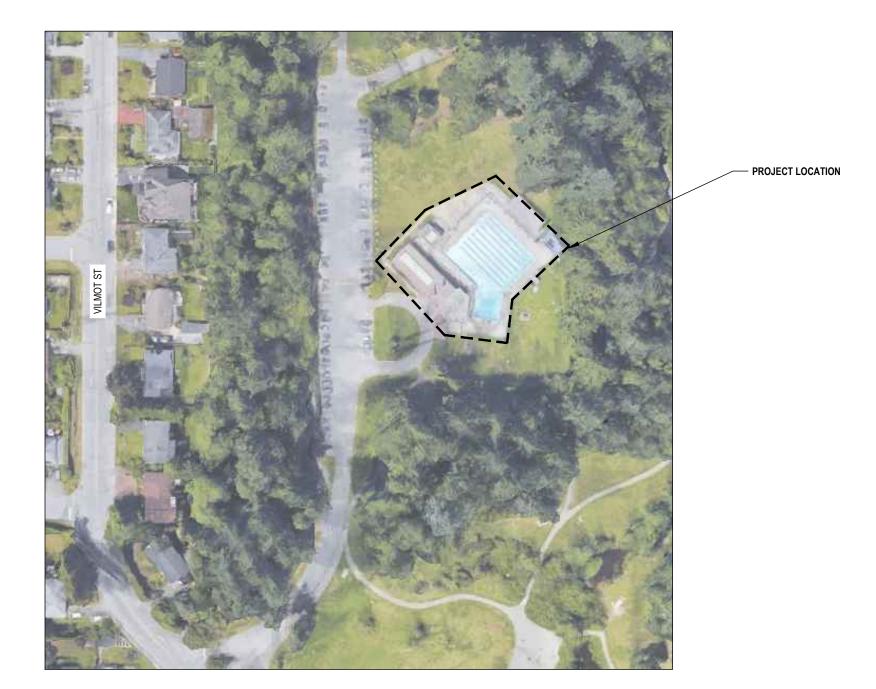
SPANI POOL CONCESSION TENANT IMPROVEMENT

655 HILLCREST ST, COQUITLAM, BC V3J 3Z6





FaulknerBrowns Architecture Inc +1 (604) 2 204-1551 Johnston St info@faulkne Vancouver BC Canada V6H 3R9 faulknerbrow

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		ELECTRICAL S	SYMBOL LEGEND		
LIGHTING	POWER	FIRE ALARM	COMMUNICATIONS	SINGLE LINE	SECURITY
EMERGENCY LUMINAIRE	SPECIAL RECEPTACLE (AS NOTED)		▼ TELEPHONE OUTLET	——— FEEDER/CONDUCTOR	PERIMETER DOOR ALARM
SURFACE MOUNTED LUMINAIRE	Φ DUPLEX RECEPTACLE	DUCT MOUNTED SMOKE DETECTOR	▼ FLOOR MOUNTED TELEPHONE OUTLET	BUSBAR/CDP	SPECIAL PERIMETER DOOR ALARM
CEILING RECESSED LUMINAIRE		S 120V SMOKE ALARM C/W BATTERY BACKUP	▼ PAY TELEPHONE OUTLET	CB POWER CIRCUIT BREAKER (VACUUM OR SF6)	сстv
CEILING SUSPENDED LINEAR LUMINAIRE	→ W WASHER RECEPTACLE	▼ THERMAL DETECTOR		≪ →→ DRAW OUT BREAKER	CCTV - ALTERNATE
⊢—→ STRIP LIGHT		DUCT MOUNTED SMOKE DETECTOR	☑ FLOOR MOUNTED CATV OUTLET	• BREAKER	置 CCTV - RECORDING
SURFACE MOUNTED LUMINAIRE		▼ FIRE ALARM PIEZO	© CEILING MOUNTED CATV OUTLET	(K?) KEY INTERLOCK SWITCH	■ MAGNETIC DOOR HOLD OPEN
RECESSED DOWN LIGHT	R RANGE RECEPTACLE (14-50R)	PIEZO SILENCE SWITCH	▼ COMBINATION COAXIAL/RJ45 OUTLET	∴ GANG OPERATED LOAD BREAK SWITCH	© DOOR CONTACT
WALL MOUNTED DOWN LIGHT	FOUR PLEX RECEPTACLE	FIRE ALARM HORN (W/STROBE)	▼ COMBINATION TELEPHONE AND DATA OUTLET WALL	MOTORIZED GANG OPERATED LOAD BREAK SWITCH	© CARD READER
© RECESSED STEP LIGHT		F FIRE ALARM PULL STATION	▼ COMBINATION TELEPHONE AND DATA OUTLET ABOVE COUNTER	⇒ GANG OPERATED DISCONNECT SWITCH	ES ELECTRIC STRIKE
PENDANT LUMINAIRE	→ ABOVE COUNTER FOUR PLEX RECEPTACLE	F FIRE ALARM BELL	© COMBINATION TELEPHONE AND DATA OUTLET CEILING	□ FUSE	KEY PAD
UNDER CUPBOARD STRIP/PUCK LIGHT	5-20R FOUR PLEX RECEPTACLE (T-SLOT)	FIRE ALARM GONG	→ WIRELESS GATEWAY	R RELAY	REX REQUEST TO EXIT SENSOR
TRACK	5-20R DUPLEX RECEPTACLE (T-SLOT)	FIRE ALARM GONG W/STROBE	▼ COMBINATION TELEPHONE AND DATA OUTLET FLOOR	→ ├─ NORMALLY OPEN CONTACT	ML MORTISE LOCK
Ø TRACK HEAD	ABOVE COUNTER 5-20R DUPLEX RECEPTACLE (T-SLOT)	F FIRE ALARM HORN	₩ WIREMOLD MOUNTED DATA/TEL		ML SALTO XS4 WIRELESS LOCK
F□ SPOT LIGHT	⊕ 1/2 SWITCHED DUPLEX RECEPTACLE	F FIRE ALARM STROBE	■ WIREMOLD MOUNTED TEL OUTLET	△ CABLE POTHEAD	RF R.F RECEIVER
POLE LUMINAIRE	SPLIT DUPLEX RECEPTACLE		WIREMOLD MOUNTED TV OUTLET	—→ <— LIGHTNING ARRESTER	© GLASS BREAK DETECTOR
((🔳) TWO HEAD POLE LUMINAIRE		F FIREFIGHTERS TELEPHONE	© COMBINATION OUTLET	■ GROUND	SECURITY SYSTEM ELECTRIC STRIKE
© BOLLARD	isolated ground duplex receptable	© CEILING MOUNTED FIRE ALARM SPEAKER		E METERING TRANSFORMER	♠ INTRUSION MOTION DETECTOR 180°
		© WALL MOUNTED FIRE ALARM SPEAKER	VCS VOLUME CONTROL STATION	(II) SERVICE PROVIDER METER	INTRUSION MOTION DETECTOR 360°
\$ ## SINGLE POLE TOGGLE SWITCH, GANGED AS SHOWN	GROUND FAULT INTERRUPTER DUPLEX RECEPTACLE			DM DIGITAL METERING UNIT	⊕ INTRUSION MOTION DETECTOR WALL MOUNTED
\$ \$ LOW VOLTAGE SWITCH, GANGED AS SHOWN	GROUND FAULT INTERRUPTER FOUR PLEX RECEPTACLE	END OF LINE RESISTER		© OVERCURRENT GROUND RELAY	INTRUSION ALARM HORN
\$3 THREE WAY TOGGLE SWITCH	ABOVE COUNTER GFCI DUPLEX RECEPTACLE	FAP FIRE ALARM PANEL	© CEILING MOUNTED SPEAKER	P OVERCURRENT PHASE RELAY	VAPI VAULT ALARM PANEL
	MOUNTED	FAA FIRE ALARM ANNUNCIATOR	WALL MOUNTED SPEAKER	TRANSFORMER (DRY TYPE)	[ĀĀ] INTRUSION ALARM ANNUNCIATOR
→ DUAL-TECH OCCUPANCY SENSOR, CEILING MOUNTED	FLOOR MOUNTED FOUR PLEX RECEPTACLE	FLO SPRINKLER FLOW SWITCH	₩ WALL MOUNTED SPEAKER	ODELTA-WYE TRANSFORMER	[IAK] INTRUSION ALARM KEY PAD
DAYLIGHT SENSOR, CEILING MOUNTED	© CEILING MOUNTED DUPLEX RECEPTACLE	TAM SPRINKLER TAMPER	PUBLIC ADDRESS HORN	GEN GENERATOR	IAP INTRUSION ALARM CONTROL PANEL
D DIMMER SWITCH	CEILING MOUNTED FOUR PLEX RECEPTACLE	☑ SPRINKLER VALVE SUPERVISORY	PROJECTOR	TRANSFER SWITCH	ABBREVIATIONS
	SYSTEMS FURNITURE POWER WHIP CONNECTION	SIC COMBINATION SMOKE/CO ALARM	B BELL	LSIG LONG, SHORT, INSTANTANEOUS, & GROUND TRIP UNIT	WP WEATHER PROOF
TIME CLOCK	⊞ SERVICE PAC POLE	© CEILING MOUNTED FIRE ALARM SPEAKER/STROBE	☐ BUZZER	FT FEED THROUGH	RI INDICATES ROUGH-IN ONLY
EXIT SIGN - ARROWS AS INDICATED	JUNCTION BOX	① EC E-COMM EQUIPMENT	HORN	TD TIME DELAY	EV ELECTRIC VEHICLE
EX EXIT SIGN - SINGLE SIDED		SFI SUITE FAULT ISOLATOR	© CLOCK OUTLET	LV LOW VOLTAGE LIGHTING RELAY CABINET	EVSE ELECTRIC VEHICLE SUPPLY EQUIPMENT
EMERGENCY BATTERY PACK	KITCHEN EQUIPMENT CONNECTION		CSB COMMUNICATIONS SERVICE BOX	DN DOUBLE NEUTRAL	EM INDICATES DEVICE ON EMERGENCY POWER
DUAL REMOTE EMERGENCY HEADS, CEILING MOUNTED	O S VARIABLE SPEED SWITCH		ECOMM EMERGENCY SYSTEM JUNCTION BOX OUTLET	PS PHASE SHIFT	E EXISTING TO REMAIN
DUAL REMOTE EMERGENCY HEADS, WALL MOUNTED	① THERMOSTAT				R REMOVE
DUAL EMERGENCY HEADS COMPLETE WITH SELF CON BATTERY PACK, CEILING MOUNTED	TAINED BASEBOARD HEATER, WATTAGE AS NOTED ON PLANS				RE RELOCATE EXISTING
DUAL EMERGENCY HEADS COMPLETE WITH SELF CON BATTERY PACK, WALL MOUNTED	TAINED FORCE FLOW HEATER				RR REMOVE AND RELOCATE
	MECHANICAL MOTOR CONNECTION				
	☐' DISCONNECT SWITCH				
	CONTACTOR				
	☐ MANUAL STARTER				
	GROUND BUS				
	PANEL BOARD				
	● CONDUIT RUN UP				
	CONDUIT RUN DOWN				
	음 PUSH BUTTON				

	DRAWING LIST
DWG NO.	DESCRIPTION
E0.0	COVER PAGE, DRAWING LIST & SYMBOL LEGEND
E1.0	ELECTRICAL PLAN
E2.0	SCHEDULES & DETAILS
E3.0	ELECTRICAL SPECIFICATIONS

Electrical Power, Lighting, Other Equip	ment Design (Energy)	
British Columbia Building Code:	2024	
Electrical Design:		
Energy Standard/Code:	ASHRAE 90.1-2019	
Power Compliance Path:	Prescriptive	
In accordance with:	Section 8 (Alterations)	
Lighting Compliance Path:	Prescriptive	
Lighting Design Method:	Space-by-Space Method	
In accordance with:	Section 9 (Alterations)	
Other Equipment Path:	N/A (no other equip. work)	
In accordance with:	N/A	

*THE DESIGN IS IN FULL COMPLIANCE WITH ASHRAE 90.1-2019.

