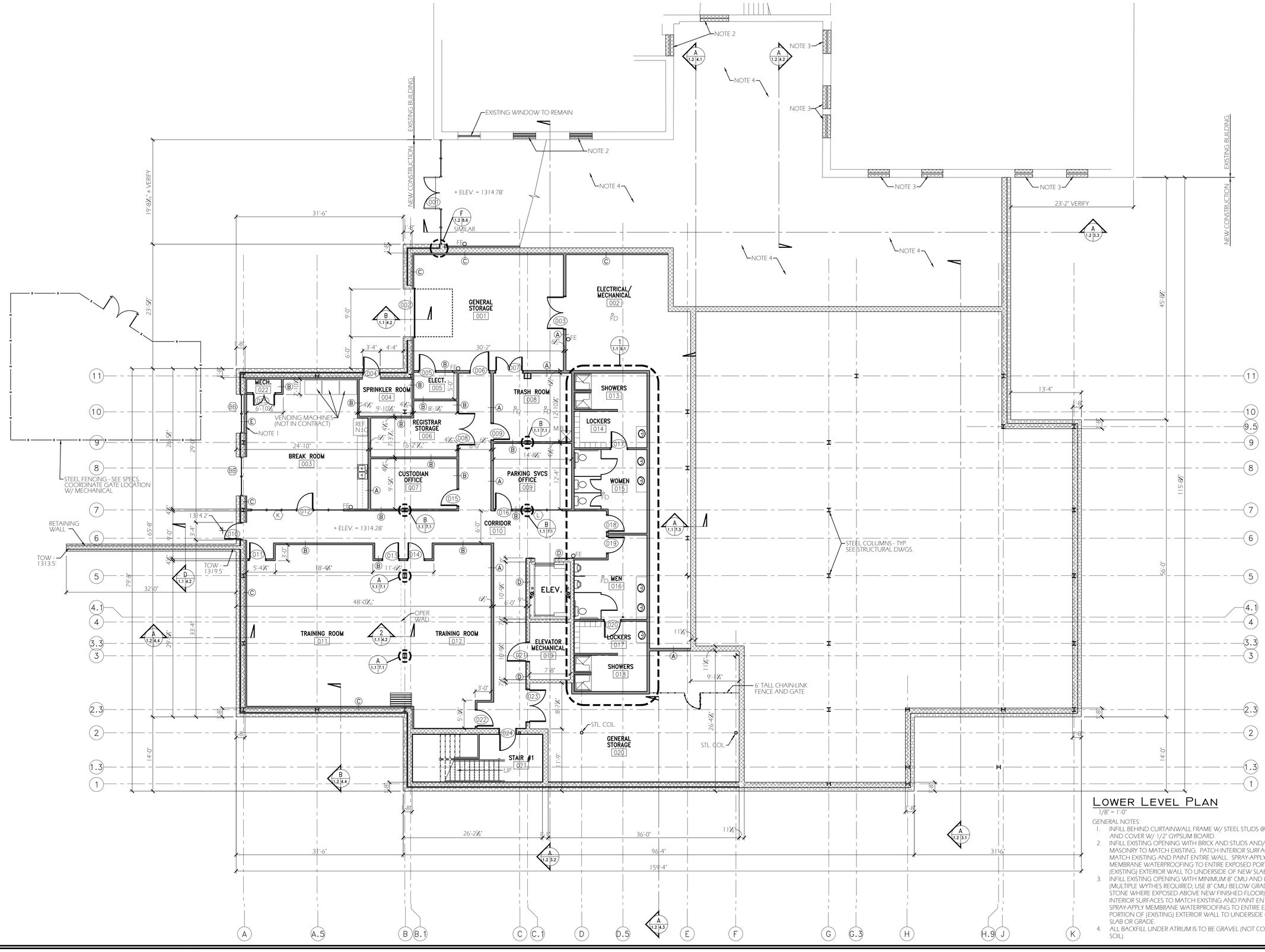

Lower Level Plan

1/8" = 1'-0"

GENERAL NOTES:

1. INFILL BEHIND CURTAINWALL FRAME W/ STEEL STUDS @ 16" O.C. AND COVER W/ 1/2" GYPSUM BOARD.
2. INFILL EXISTING OPENING WITH BRICK AND STUDS AND/OR MASONRY TO MATCH EXISTING. PATCH INTERIOR SURFACES TO MATCH EXISTING AND PAINT ENTIRE WALL. SPRAY-APPLY MEMBRANE WATERPROOFING TO ENTIRE EXPOSED PORTION OF (EXISTING) EXTERIOR WALL TO UNDERSIDE OF NEW SLAB OR GRADE.
3. INFILL EXISTING OPENING WITH MINIMUM 8" CMU AND 8" STONE. (MULTIPLE WYTHES REQUIRED; USE 8" CMU BELOW GRADE, AND 8" STONE WHERE EXPOSED ABOVE NEW FINISHED FLOOR). PATCH INTERIOR SURFACES TO MATCH EXISTING AND PAINT ENTIRE WALL. SPRAY-APPLY MEMBRANE WATERPROOFING TO ENTIRE EXPOSED PORTION OF (EXISTING) EXTERIOR WALL TO UNDERSIDE OF NEW SLAB OR GRADE.
4. ALL BACKFILL UNDER ATRIUM IS TO BE GRAVEL (NOT COMPACTED SOIL).

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Lower Level

Scale: 1/8" = 1'-0"

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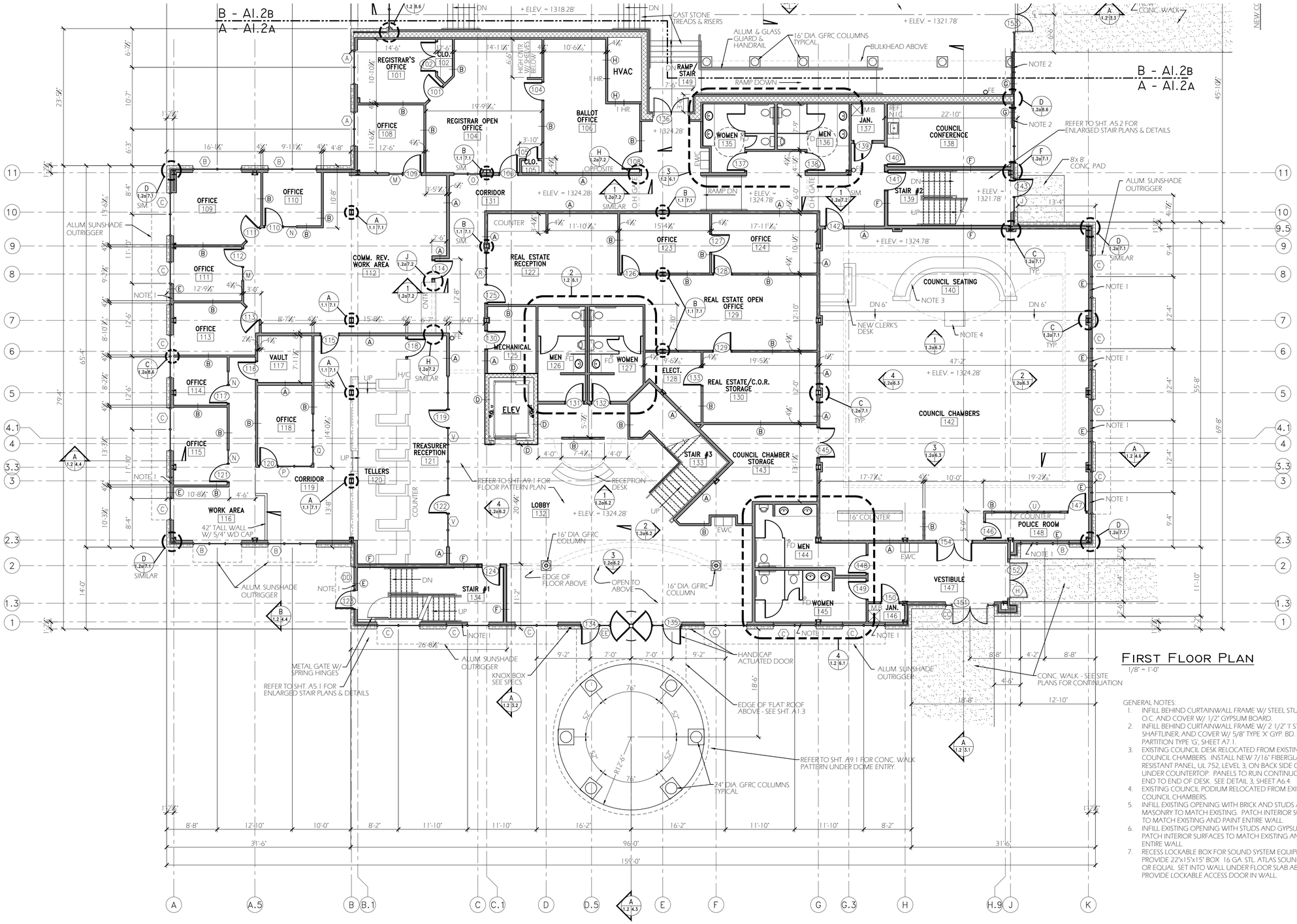
A1.1



FIRST FLOOR PLAN

1/8" = 1'-0"

GENERAL NOTES:

1. INFILL BEHIND CURTAINWALL FRAME W/ STEEL STUDS @ 16" O.C. AND COVER W/ 1/2" GYPSUM BOARD.
2. INFILL BEHIND CURTAINWALL FRAME W/ 2 1/2" 'I' STUDS, 1" SHAFTLINER, AND COVER W/ 5/8" TYPE 'X' GYP. BD. SEE PARTITION TYPE 'G', SHEET A7.1.
3. EXISTING COUNCIL DESK RELOCATED FROM EXISTING COUNCIL CHAMBERS. INSTALL NEW 7/16" FIBERGLASS BULLET RESISTANT PANEL, UL 752, LEVEL 3, ON BACK SIDE OF DESK UNDER COUNTERTOP. PANELS TO RUN CONTINUOUS FROM END TO END OF DESK. SEE DETAIL 3, SHEET A6.4.
4. EXISTING COUNCIL PODIUM RELOCATED FROM EXISTING COUNCIL CHAMBERS.
5. INFILL EXISTING OPENING WITH BRICK AND STUDS AND/OR MASONRY TO MATCH EXISTING. PATCH INTERIOR SURFACES TO MATCH EXISTING AND PAINT ENTIRE WALL.
6. INFILL EXISTING OPENING WITH STUDS AND GYPSUM BOARD. PATCH INTERIOR SURFACES TO MATCH EXISTING AND PAINT ENTIRE WALL.
7. RECESS LOCKABLE BOX FOR SOUND SYSTEM EQUIPMENT. PROVIDE 22"x15"x15" BOX 16 GA. STL. ATLAS SOUND 607-15 OR EQUAL. SET INTO WALL UNDER FLOOR SLAB ABOVE. PROVIDE LOCKABLE ACCESS DOOR IN WALL.

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First Floor

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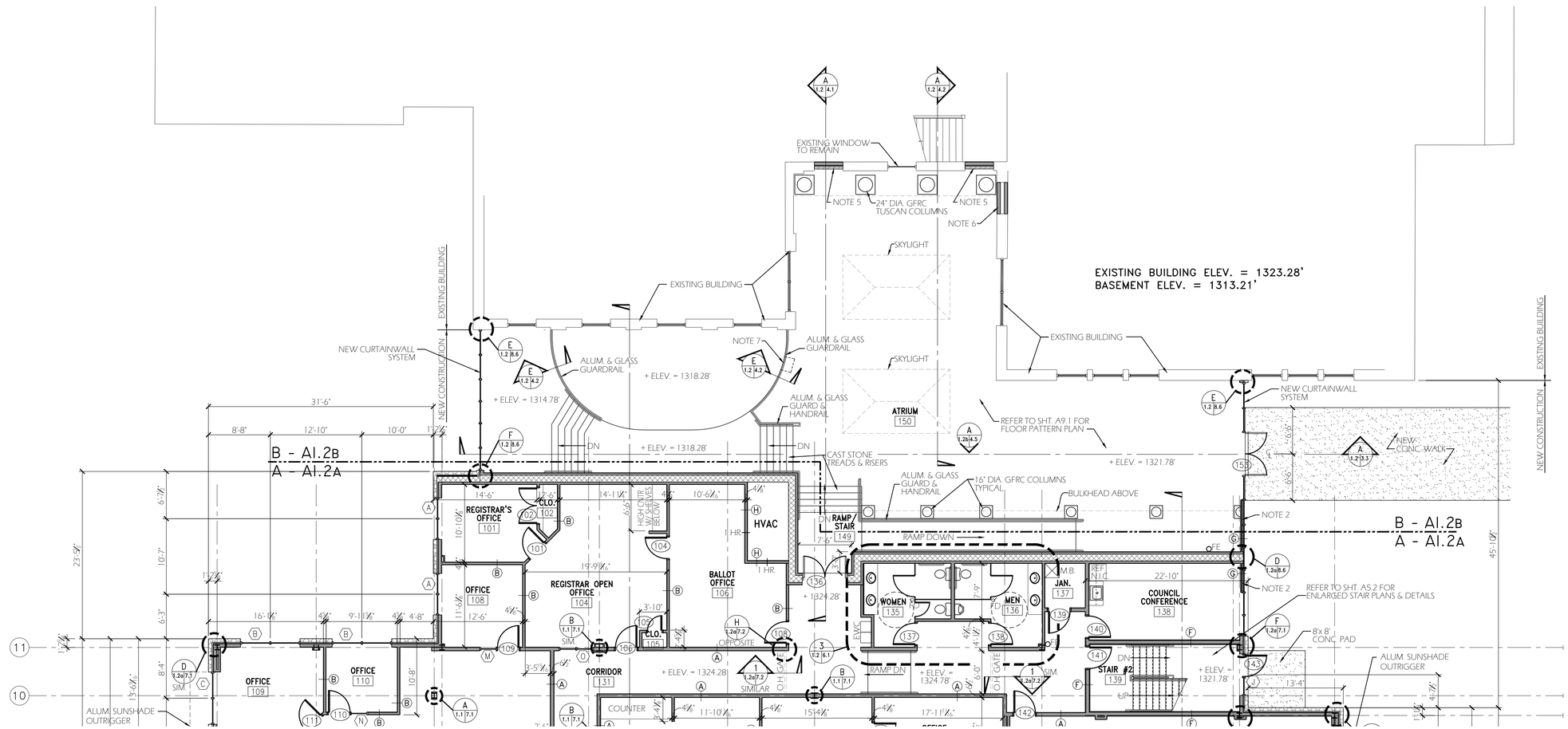

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First Floor

Scale: 1/8" = 1'-0"

