

C O P Y R I G H T S R E S E R V E D
 THESE IDEAS, PLANS, & DESIGNS MAY NOT BE REPRODUCED OR COPIED IN ANY FORM WITHOUT THE EXPRESS WRITTEN CONSENT OF CIC AND GUILHEM & CARBONE. DIMENSIONS SHOWN ON THESE DRAWINGS SUPERCEDE SCALE DIMENSIONS

CEILING LEGEND (DROP MEASURED FROM CONC. CEIL. SLAB)
 10'-0" T.O. CONC. FLOOR SLAB TO B.O. OF CONC. CEILING SLAB
 ASSUME 1" THICKNESS OF FINISH FLOORING

SYMBOL	HEIGHT	DESCRIPTION
[Symbol]	9'-11" AFF	UNDERSIDE OF CONCRETE SLAB. PAINTED SKIM COAT FINISH
[Symbol]	9'-4" AFF	NEW DROPPED 3/4" DRYWALL CEILING. PAINT FINISH. 284.6cm AFF
[Symbol]	9'-0" AFF	NEW DROPPED 3/4" DRYWALL (11" DROP) CEILING. PAINT FINISH. 274cm AFF
[Symbol]	8'-10" AFF	NEW DROPPED 3/4" DRYWALL (13" DROP) CEILING. PAINT FINISH. 269cm AFF
[Symbol]	8'-8 1/2" AFF	NEW DROPPED 3/4" DRYWALL (14 1/2" DROP) CEILING. PAINT FINISH. 265cm AFF
[Symbol]	8'-6" AFF	NEW DROPPED 3/4" DRYWALL (17" DROP) CEILING. PAINT FINISH. 259cm AFF
[Symbol]	8'-2 1/2" AFF	NEW DROPPED 3/4" DRYWALL (19 1/2" DROP) CEILING. PAINT FINISH. 250cm AFF
[Symbol]	8'-6" AFF	EXISTING DROPPED CEILING TO BE DEMOLISHED

SCOPE OF WORK
 COMBINATION OF 3 EXISTING ADJOINING UNITS. EXISTING CONDOMINIUM BUILT IN 2002

DEMOLITION
 COMPLETE DEMOLITION OF 3 EXISTING, ADJACENT UNITS

ARCHITECTURE
 NEW FLOOR LAYOUT: 4 BEDROOM + 4.5 BATH
 NEW INTERIOR FLOORING WITH SOUND CONTROL
 NEW EXTERIOR FLOORING WITH WATERPROOFING

MECHANICAL
 NEW AHUs, GRILLES, LINEAR DIFFUSERS, EXHAUST FANS, DUCTS, AND THERMOSTATS

ELECTRICAL
 RELOCATE ELECTRICAL PANELS AS SHOWN
 NEW RECEPTACLES, CONNECTIONS, LIGHT FIXTURES, ETC.

