

GENERAL NOTES:

1. THE CONTRACTOR SHALL VERIFY THE REQUIREMENTS OF OTHER TRADES AS TO SLEEVES, CHASES, HANGERS, INSERTS, ANCHORS, HOLES, AND ADDITIONAL ITEMS TO BE PLACED OR SET IN THE STRUCTURAL WORK.
2. THIS STRUCTURE HAS BEEN DESIGNED IN ACCORDANCE WITH THE PROVISIONS OF THE VIRGINIA CONSTRUCTION CODE, 2015 EDITION.
3. THE WORK OUTLINED IN THE BUILDING CODE IS SUBJECT TO SPECIAL INSPECTIONS AS DESCRIBED IN THE BUILDING CODE.
4. THE CONTRACTOR SHALL PROVIDE TEMPORARY SHORING AND BRACING REQUIRED TO ERECT AND HOLD THE STRUCTURE IN PROPER ALIGNMENT UNTIL PERMANENT SUPPORTS AND LATERAL BRACING ARE IN PLACE.
5. THE CONTRACTOR SHALL FIELD VERIFY THE DIMENSIONS, ELEVATIONS, AND OTHER REQUIREMENTS NECESSARY FOR THE PROPER CONSTRUCTION AND ALIGNMENT OF THE NEW PORTIONS OF THE STRUCTURE TO THE CONTAINERS. ANY DIMENSIONS SHOWN FOR THE CONTAINERS SHALL BE CONSIDERED AS APPROXIMATE AND ADEQUATE FOR BIDDING PURPOSES ONLY. THE CONTRACTOR SHALL MAKE ALL MEASUREMENTS NECESSARY FOR THE FABRICATION AND ERECTION OF STRUCTURAL MEMBERS. DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER.

6. DESIGN CRITERIA:

CLASSIFICATION OF BUILDING
RISK CATEGORY II

SUPER IMPOSED ROOF DEAD LOADS - UNIFORM:

INSULATION AND ROOF MEMBRANE	3 PSF
METAL DECK/WOOD SHEATHING	2 PSF
CEILING	2 PSF
DUCTS, LIGHTS, MISC. MECHANICAL	3 PSF

SUPER IMPOSED FLOOR DEAD LOADS - UNIFORM:

FLOOR FINISH	2 PSF
CEILING	2 PSF
DUCTS, LIGHTS, MISC. MECHANICAL	3 PSF
COLLATERAL	2 PSF

LIVE LOADS - UNIFORM:

SLAB ON GRADE	100 PSF
ROOF	20 PSF
COMMERCIAL, PUBLIC AREAS	100 PSF
STAIRWAYS	100 PSF

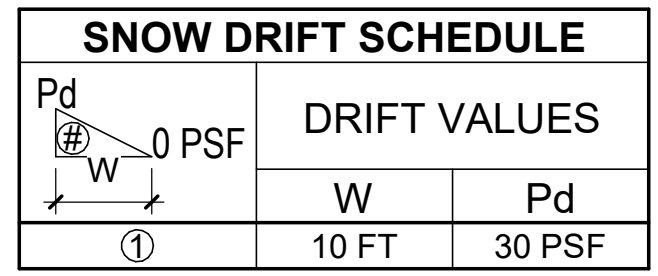
LIVE LOAD REDUCTION OF THE UNIFORMLY DISTRIBUTED FLOOR LIVE LOADS HAS BEEN UTILIZED.

LIVE LOADS - CONCENTRATED:
ROOFS 300#

UNLESS OTHERWISE NOTED, CONCENTRATED LOADS ARE APPLIED UNIFORMLY OVER 2'-6" x 2'-6" AREA.

SNOW LOADS:

GROUND SNOW LOAD	20 PSF
FLAT ROOF LOAD	20 PSF
IMPORTANCE FACTOR (Is)	[1.0][1.1][1.2]
THERMAL FACTOR (Ct)	1.0
EXPOSURE FACTOR (Ce)	1.0
DRIFT SURCHARGE (Pd)	[REF. TABLE][XX PSF]



NOTE: SNOW DRIFT LOADS ARE IN ADDITION TO FLAT ROOF LOADS.

WIND LOADS:

[ULTIMATE DESIGN WIND SPEED (VULT)]	115 MPH
EXPOSURE CATEGORY	B
INTERNAL PRESSURE COEFFICIENT	±0.18

COMPONENT AND CLADDING PRESSURES:

WALLS, ZONE 5 (10 SF)	29 PSF
ROOF, ZONE 3 (10 SF)	60 PSF

WIND BASE SHEARS (FOR MWFRS):

[Vx][VE-W]	11 KIPS
[Vy][VN-S]	28 KIPS

SEISMIC LOADS:

SITE CLASSIFICATION	D (ASSUMED)
SEISMIC DESIGN CATEGORY	X
IMPORTANCE FACTOR (IE)	1.0

SPECTRAL RESPONSE ACCELERATIONS:

Ss	0.188	S1	0.062
Sps	0.200	Sd1	0.099

ANALYSIS PROCEDURE EQUIVALENT LATERAL FORCE
BASIC STRUCTURAL SYSTEM INTERMEDIATE REINFORCED MASONRY SHEAR WALLS
STEEL SYSTEMS NOT SPECIFICALLY DETAILED FOR SEISMIC RESISTANCE

RESPONSE MODIFICATION COEFFICIENT (R)	3.0
SEISMIC RESPONSE COEFFICIENT (Cs)	0.07
SEISMIC BASE SHEAR (V)	10 KIPS

LATERAL DESIGN CONTROL
CONTROLLING LATERAL LOADS WIND

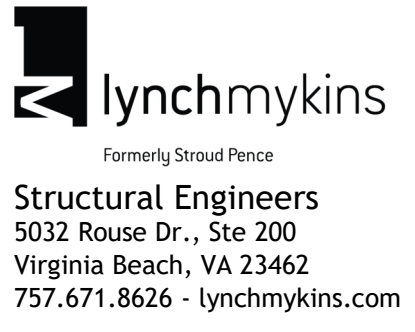
FOUNDATION NOTES:

1. FOUNDATIONS HAVE BEEN DESIGNED FOR AN ASSUMED NET ALLOWABLE SOIL BEARING PRESSURE OF 2000 PSF.
2. PRIOR TO PLACING FOUNDATION CONCRETE, ALL FOUNDATION EXCAVATIONS SHALL BE INSPECTED BY THE SPECIAL INSPECTOR TO EXPLORE THE EXTENT OF LOOSE, SOFT, EXPANSIVE, OR OTHERWISE UNSATISFACTORY SOIL MATERIAL AND TO VERIFY DESIGN BEARING PRESSURE. DIRECTION FOR CORRECTIVE ACTION WILL BE PROVIDED WHERE REQUIRED.
3. NO UNBALANCED BACKFILLING SHALL BE DONE AGAINST MASONRY OR CONCRETE WALLS UNLESS WALLS ARE SECURELY BRACED AGAINST OVERTURNING, EITHER BY TEMPORARY CONSTRUCTION BRACING OR BY PERMANENT CONSTRUCTION.
4. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR CONTROL OF GROUNDWATER AND SURFACE RUNOFF THROUGHOUT THE CONSTRUCTION PROCESS. INUNDATION AND LONG TERM EXPOSURE OF BEARING SURFACES WHICH RESULT IN DETERIORATION OF BEARING SHALL BE PREVENTED.

CAST-IN-PLACE CONCRETE NOTES:

1. CONCRETE SHALL BE IN ACCORDANCE WITH AMERICAN CONCRETE INSTITUTE (ACI) 301, AND 318.
2. CONCRETE SHALL BE NORMAL WEIGHT AND SHALL OBTAIN 28 DAY COMPRESSIVE STRENGTHS AS FOLLOWS:
 - A. SLAB-ON-GRADE3,500 PSI
 - B. CONCRETE NOT OTHERWISE NOTED.....3,000 PSI
3. REINFORCING MATERIALS SHALL BE AS FOLLOWS:
 - A. REINFORCING BARS - ASTM A 615, GRADE 60, DEFORMED.
 - B. WELDED WIRE REINFORCEMENT - ASTM A 185, WELDED STEEL WIRE REINFORCEMENT; PROVIDE SHEET TYPE, ROLL TYPE IS NOT ACCEPTABLE.
4. ALL REINFORCING STEEL AND EMBEDDED ITEMS SUCH AS ANCHOR RODS AND WELD PLATES SHALL BE ACCURATELY PLACED AND ADEQUATELY TIED AND SUPPORTED BEFORE CONCRETE IS PLACED TO PREVENT DISPLACEMENT BEYOND PERMITTED TOLERANCES.
5. CONCRETE COVER TO REINFORCING STEEL SHALL CONFORM TO THE MINIMUM COVER RECOMMENDATIONS IN ACI 318, UNLESS THE DRAWINGS SHOW GREATER COVER REQUIREMENTS.
6. LAP CONTINUOUS REINFORCING STEEL AS FOLLOWS, UNLESS OTHERWISE NOTED:

BAR SIZE	ALL OTHER REINFORCING		
	CONC COMPRESSIVE STRENGTH (PSI)		
	3,000	4,000	5,000
#6 AND SMALLER	57xBD	50xBD	45xBD
#7 AND LARGER	72xBD	62xBD	56xBD



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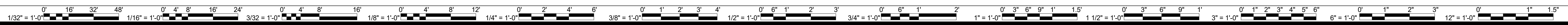
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DESIGNED: ENG
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CHECKED: PIC
PROJECT: Project Number
DATE: 7/3/2020

RICHMOND ART GARAGE
 205 W. BROOKLAND PARK BLVD.
 RICHMOND, VA 23222
GENERAL NOTES

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CONCRETE MASONRY NOTES:

- CONCRETE MASONRY MATERIALS AND CONSTRUCTION SHALL CONFORM TO THE AMERICAN CONCRETE INSTITUTE (ACI) 530.
- CONCRETE MASONRY UNITS SHALL CONFORM TO ASTM C 90 AND SHALL BE MADE WITH LIGHTWEIGHT AGGREGATE. MINIMUM NET AREA COMPRESSIVE STRENGTH OF MASONRY UNITS SHALL BE 2,000 PSI AT 28 DAYS.
- COMPRESSIVE STRENGTH OF MASONRY SHALL BE DETERMINED BY THE UNIT STRENGTH METHOD AS SET FORTH IN ACI 530.1. THE NET AREA COMPRESSIVE STRENGTH OF MASONRY, f_m , SHALL BE 2,000 PSI AT 28 DAYS.
- MORTAR SHALL BE TYPE M OR S AND SHALL COMPLY WITH ASTM C270, PROPORTIONS OR PROPERTIES SPECIFICATION.
- GROUT SHALL COMPLY WITH ASTM C 476 PROPERTIES SPECIFICATION, AND SHALL BE PROPORTIONED TO OBTAIN A DOCUMENTED 28 DAY COMPRESSIVE STRENGTH OF 2,000 PSI.
- REINFORCING STEEL SHALL COMPLY WITH ASTM A 615, GRADE 60. SHOP FABRICATE REINFORCING BARS WHICH ARE SHOWN TO BE BENT OR HOOKED.
- ALL BOND BEAMS, REINFORCED CELLS AND CELLS WITH EXPANSION BOLTS, EMBED PLATES OR OTHER ANCHORS AND ALL CELLS BELOW GRADE SHALL BE GROUTED SOLID. GROUT PROCEDURE SHALL COMPLY WITH ACI 530.1.
- ALL CMU WALLS SHALL BE REINFORCED CONTINUOUSLY FROM FOUNDATION TO TOP OF WALL. WHERE REINFORCING IS INTERRUPTED, OFFSET AND LAP ADDITIONAL BARS PER THE "TYPICAL OFFSET SPLICE AT MASONRY WALL DETAILS."
- LAP ALL REINFORCING AS FOLLOWS UNLESS OTHERWISE NOTED:

BAR SIZE	REINFORCING CENTERED
	8" CMU
#4	12"
#5	20"
NOTES:	
1. ASSUMES 2" CLEAR MASONRY COVER.	

- PROVIDE REINFORCING STEEL DOWELS OF THE SAME SIZE AND SPACING AS VERTICAL REINFORCING FROM THE SUPPORTING STRUCTURE. DOWELS SHALL HAVE STANDARD ACI HOOKS.
- PROVIDE STANDARD 9 GAGE LADDER TYPE HORIZONTAL JOINT REINFORCING IN CMU WALLS AT 16 INCHES ON CENTER BEYOND THE JAMB ON EACH SIDE OF THE OPENING, EXCEPT AT CONTROL JOINTS.
- PROVIDE HORIZONTAL BOND BEAMS WITH CONTINUOUS REINFORCING AS SHOWN IN THE SECTIONS AND DETAILS.

STRUCTURAL STEEL NOTES:

- STRUCTURAL STEEL SHALL BE IN ACCORDANCE WITH THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION (AISC) 360.
- STRUCTURAL STEEL SHALL COMPLY WITH THE FOLLOWING SPECIFICATIONS:
 - STRUCTURAL STEEL SHAPES, PLATES AND BARS UNLESS OTHERWISE NOTED - ASTM A 36, $F_y = 36$ KSI
 - STRUCTURAL STEEL W-SHAPES - ASTM A 992, $F_y = 50$ KSI
 - HOLLOW STRUCTURAL SECTIONS (HSS): SQUARE AND RECTANGULAR - ASTM A 500, GRADE C, $F_y = 50$ KSI
 - ANCHOR RODS - ASTM F 1554, GRADE 36
 - HIGH STRENGTH BOLTS - ASTM A325 (TYPICAL UON)
 - WASHERS - ASTM F 436
 - NUTS - ASTM A 563
- UNLESS OTHERWISE NOTED, ALL REQUIRED DESIGN STRENGTHS AND REACTIONS INDICATED ARE BASED ON THE "LOADING COMBINATIONS USING STRENGTH DESIGN OR LOAD AND RESISTANCE FACTOR DESIGN" PER SECTION 1605.2 OF THE BUILDING CODE.
- UNLESS OTHERWISE NOTED, BEAM CONNECTIONS SHALL BE AISC "SIMPLE SHEAR CONNECTIONS" WITH ASTM A325 BOLTS DESIGNED FOR ONE HALF THE MAXIMUM TOTAL UNIFORM LOAD FOR LATERALLY SUPPORTED BEAMS GIVEN IN TABLE 3-6 OF THE "STEEL CONSTRUCTION MANUAL."
- HIGH STRENGTH BOLTS MAY BE TIGHTENED TO THE "SNUG TIGHT" CONDITION IN LIEU OF FULL PRETENSIONING.
- PROVIDE ANGLE FRAMING AROUND OPENINGS LARGER THAN 6 INCHES IN ANY DIMENSION (INCLUDING ROOF DRAINS) TO SUPPORT STEEL DECK, TYPICAL UNLESS OTHERWISE NOTED OR DETAILED AS FOLLOWS:

JOIST/BEAM SPACING	ANGLE SIZE
TO 6'-0"	L4x4x1/4

- WELDING SHALL BE IN ACCORDANCE WITH AWS D1.1, "STRUCTURAL WELDING CODE - STEEL." WELD ELECTRODES SHALL BE E70XX LOW HYDROGEN. UNLESS OTHERWISE NOTED, PROVIDE CONTINUOUS FILLET WELDS WITH MINIMUM SIZE REQUIRED BY TABLE J2.4 AISC 360.
- COORDINATE ALL MEMBER LOCATIONS, UNIT WEIGHTS, OPENING SIZES, AND CURB DIMENSIONS FOR MECHANICAL EQUIPMENT WITH THE ACTUAL EQUIPMENT FURNISHED.
- HOT DIP GALVANIZE AFTER FABRICATION THE FOLLOWING:
 - ANGLES AND PLATES SUPPORTING MASONRY IN EXTERIOR WALLS.
 - LINTELS AND LINTEL ASSEMBLIES SUPPORTING MASONRY IN EXTERIOR WALLS.
 - ALL STEEL EXPOSED TO WEATHER IN THE FINAL CONSTRUCTION.
- STEEL MEMBERS SHALL BE SPLICED ONLY WHERE INDICATED.

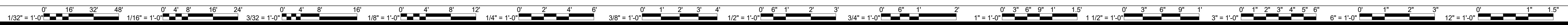
ROUGH CARPENTRY NOTES:

- ROUGH CARPENTRY SHALL BE IN ACCORDANCE WITH THE AMERICAN WOOD COUNCIL (AWC) "NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION."
- UNLESS OTHERWISE NOTED, USE 'COMMON' NAILS AND ALL NAILING SHALL CONFORM TO THE "FASTENING SCHEDULE" TABLE 2304.10.1 OF THE BUILDING CODE.
- WOOD FRAMING MEMBERS SHALL COMPLY WITH PS 20 "AMERICAN SOFTWOOD LUMBER STANDARD" AND THE FOLLOWING REQUIREMENTS:
 - MOISTURE CONTENT - SEASONED, WITH 19 PERCENT MAXIMUM MOISTURE CONTENT.
 - GRADE - NO. 2, OR BETTER NO. 2 UNLESS OTHERWISE NOTED.
 - SPECIES - SPRUCE-PINE-FIR UNDER NLGA RULES.
- WOOD STRUCTURAL PANELS (WSP) SHALL COMPLY WITH PS 1 "U.S. PRODUCT STANDARD FOR CONSTRUCTION AND INDUSTRIAL PLYWOOD" FOR PLYWOOD CONSTRUCTION PANELS AND THE FOLLOWING REQUIREMENTS:
 - FLOOR SHEATHING: PRESSURE TREATED 2x6 TONGUE AND GROOVE HORIZONTAL SHEATHING. ATTACH EACH MEMBER TO FRAMING WITH 2-8d COMMON NAILS OR 2-#10 SDS AT INTERMEDIATE AND END BEARING SUPPORTS AND 3-8d COMMON NAILS OR 3-#10 SDS AT BOUNDARY MEMBERS.
 - ROOF SHEATHING: 9/16" INCH, APA RATED SHEATHING, EXPOSURE DURABILITY CLASSIFICATION. PROVIDE TONGUE-AND-GROOVE EDGES OR USE "PLY-CLIPS" AT MID-SPAN BETWEEN EACH SUPPORT.
- ALL WOOD FRAMING MEMBERS PERMANENTLY EXPOSED TO THE WEATHER AND ALL SILL PLATES IN CONTACT WITH CONCRETE SHALL BE PRESERVATIVE-TREATED. REFER TO THE SPECIFICATIONS.
- STEEL PLATE CONNECTORS SHALL COMPLY WITH ASTM A 36 SPECIFICATIONS ($F_y = 36$ KSI). BOLTS CONNECTING WOOD MEMBERS SHALL COMPLY WITH ASTM A 307 COMMON STEEL BOLTS, AND SHALL BE 1/2" INCH DIAMETER, UNLESS OTHERWISE NOTED.
- METAL FRAMING ANCHORS, HOLD DOWNS, HURRICANE TIES, HANGERS, ETC. SHALL COMPLY WITH ASTM A 653 AND BE CAPABLE OF SUPPORTING THE REACTIONS SHOWN. WHERE PRODUCTS OF A SPECIFIC MANUFACTURER ARE SHOWN, EQUAL PRODUCTS OF ANOTHER MANUFACTURER MAY BE USED IF APPROVED.
- PROVIDE BRIDGING FOR ALL FLOOR JOISTS AND ROOF RAFTERS. MAXIMUM SPACING SHALL BE 8'-0", UNLESS OTHERWISE NOTED.
- PROVIDE HEADERS OF THE SAME CROSS SECTION AS JOISTS OR RAFTERS TO FRAME AROUND ALL OPENINGS TO SUPPORT SHEATHING, UNLESS OTHERWISE NOTED OR DETAILED ON THE DRAWINGS.
- UNLESS OTHERWISE NOTED, ATTACH BLOCKING AND NAILERS TO STEEL FRAMING USING 3/16 INCH DIAMETER POWDER ACTUATED FASTENERS AT 24 INCHES ON CENTER OR 1/2 INCH DIAMETER BOLTS AT 48 INCHES ON CENTER. STAGGER FASTENERS TO ALTERNATE SIDES OF BEAM WEB.
- WHERE MULTIPLE FRAMING MEMBERS ARE INDICATED, SCAB CONTINGENT MEMBERS TOGETHER WITH 16d NAILS AT 12 INCHES ON CENTER STAGGERED 6" NET SPACING, ALTERNATING AT 2 INCHES FROM EACH EDGE.
- ALL CONNECTION HARDWARE IN CONTACT WITH PRESERVATIVE TREATED WOOD SHALL BE HOT DIPPED GALVANIZED COATED.
- POWDER ACTUATED FASTENERS (PAF) SHALL HAVE A MINIMUM ALLOWABLE CAPACITY INTO THE BASE MATERIAL AS FOLLOWS UNLESS OTHERWISE NOTED:
 - STEEL: SHEAR = 600 LBS
TENSION = 250 LBS
 - CONCRETE: SHEAR = 260 LBS
TENSION = 255 LBS
- ENGINEERED LUMBER SHALL COMPLY WITH THE FOLLOWING MINIMUM PROPERTIES:

LAMINATED VENEER LUMBER (LVL):

 - BENDING STRESSES (F_b) 2,6000 PSI
 - MODULUS OF ELASTICITY (E) 2,000,000 PSI
 - COMPRESSION PERPENDICULAR TO GRAIN 750 PSI (FC-PEREP)

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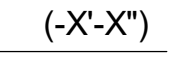
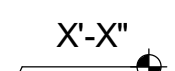




