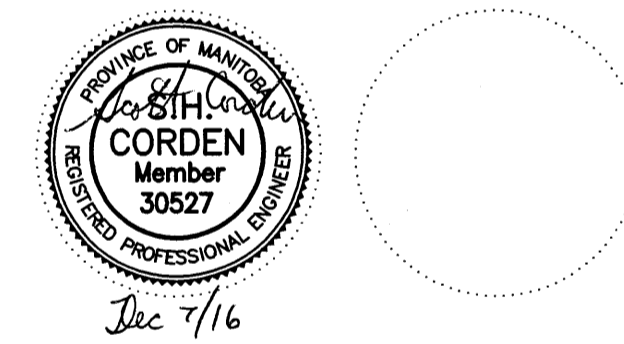




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professional seals



project information

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MECHANICAL DRAWING LIST AND MASTER LEGEND

drawn by: **RLR**
approved by:
scale: **AS NOTED**
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DRAWING LIST	
M0-00	DRAWING LIST AND MASTER LEGEND
M1-00	BASEMENT FLOOR PLAN - PLUMBING & HVAC DEMO
M1-01	MAIN FLOOR PLAN - PLUMBING & HVAC DEMO
M1-02	MEZZANINE FLOOR PLAN - HVAC DEMO
M1-03	BASEMENT/MAIN FLOOR PLAN - FIRE PROTECTION DEMO
M2-00	BASEMENT FLOOR PLAN - NEW PLUMBING
M2-01	MAIN FLOOR PLAN - NEW PLUMBING
M2-02	ROOF PLAN - NEW PLUMBING
M3-00	BASEMENT FLOOR PLAN - NEW HVAC
M3-01	MAIN FLOOR PLAN - NEW HVAC
M3-02	MEZZANINE FLOOR PLAN - NEW HVAC
M3-03	ROOF PLAN - NEW HVAC
M3-04	ENLARGE MEZZANINE PLAN - NEW HVAC
M4-00	BASEMENT FLOOR PLAN - NEW FIRE PROTECTION
M4-01	MAIN FLOOR PLAN - NEW FIRE PROTECTION
M4-02	MEZZANINE FLOOR PLAN - NEW FIRE PROTECTION
M5-00	SECTIONS AND DETAILS
M5-01	SECTIONS AND DETAILS
M5-02	SECTIONS AND DETAILS
M6-00	PLUMBING SCHEMATIC
M6-01	PLUMBING SCHEMATIC
M6-02	GAS PIPING SCHEMATIC
M6-03	HVAC CONTROL SCHEMATIC

PLUMBING GENERAL NOTES	
1.	CONFORM TO MANITOBA PLUMBING CODE AND ALL LOCAL CODES AND AUTHORITY HAVING JURISDICTION FOR DESIGN, SUPPLY AND INSTALLATION OF PLUMBING AND VENT SYSTEM. VENT CONCEALED INSIDE WALLS ACCORDING TO CODE. MINIMIZE ROOF PENETRATIONS.
2.	EQUIPMENT LOCATIONS AND PIPE ROUTING INDICATED ON THE DRAWINGS IS APPROXIMATE ONLY. CONFIRM IN THE FIELD. REROUTE PIPING AS REQUIRED TO ELIMINATE FIELD INTERFERENCES, WITH BUILDING STRUCTURES, ELECTRICAL, ETC.. CONFIRM CHANGES WITH CONTRACT ADMINISTRATOR. CO-ORDINATE WORK WITH ALL SUBTRADES. WHERE DIMENSIONS ARE INDICATED FOR PIPING EQUIPMENT SIZES, ETC. THESE ARE FOR BIDDING PURPOSES ONLY. THE CONTRACTOR IS RESPONSIBLE TO VERIFY ALL DIMENSIONS IN THE FIELD PRIOR TO ORDERING EQUIPMENT AND COMMENCING INSTALLATION WITHOUT EXTRA CHARGES TO THE PROJECT. THE CONTRACTOR IS RESPONSIBLE TO ENSURE ALL EQUIPMENT, DUCTWORK AND PIPING FITS IN THE SPACE AVAILABLE AND TO MAINTAIN THE GENERAL DESIGN INTENT FOR THE SYSTEMS.
3.	CONFIRM ADEQUATE PIPE SLOPES EXIST FOR ALL NEW DRAINAGE PIPING.
4.	PROVIDE TRAP PRIMERS FOR ALL NEW FLOOR DRAINS.
5.	PROVIDE CLEANOUTS AS PER PLUMBING CODE.
6.	INSULATE DOMESTIC HOT WATER (DHW), DOMESTIC WATER RECIRCULATION (DHW/R) AND DOMESTIC COLD WATER (DCW) PIPING. RUN PIPING IN CEILING SPACE DOWN TO FIXTURES INSIDE PLUMBING WALLS.
7.	PROVIDE ALL CUTTING AND PATCHING REQUIRED FOR NEW PIPING (WATER AND DRAINAGE). FINISH ALL PENETRATIONS AND MAKE GOOD.
8.	PROVIDE SHUT-OFF VALVES AT ALL FIXTURES, WATER TANKS, AND WATER HAMMER ARRESTERS AT ENDS OF ALL PIPE RUNS.
9.	IN THE EVENT THERE ARE DISCREPANCIES ON THE DRAWINGS AND/OR SPECIFICATIONS, THE CONTRACTOR SHALL REQUEST CLARIFICATION FROM THE CONTRACT ADMINISTRATOR PRIOR TO CLOSE OF TENDERS AND PRIOR TO PROCEEDING WITH CONSTRUCTION. CLARIFICATION WILL BE PROVIDED WITH THE INTENT OF ELIMINATING EXTRA COST TO THE CONTRACT.

