

## SECTION 009113 - ADDENDA

- A. Project Name: G.I. Butler Learning Center Building Enclosure Repairs
- B. Owner: Fayetteville State University
- C. SCO ID Number: #22-25495-01
- D. Engineer: Fleming & Associates, PA
- E. Engineer Project Number: No. 23-74
- F. Date of Addendum: March 5, 2024
- G. Addendum No. 1



### 1.2 NOTICE TO BIDDERS

- A. This Addendum is issued to all registered plan holders pursuant to the Instructions to Bidders and Conditions of the Contract. This Addendum serves to clarify, revise, and supersede information in the Project Manual, Drawings, and previously issued Addenda. Portions of the Addendum affecting the Contract Documents will be incorporated into the Contract by enumeration of the Addendum in the Owner/Contractor Agreement.
- B. The Bidder shall acknowledge receipt of this Addendum in the appropriate space on the Bid Form.
- C. The date for receipt of bids is changed to the following:
  - 1. Bid Date: March 26, 2024 at 2:00 p.m. at 1073 Murchison Rd. Fayetteville, NC 28301 at the Fayetteville-Cumberland Regional Entrepreneur & Business HUB for the G.L. Butler Building Enclosure Repairs.
- D. Last day for questions is March 18, 2024.

### 1.3 DIVISION 08 – OPENINGS

- A. Section 085113
  - 1. Section 2.7B – Change Finish from Class 1 Clear Anodic Finish to High-Performance Organic Finish (Two-Coat Fluoropolymer): AA-C12C40R1x (Chemical Finish: cleaned with inhibited chemicals; Chemical Finish: conversion coating; Organic Coating: manufacturer's standard two-coat, thermocured system consisting of specially formulated inhibitive primer and fluoropolymer color topcoat containing not less than 70 percent polyvinylidene fluoride resin by weight). Prepare, pretreat, and apply coating to exposed metal surfaces to comply with AAMA 2605 and with coating and resin manufacturers' written instructions.

2. Color and Gloss: As selected by Architect from full range of industry colors and color densities.

#### 1.4 DIVISION 09- FINISHES

- A. Section 099653 – Elastomeric Coatings added to Project Manual.

#### 1.5 ATTACHMENTS

- A. This Addendum includes the following attached Documents:
  1. Document 02 “Advertisement for Bids”, (reissued).
  2. Document 03 “Notice to bidders”, (reissued).
  3. Division 09 Finishes: Section 099653 – Elastomeric Coatings
  4. Missing Drawing Sheet Number D1.0 was added to Project Drawings.
  5. Full set of Bid Drawings to include Revised Drawing Sheets D1.1, S1.0, S1.1, S2.0 and F1.1 dated March 1, 2024.

#### 1.6 Additional Information

- A. Owner is responsible to remove and reinstall all electronic security items attached to the windows. Owner will provide access to windows to include temporary relocation of furniture, cabinets, etc. that block access.

END OF DOCUMENT 009113

### **ADVERTISEMENT FOR BIDS**

Sealed proposals will be received until 2:00pm on March 26, 2024 at 1073 Murchison Rd. Fayetteville, NC 28301 at the Fayetteville-Cumberland Regional Entrepreneur & Business HUB for the G.L. Butler Building Enclosure Repairs, at which time and place bids will be opened and read.

Electronic copies of complete plans and specifications for this project can be obtained from Fleming & Associates, PA, 1004 Hay Street, Fayetteville, NC 28305 during normal office hours. Email Bryan Fleming at [bfleming@flemingandassociates.com](mailto:bfleming@flemingandassociates.com) to request an electronic copy.

Fayetteville State University reserves the unqualified right to reject any and all proposals.

Signed:

Harold Miller  
Fayetteville State University  
1200 Murchison Rd.  
Fayetteville, NC 28301  
(910) 672-1952

## DOCUMENT 03 – NOTICE TO BIDDERS

Sealed proposals will be received by Fayetteville State University, Attn: Harold Miller, at 1073 Murchison Rd. Fayetteville, NC 28301 at the Fayetteville-Cumberland Regional Entrepreneur & Business HUB until 2: 00 pm on March 26, 2024. Sealed proposals will be immediately publicly opened and read at 1073 Murchison Rd. Fayetteville, NC 28301 at the Fayetteville-Cumberland Regional Entrepreneur & Business HUB for the furnishing of labor, material and equipment entering into the construction of:

### Butler Building Enclosure Repairs

Scope of work includes window replacement, brick veneer repair/replacement and steel lintel replacement and stair stringer replacement.

Bids will be received for single prime. All proposals shall be lump sum.

### Pre-Bid Meeting

An open, mandatory pre-bid meeting will be held for all interested bidders at 10:00 am on February 29, 2024 at 1073 Murchison Rd. Fayetteville, NC 28301 at the Fayetteville-Cumberland Regional Entrepreneur & Business HUB. The meeting will address project specific questions, issues, bidding procedures and bid forms.

Complete plans, specifications and contract documents will be open for inspection in the offices of Mr. Harold Miller at Fayetteville State University; and Fleming & Associates, PA, and in the plan rooms of the Associated General Contractors, Carolinas Branch; in the local North Carolina offices of McGraw-Hill Dodge Corporation; in the Eastern Regional Office of Reed Construction Data in Norcross, G; and in the Minority Plan Rooms of Hispanic Contractors Association of the Carolinas (HCAC) in Winston-Salem, Charlotte and Raleigh Areas – 877-227-1680; or may be obtained from Fleming & Associates, PA electronically at no charge.

**NOTE:** The bidder shall include with the bid proposal the form *Identification of Minority Business Participation* identifying the minority business participation it will use on the project and shall include either *Affidavit A* or *Affidavit B* as applicable. Forms and instructions are included within the Proposal Form in the bid documents. Failure to complete these forms is grounds for rejection of the bid.

All contractors are hereby notified that they must have proper license as required under the state laws governing their respective trades.

General contractors are notified that Chapter 87, Article 1, General Statutes of North Carolina, will be observed in receiving and awarding general contracts. General contractors submitting bids on this project must have license classification for General Building Unlimited.

Each proposal shall be accompanied by a cash deposit or a certified check drawn on some bank or trust company, insured by the Federal Deposit Insurance Corporation, of an amount equal to not less than five percent (5%) of the proposal, or in lieu thereof a bidder may offer a bid bond of five percent (5%) of the bid executed by a surety company licensed under the laws of North Carolina to execute the contract in accordance with the bid bond. Said deposit shall be retained by the owner as liquidated damages in event of failure of the successful bidder to execute the contract within ten days after the award or to give satisfactory surety as required by law.



A performance bond and a payment bond will be required for one hundred percent (100%) of the contract price.

Payment will be made based on ninety-five percent (95%) of monthly estimates and final payment made upon completion and acceptance of work.

No bid may be withdrawn after the scheduled closing time for the receipt of bids for a period of 60 days.

The owner reserves the right to reject any or all bids and to waive informalities.

Designer:  
Fleming & Associates, PA  
1004 Hay Street, Fayetteville, NC 28305  
(910) 433-2825

Owner:  
Fayetteville State University  
1200 Murchison Rd. Fayetteville, NC 28301  
(910) 672-1952

END OF SECTION 001113

## SECTION 099653 - ELASTOMERIC COATINGS

### PART 1 - GENERAL

#### 1.1 SUMMARY

A. Section Includes:

1. Elastomeric coatings.

#### 1.2 ACTION SUBMITTALS

A. Product Data: For each type of product.

1. Indicate VOC content.

B. Samples for Initial Selection: For each type of elastomeric coating.

C. Samples for Verification: For each type of elastomeric coating indicated and in each color and gloss.

1. Submit Samples on same type of substrate as that to receive application, 8 inches square.
2. Apply coats on Samples in steps to show each separate coat, including primers and block fillers as applicable.
3. Label each coat of each Sample.
4. Label each Sample for location and application area.

D. Product List: Cross-reference to paint system and locations of application areas. Use same designations indicated on Drawings and in schedules. Include color designations.

#### 1.3 MAINTENANCE MATERIAL SUBMITTALS

A. Furnish extra materials, from the same product run, that match products installed and that are packaged with protective covering for storage and identified with labels describing contents.

1. Quantity: Furnish an additional 2 percent but not less than 1 gallon of each material, color, and texture applied.

#### 1.4 DELIVERY, STORAGE, AND HANDLING

A. Store materials not in use in tightly covered containers in well-ventilated areas with ambient temperatures continuously maintained at not less than 45 deg F.

1. Maintain containers in clean condition, free of foreign materials and residue.
2. Remove rags and waste from storage areas daily.

## 1.5 FIELD CONDITIONS

- A. Apply coatings only when temperature of surfaces to be coated and ambient air temperatures are between 50 and 90 deg F unless otherwise permitted by manufacturer's written instructions.
- B. Do not apply coatings in snow, rain, fog, or mist; when relative humidity exceeds 85 percent; at temperatures less than 5 deg F above the dew point; or to damp or wet surfaces.
- C. Allow wet surfaces to dry thoroughly and attain temperature and conditions specified before starting or continuing coating operation.

## 1.6 WARRANTY

- A. Special Warranty: Manufacturer's standard form in which manufacturer agrees to repair or replace elastomeric coatings that fail within specified warranty period.
  1. Failures include, but are not limited to, the following:
    - a. Water penetration through the coating.
    - b. Deterioration of coating beyond normal weathering.
    - c. Delamination of coating.
  2. Warranty Period: 5-10 years from date of Substantial Completion.

## PART 2 - PRODUCTS

### 2.1 ELASTOMERIC COATINGS

- A. AS-175 by American Safety Technologies
- B. Siklastic-726 by Sika
- C. XRC PRO-X4 by Spartan Epoxies

## PART 3 - EXECUTION

### 3.1 EXAMINATION

- A. Examine substrates and conditions, with Applicator present, for compliance with manufacturer's requirements for maximum moisture content, alkalinity, and other

conditions affecting performance of work.

- B. Begin coating only when moisture content of substrate is 12 percent or less when measured with an electronic moisture meter.
- C. Begin coating after substrate is constructed and is visually dry on both sides.
- D. Verify that substrate is within the range of alkalinity recommended by manufacturer.
- E. Verify suitability of substrates, including surface conditions and compatibility with existing finishes and primers.
- F. Begin coating application only after unsatisfactory conditions have been corrected and surfaces are dry.

### 3.2 PREPARATION

- A. Comply with manufacturer's written instructions applicable to substrates and coating systems indicated.
- B. Remove hardware and hardware accessories, plates, machined surfaces, light fixtures, and similar items already installed that are not to be coated. If removal is impractical or impossible because of size or weight of item, provide surface-applied protection before surface preparation and coating.
  - 1. After completing coating operations, use workers skilled in the trades involved to reinstall items that were removed. Remove surface-applied protection if any.
- C. Clean substrates of substances that could impair bond of coatings, including dirt, oil, grease, and incompatible paints and encapsulants. Do not coat surfaces if moisture content or alkalinity of surfaces to be coated exceeds that permitted in manufacturer's written instructions.
  - 1. Remove incompatible primers and reprime substrate with compatible primers as required to produce coating systems indicated.
  - 2. Perform cleaning and coating application so dust and other contaminants from cleaning process will not fall on wet, newly coated surfaces.
- D. Crack Repair: Fill cracks in accordance with manufacturer's written instructions before coating surfaces.

### 3.3 APPLICATION OF ELASTOMERIC COATINGS

- A. Apply elastomeric coatings in accordance with manufacturer's written instructions.
  - 1. Use equipment and techniques best suited for substrate and type of material being applied.
  - 2. Coat surfaces behind movable items the same as similar exposed surfaces.
  - 3. Apply each coat separately in accordance with manufacturer's written instructions.

- B. Primers: Apply at a rate to ensure complete coverage.
- C. Block Fillers: Apply at a rate to ensure complete coverage with pores filled.
- D. Manufacturer's recommended number of coats and total dry film thickness for condition of substrate.
- E. Tint each undercoat a lighter shade to facilitate identification of each coat if multiple coats of same material are to be applied. Tint undercoats similar to color of topcoat, but provide sufficient difference in shade of undercoats to distinguish each separate coat.
- F. If undercoats or other conditions show through topcoat, apply additional coats until cured film has a uniform finish, color, and appearance.
- G. Apply coatings to produce surface films without cloudiness, spotting, holidays, laps, brush marks, roller tracking, runs, sags, ropiness, or other surface imperfections. Cut in sharp lines and color breaks.
- H. Apply coatings to prepared surfaces as soon as practicable after preparation and before subsequent surface soiling or deterioration.
- I. Spray Application: Use spray equipment for application only when permitted by authorities having jurisdiction. Wherever spray application is used, do not double back with spray equipment to build up film thickness of two coats in one pass.

### 3.4 FIELD QUALITY CONTROL

- A. Testing of Paint Materials: Owner reserves the right to invoke the following testing procedures:
  - 1. Owner will engage the services of a qualified testing agency to sample materials being used. Samples of material delivered to Project site will be taken, identified, sealed, and certified in presence of Contractor.
  - 2. Testing agency will perform tests for compliance of materials with product requirements.
  - 3. Owner may direct Contractor to stop coating application if test results show materials being used do not comply with requirements. Remove noncomplying materials from Project site, pay for testing, and recoat surfaces that were coated with rejected materials. Remove rejected materials from previously coated surfaces if, on recoating with complying materials, the two coatings are incompatible.
- B. Field Testing and Inspection: Owner reserves the right to engage the services of a qualified testing agency to verify installed thickness of elastomeric coatings.

### 3.5 CLEANING AND PROTECTION

- A. At end of each workday, remove rubbish, empty cans, rags, and other discarded materials from Project site.

- B. After completing coating application, clean spattered surfaces. Remove spattered coatings by washing, scraping, or other methods. Do not scratch or damage adjacent finished surfaces.
- C. Protect work of other trades against damage from coating application. Correct damage to work of other trades by cleaning, repairing, replacing, and refinishing, as approved by Architect, and leave in an undamaged condition.
- D. At completion of construction activities, touch up and restore damaged or defaced coated surfaces.

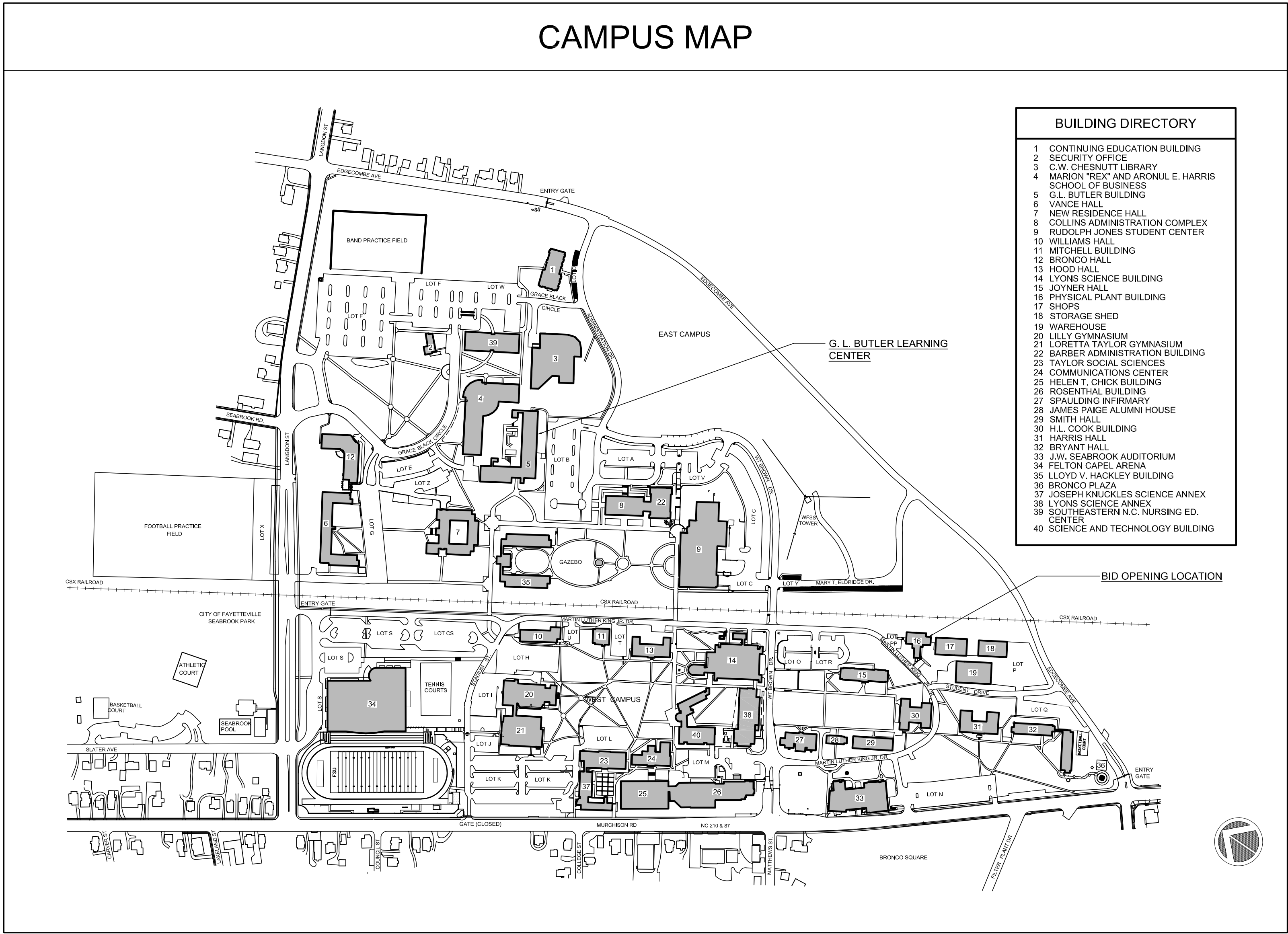
### 3.6 ELASTOMERIC COATING SCHEDULE

#### A. Concrete Substrates:

##### 1. Elastomeric Coating System:

- a. Prime Coat: As recommended in writing by topcoat manufacturer.
- b. Intermediate Coat: As recommended in writing by topcoat manufacturer.
- c. Topcoat: Elastomeric, pigmented, exterior, water-based, nonflat coating.

END OF SECTION 099653



PROJECT TITLE

# G. L. BUTLER LEARNING CENTER BUILDING ENCLOSURE REPAIRS

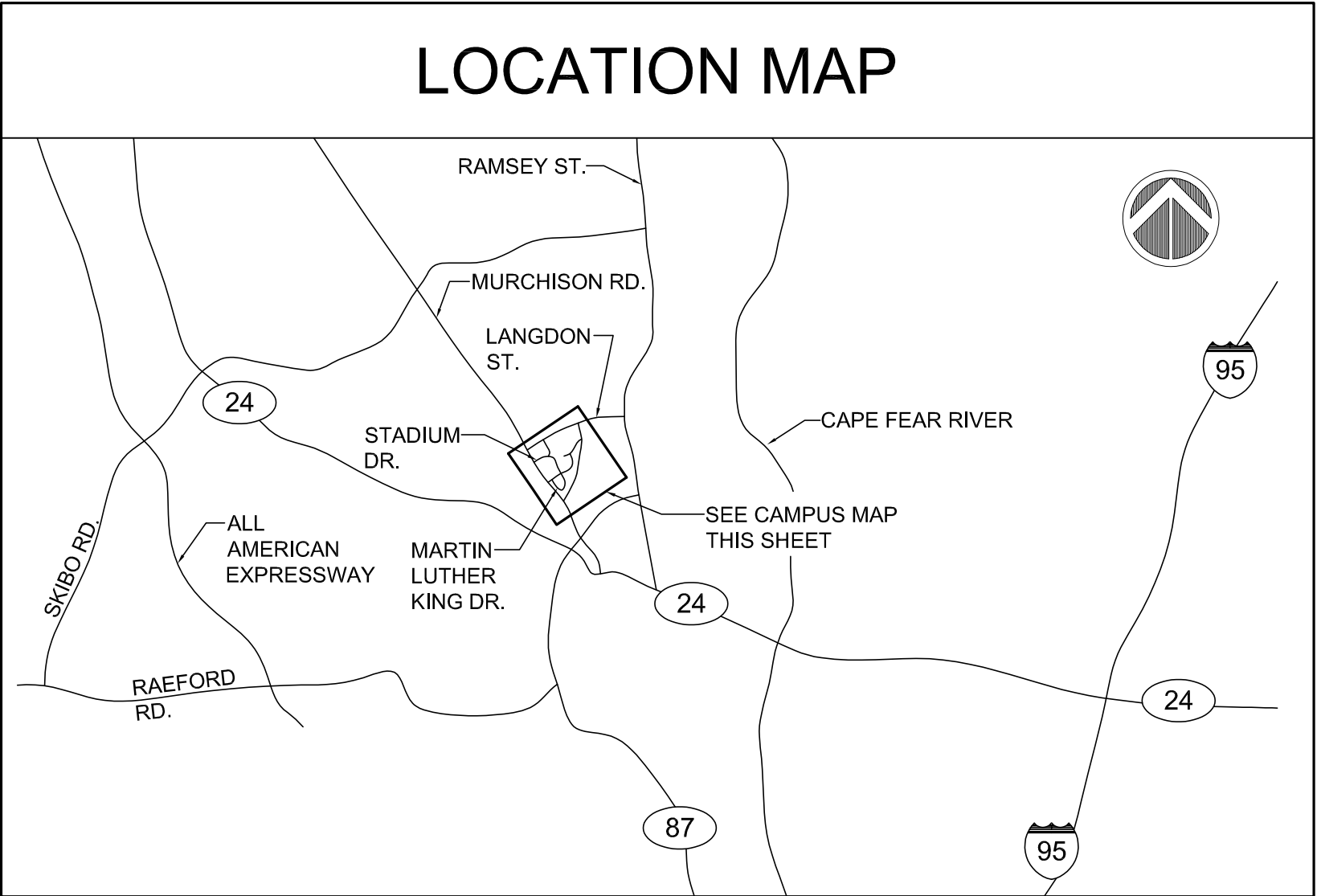
FOR  

## FAYETTEVILLE STATE UNIVERSITY

1200 MURCHISON ROAD  
FAYETTEVILLE, NORTH CAROLINA 28301

SCO ID # 22-25495-01A

ABBREVIATIONS					
ABBREVIATION	DESCRIPTION	ABBREVIATION	DESCRIPTION	ABBREVIATION	DESCRIPTION
ALUM.	ALUMINUM	E.W.	EACH WAY	REG.	REGULAR
ALT.	ALTERNATE	EXIST.	EXISTING	REINF.	REINFORCING
ARCH.	ARCHITECT	EXP.	EXPANSION	RM.	ROOM
BLDG.	BUILDING	FDN.	FOUNDATION	REQ'D.	REQUIRED
BM.	BEAM	F.S.	FAR SIDE	REQ'T.	REQUIREMENT
B.O.B.	BOTTOM OF BEAM	GALV.	GALVANIZED	SHT.	SHEET
B.O.D.	BOTTOM OF DECK	G.C.	GENERAL CONTRACTOR	SB	SPLASH BLOCK
B.O.F.	BOTTOM OF FOOTING	G.T.	GIRDER TRUSS	SD	SECONDARY DRAIN
BOTT.	BOTTOM	H.D.	HIGH DENSITY	SQ.	SQUARE
BRG.	BEARING	H.C.	HOLLOW CORE	S.S.	STAINLESS STEEL
CHK'D.	CHECKED	HORIZ.	HORIZONTAL	STIFF.	STIFFENER
C.J.	CONTROL JOINT	INSUL.	INSULATION	STD.	STANDARD
CLR.	CLEAR	JT.	JOINT	THICK.	THICKENED
C.M.U.	CONCRETE MASONRY UNITS	L.F.	LINEAR FEET	THR'D.	THREADED
COL.	COLUMN	LLH	LONG LEG HORIZONTAL	T & B	TOP AND BOTTOM
CONC.	CONCRETE	LLV	LONG LEG VERTICAL	T & G	TONGUE & GROOVE
CONN.	CONNECTION	LVL	LAMINATED VENEER LUMBER	T.O.B.	TOP OF BEAM
CONSTR.	CONSTRUCTION	MAX.	MAXIMUM	T.O.F.	TOP OF FOOTING
CONT.	CONTINUOUS	MIN.	MINIMUM	T.O.P.	TOP OF PIER
DB	DRAIN BOX	MECH.	MECHANICAL	T.O.S.	TOP OF SLAB
DWGS.	DRAWINGS	MFG.	MANUFACTURER	T.O.W.	TOP OF WALL
EA.	EACH	N.S.	NEAR SIDE	TYP.	TYPICAL
E.F.	EACH FACE	N.I.C.	NOT IN CONTRACT	U.N.O.	UNLESS NOTED OTHERWISE
EL.	ELEVATION	N.T.S.	NOT TO SCALE	V.	VENT
ELEV.	ELEVATION	O/C	ON CENTER	WT.	WEIGHT
E.S.	EACH SIDE	OPP.	OPPOSITE	W.P.	WORK POINT



INDEX OF DRAWINGS	
SHEET	TITLE
<b>GENERAL</b>	
G1.0 .....	INDEX OF DRAWINGS, LOCATION MAP, CAMPUS MAP, AND SCHEDULE OF ABBREVIATIONS
G1.1 .....	NC BUILDING CODE SUMMARY FOR ALL COMMERCIAL PROJECTS
<b>DEMOLITION</b>	
D1.0 .....	FENESTRATION DEMOLITION ELEVATIONS, STAIR DEMOLITION PLAN, SECTION, LEGEND, AND NOTES
D1.1 .....	DEMOLITION SECTIONS
<b>STRUCTURAL</b>	
S1.0 .....	EXTERIOR WALL ELEVATIONS, ELEVATION NOTES, AND WALL REPAIR LEGEND
S1.1 .....	EXTERIOR ELEVATIONS, ELEVATION NOTES, LEGEND, STAIR PLAN, STAIR SECTION, AND STAIR NOTES
S2.0 .....	SECTIONS AND PLAN DETAIL
<b>FENESTRATION</b>	
F1.0 .....	EXTERIOR WINDOW ELEVATIONS, WINDOW TYPE ELEVATIONS, AND FENESTRATION NOTES
F1.1 .....	WINDOW HEAD, SILL, AND JAMB DETAILS

**FF**

FLEMING &  
ASSOCIATES, P.A.

• STRUCTURAL ENGINEERING  
• BUILDING ENCLOSURES

1004 HAY STREET, FAYETTEVILLE, NC 28305  
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SEAL

NORTH CAROLINA  
REGISTERED PROFESSIONAL ENGINEER  
SEAL  
11278  
S. FLEMING  
FAYETTEVILLE, NC

BID SET

PROJECT NAME

G. L. BUTLER  
LEARNING CENTER  
BUILDING  
ENCLOSURE REPAIRS  
FOR  
FAYETTEVILLE STATE  
UNIVERSITY

1200 MURCHISON RD.  
FAYETTEVILLE, NC 28301

SCO ID# 22-25495-01A

PROJECT TEAM

DESIGNED BY:  
S. FLEMING, PE, RBEC

DRAWN BY:  
S. WHEELER

CHECKED BY:  
S. FLEMING, PE, RBEC

REVISIONS

NO.	REASON	DATE

SHEET TITLE

INDEX OF  
DRAWINGS,  
LOCATION MAP,  
CAMPUS MAP,  
AND SCHEDULE  
OF  
ABBREVIATIONS

DATE  
01/31/2024

PROJECT NO.  
23-74

SHEET NUMBER  
G1.0



NO.	REASON	DATE

**2018 APPENDIX B  
BUILDING CODE SUMMARY  
FOR ALL COMMERCIAL PROJECTS  
(EXCEPT 1 AND 2-FAMILY DWELLINGS AND TOWNHOUSES)**  
(Reproduce the following data on the building plans sheet 1 or 2)

Name of Project: G.L. Butler Learning Center Building Enclosure Repairs  
Address: 1200 Murchison Road, Fayetteville, NC Zip Code 28301  
Owner/Authorized Agent: Harold Miller Phone # ( 910 ) 672 - 1952 E-Mail hmiller1@uncfsu.edu  
Owned By: FSU ☐ City/County ☐ Private ☒ State  
Code Enforcement Jurisdiction: ☒ City Fayetteville ☐ County ☐ State

CONTACT: Stephen Fleming; sfleming@flemingandassociates.com

DESIGNER	FIRM	NAME	LICENSE #	TELEPHONE #	E-MAIL
Architectural				( )	
Civil				( )	
Electrical				( )	
Fire Alarm				( )	
Plumbing				( )	
Mechanical				( )	
Sprinkler-Standpipe				( )	
Structural	Fleming&Associates, PA	Stephen Fleming	PE 11278	(910) 433-2825	sfleming@flemingandassociates.com
Retaining Walls >5' High				( )	
Building Enclosure	Fleming & Associates, PA	Stephen Fleming	PE 11278	(910) 433-2825	sfleming@flemingandassociates.com

**2018 NC CODE FOR:** ☐ New Construction ☐ Addition ☐ Renovation  
☐ 1<sup>st</sup> Time Interior Completion  
☐ Shell/Core  
☐ Phased Construction – Shell/Core  
☐ Renovation

**2018 NC EXISTING BUILDING CODE:** ☐ Prescriptive ☒ Repair ☐ Chapter 14  
Alteration: ☒ Level I ☐ Level II ☐ Level III  
☐ Historic Property ☐ Change of Use

CONSTRUCTED: (date) 1973 ORIGINAL OCCUPANCY(S) (Ch. 3): Business  
RENOVATED: (date) 1998 CURRENT OCCUPANCY(S) (Ch. 3): Business  
**RISK CATEGORY (table 1604.5)** Current: ☐ I ☐ II ☒ III ☐ IV  
Proposed: ☐ I ☐ II ☒ III ☐ IV

**BASIC BUILDING DATA**

Construction Type: ☐ I-A ☒ II-A ☐ III-A ☐ IV ☐ V-A  
(check all that apply) ☐ I-B ☐ II-B ☐ III-B ☐ V-B  
Sprinklers: ☒ No ☐ Partial ☐ Yes ☐ NFPA 13 ☐ NFPA 13R ☐ NFPA 13D  
Standpipes: ☐ No ☐ Yes Class ☐ I ☐ II ☐ III ☐ Wet ☐ Dry  
Fire District: ☒ No ☐ Yes (Primary) Flood Hazard Area: ☒ No ☐ Yes  
Special Inspections Required: ☒ No ☐ Yes

2018 NC Administrative Code and Policies

Appendix B for Building

N/A

FLOOR	EXISTING (SQ FT)	NEW (SQ FT)	RENO/ALTER (SQ.FT)	SUB-TOTAL
6 <sup>th</sup> Floor				
5 <sup>th</sup> Floor				
4 <sup>th</sup> Floor				
3 <sup>rd</sup> Floor				
2 <sup>nd</sup> Floor				
Mezzanine				
1 <sup>st</sup> Floor				
Basement				
TOTAL				

**ALLOWABLE AREA**

Primary Occupancy Classification: **SELECT ONE**

Assembly ☐ A-1 ☐ A-2 ☐ A-3 ☐ A-4 ☐ A-5  
Business ☐  
Educational ☐  
Factory ☐ F-1 Moderate ☐ F-2 Low  
Hazardous ☐ H-1 Detonate ☐ H-2 Deflagrate ☐ H-3 Combust ☐ H-4 Health ☐ H-5 HPM  
Institutional ☐ I-1 Condition ☐ I ☐ 2  
☐ I-2 Condition ☐ 1 ☐ 2  
☐ I-3 Condition ☐ 1 ☐ 2 ☐ 3 ☐ 4 ☐ 5  
☐ I-4  
Mercantile ☐  
Residential ☐ R-1 ☐ R-2 ☐ R-3 ☐ R-4  
Storage ☐ S-1 Moderate ☐ S-2 Low ☐ High-piled  
☐ Parking Garage ☐ Open ☐ Enclosed ☐ Repair Garage  
Utility and Miscellaneous ☐

Accessory Occupancy Classification(s):

Incidental Uses (Table 509):

Special Uses (Chapter 4 – List Code Sections):

Special Provisions: (Chapter 5 – List Code Sections):

Mixed Occupancy: ☐ No ☐ Yes Separation: \_\_\_\_\_ Hr. Exception: \_\_\_\_\_

☐ Non-Separated Use (508.3)  
The required type of construction for the building shall be determined by applying the height and area limitations for each of the applicable occupancies to the entire building. The most restrictive type of construction, so determined, shall apply to the entire building.  
☐ Separated Use (508.4)  
See below for area calculations for each story; the area of the occupancy shall be such that the sum of the ratios of the actual floor area of each use divided by the allowable floor area for each use shall not exceed 1.

$$\frac{\text{Actual Area of Occupancy A}}{\text{Allowable Area of Occupancy A}} + \frac{\text{Actual Area of Occupancy B}}{\text{Allowable Area of Occupancy B}} \leq 1$$

$$\frac{\quad}{\quad} + \frac{\quad}{\quad} + \dots = \quad \leq 1.00$$

2018 NC Administrative Code and Policies

Appendix B for Building

N/A

STORY NO.	DESCRIPTION AND USE	(A) BLDG AREA PER STORY (ACTUAL)	(B) TABLE 506.2 <sup>1</sup> AREA	(C) AREA FOR FRONTAGE INCREASE <sup>1,2</sup>	(D) ALLOWABLE AREA PER STORY OR UNLIMITED <sup>2,3</sup>

- <sup>1</sup> Frontage area increases from Section 506.3 are computed thus:  
a. Perimeter which fronts a public way or open space having 20 feet minimum width = \_\_\_\_\_ (F)  
b. Total Building Perimeter = \_\_\_\_\_ (P)  
c. Ratio (F/P) = \_\_\_\_\_ (F/P)  
d. W = Minimum width of public way = \_\_\_\_\_ (W)  
e. Percent of frontage increase  $I_F = 100 [ F/P - 0.25 ] \times W/30 = \text{_____} (\%)$

<sup>2</sup> Unlimited area applicable under conditions of Section 507.

