



**BASEMENT LEGAL OCCUPANCY:**  
THE BASEMENT IS CURRENTLY CLASSIFIED AS BAR/RESTAURANT USE. THE SCOPE OF THIS PROJECT IS AN INTERIOR RENOVATION OF THE BAR/RESTAURANT SPACE. THE OCCUPANCY IS INTENDED TO REMAIN THE SAME.

**FLOOR PLAN NOTES**

1. ARCH ELEV 4'-6" = EXISTING FIRST FLOOR ELEV. VERIFY ALL ELEVATIONS IN THE FIELD.
2. CONTRACTOR TO COORDINATE WITH ARCHITECT ALL DISCREPANCIES BETWEEN THE DRAWINGS AND EXISTING CONDITIONS PRIOR TO ANY WORK OR INSTALLATION
3. ALL DIMENSIONS ARE TO FACE OF GYPSUM BOARD, COLUMN CENTERLINE, FACE OF CONCRETE, AND OR FACE OF MASONRY UNO
4. PROVIDE PATCHING COMPOUND AND UNDERLAYMENT TO REPAIR FLOORS DAMAGED BY DEMOLITION AND BASE REMOVAL. RESTORE FLOOR SURFACE TO A LEVEL SUBSTRATE SUITABLE FOR INSTALLATION OF NEW FLOORING.
5. TYPICAL DOOR FRAME TO WALL DIMENSION IS 4" UNO. RE: A7.1.1
6. ALL PARTITIONS ARE TO BE G3.A UNO
7. REFER TO SHEET A7.4.1 FOR PARTITION TYPES
8. REFER TO SHEET A7.4.3 FOR FIRESTOPPING AND PENETRATION DETAILS
9. REFER TO SHEET A7.4.2 FOR WALL REINFORCING DETAILS - PROVIDE WALL REINFORCING FOR MILLWORK, SHELVES, WALL MOUNTED EQUIPMENT
10. PROVIDE POSITIVE SLOPE AT ALL FLOOR DRAINS - REDUCE SUPPORTED SLAB DESIGNED THICKNESS BY 1/4" MAX TO ACCOMMODATE FLOOR SLOPE TO DRAIN
11. REFER TO MECHANICAL, ELECTRICAL AND PLUMBING PLANS FOR EQUIPMENT PAD LOCATIONS.
12. NEW CONSTRUCTION WALLS TO BE FLUSH WITH EXISTING UNO.
13. PROVIDE GLASSMAT BACKER AT ALL TOILET ROOM TILE WALLS.
14. INFILL ALL UNUSED FLOOR/WALL PENETRATIONS TO MATCH ADJACENT SURFACE.
15. REPLACE ALL MISSING WOOD BASEBOARD TO MATCH ADJACENT (NOT REQUIRED IN BACK-OF-HOUSE SPACES)

