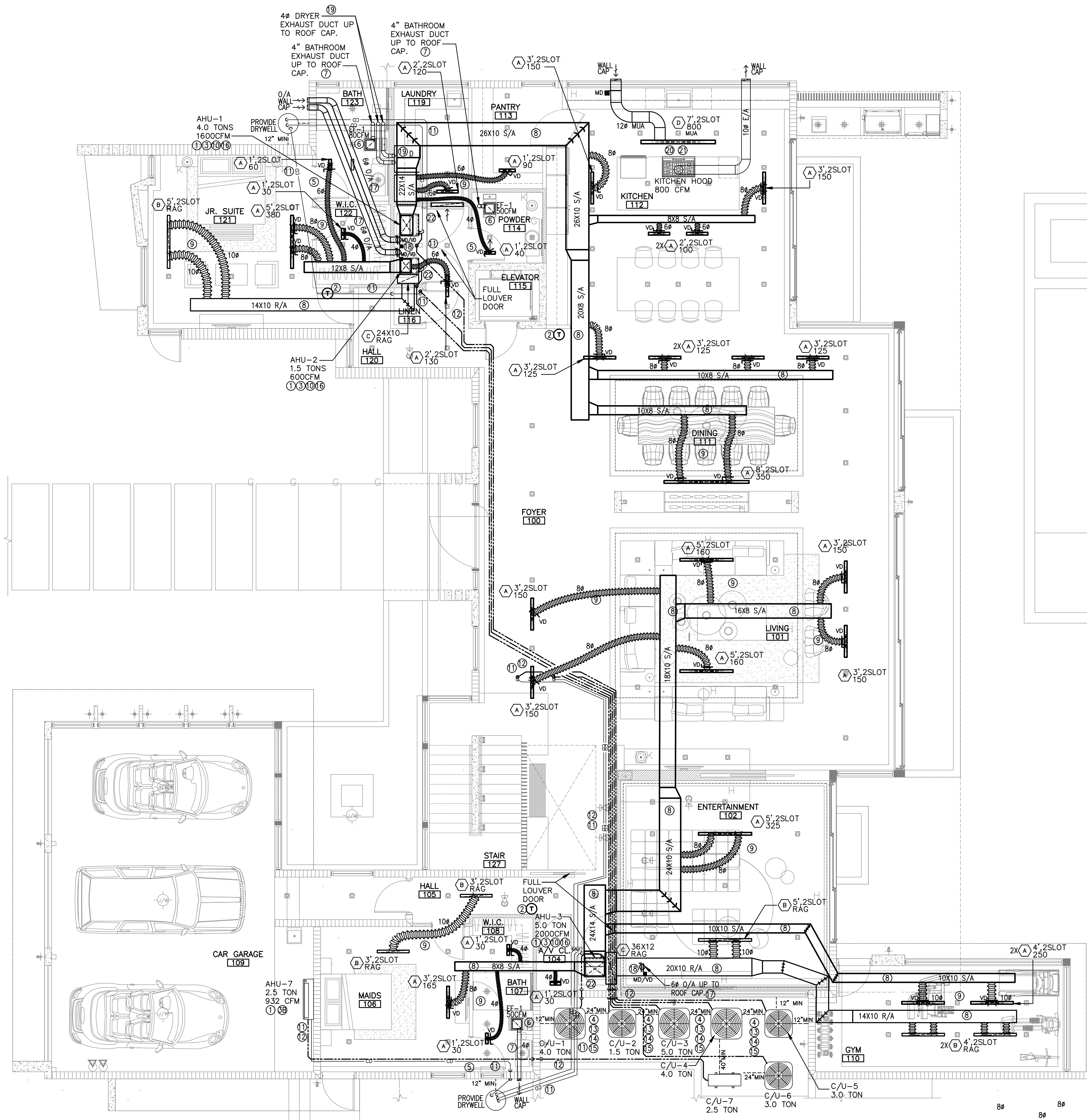


FIRST FLOOR MECHANICAL PLAN

SCALE: 3/16"=1'-0"

KEY NOTES HVAC

- 1 FULL SIZE SUPPLY / RETURN AIR PLENUM.
- 2 PROGRAMMABLE THERMOSTAT WITH BUILT-IN HUMIDISTAT MOUNT 48" A.F.F. PROVIDE TEMPERATURE SENSORS AS PER PLANS TO OPERATE ON AVERAGE TEMPERATURE. TEMPERATURE SENSOR AT RETURN DUCT OR INSIDE OF A/C CLOSET.
- 3 (VERTICAL) UPFLOW AIR HANDLER UNIT (AHU) AS SIZED ON PLAN. PROVIDE MINIMUM 6" SERVICE / MAINTENANCE AREA AROUND AIR HANDLING UNIT. CEILING HUNG (HORIZONTAL) AIR HANDLER UNIT (AHU), AS SIZED ON PLAN WITH AUXILIARY CONDENSATE DRAIN PAN. MECHANICAL CONTRACTOR TO ENCLOSE AHU WITH DRYWALL TO PROTECT FROM HEAT. PROVIDE ACCESS PANEL MINIMUM 30X78".
- 36 WALL-MOUNTED HEATING AND COOLING UNIT (AHU) AS SIZED ON PLAN. PROVIDE MINIMUM SERVICE / MAINTENANCE AREA AROUND AIR HANDLING UNIT BY MANUFACTURER.
- 4 CONCRETE PAD MOUNT CONDENSER UNIT ABOVE FLOOD LEVEL. TIE DOWN AS PER MIAMI-DADE APPROVED METHOD. CONDENSER SHALL BE INSTALLED ABOVE FLOOD LEVEL.
- 5 1" DOOR UNDERCUT. TYPICAL.
- 6 CEILING EXHAUST FAN & GRILLE, AS SIZED ON PLAN W/BACKDRAFT DAMPER.
- 7 EXHAUST DUCT, AS SIZED ON PLAN GOING TO WALL CAP OR ROOF CAP. WALL CAP OR ROOF CAP WITH CORROSION RESISTANT SCREEN, MUST BE MINIMUM 10FT. FROM ANY O/A INTAKE AND MUST BE MINIMUM 3FT. FROM ANY WINDOW.
- 8 HVAC DUCTWORK TO BE FIBER GLASS, INSTALLED AS PER SMACNA STANDARDS WITH 1.5" THICK (R-6) INSULATION FIRST FLOOR CEILING SPACE. UNLESS NOTED OTHERWISE.
- 9 FLEXIBLE INSULATED DUCTWORK WITH 1.5" FIBERGLASS INSULATION WITH FRK VAPOR BARRIER, CLASS I AIR DUCT, U.L. R-6.0 INSULATION. TYPICAL FIRST FLOOR CEILING.
- 10 PROVIDE FLEXIBLE DUCT CONNECTION WITH AHU.
- 11 INSULATED CONDENSATE DRAIN LINE FORMED BY SECTIONS IN COMPLIANCE WITH FBC M-307.2.5 RUNNING AT CEILING SPACE TO THE DRYWELL CONNECTION. 2" WHEN IT RUNS UNDERGROUND.
- 12 REFRIGERANT PIPES RUNNING AT CEILING SPACE
- 13 REFRIGERANT SUCTION LINE TO BE INSULATED WITH INSULATION HAVING A THERMAL RESISTIVITY OF AT LEAST R-4 AND HAVING AN EXTERNAL PERMEANCE NOT EXCEEDING 0.05 PERM WHEN TESTED IN ACCORDANCE WITH ASTM E96. PROVIDE UV COAT PROTECTION.
- 14 REFRIGERANT CIRCUIT ACCESS PORTS LOCATED OUTDOORS SHALL BE FITTED WITH LOCKING-TYPE TAMPER-RESISTANT CAPS OR SHALL BE OTHERWISE SECURED TO PREVENT UNAUTHORIZED ACCESS UNLESS THE PORTS ARE LOCATED INSIDE THE CONDENSING UNIT CABINET (FBCR-M1411.8)
- 15 CONTRACTOR MUST VERIFY TOTAL REFRIGERANT PIPING LENGTH AND PIPING LIFT THAT IS NOT GREATER THAN THOSE VALUES RECOMMENDED BY MANUFACTURER, NOTIFY THE ENGINEER'S OFFICE WITH THIS SITUATION AND TO FIND THE BEST SOLUTION.
- 16 PROVIDE AUXILIARY CONDENSATE DRAINPAN SYSTEM TO AHU, SEE DETAIL.

