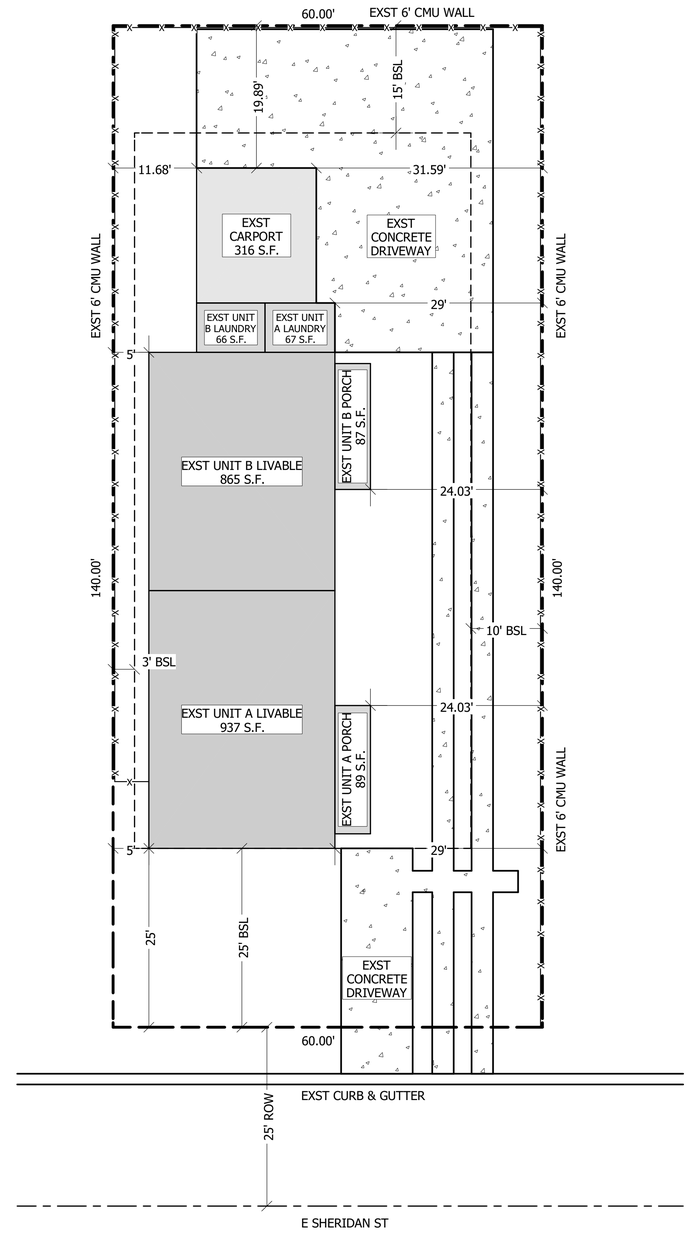

Contact Arizona 811 at least two full working days before you begin excavation
ARIZONA811
Call 811 or click Arizona811.com

SITE PLAN
1"=10'-0"

LOT & BUILDING INFO		
APN	117-06-043P	
ADDRESS	1844 E SHERIDAN ST PHOENIX AZ 85006	
LOT #	40	
S T R	34 2N 3E	
SUBDIVISION	GREENFIELD ACRES TRACT 2	
ZONING	R-3	
BUILDING SETBACKS	FRONT/REAR:	25'/15'
	SIDES:	3'/10'
LOT SIZE (S.F.)	8,400.0 S.F.	
LOT COVERAGE	2,427.0 S.F. 28.89 % USED 45 % MAX	
CONSTRUCTION TYPE	V-B	
EXST UNIT A	937.0 S.F.	
EXST UNIT B	865.0 S.F.	
EXST UNIT A PORCH	89.0 S.F.	
EXST UNIT B PORCH	87.0 S.F.	
EXST UNIT A LAUNDRY	67.0 S.F.	
EXST UNIT B LAUNDRY	66.0 S.F.	
EXST CARPORT	316.0 S.F.	
UNIT A REMODEL AREA	170.0 S.F.	
UNIT B REMODEL AREA	163.0 S.F.	

OWNER INFO	
NAME	YSLETA INVESTMENTS LLC
MAILING ADDRESS	3225 MCLEOD DR NO 100 LAS VEGAS NV 89121
PHONE	
EMAIL	

CONTRACTOR INFO	
COMPANY	COAST 2 COAST REAL ESTATE LLC
CONTACT	ARTURO MALDONADO JR
ADDRESS	13444 N 32ND ST STE 24 PHOENIX, AZ 85032
LICENSE INFO	ROC# 338318 | CLASS: KB-2
PHONE	623-302-3006
EMAIL	arturo@coast2coastaz.com

DESIGN LOADS	
SOIL BEARING PRESSURE	1500 PSF
ROOF LIVE LOAD	20 PSF
ROOF DEAD LOAD	20 PSF
ROOF TOTAL LOAD	40 PSF

CITY CODE DATA		
JURISDICTION:	CITY OF PHOENIX	
COUNTY:	MARICOPA	
2018	IRC	IEBC
	IPC	IPMC
	IFGC	IFC
	IECC	IBC
2017	NEC	
ADOPTED CODED WITH CITY OF PHOENIX AMENDENTS & CURRENT PHOENIX ZONING ORDINANCES		

SMALL FISH DRAFTING LLC
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SHERIDAN MULTI-FAMILY REMODEL
1844 E SHERIDAN ST
PHOENIX, AZ 85006
117-06-043P

PERMIT NUMBER

PROJECT NUMBER	22124
PRINT DATE	11/9/2022
DRAWN BY	J WARD

SHEET TITLE
SITE PLAN - PROJECT INFORMATION

1

SHEET NUMBER 1 OF 4

THE BUILDING CONTRACTOR AND/OR HOME OWNER SHALL REVIEW AND VERIFY ALL DIMENSIONS, SPECS, CONDITIONS AND CONNECTIONS BEFORE CONSTRUCTION BEGINS AND NOTIFY SMALL FISH DRAFTING OF ANY DIMENSIONAL ERRORS, OMISSIONS OR DISCREPANCIES BEFORE CONSTRUCTION OR FABRICATION OF ANY PART OR COMPONENT. FAILURE TO DO SO MAY RESULT IN ADDITIONAL COSTS TO THE OWNER. THESE PLANS ARE INTENDED TO COMPLY WITH THE CURRENT ADOPTED CODES OF THE JURISDICTION IN WHICH THE PROJECT IS LOCATED. SMALL FISH DRAFTING DOES NOT GUARANTEE ACCURACY, PLANS ERRORS, OMISSIONS OR DISCREPANCIES. THE CONTRACTORS RESPONSIBILITY TO CONTACT SMALL FISH DRAFTING TO DEVISE A PLAN TO REMEDY THE ISSUE. NO REFUNDS WILL BE ISSUED.
THE CONTRACTOR OF THE JOB MUST CHECK ALL DIMENSIONS AND OTHER DETAILS PRIOR TO CONSTRUCTION AND BE SOLELY RESPONSIBLE THEREAFTER. IF A DIFFERENT CONDITION IS REVEALED ONCE CONSTRUCTION HAS BEGUN, IT IS THE OWNERS OR CONTRACTORS RESPONSIBILITY TO CONTACT SMALL FISH DRAFTING TO DEVISE A PLAN TO REMEDY THE ISSUE. NO REFUNDS WILL BE ISSUED.

