

**CODE INFORMATION:**

NFPA: CLASSIFICATION OF OCCUPANCY, BUSINESS  
 IBC: CLASSIFICATION OF OCCUPANCY, GROUP B

**BUILDING HEIGHTS AND AREAS**

1. BUILDING ADDRESS: 6150 LINE AVE  
SHREVEPORT, LOUISIANA 71106
2. AREA OF BUILDING: EXISTING BUILDING IS 2,984 SQFT  
ADDITION IS 1,949 SQFT NEW OVERALL IS 4,933 SQFT
3. BUILDING HEIGHT: 16'-4 1/2 (+/-)
4. CONSTRUCTION TYPE: TYPE V WOOD FRAMED STRUCTURE
5. STRUCTURAL DESIGN:
 

FLOOR LIVE LOAD	1607.1	50 PSF
ROOF LIVE LOAD	1607.1	20 PSF
GROUND SNOW LOAD	1608.1	5 PSF
BASIC WIND SPEED	1609.3	90 MPH CATEGORY B EXPOSURE
SEISMIC CATEGORY	1613.3.2	CATEGORY IV
SEISMIC SITE	1613.3.2	CLASS D
SURFACE ROUGHNESS	1609.4.2	ROUGHNESS B
EXPOSURE CATEGORIES	1609.4.3	EXPOSURE B
6. FINISH FLOOR ELEVATION: 202.11

**PROJECT CODES**

THIS PROJECT SHALL BE IN COMPLIANCE WITH THE FOLLOWING CODES AND STANDARDS:

1. LOUISIANA REVISED STATUTES (FIRE MARSHALS ACT).
2. NFPA 101 LIFE SAFETY CODE 2015.
3. NATIONAL FIRE CODES (1998 FIRE MARSHALS ACT FOR LAC 55:V.103.A).
4. HANDICAPPED STANDARD (ADA ACCESSIBILITY GUIDELINE OR ADAAG).
5. 2015 INTERNATIONAL BUILDING CODE (IBC), NOT INCLUDING CHAPTERS 1 ADMINISTRATION, 11 ACCESSIBILITY, 21 ELECTRICAL, AND 29 PLUMBING SYSTEMS.
6. 2021 INTERNATIONAL MECHANICAL CODE (IMC).
7. 2021 LOUISIANA STATE PLUMBING CODE (LSPC)
8. 2020 NATIONAL ELECTRIC CODE (NEC).

**GENERAL PROJECT DOCUMENT NOTES**

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**DRAWINGS STAMPED BY THE STATE FIRE MARSHALL ARE NOT TO BE DESTROYED.**



**SITE LOCATION**  
 SCALE: NOT TO SCALE

# AN ADDITION FOR SUPERIOR DENTISTRY LOCATED AT 6150 LINE AVE. SHREVEPORT, LOUISIANA 71106

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PROJECT:  
 AN ADDITION FOR  
 SUPERIOR DENTISTRY  
 LOCATED AT 6150 LINE AVE  
 SHREVEPORT, LOUISIANA 71106

