

LOCATION MAP

OWNER: BILL BROWN FORD
32222 PLYMOUTH ROAD
LIVONIA, MICHIGAN 48154

LOCATION: BILL BROWN FORD
CUSTOMER SERVICE CENTER
32222 PLYMOUTH ROAD
LIVONIA, MICHIGAN 48154

ZONING: C-2 (GENERAL BUSINESS) (WAIVER USE)
USE: BUSINESS GROUP B
NEW AND USED CAR LOTS

ZONING DATA

APPLICABLE CODES: MICHIGAN BUILDING CODE 2009
MICHIGAN BARRIER FREE
MICHIGAN LABOR PLUMBING CODE: PART 1
MICHIGAN ELECTRIC CODE 2012

USE CLASSIFICATION: M (AUTO DEALER)
(SEPARATED MIXED USE) S-1 (MODERATE HAZARD STORAGE)
(MOTOR VEHICLE REPAIR GARAGE)

CONSTRUCTION TYPE: IIB
(NO FIRE SUPPRESSION)

BUILDING AREAS:

ALLOWABLE BUILDING AREA PER FLOOR: PER TABLE 503 = 11,500 sf

ALLOWABLE INCREASE WITH FIRE SUPPRESSION: 200 PERCENT = 35,000 sf

TOTAL ALLOWABLE: 52,500 sf

ALLOWABLE HEIGHT: 3 STORY (2 + 1 FOR ALLOWABLE INCREASE)
(EXISTING = 2 STORY)

OCCUPANCY CALCULATIONS AIRCRAFT HANGARS & WAREHOUSES (PER TABLE 1004L):
FABRICATION/MANUFACTURING REQUIRE 200 SF/OCCUPANT
THEREFORE: USED 300 SF/OCCUPANT
(FIRST FLOOR = 112 OCCUPANTS)
(SECOND FLOOR = 71 OCCUPANTS)

REQUIRED EGRESS COMPONENTS:

REQUIRED EXIT WIDTH: FIRST FLOOR: 112 X 0.2 = 23'
SECOND FLOOR: 71 X 0.2 = 14'
TOTAL BOTH FLOORS = 37'

PROPOSED DOOR WIDTH: FIRST FLOOR: 10 @ 3'6" = 36"
SECOND FLOOR: 2 @ 3'6" = 12"

MIN. STAIR WIDTH: 71 OCCUPANTS X 0.3 = 21.3'

EXIST'G. STAIR MIN. WIDTH: ONE AT 3'6", ONE AT 4'6"

MAX. EXIT TRAVEL DIST.: 300 FT.

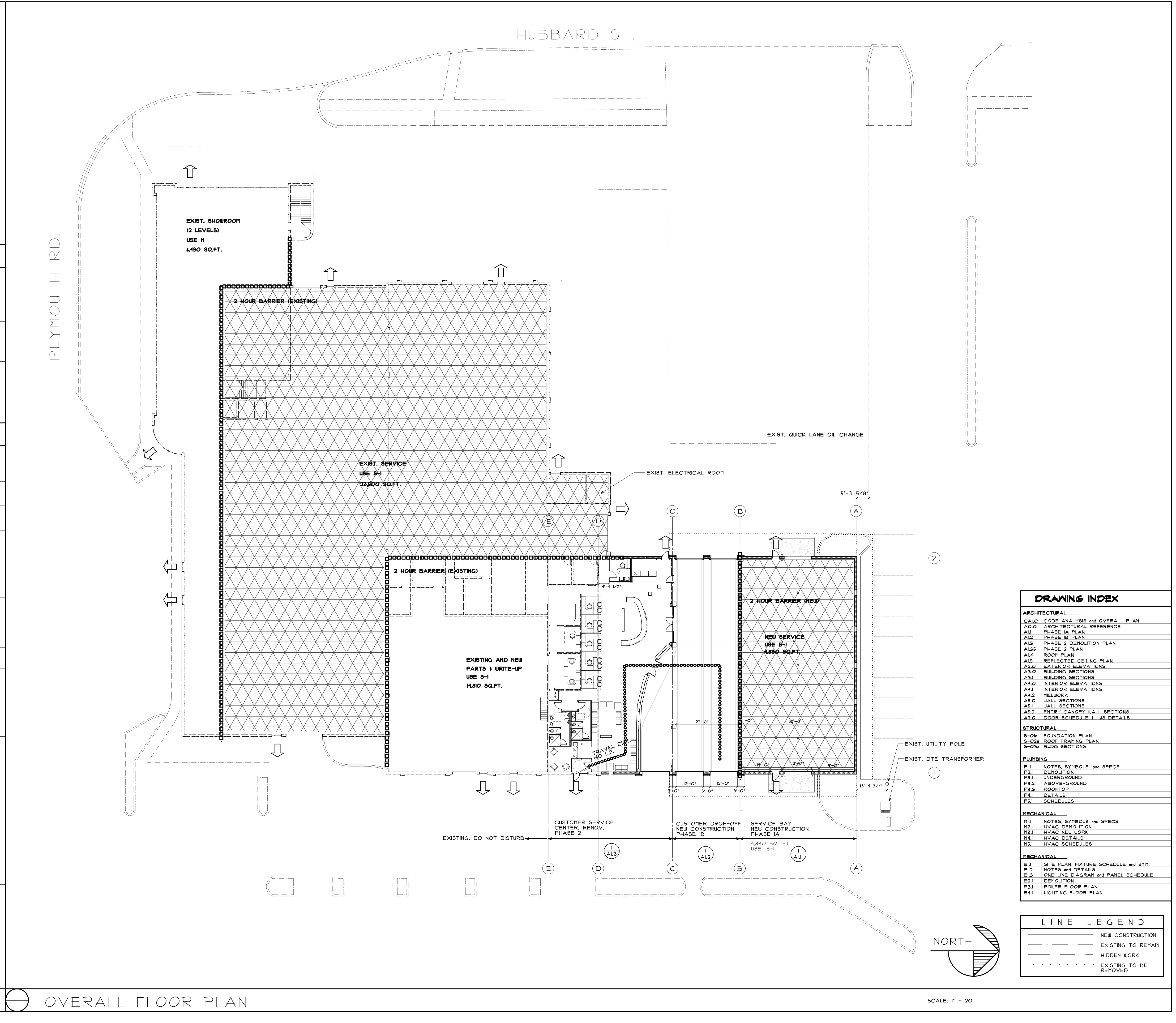
MAX. PROP. EXIT TRAVEL: 100 FT.

MAX. PROP. COMMON PATH:

PLUMBING FIXTURES REQ'D. (183 OCCUPANTS):
WATER CLOSET/URINAL = 4
LAV'S. = 4
DRINKING FOUNTAIN = 1

EXIST'G. PLUMBING FIX'S.:
WATER CLOSETS = 12
URINALS = 8
LAV'S. = 8
DRINKING FOUNTAIN =

BUILDING CODE DATA



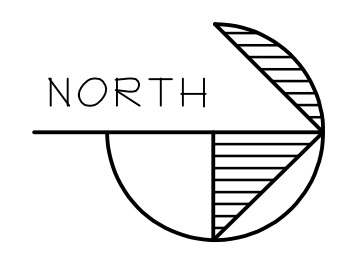
OVERALL FLOOR PLAN

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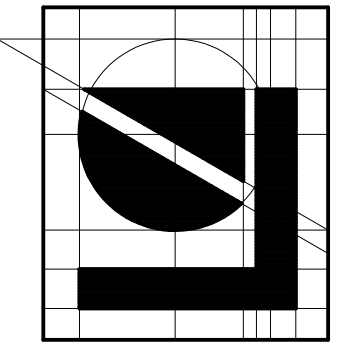
LINE LEGEND

---	NEW CONSTRUCTION
- - - -	EXISTING TO REMAIN
---	HIDDEN WORK
.....	EXISTING TO BE REMOVED



SCALE: 1" = 20'

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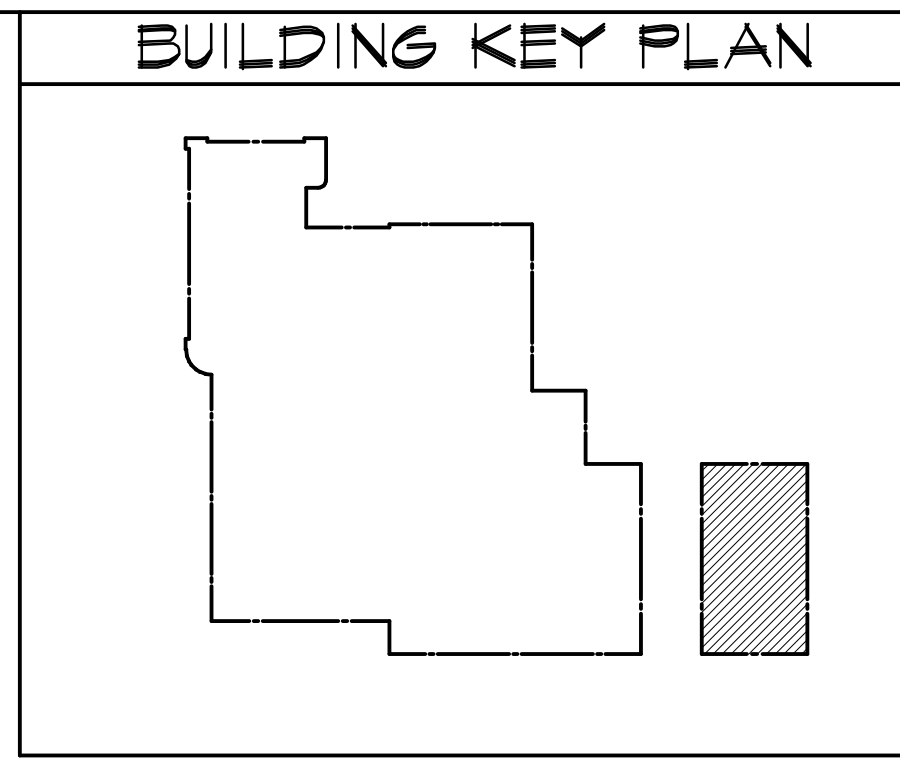
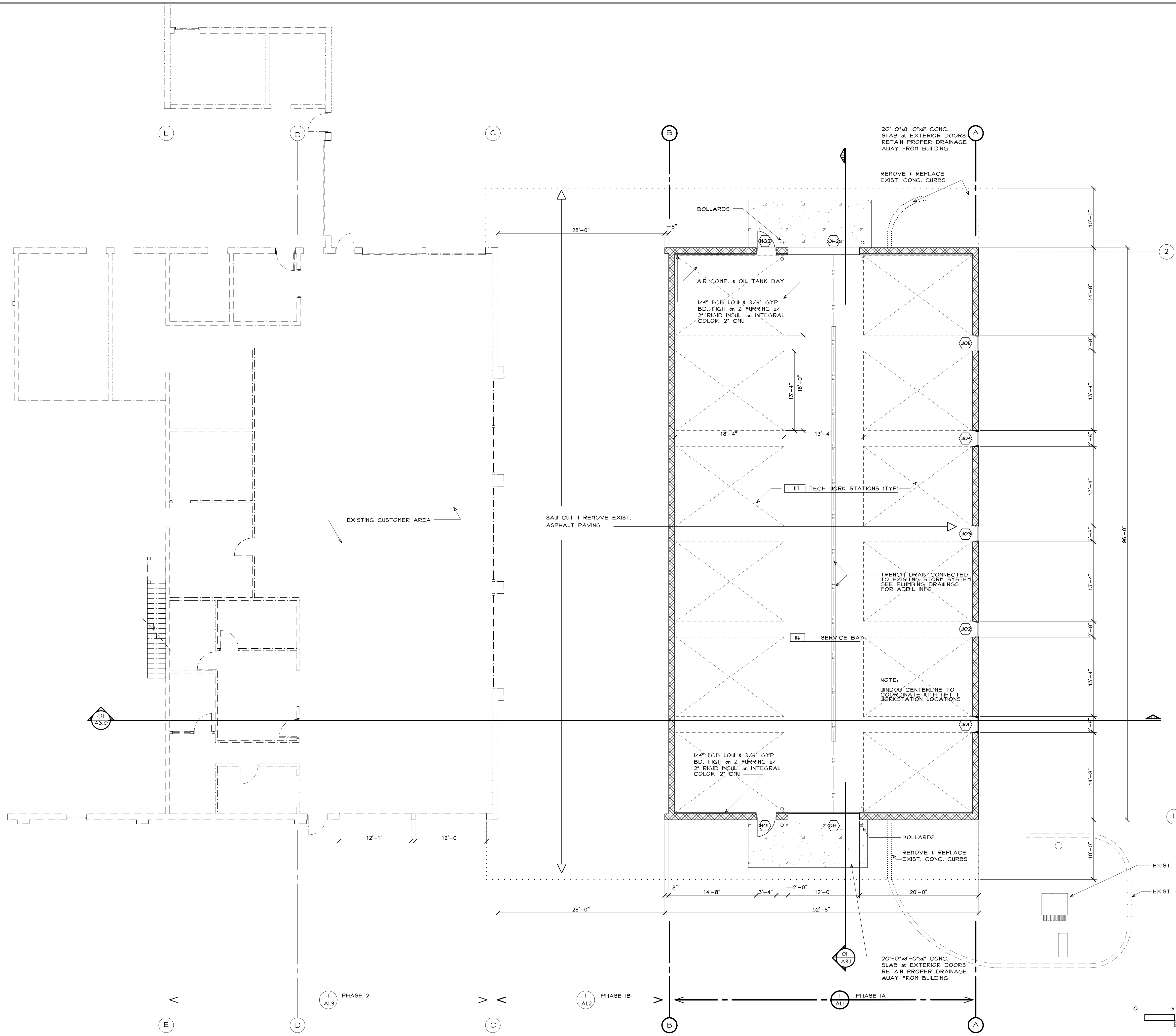
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PROPOSED ADDITION FOR:
BILL BROWN FORD
CUSTOMER SERVICE CENTER
LIVONIA, MICHIGAN
PHASING, PLAN & CODE REVIEW

CA1.0
1429

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ROOM LEGEND

ROOM NO.	ROOM NAME
100	VESTIBULE
101	CUSTOMER WORK STATIONS
102	CUSTOMER WAITING
103	SERVICE ADVISORS
104	CUSTOMER SERVICE DESK
105	SALES COUNTER
106	MENS TOILET
107	WOMENS TOILET
108	OFFICE
109	OFFICE
110	OFFICE
111	OFFICE
112	SHARED WORKSTATION
113	HOLDING BAY
114	CUSTOMER DROP-OFF
115	SERVICE BAY
116	TECH. WORK STATIONS

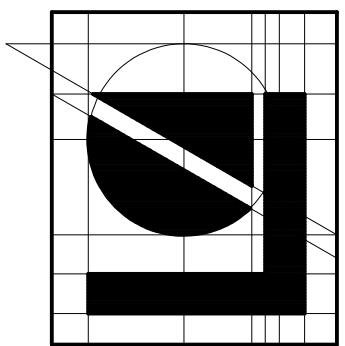
WALL LEGEND

- 1/4" FCB (BELOW 8'-0" HT.) w/ 3/8" GYP BD. ABOVE ON 2" RIGID INSUL. & HTL Z FURRING ON 12" INTEGRAL COLOR CMU.
- 12" INTEGRAL COLOR CMU (FOAMED INSUL. WHERE EXT.)
- 4" INTEGRAL COLOR CMU ON 1 1/2" AIR SPACE w/ W.B. ON 2" RIGID INSUL. 12" INTEGRAL COLOR CMU
- 5/8" GYP. BD. ON 3 5/8" (or 4") HTL. STUD FURRING @ 24" O.C. ON NEW or EXIST 12" CMU
- 3 5/8" (or 4") MET. STUD FULL HT. at 24" O.C. w/ SOUND INSUL. and 5/8" GYP. BD. EA. SIDE

F.E.C. = FIRE EXTINGUISHER CABINET-RECESSED
 F.E. = FIRE EXTINGUISHER SURFACE MOUNT

LINE LEGEND

REMOVED EXISTING TO BE
 HIDDEN WORK
 EXISTING TO REMAIN
 NEW CONSTRUCTION



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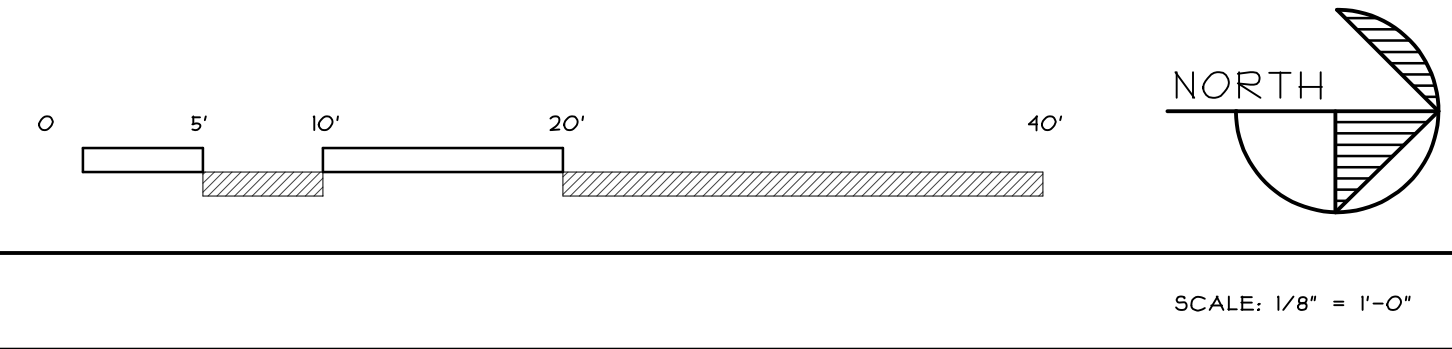
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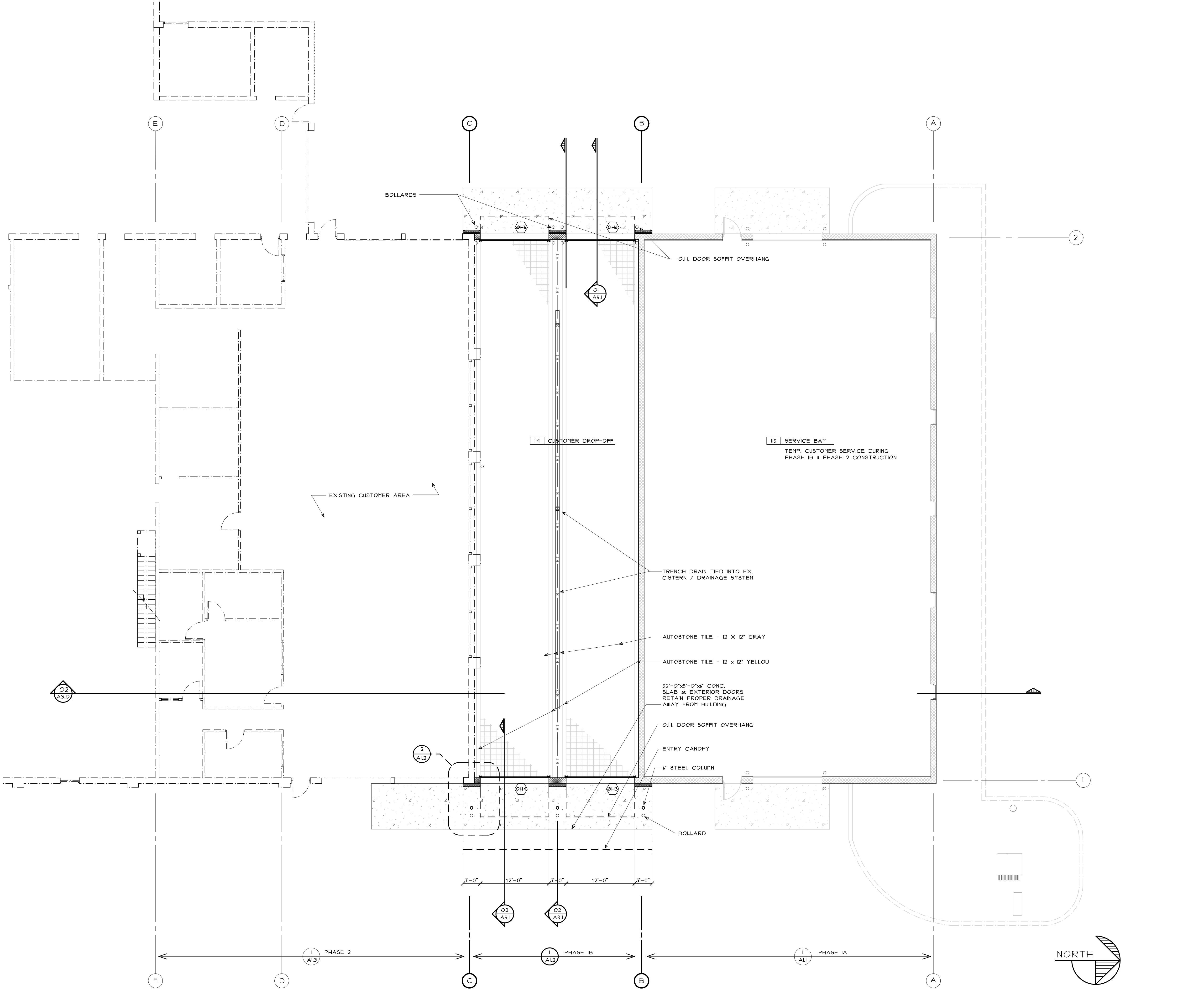
PROPOSED ADDITION FOR:
 BILL BROWN FORD
 SERVICE CENTER
 LIVONIA, MICHIGAN
 PHASE IA ENLARGED PLAN