GENERAL FLOOR PLAN NOTES

WALL FRAMING:

EXISTING EXTERIOR WALLS	2X4 @ 16" O.C.
EXISTING INTERIOR WALLS	2X4 @ 24" O.C.
NEW EXTERIOR WALLS	2X6 @ 16" O.C.
NEW INTERIOR WALLS	2X4 @ 24" O.C.
PLUMBING WALLS	2X6 @ 24" O.C.

1. ALL MODIFICATIONS TO THE BUILDING ENVELOPE MUST COMPLY WITH THE FOLLOWING: FENESTRATION = 0.40 MAX U-FACTOR, 0.25 MAX SHGC. MIN R-13 @ FRAME WALLS & FLOORS, R-6 @ MASS WALLS OR R-13 IN LOCATED ON INTERIOR SIDE, R-38 @ CEILINGS. DUCT INSULATION LOCATED OUTSIDE THE BUILDING ENVELOPE REQUIRES MINIMUM R-8 AND R-6 WHEN LOCATED IN FLOOR JOIST. MINIMIZE AIR LEAKAGE PER IECC 402.4.
2. WALLS BETWEEN LIVING AREA AND GARAGE MUST BE 1 HOUR FIRE RESISTIVE. USE 5/8" TYPE "X" GYPSUM BOARD ON ALL WALLS AND CEILING.
3. ALL EXITS TO BE OPERABLE FROM THE INSIDE WITHOUT USE OF A KEY OR SPECIAL KNOWLEDGE.
4. DOORS LEADING INTO THE HOUSE FROM GARAGE SHALL BE A 20 MIN. FIRE RATED SELF CLOSING AND TIGHT FITTING WITH GASKETS AND SWEEP
5. ALL APPLIANCES INSTALLED IN (OR ACCESSIBLE FROM INSIDE) GARAGE SHALL BE MOUNTED ON AN 18" HIGH PLATFORM.
6. ALL GYPSUM BOARD TO BE 1/2" SAG-RESISTANT THROUGHOUT LIVABLE AREA.
7. SHOWER AREA WALLS SHALL BE FINISHED WITH A SMOOTH, HARD NON-ABSORBENT SURFACE, SUCH AS CERAMIC TILE, TO A HEIGHT OF NOT LESS THAN 72 INCHES ABOVE THE DRAIN INLET. CEMENT, FIBER-CEMENT OR GLASS MAT GYPSUM BACKERS INSTALLED IN ACCORDANCE WITH MANUFACTURERS' RECOMMENDATIONS SHALL BE USED AS BACKERS FOR WALL TILE IN TUB AND SHOWER AREAS AND WALL PANELS IN SHOWER AREAS. (R702.4.2)
8. SHOWER HEADS TO BE LOCATED @ 78" A.F.F.
9. SHOWER CONTROL VALVES LOCATED AT 42" A.F.F.
10. SHOWER AND TUB-SHOWER COMBINATIONS SHALL BE PROVIDED WITH INDIVIDUAL CONTROL VALVES OF THE PRESSURE BALANCE OR THERMOSTATIC MIXING VALVE TYPE
11. SMOKE DETECTORS SHALL BE PROVIDED FOR ALL SLEEPING AREAS AT A MINIMUM OF THREE FEET FROM ALL DUCT OPENINGS AND AT THE HIGHEST POINT OF THE CEILING
12. SMOKE DETECTORS SHALL BE PERMANENTLY WIRED AND INTERCONNECTED WITH A BATTERY BACKUP, AND BE CENTRALLY LOCATED IN HALLWAY OR AREA GAINING ACCESS TO EACH SEPARATE SLEEPING AREAS
13. GLAZING WITHIN ALL HAZARDOUS LOCATIONS SHALL BE SAFETY GLASS IE:
14. ALL GLAZING IN INGRESS & EGRESS DOORS. ALL GLAZING ADJACENT TO DOORS WITHIN A 24" ARC OF THE DOOR
15. ALL WINDOWS SHALL BE PROVIDED WITH LOCKING DEVICES THAT WILL PROHIBIT RAISING AND REMOVING THE SLIDING PANEL WHILE IN CLOSED POSITION, AND SHALL HAVE LOCKING DEVICES THAT SHALL NOT USE A KEY.
16. BEDROOM EGRESS WINDOWS SHALL HAVE A MINIMUM NET CLEAR OPERABLE AREA OF 5.7 SQUARE FEET AND A MINIMUM HEIGHT OF 24" AND MINIMUM WIDTH OF 20". SILL HEIGHT SHALL NOT BE MORE THAN 44" ABOVE FINISH FLOOR.
17. 2801.6 REQUIRED PAN. WHERE A STORAGE TANK-TYPE WATER HEATER OR A HOT WATER STORAGE TANK IS INSTALLED IN A LOCATION WHERE WATER LEAKAGE FROM THE TANK WILL CAUSE DAMAGE, THE TANK SHALL BE INSTALLED IN A GALVANIZED STEEL PAN HAVING A MATERIAL THICKNESS OF NOT LESS THAN 0.0236 INCH (0.6010 MM) (NO. 24 GAGE), OR OTHER PANS APPROVED FOR SUCH USE. LISTED PANS SHALL COMPLY WITH CSA LC3.
18. 2801.6.1 PAN SIZE AND DRAIN. THE PAN SHALL BE NOT LESS THAN 11/2 INCHES (38 MM) DEEP AND SHALL BE OF SUFFICIENT SIZE AND SHAPE TO RECEIVE ALL DRIPPING OR CONDENSATE FROM THE TANK OR WATER HEATER. THE PAN SHALL BE DRAINED BY AN INDIRECT WASTE PIPE OF NOT LESS THAN 3/4 INCH (19 MM) DIAMETER. PIPING FOR SAFETY PAN DRAINS SHALL MEET REQUIREMENTS IN 2804.6.1.
19. 2801.6.2 PAN DRAIN TERMINATION. THE PAN DRAIN SHALL EXTEND FULL-SIZE AND TERMINATE OVER A SUITABLY LOCATED INDIRECT WASTE RECEPTOR OR SHALL EXTEND TO THE EXTERIOR OF THE BUILDING AND TERMINATE NOT LESS THAN 6 INCHES (152 MM) AND NOT MORE THAN 24 INCHES (610 MM) ABOVE THE ADJACENT GROUND SURFACE.

