

SYMBOL LEGEND		
SYMBOL	ABBR.	DESCRIPTION
---	G	GAS PIPING
---	CW	COLD WATER PIPING
---	FW	FILTERED WATER PIPING
---	HU	HOT WATER PIPING
---	HUR	HOT WATER RETURN PIPING
---	S	SANITARY PIPING
---	GW	GREASE WASTE PIPING
---	V	VENT PIPING
---	CD	CONDENSATE DRAIN PIPING
(E)	EXISTING	
S.O.V.	SHUT-OFF VALVE	
---	CV	CHECK VALVE
---	GC	GAS COCK
U	UNION	
---	PCAP	PIPE CAP 4" STUB-OUT
---	WCO	WALL CLEAN OUT
---	TCO	TWO-WAY CLEANOUT
---	COTG	CLEANOUT TO GRADE
---	WR	WATER REGULATOR
---	WC	WATER CLOSET
---	L	LAVATORY
---	KS	KITCHEN SINK
---	HS	HAND SINK
---	MS	MOP SINK
---	WH	WATER HEATER
---	VTR	VENT THRU ROOF
---	AF	ABOVE FINISHED FLOOR
---	P.O.C.	POINT OF CONNECTION
---	P.O.D.	POINT OF DISCONNECT
---	T.D.L.	TOTAL DEVELOPED LENGTH
---	---	PLUMBING DETAIL REFERENCE
---	---	EQUIPMENT REFERENCE

1ST FLOOR SHELL (SUITE 100)

WATER CALCULATION
BASED ON APPENDIX 'A' 2018 U.P.C.

TYPE	QTY.	F.U.	TOTAL
FUTURE FIXTURES	-	109.5	109.5
TOTAL F.U.		109.5	
		MAX G.P.M.	45

LOSSES
BLDG. HEIGHT 30 ft.
FEET x 0.43 P.S.I. / FEET 12.9 psi.
MIN. FIX. PRESSURE 25 psi.
WATER FILTER 15 psi.
TOTAL 52.9 psi.

DEVELOPED LENGTH TO FURTHEST FIXTURE 250 ft.
FITTING LOSS TOTAL 300 ft.

MIN. PRESSURE AT P.O.C. 60 psi.
BLDG. PRESSURE LOSS 52.9 psi.
PRESSURE AVAILABLE FOR FRICTION LOSS 71 psi.

MAXIMUM ALLOWABLE PRESSURE DROP 300 ft.
PER 100 FT. 2.31 psi.

1/4" METER REQUIRED.
2 1/2" DIAMETER MAIN SELECTED PER CHART A-105(1) 131 2018 U.P.C.

1ST FLOOR SHELL (SUITE 100)

WATER CALCULATION
BASED ON APPENDIX 'A' 2018 U.P.C.

TYPE	QTY.	F.U.	TOTAL
FUTURE FIXTURES	-	115	115
TOTAL F.U.		115	
		MAX G.P.M.	47

LOSSES
BLDG. HEIGHT 30 ft.
FEET x 0.43 P.S.I. / FEET 12.9 psi.
MIN. FIX. PRESSURE 25 psi.
WATER FILTER 15 psi.
TOTAL 52.9 psi.

DEVELOPED LENGTH TO FURTHEST FIXTURE 250 ft.
FITTING LOSS TOTAL 300 ft.

MIN. PRESSURE AT P.O.C. 60 psi.
BLDG. PRESSURE LOSS 52.9 psi.
PRESSURE AVAILABLE FOR FRICTION LOSS 71 psi.

MAXIMUM ALLOWABLE PRESSURE DROP 300 ft.
PER 100 FT. 2.31 psi.

1/4" METER REQUIRED.
2 1/2" DIAMETER MAIN SELECTED PER CHART A-105(1) 131 2018 U.P.C.

CONDOMINIUMS WATER CALCULATION
BASED ON APPENDIX 'A' 2018 U.P.C.

TYPE	QTY.	F.U.	TOTAL
UC	28	28	28
L	28	1	28
SH	28	2	56
KS/DW	24	3	72
CU	24	4	96
ICE MAKER	24	0.5	12
TOTAL F.U.		334	
		MAX G.P.M.	92

LOSSES
BLDG. HEIGHT 65 ft.
FEET x 0.43 P.S.I. / FEET 27.99 psi.
MIN. FIX. PRESSURE 20 psi.
TOTAL 47.99 psi.

DEVELOPED LENGTH TO FURTHEST FIXTURE 223 ft.
FITTING LOSS TOTAL 267.6 ft.

MIN. PRESSURE AT P.O.C. 10 psi.
BLDG. PRESSURE LOSS 47.99 psi.
PRESSURE AVAILABLE FOR FRICTION LOSS 22.05 psi.

MAXIMUM ALLOWABLE PRESSURE DROP 300 ft.
PER 100 FT. 8.24 psi.

2" METER REQUIRED.
3" DIAMETER MAIN SELECTED PER CHART A-105(1) 131 2018 U.P.C.

MATERIAL SPECIFICATIONS

MATERIAL	SPECIFICATIONS
DOMESTIC COLD AND HOT WATER PIPING	ABOVEGROUND: TYPE 'L' COPPER TUBING PER ASTM B 88-88 WITH WROUGHT COPPER FITTINGS PER ASME B16.22-88 OR CPVC PLASTIC PIPING PER ASTM 2466-2006 WITH SOCKET FITTINGS PER ASTM 438-2006 AND THREADED FITTINGS PER ASTM 431-2006 AND SOLVENT CEMENTS PER ASTM 483-2004 UNDERGROUND: TYPE 'K' COPPER TUBING PER ASTM B 88-88.
DOMESTIC HOT WATER PIPING INSULATION	1/2" THICK 'ARMAFLEX' WITH R VALUE OF 2 OR EQUAL
WASTE AND VENT PIPING	ABS AND CAST IRON PIPE.
GAS PIPING	SCHEDULE 40 BLACK IRON THREADED MALLEABLE FITTINGS INSIDE AND GALVANIZED FITTINGS AND PIPE WHERE EXPOSED. JOINT COMPOUND. PROVIDE ISOLATION VALVES AT ALL EQUIPMENT.

CONDOMINIUMS DRAINAGE FIXTURE UNITS
BASED ON TABLE 102.1 2018 U.P.C.

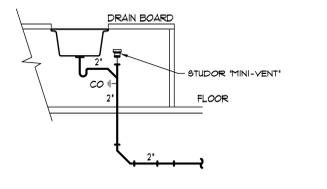
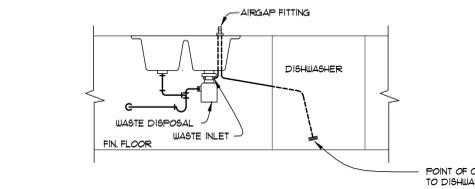
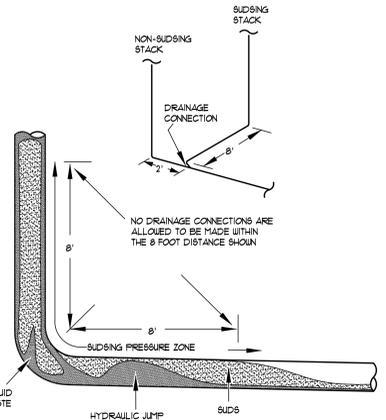
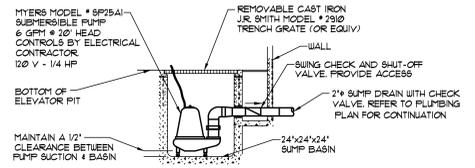
TYPE	QTY.	F.U.	TOTAL
UC	28	3	84
L	28	1	28
SH	28	2	56
KS/DW	24	2	48
CU	24	3	72
TOTAL D.F.U.		288	

GENERAL NOTES

- SEAL ALL ROOF AND WALL PENETRATIONS WATER TIGHT.
- MAINTAIN PLUMBING VENTS A MINIMUM OF 10'-0" AWAY FROM ANY OA INTAKE.
- REFER TO PLUMBING FIXTURE SCHEDULE FOR ANY UNMARKED ROUGH-IN SIZES.
- COORDINATE WORK WITH OTHER TRADES PRIOR TO ANY ROUGH-INS.
- ALL SANITARY DRAINAGE PIPING 4" AND SMALLER SHALL BE SLOPED AT 1/4" PER FOOT.
- ALL VENT AND BRANCH VENT PIPING SHALL BE FREE FROM DROPS/BAGS AND EACH SUCH VENT SHALL BE LEVEL OR SHALL BE SO GRADED AND CONNECTED AS TO DRIP BACK BY GRAVITY TO THE DRAINAGE PIPE IT SERVES.
- ALL CONDENSATE PIPING SHALL BE SLOPED AT 1/8" PER FOOT.
- CONTRACTOR SHALL FIELD VERIFY EXACT SIZE, INVERT AND LOCATION OF SAN PIPING.
- CONTRACTOR TO ENSURE THAT ALL SUPPLY, WASTE AND STORM DRAIN PIPING SHALL BE VIBRATION ISOLATED PER THE SPECIFICATIONS OR SHOULD INCLUDE EXTERNAL INSULATION.