**EXECUTIVE  
 DIRECTOR  
 APPROVAL**  
 Date 4-5-24 By [Signature]

REVIEWED FOR  
 STATE FIRE MARSHAL  
 AS PER REVIEW LETTER  
 BY: JAY SEASTRUNK ARCHITECT

03/20/2024  
 AR-24-003481

REVISED 3-20-24

DATE

AUTHORIZED USE:  
 DESIGN DEVELOPMENT  
 BIDDING  
 BUILDING PERMIT  
 CONSTRUCTION

SHEET DESCRIPTION:  
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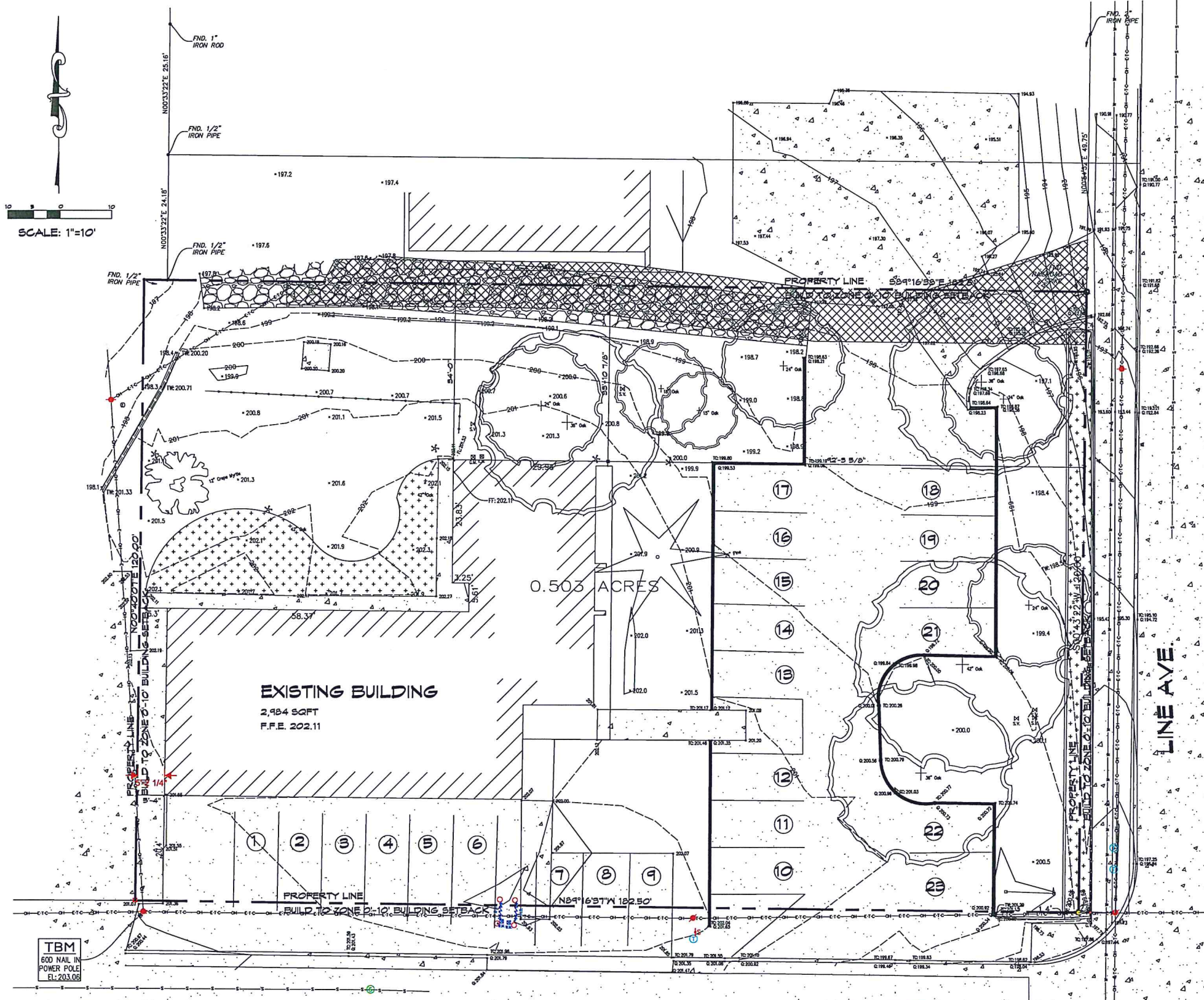
CODE/PROJECT INFORMATION

PROJECT NO.  
 COM15-T-22

DRAWN BY  
 WEBS

CHECKED BY  
 BCP

SHEET  
**A-01**



**SITE INFORMATION**

SITE IS 0.503 ACRES/21,910 SQFT  
 SUBDIVISION: SOUTHERN HEIGHTS SUB. UNIT NO.5  
 ADDRESS: 6150 LINE AVE  
 SHREVEPORT, LOUISIANA 71106  
 GEO# 171424130000200  
 ZONED: C-UC  
 CONTOURS SHOWN ARE AT 1'-0" INTERVALS  
 FINISHED FLOOR OF EXISTING BUILDING IS 202.11  
 SITE IS IN "ZONE X" FLOOD ZONE, CERTIFIED TO BE OUTSIDE THE  
 0.2% ANNUAL CHANCE FLOOD PLAN.

**EXISTING BLDG. INFORMATION**

EXISTING BUILDING IS 2,984 SQFT  
 USE: MEDICAL/DENTAL OFFICE  
 SINGLE STORY  
 OVERALL HEIGHT OF BUILDING IS 14'-0"  
 FINISHED FLOOR ELEVATION IS 202.11

**SURVEY NOTES**

1. BEARINGS ARE GRID, STATE PLANE, LA NORTH ZONE, NAD '83 AND ELEVATIONS ARE NAVD '88 (GEOID 18), AS OBTAINED BY GPS OBSERVATIONS UTILIZING THE C46NET NRTK
2. SUBJECT TRACT IS LOCATED IN ZONE "X" AS PER FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 2201TC0478H, DATED 19,2014.
3. 1/2-INCH I.D. IRON PIPES WERE SET AT ALL CORNERS UNLESS OTHERWISE SHOWN HEREON.
4. SUBJECT TRACT ABUTS LINE AVE AND MONTROSE DRIVE.
5. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A TITLE COMMITMENT. SURVEYOR HAS NOT MADE ANY INVESTIGATIVE SEARCH FOR TITLE EVIDENCE, ENCUMBRANCES SERVITUDES, RESTRICTIVE COVENANTS, LIENS OR ANY OTHER FACT THAT A CURRENT TITLE SEARCH MAY DISCLOSE.
6. SUBJECT SURVEY IS LOCATED WITHIN THE MUNICIPAL LIMITS OF THE CITY OF SHREVEPORT.
7. ZONING FOR SUBJECT IS C-UC PER CITY OF SHREVEPORT WEBSITE.
8. SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED AS A PART OF THIS SURVEY. NO STATEMENT IS MADE CONCERNING THE EXISTENCE OF ANY CONDITIONS WHICH MAY AFFECT THE USE OR DEVELOPMENT OF THIS TRACT.

**PARKING INFORMATION**

EXISTING BUILDING IS 2,984 SQFT  
 USE: MEDICAL/DENTAL OFFICE  
 SINGLE STORY  
 REQUIRES 1 SPACE PER 300 SQFT OF BUILDING. EXISTING BUILDING REQUIRES 10 PARKING SPACES. 23 PARKING SPACES ARE SHOWN.

**SITE LEGEND**

PROPERTY LINE	OVERHEAD ELEC. DATA	
SEWER MAIN	OVERHEAD ELEC.	
WATER MAIN	CONTOUR	
TOP OF SLOPE	FENCE LINE	
TOP OF BANK		
OVERHANG		
BUILDING FOOTPRINT		
ASPHALT PAVEMENT		
CONCRETE PAVEMENT		
GRAVEL		
FLOWERBED		
DRIVENWAY SERVITUDE		
◆ BENCHMARK	⊠ GAS METER	⊠ POWER POLE
⊠ ELECTRICAL METER	⊠ GAS VALVE	⊠ WATER METER
⊠ ELEC. PEDESTAL	⊠ GUARD POST	⊠ HOTBOX
● IRON PIPE	⊠ GUY WIRE	⊠ RAILROAD SPIKE
● IRON ROD	⊠ SIGN	⊠ SEWER MH

