ABBREVIATIONS

@	AT
Ø	DIAMETER / ROUND
#	NUMBER
AB	AIR BARRIER
ABE	AVERAGE BUILDING ELEVATION
ABV	ABOVE
ACC	ACCESSIBLE
ACM	ALUMINUM COMPOSITE MATERIAL
ACP	ACOUSTIC CEILING PANEL
ACT	ACOUSTIC CEILING TILE
ACW	ALUMINUM-CLAD WOOD
AD	AREA DRAIN
ADA	AMERICANS WITH DISABILITIES ACT
ADJ	ADJUSTABLE / ADJACENT
AFF	ABOVE FINISH FLOOR
AHJ	AUTHORITY HAVING JURISDICTION
AHU	AIR HANDLING UNIT
ALT	ALTERNATE
ALUM	ALUMINUM
AP	ACCESS PANEL
APPD	APPROVED
APPROX	APPROXIMATE(LY)
ARCH	ARCHITECTURAL
AVG	AVERAGE
BD	BOARD / BED / BEDROOM
BE	BUILDING ENVELOPE
BEL	BELOW
BEY	BEYOND
BLDG	BUILDING
BLK	BLOCK, BLOCKING
BO	BOTTOM OF
BOD	BASIS-OF-DESIGN
BOT	BOTTOM
BR	BACKER ROD
BRK MTL	BRAKE METAL
BTW	BETWEEN
CAB	CABINET
CG	CORNER GUARD
CIP	CAST-IN-PLACE CONCRETE
CJ	CONTROL JOINT
CL	CENTERLINE
CLG	CEILING
CLKG	CAULKING
CLO	CLOSET
CLR	CLEAR
CMU	CONCRETE MASONRY UNIT
CNTR	COUNTER(TOP)
COL	COLUMN
COMM	COMMUNICATION
CONC	CONCRETE
COND	CONDITION
CONN	CONNECTION
CONST	CONSTRUCTION
CONT	CONTINUOUS
CONTR	CONTRACTOR
CORR	CORRIDOR / CORRUGATED / CORRECTION
CPT	CARPET
CT	CERAMIC TILE
CTR	CENTER
CUST	CUSTOM
D	DEPTH / DRYER
DEPT	DEPARTMENT
DET	DETAIL
DF	DRINKING FOUNTAIN
DIA	DIAMETER
DIAG	DIAGONAL
DIM	DIMENSION
DIR	DIRECTION
DIV	DIVISION
DN	DOWN
DOM	DOMESTIC
DR	DOOR
DS	DOWNSPOUT (EXTERIOR)
DW	DISHWASHER
DWG	DRAWING
(E)	EXISTING
E	EAST
EA	EACH
EJ	EXPANSION JOINT
EL	ELEVATION (GRADE)
ELEC	ELECTRICAL
ELEV	ELEVATOR
EMER	EMERGENCY
EMR	ELEVATOR MACHINE ROOM
ENV	ENVELOPE / ENVIRONMENT(AL)
EQ	EQUAL / EQUIVALENT
EQUIP	EQUIPMENT
EST	ESTIMATE / ESTIMATED
EXC	EXCAVATED
EXH	EXHAUST
EXP	EXPOSED / EXPANDED
EXT	EXTERIOR
FAB	FABRICATED
FA	FIRE ALARM
FACP	FIRE ALARM CONTROL PANEL
FC	FIBER CEMENT COMPOSITE
FD	FLOOR DRAIN
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET
FF	FINISH FLOOR / FACTORY FINISHED
FF&E	FURNITURE, FIXTURES & EQUIPMENT
FG	FINISH GRADE
FIN	FINISH(ED)
FLASH	FLASHING
FLEX	FLEXIBLE
FLR	FLOOR
FOC	FACE OF CONCRETE
FOF	FACE OF FINISH
FOIC	FURNISHED BY OWNER, INSTALLED BY CONTRACTOR
FOIO	FURNISHED BY OWNER, INSTALLED BY OWNER
FOM	FACE OF MASONRY
FOS	FACE OF STUD
FP	FIREPROOF / FIRE PROTECTION
FPHB	FROST PROOF HOSE BIB
FRDT	FIRE RETARDANT
FRM	FRAMING
FRP	FIBERGLASS REINFORCED PANEL
FRZR	FREEZER
FSD	FIRE SEPARATION DISTANCE
FT	FOOT OR FEET
FTG	FOOTING
GA	GAUGE
GAL	GALLON
GALV	GALVANIZED
GC	GENERAL CONTRACTOR
GEN	GENERAL
GFI	GROUND FAULT INTERRUPT
GFRC	GLASS-FIBER REINFORCED CONCRETE
GL	GLASS
GND	GROUND
GOVT	GOVERNMENT
GR	GRADE
GSM	GALVANIZED SHEET METAL
GWB	GYPSUM WALL BOARD
GYP	GYPSUM
HB	HOSE BIB
HC	HANDICAP / HOLLOW CORE
HD	HEAD / HEAVY DUTY
HDF	HIGH DENSITY FIBERBOARD (HARDBOARD)
HDR	HEADER
HDWD	HARDWOOD
HDWR	HARDWARE
HM	HOLLOW METAL
HOL	HOLLOW
HORIZ	HORIZONTAL
HP	HIGH POINT
HR	HOUR
HT	HEIGHT / HIGH-TEMPERATURE
HWH	HOT WATER HEATER
IBC	INTERNATIONAL BUILDING CODE
ID	INSIDE DIAMETER
IIC	IMPACT ISOLATION CLASS
IN	INCHES
INCL	INCLUDE / INCLUDED / INCLUDING
INS/INSUL	INSULATION
INT	INTERIOR
INTM	INTERMEDIATE
INTUM	INTUMESCENT
JST	JOIST
JT	JOINT
J-BOX	JUNCTION BOX
L	LONG / LENGTH
LA	LANDSCAPE
LAM	LAMINATE
LAV	LAVATORY
LB	POUND
LH	LEFT HAND
LIN	LINEAR/LINEAL
LOC	LOCATION
LP	LOW POINT
LT	LIGHT
LTG	LIGHTING
LVL	LEVEL
MATL	MATERIAL
MAX	MAXIMUM
MC	MEDICINE CABINET
MDF	MEDIUM DENSITY FIBERBOARD
MECH	MECHANICAL
MEMB	MEMBRANE
MFR	MANUFACTURER
MI	MIRROR
MIN	MINIMUM
MISC	MISCELLANEOUS
MO	MASONRY OPENING
MOT	MOTORIZED
MTD	MOUNTED
MTL	METAL
N	NORTH
(N)	NEW
NAT	NATURAL
NEG	NEGATIVE
NIC	NOT IN CONTRACT
NO.	NUMBER
NOM	NOMINAL
NR	NOT RATED / UNRATED
NTS	NOT TO SCALE
OA	OVERALL
OC	ON CENTER
OCC	OCCUPANCY / OCCUPANT
OD	OUTSIDE DIAMETER
OFD	OVERFLOW DRAIN
OH	OVERHEAD
OPNG	OPENING
OPP	OPPOSITE
OSB	ORIENTED STRAND BOARD
OWSJ	OPEN-WEB STEEL JOIST
OZ	OUNCE
(P)	PROPOSED
PAR	PARALLEL
PART	PARTITION
PC	PRECAST
PERF	PERFORATED
PERP	PERPENDICULAR
PKG	PARKING / PACKAGE
PL	PLATE / PROPERTY LINE / PLASTIC
PLAM	PLASTIC LAMINATE
PLY	PLYWOOD
PNL	PANEL
POL	POLISH / POLISHED
PR	PAIR
PREFAB	PREFABRICATE(D)
PREFIN	FACTORY PAINTED
PRELIM	PRELIMINARY
PROJ	PROJECT / PROJECTION
PROP	PROPERTY
PSI	POUNDS PER SQUARE INCH
PT	POINT / PRESSURE TREATED / POST-TENSIONED
PTD	FIELD PAINTED
PTN	PARTITION
QTR	QUARTER
QTY	QUANTITY
QUAL	QUALITY / QUALIFICATION(S)
R	RISER / RADIUS / RANGE
RB	RUBBER BASE
RD	ROOF DRAIN
REC	RECEIVER / RECYCLE
REF	REFERENCE
REFR	REFRIGERATOR
REINF	REINFORCED
REQ	REQUIRED
RESI	RESIDENTIAL
RET	RETURN
REV	REVERSE / REVISED / REVISION
RF	ROOF
RFG	ROOFING
RH	RIGHT HAND
RIGID	RIGID INSULATION
RM	ROOM
RND	ROUND
RO	ROUGH OPENING
ROW	RIGHT-OF-WAY
RUB	RUBBER
RWL	RAINWATER LEADER (INTERIOR)
S	SOUTH
SALV	SALVAGE (D)
SAM	SELF-ADHERING MEMBRANE
SBC	IBC w/ SEATTLE AMENDMENTS
SC	SOLID CORE
SCHED	SCHEDULE
SCW	SOLID CORE WOOD
SD	SMOKE DETECTOR / SOAP DISPENSER
SEC	SEATTLE ENERGY CODE
SECT	SECTION
SF	SQUARE FEET / STOREFRONT
SFRM	SPRAY-APPLIED FIRE-RESISTIVE MATERIAL
SHT	SHEET
SHTG	SHEATHING
SID	SIDING
SIM	SIMILAR
SL	SLOPE
SLNT	SEALANT
SM	SHEET METAL
SPEC	SPECIFICATIONS
SQ	SQUARE
SS	STAINLESS STEEL
STC	SOUND TRANSMISSION CLASS
STD	STANDARD
STIFF	STIFFENER
STL	STEEL
STOR	STORAGE
STU	STUDIO
STRUCT	STRUCTURAL
SUB	SUBSTITUTE / SUBMITTAL
SUSP	SUSPENDED
SYM	SYMMETRICAL / SYMMETRY / SYMBOL
SYS	SYSTEM
T	TOP / TREAD / TEMPERED
TB	TOWEL BAR
TG, T&G	TONGUE & GROOVE
T-STAT	THERMOSTAT
TD	TRENCH DRAIN
TEMP	TEMPORARY / TEMPERATURE
THK	THICK(NESS)
THRU	THROUGH
T.O.	TOP OF
TOC	TOP OF CONCRETE / TOP OF CURB
TOP	TOPPING
TOW	TOP OF WALL
TPH	TOILET PAPER HOLDER
TR	TRASH / TRASH ROOM
TRANSL	TRANSLUCENT
TRANSP	TRANSPARENT / TRANSPARENCY
TRTD	TREATED
T/S	TOPSIDE
TV	TELEVISION
TWP	TRANSLUCENT WALL PANEL
TYP	TYPICAL
UL	UNDERWRITERS' LABORATORY
UNFIN	UNFINISHED
UNO	UNLESS NOTED OTHERWISE
U/S	UNDERSIDE
VAP	VAPOR BARRIER
VAR	VARIES / VARIABLE
VB	VINYL BASE
VCT	VINYL COMPOSITION TILE
VENT	VENTILATION
VERT	VERTICAL
VEST	VESTIBULE
VFY	VERIFY
VIF	VERIFY IN FIELD
VG	VERTICAL GRAIN
VOC	VOLATILE ORGANIC COMPOUNDS
VOL	VOLUME
VOLT	VOLTAGE
VS	VINYL SHEET / SHEET VINYL
W	WEST / WIDE / WIDTH / WASHER
W/	WITH
W/D	WASHER/DRYER
W/O	WITHOUT
WAIN	WAINSCOT
WC	WATER CLOSET
WD	WOOD
WIN	WINDOW
WSEC	WASHINGTON STATE ENERGY CODE
WH	WALL HUNG
WRB	WEATHER RESISTANT BARRIER
WS	WEATHERSTRIP
WT	WEIGHT
WWM	WELDED WIRE MESH
YD	YARD DRAIN

GRAPHIC SYMBOLS

DETAIL MARKER
DETAIL NUMBER
SHEET NUMBER

ELEVATION MARKER
DETAIL NUMBER
SHEET NUMBER

ENLARGED ELEVATION MARKER
DETAIL NUMBER
SHEET NUMBER

INTERIOR ELEVATION MARKER
DETAIL NUMBER
SHEET NUMBER
ELEVATION NUMBER

BUILDING SECTION MARKER
DETAIL NUMBER
SHEET NUMBER

ENLARGED WALL SECTION MARKER
DETAIL NUMBER
SHEET NUMBER

LAYOUT GRID

EXTERIOR WALL ASSEMBLY MKR
REFER TO SHEET A401

FLOOR/ROOF ASSEMBLY MARKER
REFER TO SHEETS A402 & A702

INTERIOR WALL ASSEMBLY MARKER
REFER TO SHEET A701

WINDOW / STOREFRONT TYPE MKR
REFER TO SHEETS A411 & A413

DOOR TYPE MARKER
REFER TO SHEET A901

LOUVER TYPE MARKER
REFER TO SHEETS A411 & A413

GRID LINE
PROPERTY LINE
EASEMENT LINE
BUILDING LAYOUT POINT
FLOOR LEVEL LINE
OVERHEAD LINE
CENTERLINE
1-HOUR FIRE RATED
2-HOUR FIRE RATED
3-HOUR FIRE RATED

CONCRETE | **STEEL** | **FIBER CEMENT**
CMU | **ALUMINUM** | **RIGID INSULATION**
BRICK | **PLYWOOD** | **FIBER INSULATION**
WOOD | **GWB** | **GYP SHEATHING**

POWER
SWITCH
DOUBLE / MULTI SWITCH
SINGLE WALL OUTLET
DOUBLE WALL OUTLET
GFCI (GROUND-FAULT CIRCUIT INTERRUPTER)
QUAD WALL OUTLET
DATA OUTLET (CABLE / PHONE / INTERNET)
FLOOR OUTLET

RCP SYMBOLS

LIGHTING
SURFACE MOUNTED LIGHT FIXTURE
RECESSED LIGHT FIXTURE
PENDANT LIGHT
INDIRECT FIXTURE (CEILING)
INDIRECT FIXTURE (WALL)
WALL MOUNTED LIGHT FIXTURE
ILLUMINATED EXIT LIGHTS
WALL MTD ILLUMINATED EXIT LIGHTS
PHOTO CELL
OCCUPANCY SENSOR
VACANCY SENSOR

MECHANICAL
DIFFUSER - SUPPLY AIR
DIFFUSER - RETURN AIR
DIFFUSER - EXHAUST
FAN
THERMOSTAT

FIRE
SPRINKLER
WALL SPRINKLER
SMOKE DETECTOR

ELECTRICAL
J-BOX
SPEAKER
GAS SENSOR

PROJECT DATA

PROJECT LOCATION
3801 East Mercer Way
Mercer Island, WA

KING COUNTY ASSESSOR'S PARCEL NUMBERS
PARCEL B (TAX PARCEL NO. 265550-0137; PARCEL C (TAX PARCEL NO. 265550-0136

LEGAL DESCRIPTIONS
PARCEL B:
(TAX PARCEL NO. 265550-0137) LOT B OF CITY OF MERCER ISLAND LOT LINE REVISION / LOT CONSOUDATION NO. SUB 03-004, RECORDED UNDER RECORDING NUMBER 20040517900010.

PARCEL C:
(TAX PARCEL NO. 265550-0136) THAT PORTION OF LOTS 14 AND 15, BLOCK 1, FRUITLAND ACRES TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 12 OF PLATS, PAGE 33, RECORDS OF KING COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 24 NORTH, RANGE 5 EAST, W.M., IN KING COUNTY, WASHINGTON; THENCE NORTH 8832'01" WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER AS NOW ESTABLISED FOR A DISTANCE OF 541.57 FEET; THENCE NORTH 12'29" EAST 30 FEET TO A POINT ON THE NORTH MARGIN OF SOUTHEAST 40TH STREET AS NOW ESTABLISHED, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE NORTH 8832'01" WEST ALONG SAID STREET MARGIN 10.23 FEET TO A POINT ON THE LOT LINE BETWEEN SAID LOTS 14 AND 15; THENCE CONTINUING NORTH 88:3201" WEST ALONG SAID STREET MARGIN 89.77 FEET; THENCE NORTH 12'29 EAST ON A LINE PARALLEL WITH THE EAST LINE OF SAID SECTION 7 FOR A DISTANCE OF 205.00 FEET; THENCE SOUTH 88"32'01" EAST 110.00 FEET; THENCE SOUTH 12'29" WEST 116.65 FEET; THENCE SOUTH 74'06" WEST 88.87 FEET TO THE TRUE POINT OF BEGINNING.

SITUATE IN THE COUNTY KING, STATE OF WASHINGTON.

KING COUNTY ZONING
R-8.6, R-8.4

SDCI PROJECT #
PRE25-017

PROJECT DESCRIPTION
HVAC replacement at Stroum Jewish Community Center's (SJCC) Early Childhood School (ECS); Improvements to interiors including new lighting, replacement of plumbing fixtures, and new finishes.

GENERAL NOTES

1. ALL WORK SHALL BE IN COMPLIANCE WITH THE REQUIREMENTS OF THE 2021 IBC, 2021 IMC, 2021 UPC, 2021 IFC, 2021 IEBC, 2021 WSEC AND ALL OTHER APPLICABLE CODES
2. CONTRACTOR SHALL FIELD CHECK ALL DIMENSIONS AND VERIFY LOCATION OF WORK WITH THE ARCHITECTS. NO SCALE MEASUREMENTS SHALL BE USED AS DIMENSIONS FOR WORK. LARGER SCALED DETAILS AND DRAWINGS SHALL TAKE PRECEDENCE OVER SMALLER. NOTIFY THE ARCHITECT WHENEVER DIMENSION DISCREPANCIES ARISE.
3. CONTRACTOR IS SOLELY AND COMPLETELY RESPONSIBLE FOR CONDITION OF THE JOB SITE, INCLUDING SAFETY, PROTECTION OF THE PROPERTY, AND THE LIKE DURING PERFORMANCE OF THE WORK
4. CONTRACTOR SHALL PROVIDED METHODS, MEANS, AND FACILITIES REQUIRED TO PREVENT CONTAMINATION OF SOIL, WATER OR ATMOSPHERE.
5. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE WITH THE OWNER'S WORK AND/OR SUPPLIED ITEMS THAT ARE FURNISHED BY OWNER AND INSTALLED BY CONTRACTS OR ARE NOT IN CONTRACT, BUT ARE ATTACHED TO THE CONTRACTOR'S WORK.
6. BUILDING IS FULLY SPRINKLERED AND SHALL REMAIN FULLY SPRINKLERED.
7. ALL FURRED WALLS SHALL HAVE VERTICAL AND LATERAL DRAFTSTOPS PER IBC.
8. DRAWINGS ISSUED FOR CONSTRUCTION PRIOR TO FINAL PERMITTING APPROVAL ARE SUBJECT TO REVISIONS. VERIFY CONSTRUCTION DOCUMENTS CONFORM TO PERMIT DRAWINGS BEFORE PROCEEDING WITH WORK. NOTIFY ARCHITECT WHENEVER DISCREPANCIES ARISE.
9. DIMENSIONS ARE TO:
   FACE OF MASONRY (FOM),
   FACE OF CONCRETE (FOC), OR
   FACE OR STUD (FOS)
   UNLESS NOTED OTHERWISE (UNO)
   DIMENSIONS INDICATED AS CLEAR (CLR) OR FINISH (FIN) ARE TO FINISH FACE.

VICINITY MAP

DIRECTORY

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DRAWING INDEX

GENERAL

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A102	FLOOR PLAN - LEVEL 1 NORTH
A103	ROOF PLAN - SOUTH
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ECS INTERIOR IMPROVEMENTS
BUILDING PERMIT SET

Rev	Date	Issue

CONSULTANT'S LOGO

ECS INTERIOR IMPROVEMENTS

3801 East Mercer Way
Mercer Island, WA

22017-ECS
Project #

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JURISDICTIONAL APPROVAL STAMP

3300 REGISTERED ARCHITECT
EDWARD WEINSTEIN
State of Washington

BUILDING PERMIT SET
Issue

04.04.2025
Issue Date

COVER SHEET
Sheet Title

G001

WEINSTEIN A+U
206.443.8606 WeinsteinAU.com

3 G101 **ROOOFTOP MECHANICAL DIAGRAMS - KEY**

SCALE: 1' = 1'-0"

SJCC - ECS Interior Improvements: Land Use Code Analysis

Notes / comments

Site Location	3801 E Mercer Way, Mercer Island, WA 98040
Parcel Nos.	Parcel B: 265550-0137, Parcel C: 265550-0136
App. No	PRE25-017
Site Zoning	R-9.6, R-8.4
Lot Area	363,179 sf (8.34 acres)
ECAs	Seismic and Potential Slide (per IGS)
Street Class	East Mercer Way: Major Collector SE 40th Street: Minor Arterial

The proposed work is interior improvements to the Stroum Jewish Community Center's Early Childhood School (ECS), including replacement of the school's Heating and Ventilation system. New rooftop units (Energy Recovery Ventilators - ERVs, and Outdoor Units - ODUs) are located on the roof of the school, and are the only exterior change associated with the project.

19.12.060 SCREENING OF SERVICE AND MECHANICAL AREAS

B *Standards*

2 Rooftop mechanical equipment and appurtenances. All rooftop mechanical equipment shall not be visible and shall be enclosed, hidden or screened from adjacent properties, public ways and parks. Rooftop appurtenances are allowed if there is a functional need for the appurtenance and that functional need cannot be met with an appurtenance of a lesser height. This provision shall not be construed to allow building height in excess of the maximum limit. Rooftop appurtenances should be located at least ten feet from the exterior edge of any building, and shall not cover more than 20 percent of the rooftop area. Appurtenances shall not be located on the roof of a structure unless they are hidden or camouflaged by building elements that were designed for that purpose as an integral part of the building design. All appurtenances located on the roof should be grouped together and incorporated into the roof design and thoroughly screened. The screening should be sight-obscuring, located at least ten feet from the exterior edge of any building; and effective in obscuring the view of the appurtenances from public streets or sidewalks or residential areas surrounding the building.

All proposed rooftop mechanical equipment is hidden from adjacent properties, public ways, and parks by existing vegetation and/or existing building elements. See Diagrams 1/AG101 and 2/AG101.

All proposed rooftop appurtenances (mechanical equipment) are located more than ten feet from the exterior edge of the building; total rooftop area does not exceed 20 percent of the rooftop area.

