

Addendum 03

Project Name: FMC Tomball TI

Location#: 100339

**Date:** 01/16/2018

#### **Drawing Modifications:**

1. Added Sheet S100 to the Construction Drawing Set.



### **GENERAL NOTES**

- 1. PLAN DIMENSIONS ARE TO FINISHED FACE OF PARTITIONS AND GENERALLY ARE TIED TO A COLUMN CENTERLINE UNLESS SPECIFICALLY SHOWN CENTERED ON A PARTICULAR BUILDING ELEMENT I.E. A CHASE WALL, WINDOW MULLION, ETC. 2. DOOR OPENINGS ARE SCHEDULED BY THE SPACE NUMBER THEY GIVE ACCESS TO. IN THE EVENT OF MORE THAN ONE OPENING IN A
- CURRENT OWNER AND TENANT STANDARDS. THE CONTRACTOR IS RESPONSIBLE FOR NOTIFYING THE ARCHITECT PRIOR TO BIDDING OF ANY DISCREPANCIES BETWEEN THE OWNER AND OR TENANT AND SPECIFICATIONS AND THE CONTRACT DOCUMENTS. 5. INFORMATION SHOWN OR REFERENCED ON ENLARGED DRAWINGS WILL GENERALLY NOT BE SHOWN ON THE SMALLER SCALE DRAWING
- 8. IT IS THE DESIGN INTENT FOR ARCHITECTURAL WOODWORK CABINETRY THAT ALL DOOR AND DRAWER FACES BE FLUSH WITH THE FACE
- OF FILLER PANELS AND SCRIBES. PROVIDE FILLER PANELS, WALL SCRIBES, FINISH FURRDOWNS, AND ALL OTHER COMPONENTS FLUSH WITH RESPECTIVE DISCIPLINES AND THE ENFORCED CODES AND TENANT STANDARDS. THE GENERAL CONTRACTOR IS SOLEY
- RESPONSIBLE FOR THE VERIFICATION, ACCURACY AND LOCATIONS OF DEVICES INSTALLED AND IS TO NOTIFY THE ARCHITECTS IMMEDIATELY PRIOR TO INSTALLATION OF ANY CONFLICTS. 10. PROVIDE BLOCKING FOR ALL WALL MOUNTED EQUIPMENT. 11. THE CONTRACTOR SHALL VISIT THE SITE TO BECOME FAMILIAR WITH THE SCOPE OF WORK AND TO FIELD VERIFY EXISTING CONDITION PRIOR TO BIDDING THIS PROJECT. THE CONTRACTORS IS SOLELY RESPONSIBLE TO FAMILIARIZE HIMSELF WITH THE EXISTING CONDITIONS
- AND NOTIFY THE ARCHITECTS OF ANY DISCREPANCIES OR AMBIGUOUS ITEMS THAT MAY DELAY, CAUSE CHANGES TO THE DESIGN OR DOCUMENTATION OR CONFLICT WITH THE DESIGN INTENT OF THE BUILD OUT AND NOTIFY THE ARCHITECT IMMEDIATELY PRIOR TO

- ALL RISKS OF DAMAGE DURING CONSTRUCTIONS. THE DESIGN ADEQUACY AND SAFETY OF ERECTION, BRACING, SHORING, TEMPORAR CAN BE CONSTRUCTED AS SHOWN, CONFLICTS, DISCREPANCIES OR OMISSIONS SHALL BE REPORTED TO THE ARCHITECT PRIOR TO THE PERFORMANCE OF THE WORK IN QUESTION. THE CONTRACTOR SHALL COORDINATE THE WORK WITH ALL REQUIREMENTS INDICATED IN

**CERTIFICATION SIGNATUR** 

SEE SHEET A2.4 FOR CLARIFIC

SEE SHEET A2.4 FOR CLARIFICA

SEE SHEET A2.4 FOR CLARIFIC

SEE SHEET A2.4 FOR CLARIFICATION

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SEE SHEET A2.4 FOR CLARIFICATION

(FKC TV VENDOR TO MAKE ALL TERMINATIONS)

(FKC TV VENDOR TO MAKE ALL TERMINATIONS) EQ EQUIP

(WATER VENDOR TO MAKE PLUMBING CONNECTIONS)

GC TO INSTALL MICRO

20. THE GENERAL CONTRACTOR SHALL COORDINATE ALL WORK WITH THE SHELL

01 CRASH CART

01 FURNITURE

01 HOYER LIFT

01 DIALYSIS MACHINES

01 LOUNGE APPLIANCES

01 NETWORK RACKS

01 PHONE SYSTEM

D1 RO & SDS MONITORS

1 SDS & GRANUFLO EQUIPMENT 01 TECH REPAIR VALVE BOX ASSEMBL

01 WATER TREATMENT EQUIPMENT

02 DUMPSTER ENCLOSURE AND PAD

07 WALL AND ROOF INSULATION

08 EXTERIOR VESTIBULE DOOR

09 EXT. WALL GYPSUM BOARD

10 TEMPORARY SITE SIGN

13 SPRINKLER SERVICE, RISER, BRANCH LINES

13 SPRINKLER SYSTEM PIPING AND HEADS

15 CITY WATER SUPPLY TO BUILDING

15 EMERGENCY WATER CONNECTION

15 HVAC DUCTWORK AND DAMPERS

15 | SANITARY SEWER LINE TO BUILDING

15 TEMPERATURE CONTROL SYSTEM

16 AUTOMATIC TRANSFER SWITCH

16 EXIT LIGHTING & SIGNS-INTERIOR

16 EXIT LIGHTING-EXTERIOR

16 GAS SUPPLY TO HVAC UNITS

16 GENERATOR ANNUNCIATOR

16 MAIN DISTRIBUTION PANEL 16 POWER SUPPLY TO HVAC UNITS

16 | PRIMARY POWER TO BUILDING

16 | TELEPHONE CABLING & JACKS

16 TELEVISION SYSTEM-COAX CABLES

16 | TELEVISION SYSTEM-AUDIO CABLES

16 RO & SDS MONITOR WIRING

16 FIRE ALARM SYSTEM

16 INTERCOM SYSTEM

16 LIGHT FIXTURES

16 SITE LIGHTING

16 TIMECLOCK-CABLING

15 DOMESTIC WATER HEATER

15 BACKFLOW PREVENTER-DOMESTIC WATER

15 BACKFLOW PREVENTERS-PROCESS WATER

08 INNER VESTIBULE DOOR

01 SECURITY SYSTEM

01 TIME CLOCK

03 SLAB 06 | MILLWORK

01 VALVE PANLES

01 STOW AWAY SCALE 01 | HIGH DENSITY STORAGE

06 | PORTE COCHERE

10 STAFF LOCKERS

15 HVAC UNITS

15 PLUMBING FIXTURES

16 DATA CABLING

16 GENERATOR

15 PROCESS WATER HEATER

01 MULTI FUNCTION PRINTER

01 OXYGEN CONCENTRATORS

01 OXYGEN CYLINDER STORAGE CONTAINER

01 RECESSED SCALE FRAME & EQUIPMENT

01 TELEVISION/ENTERTAINMENT SYSTEM

PROJECT RESPONSIBILITY SCHEDULE

## FKC TOMBALL

# FKC LOCATION # 100339-1-DN-W-BO-2015 13730 ALICE RD. SUITE D, TOMBALL, TX 77377

PROJECT TENANT

FRESENIUS KIDNEY CARE

PROJECT INFORMATION

CARE. NO CARE WILL BE PROVIDED AFTER BUSINESS HOURS.