HVAC GENERAL NOTES	
1.	PERFORM WORK IN ACCORDANCE WITH ALL APPLICABLE CODES AND REGULATIONS.
2.	REVIEW EQUIPMENT LOCATIONS WITH CONTRACT ADMINISTRATOR PRIOR TO INSTALLATION.
3.	EQUIPMENT LOCATIONS, DUCT, AND PIPE ROUTING INDICATED ON THE DRAWINGS IS APPROXIMATE ONLY. CONFIRM IN THE FIELD. REROUTE DUCTWORK AND PIPING AS REQUIRED TO ELIMINATE FIELD INTERFERENCES, WITH BUILDING STRUCTURES, ELECTRICAL, ETC.. CONFIRM CHANGES WITH CONTRACT ADMINISTRATOR. COORDINATE WORK WITH ALL SUBTRADES. WHERE DIMENSIONS ARE INDICATED FOR PIPING, DUCTWORK, DUCT SIZES, EQUIPMENT SIZES, ETC. THESE ARE FOR BIDDING PURPOSES ONLY. THE CONTRACTOR IS RESPONSIBLE TO VERIFY ALL DIMENSIONS IN THE FIELD PRIOR TO ORDERING EQUIPMENT AND COMMENCING INSTALLATION WITHOUT EXTRA CHARGES TO THE PROJECT. THE CONTRACTOR IS RESPONSIBLE TO ENSURE ALL EQUIPMENT, DUCTWORK, AND PIPING FITS IN THE SPACE AVAILABLE AND TO MAINTAIN THE GENERAL DESIGN INTENT FOR THE SYSTEMS.
4.	CONFORM TO SMACNA STANDARDS FOR SUPPLY AND INSTALLATION OF DUCTWORK. SEAL ALL DUCT JOINTS.
5.	SEAL ALL FLOOR, ROOF AND WALL PENETRATIONS WATER AND AIR TIGHT.
6.	FIRE SEAL ALL PENETRATIONS THROUGH FIRE SEPARATIONS.
7.	MAINTAIN SERVICE CLEARANCES FOR ALL EQUIPMENT AS PER SUPPLIER RECOMMENDATIONS.
8.	CONFORM TO NATIONAL GAS INSTALLATION CODE CAN/CGA-B149.1 AND MANITOBA GAS NOTICES FOR INSTALLATION OF GAS PIPING. OBTAIN APPROVAL FOR INSTALLATION OF EQUIPMENT FROM THE OFFICE OF THE FIRE COMMISSIONER PRIOR TO INSTALLATION.
9.	IN THE EVENT THERE ARE DISCREPANCIES ON THE DRAWINGS AND/OR SPECIFICATIONS, THE CONTRACTOR SHALL REQUEST CLARIFICATION FROM THE CONTRACT ADMINISTRATOR PRIOR TO CLOSE OF TENDERS AND PRIOR TO PROCEEDING WITH CONSTRUCTION. CLARIFICATION WILL BE PROVIDED WITH THE INTENT OF ELIMINATING EXTRA COST TO THE CONTRACT.
10.	THERMALLY INSULATE ALL OUTSIDE AIR, SUPPLY AIR AND EXHAUST AIR DUCTWORK AS CALLED FOR IN THE SPECIFICATIONS OR SHOWN ON THE DRAWING.