REVIEWED FOR  
 STATE FIRE MARSHAL  
 AS PER REVIEW LETTER  
 BY: JAY SEATRUNK ARCHITECT  
 03/20/2024  
 AR-24-003481

MONTROSE DRIVE

EXECUTIVE  
 DIRECTOR  
 APPROVAL

4-5-24  
 Date By *[Signature]*

EXISTING SITE PLAN  
 SCALE: 1:10

MAKERS DESIGN LLC  
 318-342-7808  
 makersdesign.com

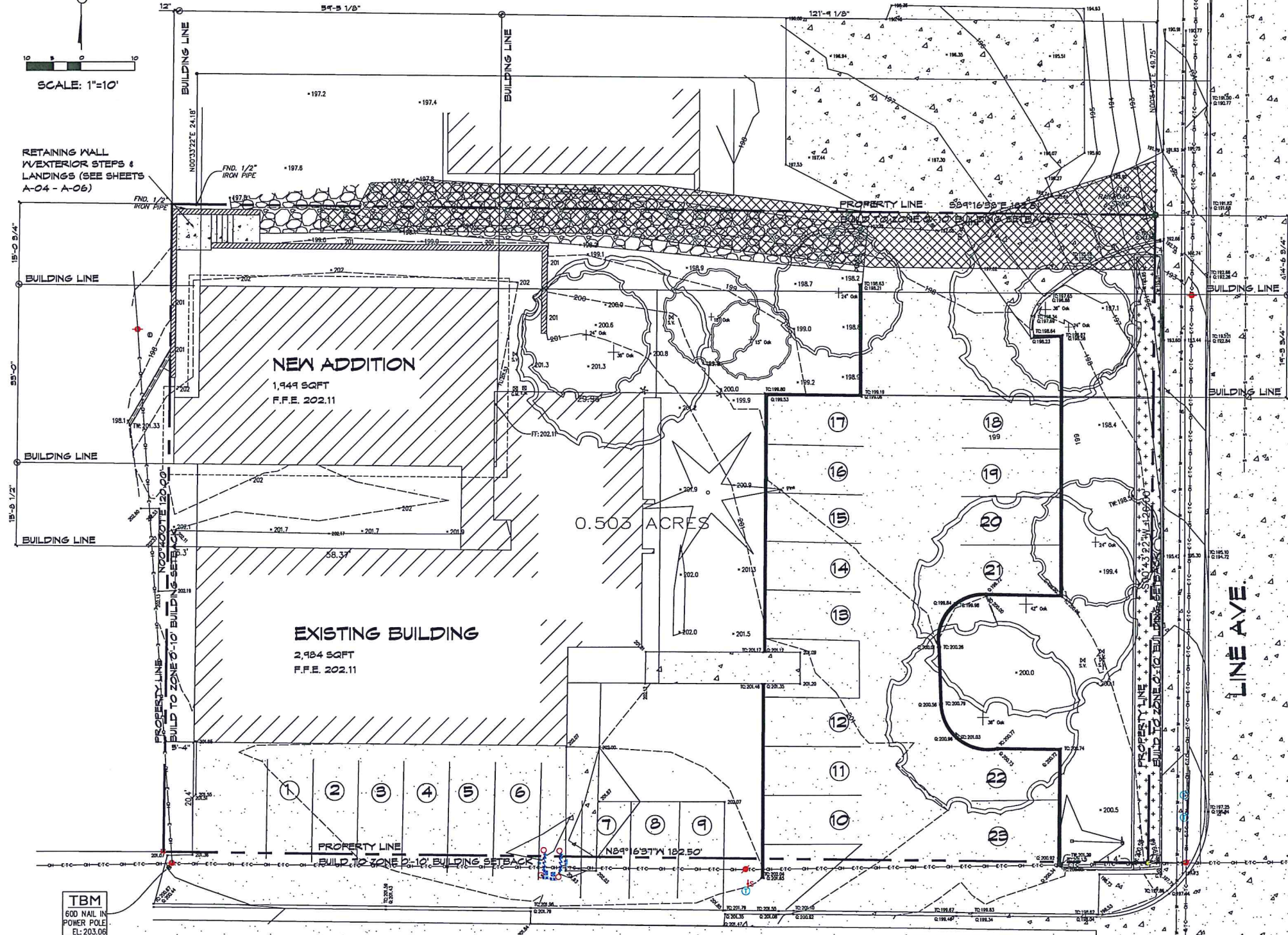
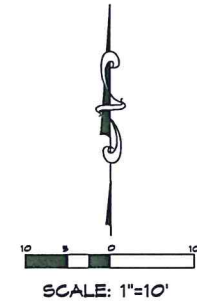


AN ADDITION FOR  
 SUPERIOR DENTISTRY  
 LOCATED AT 6150 LINE AVE  
 SHREVEPORT, LOUISIANA 71106

DATE

AUTHORIZED USE:  
 DESIGN DEVELOPMENT  
 BIDDING  
 BUILDING PERMIT  
 CONSTRUCTION

SHEET DESCRIPTION:  
 EXISTING SITE PLAN  
 PROJECT NO. COM15.7-22  
 DRAWN BY WEBB CHECKED BY BOP  
 SHEET A-02



**PROPOSED SITE PLAN**  
SCALE: 1:10

**SITE INFORMATION**

SITE IS 0.503 ACRES/21,910 SQFT  
 SUBDIVISION: SOUTHERN HEIGHTS SUB. UNIT NO.5  
 ADDRESS: 6150 LINE AVE  
 SHREVEPORT, LOUISIANA 71106  
 GEO# 171424180000200  
 ZONED: C-UC  
 CONTOURS SHOWN ARE AT 1'-0" INTERVALS  
 FINISHED FLOOR OF EXISTING BUILDING IS 202.11  
 SITE IS IN "ZONE X" FLOOD ZONE, CERTIFIED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN.

