

# SAWNEE MOUNTAIN PARK RENOVATIONS CUMMING, GA

APPROVED BY  
Forsyth County Water & Sewer  
Engineering Technician  
  
November 12, 2020

Local Lead (Registration)  
Professional Seal  
**Jody W. Elgy**  
9:26 am, Nov 12, 2020  
Final Approval Subject to Code Requirements

If Not Already Existing  
Key box shall be located on the exterior of the building at an approved location.  
Forsyth County Ordinance Part II Section 38-518  
www.forsythga.gov

IF APPLICABLE  
Fire Alarm, Sprinkler Plans, Hoists, Repayment Systems and  
Emergency Response Plans must be submitted to the  
Department separately and approved prior to any installation  
of such systems.

APPROVED BY  
Forsyth County Department  
Planning & Community  
Development  
  
Carroll Williams  
11/10/2020

**ROBERTSON LOIA ROOF**  
ARCHITECTS & ENGINEERS  
3460 Preston Ridge Road - Suite 275 - Alpharetta, GA 30005  
770-674-2600 / www.rlrpc.com  
FIRM LICENSE NUMBER: C0199



Sawnee Mountain Park Renovations  
3995 WATSON ROAD  
CUMMING, GA 30028  
FOR:  
Forsyth Co. Parks & Rec. Dept.  
P.O. BOX 2417  
CUMMING, GA 30028

REVISIONS  
COUNTY COMMENTS  
11/04/2020

SHEET TITLE  
COVER SHEET AND INDEX

DATE  
08/04/2020

PROJECT NUMBER  
19323

SHEET NUMBER  
A0.1

## GENERAL NOTES

1. TO THE BEST KNOWLEDGE OF THIS ARCHITECT, THIS PROJECT HAS BEEN DESIGNED TO COMPLY WITH ALL CODES, ORDINANCES AND REGULATIONS ENFORCED BY THE AUTHORITIES HAVING JURISDICTION OVER IT, INCLUDING THE FOLLOWING:

- 2016 INTERNATIONAL BUILDING CODE (IBC) WITH 2020 GA AMENDMENTS
- 2018 INTERNATIONAL PLUMBING CODE (IPC) WITH 2020 GA AMENDMENTS
- 2018 INTERNATIONAL MECHANICAL CODE (IMC) WITH 2020 GA AMENDMENTS
- 2017 NATIONAL ELECTRICAL CODE (NEC)
- 2016 INTERNATIONAL FUEL & GAS CODE (IFGC) WITH 2020 GA AMENDMENTS
- 2018 INTERNATIONAL ENERGY CONSERVATION CODE (IECC) WITH 2020 GA AMENDMENTS
- 2018 INTERNATIONAL FIRE CODE (IFC)
- 2018 NFPA 101 LIFE SAFETY CODE WITH GA AMENDMENTS
- RULES AND REGULATIONS OF THE SAFETY FIRE COMMISSIONER, CH 126-3-3-2020
- 2016 ADAAG AND LATEST GA ACCESSIBILITY CODE
- CURRENT EDITION OF THE NFPA CODES AND STANDARDS AS ADOPTED AND MODIFIED BY THE GA STATE FIRE MARSHAL

THIS ARCHITECT DOES NOT GUARANTEE THE PERFORMANCE OF THE PROJECT IN ANY RESPECT OTHER THAN THAT THE ARCHITECTURAL WORK AND JUDGEMENT RENDERED MEET THE STANDARDS OF CARE OF THE ARCHITECTURAL PROFESSION.

2. THE GENERAL CONTRACTOR(S) AND ALL SUBCONTRACTORS ARE RESPONSIBLE FOR KNOWLEDGE OF AND COMPLIANCE WITH THE CODES, ORDINANCES AND REGULATIONS AS MENTIONED IN NOTE #1 AND THE COMPLETE CONSTRUCTION DOCUMENTS AS ISSUED FOR CONSTRUCTION. ANY DISCREPANCIES, CONFLICTS, OMISSIONS OR ERRORS SHALL IMMEDIATELY BE BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR CLARIFICATION AND/OR CORRECTION.

3. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL COMPLY WITH ESTABLISHED STANDARDS OF PRACTICE AS PUBLISHED BY RECOGNIZED AGENCIES, ASSOCIATIONS AND MANUFACTURERS APPLICABLE TO SPECIFIC CONSTRUCTION TRADES.

4. ALL CONSTRUCTION PRODUCTS AND MATERIALS SHALL BE STORED, HANDLED AND INSTALLED IN ACCORDANCE WITH ALL MANUFACTURER'S INSTRUCTIONS AND RECOMMENDATIONS.

5. DEVIATION FROM THE CONSTRUCTION DOCUMENTS REQUIRES THE WRITTEN APPROVAL OF THE OWNER AND/OR THE ARCHITECT.

6. USE DIMENSIONS AS SHOWN ON THE DRAWINGS. DO NOT SCALE FROM THE DRAWINGS. ANY DISCREPANCIES, CONFLICTS, OMISSIONS OR ERRORS SHALL IMMEDIATELY BE BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR CLARIFICATION AND/OR CORRECTION.

7. THE LOCATIONS OF EXISTING UTILITIES AND STRUCTURES SHOWN ON THE CONSTRUCTION DOCUMENTS ARE APPROXIMATE ONLY. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE EXISTENCE AND ACTUAL LOCATIONS OF SAME OR ANY NOT SHOWN PRIOR TO ANY EXCAVATION OR DEMOLITION. REPAIR OF DAMAGES RESULTING THEREFROM SHALL BE BORNE BY THE GENERAL CONTRACTOR.

8. THE CONTRACTOR(S) SHALL BE RESPONSIBLE FOR BUILDING THIS PROJECT IN ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS UNLESS A WRITTEN NOTIFICATION FROM THE OWNER OR ARCHITECT TO THE CONTRARY IS RECEIVED.

9. PROVIDE ACCESSIBILITY FOR THE PHYSICALLY HANDICAPPED CONFORMING TO THE GEORGIA ACCESSIBILITIES LATEST STANDARD EDITION AND 2010 ADAAG, PARKING SPACES (SEC. 4.8), CURB RAMPS (SEC. 4.7), AND SYMBOLS (SEC. 4.3E).

10. THE FLOOR ON BOTH SIDES OF A DOOR SHALL BE LEVEL AND SHALL HAVE THE SAME ELEVATION ON BOTH SIDES OF THE DOOR. FOR A DISTANCE ON EACH SIDE EQUAL TO THE WIDTH OF THE WIDEST SINGLE DOOR.

11. EXIT DOORS SHALL NOT BE SUBJECT TO USE OF A KEY OR REQUIRE SPECIAL KNOWLEDGE TO OPERATE.

12. EVERY INTERIOR AND EXTERIOR DOOR IN THE BUILDING SHALL BE PROVIDED WITH HANDICAP HARDWARE (LEVERS, PANIC HARDWARE, OR U-SHAPE DESIGNED DEVICES, ETC.) TO MEET THE LATEST GEORGIA ACCESSIBILITY STANDARD AND 2010 ADAAG.

13. ALL EXIT DOORS AND DOORS IN THE MEANS OF EGRESS SHALL BE SIDE HINGED AND SWING IN THE DIRECTION OF EXIT TRAVEL AND IF ANY LOCKING OR LATCHING DEVICE IS TO BE PROVIDED, ONLY APPROVED HARDWARE MAY BE USED.

14. SIGNS, LOCATION, NUMBER, AND SIZE ARE NOT APPROVED UNDER THIS BUILDING PERMIT. A SEPARATE SIGN LOCATION PERMIT IS REQUIRED FOR EACH SIGN. SEE DEVELOPMENT REVIEW FOR REVIEW AND SIGNAGE APPROVAL.

15. ALL METAL STUD GAUGE DESIGN SHALL BE AS REQUIRED BY PERFORMANCE AND AS INDICATED IN THE SPECIFICATIONS OR PLANS.

16. THE CONTRACTOR SHALL PROVIDE ADEQUATE BRACING AND SHORING FOR ALL WORK DURING THE CONSTRUCTION PERIOD.

17. USE ONLY "LEAD-FREE" PIPE AND SOLDER FOR DOMESTIC WASTE SYSTEM (SAFE DRINKING WATER ACT, 15 U.S.C. SECTION 1210.14).

18. WHERE PERMITS OR LICENSES ARE REQUIRED BY FEDERAL, STATE OR LOCAL GOVERNMENTS/AGENCIES OR AUTHORITIES HAVING JURISDICTION FOR THIS PROJECT, THE CONTRACTOR(S) WILL OBTAIN THESE.