	4	ISSUED FOR RFP	2024-10-04
	3	ISSUED FOR DRAFT RFP REVIEW	2024-09-09
	2	ISSUED FOR BP/HP	2024-08-26
	1	ISSUED FOR REVIEW	2024-08-12
[#	Submission / Revision Issue	Issue Date

Client Name:
City of Coquitlam

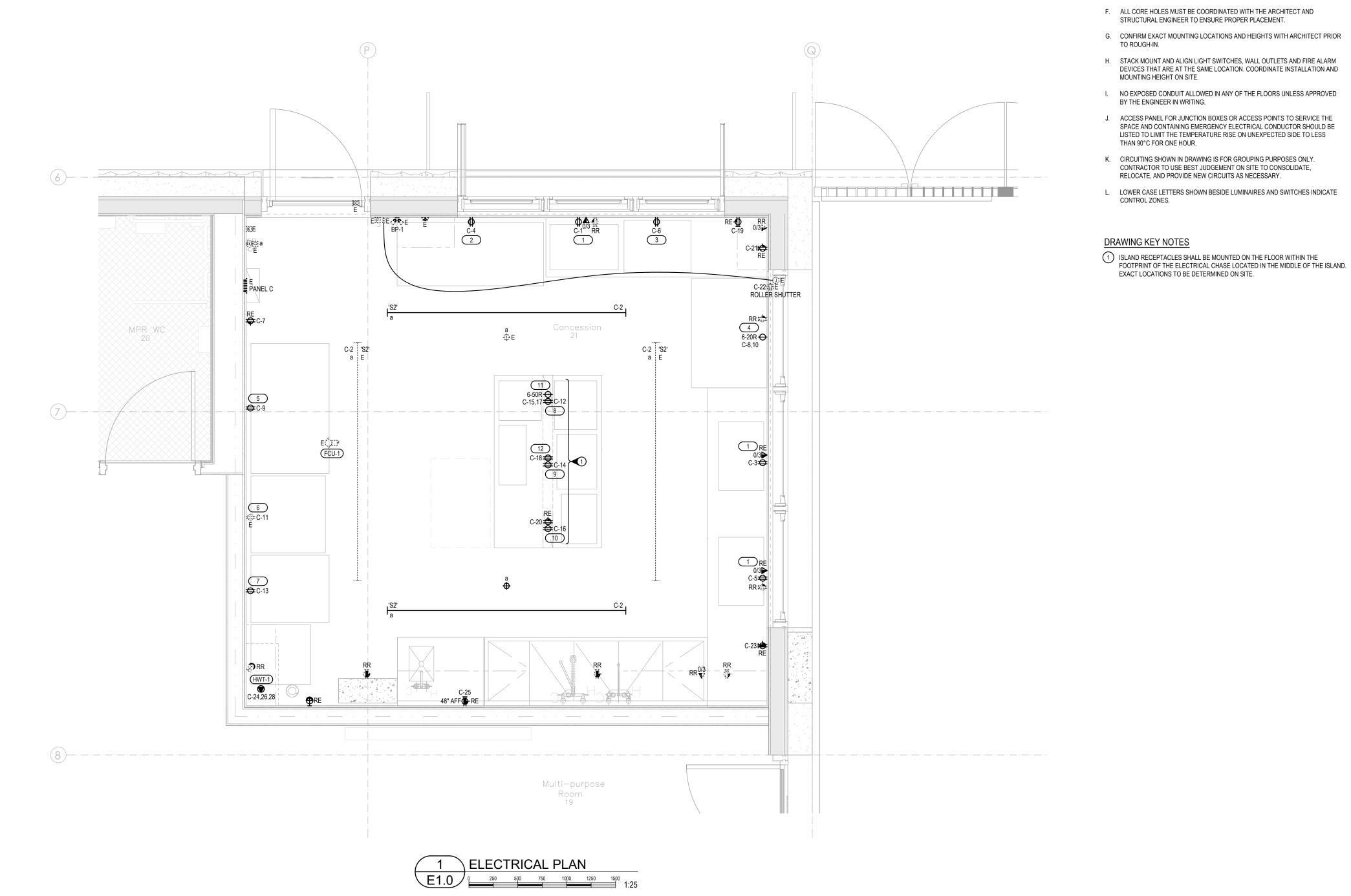
Project Name:
Spani Pool Concession Tenant Improvement

Project Address:
655 Hillcrest St, Coquitlam, BC V3J 3Z6

Sheet Name:
COVER PAGE, DRAWING LIST & SYMBOL LEGEND

Project No: Date: Scale: Drawn: Checked:
0224.0103 10/04/24 AS NOTED JK AS

EMERGENCY PUSH BUTTON



GENERAL NOTES:

A. DO NOT ATTACH CONDUITS, BX AND/OR ELECTRICAL BOXES TO UNDERSIDE OF CABLE TRAYS. ELECTRICAL WIRING MUST CROSS PERPENDICULAR TO

B. ALL BOXES FOR POWER, SHALL BE FASTENED TO STEEL STUDS WITHIN WALLS. C. ENSURE PULL-IN, JUNCTION AND OUTLET BOXES, CABINETS AND GUTTERS, AND JOINTS IN WIRES AND CABLE AREAS ARE ACCESSIBLE. ALL FURNITURE

D. THE TOTAL NUMBER OF BENDS IN A CONDUIT SYSTEM SHALL NOT EXCEED TWO 90° BENDS. THE INSIDE RADIUS OF A BEND IN CONDUIT SHALL BE AT LEAST 6 TIMES THE INTERNAL DIAMETER OF THE CONDUIT. WHEN CONDUIT IS LARGER THAN 53mmC, THE INSIDE RADIUS SHALL BE AT LEAST 10 TIMES THE

E. ALL PATHWAYS THROUGH FIRE RATED WALLS OR FLOORS MUST BE

COMMUNICATION PATHWAYS (CABLE TRAYS).

FEEDS MUST BE ACCESSIBLE.

INTERNAL DIAMETER.

FIRESTOPPED.

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4 ISSUED FOR RFP 2024-10-04 3 ISSUED FOR DRAFT RFP REVIEW 2024-09-09 ISSUED FOR BP/HP

ISSUED FOR REVIEW

2024-08-12 # Submission / Revision Issue Issue Date

Client Name: City of Coquitlam

Spani Pool Concession Tenant Improvement Project Address:

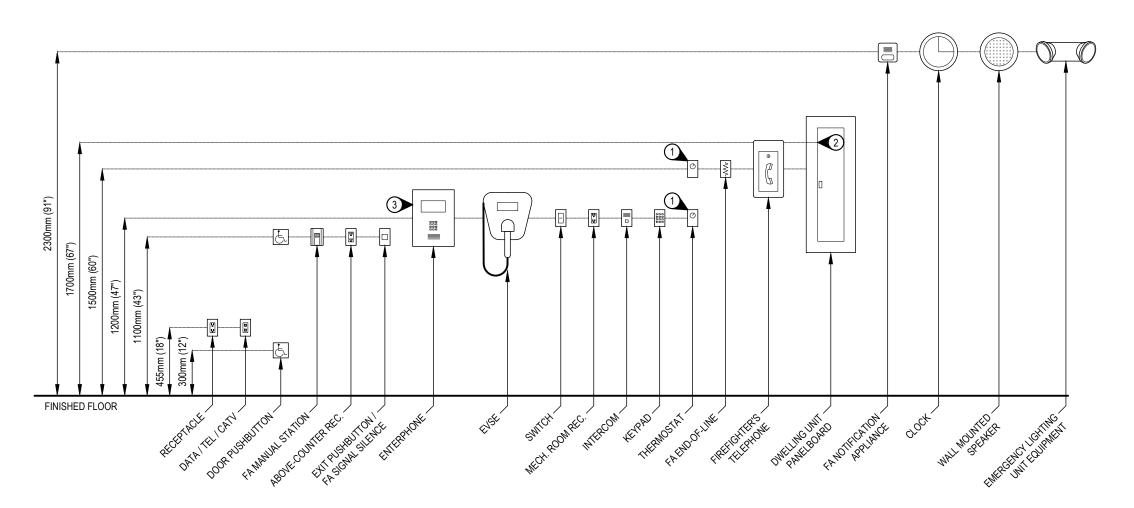
655 Hillcrest St, Coquitlam, BC V3J 3Z6 Sheet Name: ELECTRICAL PLAN

Project No: Date: Scale: 0224.0103 10/04/24 AS NOTED JK AS

E1.0

2024-08-26

FINISHED CEILING - REFER TO ARCHITECTURAL DRAWINGS FOR CEILING HEIGHT



GENERAL NOTES:

12 HOT DOG MACHINE

- A. ALL MOUNTING HEIGHTS INDICATED ARE TO THE CENTRE OF THE DEVICE UNLESS OTHERWISE INDICATED BY KEYNOTES.
- B. FA NOTIFICATION APPLIANCE MOUNTING HEIGHT IS INDICATIVE OF BOTH AUDIBLE AND VISUAL SIGNAL DEVICES. DEVICES SHALL BE MOUNTED MINIMUM 150mm (6") BELOW THE CEILING, MEASURED TO THE TOP OF THE DEVICE. REFER TO CAN/ULC S524 FOR COMPLETE MOUNTING REQUIREMENTS.
- C. MOUNTING HEIGHTS ARE FOR REFERENCE ONLY. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO MEET THE INSTALLATION REQUIREMENTS OF ALL APPLICABLE CODES AND STANDARDS.
- **KEYNOTES:**
- 1. THERMOSTATS IN ADAPTABLE DWELLING UNITS AND IN THE ACCESSIBLE PATH OF TRAVEL SHALL BE LOCATED AT 1200mm (47"). THERMOSTATS OUTSIDE OF THESE AREAS MAY BE MOUNTED AT 1500mm (60"). 2. PANELBOARD MOUNTING HEIGHT IS MEASURED TO THE TOP BREAKER HANDLE. THE MOUNTING HEIGHT SHALL BE 1500mm (60") IN ADAPTABLE/ACCESSIBLE DWELLING UNITS AND 1700mm (67") IN ALL OTHER
- 3. DEVICE SHALL BE MOUNTED SO THAT ANY CONTROLS, TOUCH PADS, TOUCH SCREENS, OR ANY OTHER USER-OPERABLE DEVICES ARE NOT HIGHER THAN 1200mm (47").

