

CODE SUMMARY

PROJECT DESCRIPTION:
DESIGN AND CONSTRUCTION OF FOUNDATION AND SLAB ON GRADE FOR SINGLE STORY PRE-ENGINEERED MANUFACTURED BUILDING (PEMB) WASTE WATER TREATMENT

PROJECT INFORMATION:
PROJECT ADDRESS:
6006 LOCK AND DAM ROAD
OZARK, AR 72349

APPLICABLE CODES: (WITH LOCAL AMENDMENTS)
2021 ARKANSAS FIRE PREVENTION CODE VOL. II-BLDG (2021 IBC W/AMENDMENTS)
2021 ARKANSAS FIRE PREVENTION CODE VOL. I-FIRE (2021 IFC W/AMENDMENTS)
2018 ARKANSAS PLUMBING CODE (2018 IPC W/AMENDMENTS)
2009 INTERNATIONAL ENERGY CONSERVATION CODE (IECC)
2009 ICC/ANSI A117.1 ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES STANDARDS

BUILDING OCCUPANCY:

304	(B) BUSINESS		
306.2	(F-1) MODERATE HAZARD FACTORY INDUSTRIAL		
311.2	(S-1) MODERATE HAZARD STORAGE		

BUILDING SIZE AND AREA:

506.2	ALLOWABLE BUILDING AREA	62,000	SF
	PROPOSED BUILDING AREA	4,560	SF
504.3	ALLOWABLE HEIGHT IN FEET	75	FT
	PROPOSED BUILDING HEIGHT	(APPROXIMATELY) 31	FT
504.4	ALLOWABLE NUMBER OF STORIES	3	
	PROPOSED NUMBER OF STORES	1	
602	CONSTRUCTION TYPE	II-B	
601	FIRE RESISTIVE CONSTRUCTION RATING		
	PRIMARY STRUCTURAL FRAME	0	HRS
	BEARING WALLS - EXTERIOR	0	HRS
	BEARING WALLS - INTERIOR	0	HRS
	NON-BEARING WALLS	0	HRS
	FLOOR CONSTRUCTION	0	HRS
	ROOF CONSTRUCTION	0	HRS
903	FIRE SPRINKLER SYSTEM	NEW	NFP 13

OCCUPANT LOAD:

1004		TOTAL AREA	AREA / OCC	OCC LOAD
	B - BUSINESS	582	150	4
	F-1 - MECHANICAL EQUIPMENT	3,978	300	13
	TOTAL OCCUPANT LOAD			17

EXITING:

1005.2	EXIT WIDTH DOORS - 15 x (17) OCCUPANTS	TOTAL EXIT WIDTH REQUIRED	3'
		TOTAL EXIT WIDTH PROVIDED	136"
1006.2.1	COMMON PATH OF EGRESS TRAVEL B / F / S OCCUPANCIES WITH SPRINKLER SYSTEM	100' MAX	
		PROPOSED MAX	50'
1006.3.3	EXITS REQUIRED	(17) OCC	2
		EXITS PROVIDED	4
	MAX TRAVEL DISTANCE WITH SPRINKLER SYSTEM		
1017.2	(B) BUSINESS	300	FT
1017.2	(F-1 & S1) INDUSTRIAL / STORAGE	250	FT

PRESCRIPTIVE ENVELOPE ENERGY REQUIREMENTS (2018 IECC)
ENVELOPE COM-CHECK REPORT NOT PROVIDED. EXISTING CONSTRUCTION PASSED UNDER PREVIOUS PERMIT. NO MODIFICATIONS TO EXTERIOR ENVELOPE.

CLIMATE ZONE (C301.1): **FRANKLIN COUNTY 3A**

NEW EXTERIOR ELEMENTS ONLY SHALL COMPLY WITH THE FOLLOWING MINIMUM REQUIREMENTS:

ROOF:	U-0.055 (TABLE C502.2.2) OR R-13 - R13 WT-BLOCKS (TABLE C502.2(1) & C502.2(2))
EXTERIOR WALLS:	METAL FRAMED R-19 (TABLE C502.2(1) & C502.2(2))
SWINGING DOORS:	U-0.70 (TABLE C502.2(1))
ROLL-UP DOORS (NONSWINGING):	R-1.45 (TABLE C502.2(1))
FIXED GLAZING:	U-0.65 (TABLE C502.3)
ENTRANCE DOORS:	U-0.90 (TABLE C502.3)