**FLOOR PLAN LEGEND**

- EXISTING PARTITION
- NEW PARTITION WALL
- 1 HOUR RATED WALL
- 2 HOUR RATED WALL
- DASHED CONSTRUCTION INDICATES FUTURE WORK BY TENANT
- OMITTED
- EXISTING MECH. PLATFORM TO REMAIN - REFER TO MECH. FOR CONDENSER UNIT LAYOUT. REFER TO DEMO PLANS & STRUCT. FOR STEEL PLATFORM & GUARDRAIL MODIFICATIONS. PAINT TO MATCH EXISTING FINISH USING HIGH PERFORMANCE COATING.
- PATCH & REPAIR WALL AS REQUIRED.
- NEW MOP SINK - REFER TO MECH.
- RESTORE WOOD STAIR RAILING AND PICKETS. PROVIDE NEW WOOD RAILING ON NORTH SIDE OF STAIR
- NEW WOOD FLOOR INFILL - REFER TO STRUCT.
- PRE-FABRICATED 68 DEGREE PAINTED STEEL ALTERNATING TREAD STAIR. NOTE: INSTALL SUCH THAT THERE IS 1 1/2" CLEAR MIN BETN HANDRAIL AND WALL OR OTHER OBSTRUCTION.
- PROVIDE NEW PAINTED STEEL PIPE GUARDRAIL - 42" HIGH
- PROVIDE METAL STUD / GYPSUM BOARD PARTITION TO MATCH ADJACENT EXISTING WALL
- FIRE SUPPRESSION STANDPIPE - REFER TO MECH. COORDINATE ALL REQ'D CLEARANCES W/ FIRE SUPPRESSION CONTRACTOR. COORDINATE EXACT ROUTING W/ ARCHITECT IN THE FIELD.
- NEW 3'-4" WIDE GALVANIZED STEEL FIRE ESCAPE - PAINT USING HIGH-PERFORMANCE EXTERIOR COATING - REFER TO SECTION & STRUCT.
- REPAIR / RESTORE & REFINISH EXISTING WOOD FLOOR. REPLACE MISSING HARDWOOD SECTIONS W/ MATCHING
- DOMESTIC WATER BOOSTER PUMP - REFER TO MECH. REFER TO STRUCTURAL FOR REINFORCING OF FLOOR JOISTS BELOW.
- NEW ATTIC EXHAUST FAN - REFER TO MECH.
- LOCATE DOOR JAMB 8" FROM ADJACENT WALL TO ALLOW FOR ELECTRICAL CONDUIT RISERS
- REPAIR WALL SURFACE TO MATCH ADJACENT AFTER REMOVING EXIST. PANEL
- REPLACE WALL REGISTER COVERS FOR BOTH FAN AND SUPPLY IN MEN'S ROOM
- FUTURE BAR BY TENANT - REFER TO MECH. FOR PLUMBING ROUGH-IN
- FUTURE ADA COMPLIANT STAFF BATHROOM BY TENANT
- REMOVE EXISTING GYPSUM BOARD ON EAST WALL. PROVIDE SOUND ATTENUATION BATT INSULATION TO FILL STUD CAVITY AFTER INSTALLATION OF ALL NEW MECH. EQUIPMENT / DUCTWORK - REPLACE GYPSUM BOARD. SEAL ALL EXISTING & NEW HOLES / PENETRATIONS THRU INDICATED WALL W/ ACOUSTIC SEALANT
- REINFORCE EXISTING WOOD TRUSS - AS PER STRUCT.
- CONSTRUCT NEW WOOD PLATFORM IN VEST. 301C TO SAME ELEVATION AS EXISTING ADJACENT WOOD PLATFORM
- NEW STEEL GUARDRAIL TO MATCH EXISTING - PAINT TO MATCH EXISTING FINISH USING HIGH PERFORMANCE COATING
- INFILL WOOD FLOOR W/ NEW WOOD FRAMING & PLYWOOD SUBFLOOR ABOVE EXISTING WOOD STAIRS TO CREATE LEVEL SURFACE
- PROVIDE METAL STUD FURRING AT 16" OC W/ 5/8" GYPSUM BOARD - FULL HEIGHT (MATCH DEPTH OF ADJACENT EXISTING WALL FURRING)
- EXISTING STRUCTURAL STEEL HANGER ROD TO REMAIN IN PLACE - PAINT TO MATCH EXISTING GUARDRAIL
- ADA COMPLIANT DRINKING FOUNTAIN. SEE MECH.
- PROVIDE 3" XPS INSULATION (R-15 MIN.) ON EXISTING AND NEW WALLS SEPARATING THE EVENT SPACE FROM THE PREP. KITCHEN - REFER TO SECTION 1/A3.2.1 FOR HEIGHT OF INSULATION.
- PROVIDE NEW 3" - 0" WIDE (MIN.) SERVICE ACCESS ELEVATED WOOD PLATFORM W/ 42" HIGH (MIN.) WOOD GUARDRAILS ON BOTH SIDES. VERIFY HEIGHT AND EXACT LOCATION IN FIELD TO PROVIDE ACCESS AS ILLUSTRATED. PLATFORM TO BE CONSTRUCTED OVER BLOWN-IN CELLULOSE INSULATION AT ATTIC FLOOR. DO NOT DISTURB INSULATION.
- 6 X 6 WOOD POSTS. PRIME AND PAINT. (SEE STRUCTURAL)
- CONSTRUCT NEW PARTITION AS TIGHT AS POSSIBLE TO RETURN AIR DUCT - VERIFY EXACT LOCATION IN THE FIELD

**HamiltonAnderson**  
architecture landscape architecture urban design

Hamilton Anderson Associates, Inc  
1435 Randolph Suite 200  
Detroit, Michigan 48226  
p 313 964 0270 f 313 964 0170  
www.hamilton-anderson.com

MEP Engineer: MEP Engineers, LLC  
380 N. Main Street  
Clawson, MI  
248 488 9822

Structural Engineer: LM Engineering  
25315 Dequindre Rd.  
Madison Heights, MI 48071  
248 850 8265

Civil Engineer: OHM Advisors  
1145 Griswold Street Suite 200  
Detroit, MI 48226  
313 481 1250

Client  
**BASCO / 311 E. Grand River, LLC**  
607 Shelby Street  
Suite 600  
Detroit, MI 48226

