

NOTE | IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR AND ALL SUBCONTRACTORS TO EXAMINE THE COMPLETE SET OF DRAWINGS AND SPECIFICATIONS AND TO PROVIDE LABOR AND MATERIAL FOR THEIR RESPECTIVE AREA OF WORK FOR A COMPLETE AND FINISHED INSTALLATION IN COMPLIANCE WITH THE INTENT OF THE DRAWINGS AND THE SPECIFICATIONS. SUBMITTAL OF PROPOSAL IMPLIES THAT THE CONTRACTOR/SUBCONTRACTOR HAS REVIEWED ALL CONTRACT DOCUMENTS AND IS FULLY CONVERSANT WITH AND AWARE OF ALL REQUIREMENTS OF ALL DIVISIONS.

WALL LEGEND:

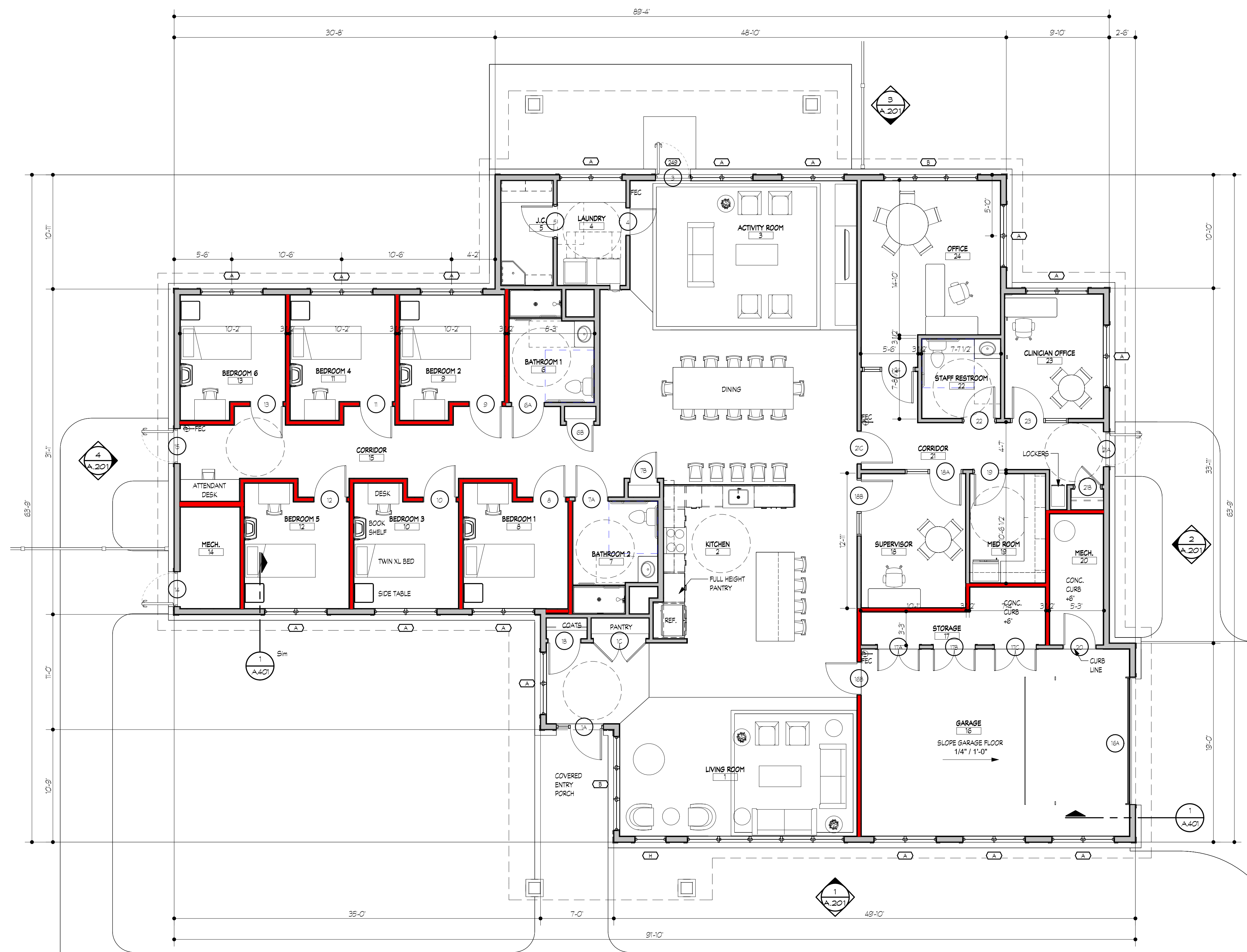
NEW STUD INTERIOR WALL WITH GYPSUM BOARD EACH SIDE

NEW MASONRY EXTERIOR WITH ZIP SHEATHING ON 2X6 WOOD STUDS WITH (1) LAYER OF GYPSUM BOARD @ INTERIOR FACE

*NOTE: WALL LEGEND SHOWN FOR GRAPHIC REFERENCE ONLY. REFER TO WALL TYPES AND SECTIONS FOR ADDITIONAL DETAILS AND INFORMATION.