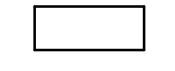
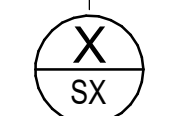
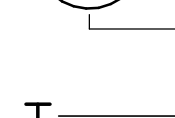
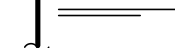
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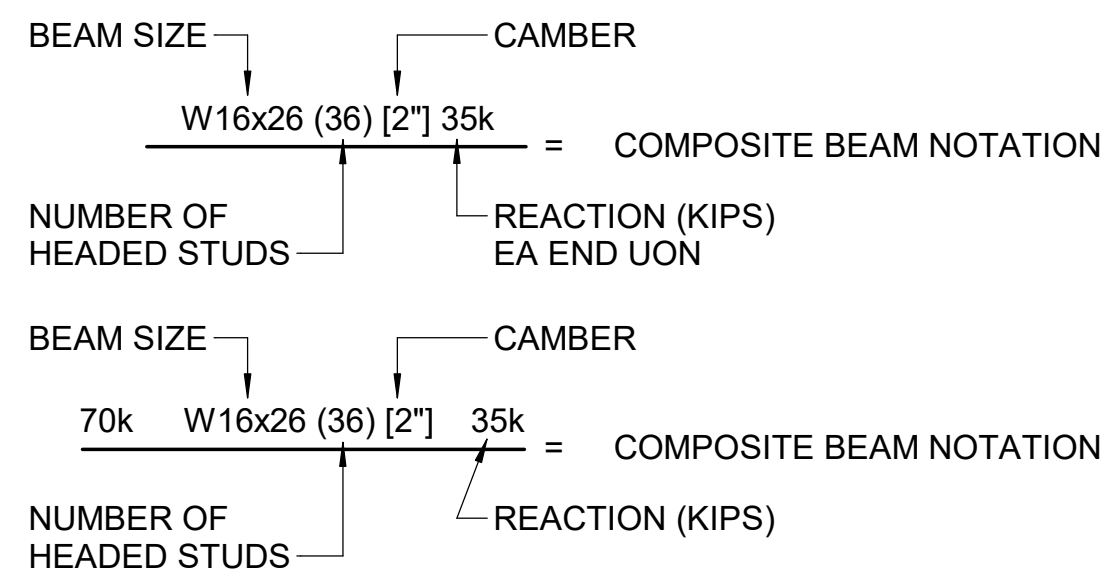
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GENERAL NOTES

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PLAN LEGEND:

- TOS = +X'-X" = TOP OF STEEL ELEVATION MEASURED FROM REFERENCED FINISHED FIRST FLOOR ELEVATION = 0'-0"
- TOM = +X'-X" = TOP OF MASONRY ELEVATION MEASURED FROM REFERENCED FINISHED FIRST FLOOR ELEVATION = 0'-0"
- TBE = +X'-X" = TRUSS BEARING ELEVATION MEASURED FROM REFERENCED FINISHED FIRST FLOOR ELEVATION = 0'-0"
- JBE = +X'-X" = JOIST BEARING ELEVATION MEASURED FROM REFERENCED FINISHED FIRST FLOOR ELEVATION = 0'-0"
-  = FLOOR / ROOF OPENING
-  = TOP OF FOOTING ELEVATION MEASURED FROM REFERENCED FINISHED FIRST FLOOR ELEVATION = 0'-0"
-  = TOP OF SLAB ELEVATION MEASURED FROM REFERENCED FINISHED FIRST FLOOR ELEVATION = 0'-0"
-  = KCJ, CJ, OR SJ LINE ON PLAN
-  = WARP LINE OF ROOF DECK
-  OR  = PLAN KEY NOTE MARK
-  = JOIST GIRDER MOMENT MARK
-  = SECTION/DETAIL MARK
-  = SHEET NUMBER WHERE SECTION/DETAIL MARK IS DRAWN
-  = JOIST BOTTOM CHORD EXTENSION
-  = BEAM BOTTOM FLANGE BRACE
- BP-X = BEARING PLATE MARK
- GB_x_ = GRADE BEAM MARK
- WFX = WALL FOOTING MARK
- ± = FIELD VERIFY



ABBREVIATIONS:

- | | |
|--------------------------------|--|
| ARCH ARCHITECT | HSS HOLLOW STRUCTURAL SECTIONS |
| BD BAR DIAMETER | HT HEIGHT |
| BEJ BUILDING EXPANSION JOINT | HVY HEAVY |
| BLDG BUILDING | INT INTERIOR |
| BOD BOTTOM OF DECK | JT JOINT |
| BOT, B BOTTOM | KCJ KEYED CONSTRUCTION JOINT |
| BRG BEARING | L LOW |
| BTWN BETWEEN | LLH LONG LEG HORIZONTAL |
| C TO C CENTER TO CENTER | LLV LONG LEG VERTICAL |
| CJ CONTROL JOINT | LSH LONG SIDE HORIZONTAL |
| CL CENTERLINE | LSV LONG SIDE VERTICAL |
| CLR CLEAR | LTWT LIGHTWEIGHT |
| CMU CONCRETE MASONRY UNIT | LWC LIGHTWEIGHT CONCRETE |
| COL COLUMN | MAS MASONRY |
| CONC CONCRETE | MATL MATERIAL |
| CONN CONNECTION | MAX MAXIMUM |
| CONSTR CONSTRUCTION | MECH MECHANICAL |
| CONT CONTINUOUS | MFR MANUFACTURER |
| COORD COORDINATE | MID MIDDLE |
| CTR CENTER | MIN MINIMUM |
| CTRD CENTERED | MOD MODIFY |
| DBL DOUBLE | MOS MIDDEPTH OF SLAB |
| DIA DIAMETER | NOM NOMINAL |
| DJ DOUBLE JOIST | NTS NOT TO SCALE |
| DWGS DRAWINGS | OC ON CENTER |
| EA EACH | OPH OPPOSITE HAND |
| EF EACH FACE | OPNG OPENING |
| EJ EXPANSION JOINT | PAF POWDER ACTUATED FASTENER |
| EL ELEVATION | PAR PARALLEL |
| ELEV ELEVATOR | PC PIECE |
| EMBED EMBEDMENT | PEN PENETRATE, PENETRATION |
| EOD EDGE OF DECK | PERP PERPENDICULAR |
| EOS EDGE OF SLAB | PL PLATE |
| EQ EQUAL | R RADIUS |
| EW EACH WAY | REF REFERENCE, REFER TO |
| EXIST EXISTING | REINF REINFORCE, REINFORCED, REINFORCING |
| EXP EXPANSION | REQD REQUIRED |
| EXT EXTERIOR | REQMTS REQUIREMENTS |
| FD FLOOR DRAIN | SCHED SCHEDULE |
| FDN FOUNDATION | SF STEPPED FOOTING |
| FO FACE OF | SIM SIMILAR |
| FF EL FINISHED FLOOR ELEVATION | SJ SAWED JOINT |
| FIN FINISH | SL SLOPE |
| FIN FLR FINISHED FLOOR | T&B TOP AND BOTTOM |
| FOB FACE OF BUILDING | T&G TONGUE AND GROOVE |
| FOC FACE OF CONCRETE | THK THICKNESS |
| FOM FACE OF MASONRY | TOC TOP OF CONCRETE |
| FOS FACE OF SLAB/ STUD | TOF TOP OF FOOTING |
| FRMG FRAMING | TOM TOP OF MASONRY |
| FTG FOOTING | TOS TOP OF STEEL |
| FV FIELD VERIFY | TS THICKENED SLAB |
| GALV GALVANIZED | TYP TYPICAL |
| GEN GENERAL | UON UNLESS OTHERWISE NOTED |
| GR BM GRADE BEAM | VERT VERTICAL |
| H HIGH | W/ WITH |
| HK HOOK | WP WORKING POINT |
| HORIZ HORIZONTAL | WSP WOOD STRUCTURAL PANEL(S) |
| | WWR WELDED WIRE REINFORCING |

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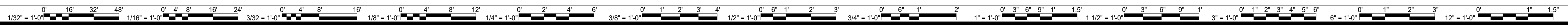
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GENERAL NOTES

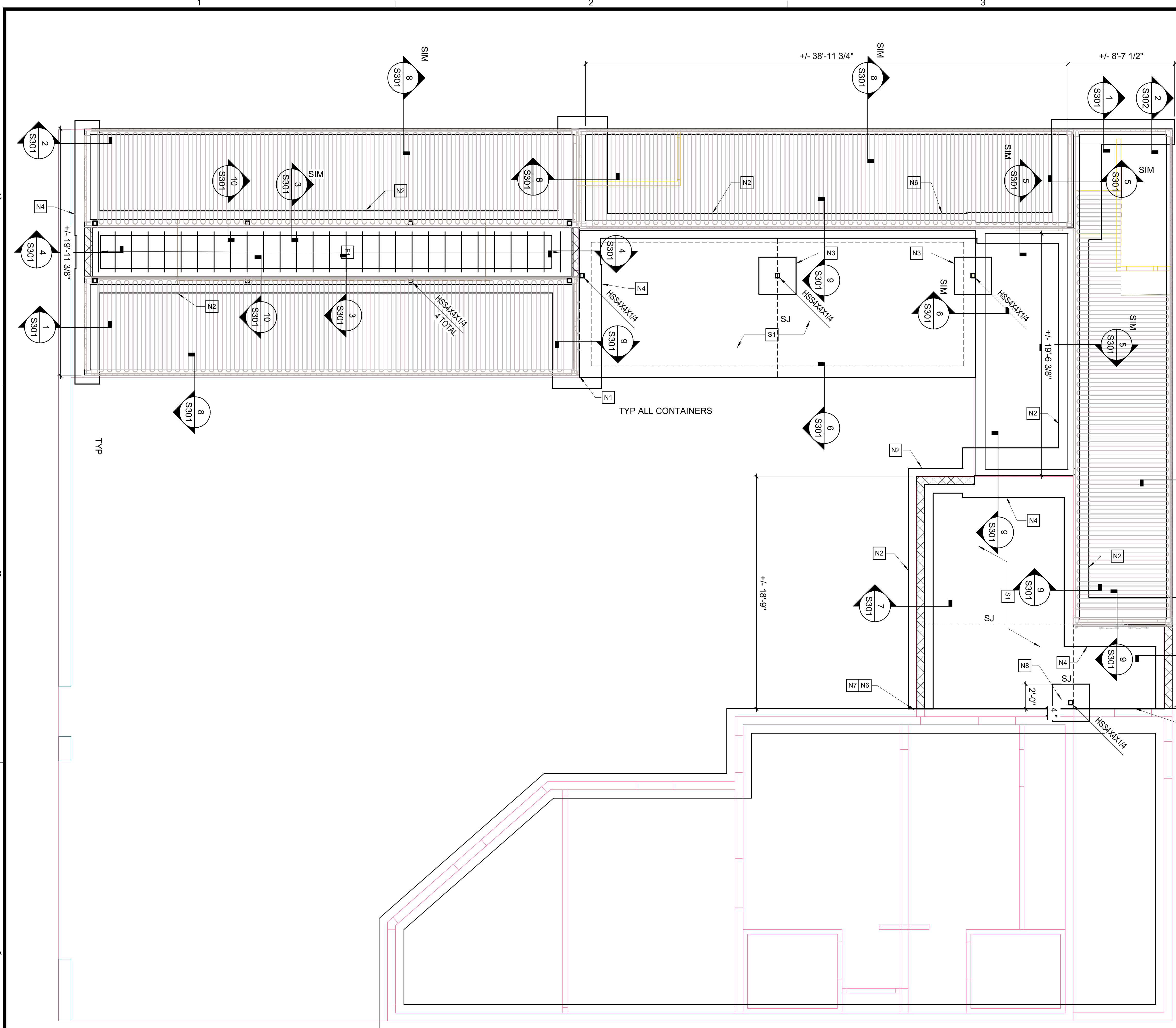
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FOUNDATION / S-O-G PLAN NOTES

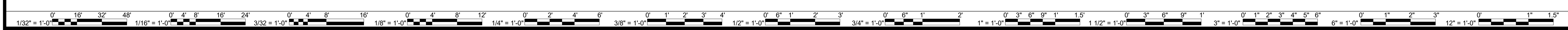
- REFER TO ARCHITECTURAL DRAWINGS FOR DIMENSIONS TO NONBEARING WALLS, WALL CONTROL JOINTS AND OPENINGS.
- UNLESS OTHERWISE NOTED, ALL ELEVATIONS ARE BASED ON A FINISHED FIRST FLOOR REFERENCE OF 0'-0".
- TOP OF ALL FOOTINGS SHALL BE AT ELEVATION -1'-4" UNLESS OTHERWISE NOTED.
- UTILITY LOCATIONS ARE NOT SHOWN ON PLAN. THE CONTRACTOR SHALL COORDINATE THE LOCATIONS, SIZES, AND INVERTS OF UTILITIES. AT LOCATIONS WHERE UTILITIES PASS BELOW THE TOP OF FOOTING ELEVATION, STEP THE TOP OF FOOTING DOWN ON EACH SIDE PER THE "STEPPED FOOTING DETAIL" AND SLEEVE THE UTILITY THROUGH THE FOUNDATION WALL. THE CONTRACTOR MAY, AT HIS OPTION, SLEEVE THE UTILITY THROUGH THE FOUNDATION PER THE "UTILITY SLEEVE DETAIL."
- UNLESS OTHERWISE INDICATED, EXTEND WALL FOOTINGS A MINIMUM OF 1'-0" INCHES BEYOND ENDS OF WALLS.
- SLAB-ON-GRADE JOINTS SHALL BE SAWS JOINTS OR KEYED CONSTRUCTION JOINTS UNLESS SPECIFICALLY DENOTED TO BE KEYED CONSTRUCTION JOINTS. CONTRACTOR SHALL COORDINATE ALL SLAB JOINTS WITH JOINTS IN BONDED FLOOR FINISHES. REFER TO ARCHITECTURAL DRAWINGS FOR FLOOR FINISH JOINT LOCATIONS.
- PLACE 1-#4 x 3'-0" IN MIDDLE OF SLAB AT REENTRANT CORNERS WHERE A SLAB CONTROL JOINT DOES NOT OCCUR.
- FLOOR DRAINS AND FLOOR SINKS ARE NOT SHOWN ON PLAN. REFER TO PLUMBING DRAWINGS FOR LOCATIONS.
- REFER TO CIVIL DRAWINGS FOR EXTERIOR CONCRETE SLABS AND PAVING.

FOUNDATION/S-O-G PLAN KEY NOTES

- F1 PT 2x6 FRAMING AT 16" OC
- N1 CONNECT CORNERS OF EACH SHIP CONTAINER TO FOUNDATION WALL PER SECTION 2/S304.
- N2 2'-0" WIDE x 1'-0" THICK x CONT CONCRETE FOOTING W/ (3) - #4 BOT CONT AND #4 BOT AT 48" OC.
- N3 3'-0"x3'-0" WIDEx1'-0"THICK REINF W/ (4) - #5 BOT EACH WAY.
- N4 4'-0" WIDE x 1'-0" THICK x CONT CONCRETE FOOTING W/ (5) - #5 BOT CONT AND #5 AT 12" OC BOT AT 12" OC.
- N5 2" BUILDING EXPANSION JOINT ABOVE SLAB.
- N6 REFER TO TYPICAL DETAIL AT INTERSECTION OF NEW AND EXISTING FOOTING.
- N7 BOTTOM OF NEW FOOTING SHALL MATCH BOTTOM OF EXISTING FOOTING. STEP AS REQUIRED.
- N8 REFER TO TYPICAL COLUMN AND THICKENED SLAB DETAIL ON S501.
- S1 4" CONCRETE SLAB-ON-GRADE OVER VAPOR RETARDER AND 4" DEPTH OF POROUS FILL UNLESS OTHERWISE INDICATED. REINFORCE SLAB WITH 6x6 W2.1xW2.1 WELDED WIRE REINFORCING PLACED 1" CLEAR BELOW TOP OF SLAB. MAINTAIN REINFORCEMENT IN POSITION ON BOLSTERS, CHAIRS OR SPACERS DURING CONCRETE PLACEMENT.

FOUNDATION PLAN

1/4" = 1'-0"



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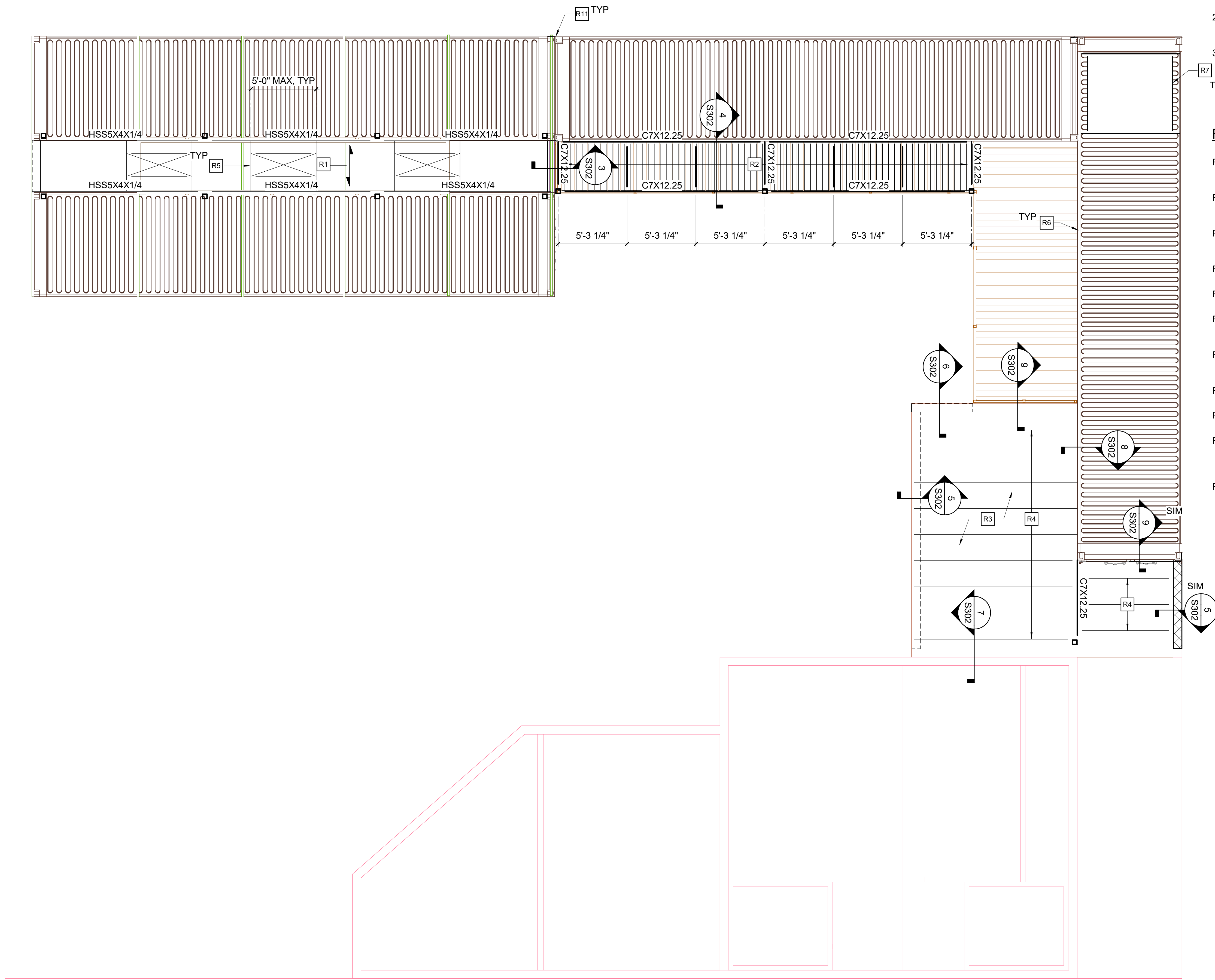
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#	DATE DESCRIPTION

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 DATE: 7/3/2020

RICHMOND ART GARAGE
 205 W. BROOKLAND PARK BLVD.
 RICHMOND, VA 23222
FOUNDATION PLAN

S101

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FRAMING PLAN NOTES

1. REFER TO FOUNDATION PLAN AND ARCHITECTURAL DRAWINGS FOR DIMENSIONS NOT SHOWN.
2. TOP OF SHIPPING CONTAINER ELEVATION SHALL BE: SECOND FLOOR ELEVATION = +8'-6", THIRD FLOOR ELEVATION = +17'-0".
3. COORDINATE AND VERIFY ALL MEMBER LOCATIONS, DIMENSIONS, WEIGHTS, OPENING SIZES, AND CURB DIMENSIONS FOR ALL MECHANICAL EQUIPMENT WITH THE ACTUAL EQUIPMENT FURNISHED. INCLUDE THIS INFORMATION ON THE JOIST AND STRUCTURAL STEEL SHOP DRAWINGS.

FRAMING PLAN KEY NOTES

- R1 1 1/2" STEEL ROOF DECK - REF GENERAL NOTES FOR ADDITIONAL INFORMATION.
- R2 2x6 WOOD DECKING - REF GENERAL NOTES FOR ADDITIONAL INFORMATION.
- R3 19/32" WOOD ROOF SHEATHING - REF GENERAL NOTES FOR ADDITIONAL INFORMATION.
- R4 2x12 RAFTERS AT 2'-0" OC
- R5 L4x4x1/4 EACH SIDE OF SKYLIGHTS. COORDINATE LOCATIONS IN FIELD.
- R6 REFER TO TYPICAL REINFORCEMENT DETAIL OF OPENING IN CONTAINER WALL ON S502. THIS APPLIES TO ALL OPENINGS.
- R7 WELD CHANNEL TO CONTAINER STRINGER WITH 3/16" FILLET WELD EACH SIDE OF WEB. PROVIDE L3x3x1/4. CLIP ANGLES AS NEEDED.
- R8 2x8 RAFTERS AT 2'-0" OC
- R9 2x8 RAFTERS AT 1'-4" OC
- R10 PROVIDE PLATE CONNECTION SHOWN IN 10/S302 EXCEPT PLATE SHALL BE PROVIDED ON EACH SIDE AND SHALL BE ATTACHED TO WOOD W/ 6-#12 WOOD SCREWS INSTEAD OF 4-#12 SDS.
- R11 WELD CONTAINERS TOGETHER AT CORNERS WITH 12" LONG 1/4" FILLET WELD, TYP.

