

GDI ENGINEERING



Frullati Cafe'

Hospitality

SAN MARCOS- Texas

MECHANICAL KEYED NOTES:

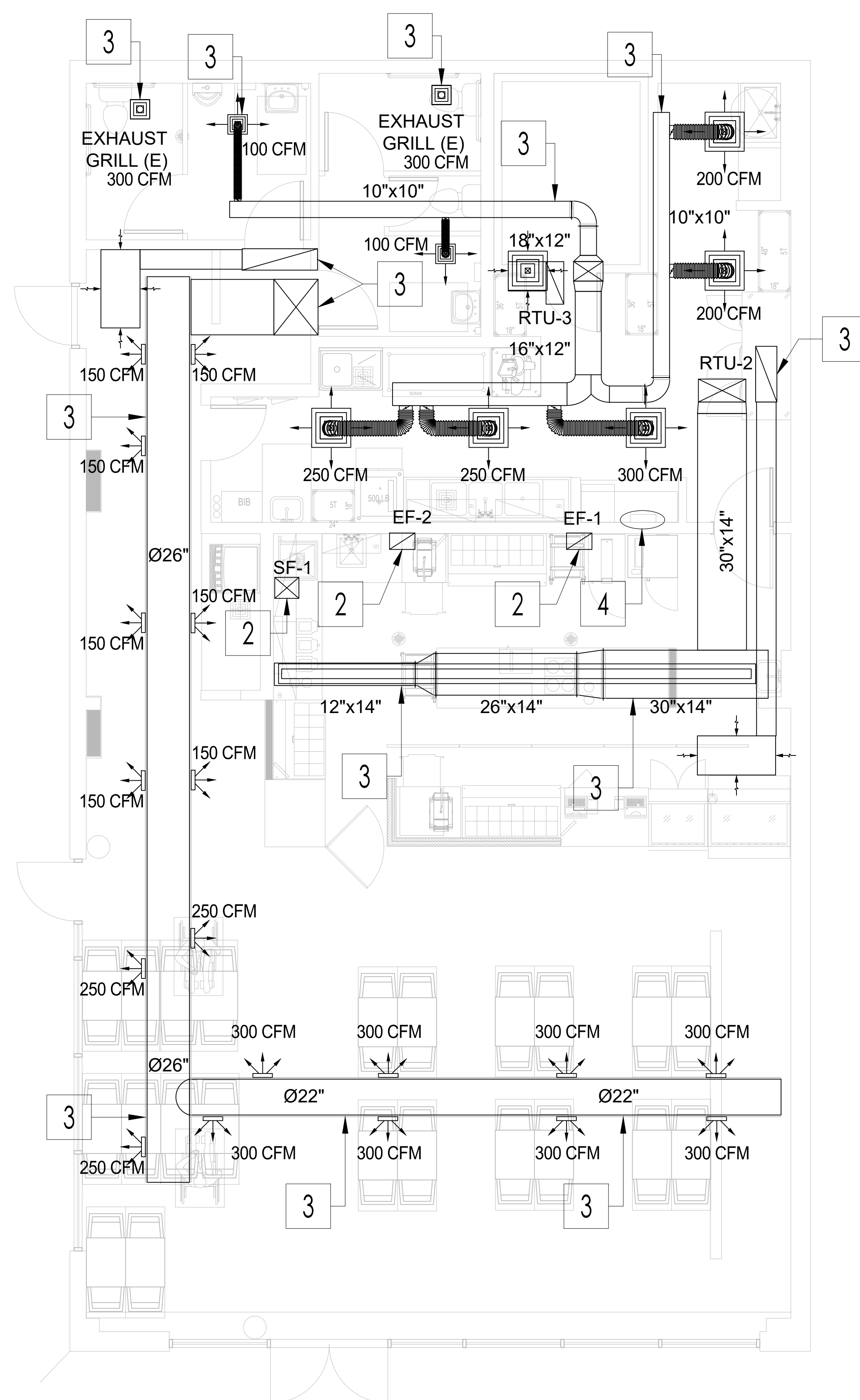
- 1

EXISTING EQUIPMENT TO REMAIN UNCHANGED.
- 2

REMOVE THE KITCHEN HOOD EXHAUST & SUPPLY AIR FANS, CLOSE THE ROOF OPENING - COORDINATE WITH THE ARCHITECT TO INSULATE THE EXPOSED ROOFING SIMILAR TO THE EXISTING ROOF PARTS WITH PROPER SEAMS.
- 3

SUPPLY & RETURN AIR DUCTS & AIR OUTLETS TO REMAIN UNCHANGED.
- 4

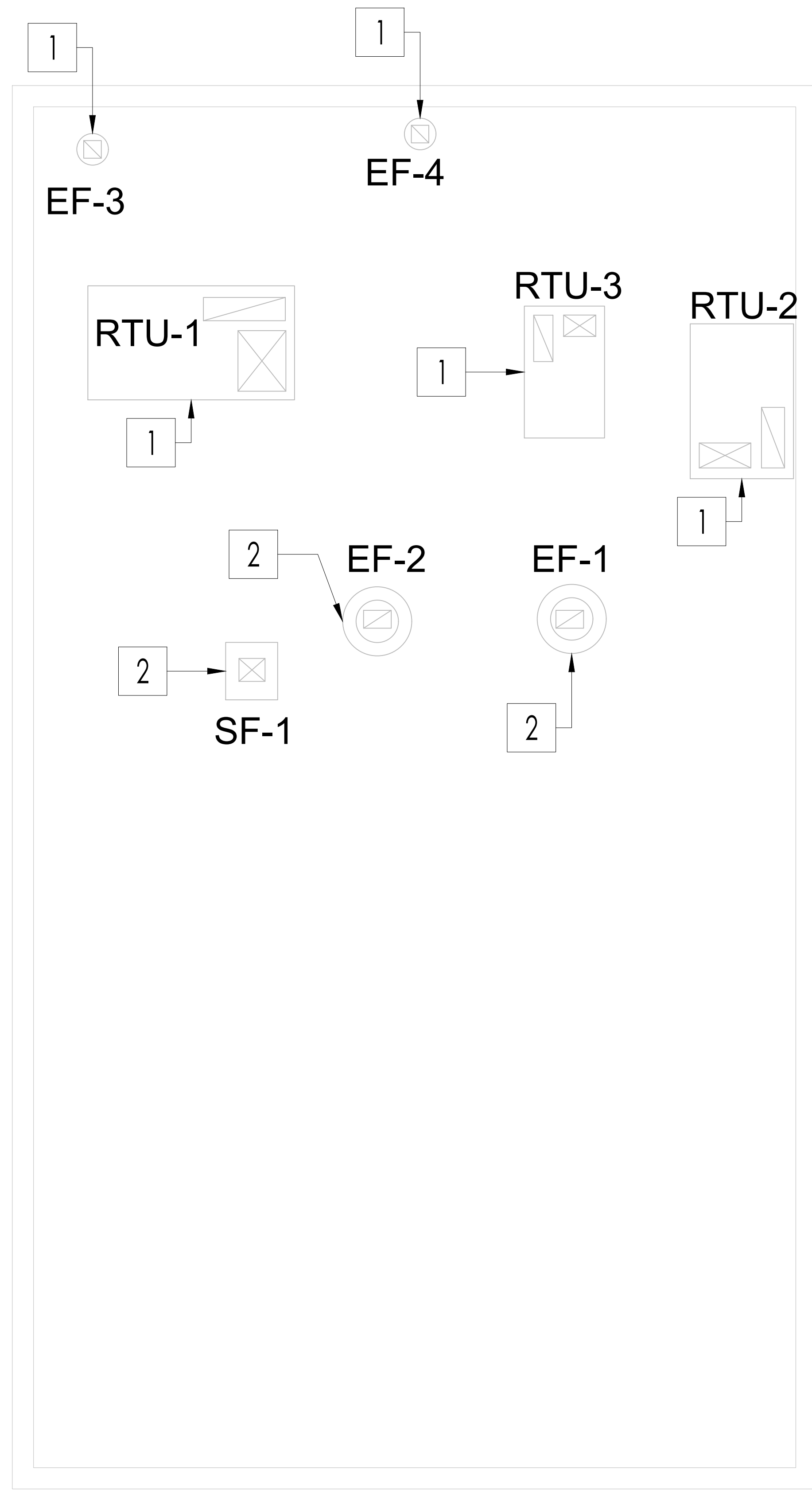
EXISTING THREE THERMOSTATS LOCATION BELOW THE OFFICE DESK.



MECHANICAL FLOOR PLAN

SCALE
1/4"=1'-0"

1



ROOF FLOOR PLAN

SCALE
1/4"=1'-0"

2

FRULLATI CAFE

STORE: 2271
730 HOPKINS STREET, UNIT 100
SAN MARCOS, TX 78666

MECHANICAL LAYOUTS.

Drawn By: M.F. Scale:
Date: 10.11.2023 PROJ.NO.:

M 2.00

SHEET NO.

TAG	PRTU-01	PRTU-02	PRTU-03
SERVES	SHOP FRONT	JUICE PREPARATION	BACK OF HOUSE
MANUFACTURER	CARRIER	CARRIER	CARRIER
MODEL	48TCDD16A2A5	48TCDD08A2A5	48TCDA04A1A5
NOMINAL CAPACITY (TONS)	15.0	7.5	3.0
NET COOLING CAPACITY (MBH)	166.47	84.58	32.74
SELECTED SUPPLY AIR FLOW (CFM)	4800	3000	1200
OUTDOOR AIR FLOW (CFM)	900	300	200
GAS INPUT (MBH)	180	125	72
MCA	70.8	41.1	19.4
MOCP (A)	80	50	25
VOLTS / PH / Hz	208 / 3 / 60	208 / 3 / 60	208 / 3 / 60

1. PRTU-1 & PRTU-2 SHOULD HAVE SMOKE DETECTOR AT THE SUPPLY AIR OUTLET OF THE ROOFTOP UNITS - INTERLOCK WITH FIRE ALARM.

TAG	EF-03 & EF-04
LOCATION	RESTROOMS
SELECTED FLOW (CFM)	200
SELECTED PRESSURE DROP (IN. H ₂ O)	0.375"
ELECTRICAL (V / PH / HZ)	120 / 1 / 60
POWER	$\frac{1}{25}$ HP
FAN TYPE	ROOF FAN
MANUFACTURER	GREENHECK
MODEL	090G

Zone #	Room Name	IMC Occupancy Class	Area (ft²) AZ	Ra (CFM/ft²)	AZ x Ra (CFM)	Pz (Persons/1000ft²)	Persons	Rp (CFM/persons)	Rp x Persons (CFM)	Vbz Calcu.CFM	Corrected CFM After EZ=0.8	Source of OA
1	EATING AREA	RESTAURANT DINING ROOMS	900	0.18	162	70	63	7.5	472.5	635	793	RTU-01
2	PREPARATION AREA	KITCHEN (COOKING)	400	0.12	48	20	8	7.5	60	108	135	RTU-02
3	BACK-OFF HOUSE	KITCHEN (COOKING)	340	0.12	40.8	20	7	7.5	52.5	93	117	RTU-03

Air System Design Load Summary for 01.RTU-01 Project Name: 2.2.BR4 John Fustich Prepared by: BCE						10/4/2023 12:41AM	
DESIGN COOLING COOLING DATA At Aug 1560 COOLING DB / WB 86.0 °F / 74.0 °F						DESIGN HEATING HEATING DATA At DES 1010 HEATING DB / WB 20.0 °F / 20.9 °F	
ZONE LOADS		Sensible (BTU/hr)	Latent (BTU/hr)	Sensible (BTU/hr)	Latent (BTU/hr)		
Window & Bright Solar Loads		507.91	651.1	507.91	0		
Wall Transmission		240.81	929	240.81	1697		
Roof Transmission		600.91	2036	600.91	1695		
Window Transmission		0.01	4420	507.91	10267		
Single Translucen		0	0	0	0		
Door Loads		0.01	0	0	0		
Floor Transmission		800.01	0	800.01	0		
Partitions		0.01	0	0	0		
Ceiling		0.01	0	0	0		
Overhead Lighting		720.01	2457	0	0		
Task Lighting		0.01	0	0	0		
Electric Equipment		308.11	1034	0	0		
People		83	14480	7560	0		
Infiltration		0	0	0	0		
Miscellaneous		0	0	0	0		
Safety Factor		5% 15%	17.19	375	0%	676	0
→ Total Zone Loads		36992	7938	14296	8		
Zone Conditioning		35005	7938	13849	0		
Plenum Wall Load		0%	0	0	0		
Plenum Roof Load		0%	0	0	0		
Plenum Lighting Load		0%	0	0	0		
Return Fan Load		2008 CFM	0	2008 CFM	0		
Ventilation Load		900 CFM	15937	9422	900 CFM	42134	0
Supply Fan Load		2008 CFM	0	2008 CFM	0		
Boiler Fan Coil Fans		0	0	0	0		
Duct Heat Gain / Loss		0%	0	0%	0		
→ Total System Loads		54896	13361	35736	8		
Control Cooling Coil		54896	13361	35736	0		
Control Heating Coil		0	0	0	55730		
→ Total Conditioning		54896	13361	35736	55730		
Key		Positive values are cly loads		Positive values are hly loads			
		Negative values are hly loads		Negative values are cly loads			

Hourly Analysis Program 5.10

Page 3 of 7

Air System Design Load Summary for 02.RTU-02

Project Name: 2-BR4 John F. Dulles
 Prepared by: BCL

10/14/2022
 12.43AM

DESIGN COOLING					DESIGN HEATING				
COOLING DATA AT Aug 10th					HEATING DATA AT Dec 10th				
COOLING DATA DB / WB 88.3 °F / 74.6 °F					HEATING DATA DB / WB 25.6 °F / 20.9 °F				
		Sensible	Latent				Sensible	Latent	
ZONE LOADS		Details	(BTU/hr)				Details	(BTU/hr)	
Window & Skylight Solar Loads		0.0	0				0.0	0	
Wall Transmission		0.0	0				0.0	0	
Roof Transmission		400.0	1350				400.0	700	
Window Transmittion		0.0	0				0.0	0	
Straight Transmission		0.0	0				0.0	0	
Door Loads		0.0	0				0.0	0	
Floor Transmission		400.0	0				400.0	0	
Partions		0.0	0				0.0	0	
Ceiling		0.0	0				0.0	0	
Overhead Lighting		330.0	1002				0.0	0	
Track Lighting		0.0	0				0.0	0	
Electric Equipment		200.0	0				0.0	0	
People		8	1840	960	0	0	0	0	0
Infiltration		0	0	0	0	0	0	0	0
Miscellaneous		0	0	0	0	0	0	0	0
Blow Factor		5% / 15%	548	48	5%	35	0	0	0
>>> Total Zone Loads			1160	1586		748	0	0	0
Zone Conditioning			11566	1500			848	0	0
Plenum Wall Load		0%	0	0	0	0	0	0	0
Plenum Roof Load		0%	0	0	0	0	0	0	0
Plenum Lighting Load		0%	0	0	0	0	0	0	0
Return Fan Load		643 CFM	0	0	643 CFM	0	0	0	0
Ventilation Fan		300 CFM	6081	3150	300 CFM	14208	0	0	0
Supply Fan Load		643 CFM	78	0	643 CFM	39	0	0	0
Space Fan Coil Fans		0%	0	0	0%	0	0	0	0
Duct Heat Gain / Loss		0%	0	0	0%	0	0	0	0
>>> Total System Loads			18227	4166		15837	0	0	0
Certiary Cooling Coil			18527	4166		0	0	0	0
Certiary Heating Coil			0	0		15037	0	0	0
>>> Total Conditioning			18227	4168		0	0	0	0
Key		Positive values are ckg loads			Positive values are hkg loads				
		Negative values are hkg loads			Negative values are ckg loads				

Hourly Analysis Program 5.10

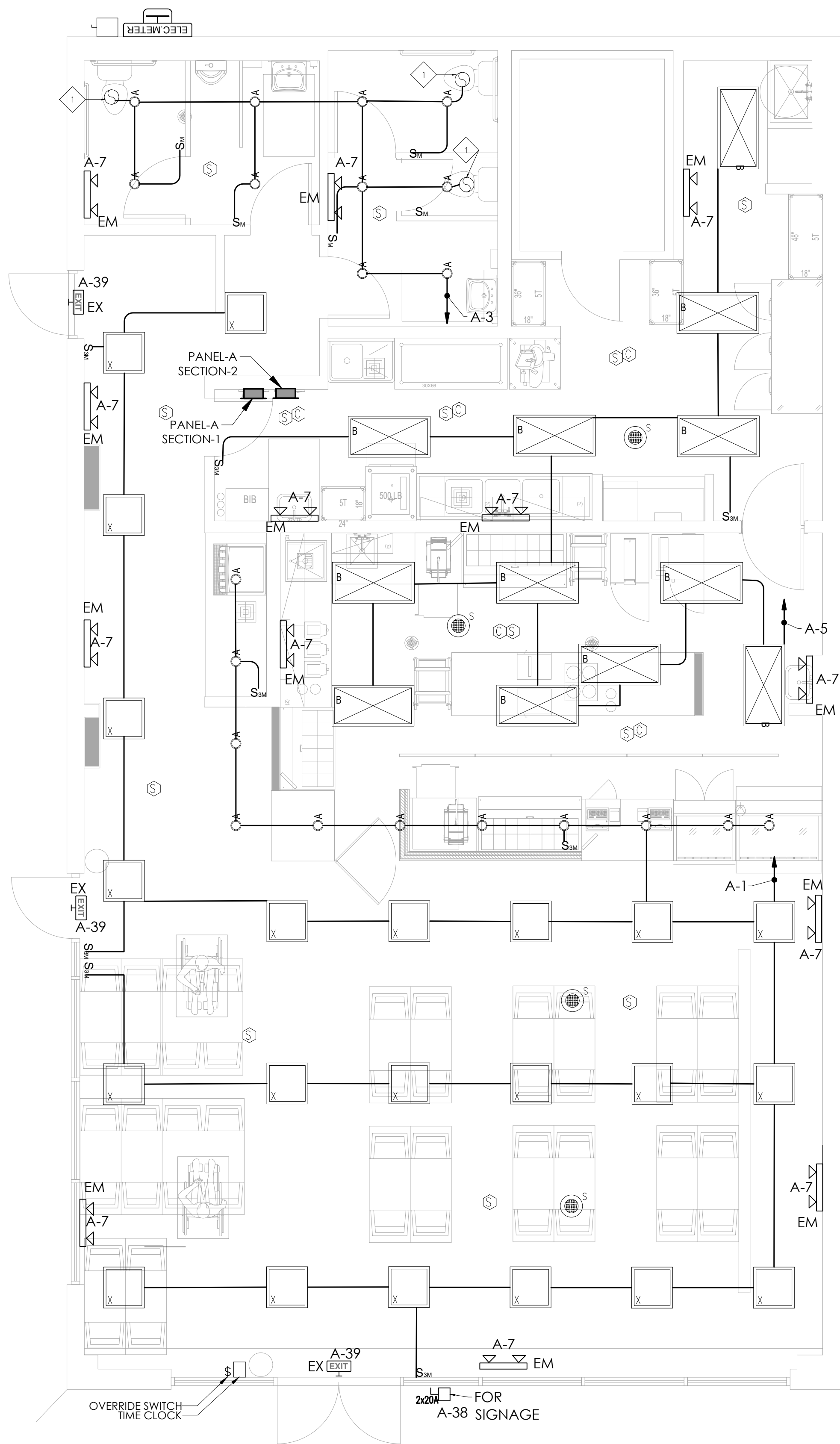
Page 3 of 7

Project Name: 2-BRD John Fiddell Office
 Air System Design Load Summary for 03.RTU-03
 10/4/2002
 Prepared by: BCL
 12-4300

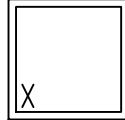
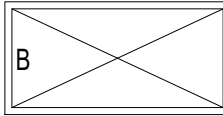
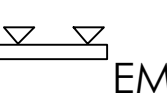
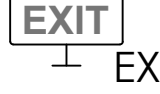
STORE: 2271
730 HOPKINS STREET, UNIT 100
SAN MARCOS, TX 78666

M 3.00

SHEET NO.

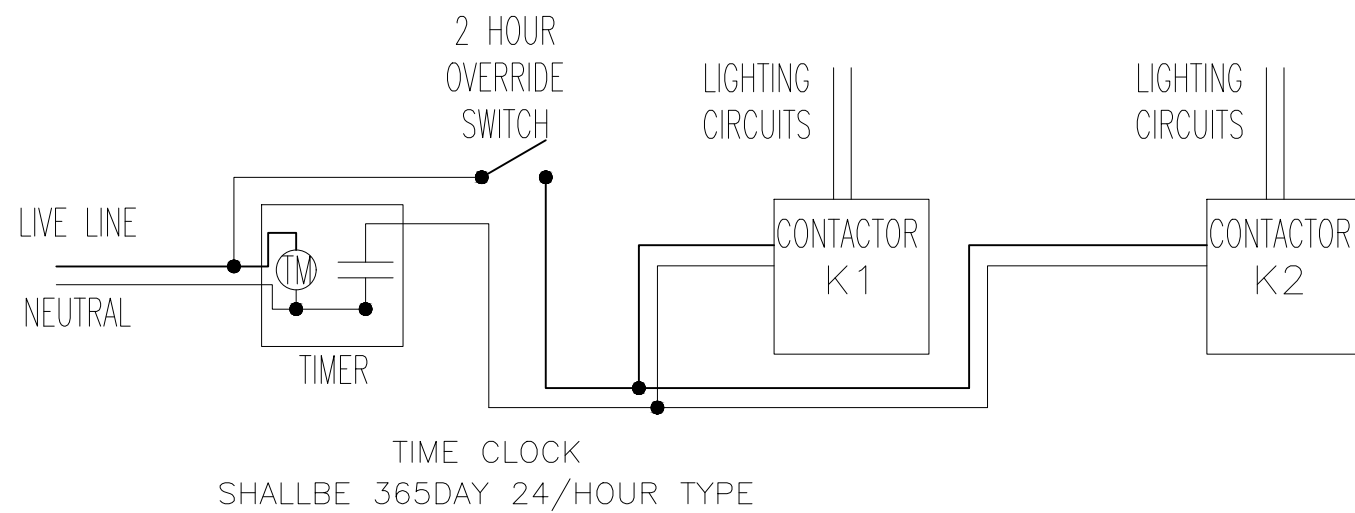


ELECTRICAL LEGEND

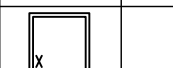
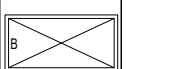
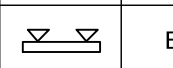
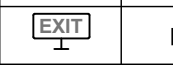
-  **A** CONTECH LIGHTING: RF6-L-1-30K-C-G-WHT
6" RECESSED DOWNLIGHT - 15W LED 1000 LUMENS - TRIM SHALL BE WHITE
-  **X** EXISTING 2' X 2' LIGHT FIXTURES
LPT-22-232U-SAID-EB2-UNV (2) FBO32/841 US ECO 32 W
-  **B** MAXLITE: MLVT-24-D-30W-CS, ORDER CODE 104867
2X4LAY - 1 IN LED PANEL - 30W - TRIM SHALL BE WHITE
-  **S** JUNCTION BOX FOR EXHAUST FANS
- S_D** DIMMER
- S_M** OCCUPANCY SENSOR
- S** ONE WAY LIGHTING SWITCH
- S₃** TWO WAYS LIGHTING SWITCH
-  **EM** EMERGENCY LIGHTING WALL MOUNTED WITH
INTERNAL BACK UP BATTERY WITH MINIMUM
90 MINS AUTONOMY
-  **EX** EXIT SIGN WALL MOUNTED WITH INTERNAL
BACK UP BATTERY WITH MINIMUM 90 MINS
AUTONOMY
-  **C** SELF CONTAINED SMOKE/CARBON
MONOXIDE (120 W/BATTERY BACKUP) -
CEILING MOUNTED
-  **S** SELF CONTAINED SMOKE/CARBON
MONOXIDE (120 W/BATTERY BACKUP) -
CEILING MOUNTED

SHEET NOTES:

-  **1**—PROVIDE HEAVY DUTY JUNCTION BOX, FLUSH IN CEILING (OR WALL) FOR EXHAUST FANS



THE MAXIMUM SETTING FOR THE OVERRIDE CONTROL
SHALL NOT EXCEED 2 HOURS.

Lighting Fixture Schedule:							Total (W)	1,420.74
Symbol	Number	Type	Make	Model	Wattage	Unit	Quantity	Subtotal (W)
	A	SPOT LIGHT	CONTECH	RF6-L-1-30K-C-G-WHT	16	W	21.00	336.00
	X	2X2 LED LIGHT	H.E WILLIAMS INC	LPT-22-232U-SAID-EB2-UNV	32	W	22.00	704.00
	B	2X4 LED LIGHT	MAXLITE	MLVT-24-D30W-CS	30	W	12.00	360.00
	EM	Emergency with Battery	Lithonia	EU2C M6	0.56	W	14.00	7.84
	EX	Exit Sign	Lithonia	LHQM LED R M6	4.3	W	3.00	12.90

FRULLATI CAFE

STORE: 2271
730 HOPKINS STREET, UNIT 100
SAN MARCOS, TX 78666

LIGHTING LAYOUT

Drawn By: A.B Scale: 1 / 4" = 1'-0"
Date: 10.23.2023 PROJ.NO.:

E2.01

SHEET NO. 3/5



WALL MOUNTED CAT6 RJ45 DATA SOCKET

FRULLATI CAFE

STORE: 2271
730 HOPKINS STREET, UNIT 100
SAN MARCOS, TX 78666

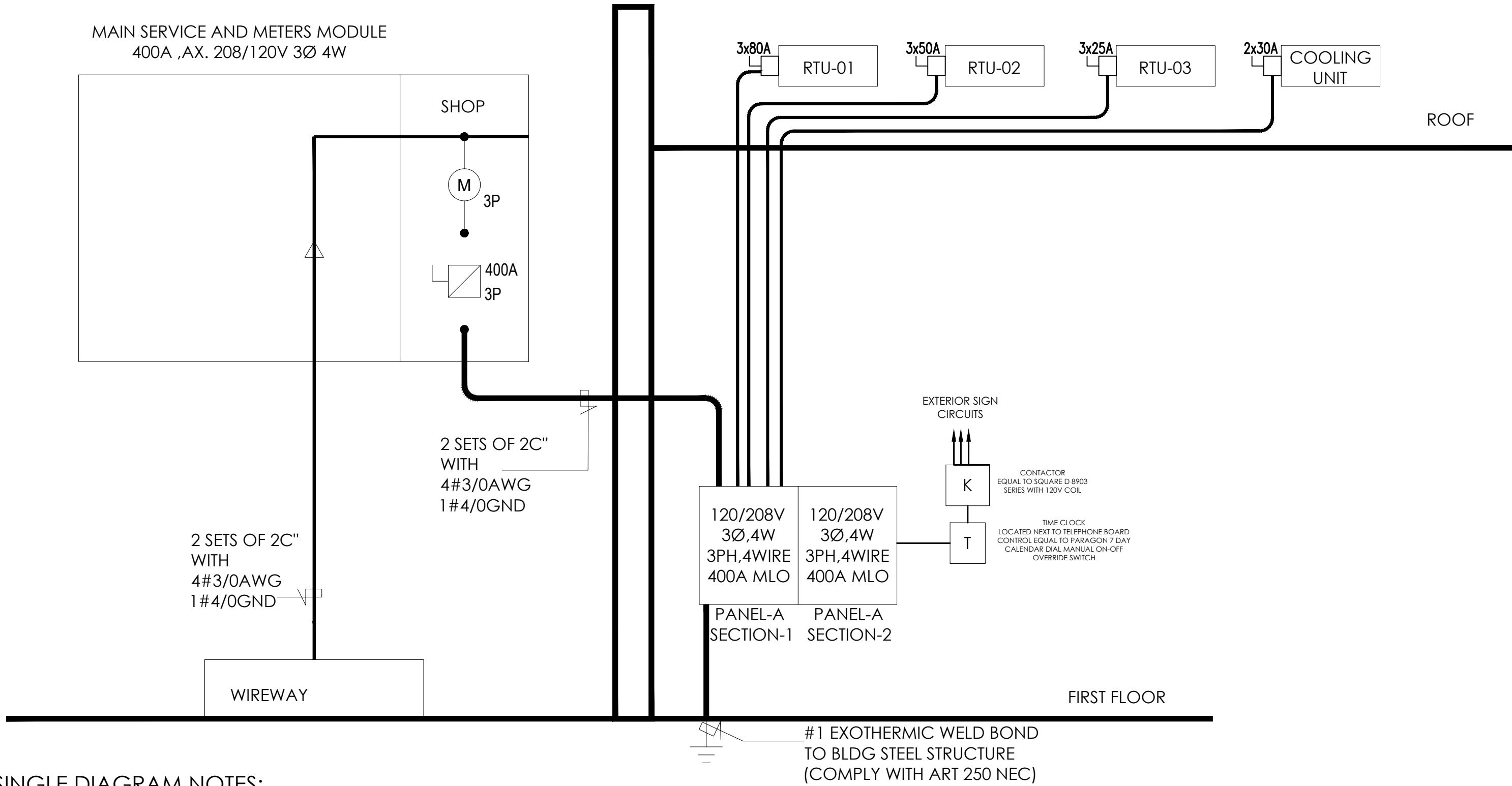
POWER LAYOUT

Drawn By: A.B	Scale: 1 / 4" = 1'-0"
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Date: 10.23.2023	PROJ.NO.
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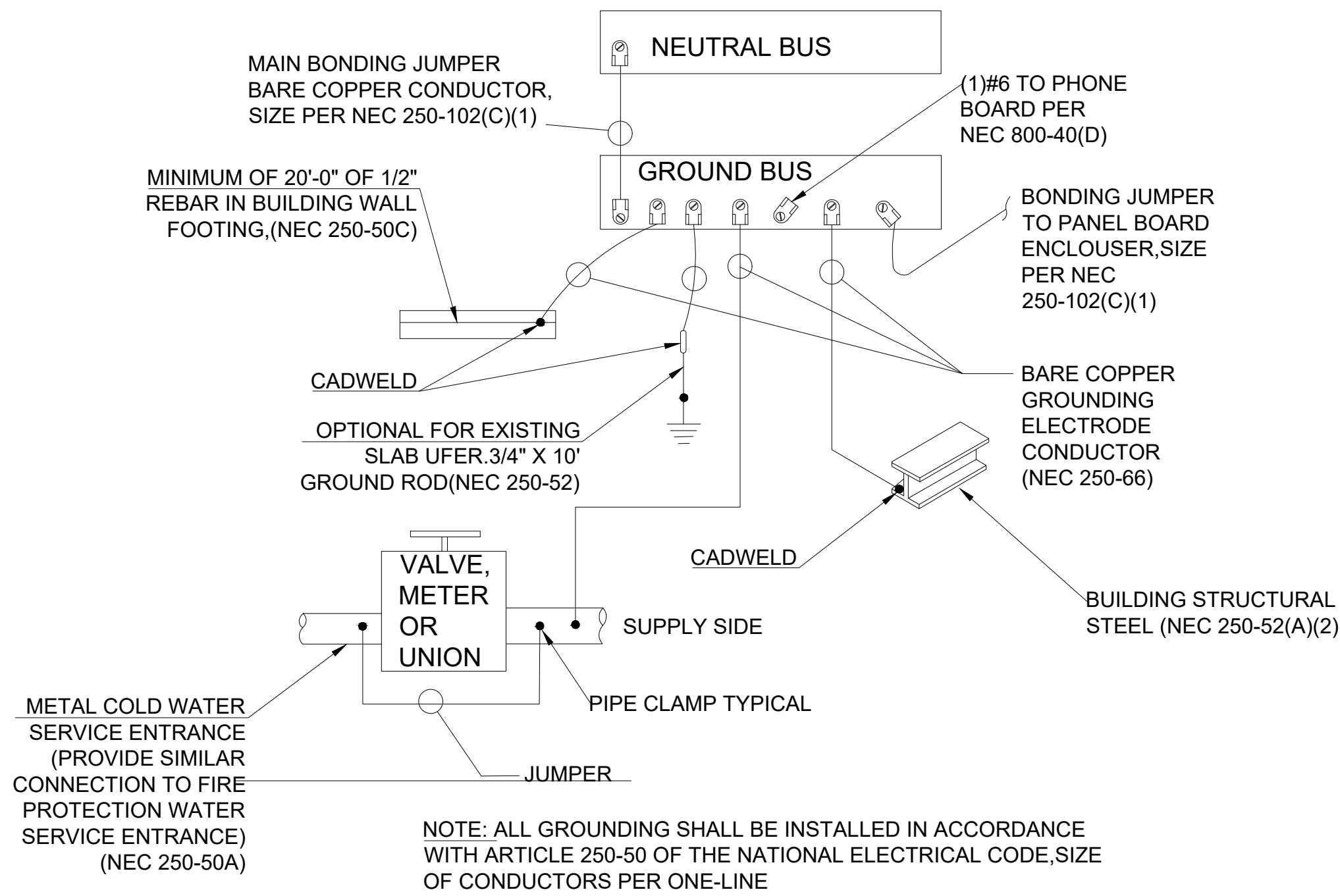
E3.01

SHEET NO. 4/5



ELECTRICAL SINGLE DIAGRAM NOTES:

1. E.C. SHALL ENSURE THE ELECTRIC SERVICE IS PROPERLY BONDED AND GROUNDED PER NEC ARTICLES 230 AND 250
2. CONDUCTORS SIZE ARE BASED ON COPPER CONDUCTORS. E.C. SHALL NOTIFY ENGINEER AND MAKE THE CHANGES IF E.C. USE ALUMINUM CONDUCTORS.
3. REFER TO DWG.2/E200 FOR GROUNDING AND BONDING DETAILS



GROUNDING DETAIL

Location: KITCHEN				CONNECTED LOAD			DEMAND TOTAL		PANEL A-SECTION 1				
* LOAD SUMMARY		CL	DF	A	B	C	PANELBOARD DESIGNATION						
L Lighting		2.54	1.25	1.59	0.59	0.36	3.17	SYSTEM VOLTAGE					
R Convenience Recept		10.65	0.97	0.90	1.80	7.95	10.33	208/120V, 3ø, 4W					
H Heating (Space)		0.50	1.25			0.50	0.63	BUS SIZE					
C Cooling			1.00					400					
A HVAC	51.35	1.00		17.80	17.80	15.76	51.35	SYSTEM TYPE					
P Process		1.00						NORMAL					
O Other Continuous		1.25						FEEDER PROT					
K Kitchen	43.83	6.00		16.73	10.84	16.27	28.49	400A-3P C/B Bus Plug					
N Noncontinuous		1.00						CONDUCTOR SIZE					
M Motor		1.00						500kcmil - #2G CU					
Total		108.87		37.01	31.02	40.84	93.96	CONDUCTOR/PHASE					
								1					
								400A MLO					
								FULLY RATED					
								MCB RATING					
								80%					
								GROUND FAULT					
								NO					
								FEEDER LENGTH (FT)					
								50					
								FEEDER V. DROP (%)					
								0.430					
								FAULT CURRENT					
								KAIC RATING					
								10					
								ENCLOSURE					
								TYPE 1					
Total Demand Load (KVA)				93.96									
Total Demand Current (A)				260.81									
Min. Feeder Ampacity (A)				328.01									

PANEL A-SECTION 1												
PANELBOARD DESIGNATION												
SYSTEM VOLTAGE												
208/120V, 3ø, 4W												
BUS SIZE												
400												
SYSTEM TYPE												
NORMAL												
FEEDER PROT												
400A-3P C/B Bus Plug												
CONDUCTOR SIZE												
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PANELBOARD DESIGNATION												
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SCCR												
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MCB RATING												
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KAIC RATING												
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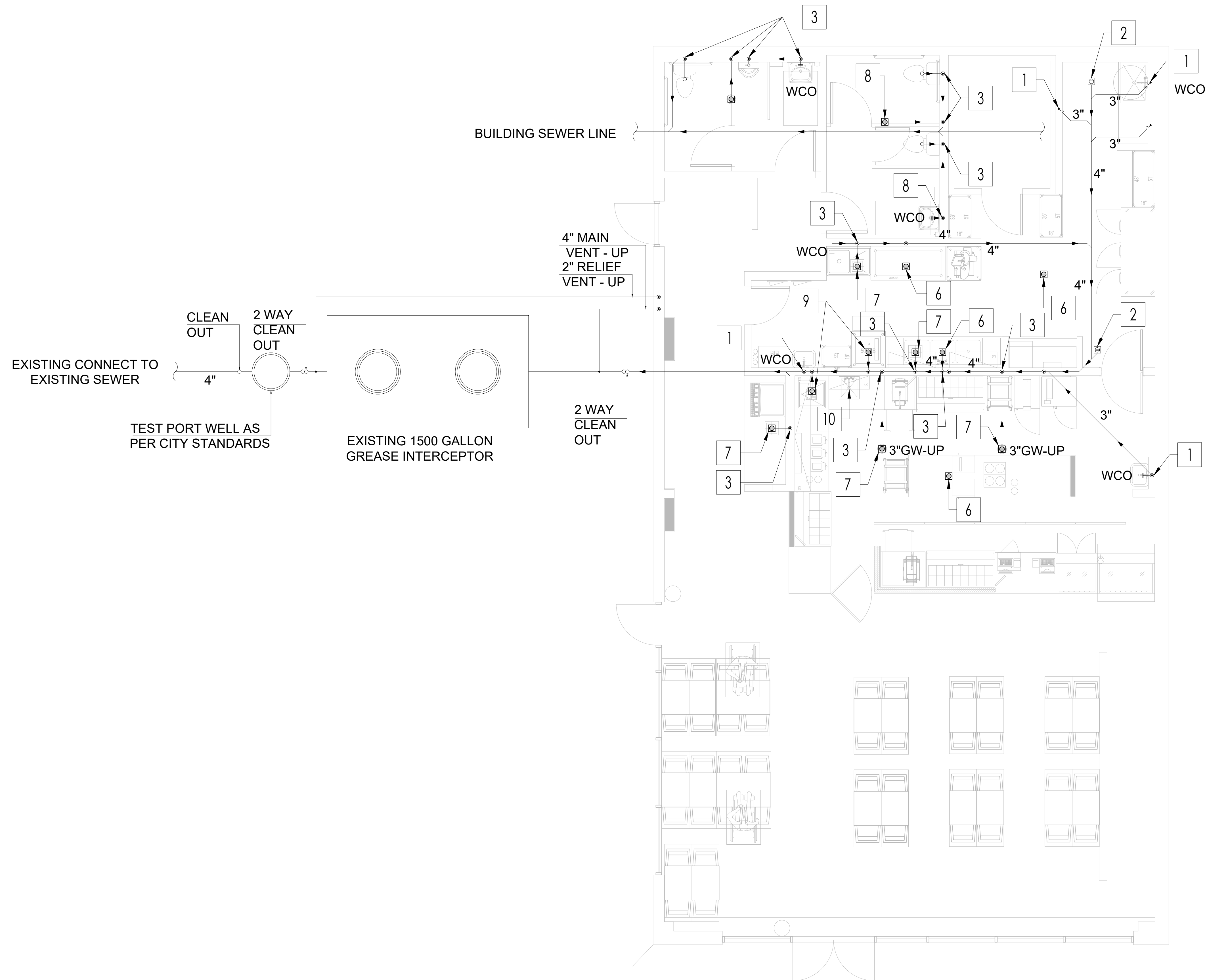
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PLUMBING KEYED NOTES

- 1 → EXISTING WASTE DROP AND 2" VENT RISE.
- 2 → EXISTING FLOOR CLEAN-OUT.
- 3 → EXISTING 3" VENT STACK TO ABOVE.
- 4 → 3" FLOOR DRAIN WITH TRAP PRIMER.
- 5 → EXISTING GAS WATER HEATER INDIRECT WASTE CONNECTION TO REMAIN UNCHANGED.
- 6 → CAP & SEAL EXISTING FLOOR DRAIN, TRENCH DRAIN OR FLOOR SINK.
- 7 → REUSE EXISTING FLOOR SINK FOR EXISTING / NEW EQUIPMENT & FIXTURES.
- 8 → RELOCATED LAVATORY CONNECTION <3' ON THE SAME WALL.
- 9 → NEW FLOOR SINK - 12"x12" VENTED AND TRAPPED.
- 10 → CONNECT THE HANDWASH SINK TO THE NEW ADJACENT FLOOR SINK.

DRAINAGE FLOOR PLAN

SCALE
1/4"=1'-0"

1

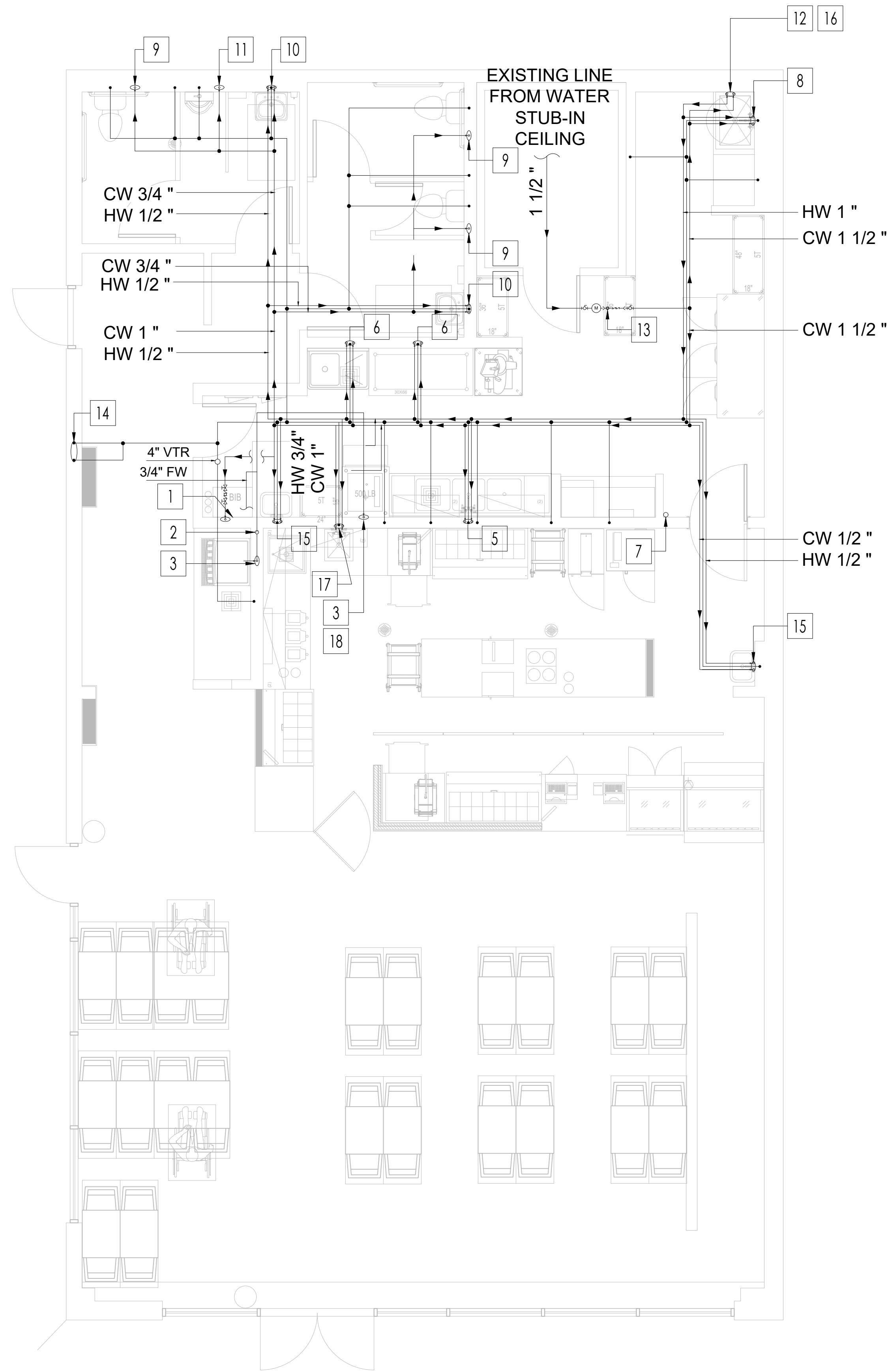
FRULLATI CAFE
STORE: 2271
730 HOPKINS STREET, UNIT 100
SAN MARCOS, TX 78666

LOW LEVEL PLUMBING
LAYOUT.

Drawn By: M.F. Scale:
Date: 10.11.2023 PROJ.NO.:

P 2.00

SHEET NO.



WATER SUPPLY KEYED NOTES:	
1	3/4" COLD WATER DOWN WATER FILTER. PROVIDE IN-LINE DUAL CHECK BACKFLOW PREVENTER SIMILAR TO WATTS SERIES 1 PRIOR TO FILTER. (RELOCATED)
2	1/2" FILTERED COLD WATER DOWN IN WALL TO BEVERAGE EQUIPMENT. (EXISTING)
3	1/2" FILTERED TAP TO ICE MACHINE (RELOCATED CONNECTION)
4	3/4" COLD WATER AND 140° HOT WATER TO SINK FAUCET.
5	3/4" COLD AND 140° HOT WATER DOWN TO SINK FAUCET.
6	3/4" COLD WATER AND 140° HOT WATER DOWN TO HAND SINK FAUCET.
7	DISCONNECT, CAP & SECURE THE GAS LINE DROPPING FROM THE ROOF.
8	3/4" COLD WATER AND 140° HOT WATER TO MOP SINK FAUCET.
9	1/2" COLD WATER DOWN TO TOILET.
10	1/2" COLD AND 110° HOT WATER DOWN TO LAVATORIES. TYPICAL.
11	3/4" COLD WATER DOWN TO URINAL.
12	1" COLD WATER TO WATER HEATER AND 1" 140° HOT WATER OUTLET.
13	1" DOMESTIC COLD WATER SERVICE INCOMING SERVICE. REDUCED PRESSURE ZONE VALVE ASSEMBLY. (EXISTING)
14	4" GREASE MAIN VENT LINE AND 2" GREASE INTERCEPTOR RELIEF VENT TO CONNECT TOGETHER A MINIMUM OF 6" ABOVE FINISHED FLOOR.
15	1/2" COLD WATER AND 140° HOT WATER DOWN TO HAND SINK FAUCET. (EXISTING)
16	FLUE THRU ROOF FOR WATER HEATER
17	NEW 3/4" COLD WATER AND 140° HOT WATER DOWN TO HAND SINK FAUCET.
18	3/4" RPZA BFP ON CH LINE SERVING ICE MACHINE, WATTS # SS-009-QT-S RUN DRAIN TO NEAREST FLOOR DRAIN OR MOP SINK.

WATER SUPPLY & DRAINAGE VENT PIPING FLOOR PLAN

SCALE
1/4"=1'-0"

1

FRULLATI CAFE
STORE: 2271
730 HOPKINS STREET, UNIT 100
SAN MARCOS, TX 78666

HIGH LEVEL PLUMBING
LAYOUT.

Drawn By: M.F
Date: 10.11.2023
Scale:
PROJ.NO.:

P 3.00

SHEET NO.

Section # & Req.ID	Final Inspection	Complies?	Comments/Assumptions
C303.3, C408.2.5.2 [FI17] ³	Furnished O&M instructions for systems and equipment to the building owner or designated representative.	☐ Complies ☐ Does Not ☐ Not Observable ☐ Not Applicable	Requirement will be met.
C408.1.1 [FI57] ¹	Building operations and maintenance documents will be provided to the owner. Documents will cover manufacturers' information, specifications, programming procedures and means of illustrating to owner how building, equipment and systems are intended to be installed, maintained, and operated.	☐ Complies ☐ Does Not ☐ Not Observable ☐ Not Applicable	Requirement will be met.
C408.2.5 [FI16] ³	Furnished as-built drawings for electric power systems within 90 days of system acceptance.	☐ Complies ☐ Does Not ☐ Not Observable ☐ Not Applicable	Requirement will be met.
C408.3 [FI33] ¹	Lighting systems have been tested to ensure proper calibration, adjustment, programming, and operation.	☐ Complies ☐ Does Not ☐ Not Observable ☐ Not Applicable	Requirement will be met.

Additional Comments/Assumptions:

1	High Impact (Tier 1)	2	Medium Impact (Tier 2)	3	Low Impact (Tier 3)
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