

Lee's Summit, Missouri

PROJECT NO.: 20-078 ISSUE DATE: 11.12.2021 ADDENDUM 1

GENERAL NOTES

- AIA DOCUMENT A-201, GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION, CURRENT EDITION, AND SPECIAL CONDITIONS AS NOTED IN
- GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL VERIFY EXISTING FIELD CONDITIONS PRIOR TO THE START OF CONSTRUCTION AND SHALL
- GENERAL CONTRACTOR SHALL CROSS-REFERENCE THE VARIOUS DISCIPLINES' PLANS HEREIN AND REVIEWED SHOP DRAWINGS PRIOR TO STARTIN
- CONTRACTOR SHALL BE RESPONSIBLE FOR DISTRIBUTION OF SAID DOCUMENTS AND UPDATES TO THE FIELD FOR CONSTRUCTION.
- DOCUMENTS.
- DIMENSIONS TO THE EXTERIOR OF THE BUILDING ARE TO THE EXTERIOR OF FOUNDATION/MASONRY UNLESS NOTED OTHERWISE.

CODE COMPLIANCE - THE WORK SHALL BE GOVERNED BY ALL CURRENT APPLICABLE LOCAL, CITY, STATE AND NATIONAL CODES AND LAWS. THESE AUTHORITIES INCLUDE, BUT ARE NOT LIMITED TO THE INTERNATIONAL BUILDING CODE, NATIONAL ELECTRIC CODE, NATIONAL FIRE PROTECTION

ROOM

101

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WALL SECTION

PARTITION TYPE

DETAIL

ROOM

NEW CONSTRUCTION

TEMPERED GLASS

EXISTING CONSTR. TO REMAIN

EXISTING CONSTR. REMOVED

BRICK

BLOCKING

BATT INSULATION

RIGID INSULATION

CONCRETE BLOCK

5

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P3 _____



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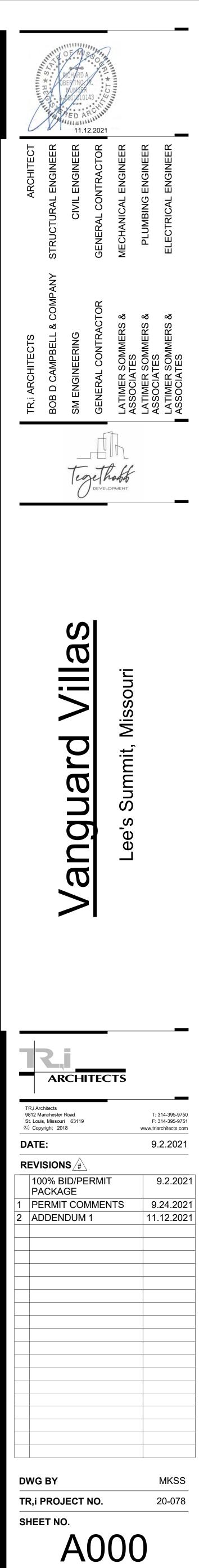
PROJECT ADDRESS: Lee's Summit, Missouri

PROJECT DESCRIPTION:

BUILDING CODES:

OCCUPANCY TYPE / USE GROUP: R-2

PROJECT SUMMARY	LOCATION MAP
SIS SEE LIFE SAFETY PLAN SHEET AXXX - AXXX	
Vanguard Villas	
Lee's Summit, Missouri	
SINGLE FAMILY TOWNHOMES	
2018 International Residential Code 2017 National Electric Code 2018 International Mechanical Code 2018 International Plumbing Code 2018 International Fire Code 2018 International Energy Conservation Code	
ACCESSIBILITY 2010 ADA Guidelines & 2009 ICC/ANSI A117.1 & FAIR HOUSING ACT	
R-2	

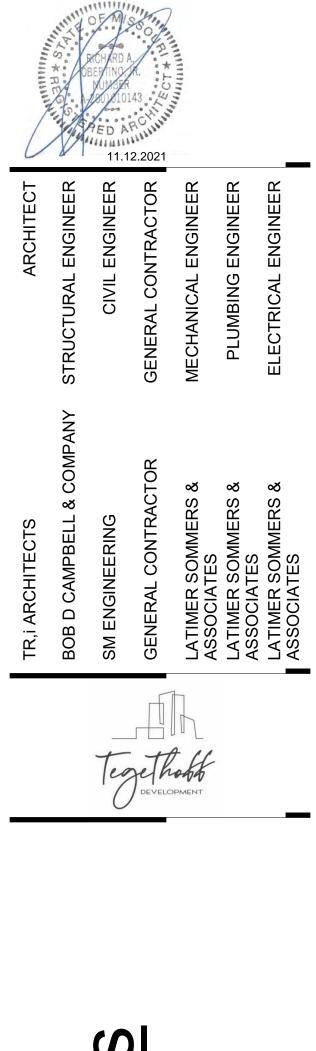


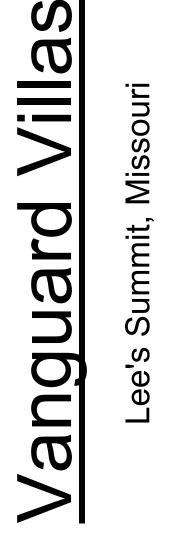
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A000	COVER SHEET	•	0	C		
A001	SHEET INDEX	•	•			
A002	ACCESSIBILITY REQUIREMENTS - TYPE B UNITS	•				
A003 A010	SOUND TRANSMISSION ASSEMBLIES LIFE SAFETY PLANS	•				
A010 A011	LIFE SAFETY PLANS	•				
A011 A012	LIFE SAFETY PLANS					
A013	LIFE SAFETY PLANS			•		
A030	PARTITION TYPES	•				
A031	FLOORING ASSEMBLIES	•				
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A102	GROUP 2 PLANS	•		1		
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A209	GROUP 9 OVERALL EXTERIOR ELEVATIONS					
A209B	GROUP 9 ENLARGED ELEVATIONS			•		
A210 A210B	GROUP 10 OVERALL EXTERIOR ELEVATIONS GROUP 10 ENLARGED ELEVATIONS			•		
A210B A211	GROUP 10 ENLARGED ELEVATIONS GROUP 11 EXTERIOR ELEVATIONS					
A212	GROUP 12 EXTERIOR ELEVATIONS					
A213	GROUP 13 EXTERIOR ELEVATIONS					
A214	GROUP 14 EXTERIOR ELEVATIONS			(
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A302 A303	GROUP 2 BUILDING SECTIONS GROUP 3 BUILDING SECTIONS	•				
A303 A304	GROUP 3 BUILDING SECTIONS GROUPS 4-7 BUILDING SECTIONS	•				
A305	GROUPS 8-11 BUILDING SECTIONS					
A306	GROUPS 12-14 BUILDING SECTIONS					
A310	WALL SECTIONS	•				
A311	WALL SECTIONS	•				
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A351	WALL SECTION & ROOF DETAILS	•				
A360	BALCONY DETAILS	•				
A365	CANOPY DETAILS	•				
A370	PLAN DETAILS	•				
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A401 A402		•				
A402 A420	UNIT ELEVATIONS UNIT DETAILS	•				
A420	UNIT DETAILS	•				
A500	STAIR DETAILS	•	•			

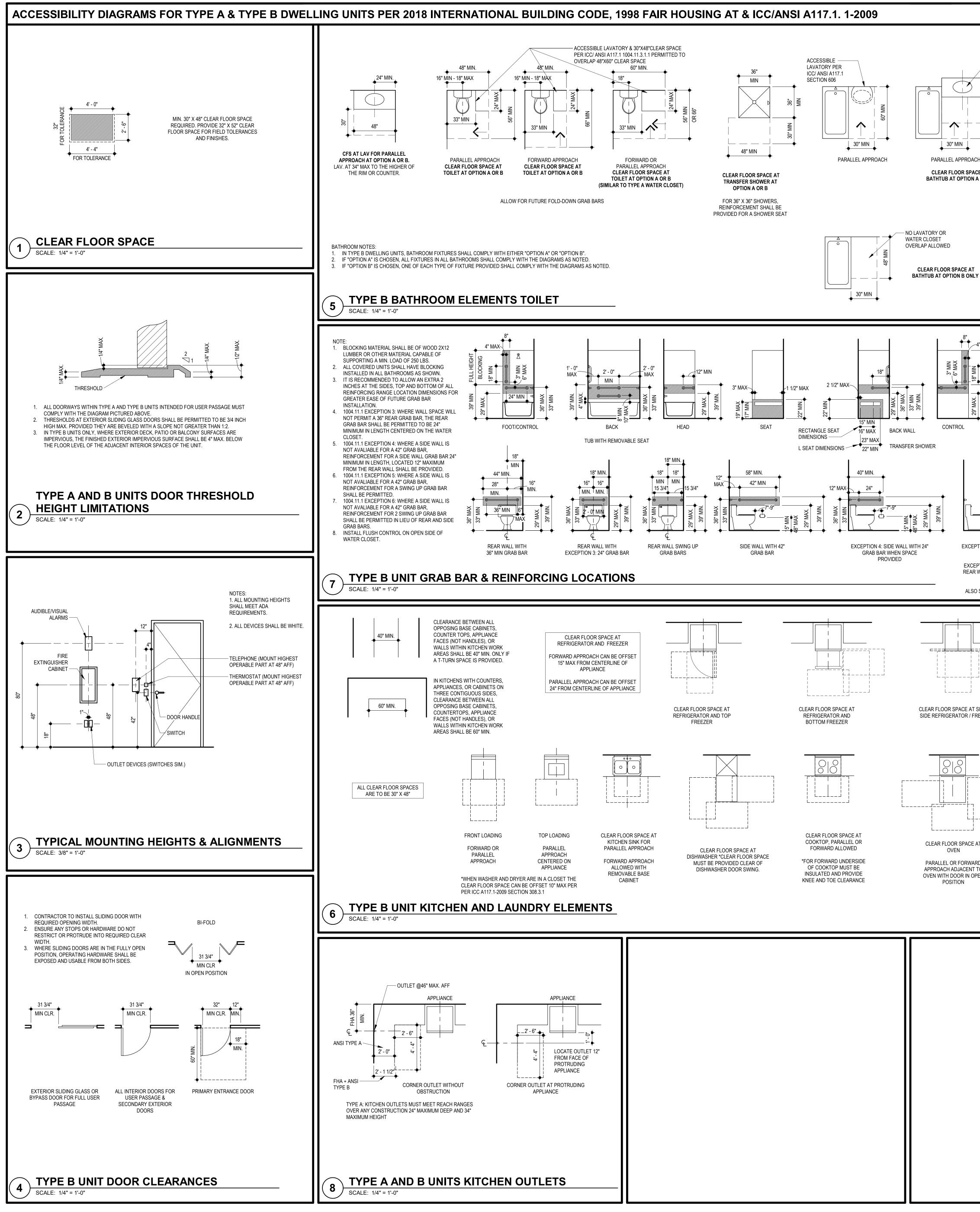
	STRUCTURAL	100% BID/PERMIT PACKAGE 9.2.2021	PERMIT COMMENTS 9.24.2021	ADDENDUM 1 11.12.2021
S001	GENERAL NOTES	•	•	
S002	TYPICAL WOOD GRAVITY SCHEDULES & DETAILS	•		
S003	TYPICAL WOOD LATERAL SCHEDULES & DETAILS	•		
S004	TYPICAL WOOD DETAILS	•		
S005	TYPICAL WOOD DETAILS	•		
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S102	GROUP 2 PLANS	•	•	•
S103	GROUP 3 PLANS	•	•	•
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S106	GROUP 6 PLANS			•
S107	GROUP 7 PLANS			•
S108	GROUP 8 PLANS			•
S109A	GROUP 9 PLANS			•
S109B	GROUP 9 PLANS			•
S110A	GROUP 10 PLANS			•
S110B	GROUP 10 PLANS			•
S111	GROUP 11 PLANS			•
S112	GROUP 12 PLANS			•
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S200	FOUNDATION SECTIONS	•		
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S330	WOOD FLOOR FRAMING SECTIONS	•		
S331	WOOD FLOOR FRAMING SECTIONS	•		•
S340	WOOD ROOF FRAMING SECTIONS	•		
S341	WOOD ROOF FRAMING SECTIONS	•	•	

	MECHANICAL	100% BID/PERMIT PACKAGE 9.2.2021	PERMIT COMMENTS 9.24.2021	ADDENDUM 1 11.12.2021
ME001	SITE PLAN - MECHANICAL	•		
ME002	SITE PLAN - MECHANICAL			•
M101	TYPICAL UNIT PLAN - MECHANICAL	•	•	
MP101		•	•	
MP102	MECHANICAL SCHEDULES	•		
E101 E201	ELECTRICAL TYPICAL UNIT PLAN - ELECTRICAL ELECTRICAL DETAILS AND SCHEDULES	 100% BID/PERMIT PACKAGE 9.2.2021 	ERMIT COMMENTS 9.24.2021	ADDENDUM 1 11.12.2021
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P101	PLUMBING TYPICAL UNIT PLAN - PLUMBING			AL
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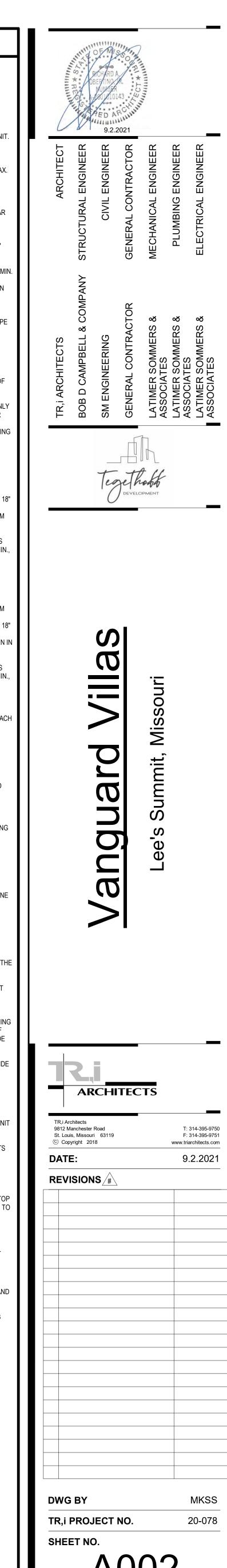




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TR,i PROJECT NO.	20-078
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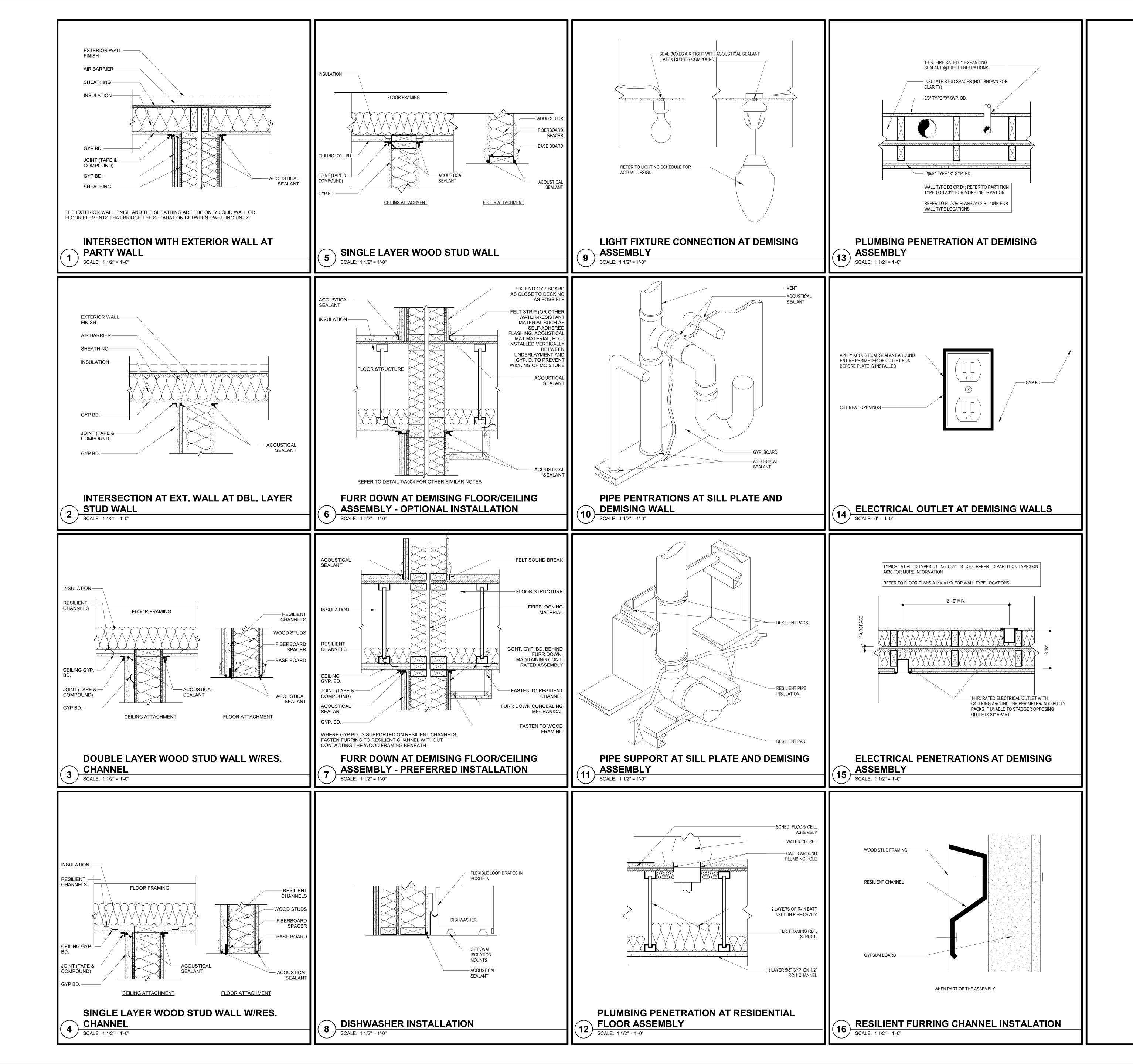


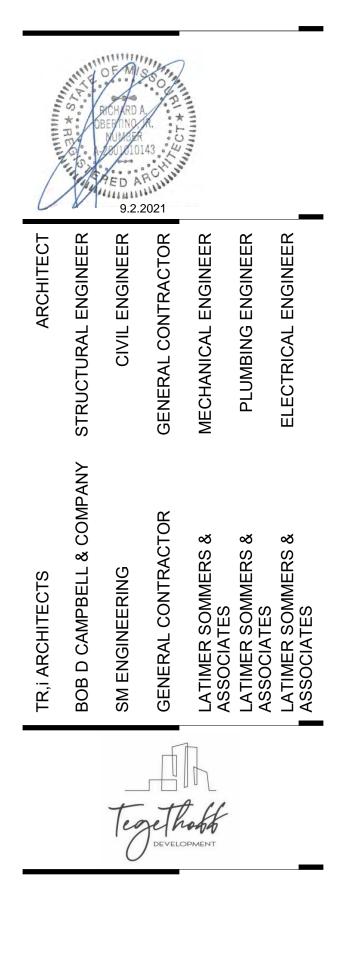
	ACCESSIBILITY NOTES
	NOTE: COVERED DWELLING UNITS SHALL COMPLY WITH THE 2018 INTERNATIONAL BUILDING CODE, THE 1998 FAIR HOUSING ACT AND ICC/ANSI A117.1-2009, WHICHEVER IS MORE STRINGENT. TYPE B DWELLING UNITS DIMENSIONS NOTED AS MINIMUM OR MAXIMUM OR CLEAR DIMENSIONS ARE TO FINISH MATERIALS.
A SOLOGIBLE LAVATORI & 30"X48"CLEAR SPACE PER ICC/ ANSI A117.1 1004.11.3.1.1	 ACCESSIBLE ROUTE: THE ACCESSIBLE PRIMARY ENTRANCE SHALL BE ON AN ACCESSIBLE ROUTE FROM PUBLIC AND COMMON AREAS. AT LEAST ONE ACCESSIBLE ROUTE SHALL CONNECT ALL SPACES & ELEMENTS WHICH ARE PART OF THE DWELLING UNIT AN ACCESSIBLE ROUTE SHALL HAVE A CLEAR WIDTH OF 36" MIN. ACCESSIBLE ROUTES SHALL CONSIST OF ONE OR MORE OF THE FOLLOWING ELEMENTS: WALKING SURFACES WITH A SLOPE NOT STEEPER THAN 1:20, DOORS AND DOORWAYS, RAMPS, ELEVATORS, AND WHEELCHAIR (PLATFORM) LIFTS. WHERE EXTERIOR PATIO/BALCONY SURFACES ARE IMPERVIOUS, THE FINISHED IMPERVIOUS SURFACE SHALL BE 4" MAX BELOW THE FLOOR LEVEL OF THE ADJACENT INTERIOR SPACES OF THE UNIT.
ACH FORWARD APPROACH YACE AT N A ONLY	 THE PRIMARY ENTRANCE DOOR TO THE DWELLING UNIT SHALL PROVIDE A CLEAR WIDTH OF NOT LESS THAN 32". CLEAR OPENINGS OF DOORWAYS WITH SWINGING DOORS SHALL BE MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP, WITH THE DOOR OPEN 90 DEGREES. MANEUVERING CLEARANCES SHALL BE PROVIDED ON BOTH SIDES OF THE PRIMARY ENTRANCE DOOR. ALL DOORWAYS INTENDED FOR USER PASSAGE WITHIN THE DWELLING UNIT SHALL HAVE A CLEAR OPENING OF 31 3/4" MIN., MEASURED BETWEEN THE FACE OF THE DOOR AND STOP, WITH THE DOOR OPEN 90 DEGREES. THRESHOLDS AT ALL EXTERIOR DOORS SHALL NOT EXCEED 1/2", EXCEPT SLIDING DOORS SHALL NOT EXCEED 3/4". CHANGES IN LEVEL OF 1/4" HIGH MAX. SHALL BE PERMITTED TO BE VERTICAL. CHANGES IN LEVEL BETWEEN 1/4" HIGH M AND 1/2" HIGH MAX. SHALL BE BEVELED WITH A SLOPE NOT STEEPER THAN 1:2. WHERE AN INACTIVE LEAF OF DOUBLE LEAF DOORWAYS WITH OPERABLE PARTS MORE THAN 48 INCHES OR LESS THAN 15" ABOVE THE FLOOR IS PROVIDED, THE ACTIVE LEAF SHALL PROVIDE A CLEAR OPENING OF 31 3/4 INCHES MIN. THE MAXIMUM EFFORT TO OPERATE DOORS SHALL NOT EXCEED 8 1/2 LBS. FOR EXTERIOR DOORS AND 5 LBS. FOR INTERIOR DOORS. HANDLES, PULLS, LATCHES, LOCKS, AND OTHER OPERABLE PARTS ON THE PRIMARY ENTRY DOOR SHALL HAVE A SHAPP THAT IS EASY TO GRASP WITH ONE HAND AND DOES NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. SUCH HARDWARE SHALL BE 34" MIN. AND 48" MAX. AFF.
Τ NLY	 TOILET AND BATHING FACILITIES: DOORS SHALL NOT SWING INTO THE CLEAR FLOOR SPACE OR CLEARANCE FOR ANY FIXTURE EXCEPT WHEN A CLEAR FLOOR SPACE OF 30" BY 48" IS PROVIDED, BEYOND THE ARC OF THE DOOR SWING. PROVIDE A CLEAR FLOOR SPACE OF 30" BY 48" BEYOND THE SWING OF ALL DOORS INTO THE ROOM. REINFORCEMENT SHALL BE PROVIDED FOR FUTURE INSTALLATION OF GRAB BARS AND SHOWER SEATS AT WATER CLOSETS, BATHTUBS, AND SHOWER COMPARTMENTS. REINFORCEMENT IS NOT REQUIRED IN A ROOM CONTAINING ONL A LAVATORY AND A WATER CLOSET, PROVIDED THAT THE ROOM DOES NOT CONTAIN THE ONLY LAVATORY OR WATER CLOSET ON THE ACCESSIBLE LEVEL OF THE DWELLING UNIT. EITHER ALL TOILET AND BATHING AREAS SHALL COMPLY WITH "OPTION A" REQUIREMENTS, OR ONE TOILET AND BATHIN AREA SHALL COMPLY WITH "OPTION B" REQUIREMENTS.
4" MAX SEAT NOT REQUIRED AT TIME OF CONSTRUCTION IF REINFORCEMENT IS PROVIDED FOR FUTURE INSTALLATION*	 ALL FIXTURES WITHIN THE DWELLING UNIT SHALL COMPLY. A CLEAR FLOOR SPACE POSITIONED FOR A PARALLEL APPROACH SHALL BE PROVIDED AND CENTERED AT THE LAVATORY. THE WATER CLOSET SHALL BE POSITIONED TO ALLOW FOR FUTURE INSTALLATION OF A GRAB BAR ON THE SIDE WITH 1 CLEARANCE. THE FRONT OF THE LAVATORY SHALL BE 34" MAX. ABOVE THE FLOOR, MEASURED TO THE HIGHER OF THE FIXTURE RIM OR COUNTER SURFACE. IF A SHOWER COMPARTMENT IS THE ONLY BATHING FACILITY THE SHOWER COMPARTMENT SHALL HAVE MINIMUM DIMENSIONS OF 36" MIN. BY 36" MIN. REINFORCING FOR SHOWER SEAT IS NOT REQUIRED IN SHOWER COMPARTMENTS LARGER THAN 36" BY 36". CLEARANCE 30" MIN, MEASURED FROM THE FACE OF THE SHOWER COMPARTMENT, BY 48" MIN MEASURED FROM THE SHOWER HEAD WALL SHALL BE PROVIDED.
	 ONE OF EACH TYPE OF FIXTURE PROVIDED AND SHALL BE IN A SINGLE TOILET/BATHING AREA, SUCH THAT TRAVEL BETWEEN FIXTURES DOES NOT REQUIRE TRAVEL THROUGH OTHER PARTS OF THE UNIT. THE FRONT OF THE LAVATORY SHALL BE 34" MAX. ABOVE THE FLOOR, MEASURED TO THE HIGHER OF THE FIXTURE RIM OR COUNTER SURFACE. THE WATER CLOSET SHALL BE POSITIONED TO ALLOW FOR FUTURE INSTALLATION OF A GRAB BAR ON THE SIDE WITH 1 CLEARANCE. A CLEARANCE 48" MIN IN LENGTH MEASURED PERPENDICULAR FROM THE CONTROL END OF THE BATHTUB, AND 30" MIN WIDTH SHALL BE PROVIDED IN FRONT OF BATHTUBS. IF A SHOWER COMPARTMENT IS THE ONLY BATHING FACILITY THE SHOWER COMPARTMENT SHALL HAVE MINIMUM DIMENSIONS OF 36" MIN. BY 36" MIN. REINFORCING FOR SHOWER SEAT IS NOT REQUIRED IN SHOWER COMPARTMENTS LARGER THAN 36" BY 36". CLEARANCE 30" MIN, MEASURED FROM THE FACE OF THE SHOWER COMPARTMENT, BY 48" MIN MEASURED FROM THE SHOWER HEAD WALL SHALL BE PROVIDED.
EPTION 5: SIDE WALL WITHOUT SPACE FOR A GRAB BAR, PROVIDE BLOCKING ON REAR WALL FOR SWING UP GRAB BAR	 <u>KITCHEN AND APPLIANCES:</u> A CLEAR FLOOR SPACE OF 30" BY 48" POSITIONED FOR PARALLEL OR FORWARD APPROACH SHALL BE PROVIDED AT EAC KITCHEN APPLIANCE AND KITCHEN SINK. A CLEAR FLOOR SPACE, POSITIONED FOR FORWARD OR PARALLEL APPROACH, SHALL BE POSITIONED BEYOND THE SWING OF THE DISHWASHER DOOR AND RANGE DOOR.
CEPTION 6: SIDE WALL WITHOUT SPACE FOR GRAB BAR, PROVIDE AR WALL BLOCKING FOR 2 SWING UP GRAB BARS IN LIEU OF REAR AND SIDE GRAB BARS SO SHOWING TOILET PAPER DISPENSER BLOCKING DIMENSIONS	OPERABLE PARTS: LIGHTING CONTROLS, ELECTRICAL PANELBOARDS, ELECTRICAL SWITCHES AND RECEPTACLE OUTLETS, ENVIRONMENTAL CONTROLS, AND USER CONTROLS FOR SECURITY OR INTERCOM SYSTEMS SHALL COMPLY WITH CLEAR FLOOR SPACE AND HEIGHT REQUIRMENTS EXCEPT RECEPTACLES SERVING A DEDICATED USE, FLOOR ELECTRICAL RECEPTACLES, HVAC DIFFUSERS, CONTROLS OR SWITCHES MOUNTED ON APPLIANCES, CONTROLS MOUNTED ON CEILING FANS, AND RESET BUTTONS AND SHUT-OFFS SERVING APPLIANCES, PIPING AND PLUMBING FIXTURES. WHERE TWO OR MORE RECEPTACLE OUTLETS ARE PROVIDED IN A KITCHEN ABOVE A LENGTH OF COUNTER TOP THAT IS UNINTERRUPTED BY A SINK OR APPLIANCE, ONE RECEPTACLE OUTLET SHALL NOT BE REQUIRED TO COMPLY. WITHIN KITCHENS AND BATHROOMS, LIGHTING CONTROLS, ELECTRICAL SWITCHES AND RECEPTACLE OUTLETS ARE PERMITTED TO BE LOCATED OVER CABINETS WITH
	 COUNTER TOPS 36" MAX IN HEIGHT AND 25 1/2" MAX IN DEPTH. ALL COVERED DWELLING UNITS OPERABLE PARTS: 1. OPERABLE PARTS SHALL BE PLACED WITHIN ONE OR MORE OF THE REACH RANGES AND SHALL BE OPERABLE WITH ON HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 LB. MAX. 2. ALL UNITS WITH COMM. FEATURES AS REQUIRED BY CODE.
T SIDE BY FREEZER	 ACCESSIBLE COMMUNICATION FEATURES: WHERE PROVIDED, UNIT SMOKE DETECTION SHALL INCLUDE AUDIBLE NOTIFICATION COMPLYING WITH NFPA 72. WHERE A BUILDING FIRE ALARM SYSTEM IS PROVIDED, THE SYSTEM WIRING SHALL BE EXTENDED TO A POINT WITHIN THE UNIT IN THE VICINITY OF THE UNIT SMOKE DETECTION SYSTEM. VISIBLE NOTIFICATION APPLIANCES, WHERE PROVIDED WITHIN THE UNIT AS PART OF THE UNIT SMOKE DETECTION SYSTEM OR THE BUILDING FIRE ALARM SYSTEM, SHALL COMPLY WITH NFPA 72, BE POWERED BY A COMMERCIAL LIGHT AND POWER SOURCE, BE PERMANENTLY CONNECTED TO THE WIRING OF THE PREMISES ELECTRIC SYSTEM, AND BE PERMANENTLY INSTALLED. ALL VISIBLE NOTIFICATION APPLIANCES PROVIDED WITHIN THE UNIT FOR SMOKE DETECTION NOTIFICATION SHALL BE ACTIVATED UPON SMOKE DETECTION. ALL VISIBLE NOTIFICATION APPLIANCES PROVIDED WITHIN THE UNIT FOR SMOKE DETECTION NOTIFICATION SHALL BE ACTIVATED UPON SMOKE DETECTION. ALL VISIBLE NOTIFICATION OF THE BUILDING FIRE ALARM IN THE UNIT. THE SAME VISIBLE NOTIFICATION APPLIANCES SHALL BE PERMITED TO PROVIDE NOTIFICATION OF UNIT SMOKE DETECTION AND BUILDING FIRE ALARM ACTIVATION OF UNIT SMOKE DETECTION AND BUILDING FIRE ALARM ACTIVATION BUT SHALL NOT BE USED FOR ANY OTHER PURPOSES WITHIN THE UNIT. A HARD-WIRED ELECTRIC DOORBELL SHALL BE PROVIDED. A BUTTON / SWITCH SHALL BE PROVIDED ON THE PUBLIC SID OF THE UNIT PRIMARY ENTRANCE. ACTIVATION OF THE BUILTON OR SWITCH SHALL BE PROVIDED ON THE PUBLIC SID OF THE UNIT PRIMARY ENTRANCE. ACTIVATION OF THE BUTTON OR SWITCH SHALL INITIATE AN AUDIBLE TONE WITHIN
E AT ARD IT TO OPEN	 THE UNIT. A MEANS FOR VISUALLY IDENTIFYING A VISITOR WITHOUT OPENING THE UNIT ENTRY DOOR SHALL BE PROVIDED. PEEPHOLES, WHERE USED, SHALL PROVIDE A MIN. 180-DEGREE RANGE OF VIEW. WHERE A SYSTEM PERMITTING VOICE COMMUNICATION BETWEEN A VISITOR AND THE OCCUPANT OF THE UNIT IS PROVIDED AT A LOCATION OTHER THAN THE UNIT ENTRY DOOR, THE PUBLIC OR COMMON-USE SYSTEM INTERFACE SHALL INCLUDE THE CAPABILITY OF SUPPORTING VOICE AND TTY COMMUNICATION WITH THE UNIT INTERFACE. THE UN SYSTEM INTERFACE SHALL INCLUDE A TELEPHONE JACK CAPABLE OF SUPPORTING THE SAME FUNCTIONS. WHERE A CLOSED-CIRCUIT COMMUNICATION SYSTEM IS PROVIDED, THE PUBLIC OR COMMON-USE SYSTEM INTERFACE SHALL PROVIDE THE SAME CAPABILITIES AS THE VOICE COMMUNICATION SYSTEM AND THE UNIT SYSTEM INTERFACE IN UNITS REQUIRED TO HAVE ACCESSIBLE COMMUNICATION FEATURES SHALL BE THE SAME AS THE VOICE COMMUNICATION SYSTEM REQUIRED IN UNITS.
	 ELECTRICAL OUTLETS SHALL BE 15" MIN. HIGH AFF TO THE CENTERLINE OF LOWEST OUTLET AND KITCHEN COUNTERTOD OUTLETS SHALL BE 46" MAX. TO THE HIGHEST CENTERLINE OF OUTLET OVER COUNTERTOPS. COUNTERTOP OUTLETS T BE MIN. 36" FROM INSIDE CORNER OF L OR U SHAPED KITCHENS. IN U-SHAPED OR L-SHAPED KITCHENS, COUNTERTOPS OUTLETS TO BE MINIMUM 36" FROM INSIDE CORNER (MIN. ONE LEG). THERMOSTAT SHALL BE MOUNTED 48" MAX. HIGH TO HIGHEST CONTROLS, WHICH MAY BE ON TOP. ANY OTHER ENVIRONMENTAL CONTROLS SUCH AS PULL-CORDS AT CEILING FANS SHALL BE LOCATED WITHIN 48" MAX. HIGH REACH RANGE.
	 <u>GRAB BARS:</u> WHEN INSTALLED, GRAB BARS WITH A CIRCULAR CROSS SECTION SHALL HAVE AN OUTSIDE DIAMETER OF 1 1/4" MIN. AN 2" MAX. WHEN USING PRE-MANUFACTURED SHOWER OR TUB ENCLOSURES, ENSURE SURFACE MODULATIONS (SOAP LEDGES, MOLDED CONTOURS, ETC.) DO NOT INTERFERE WITH THE REQUIRED 1 1/2" CLEARANCE FROM THE FACE OF THE GRAB BAR.

