

RENOVATIONS TO 530 MCKOY STREET DECATUR, GEORGIA



CURRENT APPLICABLE CODES

International Residential Code, 2012 Edition, with Georgia Amendments (2014) (2014 Prescriptive Deck Details)

International Plumbing Code, 2012 Edition, with Georgia Amendments (2014)

International Mechanical Code, 2012 Edition, with Georgia Amendments (2014)

National Electrical Code, 2014 Edition (No Georgia Amendments)

International Energy Conservation Code, 2009 Edition, with Georgia Supplements and Amendments (2011) (2012)

Code books can be purchased online (amazon and others) and by mail orders or direct purchase at the following:

Mail orders
Georgia Plumber's Trade Association
Post Office Box 555
Manchester, GA 31816
Telephone: 770-573-4815
Fax: 678-833-5871
Cell: 770-595-9887
International Code Council
900 Montclair Road
Birmingham, AL 35213-1206
Telephone: 205-991-1853
Fax: 205-991-0775
Mail orders or walk-in customers
American Institute of Architects, Georgia
113 Peachtree Street NE
Atlanta GA 30303
Telephone: 404-222-0099
Fax: 404-222-9916
Engineer's Bookstore
748 Marietta Street
Atlanta, GA 30318
Telephone: 404-221-1669 or
800-635-5919
Fax 404-221-1119
Southern Polytechnic Bookstore
1100 S. Marietta Parkway
Marietta, GA 30060
Telephone: 678-915-7355 or
678-915-3288
Fax: 678-915-3179

GEORGIA AMMENDMENTS
Available in pdf format at this link-

<http://www.dca.state.ga.us/development/constructioncodes/programs/codeAmendments.asp>

2012 IRC- 2015 Proposed GA Amendments
2012 IMC- 2015 Proposed GA Amendments
2012 IPC- 2015 Proposed GA Amendments
2014 Prescriptive Deck Details- 2015 Proposed GA Amendments

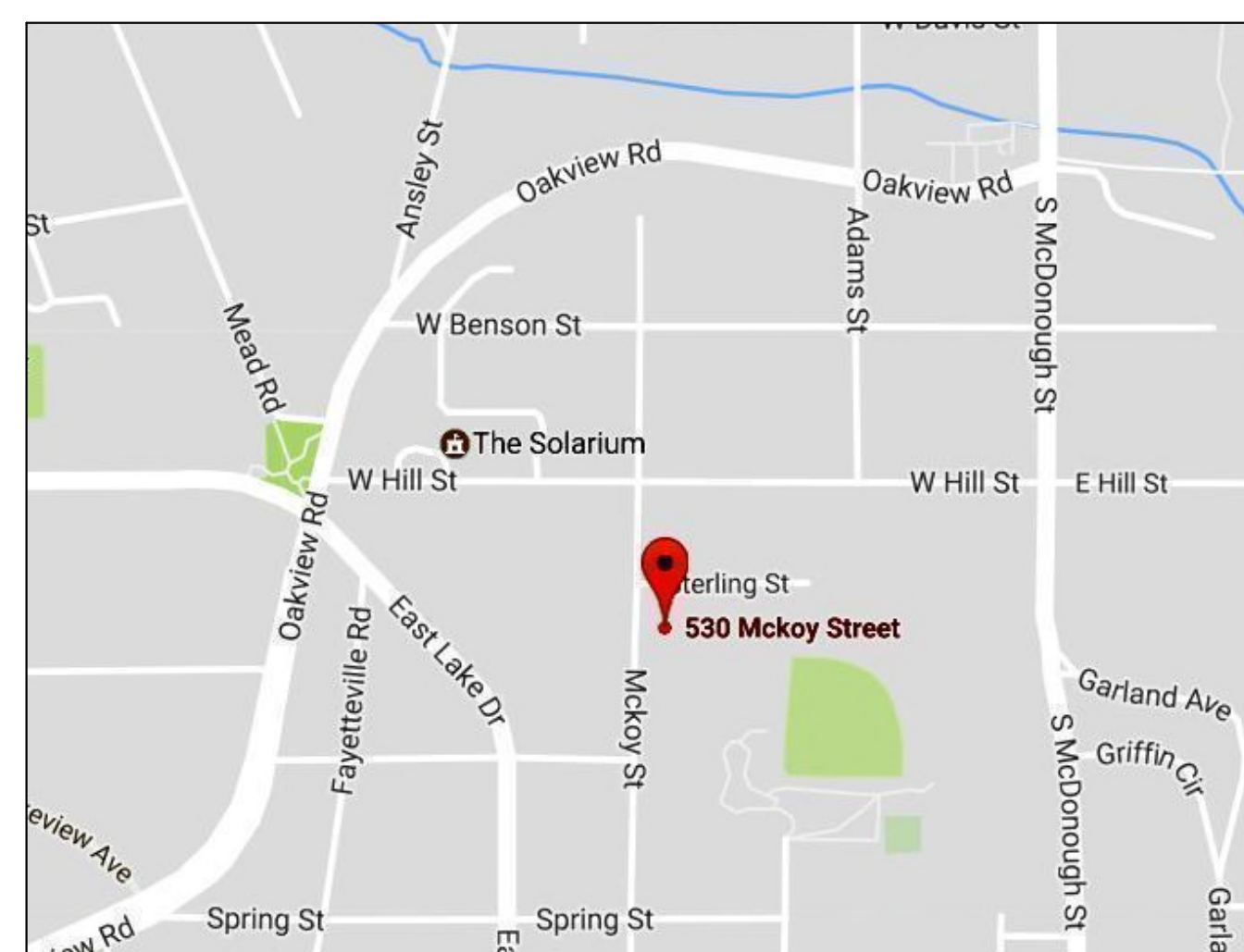


**RENOVATIONS TO 530 MCKOY STREET
DECATUR, GEORGIA**

COVER SHEET	DRAWN BY JRK	REVISION NO.
	SCALE NO SCALE	DATE 1/4/2017

CVR

LOCATION



JN:16_395

GENERAL NOTES:
1: This Plat has been prepared without the benefit of a current title report. Easements or encumbrances may exist that are not shown on this plat.
2: This plat is subject to any restrictions, easements, covenants or restrictions that may exist either written or unwritten.
3: Underground utilities not shown hereon may exist. The Surveyor does not take responsibility for absence or presence of any such utilities.
4: No Geodetic monuments were found within 500 feet of this site
5: This Plat has been prepared for the exclusive use of the person(s) or entities named hereon.

FLOOR AREA :
MAIN FLOOR = 1856 SQ.FT. /6,842SQ. FT. - 27%

TOTAL AREA: 6,842 SQ FT, 0.16 AC
CALCULATED PLAT CLOSURE: 1:1,391,744

FIELD DATA:
DATE OF FIELD SURVEY 8-10-2016
THE CALCULATED POSITIONAL TOLERANCE BASED ON REDUNDANT LINEAR MEASUREMENTS OF OBSERVED POSITIONS WAS FOUND TO BE 0.003 FEET.
EQUIPMENT:
ELECTRONIC TOTAL STATION

SITE PLAN FOR
530 MCKOY STREET
CITY OF DECATUR, DEKALB COUNTY, GEORGIA
LAND LOT 214, DIST 15
DATE: NOVEMBER 22, 2016

REFERENCE: PB 7 PG 79
DB 19936 PG 549

FLOOD HAZARD NOTE: THIS PROPERTY IS NOT LOCATED IN A FLOOD HAZARD AREA AS DEFINED BY FIRM MAP OF DEKALB COUNTY, GEORGIA 13089C0066J EFFECTIVE DATE MAY 16, 2013

ZONING: R-60
IMPERVIOUS SURFACES:
DRIVE = REMOVED
HOUSE = 1,105 SQ. FT.
ASPHALT = 10 SQ. FT.
FRONT WALK = 125 SQ. FT.
ADDITION = 755 SQ. FT.
TOTAL IMPERVIOUS = 1,996 SQ. FT. (29.1%)
TOTAL LOT = 6,842 SQ. FT.