PLUMBING SPECIFICATIONS

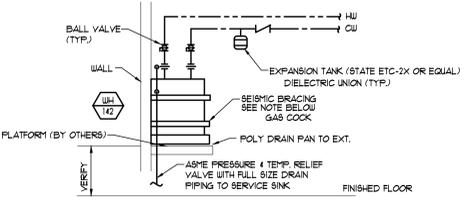
- GENERAL**
- CONTRACTOR SHALL CHECK AND VERIFY ALL SIZES, DIMENSIONS, AND CONDITIONS BEFORE STARTING ANY WORK. ANY DEVIATIONS OR PROBLEMS SHALL BE TRANSMITTED TO THE ENGINEER FOR REVIEW.
 - ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE 2018 UNIFORM CODE OF THE APPLICABLE BUILDING, MECHANICAL, PLUMBING, ELECTRICAL CODES, AND FEDERAL, STATE, AND LOCAL REGULATIONS.
 - ALL EQUIPMENT SHALL BE BALANCED, ADJUSTED, AND TESTED TO PROVIDE SAFE, STABLE, AND QUIET OPERATION.
 - CONTRACTOR TO PROVIDE A PRESSURE REDUCING VALVE W/ BYPASS SET TO 75 P.S.I. WHEN INCOMING WATER PRESSURE EXCEEDS 80 P.S.I.
 - DRAWINGS ARE DIAGNATHIC, SMALL SCALE, AND INDICATE THE GENERAL ARRANGEMENT OF SYSTEMS AND WORK INCLUDED.
 - INSTALL WATER HAMMER ARRESTOR WHERE REQUIRED PER 2018 U.P.C.
 - INSTALL SEDIMENT TRAP WHERE NECESSARY TO COMPLY WITH 2018 U.P.C.
 - ALL DESIGNS TO COMPLY WITH 2018 U.P.C. AND WITH LOCAL AMENDMENTS.
 - MAINTAIN OCCUPANCY AND FIREWALL SEPARATION INTEGRITY AS REQUIRED. REFER TO ARCHITECTURAL PLANS FOR LOCATION OF ALL OCCUPANCY/FIREWALL SEPARATIONS AND SPECIFIC DETAILS FOR CONSTRUCTION. PROVIDE ALL NECESSARY UL LISTED SLEEVES, ACCESS DOORS, GASKING, ETC. FOR APPROVED INSTALLATION.
- PRODUCTS**
- DOMESTIC WATER PIPING (CONFIRM W/ BUILDER/OWNER)
ABOVE GROUND: TYPE "M" COPPER, WROUGHT FITTINGS, LEAD FREE SOLDERED.
BELOW SLAB: TYPE "L" COPPER TUBING, SLEEVED THRU SLAB, ALL JOINTS SILVER BRAZED.
OR
"UNIBOND" OR EQUAL, CROSS-LINKED POLYETHYLENE TYPE "A" PIPING WITH BRASS FITTINGS, SUITABLE FOR POTABLE WATER, WHEN INSTALLED BY A PRODUCT CERTIFIED TECHNICIAN.
* PIPING WITHIN THE BUILDING SHALL BE OF A LIKE MATERIAL (FOR SIZES 1" AND LARGER COPPER SHALL BE USED.) SEE ABOVE SPEC'S.
NOTE: DIELECTRIC FITTINGS SHALL BE USED WHEREVER DISSIMILAR METALS ARE JOINED.
 - SANITARY WASTE AND VENT PIPING
ABS OR P.V.C. PAINT WITH LATEX PAINT WHERE EXPOSED.
 - GAS PIPING
SCHEDULE 40 BLACK IRON, THREADED MALLEABLE FITTINGS INSIDE AND GALVANIZED FITTINGS AND PIPE WHERE EXPOSED, JOINT COMPOUND. PROVIDE ISOLATION VALVES AT ALL EQUIPMENT. SUSPENDED PIPING SHALL BE SUPPORTED AT THE FOLLOWING INTERVALS: 6 FEET FOR 1/2", 8 FEET FOR 3/4" AND 1", 10 FEET FOR 1-1/4" AND LARGER.
UNDERSLAB: SLEEVED, SEALED & VENTED FERROUS GAS PIPING SHALL BE "GASTITE" OR EQUAL, AND HAVE FACTORY PROTECTIVE COATING. POLYETHYLENE GAS YARD PIPING TO BE INSTALLED PER IAPMO IS 12-2003.
 - DOMESTIC WATER PIPE INSULATION
(COPPER ONLY) 1/2" THICK CLOSED CELL NEOPRENE PIPE INSULATION, MIN R-3, INSTALLED IN UNCONDITIONED SPACES & ON ALL HOT WATER REIRC. SYSTEMS PER 2018 E.C.C.
 - PLUMBING FIXTURES
PROVIDE CP ANGLE STOPS TO FINISH PLUMBING FIXTURES. PROVIDE SHUT-OFF VALVES WITH UNIONS TO ALL OTHER FIXTURES. PROVIDE PRESSURE BALANCED OR THERMOSTATIC MIXING VALVES, PER 2018 U.P.C. AT ALL SHOWERS, BATHTUBS AND/OR COPENATIONS TO ALLOW FOR A MAXIMUM WATER TEMPERATURE OF 120 F. ALL PLUMBING FIXTURES SHALL COMPLY WITH LOCAL AUTHORITIES CURRENT WATER CONSERVATION CODES.



ELECTRIC WATER HEATER SCHEDULE

SYMBOL	MANUFACTURER/ MODEL NUMBER OR EQUAL	MINIMUM STORAGE (GALLONS)	MINIMUM RECOVERY (GPM AT 90°F ROSE)	FIRST HOUR RATING	ENERGY FACTOR	NO. OF ELEMENTS	ELECTRICAL (VOLTAGE / PHASE)
WH	BRADFORD WHITE RE740LNB	40	21	45	0.92	2	45 / 208 / 1
WH	BRADFORD WHITE RE750LNB	50	21	61	0.92	2	45 / 208 / 1

NOTE: ELEMENTS ARE NON-SIMULTANEOUS



PLUMBING SHEET INDEX

SHEET NUMBER	SHEET NAME
PL0	SPECIFICATION, SCHEDULE, DETAILS, CALCULATIONS, SYMBOL LEGEND AND SHEET INDEX
P2.01	BUILDING: 1ST FLOOR PLUMBING PLAN (WASTE & VENT)
P2.02	BUILDING: 2ND FLOOR PLUMBING PLAN (WASTE & VENT)
P2.03	BUILDING: 3RD FLOOR PLUMBING PLAN (WASTE & VENT)
P2.04	BUILDING: 4TH FLOOR PLUMBING PLAN (WASTE & VENT)
P2.05	BUILDING: 5TH FLOOR PLUMBING PLAN (WASTE & VENT)
P2.06	ROOF PLUMBING PLAN
P2.07	SANITARY WASTE, VENT & WATER RISER DIAGRAMS
P3.01	BUILDING: 1ST FLOOR PLUMBING PLAN (WATER)
P3.02	BUILDING: 2ND FLOOR PLUMBING PLAN (WATER)
P3.03	BUILDING: 3RD FLOOR PLUMBING PLAN (WATER)
P3.04	BUILDING: 4TH FLOOR PLUMBING PLAN (WATER)
P4.00	UNITS 200 & 205 PLUMBING FLOOR PLANS
P4.01	UNITS 400 & 405 PLUMBING FLOOR PLANS



A NEW SHELL BUILDING IMPROVEMENT
31 SOUTH WATER STREET
CITY OF HENDERSON, NY 89015
APN # 179-16-611-005

31 WATER STREET LLC
PROJECT NUMBER: 0201909
DATE: 03.09.2020

P. JAMES ARCHITECT
ARCHITECTURE
PLANNING
DESIGN
4629 VICTORIA BEACH WAY
LAS VEGAS, NV 89103
702.683.3277

REV	DATE	DESCRIPTION



P1.00

SEAL

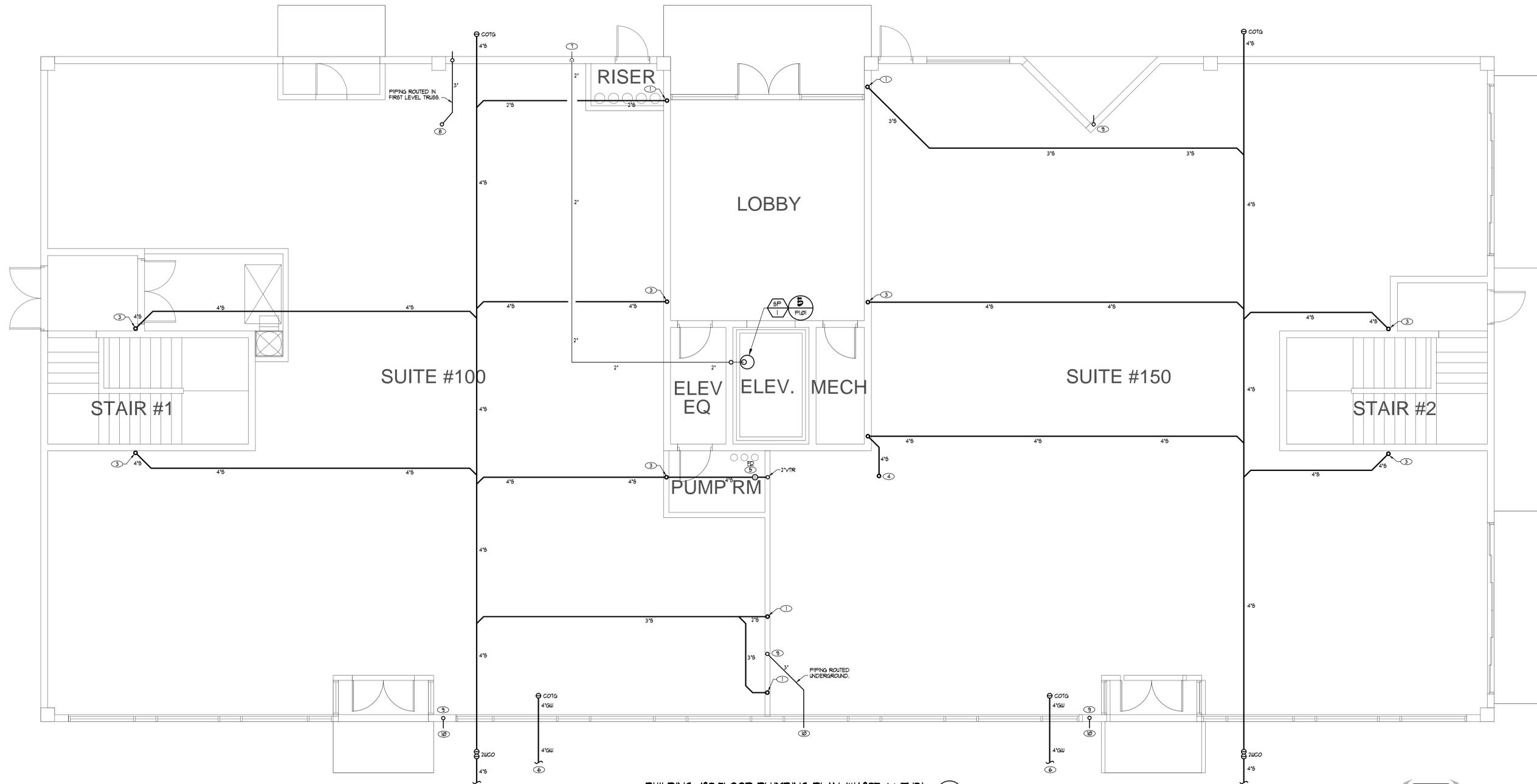


GENERAL NOTES:

- 1) PATIO DRAINS ARE SIZED AT 4"/HR RAINFALL AND 1/4" PER FOOT SLOPE IN TABLE 1001 IN ACCORDANCE WITH THE 2000 UPC. TERMINATE AT DOWNSPOUT AT MINIMUM 6" AFG TO SPLASH BLOCK.
- 2) DRAINS THAT ARE WITHIN 2FT OF ENTRY DOORWAY SHALL BE EXTENDED UNDERGROUND TO SPILL AT NEAREST CURBSIDE MATCH FREE AREA.