DEMOLITION GENERAL NOTES	
1.	PERFORM WORK IN ACCORDANCE WITH ALL APPLICABLE CODES AND REGULATIONS.
2.	EQUIPMENT LOCATIONS AND PIPE ROUTING INDICATED ON THE DRAWINGS IS APPROXIMATE ONLY. CONFIRM IN THE FIELD. REROUTE PIPING AS REQUIRED TO ELIMINATE FIELD INTERFERENCES, WITH BUILDING STRUCTURES, ELECTRICAL, ETC.. CONFIRM CHANGES WITH CONTRACT ADMINISTRATOR. CO-ORDINATE WORK WITH ALL SUBTRADES. WHERE DIMENSIONS ARE INDICATED FOR PIPING EQUIPMENT SIZES, ETC. THESE ARE FOR BIDDING PURPOSES ONLY. THE CONTRACTOR IS RESPONSIBLE TO VERIFY ALL DIMENSIONS IN THE FIELD PRIOR TO ORDERING EQUIPMENT AND COMMENCING INSTALLATION WITHOUT EXTRA CHARGES TO THE PROJECT. THE CONTRACTOR IS RESPONSIBLE TO ENSURE ALL EQUIPMENT, DUCTWORK AND PIPING FITS IN THE SPACE AVAILABLE AND TO MAINTAIN THE GENERAL DESIGN INTENT FOR THE SYSTEMS.
3.	ALL REMOVED EQUIPMENT SHALL BE DISPOSED OFF SITE. CONFIRM WORK WITH OWNER IF ANY MATERIAL SHALL BE TURNED OVER TO OWNER.
4.	SEAL ALL OPENINGS REMAINING FROM REMOVED EQUIPMENT, DUCTWORK, AND PIPING AND MAKE GOOD.
5.	IN THE EVENT THERE ARE DISCREPANCIES ON THE DRAWINGS AND/OR SPECIFICATIONS, THE CONTRACTOR SHALL REQUEST CLARIFICATION FROM THE CONTRACT ADMINISTRATOR PRIOR TO CLOSE OF TENDERS AND PRIOR TO PROCEEDING WITH CONSTRUCTION. CLARIFICATION WILL BE PROVIDED WITH THE INTENT OF ELIMINATING EXTRA COST TO THE CONTRACT.

