

TYOLOGY 7

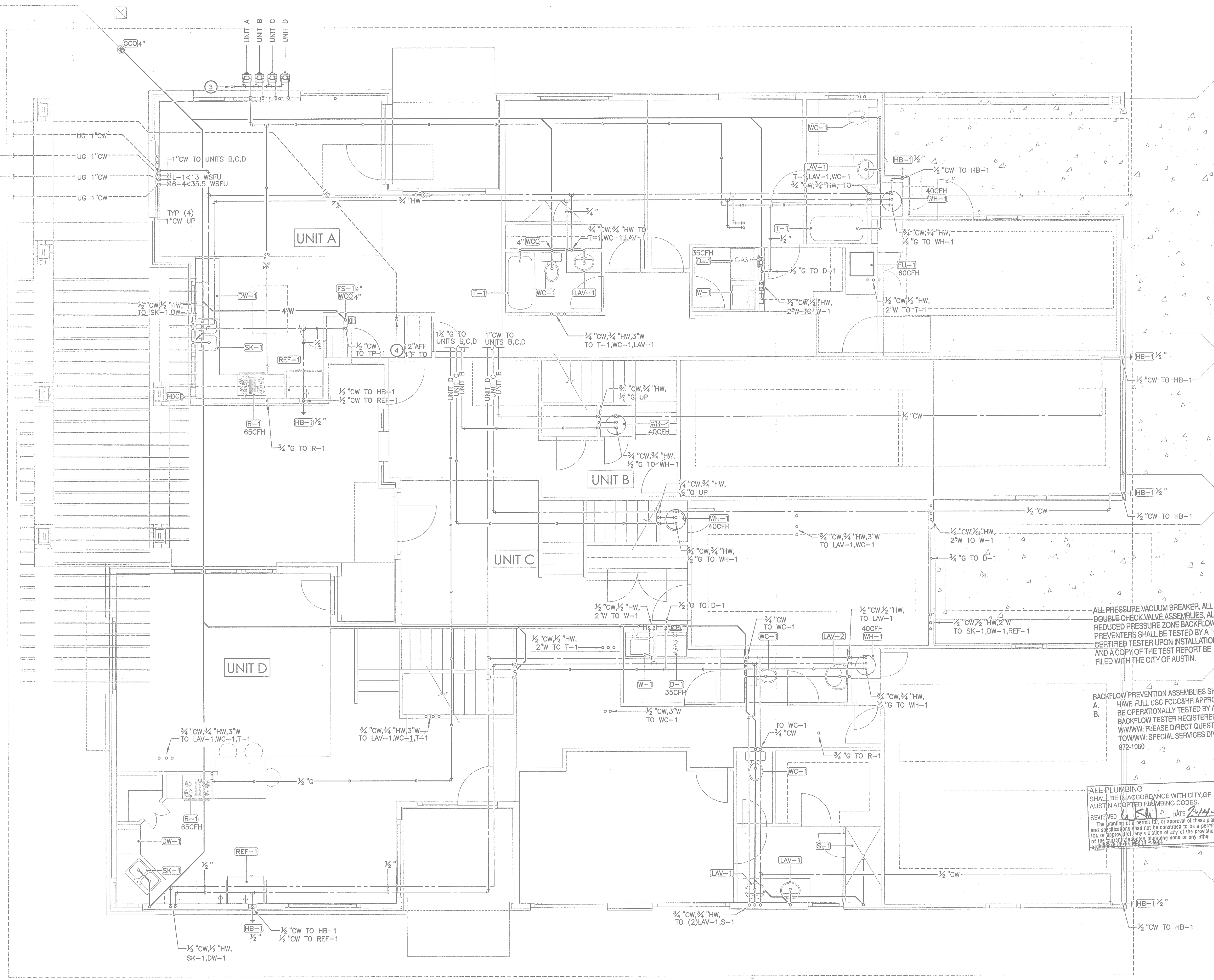
Multiplex/Fourplex

GENERAL NOTES

- REFER TO SHEET P1.0 FOR NOTES, SYMBOLS AND ABBREVIATIONS, UNLESS OTHERWISE INDICATED ON THIS DRAWING.
- EQUIPMENT SUBMITTALS ARE REQUIRED FOR PLUMBING FIXTURES, PLUMBING ACCESSORIES, ANY MATERIALS SUBSTITUTIONS (PIPE, ETC.), AND WATER HEATER.

KEYED NOTES

- BUILDING DRAIN:** PROVIDE 4"W BUILDING DRAIN TO EACH UNIT. REFER TO THE PIPE SCHEDULE FOR ACCEPTABLE MATERIALS.
UPC 7-3: BUILDING HAS 78 DRAINAGE FIXTURE UNITS (DFU).
UPC L-2: BUILDING HAS 28 DFU.
REFER TO THE PLUMBING RISER DIAGRAMS FOR EACH UNIT FOR ADDITIONAL INFORMATION.
 - DOMESTIC WATER:** PROVIDE 1"CW DOMESTIC WATER TO EACH UNIT. REFER TO THE PIPE SCHEDULE FOR ACCEPTABLE MATERIALS.
UPC 8-4: EACH UNIT A HAS 35.5 WATER SUPPLY FIXTURE UNITS (WSFU) OR LESS.
UPC L-1: EACH UNIT HAS 13 WSFU, OR LESS.
REFER TO THE PLUMBING RISER DIAGRAMS FOR EACH UNIT FOR ADDITIONAL INFORMATION.
 - GAS SERVICE:** PROVIDE COORDINATE NEW NATURAL GAS SERVICE WITH TEXAS GAS, LINDA DUNKESON, 512-465-1134. REFER TO THE PIPE SCHEDULE FOR ACCEPTABLE MATERIALS.
UPC 12-7: EACH UNIT HAS 240CFH OF GAS DEMAND, OR LESS.
100'-0" TOTAL DEVELOPED LENGTH. REFER TO THE PLUMBING RISER DIAGRAMS FOR EACH UNIT FOR ADDITIONAL INFORMATION.
 - FIRE SERVICE:** PROVIDE AND INSTALL 4"F FIRE WATER LINE SERVICE TO THE FIRE SPRINKLER ROOM. 4"F IS TO EXTEND THROUGH A WATTS NO. 007-4" DCVA BACKFLOW PREVENTER IN FIRE SPRINKLER CLOSET TO A CAP FOR CONTINUATION BY DESIGN/BUILD FIRE SPRINKLER CONTRACTOR. VERIFY THIS ARRANGEMENT WITH THE CIVIL DRAWINGS PRIOR TO BID.
- WC-1** WATER CLOSET: PROVIDE AND INSTALL 3/4"CW, 3"W, 2"V. BRANCH TO CONNECTION AT WATER CLOSET. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- LAV-1** LAVATORY: PROVIDE AND INSTALL 1/2"CW, 1/2"HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT LAVATORY. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- S-1** SHOWER: PROVIDE AND INSTALL 1/2"CW, 1/2"HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT SHOWER. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- T-1** TUB: PROVIDE AND INSTALL 1/2"CW, 1/2"HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT TUB. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- SK-1** SINK: PROVIDE AND INSTALL 1/2"CW, 1/2"HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT KITCHEN SINK WITH FOOD WASTE DISPOSER AND DISHWASHER. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- DW-1** RANGE: PROVIDE AND INSTALL 1"G. BRANCH TO CONNECTION AT RANGE. REFER TO PLUMBING DETAILS FOR ADDITIONAL INFORMATION.
- R-1** REFRIGERATOR: PROVIDE AND INSTALL 1/2"CW. BRANCH TO CONNECTION AT REFRIGERATOR WATER OUTLET BOX. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- FS-1** FLOOR SINK: PROVIDE AND INSTALL 4"W, 2"V, 1/2" TRAP PRIMER TUBE. BRANCH TO CONNECTION AT FLOOR SINK. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- TP-1** WATER HEATER: PROVIDE AND INSTALL 3/4"CW, 3/4"HW, 3/4"G. BRANCH TO CONNECTION AT WATER HEATER. ROUTE TPR RELIEF LINE TO EXTERIOR AND ELBOW DOWN 0'-6" AFF. REFER TO PLUMBING DETAILS AND WATER HEATER SCHEDULE FOR ADDITIONAL INFORMATION.
- HB** HOSE BIBB: PROVIDE AND INSTALL 1/2"CW. BRANCH TO CONNECTION AT HOSE BIBB. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.



ALL PRESSURE VACUUM BREAKER, ALL DOUBLE CHECK VALVE ASSEMBLIES, ALL REDUCED PRESSURE ZONE BACKFLOW PREVENTERS SHALL BE TESTED BY A CERTIFIED TESTER UPON INSTALLATION AND A COPY OF THE TEST REPORT BE FILED WITH THE CITY OF AUSTIN.

BACKFLOW PREVENTION ASSEMBLIES SHALL:
A. HAVE FULL USC FCC&HR APPROVAL
B. BE OPERATIONALLY TESTED BY A BACKFLOW TESTER REGISTERED WITH THE CITY OF AUSTIN. PLEASE DIRECT QUESTIONS TO WWW.CITYOFAUSTIN.TX/SPECIALSERVICES DIV. AT 972-1060

ALL PLUMBING SHALL BE IN ACCORDANCE WITH CITY OF AUSTIN ADOPTED PLUMBING CODES.
REVIEWED *[Signature]* DATE 2-14-11
The granting of a permit for, or approval of these plans for, or approval of any violation of any of the provisions of the current adopted plumbing code or any other code or ordinance of the City of Austin is not to be construed as a warranty, express or implied, by the City of Austin.

1 1ST FLOOR PLUMBING PLAN

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

NO: 12-14-10		DATE: 01-10-11	ISSUE: PERMIT ISSUE SET	MARK:
NO: 01-10-11		DATE:	ISSUE: C.O.A. COMMENTS	MARK:

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The Brazos

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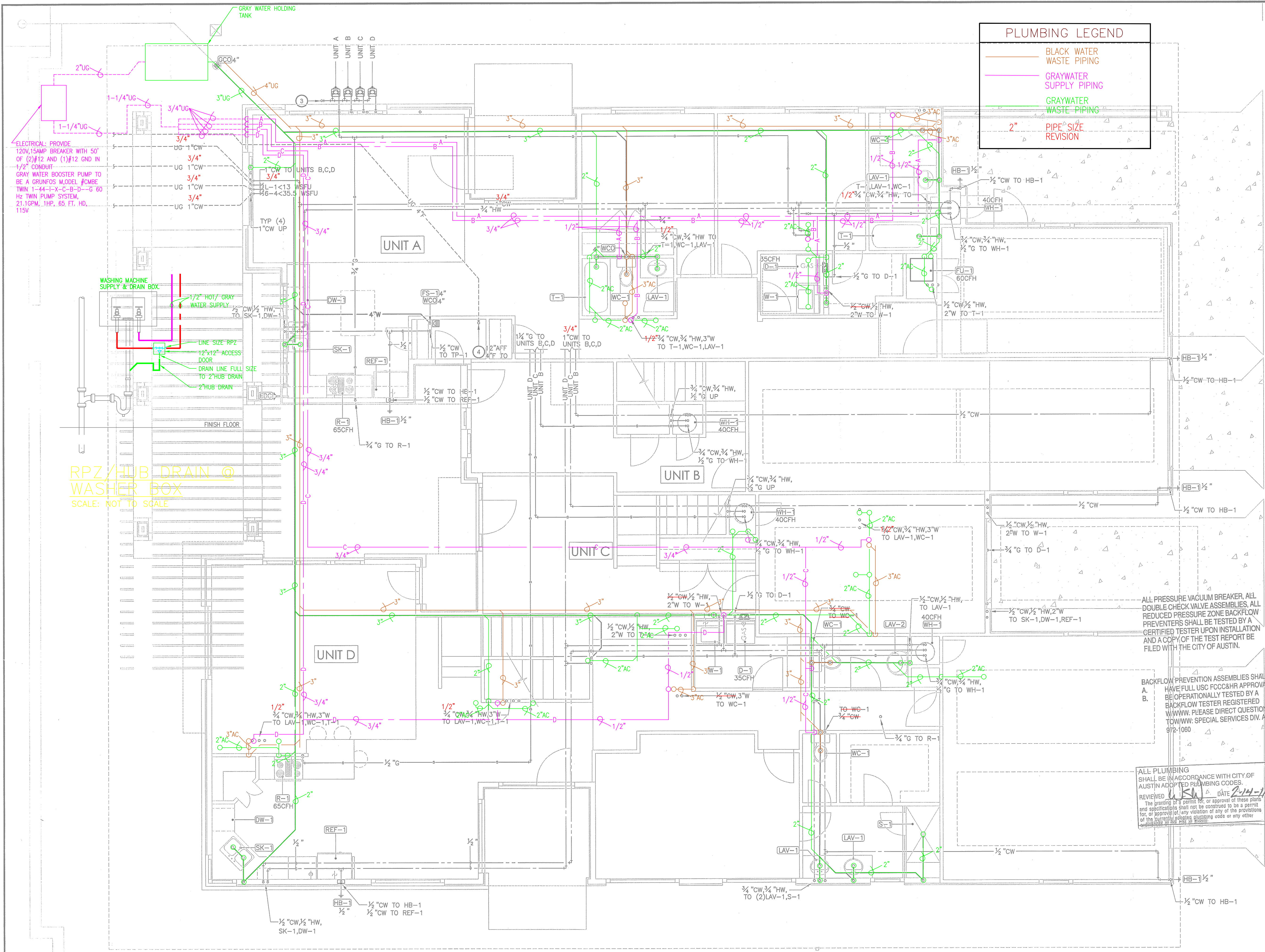
project #: 1033.00 date: 01-10-11