DESIGN CRITERIA

IRC TABLE R301.2(1)

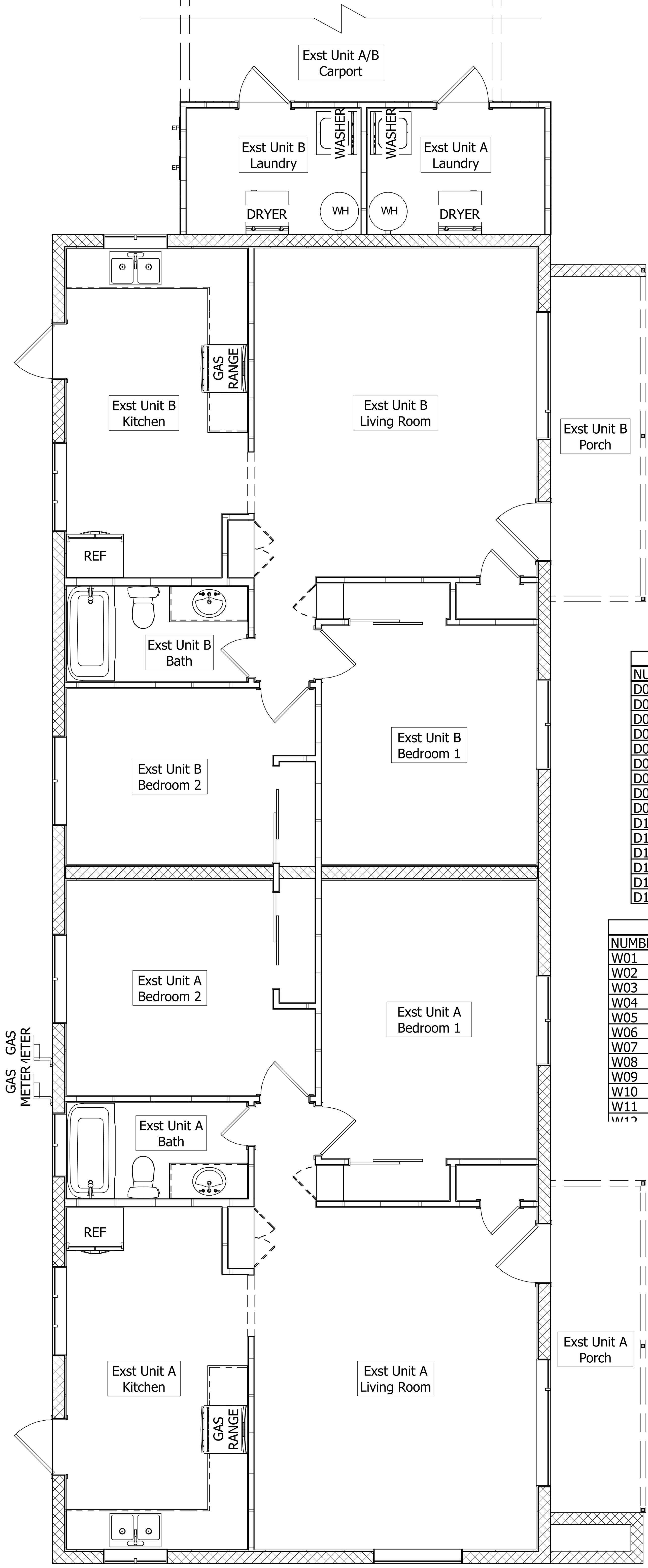
GROUND SNOW LOAD	WIND SPEED	WIND EXPOSURE	SEISMIC DESIGN CATEGORY
0 PSF	115 MPH	C	B

SUBJECT TO DAMAGE FROM

WEATHERING	FROST LINE DEPTH	TERMITE	DECAY
NEGLIGIBLE	0 INCHES	MODERATE TO HEAVY	-

WINTER DESIGN TEMP	ICE SHIELD UNDERLAYMENT REQUIRED
32° F	NO

FLOOD HAZARDS	AIR FREEZING INDEX	MEAN ANNUAL TEMP
SEE CITY CODE	0	71.2° F



EXISTING FLOOR PLAN

1/4"=1'-0"

SCOPE OF WORK:

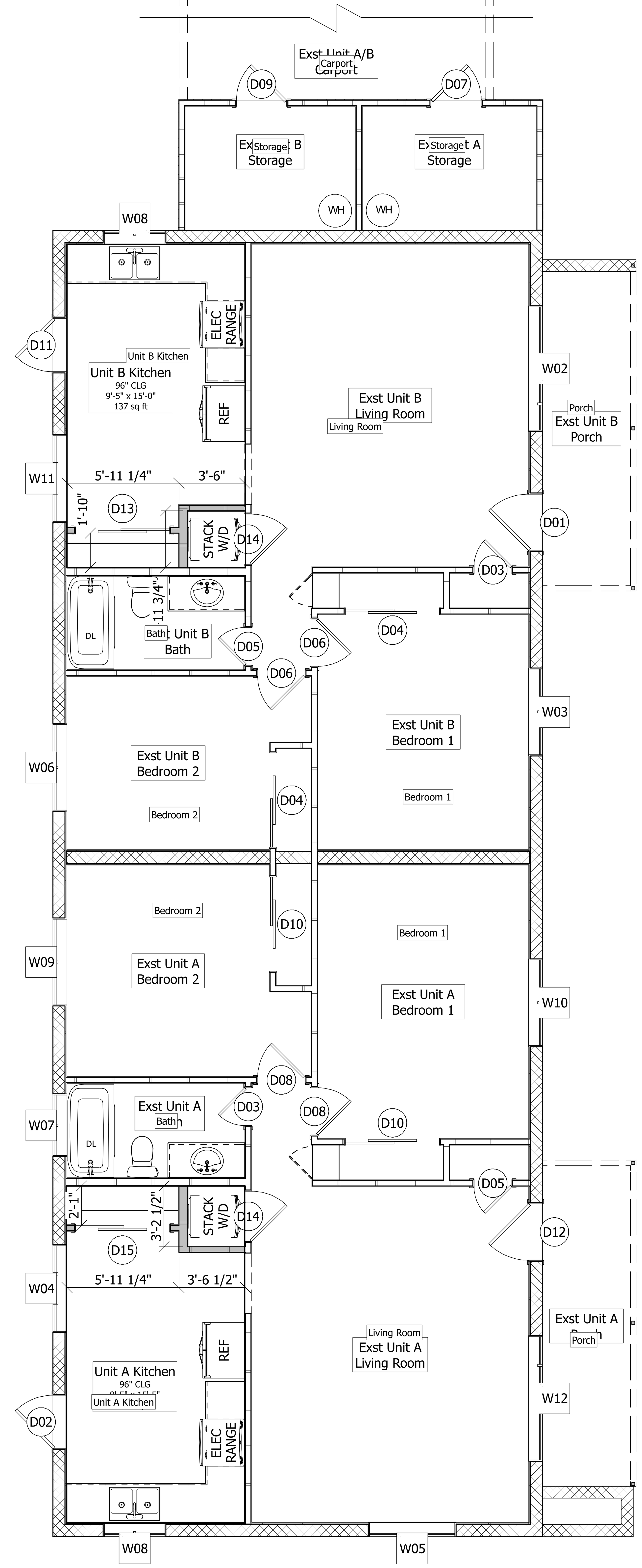
1. REPLACE ALL UNDERGROUND PLUMBING WITH NEW SCHD 40 ABS PIPE.
2. REMODEL EACH UNIT WITH NEW FLOORING, PAINT AND DRYWALL REPAIR AS NEEDED.
3. MINOR INTERIOR NON-BEARING FRAMING TO MAKE SPACE FOR AN INTERIOR LAUNDRY CLOSET AND PANTRY.
4. REMODEL KITCHEN TO INCLUDE NEW CABINETS AND APPLIANCES.
5. CAP AND ABANDON ALL NATURAL GAS PLUMBING. ALL APPLIANCES SHALL BE ELECTRIC.
6. NO CHANGES TO THE FOUNDATION, EXTERIOR WALLS OR ROOF FRAMING.

