MATERIALS LEGEND:

- FACE BRICK
- CONCRETE MASONRY UNIT
- FOAM PLASTIC BOARD INSULATION
- BLANKET INSULATION
- CONTINUOUS WOOD
- SHIM
- FINISHED WOOD
- GYPSUM BOARD / GROUT
- CONCRETE OR PRECAST CONCRETE
- ACOUSTICAL CEILING TILE OR PANEL
- MASONRY IN ELEVATION
- PLYWOOD
- GRAVEL
- FOAMED IN PLACE INSULATION
- STEEL
- EARTH
- SOLID SURFACE / CAST STONE
- STONE

DRAWING SYMBOLS:

- WALL SECTION REFERENCE (1 / A101, SIM)
- BUILDING SECTION REFERENCE (1 / A101, SIM, SIM)
- COLUMN CENTERLINE (0)
- EXISTING COLUMN CENTERLINE (0)
- CENTERLINE
- BREAK LINE
- ENLARGED DETAIL REFERENCE (1 / A101, SIM)
- 1-HR FIRE RATING
- 2-HR FIRE RATING
- 3-HR FIRE RATING
- 1-HR FIRE/SMOKE RATING (S, S)
- CONSTRUCTION NOTE (#)
- DEMOLITION NOTE (#)
- REVISION TAG (1)
- SIGNAGE TAG (1 A) — GRAPHIC TYPE, SIGN TYPE
- ROOM NAME AND NUMBER (ROOM NAME / 101)
- VIEW TITLE - DETAIL NUMBER (1 View Name, SCALE: 1/8" = 1'-0")
- BUILDING ELEVATION REFERENCE (1 / A101)
- INTERIOR ELEVATION REFERENCE (1 / A101)
- DOOR NUMBER (101-1)
- WINDOW / LOUVER NUMBER (W1)
- MATCHLINE REFERENCE (MATCHLINE RE: 1/A101, MATCHLINE RE: 1/A101)
- NEW WALL
- EXISTING WALL TO REMAIN
- EXISTING WALL TO BE REMOVED
- NEW DOOR OPENING
- EXISTING DOOR OPENING TO REMAIN
- EXISTING DOOR AND FRAME TO BE REMOVED
- ELEVATION REFERENCE (LEVEL NAME, Name / Elevation, LEVEL HEIGHT)
- WORKING POINT (WP)