<sup>3</sup> Maximum Building Area = total number of stories in the building x D (maximum 3 stories) (506.2).

<sup>4</sup> The maximum area of open parking garages must comply with Table 406.5.4

<sup>5</sup> Frontage increase is based on the unsprinklered area value in Table 506.2.

**ALLOWABLE HEIGHT**

	ALLOWABLE (TABLE 503)	SHOWN ON PLANS	CODE REFERENCE
Building Height in Feet (Table 504.3)			
Building Height in Stories (Table 504.4)			

<sup>1</sup> Provide code reference if the "Show on Plans" quantity is not based on Table 504.3 or 504.4.

<sup>2</sup> The maximum height of air traffic control towers must comply with Table 412.3.1

<sup>3</sup> The maximum height of open parking garages must comply with Table 406.5.4

2018 NC Administrative Code and Policies

Appendix B for Building

N/A

**FIRE PROTECTION REQUIREMENTS**

BUILDING ELEMENT	FIRE SEPARATION DISTANCE (FEET)	RAT'G REQ'D	RAT'G PROVIDED (W/REDUCTION)	DETAIL # AND SHEET #	DESIGN # FOR RATED ASSEMBLY	DESIGN # FOR RATED PENETRATION	DESIGN # FOR RATED JOINTS
Structural Frame, including columns, girders, trusses							
Bearing Walls							
Exterior							
North							
East							
West							
South							
Interior							
Nonbearing Walls and Partitions							
Exterior walls							
North							
East							
West							
South							
Interior walls and partitions							
Floor Construction including supporting beams and joists							
Floor Ceiling Assembly							
Column Supporting Floors							
Roof Construction, including supporting beams and joists							
Roof Ceiling Assembly							
Column Supporting Roof							
Shaft Enclosures - Exit							
Shaft Enclosures - Other							
Corridor Separation							
Occupancy/Fire Barrier Separation							
Party/Fire Wall Separation							
Smoke Barrier Separation							
Smoke Partition							
Tenant/Dwelling Unit/Sleeping Unit Separation							
Incidental Use Separation							

\* Indicate section number permitting reduction

**PERCENTAGE OF WALL OPENING CALCULATIONS**

FIRE SEPARATION DISTANCE (FEET FROM PERPETRY LINES)	DEGREES OF OPENINGS PROTECTION (TABLE 705.4)	ALLOWABLE AREA (%)	ACTUAL SHOWN ON PLANS (%)

2018 NC Administrative Code and Policies

Appendix B for Building

N/A

**LIFE SAFETY SYSTEM REQUIREMENTS**

Emergency Lighting: ☐ No ☐ Yes  
Exit Signs: ☐ No ☐ Yes  
Fire Alarm: ☐ No ☐ Yes  
Smoke Detection Systems: ☐ No ☐ Yes ☐ Partial  
Carbon Monoxide Detection: ☐ No ☐ Yes

**LIFE SAFETY PLAN REQUIREMENTS**

- Life Safety Plan Sheet #: \_\_\_\_\_  
☐ Fire and/or smoke rated wall locations (Chapter 7)  
☐ Assumed and real property line locations (if not on the site plan)  
☐ Exterior wall opening area with respect to distance to assumed property lines (705.8)  
☐ Occupancy types for each area as it relates to occupant load calculation (Table 1004.1.2)  
☐ Occupant loads for each area  
☐ Exit access travel distances (1017)  
☐ Common path of travel distance (1006.2.1 & 2006.3.2(1))  
☐ Dead end lengths (1020.4)  
☐ Clear exit widths for each exit door  
☐ Maximum calculated occupant load capacity each exit door can accommodate based on egress width (1005.3)  
☐ Actual occupant load for each exit door  
☐ A separate schematic plan indicating where fire rated floor/ceiling and/or roof structure is provided for purposes of occupancy separation and supporting construction for a fire barrier/fire partition/smoke barrier.  
☐ Location of doors with panic hardware (1010.1.10)  
☐ Location of doors with delayed egress locks and the amount of delay (1010.1.9.7)  
☐ Location of doors with electromagnetic egress locks (1010.1.9.9)  
☐ Location of doors equipped with hold-open devices  
☐ Location of emergency escape windows (1030)  
☐ The square footage of each fire area (202)  
☐ The square footage of each smoke compartment for Occupancy Classification I-2 (407.5)  
☐ Note any code exceptions or table notes that may have been utilized regarding the items above

Section/Table/Note	Title

**ACCESSIBLE DWELLING UNITS (SECTION 1107)**

TOTAL UNITS	ACCESSIBLE UNITS REQUIRED	ACCESSIBLE UNITS PROVIDED	TYPE A UNITS REQUIRED	TYPE A UNITS PROVIDED	TYPE B UNITS REQUIRED	TYPE B UNITS PROVIDED	TOTAL ACCESSIBLE UNITS PROVIDED

2018 NC Administrative Code and Policies

Appendix B for Building

N/A

**(SECTION 1106)**

LOT OR PARKING AREA	TOTAL # OF PARKING SPACES		# OF ACCESSIBLE SPACES PROVIDED				TOTAL # ACCESSIBLE SPACES PROVIDED
	REQUIRED	PROVIDED	REGULAR WITH 5' ACCESS	132" ACCESSIBLE	5' ACCESS	ADJACENT	
TOTAL							

**PLUMBING FIXTURE REQUIREMENTS (TABLE 2902.1)**

USE		WATERCLOSETS			URINALS	LAVATORIES			SHOWERS /TUBS	DRINKING FOUNTAINS	
		MALE	FEMALE	UNSEX		MALE	FEMALE	UNSEX		REGULAR	ACCESSIBLE
SPACE	EXIST'G										
	NEW										
	REQ'D										

**SPECIAL APPROVALS**

Special approval: (Local Jurisdiction, Department of Insurance, SCO, DPI, DHHS, ICC, etc., describe below)

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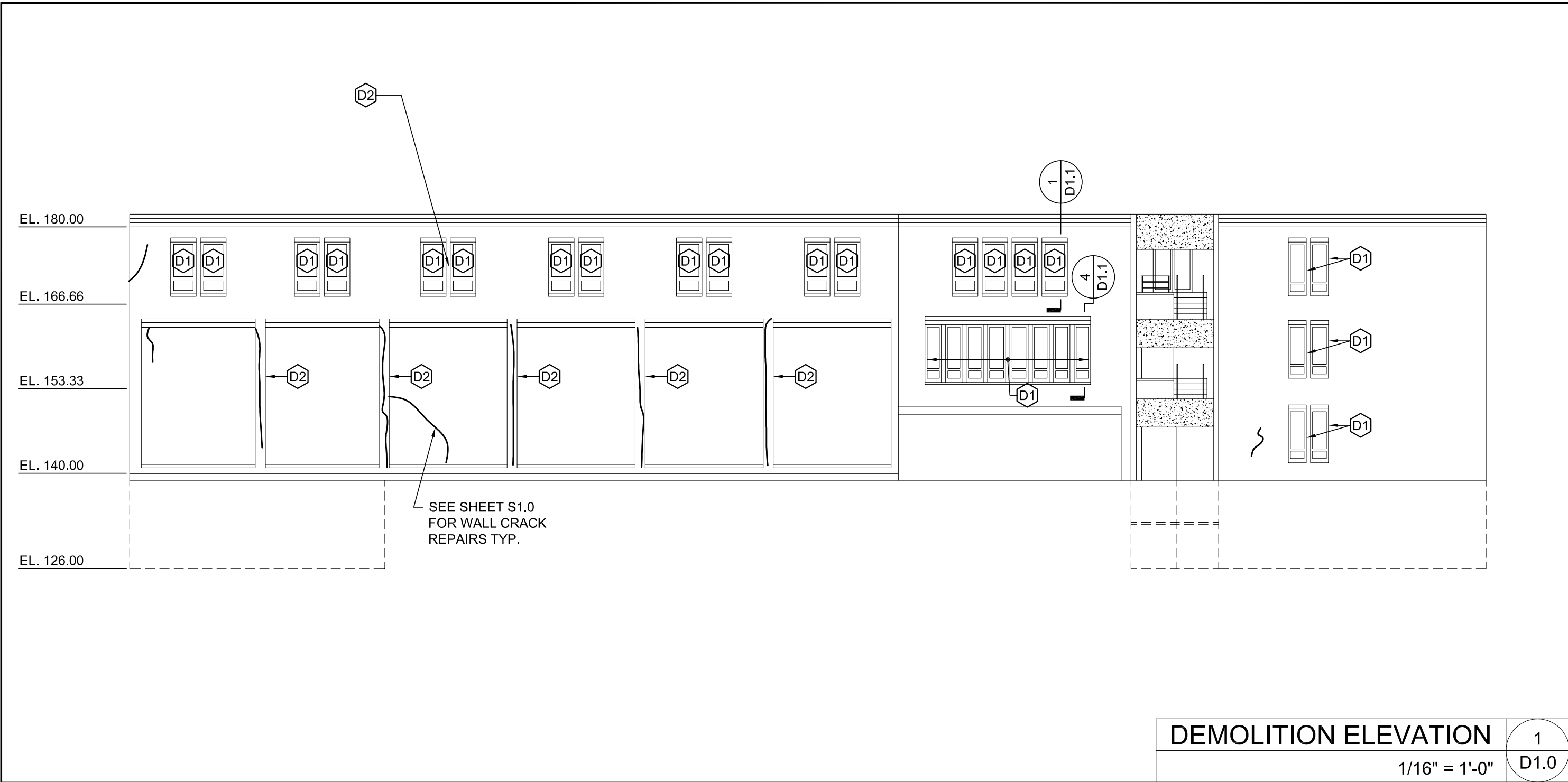
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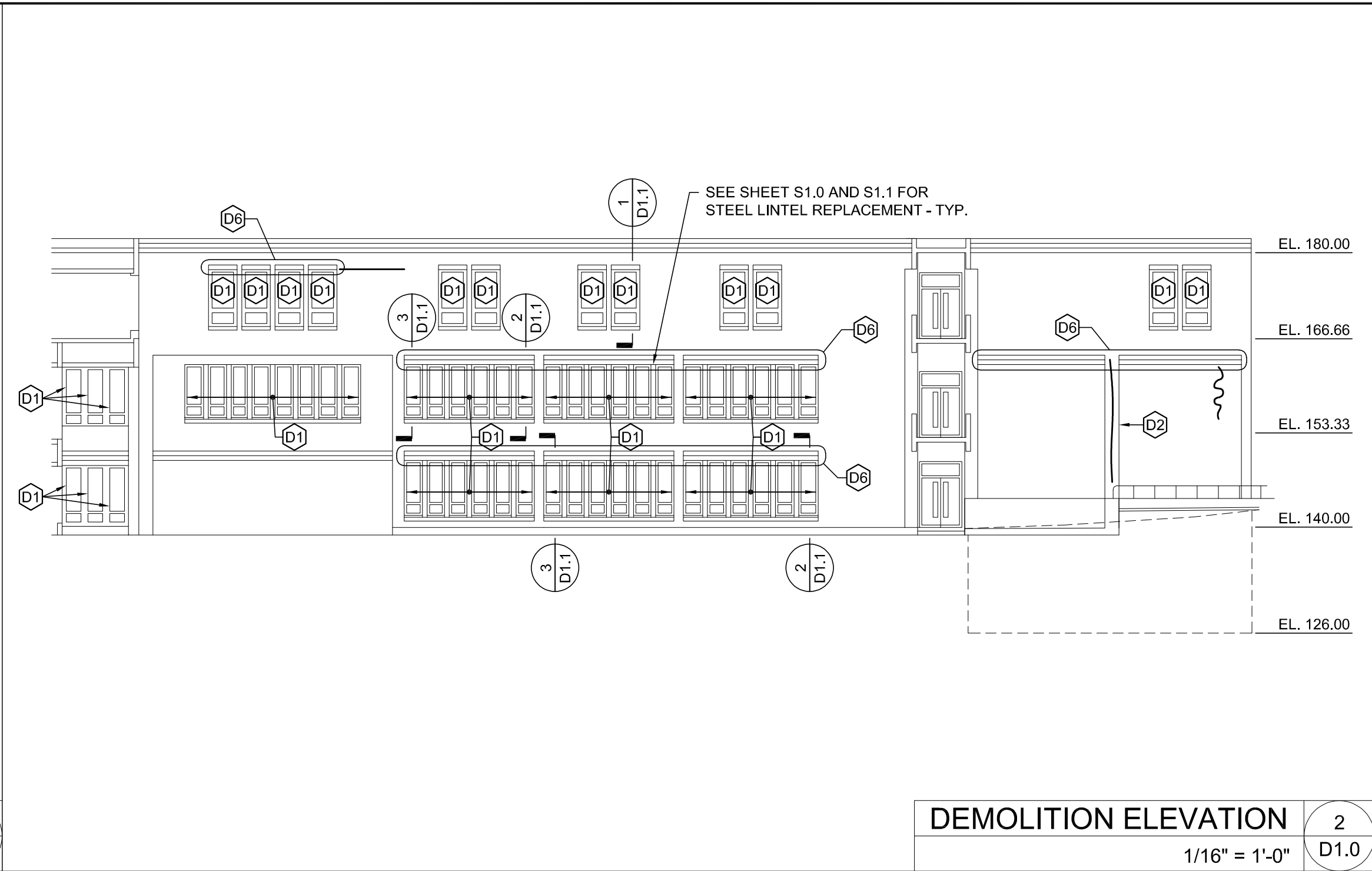
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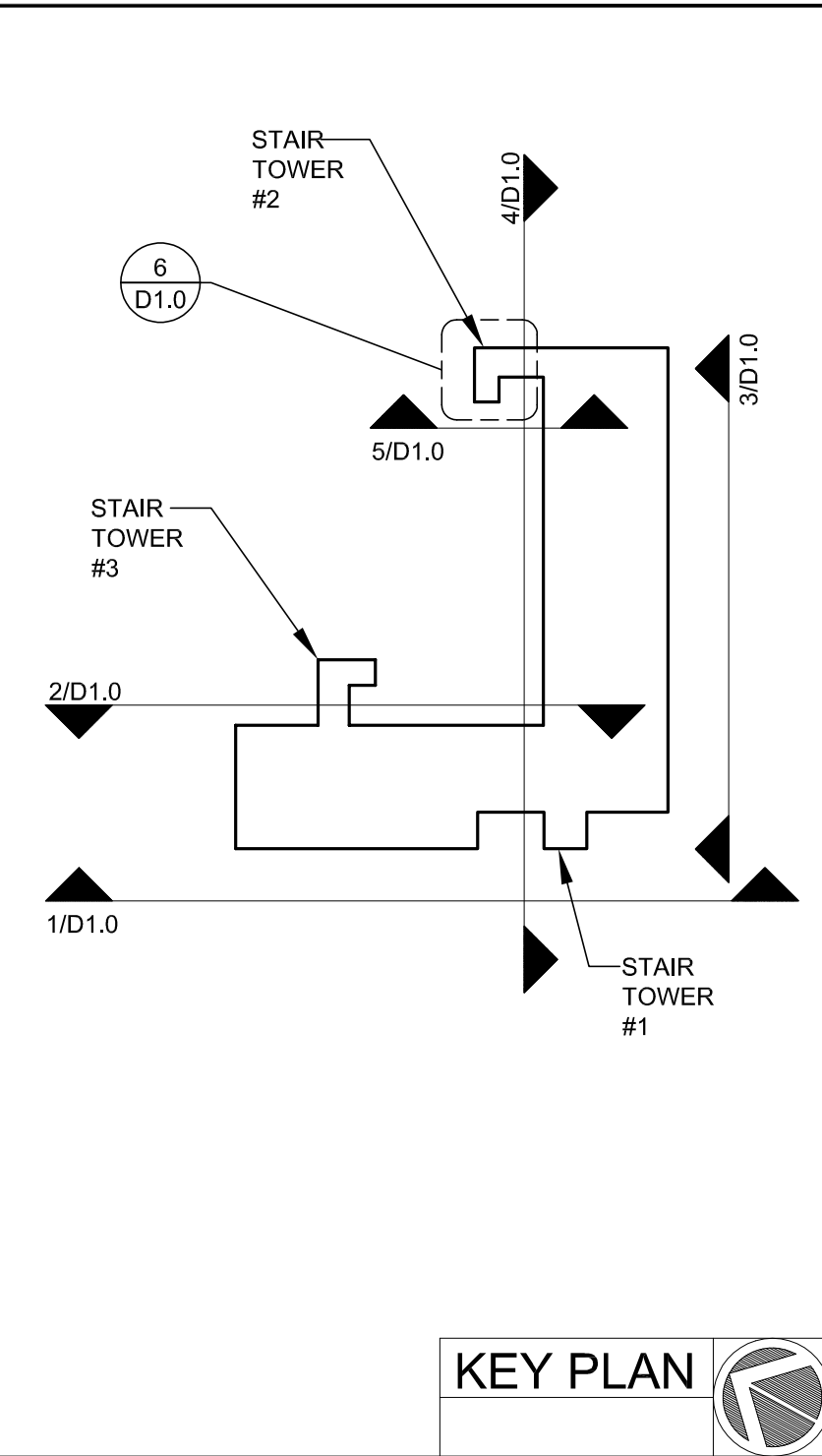




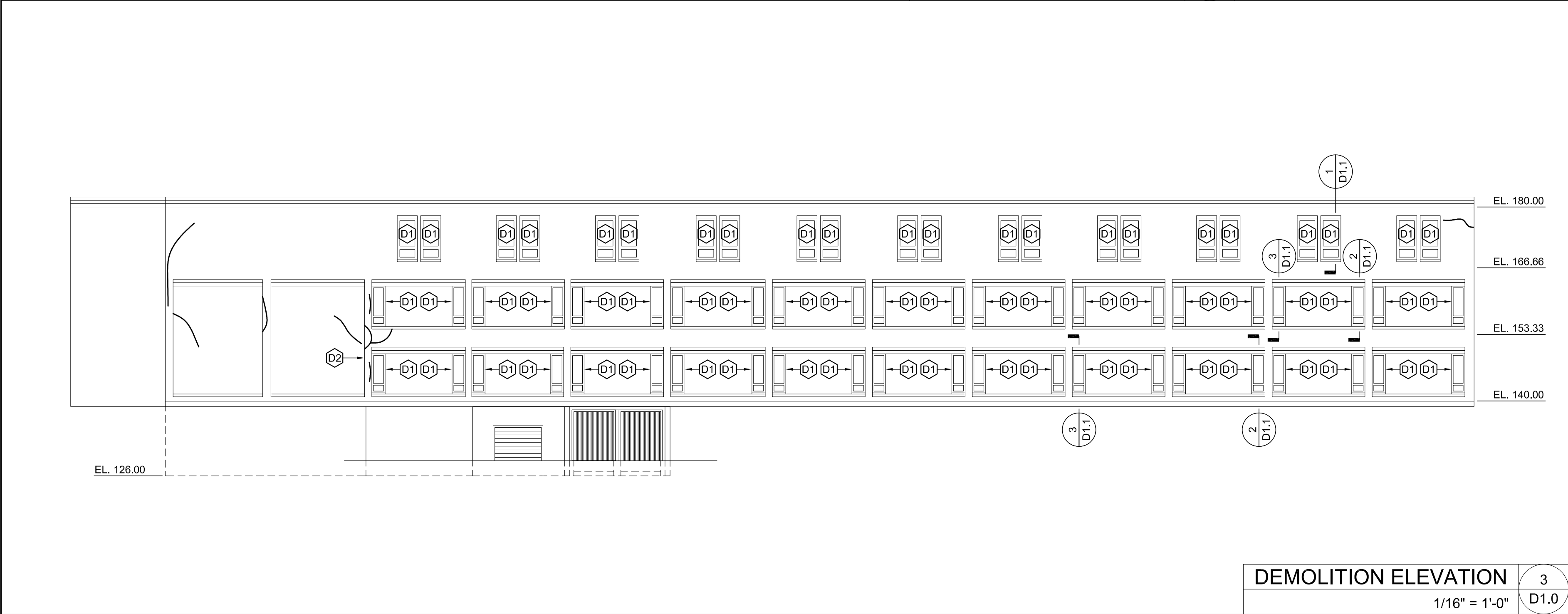
DEMOLITION ELEVATION 1  
1/16" = 1'-0" D1.0



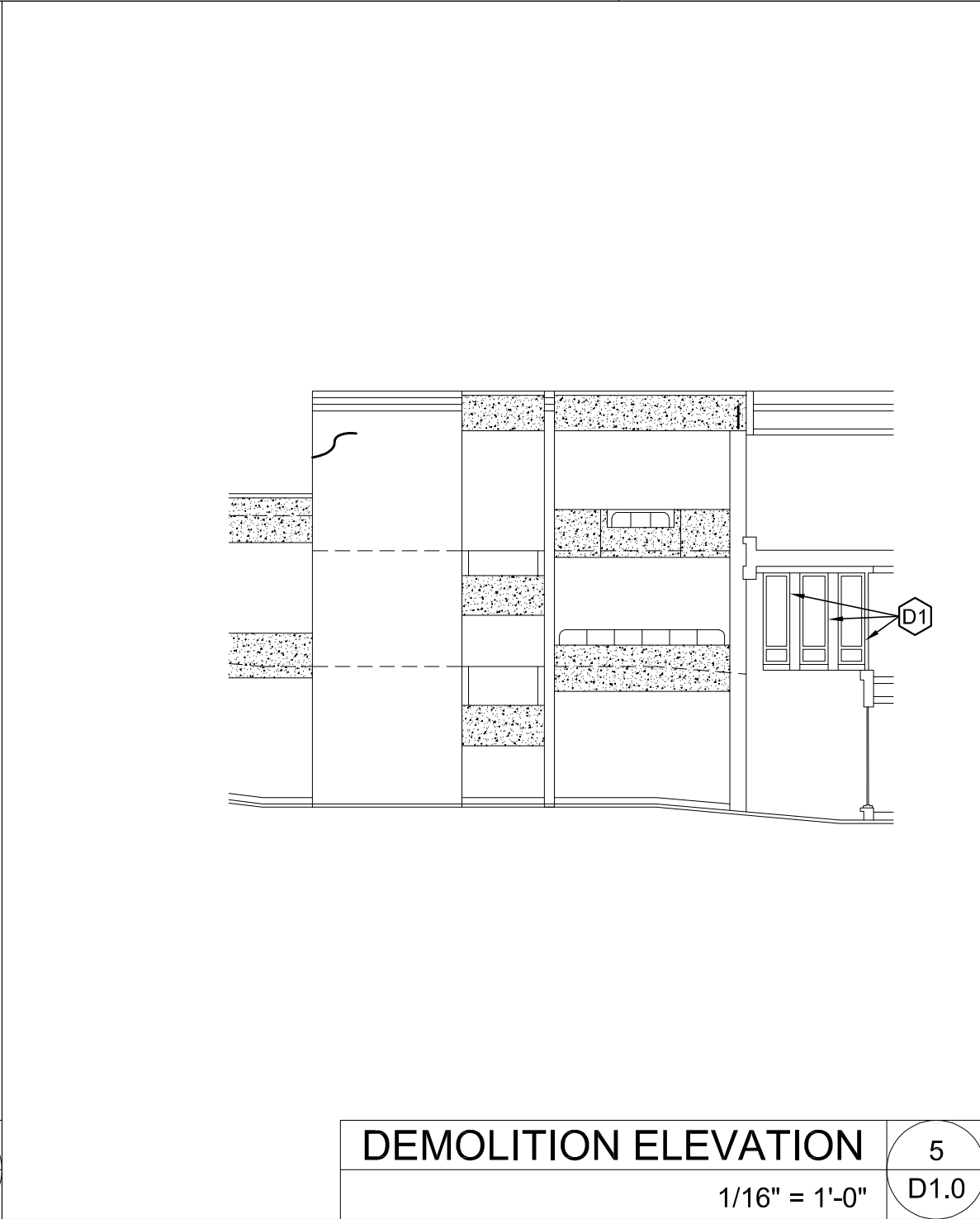
DEMOLITION ELEVATION 2  
1/16" = 1'-0" D1.0