GENERAL NOTES

- UNLESS OTHERWISE INDICATED, PLAN DIMENSIONS ARE TO COLUMN GRID CENTERLINES; FACE OF STUDS; FACE OF SHEATHING AT EXTERIOR WALLS; CENTERLINE OF DOOR AND WINDOW OPENINGS; AND FACE OF CONCRETE WALLS.
- WHERE A DOOR IS LOCATED NEAR THE CORNER OF A ROOM AND IS NOT DIMENSIONED ON PLANS OR DETAILS, LOCATE THE DOOR OPENING 4" FROM THE FACE OF STUD AT FRAMED WALLS AND 8" FROM THE FACE OF WALL AT MASONRY WALLS.
- REPETITIVE OR TYPICAL FEATURES NOT SHOWN IN THEIR ENTIRETY SHALL BE CONSTRUCTED IN FULL AT ALL LOCATIONS AS IF FULLY DRAWN, UNLESS OTHERWISE NOTED.
- WALL ASSEMBLIES IDENTIFIED WITH UL DESIGN NUMBERS SHALL BE CONSTRUCTED IN STRICT ACCORDANCE WITH THE REFERENCED UL DESIGN. ALL COMPONENTS AND MATERIALS SHALL BE UL CLASSIFIED OR LISTED AS REQUIRED BY THE UL DESIGN.
- VERIFY ALL ROUGH-IN DIMENSIONS FOR EQUIPMENT PROVIDED UNDER THIS CONTRACT OR BY OTHERS PRIOR TO INSTALLATION.
- VERIFY SIZE, LOCATION, FINISH, AND FIRE-RATING REQUIREMENTS PRIOR TO CONSTRUCTION. PROVIDE ALL REQUIRED OPENINGS THROUGH FLOORS AND WALLS, INCLUDING ACCESS DOORS, FURRING, CURBS, ANCHORS, AND INSERTS AS REQUIRED. PROVIDE BASES AND BLOCKING FOR ALL ACCESSORIES AND FOR MECHANICAL, ELECTRICAL, AND OTHER EQUIPMENT.
- PROVIDE FIREBLOCKING IN ALL CONCEALED SPACES WITHIN WALLS, COLUMN ENCLOSURES, BULKHEADS, AND SIMILAR LOCATIONS NOT COMPLETELY FILLED WITH INSULATION, TO PREVENT FIRE SPREAD AT THE CEILING LINE OR TOP OF THE ASSEMBLY.
- AT ALL DEVICES INSTALLED IN FIRE-RATED CONSTRUCTION, INSTALL AND SEAL AS REQUIRED TO MAINTAIN THE FIRE-RESISTANCE RATING OF THE ASSEMBLY.
- WHERE FLOOR DRAINS ARE INDICATED, SLOPE FLOORS TO DRAINS AT A MINIMUM OF 1/8" PER FOOT (1%) WHILE MAINTAINING A LEVEL FLOOR AT WALL BASE CONDITIONS.
- SEE ENLARGED PLANS FOR ADDITIONAL INFORMATION AND DIMENSIONS.
- ALL PENETRATIONS AND OPENINGS IN FIRE-RATED WALL ASSEMBLIES SHALL BE PROTECTED WITH APPROVED FIRESTOPPING OR FIRE-RATED SYSTEMS TO MAINTAIN THE SPECIFIED FIRE-RESISTANCE RATINGS.
- PROVIDE AND INSTALL AN AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH NFPA 13R, STANDARD FOR THE INSTALLATION OF SPRINKLER SYSTEMS, USING APPROVED COMPONENTS AND EQUIPMENT TO ENSURE COMPLETE BUILDING COVERAGE. USE QUICK-RESPONSE SPRINKLER HEADS THROUGHOUT, UNLESS OTHERWISE REQUIRED BY CODE OR APPROVED BY THE AUTHORITY HAVING JURISDICTION (AHJ).
- COORDINATE WITH STRUCTURAL DRAWINGS TO CONFIRM MINIMUM STUD SIZE, MATERIAL, AND SPACING REQUIREMENTS. USE MINIMUM 6" STUDS FOR CORRIDOR, PLUMBING, AND CHASE WALLS, UNLESS OTHERWISE NOTED. VERIFY ALL REQUIREMENTS WITH PLANS AND WALL TYPE SHEET.
- REFER TO STRUCTURAL, MECHANICAL, ELECTRICAL, AND OTHER DISCIPLINE DRAWINGS FOR COORDINATION AND ADDITIONAL INFORMATION.