ABBREVIATIONS

A/C	AIR CONDITION	FIN	FINISH	PTD	PAPER TOWEL DISPENSER
ACP	ACCOUSTICAL CEILING PANEL	FIN FLR	FINISHED FLOOR	PTN	PARTITION
ACS DR	ACCESS DOOR	FLASH	FLASHING	PVC	POLYVINYL CHLORIDE
ACS PNL	ACCESS PANEL	FLR	FLOOR	QT	QUARRY TILE
ACT	ACCOUSTICAL CEILING TILE	FOC	FACE OF CONCRETE	QTY	QUANTITY
ADA	AMERICANS WITH DISABILITIES ACT	FOM	FACE OF MASONRY	R	RADIUS/RISER/THERMAL RESISTANCE
ADJ	ADJACENT/ADJUSTABLE	FR	FRAME	RB	RUBBER BASE
AFF	ABOVE FINISHED FLOOR	FRG	FIBER REINFORCED GYPSUM	RCP	REFLECTED CEILING PLAN
AHU	AIR HANDING UNIT	FSS	FOLDING SHOWER SEAT	RD	ROOF DRAIN
ALT	ALTERNATE	FT	FEET/FOOT	RECPT	RECEPTACLE
ALUM	ALUMINUM	FURG	FURRING	REF	REFERENCE/REFRIGERATOR
ANOD	ANODIZE	G	NATURAL GAS	REINF	REINFORCE
ANT	ANTENNA	GA	GAGE	REQD	REQUIRED
AOR	AREA OF REFUGE	GALV	GALVANIZED	RESIL	RESILIENT
APPROX	APPROXIMATELY	GB	GRAB BAR	RET	RETURN
ARCH	ARCHITECT	GC	GENERAL CONTRACTOR	RFG	ROOFING
ASSY	ASSEMBLY	GDR	GUARD RAIL	RH	ROOF HATCH/RIGHT HAND
AV	AUDIO VISUAL	GFCI	GROUND FAULT CIRCUIT INERRUPTER	RHR	RIGHT HAND REVERSE
BD	BOARD	GL	GLASS	RL	ROOF LEADER
BLDG	BUILDING	GLZ CMU	GLAZED CONCRETE MASONRY UNIT	RM	ROOM
BOT	BOTTOM	GYP	GYPSUM	RO	ROUGH OPENING
BRG	BEARING	GYP BD	GYPSUM WALLBOARD	RR	RAILROAD
BSMT	BASEMENT	H	HIGH	RTU	ROOF TOP UNIT
BTWN	BETWEEN	HB	HOSE BIBB	RV	ROOF VENT
BUR	BUILT UP ROOFING	HC	HANDICAP	S	SOUTH
C TO C	CENTER TO CENTER	HD	HAND DRYER	SA	SUPPLY AIR
CAB	CABINET	HDW	HARDWARE	SC	SOLID CORE
CB	CATCH BASIN	HM	HOLLOW METAL	SCD	SEAT COVER DISPENSER
CDCT	CIRCULAR DUCT	HORIZ	HORIZONTAL	SCHED	SCHEDULE
CFMF	COLD-FORMED METAL FRAMING	HPC	HIGH PERFORMANCE COATING	SD	SOAP DISPENSER
CG	CORNER GUARD	HPT	HIGH POINT	SECT	SECTION
CGFSU	CERAMIC GLAZED STRUCTURAL FACING UNITS	HS	HOT STACK	SF	SQUARE FOOT (FEET)
		HT	HEIGHT	SHR	SHOWER
CH	COAT HOOK	HVAC	HEATING	SHT	SHEET
CH BD	CHALK BOARD	HYD	HYDRANT	SHTHG	SHEATHING
CJ	CONTROL JOINT	ID	INSIDE DIAMETER	SHV	SHELVING
CL	CENTER LINE	IF	INSIDE FACE	SIM	SIMILAR
CLG	CEILING	INCL	INCLUDED	SLNT	SEALANT
CLO	CLOSET	INSUL	INSULATION	SND	SANITARY NAPKIN DISPENSER
CLOS	CLOSURE	INSUL PNL	INSULATED METAL PANEL	SNDU	SANITARY NAPKIN DISPOSAL UNIT
CLR	CLEAR	INT	INTERIOR	SP	STAND PIPE
CLRM	CLASSROOM	JAN	JANITOR	SP FIN	SPECIAL FINISH
CMU	CONCRETE MASONRY UNIT	LAB	LABORATORY	SPEC	SPECIFICATION
CO	CLEANOUT	LAM	LAMINATE	SQ	SQUARE
COL	COLUMN	LAV	LAVATORY	SS	STORM SEWER
CONC	CONCRETE	LF	LINEAR FEET (FOOT)	SSM	SOLID SURFACE MATERIAL
CONF	CONFERENCE	LH	LEFT HAND	SST	STAINLESS STEEL
CONSTR	CONSTRUCTION	LHR	LEFT HAND REVERSE	STC	SOUND TRANSMISSION CLASS
CONT	CONTINUE	LIN	LINEAR	STD	STANDARD
