

G&C MARINE



ADDITIONS FOR NEW MARINE SHOWROOM

Somdal & Associates, LLC
Architecture & Interior Design

2415 E. 70TH Street, Shreveport, LA 71105

SCHEMATIC DESIGN



SHEET LIST				
Sheet Number	Sheet Name	Sheet Issue Date	Designed By	Current Revision
CS	Cover	11/14/23	Designer	
G1.1	PROJECT INFO	11/14/23	Designer	
AS 1.1	ARCHITECTURAL SITE PLAN	11/14/23	Designer	
A1.1	DIMENSION PLAN - 1ST FLOOR	11/14/23	Designer	
A4.1	ROOF PLAN	11/14/23	Designer	
A6.1	EXTERIOR ELEVATIONS	11/14/23	Designer	
A7.1	BUILDING SECTIONS	11/14/23	Designer	
A9.2	ENLARGED DETAILS	08/29/23	Designer	

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12/14/2023

Project Number:

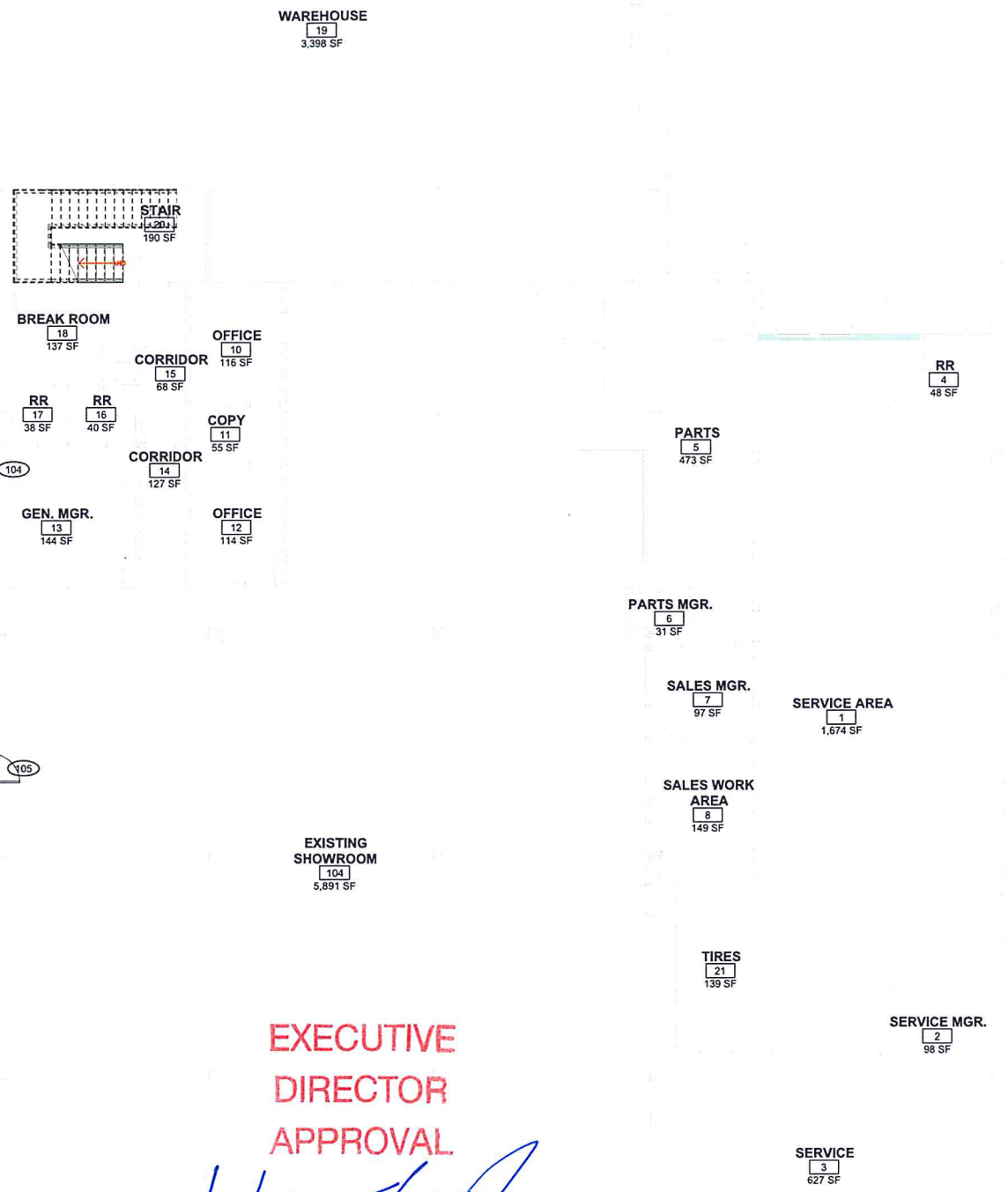
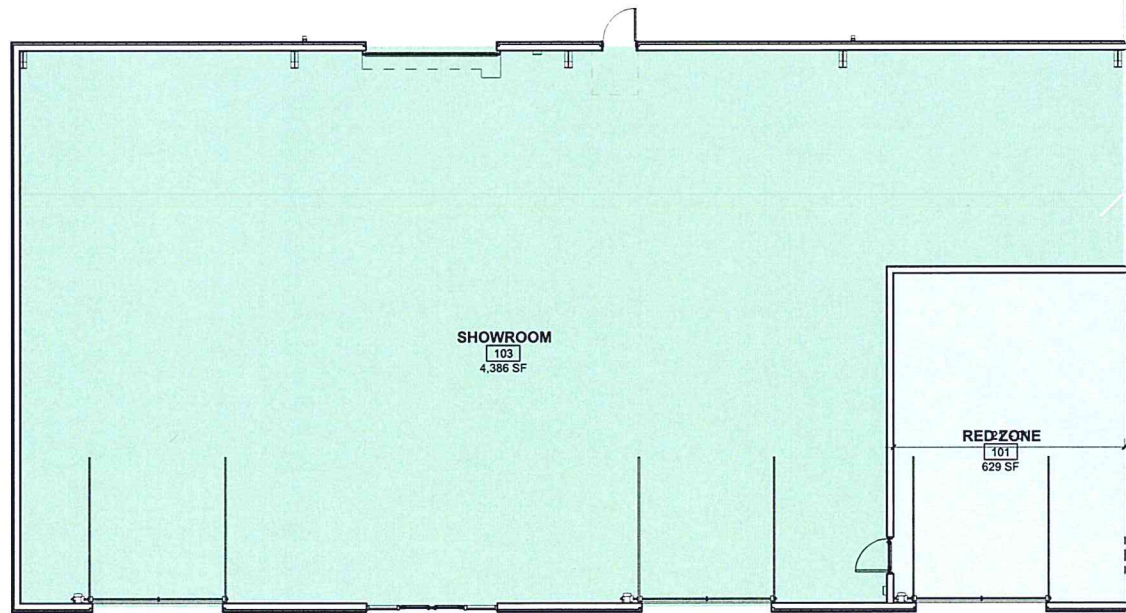
SA 2319