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

NOT FOR CONSTRUCTION

ST. CLAIR COUNTY COMMUNITY MENTAL HEALTH
CHILDREN'S THERAPUTIC GROUP HOME
3001 ELECTRIC AVENUE
PORT HURON MICHIGAN

6.03.26 RFP
DATE ISSUE

KEY PLAN

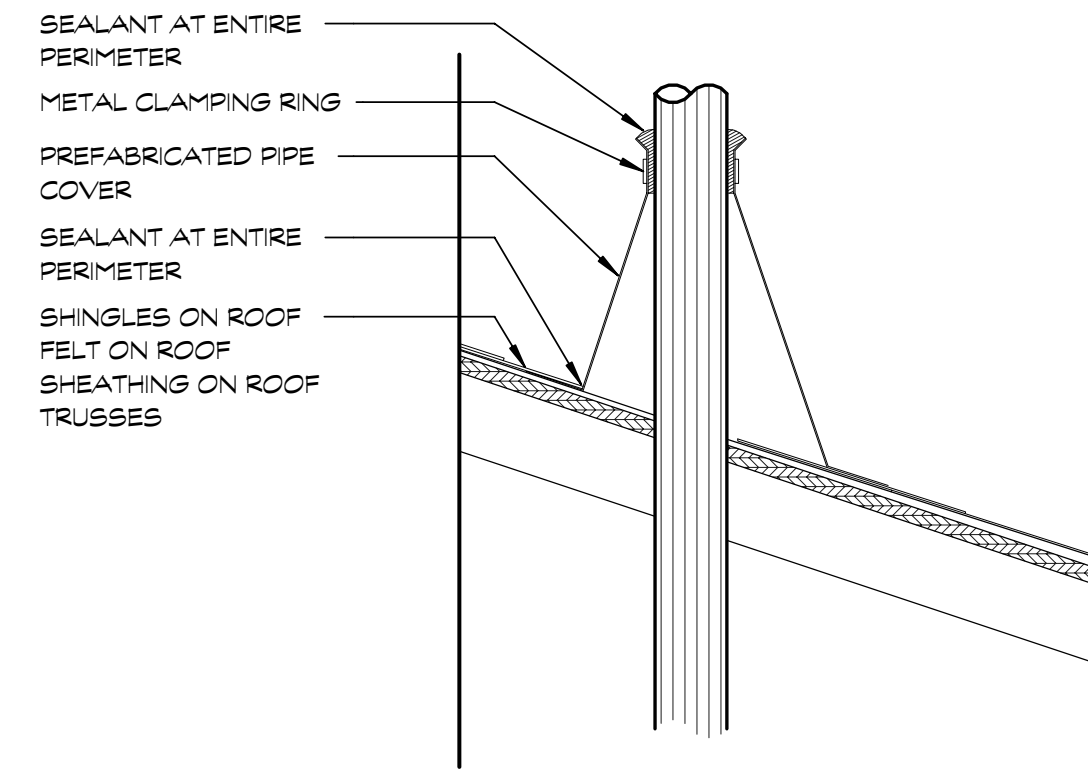