CONTR	CONTRACTOR	LLH	LONG LEG HORIZONTAL	STL	STEEL
COORD	COORDINATE	LLV	LONG LEG VERTICAL	STRUCT	STRUCTURAL
CORR	CORRIDOR	LNDSCP	LANDSCAPE	SUSP	SUSPEND
CPRS	COMPRESSIBLE	LOC	LOCATION	SV	SHEET VINYL/SMOKE VENT
CPT	CARPET	LPT	LOW POINT	SYMM	SYMMETRICAL
CT	CERAMIC TILE	LVT	LUXURY VINYL TILE	T	TREAD
CTB	CERAMIC TILE BASE	MATL	MATERIAL	T&B	TOP AND BOTTOM
CUST	CUSTODIAN	MAX	MAXIMUM	T&G	TONGUE AND GROOVE
D	DEEP/DEPTH	MECH	MECHANICAL	TB	TOWEL BAR
DBL	DOUBLE	MEP	MECHANICAL	TD	TRENCH DRAIN/TOWEL DISPENSER
DEMO	DEMOLITION	MEZZ	MEZZANINE	TDR	TOWEL DISPENSER/RECEPTACLE
DEPT	DEPARTMENT	MFR	MANUFACTURER	TEL	TELEPHONE
DET	DETAIL	MIN	MINIMUM	TER	TERRAZZO
DF	DRINKING FOUNTAIN	MIRR	MIRROR	THK	THICKNESS
DIA	DIAMETER	MISC	MISCELLANEOUS	TK BD	TACK BOARD
DIAG	DIAGONAL	MO	MASONRY OPENING	TOC	TOP OF CURB/TOP OF CONCRETE
DIM	DIMENSION	MOD BIT	MODIFIED BITUMEN	TOJ	TOP OF JOIST
DN	DOWN	MTD	MOUNTED	TOP	TOP OF PARAPET
DPTN	DEMOUNTABLE PARTITION	MTL	METAL	TOS	TOP OF STEEL
DR	DOOR	MTLP	METAL PARTITION	TOW	TOP OF WALL
DS	DOWNSPOUT	N	NORTH	TP	TOWEL PIN
DWG	DRAWING	NA	NOT APPLICABLE	TPH	TOILET PAPER HOLDER
E	EAST	NIC	NOT IN CONTRACT	TPO	THERMOPLASTIC POLYOLEFIN
EA	EACH	NO	NUMBER	TPTN	TOILET PARTITION
EF	EACH FACE	NRC	NOISE REDUCTION COEFFICIENT	TRTD	TREATED
EIFS	EXTERIOR INSULATION AND FINISH SYSTEM	NTS	NOT TO SCALE	TV	TELEVISION
EJ	EXPANSION JOINT	OC	ON CENTER	TYP	TYPICAL
EL	ELEVATION	OD	OUTSIDE DIAMETER	UH	UNIT HEATER
ELEC	ELECTRICAL	OF/CI	OWNER FURNISHED/CONTRACTOR INSTALLED	UL	UNDERWRITERS LABORATORIES
ELEV	ELEVATOR			UNFIN	UNFINISH
ENCL	ENCLOSURE	OH	OVERHANG	UNO	UNLESS NOTED OTHERWISE
EP	ELECTRICAL PANEL	OPH	OPPOSITE HAND	UR	URINAL
EPDM	ETHYLENE PROPYLENE DIENE MONOMER	OPNG	OPENING	UTIL	UTILITY
EQ	EQUAL	OPP	OPPOSITE	VB	VINYL BASE
EQUIP	EQUIPMENT	OS	OCCUPANCY SENSOR	VCT	VINYL COMPOSITION TILE
ETC	ET CETERA	P	PIPE	VERT	VERTICAL
EWC	ELECTRIC WATER COOLER	PCC	PRECAST CONCRETE	VEST	VESTIBULE
EXH FN	EXHAUST FAN	PEJ	PREMOLDED EXPANSION JOINT	VIF	VERIFY IN FIELD
EXP	EXPANSION/EXPOSED	PERF	PERFORATED	VP	VENT PIPE
EXST	EXISTING	PL	PROPERTY LINE	VS	VACANCY SENSOR
EXT	EXTERIOR	PLAM	PLASTIC LAMINATE	VTR	VENT THROUGH ROOF
EXTRU	EXTRUSION	PLBG	PLUMBING	VWC	VINYL WALL COVERING
F/F	FACE TO FACE	PLYWD	PLYWOOD	W	WEST/WIDE
FD	FLOOR DRAIN	PORC	PORCELAIN	W/	WITH
FDTN	FOUNDATION	PP	POWER POLE	W/O	WITHOUT
FE	FIRE EXTINGUISHER	PREF	PREFINISH	WBL	WOOD BLOCKING
FEC	FIRE EXTINGUISHER CABINET	PREFAB	PREFABRICATE	WC	WATER CLOSET
FF	FINISHED FACE	PT	PAINT	WD	WOOD
FHC	FIRE HOSE CABINET			WH	WATER HEATER
				WWR	WELDED WIRE REINFORCEMENT