NEW CONSTRUCTION AREA
5,234 SF

EXISTING SHOP AREA
2,777 SF

EXISTING BUSINESS AREA
11,641 SF

2 OVERALL AREA PLAN
SCALE: 1" = 20'-0"



OCCUPANCY SCHEDULE					
Name	Number	Occupancy Factor	Area	Use Group Key	Occupancy Load
RED ZONE	101	15 SF	629 SF	A-15	42
SHOWROOM	103	150 SF	4,386 SF	B-150	30
EXISTING SHOWROOM	104	150 SF	5,891 SF	B-150	40
SERVICE AREA	1	150 SF	1,674 SF	B-150	12
SERVICE MGR.	2	150 SF	98 SF	B-150	1
SERVICE	3	150 SF	627 SF	B-150	5
RR	4	0 SF	48 SF	B-0	
PARTS	5	300 SF	473 SF	S-300	2
PARTS MGR.	6	150 SF	31 SF	B-150	1
SALES MGR.	7	150 SF	97 SF	B-150	1
SALES WORK AREA	8	150 SF	149 SF	B-150	1
OFFICE	10	150 SF	116 SF	B-150	1
COPY	11	150 SF	55 SF	B-150	1
OFFICE	12	150 SF	114 SF	B-150	1
GEN. MGR.	13	150 SF	144 SF	B-150	1
CORRIDOR	14	0 SF	127 SF	B-0	
CORRIDOR	15	0 SF	68 SF	B-0	
RR	16	0 SF	40 SF	B-0	
RR	17	0 SF	38 SF	B-0	
BREAK ROOM	18	15 SF	137 SF	A-15	10
WAREHOUSE	19	300 SF	3,398 SF	S-300	12
STAIR	20	0 SF	190 SF	B-0	
TIRES	21	300 SF	139 SF	S-300	1

Occupancy Color Legend

- A-15
- B-0
- B-150
- S-300

1 ARCHITECTURAL PLAN - 1ST FLOOR
SCALE: 1/8" = 1'-0"

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APPROVAL

1/30/24 *[Signature]*
Date By



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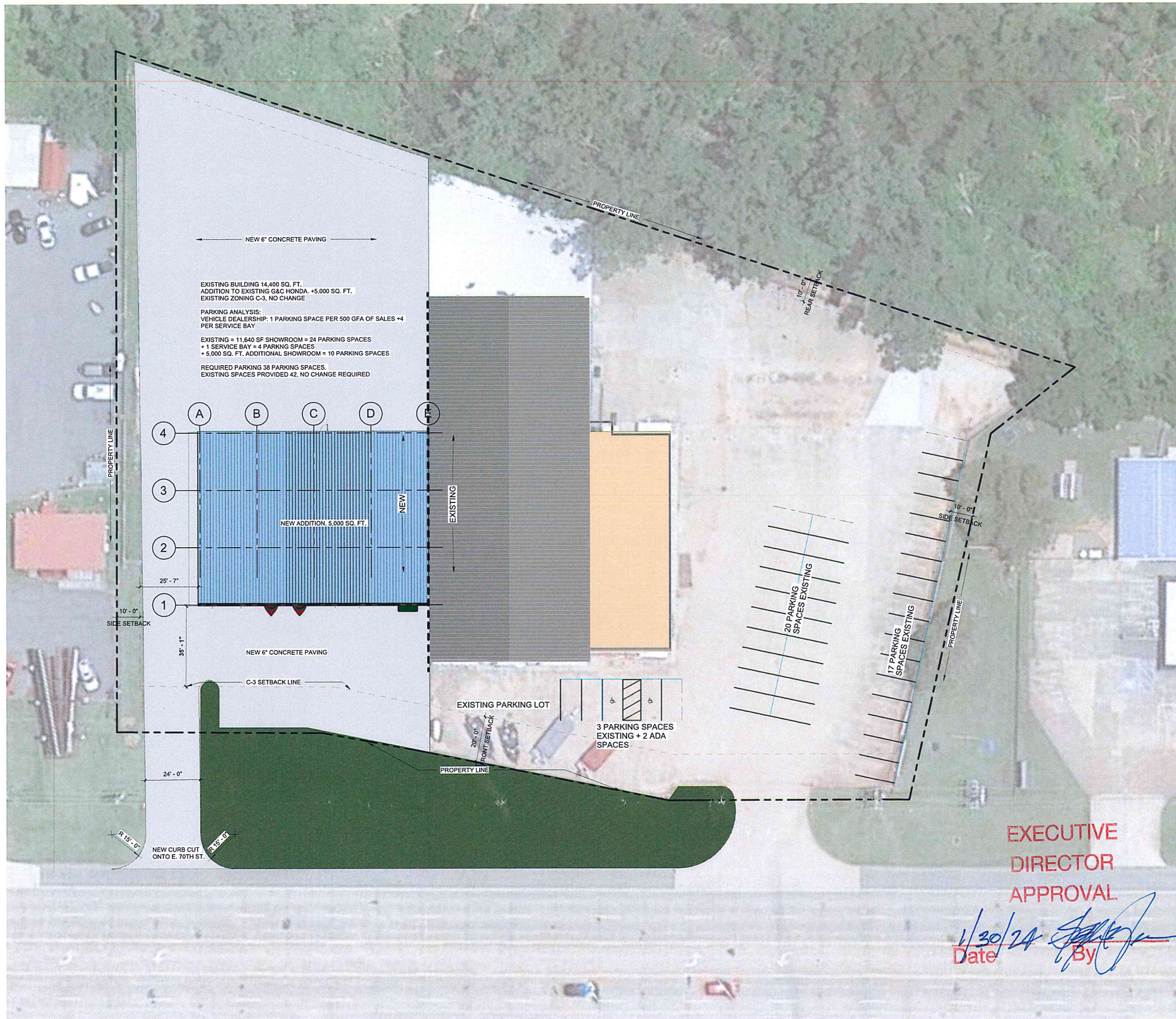
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LIFE SAFETY PLAN

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1 SITE PLAN
SCALE: 1" = 20'-0"

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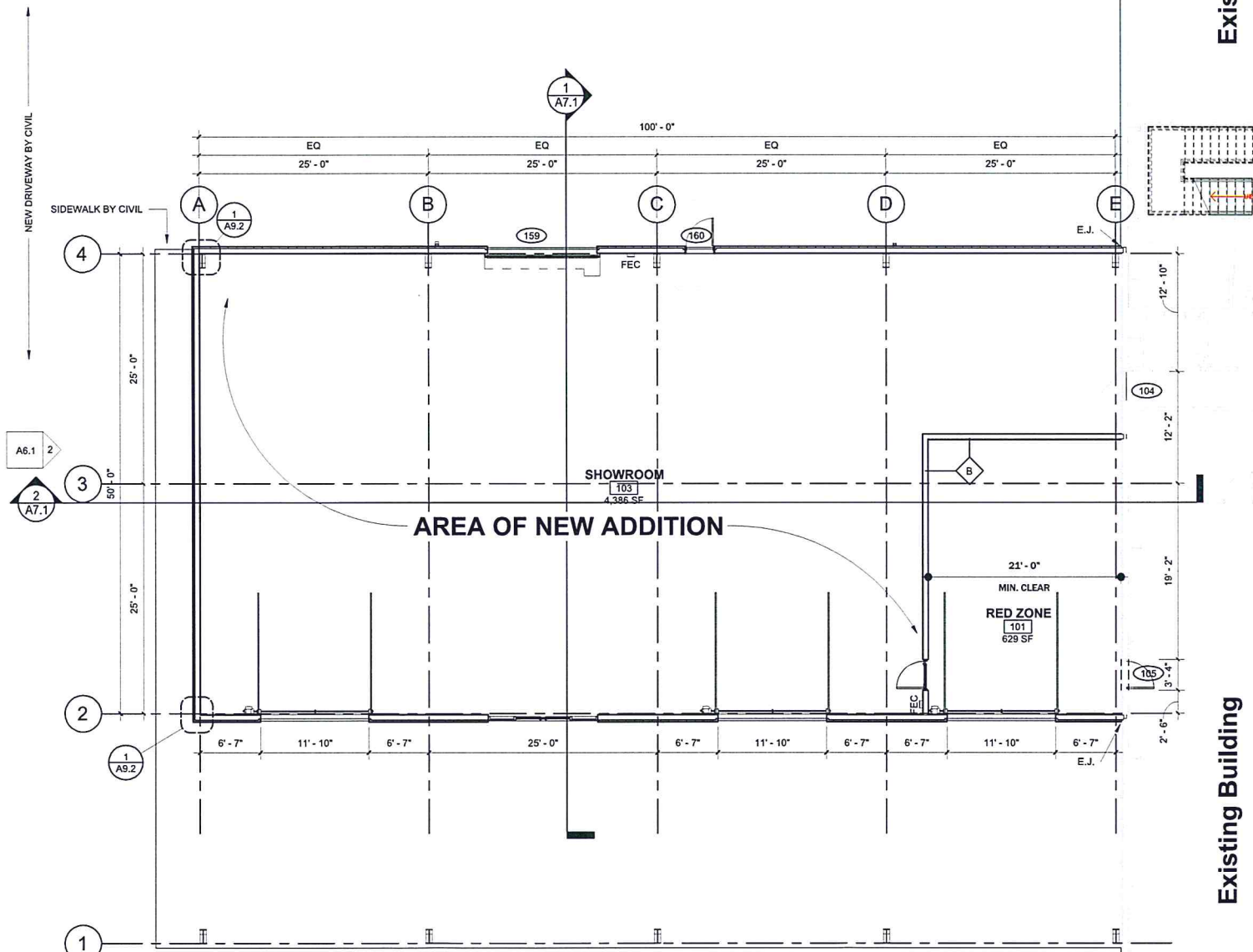
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AS 1.1

