEEDING TO ALL EXTERIOR LIGHTS.
- ALL UNDERGROUND CONDUIT SHALL BE 12" BELOW F.F.

POWER PLAN GENERAL NOTES 2

NOT TO SCALE E-100



ALL 120 VOLT, 20 AMP RECEPTACLES LOCATED UNDER COUNTERS WITHIN SERVING AREA 101, DRIVE-THRU 102, AND KITCHEN 103 TO BE SERVED FROM GFCI-TYPE CIRCUIT BREAKERS PER NEC 210.8 (B) (2).

POWER FLOOR PLAN 1

Scale: 1/4"=1'-0" E-100

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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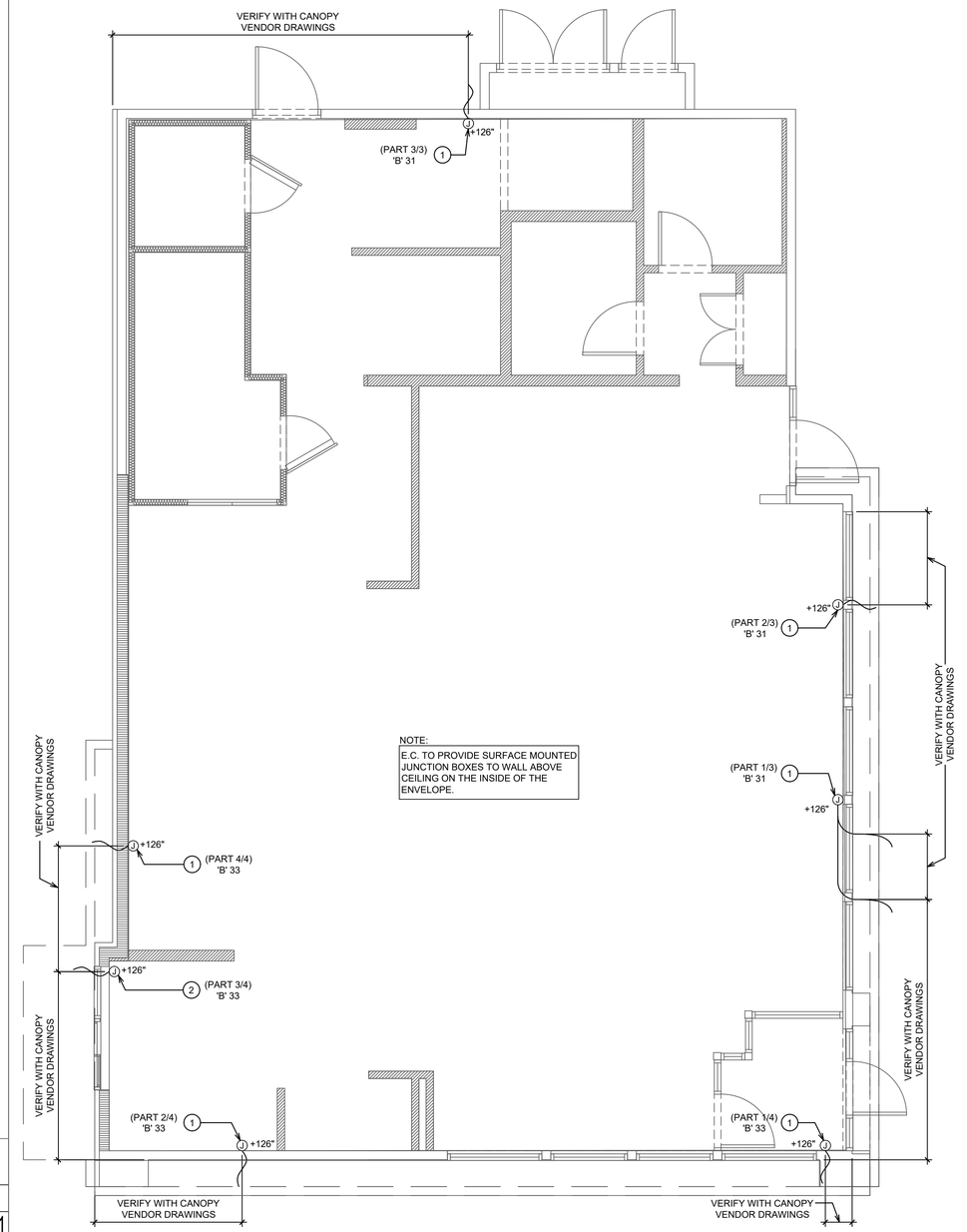
khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

E-100

POWER FLOOR PLAN



ALL JUNCTION BOXES ON THIS SHEET TO BE RECESS MOUNTED.

CANOPY LIGHTING GENERAL NOTES 3

NOT TO SCALE E-101.1

1. E.C. TO PROVIDE J-BOX WITH 3' WHIP FOR CONNECTION TO PANDA EXPRESS PROVIDED LIGHTED CANOPY. E.C. TO MAKE FINAL CONNECTION.
2. E.C. TO PROVIDE J-BOX WITH 3' WHIP FOR CONNECTION TO PANDA EXPRESS PROVIDED LIGHTED DRIVE THRU CANOPY. E.C. TO MAKE FINAL CONNECTION.
3. ALL JUNCTION BOXES ON THIS SHEET TO BE RECESS MOUNTED.

(#) CANOPY LIGHTING KEYED NOTES 2

NOT TO SCALE E-101.1

CANOPY LIGHTING PLAN 1

Scale: 1/4"=1'-0" E-101.1

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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STATE OF OHIO DAVID R LIPPE 58822 REGISTERED PROFESSIONAL ENGINEER 04/02/2021

hcklover architect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS
TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

E-101.1

CANOPY LIGHTING PLAN

- CONTRACTOR SHALL PROVIDE ALL REQUIRED HARDWARE, BRACKETS, ETC. FOR A COMPLETE FUNCTIONING LIGHTING FIXTURE INSTALLATION.
- FIXTURES THAT ARE TO BE ROUTED VIA TIMECLOCKS ARE SHOWN ON DETAIL 11/E400. SEQUENCE OF OPERATION: TIMECLOCKS WIRED FIRST FOR DESIGNATED CONTROL. SWITCHES ARE SERIES WIRED WITH THE CONTACTORS. UTILIZE DIGITAL OVERRIDE TIMER SWITCH (DOTS) TO OVER-RIDE THE TIMECLOCKS FOR CLEANING AND AFTER HOURS AS NEEDED. SEE DETAIL 11/E400
- ALL LIGHTING FIXTURES SHALL BE SUPPORTED PER N.E.C. 410-16(C). SEE DETAIL, 4/E400.
- CONTRACTOR SHALL INSTALL ALL LIGHTING FIXTURES INCLUDING OWNER-FURNISHED FIXTURES.
- ALL LIGHTING FIXTURE POWER SUPPLIES SHALL BE U.L. LISTED.
- E.C. SHALL INSTALL OWNER SUPPLIED LED STRIP LIGHTING & CUT TO PROPER LENGTH. COORDINATE WITH OWNER FOR EXACT LENGTHS AND FINAL LOCATIONS.
- WHEN WORKING IN JURISDICTIONS WHICH HAVE ADOPTED THE 2008 NEC OR LATER, ALL MULTI-WIRE BRANCH CIRCUITS TO HAVE SEPARATE NEUTRALS TO MEET THE REQUIREMENTS OF 2008 NEC 210.4(B).
- ALL CIRCUITRY SHOWN WITHOUT TICKS SHALL HAVE (2) WIRES PLUS EQUIPMENT GROUNDING CONDUCTOR.
- 'N.L.' DESIGNATION INDICATES NIGHT LIGHT ON UN-SWITCHED CIRCUIT.

LIGHTING GENERAL NOTES 2

NOT TO SCALE E-101

1. SWITCHBANK 'A'. REFER TO SCHEDULE 4/E-101.
2. ROUTE HOMERUN THROUGH LIGHTING SWITCHBANK 'A' (SWITCHES AS NOTED IN LOWER CASE). REFER TO SCHEDULE 4/E-101 FOR MORE INFORMATION.
3. ROUTE THROUGH CONTACTS IN HOOD CONTROL PANEL 'M4' FOR CIRCUIT POWER. REFER TO 3/E-401.
4. PROVIDE SEPARATE UNSWITCHED HOT CONDUCTOR (SAME CIRCUIT, NOT CONTROLLED BY SWITCH IN SWITCHBANK) TO LOCALLY SWITCHED FIXTURES AND EMERGENCY FIXTURE BATTERY TRIGGER LEADS.
5. DUPLEX RECEPTACLE FOR LED ROPE. INSTALL ABOVE CEILING AT +128". REFER TO 8&9/A-402 FOR MORE INFORMATION.
6. WALK-IN COOLER LIGHT FIXTURES AND PILOT LIGHT SWITCH PROVIDED WITH COOLER INSTALLED BY E.C. REFER TO 'COOLER EVAPORATOR COIL' WIRING DIAGRAM, 8/E-400.
7. WALK-IN FREEZER LIGHT FIXTURE AND PILOT LIGHT SWITCH PROVIDED WITH FREEZER INSTALLED BY E.C. REFER TO 'FREEZER LTG AND DOOR HEATER WIRING DIAGRAM', 10/E-400.
8. NOT USED.
9. FIXTURES IN THIS ROOM SHALL BE LOCALLY SWITCHED.
10. LIGHTING INVERTER FOR EMERGENCY LIGHTING TO BE MOUNTED TO BULKHEAD. RE: 9/E200.
11. LED TRANSFORMER FOR LED ROPE LIGHTING LOCATION, MOUNT ABOVE CEILING.
12. DUPLEX RECEPTACLE FOR LED ROPE. INSTALL ABOVE CEILING AT +150"
13. PROVIDE JUNCTION BOX ABOVE CEILING FOR THE BZ-150 UNIVERSAL POWER PACK REQUIRED FOR EXTERIOR MOTION CONTROL LED FIXTURES. PROVIDE LOW VOLTAGE CONNECTIONS AS REQUIRED TO LIGHTSAVER LS-102 SWITCHING PHOTOSENSOR SO THAT WHEN STORE OPERATIONS ARE OFF, THIS EXTERIOR SECURITY LIGHT IS ACTIVATED BY EXTERIOR MOTION ONLY. VERIFY WITH MANUFACTURER'S RECOMMENDATIONS FOR WIRING DIAGRAM. VERIFY LOCATIONS WITH OWNER PRIOR TO INSTALLATION.
14. PROVIDE WALL MOUNTED JUNCTION BOX AT +142" FOR INSTALLATIONATION OF LIGHTSAVER LS-102 SWITCHING PHOTOSENSOR FOR EXTERIOR MOTION CONTROL SECURITY FIXTURES (TYP OF 2 LOCATIONS). SCHEDULE TIMES OF CONTROL SO THAT WHEN STORE OPERATIONS ARE OFF INTERIOR LIGHTS GO OFF AND THE EXTERIOR MOTION LIGHTS ARE ACTIVATED WITH ANY MOTION DETECTED AFTER STORE HOURS. REFER TO MANUFACTURER'S PUBLISHED RECOMMENDATIONS FOR WIRING DIAGRAM. VERIFY LOCATIONS WITH OWNER PRIOR TO INSTALLATION.
15. ROUTE HOMERUN THROUGH LIGHTING SWITCHBANK 'A' (SWITCH AS NOTED IN LOWER CASE). REFER TO SCHEDULE, SHEET 4/E-101, FOR MORE INFORMATION.
16. CONNECT TO VEGETABLE DISPLAY LIGHTING PROVIDED WITH WALK-IN COOLER.
17. PROVIDE SEALS AND EXPANSION COUPLINGS ON ALL CONDUITS ENTERING OR LEAVING AREA OF TEMPERATURE DIFFERENCE. REFER TO WIRING NOTES 6/E-400 FOR ADDITIONAL INFORMATION.

