

PROJECT INFORMATION

S&E PROJECT NUMBER: 01-220-030
 BID PACKAGE: BP#1
 ISSUED FOR CONSTRUCTION: 08-23-2023

PROJECT TITLE

**REROOF & GUTTER REPLACEMENT TO:
 WALKER COUNTY
 CENTRAL OFFICE**

298 CULBERSON AVENUE, LAFAYETTE, GA 30728

FOR:
WALKER COUNTY SCHOOL SYSTEMS

298 CULBERSON AVENUE, LAFAYETTE, GA 30728

PROJECT FUNDING : FY 2023 / LOCAL

FACILITY INFORMATION

FACILITY FULL TIME ENROLLMENT LEVEL:

EXISTING: N/A NEW: N/A

FACILITY NUMBER OF INSTRUCTIONAL UNITS:

EXISTING : N/A NEW: N/A

SQUARE FOOTAGE: 12,213 S.F.

WING "A" 5,854 S.F.
 WING "B" 6,377 S.F.

NEW ADDITION BUILDING CODE CLASSIFICATIONS:

TYPE OF OCCUPANCY: ASSEMBLY
 TYPE OF CONSTRUCTION: IBC-IB NFP-AJ (000)
 BUILDING PROTECTION: NOT SPRINKLERED
 TOTAL OCCUPANT LOAD: 70

Southern A&E LLC
 7951 Tron Circle
 Austell, Ga 30168
 (770) 819-7777

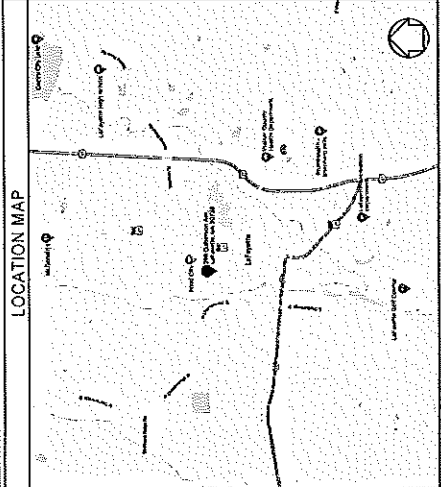
architects & engineers

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PROJECT DESCRIPTION

FACILITY DESCRIPTION:

- THIS IS EXISTING FACILITY CONSISTING OF MULTIPLE BUILDINGS.
- SEE WORK IN THIS PROJECT INCLUDES, BUT IS NOT LIMITED TO:
 - THE REMOVAL AND REPLACEMENT OF EXISTING ROOF.
 - THE REMOVAL AND REPLACEMENT OF GUTTERS AND DOWNSPOUTS.
- CONSTRUCTION DELIVERY METHOD:** GENERAL CONTRACTOR
- PROJECT CONSISTS OF SINGLE BID PACKAGE.**
- WORK SHALL BE CONDUCTED IN SINGLE PHASE.**



CODES

DESIGNED IN ACCORDANCE WITH THE FOLLOWING CODES:

FIRE PROTECTION SYSTEM:

Fire Protection Engineering Ltd. Published by Underwriters
 NFP-24 Installation of Premises Fire Services Mains and
 NFP-A-11 Installation of Standpipe Systems, 2018 Edition,
 PARADOX,
 International Building Code, 2018 Edition with Georgia
 Amendments,
 International Fire Code, 2018 Edition with Georgia
 Amendments,
 L.P. Gas Code - GA 703-2-16 Rules and Reg. for LP Gas
 Heating, VENTILATION, & AIR CONDITIONING,
 International Mechanical Code, 2018 Edition,
 ASHRAE 90.1-2013 Energy Efficient Building Systems - RPA Standard
 ASHRAE 55-2013 Thermal Environmental Conditions for Human
 Occupancy,
 HVAC Duct Construction Standards Metal and Flexible,
 Fire, Smoke and Sulfuric Acid Gas Installation Guide,
 Vent Removal from Existing Buildings, NFPA Standard
 NF 2017 Edition.