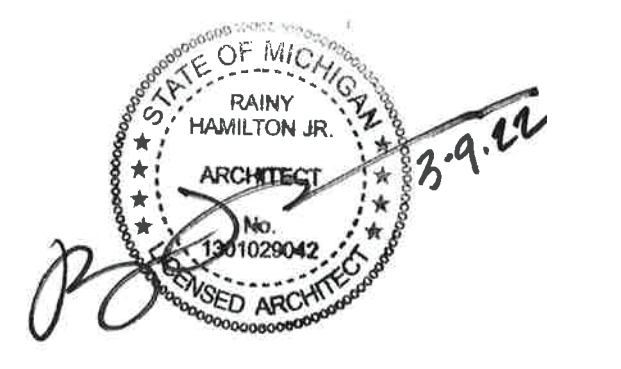
Key Plan

BULLETIN 9	03/09/2022
BULLETIN 8	01/31/2022
BULLETIN 3	04/26/21
BULLETIN 1	05/22/20
BID / PERMIT SET	09/06/19

**Harmonie Club - Core & Shell**

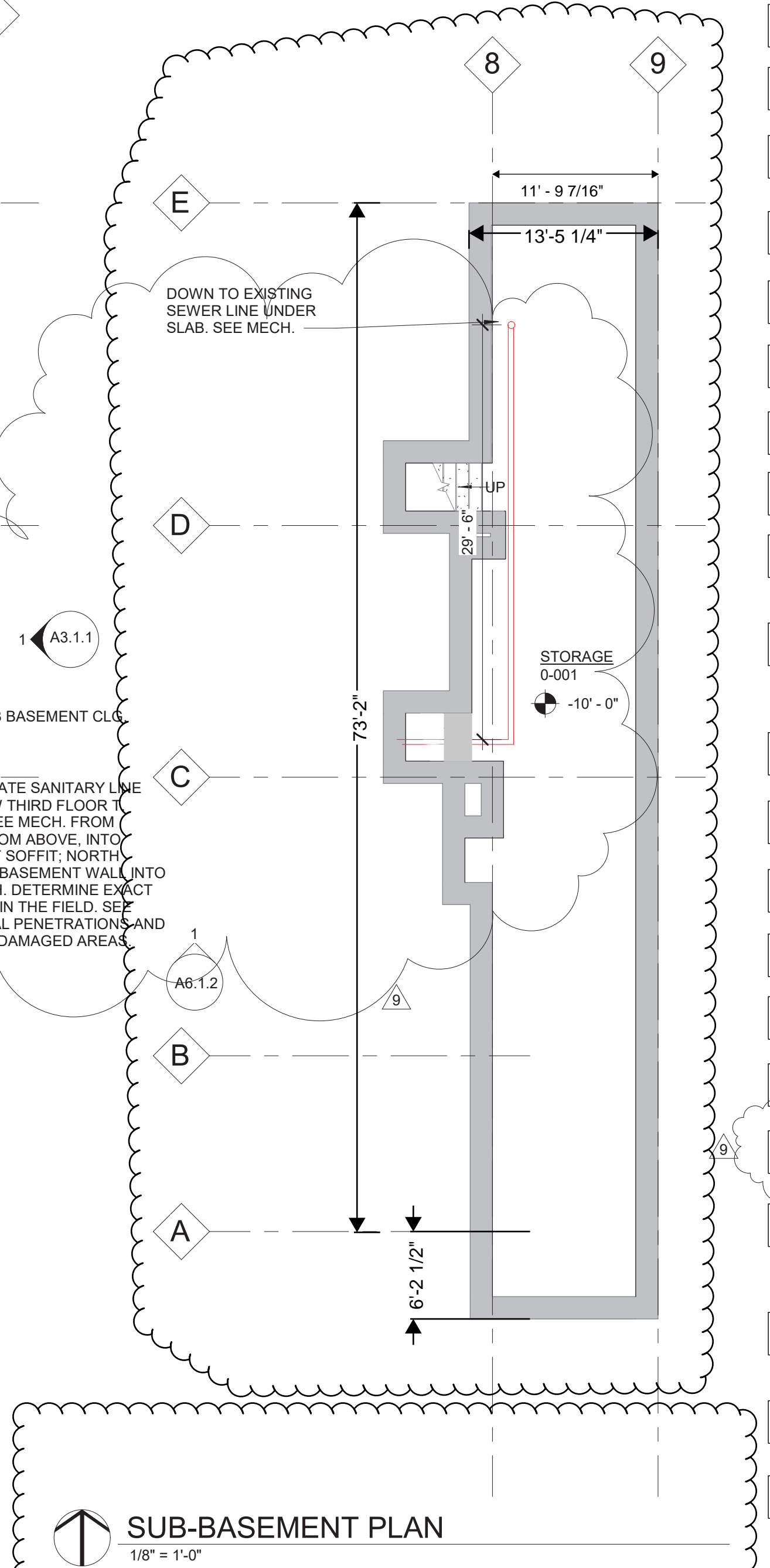
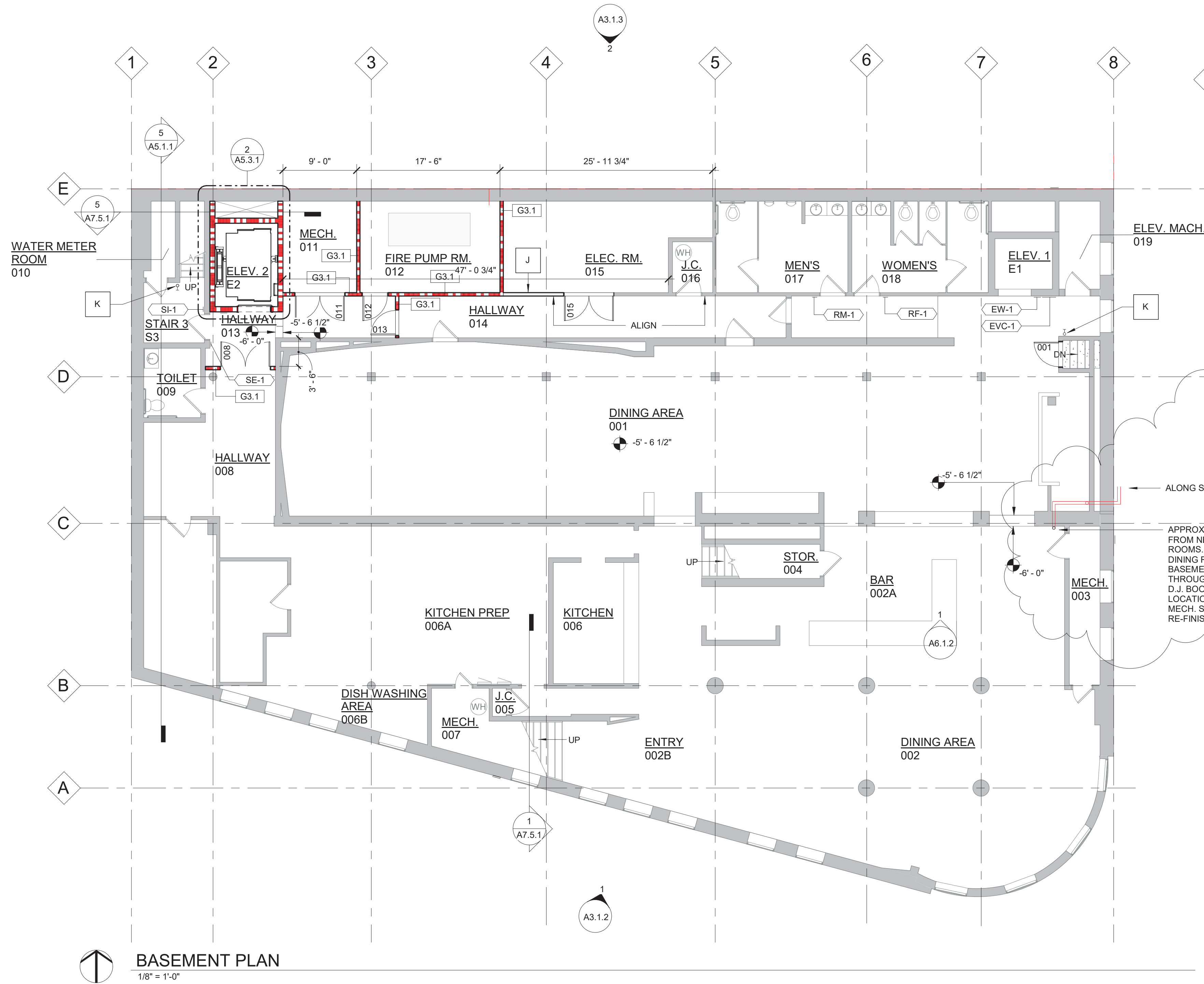
Drawing Title  
**BASEMENT PLAN**

Project Number: 2016112.01  
Drawn By: JAB Approved By: DMZ  
Scale: 1/8" = 1'-0"  
Seal:



Signature: \_\_\_\_\_  
Drawing No:

**A1.0**



**BASEMENT PLAN**  
1/8" = 1'-0"

**SUB-BASEMENT PLAN**  
1/8" = 1'-0"