PLUMBING
 RELOCATE AND RECONFIGURE 4.5 BATHS

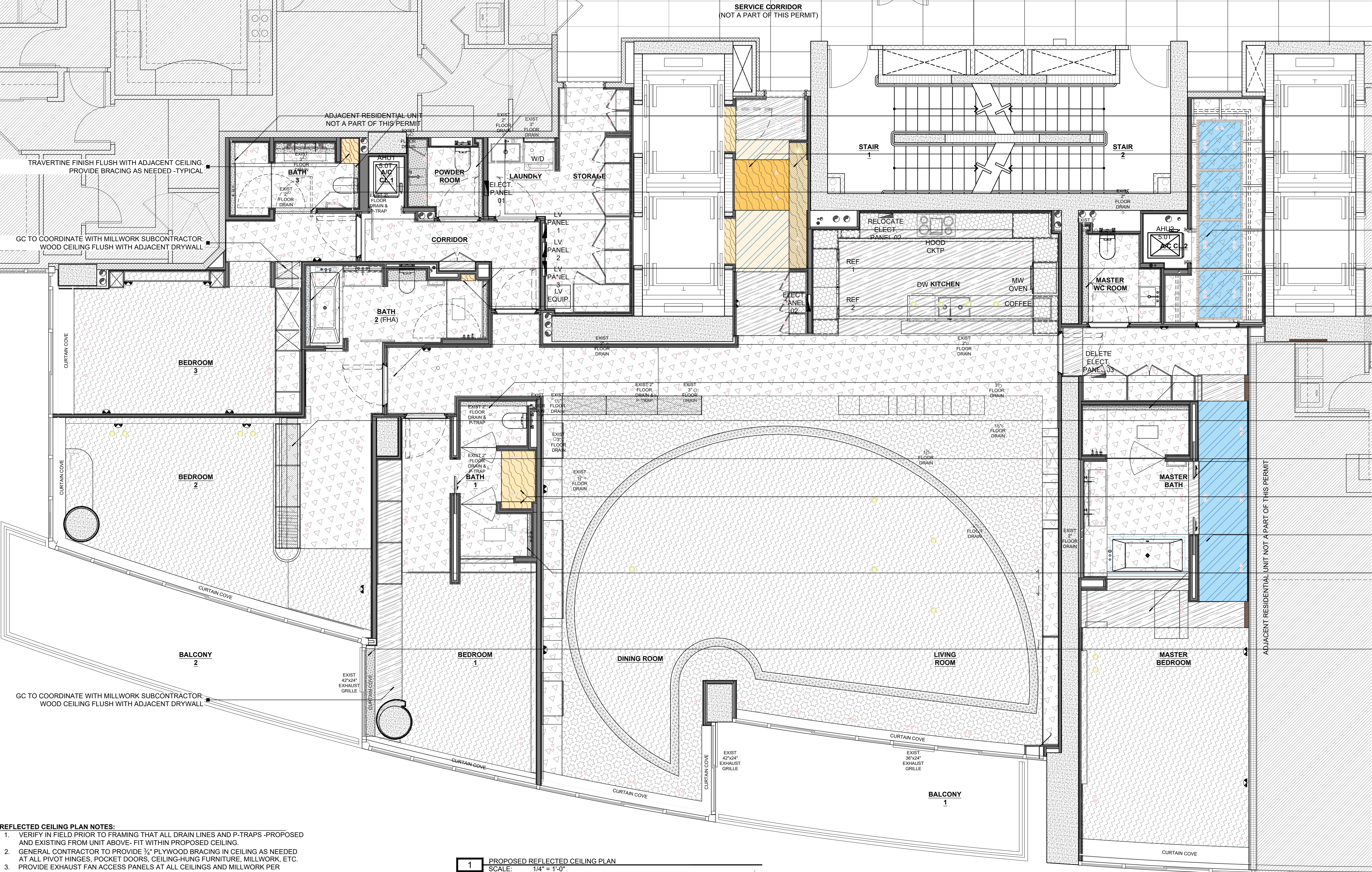
LIFE SAFETY
 NEW SPRINKLER LAYOUT. SUBCONTRACTOR TO SUBMIT SHOP DRAWINGS FOR CMB REVIEW AND APPROVAL UNDER SEPARATE PERMIT
 NEW FIRE ALARM LAYOUT. SUBCONTRACTOR TO SUBMIT SHOP DRAWINGS FOR CMB REVIEW AND APPROVAL UNDER SEPARATE PERMIT

STRUCTURAL
 NO CHANGES TO THE EXISTING BUILDING STRUCTURE

ZONING
 NO EXTERIOR CHANGES
 NO CHANGE OF USE

WALL LEGEND

SYMBOL	TYPE	FIRE RATING	DESCRIPTION
[Symbol]	WT-1 EXIST	NOT RATED	DRYWALL PARTITION
[Symbol]	WT-1 NEW	NOT RATED	DRYWALL PARTITION
[Symbol]	WT-2 EXIST	1-HOUR RATED	DRYWALL DEMISING PARTITION
[Symbol]	WT-2 NEW	1-HOUR RATED	DRYWALL DEMISING PARTITION
[Symbol]	WT-3 EXIST	3-HOUR	CMU WALL
[Symbol]	EXISTING	3-HOUR	CAST-IN-PLACE REINF. CONCRETE WALL
[Symbol]	EXISTING		EXISTING PARTITION TO BE DEMOLISHED