KEY PLAN



DEMOLITION ELEVATION 3  
1/16" = 1'-0" D1.0



DEMOLITION ELEVATION 5  
1/16" = 1'-0" D1.0

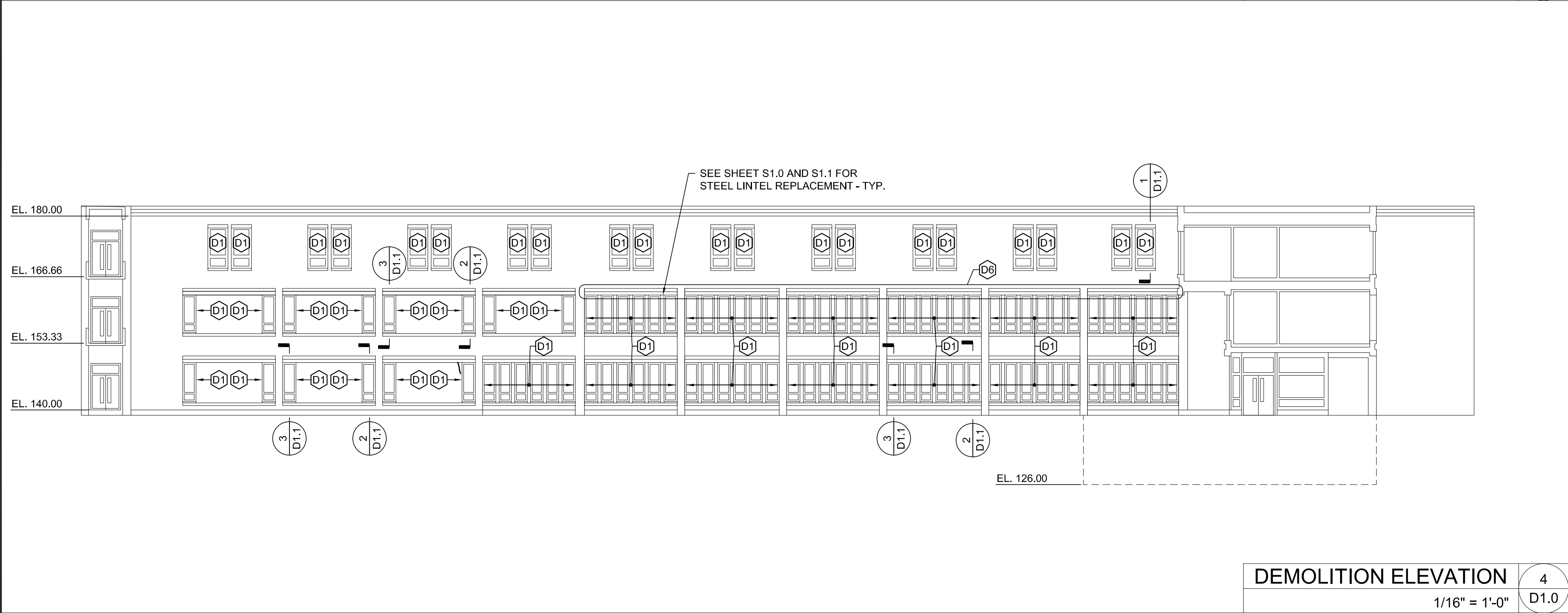
DEMOLITION LEGEND 9  
NO SCALE D1.0

DEMOLITION NOTES 8  
NO SCALE D1.0

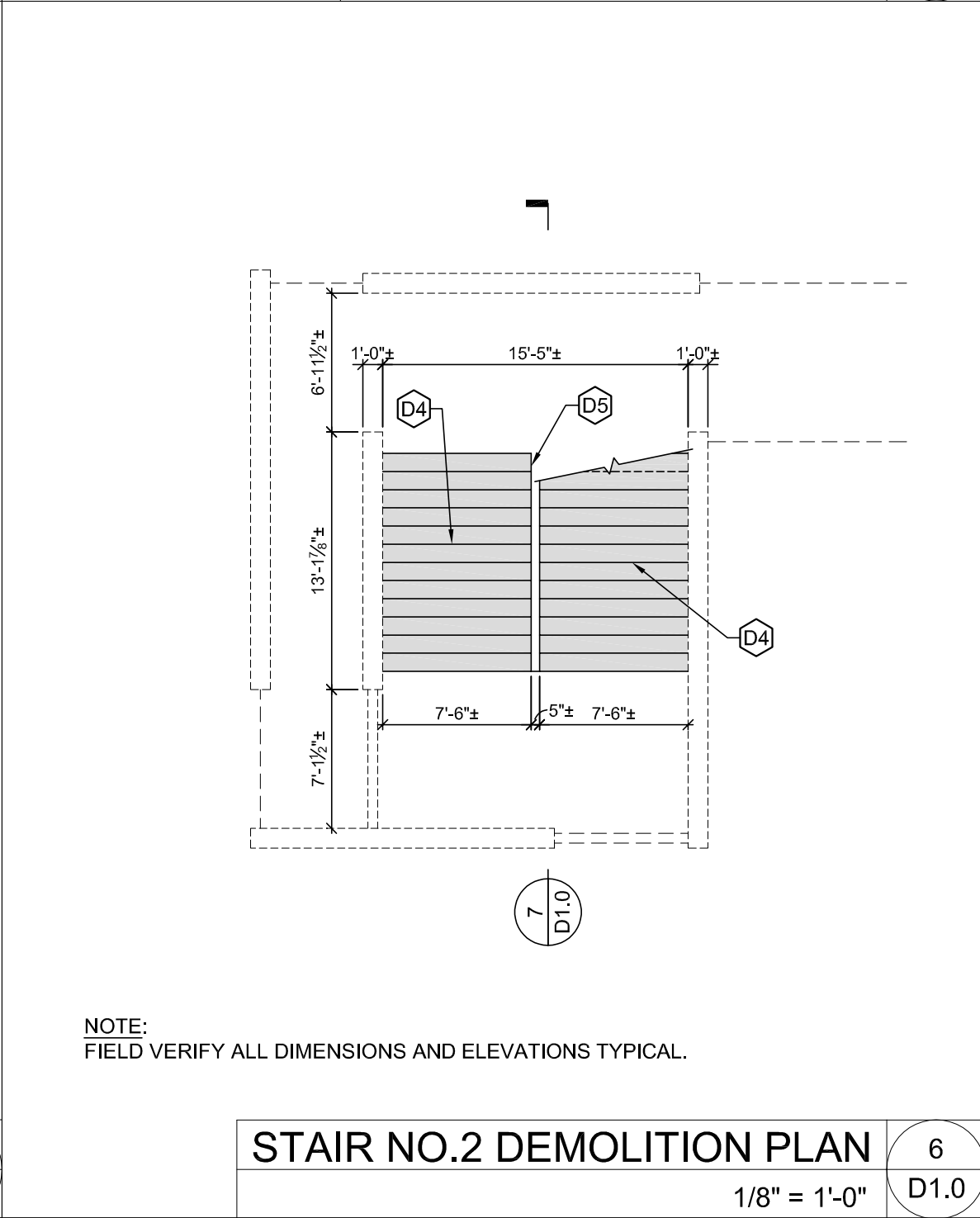
1. SHADED AREA INDICATES PAN FILLED STAIRS TO BE REMOVED AND DISPOSED.  
2. EXISTING LANDINGS AT STAIR NO.2 TO REMAIN TYPICAL.  
3. EXISTING STAIR NO. 2 SUPPORT STEEL BEAMS TO REMAIN.  
4. EXISTING HANDRAIL AND GAUDDRAIL TO REMAIN.  
5. ITEMS ON STAIR NO. 2 DEMOLITION PLAN AND SECTION SHOWN DASHED TO ARE TO REMAIN.  
6. CLEAN AND RE-USE BRICKS REMOVED.  
7. SEE SHEET S1.0 AND S1.1 FOR MASONRY AND STEEL LINTEL REPAIR.

DEMOLITION LEGEND 9  
NO SCALE D1.0

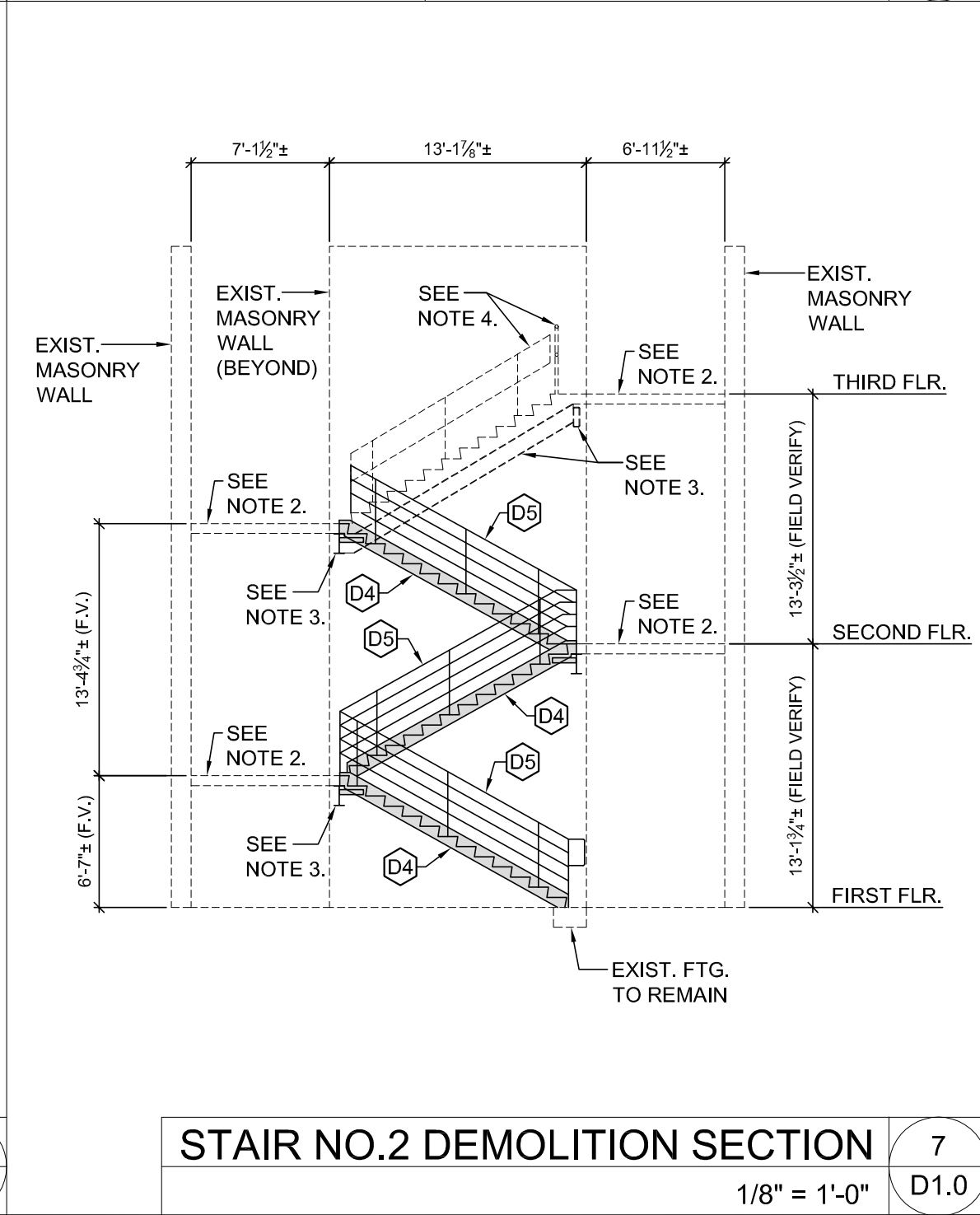
1. REMOVE AND DISPOSE ALL EXISTING WINDOW FRAMES, GLAZING, AND ATTACHMENTS TO THE STRUCTURE. (BASE BID)  
2. REMOVE EXISTING CRACKED BRICK AT BRICK COLUMNS. (ALTERNATE No. 2)  
3. REMOVE AND REFINISH OR REPLACE EXISTING WATER DAMAGED INTERIOR WOOD TRIM IF REQUIRED. (BASE BID)  
4. REMOVE AND DISPOSE OF EXISTING PAN FILLED STAIRS AT STAIR NO. 2 WHERE SHOWN SHADED. (ALTERNATE No. 1)  
5. REMOVE AND DISPOSE OF EXISTING HANDRAILS AT STAIR NO. 2 WHERE SHOWN. (ALTERNATE No. 1)  
6. SHORE EXISTING BRICK ABOVE AND REMOVE EXISTING BRICK WHERE INDICATED TO REPLACE EXISTING STEEL LINTEL PLATES AND THROUGH WALL FLASHING. (ALTERNATE No. 2)



DEMOLITION ELEVATION 4  
1/16" = 1'-0" D1.0



STAIR NO.2 DEMOLITION PLAN 6  
1/8" = 1'-0" D1.0



STAIR NO.2 DEMOLITION SECTION 7  
1/8" = 1'-0" D1.0

**FLEMING & ASSOCIATES, P.A.**  
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**SEAL**

**NORTH CAROLINA**  
REGISTERED PROFESSIONAL ENGINEER  
01/31/2024  
11278  
S. FLEMING  
FAYETTEVILLE, NC  
BID SET

**PROJECT NAME**  
G. L. BUTLER  
LEARNING CENTER  
BUILDING  
ENCLOSURE REPAIRS  
FOR  
FAYETTEVILLE STATE  
UNIVERSITY  
1200 MURCHISON RD.  
FAYETTEVILLE, NC 28301  
SCO ID# 22-25495-01A

**PROJECT TEAM**  
DESIGNED BY:  
S. FLEMING, PE, RBEC  
DRAWN BY:  
S. WHEELER  
CHECKED BY:  
S. FLEMING, PE, RBEC

REVISIONS		
NO.	REASON	DATE

**SHEET TITLE**  
FENESTRATION  
DEMOLITION  
ELEVATIONS,  
STAIR  
DEMOLITION  
PLAN, SECTION,  
LEGEND, AND  
NOTES

DATE	SHEET NUMBER
01/31/2024	D1.0



PROJECT NAME

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S. WHEELER

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S. FLEMING, PE, RBEC

REVISIONS		
NO.	REASON	DATE
1	ADDENDUM #1 REVISED EXIST. WINDOW SECTIONS	3-1-2024

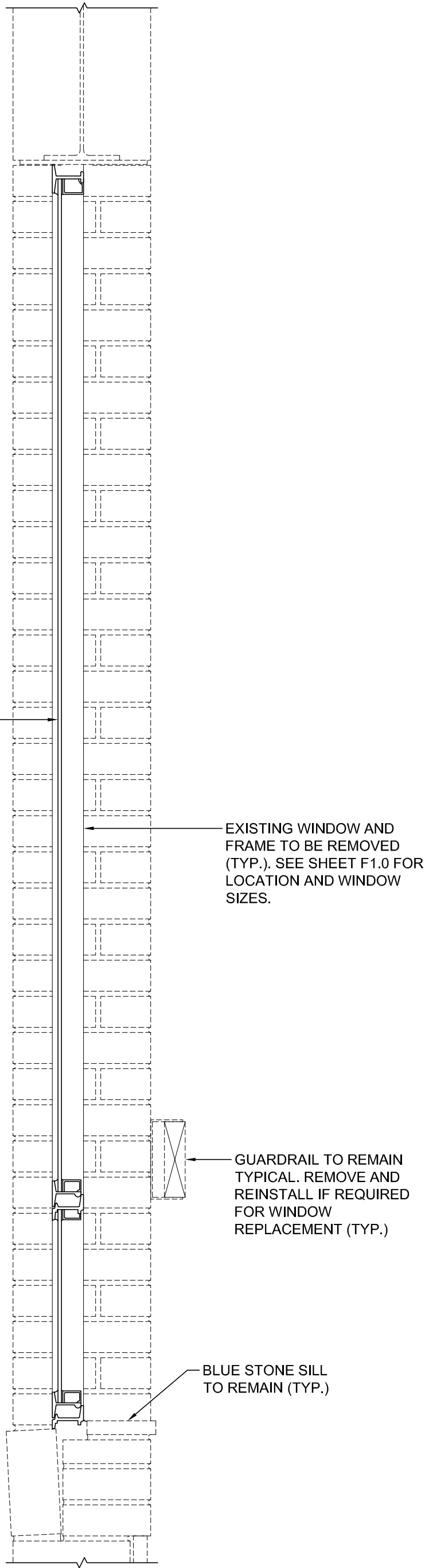
SHEET TITLE

DEMOLITION  
SECTIONS

DATE  
01/31/2024

SHEET NUMBER  
23-74

D1.1



- NOTES:
1. EXISTING TO REMAIN SHOWN DASHED. REPAIR ALL MASONRY.

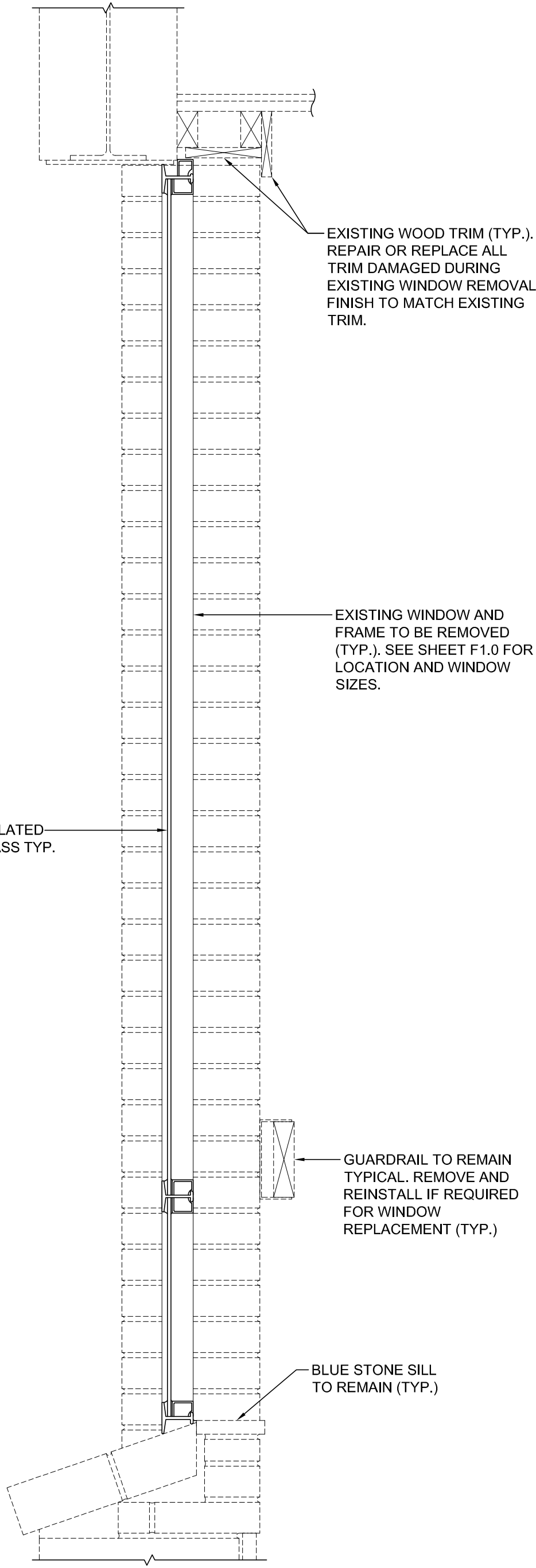
2. REMOVE AND REPLACE BLUE STONE SILL IF REQUIRED TO INSTALL NEW WINDOWS TYPICAL

DEMOLITION WINDOW SECTION

1

1 1/2" = 1'-0"

D1.1

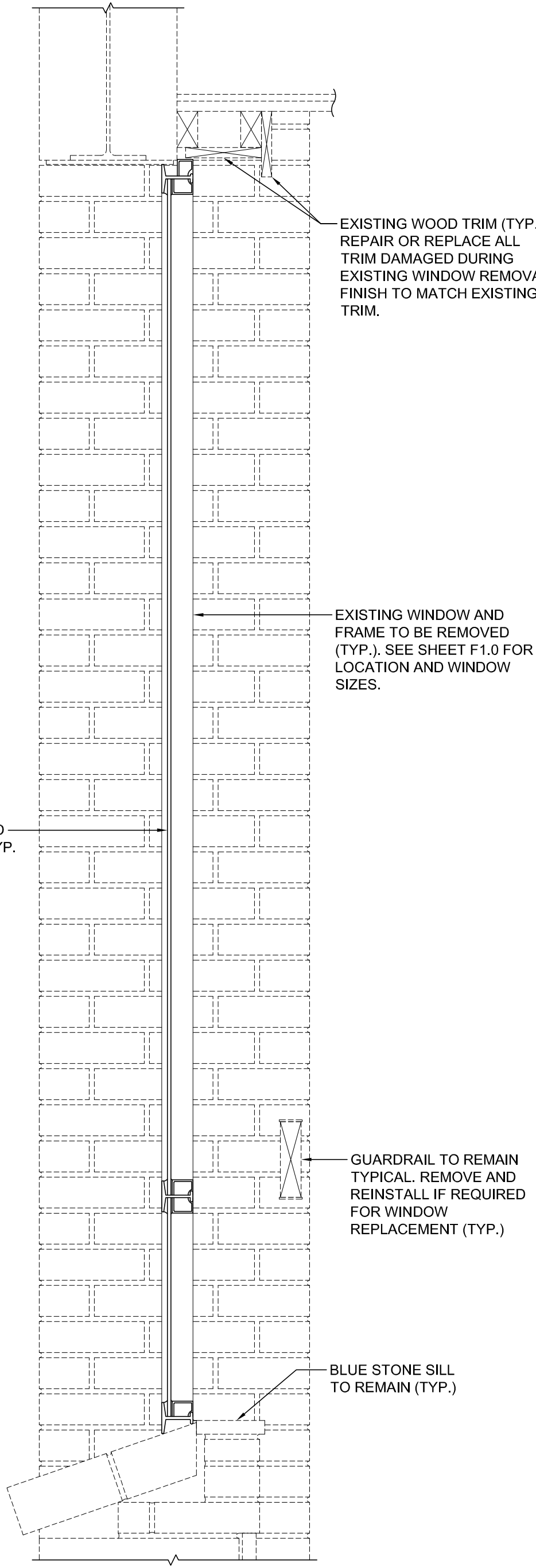


DEMOLITION WINDOW SECTION

2

1 1/2" = 1'-0"

F1.1

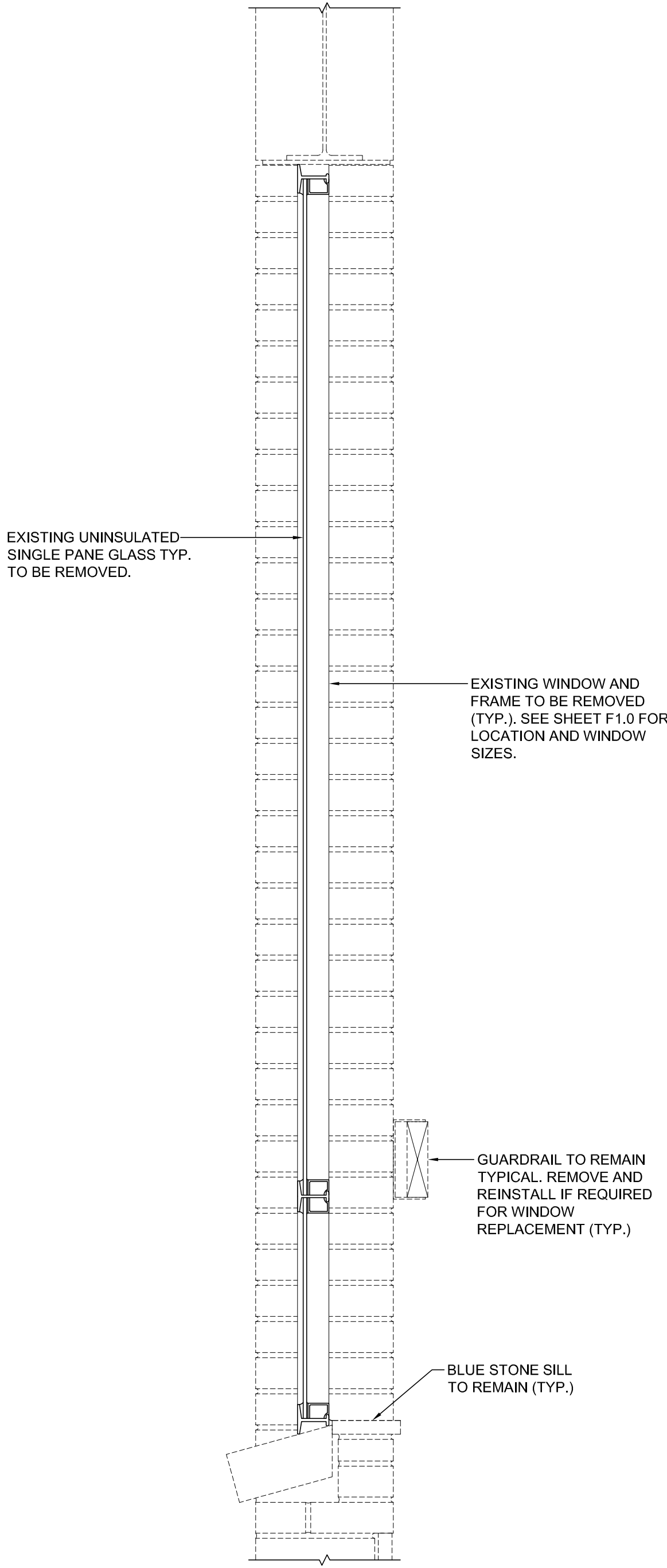


DEMOLITION WINDOW SECTION

3

1 1/2" = 1'-0"