EXISTING BUILDING CODE ANALYSIS (2021 WASHINGTON STATE EXISTING BUILDING CODE)

OWNER	STROUM JEWISH COMMUNITY CENTER
SITE LOCATION	3801 E MERCER WAY, MERCER ISLAND, WA 98040
BUILDING PERMIT NO.	-
LOT AREA	363,179 sf (8.34 acres)
APPLICABLE CODES	2021 WASHINGTON STATE EXISTING BUILDING CODE (WEBC) 2021 WASHINGTON STATE BUILDING CODE (WBC) 2021 WASHINGTON STATE MECHANICAL CODE (WMC) 2021 WASHINGTON STATE ELECTRICAL CODE (NEC) 2021 WASHINGTON STATE PLUMBING CODE (WPC) 2021 WASHINGTON STATE FIRE CODE (WFC) 2021 WASHINGTON STATE ENERGY CODE (WEC)
OCCUPANCY	E (EDUCATIONAL); B (OFFICE)
CONSTRUCTION TYPE	TYPE I-B
FIRE SPRINKLERS	EXISTING SPRINKLERED BUILDING

CHAPTER 3 — PROVISIONS FOR ALL COMPLIANCE METHODS

301.3 — ALTERATION, ADDITION OR CHANGE OF OCCUPANCY

THE ALTERATION, ADDITION OR CHANGE OF OCCUPANCY OF ALL EXISTING BUILDINGS SHALL COMPLY WITH ONE OF THE METHODS LISTED IN SECTION 301.3.1, 301.3.2 OR 301.3.3 AS SELECTED BY THE APPLICANT. SECTIONS 301.3.1 THROUGH 301.3.3 SHALL NOT BE APPLIED IN COMBINATION WITH EACH OTHER.

301.3.1 PRESCRIPTIVE COMPLIANCE METHOD: ALTERATIONS, ADDITIONS AND CHANGES OF OCCUPANCY COMPLYING WITH CHAPTER 5 OF THIS CODE IN BUILDINGS COMPLYING WITH THE INTERNATIONAL FIRE CODE SHALL BE CONSIDERED IN COMPLIANCE WITH THE PROVISIONS OF THIS CODE.

301.3.2 WORK AREA COMPLIANCE METHOD: ALTERATIONS, ADDITIONS AND CHANGES OF OCCUPANCY COMPLYING WITH THE APPLICABLE REQUIREMENTS OF CHAPTERS 6 THROUGH 12 OF THIS CODE SHALL BE CONSIDERED IN COMPLIANCE WITH THE PROVISIONS OF THIS CODE.

301.3.3 PERFORMANCE COMPLIANCE METHOD: ALTERATIONS, ADDITIONS AND CHANGES OF OCCUPANCY COMPLYING WITH CHAPTER 13 OF THIS CODE SHALL BE CONSIDERED IN COMPLIANCE WITH THE PROVISIONS OF THIS CODE.

306 — ACCESSIBILITY FOR EXISTING BUILDINGS

306.1 THE PROVISIONS OF SECTIONS 306.1 THROUGH 306.7.16 APPLY TO MAINTENANCE AND REPAIR, CHANGE OF OCCUPANCY, ADDITIONS AND ALTERATIONS TO EXISTING BUILDINGS, INCLUDING THOSE IDENTIFIED AS HISTORIC BUILDINGS.

306.7 A FACILITY THAT IS ALTERED SHALL COMPLY WITH THE APPLICABLE PROVISIONS IN CHAPTER 11 OF THE INTERNATIONAL BUILDING CODE,ICC A117.1 AND THE PROVISIONS OF SECTIONS 306.7.1 THROUGH 306.7.16, UNLESS TECHNICALLY INFEASIBLE. WHERE COMPLIANCE WITH THIS SECTION IS TECHNICALLY INFEASIBLE, THE ALTERATION SHALL PROVIDE ACCESS TO THE MAXIMUM EXTENT TECHNICALLY FEASIBLE.

306.7.1 WHERE AN ALTERATION AFFECTS THE ACCESSIBILITY TO, OR CONTAINS AN AREA OF PRIMARY FUNCTION, THE ROUTE TO THE PRIMARY FUNCTION AREA SHALL BE ACCESSIBLE. TOILET FACILITIES AND DRINKING FOUNTAINS SERVING THE AREA OF PRIMARY FUNCTION, INCLUDING THE ROUTE FROM THE AREA OF PRIMARY FUNCTION TO THESE FACILITIES, SHALL BE ACCESSIBLE. PRIORITY SHALL BE GIVEN TO THE IMPROVEMENTS AFFECTING THE ACCESSIBLE ROUTE TO THE PRIMARY FUNCTION AREA.

EXCEPTION 1. THE CUMULATIVE COSTS OF PROVIDING THE ACCESSIBLE ROUTE OF TRAVEL, TOILET FACILITIES, AND DRINKING FOUNTAINS ARE NOT REQUIRED TO EXCEED 20 PERCENT OF THE COSTS OF THE ALTERATIONS AFFECTING THE AREA OF PRIMARY FUNCTION.

306.7.2 ACCESSIBLE MEANS OF EGRESS REQUIRED BY IBC CHAPTER 10 ARE NOT REQUIRED TO BE ADDED IN EXISTING FACILITIES.

306.7.5 WHERE AN ALTERATION INCLUDES ALTERATIONS TO AN ENTRANCE THAT IS NOT ACCESSIBLE, AND THE FACILITY HAS AN ACCESSIBLE ENTRANCE, THE ALTERED ENTRANCE IS NOT REQUIRED TO BE ACCESSIBLE UNLESS REQUIRED BY SECTION 306.7.1. SIGNS COMPLYING WITH IBC 1112 SHALL BE PROVIDED.

306.7.11 WHERE IT IS TECHNICALLY INFEASIBLE TO ALTER EXISTING TOILET ROOMS TO BE ACCESSIBLE, ONE ACCESSIBLE SINGLE-USER TOILET ROOM OR ONE ACCESSIBLE FAMILY OR ASSISTED-USE TOILET ROOM CONSTRUCTED IN ACCORDANCE WITH SECTION 1110.2.1 OF THE INTERNATIONAL BUILDING CODE IS PERMITTED. THIS TOILET ROOM SHALL BE LOCATED ON THE SAME FLOOR AND IN THE SAME AREA AS THE EXISTING TOILET ROOMS.

CHAPTER 6 — CLASSIFICATION OF WORK

603 — ALTERATION - LEVEL 2

603.1 LEVEL 2 ALTERATIONS INCLUDE THE ADDITION OR ELIMINATION OF ANY DOOR OR WINDOW, THE RECONFIGURATION OR EXTENSION OF ANY SYSTEM, OR THE INSTALLATION OF ANY ADDITIONAL EQUIPMENT, AND SHALL APPLY WHERE THE WORK IS BELOW THE THRESHOLD OF A LEVEL 3 ALTERATION.

603.1 LEVEL 2 ALTERATIONS SHALL COMPLY WITH THE PROVISIONS OF CHAPTERS 7 FOR LEVEL 1 ALTERATIONS, AS WELL AS THE PROVISIONS OF CHAPTER 8

604 — ALTERATION - LEVEL 3

604.1 LEVEL 3 ALTERATIONS APPLY WHERE ONE OF THE CRITERIA IS EXCEEDED: THE WORK MEETS OR EXCEEDS THE THRESHOLD OF EITHER SUBSTANTIAL IMPROVEMENT OR SUBSTANTIAL DAMAGE; OR THE ALTERATION AREA EXCEEDS 50 PERCENT OF THE BUILDING AREA.

604.2 LEVEL 3 ALTERATIONS SHALL COMPLY WITH THE PROVISIONS OF CHAPTERS 7 AND 8 FOR LEVEL 1 AND 2 ALTERATIONS, RESPECTIVELY, AS WELL AS THE PROVISIONS OF CHAPTER 9

ALTERATION - LEVEL 3 NOT APPLICABLE AS WORK AREA IS LESS THAN 50% OF FLOOR AREA

CHAPTER 8 — ALTERATIONS - LEVEL 2

801 — GENERAL

801.4 NEW CONSTRUCTION ELEMENTS, COMPONENTS, SYSTEMS, AND SPACES SHALL COMPLY WITH THE REQUIREMENTS OF THE IBC

EXCEPTION 2 THE LENGTH OF DEAD-END CORRIDORS IN NEWLY CONSTRUCTED SPACES SHALL ONLY BE REQUIRED TO COMPLY WITH THE PROVISIONS OF SECTION 805.6

EXCEPTION 3 THE MINIMUM CEILING HEIGHT OF THE NEWLY CREATED HABITABLE AND OCCUPIABLE SPACES AND CORRIDORS SHALL BE 7'-0"

802 — BUILDING ELEMENTS AND MATERIALS

802.2 EXISTING VERTICAL OPENINGS SHALL COMPLY WITH THE PROVISIONS OF SECTIONS 802.2.1, 802.2.2 AND 802.2.3

802.2.1 EXISTING INTERIOR VERTICAL OPENINGS CONNECTING TWO OR MORE FLOORS SHALL BE ENCLOSED WITH APPROVED ASSEMBLIES HAVING A FIRE RESISTANCE RATING OF NOT LESS THAN 1 HOUR WITH APPROVED OPENING PROTECTIVES

802.4 THE INTERIOR FINISH AND TRIM OF WALLS AND CEILINGS IN EXITS AND CORRIDORS IN ANY WORK AREA SHALL COMPLY WITH THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE.

802.5.1 EVERY PORTION OF A FLOOR, SUCH AS A BALCONY OR A LOADING DOCK, THAT IS MORE THAN 30 INCHES ABOVE THE FLOOR OR GRADE BELOW AND IS NOT PROVIDED WITH GUARDS, OR THOSE IN WHICH THE EXISTING GUARDS ARE JUDGED TO BE IN DANGER OF COLLAPSING SHALL BE PROVIDED WITH GUARDS.

802.5.2 WHERE THERE ARE NO GUARDS OR WHERE THE EXISTING GUARDS MUST BE REPLACED, THE GUARDS SHALL BE DESIGNED AND INSTALLED IN ACCORDANCE WITH THE IBC

803 — FIRE PROTECTION

803.1 THE REQUIREMENTS OF THIS SECTION SHALL BE LIMITED TO WORK AREAS IN WHICH LEVEL-2 ALTERATIONS ARE BEING PERFORMED, AND WHERE SPECIFIED THEY SHALL APPLY THROUGHOUT THE FLOOR ON WHICH WORK AREAS ARE LOCATED OR OTHERWISE BEYOND THE WORK AREA

803.2 AUTOMATIC SPRINKLER SYSTEMS - AN AUTOMATIC SPRINKLER SYSTEM SHALL BE PROVIDED IN A WORK AREA WHERE REQUIRED BY SECTION 803.2.1 THROUGH 803.2.4. INSTALLATION REQUIREMENTS SHALL BE IN ACCORDANCE WITH THE IBC

803.2.2 IN BUILDINGS WITH OCCUPANCY GROUP B, WORK AREAS THAT HAVE EXITS OR CORRIDORS SHARED BY MORE THAN ONE TENANT OR THAT HAVE EXITS OR CORRIDORS SERVING AN OCCUPANT LOAD GREATER THAN 30 SHALL BE PROVIDED WITH AUTOMATIC SPRINKLER PROTECTION WHERE BOTH OF THE FOLLOWING CONDITIONS OCCUR:

1. THE WORK AREA IS REQUIRED TO BE PROVIDED WITH AUTOMATIC SPRINKLER PROTECTION IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE AS APPLICABLE TO NEW CONSTRUCTION.
2. THE WORK AREA EXCEEDS 50 PERCENT OF THE FLOOR AREA.

803.4 AN APPROVED FIRE ALARM SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH SECTIONS 803.4.1 THROUGH 803.4.3

804 — MEANS OF EGRESS

508.3.1 SHALL BE INDIVIDUALLY CLASSIFIED PER 302.1. REQUIREMENTS OF THIS CODE APPLY TO EACH PORTION OF THE BUILDING BASED ON OCCUPANCY CLASSIFICATION OF THAT SPACE EXCEPT THAT THE MOST RESTRICTIVE APPLICABLE PROVISIONS OF 403 AND CHAPTER 9 SHALL APPLY TO THE BUILDING OR PORTION THEREOF IN WHICH THE NONSEPARATED OCCUPANCIES ARE LOCATED.

508.3.2 ALLOWABLE BUILDING AREA AND HEIGHT: BASED ON MOST RESTRICTIVE OCCUPANCY GROUPS.

508.3.3 SEPARATION NOT REQUIRED BETWEEN NON-SEPARATED OCCUPANCIES

CHAPTER 10 — MEANS OF EGRESS

1003 — GENERAL MEANS OF EGRESS

TABLE 1004.5 — OCCUPANT LOADS

SEE SHEETS G201 AND G202

LEVEL	USE	AREA	AREA/OCC	OCC LOAD	TOTAL
LEVEL 1	EDUCATIONAL - DAY CARE	8,211	35	235	235
	OFFICES	2,345	150	16	16
	STORAGE	1,966	300	7	7

1010.1.1 MINIMUM CLEAR OPENING WIDTH AT DOORS TO BE 32-INCHES

1011.2 MINIMUM STAIR WIDTH NOT LESS THAN 44-INCHES

TABLE 1020.3 MINIMUM CORRIDOR WIDTH

GROUP E WITH A CORRIDOR HAVING AN OCCUPANT LOAD OF 100 OR MORE: 72 INCHES MINIMUM

CHAPTER 29 — PLUMBING FIXTURE COUNT

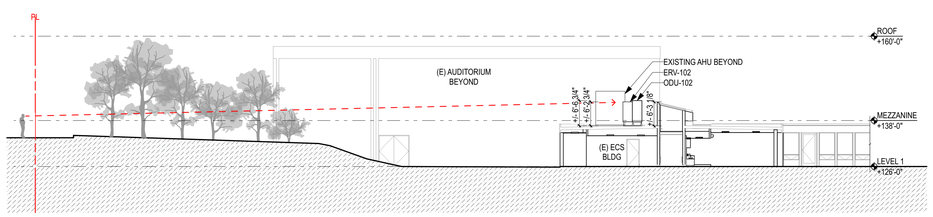
2902 — PLUMBING FACILITIES

SEE SHEET A101 AND A102

TABLE 2902.1

USE	OCC	OCC LOAD	WATER CLOSETS M	WATER CLOSETS F	LAVATORIES	DF
EDUCATIONAL	E	235	3.36 OCC / 35	4.70 OCC / 25	4.70 OCC / 50	
OFFICES	B	16	0.32 OCC / 25	0.32 OCC / 25	0.40 OCC / 40	
STORAGE	S-2	7	0.04 OCC / 100	0.04 OCC / 100	0.07 OCC / 100	
TOTAL REQUIRED		258	4	6	6	2
TOTAL PROVIDED			**4**	**7**	**8**	**2**

2902.5.1 DRINKING FOUNTAINS REQUIRED WHEN OCCUPANT LOADS EXCEED 30 UP TO 150 OCCUPANTS WITH AN ADDITIONAL FOUNTAIN PER 500 ADDITIONAL OCCUPANTS



2 G101 **ROOFTOP MECHANICAL DIAGRAM B**

SCALE: 1/16" = 1'-0"

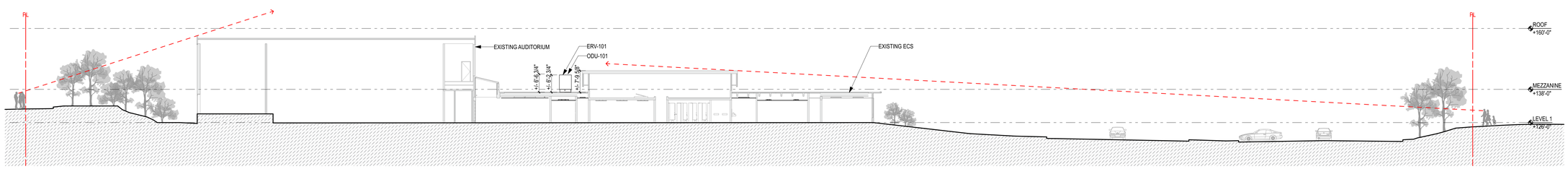
4 G101 **VIEW FROM 97TH AVE SE (SECTION 1)**

SCALE: 1:11.89

5 G101 **VIEW FROM 97TH AVE SE (SECTION 2)**

SCALE: 1:11.89

1 5/6/25



1 G101 **ROOFTOP MECHANICAL DIAGRAM A**

SCALE: 1/16" = 1'-0"

Rev	Date	Issue
1	5/6/25	DSR25-005 Rev.1

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CODE ANALYSIS
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G101

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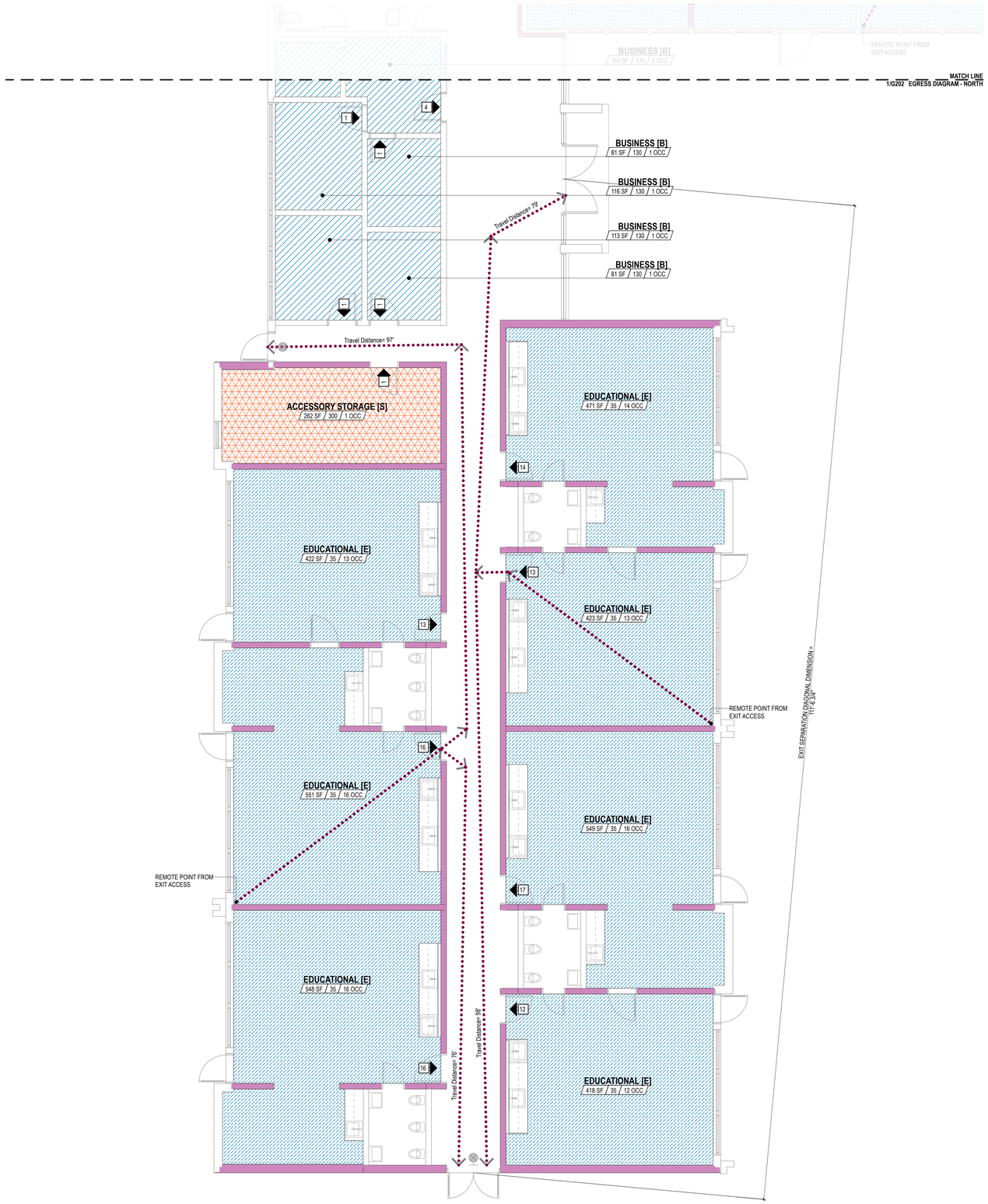

1 G201 **EGRESS DIAGRAM - SOUTH**

SCALE: 3/16" = 1'-0"

GENERAL NOTES: BUILDING CODE

FIRE SEPARATION RATINGS:

1-HOUR

2-HOUR

SPACE FUNCTION — OCCUPANCY GROUP

Function (X)

0 SF / 1 / 0 OCC

AREA — OCCUPANT LOAD FACTOR — OCCUPANT LOAD

OCCUPANCY GROUP

BUSINESS (B)

EDUCATIONAL (E)

STORAGE (S)

UTILITY (U)

EGRESS:

EGRESS DOOR & DIRECTION

13 — OCCUPANT LOAD SERVED

Travel Distance= 10'

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BUILDING CODE DIAGRAM SOUTH
Sheet Title

G201

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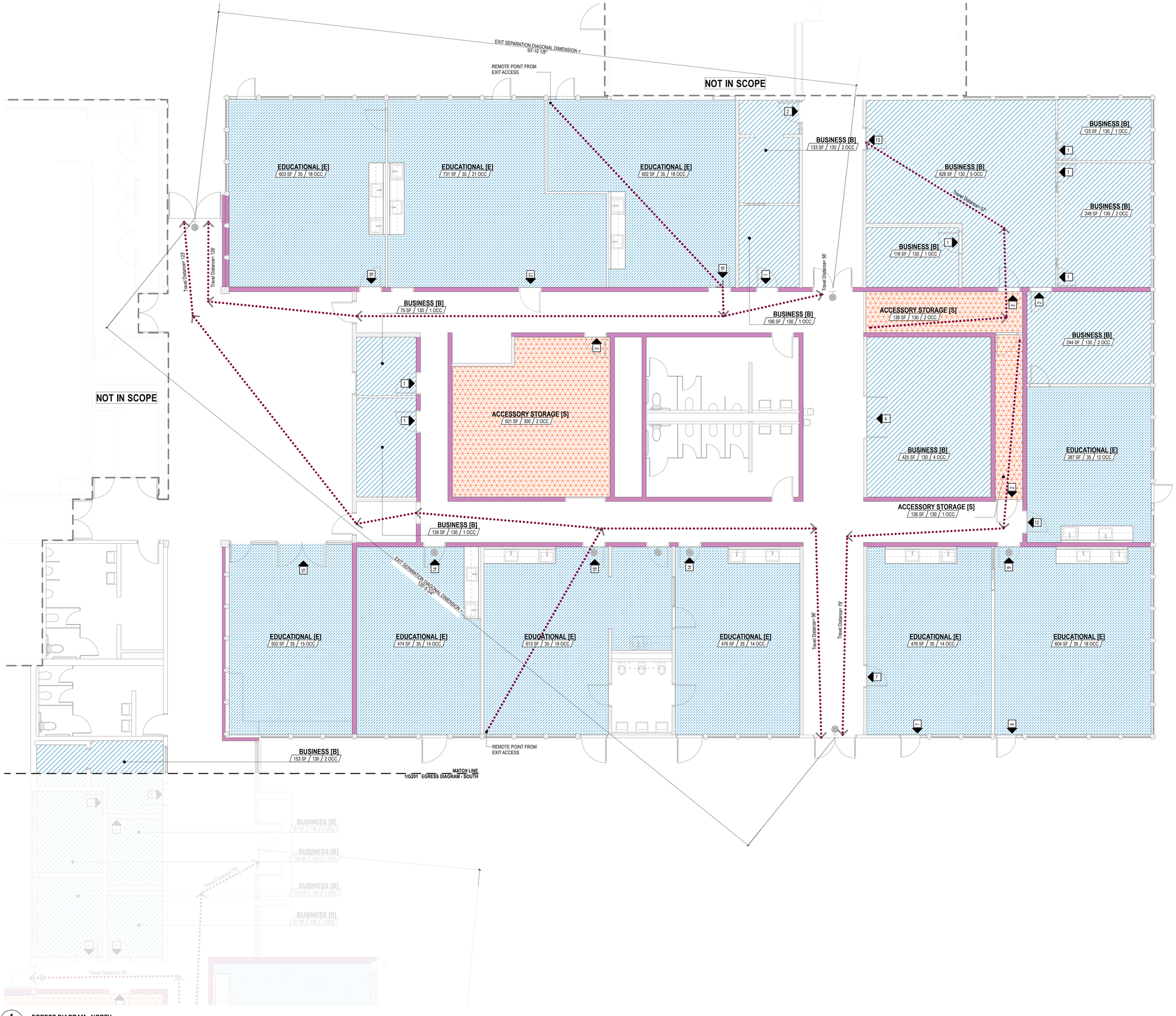