THIS PROJECT CONSISTS OF A NEW CONSTRUCTION TENANT INTERIOR OF A SINGLE STORY DIALYSIS CLINIC WITH 16

TREATMENT STATIONS AND 1 SEPARATION ROOM. STRUCTURE TO BE USED AS AN OUTPATIENT CLINIC FOR DIALYSIS

	ESTUDIO ARCHITECTURE	FRESENIUS KIDNEY CARE			
			TOTAL GROSS FLOOR AREA IS 8,928 SF.	□ DeNovo □ Relocation □ Expansion	
	John Odom	Project Manager: Mitch Cribbs		☐ Greenfield☐ Nocturnal☐ Above I	Habitable Space
	2180 North Loop West, Suite 500	125 E John Carpenter Freeway, Suite 1700			
	Houston, TX 77018	Irving, TX 75062		RECS DOCUMENT	REVISION DATE
	Work: 713-433-5000 Cell: 832-213-6617	Phone: 217-445-3036 Cell: 214-681-4522			
	Fax: 832-565-8900	Email: mitchell.cribbs@fmc-na.com		FKC Facility Room Space Standards	JULY 2017
	Email: jodom@estudioarchitecture.com		STATE INSPECTION REQUIREMENTS THIS PROJECT REQUIRES INSPECTION BY THE TEXAS DEPARTMENT OF STATE HEALTH SERVICES. THE FOLLOWING ITEMS SHALL BE PROVIDED BY THE GC	FKC Standard Specifications	JULY 2017
			AT THE TIME OF FINAL INSPECTION:	FKC Standard Details	JULY2017
			1. FIRE ALARM SYTEM CERTIFICATION. NEW OR MODIFIED FIRE ALARM SYSTEMS MUST BE CERTIFIED AND SIGNED AS MEETING APPLICABLE NFPA	FKC Visual Identity Guide	JULY 2016
	MEP STRUCTURAL	PROJECT OWNER	STANDARDS SUCH AS 101, 72A, 72E, ETC. ON FORM FML-009 040392 OF THE OFFICE OF THE STATE FIRE MARSHAL.  2. SPRINKLER SYSTEM. A SIGNED COPY OF A LETTER OR CETIFICATION FROM A PROFESSIONAL ENGINEER (P.E) LICENSED IN THE STATE OF TEXAS	FKC Clinic Finish Schedule	JULY 2017
			INDICATING THE FIRE SPRINKLER WORKING PLANS, HYDRAULIC CALCULATION, THE TESTING AND FIELD INSPECTION OF THE INSTALLATION OF THE NEW OR MODIFIED SPRINKLER SYSTEM IS IN COMPLIANCE WITH THE REQUIREMENTS OF NFPA 13, STANDARD FOR THE INSTALLATION OF SPRINKLER	FKC Drawing Standards	JULY 2017
	HENDERSON ENGINEERS, INC	FRESENIUS KIDNEY CARE	SYSTES, 2002 EDITION, AND WITH THE HLR §133.168(C)(1)(C), ASC: §135.55(C)(1)(C), ESRD: §117.105(c)(1)(C), FEC §131.147(c)(1)(C), AND PPH&CSU: §		
	TIENDERGON ENGINEERG, ING	TRECEIVIOU RIBIVET OF TRE	134.128(c)(1)(C). A COPY OF A LETTER OR CERTIFICATION OF CHANGES IN EXISTING FIRE SPRINKLER SYSTEM IS NOT REQUIRED WHEN REOCATION OF NOT MORE THAN TWENTY SPRINKLER HEADS AND HYDRAULIC CALCULATION ARE NOT INVOLVED.	JOHN W. BELLIAN	, architect of record
	David Darby	Project Manager: Mitch Cribbs	3. ELECTRICAL GROUNDING REPORT & RECPETACLE TESTING. GROUNDING REPORT: A COPY OF THE TEST AND A SIGNED LETTER FOM THE ELECTRICAL	certify that to the best of my knowle incorporated to the fullest extent pro	
