

GENERAL NOTES:

- ALL WORK SHALL BE IN COMPLIANCE WITH FEDERAL AND STATE LAWS, CURRENT LOCAL ORDINANCES, BUILDING CODES, AND THE AMERICANS WITH DISABILITIES ACT (ADA) ACCESSIBILITY GUIDELINES FOR BUILDINGS AND FACILITIES (ADAAG). REPORT ANY DISCREPANCIES TO THE ARCHITECT BEFORE PROCEEDING WITH WORK.
- DO NOT SCALE THE DRAWINGS.** THE DRAWINGS ARE NOT TO BE SCALED FOR DIMENSIONAL INFORMATION BY PHYSICAL OR ELECTRONIC MEANS. IF ADDITIONAL INFORMATION, DIMENSIONS, OR LOCATIONS ARE NEEDED, CONTACT THE ARCHITECT.
- FIELD VERIFY ALL SITE CONDITIONS PRIOR TO COMMENCING CONSTRUCTION
- VERIFY REQUIREMENTS OF ALL OWNER PROVIDED FURNISHED ITEMS WITH OWNER BEFORE PROCEEDING WITH WORK.
- FIELD VERIFY DIMENSIONS OF PLUMBING FIXTURES (TOILETS, WC, TUBS & SHOWERS) VS WALL PARTITION TYPES(WALL THICKNESS MAY VARY WITH SHEAR WALL CONDITIONS) BEFORE COMMENCING FRAMING.
- CONTRACTOR TO VERIFY ALL DIMENSIONS WITH MANUFACTURER ON FIXTURES & EQUIPMENT SUPPLIED, PRIOR TO CONSTRUCTION
- PROVIDE BLOCKING REQUIRED FOR ALL WALL HUNG EQUIPMENT. (TOILET ACCESSORIES, SHELVING, SHOWER SEATS, EXTERIOR LIGHT FIXTURES, WALL GUARDS, RAILING, ETC.)
- ALL WORK SHALL BE INSTALLED PER MANUFACTURES RECOMMENDATIONS, SAFETY CODE REQUIREMENTS, AND INDUSTRY STANDARDS INCLUDING ALL RECOMMENDED INSTALLATION ACCESSORIES.
- ALL WORK SHALL BE INSTALLED COMPLETE IN ALL RESPECTS.
- THE CONTRACTOR TO BE FULLY RESPONSIBLE FOR DAMAGES AND OMISSIONS OF THE SUB CONTRACTORS.
- RATED WALLS SHALL BE BUILT TIGHT AGAINST DECK ABOVE AND SEALED. EXTEND ALL RATED WALLS TO UNDERSIDE OF THE RATED FLOOR/CEILING OR ROOF/CEILING ABOVE.
- ALL JOINTS B/W 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. ALL PENETRATIONS THROUGH FIRE RATED WALLS ARE TO BE SEALED WITH UL LISTED MATERIALS AND METHODS.
- PROVIDE STENCILED LETTERING ON ALL FIRE RATED WALLS ABOVE THE CEILING, AND IN CONCEALED SPACES STATING " FIRE BARRIER.
- ALL EGRESS PATHS AND EXITS TO REMAIN OPEN DURING CONSTRUCTION. CONTRACTOR TO PHASE AND COORDINATE CONSTRUCTION ACTIVITY TO MAINTAIN AND INSURE EGRESS REQUIREMENTS ARE MAINTAINED AT ALL TIMES. SEE LIFE SAFETY SHEETS FOR DETAILS.
- EXISTING BUILDING WILL BE OCCUPIED BY ADJACENT TENANTS THROUGHOUT CONSTRUCTION. ENSURE ALL AREAS ARE KEPT CLEAN AND CLEAR OF DEBRIS. MAINTAIN ACCESS TO ENTRY DRIVES, PARKING LOTS, AND BUILDING ENTRANCES/EGRESS. PUBLIC SPACES ARE TO BE BROOM CLEANED AT THE END OF WORK SHIT TO MAINTAIN CLEANLINESS DURING BUSINESS HOURS.
- PROVIDE CAULKING AT THE FOLLOWING LOCATIONS UNO:
 A) AT CABINET ENDS, WHERE THEY MEET SPECIFIED WALL (I.E. TYPICAL IS GYP).
 B) AT HOLLOW METAL DOOR FRAMES, BOTH SIDES AND TOP.
 C) ALL WALL TILE AND WALL COVERINGS @ TRANSITIONS.

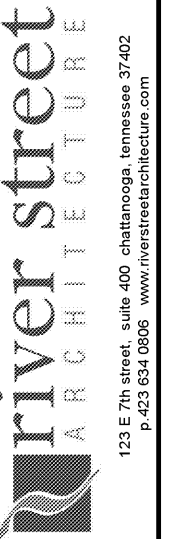
DRS. BRUCE & SMITH MEDICAL OFFICES TENANT BUILD-OUT

1067 RIVERFRONT PARKWAY
1ST FLOOR
CHATTANOOGA, TN 37401

PRICING SET
NOT FOR
CONSTRUCTION

EXPIRATION DATE:

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DRS. BRUCE & SMITH MEDICAL OFFICES
ORTHOPEDIC OFFICES
1ST FLOOR
RIVERFRONT PARKWAY
CHATTANOOGA, TN 37402

Revision Schedule
Rev. # Rev. Date Revision Description

Release Date: 05.10.2020

Project No.: 20021

COVER SHEET

A0.0

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CODE SUMMARY

PROJECT INFORMATION:

NAME OF PROJECT: **DRS. BRUCE & SMITH MEDICAL OFFICES- TENANT BUILD-OUT (1ST FLR)**
 ADDRESS: 1067 RIVERFRONT PARKWAY
 CHATTANOOGA, TN 37401
 PROPOSED USE: BUSINESS (B)
 CONTACT PERSON: MICHAEL MCGOWAN
 423-634-0806