1 G202 **EGRESS DIAGRAM - NORTH**

SCALE: 3/16" = 1'-0"

GENERAL NOTES: BUILDING CODE

FIRE SEPARATION RATINGS:

1-HOUR

2-HOUR

SPACE FUNCTION — OCCUPANCY GROUP

Function (X)

0 SF / 1 / 0 OCC

AREA — OCCUPANT LOAD FACTOR — OCCUPANT LOAD

OCCUPANCY GROUP

BUSINESS (B)

EDUCATIONAL (E)

STORAGE (S)

UTILITY (U)

EGRESS:

EGRESS DOOR & DIRECTION

OCCUPANT LOAD SERVED

Travel Distance= 10'

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BUILDING CODE DIAGRAM NORTH
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G202

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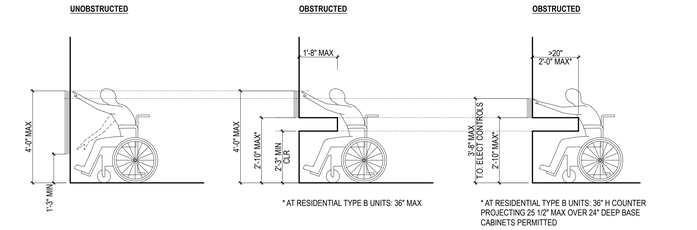
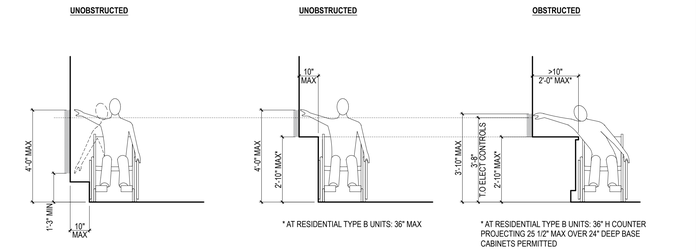
REACH RANGES



* AT RESIDENTIAL TYPE B UNITS: 36" MAX

* AT RESIDENTIAL TYPE B UNITS: 36" H COUNTER PROJECTING 25 1/2" MAX OVER 24" DEEP BASE CABINETS PERMITTED

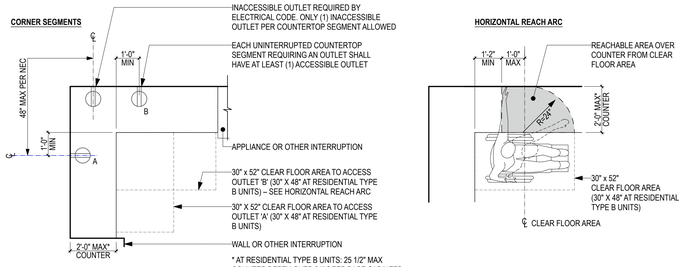
FORWARD REACH RANGE



* AT RESIDENTIAL TYPE B UNITS: 36" MAX

* AT RESIDENTIAL TYPE B UNITS: 36" H COUNTER PROJECTING 25 1/2" MAX OVER 24" DEEP BASE CABINETS PERMITTED

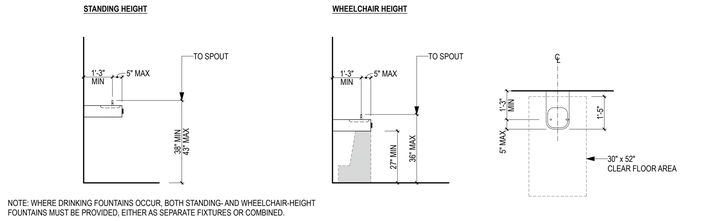
SIDE REACH RANGE



* AT RESIDENTIAL TYPE B UNITS: 25 1/2" MAX COUNTER DEPTH OVER 24" DEEP BASE CABINETS

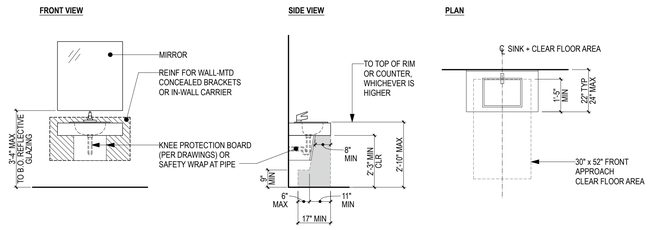
ELECTRICAL CONTROLS OVER COUNTERS

COMMON AREAS



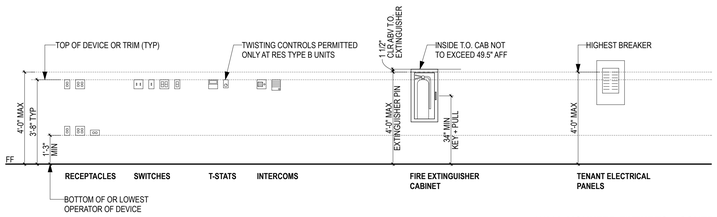
NOTE: WHERE DRINKING FOUNTAINS OCCUR, BOTH STANDING- AND WHEELCHAIR-HEIGHT FOUNTAINS MUST BE PROVIDED, EITHER AS SEPARATE FIXTURES OR COMBINED.

DRINKING FOUNTAINS

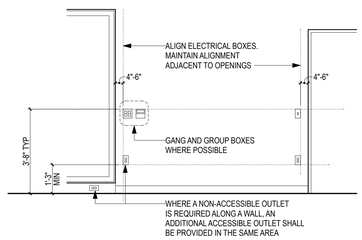


LAVATORIES

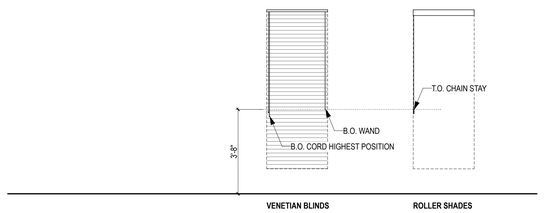
NOTES:
1. HEIGHTS NOTED IN THESE DIAGRAMS ARE INTENDED TO COMPLY WITH ACCESSIBILITY REQUIREMENTS AND MAINTAIN CONSISTENT TOP OR BOTTOM ALIGNMENT OF DEVICES THROUGHOUT SPACE.
2. VERIFY LOCATION OF OPERABLE PORTIONS ON FIXTURES AND DEVICES



WALL MOUNTED FIXTURES + CONTROLS



ADDITIONAL CONTROLS + ALIGNMENTS



WINDOW CONTROLS

ACCESSIBILITY CODE NOTES:

1. APPLICABLE CODES:
   - HUD FAIR HOUSING ACCESSIBILITY GUIDELINES
   - ANSI/ICC A117.1 AS REFERENCED BY BUILDING CODE
   - 2010 ADA STANDARDS
2. SAFE HARBOR FOR RESIDENTIAL SPACES: FAIR HOUSING ACT DESIGN MANUAL
3. SAFE HARBOR FOR COMMERCIAL SPACES: ANSI/ICC A117.1, VERSION AS REFERENCED BY APPLICABLE BUILDING CODE

ACCESSIBILITY NOTES:

1. ALL DIMENSIONS NOTED ARE FROM FACE OF FINISH AND FINISH FLOOR LEVEL, UNO
2. THESE ARE DIAGRAMS ONLY AND DO NOT REFLECT THE ACTUAL FIXTURE OR DEVICE. REFER TO SPECIFICATIONS.
3. REFER TO SPECIFICATIONS AND DRAWINGS FOR SCOPE AND LOCATIONS OF RESTROOM AND TOILET ACCESSORIES. SCOPE MAY NOT INCLUDE ALL ACCESSORIES SHOWN ON THIS SHEET.
4. SEE DIAGRAMS AT LEFT FOR TOILET ACCESSORY MOUNTING AND ABBREVIATIONS
5. ACCESSIBILITY REQUIREMENTS OF COMMERCIAL SPACES APPLY TO COMMON AREAS OF MULTI-UNIT RESIDENTIAL BUILDINGS.
6. PROVIDE CONTINUOUS BLOCKING IN WALLS AT FIXTURES, GRAB BARS, CABINETRY AND ACCESSORIES WHERE REQUIRED
7. PROVIDE UNISTRUT OR STEEL SUPPORT FOR CEILING BRACED PARTITIONS (TYP.)
8. KNEE & TOE CLEARANCE - REFER TO LAVATORY DIAGRAM FOR MINIMUM REQUIRED DIMENSIONS

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ACCESSIBILTY CODE DIAGRAMS
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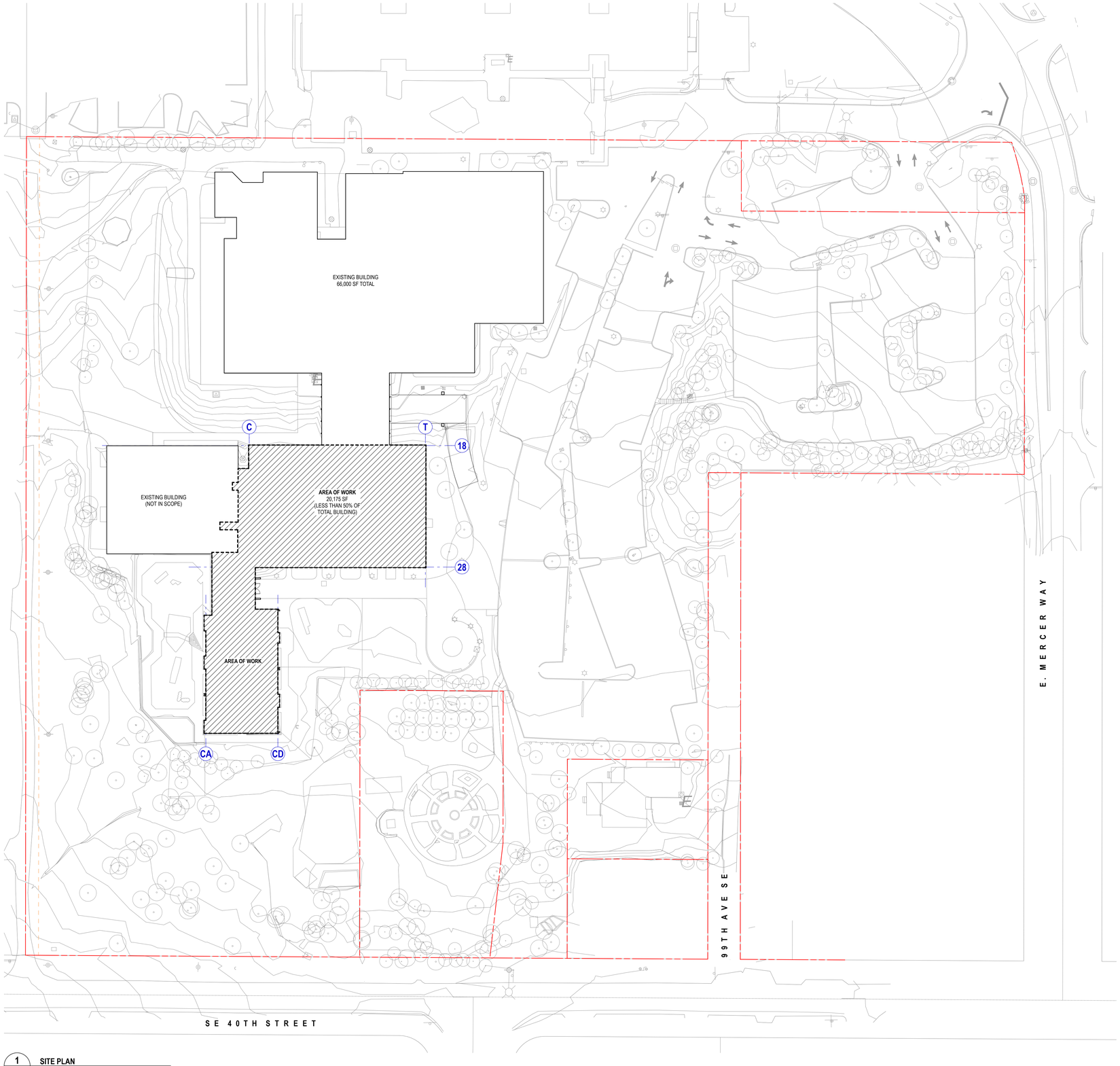
G401



1 A001 **SITE PLAN**
SCALE: 1/32" = 1'-0"

GENERAL SITE PLAN NOTES

1. FOR LIST OF ABBREVIATIONS, SEE COVER SHEET **G001**
2. FOR PARCEL LEGAL DESCRIPTIONS, VICINITY MAP AND OWNER INFORMATION, REFER TO **G001**
3. FOR LAND USE INFORMATION, REFER TO **G101**

LEGEND

AREA OF WORK

NOT IN SCOPE

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SITE PLAN
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A001

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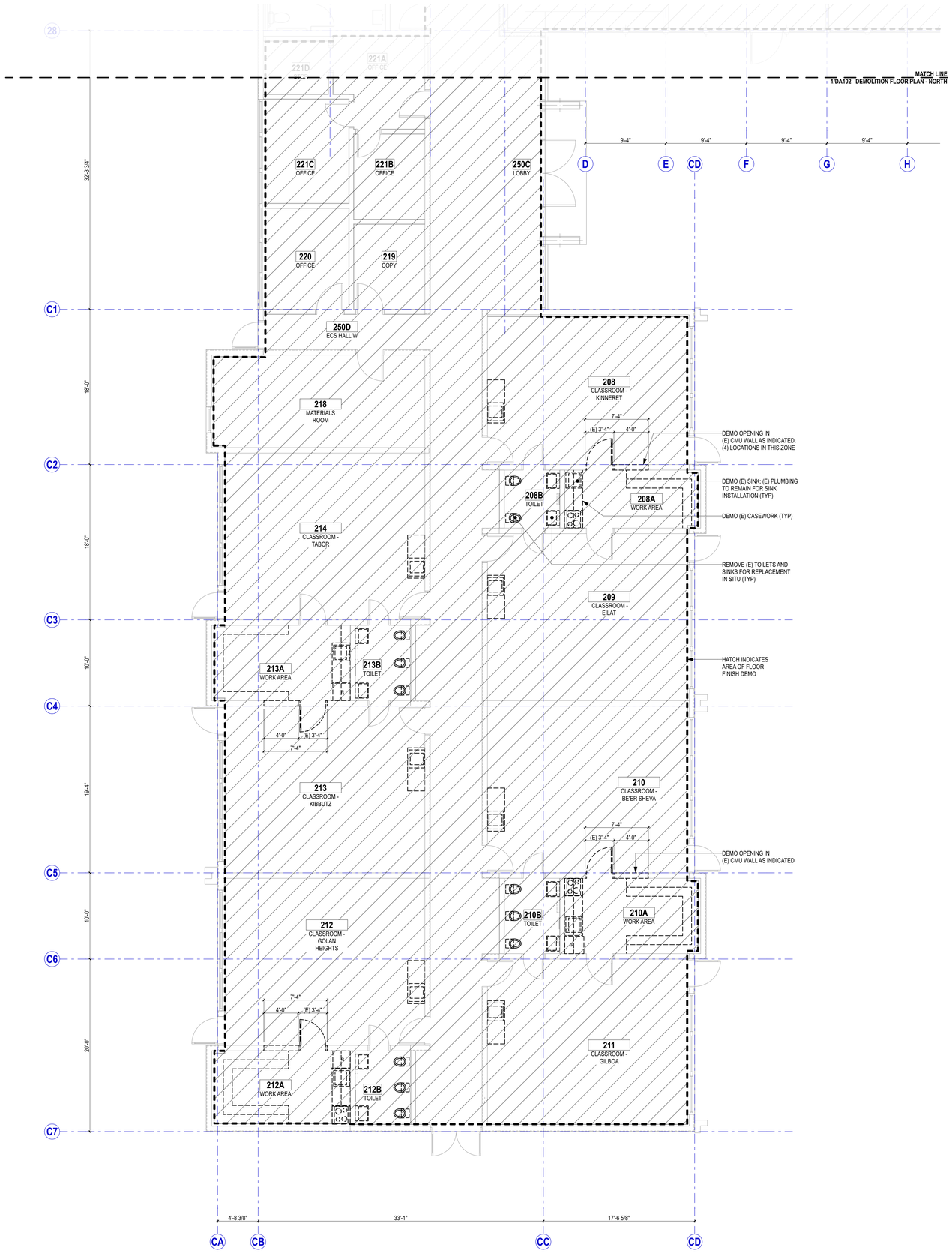

1 DA101 **DEMOLITION FLOOR PLAN - SOUTH**

SCALE: 3/16" = 1'-0"

DEMOLITION GENERAL NOTES

1. EXISTING CONDITIONS AT THE START OF WORK MAY DIFFER FROM THOSE SHOWN HERE
2. GRID LINES ARE FOR ORIENTATION ONLY. EXISTING COLUMNS MAY NOT ALIGN. EXISTING CONDITIONS TO BE FIELD VERIFIED BY CONTRACTOR
3. DIMENSIONS ARE TO GRID LINES
   FOM - FACE OF MASONRY
   FOC - FACE OF CONCRETE or
   FOS - FACE OF STUD UNLESS NOTED AS "CLR" (CLEAR) OR "FIN" (FINISH)
4. FOR LIST OF ABBREVIATIONS SEE COVER SHEET **G001**
5. REFER TO **DA200** SERIES FOR DEMO RCPs

LEGEND

EXTENT OF FLOOR FINISH DEMO

DEMO WALLS, DOORS, WINDOWS SHOWN DASHED

EXISTING TO REMAIN WALLS, DOORS, WINDOWS SHOWN GREY

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DEMOLITION FLOOR PLAN - SOUTH
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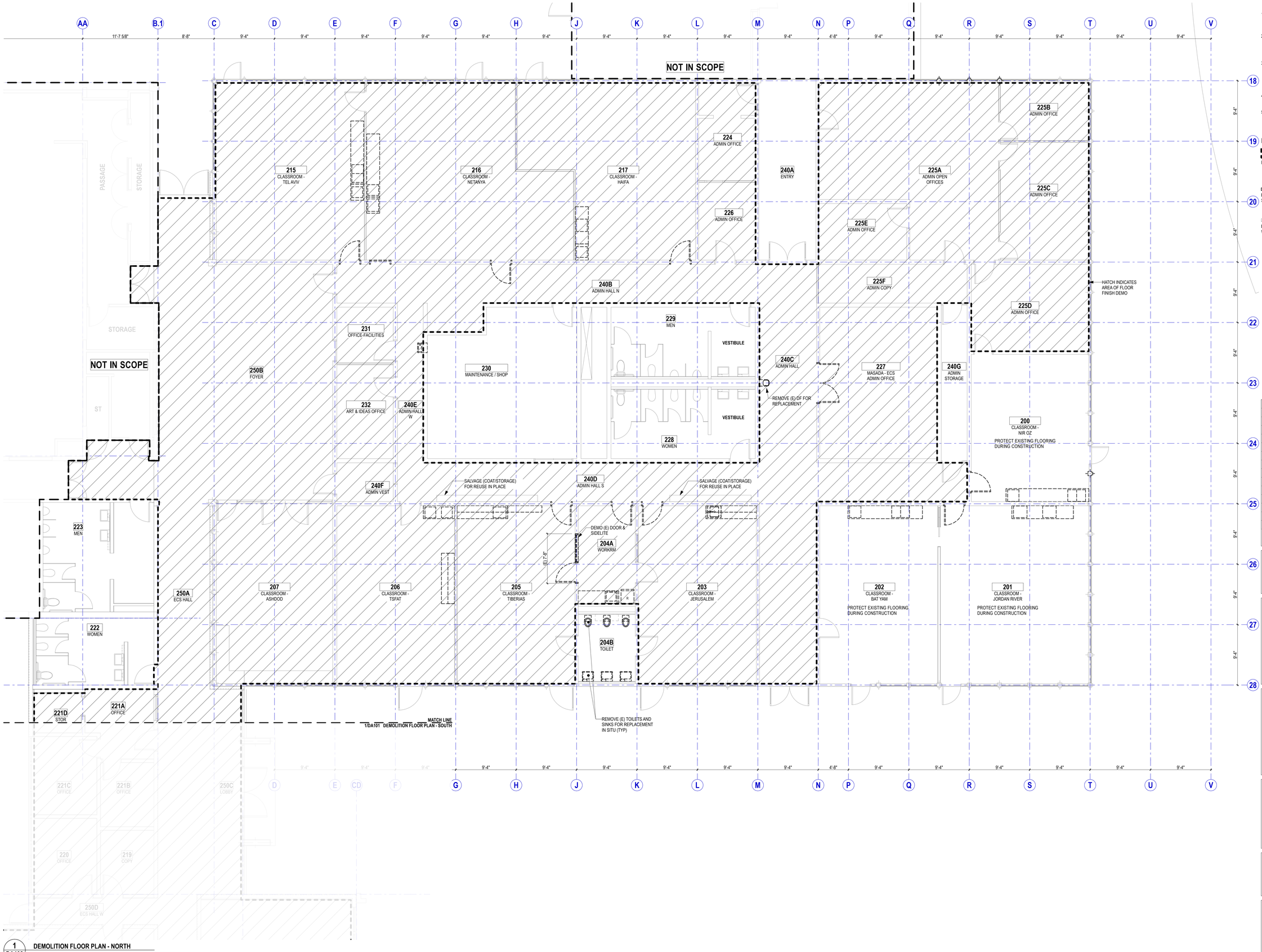