FSP PROJECT NO.
XXX00.00

DRAWING TITLE

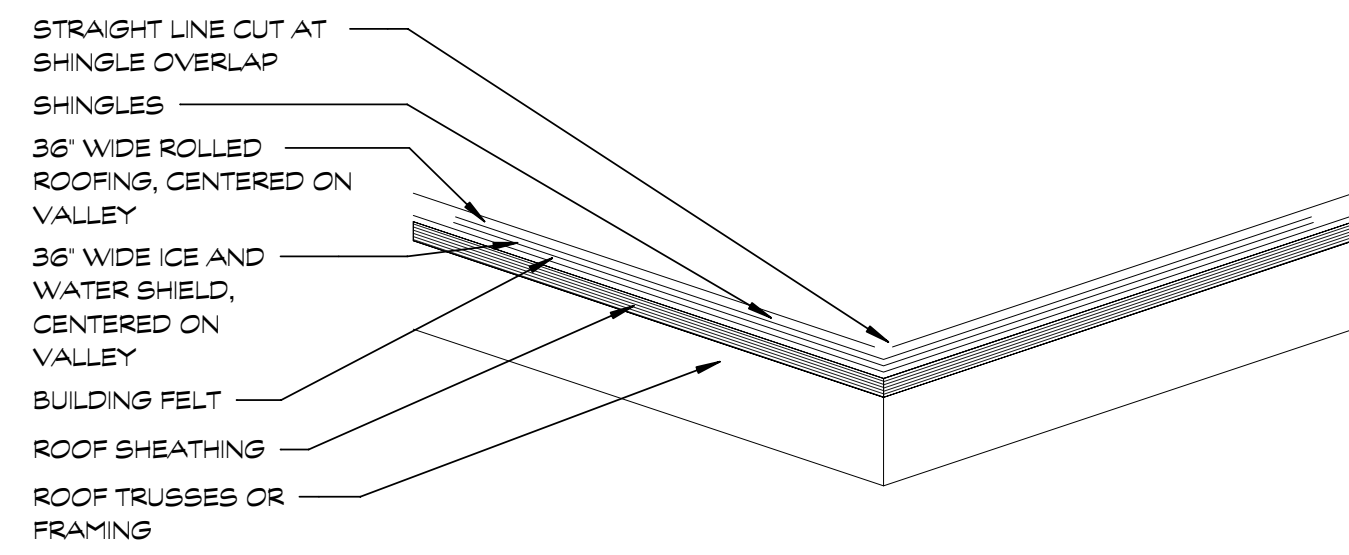
OVERALL FIRST FLOOR PLAN

DRAWING NUMBER

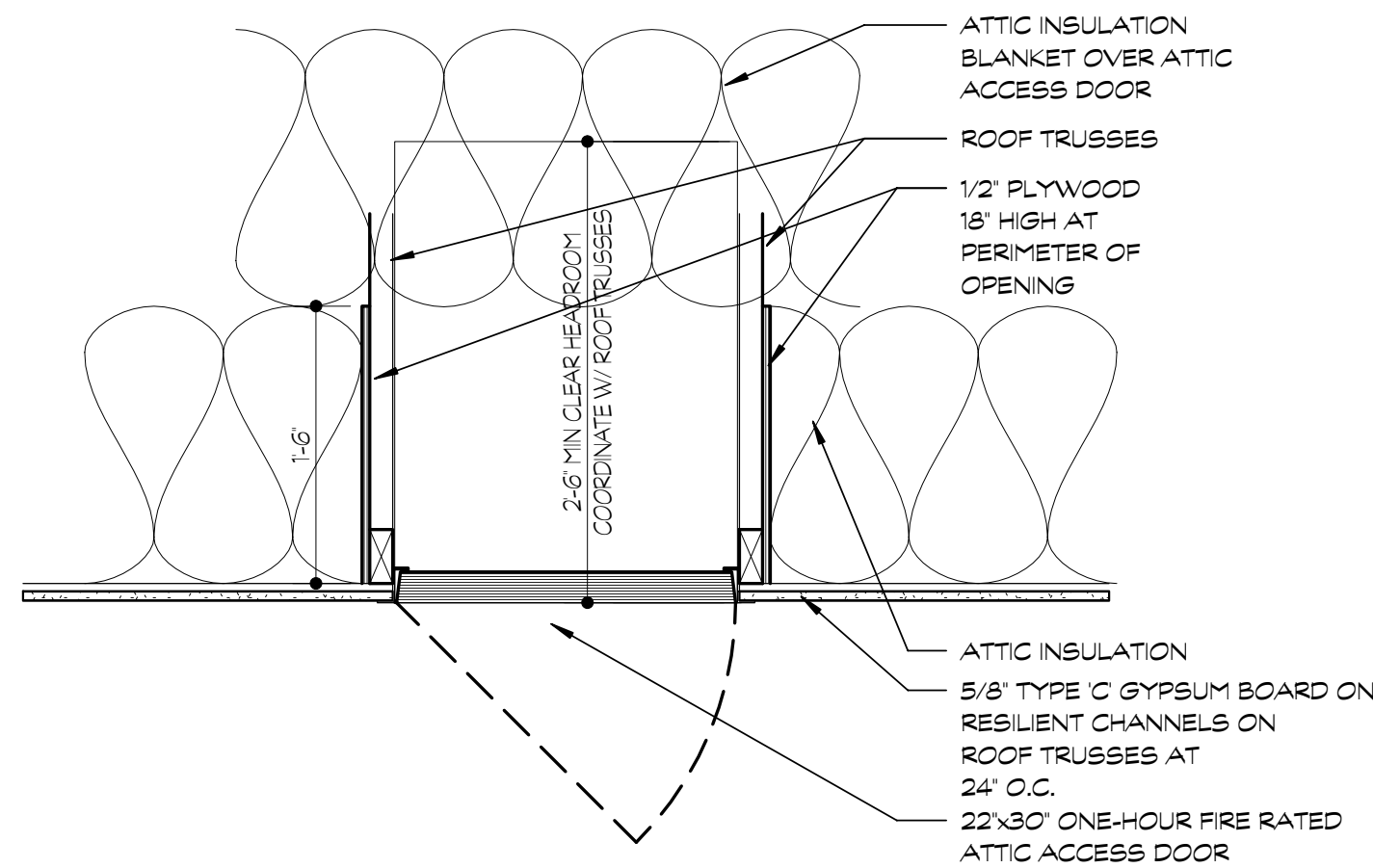
A.101



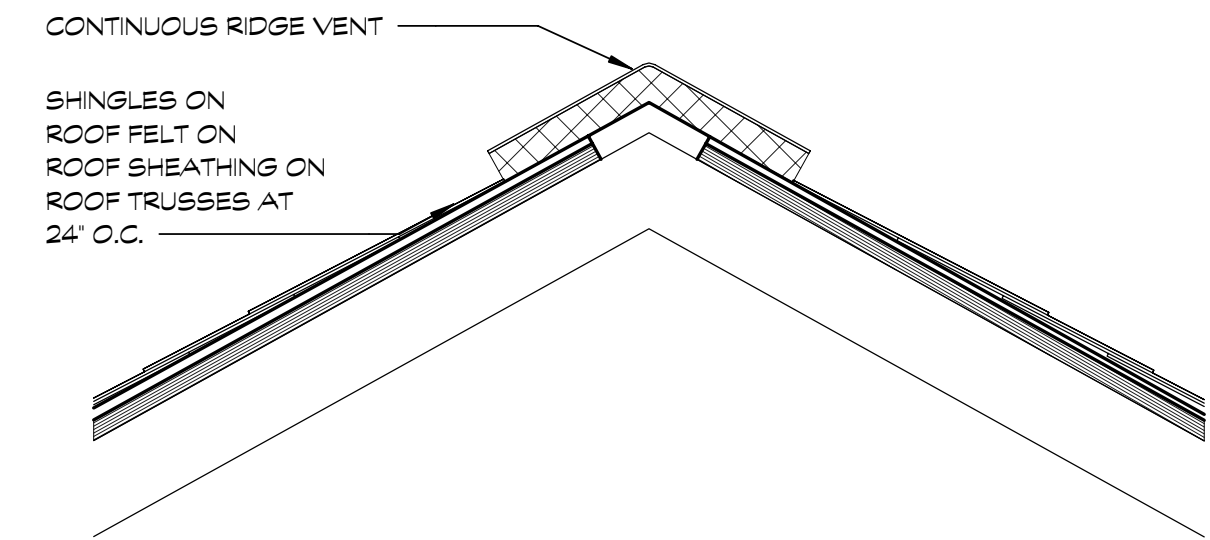
5 PIPE PENETRATION SECTION
TYP SCALE: 1/2"=1'-0"