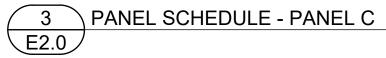


<u> </u>	I TPICAL MOUNTING HEIGHTS
E2.0	

		,	:	· · · · · · · · · · · · · · · · · · ·	K	(ITCHEN	EQUIPMENT S	SCHEDULE			÷	
EQP.	DESCRIPTION	QTY		ELECT	RICAL		BREAKER	WIRE SIZE	CONN	ECTION	MOUNTING	REMARKS
#	DESCRIPTION	QII	V	PHASE	kW	HP	BREAKER	WIKE SIZE	JB	REC	HEIGHT (mm)	REWIANNS
1	POS SYSTEM	3	120	1	0.2		15A-1P	2#12 + GND		5-15R	600	
2	ICE CREAM FREEZER	1	120	1	0.7		15A-1P	2#12 + GND		5-15R	455	
3	HOT BEVERAGE MACHINE	1	120	1	0.5		15A-1P	2#12 + GND		5-15R	600	
4	STEAM TABLE/HOT FOOD TABLE	1	208	1	2.3		20A-2P	2#12 + GND		6-20R	455	
5	2-DOOR FREEZER	1	120	1	1.0		15A-1P	2#12 + GND		5-15R	455	EXACT LOCATIONS TO BE CONFIRMED WITH ARCHITECTS PRIOR TO
6	1-DOOR BEVERAGE COOLER	1	120	1	0.6		15A-1P	2#12 + GND		5-15R	455	INSTALLATION. WHEREVER POSSIBLE, POWER SHALL BE FED VIA IN-FLOOR
7	1-DOOR COOLER	1	120	1	0.3		15A-1P	2#12 + GND		5-15R	455	CONDUITS UNDER THE RAISED FLOOR. ISLAND COUNTER EQUIPMENT
8	COUNTERTOP GLASS DOOR REFRIGERTOR	1	120	1	0.1		15A-1P	2#12 + GND		5-15R	FLOOR	POWER SHALL BE FED THROUGH THE BUILT-IN ELECTRIAL CHASE.
9	SLUSH MACHINE	1	120	1	0.9		15A-1P	2#12 + GND		5-15R	FLOOR	
10	MINI DONUT OVEN	1	120	1	0.9		15A-1P	2#12 + GND		5-15R	FLOOR	
11	SEMI-AUTOMATIC RAPID FRYER	1	208	1	7.3		50A-2P	2#8 + GND		6-50R	FLOOR	



						1												
PANEL TAG	PAN	IEL C			CCT#		84	4			MOUNTIN	G		RECESSED				
			ı			١					PANEL BUS	SRATING		100A				
VOLTAGE	120/2	08, 3P			PHASE		3	3			LOCATION	I		CONCESSION				
	ı					1		Т			SHORT CIF	RCUIT RATING						
DESIGNATION	LO	AD			CCT#		3Ø	_	CCT#		N	LO	ADS	DESIGNATION				
DESIGNATION	НР	WATTS	BKR	Р		Α	В	С		Р	BKR	WATTS	НР	DESIGNATION				
1- POS TILL 1 RECEPTACLE		150	15	1	1	ø			2	1	20	300	56.5654	LIGHTING				
1- POS TILL 1 RECEPTACLE		150	15	1	3		ø		4	1	15	720		2 - ICE CREAM FREEZER				
1- POS TILL 1 RECEPTACLE		150	15	1	5			Ø	6	1	15	500		3 - HOT BEVERAGE MACHINE				
CONVENIENCE RECEPTACLE		200	20	1	7	Ø			8	2	20	2250		4 - STEAM TABLE				
5 - 2-DOOR FREEZER		1000	15	1	9		ø		10									
6 - 1-DOOR BEVERAGE COOLER		600	15	1	11			Ø	12	1	15	100		8 - COUNTERTOP GLASS DOOR FRIDGE				
7 - 1-DOOR COOLER		300	15	1	13	ø			14	1	15	900		9 - SLUSH MACHINE				
11 - SEMI-AUTOMATIC RAPID FRYER		7300	50	2	15		ø		16	1	15	900		10 - MINI DONUT OVEN				
					17			ø	18	1	15	700		12 - HOT DOG MACHINE				
COUNTER RECEPTACLE		250	20	1	19	ø			20	1	20	250		COUNTER RECEPTACLE				
COUNTER RECEPTACLE		250	20	1	21		Ø		22	1	15	200		NORTH ROLLER SHUTTER				
GFCI COUNTER RECEPTACLE		250	20	1	23			Ø	24	3	40	10500		HWT-1				
GFCI COUNTER RECEPTACLE		250	20	1	25	Ø			26									
					27		Ø		28									
					29			Ø	30									
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SPARE		0	15	1	77			Ø	78	1	20	0		SPARE				
SPARE		0	15	1	79	Ø			80	1	20	0		SPARE				
SPARE		0	15	1	81		Ø		82	1	20	0		SPARE				
SPARE		0	15	1	83			Ø	84	1	20	0		SPARE				



			LUMINAIRE SCHEDULE									
TYPE	DESCRIPTION	DESCRIPTION LOCATION PRODUCT		MOUNTING	WATTS (W)	LED PERFORMANCE WATTS (W) LUMENS COLOUR (K) CRI			CONTROL	VOLTAGE	REMARKS	NOTES
S2 L	ED 8' LINEAR	CONCESSION	SIGNIFY FLUXSTREAM FSX-8-80L-840-UNV-DIM	SURFACE	64	8000	4000	80	0-10V	120-277V		

- A. DUE TO CONSTANT CHANGES IN CATALOGUE NUMBERS, ALL NUMBERS INDICATED MUST BE VERIFIED WITH THE MANUFACTURER PRIOR TO ORDERING. B. ALL LUMINAIRE FINISHES TO BE APPROVED BY ARCHITECT PRIOR TO ORDERING.
- C. TYPE OF CONSTRUCTION FOR ALL CEILINGS TO BE COORDINATED WITH ARCHITECTURAL DRAWINGS PRIOR TO ORDERING MOUNTING KITS. CONTRACTOR TO OBTAIN A SET OF IFC ARCHITECTURAL DRAWINGS AND COORDINATE MOUNTING WITH CEILING TYPES SHOWN. NO EXTRAS WILL BE ALLOWED FOR RE-ORDERING OF LUMINAIRES OR MOUNTING KITS TO MATCH CEILING TYPES SHOWN ON ARCHITECTURAL PLANS. MOUNTING HEIGHT OF ALL SUSPENDED LUMINAIRES TO BE ADJUSTABLE ON SITE, AND CONTRACTOR TO COORDINATE ON SITE UNDER DIRECTION OF CONSULTANT.
- D. CONTRACTOR TO ALLOW A MINIMUM 2 WEEKS FOR INITIAL REVIEW OF ENTIRE LIGHTING SHOP DRAWING PACKAGE. NO DELAY CLAIMS WILL BE ALLOWED FOR ANY SUBSEQUENT REVIEW TIME REQUIRED DUE TO INCORRECT SHOP DRAWINGS, IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE LUMINAIRES ARE DELIVERED IN A TIMELY MANNER TO THE SITE. NO EXTRAS WILL BE ALLOWED FOR SUBSTITUTIONS OR RUSH CHARGES REQUIRED TO MEET PROJECT SCHEDULE AND MUST BE ALLOWED FOR IN TENDER PRICE.
- E. ALL CONTROLS INTEGRATED WITH LUMINAIRES TO BE COMMISSIONED ON SITE AFTER INSTALL. CONTRACTOR TO ENSURE THAT ALLOWANCE IS MADE FOR ADJUSTING AND COMMISSIONING OF ALL CONTROLS AS REQUIRED.
- F. COORDINATE MOUNTING HEIGHT OF ALL WALL MOUNTED LUMINAIRES WITH ARCHITECT PRIOR TO ROUGH-IN. COORDINATE SUSPENSION HEIGHT OF ALL SUSPENDED LUMINAIRES WITH ARCHITECT PRIOR TO INSTALLATION.
- G. ALL JUNCTION BOXES FOR SURFACE MOUNT LUMINAIRES SHALL NOT BE WIDER THAN THE LUMINAIRE MOUNTING PLATE. H. ALL LED LUMINAIRES ARE BE INCLUDED WITH CONSTANT CURRENT DRIVERS UNLESS SPECIFIED.
- I. DEVIATIONS FROM THE SPECIFIED LUMINAIRE INDICATED IN THE LIGHTING DESIGN TO BE REVISED AND RESUBMITTED TO THE AUTHORITY HAVING JURISDICTION BY THE ELECTRICAL ENGINEER OF RECORD. IF A REQUEST TO APPROVE AN ALTERNATE PACKAGE IS MADE AT DURING TENDER/BIDDING, THE COST OF REVISING AND RESUBMITTING THE FORMS AND DRAWINGS WILL BE AT THE EXPENSE OF THE LIGHTING SALES AGENCY. ALLOW FOR THE FOLLOWING TO BE PAID UP-FRONT TO THE ELECTRICAL CONSULTANT, FOR THE RE-DESIGN WORK. SHOULD THIS PROCEDURE NOT BE FOLLOWED, ALTERNATE PRODUCTS WILL BE REJECTED. CONTRACTORS WILL NOT
- BE ALLOWED ADDITIONAL COMPENSATION FOR REJECTED PRODUCT ALTERNATES. ALL APPROVALS PRODUCTS WILL BE CONFIRMED BY ADDENDUM.

\$5,000 PER ALTERNATE PACKAGE SUBMISSION TO REVIEW AND ENSURE ENERGY AND CONTROL TARGETS ARE NOT DEVIATED FROM. \$8,000 TO COMPLETE THE COMPLIANCE FORMS AND REVISED THE PLANS WITH THE ACCEPTED ALTERNATE LUMINAIRES/CONTROL PACKAGE.



