

GENERAL NOTES

- HANDICAP UNITS - TOILETS SHALL CONFORM TO THE FOLLOWING:
 - AVATORIES SHALL BE MOUNTED WITH A CLEARANCE OF AT LEAST 29" FROM THE FLOOR TO THE BOTTOM OF THE APRON, AND SHALL HAVE CLEARANCE BELOW FOR HANDICAP KNEE AND TOE; BELOW FOR RIM OF LAVATORY SHALL BE NOT MORE THAN 34" HIGH.
 - HOT WATER AND DRAIN PIPES SHALL BE INSULATED OR COVERED.
 - FAUCETS SHALL BE HANDLE ACTIVATED.
 - MIRRORS SHALL BE MOUNTED WITH THE BOTTOM EDGE NOT MORE THAN 40" FROM THE FLOOR.
 - HANDRAILS & GRAB BARS SHALL COMPLY WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT.
 - GRAB BARS AT TOILET - REAR 36" - 33" - 36" ABOVE FLOOR, SIDE 42" - 33" - 36" ABOVE FLOOR.
 - WATER CLOSETS SHALL BE LOCATED WITH CENTER LINE 18" FROM SIDE WALL WITH BARS.
- INSULATION AND INSULATION ASSEMBLES SHALL MEET THE REQUIREMENTS OF SECTION 718, INTERNATIONAL BUILDING CODE, 2000
 - CONCEALED INSULATION SHALL HAVE A FLAME SPREAD OF NOT MORE THAN 25 & A SMOKE DEVELOPED INDEX OF NOT MORE THAN 450.
 - FACING SHALL COMPLY WITH IBC 718.2.1
- PROVIDE 5x5' LANDINGS OUTSIDE EXTERIOR DOORS LEVEL WITH THE FLOOR. THRESHOLDS SHALL BE NOT MORE THAN 1/2" IN HEIGHT AND SHALL BE BEVELED IF MORE THAN 1/4". ALL GROUND FLOOR SURFACES SHALL BE NON-SLIP.

FIRST FLOOR PLAN

SCALE: 3/16"=1'-0"

- DIMENSIONS ARE TO CENTER LINE OR FACE OF STUDS, CENTER LINES OF COLUMNS OR FACE OF VINYL.
- CONTRACTOR TO VERIFY ALL SITE CONDITIONS AND BUILDING LOCATION PRIOR TO CONSTRUCTION & VERIFY ALL DIMENSIONS.
- MATERIALS SHALL BE NEW AND U.L. LISTED.
- NO WORK SHALL BE CONCEALED UNTIL APPROVED BY LOCAL INSPECTORS.
- CONSTRUCTION SHALL COMPLY WITH ALL PARISH, STATE AND LOCAL CODES.
- CONTRACTOR SHALL GUARANTEE WORK FOR ONE YEAR.
- CONTRACTOR SHALL FURNISH WATER AND POWER FROM EXISTING SOURCES.
- EXTERIOR CAULKING SHALL BE THICK CAULK.
- PAINT GRADE TO BE SHERWIN WILLIAMS OR EQUIVALENT. ALL WORK TO RECEIVE 3 COATS. COLOR SELECTED BY OWNER.
- PROVIDE CLEAN-UP ON A REGULAR BASIS. NO TRASH STORED IN BUILDING.
- ALL BATT INSULATION SHALL HAVE A CLASS "A" (0-25) FLAME SPREAD IN COMPLIANCE WITH APPLICABLE CODE.
- USE 6" STUDS AT ALL PLUMBING WALLS.
- PROVIDE GAL. METAL PAN WITH DRAIN AT WATER HEATER LOCATION.
- ALL CORNERS SHALL BE PROPERLY BRACED FOR WIND LOADS. A 48" SHEATHING SHALL BE PROVIDED EVERY 20 FEET OF WALL LENGTH.
- FLOORING SHALL BE NON-SLIP.