REFERENCE KEYNOTE LEGEND:

DECIMAL POINT · ROOT · SUFFIX · SUFFIX MODIFIER

02 25 00 . A 01

(R-VALUE 35)

REFERENCE KEYNOTE MODIFIER

ROOT:
USE SAME SPECIFICATION NUMBER THAT REFERENCES ITEM

DECIMAL POINT:
SEPARATES ROOT FROM SUFFIX

SUFFIX:
USER DEFINED SINGLE ALPHA CHARACTER
(DO NOT USE THE LETTERS "I" OR "O"

SUFFIX MODIFIER:
OPTIONAL USER-DEFINED TWO-DIGIT NUMBER

REFERENCE KEYNOTE MODIFIER:
OPTIONAL TEXT NOTE LOCATED BELOW REFERENCE KEYNOTE. ONLY APPEARS IN DRAWING BLOCKS, CONTAINED WITHIN PARENTHESIS

BUILDING CODE INFORMATION:

PROJECT LOCATION: NEWTON COUNTY WATER AND SEWERAGE AUTHORITY
11325 BROWN BRIDGE ROAD
COVINGTON, GA 30016

PROJECT SCOPE:
THIS PROJECT IS AN ADDITION TO AND RENOVATION OF AN EXISTING ADMINISTRATION BUILDING. THE ADDITION WILL INCLUDE A NEW PUBLIC MEETING SPACE AND OFFICES FOR STAFF.

BUILDING AND FIRE CODES:
2026 BUILDING CODE OF GEORGIA INCLUDE:

- 2024 INTERNATIONAL BUILDING CODE (IBC) w/GEORGIA AMENDMENTS
- 2024 INTERNATIONAL EXISTING BUILDING CODE (IEBC) w/GEORGIA AMENDMENTS
- 2024 INTERNATIONAL PLUMBING CODE (IPC) w/GEORGIA AMENDMENTS
- 2024 INTERNATIONAL MECHANICAL CODE (IMC) w/GEORGIA AMENDMENTS
- 2015 INTERNATIONAL ENERGY CONSERVATION CODE (IECC)
- 2023 NFPA 70, NATIONAL ELECTRIC CODE (NEC) w/GEORGIA AMENDMENTS
- 2010 ADA w/ GEORGIA AMENDMENTS

OCCUPANCY CLASSIFICATION (IBC CH. 3) NOTE: BUILDING FULLY SPRINKLERED
MIXED USE / SEPARATED OCCUPANCY (IBC 508.3)
GROUP A-3 ASSEMBLY / GROUP B BUSINESS

OCCUPANCY SEPARATION (IBC CH.5)
GROUP A-3 ASSEMBLY TO GROUP B BUSINESS:
ONE-HOUR REQUIRED SEPARATION (IBC TABLE 508.3.3)

TYPE OF CONSTRUCTION: ADDITION: TYPE IIB
TYPE IIIB LOBBY & BREAK ROOM ONLY
EXISTING: TYPE IIIB

FULLY SPRINKLERED: YES

FIRE ALARM: YES

EXISTING BUILDING:
CONTINUATION OF EXISTING USE: YES
CHANGE OF USE: ADDING ASSEMBLY FUNCTION TO BUSINESS USE
CLASSIFICATION OF WORK: LEVEL 2

