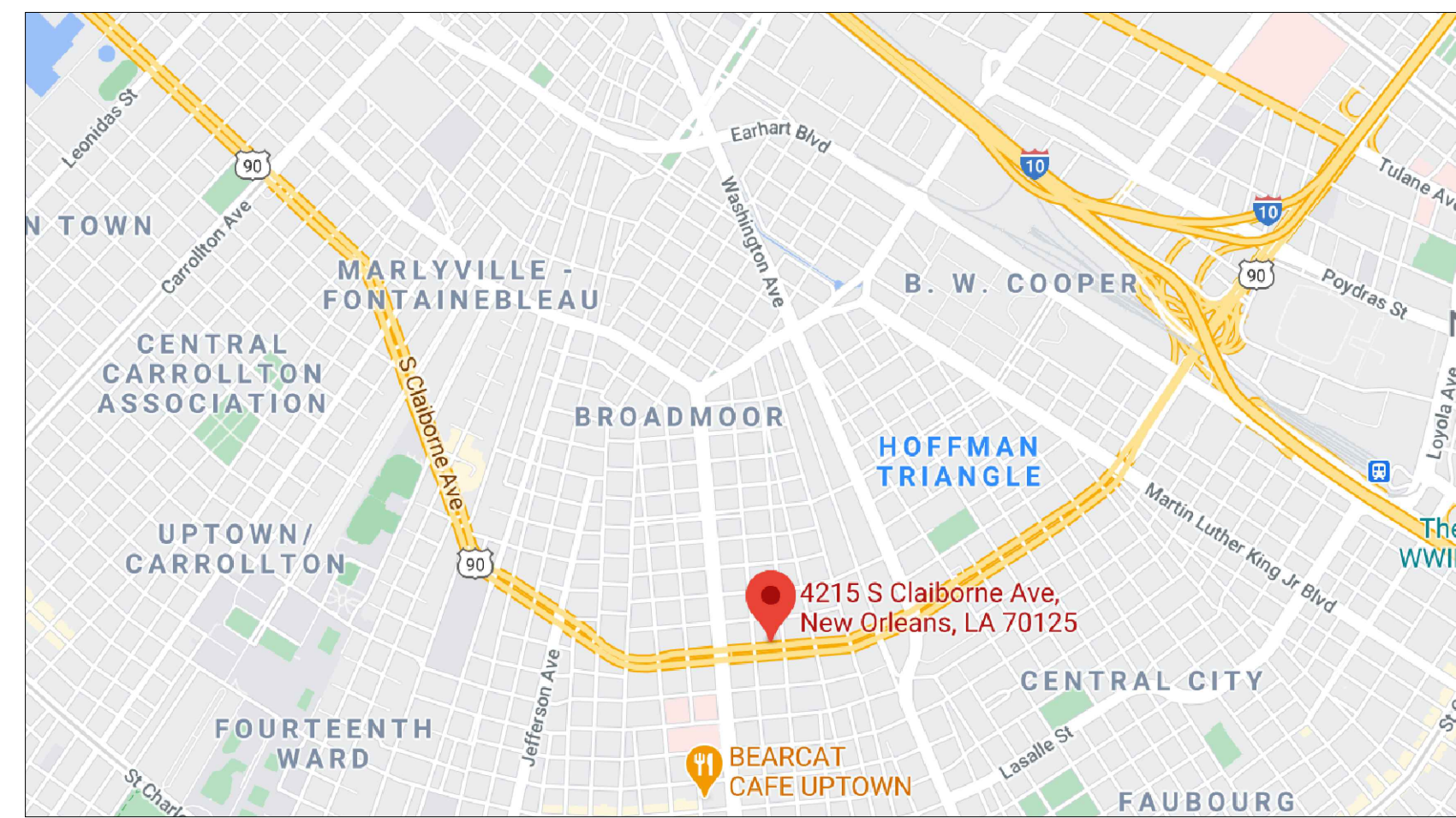


GENERAL NOTES

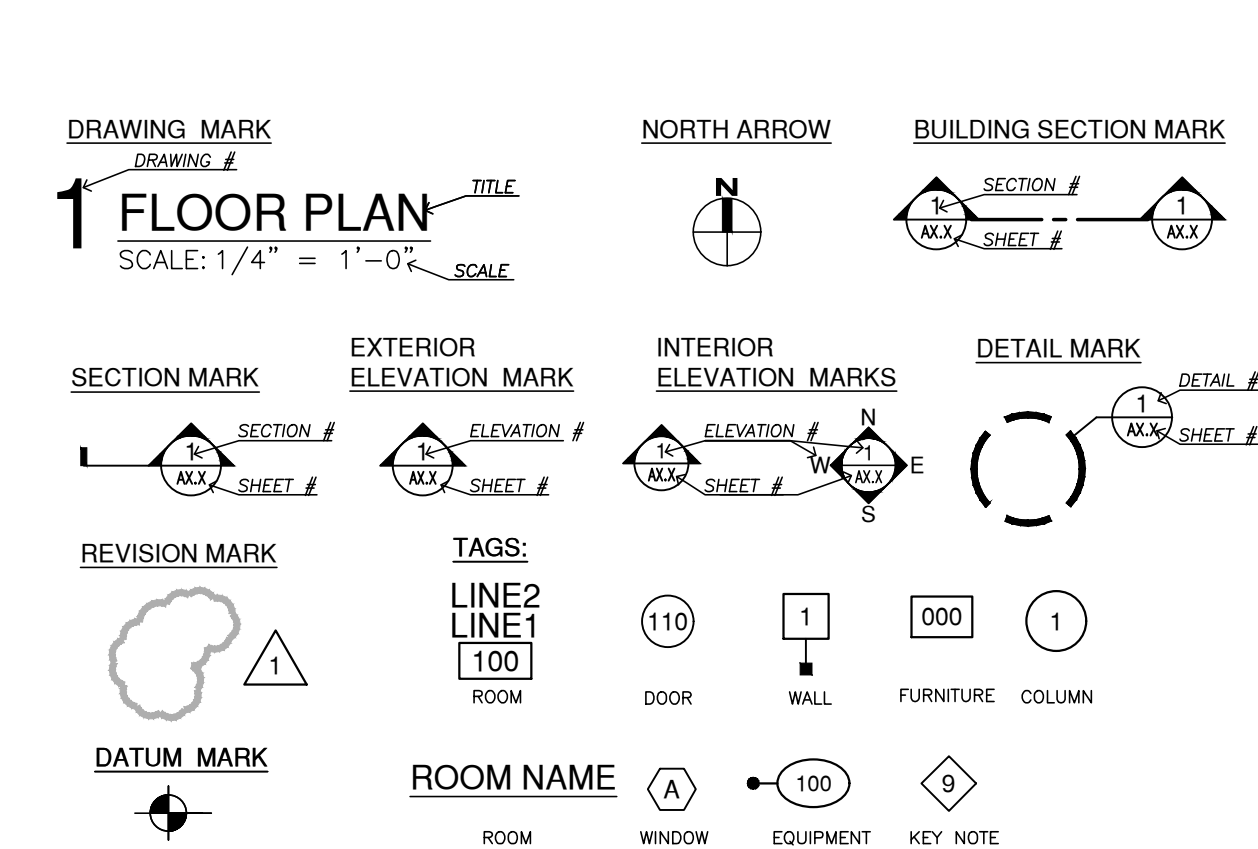
- 1. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS SHOWN ON DRAWINGS AT THE JOB SITE AND SHALL NOTIFY DESIGNER OF ANY DISCREPANCIES, OMISSIONS, AND/OR CONFLICTS BEFORE PROCEEDING WITH THE JOB.
2. CONTRACTOR MUST COMPLY WITH RULES AND REGULATIONS OF AGENCIES HAVING JURISDICTION AND SHALL CONFORM TO ALL CITY, COUNTY, STATE AND FEDERAL CONSTRUCTION, SAFETY AND SANITARY LAWS, CODES, STATUTES AND ORDINANCES. ALL FEES, TAXES, PERMITS, APPLICATIONS AND CERTIFICATES OF INSPECTION, AND THE FILING OF ALL WORK WITH GOVERNMENTAL AGENCIES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
3. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY SAFETY APPARATUS REQUIRED IN ORDER TO ASSURE FOR THE HEALTH AND WELFARE OF THE GENERAL PUBLIC, THE OWNERS, AND ANY WORKERS.
4. ALL REMOVED TOPSOIL OR GRAVEL SHALL BE STORED AND USED FOR FINISH GRADING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL OF ALL DEBRIS MATERIAL PRIOR TO FINISH GRADING.
5. ALL WORK SHALL BE PERFORMED BY SKILLED AND QUALIFIED WORKMEN IN ACCORDANCE WITH THE BEST PRACTICES OF THE TRADES INVOLVED, AND IN COMPLIANCE WITH BUILDING REGULATIONS AND/OR GOVERNMENTAL LAWS.
6. EACH TRADE WILL PROCEED IN A FASHION THAT WILL NOT DELAY THE TRADES FOLLOWING THEM.
7. CONTRACTORS SHALL BE RESPONSIBLE FOR THE DISTRIBUTION OF DRAWINGS TO ALL TRADES UNDER HIS JURISDICTION.
8. ALL WORK SHALL BE ERRECTED AND INSTALLED PLUMB, LEVEL, SQUARE, TRUE AND IN PROPER ALIGNMENT.
9. ALL MATERIALS SHALL BE NEW, UNUSED AND OF THE HIGHEST QUALITY IN EVERY RESPECT, UNLESS OTHERWISE NOTED. MANUFACTURED MATERIALS AND EQUIPMENT SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS AND INSTRUCTIONS.
10. THERE SHALL BE NO SUBSTITUTION OF MATERIALS WHERE A MANUFACTURER IS SPECIFIED, WHERE THE TERMS "EQUAL TO" OR "APPROVED EQUAL" ARE USED, THE ARCHITECT SHALL DETERMINE EQUALITY BASED ON INFORMATION SUBMITTED BY THE CONTRACTOR.
11. ALL WORK AND MATERIALS SHALL BE GUARANTEED AGAINST DEFECTS FOR A PERIOD OF AT LEAST ONE (1) YEAR FROM APPROVAL FOR FINAL PAYMENT.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR CUTTING AND PATCHING REQUIRED FOR HIS WORK.
13. CONTRACTOR SHALL AT ALL TIMES KEEP THE PREMISES FREE OF ACCUMULATION OF WASTE MATERIALS OR RUBBISH; PREMISES TO BE SWEEPED CLEAN DAILY OF RELATED CONSTRUCTION DEBRIS. AT THE COMPLETION OF THE WORK, LEAVE THE JOB SITE FREE OF ALL MATERIALS AND BROOM CLEAN.
14. DO NOT SCALE DRAWINGS; DIMENSIONS GOVERN. LARGER SCALE DRAWINGS SHALL GOVERN SMALLER SCALE.