ELECTRICAL GENERAL

Electrical Code, NFPA 70E,
 NFPA 72, National Fire Alarm Code, 2018 Edition, with
 Georgia Amendments,
 National Electrical Code, 2017 Edition,
 NFPA 99A, NFPA 99B, NFPA 99C, NFPA 99D, NFPA 99E, NFPA
 99F, NFPA 99G, NFPA 99H, NFPA 99I, NFPA 99J, NFPA 99K,
 NFPA 110, 2018 Edition, (Revised by Emergency and
 NFPA 20, (Revised and Comprehensive Liquids Code)
 All local prevailing city and county codes.

MECHANICAL GENERAL:

Underwriters Laboratories, Inc. Approved Mechanical
 Materials and Appliances, a type that have been listed
 and labeled by the manufacturer for their intended use.
 All local prevailing city and county codes.
 Vessels, by Georgia Department of Labor, Safety

LIST OF CONTACTS

Architect of Record:
 Gregory J. Schlegel, AIA
 7951 Tron Circle, Austell, GA 30168
 phone: 770-819-7777
 email: gschlegel@southernae.com

Architect of Record:
 Alan Tatum, P.E.
 Southern A&E, LLC
 7951 Tron Circle, Austell, GA 30168
 phone: 770-819-7777
 email: alan.tatum@southernae.com

Landscaping Architect of Record:
 Patrick Kelleher, LLC
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 email: pkelleher@southernae.com

MECHANICAL CONTRACTOR:
 Frank Carter, P.E.
 Southern A&E, LLC
 7951 Tron Circle, Austell, GA 30168
 phone: 770-819-7777
 email: frank.carter@southernae.com

**CONTRACTORS, subcontractors, vendors and suppliers are advised that the Contract Documents
 consist of Drawings, Specifications, Addressed, Post-Bid Addendum and Change Orders that have
 been printed, listed and numbered by the Architect. Any documents reproduced by parties other
 than the Architect are void. The Contractor shall be responsible for obtaining and reviewing the
 Contract Documents and do not supersede the provisions of the Contract Documents. Contractors,
 subcontractors, vendors and suppliers are solely responsible for verifying that information used for
 bidding, completion of their drawings and construction of the facility is in compliance with the
 Architect's Contract Documents.**

LIST OF KEYNOTES

1. THIS DRAWING IS A PART OF A PROJECT AND SHOULD NOT BE USED FOR ANY OTHER PROJECT.
2. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
3. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL BE AS SHOWN OR APPROVED BY THE ARCHITECT.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL, STATE AND FEDERAL AUTHORITIES.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES AND STRUCTURES TO REMAIN.
6. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.
7. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
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LIST OF DRAWINGS