**BLDG. ADDITION INFORMATION**

EXISTING BUILDING IS 2,984 SQFT NEW ADDITION IS 1,949 SQFT.  
 BUILDING OVERALL IS 4,933 SQUARE FEET  
 USE: MEDICAL/DENTAL OFFICE  
 SINGLE STORY  
 OVERALL HEIGHT OF BUILDING IS 16'-4"  
 FINISHED FLOOR ELEVATION IS 202.11

**SURVEY NOTES**

1. BEARINGS ARE GRID, STATE PLANE, LA NORTH ZONE, NAD '83 AND ELEVATIONS ARE NAVD '88 (GEOID 18), AS OBTAINED BY GPS OBSERVATIONS UTILIZING THE CAGNET NRTK
2. SUBJECT TRACT IS LOCATED IN ZONE "X" AS PER FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 2201TC0478H, DATED 19,2014.
3. 1/2-INCH I.D. IRON PIPES WERE SET AT ALL CORNERS UNLESS OTHERWISE SHOWN HEREON.
4. SUBJECT TRACT ABUTS LINE AVE AND MONTROSE DRIVE.
5. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A TITLE COMMITMENT. SURVEYOR HAS NOT MADE ANY INVESTIGATIVE SEARCH FOR TITLE EVIDENCE, ENCUMBRANCES SERVITUDES, RESTRICTIVE COVENANTS, LIENS OR ANY OTHER FACT THAT A CURRENT TITLE SEARCH MAY DISCLOSE.
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7. ZONING FOR SUBJECT IS C-UC PER CITY OF SHREVEPORT WEBSITE.
8. SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED AS A PART OF THIS SURVEY. NO STATEMENT IS MADE CONCERNING THE EXISTENCE OF ANY CONDITIONS WHICH MAY AFFECT THE USE OR DEVELOPMENT OF THIS TRACT.

**PARKING INFORMATION**

PROPOSED BUILDING IS 4,933 SQFT  
 USE: MEDICAL/DENTAL OFFICE  
 SINGLE STORY  
 REQUIRES 1 SPACE PER 300 SQFT OF BUILDING. BUILDING REQUIRES 17 PARKING SPACES. 23 PARKING SPACES ARE SHOWN.

**SITE LEGEND**

PROPERTY LINE	OVERHEAD ELEC. DATA	
SEWER MAIN	OVERHEAD ELEC.	
WATER MAIN	CONTOUR	
TOP OF SLOPE	FENCE LINE	
TOP OF BANK		
OVERHANG		
BUILDING FOOTPRINT	CONCRETE BLOCK	
ASPHALT PAVEMENT	RETAINING WALL	
CONCRETE PAVEMENT		
GRAVEL		
FLOWERBED		
DRIVEWAY SERVITUDE		
◆ BENCHMARK	⊗ GAS METER	⊕ POWER POLE
⊠ ELECTRICAL METER	⊗ GAS VALVE	⊗ WATER METER
⊙ ELEC. PEDESTAL	⊗ GUARD POST	⊗ HOTBOX
● IRON PIPE	⊗ GUY WIRE	⊗ RAILROAD SPIKE
● IRON ROD	⊗ SIGN	⊗ SEWER MH

REVIEWED FOR  
 STATE FIRE MARSHAL  
 AS PER REVIEW LETTER  
 BY: JAY SEASTRUNK ARCHITECT  
 03/20/2024  
 AR-24-003481

**EXECUTIVE  
 DIRECTOR  
 APPROVAL**

4-5-24  
 Date By *[Signature]*

REVISED 3-20-24

Makers Design LLC  
 ARCHITECT  
 318-347-7806  
 SHREVEPORT, LOUISIANA 71106  
 MAKERSDESIGN@GMAIL.COM  
 MAKERSDESIGN.COM



AN ADDITION FOR  
**SUPERIOR DENTISTRY**  
 LOCATED AT 6150 LINE AVE  
 SHREVEPORT, LOUISIANA 71106

DATE

AUTHORIZED USE:

<input type="checkbox"/>	DESIGN DEVELOPMENT
<input type="checkbox"/>	BIDDING
<input type="checkbox"/>	BUILDING PERMIT
<input type="checkbox"/>	CONSTRUCTION

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RECYCLE OTHER DRAWINGS WHEN PROJECT IS FINISHED

PROPOSED SITE PLAN

PROJECT NO.  
COM15.7-22

DRAWN BY: [Signature] CHECKED BY: BOP

SHEET  
**A-03**

EXECUTIVE  
DIRECTOR  
APPROVAL

4.5.24 *CC*  
Date By

Hobbs Design LLC  
West Elmo Bryant II  
4410 Old River Street  
Shreveport, Louisiana 71106  
318-442-7906  
HMKDESIGNLLC.COM