A1.1
 1429

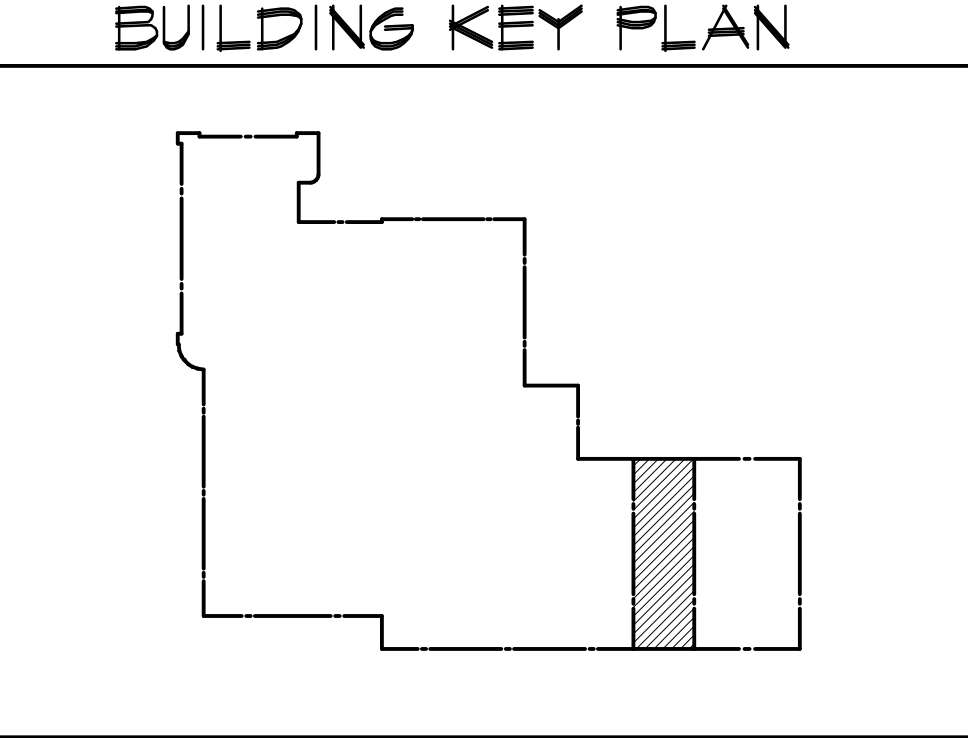
PHASE IA ENLARGED FLOOR PLAN



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1
A1.2 PHASE IB ENLARGED FLOOR PLAN



ROOM LEGEND

ROOM NO.	ROOM NAME
100	VESTIBULE
101	CUSTOMER WORK STATIONS
102	CUSTOMER WAITING
103	SERVICE ADVISORS
104	CUSTOMER SERVICE DESK
105	SALES COUNTER
106	MENS TOILET
107	WOMENS TOILET
108	OFFICE
109	OFFICE
110	OFFICE
111	OFFICE
112	SHARED WORKSTATION
113	HOLDING BAY
114	CUSTOMER DROP-OFF
115	SERVICE BAY
116	TECH. WORK STATIONS

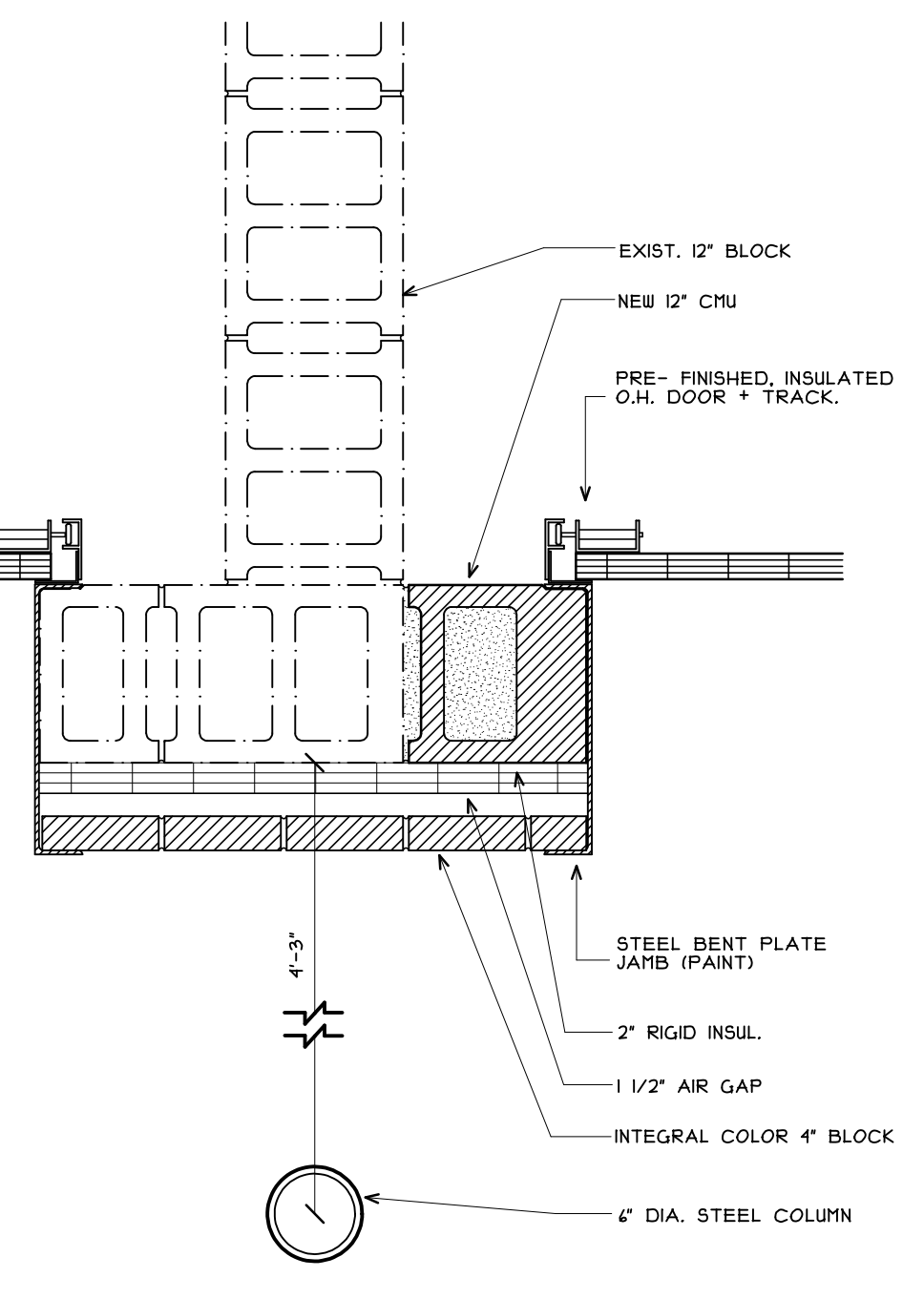
WALL LEGEND

- 1/4" FCB (BELOW 8'-0" HT.) W/ 3/8" GYP BD. ABOVE ON 2" RIGID INSUL. & 1" FURRING ON 12" INTEGRAL COLOR CMU.
- 12" INTEGRAL COLOR CMU (FOAMED INSUL. WHERE EXT.)
- 4" INTEGRAL COLOR CMU on 1 1/2" AIR SPACE W/ 3/8" RIGID INSUL. 12" INTEGRAL COLOR CMU
- 5/8" GYP. BD. ON 3 5/8" (or 4") MET. STUD FURRING @ 24" O.C. ON NEW or EXIST 12" CMU
- 3 5/8" (or 4") MET. STUD FULL HT. @ 24" O.C. W/ SOUND INSUL. and 5/8" GYP. BD. EA. SIDE

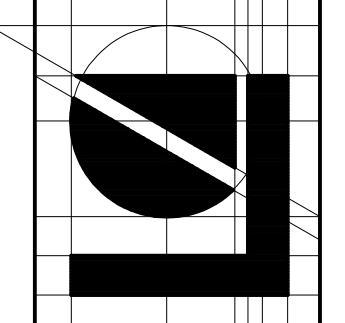
F.E.C. = FIRE EXTINGUISHER CABINET-RECESSED
 F.E. = FIRE EXTINGUISHER SURFACE MOUNT

LINE LEGEND

- REMOVED EXISTING TO BE
- HIDDEN WORK
- EXISTING TO REMAIN
- NEW CONSTRUCTION



2
A1.2 PLAN DETAIL



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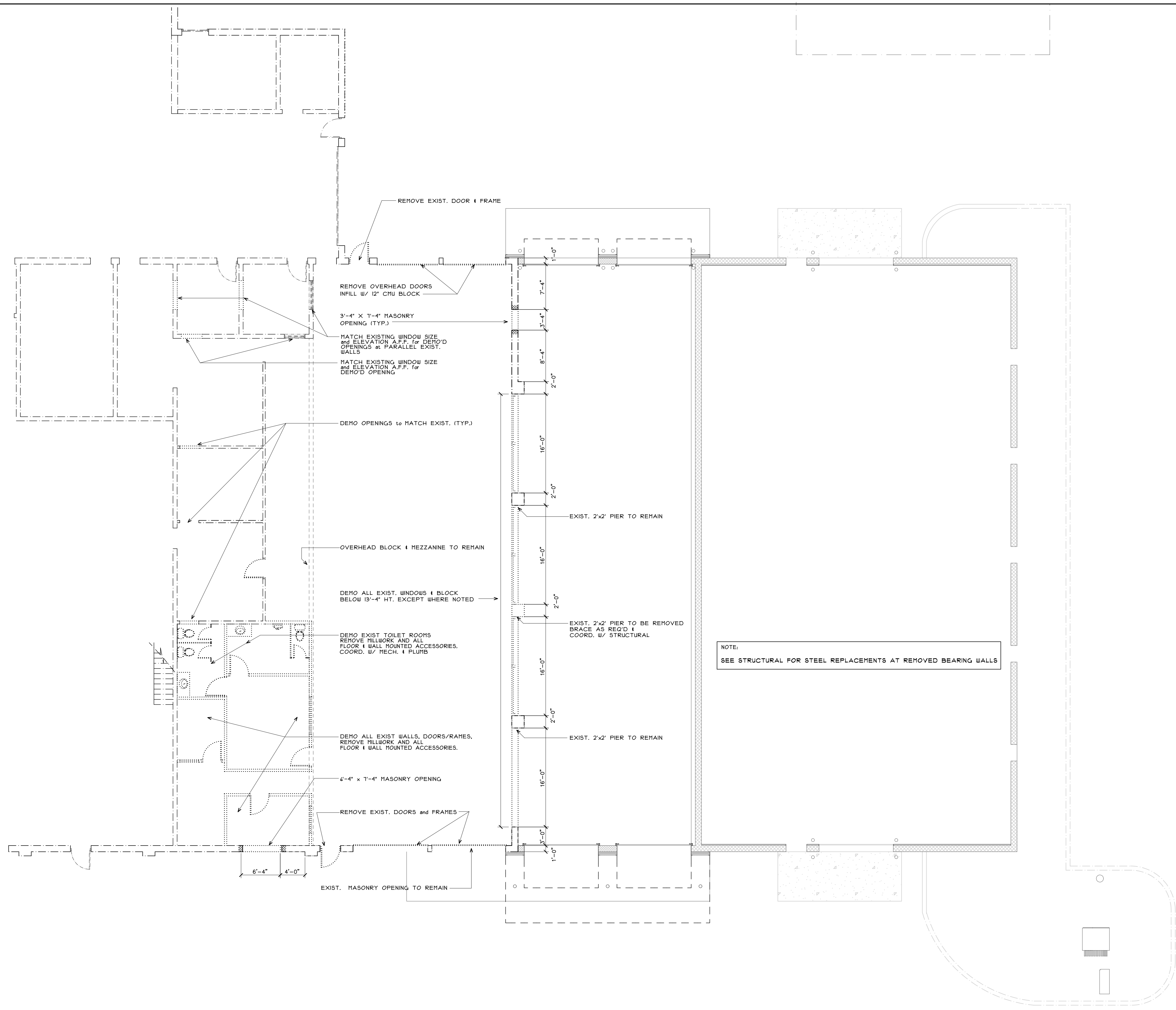
PROPOSED ADDITION FOR:
 BILL BROWN FORD
 SERVICE CENTER
 LIVONIA, MICHIGAN
 PHASE IB ENLARGED PLAN

A1.2
 1429

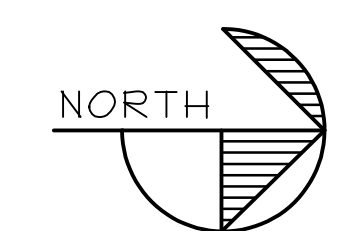
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SCALE: 1" = 1'-0"

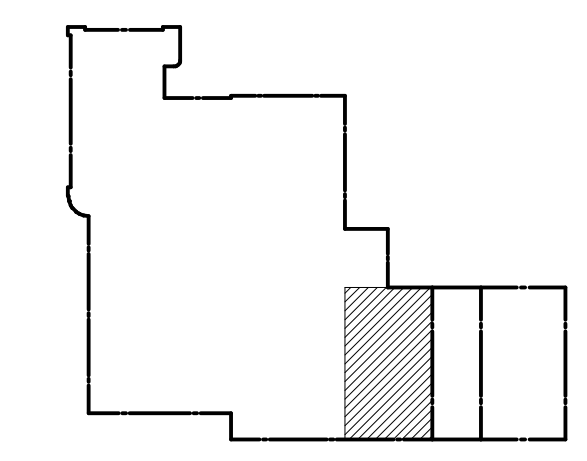
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NOTE:
SEE STRUCTURAL FOR STEEL REPLACEMENTS AT REMOVED BEARING WALLS



BUILDING KEY PLAN

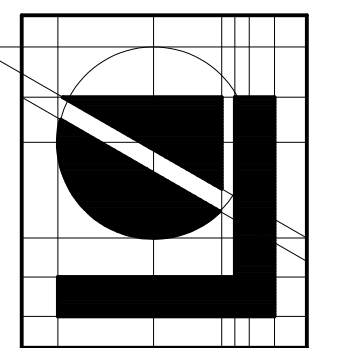


DEMOLITION NOTES

DEMOLITION WORK TO BEGIN ONLY AFTER PHASES IA AND IB ARE COMPLETED
ALL UTILITIES ARE EXISTING. NOTIFY OWNER PRIOR TO ANY PLANNED DISRUPTIONS OF POWER, WATER, SEWER, GAS, TELECOMMUNICATIONS, OR ANY OTHER UTILITY.
SEE MECHANICAL AND ELECTRICAL DRAWINGS FOR ALL MECHANICAL, PLUMBING AND ELECTRICAL DEMO.
PROVIDE CLEAN JOINTS AT ENDS OF DEMOLITION WORK TO RECEIVE FUTURE FINISH MATERIALS.
REMOVE ALL EXIST. FLOORING AND WALL BASE. LEAVE EXIST. SUB-FLOOR AND WALL SURFACES IN SUITABLE CONDITION TO RECEIVE FUTURE FINISH MATERIALS.
REMOVE ALL EXIST. SUSP. CEILING GRID AND TILE. RECYCLE. LEAVE IN SUITABLE CONDITION TO RECEIVE NEW SUSPENDED CEILING SYSTEM.
REMOVE ALL EXISTING GYP. CEILING. LEAVE IN SUITABLE CONDITION TO RECEIVE NEW CEILING.
REMOVE ALL EXIST. LIGHT FIXTURES.
REMOVE ALL EXIST. ENTRY CANOPIES/AWNING WITHIN AREA OF WORK.

LINE LEGEND

- NEW CONSTRUCTION
- EXISTING TO REMAIN
- HIDDEN WORK
- EXISTING TO BE REMOVED



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PROPOSED ADDITION FOR:
BILL BROWN FORD
SERVICE CENTER
LIVONIA, MICHIGAN
PHASE 2 DEMO FLOOR PLAN

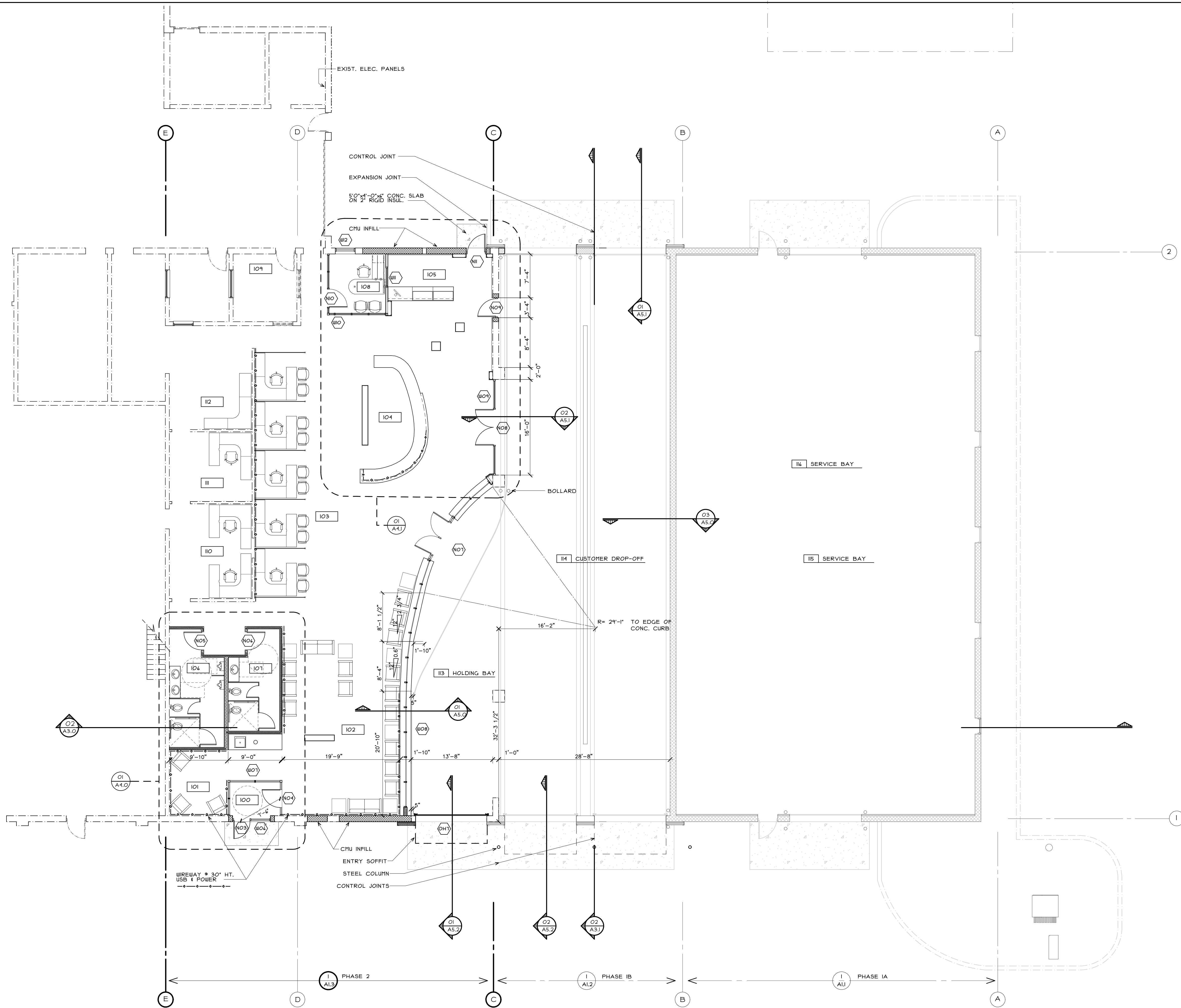
A13
1429

PHASE 2 DEMO PLAN

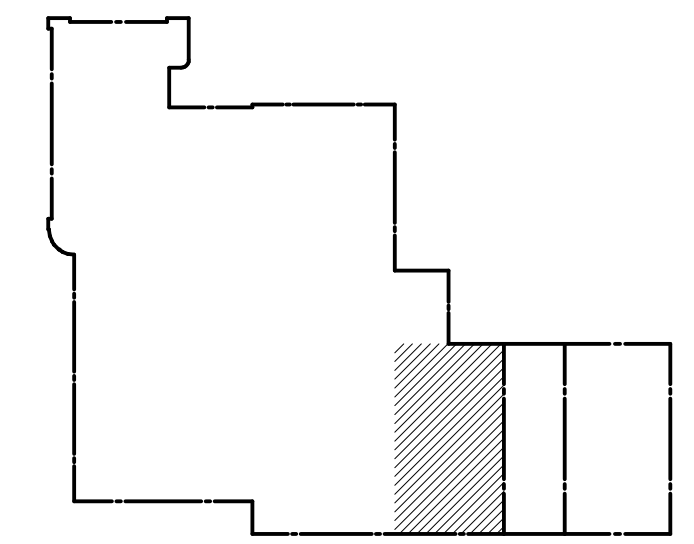
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BUILDING KEY PLAN



ROOM LEGEND

ROOM NO.	ROOM NAME
I00	VESTIBULE
I01	CUSTOMER WORK STATIONS
I02	CUSTOMER WAITING
I03	SERVICE ADVISORS
I04	CUSTOMER SERVICE DESK
I05	SALES COUNTER
I04	MENS TOILET
I07	WOMENS TOILET
I08	OFFICE
I09	OFFICE
I10	OFFICE
I11	OFFICE
I12	SHARED WORKSTATION
I13	HOLDING BAY
I14	CUSTOMER DROP-OFF
I15	SERVICE BAY
I16	TECH. WORK STATIONS

WALL LEGEND

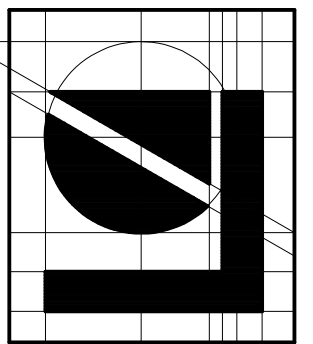
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 - 12" INTEGRAL COLOR CMU (FOAMED INSUL. WHERE EXT.)
 - 4" INTEGRAL COLOR CMU on 1 1/2" AIR SPACE W/ W.R.B. on 2" RIGID INSUL. 12" INTEGRAL COLOR CMU
 - 5/8" GYP. BD. ON 3 5/8" (or 4") MTL. STUD FURRING @ 24" O.C. ON NEW or EXIST 12" CMU
 - 3 5/8" (or 4") MET. STUD FULL HT. at 24" O.C. W/ SOUND INSUL and 5/8" GYP. BD. EA. SIDE
- F.E.C. = FIRE EXTINGUISHER CABINET-RECESSED
 F.E. = FIRE EXTINGUISHER SURFACE MOUNT

LINE LEGEND

- REMOVED EXISTING TO BE
- HIDDEN WORK
- EXISTING TO REMAIN
- NEW CONSTRUCTION

PHASE 2 FLOOR PLAN: CUSTOMER SERVICE CENTER

SCALE: 1/8" = 1'-0"