- EXHAUST LINEAR GRILLE IN COVE. SEE TYPICAL DETAIL XIX
- ELEV. +7'-10 1/2" AFF. TRAVERTINE AND BRONZE CEILING. PROVIDE BRACING AS NEEDED -TYPICAL. ELEVATION OF HATCHED TRAVERTINE FINISH: +7'-7 1/2" AFF
- PROVIDE BRACING FOR PIVOT HINGE -TOP AND BOTTOM (TYPICAL)
- COORDINATE WITH MILLWORK SUBCONTRACTOR THE MIRROR FINISH AT CEILING. PROVIDE BRACING AS NEEDED -TYPICAL
- EXHAUST LINEAR GRILLE IN COVE. SEE TYPICAL DETAIL XIX
- ELEV. +7'-0" AFF. TRAVERTINE NICHE. SEE INTERIOR ELEVATIONS. PROVIDE BRACING AS NEEDED -TYPICAL
- PROVIDE BRACING FOR POCKET DOOR HARDWARE -TYPICAL
- EXHAUST LINEAR GRILLE IN COVE. SEE TYPICAL DETAIL XIX
- COORDINATE WITH MILLWORK SUBCONTRACTOR. BRACING AT CEILING FOR CLOSET -TYPICAL
- PROVIDE BRACING FOR POCKET DOOR HARDWARE -TYPICAL
- ELEV. +8'-0" AFF. TRAVERTINE CEILING. SEE INTERIOR ELEVATIONS. PROVIDE BRACING AS NEEDED -TYPICAL
- MIRROR FINISH FLUSH WITH ADJACENT CEILING. PROVIDE BRACING AS NEEDED -TYPICAL
- EXHAUST LINEAR GRILLE IN COVE. SEE TYPICAL DETAIL XIX
- COORDINATE EXACT CEILING HEIGHT WITH EXISTING EXHAUST GRILLE IN FIELD. INSTALL CEILING AT MAXIMUM HEIGHT POSSIBLE (+100" AFF MIN.) TO ALLOW FOR EXHAUST DUCT.

REFLECTED CEILING PLAN NOTES:

1. VERIFY IN FIELD PRIOR TO FRAMING THAT ALL DRAIN LINES AND P-TRAPS -PROPOSED AND EXISTING FROM UNIT ABOVE- FIT WITHIN PROPOSED CEILING
2. GENERAL CONTRACTOR TO PROVIDE 3/4" PLYWOOD BRACING IN CEILING AS NEEDED AT ALL PIVOT HINGES, POCKET DOORS, CEILING-HUNG FURNITURE, MILLWORK, ETC.
3. PROVIDE EXHAUST FAN ACCESS PANELS AT ALL CEILINGS AND MILLWORK PER MANUFACTURER'S SPECIFICATIONS.

1 PROPOSED REFLECTED CEILING PLAN
 SCALE: 1/4" = 1'-0"

CIC

STATE OF FLORIDA
 REGISTERED ARCHITECT
 JOSE RAMON CARLO
 AR16566

ARCHITECTURE
 INTERIOR DESIGN
 REAL ESTATE ADVISORY

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P R I V A T E
P R E S I D E N C E
 CONTINUUM SOUTH TOWER
 100 SOUTH POINTE DRIVE
 UNIT 1001/02/03
 BID SET - FEBRUARY 10, 2024

PROJECT : 2205
 DATE : SEPTEMBER 30, 2023
 FILE : 1001/02/03 PERMIT 230915
 REV. DESCRIPTION DATE

SCALE: AS NOTED

PROPOSED REFLECTED CEILING PLAN
A2.2