SHEET NOTES

- ① 2" DOWN FROM UPPER LEVEL.
- ② 3" DOWN FROM UPPER LEVEL.
- ③ 4" DOWN FROM UPPER LEVEL.
- ④ 4" DOWN FROM UPPER LEVEL, ROUTE TO NEAREST WALL.
- ⑤ 4" @ 2" V. PROVIDE "SURE SEAL" TRAP PROTECTION.
- ⑥ 4" GW STUB TO FUTURE GREASE INTERCEPTOR. TENANT TO SIZE FUTURE GREASE INTERCEPTOR PER T1. SUBMITTAL CONTRACTOR TO ROUTE GREASY WASTE PIPING TO FUTURE GREASE INTERCEPTOR LOCATION AS SHOWN ON CIVIL PLANS.
- ⑦ ELEVATOR SUMP PUMP DISCHARGE UP IN WALL TO EXIT AT MINIMUM 6" AFG IN A CODE APPROVED LOCATION.
- ⑧ 3" PATIO DRAIN DOWN FROM UPPER LEVEL. ROUTE IN TRUSS OVER TO NEAREST WALL.
- ⑨ 3" PATIO DRAIN DOWN FROM UPPER LEVEL.
- ⑩ EXTEND 3" PATIO DRAIN UNDERGROUND TO SPILL AT NEAREST CURBSIDE MATCH FREE AREA.



BUILDING: 1ST FLOOR PLUMBING PLAN (WASTE & VENT)
SCALE: 1/4" = 1'-0"



A NEW SHELL BUILDING IMPROVEMENT
31 SOUTH WATER STREET
CITY OF HENDERSON, NV 89015
APN # 179-18-611-055

31 WATER STREET LLC
PROJECT NUMBER: 0201909
DATE: 03.09.2020



P. JAMES ARCHITECTURE
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REV	DATE	DESCRIPTION
		BUILDING: 1ST FLOOR PLUMBING PLAN (WASTE & VENT)

SHEET
P2.01

SEAL

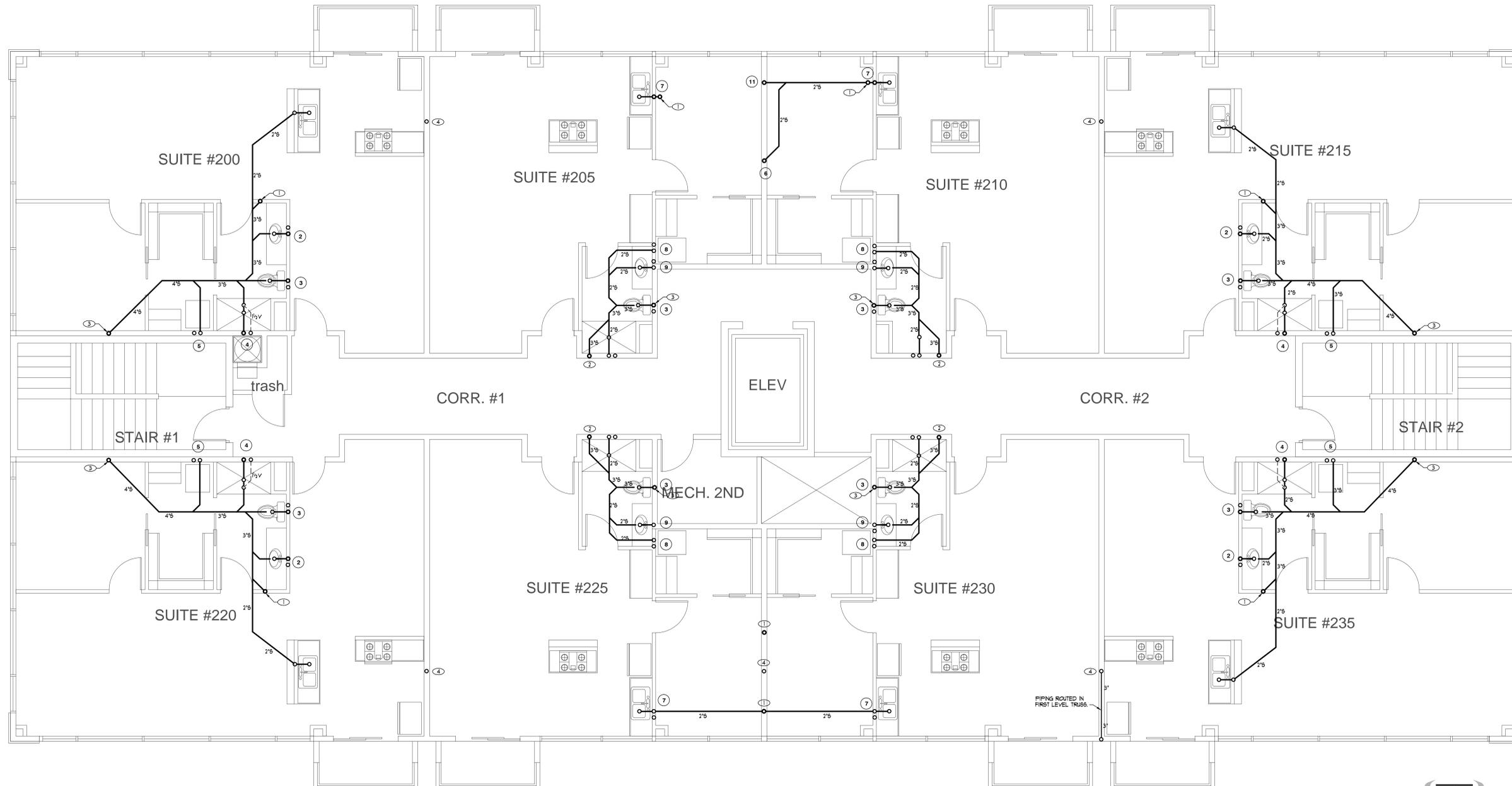


SEWER RISERS

- ① = WASTE / VENT SYMBOL (RISER "1" FOR EXAMPLE); REFER TO SHEET P2.01 "SANITARY WASTE & VENT RISER DIAGRAM".

SHEET NOTES

- ① 2" DRAIN DOWN TO BELOW
- ② 3" DRAIN DOWN TO BELOW
- ③ 4" DRAIN DOWN TO BELOW
- ④ 3" AREA DRAINAGE PIPING DOWN TO LOWER LEVEL.



A NEW SHELL BUILDING IMPROVEMENT
 31 SOUTH WATER STREET
 CITY OF HENDERSON, NV 89015

31 WATER STREET LLC
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REV	DESCRIPTION	DATE
	BUILDING: 2ND FLOOR PLUMBING PLAN (WASTE & VENT)	

SHEET

P2.02

BUILDING: 2ND FLOOR PLUMBING PLAN (WASTE & VENT)
 SCALE: 1/4" = 1'-0"



SEAL

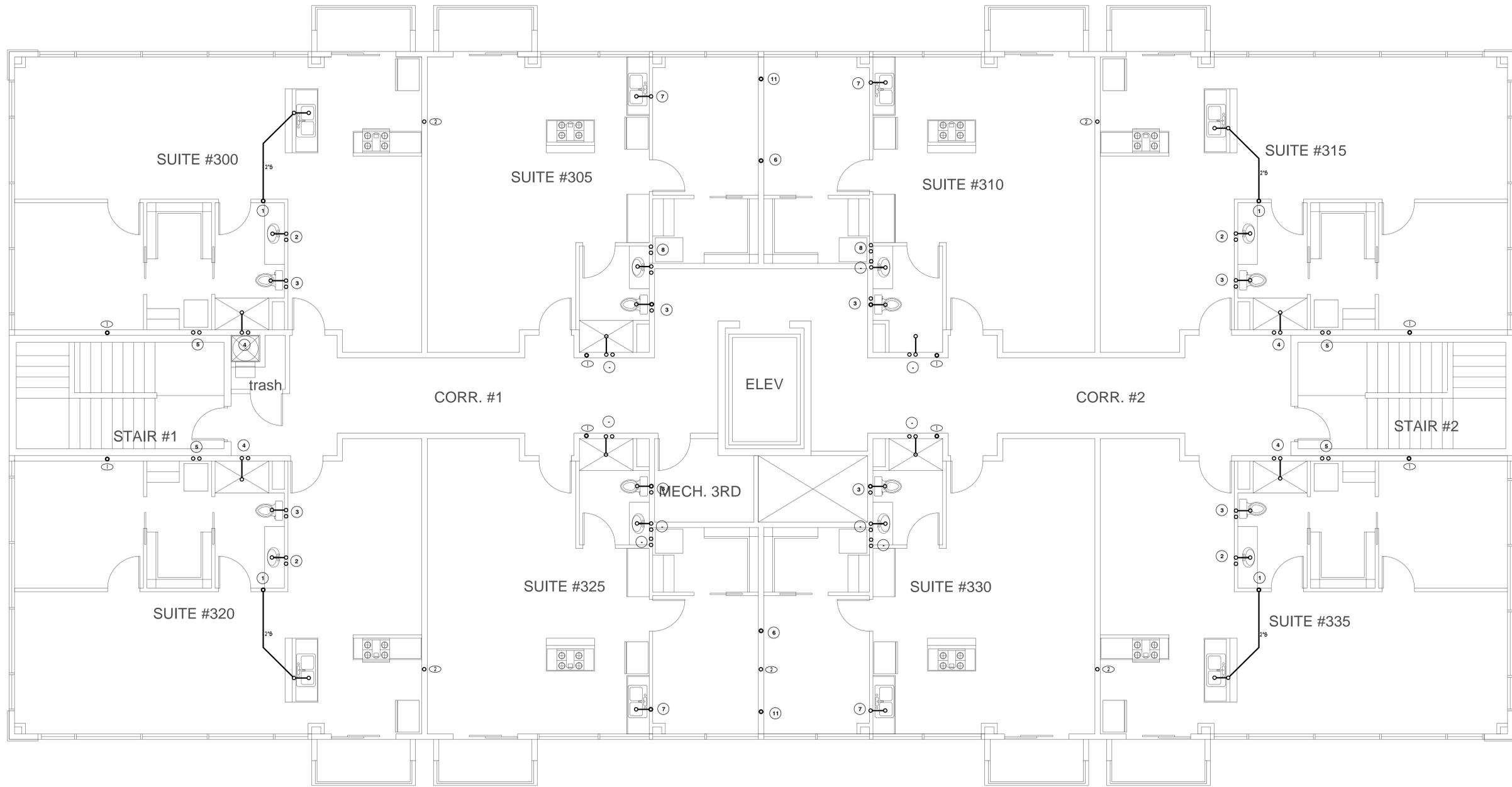


SEWER RISERS

- ① WASTE / VENT SYMBOL. (RISERS "1" FOR EXAMPLE) REFER TO SHEET P2.07 "SANITARY WASTE & VENT RISER DIAGRAM".