ARCHITECTURAL
SITE PLAN

GENERAL NOTES - DIMENSION PLAN

- A. CONSTRUCTION AND INSTALLATIONS SHALL CONFORM TO ALL FEDERAL, STATE AND LOCAL ORDINANCES, CODES, ETC
- B. DIMENSION PLANS ARE INTENDED TO SHOW DIMENSIONS AND WALL TYPES, WALL RATINGS, WALL SECTIONS, BUILDING SECTION INDICATORS, EXTERIOR ELEVATION INDICATORS, PLAN DETAIL INDICATORS, AND DIMENSION PLAN KEY NOTES. REFER TO THE ARCHITECTURAL PLANS FOR ADDITIONAL PLAN KEY NOTES, INTERIOR ELEVATION MARKS AND INFORMATION RELATED TO OTHER ASPECTS OF THE PROJECT
- C. ALL DIMENSIONS ARE TAKEN FROM COLUMN CENTERLINES TO THE FACE OF FINISH, FACE OF MASONRY, CONCRETE, OR EXISTING FINISHES, UNLESS NOTED OTHERWISE
- D. VERIFY ALL CRITICAL DIMENSIONS WITHIN AND/OR RELATED TO THE SITE AND/OR EXISTING BUILDING. DIMENSIONS AND CONDITIONS INDICATED WERE DETERMINED BY VISUAL SURVEY. CONTRACTOR SHALL OBTAIN AND VERIFY ALL DIMENSIONS AND CONDITIONS AT JOB SITE AND BE FULLY RESPONSIBLE FOR THE SAME. IF DISCREPANCY IS FOUND, THE CONTRACTOR SHALL CONTACT THE ARCHITECT AND THE ARCHITECT SHALL DETERMINE THE CRITICAL DIMENSIONS TO BE HELD. THE CONTRACTOR SHALL SUBMIT TO THE ARCHITECT, FOR REVIEW, A DIMENSIONED INTERIOR WALL LAYOUT PRIOR TO ANY INTERIOR WALL CONSTRUCTION.
- E. DIMENSIONS ARE TAKEN TO THE 4'-0" PLANE ABOVE FINISHED FLOOR.
- F. ALL NEW INTERIOR PARTITIONS SHALL BE WALL TYPE "ASD" UNLESS OTHERWISE INDICATED.
- G. ALL FIRE RATED ASSEMBLIES WITH RECESSED WALL ACCESSORIES AND/OR PENETRATIONS, I.E. RECEPTACLES, CONDUITS, DUCTS, PIPING, FIRE EXTINGUISHER CABINETS, RECESSED FILM VIEWERS, PAPER TOWEL DISPENSER, ETC. SHALL BE CONSTRUCTED TO MAINTAIN THE DESIGNATED RATED ASSEMBLY.
- I. FINISHED FLOOR ELEVATIONS ARE FROM THE FACE OF THE FINISHED SUBSTRATE, I.E. CONCRETE DECK, CONCRETE SLAB, ETC.
- K. VERIFY LOCATION AND SIZE OF ALL RECESSES, PLUMBING CHASES AND MECHANICAL SHAFTS PRIOR TO CONSTRUCTION.
- L. ALL EXTERIOR WALLS SHALL BE FRAMED OUT OF 16 GAUGE, 6" METAL STUD AT 16" ON CENTER, UNLESS NOTED OTHERWISE. REFER TO THE STRUCTURAL DRAWINGS.
- M. INSTALL MINERAL WOOL INSULATION IN ALL EXPANSION JOINTS THROUGH THE FLOOR AND ROOF SLABS, CONTINUOUS. PROVIDE FIRE RATED EXPANSION JOINTS WITH MINERAL WOOL INSULATION BLANKET AT ALL RATED ASSEMBLIES.
- N. ALL INTERIOR MASONRY WALLS SHALL BE RUNNING BOND PATTERN UNLESS NOTED OTHERWISE.
- O. ALL PENETRATIONS THROUGH FLOORS, CHASES, SHAFTS AND FIRE RATED ASSEMBLIES SHALL BE SLEEVED PER THE REQUIRED TEST AND FIRE-STOPPED.
- P. ALL PENETRATIONS THROUGH FLOOR SLABS, I.E. CONDUITS, DUCTS, PIPING, PNEUMATIC TUBE, ETC. SHALL BE FIRESTOPPED AND SEALED AS REQUIRED TO PROVIDE THE ASSEMBLY RATED DESIGNATED AND SHALL BE WATERTIGHT.
- Q. PROVIDE FULL HEIGHT METAL STUDS (20 GAUGE MINIMUM) TO THE FLOOR OR ROOF DECK ABOVE AT ALL CORNERS, DOOR FRAMES, BORROWED LIGHTS FRAME, BEHIND WALL MOUNTED EQUIPMENT AND BEHIND WALL MOUNTED CASEWORK.
- R. ALL TRADES ARE REQUIRED TO VISIT THE SITE AND DETERMINE THAT ALL WORK CAN BE ACHIEVED IN A COMPLETE MANNER UNDER THEIR BID.
- S. EXTENDED CMU PARTITIONS TO UNDERSIDE OF STRUCTURAL DECK ABOVE. TERMINATE PARTITION FROM THE STRUCTURE, PACK MINERAL WOOL INSULATION IN VOID SPACE BETWEEN TOP OF WALL AND STRUCTURAL DECK.
- T. PACK MINERAL WOOL INSULATION IN VOID SPACE BETWEEN STRUCTURAL DECK AND TOP OF ALL FIRE-RATED ASSEMBLIES. PROVIDE FIRE-RATED SEALANT AT ALL FIRE-RATED ASSEMBLIES
- U. ALL INTERIOR WALLS, INCLUDING THE METAL STUD FRAMING, ACOUSTICAL INSULATION AND GYPSUM WALLBOARD SHALL EXTEND UP TO THE FLOOR OR ROOF DECK ABOVE.
- V. ALL NEW OR EXISTING SOUND, SMOKE OR FIRE RATED WALLS SHALL EXTEND FROM FLOOR SUBSTRATE TO THE UNDERSIDE OF FLOOR OR ROOF DECK ABOVE AND SHALL BE FULLY FIRESTOPPED AND SEALED AS REQUIRED TO PROVIDE THE ASSEMBLY RATING DESIGNATED.
- W. ALL VERTICAL OR HORIZONTAL DUCTS, PIPING, CONDUIT, ETC. (SHOWN OR NOT) SHALL BE BOXED OUT TO MATCH ADJACENT WALL CONSTRUCTION
- X. RATED WALL DESIGNATIONS ARE SHOWN THROUGH OPENINGS TO INDICATE THAT THE WALL CONSTRUCTION ABOVE THE OPENING HAS THE SAME RATING AS THE CONSTRUCTION ON EITHER SIDE OF OPENING.
- Y. PROVIDE ACCESS PANELS IN WALLS WHERE SERVICE TO MECHANICAL, PLUMBING, ELECTRICAL, ETC. ELEMENTS WILL NEED TO BE ADJUSTED, I.E. CLEAN OUTS, VALVES, DAMPERS, ETC. ACCESS PANELS SHALL BE OF THE SAME RATING AS THE ADJACENT WALL CONSTRUCTION.
- Z. PROVIDE BLOCKING BEHIND ALL WALL MOUNTED HANDRAILS, BUMPER RAILS, TOILET ACCESSORIES, SCONCES, ETC.
- AA. ALL CORRIDORS, HALLWAYS, PASSAGES, ETC. WALLS SHALL BE CONSTRUCTED TO BE SMOKE TIGHT AND SMOKE RESISTANT UNLESS NOTED OTHERWISE.



