







1/21/2026 5:41:15 PM TEMPLATE VERSION: 2025.1

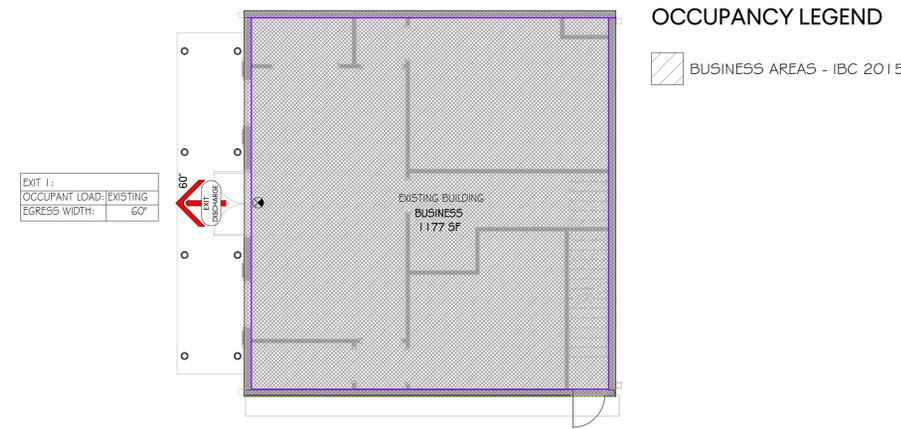
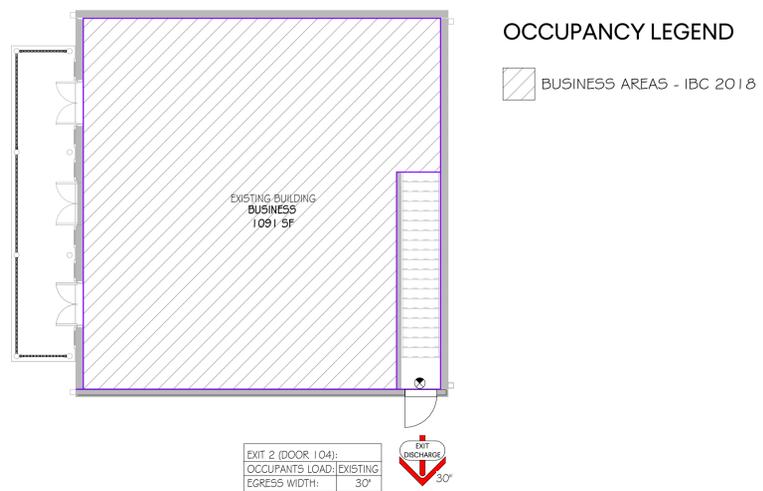
H G F E D C B A

1 2 3 4 5 6 7 8 9 10

1 2 3 4 5 6 7 8 9 10

### 2 LIFE SAFETY PLAN - EXISTING BUILDING LEVEL 2

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



### 1 LIFE SAFETY PLAN - EXISTING BUILDING LEVEL 1

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

### OVERALL BUILDING AREA

LEVEL	AREA (GROSS SQUARE FEET)
1	+/- 1,273 GSF
2	+/- 1,273 GSF
TOTAL	+/- 2,546 GSF

### APPLICABLE CODES & REGULATIONS

2018	INTERNATIONAL EXISTING BUILDINGS CODE (IEBC) (COMMERCIAL RENOVATIONS)
2010	STANDARDS FOR ACCESSIBLE DESIGN
2010	CITY OF FAIRHOPE CONSTRUCTION CODE SUPPLEMENT

### OCCUPANCY CLASSIFICATION

OCCUPANCY	PRIMARY - BUSINESS (EXISTING EXTERIOR BUILDING ENVELOPE REPAIR RENOVATION) (INTERIOR BUILDING NO SCOPE OF WORK)
-----------	---

### EXISTING BUILDING ALTERATION

ALTERATION LEVEL	LEVEL 1 FOR EXTERIOR EXISTING BUILDING ENVELOPE REPAIR - NO INTERIOR SCOPE OF WORK LEVEL 2 INSPECTIONS FOR NEW BALCONY SYSTEM
------------------	--

ALTERATION—LEVEL 1 : 602.1 SCOPE. LEVEL 1 ALTERATIONS INCLUDE THE REMOVAL AND REPLACEMENT OR THE COVERING OF EXISTING MATERIALS, ELEMENTS, EQUIPMENT, OR FIXTURES USING NEW MATERIALS, ELEMENTS, EQUIPMENT, OR FIXTURES THAT SERVE THE SAME PURPOSE.

ALTERATION—LEVEL 2 : 603.1 SCOPE. LEVEL 2 ALTERATIONS INCLUDE THE RECONFIGURATION OF SPACE, THE ADDITION OR ELIMINATION OF ANY DOOR OR WINDOW, THE RECONFIGURATION OR EXTENSION OF ANY SYSTEM, OR THE INSTALLATION OF ANY ADDITIONAL EQUIPMENT.

**GENERAL PROJECT NOTE:**  
ALL NEW WORK MATERIALS SHALL BE EITHER NON-COMBUSTIBLE OR FIRE RETARDANT TREATED WOOD.

### CONSTRUCTION CLASSIFICATION

CONSTRUCTION TYPE	TYPE V - NOT SPRINKLERED	
HEIGHT	ALLOWABLE: 55 FEET	ACTUAL: +/- 29'-10" FEET (EXISTING BUILDING)
# OF STORIES	ALLOWABLE: 2	ACTUAL: 2 (EXISTING BUILDING)
AREA PER FLOOR	ALLOWABLE: 9,000 SF/STORY	ACTUAL: LEVEL 1: +/- 1,177 SF LEVEL 2: +/- 1,091 SF

### FIRE RESISTANCE - STRUCT. ELEMENTS

CONSTRUCTION TYPE : VB			
	RESISTANCE REQUIRED	RESISTANCE PROVIDED	
		RATING	ACHIEVED BY

#### BUILDING ELEMENT - STRUCTURAL

PRIMARY STRUCTURAL FRAME (PER CH 2 WITH RATING NOT LESS THAN CH 7)

COLUMNS	EXISTING BUILDING
STRUCTURAL MEMBERS HAVING DIRECT CONNECTION TO COLUMNS - BEAMS, GIRDERS, TRUSSES, AND SPANDRELS	

#### BEARING WALLS

EXTERIOR WALLS (RATING NOT LESS THAN CH 6 OR CH 7)	EXISTING BUILDING
INTERIOR WALLS	EXISTING BUILDING

#### NON BEARING WALLS AND PARTITIONS

EXTERIOR WALLS (BASED ON FIRE SEPARATION DISTANCE PER CH 6)	EXISTING BUILDING
INTERIOR WALLS (RATING NOT LESS THAN REQUIRED BY SECTIONS OTHER THAN SECTION 6)	EXISTING BUILDING

#### FLOOR CONSTRUCTION AND SECONDARY MEMBERS (PER CH 2)

FLOOR CONSTRUCTION HAVING DIRECT CONNECTIONS TO THE COLUMNS	EXISTING BUILDING
ROOF CONSTRUCTION AND SECONDARY MEMBERS (PER CH 2)	
ROOF CONSTRUCTION HAVING DIRECT CONNECTIONS TO THE COLUMNS	EXISTING BUILDING

#### TABLE 602

FIRE-RESISTANCE RATING REQUIREMENTS FOR EXTERIOR WALLS BASED ON FIRE SEPARATION DISTANCE A, D, G

FIRE SEPARATION DISTANCE = X (FEET)	TYPE OF CONSTRUCTION	OCCUPANCY GROUP B
10 ≤ X < 30	IB, VB	0

### MEANS OF EGRESS

MAXIMUM ALLOWABLE	BUSINESS
TRAVEL DISTANCE TO EXIT	EXISTING BUILDING (75 FEET)
COMMON PATH OF TRAVEL	EXISTING BUILDING
DEAD END LENGTH	EXISTING BUILDING
EGRESS OCCUPANTS (DESIGN LOAD)	

### OCCUPANT LOAD BY FLOOR AREA

Level	ROOM/OCCUP ANCY USE	SF/ PERSON	AREA	OCCUPANT LOAD
LEVEL 1	BUSINESS AREA	100	1177 SF	12
LEVEL 2	BUSINESS AREA	150	1091 SF	8
			2268 SF	20

EGRESS WIDTH	EXIT 1 REQUIRED: 0.2" PER OCCUPANT X 12 OCCUPANTS = 2.4"	PROVIDED: 30" MINIMUM
--------------	--	-----------------------

STAIRWAY WIDTH	EXIT 2 REQUIRED: 0.3" PER OCCUPANT X 8 OCCUPANTS = 2.4"	PROVIDED: EXISTING STAIRS TO REMAIN
----------------	---	-------------------------------------

		PROVIDED: NEW EXIT 2 DOOR IN EXISTING OPENING: 30" MINIMUM
--	--	--



Goodwyn Mills Cawood, LLC  
2039 Main Street  
Daphne, AL 36526  
T 251.626.2626  
GMCNETWORK.COM

---

LIFE SAFETY - CODE ANALYSIS

WELCOME CENTER ENVELOPE REPAIRS

20 NORTH SECTION STREET  
FAIRHOPE, ALABAMA 36532

G2.00

ISSUE DATE: 01/21/2026

ISSUE FOR BID/PERMIT

DRAWN BY: VBR

CHECKED BY: VBR

































### EXTERIOR FINISH LEGEND

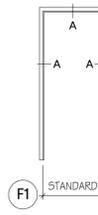
TYPE	DETAIL DESCRIPTION	TYPE	DETAIL DESCRIPTION
FIBER CEMENT SIDING:	PAINT MANUFACTURER: SHERWIN WILLIAMS COLOR: INTELLECTUAL GRAY SW7045	DOORS:	MATCH PAINT MANUFACTURER: SHERWIN WILLIAMS COLOR: GREEK VILLA SW7551
ROOF SHINGLES:	MANUFACTURER: GAF TIMBERLINE COLOR: PEWTER GRAY	PORCH CEILING:	PAINT MANUFACTURER: SHERWIN WILLIAMS COLOR: RAINWASHED SWG211
SHUTTERS:	PAINT MANUFACTURER: SHERWIN WILLIAMS COLOR: TRICORN BLACK SWG258	TRIM:	PAINT MANUFACTURER: SHERWIN WILLIAMS COLOR: TRICORN BLACK SWG258
IRONWORK:	PAINT MANUFACTURER: SHERWIN WILLIAMS COLOR: TRICORN BLACK SWG258	GUTTERS:	MATCH PAINT MANUFACTURER: SHERWIN WILLIAMS COLOR: TRICORN BLACK SWG258
COPING:	MANUFACTURER: PAC CLADDING COLOR: MATTE BLACK		

NOTES: GENERAL CONTRACTOR TO PROVIDE 3 OR 4 SAMPLES WITH PAINT MOCK-UPS FOR OWNER AND ARCHITECT COLOR SELECTION

### DOOR SCHEDULE

DOOR NUMBER	ROOM NAME	SIZE			DOOR TYPE	MAT'L	GLASS OR LOUVER TYPE	FRAME TYPE	MAT'L	GLASS TYPE	HARDWARE SET NO.	ELEC. COORD.			DETAILS			FIRE RATING	NUMBERED NOTES
		WIDTH	HT	THK								HEAD	JAMB	SILL					
101	FIRST FLOOR LOBBY	6'-0"	8'-0"	13/4"	HG1	ALUM	IG1	F1	ALUM					1/A6.01	2/A6.01	1/A5.32		1.3, 4, 5	
102	FIRST FLOOR LOBBY	4'-0"	8'-0"	13/4"	HG2	ALUM	IG1	F1	ALUM					1/A6.01	2/A6.01	1/A5.32 SIM		1	
103	FIRST FLOOR LOBBY	4'-0"	8'-0"	13/4"	HG2	ALUM	IG1	F1	ALUM					1/A6.01	2/A6.01	1/A5.32 SIM		1	
104	FIRST FLOOR STAIR	3'-0"	7'-0"	13/4"	F	GHM		F1	GHM					3/A6.01	4/A6.01	1/A5.32	60 MIN.	1.2, 3, 5	
201	SECOND FLOOR STORAGE	4'-0"	8'-0"	13/4"	HG2	ALUM	IG1	F1	ALUM					1/A6.01	2/A6.01	4/A5.32		1,4	
202	SECOND FLOOR STORAGE	4'-0"	8'-0"	13/4"	HG2	ALUM	IG1	F1	ALUM					1/A6.01	2/A6.01	4/A5.32		1,4	
203	SECOND FLOOR STORAGE	4'-0"	8'-0"	13/4"	HG2	ALUM	IG1	F1	ALUM					1/A6.01	2/A6.01	4/A5.32		1,4	

### FRAME TYPES - GALVANIZED HOLLOW METAL



NOTE: ALL FRAMES TO BE FACE-WELDED

### DOOR NUMBERED NOTES

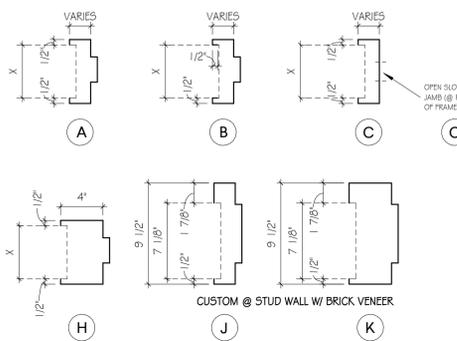
- 01 HURRICANE IMPACT RATED EXTERIOR DOOR SYSTEM
- 02 FIRE RATED DOOR SYSTEM THERMAL RATED [INSULATED] ASSEMBLY
- 03 ACCESS CONTROL DOOR
- 04 PROVIDE FREE EGRESS OUT AT ALL TIMES
- 05 AUTOMATIC DOOR OPERATOR, SEE SPECIFICATION 08 7100

### DOOR GENERAL NOTES

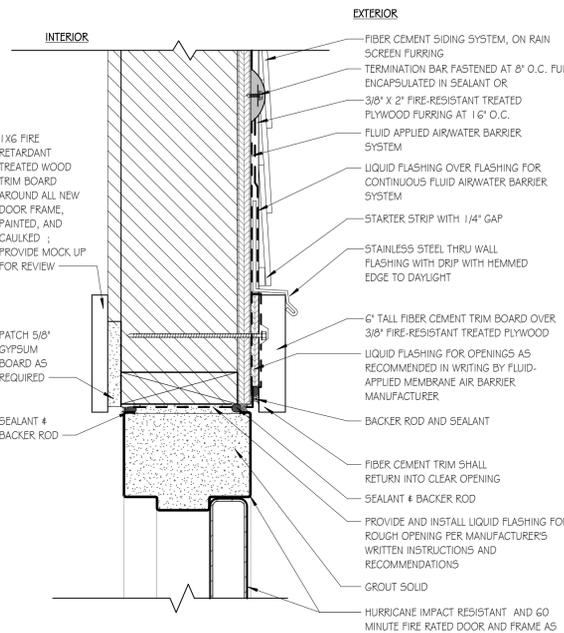
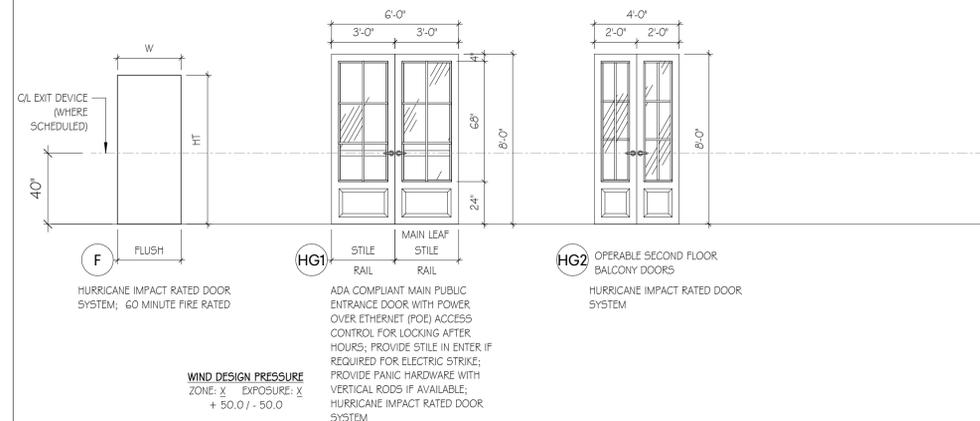
- 1) GENERAL:  
 A. CONTRACTOR SHALL FIELD VERIFY EXISTING DOOR OPENINGS FOR DOOR SHOP DRAWINGS.  
 B. DOOR AND/OR FRAME CONSTRUCTION SHALL BE AS SPECIFIED UNLESS NOTED OTHERWISE.  
 C. ALL TYPES OF DOORS ARE REPRESENTED IN THIS SCHEDULE FOR CONVENIENCE. WHERE MORE DESCRIPTIVE INFORMATION MAY BE LOCATED ELSEWHERE, NOTATION IS MADE IN THE NUMBERED NOTES COLUMN. (E.G. ALUMINUM FRAMED ENTRANCE DOORS. SEE SPECIFICATIONS)
- 2) MATERIAL AND FINISH:  
 A. MATERIALS AND FINISHES INDICATED ON THE SCHEDULE ARE AS FOLLOWS:
- |        |                                     |
|--------|-------------------------------------|
| ST     | STEEL                               |
| ST/S   | STEEL / STAINLESS OR STAINLESS CLAD |
| WD     | SOLID CORE WOOD                     |
| AL     | ALUMINUM                            |
| GL     | GLAZING/GLASS                       |
| PREFIN | PREFINISHED (OR, FACTORY FINISHED)  |
| PNT    | PAINTED                             |
| STN    | STAINED                             |
| FRP    | FIBERGLASS REINFORCED PANELS DOORS  |
- 3) GLASS:  
 A. GLASS TYPES INDICATED ON THE SCHEDULE ARE AS FOLLOWS (SEE SPECIFICATION SECTIONS 08 8000 "GLAZING":  
 INSULATING:  
 IG1 1 5/16 in. INSULATING, LAMINATED, VISION LITE, SAFETY GLAZING, HURRICANE IMPACT RATED GLAZING
- 4) DOOR HARDWARE:  
 A. "HARDWARE SET NUMBER" REFERS TO HARDWARE SETS SPECIFIED IN SPECIFICATION SECTION 08 7100 "DOOR HARDWARE".

### FRAME PROFILES

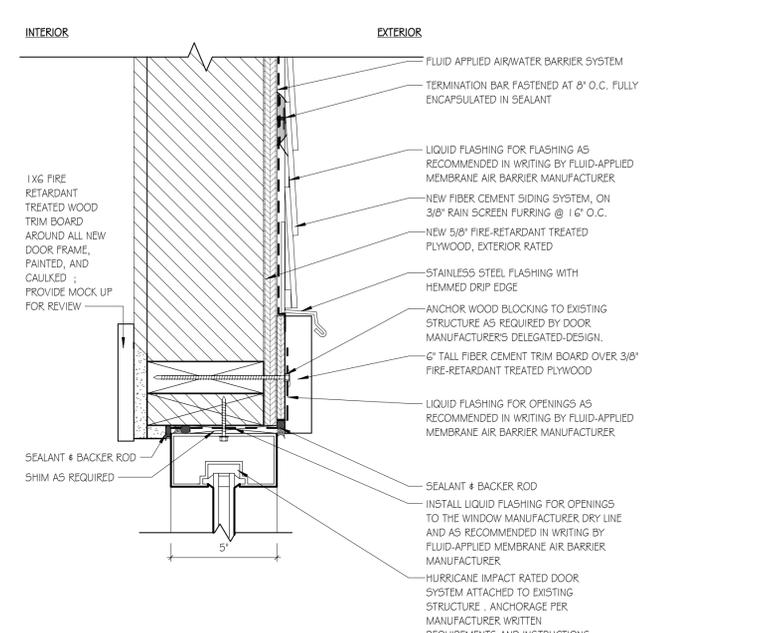
NOTE: X = THROAT DIMENSION /PARTITION THICKNESS



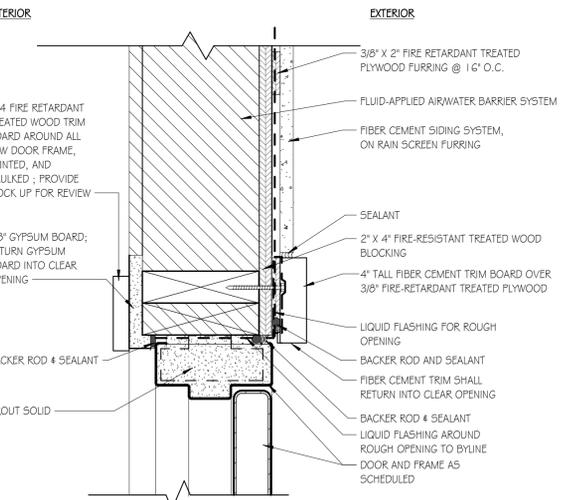
### DOOR TYPES - SWING DOORS



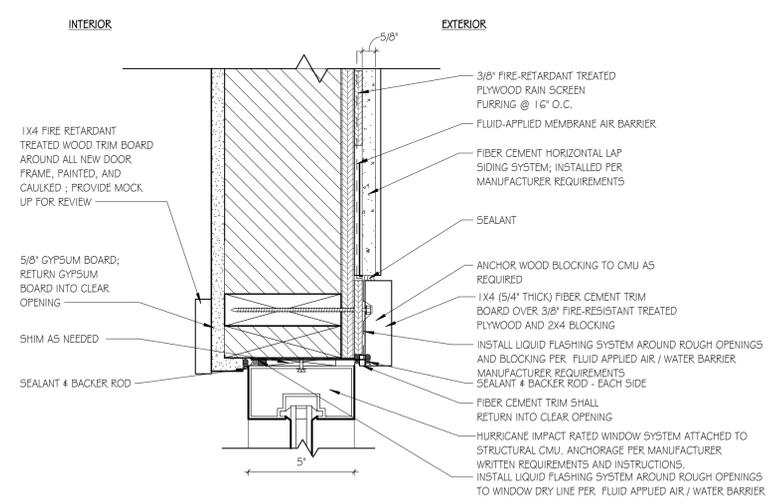
**3 FC Head Detail 2**  
SCALE: 3" = 1'-0"



**1 EXTERIOR DOOR HEAD FIBER CEMENT SIDING DETAIL**  
SCALE: 3" = 1'-0"



**4 FC Jamb Detail**  
SCALE: 3" = 1'-0"

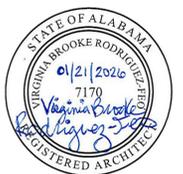


**2 EXTERIOR DOOR JAMB FIBER CEMENT SIDING DETAIL**  
SCALE: 3" = 1'-0"



Goodwyn Mills Cawood, LLC  
 2039 Main Street  
 Daphne, AL 36526  
 T 251.626.2626  
 GMCNETWORK.COM

ISSUE DATE	DATE
ISSUE FOR BID/PERMIT	01/21/2026



WELCOME CENTER ENVELOPE REPAIRS  
 20 NORTH SECTION STREET  
 FAIRHOPE, ALABAMA 36532  
 GMC AMOB250022

DOOR SCHEDULE  
**A6.01**

GENERAL NOTES

GN. GENERAL

GN.1 THE STRUCTURAL DRAWINGS AND SPECIFICATIONS ARE A PORTION OF THE CONSTRUCTION DOCUMENTS. THE CONTRACTOR AND SUBCONTRACTORS SHALL REFERENCE AND COORDINATE WITH ALL OTHER DISCIPLINES' DRAWINGS. ANY DISCREPANCIES OR OMISSIONS SHALL BE REPORTED TO THE STRUCTURAL ENGINEER AND ARCHITECT.

GN.2 DESIGN CRITERIA:

A. CODES AND SPECIFICATIONS:

- 1. GENERAL BUILDING CODE: INTERNATIONAL BUILDING CODE, 2018.
2. DESIGN LOAD CRITERIA: MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES, AMERICAN SOCIETY OF CIVIL ENGINEERS, ASCE 7
3. CONCRETE: BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE, AMERICAN CONCRETE INSTITUTE, ACI 318.
4. STRUCTURAL STEEL: SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS, AMERICAN INSTITUTE OF STEEL CONSTRUCTION, AISC 360.
5. TIMBER: NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION WITH NDS SUPPLEMENT: DESIGN VALUES FOR WOOD CONSTRUCTION, 2018 EDITION, AMERICAN WOOD COUNCIL, LEESBURG, VA

B. DESIGN LOADS (PSF):

1. DEAD LOADS: ANY CHANGES IN CONSTRUCTION MATERIALS FROM THOSE SHOWN ON THE ARCHITECTURAL OR STRUCTURAL DRAWINGS SHALL BE REPORTED BY THE CONTRACTOR TO THE STRUCTURAL ENGINEER FOR VERIFICATION OF LOAD-CARRYING CAPACITY OF THE STRUCTURE.

2. LIVE LOADS: ALL ROOMS EXCEPT SLEEPING ROOMS-----40 PSF
SLEEPING ROOMS-----30 PSF
STAIR-----40 PSF
300 LBS CONCENTRATED TRUSSES
ROOF TRUSSES
TOP CHORD LL-----20 PSF
TOP CHORD DL-----15 PSF
MECHANICAL LL-----10 PSF
BOTTOM CHORD DL-----10 PSF
TOTAL LOAD-----55 PSF

FLOOR TRUSSES
TOP CHORD LL-----40 PSF
TOP CHORD DL-----10 PSF
BOTTOM CHORD DL-----10 PSF
TOTAL LOAD-----60 PSF

LIVE LOAD REDUCTIONS HAVE BEEN APPLIED IN ACCORDANCE WITH THE BUILDING CODE, UNLESS NOTED.

3. SNOW LOAD: GROUND SNOW LOAD (Pg)-----5 PSF
FLAT-ROOF SNOW LOAD (Pf)-----4 PSF
SNOW EXPOSURE FACTOR (Ce)-----0.9
SNOW LOAD IMPORTANCE FACTOR (Is)-----1.0
THERMAL FACTOR (Ct)-----1.0

4. WIND LOADS: ULTIMATE DESIGN WIND SPEED, Vult-----160 MPH (3 - SECOND GUST)
NOMINAL DESIGN WIND SPEED, Vasd-----142 MPH (3 - SECOND GUST)
RISK CATEGORY-----II
WIND EXPOSURE CATEGORY-----C
INTERNAL PRESSURE COEFFICIENT-----±0.85

WALL COMPONENT AND CLADDING WIND PRESSURE-SEE DRAWINGS

2 GENERAL
S1.00 3/4" = 1'-0"

WOOD

SL. STRUCTURAL LUMBER

SL.1 PROVIDE STRUCTURAL LUMBER CONFORMING TO THE FOLLOWING STANDARDS:
\* ANS/AF&PA NDS-15, NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION
\* ANS/AF&PA SDPWS-2015, SPECIAL DESIGN PROVISIONS FOR WIND & SEISMIC
\* DOC P52, PERFORMANCE STANDARD FOR WOOD-BASED STRUCTURAL PANELS
\* ANS/AF&PA A190.1-07, AMERICAN NATIONAL STANDARD, STRUCTURAL GLUED LAMINATED TIMBER
\* APA PRI-400-12, PERFORMANCE STANDARD FOR APA EWS I-JOISTS

SL.2 UNLESS NOTED OTHERWISE, PROVIDE:
#2 GRADE SOUTHERN YELLOW PINE (SYP) OR EQUIVALENT FOR HEADERS, BEAMS, AND GIRDERS.
#2 GRADE SOUTHERN YELLOW PINE (SYP) OR EQUIVALENT FOR JOISTS AND RAFTERS.
#2 GRADE SOUTHERN YELLOW PINE (SYP) OR EQUIVALENT FOR STUDS AND PLATES, AS WELL AS MISCELLANEOUS FRAMING AND BLOCKING.

SL.3 PROVIDE AMERICAN PLYWOOD ASSOCIATION (APA) RATED SHEATHING WITH AN EXPOSURE CLASSIFICATION OF EXPOSURE 1, UNLESS NOTED OTHERWISE.

SL.4 ALL WOOD FASTENINGS MUST CONFORM TO PART 10 OF THE NATIONAL DESIGN SPECIFICATION.

SL.5 FASTENINGS NOT INDICATED ON PLANS AND DETAILS MUST BE IN ACCORDANCE WITH TABLE 602.3 OF THE 2018 INTERNATIONAL RESIDENTIAL CODE.

SL.6 SUBMIT SHOP DRAWINGS FOR ALL MANUFACTURED WOOD FRAMING. DO NOT BEGIN FABRICATION UNTIL SHOP DRAWINGS ARE COMPLETE AND REVIEWED BY THE STRUCTURAL ENGINEER OF RECORD.

SL.7 UNLESS NOTED OTHERWISE, ALL EXTERIOR WALL SHEATHING TO BE 15/32 (4-PLY) APA RATED PLYWOOD ATTACHED DIRECTLY TO WALL FRAMING MEMBER. BLOCK ALL PANEL EDGES AND NAIL WITH 8d RING SHANK NAILS @ 3" o.c. AT ALL PANEL EDGES, BLOCKING, AND TOP AND BOTTOM PLATES WITH FIELD NAILING @ 6" o.c.

SL.8 ROOF DECK SHALL BE MINIMUM 5/8" EXTERIOR GRADE " (4-PLY) APA RATED PLYWOOD ATTACHED WITH 8d RING SHANK NAILS AS SHOW ON ATTACHED DETAILS

SL.9 ALL LUMBER IN CONTACT WITH CONCRETE, MASONRY, OR STEEL SHALL BE PRESSURE TREATED. ALL LUMBER EXPOSED TO WEATHER SHALL BE PRESSURE TREATED.

SL.10 PROVIDE A MINIMUM OF 2 STUDS NAILED TOGETHER BENEATH ALL HEADERS UNLESS NOTED OTHERWISE. USE AT LEAST 2-2x10 OR 3-2x8 HEADERS FOR ALL OPENINGS UP TO 4'-0" WIDE IN BEARING WALLS. USE AT LEAST 2-2x12 OR 3-2x10 HEADERS FOR ALL OPENINGS GREATER THAN 4'-0" UP TO 8'-0" WIDE IN BEARING WALLS.

SL.11 ALL MULTIPLE PIECE WOOD BEAMS SHALL BE CONNECTED TOGETHER WITH MINIMUM TWO ROWS OF 16d NAILS @ 12" o.c. UNLESS NOTED OTHERWISE.

SL.12 ROOF DECK SHALL BE MINIMUM 19/32" EXTERIOR GRADE " (4-PLY) APA RATED PLYWOOD ATTACHED WITH 8d RING SHANK NAILS @ 4" o.c.

1 WOOD
S1.00 3/4" = 1'-0"

FOUNDATION

FD. FOUNDATION

FD.1 GEOTECHNICAL REPORT: FOUNDATION DESIGN IS BASED ON THE GEOTECHNICAL REPORT PERFORMED BY GEOCON ENGINEERING & MATERIALS TESTING INC, #DL 4100-23, DATED OCTOBER 13, 2023 THE CONTRACTOR SHALL OBTAIN A COPY OF THE GEOTECHNICAL REPORT FROM THE OWNER AND FOLLOW ALL REQUIREMENTS AND RECOMMENDATIONS.

FD.2 DESIGN BEARING PRESSURES (PSF):

A. FOUNDATIONS ARE BASED UPON AN ALLOWABLE SOIL BEARING PRESSURE OF 1500 PSF. SHALLOW STEM WALL FOUNDATIONS SHALL BE UTILIZED AS THE FOUNDATION SYSTEM.

FD.4 FOOTINGS SHALL BE PLACED THE SAME DAY AS INSPECTION BY THE GEOTECHNICAL ENGINEER UNLESS EXTENDED TIME IS APPROVED BY THE GEOTECHNICAL ENGINEER.

FD.5 FOOTINGS SHALL BE NEATLY EXCAVATED WHERE POSSIBLE WITH SIDES AND TOP EDGES FREE OF LOOSE OR WET MATERIALS. WHERE NEAT EXCAVATION IS NOT POSSIBLE, FOOTING EXCAVATION SHALL BE FILLED WITH CONCRETE TO THE TOP OF FOOTING. THE BOTTOM EXCAVATION SHALL BE CLEAN AND DRY WITH ALL LOOSE MATERIAL REMOVED FOR AN ESSENTIALLY FLAT BEARING SURFACE. WHERE SOFT OR UNSUITABLE BEARING SURFACES ARE ENCOUNTERED, THE AREA SHALL BE UNDERCUT AS REQUIRED AND REPLACED WITH LEAN CONCRETE OR COMPACTED DENSE GRADED CRUSHED STONE AS DIRECTED BY THE GEOTECHNICAL ENGINEER.

FD.6 COMPACTED FILL SHALL MEET THE REQUIREMENTS NOTED IN THE GEOTECHNICAL REPORT. EXCAVATED MATERIAL MAY BE USED AS BACKFILL MATERIAL WITH WRITTEN APPROVAL FROM THE GEOTECHNICAL ENGINEER STATING THAT SUCH MATERIAL IS SUITABLE AS BACKFILL AND INSTRUCTIONS ARE GIVEN FOR PROPER MOISTURE CONTENT AND COMPACTION.

FD.7 BACKFILL FOR FOUNDATION AND RETAINING WALLS SHALL BE CLEAN, NON-ORGANIC NON-SATURATED SOILS AND SANDY IN NATURE.