		MECH	ANICAL EQUIPMEN	T SCHED	ULE								EM	EQUIP	ST	ARTER	DISC.	CONTROL	CAC	CF KEY TROL NOTES
					LOAD								ANDBY ERGENCY	PPLIED STALLED	<u> </u>	PPLIED STALLED RED	PPLIED STALLED	PPLIED	RED TO ON TO OFF	A SWITCH ATUS
UNIT No.	UNIT DESCRIPTION	UNIT LOCATION	VØ	MCA I	FLA KW HP	A	kVA	BREAKER	FEEDER	CONDUIT (OLD	CONDUIT	PANEL	ST,	OS S		NS N	SNI N		A B	임임
HWT-1	HOT WATER TANK	CONCESSION	208 3		10.5	29.15	10.5	40	3c 8	21mm	27mm	С	NN							

- A. CONTRACTOR TO OBTAIN AND REVIEW MECHANICAL DRAWINGS AND SCHEDULES DURING TENDER TO ENSURE ALL SCOPE REQUIRED FOR ELECTRICAL CONNECTION TO MECHANICAL UNITS HAS BEEN ALLOWED FOR. NO EXTRAS WILL BE ALLOWED FOR STARTERS, DISCONNECTS, OR ANY OTHER EQUIPMENT IF IT IS SHOWN ON THE MECHANICAL TENDER DRAWINGS TO BE SUPPLIED BY ELECTRICAL. B. CONTRACTOR TO REVIEW MECH SHOP DRAWINGS AND CONFIRM ALL EQUIPMENT LOADS, OVERCURRENT PROTECTION, WIRE AND CONDUIT SIZES AND MOUNTING HEIGHTS PRIOR TO ROUGH-IN.
- C. CONTRACTOR TO INSPECT ALL MECH EQUIPMENT LABELS ON SITE PRIOR TO INSTALLATION AND INFORM THE CONSULTANT OF ANY DISCREPANCIES. FOLLOW THE MECH LABELS FOR FINAL SIZE OF THE BREAKERS AS PER C.E.C. D. ALL MOTORS LOCATED OUTSIDE TO BE C/W WEATHER PROOF DISCONNECT SWITCHES & RAIN TIGHT CONNECTIONS.
- E. DIV. 26 TO PROVIDE SEPARATE LOCAL DISCONNECT SWITCH FOR MECH EQUIPMENT IF NOT SUPPLIED WITH THE PACKAGED UNIT. F. ALL MOTOR RATED RELAYS ARE TO BE WITH A HOA POSITION SWITCH, MOTOR PROTECTION SWITCH AND 24 VAC CONTROL CIRCUIT.
- G. ELECTRICAL CONTRACTOR IS TO COORDINATE LOCATION OF ALL ELECTRICAL CONNECTIONS AND JUNCTION BOXES BEING PROVIDED WITH MECHANICAL DRAWINGS AND MECHANICAL CONTRACTOR ON SITE. H. LOCATIONS OF MECHANICAL EQUIPMENT HAVE BEEN SHOWN AS REFERENCE ONLY ON ELECTRICAL DRAWINGS. CONTRACTOR IS TO REVIEW MECHANICAL DRAWINGS TO VERIFY QUANTITIES AND LOCATIONS OF ALL EQUIPMENT REQUIRING AN ELECTRICAL CONNECTION. MAKE ALLOWANCES AS NECESSARY.

MECH MOTOR SCHEDULE ABBREVIATIONS:

(A) SUPPLIED BY: E = ELECTRICAL M = MECHANICAL (B) STARTER TYPE: MAN = MANUAL STARTER MAG = MAGNETIC STARTER W/ HOA SWITCH W/ AUX. CONTACTS MRR = MOTOR RATED RELAY C/W 24VAC COIL, HOA SWITCH AND MOTOR

PROTECTION SWITCH INT = INTEGRAL TO UNIT VFD = VARIABLE FREQUENCY DRIVE COMPLETE WITH BYPASS AND HOA

MAGNETIC STARTER (ALSO NOTED AS VSD). HOA = MAGNETIC STARTER COMPLETE WITH HAND/ON-OFF/AUTO SWITCH PCS = PACKAGED CONTROL SYSTEM SW OR WS = WALL SWITCH CP = CONTROL PANEL

(C) CONTROL TYPE: BMS = BUILDING MANAGEMENT SYSTEM D = DDC SYSTEM ES = END SWITCH ET = LINE VOLTAGE THERMOSTAT TSTAT = THERMOSTAT FA = FIRE ALARM FS = FLOW SWITCH GS = GAS SENSOR H = HUMIDITY SENSOR I = INTERLOCK

LS = LEVEL SWITCH

T = LOW VOLTAGE T'STAT OR SENSOR TS = TAMPER SWITCH FAP = FIRE ALARM PANEL CC = CHEMICAL CONTROLLER LGP = LIFE GUARD PANEL C = CONTINUOUS OPERATION SW OR WS = WALL SWITCH RSTAT = REVERSE ACTING THERMOSTAT VS = VARIABLE SPEED CONTROL SWITCH PS = PRESSURE SWITCH TC = TIME CLOCK



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Submission / Revision Issue Issue Date

City of Coquitlam

Spani Pool Concession Tenant Improvement Project Address: 655 Hillcrest St, Coquitlam, BC V3J 3Z6

SCHEDULES & DETAILS

Project No: Date: Scale: 0224.0103 10/04/24 AS NOTED JK AS

ELECTRICAL SPECIFICATION

- .1 GENERAL REQUIREMENTS, INSTRUCTIONS TO BIDDERS, THIS SPECIFICATION AND ANY ADDENDA HERETO FORM PART OF THE CONTRACT DOCUMENTS AND SHALL BE READ IN CONJUNCTION WITH THEM. WORK TO INCLUDE THE FURNISHING OF ALL LABOR AND MATERIALS, UNLESS SPECIFIED OTHERWISE, TO COMPLETE AND PUT INTO OPERATING CONDITION ALL
- ELECTRICAL SYSTEMS AS INDICATED ON THE DRAWINGS AND SPECIFIED HEREIN. .2 IT IS THE INTENT OF THE WORK TO PROVIDE COMPLETE, NEATLY FINISHED, AND OPERATIONAL SYSTEMS AND ANY LABOR, MATERIAL, PERMITS, LICENSES, APPROVALS AND INSPECTIONS REQUIRED FOR COMPLETION OF THE WORK, WHETHER
- SPECIFICALLY MENTIONED IN THE DRAWINGS OR SPECIFICATIONS OR NOT, ARE TO BE INCLUDED IN THE TENDERED PRICE. .3 RESPONSIBILITY AS TO WHICH TRADE PROVIDES REQUIRED ARTICLES OR MATERIALS RESTS SOLELY WITH THE GENERAL CONTRACT TRADE. EXTRAS WILL NOT BE CONSIDERED BASED ON GROUNDS OF DIFFERENCE OF INTERPRETATION OF SPECIFICATIONS AS TO WHICH TRADE INVOLVED SHALL PROVIDE CERTAIN SPECIALTIES OR MATERIALS.
- .4 THE DRAWINGS AND SPECIFICATIONS FOR THE COMPLETE WORKS, INCLUDING ALL OF THOSE RELATED TO OTHER TRADES ARE TO BE EXAMINED BEFORE SUBMITTING TENDERS. ALL ELECTRICAL AND COMMUNICATIONS REQUIREMENTS INDICATED ARE TO BE INCLUDED IN THE SCOPE OF THE WORK.
- .5 CLEAN UP AND REMOVE ALL UNUSED WIRING AND CONDUITS.
- .6 REMOVE AND REINSTALL EXISTING DEVICES TO FACILITATE CONSTRUCTION AS REQUIRED.

.8 FIRE PROOF ALL FIRE RATED PENETRATIONS AFTER INSTALLATION AS PER SECTION 39.