SHEET NOTES

- ① 3" DRAIN DOWN TO BELOW.
- ② 3" AREA DRAINAGE PIPING DOWN TO LOWER LEVEL.



BUILDING: 3RD FLOOR PLUMBING PLAN (WASTE & VENT)

SCALE: 1/4" = 1'-0"



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A NEW SHELL BUILDING IMPROVEMENT
 31 SOUTH WATER STREET
 CITY OF HENDERSON, NV 89015
 APN # 179-18-611-055

31 WATER STREET LLC
 PROJECT NUMBER: 0201909
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REV	DESCRIPTION	DATE
	BUILDING: 3RD FLOOR PLUMBING PLAN (WASTE & VENT)	

SHEET

P2.03

SEAL

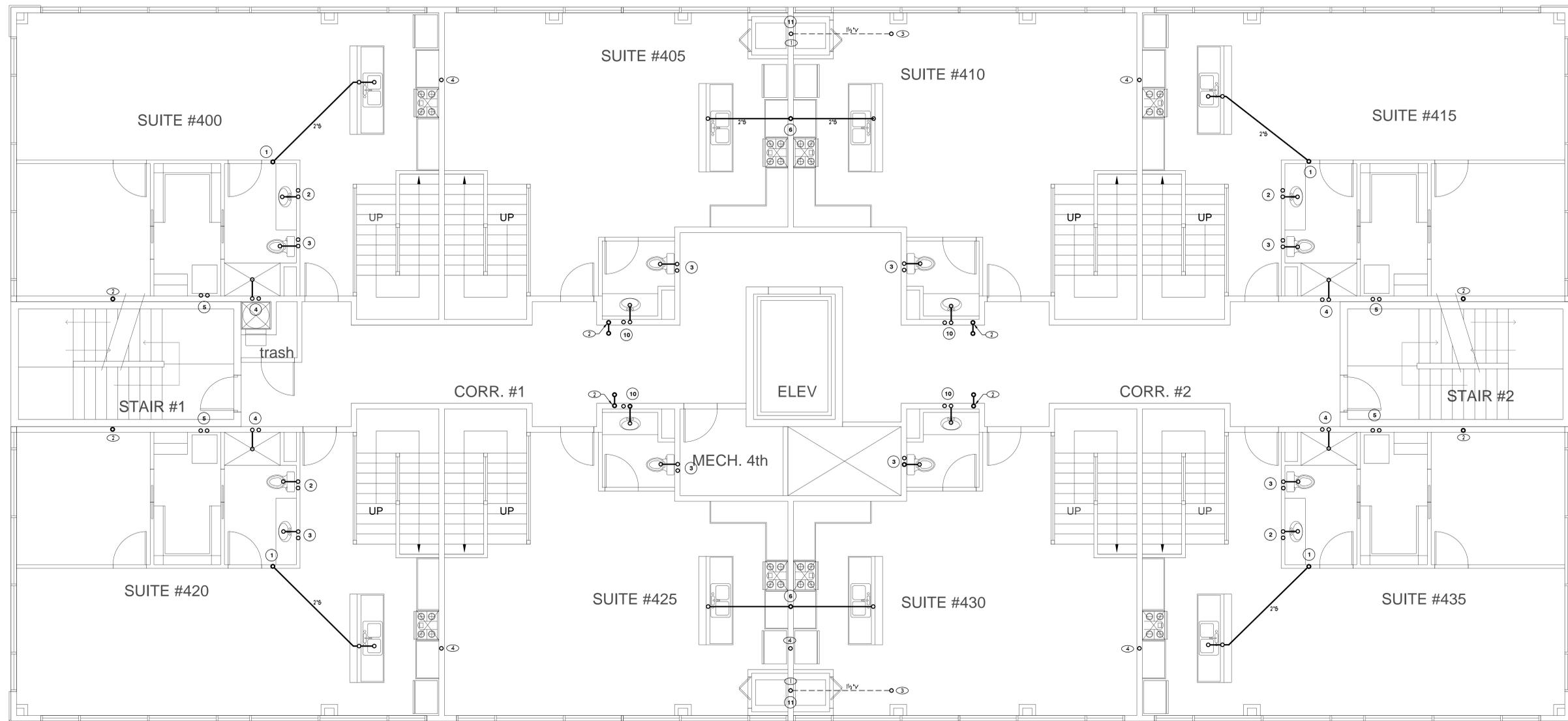


SEWER RISERS

- ① WASTE / VENT SYMBOL (RISER '1' FOR EXAMPLE) REFER TO SHEET P2.07 'SANITARY WASTE & VENT RISER DIAGRAM'.

SHEET NOTES

- ① 2" DRAIN DOWN TO BELOW.
- ② 3" DRAIN DOWN TO BELOW.
- ③ 1/2" VTR, MAINTAIN 10 FT. CLEARANCE TO FRESH AIR INTAKES.
- ④ 3" AREA DRAINAGE PIPING DOWN TO LOWER LEVEL.



BUILDING: 4TH FLOOR PLUMBING PLAN (WASTE & VENT)

SCALE: 1/4" = 1'-0"



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CITY OF HENDERSON, NV 89015

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REV	DATE	DESCRIPTION
		BUILDING: 4TH FLOOR PLUMBING PLAN (WASTE & VENT)

SHEET
P2.04

SEAL

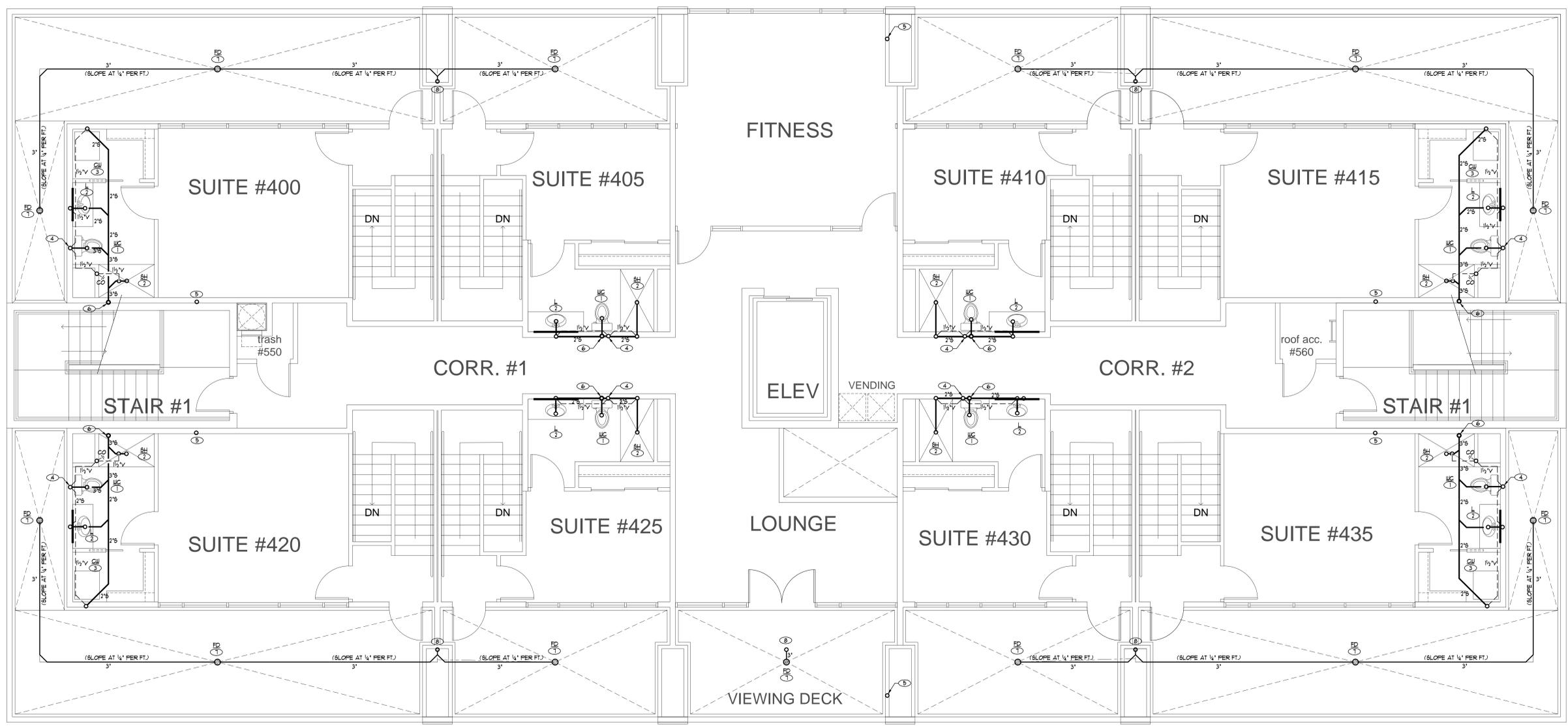


SEWER RISERS

- ① WASTE / VENT SYMBOL (RISER "1" FOR EXAMPLE) REFER TO SHEET P2.01 "SANITARY WASTE & VENT RISER DIAGRAM".

SHEET NOTES

- ① 3" 2"V.
- ② 2" 1 1/2"V.
- ③ 2" 1 1/2"V. PROVIDE DUEL DRAIN CLOTHES WASHER BOX.
- ④ 2"VTR. MAINTAIN 10" FT. CLEARANCE TO FRESH AIR INTAKES.
- ⑤ 1 1/2"VTR. MAINTAIN 10" FT. CLEARANCE TO FRESH AIR INTAKES.
- ⑥ 3" DOWN TO BELOW.
- ⑦ 3" PATIO AREA DRAIN.
- ⑧ 3" AREA DRAINAGE PIPING DOWN TO LOWER LEVEL.