	3535 Briar Park Drive, Suite 200	125 E John Carpenter Freeway, Suite 1700	CONTRACTOR OR PROFESSIONAL ENGINEER (P.E) CERTIFYING THAT THE ELCTRICAL SYSTEM WAS TESTED AN COMPLIES WITH THE STANDARDS OF NFPA 99, HEALTH CARE FACILITYES, 2002 EDITION, §4.3.3.1 (GROUNDING SYSTEM TESTING), IF APPLICABLE TO THE PROJECT. IMPEDANCE	of RECS Documents, as noted above	e, into the Contract
	Houston, TX 77042	Irving, TX 75062	MEASUREMENTS SHALL BE MADE ON A MINIMUM OF 10% OF AL NEW RECEPTAVLES BETWEEN A REFERENCE GROUNDING POINT AND THE	Documents; and that I have reviewe Documents to ensure that they mee	
	Work: 713-783-7707	Work: 214-445-3036	RECEPTACLE GROUNDING CONTACT IN EACH PATIENT CARE AREA. AT LEAST ONE CRITICAL AND ONE NORMAL RECEPTACLE SHALL BE TESTED AT THE HEAD OF ALL PATIET CARE BEDS OR STATIONS. VOLTAGE MEASUREMENTS SHALL BE MADE UNDER NO-FAULT CONDITIONS BETWEEN A REFERENCE	Contract Document Checklist, which	
	Cell: 281-414-0099 Fax: 713-783-7797	Cell: 214-681-4522 Email:mitchell.cribbs@fmc-na.com	PPOINT AND EXPOSED FIXED ELECTRICAL EQUIPMNT WITH CONDUCTIVE SURFACE IN A PATIENT CARE VICINITY (E.G. FIXED X-RAY	request.	12/19/2017
	Email: David.Darby@hei-eng.com	Email.milcheil.chbbs@mic-na.com	EQUIPMENT. RECEPTACLE TESTING: ALL NEW RECEPTACLES IN PATIENT CARE AREAS SHALL BE TESTED FOR: 1) PHYSICAL INTEGRITY, 2) CONTINUITY, 3) POLARITY, 4) RETENTION FOURCE OF THE GROUNDING BLADE.	Name	
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URE					
rd e	VICINITY MAP		APPLICABLE CODES	NFPA CERTI	FICATION
9/2017			ALL LIGHTEL GODEG	I THE TAX SERVING	1 10/11/011
	Medical Complex Dr Medical Complex Dr			NFPA 101, LIFE SAFET	
	Wedicar	√	1. 2012 International Building Code	<u>CERTIFICATI</u>	<u>ION</u>
	DDO IECT	Corral RV Park 😊 👸 👙 등	2. 2012 International Mechanical Code	According to the CMS final	rule concerning
	PROJECT & Michel Rd	eg 22 23		ESRD facility compliance w	
	LOCATION FALCON	2	3. 2012 International Fuel Code	Code, this project ⊠ is req	•
	Many Jack Lin		4. 2012 International Plumbing Code	required to.	
RIFICATION	Mary Jan HIRSCHFIELD			If required to comply,	
RIFICATION	FARMS (249)		5. 2012 National Electrical Code		
RIFICATION	TOMBALI		6. 2012 International Fire Code	JOHN W. BELLIAN	, Architect of
RIFICATION	Pine Meadow Ln 3 INDUSTRIAL			Record certify that to the b	·
ICROWAVE	INDOSTRIAL I	THE STATE OF THE S		knowledge and belief, the	•
RIFICATION	Alice Rd Theis Ln Theis Ln	Theis Ln ≦ %		documents comply with NF	
RIFICATION	Alice Rd Q Theis Ln Theis Ln	D CHW		Safety Code, Chapter 20 or	
RIFICATION		Pine Woods St		all referenced NFPA section	
RIFICATION	Olin Rd K	SC *		11211	
	召 N Humble Lake Rd N Humble Lake R6 (249)	ner		Mi	12/19/2017
RIFICATION	O.	₹ 55		Name	Date
RIFICATION	The state of the s	7			
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RIFICATION				2.2 02	<del></del>