1 DIMENSION PLAN - 1ST FLOOR
SCALE: 1/8" = 1'-0"

NO.	NOTES

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APPROVAL**

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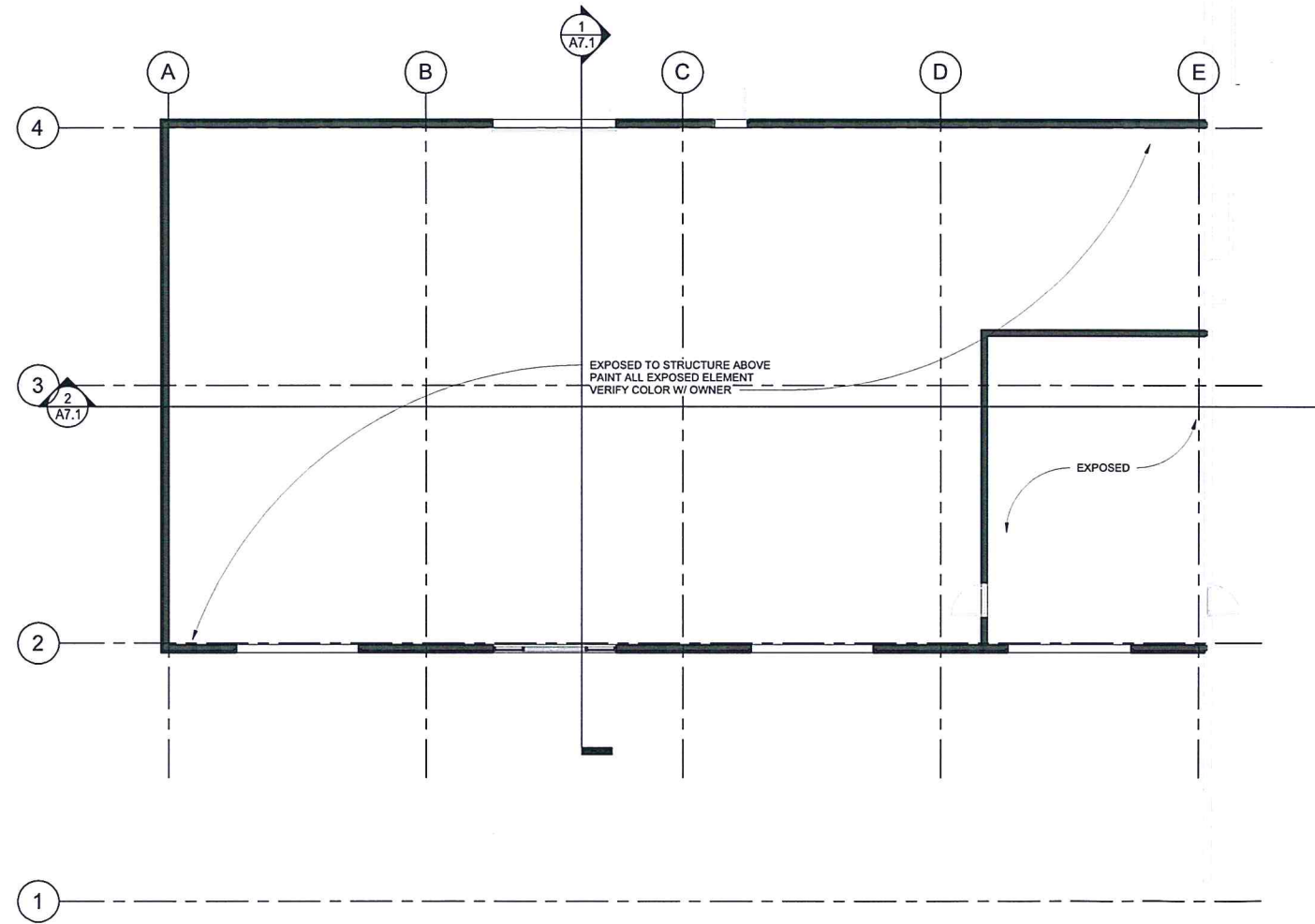
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DIMENSION PLAN
- 1ST FLOOR