4 VALLEY SECTION
TYP SCALE: 1/2"=1'-0"

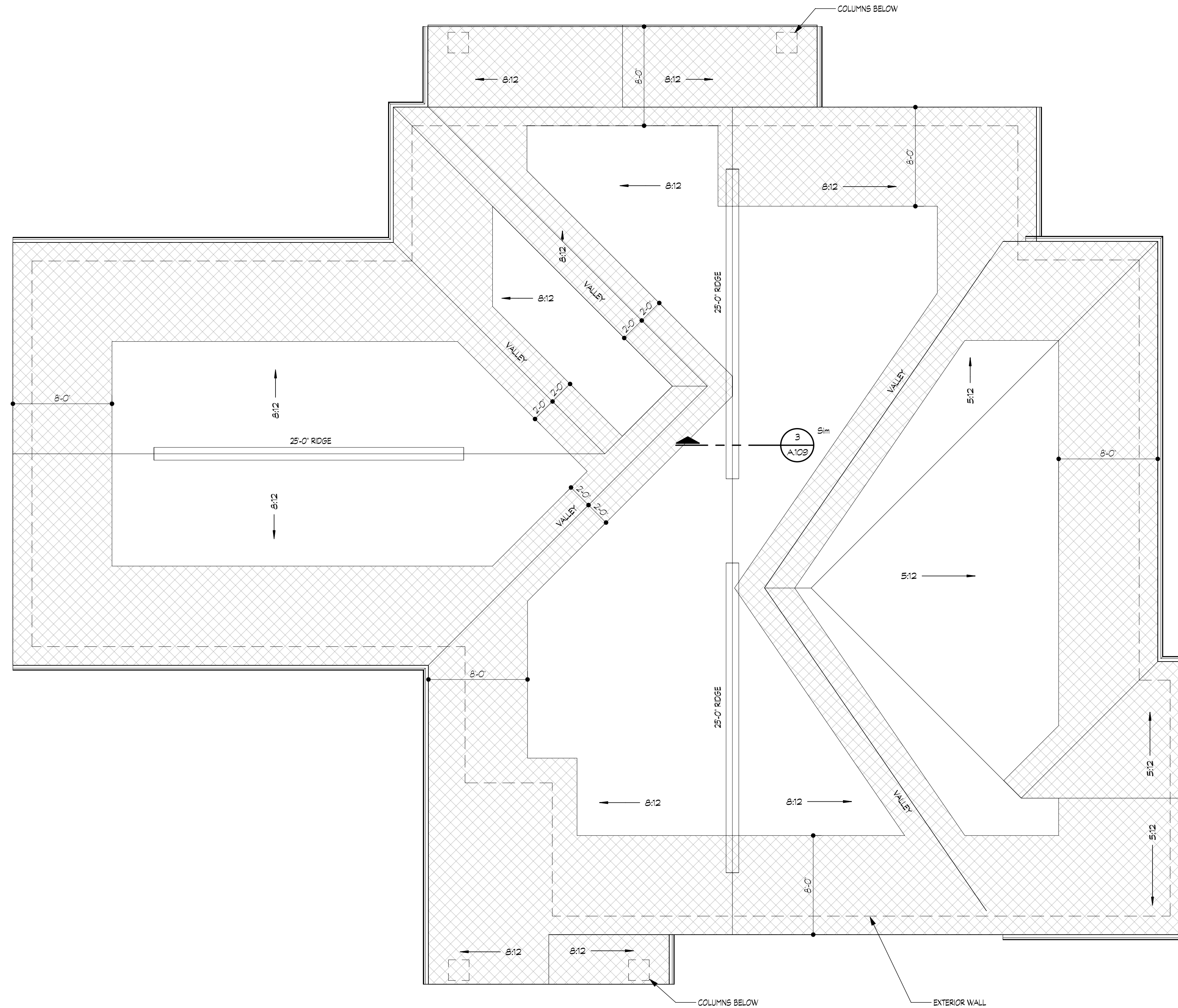


3 ATTIC ACCESS DOOR SECTION
TYP SCALE: 1"=1'-0"



2 RIDGE VENT SECTION
TYP SCALE: 1/2"=1'-0"

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1 ROOF PLAN
TYP SCALE: 3/16"=1'-0"

GENERAL ROOF NOTES:
SADDLES ARE REQUIRED AT ALL LOCATIONS INDICATED OR OTHERWISE NOT INDICATED (I.E. MECHANICAL UNITS, EQUIPMENT CURBS, INSIDE CORNERS AT PARAPET WALLS, ETC.) IN ORDER TO PROVIDE POSITIVE ROOF DRAINAGE. SLOPE 1/2" PER FOOT MINIMUM UNLESS OTHERWISE NOTED.
CONTRACTOR TO COORDINATE LOCATION OF ALL EXHAUST AND INTAKE LOUVERS INCLUDING RANGE HOODS, BATHROOM AND EXHAUST FANS, ETC. W/ MECHANICAL DRAWINGS.

ROOF PLAN LEGEND	
	AREAS OF ICE BARRIER MATERIAL
	DOWNSPOUT
	ATTIC ACCESS SEE DETAIL
	RIDGE VENT SEE DETAIL

ROOF PLAN WALL LEGEND	
	OUTLINE OF EXTERIOR WALL SEE FLOOR PLAN
	SMOKE BARRIER SEE WALL SECTIONS

ROOF VENTILATION CALCULATIONS	
ROOF AREA	
TOTAL ROOF SQUARE FOOTAGE	5,339 SQ. FT.
TOTAL VENTILATION REQUIRED	5,339 x 1/300 = 17.80 SQ. FT. (2,445 SQ. IN.)
TOTAL VENTILATION @ RIDGE	17.80 / 2 = 8.9 SQ. FT. (1,282 SQ. IN.)
TOTAL VENTILATION @ SOFFIT	17.80 / 2 = 8.9 SQ. FT. (1,282 SQ. IN.)
NET FREE BY RIDGE VENT:	12.5 SQ. IN.
COBRA RIDGE RUNNER BY GAF	= 75 FT. PROVIDED
LINEAR FEET OF SOFFIT PROVIDED	9/144 = .0625 SQ./FT.
ALUMINUM SOFFIT VENT AIR VENT	= 8.5 SQ. FT. / .0625 SQ./FT.
LOUVERED ALUMINUM LINEAR VENT	= 142 L/FT

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ST. CLAIR COUNTY COMMUNITY MENTAL HEALTH
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3001 ELECTRIC AVENUE
MICHIGAN
PORT HURON

6.03.26 RFP
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KEY PLAN

FSP PROJECT NO.
XXX00.00

DRAWING TITLE

ROOF PLAN

DRAWING NUMBER

A.109

NOTE | IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR AND ALL SUBCONTRACTORS TO EXAMINE THE COMPLETE SET OF DRAWINGS AND SPECIFICATIONS AND TO PROVIDE LABOR AND MATERIAL FOR THEIR RESPECTIVE AREA OF WORK FOR A COMPLETE AND FINISHED INSTALLATION IN COMPLIANCE WITH THE INTENT OF THE DRAWINGS AND THE SPECIFICATIONS. SUBMITTAL OF PROPOSAL IMPLIES THAT THE CONTRACTOR/SUBCONTRACTOR HAS REVIEWED ALL CONTRACT DOCUMENTS AND IS FULLY CONVERSANT WITH AND AWARE OF ALL REQUIREMENTS OF ALL DIVISIONS.