sheet title: **PLUMBING - 1ST FLOOR**

sheet #: **P2.0**

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MEP Engineering Consultants
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Austin, Texas 78701
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Professional Engineer Seal: *[Seal]*



PLUMBING LEGEND

- BLACK WATER WASTE PIPING
- GRAYWATER SUPPLY PIPING
- GRAYWATER WASTE PIPING
- 2"** PIPE SIZE REVISION

GENERAL NOTES

1. REFER TO SHEET P1.0 FOR NOTES, SYMBOLS AND ABBREVIATIONS, UNLESS OTHERWISE INDICATED ON THIS DRAWING.
2. EQUIPMENT SUBMITTALS ARE REQUIRED FOR PLUMBING FIXTURES, PLUMBING ACCESSORIES, ANY MATERIALS SUBSTITUTIONS (PIPE, ETC.), AND WATER HEATER.

KEYED NOTES

1. BUILDING DRAIN: PROVIDE 4"W BUILDING DRAIN TO EACH UNIT. REFER TO THE PIPE SCHEDULE FOR ACCEPTABLE MATERIALS. UPC 7-3; BUILDING HAS 78 DRAINAGE FIXTURE UNITS (DFU). UPC L-2; BUILDING HAS 28 DFU. REFER TO THE PLUMBING RISER DIAGRAMS FOR EACH UNIT FOR ADDITIONAL INFORMATION.
2. DOMESTIC WATER: PROVIDE 1"CW DOMESTIC WATER TO EACH UNIT. REFER TO THE PIPE SCHEDULE FOR ACCEPTABLE MATERIALS. UPC 8-4; EACH UNIT HAS 35.5 WATER SUPPLY FIXTURE UNITS (WSFU), OR LESS. UPC L-1; EACH UNIT HAS 13 WSFU, OR LESS. REFER TO THE PLUMBING RISER DIAGRAMS FOR EACH UNIT FOR ADDITIONAL INFORMATION.
3. GAS SERVICE: PROVIDE COORDINATE NEW NATURAL GAS SERVICE WITH TEXAS GAS, LINDA DUNKESON, 512-465-1134. REFER TO THE PIPE SCHEDULE FOR ACCEPTABLE MATERIALS. UPC 12-7; EACH UNIT HAS 240CFH OF GAS DEMAND, OR LESS. 100'-0" TOTAL DEVELOPED LENGTH. REFER TO THE PLUMBING RISER DIAGRAMS FOR EACH UNIT FOR ADDITIONAL INFORMATION.
4. FIRE SERVICE: PROVIDE AND INSTALL 4"F FIRE WATER LINE SERVICE TO THE FIRE SPRINKLER ROOM. 4"F IS TO EXTEND THROUGH A WATTS NO. 007-4" DCVA BACKFLOW PREVENTER IN FIRE SPRINKLER CLOSET TO A CAP FOR CONTINUATION BY DESIGN/BUILD FIRE SPRINKLER CONTRACTOR. VERIFY THIS ARRANGEMENT WITH THE CIVIL DRAWINGS PRIOR TO BID.

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- LAV-1** LAVATORY: PROVIDE AND INSTALL 1/2"CW, 1/2"HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT LAVATORY. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- S-1** SHOWER: PROVIDE AND INSTALL 1/2"CW, 1/2"HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT SHOWER. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
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- R-1** RANGE: PROVIDE AND INSTALL 1"G. BRANCH TO CONNECTION AT RANGE. REFER TO PLUMBING DETAILS FOR ADDITIONAL INFORMATION.
- REF-1** REFRIGERATOR: PROVIDE AND INSTALL 1/2"CW. BRANCH TO CONNECTION AT REFRIGERATOR WATER OUTLET BOX. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
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 REVIEWED BY *[Signature]* DATE 2-14-11
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ELECTRICAL: PROVIDE 120V, 15AMP BREAKER WITH 50' OF (2) #12 AND (1) #12 GND IN 1/2" CONDUIT. GRAY WATER BOOSTER PUMP TO BE A GRUNFOS MODEL #CMBE TWIN 1-44-X-C-B-D-G-60 1/2" TWIN PUMP SYSTEM. 21.1GPM, 1HP, 65 FT. HD, 115V.

RPZ/HUB DRAIN @ WASHER BOX
 SCALE: NOT TO SCALE

1 1ST FLOOR PLUMBING PLAN
 SCALE: 1/4"=1'-0"

