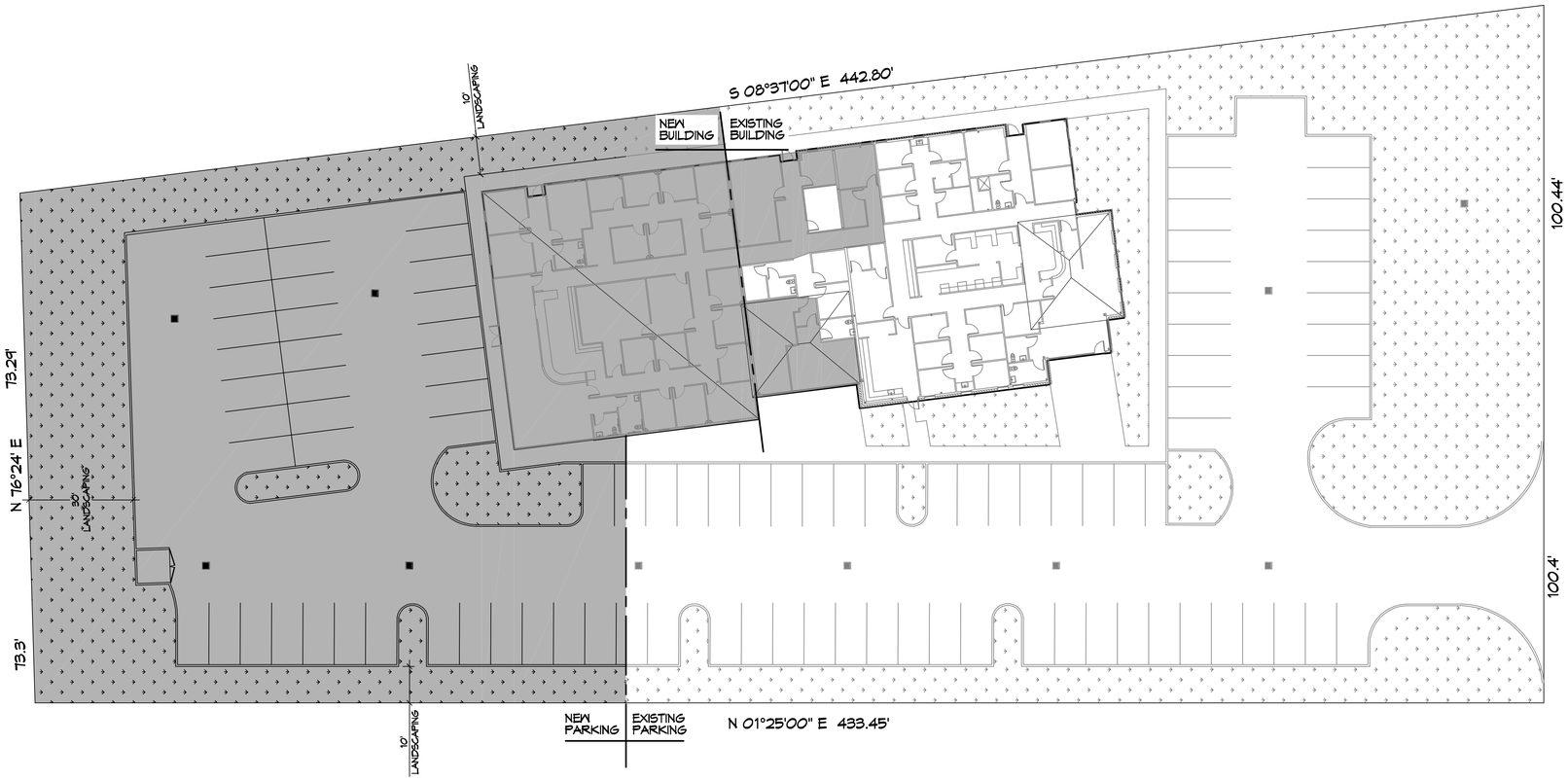
SITE NOTES

EXISTING BUILDING:	7,400 S.F.
ADDITION:	5,300 S.F.
EXISTING BUILDING RENOVATION:	1,800 S.F.
TOTAL AFTER COMPLETION:	12,700 S.F.