REFLECTED CEILING PLAN SYMBOLS:

	2' x 2' SUSPENDED LAY-IN ACOUSTICAL CEILING (TYPICAL UNLESS OTHERWISE INDICATED)
	2' x 4' RECESSED LIGHT FIXTURE
	2' x 2' RECESSED LIGHT FIXTURE
	SMOKE DETECTOR
	SPEAKER
	HEAT DETECTOR
	EXIT LIGHT
	CEILING MOUNTED FIRE ALARM SIGNAL DEVICE
	WALL MOUNTED SCONCE
	RECESSED DOWNLIGHT FIXTURE
	PENDANT FIXTURE
	RETURN AIR GRILLE (REFER TO MECHANICAL DRAWINGS)
	SUPPLY AIR DIFFUSER OR REGISTER (REFER TO MECHANICAL DRAWINGS)
	EXHAUST GRILLE (REFER TO MECHANICAL DRAWINGS)
	CEILING FAN
	GYPSUM BOARD SOFFIT/BULKHEAD/CEILING
	BULKHEAD/CEILING HEIGHT (HEIGHT ABOVE FINISHED FLOOR, AS NOTED.)



GENERAL REFLECTED CEILING PLAN NOTES:

- A. ALL CEILING HEIGHTS ARE 9'-0" UNLESS NOTED OTHERWISE.
- B. ALL BULKHEAD/ SOFFIT HEIGHTS ARE 7'-2" A.F.F. UNLESS NOTED OTHERWISE.
- C. ALL TRADES SHALL PARTICIPATE IN A COORDINATION MEETING PRIOR TO ANY INSTALLATION OF ABOVE CEILING SYSTEMS, SERVICES, EQUIPMENT, ETC. DURING THE SHOP DRAWING PHASE.
- D. REFER TO THE PROJECT MANUAL AND THE FIRE PROTECTION PLANS FOR THE LOCATION OF ANY SPRINKLER HEADS IN A BULKHEAD OR SOFFIT WITHOUT FIRST COORDINATING THE LOCATION WITH THE ARCHITECT.
- E. THE REFLECTED CEILING PLANS DO NOT INDICATE THE LIGHTING LAYOUT IN AREAS WITHOUT CEILING FINISHES. LIGHTING SHOWN MAY NOT REFLECT FULL LIGHTING LAYOUT. REFER TO THE MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR ADDITIONAL SERVICES.
- F. REFER TO THE CASEWORK SECTIONS FOR BULKHEAD DEPTHS OVER UPPER CABINETS.
- G. THE BULKHEAD SHALL EXTEND BEYOND THE FACE OF THE CABINET DOOR 1/2" OR SHALL EXTEND 1 1/4" BEYOND THE FACE OF THE OPEN SHELF UNITS.
- H. REFER TO THE MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR ADDITIONAL CEILING MOUNTED SERVICES.
- I. ALL CEILING MOUNTED SPRINKLER HEADS, DETECTORS, LIGHT FIXTURES, EXIT LIGHTS, ETC. SHALL BE INSTALLED IN THE CENTER OF THE CEILING SYSTEM GRID. REFER TO THE MECHANICAL AND ELECTRICAL DRAWINGS FOR ADDITIONAL INFORMATION.
- J. ALL ACOUSTIC CEILING GRIDS TO BE CENTERED WITHIN ROOM UNLESS NOTED OTHERWISE.
- K. ALL ACOUSTIC CEILING GRIDS TO BE CENTERED WITHIN THE CORRIDOR, UNLESS NOTED OTHERWISE.
- L. ALL "CAN" LIGHT FIXTURES TO BE CENTERED WITHIN ACOUSTICAL CEILING TILES.
- M. ALL "CAN" LIGHT FIXTURES IN TOILET ROOMS TO BE CENTERED.
- N. PROVIDE MIN. 30"X30" ACCESS PANELS INTO ALL FRAMED ATTIC AREAS. VERIFY LOCATION WITH ARCHITECT IF NOT INDICATED ON PLAN.

**EXECUTIVE
DIRECTOR
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1/30/24
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1 REFLECTED CEILING PLAN
SCALE: 1/8" = 1'-0"



