

TEXTRON MARINE & LAND

2585 FRONT STREET

SLIDELL, LOUISIANA



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ARCHITECTURE
ENGINEERING
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EXPERT WITNESS

TEXTRON
OFFICE PLAN

TEXTRON MARINE
AND LAND
2585 FRONT ST.
SLIDELL, LA

JOB#: 1880

DATE: 8-8-07
REVISED 10-24-07

SHEET
OF

INTERNATIONAL BUILDING CODE 2006 REQUIREMENTS

OCCUPANCY CLASSIFICATION:
OFFICE- BUSINESS GROUP: B (SEC 304.1)

OCCUPANT LOAD: (TBL 1004.1.1)
BUSINESS AREA= 100 GROSS SQ.FT / OCCUPANT
1ST FLOOR 1122 = 11.22 PERSONS
2ND FLOOR 1110 = 11.1 PERSONS

EXIT ACCESS REQUIREMENTS: (SEC 1015)
1 EXIT REQUIRED FOR > 49 OCCUPANTS IN BUSINESS OCCUPANCY
EXIT ACCESS TRAVE DISTANCE = 200' BUSINESS (TBL 1016.1)

ALLOWABLE HEIGHT AND BLDG. AREA: (TBL 503)
OFFICE- 23,000 SQ.FT. / 4 STORY
THIS PROJECT TOTAL = 2,232 SQ. FT. 2 STORY

CONSTRUCTION CLASSIFICATION: (SEC 602.2)
OFFICE- TYPE II B

FIRE RESISTANCE RATING REQUIREMENTS FOR BLDG. ELEMENTS: (TBL 601)
STRUCTURAL FRAME= 0 HRS.
BEARING WALLS (INTERIOR AND EXTERIOR)= 0 HRS.
NON-BEARING WALLS= 0 HRS.
FLOOR CONSTRUCTION= 0 HRS.
ROOF CONSTRUCTION= 0 HRS.

FIRE RESISTANCE RATING REQUIREMENTS FOR EXTERIOR WALLS: (TBL 602)
EXTERIOR WALLS WITH > 30' FIRE SEPERATION DISTANCE= 0 HRS.

MAX. AREA OF EXTERIOR WALL OPENINGS: (TBL 704.8)
BLDG. WITH > 30' FIRE SEPERATION DISTANCE ALLOWED UNLIMITED PROTECTED AND UNPROTECTED OPENINGS

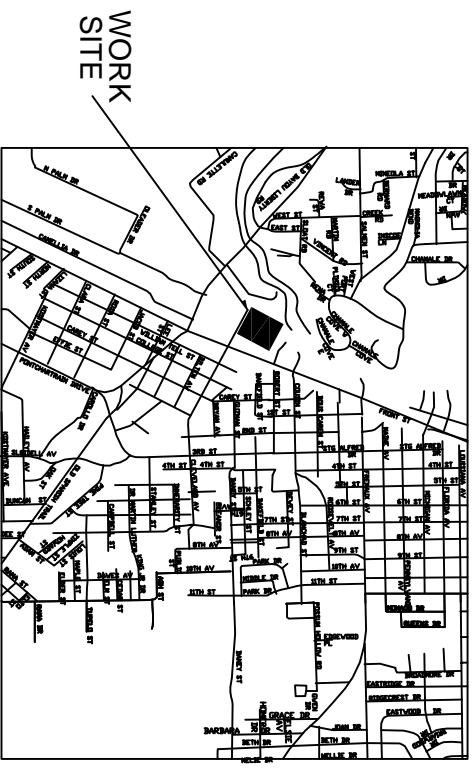
CONSTRUCTION DOCUMENTS: (SEC 1603)
THIS BLDG. SHALL BE DESIGNED IN ACCORDANCE WITH IBC SECTION 1609 AS A PARTIALLY ENCLOSED BLDG. USING THE FOLLOWING INFORMATION:
BASIC WIND SPEED (3 SECOND GUSTS) = 130 MPH (FIG 1609)
IMPORTANCE FACTOR: CATEGORY I BLDG., IE =0, IS =0, IW =1.00 (TBL 1604.5)
EXPOSURE B, DETERMINATION OF WIND LOADS SHALL BE IN ACCORDANCE WITH IBC SEC 1609.4
MINIMUM LIVE LOADS SHALL BE DETERMINED IN ACCORDANCE WITH TBL 1607.1
GROUND SNOW LOADS= 5 PSF (FIG. 1608.2)

BASED ON THE SURVEY OF THIS PROPERTY BY J.V. BURKES & ASSOCIATES, INC.
THIS PROPERTY IS IN A SPECIAL FLOOD HAZARD AREA.
F.I.R.M. COMMUNITY PANEL NO. 220204 0010 C DATED: 4-21-99
FLOOD ZONE: "AE", BASE FLOOD ELEVATION OF +9'
ELEVATIONS REFER TO NGVD 29 DATUM.

NOTE:
VERIFIED WITH THE CITY OF SLIDELL THAT THIS ADDITION WILL NOT HAVE TO MEET THE CURRENT FLOOD ELEVATION.

NEW OFFICE SQUARE FEET TOTAL

NEW 2,232 SQ. FT. 2 STORY OFFICE INSIDE THE EXISTING
52,236 SQ. FT. METAL WAREHOUSE BUILDING.



VICINITY MAP

N.T.S.



DWG #	DRAWING NAME	REVISED
C-1	SITE PLAN	
A-1	DEMOLITION PLAN	
A-2	FLOOR PLAN	
M-1	MECHANICAL PLAN	
E-1	ELECTRICAL PLAN	
P-1	PLUMBING PLAN	