

INDEX OF DRAWINGS

SH NO. DESCRIPTION:

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- A-1 EXISTING FLOOR PLAN & NOTES
- A-2 PROPOSED FLOOR PLAN & NOTES
- E-1 PROPOSED ELECTRICAL PLAN & NOTES
- FS-1 PROPOSED FIRE SPRINKLER PLAN & NOTES

MECHANICAL, ELECTRICAL,
AND PLUMBING REVIEWS
WILL BE DEFERRED TO
FIELD INSPECTORS

Permit # PBZU-0405
REVIEWED FOR CODE COMPLIANCE
LONGBOAT KEY BUILDING DEPT

MAY 08 2024

APPROVED
Reviewer: Jowath

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MAY 03 2024

TOWN OF LONGBOAT KEY
Planning, Zoning & Building

BLDG PERMIT PLANS
FILE

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Maslar Renovation & Design
1715 Independence Blvd. #B5
941-870-2460
leonaw@maslarconstruction.com

CONDO REMODEL

Schmakel Residence
2120 Harbourside Dr. Unit 627
Longboat Key, FL 34228

DATE:

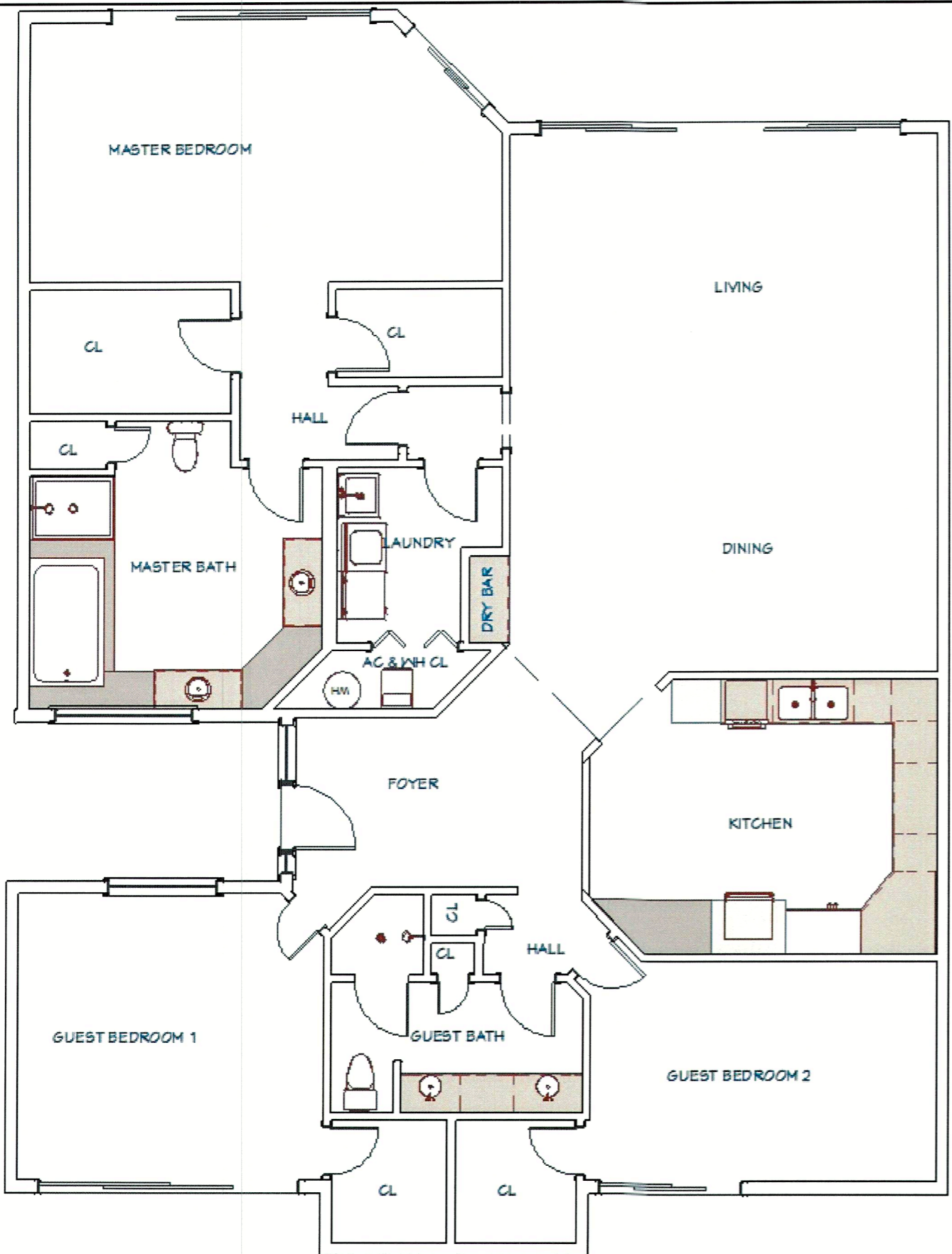
5/2/2024

SCALE:

1:1

SHEET:

G-1



EXISTING FLOOR PLAN

General Disclaimer:

THIS DRAWING IS NOT AN ARCHITECTURAL OR ENGINEERING STUDY, DRAWING SPECIFICATION, OR DESIGN AND IS NOT TO BE USED FOR CONSTRUCTION OF ANY LOAD-BEARING COLUMNS, LOAD-BEARING FRAMING.

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SH NO.	DESCRIPTION:
A-1	EXISTING FLOOR PLAN & NOTES
A-2	PROPOSED FLOOR PLAN & NOTES
E-1	PROPOSED ELECTRICAL PLAN & NOTES
E-2	PROPOSED ELECTRICAL DETAILS & NOTES
FS-1	PROPOSED FIRE SPRINKLER PLAN & NOTES

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Property Address:

2120 Harbourside Dr
Atrium # 627
Long Boat Key, FL 34228

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LOCATION AND MAP INFORMATION:

COMPLIANCE WITH:
2023 FBC BUILDING CODE, 8TH EDITION
2020 BBC RESIDENTIAL, 7TH EDITION
2020 FBC EXISTING BUILDING, 7TH EDITION
2017 NEC
ALTERATION LEVEL: 2
TYPE OF CONSTRUCTION: II-B
*** CHANGES MADE TO EXISTING FIRE SPRINKLER OR FIRE SUPPRESSION SYSTEM
AFFECTED AREA: APPROX 400 SQ FT

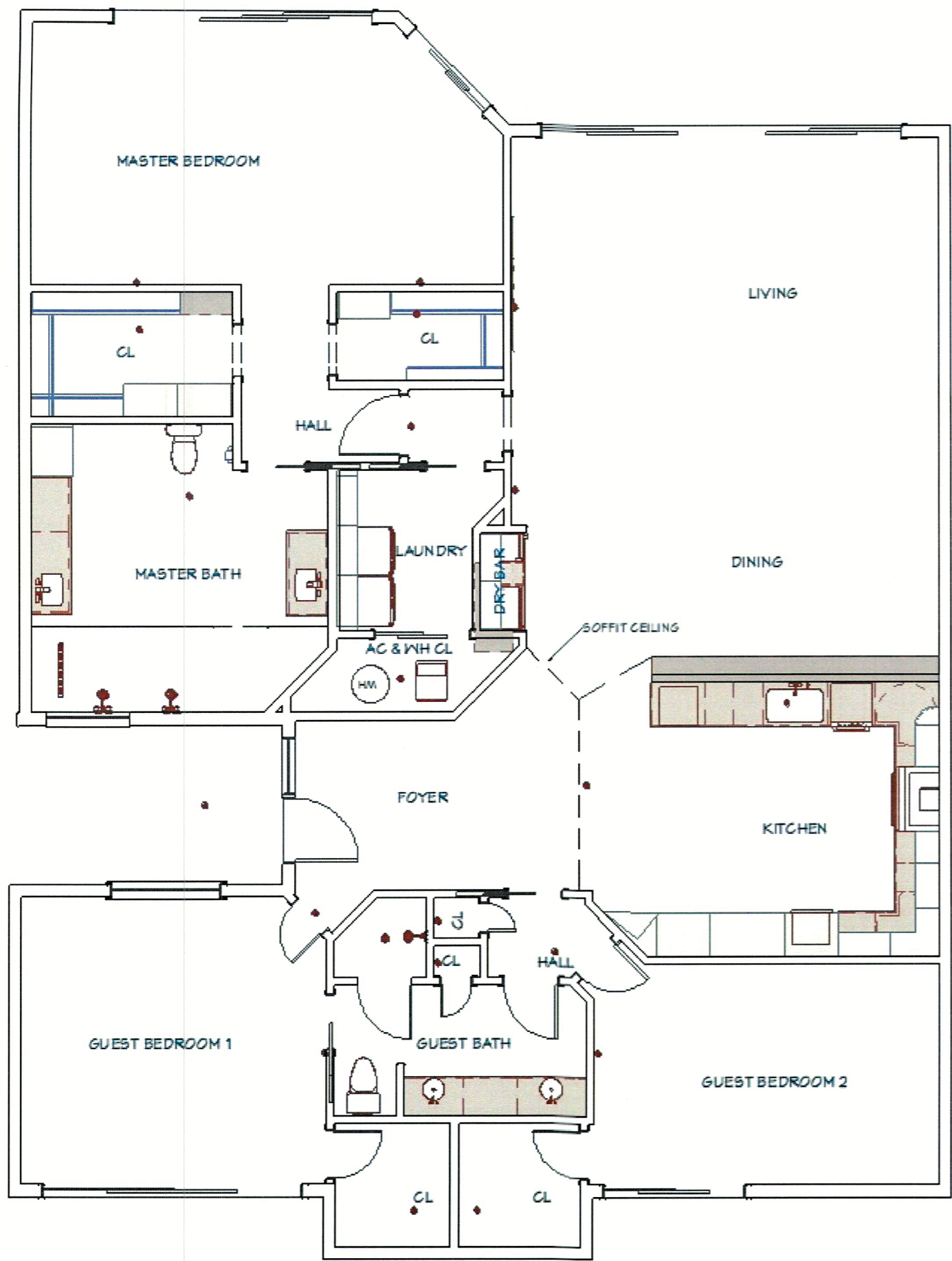


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SCOPE OF WORK:

- 1 NO LOAD BEARING ELEMENTS WILL BE ADJUSTED
- 2 REMOVE AND REPLACE FLOORING THROUGHOUT
- 3 REMOVE NON LOAD BEARING WALL IN KITCHEN
- 4 REMOVE AND REPLACE KITCHEN CABINETRY & TOPS
- 5 REMOVE AND REPLACE KITCHEN PLUMBING FIXTURES
- 6 TUB TO SHOWER CONVERSION IN MASTER BATH
 - REMOVE TUB
 - INSTALL SHOWER FLOOR TILE
 - INSTALL WALL TILE
 - INSTALL 2" P- TRAP
 - INSTALL PLUMBING FIXTURES
 - INSTALL CURB
 - INSTALL SHOWER GLASS DOOR
- 7 INSTALL NEW SHOWER FLOOR & WALL TILE IN GUEST BATH
- 8 REMOVE AND REPLACE PLUMBING FIXTURES IN GUEST BATH
- 9 REMOVE AND REPLACE SHOWER DOOR IN GUEST BATH
- 10 REMOVE & REPLACE CABINETRY IN DRY BAR
- 11 INSTALL PLUMBING FIXTURES IN DRY BAR

