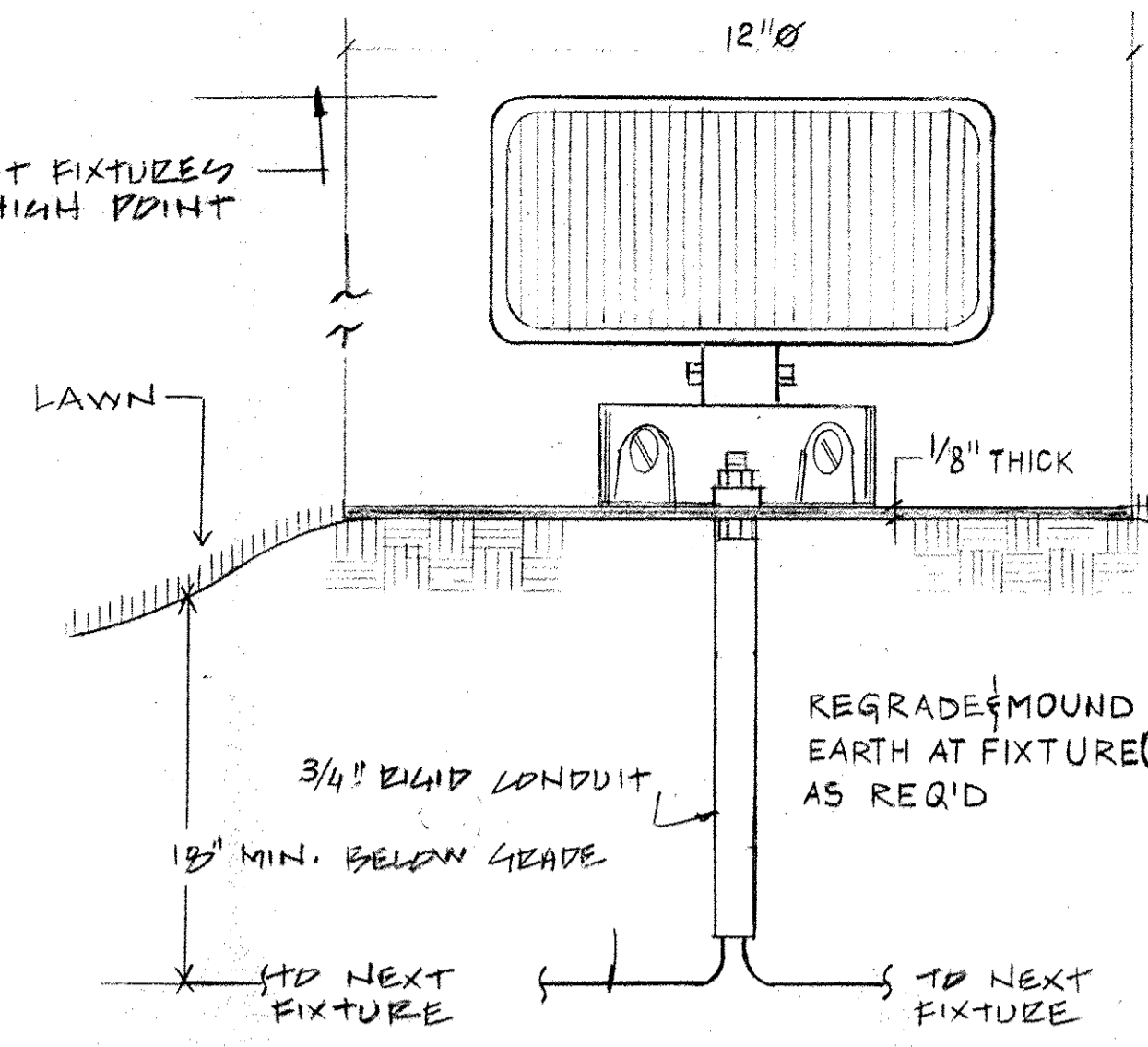
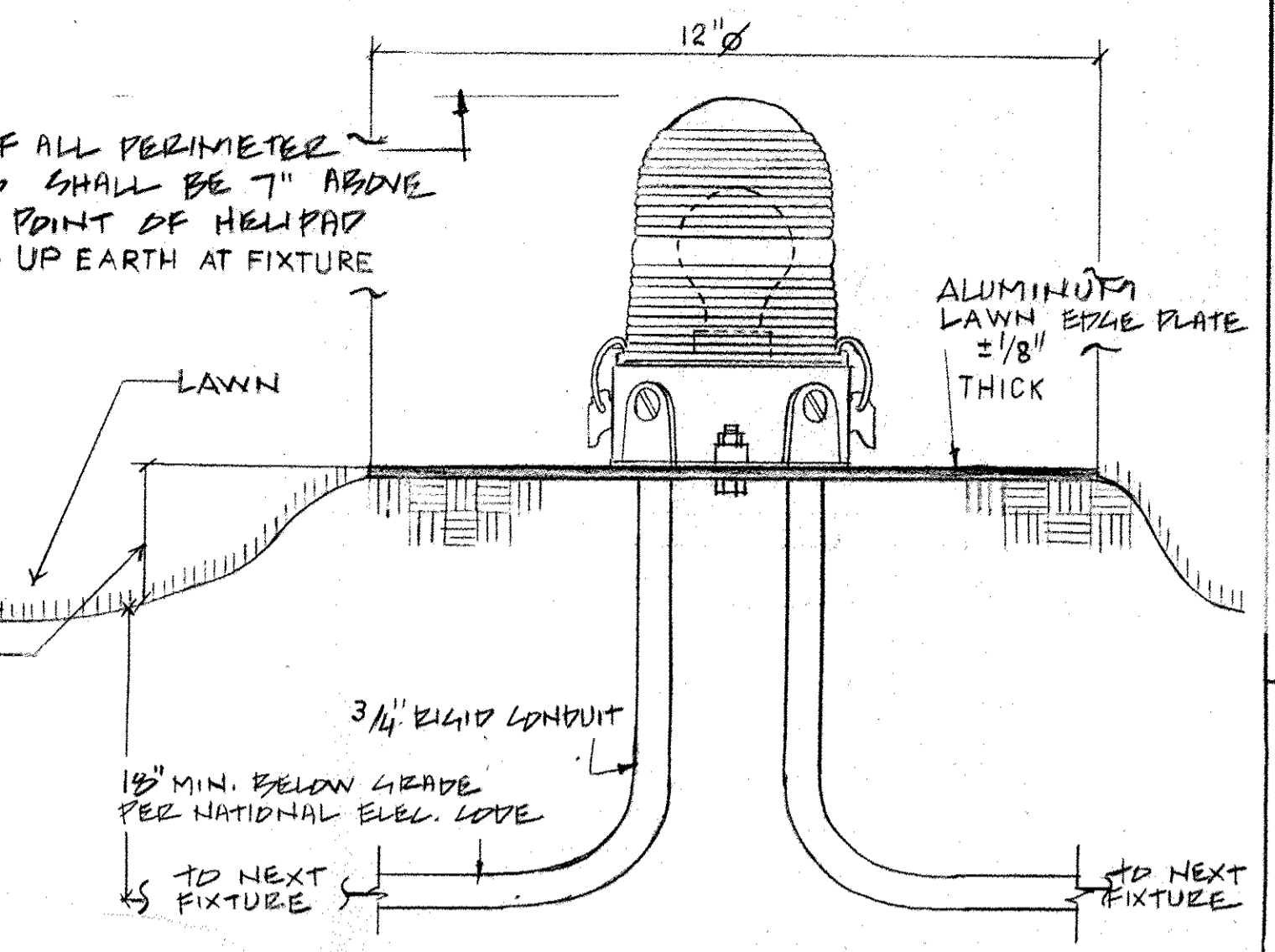


TOP OF ALL FLOODLIGHT FIXTURES SHALL BE 10" ABOVE HIGH POINT OF ASPHALT HELIPAD.

