



WOODSTOCK
WOODSTOCK, GA
WALMART #5275

LDILine.com

Artifex
design studio
architects

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PROFESSIONAL SEAL:

CONSULTANTS:

PROJECT TITLE:

BUILD-A-BEAR WORKSHOP
WOODSTOCK WALMART #5275
WOODSTOCK, GA

BID SET



A.F.F.	ABOVE FINISHED FLOOR	MECH.	MECHANIC (ALL)
A.P.	ACCESS PANEL	MEMB.	MEMBRANE
ACC.	ACOUSTICAL	METL.	METAL
ACT.	ACOUSTICAL TILE	MEZZ.	MEZZANINE
ADJ.	ADJACENT	MIN. (')	MINIMUM, MINUTE
A/C	AIR CONDITIONING	MISC.	MISCELLANEOUS
ALT.	ALTERNATE	MOLDG.	MOLDING
ALUM.	ALUMINUM	N.I.C.	NOT IN CONTRACT
A.B.	ANCHOR BOLT	N.T.S.	NOT TO SCALE
APPROX.	APPROXIMATE	NO. OF #	NUMBER
APVD.	APPROVED	O.F.C.I.	OWNER FURNISHED CONTRACTOR INSTALLED OWNER FURNISHED OWNER
ARCH.	ARCHITECT (URAL)	O.F.C.I.	OWNER FURNISHED CONTRACTOR INSTALLED OWNER FURNISHED OWNER
BLK.	BLOCK	O.C.	OPENING
BLKG.	BLOCKING	OPNG.	OPENING
BD.	BOARD	OPP.	OPPOSITE
BTM.	BOTTOM	PART.	PARTICLE
CSWK.	CASEWORK	P. 1/4"	PLASTIC LAMINATE
CEM.	CEMENT	PLBG.	PLUMBING
CLS.	CEILING	PWD.	PLYWOOD
CLG. HT.	CEILING HEIGHT	PVC	POLYVINYL CHLORIDE
CHNL.	CHANNEL	PREFAB.	PREFABRICATED
CLR.	CLEAR (ANCE)	P.M.	PROJECT MANAGER
CLO.	CLOSET	QTR.	QUARTER
COL.	COLUMN	R.A.	RETURN AIR
CONC.	CONCRETE	R.C.P.	REFLECTED CEILING PLAN
C.M.U.	CONCRETE MASONRY UNIT	REF.	REFERENCE
CONST.	CONSTRUCTION	REG.	REGISTER
C.J.	CONTROL JOINT	REINFC.	REINFORCED, (ING)
COORD.	COORDINATE	REQD.	REQUIRED
CORR.	CORROSION	REV.	REVISION (S), (ING)
C.S.	CROSS SLOPE	R.O.	ROUGH OPENING
CTR.	CENTER	RND.	ROUND
C.T.	CERAMIC TILE	R.S.	RUNNING SLOPE
DET.	DETAIL	SHT.	SHEET
DIAG.	DIAGONAL	SIM	SIMILAR
DI.	DIAMETER	S.C.	SOLID CORE
DIF.	DIFFUSER	S.S.	STAINLESS STEEL
DIM.	DIMENSION	STD.	STANDARD
DISP.	DISPENSER	STL.	STEEL
DR.	DOOR	STG.	STORAGE
DWR.	DRAWER	S.D.	STORM DRAIN
DWG.	DRAWING	STRUC.	STRUCTURAL
ELEC.	ELECTRICAL	SUPP.	SUPPLIED
E.P.	ELECTRICAL PANEL	SUSP.	SUSPENDED
ELEV.	ELEVATION	SYM.	SYMMETRY (ICAL)
E.W.C.	ELECTRIC WATER COOLER	SYS.	SYSTEM
EXIST.	EXISTING	T.D.	TO BE DETERMINED
EQ.	EQUAL	TEL.	TELEPHONE
EQT.	EQUIPMENT	T.S.	TYPICAL
EXH.	EXHAUST	UNO.	UNLESS NOTED OTHERWISE
EXP. JT.	EXPANSION JOINT	VERT.	VERTICAL
FIN.	FINISH (ED.)	VEST.	VESTIBULE
F.F.	FIRE EXTINGUISHER	V.C.T.	VERTICAL COMPOSITE TILE
FP.	FIRE PROOFING	V.I.F.	VERTICAL FIN FIELD
FXTR.	FIXTURE	W.C.	WATER CLOSING
F.D.	FLOOR DRAIN	WP.	WATER PROOF (ING)
FLOR.	FLOOR	WS.	WEATHER STRIPPING
F.R.T.	FIRE RETARDANT TREATED	W/	WITH
FURR.	FURRED (ING)	W/O	WITHOUT
GA.	Gauge	WD.	WOOD
GALV.	GALVANIZED	W.P.	WORKING POINT
G.C.	GENERAL CONTRACTOR		
GYP. BD.	GYP. BOARD		
HVAC.	HEATING / VENTILATION / AIR CONDITIONING		
H.C.	HOLLOW CORE		
H.M.	HOLLOW METAL		
HORIZ.	HORIZONTAL		
H.S.S.	HOLLOW STEEL SHAPE		
H.W.	HOT WATER		
I.L.O.	IN LINE OF		
IN. (')	INCH		
INST.	INSTALLED		
INT.	INTERIOR		
JT.	JOINT		
MFR.	MANUFACTURER		

- ALL WORK SHALL BE DONE IN ACCORDANCE WITH LANDLORD'S CRITERIA AND ALL LOCAL, STATE AND FEDERAL CODES AND REGULATIONS.
- THE GENERAL CONTRACTOR SHALL OBTAIN ALL REQUIRED PERMITS, APPROVALS, LICENSES AND CERTIFICATES TO COMPLETE THE PROJECT.
- THE GENERAL CONTRACTOR SHALL CARRY WORKMAN'S COMPENSATION, LIABILITY, AND PROPERTY DAMAGE INSURANCE & PAY FOR SAME. REFER TO "CONSTRUCTION CONTRACT" FOR REQUIRED AMOUNTS ETC.
- THE GENERAL CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS AND REMOVE ALL EXISTING ELEMENTS AND FIXTURES NOT RELEVANT TO NEW WORK.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING DIMENSIONS. PRIOR TO START OF CONSTRUCTION, A COMPLETE LAYOUT OF STORE AND VERIFICATION OF ALL DIMENSIONS SHALL BE PERFORMED. REPORT ANY DISCREPANCIES AND/OR CONFLICTS TO THE ARCHITECT AND OWNER'S REPRESENTATIVE PRIOR TO PROCEEDING WITH THE WORK.
- THE GENERAL CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, AIR DUCTS, MECHANICAL EQUIPMENT, ETC., AND LOCATIONS OF PROPOSED CONSTRUCTION. IF SAME ANY DISCREPANCIES OR CONFLICTS SHOULD BE REPORTED TO ARCHITECT & OWNER'S REPRESENTATIVE IMMEDIATELY.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL WORK PERFORMED BY HIS LABORERS, SUBCONTRACTORS, OWNERS, CONTRACTORS AND OTHERS.
- THE GENERAL CONTRACTOR SHALL MAINTAIN A CLEAN WORK AREA BY MAKING IT READY FOR MERCHANDISE, WHICH SHOULD INCLUDE REGULAR SCHEDULED VACUUMING, DUSTING, WASHING WINDOWS AND CLEANING ALL FLOORS. PLEASE REFER TO THE SUPERINTENDENT MANUAL FOR THE BUILD-A-BEAR WORKSHOP CLEANING GUIDELINES.
- IT IS RECOMMENDED THAT THE BIDDER VISIT THE SITE AND FULLY ACQUAINT THEMSELVES WITH THE EXISTING CONDITIONS AND THE SCOPE OF THE PROJECT PRIOR TO SUBMITTING THEIR BIDS. FAILURE TO DO SO SHALL NOT RELIEVE THE CONTRACTOR FROM LIABILITY DUE TO OMISSIONS FROM BID. CHANGE ORDERS DUE TO SAID OMISSIONS WILL NOT BE ACCEPTED.
- THE GENERAL CONTRACTOR SHALL ARRANGE FOR AN ORIENTATION MEETING WITH THE LANDLORD'S REPRESENTATIVE PRIOR TO START OF CONSTRUCTION.
- THE GENERAL CONTRACTOR SHALL PROTECT FROM DAMAGE ALL EXISTING SURFACES, UTILITIES, FIXTURES, ETC. TO REMAIN DURING THE COURSE OF THE PROJECT. THE G.C. SHALL BE RESPONSIBLE FOR REPAIRING ANY AND ALL DAMAGE BY HIMSELF OR HIS SUBCONTRACTORS DURING THE COURSE OF THE PROJECT. REPAIRS ARE TO MATCH EXISTING MATERIALS AND MUST BE ACCEPTABLE TO LANDLORD OR OTHER GOVERNING AGENCY.
- ALL FLOOR TRANSITIONS BETWEEN DIFFERENT MATERIALS SHALL BE SMOOTH AND FLUSH. (MAXIMUM SLOPE = 1/8" PER FOOT.)
- FIRE BLOCK ALL WALLS AND FIRE STOP ALL PENETRATIONS AS REQUIRED BY LOCAL BUILDING CODES.
- ALL EXISTING AND NEW FIRE RATED CONSTRUCTION AT COLUMNS, CEILINGS, END WALLS, ETC., INCLUDING FIRE DAMPERS, SHALL COMPLY WITH LANDLORD AND LOCAL CODE REQUIREMENTS.
- ALL INTERIOR AND STOREFRONT FINISHES MUST MEET LOCAL CODE AND LANDLORD FLAME SPREAD REQUIREMENTS. MINIMUM TO BE CLASS C (III) OR BETTER.
- ANY WOOD FRAMING AND BLOCKING SHALL BE FIRE RETARDANT TREATED AS REQUIRED BY LOCAL CODES.
- ALL PARTITIONS, CEILINGS, LIGHT FIXTURES, DUCT WORK, ETC. TO BE BRACED TO STRUCTURE TO RESIST SEISMIC LOADING AS REQUIRED BY LOCAL CODES.
- DO NOT FABRICATE ANY EQUIPMENT, FIXTURE OR SYSTEM FOR THIS PROJECT UNTIL AFTER "FINAL" DRAWING REVISION HAS BEEN ISSUED, UNLESS WRITTEN APPROVAL HAS BEEN PROVIDED BY OWNER OR OWNER'S AUTHORIZED AGENT.

- ALL DISRUPTIVE WORK (NOISE AND FUME PRODUCING) IS TO BE CONDUCTED OVERNIGHT OR DURING OTHER HOURS APPROVED BY THE STORE MANAGER.
- TENANT'S G.C. IS RESPONSIBLE FOR PROVIDING DUMPSTER(S), AT TENANT'S COST, FOR THE PROJECT. PLEASE COORDINATE WITH STORE MANAGER ON PLACEMENT OF THE DUMPSTER TO ENSURE LOCATION MEETS ALL REGULATIONS. DO NOT USE STORE DISPOSAL EQUIPMENT (EX. COMPACTORS, BALERS, OR DUMPSTERS).

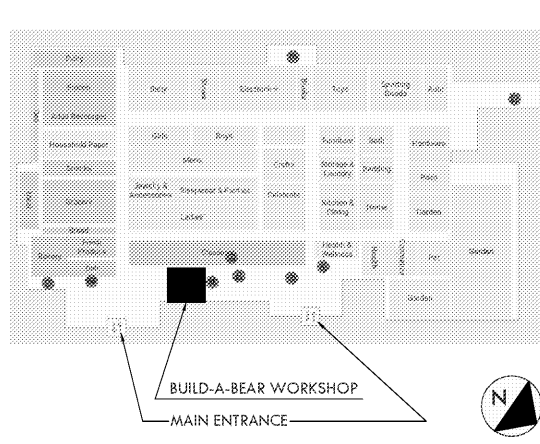
OWNER
BUILD-A-BEAR WORKSHOP
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702 SW 8TH STREET
BENTONVILLE, AR 72716
STORE MANAGER: TYLER BLACKKARD
479-273-6246



PROJECT CONTACTS

BUILDING CODES:

- 2012 INTERNATIONAL BUILDING CODE, WITH GA AMENDMENTS
- 2012 INTERNATIONAL MECHANICAL CODE, WITH GA AMENDMENTS
- 2014 NATIONAL ELECTRIC CODE
- 2012 INTERNATIONAL PLUMBING CODE, WITH GA AMENDMENTS
- 2012 INTERNATIONAL FIRE CODE & LIFE SAFETY CODE, WITH GA AMENDMENTS
- 2012 INTERNATIONAL FUEL GAS CODE, WITH GA AMENDMENTS
- 2009 INTERNATIONAL ENERGY CONSERVATION CODE, WITH GA AMENDMENTS
- GEORGIA ACCESSIBILITY CODE (BASED ON 2010 ADA)

USE GROUP CLASSIFICATION:

- M - MERCANTILE

CONSTRUCTION CLASSIFICATION:

- TYPE II-B (ASSUMED)

TENANT SEPARATION:

- 1-HOUR RATED

FIRE SUPPRESSION SYSTEM:

- FULLY SPRINKLERED

AREA CALCULATIONS: OCCUPANT FACTOR: OCCUPANT LOAD:

SALES FLOOR AREA:	752 S.F.	30 S.F./OCCUPANT	25
STOCK ROOM / TOILET AREA:	191 S.F.	300 S.F./OCCUPANT	1
TOTAL GROSS FLOOR AREA:	943 S.F.		26
TOTAL LEASE AREA:	979 S.F.		

KEY PLAN - LEVEL ONE OF ONE

SHEET:	DESCRIPTION:
C1.0	COVER SHEET
C2.0	SPECIFICATIONS
C3.0	SCHEDULES AND DETAILS
D1.0	EXISTING CONDITIONS PLANS
A1.0	FLOOR PLAN AND FINISH PLAN
A1.1	POWER AND DATA PLAN
A2.0	REFLECTED CEILING PLAN & FIXTURE PLAN
A3.0	INTERIOR & STOREFRONT ELEVATIONS

ABBREVIATIONS

GENERAL NOTES

BUILDING CODE DATA

INDEX OF DRAWINGS

SHEET NO: C1.0