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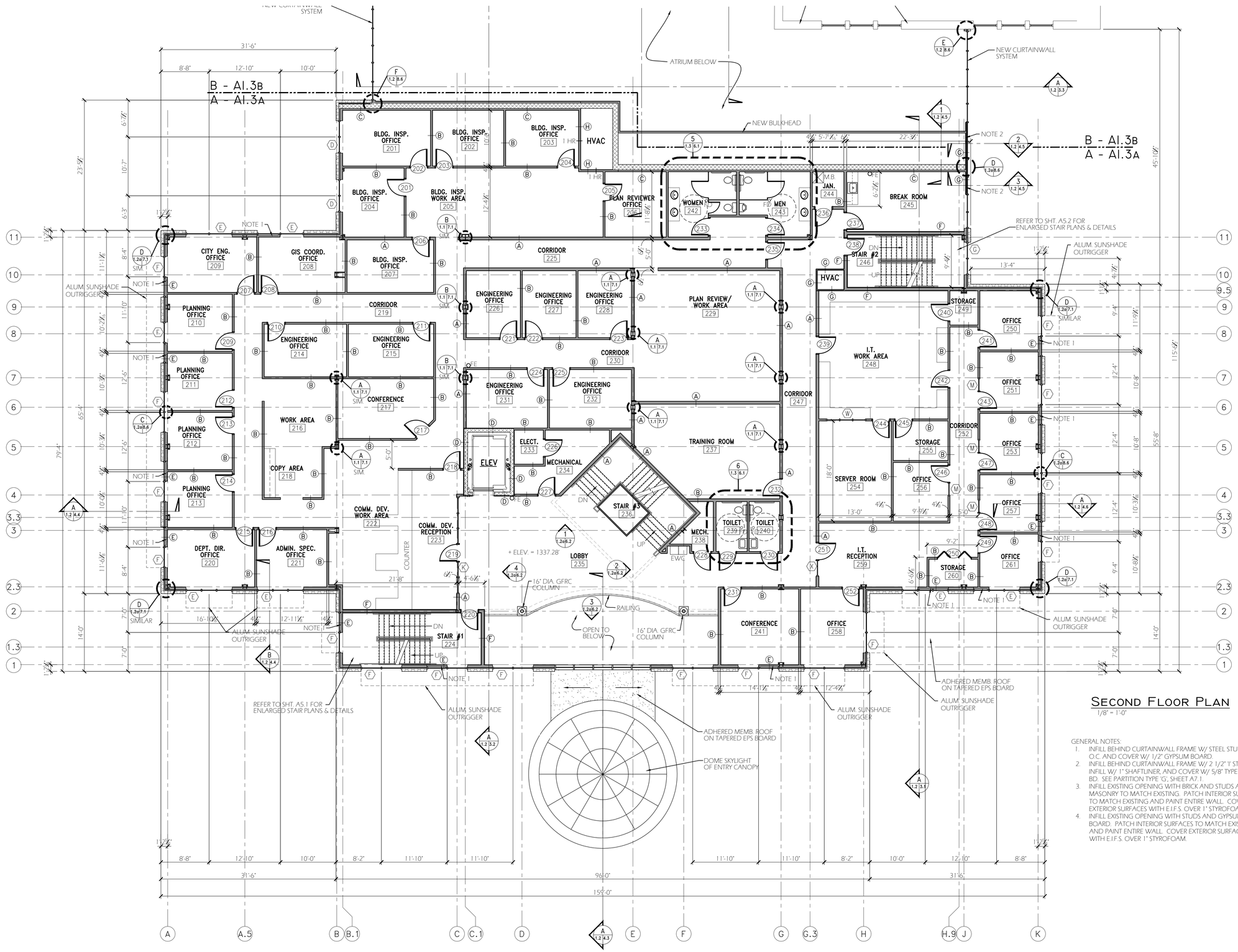
A1.2B



Second Floor Plan

1/8" = 1'-0"

GENERAL NOTES:

1. INFILL BEHIND CURTAINWALL FRAME W/ STEEL STUDS @ 16" O.C. AND COVER W/ 1/2" GYPSUM BOARD.
2. INFILL BEHIND CURTAINWALL FRAME W/ 2 1/2" 'I' STUDS. INFILL W/ 1" SHAFTLINER, AND COVER W/ 5/8" TYPE 'X' GYP. BD. SEE PARTITION TYPE 'G', SHEET A7.1.
3. INFILL EXISTING OPENING WITH BRICK AND STUDS AND/OR MASONRY TO MATCH EXISTING. PATCH INTERIOR SURFACES TO MATCH EXISTING AND PAINT ENTIRE WALL. COVER EXTERIOR SURFACES WITH E.I.F.S. OVER 1" STYROFOAM.
4. INFILL EXISTING OPENING WITH STUDS AND GYPSUM BOARD. PATCH INTERIOR SURFACES TO MATCH EXISTING AND PAINT ENTIRE WALL. COVER EXTERIOR SURFACES WITH E.I.F.S. OVER 1" STYROFOAM.

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Second Floor

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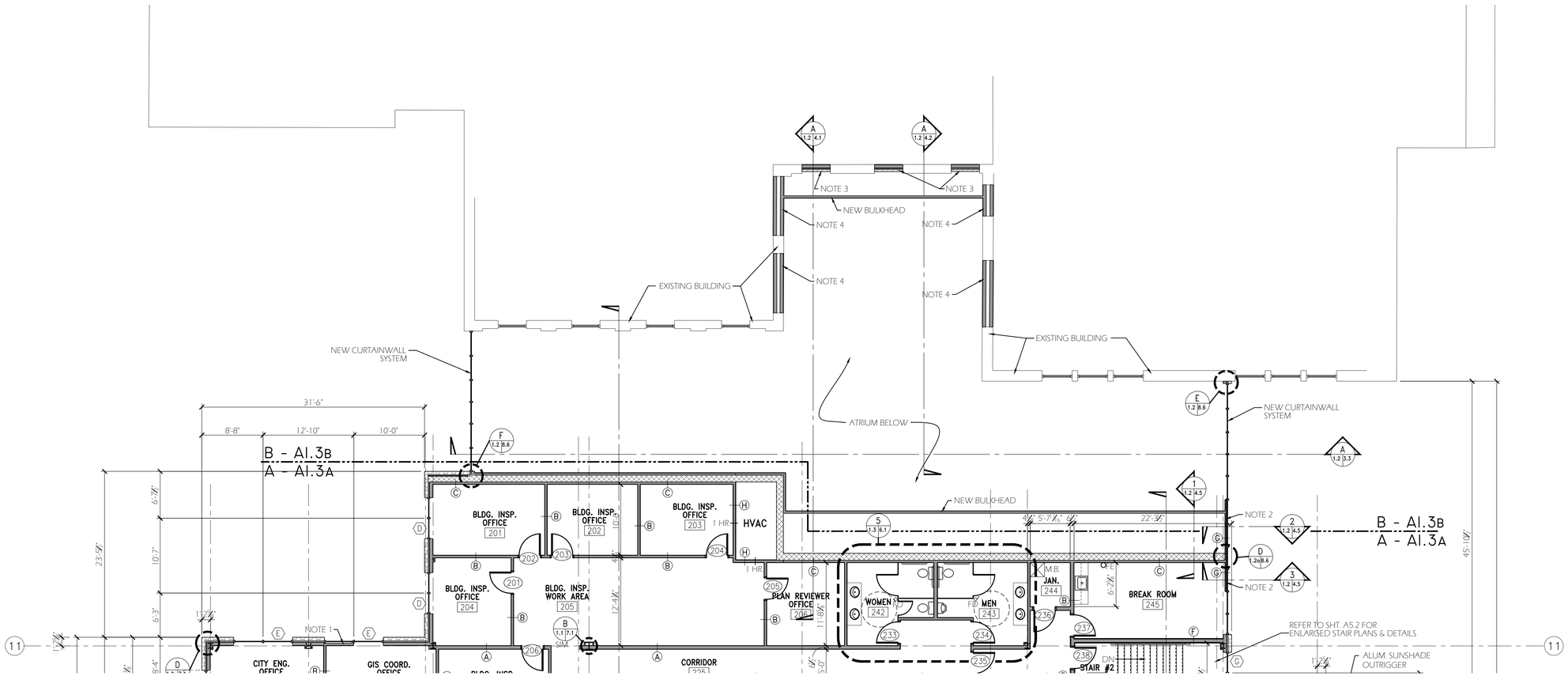
A1.3A



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Second Floor

Scale: 1/8" = 1'-0"

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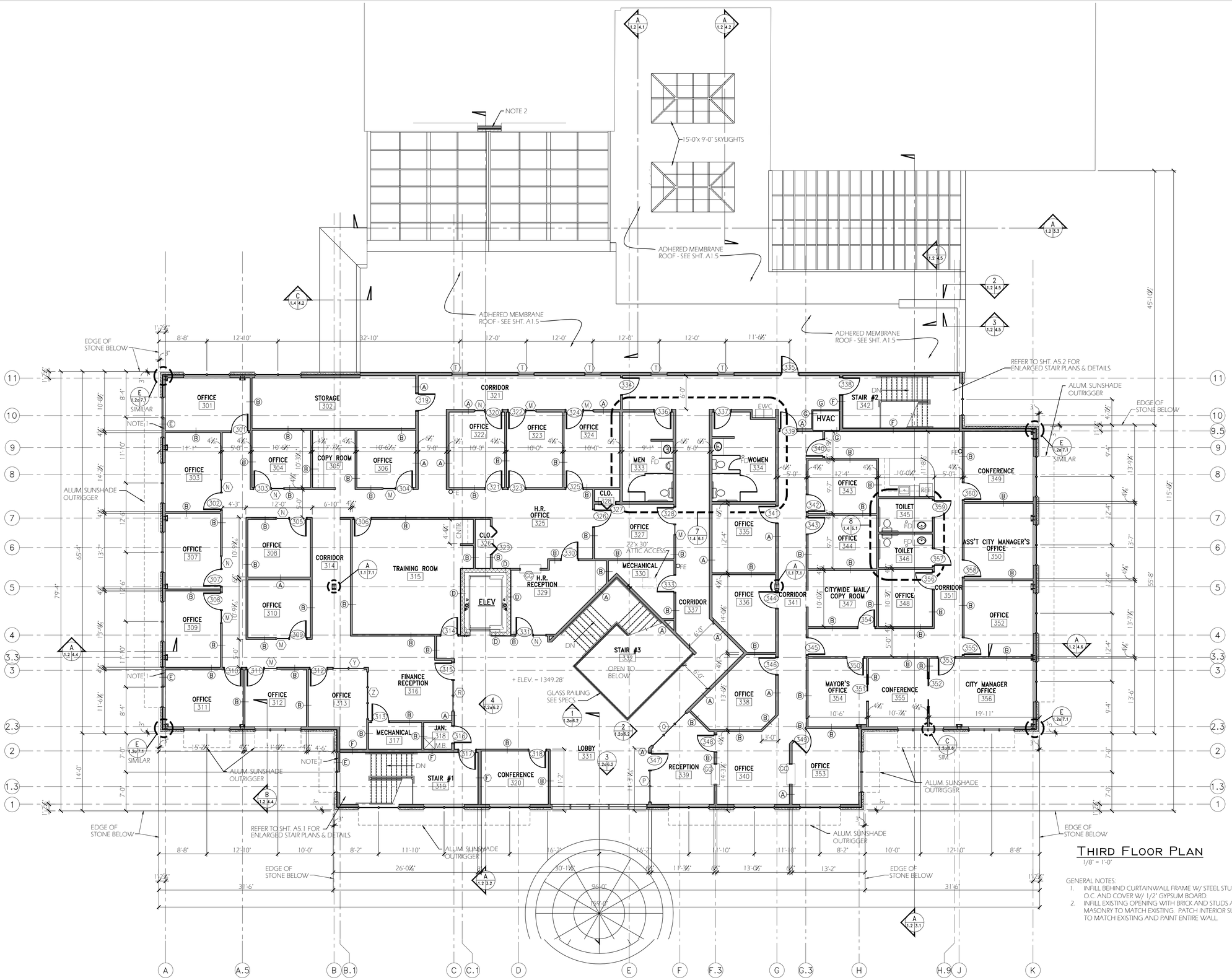

THIRD FLOOR PLAN

1/8" = 1'-0"

GENERAL NOTES:

1. INFILL BEHIND CURTAINWALL FRAME W/ STEEL STUDS @ 16" O.C. AND COVER W/ 1/2" GYPSUM BOARD.
2. INFILL EXISTING OPENING WITH BRICK AND STUDS AND/OR MASONRY TO MATCH EXISTING. PATCH INTERIOR SURFACES TO MATCH EXISTING AND PAINT ENTIRE WALL.

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Third Floor

Scale: 1/8" = 1'-0"

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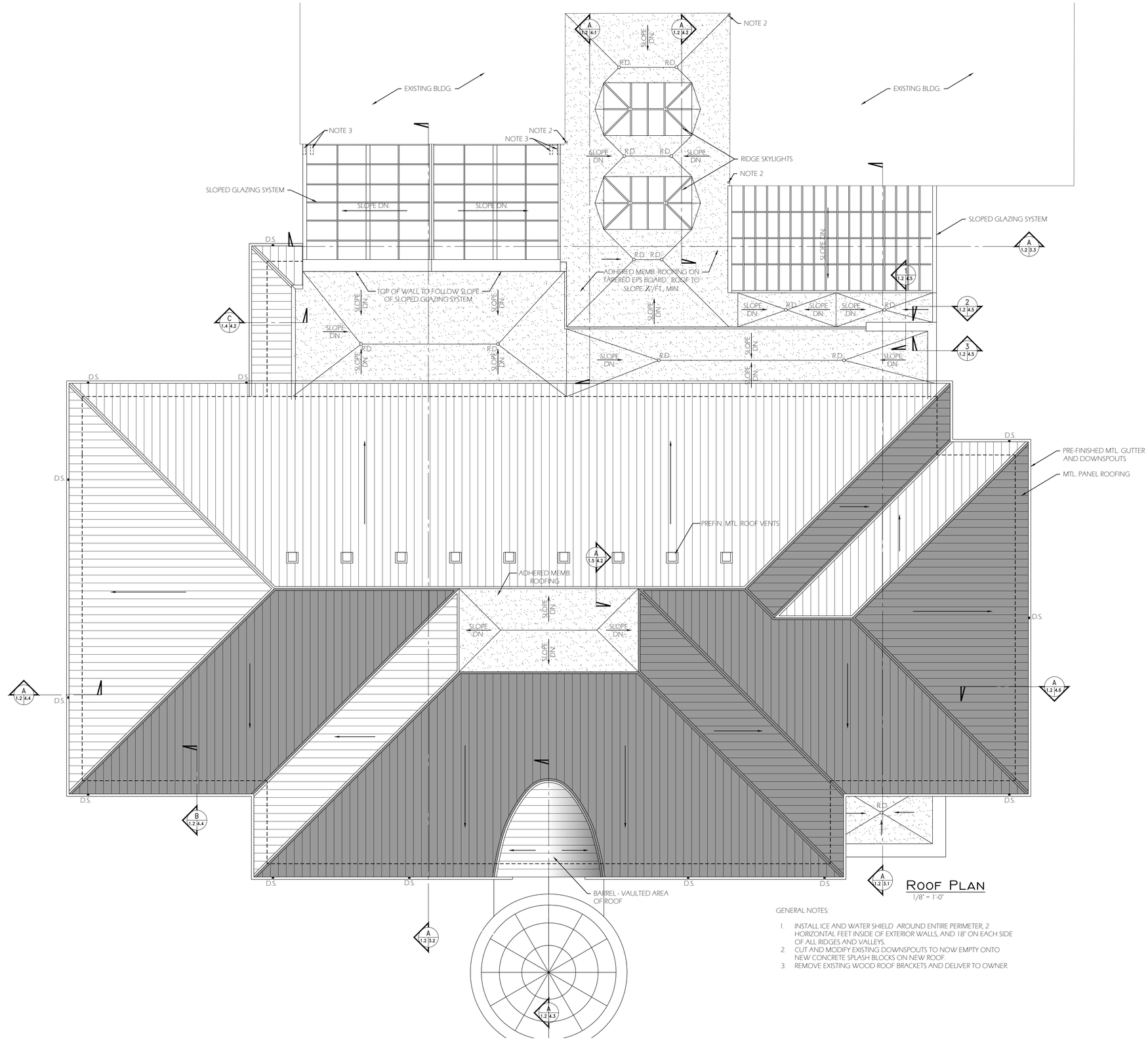
A1.4



Roof Plan

1/8" = 1'-0"

GENERAL NOTES:

1. INSTALL ICE AND WATER SHIELD AROUND ENTIRE PERIMETER, 2 HORIZONTAL FEET INSIDE OF EXTERIOR WALLS, AND 18" ON EACH SIDE OF ALL RIDGES AND VALLEYS.
2. CUT AND MODIFY EXISTING DOWNSPOUTS TO NOW EMPTY ONTO NEW CONCRETE SPLASH BLOCKS ON NEW ROOF.
3. REMOVE EXISTING WOOD ROOF BRACKETS AND DELIVER TO OWNER.