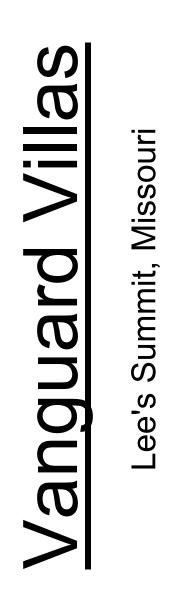


ACCESSIBILITY REQUIREMENTS

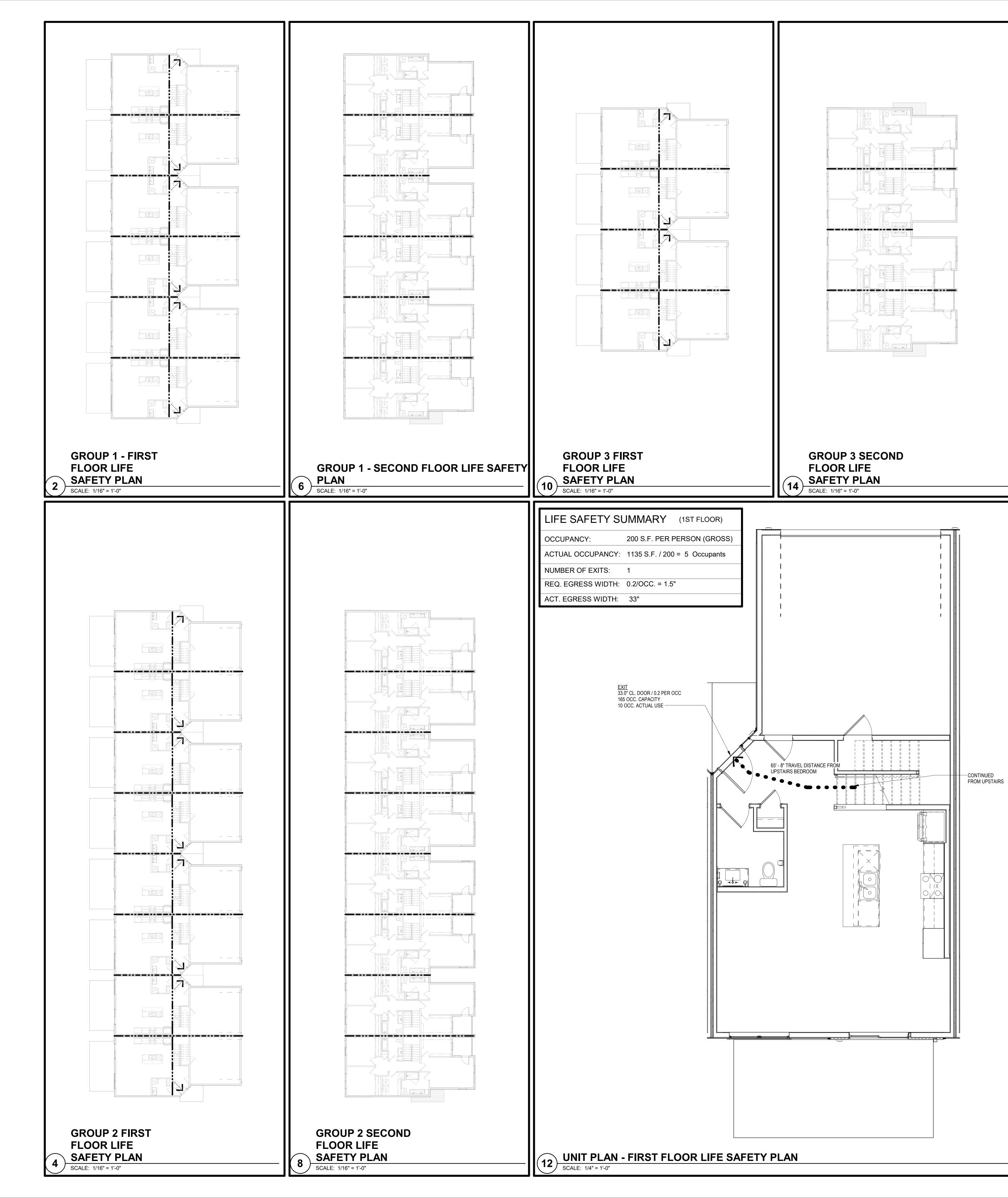
-TYPE B UNITS_



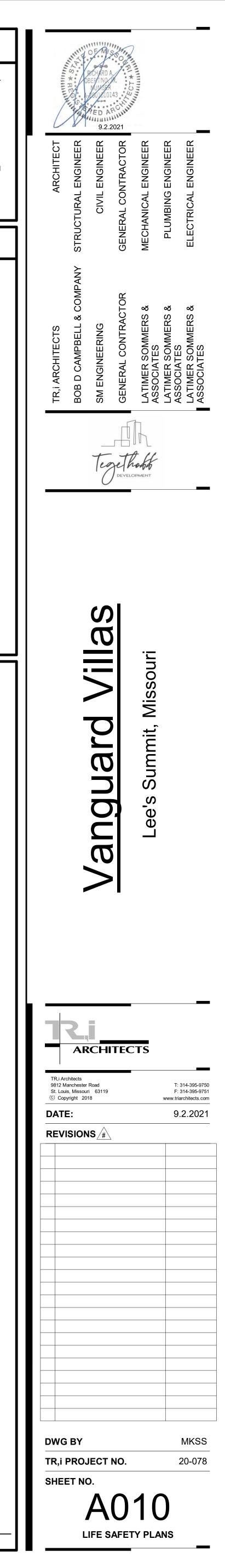


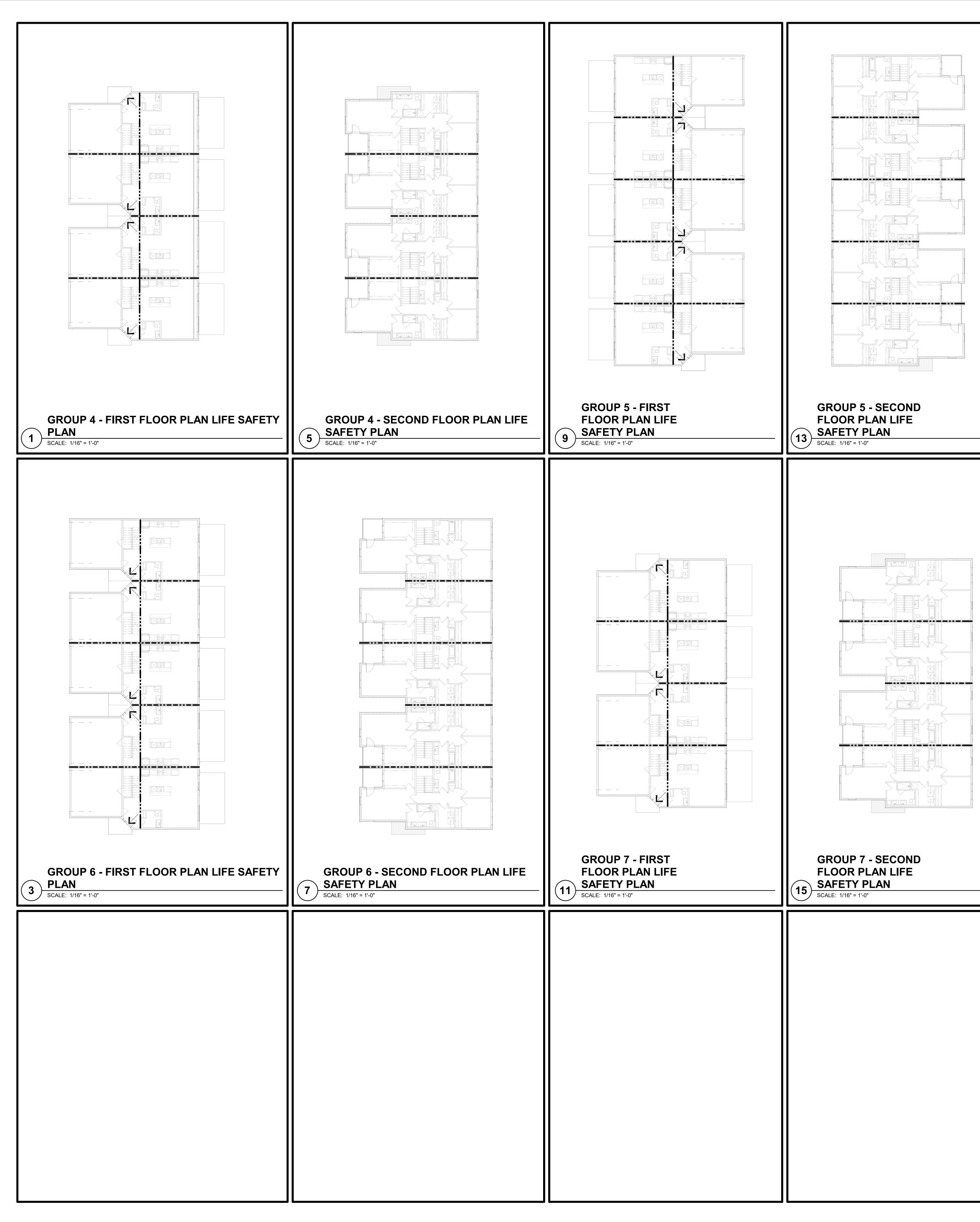


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SOUND TRANSMISSIO	N ASSEMBLIES

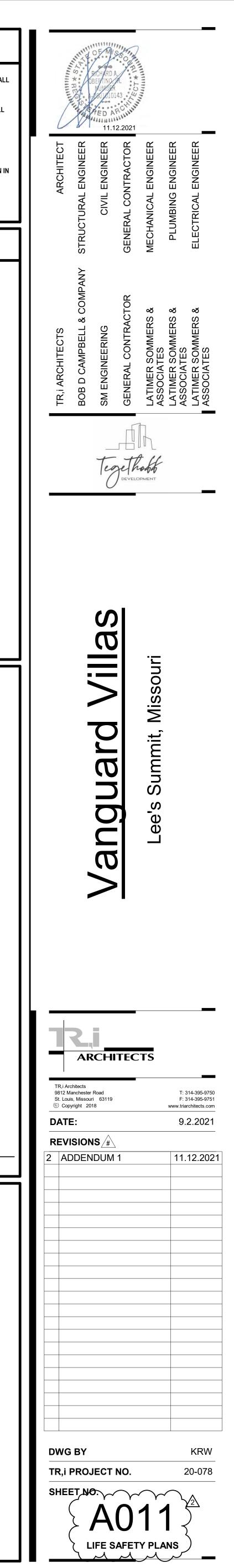


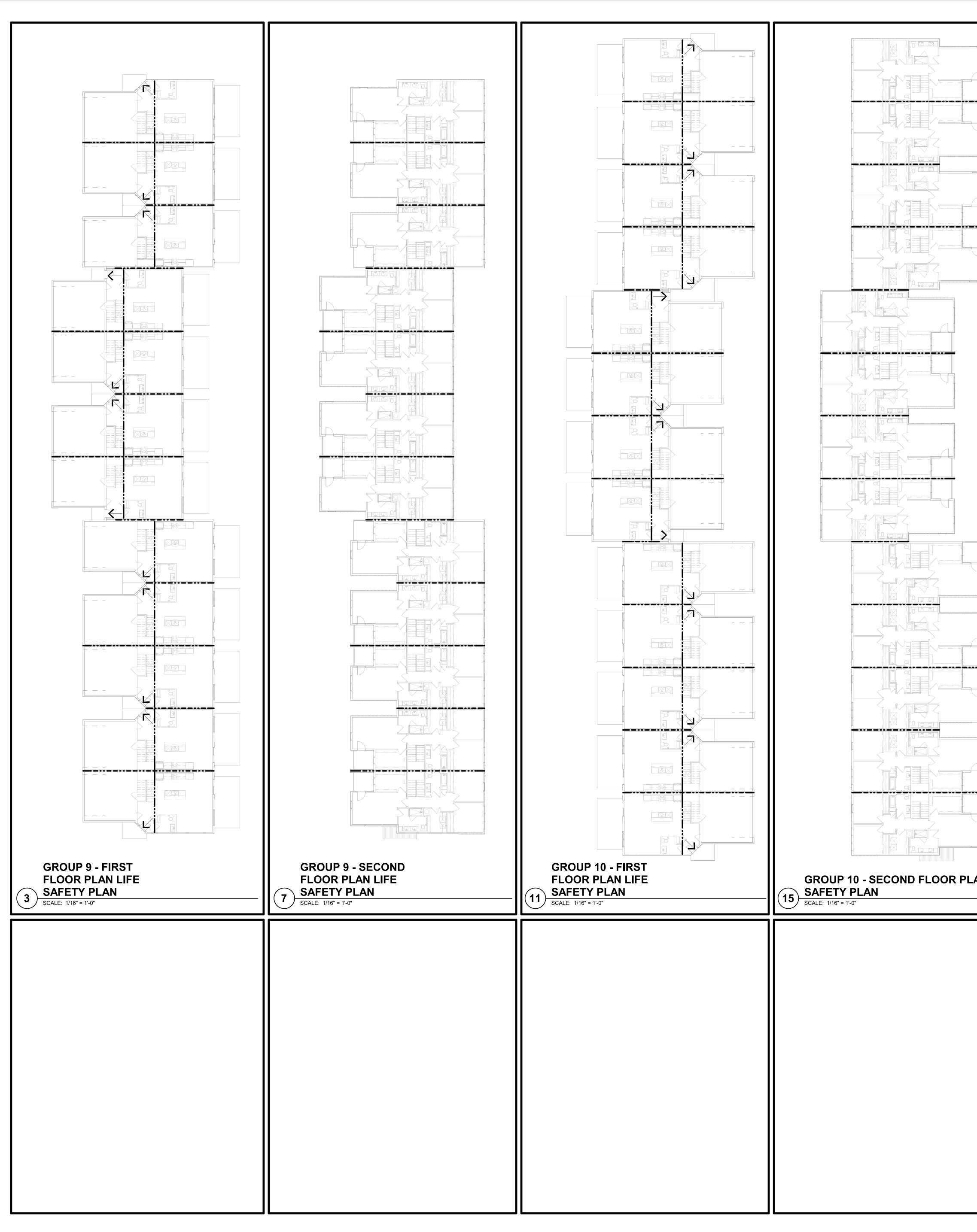
Building Code2018 International Building Code (IBC)Mechanical Code2018 International Mechanical Code (IMC)Plumbing Code2018 International Plumbing Code (IPC)Fuel Gas Code2018 International Fuel Gas CodeElectrical Code2017 National Electrical CodeEnergy Code2018 International Energy Conservation Code (IECC)	
	••••••••••••••••••••••••••••••••••••••
BUILDING CONSTRUCTION	OCCUPANCY AREA 2-HR FIRE BARRIER
Construction Type 5A Use Group R3 Fire Protection Non-Sprinklered Accessibility 2010 ADA Guidelines & 2009 ICC/ANSI A117.1 Housing Act Fair Housing Act	20 40 FLOOR AREA NUMBER OF OCCUPANT PER OCCUPANT DRAFTSTOPPING LOCATION IN FLOOR ASSEMBLY
<u>ALLOWABLE HEIGHT</u> R301.2.2.7 Wood framed buildings are limited to three stories above grade plane.	LIFE SAFETY GENERAL NOTES
R301.3 Wood framed story height not to exceed 11'-7"	 ALL EXTERIOR LOAD BEARING WALLS (WOOD CONSTRUCTION) TO BE 1-HOUR FIRE RATED PER UL U356 UNLESS OTHERWISE NOTED.
WALL CONSTRUCTION R302.2.2 Townhouses to be separated with a common wall constructed without plumbing or	 ALL LOAD BEARING WALLS INSIDE UNITS TO BE 1-HOUR FIRE RATED PER UL U305. REFER TO UNIT PLANS FOR LOCATIONS.
mechanical vents/ducts in the wall. The wall shall be rated for fire exposure from both sides and extend to the exterior wall and underside of roof sheathing. When a fire sprinkler system is not provided the common wall is to be 2 hour rated. assembly to be continuous from slab to underside of roof sheathing. R302.2.4	
Parapets to be constructed as an extension of exterior walls and common walls. Parapets are to extend not less than 30" when walls are at the same elevation as the roof surface. When the roof surfaces are at different heights the parapet is to extend no less than 30" above the lower roof. R302.2.5	
Parapets shall have the same fire rating as the supporting walls. On the side adjacent to the roof the parapet shall have noncombustible faces for the uppermost 18"	
R302.6 Garage to be separated as required by Table R302.6. From the residence the separation is to be not less than 1/2" gyp or equivalent on garage side of wall. From habitable rooms above the garage the separation is to be not less than 5/8" Type X gypsum board or equivalent.	
R302.5 Opening between garage and residence shall be a solid wood door not less than 1 3/8" thick, or 20 minute rated door equipped with a self closing/ automatic closing device. R302.7	
Under stair enclosed space accessed by a door shall have walls, under stair surface and soffits protected on the enclosed side with 1/2" gyp bd.	
FLOOR CONSTRUCTION R302.12.1 Draftstopping shall be provided so the area of a concealed floor space does not exceed 1000 square feet when the floor is constructed of truss type members.	
R302.13 Floor assembly not required to be rated must provide a 1/2" gyp bd membrane, 5/8" structural panel membrane OR equivalent on underside of floor framing member.	
ACTUAL OCCUPANCY: 1197 S.F. / 200 = 5 Occup NUMBER OF EXITS: 1 (STAIRS) REQ. EGRESS WIDTH: 0.2/OCC. = 1.6" ACT. EGRESS WIDTH: 36" (STAIRS)	pants



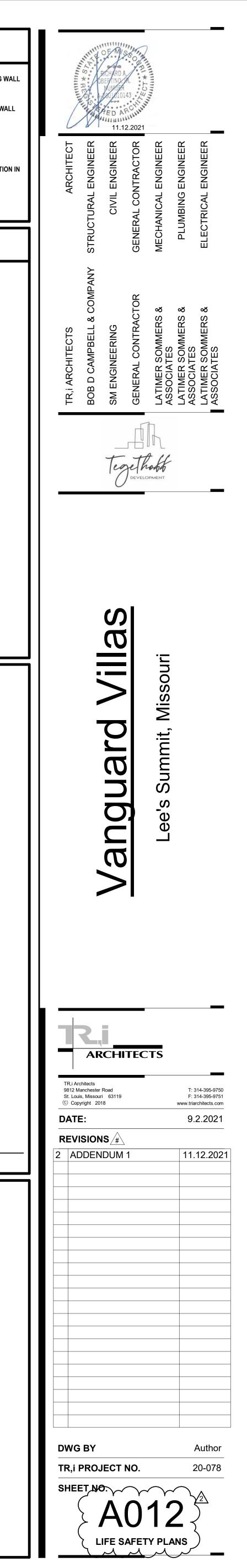


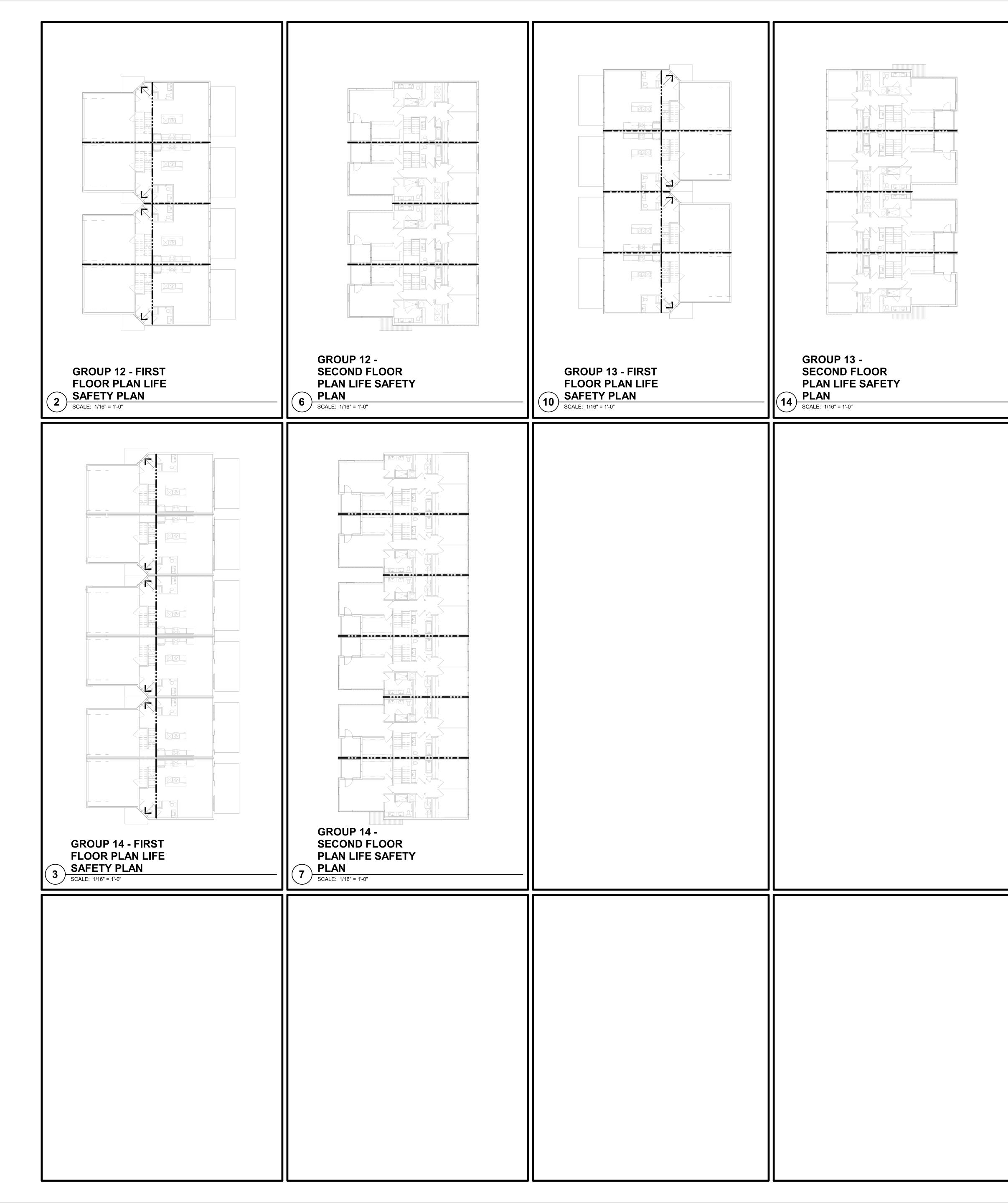
BUILDING CODES ADOPTED	SYMBOL LEGEND
Building Code 2018 International Residential Code (IRC) Mechanical Code 2018 International Plumbing Code (IPC) Plumbing Code 2018 International Plumbing Code (IPC) Fuel Gas Code 2018 International Electrical Code Electrical Code 2017 National Electrical Code Energy Code 2018 International Energy Conservation Code (IECC) BUILDING CONSTRUCTION Image: Conservation Code (IECC) Use Group R3 Fire Protection Non-Sprinklered Accessibility 2010 ADA Guidelines & 2009 ICC/ANSI A117.1 Housing Act Fair Housing Act Mode framed buildings are limited to three stories above grade plane. R301.2.7 Wood framed story height not to exceed 11'-7" McLONSTRUCTION Mathematical Construction R301.3 Wood framed story height not to exceed 11'-7" McL CONSTRUCTION R302.22 Townhouses to be separated with a common wall constructed without plumbing or mechanical vents/ducts in the wall. The wall shall be rated for fire exposure from both cides and extend to the entropice world of construction of point on the outpoing world and the other provide of fore distribution.	PATH OF EGRESS 1-HR INTERIOR BEARING WA PROPERTY LINE 1-HR RATED EXTERIOR WALL OCCUPANCY AREA Image: AREA 2-HR FIRE BARRIER Image: AREA 0 Image: AREA 0 Image: AREA 0
sides and extend to the exterior wall and underside of roof sheathing. When a fire sprinkler system is not provided the common wall is to be 2 hour rated. assembly to be continuous from slab to underside of roof sheathing. R302.2.4 Parapets are to extend not less than 30" when walls are at the same elevation as the roof surface. When the roof surfaces are at different heights the parapet is to extend no less than 30" above the lower roof. R302.2.5 Parapets shall have the same fire rating as the supporting walls. On the side adjacent to the roof the parapet shall have noncombustible faces for the uppermost 18" R302.6 Garage to be separated as required by Table R302.6. From the residence the separation is to be not less than 1/2" gyp or equivalent on garage side of wall. From habitable rooms above the garage the separation is to be not less than 5/8" Type X gypsum board or equivalent. R302.5 Opening between garage and residence shall be a solid wood door not less than 1 3/8" thick, or 20 minute rated door equipped with a self closing/ automatic closing device. R302.7 Under stair enclosed space accessed by a door shall have walls, under stair surface and soffits protected on the enclosed side with 1/2" gyp bd. FLOOR CONSTRUCTION R302.12.1 Draftstopping shall be provided so the area of a concealed floor space does not exceed 1000 square feet when the floor is constructed of truss type members. R302.13 Floor assembly not required to be rated must provide a 1/2" gyp bd membrane, 5/8" structural panel membrane OR equivalent on underside of floor framing member.	
GROUP 8 - FIRST SAFETY PLAN T SCALE: 1/16" = 1'-0"	GROUP 8 - SECOND FLOOR PLAN LIFE SAFETY PLAN SCALE: 1/16" = 1'-0"



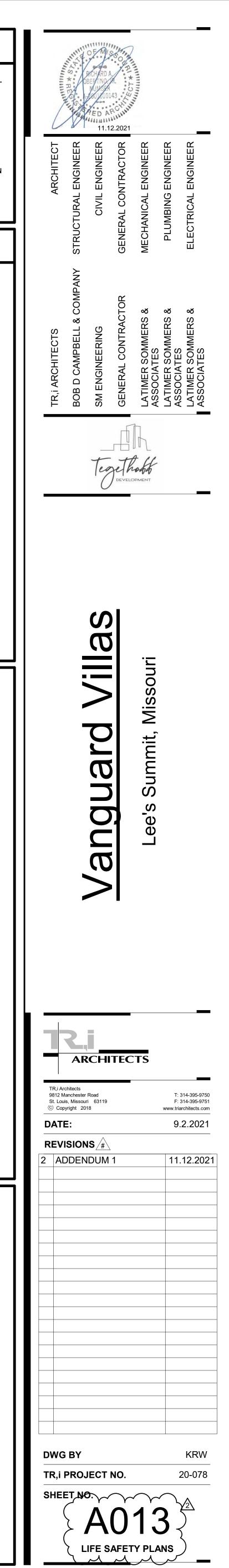


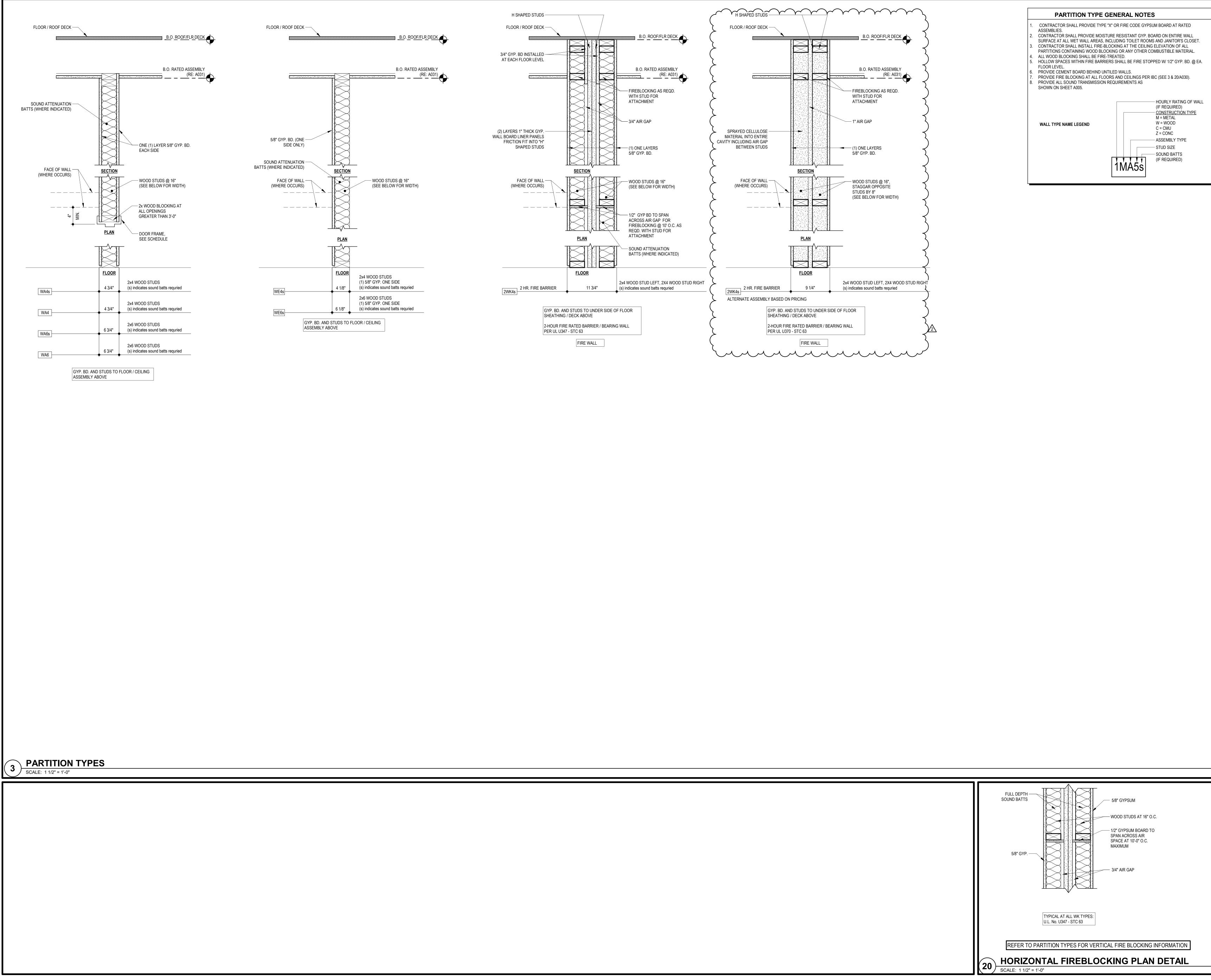
	BUILDING CODES ADOPTED		S	YMBOL L	EGEND	
	Building Code 2018 International Residential Code (IRC) Mechanical Code 2018 International Mechanical Code (IMC) Plumbing Code 2018 International Plumbing Code (IPC)		• PATH OF EGRESS	;		1-HR INTERIOR BEARING WA
	Fuel Gas Code 2018 International Fuel Gas Code Electrical Code 2017 National Electrical Code Energy Code 2018 International Energy Conservation Code (IECC)		- PROPERTY LINE			1-HR RATED EXTERIOR WALL
		OCCUPANCY —	A 800 SF	— AREA		2-HR FIRE BARRIER
	Use Group R3 Fire Protection Non–Sprinklered Accessibility 2010 ADA Guidelines & 2009 ICC/ANSI A117.1 Housing Act Fair Housing Act	FLOOR AREA PER OCCUPANT	20 40	- NUMBER OF OCCUPANTS		DRAFTSTOPPING LOCATION FLOOR ASSEMBLY
	<u>ALLOWABLE HEIGHT</u> R301.2.2.7 Wood framed buildings are limited to three stories above grade plane.		LIFE SAFE	TY GENE		S
	R301.3 Wood framed story height not to exceed 11'-7" <u>WALL CONSTRUCTION</u>	RATED PER 2. ALL LOAD BE	JL U356 UNLESS OT ARING WALLS INSID	HERWISE NOTED. DE UNITS TO BE 1-H	ISTRUCTION) TO BE 1 HOUR FIRE RATED PE	
	R302.2.2 Townhouses to be separated with a common wall constructed without plumbing or mechanical vents/ducts in the wall. The wall shall be rated for fire exposure from both sides and extend to the exterior wall and underside of roof sheathing. When a fire sprinkler system is not provided the common wall is to be 2 hour rated. assembly to be continuous from slab to underside of roof sheathing.	TO UNIT PLA	NS FOR LOCATIONS			
	R302.2.4 Parapets to be constructed as an extension of exterior walls and common walls. Parapets are to extend not less than 30" when walls are at the same elevation as the roof surface. When the roof surfaces are at different heights the parapet is to extend no less than 30" above the lower roof.					
	R302.2.5 Parapets shall have the same fire rating as the supporting walls. On the side adjacent to the roof the parapet shall have noncombustible faces for the uppermost 18"					
	R302.6 Garage to be separated as required by Table R302.6. From the residence the separation is to be not less than 1/2" gyp or equivalent on garage side of wall. From habitable rooms above the garage the separation is to be not less than 5/8" Type X gypsum board or equivalent.					
	R302.5 Opening between garage and residence shall be a solid wood door not less than 1 3/8" thick, or 20 minute rated door equipped with a self closing/ automatic closing device.					
	R302.7 Under stair enclosed space accessed by a door shall have walls, under stair surface and soffits protected on the enclosed side with 1/2" gyp bd.					
	FLOOR CONSTRUCTION R302.12.1 Draftstopping shall be provided so the area of a concealed floor space does not					
	exceed 1000 square feet when the floor is constructed of truss type members. R302.13 Floor assembly not required to be rated must provide a 1/2" gyp bd membrane, 5/8"					
	structural panel membrane OR equivalent on underside of floor framing member.					
				[
				r		
					- JEELA S EQV	
	GROUP 11 - FIRST			OUP 11 - COND FLC	OR	
AN LIFE	FLOOR PLAN LIFE			N LIFE S		
	(17) SCALE: 1/16" = 1'-0"			1/16" = 1'-0"		

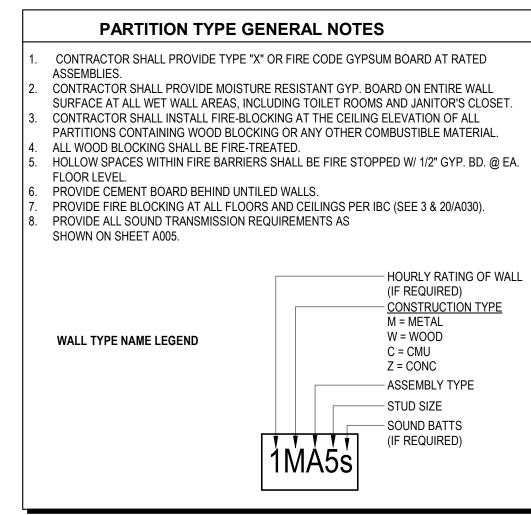


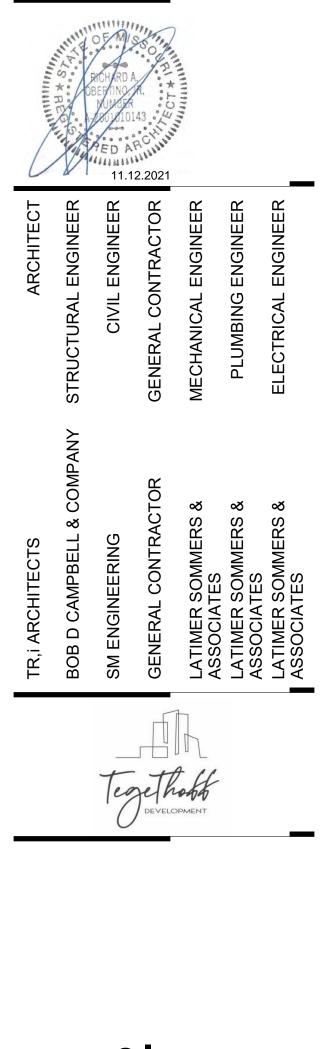


BUILDING COD	ES ADOPTED	SYMBOL LEGEND
Building Code Mechanical Code Plumbing Code Fuel Gas Code Electrical Code Energy Code	2018 International Residential Code (IRC) 2018 International Mechanical Code (IMC) 2018 International Plumbing Code (IPC) 2018 International Fuel Gas Code 2017 National Electrical Code 2018 International Energy Conservation Code (IECC)	PATH OF EGRESS
BUILDING CON Use Group Fire Protection	 R3 Non–Sprinklered	OCCUPANCY AREA 2-HR FIRE BARRIER A 800 SF 20 40 DRAFTSTOPPING LOCATION FLOOR ASSEMBLY
Accessibility Housing Act ALLOWABLE HEIGH	2010 ADA Guidelines & 2009 ICC/ANSI A117.1 Fair Housing Act	FLOOR AREA NUMBER OF PER OCCUPANT OCCUPANTS
R301.2.2.7 Wood framed building R301.3 Wood framed story he <u>WALL CONSTRUCTI</u> R302.2.2 Townhouses to be sep mechanical vents/duc sides and extend to th sprinkler system is no be continuous from sla R302.2.4 Parapets to be constru- Parapets are to exten- roof surface. When the no less than 30" above R302.2.5 Parapets shall have th to the roof the parapet R302.6 Garage to be separate separation is to be not habitable rooms above gypsum board or equi R302.5 Opening between gara 1 3/8" thick, or 20 min device. R302.7 Under stair enclosed s and soffits protected of <u>FLOOR CONSTRUC</u> R302.12.1 Draftstopping shall be exceed 1000 square f R302.13 Floor assembly not re	is are limited to three stories above grade plane. eight not to exceed 11'-7" ION parated with a common wall constructed without plumbing or ts in the wall. The wall shall be rated for fire exposure from both the exterior wall and underside of roof sheathing. When a fire t provided the common wall is to be 2 hour rated. assembly to ab to underside of roof sheathing. ucted as an extension of exterior walls and common walls. d not less than 30" when walls are at the same elevation as the e roof surfaces are at different heights the parapet is to extend e the lower roof. The same fire rating as the supporting walls. On the side adjacent t shall have noncombustible faces for the uppermost 18" ed as required by Table R302.6. From the residence the t less than 1/2" gyp or equivalent on garage side of wall. From e the garage the separation is to be not less than 5/8" Type X valent. age and residence shall be a solid wood door not less than ute rated door equipped with a self closing/ automatic closing space accessed by a door shall have walls, under stair surface on the enclosed side with 1/2" gyp bd.	LIFE SAFETY GENERAL NOTES 1. ALL EXTERIOR LOAD BEARING WALLS (WOOD CONSTRUCTION) TO BE 1-HOUR FIRE RATED PER UL U305. REFER 2. ALL LOAD BEARING WALLS INSIDE UNITS TO BE 1-HOUR FIRE RATED PER UL U305. REFER 1. UNIT PLANS FOR LOCATIONS.