1 DA102 **DEMOLITION FLOOR PLAN - NORTH**

SCALE: 3/16" = 1'-0"

DEMOLITION GENERAL NOTES

1. EXISTING CONDITIONS AT THE START OF WORK MAY DIFFER FROM THOSE SHOWN HERE
2. GRID LINES ARE FOR ORIENTATION ONLY. EXISTING COLUMNS MAY NOT ALIGN. EXISTING CONDITIONS TO BE FIELD VERIFIED BY CONTRACTOR
3. DIMENSIONS ARE TO GRID LINES
   FOM - FACE OF MASONRY
   FOC - FACE OF CONCRETE or
   FOS - FACE OF STUD UNLESS NOTED AS "CLR" (CLEAR) OR "FIN" (FINISH)
4. FOR LIST OF ABBREVIATIONS SEE COVER SHEET **G001**
5. REFER TO **DA200** SERIES FOR DEMO RCPs

LEGEND

EXTENT OF FLOOR FINISH DEMO

DEMO WALLS, DOORS, WINDOWS SHOWN DASHED

EXISTING TO REMAIN WALLS, DOORS, WINDOWS SHOWN GREY

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DEMOLITION FLOOR PLAN - NORTH
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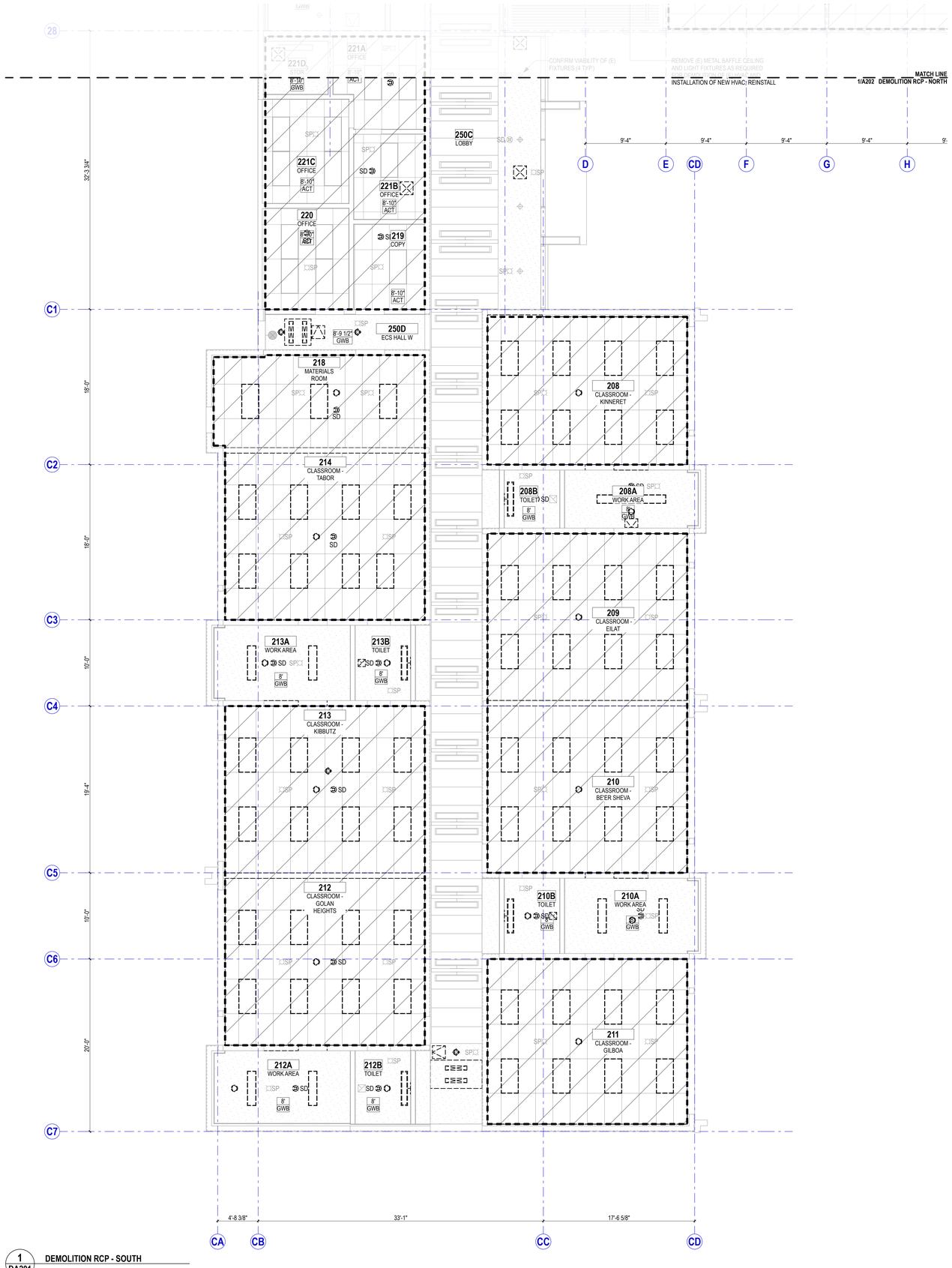

1 DA201 **DEMOLITION RCP - SOUTH**

SCALE: 3/16" = 1'-0"

RCP SYMBOL LEGEND

- DROP CEILING (TYP) REFER MARKER FOR HEIGHT / FINISH
- 24" x 48" ACOUSTIC CEILING TILE
- (E) ACCESS PANEL TO REMAIN
- (DEMO) ACCESS PANEL

LIGHTING

- (DEMO) SURFACE MOUNTED LIGHT FIXTURE
- (E) SURFACE MOUNTED LIGHT FIXTURE TO REMAIN
- (DEMO) RECESSED LIGHT FIXTURE
- (E) RECESSED LIGHT FIXTURE TO REMAIN
- (DEMO) INDIRECT FIXTURE
- (E) INDIRECT FIXTURE TO REMAIN
- (DEMO) INDIRECT FIXTURE (WALL)
- (E) INDIRECT FIXTURE (WALL) TO REMAIN
- (DEMO) CEILING MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY)
- (E) CEILING MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY) TO REMAIN
- (DEMO) WALL MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY)
- (E) WALL MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY) TO REMAIN
- (DEMO) ILLUMINATED EXIT LIGHT (LITE ONE SIDE)
- (E) ILLUMINATED EXIT LIGHT (LITE ONE SIDE) TO REMAIN
- (DEMO) ILLUMINATED EXIT LIGHT (TWO WAY)
- (E) ILLUMINATED EXIT LIGHT (TWO WAY) TO REMAIN

MECHANICAL

- (DEMO) DIFFUSER - SUPPLY AIR
- (E) DIFFUSER - SUPPLY AIR TO REMAIN
- (DEMO) DIFFUSER - RETURN AIR
- (E) DIFFUSER - RETURN AIR TO REMAIN
- (DEMO) DIFFUSER - EXHAUST
- (E) DIFFUSER - EXHAUST TO REMAIN

FIRE

- SP (E) SPRINKLER TO REMAIN
- SP (DEMO) SPRINKLER
- SD (E) SMOKE DETECTOR TO REMAIN
- SD (DEMO) SMOKE DETECTOR

DEMOLITION RCP GENERAL NOTES

1. EXISTING CONDITIONS AT THE START OF WORK MAY DIFFER FROM THOSE SHOWN HERE
2. GRID LINES ARE FOR ORIENTATION ONLY. EXISTING COLUMNS MAY NOT ALIGN. EXISTING CONDITIONS TO BE FIELD VERIFIED BY CONTRACTOR
3. DIMENSIONS ARE TO GRID LINES
   FOM - FACE OF MASONRY
   FOC - FACE OF CONCRETE or
   FOS - FACE OF STUD UNLESS NOTED AS "CLR" (CLEAR) OR "FIN" (FINISH)
4. FOR LIST OF ABBREVIATIONS SEE COVER SHEET **G001**
5. REFER TO **DA100** SERIES FOR DEMO FLOOR PLANS
6. DEMO ALL EXISTING ACT CEILINGS, LIGHT FIXTURES AND FA FIXTURES WHERE NOTED. RETAIN SPRINKLER SYSTEM IN PLACE
7. MECHANICAL, PLUMBING & ELECTRICAL SCOPES WILL BE SUBMITTED UNDER A SEPARATE PERMIT. EXTENT OF MEP DEMO IS SHOWN FOR COORDINATION PURPOSES ONLY

LEGEND

DEMO ACT CEILINGS - EXTENT INDICATED BY BOUNDARY

DEMO WALLS, DOORS, WINDOWS SHOWN DASHED

EXISTING TO REMAIN WALLS, DOORS, WINDOWS SHOWN GREY

Rev	Date	Issue

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Issue

04.04.2025
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DEMOLITION RCP - SOUTH
Sheet Title

DA201

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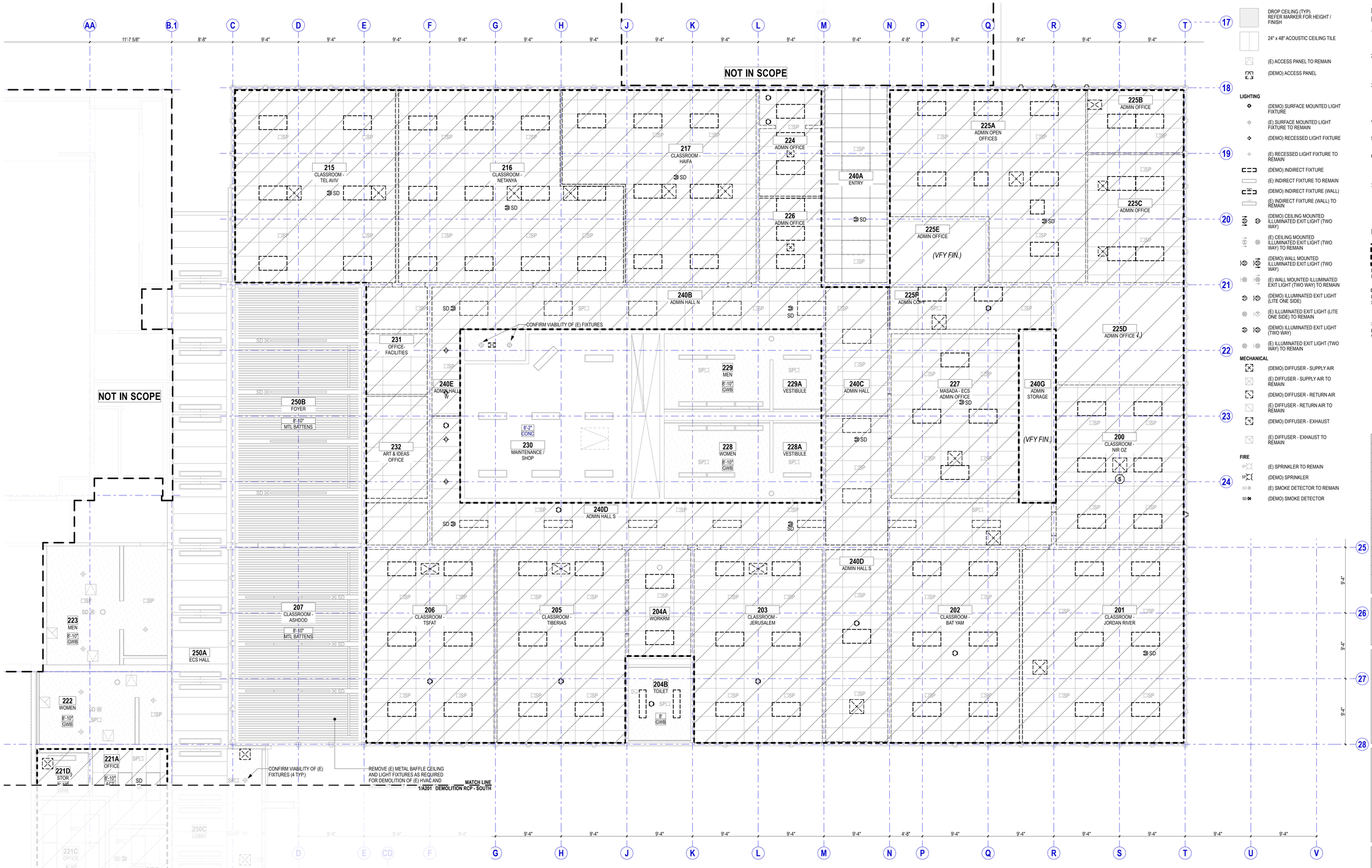

1 DA202 **DEMOLITION RCP - NORTH**

SCALE: 3/16" = 1'-0"

RCP SYMBOL LEGEND

- DROP CEILING (TYP) REFER MARKER FOR HEIGHT / FINISH
- 24" x 48" ACOUSTIC CEILING TILE
- (E) ACCESS PANEL TO REMAIN
- (DEMO) ACCESS PANEL

LIGHTING

- (DEMO) SURFACE MOUNTED LIGHT FIXTURE
- (E) SURFACE MOUNTED LIGHT FIXTURE TO REMAIN
- (DEMO) RECESSED LIGHT FIXTURE
- (E) RECESSED LIGHT FIXTURE TO REMAIN
- (DEMO) INDIRECT FIXTURE
- (E) INDIRECT FIXTURE TO REMAIN
- (DEMO) INDIRECT FIXTURE (WALL)
- (E) INDIRECT FIXTURE (WALL) TO REMAIN
- (DEMO) CEILING MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY)
- (E) CEILING MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY) TO REMAIN
- (DEMO) WALL MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY)
- (E) WALL MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY) TO REMAIN
- (DEMO) ILLUMINATED EXIT LIGHT (LITE ONE SIDE)
- (E) ILLUMINATED EXIT LIGHT (LITE ONE SIDE) TO REMAIN
- (DEMO) ILLUMINATED EXIT LIGHT (TWO WAY)
- (E) ILLUMINATED EXIT LIGHT (TWO WAY) TO REMAIN

MECHANICAL

- (DEMO) DIFFUSER - SUPPLY AIR
- (E) DIFFUSER - SUPPLY AIR TO REMAIN
- (DEMO) DIFFUSER - RETURN AIR
- (E) DIFFUSER - RETURN AIR TO REMAIN
- (DEMO) DIFFUSER - EXHAUST
- (E) DIFFUSER - EXHAUST TO REMAIN

FIRE

- SP (E) SPRINKLER TO REMAIN
- SP (DEMO) SPRINKLER
- SD (E) SMOKE DETECTOR TO REMAIN
- SD (DEMO) SMOKE DETECTOR

DEMOLITION RCP GENERAL NOTES

1. EXISTING CONDITIONS AT THE START OF WORK MAY DIFFER FROM THOSE SHOWN HERE
2. GRID LINES ARE FOR ORIENTATION **ONLY**. EXISTING COLUMNS MAY NOT ALIGN. EXISTING CONDITIONS TO BE FIELD VERIFIED BY CONTRACTOR
3. DIMENSIONS ARE TO GRID LINES **FOM** - FACE OF MASONRY **FOC** - FACE OF CONCRETE or **FOS** - FACE OF STUD UNLESS NOTED AS "CLR" (CLEAR) OR "FIN" (FINISH)
4. FOR LIST OF ABBREVIATIONS SEE COVER SHEET **G001**
5. REFER TO **DA100** SERIES FOR DEMO FLOOR PLANS
6. DEMO ALL EXISTING ACT CEILINGS, LIGHT FIXTURES AND FA FIXTURES WHERE NOTED. RETAIN SPRINKLER SYSTEM IN PLACE
7. MECHANICAL, PLUMBING & ELECTRICAL SCOPES WILL BE SUBMITTED UNDER A SEPARATE PERMIT. EXTENT OF MEP DEMO IS SHOWN FOR COORDINATION PURPOSES ONLY

LEGEND

DEMO ACT CEILINGS - EXTENT INDICATED BY BOUNDARY

DEMO WALLS, DOORS, WINDOWS SHOWN DASHED

EXISTING TO REMAIN WALLS, DOORS, WINDOWS SHOWN GREY

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04.04.2025
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DEMOLITION RCP - NORTH
Sheet Title

DA202

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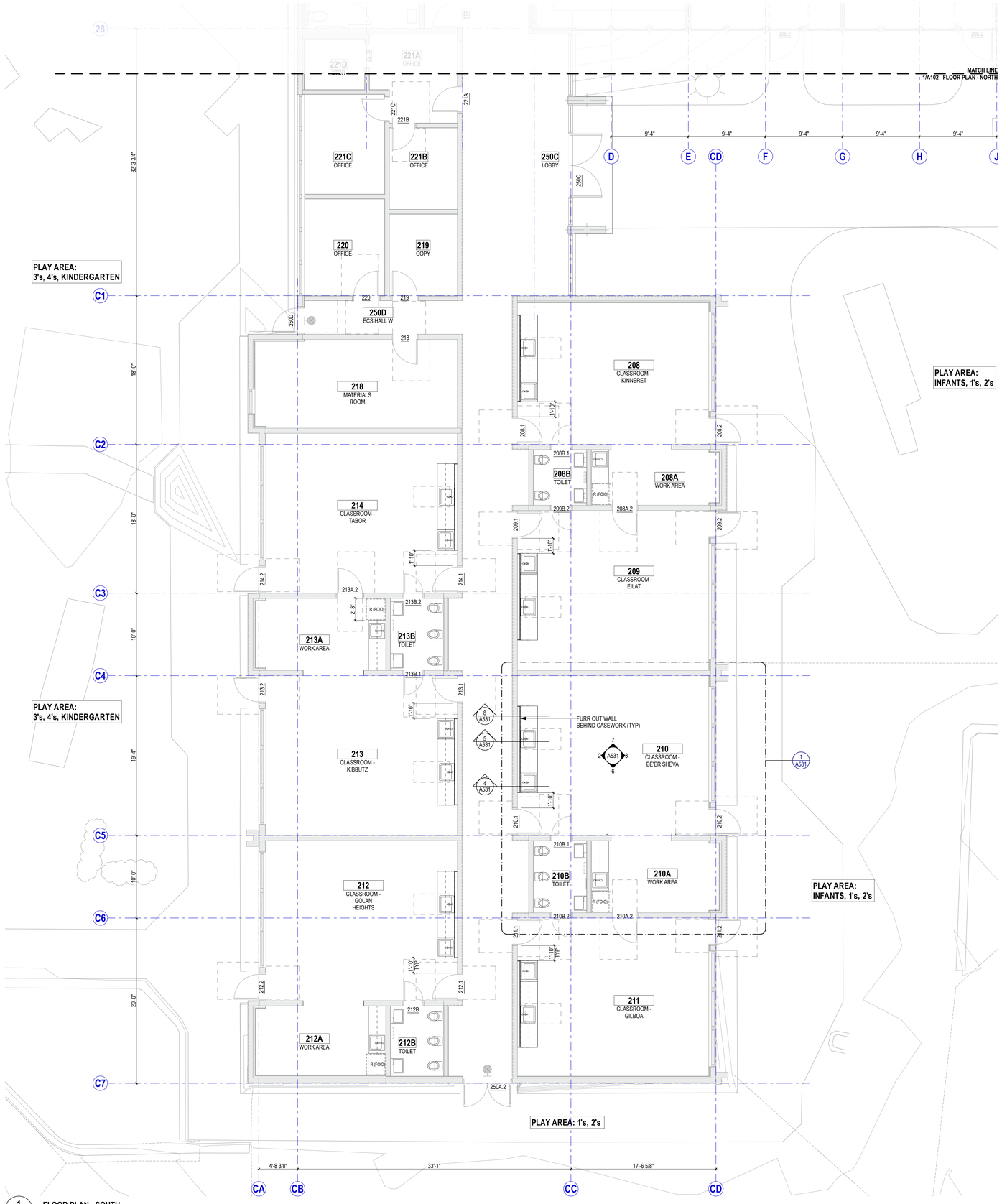

1 A101 FLOOR PLAN - SOUTH

SCALE: 3/16" = 1'-0"

GENERAL FLOOR PLAN NOTES

1. DIMENSIONS ARE TO:
   FOM - FACE OF MASONRY
   FOC - FACE OF CONCRETE or
   FOS - FACE OF STUD UNLESS NOTED AS "CLR" (CLEAR) OR "FIN" (FINISH)
2. FOR LIST OF ABBREVIATIONS SEE COVER SHEET **G001**
3. FOR DEMOLITION FLOOR PLANS SEE SHEETS **DA101** & **DA102**
4. FOR FLOOR FINISH PLANS SEE SHEETS **A111** & **A112**
5. FOR DOOR SCHEDULE SEE SHEET **A901**

LEGEND:

30"x48" ADA CLEARANCE AT WORKROOM SINKS

ADA CLEARANCE AT DOORWAYS

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FLOOR PLAN - SOUTH
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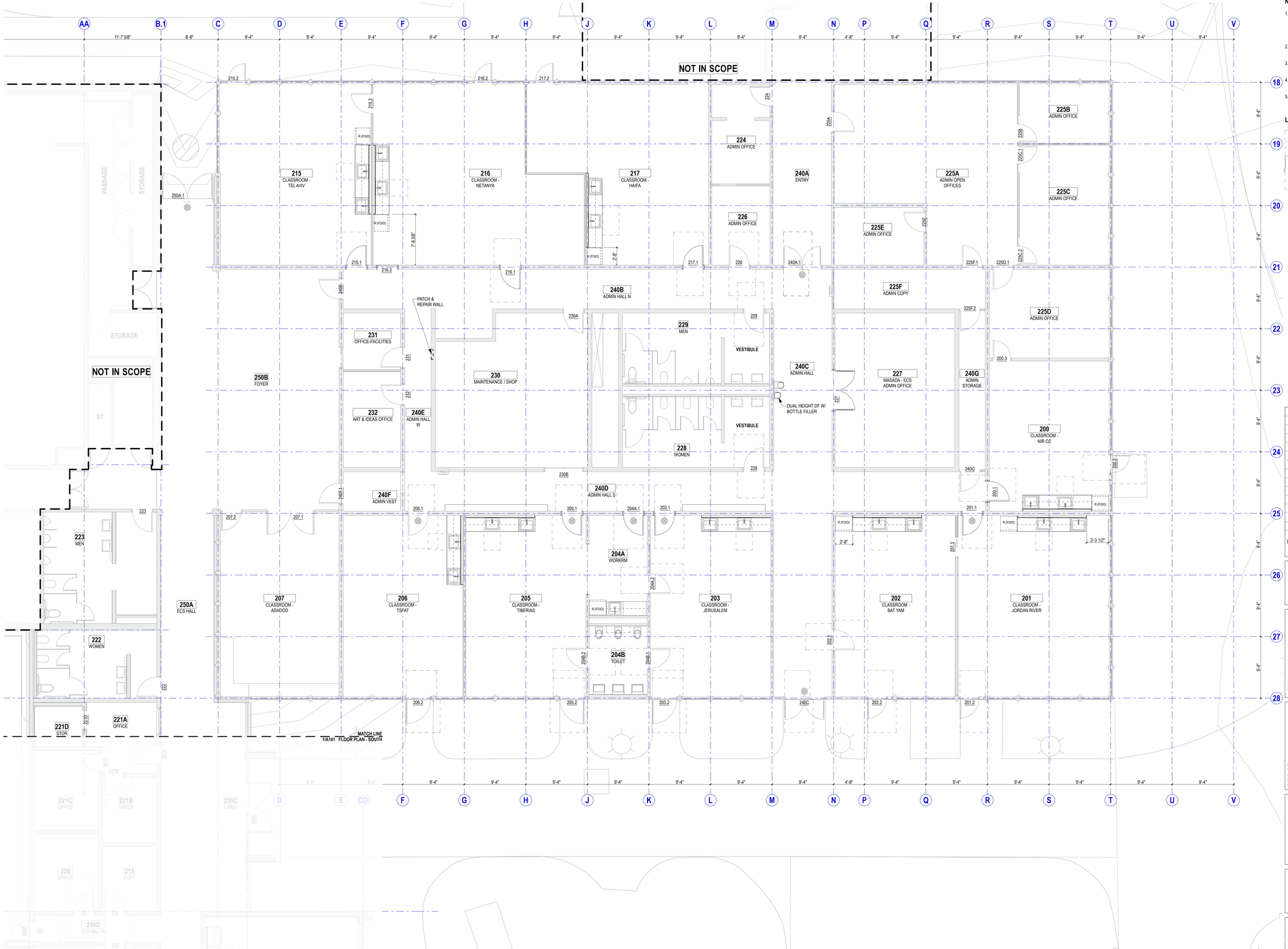

1 A102 **FLOOR PLAN - NORTH**

SCALE: 3/16" = 1'-0"

GENERAL FLOOR PLAN NOTES

1. DIMENSIONS ARE TO:
   FOM - FACE OF MASONRY
   FOC - FACE OF CONCRETE or
   FOS - FACE OF STUD UNLESS NOTED AS "CLR" (CLEAR) OR "FIN" (FINISH)
2. FOR LIST OF ABBREVIATIONS SEE COVER SHEET **G001**
3. FOR DEMOLITION FLOOR PLANS SEE SHEETS **DA101** & **DA102**
4. FOR FLOOR FINISH PLANS SEE SHEETS **A111** & **A112**
5. FOR DOOR SCHEDULE SEE SHEET **A901**

LEGEND:

30"x48" ADA CLEARANCE AT WORKROOM SINKS

ADA CLEARANCE AT DOORWAYS

Rev	Date	Issue

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FLOOR PLAN - NORTH
Sheet Title

A102

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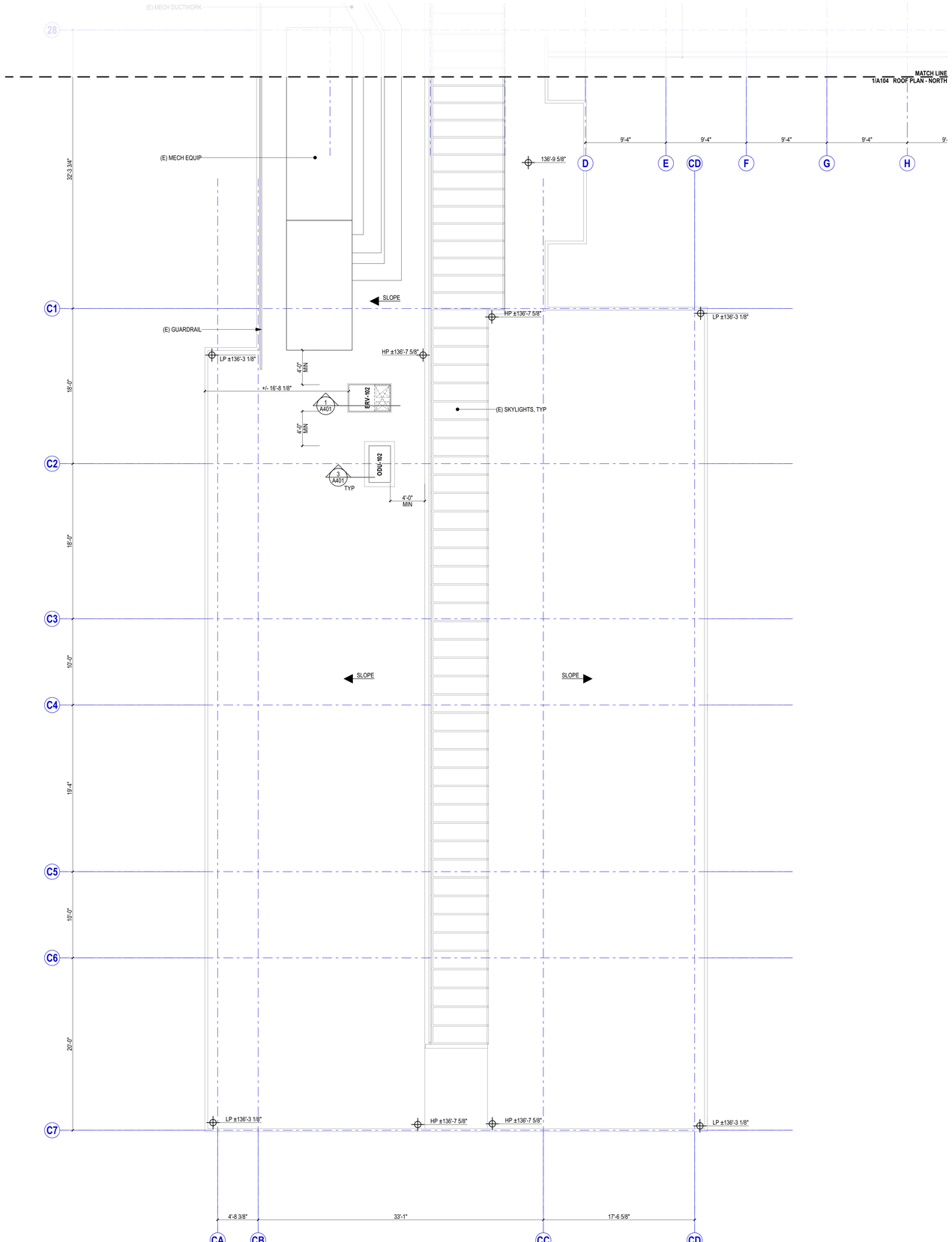

1
A103

ROOF PLAN - SOUTH

SCALE: 3/16" = 1'-0"

Rev	Date	Issue

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ROOF PLAN - SOUTH
Sheet Title

A103

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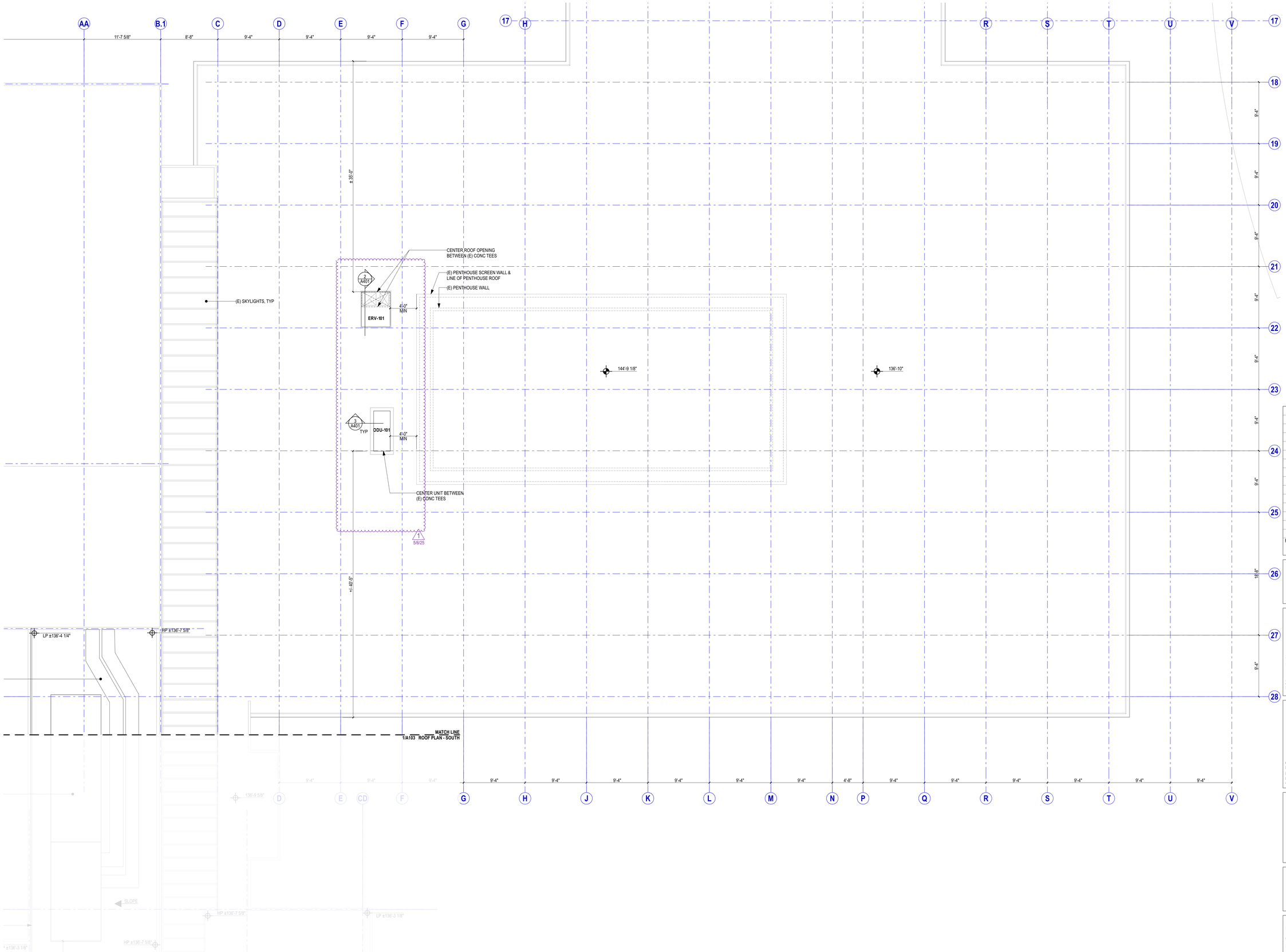

1 A104 **ROOF PLAN - NORTH**

SCALE: 3/16" = 1'-0"

Rev	Date	Issue
1	5/6/25	DSR25-005 Rev.1

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ROOF PLAN - NORTH
Sheet Title

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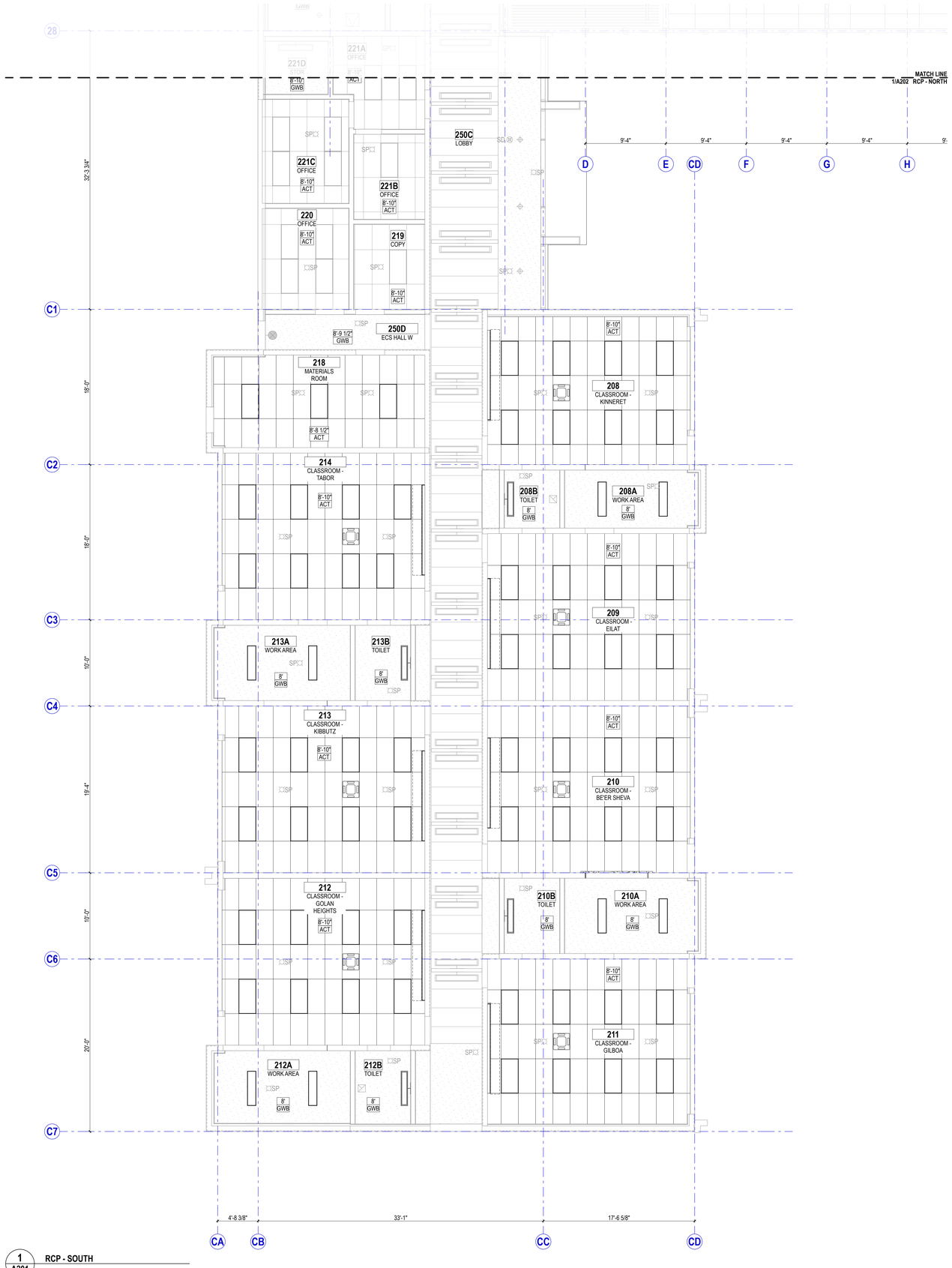

1 A201 **RCP - SOUTH**

SCALE: 3/16" = 1'-0"

RCP SYMBOL LEGEND

DROP CEILING (TYP) REFER MARKER FOR HEIGHT / FINISH

24" x 48" CEILING TILE

8'-6" GWB — CEILING HEIGHT & FINISH MARKER. ESTIMATED CEILING LOCATIONS. INTENT IS TO RETAIN THE EXISTING SPRINKLER SYSTEM

LIGHTING

- SURFACE MOUNTED LIGHT FIXTURE
- RECESSED LIGHT FIXTURE
- INDIRECT FIXTURE (CEILING)
- INDIRECT FIXTURE (WALL)
- WALL MOUNTED LIGHT FIXTURE
- CEILING MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY)
- WALL MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY)
- ILLUMINATED EXIT LIGHT (LITE ONE SIDE)
- ILLUMINATED EXIT LIGHT (TWO WAY)
- P — PHOTO CELL
- OS — OCCUPANCY SENSOR
- VS — VACANCY SENSOR

MECHANICAL

- DIFFUSER - SUPPLY AIR
- DIFFUSER - RETURN AIR
- DIFFUSER - EXHAUST
- T — THERMOSTAT

FIRE

- SP — SPRINKLER
- WALL SPRINKLER
- SD — SMOKE DETECTOR

ELECTRICAL

- J-BOX
- STROBE
- G — GAS SENSOR
- SECURITY CAMERA

RCP GENERAL NOTES

1. ARCHITECTURAL RCP'S ONLY SHOW NEW LIGHT FIXTURES MOUNTED IN OR ON THE CEILING. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL LIGHTING
2. REFER TO ELECTRICAL DRAWINGS FOR LIGHTING IN ALL ELECTRICAL, MECHANICAL AND STAIR SPACES
3. SPRINKLER HEADS AND SPRINKLER SYSTEM COMPONENTS ON THIS DRAWING INDICATE DESIRED LOCATIONS.
4. WHERE CL IS SHOWN WITHOUT DIMENSIONAL REFERENCE, ASSUME CENTER OF ROOM
5. SEE **A701** FOR TYPICAL SEISMIC BRACING
6. VERIFY CEILING HEIGHTS TO ALIGN WITH TOP OF FENESTRATION @ 8'-10" AFL UNLESS NOTED OTHERWISE

Rev	Date	Issue

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RCP - SOUTH
Sheet Title

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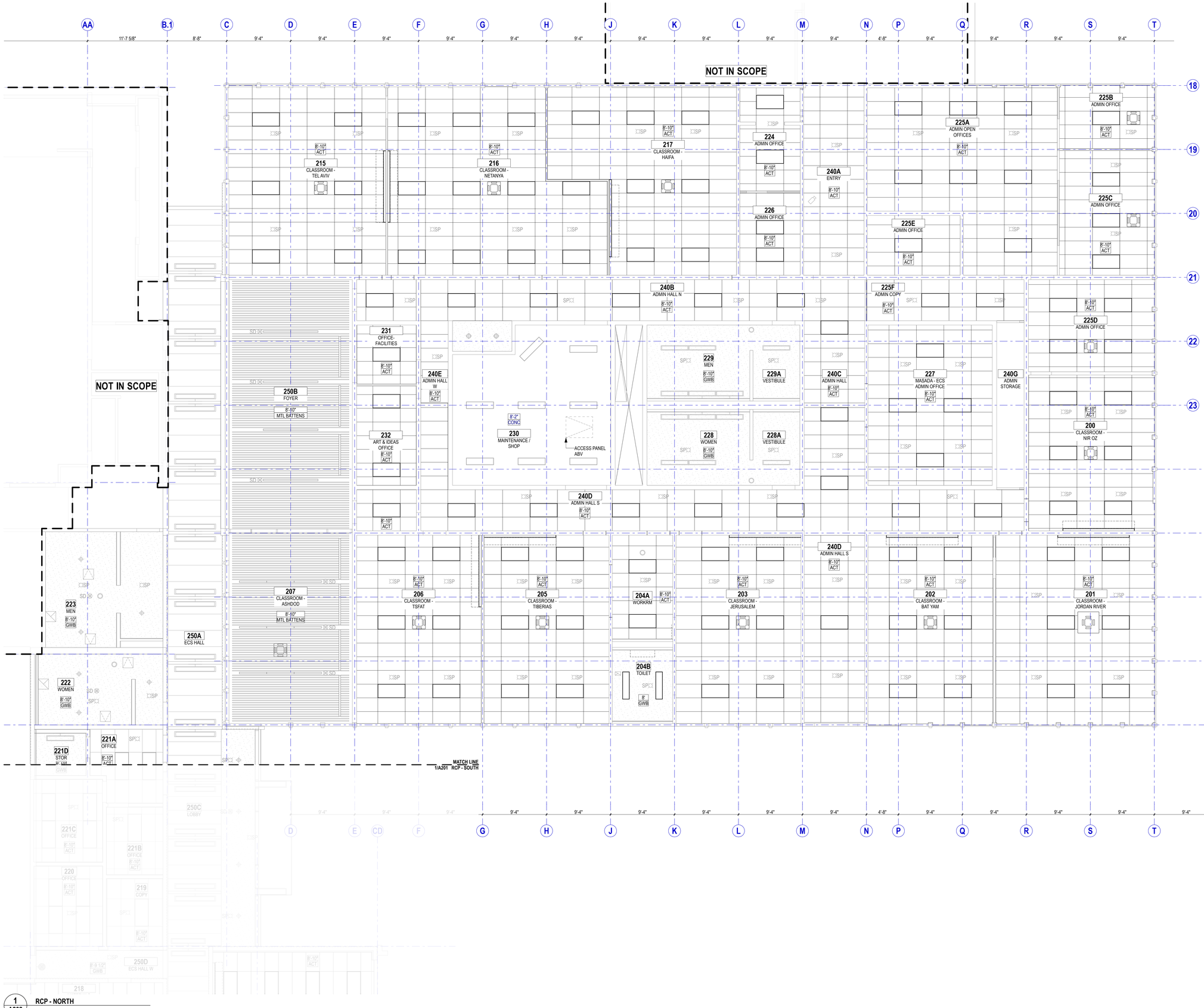

1 A202 **RCP - NORTH**
SCALE: 3/16" = 1'-0"

RCP SYMBOL LEGEND

- DROP CEILING (TYP) REFER MARKER FOR HEIGHT / FINISH
- 24" x 48" CEILING TILE
- 8'-6" GWB — CEILING HEIGHT & FINISH MARKER. ESTIMATED CEILING LOCATIONS. INTENT IS TO RETAIN THE EXISTING SPRINKLER SYSTEM

LIGHTING
- SURFACE MOUNTED LIGHT FIXTURE
- RECESSED LIGHT FIXTURE
- INDIRECT FIXTURE (CEILING)
- INDIRECT FIXTURE (WALL)
- WALL MOUNTED LIGHT FIXTURE
- CEILING MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY)
- WALL MOUNTED ILLUMINATED EXIT LIGHT (TWO WAY)
- ILLUMINATED EXIT LIGHT (LITE ONE SIDE)
- ILLUMINATED EXIT LIGHT (TWO WAY)
- P — PHOTO CELL
- OS — OCCUPANCY SENSOR
- VS — VACANCY SENSOR

MECHANICAL
- DIFFUSER - SUPPLY AIR
- DIFFUSER - RETURN AIR
- DIFFUSER - EXHAUST
- T — THERMOSTAT

FIRE
- SP — SPRINKLER
- WALL SPRINKLER
- SD — SMOKE DETECTOR

ELECTRICAL
- J — J-BOX
- STROBE
- G — GAS SENSOR
- SECURITY CAMERA

RCP GENERAL NOTES

1. ARCHITECTURAL RCP'S ONLY SHOW NEW LIGHT FIXTURES MOUNTED IN OR ON THE CEILING. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL LIGHTING
2. REFER TO ELECTRICAL DRAWINGS FOR LIGHTING IN ALL ELECTRICAL, MECHANICAL AND STAIR SPACES
3. SPRINKLER HEADS AND SPRINKLER SYSTEM COMPONENTS ON THIS DRAWING INDICATE DESIRED LOCATIONS.
4. WHERE CL IS SHOWN WITHOUT DIMENSIONAL REFERENCE, ASSUME CENTER OF ROOM
5. SEE **A701** FOR TYPICAL SEISMIC BRACING
6. VERIFY CEILING HEIGHTS TO ALIGN WITH TOP OF FENESTRATION @ 8'-10" AFL UNLESS NOTED OTHERWISE

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RCP - NORTH
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A202

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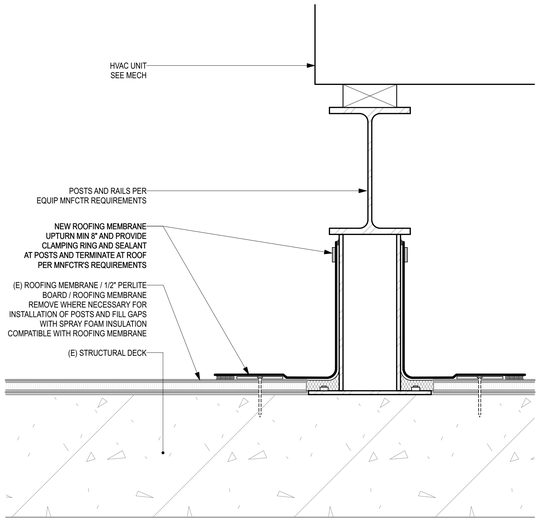
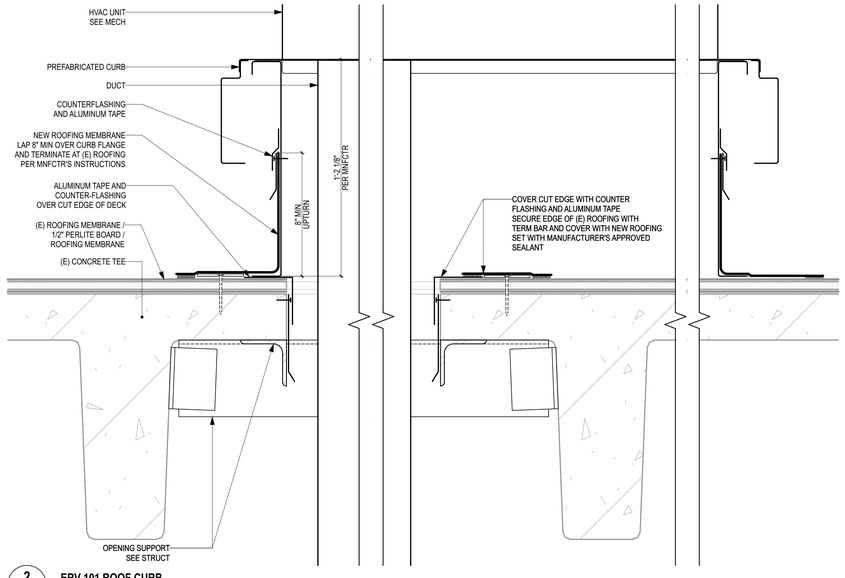


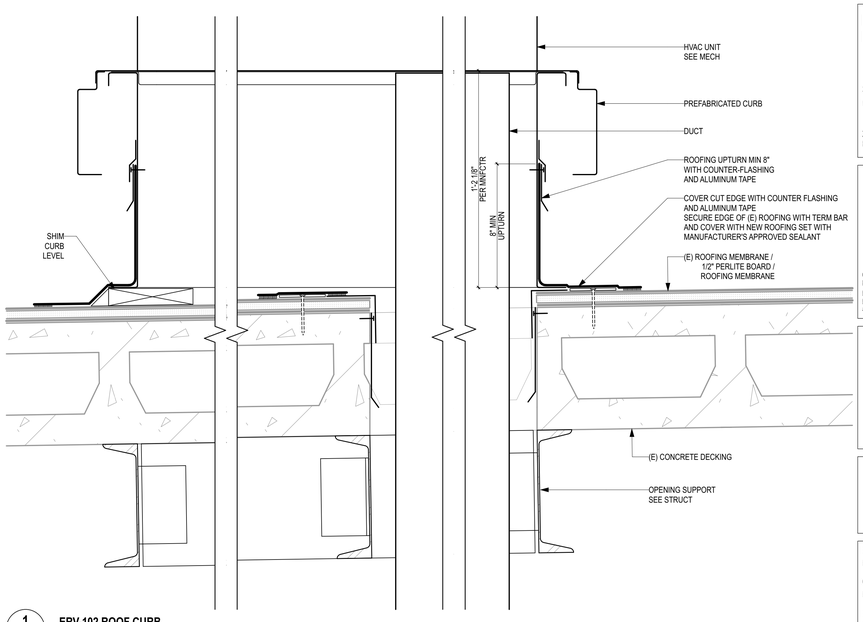
3 / A401 TYP ODU POST AND RAIL

SCALE: 3" = 1'-0"



2 / A401 ERV-101 ROOF CURB

SCALE: 3" = 1'-0"



1 / A401 ERV-102 ROOF CURB

SCALE: 3" = 1'-0"

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EXTERIOR HORIZONTAL ASSEMBLIES AND ROOF DETAILS
Sheet Title

A401

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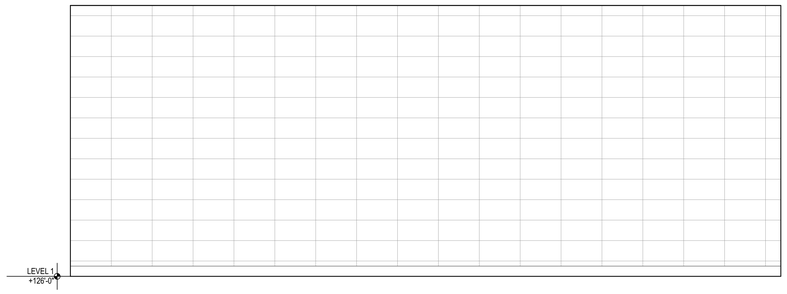
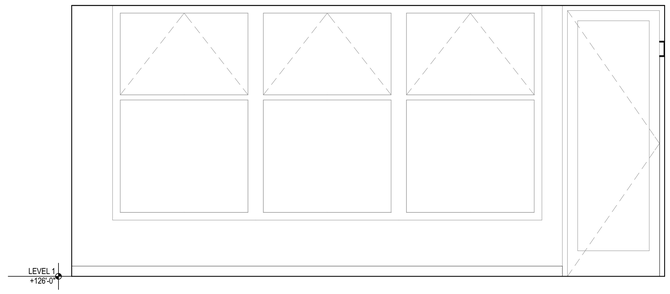
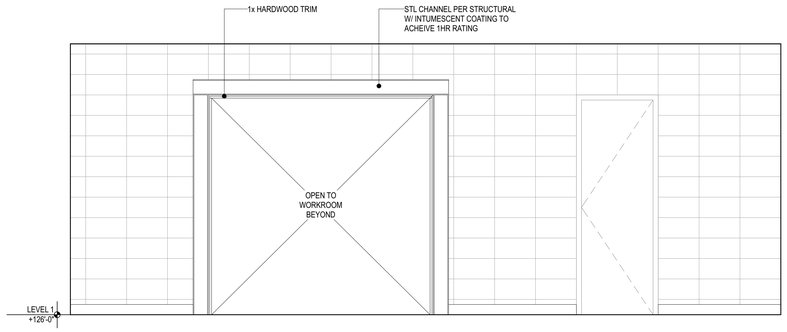


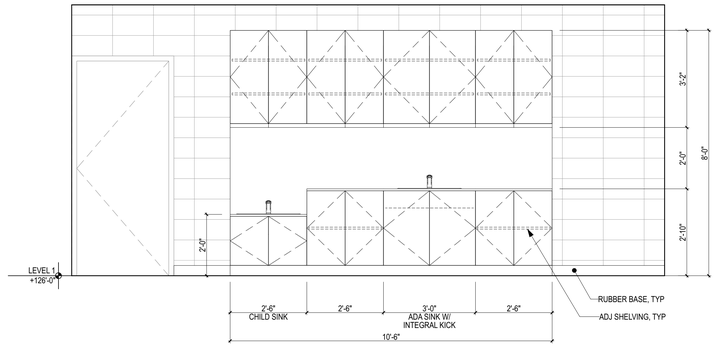
7 A531 **A531 TYP CLASSROOM - SOUTH DEMISING WALL**
SCALE: 1/2" = 1'-0"



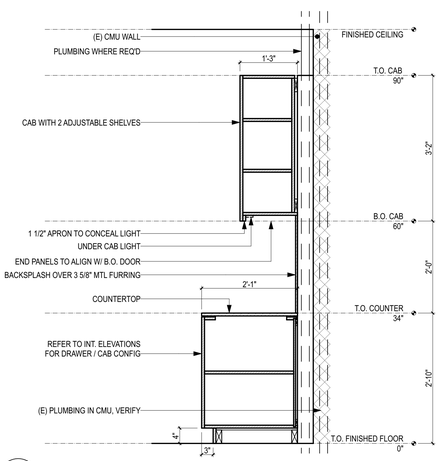
3 A531 **A531 TYP CLASSROOM - SOUTH EXTERIOR WALL**
SCALE: 1/2" = 1'-0"



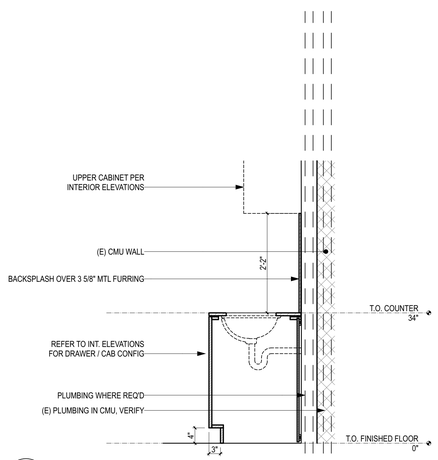
6 A531 **A531 TYP CLASSROOM - SOUTH WORKROOM WALL**
SCALE: 1/2" = 1'-0"



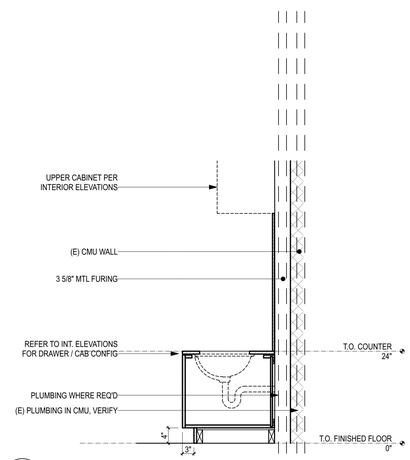
2 A531 **A531 TYP CLASSROOM - SOUTH CASEWORK WALL**
SCALE: 1/2" = 1'-0"



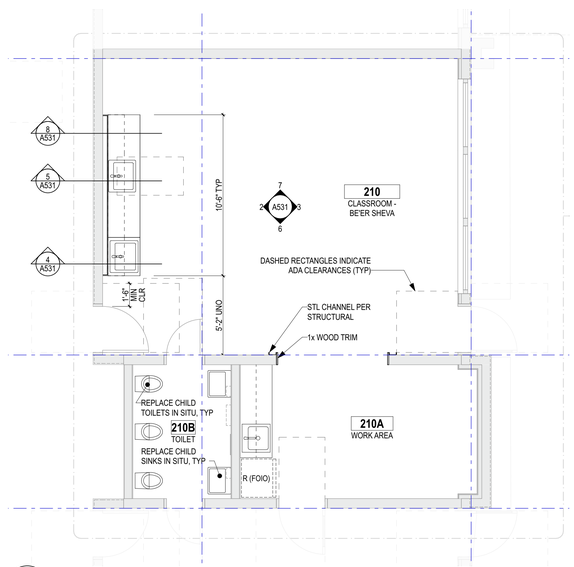
8 A531 **SECTION DETAIL - TYPICAL CLASSROOM CASEWORK**
SCALE: 3/4" = 1'-0"



5 A531 **SECTION DETAIL - ADA SINK COUNTER**
SCALE: 3/4" = 1'-0"



4 A531 **SECTION DETAIL - CHILD SINK COUNTER**
SCALE: 3/4" = 1'-0"



1 A531 **ENLARGED CLASSROOM PLAN**
SCALE: 1/4" = 1'-0"

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Mercer Island, WA

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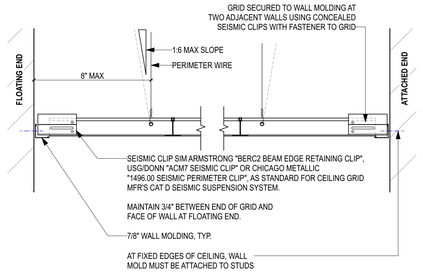
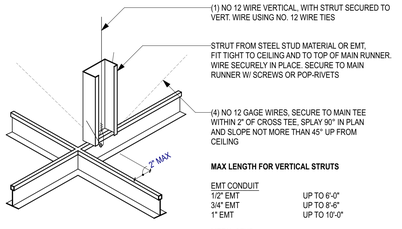


18 / A711 **SEISMIC WALL MOLDING**

SCALE 3" = 1'



MAX LENGTH FOR VERTICAL STRUTS

EMT CONDUIT	
1/2" EMT	UP TO 6'-0"
3/4" EMT	UP TO 8'-6"
1" EMT	UP TO 10'-0"

METAL STUD	
1 5/8" x .018 STUD	UP TO 6'-2"
2 1/2" x .018 STUD	UP TO 10'-6"

- FOR PLENUM HIGHER THAN 11'-0" SUBMIT STRUCT ENGINEER'S CALCS
- VERIFY DETAIL MEETS REQUIREMENTS OF THE SPECIFIED SEISMIC DESIGN CATEGORY (SEE STRUCTURAL)

1 / A701 **ACOUSTIC CEILING SEISMIC BRACING**

SCALE 3" = 1'

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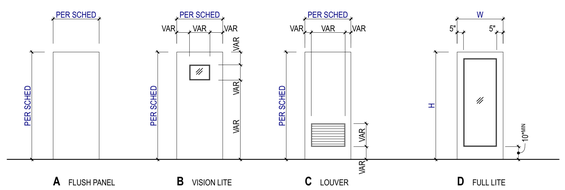
MAIN DOOR SCHEDULE

STORY	DOOR No.	EXTERIOR DOOR Y/-	LEAF				FRAME MATERIAL	REPLACE DOOR Y/-	REPAINT DOOR Y/-	PANIC HARDWARE Y/-	SECURITY FEATURES	REMARKS
			SIZE	SF DOOR (H)	SF DOOR (W)	MATERIAL						
LEVEL 1												
	200.1	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	200.2	Y	2'-8"×7'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	200.3	-	2'-8"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	201.1	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	TBD	TBD	NEW DOOR IN EXISTING FRAME
	201.2	Y	2'-10"×7'-8"	---	---	AL	AL	-	-	TBD	TBD	EXISTING DOOR & FRAME - NO WORK
	201.3	-	3'-0"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	202.1	-	3'-0"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	202.2	Y	2'-10"×7'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	203.1	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	203.2	Y	3'-8"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	204A.1	-	3'-0"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	204A.2	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	204B.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	204B.2	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	205.1	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	205.2	Y	3'-8"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	206.1	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	206.2	Y	3'-8"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	207.1	-	---	7'-0"	7'-2"	AL	AL	-	-	-	TBD	EXISTING DOOR & FRAME - NO WORK
	207.2	Y	---	7'-0"	3'-0"	WD	AL	-	Y	-	TBD	EXISTING DOOR & FRAME - NO WORK
	208.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	208.2	Y	3'-0"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	208A.2	-	3'-0"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	208B.1	-	2'-4"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	209.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	209.2	Y	3'-0"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	209B.2	-	2'-4"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	210.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	210.2	Y	3'-0"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	210A.2	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	210B.1	-	2'-4"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING DOOR & FRAME - NO WORK
	210B.2	-	2'-4"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	211.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	211.2	Y	3'-0"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	212.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	212.2	Y	3'-0"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	212B	-	2'-4"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	213.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	213.2	Y	3'-0"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	213A.2	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	213B.1	-	2'-4"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	213B.2	-	2'-4"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	214.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	214.2	Y	3'-0"×8'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	215.1	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	215.2	Y	2'-8"×7'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	215.3	-	3'-0"×7'-0"	---	---	WD	HM	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	216.1	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	216.2	Y	2'-8"×7'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	216.3	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	217.1	-	3'-0"×7'-0"	---	---	WD	HM	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	217.2	Y	2'-8"×7'-8"	---	---	AL	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	218	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	219	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	220	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	221A	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	221B	-	2'-8"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	221C	-	2'-8 5/8"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	221D	-	2'-8 5/8"×7'-0"	---	---	NO LEAF	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	222	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	223	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	224	-	---	7'-0"	3'-0"	AL	AL	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	225A	-	3'-0"×7'-0"	---	---	WD	HM	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	225B	-	2'-8"×6'-4"	---	---	WD	AL	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	225C.1	-	2'-8"×6'-4"	---	---	WD	AL	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	225C.2	-	2'-8"×6'-4"	---	---	WD	AL	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	225D.1	-	3'-0"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	225E	-	3'-0"×7'-0"	---	---	WD	AL	-	-	TBD	-	EXISTING DOOR & FRAME - NO WORK
	225F.1	-	3'-0"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	225F.2	-	3'-0"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	226	-	3'-0"×7'-0"	---	---	WD	HM	-	-	-	-	EXISTING DOOR & FRAME - NO WORK
	227	Y	6'-0"×7'-0"	---	---	AL	AL	Y	-	-	TBD	NEW DOOR IN EXISTING FRAME
	228	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	229	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	230A	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	TBD	EXISTING, PAINT DOOR & FRAME
	230B	-	5'-8"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	231	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	232	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	240A.1	Y	5'-8"×7'-0"	---	---	AL	AL	-	-	TBD	TBD	EXISTING DOOR & FRAME - NO WORK
	240B	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	240C	Y	6'-0"×8'-8"	---	---	AL	AL	-	-	Y	TBD	EXISTING DOOR & FRAME - NO WORK
	240F.1	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	240G	-	3'-0"×7'-0"	---	---	WD	HM	-	Y	-	-	EXISTING, PAINT DOOR & FRAME
	250A.1	Y	7'-8"×8'-8"	---	---	AL	AL	-	-	TBD	TBD	EXISTING DOOR & FRAME - NO WORK
	250A.2	Y	5'-8"×8'-8"	---	---	AL	AL	-	-	TBD	TBD	EXISTING DOOR & FRAME - NO WORK
	250C	Y	---	7'-0"	7'-8"	AL	AL	-	-	Y	TBD	EXISTING DOOR & FRAME - NO WORK
	250D	Y	3'-0"×8'-8"	---	---	AL	AL	-	-	TBD	TBD	EXISTING DOOR & FRAME - NO WORK



1 A901 **TYPICAL DOOR LEAFS**

SCALE: 1/4" = 1'

DOOR SCHEDULE NOTES

1. FOR LIST OF ABBREVIATIONS SEE COVER SHEET **G001**
2. PROVIDE DOOR STOPS WHERE REQUIRED TO PROTECT DOOR OR ADJ SURFACES. CONFIRM LOCATIONS WITH ARCHITECT. REFER TO 08 71 00 DOOR HARDWARE

GLASS TYPES

(SEE SBC SECTION 2406)

1/4" LAMINATED

ALL GLASS WITHIN 18" OF FLOOR, ALL GLASS IN DOORS AND ALL GLASS WITHIN 24" OF A DOOR IN ANY POSITION SHALL BE LABELLED SAFETY GLASS.

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DOOR SCHEDULE
Sheet Title

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General Structural Notes

(THE FOLLOWING APPLY UNLESS SHOWN OTHERWISE ON THE DRAWINGS.)

CRITERIA:

1. ALL MATERIALS, WORKMANSHIP, DESIGN, AND CONSTRUCTION SHALL CONFORM TO THE DRAWINGS, SPECIFICATIONS, AND THE INTERNATIONAL BUILDING CODE (IBC) WITH WASHINGTON STATE ADMINISTRATIVE CODE AMENDMENTS, 2021 EDITION.

2. THE EXISTING STRUCTURE HAS NOT BEEN EVALUATED OR STRENGTHENED TO CONFORM TO CURRENT SEISMIC CODE REQUIREMENTS AS PART OF THIS PROJECT SCOPE. THE ALTERATIONS SHOWN ARE IN CONFORMANCE WITH SECTION 503.4 OF THE INTERNATIONAL EXISTING BUILDING CODE (IEBC) 2021 EDITION.
3. DESIGN LOADING CRITERIA:

   ROOF SNOW LOAD . . . . 25 PSF

   SEE DRAWINGS FOR ADDITIONAL LOADING CRITERIA

4. STRUCTURAL DRAWINGS SHALL BE USED IN CONJUNCTION WITH ARCHITECTURAL DRAWINGS AND ALL OTHER CONTRACT DOCUMENTS FOR BIDDING AND CONSTRUCTION. CONTRACTOR SHALL VERIFY DIMENSIONS AND CONDITIONS FOR COMPATIBILITY AND SHALL NOTIFY ARCHITECT OF ALL DISCREPANCIES PRIOR TO CONSTRUCTION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO COORDINATE BUILDING LAYOUT DIMENSIONS (GRID LAYOUTS, SITE COORDINATES, ETC.) AMONGST ALL TRADES, INCLUDING SHOP FABRICATED ITEMS.

5. CONTRACTOR SHALL VERIFY ALL EXISTING DIMENSIONS, MEMBER SIZES AND CONDITIONS PRIOR TO COMMENCING ANY WORK AND PRIOR TO SUBMITTING SHOP DRAWINGS. ALL DIMENSIONS OF EXISTING CONSTRUCTION SHOWN ON THE DRAWINGS ARE INTENDED AS GUIDELINES ONLY AND MUST BE VERIFIED. THE EXISTING CONDITIONS SHOWN ON THE DRAWINGS ARE BASED EITHER ON SITE OBSERVATION, ORIGINAL DRAWINGS OR WERE ASSUMED BASED ON EXPECTED CONDITIONS. IF THE EXISTING CONDITIONS DO NOT CLOSELY MATCH THE CONDITIONS SHOWN ON THE DRAWINGS, OR IF THE EXISTING MATERIALS ARE OF QUESTIONABLE OR SUBSTANDARD QUALITY, NOTIFY THE ENGINEER PRIOR TO COMMENCING ANY WORK.