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Roof Plan

Scale: 1/8" = 1'-0"

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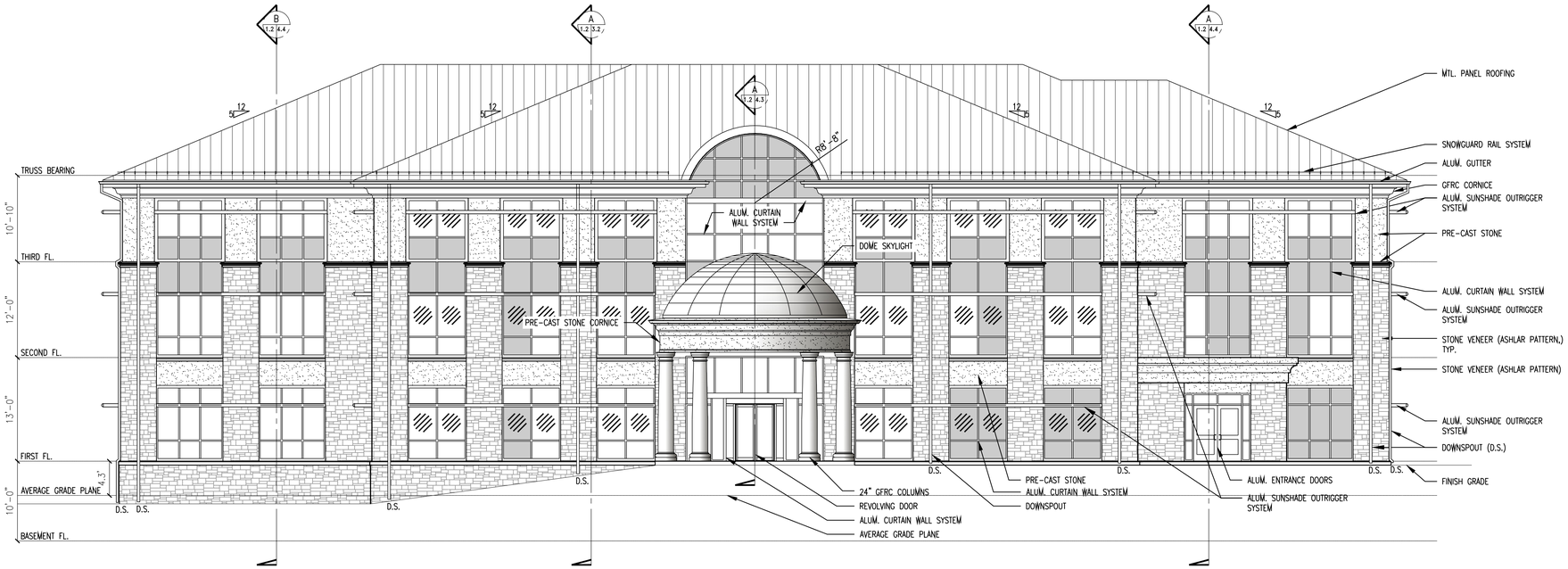
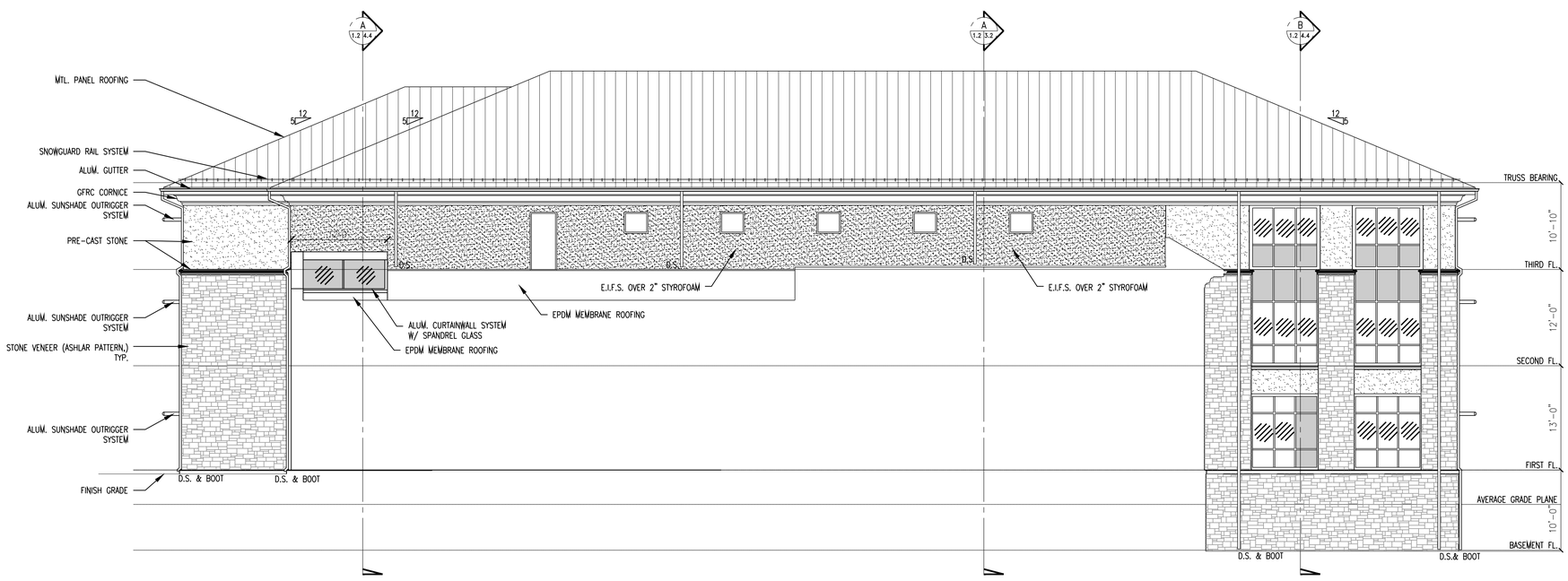


Front Elevation

1/8"=1'-0"

INDICATES SPANDREL GLASS



Rear Elevation

1/8"=1'-0"

INDICATES SPANDREL GLASS

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Elevations

Scale: 1/8" = 1'-0"

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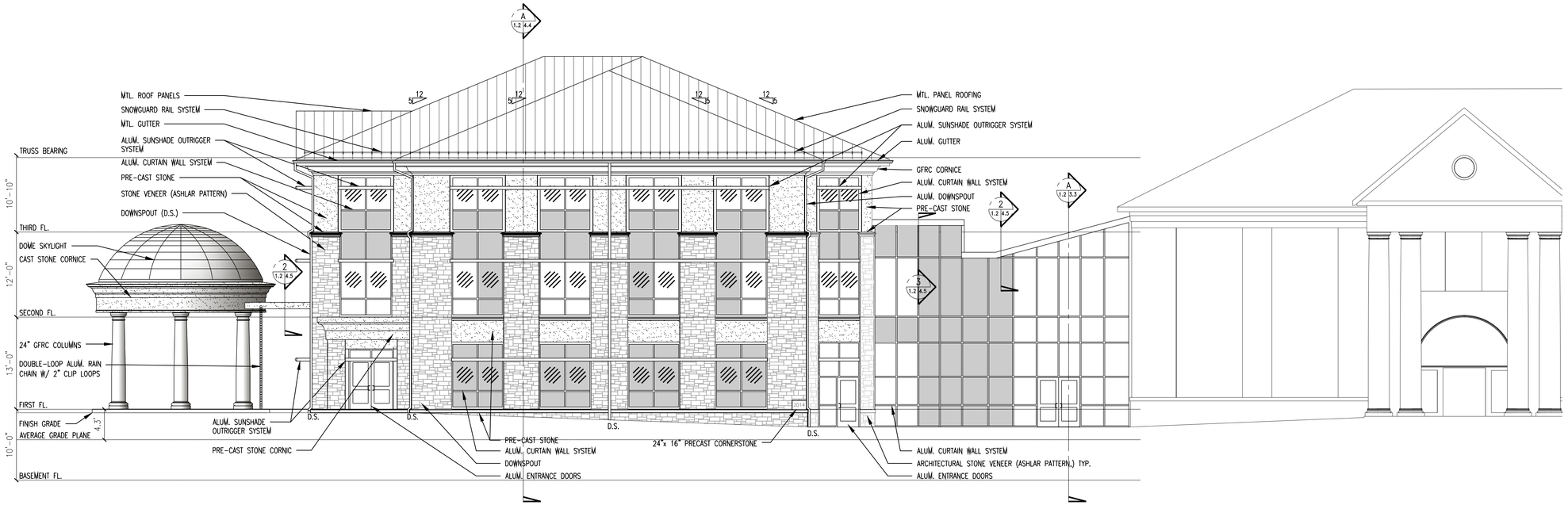
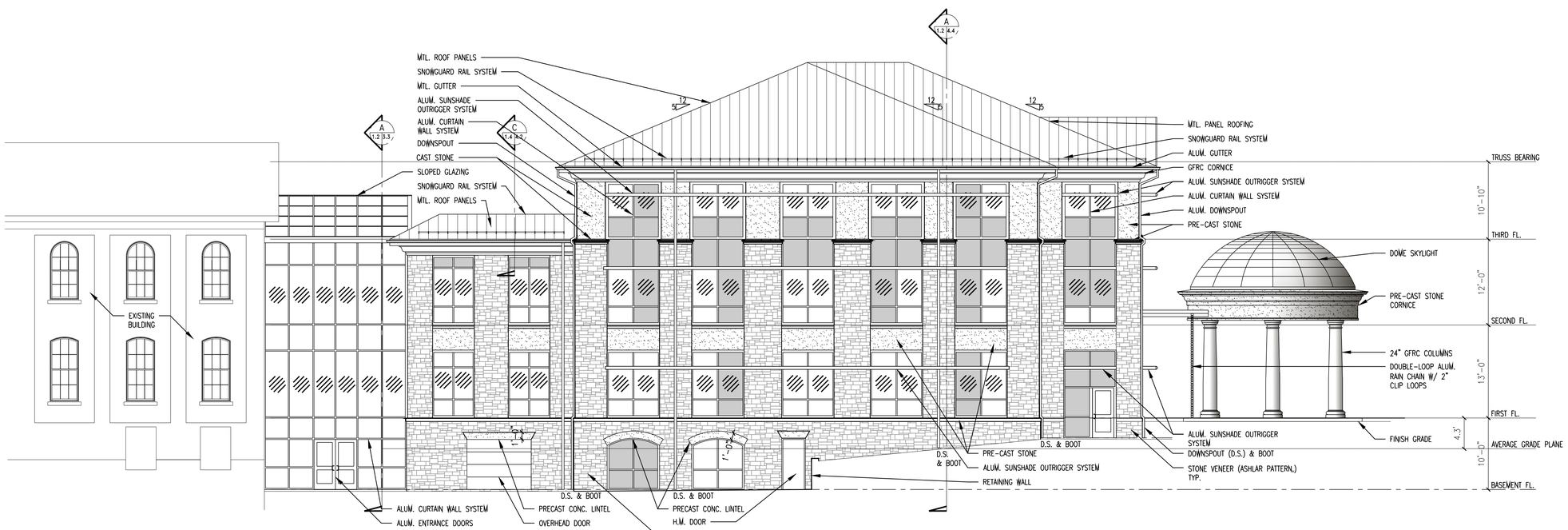
A2.1



Right Side Elevation

1/8"=1'-0"

INDICATES SPANDREL GLASS



Left Side Elevation

1/8"=1'-0"

INDICATES SPANDREL GLASS

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Side Elevations

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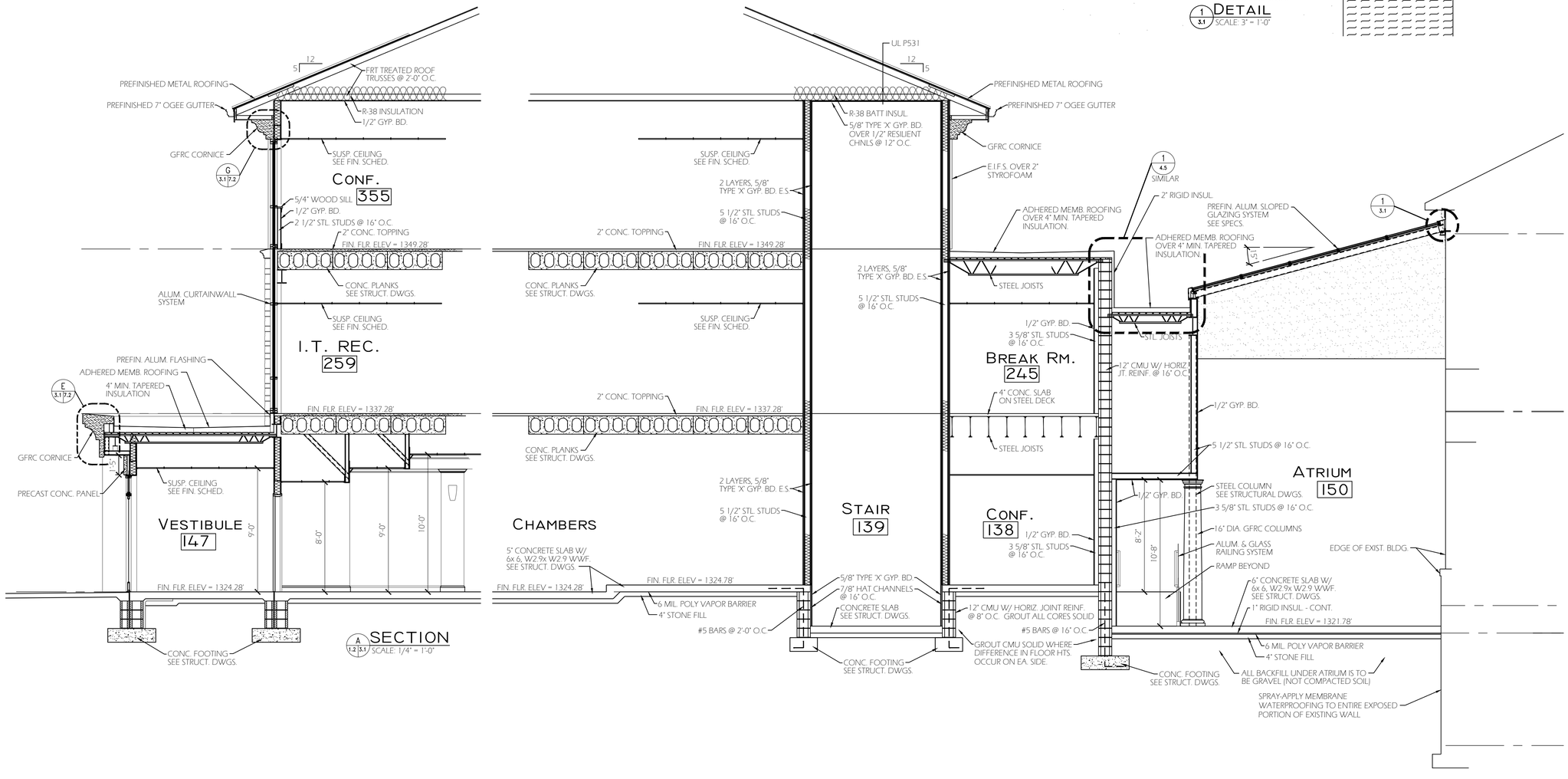
A2.2



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Building Section

Scale: 1/4" = 1'-0"

