GENERAL NOTES

1. THE INFORMATION CONTAINED WITHIN THESE CONSTRUCTION DOCUMENTS IS ISSUED TO SHOW DESIGN INTENT AND BASIC FRAMING DETAILS. BY ENTERING INTO A CONTRACT, THE GENERAL CONTRACTOR AND OWNER ASSUME ALL RESPONSIBILITY TO PERFORM ALL WORK WITHIN STANDARD CONSTRUCTION PRACTICES THAT ENSURE PROPER STRUCTURAL DETAILING, WEATHERPROOF CONSTRUCTION, AND QUALITY WORKMANSHIP. ALL CONSTRUCTION SHALL MEET OR EXCEED ALL APPLICABLE CODES AND STANDARDS. THE GENERAL CONTRACTOR AND OWNER SHALL NOTIFY BLACKLEDGE ARCHITECTURE IN WRITING OF ANY DISCREPANCIES OR PROBLEMS OBSERVED OR PERCEIVED WITHIN THESE DOCUMENTS PRIOR TO PROCEEDING WITH WORK.

2. INFORMATION CONTAINED IN THE CONTRACT DOCUMENTS SHALL BE INTERPRETED BY BLACKLEDGE ARCHITECTURE. THE DOCUMENTS SHOW AN OVERVIEW OF THE WORK REQUIRED UNDER THIS CONTRACT, AS WELL AS OTHER REQUIREMENTS OR CONDITIONS WHICH MIGHT IMPACT THE PROJECT. THE CONTRACT DOCUMENTS GENERALLY INDICATE THE CONCEPT AND INTENT OF THE PROJECT, AND ARE NOT MEANT TO NECESSARILY SHOW ALL CONDITIONS OR DETAILS.

3. THE GENERAL CONTRACTOR/OWNER FOR THIS PROJECT SHALL ADDRESS THE COORDINATION OF THE ENTIRE SCOPE OF WORK, FROM THE BEGINNING OF THE CONSTRUCTION PROCESS THROUGH FINAL CLOSE-OUT. THE SCOPE OF WORK SHALL INCLUDE, BUT IS NOT LIMITED TO, PREPARATION OF ALL COORDINATION DRAWINGS AND DIAGRAMS, ALL SCHEDULES FOR COMPLETION, AND CONTROL OF SITE UTILIZATION.

4. COORDINATION OF ALL CIVIL, STRUCTURAL, MECHANICAL, ELECTRICAL, AND PLUMBING WILL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR/OWNER.

5. THE GENERAL CONTRACTOR SHALL COMPLY WITH ALL RULES AND REGULATIONS AS DEFINED BY THE A.D.A. GUIDELINES.

6. THE GENERAL CONTRACTOR/OWNER IS SOLELY RESPONSIBLE FOR ALL PROCEDURES NECESSARY FOR THE COMPLETION OF THIS PROJECT.

7. ALL MATERIALS AND CONSTRUCTION SHALL CONFORM TO THE REQUIREMENTS OF ALL APPLICABLE BUILDING, ELECTRICAL, SAFETY, AND SANITARY LAWS/CODES ENFORCED IN THE STATE, COUNTY AND CITY WHERE THIS PROJECT IS CONSTRUCTED. THE GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL BE RESPONSIBLE FOR ANY VIOLATION OF THE SAME AND SHALL MAKE ALL WORK ACCEPTABLE TO THE PUBLIC DEPARTMENT INVOLVED WITHOUT CHARGE TO OWNER.

8. ALL TRADES AND SUBCONTRACTORS SHALL DIRECT ALL QUESTIONS, CHANGES, EXTRA CHARGES, OR REQUEST THROUGH THE GENERAL CONTRACTOR. THE GENERAL CONTRACTOR SHALL SUBMIT ALL QUESTIONS, CHANGES, EXTRA CHARGES, OR REQUEST TO THE OWNER.