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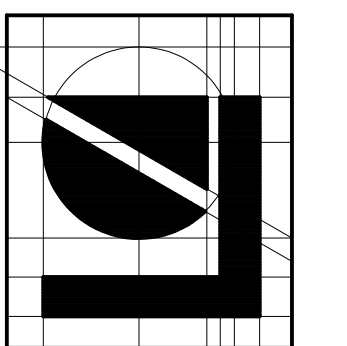
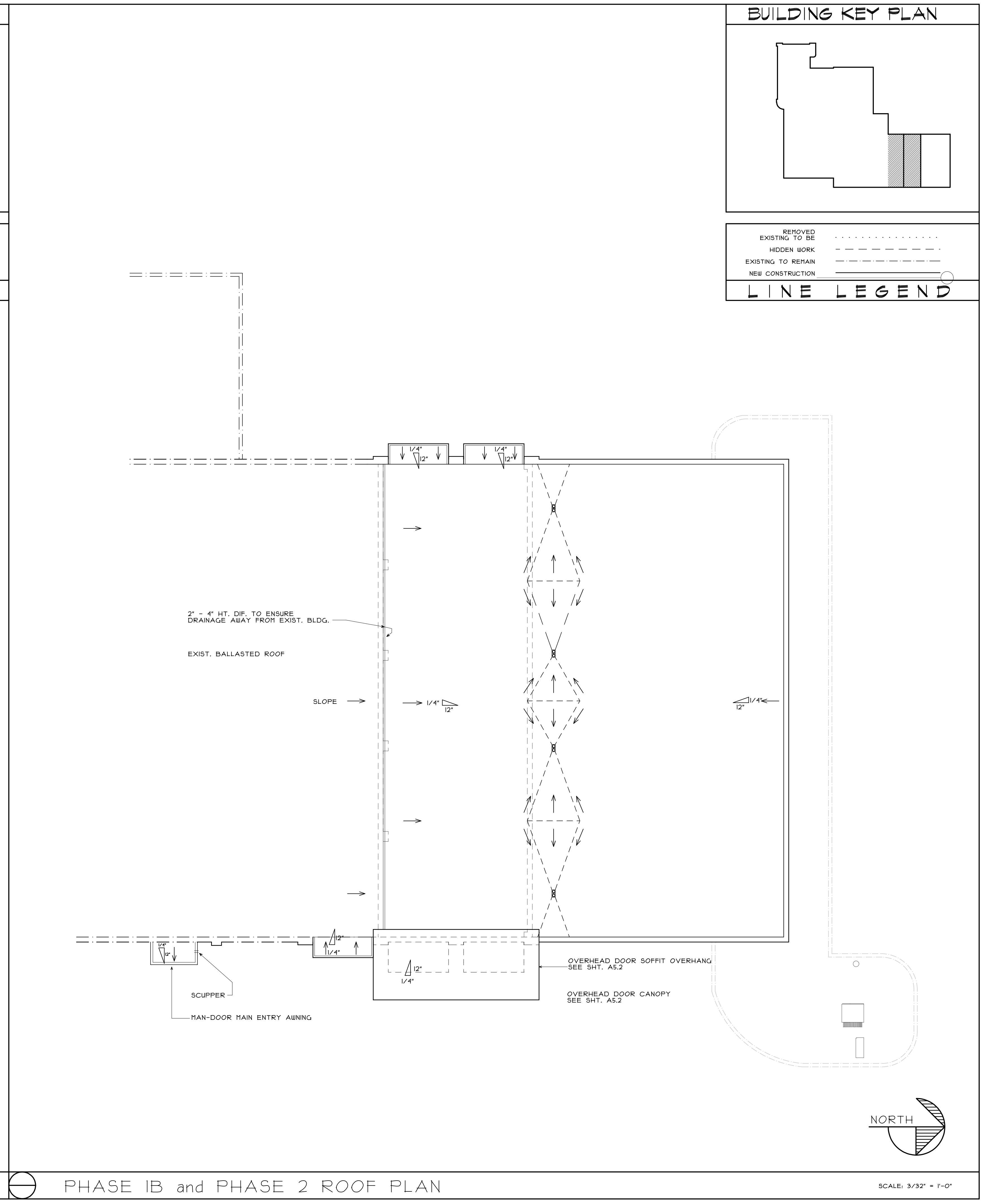
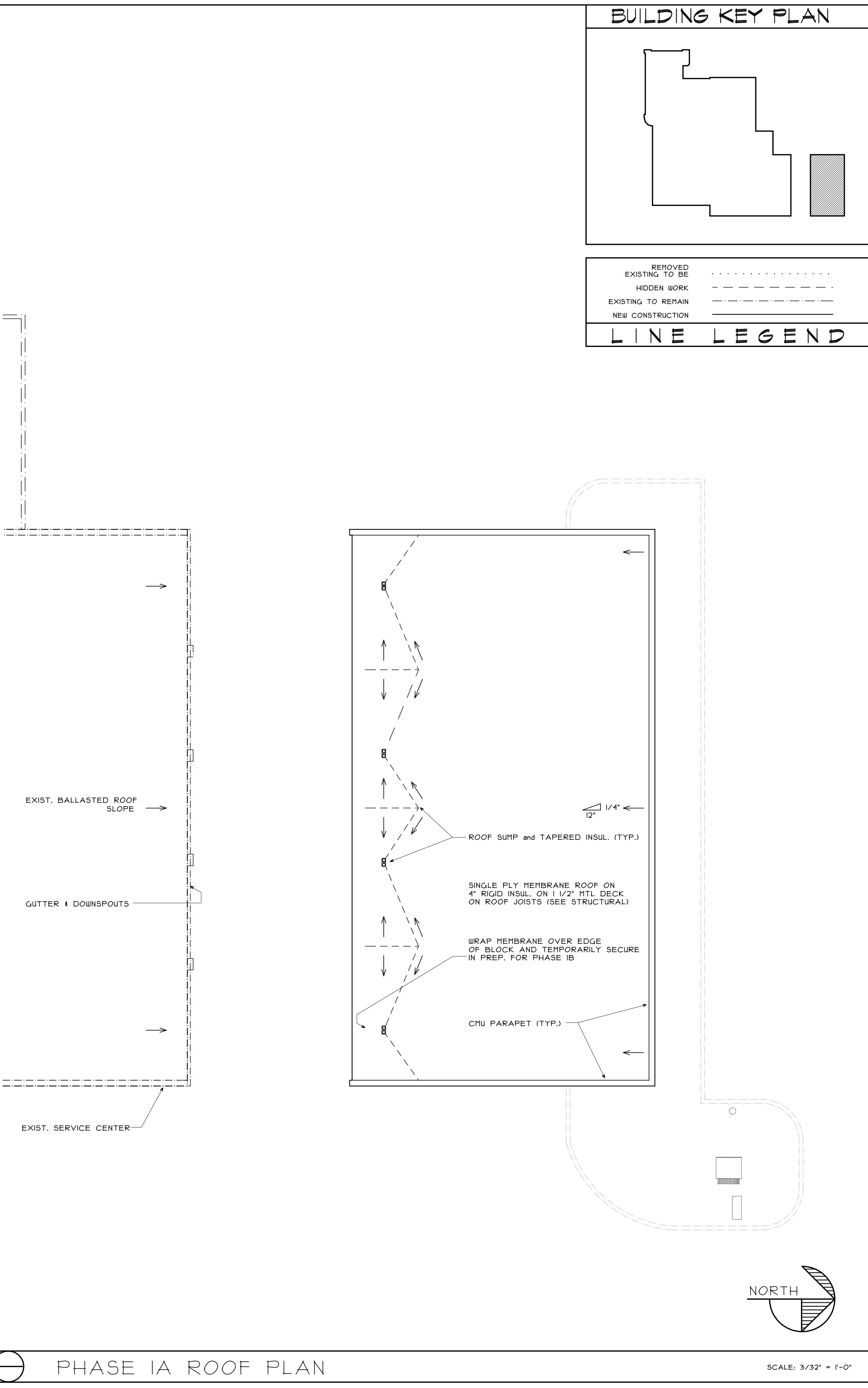
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PROPOSED ADDITION FOR:
**BILL BROWN FORD
 SERVICE CENTER**
 LIVONIA, MICHIGAN
PHASE 2 PLAN

A1.05
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PROPOSED ADDITION FOR:
BILL BROWN FORD
CUSTOMER SERVICE CENTER
LIVONIA, MICHIGAN

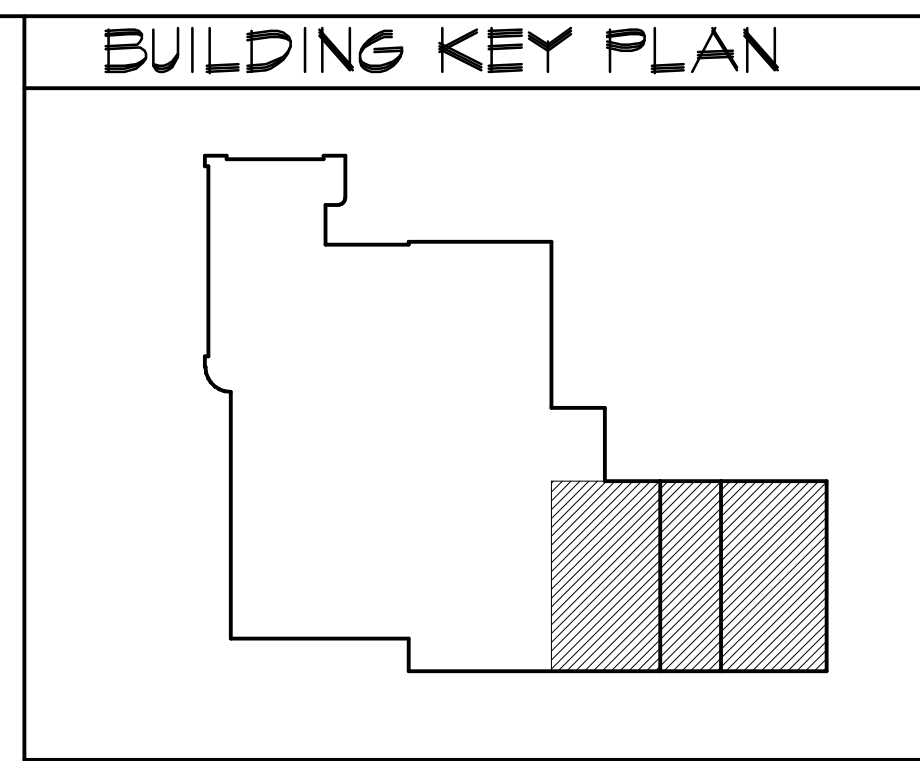
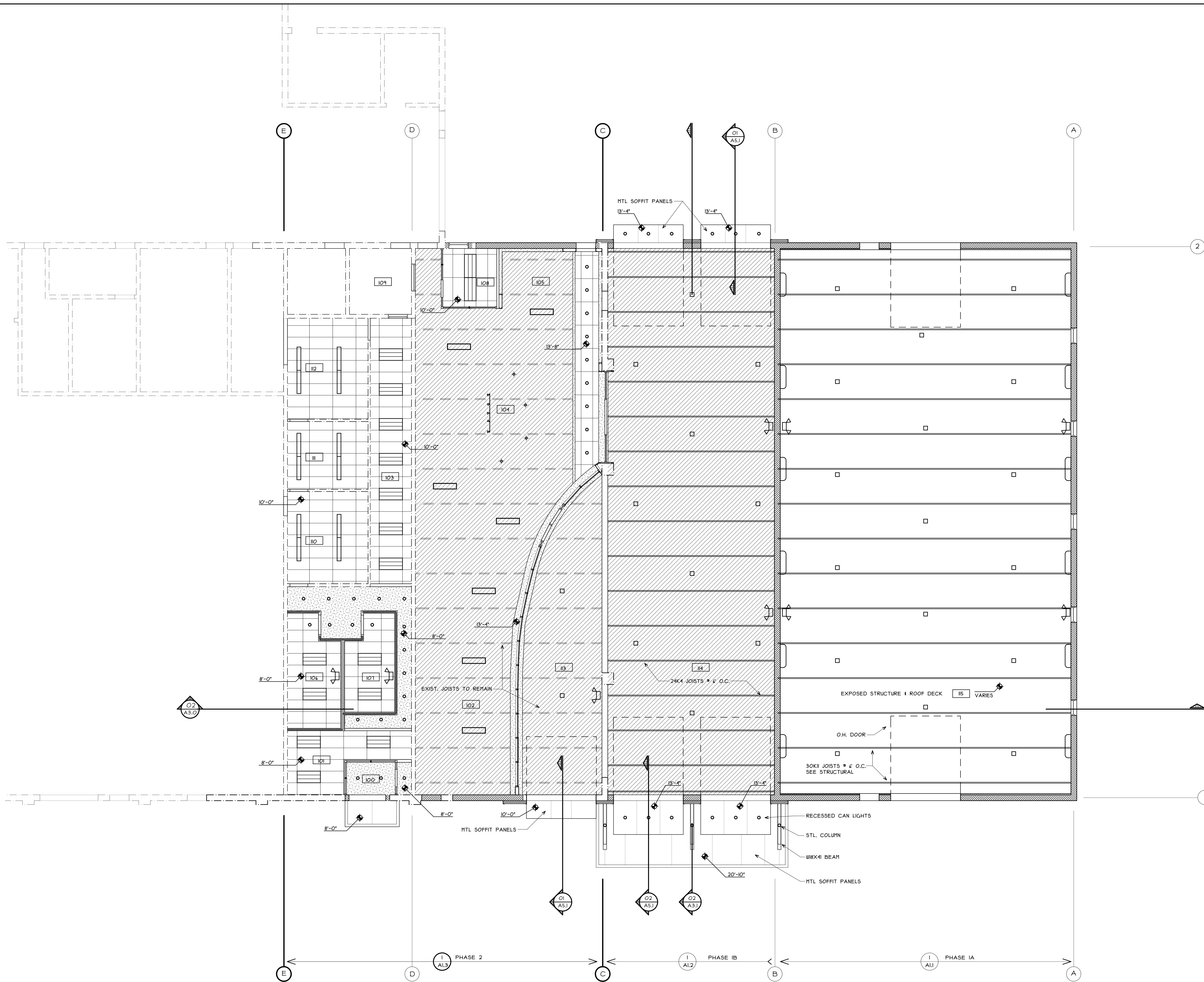
PHASED ROOF PLAN

A1.4

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ROOM LEGEND

ROOM NO.	ROOM NAME
100	VESTIBULE
101	CUSTOMER WORK STATIONS
102	CUSTOMER WAITING
103	SERVICE ADVISORS
104	CUSTOMER SERVICE DESK
105	SALES COUNTER
106	MENS TOILET
107	WOMENS TOILET
108	OFFICE
109	OFFICE
110	OFFICE
111	OFFICE
112	SHARED WORKSTATION
113	HOLDING BAY
114	CUSTOMER DROP-OFF
115	SERVICE BAY
116	TECH. WORK STATIONS

SYMBOL LEGEND

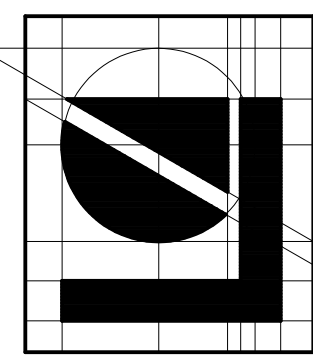
	PAIN EXPOSED DECK, DUCTS, and JOISTS
	2'x4' SUSPENDED ACOUSTICAL CEILING SYSTEM
	5/8" GYP. BD. CEILING (PAINT)
	CABLE-HUNG LINEAR LED LIGHT FIXTURE
	2'x4' RECESSED LED LIGHT FIXTURE
	LED PENDANTS # 8" A.F.F. ALIGNED TO CENTERLINE OF DESK SURFACE
	RECESSED LED DOWNLIGHT FIXTURE
	CABLE-HUNG 1'x4' LED FIXTURE
	LED HIGH-BAY FIXTURE
	CABLE-HUNG LED TRACK LIGHTING
	WALL MTD. LED TASKLIGHT

LINE LEGEND

	REMOVED EXISTING TO BE
	HIDDEN WORK
	EXISTING TO REMAIN
	NEW CONSTRUCTION

PHASE LEGEND

	PHASE 2
	PHASE 1B
	PHASE 1A



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PROPOSED ADDITION FOR:
**BILL BROWN FORD
CUSTOMER SERVICE CENTER**
LIVONIA, MICHIGAN
REFLECTED CEILING PLAN

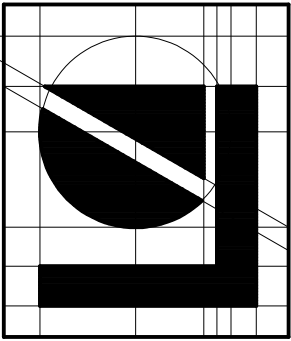
A1.5
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REFLECTED CEILING PLAN

SCALE: 3/32" = 1'-0"

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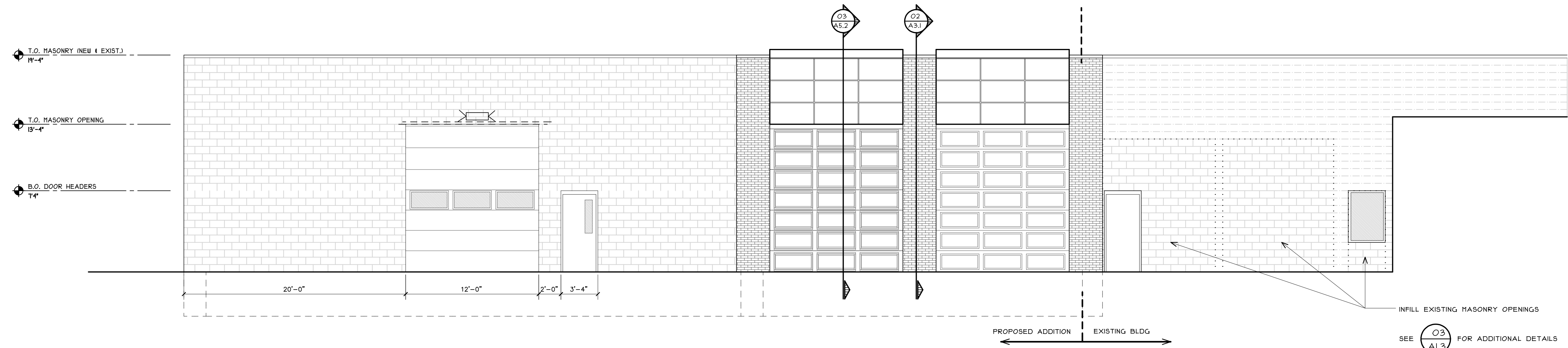
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ck'd:
app'd:

PROPOSED ADDITION FOR:
BILL BROWN FORD
SERVICE CENTER
LIVONIA, MICHIGAN
EXTEIROR ELEVATIONS

A2.0
1429

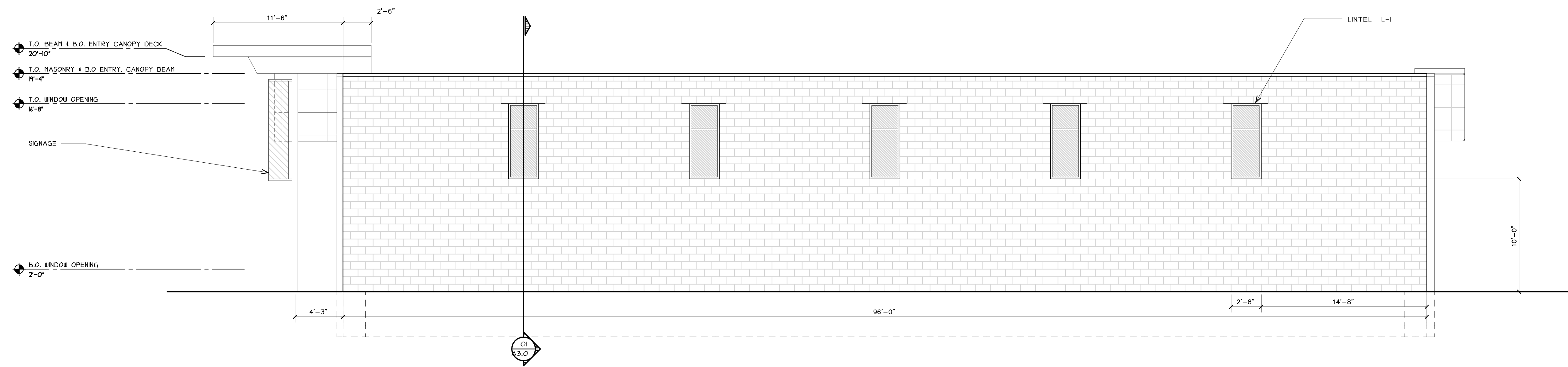


NEW CMU
EXIST BLOCK
REMOVED
EXISTING TO BE
HIDDEN WORK
EXISTING TO REMAIN
NEW CONSTRUCTION

LINE LEGEND

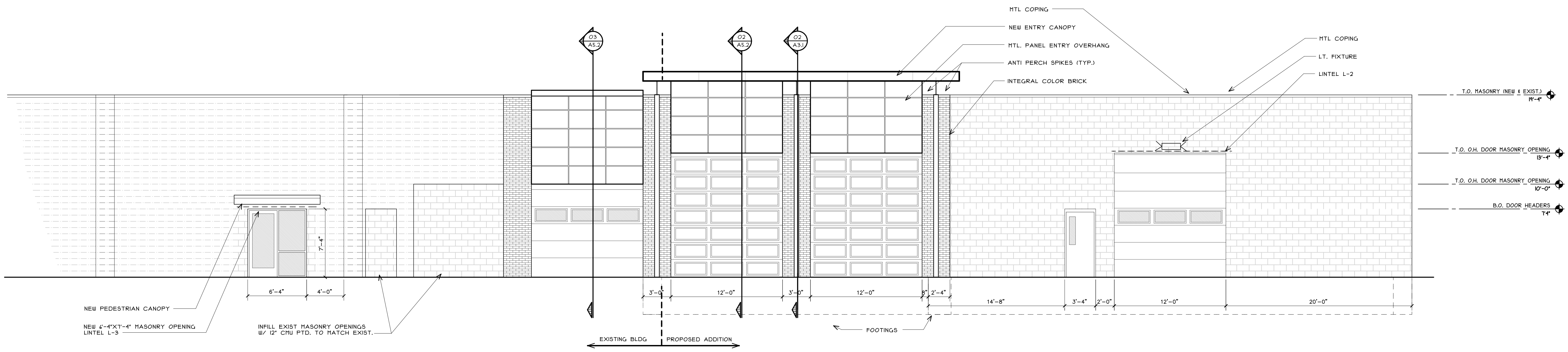
01 WEST ELEVATION

SCALE: 3/16" = 1'-0"



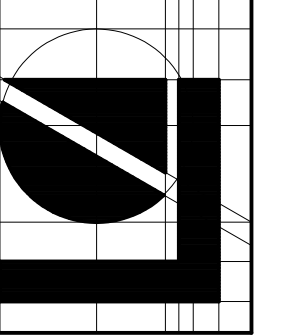
02 NORTH ELEVATION

SCALE: 3/16" = 1'-0"