F1.1

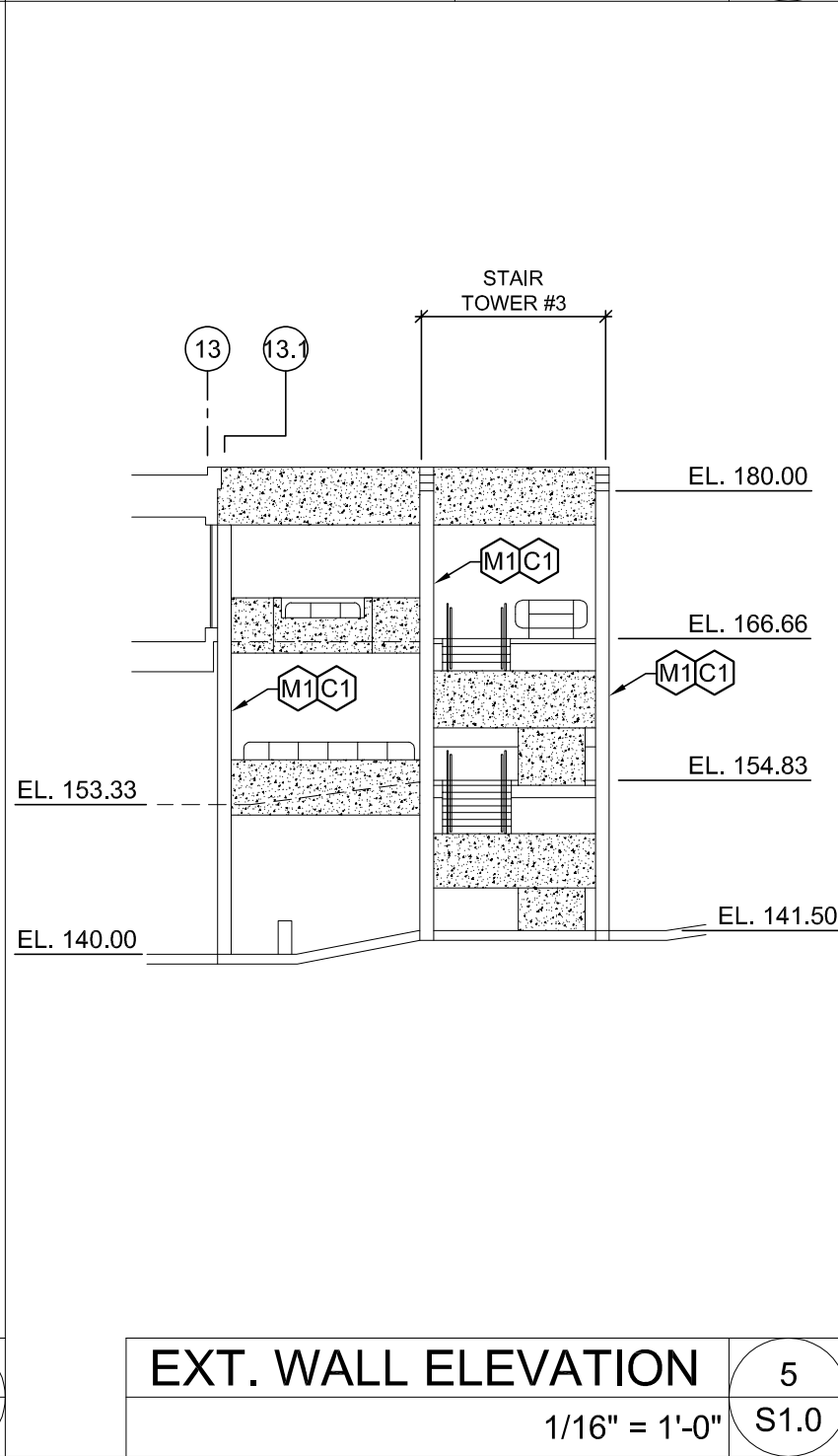
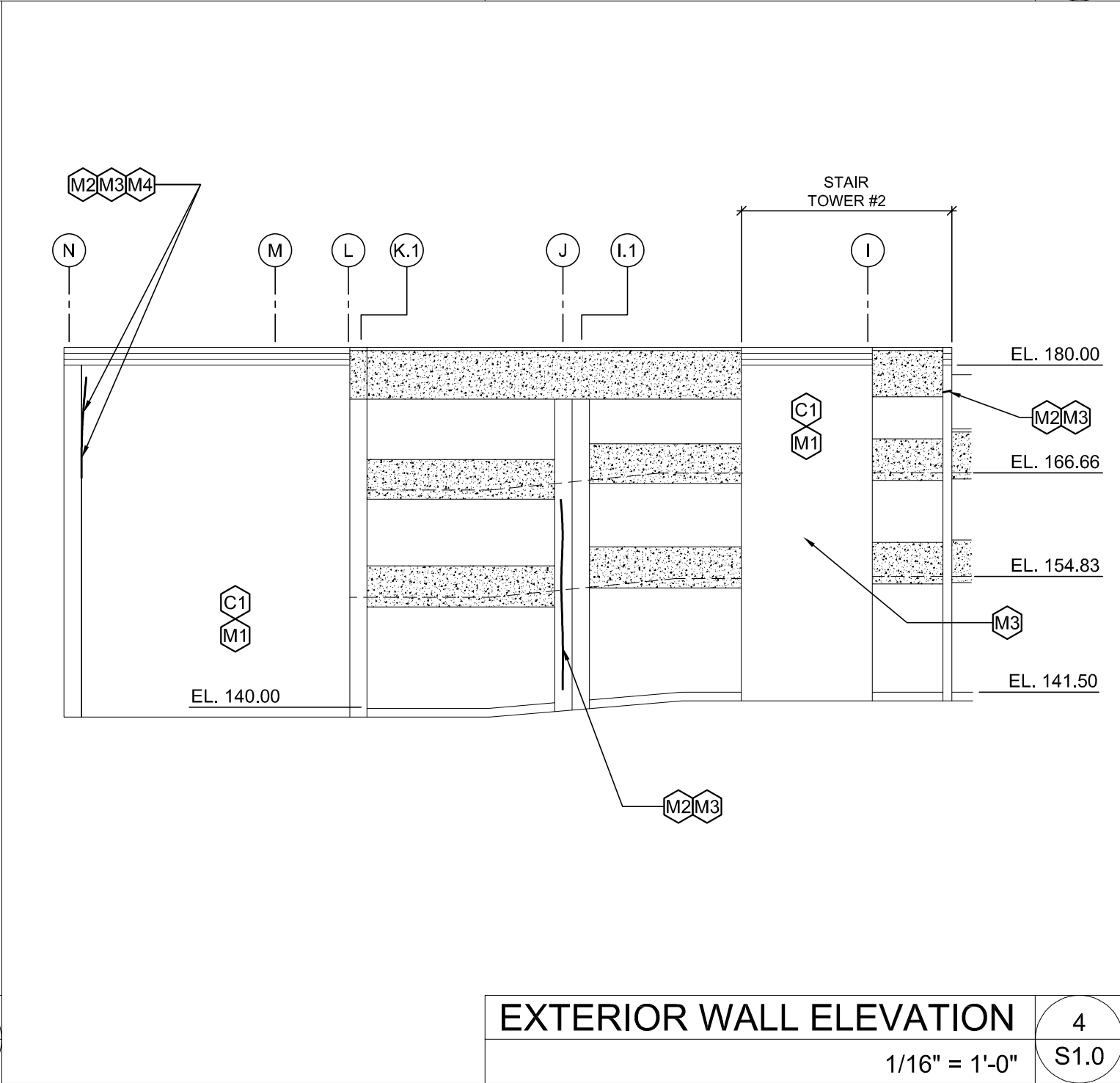
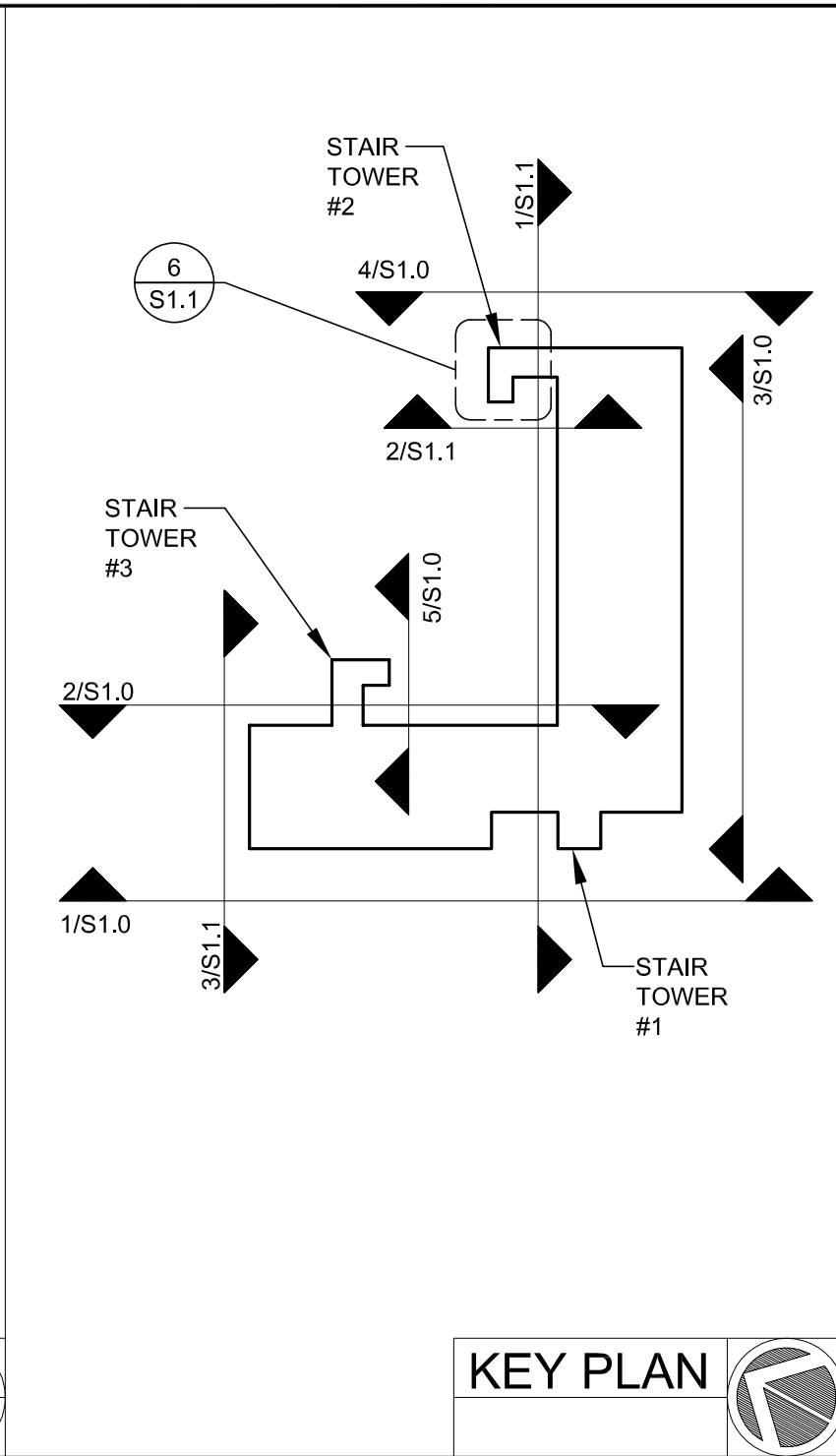
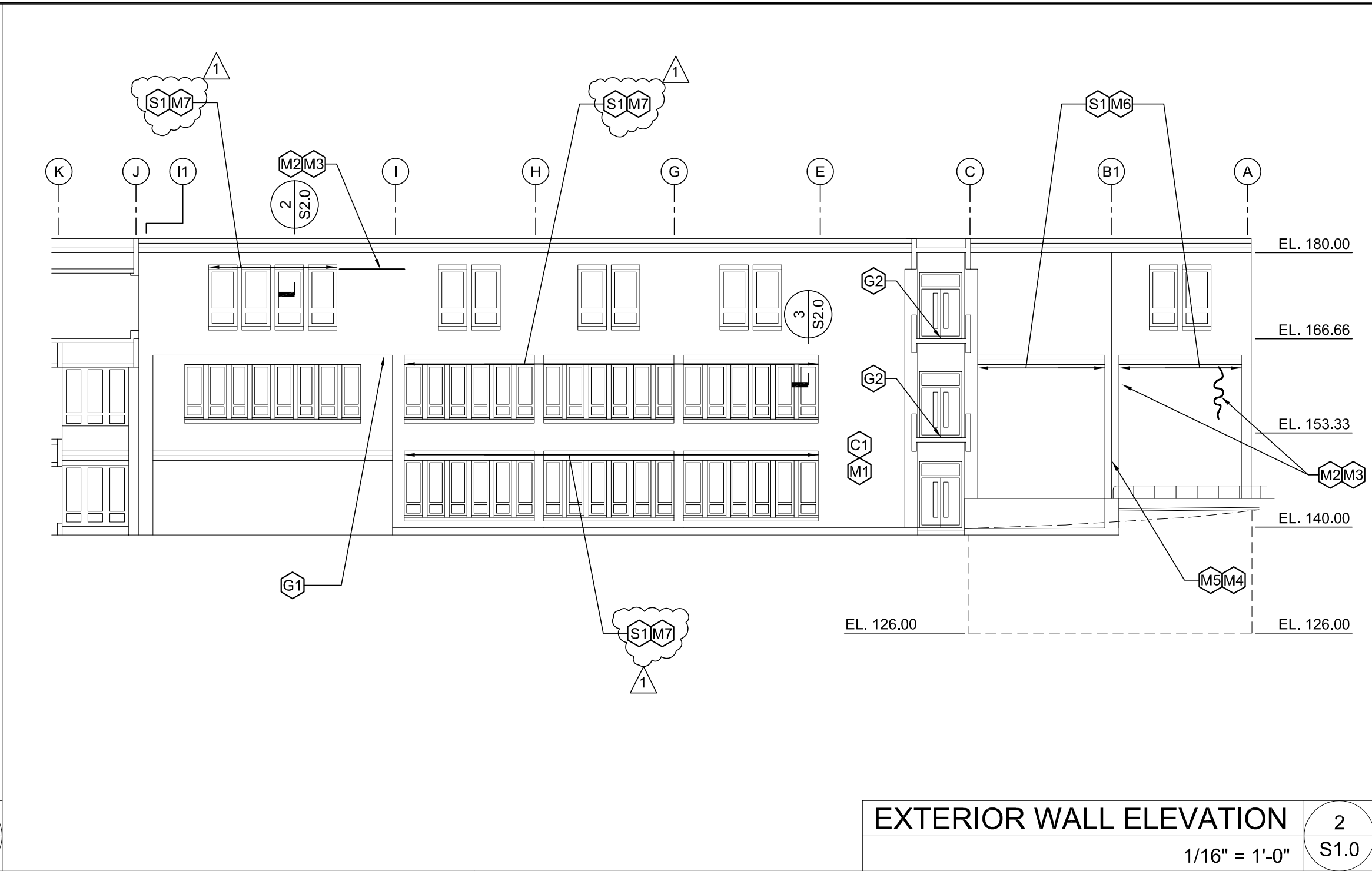
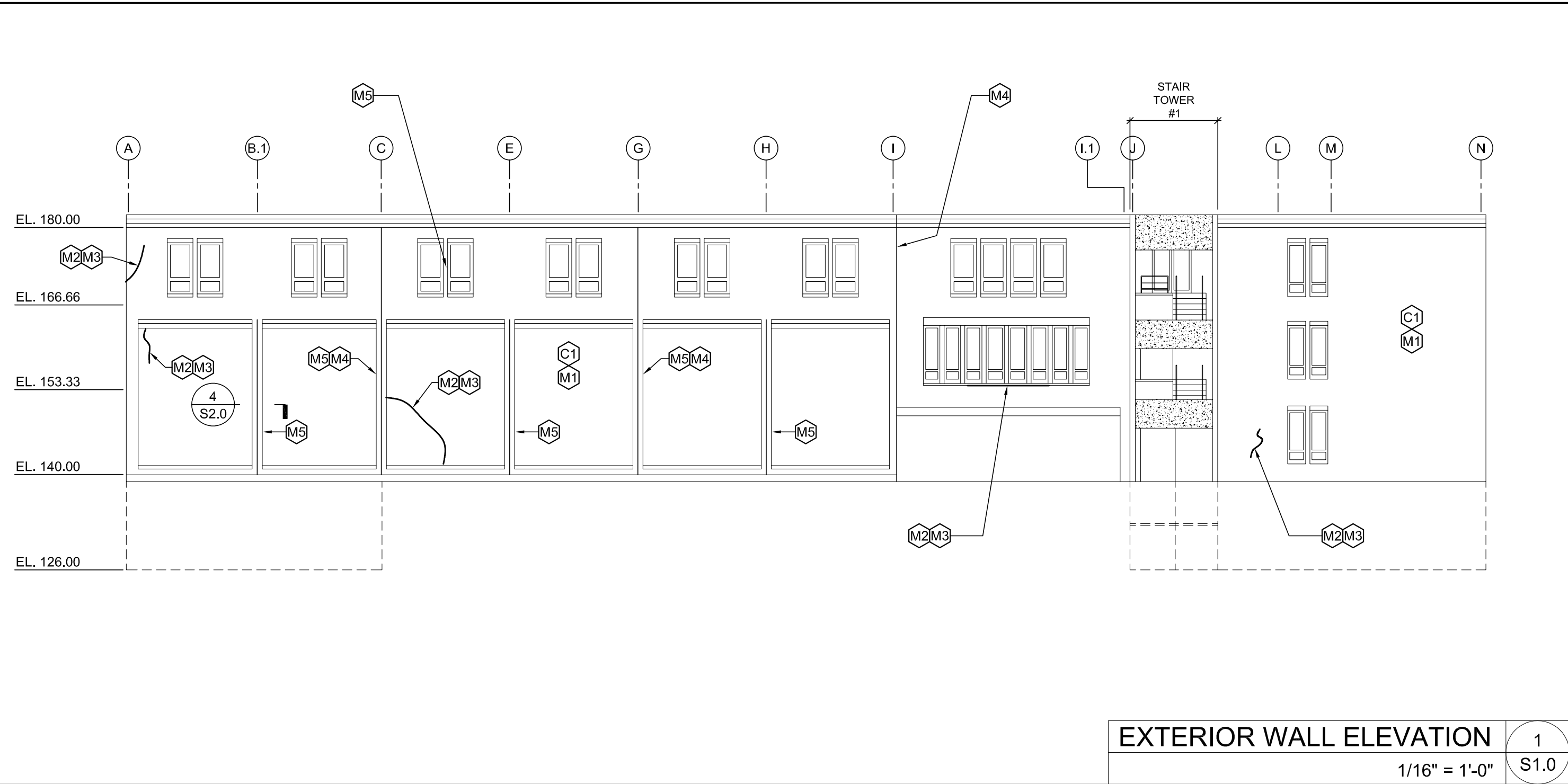


DEMOLITION WINDOW SECTION

4

1 1/2" = 1'-0"

F1.1



1. WALL CRACK LOCATIONS AND CORRODED LINTEL PLATES SHOWN ON ELEVATIONS ARE THOSE OBSERVED AT THE TIME OF THE ASSESSMENT REPORT DATED, AUGUST 9, 2020. ALL BUILDING DEFICIENCIES MAY NOT BE SHOWN. CONTRACTOR TO INSPECT ALL EXTERIOR BUILDING WALLS FOR ADDITIONAL WALL CRACKS, MISSING OR DAMAGED SEALANT, AND CORRODED STEEL LINTELS. NOTIFY OUR OFFICE OF ANY SIGNIFICANT DISCREPANCIES.

2. SEE DEMOLITION ELEVATIONS, STAIR NO. 2 DEMOLITION PLAN AND DEMOLITION NOTES ON SHEET D1.0.

3. SEE SPECIFICATIONS FOR ADDITIONAL INFORMATION.

4. RE-USE THE EXISTING BRICK TO GREATEST EXTENT POSSIBLE. ALL NEW BRICK AND MORTAR TO BE APPROVED BY OWNER. MATCH EXISTING BRICK COLOR AND SIZE. MORTAR COLOR TO MATCH EXISTING.

(ALTERNATE No. 2)

WALL REPAIR NOTES	6
NO SCALE	S1.1

<b>CLEANING</b> C1 PRESSURE WASH EXTERIOR FACES OF BUILDING (TYPICAL)	<b>MASONRY</b> M1 REMOVE LOOSE MORTAR AND RE-POINT TYPICAL AT ALL ELEVATIONS. M2 ROUT MORTAR JOINTS AND REPOINT AT VERTICAL AND HORIZONTAL CRACKS. M3 REPLACE CRACKED BRICK TO MATCH EXISTING. M4 ADD BRICK EXPANSION JOINTS. M5 REMOVE AND REPLACE ALL CRACKED BRICK. M6 REMOVE BRICK, REPLACE STEEL LINTEL PLATE, INSTALL NEW FLASHING AND RE-LAY BRICK. PROVIDE WEEPS 24"o/c WITH WEEP HOLE COVERS. M7 REMOVE BRICK, WIRE BRUSH ALL CORROSION FROM STEEL LINTEL PLATE, RE-WELD LINTEL PLATE TO BEAM IF WELD IS DETERIORATED, PRIME AND REPAINT PLATES, INSTALL NEW FLASHING AND RE-LAY BRICK. PROVIDE WEEPS 24"o/c WITH WEEP HOLE COVERS.	<b>JOINT SEALANT</b> J1 REMOVE EXISTING JOINT SEALANT AND APPLY NEW JOINT SEALANT AT ALL EXISTING BRICK EXPANSION JOINTS (TYPICAL). (ALTERNATE No. 2)
<b>STRUCTURAL STEEL LINTELS</b> S1 REPLACE CORRODED STEEL LINTEL PLATES. S2 REPLACE NON-CONTINUOUS LINTEL PLATES WITH NEW CONTINUOUS PLATE.	<b>MISCELLANEOUS</b> G1 RE-ATTACH LOOSE CEILING. G2 CLEAN DRAINS	

DATE	SHEET NUMBER
01/31/2024	7
PROJECT NO.	23-74

WALL REPAIR LEGEND	7
NO SCALE	S1.1

EXTERIOR WALL ELEVATIONS, ELEVATION NOTES, AND WALL REPAIR LEGEND

**FF****FLEMING & ASSOCIATES, P.A.**

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SEAL

**BID SET**

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1200 MURCHISON RD.  
FAYETTEVILLE, NC 28301

SCO ID# 22-25495-01A

PROJECT TEAM

DESIGNED BY:  
S. FLEMING, PE, RBEC

DRAWN BY:  
S. WHEELER

CHECKED BY:  
S. FLEMING, PE, RBEC

REVISIONS		
NO.	REASON	DATE
1	ADDENDUM #1 ADDED NOTE M7	3-1-2024

SHEET TITLE

EXTERIOR WALL  
ELEVATIONS,  
ELEVATION  
NOTES, AND  
WALL REPAIR  
LEGEND

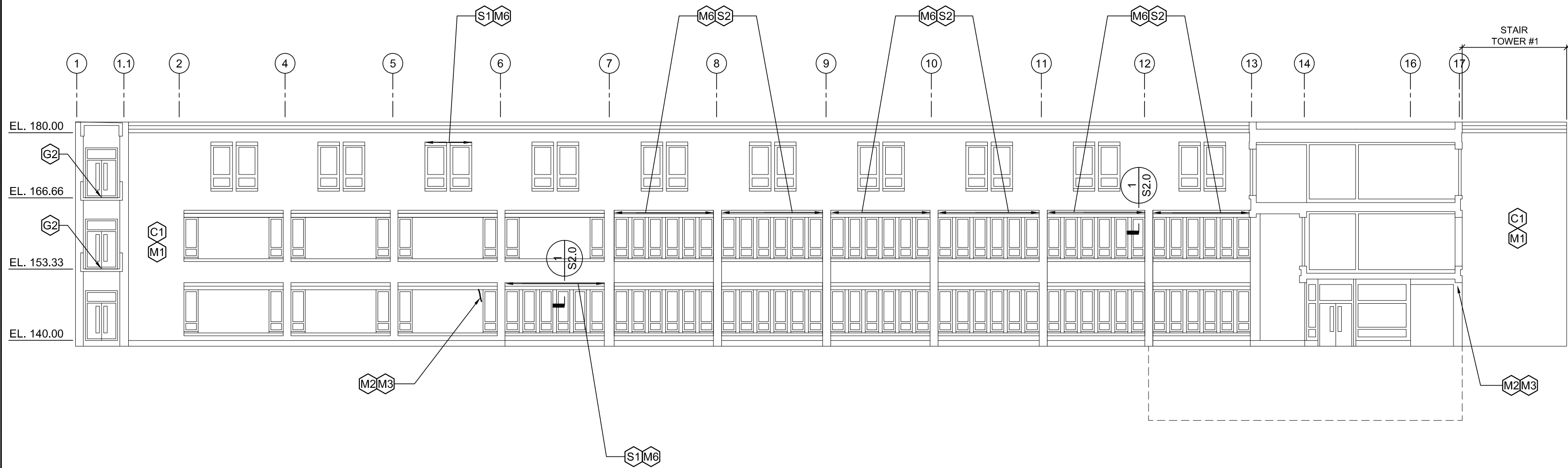
DATE	SHEET NUMBER
01/31/2024	7
PROJECT NO.	23-74

WALL REPAIR LEGEND

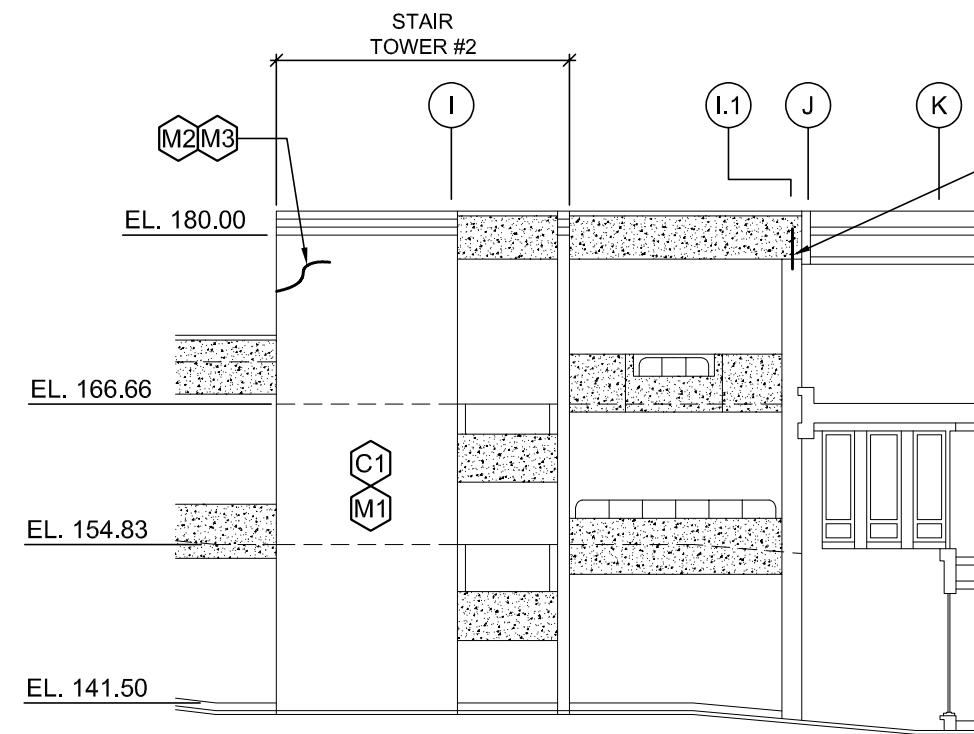
NO SCALE

S1.1

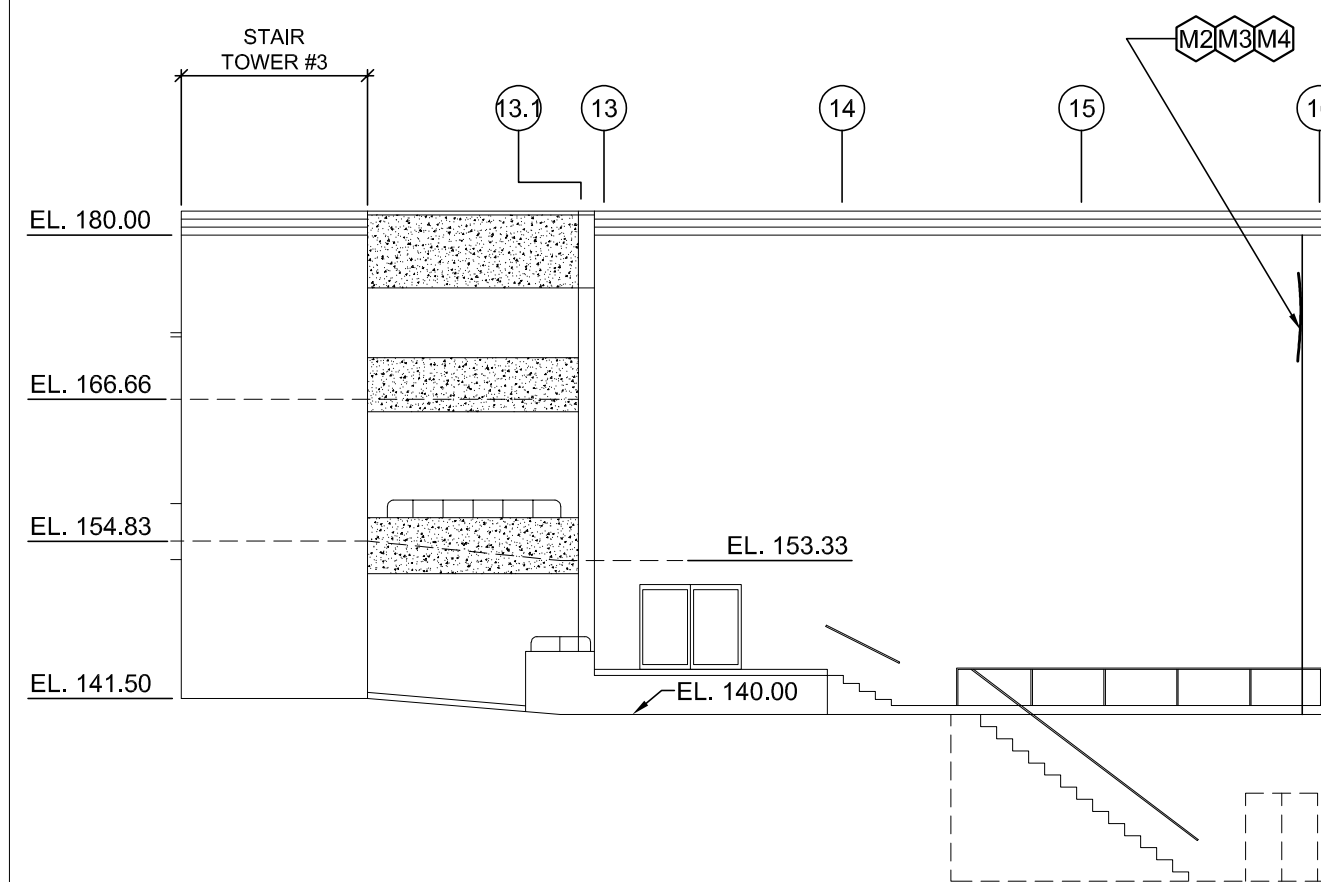
S1.0



EXTERIOR WALL ELEVATION 1  
1/16" = 1'-0" S1.1



EXTERIOR WALL ELEVATION 2  
1/16" = 1'-0" S1.1



EXTERIOR WALL ELEVATION 3  
1/16" = 1'-0" S1.1

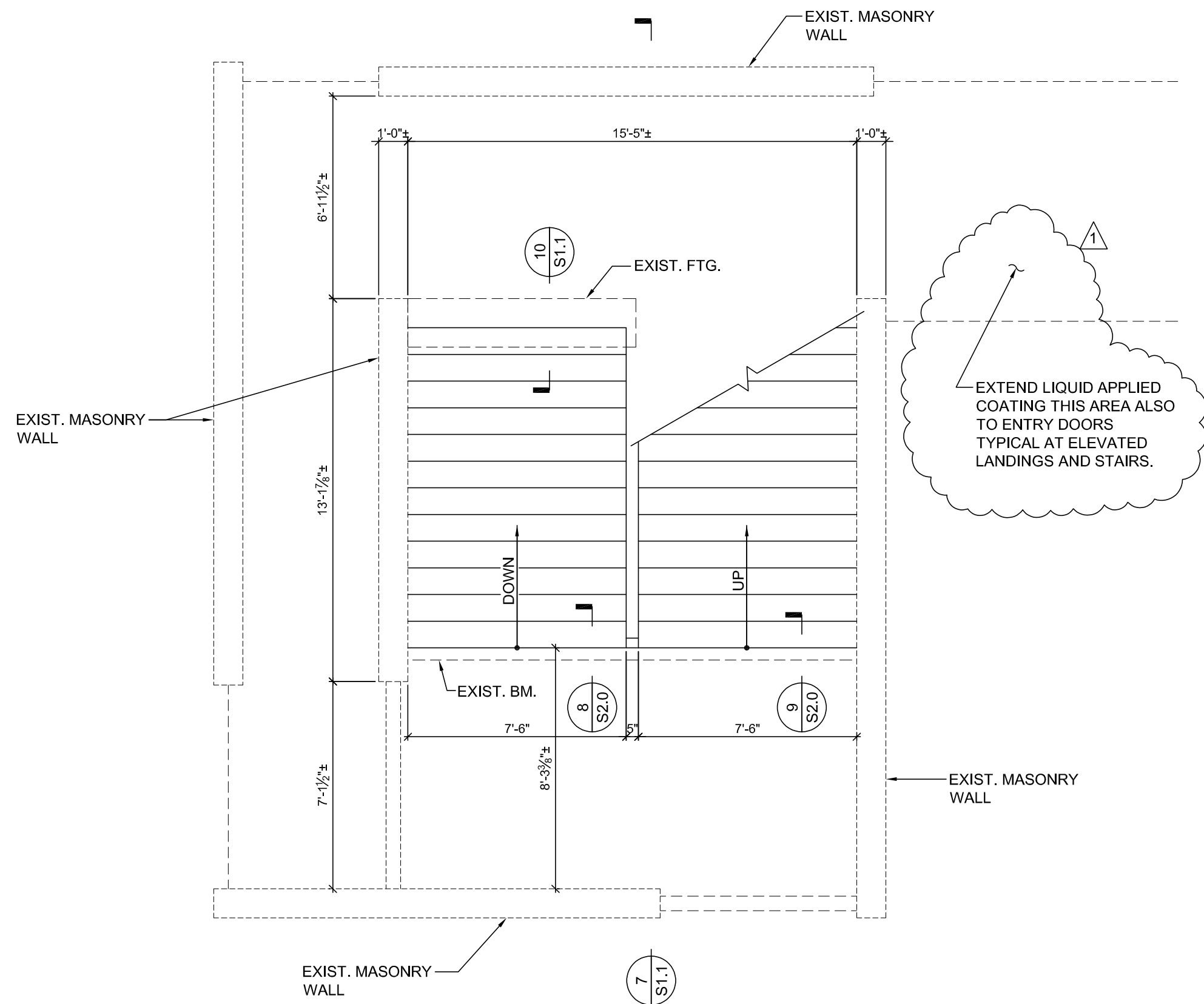
1. SEE WALL REPAIR NOTES ON SHEET S1.0.
2. SEE WALL REPAIR LEGEND ON SHEET S1.0.

WALL REPAIR NOTES 4  
NO SCALE S1.1

1. EXISTING LANDINGS TO REMAIN. APPLY NEW SLIP RESISTANT LIQUID APPLIED WATERPROOF SURFACE COATING OVER ENTIRE WALKWAY AND STAIRS.
2. SEE DEMOLITION ELEVATIONS, STAIR NO. 2 DEMOLITION PLAN AND DEMOLITION NOTES ON SHEET D1.0.
3. SEE SPECIFICATIONS FOR ADDITIONAL INFORMATION.
4. ALL NEW HANDRAILS TO MEET N.C. STATE BUILDING CODE.
5. REPAIR CRACKS IN STAIRS WITH HIGH STRENGTH EPOXY PATCHING MORTAR.

