


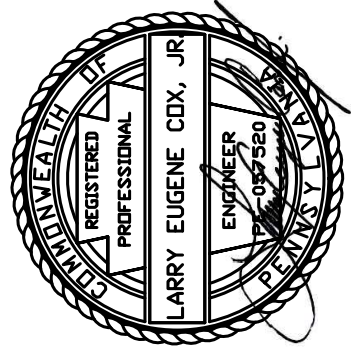
1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE APPLICABLE IBC CODE, L&I, NFPA AND ALL LOCAL CODES, BID PRICE SHALL BE FOR A COMPLETE AND FULLY FUNCTIONAL PLUMBING SYSTEM.
2. IF ANY OF THE WORK CONFLICTS WITH SAID CODES AND REGULATIONS, THE CONTRACTOR SHALL MAKE SUCH CHANGES AS ARE REQUIRED WITHOUT ADDITIONAL COST TO THE OWNER.
3. THE DRAWINGS ARE DIAGRAMATIC AND ARE INTENDED TO PROVIDE A UNIFORM BASIS FOR DESIGN. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE HIS OWN SURVEY, ESTABLISH GRADES AND ELEVATIONS, CHECK INTERFERENCES AND VERIFY ALL DIMENSIONS AND LOCATIONS IN THE FIELD.
4. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING AND PAYING FOR ALL PERMITS, FEES AND INSPECTIONS REQUIRED TO COMPLETE THE PLUMBING WORK.
5. THE CONTRACTOR SHALL COORDINATE HIS WORK WITH ALL OTHER TRADES. THE CONTRACTOR SHALL SUBMIT TO THE ENGINEER FOR WRITTEN APPROVAL ALL FIXTURES, INSULATION AND PLUMBING SPECIALTIES.
6. ALL WORK SHALL BE GUARANTEED FREE OF DEFECTS IN MATERIAL, DESIGN OR WORKMANSHIP FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF FINAL ACCEPTANCE OF WORK.
7. ALL WORK AND EXECUTION OF SAME SHALL BE COMPLETED IN A FIRST CLASS WORKMANLIKE MANNER AND SHALL CONFORM TO THE BEST MECHANICAL PRACTICE.
8. PIPING INSULATION SHALL BE ARMSTRONG ARMAFLEX AP. INSULATION SHALL BE PROVIDED IN ACCORDANCE WITH CURRENT IECC FOR WATER DISTRIBUTION PIPING AND SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURERS RECOMMENDATIONS. PROVIDE INSULATION WITH SELF ADHERING SEAMS. PIPING FROM 1/2" TO 2" SHALL BE INSULATED WITH MINIMUM 1" OF INSULATION. PIPING 2" AND LARGER SHALL BE INSULATED WITH MINIMUM 1 1/2" OF INSULATION.
9. ALL PIPE, PIPE FITTINGS AND JOINTS SHALL BE OF TYPES AS REQUIRED BY CODE.
 - A. DOMESTIC WATER SERVICE BY OTHERS.
 - B. SOIL, WASTE AND VENT PIPING SHALL BE SERVICE WEIGHT CAST IRON, NO-HUB FITTINGS OR DWV PVC PLASTIC PIPE AND FITTINGS AS APPROVED BY LOCAL AUTHORITY.
 - C. HOT & COLD WATER PIPING DISTRIBUTION IN THE BUILDING SHALL BE TYPE 'L' COPPER, ASTM B-88 WITH SWEATED JOINTS. SOLDER SHALL BE LEAD FREE.
10. ALL PIPING SYSTEMS SHALL BE TESTED AS REQUIRED BY AUTHORITY HAVING JURISDICTION.
11. ALL DOMESTIC WATER PIPING SHALL BE STERILIZED IN ACCORDANCE WITH THE LATEST A.W.W.A. STANDARD.
12. PERFORM ALL CONSTRUCTION CUTTING, PATCHING, EXCAVATION AND BACKFILL NECESSARY FOR THE PLUMBING WORK.
13. THE WORK TO BE PERFORMED UNDER THE PLUMBING CONTRACTOR CONSISTS OF FURNISHING ALL LABOR AND MATERIAL FOR THE COMPLETE INSTALLATION, BUT NOT LIMITED TO THE FOLLOWING.
 - A. SANITARY SEWER:
 1. THE SANITARY SEWER SHALL INCLUDE PIPING COLLECTION FROM ALL SOIL AND WASTE DRAWS WITH VENTS AND COMPLETE PIPING INSIDE THE BUILDING TO CONNECT TO NEW SANITARY LATERAL INSIDE THE BUILDING BY OTHERS. FIELD VERIFY LOCATION AND INVERT PRIOR TO CONSTRUCTION.
 2. 4 INCH PIPE AND LARGER SANITARY SEWER LATERALS SHALL BE RUN AT A MINIMUM OF 1/8 INCH PER FOOT SLOPE, 3 INCH AND SMALLER SANITARY SEWER LATERALS SHALL BE RUN AT A MINIMUM OF 1/4 INCH PER FOOT SLOPE.
 - B. DOMESTIC WATER DISTRIBUTION:
 1. A COMPLETE HOT & COLD WATER PIPING SYSTEM SHALL BE EXTENDED TO ALL FIXTURES AND EQUIPMENT.
 2. ALL SOLDER AND MATERIALS USED ON DOMESTIC WATER SYSTEMS SHALL BE LEAD FREE.
 3. PROVIDE WATER HEATER ASSEMBLY WITH COMPLETE INSTALLATION WHEN INDICATED. INCLUDING CODE CLEARANCES, SAFETY RELIEF VALVES, VALVES, EXPANSION TANKS, AND PIPING TO PROVIDE A COMPLETE SYSTEM.