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 Austin, Texas 78701
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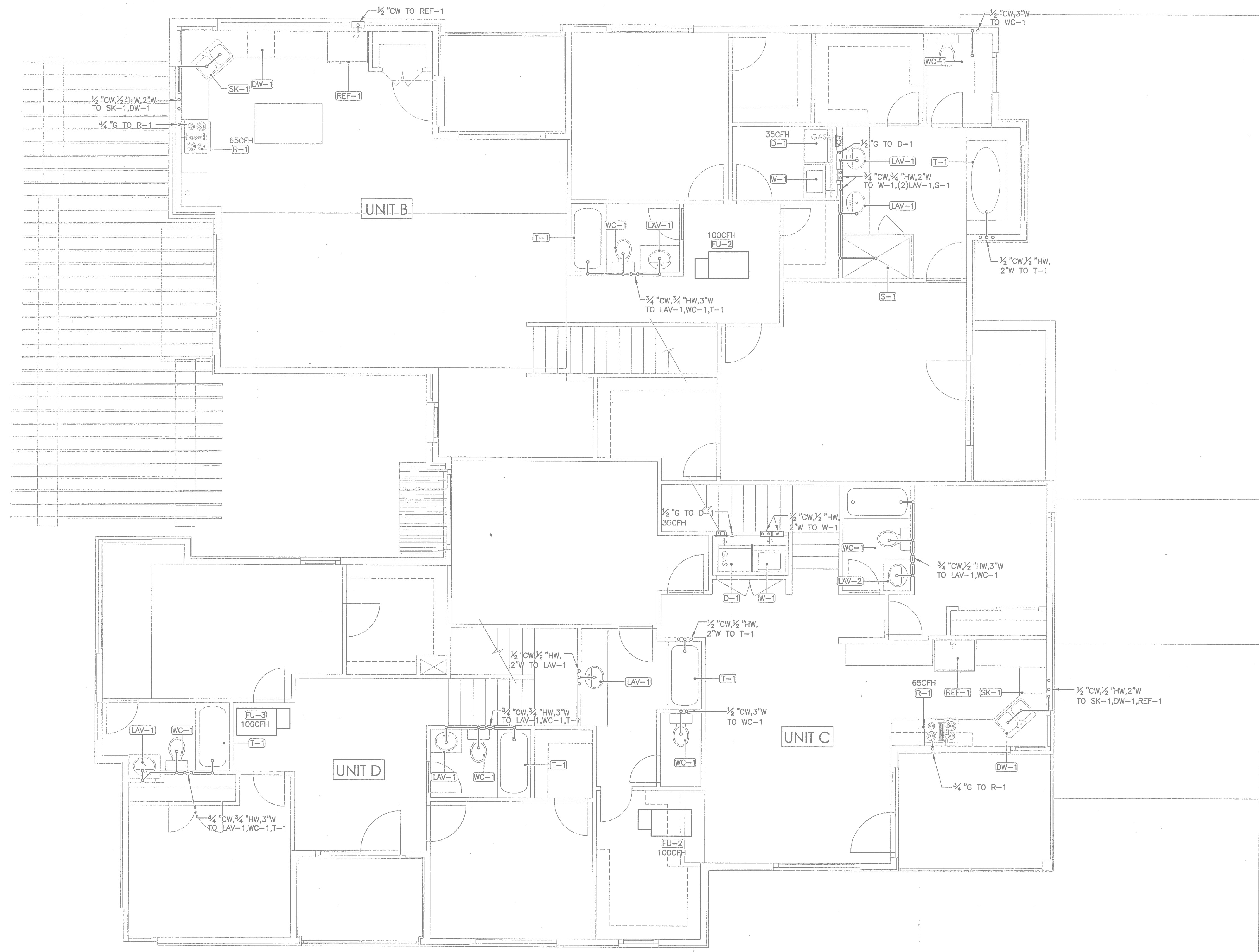
project #: 1033.00 date: 01-10-11
 sheet title: **PLUMBING - 1ST FLOOR**
 sheet #: **P2.0**

GENERAL NOTES

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KEYED NOTES

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- LAV-2** LAVATORY: PROVIDE AND INSTALL 1/2" CW, 1/2" HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT LAVATORY. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- S-1** SHOWER: PROVIDE AND INSTALL 1/2" CW, 1/2" HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT SHOWER. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- T-1** TUB: PROVIDE AND INSTALL 1/2" CW, 1/2" HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT TUB. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
- WH-1** WATER HEATER: PROVIDE AND INSTALL 3/4" CW, 3/4" HW, 3/4" G. BRANCH TO CONNECTION AT WATER HEATER. ROUTE TPR RELIEF LINE TO EXTERIOR AND ELBOW DOWN 0'-6" AFF. REFER TO PLUMBING DETAILS AND WATER HEATER SCHEDULE FOR ADDITIONAL INFORMATION.
- FU-1** FURNACE UNIT: PROVIDE AND INSTALL 1" G. BRANCH TO CONNECTION AT FURNACE UNIT. REFER TO PLUMBING DETAILS AND FURNACE UNIT SCHEDULE FOR ADDITIONAL INFORMATION.
- FU-2** FURNACE UNIT: PROVIDE AND INSTALL 1" G. BRANCH TO CONNECTION AT FURNACE UNIT. REFER TO PLUMBING DETAILS AND FURNACE UNIT SCHEDULE FOR ADDITIONAL INFORMATION.



1 2ND FLOOR PLUMBING PLAN

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

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 REVIEWED: *ASW* DATE: 2-14-11
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project #: 1033.00 date: 01-10-11

sheet title: **PLUMBING - 2ND FLOOR**

sheet #: **P2.1**

Professional Engineer Seal: SAM T. SWINBANK, No. 92293, State of Texas, Mechanical, dated 01/10/11.