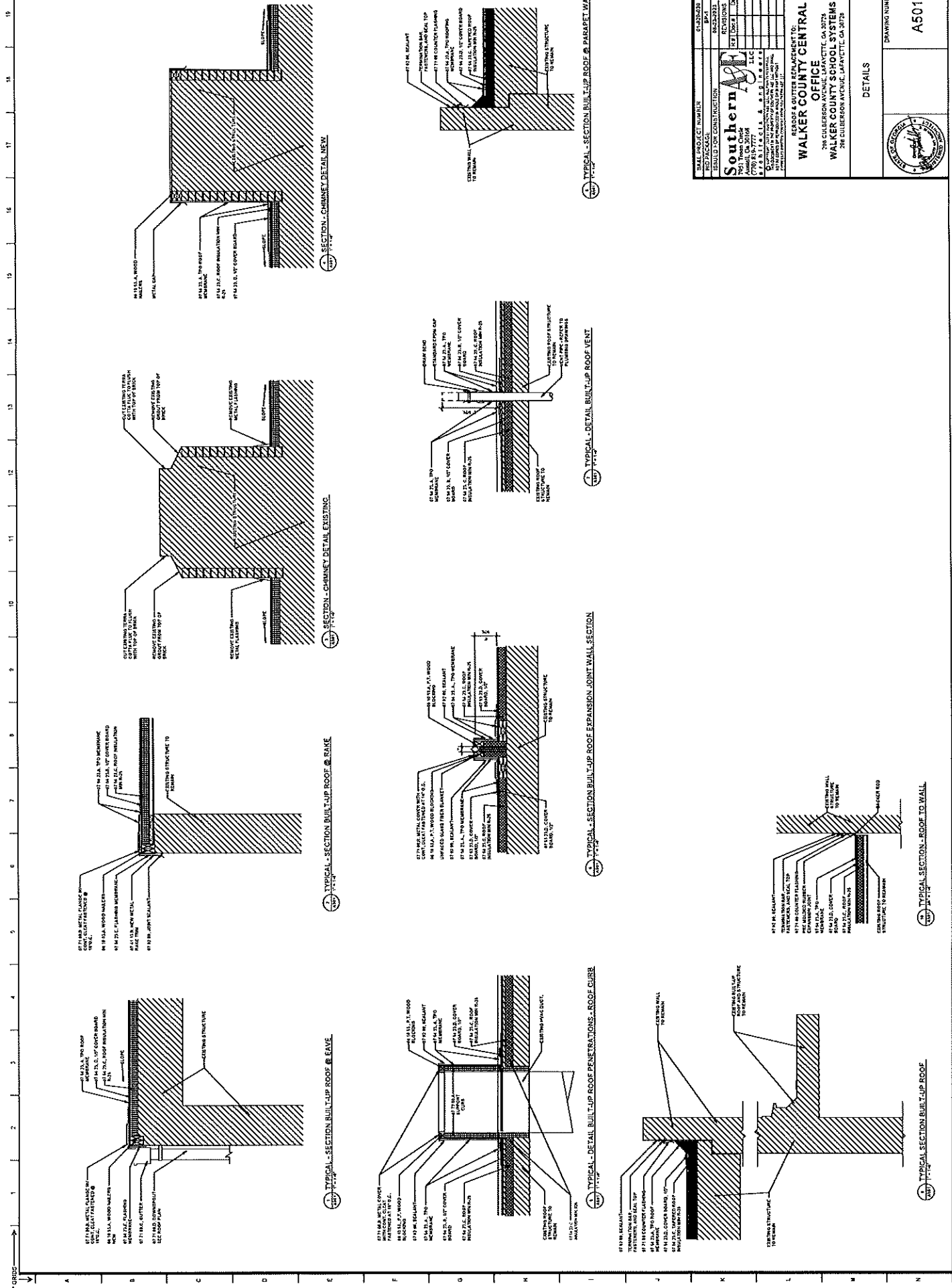
NO.	DESCRIPTION
1	CONTRACT
2	GENERAL NOTES
3	FOUNDATION
4	FLOOR PLAN
5	ELEVATIONS
6	SECTION
7	MECHANICAL
8	ELECTRICAL
9	LANDSCAPING
10	CONSTRUCTION WINDOWS

Southern A&E LLC

COVER SHEET

SHEET NAME

DRAWING NUMBER G001



DATE PROJECT NUMBER	CLASSIFIER
ISSUED FOR CONSTRUCTION	84222222
Southern	
ARCHITECTURAL FIRM	
2700 CALLETON AVENUE, SUITE 200 SAN ANTONIO, TEXAS 78204 TEL: (214) 343-7777 FAX: (214) 343-7778 WWW.SOUTHERNARCHITECTS.COM	
FOR THE ARCHITECT BY:	
WALKER COUNTY CENTRAL	
OFFICE	
2700 CALLETON AVENUE, SUITE 200 SAN ANTONIO, TEXAS 78204 TEL: (214) 343-7777 FAX: (214) 343-7778 WWW.SOUTHERNARCHITECTS.COM	
DETAILS	
DRAWING NUMBER	A501

19 18 17 16 15 14 13 12 11 10 9 8 7 6 5 4 3 2 1

SEE SECTION OF PLAN

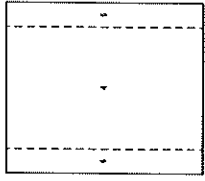


TABLE 1: EXTERIOR SURFACE WIND LOAD PRESSURES FOR COMPONENTS & CLADDING (CONT.)