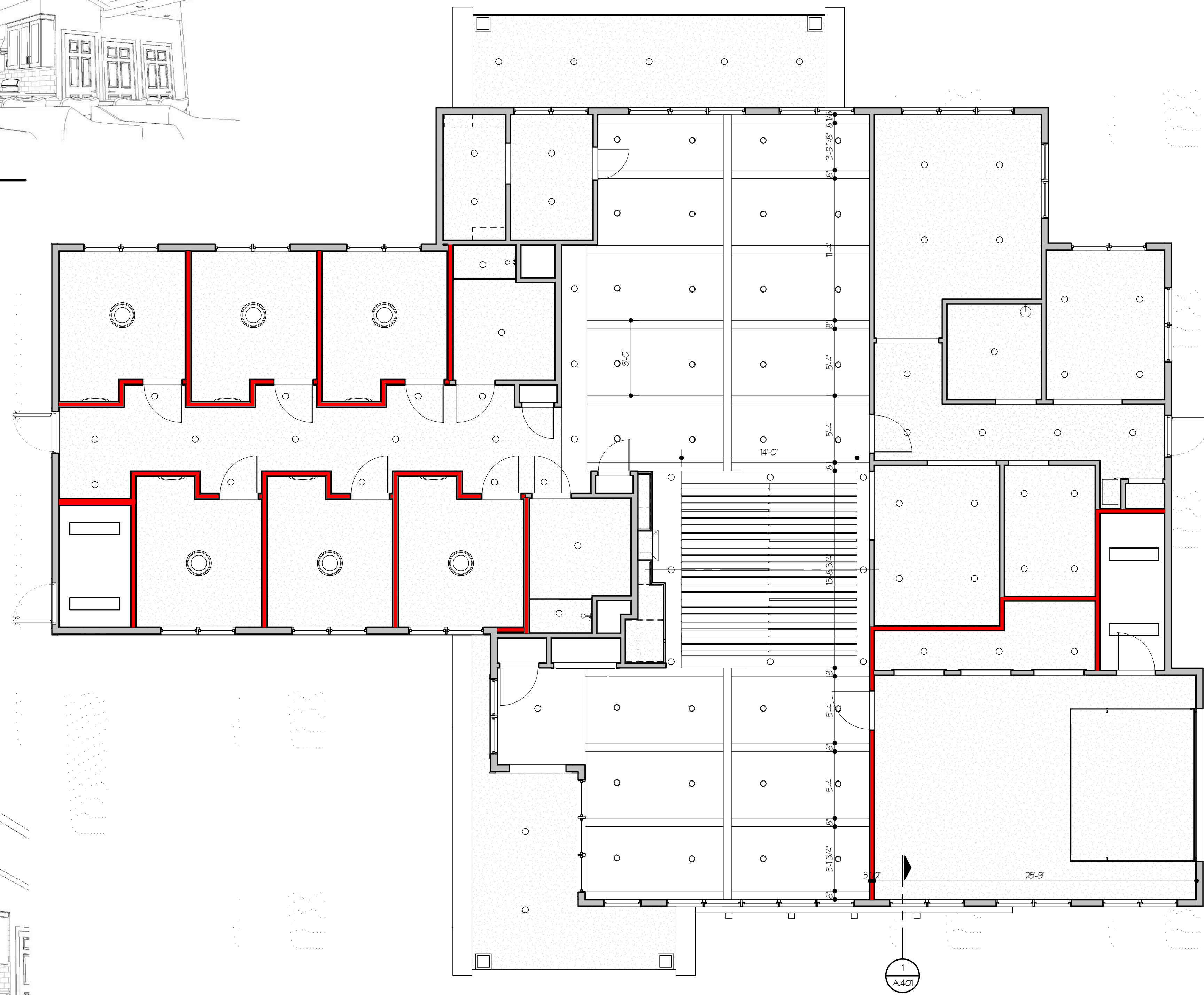
CEILING SCHEDULE		
MARK	DESCRIPTION	REMARKS
AT-CT	2 X 2 CURRUS REGULAR EDGE ACOUSTIC SUSPENDED CEILING	STANDARD GRID
AT-VCGB	2 X 2 VINYL COATED GYPSUM BOARD SUSPENDED CEILING	STANDARD GRID
GB	GYPSUM BOARD	
DASS	DIRECT APPLIED SOFFIT SYSTEM	

REFLECTED CEILING PLAN SYMBOLS LEGEND	
SYMBOL	DESCRIPTION
	2 X 2 LAY-IN FLUORESCENT LIGHT FIXTURE
	2 X 4 LAY-IN FLUORESCENT LIGHT FIXTURE
	1/4 FLUORESCENT LIGHT FIXTURE
	2 X 4 SURFACE MOUNTED FLUORESCENT LIGHT FIXTURE
	RECESSED LIGHT FIXTURE
	RECESSED WALL-WASH LIGHT FIXTURE
	SURFACE MOUNTED LIGHT FIXTURE
	EXIT SIGN
	PENDANT LIGHT FIXTURE
	CEILING CASSETTE
	WALL LIGHT FIXTURE
	SMOKE DETECTOR
	WALL MOUNTED LIGHT FIXTURE
	UNDER CABINET LIGHT FIXTURE

- REFLECTED CEILING PLAN NOTES**
- THIS PLAN ILLUSTRATES GENERAL COORDINATION OF OVER-HEAD ELEMENTS. REFER TO STRUCTURAL, PLUMBING, MECHANICAL, AND ELECTRICAL DRAWINGS FOR SPECIFIC REQUIREMENTS AND DETAILS.
 - ALL CEILING HEIGHTS ARE FINISH DIMENSIONS. VERIFY IN FIELD FOR AREAS OF EXPOSED STRUCTURE OR SLOPED CEILINGS.
 - CEILING TILE LAYOUT SHALL BE VISUALLY CENTERED AND SYMMETRICAL WITHIN ROOM LIMITS UNLESS NOTED OTHERWISE.
 - ALL CEILING PENETRATIONS FOR ITEMS SUCH AS, BUT NOT LIMITED TO, FIRE PROTECTION HEADS, FIRE ALARM DEVICES, LIGHT FIXTURES, AND SPEAKERS SHALL BE CENTERED WITHIN CEILING TILES. COORDINATE LOCATIONS WITH ALL TRADES PRIOR TO INSTALLATION.
 - PROVIDE UL-LISTED FIRE-RATED ENCLOSURE ABOVE ALL NON-RATED RECESSED LIGHT FIXTURES THAT PENETRATE A RATED CEILING ASSEMBLY TO MAINTAIN REQUIRED FIRE RESISTANCE RATING.
 - COORDINATE SIZE AND LOCATION OF ALL ACCESS PANELS WITH ALL TRADES AND DISCIPLINES TO ENSURE CLEAR ACCESS TO EQUIPMENT AND VALVES.
 - COORDINATE CEILING SUSPENSION SYSTEM WITH MECHANICAL, ELECTRICAL, PLUMBING, AND OTHER DISCIPLINE EQUIPMENT SUPPORTS AND HANGERS LOCATED IN CEILING SPACE.
 - PROVIDE AND INSTALL UL-LISTED FIRE DAMPERS AT DUCT PENETRATIONS THROUGH ALL FIRE-RATED ASSEMBLIES. PROVIDE CEILING RADIATION DAMPERS AT ALL DUCT AND FAN PENETRATIONS THROUGH FIRE-RATED CEILINGS. COORDINATE LOCATIONS AND REQUIREMENTS WITH MECHANICAL DRAWINGS.
 - ALL LIGHTING AND CEILING ELEMENTS MUST BE LIGATURE RESISTANT.



3D KITCHEN OPTION A
TYP SCALE:



3D KITCHEN OPTION B
TYP SCALE:

FIRST FLOOR REFLECTED CEILING PLAN
A.801 SCALE: 3/16"=1'-0"

NOT FOR CONSTRUCTION

ST. CLAIR COUNTY COMMUNITY MENTAL HEALTH
CHILDREN'S THERAPUTIC GROUP HOME
3001 ELECTRIC AVENUE
PORT HURON MICHIGAN

6.03.26 RFP
DATE ISSUE

KEY PLAN

FSP PROJECT NO. XXX00.00

DRAWING TITLE
FIRST FLOOR REFLECTED CEILING PLAN

DRAWING NUMBER
A.801

NOTES:
 VERTICAL DATUM— USLS 35
 BM #1 1402-051:
 ATOP RAILROAD SPIKE SOUTH SIDE OF LIGHT POLE, NORTHWEST
 CORNER OF REID AVENUE AND MASON STREET.
 ELEV. — 602.51
 BM #2 1402-051:
 ATOP LAG SCREW ON WEST SIDE OF POWER POLE, NORTHEAST
 CORNER OF ELECTRIC AVENUE AND REID AVENUE
 ELEV. — 599.30