DOOR SCHEDULE (FIELD VERIFY ROUGH OPENING SIZES)

NUMBER	NEW/EXST	QTY	SIZE	WIDTH	HEIGHT	DESCRIPTION	TEMPERED
D01	EXST	1	3068 L EX	36 "	80 "	EXT. HINGED-SLAB	
D02	EXST	1	21068 L EX	34 "	80 "	EXT. HINGED-DOOR P09	
D03	EXST	2	2068 R IN	24 "	80 "	HINGED-DOOR P04	
D04	EXST	2	5068 L IN	60 "	80 "	SLIDER-SLAB	
D05	EXST	2	2068 L IN	24 "	80 "	HINGED-DOOR P04	
D06	EXST	2	2668 L IN	30 "	80 "	HINGED-DOOR P04	
D07	EXST	1	2868 L EX	32 "	80 "	EXT. HINGED-SLAB	
D08	EXST	2	2668 R IN	30 "	80 "	HINGED-DOOR P04	
D09	EXST	1	2868 R EX	32 "	80 "	EXT. HINGED-SLAB	
D10	EXST	2	5068 R IN	60 "	80 "	SLIDER-SLAB	
D11	EXST	1	21068 R EX	34 "	80 "	EXT. HINGED-DOOR P09	
D12	EXST	1	3068 R EX	36 "	80 "	EXT. HINGED-SLAB	
D13	NEW	1	5068 R IN	60 "	80 "	SLIDER-SLAB	
D14	NEW	2	2868 R IN	32 "	80 "	HINGED-DOOR P04	
D15	NEW	1	5068 L IN	60 "	80 "	SLIDER-SLAB	

WINDOW SCHEDULE (FIELD VERIFY ROUGH OPENING SIZES)

NUMBER	NEW/EXST	QTY	SIZE	WIDTH	HEIGHT	SILL HEIGHT	DESCRIPTION	TEMPERED	EGRESS
W01	EXST	1	3430DC	40 "	36 "	44"	DOUBLE CASEMENT-LHL		
W02	EXST	1	6844DC	80 "	52 "	28"	DOUBLE CASEMENT-LHR		
W03	EXST	1	4844DC	56 "	52 "	28"	DOUBLE CASEMENT-LHR		YES
W04	EXST	1	4844TC	56 "	52 "	28"	TRIPLE CASEMENT-LHR		
W05	EXST	2	4824FX	56 "	28 "	52"	FIXED GLASS		
W06	EXST	1	4834DC	56 "	40 "	40"	DOUBLE CASEMENT-LHR		YES
W07	EXST	1	3424DC	40 "	28 "	52"	DOUBLE CASEMENT-RHL		
W08	EXST	2	3430DC	40 "	36 "	44"	DOUBLE CASEMENT-RHR		
W09	EXST	1	4834DC	56 "	40 "	40"	DOUBLE CASEMENT-RHL		YES
W10	EXST	1	4844DC	56 "	52 "	28"	DOUBLE CASEMENT-RHL		YES
W11	EXST	1	4844TC	56 "	52 "	28"	TRIPLE CASEMENT-RHL		
W12	EXST	1	6844DC	80 "	52 "	28"	DOUBLE CASEMENT-RHL		



REMODEL FLOOR PLAN

1/4"=1'-0"

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jeremiah@smallfishdraftingllc.com

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SHERIDAN MULTI-FAMILY REMODEL

1844 E SHERIDAN ST
PHOENIX, AZ 85006
117-06-043P

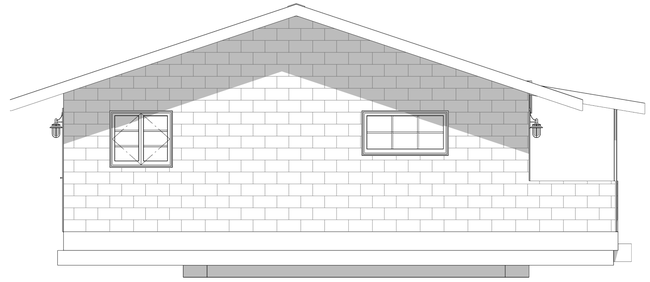
PERMIT NUMBER

PROJECT NUMBER	22124
PRINT DATE	11/9/2022
DRAWN BY	J WARD

SHEET TITLE

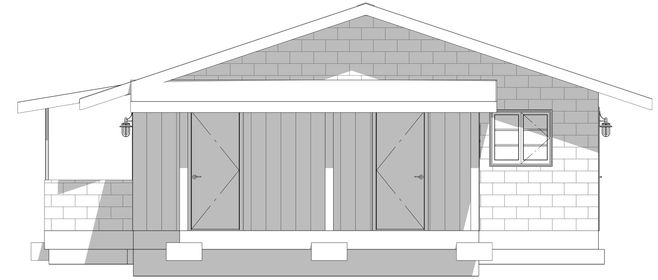
AS-BUILT PLAN - FLOOR PLAN

2



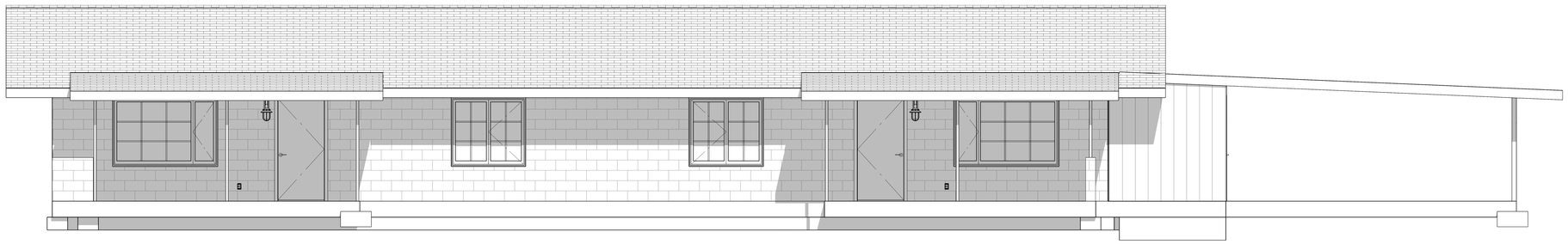
SOUTH ELEVATION

1/4"=1'-0"



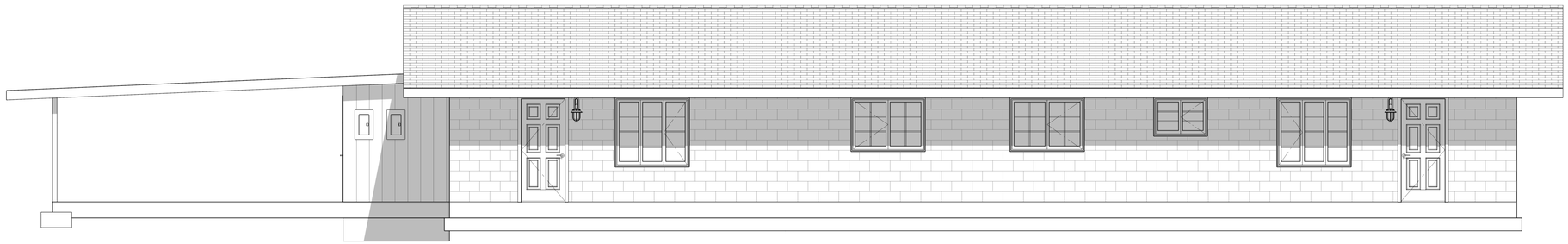
NORTH ELEVATION

1/4"=1'-0"