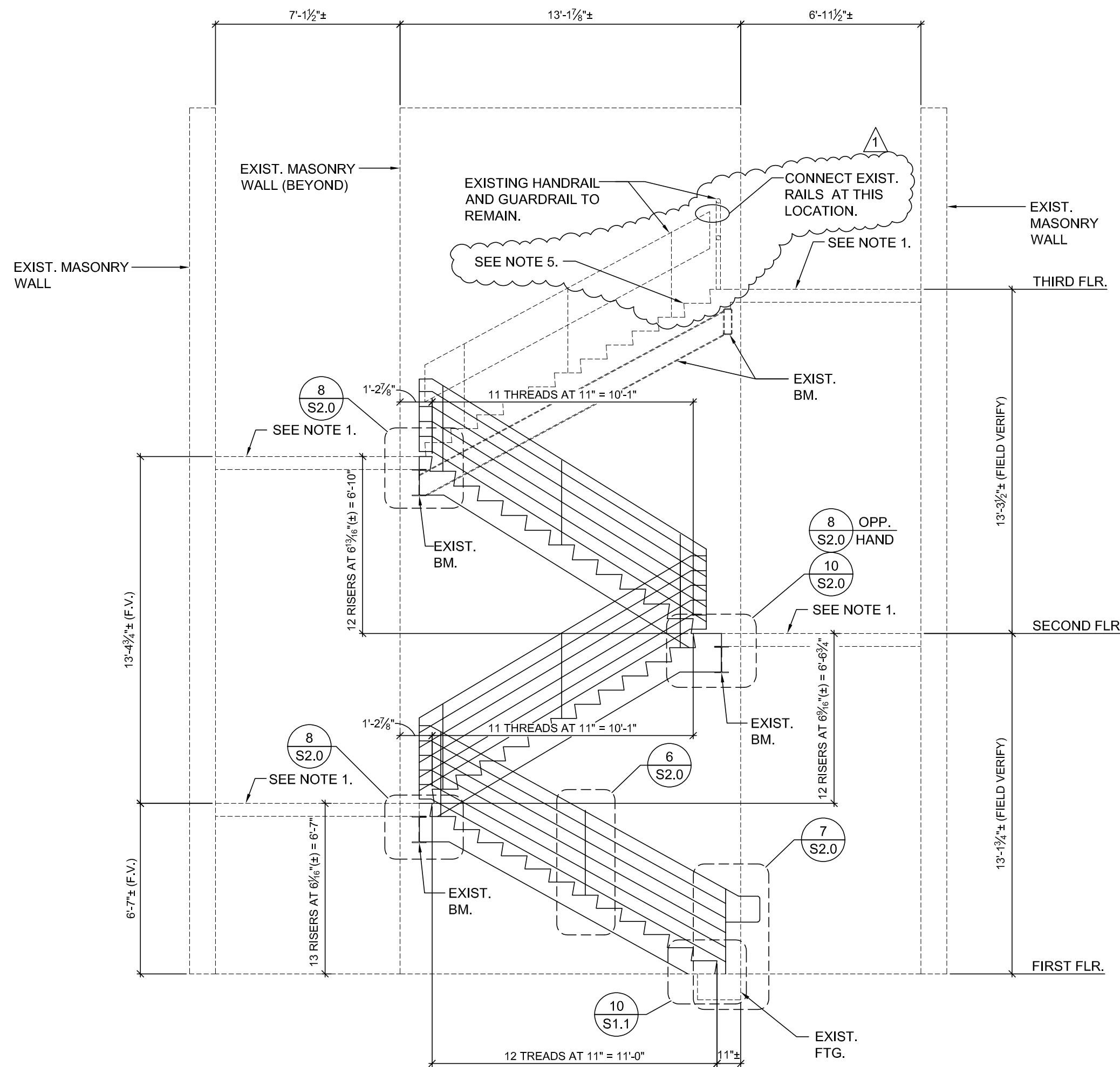
(ALTERNATE No. 1)

STAIR NO.2 REPAIR NOTES 8  
NO SCALE S1.1



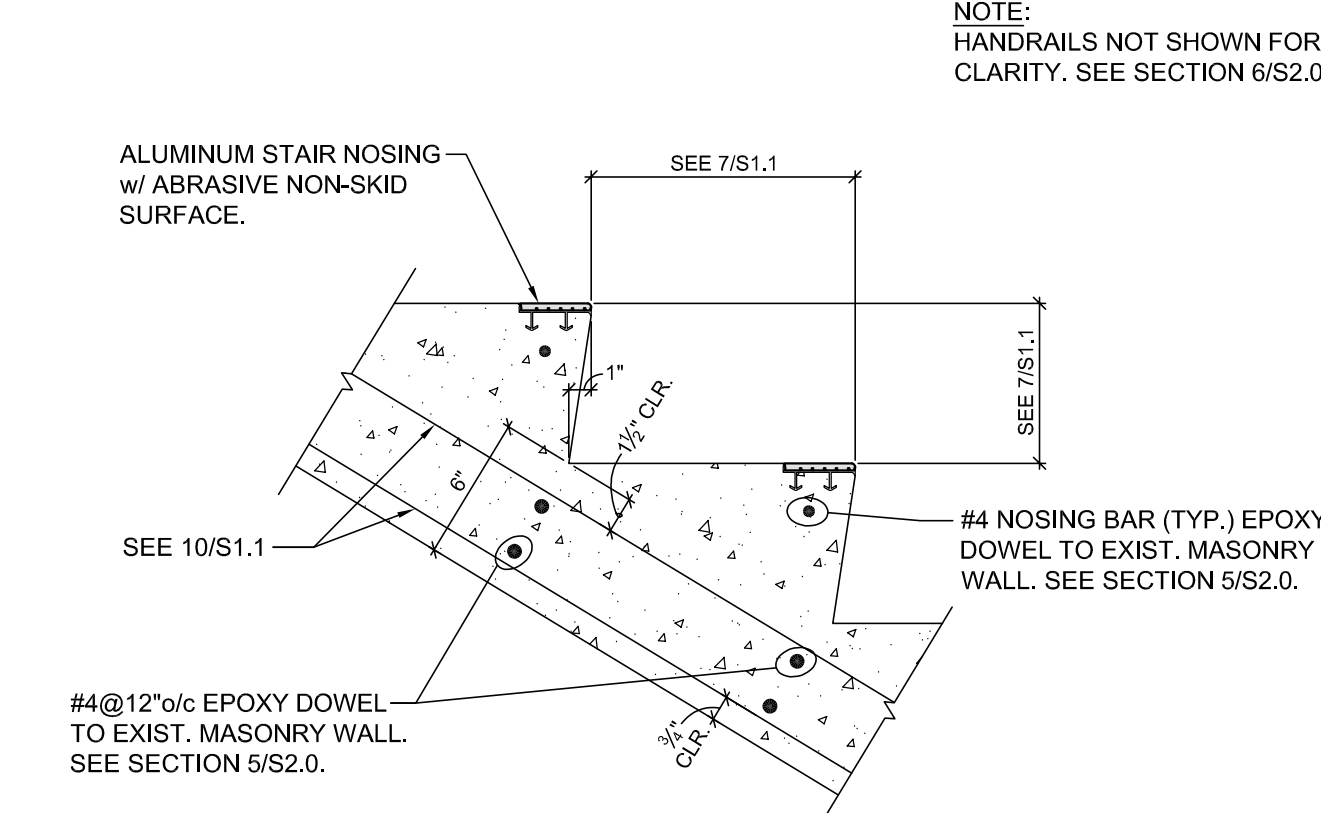
NOTE:  
SECOND FLOOR STAIR PLAN SIMILAR TO FIRST FLOOR STAIR PLAN.  
SEE STAIR NO.2 SECTION 7/S1.1.

FIRST FLOOR STAIR NO.2 PLAN 6  
1/4" = 1'-0" S1.1



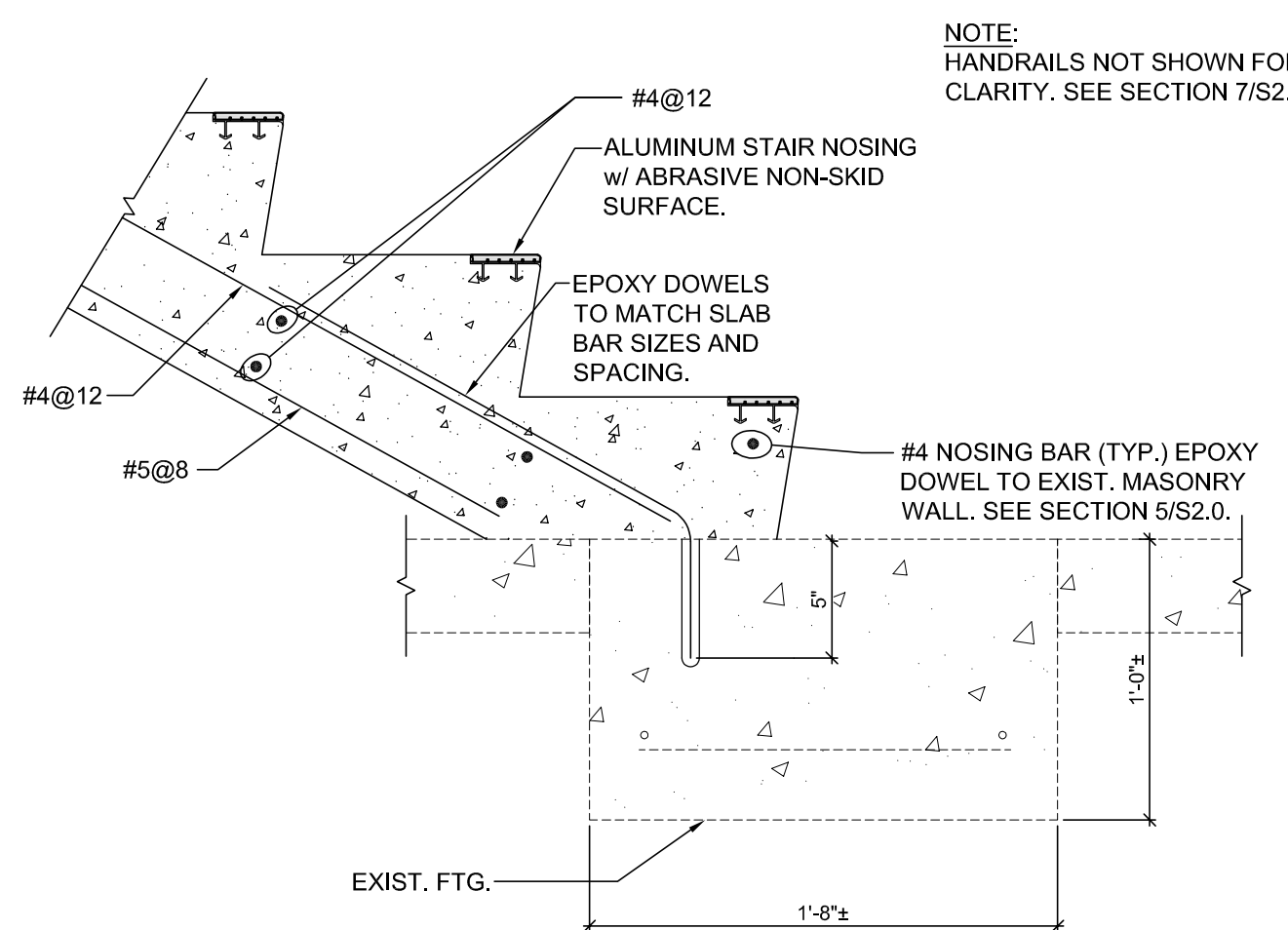
NOTE:  
DESIGN LIVE LOAD = 100psf

STAIR NO.2 SECTION 7  
1/4" = 1'-0" S1.1



NOTE:  
HANDRAILS NOT SHOWN FOR CLARITY. SEE SECTION 6/S2.0.

CAST-IN-PLACE STAIR NO. 2 9  
1 1/2" = 1'-0" S1.1



NOTE:  
HANDRAILS NOT SHOWN FOR CLARITY. SEE SECTION 7/S2.0.

CAST-IN-PLACE STAIR NO. 2 10  
1 1/2" = 1'-0" S1.1



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FAYETTEVILLE, NC 28301  
SCO ID# 22-25495-01A