Adjacent
Adjustable
Above Finished Floor

Air Handling Unit

Approximate Architect(ural)

Cast-in-Place Concrete

Concealed Spline Ceiling Ceramic Tile

Condensing Unit City Water

American Institute of Engineers

Fire Alarm Annunciator Fire Alarm Control Panel

Floor(ing) Fluorescent Fixed PaneL

Laminate Lavatory Less Door Width

Masonry Opening Moveable

Not in Contract

Not to Scale

Opposite Hand Overhead Opening Opening Open to Structure

Owner Furnished and Installed Owner Finished Installed by Contractor

Patient Station

Refrigerator Refrigerator

Refrigerator Removable Room

Reverse Osmosis (water

Roof Top Package Un

Solution Delivery System

Tenant Improvement

Under Counter Refrigerato

Vinyl Acoustical Ceiling Tile Vinyl Composition Tile

Vinyl Wall Covering

Wood Wood Panel on Gypsum Wa

Window Opening Waterproofing Wall Sconce

Sealed Concrete

Paper Towel Dispense

PROJECT TEAM

ESTUDIO ARCHITECTURE

**ARCHITECT** 

CIVIL

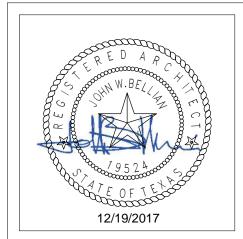
### SITE LOCATION



### DRAWING INDEX

SHEET NUMBER	SHEET NAME	SHEET NUMBER	SHEET NAME
00 GENER	AL	05 MECHA	NICAL
T1.0	COVER SHEET	M1.0	MECHANICAL SCHEDULES
02 LIFE SA	AFETY	M2.0	MECHANICAL PLAN TI
LS1.0	LIFE SAFETY PLAN	M2.1	MECHANICAL ROOF PLAN TI
LS2.0	PARTITION TYPES SCHEDULE	M3.0	MECHANICAL DETAILS
LS3.0	PARTITION DETAILS	06 ELECTI	RICAL
LS4.0	PENETRATION DETAILS	E2.0	LIGHTING PLAN
LS5.0	PARTITION UL RATING	E2.1	POWER PLAN
03 STRUC	TURE 2	E2.2	COMMUNICATIONS PLAN
S100	STRUCTURAL PLAN	E2.3	HVAC POWER PLAN
04 ARCHIT	TECTURE	E3.0	ELECTRICAL PANEL SCHEDULES
A1.0	ARCHITECTURAL SITE PLAN	E3.1	ONE LINE DIAGRAM
D1.0	DEMOLITION FLOOR PLAN	E4.0	TELECOM SYSTEM AND DETAILS
A2.0	FLOOR PLAN	E4.1	SPECIAL SYSTEMS AND DETAILS
A2.1	DIMENSIONED FLOOR PLAN	E4.2	ELECTRICAL DETAILS
A2.1.1	FLOOR PENETRATION LOCATIONS PLAN	E4.3	ELECTRICAL DETAILS
A2.2	ENLARGED FLOOR PLANS	07 PLUMB	
A2.3	FINISH FLOOR PLAN	P1.0	PLUMBING LEGEND & SCHEDULES
A2.4A	OWNER FURNISHED ITEMS PLAN	P2.0	DOMESTIC WATER AND GAS PLAN DOMESTIC WATER RISER
A2.4B	INTERIOR SIGNAGE PLAN	P2.1	
A2.5	REFLECTED CEILING PLAN	P2.2	WASTE AND VENT PLEED
A2.6	ROOF PLAN	P2.3	WASTE AND VENT RISER
A2.7	DOOR AND WINDOW DETAILS	P2.4	PROCESS WATER SLEEVING
A2.7 A2.8	ROOM FINISH AND COLOR PALETTE	P2.5	PLUMBING ROOF PLAN
, .L.U	SCHEDULES	P2.6	PLUMBING GAS RISER PLUMBING DETAILS
A2.9	DOOR HARWARE SETS	P3.0	PLUMBING DETAILS PLUMBING DETAILS
A4.0	BUILDING CROSS SECTIONS	P3.1	
A6.0	TREATMENT ROOM ELEVATIONS		ROTECTION FIRE SPRINKLER NOTES AND DETAILS
A6.2	INTERIOR ELEVATIONS & DETAILS	F0.0	FIRE SPRINKLER NOTES AND DETAILS
A6.3	INTERIOR ELEVATIONS & DETAILS	F1.0	R TREATMENT
A6.4	INTERIOR ELEVATIONS & DETAILS		
A6.5	FMC STANDARD DETAILS	ME-1	MECHANICAL EQUIPMENT SCHEMATIC
A6.6			JED CHEET
A8.0-A8.8	MILLWORK PACKAGE DRAWINGS	<b>LUI</b>	VER SHEET