MANDATORY CODES:

INTERNATIONAL BUILDING CODE, 2012 EDITION;
 NATIONAL ELECTRICAL CODE, 2017 EDITION;
 INTERNATIONAL FIRE CODE, 2012 EDITION;
 INTERNATIONAL MECHANICAL CODE, 2012 EDITION;
 INTERNATIONAL FUEL GAS CODE, 2012 EDITION;
 INTERNATIONAL PLUMBING CODE, 2012 EDITION;
 INTERNATIONAL ENERGY CONSERVATION CODE, 2012 EDITION;
 ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES (ANSI 117.1), 2008 EDITION

Where code analysis conflicts, more strict requirement shall be applied.

CODE ENFORCEMENT JURISDICTION: CITY OF CHATTANOOGA, TN

	LICENSED ARCH. / ENG.	LICENSE #	TELEPHONE #
ARCHITECTURAL:	RIVER STREET ARCHITECTURE	MICHAEL MCGOWAN	RA TN 103171 423.634.0806
MECHANICAL:	SMITH ENGINEERING	MIKE SMITH	PE TN 10725 423.499.9532
ELECTRICAL:	SMITH ENGINEERING	MIKE SMITH	PE TN 10725 423.499.9532
PLUMBING:	SMITH ENGINEERING	MIKE SMITH	PE TN 10725 423.499.9532

BUILDING DATA:

PRIMARY OCCUPANCY TYPE: BUSINESS (B)
 SUB CLASSIFICATION: ASSEMBLY (A)
 MIXED/SEPARATED OCCUPANCY TYPE: YES

CONSTRUCTION TYPE: TYPE III-B
 SPRINKLERED: YES
 FIRE DISTRICT: NO

BUILDING HEIGHT DESIGNED: 29'-4"
 NUMBER OF STORIES: 2
 MEZZANINE: NO
 HIGH RISE: NO

GROSS BUILDING AREA:

TOTAL 1st FLR TENANT AREA: **7,134.84 SF- TOTAL GROSS SF - TENANT BUILD-OUT / SCOPE OF RENOVATION WORK**
 TOTAL 1st FLR AREA: 12,835 SF- TOTAL GROSS (ENTIRE 1st FLR)
 TOTAL BUILDING AREA: 27,060 SQ.FT. (ENTIRE 1ST AND 2ND FLR)

FIRE RESISTANCE RATINGS:

FIRE RESISTANCE RATINGS OF ELEMENTS & OCCUPANCY SEPERATION RATINGS:

STRUCTURAL FRAME: 0 HR
 (COLUMNS,GIRDERS,TRUSSES)
 BEARING WALLS (EXTERIOR): 2 HR
 BEARING WALLS (INTERIOR): 0 HR
 NON-BEARING WALLS (EXTERIOR): 0 HR
 (PER TABLE 602: >30' SEPERATION)

NON-BEARING WALLS (INTERIOR): 0 HR
 FLOOR CONSTRUCTION: 0 HR
 ROOF CONSTRUCTION: 0 HR

FIRE RESISTANCE RATINGS OF SEPERATION ELEMENTS:

TENANT SEPERATION (508.4) 0 HR
 CORRIDOR RATING(1018.1) 0 HR

LIFE SAFETY SYSTEMS & OCCUPANCY

EMERGENCY LIGHTING AND EXIT SIGNS YES
 FIRE ALARM AND SMOKE DETECTOR SYSTEMS YES
 PANIC HARDWARE: NO

EXIT REQUIREMENTS:

DEAD END LIMIT - MAXIMUM CONDITION ALLOWED (1018.4): 50'-0"
 TRAVEL DISTANCE TO EXIT - MAXIMUM CONDITION ALLOWED (1016.2): 300'-0"
 COMMON PATH OF TRAVEL: 100'-0"

FLOOR LOCATION: CLASS OCCUPANCY CALCULATION OCCUPANCY LOAD
 1st FLR: BUSINESS 7,135 GROSS SF / 100 GROSS = 71.35 TOTAL OCCUPANTS

TOTAL OCCUPANCY: 71 OCCUPANTS

TOTAL EXITS REQUIRED: 2 TOTAL EXITS PROVIDED: 3

EXIT WIDTH REQUIREMENTS:

DOORS TO BE .15" PER OCC
 EXIT DOOR WIDTH REQUIRED: SEE LIFE SAFETY PLAN
 MIN CORRIDOR WIDTH TO BE 44" (PER 1018.2)

SHEET LIST

Sheet No.	Sheet Name	Current Revision	Current Revision Date
A0.0	COVER SHEET		
A0.01	GENERAL SPECIFICATIONS		
LS1.01	LIFE SAFETY		
ADA0.1	TYPICAL ADA GUIDELINES		
ADA0.2	TYPICAL ADA GUIDELINES- PLUMBING		
AD1.0	DEMOLITION PLAN		
A1.01	FLOOR PLAN		
A1.02	REFLECTED CEILING PLAN		
A2.01	INTERIOR ELEVATIONS		
A2.02	INTERIOR ELEVATIONS		
A3.01	SCHEDULES AND DETAILS		
A3.02	FINISH PLAN		
M1.01	HVAC PLAN		
M2.01	HVAC DETAILS		
E1.01	LIGHTING PLAN		
E2.01	POWER PLANS		
E3.01	ELECTRICAL SCHEDULES & SPECS		
P1.01	PLUMBING PLAN		
P2.01	PLUMBING DETAILS		
P2.02	PLUMBING RISERS		

Grand total: 20