95% REVIEW SET

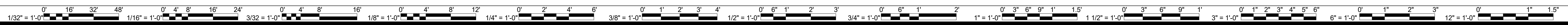
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RICHMOND ART GARAGE
 205 W. BROOKLAND PARK BLVD.
 RICHMOND, VA 23222
SECOND FLOOR FRAMING PLAN

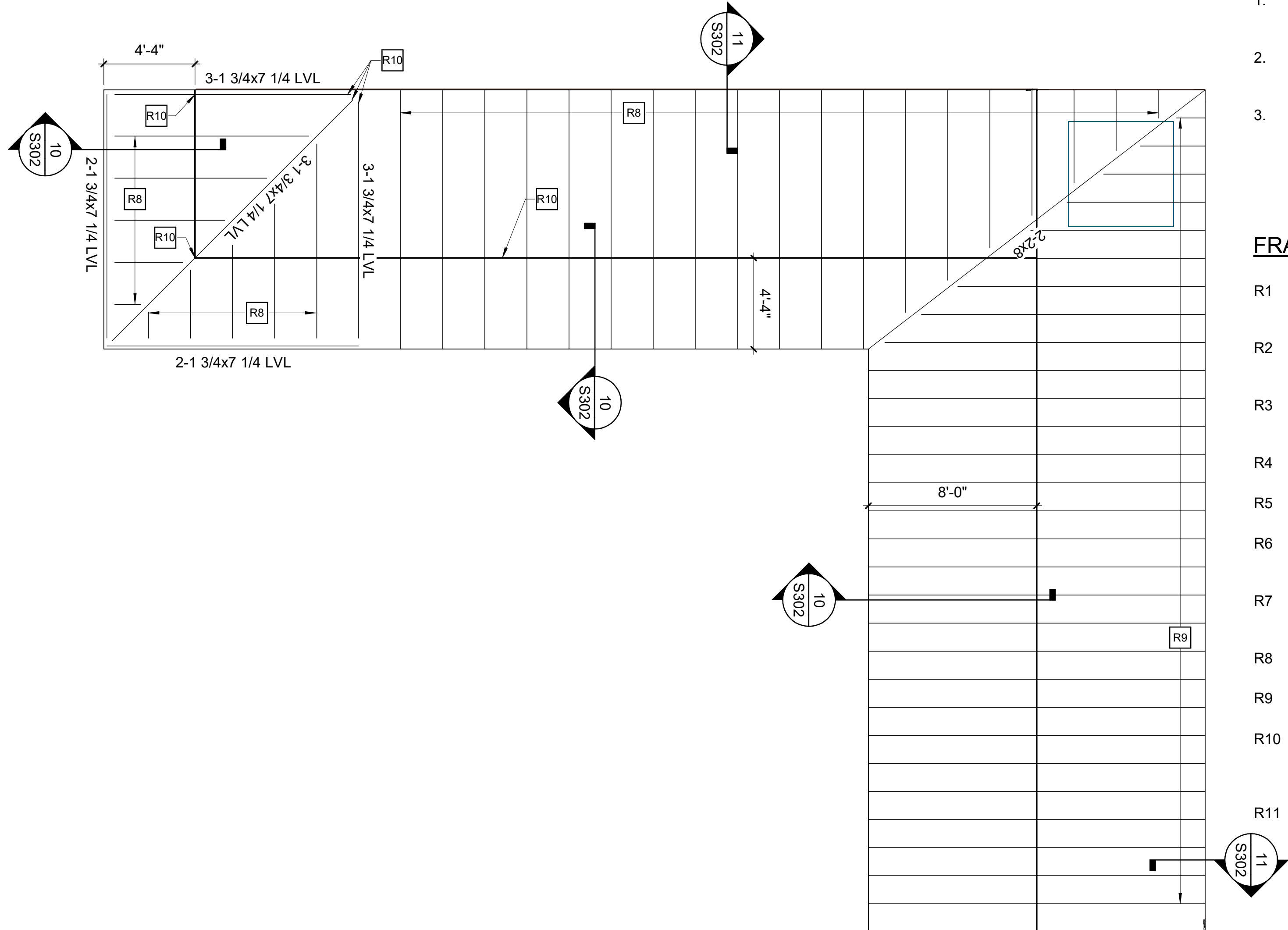
SECOND FLOOR FRAMING PLAN

1/4" = 1'-0"



S102

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FRAMING PLAN NOTES

1. REFER TO FOUNDATION PLAN AND ARCHITECTURAL DRAWINGS FOR DIMENSIONS NOT SHOWN.
2. TOP OF SHIPPING CONTAINER ELEVATION SHALL BE: SECOND FLOOR ELEVATION = +8'-6", THIRD FLOOR ELEVATION = +17'-0".
3. COORDINATE AND VERIFY ALL MEMBER LOCATIONS, DIMENSIONS, WEIGHTS, OPENING SIZES, AND CURB DIMENSIONS FOR ALL MECHANICAL EQUIPMENT WITH THE ACTUAL EQUIPMENT FURNISHED. INCLUDE THIS INFORMATION ON THE JOIST AND STRUCTURAL STEEL SHOP DRAWINGS.

FRAMING PLAN KEY NOTES

- R1 1 1/2" STEEL ROOF DECK - REF GENERAL NOTES FOR ADDITIONAL INFORMATION.
- R2 2x6 WOOD DECKING - REF GENERAL NOTES FOR ADDITIONAL INFORMATION.
- R3 19/32" WOOD ROOF SHEATHING - REF GENERAL NOTES FOR ADDITIONAL INFORMATION.
- R4 2x12 RAFTERS AT 2'-0" OC
- R5 L4x4x1/4 EACH SIDE OF SKYLIGHTS. COORDINATE LOCATIONS IN FIELD.
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- R7 WELD CHANNEL TO CONTAINER STRINGER WITH 3/16" FILLET WELD EACH SIDE OF WEB. PROVIDE L3x3x1/4. CLIP ANGLES AS NEEDED.
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- R9 2x8 RAFTERS AT 1'-4" OC
- R10 PROVIDE PLATE CONNECTION SHOWN IN 10/S302 EXCEPT PLATE SHALL BE PROVIDED ON EACH SIDE AND SHALL BE ATTACHED TO WOOD W/ 6-#12 WOOD SCREWS INSTEAD OF 4-#12 SDS.
- R11 WELD CONTAINERS TOGETHER AT CORNERS WITH 12" LONG 1/4" FILLET WELD, TYP.



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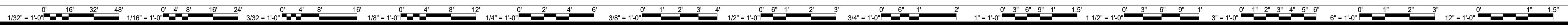
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RICHMOND ART GARAGE
 205 W. BROOKLAND PARK BLVD.
 RICHMOND, VA 23222
ROOF FRAMING PLAN

ROOF FRAMING PLAN

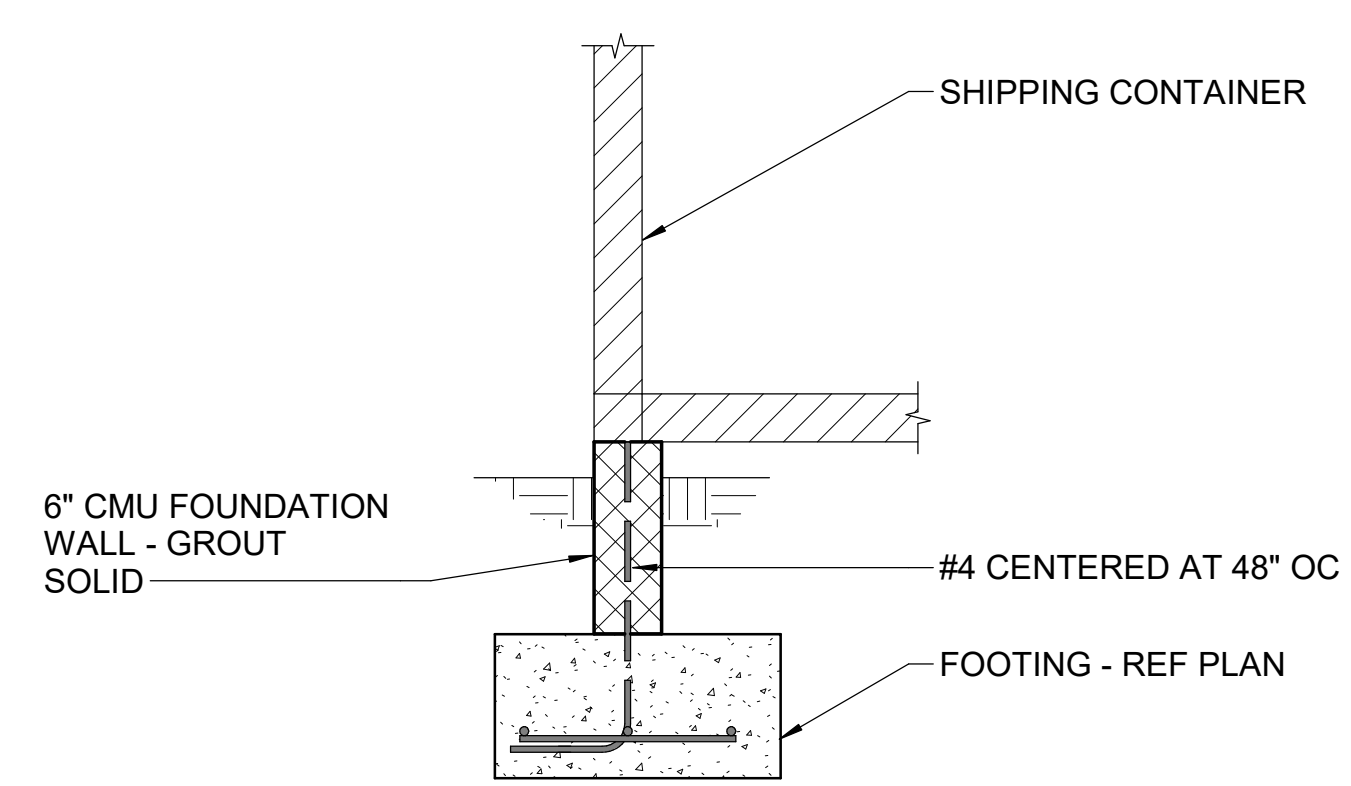
1/4" = 1'-0"



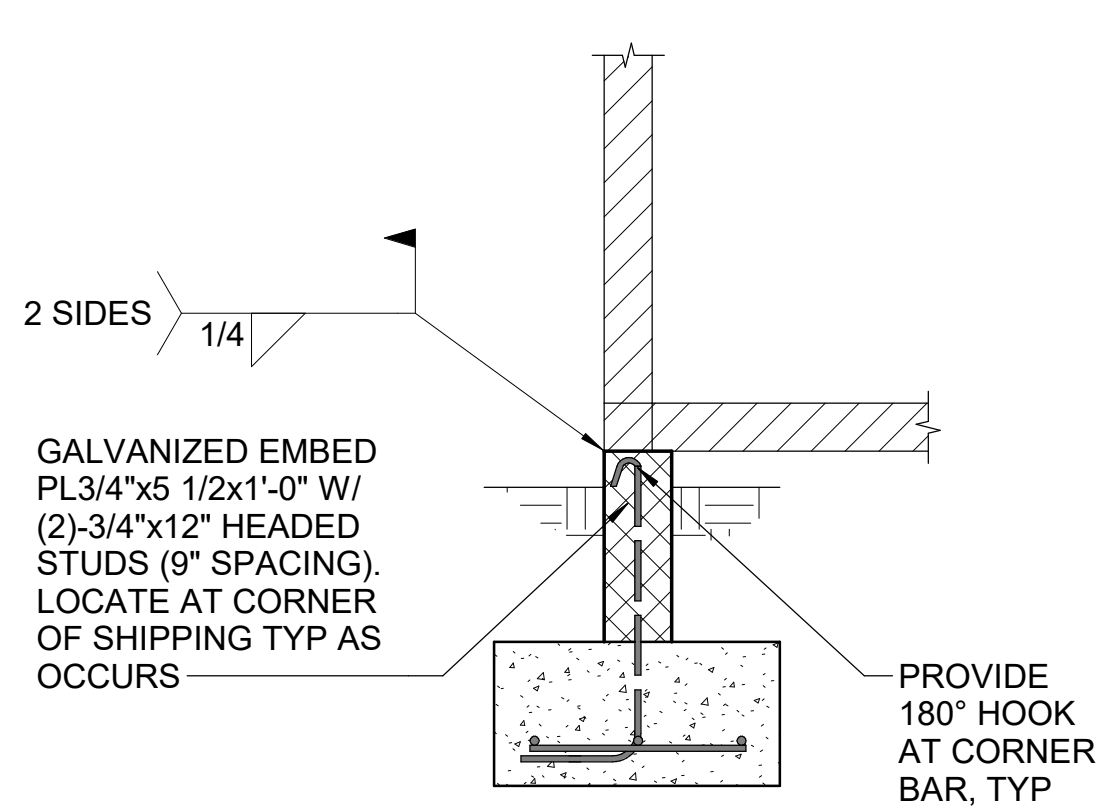
S103

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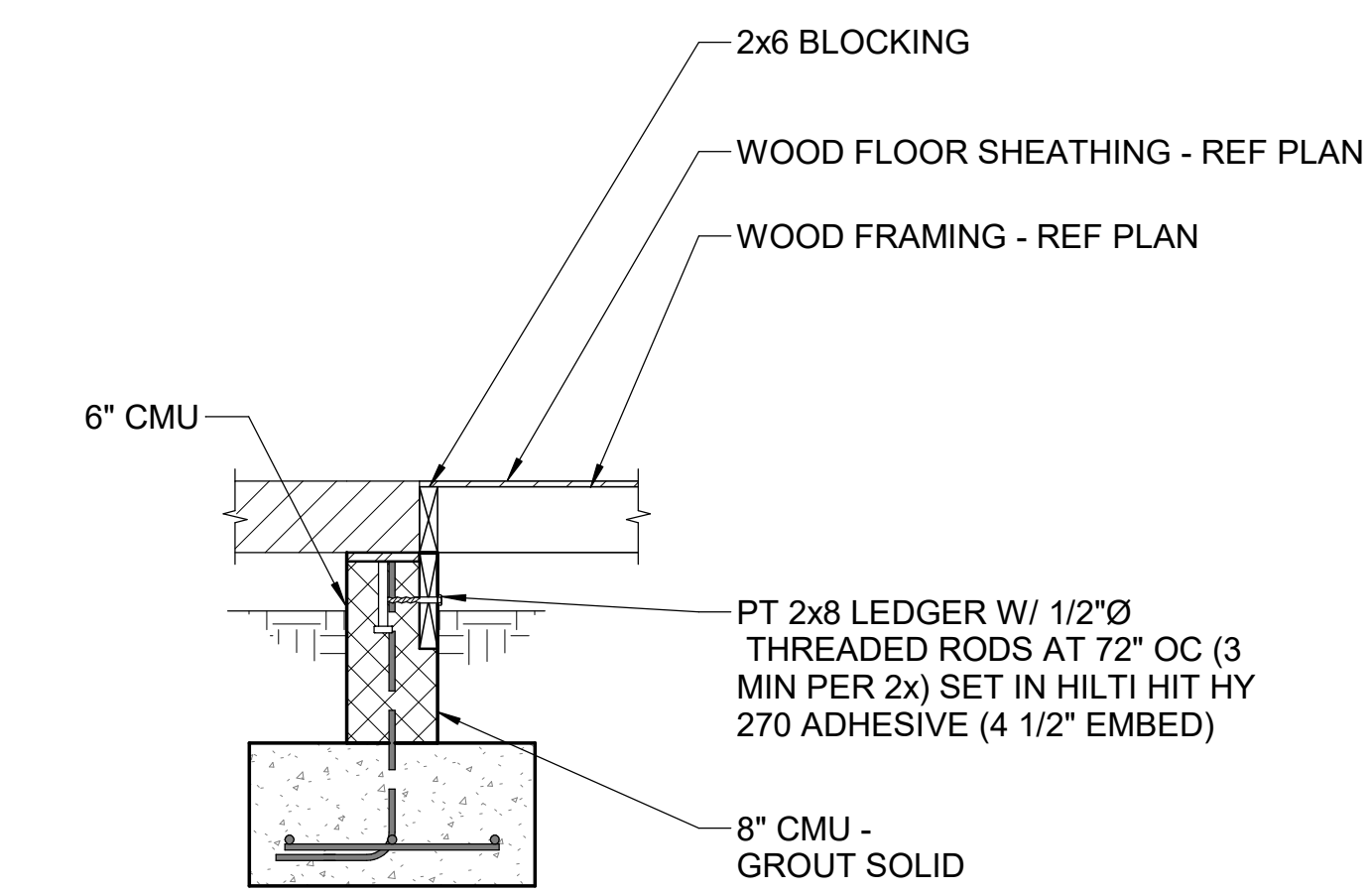
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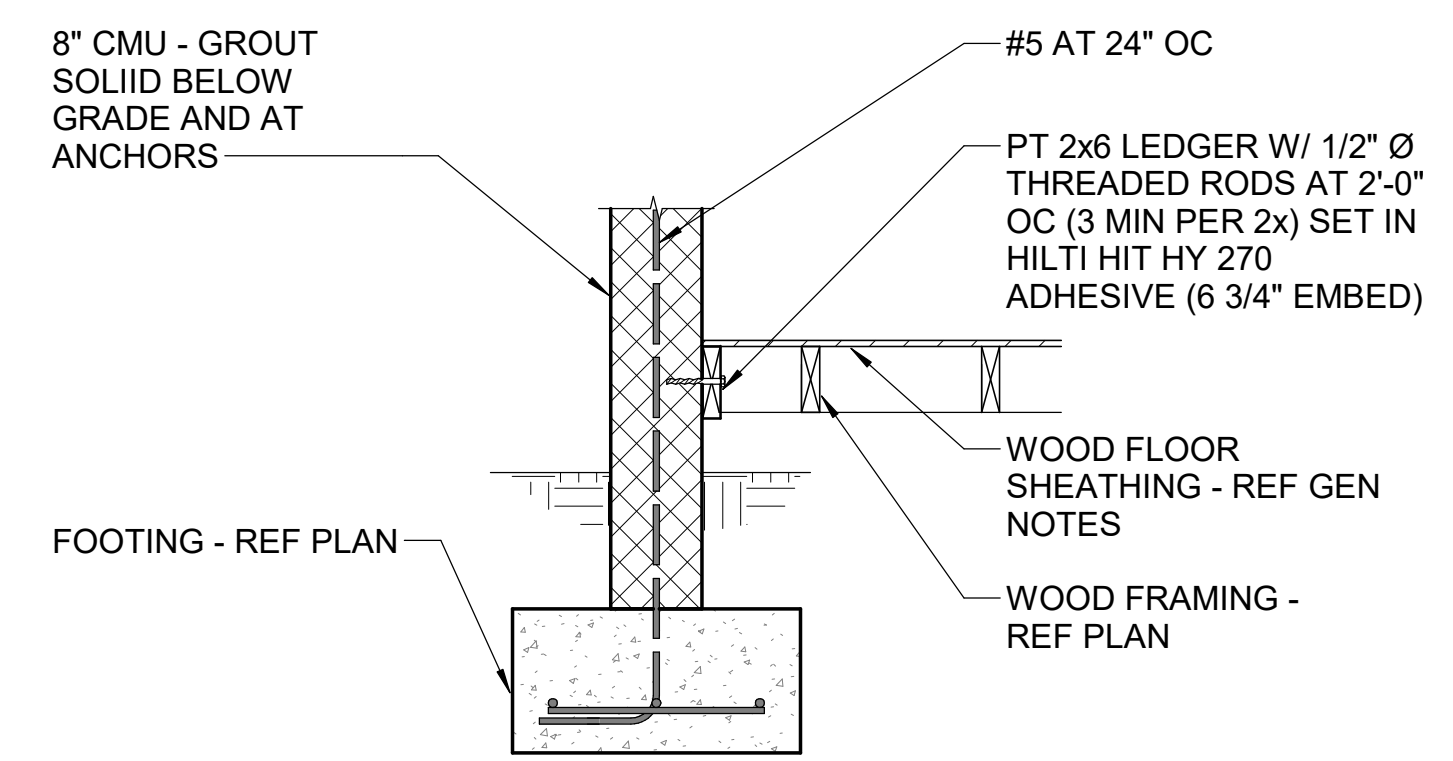
1 SECTION
S301 3/4" = 1'-0"



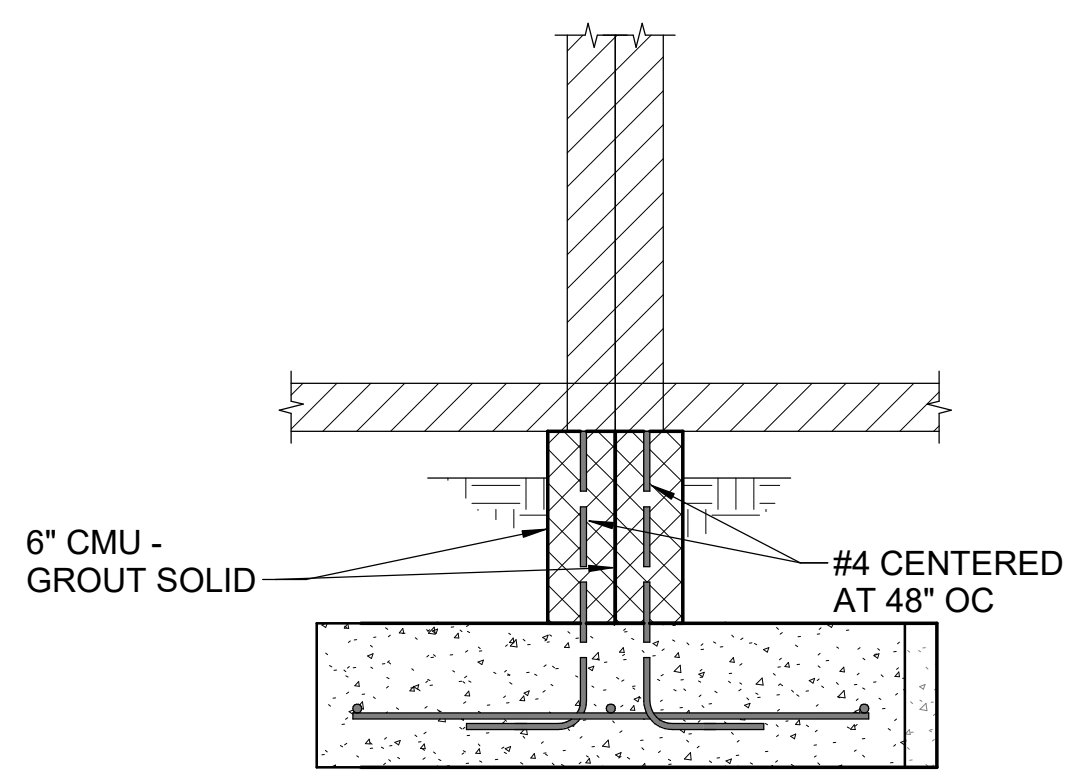
2 SECTION
S301 3/4" = 1'-0"



