

GENERAL NOTES:

- a. ALL DIMENSIONS ARE IN FEET AND INCHES UNLESS OTHERWISE SPECIFIED.
- b. STRUCTURAL DRAWINGS TO BE READ IN CONJUNCTION WITH ARCHITECTURAL DRAWINGS.
- c. DO NOT SCALE THE DRAWING.

**ARCHITECTURAL
PLANS FOR EVENT
CENTER 6321 OAK
TIMBER DRIVE,
FOREST HILL, TEXAS
76119.**

SHEET:	SHEET TITLE:	STAMP:	ISSUE RECORD	PROJECT:
SO-0	COVER PAGE			EVENT CENTER 6321 OAK TIMBER DRIVE, FOREST HILL, TEXAS 76119.
		DATE:	ISSUED FOR:	Date: 04/12/2023
			COMMENTS:	Scale: 3/16" = 1'
				Drawn By: R.R.
				Page: 13
		Drawing File:	Architectural Drawing Center	

ABBREVIATION

∠	ANGLE	FT.	FOOT OR FEET	REF.	REFERENCE
@	AT	FURR.	FURRING	REFR.	
CL	CENTERLINE	GA	GAUGE	REFN.	REINFORCING
O	DIA METER	GAFMC	GAF MATERIALS CORP.	REQ.	
#	NUMBER	GC	GENERAL CONTRACTOR	RESIL.	RESILIENT
AQST.	ACOUSTICAL	GALV.	GALVANIZED	RM	ROOM
AD.	AREA GRAIN	G.B.	GRAB BAR	R.O.	ROUGH OPENING
AD.	ADJUSTABLE	GYP.	GYPSUM	R&R	REMOVE AND REPLACE
AF.F.	ABOVE FINISH FLOOR	HB.	HOSE BIB	S.	SOUTH
AGG.	AGGREGATE	HC.	HOLLOW CORE	SOLID CORE	
ALUM.	ALUMINUM	HDWR.	HARDWARE	SCHED.	SCHEDULE
APPROX.	APPROXIMATELY	HM	HORIZONTAL	SECT.	SECTION
BDA	BOARD		HEIGHT	SHT.	
BLDG			INSIDE DIAMETER	SHMR.	SHOWER
B.	BOTTOM	LD		SM.	SIMILAR
BA				SPEC.	SPECIFICATIONS
C.J.		INSUL.	INSULATION	SQ.	SQUARE
CER.		INT.	INTERIOR	STD.	STANDARD
CLO.	CLOSET	JT.	JOINT	STL.	STEEL
CLR.	CLEAR	KIT.	KITCHEN	STOR.	STORAGE
COL.		LAM.	LAMINATE	SUSP.	SUSPEND
CONSTR.		MVD.	MANUAL VOLUME DAMPER	T&G	TONGUE & GROOVE
CONT.					
CTR.	CENTER				
DBL.	DOUBLE	MAX.	MAXIMUM		
DTL.	DETAIL	MECH.	MECHANICAL	THK.	THICK
DIA.	DIA METER	MEMB.	MEMBRANE	T.P.	TOP OF PAVEMENT
DIM.	DIMENSION	MFL.	METAL	T.V.	TELEVISION
DN	DOWN	MFR.	MANUFACTURER		TOP OF WALL
D.S.	DOWNS POUT	MN.	MINIMUM		TERMOPLASTIC OLEFIN
DWR.	DRAWER	MISC.	MISCELLANEOUS	TYP.	TYPICAL
DWG.	DRAWING	MO.	MAS ONRY OPENING	UNF.	UNFINISHED
E.	EAST	N.	NORTH	UNL.	UNLESS NOTED OTHERWISE
EA.	EACH	NLC.	NOT IN CONTRACT	UNO.	
EJ.	EXPANSION JOINT	NO.	NUMBER	VERT.	VERTICAL
ELEV.	ELEVATION	W.	NOMINAL	VEST.	VESTIBULE
ELEC.	ELECTRICAL	W.C.	NOT TO SCALE	WEST.	WEST
E.P.	ELECTRICAL PANELBOARD	WT.		W.O.	
EQ.	EQUAL	WT.		WATER CLOSET	
EQUIP.	EQUIPMENT	O.C.	ON CENTER	WP.	WATERPROOF
EXIST.	EXISTING		OUTSIDE DIAMETER	W.SCT.	WAFFLE CLOSET
EXT.	EXTERIOR		OPPOSITE HAND		
F.E.	FLOOR DRAIN		OPPOSITE		
F.E.	FIRE EXTINGUISHER	PL.	PLATE	WT.	WEIGHT
FIN.	FINISH	PLAS.	PLASTIC		
FL.	FLOOR	PLYWD.	PLYWOOD		
FLASH.	FLASHING	PR.	PAIR		
FLUOR.	FLUORESCENT	PVC	POLYVINYL CHLORIDE		
F.O.C.	FACE OF CONCRETE	R.			
F.O.S.		R.D.	ROOF DRAIN		
F.P.	FREEZE PROOF				

PROJECT SCOPE

NEW RETAIL

PROJECT DESCRIPTION

THIS IS A NEW ONE STORY RETAIL BUILDING

CODES AND STANDARDS

- THE FOLLOWING CRITERIA HAS BEEN USED IN THE PREPARATION OF THESE DOCUMENTS.
TEXAS ACCESSIBILITY STANDARDS (TAS)
MARCH 15, 2012
(TEXAS CIVIL STATUTES, ARTICLE 9102)
- CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE CODES. PROJECT INCLUDES BUT IS NOT LIMITED TO THE FOLLOWING LIST:
CITY OF FOREST HILLS ADOPTED CODE W/ LOCAL AMENDMENTS
2017 INTERNATIONAL BUILDING CODE W/ LOCAL AMENDMENTS
2017 NATIONAL ELECTRIC CODE
2018 INTERNATIONAL ENERGY CONSERVATION CODE
2018 INTERNATIONAL MECHANICAL CODE W/ LOCAL AMENDMENTS
2018 INTERNATIONAL PLUMBING CODE AND INTERNATIONAL FUEL GAS W/ AMENDMENTS ACCESSIBILITY CODES:
TAS - ACCESSIBILITY STANDARDS OF THE ARCHITECTURAL BARRIERS ACT
FHAA - FAIR HOUSING ACT
ADAAG - ADA ACCESSIBILITY GUIDELINES
WHEN STATE AND FEDERAL DISABLED ACCESS GUIDELINES CONFLICT OR DIFFER, THE MOST STRINGENT INTERPRETATION SHALL APPLY UNLESS NOTED OTHERWISE.
- GENERAL CONTRACTOR SHALL SUBMIT ALL CHANGES TO PLANS, MATERIAL AND EQUIPMENT TO THE ARCHITECT AND/OR ENGINEER FOR REVIEW AND APPROVAL. THE ARCHITECT AND/OR ENGINEER SHALL THEN SUBMIT THE CHANGE REQUEST TO THE CITY FOR REVIEW AND APPROVAL PRIOR TO THE INSTALLATION OF THE CHANGE.
- ALL WORK TO CONFORM TO APPLICABLE BUILDING CODES REGULATIONS AND ORDINANCES HAVING JURISDICTION
- DO NOT SCALE DRAWINGS. ANY DISCREPANCY WITHIN THE DRAWINGS TO BE BROUGHT TO THE ATTENTION OF THE DESIGNER.
- THESE DOCUMENTS ARE ABBREVIATED IN CONTENT. THE CONTRACTOR AND SUBCONTRACTORS ARE RESPONSIBLE FOR REVIEWING AND UNDERSTANDING SCOPE, SITE VISITS, AND ANY VERIFICATION OF SCOPE, DETAILS, EXISTING CONDITIONS, ETC., PERTAINING TO SCOPE OF WORK SHOWN HERE.
- OBTAIN ALL NECESSARY PERMITS, CERTIFICATES, INSPECTIONS, AS REQUIRED BY THE CITY AND OTHER GOVERNMENTAL AGENCIES HAVING JURISDICTION
- THE CONTRACTOR IS ULTIMATELY RESPONSIBLE FOR THE WARRANTY OF THE CONSTRUCTION.
- DIMENSIONS ARE GENERALLY TO THE FACE OF STUD OR EXTERIOR OF FULL MASONRY FINISH AND FINISH FACE OF MATERIAL FOR EXISTING CONDITIONS.
- ALL WORK MUST BE DONE ACCORDING TO MANUFACTURER'S SPECIFICATIONS AND INDUSTRY STANDARDS.
- THE STRUCTURAL ENGINEER MUST BE CONSULTED FOR ALL CONSTRUCTION DETAILS.
- CONTRACTOR TO FIELD VERIFY BUILDING ELEVATIONS AND EXISTING UTILITIES.
- VERIFY CLEARANCES ARE REQUIRED FOR ALL EQUIPMENT.
- BEFORE PROCEEDING WITH ANY WORK OR ORDERING ANY MATERIAL, THE CONTRACTOR AND/OR SUBCONTRACTOR SHALL VERIFY ALL MEASUREMENTS AND LOCATIONS OF BUILDING COMPONENTS AND THEIR INTERRELATIONSHIP AT THE BUILDING SITE, AND SHALL BE RESPONSIBLE FOR THEIR CORRECTNESS.
- CONTRACTOR AND/OR SUBCONTRACTOR IS ULTIMATELY RESPONSIBLE FOR VERIFYING AND MAKING ADJUSTMENTS TO ANY DISCREPANCIES BETWEEN THE PLANS AND THE BUILDING SITE.
- ALL STAIRS TO BE MAX RISER HEIGHT OF 7" MAX. AND MIN TREAD DEPTH OF 11"

CONSTRUCTION TYPE

BLDG E TYPE V-B

OCCUPANCY

BLDG 1:
B-BUSINESS 250 OCCUPANTS

SPRINKLER SYSTEM

BLDG 1:
AS SHOWN

STORIES

BLDG 1:
1 STORIES (MAIN EVENT HALL)
2 STORIES (OFFICE AREA)

GENERAL NOTES

- THESE NOTES SHALL APPLY UNLESS OTHERWISE INDICATED BY DRAWINGS OR SPECIFICATIONS.
- ALL WORK INCLUDING CIVIL, MECHANICAL, PLUMBING, & ELECTRICAL SHALL BE PERFORMED IN STRICT COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE, & LOCAL CODE REQUIREMENTS, AND IN ACCORDANCE WITH ACCEPTED CONSTRUCTION INDUSTRY STANDARDS.
- OWNER SHALL OBTAIN AND PAY FOR ALL APPLICABLE PERMITS, GC TO HANDLE INSPECTIONS AND APPROVALS, INCLUDING THOSE RELATED TO BUILDING AND CONTRACTOR LICENSURE.