03 EAST ELEVATION

SCALE: 3/16" = 1'-0"



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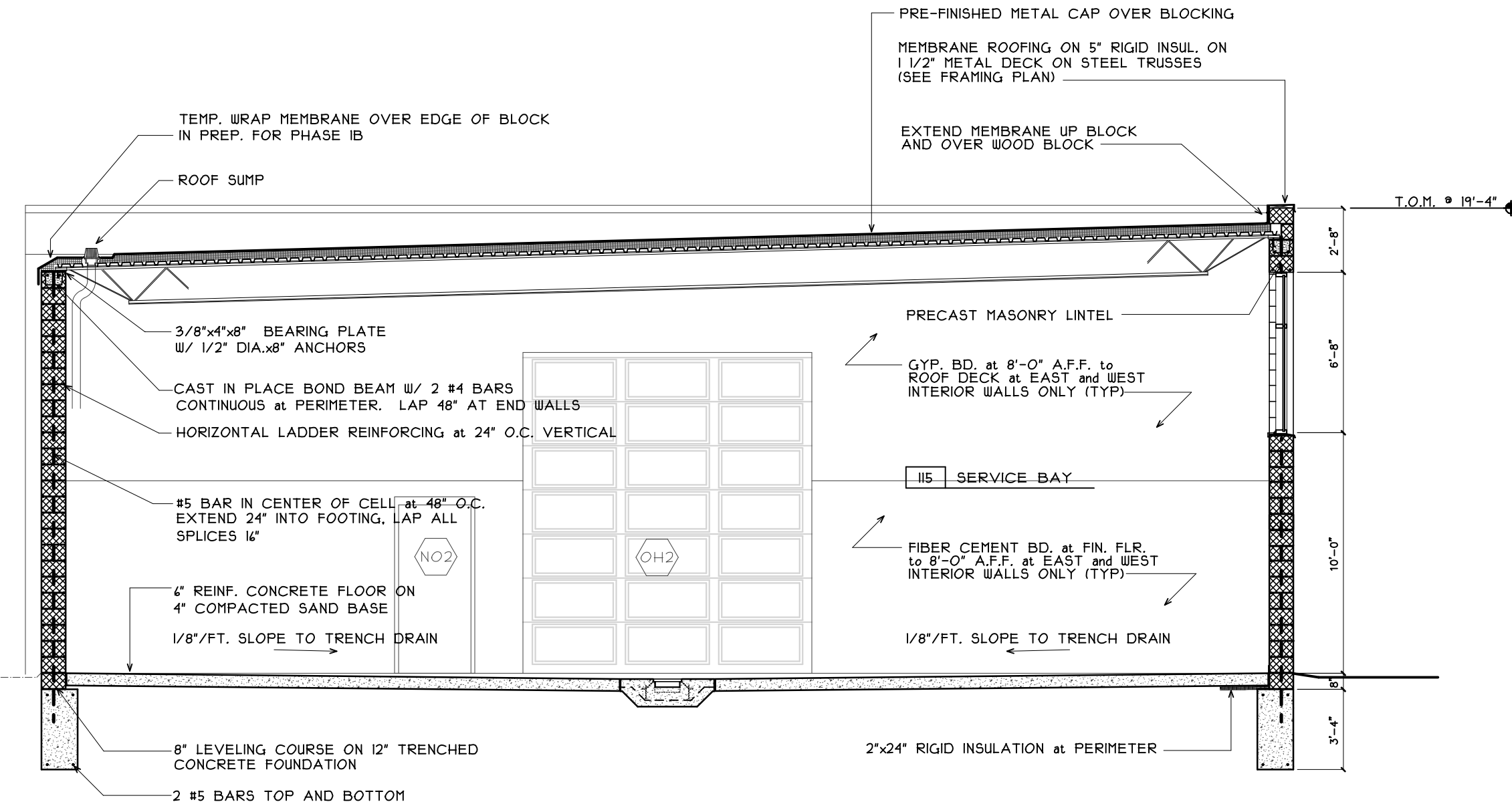
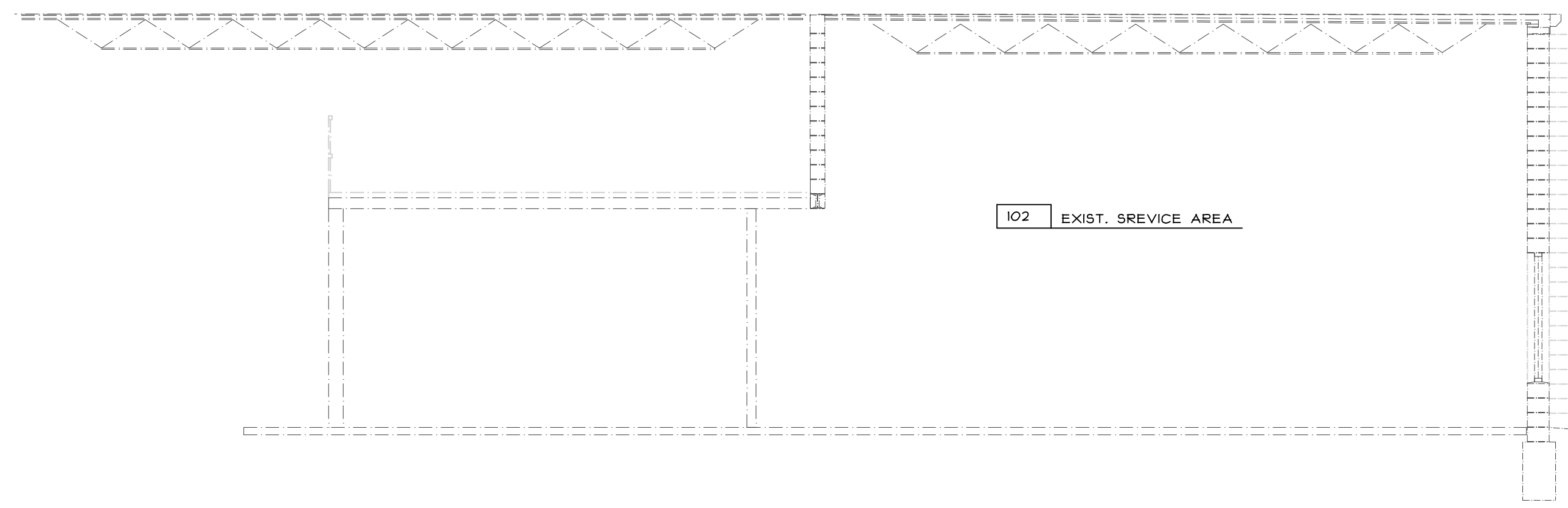
10-13-14 date

dr: MRL
 ck'd:
 app'd:

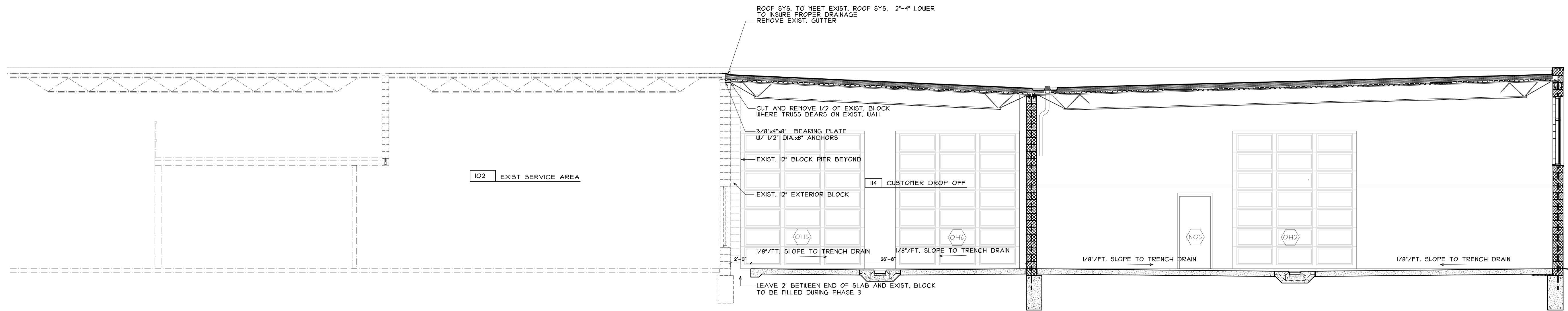
PROPOSED ADDITION FOR:
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SERVICE CENTER
 LIVONIA, MICHIGAN
BUILDING SECTIONS

A3.0

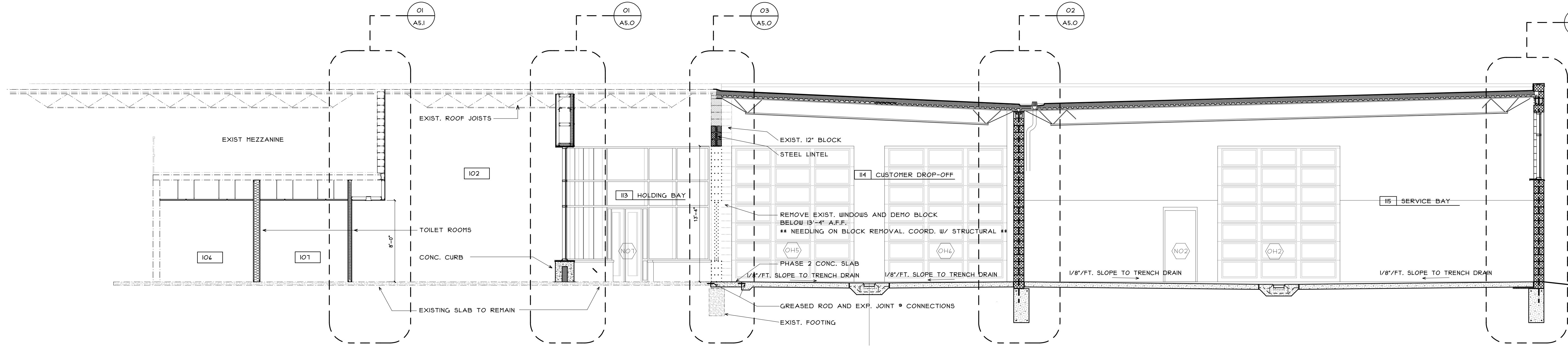
1429



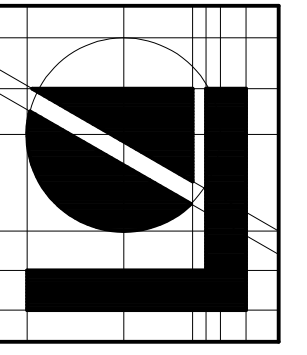
03 PHASE 1A: SERVICE BAY



02 PHASE 1B: CUSTOMER DROP-OFF



01 PHASE 2: CUSTOMER SERVICE AREA



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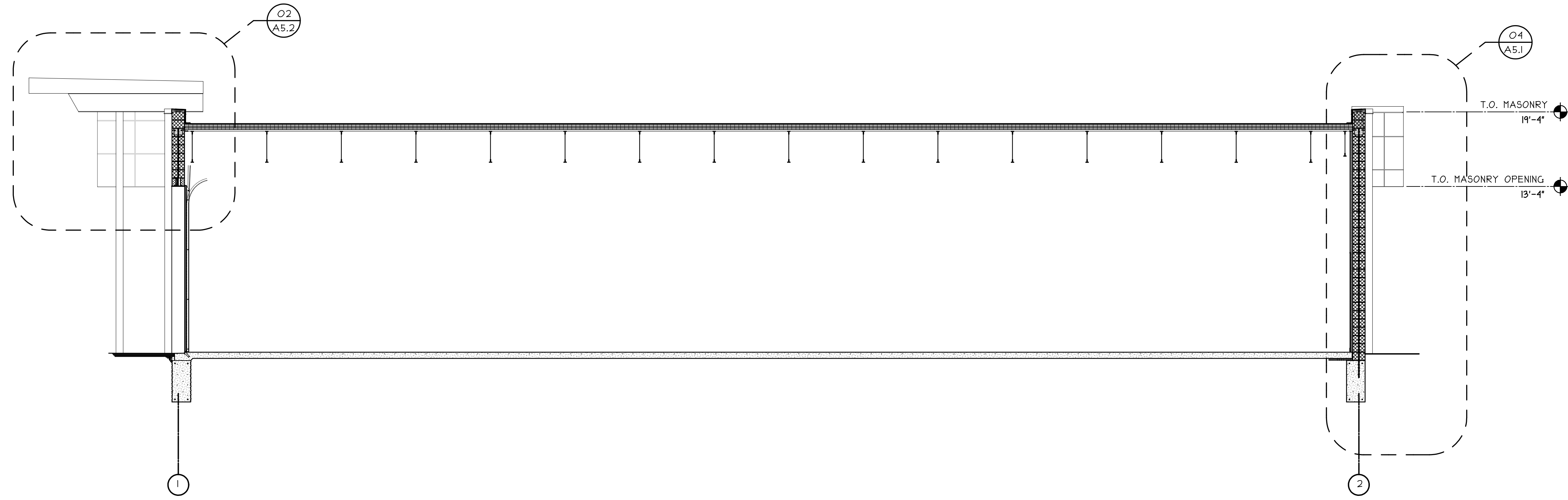
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08-20-14
date

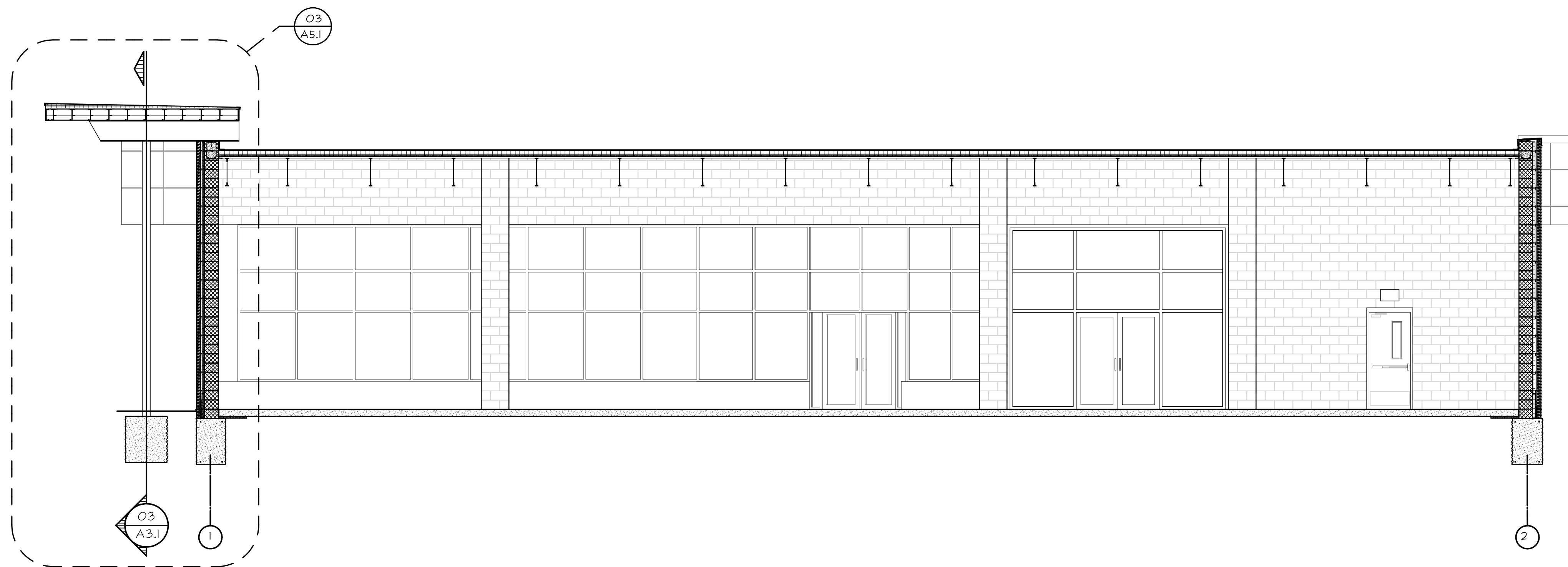
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ck'd:
app'd:

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BUILDING SECTIONS

A3.1
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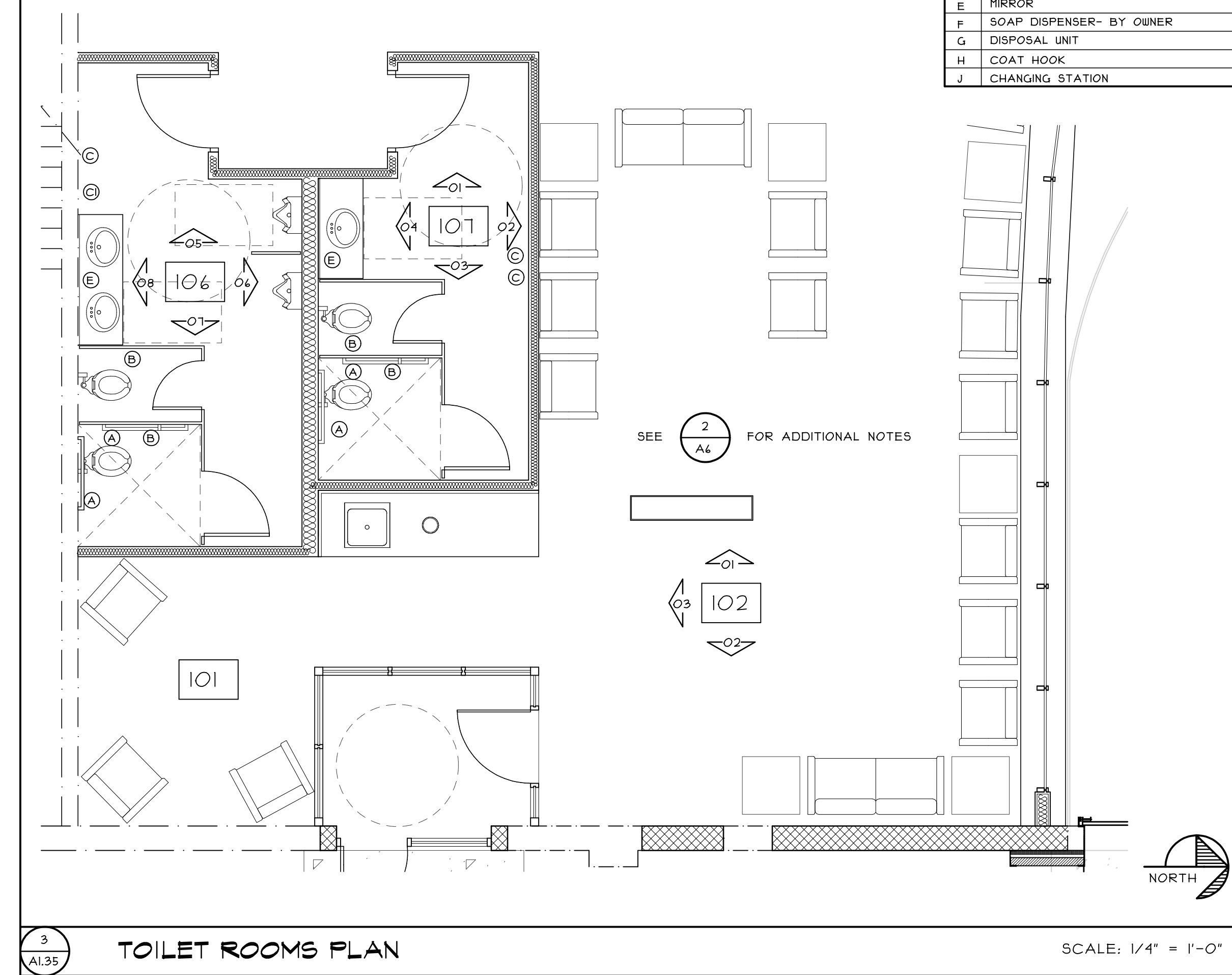
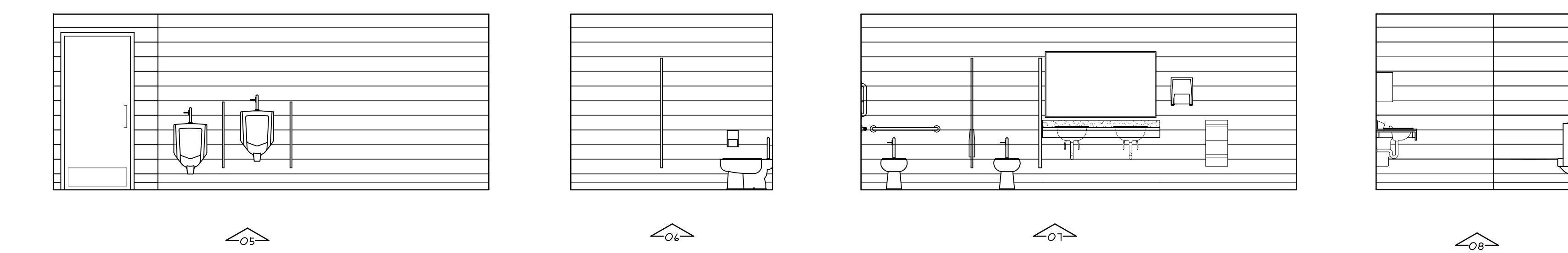
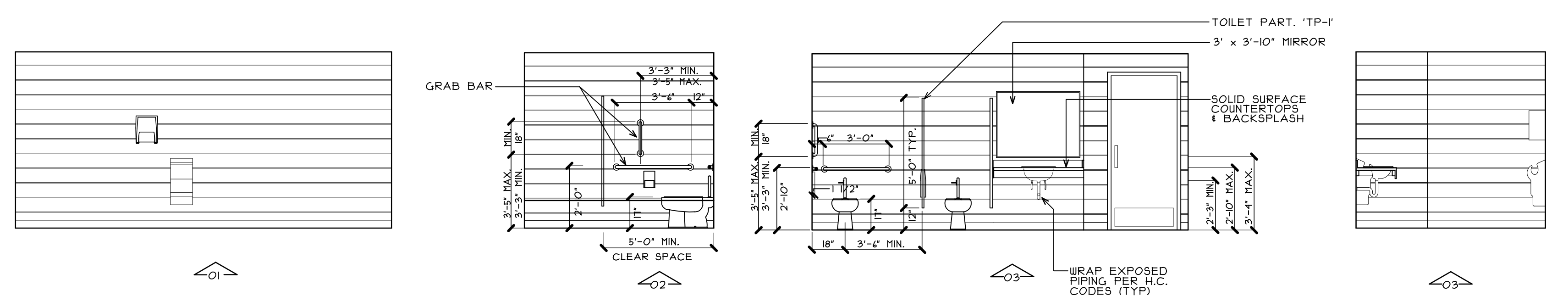