(#) LIGHTING KEYED NOTES 3

NOT TO SCALE E-101

NOTE:
FIXTURES TO BE ROUTED VIA TIME TIMECLOCKS ARE SHOWN ON DETAIL 11/E400.

NOTE:
CONTRACTOR TO INSTALL (2) 5 GANG SWITCH BOXES AS SHOWN BELOW. DO NOT INSTALL SEPERATE/INDIVIDUAL BOXES FOR EACH SWITCH

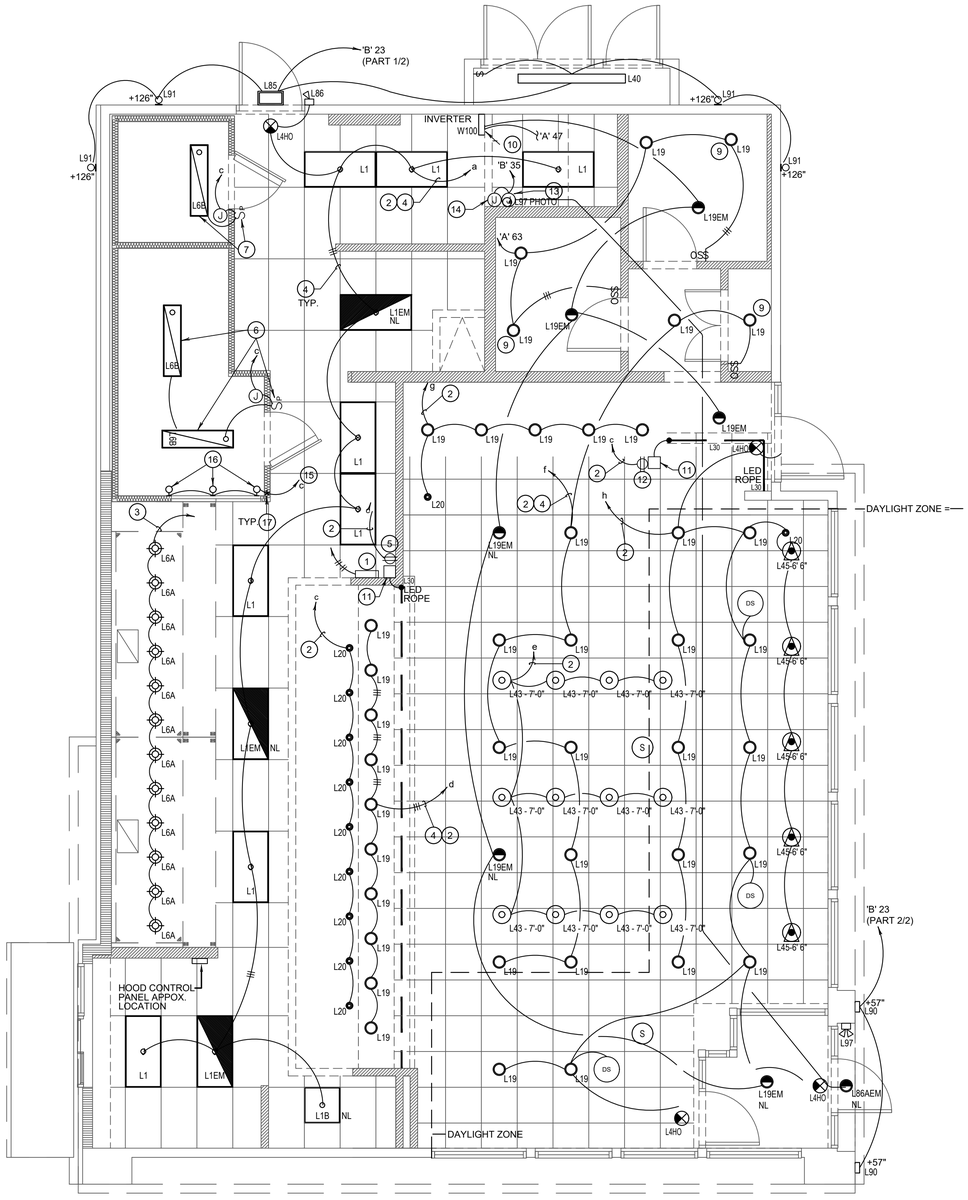
(a)	(b)	(c)	(d)	(e)
$	$	$	$	$
BACK OF HOUSE LTG & EX. FAN & RECIRC PUMP	SHOW WINDOW RECEPS	WALK-IN, MENU LED ACCENTS	SERVING LINE SOFFIT	DINING PENDANTS
(f)	(g)	(h)	(i)	60: 00
$	$	$	$	
INTERIOR DINING	BEV. COUNTER	DAYLIGHT HARVEST	SPARE	INTERIOR LIGHTING SHUT DOWN OVERRIDE

SWITCHBANK SCHEDULE 'A'

TAG	SWITCH TYPE	AREA SERVED / SWITCH LABEL	CIRCUIT	LOAD
a	TOGGLE SWITCH	BACK-OF-HOUSE / RR FANS	'A' 45	530 VA
b	TOGGLE SWITCH	SHOW WINDOW RECEP	'A' 49	720 VA
c	TOGGLE SWITCH	WALK-INS, MENU, LED ACCENTS	'A' 1	275 VA
d	TOGGLE SWITCH	SERVING LINE SOFFIT	'A' 45	140 VA
e	TOGGLE SWITCH	DINING PENDANTS	'A' 47	24 VA
f	TOGGLE SWITCH	INTERIOR DINING	'A' 47	118 VA
g	TOGGLE SWITCH	BEVERAGE COUNTER	'A' 47	16 VA
h	TOGGLE SWITCH	DAYLIGHT HARVESTING ZONE	'A' 47	219 VA
i	SPARE			
j	SPARE			

INTERIOR / EXTERIOR LTG CONTACTORS SCHEDULE 4

NOT TO SCALE E-101



LIGHTING FLOOR PLAN 1

Scale: 1/4"=1'-0" E-101

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91770
Telephone: 626.799.9898
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REVISIONS:

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1st	BUILDING PERMIT SET	04-02-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021

STATE OF OHIO DAVID R. LIPPE 58822 REGISTERED PROFESSIONAL ENGINEER 04/02/2021

khcklovearchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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HAMILTON, OH 45013

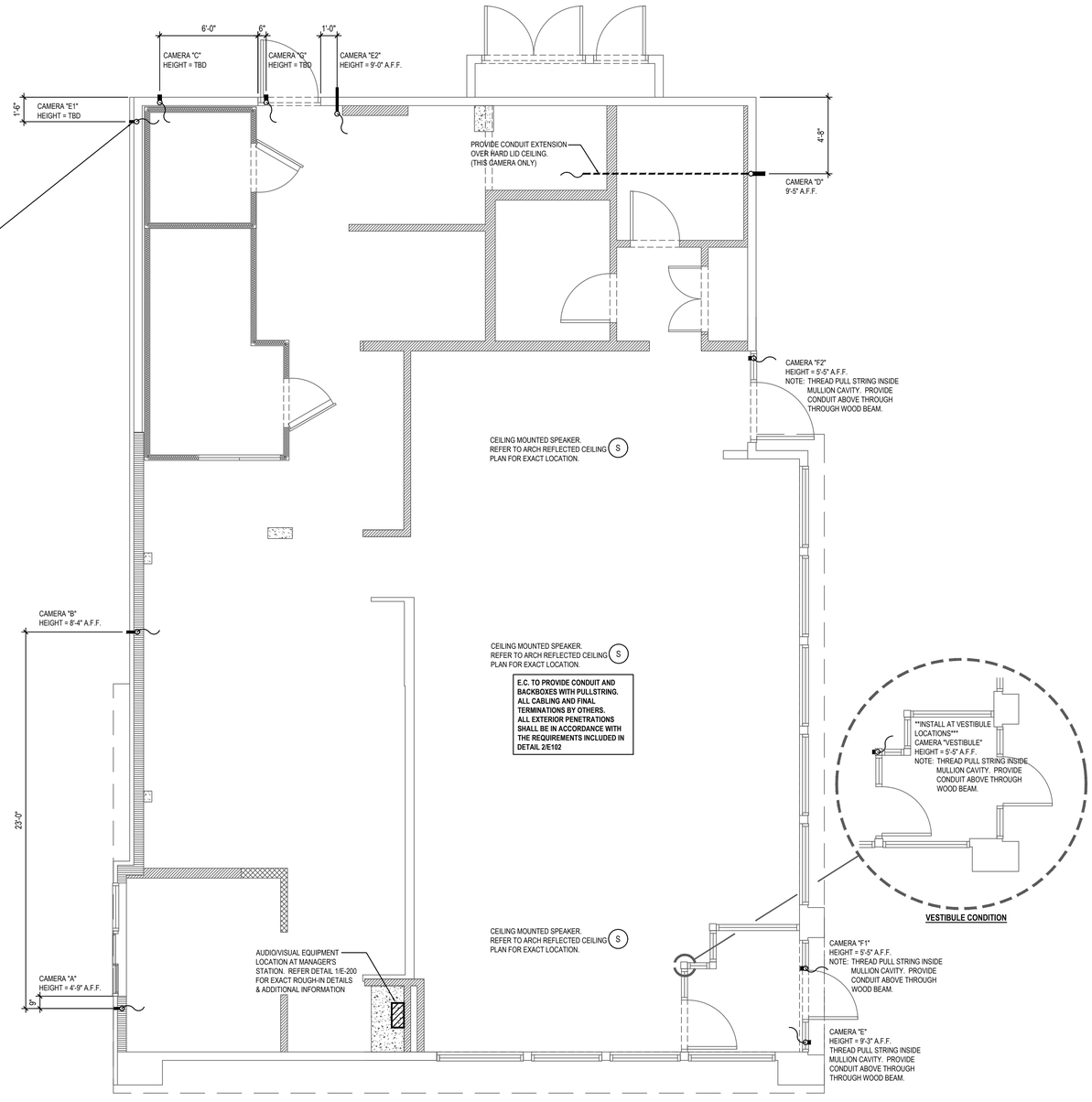
E-101

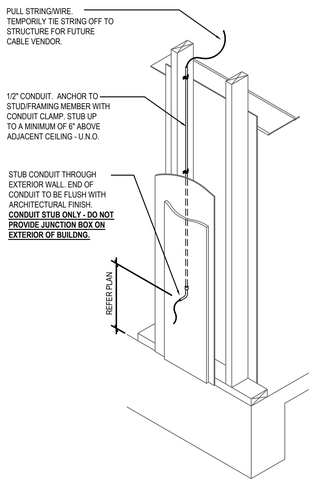
LIGHTING FLOOR PLAN

NOTE:
G.C./ELECTRICAL SUB TO COORDINATE WITH PANDA RESTAURANT PROJECT MANAGER ON ANY CAMERA LOCATIONS TO BE ADDED AND/OR OMITTED.

ACTUAL QUANTITY OF CAMERAS TO BE VERIFIED BY G.C./ELECTRICAL SUB WITH THE FOLLOWING CAMERA VENDOR CONTACT.

