



**Molinelli Architects**  
 279 Skop Hollow Road  
 Brewster Manor NY 10510  
 Tel: 845-250-2000  
 www.molinellic.com

ENGINEER: \_\_\_\_\_

CHECKER: \_\_\_\_\_

AUTHOR: \_\_\_\_\_

TITLE: \_\_\_\_\_

DATE: \_\_\_\_\_

PROJECT: \_\_\_\_\_

CLIENT: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

CITY: \_\_\_\_\_

STATE: \_\_\_\_\_

COUNTY: \_\_\_\_\_

ZIP: \_\_\_\_\_

PROJECT NO: \_\_\_\_\_

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CLIENT: \_\_\_\_\_

**Code Information**  
 OCCUPANCY, NO CHANGE OF USE, CONVERSION OF CLASSROOM TO OFFICE IS CONSISTENT WITH E OCCUPANCY ANCILLARY SPACES (BC 304)  
 CONSTRUCTION CLASSIFICATION UNKNOWN BUT COULD BE TYPE 1A OR 1B OR 1A - NON COMBUSTIBLE CONSTRUCTION WITH SMOKE AND FIRE  
 PROTECTION (BC TABLE 505.2)  
 FIRE ZONES PROBABLY 25,000 SF (BC 706) BASED ON POSSIBLE CONSTRUCTION TYPE AND IDENTIFIABLE BUILDING AREAS  
 FIRE ALARM SYSTEM: FULLY ADDRESSABLE EXISTING FIRE ALARM SYSTEM (BC 907)  
 NO EXISTING SPRINKLER SYSTEM. REVISION TO 1A CHANGE TO 1B200. ALL NEW FIRE BUILDING WOULD BE REQUIRED TO HAVE A COMPLIANT  
 SPRINKLER SYSTEM (BC 903.2.3) UNLESS FIRE AREA WAS BELOW 12,500 SF WHICH DOES NOT APPLY TO THIS PROJECT  
 CODE AS APPLIED TO CHANGES MADE TO DIVICE A CLASSROOM INTO THREE OFFICES WITH A VESTIBULE  
 NEW BUILDING SHALL BE CONSTRUCTED TO MEET THE FOLLOWING:  
 1. CONSTRUCTION WITH 2" OR 4" RIGID POLYURETHANE INSULATION (BC TABLE 1020.1)  
 2. MANHOLE 2" DRAIN END COVER (BC 1020.1)  
 3. 1/2" MINOR JOINTS (BC 1020.1)  
 4. NEW ALARM COMPONENTS TIED TO EXISTING ADDRESSABLE ALARM SYSTEM (BC 916.2.3)  
 5. LIGHTING CONTROLS ON MOTION DETECTOR (APRIME 10) WALL IN BC 1020.1  
 6. ALL ROOMS WILL HAVE MECHANICALLY PROVIDED FRESH AIR (BC 1020.1)  
 7. NEW SPLIT SYSTEM IN EACH ROOM (COMPREHENSIVE) (APRIME 10) WALL IN BC 1020.1  
 8. NO DROP CEILING (AND TYPICAL) (APRIME 10) WALL IN BC 1020.1

**Scope of Work**

- Work is confined to the building interior and exterior and includes:
1. New electrical wiring, conduits, raceways, lighting, ceiling, doors, partitions, radiators, subpanels or non-computer wiring, etc.
  2. New minor electrical wiring partitions to 10 ft. free standing, strip ceiling, new acoustic ceiling tiles.
  3. New minor electrical wiring partitions to 10 ft. free standing, strip ceiling, new acoustic ceiling tiles.
  4. Phone including VOLT, acoustic ceiling, partitions.
  5. New electrical power for outlets, new lighting and controls, new power for HVAC units working with existing building services.
  6. New electrical power for outlets, new lighting and controls, new power for HVAC units working with existing building services.
  7. New split system in each room (comprehensive) (apricime 10) wall below window head, fresh air duct, return duct, offshoot, condensate drain, etc.

**Work Under Separate Contract**

1. Hazardous Material Removal
2. Moveable Furniture and Window Treatments
3. Patient Engage

**Title Notes**

- A-100 Title Notes 1/10/17
- A-101 Third Floor 1/10/17
- A-102 Details Schedules Notes 1/10/17

**Construction Documents**

Author: \_\_\_\_\_

Checker: \_\_\_\_\_

3rd Floor Counseling Rooms

Greenburgh Graham UFSD

1 South Broadway Hastings NY 10706

A-100

1/10/17

Revision: \_\_\_\_\_

1/10/17

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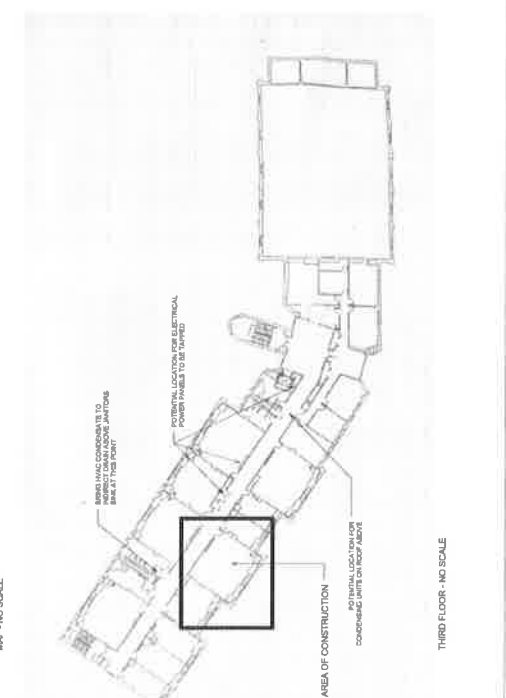
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**Molinelli Architects**  
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 Brewster Manor NY 10510  
 Tel: 845-250-2000  
 www.molinellicpa.com