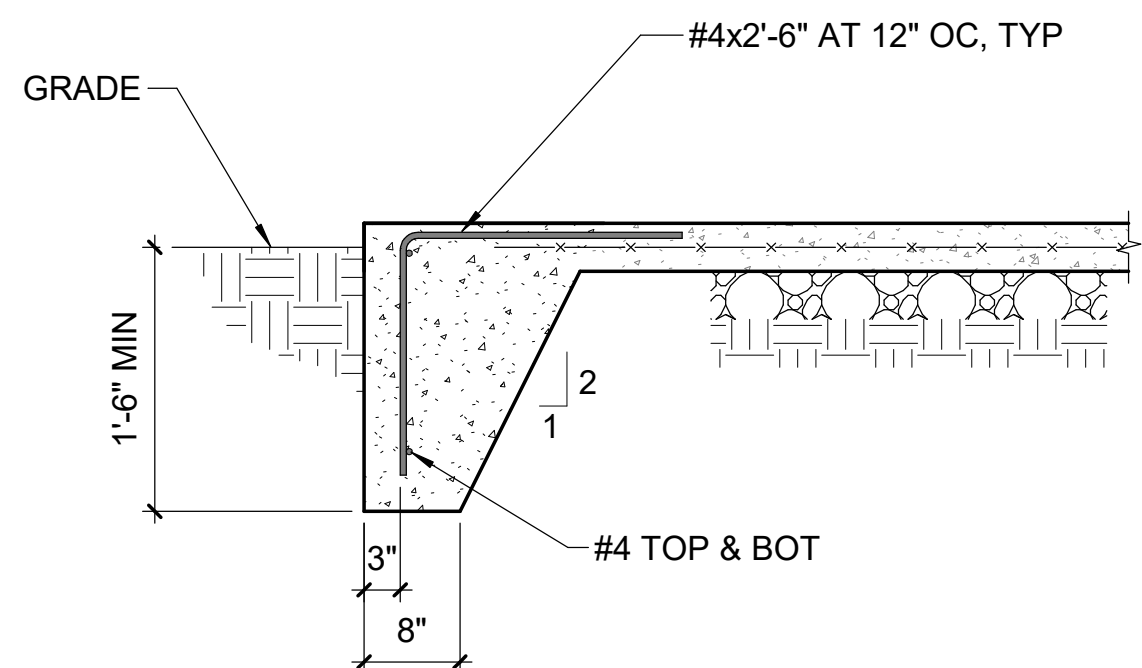
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S301 3/4" = 1'-0"



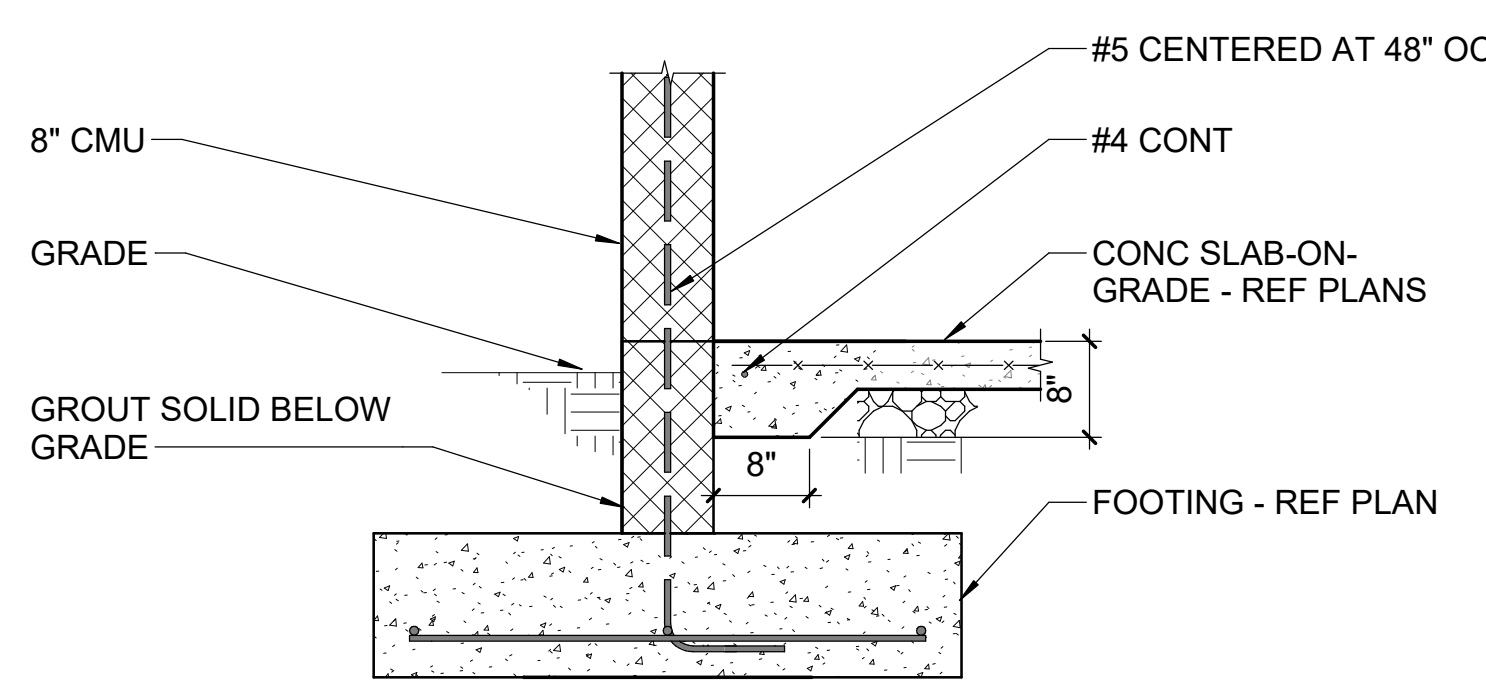
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S301 3/4" = 1'-0"



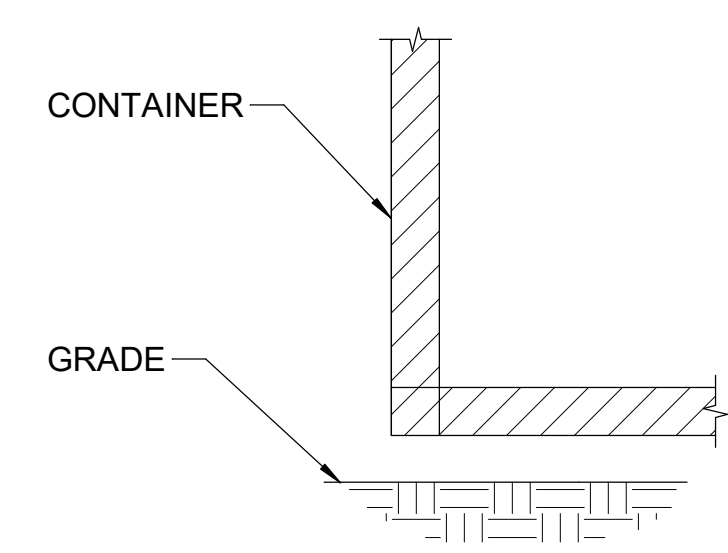
5 SECTION
S301 3/4" = 1'-0"



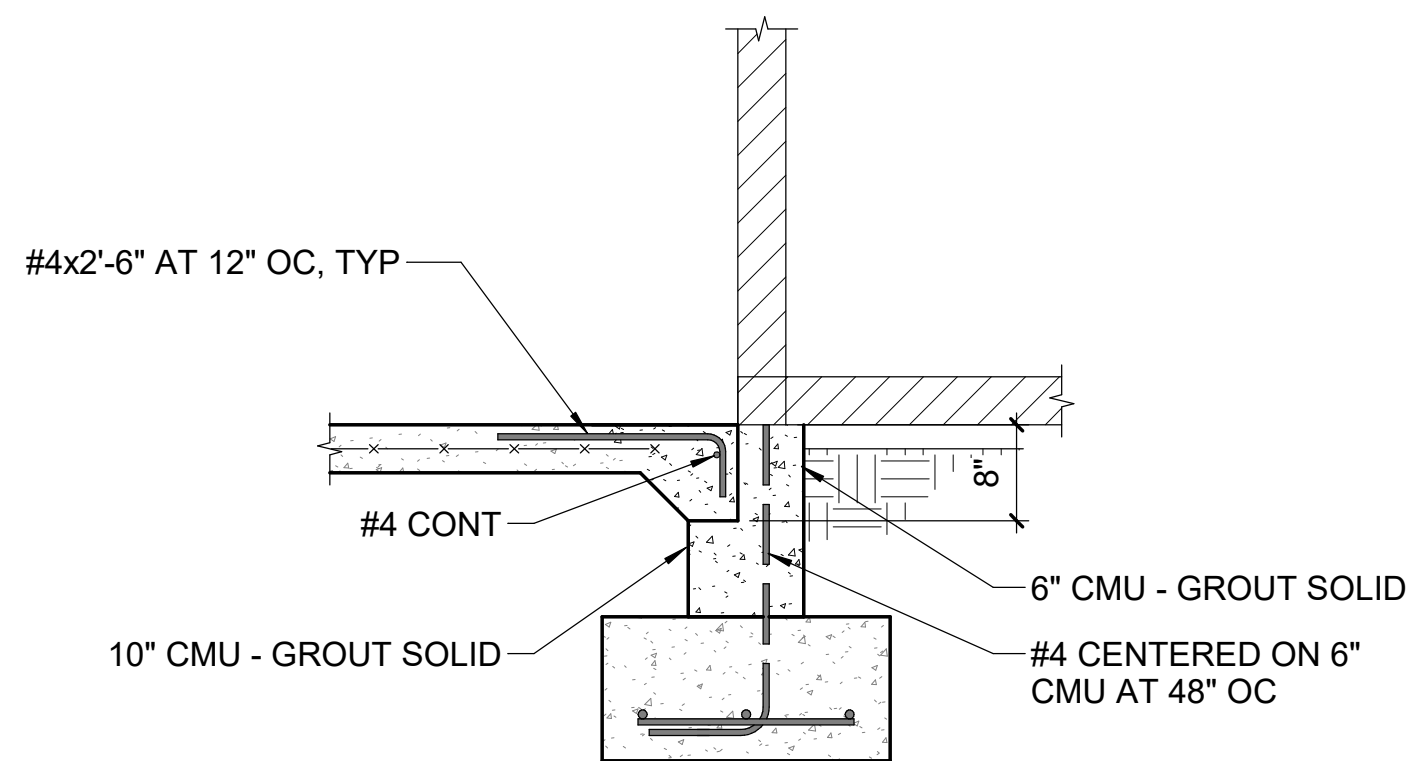
6 SECTION
S301 3/4" = 1'-0"



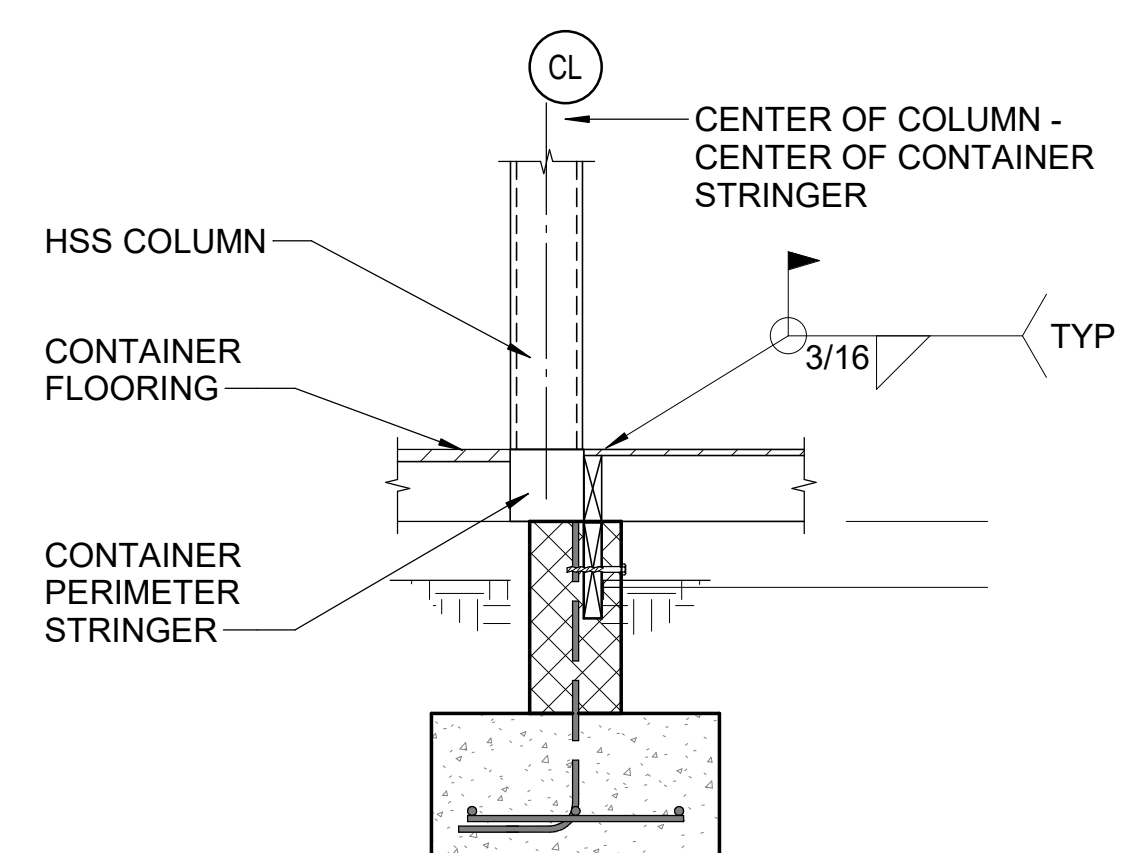
7 SECTION
S301 3/4" = 1'-0"



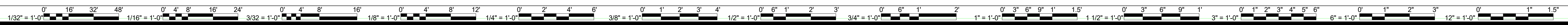
8 SECTION
S301 3/4" = 1'-0"



9 SECTION
S301 3/4" = 1'-0"



10 SECTION
S301 3/4" = 1'-0"



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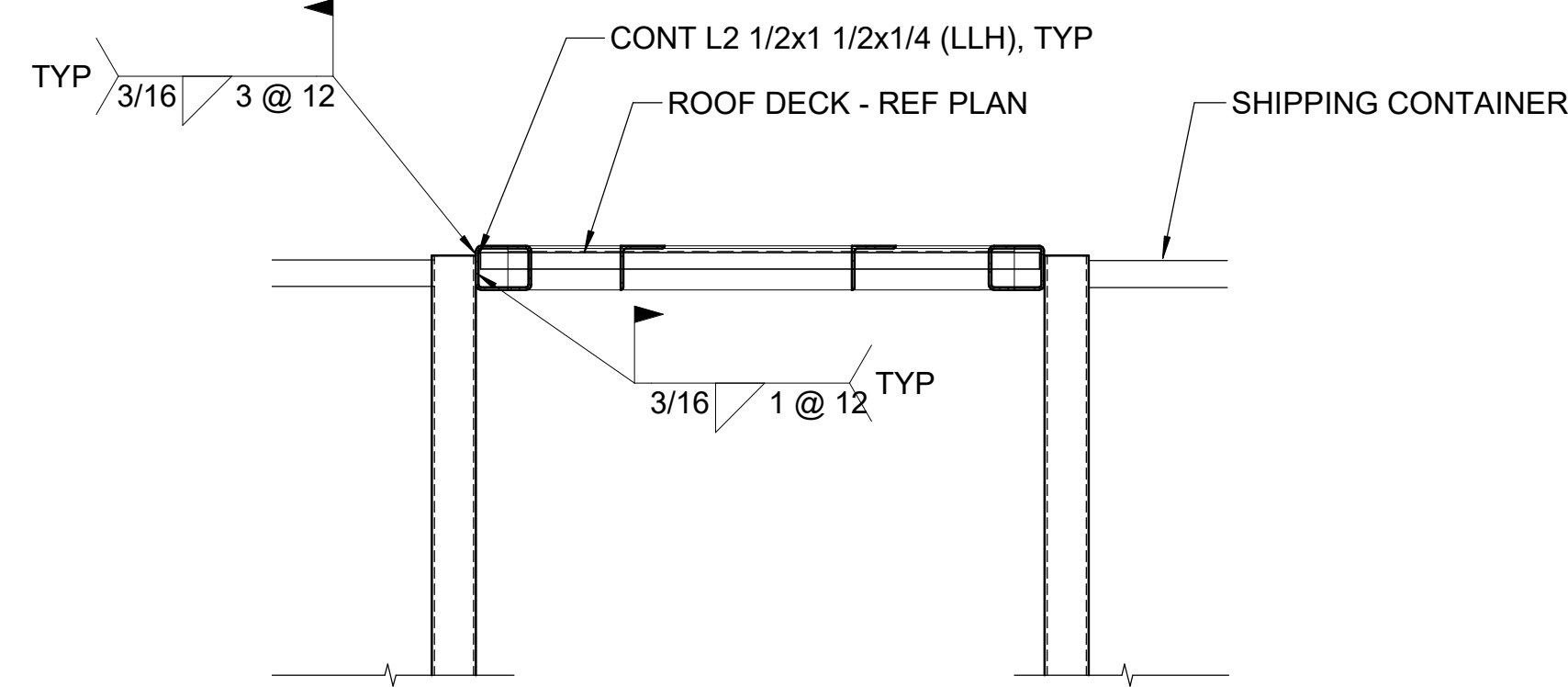
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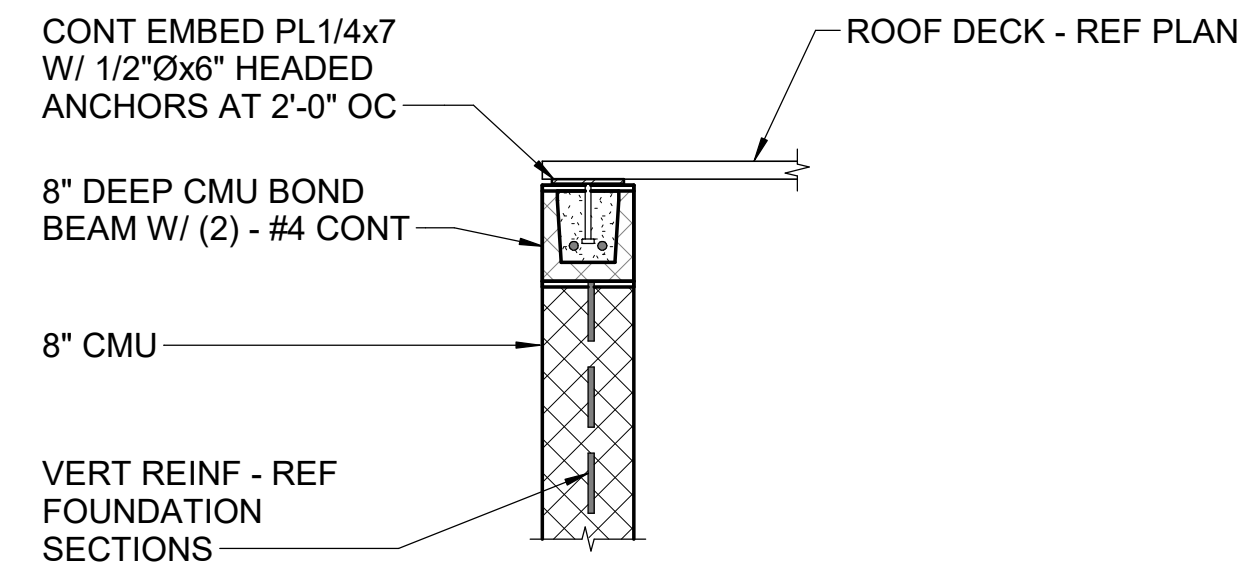
RICHMOND ART GARAGE
 205 W. BROOKLAND PARK BLVD.
 RICHMOND, VA 23222