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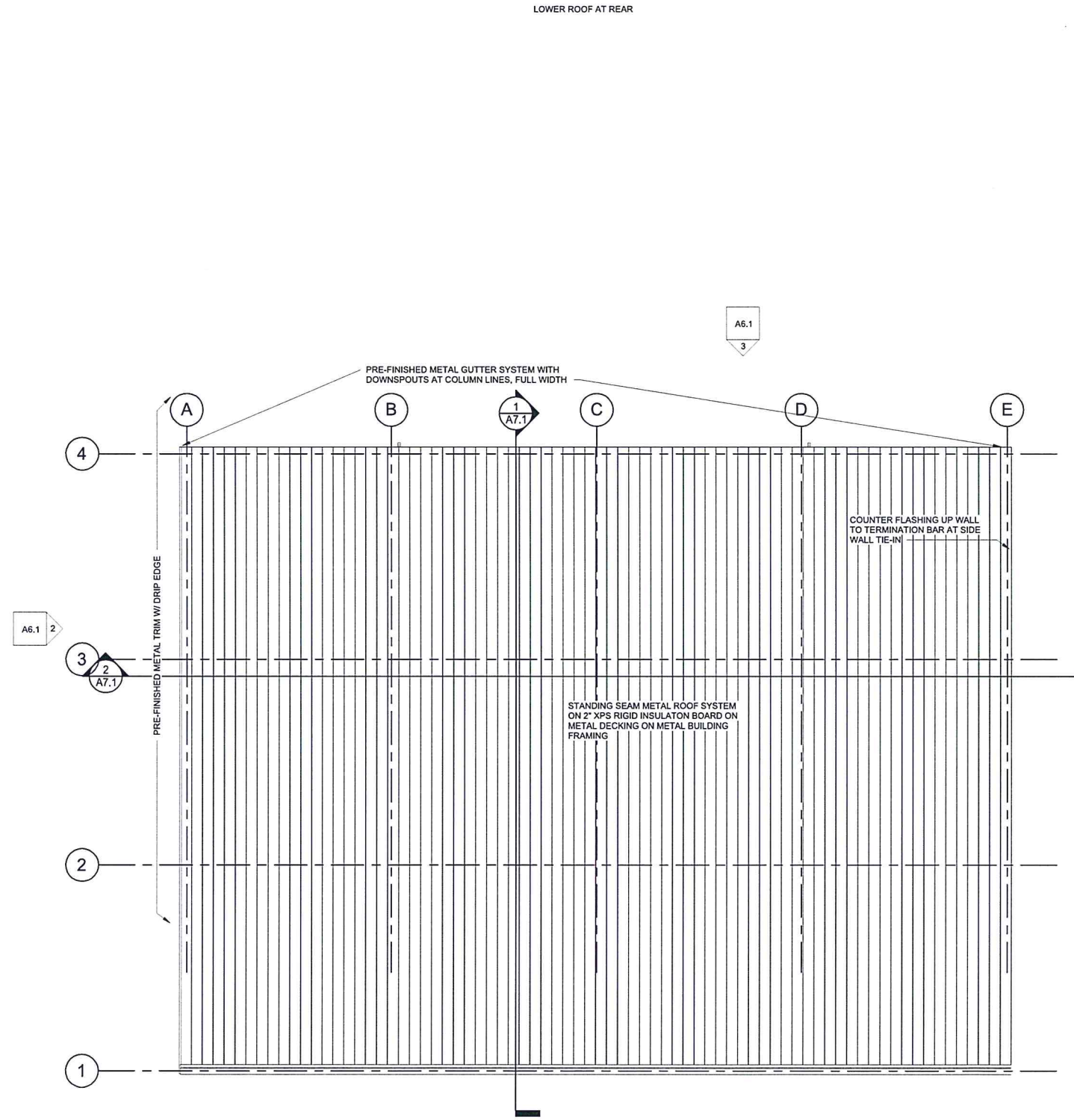
REFLECTED CEILING PLAN

GENERAL NOTES - ROOF PLAN

- REFER TO SECTION 07000 OF THE PROJECT MANUAL FOR ROOF SYSTEM REQUIREMENTS.
- INSTALL ROOF SYSTEM COMPONENTS IN STRICT ACCORDANCE MANUFACTURER'S REQUIREMENTS.
- ALL COMPONENTS INTENDED FOR USE IN THE ROOF SYSTEM SHALL BE APPROVED BY MEMBRANE MANUFACTURER. CRICKETS & SADDLES - WHERE INDICATED PROVIDE TAPERED, FACTORY CUT, PRE-PACKAGED ASSEMBLIES OF SAME MATERIAL AS UNDERLYING INSULATION. PROVIDE SLOPES REQUIRED LIMITING PONDING OF WATER TO NO MORE THAN 24 HOURS.
- BITUMEN/ADHESIVE ENVELOPES AND/OR METAL STOPS ARE REQUIRED AT ALL PERIMETERS AND ROOF PENETRATIONS. DO NOT ALLOW ROOFING WORK TO STAIN ROOF TOP PIPE, CONDUIT, BUILDING STRUCTURE, AND/OR BUILDING ENVELOPE. DO NOT ALLOW ROOFING DEBRIS TO ENTER DRAIN SYSTEM. INSPECT ROOF AND VERIFY UNRESTRICTED DRAINAGE EACH DAY AND END OF WORK.
- VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS OF ROOF AREAS, LOCATIONS OF ROOFTOP EQUIPMENT, AND INCIDENTAL ITEMS OF WORK. THE DRAWINGS ARE DIAGRAMMATIC AND INDICATED DESIGN INTENT AND NOT EXACT QUANTITIES. THE ABSENCE OF INCREMENTAL ITEMS OF WORK ON THE CONTRACT DOCUMENTS DOES NOT ALLEVIATE THE CONTRACTOR OF RESPONSIBILITY OF PROVIDING ALL WORK REQUIRED TO PROPERLY ROOF, FLASH, AND MAKE WATERPROOF ALL ITEMS THAT CAN BE REASONABLY INFERRED AS BEING PART OF THE WORK.
- REFER TO MANUFACTURER'S RECOMMENDED DETAILS OR NRCA STANDARD DETAILS, WHICH EVER IS MOST STRINGENT, FOR CONDITIONS NOT DETAILED.
- ROOFING MATERIALS BOTH STORED AND IN PLACE SHALL BE PROTECTION FROM WEATHER INCLUDING WIND AND MOISTURE. PROVIDE CUT OFFS ETC AT THE END OF EACH DAYS WORK. WET OR OTHERWISE COMPROMISED ROOF MATERIALS SHALL BE REMOVED FROM THE SITE AND REPLACED AT CONTRACTORS EXPENSE.
- ROOF SLOPES SHOWN ON THE CONTRACT DOCUMENTS INDICATED DESIGN INTENT. PROVIDE ROOF SLOPES REQUIRED LIMITING PONDING OF WATER TO NO MORE THAN 24 HOURS.
- METAL FLASHINGS - PROVIDE CONCEALED (INTERNAL) SPLICE PLATES TYPICAL AT ALL METAL FLASHINGS AND COPINGS EXPOSED TO PUBLIC VIEW.
- AT PERIMETER OF ALL ROOF PROVIDE FACTORY FABRICATED, CONTINUOUS 24" WIDE TAPERED PERLITE EDGE STRIP BETWEEN THERMAL INSULATION AND RETRO BOARD. PROVIDE MIN. 1/4" FOOT SLOPE.
- AT ALL ROOF TOP EQUIPMENT PROVIDE FACTORY PAINTED FINISH AT EXPOSED SURFACES. WHERE FACTORY FINISH IS NOT AVAILABLE FIELD PAINT IN COLOR AS SELECTED BY ARCHITECT. SUMP 48" X 48" TYPICAL AT EA DRAIN.