A NEW SHELL BUILDING IMPROVEMENT
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 APN # 179-18-611-055



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REV	DESCRIPTION	DATE

BUILDING: 5TH FLOOR PLUMBING PLAN (WASTE & VENT)

P2.05

BUILDING: 5TH FLOOR PLUMBING PLAN (WASTE & VENT)
 SCALE: 1/4" = 1'-0"



SEAL

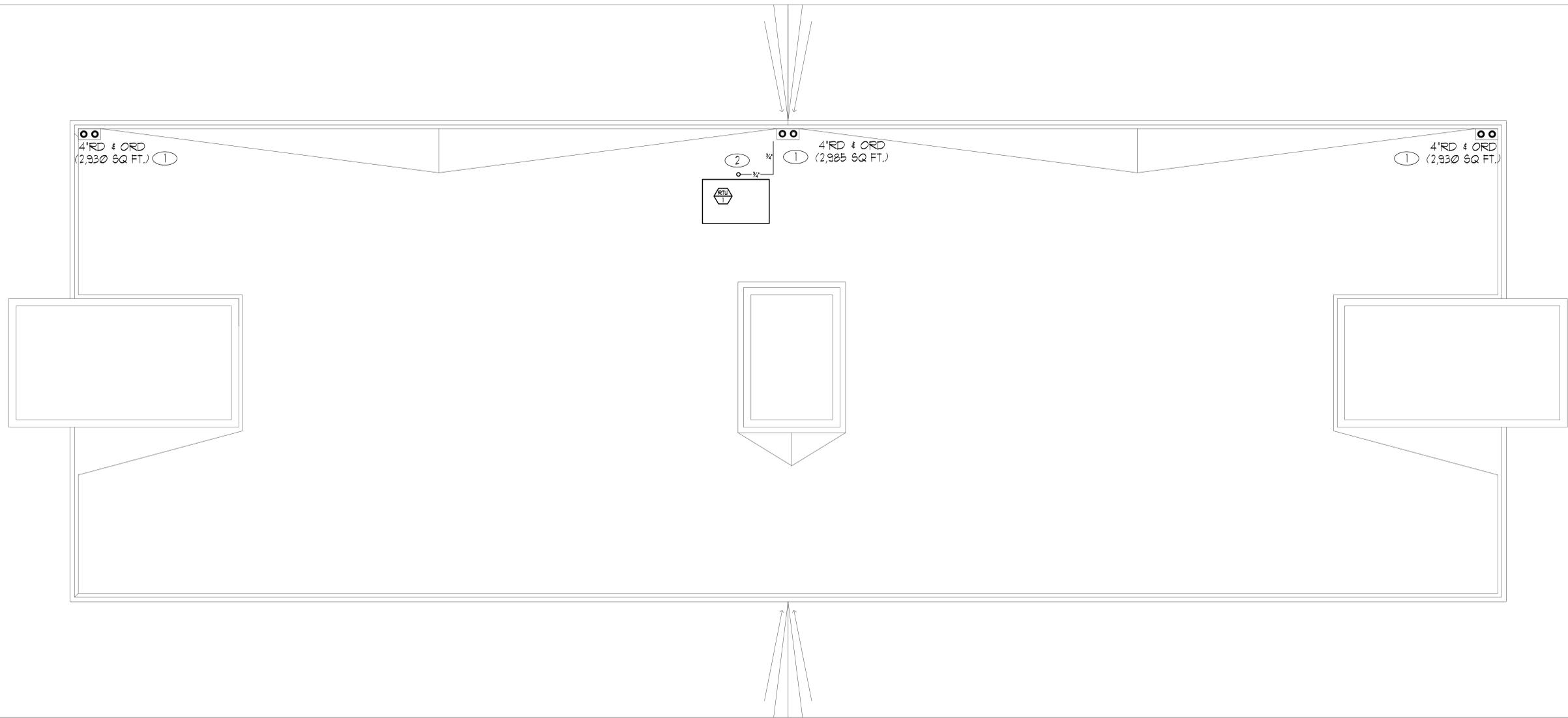


GENERAL NOTES:

- 1) ROOF DRAINS(RD) AND OVERFLOW ROOF DRAINS(ORD) ARE SIZED AT 4"/HR RAINFALL AND 1/4" PER FOOT SLOPE IN TABLE 1103.1 IN ACCORDANCE WITH THE 2018 UPC. TERMINATE AT DOWNSPOUT AT MINIMUM 6" A.F.G. TO SPLASH BLOCK.

NOTES:

- ① 4"RD/4ORD, ROUTE LEADER DOWN IN WALL TO GROUND LEVEL. TERMINATE WITH ZURN (MODEL NO. Z193-4) DOWN SPOUT NOZZLE AND SPILL TO SPLASH BLOCK TO LANDSCAPE AT 6" A.F.G.
- ② 3/4" PRIMARY CONDENSATE DRAIN LINE FROM HVAC UNIT, FULL SIZE, ROUTE TO NEAREST PLUMBING FIXTURE OR ROOF DRAIN.



ROOF PLUMBING PLAN
SCALE: 1/4" = 1'-0"



A NEW SHELL BUILDING IMPROVEMENT
31 SOUTH WATER STREET
CITY OF HENDERSON, NV 89015

31 WATER STREET LLC
PROJECT NUMBER: 0201909



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REV	DESCRIPTION	DATE
	BUILDING: ROOF PLUMBING PLAN	

SHEET

P2.06

SEAL



A NEW SHELL BUILDING IMPROVEMENT
 31 SOUTH WATER STREET
 CITY OF HENDERSON, NV 89015
 APN # 179-18-611-055

31 WATER STREET LLC
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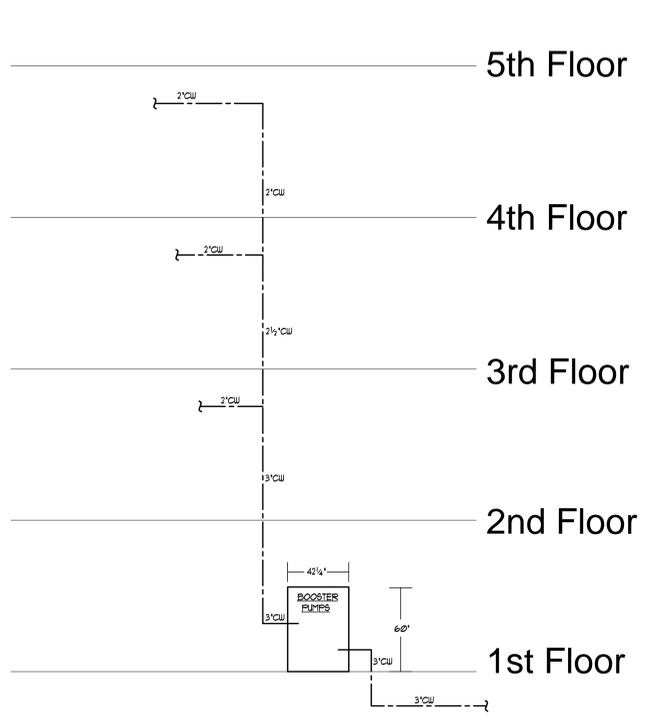


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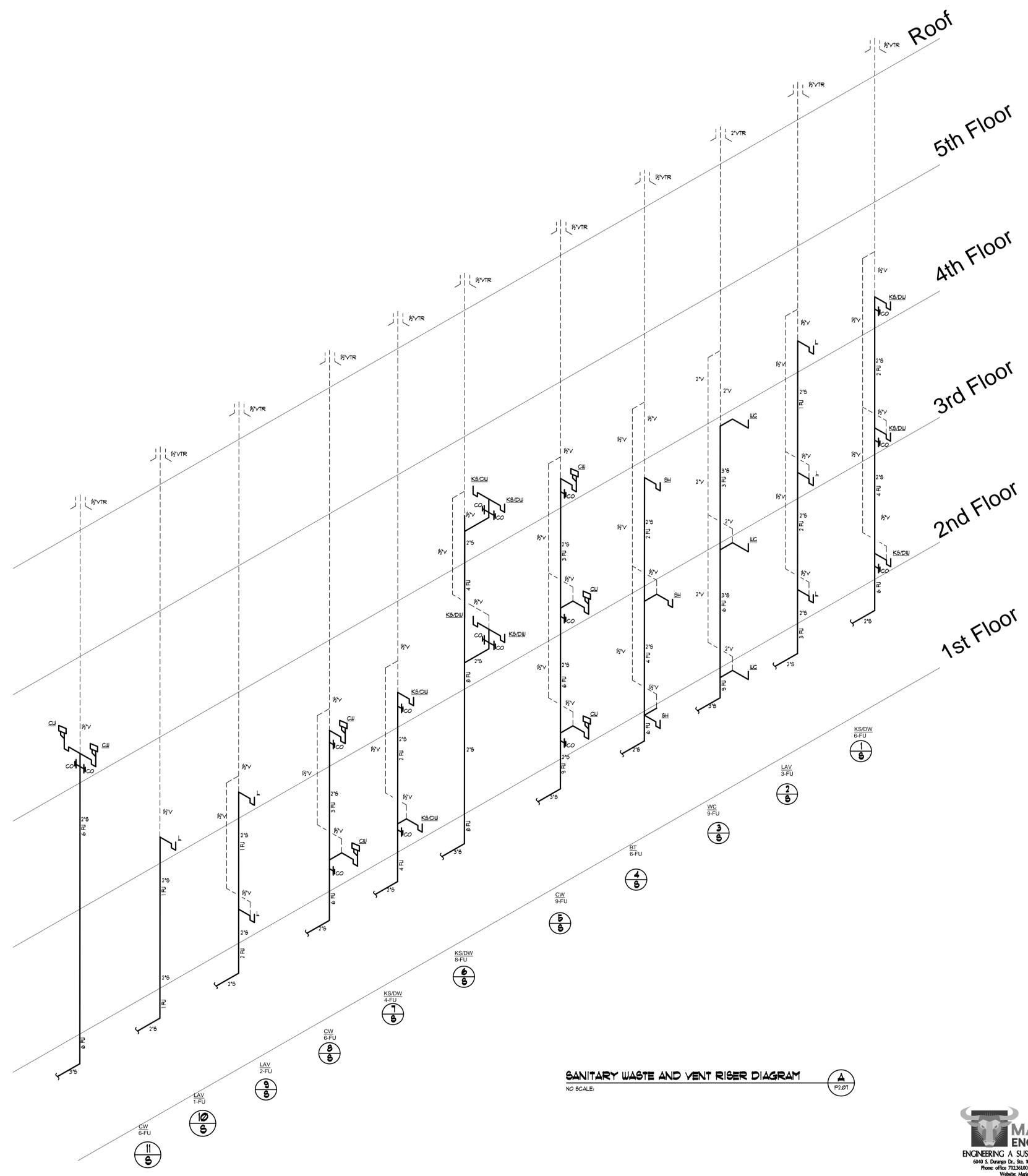
REV	DESCRIPTION	DATE
	SANITARY WASTE & VENT RISER DIAGRAM	