BUILDING HEIGHT AND AREA:
ACTUAL BUILDING HEIGHT: 35' (EXISTING) 29' (ADDITION) , 2 STORIES
ALLOWABLE BUILDING HEIGHT: 75' SF, 4 STORIES

ACTUAL BUILDING AREA: 17,628 SF
ALLOWABLE BUILDING AREA: 109,250 SF
PER TABLE 506.2 $A_a = A_t+(NS \times I_f)$
109,250 SF = 92,000+(23,000 x .75)

MAXIMUM EXIT ACCESS TRAVEL DISTANCE: 175 FT
MAXIMUM COMMON PATH OF EGRESS TRAVEL DISTANCE: 75 FT
MAXIMUM DEAD ENDS IN CORRIDORS: 50 FT

GENERAL NOTES:

1. THE PROJECT SPECIFICATIONS ARE AN INTEGRAL PART OF THE CONTRACT DOCUMENTS AND WILL BE USED IN CONJUNCTION WITH THE ARCHITECTURAL DRAWINGS AND GENERAL NOTES. IN CASES, IF ANY, WHERE REQUIREMENTS INDICATED ON THE ARCHITECTURAL DRAWINGS DIFFER FROM THE SPECIFICATIONS, NOTIFY THE ARCHITECT.
2. UNLESS OTHERWISE NOTED, DETAILS, SECTIONS AND NOTES CONTAINED IN THE ARCHITECTURAL CONTRACT DOCUMENTS WILL BE CONSIDERED TYPICAL FOR ALL SIMILAR CONDITIONS EVEN IF NOT EXPLICITLY REFERENCED.
3. DEFICIENT WORK AND/OR WORK NOT IN CONFORMANCE WITH THE CONTRACT DOCUMENTS WILL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR WILL REIMBURSE THE PARTIES REQUIRED FOR PERFORMING THE DESIGN SERVICES ARISING FROM DEFICIENT WORK, REVIEW OF MODIFICATIONS/CONTRACTOR SUBSTITUTION, OR EXPEDITING OF SUBMITTALS.
4. COST OF INVESTIGATION AND/OR REDESIGN INCURRED BY THE ARCHITECT DUE TO CONTRACTOR ERRORS WILL BE AT THE CONTRACTOR'S EXPENSE.
5. VERIFY IN THE FIELD (VIF) ALL EXISTING JOB CONDITIONS, REVIEW ALL CONTRACT DRAWINGS, AND VERIFY DIMENSIONS AND ELEVATIONS NOTED IN THE CONTRACT DOCUMENTS PRIOR TO THE START OF WORK.
6. USE ONLY DIMENSIONS INDICATED ON THE DRAWINGS. DO NOT SCALE THESE DRAWINGS OR USE DIMENSIONS OBTAINED FROM ELECTRONIC DRAWING OR MODEL FILES, IF PROVIDED.

Brown AND Caldwell
BROWN AND CALDWELL
900 HAMMOND DRIVE, SUITE 500
ATLANTA, GA 30328

wendel

THIS DRAWING IS NOT VALID FOR CONSTRUCTION PURPOSES UNLESS IT BEARS THE SEAL AND SIGNATURE OF A DULY REGISTERED PROFESSIONAL

CONSTRUCTION DOCUMENTS

NCWSA — NEWTON COUNTY WATER & SEWERAGE AUTHORITY

NCWSA OFFICE ADDITION

REVISIONS

REV	DATE	DESCRIPTION

LINE IS 2 INCHES AT FULL SIZE

DESIGNED: MW4
DRAWN: LDG
CHECKED: DEK
CHECKED:
APPROVED: Approver

FILENAME

BC PROJECT NUMBER
616202
CLIENT PROJECT NUMBER

TITLES & SYMBOLS

DRAWING NUMBER
A001

Plot Date: 4/27/2026 11:26:43 PM Path: C:\Users\mw4\OneDrive - Wendel\Documents\616202-NCWSA-ARCH_V25(Central)_mwordenFW4J7.rvt