15 0 30 60
1" = 30'

N (COMPASS)

LEGEND
EOP EDGE OF PAVEMENT (CURB)
PP POWER POLE
R/W RIGHT OF WAY
IPF IRON PIN FOUND
IPS 1/2" REBAR SET
SW SIDE WALK
BOLLARD
OHP OVERHEAD POWER
FH FIRE HYDRANT
CB CATCH BASIN
MH MANHOLE
WM WATER METER
WV WATER VALVE
GV GAS VALVE
GM GAS METER
LP LIGHT POLE
CONCRETE PAD

FOR
DEKALB SURVEYS, INC.
407 W. PONCE DE LEON
SUITE B
DECATUR, GEORGIA 30030
404.373.9003

THIS SURVEY WAS PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. 15-6-67, AUTHORITY O.C.G.A. SECS. 15-6-67, 43-15-4, 43-15-6, 43-15-19, 43-15-22.

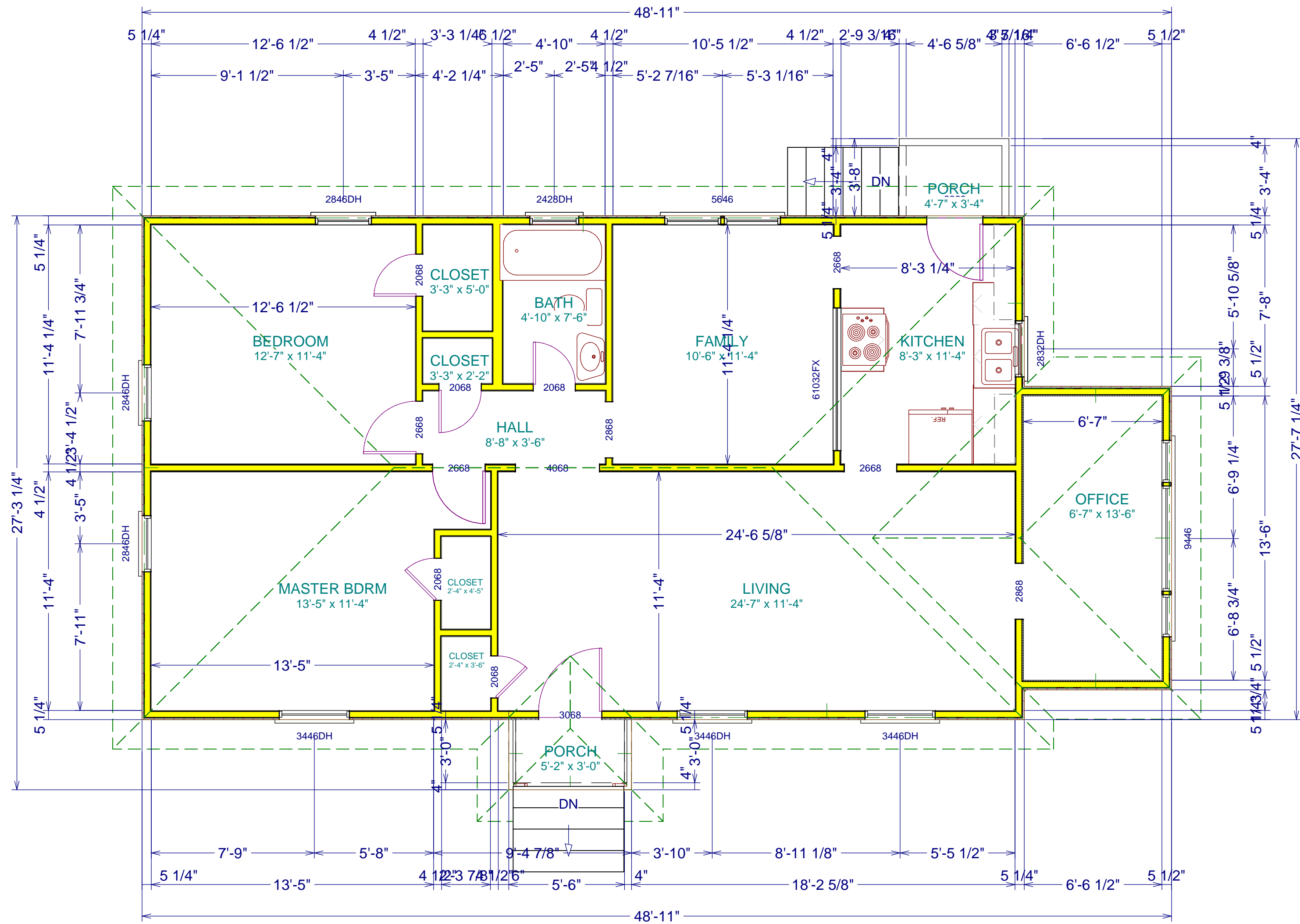
COPY RIGHT 2016—THIS 11 X 17 DRAWING AND REPRODUCTIONS ARE THE PROPERTY OF THE SURVEYOR AND MAY NOT BE REPRODUCED, PUBLISHED OR USED IN ANY WAY WITHOUT THE WRITTEN PERMISSION OF THIS SURVEYOR

www.dekalbsurveys.com
COA 1086

STERLING STREET 40' R/W
MCKOY STREET 50' R/W
NEIGHBORS HOUSE
PROPOSED ONE STORY ADDITION

ALL DIMENSIONS ARE TO INTERIOR FINISH
FIELD VERIFY ALL DIMENSIONS AND CONDITIONS
24 HR. CONTRACTOR CONTACT
JEREMY BROUGHMAN 404-587-3884

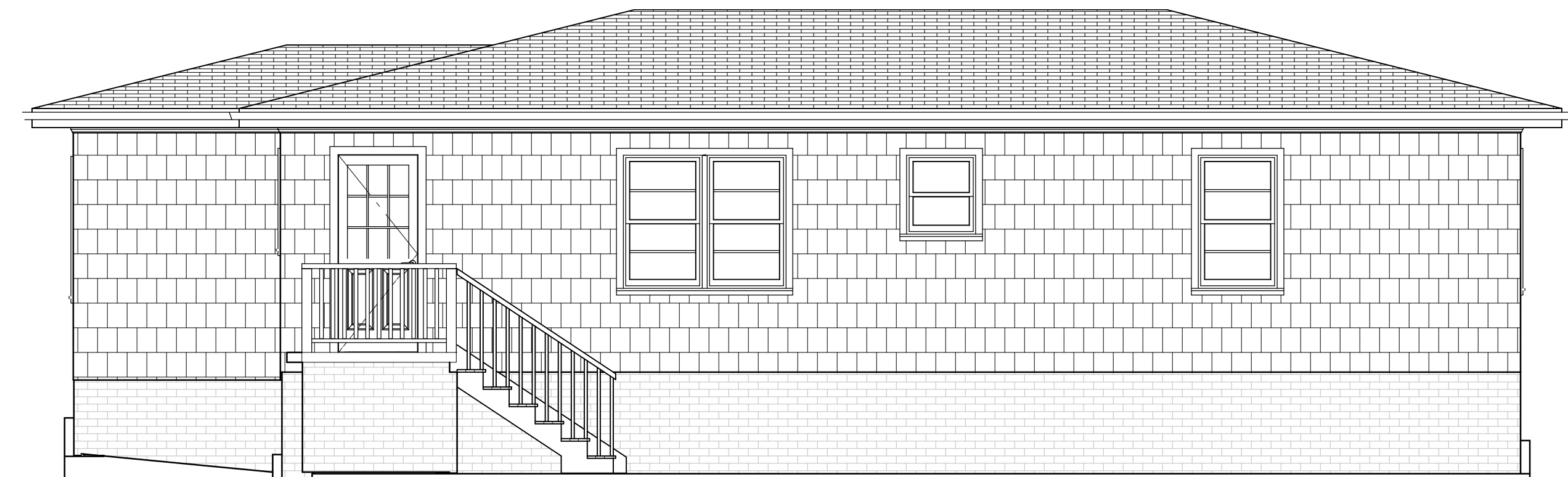
**RENOVATIONS TO 530 MCKOY STREET
DECATUR, GEORGIA**



