

# TERRACE MANOR ELEMENTARY SCHOOL ROOF AND HVAC

## RICHMOND COUNTY BOARD OF EDUCATION

3110 TATE ROAD AUGUSTA, GA



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**FIRE MARSHAL CERTIFICATION:**  
 "THE LOCAL FIRE OFFICIAL HAVING JURISDICTION HAS REVIEWED AND APPROVED A SET OF DOCUMENTS IDENTICAL TO THIS SET OF DOCUMENT ON 12/07/2020."  
 DATE

A CONSTRUCTION PERMIT WILL BE ISSUED TO THE CONTRACTOR AT THE START OF THE CONSTRUCTION.

DESIGN PROFESSIONAL

GEORGIA DEPARTMENT OF EDUCATION  
 PROJECT #: 721-4762



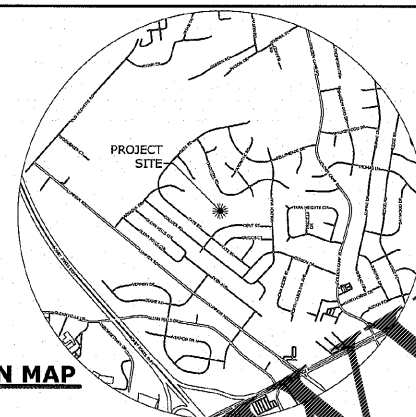
**GIS MAP**

N.T.S.



**PROJECT DATA:**  
 SYSTEM: RICHMOND COUNTY BOARD OF EDUCATION  
 PROJECT NAME: TERRACE MANOR ELEMENTARY SCHOOL  
 PROJECT FUNDING STATE: GA RCBOE #B-18-012-4330  
 SITE UTILITIES: N/A  
 SITE BOUNDARY SURVEY: N/A  
 FULL-TIME EQUIVALENT STUDENTS (FTE): 550  
 SUBMITTAL: FINAL SET

**BUILDING AREA SUMMARY:**  
 LEVEL 1 = 60,752 SF  
 TOTAL = 60,752 SF



**LOCATION MAP**

N.T.S.

**APPLICABLE CODES W/ GEORGIA AMENDMENTS**

120-3-3	STATE MINIMUM FIRE SAFETY STANDARDS (EFFECTIVE 01/01/2020)
IBC	2018 INTERNATIONAL BUILDING CODE (W/ GEORGIA AMENDMENTS)
IEBC	2012 INTERNATIONAL EGRESS CODE (W/ GEORGIA AMENDMENTS)
IMC	2018 INTERNATIONAL MECHANICAL CODE (W/ GEORGIA AMENDMENTS)
NFPA 10	2018 STANDARD FOR PORTABLE FIRE EXTINGUISHERS
NFPA 70	2017 NATIONAL ELECTRICAL CODE (NEC) (PER DCA)
NFPA 90A	2019 STANDARD FOR THE INSTALLATION OF AIR CONDITIONING & VENTILATING SYSTEMS (PER 120-3-3)
NFPA 101	2018 LIFE SAFETY CODE (PER 120-3-3)
NFPA 241	2019 STANDARD FOR SAFEGUARDING CONSTRUCTION, ALTERATION, & DEMOLITION OPERATIONS (PER 120-3-3, PAGE 82, PARAGRAPH 85) (PER 120-3-3)
O.C.G.A. 80-8-18	ENERGY EFFICIENCY AND SUSTAINABLE CONSTRUCTION ACT 2008

**GENERAL LEGEND**

DRAWING TITLE		DETAIL SYMBOL	DETAIL NUMBER	CROSS REFERENCE SHT #
1	EXTERIOR ELEVATION SYMBOL	(Symbol)		
1	INTERIOR ELEVATION SYMBOL	(Symbol)		
1	SECTION SYMBOL	(Symbol)		
1	T.O. SLAB	(Symbol)		
1	STORAGE	(Symbol)		
1	DOOR	(Symbol)		
1	WINDOW	(Symbol)		

**ABBREVIATIONS**

A	AMPERAGE	E.S.	EACH SIDE	JT.	JOINT	S.H.	SPRINKLER HEAD
A/C	AIR CONDITIONER	EWC	ELECTRICAL WATER COOLER	LGMF	LIGHT GAUGE METAL FRAMING	SHT.	SHEET
A.F.F.	ABOVE FINISH FLOOR	EXP.	EXPANSION	M.O.	MASONRY OPENING	SIM.	SIMILAR
ALT.	ALTERNATE	EXT.	EXTERIOR	M/R	MOISTURE RESISTANT	S.P.	STATIC PRESSURE
AL	ALUMINUM	F.D.	FLOOR DRAIN	MTL	METAL	S.S.	STAINLESS STEEL
@	AT	FEC.	FIRE EXTINGUISHER	NEC	NATIONAL ELECTRICAL CODE	STD.	STANDARD
A.T.	ACOUSTICAL TILE	F.F.L.	FINISH FLOOR LEVEL	O.A.	OUTSIDE AIR	STL.	STEEL
AWG.	AVERAGE WIRE GAUGE	FIN.	FINISH	O.C.	ON CENTER	STR.	STRUCTURAL
BD.	BOARD	FLR.	FLOOR	O.D.	OUTSIDE DIAMETER	TEMP.	TEMPERED
BOT, B/	BOTTOM	FT.	FOOT	O.H.	OVERHEAD	T/	TOP
BRG.	BEARING	FT.	FOOT	P	POLE	T/F	TOP OF FOOTING
BTUH	BRITISH THERMAL UNIT/ HOUR	F.V.	FIELD VERIFY	PCPL	PORTLAND CEMENT PLASTER	THOLD.	THRESHOLD
B.W.	BOTH WAYS	G.	GROUND	PL	PLATE	T/J	TOP OF JOIST
CARP.	CARPET	GA.	GAUGE	PLAM	PLASTIC LAMINATE	TRANSL.	TRANSLUCENT
CFM	CUBIC FEET PER MINUTE	G.C.	GENERAL CONTRACTOR	PLYWD.	PLYWOOD	TYP.	TYPICAL
CJ.	CONSTRUCTION JOINT	G.PDW	GYPSON DRYWALL	P.T.	PRESSURE TREATED	U.N.O.	UNLESS NOTED OTHERWISE
CL	CENTER LINE	GPM	GALLONS PER MINUTE	PVC.	POLY VINYL CHLORIDE	VCT	VINYL COMPOSITION TILE
CL	CLEARANCE	H/C	HANDICAP	Q.T.	QUARRY TILE		
CONT.	CONTINUOUS	H.P.	HOLLOW METAL	R.	RADIUS		
C.T.	CERAMIC TILE	H.P.	HORSE POWER	R.C.P.	REINFORCED CONCRETE PIPE	W/	WITH
DIA.	DIAMETER	H.V.	HEAT'G, VENT'G & AIR COND.	R.D.	ROOF DRAIN	W/O	WITHOUT
DN	DOWN	H.VAC	HVAC	R.D.L.	ROOF DRAIN LEADER	WD.	WOOD
DTL.	DETAIL	I.D.	INSIDE DIAMETER	REF.	REFERENCE	WM	WATER METER
E.C.	ELECTRICAL CONDUIT	INSUL.	INSULATION	REINF.	REINFORCING	W/P	WATERPROOF
EF.	EXHAUST FAN	INT.	INTERIOR	RPM.	REVOLUTIONS PER MINUTE	WV	WATER VALVE
EPT.	ENAMEL PAINT	IN.W.C.	INCHES OF WATER COLUMN	S.C.	SOLID CORE	W.W.F.	WELDED WIRE FABRIC
E.W.	EACH WAY						