ENCLOSED VESTIBULES REQUIRED AT ALL BUILDING ENTRANCES PER (C502.4.7). SEE EXCEPTIONS 2, 4, AND 6 FOR MECHANICAL OR ELECTRICAL EQUIPMENT ROOMS, SPACES LESS THAN 3,000 SF, VEHICULAR MOVEMENT OR MATERIAL HANDLING AND ADJACENT PERSONNEL DOORS

MINIMUM NUMBER OF REQUIRED PLUMBING FIXTURES (T2902.1)

GROUP	OCC. LOAD	REQ. WATER CLOSET		REQ. LAVATORIES		REQ. DRINKING FOUNTAIN	REQ. SERVICE SINK
		MALE	FEMALE	MALE	FEMALE		
B	# OCC	1 PER 25 FOR THE FIRST 50 AND 1 PER 50 FOR THE REMAINDER EXCEEDING 50		1 PER 40 FOR THE FIRST 80 AND 1 PER 80 FOR THE REMAINDER EXCEEDING 80		1 PER 100	1 REQ.
	4	0.06	0.06	0.04	0.04	0.20	1
F (F-1)	# OCC	1 PER 100		1 PER 100		1 PER 400	1 REQ.
	13	.10	0.10	0.10	0.10	0.05	1
TOTAL REQUIRED		1	1	1	1	1	1
PROVIDED FIXTURES		1a		1a		1	1

a. SECTION 403.2 SEPARATE FACILITIES, EXCEPTION 2; SEPERATE FACILITIES SHALL NOT BE REQUIRED IN STRUCTURES WITH A TOTAL LOAD OF 25 OR FEWER.

AECC

6006 LOCK AND DAM ROAD

FITZHUGH GENERATING STATION

ISSUED FOR REVIEW

PROJECT GENERAL NOTES

- CONSTRUCTION SHALL CONFORM TO ALL APPLICABLE CITY, STATE AND NATIONAL CODES AS WELL AS RULES AND REGULATIONS FROM AUTHORITIES HAVING JURISDICTION (AHL).
- CONSTRUCT FROM JURISDICTIONAL APPROVED AND STAMPED CONSTRUCTION DRAWINGS. THE CONTRACTOR AND SUBCONTRACTOR SHALL OBTAIN AND PAY FOR ALL PERMITS, INSPECTION FEES, AND DEPOSITS REQUIRED FOR THE INSTALLATION OF ALL WORK. THE CONTRACTOR IS RESPONSIBLE TO OBTAIN INSPECTIONS AND APPROVAL FROM AHL'S UNLESS NOTED OTHERWISE.
- CONSTRUCTION SHALL BE PER MANUFACTURER'S REQUIREMENTS, SPECIFICATIONS AND ACCEPTED GENERAL PRACTICES.
- THE CONTRACTOR IS RESPONSIBLE FOR MEANS, METHODS, TECHNIQUES, SEQUENCING, PROCEDURES, SHORING, BRACING, SAFETY AND INSURANCE IN CONNECTION WITH THE WORK.
- THE DRAWINGS INDICATE LOCATIONS, DIMENSIONS AND TYPICAL DETAILS OF CONSTRUCTION. WHEN CONSTRUCTION DETAILS ARE NOT SHOWN FOR PORTIONS OF THE WORK, CONSTRUCTION SHALL BE SIMILAR TO DEPICTED CONSTRUCTION DOCUMENTS. IF CONSTRUCTION QUESTIONS CANNOT BE RESOLVED, CONTACT THE ARCHITECT PRIOR TO PROCEEDING.
- THE CONTRACTOR AND EACH SUBCONTRACTOR SHALL PERFORM ALL THE NECESSARY CUTTING, PATCHING AND FITTING TO COMPLETE THE WORK. THE WORK SHALL BE DONE WITH APPROPRIATE MATERIALS AND TOOLS TO ENSURE THE HIGHEST QUALITY OF WORKMANSHIP.
- ALL MATERIALS STORED ON THE SITE, EXISTING CONSTRUCTION AND FINISHED CONSTRUCTION SHALL BE PROTECTED FROM WEATHER, VANDALISM AND OTHER CONSTRUCTION ACTIVITIES TO PREVENT DAMAGE AND DETERIORATION UNTIL SUBSTANTIAL COMPLETION. FAILURE TO PROTECT MAY BE CAUSE FOR REJECTION OF WORK.
- CONTRACTOR SHALL INCLUDE ALL NECESSARY TEMPORARY CONSTRUCTION MEASURES REQUIRED TO COMPLETE THE PROJECT IN THE BIDDING PRICE.
- ALL WORK REQUIRED SHALL BE FURNISHED AND INSTALLED COMPLETE. THE CONTRACTOR IS RESPONSIBLE FOR ALL INSTALLATION AND/OR CONNECTION OF EQUIPMENT FOR A COMPLETE AND OPERATIONAL FACILITY UNLESS NOTED OTHERWISE.
- SHOP DRAWINGS ARE TO COMPLEMENT AND SUPPLEMENT CONSTRUCTION DOCUMENTS. REVIEW OF SHOP DRAWINGS DOES NOT RELIEVE THE CONTRACTOR OR SUBCONTRACTOR OF RESPONSIBILITY FOR CONFORMANCE WITH CONSTRUCTION DOCUMENTS.
- ANY DISCREPANCIES BETWEEN DRAWINGS, SPECIFICATIONS, AND/OR SITE CONDITIONS CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR RESOLUTION PRIOR TO PROCEEDING WITH THE WORK, ORDERING MATERIALS, OR FABRICATION.
- DRAWINGS SHALL NOT BE SCALED FOR DIMENSIONS. WRITTEN DIMENSIONS GOVERN.
- CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS AND COORDINATE ALL DRAWINGS AND DIMENSIONS, DATUMS, LEVEL, SIZE AND LOCATION OF ALL OPENINGS AND ROUGH OUTS FOR DUCTS, PIPES, CONDUITS, CABINETS AND EQUIPMENT, AND COORDINATE SAME WITH ALL TRADES PRIOR TO PROCEEDING WITH ANY WORK OR FABRICATION.
- IF DIMENSIONS ARE IN QUESTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING CLARIFICATION FROM THE ARCHITECT BEFORE CONTINUING CONSTRUCTION. DIMENSIONS NOTED AS "CLEAR" SHALL BE MAINTAINED AND SHALL ALLOW FOR THE THICKNESS OF ALL FINISHES. DIMENSIONS WITH PARENTHESES ("X-X") ARE T.B.D. BY PEMB AND FOR REFERENCE ONLY.