EXIST. FLOOR PLAN
SCALE 1/4" = 1'



EXIST. FRONT ELEVATION
SCALE 1/4" = 1'



EXIST. REAR ELEVATION
SCALE 1/4" = 1'



EXIST. LEFT ELEVATION
SCALE 1/4" = 1'



EXIST. RIGHT ELEVATION
SCALE 1/4" = 1'

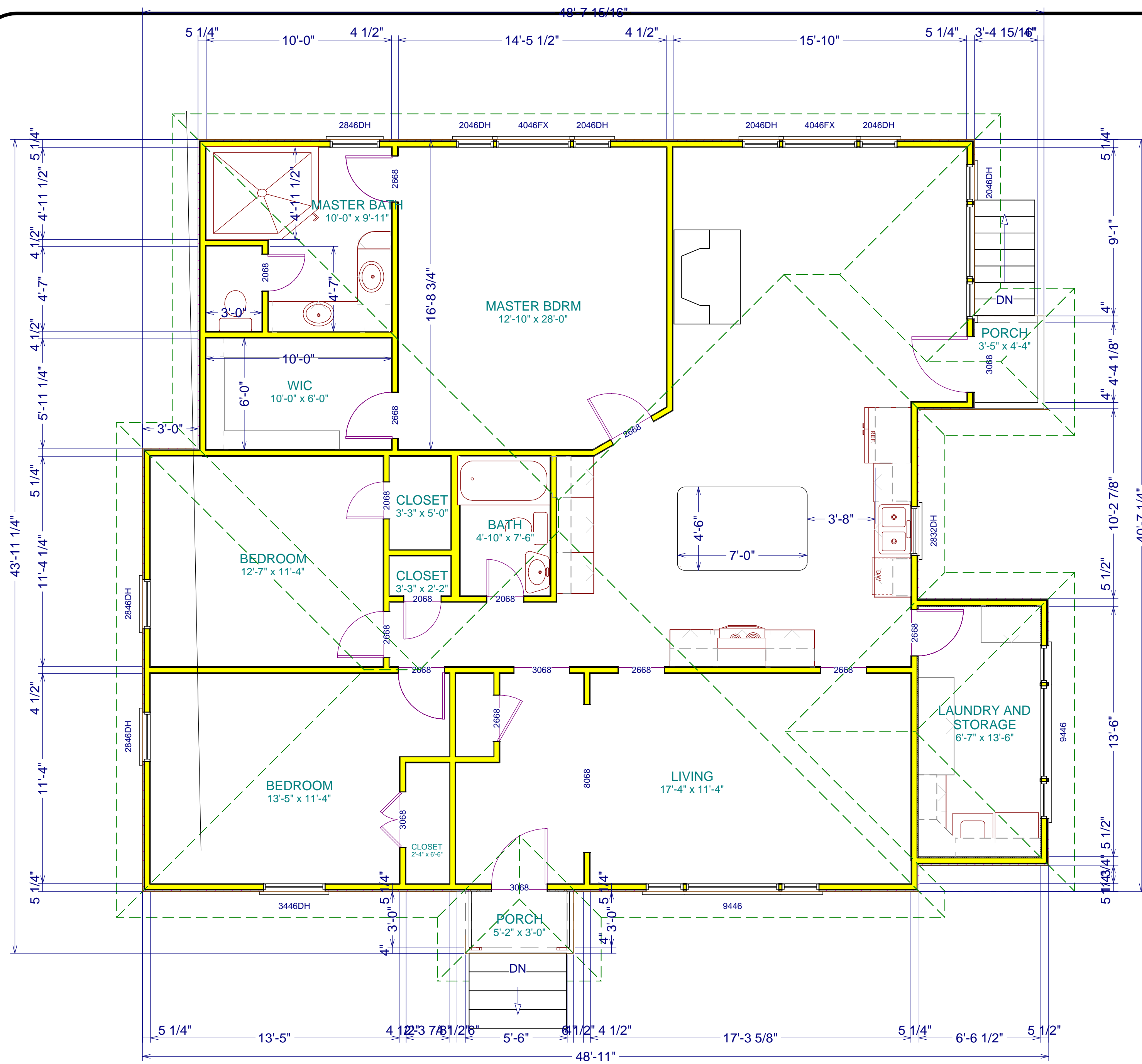
EXIST. FLOOR PLAN &
ELEVATIONS

SCALE 1/4" = 1'	DRAWN BY JRK
DATE 1/4/2017	REVISION NO.

A-2

ALL DIMENSIONS ARE TO INTERIOR FINISH
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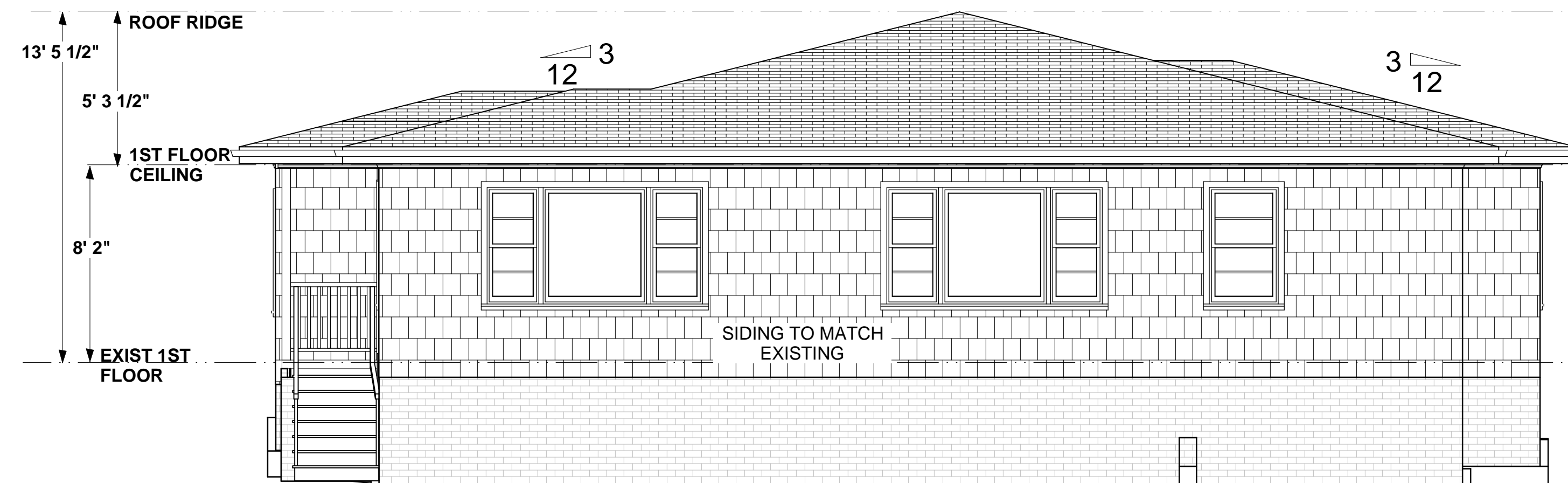
**RENOVATIONS TO 530 MCKOY STREET
DECATUR, GEORGIA**