**MAKERS DESIGN**  
ARCHITECTURE - PLANNING - INTERIORS



PROJECT:  
AN ADDITION FOR  
SUPERIOR DENTISTRY  
LOCATED AT 6150 LINE AVE  
SHREVEPORT, LOUISIANA 71106

DATE: \_\_\_\_\_

AUTHORIZED USE:

DESIGN DEVELOPMENT  
 BIDDING  
 BUILDING PERMIT  
 CONSTRUCTION

SHEET DESCRIPTION:  
EXISTING FLOOR PLAN  
EXISTING ELEVATIONS

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PROJECT NO.  
COM15.7-22

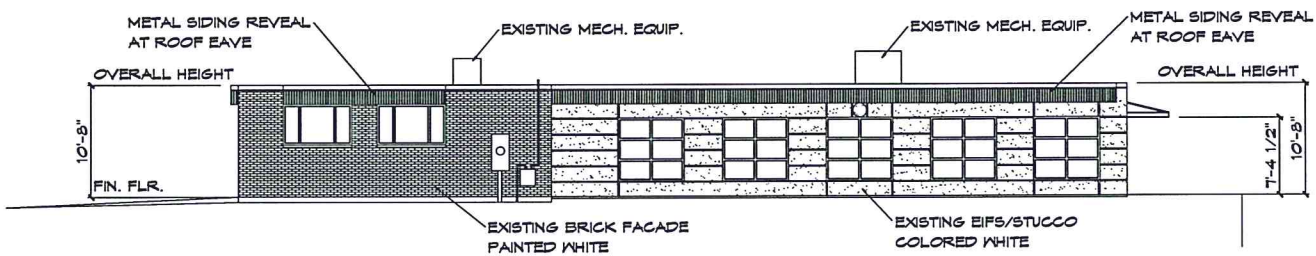
DRAWN BY  
WEBB

CHECKED BY  
BOP

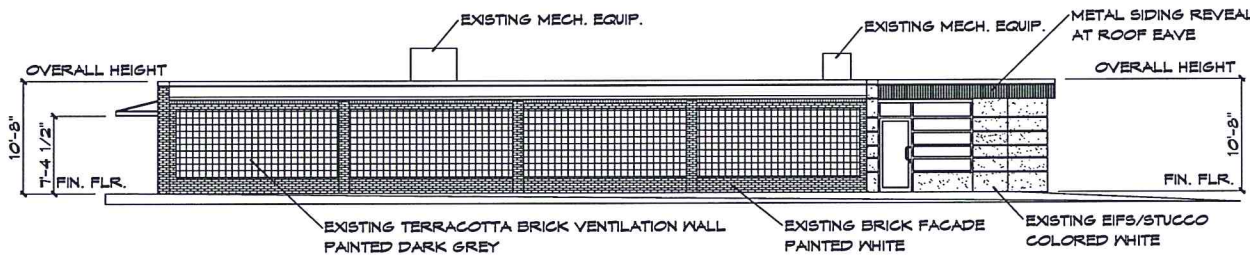
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**A-07**



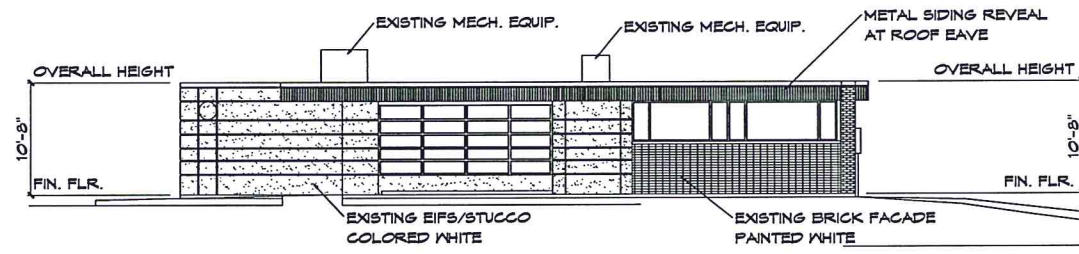
**EXISTING EAST EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"



**EXISTING NORTH EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"

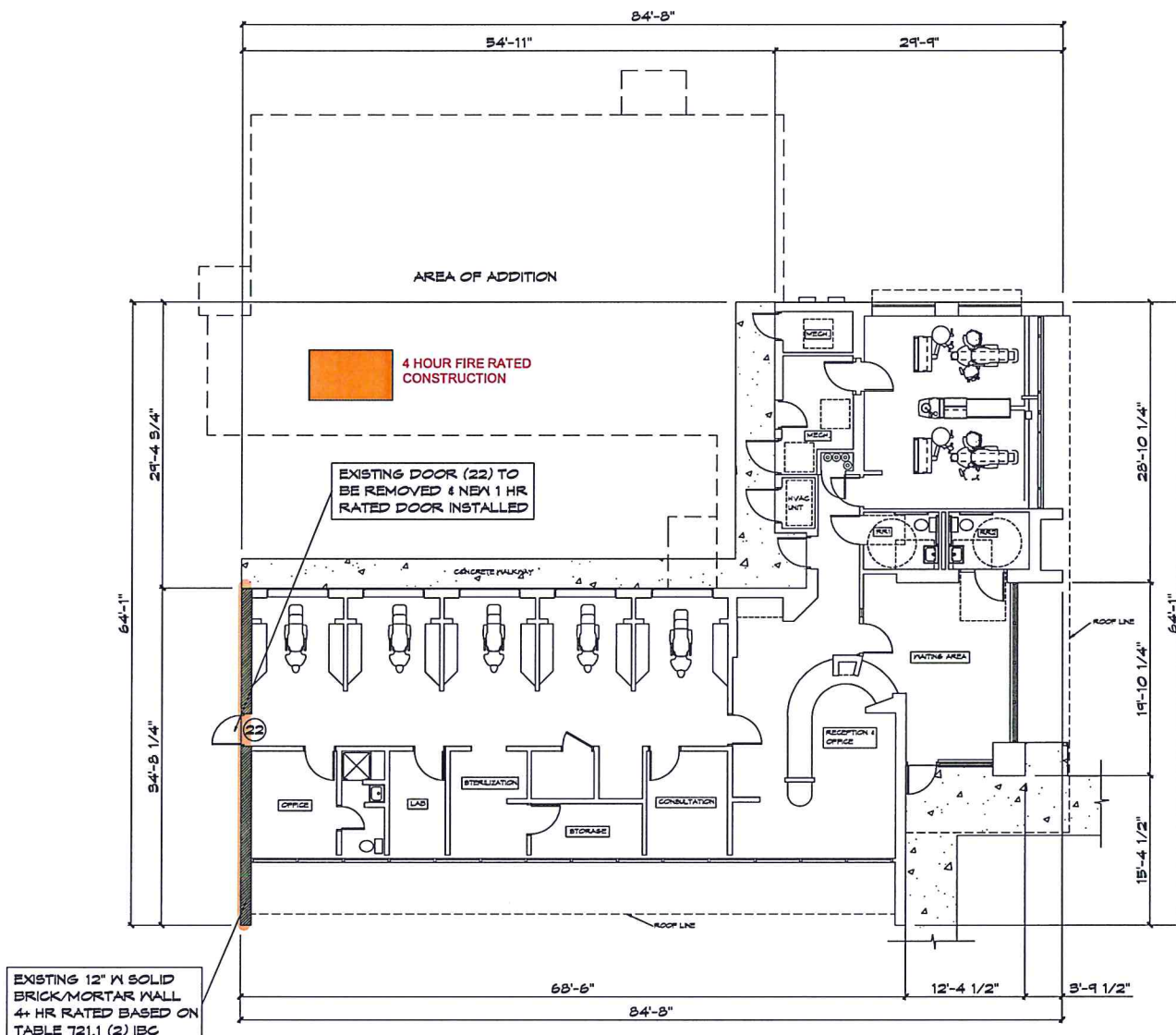


**EXISTING SOUTH EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"



**EXISTING WEST EXTERIOR ELEVATION**  
SCALE: 1/8" = 1'-0"

REVIEWED FOR  
STATE FIRE MARSHAL  
AS PER REVIEW LETTER  
BY: JAY SEASTRUNK ARCHITECT  
*JMS*  
03/20/2024  
AR-24-003481