EAST ELEVATION

1/4"=1'-0"



WEST ELEVATION

1/4"=1'-0"

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PERMIT NUMBER

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DRAWN BY	J WARD

SHEET TITLE
ELEVATIONS

3

SHEET NUMBER 3 OF 4

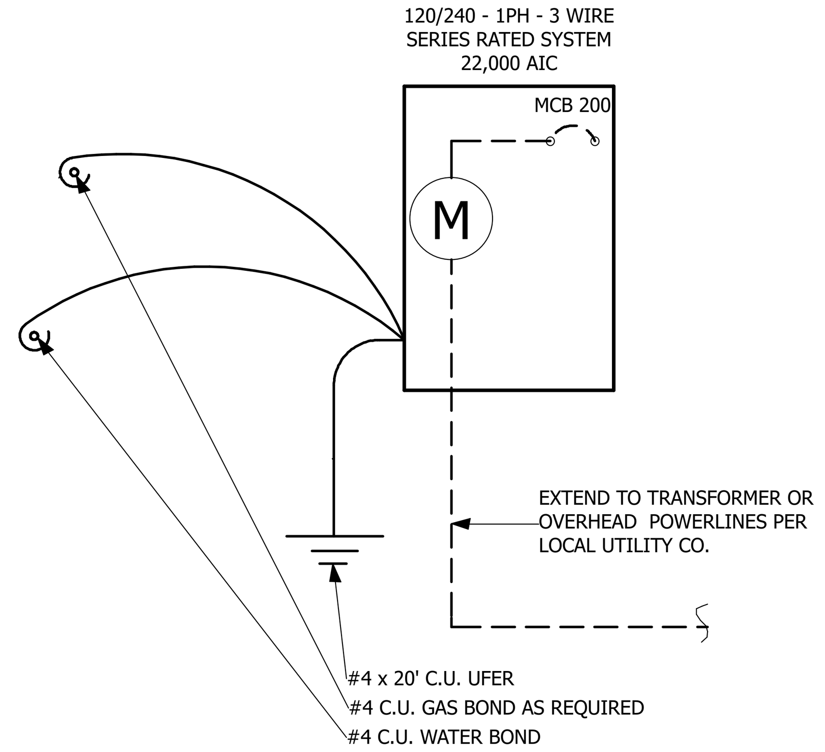
THE BUILDING CONTRACTOR AND/OR HOME OWNER SHALL REVIEW AND VERIFY ALL DIMENSIONS, SPECS, CONDITIONS AND CONNECTIONS BEFORE CONSTRUCTION BEGINS AND NOTIFY SMALL FISH DRAFTING OF ANY DIMENSIONAL ERRORS, OMISSIONS OR DISCREPANCIES BEFORE BEGINNING CONSTRUCTION. SMALL FISH DRAFTING WILL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THESE PLANS THAT WERE NOT REPORTED PRIOR TO CONSTRUCTION. ALL DIMENSIONS MUST BE VERIFIED ON THE JOB SITE BY THE CONTRACTOR. THESE PLANS ARE NOT TO BE SCALED. ANY DIMENSIONS THAT ARE MISSING SHOULD BE REPORTED TO SMALL FISH DRAFTING. SMALL FISH DRAFTING WILL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THESE PLANS THAT WERE NOT REPORTED PRIOR TO CONSTRUCTION AND BE SOLELY RESPONSIBLE THEREAFTER. IF A DIFFERENT CONDITION IS REVEALED ONCE CONSTRUCTION HAS BEGUN, IT IS THE OWNER'S OR CONTRACTOR'S RESPONSIBILITY TO CONTACT SMALL FISH DRAFTING TO DEVISE A PLAN TO REMEDY THE ISSUE. NO REFUNDS WILL BE ISSUED.