GAS PIPING SHALL BE INSTALLED AS REQUIRED BY THE NATIONAL FUEL GAS CODE AND THE INTERNATIONAL BUILDING CODE. GAS PIPING SHALL BE SCHEDULE 40 BLACK STEEL PIPING TYPE AND INSTALLATION SHALL CONFORM TO ALL REQUIRED CODES AND AUTHORITIES HAVING JURISDICTION. A COMPLETE GAS PIPING SYSTEM SHALL BE INSTALLED FROM MEETER TO EQUIPMENT CONNECTION. SERVICE, METERS AND REGULATOR SHALL BE THE PROPERTY OF COMPANY, PIPING, HANGERS, VALVES, ETC. SHALL BE BY THIS CONTRACTOR. THIS LIQUID PROPANE GAS SYSTEM SHALL BE RUN AT 7" W.C. AS REQUIRED BY EQUIPMENT MANUFACTURER.
14. WATER HAMMER ARRESTORS SHALL BE INSTALLED AS RECOMMENDED BY MANUFACTURER AND SHALL BE ZURN MODEL Z-1700.
15. PROVIDE 100% SILICONE CAULKING FOR PLUMBING FIXTURES AT WALL, FLOOR AND COUNTER.
16. PROVIDE STEEL PIPE SLEEVES IN MASONRY WALL PENETRATIONS AND SHEET METAL SLEEVES (TIGHTLY FITTED TO THE CUT OPENING) IN WOOD PENETRATIONS.
17. PROVIDE SHOP DRAWING SUBMITTALS FOR ALL FIXTURES AND WATER HEATERS INCLUDING WARRANTIES, GUARANTEES AND OWNERS OPERATIONS AND MAINTENANCE MANUALS.
18. PROVIDE PERMANENT LABELS ON ALL EQUIPMENT WITH DRAWING TAG NUMBER AND NORMAL SETTINGS.
19. PROVIDE PIPE LABELS EVERY 15' INCLUDING TYPE OF DUTY AND DIRECTION OF FLOW.