1 SITE PLAN
SCALE: 1"= 20'

DAMMON ENGINEERING, INC.
LOUISIANA & MISSISSIPPI

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Chief Engineer: Brian Mistich, PE
554 Old Spanish Trail
Slidell, LA 70458

REVISIONS

#	DESCRIPTION	DATE

SEAL:

NEW ADDITION
HONTAS MOB
71211 LA HWY 21
COVINGTON, LA 70433

JOB No:	2443	DATE:	09-21-2021
DRAWN BY:	dpd	CHECKED BY:	KJK

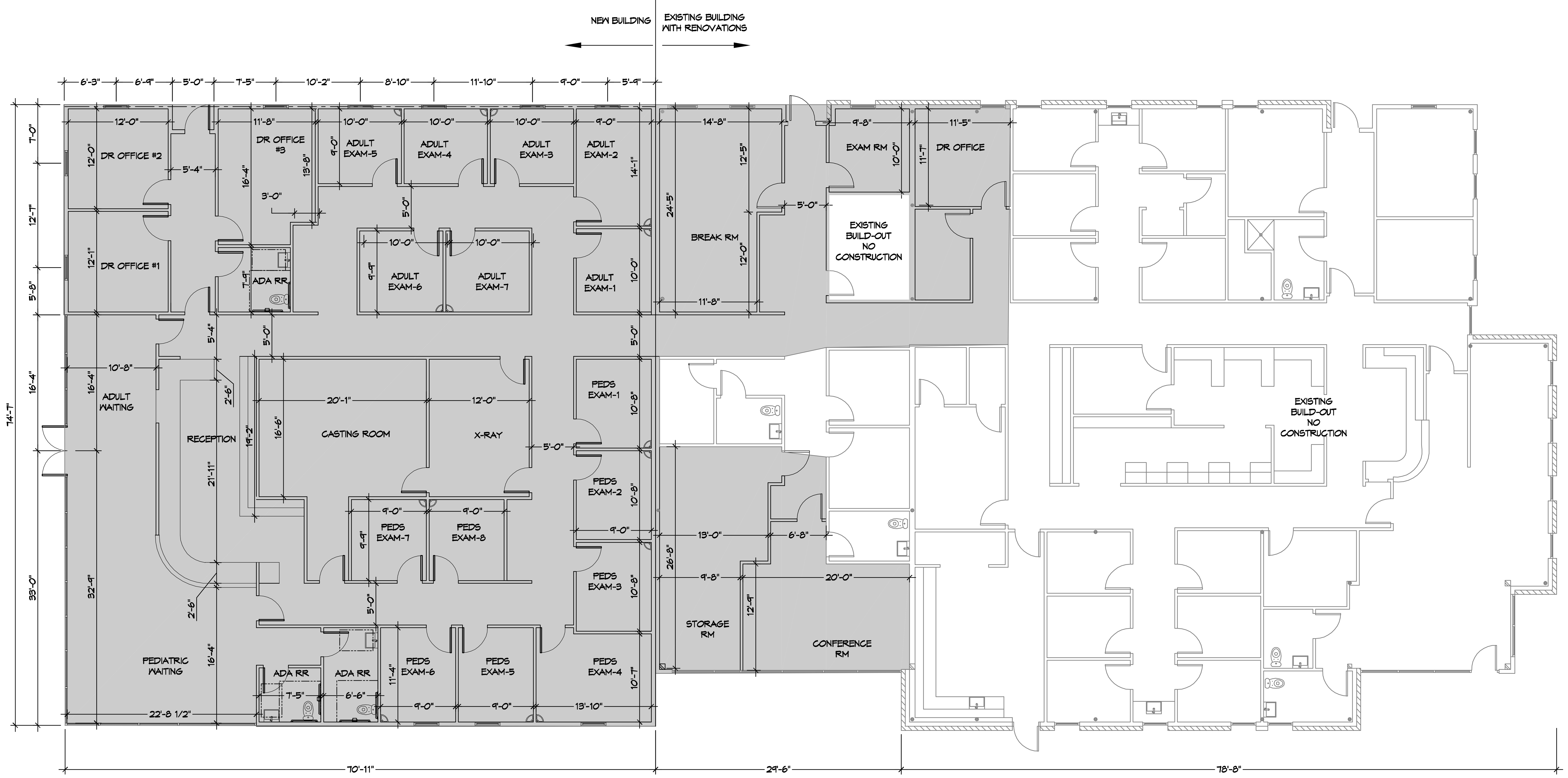
SHEET TITLE:
SITE PLAN

DRAWING NUMBER:
C101

SHEET No: 1 of 3

BUILDING NOTES

1. BUILDING AREA :
   - A. EXISTING BUILDING = +/- 7400 S.F.
   - B. BUILDING ADDITION = 5221 S.F.
   - C. TOTAL BUILDING AREA = +/- 12,621 S.F.
2. OCCUPANCY CLASSIFICATION FOR DOCTOR OFFICE = BUSINESS
3. BUILDING CONSTRUCTION TYPE 2B, NON-COMBUSTIBLE MATERIALS
4. IBC 2015 TABLE 504.3; ALLOWABLE BUILDING HEIGHT IN FEET ABOVE GRADE FOR A NON-SPRINKLED BUSINESS OCCUPANCY WITH TYPE 2B CONSTRUCTION = 55 FT.
