

GENERAL NOTES:

- For the purpose of designation for this work the Landlord is the (Lesser).
- The Owner / Tenant is as noted on drawings (Lease).
- The Contractor(s) is (are) those who perform necessary and required work for the Owner/Tenant/Landlord.
- All construction shall be completed in accordance with all governing federal, state and local codes and regulations.
- Contractor shall be responsible for verification of all dimensions, locations and elevations of existing conditions within the Tenant Space. If existing conditions are found to be in variance with the drawings, the Contractor shall report same to Architect prior to start of work.
- The General and/or Subcontractor shall be responsible for repairing any damage caused by him or his workers during the course of construction.
- Before Contractor can start construction on the premises, the Contractor shall verify the construction site and schedule a coordination meeting with the Landlord's Project Manager for construction to determine existing access route and existing conditions. The Contractor shall be responsible for obtaining all necessary permits and insurance certificates must be given to the Landlord's Project Manager for coordination before construction may begin.
- "General Conditions of the Contract for Construction" (AIA Doc. 2017, Latest Edition) is made part of these construction drawings and contract documents for all trades of work.
- The Contractor shall secure and pay for all necessary building permits, fees, taxes, and other charges and shall be responsible for obtaining all necessary permits and insurance certificates must be given to the Landlord's Project Manager for coordination before construction may begin.
- The Contractor shall be responsible for the removal of all construction debris from the premises to the designated area.
- As well as removal of trash, unused materials and equipment from the premises to leave premises ready for acceptance, furnishing and use by Owner.
- The Contractor shall not scale drawings.

PREREQUISITES:

- Before the Contractor can start actual construction on the premises, the following prerequisites must have been complied with:
- Building permits obtained and a copy of same submitted to Landlord's Project Manager. The original(s) must be placed on the job site construction within the premises for as may be necessary for protection of the public, confinement of dust, debris or to screen such construction from the public view.
 - Protecting existing materials, personnel and equipment from construction damage shall be the Contractor's full responsibility.
 - Submittals:
 - Shop Drawings/Product data or materials and equipment proceed as submitting to that specified herein.
 - Manufacturer and operation manuals.
 - Contractor's quality control program.
 - Copies of permits, inspection certificates.

- Cutting and Patching: - The Contractor shall be responsible for all cutting and patching of "new" and "old" work as may be required to properly fit the product, materials, systems, etc., together and conform to the requirements of the drawings and specifications. The Contractor shall coordinate the work with the Subcontractors to eliminate cutting and patching of new work, and minimize areas of existing construction to be disturbed. All patching shall be satisfactory to the Architect, and match existing construction and finishes as close as possible.

- Guarantee of Materials and Workmanship: The Contractor shall guarantee that the work shall conform to the requirements of the drawings and specifications and shall be ready without cost to the Owner. Any and all defects in materials or workmanship due to non-compliance with the contract documents discovered within one year from date of final acceptance of the work. Guarantees for equipment and machinery shall be in accordance with standard manufacturer's guarantees.

GENERAL MATERIAL NOTES

DIVISION 6

SECTION 06100 - ROUGH CARPENTRY

- Furnish all labor and material necessary for the complete installation of rough carpentry as indicated on the drawings and as specified in this section.
 - Plowwood as called for on the plans.
 - Plowwood studs shall be 20 ga. 4" x 6" nominal metal studs as indicated and spaced at 24" o.c.
 - Metel lurring strips to be 7/8" galvanized steel hat channels.
 - Provide wood blocking as required and/or detailed on the drawings.

NOTE: ALL WOOD SHALL BE FIRE TREATED.

DIVISION 6

SECTION 06250 - GYPSUM WALLBOARD

- Furnish and install gypsum wallboard on 6" and 4" nominal metal studs and lurring as shown on the drawings.
 - Gypsum board shall meet ASTM C84 specifications, thickness and type as indicated.
 - Provide maximum lengths available to minimize end joints.
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 - TYPE: 1/2" thick for residential and other assemblies.
 - Edges: Tapered.
 - Trim Accessories: ASTM C940 manufacturer's standard trim accessories including corner bead and edge trim.
 - Joint treatment shall be per manufacturer's recommended system of joint compound and perforated tape.
 - All exposed 4" studs to be spring type.
 - To be installed per manufacturer's recommendations.

