

GENERAL NOTES

GENERAL NOTES & CODES

ALL CONSTRUCTION IS INTENDED TO BE IN CONFORMANCE WITH FEDERAL AND STATE LAWS. CURRENT LOCAL ACLIDITIONS OF THE MEDICAL PROPERTY OF THE MERICANS WITH DISABILITIES ACT (ADA), Accessible and Usoble Buildings of Facilities, ANSI IC AUTT, REPORT ANY DISCREPANCES TO THE ACHITECT BEFORE PROCEEDING WITH WORK.

IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT ALL WORK AND CONSTRUCTION MEETS OR EXCEEDS ALL.

IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT ALL WORK AND CONSTRUCTION MEETS OR EXCEEDS ALL APPLICABLE CODES.
ALL WORK PERFORMED BY CONTRACTOR SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS AND SAFETY CODE REQUIREMENTS.
ALL WORK SHALL BE INSTALLED COMPLETE IN ANY RESPECT.
THE GENERAL CONTRACTOR IS TO BE FULLY RESPONSIBLE FOR DAMAGES AND OMISSIONS OF THE SUB CONTRACTOR. CONTRACTOR TO FILED VERIFY ALL SITE CONDITIONS PRIOR TO COMMENCING CONSTRUCTION.
GENERAL CONTRACTOR SHALL INSPECT ACTUAL SITE AND EXCANATED CONDITIONS PRIOR TO STARTING ACTUAL CONSTRUCTION. GENERAL CONTRACTOR SHALL NOTIFY THE OWNER AND/OR ARCHITECT OR LICENSED STRUCTURAL PROPERTY OF ANY NOW. PROPERTY OF ANY NOW. PROPERTY OF THE SUB CONTRACTOR SHALL NOTIFY THE OWNER AND/OR ARCHITECT OR LICENSED STRUCTURAL ENGINEER OF ANY NON-TYPICAL CONDITIONS REGARDING SOILS, GROUND WATER, OR ANY OTHER ISSUE WHICH MAY REQUIRE ADDITIONAL OR SPECIAL ENGINEERING DESIGN.

REQUIRE ADDITIONAL OR SPECIAL ENGINEERING DESIGN.
WHERE GYPBD IS USED IN TOILET PROMS OR SINKY FIXTURE WET WALLS - PROVIDE MOISTURE RESISTANT GYPBD.
ALL TILE IS TO HAVE ADEQUATE GYPBD OR CEMENTITIOUS BACKING AS REQID BY MANUFACTURER.
ALL EXPOSED EXTERIOR STEEL TO BE PAINTED OR GALVANIZED.
ALL WOOD FRAMING IN CONTACT WITH CONCRETE SHALL BE PRESSURE TREATED.
CONTRACTOR TO VERIFY REQUIREMENTS OF ALL OWNER PROVIDED FURNISHED THE WITH BUSINESSED FOR PROCEEDING WITH WORK.
CONTRACTOR TO VERIFY ALL DIMENSIONS WITH MANUFACTURER ON FIXTURES A EQUILIBENT SUPPLIED, PRIOR TO

CONSTRUCTION.

INSTALLL ALUMINUM SHEET METAL TERMITE SHIELDS CONT REACES THAT ARE

EXPOSED TO CONCRETE SURFACES.
GENERAL CONTRACTOR SHALL PROVIDE TERMITE 'H ALL LOCAL BUILDING CODES. FY ACTUAL SOIL CONDITIONS AND COORE EFFECTIVE APPLICATION

UNLESS NOTED OTHERWISE (U.N.O.). REFER TO BOTH SEFORE COMMENCING WORK ON FOOTING AND FOUNDATION.
ON EXISTING STRUCTURE, THE CONTRACTOR SHOULD FIELD VERIF

FACE-OF-STUD (F.O.S.) / BLOCK (F.O.B.) TO OUTSIDE FACE OF VISE. ALL EXTERIOR WALLS ARE CONSTRUCTED OF 2X6 WOOD STUDS. DIMENSIONS ARE TO OUTSIDE FACE OF BLOCK (F.O.B.) WALLS AND CENTERLINE OF

IMENSIONS OF PLUMBING FIXTURES (TOILETS, TUBS, & SHOWERS) VS WALL PARTITION

ONS MUST BE FIELD VERIFIED. ALL OTHER STRUCTURAL AND DIMENSIONAL ISSUES MUST BE

FIRE & RATED PARTITIONS

RATED WALLS SHALL BE BUILT TIGHT AGAINST DECK ABOVE AND SEALED. EXTEND ALL RATED WALLS TO UNDERSIDE OI THE RATED FLOOR/CEILING OR ROOF/CEILING ABOVE.

THE RATED FLOOR/CEILING OR ROOF/CEILING ABOVE.
ALL PENETRATIONS THROUGH FIRE RATED WALLS ARE TO BE SEALED WITH ULLISTED MATERIALS AND METHODS.
ALL JOINTS BETWEEN FIRE RATED WALLS, CEILINGS AND FLOORS SHALL BE PROTECTED BY AN APPROVED FIRE
RESISTANT JOINT SYSTEM DESIGNED TO RESIST THE PASSAGE OF FIRE FOR A TIME NOT LESS THAN THE REQUIRED FIRE
RESISTANCE RATING OF THE WALL
PROVIDE STENCILED LETTERING ON ALL FIRE RATED WALLS ABOVE THE CEILING, AND IN CONCEALED SPACES STATING
"RIBE BARRIER".
AUTOMATIC FIRE STRINKLER SYSTEM MUST BE REVIEWED AND APPROVED BY THE FIRE DEPARTMENT.
HARDWIRED WITH BATTERY BACKUP) SMOKE DETECTORS SHALL BE INSTALLED ON ALL FLOORS, VERIFY NUMBER OF
SMOKE DETECTORS AND LOCATION WITH CODE REQUIREMENTS. (NOTE VERIFY SHOULD FIRE ALARM SYSTEM BE

INCLUDED WITH SECURITY SYSTEM.)

THE INFORMATION CONTAINED WITHIN THESE CONSTRUCTION DOCUMENTS IS ISSUED TO SHOW DESIGN INTENT AND THE INFORMATION CONTAINED WITHIN THESE CONSTRUCTION DOCUMENTS IS ISSUED TO SHOW DESIGN INTENT AND BASIC FRAMING DETAILS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE STANDARD CONSTRUCTION DETAILING AND PRACTICES WHICH WILL PROVIDE A STRUCTURALLY SOUND AND WEATHER-PROOFED HINSHED PROUCT. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY DISCREPANCIES OR PROBLEMS OBSERVED OR PERCEIVED PRIOR TO STARTING CONSTRUCTION OF SUCH.

ALL STRUCTURAL INFORMATION SHOWN IS FOR REFERENCE PURPOSES ONLY. CONTRACTOR SHALL HAVE A LICENSED STRUCTURAL RESIDENCE PURPORES ONLY. CONTRACTOR SHALL HAVE A LICENSED STRUCTURAL RESIDENCE PURPORES ONLY. RESPONDATION WALLS, REINFORCED CONCRETE SLABS, FRAMING WALLS, BEAMS, CONNECTIONS, HEADERS, JOISTS, RAFTERS, TRUSSES, ETC.

FOR SIZE AND SPACING OF STUDS - REFER TO STRUCTURAL DRAWINGS AND NOTES.

CONTRACTOR RESPONSIBLE FOR ALL BLOCKING REQUIRED FOR ALL WALL HUNG EQUIPMENT SUCH AS, BUT NOT LIMITED TO, THE FOLLOWING: TOILET ACCESSORIES, SHELVING, SHOWER SEATS, EXTERIOR LIGHT FIXTURES, RAILING, ETC PROVIDE FULL SOLID BEARING UNDER ALL BEAM BEARING POINTS TO SOLID FOUNDATION CONDITION BELOW.

PROVIDE "S BRACING OR SOLID BLOCKING AT ALL FLOOR JOISTS PER MANUFACTURER'S RECOMMENDATIONS. IF BLOCK COURSES EXCEED 6 BLOCKS IN HEIGHT, CONTRACTOR SHALL VERIFY WITH A LOCAL LICENSED STRUCTURAL ENGINEER FOR ADDITIONAL PERIFORCING. COORDINATE ALL REQUIRED MODIFICATIONS WITH OWNER AND LOCAL LICENSED STRUCTURAL ENGINEER.

NECONDITIONS

EXISTING WALLS ARE SHOWN AS GRAY FILLED AND ARE NOT TAGGED ON THE ARCHITECTURAL PLANS.

THE CONTRACTOR IS TO COORDINATE EXISTING WALLS WITH THE LIFE SAFETY PLANS.

A. THE CONTRACTOR IS TO VERIFY THE CONSTRUCTION AND INTEGRITY OF ALL EXISTING FIRE RATED WALLS IN THE AREAS OF WORK. THE CONTRACTOR IS TO NOTIFY THE ARCHITECT IF ANY EXISTING WALLS, SHOWN AS FIRE RATED ON THE LIFE

SAFETY PLANS, FAILS TO MEET THE INDICATED FIRE RATING.
DOORS WHICH ARE "TAGGED" ON THE ARCHITECTURAL PLANS ARE TO BE CONSIDERED "NEW". SEE DOOR SCHEDULE

DOORS WHICH ARE "TAGGED" ON THE ARCHITECTURAL PLANS ARE TO BE CONSIDERED "NEW", SEE DOOR SCHEDULE AND DOOR DETAILS FOR ALL REQUIREMENTS AND DESCRIPTIONS.

DOORS WHICH ARE "NOT TAGGED" ON THE ARCHITECTURAL PLANS ARE TO BE CONSIDERED "EXISTING". CONTRACTOR TO COORDINATE WITH THE LIFE SAFETY PLANS AND VERIFY THE UL LABEL OF ALL EXISTING DOORS REQUIRED TO HAVE A FIRE RATHING, CONTRACTOR TO NOTIFY THE ARCHITECT IF ANY EXISTING DOOR THAT FAILS TO MEET THE LIFE SAFETY REQUIREMENTS AS NOTED ON THE LIFE SAFETY PLANS.
ALL EGRESS RATHS AND EXIST TO REMAIN OPEN DURING CONSTRUCTION. CONTRACTOR TO PHASE AND COORDINATE CONSTRUCTION ACTIVITY TO MAINTAIN AND INSURE EGRESS REQUIREMENTS ARE MAINTAINED AT ALL TIMES.

ARROWS ON ROOF DEPICT SLOPE IN DOWNWARD DIRECTION.

ARROWS ON ROOF DEPICT SLOPE IN DOWNWARD DIRECTION.
ALL ROOF REPAIRS DUE TO NEW AND DEMOLISHED VENTS, FLUES, INTAKES, ETC EXTENDING THROUGH ROOF, SHALL BE
COORDINATED WITH THE MECHANICAL, ELECTRICAL, AND PLUMBING DRAWINGS.
SEE MECHANICAL DRAWINGS FOR ROOF CURB DETAILS.
TYPICAL GUITTER 6" RECTANGULAR, PREFINISHED ALUMINUM
TYPICAL DOWNSPOUT: 3" VS" RECTANGULAR, PREFINISHED ALUMINUM
ALL PARAPET COPING TO COMPLY WITH 2012 IBC, SECTION 1504

REFLECTED CEILING PLAN

ALL FIXTURES MUST CONFORM TO APPLICABLE STANDARDS GYP CEILING FINISHES TO BE MOISTURE RESISTANT BOARD (AROUND BATHTUBS, SHOWERS, GARAGES, AND EXTERIOR

THE CEILING GRIS IS TO BE LEVEL WITHIN A TOLERANCE OF 1/8" AND TO BE CENTERED IN ROOM, UNLESS NOTED

SWITCHES TO BE GANGED IN ONE FACEPLATE WHERE APPLICABLE

REFER TO MECHANICAL GENERAL NOTES FOR INFORMATION PERTAINING TO HVAC DEVICES IN THE CEILING.
REFER TO PLUMBING AND FIRE PROTECTION GENERAL NOTES FOR INFORMATION PERTAINING TO FIRE SPRINKLER

STS LEMS.

REFER TO MEP DRAWINGS FOR HVAC DEVICES AND OTHER CEILING ELEMENTS. CONTACT ARCHITECT WITH DISCREPANCIES IN LIGHTING LOCATION AND PLACEMENT. THE FLECTRICAL CONTRACTOR SHALL PROVIDE ALL ADDITIONAL FIRE ALARM DEVICES, VISUAL ALARM LIGHTS, SPEAKERS, AND WIRING THAT ARE REQUIRED TO MEET ALL APPLICABLE CODES AND LIFE SAFETY CODE REQUIREMENTS.

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