S301

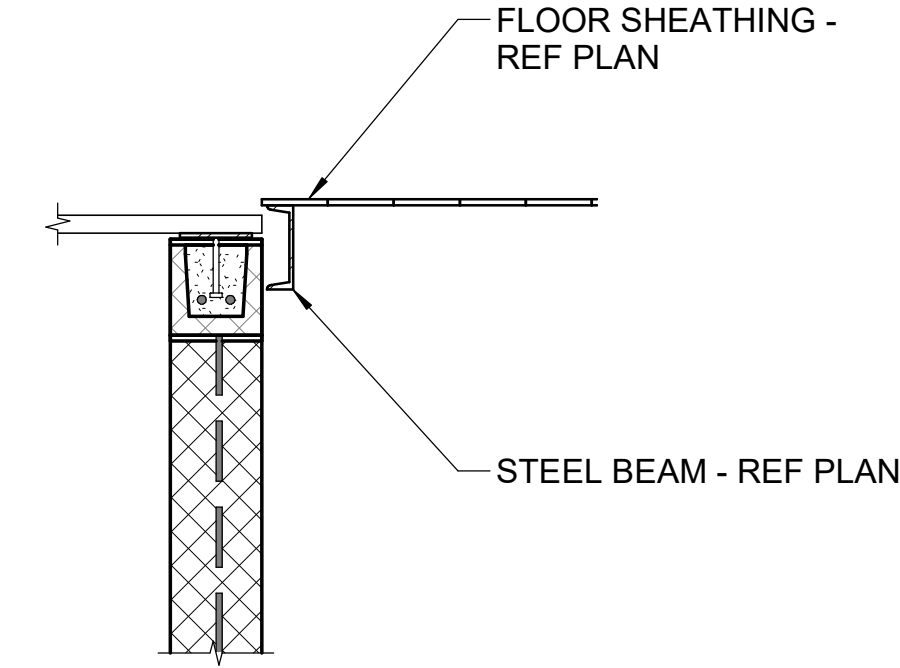
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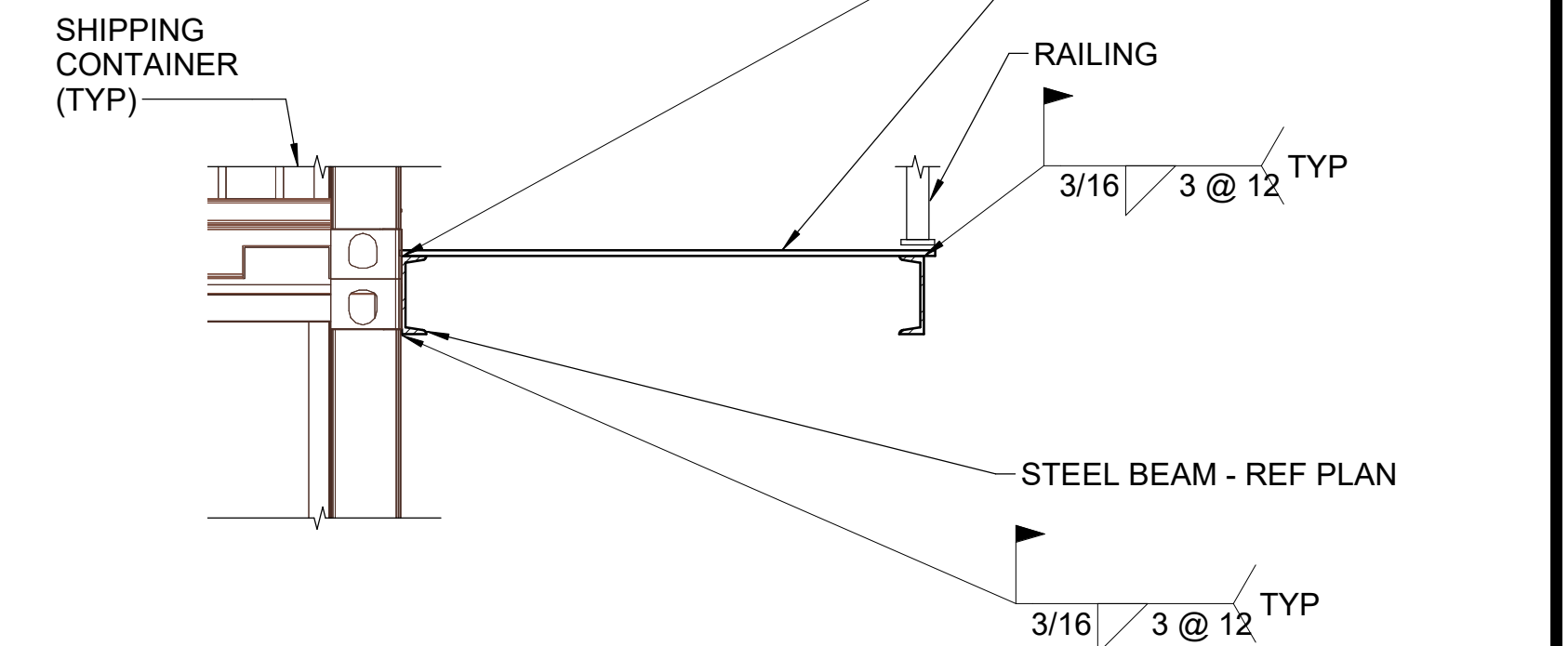
1 SECTION
S302 3/4" = 1'-0"



2 SECTION
S302 3/4" = 1'-0"

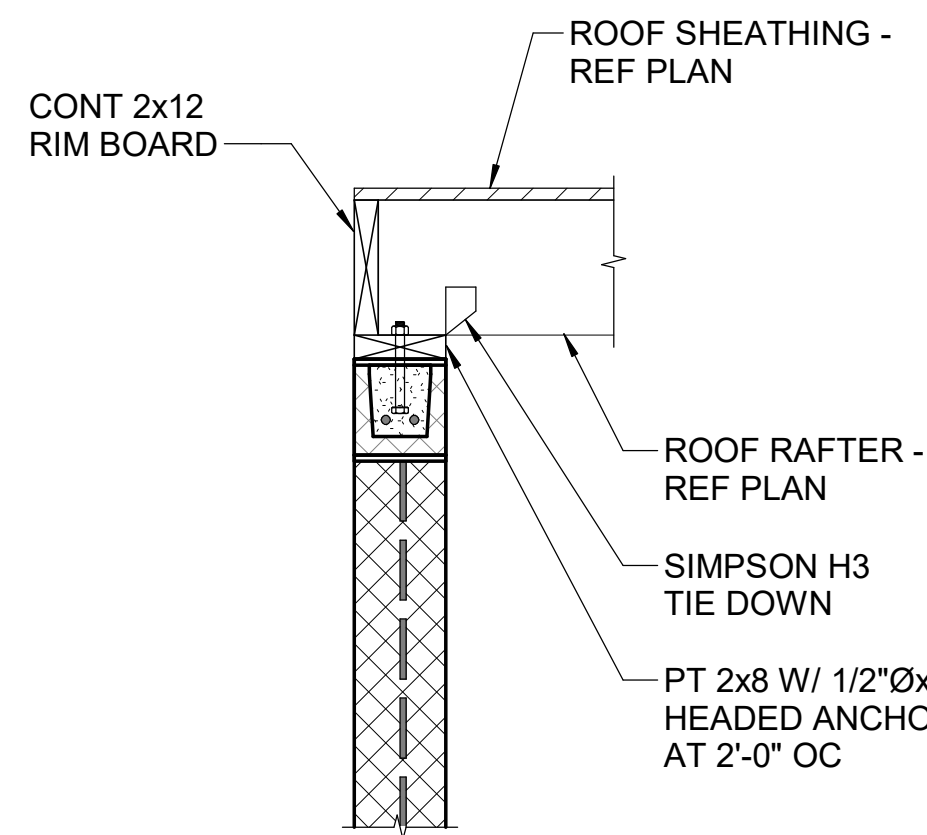


3 SECTION
S302 3/4" = 1'-0"



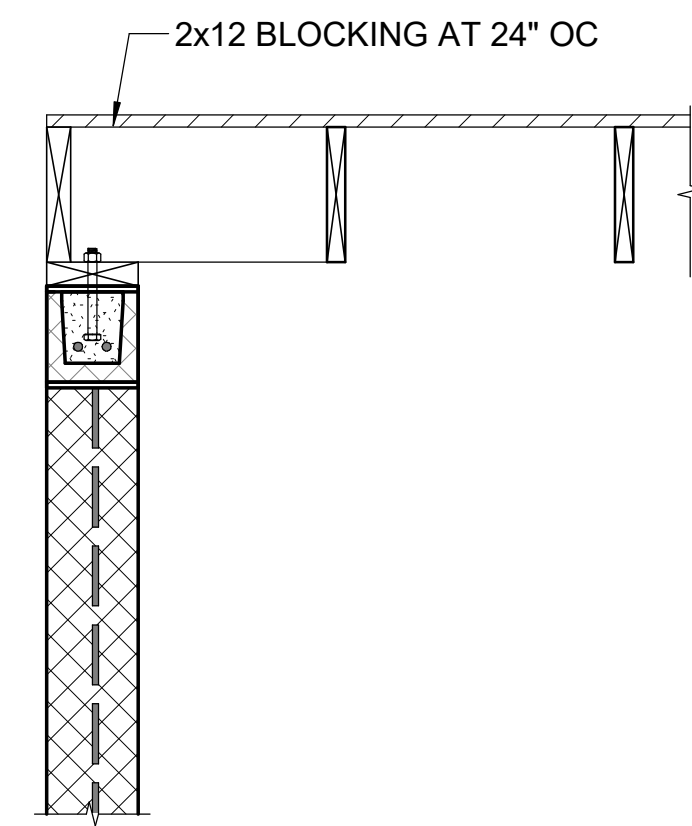
4 SECTION
S302 3/4" = 1'-0"

FOR DETAILS NOT NOTED
REF SECTION 2/302



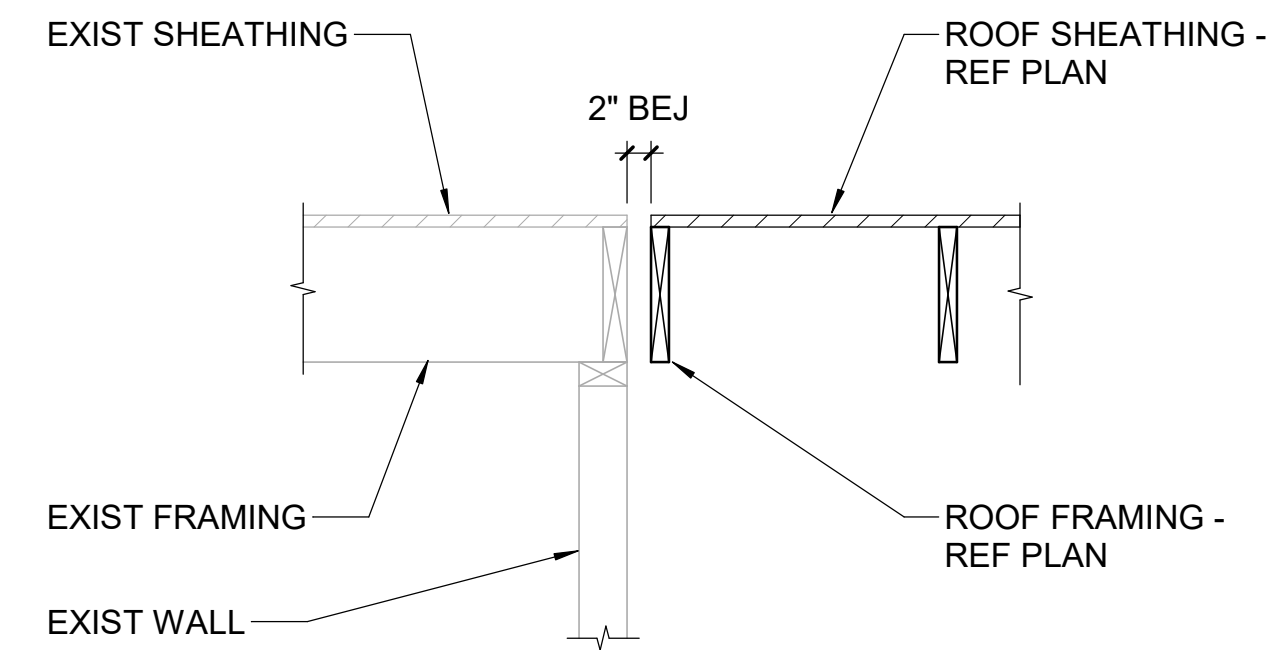
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S302 3/4" = 1'-0"

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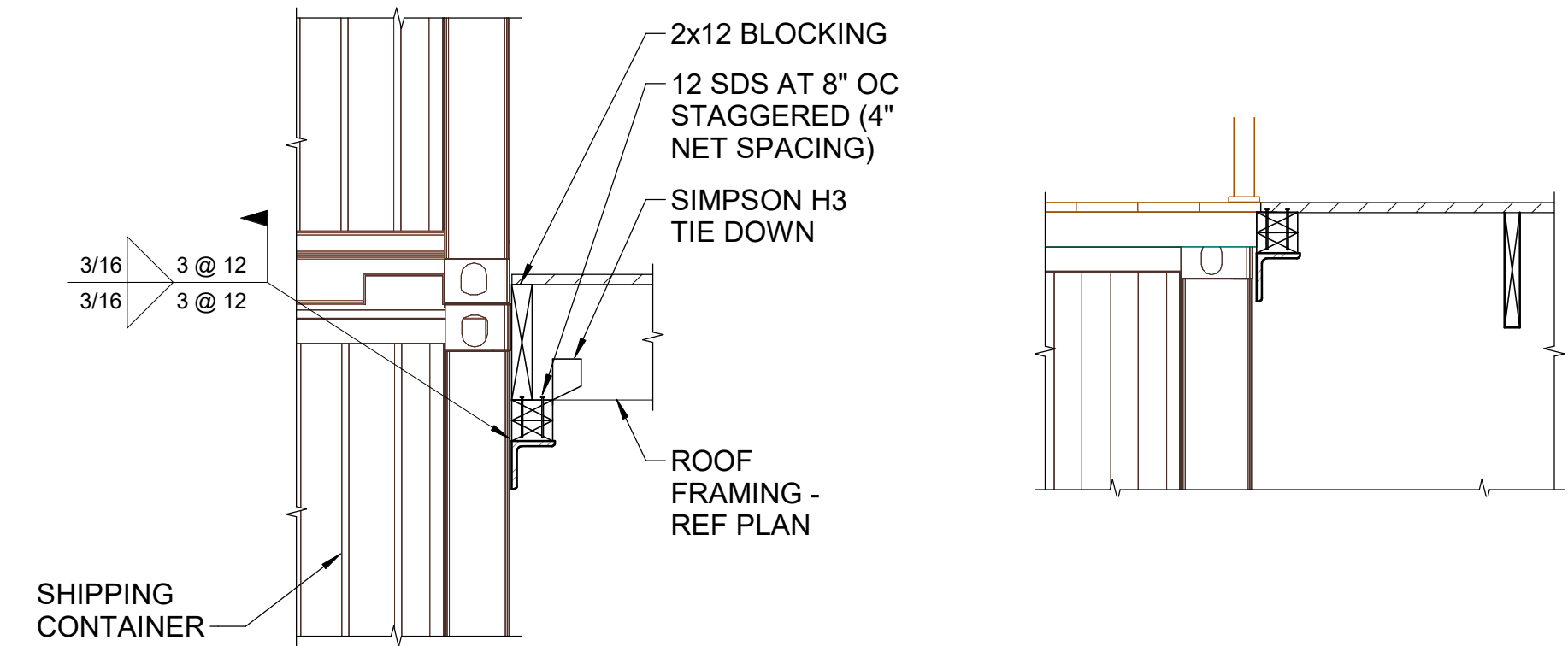


6 SECTION
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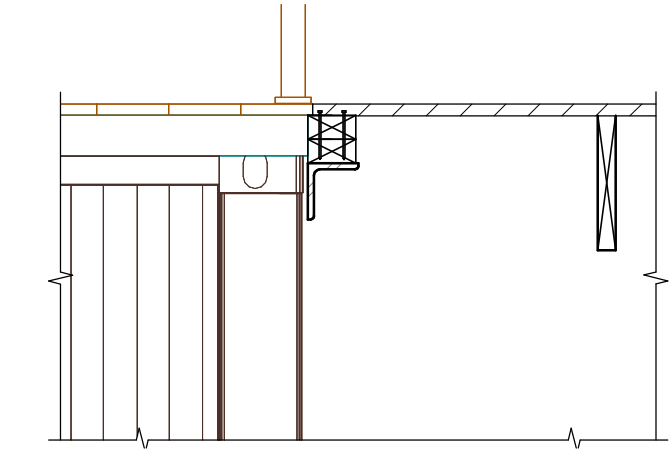
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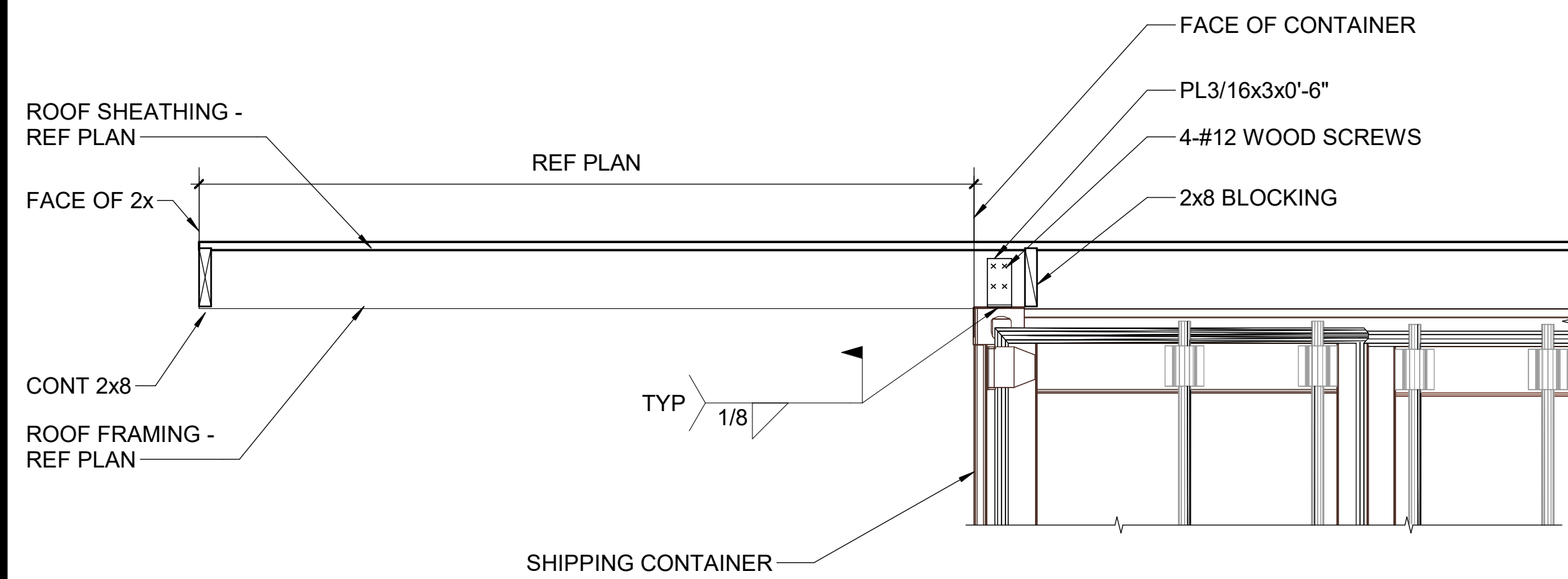
7 SECTION
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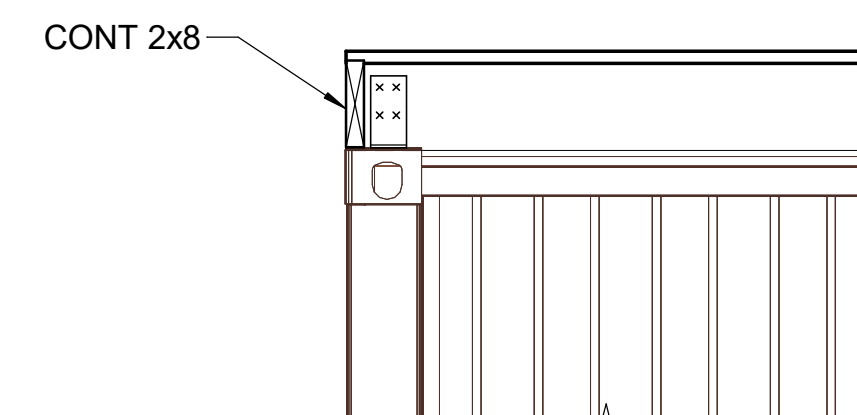
8 SECTION
S302 3/4" = 1'-0"



9 SECTION
S302 3/4" = 1'-0"



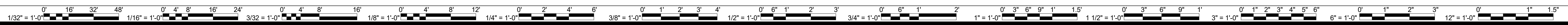
10 SECTION
S302 3/4" = 1'-0"



11 SECTION
S302 3/4" = 1'-0"

FOR DETAILS NOT NOTED
REF SECTION 10/302

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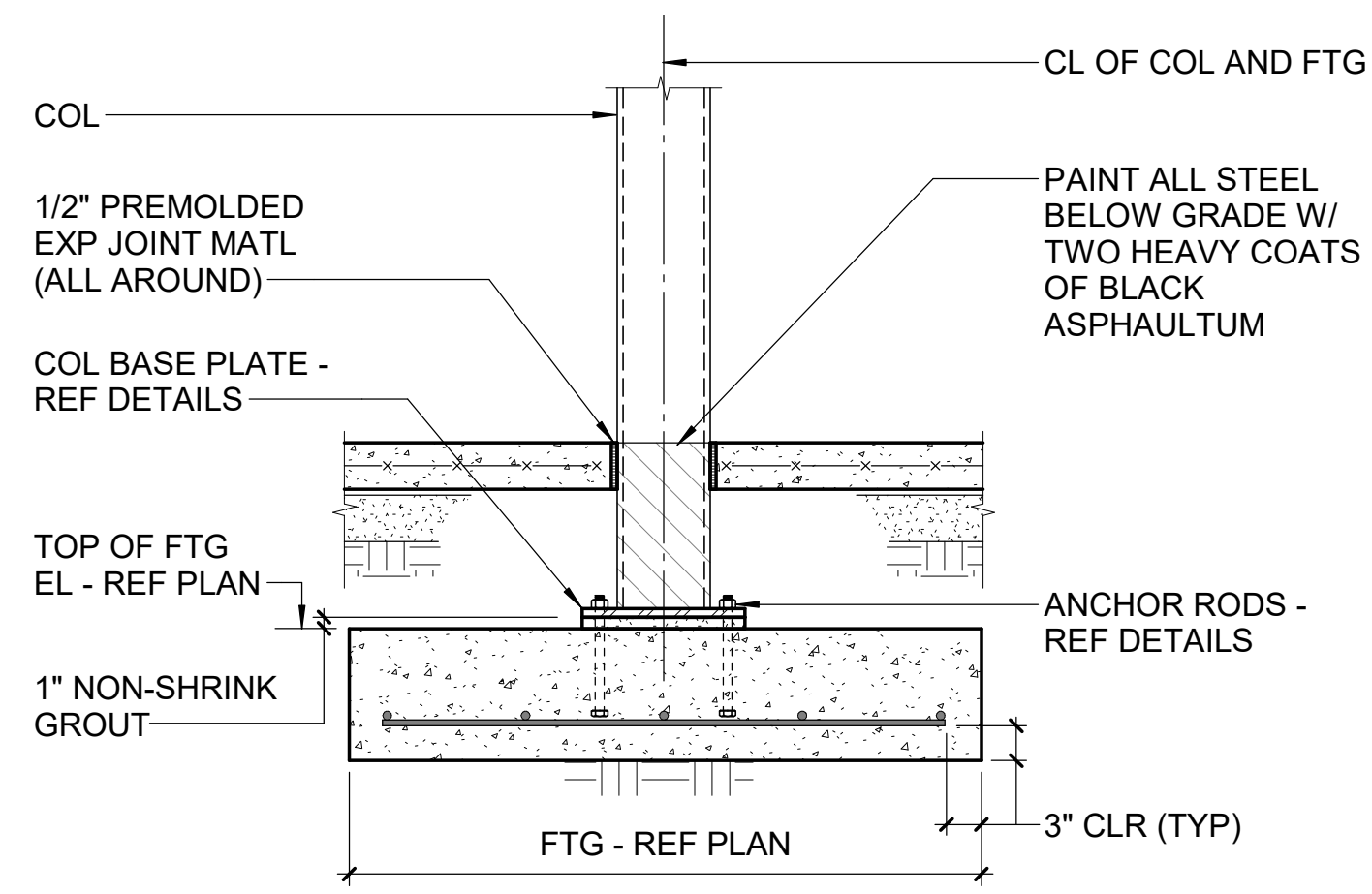
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RICHMOND ART GARAGE
205 W. BROOKLAND PARK BLVD.
RICHMOND, VA 23222

