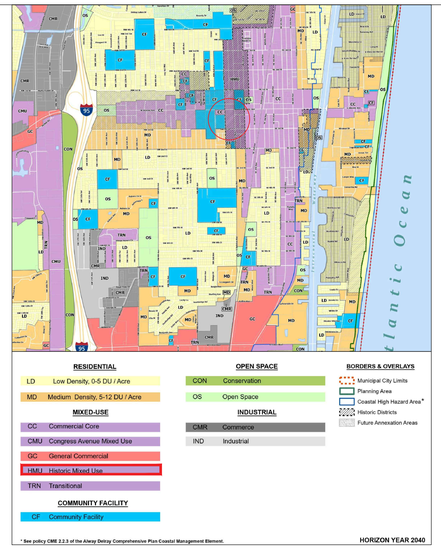
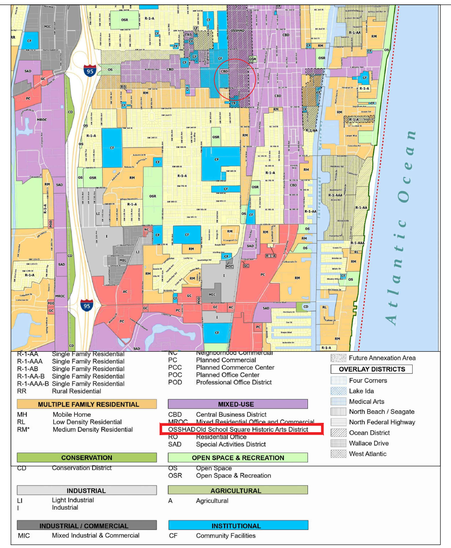
PROPOSED TAPROOM

SUNDAY VILLAGE BLDG "E"
38 S. SWINTON AVE, DELRAY BEACH, FLORIDA 33444

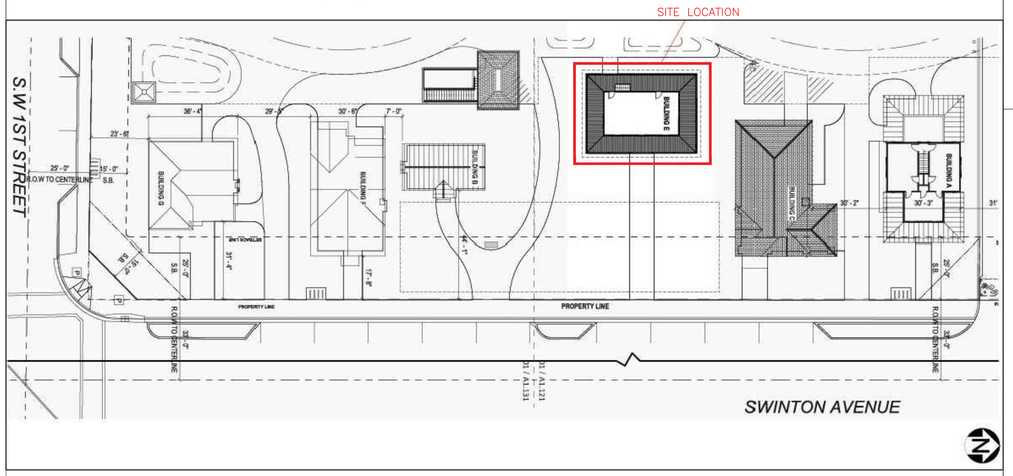


LAND USE MAP



ZONING MAP

ARCHITECTURAL SITE KEY PLAN(NTS)



LOCATION PLAN(NTS)

PROJECT DATA

OWNER:
SUNDY VILLAGE WEST LLC

ADDRESS:
38 S. SWINTON AVE DELRAY
BEACH FLORIDA 334444

FOLIO:12-43-46-16-06-001-0020

LEGAL:SUNDY VILLAGE PAR 1 (LESS NLY 208.70 FT) & PARS 2 THRU 4

ZONING AND CODE INFORMATION:
ZONING: OS.SHAD – OS.SHAD–OLD SCHOOL SQ HISTORIC (12–DELRAY BEACH)
OCCUPANCY: ASSEMBLY – RESTAURANT
CONSTRUCTION TYPE: 5B
ALTERATION LEVEL:** LEVEL II
CURRENT USE: ASSEMBLY
PROPOSED USE: ASSEMBLY
FLOOD ZONE: X – 12099C0979F, REFER TO SURVEYORS DWGS.

PROPERTY SQUARE FOOTAGE: 1125SF

PROJECT DESCRIPTION:
THE PROPOSED PROJECT IS FOR AN INTERIOR RENOVATION OF AN EXISTING 2 STORY BAR AND RESTAURANT.
NO. OF STORIES:2
SPRINKLER: NO
FIRE ALARM: NO
PROPOSED DEVELOPMENT: N/A
BUILDING SF.: 4200SF

CONSTRUCTION TYP.: IBC TYPE III–B

AREAS AND OCCUPANCY CALCS

OCCUPANT LOAD

SPACE DESCRIPTION	SEATING TYPE	AREA		AREA PER OCCUPANT	QUANTITY	CALCULATED OCCUPANT LOAD	PROVIDED
KITCHEN	N/A	292	SF	200	N/A	2	
1ST FL. TERRACE	NON–FIXED	299	SF	15NET	N/A	20	
1ST FL. TOTAL						22	
BAR	N/A	135	SF	200	N/A	1	
DINING AREA	NON–FIXED	150	SF	15NET	N/A	10	
BAR TOP	NON–FIXED	17	LF	18INCH	N/A	12	
EAST TERRACE	NON–FIXED	143	SF	15NET	N/A	10	
WEST TERRACE	NON–FIXED	201	SF	15NET	N/A	14	
2ND FL. TOTAL						47	

1ST FLOOR NUMBER OF EXITS
REQUIRED: 2
PROVIDED: 3

2ND FLOOR NUMBER OF EXITS
REQUIRED: 1
PROVIDED: 1

EGRESS WIDTH
EXIT CAPACITY CALCULATIONS (DOORS)
2ND FLOOR
EGRESS WIDTH REQUIRED: 47 OCCUPANTSX0.2=9.4IN
EGRESS WIDTH PROVIDED: 39">9.4"(OKAY)
TRAVEL DISTANCE: 74'–8"
O.K. PER FBC–B §1006.2.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY

1ST FLOOR
EGRESS WIDTH REQUIRED: 2 OCCUPANTSX0.2=0.4IN
EGRESS WIDTH PROVIDED: 60">0.4"(OKAY)
TRAVEL DISTANCE: 29'–10" OKAY

1

CODE CLASSIFICATION

–FLORIDA BUILDING CODE(8TH EDITION)
&SUPPLEMENT(BUILDING,MECHANICAL,PLUMBING
FUEL GAS&EXISTING BUILDING CODE)
–N.F.P.A.101(8TH ED.)FLORIDA FIRE PREVENTION CODE
–FLORIDA ACCESSIBILITY CODE FOR BLDG.CONSTRUCTION
–CHAPTER 11 FBC
–LEVEL II ALTERATION AS PER FBC EXIST. BLDG.
–NATIONAL ELECTRICAL CODE (NEC),2020 EDITION

GENERAL NOTES:

GENERAL NOTES
Here is the retyped version of the text from the image you uploaded:

1. ALL IDEAS, DRAWINGS, PLANS AND ARRANGEMENTS INDICATED OR REPRESENTED BY THESE DRAWINGS ARE OWNED BY AND THE PROPERTY OF THE ARCHITECT AND/OR ENGINEER OF RECORD. THEY WERE CREATED FOR AND DEVELOPED FOR USE ON AND IN CONNECTION WITH THE SPECIFIED PROJECT. THE IDEAS, DESIGNS, DRAWINGS, PLANS AND ARRANGEMENTS OF THE SPECIFIED PROJECT SHALL NOT BE USED BY OR DISCLOSED TO ANY PERSONS, FIRM, OR CORPORATION FOR ANY PURPOSE WHATSOEVER WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT AND ENGINEER(S) OF RECORD.
2. ALL SHOP DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT/ENGINEER OF RECORD REVIEW ONLY AFTER THEY HAVE BEEN THOROUGHLY REVIEWED BY THE GENERAL CONTRACTOR FOR CONSTRUCTION METHODS, DIMENSIONS, FIELD CONDITIONS, "AS–CONSTRUCTED" DIMENSIONS AND OTHER TRADE REQUIREMENTS, AND STAMPED WITH THE CONTRACTOR'S APPROVAL STAMP. ONLY REQUESTED SHOP DRAWINGS AND SUBMITTALS TO BE PROVIDED TO ARCHITECT FOR REVIEW, ALL OTHERS TO BE APPROVED AND REVIEWED BY G.C.
3. ARCHITECT OF RECORD IS NOT RESPONSIBLE FOR ANY SURVEY OR CIVIL DWGS. THAT ARE INSERTED INTO THIS SET AND/OR LACK OF. THIS INCLUDES BUT IS NOT LIMITED TO PROPOSED AND/OR EXISTING CONDITIONS OF GRADING, PARKING, DRIVEWAYS, SEWER LINES, DRAINAGE, FINISH FLOOR ELEVATIONS, PROPERTY LINE LOCATIONS, EXISTING VEGETATION LOCATIONS, AND ETC.
4. ALL FINISH FLOOR ELEVATIONS SHALL BE CONFIRMED BY LOCAL MUNICIPALITY OR A LICENSED CIVIL ENGINEER OR LICENSED SURVEYOR.
5. PRIOR TO START OF CONSTRUCTION, THE GENERAL CONTRACTOR AND ALL SUB–CONTRACTORS SHALL VERIFY ALL GRADES, LINES, LEVELS, DIMENSIONS AND COORDINATE EXISTING CONDITIONS AT THE JOB SITE WITH THE PLANS AND SPECIFICATIONS. THEY SHALL REPORT ANY INCONSISTENCIES OR ERRORS IN THE CONSTRUCTION DOCUMENTS TO THE ARCHITECT AND ENGINEER OF RECORD BEFORE COMMENCING WORK. THE CONTRACTOR AND HIS SUB–CONTRACTORS SHALL LAYOUT THEIR WORK FROM ESTABLISHED REFERENCE POINTS AND BE RESPONSIBLE FOR ALL LINES, ELEVATIONS AND MEASUREMENTS IN CONNECTION WITH THEIR WORK. THE CIVIL ENGINEER OF RECORD SHALL ESTABLISH THE +0'–0" FINISHED FLOOR BASE ELEVATION – REFERENCE CIVIL ENGINEERING PLANS FOR THE HEIGHT.

SHEET INDEX

ARCHITECTURE	
T1.0	PROJECT DATA, SITE PLAN
LS1.0	LIFE SAFETY PLAN
A1.0	1ST AND 2ND FLOOR EXISTING AND CONSTRUCTION PLAN
A2.0	ROOF EXISTING AND CONSTRUCTION PLAN
A3.0	DETAILS AND WALL TYPES
A4.0	ADA GENERAL NOTES
ELECTRICAL	
E1.0	1ST AND 2ND FLOOR ELECTRICAL PLANS, ELECTRICAL PANEL SCHEDULE, ELECTRICAL RISER DIAGRAM
PLUMBING	
P1.0	PLUMBING PLAN AND DIAGRAMS
P2.0	GAS RISER DIAGRAM
MECHANICAL	
M1.0	GENERAL NOTES, EQUIPMENT SCHEDULE, LEGEND
M2.0	PROPOSED 1ST FLOOR, 2ND FLOOR AND ROOF MECHANICAL PLAN, KITCHEN EXHAUST RISER
M3.0	HOOD DETAIL
M1.0	HOOD DETAIL
M1.0	EXHAUST FAN DETAIL

HEALTH DEPARTMENT NOTES

1. FURNISH 140° WATER TO ALL FIXTURES RECEIVING HOT WATER, EXCEPT HAND WASHING LAV. MAY SUPPLIED WITH A LEAST 110° WATER THROUGH A MIXING VALVE OR COMBINATION FAUCET.
2. PROVIDE SOAP AND SANITARY TOWELS AT HAND WASHING LAV. IN FOOD PREPARATION AND UTENSIL WASHING AREAS SOAP AND HAND DRYING DEVICE WILL BE USE IN THE TOILET ROOM.
3. COUNTER–MOUNTED EQUIPMENT ON 4 INCH LEGS, SEALED TO COUNTER, OR PORTABLE.
4. FLOOR–MOUNTED EQUIPMENT ON 6 INCH LEGS, ON CASTERS, OR SEALED TO THE FLOOR.
5. EQUIPMENT NOT CASTERS OR NOT PORTABLE SHALL BE SEALED TO THE WALL AND/OR JOINING EQUIPMENT, AND SEALED TO FACILITATE CLEANING.

This item has been digitally signed and sealed by TIANCHEN HU on the date adjacent to the seal. Signature must be verified on any electronic copies
11:10:12 2026.01.26 '00'05-

TIANCHEN HU LICENSE No 100710 STATE OF FLORIDA PROFESSIONAL ENGINEER

DOB APPROVAL STAMP:

NEW AIR SOLUTION INC.
149-48 HAWTHORNE AVE,
FLUSHING, NY 11355
TEL: 929-888-7696
FENGSHUIAW@GMAIL.COM

OWNER
SUNDAY VILLAGE WEST, LLC
7900 GLADES RD. SUITE 340
BOCA RATON FL, 33434

INTERIOR DESIGN
WAVE ARCHITECT P.C.
563 8TH ST #6L, BROOKLYN 11215
917 882 6179
WERUCHYTJA@GMAIL.COM

NO.	DATE	REVISION
	1/21/2026	REV.1

PROJECT NAME AND LOCATION:

SUNDAY VILLAGE BLDG "E"
38 S. SWINTON AVE, DELRAY BEACH, FLORIDA 33444

DRAWING TITLE:

PROJECT DATA, SITE PLAN

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY TIANCHEN HU ON THE DATE ADJACENT TO THE SEAL. SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

DATE:
PROJECT NO.:
DRAW BY: DD
CHECK BY: HU
SCALE: NTS
NO. OF PAGE: 1 OF 14
DRAWING NO.: T 1.0
DOB JOB#: