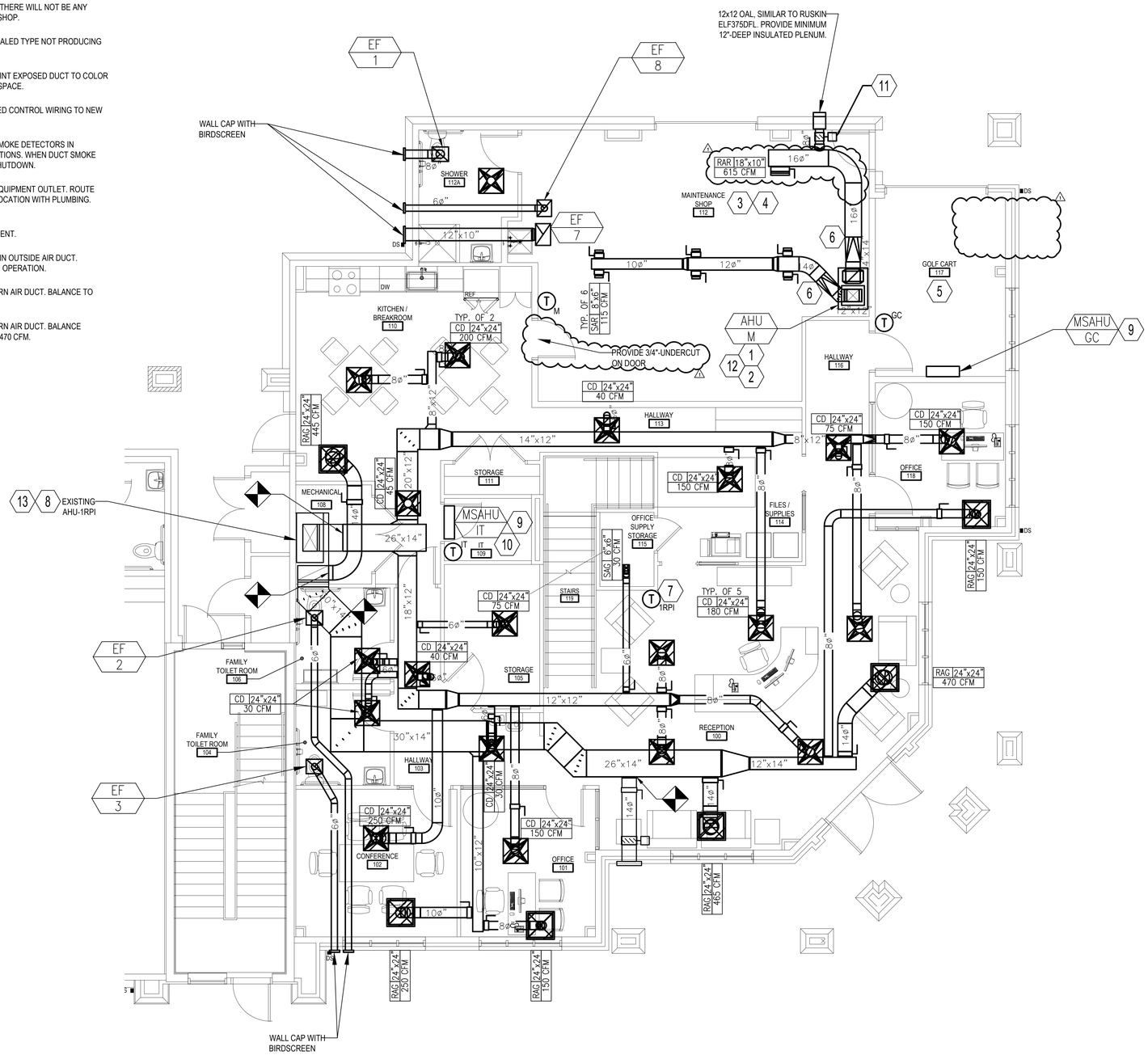
## SHEET NOTES

1. INSTALL AHU ON PRE-FABRICATED STEEL PLENUM BOX WITH FILTER RACK SIMILAR TO LABOR SAVER.
2. PROVIDE TRAPPED, INSULATED CONDENSATE PIPING FULL SIZE OF EQUIPMENT OUTLET. SLOPE PIPING TO DRAIN AT A MINIMUM OF 1/8" PER FOOT. COORDINATE DRAIN LOCATION WITH PLUMBING. TERMINATE CONDENSATE PIPE INDIRECTLY OVER DRAIN.
3. PROVIDE CARBON MONOXIDE DETECTORS APPLIED IN CONJUNCTION WITH NITROGEN DIOXIDE DETECTORS LOCATED IN MAINTENANCE SHOP IN ACCORDANCE WITH 2023 FLORIDA MECHANICAL CODE CHAPTER 4, SECTION 404. WHEN ONE OR MULTIPLE DETECTORS ARE ENERGIZED, EF-7 TURNS ON TO FULL FLOW LISTED IN EXHAUST FAN SCHEDULE.
4. THE MAINTENANCE SHOP VENTILATION IS BASED ON ITS FUNCTION BEING THE CENTRAL LOCATION FOR ALL TYPES OF MINOR REPAIRS BEING DONE ON THE PROPERTY. THERE WILL NOT BE ANY VEHICLES REPAIRED AND NO VEHICLES STORED OVERNIGHT IN THE SHOP.
5. THE GOLF CART VENTILATION IS BASED ON THE BATTERIES BEING SEALED TYPE NOT PRODUCING ANY GAS DISCHARGE WHEN CHARGING.
6. CONVERT TO DOUBLE WALL INSULATED ROUND DUCT. PRIME AND PAINT EXPOSED DUCT TO COLOR SELECTED BY ARCHITECT. ROUTE DUCTWORK HIGH AS POSSIBLE IN SPACE.