- .7 CONFIRM OUTLET LOCATIONS AND MOUNTING HEIGHT WITH PROJECT COORDINATOR ON SITE PRIOR TO INSTALLATION.
- .9 COORDINATE WITH AND GET APPROVAL FROM CITY OF COQUITLAM FOR ALL DRILLING, CORING AND CUTTING OF BUILDING STRUCTURE. COORDINATE LOCATIONS ON SITE PRIOR TO CARRYING OUT THE WORK. ALLOW FOR ALL COSTS FOR X-RAYING/SCANNING. CONTRACTOR MUST OBTAIN WRITTEN APPROVAL FROM THE LANDLORD STRUCTURAL ENGINEER PRIOR
- .10 PROVIDE ALL NECESSARY TEMPORARY POWER AND LIGHTING.
- .11 WHERE TENANT SPACES ARE OCCUPIED BY THE CLIENT, ALL NOISY WORK SUCH AS (BUT NOT RESTRICTED TO) WIRING AND CABLING PULLING, INSTALLATION OF CONDUIT SHALL BE DONE AFTER HOURS. WIRING CONNECTIONS TO SYSTEMS FURNITURE TO BE DONE ON WEEKEND. INCLUDING CABLING TERMINATIONS
- DRAWINGS AND SPECIFICATIONS
- .1 DRAWINGS AND SPECIFICATIONS ARE COMPLEMENTARY TO EACH OTHER AND WHAT IS CALLED FOR BY ONE IS TO BE BINDING AS IF CALLED FOR BY BOTH.
- .2 SHOULD ANY DISCREPANCY APPEAR BETWEEN DRAWINGS AND SPECIFICATIONS THAT LEAVES THE ELECTRICAL TRADE IN DOUBT AS TO TRUE INTENT AND MEANING, OBTAIN RULING FROM THE ENGINEER BEFORE SUBMITTING TENDER, OR ALLOW FOR THE MOST EXPENSIVE ALTERNATIVE.
- EXAMINATION OF OTHER DRAWINGS .1 THE ELECTRICAL CONTRACTOR IS TO EXAMINE CAREFULLY STRUCTURAL ARCHITECTURAL AND MECHANICAL DRAWINGS, AND THE WORK OF OTHER TRADES AND SATISFY HIMSELF THAT THE WORK UNDER THIS CONTRACT CAN BE SATISFACTORILY CARRIED OUT WITHOUT CHANGES TO THE BUILDING AS SHOWN ON THE PLANS. SHOULD ANY DIFFICULTY ARISE SHOWING CONFLICT WITH. OR REQUIRING ADDITIONAL WORK BEYOND THE WORK OF THESE DRAWINGS, BRING THIS MATTER TO THE ATTENTION OF THE ENGINEER BEFORE SUBMITTING TENDER.
- UNIFORMITY OF EQUIPMENT
- .1 UNLESS OTHERWISE SPECIFIED, UNIFORMITY OF MANUFACTURE IS TO BE MAINTAINED FOR ANY PARTICULAR ITEM THROUGHOUT.
- STANDARDS OF MATERIAL AND WORKMANSHIP
- .1 ALL MATERIALS ARE TO BE NEW AND OF THE QUALITY SPECIFIED, AND SHALL BE APPROVED BY CSA OR EQUIVALENT AGENCY RECOGNIZED IN BRITISH COLUMBIA.
- .2 ALL WORK SHALL BE EXECUTED IN A NEAT AND WORKMANLIKE MANNER BY QUALIFIED TRADESMEN. THE ELECTRICAL CONTRACTOR SHALL KEEP A COMPETENT FOREMAN AND NECESSARY ASSISTANTS ON THE SITE DURING THE PROGRESS OF
- .3 ALL MATERIAL AND INSTALLATION SHALL MATCH BUILDING STANDARD UNLESS IT IS NOTED OTHERWISE ON THE DRAWINGS.
- 6. RECORD PLANS & MAINTENANCE MANUALS .1 THE ENGINEER WILL FURNISH TO THE ELECTRICAL TRADE ONE SET OF DRAWINGS TO BE USED FOR RECORD PURPOSES. THE ELECTRICAL TRADE IS TO ACCURATELY RECORD ON THESE PRINTS ALL REVISIONS TO THE ORIGINAL PLANS THAT ARE MADE
- ON SITE DURING CONSTRUCTION. .2 THE ELECTRICAL TRADE IS TO PRODUCE AT HIS OWN EXPENSE A SET OF RED LINE MARK-UP DRAWINGS, INCLUDING ALL
- CHANGES TO THE ORIGINAL TENDER DRAWINGS COVERED BY ADDENDA, CHANGE ORDERS, FIELD CHANGES, AND JOB CONDITIONS, AND TURN THESE OVER TO THE ENGINEER IN HARD COPY FORM. .3 THIS CONTRACTOR SHALL PROVIDE 3 THREE-RING BINDERS FOR MAINTENANCE MANUALS. MANUALS SHALL CONTAIN ALL
- WARRANTIES, SHOP DRAWINGS, INSPECTION LETTERS, PANEL SCHEDULES, ETC. SHOP DRAWINGS
- .1 THE ELECTRICAL CONTRACTOR IS TO SUBMIT TO THE ENGINEER, FOR REVIEW, SHOP DRAWINGS OF MAJOR ELECTRICAL EQUIPMENT. SUCH EQUIPMENT SHALL INCLUDE, BUT NOT BE LIMITED TO SWITCHGEAR, PANELBOARDS, SERIES-RATED
- BREAKER COMBINATIONS. FIXTURES AND FITTINGS NOT PROVIDED BY THE OWNER. .2 ALL DRAWINGS ARE TO BE SUBMITTED IN TRIPLICATE AND TWO COPIES WILL BE RETURNED TO THE ELECTRICAL TRADE.
- SUBMIT ADDITIONAL COPIES FOR APPROVAL AS MAY BE REQUIRED. .3 THE ENGINEER'S REVIEW OF SHOP DRAWINGS IS TO BE FOR GENERAL DESIGN ONLY AND WILL NOT RELIEVE THE ELECTRICAL
- TRADE OR SUPPLIERS FROM RESPONSIBILITY FOR ERRORS, PROPER FITTING, CONSTRUCTION OF WORK, AND FURNISHING OF MATERIALS. REVIEW WILL NOT BE CONSTRUED AS APPROVING DEPARTURES FROM CONTRACT DOCUMENT REQUIREMENTS IF SUCH DEPARTURES ARE NOT SPECIFICALLY NOTED. THE ELECTRICAL TRADE IS RESPONSIBLE FOR VERIFYING ALL 4 DEVIATIONS FROM THE SPECIFIED LUMINAIRE AND CONTROL PACKAGE WILL REQUIRE ASHRAE 90.1-2019 COMPLIANCE FORMS
- TO BE REVISED AND RESUBMITTED TO THE AUTHORITY HAVING JURISDICTION BY THE ELECTRICAL ENGINEER OF RECORD FOR THE PROJECT. THE COST OF REVISING AND RESUBMITTING THESE FORMS WILL BE AT THE EXPENSE OF THE CONTRACTOR. ALLOW FOR THE FOLLOWING TO BE PAYABLE TO THE ELECTRICAL CONSULTANT, FOR THE WORK TO BE COMPLETED: - \$5,000 PER ALTERNATE PACKAGE SUBMISSION TO REVIEW AND ENSURE ENERGY AND CONTROL TARGETS ARE NOT DEVIATED
- \$8,000 TO COMPLETE THE COMPLIANCE FORMS WITH THE ACCEPTED ALTERNATE LUMINAIRES/CONTROL PACKAGE.
- GUARANTEE WARRANTY
- .1 THE ELECTRICAL TRADE SHALL FURNISH A WRITTEN GUARANTEE WARRANTY, SIGNED BY AUTHORIZED PERSONNEL, STATING: .1 THAT ALL WORK EXECUTED UNDER THIS CONTRACT WILL BE FREE FROM DEFECTS OF MATERIAL AND WORKMANSHIP FOR A PERIOD OF 1 YEAR FROM DATE OF FINAL ACCEPTANCE.
- .2 THE ABOVE PARTIES FURTHER AGREE TO, AT THEIR OWN EXPENSE, REPAIR AND REPLACE ALL SUCH DEFECTIVE WORK, AND OTHER WORK DAMAGED THEREBY. WHICH FAILS OR BECOMES DEFECTIVE DURING THE TERM OF THE GUARANTEE WARRANTY PROVIDED THAT SUCH FAILURE IS NOT DUE TO IMPROPER USAGE.
- .3 THE PERIOD OF THE GUARANTEE SPECIFIED WILL IN NO WAY SUPPLANT ANY OTHER GUARANTEE OF A LONGER PERIOD BUT BE BINDING ON WORK NOT OTHERWISE COVERED.

- SETTING OUT OF THE WORK .1 THE ELECTRICAL TRADE IS RESPONSIBLE FOR CORRECTING ALL WORK COMPLETED CONTRARY TO THE INTENT OF DRAWINGS AND SPECIFICATIONS AND SHALL BEAR ALL COSTS INVOLVED IN MAKING THE CORRECTIONS. WHERE INTENT OF DRAWINGS
- AND SPECIFICATIONS IS NOT CLEAR, OBTAIN CLARIFICATION FROM THE ENGINEER BEFORE PROCEEDING WITH WORK. .2 THE ELECTRICAL TRADE IS TO GIVE WORK HIS PERSONAL SUPERVISION, LAY OUT HIS OWN WORK, DO ALL NECESSARY LEVELING AND MEASURING OR EMPLOY A COMPETENT ENGINEER TO DO SO. FIGURES, FULL SIZE AND DETAIL DRAWINGS TO TAKE PRECEDENCE OVER SCALE MEASUREMENTS.
- .3 THE ELECTRICAL TRADE SHALL BE RESPONSIBLE FOR ANY DAMAGE CAUSED TO THE OWNER OR ANY OTHER TRADE BY IMPROPER LOCATION OR CARRYING OUT OF HIS WORK.
- .4 THE ELECTRICAL TRADE, IN THE SETTING OUT OF HIS WORK, IS TO MAKE REFERENCE TO ARCHITECTURAL, STRUCTURAL, AND MECHANICAL DRAWINGS. HE SHALL CONSULT WITH ALL RELEVANT TRADES IN SETTING OUT LOCATIONS FOR CONDUIT RUNS. LIGHTING FIXTURES, PANEL ASSEMBLIES, AND ALL OTHER ELECTRICAL EQUIPMENT, SO THAT CONFLICTS ARE AVOIDED AND SYMMETRICAL SPACING IS MAINTAINED.
- .5 THE ELECTRICAL TRADE SHALL CONFIRM OUTLET LOCATIONS AND MOUNTING HEIGHTS WITH THE PROJECT COORDINATOR ON SITE PRIOR TO INSTALLATION.
- .6 WHERE RECEPTACLES ARE MOUNTED ABOVE COUNTERS, BENCHES, SPLASHBACKS, OR OTHER FIXTURES, THEIR LOCATIONS AND MOUNTING HEIGHTS ARE TO BE COORDINATED WITH THE BUILT-IN UNITS. REFER TO ARCHITECTURAL DETAILS. WHERE RECEPTACLES OCCUR IN OUTSIDE WALLS WHERE HEATING UNITS ALSO OCCUR, RECEPTACLE HEIGHT TO BE ADJUSTED TO COORDINATE WITH THE HEATING UNITS.
- .7 SWITCH MOUNTING HEIGHTS ARE TO BE COORDINATED WITH ARCHITECTURAL DETAILS AND SHALL BE ADJUSTED, IF
- REQUIRED. TO COORDINATE WITH PANELING. DADOS. MASONRY COURSE LINES. OR OTHER RELEVANT BUILDING FEATURES. .8 WHERE OUTLET BOXES OCCUR IN EXTERIOR WALLS, THE ELECTRICAL TRADE IS TO ENSURE THAT THERE IS INSULATION
- BEHIND THE OUTLET BOXES TO PREVENT CONDENSATION THROUGH THE BOXES. .9 ALLOW FOR WORK AFTER HOURS AS REQUIRED AND COORDINATE WITH OWNER/TENANTS IF APPLICABLE.
- .10 CONTRACTOR TO COORDINATE ANY INTERRUPTIONS TO ADJOINING TENANTS IN ORDER TO AVOID ANY INCONVENIENCES TO
- SAID TENANT IF NECESSARY. CONTRACTOR TO DO ANY REQUIRED CONNECTIONS ON OFF HOURS. 10. EXAMINATION OF THE SITE .1 PRIOR TO SUBMITTING TENDER, THE ELECTRICAL TRADE SHALL CAREFULLY EXAMINE THE SITE AND ASCERTAIN ALL
- CONDITIONS WHICH MAY AFFECT HIS TRADE. NO ADDITIONAL MONEY WILL BE ALLOWED FOR WORK RESULTING FROM CONDITIONS THAT SHOULD HAVE BEEN NOTICED AND ACCOUNTED FOR DURING A THOROUGH EXAMINATION OF THE SITE.CUTTING AND PATCHING
- .2 THE GENERAL TRADE WILL BE RESPONSIBLE FOR ALL CUTTING AND PATCHING REQUIRED FOR ELECTRICAL INSTALLATION. STRUCTURAL MEMBERS MUST NOT BE CUT WITHOUT CONSENT OF THE ENGINEER.
- .3 WHERE WORK DONE BY THE ELECTRICAL TRADE DAMAGES THE WORK OF OTHER TRADES, THE ELECTRICAL TRADE SHALL REPAIR AND MAKE GOOD SUCH DAMAGE TO THE SATISFACTION OF EACH TRADE CONCERNED AND THE ENGINEER.
- .4 ALL PENETRATIONS SHALL BE SEALED WITH APPROVED FIRE STOP MATERIAL.

CLEANUP

.1 THE ELECTRICAL TRADE AND HIS SUB-TRADES ARE TO KEEP THE SITE FREE DURING CONSTRUCTION OF DEBRIS, BOXES, PACKING, AND OTHER MATERIALS ASSOCIATED WITH THE WORK OF THIS TRADE. ALL WASTE MATERIAL IS TO BE DISPOSED OF 26. PANELS IN A SAFE AND ENVIRONMENTALLY RESPONSIBLE MANNER.