JOHN STRAIN
INTERFACE SECURITY SYSTEMS
PHONE: 314-708-9878
EMAIL: john.strain@interfacesys.com





CONDUIT ROUGH-IN DETAIL 2
NOT TO SCALE E-102

SECURITY CAMERA PLAN 1
Scale= 1/4" = 1'-0" E-102

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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E-102

SECURITY CAMERA PLAN

TRUE WARM & WELCOME 2300 R5

- ALL ROOF MOUNTED EQUIPMENT SHALL BE IN NEMA-3R ENCLOSURES.
- ALL CONDUIT RUNS SHOWN ON THE ROOF SHALL BE RUN BELOW IN THE CEILING SPACE WHERE AMBIENT TEMPERATURE WILL BE BELOW 30° C. FINAL CONNECTIONS TO THE ROOF EQUIPMENT IS LIMITED TO 5'-0" OF DIRECT SOLAR EXPOSURE.
- VERIFY ALL FUSE SIZES AND TYPES WITH THE MECHANICAL EQUIPMENT MANUFACTURER PRIOR TO INSTALLATION.
- REVIEW THE MECHANICAL PLANS FOR HVAC CONTROL REQUIREMENTS AND SCOPE OF WORK PRIOR TO BIDDING AND INCLUDE ALL COSTS IN BID.
- VERIFY CONNECTION POINTS OF ALL HVAC EQUIPMENT PRIOR TO INSTALLATION. PROVIDE CONTROL VOLTAGE CONNECTION TO DUCT MTD. SMOKE DETECTOR AS REQUIRED BY MECHANICAL DRAWING M-100 AND INTERLOCK WITH FIREALARM.
- SEE MECHANICAL DRAWINGS FOR EXACT LOCATIONS OF MECHANICAL EQUIPMENT AND THERMOSTATS. PROVIDE RACEWAY SYSTEM FOR ALL CONTROL WIRING AS REQUIRED BY MECHANICAL DRAWING M-100.
- E.C. COORDINATE ELECTRICAL, MECHANICAL, FIRE ALARM (IF REQUIIRED) FOR INTERLOCK SEQUENCE FOR FIRE SUPPRESSION.
- RESTROOM EXHAUST FAN TO BE POWERED FROM BACK OF HOUSE LIGHTING CIRCUIT. SEE DETAIL 5/E400 FOR ADDITIONAL INFORMATION.

ROOF PLAN GENERAL NOTES 2

NOT TO SCALE E-104

1. ROUTE HOMERUN THROUGH BACK OF HOUSE LIGHTING CIRCUIT. REFER TO LIGHTING CONTACTOR SCHEDULE, 4/E-101. FAN TO BE CONTROLLED BY SWITCH FOR BACK OF HOUSE LIGHTING.
2. DUCT SMOKE DETECTOR. FURNISHED BY MECHANICAL/FACTORY, WIRED BY ELECTRICAL / FIRE ALARM CONTRACTOR. FURNISH AND INSTALL ALL RACEWAY, WIRING, AND ADDITIONAL ACCESSORIES REQUIRED FOR CODE COMPLIANCE AND UNIT SHUTDOWN.
3. CIRCUIT FEEDS FROM PANELBOARD - THROUGH HOOD CONTROL PANEL - UP TO ROOF. REFER TO DETAIL, SHEET 3/E-401 & KITCHEN HOOD SUBMITTAL DATA.
4. REFER TO CONDENSING UNIT WIRING DIAGRAM, 7/E-400.
5. STRUT RACK SUPPORT FOR EQUIPMENT DISCONNECT SWITCHES. REFER TO DETAIL, SHEET 2/E-401.
6. PROVIDE AND INSTALL 2-1/2" DIA GALVANIZED RIGID METAL CONDUIT AND WEATHERHEAD +24" A.F.G. CONDUIT TO BE STRAPPED TO CLOSEST JOIST TO THE MANAGER'S STATION (FULL DEPTH).
7. DO NOT INSTALL UNTIL BACK DRAFT DAMPER INSTALLATION IS COMPLETE. UTILIZE FACTORY KNOCKOUTS FOR ELECTRICAL RUN FOR THIS FAN. REFER TO SHEET M-402.
8. MOUNT PHOTOCELL AS DETAILED ON EQUIPMENT DISCONNECT SWITCH SUPPORT DETAIL 2/E401 ON CONDENSER RACK.
9. STUB ELECTRICAL FEED FOR EF-1 & EF-2, THROUGH ROOF ON HINGE SIDE OF EXHAUST FANS, IN LOCATION AS SHOWN ON POWER ROOF PLAN. REFER TO DETAIL 3/M-501 FOR ADDITIONAL DETAILS.
10. ROUTE POWER FEEDS VIA FACTORY PROVIDED THRU-BASE CONNECTION AREA. COORDINATE WITH MECHANICAL.
11. UNIT INCLUDES FACTORY MOLDED CASE DISCONNECT SWITCH (NO OCP). VERIFY WITH MECHANICAL SUBMITTAL DATA. PROVIDE DISCONNECT IF / AS REQUIRED.

(#) ROOF PLAN KEYED NOTES 3

NOT TO SCALE E-104

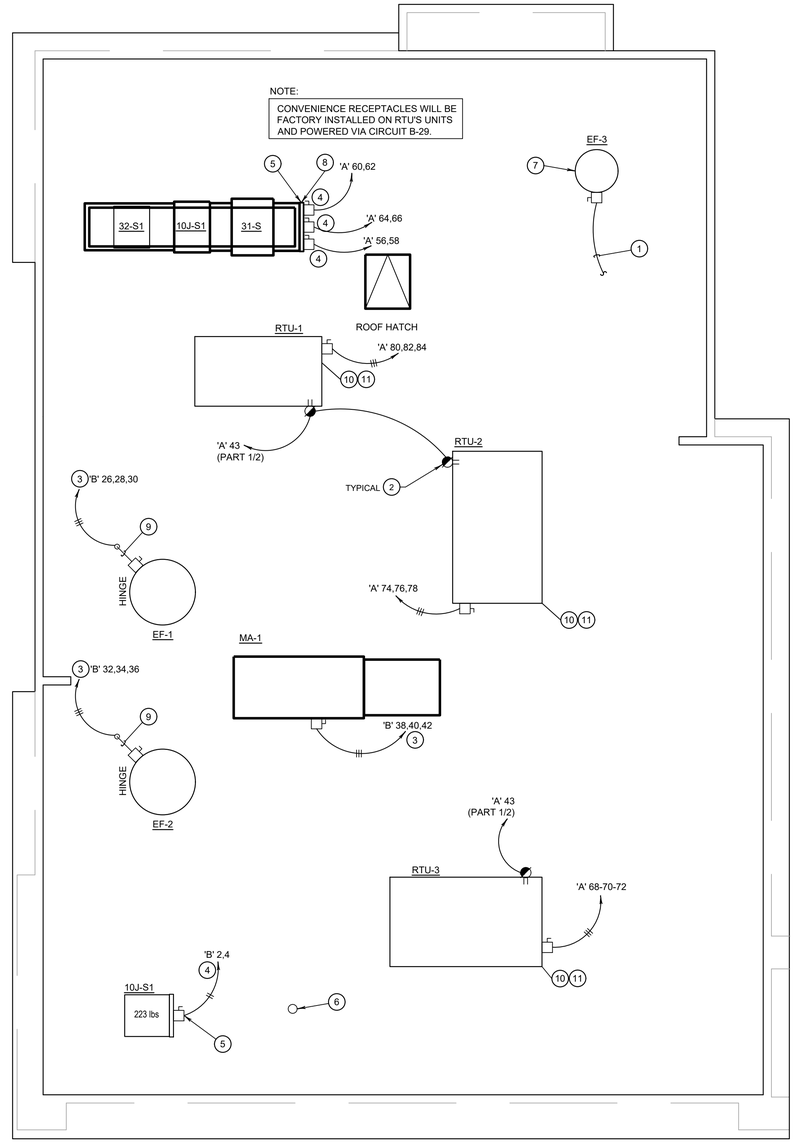
ROOFTOP EQUIPMENT SCHEDULE

TAG	DESCRIPTION	kW	H.P.	FLA	VOLT/Ø	WIRE, CONDUIT	CONN.	MOUNT HEIGHT	DISC. SW. WITH RK1 FUSES PER MFR'S REQ'S. AND/OR REMARKS
RTU1	A/C UNIT			33.0	208V.3Ø	3 #8, #10 GND., 1" C.	☐	AT UNIT	60A. 3P. 3F. WP (1) (4)
RTU2	A/C UNIT			46.0	208V.3Ø	3 #6, #10 GND., 1" C.	☐	AT UNIT	60A. 3P. 3F. WP (1) (4)
RTU3	A/C UNIT			46.0	208V.3Ø	3 #6, #10 GND., 1" C.	☐	AT UNIT	60A. 3P. 3F. WP (1) (4)
MA-1	MAKE-UP AIR UNIT		5.0	15.0	208V.3Ø	3 #12, #12 GND., 3/4" C.	☐	AT UNIT	(1) (4)
EF-1	EXHAUST FAN		2.0	5.9	208V.3Ø	3 #12, #12 GND., 3/4" C.	☐	AT UNIT	(1)
EF-2	EXHAUST FAN		2.0	5.9	208V.3Ø	3 #12, #12 GND., 3/4" C.	☐	AT UNIT	(1)
EF-3	EXHAUST FAN		1/4	4.8	120V.1Ø	2 #12, #12 GND., 3/4" C.	☐	AT UNIT	30A. 2P. 1F. WP (1) (4)
31-S	W/I COOLER COND.			27.0	208V.1Ø	2 #10, #10 GND., 3/4" C.	☒	AT UNIT	(2) (3)
32-S1	W/I FREEZER COND.			32.0	208V.1Ø	2 #8, #8 GND., 3/4" C.	☒	AT UNIT	30A. 2P. 2F. WP (3)
10J-S1	ICE MACHINE COND.			11.7	208V.1Ø	2 #12, #12 GND., 3/4" C.	☒	AT UNIT	(2) (3)

(1) DISCONNECT SWITCH PROVIDED WITH UNIT.
(2) COMBINATION 30A. 2P. 2F. WP DISCONNECT SWITCH WITH RK5 FUSES PER MANUFACTURER RECOMMENDATION.
(3) COMBINE CIRCUITRY IN 1" CONDUIT FROM J-BOX ON EQUIPMENT DISCONNECT SWITCH SUPPORT. REFER TO DETAIL THIS SHEET, 1 / E-104.
(4) ELECTRICAL FEEDS ARE TO BE ROUTED FROM PLENUM SPACE, UP THROUGH EQUIPMENT CURB, INTO BOTTOM OF EQUIPMENT, THROUGH FACTORY INSTALLED WATER TIGHT CONNECTIONS.

HVAC EQUIPMENT SCHEDULE 4

NOT TO SCALE E-104



ROOF POWER PLAN 1

1/4" = 1'-0" E-104

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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TRUE WARM & WELCOME
1485 MAIN ST.
HAMILTON, OH 45013

E-104

ROOF POWER PLAN

TRUE WARM & WELCOME 2300 R5

- COORDINATE SERVICE ENTRANCE SECTION, TRANSFORMER, PRIMARY SERVICE, SECONDARY SERVICE, AND SWITCHING CABINET OR POWER POLE LOCATIONS WITH SERVING UTILITY COMPANY AND COMPLY AS REQUIRED.
- CONTRACTOR TO BE RESPONSIBLE FOR COORDINATING AND PROVIDING REQUIRED WORK FOR SUPPLYING ELECTRICAL POWER AND TELEPHONE UTILITIES TO THE BUILDING.
- CONTRACTOR SHALL HAVE ALL EXISTING UNDERGROUND UTILITIES LOCATED PRIOR TO TRENCHING. ALL UNDERGROUND UTILITIES DAMAGED DURING TRENCHING SHALL BE REPAIRED TO THE SATISFACTION OF INVOLVED UTILITY AT CONTRACTOR'S EXPENSE.
- MINIMUM CONDUCTOR SIZE THIS SHEET TO BE #10 CU, 1" CONDUIT.