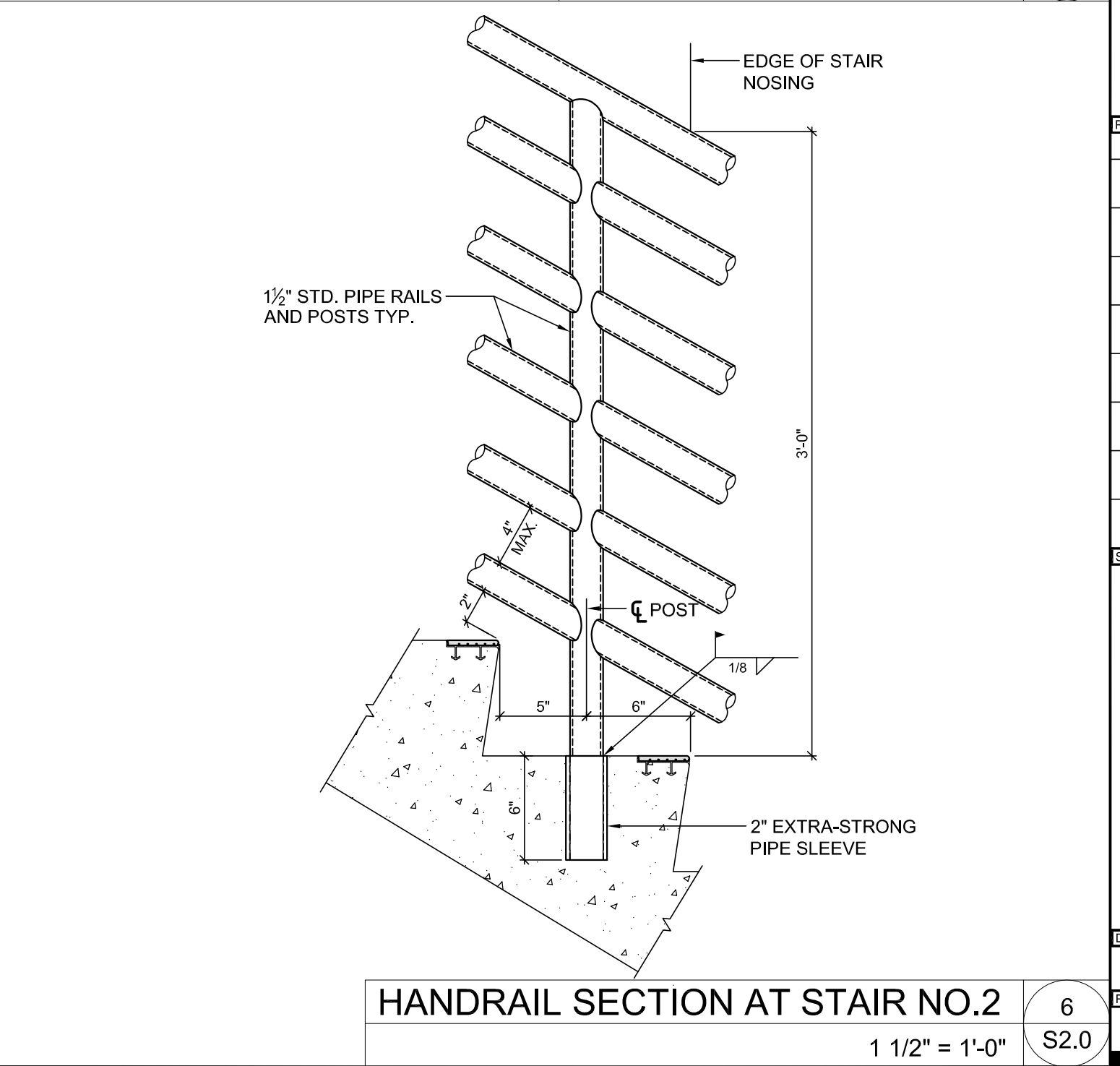
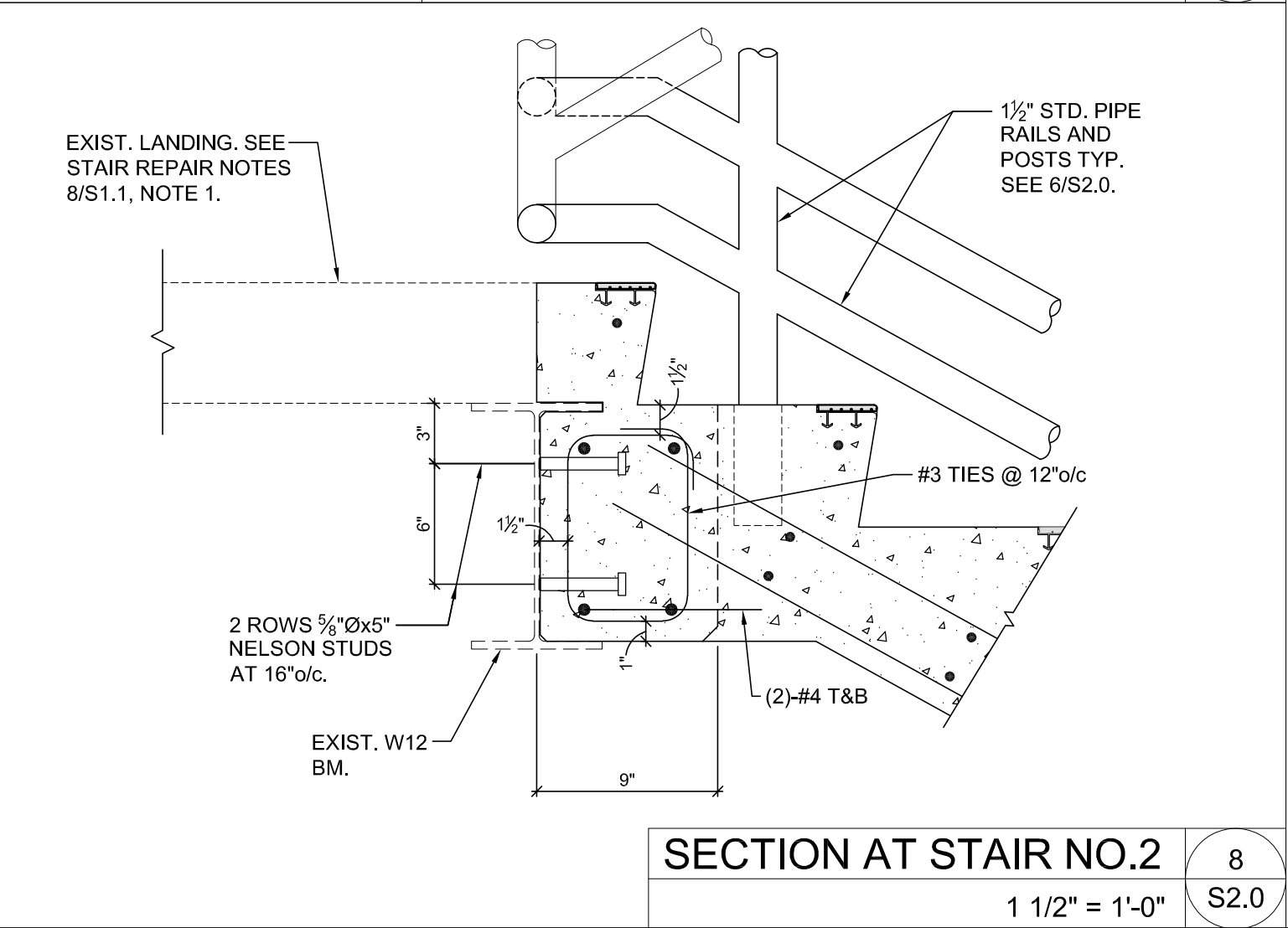
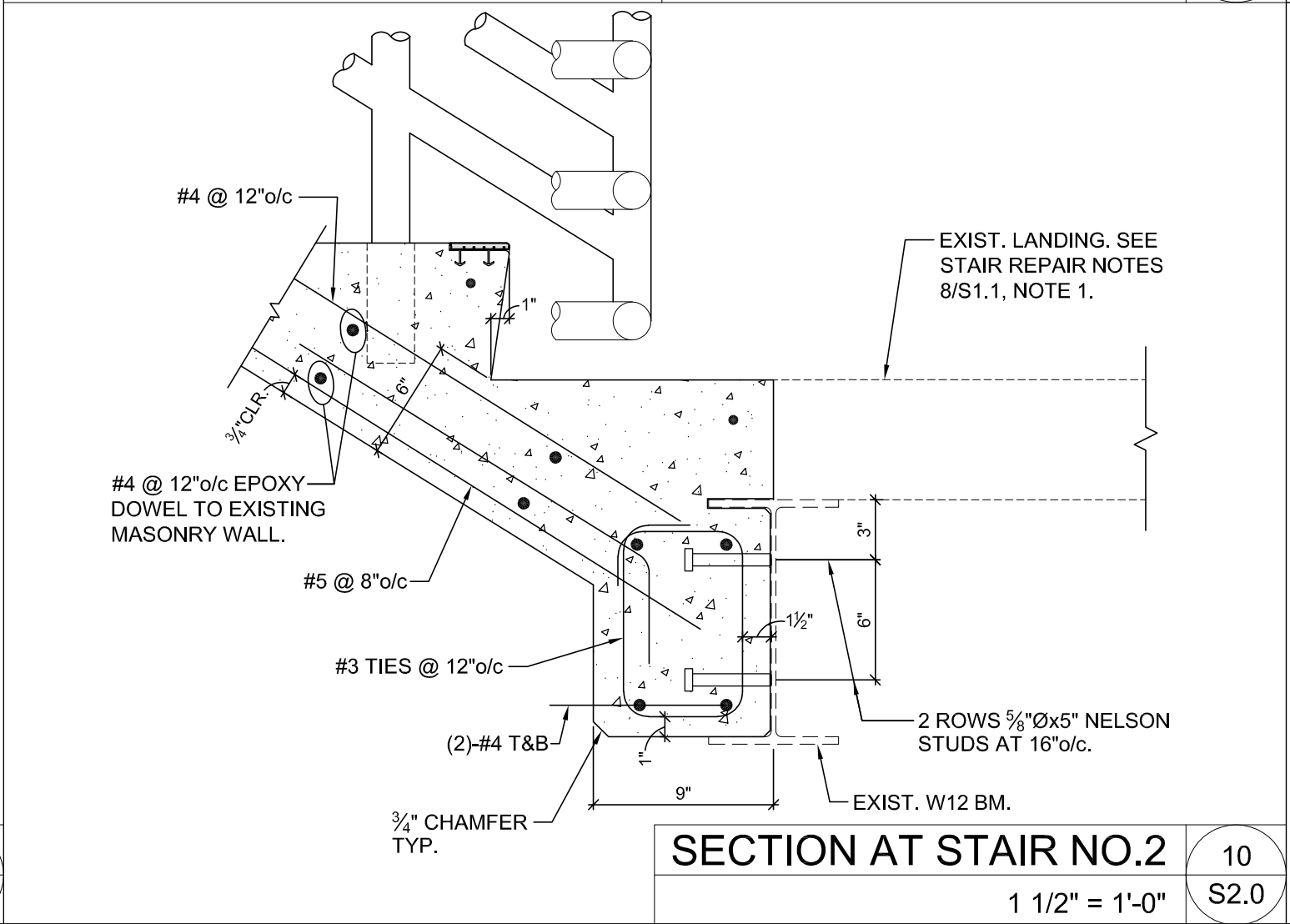
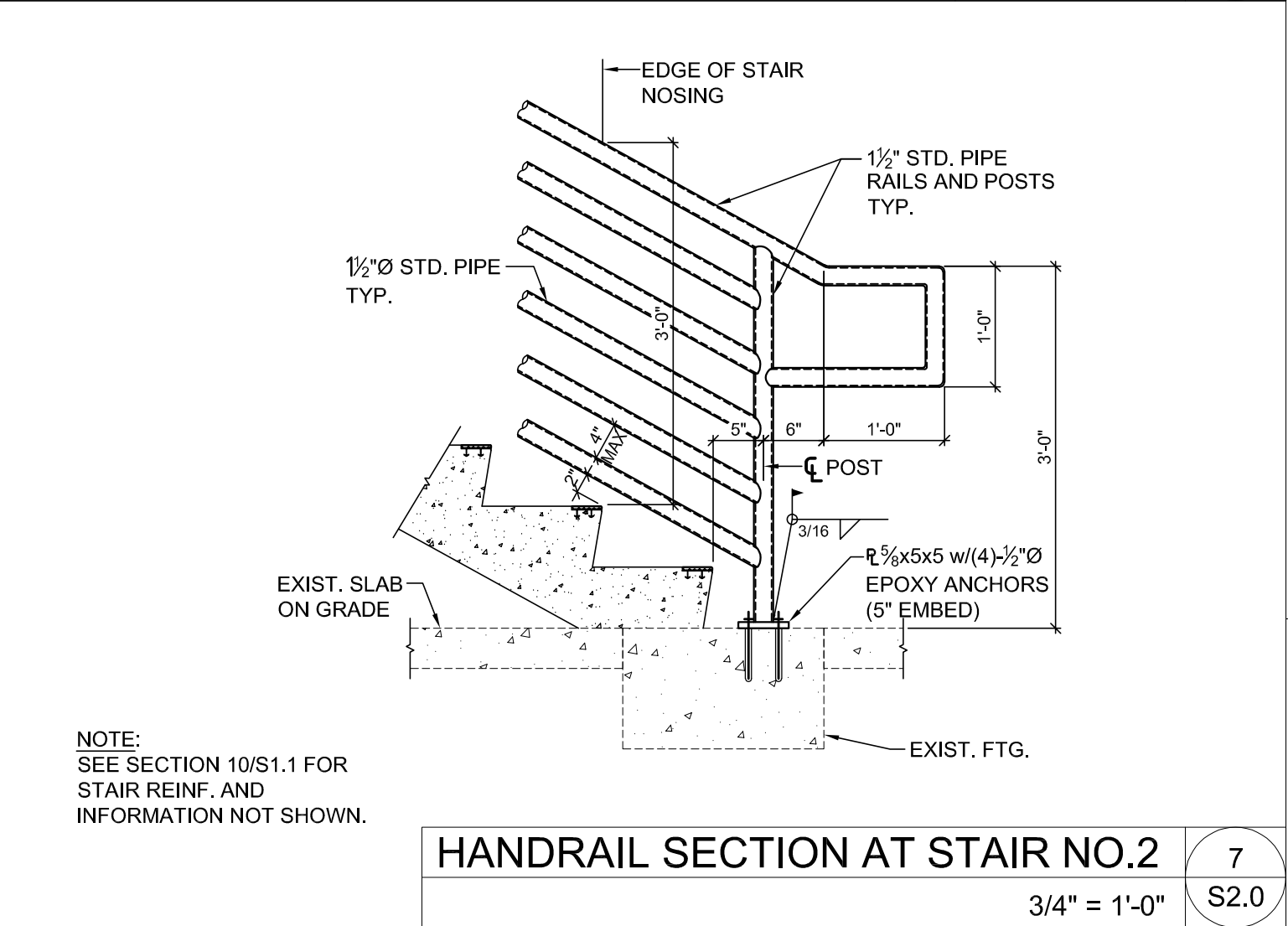
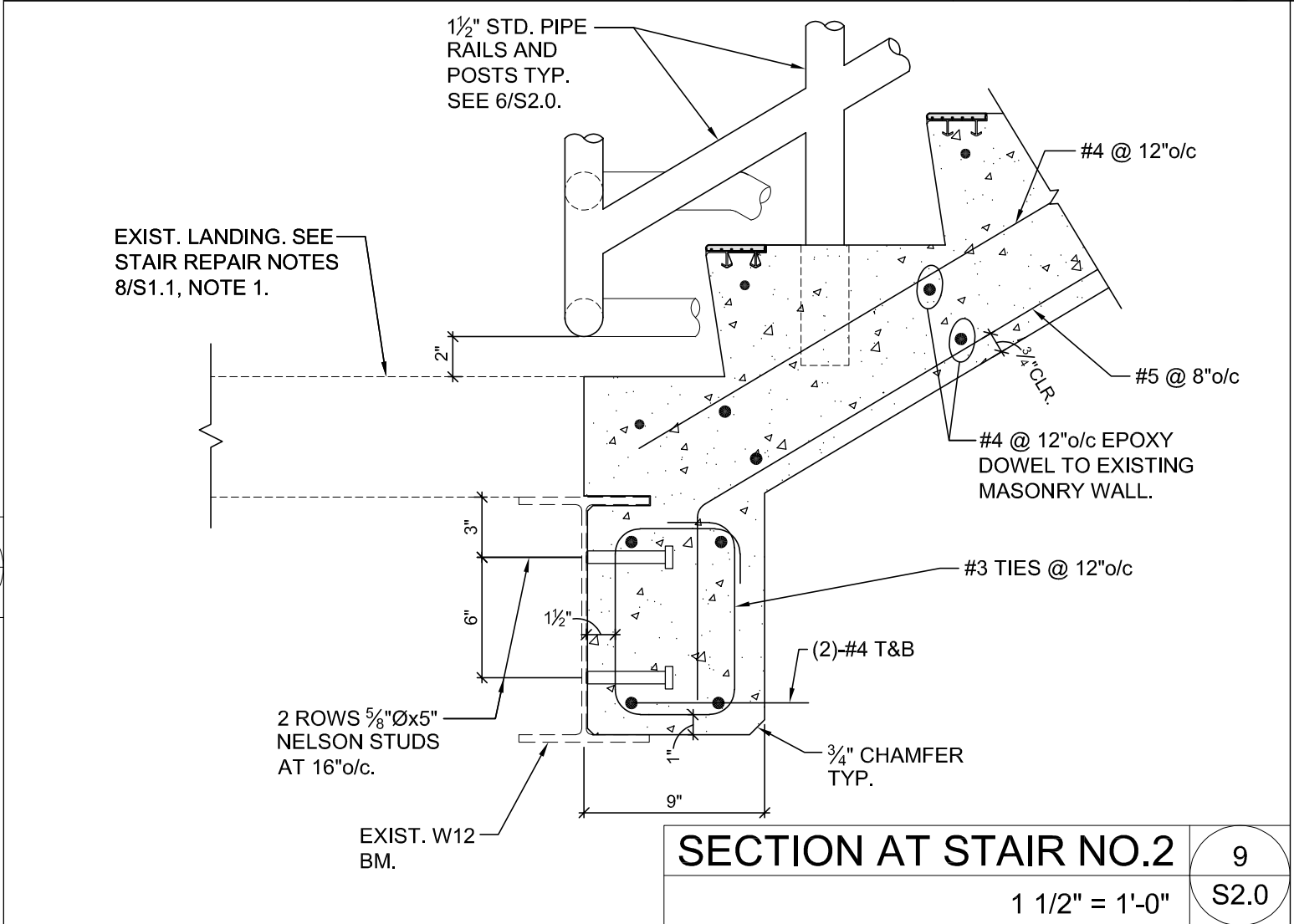
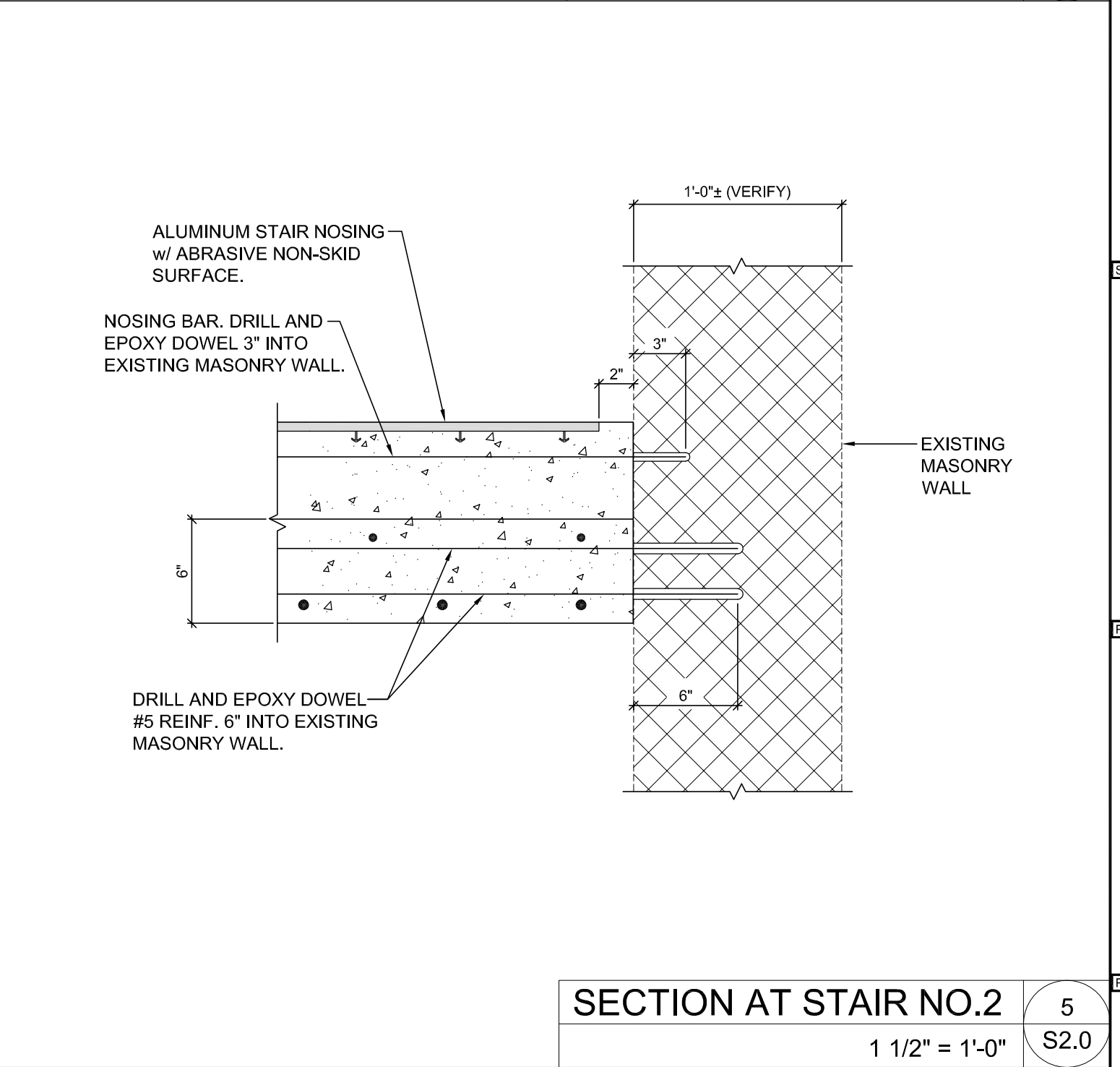
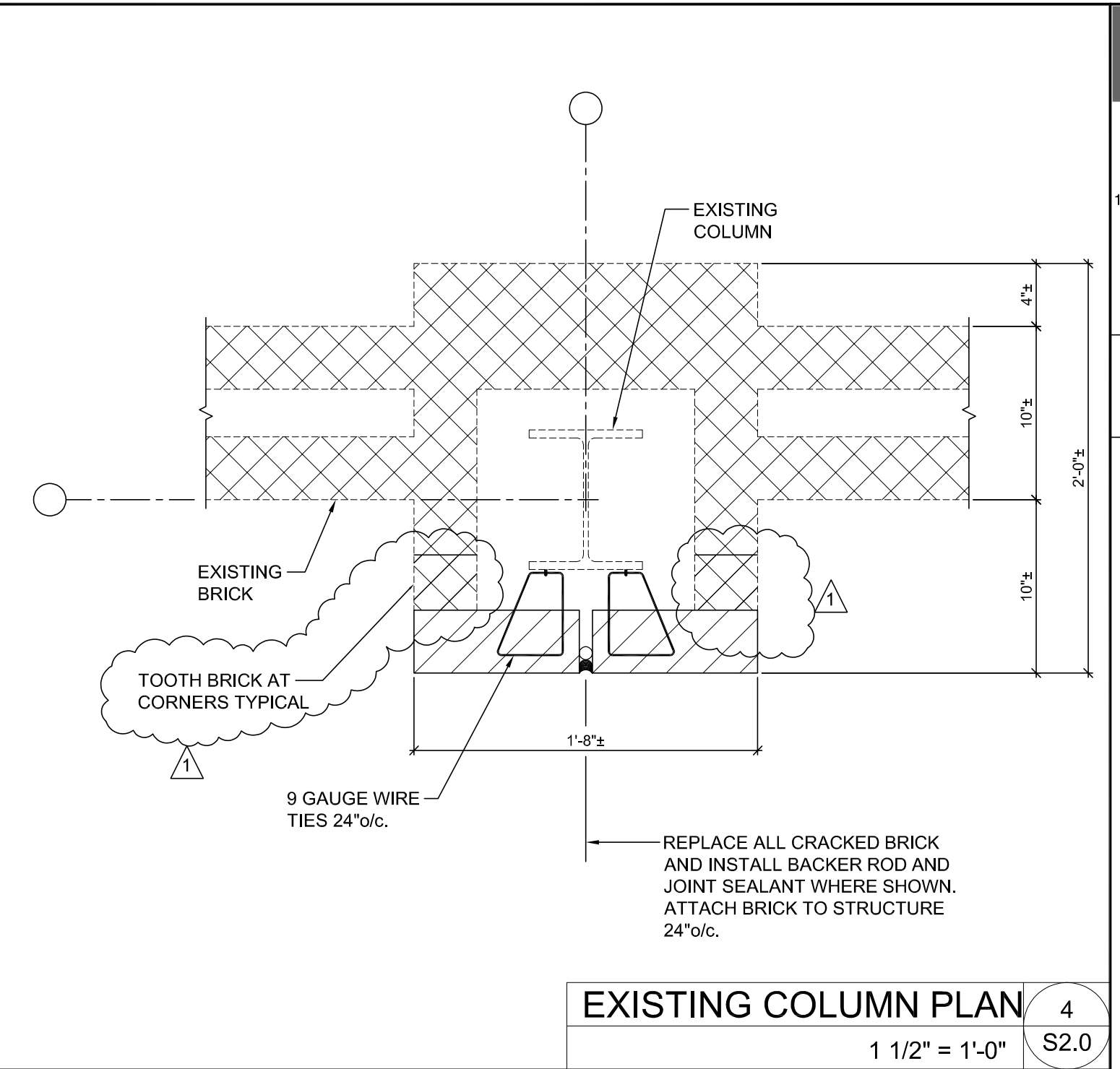
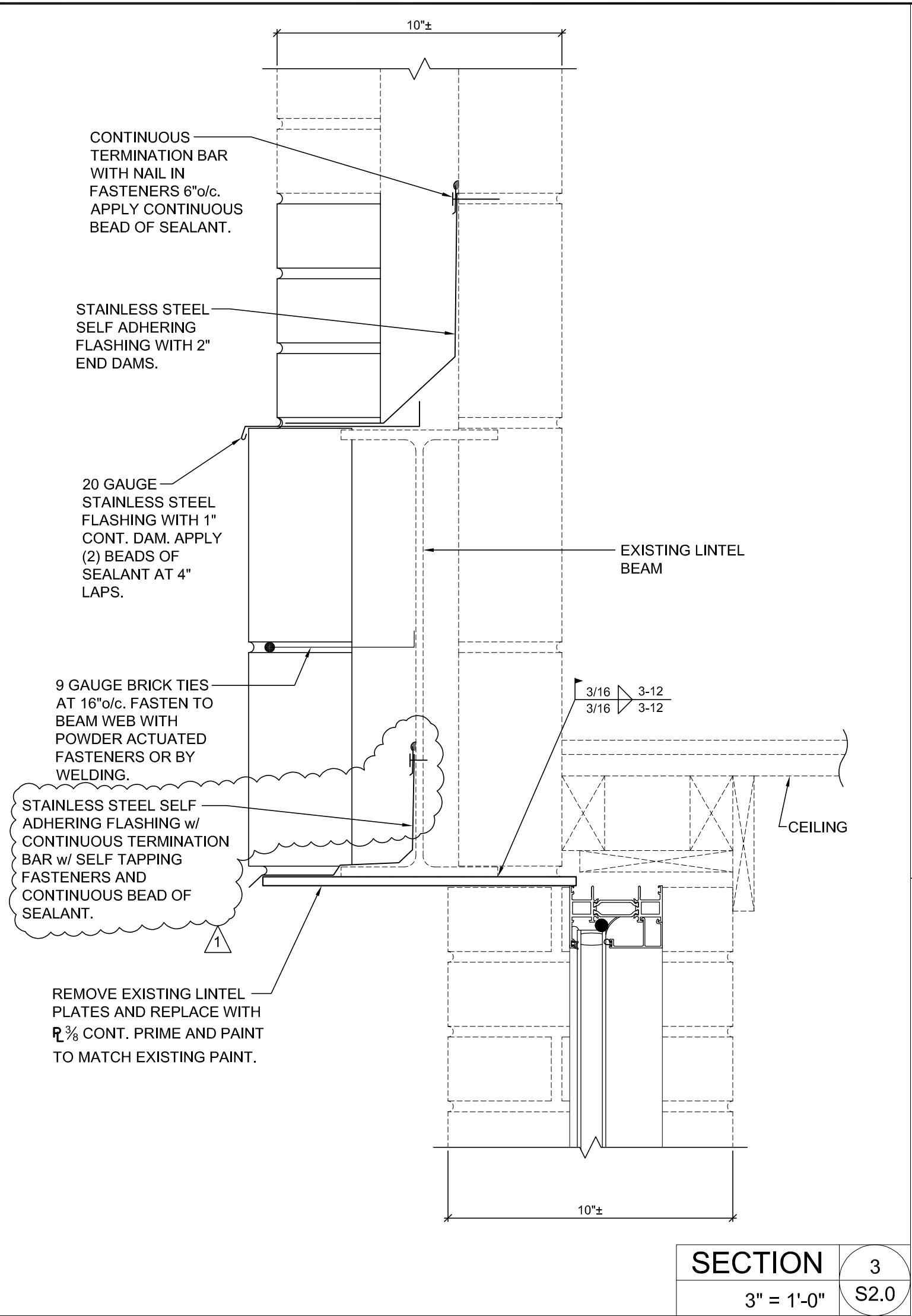
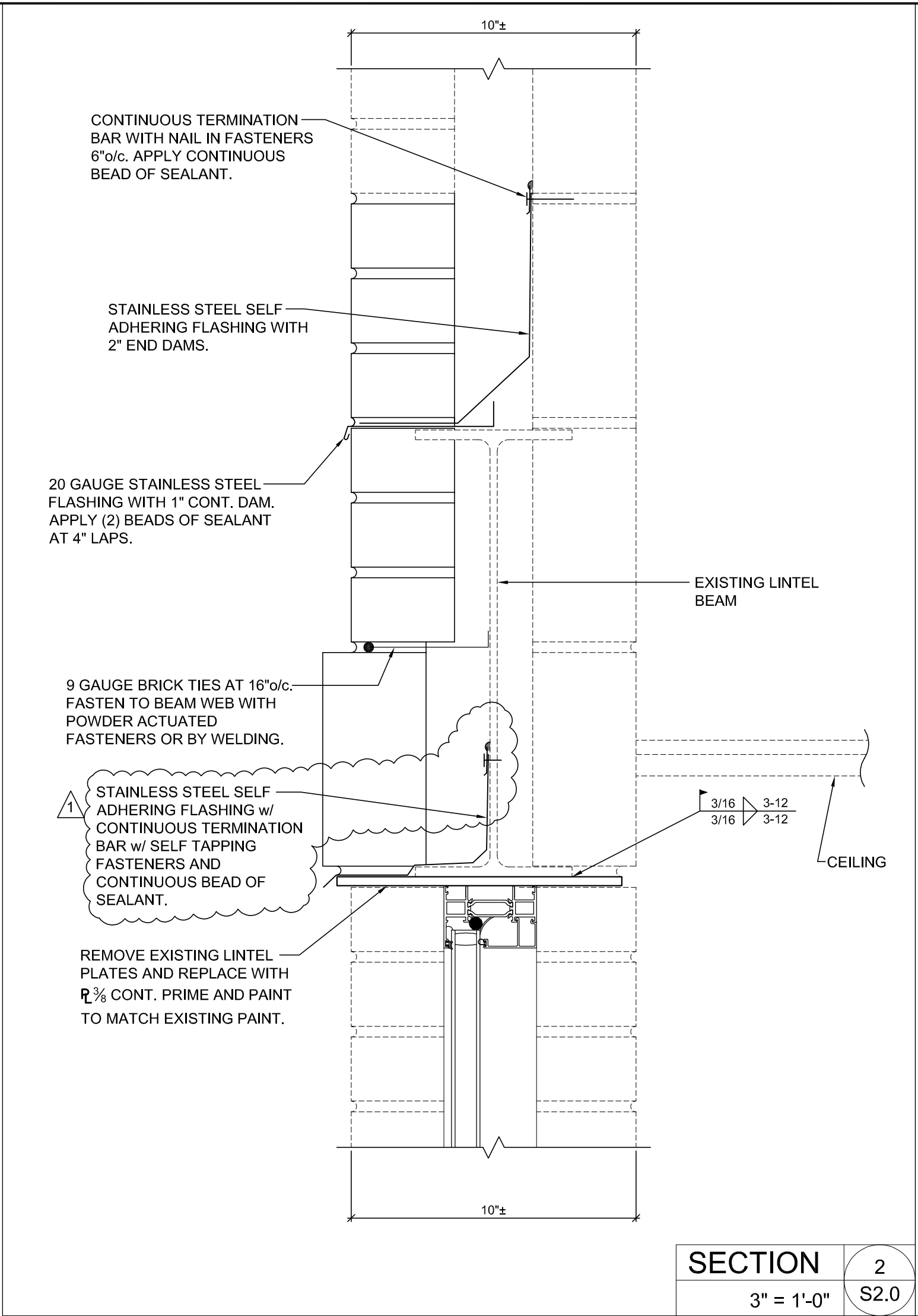
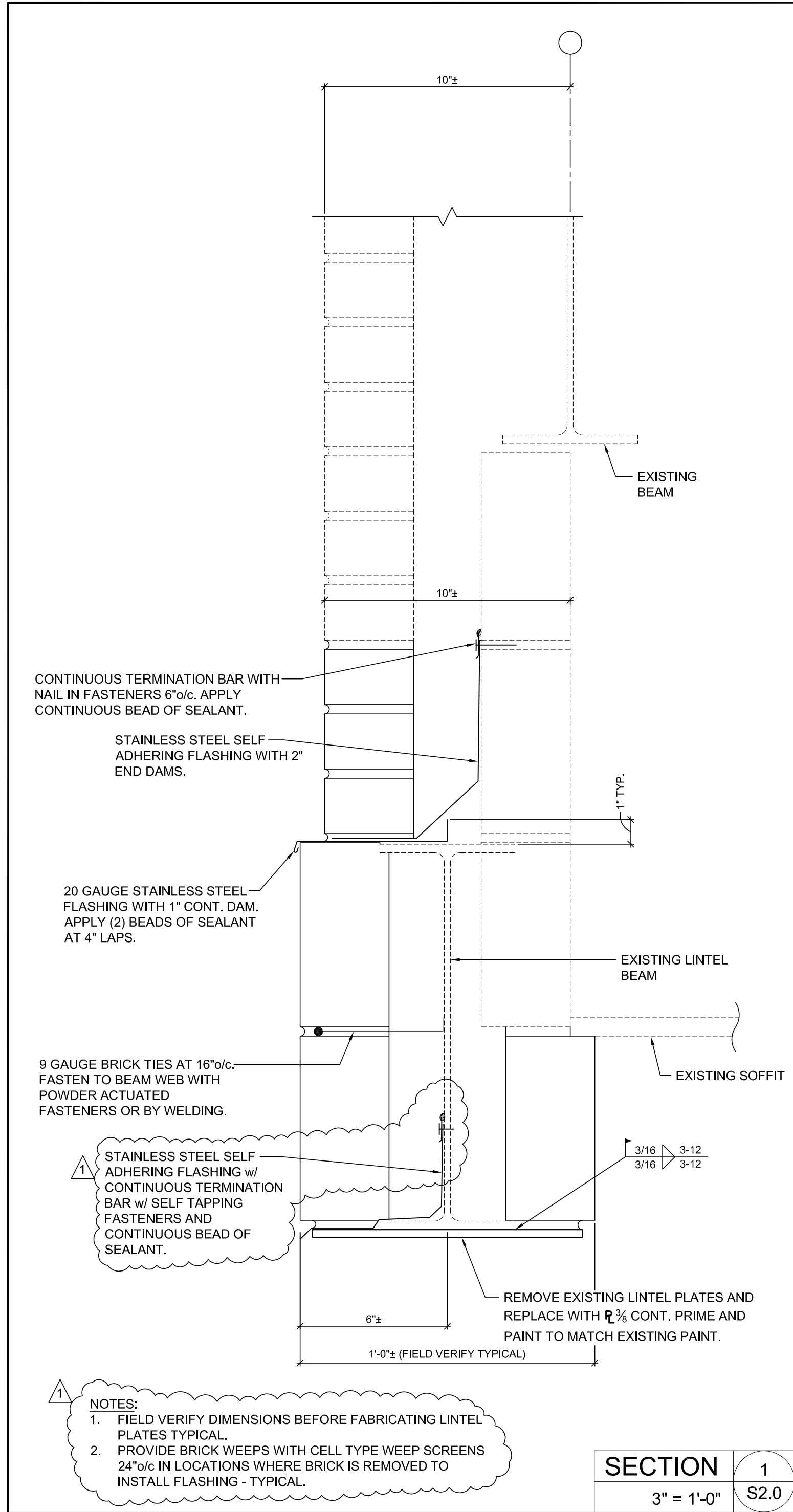
DESIGNED BY:  
**S. FLEMING, PE, RBEC**  
DRAWN BY:  
**S. WHEELER**  
CHECKED BY:  
**S. FLEMING, PE, RBEC**

REVISIONS		
NO.	REASON	DATE
1	ADDENDUM #1 REVISED NOTES	3-1-2024

SHEET TITLE  
**EXTERIOR  
ELEVATIONS,  
ELEVATION  
NOTES, LEGEND,  
STAIR PLAN,  
STAIR SECTION,  
AND STAIR  
NOTES**

DATE  
01/31/2024  
PROJECT NO.  
23-74  
SHEET NUMBER  
**S1.1**





**FF**

FLEMING & ASSOCIATES, P.A.