- PRIOR TO TURNING BUILDING OVER TO OWNER, REPAIR OR REPLACE ALL MATERIALS, GLASS, OR ASSEMBLIES DAMAGED OR BROKEN DURING CONSTRUCTION.
- SMOKE DETECTORS SHALL BE HARDWIRED INTO AN AC ELECTRICAL POWER SOURCE AND SHALL BE EQUIPPED WITH BATTERY BACK-UP. SMOKE DETECTORS SHALL BE TESTED FOR COMPLIANCE UPON COMPLETION OF WORK.

- AT ALL RATED WALLS, FLOORS AND RATED CEILINGS, ALL PLUMBING, ELECTRICAL & HVAC PENETRATIONS SHALL BE SEALED WITH APPROVED FIRESTOPPING MATERIAL.

- SEAL ALL PENETRATIONS THROUGH FLOOR DECK.
- FRAMER SHALL PROVIDE IN-WALL BLOCKING AS REQUIRED AT TOILET ACCESSORIES.

- GENERAL CONTRACTOR TO PROVIDE ALL MISC. STEEL AND STL STUD SUPPORT AND HANGERS FOR COMPLETE INSTALLATION OF ALL NEW ARCHITECTURAL AND MEP SYSTEMS.

- PROVIDE ALL ROOFING REPAIR/REPLACEMENT AS REQUIRED FOR MECHANICAL UNIT AND ELECTRICAL PENETRATIONS.

- GENERAL CONTRACTOR SHALL SUBMIT ALL CHANGES TO PLANS, MATERIAL AND EQUIPMENT TO THE ARCHITECT AND/OR ENGINEER FOR REVIEW AND APPROVAL. THE ARCHITECT AND/OR ENGINEER SHALL THEN SUBMIT THE CHANGE REQUEST TO THE CITY FOR REVIEW AND APPROVAL PRIOR TO THE INSTALLATION OF THE CHANGE.

- ALL WORK TO CONFORM TO APPLICABLE BUILDING CODES REGULATIONS AND ORDINANCES HAVING JURISDICTION

- DO NOT SCALE DRAWINGS. ANY DISCREPANCY WITHIN THE DRAWINGS TO BE BROUGHT TO THE ATTENTION OF THE DESIGNER.

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- OBTAIN ALL NECESSARY PERMITS, CERTIFICATES, INSPECTIONS, AS REQUIRED BY THE CITY AND OTHER GOVERNMENTAL AGENCIES HAVING JURISDICTION

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- DIMENSIONS ARE GENERALLY TO THE FACE OF STUD OR EXTERIOR OF FULL MASONRY FINISH AND FINISH FACE OF MATERIAL FOR EXISTING CONDITIONS.

- ALL WORK MUST BE DONE ACCORDING TO MANUFACTURER'S SPECIFICATIONS AND INDUSTRY STANDARDS.

- THE STRUCTURAL ENGINEER MUST BE CONSULTED FOR ALL CONSTRUCTION DETAILS.

- CONTRACTOR TO FIELD VERIFY BUILDING ELEVATIONS AND EXISTING UTILITIES.

- VERIFY CLEARANCES ARE REQUIRED FOR ALL EQUIPMENT.

- BEFORE PROCEEDING WITH ANY WORK OR ORDERING ANY MATERIAL, THE CONTRACTOR AND/OR SUBCONTRACTOR SHALL VERIFY ALL MEASUREMENTS AND LOCATIONS OF BUILDING COMPONENTS AND THEIR INTERRELATIONSHIP AT THE BUILDING SITE, AND SHALL BE RESPONSIBLE FOR THEIR CORRECTNESS.

- CONTRACTOR AND/OR SUBCONTRACTOR IS ULTIMATELY RESPONSIBLE FOR VERIFYING AND MAKING ADJUSTMENTS TO ANY DISCREPANCIES BETWEEN THE PLANS AND THE BUILDING SITE.

- ALL STAIRS TO BE MAX RISER HEIGHT OF 7" MAX. AND MIN TREAD DEPTH OF 11"

SHEET:	A-0		ARCHITECTURAL NOTES	
SHEET TITLE:				
STAMP:				
ISSUE RECORD	DATE:	ISSUED FOR:	COMMENTS:	PROJECT:
EVENT CENTER 6321 OAK TIMBER DRIVE, FOREST HILL, TEXAS 76119.				
Date:	07/03/2023			
Scale:	3/16" = 1'			
Drawn By:				
R.R.				
Page:	7			

BUILDING LAYOUT NOTES:

Control, Grades, and Elevation:

- All finished concrete surfaces shall be a minimum of 1 inch above the finished grade.

Veneer Walls (Stucco and ICF construction):

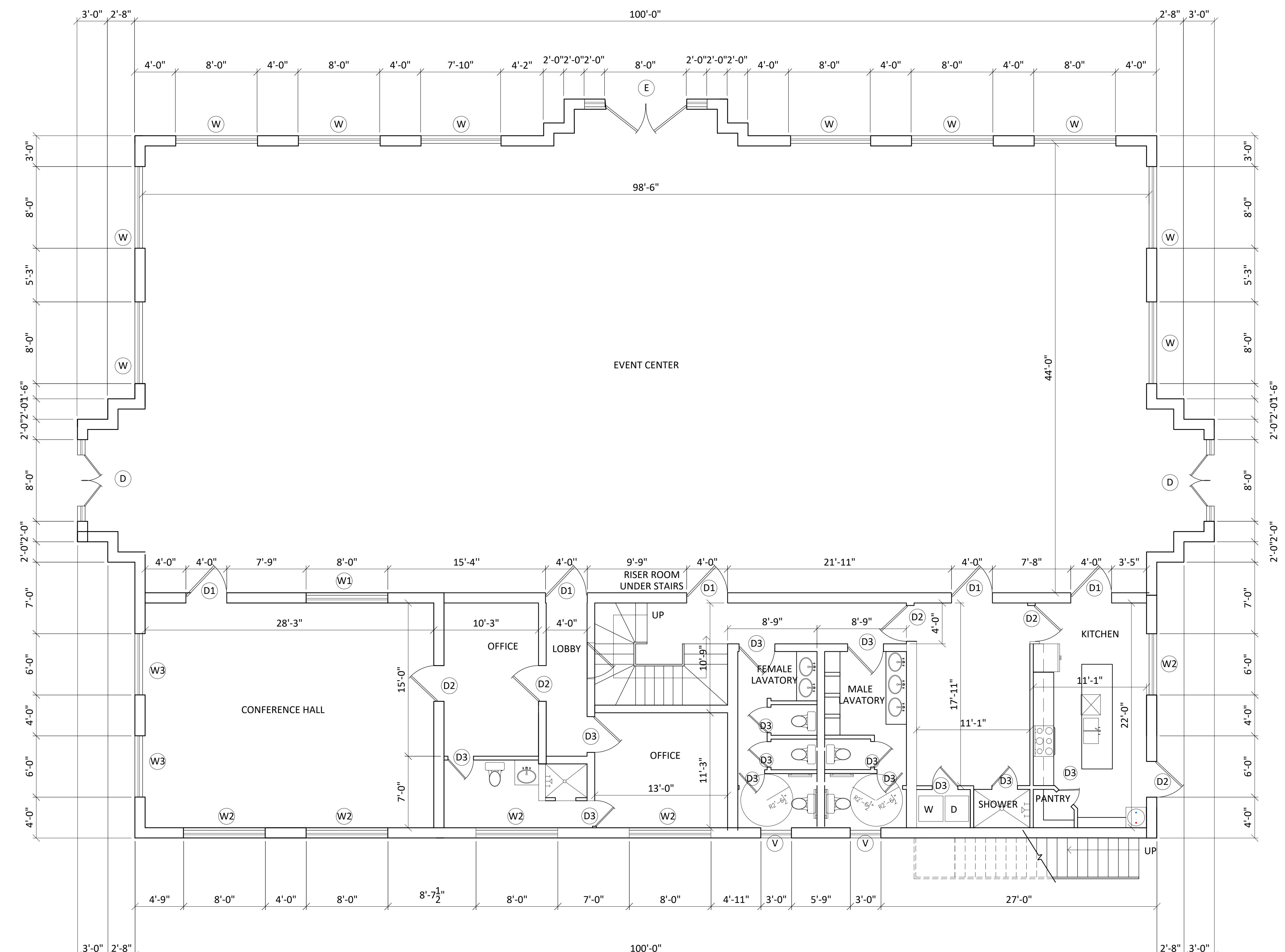
- ICF Construction: Modular thin veneer, Grade SW ICF Construction, alternately stacked (unless noted otherwise).
- Stucco: Standard three coat with fine texture finish. Control joints according to elevations, 20' o.c. max.
- Tile: All exterior walls to be masonry.
- Place ladder type horizontal reinforcement at every other course.
- Mortar joints: all joints shall be a tuck point concave tooled joint with a 3/8" width.
- Construction Joints: Vertical masonry movement joints to be 20' o.c. max, unless noted otherwise, and shall not cross lintels or ICF Construction shelf angles.
- Approval: Architect reserves the right to reject any work that does not satisfy the design intent.
- Cutting of masonry blocks: all cutting, trimming, or shaping shall be done by a motorized masonry saw. Breaking or splitting will not be accepted.
- Weep holes: Provide at 24" o.c. at the base of the masonry facade one course above the foundation and immediately above all other flashing.
- Flashing: Provide stainless steel flashing at the base of the masonry facade one course above the foundation. Provide flashing above all bond beams and openings.