1. EXACT LOCATION OF PLUMBING FIXTURES SHALL BE DETERMINED FROM ARCHITECTURAL DRAWINGS.
2. CONTRACTOR SHALL VERIFY INVERT ELEVATIONS OF SEWERS TO WHICH NEW WASTE LINES ARE TO BE CONNECTED BEFORE MAKING UP OR INSTALLATION OF NEW WASTE SYSTEM.
3. CONTRACTOR SHALL VERIFY AND COORDINATE LOCATION OF ALL PLUMBING LINES WITH DUCTWORK AND ELECTRICAL SERVICES.
4. THE INSTALLATION OF ALL VALVES, UNIONS, THERMOMETERS, GAUGES, OR OTHER INDICATING OR RECORDING EQUIPMENT, OR SPECIALLY REQUIRING FREQUENT READING, REPAIRS, ADJUSTMENT, INSPECTION, REMOVAL OR REPLACEMENT SHALL BE CONVENIENTLY AND ACCESSIBLY LOCATED WITH REFERENCE TO THE FINISHED BUILDING.
5. ALL VENTS THROUGH ROOF SHALL BE 10'-0" REMOVED FROM ALL AIR INTAKES.
6. WHERE POSSIBLE, TIE THE VENTS TOGETHER SO THAT A MINIMUM NUMBER TERMINATE THROUGH THE ROOF.
7. CONTRACTOR SHALL NOT CUT HOLES IN STRUCTURAL MEMBERS WITHOUT FIRST SECURING WRITTEN APPROVAL FROM THE ARCHITECT.
8. CONTRACTOR SHALL INSTALL DIELECTRIC UNIONS AT CONNECTIONS OF DISSIMILAR METALS.
9. CONTRACTOR SHALL ROUGH-IN ALL WASTES AND SUPPLIES TO SPECIAL EQUIPMENT ACCORDING TO MANUFACTURERS SHOP DRAWINGS AND MAKE FINAL CONNECTIONS. ALL SUPPLIES SHALL BE VALVED.
10. CONTRACTOR SHALL PROVIDE FIRE STOP CAULKING AROUND ALL DUCT AND PIPE PENETRATIONS THROUGH ALL FIRE RATED FLOORS AND WALLS.
11. ALL HOT & COLD WATER PIPING RUN OUTS SHALL BE 1/2" UNLESS OTHERWISE NOTED.
12. ALL HOT & COLD WATER DISTRIBUTION PIPING FEEDING MORE THAN ONE FIXTURE SHALL BE NO LESS THAN 3/4" UNLESS OTHERWISE NOTED.
13. ALL DOMESTIC WATER PIPING SHALL BE INSULATED IN ACCORDANCE WITH CURRENT IBC ENERGY CODE.
14. ALL PIPING SHALL BE SECURED AS REQUIRED.
15. AVOID PIPING IN EXTERIOR WALLS OR ABOVE THE CEILING, IF REQUIRED INSTALL ON THE INTERIOR SIDE OF THE INSULATION.
16. PROVIDE TRENCHING AND CLEAN BACKFILL AS REQUIRED.
17. INSTALL SUFFICIENT UNIONS IN PIPING SYSTEMS TO ALLOW SERVICE OF ANY CONNECTED EQUIPMENT WITHOUT BREAKING FITTINGS OR CUTTING PIPING.
18. DO NOT RUN PIPING OVER ELECTRICAL EQUIPMENT.
19. PROVIDE SUFFICIENT CLEARANCE FOR MAINTENANCE AND OPERATION FOR PLUMBING EQUIPMENT.
20. PROVIDE SHUT-OFF VALVES FOR ALL DOMESTIC WATER CONNECTIONS TO FIXTURES AND EQUIPMENT.
21. PROVIDE CONDENSATE DRAINS WITH TRAPS FOR HVAC EQUIPMENT. CONDENSATE PIPING LOCATED IN UNCONDITIONED SPACE SHALL HAVE SELF REGULATING HEAT TRACE INSTALLED ON PIPING.
22. TRAP GUARDS MAY BE USED FOR FLOOR DRAINS IF APPROVED BY OWNER AND LOCAL AUTHORITY. IF NOT APPROVED, PROVIDE 1/2" DROPS AT ALL FLOOR DRAINS FOR TRAP PRIMERS WITH UNDER FLOOR PIPING TO FLOOR DRAIN TRAPS AS REQUIRED.
23. ALL NEW SERVICES, I.E., SANITARY WASTE AND DOMESTIC WATER INTO THE BUILDING AND ALL REQUIRED APPURTENANCES, METERS, SHUTTERS, ETC. SHALL BE BY OTHERS. THIS CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE WITH THE OWNERS, ALL OTHER CONTRACTS AND TRADES, LOCAL OFFICIALS AND UTILITY AUTHORITIES PRIOR TO CONSTRUCTION TO VERIFY CONNECTION LOCATIONS, SIZES, INVERTS, AND REQUIRED CONNECTIONS AMENITIES PRIOR TO CONSTRUCTION.
24. THE DOMESTIC WATER SERVICE TO THIS BUILDING WILL BE PROVIDED FROM ANOTHER TOWNSHIP BUILDING ON THE SITE. THE DOMESTIC WATER SERVICE FOR THIS BUILDING SHALL BE PROTECTED WITH A DOUBLE CHECK BACKFLOW PREVENTER AND ISOLATION VALVES. THE WATER AUTHORITY HAS VERIFIED WITH THE OWNER THAT ADEQUATE WATER PRESSURE FOR THIS BUILDING. THE OWNER HAS REQUESTED A 250 GALLON HOLDING TANK FOR DOMESTIC WATER.




Cox Engineering

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SOUTHAMPTON TWP.
CUMBERLAND COUNTY, PA

EQUIPMENT BUILDING

CONSTRUCTION DRAWING

PROPOSED FIRST FLOOR PLAN

SOUTHAMPTON TWP.

| |
|--------------------|
| Drawn By: LEC |
| Designed By: LEC |
| Checked By: LEC |
| File: 2022-SH-009 |
| Date: 08/18/2023 |
| Scale: 3/16"=1'-0" |

Drawing No.

P-4

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