

SYMBOL LEGEND	
	DETAIL MARK
	SECTION CUT
	ELEVATION BENCHMARK
	ELEVATION MARK
	KEYNOTE

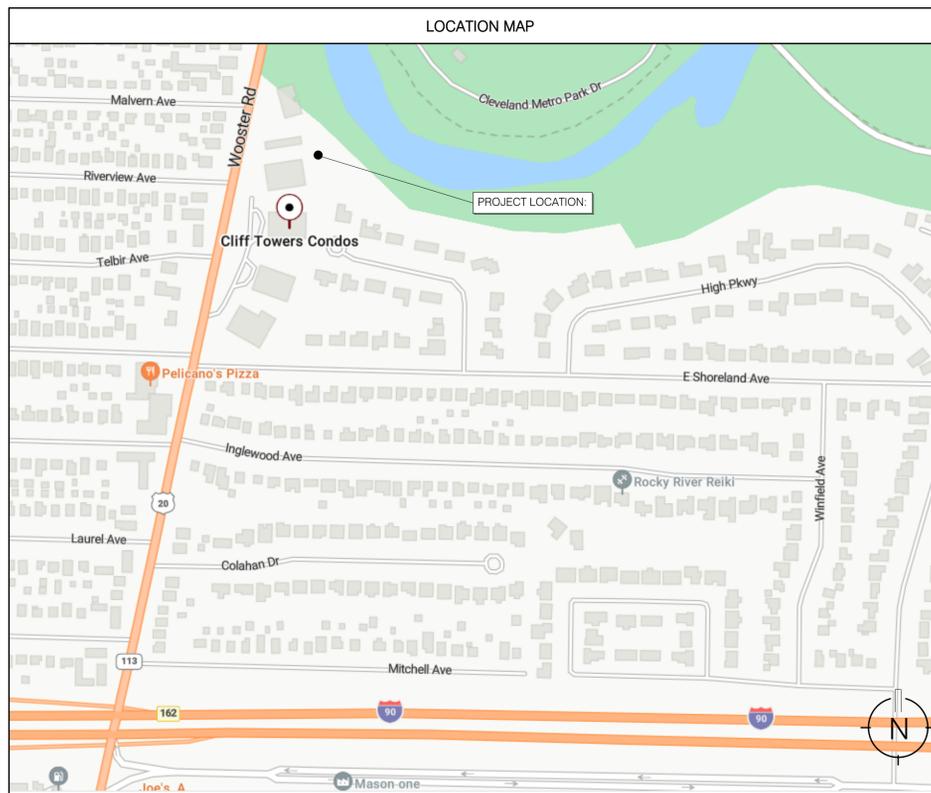
New Construction FOR Cliff Towers Condominiums Pool

AT
 2089 Wooster Rd.
 Rocky River, Ohio 44116

ABR REVIEW

Aquatics Engineer:
 Triumph Services
 1101 Auburn Avenue
 Cleveland, Ohio 44113
 216-767-5400

ABBREVIATIONS			
A	AMPERE	MASY	MASONRY
AB	ANCHOR BOLT	MAX	MAXIMUM
AFF	ABOVE FINISH FLOOR	MD	MAIN DRAIN
ALUM	ALUMINUM	MECH	MECHANICAL
AV	AUDIO VISUAL	MEP	MECHANICAL, ELECTRICAL, & PLUMBING
B/	BOTTOM OF	MFR	MANUFACTURER
B/DECK	BOTTOM OF DECK	MIN	MINIMUM
BD	BOARD	MO	MASONRY OPENING
BLDG	BUILDING	MTL	METAL
BOTT	BOTTOM	NIC	NOT IN CONTRACT
BM	BEAM	NFPA	NATIONAL FIRE PROTECTION ASSOCIATION
CO	CLEANOUT		
CAB	CABINET		
CFM	CUBIC FEET PER MINUTE	O/	OVER/OVER
CLG	CEILING	OC	ON CENTER
CLR	CLEAR	OZ	OUNCE
CMU	CONCRETE MASONRY UNIT	OA	OUTSIDE AIR
COL	COLUMN	OBC	OHIO BUILDING CODE
CONC	CONCRETE	OCC	OCCUPANT(S)
CONT	CONTINUOUS	OPP	OPPOSITE
CPT	CARPET		
DS	DOWNSPOUT	PT	PRESSURE TREATED
DT	DRAIN TILE	PERIM	PERIMETER
DEMO	DEMOLITION/DEMOLISH	PERF	PERFORATED
DIA	DIAMETER	PF	POOL FILL
DN	DOWN	PR	POOL RETURN
DR	DOOR	PSF	POUNDS PER SQUARE FOOT
DWG	DRAWING	PTD	PAINTED
		PVC	POLYVINYL CHLORIDE
ETR	EXISTING TO REMAIN		
EA	EACH	(R)	RELOCATE
ELEV	ELEVATION	RO	ROUGH OPENING
EMT	ELECTRICAL METALLIC TUBING	RAG	RETURN AIR GRILLE
EQ	EQUAL	RD	ROAD
EXIST	EXISTING	REF	REFERENCE
EXT	EXTERIOR	REQD	REQUIRED/REQUIREMENTS
		RH	RIGHT HAND
FD	FLOOR DRAIN	RM	ROOM
FE	FIRE EXTINGUISHER	RTU	ROOF TOP UNIT
FFE	FINISH FLOOR ELEVATION		
FRP	FIBERGLASS REINFORCED PLASTIC	SAN	SANITARY
		SCHED	SCHEDULE
FRT	FIRE RETARDANT TREATED	SD	SKIMMER DRAIN
FT	FEET/FOOT	SF	SQUARE FOOT/SQUARE FOOTAGE
FTG	FOOTING	SIM	SIMILAR
FWY	FREEWAY	SS	STAINLESS STEEL
		STL	STEEL
GA	GAUGE	STRUCT	STRUCTURE/ STRUCTURAL
GAL	GALLON		
GALV	GALVANIZED	T/	TOP OF
GFCI	GROUND-FAULT CIRCUIT INTERRUPTER	TYP	TYPICAL
GWB	GYPSPUM WALL BOARD		
GYP	GYPSPUM	UL	UNDERWRITERS LABORATORIES UNLESS NOTED OTHERWISE
		UNO	
H	HIGH	V	VOLT
HDPE	HIGH DENSITY POLYETHYLENE	VAC	VACUUM
HM	HOLLOW METAL	VB	VAPOR BARRIER
HORIZ	HORIZONTAL	VIF	VERIFY IN FIELD
HR	HOUR	VERT	VERTICAL
HSS	HOLLOW STEEL SECTION	VTR	VENT THROUGH ROOF
ICC	INTERNATIONAL CODE COUNCIL	W	WIDE
IECC	INTERNATIONAL ENERGY CONSERVATION CODE	W/	WITH
		WD	WOOD
INSUL	INSULATION	WWF	WELDED WIRE FABRIC
LAV	LAVATORY	@	AT
LG	LONG/LENGTH	C	CENTERLINE
LH	LEFT HAND	Ø	DIAMETER



PROJECT DESCRIPTION
The Scope of Work proposed as a part of this submittal includes the demolition of an existing pool and construction of a new pool and pumphouse/restroom including the following:
<ul style="list-style-type: none"> New Pool Deck New Pool Shell New return inlets and piping New main drains and piping New skimmers and piping New pool bonding New pool fence, gates and hardware Pool equipment; pumps, filters, flow meter, chemical controllers, chemical tanks, etc. New restroom fixtures as required per building code New pump room/restroom building

GENERAL PROJECT NOTES
1. The work shall conform to all applicable local, state, and national codes.
2. Field verify existing conditions prior to performing any demolition, fabrication, or construction work.
3. Dimensions are to finished surfaces (not rough framing) except where noted otherwise.
4. All dimensions and elevations noted as "(REF)" are for reference only and shall be field verified by the contractor prior to using them for any demolition, or construction activities.
5. Contractor shall review and become familiar with all existing conditions prior to commencing work. Any conditions not documented on these drawings or observed to be different than those shown on these drawings are to be reported to the architect / engineer and owner prior to commencing the work.
6. Contractor shall submit all not already submitted permit documents, qualifications, etc. and be responsible for all fees associated with permits, utility extensions, tap-inspections, etc. The architect/engineer shall submit construction documents for owner's review and permit plan review; however, the contractor will be responsible for obtaining the permits, and all associated permit and inspection costs / fees.
7. The contractor shall be responsible for removal of all debris resulting from construction work on this project.
8. All contractors are responsible for familiarizing themselves with the entire set of contract documents. Trades work may be shown in various locations on various sheets of the drawing set.
9. Hazardous materials in the work area will be abated by the owner prior to construction. If a contractor encounters any materials believed to be hazardous, immediately stop work and notify the owner, general contractor, and architect. Do not resume work in the area in question until the area has been properly assessed.

DRAWING INDEX			
SHEET NUMBER	SHEET NAME	SHEET ISSUE DATE	CURRENT REVISION
G1.0	Title Sheet	01.15.2026	
G2.0	Overall Site Plan	01.15.2026	
D1.0	Pool and Deck Demolition Plan	01.15.2026	
A1.0	Enlarged Restroom Floor Plan, Elevation, and Sections	01.15.2026	
A9.0	Finishes	01.15.2026	

CODE COMPLIANCE	
Applicable Codes:	2024 OHIO BUILDING CODE (OBC) 2024 OHIO PLUMBING CODE (OPC) 2024 OHIO MECHANICAL CODE (OMC) 2023 NFPA-70: NATIONAL ELECTRIC CODE (NEC) 2017 ICC A-117.1 (ADA) 2021 IECC OR ASHRAE 90.1 - 2019 AS MODIFIED BY THE 2024 OBC Ohio Administrative Code (OAC) 3701-31 Public Swimming Pool, Spa, and Special Use Pool Rules
General Building Information:	Renovated pool, New seasonal masonry pool house. Pool House Building Area: 284sf Pool Surface Area: 1,658sf Pool Deck Area: 3,062sf
Use and Occupancy Classification – OBC Chapter 3	Aquatics facility including deck area and Pool Equipment Building - A-3 (OBC 303.4) "Assembly use for participation in outdoor aquatics without spectator seating"
Means of Egress – OBC Chapter 10	Maximum floor area per occupant (OBC Table 1004.1.1) Pool - 1 occupant per 50 gross sf = 1,658 / 50 = 34 occupants Pool Deck - 1 occupant per 15 gross sf = 2,506 / 15 = 168 occupants = 202 occupants
Energy Efficiency - OBC Chapter 13	Buildings are unconditioned seasonal buildings. Note: Per the 2021 IECC Code Section C402.1.1, Item #2, this building is an unconditioned space and does not have to comply with the requirements listed above.
ICC A.117.1 - Chapter 11	1109.1.1 exception 1: Only one (1) means of accessible entry required because pool perimeter is less than 300 linear feet. Three (3) means of egress are existing to remain.

NOT FOR
CONSTRUCTION

The Lawrence
Community
Management Group
 1507 Lear Industrial Pkwy #1
 Avon, OH 44011

Cliff Towers
Condominiums Pool
 2089 Wooster Rd.
 Rocky River, Ohio 44116

Title Sheet
 Scale: As indicated
 Revisions:
 0 02.18.2026 ABR REVIEW

PROJECT NUMBER: TS30330125
 DESIGN BY: BMH
 DRAWN BY: MS
 CHECKED BY: SIX

G1.0

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Overall Site Plan

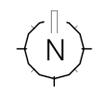
Scale: 1" = 20'-0"

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1 Architectural Site Plan - For Reference Only
A1.0 1" = 20'-0"





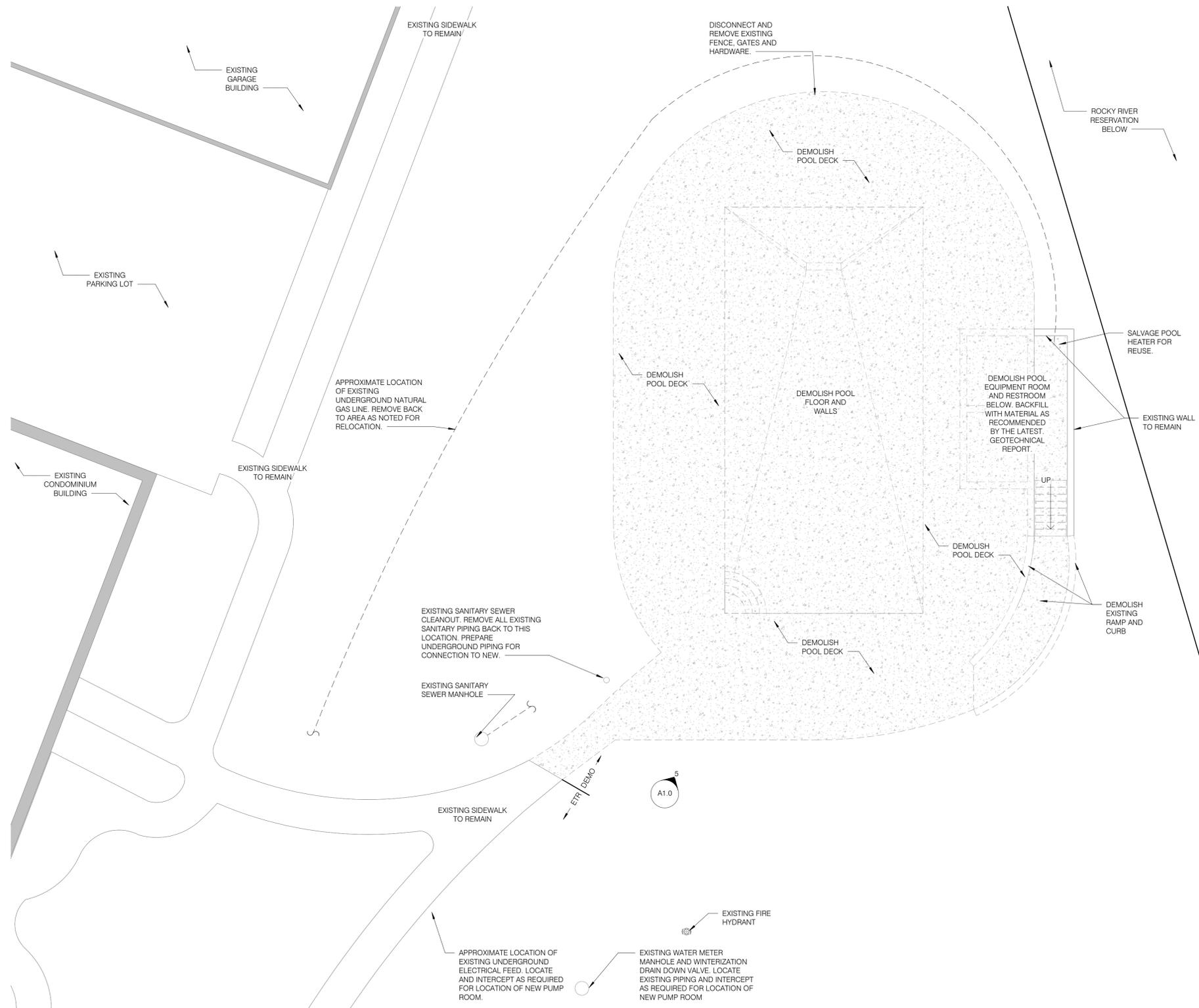
4 Existing Restroom and Pump Room
 D1.0 3/4" = 1'-0"



3 Existing Apartment Building
 D1.0 3/4" = 1'-0"



2 Existing Pool Deck
 D1.0 3/4" = 1'-0"



1 Pool Demolition Plan
 A1.0 1/8" = 1'-0"

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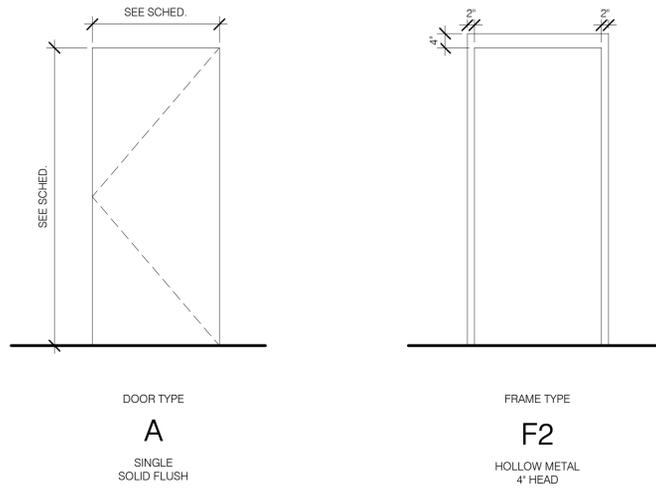
Pool and Deck Demolition Plan
 Scale: As indicated

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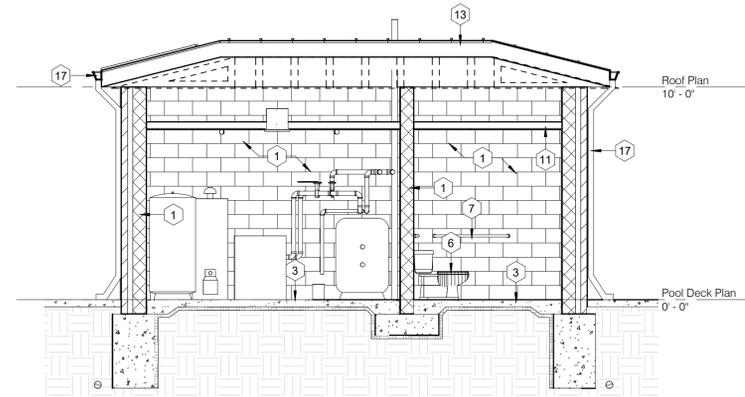
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D1.0

DOOR SCHEDULE									
OPENING		DOOR				FRAME		NOTES	
DOOR NUMBER	FIRE RATING	TYPE	MATERIAL	WIDTH	HEIGHT	TYPE	MATERIAL		
100	NONE	A	HM	3'-0"	7'-0"	F2	HM		
101	NONE	A	HM	3'-0"	7'-0"	F2	HM		



8 A DOOR AND FRAME LEGEND
A1.0 1/2" = 1'-0"



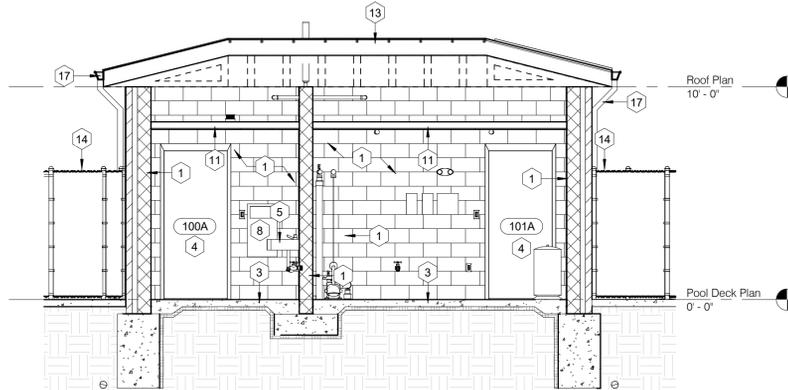
7 Overall Building Section Facing South
A1.0 1/4" = 1'-0"

POOL HOUSE KEYNOTES

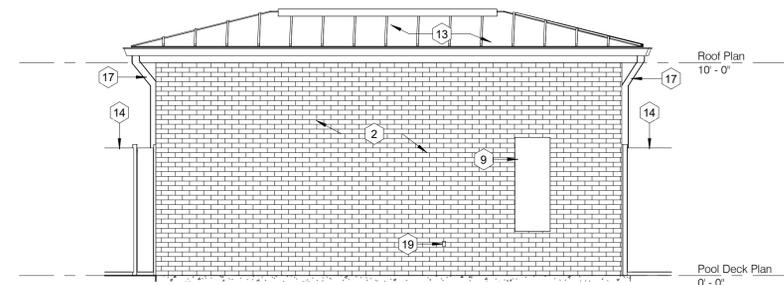
- 8" CMU WALL (PAINTED) TO U/S OF TRUSS.
- BRICK VENEER - MATCH EXISTING ADJACENT BUILDINGS.
- SEALED CONCRETE FLOOR.
- NEW DOOR, FRAME, AND HARDWARE - REFER TO DOOR SCHEDULE FOR FURTHER INFORMATION.
- WALL MOUNTED HAND WASHING SINK.
- FLOOR MOUNTED TANK TOILET.
- ADA COMPLIANT GRAB BARS - REFER TO TOILET ACCESSORIES SCHEDULE FOR FURTHER INFORMATION.
- SURFACE MOUNTED PAPER TOWEL DISPENSER AND TRASH CAN - REFER TO TOILET ACCESSORIES SCHEDULE FOR FURTHER INFORMATION.
- ELECTRICAL PANEL - REFER TO ELECTRICAL FOR FURTHER INFORMATION.
- FLOOR DRAIN.
- LINE OF GYPSUM BOARD CEILING - PAINTED.
- EXTERIOR RINSING SHOWER.
- STANDING SEAM METAL ROOF.
- NEW 6'-0" HIGH PERIMETER FENCING WITH SELF-LATCHING GATES.
- EXTERIOR DRINKING FOUNTAIN - REFER TO POOL DRAWINGS FOR FURTHER INFORMATION.
- NEW EMERGENCY PHONE.
- GUTTER AND DOWNSPOUT - FINISH TO MATCH ROOF FINISH.
- LIGHT FIXTURE - REFER TO ELECTRICAL FOR FURTHER INFORMATION.
- EXTERIOR ELECTRICAL OUTLET - REFER TO ELECTRICAL FOR FURTHER INFORMATION.

POOL HOUSE GENERAL NOTES

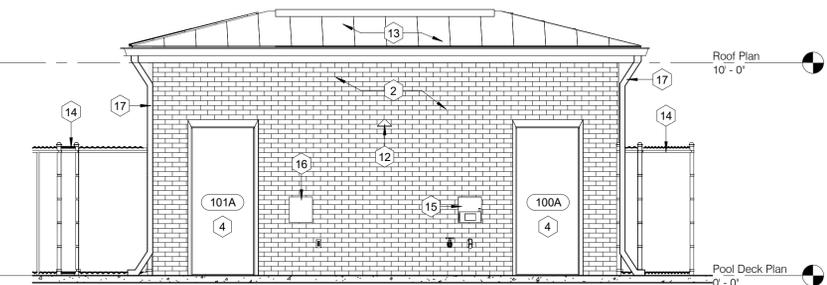
- EXTERIOR WALL DIMENSIONS ARE TO FACE OF MASONRY.
- INTERIOR WALL DIMENSIONS ARE TO FINISHED FACE, EXCEPT WHERE NOTED OTHERWISE.
- FIELD VERIFICATION OF ALL EXISTING CONDITIONS AND DIMENSIONS IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. CONTRACTOR TO NOTIFY THE ARCHITECT OF ANY DISCREPANCIES IMMEDIATELY.
- ALL WALLS TO BE STANDARD 8" CONCRETE MASONRY UNITS, UNLESS NOTED OTHERWISE.



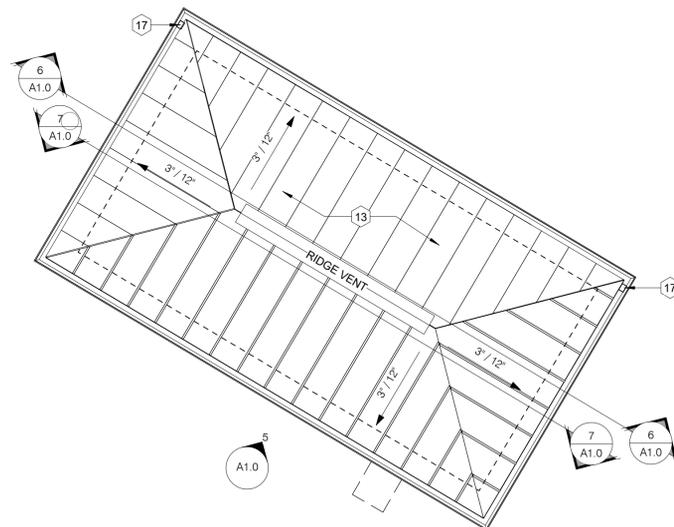
6 Overall Building Section Facing North
A1.0 1/4" = 1'-0"



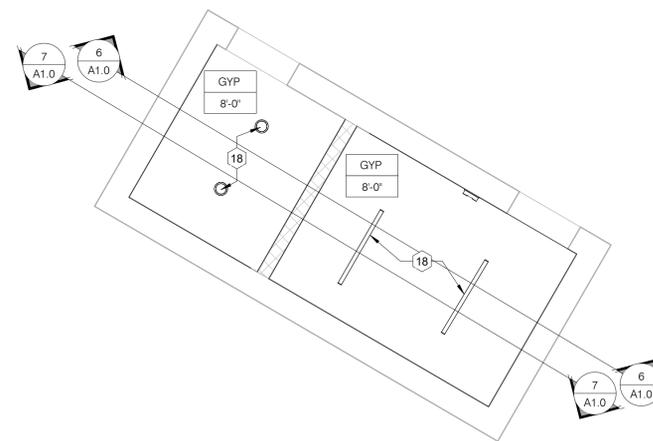
5 South Exterior Elevation
A1.0 1/4" = 1'-0"



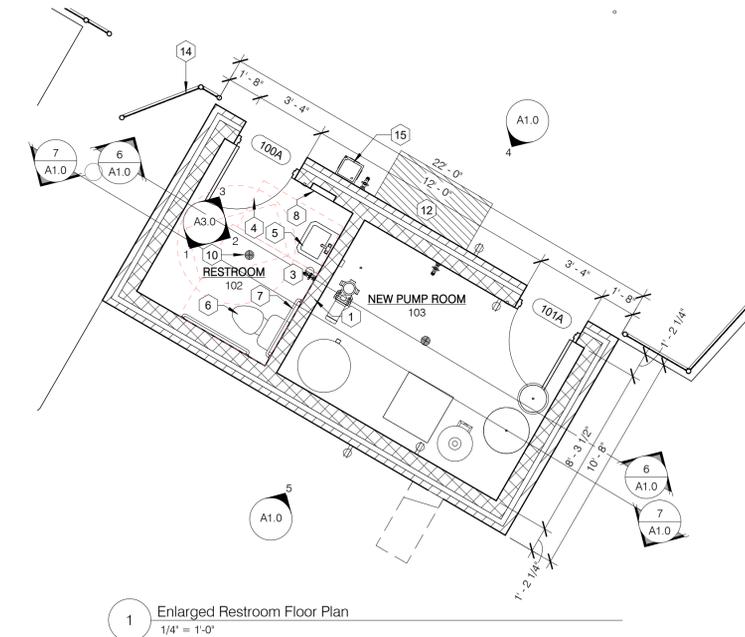
4 North Exterior Elevation
A1.0 1/4" = 1'-0"



3 Enlarged Restroom Roof Plan
1/4" = 1'-0"



2 Enlarged Restroom RCP
1/4" = 1'-0"



1 Enlarged Restroom Floor Plan
1/4" = 1'-0"

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Enlarged Restroom Floor Plan, Elevation, and Sections
Scale: As indicated

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Standard Colors

▲\$ BONE WHITE	▲\$ STONE WHITE	▲X\$ ALMOND	▲\$ SANDSTONE	▲\$ SIERRA TAN
▲X\$ BUCKSKIN	▲\$ MEDIUM BRONZE	▲X\$ AGED BRONZE	▲\$ DARK BRONZE	▲\$ BURNISHED SLATE
▲\$ GRANITE	▲X\$ ANTIQUE BRONZE	▲\$ CLASSIC BRONZE	\$ MIDNIGHT BRONZE	▲\$ MANSARD BROWN
▲\$ CITYSCAPE	▲\$ SLATE GRAY	▲\$ MUSKET GRAY	▲\$ CHARCOAL	▲\$ GRAPHITE
\$ BLACK (via Black Aluminum)	▲\$ IRON ORE	\$ INKWELL	X\$ ONYX (via Matte Black)	\$ TRADITIONAL BLACK
▲\$ TERRA COTTA	▲\$ COLONIAL RED	X\$ BURGUNDY	▲\$ CARDINAL RED	▲X\$ MILITARY BLUE
▲\$ PACIFIC BLUE (via Slate Blue)	\$ INTERSTATE BLUE	X\$ BERKSHIRE BLUE	\$ AWARD BLUE	▲\$ HEMLOCK GREEN
			\$ FOREST GREEN	▲X\$ PATINA GREEN
			X\$ HARTFORD GREEN	\$ GALVALUME PLUS

Color Selection for Standing Seam Metal Roof and any Misc. Metals (Gutters, Downspouts, etc.)



IL: 800 PAC CLAD TX: 800 441 8661 MD: 800 344 1400
 AZ: 833 750 1935 GA: 800 272 4482 WA: 833 750 1935

PAC-CLAD.COM

Republic Paint

Prime paint
 All Republic's doors and frames are thoroughly cleaned and phosphatized prior to painting. The prime paint used on Republic's doors and frames is a modified water based Alkyd melamine primer. Materials are forced cured after painting to maximize adhesion and strength. Republic's primers are capable of meeting the requirements as specified by ANSI A250.10. The gloss for Republic's primer is less than 18% reflectance measured using a 60° gloss meter.

Finish paint
 All Republic's doors and frames requiring finish paint are primed as specified above then coated with a modified water based Alkyd melamine finish paint and are forced cured. Republic's finish painted products are capable of meeting requirements as specified by ANSI A250.3. The gloss for Republic's finish paint is 20% ± 5% reflectance measured using a 60° gloss meter.

Republic's prime paint and finish paint comply with Public Law 91-695, Lead Based Paint Poisoning Prevention Act.

Color Selection for both Doors and Frames

White	Stone white	Cream buff	Primer	Midnite bronze	Black
-------	-------------	------------	--------	----------------	-------

About Allegion
 Allegion (NYSE: ALLE) is a global pioneer in safety and security, with leading brands like CISA®, Interflex®, LCN®, Schlage®, SimonsVoss® and Von Duprin®. Focusing on security around the door and adjacent areas, Allegion produces a range of solutions for homes, businesses, schools and other institutions. Allegion is a \$2 billion company, with products sold in almost 130 countries. For more, visit www.allegion.com.

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3 Door and Frame Color Options
 A9.0 3" = 1'-0"



1 Existing Brick
 A9.0 1 1/2" = 1'-0"

2 Standing Seam Metal Roofing and Misc. Metal Color Options
 A9.0 3" = 1'-0"

Finishes
 Scale: As indicated

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