Sealant:

All masonry surfaces to be coated with Behr Premium Waterproofer and Protector No. 980 or equivalent.

Stud Walls:

- Wood Studs: All exterior wall and demising wall studs to be 2"x6" spaced at 16" on center. All other interior walls to be 2"x4" studs spaced at 16" on center. Refer to Structural Drawings for load bearing stud layout, sections, and details.
- Fasteners: All exterior stud screws and fasteners to be stainless steel with neoprene washers.
- Sheathing: All exterior sheathing used in Cavity Walls to be Wood Structural Panel (ex: OSB).
- Vapor Barrier: Vapor barrier used over sheathing to be wrapped above flashing at the base and above window locations.



① FIRST FLOOR PLAN

0 5'-4" 10'-8" 16'-0"
3/16" = 1'

A-1

FIRST FLOOR PLAN

EVENT CENTER
6321 OAK TIMBER DRIVE,
FOREST HILL, TEXAS 76119.

ISSUE RECORD
PROJECT: _____
DATE: _____ ISSUED FOR: _____
COMMENTS: _____

Date: 07/03/2023
Scale: 3/16" = 1'
Drawn By: R.R.
Page: 1

BUILDING LAYOUT NOTES:

Control, Grades, and Elevation:

- All finished concrete surfaces shall be a minimum of 1 inch above the finished grade.

Veneer Walls (Stone and ICF Construction):

- ICF Construction: Modular thin veneer, Grade SW ICF Construction, alternately stacked (unless noted otherwise).

- Stucco: Standard three coat with fine texture finish. Control joints according to elevations, 20' o.c. max.

- Tile: All exterior wall tile to be masonry.

- Place ladder type horizontal reinforcement at every other course.

- Mortar joints: all joints shall be a tuck point concave tooled joint with a 3/8" width.

- Construction Joints: Vertical masonry movement joints to be 20' o.c. max, unless noted otherwise, and shall not cross lintels or ICF Construction shelf angles.

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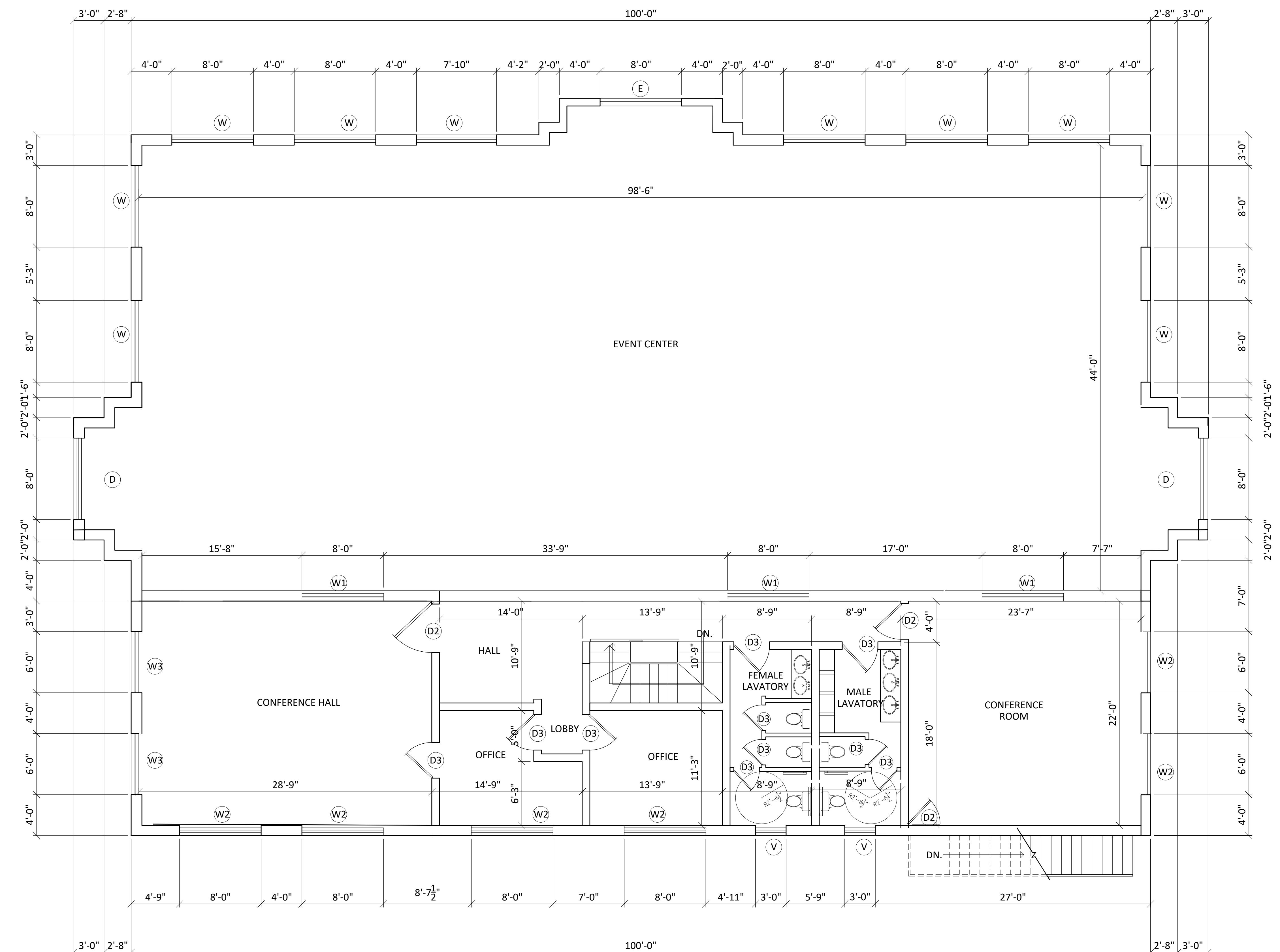
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- Fasteners: All exterior stud screws and fasteners to be stainless steel with neoprene washers.

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- Vapor Barrier: Vapor barrier used over sheathing to be wrapped above flashing at the base and above window locations.



① SECOND FLOOR PLAN

0 4' 8' 12'-0"
1/4" = 1'

