

# ODYSSEY COFFEE HOUSE FIT-OUT

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## DESCRIPTION

INTERIOR RENOVATION AND REFURNISHING OF THE ODYSSEY COFFEE HOUSE

## MUNICIPAL ADDRESS

V211 CAMPUS CENTRE BUILDING - SAIT MAIN CAMPUS

## BUILDING MANAGER

ODYSSEY COFFEE HOUSE

## BUILDING CODE

THE APPLICABLE BUILDING CODE FOR THIS PROJECT IS THE: NATIONAL BUILDING CODE 2015

## OCCUPANCY CLASSIFICATION

GROUP A, DIVISION 2

## GENERAL NOTES

1. CONTRACTOR SHALL COMPLY WITH THE RULES AND REGULATIONS FOR CONSTRUCTION WITHIN THE BUILDING AS SET OUT BY THE BUILDING OWNER. THESE DOCUMENTS FORM PART OF THESE CONTRACT DOCUMENTS.
2. ALL CONTRACTORS SHALL BE RESPONSIBLE TO OBTAIN, AND FAMILIARIZE THEMSELVES WITH THE BUILDING REGULATIONS FOR CONSTRUCTION, BUILDING ACCESS, PARKING, AND ALL BUSINESS LICENSING AND INCLUDE SUCH COSTS IN CONTRACT.
3. THE CONTRACTORS SHALL SUBMIT ONE SET OF SAMPLES OF ALL FINISH MATERIALS TO THE PROJECT MANAGER FOR APPROVAL PRIOR TO ORDERING.
4. CONTRACTOR TO VERIFY ON SITE ALL CONDITIONS PRIOR TO CONSTRUCTION. REPORT IMMEDIATELY ANY DISCREPANCIES TO PROJECT MANAGER.
5. THE CONTRACTOR SHALL CARRY OUT ALL NECESSARY WORK REQUIRED TO BYPASS ALL SYSTEMS SO THAT THEY DO NOT INTERFERE IN ANY WAY WITH THE CONTINUITY OF THE OPERATION OF THE BASE BUILDING OR EXISTING TENANT PREMISES.
6. PRIOR TO SUBMITTING BIDS ALL CONTRACTORS MUST VISIT SITE TO DETERMINE EXTENT OF WORK AND SPECIFIC SITE CONDITIONS. FAILURE TO DO SO WILL NOT BE ACCEPTED AS JUSTIFICATION FOR EXTRAS.

## DEMOLITION NOTES

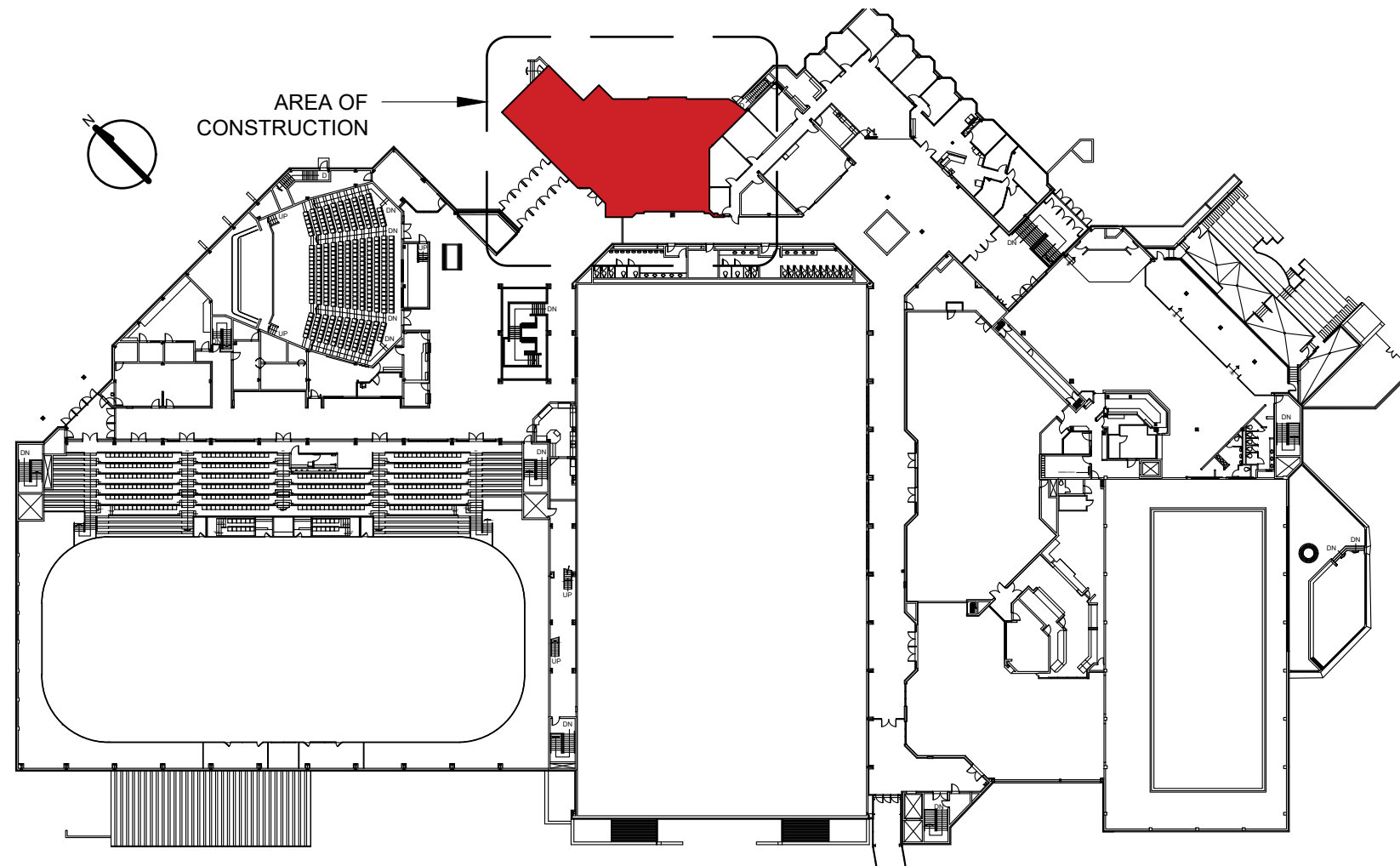
1. CONTRACTOR SHALL REMOVE ITEMS AS INDICATED ON DRAWINGS, AND OTHERWISE, THAT AFFECT NEW CONSTRUCTION. PATCH AND MAKE GOOD ALL AFFECTED ADJOINING SURFACES READY FOR NEW FINISHES.
2. CONTRACTOR SHALL CLEAN, MAINTAIN AND DISPOSE OF WASTE EACH WORKING DAY. ALL DEBRIS IS TO BE REMOVED DAILY FROM THE BUILDING.
3. AS DEMOLITION PROGRESSES THE CONTRACTOR SHALL IMMEDIATELY REPAIR ANY RESULTING DAMAGE TO EXISTING PARTS INTENDED TO REMAIN.
4. THE WORK OF CUTTING AND PATCHING TO BE PERFORMED BY THOSE TRADES WHOSE MATERIALS ARE AFFECTED.
5. CUTTING, REMOVING AND DEMOLITION SHALL BE PERFORMED SO AS NOT TO CUT OR REMOVE MORE THAN IS NECESSARY AND SO AS NOT TO DAMAGE ADJACENT WORK.
6. WHERE MATERIALS ARE REMOVED, CONTRACTOR IS TO REPAIR REMAINING SURFACES AS REQUIRED TO MAKE READY FOR NEW FINISHES (TYPICAL).

## CONSTRUCTION NOTES

1. THE QUALITY AND APPEARANCE OF THE NEW CONSTRUCTION SHALL BE EQUAL TO OR BETTER THAN THE EXISTING CONSTRUCTION MATERIALS AND METHODS.
2. THE CONTRACTOR SHALL PATCH AND MAKE GOOD FINISHES WHERE NOTED AS EXISTING.
3. THE CONTRACTOR SHALL REVIEW THE EXISTING PREMISES CAREFULLY PRIOR TO COMMENCING CONSTRUCTION AND ADVISE THE PROJECT MANAGER OF ANY DISCREPANCIES THAT MAY EXIST BETWEEN THE DRAWINGS AND THE EXISTING PREMISES.
4. THE CONTRACTOR SHALL BE RESPONSIBLE TO PATCH AND MAKE GOOD THE MATERIALS TO "LIKE NEW" CONDITION WHEREVER POSSIBLE.
5. PATCH AND REPAIR ANY DAMAGE (i.e. HOLES, DENTS, etc.) SUSTAINED DURING CONSTRUCTION AND/OR INSTALLATION OF NEW FINISHES.
6. ALL WORK IS TO BE EXECUTED IN ACCORDANCE WITH THE ALBERTA BUILDING CODE 2006 AND OTHER CURRENT APPLICABLE CODES.
7. ALL WORK SHALL BE GUARANTEED FOR A MINIMUM PERIOD OF 1 YEAR.
8. CONTRACTOR SHALL CHECK SITE AND INCLUDE FOR ALL WORK NECESSARY FOR A COMPLETE INSTALLATION.
9. CONTRACTOR TO FURNISH TO THE BUILDING OPERATOR WRITTEN MAINTENANCE INSTRUCTIONS FOR ALL NEW EQUIPMENT REQUIRED.
10. ALL WORK SHALL BE CARRIED OUT IN SUCH A MANNER AS TO ENSURE ACCESS TO AND CLEARANCE AROUND ALL BUILDING ENTRANCES AND EXITS IS MAINTAINED.
11. DEBRIS, REMNANTS OR BUILDING MATERIALS ARE NOT TO BE STORED IN ANY EXIT FOR ANY REASON OR FOR ANY LENGTH OF TIME.
12. ALL CONTRACTORS SHALL OBTAIN ALL PERMITS REQUIRED AND AFTER COMPLETION OF WORK SHALL FURNISH TO THE OWNER A CERTIFICATE OF FINAL INSPECTION AND APPROVAL FROM THE APPROPRIATE INSPECTION DEPARTMENT AND CERTIFICATE OF SUBSTANTIAL PERFORMANCE.
13. CONTRACTOR TO CONFIRM SITE DIMENSIONS PRIOR TO PROCEEDING WITH WORK. DO NOT SCALE DRAWINGS.
14. ALL DISCREPANCIES IN DRAWINGS ARE TO BE REPORTED TO THE PROJECT MANAGER IMMEDIATELY PRIOR TO ANY WORK PROCEEDING.

## FINISH NOTES

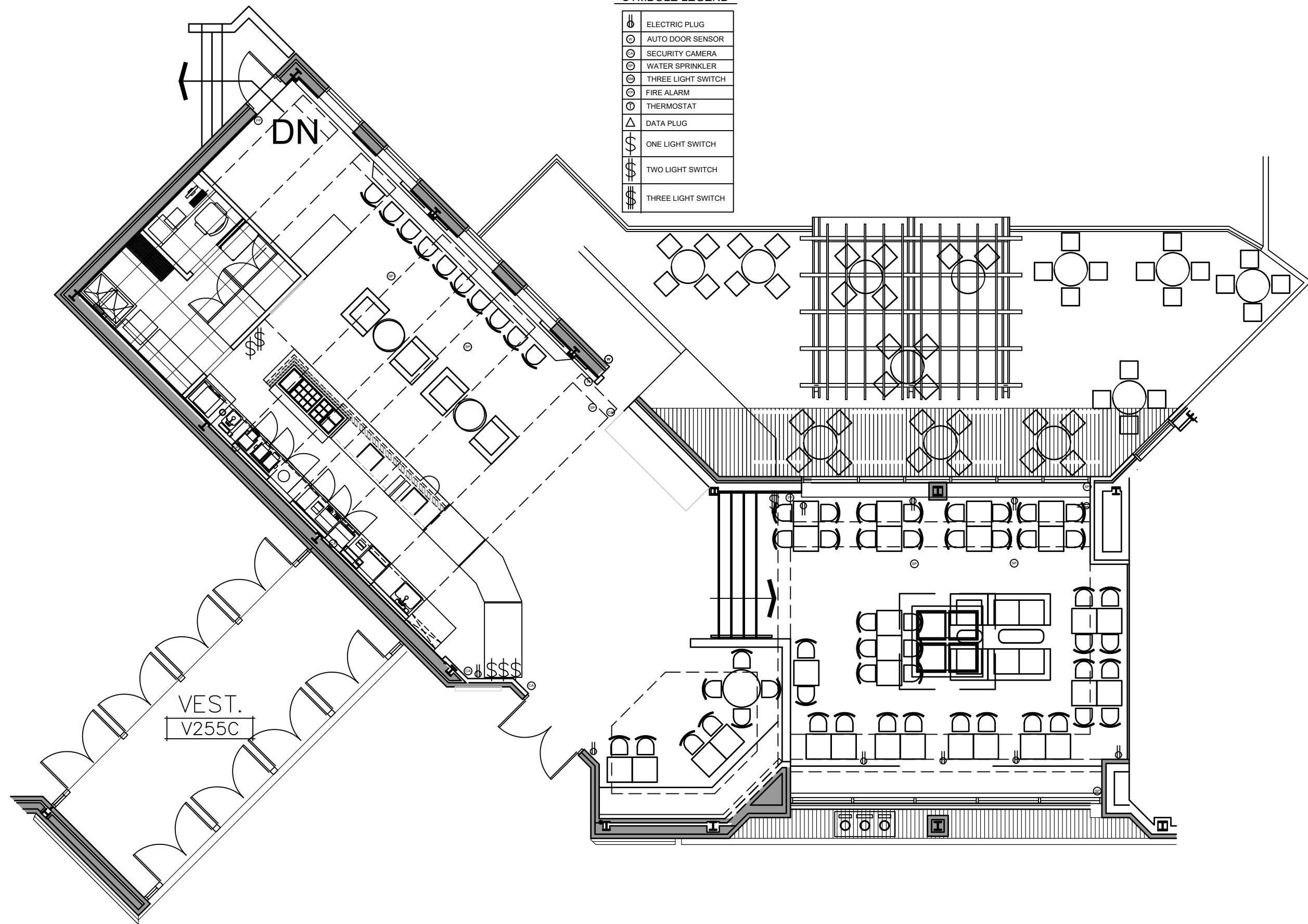
1. ALL FINISHED MATERIALS SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS AND GOOD PRACTICES OF THE TRADE.
2. ALL EXISTING SURFACES STRIPPED OF EXISTING FINISHES SHALL BE ADEQUATELY PREPARED TO ACCEPT THE NEW FINISHES SPECIFIED, INCLUDING SKIM COATING, WHERE NECESSARY.
3. CONTRACTOR TO PROVIDE CONTROL SAMPLES OF ALL PAINT FINISHES (DRAW DOWNS) FOR APPROVAL BY THE PROJECT MANAGER PRIOR TO PURCHASE OR APPLICATION OF PAINT.
4. NO SUBSTITUTIONS SHALL BE MADE FOR THE SPECIFIED MANUFACTURERS WITHOUT PRIOR APPROVAL OF THE PROJECT MANAGER. CONTRACTORS TO PROVIDE CONTROL SAMPLES AND SUPPLIER ORDER CONFIRMATIONS FOR ALL MATERIALS.
5. COMPLY WITH THE REQUIREMENTS OF THE CANADIAN PAINTING CONTRACTOR'S ASSOCIATION (CPCA) 1988 SPECIFICATION MANUAL, AS DISTRIBUTED BY A.D.C. 1988 VERSION, "PREMIUM GRADE STANDARDS".
6. PREPARE SURFACES WHICH WILL RECEIVE PAINT IN ACCORDANCE WITH CHAPTER 3 OF CPCA MANUAL.



ODYSSEY COFFEE HOUSE  
DRAWN BY : DANIEL MILMAN  
1301 16 AVENUE NW  
5/30/2018

SYMBOLE LEGEND

	ELECTRIC PLUG
	AUTO DOOR SENSOR
	SECURITY CAMERA
	WATER SPRINKLER
	THREE LIGHT SWITCH
	FIRE ALARM
	THERMOSTAT
	DATA PLUG
	ONE LIGHT SWITCH
	TWO LIGHT SWITCH
	THREE LIGHT SWITCH



DRAWING TITLE

**AS-BUILT**

PROJECT

ODYSSEY COFFE HOUSE

DRAWN BY

DANIEL MILMAN

CHECKED BY

DATE

05/30/2018

SCALE

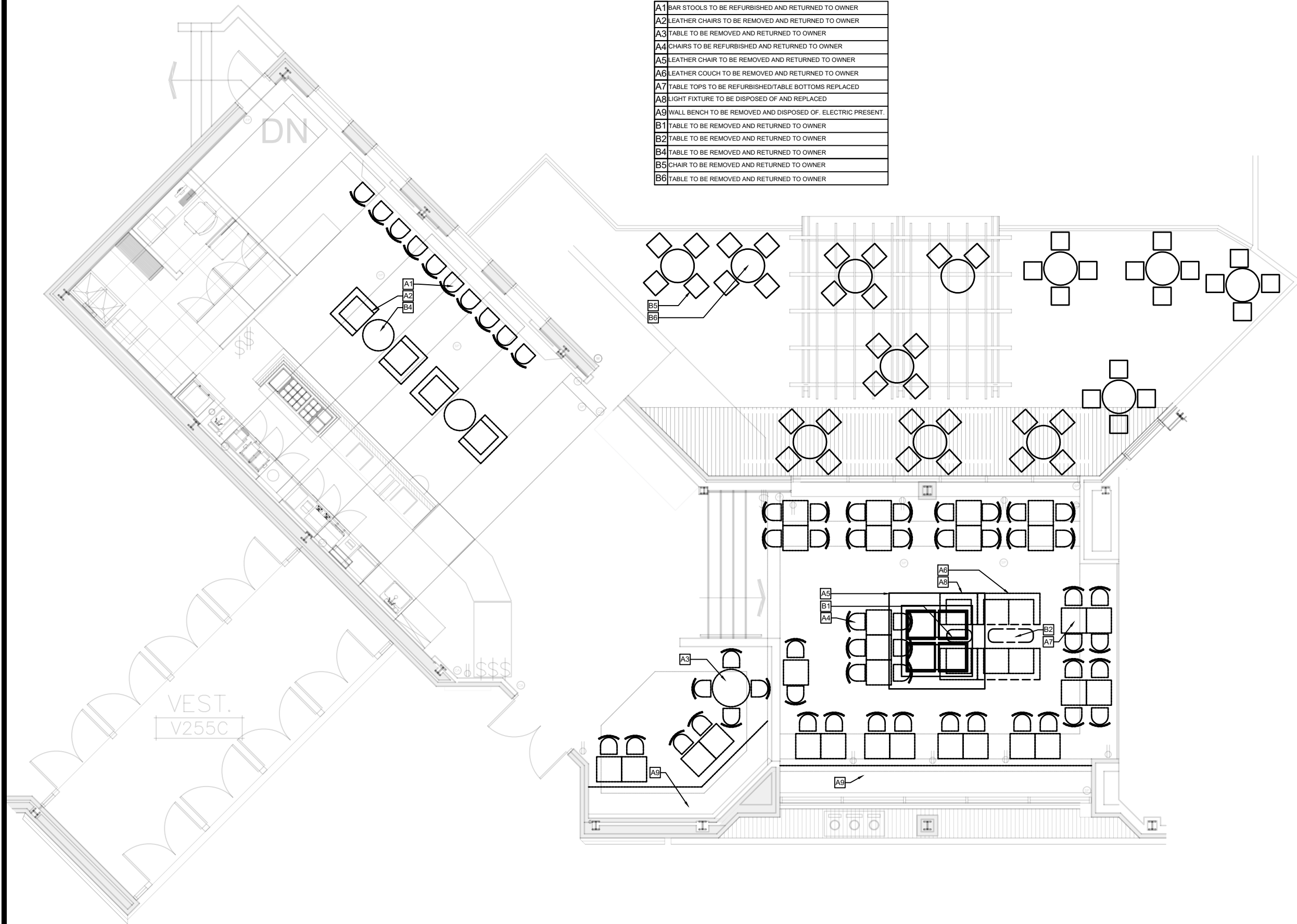
1/8" = 1' - 0"

DRAWING NO.

**A1.0**

**DEMO LEGEND**

A1	BAR STOOLS TO BE REFURBISHED AND RETURNED TO OWNER
A2	LEATHER CHAIRS TO BE REMOVED AND RETURNED TO OWNER
A3	TABLE TO BE REMOVED AND RETURNED TO OWNER
A4	CHAIRS TO BE REFURBISHED AND RETURNED TO OWNER
A5	LEATHER CHAIR TO BE REMOVED AND RETURNED TO OWNER
A6	LEATHER COUCH TO BE REMOVED AND RETURNED TO OWNER
A7	TABLE TOPS TO BE REFURBISHED/TABLE BOTTOMS REPLACED
A8	LIGHT FIXTURE TO BE DISPOSED OF AND REPLACED
A9	WALL BENCH TO BE REMOVED AND DISPOSED OF. ELECTRIC PRESENT.
B1	TABLE TO BE REMOVED AND RETURNED TO OWNER
B2	TABLE TO BE REMOVED AND RETURNED TO OWNER
B4	TABLE TO BE REMOVED AND RETURNED TO OWNER
B5	CHAIR TO BE REMOVED AND RETURNED TO OWNER
B6	TABLE TO BE REMOVED AND RETURNED TO OWNER



DRAWING TITLE

**DEMO-PLAN**

PROJECT

**ODYSSEY COFFEE HOUSE**

DRAWN BY

**DANIEL MILMAN**

CHECKED BY

-

DATE

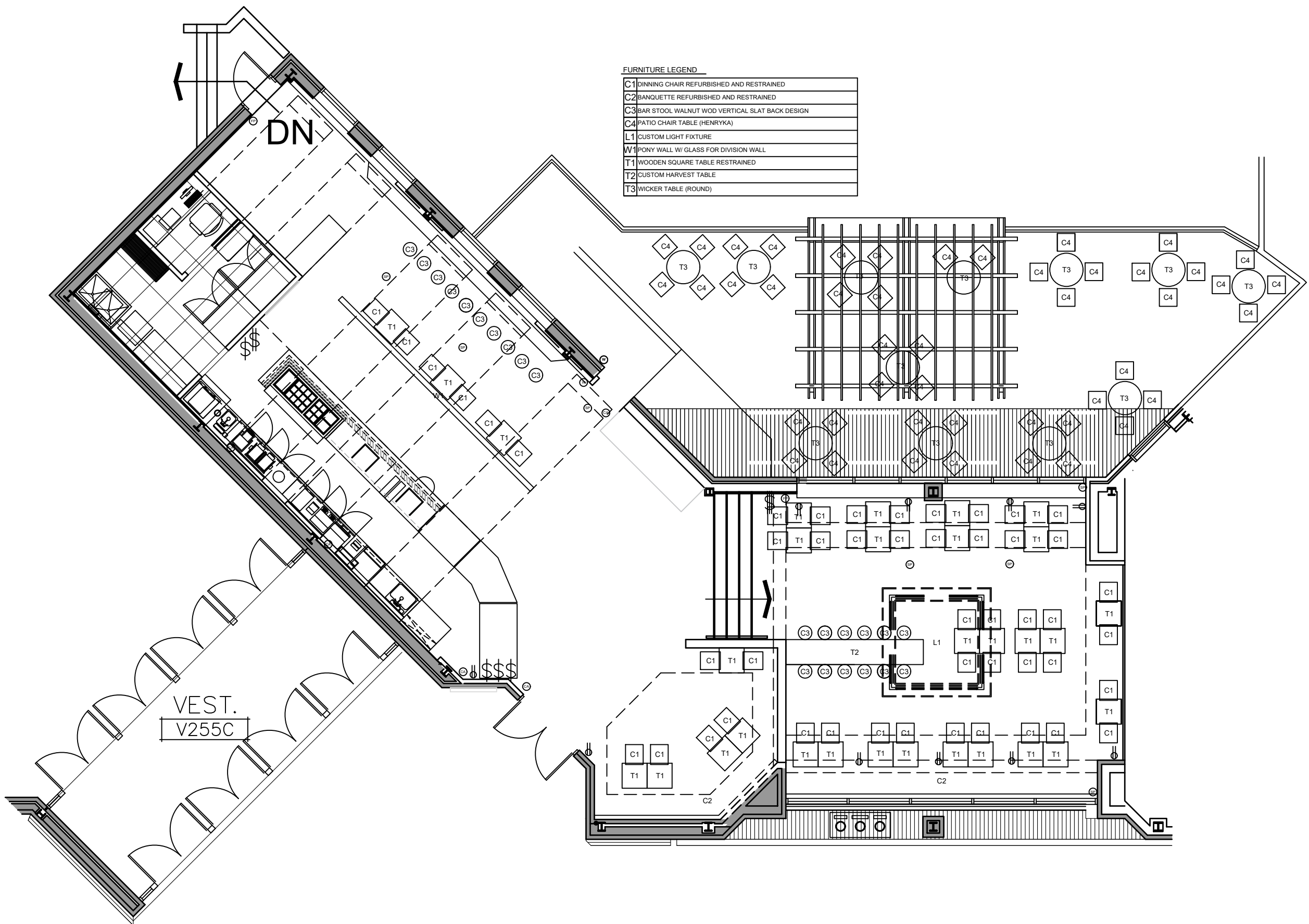
**05/30/2018**

SCALE

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

DRAWING NO.

**A2.0**



FURNITURE LEGEND

C1	DINING CHAIR REFURBISHED AND RESTRAINED
C2	BANQUETTE REFURBISHED AND RESTRAINED
C3	BAR STOOL WALNUT WOD VERTICAL SLAT BACK DESIGN
C4	PATIO CHAIR TABLE (HENRYKA)
L1	CUSTOM LIGHT FIXTURE
W1	PONY WALL W/ GLASS FOR DIVISION WALL
T1	WOODEN SQUARE TABLE RESTRAINED
T2	CUSTOM HARVEST TABLE
T3	WICKER TABLE (ROUND)

DRAWING TITLE  
**FURNITURE PLAN**

PROJECT  
**ODYSSEY COFFEE HOUSE**

DRAWN BY  
**DANIEL MILMAN**

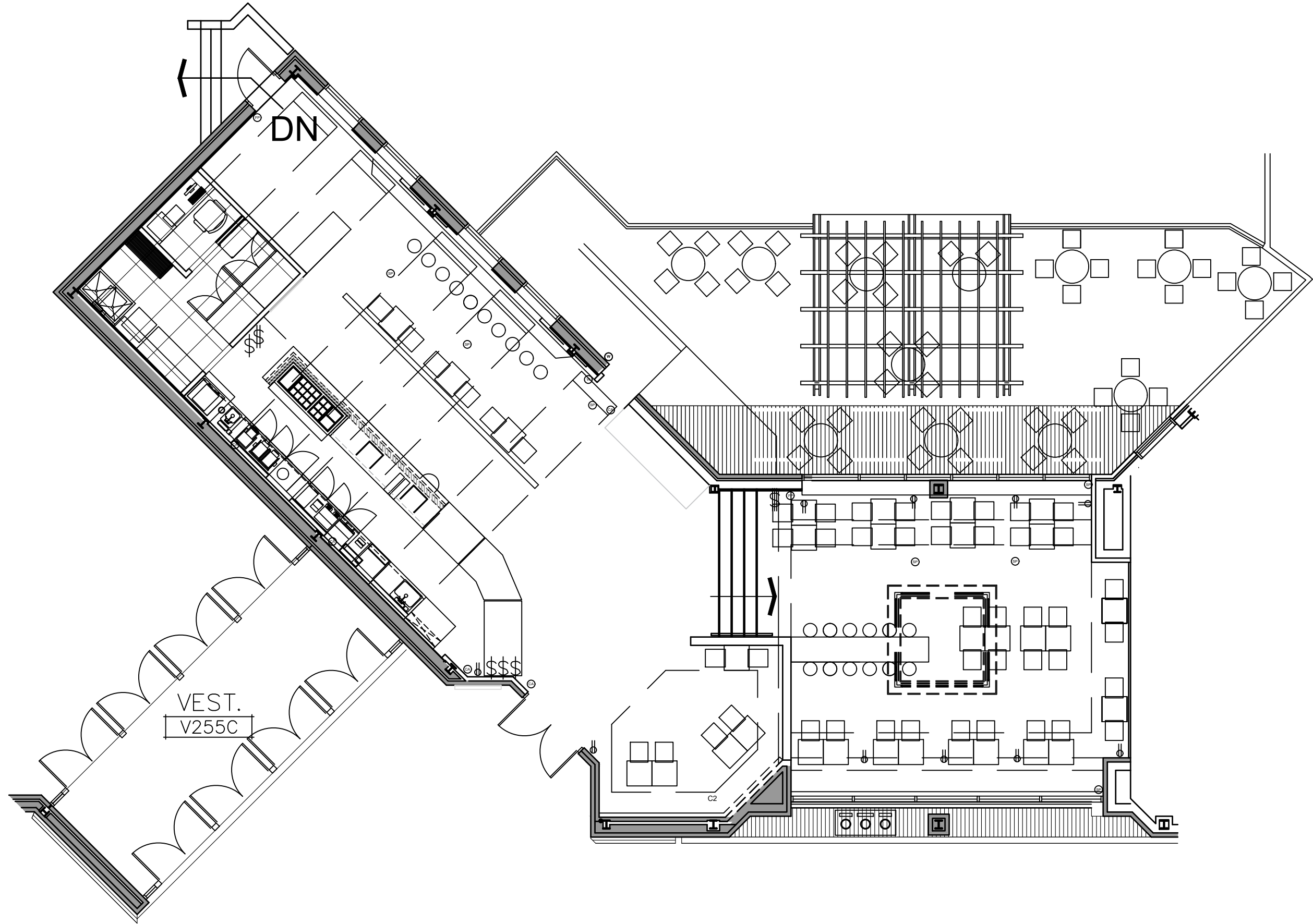
CHECKED BY

DATE  
**DANIEL MILMAN**

SCALE  
**1/8" = 1' - 0"**

DRAWING NO.

**A3.0**



DRAWING TITLE  
**FINISHED PLAN**

PROJECT  
**ODYSSEY COFFEE HOUSE**

DRAWN BY  
**DANIEL MILMAN**

CHECKED BY

DATE  
**DANIEL MILMAN**

SCALE  
**1/8" = 1' - 0"**

DRAWING NO.

**A4.0**

# MATERIAL LEGEND

**L1** BLACK 9 - GAUGE ACCESSORY CHAIN  
 MANUF : HOME DEPOT  
 COLOE: BLACK  
 MODEL #: P98757-31

**L4** 5" BLACK MODERN CANOPY KIT  
 MANUF : HOME DEPOT  
 COLOE: BLACK  
 MODEL #: 7003600

**L7** CUSTOM GLASS  
 MANUF : HOUSE OF MIRRORS & GLASS  
 MATERIAL: FROSTED GLASS

**L2** COVERT STAINLESS STEEL QUICK LINK  
 MANUF: LOWES'S  
 MATERIAL: STAINLESS STEEL  
 MODEL #: 61194

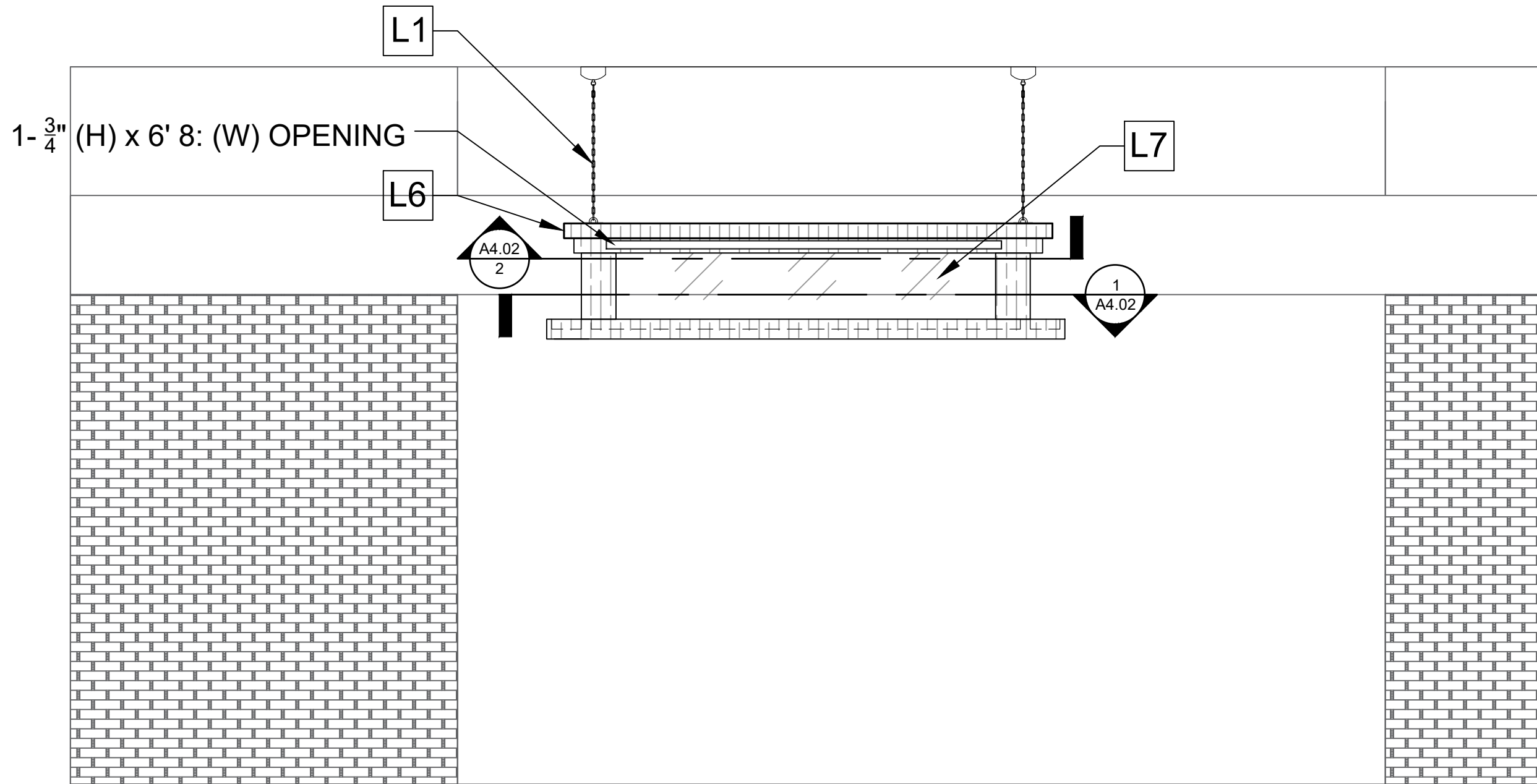
**L5** RGB LED STRIP - 4.4 WATTS FA60M50-XM-24V-RGB  
 MANUF : LED WORLD CANADA  
 MODEL #: FA60M50-XM-24V-RGB

**L8** HILLMAN #8 X 3/4 PHILLIP DRIVE 1000 COUNT SHEET METAL SCREWS  
 MANUF: LOWES'S  
 MATERIAL: STAINLESS STEEL  
 MODEL #: 755486

**L3** SMARTSTRAPS LIGHT DUTY SURFACE  
 MANUF :LOWES'S  
 COLOE: STAINLESS STEEL  
 MODEL #: 146355

**L6** CUSTOM GLASS  
 MANUF : HOUSE OF MIRRORS & GLASS  
 MATERIAL: CLEARGLASS

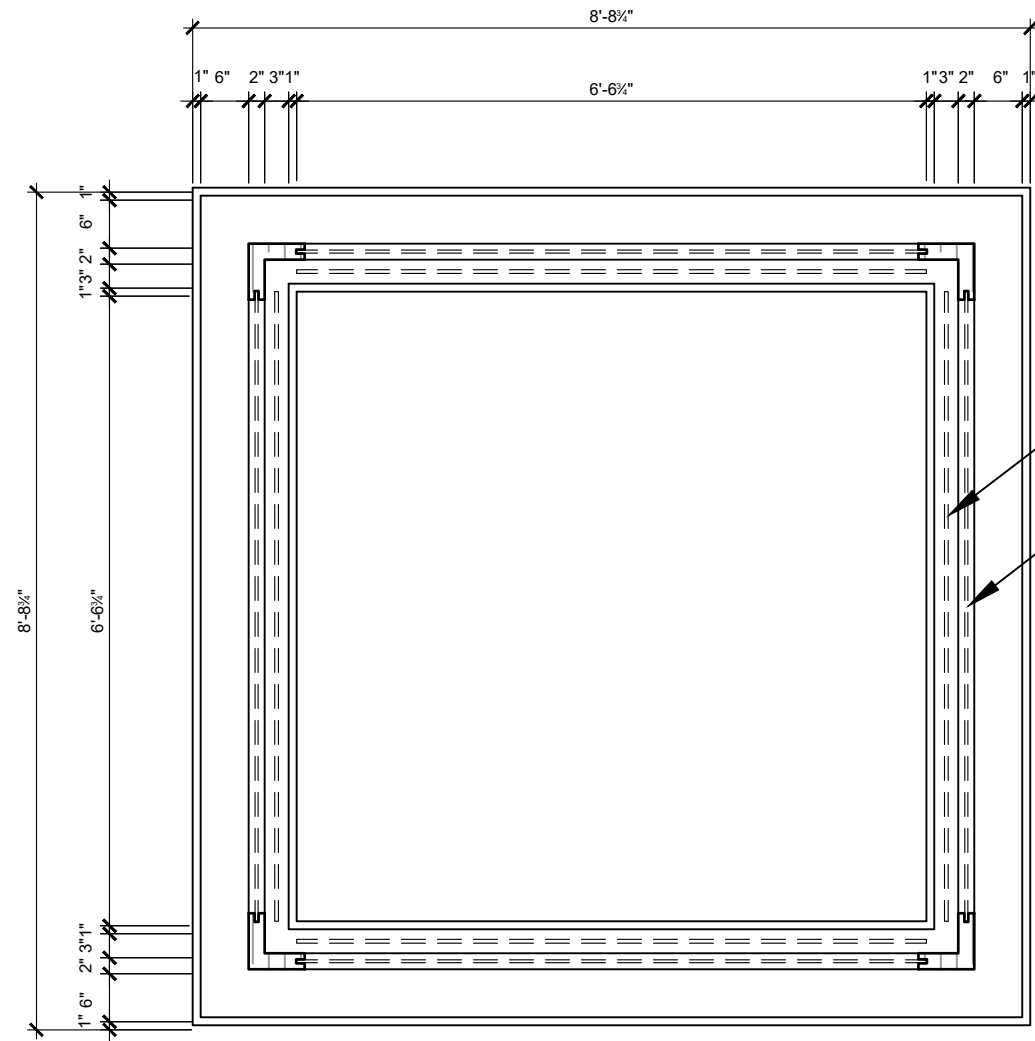
**L9** 1X8X6 FEET FIR S4S  
 MANUF : HOME DEPOT  
 MODEL #: LF108-06



**1** ELEVATION FRONT  
 1/2" = 1' - 0"

DRAWING TITLE: MILWORK DRAWING 01  
 PROJECT: ODYSSEY COFFEE HOUSE  
 DRAWN BY: DANIEL MILMAN  
 CHECKED BY: .  
 DATE: 05/31/2018  
 SCALE: 1/2" = 1' - 0"

DRAWING NO. A54.01



**1** TOP DOWN SECTION  
 1/2" = 1' - 0"

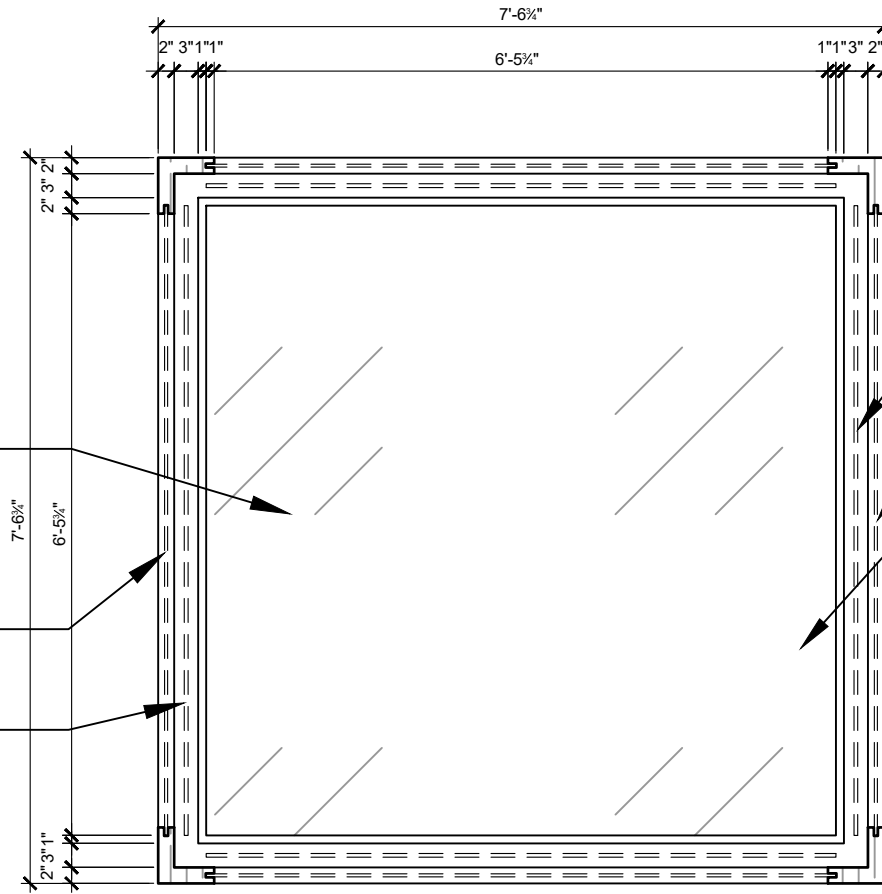
RGB LED Strip - 4.4 WattsRGB  
 6.7" (L) x 25/64" (W) x 3/32" (H)"

FROSTED GLASS  
 6.7" (L) x 1/8" (W) x 1' - 1-1/8" (H)"

L6

L7

L5



**2** BOTTOM UP SECTION 3  
 1/2" = 1' - 0"

RGB LED Strip - 4.4 WattsRGB  
 6.7" (L) x 25/64" (W) x 3/32" (H)"

FROSTED GLASS  
 6.7" (L) x 1/8" (W) x 1' - 1' - 2 3/8" (H)"

DISPLAY GLASS "CLEAR"  
 6.7" (L) x 6.7" (W) x 1/8" (H)"

DRAWING TITLE  
**MILWORK DRAWING 02**

PROJECT  
**ODYSSEY COFFEE HOUSE**

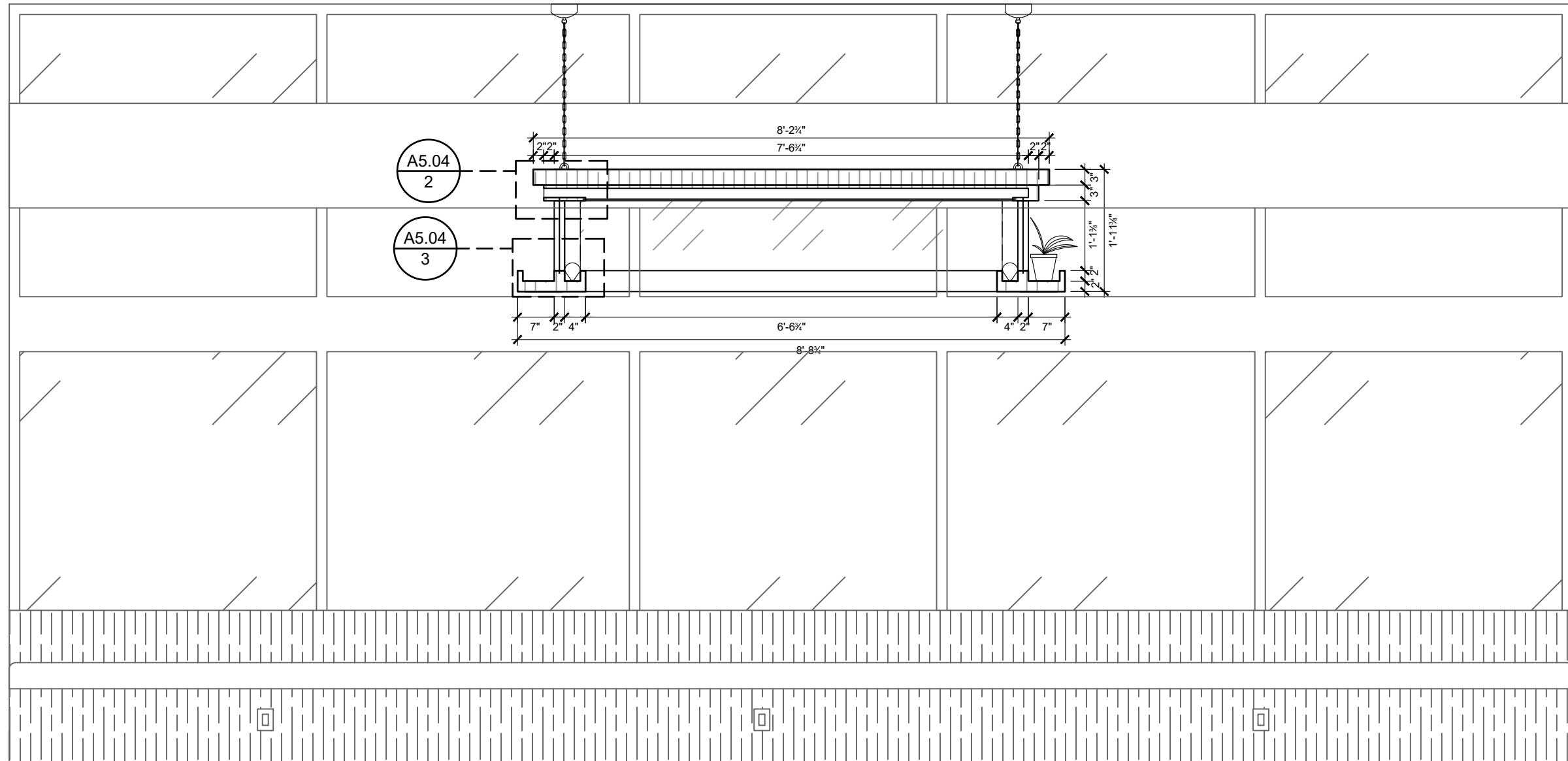
DRAWN BY  
**DANIEL MILMAN**

CHECKED BY  
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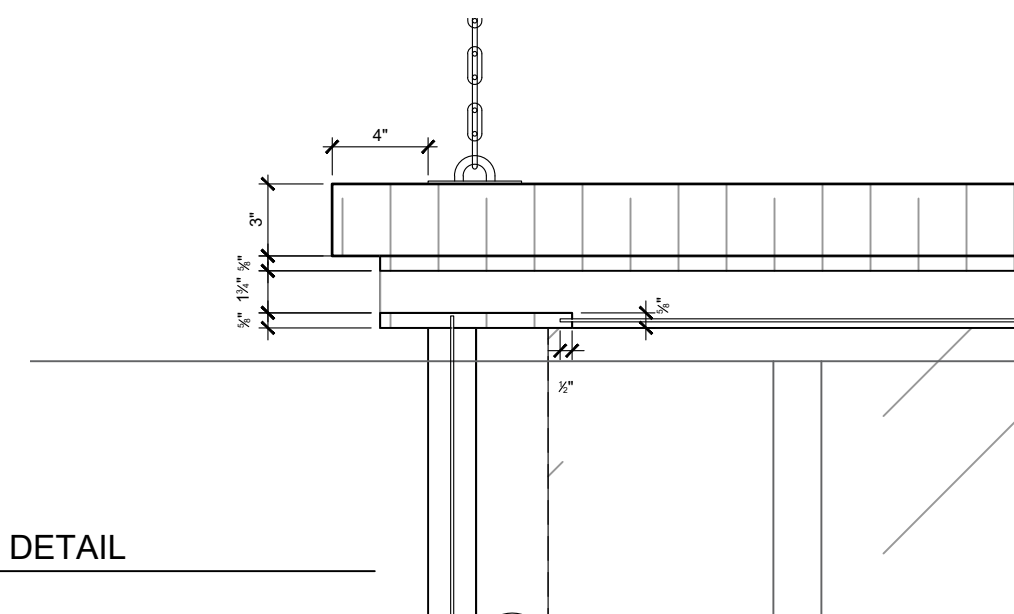
DATE  
**05/31/2018**

SCALE  
**1/2" = 1" - 0"**

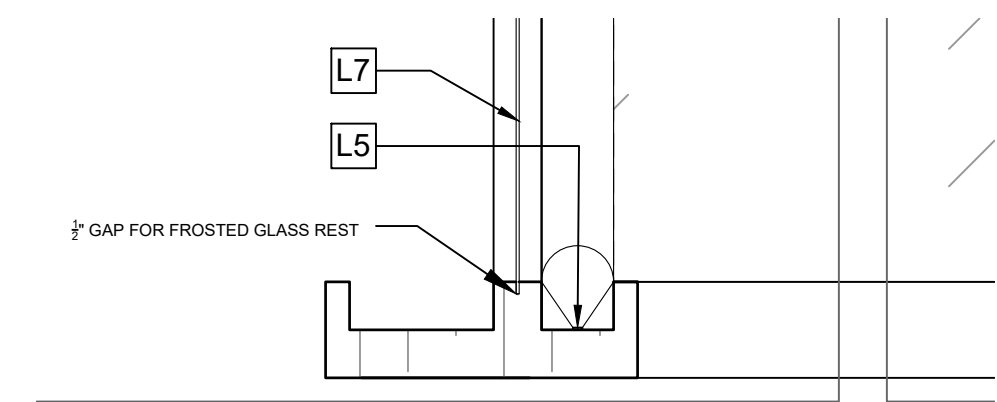
DRAWING NO.  
**A5.02**



**1** SECTION 1  
 1/2" = 1' - 0"



**2** GLASS REST DETAIL  
 1 - 1/2" = 1' - 0"



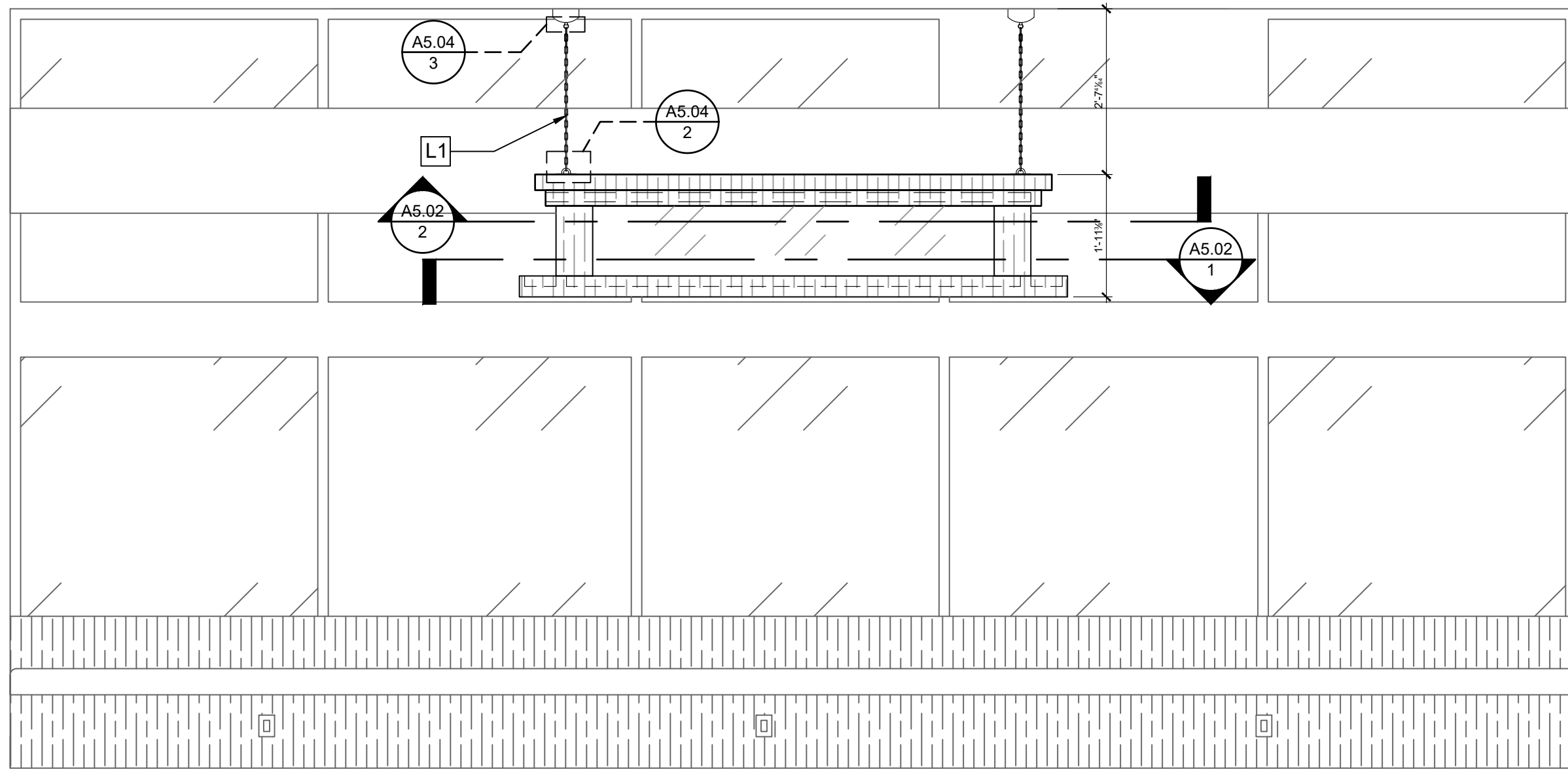
**3** LIGHT FIXTURE DETAIL  
 1 - 1/2" = 1' - 0"

DRAWING TITLE  
**MILWORK DRAWING 03**  
 PROJECT  
**ODYSSEY COFFEE HOUSE**  
 DRAWN BY  
**DANIEL MILMAN**  
 CHECKED BY  
 .

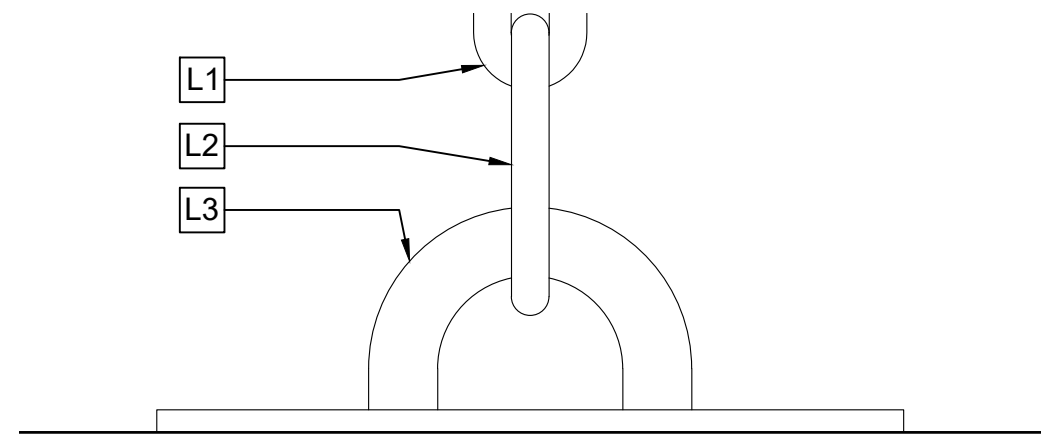
DRAWING NO.  
**A5.03**

SCALE  
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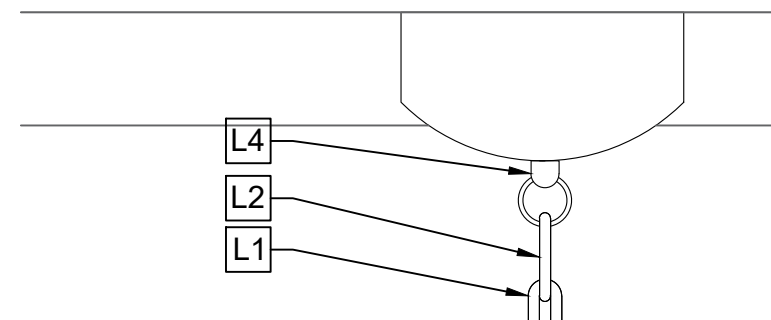
DATE  
 05/31/2018



**1** ELEVATION LEFT  
 1/2" = 1' - 0"



**2** CHAIN CONNECTION DETAIL 1  
 1" = 1' - 0"



**3** CHAIN CONNECTION DETAIL 2  
 1" = 1' - 0"

DRAWING TITLE  
**MILWORK DRAWING 04**  
 PROJECT  
 ODYSSEY COFFEE HOUSE  
 DRAWN BY  
 DANIEL MILMAN  
 CHECKED BY  
 .

DRAWING NO.

**A5.04**

SCALE  
 1/2" = 1' - 0"

DATE  
 05/31/2018