15. PATCH ALL AREAS WHERE FLOOR IS NOT LEVEL OR TRUE PRIOR TO THE INSTALLATION OF FLOORING OR CARPETING.
16. TO INSURE PROPER AND ADEQUATE BLOCKING, ALL BLOCKING FOR CABINET WORK WILL BE THE RESPONSIBILITY OF THE CABINET CONTRACTOR.
17. UPON COMPLETION OF WORK THE CONTRACTOR SHALL WALK THROUGH WITH OWNER AND COMPLETE A "PUNCH LIST" OF CORRECTIONS AND UNSATISFACTORY AND/OR INCOMPLETE WORK.

VICINITY MAP



INDEX OF DRAWINGS:

INDEX OF COMMON SYMBOLS:



SCOPE OF WORK

THE SCOPE OF WORK OF THIS PROJECT IS TO CONSTRUCT A NEW TWO TENANT MEDICAL OFFICE BUILDING ON A SINGLE LOT IN A C-2 COMMERCIAL DISTRICT WITH A HUC Historic Urban Corridor Use Restriction Overlay District. THE BUILDING IS A 5,167 SQUARE FOOT FACILITY WITH AN OCCUPANT LOAD OF LESS THAN 30 PERSONS (5,167 / 250 SQUARE FEET PER OCCUPANT = 21 PEOPLE). NEURO CLINIC HAS 3,256 SF AND URGENT CARE CLINIC HAS 1,911 SF. THE BUILDING WILL BE FURNISHED WITH A TWO EXIT AS ALLOWED BY NFPA 101 SECTION 58.2.4.4 THE TRAVEL DISTANCE TO THE EXIT IS 100 FEET AS ALLOWED BY NFPA 101 SECTION 58.2.5.3.2. THERE WILL BE A 2 HOUR SEPARATION BETWEEN THE NEURO CLINIC AND URGENT CARE CLINIC. THE BUILDING WILL BE CONSTRUCTED USING A STRUCTURAL STEEL FRAME SUPPORTED BY A POURED IN PLACE STRUCTURAL SOIL BEARING CONCRETE SLAB ON PILINGS. THE INTERIOR FINISHES WILL BE POLISHED SCORED AND DYED CONCRETE. THE WALLS WILL BE PAINTED 1/2 GYPSUM BOARD, AND THE CEILINGS WILL BE A SUSPENDED ACOUSTICAL SYSTEM AND GYP BOARD CEILING. PLUMBING: THE PLUMBING WORK WILL INCLUDE SUPPLYING AND INSTALLING NEW RESTROOMS AND FLOOR DRAINS. PLUMBING FIXTURES IN THE RESTROOMS WILL BE ADA COMPLIANCE. THE BUILDING DOES NOT HAVE AN AUTOMATIC SPRINKLER SYSTEM. PLUMBING WORK IS LESS THAN \$15,000.00 THEREFORE, THE PLUMBING CONTRACTOR WILL PROVIDE ITEMIZED LABOR AND MATERIAL ESTIMATE WITH THEIR BUSINESS HEADING AND LICENSE NUMBER ON LETTER. MECHANICAL: THE WORK INCLUDES PROVIDING A NEW HVAC SYSTEM INCLUDING CONTROLS AND DISTRIBUTION. IN GENERAL THIS INVOLVES PROVIDING AND INSTALLING NEW RECTANGULAR DUCT WORK, VALVE DIFFUSERS, VOLUME DAMPERS, THERMOSTATS AND ALL OTHER ITEMS REQUIRED FOR A COMPLETE OPERATIONAL SYSTEM. MECHANICAL WORK IS LESS THAN \$15,000.00 THEREFORE, THE MECHANICAL CONTRACTOR WILL PROVIDE ITEMIZED LABOR AND MATERIAL ESTIMATE WITH THEIR BUSINESS HEADING AND LICENSE NUMBER ON LETTER. ELECTRICAL: THE WORK INCLUDES PROVIDING NEW POWER DISTRIBUTION TO OUTLETS, LIGHTING, AND SMOKE DETECTION. ELECTRICAL WORK IS LESS THAN \$15,000.00 THEREFORE, THE ELECTRICAL CONTRACTOR WILL PROVIDE ITEMIZED LABOR AND MATERIAL ESTIMATE WITH THEIR BUSINESS HEADING AND LICENSE NUMBER ON LETTER.