19. PENETRATIONS INTO OR THROUGH, OF EITHER VERTICAL OR HORIZONTAL FIRE RATED PARTS SHALL BE PROTECTED BY SYSTEM LISTED BY A RECOGNIZED TESTING AGENCY. PROVIDE A DETAIL AND LISTING NUMBER. REFER TO NFPA 101, SECT. 6.3, 2016 EDITION.

20. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL COMPLY WITH ESTABLISHED STANDARDS OF PRACTICE AS PUBLISHED BY RECOGNIZED AGENCIES, ASSOCIATIONS AND MANUFACTURERS APPLICABLE TO SPECIFIC CONSTRUCTION TRADES.

21. ALL CONSTRUCTION PRODUCTS AND MATERIALS SHALL BE STORED, HANDLED AND INSTALLED IN ACCORDANCE WITH ALL MANUFACTURER'S INSTRUCTIONS AND RECOMMENDATIONS.

22. CLEAN EXISTING FLOORS, WALLS, DOORS, DOOR FRAMES, ETC. PER SEALANT/PANIC ETC. MANUFACTURER'S RECOMMENDATIONS PRIOR TO SEALING/PAINING.

23. MECHANICAL, ELECTRICAL AND PLUMBING SUBCONTRACTORS SHALL SUBMIT PAYOFFS FOR EACH BUILDING PERMIT TO THE BUILDING PERMITS SECTION BEFORE REQUESTING INSPECTIONS.

25. ROBERTSON LOIA ROOF HAS NOT BEEN REQUESTED FOR CONSTRUCTION ADMINISTRATION SERVICES FOR THIS PROJECT.

## PROJECT DESCRIPTION

SCOPE OF WORK:  
ATHLETIC COMPLEX REFRESH,  
UPDATING SCOREKEEPER AND CONCESSIONS BUILDINGS (B, C, D),  
INCLUDING EXTERIOR AND INTERIOR FINISH, MECHANICAL,  
ELECTRICAL, EQUIPMENT, LIGHTING AND TENNIS COURT STRUCTURES,  
UPDATING ATHLETIC TENNIS COURTS LIGHTS.

## PROJECT DATA

OCCUPANCY CLASSIFICATION: ASSEMBLY - GROUP A-5  
BUSINESS - GROUP B

### OCCUPANT LOAD

CONCESSIONS - BUILDING A 1ST FLOOR: 784150 = 6  
BUILDING A 2ND FLOOR: 78415 = 53  
CONCESSIONS - BUILDING B 1ST FLOOR: 784150 = 6  
BUILDING B 2ND FLOOR: 78415 = 53  
CONCESSIONS - BUILDING C: 677150 = 5  
CONCESSIONS - BUILDING D: 1,204150 = 9  
SCOREKEEPER TOWER 1ST FLOOR: 28615 = 18  
SCOREKEEPER TOWER 2ND FLOOR: 28615 = 18

TOTAL OCCUPANT LOAD: 188

CONSTRUCTION TYPE: VB, UNPROTECTED

### BUILDING AREA

CONCESSIONS - BUILDING A: 1,568 S.F. (784 S.F. X 2)  
CONCESSIONS - BUILDING B: 1,568 S.F. (784 S.F. X 2)  
CONCESSIONS - BUILDING C: 677 S.F.  
CONCESSIONS - BUILDING D: 1,204 S.F.  
SCOREKEEPER TOWER: 530 S.F. (265 S.F. X 2)

TOTAL GROSS BUILDING AREA: 5,3547 S.F.