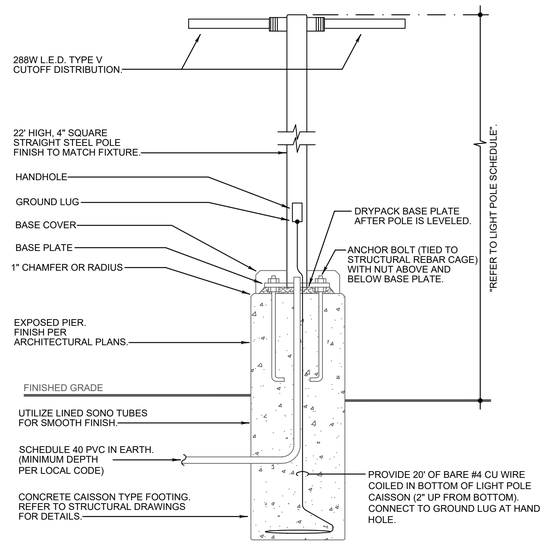
SITE PLAN GENERAL NOTES 2

E-105

1. FEED THROUGH LIGHTING CONTACTOR. REF: 11/E400.
2. STUB UP LOCATION FOR (3) 3/4" CONDUITS & PULL STRINGS, TO ENTER BUILDING & UP TO 6" ABOVE CEILING. REFER TO SHEET 1/E401.
3. STUB-UP LOCATION FOR MENU BOARD. SIGN DISCONNECT PROVIDED BY SIGN CONTRACTOR. COORDINATE PRECISE LOCATION WITH ARCHITECT / OWNER.
4. DRIVE-THRU SENSOR LOOP. COORDINATE LOCATION. REFER TO DETAIL 1 / E401.
5. STUB-UP FOR DRIVE-THRU ORDER CONFIRMATION MONITOR. COORDINATE LOCATION WITH ARCHITECT / OWNER.
6. STUB UP LOCATION FOR PYLON SIGN OR MONUMENT SIGN. ELECTRICAL CONTRACTOR TO PROVIDE NON-FUSED DISCONNECT AT BASE OF SIGN. COORDINATE EXACT LOCATION WITH ARCHITECT/OWNER. CONNECT TO EXTERIOR BUILDING SIGN TIMER CONTROL. REFERENCE 11/E400.
7. SEE POLE MOUNTING DETAIL, REFER TO 4/E105.
8. CABLE PULL BOX; REFERENCE 1/E100. INSTALL MINIMUM 3' FROM SIDEWALK. DO NOT INSTALL IN SIDEWALK CONCRETE.
9. REF: 1/E400 FOR SES GROUNDING DETAIL.

(#) SITE PLAN KEYED NOTES 3

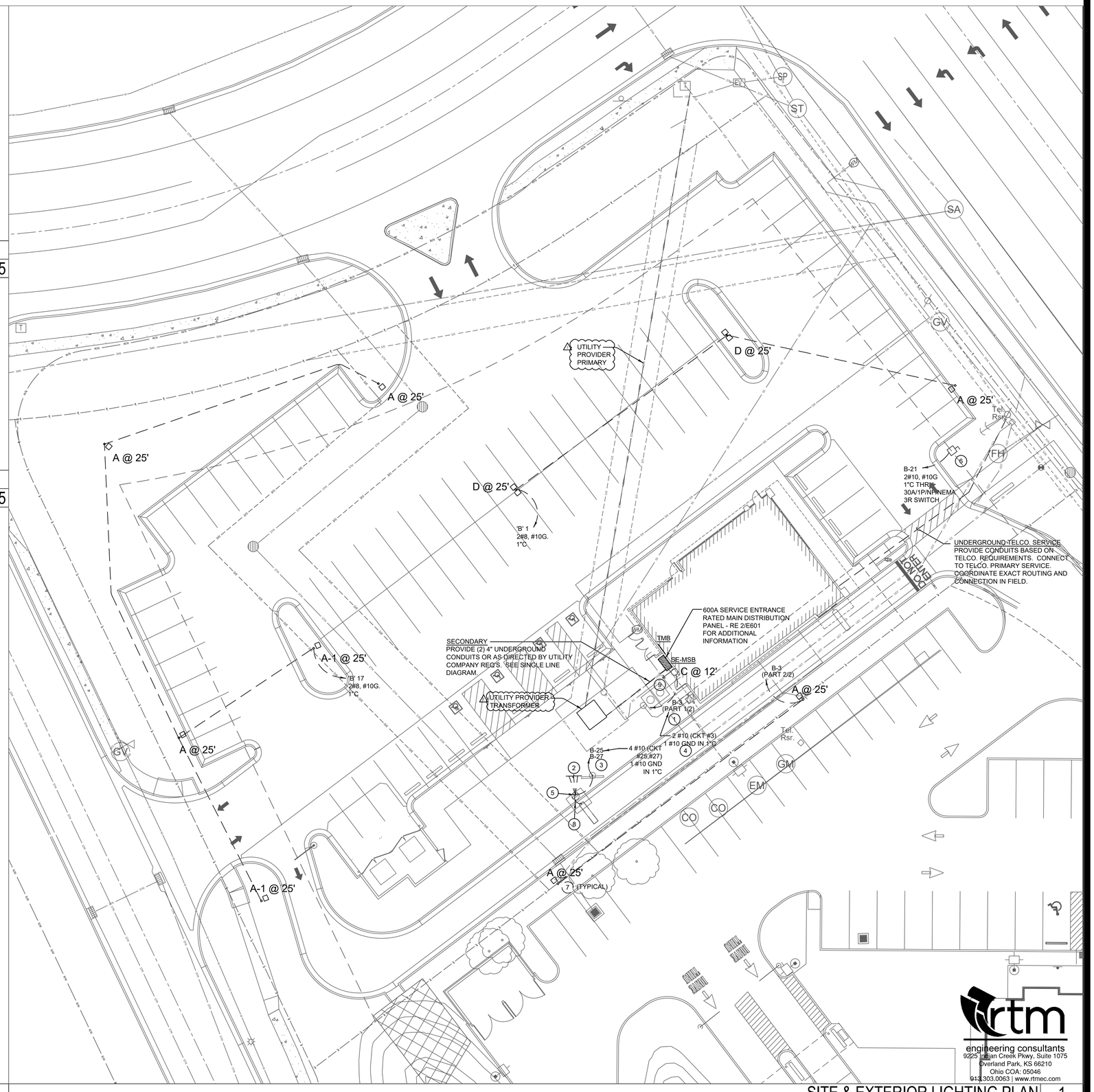
E-105



NOTE: THIS DETAIL IS FOR ELECTRICAL INSTALLATION ONLY. REFER TO STRUCTURAL DRAWINGS FOR MORE INFORMATION.

POLE MOUNTING DETAILS 4

NO SCALE E-105



SITE & EXTERIOR LIGHTING PLAN 1

1" = 16'-0" E-105

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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REVISIONS:

1	CITY COMMENTS	05.10.21

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ARCH PROJECT #: 20044.021

STATE OF OHIO DAVID R. LIPPE 58822 REGISTERED PROFESSIONAL ENGINEER 05/13/2021

khcloverarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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E-105

SITE & EXTERIOR LIGHTING PLAN

TRUE WARM & WELCOME 2300 R5

Symbol	Label	QTY	Catalog Number	Description	Number Lamps	Filename	Lumens per Lamp	LLF	Wattage
□ ▫	A	6	SLM-LED-18L-SIL-FT-40--70CRI-IL- REUSE EXISTING POLES	CONTACT RYAN ZINSELMEIER-314-531-2600	1	SLM-LED-18L-SIL-FT-40-70CRI-IL.ies	12046	1	148.5
□ ▫	A-1	2	SLM-LED-18L-SIL-FT-40--70CRI-IL	CONTACT RYAN ZINSELMEIER-314-531-2600	1	SLM-LED-18L-SIL-FT-40-70CRI-IL.ies	12046	1	148.5
◯	C	1		VL305	1	IES_VL305.ies	3290	1	27.9

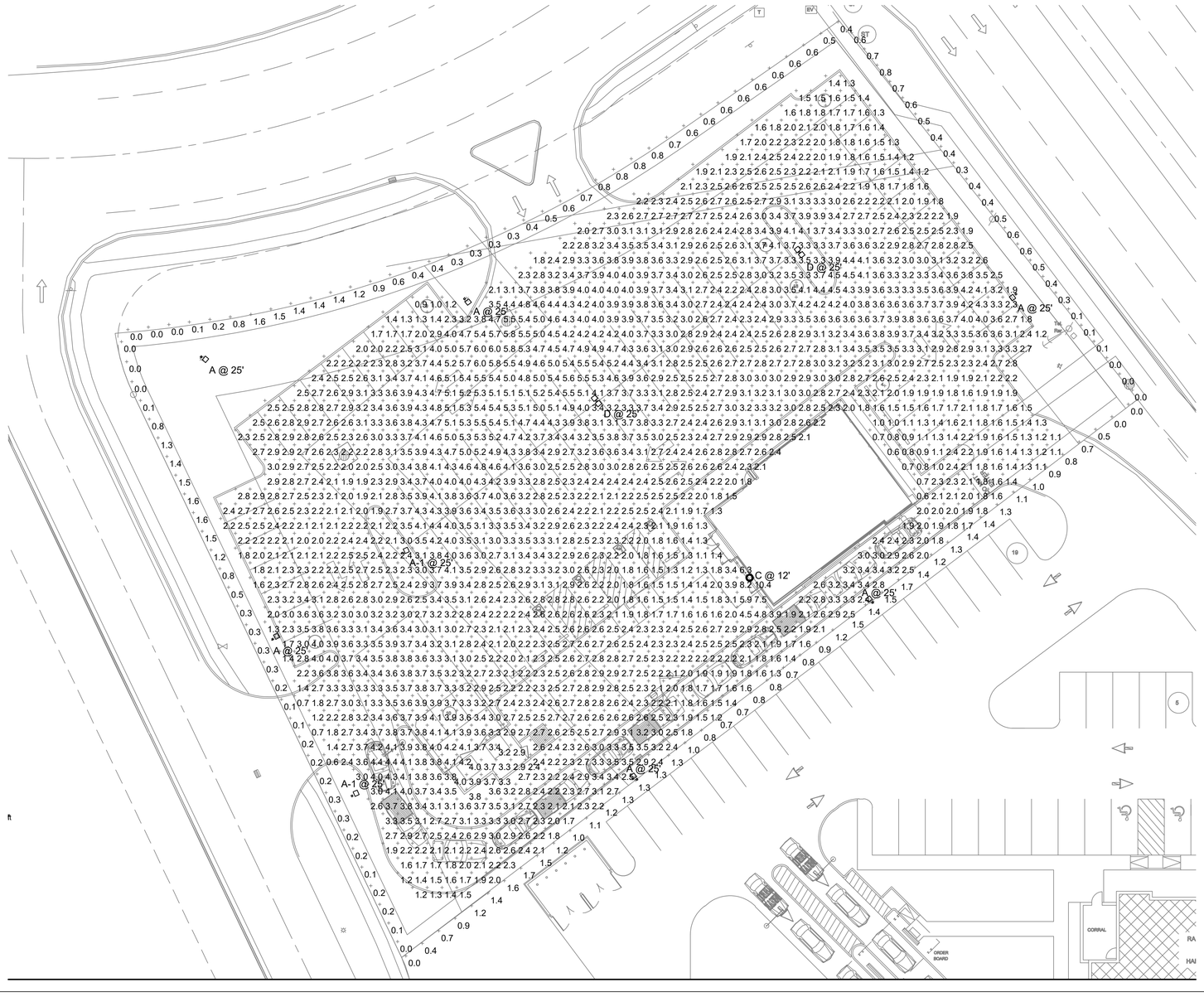
Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
CALC SUMMARY- PAVED SURFACE	+	2.9 fc	10.4 fc	0.6 fc	17.3:1	4.8:1
Calc Zone #3	+	0.7 fc	1.7 fc	0.0 fc	N/A	N/A
TRASH ENCLOSURE	+	3.4 fc	4.0 fc	2.4 fc	1.7:1	1.4:1

Note

1. MOUNTING HEIGHT OF 25'
2. CALCULATIONS TAKEN AT GROUND LEVEL
3.CONTACT VILLA LIGHTING- RYAN ZINSELMEIER-RYAN.ZINSELMEIER@VILLALIGHTING.COM- 314-531-2600

SITE LIGHTING FIXTURE SCHEDULE | 3 | E-106

PANDA SITE LIGHTING DESIGN CRITERIA | 2 | NO SCALE | E-106



SITE PHOTOMETRIC PLAN | 1 | N.T.S. | E-106

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1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
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hcklover architect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

rtm engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

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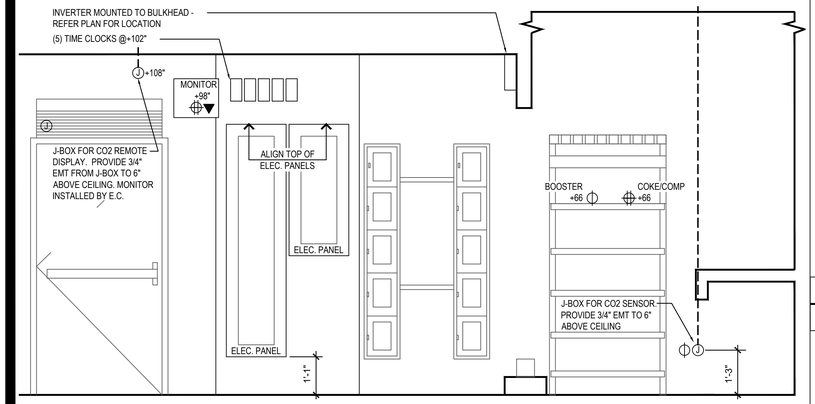
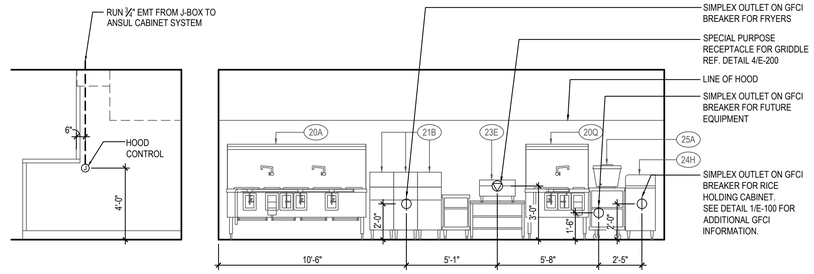
HOT - MEDIUM
SITE PHOTOMETRIC PLAN



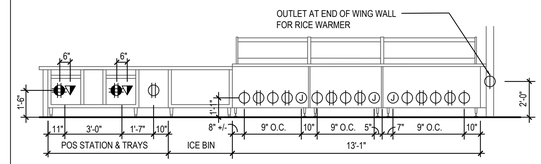
BOH REAR WALL ELEVATION 9

NOT TO SCALE E-200



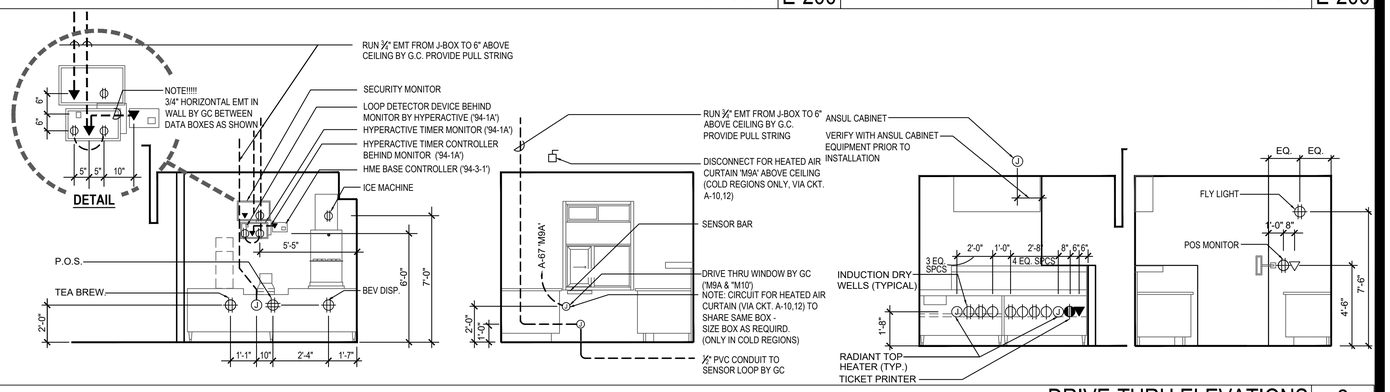
COOKLINE ELECTRICAL ELEVATIONS 6

NOT TO SCALE E-200



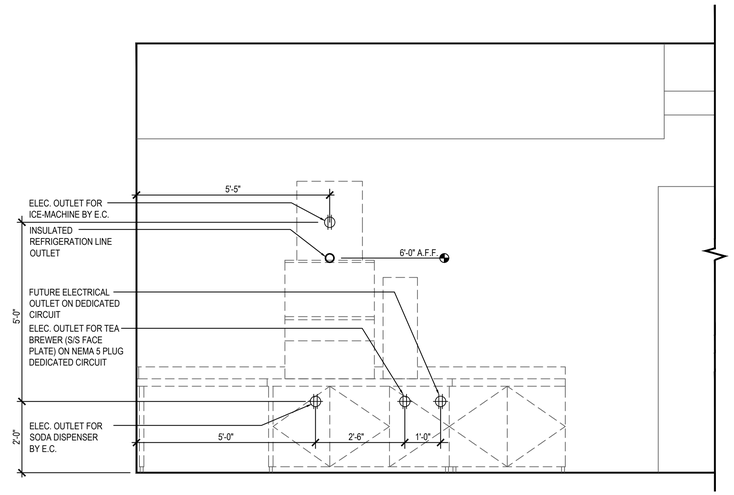
P.O.S. & SERVICE LINE ELEVATION 3

NOT TO SCALE E-200



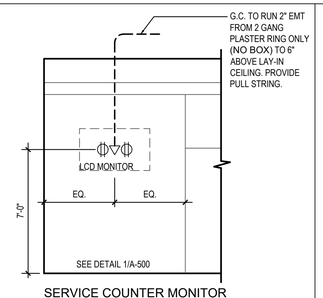
DRIVE-THRU ELEVATIONS 2

Scale: approx. 1/4"=1'-0" E-200



DRINK STATION ELEVATION 5

NOT TO SCALE E-200



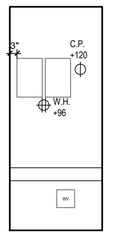
SERVICE COUNTER MONITOR

MONITOR ELEVATION 8

NOT TO SCALE E-200

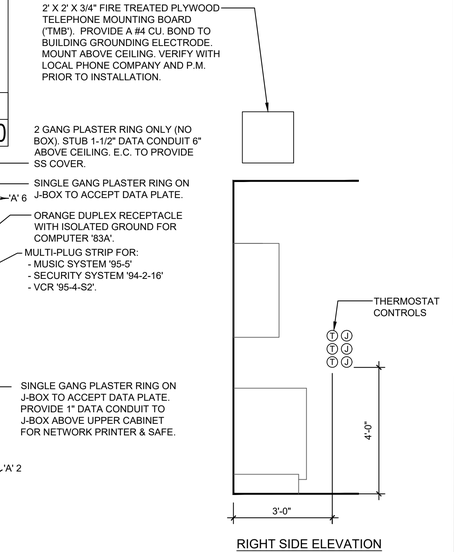
NOT USED 10

NOT TO SCALE E-200

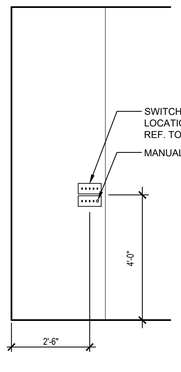


WATER HEATER ELEV. 11

NOT TO SCALE E-200

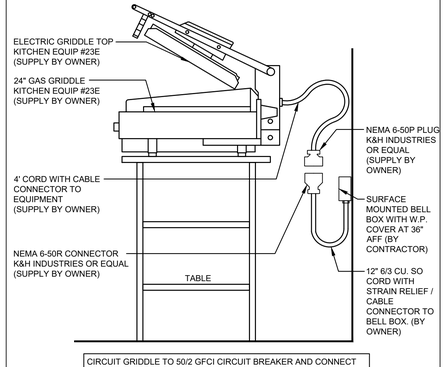


RIGHT SIDE ELEVATION



SWITCH BANK ELEV 7

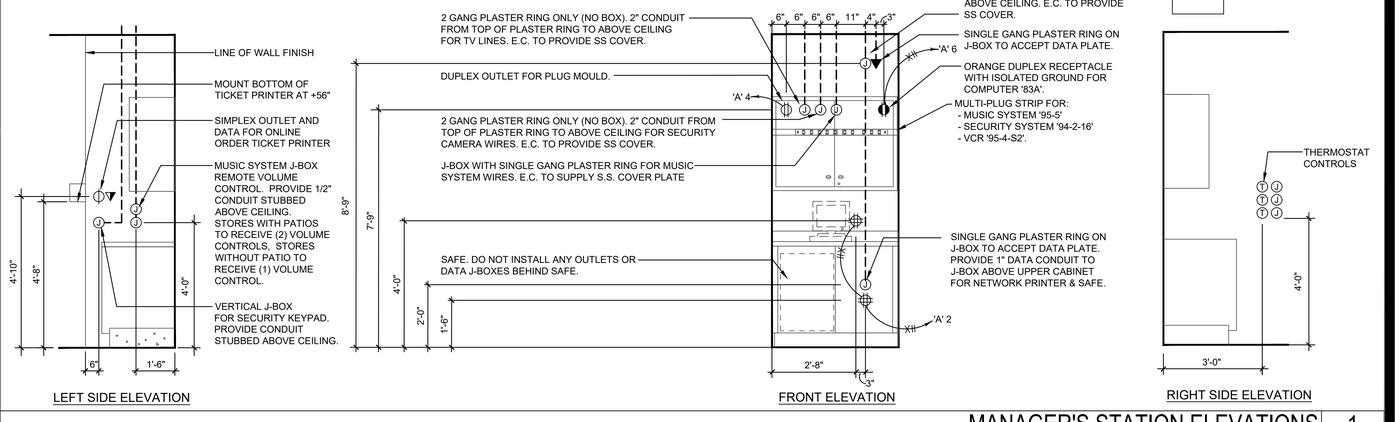
NOT TO SCALE E-200



CIRCUIT GRIDDLE TO 50/2 GFCI CIRCUIT BREAKER AND CONNECT TO FIRE SUPPRESSION SHUTDOWN CONTACTOR IN LINE WITH GRIDDLE. REFER TO 13/E-400, FEED WITH (2) #6, (1) #10 GROUND, 3/4" CONDUIT.