ELECTRICAL NOTES

1. E3902.1 BATHROOM RECEPTACLES. ALL 125-VOLT, SINGLE-PHASE, 15- AND 20-AMPERE RECEPTACLES INSTALLED IN BATHROOMS SHALL HAVE GROUND-FAULT CIRCUIT-INTERRUPTER PROTECTION FOR PERSONNEL.
2. E3902.2 GARAGE AND ACCESSORY BUILDING RECEPTACLES. ALL 125-VOLT, SINGLE-PHASE, 15- OR 20-AMPERE RECEPTACLES INSTALLED IN GARAGES AND GRADE-LEVEL PORTIONS OF UNFINISHED ACCESSORY BUILDINGS USED FOR STORAGE OR WORK AREAS SHALL HAVE GROUND-FAULT CIRCUIT-INTERRUPTER PROTECTION FOR PERSONNEL.
3. E3902.3 OUTDOOR RECEPTACLES. ALL 125-VOLT, SINGLE-PHASE, 15- AND 20-AMPERE RECEPTACLES INSTALLED OUTDOORS SHALL HAVE GROUND-FAULT CIRCUIT-INTERRUPTER PROTECTION FOR PERSONNEL.
4. E3902.6 KITCHEN RECEPTACLES. ALL 125-VOLT, SINGLE-PHASE, 15- AND 20-AMPERE RECEPTACLES THAT SERVE COUNTERTOP SURFACES SHALL HAVE GROUND-FAULT CIRCUIT-INTERRUPTER PROTECTION FOR PERSONNEL.
5. E3902.7 SINK RECEPTACLES. ALL 125-VOLT, SINGLE-PHASE, 15- AND 20-AMPERE RECEPTACLES THAT ARE LOCATED WITHIN 6 FEET (1829 MM) OF THE OUTSIDE EDGE OF A SINK THAT IS LOCATED IN AN AREA OTHER THAN A KITCHEN, SHALL HAVE GROUND-FAULT CIRCUIT-INTERRUPTER PROTECTION FOR PERSONNEL. RECEPTACLE OUTLETS SHALL NOT BE INSTALLED IN A FACE-UP POSITION IN THE WORK SURFACES OR COUNTERTOPS.
6. E3902.14 LOCATION OF GROUND-FAULT CIRCUIT INTERRUPTERS. GROUND-FAULT CIRCUIT INTERRUPTERS SHALL BE INSTALLED IN A READILY ACCESSIBLE LOCATION.
7. E3902.16 ARC-FAULT CIRCUIT-INTERRUPTER PROTECTION. ALL BRANCH CIRCUITS THAT SUPPLY 120-VOLT, SINGLE-PHASE, 15- AND 20-AMPERE OUTLETS INSTALLED IN FAMILY ROOMS, DINING ROOMS, KITCHENS, LAUNDRY AREAS, LIVING ROOMS, PARLORS, LIBRARIES, DENS, BEDROOMS, SUNROOMS, RECREATIONS ROOMS, CLOSETS, HALLWAYS AND SIMILAR ROOMS OR AREAS SHALL BE PROTECTED BY A COMBINATION TYPE ARC-FAULT CIRCUIT INTERRUPTER INSTALLED TO PROVIDE PROTECTION OF THE BRANCH CIRCUIT.
8. E4002.14 TAMPER-RESISTANT RECEPTACLES. IN AREAS SPECIFIED IN SECTION E3901.1, 125-VOLT, 15- AND 20-AMPERE RECEPTACLES SHALL BE LISTED TAMPER-RESISTANT RECEPTACLES.
9. EXCEPTION: RECEPTACLES IN THE FOLLOWING LOCATIONS SHALL NOT BE REQUIRED TO BE TAMPER RESISTANT:
10. 1. RECEPTACLES LOCATED MORE THAN 5.5 FEET (1676 MM) ABOVE THE FLOOR.
11. 2. RECEPTACLES THAT ARE PART OF A LUMINARIES OR APPLIANCE.
12. 3. A SINGLE RECEPTACLE FOR A SINGLE APPLIANCE OR A DUPLEX RECEPTACLE FOR TWO APPLIANCES WHERE SUCH RECEPTACLES ARE LOCATED IN SPACES DEDICATED FOR THE APPLIANCES SERVED AND, UNDER CONDITIONS OF NORMAL USE, THE APPLIANCES ARE NOT EASILY MOVED FROM ONE PLACE TO ANOTHER. THE APPLIANCES SHALL BE CORD-AND-PLUG-CONNECTED TO SUCH RECEPTACLES IN ACCORDANCE WITH SECTION E3909.4.
13. R315.2.1 CARBON MONOXIDE ALARMS. FOR NEW CONSTRUCTION, AN APPROVED CARBON MONOXIDE ALARM SHALL BE INSTALLED OUTSIDE OF EACH SEPARATE SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS IN DWELLING UNITS WITHIN WHICH FUEL-FIRED APPLIANCES ARE INSTALLED AND IN DWELLING UNITS THAT HAVE ATTACHED GARAGES.
14. R315.7 CARBON MONOXIDE DETECTION SYSTEMS. CARBON MONOXIDE DETECTION SYSTEMS THAT INCLUDE CARBON MONOXIDE DETECTORS AND AUDIBLE NOTIFICATION APPLIANCES, INSTALLED AND MAINTAINED IN ACCORDANCE WITH THIS SECTION FOR CARBON MONOXIDE ALARMS AND NFPA 720, SHALL BE PERMITTED. THE CARBON MONOXIDE DETECTORS SHALL BE LISTED AS COMPLYING WITH UL 2075. WHERE A HOUSEHOLD CARBON MONOXIDE DETECTION SYSTEM IS INSTALLED, IT SHALL BECOME A PERMANENT FIXTURE OF THE OCCUPANCY, OWNED BY THE HOMEOWNER AND SHALL BE MONITORED BY AN APPROVED SUPERVISING STATION.
15. R315.2.2 ALTERATIONS, REPAIRS AND ADDITIONS. WHERE ALTERATIONS, REPAIRS OR ADDITIONS REQUIRI NG A PERMIT OCCUR, OR WHERE ONE OR MORE SLEEPING ROOMS ARE ADDED OR CREATED IN EXISTING DWELLINGS, THE INDIVIDUAL DWELLING UNIT SHALL BE EQUIPPED WITH CARBON MONOXIDE ALARMS LOCATED AS REQUIRED FOR NEW DWELLINGS.
16. E3902.3 OUTDOOR RECEPTACLES. ALL 125-VOLT, SINGLE-PHASE, 15- AND 20-AMPERE RECEPTACLES INSTALLED OUTDOORS SHALL HAVE GROUND-FAULT CIRCUIT-INTERRUPTER PROTECTION FOR PERSONNEL.
17. E4002.9 FIFTEEN- AND 20-AMPERE RECEPTACLES IN WET LOCATIONS. WHERE INSTALLED IN A WET LOCATION, 15- AND 20-AMPERE, 125- AND 250-VOLT RECEPTACLES SHALL HAVE AN ENCLOSURE THAT IS WEATHERPROOF WHETHER OR NOT THE ATTACHMENT PLUG CAP IS INSERTED. FIFTEEN- AND 20-AMPERE, 125- AND 250-VOLT NON-LOCKING RECEPTACLES INSTALLED IN WET LOCATIONS SHALL BE A LISTED WEATHER-RESISTANT TYPE.