02
A1.3 PHASE 1B: CUSTOMER DROP OFF ENTRY MASONRY OPENING

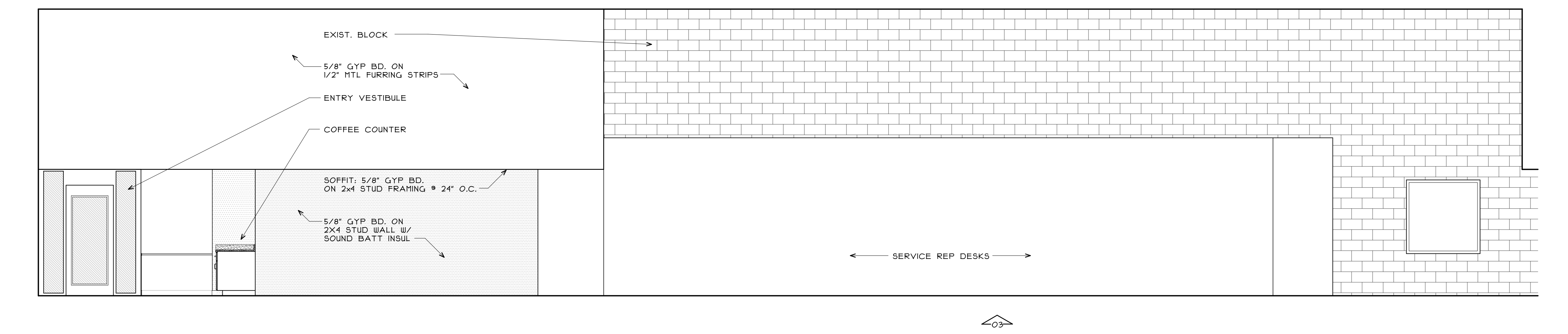
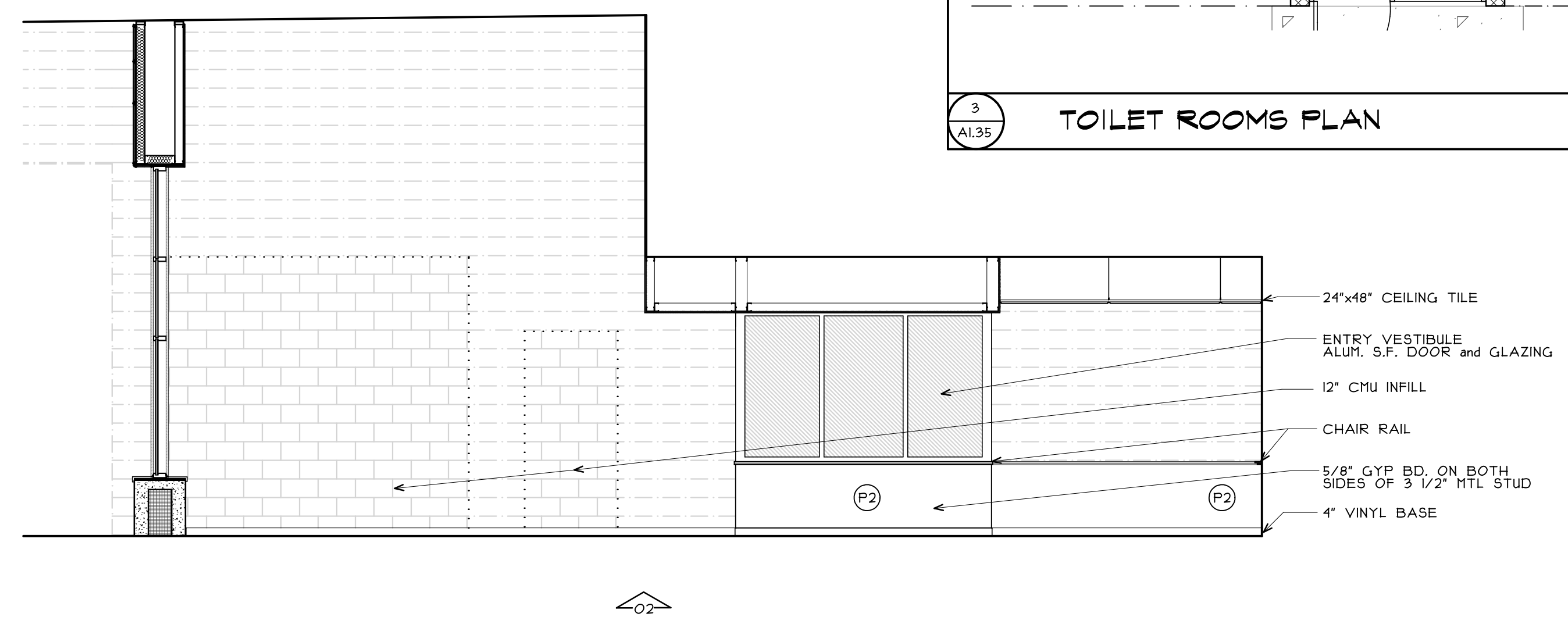
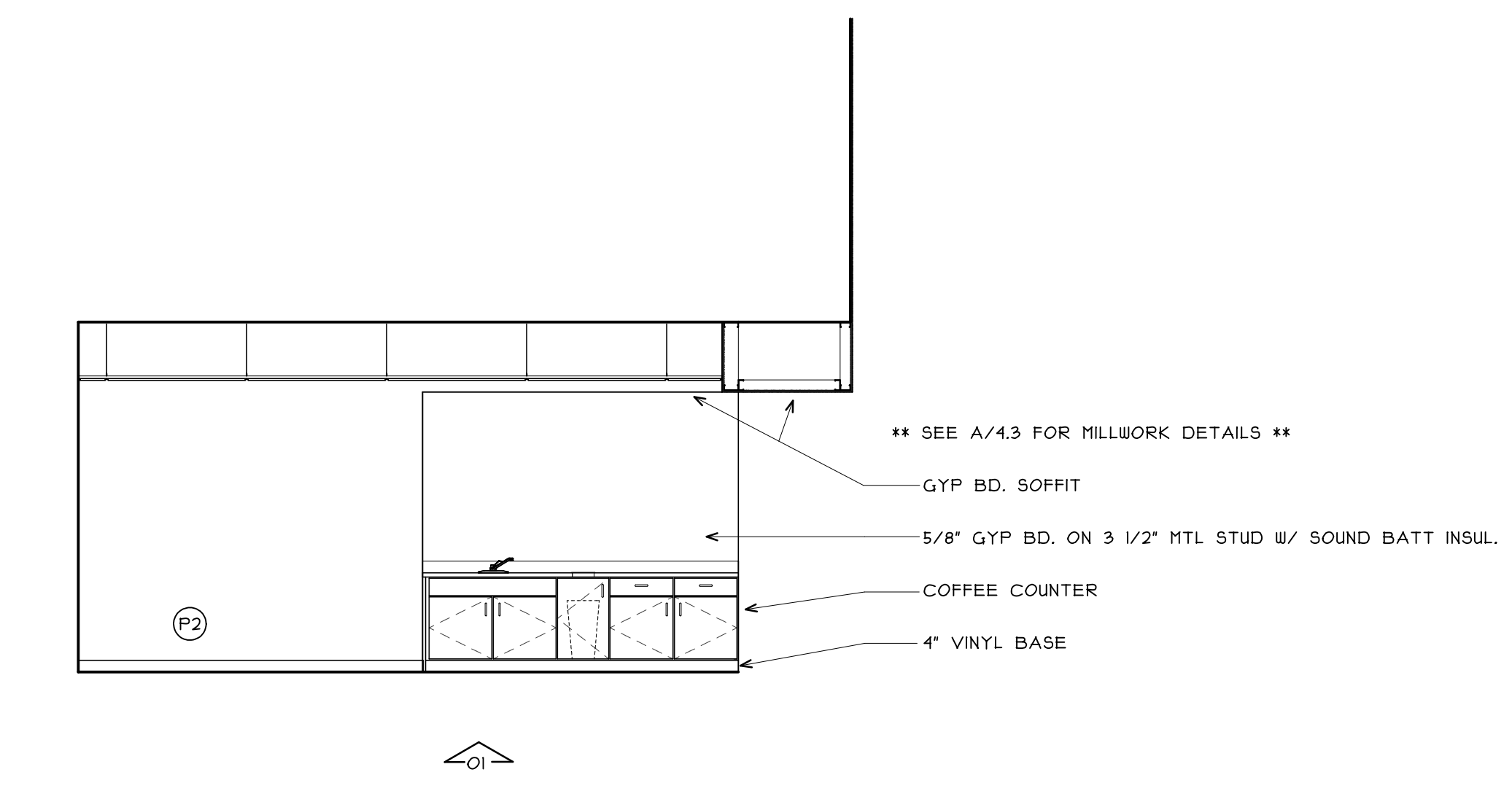


01
A1.3 PHASE 2: CUSTOMER SERVICE AREA

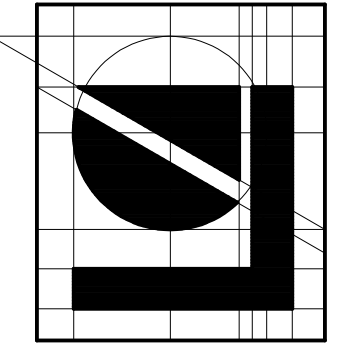
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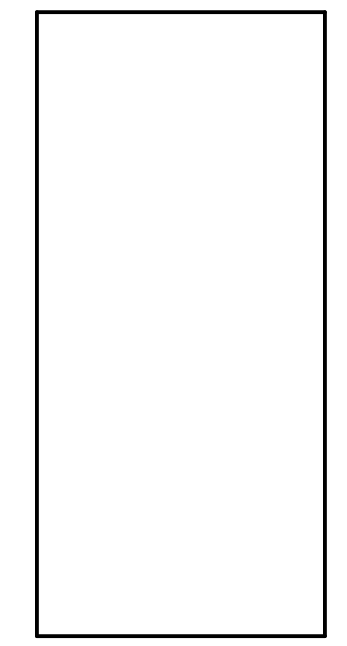
3
A1.35 TOILET ROOMS PLAN SCALE: 1/4" = 1'-0"



1
A4.0 TOILET ROOM INT. ELEVATIONS SCALE: 1/4" = 1'-0"



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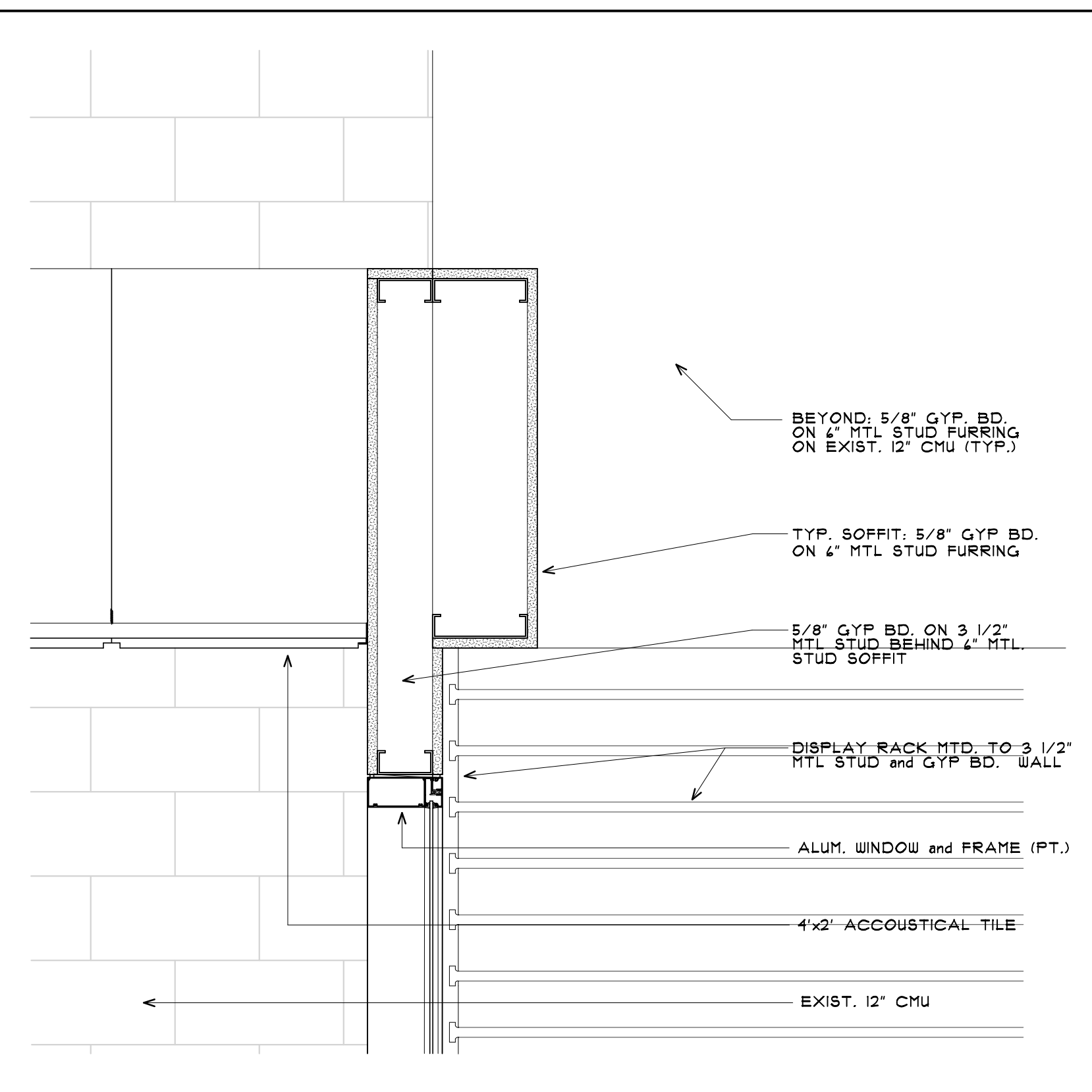
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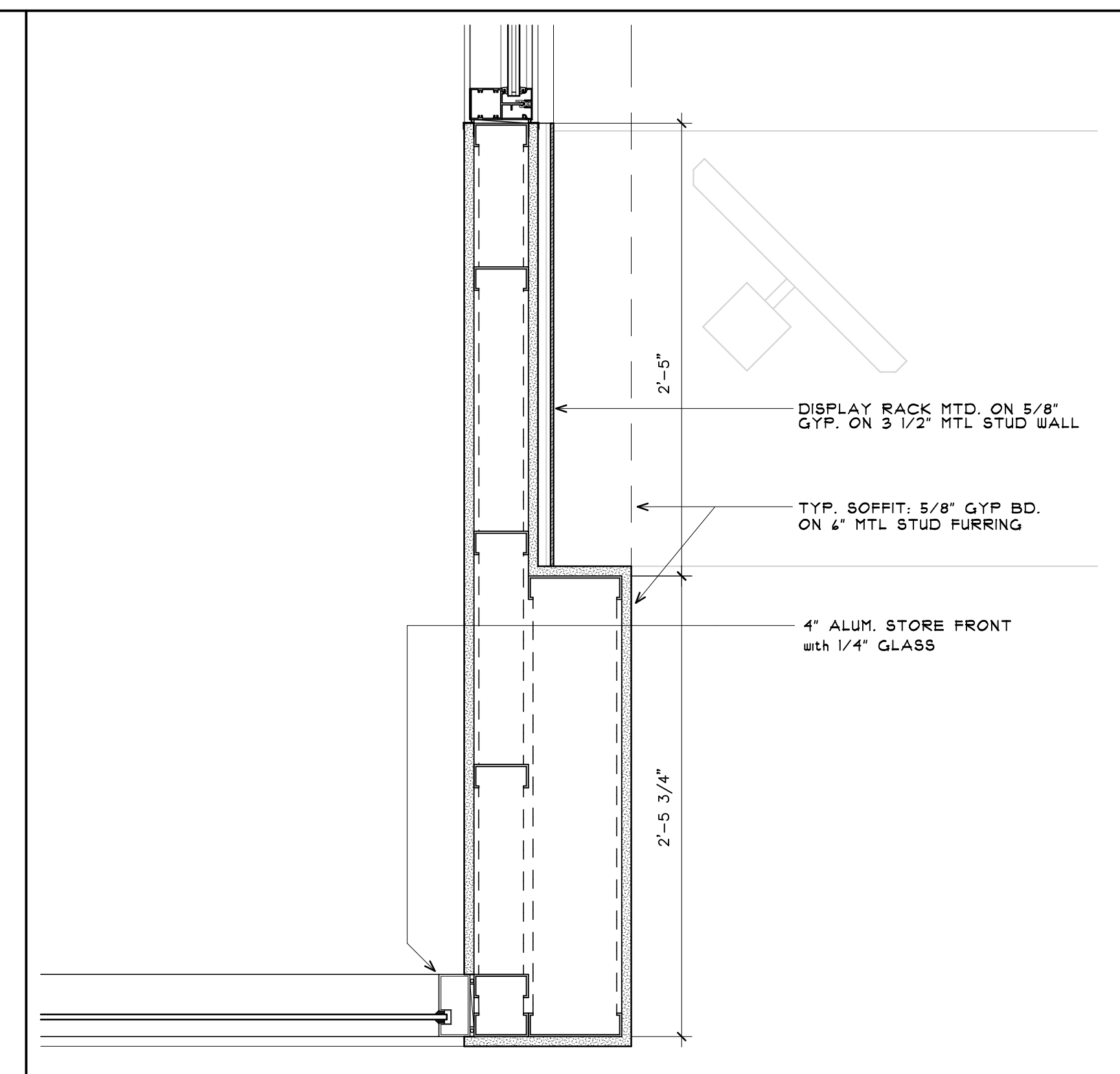
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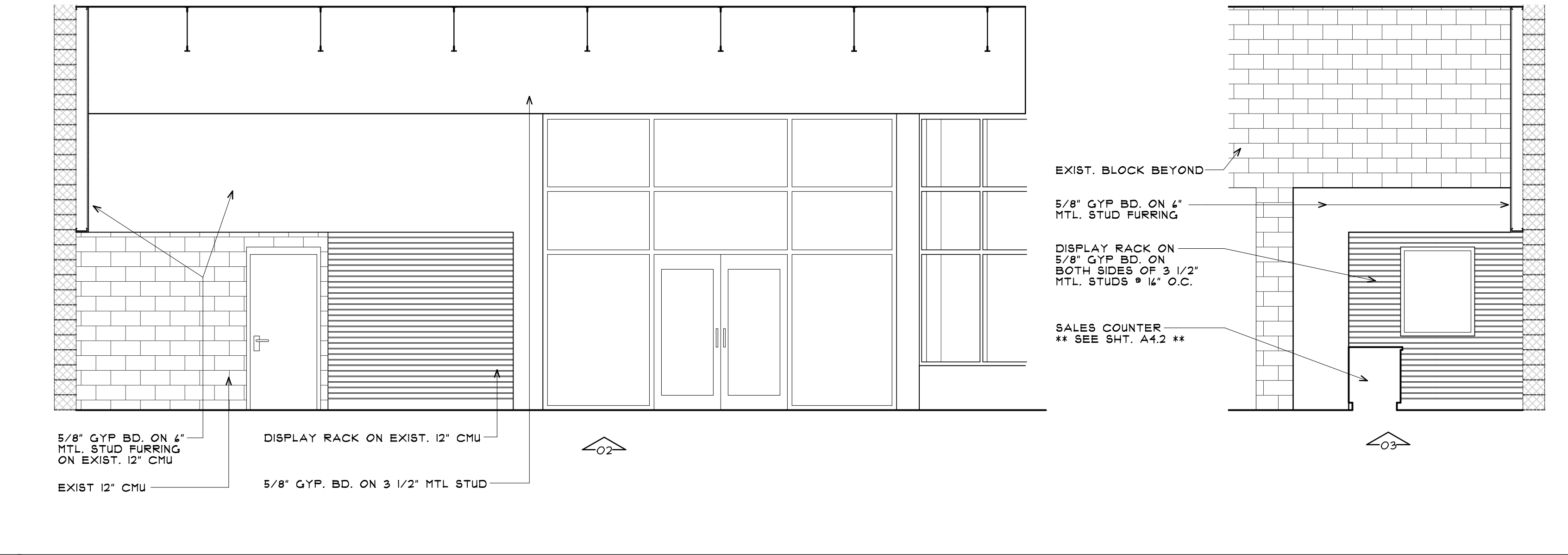
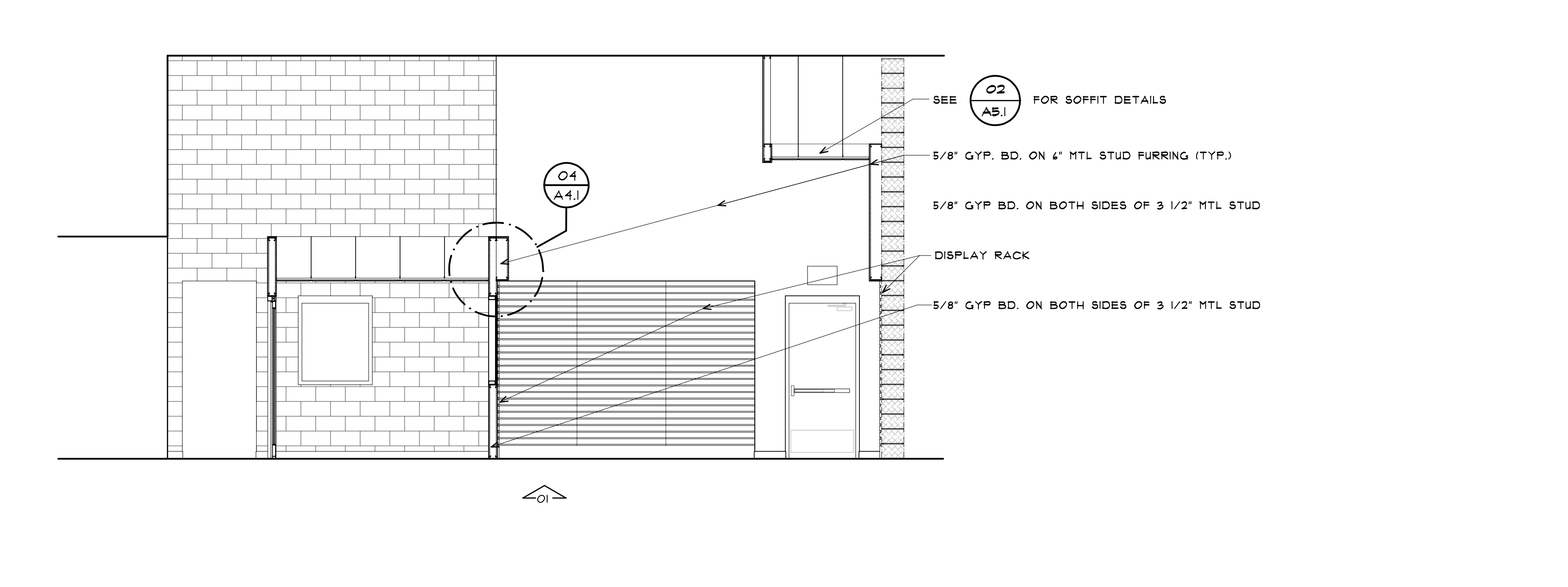
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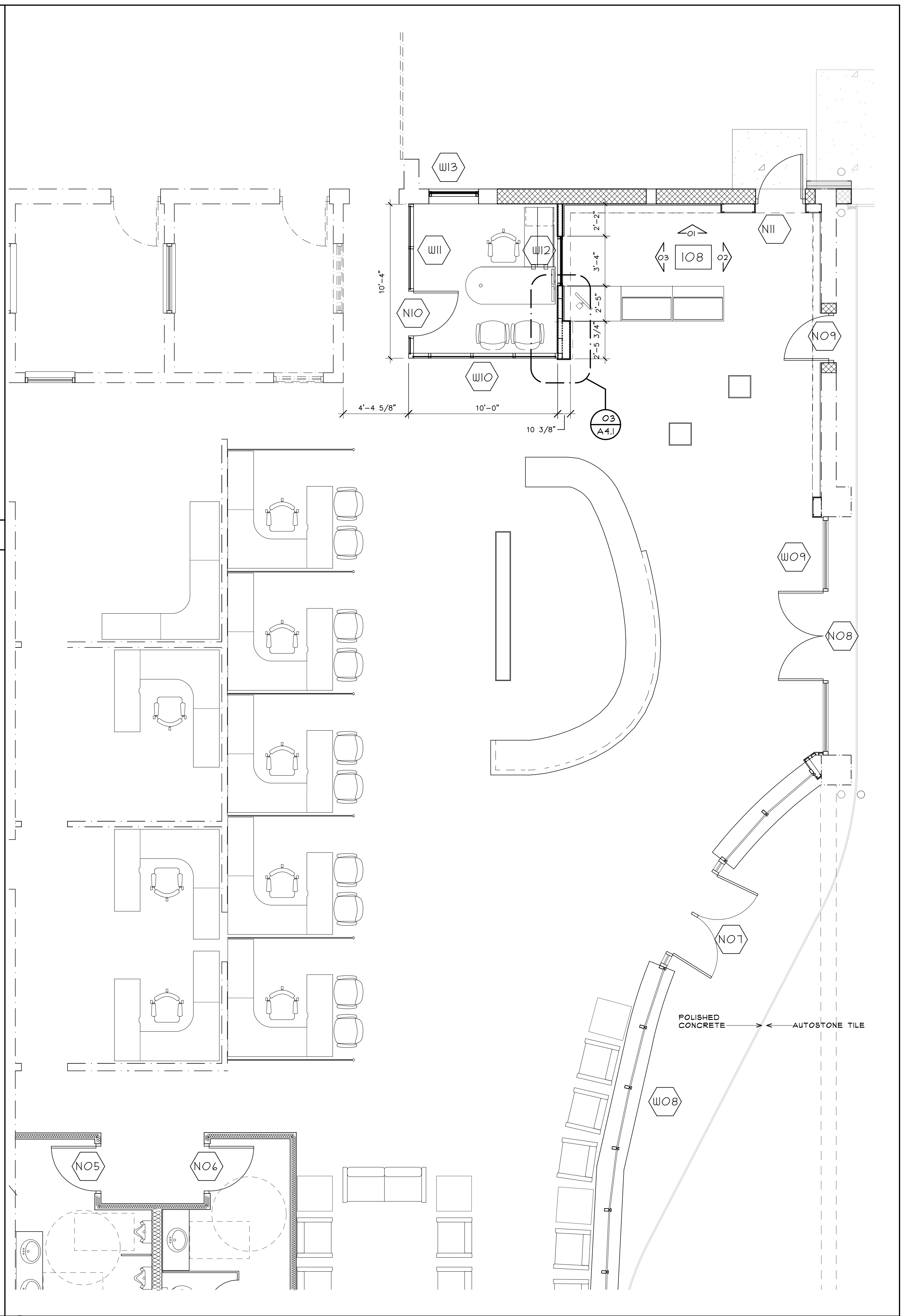
4
A4.1 OFFICE WALL SECTION DETAIL SCALE: 1/2" = 1'-0"