GRIDDLE 23B (EG-24H) 4

NOT TO SCALE E-200



LEFT SIDE ELEVATION

FRONT ELEVATION

MANAGER'S STATION ELEVATIONS 1

NOT TO SCALE E-200

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

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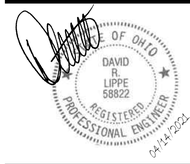
1st	BUILDING PERMIT SET	04-02-21

DRAWN BY: KB

PANDA PROJECT #: S8-22-D8193
PANDA STORE #: -
ARCH PROJECT #: 20044.021



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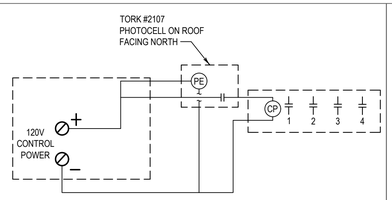
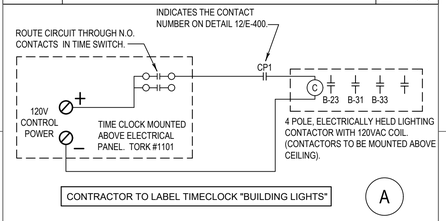
E-200

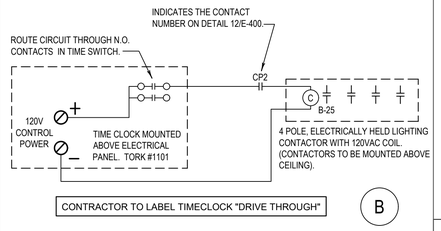
ELECTRICAL ELEVATIONS

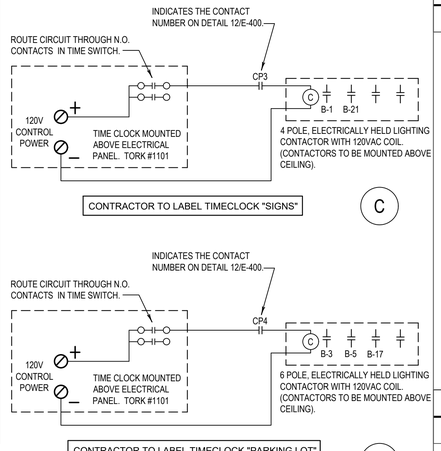


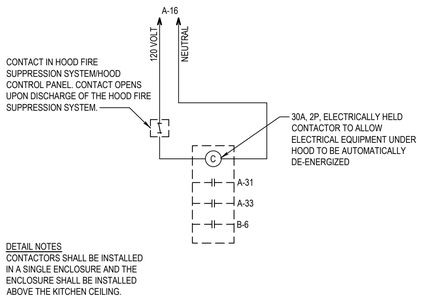
PHOTOCELL/TIME CLOCKS 12

NOT TO SCALE E-400



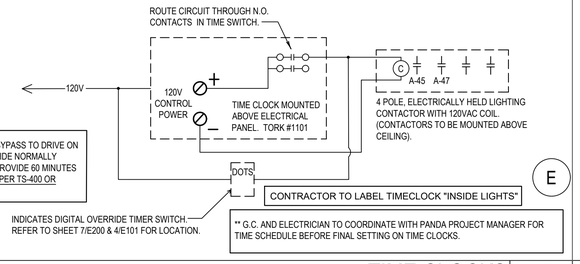






FIRE SUPPRESSION SHUTDOWN 13

NOT TO SCALE E-400



TIME CLOCKS 11

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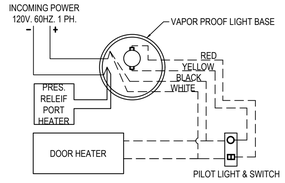
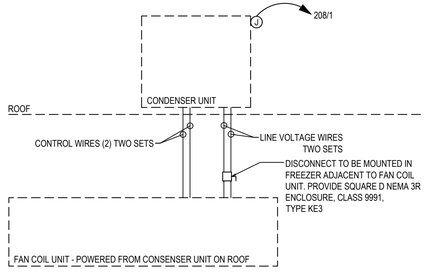


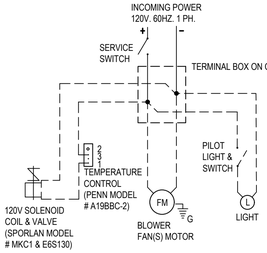
FREEZER LTG & DOOR HTR WIRING DIAGRAM 10

NOT TO SCALE E-400



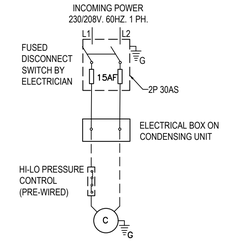
FREEZER EVAPORATOR COIL 9

NOT TO SCALE E-400



COOLER EVAPORATOR COIL 8

NOT TO SCALE E-400



CONDENSING UNIT 7

NOT TO SCALE E-400

1. WIRING SHOULD BE DONE ACCORDING WITH NATIONAL AND LOCAL CODE.

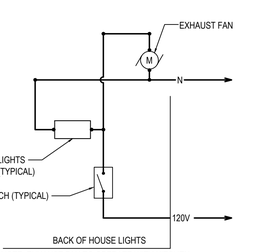
2. CHECK VOLTAGE ON CONDENSING UNIT AND EVAPORATOR COIL BEFORE ANY WORK IS DONE.

3. SOLID LINES TO BE WIRED BY LICENSED ELECTRICIAN ON SITE. DOTTED LINES ARE MANUFACTURE PRE-WIRED.

4. ANY PENETRATIONS THROUGH BOX SHALL BE SEALED AIR TIGHT.

WIC / WIF WIRING NOTES 6

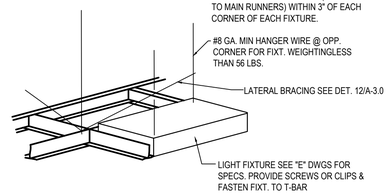
NOT TO SCALE E-400



NOTE: EXHAUST FAN TO OPERATE WITH KITCHEN LIGHTS TO REGULATE BUILDING PRESSURE.

EXHAUST FAN CONTROL DIAGRAM 5

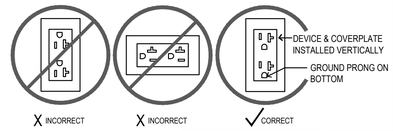
NOT TO SCALE E-400



LIGHT FIXTURE DETAIL 4

NOT TO SCALE E-400

DEVICE ORIENTATION

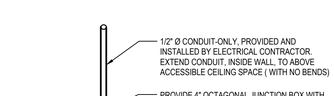


DEVICE & COVERPLATE COLOR

LOCATION	DEVICE COLOR	COVER PLATE COLOR	NOTES
DINING ROOM (WALLS)	VERIFY W/PX	VERIFY W/PX	VERIFY WITH PANDA PM PRIOR TO PURCHASE AND INSTALL
DINING ROOM (IN BULKHEAD ABOVE WINDOWS)	VERIFY W/PX	VERIFY W/PX	VERIFY WITH PANDA PM PRIOR TO PURCHASE AND INSTALL
DINING ROOM (WHEN IN CEILING)	BLACK	BLACK	@ SHOW WINDOW IN DARK CEILING (IF APPLICABLE)
RESTROOM	GREY	STAINLESS STEEL	--
RESTROOM VESTIBULE	GREY	STAINLESS STEEL	--
KITCHEN/SERVICE AREAS	GREY	STAINLESS STEEL	--

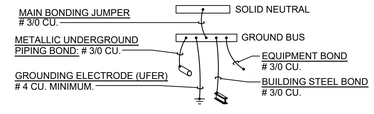
DEVICE / RECEPTACLE SCHEDULE 3

NOT TO SCALE E-400



ANSUL PULL STATION DETAIL 2

NOT TO SCALE E-400



'SES' GROUNDING DETAIL 1

NOT TO SCALE E-400

engineering consultants
9225 Indian Creek Pkwy, Suite 1075
Overland Park, KS 66210
Ohio COA: 05046
913.303.0063 | www.rtmec.com

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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hcklovercarchitect
8813 PENROSE LANE, SUITE 400
LENEXA, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

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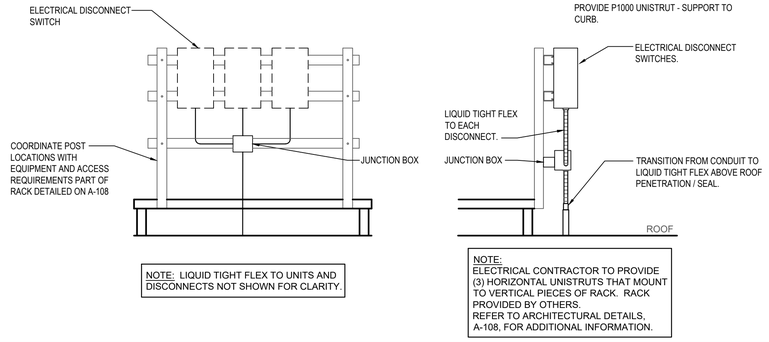
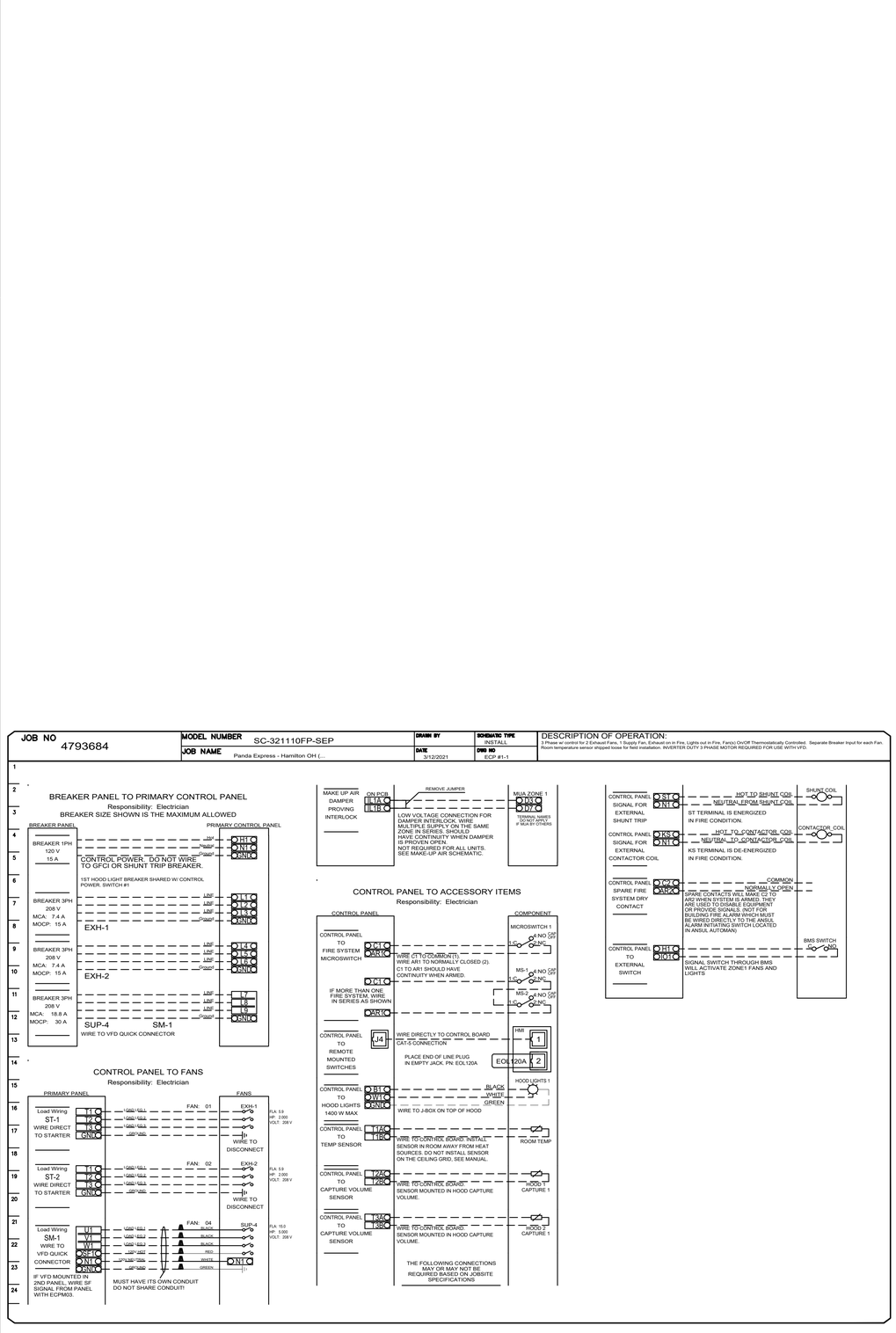
HOT - MEDIUM
ELECTRICAL DETAILS, DIAGRAMS



