



CHANGE BULLETIN 03

F.G.A. No. 21003

ROOMS TO GO – OFFICE RENOVATION & EXPANSION

Seffner, Florida

March 15, 2022

The following Change Bulletin 03 is made and hereby becomes part of the Contract Documents for the subject project as prepared by FleischmanGarcia Architects, 195 4th Avenue North, Safety Harbor, Florida 34695.

CHANGES TO DRAWINGS

ARCHITECTURAL

Item 1: Refer to Sheet A7.11– Enlarged Floor Plans – Break Rooms
Delete microwave cabinet. Revise upper and lower cabinets to show 3 equal cabinets.

MECHANICAL, ELECTRICAL, FIRE PROTECTION & PLUMBING

See attached narratives.

End of Change Bulletin 03



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FL EB # 0027845

March 9, 2022

Kathleen Pope
FLEISCHMAN GARCIA
324 Hyde Park Avenue Suite 300
Tampa, FL 33606

RE: Rooms To Go Office Buildout and Renovation
11540 Hwy. 92 E
Seffner, FL 33584
Change Bulletin 3 Narrative

Dear Kathleen,

Below is a summation of items that will be addressed in the Change Bulletin 3 submission on a sheet-by-sheet basis. If a sheet is not listed below, it is because there were no changes to that sheet.

Electrical Drawings

Dwg No	Description	Remarks
E1.20	POWER ROOF PLAN	<ul style="list-style-type: none">Updated existing RTUs with panel/circuit designations.Added keynotes for units requiring wiring to be upsized or requiring circuit to be re-routed to new panel/circuit.
E6.00	ELECTRICAL SCHEDULES – SERVICE ONE	<ul style="list-style-type: none">Updated HVAC equipment schedule to show upsized wire on existing units.Updated panel schedule to show new breaker
E6.01	ELECTRICAL SCHEDULES – SERVICE ONE	<ul style="list-style-type: none">Updated panel schedules to show new breakers and/or spared breakers
E6.02	ELECTRICAL SCHEDULES – SERVICE ONE	<ul style="list-style-type: none">Updated panel schedules to show new breakers and/or spared breakers
E6.06	ELECTRICAL SCHEDULES – SERVICE ONE	<ul style="list-style-type: none">Updated panel schedules to show new breakers and/or spared breakers
E6.07	ELECTRICAL SCHEDULES – SERVICE ONE	<ul style="list-style-type: none">Updated panel schedules to show new breakers and/or spared breakers

Mechanical Drawings

Dwg No	Description	Remarks
M1.10A	HVAC PLAN – A	<ul style="list-style-type: none">Removed supply and return ductwork and diffusers from Electrical and IDF Rooms.
M1.10B	HVAC PLAN – B	<ul style="list-style-type: none">Removed supply and return ductwork and diffusers from Electrical and IDF Rooms.
M1.10C	HVAC PLAN – C	<ul style="list-style-type: none">Removed supply and return ductwork and diffusers from Electrical and IDF Rooms.
M1.10D	HVAC PLAN – D	<ul style="list-style-type: none">Removed supply and return ductwork and diffusers from Electrical and IDF Rooms.



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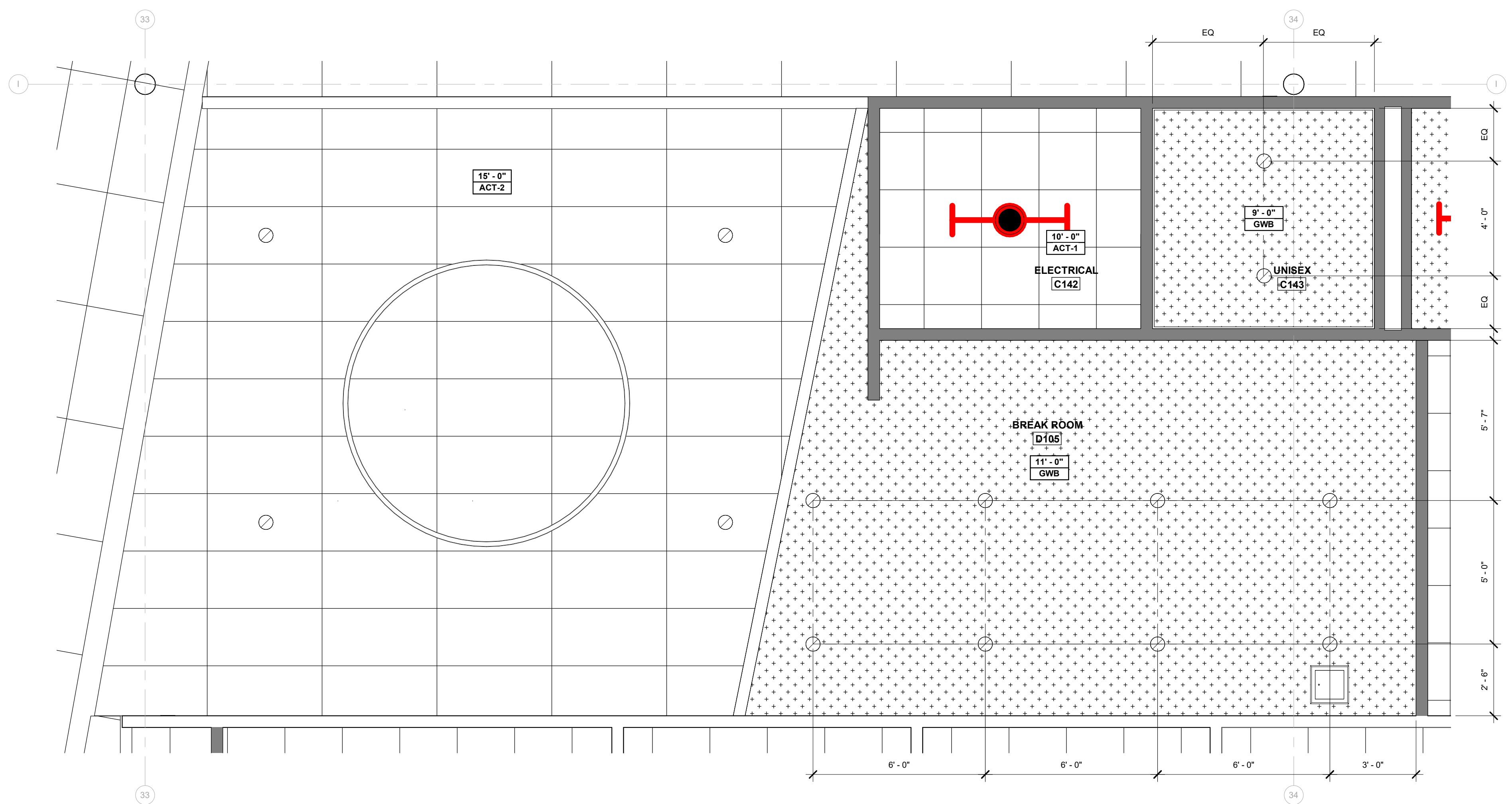
Dwg No	Description	Remarks
M1.10E	HVAC PLAN – E	<ul style="list-style-type: none">Removed supply and return ductwork and diffusers from Electrical and IDF Rooms.
M1.20	HVAC ROOF PLAN	<ul style="list-style-type: none">(N)RTU-40 and (N)RTU-41 switched places on roof (RFI #41).

Please feel free to call me if you have any questions.

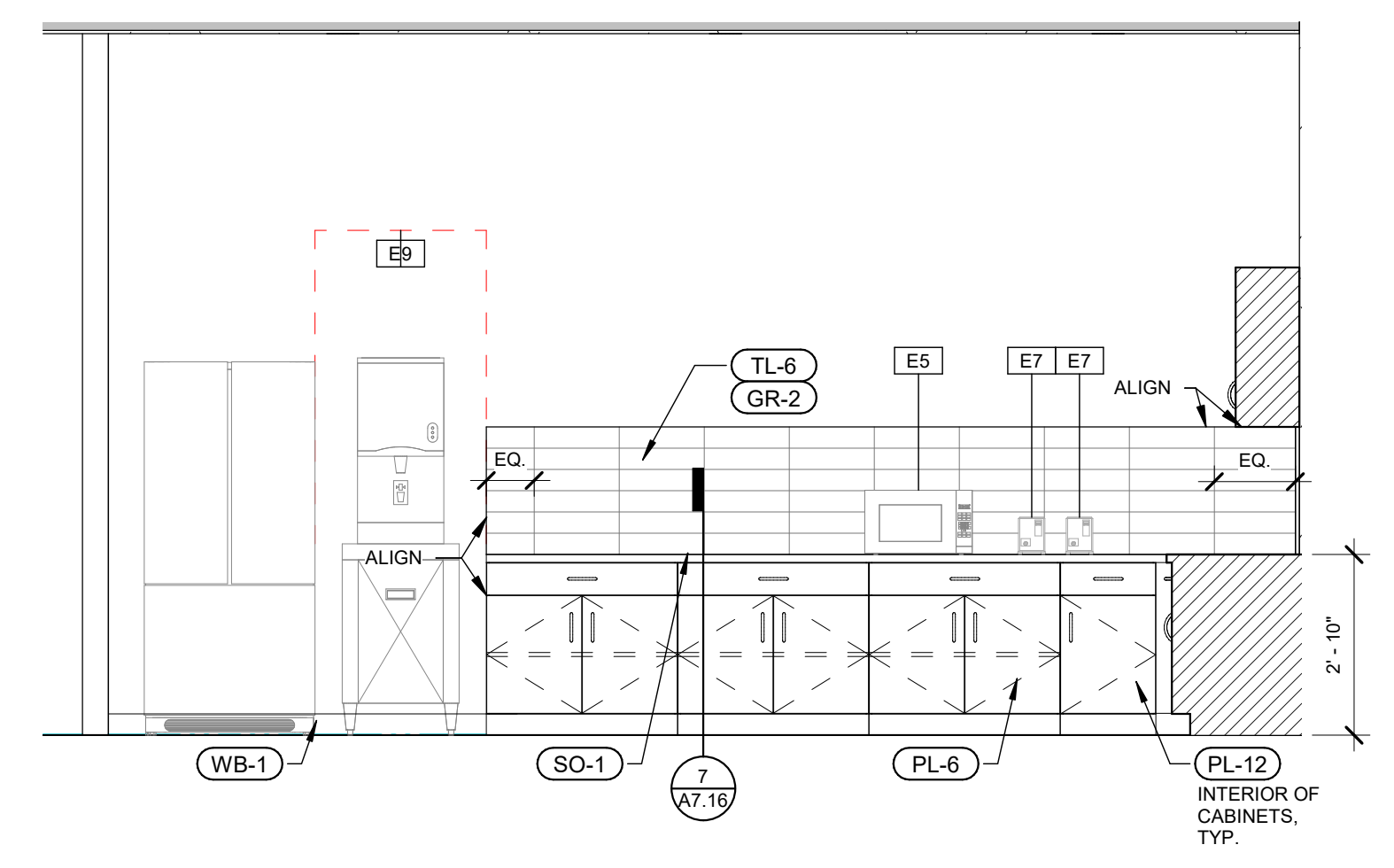
Sincerely,

Adam T. Powell, PE
Principal

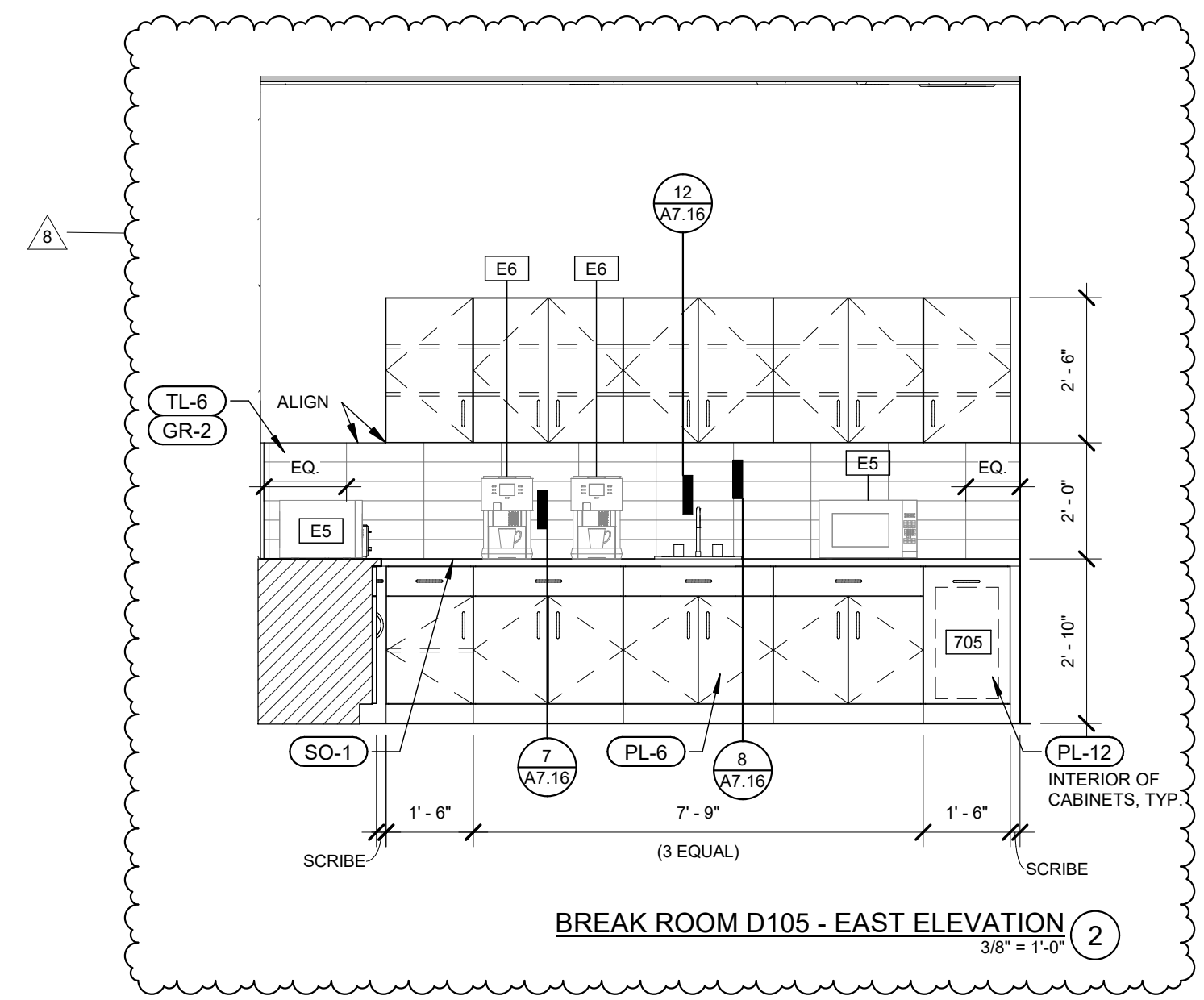
Michael Costello, PE
Director of Mechanical Division



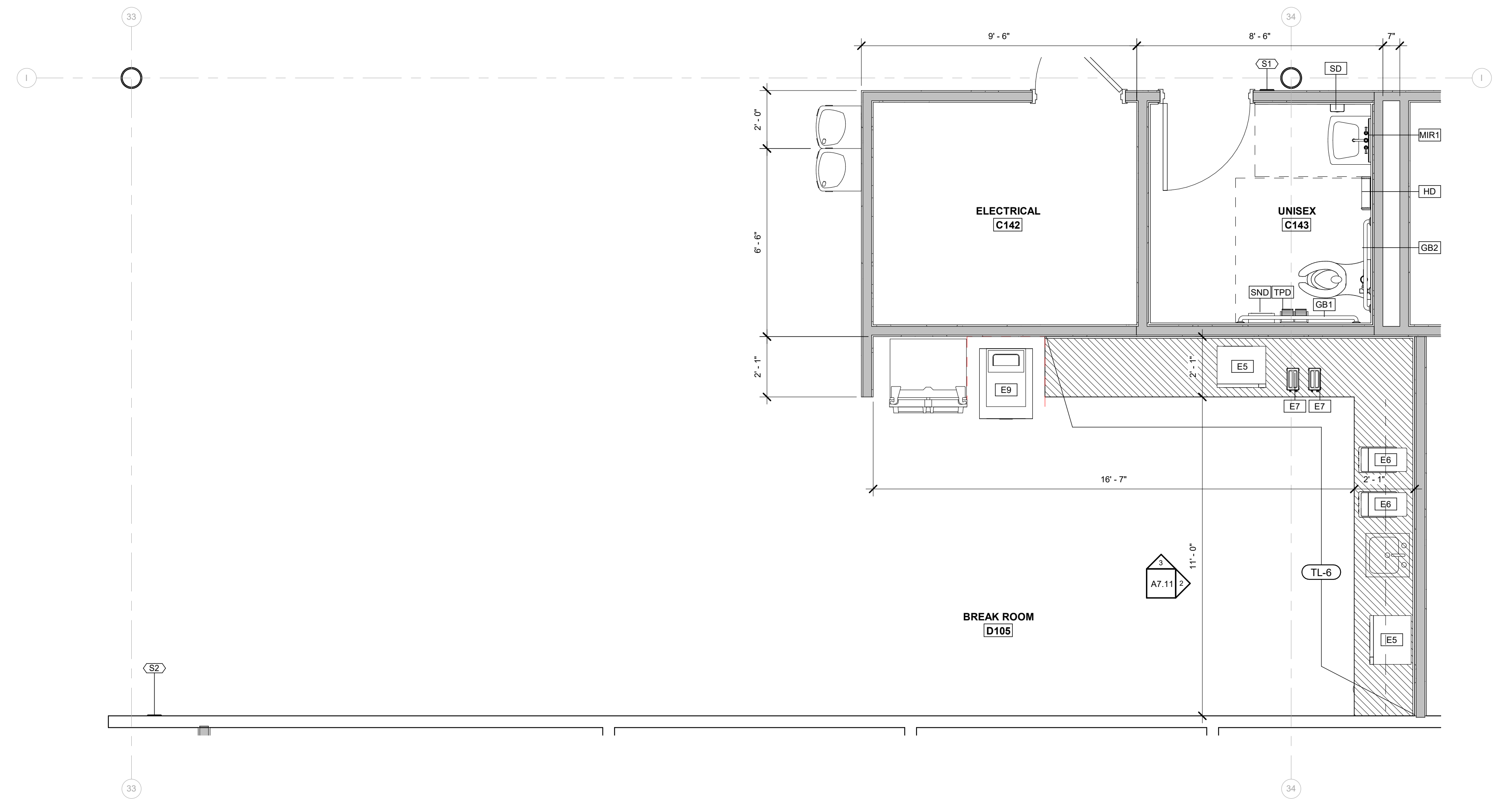
ENLARGED REFLECTED CEILING PLAN - BREAK ROOM - D105
3/8" = 1'-0" 4



BREAK ROOM D105 - NORTH ELEVATION
3/8" = 1'-0" 3



BREAK ROOM D105 - EAST ELEVATION
3/8" = 1'-0" 2



ENLARGED CONSTRUCTION PLAN - BREAK ROOM - D105
3/8" = 1'-0" 1

700_INTERIOR ELEVATIONS KEYNOTE SCHEDULE

TAG	DESCRIPTION
701	EXISTING MIRROR TO REMAIN
702	NOT USED
703	ACCENT WALL
704	BENCH SEATING BY OWNER
705	PULL-OUT TRASH DRAWER
706	DRAWER AND/OR DOOR LOCKS
707	EXISTING TOILET AND SHOWER TO REMAIN

- GENERAL NOTES:
- A. ALL DRAWER AND DOOR HARDWARE TO BE MCKEYTT DP281A. SEE ELEVATIONS FOR INSTALL. DIRECTION. TYP. U.N.O.
- FINISH TAG SYMBOLS:
- TL-1 PNT-1: EXTENT OF FINISH, TYP. UNO WALL FINISH
 - TL-1: WALL FINISH
 - TL-1: FLOOR FINISH
 - TL-1: SPECIAL FINISH
 - ACT-1: CEILING FINISH

ROOM FINISH LEGEND

FLEISCHMANGARCIA
ARCHITECTURE, P.A. (A PROFESSIONAL CORPORATION)
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TAMPA OFFICE: 3408 W. GULF BLVD., TAMPA, FLORIDA 33609
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REGISTRATION NUMBER: SA000023
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ROOMS TO GO
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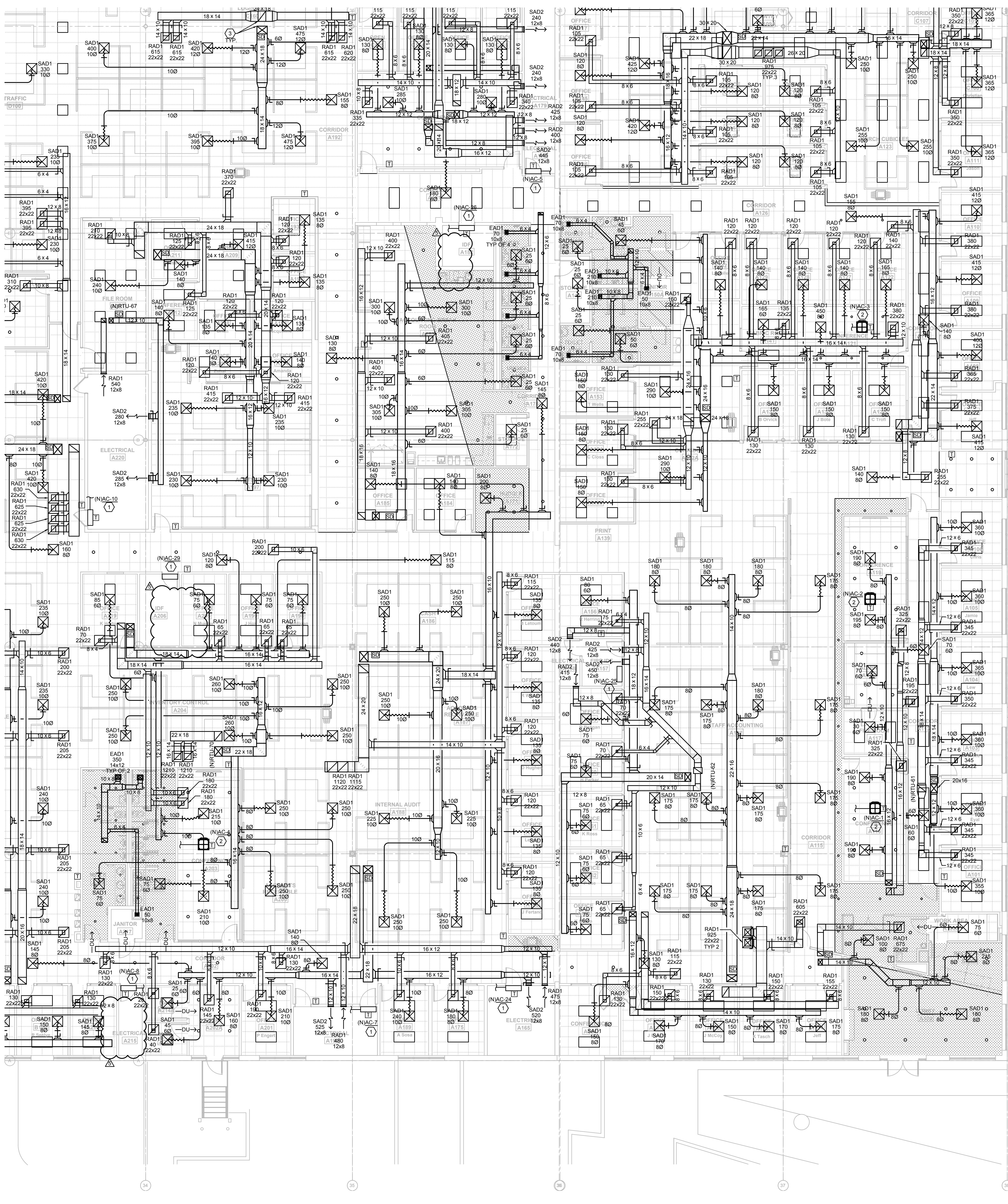
02-09-22
FGA PROJECT NUMBER
21003

ISSUE DATE
08-25-21

NO.	DATE	NOTES
3	3-9-22	CHANGE BULLETIN 03

SHEET NAME
ENLARGED FLOOR PLANS - BREAK ROOMS

SHEET NUMBER
A7.11



- KEYNOTE LEGEND**
- WALL MOUNTED DUCTLESS MINI-SPLIT TO BE MOUNT HIGH AS POSSIBLE. INSTALL PER MANUFACTURER INSTALLATION INSTRUCTIONS. ROUTE REFRIGERANT PIPING FROM AIR HANDLING UNIT TO CONDENSING UNIT MOUNTED ON ROOF. COORDINATE LINE LENGTHS REQUIRED WITH MANUFACTURER. SIZE AND PROVIDE ALL ACCESSORIES AS REQUIRED PER MANUFACTURER'S SPECIFICATIONS. REFER TO PLUMBING DRAWINGS FOR CONDENSATE ROUTING. COORDINATION FINAL LOCATION OF MINI-SPLIT WITH EXISTING CONDITIONS WITHIN THE ROOM (E.I. ELECTRICAL CONDUIT AND ELECTRICAL EQUIPMENT).
 - PROVIDE NEW DUCTLESS CEILING MOUNTED MINI-SPLIT SYSTEM. INSTALL PER MANUFACTURER INSTALLATION INSTRUCTIONS. ROUTE REFRIGERANT PIPING FROM AIR HANDLING UNIT TO CONDENSING UNIT MOUNTED ON ROOF. COORDINATE LINE LENGTHS REQUIRED WITH MANUFACTURER. SIZE AND PROVIDE ALL ACCESSORIES AS REQUIRED PER MANUFACTURER'S SPECIFICATIONS. REFER TO PLUMBING PLANS FOR CONDENSATE ROUTING.
 - SUPPLY AND RETURN DUCTWORK DOWN FROM RTU. REFER TO ROOF PLANS FOR RTU PLACEMENT.

EMERALD ENGINEERING INC.
 9942 CURRIE DAVIS DR. STE. H, TAMPA, FL 33619
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 EEL PROJECT # 210120

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MICHAEL A. COSTELLO, PE
 FL REG. NO. PE81436
 S/S Date

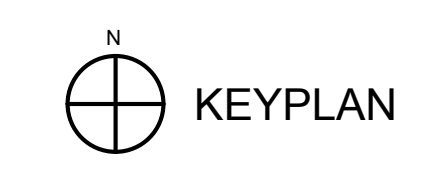
FGA PROJECT NUMBER
 21003

ISSUE DATE
 07-16-21

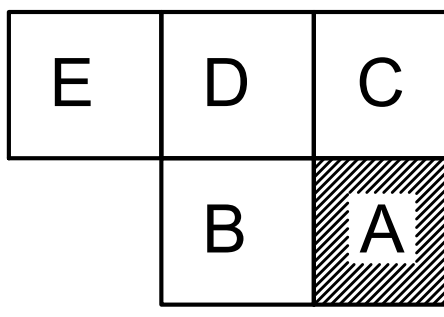
NO.	DATE	NOTES
1	07-16-21	CHANGE SHEET IN #1

SHEET NAME
 HVAC PLAN - A

SHEET NUMBER
 M1.10A

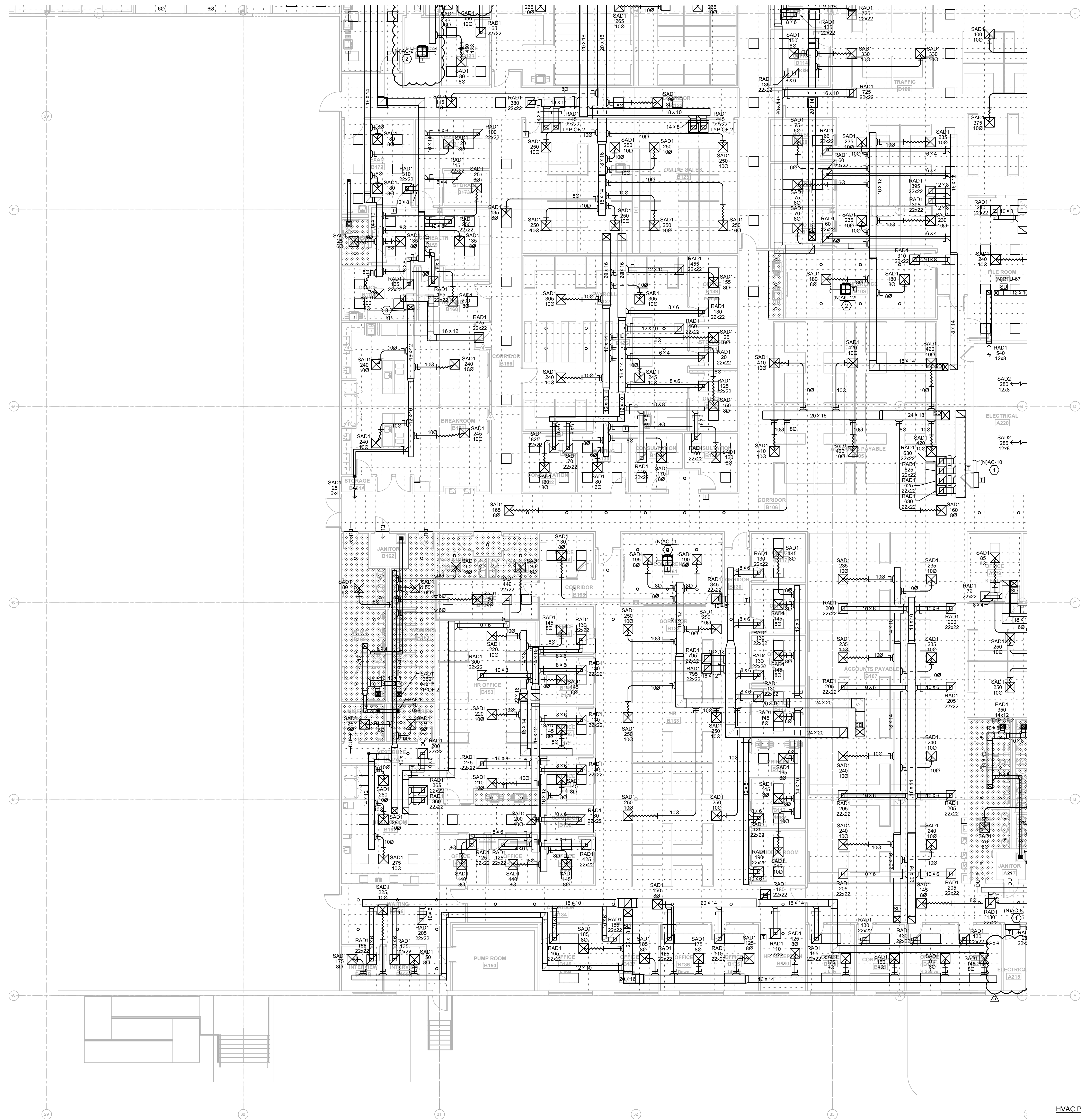


KEYPLAN



HVAC PLAN - A
 1/8" = 1'-0"

U:\PROJECTS\21003 ROOMS-TO-GO RENOVATION\DRAWINGS\MODIFIED MECHANICAL HVAC LEVEL 1000 | L:\user\mca | 07-16-21 - 5:10pm



- KEYNOTE LEGEND**
- WALL MOUNTED DUCTLESS MINI-SPLIT TO BE MOUNT HIGH AS POSSIBLE. INSTALL PER MANUFACTURER INSTALLATION INSTRUCTIONS. ROUTE REFRIGERANT PIPING FROM AIR HANDLING UNIT TO CONDENSING UNIT MOUNTED ON ROOF. COORDINATE LINE LENGTHS REQUIRED WITH MANUFACTURER. SIZE AND PROVIDE ALL ACCESSORIES AS REQUIRED PER MANUFACTURER'S SPECIFICATIONS. REFER TO PLUMBING DRAWINGS FOR CONDENSATE ROUTING. COORDINATION FINAL LOCATION OF MINI-SPLIT WITH EXISTING CONDITIONS WITHIN THE ROOM (E.I. ELECTRICAL, CONDUIT AND ELECTRICAL EQUIPMENT).
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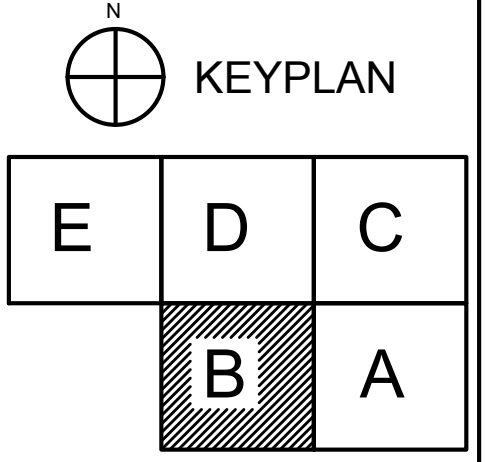
FGA PROJECT NUMBER
21003

ISSUE DATE
07-16-21

NO.	DATE	NOTES
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2	07-16-21	CHANGE GALLEY IN 20

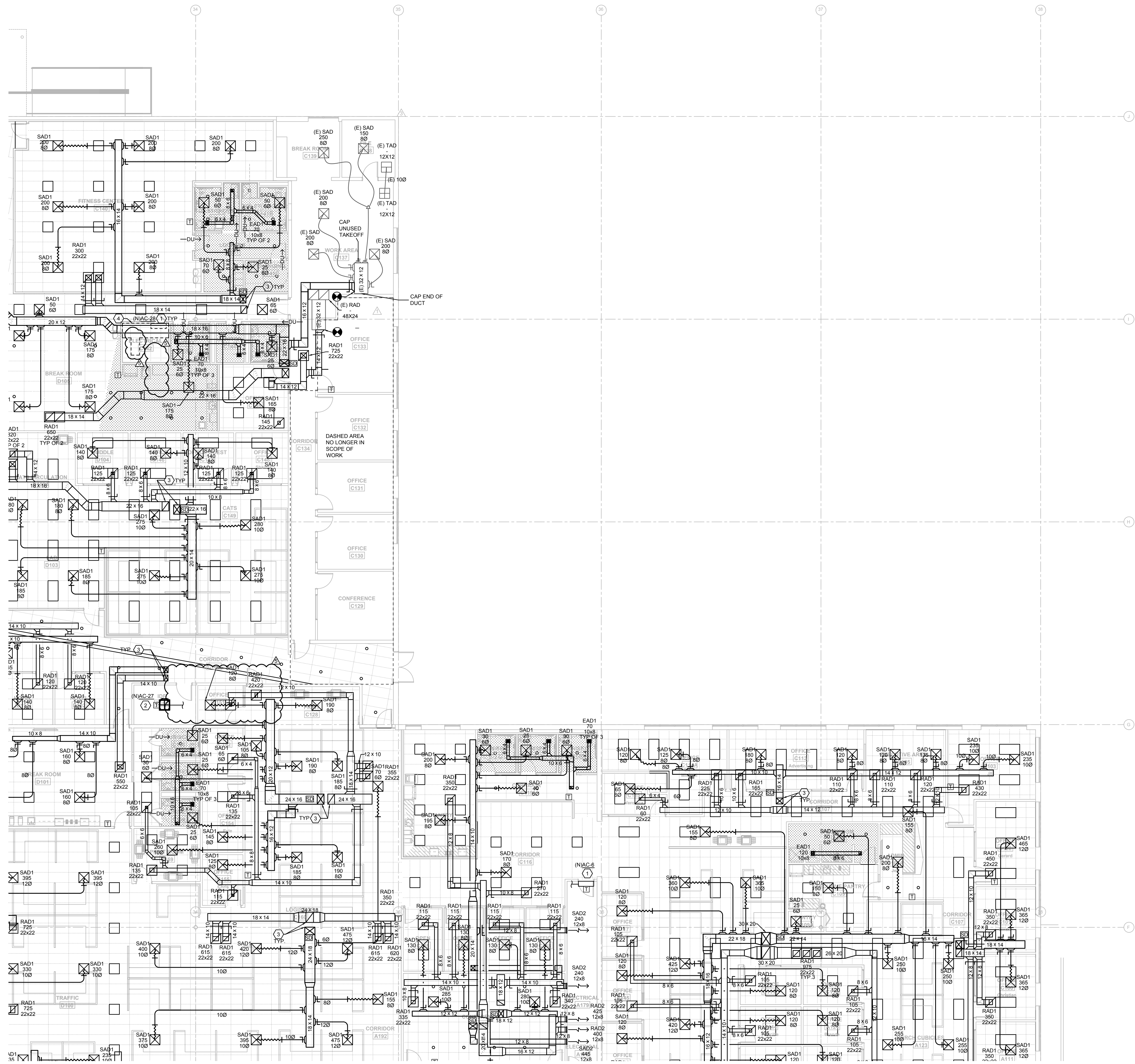
SHEET NAME
HVAC PLAN - B

SHEET NUMBER
M1.10B



HVAC PLAN - B
 1/8" = 1'-0"

A:\PROJECTS\21003 ROOMS-TO-GO RENOVATION\DRAWINGS\21003 MECHANICAL HVAC LEVEL 10B.rvt | Last Modified: 10/14/2022 | 2:13pm



- KEYNOTE LEGEND**
- WALL MOUNTED DUCTLESS MINI-SPLIT TO BE MOUNT HIGH AS POSSIBLE. INSTALL PER MANUFACTURER INSTALLATION INSTRUCTIONS. ROUTE REFRIGERANT PIPING FROM AIR HANDLING UNIT TO CONDENSING UNIT MOUNTED ON ROOF. COORDINATE LINE LENGTHS REQUIRED WITH MANUFACTURER. SIZE AND PROVIDE ALL ACCESSORIES AS REQUIRED PER MANUFACTURER'S SPECIFICATIONS. REFER TO PLUMBING DRAWINGS FOR CONDENSATE ROUTING. COORDINATION FINAL LOCATION OF MINI-SPLIT WITH EXISTING CONDITIONS WITHIN THE ROOM (E.I. ELECTRICAL CONDUIT AND ELECTRICAL EQUIPMENT).
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 - PROVIDE DRAIN PAN UNDERNEATH DUCTWORK IN ELECTRICAL ROOMS. COORDINATE DUCT ROUTING PRIOR TO START OF WORK.

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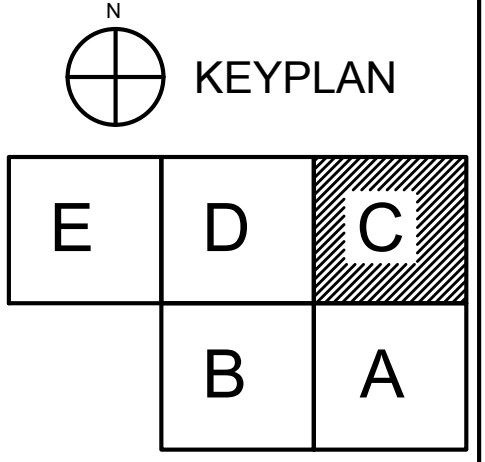
FGA PROJECT NUMBER
21003

ISSUE DATE
07-16-21

NO.	DATE	NOTES
01	07-16-21	CONTRIBUTOR
02	08-05-21	CHANGE BULLETIN #1
03	08-25-21	CHANGE BULLETIN #2

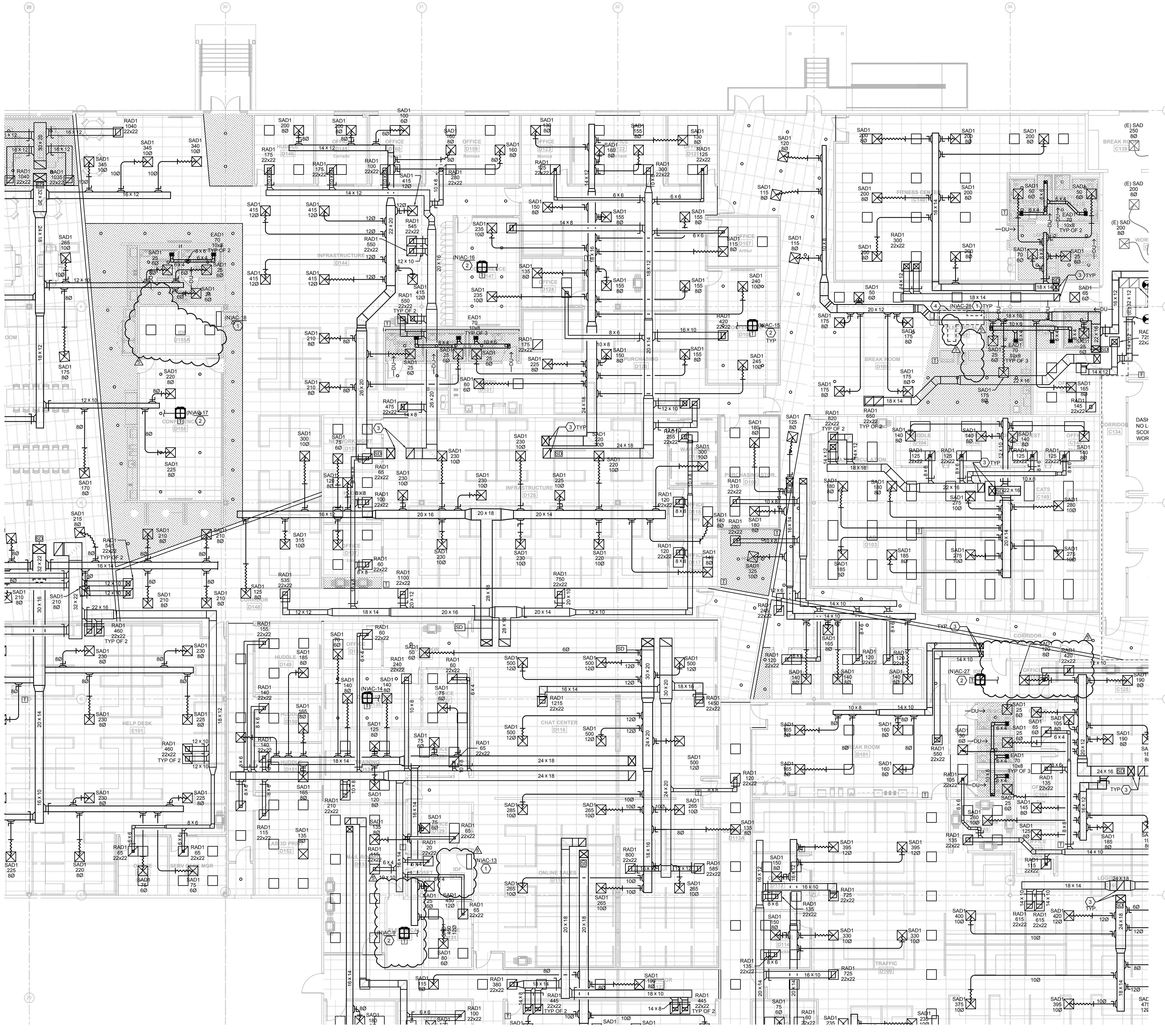
SHEET NAME
HVAC PLAN - C

SHEET NUMBER
M1.10C



HVAC PLAN - C
 1/8" = 1'-0"

ALL PROJECTS: 01210 ROOMS-TO-GO RENOVATION/EXPANSION MECHANICAL HVAC LEVEL: 0100 | L2000000 | 07-16-2021 | 21.03m



- KEYNOTE LEGEND**
- WALL MOUNTED DUCTLESS MINI-SPLIT TO BE MOUNT HIGH AS POSSIBLE. INSTALL PER MANUFACTURER INSTALLATION INSTRUCTIONS. ROUTE REFRIGERANT PIPING FROM AIR HANDLING UNIT TO CONDENSING UNIT MOUNTED ON ROOF. COORDINATE LINE LENGTHS REQUIRED WITH MANUFACTURER. SIZE AND PROVIDE ALL ACCESSORIES AS REQUIRED PER MANUFACTURER'S SPECIFICATIONS. REFER TO PLUMBING DRAWINGS FOR CONDENSATE ROUTING. COORDINATION FINAL LOCATION OF MINI-SPLIT WITH EXISTING CONDITIONS WITHIN THE ROOM (E.I. ELECTRICAL CONDUIT AND ELECTRICAL EQUIPMENT).
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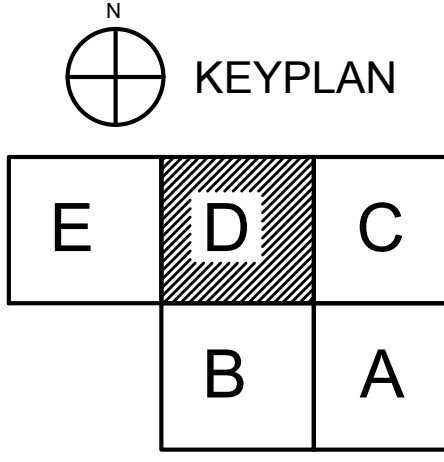
FGA PROJECT NUMBER
 21003

ISSUE DATE
 07-16-21

NO.	DATE	NOTES
1	07-16-21	CHANGE BULLETIN #1

SHEET NAME
 HVAC PLAN - D

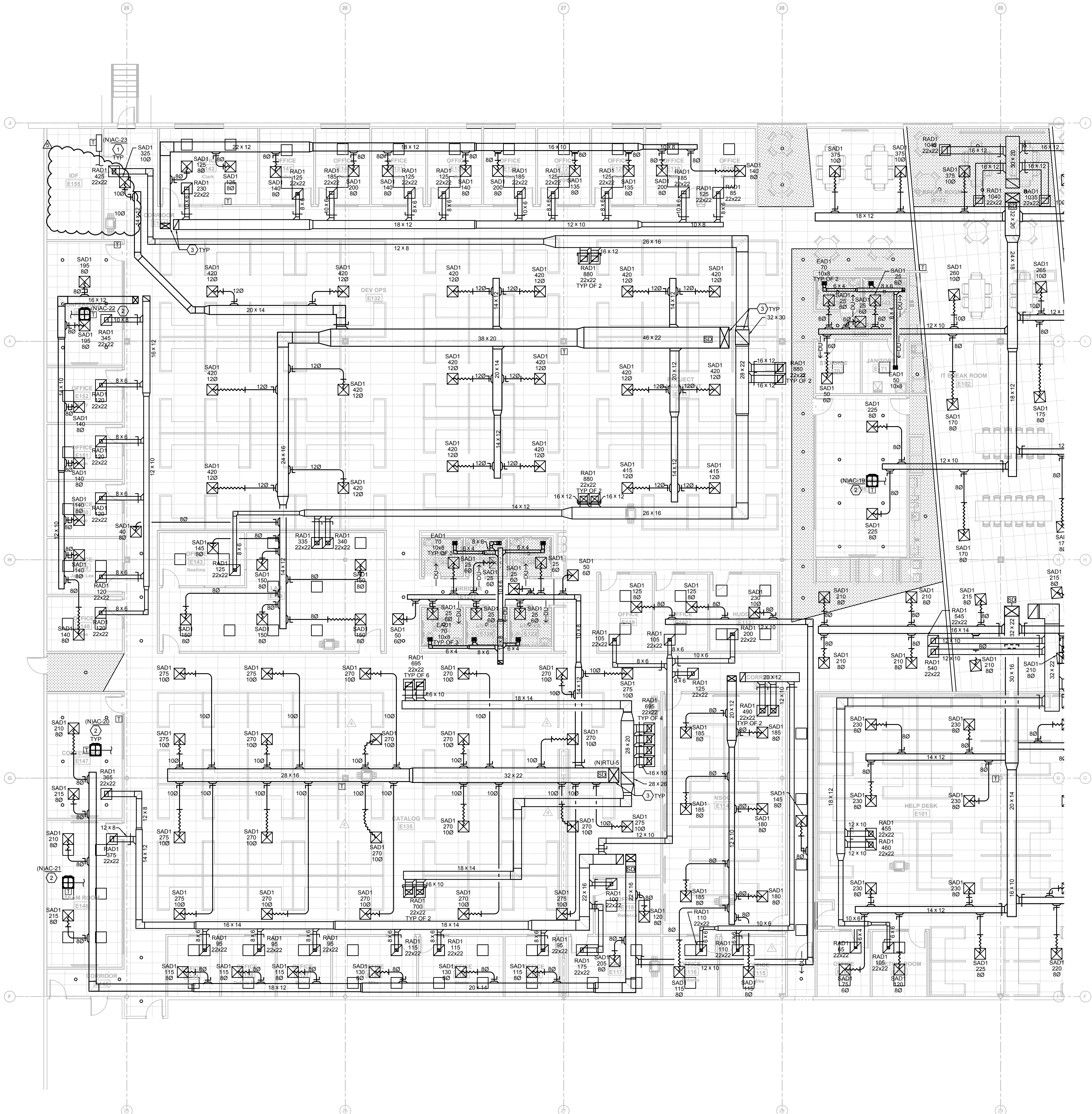
SHEET NUMBER
 M1.10D



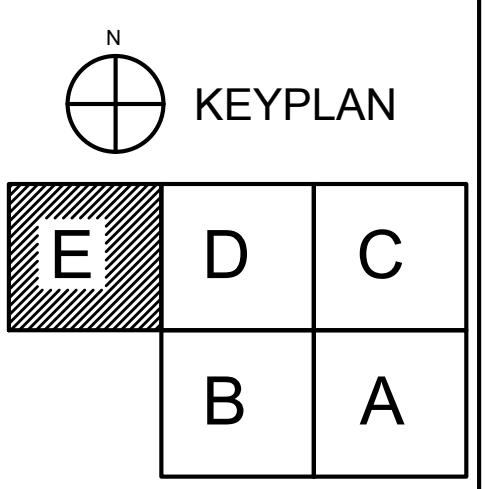
HVAC PLAN - D 1

18 PROJECTS/21003 ROOMS-TO-GO RENOVATION/MECHANICAL HVAC LEVEL 1000 | L:\21003 - 21.10p

18 PROJECTS 01210 ROOMS TO GO RENOVATION/REPAIRS/UPGRADES MECHANICAL HVAC LEVEL 1000 | 14.03.22 - 21.03.22



- KEYNOTE LEGEND**
- WALL MOUNTED DUCTLESS MINI-SPLIT TO BE MOUNT HIGH AS POSSIBLE. INSTALL PER MANUFACTURER INSTALLATION INSTRUCTIONS. ROUTE REFRIGERANT PIPING FROM AIR HANDLING UNIT TO CONDENSING UNIT MOUNTED ON ROOF. COORDINATE LINE LENGTHS REQUIRED WITH MANUFACTURER. SIZE AND PROVIDE ALL ACCESSORIES AS REQUIRED PER MANUFACTURER'S SPECIFICATIONS. REFER TO PLUMBING DRAWINGS FOR CONDENSATE ROUTING. COORDINATION FINAL LOCATION OF MINI-SPLIT WITH EXISTING CONDITIONS WITHIN THE ROOM (E.I. ELECTRICAL CONDUIT AND ELECTRICAL EQUIPMENT).
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HVAC PLAN - E 1

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PERMIT SET

MICHAEL A. COSTELLO, PE
FL REG. NO. PE81436
S/S Date

FGA PROJECT NUMBER
21003

ISSUE DATE
07-16-21

NO.	DATE	NOTES
1	07-16-21	CHANGE BUILDING #
2	07-16-21	CHANGE BUILDING #

SHEET NAME
HVAC PLAN - E

SHEET NUMBER
M1.10E

14. PROJECTS/2012 ROOMS-TO-GO RENOVATION/MECHANICAL HVAC ROOF PLAN 1/16" = 1'-0" 21.3m



- KEYNOTE LEGEND**
- EXISTING RTU & CURB TO REMAIN. CONTROLS TO REMAIN. TEST AND BALANCE.
 - PROVIDE NEW RTU ON EXISTING ROOF CURB WITH NEW ADAPTOR. ROUTE CONDENSATE TO NEAREST ROOF DRAIN.
 - PROVIDE NEW RTU ON NEW ROOF CURB. ROUTE CONDENSATE TO NEAREST ROOF DRAIN.
 - PROVIDE NEW ADJUSTABLE ALUMINUM NOA RATED ROOF STAND EQUAL TO MIAMI-TECH. INSTALL & TIE DOWN PER MANUFACTURER'S NOA INSTALLATION INSTRUCTIONS. ROUTE REFRIGERANT PIPING DOWN TO ASSOCIATED INDOOR EVAPORATOR.
 - NEW EXHAUST FAN ON NEW ROOF CURB.
 - PROVIDE 36X36 GRAVITY RELIEF VENTILATOR EQUAL TO COOK OR WITH ROOF CURB. PROVIDE FULL SIZE DUCTWORK DOWN WITH COUNTER-BALANCED BACKDRAFT DAMPER AT PENETRATION OF CEILING.

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 EBI PROJECT # 210120

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ROOMS TO GO OFFICES RENOVATION AND EXPANSION
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PERMIT SET

MICHAEL A. COSTELLO, PE
 FL REG. NO. PE81436
 S/S Date

FGA PROJECT NUMBER
 21003

ISSUE DATE
 07-16-21

NO.	DATE	NOTES
01	07-16-21	ADDITIONAL
02	08-26-21	CHANGE CALL OUT #9

SHEET NAME
 HVAC ROOF PLAN

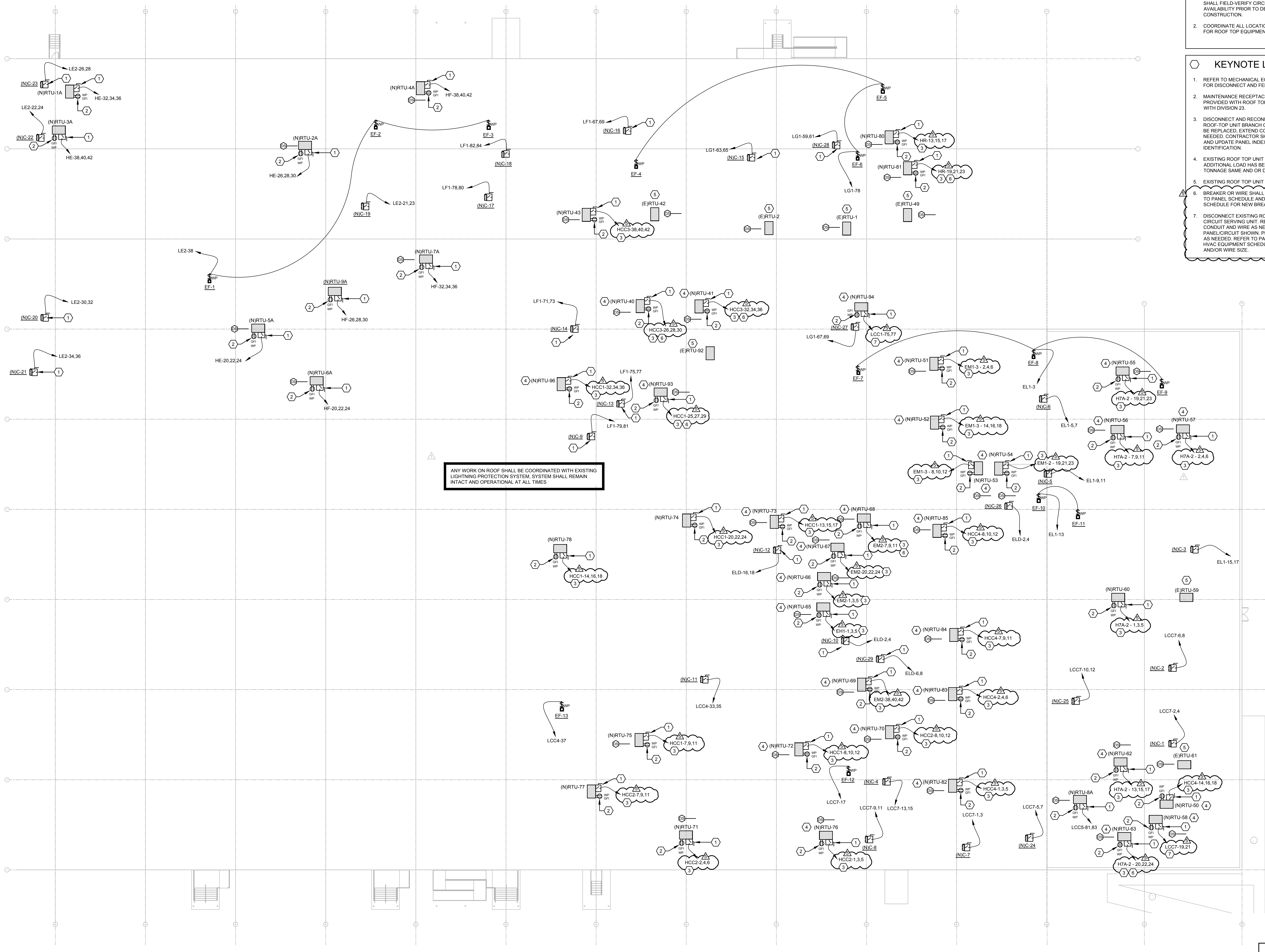
SHEET NUMBER
 M1.20



E	D	C
B	A	

HVAC ROOF PLAN
 1/16" = 1'-0" ①

18 PROJECTS/2015 ROOMS-TO-GO RENOVATION/POWER ROOF ELECTRICAL POWER ROOF LEVEL/REVISED (Label Project) Mar 14, 2022 - 12:58pm



ANY WORK ON ROOF SHALL BE COORDINATED WITH EXISTING LIGHTNING PROTECTION SYSTEM. SYSTEM SHALL REMAIN INTACT AND OPERATIONAL AT ALL TIMES

GENERAL NOTES
1. ASSIGNED CIRCUITS ARE BASED OFF AS-BUILT DRAWINGS PROVIDED BY OWNER. CONTRACTOR SHALL FIELD-VERIFY CIRCUITING AND CIRCUIT AVAILABILITY PRIOR TO DEMOLITION AND CONSTRUCTION.
2. COORDINATE ALL LOCATIONS AND REQUIREMENTS FOR ROOF TOP EQUIPMENT WITH DIVISION 23.

KEYNOTE LEGEND
1. REFER TO MECHANICAL EQUIPMENT SCHEDULE FOR DISCONNECT AND FEEDER INFORMATION.
2. MAINTENANCE RECEPTACLE POWERED FROM AND PROVIDED WITH ROOF TOP UNIT. COORDINATE WITH DIVISION 23.
3. DISCONNECT AND RECONNECT TO EXISTING ROOF-TOP UNIT BRANCH CIRCUIT SERVING UNIT TO BE REPLACED. EXTEND CONDUIT AND WIRE AS NEEDED. CONTRACTOR SHALL RING-OUT CIRCUIT AND UPDATE PANEL INDEX TO REFLECT CURRENT IDENTIFICATION.
4. EXISTING ROOF TOP UNIT TO BE REPLACED. NO ADDITIONAL LOAD HAS BEEN ADDED. UNIT TONNAGE SAME AND/OR DECREASED.
5. EXISTING ROOF TOP UNIT TO REMAIN.
6. BREAKER OR WIRE SHALL BE UPGRADED. REFER TO PANEL SCHEDULE AND HVAC EQUIPMENT SCHEDULE FOR NEW BREAKER AND/OR WIRE SIZE.
7. DISCONNECT EXISTING ROOF-TOP BRANCH CIRCUIT SERVING UNIT. RE-ROUTE AND EXTEND CONDUIT AND WIRE AS NEEDED TO NEW PANEL. CIRCUIT SHOWN. PROVIDE NEW BREAKER AS NEEDED. REFER TO PANEL SCHEDULE AND HVAC EQUIPMENT SCHEDULE FOR BREAKER AND/OR WIRE SIZE.

THIS DESIGN AND DRAWING IS THE SOLE PROPERTY OF FLEISCHMANGARCIA. NO PART OF THIS WORK MAY BE REPRODUCED WITHOUT PRIOR WRITTEN PERMISSION FROM FLEISCHMANGARCIA.

I CERTIFY TO THE BEST OF MY KNOWLEDGE THAT THESE DRAWINGS COMPLY WITH ALL RELEVANT BUILDING CODES

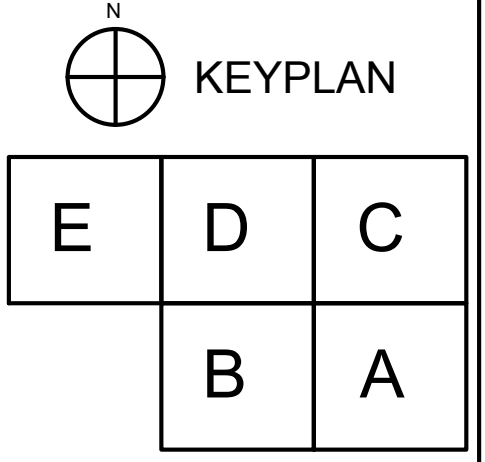
PERMIT SET

ADAM T. POWELL, PE
FL REG. NO. PE73853
S/S Date
FGA PROJECT NUMBER
21003

ISSUE DATE
07-16-21

REVISIONS

NO.	DATE	DESCRIPTION
1	07-16-21	ADDITIONAL
2	08-26-21	CHANGE BOLT IN T9



POWER ROOF PLAN
1/16" = 1'-0"

EQUIPMENT SCHEDULE table listing tags, voltages, phases, and disconnect means for various equipment like RTU, RTU-1A through RTU-41, and EF-1 through EF-23.

PANEL "HSB" table with columns for existing CT, amps, pole, voltage/phase, description, notes, load VA, and NEMA-1 surface. Includes equipment like TVSS, HCC4, MDP1, HCC1, HCC2, and PANEL HG1.

PANEL "MDP1" table with columns for existing CT, amps, pole, voltage/phase, description, notes, load VA, and NEMA-1 surface. Includes equipment like HP1, H5, H7A2, H7B, and a detailed load schedule.

PANEL "H7A" table with columns for existing CT, amps, pole, voltage/phase, description, notes, load VA, and NEMA-1 surface. Includes equipment like OFFICE LIGHTS, RTU, XFMR "TA3" 75KVA, and SPARE.

PANEL "H7A2" table with columns for existing CT, amps, pole, voltage/phase, description, notes, load VA, and NEMA-1 surface. Includes equipment like RTU-60, RTU-56, RTU-82, RTU-55, EXHAUST FANS, and AIR HANDLER.

PANEL "H7B" table with columns for existing CT, amps, pole, voltage/phase, description, notes, load VA, and NEMA-1 surface. Includes equipment like H7B2, SPARE, and a detailed load schedule.

PANEL "H7B2" table with columns for existing CT, amps, pole, voltage/phase, description, notes, load VA, and NEMA-1 surface. Includes equipment like LTG PHASE 2, WH-1, SPARE, and a detailed load schedule.