4. IBC 2015 TABLE 506.2; ALLOWABLE AREA FACTOR FOR A NON-SPRINKLED BUSINESS OCCUPANCY WITH TYPE 2B CONSTRUCTION = 22,000 S.F.
5. IBC 2015 TABLE 508.4; REQUIRED SEPARATION BETWEEN OCCUPANCIES. SINCE THE ENTIRE BUILDING IS THE SAME OCCUPANCY, I.E. BUSINESS; NO SEPARATION IS REQUIRED BETWEEN TENANTS.
6. IBC 2015 TABLE 705.8; MAXIMUM AREA OF EXTERIOR WALL OPENINGS BASED ON FIRE SEPARATION DISTANCE FOR UNPROTECTED OPENINGS, I.E. WINDOWS, NON-SPRINKLED BUILDING:
   - A. FIRE SEPARATION DISTANCE TO PROPERTY LINE = 5 - 10 FT = 10%
   - B. FIRE SEPARATION DISTANCE TO PROPERTY LINE = 10 - 15 FT = 15%
   - C. FIRE SEPARATION DISTANCE TO PROPERTY LINE = 15 - 20 FT = 25%
   - D. FIRE SEPARATION DISTANCE TO PROPERTY LINE = 25 - 30 FT = 70%



2 FLOOR PLAN
SCALE: 1/8" = 1'-0"

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#	DESCRIPTION	REVISIONS	DATE

SEAL:

NEW ADDITION
HONTAS MOB
71211 LA HWY 21
COVINGTON, LA 70433

JOB No:	2443	DATE:	09-21-2021
DRAWN BY:	dpd	CHECKED BY:	KJK

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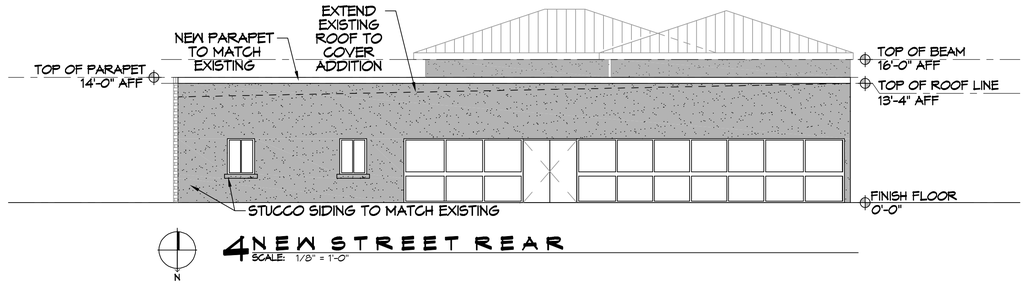
SHEET TITLE:
FLOOR PLAN

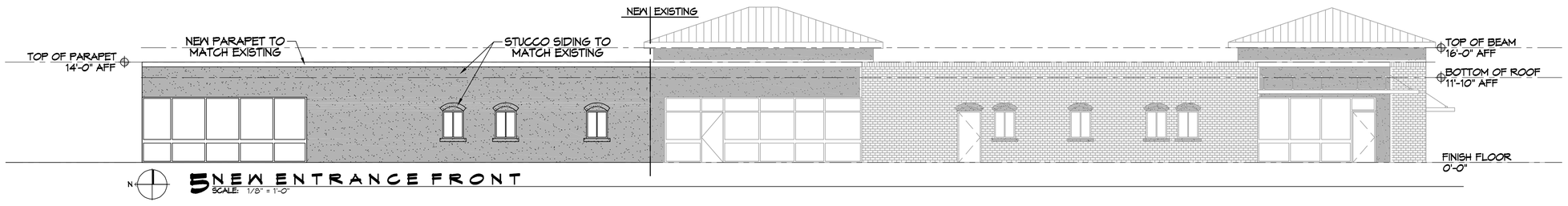
DRAWING NUMBER:
A101

FILE NAME: J:\— Hospitals — Medical — Dental\1443 — Hontas MOB Addition\Drawings\Current Drawings\A102 ELEVATION PLAN.dwg PLOT DATE & TIME: Tuesday, September 21, 2021 10:20:29 AM

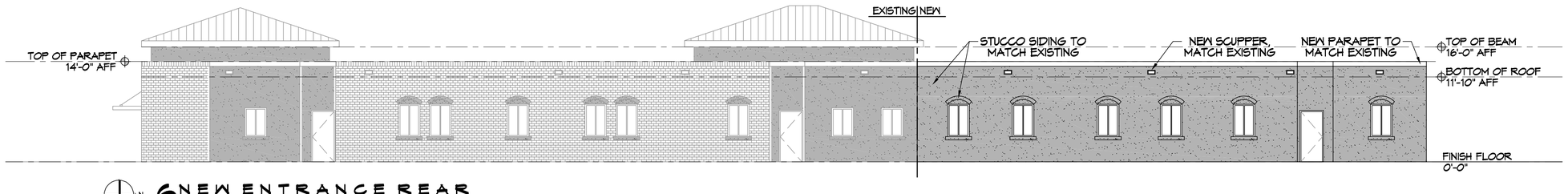
3 EXISTING STREET FRONT
SCALE: 1/8" = 1'-0"



4 NEW STREET REAR
SCALE: 1/8" = 1'-0"



5 NEW ENTRANCE FRONT
SCALE: 1/8" = 1'-0"



6 NEW ENTRANCE REAR
SCALE: 1/8" = 1'-0"

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REVISIONS

#	DESCRIPTION	DATE

SEAL:

NEW ADDITION
HONTAS MOB
71211 LA HWY 21
COVINGTON, LA 70433

JOB No: 2443 | DATE: 09-21-2021
DRAWN BY: dpd | CHECKED BY: KJK

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SHEET TITLE:
ELEVATION PLAN

DRAWING NUMBER:
A102

SHEET No: 3 of 3