SECTION 06310 - ACOUSTICAL CEILING & GRID

- See A-1 for locations.
 - Metel Suspension System: Shall be DX grid system.
 - Installed per manufacturer's recommendations. NOTE: PROVIDE DIFFUSERS. See drawings for locations.
 - In Kitchen area use FRP LAMINATED CEILING PANELS that are easily removing surface of ceiling (See A-1).

SECTION 06900 - PAINTING (Drywall Only)

- All painting and applications to be performed only as per manufacturer's instructions and specifications.
 - One coat paint manufactured by Sherwin-Williams Co. or approved equal.
 - Two coats stain latex (color to be selected).

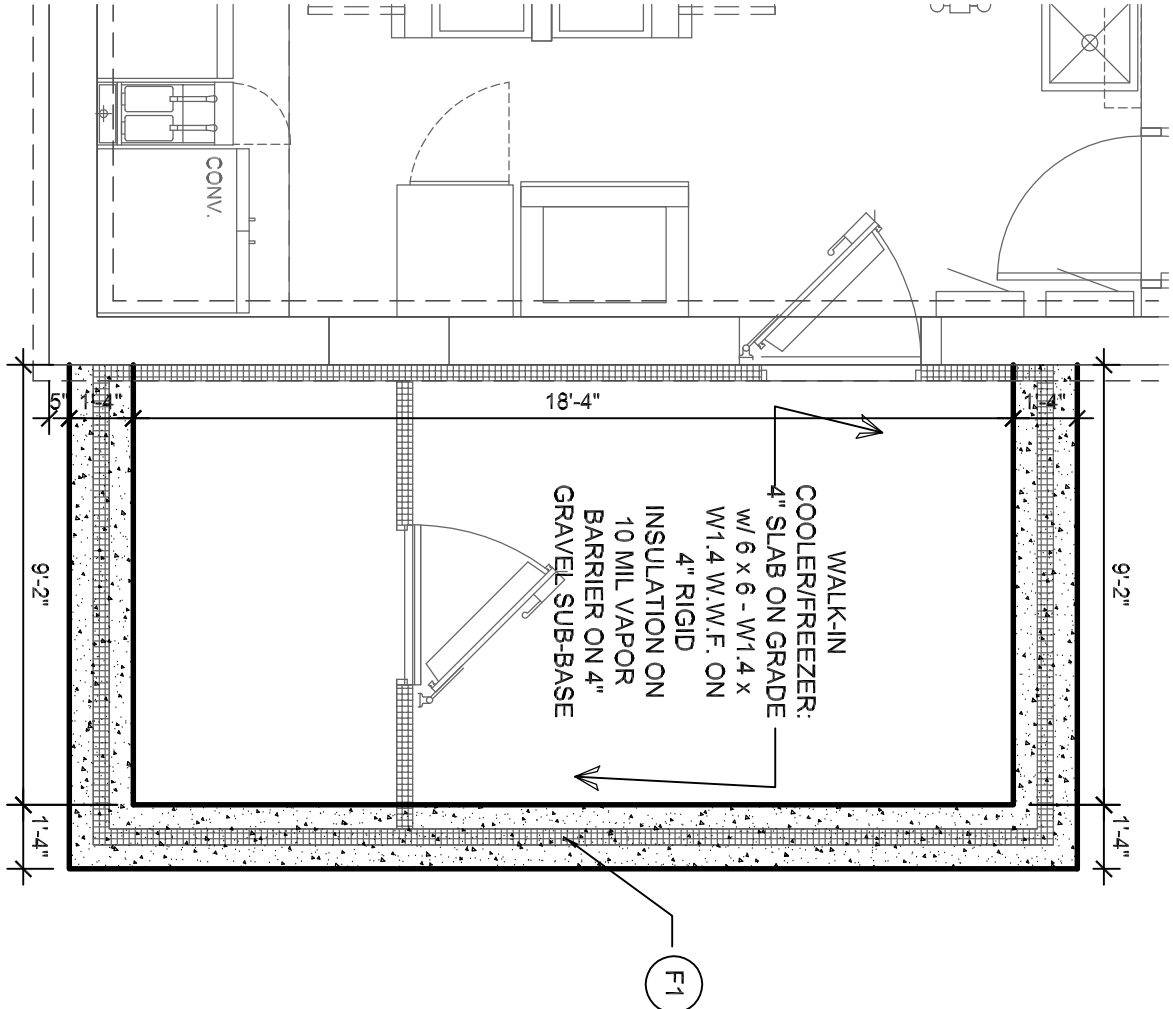
STEEL LINTEL SCHEDULE

- PROVIDE STEEL LINTEL AS PER THE FOLLOWING SCHEDULE IN ALL MASONRY WALL OPENINGS WHEN NOT SHOWN ON DRAWINGS, OR IN OPENINGS REQUIRED BY THE ARCHITECTURAL, MECHANICAL, AND ELECTRICAL DRAWINGS.