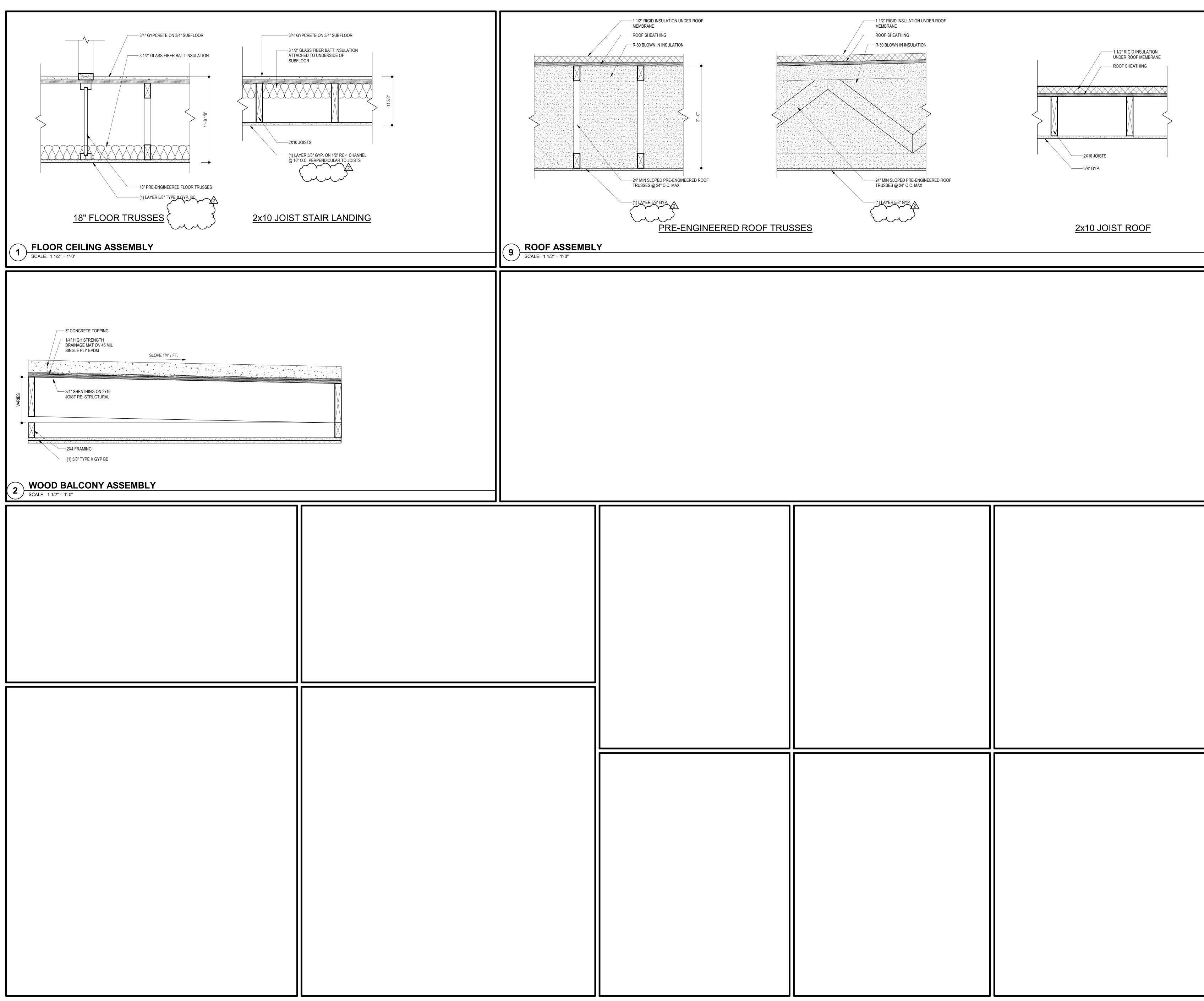


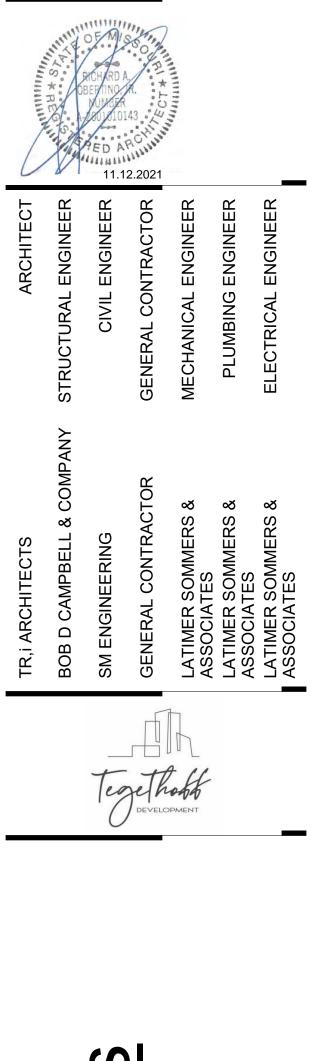






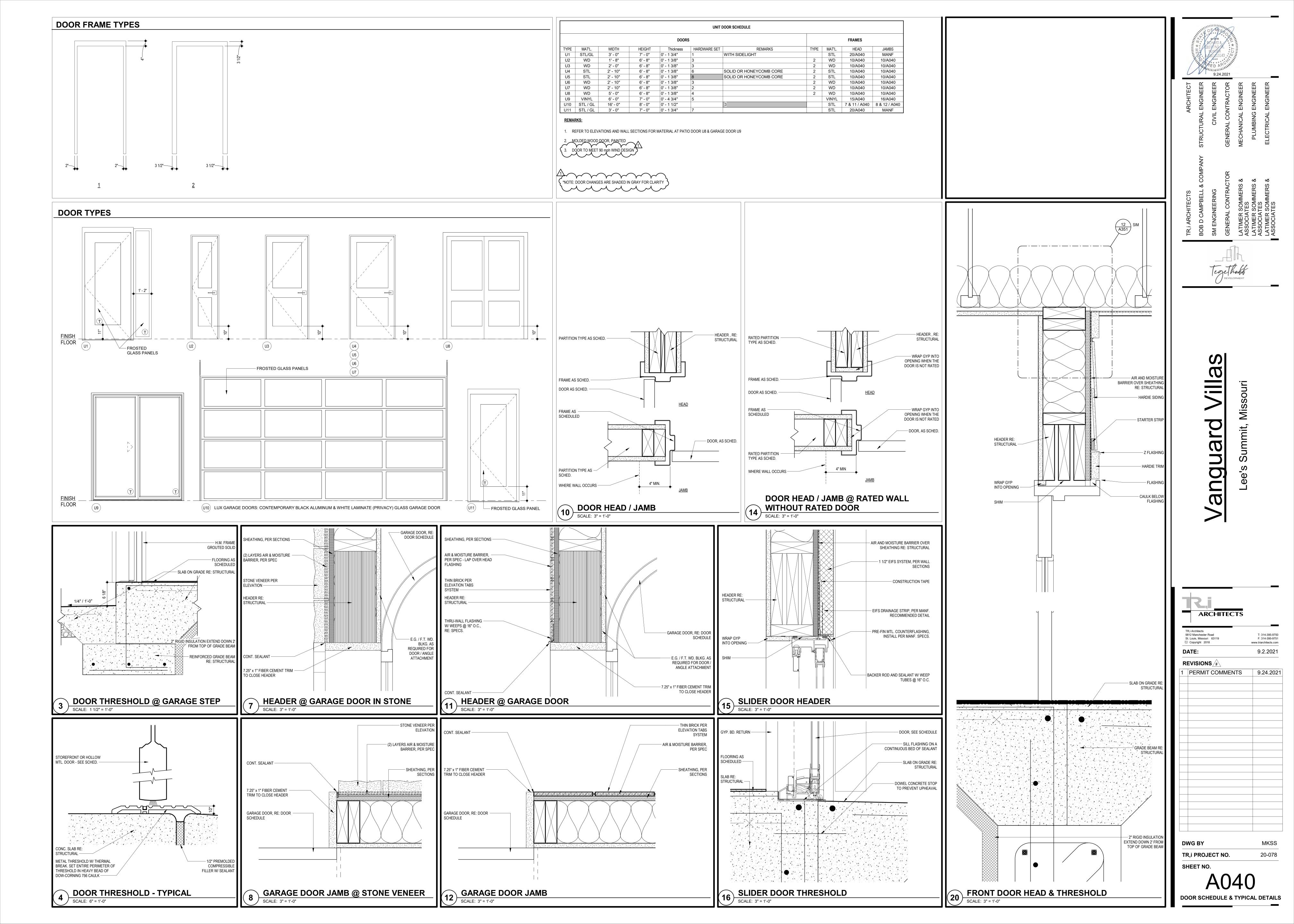
	ARCHITECTS				
9	TR,i Architects 9812 Manchester Road T: 314-395-9750 St. Louis, Missouri 63119 F: 314-395-9751 © Copyright 2018 www.triarchitects.com				
		9.2.2021			
R	EVISIONS #				
2	ADDENDUM 1	11.12.2021			
D	WG BY	MKSS			
T	R,I PROJECT NO.	20-078			
SI	HEET NO.				
	A03	•			
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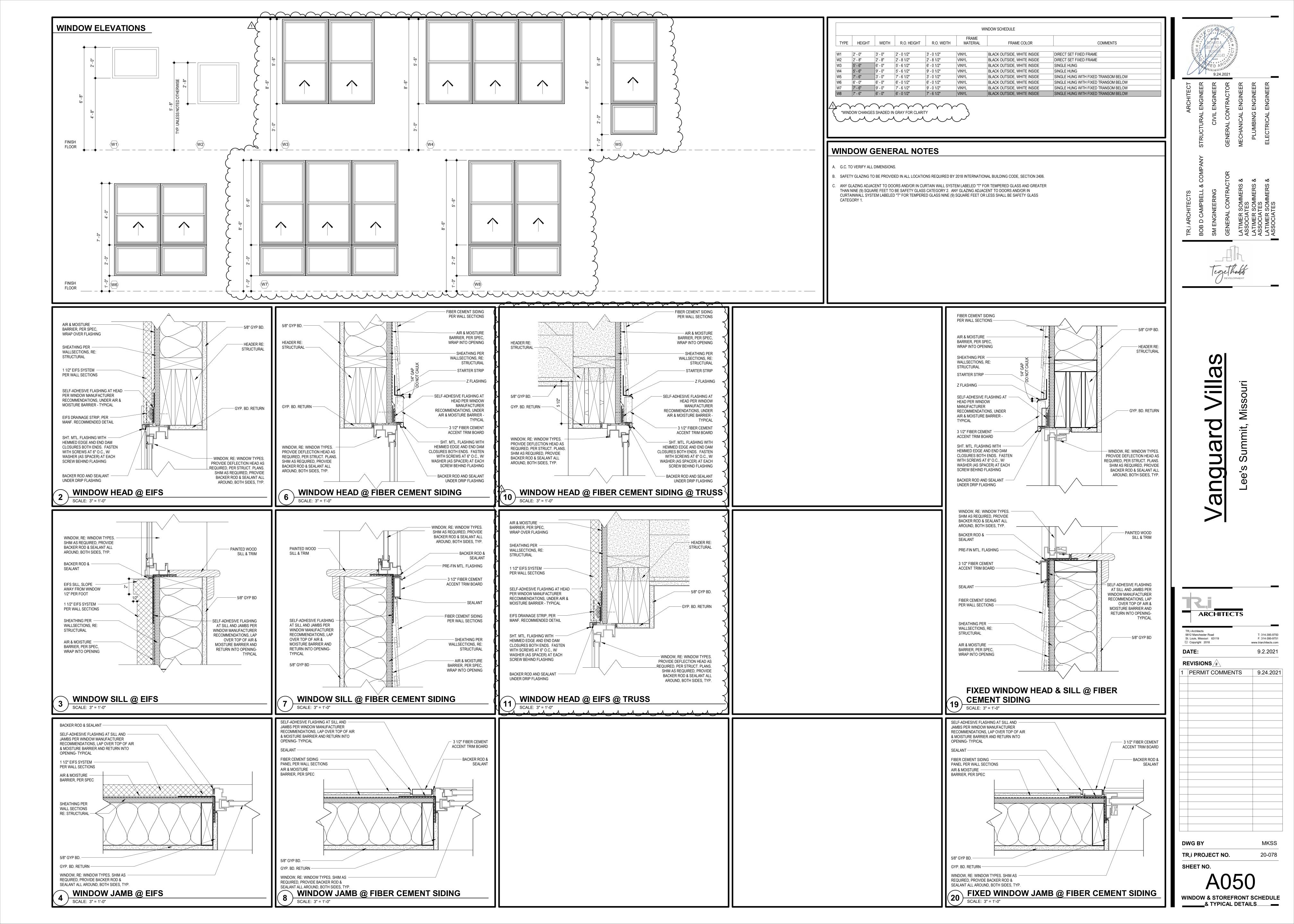


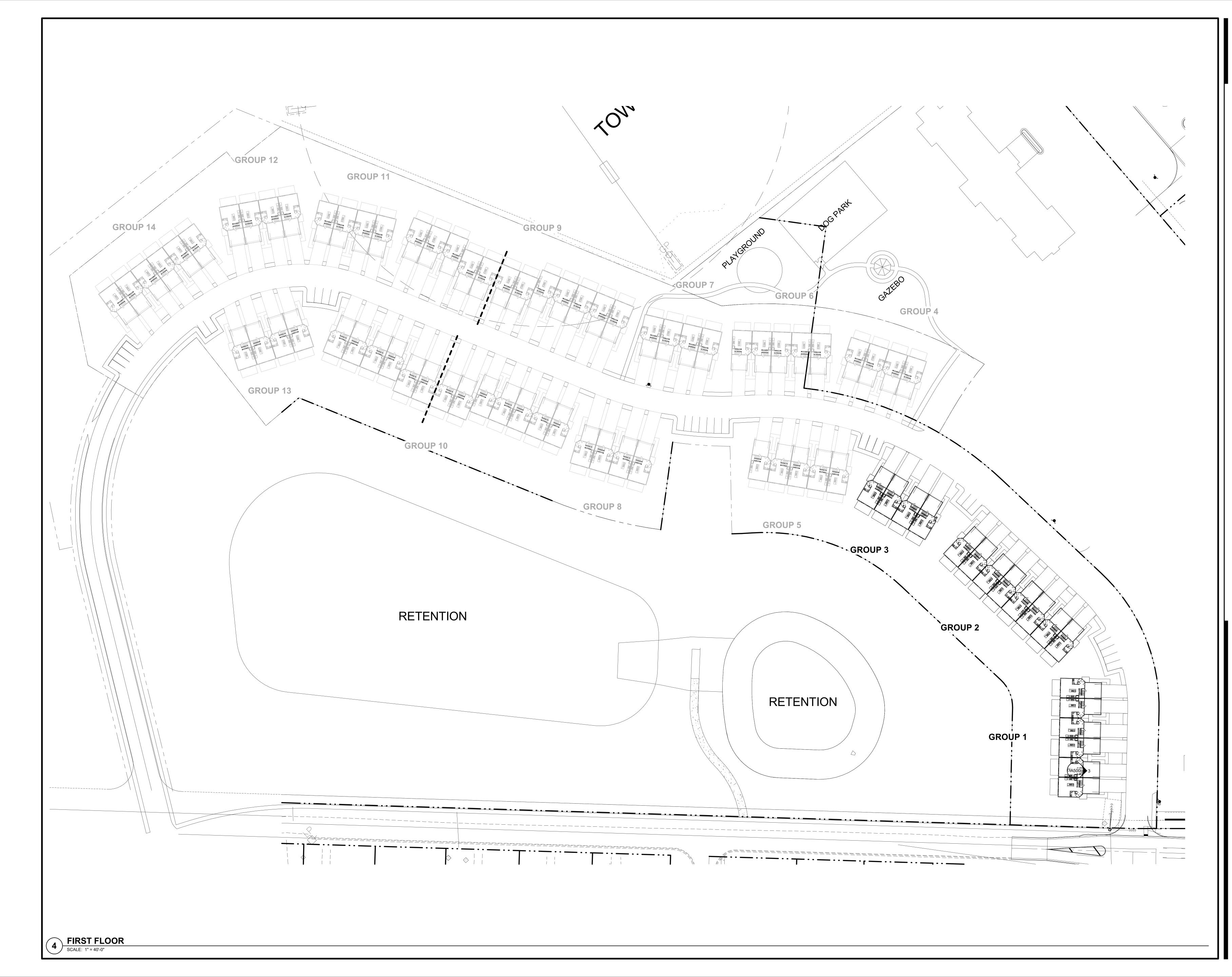


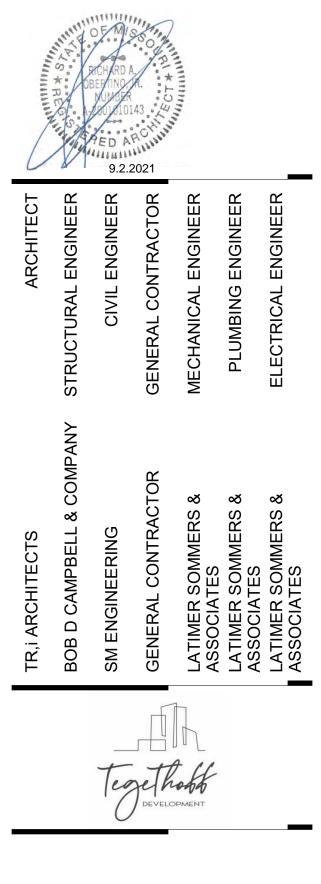


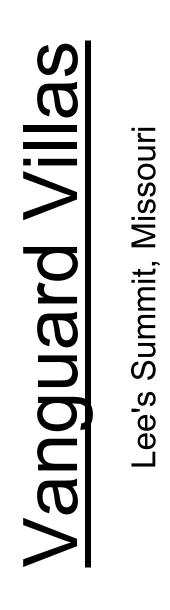
	ARCHITECTS				
9	R,i Architects 812 Manchester Road 5t. Louis, Missouri 63119 © Copyright 2018	T: 314-395-9750 F: 314-395-9751 www.triarchitects.com			
D	ATE:	9.2.2021			
R	EVISIONS /#				
1	PERMIT COMMENTS	9.24.2021			
2	ADDENDUM 1	11.12.2021			
D	DWG BY MKSS				
TI	R,i PROJECT NO.	20-078			
S	SHEET NO. A031				
	FLOORING ASSEMBLIES				



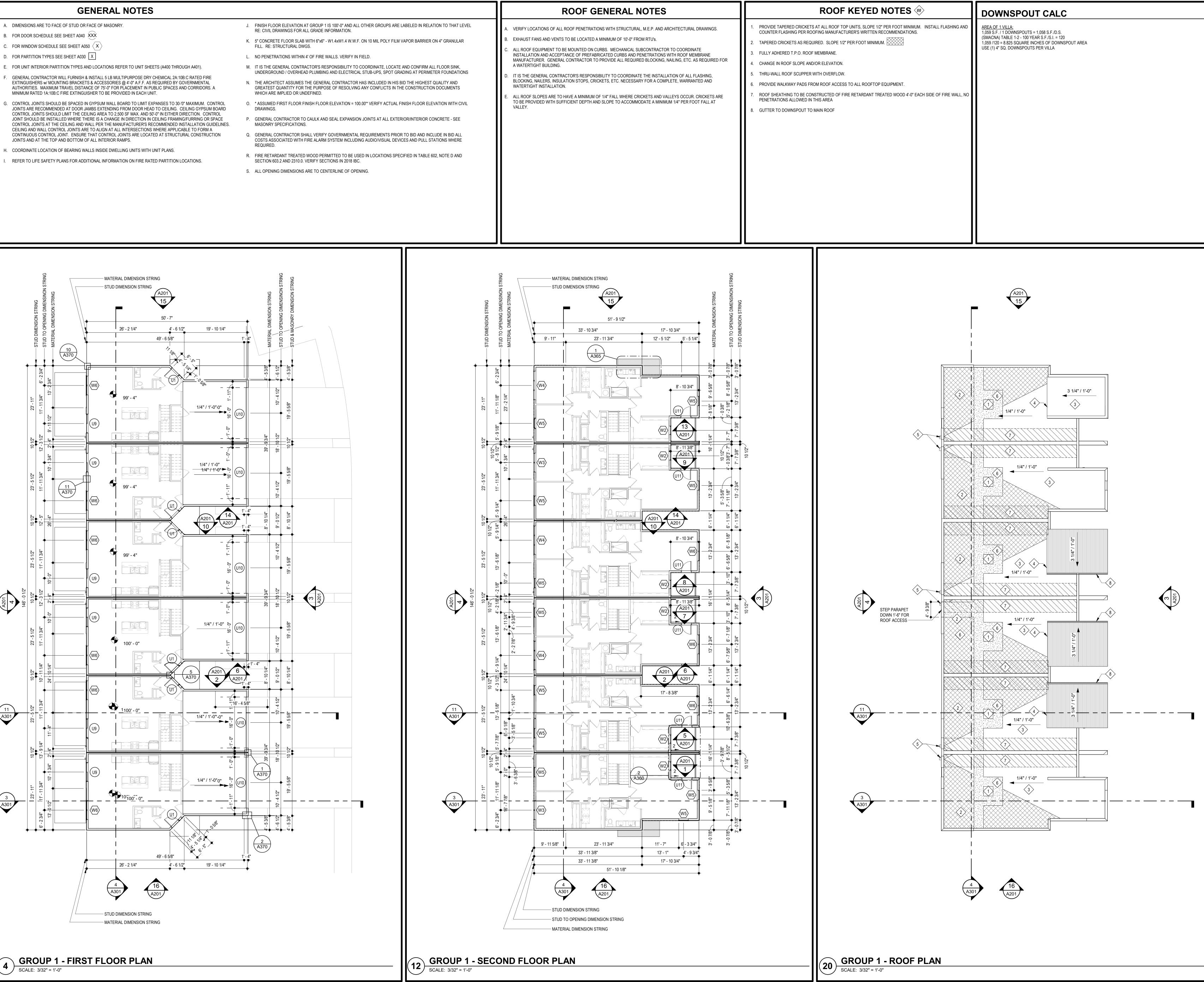


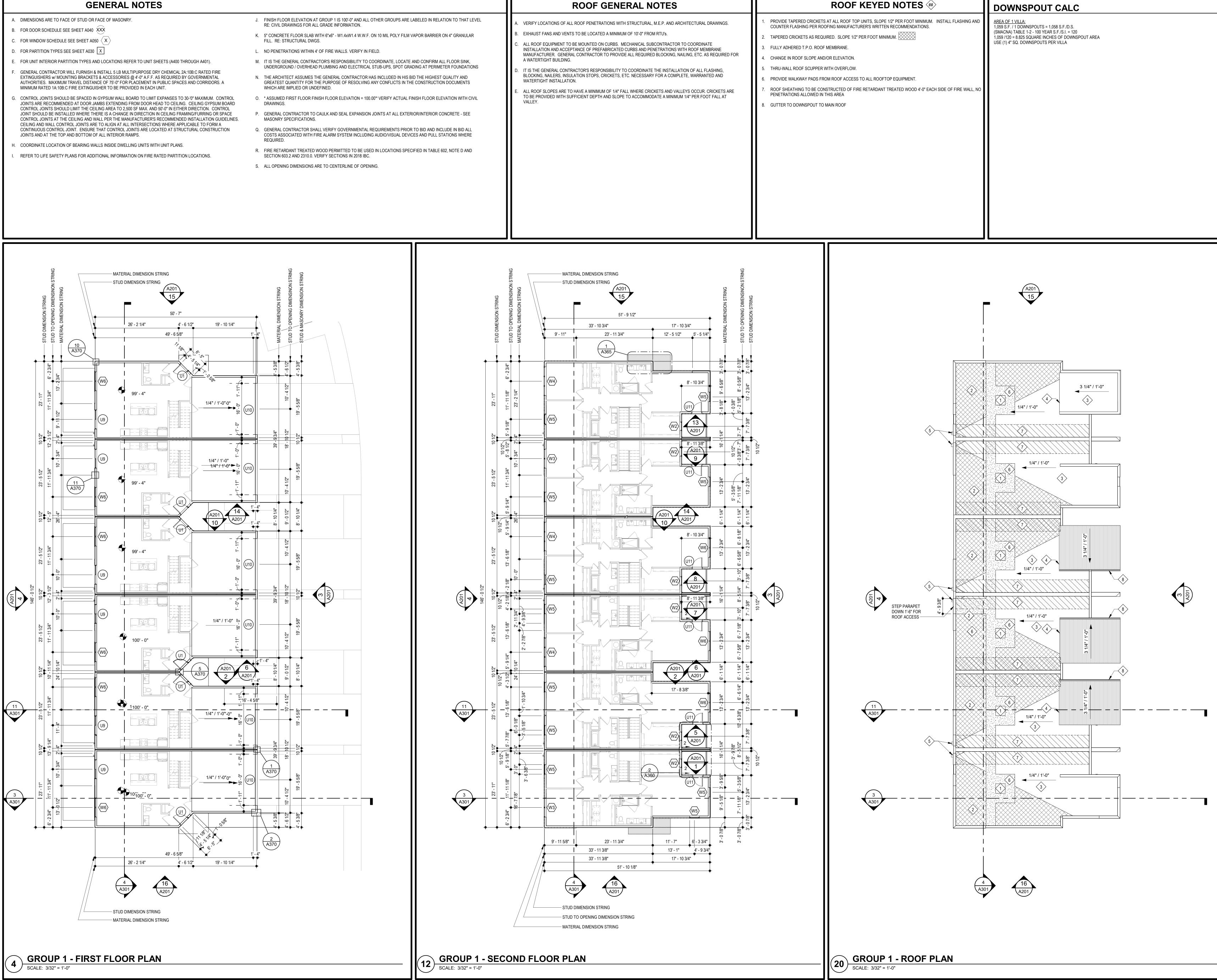






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	9.2.2021
OWG BY	MKSS
R,i PROJECT NO.	20-078





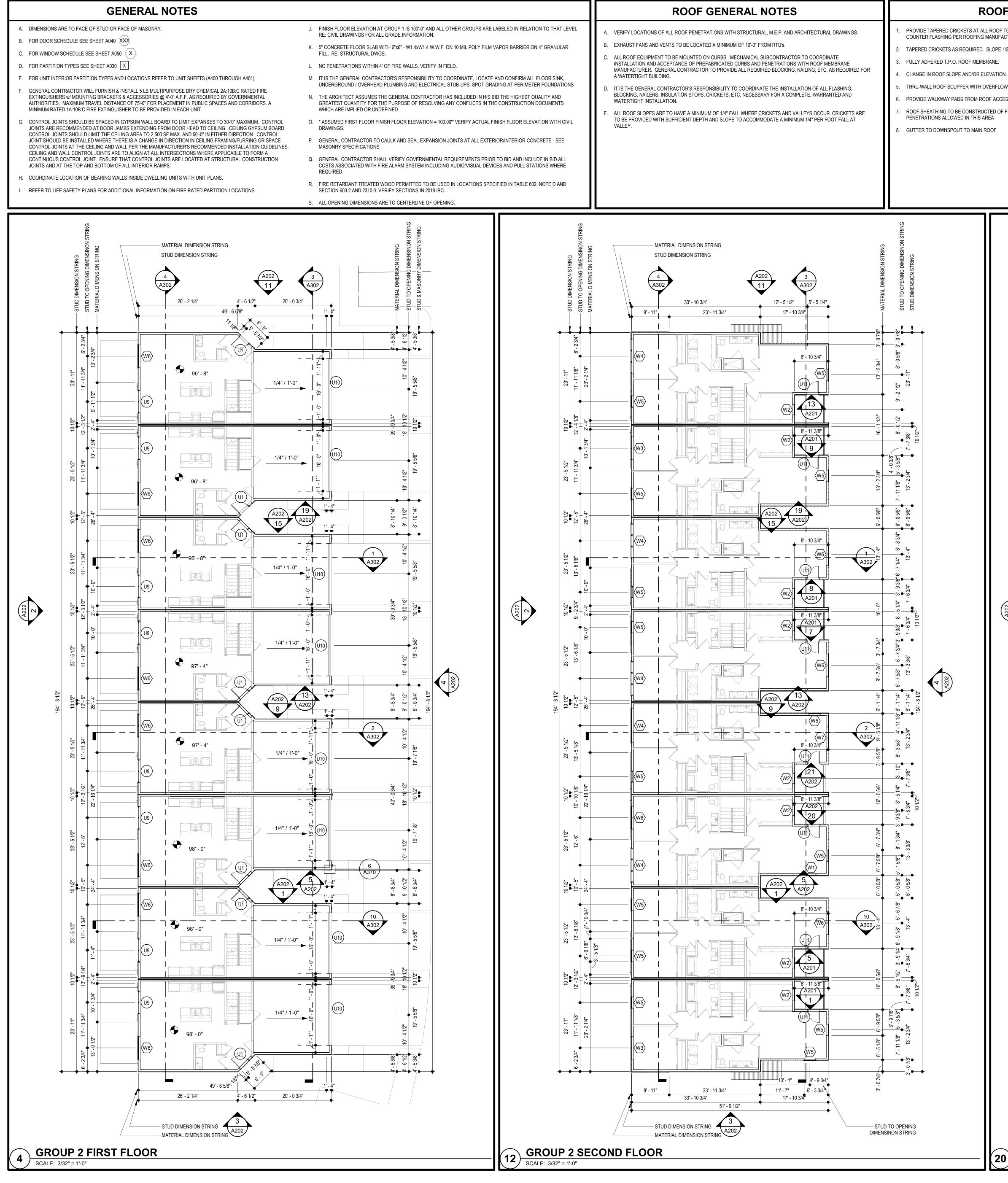


9.2.2021 DATE: REVISIONS # DWG BY MKSS TR,i PROJECT NO. 20-078

A101

GROUP 1 PLANS

SHEET NO.





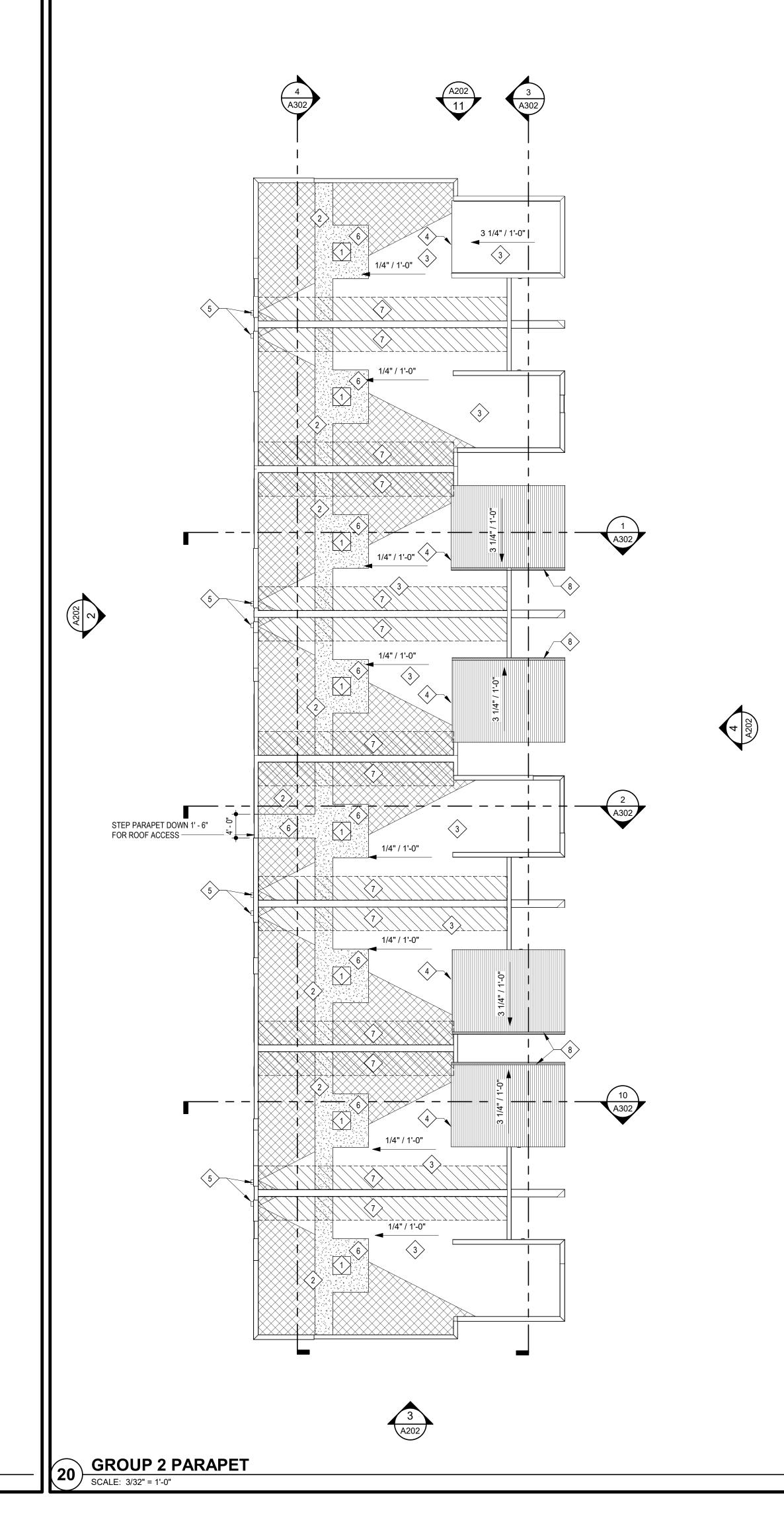
PROVIDE TAPERED CRICKETS AT ALL ROOF TOP UNITS, SLOPE 1/2" PER FOOT MINIMUM. INSTALL FLASHING AND COUNTER FLASHING PER ROOFING MANUFACTURER'S WRITTEN RECOMMENDATIONS.

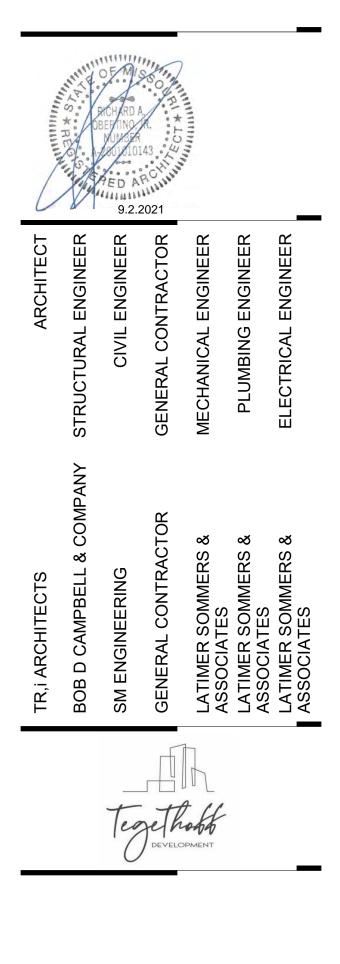
TAPERED CRICKETS AS REQUIRED. SLOPE 1/2" PER FOOT MINIMUM.

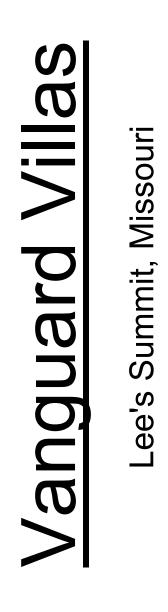
- THRU-WALL ROOF SCUPPER WITH OVERFLOW.
- PROVIDE WALKWAY PADS FROM ROOF ACCESS TO ALL ROOFTOP EQUIPMENT.
- ROOF SHEATHING TO BE CONSTRUCTED OF FIRE RETARDANT TREATED WOOD 4'-0" EACH SIDE OF FIRE WALL, NO

DOWNSPOUT CALC

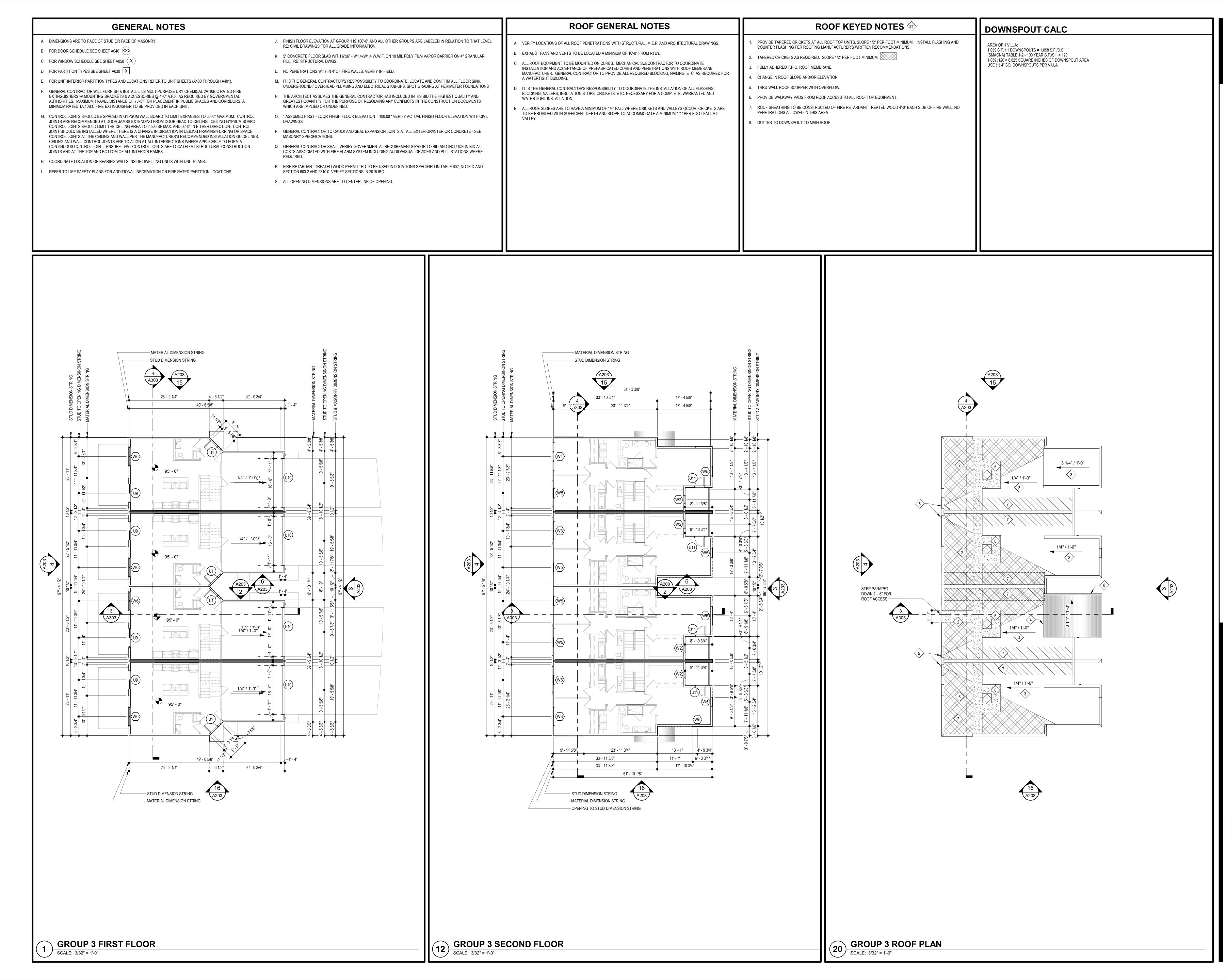
AREA OF 1 VILLA: 1,059 S.F. / 1 DOWNSPOUTS = 1,058 S.F./D.S. (SMACNA) TABLE 1-2 - 100 YEAR S.F./S.I. = 120 1,059 /120 = 8.825 SQUARE INCHES OF DOWNSPOUT AREA USE (1) 4" SQ. DOWNSPOUTS PER VILLA