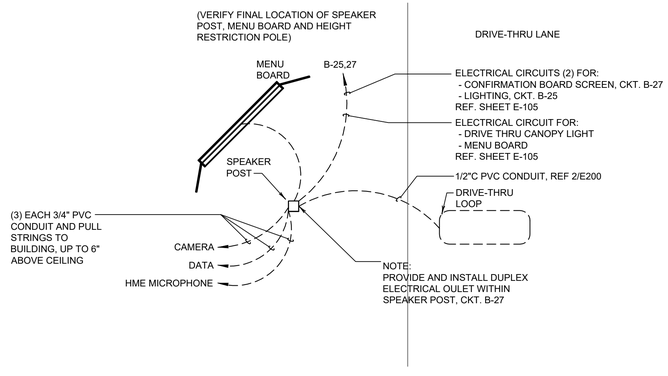
EQUIPMENT DISCONNECT SWITCH SUPPORT | 2

NOT TO SCALE | E-401



KITCHEN EXHAUST SYSTEM DIAGRAM | 3

NOT TO SCALE | E-401



MENU BOARD & SENSOR LOOP | 1

E-401

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Rosemead, California
91770
Telephone: 626.799.9898
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ELECTRICAL DETAILS, DIAGRAMS

PANELBOARD NOTES ( )

(1) KITCHEN EQUIPMENT SHOWN AT 65% IN PANEL TOTALS PER NEC (KITCHEN EQUIPMENT).

(2) TERMINATE GROUND ON ISOLATED GROUND BUS.

(3) ROUTE CIRCUIT THROUGH LIGHTING CONTACTOR, CONTROLLED BY TIMECLOCK. REFER TO DETAILS, SHEET 11/E-400.

(4) WIRE SIZE INCREASE DUE TO VOLTAGE DROP. SIZE EQUIPMENT GROUND CONDUCTOR PROPORTIONALLY PER NEC.

(5) REFER TO ONE-LINE DIAGRAM FOR WIRE SIZES.

(6) GFCI BREAKER

(7) INSTALL LOCKING DEVICE (LOCK-OFF FOR MAITENANCE).

PROVIDE AN ARC FLASH WARNING SIGN PER NEC 110.16.

PNL A — PANELBOARD (NEW)

MOUNTING: FLUSH
LOCATION: ELEC. CABINET
TYPE: BOLT ON W/GROUND BUS
NEMA RATING: 1

INTERIOR PANELBOARDS SHALL BE RECESSED WITH FLANGED/REMOVABLE SCREW-ON COVER. SURFACE MOUNTED PANELBOARDS OR HINGED/FLUSH COVERS NOT ALLOWED

208Y/120V, 3PH, 4W
400A M.L.O.
SERIES RATED 65/22K A.I.C.
GROUND BUS
ISOLATED GROUND

	DESCRIPTION	WIRE	BRKR	PL	KVA A	KVA B	KVA C	PL	BRKR	WIRE	DESCRIPTION	
1	WC DISPLAY LTS/MENUBRD/LED(30	12	20	1	0.275	1.00		1	20	12	FAX '87', MGR '84C', COMP '49A'	2
3	HOOD CONTL PNL 'M4'	12	20	1		0.50	0.60	1	20	12	MUSIC, VCR, MONITOR	4
5	SERVICE POS 94, PTR '86A'(2,6)	12	20	1			1.10	0.50	1	20	12	COMPUTER RECEP '83A' (2)	6
7	D.THRU POS '94','PTRS '86A'(2,6)	12	20	1	1.10	0.13		1	20	12	10J ICE MACHINE (6)	8
9	95-4-S3', FLY LT,C02 (1,6)	12	20	1		0.82		2	20	12	SPARE	10
11	RICE WARMER '54A' (1,4)	12	20	1			0.11					12
13	REF. PREP TABLE '34D' (1)	12	20	1	1.80	1.18		1	20	12	REAR DOOR - FLY FAN 'M8A'	14
15	REF. PREP TABLE "34D" (1)	12	20	1		1.08	0.10	1	20	12	FIRE SUPPRESS' SHUTDOWN RELAY	16
17	UNDER CTR FRZR '30L' (1,4)	10	20	1			1.08				SHUNT	18
19	BEVERAGE DISP.'4AB'(1)	12	20	1	1.12	1.30		1	20	10	INDUCT WELL 3F, 3G (1,4,6)	20
21	SERVING COUNTER	12	20	1		0.10	1.30	1	20	10	INDUCT WELL 3F, 3G (1,4,6)	22
23	ICE TEA BREWER '9D'	12	20	1			1.78	1.30	1	20	10	INDUCT WELL 3F, 3G (1,4,6)	24
25	FOOD PROCESSOR '53'	12	20	1	1.20	1.30		1	20	10	INDUCT WELL 3F, 3G (1,4,6)	26
27	SPARE		20	1			1.30	1	20	10	INDUCT WELL 3F, 3G (1,4,6)	28
29	WALK-IN COOLER COIL '31M'(1)	12	20	1			0.24	1.30	1	20	10	INDUCT WELL 3F, 3G (1,4,6)	30
31	RICE HOLD CAB '24H' (1,4,6)	10	20	1	1.78	1.30		1	20	10	INDUCT WELL 3F, 3G (1,4,6)	32
33	FUTURE CONTROLS (1,6)	12	20	1		0.20	0.84	1	20	12	RAD TOP HEATER '1S2B1' (1)	34
35	TIMECLOCK	12	20	1			0.01	1.10	1	20	12	RAD TOP HEATER '1S2B2' (1)	36
37	4B' BOOSTER OUTLET (6)	12	20	1	0.86	1.10		1	20	12	RAD TOP HEATER '1S2B2' (1)	38
39	HEAT WRAP '32-S7 (6)	12	20	1		0.50	0.84	1	20	12	RAD TOP HEATER '1S2B1' (1)	40
41	FLY LIGH1 (6)	12	20	1			0.18	0.84	1	20	12	RAD TOP HEATER '1S2B1' (1)	42
43	DUCT DETECTORS	12	20	1	0.20			1	20		SPARE	44
45	LTG-FOOD PRP/EF3 (3)(4)	10	20	1		1.13		1	20		SPARE	46
47	LTG DINING AREA(3)	12	20	1			0.95	1.40	2	15	12	MICROWAVE - 55A (1)	48
49	SHOW WINDOW RECEPS(3)	12	20	1	0.90	1.40							50
51	GENERAL RECEPS	12	20	1		0.72	0.18	1	20	12	FUTURE EQUIPMENT	52
53	EXTERIOR RECEPS	12	20	1			0.36		1	20		SPARE	54
55	SPARE		20	1		1.23		2	20	12	ICE MACHINE COND. '10J-S' (1)	56
57	10J ICE MACHINE (6)	12	20	1		0.13	1.23					58
59	GAS WATER HEATER - P3, (6)	12	20	1			0.96	3.33	2	40	8	WALKIN FRZR COND. '32-S1'(1,7)	60
61	ICE TEA BREWER "9D" (1,4)	10	20	1	1.78	3.33							62
63	SPARE		20	1			2.81	2	35	10	WALK IN COOL COND '31-S' (1)	64
65	SPARE		20	1				2.81					66
67	DT WINDOW 'M9A' AIR CURTAIN	12	20	1	0.50	5.52		3	50	6	RTU-3 (LENNOX)	68
69	INDUC DR WELL 3F,3G (1,4,6)	10	20	1		1.30	5.52					70
71	INDUC DR WELL 3F,3G (1,4,6)	10	20	1			1.30	5.52				72
73	ELECTRIC GRIDDLE - "23E" (1,6)	6	50	2	3.79	5.52		3	50	6	RTU-2 (LENNOX)	74
75						3.79	5.52					76
77	SPACE							5.52				78
79	SPACE					3.84		3	45	6	RTU-1 (LENNOX)	80
81	INDUC DRY WELL 3F,3G (1,4,6)	10	20	1		1.30	3.84					82
83	INDUC DRY WELL 3F,3G (1,4,6)	10	20	1			1.30	3.84				84
	PANELBOARD TOTALS CALCULATED		TOTAL		43.45	34.31	31.71	KVA				
	PER NEC ARTICLE 220				362	285.9	264.25	AMPS				
			TOTAL LOAD		109.47	KVA	304	AMPS				
			FEEDER LOAD		102.79	KVA	286	AMPS				

PROVIDE AN ARC FLASH WARNING SIGN PER NEC 110.16.