7. RELOCATE EXISTING THERMOSTAT FOR AHU-1RPI. ROUTE ASSOCIATED CONTROL WIRING TO NEW LOCATION OF THERMOSTAT.
8. PROVIDE DUCT SMOKE DETECTOR IN SUPPLY DUCT. INSTALL DUCT SMOKE DETECTORS IN ACCORDANCE WITH NFPA 90A AND MANUFACTURER'S RECOMMENDATIONS. WHEN DUCT SMOKE DETECTORS ARE ENERGIZED THE ASSOCIATED AHU OR RTU MUST SHUTDOWN.
9. PROVIDE TRAPPED, INSULATED CONDENSATE PIPING FULL SIZE OF EQUIPMENT OUTLET. ROUTE CONDENSATE TO NEAREST FLOOR DRAIN AND COORDINATE DRAIN LOCATION WITH PLUMBING. TERMINATE CONDENSATE PIPE INDIRECTLY OVER DRAIN.
10. DO NOT ROUTE CONDENSATE PIPING OVER ANY ELECTRICAL EQUIPMENT.
11. PROVIDE TWO-POSITION MOTORIZED DAMPER WITH 120V ACTUATOR IN OUTSIDE AIR DUCT. INTERLOCK WITH AIR HANDLING UNIT TO OPEN/CLOSE BASED ON FAN OPERATION.
12. PROVIDE MANUAL VOLUME DAMPER IN OUTSIDE AIR DUCT AND RETURN AIR DUCT. BALANCE TO AIRFLOW SPECIFIED IN EQUIPMENT SCHEDULE.
13. PROVIDE MANUAL VOLUME DAMPER IN OUTSIDE AIR DUCT AND RETURN AIR DUCT. BALANCE AHU-1RPI SUPPLY FAN TO 2400 CFM. BALANCE OUTSIDE AIRFLOW TO 470 CFM.