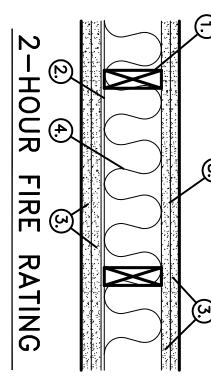
CONTRACTOR NOTE:

EACH CONTRACTOR IS RESPONSIBLE FOR THE CONSTRUCTION OF A MAIN WIND-FORCE RESISTING COMPONENT OF THIS BUILDING AND SHALL SUBMIT A WRITTEN CONTRACTOR'S STATEMENT OF RESPONSIBILITY TO THE BUILDING OFFICIAL AND OWNER PRIOR TO COMMENCEMENT OF THE WORK ON THAT COMPONENT. (IBC 1706.5)

- LOCKS ON DOORS IN MEANS OF EGRESS SHALL NOT REQUIRE THE USE OF A KEY (INTERIOR SIDE). SPECIAL DEVICE OR SPECIAL KNOWLEDGE TO OPEN IN THE DIRECTION OF EGRESS.
- INTERIOR WALLS AND CEILINGS SHALL HAVE A FLAME SPREAD OF 0-200 AND A SMOKE DEVELOPMENT RATING OF 0-450.
- ALL WORK SHALL COMPLY WITH THE LATEST EDITION OF ALL LOCAL STATE AND NATIONAL CODES THAT COVER THE SECTION OF WORK BEING PERFORMED.
- PROVIDE PORTABLE FIRE EXTINGUISHERS IN ACCORDANCE WITH NFPA 10. SEE APPENDIX "E".
- ALL FIRE WALLS SHALL EXTEND TIGHT TO ROOF SHEATHING & SEALED WITH APPROVED FIRE CAULK. (PENETRATIONS THROUGH RATED CONSTRUCTION SHALL BE SEALED WITH A MATERIAL CAPABLE OF PREVENTING THE PASSAGE OF FLAMES AND HOT GASES WHEN TESTED IN ACCORDANCE WITH ASTM-E814.)

SQUARE FOOTAGE:

OFFICE SPACE:	2,903 SQ. FT.
GARAGE AREA:	5,077 SQ. FT.
DETAILING AREA:	980 SQ. FT.
BUILDING TOTAL	8,960 SQ. FT.



- UL U334**
- WOOD STUDS - NOM. 2 BY 4, SPACED 16" O.C. STUDS CROSS BRACED AT MID-HEIGHT AND EFFECTIVELY FIRE STOPPED AT TOP AND BOTTOM OF WALL.
 - RESILIENT CHANNEL - NOM. 2 1/2" DEEP, SPACED PERPENDICULAR TO STUDS, SPACED 24" O.C., FLANGE PORTION ATTACHED TO EACH INTERSECTING STUD WITH 1" LG. TYPE 3 STEEL SCREWS.
 - GYP. WALLBOARD - 25 MSG GALV. STEEL, NOM. 2 1/2" WIDE BY 1/2" DEEP, RESILIENT CHANNELS PLACED PERPENDICULAR TO STUDS, SPACED 24" O.C., FLANGE PORTION ATTACHED TO EACH INTERSECTING STUD WITH 1" LG. TYPE 3 STEEL SCREWS.
 - BATT AND BLANKETS - ANY GLASS FIBER OR MINERAL WOOL BATT MATERIAL BEARING THE UL COMPLETE FIRE TEST CAVITY.
 - JOINT AND TAPE COMPOUND - VINYL DRY OR PREMIUM JOINT COMPOUND, APPLIED IN TWO COATS TO JOINTS AND SCREW HEADS; PAPER TAPE, 2" WIDE, EMBEDDED IN FIRST LAYER OF COMPOUND OVER ALL JOINTS OF THE OUTER LAYER.

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<p>SCALE: AS NOTED</p> <p>FILE: _____</p> <p>JOB NO. 1693</p> <p>DATE: 04-26-06</p> <p>SHEET</p> <p style="font-size: 2em; font-weight: bold;">A-1</p> <p>OF _____</p>		