PNL B — PANELBOARD (NEW)

MOUNTING: FLUSH
LOCATION: ELEC. CABINET
TYPE: BOLT ON W/GROUND BUS
NEMA RATING: 1

INTERIOR PANELBOARDS SHALL BE RECESSED WITH FLANGED/REMOVABLE SCREW-ON COVER. SURFACE MOUNTED PANELBOARDS OR HINGED/FLUSH COVERS NOT ALLOWED

208Y/120V, 3PH, 4W
225A M.L.O.
SERIES RATED 22/10K A.I.C.
GROUND BUS

	DESCRIPTION	WIRE	BRKR	PL	KVA A	KVA B	KVA C	PL	BRKR	WIRE	DESCRIPTION	
1	BUILDING SIGN/LOGO (3)	12	20	1	1.00	1.23		2	20	10	ICE MACHINE COND. '10J-S1' (4)	2
3	EXTERIOR POLE MOUNT LTG (3,4)	10	20	1		0.59	1.23					4
5	EXTERIOR POLE MOUNT LTG (3,4)	10	20	1			0.59	0.90	1	20	12	21B MJ345 FRYER (1,6)	6
7	TICKET PRINTER	12	20	1	0.22							SPACE	8
9	BEV. DISPENSER 4AB (1,4)	10	20	1		1.12						SPACE	10
11	SECURITY/POS MONITORS	12	20	1			0.10					SPACE	12
13	HYPERACTIVE TIMER SYS.	12	20	1	0.10							SPACE	14
15	DINING TV'S	12	20	1		0.26						SPACE	16
17	EXTERIOR POLE MOUNT LTG (3,4)	10	20	1			0.30					SPACE	18
19	COKE CARBONATOR	12	20	1	0.20			3	30	10	SPARE	20
21	MONUMENT SIGN (3,4)	10	20	1		0.50						22
23	BUILDING LTG/EM (3)	12	20	1			0.10					24
25	MENUBOARD (3,4)	10	20	1	1.50	0.71		3	15	12	EF-1	26
27	DR THRU ORDER SCREEN (4)	10	20	1		1.00	0.71					28
29	RTU CONVENIENCE OUTLETS	12	20	1			0.54	0.71				30
31	CANOPY LIGHTING (3)	12	20	1	0.13	0.71		3	15	12	EF-2	32
33	CANOPY LIGHTING (3)	12	20	1		0.13	0.71					34
35	EXTERIOR MOTION SECURITY LED	12	20	1			0.71					36
37	SPARE	10	30	3		2.40		3	30	10	MAU-1	38
39							2.40					40
41								2.40				42
	PANELBOARD TOTALS CALCULATED		TOTAL		13.32	13.78	11.48	KVA				
	PER NEC ARTICLE 220				111	115	96	AMPS				
			TOTAL LOAD		38.58	KVA	108	AMPS				
			FEEDER LOAD		39.77	KVA	111	AMPS				

SES — SWITCHBOARD (NEW)

MOUNTING: SURFACE
LOCATION: OUTSIDE IN NEMA 3R ENCLOSURE

208Y/120V, 3PH, 4W
600A M.C.B.
65,000 AIC
GROUND BUS
ISOLATED GROUND

	DESCRIPTION	WIRE	BRKR	PL	KVA A	KVA B	KVA C	PL	BRKR	WIRE	DESCRIPTION	
1	PANELBOARD "A" (5)		400	3	43.49							2
3						37.12					SPACE	4
5							37.52					6
7					13.32							8
9	PANELBOARD "B" (5)		200	3		13.78					SPACE	10
11							11.48					12
13												14
15	SPACE										SPACE	16
17												18
	PANELBOARD TOTALS CALCULATED		TOTAL		56.81	50.90	49.00	KVA				
	PER NEC ARTICLE 220				474	425	409	AMPS				
			TOTAL LOAD		156.71	KVA	435	AMPS				
			FEEDER LOAD		142.56	KVA	396	AMPS				

Total VA per system

1) General Receptacles - 1st 10,000VA	=	6,800	x	1.00	=	6,800
2) General Receptacles - over 10,000VA	=		x	0.50	=	
3) Kitchen Equipment	=	48,500	x	0.65	=	31,525
4) Lighting	=	8,600	x	1.25	=	10,750
5) HVAC	=	44,600	x	1.00	=	44,600
6) Refrigeration	=	17,180	x	1.00	=	17,180
7) Continuous	=	4,356	x	1.25	=	5,445
8) Non-Continuous	=	1,400	x	1.00	=	1,400
9) Spare	=		x	1.00	=	
Total VA per system	=	131,436				117,700
Panelboard voltage	=	360				360
Total Connected Load (amperes)	=	365.1				
Total Diversified Load (amperes)	=					326.9

PANEL SCHEDULES 1

NOT TO SCALE E-601

1. UNLESS NOTED, ALL DEVICES AND TERMINATIONS 100 AMPS AND LESS TO BE RATED FOR 60°C WIRE, OVER 100 AMPS, 75°C WIRE.
2. CONTRACTOR TO SUBMIT SERVICE ENTRANCE GEAR SHOP DRAWINGS TO SERVING UTILITY COMPANY FOR APPROVAL.
3. ALL WIRE #8 AND SMALLER TO BE THWN/THHN CU.; #6 AND LARGER TO BE XHHW CU.
4. THE DESIGN PROFESSIONAL HAS PERFORMED ALL REQUIRED LOAD CALCULATIONS AND VERIFIES THAT ALL UPSTREAM PANELS AND EQUIPMENT ARE NOT OVERLOADED.
5. E.C. SHALL PROVIDE GROUNDING PER NEC ARTICLE 250, RE: 1/E400 FOR ADDITIONAL INFORMATION.

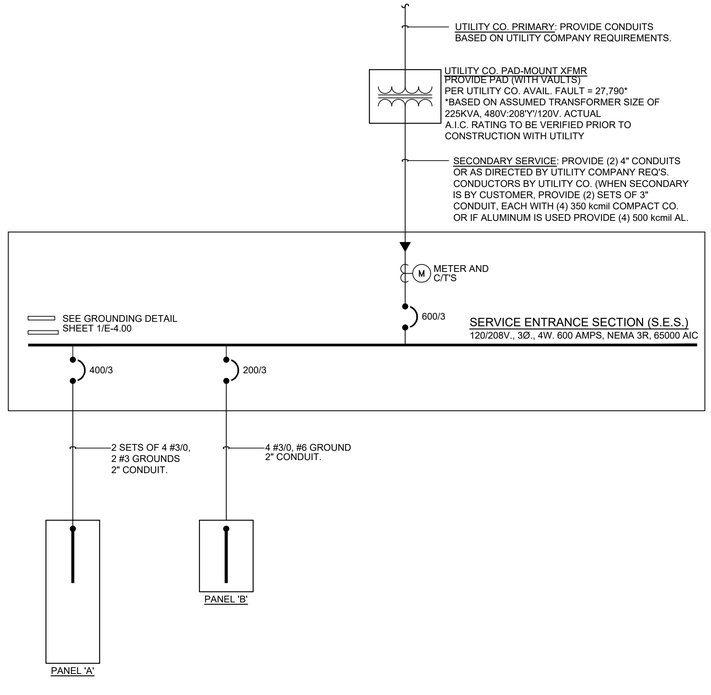
SINGLE LINE DIAGRAM GENERAL NOTES 3

NOT TO SCALE E-601

1. ENTIRE INSTALLATION TO COMPLY WITH N.E.C. 110.22 AND 240.86(B).
2. NO DESIGN CHANGES MAY BE MADE TO THE SYSTEM WITHOUT THE PRIOR APPROVAL OF THE DESIGN ELECTRICAL ENGINEER AND THE ELECTRICAL INSPECTOR.
3. A TWO TIER 65000/10000 AIC SERIES RATING SYSTEM IS SPECIFIED BETWEEN THE SES MAINS FUSES AND THE PANEL BRANCH CIRCUIT BREAKERS, NO SUBSTITUTIONS - UNLESS A FULLY RATED SYSTEM IS PROVIDED.
4. MOTOR CONTRIBUTION TO THE FAULT CURRENT IS LESS THAN 1% OF THE INTERRUPTING RATING OF THE DOWNSTREAM CIRCUIT BREAKER(S).
5. THE ELECTRICAL CONTRACTOR SHALL PROVIDE LABELS AT ALL COMPONENTS OF THE SERIES PROTECTED SYSTEM; AT PANEL 'A' STATING "CAUTION - 65/10 SERIES COMBINATION SYSTEM RATED 21,572 AMPERES. IDENTIFIED REPLACEMENT COMPONENTS REQUIRED", AT PANEL 'B' STATING "CAUTION - 65/10 SERIES COMBINATION SYSTEM RATED 20,985 AMPERES. IDENTIFIED REPLACEMENT COMPONENTS REQUIRED". IDENTIFIED REPLACEMENT COMPONENTS REQUIRED"
6. EQUIPMENT SUPPLIER TO PROVIDE CUT SHEETS OF ALL SERIES RATED COMPONENTS (I.E. FUSES, CIRCUIT BREAKERS) HI-LIGHTING EACH ITEM AND THE SPECIFIC LISTING/TESTING OF EACH ITEM'S SERIES RATING WITH THE OTHER.
7. POST THIS INFORMATION ON THE JOB-SITE WITH PERMIT FOR CITY ELECTRICAL INSPECTOR'S REVIEW/APPROVAL.

SERIES RATING NOTES 4

NOT TO SCALE E-601



SINGLE LINE DIAGRAM 2

NOT TO SCALE E-601

ELECTRICAL SERVICE ENTRANCE COORDINATION

NEW SERVICE REQUIRED: 600A, 120/208V, 3 PHASE, 4 WIRE
SERVICE TO BUILDING ROUTED: TBD
AVAILABLE FAULT CURRENT: TBD
METERING LOCATION: EXTERIOR BUILDING

UTILITY COMPANY: TBD
NAME OF CONTACT: TBD
PHONE: TBD
EMAIL: TBD

ITEMS	CONTRACTOR FURNISHED BY	CONTRACTOR INSTALLED BY	UTILITY COMPANY FURNISHED BY	UTILITY COMPANY INSTALLED BY
PRIMARY CONDUCTORS			X	X
PRIMARY TERMINATIONS			X	X
PRIMARY CONDUIT(S)	X	X		
PRIMARY TRENCH/BACKFILL	X	X		
TRANSFORMER -(CONTRACTOR TO PROVIDE PAD PER/UTILITY REQ'S.)			X	X
SECONDARY CONDUCTORS (FROM XFMR TO UTILITY METER)	X	X		
SECONDARY TERMINATIONS @ TRANSFORMER (GC PROVIDE LUGS)			X	X
SECONDARY TERMINATIONS @ SERVICE ENTRANCE	X	X		
SECONDARY CONDUIT	X	X		
SECONDARY TRENCH/BACKFILL	X	X		
METERING CT'S - TO BE DETERMINED BY UTILITY			X	X
METER HOUSING - PROVIDED BY UTILITY TO CONTRACTOR AT NO CHARGE	X	X		

CONTRACTOR NOTE:
1. CONTRACTOR TO FIELD VERIFY AND COORDINATE THEIR RESPONSIBILITIES FOR ELECTRICAL SERVICE ENTRANCE WITH ELECTRICAL SERVICE PROVIDER; AND PROVIDE BID WITH ALL ASSOCIATED COSTS WITH NO ADDITIONAL COST TO OWNER.

DESIGNER NOTE:
1. ENGINEER/DESIGNER TO MODIFY ELECTRICAL COORDINATION FORM AS PER THEIR CONVERSATION WITH UTILITY PROVIDER.

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

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REVISIONS:

ISSUE DATE:

1st	BUILDING PERMIT SET	03-29-21

DRAWN BY: -

PANDA PROJECT #: S8-22-D8072
PANDA STORE #: -
ARCH PROJECT #: 20044.009

STATE OF OHIO · DAVID R. LIPPE · 58822 · REGISTERED PROFESSIONAL ENGINEER · 04/02/2021

khcloverarchitect
8813 Penrose Lane, Suite 400,
Lenexa, KS 66219
ph: 913.649.8181 • fx: 913.649.1275

PANDA EXPRESS

TRUE WARM & WELCOME
E. KEMPER RD & CENTURY BLVD.
CINCINNATI (SPRINGDALE), OH 45246

E-601

PANELS, SINGLE LINE, LOAD CALC'S