CODE DATA

- 1. THIS NEW CONSTRUCTION WORK WAS DESIGNED UNDER THE CONDITIONS PRESCRIBED BY THE INTERNATIONAL BUILDING CODE 2012 EDITION; NFPA-101 LIFE SAFETY CODE 2012 ADDITION; AND THE ORLEANS PARISH COMPREHENSIVE ZONING ORDINANCE.
2. THE REQUIREMENTS OF ICC/ANSI A117.1-1998 ADAAG ARE IN PLACE FOR ALL OF THE PUBLIC AREAS OF THE BUILDING.
3. ALL WALL COVERINGS, FINISHES, FABRICS, WOODS, ACOUSTICAL TILES WILL HAVE A CLASS "A" FLAME SPREAD AND A SMOKE CONTRIBUTION OF 450 OR OF GREATER RESTRICTION.
4. ALL PENETRATIONS WILL BE SEALED WITH A FIRE BARRIER AND A FIRE SAFING THAT WILL MEET OR EXCEED THE RATING OF THE FLOOR OR WALL SYSTEM BEING PENETRATED.
5. DESIGN LOAD DATA: FLOOR LIVE LOAD: 125 PSF, ROOF LIVE LOAD: 20 PSF, ROOF DEAD LOAD: 10 PSF, WIND LOAD: 140 MPH, WIND PRESSURE ZONE 3: +26.67 TO -33.33 PSF, WIND LOAD EXPOSURE CATEGORY: B, IMPORTANCE FACTOR: II

DESIGN CRITERIA:

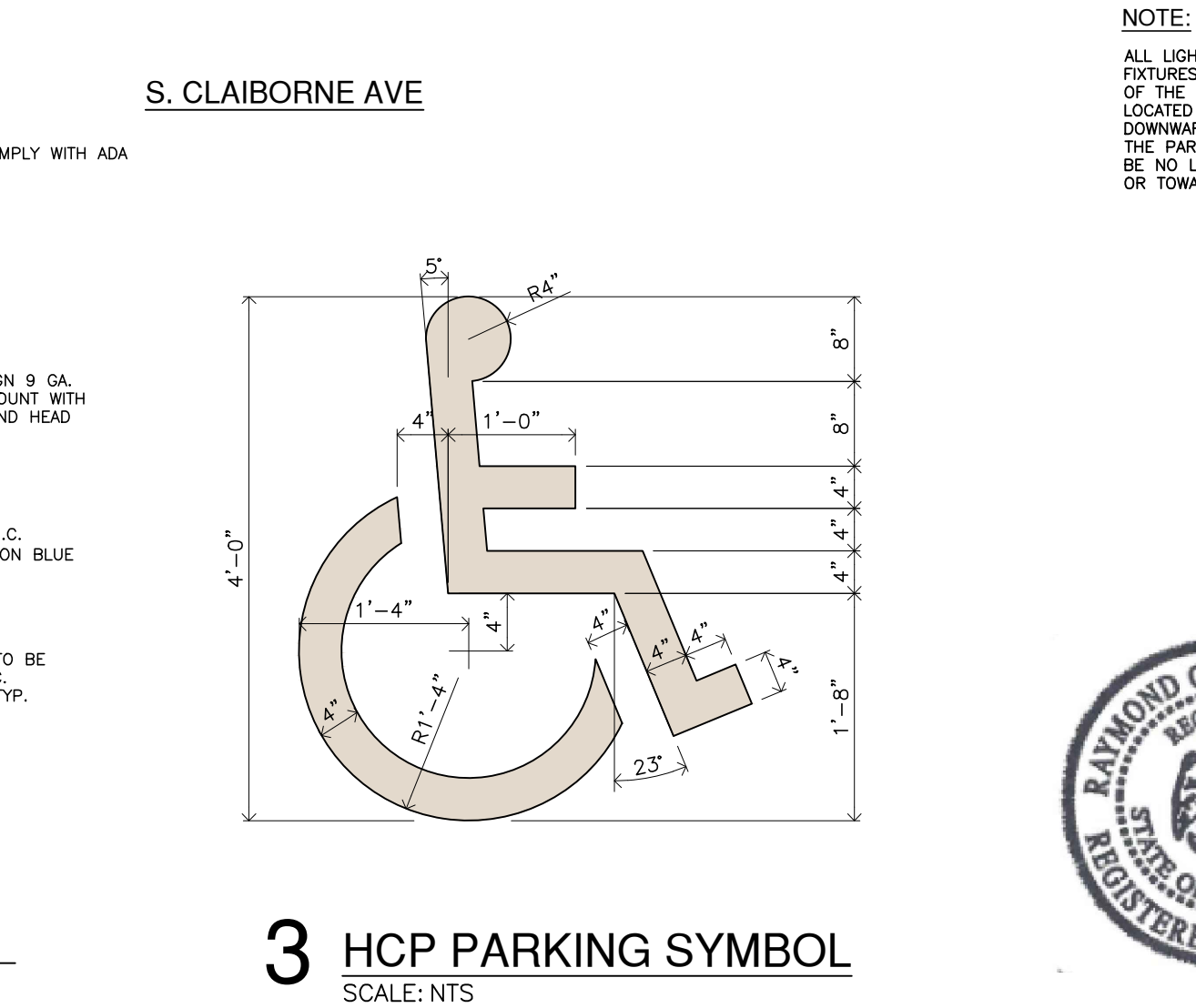
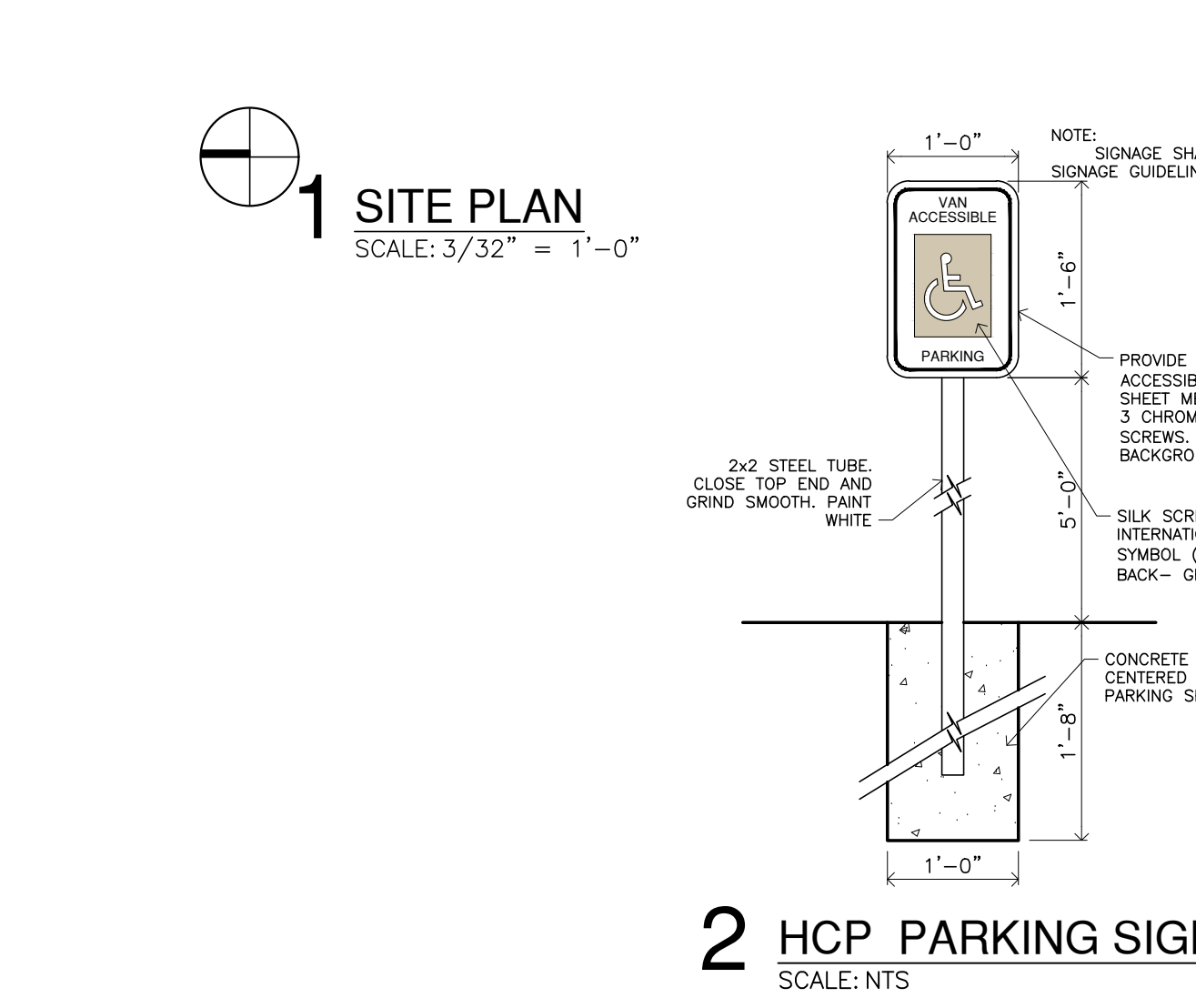
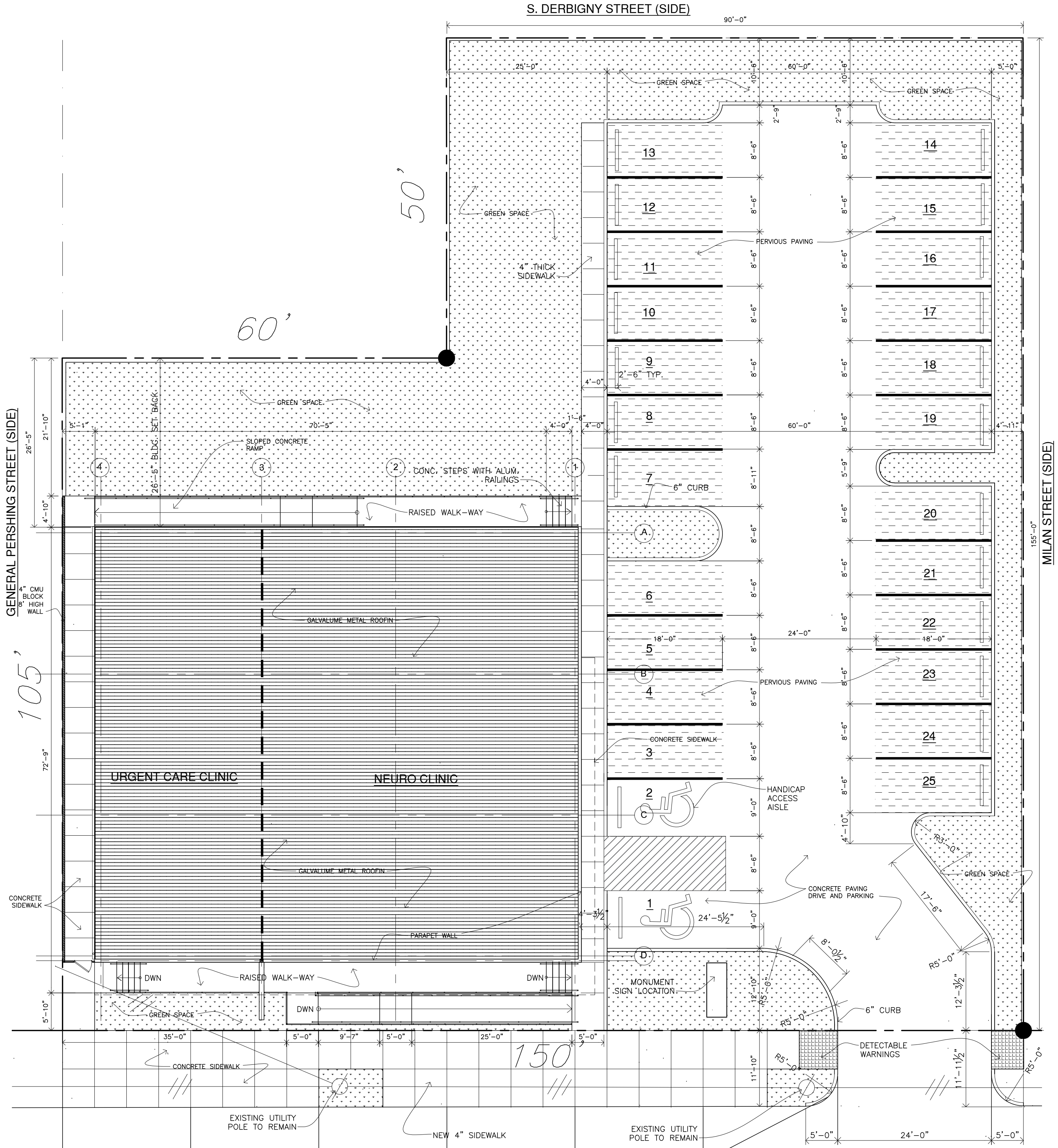
- 1. ALL WORK SHALL MEET APPLICABLE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE 2015.
2. THIS JOB COMPLIES WITH ASCE-7
3. THE WIND SPEED DESIGN IS 140 MPH (THREE SECOND GUST WIND SPEEDS)
4. PROVIDE "SIMPSON MAS" MUDSILL ANCHOR AT 20" O.C. AT BOTTOM EXTERIOR WALL PLATES.
5. PROVIDE NOMINAL SIZE 5/8" O.S.B. SHEATHING ON ENTIRE FRAMING FOR CONT. LOAD PATH CONNECTION, 6" O.C. PERIMETER AND 12" O.C. INTERIOR