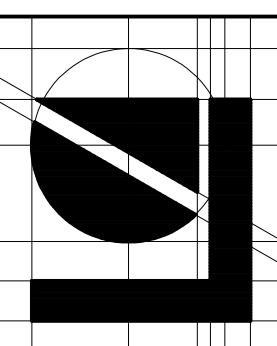
3
A4.1 OFFICE WALL PLAN DETAIL SCALE: 1/2" = 1'-0"



2
A4.2 PRODUCTS & SALES COUNTER INT. SECTION-ELEVATIONS SCALE: 1/4" = 1'-0"



1
A4.1 ENLARGED RESTROOM FLOOR PLAN SCALE: 1/4" = 1'-0"



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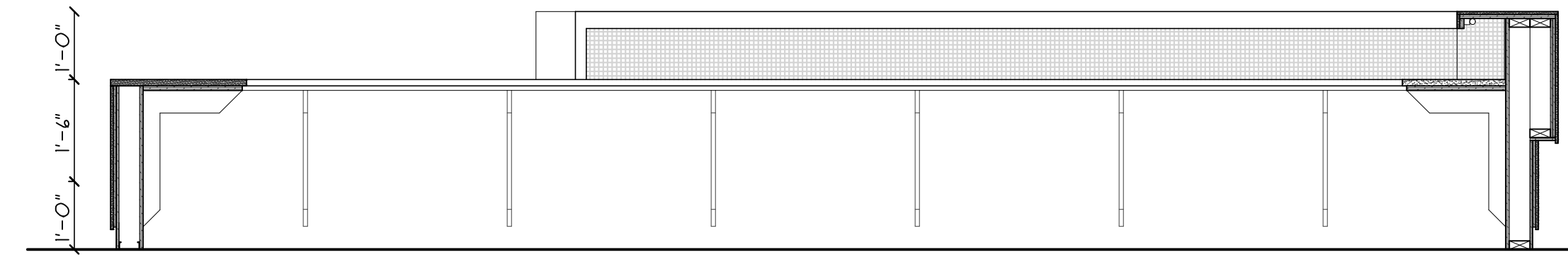
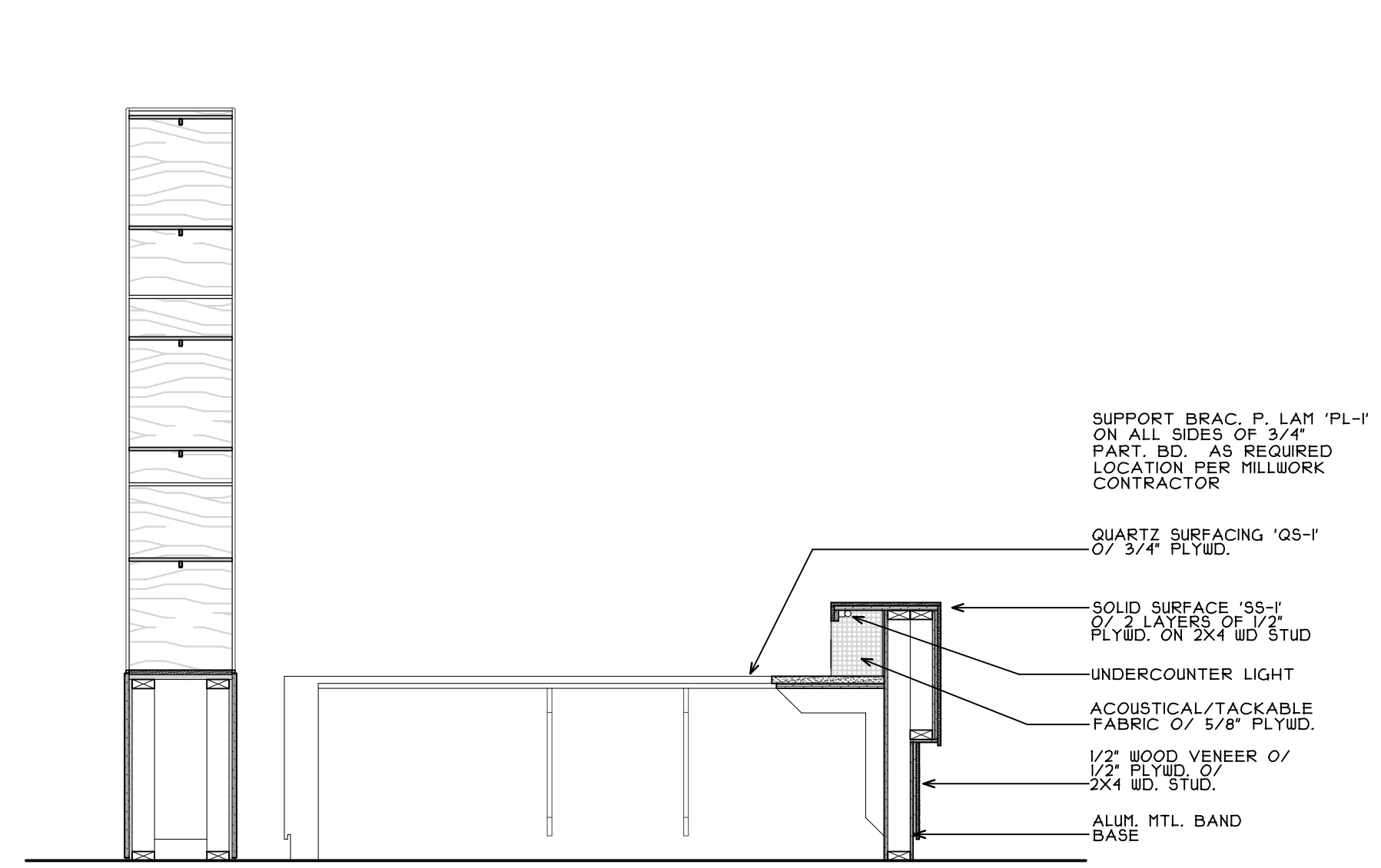
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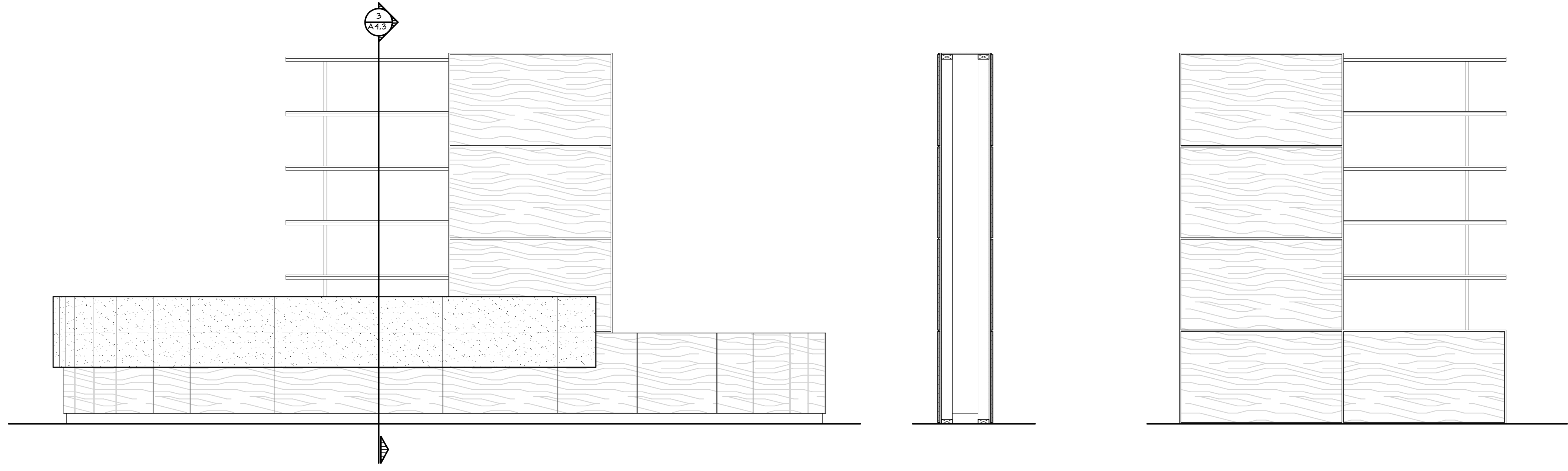
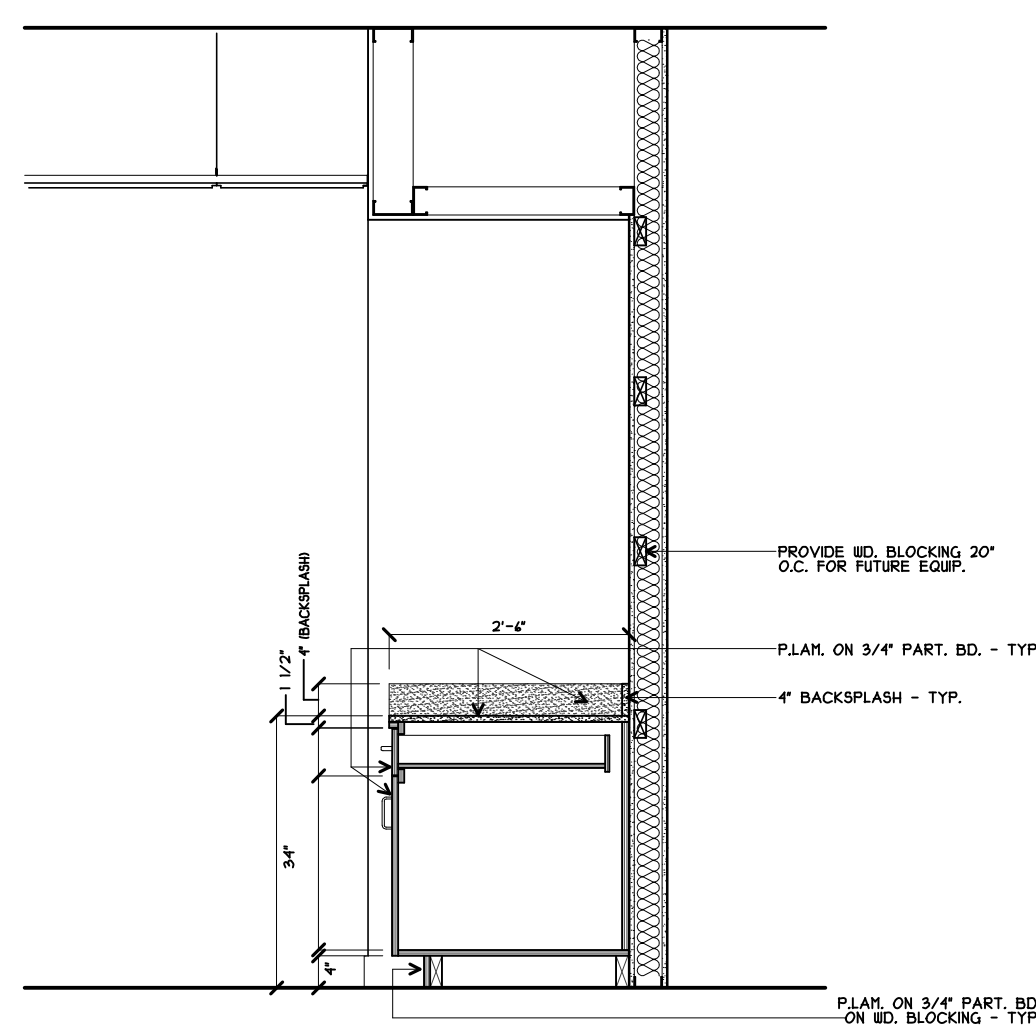
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1
A4.1

ENLARGED RESTROOM FLOOR PLAN

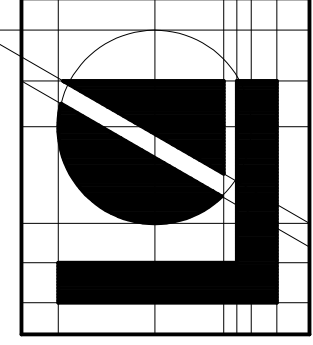
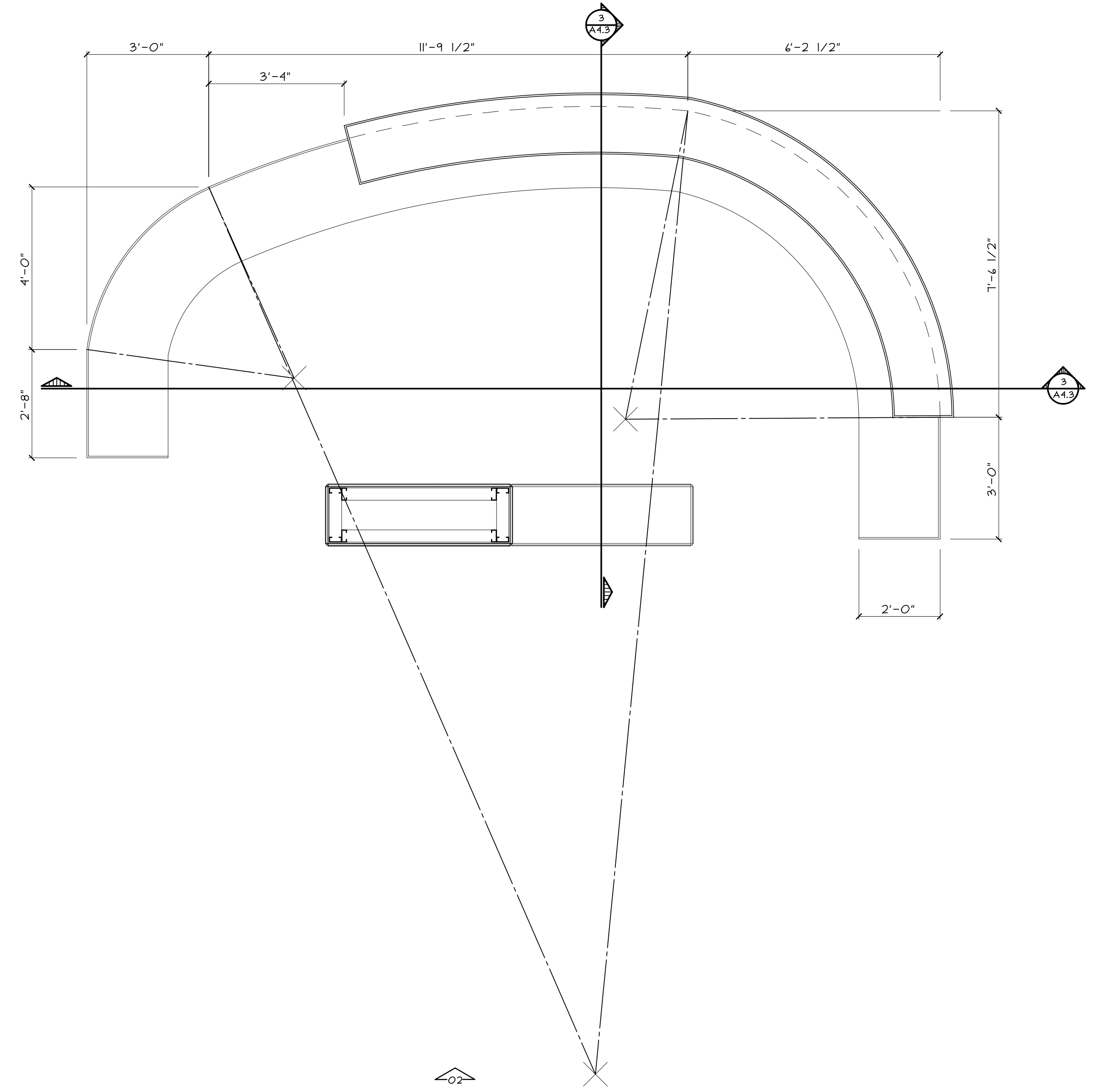


TACKABLE WALLCOVERING
 "WC-2"
 SOLID SURFACE "SS-1"
 COUNTERTOP O/ 3/4" PLYBD.
 QUARTZ SURFACES "QS-1"
 SUPPORT BRAC. P. LAM
 ON ALL SIDES OF 3/4"
 PART. BD. AS REQUIRED
 LOCATION PER MILLWORK
 CONTRACTOR
 3/4" WOOD VENEER W/
 1/4" RETAL REVEALS