NUMBER OF STORES: 1 & 2 STORES

BUILDING HEIGHT: 17'-0"

DRAWING INDEX		50% PROGRESS SET 07/17/2020	BID/PERMIT SET 08/31/2020	COUNTY COMMENTS 11/04/2020
SHEET NO.	SHEET NAME			
ARCHITECTURAL				
A0.1	COVER SHEET AND INDEX	*	*	*
C.1	OVERALL SITE PLAN (FOR REFERENCE)	*	*	*
A0.2	ACCESSIBILITY REQUIREMENTS	*	*	*
A1.1	DEMO AND PROPOSED FLOOR PLANS - BUILDINGS A & B	*	*	*
A1.2	DEMO AND PROPOSED FLOOR PLANS - BUILDING C	*	*	*
A1.3	DEMO AND PROPOSED FLOOR PLANS - BUILDING D	*	*	*
A1.4	DEMO AND PROPOSED FLOOR PLANS - SCOREKEEPER TOWER	*	*	*
A2.1	DEMO AND PROPOSED ELEVATIONS - BUILDINGS A & B	*	*	*
A2.2	DEMO AND PROPOSED ELEVATIONS - BUILDING C	*	*	*
A2.3	DEMO AND PROPOSED ELEVATIONS - BUILDING D	*	*	*
A2.4	DEMO AND PROPOSED ELEVATIONS - SCOREKEEPER TOWER	*	*	*
A3.1	WALL SECTIONS AND DETAILS	*	*	*
A4.1	INTERIOR ELEVATION AND DETAILS - BUILDINGS A, B & D	*	*	*
A4.2	INTERIOR ELEVATION AND DETAILS - BUILDING C	*	*	*
STRUCTURAL				
S1.1	FOUNDATION PLAN, SECTIONS & DETAILS	*	*	*
MECHANICAL				
M01.1	HVAC DEMOLITION FLOOR PLANS	*	*	*
M1.1	HVAC FLOOR PLANS	*	*	*
M2.1	HVAC SCHEDULES, NOTES AND DETAILS	*	*	*
PLUMBING				
P1.1	PLUMBING FLOOR PLANS	*	*	*
P2.1	PLUMBING FIXTURE SCHEDULE AND NOTES	*	*	*
ELECTRICAL				
E1.1	ELECTRICAL PLANS - BUILDING A	*	*	*
E1.2	ELECTRICAL PLANS - BUILDING B	*	*	*
E1.3	ELECTRICAL PLANS - BUILDINGS C, D, & PAVILION	*	*	*
E1.4	ELECTRICAL PLAN - TENNIS COURTS	*	*	*
E2.1	ELECTRICAL LEGEND & SCHEDULES	*	*	*

## PROJECT TEAM

CLIENT:	FORSYTH COUNTY PARKS & REC. DEPT. P.O. BOX 2417 CUMMING, GA 30028	JIM PRYOR TEL: 770-674-2215 jpryor@fcpd.com	MECHANICAL ENGINEER:	ROBERTSON LOIA ROOF 3460 PRESTON RIDGE ROAD, SUITE 275 ALPHARETTA, GEORGIA 30005	NMIR DESAI TEL: 770-674-2600 FAX: 678-319-0745 ndesai@rlrpc.com
CONTRACTOR:	TBD		PLUMBING ENGINEER:	ROBERTSON LOIA ROOF 3460 PRESTON RIDGE ROAD, SUITE 275 ALPHARETTA, GEORGIA 30005	NMIR DESAI TEL: 770-674-2600 FAX: 678-319-0745 ndesai@rlrpc.com
ARCHITECT:	ROBERTSON LOIA ROOF 3460 PRESTON RIDGE ROAD, SUITE 275 ALPHARETTA, GEORGIA 30005	CHRISTIAN CASTIN TEL: 770-674-2096 FAX: 678-319-0745 ccastin@rlrpc.com	ELECTRICAL ENGINEER:	ROBERTSON LOIA ROOF 3460 PRESTON RIDGE ROAD, SUITE 275 ALPHARETTA, GEORGIA 30005	SCOTT WALKER TEL: 770-674-2600 FAX: 678-319-0745 swalker@rlrpc.com

## SYMBOL LEGEND

- TYPICAL CALLOUT
- TYPICAL SECTION CALLOUT
- TYPICAL DOOR TAG
- TYPICAL ROOM NAME
- TYPICAL VIEW TITLE
- ELEVATION MARKING