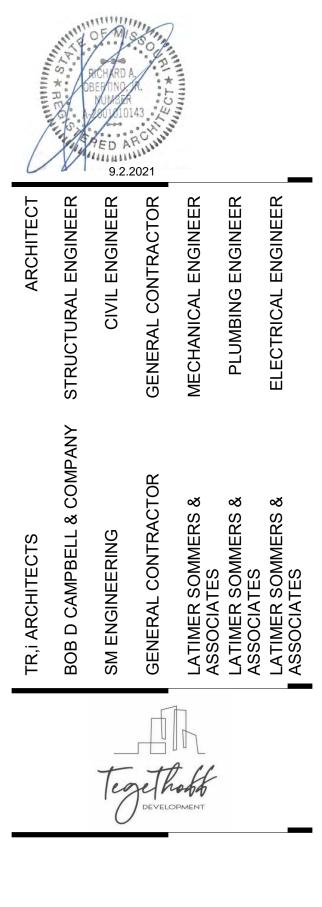


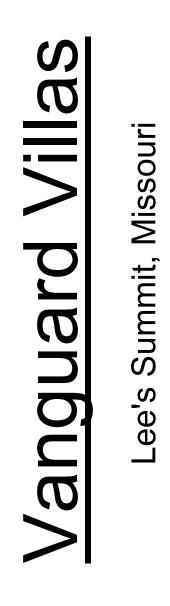




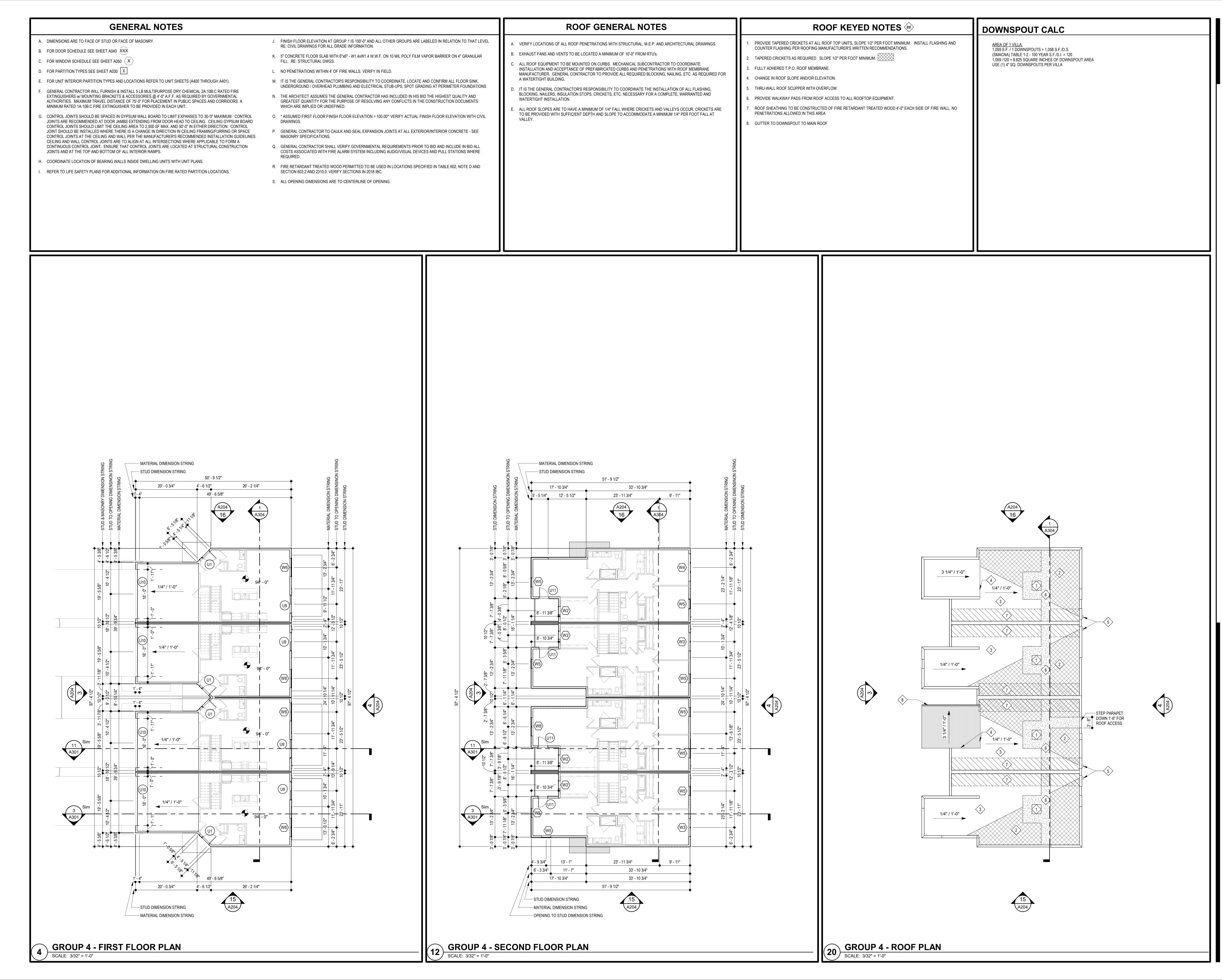
ARCHITECTS				
TR,i Architects 9812 Manchester Road St. Louis, Missouri 63119 © Copyright 2018	T: 314-395-9750 F: 314-395-9751 www.triarchitects.com			
DATE:	9.2.2021			
REVISIONS #				
DWG BY	MKSS			
TR,i PROJECT NO.	20-078			
SHEET NO.				
A10	つ			

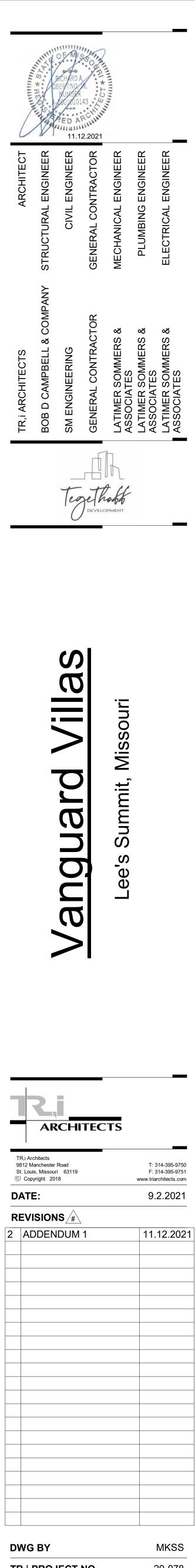






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St. Louis, Missouri 63119 (C) Copyright 2018	F: 314-395-9750 F: 314-395-9751 www.triarchitects.com
DATE:	9.2.2021
REVISIONS /#	
DWG BY	MKSS
FR,i PROJECT NO.	20-078





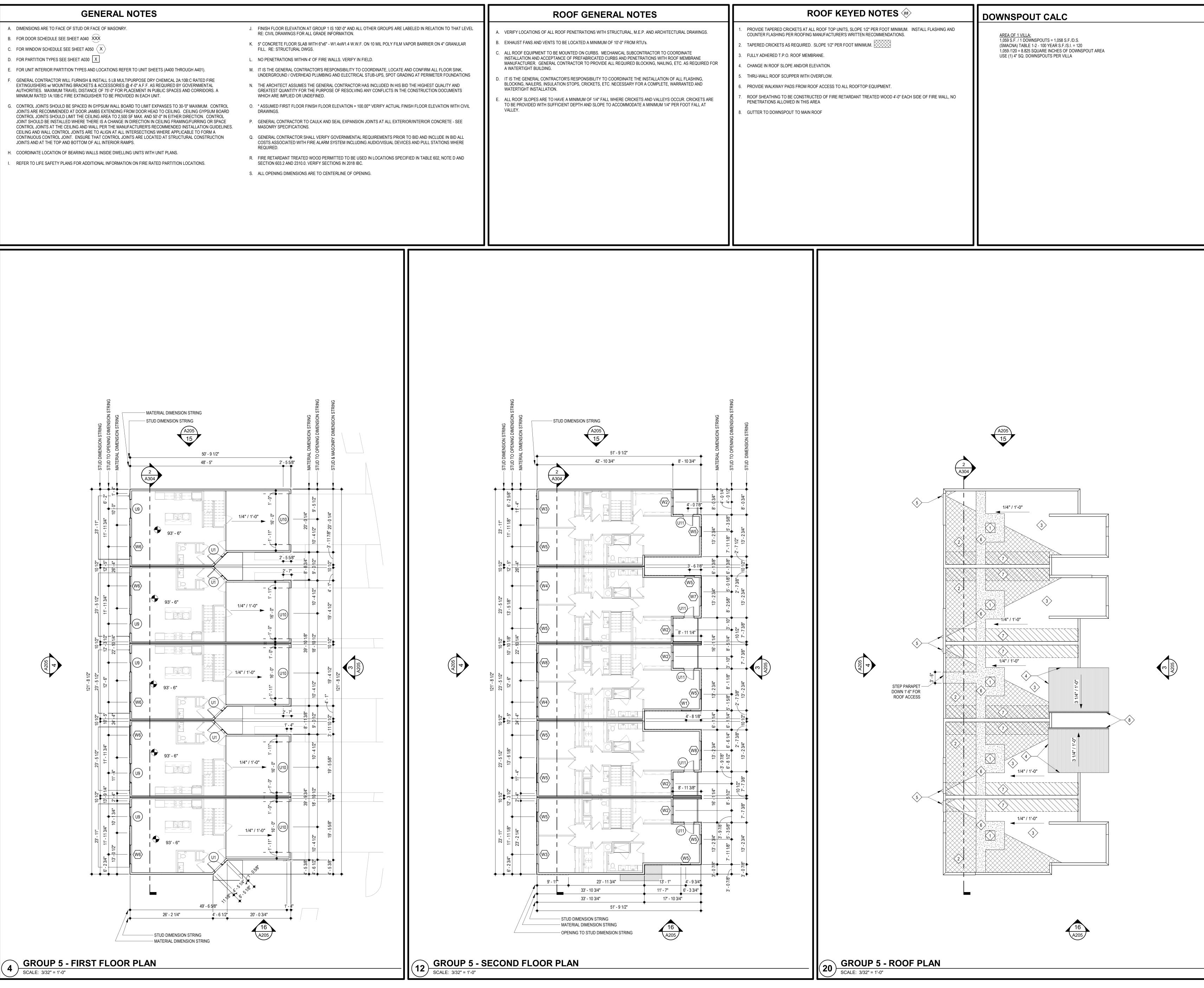
TR, i PROJECT NO. SHEET, NO. **GROUP 4 PLANS** 20-078



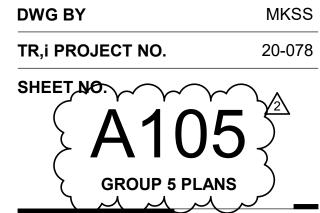
G. CONTROL JOINTS SHOULD BE SPACED IN GYPSUM WALL BOARD TO LIMIT EXPANSES TO 30-'0" MAXIMUM. CONTROL JOINTS ARE RECOMMENDED AT DOOR JAMBS EXTENDING FROM DOOR HEAD TO CEILING. CEILING GYPSUM BOARD CONTROL JOINTS SHOULD LIMIT THE CEILING AREA TO 2,500 SF MAX. AND 50'-0" IN EITHER DIRECTION. CONTROL JOINT SHOULD BE INSTALLED WHERE THERE IS A CHANGE IN DIRECTION IN CEILING FRAMING/FURRING OR SPACE CEILING AND WALL CONTROL JOINTS ARE TO ALIGN AT ALL INTERSECTIONS WHERE APPLICABLE TO FORM A CONTINUOUS CONTROL JOINT. ENSURE THAT CONTROL JOINTS ARE LOCATED AT STRUCTURAL CONSTRUCTION

- RE: CIVIL DRAWINGS FOR ALL GRADE INFORMATION.
- FILL. RE: STRUCTURAL DWGS.

- DRAWINGS.
- MASONRY SPECIFICATIONS.
- REQUIRED.









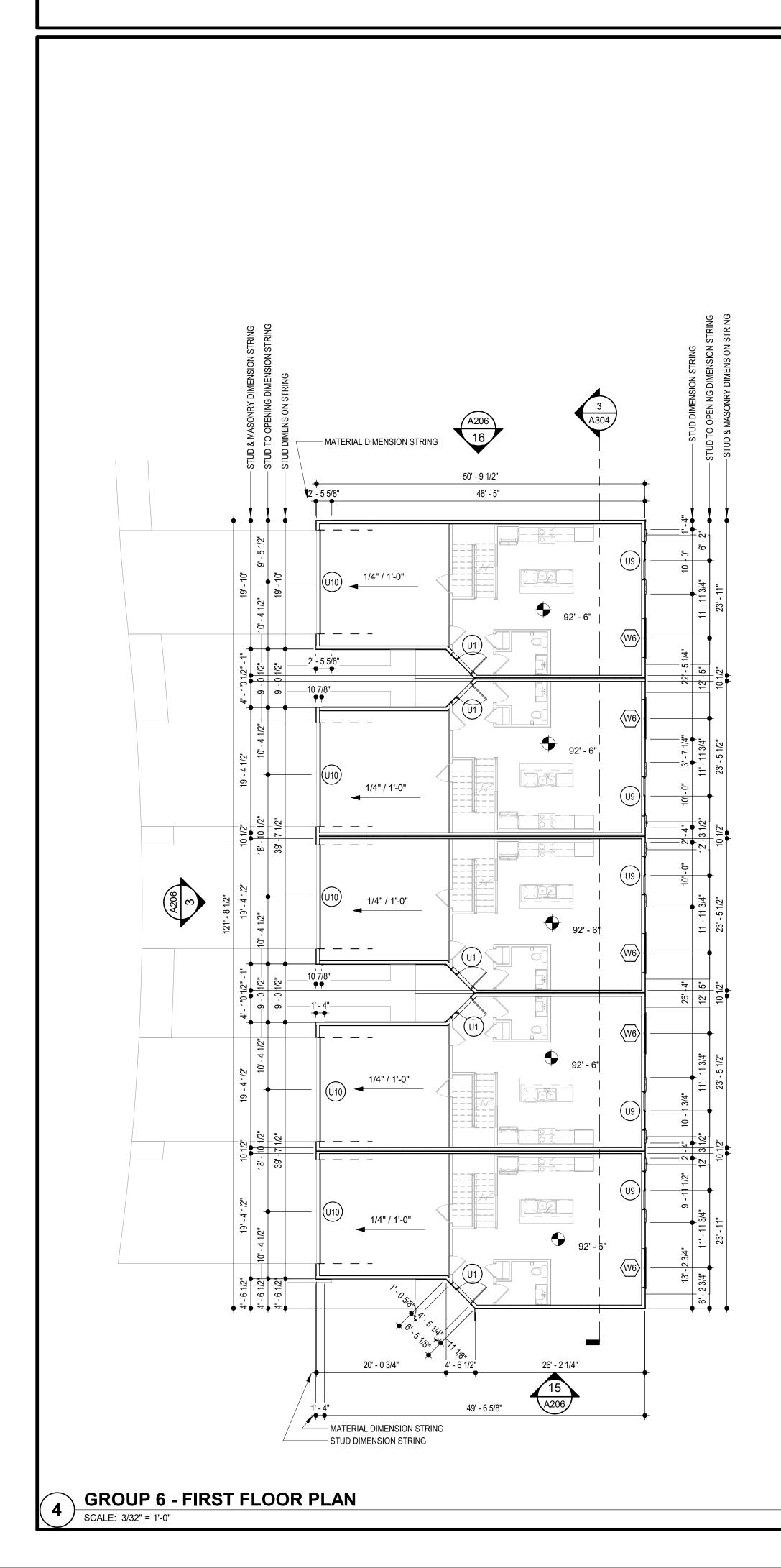
A. DIMENSIONS ARE TO FACE OF STUD OR FACE OF MASONRY.

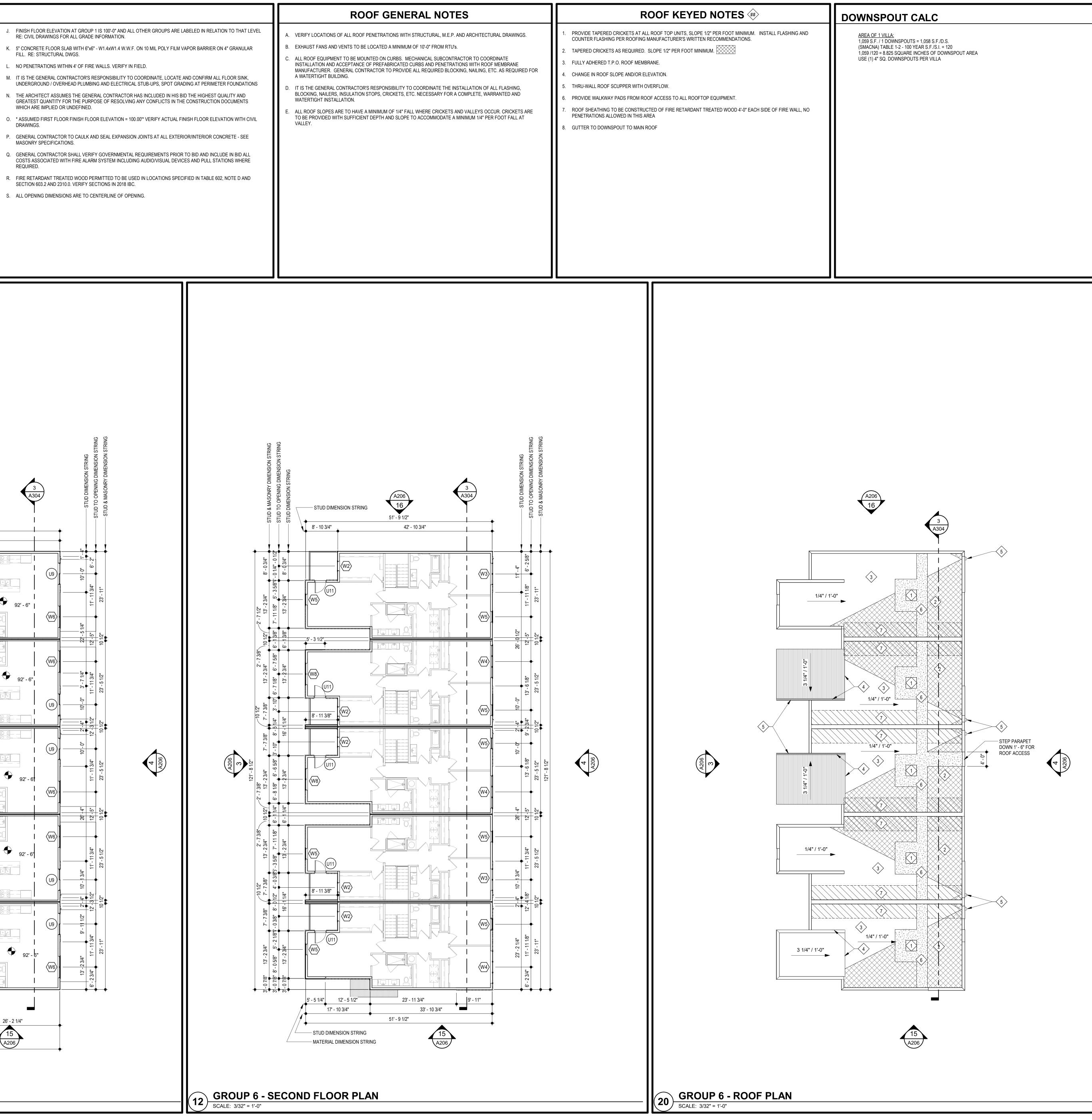
- B. FOR DOOR SCHEDULE SEE SHEET A040 XXX
- C. FOR WINDOW SCHEDULE SEE SHEET A050 $\langle X \rangle$
- D. FOR PARTITION TYPES SEE SHEET A030 X
- E. FOR UNIT INTERIOR PARTITION TYPES AND LOCATIONS REFER TO UNIT SHEETS (A400 THROUGH A401).
- F. GENERAL CONTRACTOR WILL FURNISH & INSTALL 5 LB MULTIPURPOSE DRY CHEMICAL 2A:10B:C RATED FIRE
- EXTINGUISHERS w/ MOUNTING BRACKETS & ACCESSORIES @ 4'-0" A.F.F. AS REQUIRED BY GOVERNMENTAL AUTHORITIES. MAXIMUM TRAVEL DISTANCE OF 75'-0" FOR PLACEMENT IN PUBLIC SPACES AND CORRIDORS. A

MINIMUM RATED 1A:10B:C FIRE EXTINGUISHER TO BE PROVIDED IN EACH UNIT. G. CONTROL JOINTS SHOULD BE SPACED IN GYPSUM WALL BOARD TO LIMIT EXPANSES TO 30-'0" MAXIMUM. CONTROL JOINTS ARE RECOMMENDED AT DOOR JAMBS EXTENDING FROM DOOR HEAD TO CEILING. CEILING GYPSUM BOARD CONTROL JOINTS SHOULD LIMIT THE CEILING AREA TO 2,500 SF MAX. AND 50'-0" IN EITHER DIRECTION. CONTROL JOINT SHOULD BE INSTALLED WHERE THERE IS A CHANGE IN DIRECTION IN CEILING FRAMING/FURRING OR SPACE CONTROL JOINTS AT THE CEILING AND WALL PER THE MANUFACTURER'S RECOMMENDED INSTALLATION GUIDELINES. CEILING AND WALL CONTROL JOINTS ARE TO ALIGN AT ALL INTERSECTIONS WHERE APPLICABLE TO FORM A CONTINUOUS CONTROL JOINT. ENSURE THAT CONTROL JOINTS ARE LOCATED AT STRUCTURAL CONSTRUCTION JOINTS AND AT THE TOP AND BOTTOM OF ALL INTERIOR RAMPS.

- H. COORDINATE LOCATION OF BEARING WALLS INSIDE DWELLING UNITS WITH UNIT PLANS.
- I. REFER TO LIFE SAFETY PLANS FOR ADDITIONAL INFORMATION ON FIRE RATED PARTITION LOCATIONS.

- RE: CIVIL DRAWINGS FOR ALL GRADE INFORMATION.
- FILL. RE: STRUCTURAL DWGS.
- L. NO PENETRATIONS WITHIN 4' OF FIRE WALLS. VERIFY IN FIELD.
- N. THE ARCHITECT ASSUMES THE GENERAL CONTRACTOR HAS INCLUDED IN HIS BID THE HIGHEST QUALITY AND GREATEST QUANTITY FOR THE PURPOSE OF RESOLVING ANY CONFLICTS IN THE CONSTRUCTION DOCUMENTS WHICH ARE IMPLIED OR UNDEFINED.
- O. * ASSUMED FIRST FLOOR FINISH FLOOR ELEVATION = 100.00'* VERIFY ACTUAL FINISH FLOOR ELEVATION WITH CIVIL DRAWINGS.
- P. GENERAL CONTRACTOR TO CAULK AND SEAL EXPANSION JOINTS AT ALL EXTERIOR/INTERIOR CONCRETE SEE MASONRY SPECIFICATIONS.
- Q. GENERAL CONTRACTOR SHALL VERIFY GOVERNMENTAL REQUIREMENTS PRIOR TO BID AND INCLUDE IN BID ALL COSTS ASSOCIATED WITH FIRE ALARM SYSTEM INCLUDING AUDIO/VISUAL DEVICES AND PULL STATIONS WHERE REQUIRED.
- SECTION 603.2 AND 2310.0. VERIFY SECTIONS IN 2018 IBC.
- S. ALL OPENING DIMENSIONS ARE TO CENTERLINE OF OPENING.







GROUP 6 PLANS

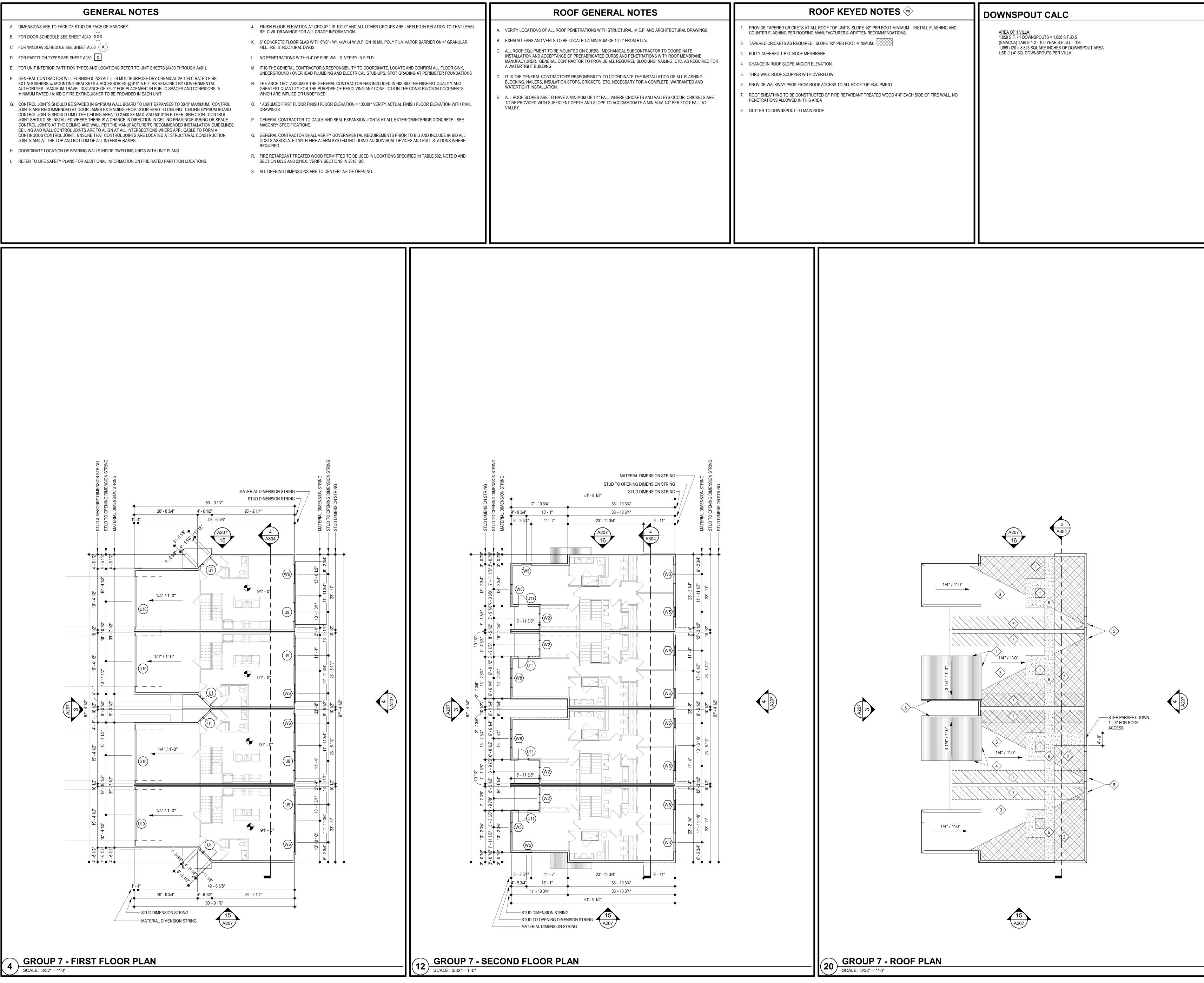


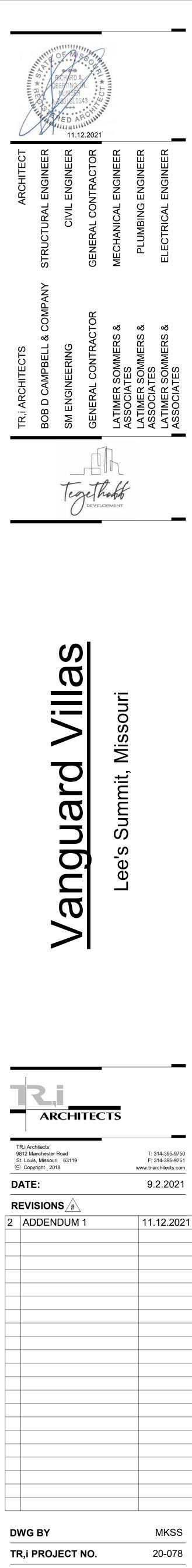
- EXTINGUISHERS w/ MOUNTING BRACKETS & ACCESSORIES @ 4'-0" A.F.F. AS REQUIRED BY GOVERNMENTAL

G. CONTROL JOINTS SHOULD BE SPACED IN GYPSUM WALL BOARD TO LIMIT EXPANSES TO 30-'0" MAXIMUM. CONTROL JOINTS ARE RECOMMENDED AT DOOR JAMBS EXTENDING FROM DOOR HEAD TO CEILING. CEILING GYPSUM BOARD CONTROL JOINTS SHOULD LIMIT THE CEILING AREA TO 2,500 SF MAX. AND 50'-0" IN EITHER DIRECTION. CONTROL JOINT SHOULD BE INSTALLED WHERE THERE IS A CHANGE IN DIRECTION IN CEILING FRAMING/FURRING OR SPACE CEILING AND WALL CONTROL JOINTS ARE TO ALIGN AT ALL INTERSECTIONS WHERE APPLICABLE TO FORM A CONTINUOUS CONTROL JOINT. ENSURE THAT CONTROL JOINTS ARE LOCATED AT STRUCTURAL CONSTRUCTION

- RE: CIVIL DRAWINGS FOR ALL GRADE INFORMATION.
- FILL. RE: STRUCTURAL DWGS.

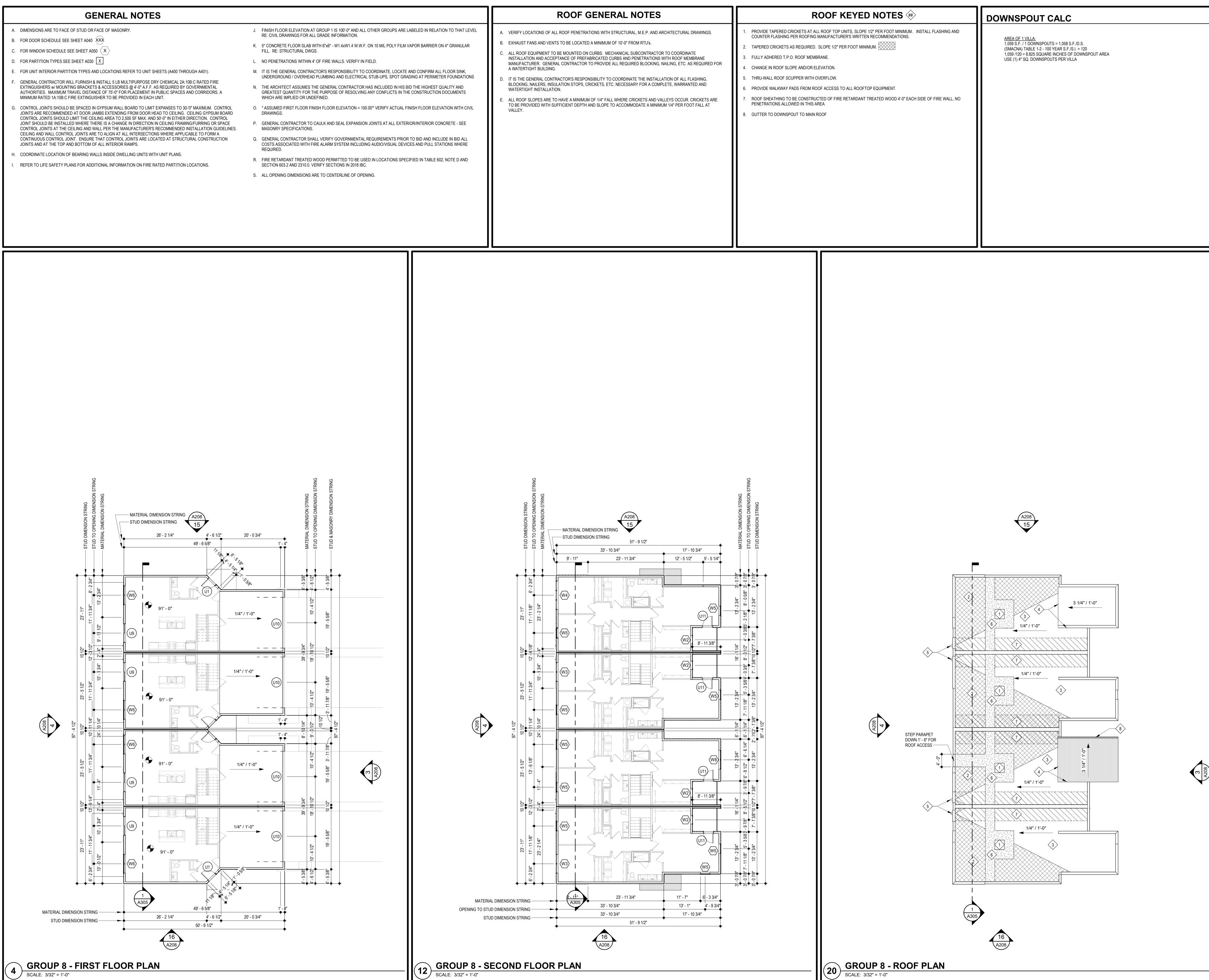
- WHICH ARE IMPLIED OR UNDEFINED.
- DRAWINGS.
- REQUIRED.

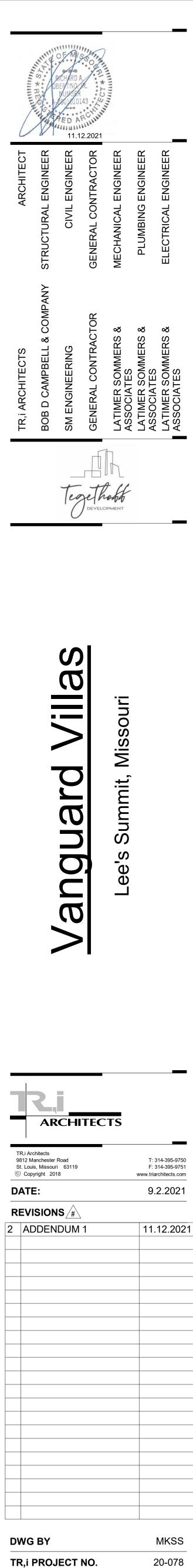




SHEET NO. A1

GROUP 7 PLANS





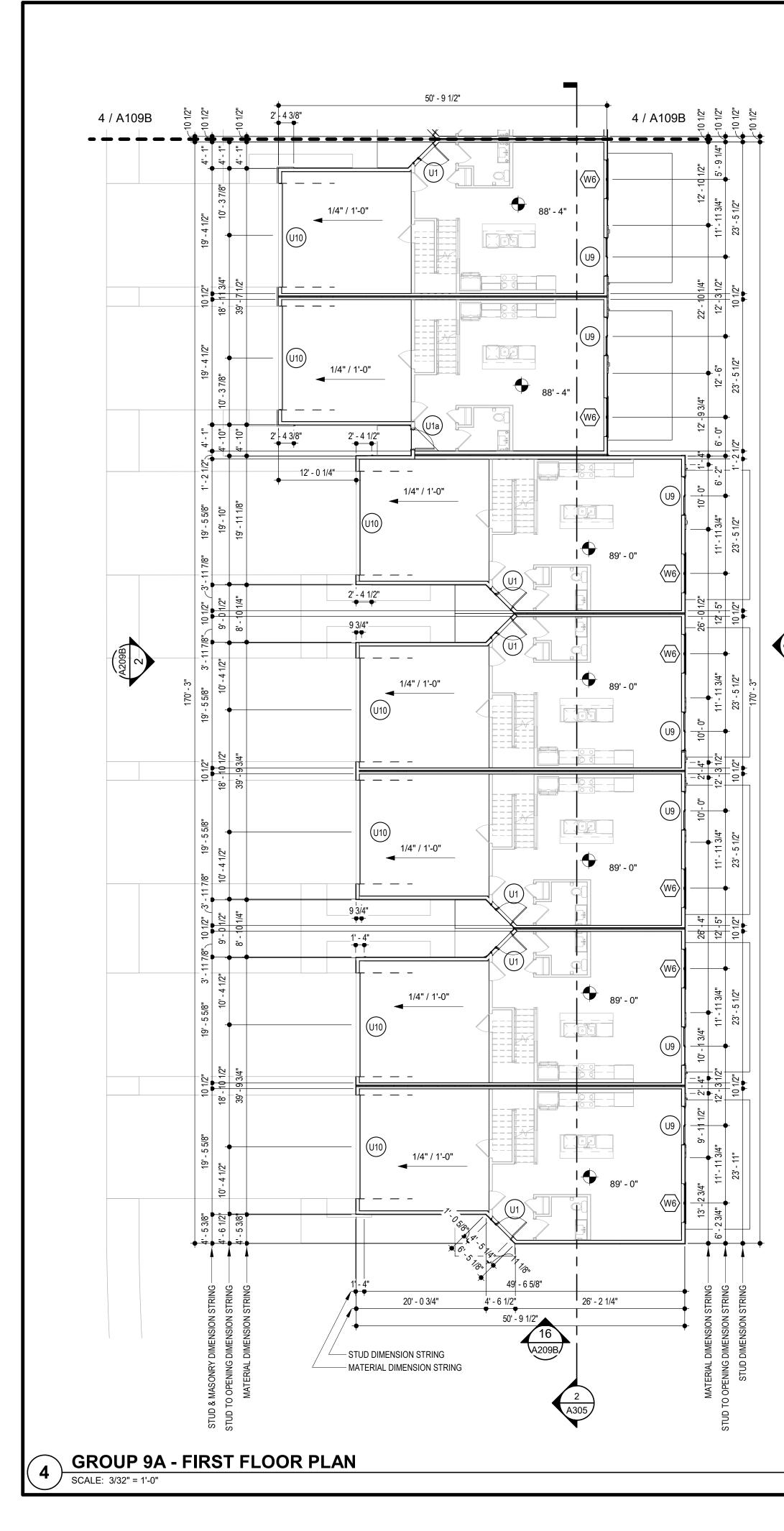
TR, i PROJECT NO. SHEET NO. **GROUP 8 PLANS** \mathcal{M}

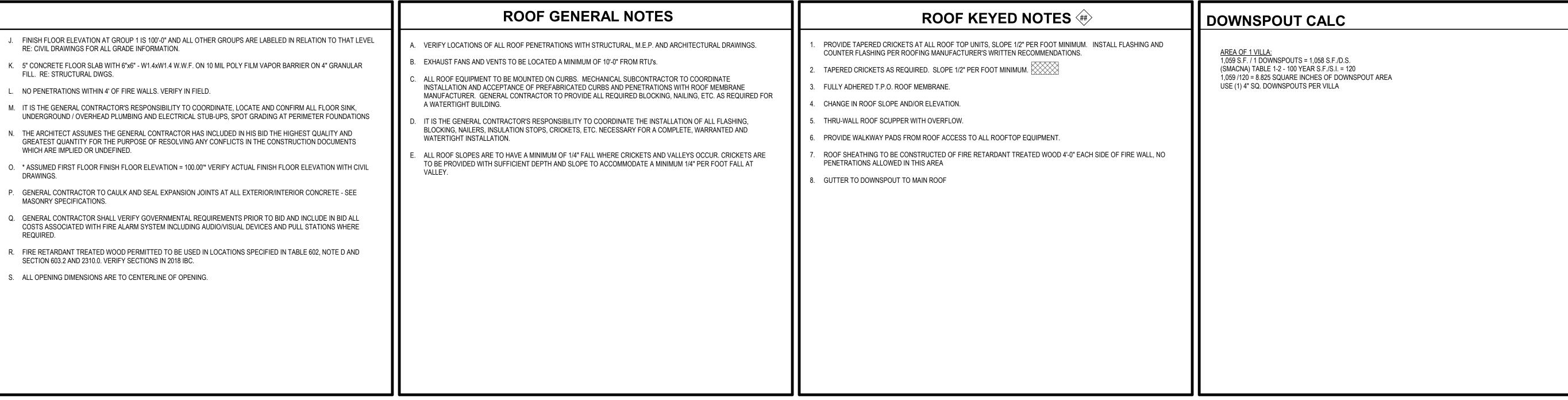


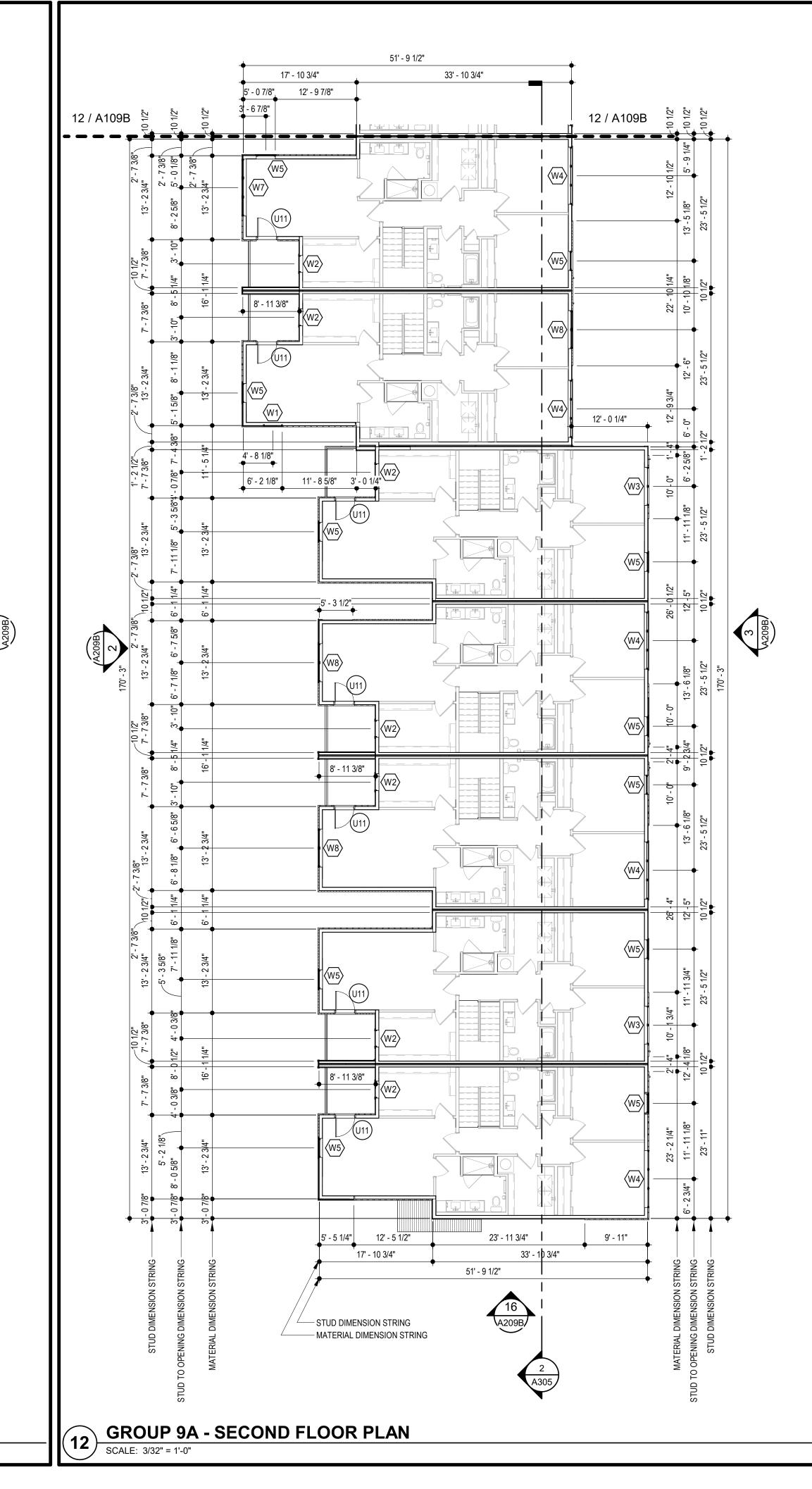
A. DIMENSIONS ARE TO FACE OF STUD OR FACE OF MASONRY.

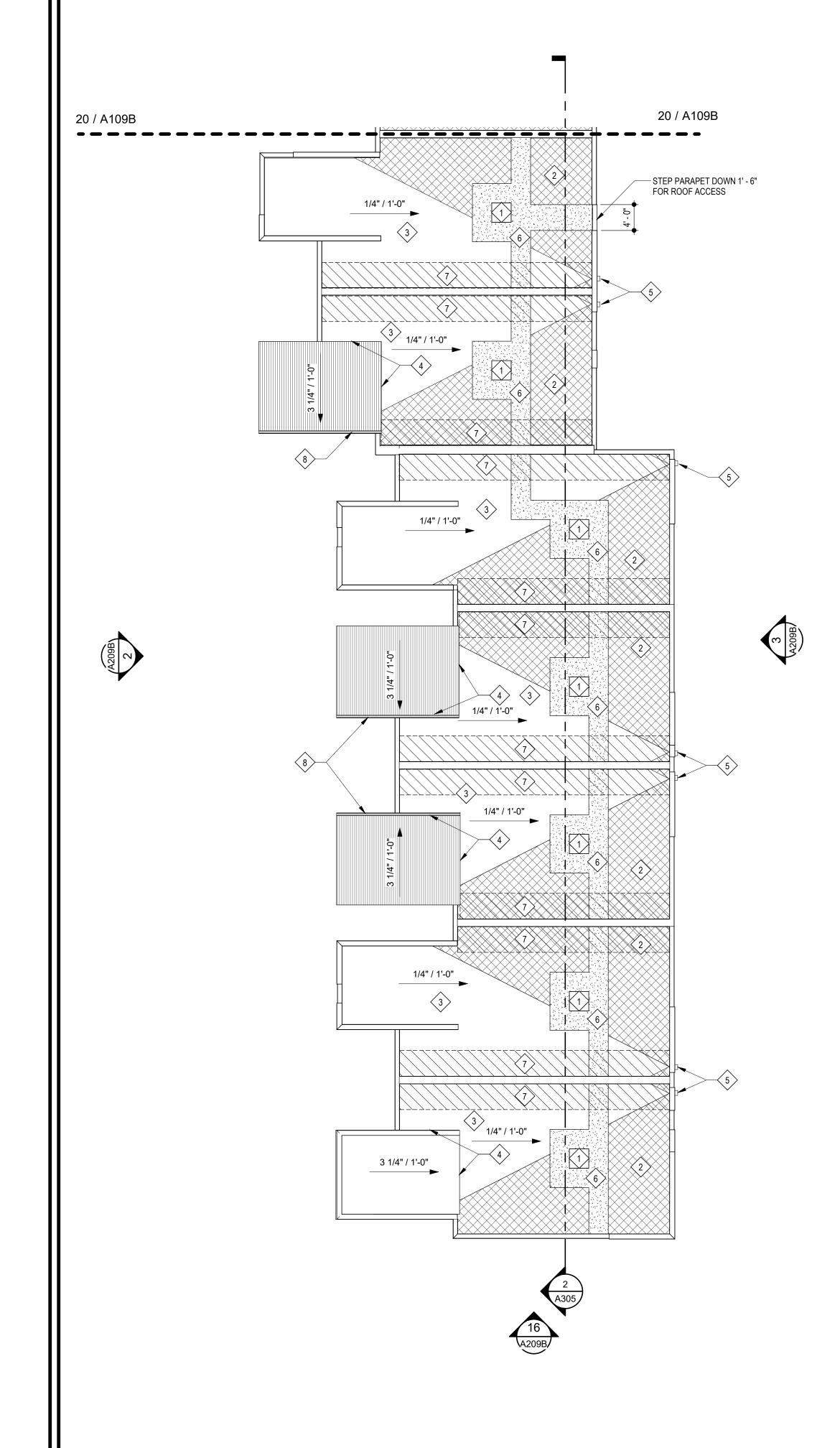
- B. FOR DOOR SCHEDULE SEE SHEET A040 XXX
- C. FOR WINDOW SCHEDULE SEE SHEET A050 (X)
- D. FOR PARTITION TYPES SEE SHEET A030 X
- E. FOR UNIT INTERIOR PARTITION TYPES AND LOCATIONS REFER TO UNIT SHEETS (A400 THROUGH A401).
- F. GENERAL CONTRACTOR WILL FURNISH & INSTALL 5 LB MULTIPURPOSE DRY CHEMICAL 2A:10B:C RATED FIRE
- EXTINGUISHERS w/ MOUNTING BRACKETS & ACCESSORIES @ 4'-0" A.F.F. AS REQUIRED BY GOVERNMENTAL AUTHORITIES. MAXIMUM TRAVEL DISTANCE OF 75'-0" FOR PLACEMENT IN PUBLIC SPACES AND CORRIDORS. A MINIMUM RATED 1A:10B:C FIRE EXTINGUISHER TO BE PROVIDED IN EACH UNIT.
- G. CONTROL JOINTS SHOULD BE SPACED IN GYPSUM WALL BOARD TO LIMIT EXPANSES TO 30-'0" MAXIMUM. CONTROL JOINTS ARE RECOMMENDED AT DOOR JAMBS EXTENDING FROM DOOR HEAD TO CEILING. CEILING GYPSUM BOARD CONTROL JOINTS SHOULD LIMIT THE CEILING AREA TO 2,500 SF MAX. AND 50'-0" IN EITHER DIRECTION. CONTROL JOINT SHOULD BE INSTALLED WHERE THERE IS A CHANGE IN DIRECTION IN CEILING FRAMING/FURRING OR SPACE CONTROL JOINTS AT THE CEILING AND WALL PER THE MANUFACTURER'S RECOMMENDED INSTALLATION GUIDELINES. CEILING AND WALL CONTROL JOINTS ARE TO ALIGN AT ALL INTERSECTIONS WHERE APPLICABLE TO FORM A CONTINUOUS CONTROL JOINT. ENSURE THAT CONTROL JOINTS ARE LOCATED AT STRUCTURAL CONSTRUCTION JOINTS AND AT THE TOP AND BOTTOM OF ALL INTERIOR RAMPS.
- H. COORDINATE LOCATION OF BEARING WALLS INSIDE DWELLING UNITS WITH UNIT PLANS.
- I. REFER TO LIFE SAFETY PLANS FOR ADDITIONAL INFORMATION ON FIRE RATED PARTITION LOCATIONS.

- RE: CIVIL DRAWINGS FOR ALL GRADE INFORMATION.
- FILL. RE: STRUCTURAL DWGS.
- L. NO PENETRATIONS WITHIN 4' OF FIRE WALLS. VERIFY IN FIELD.
- N. THE ARCHITECT ASSUMES THE GENERAL CONTRACTOR HAS INCLUDED IN HIS BID THE HIGHEST QUALITY AND GREATEST QUANTITY FOR THE PURPOSE OF RESOLVING ANY CONFLICTS IN THE CONSTRUCTION DOCUMENTS WHICH ARE IMPLIED OR UNDEFINED.
- O. * ASSUMED FIRST FLOOR FINISH FLOOR ELEVATION = 100.00'* VERIFY ACTUAL FINISH FLOOR ELEVATION WITH CIVIL DRAWINGS.
- P. GENERAL CONTRACTOR TO CAULK AND SEAL EXPANSION JOINTS AT ALL EXTERIOR/INTERIOR CONCRETE SEE MASONRY SPECIFICATIONS.
- Q. GENERAL CONTRACTOR SHALL VERIFY GOVERNMENTAL REQUIREMENTS PRIOR TO BID AND INCLUDE IN BID ALL COSTS ASSOCIATED WITH FIRE ALARM SYSTEM INCLUDING AUDIO/VISUAL DEVICES AND PULL STATIONS WHERE REQUIRED.
- SECTION 603.2 AND 2310.0. VERIFY SECTIONS IN 2018 IBC.
- S. ALL OPENING DIMENSIONS ARE TO CENTERLINE OF OPENING.

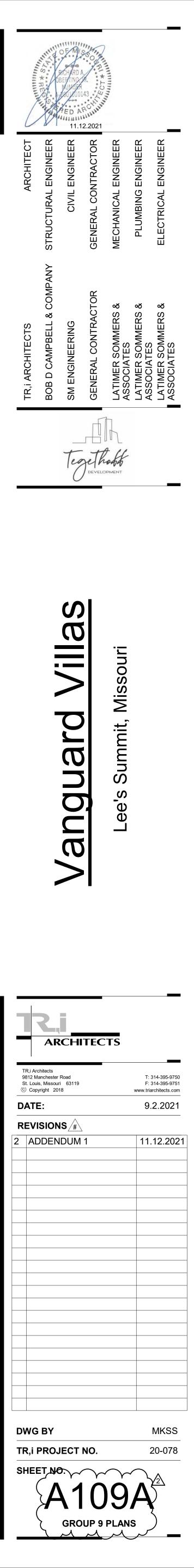


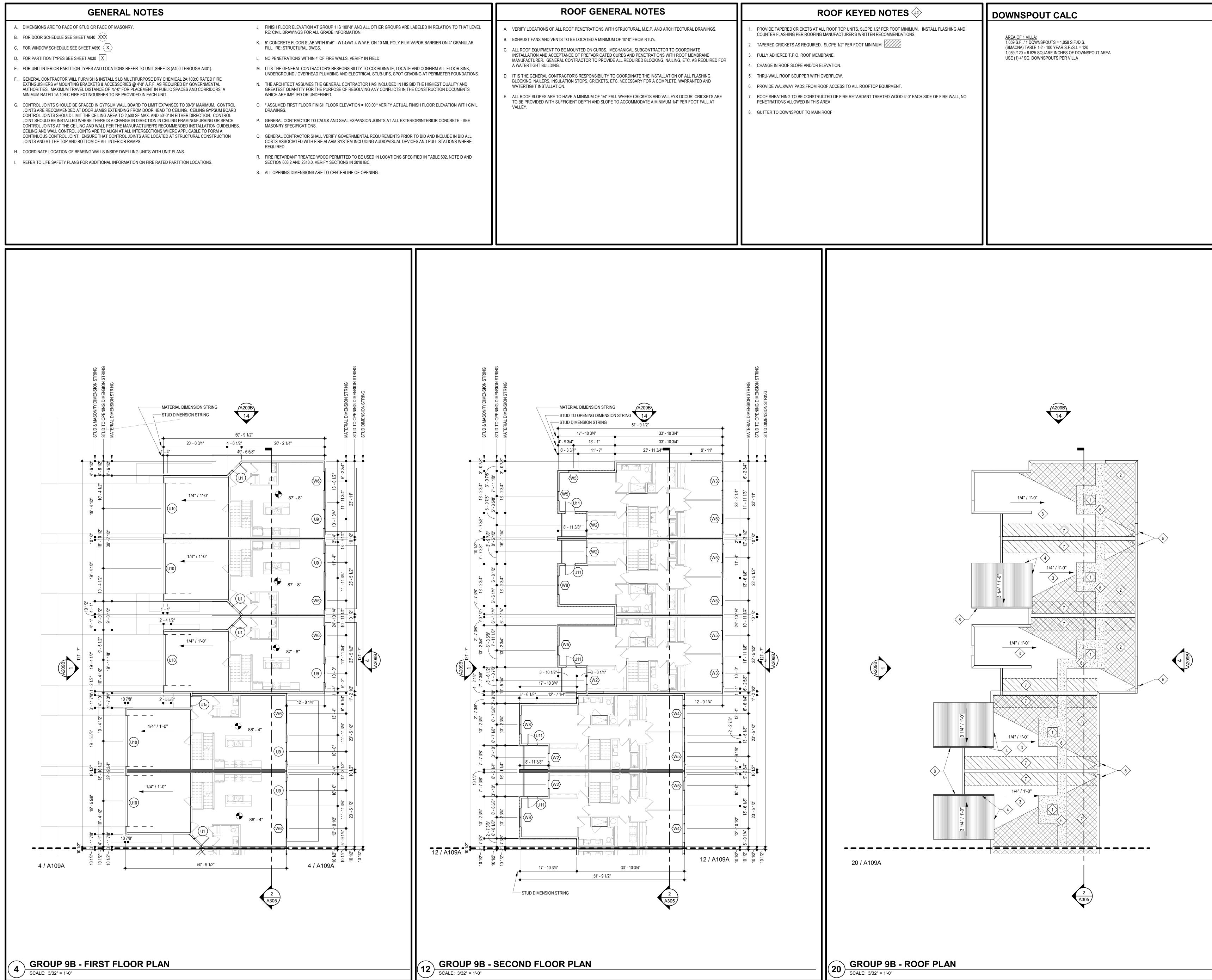


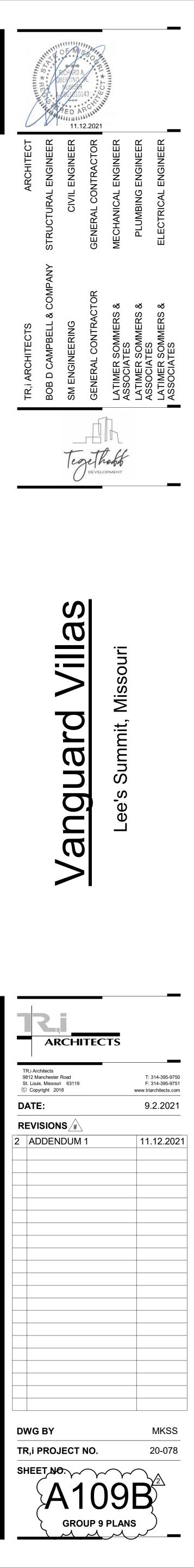




GROUP 9A - ROOF PLAN SCALE: 3/32" = 1'-0"





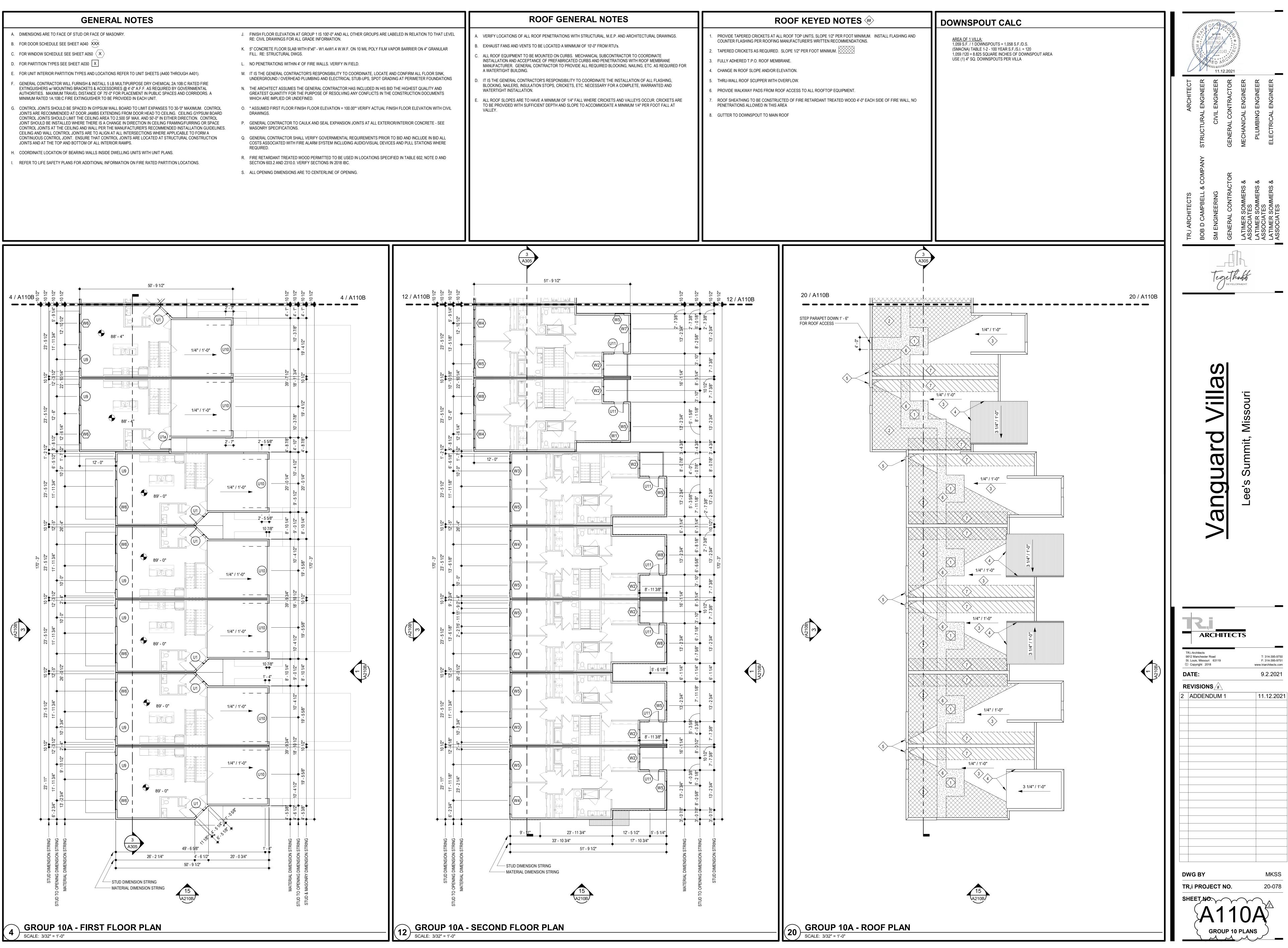


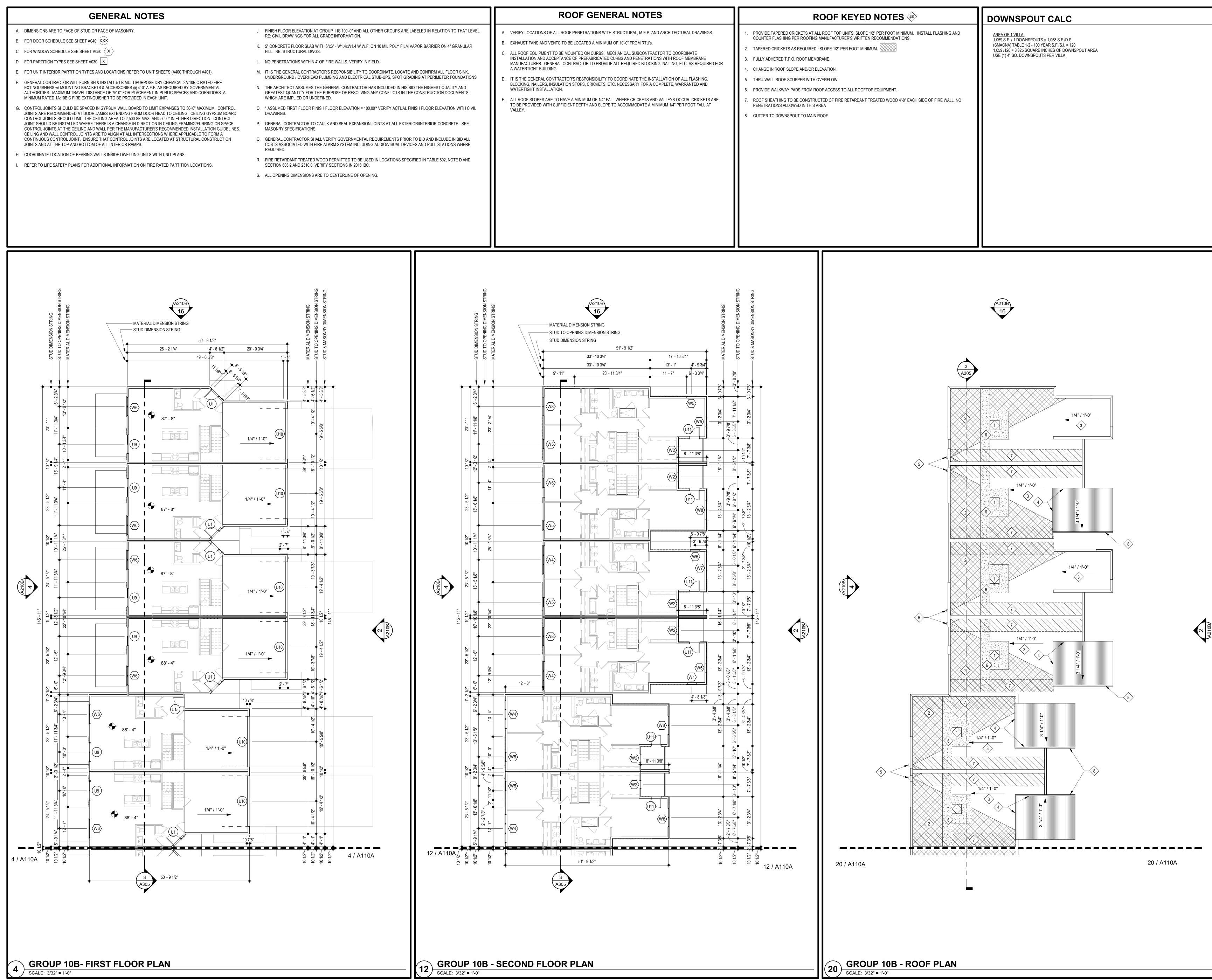


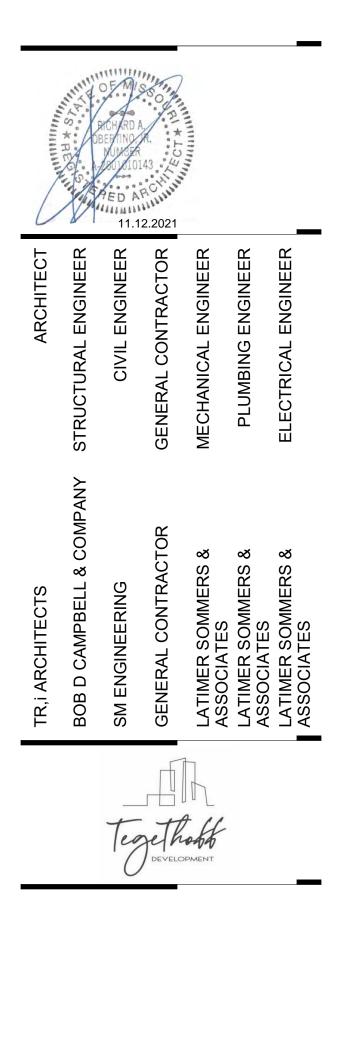
- G. CONTROL JOINTS SHOULD BE SPACED IN GYPSUM WALL BOARD TO LIMIT EXPANSES TO 30-'0" MAXIMUM. CONTROL JOINTS ARE RECOMMENDED AT DOOR JAMBS EXTENDING FROM DOOR HEAD TO CEILING. CEILING GYPSUM BOARD CONTROL JOINTS SHOULD LIMIT THE CEILING AREA TO 2,500 SF MAX. AND 50'-0" IN EITHER DIRECTION. CONTROL JOINT SHOULD BE INSTALLED WHERE THERE IS A CHANGE IN DIRECTION IN CEILING FRAMING/FURRING OR SPACE CEILING AND WALL CONTROL JOINTS ARE TO ALIGN AT ALL INTERSECTIONS WHERE APPLICABLE TO FORM A CONTINUOUS CONTROL JOINT. ENSURE THAT CONTROL JOINTS ARE LOCATED AT STRUCTURAL CONSTRUCTION JOINTS AND AT THE TOP AND BOTTOM OF ALL INTERIOR RAMPS.

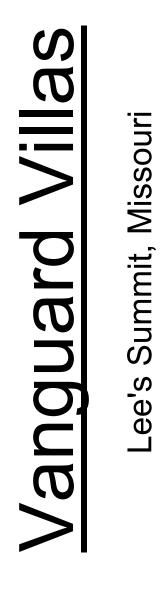
- RE: CIVIL DRAWINGS FOR ALL GRADE INFORMATION.
- FILL. RE: STRUCTURAL DWGS.

- MASONRY SPECIFICATIONS.
- REQUIRED.





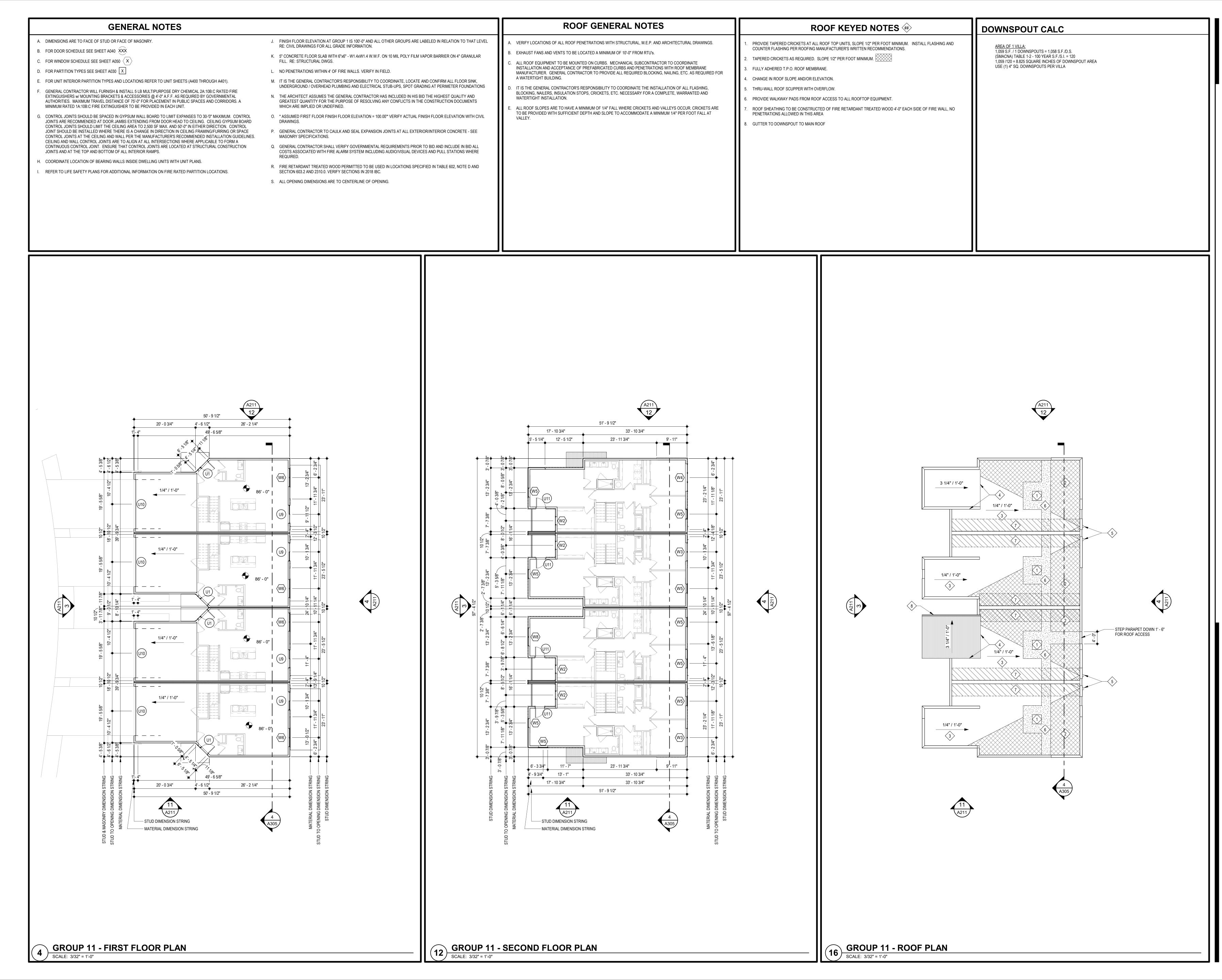




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2 ADDENDUM 1	11.12.2021			
DWG BY	MKSS			
TR,i PROJECT NO.	20-078			
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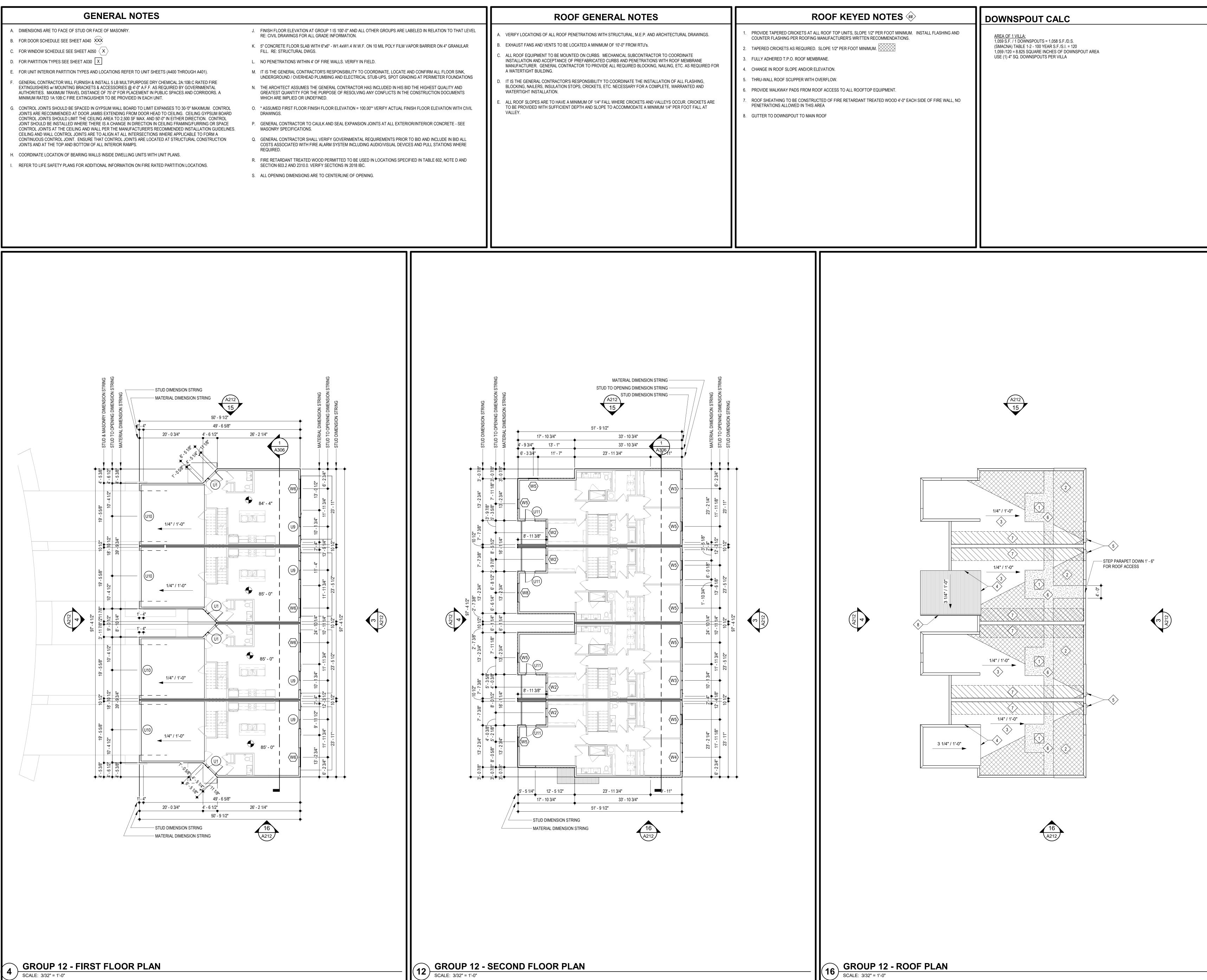
GROUP 10 PLANS

)





DWG BY MKSS TR,i PROJECT NO. 20-078 SHEET NO. A111 GROUP 11 PLANS





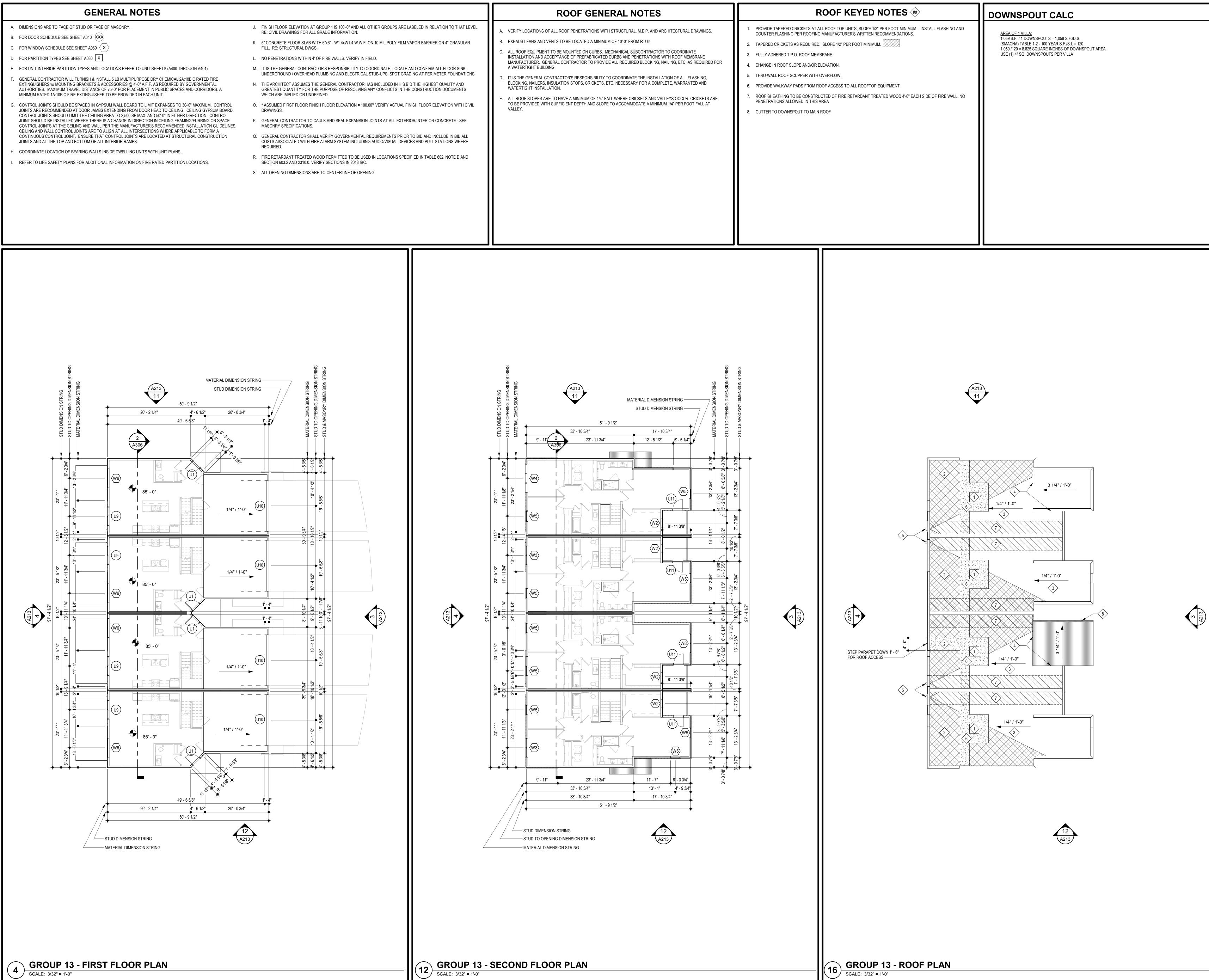
MKSS DWG BY 20-078 TR, i PROJECT NO. SHEET, NO. GROUP 12 PLANS