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• BUILDING ENCLOSURES

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SEAL

BID SET

PROJECT NAME

G. L. BUTLER LEARNING CENTER BUILDING ENCLOSURE REPAIRS FOR FAYETTEVILLE STATE UNIVERSITY

1200 MURCHISON RD.  
FAYETTEVILLE, NC 28301  
SCO ID# 22-25495-01A

PROJECT TEAM

DESIGNED BY:  
S. FLEMING, PE, RBEC

DRAWN BY:  
S. WHEELER

CHECKED BY:  
S. FLEMING, PE, RBEC

NO.	REASON	DATE
1	ADDENDUM #1 REVISED NOTES	3-1-2024

SHEET TITLE

SECTIONS AND PLAN

DATE

01/31/2024

SHEET NUMBER

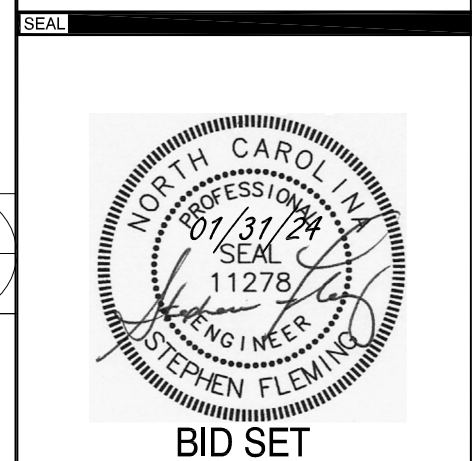
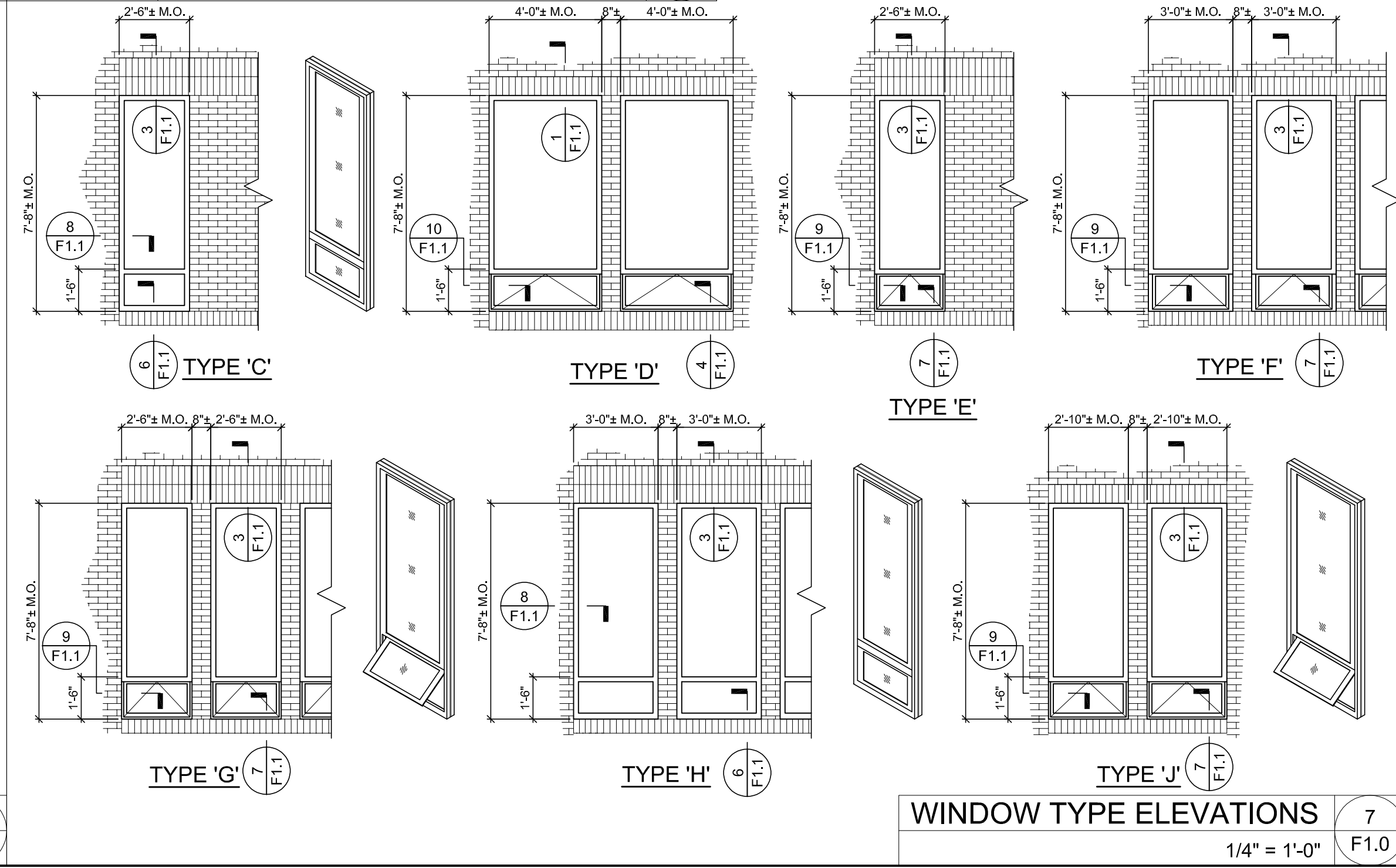
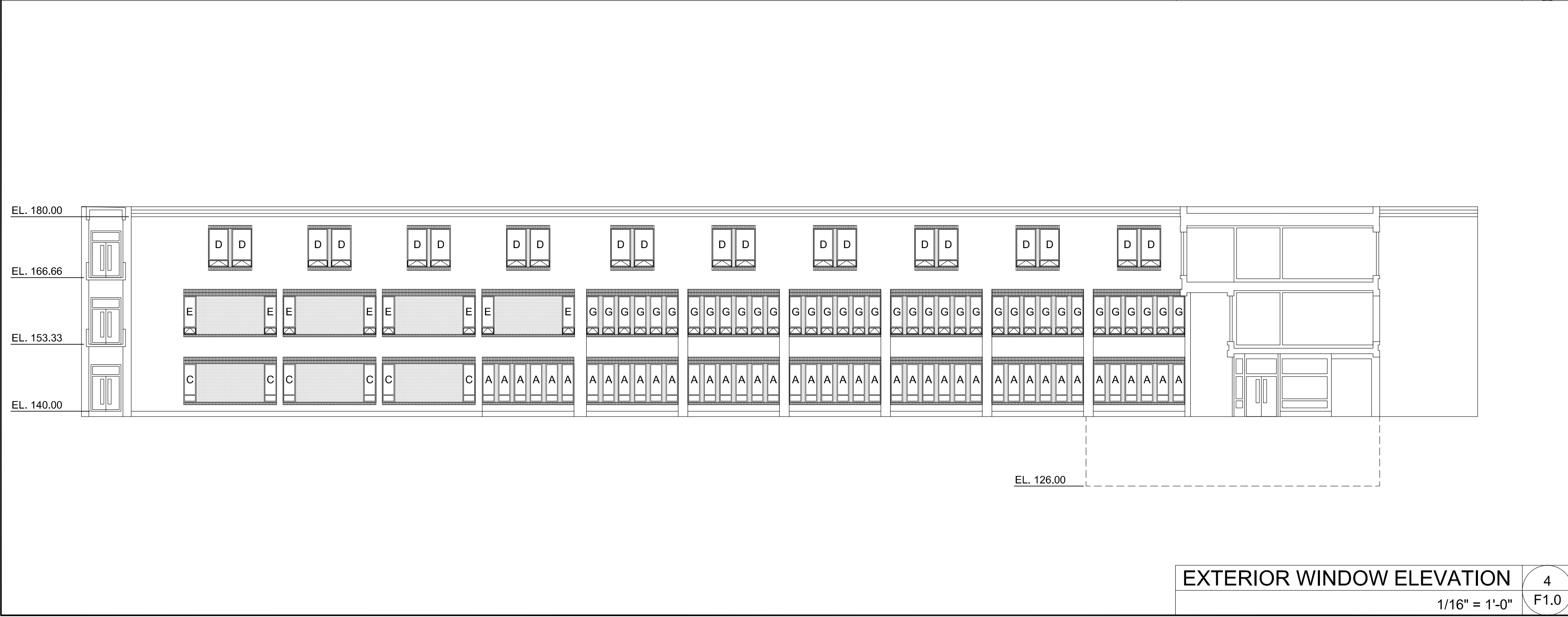
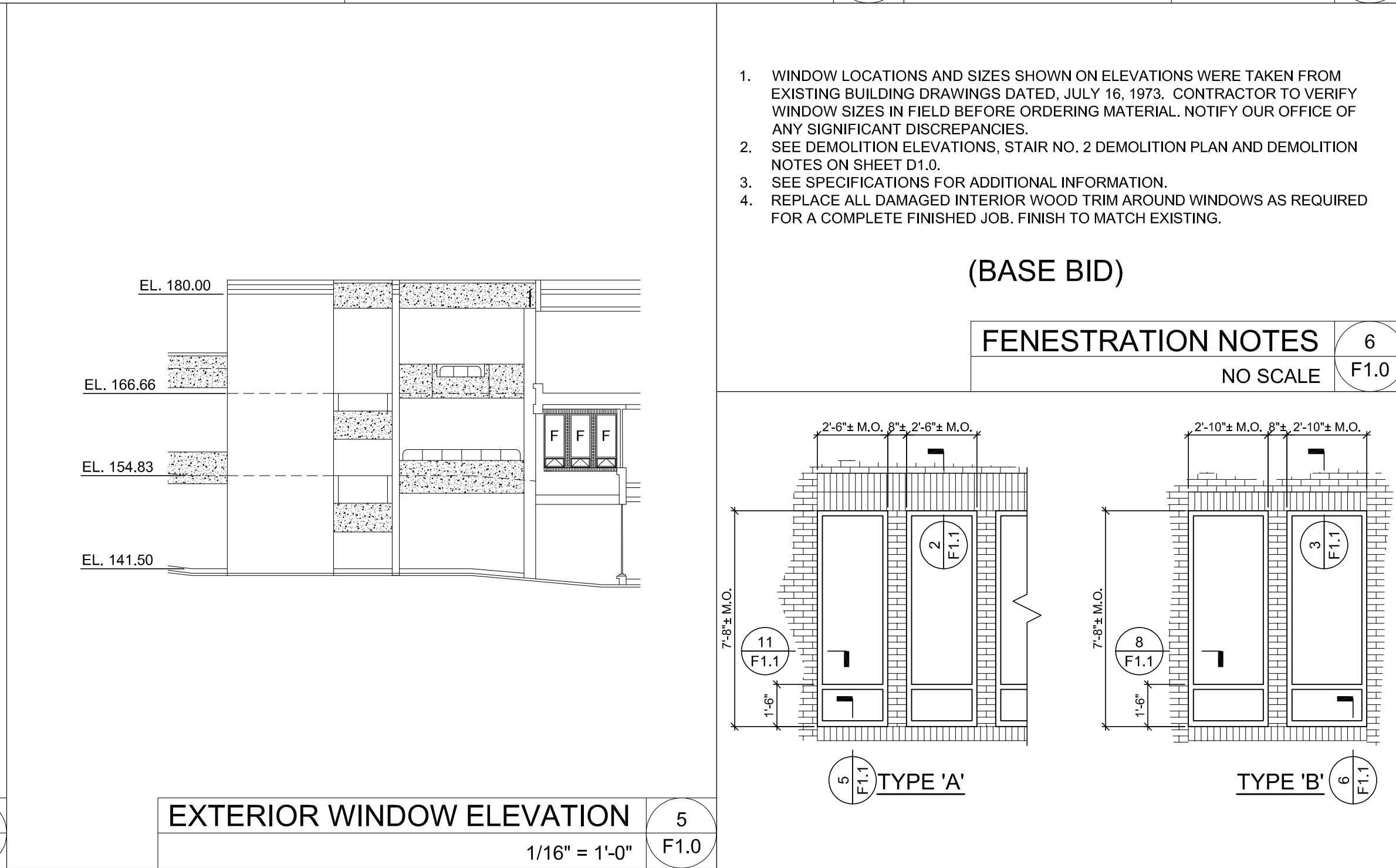
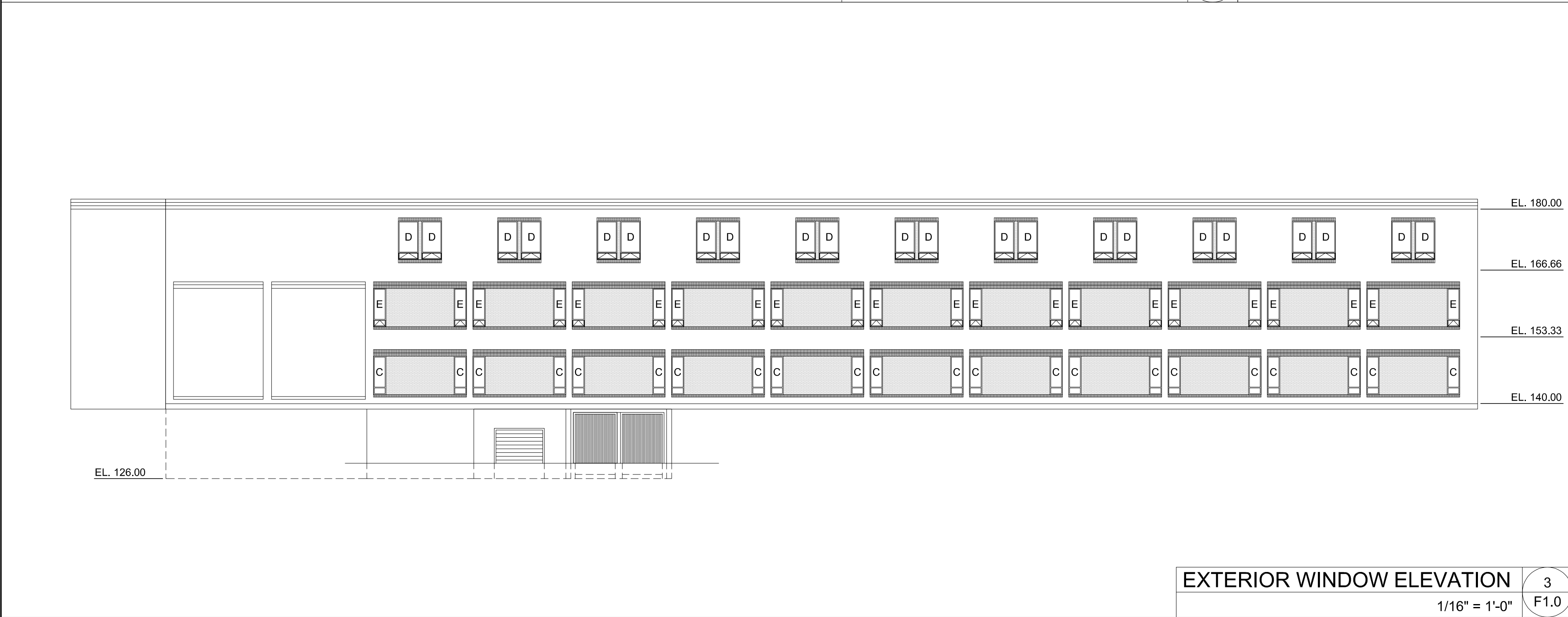
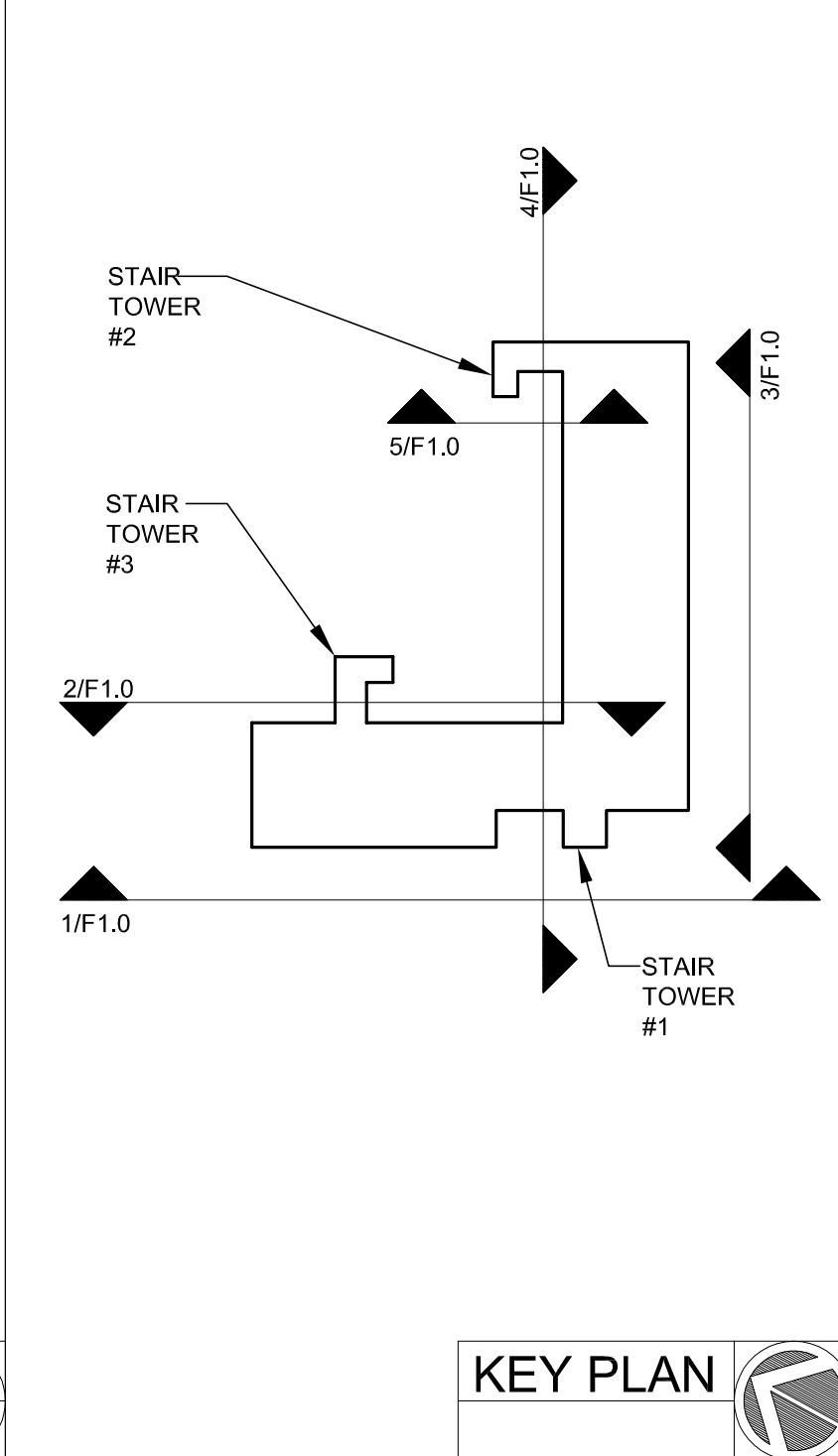
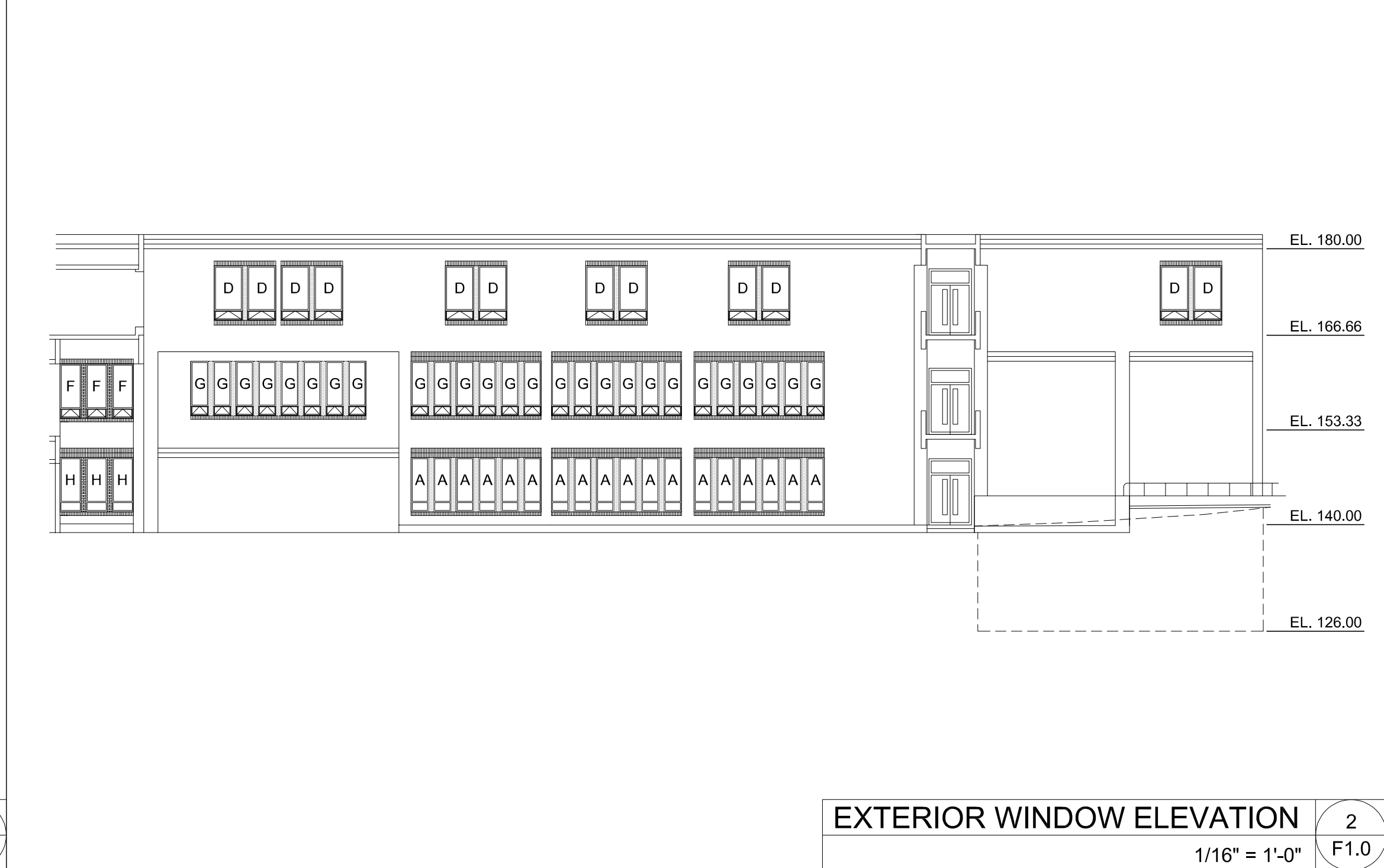
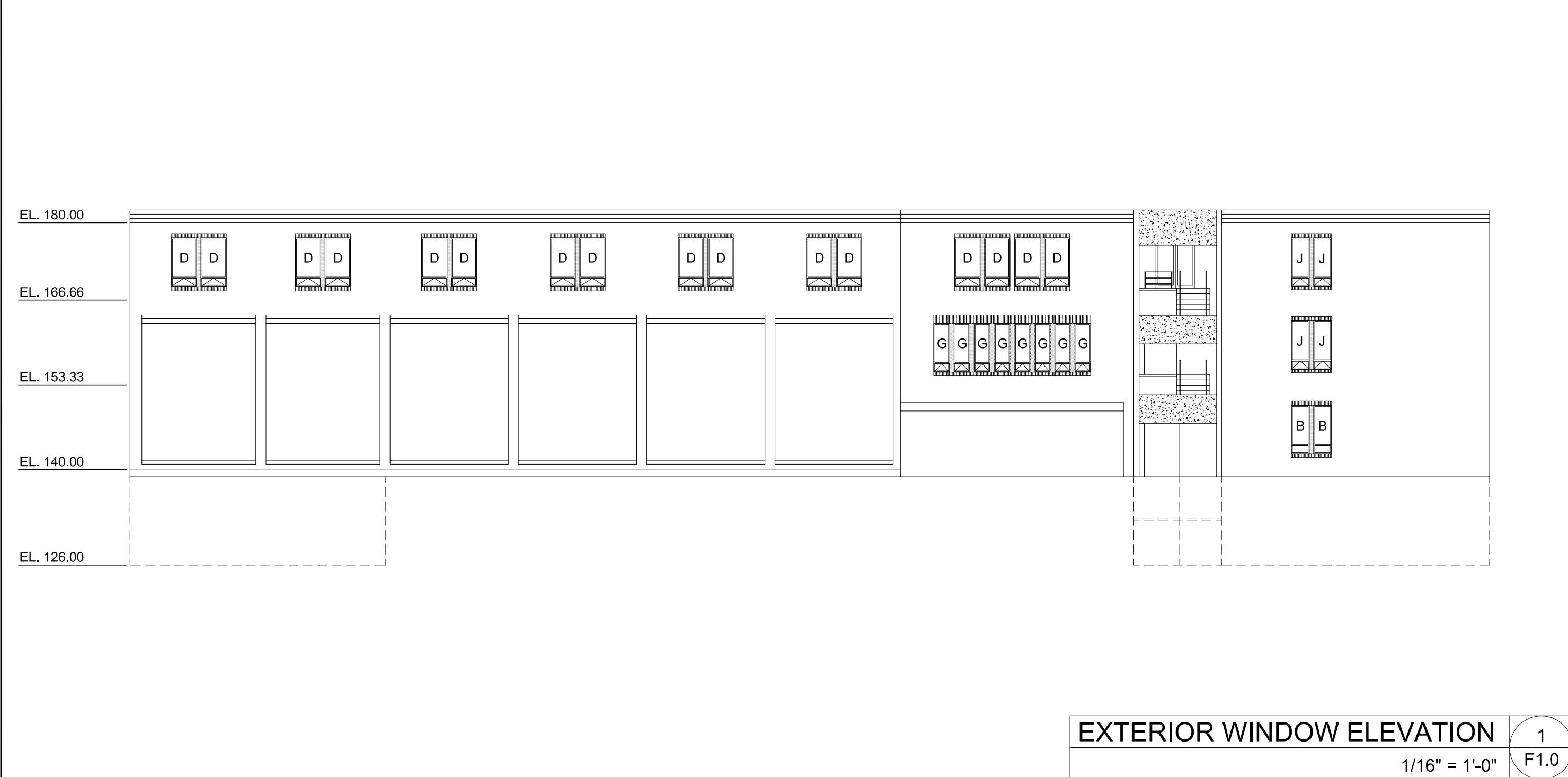
23-74

PROJECT NO.

23-74

S2.0

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**BID SET**

**PROJECT NAME**  
G. L. BUTLER  
LEARNING CENTER  
BUILDING  
ENCLOSURE REPAIRS  
FOR  
FAYETTEVILLE STATE  
UNIVERSITY

1200 MURCHISON RD.  
FAYETTEVILLE, NC 28301

**SCO ID# 22-25495-01A**

**PROJECT TEAM**  
**DESIGNED BY:**  
S. FLEMING, PE, RBEC  
**DRAWN BY:**  
S. WHEELER  
**CHECKED BY:**  
S. FLEMING, PE, RBEC

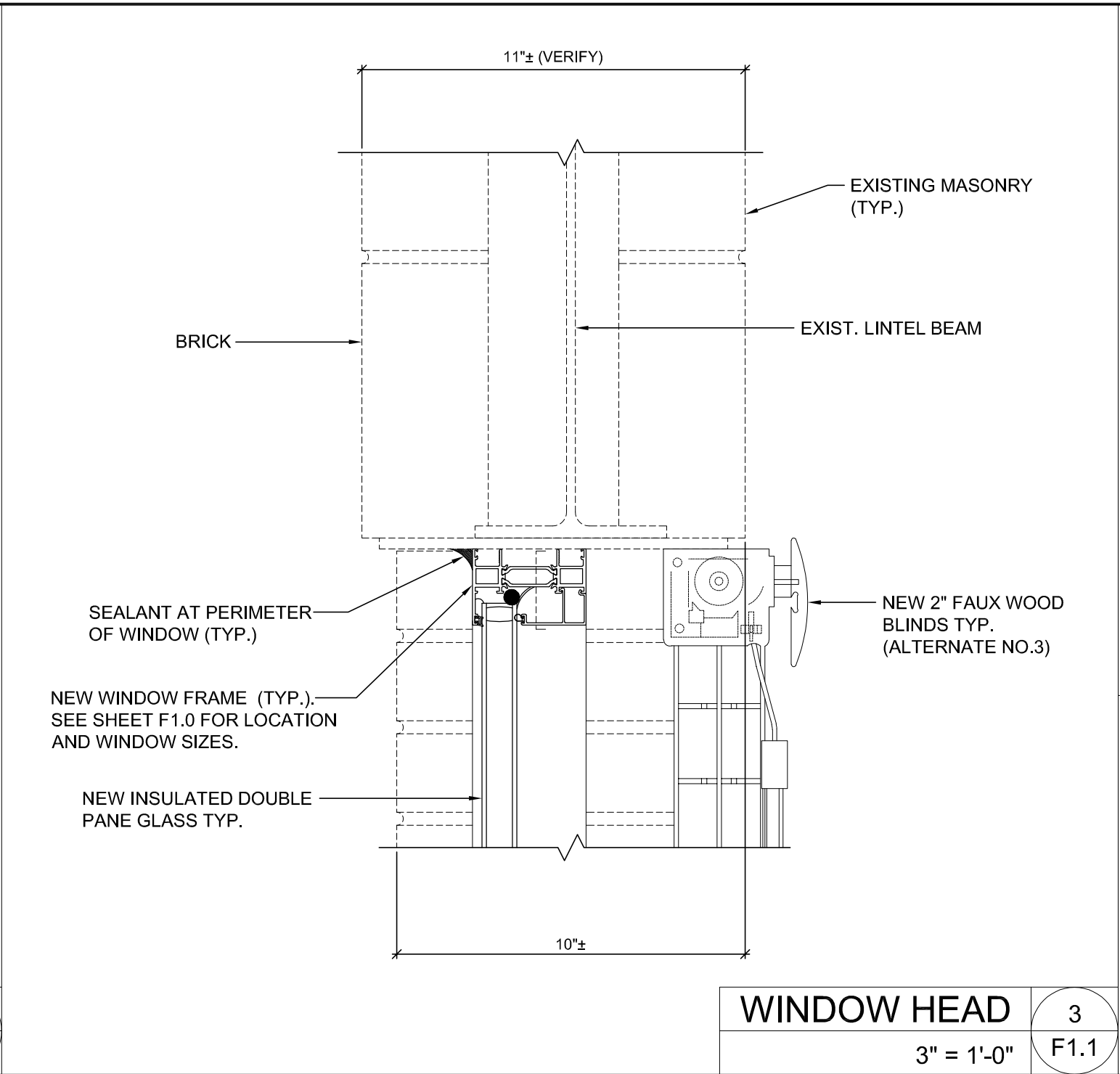
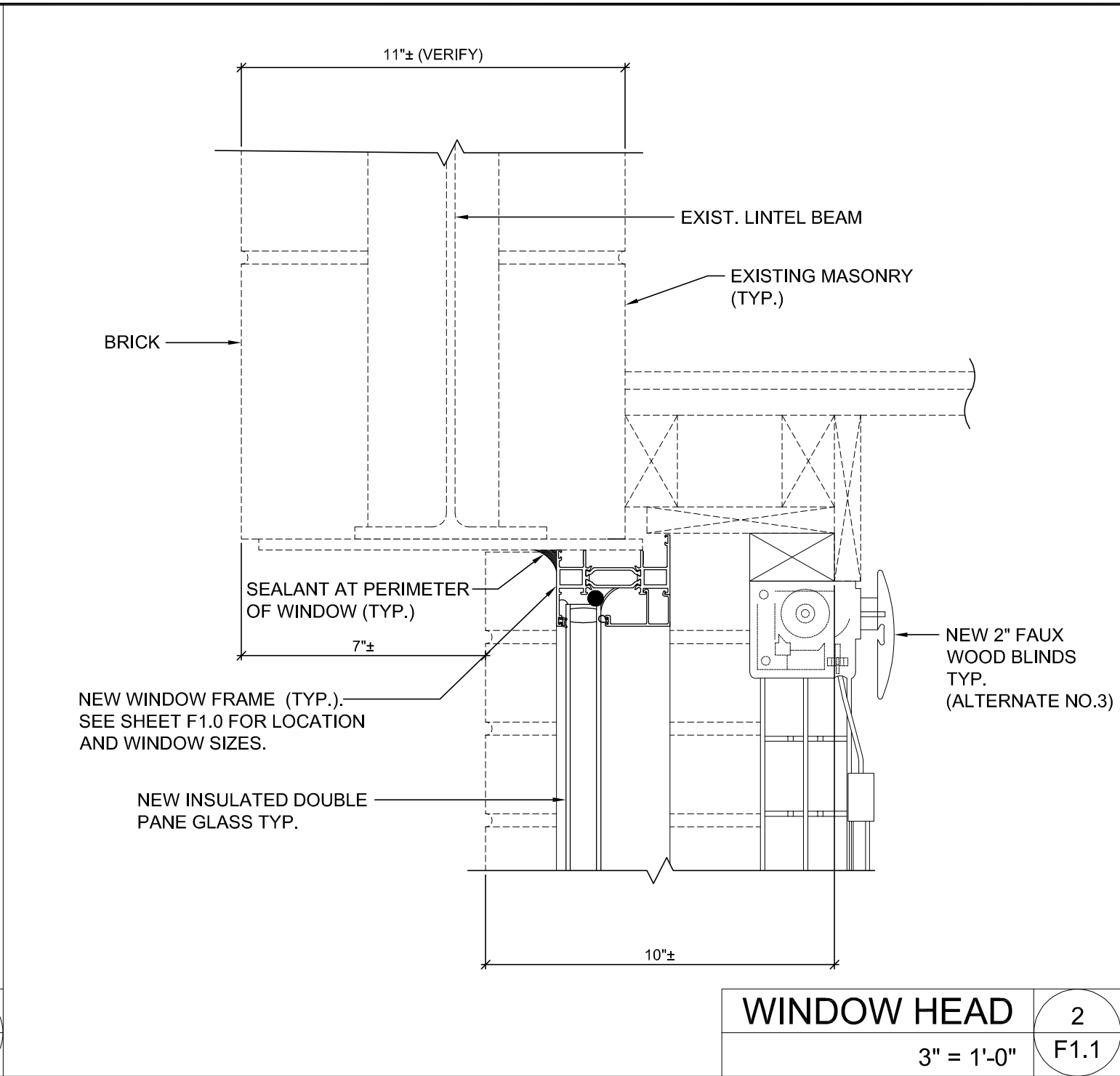
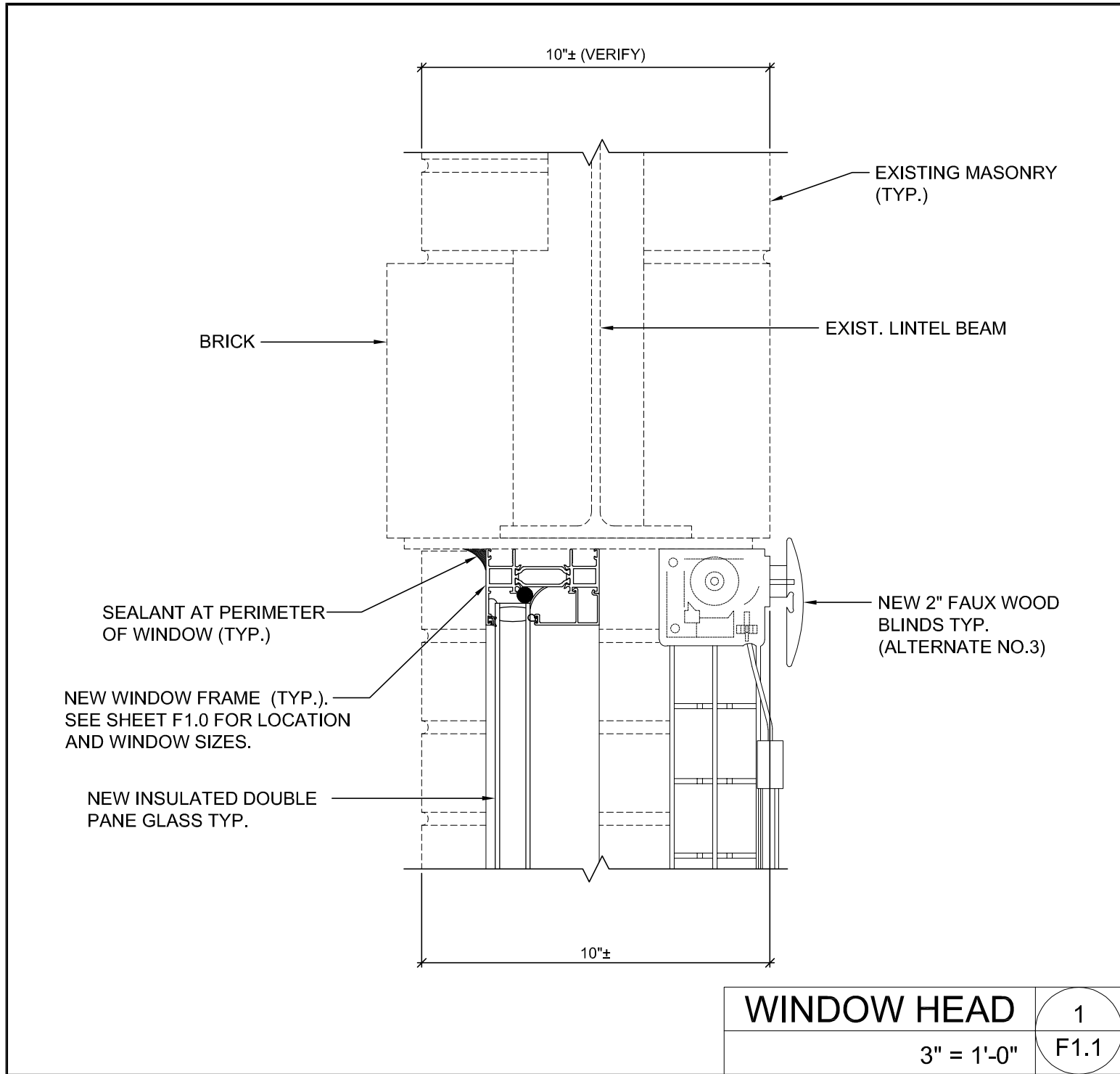
**REVISIONS**