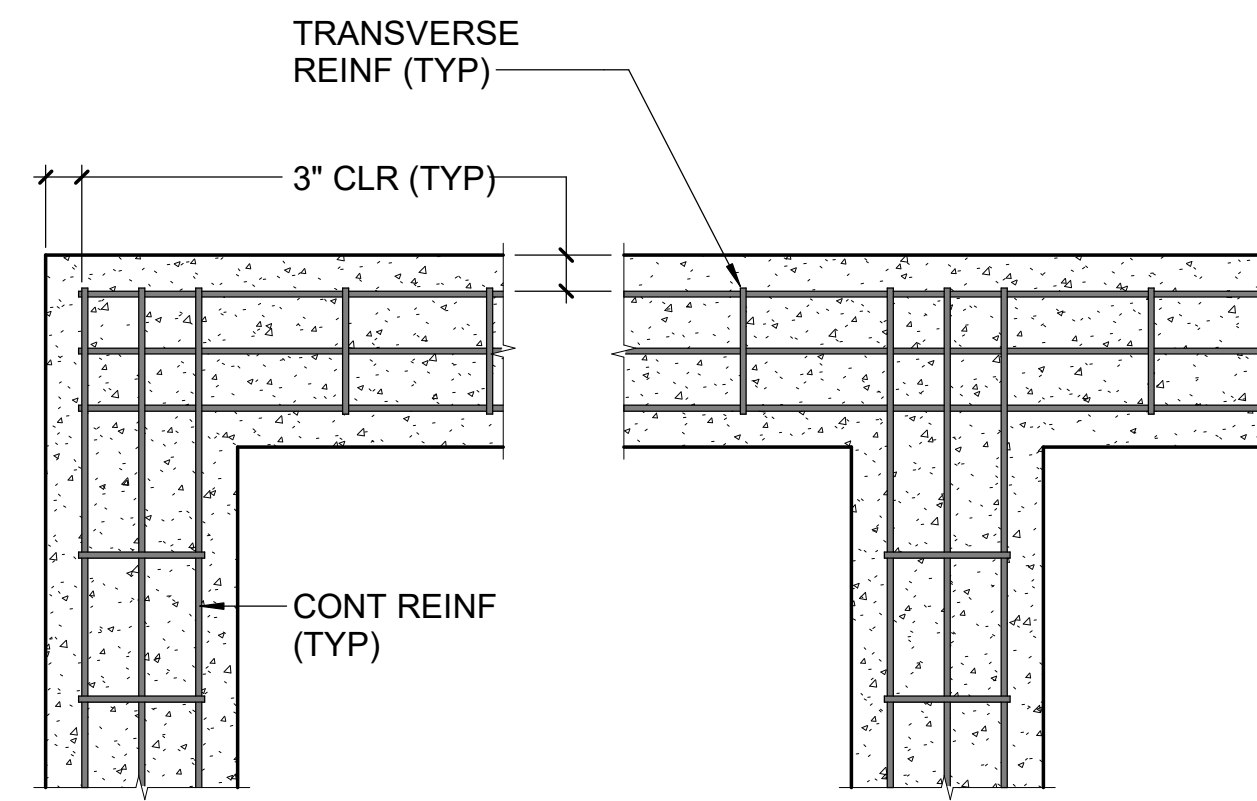
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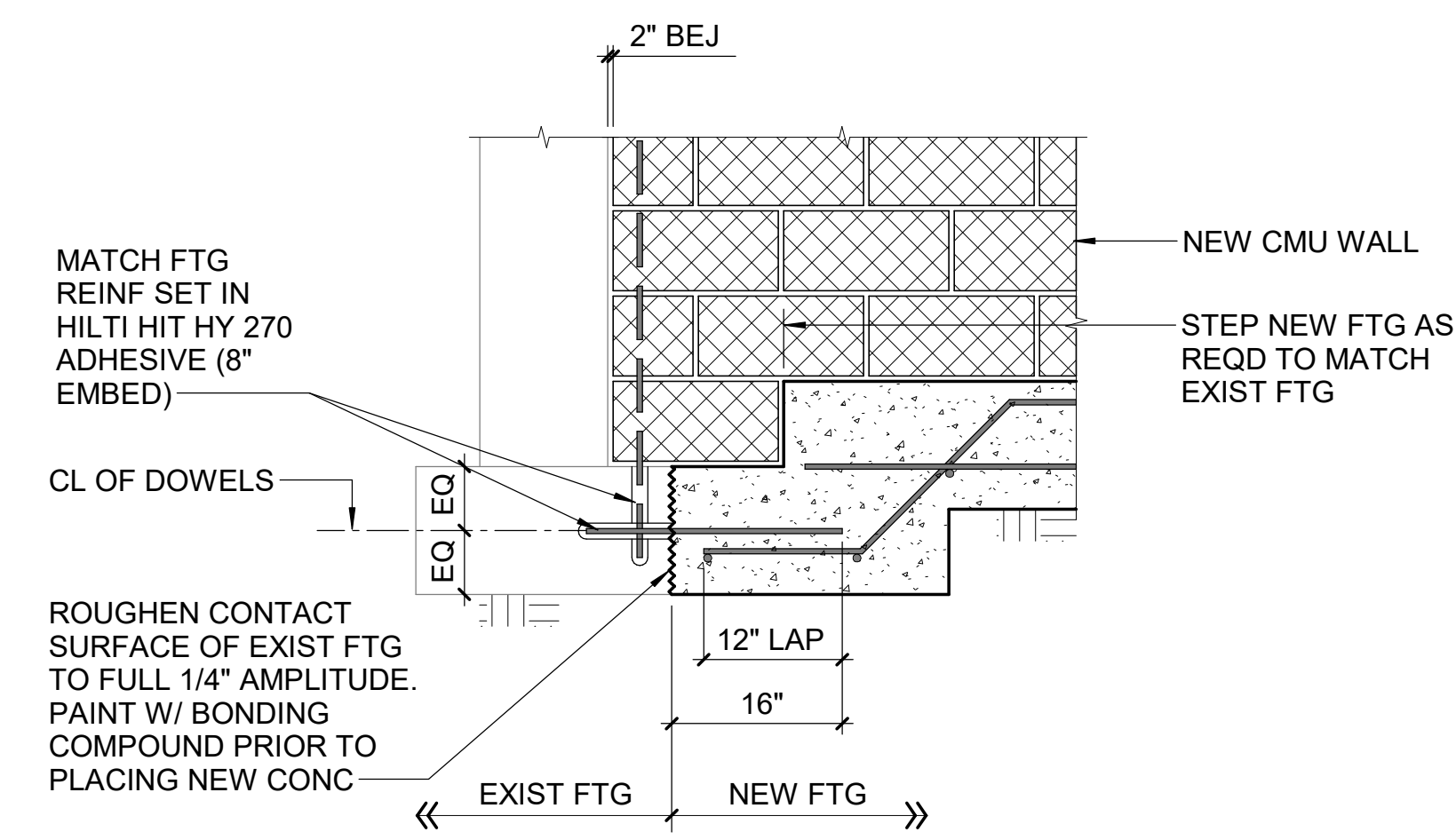
TYPICAL COLUMN AND FOOTING DETAIL

NTS 01-col and fig detail_hss-typ



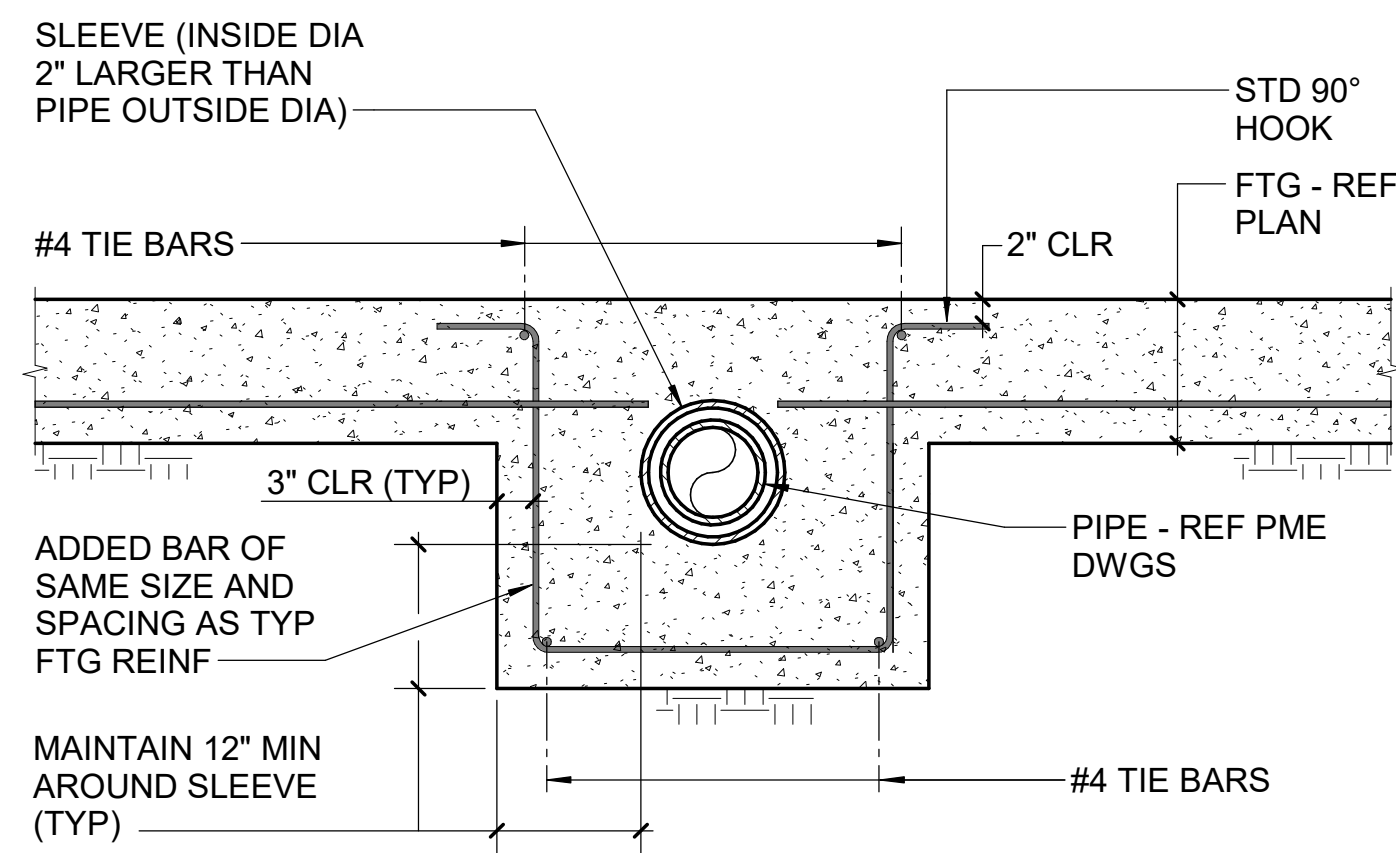
TYPICAL CORNER AND INTERSECTION DETAILS

NTS

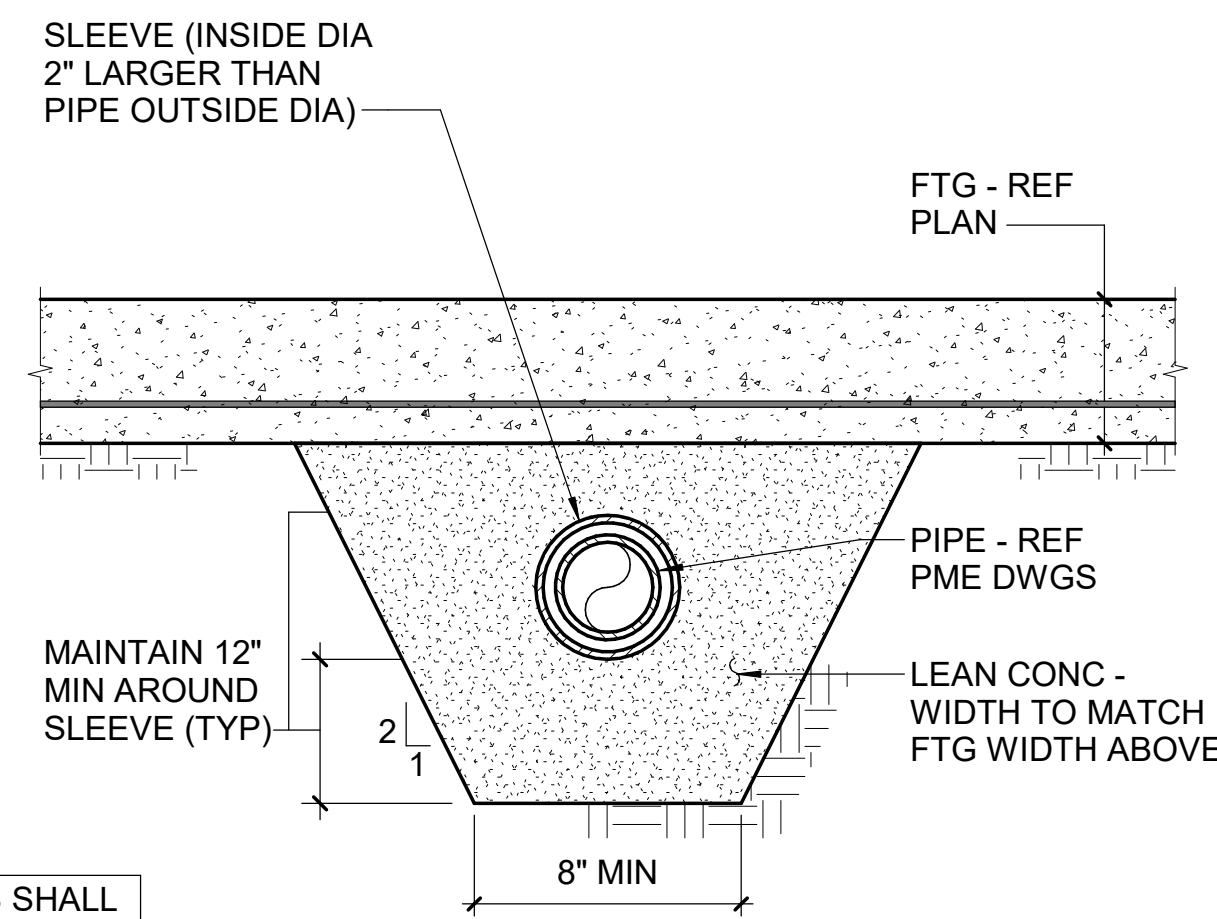


TYPICAL DETAIL AT INTERSECTION OF NEW AND EXISTING FOOTINGS

NTS



THROUGH FOOTING

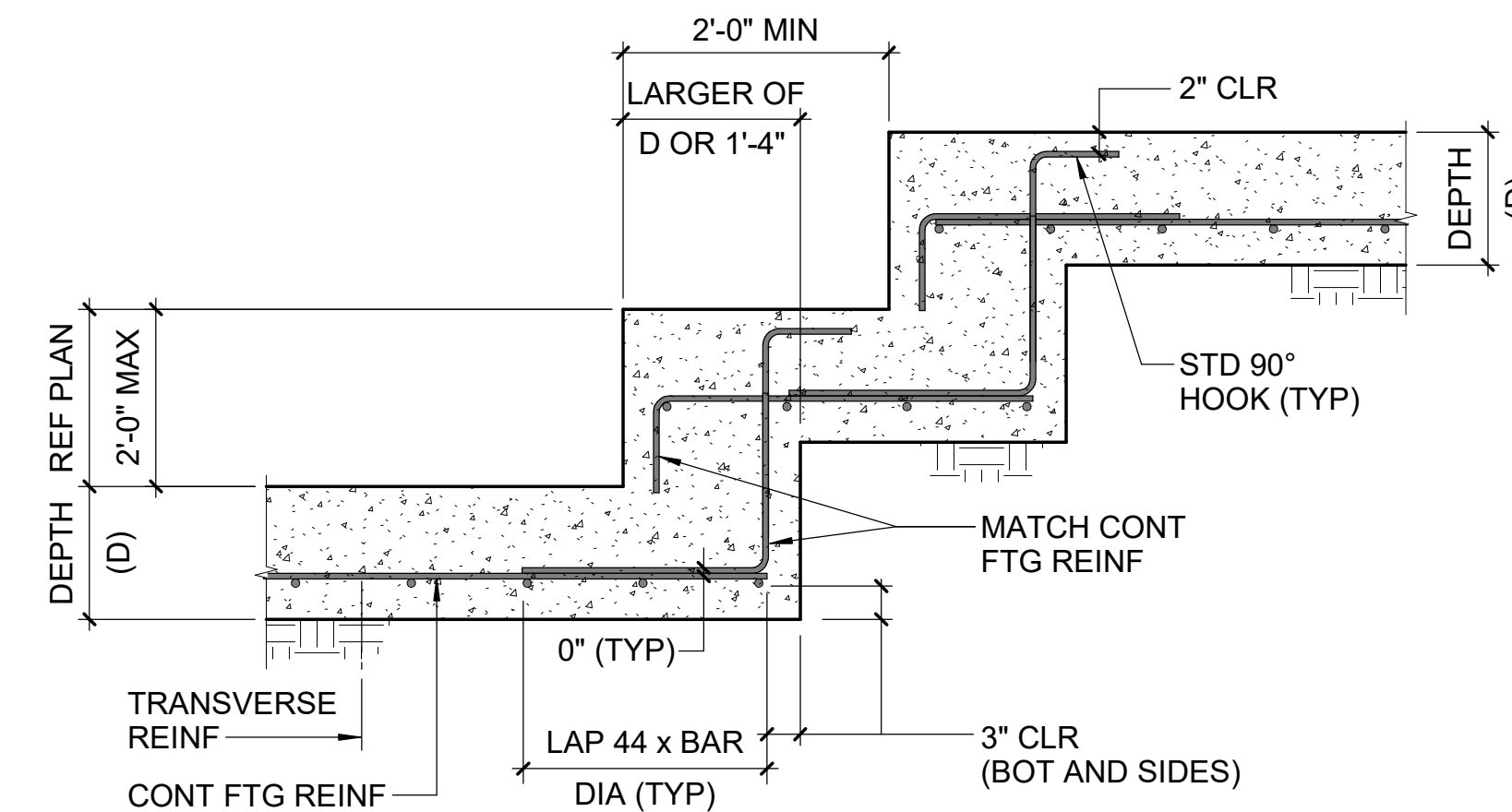


BELOW FOOTING

NOTE: SLEEVES SHALL NOT BE LOCATED IN OR UNDER COL FTGS.

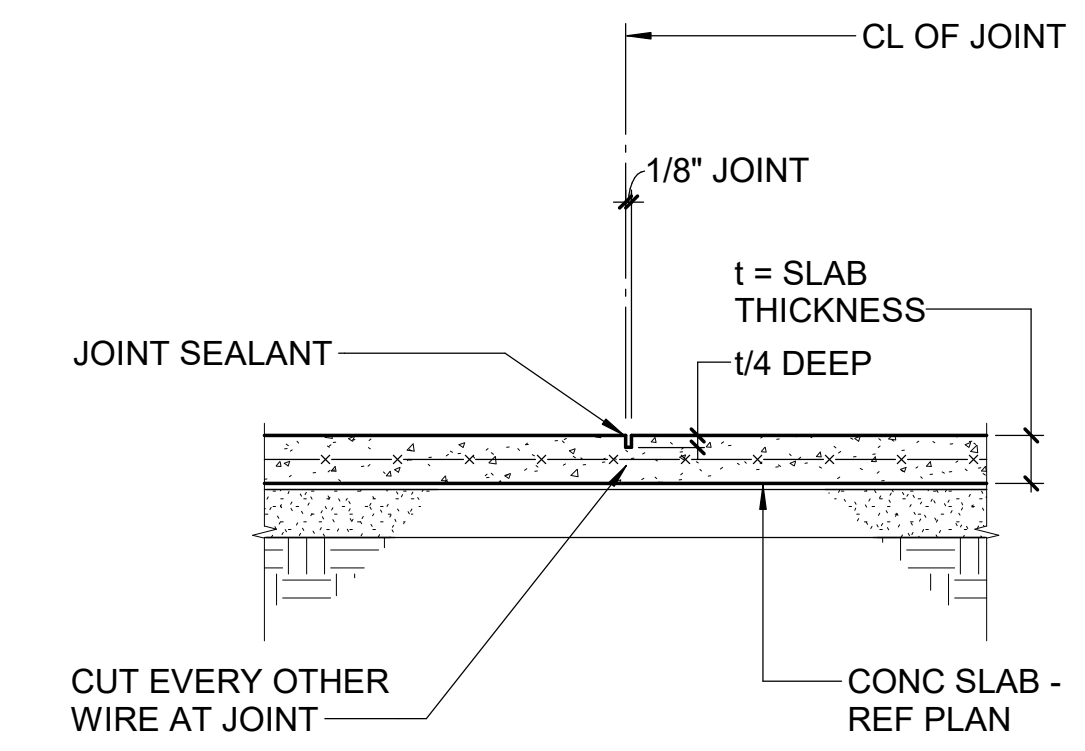
TYPICAL PIPE SLEEVE DETAILS

NTS



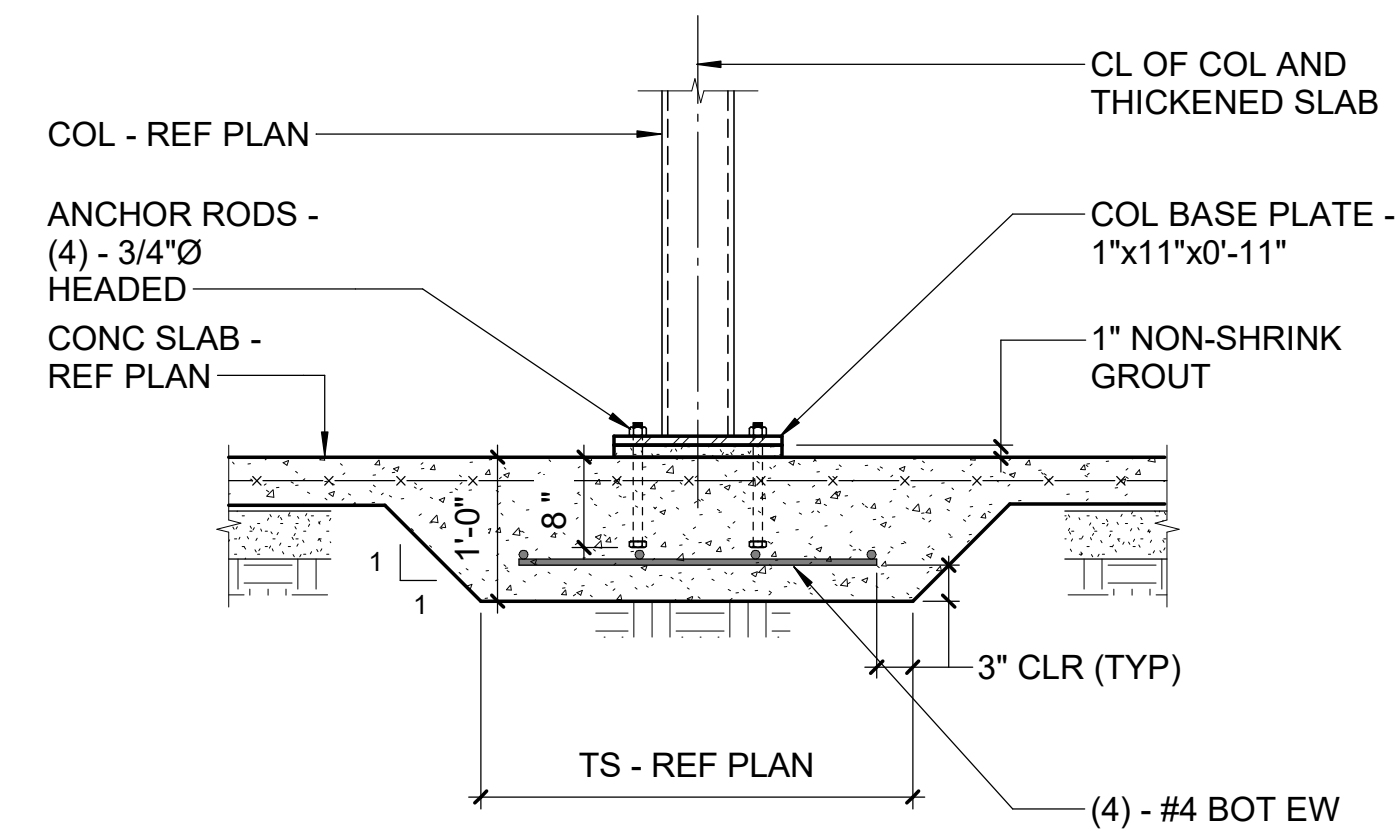
TYPICAL STEPPED FOOTING DETAIL

NTS (DENOTED SF ON PLAN)