6. CONTRACTOR SHALL PROVIDE TEMPORARY BRACING, BOTH FOR VERTICAL LOADS AND LATERAL STABILITY, FOR THE STRUCTURE AND STRUCTURAL COMPONENTS UNTIL ALL FINAL CONNECTIONS HAVE BEEN COMPLETED IN ACCORDANCE WITH THE DRAWINGS.

7. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SAFETY PRECAUTIONS AND THE METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES REQUIRED TO PERFORM THE WORK.

8. CONTRACTOR-INITIATED CHANGES SHALL BE SUBMITTED IN WRITING TO THE ARCHITECT AND STRUCTURAL ENGINEER FOR APPROVAL PRIOR TO FABRICATION OR CONSTRUCTION. CHANGES SHOWN ONLY ON SHOP DRAWINGS WILL NOT SATISFY THIS REQUIREMENT.

9. DRAWINGS INDICATE GENERAL AND TYPICAL DETAILS OF CONSTRUCTION. WHERE CONDITIONS ARE NOT SPECIFICALLY INDICATED BUT ARE OF SIMILAR CHARACTER TO DETAILS SHOWN, SIMILAR DETAILS OF CONSTRUCTION SHALL BE USED, SUBJECT TO REVIEW AND APPROVAL BY THE ARCHITECT AND THE STRUCTURAL ENGINEER.

10. SHOP DRAWINGS FOR STRUCTURAL STEEL SHALL BE SUBMITTED TO THE ARCHITECT AND STRUCTURAL ENGINEER FOR REVIEW PRIOR TO FABRICATION OF THESE ITEMS.

11. SHOP DRAWING REVIEW: DIMENSIONS AND QUANTITIES ARE NOT REVIEWED BY THE ENGINEER OF RECORD, AND THEREFORE MUST BE VERIFIED BY THE CONTRACTOR. THE CONTRACTOR SHALL REVIEW AND STAMP DRAWINGS PRIOR TO REVIEW BY ENGINEER OF RECORD. SUBMITTALS SHALL BE SUBMITTED ELECTRONICALLY IN PDF FORMAT.

    SHOP DRAWING SUBMITTALS PROCESSED BY THE ENGINEER ARE NOT CHANGE ORDERS. THE PURPOSE OF SHOP DRAWING SUBMITTALS BY THE CONTRACTOR IS TO DEMONSTRATE TO THE ENGINEER THAT THE CONTRACTOR UNDERSTANDS THE DESIGN CONCEPT BY INDICATING WHICH MATERIAL IS INTENDED TO BE FURNISHED AND INSTALLED AND BY DETAILING THE INTENDED FABRICATION AND INSTALLATION METHODS. IF DEVIATIONS, DISCREPANCIES, OR CONFLICTS BETWEEN SHOP DRAWING SUBMITTALS AND THE CONTRACT DOCUMENTS ARE DISCOVERED EITHER PRIOR TO OR AFTER SHOP DRAWING SUBMITTALS ARE PROCESSED BY THE ENGINEER, THE DESIGN DRAWINGS AND SPECIFICATIONS SHALL CONTROL AND SHALL BE FOLLOWED.

12. DEFERRED SUBMITTALS SHALL BE DESIGNED BY AN ENGINEER REGISTERED IN THE STATE OF WASHINGTON. IT IS CONTRACTOR'S RESPONSIBILITY TO VERIFY THE SUBMITTAL AND SCHEDULE REQUIREMENTS WITH THE LOCAL JURISDICTION. THE COMPONENT DESIGNER SHALL BE A REGISTERED STRUCTURAL ENGINEER IF REQUIRED BY THE BUILDING OFFICIAL OF THE LOCAL JURISDICTION. BUILDING COMPONENT SUBMITTALS SHALL INCLUDE THE DESIGNING PROFESSIONAL ENGINEER'S STAMP AND SHALL BE APPROVED BY THE COMPONENT DESIGNER PRIOR TO CURSORY REVIEW BY THE ENGINEER OF RECORD FOR LOADS IMPOSED ON THE BASIC STRUCTURE. THE COMPONENT DESIGNER IS RESPONSIBLE FOR CODE CONFORMANCE PER ASCE 7-16 CHAPTER 13, INCLUDING ACCOMMODATION FOR STRUCTURAL RELATIVE DISPLACEMENTS PER SECTION 13.3.2 AND ALL NECESSARY BRACING, SUPPORTS OR CONNECTIONS NOT SPECIFICALLY CALLED OUT ON THE ARCHITECTURAL OR STRUCTURAL DRAWINGS. SEE THE DESIGN LOADING CRITERIA FOR BUILDING DISPLACEMENTS AS REQUIRED. DEFERRED SUBMITTALS SHALL INDICATE LOCATION, MAGNITUDE AND DIRECTION OF ALL LOADS IMPOSED ON BASIC STRUCTURE. DESIGN CALCULATIONS SHALL BE INCLUDED IN THE SUBMITTAL. THE CONTRACTOR SHALL FORWARD DEFERRED SUBMITTALS TO THE BUILDING OFFICIAL WHERE REQUIRED.

    THE FOLLOWING BUILDING COMPONENTS SHALL BE DEFERRED SUBMITTALS FOR THIS PROJECT:
    MECHANICAL & ELECTRICAL COMPONENTS & DISTRIBUTION SYSTEMS (SEE NOTE 13)

13. MECHANICAL & ELECTRICAL COMPONENTS & DISTRIBUTION SYSTEMS DESIGN FOR CODE PRESCRIBED GRAVITY AND SEISMIC/WIND LOADS SHALL BE PROVIDED BY AN ENGINEER REGISTERED IN THE STATE OF WASHINGTON, EXCEPT FOR ELEMENTS SPECIFICALLY SHOWN AND DETAILED ON THE STRUCTURAL DRAWINGS. THE MECHANICAL/ELECTRICAL CONTRACTOR MUST HIRE THE ENGINEER AND IS RESPONSIBLE FOR ALL COSTS RELATED TO THE PURCHASE AND INSTALLATION OF NECESSARY SUPPORTS, BRACING AND ANCHORAGE. SEISMIC BRACING AND ANCHORAGE DESIGN SHALL COMPLY WITH CHAPTER 13 OF ASCE 7-16. SEE TABLE 13.6-1 FOR APPLICABLE COMPONENTS AND DISTRIBUTION SYSTEMS SEISMIC DESIGN COEFFICIENTS. WHERE APPLICABLE, THE DESIGN SHALL ACCOMMODATE RELATIVE DISPLACEMENTS PER SECTION 13.6.4.2. SEE GENERAL STRUCTURAL NOTE 12 FOR ADDITIONAL INFORMATION.

STATEMENT OF SPECIAL INSPECTIONS (STRUCTURAL):

14. STATEMENT OF SPECIAL INSPECTIONS – STRUCTURAL ITEMS (SEISMIC DESIGN CATEGORY D):

    SPECIAL INSPECTIONS AND TESTING SHALL BE PERFORMED BY THE OWNER APPOINTED INSPECTION AGENCY IN ACCORDANCE WITH CHAPTER 17 OF THE IBC WITH REPORTS PER IBC SECTION 1704.2.4 SUBMITTED TO THE OWNER, ARCHITECT, STRUCTURAL ENGINEER, CONTRACTOR, AND BUILDING OFFICIAL FOR EACH DAY SPECIAL INSPECTIONS OR TESTING IS PERFORMED. THESE INSPECTIONS ARE IN ADDITION TO THE INSPECTIONS SPECIFIED IN IBC SECTION 110. SEE TABLES BELOW FOR ADDITIONAL INFORMATION.

STRUCTURAL ITEMS	SPECIAL INSPECTION FREQUENCY	IBC REFERENCE
STRUCTURAL STEEL FABRICATION, ERECTION, AND NONDESTRUCTIVE TESTING SPECIAL INSPECTION AND NONDESTRUCTIVE TESTING FOR STRUCTURAL STEEL SHALL BE IN ACCORDANCE WITH THE QUALITY ASSURANCE (QA) INSPECTION REQUIREMENTS OF AISC 360-16 CHAPTER N. CONTINUOUS INSPECTION SHALL BE PERFORMED AT "P" TASKS DEFINED IN AISC 360-16; PERIODIC INSPECTION SHALL BE PERFORMED AT "O" TASKS DEFINED IN AISC 360-16		
SHOP AND FIELD WELDING	CONTINUOUS/PERIODIC (QA PER AISC 360 CH. N5.4)	1705.2.1
HIGH STRENGTH BOLTING	CONTINUOUS/PERIODIC (QA AISC 360 CH. N5.6)	1705.2.1
MATERIAL VERIFICATION (IDENTIFICATION MARKS AND MANUFACTURER'S TEST REPORTS)	PERIODIC	1705.2.1
EXPANSION BOLTS, INSERTS & CONCRETE SCREWS	PERIODIC INCLUDING TORQUE TESTS IN ACCORDANCE WITH APPROVED ICC-ES REPORTS	TABLE 1705.3 ITEM 4

ARCH, MECH, & ELEC ITEMS	SEISMIC DESIGN REQUIREMENTS (ASCE 7-16 CHAPTER 13)	PERIODIC SPECIAL INSPECTION AS SPECIFIED PER IBC CHAPTER 17
SUSPENDED CEILINGS	ASCE 7-16 SECTION 13.5.6	INSPECTIONS PER IBC SECTION 110 AND ASCE 7-16 13.5.6.2.2 AS REQUIRED
INSTALLATION AND ANCHORAGE OF SPRINKLER SYSTEMS, FIRE PUMPS, EMERGENCY GENERATORS. (Ip=1.5 PER ASCE 7-16 SECTION 13.1.3)	ASCE 7-16 SECTION 13.6 AND IBC 1705.14.2	REQUIRED (IBC 1705.13.4 & 1705.13.6)
ALL OTHER MECHANICAL AND ELECTRICAL COMPONENTS	ASCE 7-16 SECTION 13.6	NOT REQUIRED

    STRUCTURAL OBSERVATION PER IBC SECTION 1704.6 IS NOT REQUIRED FOR THIS STRUCTURE.

    CONTRACTOR STATEMENT OF RESPONSIBILITY: CONTRACTOR SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY IN ACCORDANCE WITH IBC SECTION 1704.4 TO THE BUILDING OFFICIAL AND OWNER PRIOR TO CONSTRUCTION ACKNOWLEDGING THE SPECIAL REQUIREMENTS CONTAINED IN THE STATEMENT OF SPECIAL INSPECTIONS.

ANCHORAGE:

15. EXPANSION BOLTS INTO GROUTED MASONRY SHALL BE ONE OF THE FOLLOWING INSTALLED IN STRICT ACCORDANCE WITH THE ICC REPORTS INDICATED AND MANUFACTURER'S INSTRUCTIONS: "KWIK BOLT TZ2", AS MANUFACTURED BY HILTI, INC. (ICC-ES REPORT NO. 4561); OR "STRONG BOLT 2" AS MANUFACTURED BY SIMPSON STRONG-TIE COMPANY, INC. (IAPMO REPORT NO. 240); OR "POWER-STUD+ SD1" AS MANUFACTURED BY DEWALT (ICC-ES NO. 2966). SUBSTITUTES PROPOSED BY CONTRACTOR SHALL BE SUBMITTED FOR REVIEW WITH ICC-ES REPORTS INDICATING EQUIVALENT OR GREATER LOAD CAPACITIES. IN ADDITION, SUBSTITUTIONS SHALL MEET ICC-ES ACCEPTANCE CRITERIA AC01. SPECIAL INSPECTION IS REQUIRED FOR ALL EXPANSION BOLT INSTALLATION. EXPANSION BOLTS SHALL NOT BE USED AS SUBSTITUTES FOR EMBEDDED ANCHOR BOLTS UNLESS SPECIFICALLY APPROVED BY THE STRUCTURAL ENGINEER. A MINIMUM OF 6" OF SOLID GROUT SHALL BE IN PLACE AND CURED TO A MINIMUM STRENGTH OF 2 KSI ON ALL SIDES OF EXPANSION BOLTS AT MASONRY WALLS PRIOR TO BOLT INSTALLATION. BOLTS IN MASONRY WALL SHALL COMPLY WITH RESTRICTIONS SHOWN IN DETAIL <MSN-105> AT HEAD JOINTS. NOTIFY ENGINEER IF BOLT LOCATIONS CONFLICT WITH REINFORCING STEEL – DO NOT CUT REINFORCING OR REDUCE EMBEDMENT DEPTHS WITHOUT PRIOR APPROVAL.

16. CONCRETE SCREW ANCHORS SHALL BE ONE OF THE FOLLOWING INSTALLED IN STRICT ACCORDANCE WITH THE ICC-ES REPORTS INDICATED AND MANUFACTURER'S INSTRUCTIONS INCLUDING MINIMUM EMBED REQUIREMENTS: "TITEN HD" AS MANUFACTURED BY SIMPSON STRONG-TIE COMPANY (ICC-ES NO. 2713); OR "KH-EZ" AS MANUFACTURED BY HILTI, INC. (ICC-ES NO. 3027); OR "SCREW-BOLT+" AS MANUFACTURED BY DEWALT (ICC-ES NO. 3889). SUBSTITUTES PROPOSED BY CONTRACTOR SHALL BE SUBMITTED FOR REVIEW WITH ICC-ES REPORTS INDICATING EQUIVALENT OR GREATER LOAD CAPACITIES. IN ADDITION, SUBSTITUTIONS SHALL MEET ICC-ES ACCEPTANCE CRITERIA AC193. SPECIAL INSPECTION IS REQUIRED FOR ALL CONCRETE SCREW ANCHOR INSTALLATION. CONCRETE SCREW ANCHORS SHALL NOT BE USED AS SUBSTITUTES FOR EMBEDDED ANCHOR BOLTS OR EXPANSION BOLTS UNLESS SPECIFICALLY APPROVED BY THE STRUCTURAL ENGINEER. NOTIFY ENGINEER IF SCREW ANCHOR LOCATIONS CONFLICT WITH REINFORCING STEEL – DO NOT CUT REINFORCING OR REDUCE EMBEDMENT DEPTHS WITHOUT PRIOR APPROVAL.

RENOVATION:

17. DEMOLITION: CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS BEFORE COMMENCING ANY DEMOLITION. SHORING SHALL BE INSTALLED TO SUPPORT EXISTING CONSTRUCTION AS REQUIRED AND IN A MANNER SUITABLE TO THE WORK SEQUENCES. DEMOLITION DEBRIS SHALL NOT BE ALLOWED TO DAMAGE OR OVERLOAD THE EXISTING STRUCTURE. LIMIT CONSTRUCTION LOADING (INCLUDING DEMOLITION DEBRIS) ON EXISTING FLOOR SYSTEMS TO 40 PSF (20 PSF AT ROOFS).

    A. ALL NEW OPENINGS THROUGH EXISTING MASONRY OR CONCRETE WALLS, SLABS, AND BEAMS SHALL BE ACCOMPLISHED BY SAWCUTTING WHEREVER POSSIBLE. UNLESS OTHERWISE NOTED, ALL NEW OPENINGS SHALL BE SAWCUT NEAT AND CLEAN; NO OVERCUTTING AT OPENING CORNERS SHALL BE ALLOWED. AS REQUIRED, CORE DRILL CORNERS AND CHIP, GRIND OR CUT THE CORNERS TO PROVIDE THE REQUIRED DIMENSIONS.

    B. CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND LOCATION OF MEMBERS PRIOR TO CUTTING ANY OPENINGS.

    C. SMALL ROUND OPENINGS SHALL BE ACCOMPLISHED BY CORE DRILLING, IF POSSIBLE. HOLES UP TO 1" MAY BE ROTOHAMMERED.

    EXISTING REINFORCING SHALL BE SAVED UNLESS OTHERWISE NOTED. SAW CUTTING, DRILLING, OR CORING SHALL NOT CUT EXISTING REINFORCING WHICH IS TO BE SAVED. UNLESS OTHERWISE NOTED, THE FOLLOWING GUIDELINES SHALL BE USED FOR EXISTING REINFORCING (NOTE "SCANNING" IS DEFINED AS EITHER X-RAYING OR GROUND PENETRATING RADAR, WHICHEVER IS SUITABLE TO ACCURATELY LOCATE REINFORCING):

    1. EXISTING CONCRETE BEAMS, JOISTS, AND COLUMNS SHALL BE SCANNED WHERE APPLICABLE BEFORE CORING AND PRIOR TO STEEL FABRICATION, UNLESS OTHERWISE NOTED. SCANNING IS ALSO REQUIRED BEFORE ANY ROTOHAMMERING AT EXISTING POST-TENSIONED OR PRESTRESSED CONCRETE MEMBERS. IF A SPECIFIED CONNECTION CANNOT BE MADE WITHOUT DAMAGING REINFORCING, THE STRUCTURAL ENGINEER'S APPROVAL IS REQUIRED PRIOR TO CUTTING THE REINFORCING. IF ROTOHAMMERING, STOP WHEN EXISTING REINFORCING IS ENCOUNTERED AND ASK FOR APPROVAL PRIOR TO CUTTING REINFORCING.

    2. AT EXISTING CONCRETE OR MASONRY WALLS AND CONCRETE SLABS, HOLES 8" OR LESS IN DIAMETER AND SPACED NO CLOSER THAN 3'-0" APART AND 12" FROM WALL ENDS OR SLAB EDGES MAY BE CORED WITHOUT SCANNING AND THE REINFORCING IN THE CORE MAY BE CUT. AT ALL OTHER CONDITIONS THE WALL OR SLAB SHALL BE SCANNED BEFORE CUTTING/CORING AND THE REINFORCING STEEL MAY NOT BE CUT WITHOUT PRIOR APPROVAL BY THE STRUCTURAL.

STEEL:

18. STRUCTURAL STEEL DESIGN, FABRICATION, AND ERECTION SHALL BE BASED ON THE LATEST EDITIONS OF THE A.I.S.C. SPECIFICATIONS AND CODES:

    1. SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS-ALLOWABLE STRESS AND PLASTIC DESIGN, OR LOAD AND RESISTANCE FACTOR DESIGN SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS.

    2. CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES, ADOPTED JUNE 15, 2016.

    3. SPECIFICATION FOR STRUCTURAL JOINTS USING ASTM A325 OR A490 BOLTS.

    4. QUALITY CONTROL SHALL BE IN ACCORDANCE WITH AISC 360 CHAPTER N (AISC 341 CHAPTER J FOR STEEL SEISMIC SYSTEM).

    CONTRACTOR SHALL ALSO COMPLY WITH OSHA REGULATION 29 CFR PART 1926 SUBPART R - STEEL ERECTION, PUBLISHED JANUARY 18, 2001.

19. STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING REQUIREMENTS: WIDE FLANGE AND WT STEEL SHAPES SHALL CONFORM TO ASTM A992, Fy = 50 KSI. ANGLES, CHANNELS, AND RODS SHALL CONFORM TO ASTM A36, Fy = 36 KSI. STEEL PLATES SHALL CONFORM TO ASTM A572, Fy = 50 KSI. STEEL PIPE SHALL CONFORM TO ASTM A53, TYPE E OR S, GRADE B, Fy = 35 KSI. STRUCTURAL TUBING (HSS) SHALL CONFORM TO ASTM A500, GRADE C, Fy = 50 KSI. ANCHOR BOLTS OR ANCHOR RODS SHALL CONFORM TO ASTM F1554 (36 KSI). STEEL-TO-STEEL CONNECTION BOLTS SHALL CONFORM TO ASTM A325-N. THREADED RODS FOR EPOXY GROUTED CONNECTIONS SHALL CONFORM TO ASTM A36 OR ASTM F1554 (36 KSI).

20. DIMENSIONAL TOLERANCE FOR STRUCTURAL STEEL MEMBERS SHALL BE PER THE AISC CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES, SECTION 6.4 AND ASTM SPECIFICATION A6. UNLESS SPECIFICALLY ALLOWED BY THE ENGINEER, COLUMN MEMBERS SHALL NOT BE MODIFIED BY THE ROTARY STRAIGHTENING PROCESS.

21. ALL WELDING SHALL BE IN CONFORMANCE WITH A.I.S.C. AND A.W.S. STANDARDS AND SHALL BE PERFORMED BY W.A.B.O. CERTIFIED WELDERS USING E70XX ELECTRODES. ONLY PREQUALIFIED WELDS (AS DEFINED BY A.W.S.) SHALL BE USED. DO NOT PAINT OR GALVANIZE AREAS OF PIECES TO BE FIELD WELDED, OR REMOVE PAINT AND GALVANIZING IN FIELD PRIOR TO WELDING. WELDING OF GRADE 60 REINFORCING BARS (IF REQUIRED) SHALL BE PERFORMED USING LOW HYDROGEN ELECTRODES. WELDING WITHIN 4" OF COLD BENDS IN REINFORCING STEEL IS NOT PERMITTED. SEE REINFORCEMENT NOTE FOR MATERIAL REQUIREMENTS OF WELDED BARS.