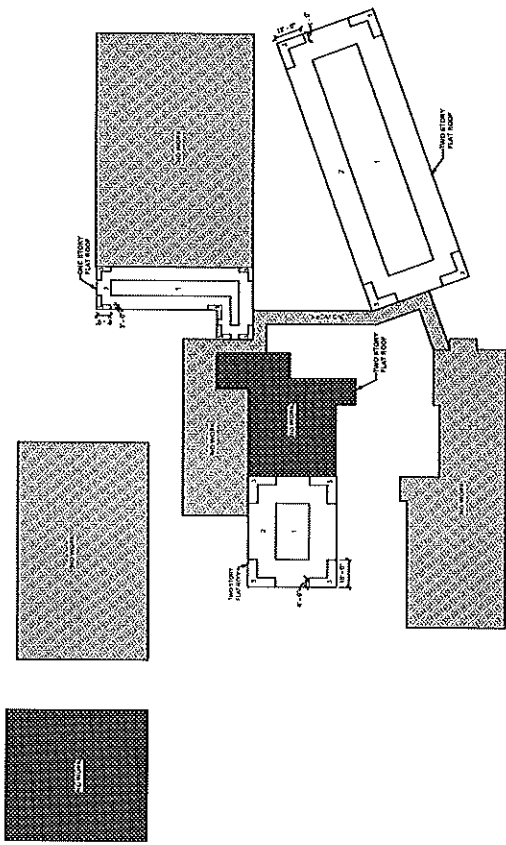
ZONE	Exposure Category (per 1609)	Wind Speed (mph)	Pressure (psf)	Notes
1	1	10	-4.8*	-21.6
1	2	15	-6.8*	-31.2
1	3	20	-9.8*	-43.2
1	4	25	-13.8*	-61.2
2	1	10	-4.8*	-21.6
2	2	15	-6.8*	-31.2
2	3	20	-9.8*	-43.2
2	4	25	-13.8*	-61.2
3	1	10	-4.8*	-21.6
3	2	15	-6.8*	-31.2
3	3	20	-9.8*	-43.2
3	4	25	-13.8*	-61.2
4	1	10	-18.1	-81.3
4	2	15	-26.6	-108.2
4	3	20	-37.4	-151.6
4	4	25	-51.8	-207.2
5	1	10	-11.1*	-45.2*
5	2	15	-16.7*	-66.8*
5	3	20	-23.6*	-94.1*
5	4	25	-32.8*	-131.5*

TABLE 2: EXTERIOR SURFACE WIND LOAD PRESSURES FOR COMPONENTS & CLADDING

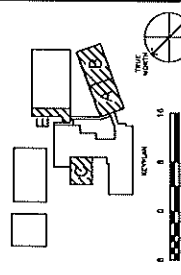
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5	3	20	-23.6*	-94.1*
5	4	25	-32.8*	-131.5*

* Wind loads shown are design loads. Multiply by 0.9 to obtain service loads.
 ** The design wind speed is based on a 3-second gust speed of 100 mph.
 *** The design wind speed is based on a 3-second gust speed of 100 mph.

2. WIND PRESSURES FOR COMPONENTS & CLADDING



WIND PRESSURE PLAN



Southern A
 ARCHITECTS, P.A.
 200 CALDWELL AVENUE, LAFAYETTE, GA 30329
 404.885.1111

WALKER COUNTY CENTRAL OFFICE
 200 CALDWELL AVENUE, LAFAYETTE, GA 30329
 200 CALDWELL AVENUE, LAFAYETTE, GA 30329

COMPONENTS & CLADDING WIND PRESSURE PLAN

DATE: 08/11/2011
 DRAWING NO: 01-000000
 SHEET NO: 01-000000
 REVISIONS:
 DATE: 08/11/2011
 BY: [Signature]
 CHECKED: [Signature]

DRAWING NUMBER: S001