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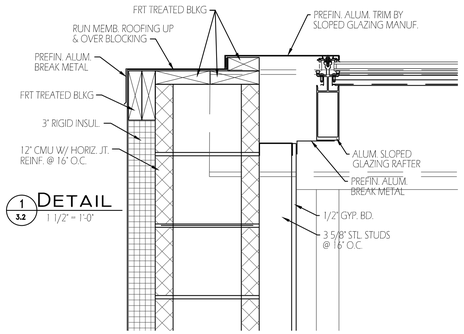
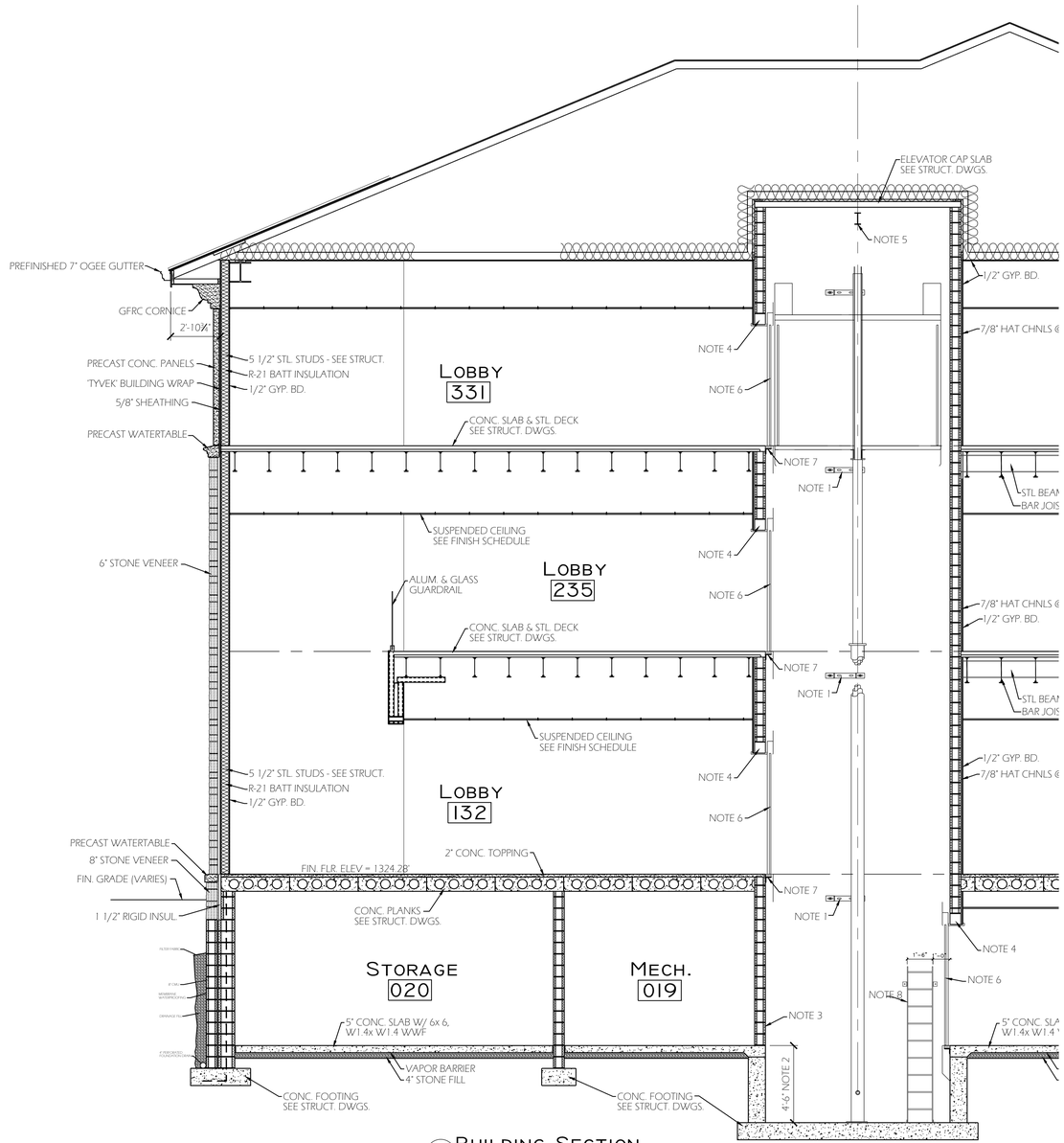
A3.1

ELEVATOR NOTES

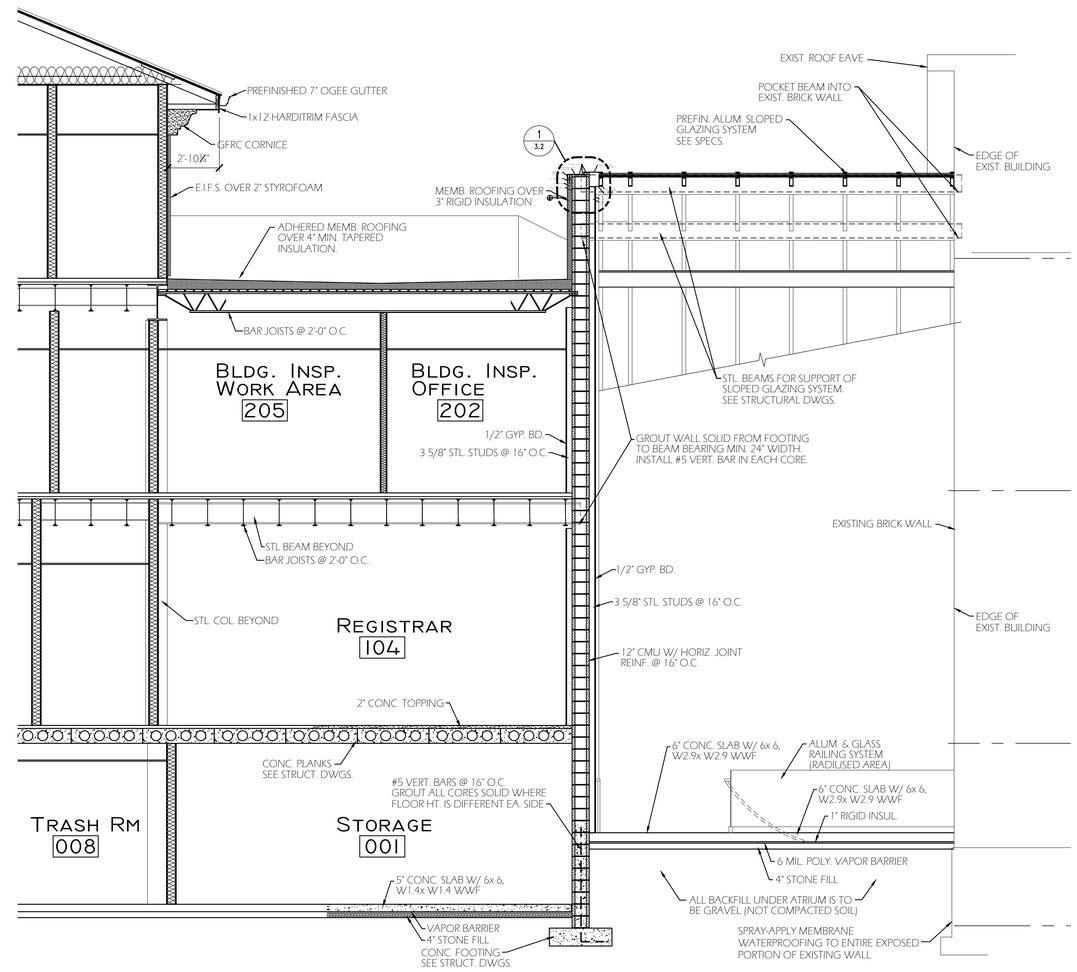
1. INSERTS AND GUIDE RAIL BRACKET SUPPORTS FURNISHED BY ELEVATOR CONTRACTOR AND INSTALLED BY GC AS SHOWN ON DRAWINGS.
2. DEPTH OF PIT TO BE VERIFIED BY ELEVATOR CONTRACTOR.
3. GC TO PROVIDE SLEEVE IN WALL FOR OIL LINE AND/OR CONDUIT RUN TO ELEVATOR EQUIPMENT ROOM. VERIFY LOCATION W/ ELEV. MANUFACTURER.
4. GC TO LEAVE ROUGH OPENING APPROX 4'-0" WIDE x 7'-4" HIGH AT EACH FLOOR UNTIL DOOR FRAMES AND SILLS ARE IN PLACE. THEN CLOSE IN WALLS TO FRAMES AND FINISH AS SHOWN. GROUT UNDER SILLS.
5. HOIST BEAM(S) BY GC FOR INSTALLATION PURPOSES ONLY. USE W8x18. (TO BEAR ON MASONRY WALL) VERIFY EXACT PLACEMENT WITH ELEV. CONTRACTOR.
6. ELEVATOR DOORS TO BE 1 HR, "B" LABEL
7. STEEL ANGLE 4x4x3/8 SILL SUPPORT WITH A 2" DEEP x 4" WIDE POCKET, FULL WIDTH OF HOISTWAY. GROUTING OF POCKET AFTER SILLS ARE IN PLACE BY GC. ATTACH ANGLE TO CONCRETE WITH 1/2" BOLTS SET TO INSERTS AT 24" O.C.
8. STEEL LADDER: SEE PLAN FOR LOCATION.
   RUNGS: 3/4" BARS AT 1'-0" O.C.
   STRINGERS: 2" x 1/2" BARS AT 1'-6" O.C.
   3" FROM WALL TO CL. OF RUNGS



1 / 3.2 DETAIL
1 1/2" = 1'-0"



A / 1.1 3.2 BUILDING SECTION
SCALE: 1/4" = 1'-0"



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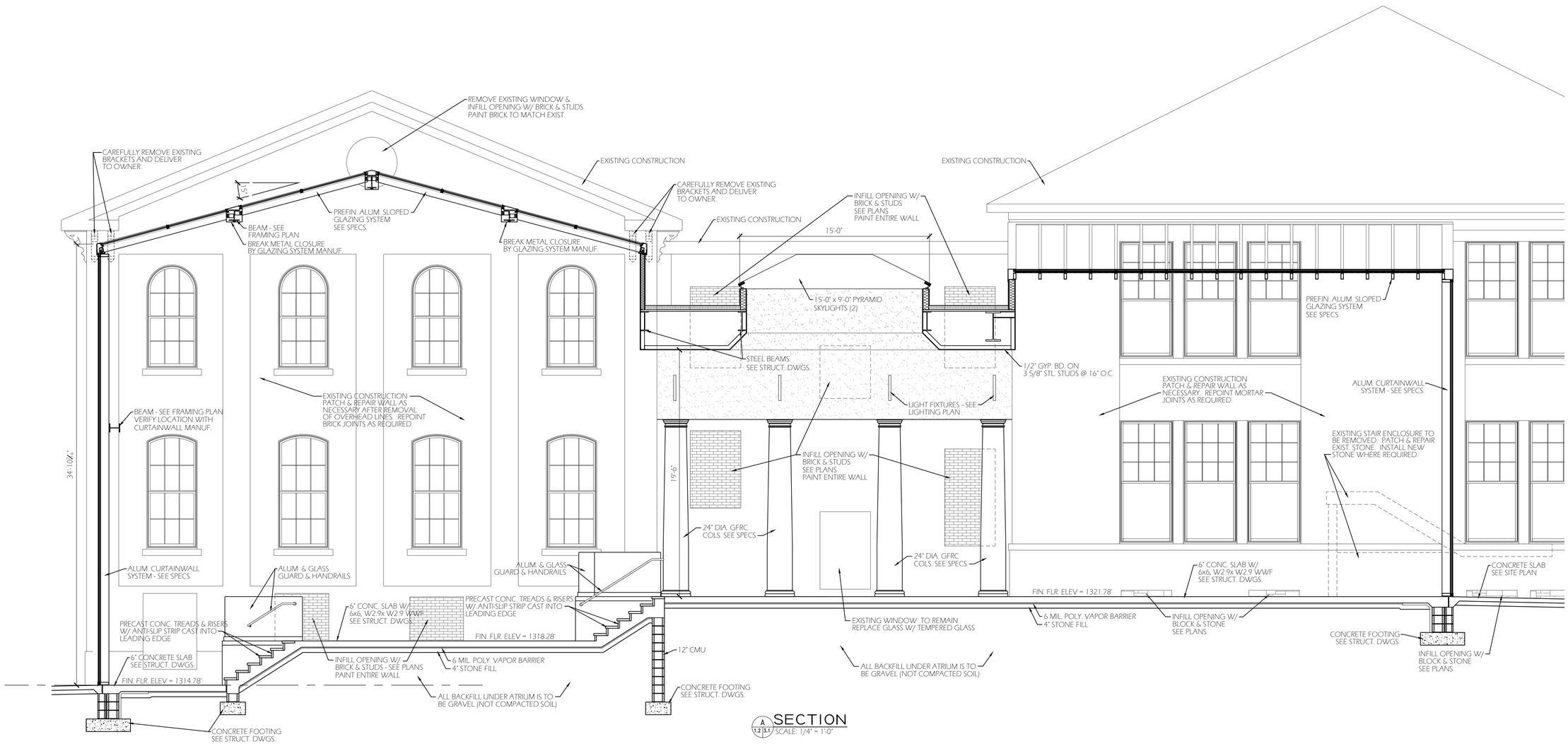

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Atrium Section

Scale: 1/4" = 1'-0"

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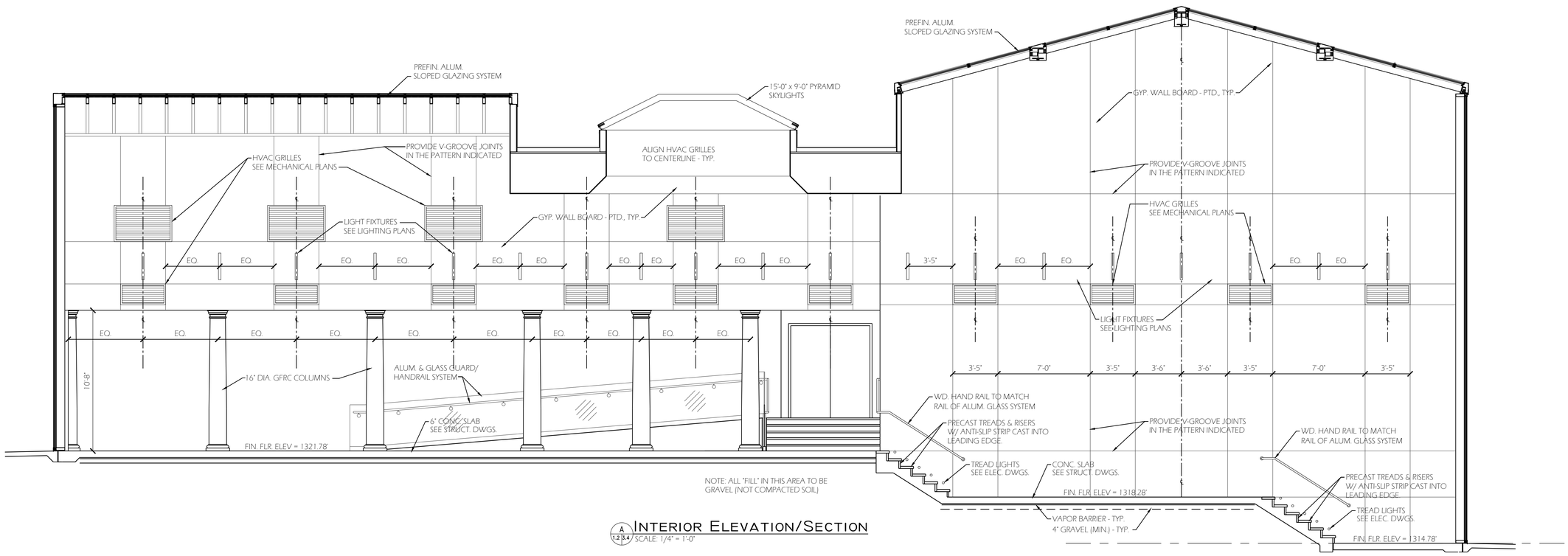