BUILDING DATA

Table with 2 columns: OCCUPANCY (MEDICAL), ZONING (C-2 HUC Historic Urban Corridor Use Restriction Overlay District), CONSTRUCTION TYPE (TYPE II A), BUILDING HEIGHT (21'), BUILDING STORIES (1), NEW CONSTRUCTION (NEURO CLINIC = 3,256 SF, URGENT CARE CLINIC = 1,911 SF), LOT SIZE (20,250 SQUARE FEET), PARKING REQUIRED (23 REQUIRED - 29 PROVIDED), OCCUPANT LOAD (GROSS 240 SOFT. PER OCCUPANT), SPRINKLERS (NO)

SITE PLAN GENERAL NOTES

- SIDEWALKS: 1. SIDEWALKS SHALL BE CONSTRUCTED OF PORTLAND CEMENT CONCRETE, WITH A COMPRESSIVE STRENGTH OF 3,000 P.S.I. IN TWENTY-EIGHT DAYS, AND A MINIMUM THICKNESS OF 5". 2. ALL SIDEWALKS ARE TO HAVE A WIDTH OF 4' AND SHALL BE CONSTRUCTED AS PER THE LOCATION SHOWN ON THIS PLAN. 3. ALL SIDEWALKS SHALL BE SCORED TO A DEPTH OF 1/4" AT 4'-FOOT INTERVALS, WITH EXPANSION JOINTS PLACED AT 20'-FOOT INTERVALS. 4. EXPANSION JOINTS SHALL BE CONSTRUCTED OF 1/2" THICK PRE-MOLDED EXPANSION MATERIAL WITH ALL CORNERS TO BE FORMED BY EXPANSION JOINTS. 5. ANY SIDEWALK OR ACCESSIBLE ROUTE THAT IS NOT AT A LEVEL ELEVATION AT ITS INTERSECTION WITH A DRIVEWAY OR STREET WILL BE REQUIRED TO INSTALL A CURB RAMP AT A MAXIMUM SLOPE OF 1:12, WITH A MAXIMUM RISE OF 30" AND A MINIMUM LEVEL STRAIGHT CURB SEGMENT OF 48". 6. THE DRIVEWAY AND INTERSECTION HANDICAP RAMP SHALL BE CONSTRUCTED WITH THE CURRENT ADA APPROVED DETECTABLE WARNING SURFACES. THESE DETECTABLE WARNINGS SHALL CONSIST OF TRUNCATED DOMES WITH A DIAMETER OF NOMINAL .9" (23 MM), A HEIGHT OF NOMINAL .2" (5 MM) AND CENTER-TO-CENTER SPACING OF NOMINAL 2.35" (60 MM) AND SHALL CONTRAST VISUALLY WITH ADJOINING SURFACES, EITHER LIGHT-ON-DARK, OR DARK-ON-LIGHT. THE MATERIAL USED TO PROVIDE CONTRAST SHALL BE AN INTEGRAL PART OF THE WALKING SURFACE. 7. SIDEWALK SHALL BE SLOPED 1" TOWARDS THE STREET. 8. CONTRACTOR WILL CONTACT THE DEPT. OF ENGINEERING, 736-6793, TWO DAYS PRIOR TO ANY WORK DONE WITHIN THE PARISH RIGHT-OF-WAY OR SERVIDUTE. DRIVEWAYS: 1. ALL DRIVEWAYS BETWEEN STREET AND PROPERTY LINE SHALL BE CONSTRUCTED OF PORTLAND CEMENT CONCRETE, WITH A COMPRESSIVE STRENGTH OF 4,000 P.S.I. IN 28 DAYS AND A MINIMUM THICKNESS OF 8". 2. ALL DRIVEWAYS BETWEEN STREET AND PROPERTY LINE CONNECTING WITH AN EXISTING ROADWAY ARE TO BE CONSTRUCTED IN ACCORDANCE WITH DETAIL AS SHOWN ON THIS PLAN. 3. EXACT LOCATIONS OF ROADWAY AND DRIVEWAY CURBS WILL BE DETERMINED IN THE FIELD BY A REPRESENTATIVE OF THE DEPARTMENT OF ENGINEERING. 4. CONTRACTOR WILL CONTACT THE DEPT. OF ENGINEERING, 736-6793, TWO DAYS PRIOR TO THE FORMING OF THE DRIVEWAYS CONNECTING TO THE ROADWAY. PARKING LOT: 1. PARKING STALLS MUST BE STRIPED WITH A 4-INCH CONTRASTING STRIPE (YELLOW ON CONCRETE AND YELLOW OR WHITE ON ASPHALT PARKING LOT). 2. HANDICAP PARKING SPACE TO BE DESIGNATED BY BLUE STRIPING & EITHER A BLUE SYMBOL ON A WHITE BACKGROUND OR A WHITE SYMBOL ON A BLUE BACKGROUND. HANDICAP PARKING STALL REQUIRES THE INSTALLATION OF THE PROPER SIGNAGE. 3. ALL WHEEL STOPS AND CONCRETE CURBS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE DETAIL SHOWN ON THIS PLAN. 4. ALL PARKING SPACES ARE TO BE LAID OUT IN ACCORDANCE WITH THE TYPICAL DETAIL AS SHOWN ON THIS PLAN, UNLESS OTHERWISE INDICATED ON THIS PLAN. TRAFFIC CONTROLS: 1. ANY WORK IN THE ROADWAY OR ADJACENT TO THE ROADWAY CAUSING AN INTERFERENCE TO VEHICULAR TRAFFIC REQUIRES PRIOR NOTIFICATION TO THE JEFFERSON TRAFFIC ENGINEERING DIVISION AND CONFORMITY TO THE REQUIREMENTS OF THE UNIFORM MANUAL ON TRAFFIC CONTROL DEVICES OF THE STATE OF LOUISIANA. THE CONTRACTOR MUST FURNISH ALL NECESSARY TRAFFIC SIGNS AND/OR BARRICADES AND MAINTAIN THEM DURING CONSTRUCTION ACTIVITY.

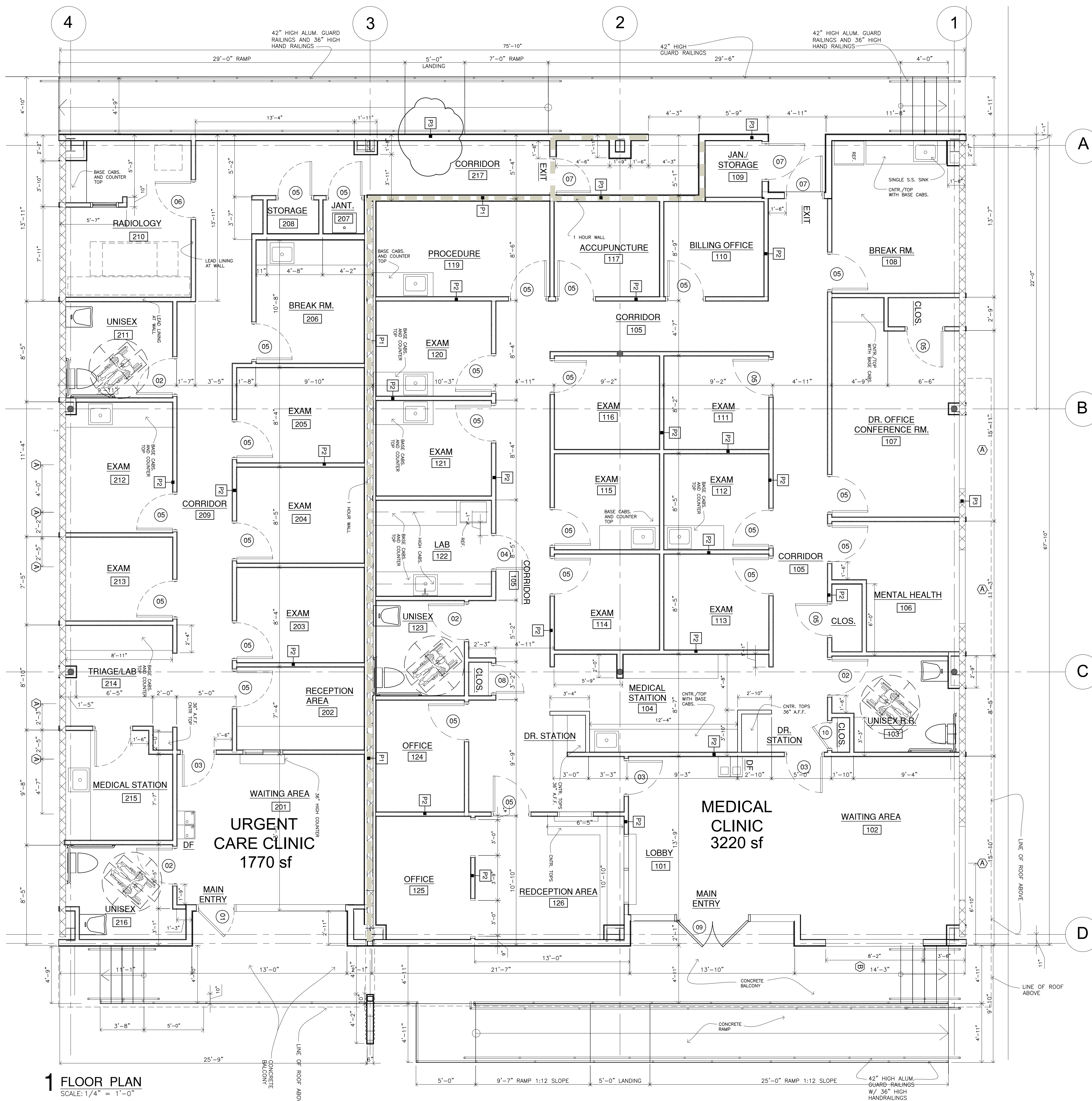


ARCHITECTS: RAYMOND C. BERGERON, JR. 6725 WUERPEL STREET, NEW ORLEANS, LA 70124 504-835-9552 FX 504-835-9590 RCBARCH@ATT.NET