- G. CONTROL JOINTS SHOULD BE SPACED IN GYPSUM WALL BOARD TO LIMIT EXPANSES TO 30-'0" MAXIMUM. CONTROL JOINTS ARE RECOMMENDED AT DOOR JAMBS EXTENDING FROM DOOR HEAD TO CEILING. CEILING GYPSUM BOARD CONTROL JOINTS SHOULD LIMIT THE CEILING AREA TO 2,500 SF MAX. AND 50'-0" IN EITHER DIRECTION. CONTROL JOINT SHOULD BE INSTALLED WHERE THERE IS A CHANGE IN DIRECTION IN CEILING FRAMING/FURRING OR SPACE CEILING AND WALL CONTROL JOINTS ARE TO ALIGN AT ALL INTERSECTIONS WHERE APPLICABLE TO FORM A CONTINUOUS CONTROL JOINT. ENSURE THAT CONTROL JOINTS ARE LOCATED AT STRUCTURAL CONSTRUCTION

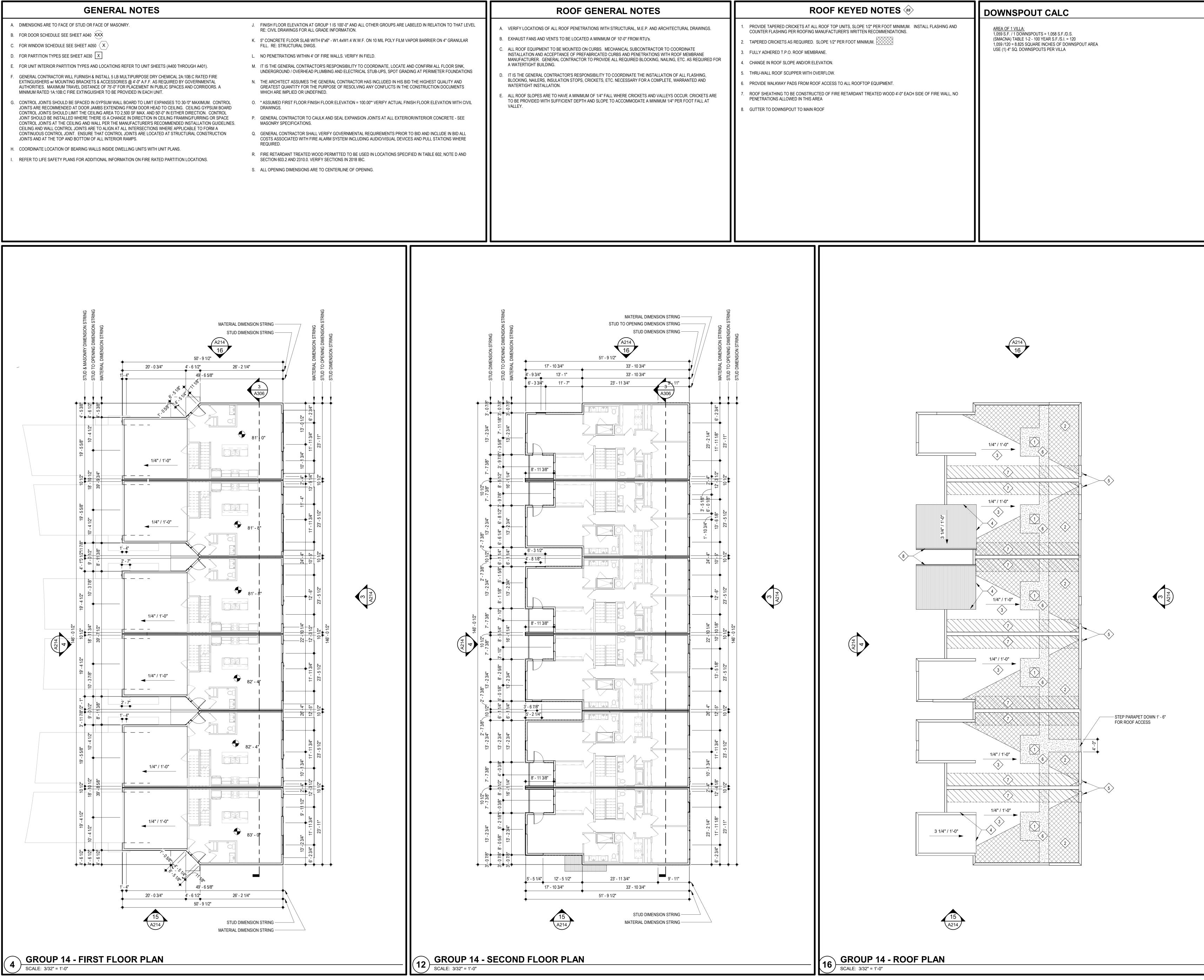
- RE: CIVIL DRAWINGS FOR ALL GRADE INFORMATION.
- FILL. RE: STRUCTURAL DWGS.

- MASONRY SPECIFICATIONS.
- REQUIRED.



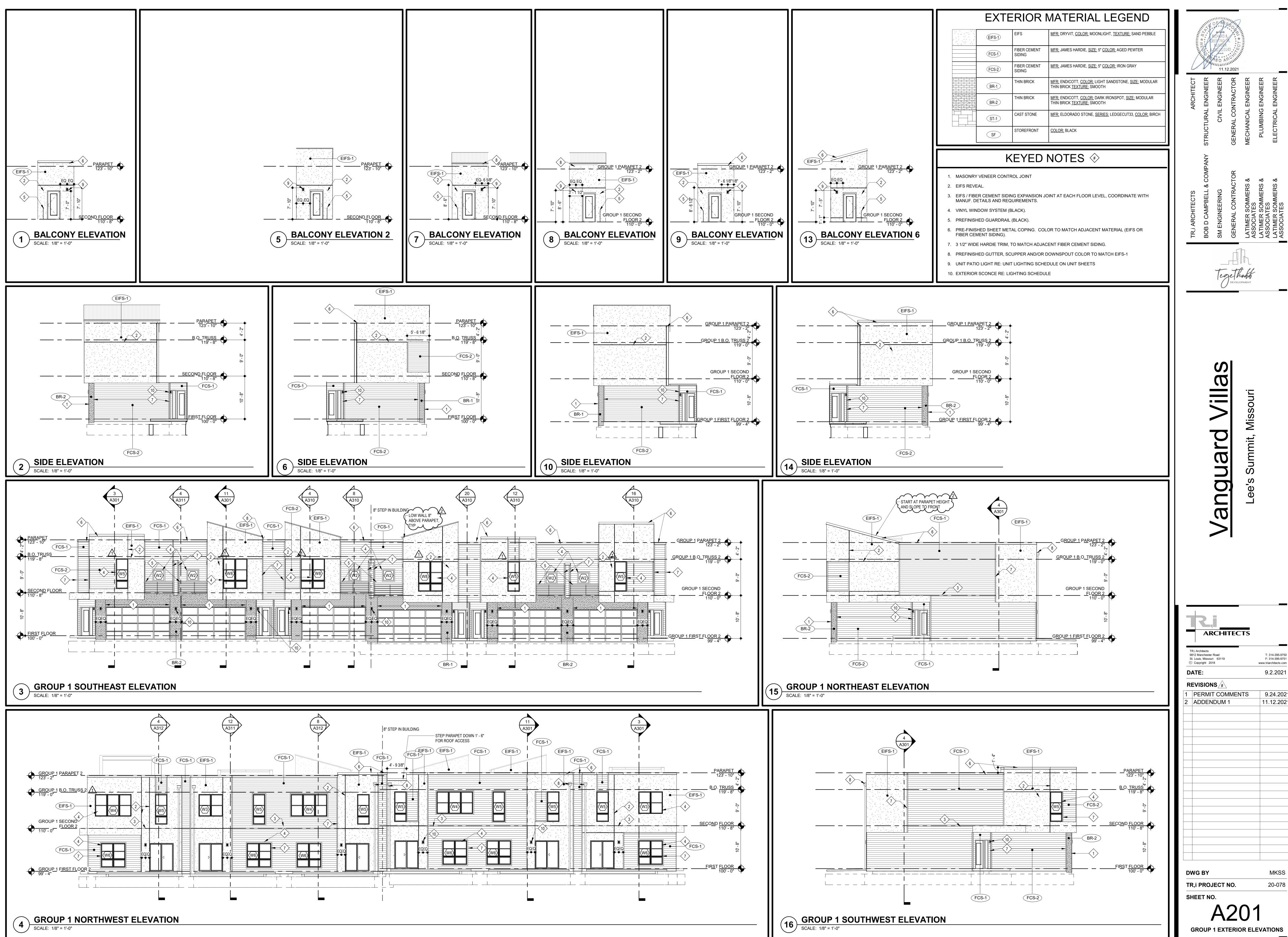


DWG BY MKSS TR, i PROJECT NO. 20-078 SHEET NO. GROUP 13 PLANS

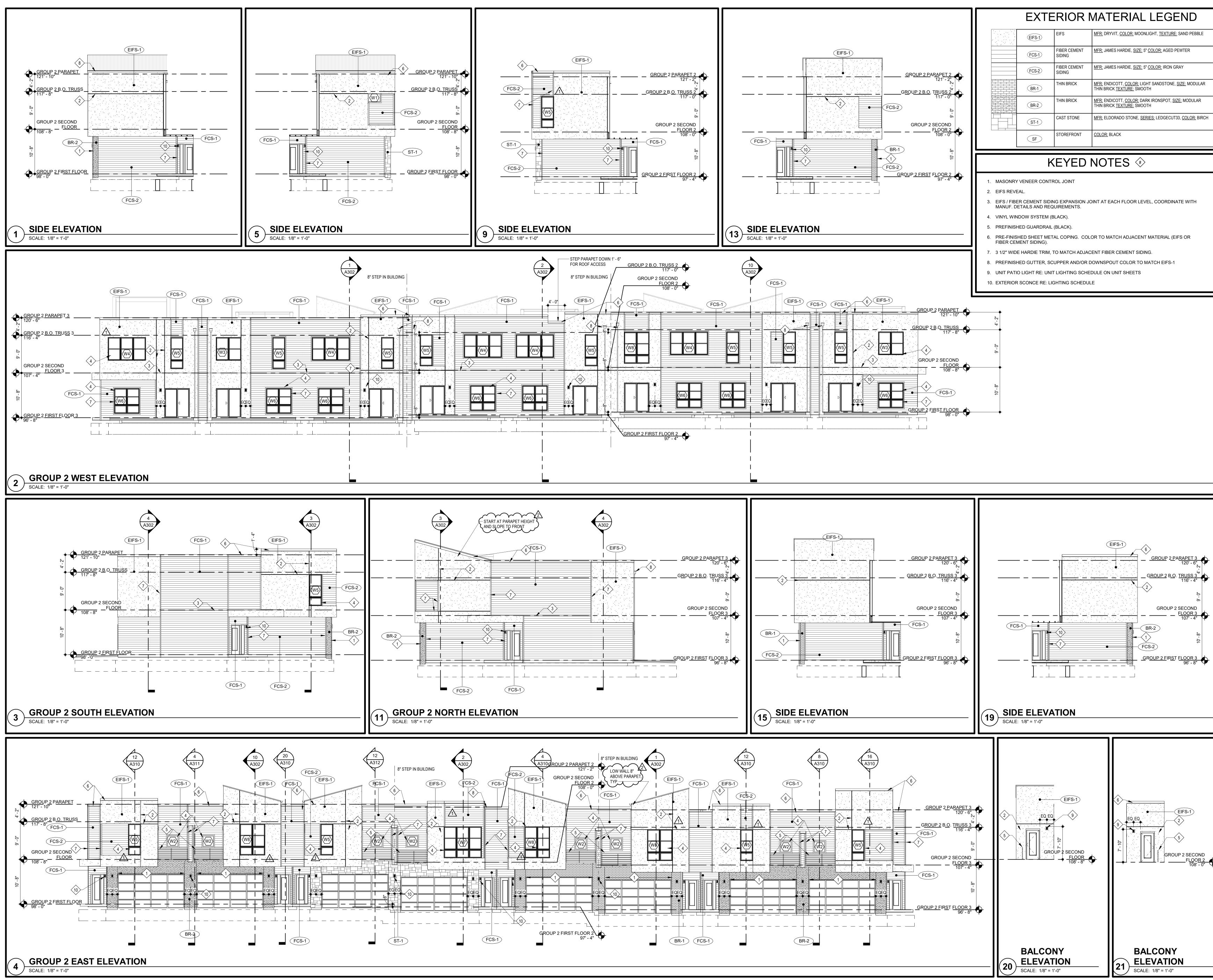




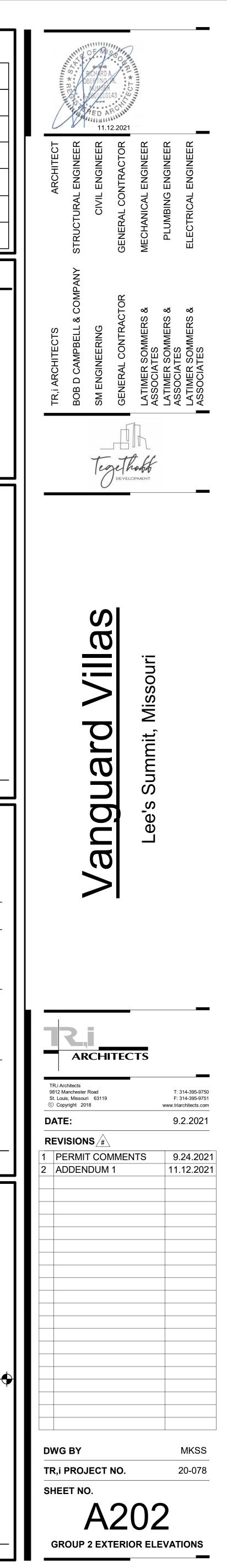
MKSS DWG BY TR, i PROJECT NO. 20-078 SHEET NO. **GROUP 14 PLANS**

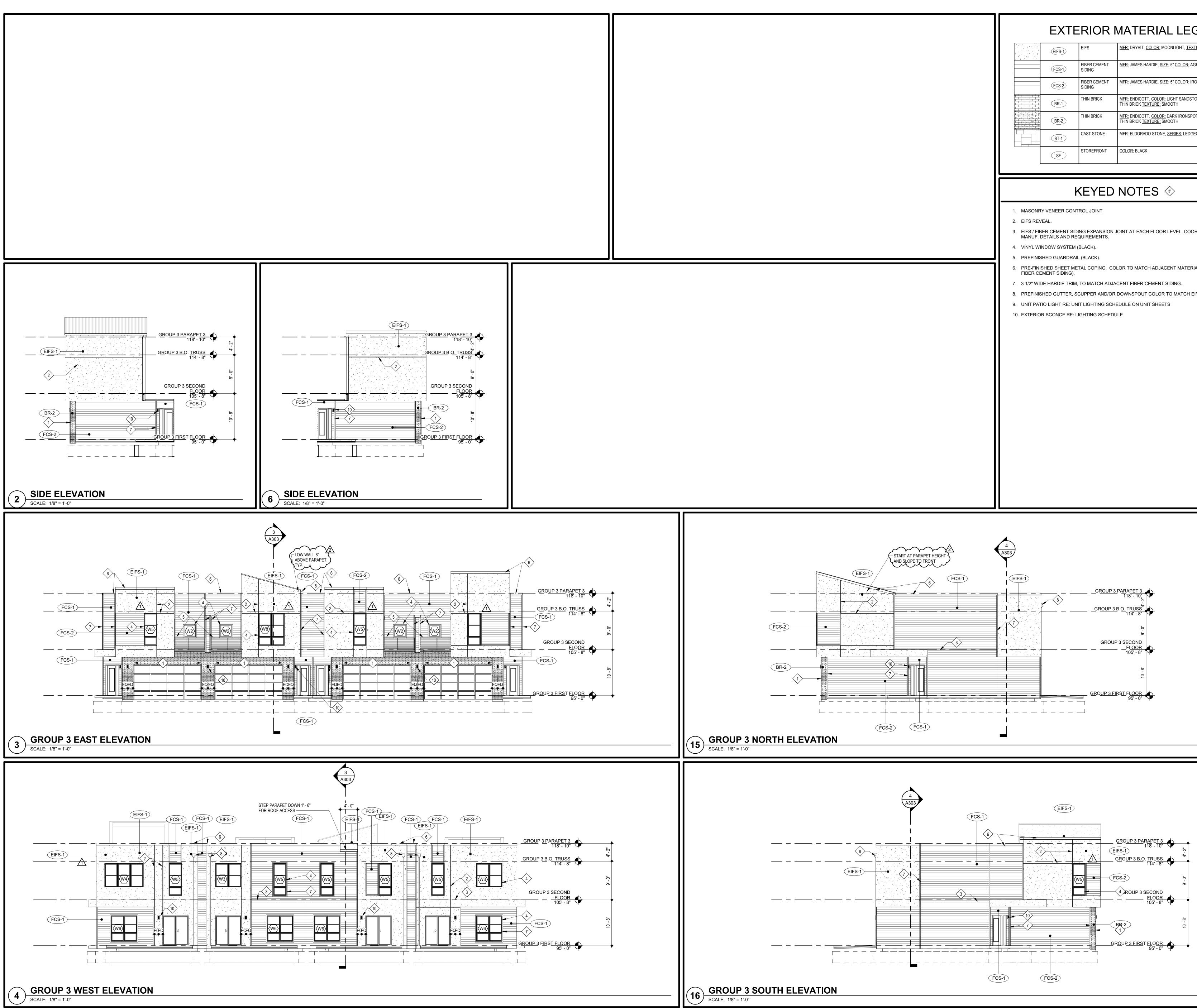


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2	ADDENDUM 1	11.12.2021		
D١	WG BY	MKSS		
TR,i PROJECT NO.		20-078		

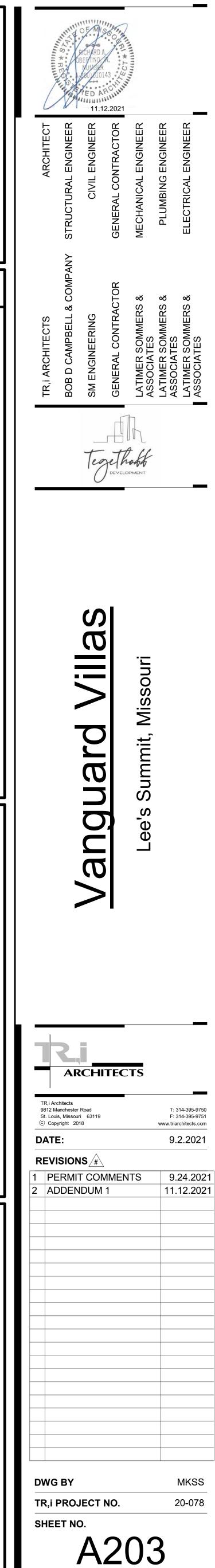


(FCS-1)	FIBER CEMENT	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
	SIDING	
FCS-2	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
BR-1	THIN BRICK	<u>MFR:</u> ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRCH
SF	STOREFRONT	COLOR: BLACK

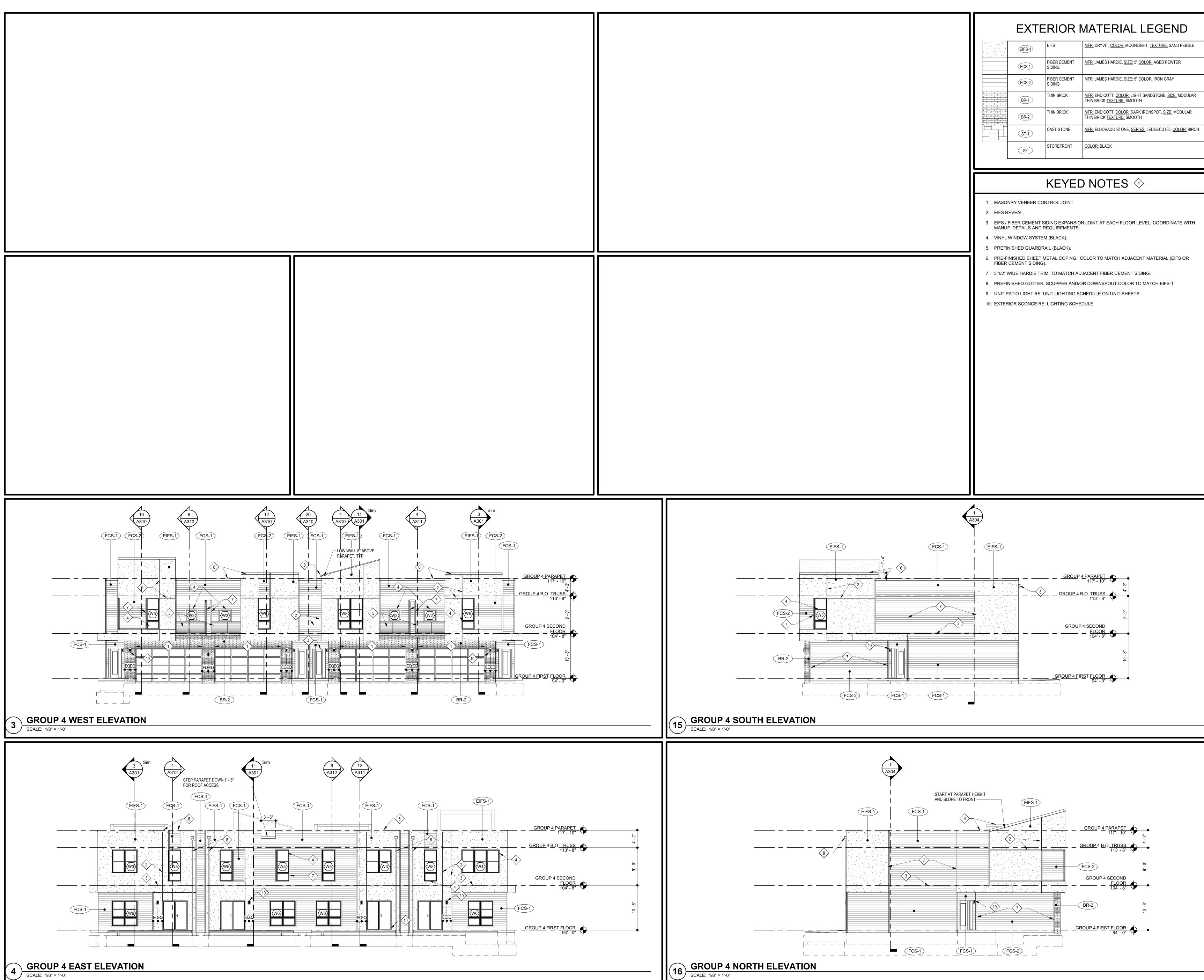


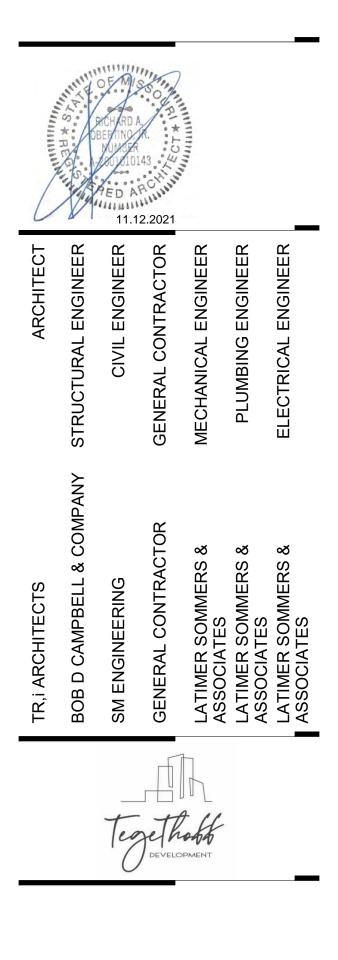


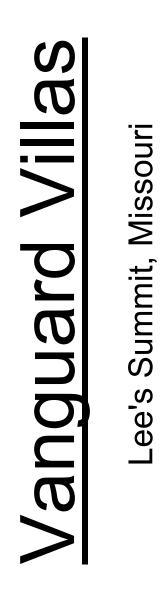
	EXT	ERIOR	MATERIAL LEGEND
	EIFS-1	EIFS	MFR: DRYVIT, COLOR: MOONLIGHT, TEXTURE: SAND PEBBLE
	FCS-1	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
	FCS-2	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
	BR-1	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRCH
	SF	STOREFRONT	COLOR: BLACK
		KEYED	NOTES 🚸
1. MAS	ASONRY VENEER CC		NOTES (#>
	ASONRY VENEER CO		NOTES (#>
2. EIFS 3. EIFS	FS REVEAL.	NTROL JOINT IDING EXPANSION	NOTES (#)
2. EIFS 3. EIFS MAI	FS REVEAL. FS / FIBER CEMENT \$	NTROL JOINT IDING EXPANSION REQUIREMENTS.	
2. EIFS 3. EIFS MAI 4. VIN	FS REVEAL. FS / FIBER CEMENT S ANUF. DETAILS AND	NTROL JOINT IDING EXPANSION REQUIREMENTS. M (BLACK).	
 2. EIF\$ 3. EIF\$ MAI 4. VIN 5. PRE 6. PRE 	FS REVEAL. FS / FIBER CEMENT S ANUF. DETAILS AND NYL WINDOW SYSTE REFINISHED GUARDF	NTROL JOINT IDING EXPANSION REQUIREMENTS. M (BLACK). AIL (BLACK). IETAL COPING. C	
 EIFS EIFS MAI VIN PRE PRE FIBI 	FS REVEAL. FS / FIBER CEMENT S ANUF. DETAILS AND NYL WINDOW SYSTE REFINISHED GUARDF RE-FINISHED SHEET BER CEMENT SIDING	NTROL JOINT IDING EXPANSION REQUIREMENTS. M (BLACK). AIL (BLACK). IETAL COPING. C	I JOINT AT EACH FLOOR LEVEL, COORDINATE WITH
 2. EIFS 3. EIFS MAI 4. VIN 5. PRE 6. PRE FIBE 7. 3 1/2 	FS REVEAL. FS / FIBER CEMENT S ANUF. DETAILS AND NYL WINDOW SYSTE REFINISHED GUARDF RE-FINISHED SHEET BER CEMENT SIDING	NTROL JOINT IDING EXPANSION REQUIREMENTS. M (BLACK). AIL (BLACK). METAL COPING. C M, TO MATCH AD.	I JOINT AT EACH FLOOR LEVEL, COORDINATE WITH OLOR TO MATCH ADJACENT MATERIAL (EIFS OR
 2. EIF\$ 3. EIF\$ MAN 4. VIN' 5. PRE 6. PRE FIBI 7. 3 1/2 8. PRE 	ES REVEAL. ES / FIBER CEMENT S ANUF. DETAILS AND NYL WINDOW SYSTE REFINISHED GUARDF RE-FINISHED SHEET BER CEMENT SIDING 1/2" WIDE HARDIE TR REFINISHED GUTTER	NTROL JOINT IDING EXPANSION REQUIREMENTS. M (BLACK). AIL (BLACK). IETAL COPING. C M, TO MATCH AD. SCUPPER AND/O	I JOINT AT EACH FLOOR LEVEL, COORDINATE WITH OLOR TO MATCH ADJACENT MATERIAL (EIFS OR ACENT FIBER CEMENT SIDING.



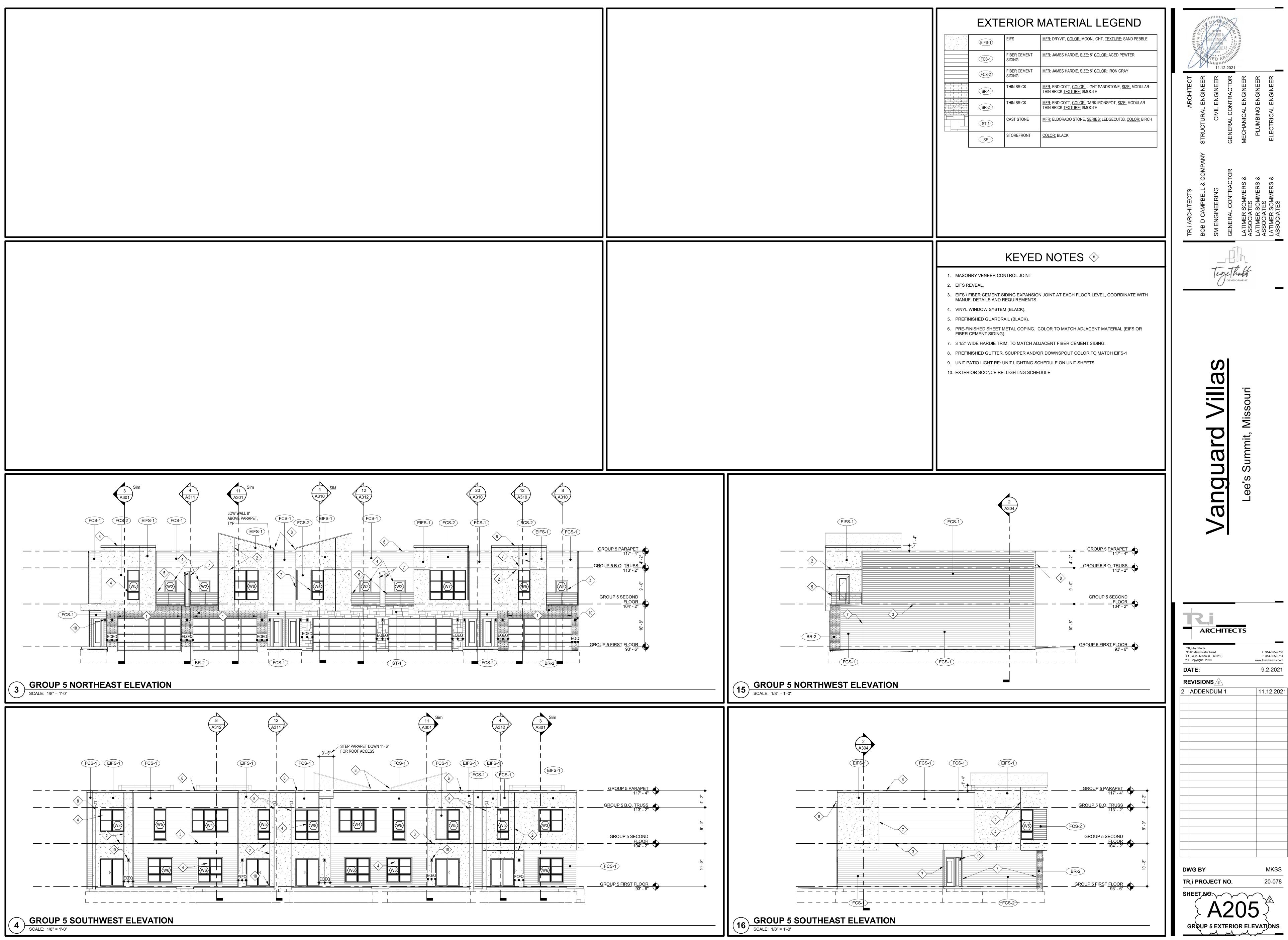
GROUP 3 EXTERIOR ELEVATIONS

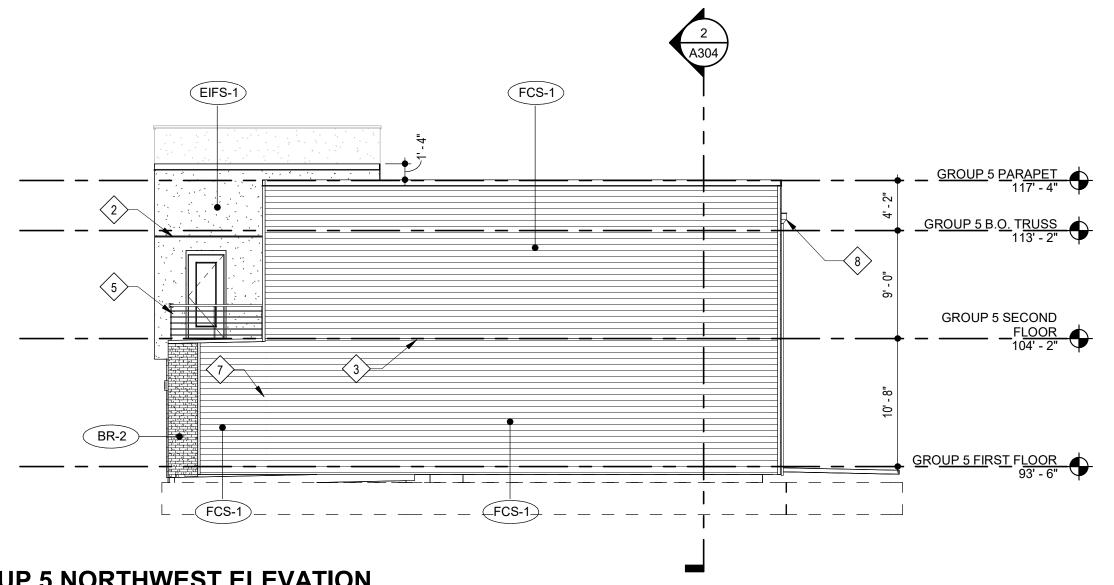


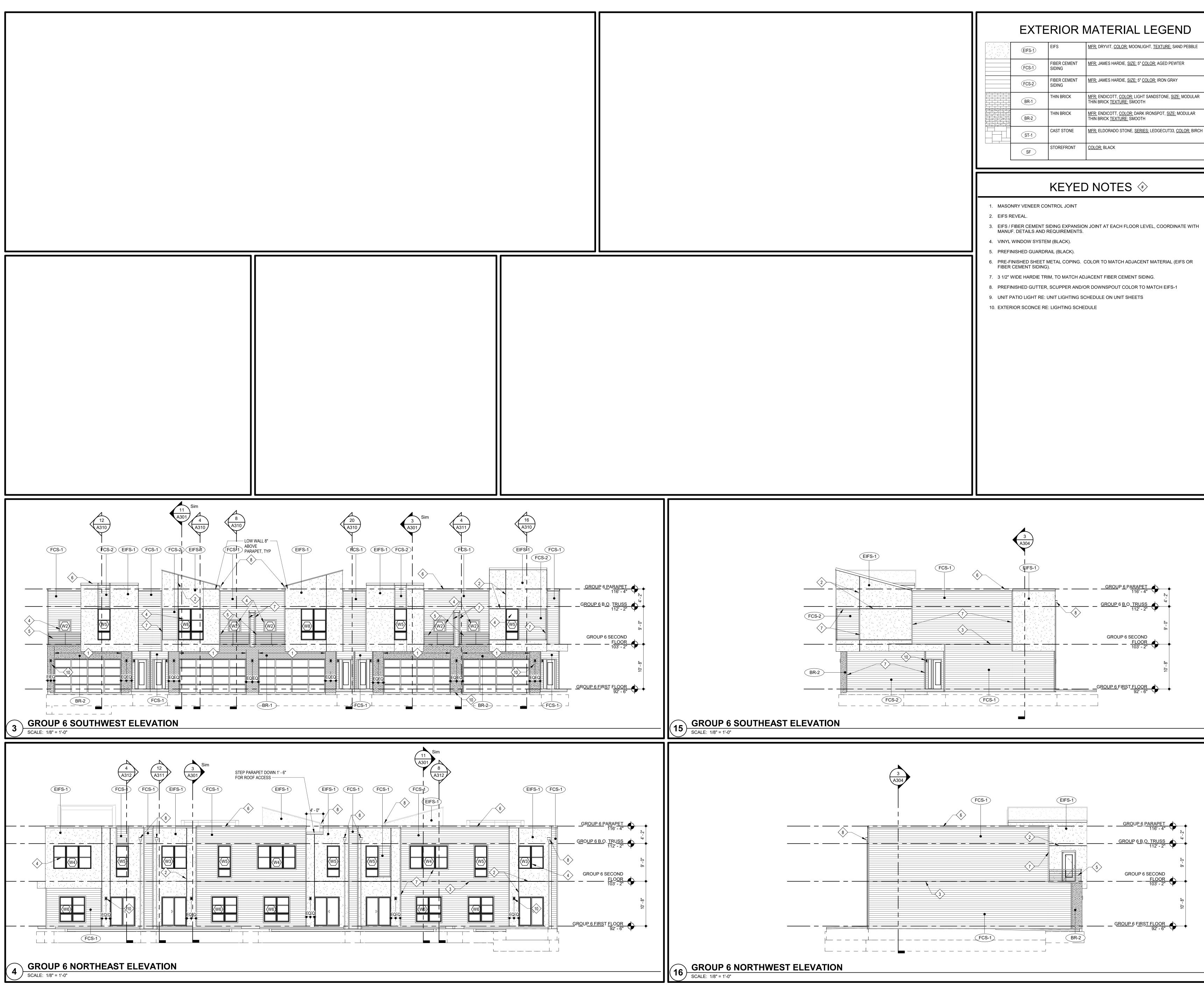




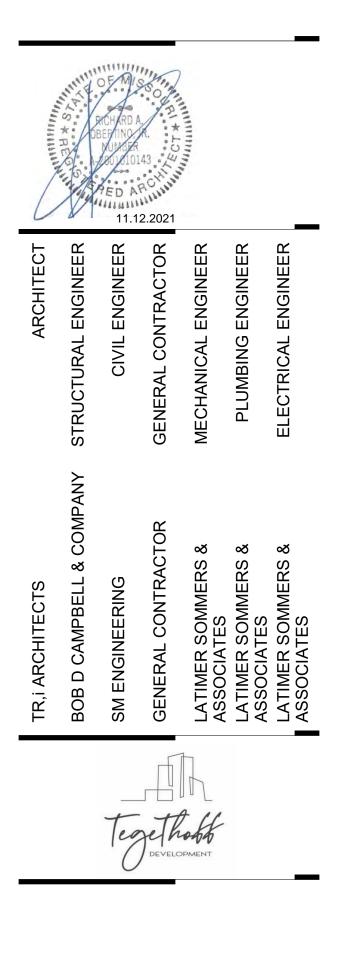
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9 S	TR,i Architects 9812 Manchester Road St. Louis, Missouri 63119 C Copyright 2018 T: 314-395-9751 www.triarchitects.com				
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2	ADDENDUM 1	11.12.2021			
D١	NG BY	Author			
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	GROUP 4 EXTERIOR ELEVATIONS				
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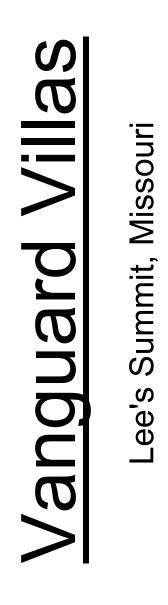