## GENERAL NOTES

1. NEW HVAC EQUIPMENT AND DUCTWORK SHOWN IS DIAGRAMMATIC AND USED TO SHOW THE GENERAL LAYOUT AND SCOPE OF WORK. INSTALLATION OF ALL ITEMS SHALL BE COORDINATED ON-SITE WITH ALL DISCIPLINES ON A CONTINUOUS BASIS.
2. T'STATS INDICATED ADJACENT TO DOORWAYS SHALL BE LOCATED WITHIN 18" OF JAMB. AT LOCATIONS WITH LIGHT SWITCHES, LOCATE T'STAT SUCH THAT LIGHT SWITCH IS BETWEEN T'STAT AND JAMB. T'STATS SHALL BE LOCATED 48" AFF. VERIFY T'STAT LOCATIONS WITH SYSTEMS FURNITURE LAYOUT PRIOR TO INSTALLING ANY T'STAT.
3. BALANCING DAMPERS SHALL BE INSTALLED UPSTREAM TO EACH GRILLE/DIFFUSER, WHETHER SHOWN OR NOT. DAMPERS SHALL BE PLACED IN ALL SUPPLY AIR DUCTWORK AND EXHAUST AIR DUCTWORK.
4. COORDINATE ROUTING OF DUCTWORK WITH BUILDING STRUCTURE AND OTHER UTILITIES.

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FIRST FLOOR PLAN – NEW WORK
SCALE: 1/4"=1'-0"

5' 0 5'
SCALE: 1/4" = 1'-0"

This item has been digitally signed and sealed by Gregory D. Peterson on the date adjacent to the seal.

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GREGORY DAMIAN PETERSON LICENSE No. 34088 STATE OF FLORIDA REGISTERED PROFESSIONAL ENGINEER
Gregory D. Peterson, P.E.

PROJECT TITLE

# DEER MOSS CREEK RPi FIT-OUT

PROJECT ADDRESS
**NICEVILLE, FLORIDA**

PROJECT OWNER

70 RPi ANNIVERSARY 1955 - 2025
Ruckel Properties, Inc.
REAL ESTATE & DEVELOPMENT

**PROJECT TEAM**

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**SHEET INFORMATION**

KEY PLAN
SECOND FLOOR
FIRST FLOOR

REVISIONS

| REV. #: | DESCRIPTION: | DATE: |
|---|---|---|
| 1 | ADDENDUM No 01 | 31 MAR 2026 |

PROJECT STATUS
**BID & PERMIT SET**

| | |
|---|---|
| JOB NUMBER: | 25027 |
| ISSUE DATE: | 17 MARCH 2026 |
| SCALE: | |
| SHEET TITLE: | FIRST FLOOR PLAN - NEW WORK |
| SHEET NUMBER: | M-101 |

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Mar 31, 2026 - 9:06am B. Kuhns

## HEAT PUMP - SPLIT-SYSTEM DX AIR HANDLING UNIT SCHEDULE

| MARK | ASSOCIATED OUTDOOR UNIT | TYPE | REFRIGERANT TYPE | FAN DATA | | | | COOLING DESIGN CONDITIONS | | | | | | HEATING DESIGN CONDITIONS | | | | | | | | ELECTRICAL (WITHOUT ELECTRIC HEATER) | | | FILTER DATA | | BASIS OF DESIGN | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | AIRFLOW (CFM) | OA (CFM) | ESP (IN. WC.) | FAN MOTOR HP | TOTAL (MBH) | SENSIBLE (MBH) | EAT (°F) DB | EAT (°F) WB | AMBIENT (°F) | SEER2 | TOTAL (MBH) | EAT DB (°F) | AMBIENT (°F) | HSPF2 | COP | AUXILIARY HEAT TYPE | AUXILIARY HEAT VOLTS | AUXILIARY HEAT KW | ELEC. V/Φ/Hz | MCA | MOCP | TYPE | EFFICIENCY | MAKE | MODEL |
| AHU-M | CU-M | VERTICAL DRAW THRU | R-454B | 690 | 75 | 0.75 | 0.33 | 22.5 | 16 | 80 | 67 | 95 | 17.1 | 22.4 | 70 | 47 | 9 | 4.1 | ELECTRIC | 208 | 5.8 | 208/1/60 | 4 | 15 | 2"-PLEATED | MERV 8 | TRANE | 5TEM6B02AV21 |

REMARKS TYPICAL FOR ALL:
1) COOLING AND HEATING CAPACITIES RATED AT AHRI STANDARD CONDITIONS.
2) ADJUST LOCATION OF UNITS AS REQUIRED FOR SERVICE AS RECOMMENDED BY MANUFACTURER.
3) MANUFACTURER SHALL ALLOW A MINIMUM OF 0.1"EXTRA STATIC FOR DIRTY FILTERS. EXTERNAL STATIC DOES NOT INCLUDE PRESSURE DROP THROUGH CASING, COILS, FILTERS, OR FILTER HOUSING.
4) PIPE ALL CONDENSATE FROM UNITS TO DRAIN WITH TRAP.
5) SIZE REFRIGERANT PIPING PER MANUFACTURER'S RECOMMENDATIONS. SUBMIT APPROXIMATE REFRIGERANT LINE LENGTHS (TOTAL AND VERTICAL) AND SIZES FOR REVIEW WITH PRODUCT DATA.
6) PROVIDE SINGLE POINT ELECTRICAL CONNECTION.
7) PROVIDE INTEGRAL DISCONNECT SWITCH.
8) ELECTRIC HEAT CAPACITY IS RATED AT 208V.
9) PROVIDE 2-HEAT, 2-COOL THERMOSTAT.
10) PROVIDE VARIABLE SPEED ECM FAN.

## HEAT PUMP - SPLIT-SYSTEM DX CONDENSING UNIT SCHEDULE

| MARK | LOCATION | REFRIGERANT TYPE | COOLING DESIGN CONDITIONS | | | | | | HEATING DESIGN CONDITIONS | | | | | ELECTRICAL | | | UNIT WEIGHT (LB) | BASIS OF DESIGN | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | TOTAL (MBH) | SENSIBLE (MBH) | EAT (°F) DB | EAT (°F) WB | AMBIENT (°F) | SEER2 | TOTAL (MBH) | EAT DB (°F) | AMBIENT (°F) | HSPF2 | COP | ELEC. V/Φ/Hz | MCA | MOCP | | MAKE | MODEL |
| CU-M | ROOF | R-454B | 22.5 | 16 | 80 | 67 | 95 | 17.1 | 22.4 | 70 | 47 | 9 | 4.1 | 208/1/60 | 19 | 30 | 220 | TRANE | 5TWR7024A1 |

REMARKS TYPICAL FOR ALL:
1) PROVIDE MINIMUM TWO-STAGE COMPRESSORS.
2) COOLING AND HEATING CAPACITIES RATED AT AHRI STANDARD CONDITIONS.
3) PROVIDE UNIT WITH LOW AMBIENT KIT FOR HEATING DOWN TO 32°F.
4) SIZE REFRIGERANT PIPING PER MANUFACTURER'S RECOMMENDATIONS. SUBMIT APPROXIMATE REFRIGERANT LINE LENGTHS (TOTAL AND VERTICAL) AND SIZES FOR REVIEW WITH PRODUCT DATA.
5) PROVIDE SINGLE POINT ELECTRICAL CONNECTION.
6) PROVIDE SEACOAST PROTECTION COATING FOR ALL COILS.

## DUCTLESS SPLIT-SYSTEM HEAT PUMP SCHEDULE (INDOOR UNIT)

| MARK | ASSOCIATED OUTDOOR UNIT | TYPE | SERVICE | REFRIGERANT TYPE | FAN DATA | COOLING DESIGN CONDITIONS | | | | HEATING DESIGN CONDITIONS | | | | ELECTRICAL | UNIT WEIGHT (LB) | BASIS OF DESIGN | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | AIRFLOW (CFM) | TOTAL (MBH) | EAT (°F) DB | EAT (°F) WB | AMBIENT T (°F) | SEER2 | TOTAL (MBH) | EAT DB (°F) | AMBIENT (°F) | HSPF2 | ELEC. V/Φ/Hz | | MAKE | MODEL |
| MSAHU-CO | MSCU-CO | CEILING CASETTE | CONFERENCE | R-454B | 475 | 18 | 80 | 67 | 95 | 17.5 | 20 | 70 | 47 | 9.6 | 208/1/60 | 32 | TRANE | SLZAF18NL |
| MSAHU-IT | MSCU-IT | WALL MOUNTED | IT | R-454B | 448 | 12 | 80 | 67 | 95 | 25.6 | 14.4 | 70 | 47 | 10.7 | 208/1/60 | 25 | TRANE | MSZ-GX12NL |
| MSAHU-GC | MSCU-GC | WALL MOUNTED | GARAGE | R-454B | 448 | 12 | 80 | 67 | 95 | 25.6 | 14.4 | 70 | 47 | 10.7 | 208/1/60 | 25 | TRANE | MSZ-GX12NL |

REMARKS TYPICAL FOR ALL:
1) COOLING AND HEATING CAPACITIES RATED AT AHRI STANDARD CONDITIONS.
2) PROVIDE VARIABLE SPEED FAN.
3) PROVIDE HARD-WIRED WALL-MOUNTED THERMOSTAT.
4) PROVIDE 24V CONTROL WIRING FROM EACH INDOOR FROM EACH INDOOR UNIT TO ASSOCIATED CONDENSING UNIT AS REQUIRED.
5) SUBMIT APPROXIMATE REFRIGERANT LINE LENGTHS (TOTAL AND VERTICAL) AND SIZES FOR REVIEW WITH PRODUCT DATA.
6) INDOOR UNIT IS POWERED BY OUTDOOR UNIT. SEE OUTDOOR UNIT SCHEDULE.
7) PROVIDE INTEGRAL CONDENSATE PUMP.

## DUCTLESS SPLIT-SYSTEM HEAT PUMP SCHEDULE (OUTDOOR UNIT)

| MARK | LOCATION | REFRIGERANT TYPE | COOLING DESIGN CONDITIONS | | | | | HEATING DESIGN CONDITIONS | | | | ELECTRICAL | | | UNIT WEIGHT (LB) | BASIS OF DESIGN | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | TOTAL (MBH) | EAT (°F) DB | EAT (°F) WB | AMBIENT (°F) | SEER2 | TOTAL (MBH) | EAT DB (°F) | AMBIENT (°F) | HSPF2 | ELEC. V/Φ/Hz | MCA | MOCP | | MAKE | MODEL |
| MSCU-CO | ROOF | R-454B | 18 | 80 | 67 | 95 | 17.5 | 20 | 70 | 47 | 9.6 | 208/1/60 | 25 | 42 | 120 | TRANE | SUZ-AA18NL |
| MSCU-IT | ROOF | R-454B | 12 | 80 | 67 | 95 | 25.6 | 14.4 | 70 | 47 | 10.7 | 208/1/60 | 12 | 21 | 90 | TRANE | MUZ-GX12NL |
| MSCU-GC | ROOF | R-454B | 12 | 80 | 67 | 95 | 25.6 | 14.4 | 70 | 47 | 10.7 | 208/1/60 | 12 | 21 | 90 | TRANE | MUZ-GX12NL |

REMARKS TYPICAL FOR ALL:
1) PROVIDE VARIABLE-SPEED INVERTER COMPRESSOR.
2) COOLING AND HEATING CAPACITIES RATED AT AHRI STANDARD CONDITIONS.
3) SIZE REFRIGERANT PIPING PER MANUFACTURER'S RECOMMENDATIONS. SUBMIT APPROXIMATE REFRIGERANT LINE LENGTHS (TOTAL AND VERTICAL) AND SIZES FOR REVIEW WITH PRODUCT DATA.
4) PROVIDE HAIL GUARD FOR CONDENSER COIL.
5) PROVIDE SEACOAST PROTECTION COATING FOR ALL COILS.

## EXHAUST FAN SCHEDULE

| MARK | LOCATION | TYPE | DRIVE | PERFORMANCE DATA | | | | MOTOR DATA | | CONTROL | REMARKS | BASIS OF DESIGN | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | AIRFLOW (CFM) | ESP (IN. WC) | RPM | SONES | SIZE (HP) | ELEC. V/Φ/Hz | | | MAKE | MODEL |
| EF-1 | 112A SHOWER | CEILING CENTRIFUGAL | DIRECT | 120 | 0.6 | 1135 | 3 | 0.04 | 120/1/60 | INTERLOCK WITH LIGHTS | (1)(2)(3)(4)(5) | COOK | GC-188 |
| EF-2 | 106 TOILET | CEILING CENTRIFUGAL | DIRECT | 70 | 0.6 | 955 | 2 | 0.04 | 120/1/60 | INTERLOCK WITH LIGHTS | (1)(2)(3)(4)(5) | COOK | GC-166 |
| EF-3 | 104 TOILET | CEILING CENTRIFUGAL | DIRECT | 70 | 0.6 | 955 | 2 | 0.04 | 120/1/60 | INTERLOCK WITH LIGHTS | (1)(2)(3)(4)(5) | COOK | GC-166 |
| EF-4 | 207 TOILET | CEILING CENTRIFUGAL | DIRECT | 70 | 0.6 | 955 | 2 | 0.04 | 120/1/60 | INTERLOCK WITH LIGHTS | (1)(2)(3)(4)(5) | COOK | GC-166 |
| EF-5 | 208 TOILET | CEILING CENTRIFUGAL | DIRECT | 70 | 0.6 | 955 | 2 | 0.04 | 120/1/60 | INTERLOCK WITH LIGHTS | (1)(2)(3)(4)(5) | COOK | GC-166 |
| EF-6 | 206A JANITOR | CEILING CENTRIFUGAL | DIRECT | 70 | 0.6 | 955 | 2 | 0.04 | 120/1/60 | INTERLOCK WITH LIGHTS | (1)(2)(3)(4)(5) | COOK | GC-166 |
| EF-7 | 112 MAINTENANCE SHOP | CEILING CENTRIFUGAL | DIRECT | 450 | 0.6 | 1406 | 3 | 0.25 | 120/1/60 | CARBON MONOXIDE/NITROGEN DIOXIDE SENSORS | (1)(2)(3)(4)(5) | COOK | GC-740 |
| EF-8 | 112 MAINTENANCE SHOP | CEILING CENTRIFUGAL | DIRECT | 40 | 0.4 | 1148 | 4 | 0.04 | 120/1/60 | CONTINUOUS OPERATION | (1)(2)(3)(4)(5) | COOK | GC-146 |

REMARKS:
1) PROVIDE BACKDRAFT DAMPER.
2) PROVIDE DISCONNECT.
3) PROVIDE THERMAL OVERLOAD.
4) PROVIDE WALL CAP WITH BIRDSCREEN.
5) PROVIDE FAN SPEED CONTROLLER.

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GREGORY DAMIAN PETERSON LICENSE No. 34088 STATE OF FLORIDA Gregory D. Peterson, P.E.

Mar 31, 2026 - 9:06am B. Kuhns

PROJECT TITLE

# DEER MOSS CREEK RPi FIT-OUT

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PROJECT OWNER

70 RPi ANNIVERSARY 1955 - 2025 Ruckel Properties, Inc. REAL ESTATE & DEVELOPMENT

**PROJECT TEAM**

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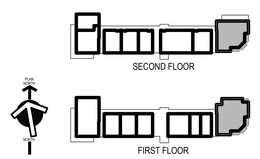
Matrix

**SHEET INFORMATION**

KEY PLAN




REVISIONS

| REV. #: | DESCRIPTION: | DATE: |
|---|---|---|
| 1 | ADDENDUM No 01 | 31 MAR 2026 |

PROJECT STATUS
**BID & PERMIT SET**

| | |
|---|---|
| JOB NUMBER: | 25027 |
| ISSUE DATE: | 17 MARCH 2026 |
| SCALE: | |
| SHEET TITLE: | SCHEDULES |
| SHEET NUMBER: | M-601 |

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