NO.	REASON	DATE

**SHEET TITLE**  
EXTERIOR  
WINDOW  
ELEVATIONS,  
WINDOW TYPE  
ELEVATIONS,  
AND  
FENESTRATION  
NOTES

DATE	SHEET NUMBER
01/31/2024	F1.0

**PROJECT NO.**  
23-74

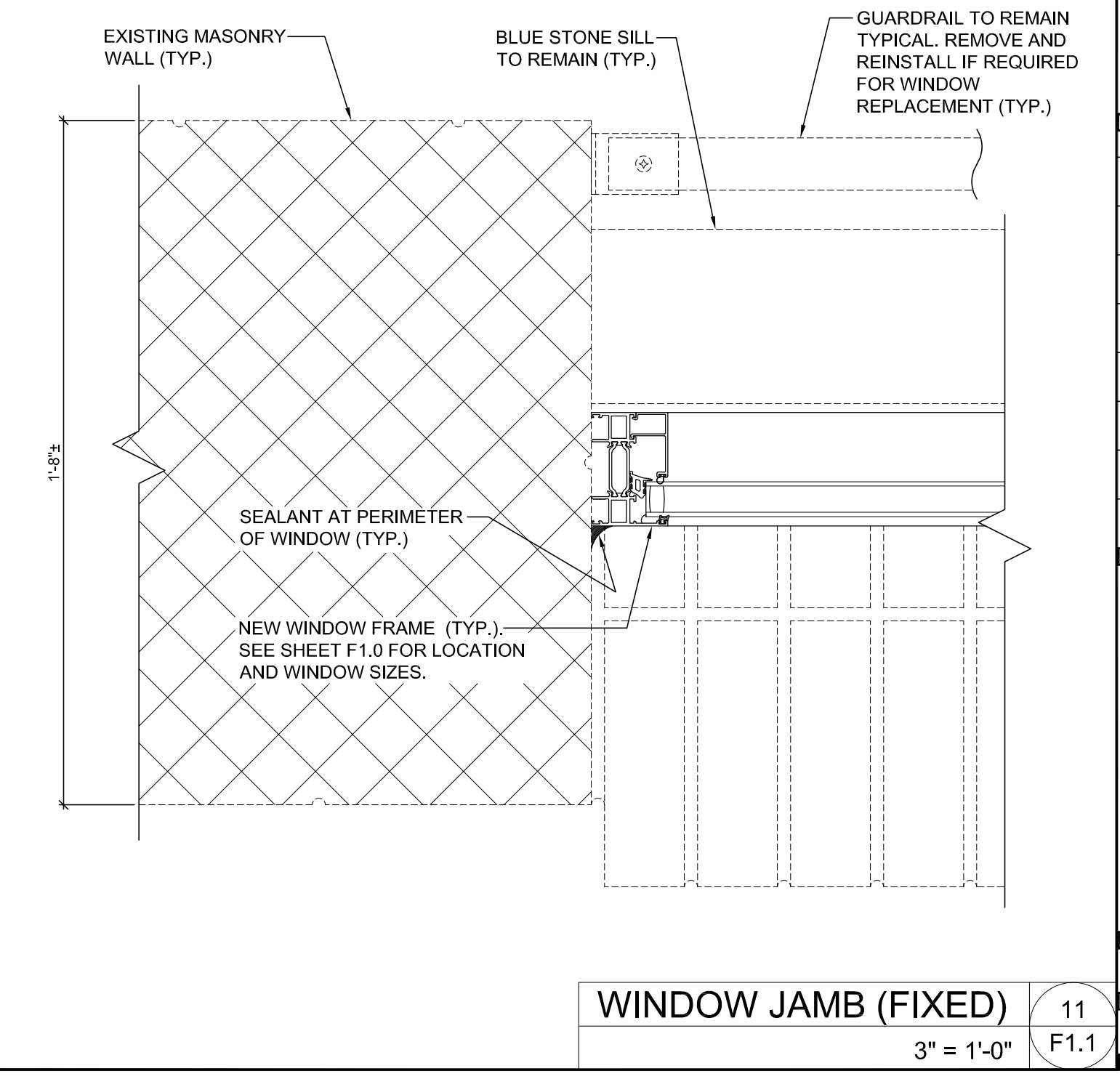
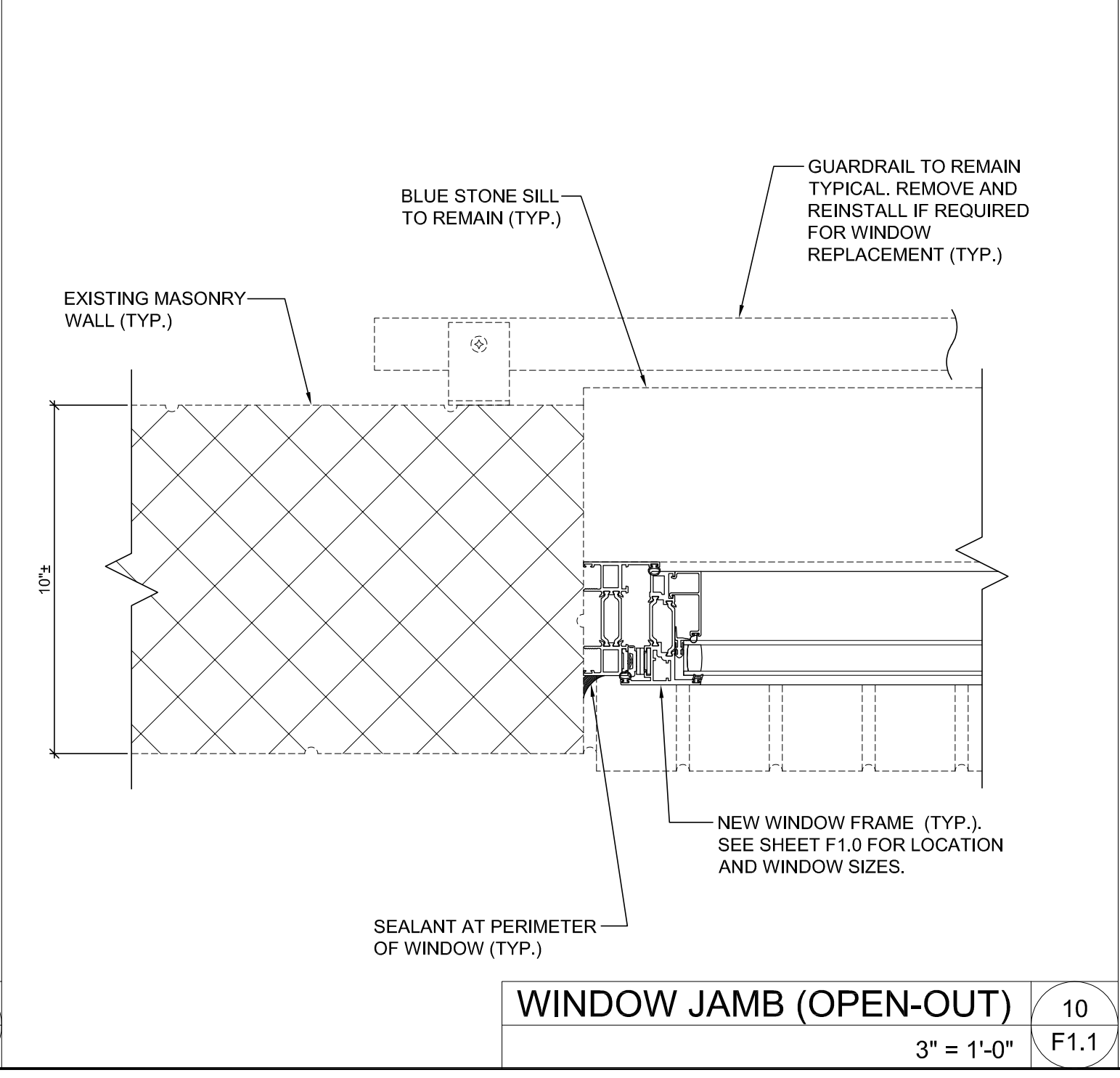
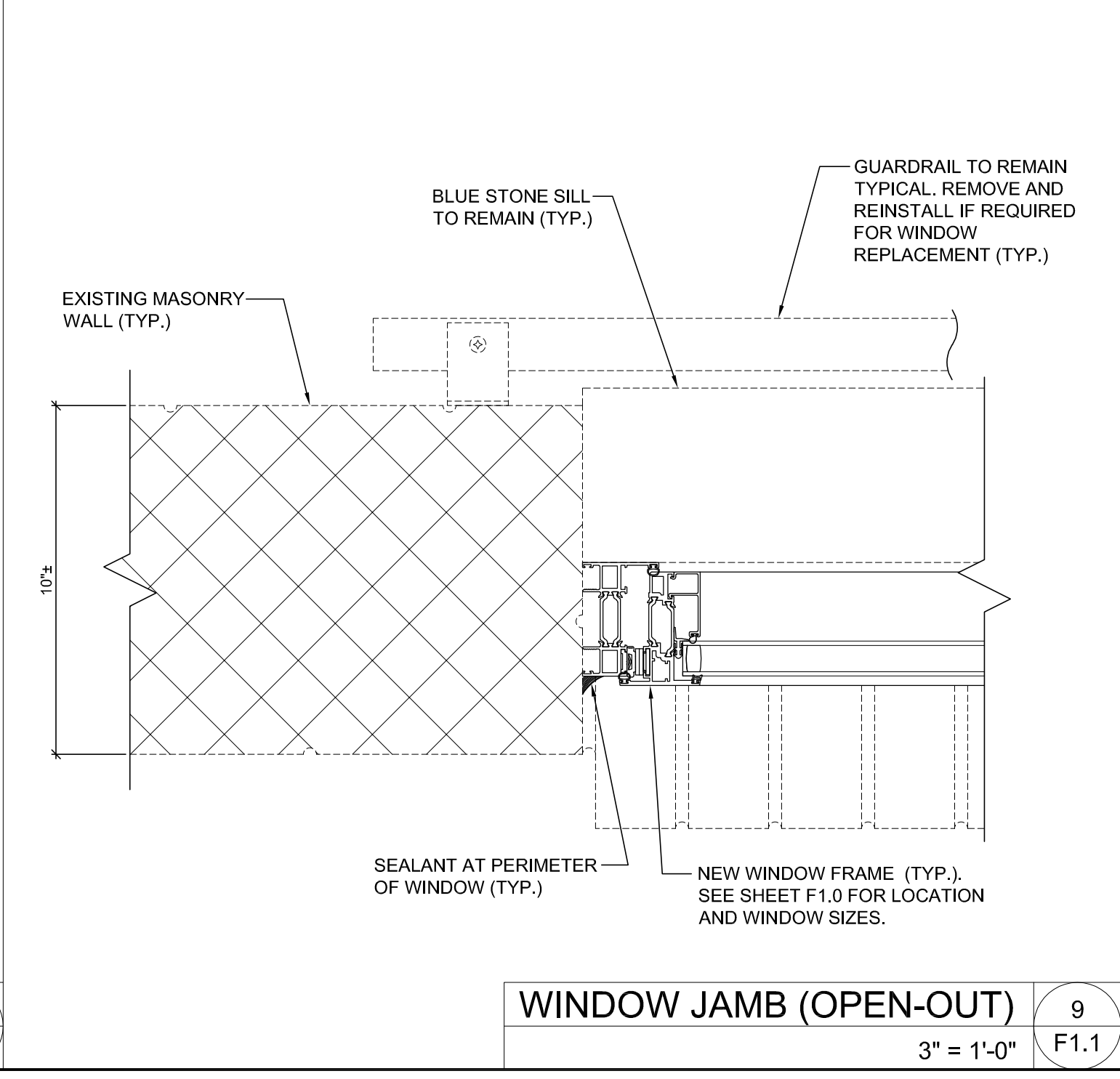
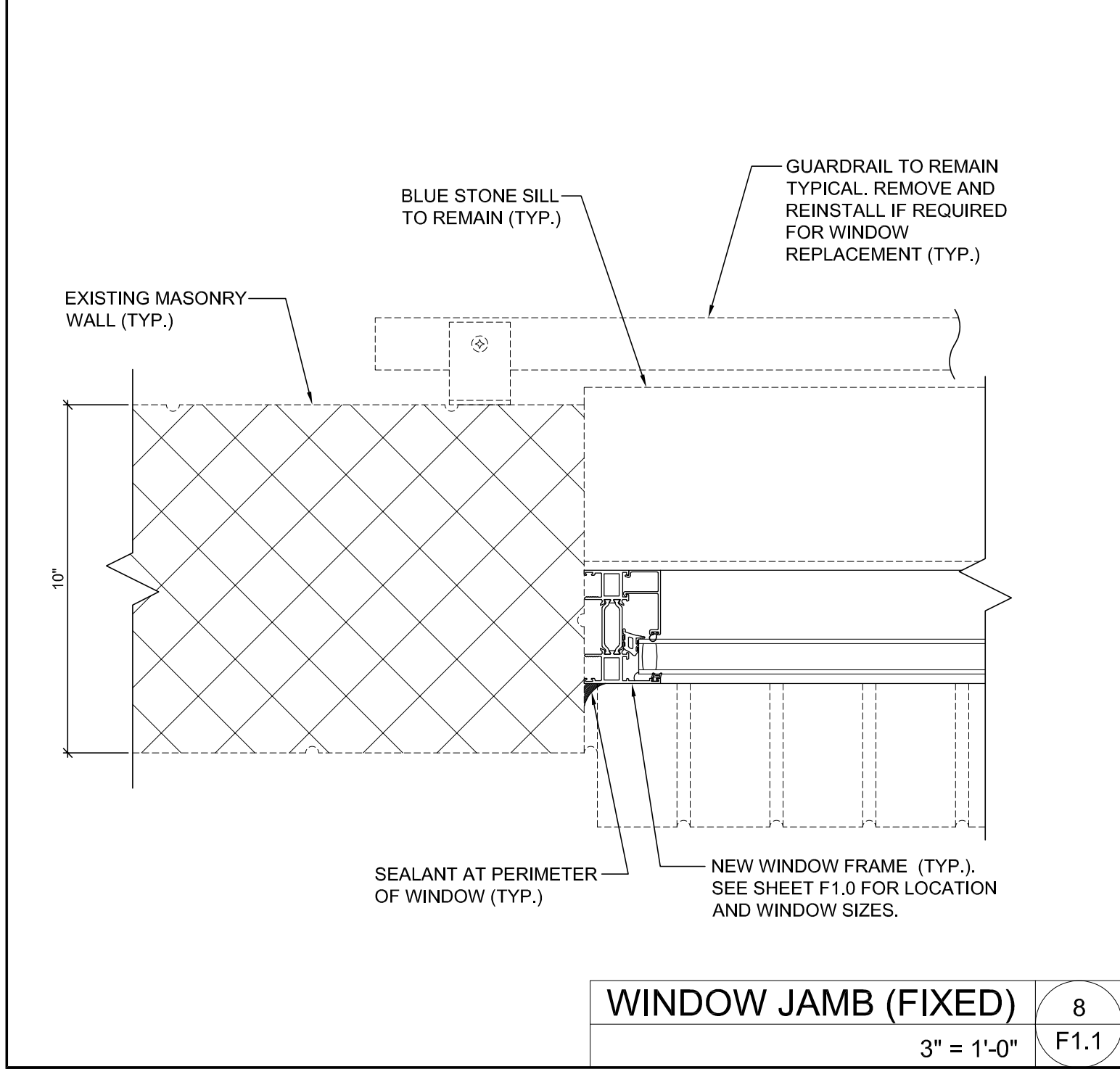
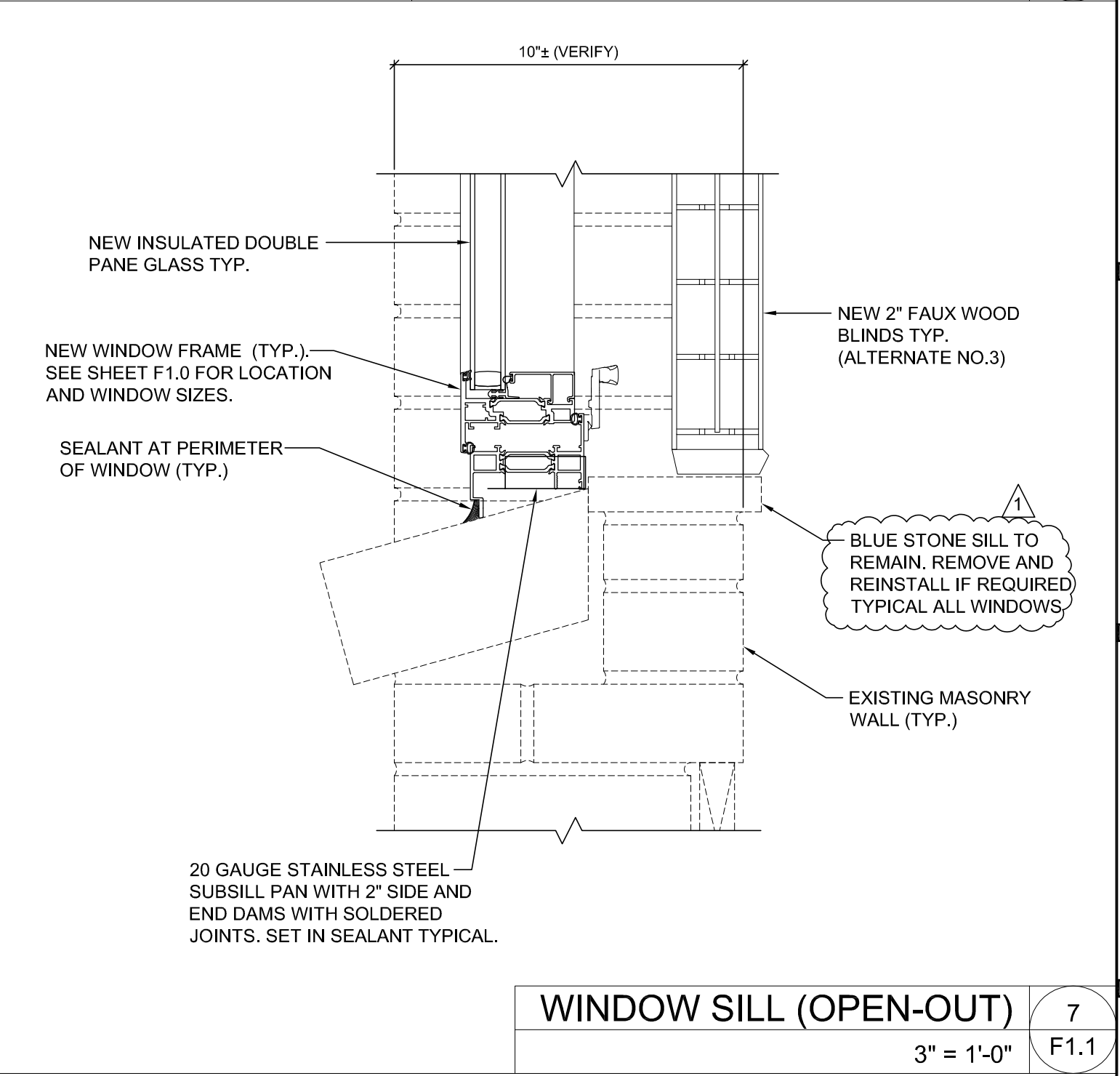
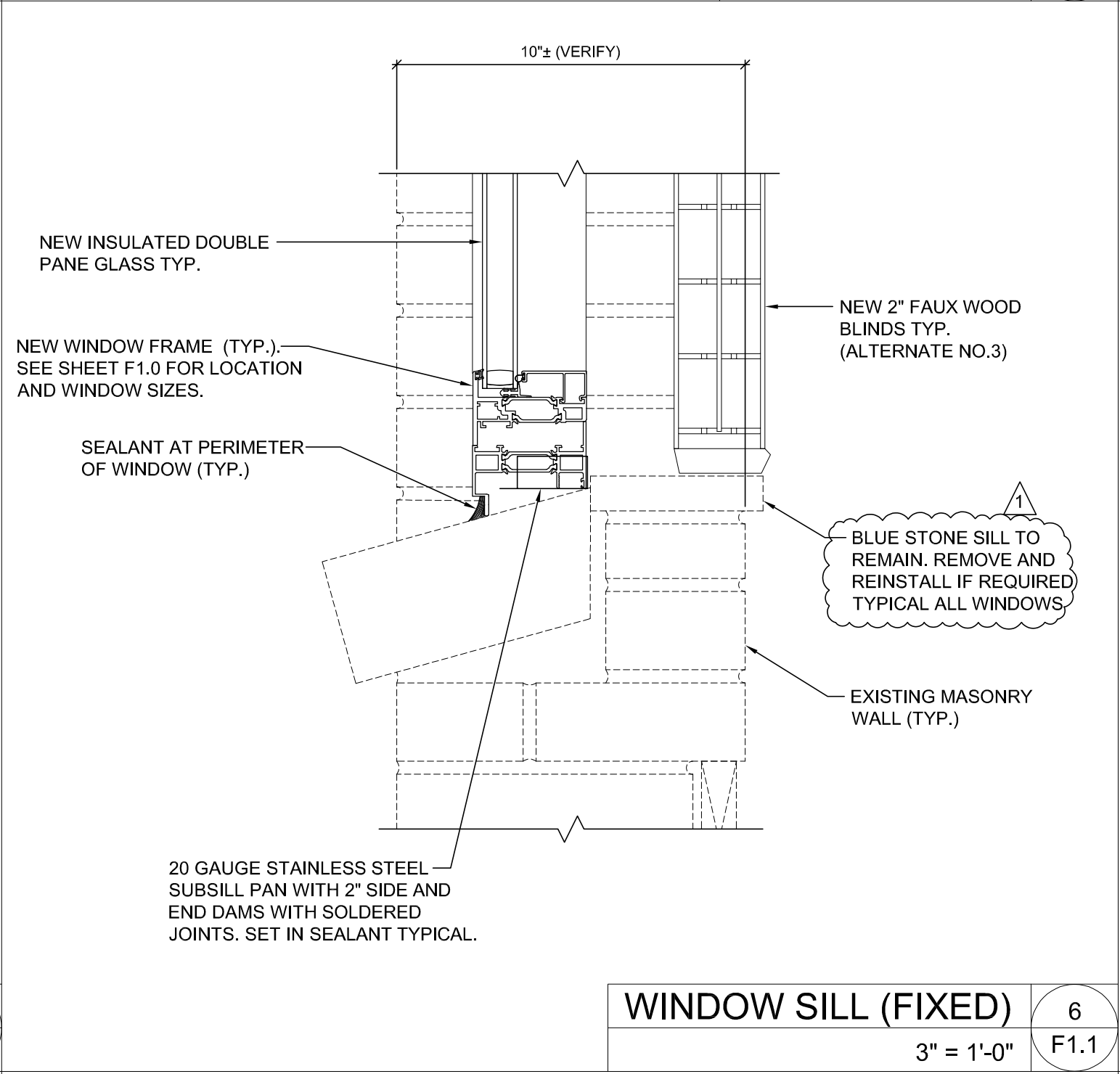
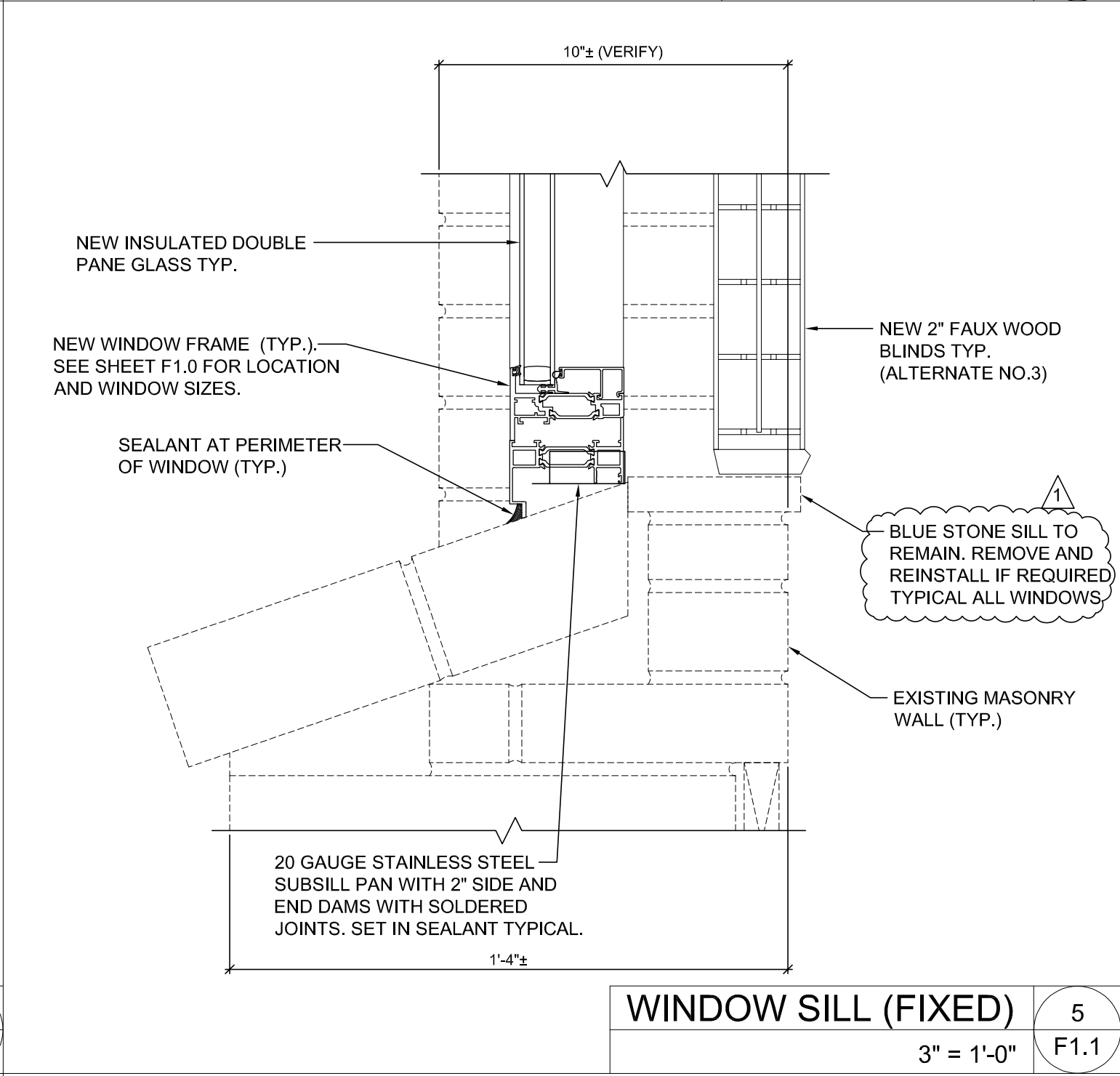
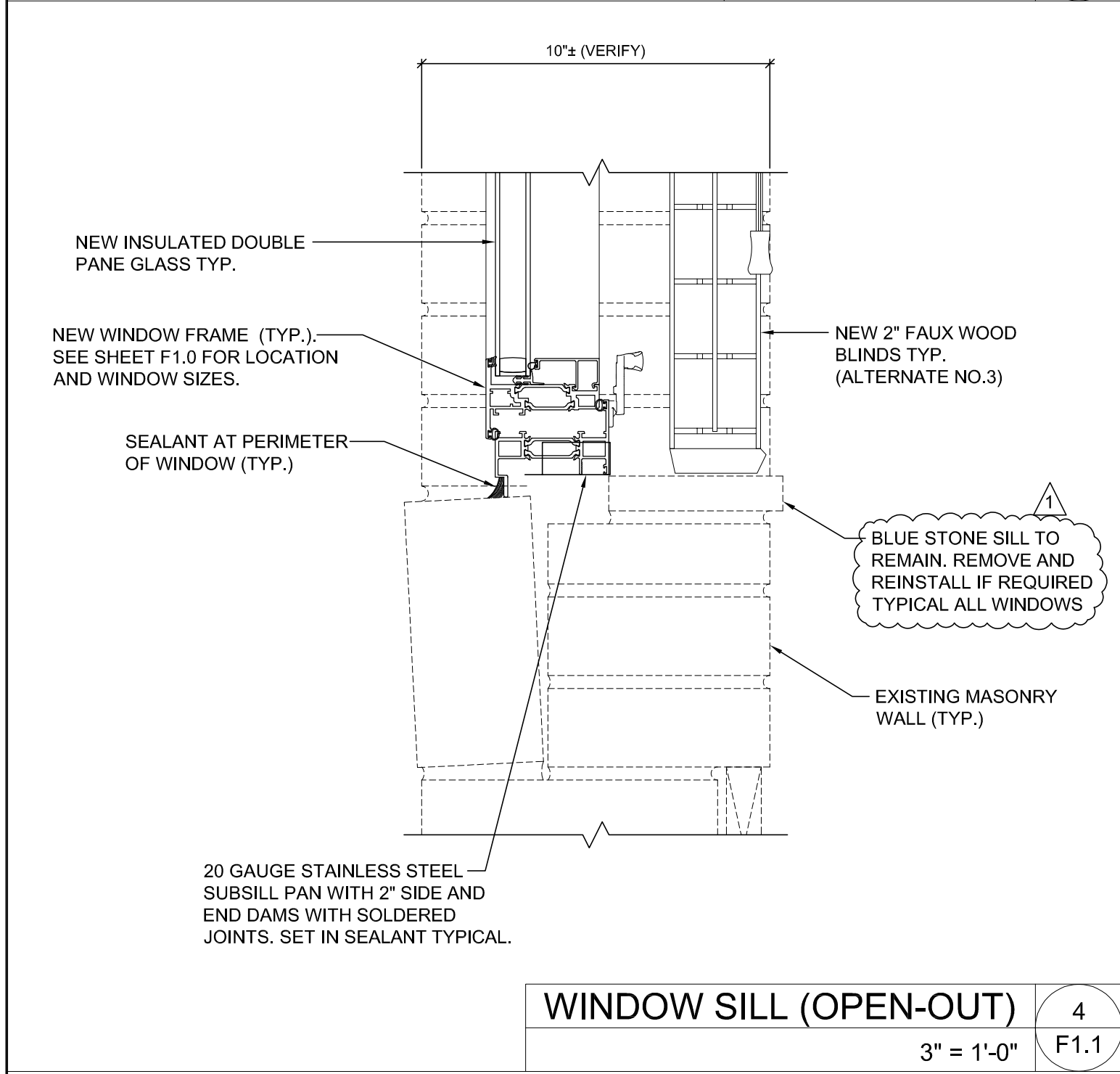


<b>NOT USED</b>		13
NO SCALE		F1.1

1. SEE SHEETS S1.0 AND S1.1 FOR LOCATIONS WHERE NEW FLASHING AND LINTEL PLATES ARE TO BE INSTALLED.

2. PROVIDE LARGE SCALE DETAILS SHOWING HOW NEW WINDOW FRAMES ANCHOR TO MASONRY TO RESIST WIND FORCES.

<b>WINDOW REPLACEMENT NOTES</b>		12
NO SCALE		F1.1



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<b>NOT USED</b>		13
NO SCALE		F1.1

1. SEE SHEETS S1.0 AND S1.1 FOR LOCATIONS WHERE NEW FLASHING AND LINTEL PLATES ARE TO BE INSTALLED.

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<b>WINDOW REPLACEMENT NOTES</b>		12
NO SCALE		F1.1

SEAL

**BID SET**

**PROJECT NAME**  
G. L. BUTLER  
LEARNING CENTER  
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SCO ID# 22-25495-01A

**PROJECT TEAM**  
DESIGNED BY:  
S. FLEMING, PE, RBEC

DRAWN BY:  
S. WHEELER

CHECKED BY:  
S. FLEMING, PE, RBEC

REVISIONS		
NO.	REASON	DATE
1	ADDENDUM #1 REVISED WINDOW SECTIONS	3-1-2024

**SHEET TITLE**  
WINDOW HEAD,  
SILL, AND JAMB  
DETAILS

DATE	SHEET NUMBER
01/31/2024	F1.1

PROJECT NO.  
23-74