NEW MEDICAL COMPLEX URGENT CARE & NEURO CLINIC 4215 CLAIBORNE AVE NEW ORLEANS, LA

REVISION HISTORY table with columns for NO., NAME, DATE, DESCRIPTION

PROJECT#: PHASE: CD DRAFTER: SCT CHECKER: RCB SCALE: AS SHOWN ISSUED: 08/15/2021 SHEET# A1.0 1 OF 21



**1 FLOOR PLAN**  
SCALE: 1/4" = 1'-0"

ROOM	ROOM NAME	FLOOR	BASE	WALLS	CEILING	CEILING HT.	REMARKS	ITEM #	DESCRIP.
101	LOBBY	2	4	7	5	12'0"		1	4000 PSI CONCRETE WITH COLOR
102	WAITING	2	4	7	5	12'0"			PLACED IN MIX WITH POLISH FINISH
103	UNISEX RR	2	4	7/8	5	12'0"		2	LVT ARMSTRONG (RAFFIA)
104	MEDICAL STATION	2	4	7	5	12'0"		3	NIC
105	CORRIDOR	2	4	7	5	12'0"			
106	MENTAL HEALTH	2	4	7	5	12'0"		4	RUBBER BASE JOHNSONVILLE COVE
107	DR/CONFERENCE	2	4	7/8	5	12'0"		5	2X2 SUSPENDED ACoustICAL
108	BREAK RM.	2	4	7/8	5	12'0"			CEILING AND GRID
109	JANITOR	2	4	7	5	12'0"		6	NIC
110	OFFICE	2	4	7	5	12'0"		7	5/8" GYPSUM BD. WALL (PAINTED)
111	EXAM	2	4	7	5	12'0"		8	4X4 CERAMIC TILE WAINSCOTE
112	EXAM	2	4	7	5	12'0"			WALLS & BASE DALTILE --(FABRIQUE)
113	EXAM	2	4	7	5	12'0"			ACCENT (CAPRICE)
114	EXAM	2	4	7	5	12'0"			
115	EXAM	2	4	7	5	12'0"			
116	EXAM	2	4	7	5	12'0"			
117	ACUPUNCTURE	2	4	7	5	12'0"			
118	EXIT HALL	1	4	7	5	12'0"			
119	PROCEDURE	2	4	7	5	12'0"			
120	EXAM	2	4	7	5	12'0"			
121	EXAM	2	4	7	5	12'0"			
122	LAB	2	4	7	5	12'0"			
123	UNISEX RR	2	4	7/8	5	12'0"			
124	OFFICE	2	4	7	5	12'0"			
125	OFFICE	2	4	7	5	12'0"			
201	WAITING	2	4	7	5	12'0"			
202	RECEPTION	2	4	7	5	12'0"			
203	EXAM	2	4	7	5	12'0"			
204	EXAM	2	4	7	5	12'0"			
205	EXAM	2	4	7	5	12'0"			
206	BREAK ROOM	2	4	7	5	12'0"			
207	JANITOR	2	4	7	5	12'0"			
208	STORAGE	2	4	7	5	12'0"			
209	RADIOLOGY	2	4	7	5	12'0"			
210	UNISEX RR	2	4	7/8	5	12'0"			
211	EXAM	2	4	7	5	12'0"			
212	EXAM	2	4	7	5	12'0"			
213	LAB	2	4	7	5	12'0"			
214	TRIAGE	2	4	7	5	12'0"			
215	MEDICAL STATION	2	4	7	5	12'0"			
216	UNISEX RR	2	4	7/8	5	12'0"			