SHEET INDEX

SHT NUMBER	SHEET NAME
G0-00	COVER SHEET, CODE SUMMARY, GENERAL NOTES AND SHEET INDEX
A1-11	ARCHITECTURAL FLOOR PLAN
A1-21	ARCHITECTURAL CEILING PLAN
A1-31	ARCHITECTURAL ROOF PLAN
A2-01	ARCHITECTURAL BUILDING ELEVATIONS
A2-02	ARCHITECTURAL BUILDING ELEVATIONS
A3-01	ARCHITECTURAL BUILDING SECTIONS
A6-01	DOOR SCHEDULE AND TYPES, HARDWARE SETS, DOOR NOTES, INTERIOR ELEVATIONS, WALL TYPES, FINISH SCHEDULE AND NOTES

REVISIONS		
NO.	DATE	DESCRIPTION
D	07/23/25	ISSUED FOR REVIEW
C	06/16/25	ISSUED FOR REVIEW
B	05/28/25	ISSUED FOR REVIEW
A	03/05/25	ISSUED FOR REVIEW

PRELIMINARY,
NOT FOR
CONSTRUCTION,
RECORDING PURPOSES,
OR IMPLEMENTATION

SAM BORMAN, LIC # 10136

NOT FOR CONSTRUCTION

DRAWN BY: D. SILVERTHORNE APPD: S. BUFFINGTON
CHECKED: J. LUDEWIG DATE: 03/05/25

POWER ENGINEERS
Power Engineers Inc. - Arkansas State
Certificate of Registration # 645

ARKANSAS ELECTRIC COOPERATIVE CORPORATION

FITZHUGH GENERATING STATION
ARCHITECTURAL
COVER SHEET, CODE SUMMARY,
GENERAL NOTES AND SHEET INDEX

PROJECT LOCATION:
6006 LOCK AND DAM ROAD
OZARK, FRANKLIN CO., ARKANSAS

POWER ENGINEERS INC. DWG. NO.: 34001-G0-0-0
REV. NO.: D SH. NO.: 1
SCALE: 3/16" = 1'-0" CTN. ON SH.: 1