BM #3:
 ATOP LAG BOLT ON EAST SIDE LIGHT POLE ON 16TH STREET
 AND CLEVELAND STREET.
 ELEV. — 605.40

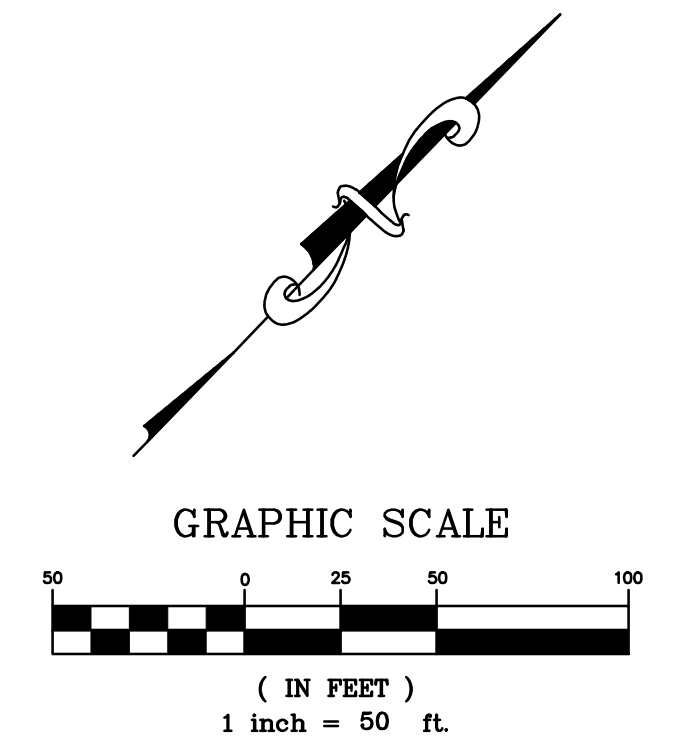
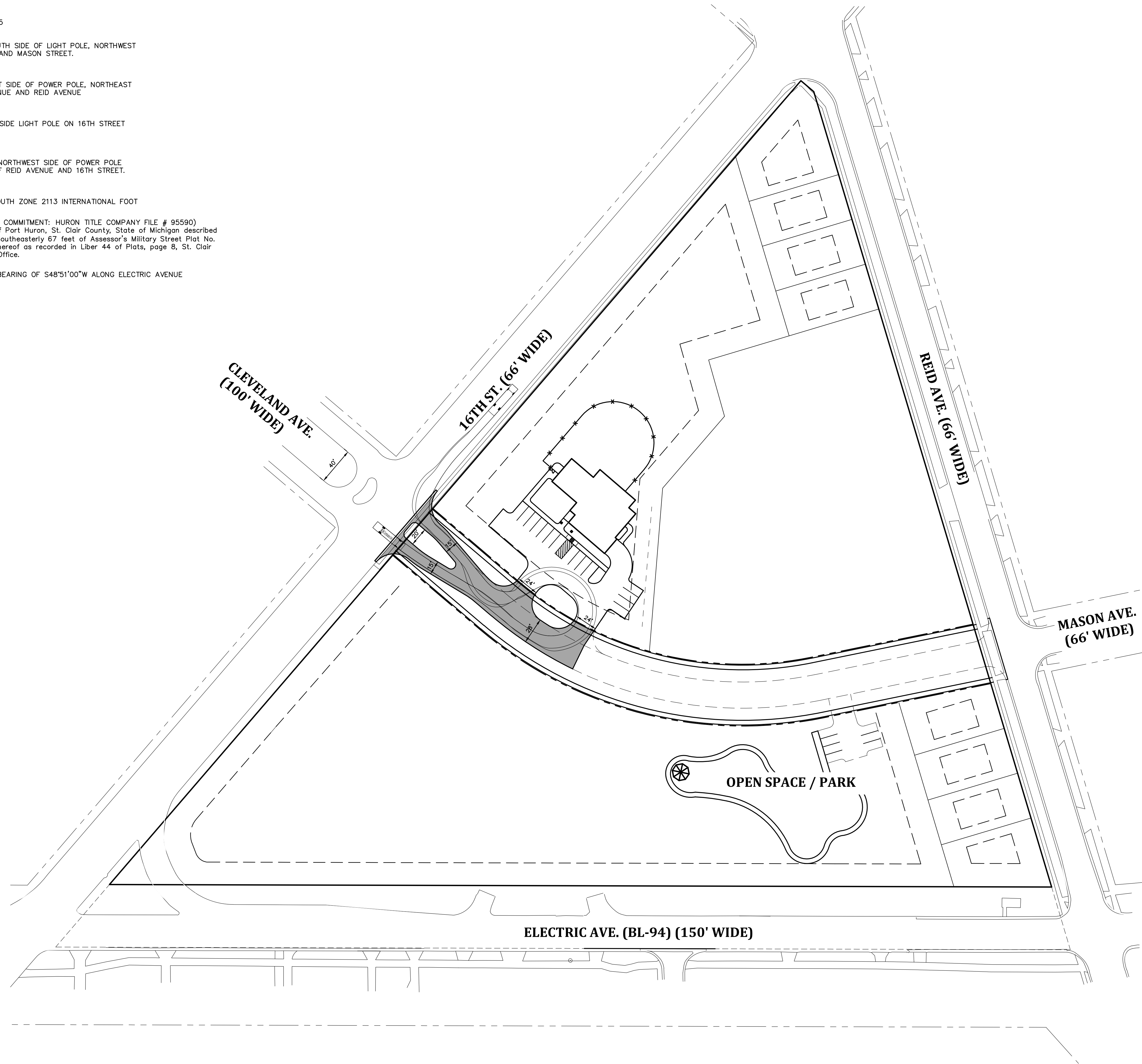
BM #7 0504-1431:
 ATOP LAG SCREW IN THE NORTHWEST SIDE OF POWER POLE
 ON SOUTHEAST CORNER OF REID AVENUE AND 16TH STREET.
 ELEV. — 605.78

HORIZONTAL DATUM
 MICHIGAN STATE PLANE SOUTH ZONE 2113 INTERNATIONAL FOOT

LEGAL DESCRIPTION: (TITLE COMMITMENT: HURON TITLE COMPANY FILE # 95590)
 Land located in the City of Port Huron, St. Clair County, State of Michigan described
 as: Outlot A, except the Southeastly 67 feet of Assessor's Military Street Plat No.
 3, according to the plat thereof as recorded in Liber 44 of Plats, page 8, St. Clair
 County Register of Deeds Office.

BASIS OF BEARING: PLAT BEARING OF S48°51'00"W ALONG ELECTRIC AVENUE

SITE DATA
 SITE AREA — 8.6 ACRES
 CURRENT ZONING — C-1



CIVIL ENGINEERS & LAND SURVEYORS
 511 HURON STREET, PORT HURON, MI 48130
 TEL: 810.984.5599 FAX: 810.984.8760
 Web Page: www.bmjinc.com Email: mail@bmjinc.com



CONCEPTUAL SITE PLAN

ST. CLAIR COUNTY COMMUNITY
 MENTAL HEALTH
 PORT HURON, MI

NO.	REVISIONS	DATE

SCALE: 1" = 50'
 DATE 02/05/2025
 SURVEYED: LC
 DRAWN: CMC
 CHKD: PRP
 JOB NO. 2410-01
 SH1 1 OF 1