**FINISH KEY**

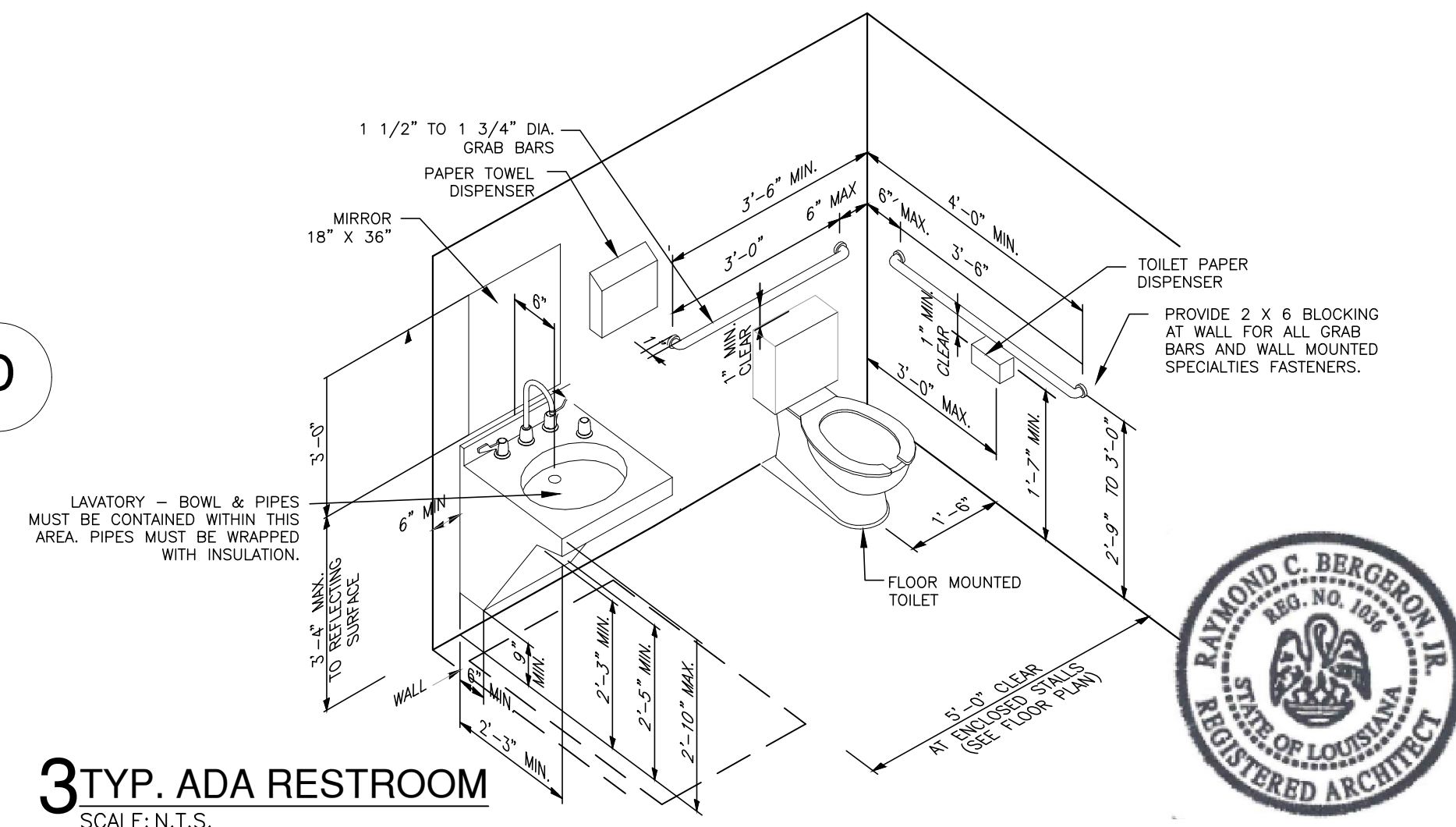
**DOOR SCHEDULE**

MARK	SIZE	FRAME	DOOR MATERIAL	HARDWARE	REMARKS	ITEM #	DESCRIP.
01	3'0"x7'0"	ALUM.	ALUM./FULL LITE	MANUF.	ALUM. STOREFRONT W/ IMPACTED GLASS	A	1 1/2 PR - 3 1/2x3 1/2 BUTTS
02	3'0"x7'0"	HM	S.C. WD. VEENERED	HW B			1 CLOSER, PUSH PANIC HARDWARE W/ LEVERHANDLE KEY LOCK WEATHER STRIP
03	2'10"x7'0"	HM	S.C. WD. VEENERED	HW C			
04	2'10"x7'0"	HM	S.C. WD. VEENERED	HW D			
05	3'0"x7'0"	HM	S.C. WD. VEENERED	HW C			
06	3'0"x7'0"	HM	S.C. WD. VEENERED	HW C	LEAD LINED WOOD DOOR		
07	2'10"x7'0"	HM	HOLLOW METAL PAINTED	HW E	1 HOUR RATING		
08	2'4"x7'0"	HM	S.C. WD. VEENERED	HW C			
09	6'x7'DBL.	ALUM.	ALUM./FULL LITE	MANUF.	ALUM. STOREFRONT W/ IMPACTED GLASS		
10	2'6"x7'0"	HM	S.C. WD. VEENERED	HW C			

**DOOR HARDWARE:**

**WINDOW SCHEDULE**

MARK	SIZE	WINDOW FRAME MATERIAL	REMARKS
A	2' x 2'	ALUM.	LAMINATED IMPACT GLASS UNITS
B	8'2" x 8'2"	ALUM.	LAM. IMPACT GLASS IN ALUM. FRAME UNIT.



**3 TYP. ADA RESTROOM**  
SCALE: N.T.S.

NOTE: ILLUSTRATION SHOWN HERE ARE FOR DIMENSIONAL ACCESSIBILITY PURPOSES ONLY

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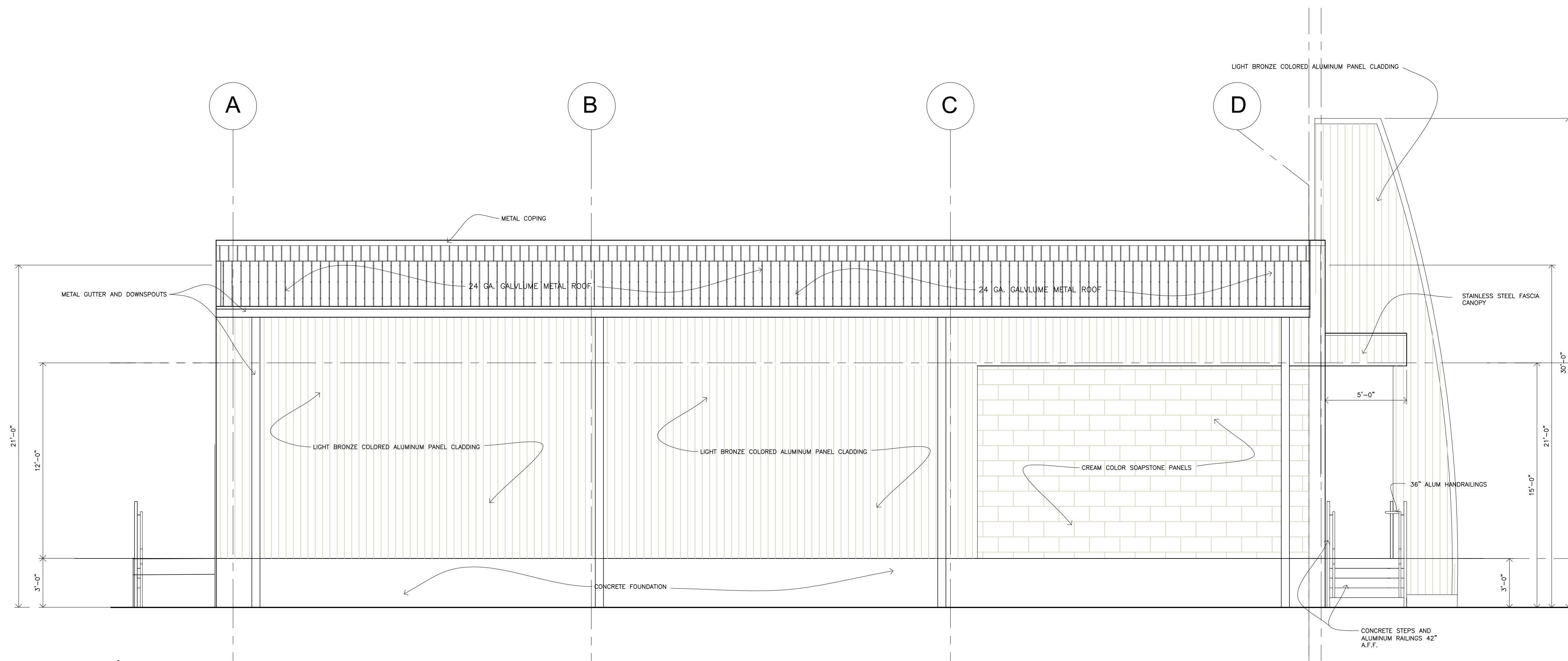
**NEW MEDICAL COMPLEX**  
**URGENT CARE & NEURO CLINIC**  
4215 CLAIBORNE AVE  
NEW ORLEANS, LA

REVISION HISTORY			
NO.	DESCRIPTION	DATE	NAME
1	FIRE MARSHAL RESPONSE TO P4 WALL TYPE	9/13/2021	SCT

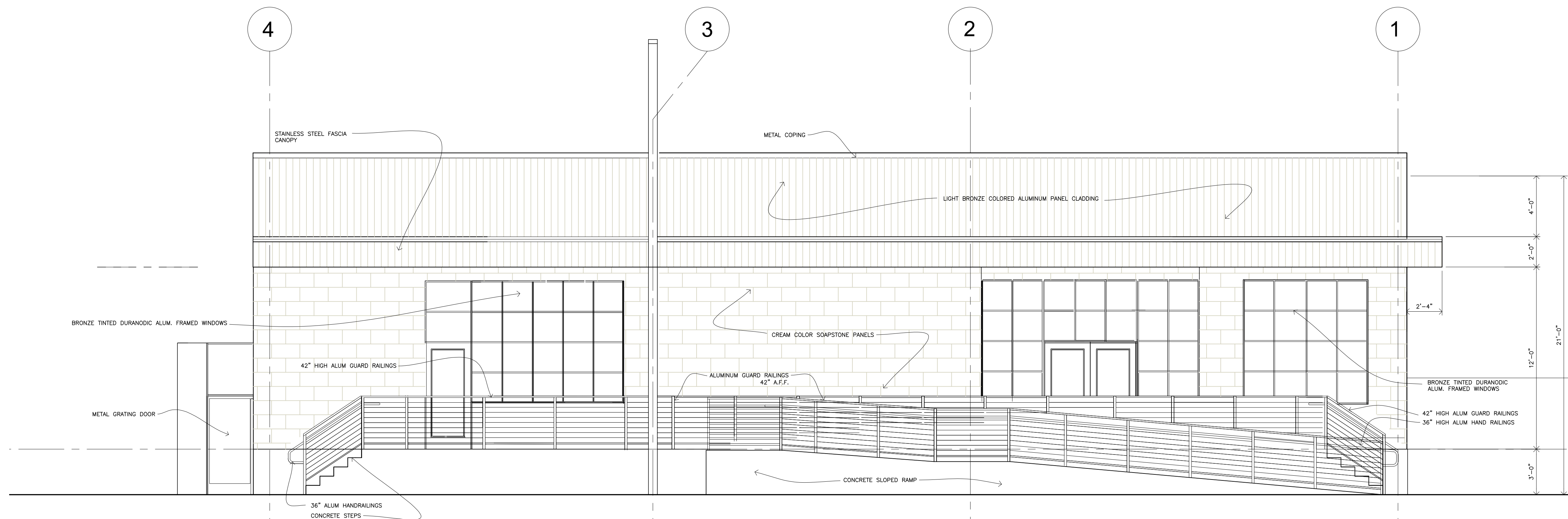
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DRAFTER: SCT  
CHECKER: RCB  
SCALE: AS SHOWN  
ISSUED: 06/21/2021  
SHEET#