SHEET
P2.07

DOMESTIC WATER RISER DIAGRAM
 NO SCALE: B P2.07



SANITARY WASTE AND VENT RISER DIAGRAM
 NO SCALE: A P2.07

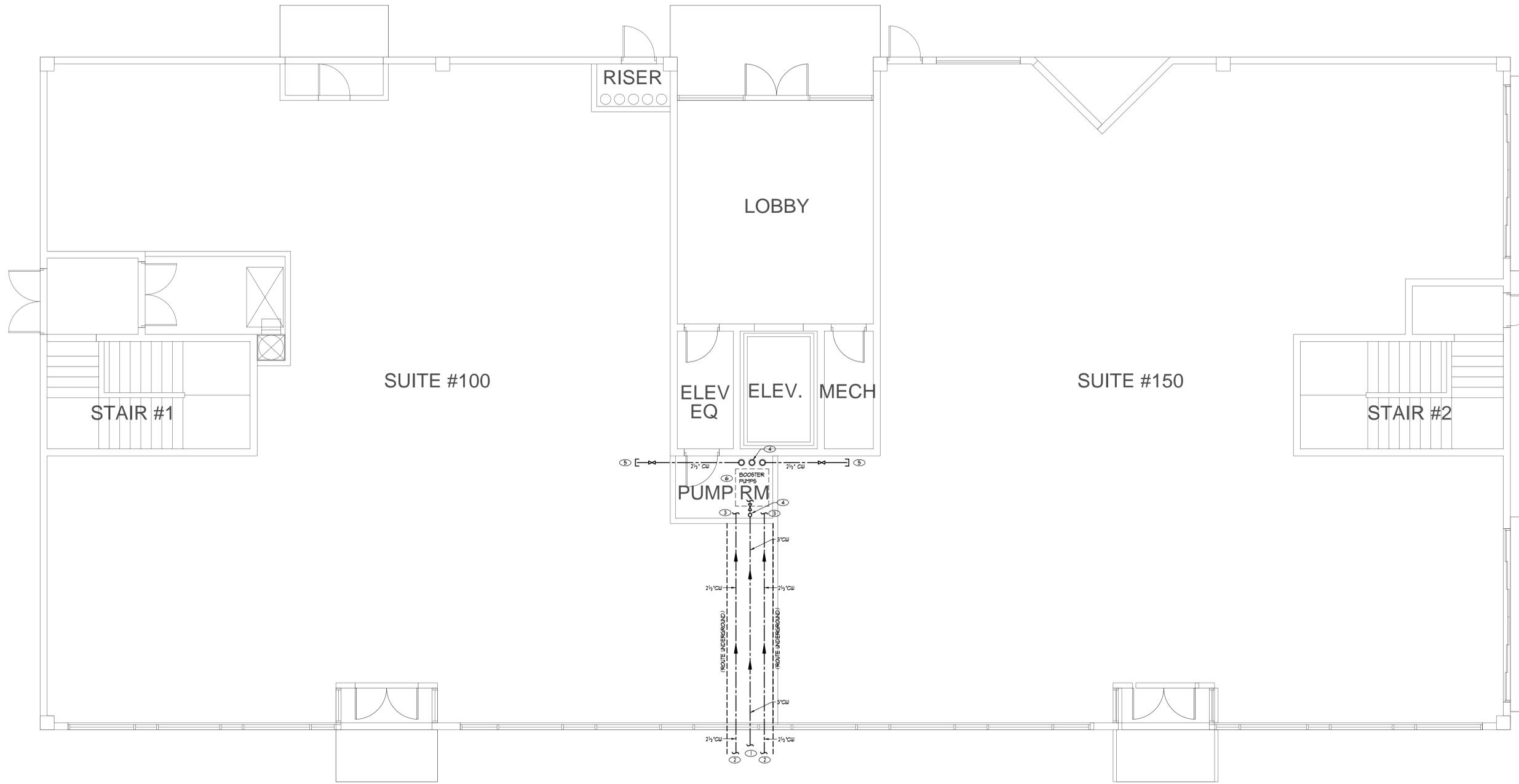


SEAL



SHEET NOTES

- ① 3/4" CW DOMESTIC WATER SUPPLY. REFER TO CIVIL UTILITY PLANS FOR SITE WATER SUPPLY METERS EXACT LOCATION. CONTRACTOR TO FIELD VERIFY EXACT POINT OF CONNECTION TO BUILDING AND ADJUST ACCORDINGLY. VERIFY SYSTEM PRESSURE REGULATOR SET TO 80 P.S.I., SHUT-OFF VALVE IN CONCRETE YARD BOX AND BACKFLOW PROTECTION (RFPF) INSTALLED ON DOMESTIC MAIN.
- ② 2 1/2" CW WATER SUPPLY. REFER TO CIVIL UTILITY PLANS FOR SITE WATER SUPPLY METERS EXACT LOCATION. CONTRACTOR TO FIELD VERIFY EXACT POINT OF CONNECTION TO BUILDING AND ADJUST ACCORDINGLY. VERIFY SYSTEM PRESSURE REGULATOR SET TO 80 P.S.I., SHUT-OFF VALVE IN CONCRETE YARD BOX AND BACKFLOW PROTECTION (RFPF) INSTALLED ON DOMESTIC MAIN.
- ③ 2 1/2" CW CONTINUATION TO RISER AS SHOWN.
- ④ 3/4" CW DOMESTIC WATER. PROVIDE LINE SIZE SHUT-OFF VALVE BEFORE CONNECTION TO BOOSTER PUMPS. CONNECT TO BOOSTER PUMP SYSTEM THEN PROVIDE SHUT-OFF VALVE AFTER CONNECTION TO BOOSTER PUMP SYSTEM THEN ROUTE TO RISER FOR UNIT SUPPLY DISTRIBUTION.
- ⑤ 2 1/2" CW STUB FOR FUTURE TENANT. PROVIDE LINE SIZED SHUT-OFF VALVE.
- ⑥ BOOSTER PUMP: QUANTUM FLO-GENIUS 2 200/10/27M (24 SHP MOTORS). PLEASE CONTACT ARCHITECT OR SOUTHWESTERN MECHANICAL SALES AT (702) 368-1561.



BUILDING: 1ST FLOOR PLUMBING PLAN (WATER)
 SCALE: 1/4" = 1'-0"
 P3.01

A NEW SHELL BUILDING IMPROVEMENT
 31 SOUTH WATER STREET
 CITY OF HENDERSON, NV 89015
 APN #179-18-611-055
31 WATER STREET LLC
 PROJECT NUMBER: 0201909
 DATE: 03.09.2020



P. JAMES ARCHITECT
 ARCHITECTURE
 PLANNING
 DESIGN
 4629 VICTORIA BEACH WAY
 LAS VEGAS, NV 89103
 702.683.3277

REV	DATE	DESCRIPTION
		BUILDING: 1ST FLOOR PLUMBING PLAN (WATER)

P3.01

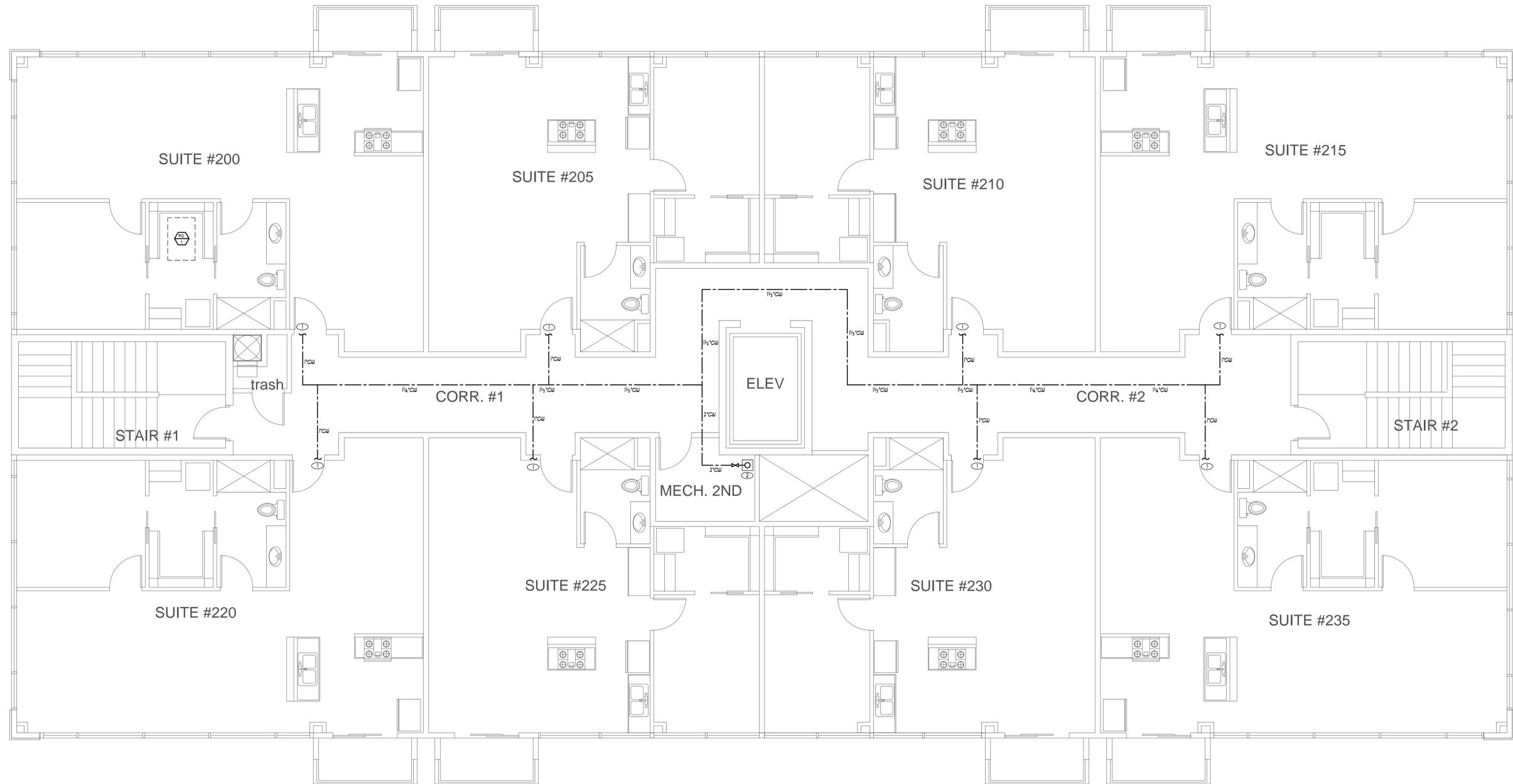


SEAL



SHEET NOTES

- ① REFER TO SHEETS P4.00 & P4.01 FOR ENLARGED UNIT PLANS FOR DOMESTIC WATER LAY-OUT.
- ② 3"CU UP FROM BELOW. PROVIDE LINE SIZE SHUT-OFF VALVE.