OPENINGS UP TO 4'-0"	LE 30X3 1/2X1/4
FOR OPENINGS FROM 4'-0" TO 6'-0"	LE 30X3 1/2X1/4
FOR OPENINGS FROM 6'-0" TO 7'-0"	LE 30X3 1/2X1/4
FOR OPENINGS FROM 7'-0" TO 10'-0"	Wx18 with 5/16" Plate
FOR OPENINGS GREATER THAN 10'-0" AND NOT SHOWN ON PLANS ALLOW	FOR A MINIMUM BEAM WEIGHT OF 38 PLF PLUS A 5/16" X 11" BOT PLATE
- ALL LINTELS SHALL HAVE 1" OF BEARING FOR EACH FOOT OF SPAN WITH A MINIMUM OF 6" BEARING AT EACH END.
- ALL LINTELS SHALL BEAR ON 8" OF SOLID MASONRY, U.N.O.
- USE ONE ANGLE FOR EACH 4" TYPICAL OF MASONRY, U.N.O.
- MINIMUM THICKNESS OF LINTELS IN EXTERIOR WALLS TO BE 5/16"
- PROVIDE 1/8" FLUSHING WITH WEEP HOLES

CONCRETE FOOTING SCHEDULE

MARK	DIMENSIONS			REINFORCEMENT
	WIDTH	LENGTH	DEPTH	
F3	1'-4"	-	3'-6"	(2) #5 BOTTOM CONT.