**A2.0**  
2 OF 21





**1 LEFT SIDE ELEVATION**  
SCALE: 1/4" = 1'-0"



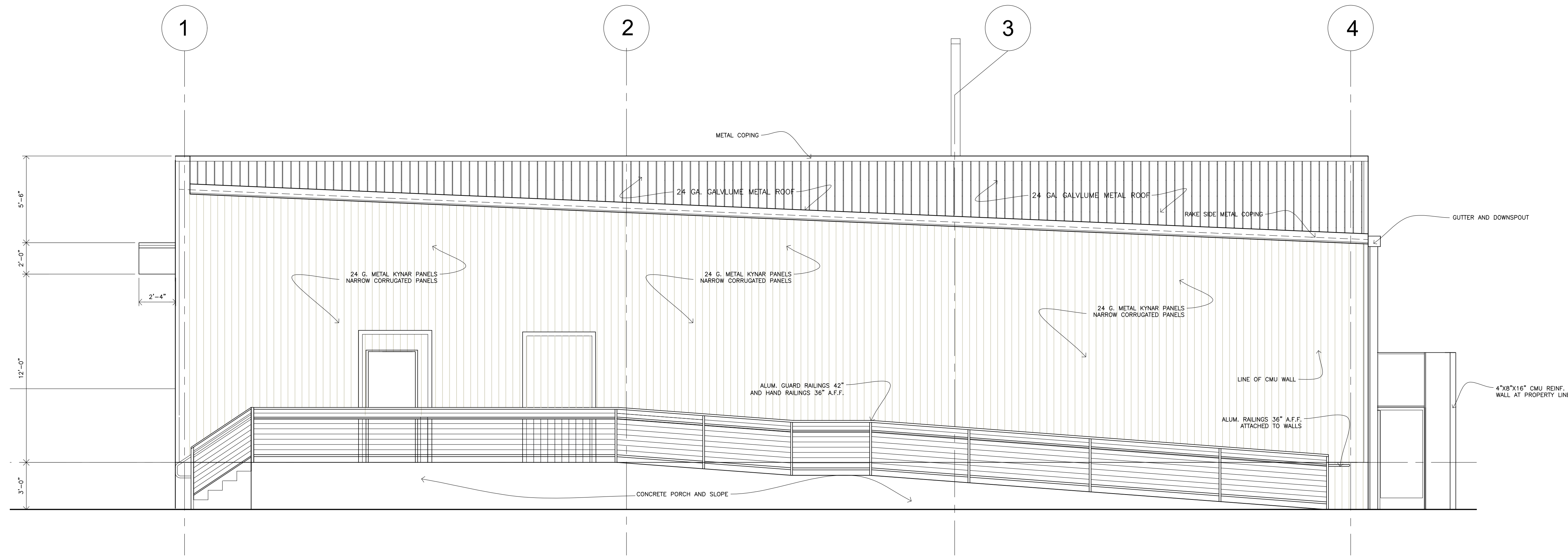
**2 FRONT ELEVATION**  
SCALE: 1/4" = 1'-0"

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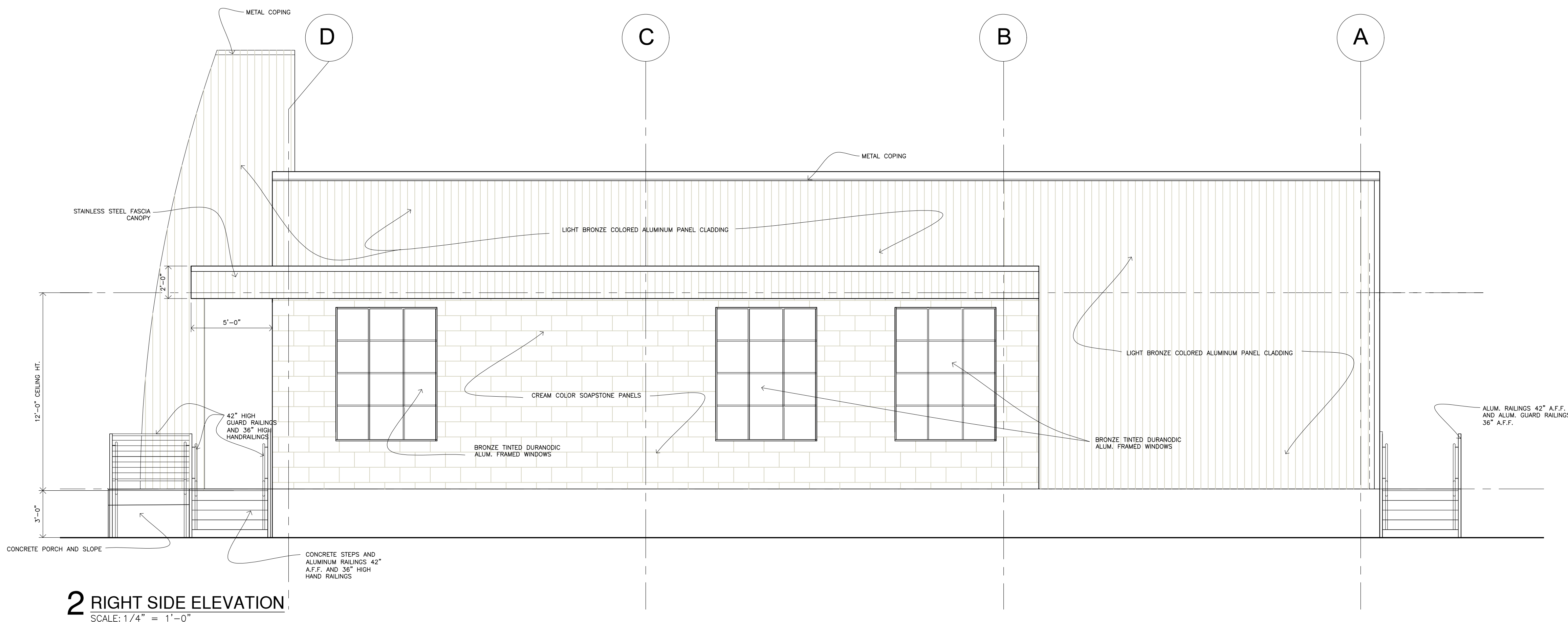
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NO.	DESCRIPTION



PROJECT#: .  
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 SHEET#



**1 REAR ELEVATION**  
SCALE: 1/4" = 1'-0"



**2 RIGHT SIDE ELEVATION**  
SCALE: 1/4" = 1'-0"

**NEW MEDICAL COMPLEX  
URGENT CARE & NEURO CLINIC  
4215 CLAIBORNE AVE  
NEW ORLEANS, LA**

REVISION HISTORY

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