SCALE: AS NOTED



**FKC CERTIFICATION** 

**CERTIFICATION THAT THE CONTRACT DOCUMENTS** 

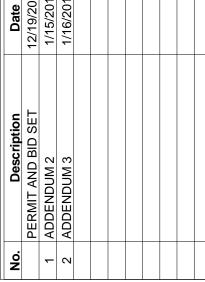
**CONFORM TO FRESENIUS MEDICAL CARE'S** 

**DIALYSIS CLINIC STANDARDS** 

DATE: 12/19/2017

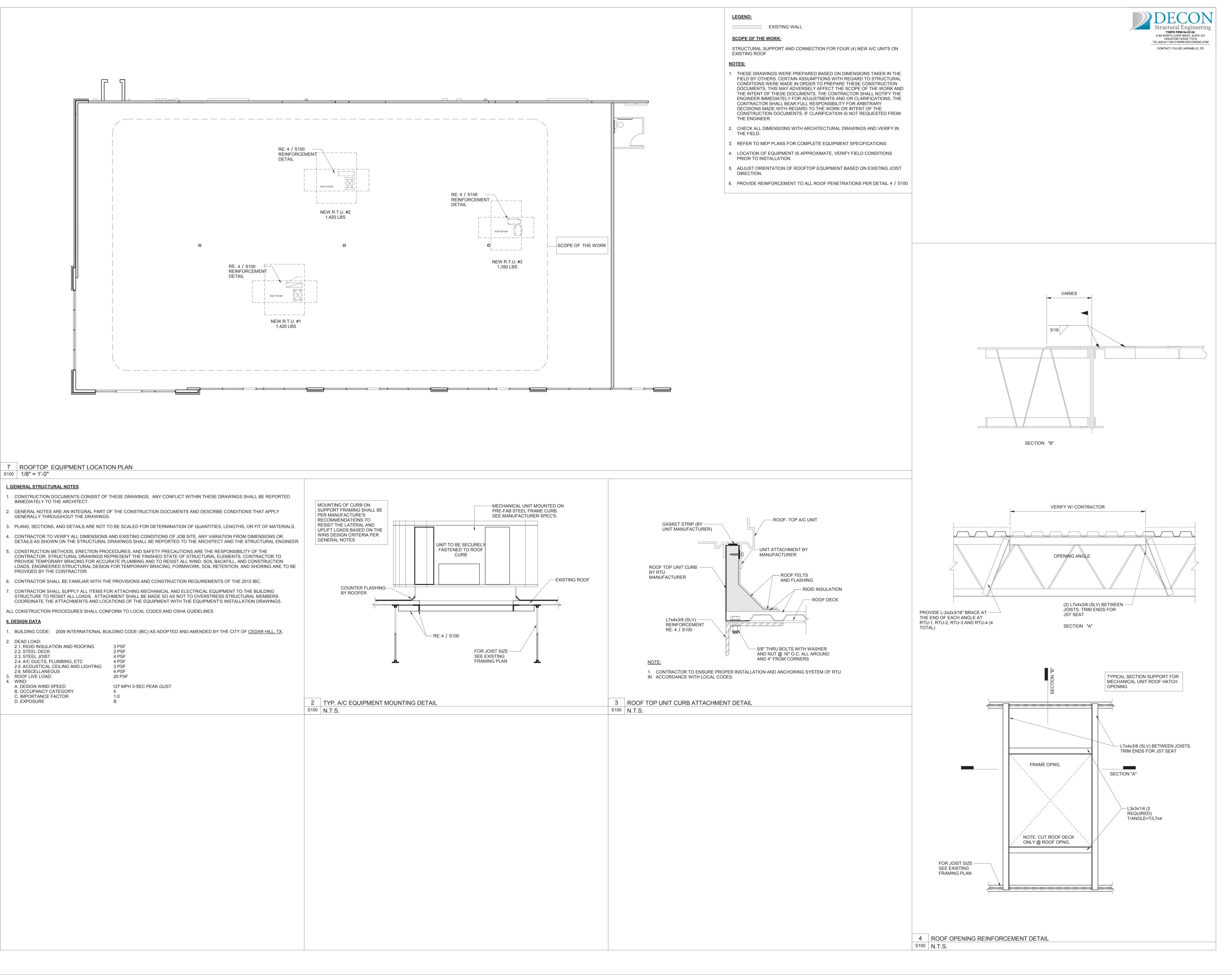


Checked by: Project number 100339-1-DN-W-BO-2015



T1.0

Sheet Number



Drawn by:

Checked by: Date Drawn: Project number:

**S100** 

STRUCTURAL PLAN