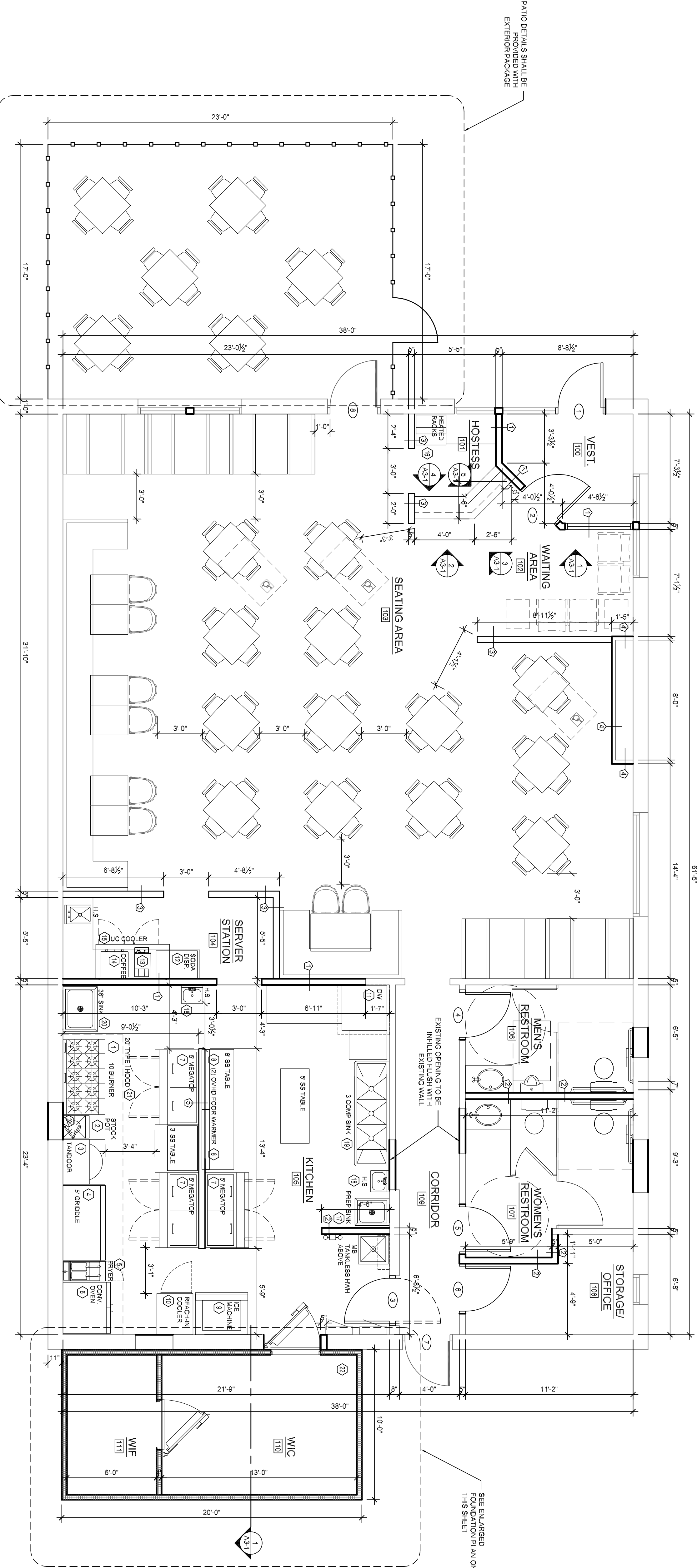


WICMIF FOUNDATION PLAN

SCALE: 1/4\"/>



ITEM NO.	DESCRIPTION	MANUFACTURER	MODEL NO.	REMARKS
1	10 BURNER	VULCAN	S160-10BN	340,000 BTU
2	STOCK POT	AOSA	ATSP-18-1L	80,000 BTU EA
3	TANDOR	ROTINMAN OVEN	RP-30	61,000 BTU
4	5 GRIDDLE	VULCAN	MS400	135,000 BTU
5	FRYER	PITCO	40D	107,000 BTU
6	DOUBLE OVEN	GARLAND	MCO-GS-20-S	130,000 BTU
7	MEGA TOP SANDWICH COOLER	TRUE	TS5U-60-24M-S7-HC	115,000 / 6,5A
8	OVERHEAD FLOOR WARMER	AVANTCO	17754MHN	120,000 / 10A
9	ICE MACHINE	MANITOWOC	IDT0300ADQ0	115,000 / 2.42 AMPS
10	1 DR REACH-IN FREEZER	AVANTCO	A-18P-HC	115,000 / 300W
11	DISHWASHER	HOBART	AM-18	238,000 52.5 AMPS
12	SODA DISPENSER			3/4\"/>
13	ESPRESSO MACHINE	BUNN		BY OWNER
14	COFFEE MACHINE	BUNN	TUC-48	115,000 / 5A
15	UNDERCOUNTER COOLER	TRUE	48TH2424K3	120,000 / 1.7A EACH
16	3 HEATED SHELVES	METRO		
17	PREP SINK	ADVANCE TACCO	9-21-20	
18	3 COMP SINK	BK RESOURCES	BK-F-W-30-G	
19	ADVANCE TACCO	ADVANCE TACCO	FC-3-1620-18R-	
20	PREP SINK	REGENCY	6036-362180	
21	20 TYPE Hood			BY SUPPLIER
22	WALK-IN COOLER / FREEZER	REGENCY	60301145	BY SUPPLIER
23	DROP-IN HAND SINK	WATERLOO	750P724D1	1/2\"/>



PROPOSED FLOOR PLAN

SCALE: 1/4\"/>

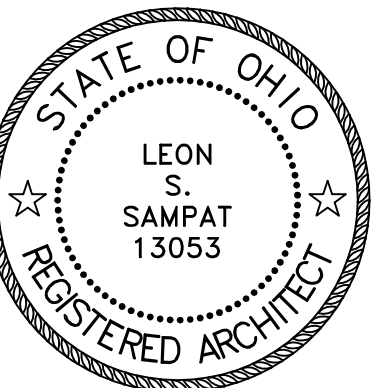


REV. DATE

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LS ARCHITECTS

22082 LORAN ROAD
FAIRVIEW PARK, OHIO 44126
PHONE 26-403-9854 FAX 440-716-8837



LEON S. SAMPAT
LICENSE# 13053
EXPIRATION DATE 12/31/2027

ALTERATIONS FOR:
MIRCHI HOUSE
24389 DETROIT ROAD
WESTLAKE, OH

JOB NO: 26-098

DATE: 06.04.2026

ISSUE: -

SHEET:

A1.1