A 1.2 3.4 INTERIOR ELEVATION/SECTION
SCALE: 1/4" = 1'-0"

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Atrium Elevation

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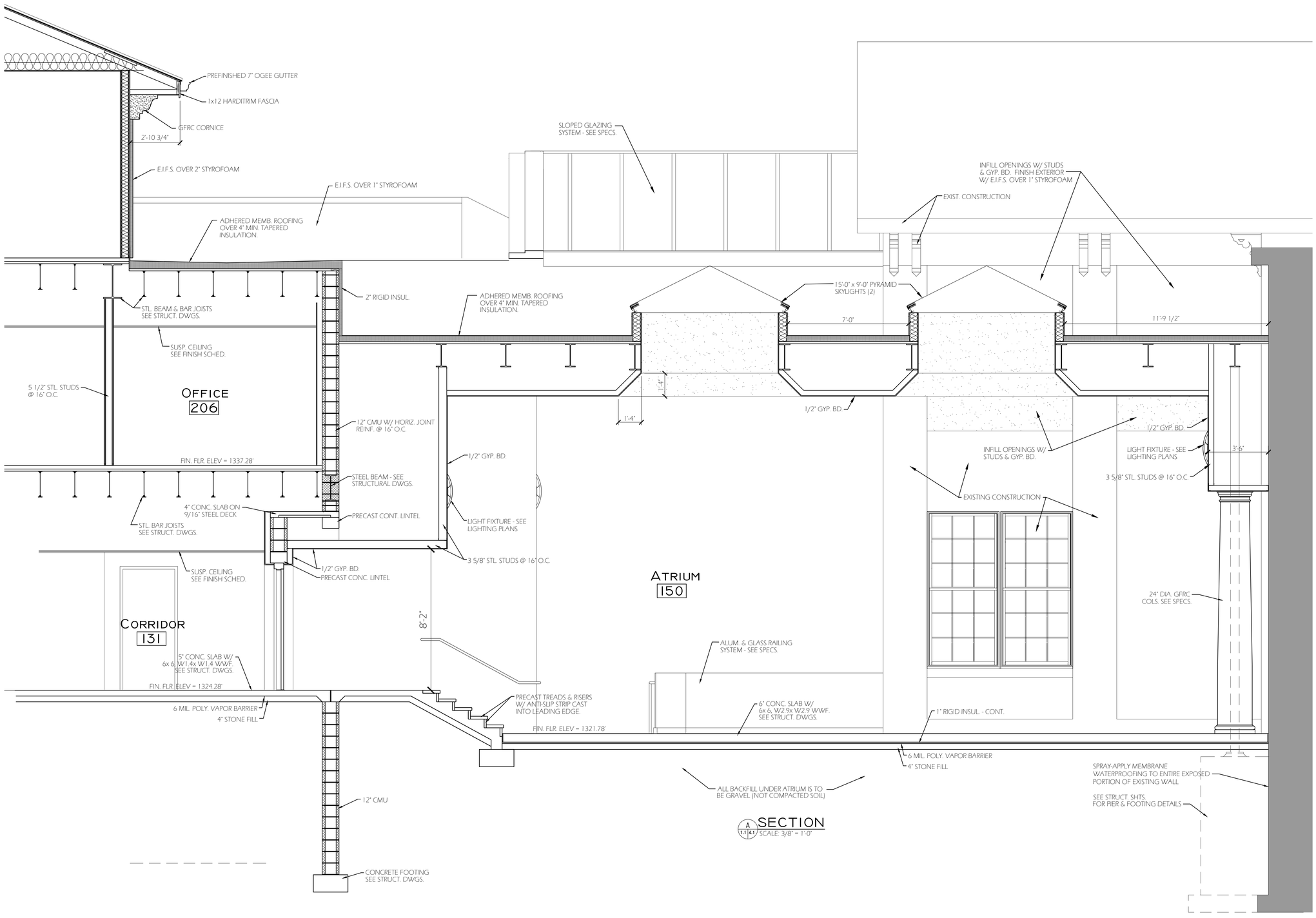

A 1.1 4.1 SECTION
SCALE: 3/8" = 1'-0"

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Atrium Section

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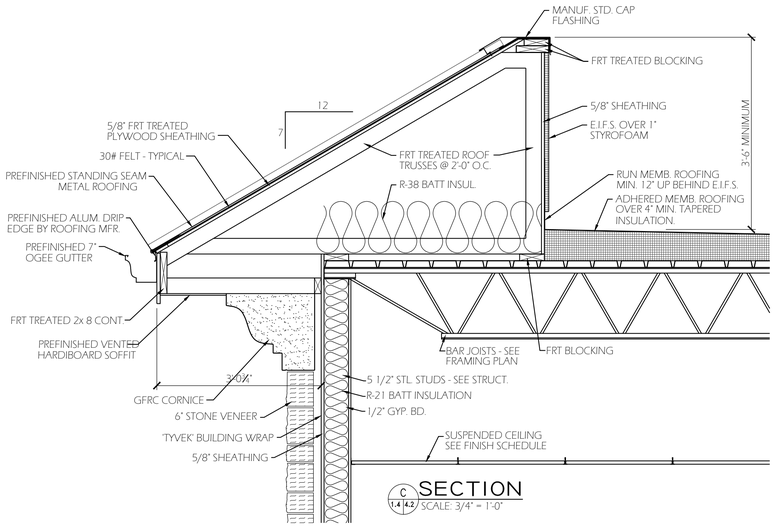

C 1.4 4.2 SECTION
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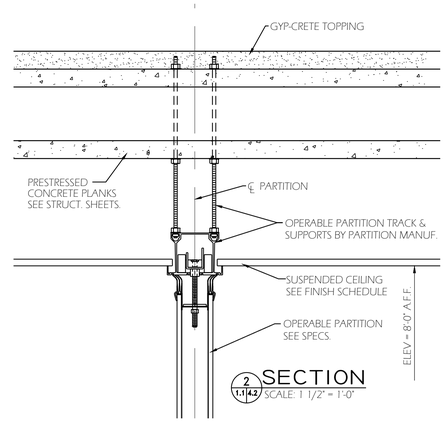

2 1.1 4.2 SECTION
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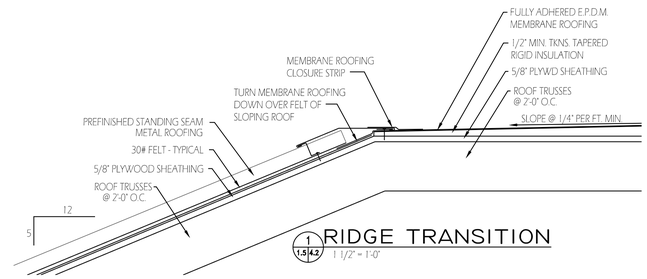
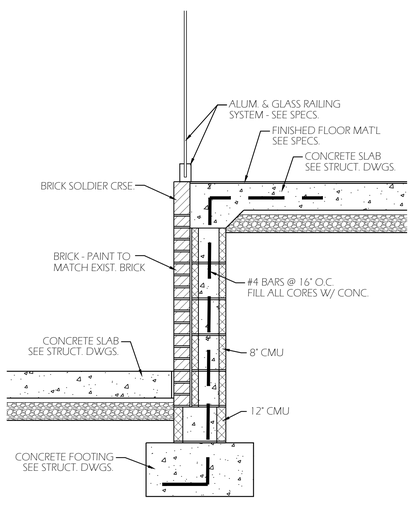


1 1.5 4.2 RIDGE TRANSITION
1 1/2" = 1'-0"



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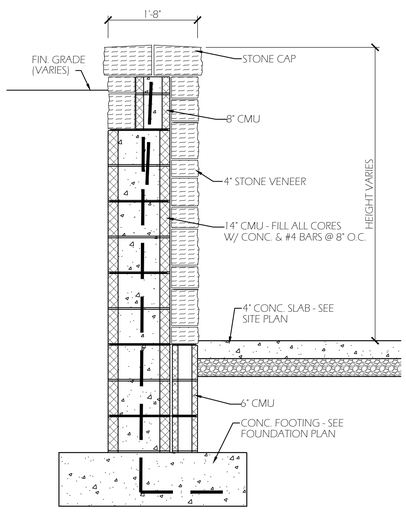
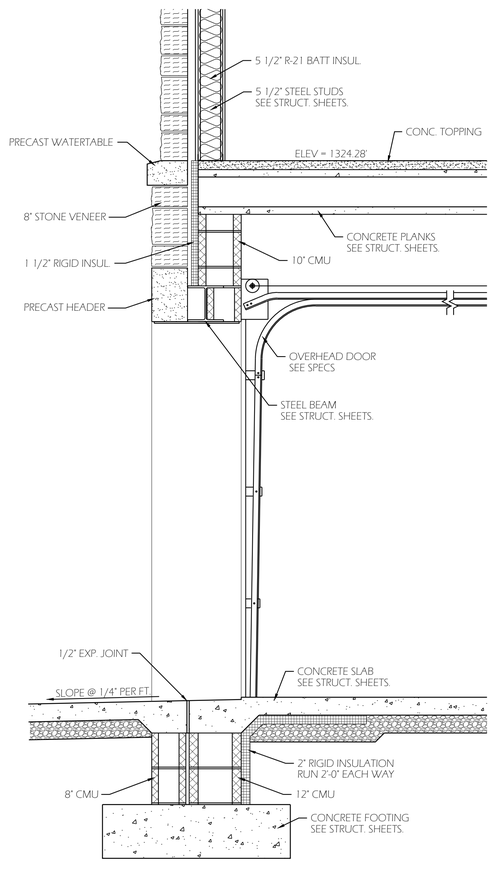
SCALE: 3/4" = 1'-0"



D 1.1 4.2 RETAINING WALL SECTION
SCALE: 3/4" = 1'-0"



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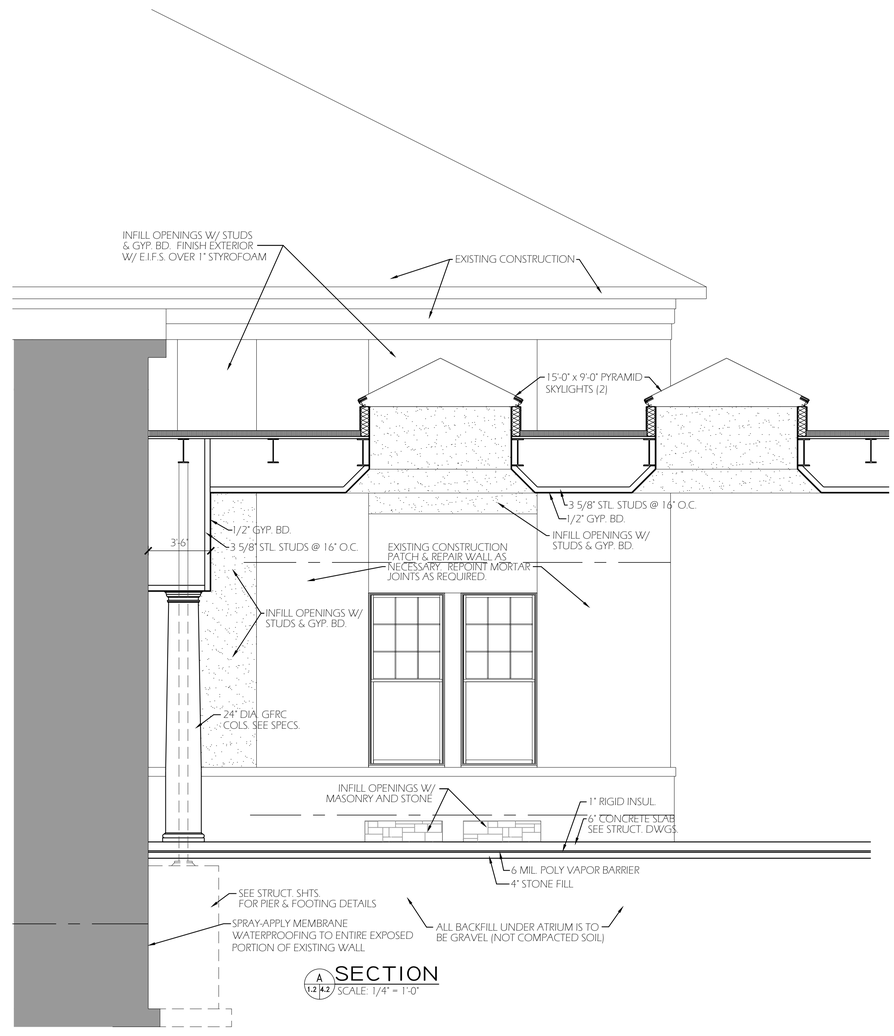

A 1.2 4.2 SECTION
SCALE: 1/4" = 1'-0"

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Atrium Sections

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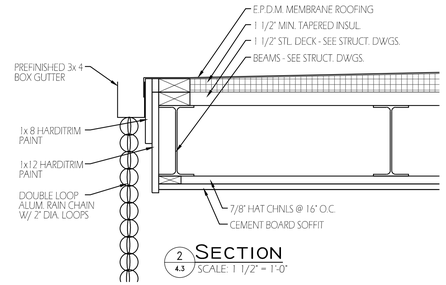
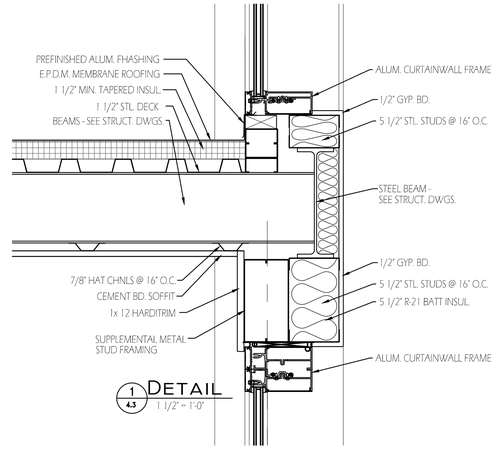


2 4.3 SECTION
SCALE: 1 1/2" = 1'-0"