**Code Information**

OCCUPANCY, NO CHANGE OF USE, CONVERSION OF CLASSROOM TO OFFICE IS CONSISTENT WITH E OCCUPANCY ANCILLARY SPACES (BC 304)  
 CONSTRUCTION CLASSIFICATION UNKNOWN BUT COULD BE TYPE 1A OR 1B OR 1A - NON COMBUSTIBLE CONSTRUCTION WITH SMOKE AND FIRE  
 PROTECTION (IBC TABLE 605.2)  
 FIRE ZONES PROBABLY 25,000 SF (BC 706) BASED ON POSSIBLE CONSTRUCTION TYPE AND IDENTIFIABLE BUILDING AREAS  
 FIRE ALARM SYSTEM: FULLY ADDRESSABLE EXISTING FIRE ALARM SYSTEM (IBC 907)  
 NO EXISTING SPRINKLER SYSTEM. REVISION TO 1A CHANGE TO 1B AND 1B300 AS ALL NEW. EUB BUILDING WOULD BE REQUIRED TO HAVE A COMPLIANT  
 SPRINKLER SYSTEM (IBC 903.2.3) UNLESS FIRE AREA WAS BELOW 12,000 SF WHICH DOES NOT APPEAR TO APPLY HERE  
 CODE AS APPLIED TO CHANGES MADE TO DIVICE A CLASSROOM INTO THREE OFFICES WITH A VESTIBULE  
 NEW BUILDING SHALL BE CONSTRUCTED TO MEET THE FOLLOWING:  
 1. CONSTRUCTION WITH 2" OR 4" IBC TABLE 605.2.3 TYPE I OR II  
 2. MANUFACTURED SANDWICH PANEL ROOFING (IBC 705.4)  
 3. EXISTING ADDRESSABLE FIRE ALARM SYSTEM (IBC 907)  
 4. NEW ALARM COMPONENTS TIED TO EXISTING ADDRESSABLE ALARM SYSTEM (IBC 916.2.3)  
 5. LIGHTING CONTROLS ON MOTION DETECTOR (APRIL 1911) WALL IN BC 114.2.1  
 6. ALL ROOMS WILL HAVE MECHANICALLY PROVIDED FRESH AIR (BC 114.2.3)  
 7. NEW SPLIT SYSTEM IN EACH ROOM (CONVERTED) (LOCAL ROOM WITH CEILING BELOW WINDOW UNIT), TRASH AIR DUCT, HEAT EXCHANGER, OFFICERS, CONDENSATE TRAP, ETC.  
 NO DROP CEILING (AND TYPICAL) (BC 114.2.3)

**Scope of Work**

Work is confined to the building interior and exterior and includes:  
 1. New interior electrical wiring, including ceiling, closets, partitions, radiators, subpanels or non-computer wiring, etc.  
 2. New interior lighting fixture partitions to 10 ft. free standing; strip lighting; new acoustic ceiling tiles  
 3. New interior minor interior metal work  
 4. Phone including VDT, acoustic ceiling, partitions  
 5. New electrical power for outlets, new lighting and controls, new power for HVAC units working with existing building services  
 6. New mechanical equipment including heating and cooling units, exhaust fans, etc.  
 7. New split system for each room (converted) (local room with ceiling below window unit), trash air duct, heat exchanger, off-icers, condensate trap, etc.

**Work Under Separate Contract**

- Hazardous Material Removal
- Movable furniture and Window Treatments
- Partial Egress

**Title Notes**

**Construction Documents**

Author: **Greenburgh**  
 Checker: **Graham UFSD**

**3rd Floor Counseling Rooms**

**Greenburgh**  
**Graham UFSD**  
 1 South Broadway  
 Hastings NY 10706

**A-100**  
 1/10/17

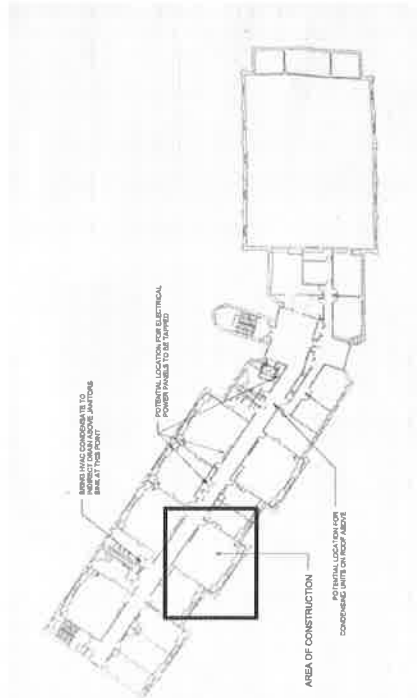
Revision:

**A-101**  
 1/10/17

**A-102**  
 1/10/17

**Title Notes**  
 1/10/17  
**Third Floor**  
 Details Schedules Notes

In accordance with NYC Education Law 2709, no alteration of changes can be made to these drawings unless by the architect labeled above.  
 All work has been designed in accordance with the BC 2015 and New York State 2016 Uniform Supplement. Including the Energy Conservation Construction Code of New York State.  
 These statements refer to the drawings and specifications issued and shall apply.







**Molinelli Architects**  
 278 Skye Hollow Road  
 Briarcliff Manor, NY 10510  
 Tel: 914-230-1100  
 www.molinelli-aa.com

Engineer:

Third Floor

**Construction Documents**  
 100% CD

Author: Cusador

3rd Floor  
 Counseling  
 Rooms

**Greenburgh  
 Graham UFSD**

1 South Broadway  
 Hastings NY 10706

**A-101**  
 1/10/17

Revisions:

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