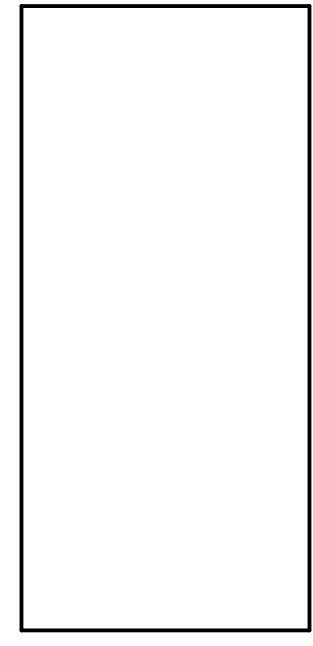


1
A4.2 PRODUCTS & SALES COUNTER INT. ELEVATIONS

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



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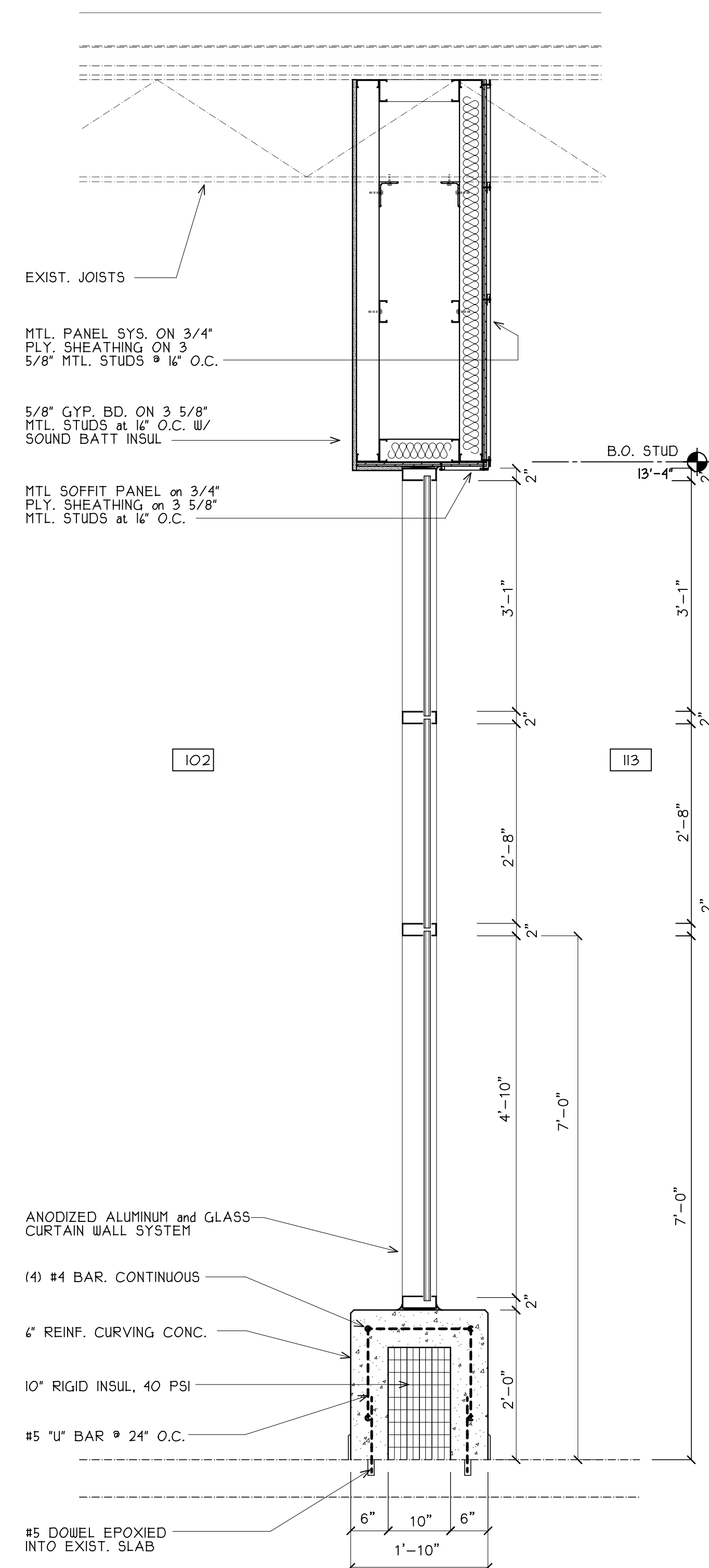


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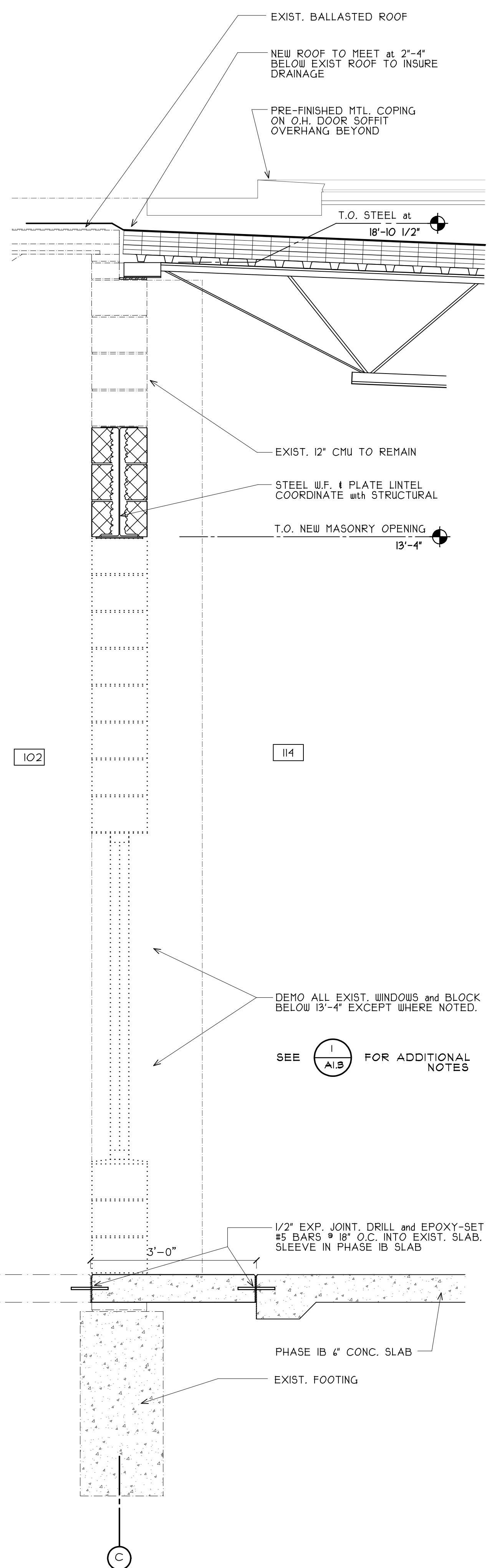
1
A4.2
 1429

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



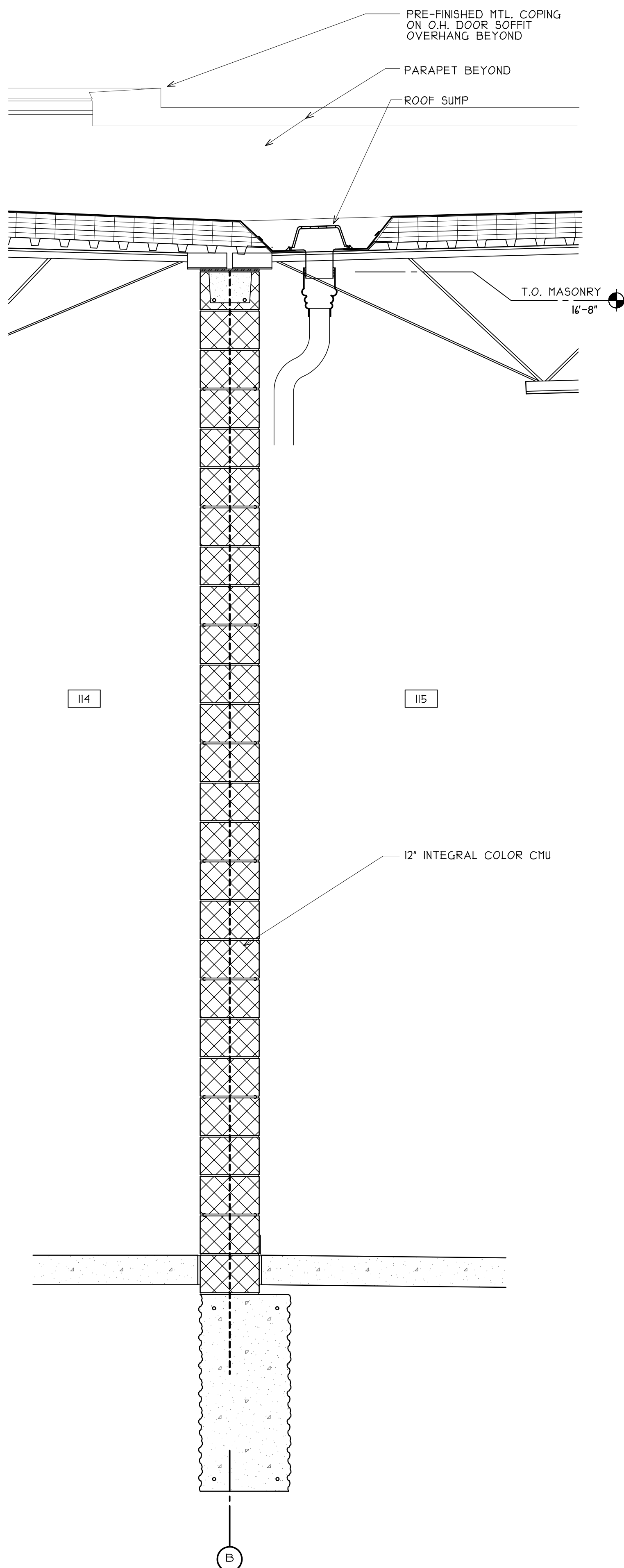
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A3.0 CURVED WALL SECTION

SCALE: 3/4" = 1'



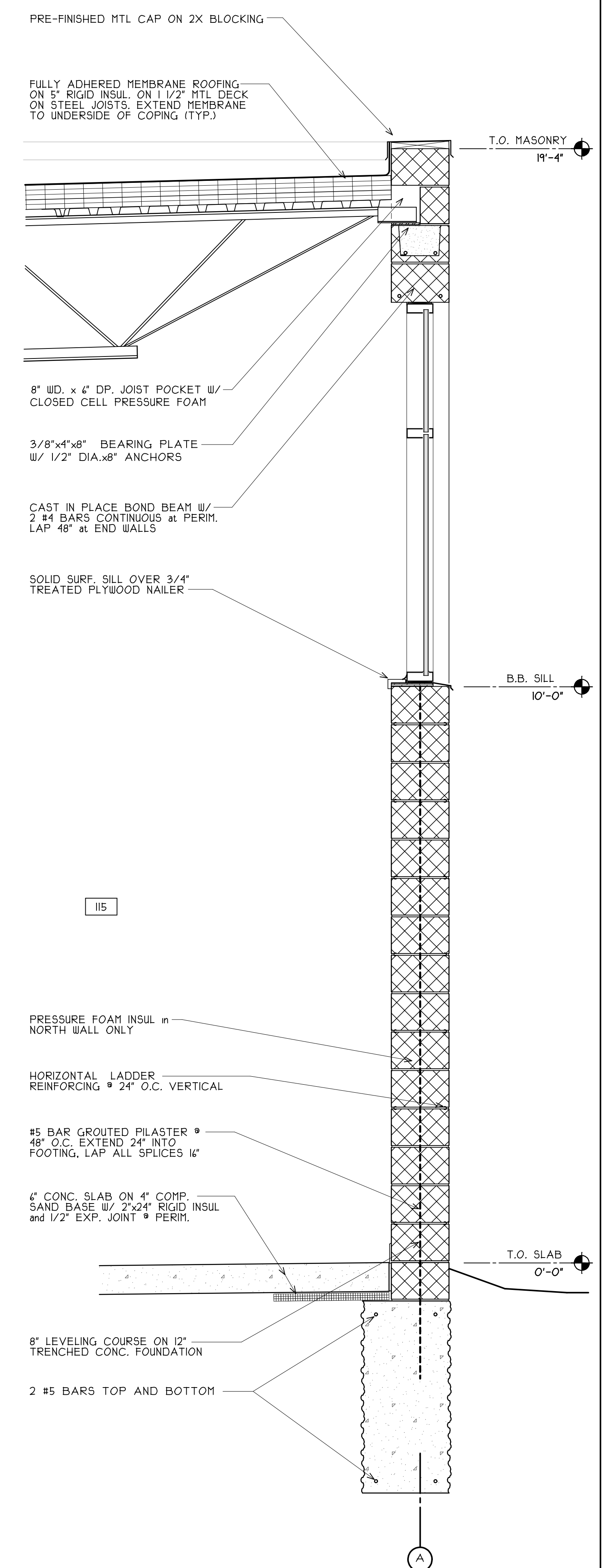
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A3.0 PHASE 2 WALL SECTION

SCALE: 3/4" = 1'



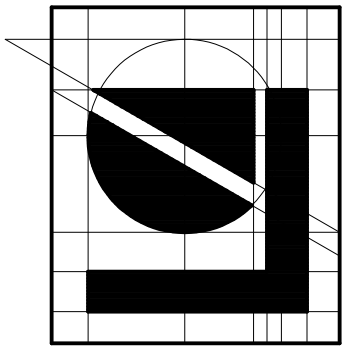
03
A3.0 PHASE 1B WALL SECTION

SCALE: 3/4" = 1'



04
A3.0 PHASE 1A WALL SECTION

SCALE: 3/4" = 1'



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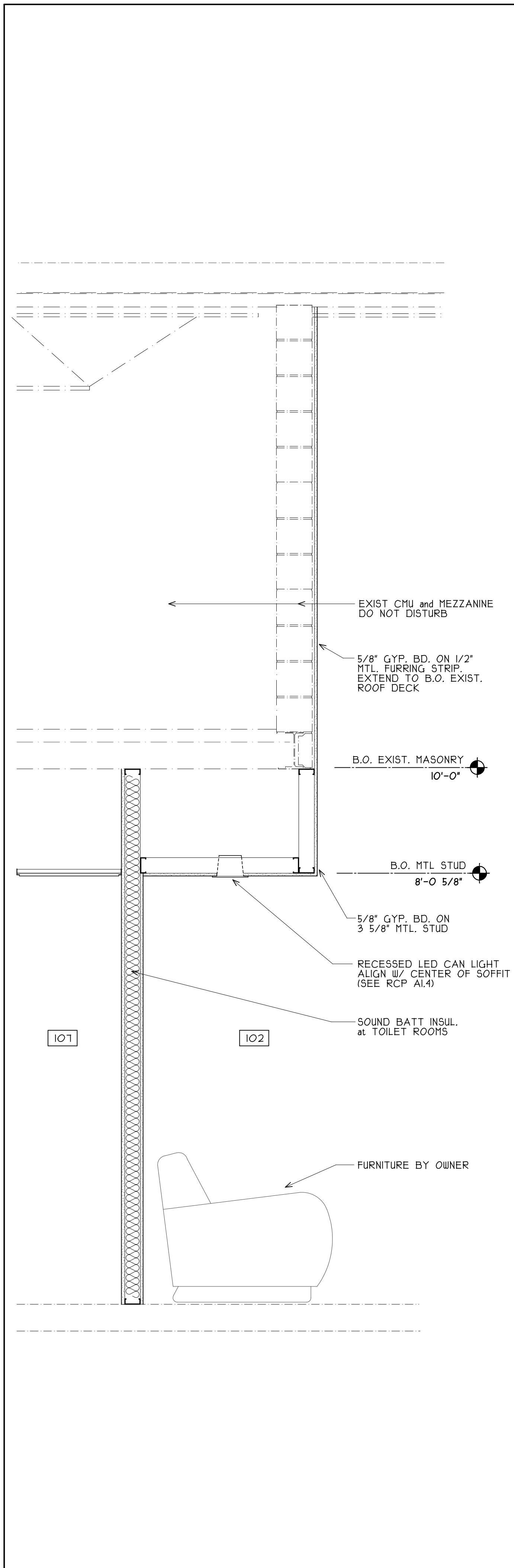
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dr: ck'd: app'd: 10-13-14 date

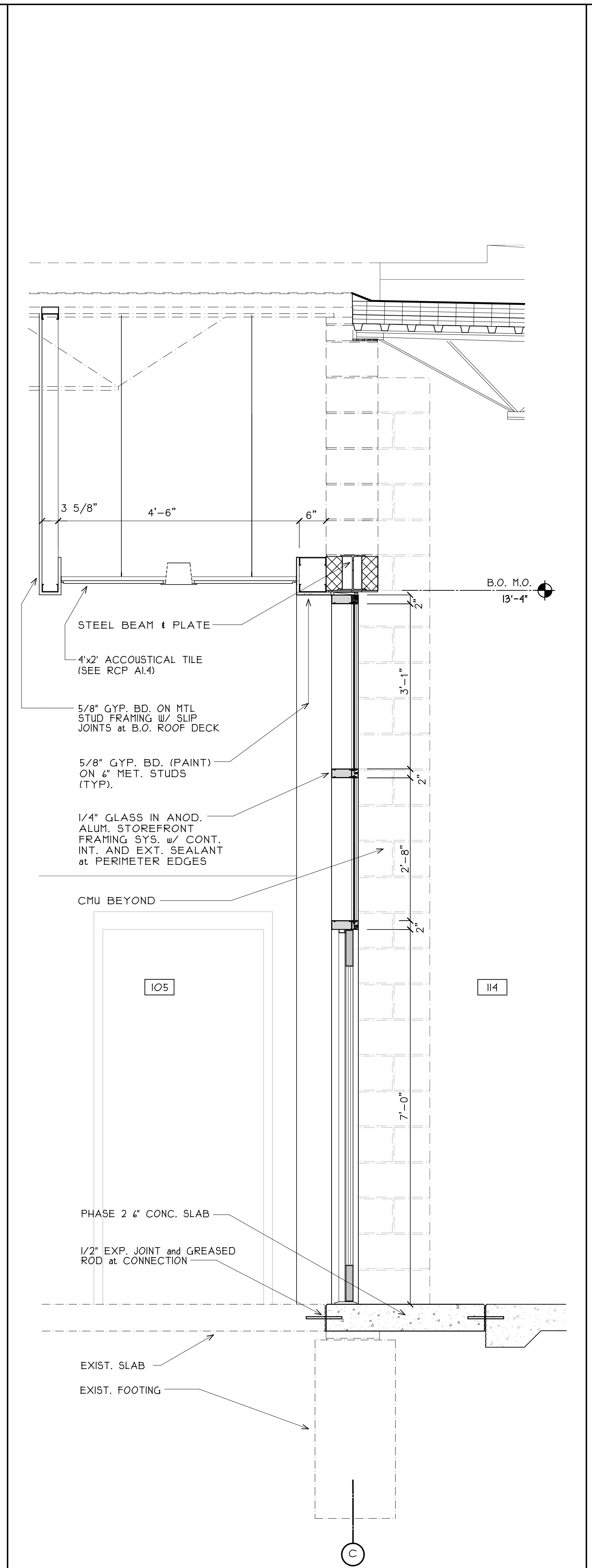
PROPOSED ADDITION FOR:
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LIVONIA, MICHIGAN
WALL SECTIONS

A3.0
1429

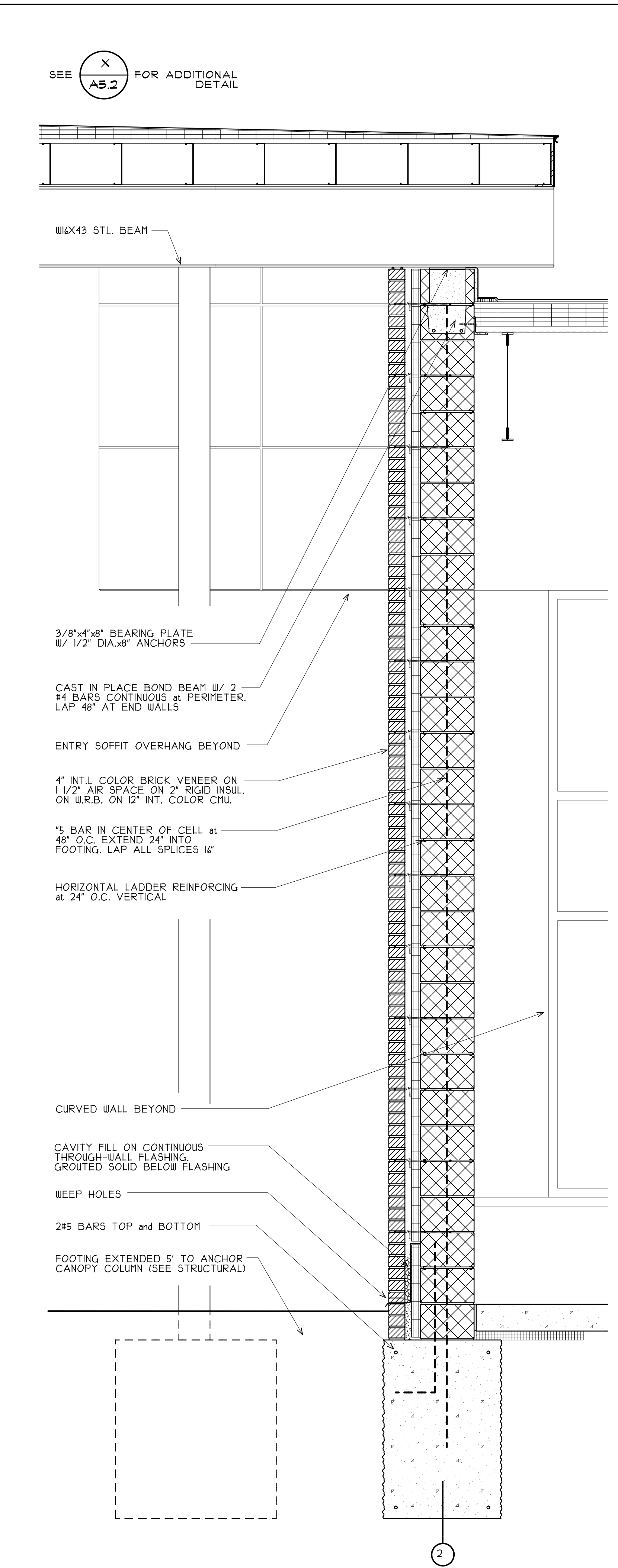
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 DATE PLOTTED: 10/29/2014 PLOTTED BY: mae
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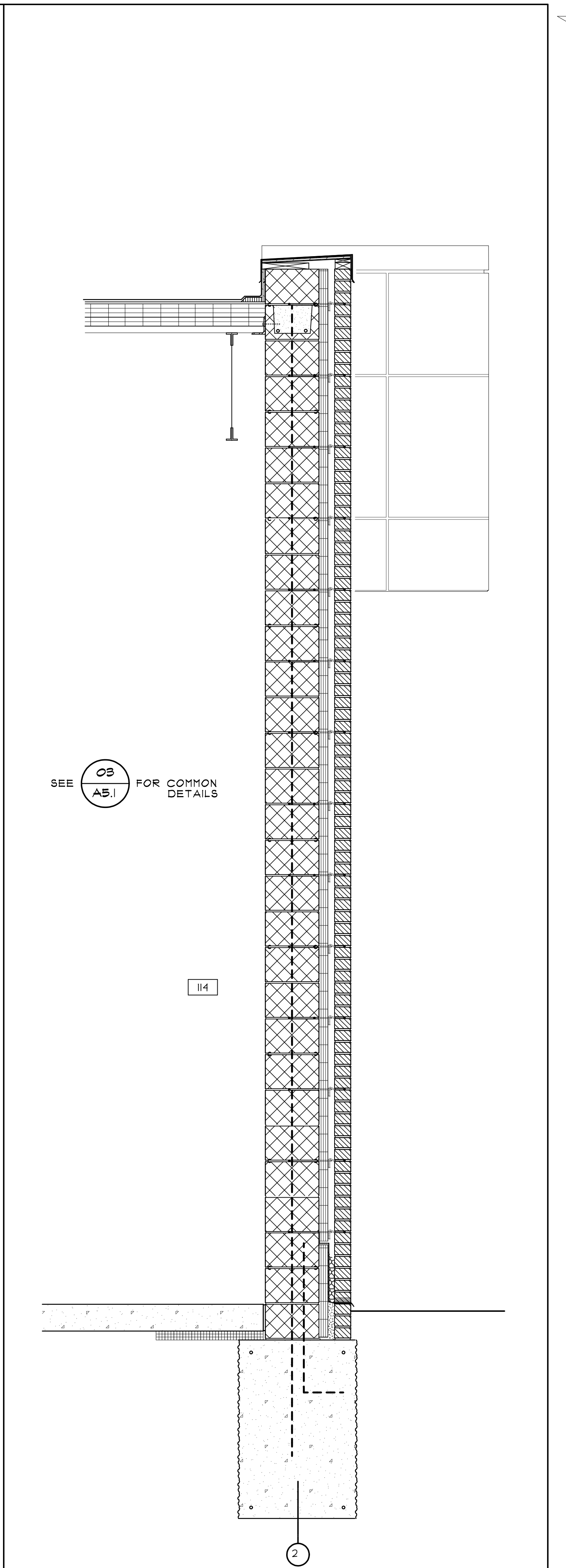
01 WALL SECTION SCALE: 3/4" = 1'