- .2 UPON COMPLETION OF WORK, THE ELECTRICAL INSTALLATION SHALL BE LEFT IN A CLEAN AND FINISHED CONDITION TO THE SATISFACTION OF THE ENGINEER
- ACCESS DOORS
- 1 THE FLECTRICAL TRADE IS TO SUPPLY AND INSTALL ACCESS DOORS AS REQUIRED FOR PROPER SERVICING OF ALL ELECTRICAL WORK. ACCESS DOORS SHALL BE COMPLETE WITH NECESSARY FRAMES AND HINGED DOORS HELD CLOSED WITH CAPTIVE STUDS. ACCESS PANEL TO BE OF NOT LESS THAN 14 GAUGE STEEL, PRIME COAT FINISHED AND PAINTED ON THE JOB
- TO MATCH THE WALL OR CEILING FINISH.
- .2 THE NUMBER OF ACCESS DOORS SHALL BE KEPT TO A MINIMUM. .3 THE ELECTRICAL TRADE SHALL PROVIDE ACCESS PANELS IN THE DRYWALL CEILINGS FOR ALL ELECTRICAL JUNCTION BOXES AND EQUIPMENT IN ACCORDANCE WITH APPLICABLE CODES.
- CODES, PERMITS AND INSPECTION
- .1 THE ENTIRE INSTALLATION, INCLUSIVE OF MATERIAL AND LABOR, IS TO COMPLY WITH ALL THE REQUIREMENTS OF ALL BUILDING CODES AND AUTHORITIES HAVING JURISDICTION, THE CANADIAN ELECTRICAL CODE, AND REGULATIONS OF THE
- 2 THE ELECTRICAL TRADE IS TO OBTAIN ALL PERMITS REQUIRED FOR EACH STAGE OF WORK, AND AFTER COMPLETION OF THE ENTIRE INSTALLATION FURNISH TO THE ENGINEER A CERTIFICATE OF FINAL INSPECTION AND APPROVAL FROM THE ELECTRICAL INSPECTION DEPARTMENT OF THE LOCAL AUTHORITY.
- MECHANICAL EQUIPMENT
 - .1 UNLESS SPECIFIED OTHERWISE, THE ELECTRICAL CONTRACTOR IS TO SUPPLY AND INSTALL ALL REQUIRED CONDUIT, WIRING, ELECTRICAL FITTINGS AND CONNECTIONS FOR ALL MOTORS AND OTHER ELECTRICAL EQUIPMENT, EVEN THOUGH SUCH MOTORS AND OTHER ELECTRICAL EQUIPMENT MAY BE SUPPLIED BY OTHERS. WHERE REQUIRED BY THE DRAWINGS OR APPLICABLE REGULATIONS, DISCONNECT SWITCHES, STARTERS, OVERLOAD RELAYS AND OTHER NECESSARY PROTECTIVE DEVICES ARE TO BE SUPPLIED AND INSTALLED BY THE ELECTRICAL CONTRACTOR. MOTORS AND CONTROLS SHALL BE FURNISHED BY THE SUPPLIER OF THE DRIVEN EQUIPMENT. THE ELECTRICAL CONTRACTOR SHALL INCLUDE ALL WORK AND CONNECTIONS REQUIRED TO MAKE THE SYSTEM COMPLETE AND OPERATIONAL.
 - .2 THE ELECTRICAL EQUIPMENT MAY INCLUDE BUT NOT BE LIMITED TO SUCH ITEMS AS GRILLE MOTORS AND INTERLOCKS, STOREFRONT AND INTERIOR SIGNAGE, STARTING DEVICES, MOTOR CONTROLLERS, FLOAT SWITCHES, ALARM DEVICES OR SYSTEMS, PUSH BUTTONS, EXHAUST FANS, DATA SYSTEMS, INTERCOMS AND STEREO SYSTEMS.
- .3 THE ELECTRICAL CONTRACTOR IS TO CONFIRM MOTOR (OR OTHER EQUIPMENT) LOCATION AND SIZES WITH THE TRADE SUPPLYING THE MOTOR (OR OTHER EQUIPMENT) BEFORE COMMENCING ANY ASSOCIATED ELECTRICAL WORK.
- .1 ALL PORTIONS OF ELECTRICAL WORK ARE TO BE TESTED FOR SATISFACTORY OPERATION.
- .2 BEFORE ENERGIZING ANY PORTION OF THE ELECTRICAL SYSTEM, THE ELECTRICAL TRADE SHALL PERFORM MEGGER TESTS ON ALL FEEDERS AND BRANCH CIRCUITS. ANY PROBLEMS DISCOVERED BY SUCH TESTING ARE TO BE CORRECTED BY THE ELECTRICAL TRADE AND THE CIRCUITS IN QUESTION RETESTED. THE RESULTS OF ALL FINAL TESTING SHALL BE PROVIDED TO THE ENGINEER IN REPORT FORM
- .3 UPON PROJECT COMPLETION, AND IMMEDIATELY PRIOR TO FINAL INSPECTION AND TAKEOVER, THE ELECTRICAL TRADE SHALL CHECK THE LOAD BALANCE ON ALL FEEDERS AND AT DISTRIBUTION CENTRES. LOAD CENTRES, AND PANELS, THESE CHECKS. ARE TO BE CARRIED OUT BY TURNING ON ALL LOADS AND CHECKING LOAD CURRENT BALANCE. IF LOAD UNBALANCE EXCEEDS 15 %, THE CIRCUITS ARE TO BE RECONFIGURED AS NECESSARY TO BALANCE THE LOADS.
- 16. PAINTING AND FINISHES
- .1 ALL ELECTRICAL FITTINGS, SUPPORTS, HANGER RODS, PULLBOXES, CHANNEL FRAMES, CONDUIT RACKS, OUTLET BOXES, BRACKETS, AND CLAMPS ARE TO HAVE A GALVANIZED FINISH OR A PAINT FINISH OVER CORROSION-RESISTANT PRIMER.
- .2 ALL PANELS ARE TO BE FACTORY-FINISHED WITH SPRAY-ON AIR DRY ENAMEL. ALL ENAMEL TO BE APPLIED OVER CORROSION-RESISTANT PRIMER. MATTE OR FLAT TYPE FINISH PAINT WILL NOT BE ACCEPTED. ALL PANELS OR SIMILAR FACTORY-FINISHED UNITS THAT ARE SCRATCHED OR MARKED DURING INSTALLATION ARE TO BE TOUCHED UP WITH MATCHING SPRAY-ON AIR DRY LACQUER AND, IF REQUIRED TO PROVIDE A SATISFACTORY JOB, TO BE COMPLETELY REFINISHED.
- .3 ALL 120/208 V PANELBOARDS, PULLBOXES, AND OTHER ELECTRICAL CABINETS AND BOXES ARE TO BE FINISHED IN GRAY ENAMEL.
- 17. EMT CONDUIT .1 WHERE REQUIRED BY THE CANADIAN ELECTRICAL CODE, ALL WIRE AND CABLE IS TO BE INSTALLED IN EMT CONDUIT.
- .2 UNLESS OTHERWISE NOTED, EMT CONDUIT ARE TO BE CONCEALED IN ALL FINISHED AREAS. IN SERVICE AREAS, CONDUIT AND EMT SHALL BE RUN ON SURFACE UNLESS INDICATED OTHERWISE.
- .3 SURFACE MOUNTED EMT CONDUIT ARE TO BE INSTALLED PARALLEL TO STRUCTURAL LINES, AND, WHERE BENDS OCCUR IN PARALLEL RUNS. THEY SHALL BE CONCENTRIC.
- .4 RACEWAYS ARE TO BE INSTALLED FREE FROM DENTS AND BRUISES AND SHALL HAVE THEIR ENDS CAPPED, PLUGGED, OR
- SEALED AS NECESSARY TO PREVENT ENTRANCE OF DIRT OR MOISTURE. .5 IN ALL AREAS SUBJECT TO MOISTURE, WATERTIGHT FITTINGS MUST BE USED.
- .6 ALL RACEWAY, EXCEPT WHERE OTHERWISE INDICATED, SHALL BE SIZED IN ACCORDANCE WITH THE CANADIAN ELECTRICAL
- .7 TECK90 OR SEAL TIGHT FLEXIBLE CONDUIT IS BE UTILIZED FOR CONNECTIONS TO MOTORS AND MOTOR CONTROLLERS. ALL LINDERGROUND CONDUIT SYSTEMS ARE TO BE OF APPROVED RPVC SCHEDULE 40 CONDUIT COMPLETE WITH INSTALLED BONDING CONDUCTOR, AND INSTALLED AT OR BELOW THE DEPTH REQUIRED BY CODE. PROVIDE 150mm CLEAN SAND BEDDING ABOVE AND 75mm BELOW CONDUITS AND CONTINUOUS MARKING TAPE 300mm BELOW GRADE. PROVIDE SUITABLE BACKFILL
- EXPANSION JOINTS WHERE CONDUITS ARE INSTALLED IN CONCRETE SLABS OR CROSS STRUCTURAL EXPANSION JOINTS, AN APPROVED
- EXPANSION FITTING SHALL BE INSTALLED WIRE AND CABLE
- .1 ALL BUILDING WIRING IS TO BE RW90, 600V, COPPER, EXCEPT WHERE NOTED OTHERWISE.
- .2 A MINIMUM CONDUCTOR SIZE OF STRANDED #12 AWG COPPER IS TO BE USED, EXCEPT WHERE NOTED OTHERWISE.
- .3 ALL CONDUCTORS ARE TO BE COLOR CODED THROUGHOUT THE INSTALLATION AS FOLLOWS. EQUIPMENT GROUNDING CONDUCTOR - GREEN
- NEUTRAL CONDUCTOR WHITE 120/208V PHASE WIRES - RED, BLACK, AND BLUE
- 347/600V PHASE WIRES RED, BLACK, AND BLUE

ACCORDANCE WITH THE CANADIAN ELECTRICAL CODE.

- ALL WIRING AND CABLING IN EXPOSED OR OPEN CEILING AREAS IS TO BE INSTALLED IN EMT CONDUIT.
- WIRING DEVICES & BOXES

AND COMPACTION

- .1 ALIGN ALL DEVICES AND PLATES PLUMB AND LEVEL WITH BUILDING STRUCTURAL LINES.
- .2 ALL OUTLET BOXES ARE TO BE FLUSH MOUNTED EXCEPT WHERE SPECIFIED OTHERWISE
- .3 ALL JUNCTION BOXES ARE TO HAVE VISIBLE P-TOUCH LABELS INDICATING THE CIRCUIT NUMBERS UTILIZED; PEN OR FELT IS
- .4 SUPPLY AND INSTALL BLANK COVER PLATES FOR ALL UNUSED JUNCTION BOXES, INCLUDING EXISTING.
- 21. LOCATION OF OUTLETS .1 THE ENGINEER RESERVES THE RIGHT TO CHANGE THE LOCATION OF OUTLETS TO WITHIN 3m OF POINTS INDICATED ON PLANS WITHOUT EXTRA CHARGE, PROVIDED THE ELECTRICAL CONTRACTOR IS ADVISED BEFORE INSTALLATION IS MADE.
- .2 ELECTRICAL TRADE TO REFER TO ARCHITECTURAL ROOM ELEVATIONS FOR POSITIONS, AND MOUNTING HEIGHTS OF ALL OUTLETS, SWITCHES, INTERCOMMUNICATION, TELEPHONES, SPEAKERS, CLOCKS, ETC. POSITIONS SHOWN ON ARCHITECTURAL PLANS TO TAKE PRECEDENCE OVER POSITIONS OR MOUNTING HEIGHTS SHOWN ON ELECTRICAL PLANS. PULL BOXES
- .1 THE ELECTRICAL TRADE SHALL SUPPLY AND INSTALL PULLBOXES AS REQUIRED TO SUIT JOB CONDITIONS. PULLBOXES SHALL CONFORM TO CANADIAN ELECTRICAL CODE REQUIREMENTS. PULLBOXES TO BE BE FINISHED IN ENAMEL OVER CORROSION-RESISTANT PRIMER WITH SCREW-ON OR HINGED COVER. IN REMOVABLE CEILING AREAS, PULLBOXES ARE TO BE INSTALLED ABOVE THE CEILING.
- 23. SWITCHES AND RECEPTACLES ALL SWITCHES AND RECEPTACLES SHALL BE COMMERCIAL GRADE. MATCH EXISTING STANDARD WHERE STANDARD IS PRESENT. WHERE NO STANDARD IS PRESENT, PROVIDE WHITE DECORA SWITCHES AND RECEPTACLES AND WHITE DECORA
 - FACEPLATES. .2 PROVIDE P-TOUCH LABELS FOR ALL RECEPTACLE LABELS.
 - .3 FOR ALL RECEPTACLES OTHER THAN STANDARD 15A DUPLEX RECEPTACLES, PROVIDE LAMACOID NAMETAGS GIVING AMP RATING. PHASE AND VOLTAGE.
- .4 GROUND FAULT CIRCUIT INTERRUPTING (GFI) DUPLEX RECEPTACLES SHALL BE COMMERCIAL GRADE. SUPPORTS
- WHERE INSERTS ARE REQUIRED IN CONCRETE, EXPANSION INSERTS, LEAD INSERTS OR PLASTIC INSERTS ARE TO BE USED IN DRILLED HOLES. SHOT DRIVEN PINS MAY BE USED IN STRUCTURAL CONCRETE ONLY WITH THE PERMISSION OF THE

ALL CONDUIT, RACEWAYS, AND OTHER ELECTRICAL EQUIPMENT SHALL BE SECURELY AND ADEQUATELY SUPPORTED, IN

- 25. GROUNDING AND BONDING A COMPLETE GROUNDING AND BONDING SYSTEM SHALL BE SUPPLIED AND INSTALLED IN ACCORDANCE WITH THE CANADIAN ELECTRICAL CODE AND THE ELECTRICAL INSPECTION DEPARTMENT.
- 2 ALL METAL PARTS NOT CARRYING CURRENT INCLUDING BUT NOT LIMITED TO SECONDARY FEEDER CIRCUITS. FOUIPMENT AND PANELBOARD ENCLOSURES, METAL RACEWAYS, PULL AND JUNCTION BOXES, SHALL BE PROPERLY GROUNDED. METAL RACEWAYS SHALL UTILIZE DOUBLE LOCKNUTS AND OTHER FITTINGS WHERE NECESSARY TO PROVIDE GROUND CONTINUITY.
- A SEPARATE GROUND CONDUCTOR SHALL BE INSTALLED IN ALL RACEWAY FEEDER RUNS, FLEXIBLE CONDUIT, AND IN CONDUIT INSTALLED IN SLAB OR UNDERGROUND.
- THIS CONTRACTOR IS RESPONSIBLE FOR THE GROUNDING OF ALL THE EQUIPMENT RACKS IN THE SERVER ROOM, THE CABLE TRAY, ELECTRICAL EQUIPMENT AND ANY CONDUIT. ALL GROUNDING OF SERVER RACKS MUST BE IN ACCORDANCE TO MANUFACTURERS GUIDELINES AND RECOMMENDATIONS.

- .1 UPDATED TYPEWRITTEN PANEL DIRECTORIES SHALL BE PROVIDED FOR ALL PANELS.
- .2 UTILIZE EXISTING PANELBOARDS AS INDICATED ON THE DRAWING. REUSE EXISTING BREAKERS WHERE POSSIBLE. PROVIDE NEW BREAKERS AS REQUIRED
- .3 BALANCE PANEL LOAD FOR EACH PHASE A, B, & C. ALLOW FOR RELOCATING CIRCUITS WITHIN PANEL BOARD TO BALANCE THE LOAD.
- LIGHTING LUMINAIRES AND LIGHTING CONTROLS
- .1 PROVIDE A NEW LIGHTING SYSTEM, COMPLETE AND FULLY OPERATIONAL AND IN CONFORMANCE WITH CODE AND ULC LISTING REQUIREMENTS. UNLESS NOTED OTHERWISE, ALL FIXTURES AND LAMPS ARE TO BE SUPPLIED AND INSTALLED BY THE CONTRACTOR AS SPECIFIED IN THE DRAWINGS.
- .2 ELECTRICAL TRADE TO INSTALL ALL LIGHTING LUMINAIRES COMPLETE WITH LAMPS, MOUNTING BRACKETS, BALLASTS AND ALL NECESSARY ACCESSORIES IN ACCORDANCE WITH THE LUMINAIRE TYPES SHOWN ON THE DRAWINGS, OR OTHERWISE SPECIFIED.
- .3 ALL LUMINAIRES SHALL BE ALIGNED, AS APPROPRIATE, WITH ONE ANOTHER AND WITH STRUCTURAL LINES.
- .4 ALL LUMINAIRES SHALL BE CLEANED AND LAMPED UPON COMPLETION OF WORK AND PRIOR TO FINAL ACCEPTANCE. UTILIZE MANUFACTURER'S APPROVED OR RECOMMENDED CLEANING SOLUTIONS.
- .5 WHERE NO SWITCH IS INDICATED ON THE DRAWINGS FOR LIGHTING IN PUBLIC AREAS OF THE BUILDING, THE LUMINAIRES SHALL BE SWITCHED FROM THE PANEL. BREAKERS USED FOR SUCH SWITCHING SHALL BE SWITCH RATED. .6 SWITCHES SHALL HAVE A CURRENT RATING NOT LESS THAN THAT OF THE CIRCUIT TO WHICH THEY ARE CONNECTED. ELECTRICAL TRADE TO SUPPLY AND INSTALL ALL LIGHTING CONTROLS WITH LINE VOLTAGE SWITCHES, DIMMER SWITCHES

(RATED 1500W), LOW VOLTAGE SWITCHES, LIGHTING RELAYS, BARRIER AND ALL CONTROL WIRING AND COMPONENTS TO

SUIT THE LAYOUT. ALL MATERIALS AND INSTALLATION SHALL BE IN ACCORDANCE WITH THE RECOMMENDATION OF THE

- MANUFACTURER AND COMPLY WITH CODES. .8 LOW VOLTAGE MASTER SWITCHES AND BUILDING LIGHTING CONTROL SHALL HAVE THE CAPABILITY TO TURN ON AND OFF ALL LIGHTING (120 AND 347 VOLT) WITH THE EXCEPTION OF LUMINAIRES ON EMERGENCY LIGHTING CIRCUITS OR
- .9 COORDINATE LIGHTING CONTROL PROGRAMMING WITH THE BUILDING SUPERVISOR.
- 28. EXIT LIGHTING AND EMERGENCY LIGHTING EMERGENCY BATTERY PACKS SHALL BE LOADED SUCH THAT THE LOAD MAY BE OPERATED BY THE BATTERY PACK FOR AT
- AFTER INSTALLATION OF EACH BATTERY PACK AND ALL OF ITS ASSOCIATED REMOTE HEADS, THE VOLTAGE AT EACH REMOTE HEAD AND AT THE BATTERY PACK IS TO BE MEASURED. WHERE THE VOLTAGE DROP FROM THE BATTERY TO A REMOTE HEAD EXCEEDS 5% OF THE NOMINAL BATTERY VOLTAGE, THE CIRCUITING OF LIGHTS AND THE SIZE OF WIRE IS TO BE RECONFIGURED TO REDUCE THE VOLTAGE DROP TO LESS THAN 5%.
- .3 ALL EXIT AND EMERGENCY LIGHTING IS TO OPERATE AUTOMATICALLY AND IMMEDIATELY UPON FAILURE OF
- PROVIDE NEW EXIT LIGHTS MATCHING BUILDING STANDARD, EMERGENCY BATTERY UNITS, EMERGENCY REMOTE HEADS AND CONNECT LUMINAIRES TO EMERGENCY LIGHTING CIRCUIT AS SHOWN ON THE DRAWINGS.
- THE ELECTRICAL TRADE SHALL FURNISH ALL LABOR, SERVICES, AND MATERIALS NECESSARY TO PROVIDE AND INSTALL A COMPLETE, FUNCTIONAL LIFE SAFETY FIRE SYSTEM, THE SYSTEM SHALL COMPLY IN EVERY RESPECT WITH ALL PERTINENT CODES, RULES, AND REGULATIONS, AND WITH THE LAWS OF THE LOCAL AUTHORITIES HAVING JURISDICTION. THE SYSTEM SHALL COMPLY IN ALL RESPECTS WITH THE REQUIREMENTS OF THESE DRAWINGS, THIS SPECIFICATION, THE MANUFACTURER'S RECOMMENDATIONS, AND UNDERWRITER'S LABORATORIES CANADA (ULC) LISTINGS.
- .2 THE SYSTEM SHALL INCLUDE, BUT NOT BE LIMITED TO:
- .1 FIRE ALARM CONTROL PANEL
- .2 AUTOMATIC AND MANUALLY ACTIVATED ALARM INITIATING AND MONITORING DEVICES.
- .3 AUDIBLE NOTIFICATION APPLIANCES AND PERIPHERALS
- .4 STANDBY POWER SUPPLY .5 SYSTEM PROGRAMMING AND COMMISSIONING
- .6 CONDUIT, WIRE, AND ALL OTHER ACCESSORIES REQUIRED TO PROVIDE A COMPLETE AND OPERATIONAL LIFE SAFETY
- .3 DETAILED SHOP DRAWINGS OF THE SYSTEM ARE TO BE PROVIDED TO THE ENGINEER FOR APPROVAL BEFORE INSTALLATION BEGINS.
- .4 THE SYSTEM SHALL BE SUPERVISED AND ADDRESSABLE.
- .5 THE SYSTEM SHALL BE BY GE SECURITY (EDWARDS) OR AN APPROVED ALTERNATE. .6 UPON COMPLETION OF FIRE ALARM SYSTEM INSTALLATION, THE MANUFACTURER AND ELECTRICAL CONTRACTOR ARE TO PERFORM COMPLETE SYSTEM VERIFICATION TESTING. THE CONTRACTOR SHALL CORRECT, AT HIS OWN COST, ALL
- DEFICIENCIES AND PROVIDE FINAL VERIFICATION REPORT TO THE ENGINEER THE FIRE ALARM SYSTEM SHALL BE INSTALLED SO AS TO FACILITATE FUTURE EXPANSION OF THE SYSTEM. THE SYSTEM
- MUST BE CAPABLE OF SERVING AT LEAST 6 SEPARATE TENANT SPACES. WHERE FIRE ALARM SYSTEM IS EXISTING WITHIN THE BUILDING. THIS CONTRACTOR SHALL PROVIDE AND INSTALL ALL NEW DEVICES AS SHOWN ON THE DRAWINGS. NEW DEVICES SHALL BE THE SAME MANUFACTURER AND BE COMPATIBLE AS THE
- .9 NEW DEVICES SHALL BE CONNECTED TO EXISTING ZONES AND NEW ZONES SHALL BE PROVIDED AS REQUIRED. PROVIDE AND INSTALL NEW NECESSARY CARDS AND AMPLIFIERS AND EQUIPMENT AS REQUIRED TO ACHIEVE A FULLY OPERATIONAL FIRE ALARM SYSTEM. VERIFY ALL DEVICES AND ZONES AS PER NOTE 6
- .10 THE FIRE ALARM SYSTEM SHALL REMAIN SUPERVISED AND MONITORED
- .11 PROVIDE NEW FIRE ALARM GRAPHIC FOR NEW ANNUNCIATOR WHERE SYSTEM IS NEW. UPDATE EXISTING FIRE ALARM GRAPHIC FOR EXISTING ANNUNCIATOR WHERE REQUIRED. ALLOW FOR ALL COSTS ASSOCIATED WITH HIRING THE GRAPHIC MANUFACTURER TO PROVIDE THE NEW GRAPHIC.
- SEISMIC PROTECTION
- .1 THE ELECTRICAL TRADE SHALL PROVIDE SEISMIC RESTRAINT AND ANCHORAGE FOR ALL EQUIPMENT AND SERVICES IN
- ACCORDANCE WITH THE CURRENT EDITION OF THE B.C. BUILDING CODE, AND ALL APPLICABLE BUILDING BYLAWS. .2 IF REQUESTED PROVIDE CERTIFIED PROFESSIONALLY SEALED SHOP AND PLACEMENT DRAWINGS WHERE APPLICABLE FOR ALL ELECTRICAL EQUIPMENT AND EQUIPMENT ASSEMBLIES SHOWING THE METHODS OF ATTACHMENT TO THE PARTICULAR STRUCTURE FOR EACH PIECE OF EQUIPMENT AND ASSEMBLY AND PROVIDE ANCHORAGE/ATTACHMENT DETAILS APPROVED
- AND SEALED BY A B.C. REGISTERED PROFESSIONAL ENGINEER. .3 INCLUDE IN THE TENDERED PRICE ALL SERVICES OF A PROFESSIONAL ENGINEER INCLUDING BUT NOT LIMITED TO PROVIDING LETTERS OF ASSURANCE FOR THE PROJECT IN RESPECT OF THE SEISMIC RESTRAINT OF ALL ELECTRICAL MATERIALS AND EQUIPMENT, CONDUCTING THE NECESSARY SITE REVIEWS AND PROVIDING A LETTER AT THE CONCLUSION OF THE PROJECT. CONFIRMING THAT ALL SEISMIC RESTRAINTS FOR THE FLECTRICAL WORKS HAVE BEEN INSTALLED IN ACCORDANCE WITH THE ENGINEER'S INSTRUCTIONS. PAY ALL ASSOCIATED FEES AS REQUIRED. APPROVED SEISMIC ENGINEERS ARE LEON BELL OF
- BELL ENGINEERING. CLINT LOW OF BBP. AND AMIR MOHSENI OF PARADIGM ENGINEERING INC. SEISMIC ENGINEER SHALL PROVIDE PROOF OF INSURANCE AND CREDENTIALS IF REQUESTED.
- COMMUNICATIONS (VOICE, DATA & TV) & SECURITY ROUGH-IN .1 NO CONDUIT RUN SHALL EXCEED TWO 90 DEGREE BENDS AND ONE 45 DEGREE SWEEPING BEND. 2 ALL COMMUNICATION BACKBOARDS ARE TO BE 21mm THICK, G1S, AND PAINTED WITH FIRE RETARDANT PAINT TO MATCH
- .3 THE INSTALLATION OF COMMUNICATIONS EQUIPMENT, AND CONDUIT TO BE USED FOR COMMUNICATION WIRES, SHALL COMPLY IN ALL RESPECTS WITH THE REQUIREMENTS OF TELUS AND SHAW AND TO EIA/TIA TELECOMMUNICATION STANDARDS. .4 PROVIDE DOUBLE GANG BOX C/W SINGLE GANG MUD RING, OUTLET BOXES AND EMPTY CONDUITS C/W PULL STRING FOR
- COMMUNICATIONS OUTLETS AS SHOWN ON THE DRAWINGS. .5 INSTALL 3/4" EMT CONDUITS FROM EACH WALL OR FLOOR MOUNTED COMMUNICATION OUTLET (UNLESS NOTED OTHERWISE) TO THE ACCESSIBLE CEILING SPACE ABOVE C/W BUSHING AT BOTH ENDS.
- 32. IDENTIFICATION .1 IDENTIFY ALL MAJOR PIECES OF EQUIPMENT, INCLUDING BUT NOT LIMITED TO PANELBOARDS, ELECTRICAL CABINETS, AND
- BREAKERS IN PANELBOARDS WITH ENGRAVED LAMACOID LABELS, BLACK LETTERING ON WHITE BACKGROUND.
- .2 PROVIDE TYPEWRITTEN DIRECTORIES IN ALL PANELS. .3 PROVIDE LAMACOID NAMEPLATE ON EACH PANEL COVER TO IDENTIFY PANEL NAME, NUMBER OF PHASES, VOLTAGE, CURRENT
- RATING AND SOURCE OF FEEDER
- .4 IDENTIFY BRANCH CIRCUIT WIRES TO MEET CODE REQUIREMENTS. .5 FIRE ALARM BREAKER TO BE PAINTED RED AND CLEARLY IDENTIFIED.

CATEGORY 6 CABLING AND COMPONENTS.

- 33. ALTERNATES .1 ALL REQUESTS FOR ALTERNATES SHALL BE SUBMITTED TO THE ENGINEER NOT LESS THEN 5 DAYS PRIOR TO THE CLOSE OF
- .2 THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ENSURING THAT ALTERNATE PRODUCTS MEET ALL SPACE,
- WEIGHT, CONNECTION, POWER, WIRING, AND PERFORMANCE REQUIREMENTS. COMMUNICATION CABLING .1 CAT 6 UTP CABLE SHALL BE FOUR PAIR, UNSHIELDED, TWISTED, 22 AWG TO 24 AWG, 100 OHM FT4, SOLID COPPER BY PANDUIT OR APPROVED EQUAL. TRANSMISSION REQUIREMENTS SHALL MEET OR EXCEED ALL REQUIREMENTS OF TIA/EIA-568-B.2 FOR
- 35. SECURITY .1 SECURITY DEVICES & CONTROL PANEL SHALL BE FROM SAME MANUFACTURER. GE SECURITY OR APPROVED EQUAL
- .2 SECURITY PANEL MUST HAVE MINIMUM NUMBER OF INPUTS FOR DEVICES AS SHOWN ON DRAWING WITH 20% SPARE CAPACITY, PANEL MUST BE CAPABLE OF INTERFACE WITH VISUAL ALARM DEVICES, AUDIBLE ALARM DEVICES, KEYPAD DEVICE, DOOR CONTACTORS, ALARM PUSHBUTTON, & MOTION DETECTORS. PANEL MUST BE EQUIPPED WITH A SILENCE ALARM FEATURE AND BE ABLE TO SEND ALARM NOTIFICATION TO OFFSITE SECURITY LOCATION. PANEL MUST BE CAPABLE OF MONITORING FOR FAULT OR TAMPERING. EXACT SECURITY PANEL OPERATION SEQUENCE TO BE ESTABLISHED WITH BUILDING
- 36. PUBLIC ADDRESS .1 TO BE INTERFACED WITH TELEPHONE SYSTEM AND C/W NECESSARY MODULES/EQUIPMENT FOR THIS PURPOSE

.3 MOTION DETECTORS TO BE PASSIVE INFRARED, WIDE BEAM ANGLE TYPE OR APPROVED EQUALS.

- 2 PROVIDE HEAD END UNIT CAPABLE OF SUPPORTING A MINIMUM OF FOUR SEPARATE PA ZONES, MUST INCLUDE ALL MODULES/EQUIPMENT NECESSARY FOR TALKBACK OPERATION. MUST BE C/W MODULES/EQUIPMENT NECESSARY TO SUPPORT
- .3 PROVIDE WALL MOUNTED SPEAKERS AS INDICATED ON DRAWING. SPEAKERS TO HAVE BUILT-IN MICROPHONE, BUILT-IN
- PUSHBUTTON, AND TALKBACK.
- .4 EQUIPMENT BY BOGAN OR APPROVED EQUAL.

FIRE STOP

- .1 AFTER INSTALLATION OF THE ELECTRICAL, ALL PENETRATIONS OF FIRE ZONES FOR CONDUITS, SLEEVES, CABLE TRAYS, POKETHRU'S ETC. SHALL BE SEALED USING MATERIAL AND METHODS THAT MEET THE REQUIREMENTS OF ULC STANDARDS CAN/ULC-S115 AND INSTALLED ACCORDING TO MANUFACTURER'S SPECIFICATIONS. THE FIRE STOP MATERIAL SHALL ALLOW FOR RE-ENTERABLE ACCESS. CSA T530 APPENDIX B SHALL BE USED AS A GUIDE. BEFORE INSTALLATION, CONTRACTOR SHALL IDENTIFY A FIRE STOPPING SYSTEM SUITABLE FOR THE INSTALLATION. CONTRACTOR SHALL OBTAIN SHOP DRAWINGS OF THE FIRE STOP SYSTEM FROM MANUFACTURER AND SHOULD ON SITE, UPON REQUEST, BE ABLE TO PRODUCE FIRE STOP SHOP DRAWINGS FOR CONSULTANT. ALLOW FOR 2% DESTRUCTIVE TESTING OF THE FIRE STOPPING INSTALLATION.
- .2 LABEL FIRE STOP PENETRATIONS WITH PRODUCT USED AND CUL SYSTEM NUMBER WITH STICKER.

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Project Address: 655 Hillcrest St, Coquitlam, BC V3J 3Z6

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