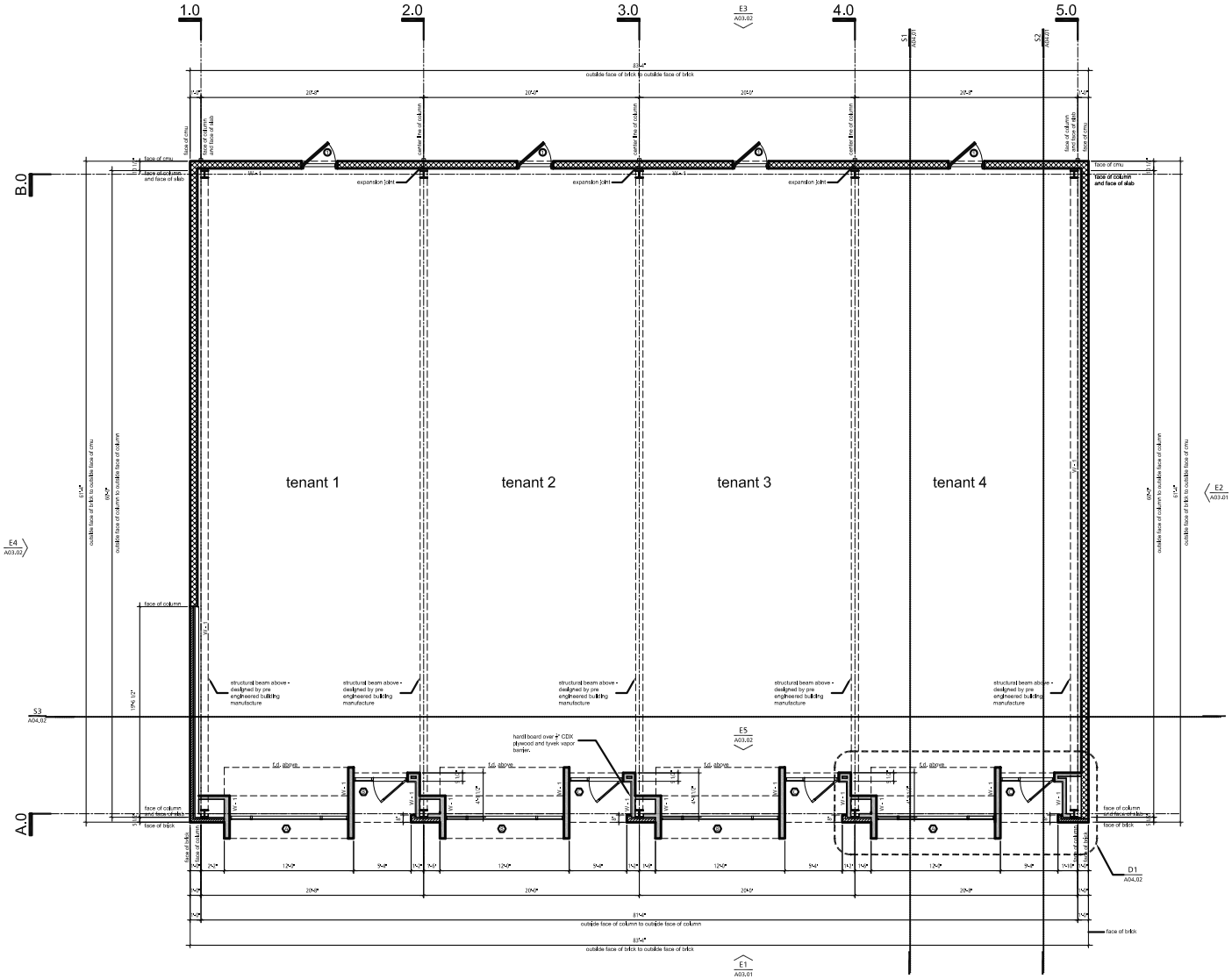
9. THE GENERAL CONTRACTOR SHALL FURNISH TO THE OWNER A WRITTEN GUARANTEE THAT ALL WORK UNDER THIS CONTRACT BY THESE DOCUMENTS SHALL BE FREE OF DEFECTS OF WORKMANSHIP AND MATERIALS FOR A PERIOD OF ONE YEAR FROM THE DATE OF ACCEPTANCE OF THE PROJECT. ALL DEFECTS WHICH OCCUR WITHIN ONE YEAR WILL BE REPLACED OR REPAIRED AT NO ADDITIONAL COST TO THE OWNER. ALL EQUIPMENT AND FURNISHINGS WITH A GUARANTEE LONGER THAN ONE YEAR SHALL INCLUDE THE GREATER GUARANTEE.

10. ALL INTERIOR FINISHES, MATERIALS, AND FURNISHINGS SHALL COMPLY WITH AND MEET THE SMOKE AND FIRE RATING REQUIREMENTS OF ALL STATE AND LOCAL CODES. IN PARTICULAR, ALL INTERIOR FINISHES SHALL MEET REQUIREMENTS SET FORTH IN THE STANDARD BUILDING CODE.

11. ALL DIMENSIONS INDICATED ON FLOOR PLANS ARE FROM FACE OF FINISHED MATERIAL TO FACE OF FINISHED MATERIAL UNLESS NOTED OTHERWISE.

12. GENERAL CONTRACTOR MAY BE REQUIRED TO SUBMIT SAMPLES OF SOME FINISHES AT THE REQUEST OF BLACKLEDGE ARCHITECTURE

13. FINAL CLEAN-UP OF BUILDING AND SITE SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR. BUILDING AND SITE SHALL BE TURNED OVER IN A CLEAN AND NEW CONDITION.



P1 FLOOR PLAN - proposed
SCALE: 1/8" = 1'-0"

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