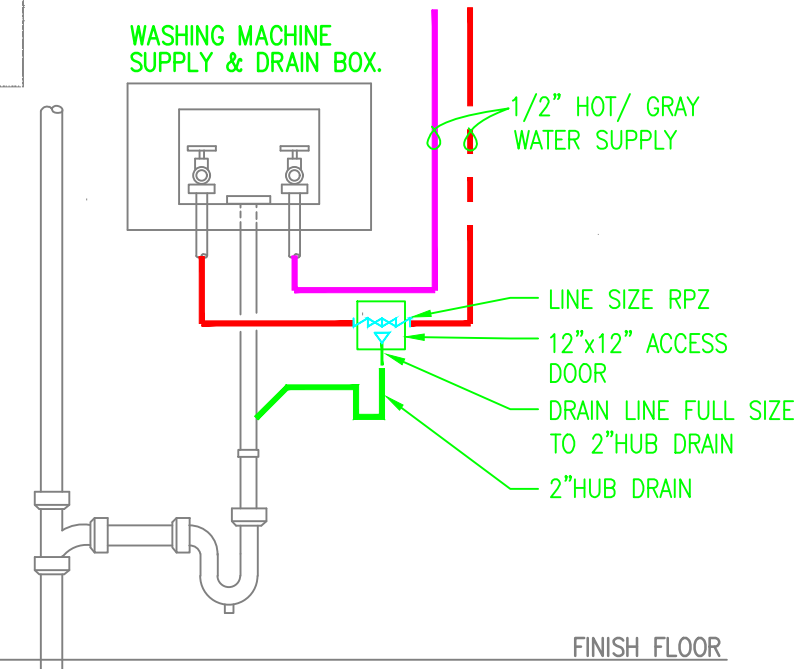
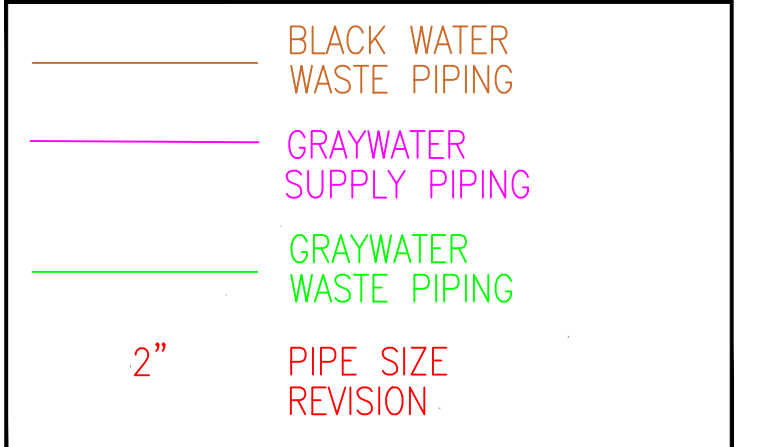
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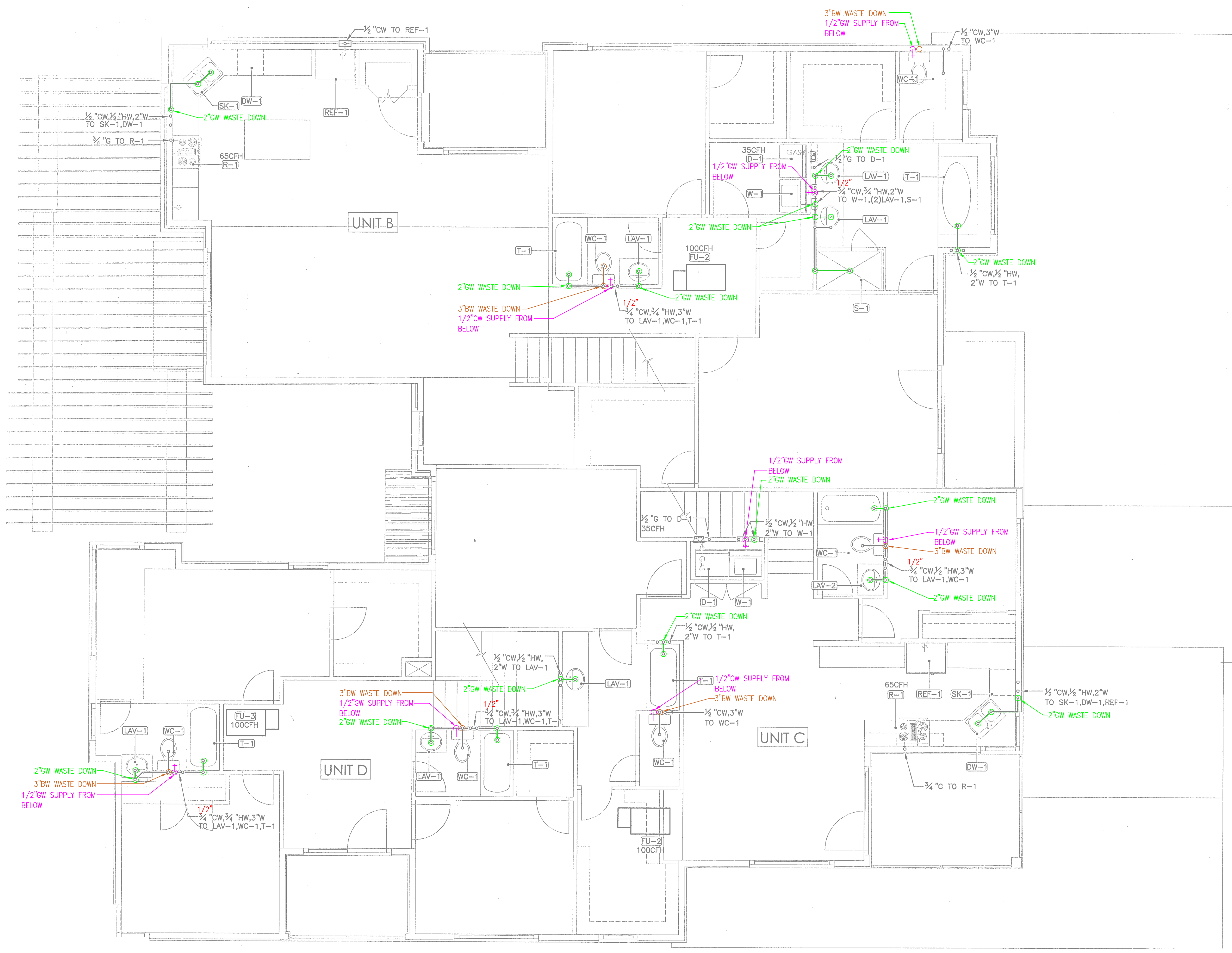
KEYED NOTES

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- S-1** SHOWER: PROVIDE AND INSTALL 1/2" CW, 1/2" HW, 2"W, 1-1/2"V. BRANCH TO CONNECTION AT SHOWER. REFER TO PLUMBING RISER DIAGRAM AND PLUMBING FIXTURE SCHEDULE FOR ADDITIONAL INFORMATION.
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- WH-1** WATER HEATER: PROVIDE AND INSTALL 3/4" CW, 3/4" HW, 3/4" G. BRANCH TO CONNECTION AT WATER HEATER. ROUTE TPR RELIEF LINE TO EXTERIOR AND ELBOW DOWN 0'-6" AFF. REFER TO PLUMBING DETAILS AND WATER HEATER SCHEDULE FOR ADDITIONAL INFORMATION.
- FU-1** FURNACE UNIT: PROVIDE AND INSTALL 1" G. BRANCH TO CONNECTION AT FURNACE UNIT. REFER TO PLUMBING DETAILS AND FURNACE UNIT SCHEDULE FOR ADDITIONAL INFORMATION.
- FU-2**

PLUMBING LEGEND



RPZ/HUB DRAIN @ WASHER BOX
SCALE: NOT TO SCALE



1 2ND FLOOR PLUMBING PLAN

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

ALL PLUMBING SHALL BE IN ACCORDANCE WITH CITY OF AUSTIN ADOPTED PLUMBING CODES.