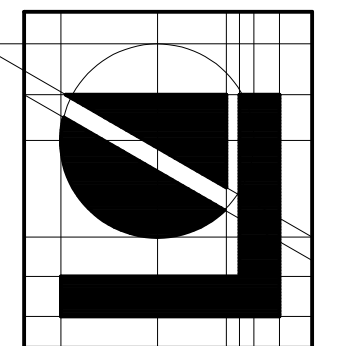
02 WALL SECTION SCALE: 3/4" = 1'



03 WALL SECTION SCALE: 3/4" = 1'



04 WALL SECTION SCALE: 3/4" = 1'



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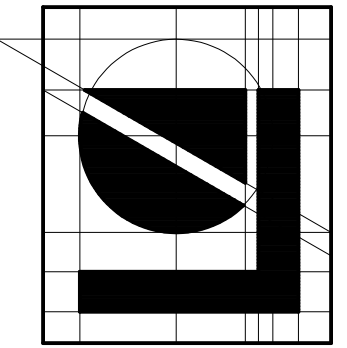
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WALL SECTIONS

A5.1
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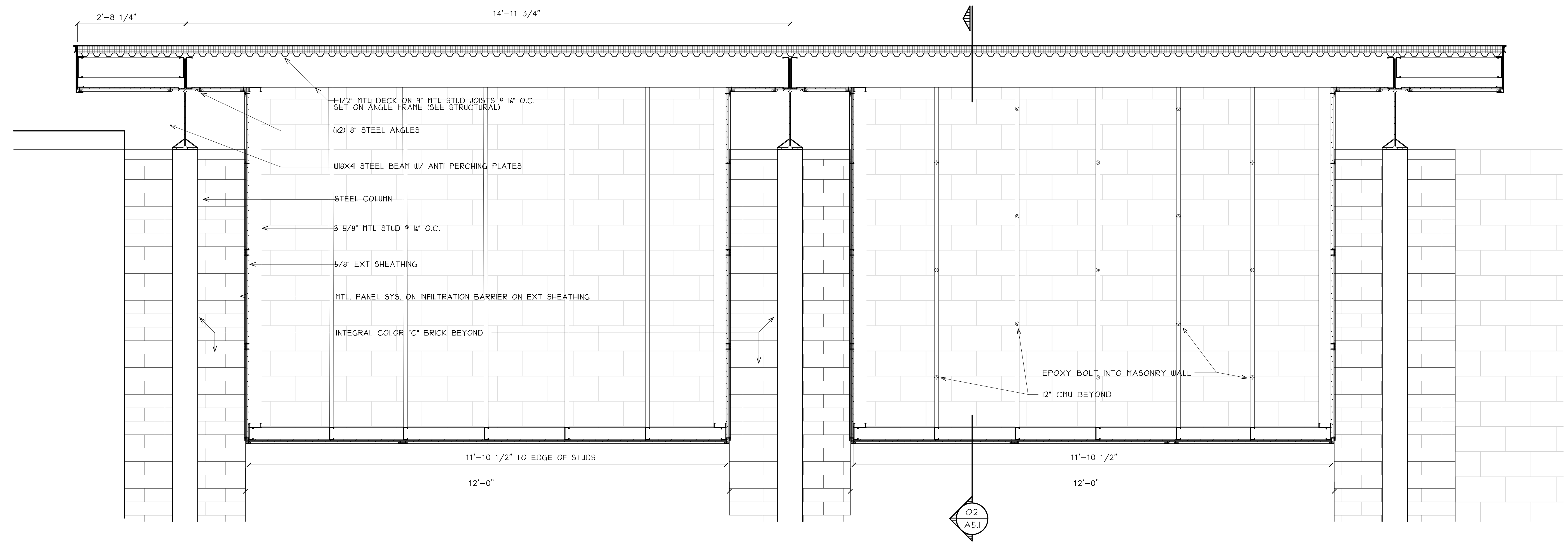
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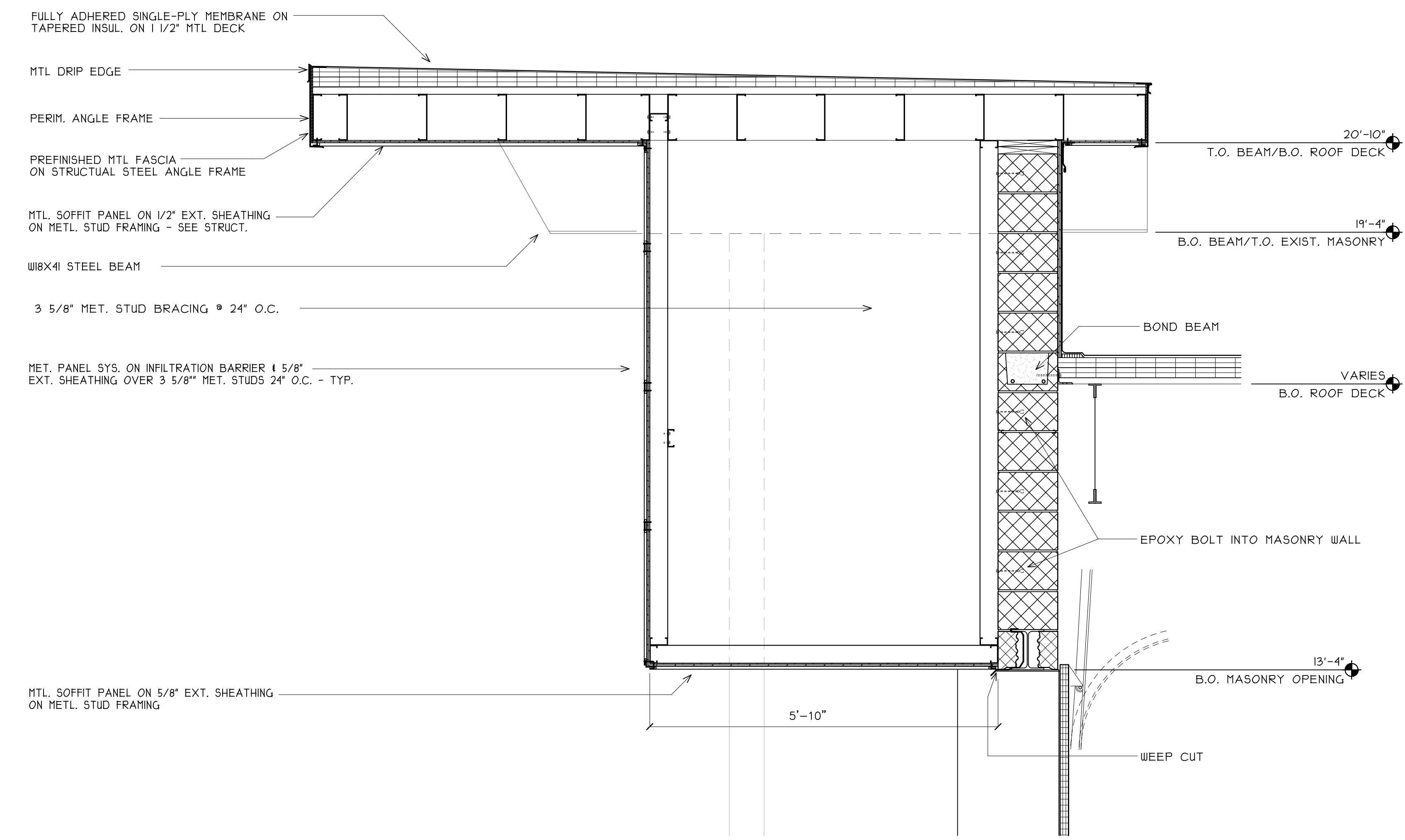
WALL SECTIONS

A5.2
1429



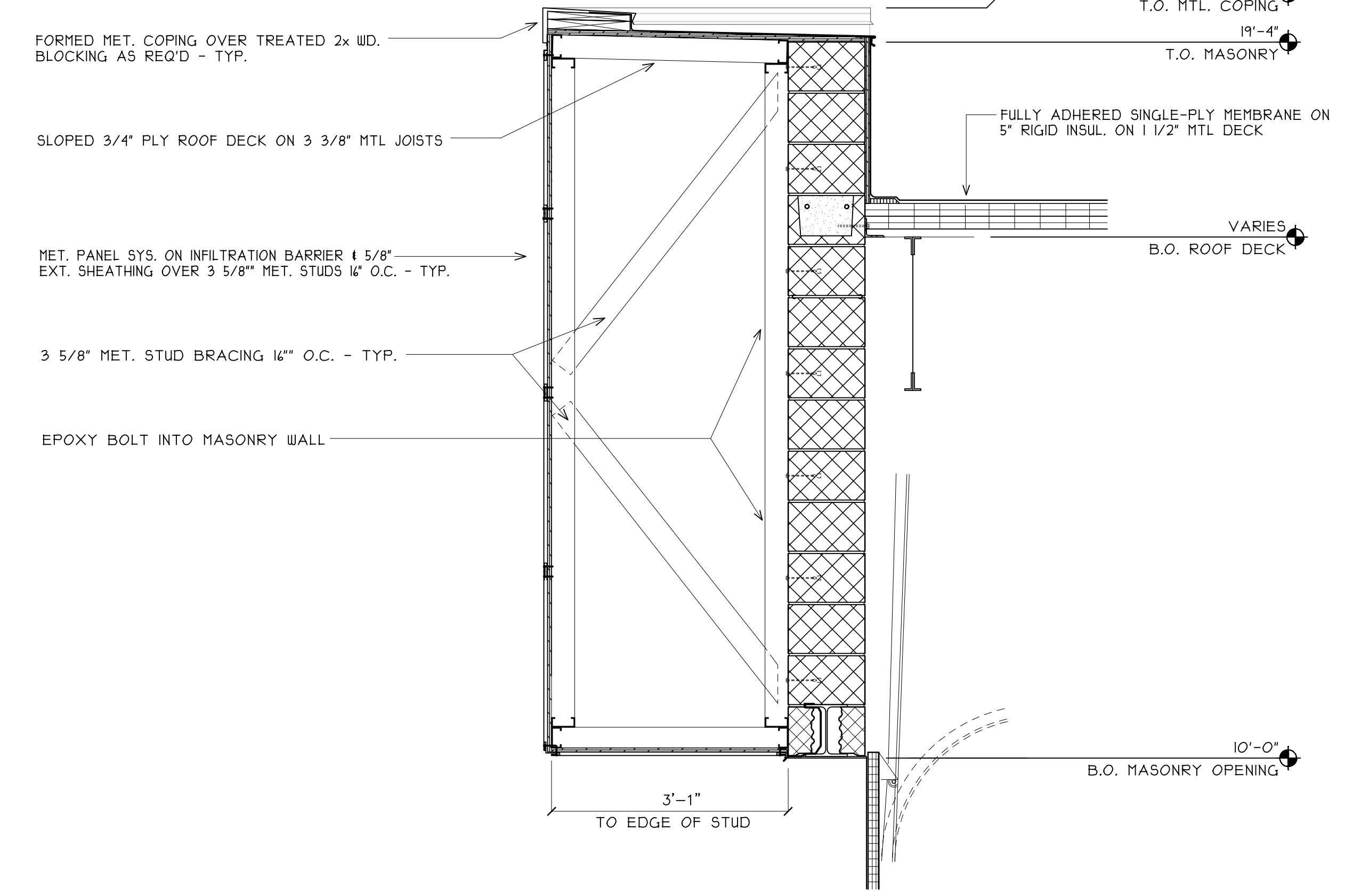
03
A5.1 CUSTOMER SERVICE ENTRANCE: CANOPY SECTION

SCALE: 3/4" = 1'



02
A1.3 CUSTOMER SERVICE ENTRANCE: SECTION DETAIL

SCALE: 3/4" = 1'



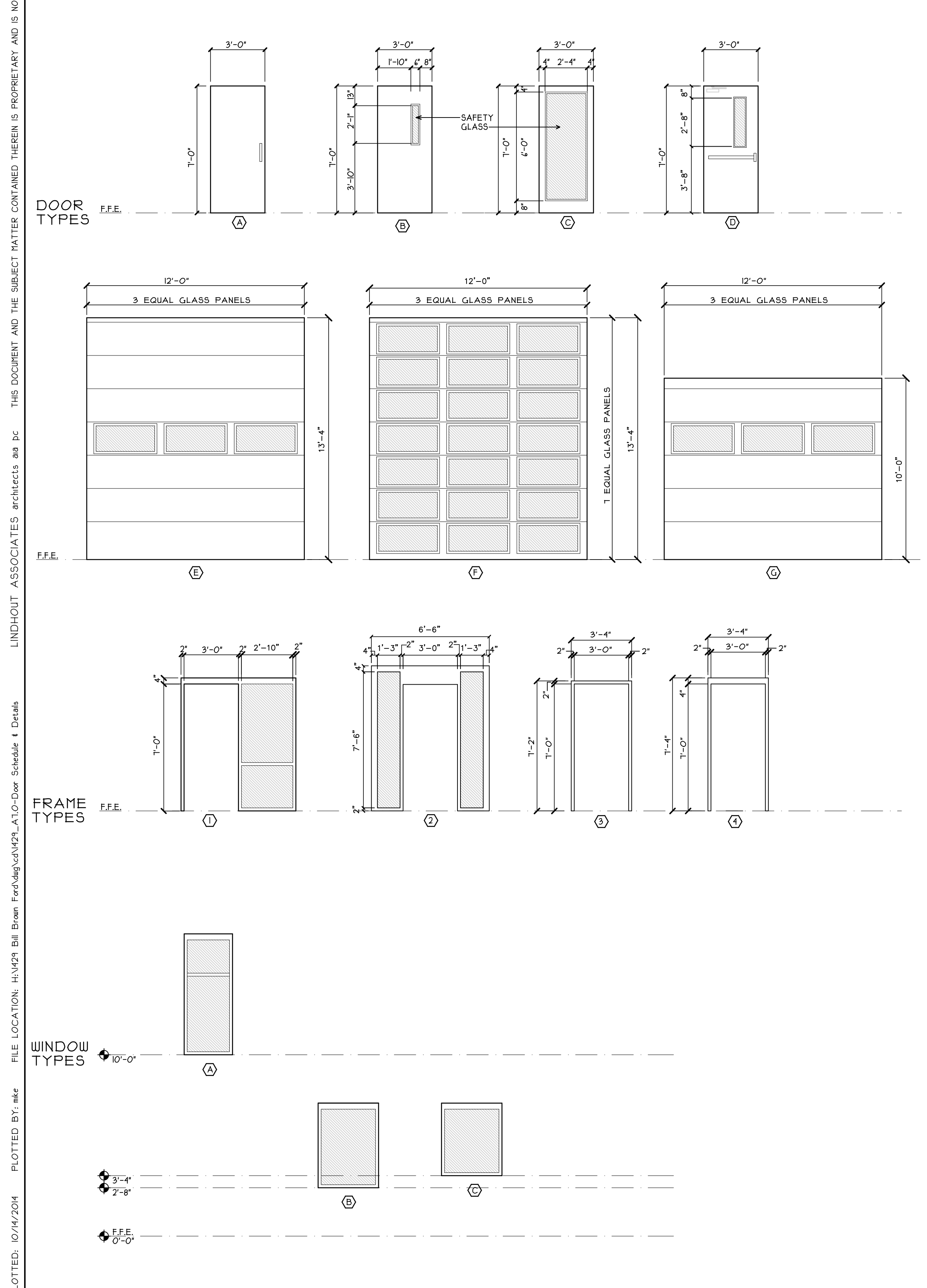
01
A1.3 CUSTOMER SERVICE ENTRANCE: SECTION DETAIL

SCALE: 3/4" = 1'

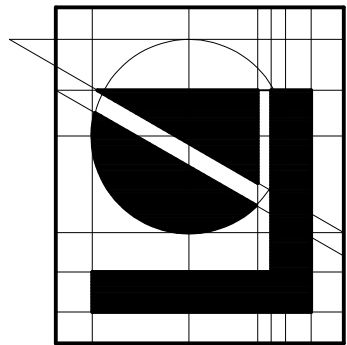
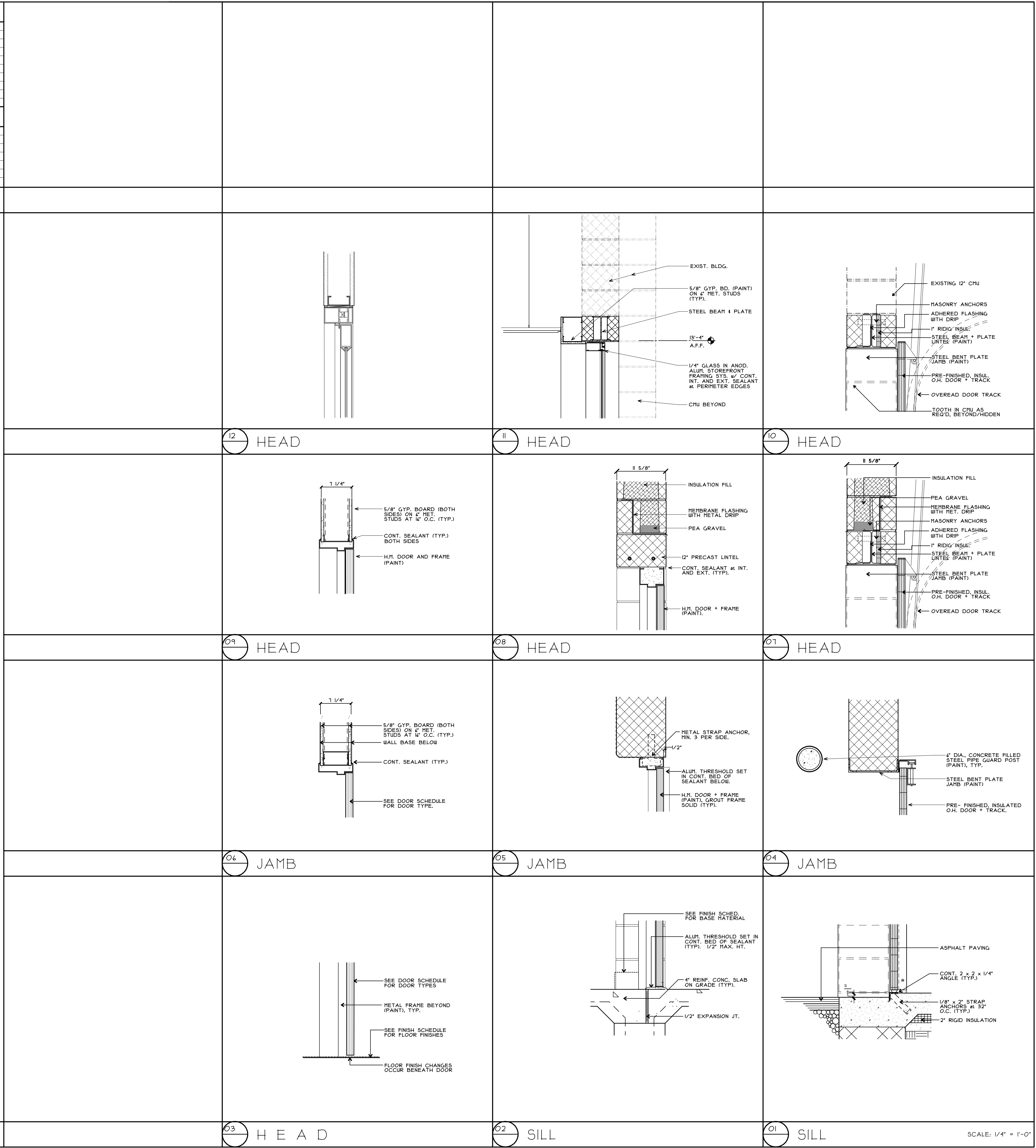
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			TYPE	MAT.	FIN.	TYPE	MAT.	FIN.	HEAD	JAMB	SILL	
N01		3'-0" x 7'-0"	B	H.M.	PT.	4	H.M.	PT.				
N02		3'-0" x 7'-0"	B	H.M.	PT.	4	H.M.	PT.				
N03		3'-0" x 7'-0"	C	ALUM. S.F.	ANOD.	1	ALUM. S.F.	ANOD.				
N04		3'-0" x 7'-0"	C	ALUM. S.F.	ANOD.	2	ALUM. S.F.	ANOD.				
N05		3'-0" x 7'-0"	B	H.M.	PT.	4	H.M.	PT.				
N06		3'-0" x 7'-0"	B	H.M.	PT.	4	H.M.	PT.				
N07		3'-0" x 7'-0"	B	H.M.	PT.	4	H.M.	PT.				
N08		3'-0" x 7'-0"	C	ALUM. S.F.	ANOD.	1	ALUM. S.F.	ANOD.				
N09		3'-0" x 7'-0"	C	ALUM. S.F.	ANOD.	2	ALUM. S.F.	ANOD.				
N10		3'-0" x 7'-0"	B	H.M.	PT.	4	H.M.	PT.				

WIND. #	LOCATION	SIZE (L x H)	WINDOW			FRAME			DETAILS			REMARKS
			TYPE	MAT.	FIN.	TYPE	MAT.	FIN.	HEAD	JAMB	SILL	
N01												
N02												
N03												
N04												
N05												
N06												
N07												
N08												
N09												
N10												

1 DOOR & WINDOW TYPES SCALE: 1/4" = 1'-0"



2 DOOR, WINDOW, AND FRAME SCHEDULE SCALE: 1/4" = 1'-0"



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ADDENDUM 01
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06-21-2014
06-01-2014
date

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ck'd:
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PROPOSED ADDITION FOR:
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LIVONIA, MICHIGAN
DOOR SCHEDULE & DETAILS