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PROPOSED FLOOR PLAN

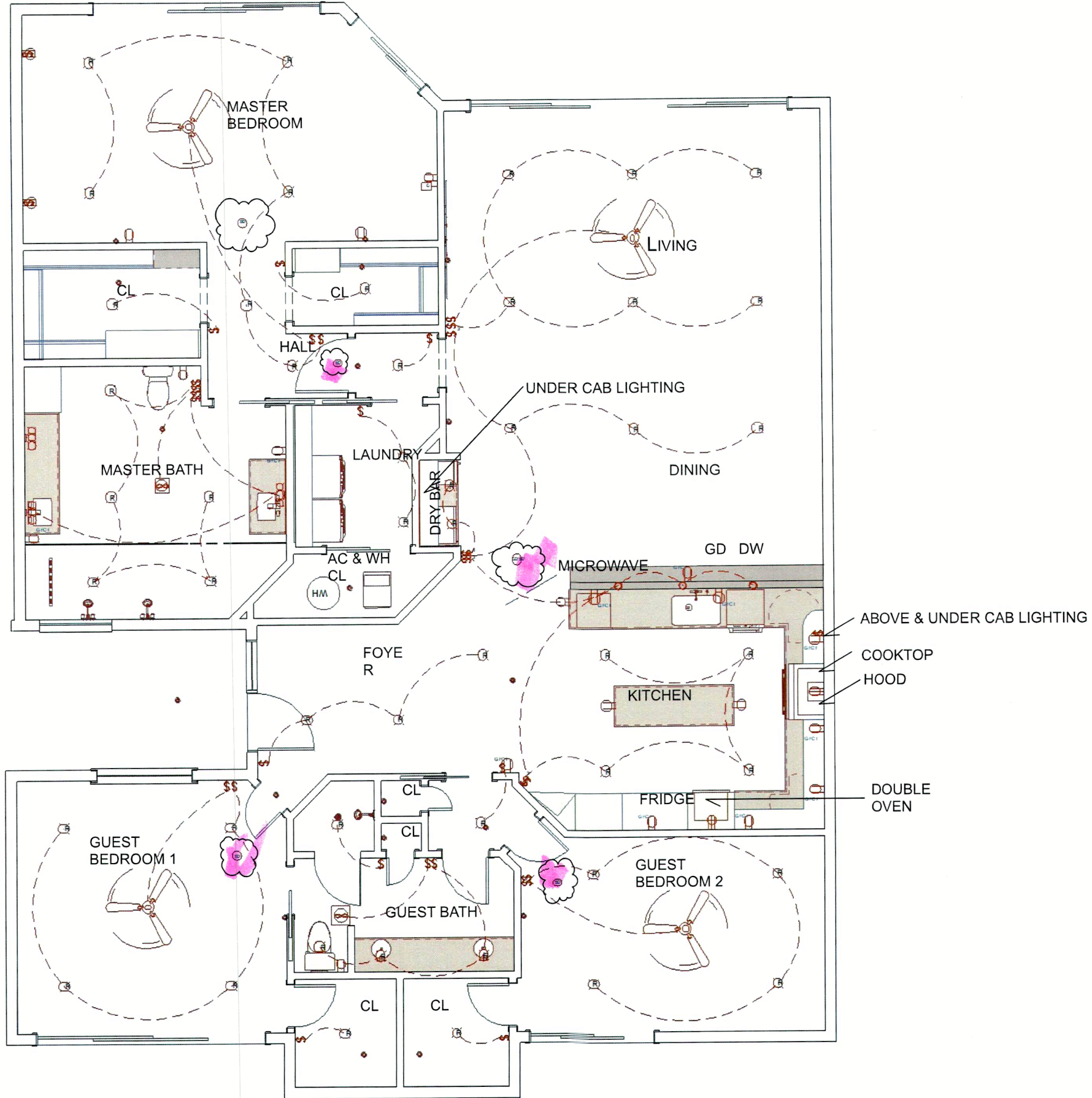
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SCOPE OF WORK:

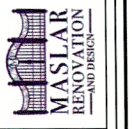
1. REMOVE EXISTING CAN LIGHTING AND REPLACE WITH 6" LED CAN LIGHTING THROUGHOUT
2. REMOVE & REPLACE CEILING FANS THROUGHOUT
3. INSTALL NEW 110 & 220 RECEPTACLES AS NEEDED TO CODE
4. REMOVE AND REPLACE ALL EXHAUST FANS IN BATHROOMS
5. INSTALL NEW GFCI RECEPTACLES AS NEEDED TO CODE
6. REMOVE AND REPLACE SMOKE DETECTORS AND CO/ SM DETECTOR - ALL INTERCONNECTED W/ BATTERY BACKUP
7. REWIRE KITCHEN & 2 BATHS TO CODE
8. INSTALL GFCI BREAKERS TO CODE
9. INSTALL SURGE PROTECTION



PROPOSED ELECTRICAL PLAN

SYMBOL	DESCRIPTION	QUANTITY
(Symbol)	220V	
(Symbol)	3 BLADE CEILING FAN	
(Symbol)	BARRINGTON SCORCE 3	
(Symbol)	CO/SMOKE DETECTOR	
(Symbol)	CABLE JACK	
(Symbol)	DUPLEX	
(Symbol)	EXHAUST	
(Symbol)	EXHAUST FAN 14	
(Symbol)	GFCI	
(Symbol)	RECESSED DOWN LIGHT 6	
(Symbol)	SINGLE POLE	
(Symbol)	SMOKE DETECTOR 1	
(Symbol)	THREE WAY	
(Symbol)	HTTFS://WWW.NAYFAIR.COM/MERCEUR/1/LIGHT/MINI-PENDANT/MRCR01B/HTML3/REFID=SD_CHEFA/CHTEC	