REVIEWED BY: *[Signature]* DATE: 2-14-11

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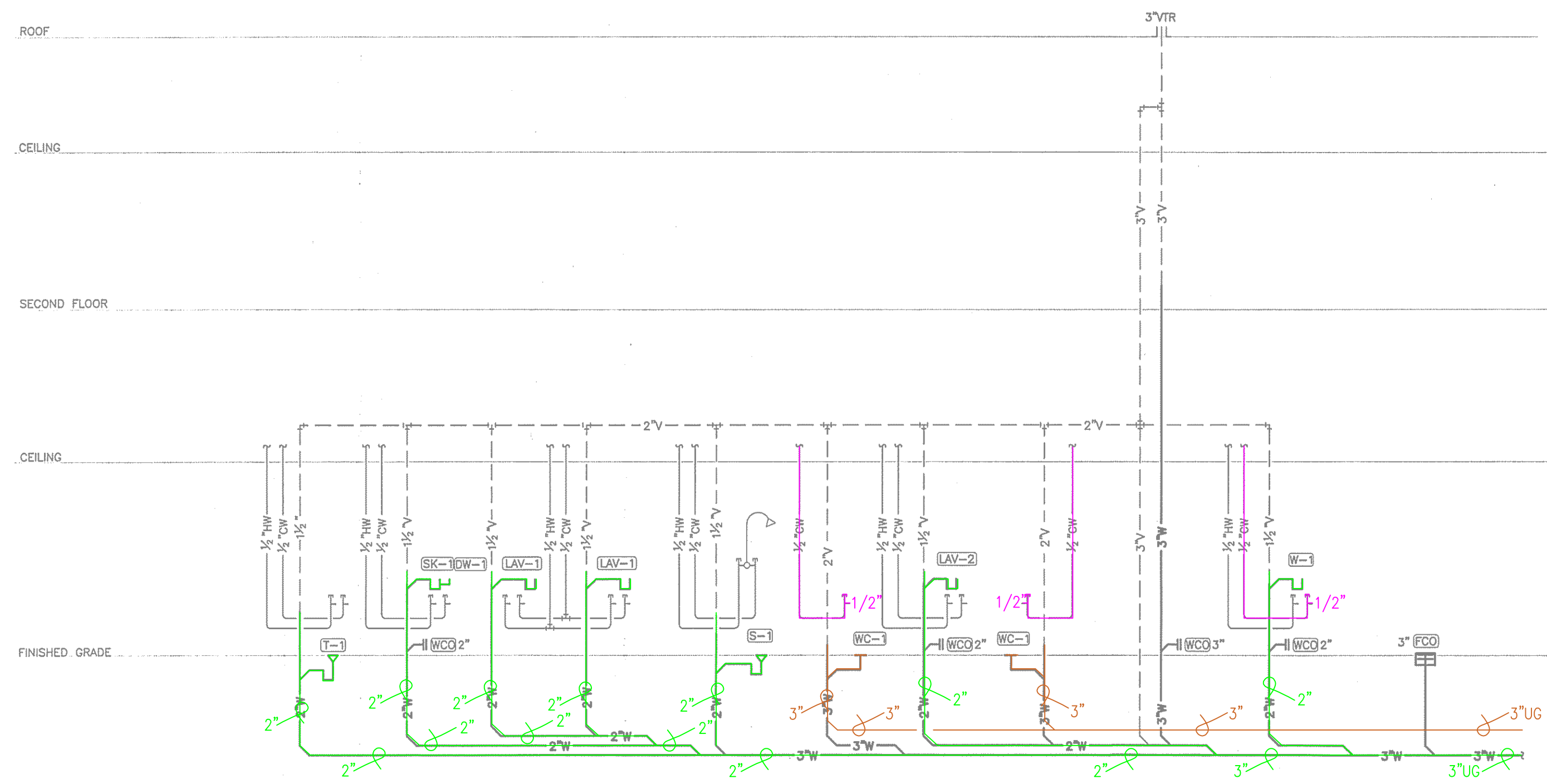
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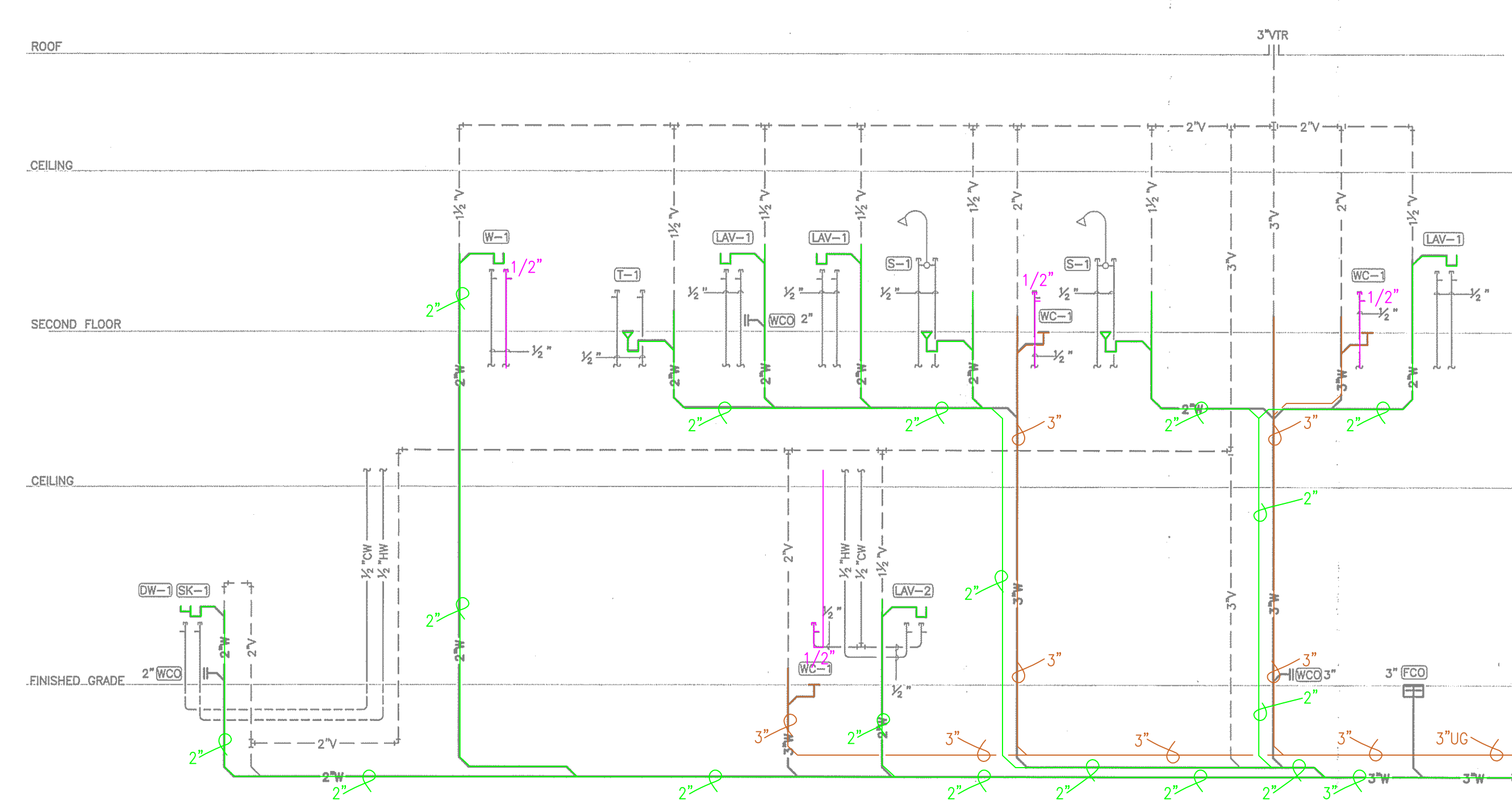