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**CODE ANALYSIS ORIGINAL CONSTRUCTION DOCUMENTS: 10/07/2003**

<b>A. PROJECT SCOPE SUMMARY</b>	
1. THE PURPOSE OF THIS PROJECT IS TO REPAIR ROOF AND HVAC GRADES ONLY, INCLUDING THE FOLLOWING:	
A. REFRESH ROOF	
B. INSTALL NEW SKYLIGHTS	
C. REPLACE HVAC EQUIPMENT	
<b>B. GROSS RENOVATION AREA:</b>	
A. AREA AFFECTED	B. 60,752 S.F.
<b>C. OCCUPANCY (NFPA 101-2018)</b>	
1. CLASSIFICATION (6.1.1.1)	C.1. EXISTING EDUCATION OCCUPANCY GROUP E (IBC 2018)
<b>D. CONSTRUCTION (NFPA 101-2018)</b>	
1. NUMBER OF FLOORS	D.1. ONE (EXISTING)
2. TYPE OF CONSTRUCTION	D.2. TYPE II (000), SPRINKLED
3. OCCUPANT LOAD (AFFECTED AREA) (TABLE 7.3.1.2)	D.3. BY AREA = 3,037 OCCUPANTS BY USE = 1,530 OCCUPANTS
<b>E. MEANS OF EGRESS (NFPA 101-2018)</b>	
1. CLEAR CORRIDOR WIDTH (15.2.3.2.1)	E.1. > 72", EXISTING 120"
2. DOORS IN THE MEANS OF EGRESS (7.2.1.2.3)	E.2. NOT AFFECTED, EXISTING 32" CLR MIN.
3. STAIRS (TABLE 7.2.2.1.1(b))	E.3. NOT AFFECTED
4. ARRANGEMENT OF MEAN OF EGRESS	E.4. NOT AFFECTED
5. NUMBER OF MEANS OF EGRESS (7.4.1.1)	E.5. NOT AFFECTED
6. DEAD END CORRIDOR LIMIT (15.2.5.2)	E.6. SHALL NOT EXCEED 50'. NOT AFFECTED.
7. TRAVEL DISTANCE TO EXITS (15.2.6.3)	E.7. NOT AFFECTED (< 200' FROM ANY POINT IN THE BUILDING TO AN EXIT). FULLY SPRINKLED.
8. COMMON PATH LIMIT (15.2.5.3.1)	E.8. SHALL NOT EXCEED 100'. NOT AFFECTED.
<b>F. PROTECTION FROM HAZARDS (6.2.2.3)</b>	
F. NOT AFFECTED, ORDINARY HAZARD	
<b>G. SPRINKLERS (NFPA 101-2018)</b>	
G. FULLY AUTOMATIC FIRE SPRINKLER SYSTEM	
<b>H. FIRE ALARM (NFPA 101-2018)</b>	
H. NOT AFFECTED	
<b>I. PORTABLE FIRE EXTINGUISHERS (NFPA 101-2018)</b>	
I. NOT AFFECTED	
<b>J. CONSTRUCTION TYPE (IBC 2018/ NFPA 101-2018)</b>	
J. IBC = TYPE II-B (TBL-601)	
NFPA = TYPE II (000)	
1- STORY	
<b>K. INTERIOR FINISH (TBL A10.2.2)</b>	
1. EXITS - CLASS A OR B	K.1. NOT AFFECTED
2. ACCESS TO EXITS - CLASS A OR B	K.2. NOT AFFECTED
3. OTHER SPACES - CLASS A OR B	K.3. NOT AFFECTED

Z:\Active\_Projects\2020 Projects\20-14 Terrace Manor - ES\DRAWINGS\CD Construction Documents\W.L.P\CD SET.dwg

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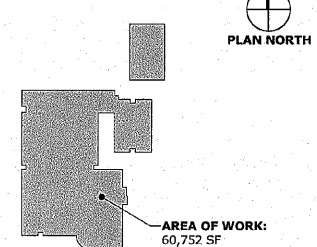
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**KEY PLAN:**



AREA OF WORK: 60,752 SF

**REVISIONS:**

Date	Description

**TERRACE MANOR ELEMENTARY SCHOOL ROOF AND HVAC**

FOR  
 RICHMOND COUNTY BOARD OF EDUCATION  
 RCBOE # B-18-012-4330  
 3110 TATE ROAD AUGUSTA, GA

**DRAWING TITLE**

<b>INDEX</b>	<b>#7</b>
PROJECT NO. 20-14	DRAWING NO.
DATE 12/07/2020	
DRAWN BY JF	<b>G0.1</b>
PAPER 24"x36"	
ISSUE	ISSUE FOR BID