



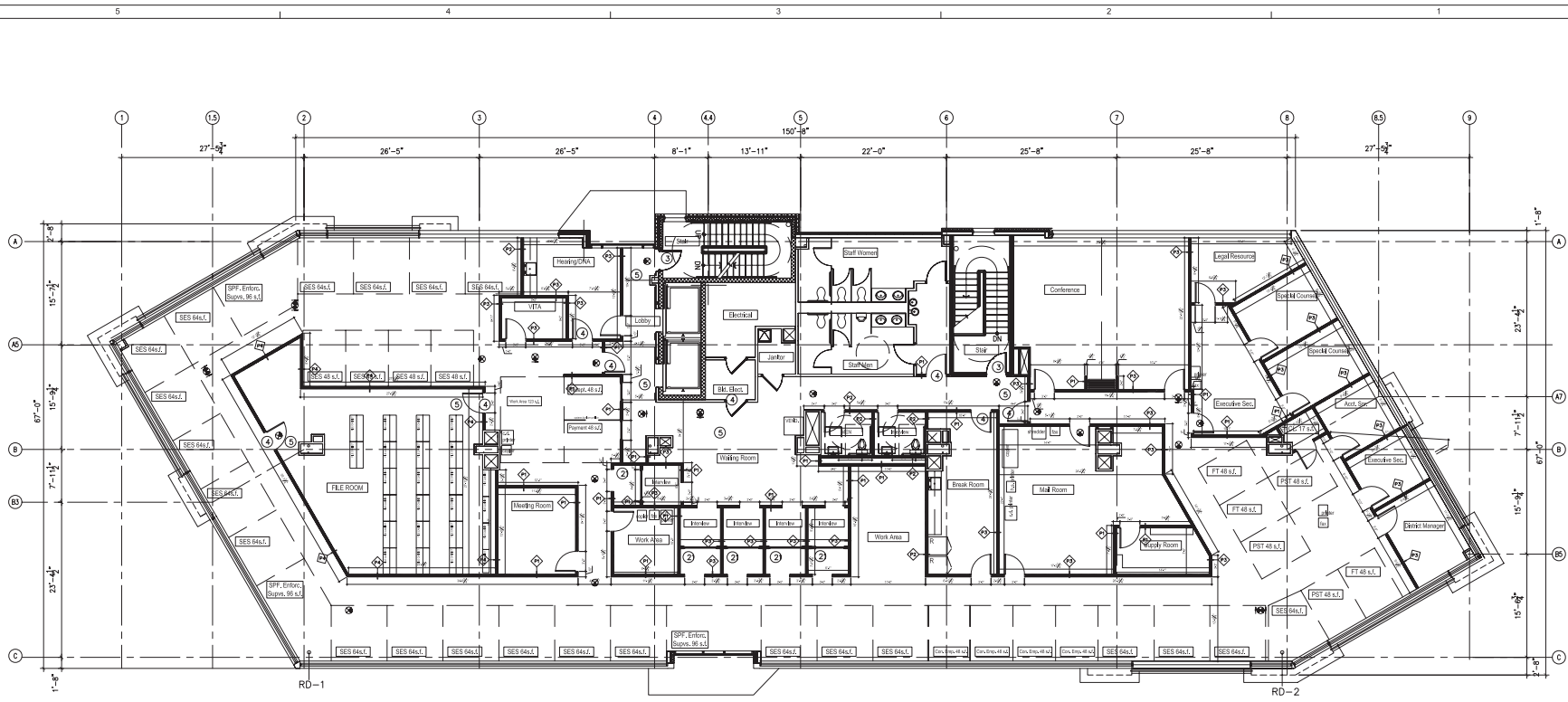
CAPITOL DESIGN GROUP
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OWNER:
BRIGHT ACCESS GROUP

PROJECT:
 TENANT IMPROVEMENTS

TENANT
 8551 RIXLEW LANE
 4TH FLOOR
 MANASSAS, VA 20109

PROFESSIONAL SEAL



1 FLOOR PLAN
 SCALE: 1/8" = 1'-0"

KITCHEN FIRE EXTINGUISHERS. LARSEN WC-6L WET CHEMICAL K CLASS
 6 LITER WITH M2716 U SEMI-RECESSED CABINET.
 G.C. TO INSTALL TOP OF FIRE EXTINGUISHERS AT 5'-0" A.F.F.
 REFER TO SHEET A-4 FOR KITCHEN EQUIPMENT.

GENERAL NOTES

- ANY DISCREPANCIES BETWEEN ARCHITECTURAL AND ENGINEERING DRAWINGS SHALL BE CLARIFIED WITH THE ARCHITECT BEFORE PROCEEDING.
- WORK SHALL INCLUDE ALL LABOR, ASSEMBLIES, AND FINISH WORK INCLUDING ALL PARTS AND MATERIALS NECESSARY TO PROVIDE FOR A COMPLETE INSTALLATION.
- ALL WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH ACCEPTED FIRST-CLASS CONSTRUCTION PRACTICES. THE WORK SHALL BE PERFORMED IN STRICT ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES AND ORDINANCES.
- REFER ANY QUESTIONS TO THE ARCHITECT FOR RESOLUTION PRIOR TO PROCEEDING. THE CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, FEES, LICENSES AND INSPECTIONS NECESSARY FOR A PROPER COMPLETION OF ALL WORK REQUIRED BY THESE DOCUMENTS. ALL (SUB)CONTRACTORS MUST VISIT THE PROJECT TO FAMILIARIZE THEMSELVES WITH SITE CONDITIONS PRIOR TO BIDDING OR CONSTRUCTION. OTHERWISE THE BID WILL BE SUBJECT TO FORFEITURE AFTER BIDS ARE RECEIVED.
- THE G.C. IS TO VERIFY EXISTING CONDITIONS AND REPORT DIFFERENCES BETWEEN THESE DRAWINGS AND ACTUAL FIELD CONDITIONS TO THE ARCHITECT FOR RESOLUTION.
- THE DRAWINGS ARE NOT INTENDED TO BE SCALED FOR DIMENSIONS OR SIZES. VERIFY ALL DIMENSIONS IN THE FIELD FOR COORDINATION OF TRADES.
- WORK BEYOND THE CONTRACT OR THIS SET OF DRAWINGS SHALL NOT COMMENCE UNLESS AN APPROPRIATE CHANGE ORDER REQUEST HAS BEEN APPROVED BY THE OWNER, TENANT AND/OR ARCHITECT.
- THE G.C. IS TO CONTACT THE TENANT AND THE BUILDING MANAGER PRIOR TO STARTING WORK TO OBTAIN ALL RULES AND REGULATIONS FOR USE OF, AND CONSTRUCTION IN, THE PROPERTY.

- THE CONTRACTOR SHALL SCHEDULE ALL WORK TO AVOID INTERRUPTIONS TO NORMAL OPERATIONS OF OTHER BUILDING TENANTS. ALL DISRUPTIVE WORK SHALL BE SCHEDULED AND COORDINATED WITH THE BUILDING MANAGEMENT.
- IDENTIFY DELIVERY TIMES FOR ALL ITEMS AND PLACE THE ORDERS FOR THE LONG LEAD TIME ITEMS SO AS NOT TO DELAY THE PROJECT.
- THE CONTRACTOR SHALL USE AND PROTECT THE EXISTING BUILDING AND EXISTING FINISHES SCHEDULED TO REMAIN IN A MANNER WHICH WILL NOT SOIL, DEFACE OR DAMAGE THE EXISTING FACILITIES, FINISHES OR FIXTURES IN ANY FASHION. PROVIDE PROTECTIVE MATERIALS AS NECESSARY. DAMAGE BY THE CONTRACTOR SHALL BE REPAIRED OR REPLACED BY THE CONTRACTOR TO THE COMPLETE SATISFACTION OF AND AT NO COST TO THE OWNER. AFTER ANY WORK HAS BEEN COMPLETED WITHIN ANY OCCUPIED SPACE(S), THE CONTRACTOR SHALL CLEAN THE SPACE OF ALL CONSTRUCTION DUST, TOOLS, STAINS AND DEBRIS.
- PROVIDE A SECURE TENANT SPACE DURING NON-CONSTRUCTION HOURS. DO NOT ALTER, LOAD OR PENETRATE THE EXISTING STRUCTURE IN ANY MANNER WHICH MAY COMPROMISE ITS INTEGRITY.
- REMOVE ALL CONSTRUCTION DEBRIS AS REQUIRED TO MAINTAIN A CLEAN ENVIRONMENT AND TO PREVENT THE POSSIBILITY OF ACCIDENT OR FIRE.
- ALL WOOD BLOCKING TO BE FIRE RETARDANT TREATED. ALL FIRE RETARDANT TREATED WOOD SHALL HAVE A FLAME SPREAD LESS THAN 25 WHEN TESTED PER ASTM E84.
- ANY AND ALL MATERIALS AND INSTALLATION METHODS USED IN THE MODIFICATION OF THE EXISTING ROOF SYSTEM SHALL BE IN CONFORMANCE WITH THE REQUIREMENTS OF THE ROOF WARRANTY. HEIGHTS OF ELECTRICAL, DATA AND COMMUNICATION OUTLETS WHEN SURROUNDED BY OR ABUTTING MILLWORK SHALL BE CONFIRMED WITH THE ARCHITECT.

- CONTACT ARCHITECT FOR CLARIFICATION IF EXISTING OUTLET HEIGHTS OR LOCATIONS DO NOT MATCH THAT INDICATED IN THE DRAWINGS. REPLACE EXISTING ELECTRICAL DEVICES AND COVER PLATES TO MATCH THOSE SPECIFIED. CONTACT THE ARCHITECT PRIOR TO PROCEEDING WITH REPLACEMENT.
- PROVIDE FIRE EXTINGUISHERS AS REQUIRED BY CODE.
- PROVIDE A FINAL PROFESSIONAL CLEANING OF THE ENTIRE SPACE AFTER CONSTRUCTION AND PURCHASER ITEMS ARE COMPLETE AND PRIOR TO TENANT OCCUPANCY. PRIOR TO FINAL PAYMENT, THE CONTRACTOR SHALL ASSEMBLE ORIGINAL COPIES OF ALL NEW EQUIPMENT AND MATERIALS WARRANTIES AND OPERATIONAL INFORMATION AND DELIVER TO THE TENANT OR BUILDING MANAGER (AS APPROPRIATE) IN A NEATLY INDEXED AND LABELED 3-RING BINDER.
- NECESSARY ROOF PENETRATIONS SHALL BE DONE BY A LANDLORD APPROVED ROOFING COMPANY SO AS NOT TO VOID ANY EXISTING WARRANTIES. OWNER SHALL BE RESPONSIBLE FOR CONTACTING THIS COMPANY.

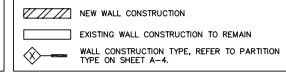
CONSTRUCTION GENERAL NOTES

- DIMENSIONS ARE TO FINISH SURFACES UNLESS NOTED OTHERWISE.
- THE GENERAL CONTRACTOR IS RESPONSIBLE FOR CONFIRMING OVERALL DIMENSIONS AND STRUCTURAL CONDITIONS PRIOR TO BEGINNING WORK. ANY DISCREPANCIES OR POTENTIALLY PROBLEMATIC CONDITIONS SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONSTRUCTION MANAGER.
- ANY SURFACES, FINISHES, EQUIPMENT, ETC. INDICATED AS "EXISTING TO REMAIN" OR "RELOCATED" SHALL BE REFURBISHED OR REPAIRED AS NECESSARY TO LIKE NEW CONDITION. THE CONTRACTOR SHALL ASSEMBLE ORIGINAL COPIES OF ALL NEW EQUIPMENT AND MATERIALS WARRANTIES AND OPERATIONAL INFORMATION AND DELIVER TO THE TENANT OR BUILDING MANAGER (AS APPROPRIATE) IN A NEATLY INDEXED AND LABELED 3-RING BINDER.
- ALL KITCHEN EQUIPMENT INCLUDING RANGE HOOD AND RANGE HOOD FIRE SUPPRESSION SYSTEM SHALL BE PROVIDED AND SET IN PLACE BY OWNER FOR FINAL CONNECTION BY CONTRACTOR.
- PROVIDE BLOCKING BEHIND ALL WALL-MOUNTED EQUIPMENT.
- ALL HAND SINKS TO HAVE SOAP AND PAPER TOWEL DISPENSER.
- PROVIDE AND INSTALL "NO SMOKING" SIGNS.
- PROVIDE AND INSTALL HAND WASHING SIGNS AT ALL LAVATORIES "ALL EMPLOYEES MUST WASH HANDS".
- ALL WASTE GOES TO CENTER COMPACTOR. C.G. TO VERIFY LOCATION ON SITE.
- REFER TO SHEET A-4 FOR DOOR SCHEDULE.
- REFER TO SHEET A-3 FOR FINISHES.

CONSTRUCTION KEYNOTES

- PREPARE CONCRETE SLAB TO MEET FLOOR-COVERING AS PER MANUFACTURER'S RECOMMENDATIONS. FLOOR SLAB SHALL BE LEVEL TO WITHIN 1/2" OF SLOPE OVER THE ENTIRE LEASABLE AREA.
- CONTRACTOR TO PROVIDE ADD ALTERNATE FOR PANIC BUTTON AT EACH INTERVIEW/RECEPTION/PAYMENT/DNA ROOM PER SPECIFICATIONS
- CONTRACTOR TO REMOVE LEVER HARDWARE ON STAIR SIDE DOORWAY AND REPLACE WITH BLANK PANEL AND INSTALL PANIC BAR ON TENANT SIDE PER MANUFACTURER'S SPECIFICATIONS AND LOCAL CODE.
- CONTRACTOR TO PROVIDE ADD ALTERNATE FOR SWIPE CARD SECURITY SYSTEM AT ALL 03 DOORS.
- CONTRACTOR TO PROVIDE MOTION SENSORS AT EACH OF 2 FILE ROOM DOORS AND 4 VIDEO CAMERAS AT SUITE ENTRY DOORWAYS PER TENANT'S EXHIBIT A AND D.
- CONTRACTOR TO PROVIDE 1X18 WOOD SHELF WITH LAMINATE SURFACE AT EACH INTERVIEW ROOM AT STAFF SIDE AND SINGLE SHELF AT CLIENT SIDE.

WALLTYPE LEGEND



ISSUED	DATE (DD/M/YY)
PERMIT	DATE (DD/M/YY)
NO. REVISION	DATE (DD/M/YY)
DESIGNED DRAWN BY:	FF
REVIEWED/APPROVED BY:	TYB
FILE NO.:	05-011-01
SCALE:	AS NOTED

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SHEET TITLE: FLOOR PLAN
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