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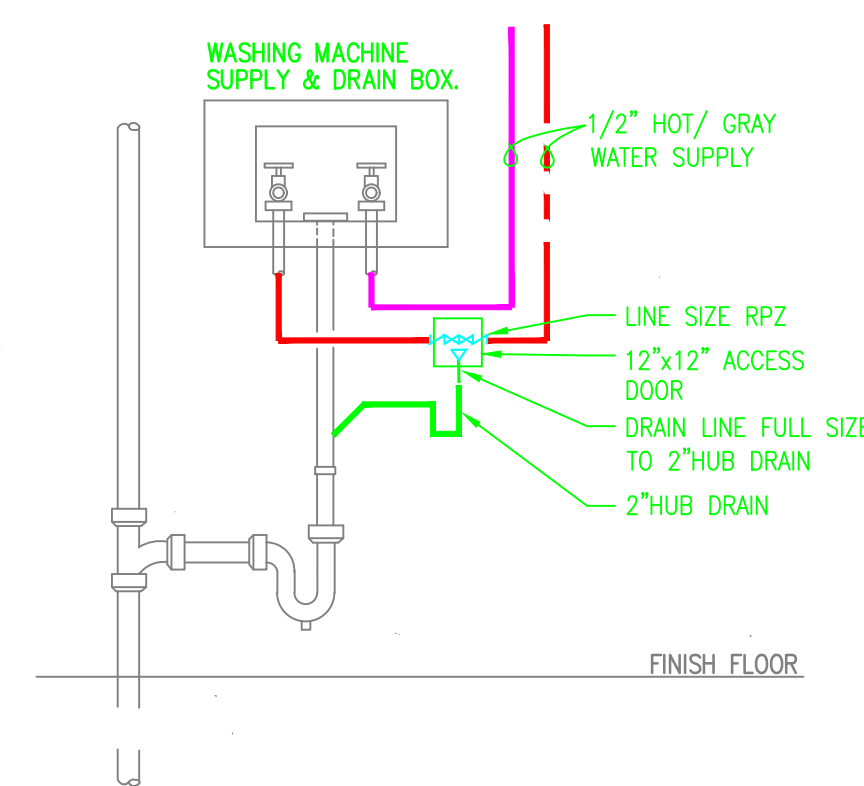
Professional Engineer Seal: SAM T. SWINBANK, No. 92593, State of Texas, Mechanical, dated 01/10/11.