- 17 6" DOUBLE WALL INSULATED R-8 SHEET METAL 22 GA. OUTSIDE AIR (O/A) DUCT, AS SIZED ON PLAN, O/A SHALL BE MINIMUM 10' AWAY FROM ANY EXHAUST OR VENT.
- 18 PROVIDE MOTORIZED DAMPER MD TO O/A DUCTWORKS. THE MOTORIZED DAMPER OPEN WHILE THE A/C UNIT IS WORKING, AND RETURNING TO CLOSE POSITION WHEN CU IS OFF.
- 19 DRYER EXHAUST (26 GAUGE MIN). WITHIN RECESSED DRYER VENT BOX, TERMINATING WITH ROOF CAP OR WALL CAP; NO SCREEN.
- 20 RANGE EXHAUST DUCT GALVANIZED SHEET METAL 26GA.; AS SIZED ON PLAN TERMINATING WITH ROOF OR WALL CAP WITH BACK DRAFT DAMPER. PROVIDE CORROSION RESISTANT SCREEN.
- 21 MOTORIZED DAMPER INTERLOCK WITH HOOD OPERATION. W/ ACCESS PANEL. CONTRACTOR MUST PROVIDE HOOD WITH CONTROL FOR M/A AND M/DAMPER.
- 22 AC CLOSET AS A RETURN AIR PLENUM. NO COMBUSTIBLE MATERIAL INSIDE OF CLOSET. AC CLOSET DOOR AND AC CLOSET PLENUM SHALL MEET ASTM E-84, 25/50 FLAME/SMOKE DEVELOP MATERIAL.
- 23 CONSTRUCTION RETURN AIR ENCLOSURE PLENUM SHALL BE FBC - MECHANICAL, 8TH EDITION (2023), SECTION 602.2. MATERIALS WITHIN PLENUMS SHALL BE NONCOMBUSTIBLE OR SHALL BE LISTED AND LABELED AS HAVING A FLAME SPREAD INDEX OF NOT MORE THAN 25 AND A SMOKE-DEVELOPED INDEX OF NOT MORE THAN 50 WHEN TESTED IN ACCORDANCE WITH ASTM E84 OR UL 723. AS PER SECTION 602.2.1 FBC - MECHANICAL, 8TH EDITION (2023)

ENERGY CONSERVATION NOTES:

ALL HVAC EQUIPMENT SHALL BE EQUIPPED WITH PROGRAMMABLE THERMOSTAT TO ALLOW SYSTEM SHUT DOWN AFTER HOURS OF OPERATION. ALL LIGHTING HAS AFTER HOURS SHUT DOWN. ALL AC EQUIPMENT PROVIDE WITH OUTSIDE AIR MOTORIZED DAMPERS TO SHUT DOWN WHEN SPACE IS NOT USED.

SCOPE OF WORK:

NEW AC SYSTEM IN NEW HOUSE.
NEW AIR DISTRIBUTION AND EXHAUST FAN WITH EXHAUST DUCT FOR BATHROOMS.

HVAC NOTES

- 1-MECHANICAL CONTRACTOR SHALL COORDINATE WITH ELECTRICAL CONTRACTOR DUCT LOCATION TO AVOID CONFLICTS WITH LIGHT FIXTURES. MINIMUM CLEAR CEILING SPACE TO RUN AC & LIGHTING SYSTEM SHALL BE PROVIDE DEPENDING ON THE LIGHT FIXTURE HOUSING.
- 2-LOCATION OF ALL SUPPLY AIR AND RETURN AIR CEILING DEVICES SHALL BE COORDINATED WITH TRUSSES LOCATION TO AVOID CONFLICTS.
- 3-MECHANICAL CONTRACTOR SHALL COORDINATE WITH GC CEILINGS PRIOR TO DUCTWORK ORDERING AND INSTALLATION.
- 4-FINAL RUN OF CONDENSATE PIPES & TERMINATION SHALL BE COORDINATED WITH ARCHITECT.
- 5-FINAL RUN OF REFRIGERANT LINES & FINAL LOCATION OF CONDENSER UNIT SHALL BE COORDINATED WITH ARCHITECT.
- 6-CONDENSER UNIT SHOULD BE INSTALLED OBSERVING MANUFACTURER SERVICE CLEARANCES.
- 7-CONDENSER UNIT SHOULD BE PLACED SO ROOF RUN-OFF WATER DOES NOT POUR DIRECTLY ON UNIT.
- 8-MECHANICAL CONTRACTOR SHALL COORDINATE NEW WALL CAP AND LOUVER LOCATION TO AVOID CONFLICTS WITH ELECTRICAL DEVICES AT EXTERIOR WALL, OBSERVING MINIMUM CLEARANCE REQUIRED BY ELECTRICAL CODE.
- 9-CU MUST BE INSTALLED AT THE FFE OF THE HOUSE, ALL EQUIPMENT TO BE INSTALLED ABOVE FLOOD LEVEL.
- 10-THE AC SYSTEM MUST BE TESTING AND BALANCE BY CERTIFY THIRD PARTY.
- 11-PROVIDE INSULATION TO ALL EXHAUST AND MAKE UP AIR DUCTS WHEN RUNNING INSIDE A/C SPACE AND UNVESTED ATTIC.
- 12-BACK DRAFT DAMPER TO BE INSTALLED TO ALL EXHAUST DUCT AT THE OUTLET LOCATION EITHER WALL CAP OR ROOF CAP.

This item has been digitally signed and sealed by Amarilis Rodriguez, PE, on 06/04/24 03:07.
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larpe
engineering inc
2020 Ponce de Leon Blvd., Suite 1002
Coral Gables, Florida 33134
Phone > 305 444 9809
Fax > 305 444 9827

Engineering Design:
Mechanical & Electrical
Plumbing & Fire Protection
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