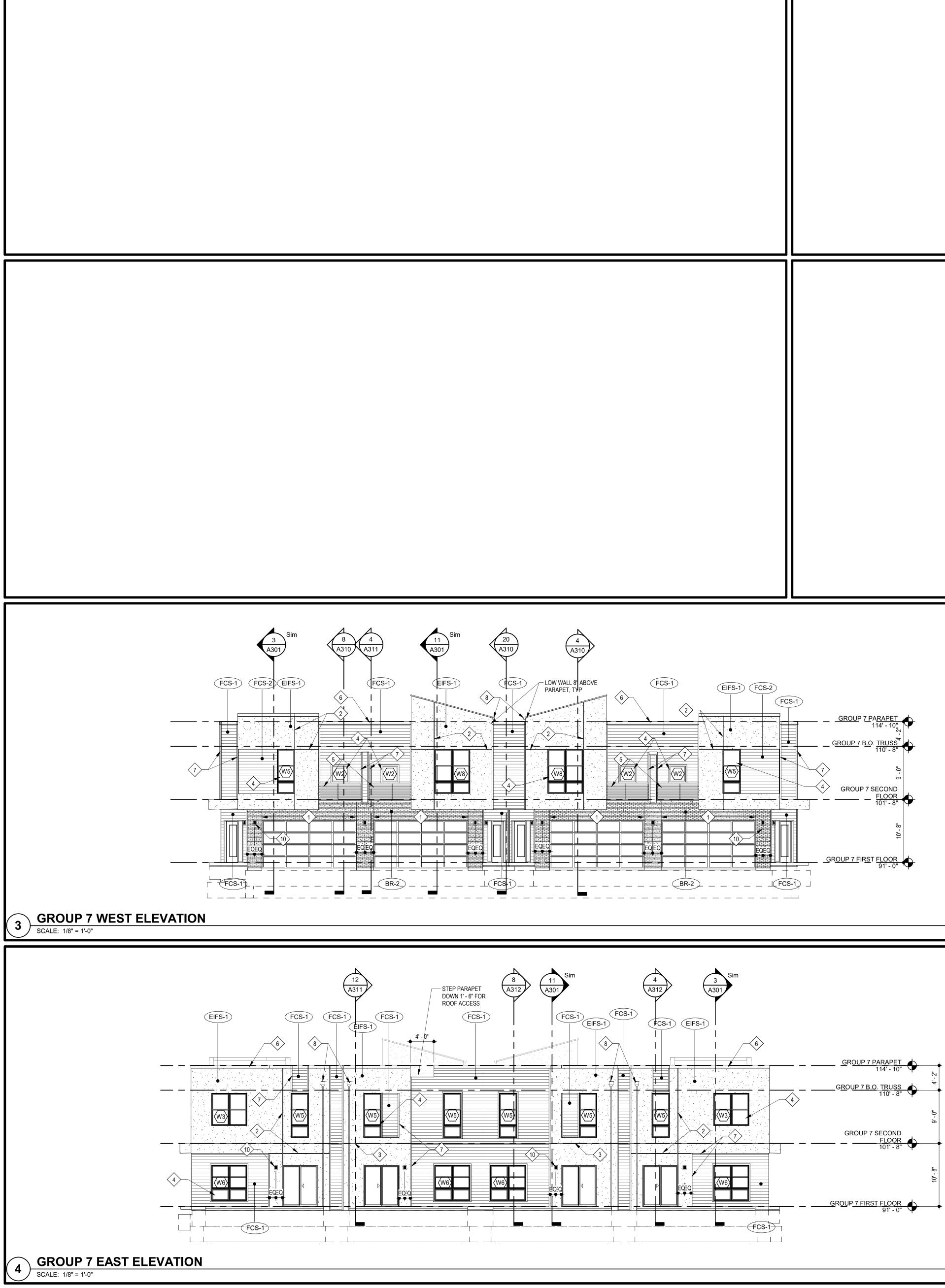
EIFS-1	EIFS	MFR: DRYVIT, COLOR: MOONLIGHT, <u>TEXTURE:</u> SAND PEBBLE
FCS-1	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
FCS-2	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
BR-1	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRCH
SF	STOREFRONT	COLOR: BLACK

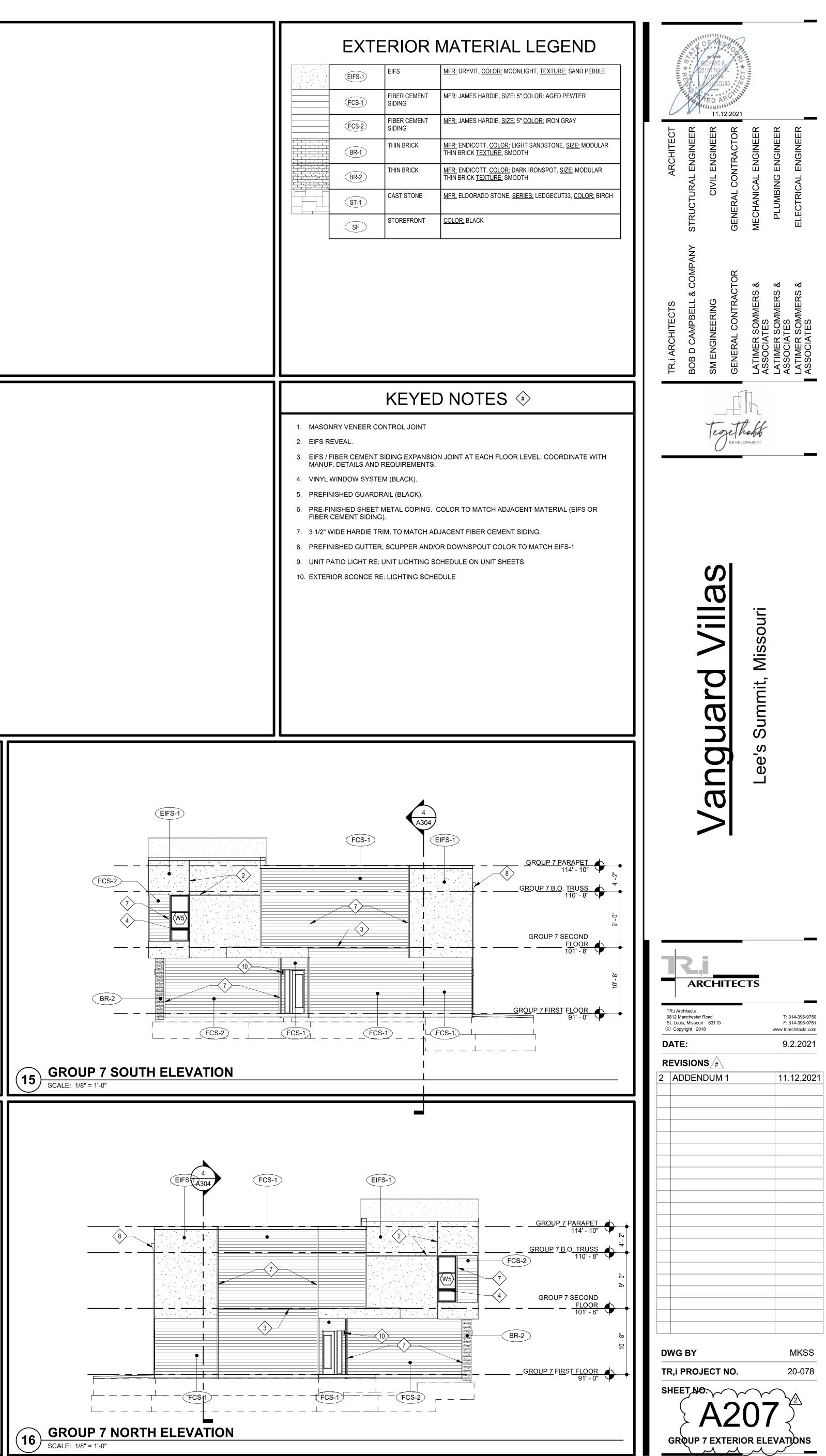


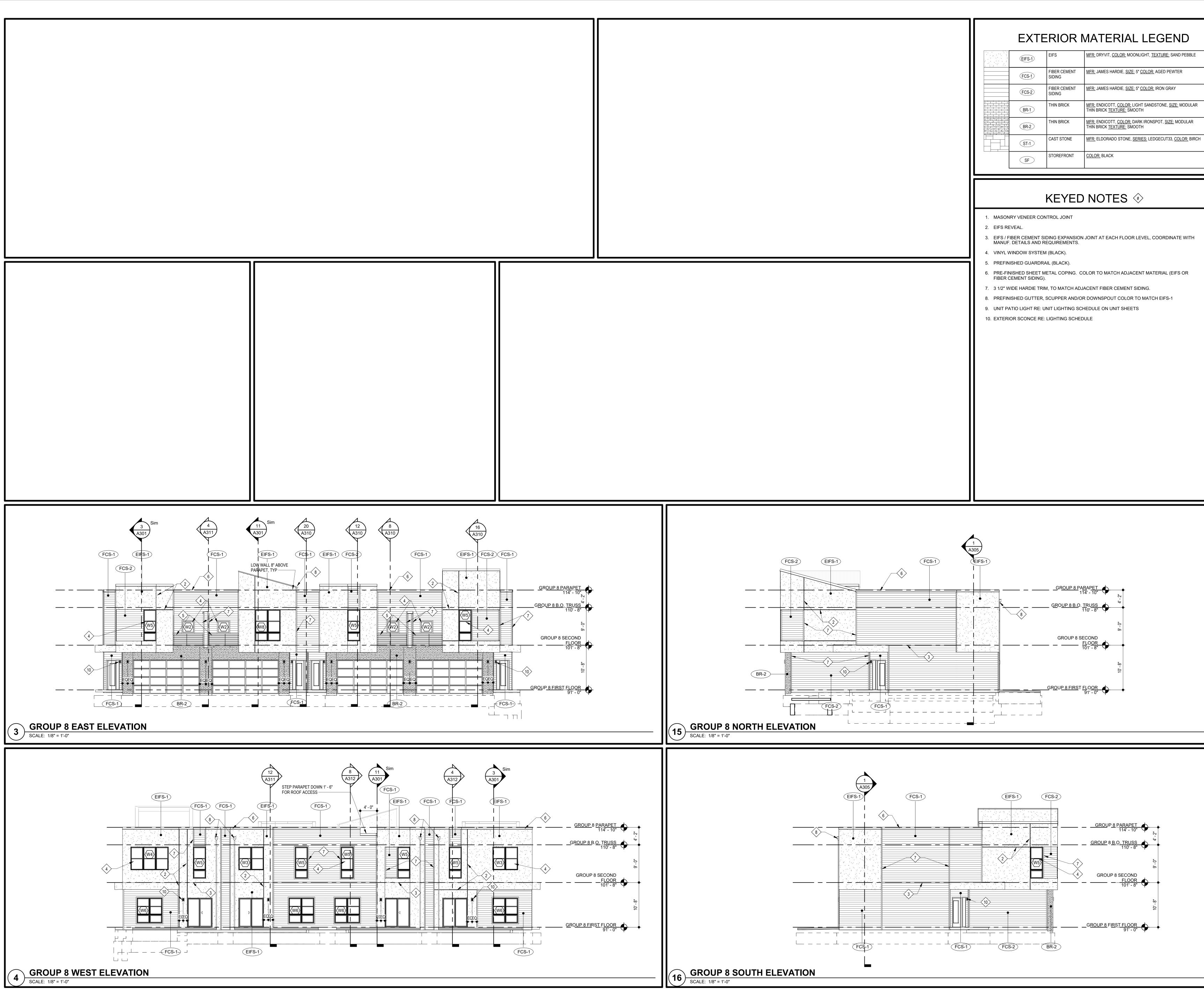


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2	ADDENDUM 1	11.12.2021
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Т	R,I PROJECT NO.	20-078
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GROUP 6 EXTERIOR ELEVATIONS







3. EIFS / FIBER CEMENT SIDING EXPANSION JOINT AT EACH FLOOR LEVEL, C MANUF. DETAILS AND REQUIREMENTS.
4. VINYL WINDOW SYSTEM (BLACK).
5. PREFINISHED GUARDRAIL (BLACK).
 PRE-FINISHED SHEET METAL COPING. COLOR TO MATCH ADJACENT MAT FIBER CEMENT SIDING).
7. 3 1/2" WIDE HARDIE TRIM, TO MATCH ADJACENT FIBER CEMENT SIDING.
8. PREFINISHED GUTTER, SCUPPER AND/OR DOWNSPOUT COLOR TO MATC
9. UNIT PATIO LIGHT RE: UNIT LIGHTING SCHEDULE ON UNIT SHEETS
10. EXTERIOR SCONCE RE: LIGHTING SCHEDULE

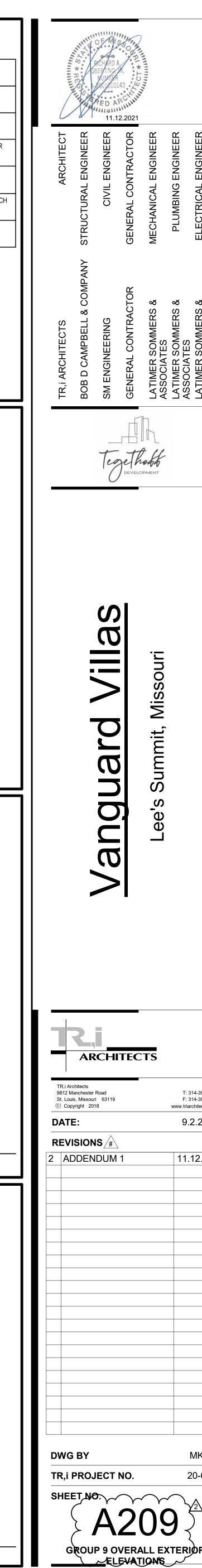
L, COORDINATE WITH





EXTERIOR MATERIAL LEGEND

	EIFS-1	EIFS	MFR: DRYVIT, COLOR: MOONLIGHT, TEXTURE: SAND PEBBLE
	(FCS-1)	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
	FCS-2	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
	BR-1	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRCH
<u> </u>	SF	STOREFRONT	COLOR: BLACK



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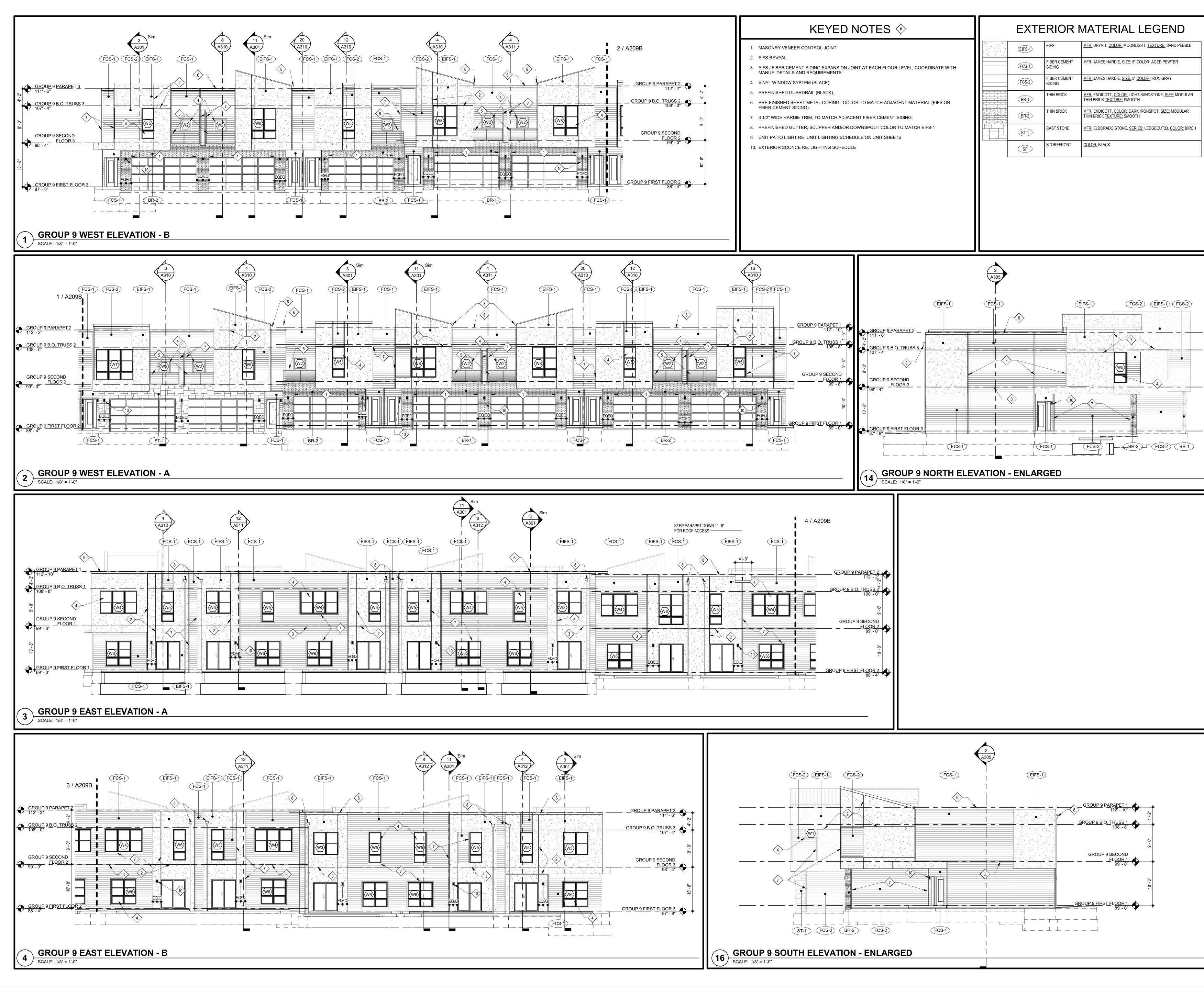
9.2.2021

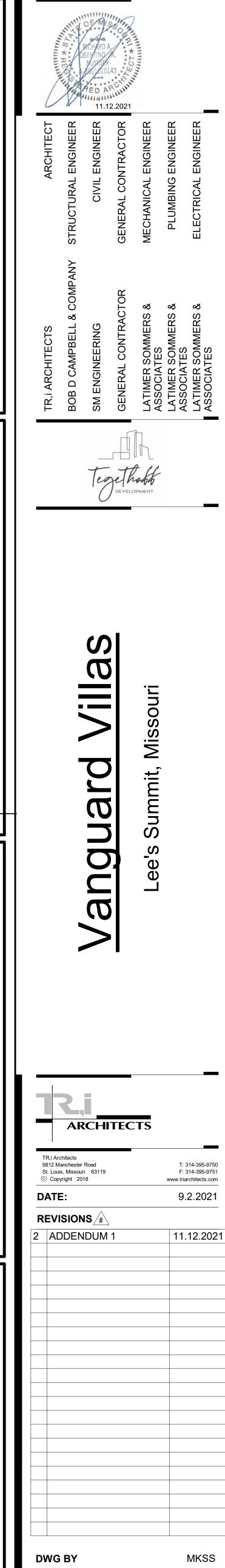
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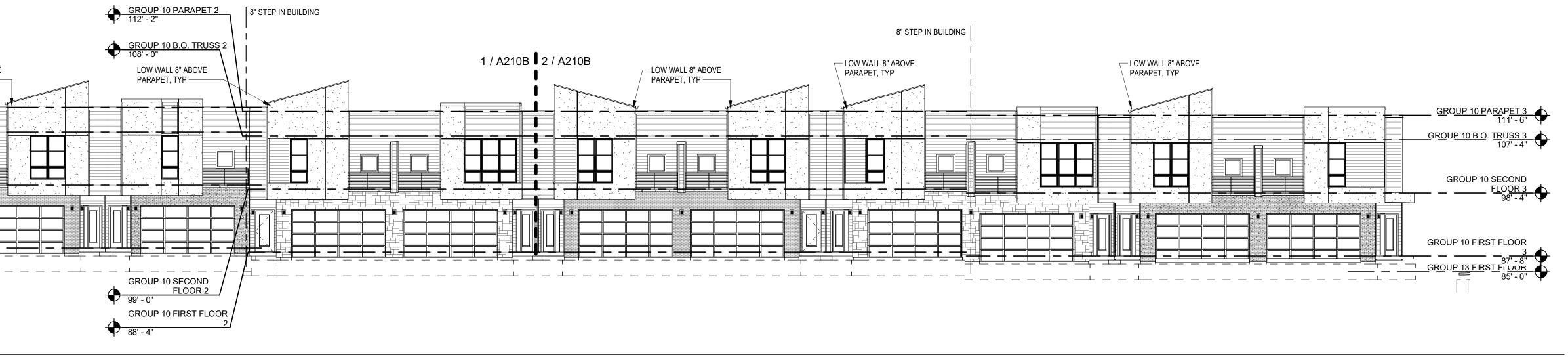




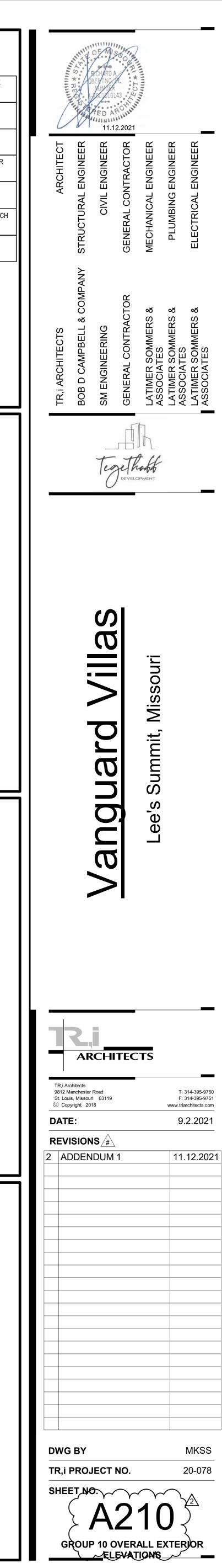
DWG BY MKSS TR, I PROJECT NO. 20-078 SHEET NO. A209B (CROUP 9 ENLARGED ELEVATIONS

$ \begin{array}{r} & GROUP 10 PARAPET \\ \hline 112' - 10'' \\ \hline GROUP 10 B.O. TRUSS \\ \hline 108' - 8'' \\ \hline \\ & GROUP 10 SECOND \\ \hline \\ \hline \\ & 99' - 8'' \\ \hline \\ \hline \\ & GROUP 10 FIRST FLOOF \\ \hline \\ & 89' - 0'' \end{array} $		LOW WALL &" ABOVE PARAPET, TYP
3 GROUP 10 EAS SCALE: 3/32" = 1'-0"	Γ ELEVATION	
$ \begin{array}{r} & GROUP 10 PARAPET 3 \\ \hline 111' - 6" \\ \hline GROUP 10 B.O. TRUSS 3 \\ \hline 107' - 4" \\ \end{array} $ $ \begin{array}{r} GROUP 10 SECOND \\ \hline 98' - 4" \\ \end{array} $		GROUP 10 PARAPET 2 8" STEP IN BUILT GROUP 10 B.O. TRUSS 2 108" - 0"
GROUP 10 FIRST FLOOR 9 87' - 8" 9 9 9 9 9 9 9 9		GROUP 10 SECOND FLOOR 2 99' - 0" GROUP 10 FIRST FLOOR 2 88' - 4"





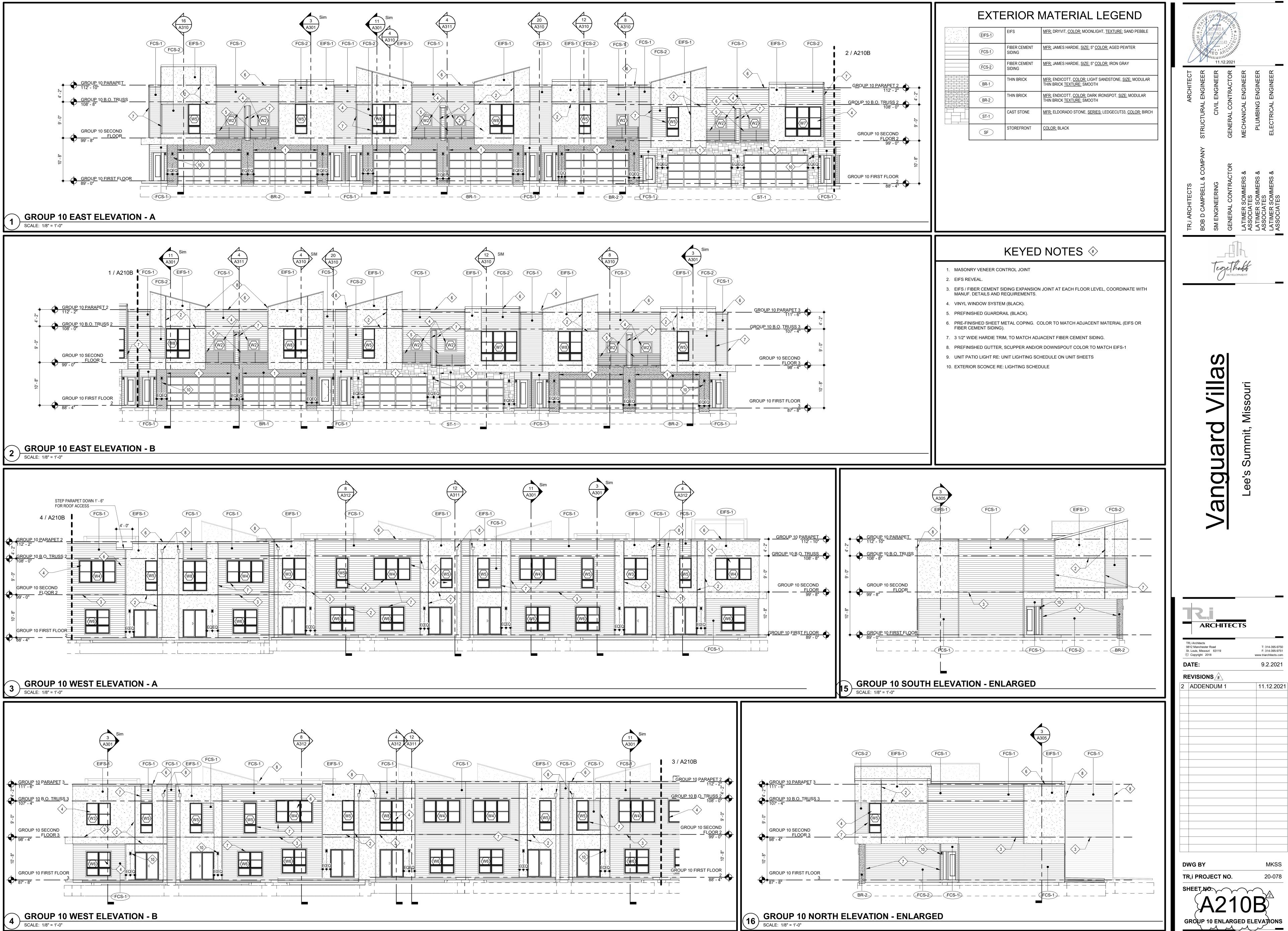
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	EIFS-1	EIFS	MFR: DRYVIT, COLOR: MOONLIGHT, TEXTURE: SAND PEBBLE
	FCS-1	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
	FCS-2	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
	BR-1	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRC
	SF	STOREFRONT	COLOR: BLACK
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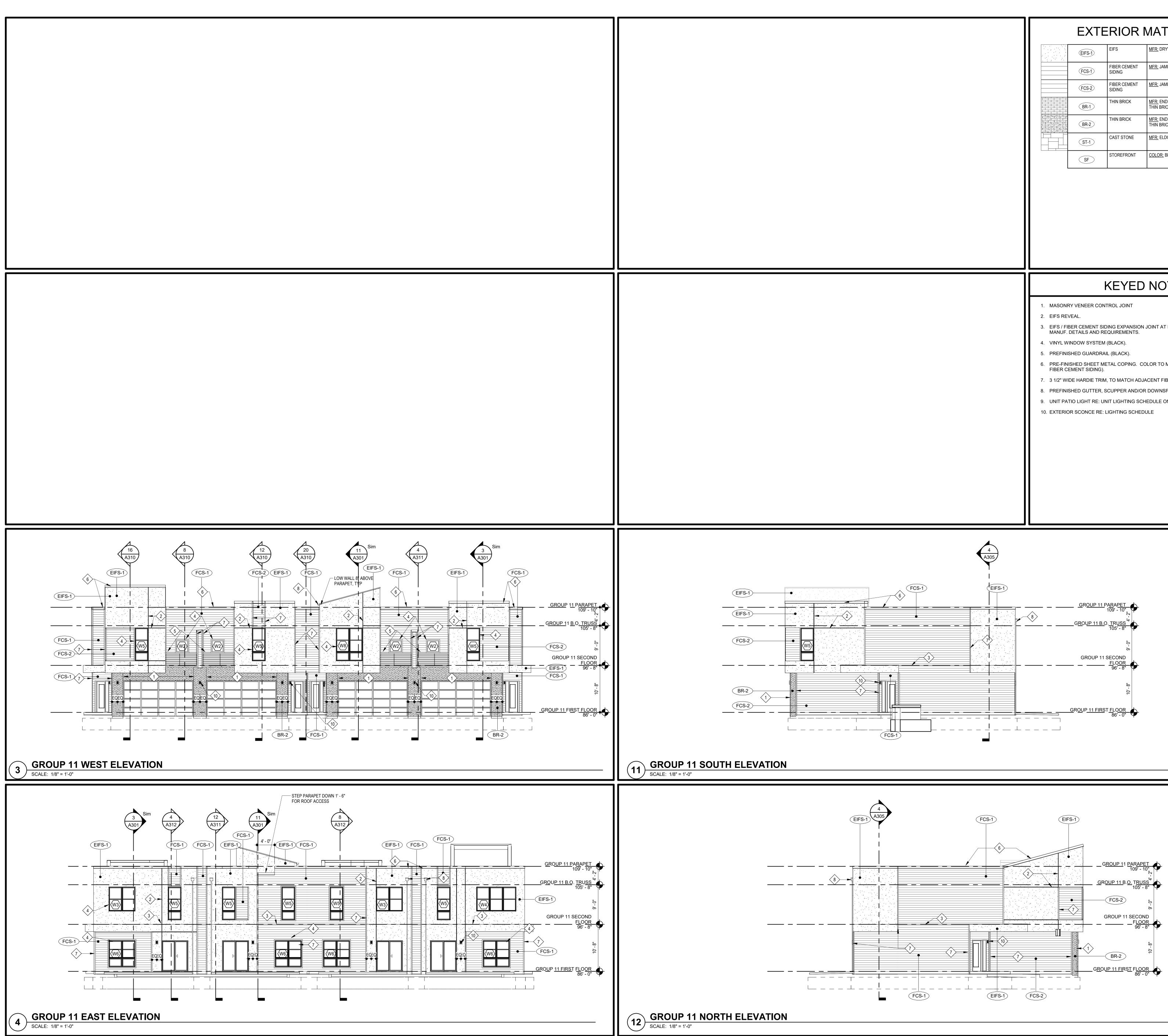


<u>GROUP 10 PARAPET</u> 112' - 10"

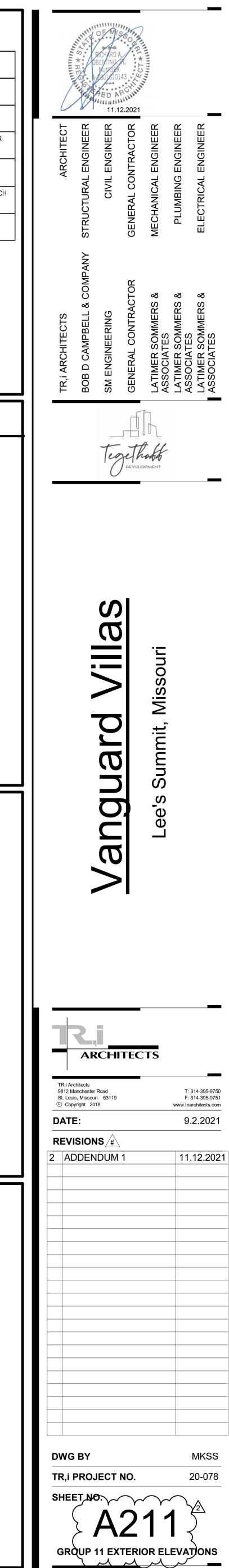
<u>GROUP 10 FIRST</u> <u>FLOOR</u> 89' - 0"

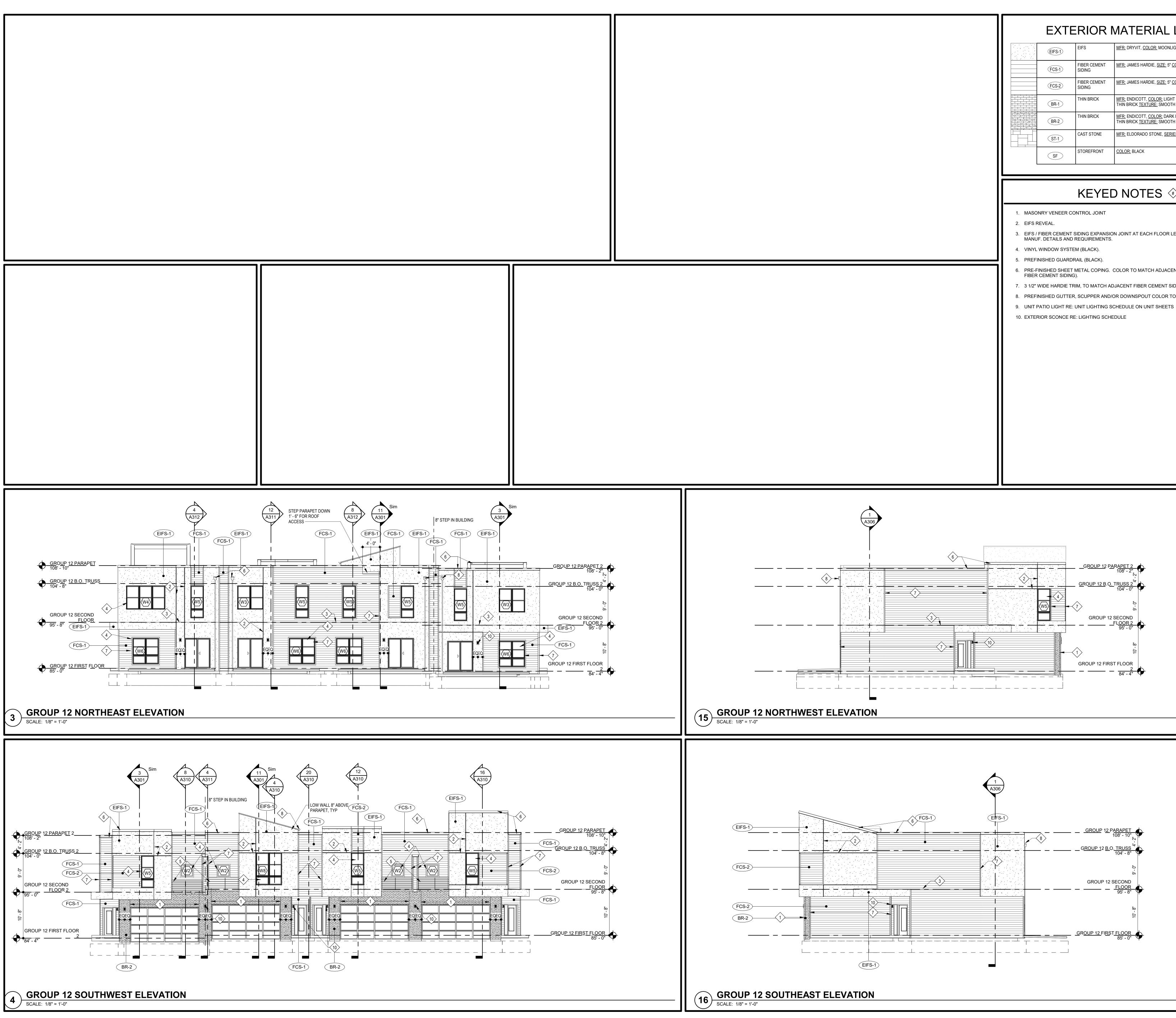
GROU<u>P 10 B.O</u>. <u>TRUSS</u> 108' - 8"





	EXTI	ERIOR	MATERIAL LEGEND
	EIFS-1	EIFS	MFR: DRYVIT, COLOR: MOONLIGHT, TEXTURE: SAND PEBBLE
	(FCS-1)	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
	FCS-2	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
	BR-1	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRCH
	SF	STOREFRONT	COLOR: BLACK
		KEYED	NOTES 🚸
1. MASONF	RY VENEER CO	NTROL JOINT	
2. EIFS REV 3. EIFS / FII	BER CEMENT S	IDING EXPANSION	N JOINT AT EACH FLOOR LEVEL, COORDINATE WITH
	DETAILS AND F	REQUIREMENTS. M (BLACK).	
	SHED GUARDR		
6. PRE-FIN FIBER C	ISHED SHEET N EMENT SIDING)	METAL COPING. C).	COLOR TO MATCH ADJACENT MATERIAL (EIFS OR
			JACENT FIBER CEMENT SIDING.
			R DOWNSPOUT COLOR TO MATCH EIFS-1
10. EXTERIO	R SCONCE RE	: LIGHTING SCHEI	DULE





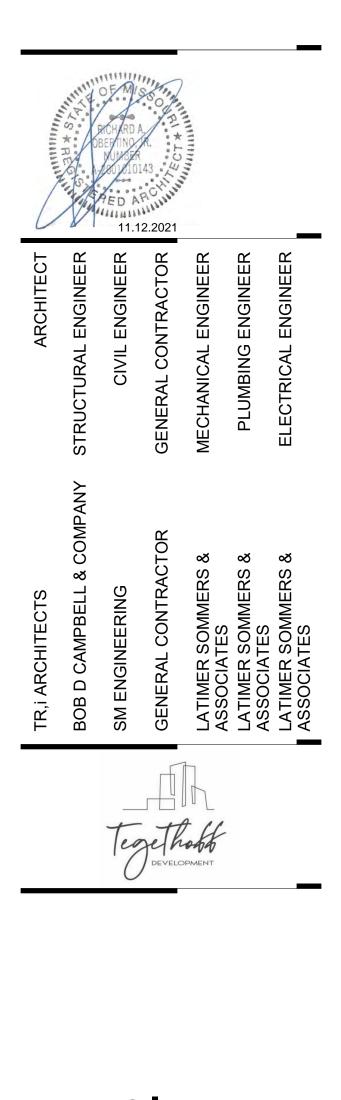
EXTERIOR MATERIAL LEGEND

EIFS-1	EIFS	MFR: DRYVIT, COLOR: MOONLIGHT, TEXTURE: SAND PEBBLE
FCS-1	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
FCS-2	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
BR-1	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRCH
SF	STOREFRONT	COLOR: BLACK

KEYED NOTES 🗇

EIFS / FIBER CEMENT SIDING EXPANSION JOINT AT EACH FLOOR LEVEL, COORDINATE WITH MANUF. DETAILS AND REQUIREMENTS.