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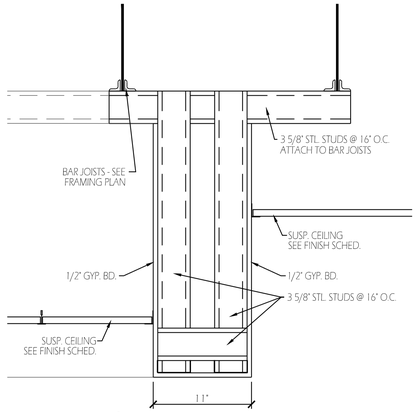
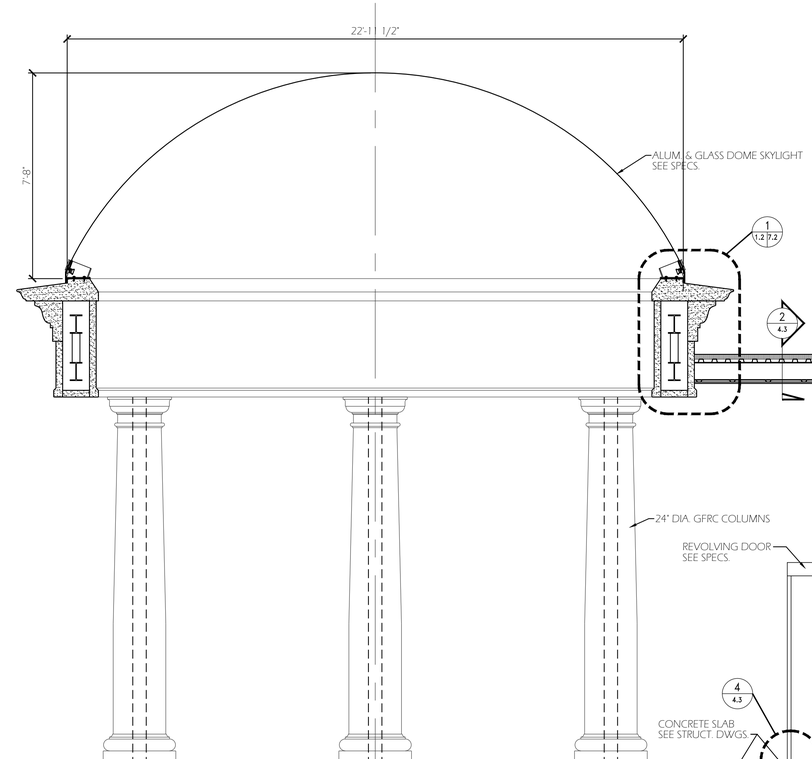
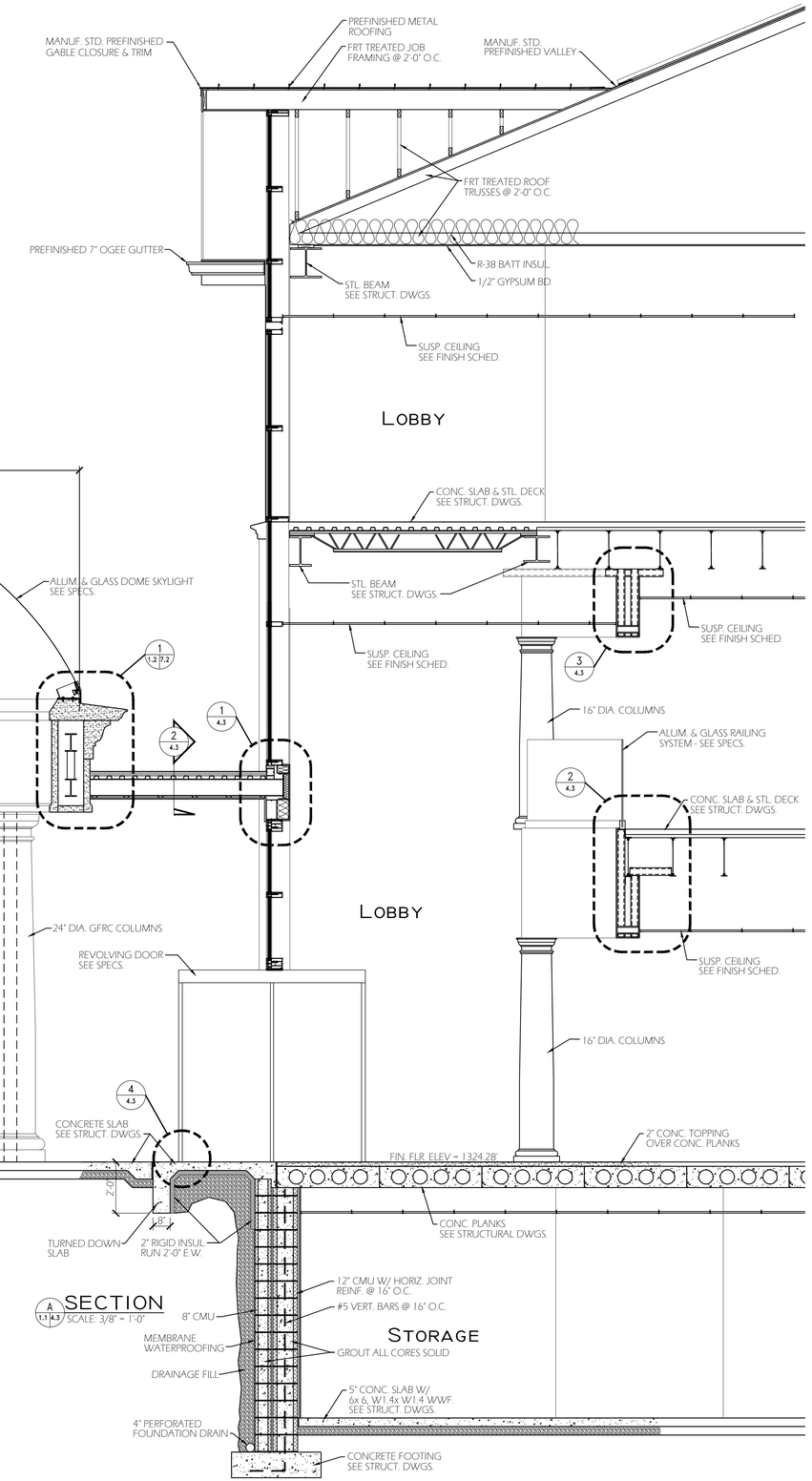
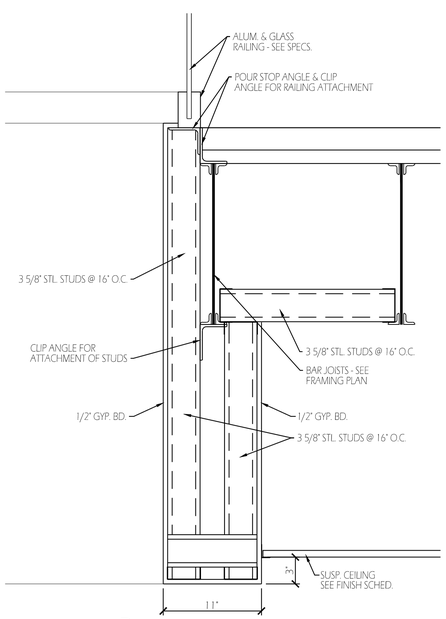


3 4.3 DETAIL
1 1/2" = 1'-0"





A 1.1 4.3 SECTION
SCALE: 3/8" = 1'-0"



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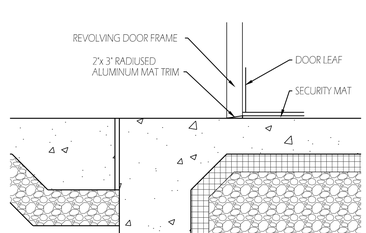
1 1/2" = 1'-0"



4 4.3 DETAIL
1 1/2" = 1'-0"

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Phone Number: (540) 442-1400

Building Section

Scale: 3/8" = 1'-0"

New City Hall

Harrisonburg, Virginia

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ARCHITECT

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Date:	03/31/2014
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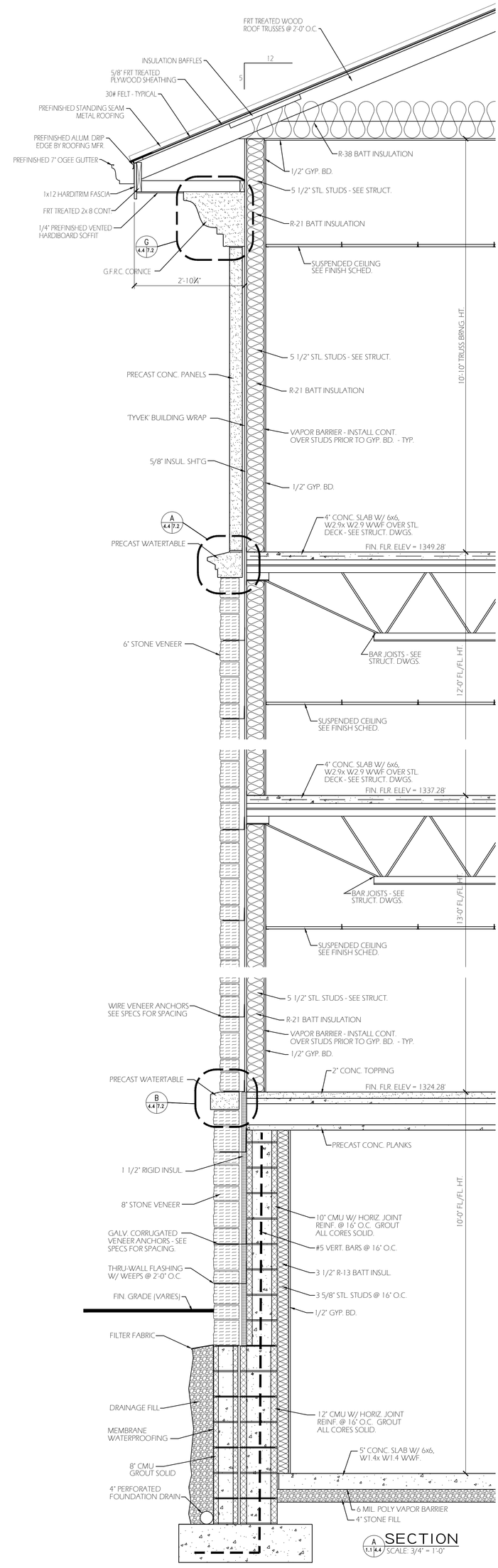
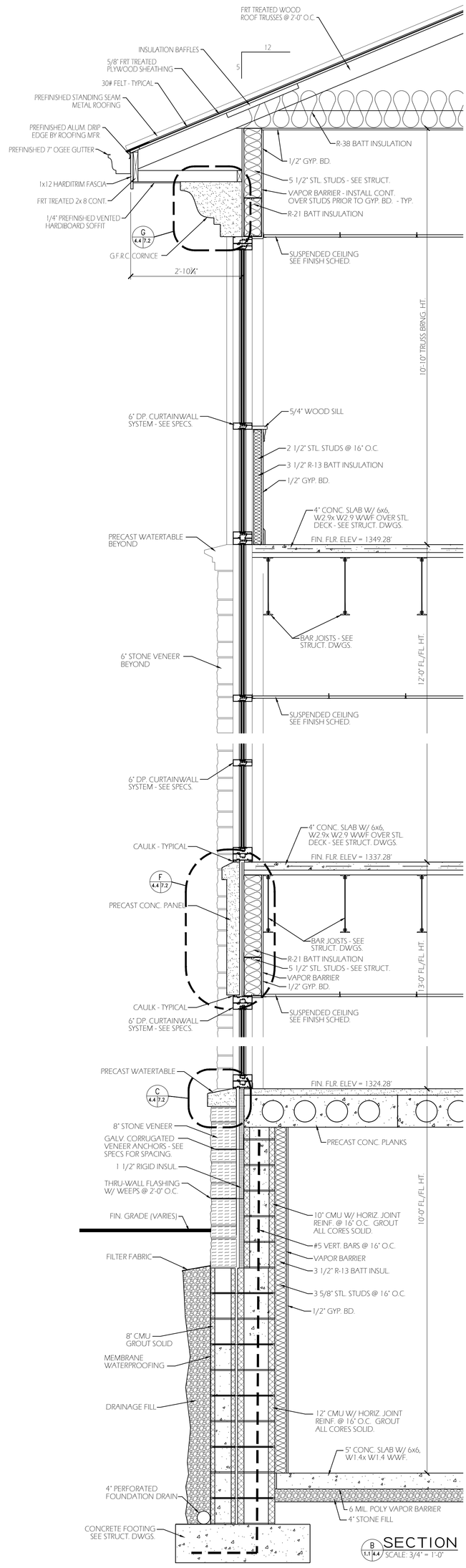
A4.3





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Building Sections

Scale: 3/4" = 1'-0"

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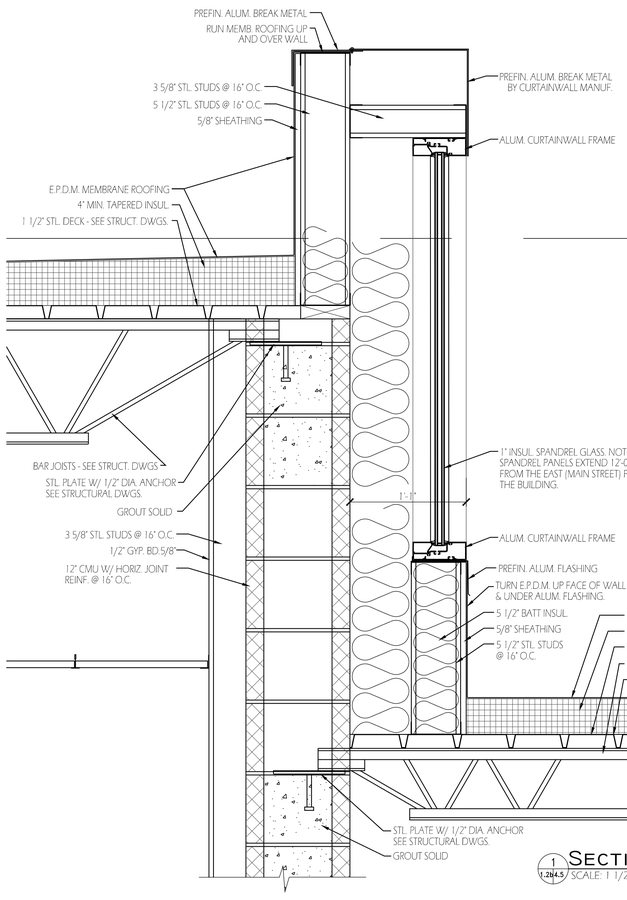
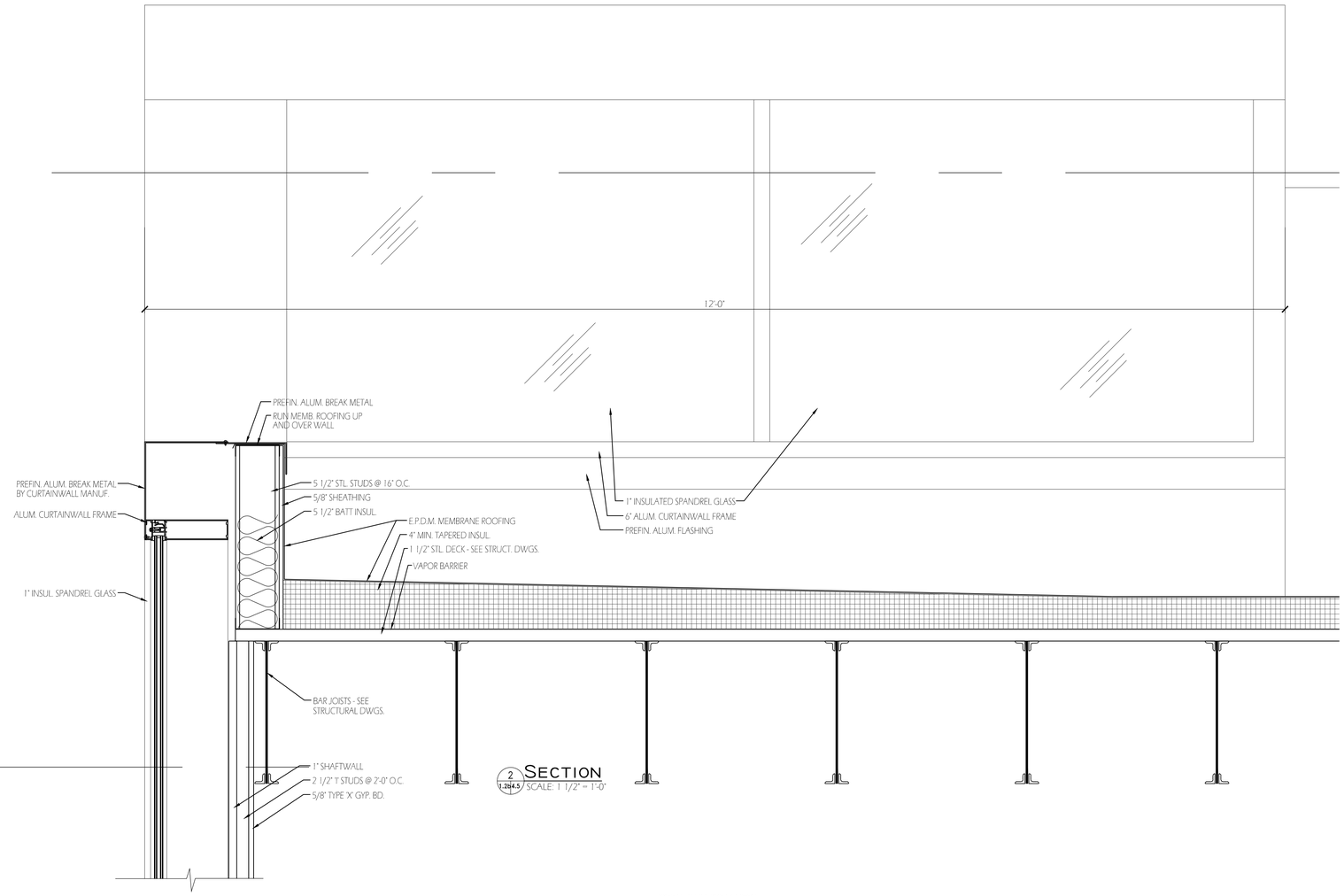
Phone Number: (540) 442-1400