ROOF PLAN SYMBOLS:

+3"	DIMENSION INDICATES HEIGHT OF TAPERED INSULATION ABOVE STRUCTURAL DECK
	DIRECTION OF "DOWNHILL" SLOPE
OD	OVERFLOW ROOF DRAIN
RD	ROOF DRAIN
DS	DOWN SPOUT
SC	SCUPPER
	ROOF SLOPE-PEAKS AND VALLEYS



1 ROOF
SCALE: 1/8" = 1'-0"



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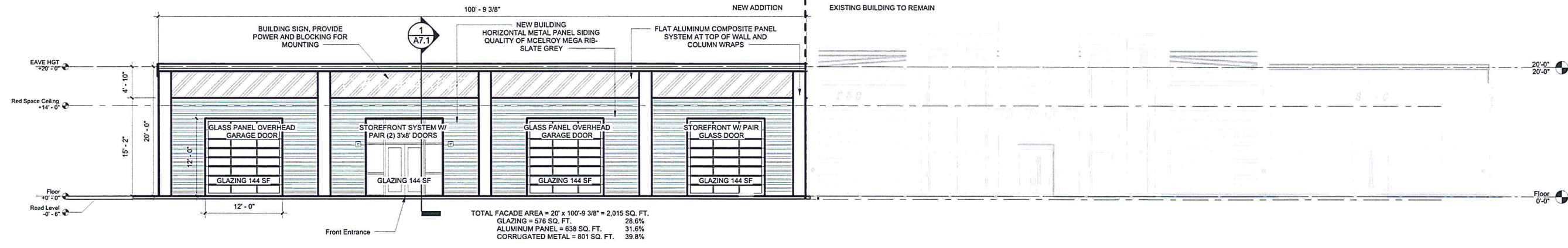
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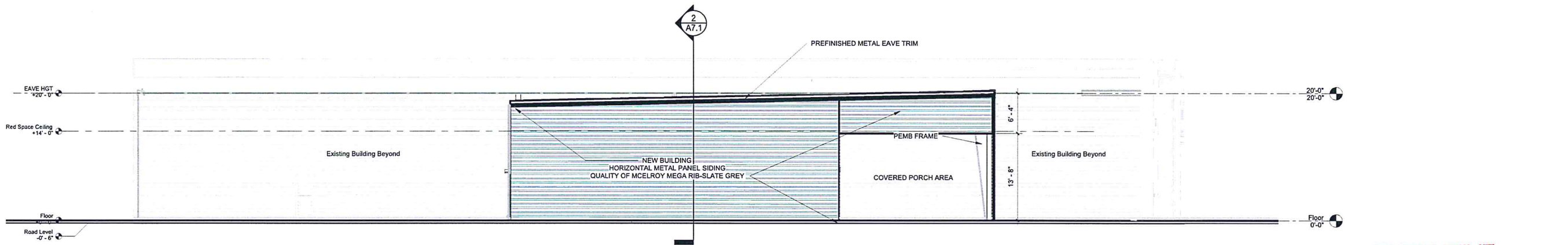
ROOF PLAN

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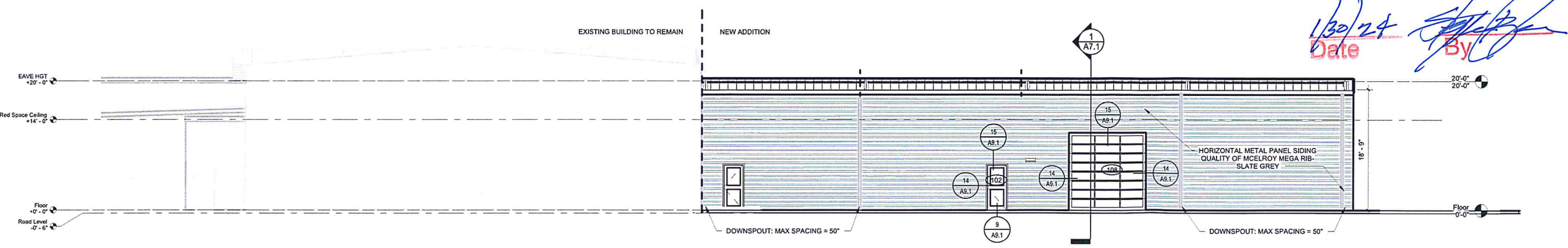
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1 SOUTH
SCALE: 1/8" = 1'-0"

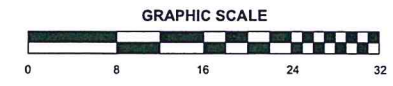


2 West
SCALE: 1/8" = 1'-0"



3 North
SCALE: 1/8" = 1'-0"

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