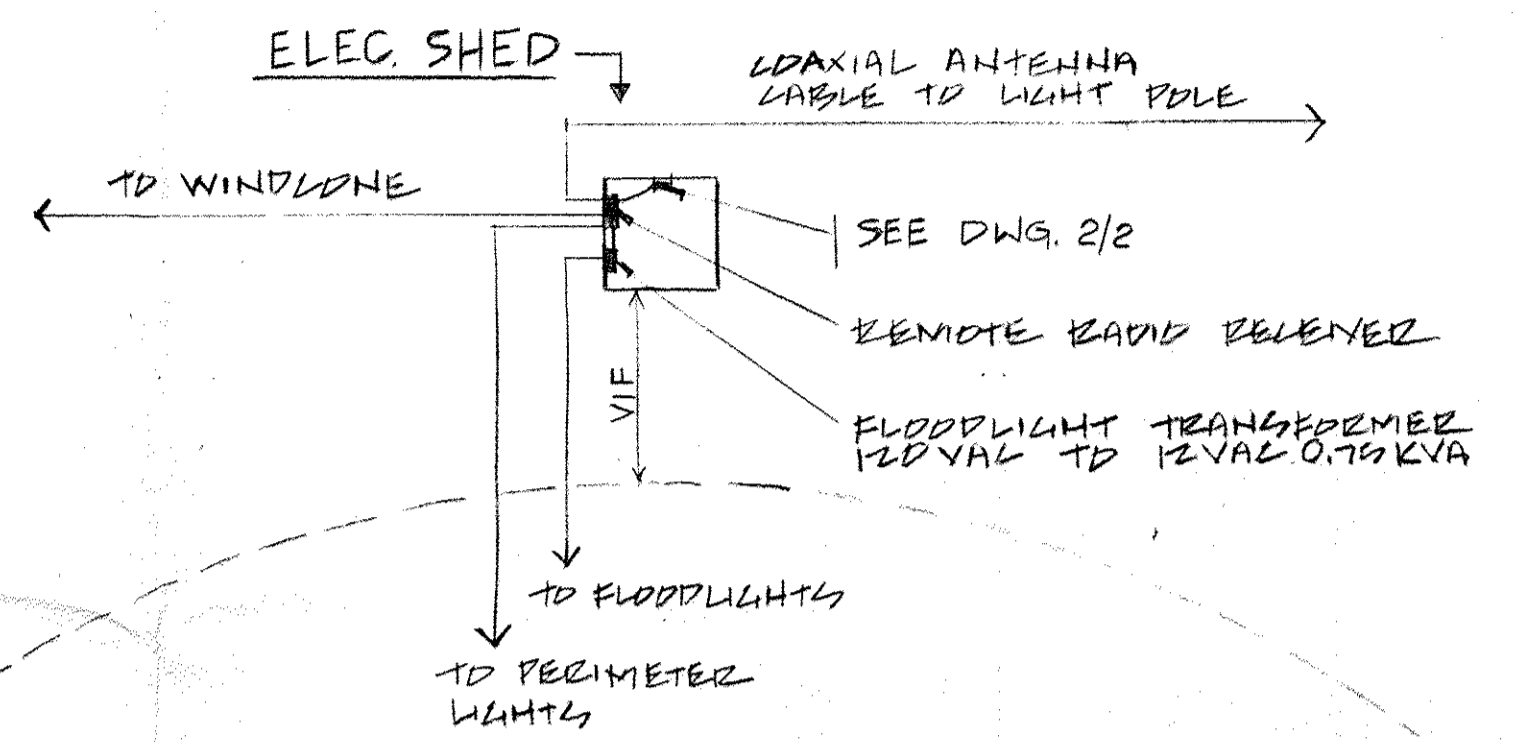


TOP OF ALL PERIMETER LIGHTS SHALL BE 7" ABOVE HIGH POINT OF HELIPAD MOUND UP EARTH AT FIXTURE

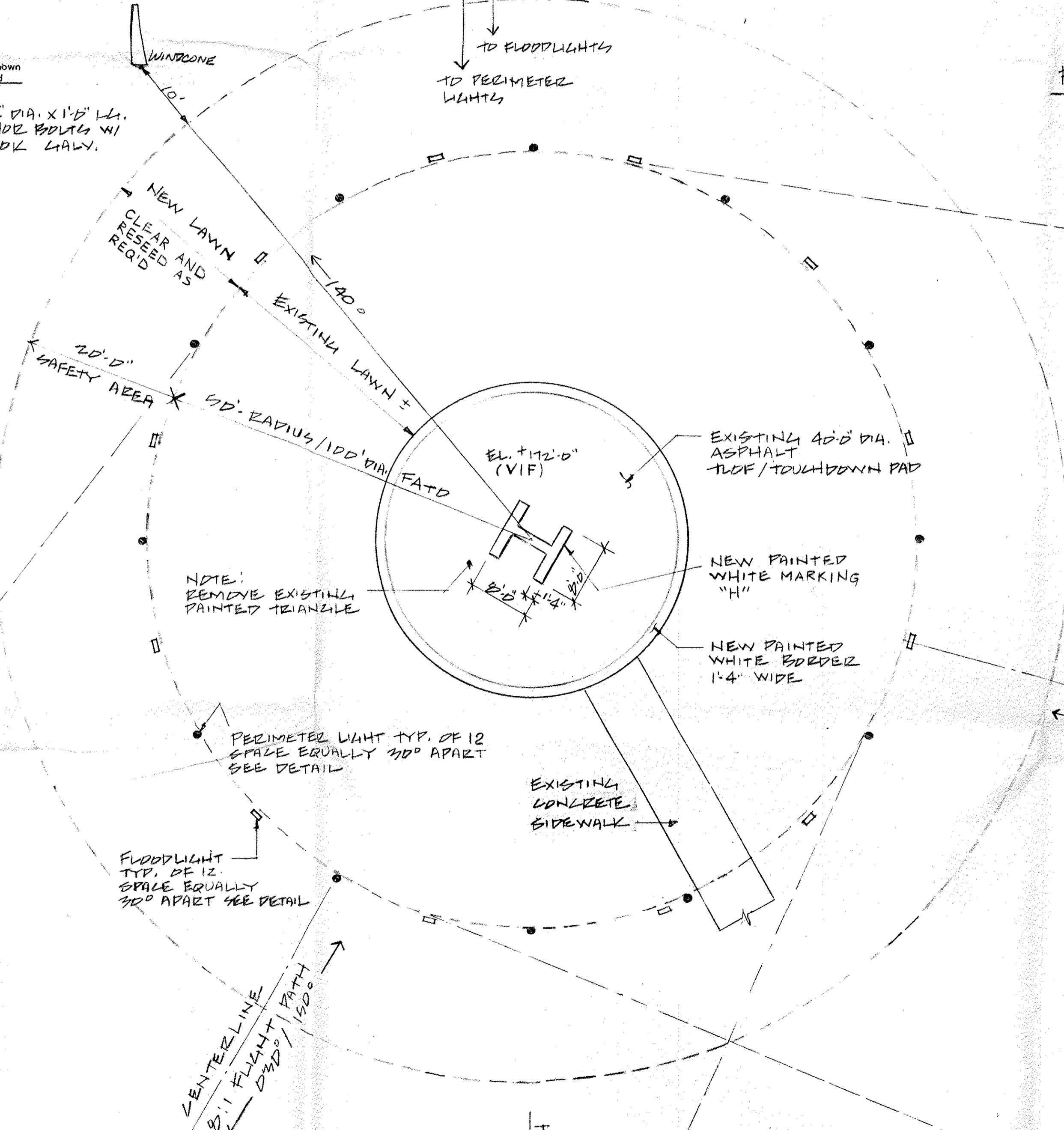


FLOODLIGHT (• DWG. SYMBOL) (N.T.S.)

PERIMETER LIGHT (□ DWG. SYMB) (N.T.S.)

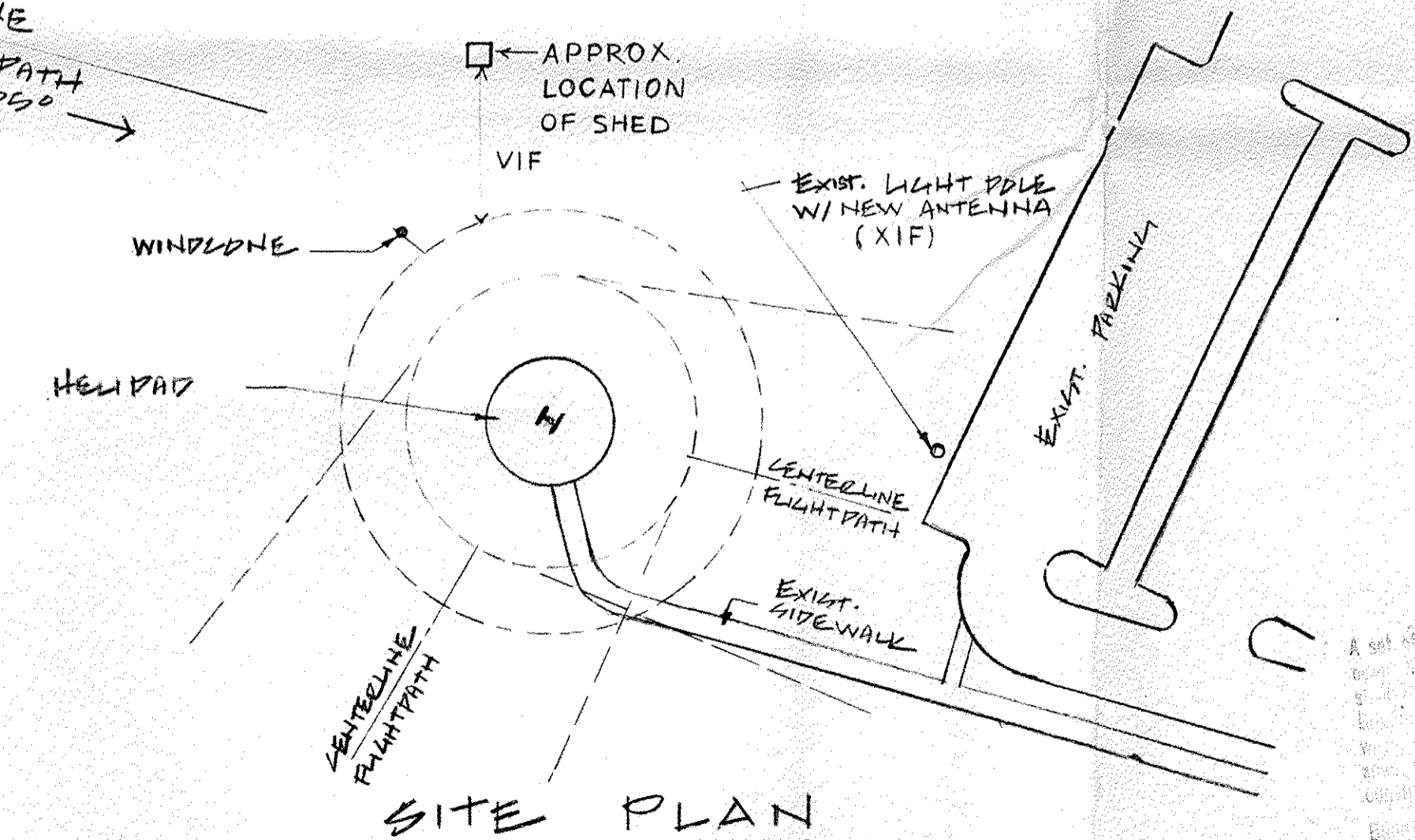


1.4" DIA. CONCRETE 4-10" MIN. BELOW GRADE 3000 PSI CONCRETE MIN.



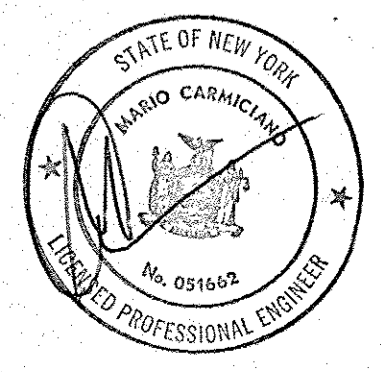
HELIPAD PLAN 1/4" = 1'-0"

- NOTES**
1. Perimeter Lights, Flood Lights, and Windcone turn ON/OFF together.
  2. Perimeter Lights shall be low profile type to preclude being struck by helicopter tail rotor. Fixtures shall have FAA Approved Heliport Glass Lens, Omnidirectional Aviation Yellow, mounted to cast aluminum Junction Box/Base with 1/2" threaded conduit entries. Furnish with aluminum lawn edge plate and 67 watt, 120 VAC 8000 hour Traffic Signal Lamp installed. Fixture shall be Model L-861 as mfg. by Heliport Systems, Inc., Morristown, NJ or approved equal. Install as indicated in the Drawings and regrade around base of fixture, if necessary to achieve proper height.
  3. Flood Lights shall be low profile type to preclude being struck by helicopter tail rotor. Fixtures shall have special non-glare lens with 60 degree horizontal beam spread, 5 degree vertical beam spread to illuminate top of asphalt touchdown pad without glare to pilots or passengers. Furnish with H3 55 watt, 12 VAC halogen lamp installed, Model HFL as mfg. by Heliport Systems, Inc., Morristown, NJ or approved equal. FURNISH WITH ALUMINUM EDGE PLATE AS PER DETAIL ABOVE AND REGRADE AROUND BASE OF FIXTURE.
  4. Lighted Windcone shall be internally lighted type with 18" dia. X 96" long FAA Approved orange nylon windsock and 13 foot high aluminum pole with hinged base to permit lowering of pole to replace PAR 38 150 watt, 120VAC lamp and nylon windsock, Model ILWC as mfg. by Heliport Systems, Inc., Morristown, NJ or approved equal. Install as indicated in the Drawings.
  5. Radio Receiver shall permit pilot to key VHF radio transmitter in aircraft 5 times to turn on lights which turn off automatically after 15 minutes. Unit shall be Model RC-172 as mfg. by Manairco, Inc., Mansfield, OH or approved equal. Furnish with heavy duty antenna and heavy duty coaxial cable.
  6. SEE DWG 53/23 FOR ADDITIONAL INFORMATION & GEN CONDITIONS
  7. PAINT SHALL BE EPOXY TYPE, FAA APV'D IF APPLICABLE, SUBMIT FOR APPVL



SITE PLAN 1" = 40'-0" APPROX.

PERMIT COPY  
 A set of these plans shall be submitted to the building site inspector by the building inspector. Work shall conform with all requirements of the State Building Construction Code and the zoning Code, and shall be subject to inspection at different stages of construction.  
 Building Permit No. 27446  
 20996  
 TLP



20 Springbrook Road  
 P.O. Box 2406  
 Morristown, NJ 07950  
 Tel. 201-540-0011  
 Fax. 201-540-0151

**HELIPORT SYSTEMS, INC.**  
 FACILITY PLANNING & ENGINEERING  
 EDWARD A. SEARS ASSOCIATES  
 CONSULTING ENGINEERS  
 102 LEVINGTON AVENUE  
 NEW YORK, NEW YORK 10016

**NEW HELISTOP LIGHTING**  
 for  
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**Palisades, New York**

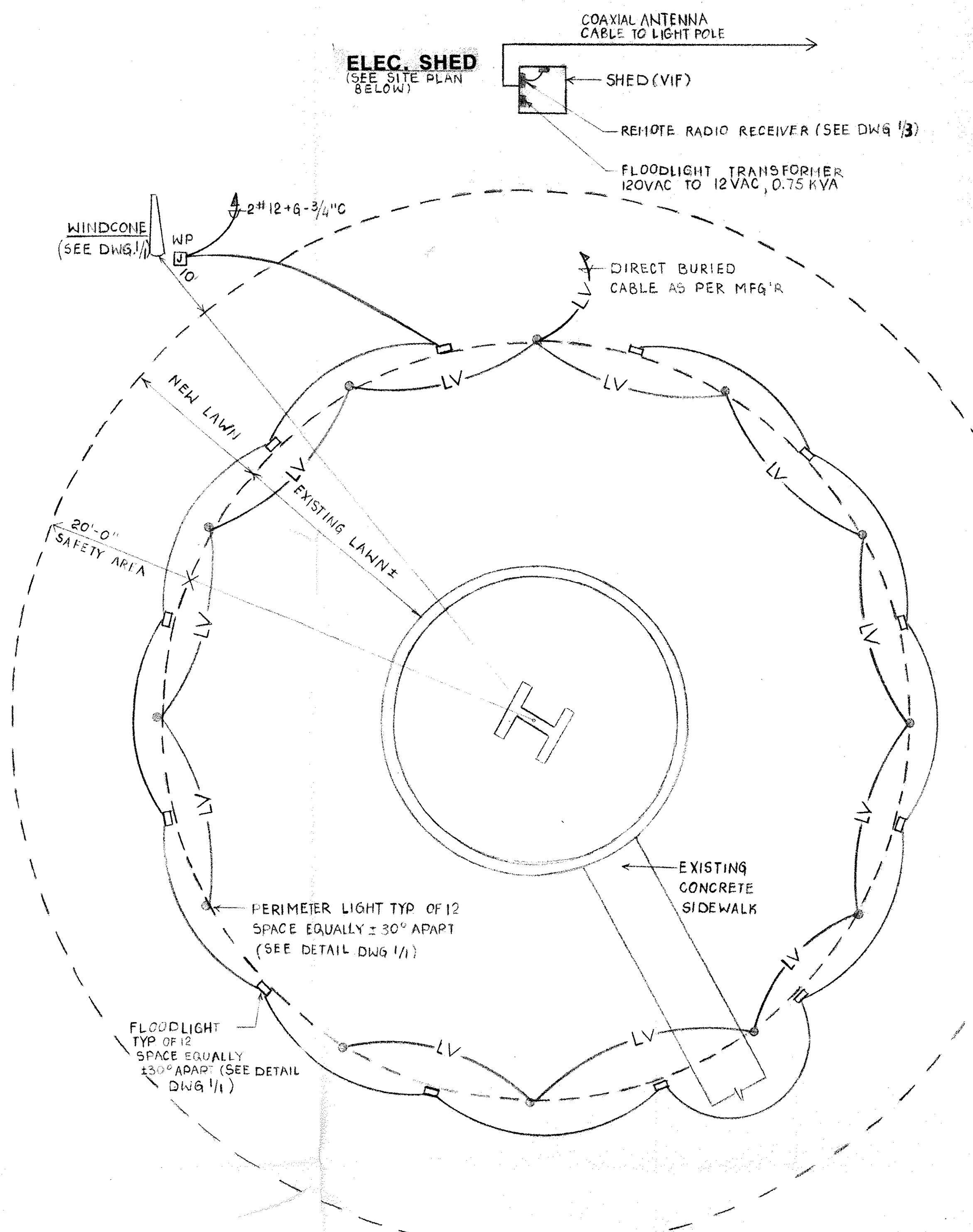
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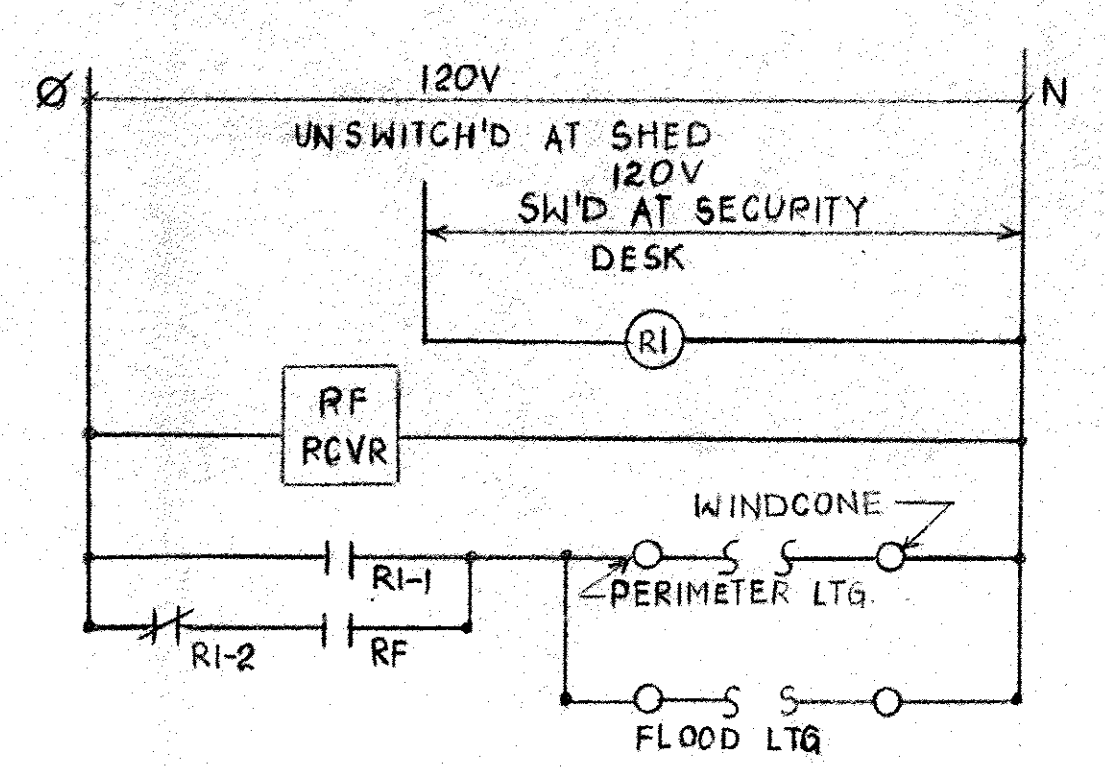
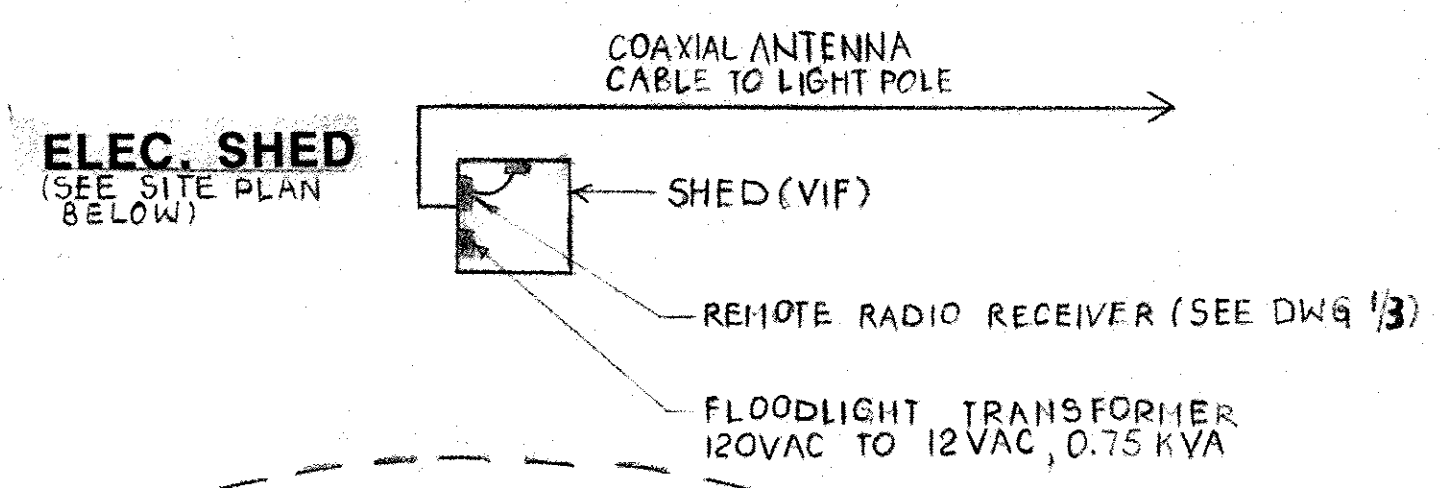
1 of 3

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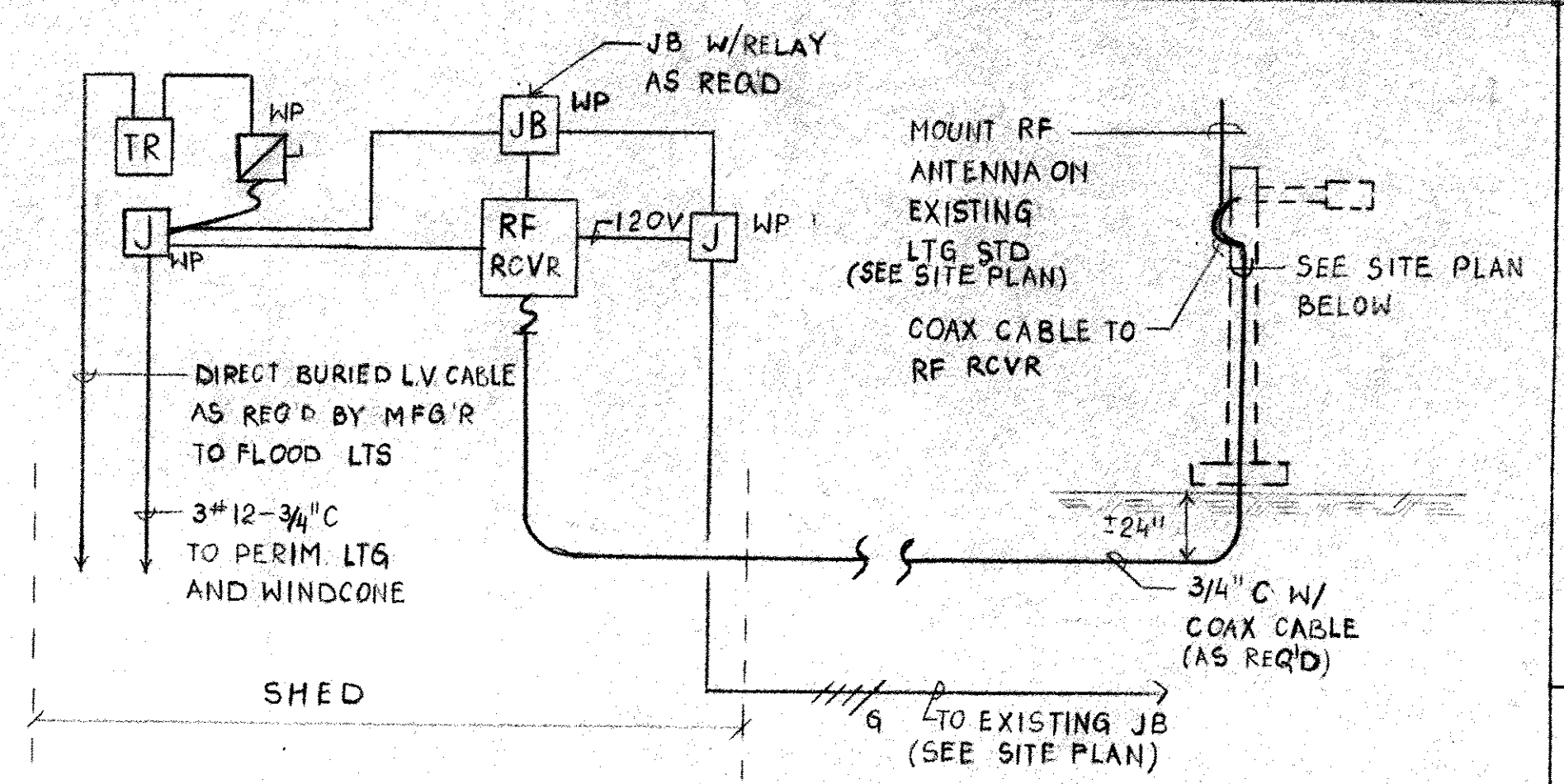
**HELIPAD PLAN LIGHTING**  
3/32" = 1'-0"



**CONTROL SCHEMATIC**  
(N.T.S.)

**SEQUENCE OF OPERATION**

- UPON RECEIVING "RF" SIGNAL, RF RECEIVER CLOSES CONTACT "RF". "RF" RECEIVER OPENS "RF" (TURNS OFF LIGHTING) IN 15 MINUTES.
- ACTIVATION OF SWITCH AT SECURITY OFFICE ENERGIZES RELAY "RI-1" CLOSING "RI" AND OPENING "RI-2", THEREBY ACTIVATING LIGHTING AND TAKING RECEIVER SIGNAL OUT OF CIRCUIT. LIGHTING WILL REMAIN ON UNTIL DE-ENERGIZED AT SECURITY DESK.



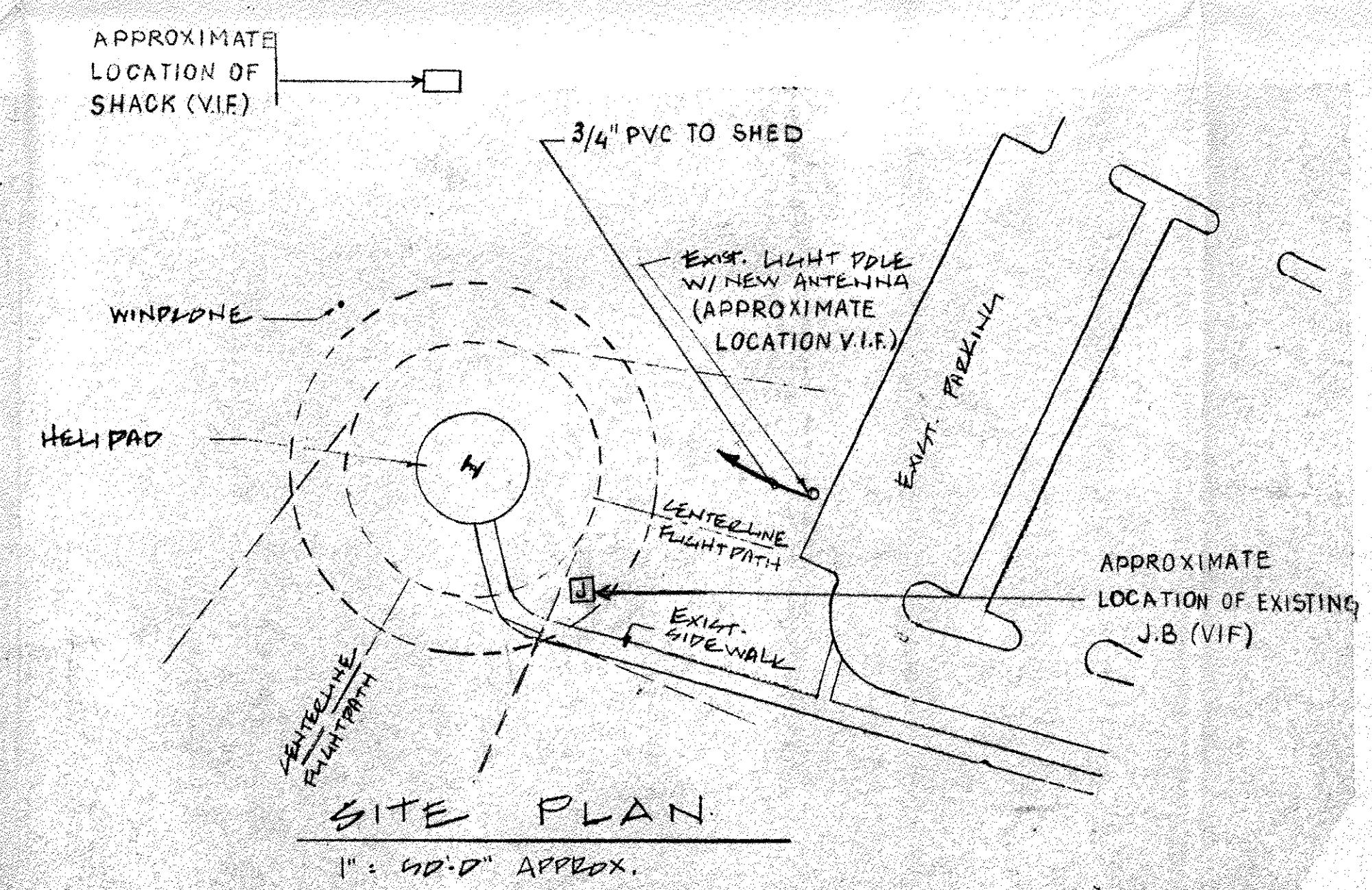
**SCHEMATIC RISER**  
(N.T.S.)

**SYMBOL LIST**

- CONDUIT (RIGID GALV)
- LV — DIRECT BURIED LOW VOLTAGE POWER WIRING AS PER MANUFACTURER'S RECOMMENDATION
- L.V. FLOOD LT - SEE SPECS DWG 1/3
- WARNING LIGHT - SEE SPECS DWG 1/3
- (RI) ELECTRICALLY HELD 120V RELAY 25A NO/NC CONTACT, ASCO, ALLEN BRADLEY OR SQUARE D
- DISCONNECT SWITCH
- TR 120V/12V 750 VA LIGHTING TRANSFORMER
- J JUNCTION BOX
- WP WEATHER PROOF
- RF RCVR R.F. RECEIVER SEE DRAWING 1/3
- V.I.F. VERIFY IN FIELD

**NOTES**

- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH LOCAL CODES AND N.E.C.
- RESTORE ALL GROUNDS TO ORIGINAL CONDITION.
- PROVIDE WATER PROOF JUNCTION BOX AND CONNECTORS AT ALL LOCATIONS.
- VERIFY OPERATION OF ALL SYSTEMS.
- REFER TO DRAWING 1 OF 3 FOR FIXTURE SPECIFICATIONS AND INSTALLATION DETAILS, AND 3/3 FOR GEN. CONDITIONS



**SITE PLAN**  
1" = 50'-0" APPROX.

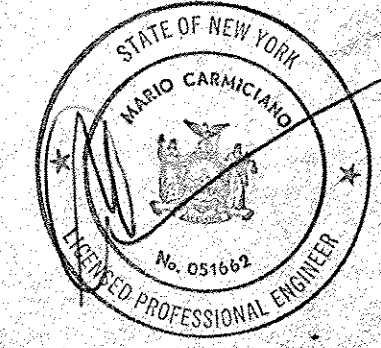
27 Springfield Blvd  
PO Box 7015  
Morristown, NJ 07950-0015  
Tel: 201-540-0111  
Fax: 201-540-0131

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**SPECIFICATIONS**

**GENERAL CONDITIONS**

1. ALL WORK SHOULD BE PERFORMED IN ACCORDANCE WITH IBM REAL ESTATE AND CONSTRUCTION DIVISION'S GENERAL CONDITIONS AND ARE HEREBY INCLUDED AS PART OF THESE DOCUMENTS.
2. PROVIDE ALL MATERIALS AND LABOR FOR A COMPLETE, WORKING INSTALLATION, GUARANTEED FOR ONE YEAR FROM THE DATE OF ACCEPTANCE.
3. ALL WORK SHALL BE IN ACCORDANCE WITH THE NEW YORK STATE AND LOCAL BUILDING CODE RULES, REGULATIONS AND DIRECTIVES, NEW ADA REQUIREMENTS, THE NATIONAL BOARD OF FIRE UNDERWRITERS, AND ALL OTHER AUTHORITIES HAVING JURISDICTION.
4. THE CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, GOVERNMENTAL FEES, CERTIFICATES, INSPECTIONS, LICENSES, AND OTHER APPROVALS REQUIRED AS NECESSARY FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK. COPIES OF THE BUILDING PERMITS, CERTIFICATE OF OCCUPANCY AND INSPECTIONS ETC. SHALL BE DELIVERED TO THE OWNER AND ARCHITECT AS SOON AS THE PERMITS ARE OBTAINED. REFER TO SPECIAL GENERAL CONDITIONS FOR ADDITIONAL REQUIREMENTS.
5. CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE EXISTING CONDITIONS. NO ADDITIONAL COSTS WILL BE ALLOWED FOR ANY COSTS ARISING FROM THE CONTRACTOR'S FAILURE TO MAKE A THOROUGH INSPECTION OF THESE CONDITIONS. CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS, SURVEY REUSABLE ITEMS AND INFORM THE ARCHITECT OF ANY DISCREPANCIES BETWEEN THE DRAWINGS AND EXISTING CONDITIONS AND REQUEST CLARIFICATION PRIOR TO COMMENCING ANY WORK.
6. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SUBCONTRACTORS. THE WORK OF EACH TRADE SHALL BE COORDINATED WITH THAT OF ANY OTHER TRADE, INCLUDING PREPURCHASED ITEMS BY THE OWNER AND CONTRACTS ASSIGNED TO HIM.
7. NO DRAWING IS TO BE SCALED. USE NOTED DIMENSIONS ONLY. VERIFY ALL DIMENSIONS AND CONDITIONS IN FIELD.
8. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR EXECUTING ALL WORK SHOWN OR CALLED FOR ON DRAWINGS AND SPECIFICATIONS, HE SHALL COORDINATE THE WORK OF ALL TRADES AND SEE THAT THEY EXECUTE THEIR JOBS IN ACCORDANCE WITH ACCEPTED STANDARD PRACTICE. THE CONTRACTOR WILL INFORM THE ARCHITECT AND OBTAIN APPROVAL FOR ANY DEVIATION, ADDITION OR OMISSION TO THE DRAWINGS OR SPECIFICATIONS BEFORE PROCEEDING WITH WORK.
9. ALL WORK IS TO CONFORM TO RULES AND REGULATIONS OF THE MANAGEMENT OF THE BUILDING. CONTRACTOR SHALL CONTACT BUILDING MANAGEMENT AND IBM FOR LATEST EDITION OF THESE REQUIREMENTS AND INCLUDE THAT AS PART OF THESE CONTRACT DOCUMENTS.
10. SHOP DRAWINGS AND SAMPLES: THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE SCHEDULE FOR SUBMITTAL OF SHOP DRAWINGS AND SAMPLES WITH THE CONSTRUCTION SCHEDULE AND THE REQUIREMENTS OF THE CONTRACT SCHEDULE. FAILURE OF THE CONTRACTOR TO SCHEDULE AND SUBMIT SHOP DRAWINGS AND SAMPLES IN AMPLE TIME FOR CHECKING AND CORRECTION WILL NOT JUSTIFY ANY DELAY IN THE CONTRACT SCHEDULE OR EXTRA COMPENSATIONS TO THE CONTRACTOR. SUBMIT SHOP DRAWINGS/BROCHURES/SAMPLES FOR SPECIALTY ITEMS, ELECTRICAL ITEMS SUCH AS NEW LIGHT FIXTURES, ETC.

SUBMIT SAMPLES FOR PAINT COLORS AND SPECIAL FINISHES. THE CONTRACTOR SHALL SUBMIT ALL REQUIRED SHOP DRAWINGS, MANUFACTURER'S LITERATURE AND SAMPLES IN ACCORDANCE WITH THE FOLLOWING:

- A. SHOP DRAWINGS - SUBMIT SEPTA REPRODUCIBLE AND THREE BLACK LINE PRINTS OF EACH SHOP DRAWING TO THE ARCHITECT FOR REVIEW AND APPROVAL.
  - B. MANUFACTURER'S LITERATURE, INCLUDING - CATALOGS, CATALOG CUTS, BROCHURES, CHARTS, TEST DATA AND SIMILAR INFORMATION IN 6 COPIES.
  - C. SAMPLES SHALL BE SUBMITTED IN TRIPLICATE.
  - D. CONTRACTOR SHALL CHECK AND COORDINATE ALL SHOP DRAWINGS AND APPROVE THEM BEFORE SUBMITTING TO THE ARCHITECT. IN ADDITION TO THE REQUIRED SHOP DRAWINGS FOR EACH TRADE, GENERAL CONTRACTOR AFTER VERIFYING ALL FIELD CONDITIONS FOR EACH TRADE SHALL PREPARE COMBINED REFLECTED CEILING PLAN SHOP DRAWINGS BY SUPER-IMPOSING ALL SUSPENDED CEILING WORK, CEILING TRACKS LIGHTING AND ELECTRICAL WORK, HVAC AND SPRINKLER WORK AND COORDINATE ALL CONFLICTS, IF ANY, BEFORE SUBMITTING TO ARCHITECT FOR REVIEW.
11. WORK IS TO BE PERFORMED SO AS NOT TO DISTURB THE NORMAL OPERATIONS OF BUSINESS. CONTRACTOR SHALL CONTACT THE BUILDING MANAGEMENT TO DETERMINE THE RULES OF THE BUILDING OWNER FOR CONSTRUCTION. WHEN AND HOW DELIVERIES CAN BE MADE, AND WHAT PHASES OF CONSTRUCTION CAN BE DONE ON REGULAR OR OVERTIME BASIS. INCLUDE ALL OVERTIME WORK REQUIRED TO FINISH THE COMPLETE INSTALLATION OF CONTRACT DOCUMENTS WORK. ALSO, GENERAL INTENT IS THAT ALL CONSTRUCTION WORK SHALL BE DONE ON REGULAR TIME EXCEPT NOISY WORK AND SPECIAL ELECTRO-MECHANICAL SERVICE CONNECTIONS TO BUILDING SYSTEMS.

12. CONTRACTOR SHALL VISIT THE SITE BEFORE SUBMITTING BID AND INSPECT THE PREMISES FOR EXISTING CONDITIONS, ACCESS AND ALL CHARACTERISTICS OF THE WORK, AND SURVEY OF REUSABLE ITEMS.
13. THE GENERAL CONTRACTOR SHALL PROPERLY PROTECT THE BUILDING PROPERTY AND THE ADJOINING PROPERTIES AND ANY DAMAGE TO SAME CAUSED BY HIM OR HIS WORKMEN'S WORK MUST BE REPAIRED WITHOUT DELAY AND EXTRA COMPENSATION. THE GENERAL CONTRACTOR SHALL PROVIDE ALL NECESSARY PROTECTION FOR HIS WORK UNTIL TURNED OVER TO THE CLIENT.
14. NOT USED
15. ALL DRAWINGS, CONSTRUCTION NOTES AND SPECIFICATIONS ARE COMPLIMENTARY AND WHAT IS CALLED FOR ANY WILL BE BINDING AS IF CALLED FOR BY ALL. ALL WORK LISTED AND SHOWN OR IMPLIED ON ALL DOCUMENTS SHALL BE SUPPLIED AND INSTALLED BY THE CONTRACTOR.
16. AT THE CLOSE OF THE REGULARLY SCHEDULED CONTRACTOR'S WORK DAY, THE CONTRACTOR IS TO CONDUCT AN INSPECTION TO MAKE CERTAIN THERE IS NO FIRE HAZARD AFTER THE WORKERS HAVE LEFT AND SECURE THE PREMISES AS REQUIRED.
17. THE CONTRACTOR SHALL BE RESPONSIBLE FOR GENERAL CLEANING AND MAINTENANCE OF THE WORK AREAS PLUS PUBLIC CORRIDORS AND FOR THE COORDINATION AND DIRECTION OF THE CLEANING WORK OF ALL SUBCONTRACTORS.
18. ADDENDA - ADDENDA ISSUED DURING THE TIME OF SUB-CONTRACTORS BIDDING SHALL BE ACKNOWLEDGED ON THE PROPOSAL FORM IN THE SPACE PROVIDED AND WILL BE INCORPORATED INTO ANY CONTRACT RESULTING FROM THE PROPOSAL. NO ADDENDA WILL BE ISSUED BEYOND (5) CALENDAR DAYS PRIOR TO DELIVERY DATE OF PROPOSAL.

**SPECIAL GENERAL CONDITIONS**

1. INDEMNIFICATION - ADD THE FOLLOWING NEW PARAGRAPHS TO THE OWNER'S GENERAL CONDITIONS ARTICLE "INDEMNIFICATION".  

THE OBLIGATIONS OF THE CONTRACTOR HERUNDER SHALL NOT BE EXTENDED TO THE LIABILITY OF THE ARCHITECT, HIS AGENTS OR EMPLOYEES ARISING OUT OF:

  - A. THE PREPARATION OF APPROVAL OF MAPS, DRAWINGS, OPINIONS, REPORTS, SURVEYS, CHANGE ORDERS, DESIGNS OR SPECIFICATIONS WHICH WERE PREPARED OR RENDERED BY THE ARCHITECT, HIS AGENTS OR EMPLOYEES, OR;
  - B. THE GIVING OF OR FAILURE TO GIVE DIRECTIONS OR INSTRUCTIONS BY THE ARCHITECT, HIS AGENTS OR EMPLOYEES, WHICH DIRECTIONS OR INSTRUCTIONS WERE REQUIRED PURSUANT TO THE EXPRESS PROVISIONS OF THESE CONTRACT DOCUMENTS, OR REASONABLY INFERABLE THEREFROM. PROVIDED SUCH GIVING OR FAILURE TO GIVE IS THE PRIMARY CAUSE OF THE INJURY OR DAMAGE."
2. CONTRACTOR TO PROVIDE CONTROLLED INSPECTION AS STIPULATED IN THE BUILDING CODE SUCH AS FIRE STOPPING OF HOLLOW PARTITIONS AND FURRED SPACES, CEILING SPACES, DUCT AND PIPE CHASES, VENTILATING SYSTEMS, REFRIGERATING SYSTEM, SPRINKLER SYSTEM, ETC. SIGNED COPIES OF ALL INSPECTION REPORTS SHALL BE FILED WITH THE DEPARTMENT OF BUILDINGS AND ALL COSTS FOR THESE SERVICES SHALL BE PAID BY THE CONTRACTOR.  

CONTROLLED INSPECTION PROCEDURE AND QUALIFICATIONS OF THE PERSONS PROVIDING SUCH SERVICES SHALL BE APPROVED BY THE BUILDING MANAGEMENT AND ALL COSTS FOR THESE SERVICES SHALL BE PAID BY THE CONTRACTOR.
3. AS BUILT DRAWINGS - CONTRACTOR PRIOR TO SUBMITTING HIS FINAL APPLICATION FOR PAYMENT AND RECEIVING HIS PAYMENT, SHALL FURNISH FULLY UPDATED AND DIMENSIONED AS BUILT DRAWINGS SHOWING IN DETAIL EXISTING AND NEW WORK FOR ALL TRADES, INCLUDING ELECTRO-MECHANICAL AND SPRINKLER WORK.
4. CONTRACTOR SHALL CONDUCT REGULAR CONSTRUCTION JOB MEETINGS AND SHALL BE RESPONSIBLE FOR PREPARING MINUTES OF THE MEETINGS AND THE DISTRIBUTION OF THE SAME TO THE OWNER, THE ARCHITECT, AND ALL OTHER PARTIES INVOLVED.
5. LOCAL LAW COMPLIANCE, PERMITS AND APPROVALS
  - A. ALL NEW CONSTRUCTION SHALL COMPLY WITH N.Y. STATE AND LOCAL BUILDING CODES, RULES, AND REGULATIONS.
  - B. THE NATIONAL BOARD OF UNDERWRITERS
  - C. COMPLY WITH THE REQUIREMENTS OF ALL APPLICABLE FEDERAL, STATE, AND LOCAL SAFETY AND HEALTH RULES AND REGULATIONS.

- D. OSHA STANDARDS FOR SAFETY OF WORKMEN ARE TO BE MAINTAINED.
- E. ADA REQUIREMENTS
- F. PERMITS  
CONTRACTOR SHALL FILE ALL REQUIRED DOCUMENTS, APPLICATIONS, NOTICES AND SHALL OBTAIN ALL NECESSARY SPECIAL PERMITS. ALL EXPENSES FOR PREPARATION OF DOCUMENTS AND FILING FEES SHALL BE PAID BY THE CONTRACTOR.

AFTER COMPLETION OF THE WORK CONTRACTOR SHALL OBTAIN AND DELIVER TO THE OWNER AND ARCHITECT COPIES OF CERTIFICATE OF OCCUPANCY, ALL PERMITS AND INSPECTION REPORTS AT HIS OWN EXPENSE.

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P.O. Box 246  
Merrick, NY 11766  
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Fax: 201-540-0131

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