1 SECTION
1.2&4.5 SCALE: 1 1/2" = 1'-0"



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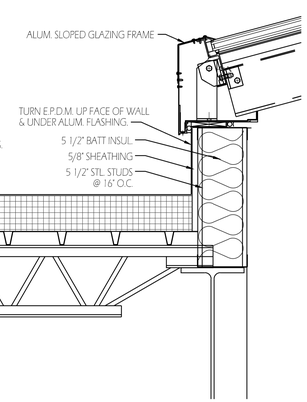

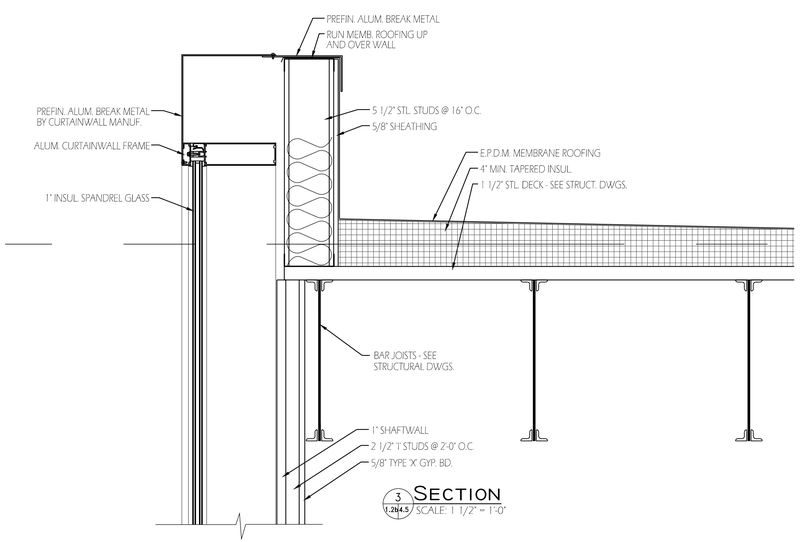

3 SECTION
1.2&4.5 SCALE: 1 1/2" = 1'-0"

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Building Sections

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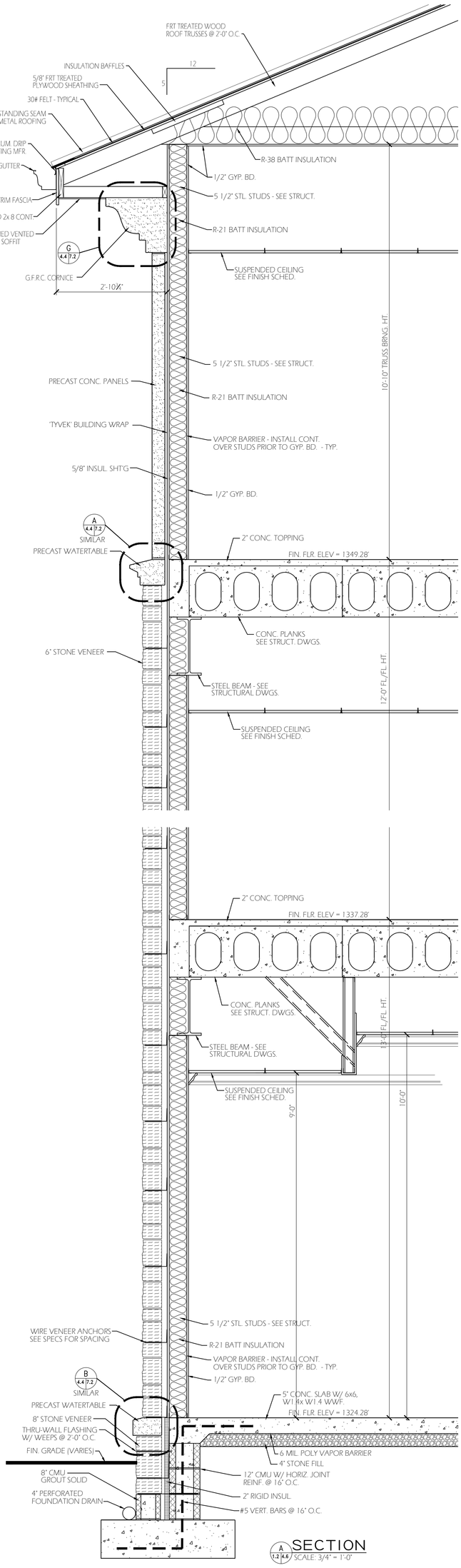
A4.5



A4.6

Date: 03/31/2014
Project: 013007
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Building Sections
Scale: 3/4" = 1'-0"

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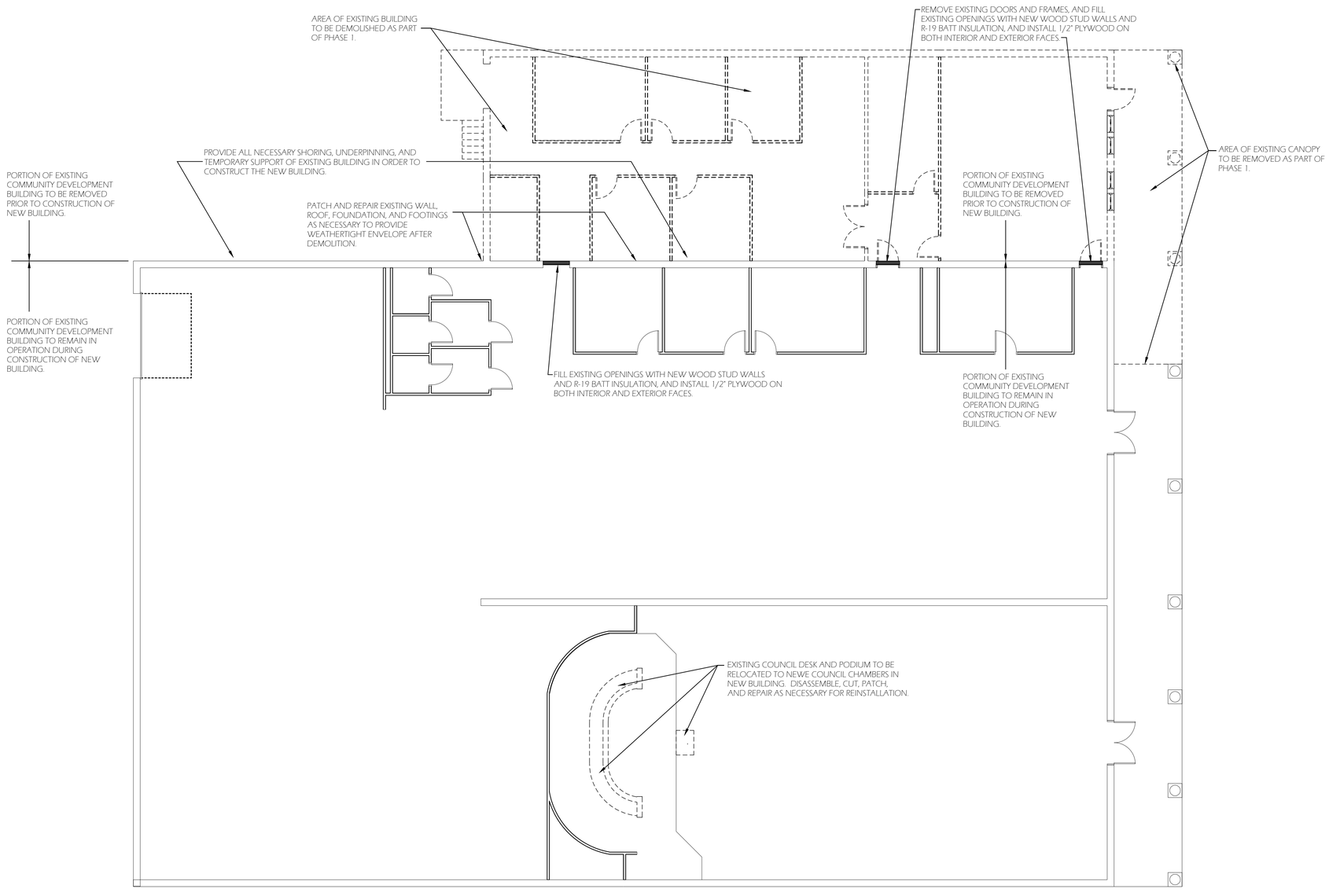

GENERAL DEMOLITION NOTES:

1. PROVIDE ALL NECESSARY FENCING, BARRIERS, AND OVERHEAD PROTECTION DURING CONSTRUCTION IN THE VICINITY OF THIS OCCUPIED BUILDING TO ENSURE THE SAFETY OF ITS OCCUPANTS AT ALL TIMES.

EXISTING COMMUNITY DEVELOPMENT BLDG.

1/8" = 1'-0"

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Exist. Comm. Dev. Building Demolition

Scale: 1/8" = 1'-0"

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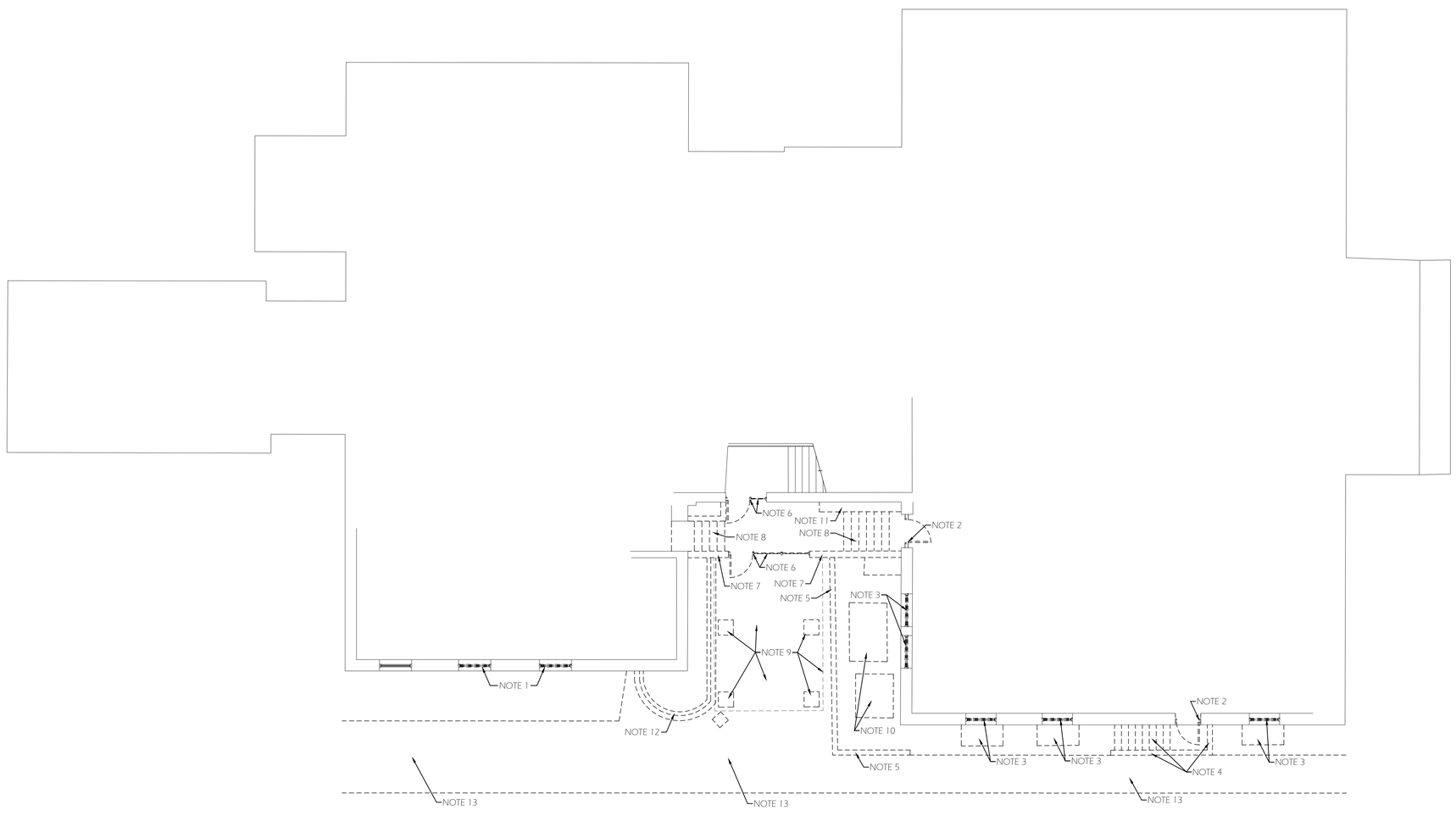

Lower Level Demolition Plan

1/8" = 1'-0"

LOWER LEVEL DEMOLITION NOTES:

1. REMOVE EXISTING WINDOW, FRAME, TRIM, SILL, ETC. AS REQUIRED FOR NEW CONSTRUCTION.
2. REMOVE EXISTING DOOR, FRAME, TRIM, THRESHOLD, ETC., AS REQUIRED FOR NEW CONSTRUCTION.
3. REMOVE EXISTING WINDOW WELL, FOOTING, WINDOW, FRAME, TRIM, SILL, ETC., AS REQUIRED FOR NEW CONSTRUCTION.
4. REMOVE EXISTING ROOF STRUCTURE, WALLS, CONCRETE STAIRS, SLAB, FOOTINGS, ETC.
5. REMOVE EXISTING MASONRY SIGHT BARRIER WALL AND FOOTINGS.
6. REMOVE EXISTING ALUMINUM STOREFRONT DOOR, SIDELITE(S), AND FRAMES.
7. REMOVE EXISTING SHED ROOF(S), STRUCTURE, WALLS, FOOTINGS, ETC.
8. CAREFULLY BREAK-UP AND REMOVE EXISTING CONCRETE STAIRS, SLAB, FOOTINGS, ETC.
9. REMOVE EXISTING CANOPY ROOF, STRUCTURE, COLUMNS, FOOTINGS, CONCRETE SLAB, ETC.
10. CAREFULLY REMOVE AND RELOCATE EXISTING HVAC CONDENSING UNITS. SEE MECHANICAL DRAWINGS. REMOVE EXISTING CONCRETE PADS.
11. REMOVE EXISTING ELECTRICAL CLOSET WALLS, DOORS, ETC. SEE MECHANICAL & ELECTRICAL DRAWINGS.
12. REMOVE EXISTING CONCRETE PLANTER WALL AND FOOTINGS. SAW CUT AS REQUIRED TO PREVENT DAMAGE TO EXISTING BUILDING WALLS.
13. CUT, BREAK-UP, AND REMOVE EXISTING SIDEWALK AS REQUIRED FOR NEW CONSTRUCTION. SEE SITE PLAN FOR EXTENTS.