SHEET INDEX

S100	GENERAL STRUCTURAL NOTES
S201	FLOOR PLAN - LEVEL 1 SOUTH
S202	FLOOR PLAN - LEVEL 1 NORTH
S203	ROOF PLAN - LEVEL 1 SOUTH
S204	ROOF PLAN - LEVEL 1 NORTH
S301	DETAILS

BENJAMIN W. BARLOW
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PROFESSIONAL ENGINEER
04/03/25

Rev | Date | Issued

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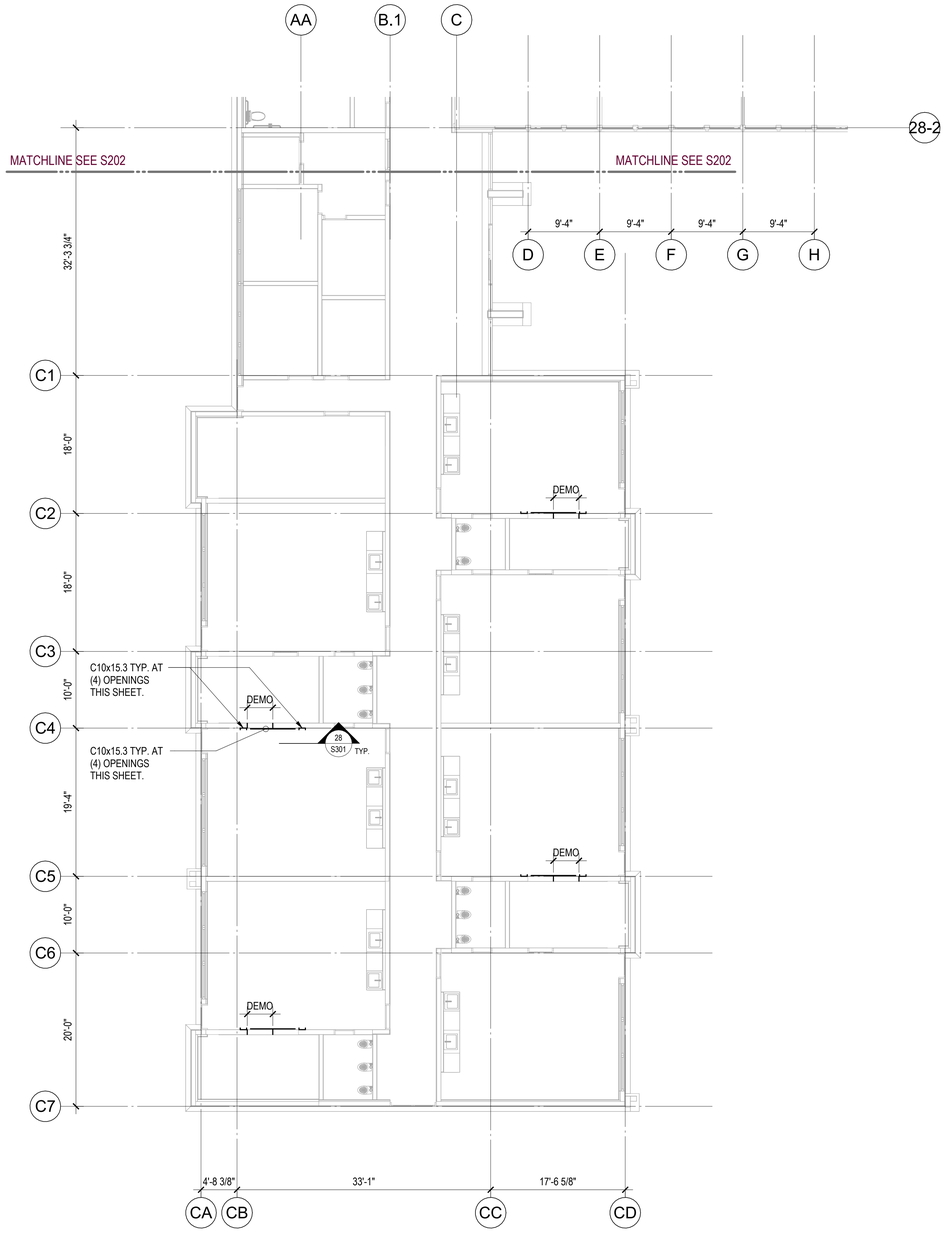
GENERAL STRUCTURAL NOTES
Sheet Title

GSN1



1 / S201 LEVEL 1 - South
1/8" = 1'-0"

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FLOOR PLAN - LEVEL 1 SOUTH
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S201

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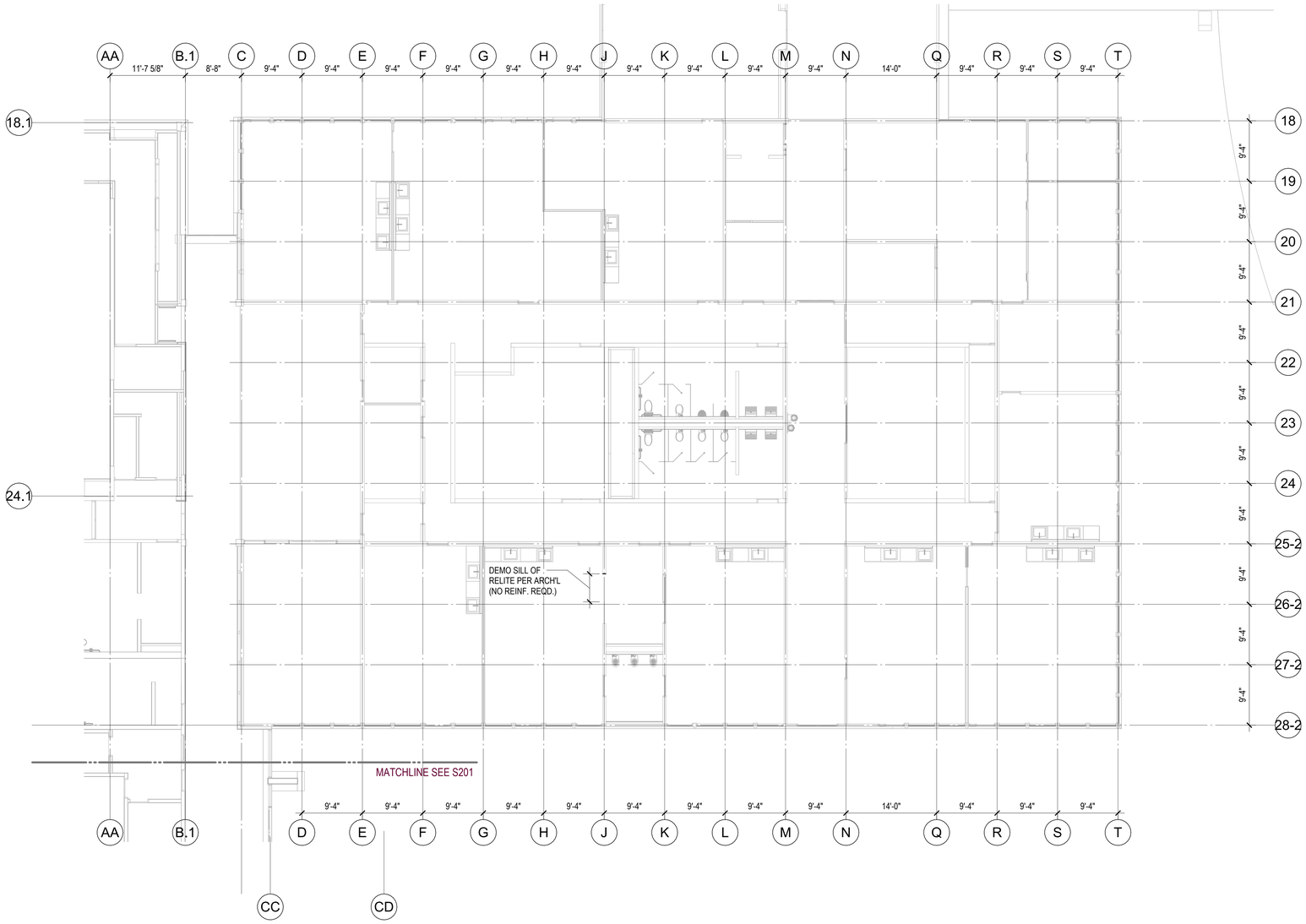

1 S202 LEVEL 1 - North
1/8" = 1'-0"

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FLOOR PLAN - LEVEL 1 NORTH
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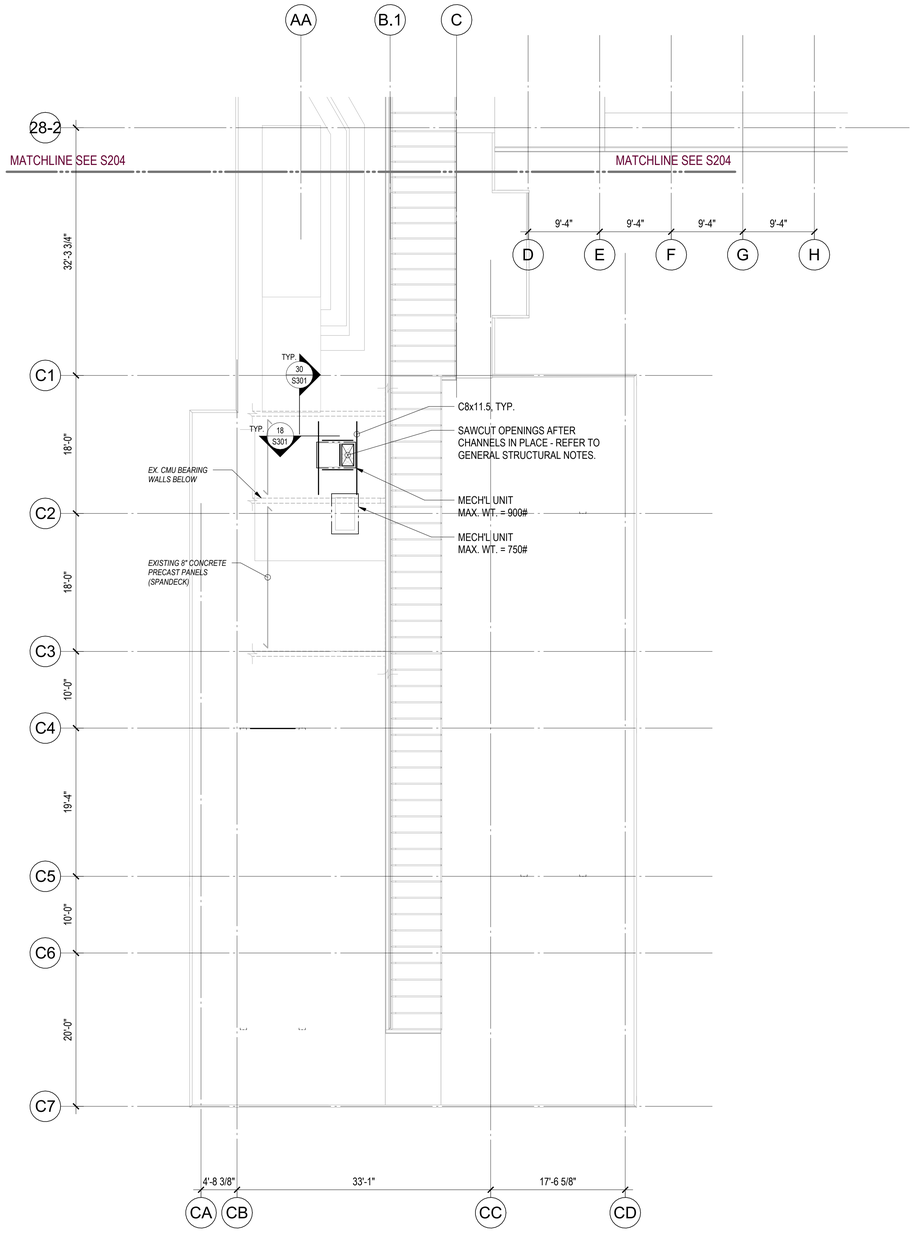

1 S203 ROOF - South
1/8" = 1'-0"

NOTE: NEW CONNECTIONS AND ATTACHMENTS TO THE EXISTING CONCRETE STRUCTURE FOR STRUCTURAL, ARCHITECTURAL, MECHANICAL, ELECTRICAL, AND OTHER ITEMS SHALL BE LOCATED SO AS TO AVOID DRILLING THROUGH EXISTING REINFORCING AND THROUGH EXISTING PRESTRESSED TENDONS. CONTRACTOR SHALL FIELD VERIFY LOCATIONS OF EXISTING PRESTRESSED TENDONS PRIOR TO DRILLING IN AREAS THAT MAY RISK HITTING TENDONS, AND SHALL MAINTAIN SUFFICIENT OFFSET TO ENSURE CABLES ARE NOT CONTACTED. REFER TO FOR LIMITATIONS FOR ATTACHMENTS TO THE EXISTING PRECAST DOUBLE TEES.

NOTE: ALL DIMENSIONS, ELEVATIONS, AND LOCATIONS OF EXISTING STRUCTURAL COMPONENTS ARE BASED ON INFORMATION GATHERED FROM ORIGINAL DRAWINGS OR CURSORY FIELD MEASUREMENTS AND ARE SHOWN FOR INFORMATION ONLY. CONTRACTOR SHALL FIELD MEASURE AND VERIFY ALL CONDITIONS PRIOR TO COMMENCING ANY WORK. NOTIFY ENGINEER WHERE CONDITIONS VARY FROM THOSE SHOWN.

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ROOF PLAN - LEVEL 1 SOUTH
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S203

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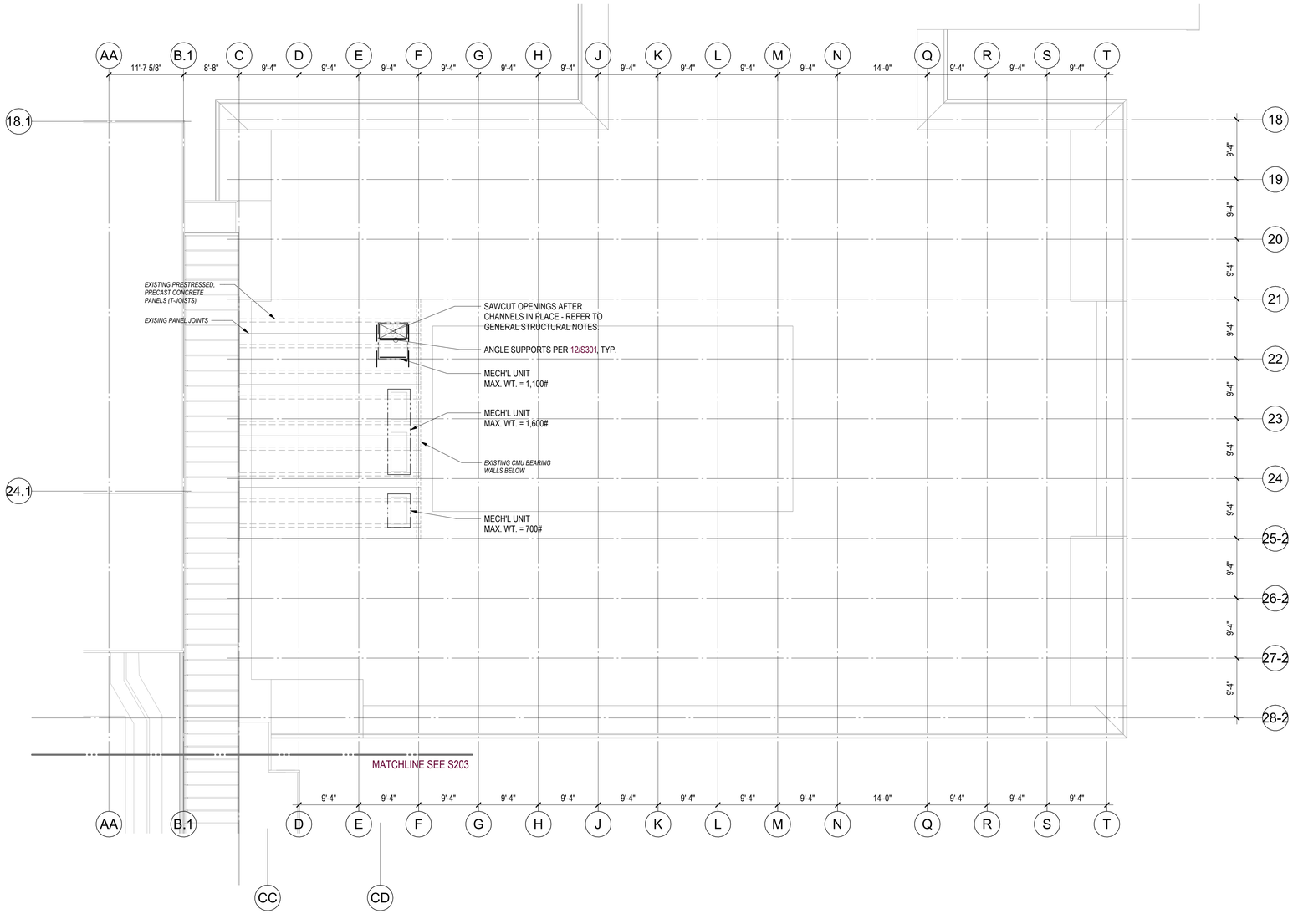

1 S204 ROOF - North
1/8" = 1'-0"

NOTE: NEW CONNECTIONS AND ATTACHMENTS TO THE EXISTING CONCRETE STRUCTURE FOR STRUCTURAL, ARCHITECTURAL, MECHANICAL, ELECTRICAL, AND OTHER ITEMS SHALL BE LOCATED SO AS TO AVOID DRILLING THROUGH EXISTING REINFORCING AND THROUGH EXISTING PRESTRESSED TENDONS. CONTRACTOR SHALL FIELD VERIFY LOCATIONS OF EXISTING PRESTRESSED TENDONS PRIOR TO DRILLING IN AREAS THAT MAY RISK HITTING TENDONS, AND SHALL MAINTAIN SUFFICIENT OFFSET TO ENSURE CABLES ARE NOT CONTACTED. REFER TO FOR LIMITATIONS FOR ATTACHMENTS TO THE EXISTING PRECAST DOUBLE TEES.

NOTE: ALL DIMENSIONS, ELEVATIONS, AND LOCATIONS OF EXISTING STRUCTURAL COMPONENTS ARE BASED ON INFORMATION GATHERED FROM ORIGINAL DRAWINGS OR CURSORY FIELD MEASUREMENTS AND ARE SHOWN FOR INFORMATION ONLY. CONTRACTOR SHALL FIELD MEASURE AND VERIFY ALL CONDITIONS PRIOR TO COMMENCING ANY WORK. NOTIFY ENGINEER WHERE CONDITIONS VARY FROM THOSE SHOWN.

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ROOF PLAN - LEVEL 1 NORTH
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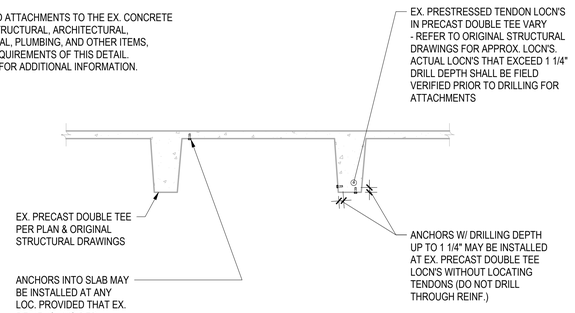
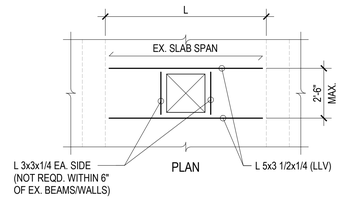
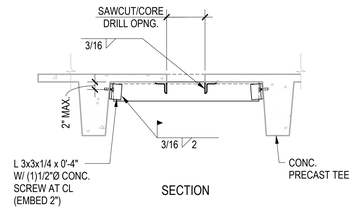
1 2 3

NOTE:
NEW CONNECTIONS AND ATTACHMENTS TO THE EX. CONCRETE STRUCTURE FOR ALL STRUCTURAL, ARCHITECTURAL, MECHANICAL, ELECTRICAL, PLUMBING, AND OTHER ITEMS, SHALL CONFORM TO REQUIREMENTS OF THIS DETAIL. REFER TO PLAN NOTES FOR ADDITIONAL INFORMATION.



5266
Connection to Existing Slab and Double Tees 5



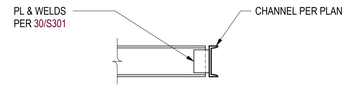


NOTES:
1. CONCRETE SCREWS SHALL NOT DAMAGE OR HIT PRESTRESSED TENDONS WITHIN THE PRECAST TEE.
2. OPENINGS MAY NOT BE SHOWN ON PLAN. SEE ARCH'L/MECH'L/ELEC'L FOR ADDITIONAL INFORMATION.
3. NO REINFORCEMENT REQUIRED FOR CORE DRILLED HOLES UP TO 6"Ø PROVIDED NO EX. SLAB REINFORCEMENT IS CUT AND ADJACENT PENETRATIONS ARE MINIMUM 3 DIAMETERS ON CENTER.
4. OPENINGS NOT MEETING ABOVE CRITERIA SHALL BE SUBMITTED TO ENGINEER FOR REINFORCEMENT DESIGN.

3303
Angle Framing (Where Required Per Plan) 12

7 8 9 10 11

13 14 15 16 17



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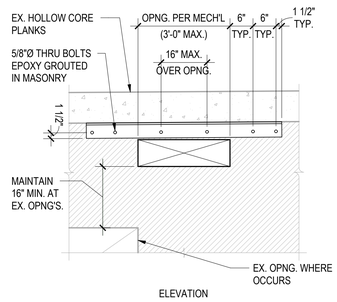
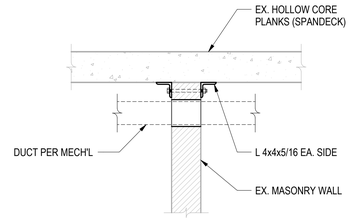
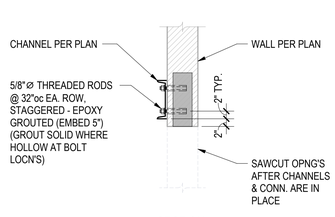
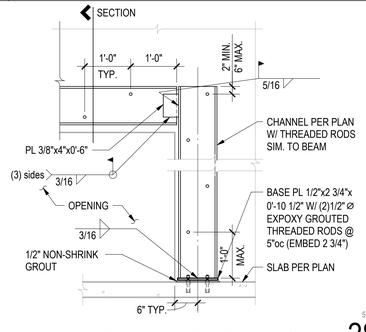




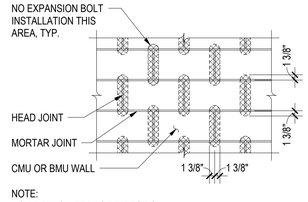
5103
Mechanical Duct Openings Through Existing Masonry Walls (See Mech'l for Locations) 24

25 26



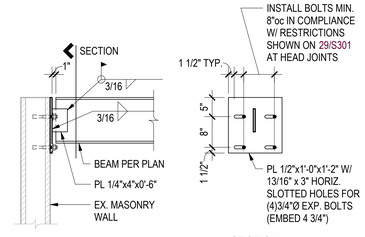


5102
Masonry Wall Opening - One Side Channel & Columns 28



NOTE:
NOTIFY ENGINEER FOR DIRECTION PRIOR TO INSTALLATION IF EXPANSION BOLT LOCATIONS FALL WITHIN RESTRICTED ZONES.

4100
Expansion Bolt Restrictions at CMU/BMU Wall 29



NOTE:
EXP. BOLTS SHALL HAVE MIN. 6" OF EDGE DISTANCE IN SOLID GROUTING ON ALL SIDES. GROUT SHALL ACHIEVE MIN. 2,000 PSI STRENGTH PRIOR TO BOLT INSTALLATION.

5100
Beam to CMU Wall Expansion Bolted Connection 30

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48605
PROFESSIONAL ENGINEER
04/03/25

Rev	Date	Issued

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BUILDING PERMIT SET
Issue

04.04.2025
Issue Date

DETAILS
Sheet Title

S301

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