



RENAUD SPIRIT CENTER
 For the City of O'Fallon - Missouri



Key Plan

Scale

Jacobs Project No: FW40600

Drawing Title: ARCHITECTURAL INFORMATION

Date: DECEMBER 9, 2002
 Designed By: T. SHERMAN
 Drawn By: W. MOONEY
 Checked By: R. WESSEL
A001

CODE ANALYSIS

JURISDICTION:
 CITY OF OTFALLON - MISSOURI
 CITY HALL
 100 NORTH MAIN STREET
 OTFALLON, MISSOURI 63366
 (636) 240-2000
 WEB: WWW.OTFALLON.MO.US

APPLICABLE CODES:
 1999 BOCA BUILDING CODE
 1997 INTERNATIONAL PLUMBING CODE
 1998 INTERNATIONAL MECHANICAL CODE
 1999 NATIONAL ELECTRIC CODE
 1997 NATIONAL FIRE PROTECTION ASSOCIATION
 1999 BOCA CHAPTER 11 / ICC / ANS 6117.1 (1998 EDITION)
 SUBDIVISION AND LAND DEVELOPMENT (DATED JANUARY, 2001) BY CITY OF OTFALLON, MISSOURI

BUILDING USE GROUP:
PRINCIPLE OCCUPANCY

CLASSIFICATION: A-3, RECREATION CENTER, CONSTRUCTION TYPE 2C

BUILDING AREA (BASE BID):	FIRST FLOOR	44,200 SF	
	MEZZANINE	9,780 SF	
		53,980 SF	TOTAL (BASE BID ONLY)
BUILDING AREA (WITH ALTERNATE NO. 10):	FIRST FLOOR	51,965 SF	(44,200 + 7,765 SF)
	MEZZANINE	9,780 SF	
		61,745 SF	TOTAL (WITH ALTERNATE NO. 10)
BUILDING AREA (WITH ALTERNATE NO. 11):	FIRST FLOOR	51,965 SF	(44,200 + 7,765 SF)
	MEZZANINE	12,280 SF	(9,780 + 2,500 SF)
		64,245 SF	TOTAL (WITH ALTERNATE NO. 11)

HEIGHT RESTRICTIONS:
 BASE HEIGHT (BOCA, TABLE 503) TWO (2) STORY AND 30 FT

AREA RESTRICTIONS:
 BASE AREA (BOCA, TABLE 503) 8,400 SF

HEIGHT MODIFICATIONS:
 (BOCA 504.0)

BASE HEIGHT	TWO (2) STORY AND 30 FT
INCREASE (AUTO SPRINKLER)	ONE (1) STORY AND 20 FT
ALLOWABLE	THREE (3) STORY AND 50 FT

AREA MODIFICATIONS:
 (BOCA 506.0)

BASE AREA (8,400)	100%
INCREASE FOR OPEN PERIMETER (BUDG 100% OPEN, MIN)	150%
INCREASE FOR AUTO SPRINKLERS (FOR 2 STORES AND MORE)	200%
TOTAL	450%
MAX ALLOWABLE	8,400 x 4.5 = 37,800 SF (SEE NOTE 1)

- NOTES:
- UNLIMITED AREA: THIS BUILDING IS ALLOWED TO HAVE UNLIMITED AREA DUE TO NOT EXCEEDING 1-STORY AND 85'-0" IN HEIGHT - PER BOCA, 507.1
 - THE BUILDING IS 44'-0" AT HIGH POINT.
 - THIS BUILDING HAS AT LEAST A 50-FOOT FIRE SEPARATION DISTANCE ON ALL SIDES
 - THIS BUILDING SHALL BE EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM (NFPA 72)

ARCHITECTURAL GENERAL NOTES

1. DIMENSIONING:
- A. UNLESS OTHERWISE NOTED, SET FACE OF DOOR JAMB 4" OFF FINISHED FACE OF ADJACENT PARTITION
- B. ALL DIMENSION STRINGS ARE TO FINISH FACE OF PARTITION UNLESS OTHERWISE NOTED
- C. ALL EXTERIOR DIMENSION STRINGS ARE TO FACE OF BRICK MASONRY (FROM COLUMN CENTERLINES OR MASONRY OPENINGS) UNLESS OTHERWISE NOTED
- DO NOT SCALE DRAWINGS - FOLLOW WRITTEN DIMENSIONS ONLY.
 - ALL DIMENSIONS AND CONDITIONS MUST BE VERIFIED IN THE FIELD AND ANY DISCREPANCIES SHALL BE CALLED TO THE ATTENTION OF ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.
 - ALL DIMENSIONS FOLLOWED BY "V/-" OR "V/RY" ARE EITHER EXISTING CONDITIONS, OR ARE DEPENDENT ON WORK BY OTHER DISCIPLINES, OR EXACT DIMENSIONS OF MANUFACTURED PRODUCTS AND MUST BE VERIFIED IN THE FIELD BY THE CONTRACTOR. COORDINATE POSSIBLE MODIFICATIONS TO THE DESIGN INTENT WITH ARCHITECT FOR CLARIFICATION.
 - KEY NOTES LISTED ON ARCHITECTURAL DRAWINGS REFER ONLY TO THOSE KEY NOTE SYMBOLS ASSOCIATED WITH DRAWINGS (PLANS, ETC.) ON THE PARTICULAR DRAWING WHERE THE KEY NOTES ARE LISTED.
 - THE ELEVATION 487.5' (SHOWN ON CIVIL/LANDSCAPE DRAWINGS) IS EQUAL TO 100'-0" (SHOWN ON ARCHITECTURAL AND STRUCTURAL DRAWINGS)

ARCHITECTURAL MATERIALS

	STEEL
	BATT INSULATION
	RIGID INSULATION
	CAST STONE, GYPSUM BOARD OR CEMENT BOARD
	CONCRETE
	EARTH
	GRANULAR FILL
	MARBLE
	TERRAZZO
	WOOD FINISH SECTIONS
	WOOD FINISH - ELEVATION
	WOOD ROUGH
	WOOD BLOCKING, SHIM
	PARTICLEBOARD OR PLYWOOD
	GLASS (ELEVATION)
	CARPET
	ACOUSTICAL CEILING PANELS
	BRICK MASONRY
	ALUMINUM
	CMU

ARCHITECTURAL SYMBOLS

FIRST NUMBER INDICATES FIRE RATING (0=0-HOUR, 1=1-HOUR, ETC.)

SEQUENCE DESIGNATION FOR TYPE OF PARTITION SCHEDULED

	PARTITION TYPES
	ROOM NAME AND NUMBER
	DOOR NUMBER
	TOILET ACCESSORY
	DOOR AND FRAME
	WALL CONSTRUCTION
	WINDOW TYPE
	FRAME NUMBER