1 PLUMBING - RISER DIAGRAM UNIT A
SCALE: NONE

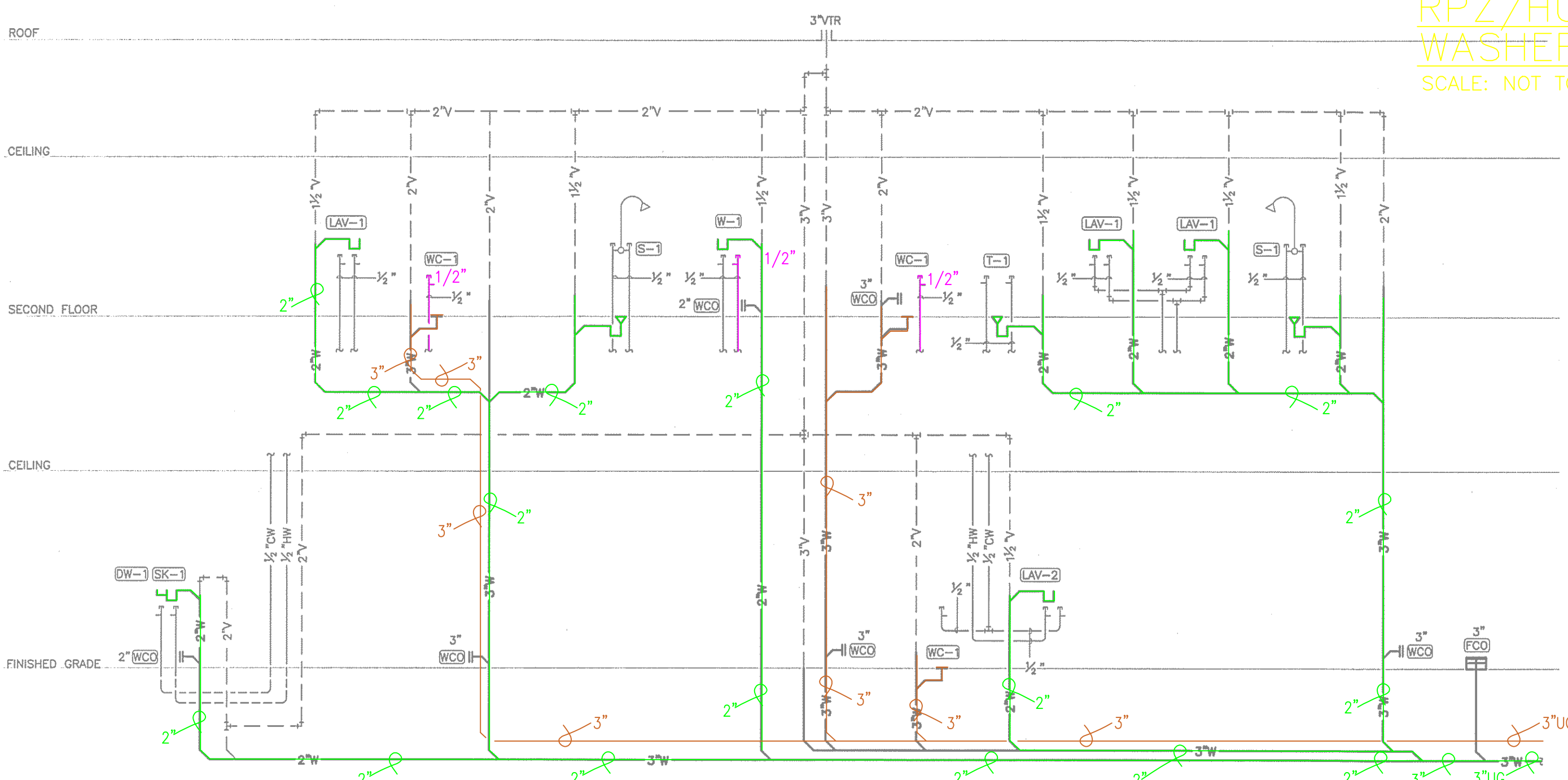


2 PLUMBING - RISER DIAGRAM UNIT B
SCALE: NONE

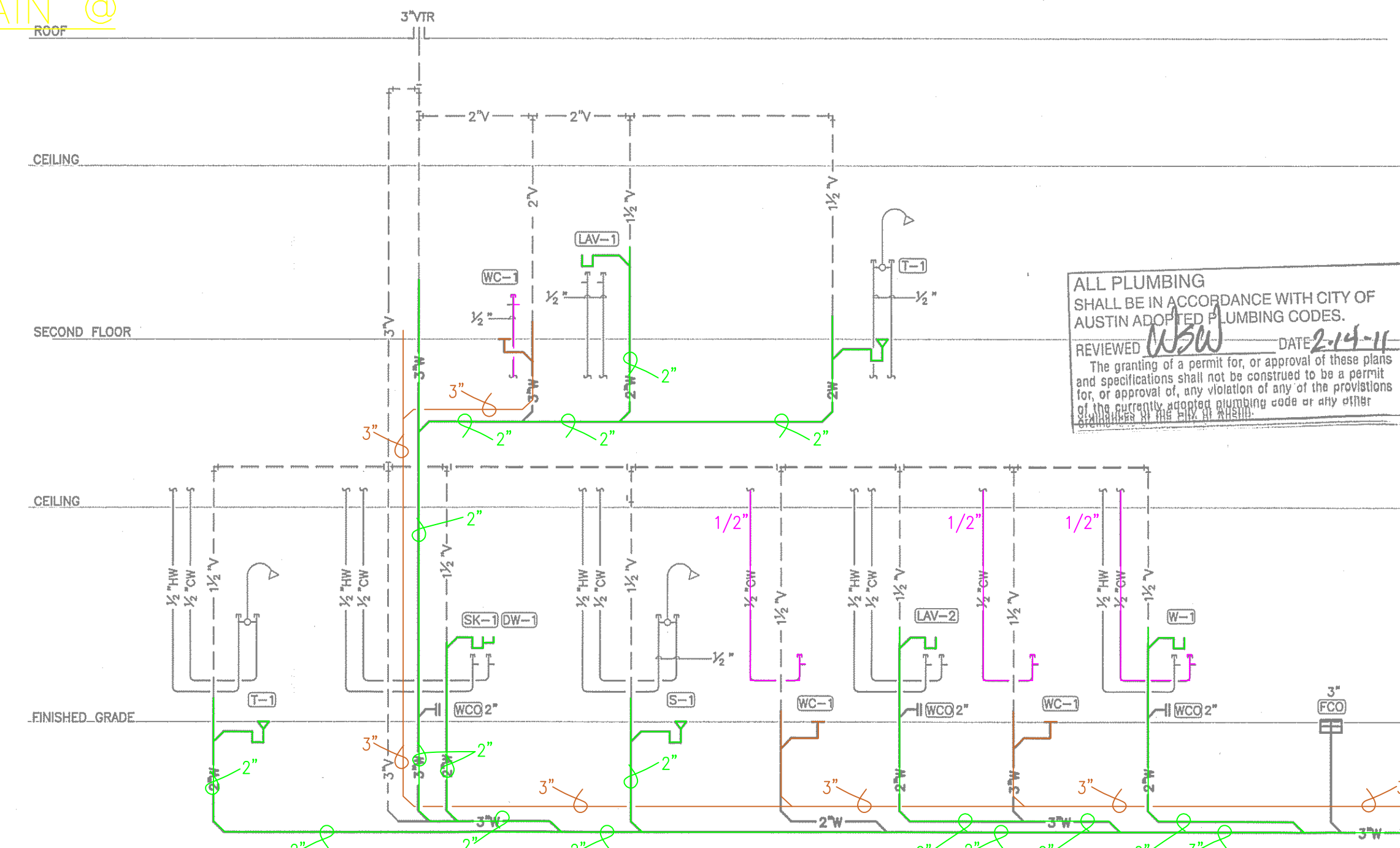


RPZ/HUB DRAIN @ WASHER BOX
SCALE: NOT TO SCALE

PLUMBING LEGEND	
	BLACKWATER WASTE PIPING
	GRAYWATER SUPPLY PIPING
	GRAYWATER WASTE PIPING
	2" PIPE SIZE REVISION



3 PLUMBING - RISER DIAGRAM UNIT C
SCALE: NONE



4 PLUMBING - RISER DIAGRAM UNIT D
SCALE: NONE

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project #: 1033.00 date: 01-10-11

sheet title: **PLUMBING - RISER DIAGRAMS**

sheet #: **P4.0**

seal: