

A NEW FACILITY FOR:  
**GINN CHRYLSEY - DODGE - RAM AND JEEP**  
**I-20 ACCESS ROAD**  
**COVINGTON, GEORGIA 30040**



**SHEET INDEX**

**ARCHITECTURAL**

- A0.0 TITLE SHEET, DRAWING INDEX, CODES
- A0.1 FIRST FLOOR LIFE SAFETY PLAN
- A0.2 SECOND FLOOR LIFE SAFETY PLAN
- A1.1 PROPOSED FIRST FLOOR PLAN
- A1.1A PARTIAL DIMENSIONED FIRST FLOOR PLAN
- A1.1B PARTIAL DIMENSIONED FIRST FLOOR PLAN
- A1.2 PROPOSED SECOND PLAN / ENLARGED TOILET PLANS
- A1.3 PROPOSED FIRST FLOOR FINISH PLAN
- A1.4 PROPOSED SECOND FLOOR FINISH PLAN / ROOM FINISH SCHEDULE
- A1.5 PROPOSED FIRST FLOOR FURNITURE PLAN
- A1.6 PROPOSED SECOND FLOOR FURNITURE PLAN / FINISH MATERIAL SCHEDULE
- A2.1 PROPOSED FIRST FLOOR REF. CLG. PLAN
- A2.2 PROPOSED SECOND FLOOR REF. CLG. PLAN / LIGHT FIXTURE SCHEDULE
- A3.1 OVERALL ROOF PLAN
- A4.1 PROPOSED EXTERIOR ELEVATIONS
- A5.1 PROPOSED BUILDING SECTIONS
- A5.2 ENLARGED STAIR DETAILS
- A5.3 ENLARGED STAIR DETAILS
- A6.1 EXTERIOR WALL SECTIONS
- A6.2 EXTERIOR WALL SECTIONS
- A6.3 EXTERIOR WALL SECTIONS
- A6.4 EXTERIOR WALL SECTIONS
- A6.5 EXTERIOR WALL SECTIONS
- A6.6 EXTERIOR WALL SECTIONS
- A7.1 ENLARGED PLAN DETAILS
- A8.1 PROPOSED MILLWORK ELEVATIONS
- A8.2 PROPOSED MILLWORK ELEVATIONS
- A8.3 PROPOSED MILLWORK ELEVATIONS
- A9.1 INTERIOR PARTITION TYPES
- A10.1 DOOR SCHEDULE AND DOOR TYPES
- A10.2 WINDOW TYPES
- A10.3 WINDOW TYPES
- A10.4 WINDOW TYPES

**STRUCTURAL**

- S0.1 STRUCTURAL GENERAL NOTES
- S0.2 SCHEDULES AND TYPICAL DETAILS
- S0.2 STATEMENT OF SPECIAL INSPECTIONS
- S1.1 FOUNDATION PLAN
- S2.1 ROOF FRAMING PLAN
- S2.2 MEZZANINE FRAMING PLAN
- S3.1 FOUNDATION SECTIONS AND DETAILS
- S3.2 FOUNDATION SECTIONS AND DETAILS
- S4.1 FRAMING SECTIONS AND DETAILS
- S4.2 FRAMING SECTIONS AND DETAILS
- S4.3 FRAMING SECTIONS AND DETAILS
- S4.4 FRAMING SECTIONS AND DETAILS
- S5.1 ELEVATIONS AND DETAILS

**MECHANICAL**

- M0.1 MECHANICAL NOTES
- M2.1 FIRST FLOOR MECHANICAL PLAN
- M2.2 SECOND FLOOR MECHANICAL PLAN
- M2.3 ROOF MECHANICAL PLAN
- M6.1 MECHANICAL SCHEDULES
- M7.1 MECHANICAL DETAILS
- M7.2 MECHANICAL DETAILS

**ELECTRICAL**

- E0.1 ELECTRICAL NOTES
- E0.2 ELECTRICAL NOTES AND SCHEDULES
- E2.1 FIRST FLOOR LIGHTING PLAN
- E2.2 SECOND FLOOR LIGHTING / POWER PLANS
- E3.1 FIRST FLOOR POWER PLAN
- E5.1 ELECTRICAL RISER DIAGRAM
- E6.1 ELECTRICAL PANEL SCHEDULES
- E7.1 ELECTRICAL DETAILS

**PLUMBING**

- P0.1 PLUMBING NOTES
- P2.1 FIRST FLOOR SANITARY PLAN
- P2.2 SECOND FLOOR PLUMBING PLANS
- P2.3 ROOF PLUMBING PLAN

**GENERAL NOTES**

1. BUILDING SHALL CONFORM WITH ALL STATE AND LOCAL CODES AND ORDINANCES.
2. WHERE UNDERWRITERS LABORATORIES OR OTHER TEST NUMBERS ARE SHOWN AND/OR DETAILED, CONFORM TO ALL REQUIREMENTS OF THAT ASSEMBLY.
3. CONTRACTOR TO COORDINATE WITH REQUIREMENTS SHOWN FOR MECHANICAL, PLUMBING, ELECTRICAL, AND STRUCTURAL DRAWINGS AND SPECIFICATIONS.
4. INTERIOR DIMENSIONS ARE TO FACE OF FINISHED WALL UNLESS NOTED OTHERWISE. EXTERIOR DIMENSIONS ARE TO OUTSIDE FACE OF MASONRY OR CENTERLINE OF COLUMN UNLESS NOTED OTHERWISE.
5. IF THERE IS A DISCREPANCY BETWEEN A PLAN VIEW AND AN ENLARGED PLAN VIEW OR BETWEEN A SECTION AND AN ENLARGED DETAIL, THE LARGER SCALE PLAN OR DETAIL SHALL GOVERN.
6. CONTRACTOR SHALL COORDINATE ALL HANGERS AND SUPPORTS IN WALLS AND PROVIDE ANY AND ALL NECESSARY FRAMING FOR SUPPORT OF ITEMS THAT ARE WALL MOUNTED.

**BUILDING CLASSIFICATION**

- BUILDING OCCUPANCY TYPE: CUSTOMER AREA - BUSINESS - GROUP B  
SERVICE AREA - MODERATE HAZARD - GROUP S1  
AS PER NFPA 101, 2012 EDITION
- CONSTRUCTION TYPE: TYPE II B - AS PER IBC 2012 WITH AUTOMATIC SPRINKLER SYSTEM.
- MAXIMUM ALLOWABLE BUILDING HEIGHT: GROUP B - FIVE STORIES  
PROPOSED BUILDING HEIGHT: GROUP B - TWO STORIES
- MAXIMUM ALLOWABLE BUILDING HEIGHT: GROUP S1 - FOUR STORIES  
PROPOSED BUILDING HEIGHT: GROUP S1 - TWO STORIES
- MAXIMUM ALLOWABLE BUILDING AREA: GROUP B - 46,000 S.F. PER STORY  
ACTUAL BUILDING AREA: GROUP B - 17,001 S.F.
- MAXIMUM ALLOWABLE BUILDING AREA: GROUP S1 - 35,000 S.F. PER STORY  
ACTUAL BUILDING AREA: GROUP S1 - 21,919 S.F.
- ACTUAL TOTAL BUILDING AREA: 38,920 S.F.
- OCCUPANCY LOAD - GROUP B: 1 PERSON PER 100 S.F.  
17,001 S.F. / 100 = 170 PERSONS
- OCCUPANCY LOAD - GROUP S1: 1 PERSON PER 300 S.F.  
21,919 S.F. / 300 = 73 PERSONS

**APPLICABLE BUILDING CODES**

- INTERNATIONAL BUILDING CODE 2012 EDITION, WITH GEORGIA STATE AMENDMENTS
- INTERNATIONAL MECHANICAL CODE 2012 EDITION, WITH GEORGIA STATE AMENDMENTS
- INTERNATIONAL FUEL GAS CODE 2012 EDITION, WITH GEORGIA STATE AMENDMENTS
- INTERNATIONAL PLUMBING CODE 2012 EDITION, WITH GEORGIA STATE AMENDMENTS
- NATIONAL ELECTRICAL CODE - 2014 EDITION
- INTERNATIONAL FIRE CODE - 2012 EDITION, WITH GEORGIA STATE AMENDMENTS
- ASHRAE INTERNATIONAL ENERGY CONSERVATION CODE - 2009 EDITION, WITH GEORGIA STATE AMENDMENTS
- GEORGIA SAFETY FIRE LAW: RULES AND REGULATIONS OF THE SAFETY FIRE COMMISSIONER FOR THE STATE MINIMUM FIRE SAFETY STANDARDS
- GEORGIA ACCESSIBILITY CODE CHAPTER 120-3-20a-.016 (.01-.08) 2010 ADA STANDARDS FOR ACCESSIBILITY DESIGN
- NFPA 101 LIFE SAFETY CODE, 2012 EDITION

**ARCHITECT:**

**ELLSWORTH ARCHITECTS**  
 3136 LANIER DRIVE  
 ATLANTA, GEORGIA 30319  
 PHONE: 404.949.9351

**STRUCTURAL ENGINEER:**

**PALMER ENGINEERING**  
 3585 HABERSHAM AT NORTHLAKE  
 TUCKER, GEORGIA 30084  
 PHONE: 770.908.9908

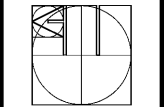
**MEP ENGINEER:**

**PROMUS**  
 518 BLACK CANYON PARK  
 CANTON, GEORGIA 30114  
 PHONE: 404.510.4452

**BUILDING CODES NOTES**

1. ALL NEW CONSTRUCTION SHALL CONFORM TO THE GEORGIA ACCESSIBILITY CODE 120-3-20.
2. ALL SIGNAGE SHALL CONFORM TO THE GEORGIA ACCESSIBILITY CODE FOR BUILDINGS AND CONSTRUCTION. RESTROOM SIGNS SHALL INCLUDE BOTH THOSE WITH RAISED AND BRAILLE CHARACTERS AND PICTORIAL SYMBOL SIGNS WITH LETTERS BELOW. SIGNS TO BE PERMANENT ROOMS AND SPACES EXCEPT THOSE SOLELY FOR MAINTENANCE IDENTIFICATION SHALL INCLUDE RAISED AND BRAILLE CHARACTERS. ALL OTHER SIGNS SHALL CONFORM TO THE CODE FOR WIDTH, HEIGHT RATIO AND STROKE / HEIGHT RATIO.
3. PROVIDE DETECTABLE WARNINGS ON WALKING SURFACES AND DOORS TO HAZARDOUS AREAS, AND OTHER AREAS AS REQUIRED BY REFERENCED ACCESSIBILITY CODE.
4. FIRE BARRIERS SHALL BE CONTINUOUS FROM OUTSIDE WALL TO OUTSIDE WALL AND FROM FIRE BARRIER TO FIRE BARRIER, OR A COMBINATION THEREOF, INCLUDING CONTINUITY THROUGH ALL CONCEALED SPACES SUCH AS THOSE FOUND ABOVE A CEILING, INCLUDING INTERSTITIAL SPACES PER NFPA 101 LIFE SAFETY CODE, 2012 EDITION, CHAPTER 8.2.2.2.
5. IDENTIFICATION OF FIRE BARRIERS SHALL BE PERMANENTLY INSTALLED ABOVE ANY DECORATIVE CEILING AND/OR IN CONCEALED SPACES. THE LETTERING SHALL BE 2" IN HEIGHT AND SPACED EVERY 1/2 FEET. THE FOLLOWING WORDING IS RECOMMENDED: "ONE HOUR FIRE AND SMOKE BARRIER, PROTECT ALL OPENINGS" (TITLE 25 STATE FIRE MARSHAL'S RULES AND REGULATIONS CHAPTER 120-3-3)
6. FIRE EXTINGUISHERS SHALL BE PROVIDED AND SHALL BE SIZED TO A MINIMUM OF 2A10BC. PROVIDE AND INSTALL FIRE EXTINGUISHER CABINETS WHERE SHOWN ON PLANS. ALL FIRE EXTINGUISHERS SHALL COMPLY WITH 2012 NFPA 10.
7. CLASS INTERIOR FINISHES SHALL COMPLY WITH 2012 NFPA 101: TABLE A.10.22
8. ALL BARRIER-FREE ACCESSIBILITY INTO/THROUGHOUT SPACE SHALL CONFORM TO OFFICIAL CODE OF GEORGIA ANNOTATED (OCGA) TI 30 AND THE GEORGIA ACCESSIBILITY CODE (GAC 120-3-20).
9. LEVER TYPE DOOR HARDWARE SHALL BE INSTALLED ON ALL DOORS AND SHALL COMPLY WITH NFPA/GAC 120-3-20-24 (9) REQUIREMENTS.
10. NO KEY LOCKS SHALL BE INSTALLED ON EGRESS SIDE OF DOORS AS PER NFPA 101: 7.2.1.5.1.
11. BUILDING SHALL COMPLY WITH APPLICABLE PROVISIONS OF 2012 NFPA 101, INCLUDING CHAPTER 7 "EXITS" AND CHAPTER 39 "BUSINESS AND 42 MODERATE STORAGE OCCUPANCIES" AS MODIFIED BY GSFC.
12. ADEQUATE ILLUMINATION, EMERGENCY LIGHTING, AND SIGNAGE FOR DESIGNATED EXITS SHALL COMPLY WITH 2012 NFPA 101 CHAPTERS 7.8 AND 7.9.
13. ALL FULLY ACCESSIBLE MAIN ENTRANCES AND EXITS SHALL COMPLY WITH GAC 120-3-20-.08 (B) (A) AND OCGA TI. 30-3-2 (6) (B).
14. ALL ACCESSIBLE COUNTER/TRANSITION SURFACES SHALL BE NO MORE THAN 36"/914mm ABOVE FINISHED FLOOR AS PER GAC 102-3-20-.49.
15. ACCESSIBLE REAR GRAB BAR TO BE 36" WIDE AS PER GAC 120-3-20-27 FIGURE 29.
16. ACCESSIBLE SIDE GRAB BAR TO BE 42" LONG AS PER GAC 120-3-20-27 FIGURE 29.
17. EXIT SHALL HAVE A MINIMUM 32" CLEAR OPENING WIDTH, PER 2012 NFPA 101: 7.2.1.2.3.
18. IN NO CASE SHALL ANY REQUIRED ISLE BE LESS THAN 44" IN CLEAR WIDTH.
19. FIRE EXIT DRILLS AND PORTABLE EXTINGUISHER TRAINING SHALL BE PROVIDED PERIODICALLY.
20. OCCUPANCY SEPARATIONS IF ANY, SHALL BE PER IBC 2012 TABLE 508.3.3.
21. FIRE RATED WALLS AND FLOORS IF ANY, MUST COMPLY WITH ASTM-814.
22. EXTERIOR BUILDING SIGNAGE TO BE OBTAINED UNDER A SEPERATE PERMIT.

**ELLSWORTH ARCHITECTS**  
 3136 LANIER DRIVE  
 ATLANTA, GEORGIA 30319  
 PHONE: 404.949.9351



**PRO BUILDING SYSTEMS**  
 DESIGN BUILD CONTRACTORS  
 3678 North Peachtree Road  
 Atlanta, Georgia 30341  
 (770) 455-1791 / Fax 455-4123  
 www.probidgsystems.com

**GINN CHRYLSEY - DODGE - RAM AND JEEP**  
 I-20 ACCESS ROAD  
 COVINGTON GEORGIA 30040

DATE: 09.26.2018  
 SCALE:  
 BY: RJE  
 JOB ID: 18YGIN001

PROJECT COVER SHEET  
 DRAWING TITLE

**A0.0**

SHEET 1 OF 33

**ISSUED FOR PERMIT 02.14.2019**