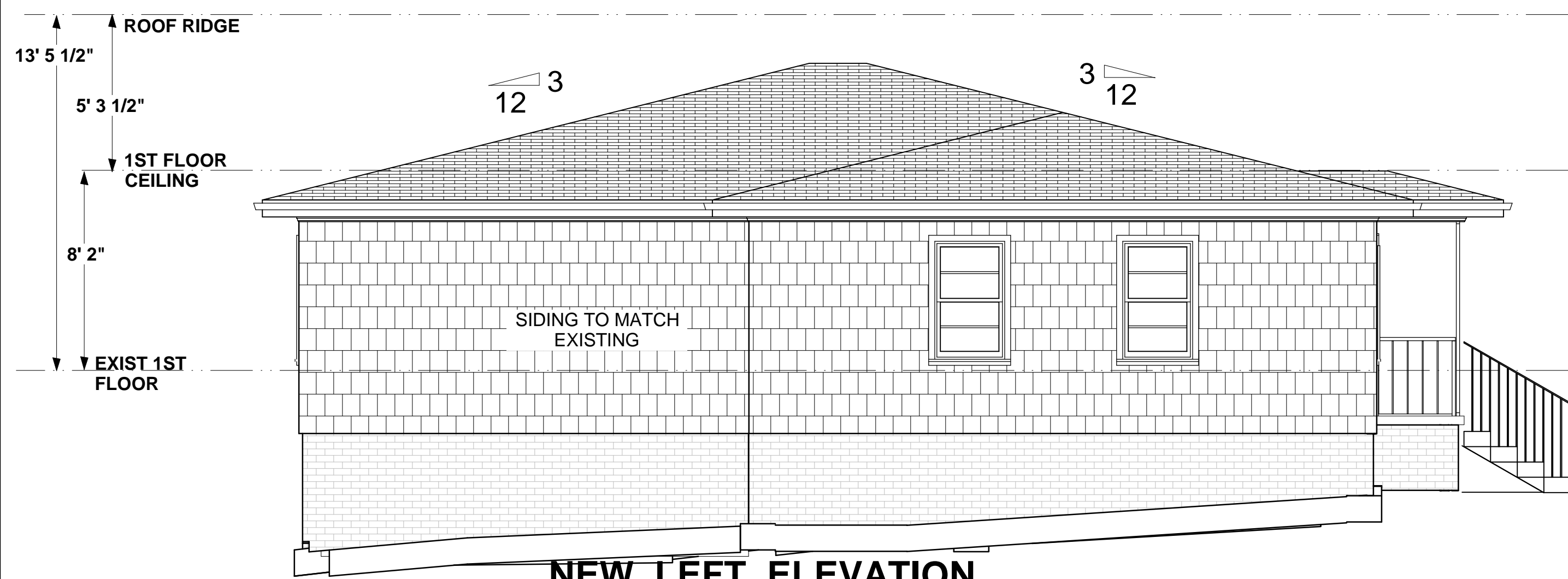
NEW FLOOR PLAN
SCALE 1/4" = 1'



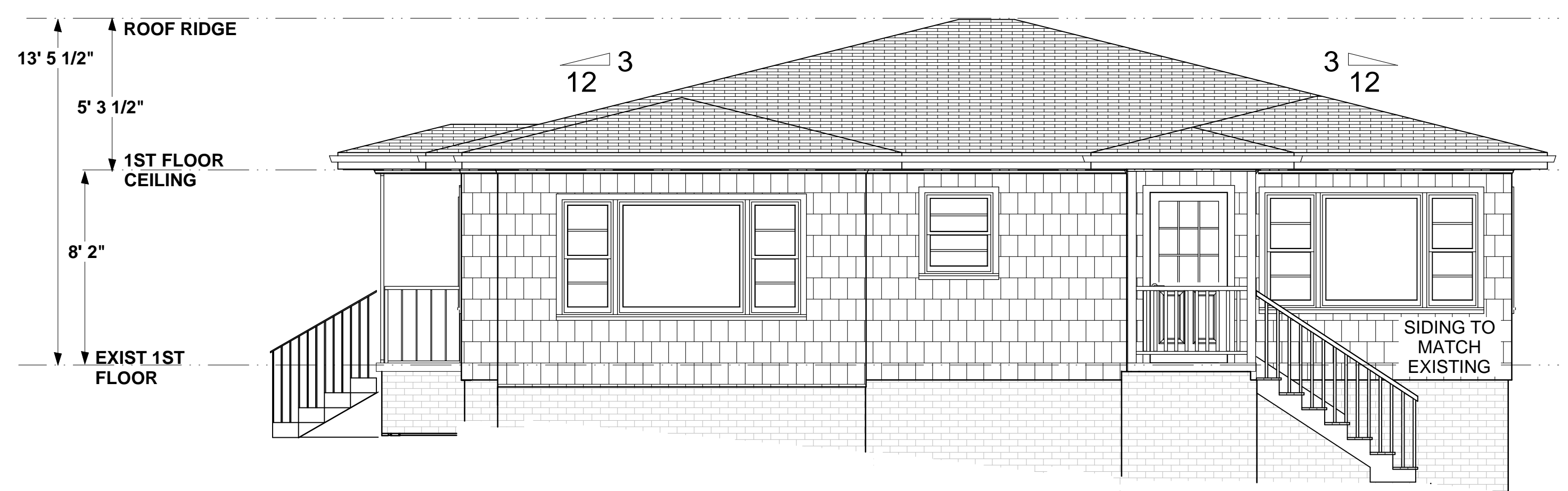
NEW FRONT ELEVATION
SCALE 1/4" = 1'



NEW REAR ELEVATION
SCALE 1/4" = 1'



NEW LEFT ELEVATION
SCALE 1/4" = 1'



NEW RIGHT ELEVATION
SCALE 1/4" = 1'