BUILDING: 2ND FLOOR PLUMBING PLAN (WATER)
SCALE: 1/4" = 1'-0"



A NEW SHELL BUILDING IMPROVEMENT
 31 SOUTH WATER STREET
 CITY OF HENDERSON, NV 89015
 APN # 179-18-611-055
31 WATER STREET LLC
 PROJECT NUMBER: 0201909
 DATE: 03.09.2020



P. JAMES ARCHITECTURE
 PLANNING
 DESIGN
 4629 VICTORIA BEACH WAY
 LAS VEGAS, NV 89103
 702.683.3277

REV	DESCRIPTION	DATE
	BUILDING: 2ND FLOOR PLUMBING PLAN (WATER)	

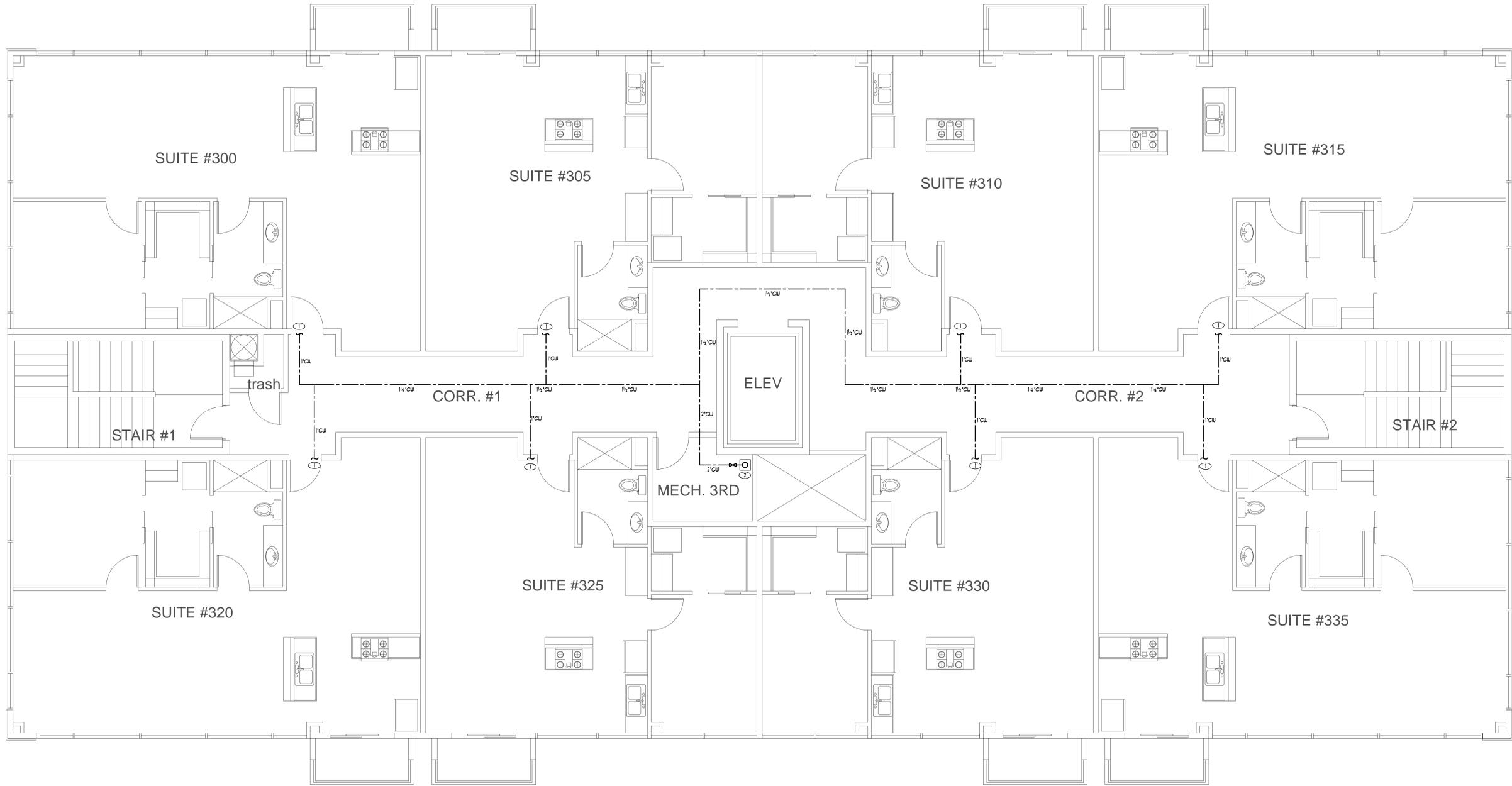
SHEET
P3.02

SEAL



SHEET NOTES

- 1 REFER TO SHEETS P4.00 & P4.01 FOR ENLARGED UNIT PLANS FOR DOMESTIC WATER LAY-OUT.
- 2 2 1/2" CW UP FROM BELOW. PROVIDE LINE SIZE SHUT-OFF VALVE.



BUILDING: 3RD FLOOR PLUMBING PLAN (WATER)
 SCALE: 1/4" = 1'-0"
 P3.03



A NEW SHELL BUILDING IMPROVEMENT
 31 SOUTH WATER STREET
 CITY OF HENDERSON, NV 89015
 APN # 179-18-611-055
31 WATER STREET LLC
 PROJECT NUMBER: 0201909
 DATE: 03.09.2020



P. JAMES ARCHITECTURE
 PLANNING
 DESIGN
 4629 VICTORIA BEACH WAY
 LAS VEGAS, NV 89103
 702.683.3277

REV	DESCRIPTION	DATE
	BUILDING: 3RD FLOOR PLUMBING PLAN (WATER)	

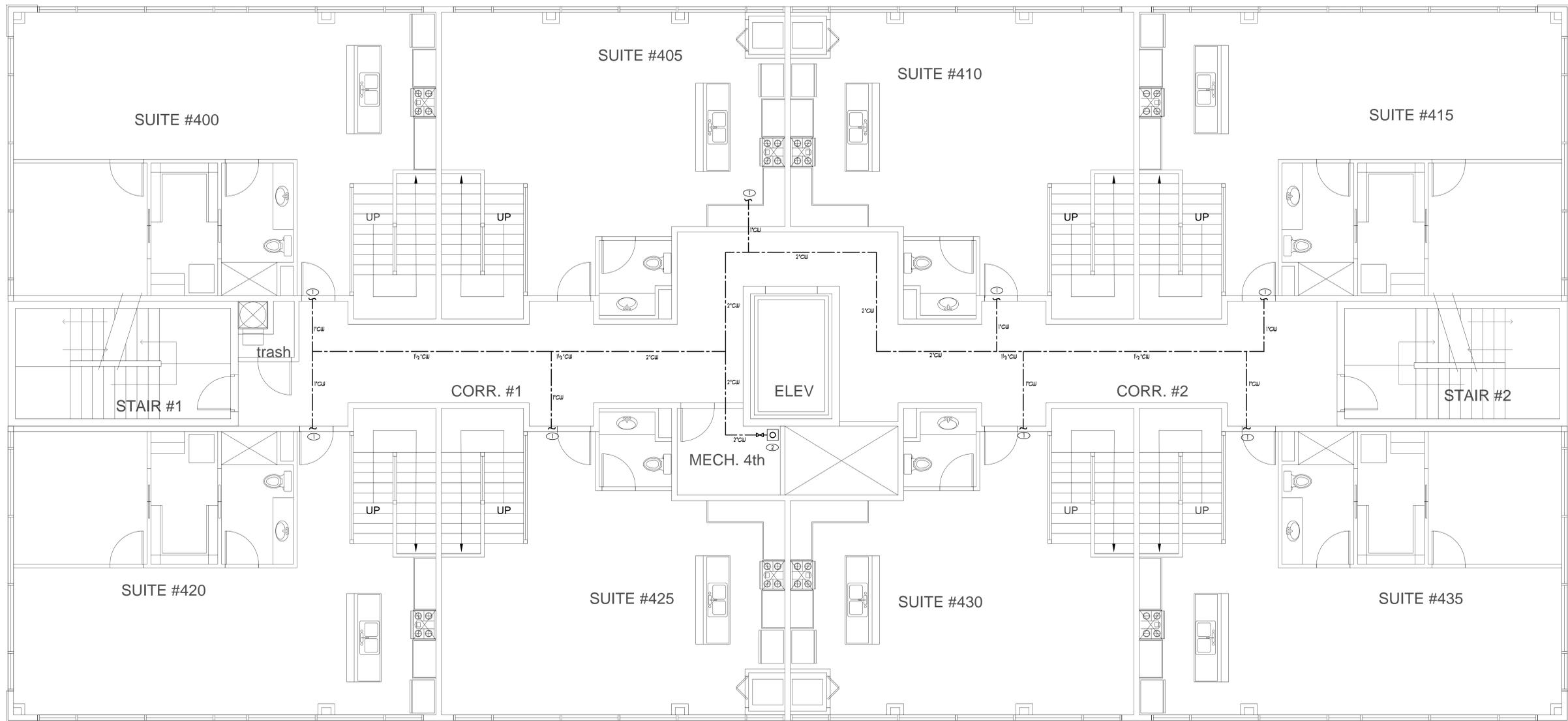
SHEET
P3.03

SEAL



SHEET NOTES

- ① REFER TO SHEETS P420 & P401 FOR ENLARGED UNIT PLANS FOR DOMESTIC WATER LAY-OUT.
- ② 2" CW UP FROM BELOW PROVIDE LINE SIZE SHUT-OFF VALVE.



A NEW SHELL BUILDING IMPROVEMENT
 31 SOUTH WATER STREET
 CITY OF HENDERSON, NV 89015
 APN # 179-18-611-055
31 WATER STREET LLC
 PROJECT NUMBER: 0201909
 DATE: 03.09.2020



P. JAMES
 ARCHITECTURE
 PLANNING
 DESIGN
 4629 VICTORIA BEACH WAY
 LAS VEGAS, NV 89103
 702.683.3277

REV	DESCRIPTION	DATE
	BUILDING: 4TH FLOOR PLUMBING PLAN (WATER)	

BUILDING: 4TH FLOOR PLUMBING PLAN (WATER)
 SCALE: 1/4" = 1'-0"