ELECTRICAL NOTES

1. ALL ELECTRICAL WORK SHALL BE INSTALLED IN ACCORDANCE WITH ALL REQUIREMENTS OF THE LATEST EDITION OF THE NATIONAL ELECTRICAL CODE, AS STATE, FEDERAL, COUNTY, OR LOCAL SUPPLEMENTS OR ADDITIONS. IN INSTANCES WHERE THE DRAWINGS AND THE NATIONAL ELECTRIC CODE ARE IN CONFLICT, THE WORK SHALL BE INSTALLED AS PER REQUIREMENTS OF THE NATIONAL CODE.
2. ALL SWITCHES TO BE MOUNTED AT 44" A.F.F U.N.O. TO THE BOTTOM OF THE BOX.
3. ELECTRICAL CONTRACTOR SHALL VERIFY ALL LOAD REQUIREMENTS FOR SIZING ALL ELECTRICAL EQUIPMENT TO ACCOMMODATE ALL DEVICES, VERIFY LOCATION OF ALL OUTLETS, LIGHTS, AND ALL OTHER FIXTURES PRIOR TO INSTALLATION. COORDINATE HOOK UP & INSTALLATION SCHEDULES WITH OTHER TRADES AND EXACT REQUIREMENTS PRIOR TO INSTALLATION OF ANY ELECTRICAL EQUIPMENT.
4. ELECTRICAL CONTRACTOR SHALL COORDINATE LOCATIONS OF TELEPHONE OUTLETS, DATA OUTLETS & TELEVISION OUTLETS & VERIFY EXACT REQUIREMENTS PRIOR TO INSTALLATION.
5. FIXTURES LOCATED IN A DAMP OR WET LOCATIONS SHALL BE "LISTED" TO BE SUITABLE FOR SUCH LOCATIONS.
6. PROVIDE GFCI PROTECTION FOR RECEPTACLES WITHIN 6' OF ALL LAVATORIES, SINKS AND BASINS.
7. RECEPTACLES IN GARAGE, MECHANICAL ROOMS AND UNCONDITIONED STORAGE ROOMS SHALL BE MOUNTED AT +18" A.F.F. AND SHALL BE A GFCI CIRCUIT.
8. RECEPTACLE OUTLETS SHALL BE INSTALLED SO THAT NO POINT ALONG THE FLOOR LINE IN ANY WALL SPACE IS MORE THAN 6' MEASURED HORIZONTALLY, FROM AN OUTLET IN THAT SPACE, INCLUDING ANY WALL SPACE 2' OR MORE IN WIDTH AND THE WALL SPACE OCCUPIED BY FIXED PANELS IN EXTERIOR WALLS
9. PROVIDE A GROUNDING ELECTRODE OF NOT LESS THAN 20' OF #4 BARE COPPER (200 AMP SERVICE)
10. PROVIDE BONDING TO THE WATER PIPING, GAS AND METAL BUILDING SYSTEMS.(MIN. #4 FOR 200 AMP SERVICE)
11. SMOKE DETECTORS SHALL BE PROVIDED TO PROTECT EACH SEPARATE SLEEPING AREA AND BE A MIN. OF 3'-0" FROM DUCT OPENING. SMOKE DETECTORS SHALL BE PERMANENTLY WIRED AND INTERCONNECTED. PROVIDE DETECTORS ON EACH FLOOR LEVEL. WHERE THE HIGHEST POINT OF A CEILING IN A ROOM THAT OPENS TO THE HALLWAY SERVING THE BEDROOM EXCEEDS THAT OF THE OPENING TO THE HALLWAY BY 24" OR MORE, DETECTORS SHALL BE INSTALLED IN THE HALLWAY AND ADJACENT ROOM. DETECTORS TO HAVE BATTERY BACK UP.
12. ALL RECESSED LIGHTING TO BE THERMALLY PROTECTED.
13. ALL CEILING BOXES USED FOR SUPPORT OF FANS, SHALL BE RIGIDLY SECURED IN PLACE TO BUILDING FRAME AND LISTED FOR THE APPLICATION/LOCATION AS PER NEC 370-23, 370-27(c), 422-18)
14. BRANCH-CIRCUIT SWITCH OR CIRCUIT BREAKER WHERE WITHIN SIGHT FROM THE HEATING EQUIPMENT OR CAPABLE OF BEING LOCKED OFF AND SIMULTANEOUSLY DISCONNECTS THE HEATER, MOTOR CONTROLLER(S) AND SUPPLEMENTARY OVERCURRENT PROTECTIVE DEVICES FROM ALL UNGROUNDED CONDUCTORS. THE PROVISION FOR LOCKING OR ADDING A LOCK TO THE DISCONNECTING MEANS SHALL BE INSTALLED ON OR AT THE SWITCH OR CIRCUIT BREAKER USED AS THE DISCONNECTING MEANS AND SHALL REMAIN IN PLACE WITH OR WITHOUT THE LOCK INSTALLED. THE DISCONNECTING MEANS SHALL HAVE AN AMPERE RATING NOT LESS THAN 125 PERCENT OF THE TOTAL LOAD OF THE MOTORS AND THE HEATERS
15. N1104.1 (R404.1) LIGHTING EQUIPMENT (MANDATORY). A MINIMUM OF 90 PERCENT OF THE LAMPS IN PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL BE HIGH-EFFICACY LAMPS OR A MINIMUM OF 90 PERCENT OF THE PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL CONTAIN ONLY HIGH-EFFICACY LAMPS.
16. EXCEPTION: LOW-VOLTAGE LIGHTING SHALL NOT BE REQUIRED TO UTILIZE HIGH-EFFICIENCY LAMPS.
17. N1102.4.4 (R402.4.4) RECESSED LIGHTING. RECESSED LUMINARIES INSTALLED IN THE BUILDING THERMAL ENVELOPE SHALL BE SEALED TO LIMIT AIR LEAKAGE BETWEEN CONDITIONED AND UNCONDITIONED SPACES. ALL RECESSED LUMINARIES SHALL BE IC-RATED AND LABELED AS HAVING AN AIR LEAKAGE RATE NOT MORE THAN 2.0 CFM (0.944 L/S) WHEN TESTED IN ACCORDANCE WITH ASTM E283 AT A 1.57 PSF (75 PA) PRESSURE DIFFERENTIAL. ALL RECESSED LUMINARIES SHALL BE SEALED WITH A GASKET OR CAULK BETWEEN THE HOUSING AND THE INTERIOR WALL OR CEILING COVERING.
18. E3901.7 OUTDOOR OUTLETS. AT LEAST ONE RECEPTACLE OUTLET THAT IS ACCESSIBLE WHILE STANDING AT GRADE LEVEL AND LOCATED NOT MORE THAN 6 FEET, 6 INCHES (1981 MM) ABOVE GRADE, SHALL BE INSTALLED OUTDOORS AT THE FRONT AND BACK OF EACH DWELLING UNIT HAVING DIRECT ACCESS TO GRADE. BALCONIES, DECKS, AND PORCHES THAT ARE ACCESSIBLE FROM INSIDE OF THE DWELLING UNIT SHALL HAVE AT LEAST ONE RECEPTACLE OUTLET INSTALLED WITHIN THE PERIMETER OF THE BALCONY, DECK, OR PORCH. THE RECEPTACLE SHALL BE LOCATED NOT MORE THAN 6 FEET, 6 INCHES



UNIT A ELECTRICAL CALCULATIONS			
QTY	DESCRIPTION	VA	TOTAL VA
937	LIVABLE SQUARE FOOT	3	2811
2	SMALL APPLIANCE CIRCUIT	1500	3000
1	CLOTHES WASHER	1500	1500
1	DISPOSAL	400	400
1	REFRIGERATOR	1800	1800
1	RANGE & OVEN	9000	9000
1	WATER HEATER	4800	4800
1	DRYER	5000	5000
1	MICROWAVE	1500	1500
1	AIR HANDLER	2616	2616
SUBTOTAL			32427
FIRST 10,000 @ 100%			10000
REMAINING @ 40%			8970.8
2 TON A/C @ 100%			3340.8
TOTAL VA			22311.6
TOTAL AMPS (VA/240)			93.0
UPGRADE SERVICE			200 AMP

UNIT B ELECTRICAL CALCULATIONS			
QTY	DESCRIPTION	VA	TOTAL VA
865	LIVABLE SQUARE FOOT	3	2595
2	SMALL APPLIANCE CIRCUIT	1500	3000
1	CLOTHES WASHER	1500	1500
1	DISPOSAL	400	400
1	REFRIGERATOR	1800	1800
1	RANGE & OVEN	9000	9000
1	WATER HEATER	4800	4800
1	DRYER	5000	5000
1	MICROWAVE	1500	1500
1	AIR HANDLER	2616	2616
SUBTOTAL			32211
FIRST 10,000 @ 100%			10000
REMAINING @ 40%			8884.4
2 TON A/C @ 100%			3340.8
TOTAL VA			22225.2
TOTAL AMPS (VA/240)			92.6
UPGRADE SERVICE			200 AMP

UNIT A MAIN BREAKER (200 AMP)							
NUM	DESCRIPTION	AMP	WIRE	WIRE	AMP	DESCRIPTION	NUM
1	2 TON A/C	30 AMP	10 AWG	8 AWG	40 AMP	RANGE/OVEN	2
3		30 AMP	10 AWG	8 AWG	40 AMP		4
5	WATER HEATER	30 AMP	10 AWG	8 AWG	40 AMP	DRYER	6
7		30 AMP	10 AWG	8 AWG	40 AMP		8
9	AIR HANDLER	20 AMP	12 AWG	12 AWG	20 AMP	GFCI/AFCI KITCHEN #1	10
11	WASHER	20 AMP	12 AWG	12 AWG	20 AMP	GFCI/AFCI KITCHEN #2	12
13	AFCI/AFCI LAUNDRY	20 AMP	12 AWG	12 AWG	20 AMP	REFRIGERATOR	14
15	GFCI BATH	20 AMP	12 AWG	12 AWG	20 AMP	DISPOSAL	16
17	AFCI BEDROOM 1	15 AMP	14 AWG	12 AWG	20 AMP	MICROWAVE	18
19	AFCI BEDROOM 2	15 AMP	14 AWG	12 AWG	20 AMP	AFCI LIVING ROOM	20
21	AFCI SMOKE/CO DETECTORS	20 AMP	12 AWG	12 AWG	20 AMP	GFCI EXTERIOR	22
23							24
25							26