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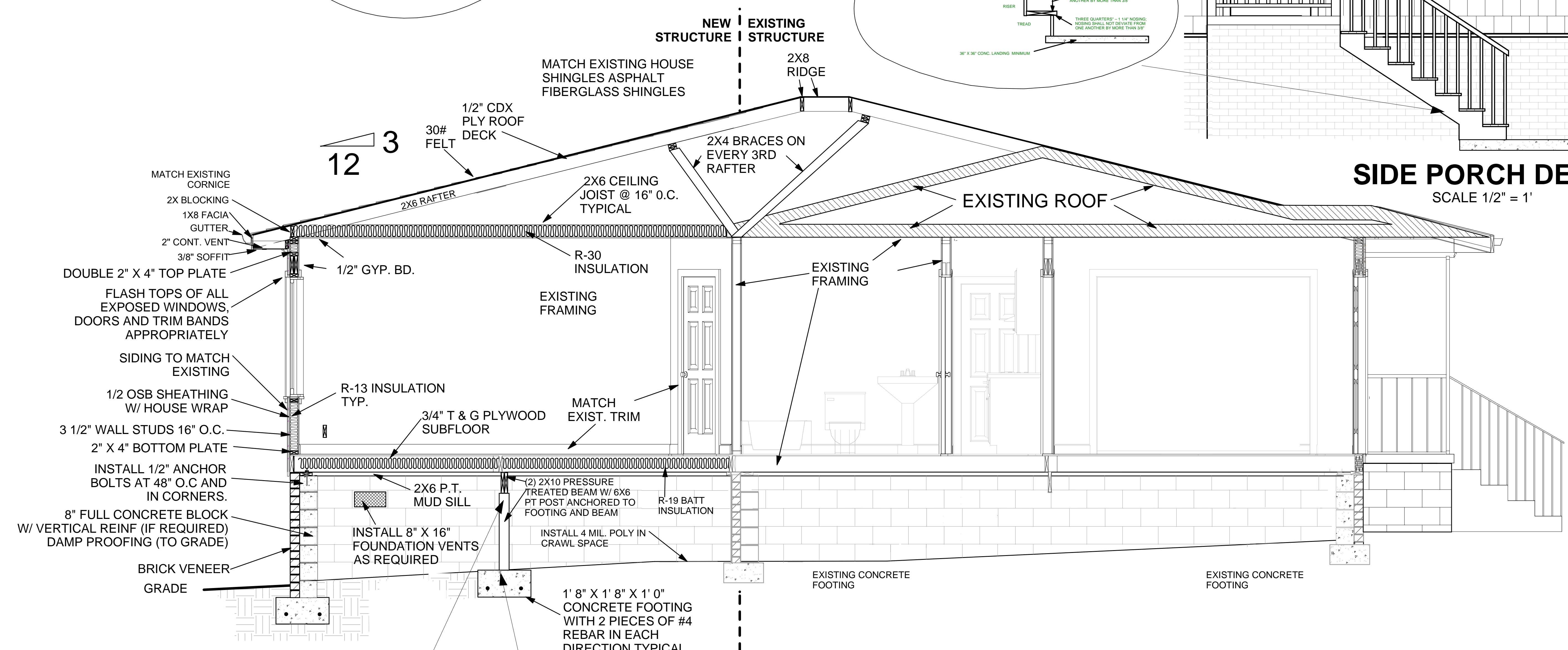
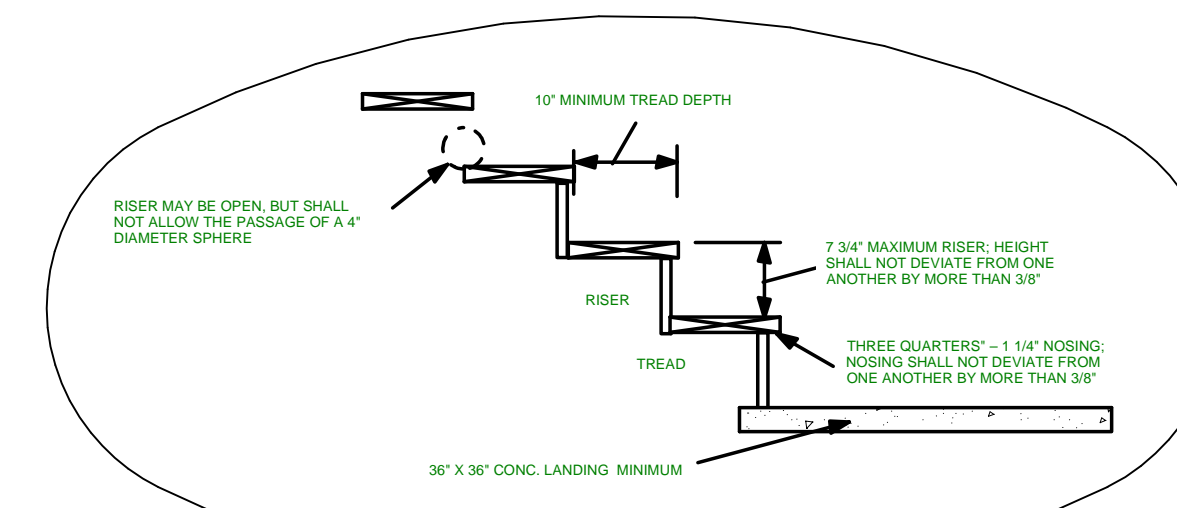
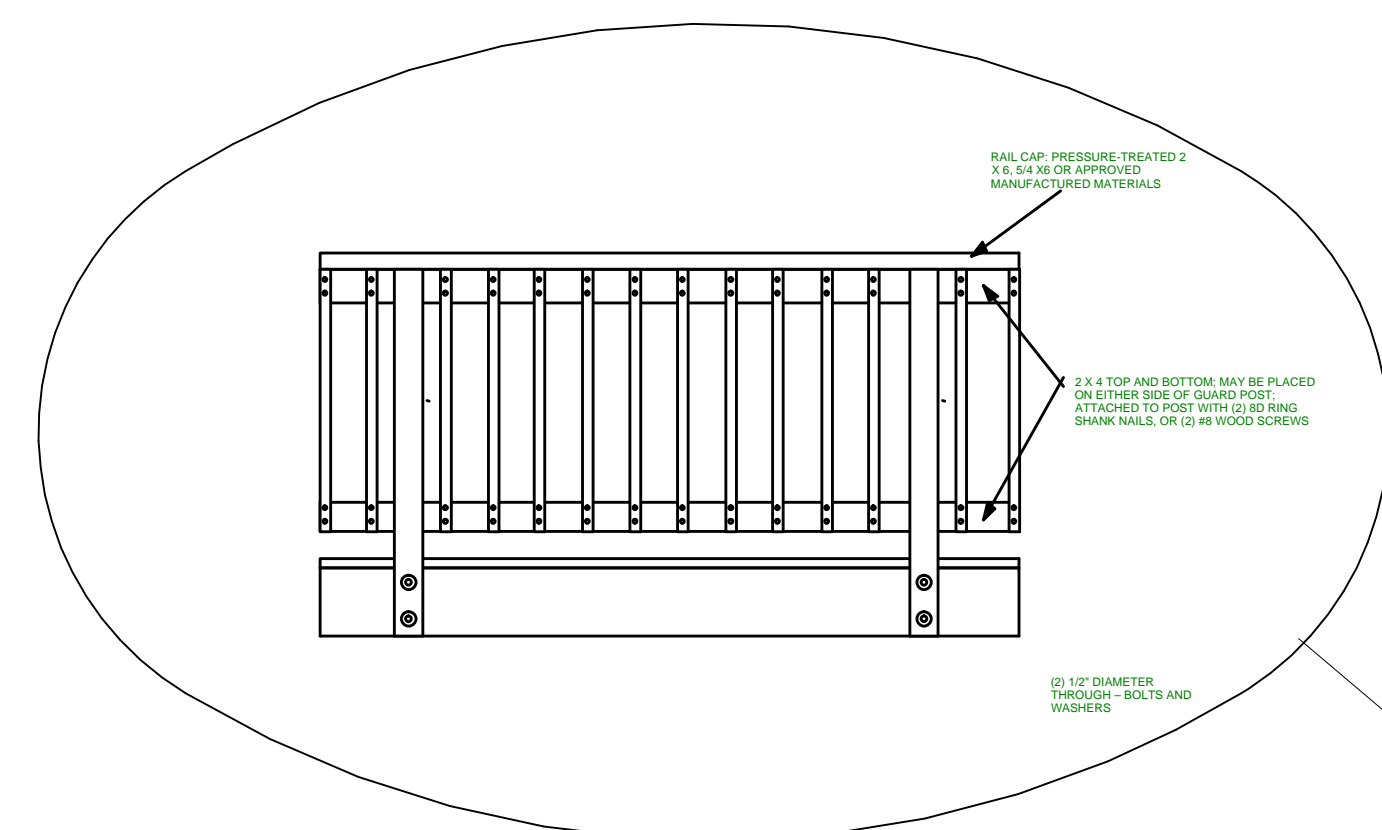
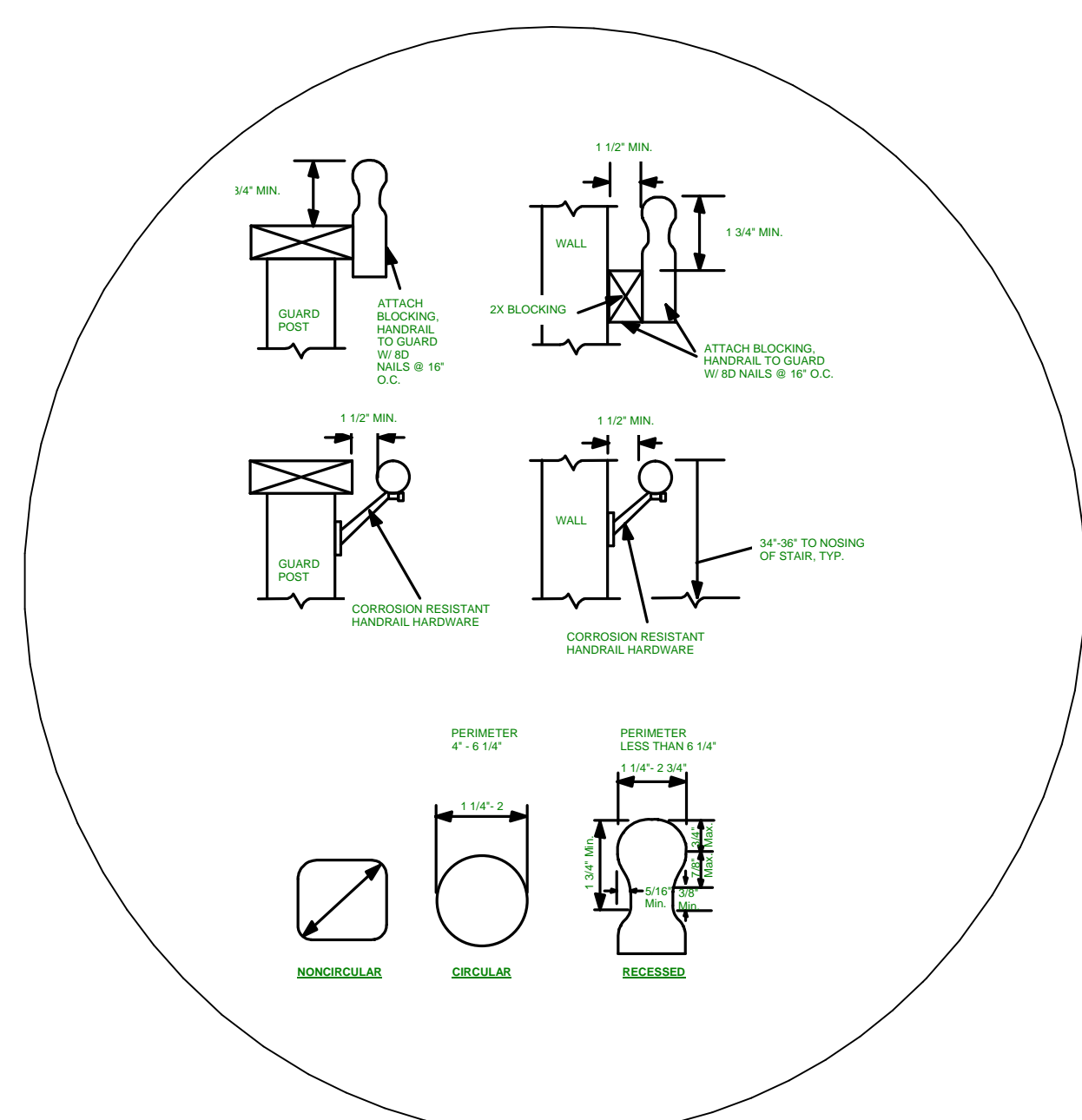
NEW FLOOR PLAN & ELEVATIONS	DRAWN BY	REVISION NO.
	SCALE 1/4" = 1'	DATE 1/4/2017

A-2

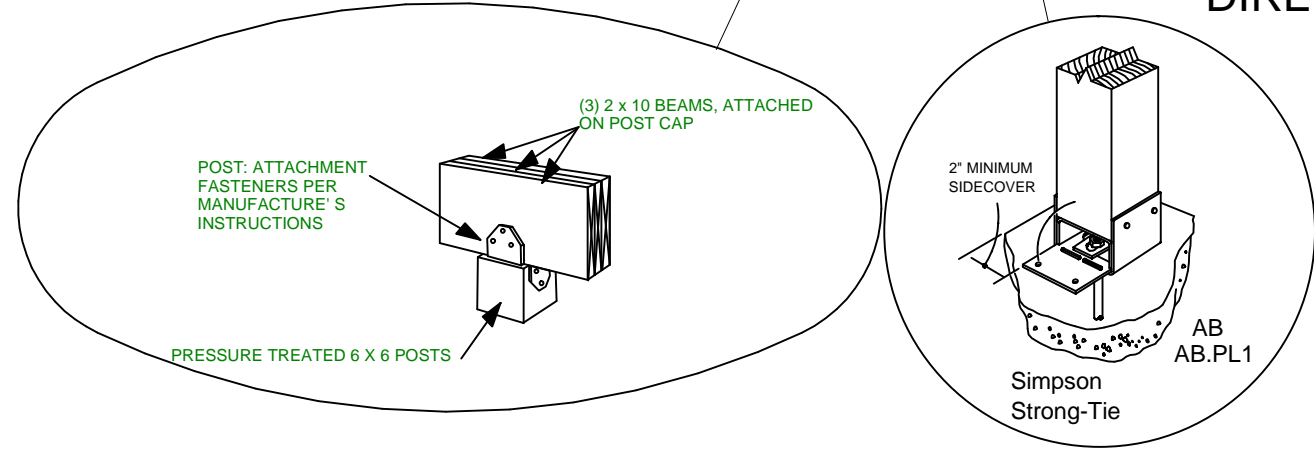
SECTION AND DETAILS	DRAWN BY JRK	REVISION NO.
	SCALE VARIES	DATE 1/4/2017



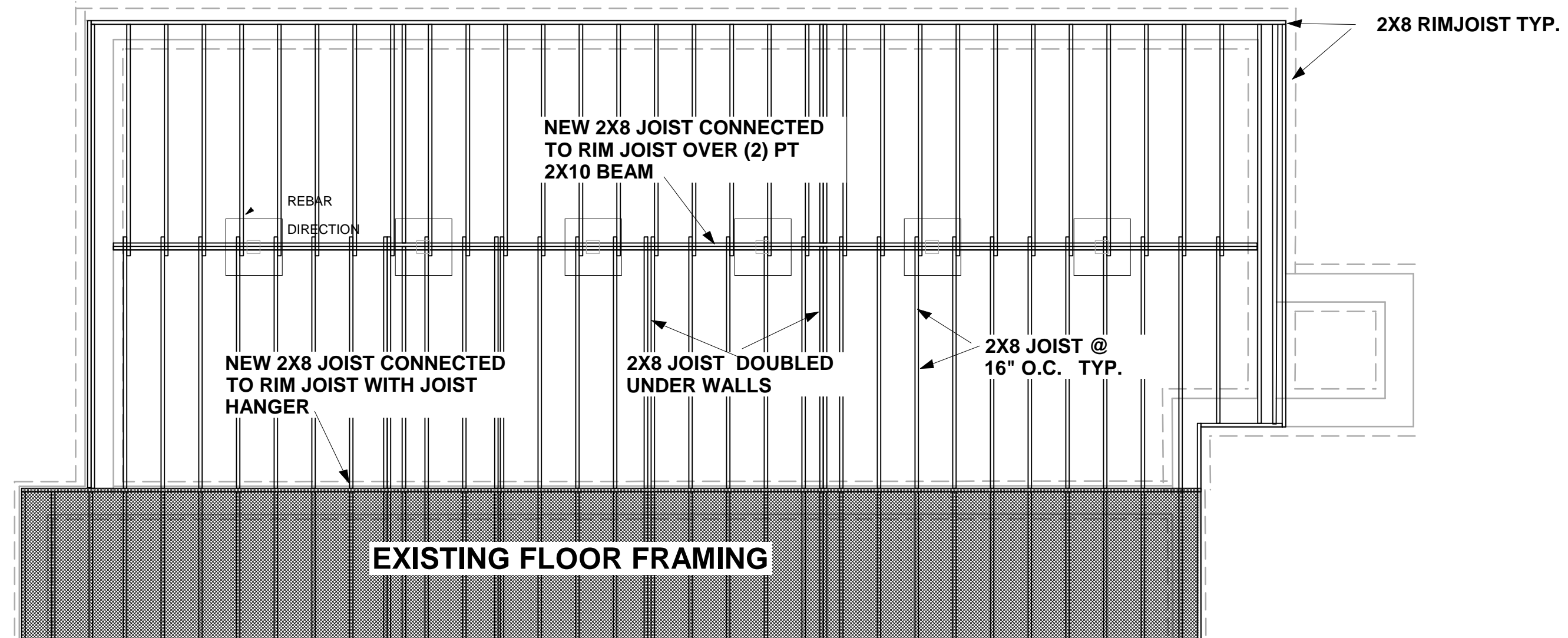
SIDE PORCH DETAIL
SCALE 1/2" = 1'



TYPICAL SECTION
SCALE 1/2" = 1'

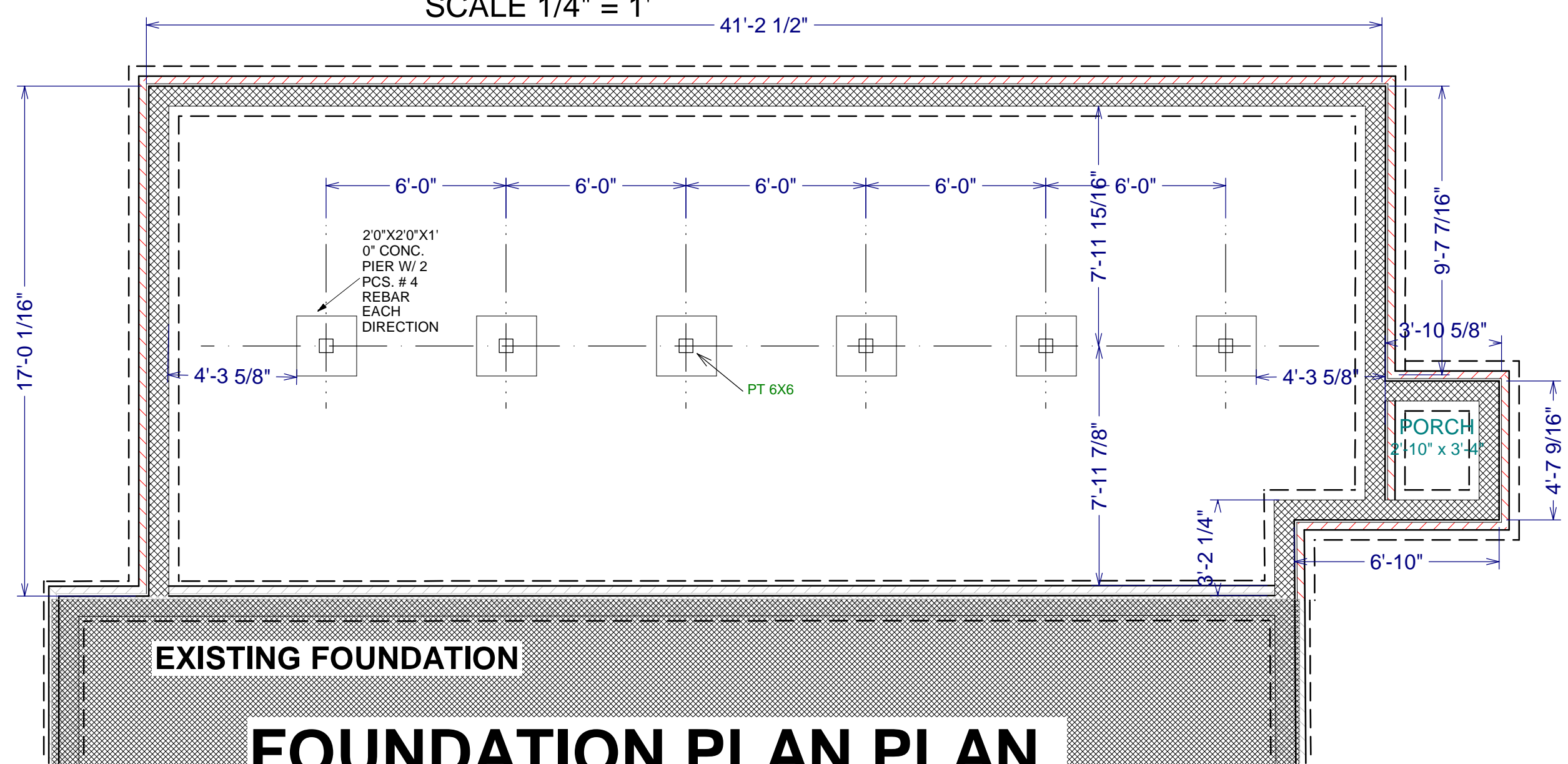


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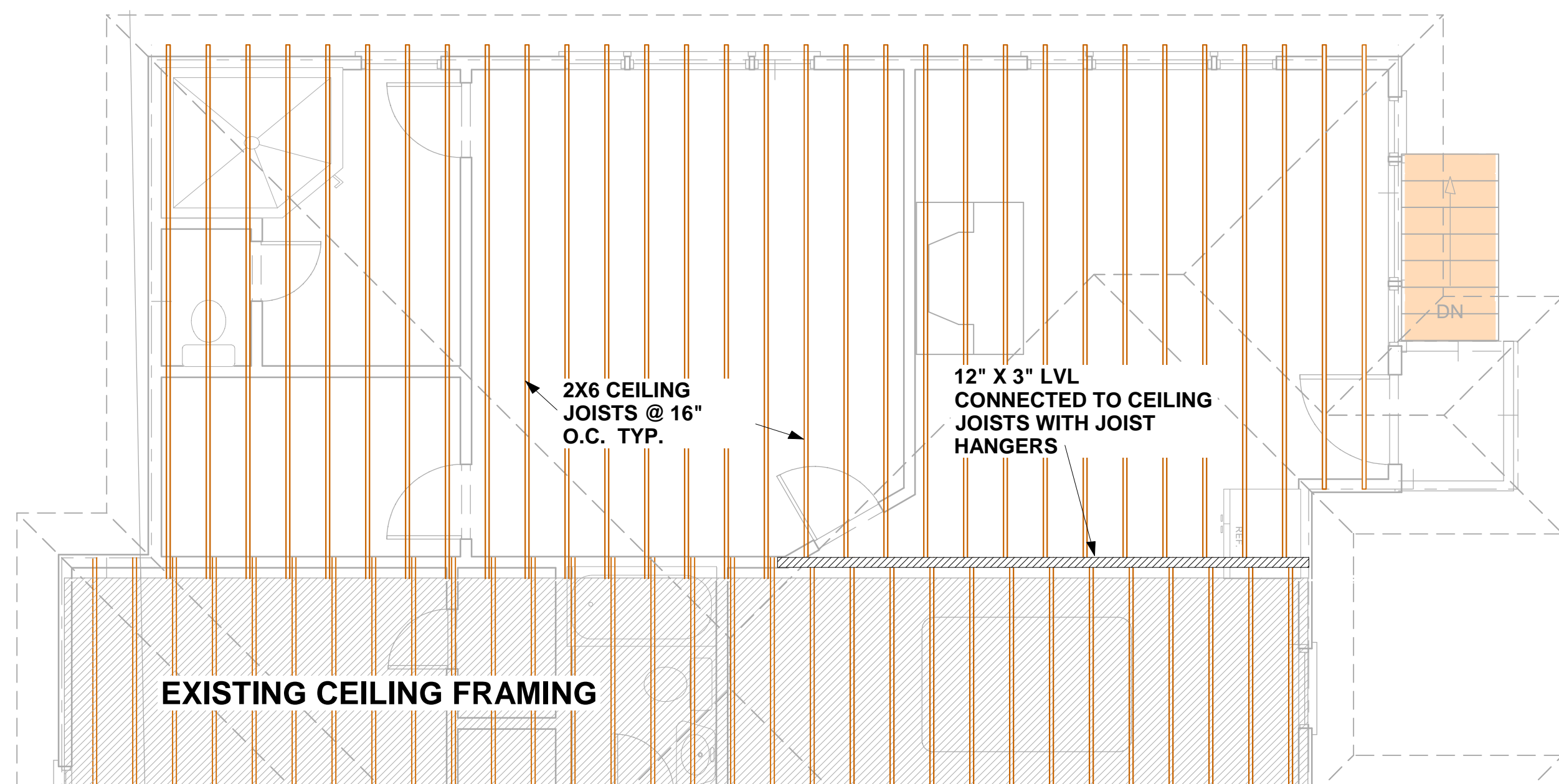
FLOOR FRAMING PLAN

SCALE 1/4" = 1'