GENERAL DEMOLITION NOTE:

THESE PLANS NOTE GENERAL ITEMS AND AREAS TO BE DEMOLISHED, BUT NOT NECESSARILY EVERY ITEM THAT IS REQUIRED. THE GENERAL CONTRACTOR SHALL VISIT THE SITE, TAKE NOTE OF EXISTING CONDITIONS, AND INCLUDE IN HIS BID ALL DEMOLITION, PATCHING, AND REPAIRING REQUIRED IN THE ATRIUM AREA IN ORDER TO PROVIDE THE FINISHED INTERIOR ATRIUM SPACE SHOWN AND SCHEDULED.

MATHER ARCHITECTS, P.C.
373 Neff Ave, Harrisonburg, VA 22801
Phone Number: (540) 442-1400

Lower Level Demolition

Scale: 1/8" = 1'-0"

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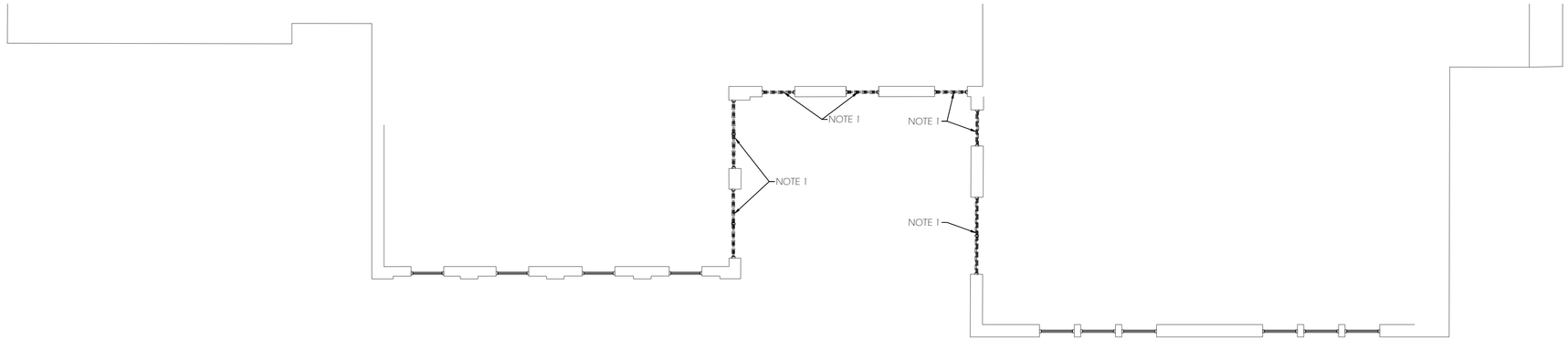
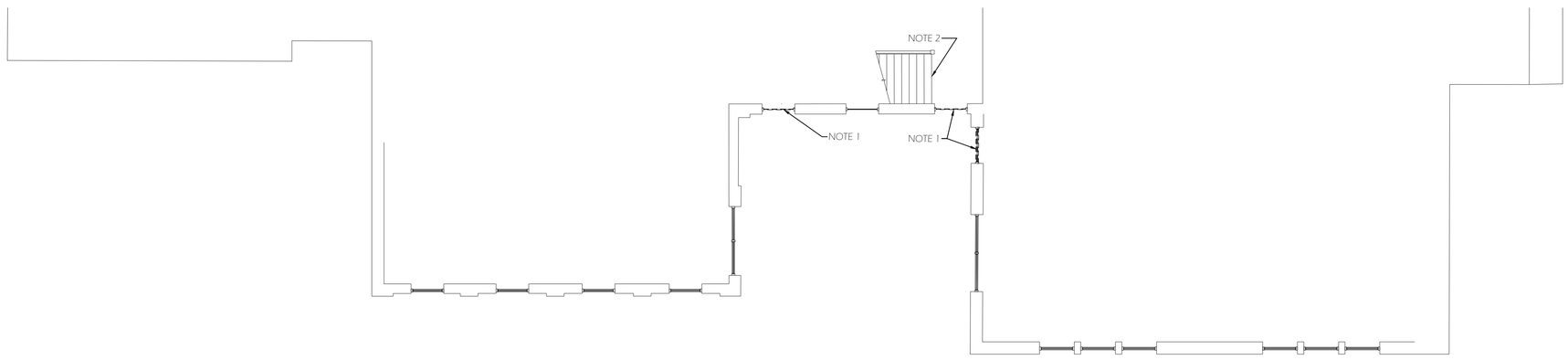


SECOND FLOOR DEMOLITION NOTES:

1. REMOVE EXISTING WINDOW, FRAME, TRIM, SILL, ETC. AS REQUIRED FOR NEW CONSTRUCTION.

Second Floor Demolition Plan

1/8" = 1'-0"



FIRST FLOOR DEMOLITION NOTES:

1. REMOVE EXISTING WINDOW, FRAME, TRIM, SILL, ETC. AS REQUIRED FOR NEW CONSTRUCTION
2. EXISTING STEPS INSIDE MUNICIPAL BUILDING. CLOSE OFF ENTRY INTO THIS NON-REQUIRED STAIRWAY.

First Floor Demolition Plan

1/8" = 1'-0"

GENERAL DEMOLITION NOTE:

THESE PLANS NOTE GENERAL ITEMS AND AREAS TO BE DEMOLISHED, BUT NOT NECESSARILY EVERY ITEM THAT IS REQUIRED. THE GENERAL CONTRACTOR SHALL VISIT THE SITE, TAKE NOTE OF EXISTING CONDITIONS, AND INCLUDE IN HIS BID ALL DEMOLITION, PATCHING, AND REPAIRING REQUIRED IN THE ATRIUM AREA IN ORDER TO PROVIDE THE FINISHED INTERIOR ATRIUM SPACE SHOWN AND SCHEDULED.

MATHER ARCHITECTS, P.C.
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Phone Number: (540) 442-1400

Demolition Plans

Scale: 1/8" = 1'-0"

New City Hall
Harrisonburg, Virginia

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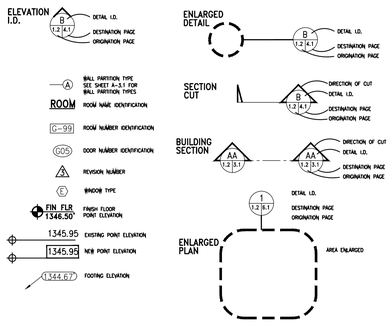
D1.2

New City Hall

Harrisonburg, Virginia

Architectural Graphic Symbols Index



Architectural Materials Legend

- Earth
- Concrete
- Brick
- CMU
- Batt Or Blanket Insul
- Finish Wood
- Plywood
- Porous Fill
- Wood Blocking
- Rough Wood (Cont. Wood Blkg)

Typical Abbreviations

ADA	AMERICANS WITH DISABILITIES ACT
AFF	ABOVE FINISH FLOOR
ADJ.	ADJACENT
A/C	AIR CONDITIONING
ALT.	ALTERNATE
ALUM.	ALUMINUM
A.B.	ANCHOR BOLT
APPROX.	APPROXIMATE
ARCH.	ARCHITECTURAL
BSMT.	BASEMENT
BM	BENCHMARK
BLK.	BLOCK
BLKG.	BLOCKING
BOT.	BOTTOM
BLDG.	BUILDING
BRK.	BRICK
CAB.	CABINET
C.B.	CATCH BASIN
C.L.	CENTER LINE
CLG.	CEILING
CER.	CERAMIC
CMU	CONCRETE MASONRY UNIT
COL.	COLUMN
CONC.	CONCRETE
CONST.	CONSTRUCTION
C.J.	CONTROL OR CONST. JOINT
CPT.	CARPET
CONT.	CONTINUOUS
CRS.	COURSE
C.T.	CERAMIC TILE
D.I.	DROP INLET
DIM.	DIMENSION
D.S.	DOWNSPOUT
DWG.	DRAWING
EL.	ELEVATION
ELEC.	ELECTRICAL
EQUIP.	EQUIPMENT
E.W.	EACH WAY
E.W.C.	ELECTRIC WATER COOLER
EXIST.	EXISTING
E.J.	EXPANSION JOINT
E.J.C.	EXPANSION JOINT COVER
EXT.	EXTERIOR
F.D.	FLOOR DRAIN
F.E.	FIRE EXTINGUISHER
FIN.	FINISH
FL.	FLOOR
FTG.	FOOTING
GA.	GAUGE
GALV.	GALVANIZED
G.C.	GENERAL CONTRACTOR
G.B.	GYPSUM BOARD
GEN.	GENERAL
HC	HANDICAP
HDW	HARDWARE
HGT.	HEIGHT
H.M.	HOLLOW METAL
HORIZ.	HORIZONTAL
I.D.	INTERIOR DIAMETER
I.P.	INLET PROTECTION
INSUL.	INSULATION
INT.	INTERIOR
INV.	INVERT
J.C.	JANITORS CLOSET
JST.	JOIST
K.O.	KNOCK OUT
LAB.	LABORATORY
LH	LEFT HAND
L.L.	LIVE LOAD
M.H.	MANHOLE
MFR.	MANUFACTURER
M.O.	MASONRY OPENING
M.B.	MARKER BOARD
MAX.	MAXIMUM
MECH.	MECHANICAL
MED.	MEDIUM
MIN.	MINIMUM
MIR.	MIRROR
MISC.	MISCELLANEOUS
MULL.	MULLION
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
O.C.	ON CENTER
O.D.	OVERFLOW DRAIN
O.P.	OUTLET PROTECTION
OPG.	OPENING
OPP.	OPPOSITE
OA.	OVERALL
O.H.	OVERHEAD
PEMB	PRE-ENGINEERED METAL BUILDING
PL.	PLATE
PLYWD.	PLYWOOD
PVC	POLYVINYLCHLORIDE
P.L.	PROPERTY LINE
P.T.	PRESSURE TREATED
REF.	REFERENCE
R.C.P.	REINFORCED CONCRETE PIPE
REQ'D.	REQUIRED
R.A.	RETURN AIR
REV.	REVISION, REVERSE
R.H.	RIGHT HAND
R.O.W.	RIGHT OF WAY
R.D.	ROOF DRAIN
RM.	ROOM
R.T.	RUBBER TILE
S.F.	SILT FENCE
SHT.	SHEET
SH.	SHELF
SIM.	SIMILAR
S&R	SHELF & ROD
SPEC.	SPECIFICATION
SQ.	SQUARE
S.S.	STAINLESS STEEL
S.S.	STORM SEWER
STD.	STANDARD
S.D.	STORM DRAIN
STL.	STEEL
T.B.	TACKBOARD
TEL.	TELEPHONE
T.V.	TELEVISION
THK.	THICK
TYP.	TYPICAL
TZT	TERRAZZO TILE
VCT	VINYL COMPOSITION TILE
VERT.	VERTICAL
W.C.	WATER CLOSET
WP	WATERPROOF
WWF	WELDED WIRE FABRIC
WIN.	WINDOW
W/O	WITHOUT
WD.	WOOD
W/	WITH

ENGINEERING SOLUTIONS & CONSTRUCTION MANAGEMENT, PLC

BLACKWELL ENGINEERING, PLC

MEI Engineering, Inc.
mechanical-electrical-industrial consultants

MATHER ARCHITECTS, P.C.

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Code Information:

(2009 International Building Code)

305.1 Use Group: Unseparated Mixed Use "A.3" Assembly And "B" Business's

503 General Height and Area Limitations: 2 story, 9,500 S.F./Floor
Height Modifications: 1 story, 20' additional height allowed for sprinklers.
Area Modifications: 200% area increase allowed for sprinklers (506.3)
Allowed Area Increase = 19,000 S.F./Floor

Total Allowable Area = 28,500 S.F./Floor, 3 Stories Above Average Grade Plane

Area 'A'
Actual Building Area- Basement W/ 3 Stories Above Average Grade Plane

Basement-	8,108 S.F.
First Floor-	13,970 S.F.
Second Floor-	13,730 S.F.
Third Floor-	11,708 S.F.
Total=	47,516 S.F.

Area 'B'
Atrium Considered Part of Existing Municipal Building
First Floor- 3,248 S.F. (Atrium Only)

602.5 Construction Classification: = Type 11-B

Rating Requirements:

Structural Frame	0 hour (Table 601)
Load Bearing Exterior Walls	0 hour (Table 601)
Load Bearing Interior Walls	0 hour (Table 601)
Non-Load Bearing Exterior Walls	0 hour (Table 601)
Floor Construction	0 hour (Table 601)
Roof Construction	0 hour (Table 601)
Vertical Exit Enclosures (Stairs)	2 hour for 4 stories 1 hour for 3 stories (1022)
Shafts (Elevators)	2 hour (708.4)
Corridors	0 hour (Table 1018.1)
Horizontal Exits	2 hour (1025.2)
Fire Walls	2 hour (Table 706.4a)
Fire Barriers	N/A
Smoke Barriers	N/A

717.3 Draftstopping in floors: - Not required with NFPA 13 sprinkler system. (717.3.2 exc. 1)

717.4 Draftstopping in attics: - Not required with NFPA 13 sprinkler system. (717.4.2 exc. 3)

803.5 Flame Spread Classification: Class A = 0-25, Class B = 26-75, Class C = 76-200

Exit enclosures & Exit Passageways	N/A
Exit Access Corridors	Class B
Room / Enclosures	Class C

903 Automatic Fire Suppression: Required

905.3 Stand Pipe Requirement: Class 1 Required

906 Fire Extinguishers: Refer to International Fire Code

907.2 Fire Alarm & Detection Systems:
Automatic Fire Alarm/Smoke Detection system required.

1005.1 Egress Widths: Doors, Ramps, Corridors = 0.2" per person
Stairs = 0.3" per person

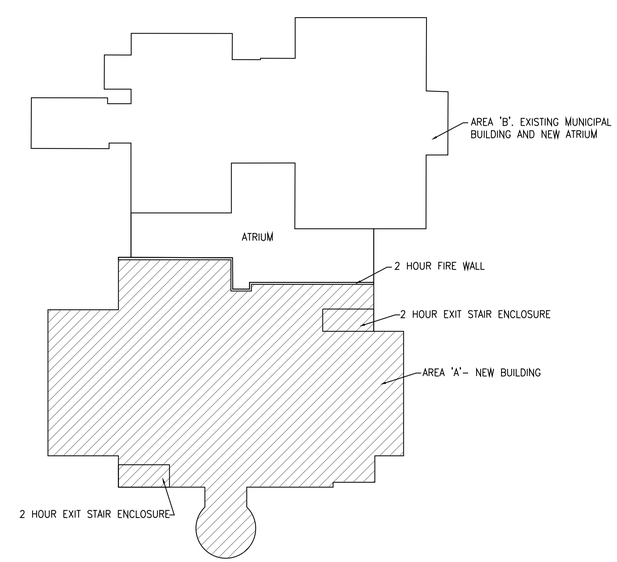
1008.1.1 Minimum Clear Door Width: Clear width not less than 32 inches.

1014.3 Common Path of Travel: Common path of egress travel shall not exceed 100 feet.

1016 Maximum Length of Travel: 300 feet (with sprinkler system).

1018.2 Corridor Width: determined by the most restrictive of the following:
1. 24 inches for access to MEP systems or equipment
2. 36 inches for occupant load less than 50 persons
3. 36 inches within a dwelling unit.
4. 72" in Group E with a corridor having a required capacity of 100 or more.
5. 72" in corridors serving surgical Group I and health care centers where patients are not capable of self preservation.
6. 96" in Group I-2 in areas where required for bed movement.

1018.4 Dead Ends: Not more than 50 feet.



FIRE AREA PLAN

MATHER ARCHITECTS, P.C.
373 Neff Avenue, Harrisonburg, VA 22801
Phone Number: (540) 442-1400

Title Sheet
No Scale

New City Hall
Harrisonburg, Virginia

COMMONWEALTH OF VIRGINIA
JOHN R. MATHER
Lic. No. 7453
3-31-14
ARCHITECT

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Date:	03/31/2014
Project:	013007
File:	HMB-TS-1-Titleght
Drawn By:	fwr

TS-1