UNIT B MAIN BREAKER (200 AMP)							
NUM	DESCRIPTION	AMP	WIRE	WIRE	AMP	DESCRIPTION	NUM
1	2 TON A/C	30 AMP	10 AWG	8 AWG	40 AMP	RANGE/OVEN	2
3		30 AMP	10 AWG	8 AWG	40 AMP		4
5	WATER HEATER	30 AMP	10 AWG	8 AWG	40 AMP	DRYER	6
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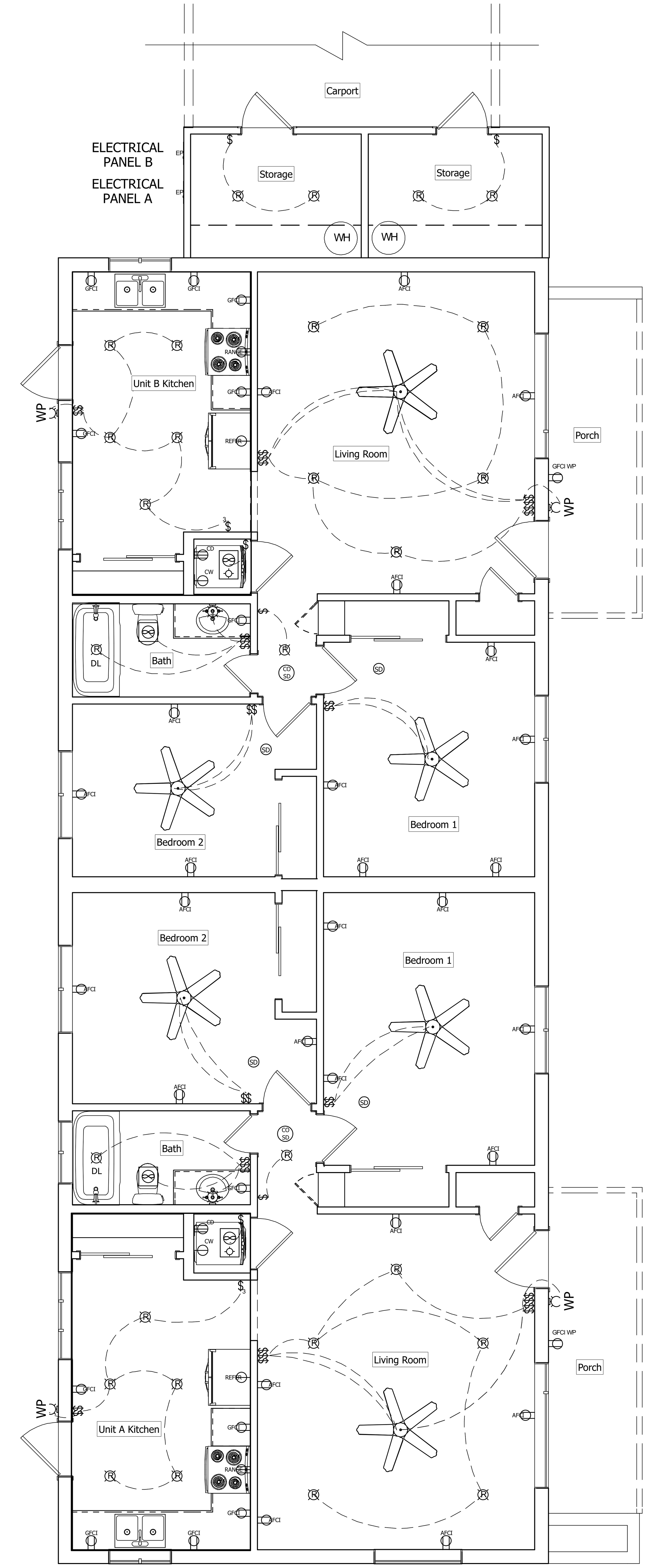
23							24
25							26



ELECTRICAL PLAN

1/4"=1'-0"

SMALL FISH DRAFTING LLC
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SHEET TITLE	PG #
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AS-BUILT PLAN - FLOOR PLAN	2
ELEVATIONS	3
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SHERIDAN MULTI-FAMILY REMODEL

1844 E SHERIDAN ST
PHOENIX, AZ 85006
117-06-043P

PERMIT NUMBER

PROJECT NUMBER	22124
PRINT DATE	11/9/2022
DRAWN BY	J WARD

SHEET TITLE
ELECTRICAL PLAN - ELECTRICAL CALCS

4

THE BUILDING CONTRACTOR AND/OR HOME OWNER SHALL REVIEW AND VERIFY ALL DIMENSIONS, SPECS, CONDITIONS AND CONNECTIONS BEFORE CONSTRUCTION BEGINS AND NOTIFY SMALL FISH DRAFTING OF ANY DIMENSIONAL ERRORS, OMISSIONS OR DISCREPANCIES BEFORE BEGINNING OR FABRICATING ANY WORK. HOMEOWNER WILL TAKE NECESSARY PRECAUTIONS TO REMOVE OR RELOCATE ITEMS OF VALUE TO BE REUSED AND/OR SAVED, OR IN ANY DANGER OF BEING DAMAGED DUE TO CONSTRUCTION PROCESS. TO THE BEST OF MY KNOWLEDGE, THESE PLANS ARE DRAWN TO COMPLY WITH THE OWNER'S AND/OR BUILDER'S SPECIFICATIONS. ANY CHANGES MADE TO THE PLANS AFTER PERMITTING WILL BE AT THE OWNER'S AND/OR BUILDER'S EXPENSE AND RESPONSIBILITY. SMALL FISH DRAFTING LLC IS NOT LIABLE FOR ERRORS OR UNKNOWN CONDITIONS ONCE THE PLANS HAVE BEEN APPROVED BY THE GOVERNING MUNICIPALITY AND/OR CONSTRUCTION HAS BEGUN. WHILE EVERY EFFORT HAS BEEN MADE IN THE PREPARATION OF THIS PLAN TO AVOID MISTAKES, THE DESIGNER CAN NOT GUARANTEE AGAINST HUMAN ERROR. THE CONTRACTOR OF THE JOB MUST CHECK ALL DIMENSIONS AND OTHER DETAILS PRIOR TO CONSTRUCTION AND BE SOLELY RESPONSIBLE THEREAFTER. IF A DIFFERENT CONDITION IS REVEALED ONCE CONSTRUCTION HAS BEGUN, IT IS THE OWNER'S OR CONTRACTORS RESPONSIBILITY TO CONTACT SMALL FISH DRAFTING TO DEVISE A PLAN TO REMEDY THE ISSUE. NO REFUNDS WILL BE ISSUED.