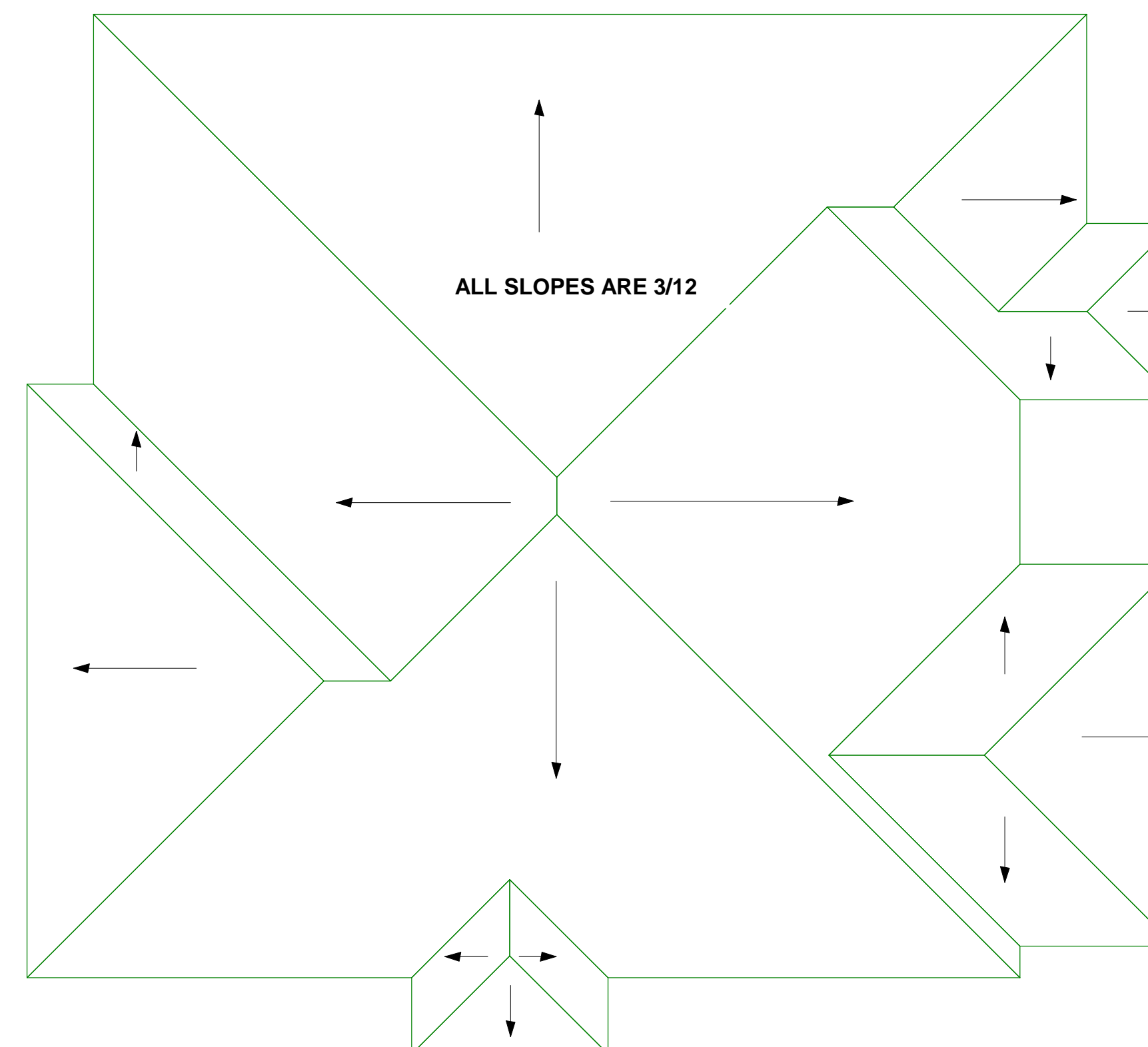
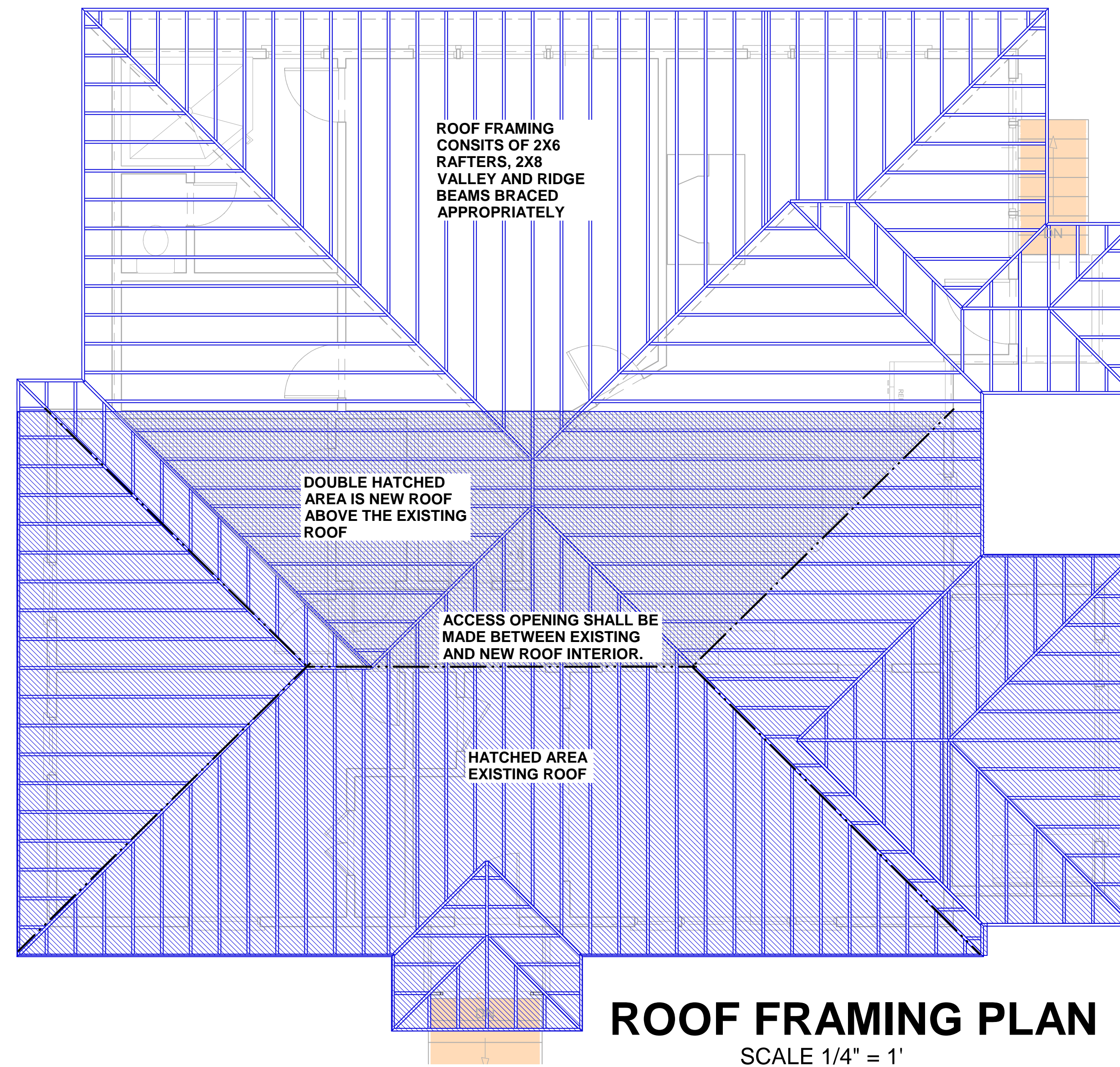
FOUNDATION PLAN

SCALE 1/4" = 1'

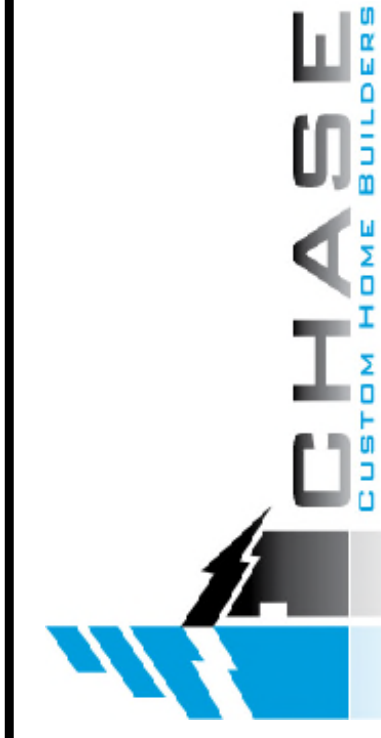


CEILING FRAMING PLAN

SCALE 1/4" = 1'



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DECATUR, GEORGIA**

FRAMING, FOUNDATION, & ROOF	SCALE VARIES	DRAWN BY JRK	REVISION NO.
	DATE 1/4/2017		

A-4