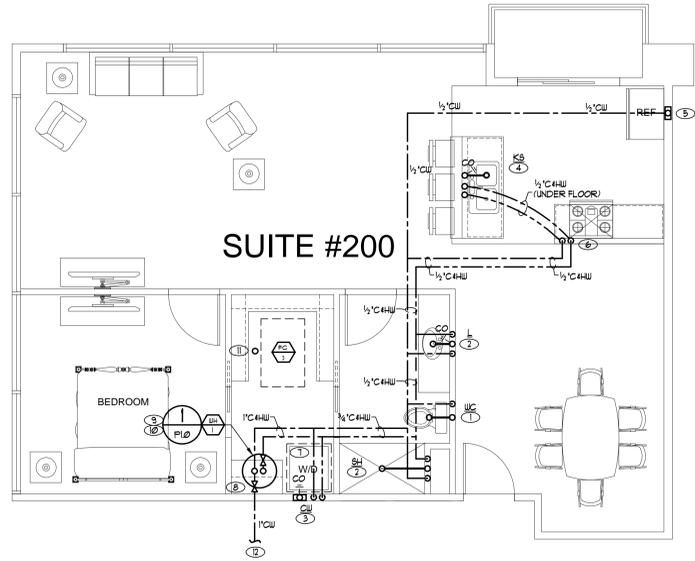
SHEET
P3.04

SEAL

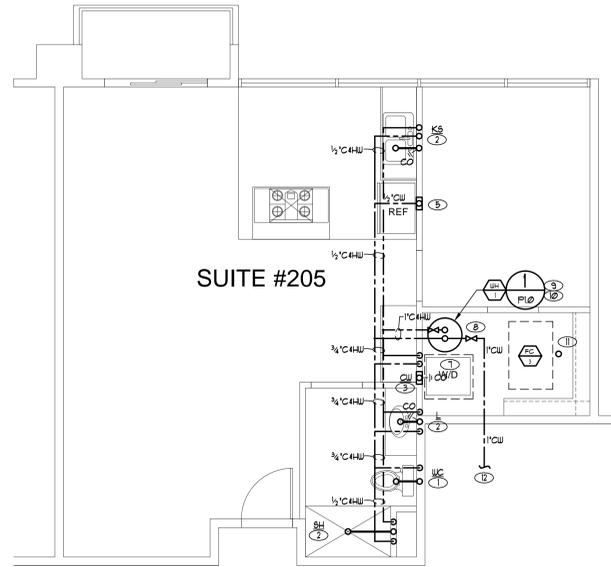


SHEET NOTES

- ① 3/8, 2V.
- ② 2/8, 1/2 V.
- ③ 2/8, 1/2 V. PROVIDE DUEL DRAIN CLOTHES WASHER BOX.
- ④ KS/DW 1/2" C+H+U. INSTALL 1/2" MINI STUDOR VENT.
- ⑤ 1/2" CU TO REF. ICE MAKER WATER BOX.
- ⑥ ROUTE 1/2" C+H+U DOWN IN WALL, THEN ROUTE UNDER FLOOR OVER TO KS.
- ⑦ 1/2" DRAIN PIPING FROM CLOTHES WASHER DRAIN PAN ROUTE TO EXTERIOR (FOR UPPER LEVELS ONLY).
- ⑧ PROVIDE 1" C+H+U SHUT-OFF VALVES TO UNIT WITH ACCESS PANEL.
- ⑨ 3/4" C+H+U TO ELECTRIC WATER HEATER.
- ⑩ ROUTE PRESSURE RELIEF LINE FULL SIZED TO THE OUTSIDE LANDSCAPE OR TO A CODE APPROVED LOCATION WITH 6" AIR GAP.
- ⑪ 1/4" PRIMARY CONDENSATE DRAIN LINE FROM HVAC UNIT ROUTE TO NEAREST PLUMBING FUTURE UNIT IS PROVIDED WITH AN AUXILIARY DRAIN PAN SAFETY FLOAT SWITCH PER 2012 UPC TABLE B141 AND SECTION B4.3.
- ⑫ REFER TO BUILDING DOMESTIC WATER PLUMBING PLANS FOR CONTINUATION.



UNIT 200 - PLUMBING FLOOR PLAN
SCALE: 1/4" = 1'-0"



UNIT 205 - PLUMBING FLOOR PLAN
SCALE: 1/4" = 1'-0"



A NEW SHELL BUILDING IMPROVEMENT
31 SOUTH WATER STREET
CITY OF HENDERSON, NY 89015

31 WATER STREET LLC
PROJECT NUMBER: 0201909
DATE: 03.09.2020



P. JAMES ARCHITECTURE
PLANNING
DESIGN
4629 VICTORIA BEACH WAY
LAS VEGAS, NV 89103
702.683.3277

REV	DESCRIPTION	DATE

UNITS 200 AND 205
PLUMBING FLOOR PLANS

SHEET

P4.00

SEAL



A NEW SHELL BUILDING IMPROVEMENT
31 SOUTH WATER STREET
CITY OF HENDERSON, NV 89015

31 WATER STREET LLC
PROJECT NUMBER: 0201909
DATE: 03.09.2020



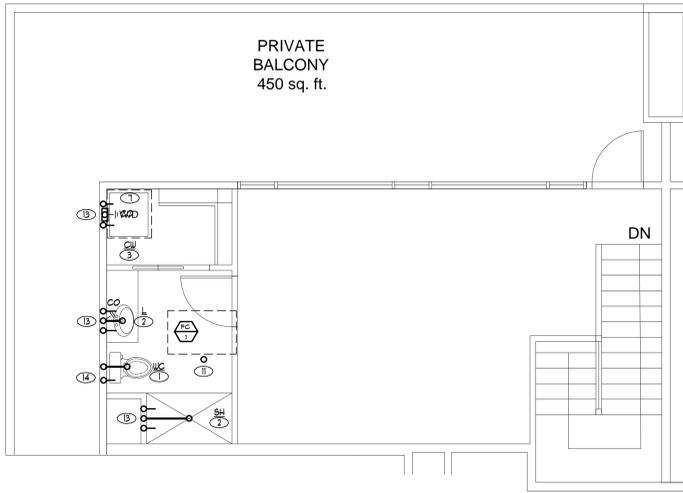
ARCHITECTURE
PLANNING
DESIGN
4629 VICTORIA BEACH WAY
LAS VEGAS, NV 89103
702.683.3277

REV	DESCRIPTION	DATE

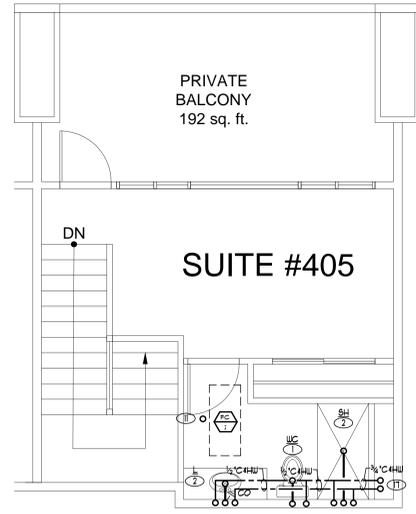
SHEET
P4.01

SHEET NOTES

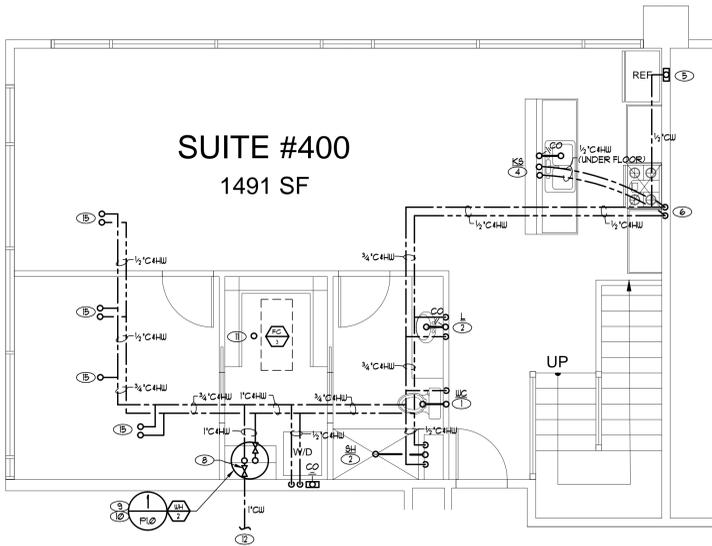
- ① 3/8, 2".
- ② 2/8, 1 1/2".
- ③ 2/8, 1 1/2". PROVIDE CUEL DRAIN CLOTHES WASHER BOX.
- ④ KS/DW 1/2" CHHU INSTALL 1/2" MINI STUDDOR VENT.
- ⑤ 1/2" CU TO REF. ICE MAKER WATER BOX.
- ⑥ ROUTE 1/2" CHHU DOWN IN WALL, THEN ROUTE UNDER FLOOR OVER TO KS.
- ⑦ 1/2" DRAIN PIPING FROM CLOTHES WASHER DRAIN PAN ROUTE TO EXTERIOR (FOR UPPER LEVELS ONLY).
- ⑧ PROVIDE 1" CHHU SHUT-OFF VALVES TO UNIT WITH ACCESS PANEL.
- ⑨ 3/4" CHHU TO ELECTRIC WATER HEATER.
- ⑩ ROUTE PRESSURE RELIEF LINE FULL SIZED TO THE OUTSIDE LANDSCAPE OR TO A CODE APPROVED LOCATION WITH 6" AIR GAP.
- ⑪ 3/4" PRIMARY CONDENSATE DRAIN LINE FROM HVAC UNIT ROUTE TO NEAREST PLUMBING FIXTURE UNIT IS PROVIDED WITH AN AUXILIARY DRAIN PAN SAFETY FLOAT SWITCH PER 2012 UPC TABLE B41 AND SECTION B4.3.
- ⑫ REFER TO BUILDING DOMESTIC WATER PLUMBING PLANS FOR CONTINUATION.
- ⑬ 1/2" CHHU UP FROM BELOW.
- ⑭ 1/2" CU UP FROM BELOW.
- ⑮ ROUTE TO UPPER LEVEL PLUMBING FIXTURE.
- ⑯ 3/4" CHHU TO UPPER LEVEL PLUMBING FIXTURES.
- ⑰ 3/4" CHHU UP FROM BELOW.



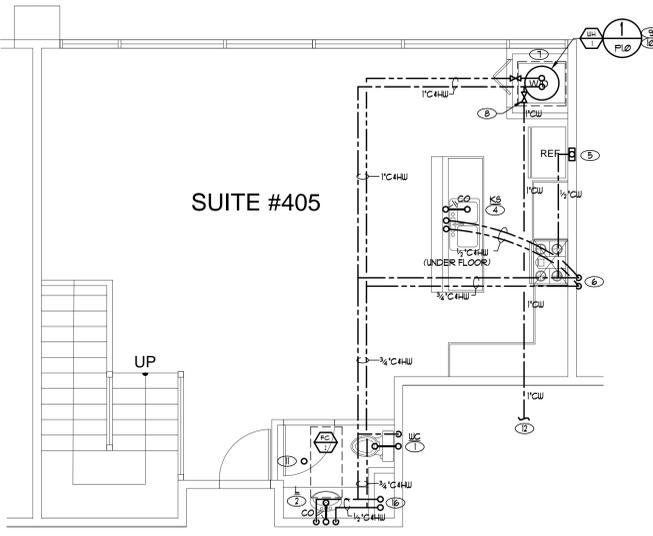
UNIT 400 - UPPER PLUMBING FLOOR PLAN
SCALE: 1/4" = 1'-0"
P4.01



UNIT 405 - UPPER PLUMBING FLOOR PLAN
SCALE: 1/4" = 1'-0"
P4.01



UNIT 400A - LOWER PLUMBING FLOOR PLAN
SCALE: 1/4" = 1'-0"
P4.01



UNIT 405 - LOWER PLUMBING FLOOR PLAN
SCALE: 1/4" = 1'-0"
P4.01