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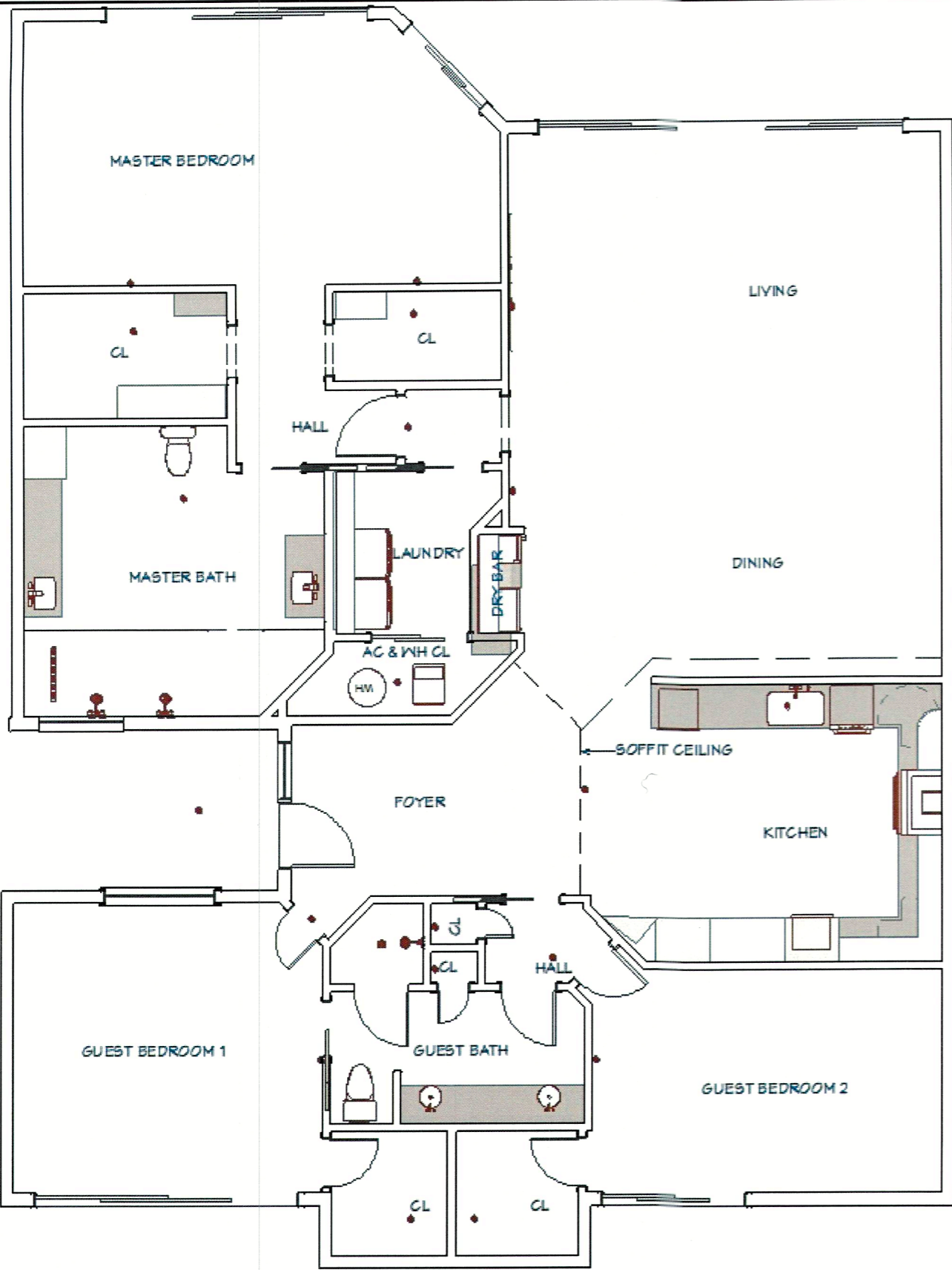
5/2/2024

SCALE:

1:1

SHEET:

E-1



SCOPE OF WORK:

- 1 RELOCATE SPRINKLER HEADS PER CODE
- 2 REMOVE AND REPLACE SPRINKLER HEADS THROUGHOUT

***** WORK TO BE DONE BY FL LICENSED FIRE SPRINKLER COMPANY*****

Fire Sprinkler Schedule	
2D Symbol	Description
⊙	FIRE SPRINKLER

PROPOSED FIRE SPRINKLER PLAN

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