FIRE PROTECTION GENERAL NOTES	
1.	SPRINKLER AND FIRE SUPPRESSION SYSTEM TO BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING STANDARDS: - NATIONAL BUILDING CODE OF CANADA - NFPA 13, STANDARD FOR INSTALLATION OF SPRINKLERS SYSTEMS.
2.	THE SPRINKLER SYSTEM SHALL BE DESIGNED, SUPPLIED AND INSTALLED BY A LICENSED FIRE PROTECTION CONTRACTOR WHO SHALL SUBMIT DRAWINGS FOR REVIEW TO CONTRACT ADMINISTRATOR AND AUTHORITIES HAVING LOCAL JURISDICTION.
3.	SYSTEM LAYOUTS, HYDRAULIC CALCULATIONS, PIPE SIZING AND SPRINKLER HEAD SELECTION IS THE RESPONSIBILITY OF THE CONTRACTOR.
4.	SPRINKLER CONTRACTOR SHALL PROVIDE FIRE STOPPING TO ENSURE ALL PENETRATIONS THROUGH FIRE SEPARATIONS ARE FIRE STOPPED, INCLUDING PENETRATIONS BY NEW PIPING NOT SHOWN ON THIS DRAWING SINCE THIS DRAWING SHOWS ONLY MAINS. COST OF FIRE STOPPING TO BE CARRIED BY SPRINKLER CONTRACTOR. REFER TO ARCHITECTURAL FOR FIRE RATED SEPARATIONS.
5.	RUN ALL NEW SPRINKLER PIPING INSIDE CEILINGS WHERE CEILINGS EXIST. PROVIDE DRYWALL ACCESS DOORS WHERE REQUIRED TO INSTALL AND SERVICE SPRINKLER SYSTEMS. PAINT AND MAKE GOOD.
6.	ALL HORIZONTAL SPRINKLER PIPING TO BE MOUNTED AS HIGH AS POSSIBLE IN CEILING SPACES. OBTAIN APPROVAL TO RUN EXPOSED PIPING ONLY WHERE NECESSARY. EXPOSED PIPING SHALL BE STRAPPED TIGHT TO THE CEILINGS AND WALLS TO MINIMIZE INFRINGEMENT ON SPACES.
7.	SPRINKLER MAINS ONLY ARE SHOWN. CONTRACTOR IS TO DETERMINE LAYOUT OF CROSSMAINS AND SPRINKLER HEAD LOCATIONS. COORDINATE WITH LIGHTING AND HVAC DIFFUSER LAYOUT TO ELIMINATE INTERFERENCES. SHOW ALL DETAIL ON SHOP DRAWINGS.
8.	IN THE EVENT THERE ARE DISCREPANCIES ON THE DRAWINGS AND/OR SPECIFICATIONS, THE CONTRACTOR SHALL REQUEST CLARIFICATION FROM THE CONTRACT ADMINISTRATOR PRIOR TO CLOSE OF TENDER. NO EXTRA COSTS WILL BE ENTERTAINED FOR REQUESTS FOR CLARIFICATION ONCE THE PROJECT IS AWARDED.
9.	FINISHED COLORS OF ALL SPRINKLER HEADS (ALL TYPES) TO BE COORDINATED WITH ARCHITECT.

ABBREVIATIONS LIST	
C	CONDENSATE
CA	COMPRESSED AIR
DCW	DOMESTIC COLD WATER
DHW	DOMESTIC HOT WATER
DHWR	DOMESTIC HOT WATER RECIRCULATION
TW	TEMPERED WATER
TWS	TEMPERED WATER SUPPLY
TWR	TEMPERED WATER RETURN
E/A	EXHAUST AIR
GS	GLYCOL SUPPLY
GR	GLYCOL RETURN
HWR	HOT WATER RETURN
HWS	HOT WATER SUPPLY
NG	NATURAL GAS
O/A	OUTDOOR AIR
R	REFRIGERANT PIPING
R/A	RETURN AIR
RWL	RAIN WATER LEADER
S	STEAM
S.S.	SANITARY SEWER
S/A	SUPPLY AIR
WM	WATER METER

EQUIPMENT TAGS	
AHU-#	AIR HANDLING UNIT
B-#	BOILER
BB-#	BASEBOARD HEATER
BFP-#	BACKFLOW PREVENTER
CH-#	CHILLER
EF-#	EXHAUST FAN
ERV-#	ENERGY RECOVERY VENTILATOR
EXP-#	EXPANSION TANK
FF-#	FORCE FLOW
GMU-#	GLYCOL MAKE-UP UNIT
HRV-#	HEAT RECOVERY VENTILATOR
HWT-#	HOT WATER TANK
MUA-#	MAKE-UP AIR UNIT
PU-#	PUMP
PHC-#	PRE-HEAT COIL
RAD-#	RADIATOR
RF-#	RETURN FAN
RH-#	RANGE HOOD
RHC-#	REHEAT COIL
RPP-#	REDUCED PRESSURE PRINCIPAL
RTU-#	ROOFTOP UNIT
SF-#	SUPPLY FAN
UH-#	UNIT HEATER
VAV-#	VARIABLE AIR VOLUME BOX