**EXISTING FLOOR PLAN**  
SCALE: 1/8" = 1'-0"

REVISED 3-20-24

EXECUTIVE  
DIRECTOR  
APPROVAL

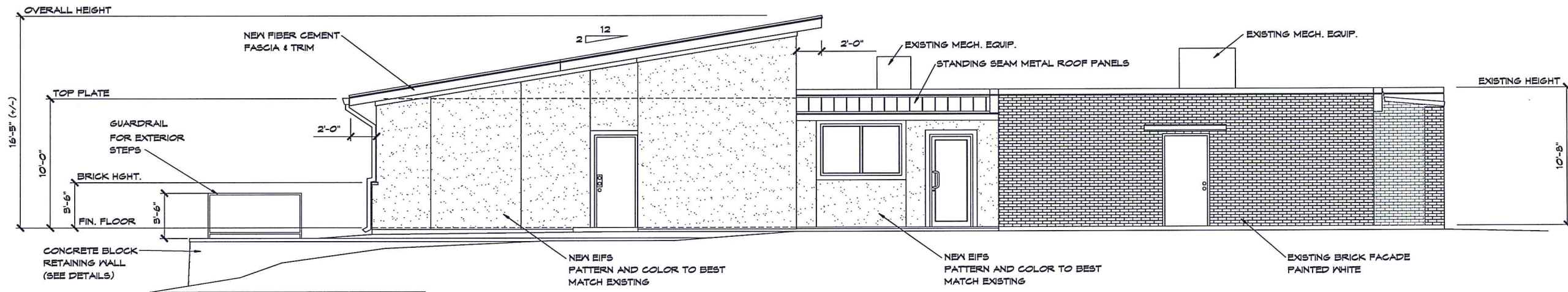
4-5-24  
Date By *ACL*

Makers Design LLC  
Ward Elmo Bryant III  
455 Chalmette Street  
Shreveport, Louisiana 71106  
318-379-4646  
MAKERSDESIGNLLC.COM

**MAKERS DESIGN**  
ARCHITECTURE - PLANNING - INTERIORS



AN ADDITION FOR  
SUPERIOR DENTISTRY  
LOCATED AT 6150 LINE AVE  
SHREVEPORT, LOUISIANA 71106



**PROPOSED EAST EXTERIOR ELEVATION**  
SCALE: 1/4" = 1'-0"

REVIEWED FOR  
STATE FIRE MARSHAL  
AS PER REVIEW LETTER  
BY: JAY SEASTRUNK ARCHITECT

03/20/2024  
AR-24-003481

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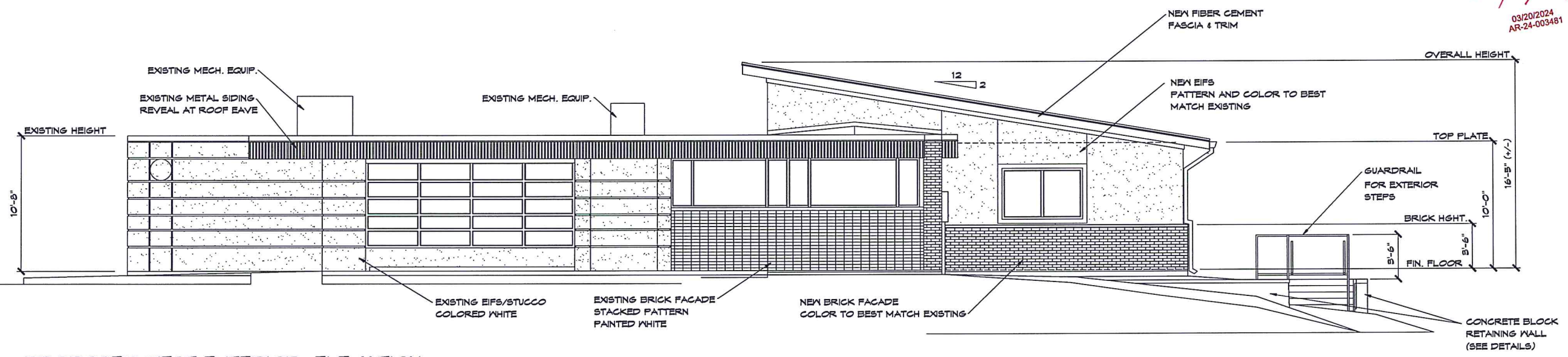
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PROJECT NO.  
COM15.7-22

DRAWN BY  
WEBB

CHECKED BY  
BOP

SHEET  
**A-20**



**PROPOSED WEST EXTERIOR ELEVATION**  
SCALE: 1/4" = 1'-0"

REVISED 3-20-24