TYPICAL SAWED JOINT DETAIL

NTS (DENOTED SJ ON PLAN)



TYPICAL COLUMN AND THICKENED SLAB DETAIL

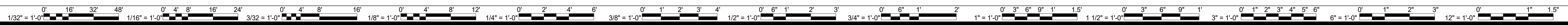
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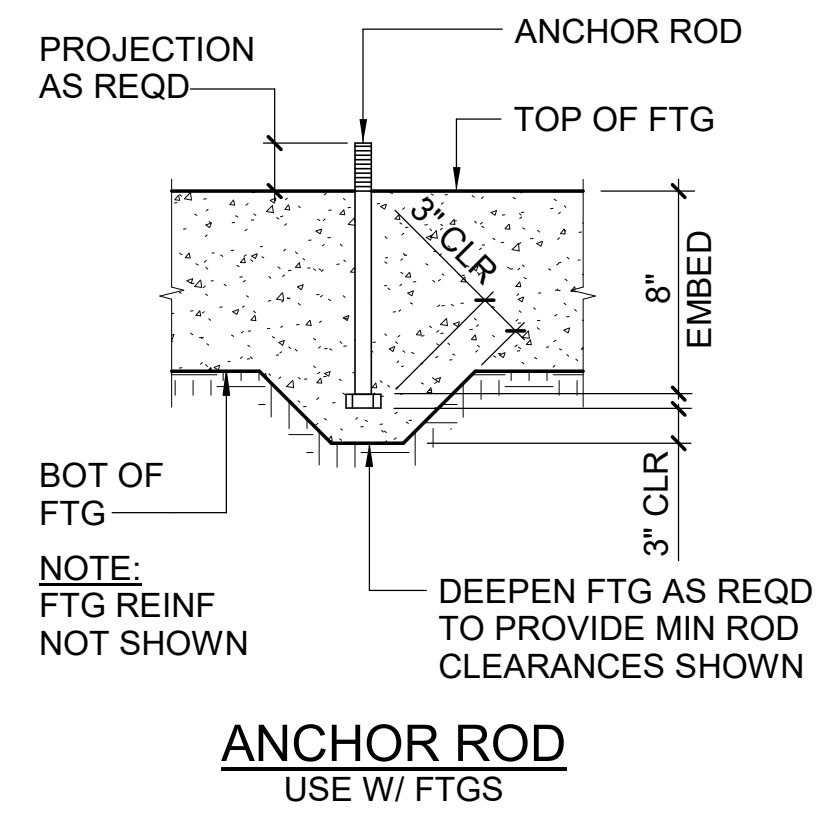
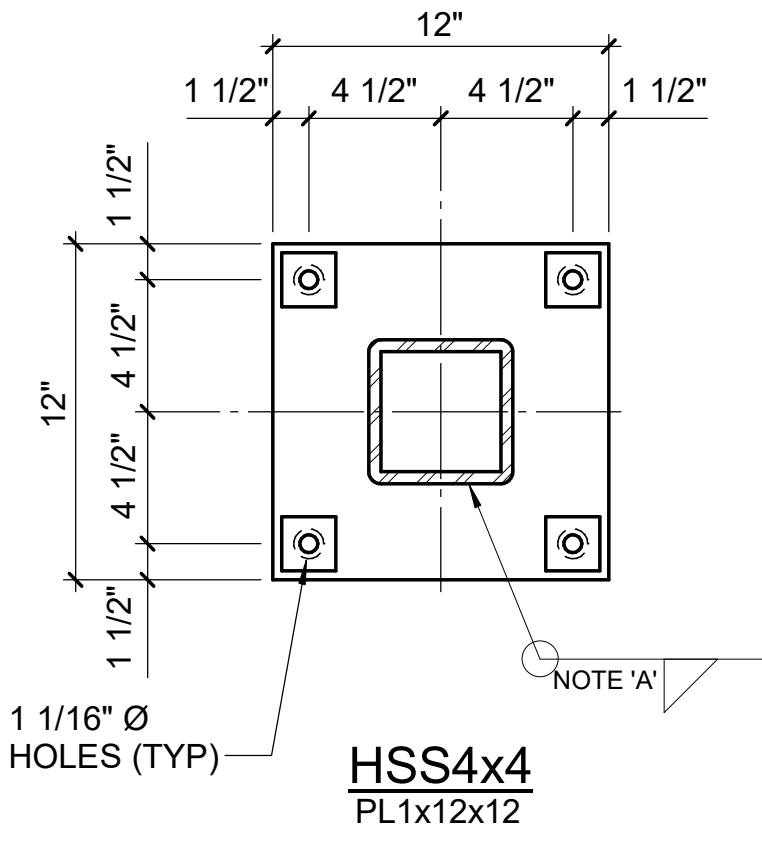
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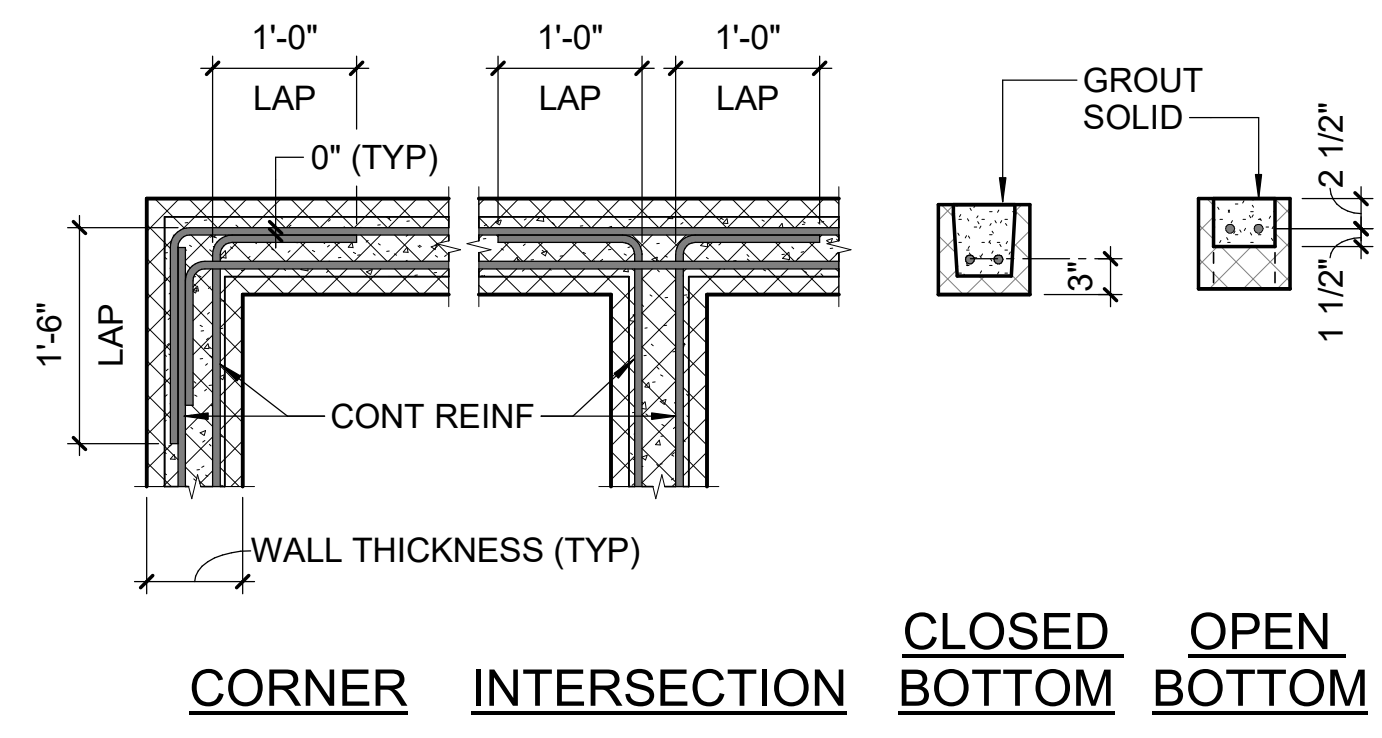
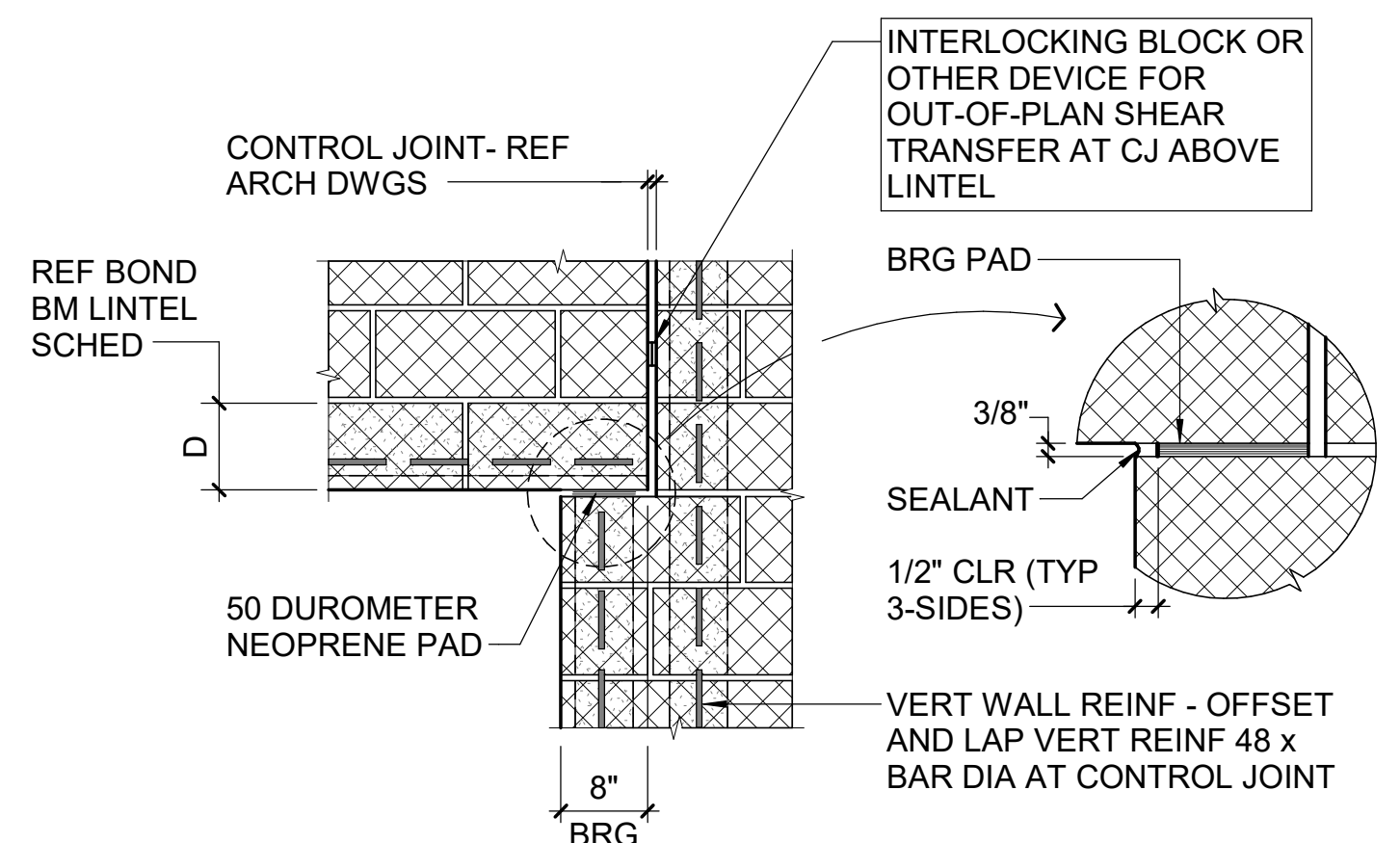
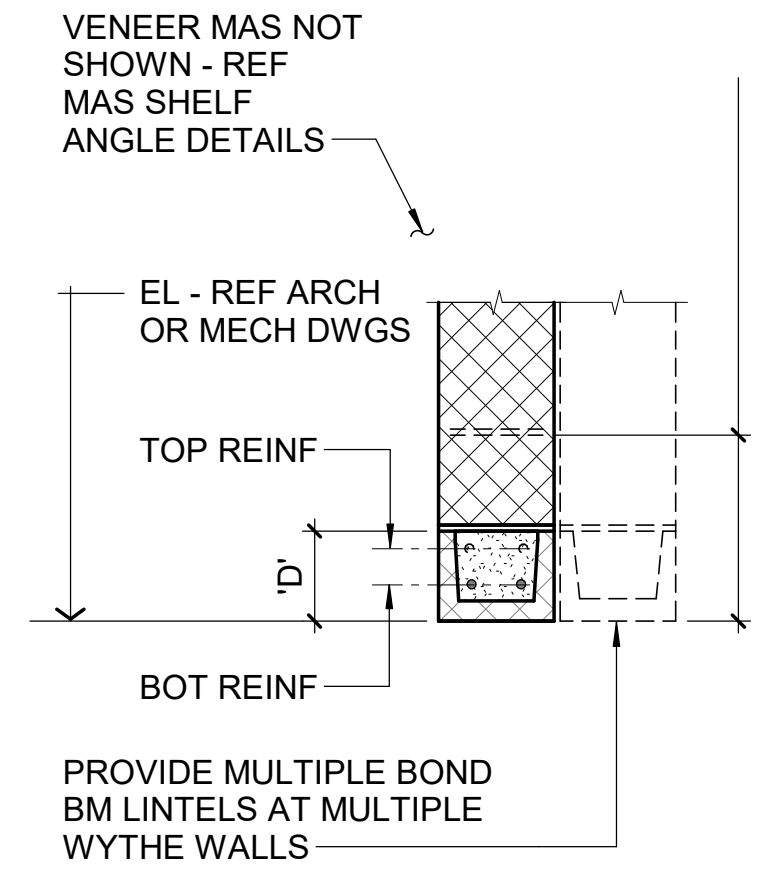
PLATE WASHER SCHEDULE			
ANCHOR ROD	SIZE	HOLE DIAMETER	THICKNESS
3/4"Ø	2" SQ	13/16"	1/4"

NOTE:
 A. PROVIDE MINIMUM SIZE WELD PER AISC TABLE J2.4.
 B. AT THE GENERAL CONTRACTOR'S OPTION, WHEN BASE PLATES ARE LESS THAN 1 1/4" THICK, USE 1 1/16"Ø PUNCHED HOLES FOR 3/4"Ø RODS WITH STD ASTM F844 WASHERS IN LIEU OF PLATE WASHERS.



BASE PLATE AND ANCHOR ROD DETAILS

NTS



TYPICAL SECTION BOND BEAM LINTEL DETAILS

NTS

TYPICAL BOND BEAM REINFORCING DETAILS

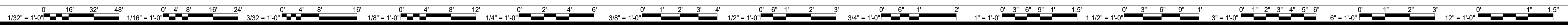
NTS

RICHMOND ART GARAGE
 205 W. BROOKLAND PARK BLVD.
 RICHMOND, VA 23222
 TYPICAL DETAILS

S502

SHT OF #

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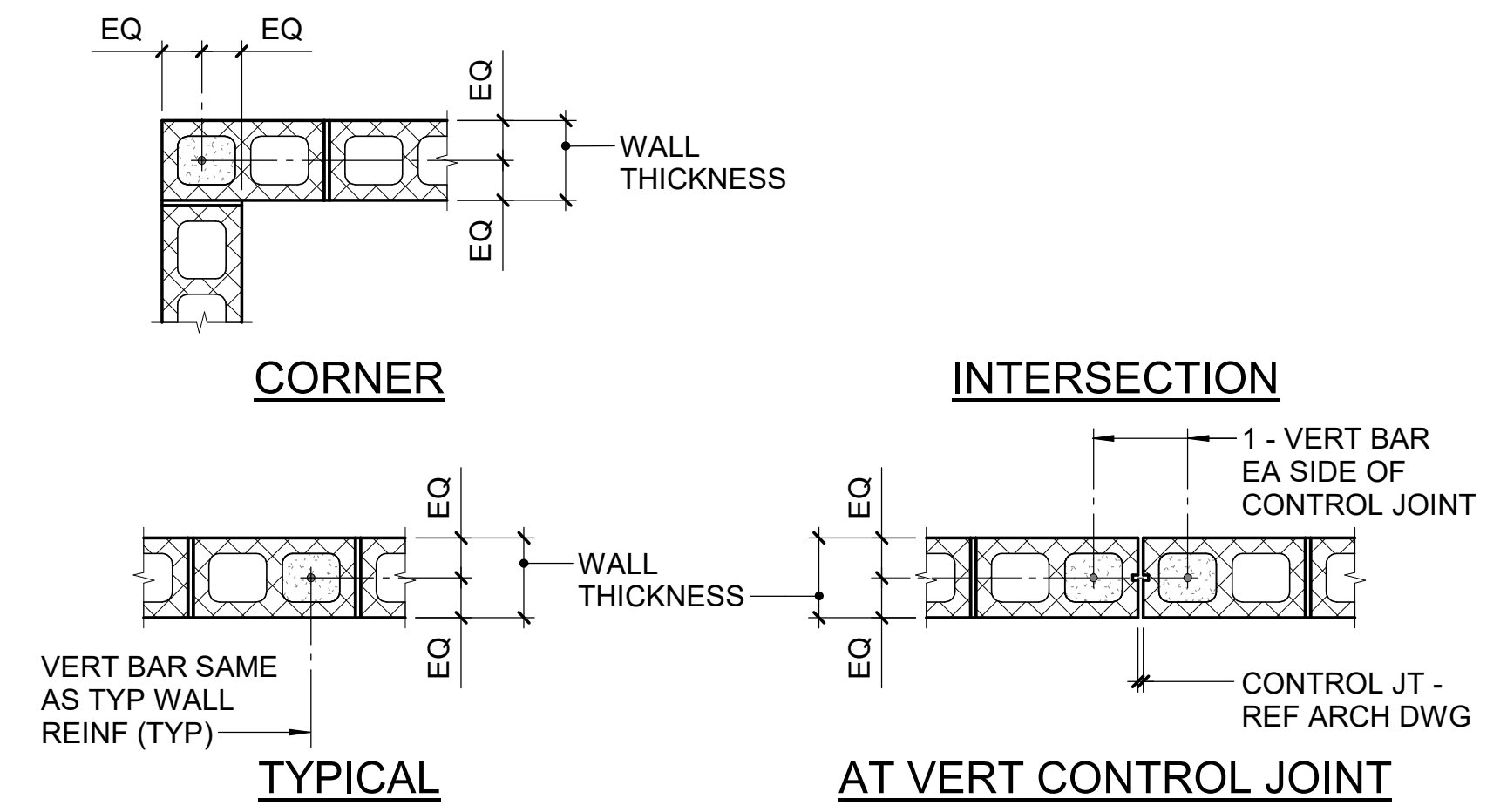


REVISIONS		
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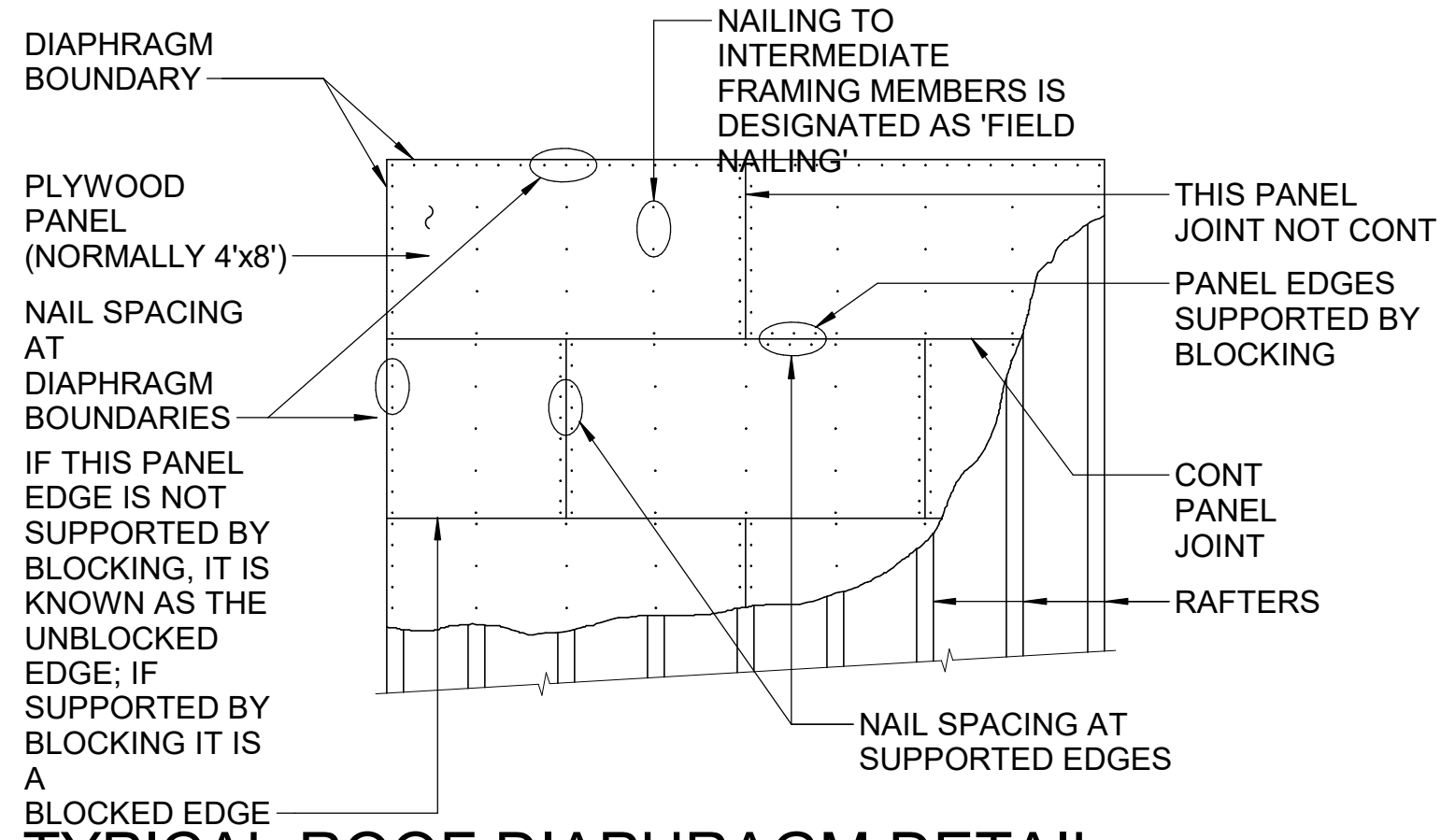
DESIGNED: ENG
 DRAWN: Author
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 PROJECT: Project Number
 DATE: 7/3/2020

GENERAL: THE LATERAL LOADS ON THIS BUILDING ARE RESISTED BY A COMBINATION OF 'DIAPHRAGM' ACTION OF THE ROOF TO TRANSMIT LOADS IN THE HORIZONTAL PLANES, AND CMU SHEARWALLS AND SHIPPING CONTAINERS TO TRANSMIT LOADS IN THE VERTICAL PLANES.

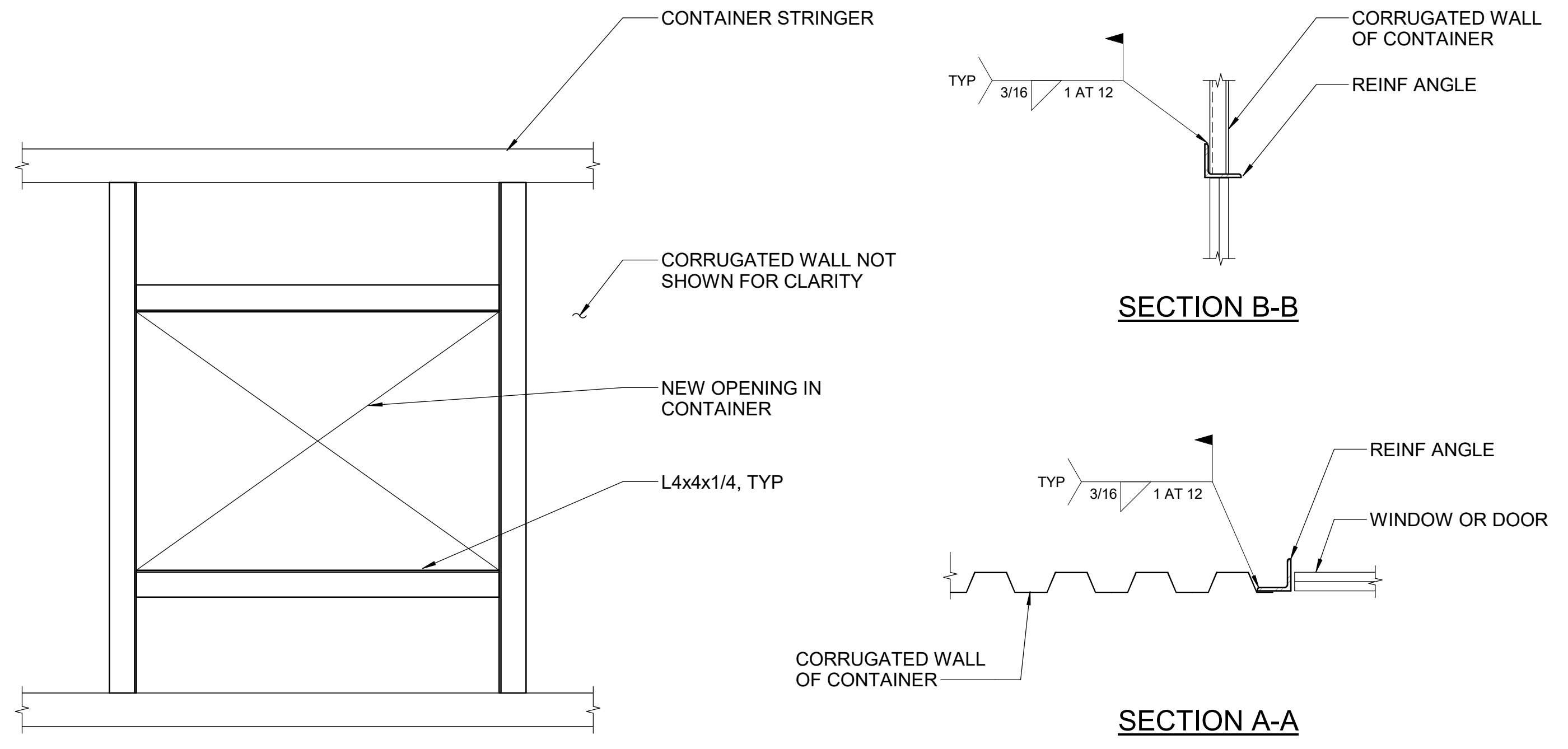
ROOF DIAPHRAGM NAILING SCHEDULE: EXCEPT WHERE OTHERWISE NOTED OR DETAILED, PLYWOOD ROOF SHEATHING SHALL BE NAILED W/ 8d NAILS AT 6" OC AT PANEL EDGES, 12" OC FIELD.
DEFINITION OF TERMS:



TYPICAL CONCRETE MASONRY REINFORCING DETAILS
 NTS

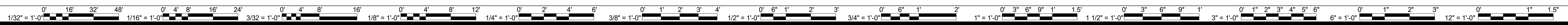


TYPICAL ROOF DIAPHRAGM DETAIL
 NTS

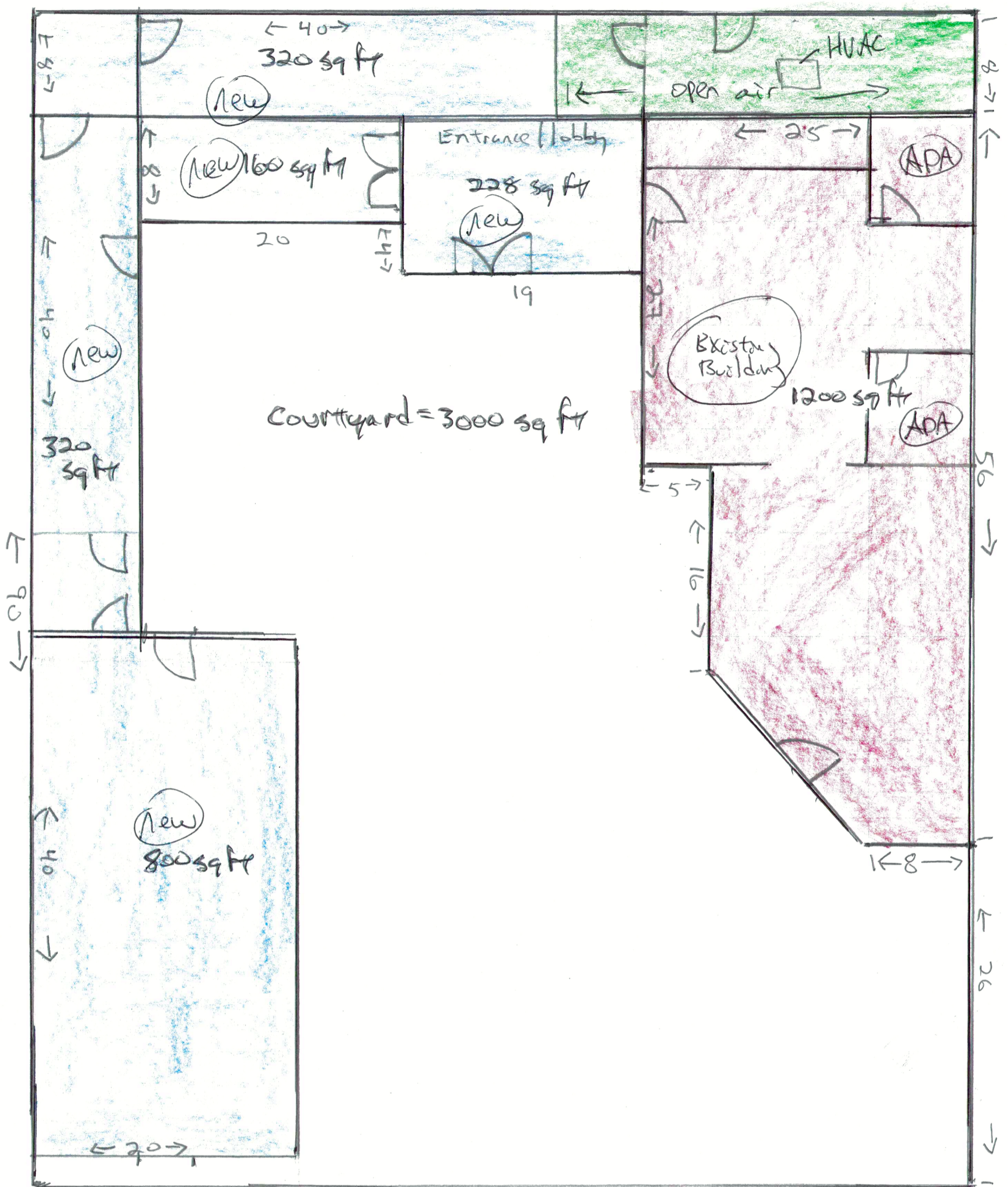


TYPICAL DETAIL AT REINFORCEMENT OF CONTAINER OPENINGS
 NTS

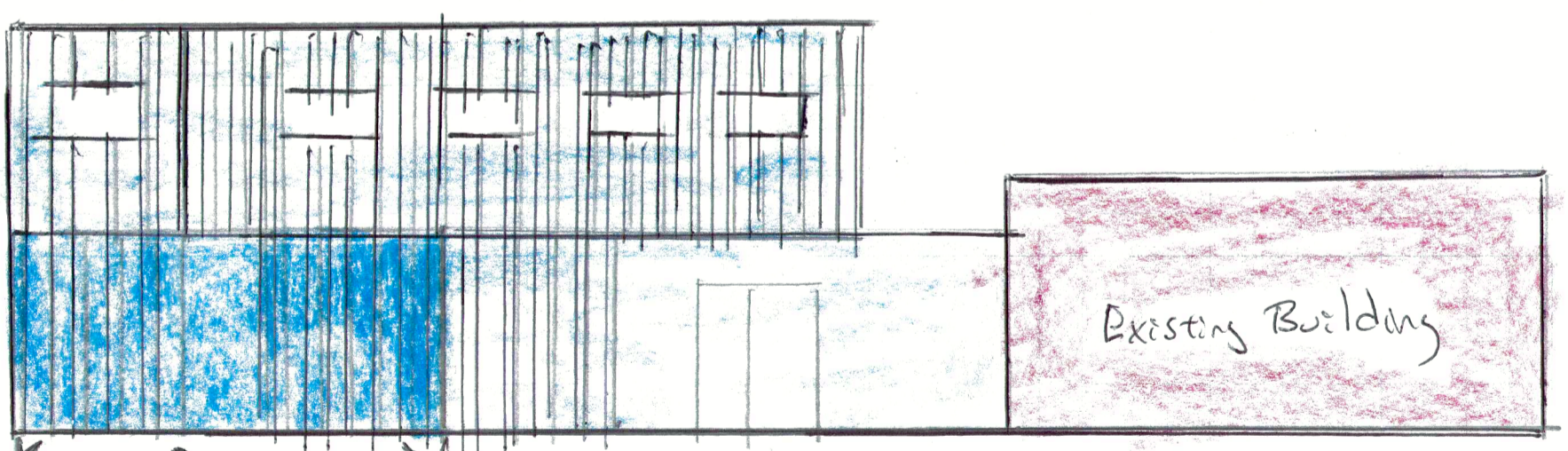
V:\10.1.2.63\LMS_002_A\Project\01 Project\LMS_122_G20_067_Richmond Art Garage\03_Work_in_Progress\202007-JUL\07-03-2020\G20067_Art Garage Buildout 205_Stuct_R20_vt
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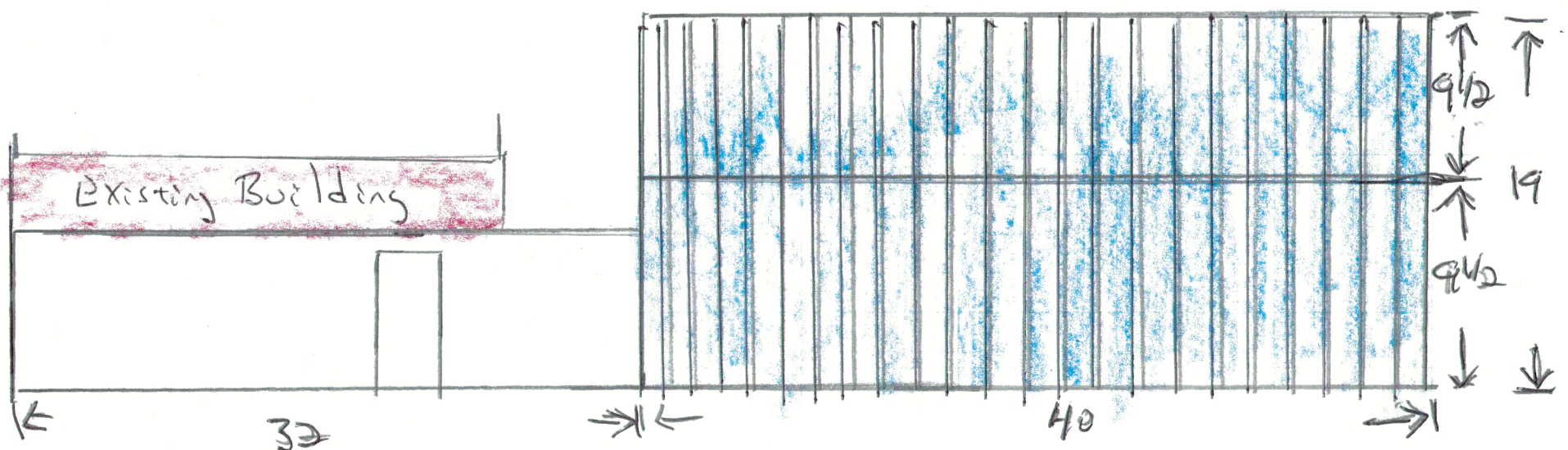
205 W Brookland Park Blvd



Lower floor Plan



Front Elevation



Rear Elevation

Scale: 1 sq = 2 ft
 New in blue
 Existing in red

NOTES

addition built with "high cube" shipping containers:
 6 x 8-40-9.5 feet
 1 x 8-20-9.5 feet

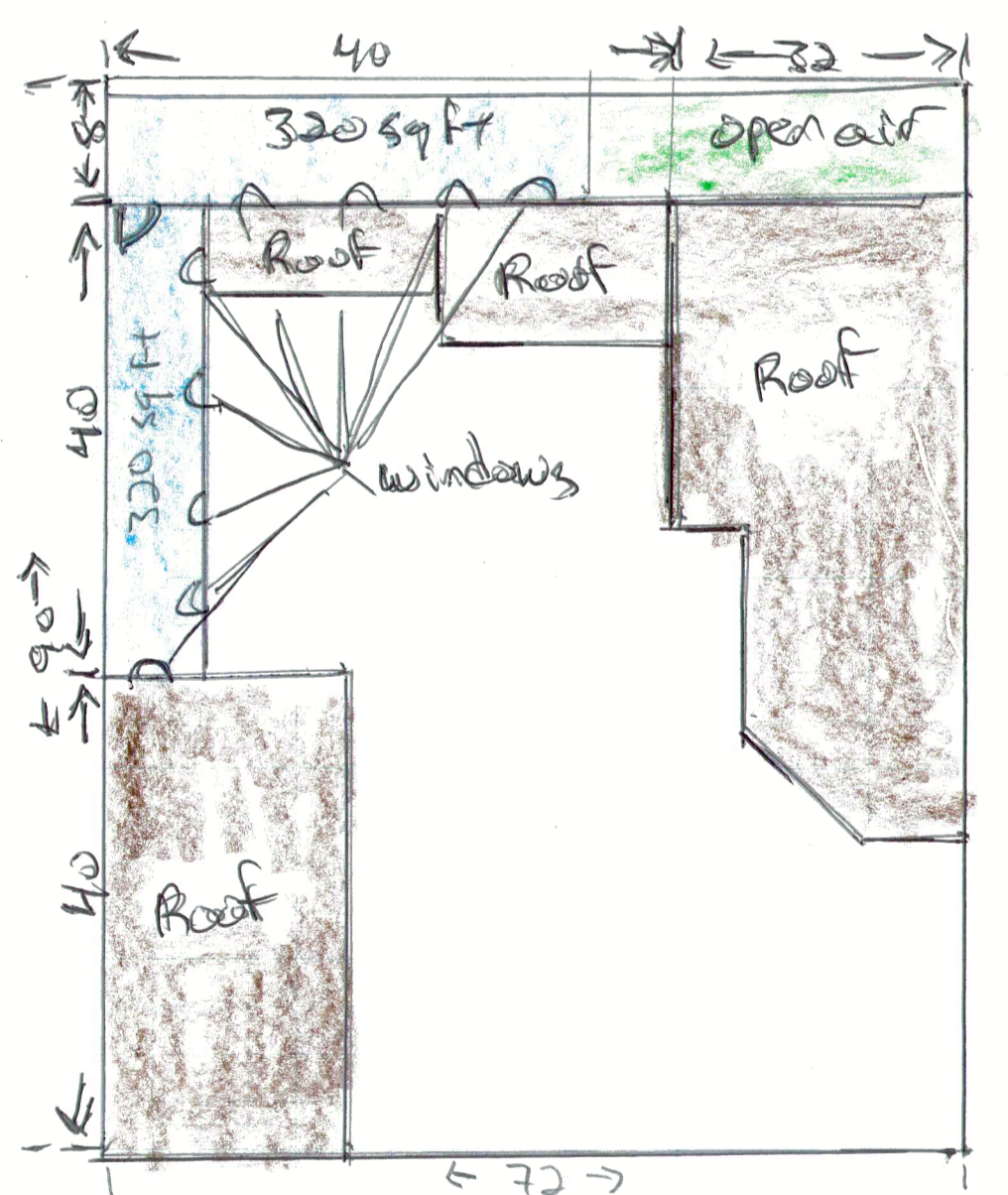
2 x ADA-compliant bathrooms in existing building

courtyard space to be used for outdoor market, music and art installations

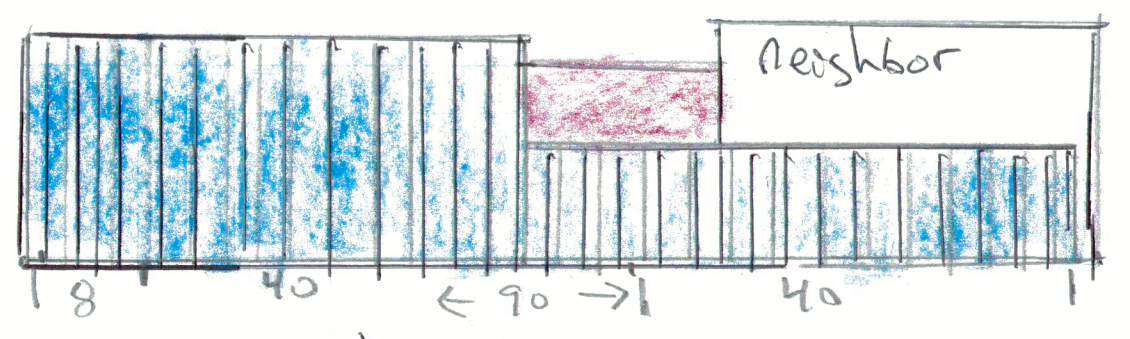
windows in addition:
 0 (zero) on lower level
 9 (nine) on upper level

square footage
 addition, lower level = 1828
 addition, upper level = 640
 total new space added = 2468
 existing building = 1212
 total, post-construction = 3680

scale below: 1 square = 4 feet



Upper Floor Plan



Side Elevation