FD.9 FOUNDATION AND RETAINING WALLS SHALL NOT BE BACKFILLED UNTIL CONCRETE HAS ATTAINED THE REQUIRED 28 DAY COMPRESSIVE STRENGTH.

FD.10 PROVIDE 4" OF COMPACTED GRANULAR FILL BENEATH ALL SLABS ON GRADE. PROVIDE 15 MIL VAPOR RETARDER BETWEEN BOTTOM OF SLAB AND TOP OF GRANULAR FILL.

FD.11 FOUNDATIONS SHALL BE CENTERED ABOUT COLUMN LINES, UNLESS NOTED.

3 FOUNDATION
S1.00 1/4" = 1'-0"

CONCRETE

CN. CONCRETE

CN.1 CONCRETE (NORMAL WEIGHT) COMPRESSIVE STRENGTH AT 28 DAYS SHALL BE 3000 PSI UNLESS OTHERWISE NOTED.

CN.2 ALL REINFORCING SHALL MEET ASTM A-615, GRADE 60. ALL WELDED WIRE FABRIC (WWF) SHALL MEET ASTM A-185.

CN.3 CONCRETE COVERAGE OF REINFORCEMENT SHALL BE: FOOTINGS 3" BOTTOM AND SIDES WALLS 1-1/2" SLABS 3/4"

CN.4 ALL CONCRETE CONSTRUCTION SHALL CONFORM TO THE CURRENT "ACI MANUAL OF CONCRETE PLACEMENT".

CN.5 PORTLAND CEMENT SHALL CONFORM TO ASTM C-150, TYPE I OR II.

CN.6 ALL AGGREGATE FOR NORMAL WEIGHT CONCRETE SHALL MEET ASTM C-33

CN.7 ALL REINFORCING SHALL BE DETAILED, FABRICATED AND PLACED PER CRSI AND ACI STANDARDS, INCLUDING CONCRETE COVER AND BAR SUPPORTS, LAP BARS AT ALL SPLICES, INCLUDING CORNER BARS AND DOWELS. A MINIMUM OF 40 BAR DIAMETERS. LAP WWF 6" OR ONE FULL MESH WHICH EVER IS GREATER.

CN.8 UNLESS OTHERWISE DIRECTED BY THE OWNER, THE PORCH, PATIO AND GARAGE SURFACES SHALL BE LIGHT BROOM FINISHED AND THE HOUSE SHALL BE SMOOTH FAN FINISH. CONSTRUCTION / CONTROL JOINTS SHALL BE PROVIDED TO MINIMIZE CRACKING. JOINT LOCATION SHALL BE AS DETAILED OR AS APPROVED BY THE ENGINEER OF RECORD.

CN.10 ALL REINFORCING BAR, ANCHOR BOLTS, AND OTHER CONCRETE INSERTS SHALL BE SECURED IN POSITION PRIOR TO PLACING CONCRETE.

4 CONCRETE
S1.00 1/4" = 1'-0"



Goodwyn Mills Caewood,
2659 Main
Birmingham, AL
36526
251-591-6634
GMC PE LLC

Table with columns: ISSUE, DATE, and rows for various dates and descriptions.



WELCOME CENTER
BUILDING ENVELOPE
REPAIR RENOVATION
20 NORTH SECTION STREET
FAIRHOPE, ALABAMA 36532

GMC AMOB250022

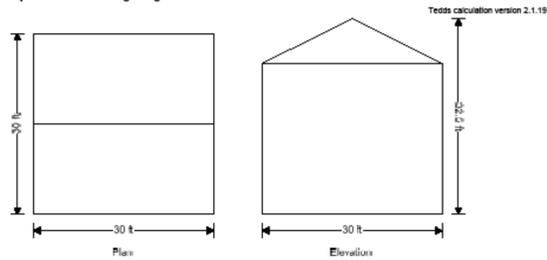
WOOD FRAME GENERAL
NOTES

S1.00

J. Martin Pitts PE LLC
Civil Engineering
Structural Engineering
251-591-6634

Project: Fairhope Welcome Center		Job no.: 25-225	
Calcs for: 20 N. Section St. Fairhope, AL 36532		Start page no./Revision: 1	
Calcs by: JCP	Calcs date: 1/13/2026	Checked by:	Checked date:
Approved by:	Approved date:	Approved by:	Approved date:

**WIND LOADING**  
In accordance with ASCE7-16  
Using the components and cladding design method



**Building data**  
Type of roof: Gable  
Length of building: b = 30.00 ft  
Width of building: d = 30.00 ft  
Height to eaves: H = 25.00 ft  
Pitch of roof:  $\alpha_0 = 26.5$  deg  
Mean height:  $a_0 = 28.74$  ft  
End zone width: a = max(min(0.1 \* min(b, d), 0.4 \* h), 0.04 \* min(b, d), 3ft) = 3.00 ft

**General wind load requirements**  
Basic wind speed: V = 160.0 mph  
Risk category: II  
Wind directionality factor (Table 26.6-1):  $K_d = 0.85$   
Ground elevation above sea level:  $z_g = 0$  ft  
Ground elevation factor:  $K_e = \exp(-0.0000362 * z_g / 1ft) = 1.00$   
Exposure category (d 26.7.3): B  
Enclosure classification (d.26.12): Enclosed buildings  
Internal pressure coef +ve (Table 26.13-1):  $GC_{pi,s} = 0.18$   
Internal pressure coef -ve (Table 26.13-1):  $GC_{pi,e} = -0.18$   
Gust effect factor:  $G_f = 0.85$

**Topography**  
Topography factor not significant:  $K_{zt} = 1.0$

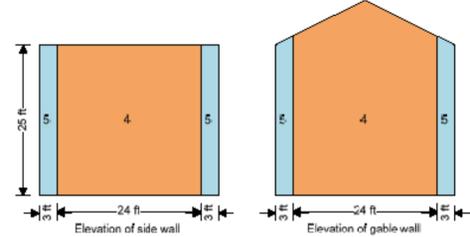
**Velocity pressure**  
Velocity pressure coefficient (Table 26.10-1):  $K_z = 0.69$

Project: Fairhope Welcome Center		Job no.: 25-225	
Calcs for: 20 N. Section St. Fairhope, AL 36532		Start page no./Revision: 2	
Calcs by: JCP	Calcs date: 1/13/2026	Checked by:	Checked date:
Approved by:	Approved date:	Approved by:	Approved date:

Velocity pressure:  $q_s = 0.00256 * K_z * K_{zt} * K_d * K_e * V^2 * 1psf/mph^2 = 38.4$  psf  
Peak velocity pressure for internal pressure:  $q_i = 38.43$  psf  
Peak velocity pressure - internal (as roof press.):  $q_i = 38.43$  psf  
Equations used in tables  
Net pressure:  $p = q_i * (GC_p - GC_{pi})$

Components and cladding pressures - Wall (Table 30.3-1)

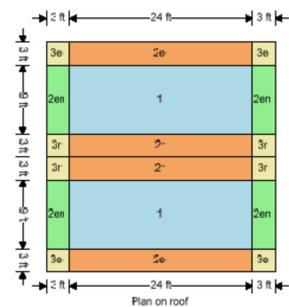
Component	Zone	Eff. area (ft²)	+GC <sub>p</sub>	-GC <sub>p</sub>	Pres (+ve) (psf)	Pres (-ve) (psf)
<=10 sf	4	10.0	1.00	-1.10	45.3	-49.2
50 sf	4	50.0	0.88	-0.98	40.6	-44.4
200 sf	4	200.0	0.77	-0.87	36.5	-40.4
>500 sf	4	500.1	0.70	-0.80	33.8	-37.7
<=10 sf	5	10.0	1.00	-1.40	45.3	-60.7
50 sf	5	50.0	0.88	-1.15	40.6	-51.2
200 sf	5	200.0	0.77	-0.94	36.5	-43.1
>500 sf	5	500.1	0.70	-0.80	33.8	-37.7



Project: Fairhope Welcome Center		Job no.: 25-225	
Calcs for: 20 N. Section St. Fairhope, AL 36532		Start page no./Revision: 3	
Calcs by: JCP	Calcs date: 1/13/2026	Checked by:	Checked date:
Approved by:	Approved date:	Approved by:	Approved date:

Components and cladding pressures - Roof (Figure 30.3-2C)

Component	Zone	Eff. area (ft²)	+GC <sub>p</sub>	-GC <sub>p</sub>	Pres (+ve) (psf)	Pres (-ve) (psf)
10 sf	1	10.0	0.54	-1.50	27.5	-84.6
10 sf	2e	10.0	0.54	-1.50	27.5	-84.6
10 sf	2n	10.0	0.54	-2.50	27.5	-103.0
10 sf	2r	10.0	0.54	-2.50	27.5	-103.0
10 sf	3e	10.0	0.54	-2.50	27.5	-103.0
10 sf	3e	10.0	0.54	-2.50	27.5	-103.0
10 sf	3r	10.0	0.54	-2.95	27.5	-120.2



22' - 6"

NEW WORK - LEVEL 2  
1'1" - 3'1/4"

NOTE:  
ALL WOOD MATERIAL ON THIS PROJECT SHALL BE FIRE RESISTANT AND SHALL BE TREATED AS INDICATED IN THE PROJECT SPECIFICATIONS.

LEVEL 1  
0' - 0"

4" CAST IN PLACE CONCRETE SLAB  
5'x6' FLAT ADA LANDING AT DOOR  
SLOPES AS INDICATED SEE FOUNDATION PLAN

1'-4" x 2'-0" CAST IN PLACE CONCRETE BEAM  
HOLD DOWN TO ALLOW COLUMN BASE PLATE TO RECESS BELOW SLAB WITH 3-#5 BARS TOP & BOT #3 CLOSED TIE @ 18" OC (TYP 4 SIDES)

8" x 8" CAST IN PLACE CONCRETE BEAM  
HOLD DOWN TO ALLOW STEEP SLAB EDGE WITH 2-#5 BARS TOP & BOT #3 CLOSED TIE @ 18" OC (TYP 3 SIDES)

### 3 CONCRETE SLAB ENTRY STRUCTURAL MODEL

SCAL E:

2x8 No. 2 SYP RAFTER @ 16" OC  
2 LAYERS 5/8" DECKING  
8d RING SHANK NAILS 4" EDGE 4" FIELD  
GRACE ICE AND WATER SHEILD

HSS 6x3/8" STRUCTURAL COLUMN EXTEND 4" BELOW TOP OF PAVERS OR SLAB TO FOUNDATION BELOW

HSS 6x3/8" STRUCTURAL COLUMN EXTEND 4" BELOW TOP OF PAVERS OR SLAB TO FOUNDATION BELOW

**GMC**

Goodwyn Mills Cawood,  
2659 Main Street,  
Birmingham, AL 35226  
205-966-4666  
gmc@k.com

ISSUE DATE

1.21.2026

ISSUED FOR BID

DRAWN BY:

CHECKED BY:



WELCOME CENTER  
BUILDING ENVELOPE  
REPAIR RENOVATION  
20 NORTH SECTION STREET  
FAIRHOPE, ALABAMA 36532

NEW WORK  
STRUCTURAL MODEL

S1.01

J. Martin Pitts PE LLC  
Civil Engineering  
Structural Engineering  
251-591-6634