FIRE PROTECTION LEGEND	
—	NEW SPRINKLER PIPING/EQUIPMENT
—	EXISTING SPRINKLER PIPING/EQUIPMENT
○	SPRINKLER HEAD
◁	HORIZONTAL SIDEWALL
D	DRY
U	UPRIGHT
BD	BLOW DUCT OBSTRUCTION
EC	EXTENDED COVERAGE
R	EXISTING SPRINKLER HEAD TO REPLACED
C	CONCEALED
WG	WIRE GUARD
LAT	LAY-IN ACOUSTIC TILE
PL	PLASTER
GB	GIPSUM BOARD

HVAC SYMBOLS	
—	NEW HVAC EQUIPMENT
—	NEW DUCTWORK
---	FUTURE EQUIPMENT/PIPING
---	EXISTING HVAC EQUIPMENT/DUCTWORK
---	EXTERNALLY INSULATED DUCTWORK
---	ACOUSTICALLY LINED DUCTWORK
◁	RETURN/EXHAUST DUCT DOWN
▷	RETURN/EXHAUST DUCT UP
⊗	SUPPLY DUCT DOWN
⊙	SUPPLY DUCT UP
⊗	BACKDRAFT DAMPER C/W DUCT ACCESS DOOR
⊙	BALANCE DAMPER C/W DUCT ACCESS DOOR
⊕	FIRE DAMPER C/W DUCT ACCESS DOOR
⊕	FIRE/SMOKE DAMPER C/W DUCT ACCESS DOOR
MD-#	MOTORIZED DAMPER C/W DUCT ACCESS DOOR
⊕	SMOKE DAMPER C/W DUCT ACCESS DOOR
→	AIR FLOW DIRECTION
G#	GRILLE NO.
X	NECK SIZE
L/S	AIR FLOW RATE
L#	LOUVER NO.
X	LOUVER SIZE
L/S	AIR FLOW RATE

CONTROLS	
CO	CARBON MONOXIDE SENSOR
CO2	CARBON DIOXIDE SENSOR
—	CONTROL WIRING
DDC	DIRECT DIGITAL CONTROL
DP	DIFFERENTIAL PRESSURE SENSOR
FS	FLOW SWITCH
H	HUMIDISTAT
H	HUMIDITY SENSOR
LS	LIMIT SWITCH
P	PRESSURE SENSOR
SCR	SILICONE CONTROL RECTIFIER
T	TEMPERATURE SENSOR
T	THERMOSTAT
VFD	VARIABLE FREQUENCY DRIVE
DH	DEHUMIDISTAT

PIPING/PLUMBING SYMBOLS	
—	NEW PLUMBING EQUIPMENT
—	NEW PIPING
---	FUTURE EQUIPMENT/PIPING
---	EXISTING PLUMBING EQUIPMENT/PIPING
---	UNDER SLAB PIPING
---	INSULATED PIPE
⊕	PIPE UP (DOUBLE LINE)
⊙	PIPE DOWN (DOUBLE LINE)
⊕	PIPE DOWN (SINGLE LINE)
⊕	PIPE UP (SINGLE LINE)
⊕	3-WAY VALVE
⊕	BALANCE VALVE
⊕	BALL VALVE (NORMALLY CLOSED)
⊕	BALL VALVE
⊕	BUTTERFLY VALVE
F	CAP
⊕	CHECK VALVE
⊕	CHEMICAL POT FEEDER
⊕	2-WAY CONTROL VALVE
Y	DRAIN
◇	FILTER
⊕	FLANGE
⊕	FLEXIBLE CONNECTION
⊕	GATE VALVE (NORMALLY CLOSED)
⊕	GATE VALVE
⊕	HOSE BIBB
⊕	PRESSURE REDUCING VALVE (PRV)
⊕	REDUCER
⊕	RELIEF VALVE
⊕	SITE GLASS
⊕	SOLENOID VALVE
⊕	STRAINER
⊕	SUCTION DIFFUSER VALVE
⊕	THERMOMETER
⊕	PRESSURE GAUGE
⊕	TRIPLE DUTY VALVE (90°)
⊕	TRIPLE DUTY VALVE (HORIZONTAL)
⊕	UNION
⊕	PLUMBING FIXTURE TAG
⊕	TIE-IN POINT TAG
→	ARROW FLOW DIRECTION
⊕	LOW WATER CUT OFF

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