A-2

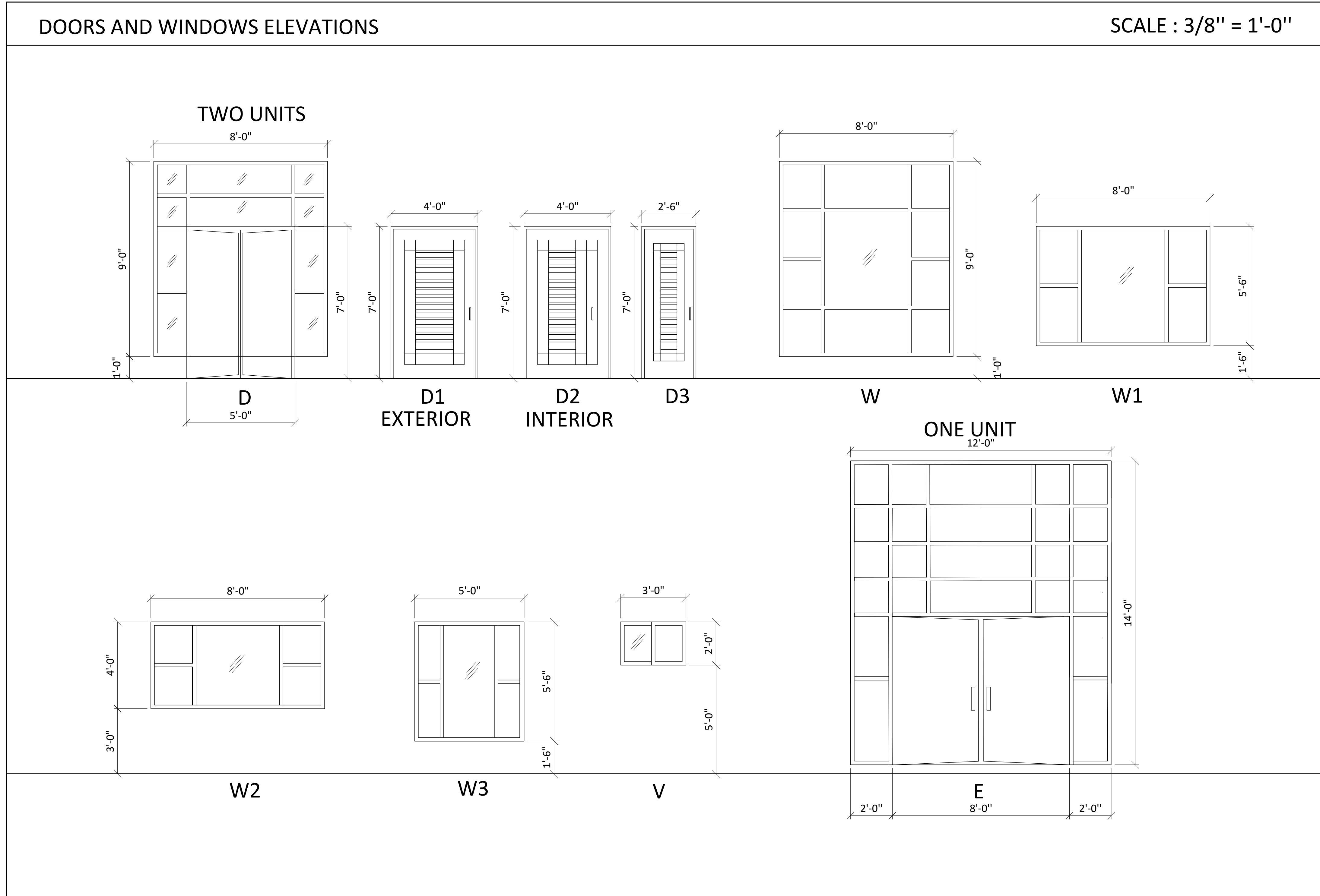
SECOND FLOOR PLAN

EVENT CENTER
6321 OAK TIMBER DRIVE,
FOREST HILL, TEXAS 76119.

PROJECT:	ISSUE RECORD
Date:	
Comments:	

Date: 07/03/2023
Scale: 3/16" = 1'
Drawn By: R.R.
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SCHEDULE OF DOORS & WINDOWS			
SYMBOL	SIZE		
	WIDTH	HEIGHT	SILL
D	5'-0"	7'-0"	0'-0"
D1	3'-6"	7'-0"	0'-0"
D3	2'-6"	7'-0"	0'-0"
W	8'-0"	9'-0"	1'-0"
W1	5'-0"	5'-6"	1'-6"
W2	8'-0"	4'-0"	3'-0"
W3	5'-0"	5'-6"	1'-6"
V	3'-0"	2'-0"	6'-0"
X	12'-0"	14'-0"	6'-0"



A-3 DOORS & WINDOWS SCHEDULES

SHEET:	SHEET TITLE:	STAMP:	ISSUE RECORD
A-3	DOORS & WINDOWS SCHEDULES		
Date:	Date:	COMMENTS:	PROJECT:
07/03/2023			EVENT CENTER
Scale:	Scale:		6321 OAK TIMBER DRIVE,
N.T.S.	N.T.S.		FOREST HILL, TEXAS 76119.
Drawn By:	Drawn By:		
R.R.	R.R.		
Page:	Page:		3



① FRONT ELEVATION



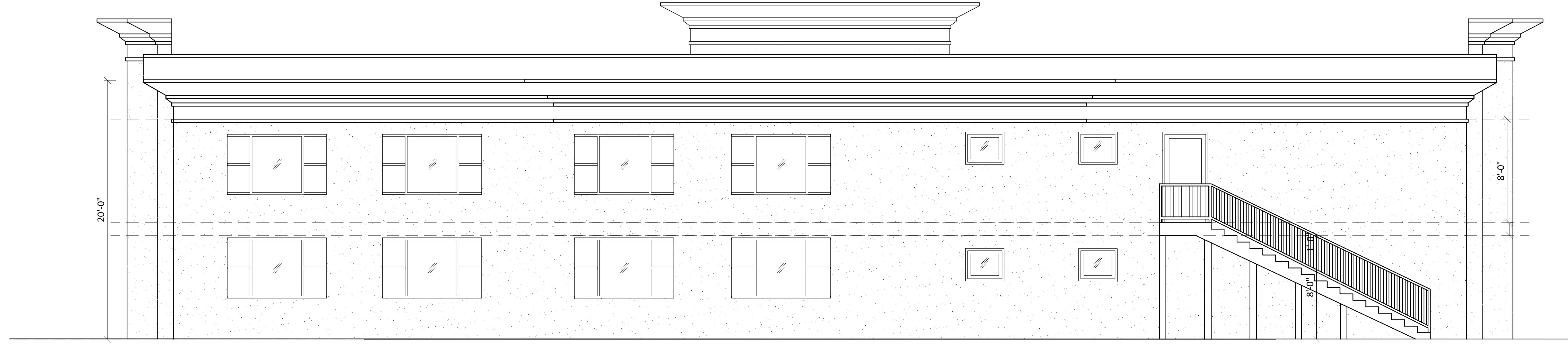
② LEFT ELEVATION

SHEET:	SHEET TITLE:	
	A-4 EXTERIOR ELEVATIONS	
SHEET:	STAMP:	
SHEET:	ISSUE RECORD	
	DATE:	ISSUED FOR:
		COMMENTS:
PROJECT:		
Date:	07/03/2023	
Scale:	1/4" = 1'	
Drawn By:	R.R.	
Page:	4	

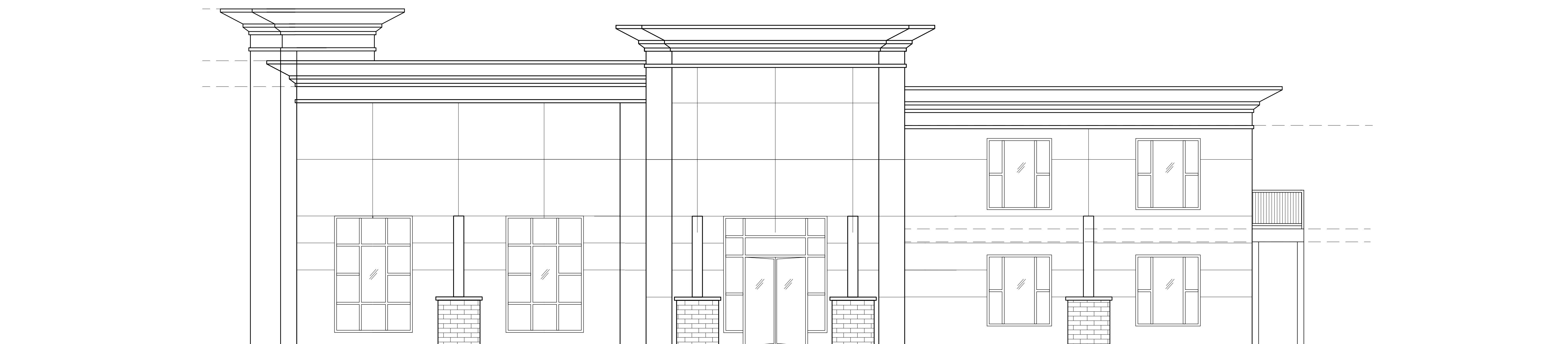
EVENT CENTER
6321 OAK TIMBER DRIVE,
FOREST HILL, TEXAS 76119.

CUSTOM ALUMINUM COMPANY
HYDROBLOCK EVENT CENTER

Drawing file:
HYDROBLOCK-EVENT CENTER



① REAR ELEVATION



② RIGHT ELEVATION

A-5 EXTERIOR ELEVATIONS

STAMP:	
SHEET TITLE:	
DATE:	ISSUED FOR:
COMMENTS:	

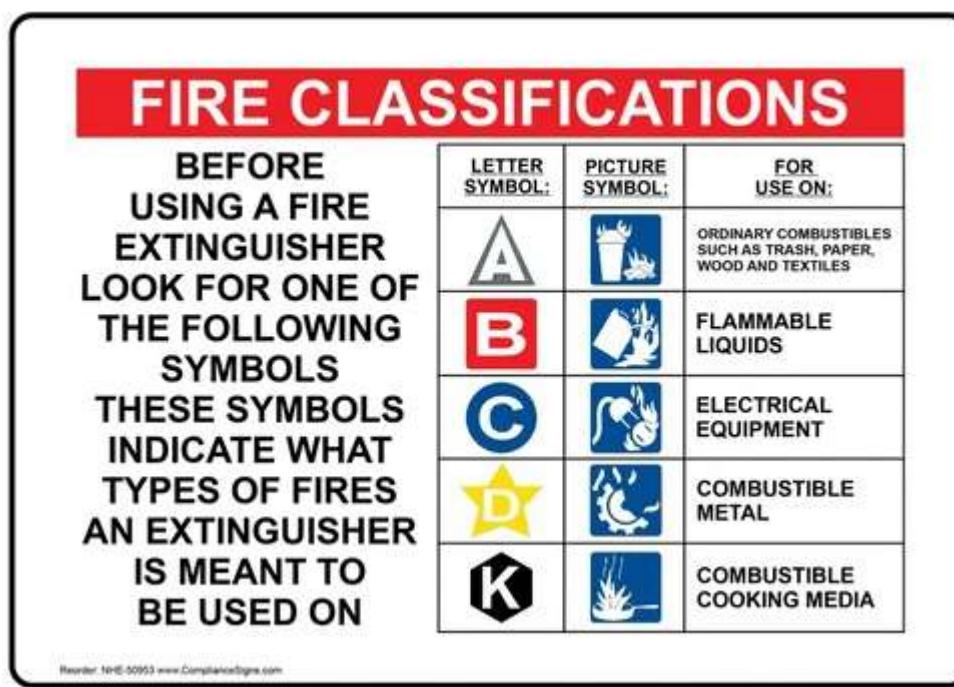
Date: 07/03/2023
Scale: 1/4" = 1'
Drawn By R.R.
Page: 5

EVENT CENTER
6321 OAK TIMBER DRIVE,
FOREST HILL, TEXAS 76119.

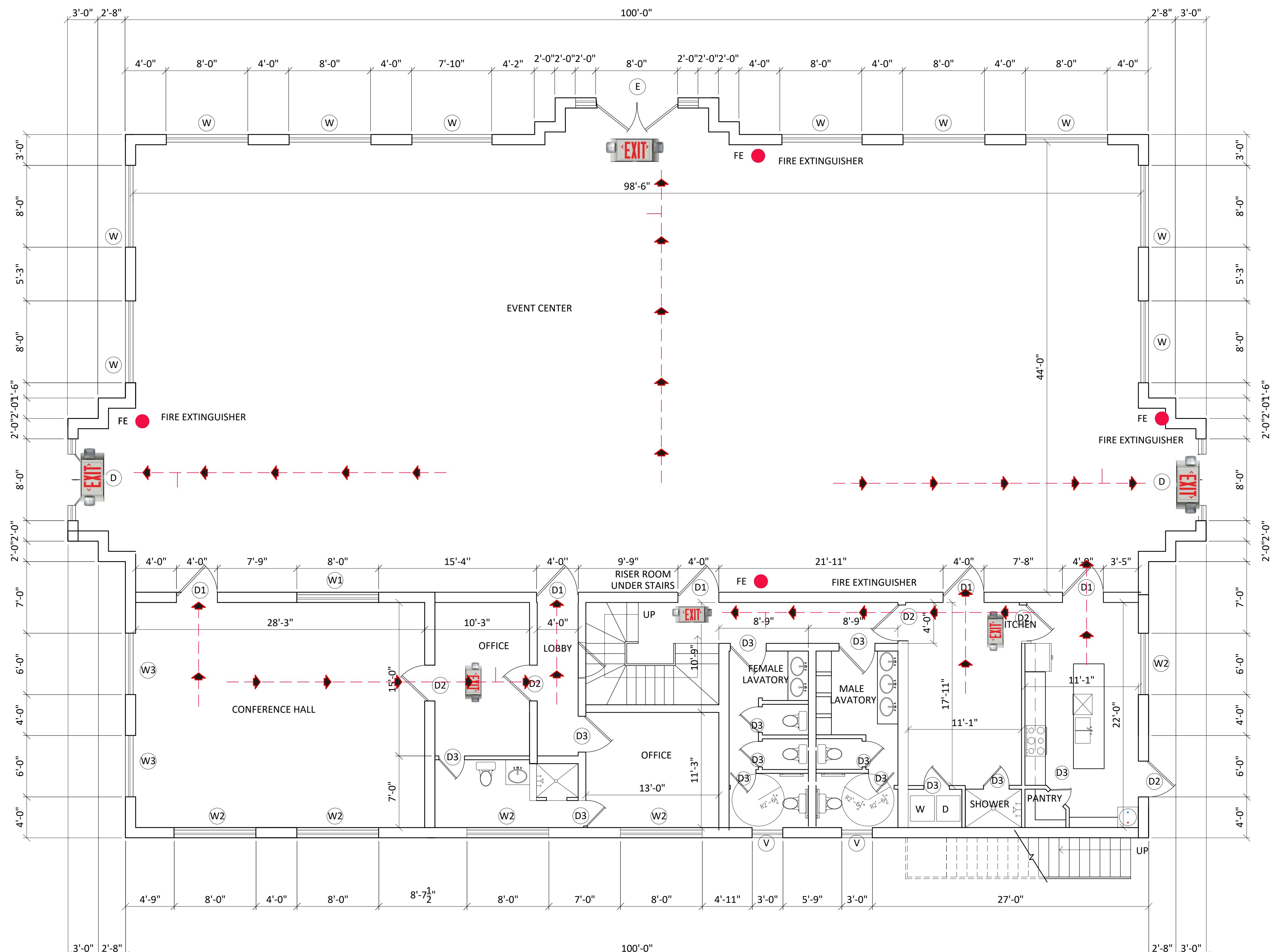
EMERGENCY EXIT NOTES:

General Notes:
Exit routes and exit access (i.e. fire doors) must be and unblocked to allow for quick and safe exit in case of an emergency.

LEGEND	
EXIT	EXIT SIGN
FE	FIRE EXTINGUISHER



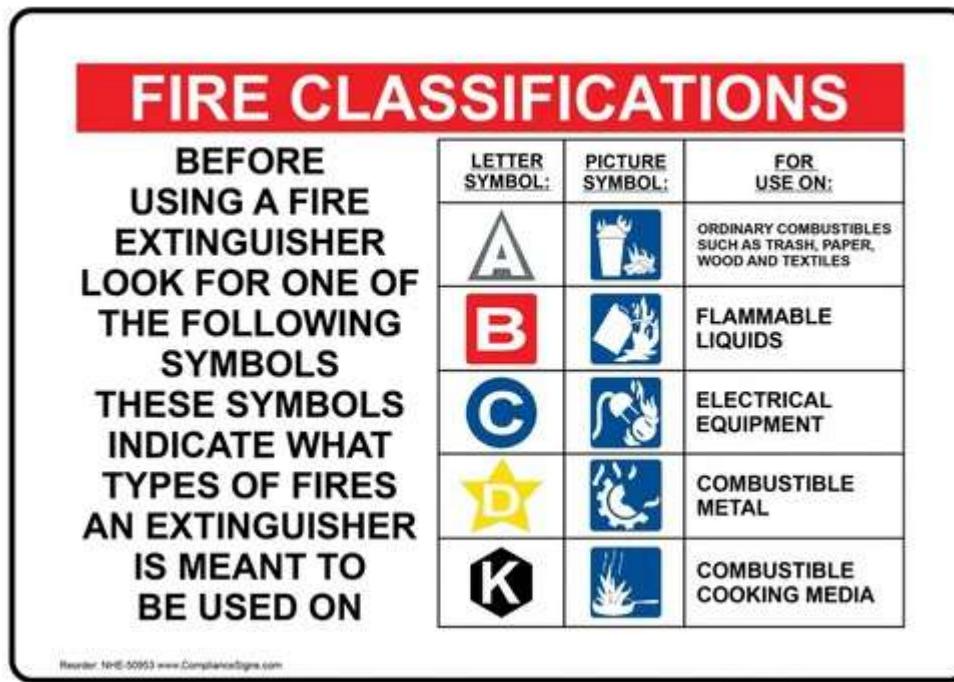
Fire Extinguisher - Class K, 6 L



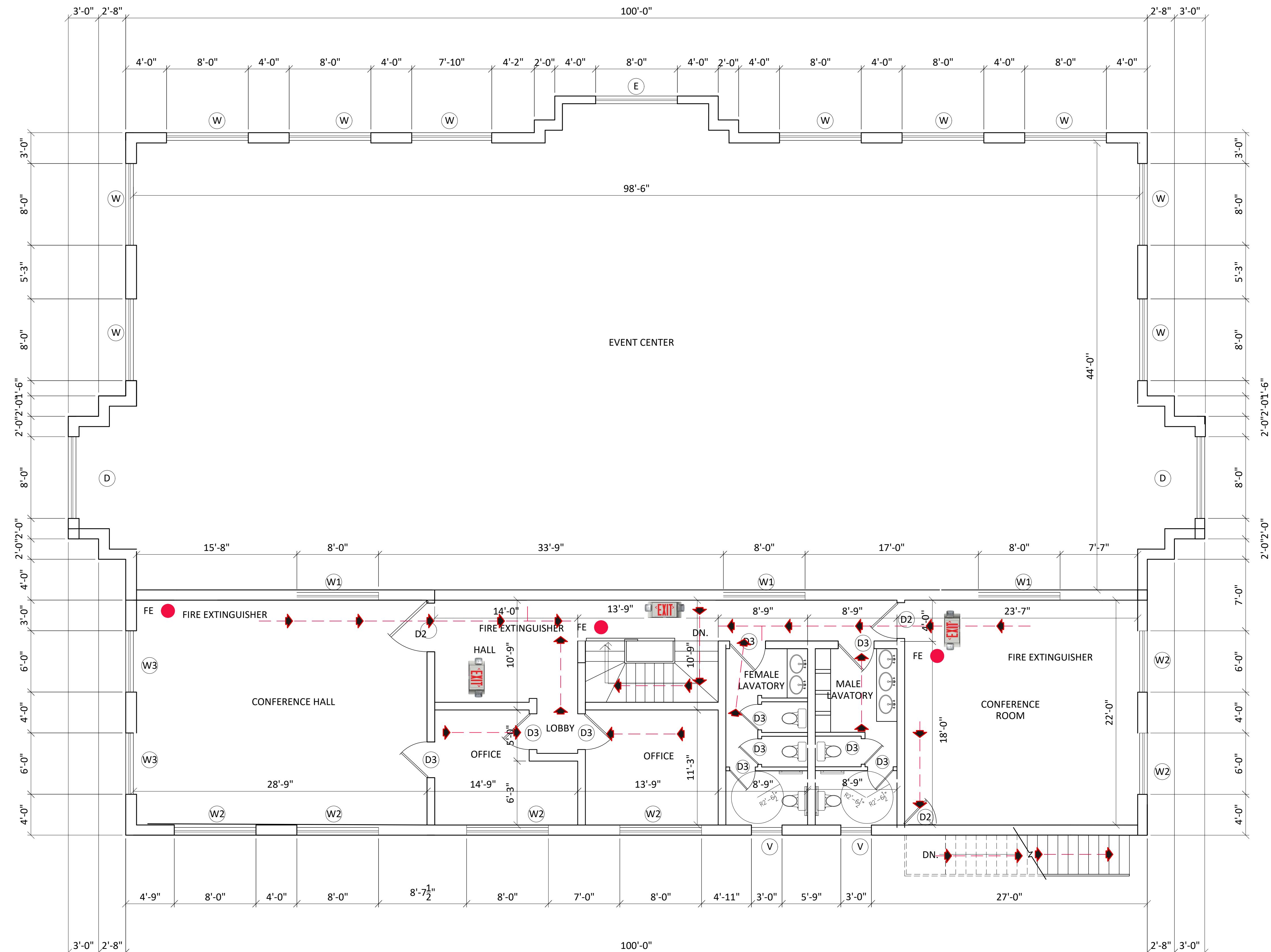
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LEGEND	
EXIT	EXIT SIGN
FE	FIRE EXTINGUISHER



Fire Extinguisher - Class K, 6 L



① SECOND FLOOR PLAN

0 4' 8' 12'-0"
1/4" = 1'

E-2

SHEET TITLE:	SECOND FLOOR EGRESS PLAN	
SHEET:	E-2	
STAMP:		
ISSUE RECORD		
DATE:	ISSUED FOR:	COMMENTS:
PROJECT:		
EVENT CENTER 6321 OAK TIMBER DRIVE, FOREST HILL, TEXAS 76119.		
Date:	07/03/2023	
Scale:	3/16" = 1'	
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Page:	2	

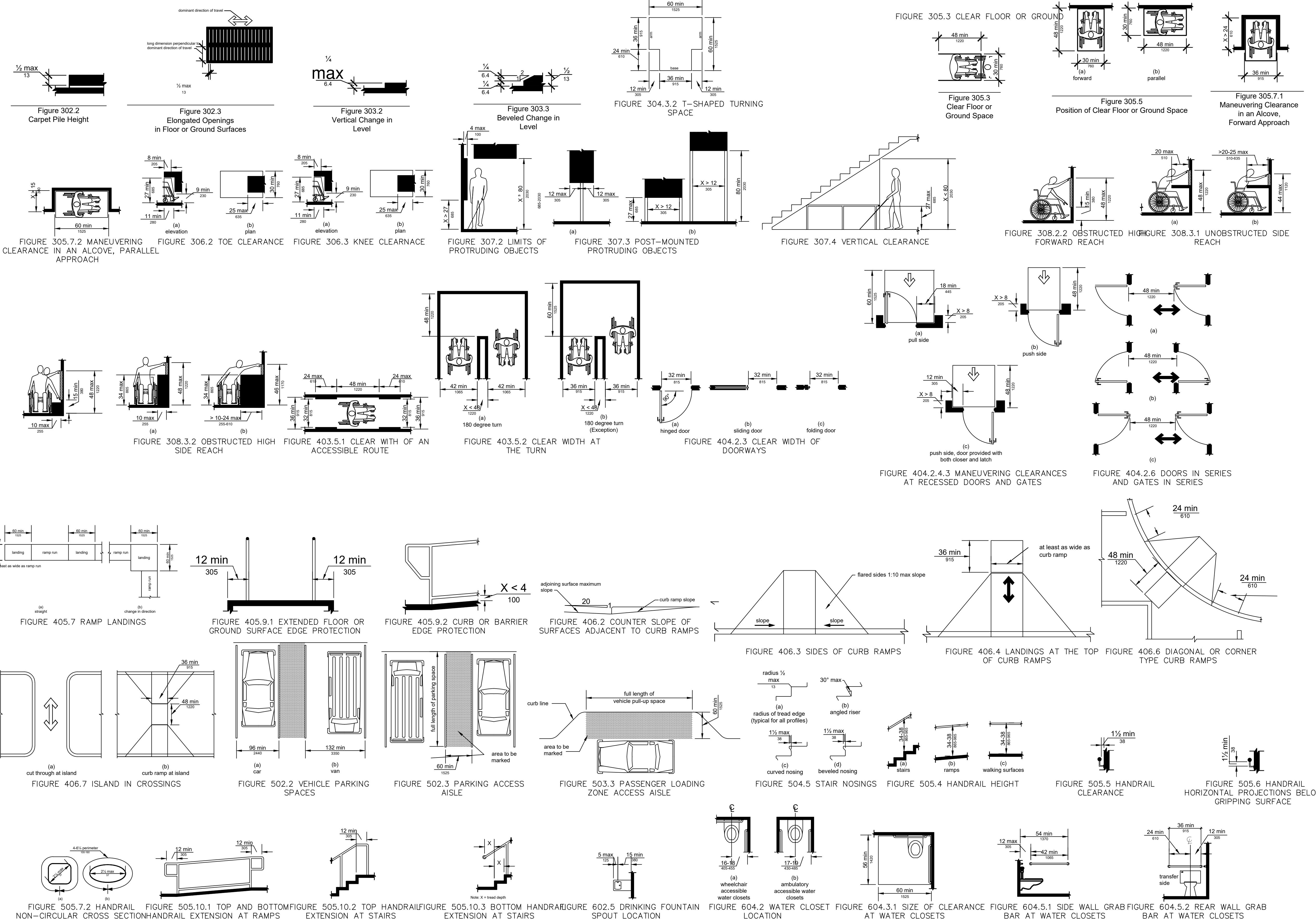
EVENT CENTER
6321 OAK TIMBER DRIVE,
FOREST HILL, TEXAS 76119.

Project: _____
Comments: _____

Stamp: _____
Date: _____
Issued for: _____

SHEET: D-1
Sheet Title: _____

Date: 07/03/2023
Scale: 3/16" = 1'
Drawn by: R.R.
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EVENT CENTER
6321 OAK TIMBER DRIVE,
FOREST HILL, TEXAS 76119.

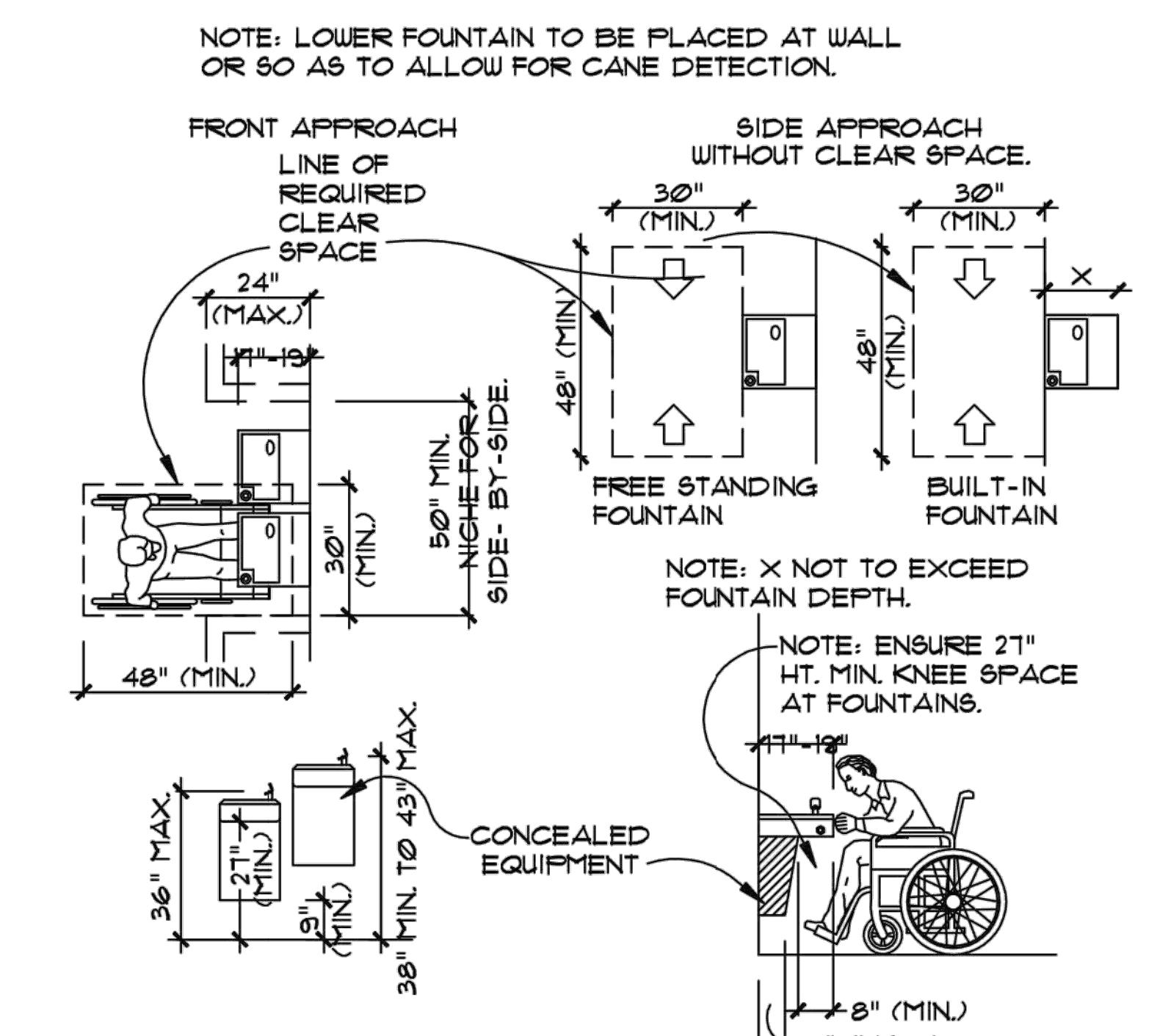
Date: 07/03/2023
Scale: 3/16" = 1'
Drawn by: R.R.
Page: 8

D-2

STAMP: SHEET TITLE: ISSUE RECORD PROJECT: COMMENTS:

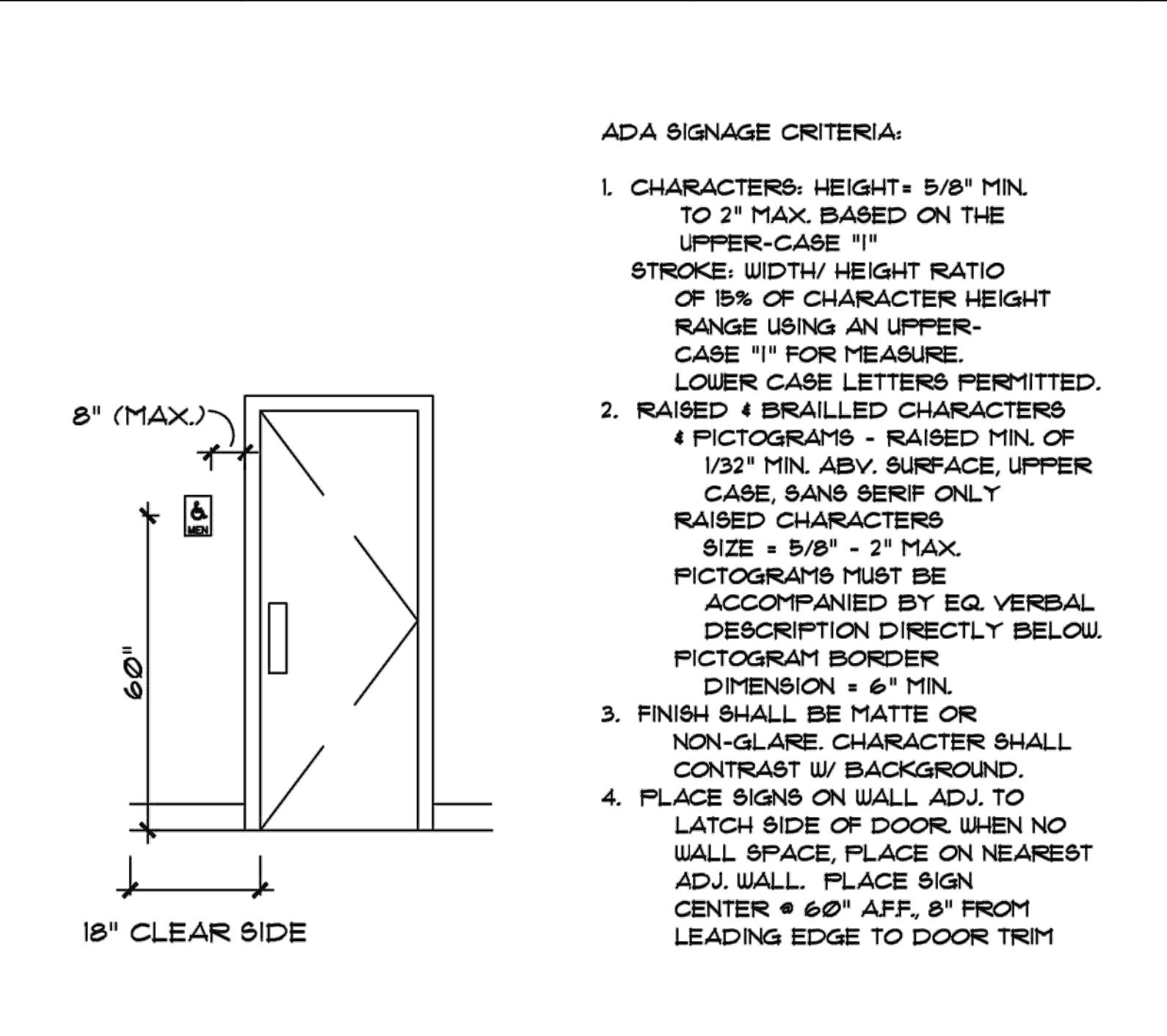
DATE: ISSUED FOR:

SHEET: DRAWING FILE: C:\Users\ALISOCORP\APPDATA\LOCAL\Temp\



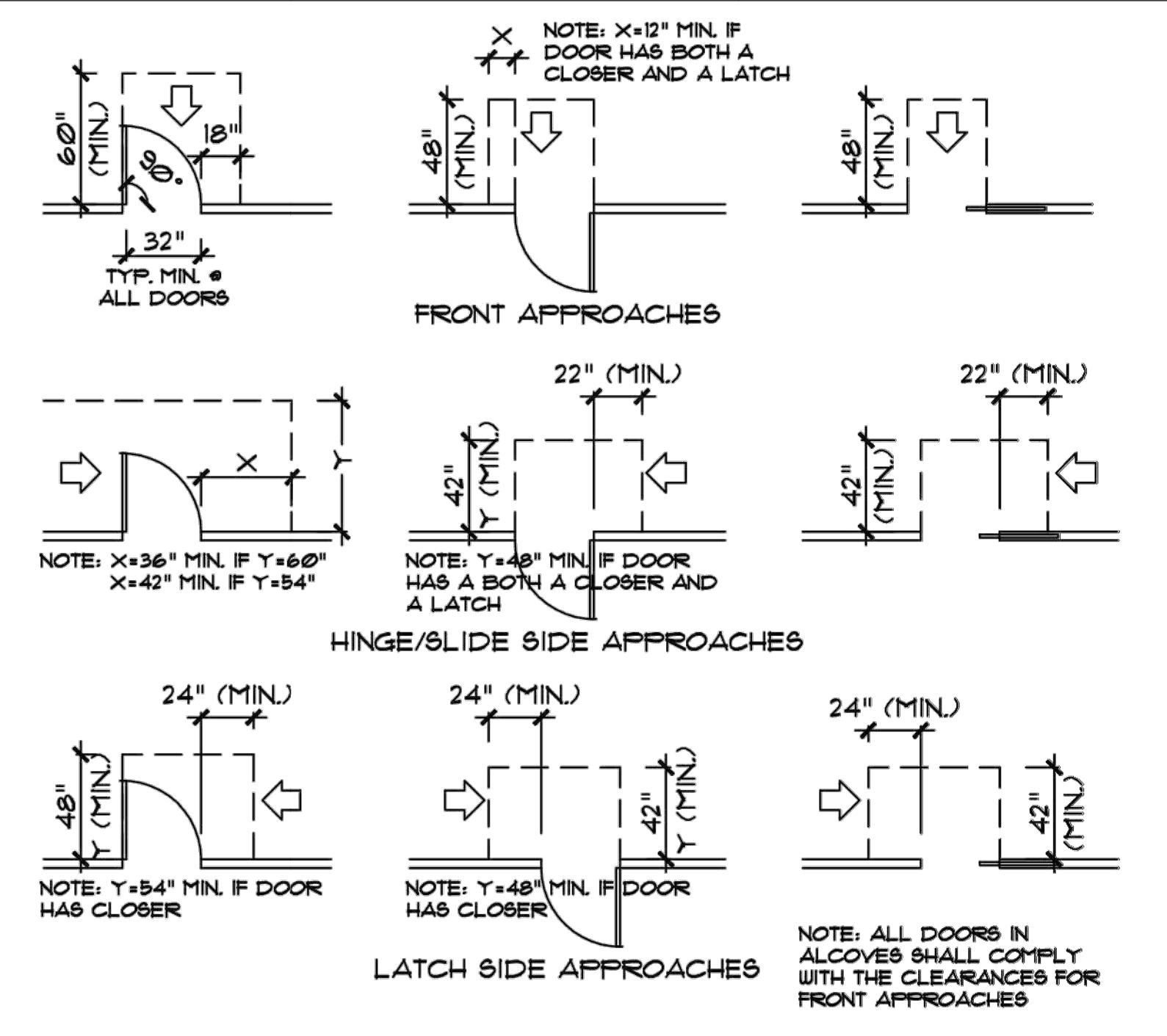
① DRINKING FOUNTAINS

SCALE: N.T.S.



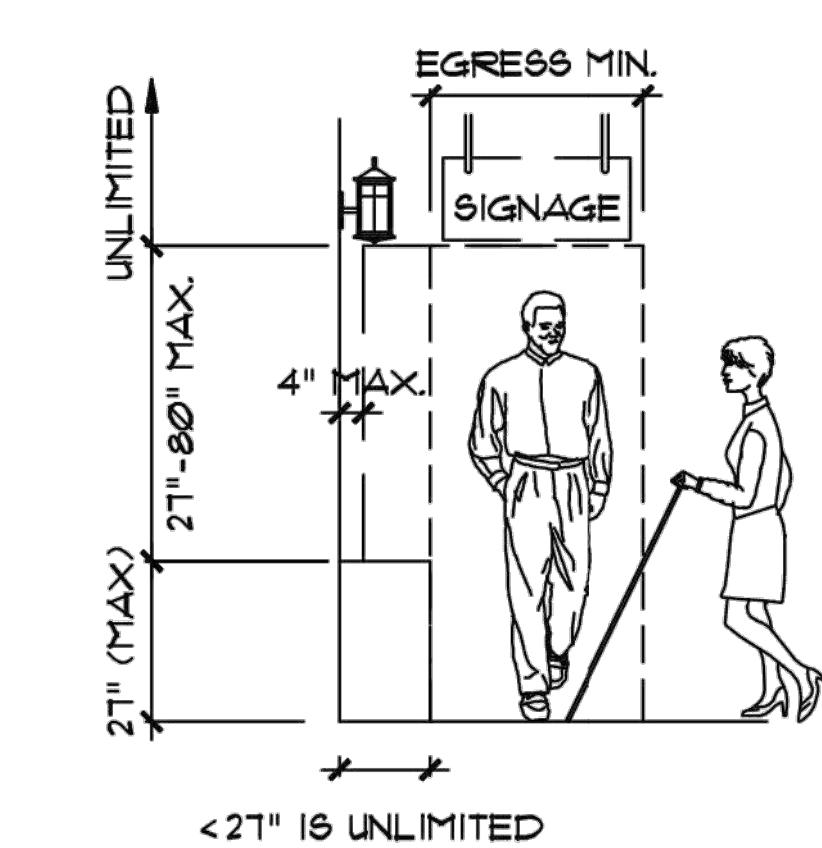
③ DOOR SIGNS

SCALE: N.T.S.



④ DOOR CLEARANCES

SCALE: N.T.S.

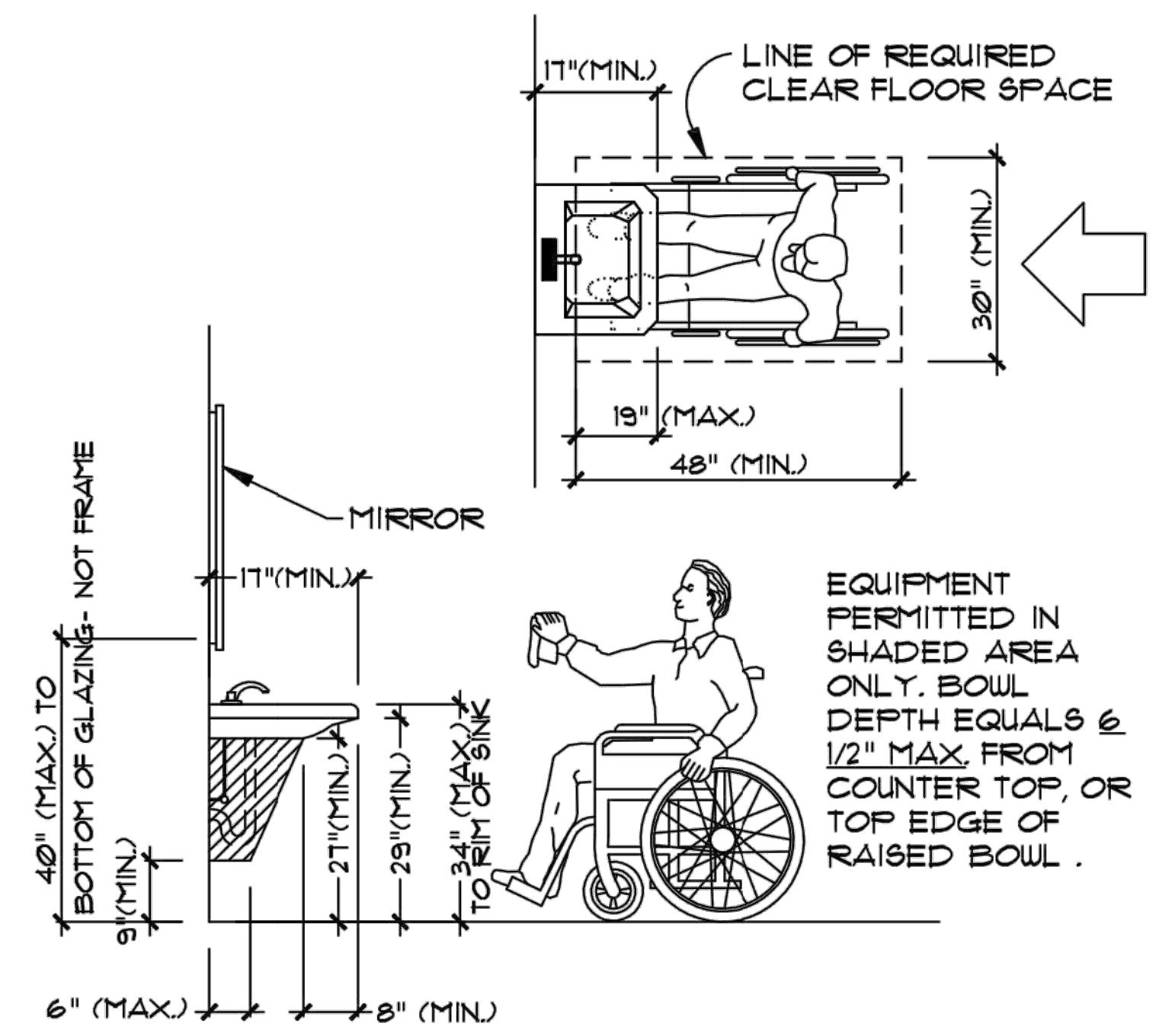


NOTE: THIS RULE APPLIES TO BOTH EXTERIOR AND INTERIOR WALKS, HALLS, CORRIDORS, PASSAGeways, AND LANDINGS. PROTRUDING OBJECTS MOUNTED EITHER TO THE WALL OR FLOOR (INCLUDING BUT NOT LIMITED TO SCONCES, SIGNAGE, ARTWORK & COUNTER-TOPS) SHALL NOT REDUCE THE CLEAR WIDTH OF AN ACCESSIBLE ROUTE OR MANEUVERING SPACE.

SEE 2012 T.A.S. SECTION 301.3 FOR POST-MOUNTED OBJECTS

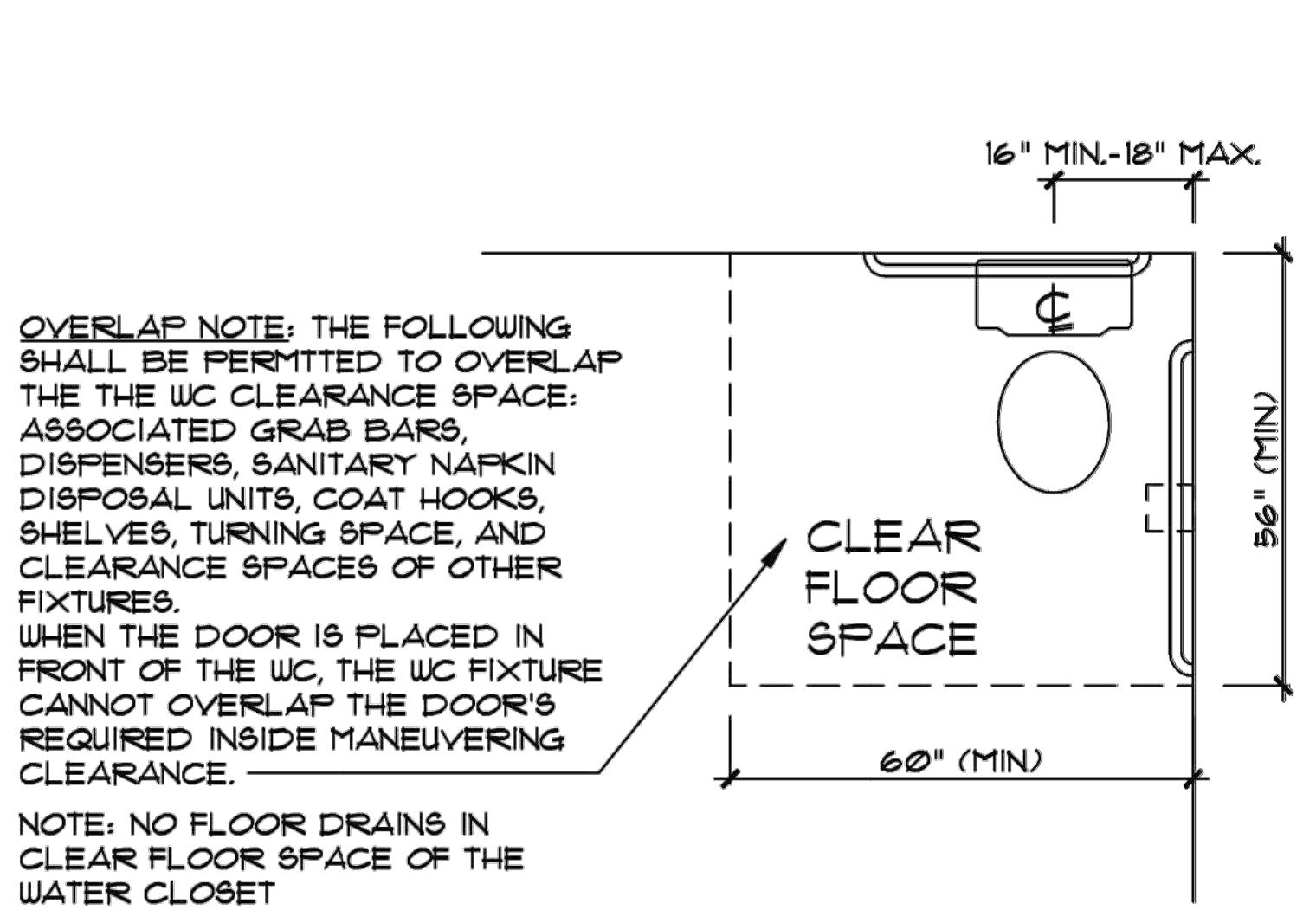
② PROTRUDING OBJECTS

SCALE: N.T.S.



⑥ LAVATORY

SCALE: N.T.S.



⑤ TOILET CLEARSpace

SCALE: N.T.S.