- PRE-FINISHED SHEET METAL COPING. COLOR TO MATCH ADJACENT MATERIAL (EIFS OR FIBER CEMENT SIDING).
- 7. 3 1/2" WIDE HARDIE TRIM, TO MATCH ADJACENT FIBER CEMENT SIDING.
- 8. PREFINISHED GUTTER, SCUPPER AND/OR DOWNSPOUT COLOR TO MATCH EIFS-1

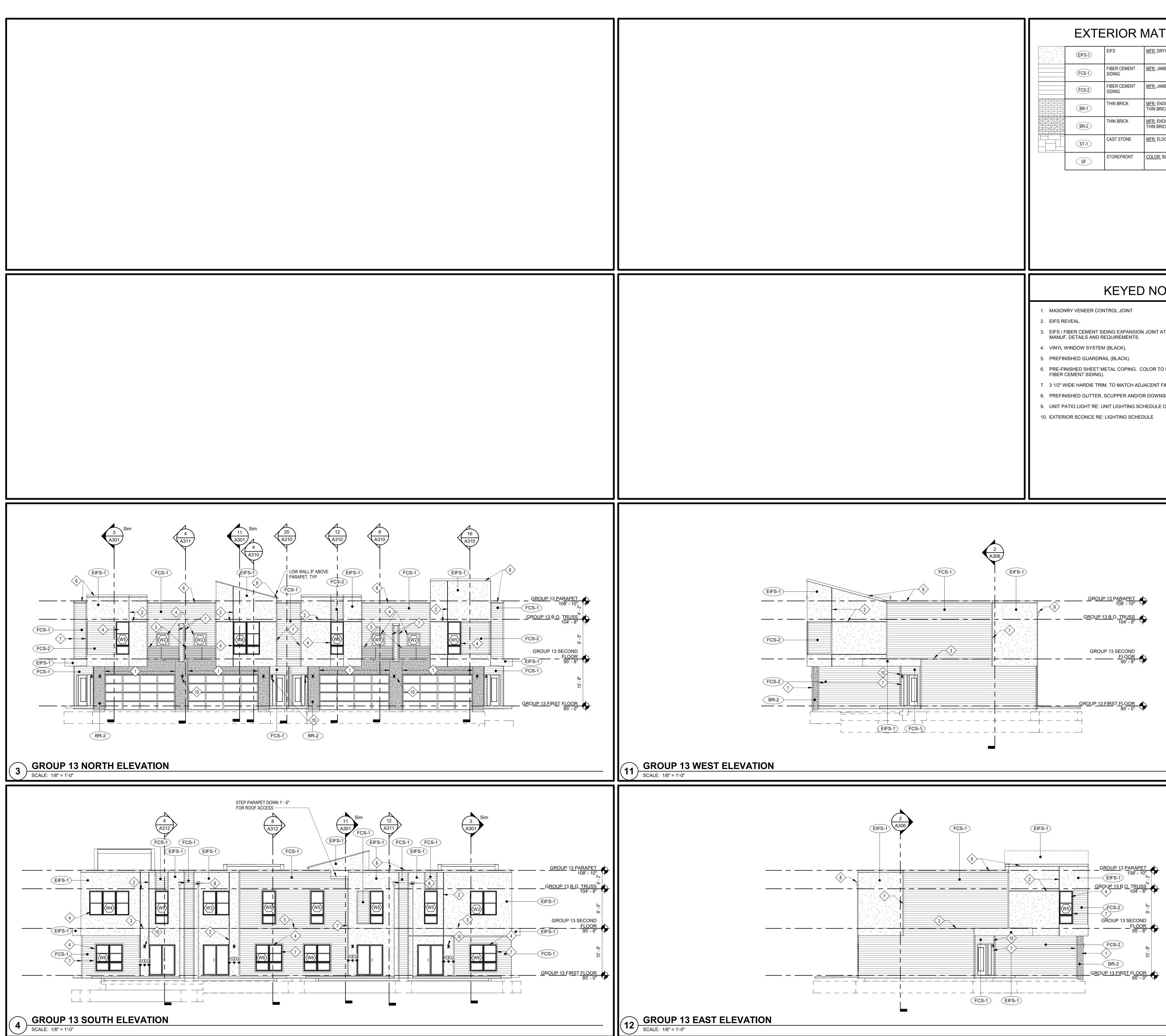




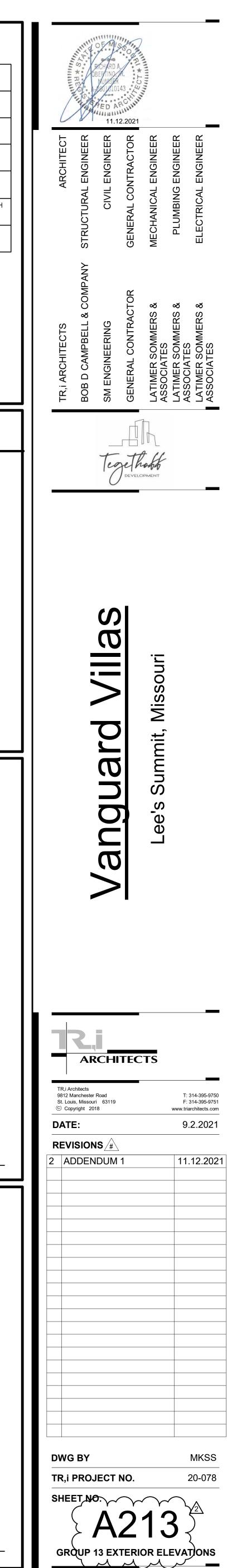
_	ARCHITECT	S
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D	WG BY	Author
TI	R,I PROJECT NO.	20-078
S	HEET NO.	
	A2	12

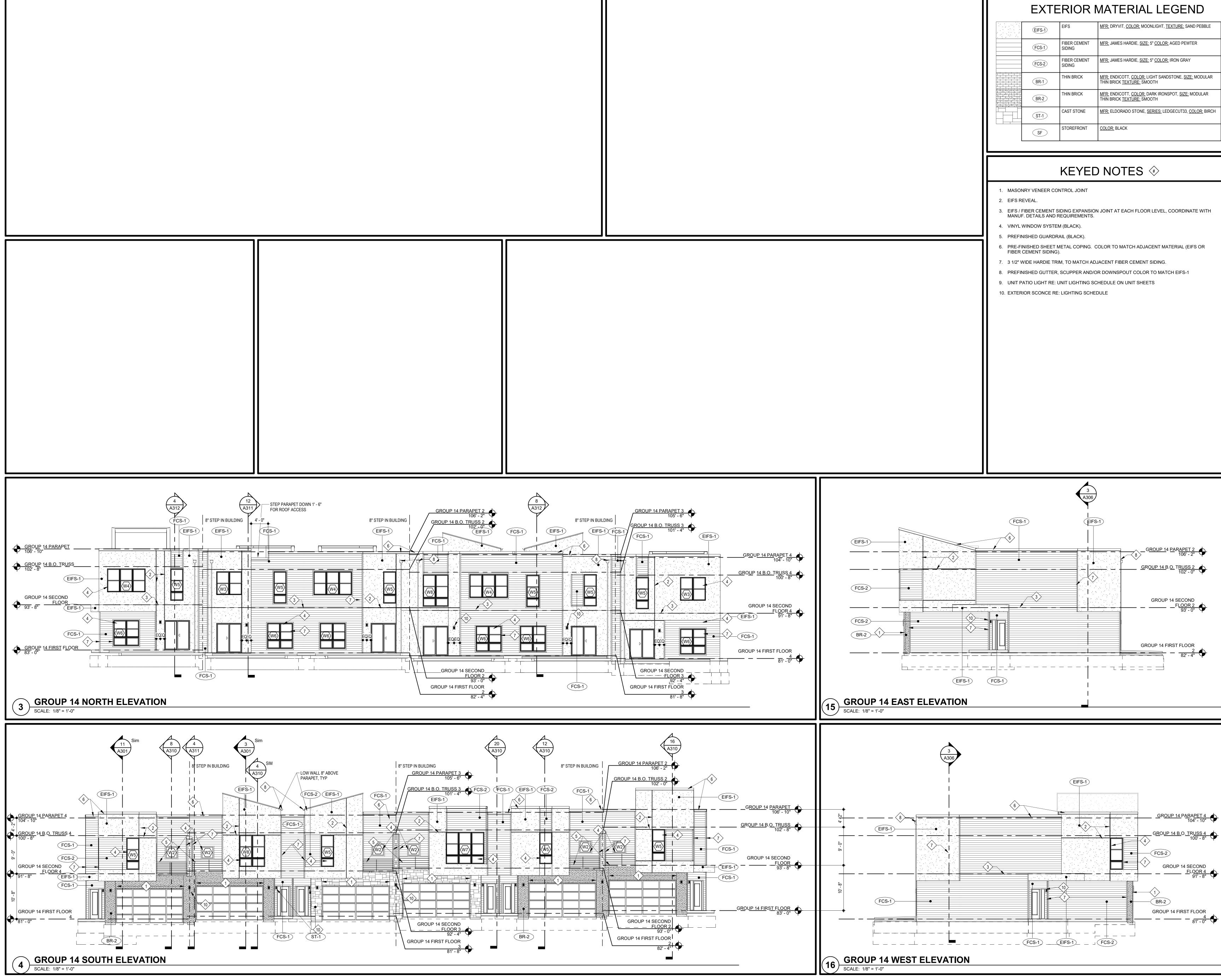
GROUP 12 EXTERIOR ELEVATIONS

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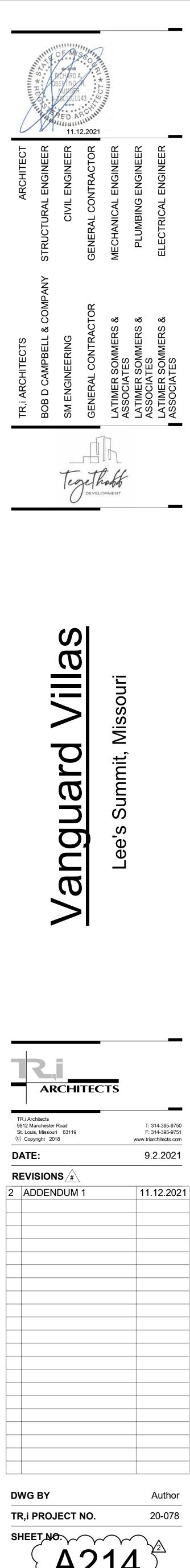


	EXT	ERIOR	MATERIAL LEGEND
	EIFS-1	EIFS	MFR: DRYVIT, COLOR: MOONLIGHT, TEXTURE: SAND PEBBLE
	FCS-1	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
	FCS-2	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
	BR-1	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
	ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRCH
	SF	STOREFRONT	COLOR: BLACK
		KEYE	D NOTES 🌾
1. MAS	SONRY VENEER (D NOTES 🌾
2. EIFS 3. EIFS	S REVEAL.	ONTROL JOINT	ON JOINT AT EACH FLOOR LEVEL, COORDINATE WITH
2. EIFS 3. EIFS MAN	S REVEAL. S / FIBER CEMEN NUF. DETAILS ANI	ONTROL JOINT SIDING EXPANSIO REQUIREMENTS	ON JOINT AT EACH FLOOR LEVEL, COORDINATE WITH
2. EIF3 3. EIF3 MAI 4. VIN	S REVEAL.	ONTROL JOINT SIDING EXPANSIO REQUIREMENTS EM (BLACK).	ON JOINT AT EACH FLOOR LEVEL, COORDINATE WITH
 2. EIF\$ 3. EIF\$ MAI 4. VIN[*] 5. PRE 6. PRE 	S REVEAL. S / FIBER CEMENT NUF. DETAILS ANI IYL WINDOW SYST EFINISHED GUARI	ONTROL JOINT SIDING EXPANSIO REQUIREMENTS EM (BLACK). RAIL (BLACK).	ON JOINT AT EACH FLOOR LEVEL, COORDINATE WITH
 2. EIFS 3. EIFS MAI 4. VIN 5. PRE 6. PRE FIBE 7. 3 1/2 	S REVEAL. S / FIBER CEMENT NUF. DETAILS ANI YL WINDOW SYST EFINISHED GUARI E-FINISHED SHEE SER CEMENT SIDIN /2" WIDE HARDIE T	ONTROL JOINT SIDING EXPANSIO REQUIREMENTS EM (BLACK). RAIL (BLACK). METAL COPING. G). RIM, TO MATCH A	ON JOINT AT EACH FLOOR LEVEL, COORDINATE WITH COLOR TO MATCH ADJACENT MATERIAL (EIFS OR DJACENT FIBER CEMENT SIDING.
 2. EIFS 3. EIFS MAN 4. VIN' 5. PRE 6. PRE FIBI 7. 3 1/2 8. PRE 	S REVEAL. S / FIBER CEMENT NUF. DETAILS ANI YL WINDOW SYST EFINISHED GUARI E-FINISHED SHEE SER CEMENT SIDIN /2" WIDE HARDIE T EFINISHED GUTTE	ONTROL JOINT SIDING EXPANSIO REQUIREMENTS EM (BLACK). RAIL (BLACK). METAL COPING. G). RIM, TO MATCH A R, SCUPPER AND.	ON JOINT AT EACH FLOOR LEVEL, COORDINATE WITH

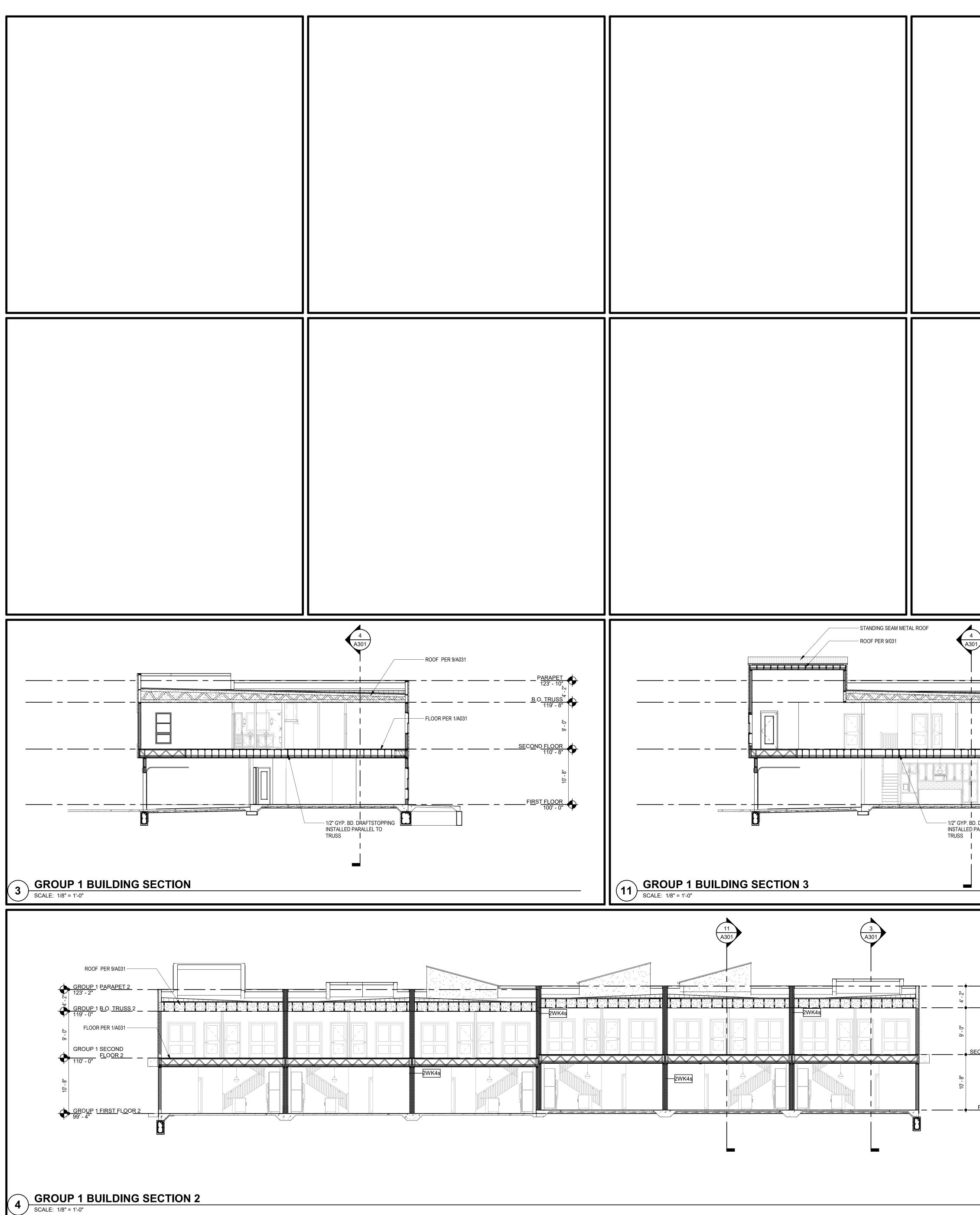




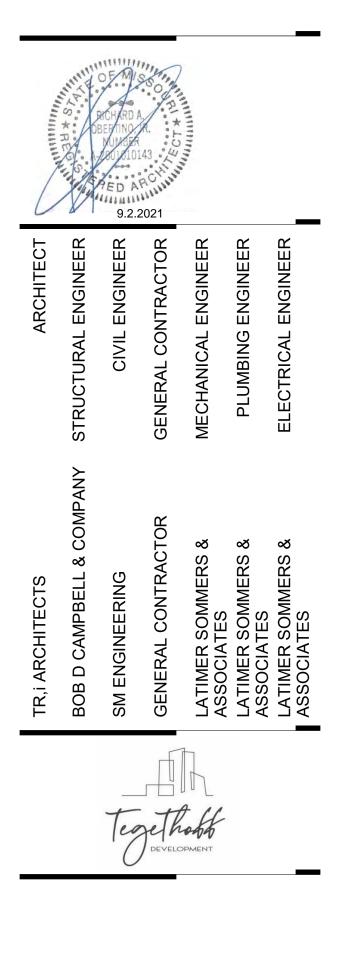
EIFS-1	EIFS	MFR: DRYVIT, COLOR: MOONLIGHT, TEXTURE: SAND PEBBLE
FCS-1	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> AGED PEWTER
(FCS-2)	FIBER CEMENT SIDING	MFR: JAMES HARDIE, <u>SIZE:</u> 5" <u>COLOR:</u> IRON GRAY
BR-1	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> LIGHT SANDSTONE, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
BR-2	THIN BRICK	MFR: ENDICOTT, <u>COLOR:</u> DARK IRONSPOT, <u>SIZE:</u> MODULAR THIN BRICK <u>TEXTURE:</u> SMOOTH
ST-1	CAST STONE	MFR: ELDORADO STONE, <u>SERIES:</u> LEDGECUT33, <u>COLOR:</u> BIRCH
 SF	STOREFRONT	COLOR: BLACK

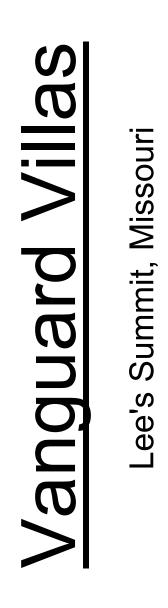


GROUP 14 EXTERIOR ELEVATIONS

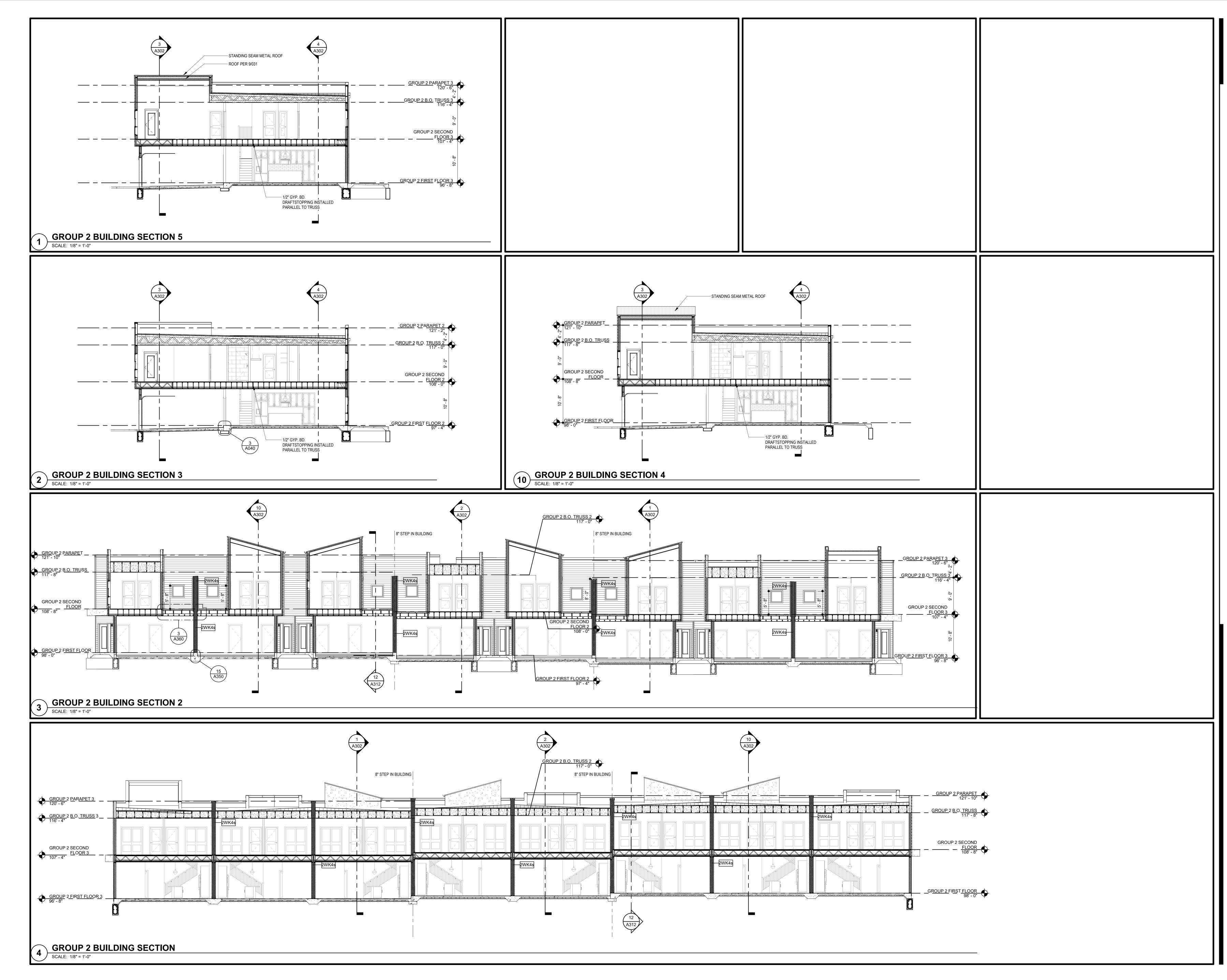


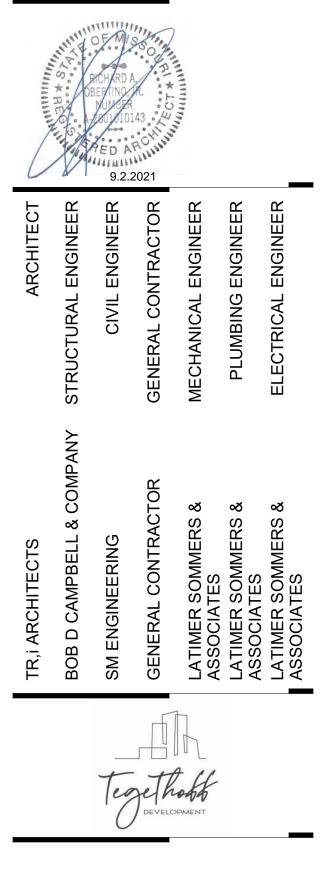
ROOF PER 9/A031 PARAPET 123 - 10' B.O_TRUSS 119 - 8' FLOOR PER 1/A031 FLOOR PER 1/A031 FICON FLOOR 110' - 8' FIRST FLOOR 100' - 0' PARALLEL TO	
$\frac{PARAPET}{123 \cdot 10^{\circ}}$ B.O. TRUSS $5ECOND FLOOR$ $110^{\circ} \cdot 3^{\circ}$ FIRST FLOOR $100^{\circ} - 0^{\circ}$	

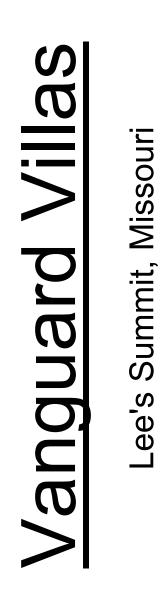




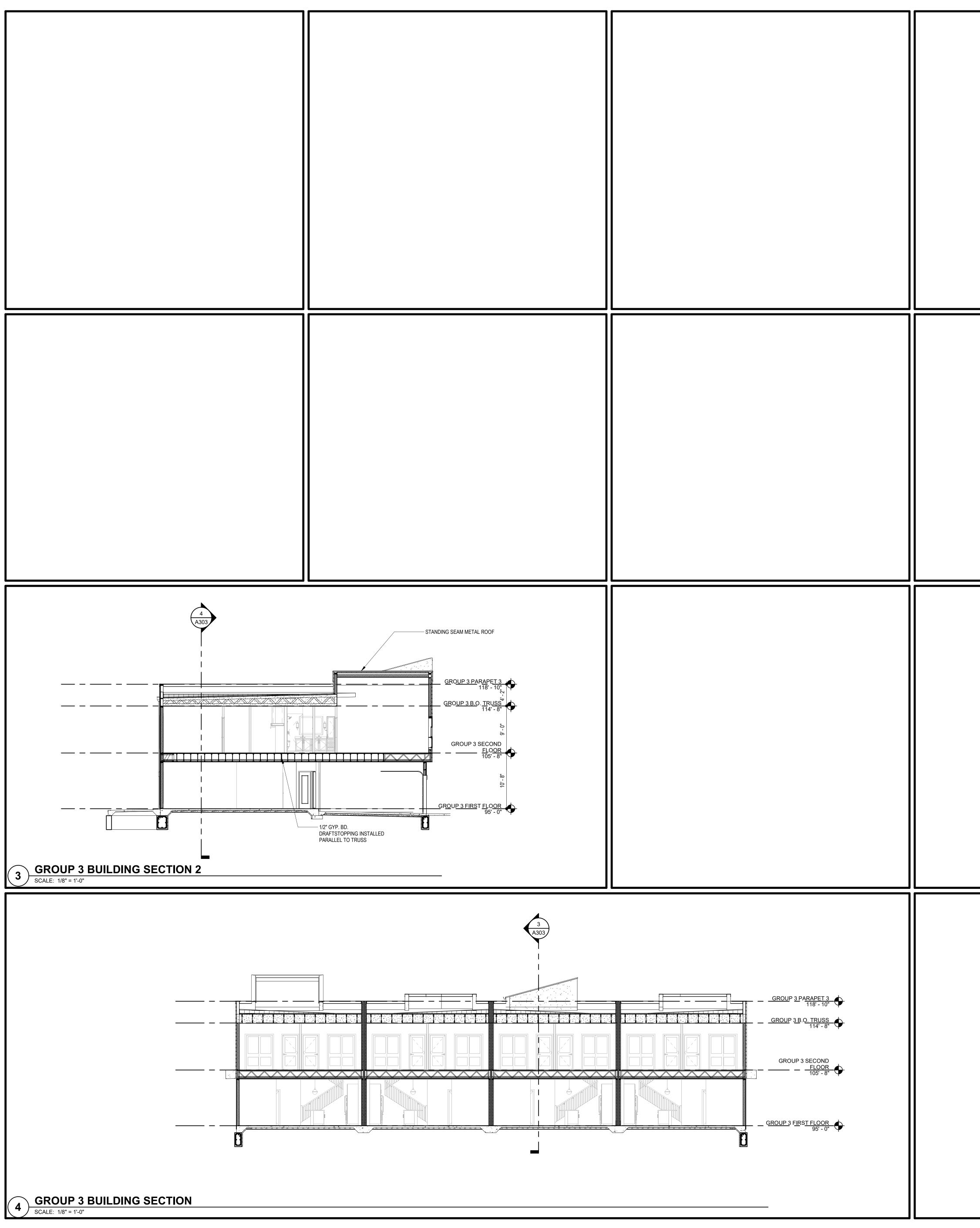
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SHEET NO.)1
GROUP 1 BUILDING	SECTIONS

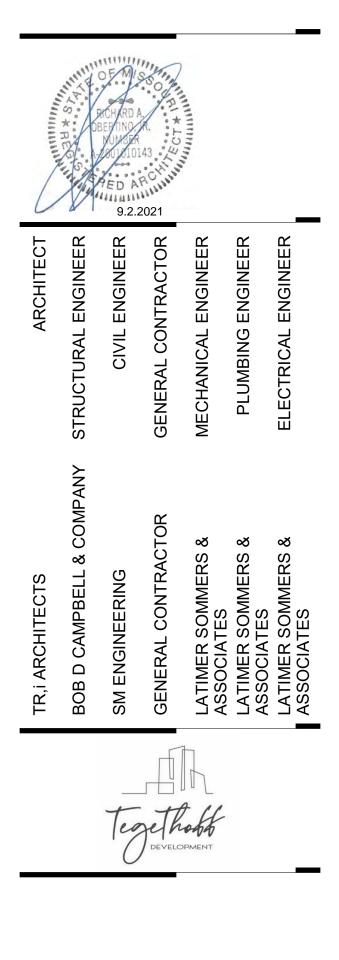


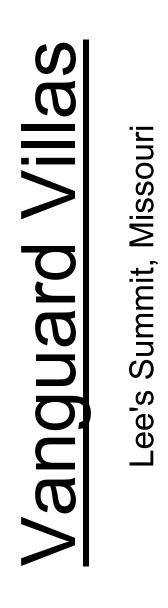




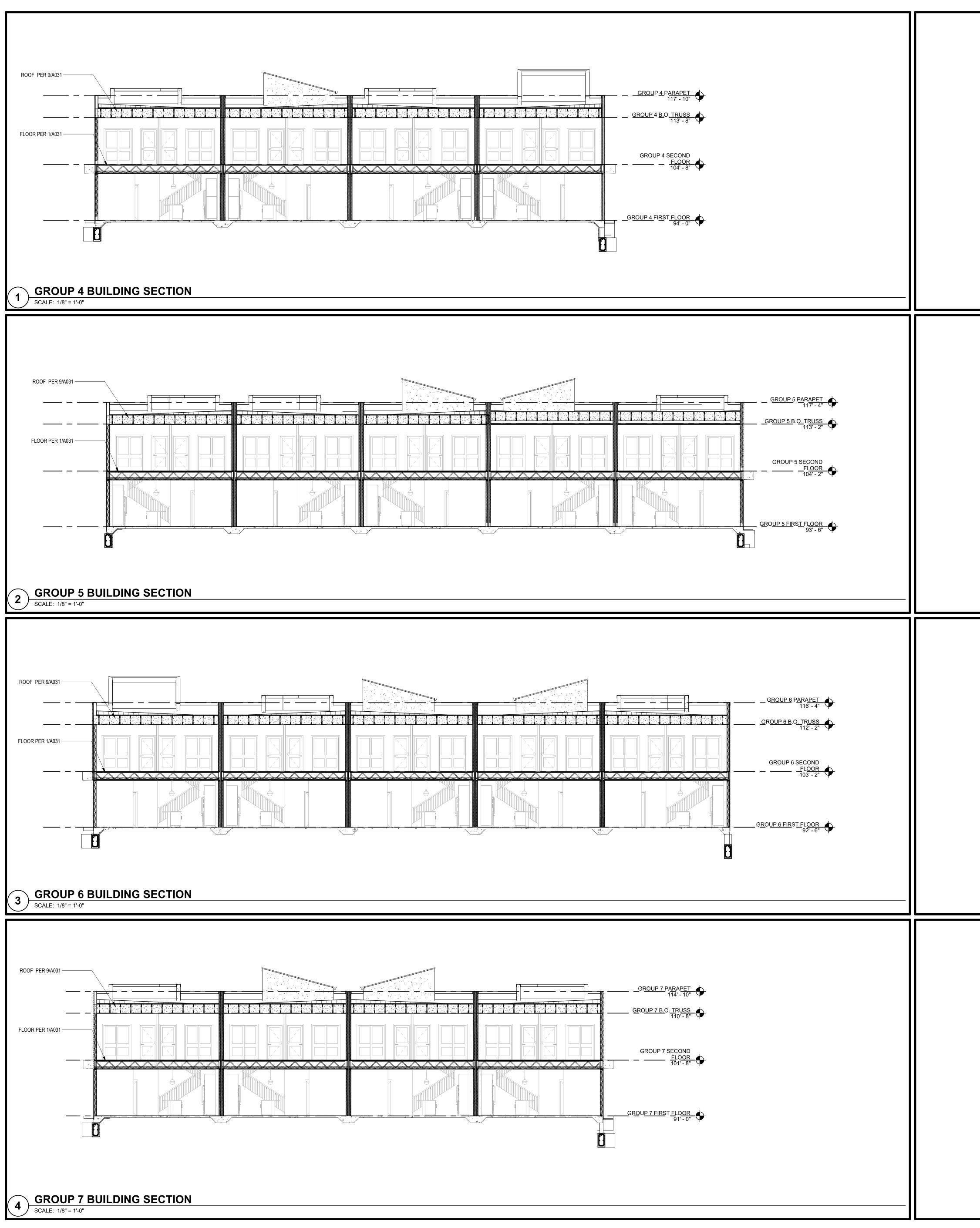
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SHEET NO.	
A30)2
GROUP 2 BUILDING SECTIONS	

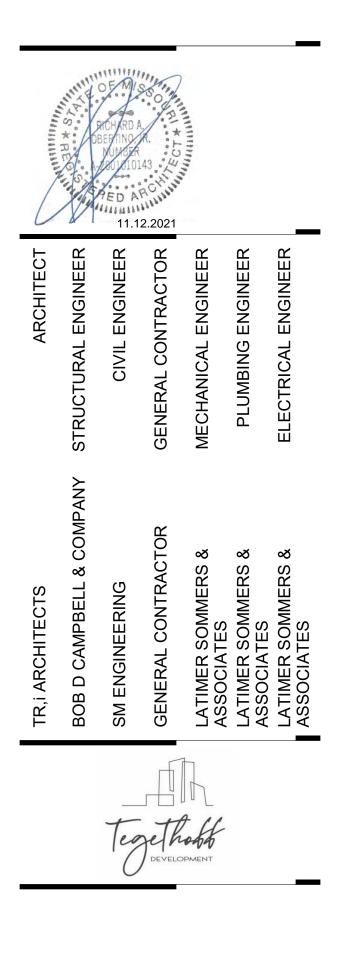


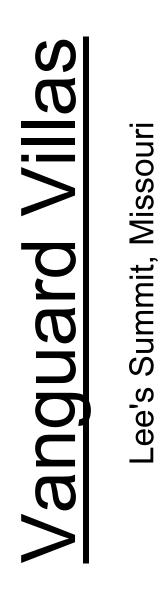




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DWG BY	MKSS	
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SHEET NO. A303		
GROUP 3 BUILDING SECTIONS		

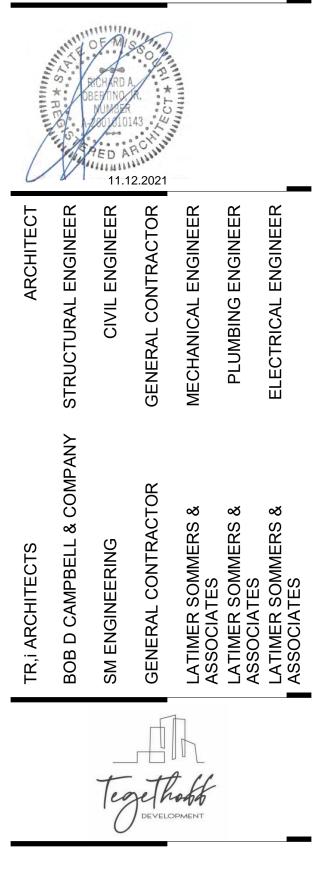


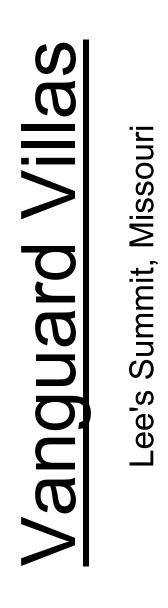




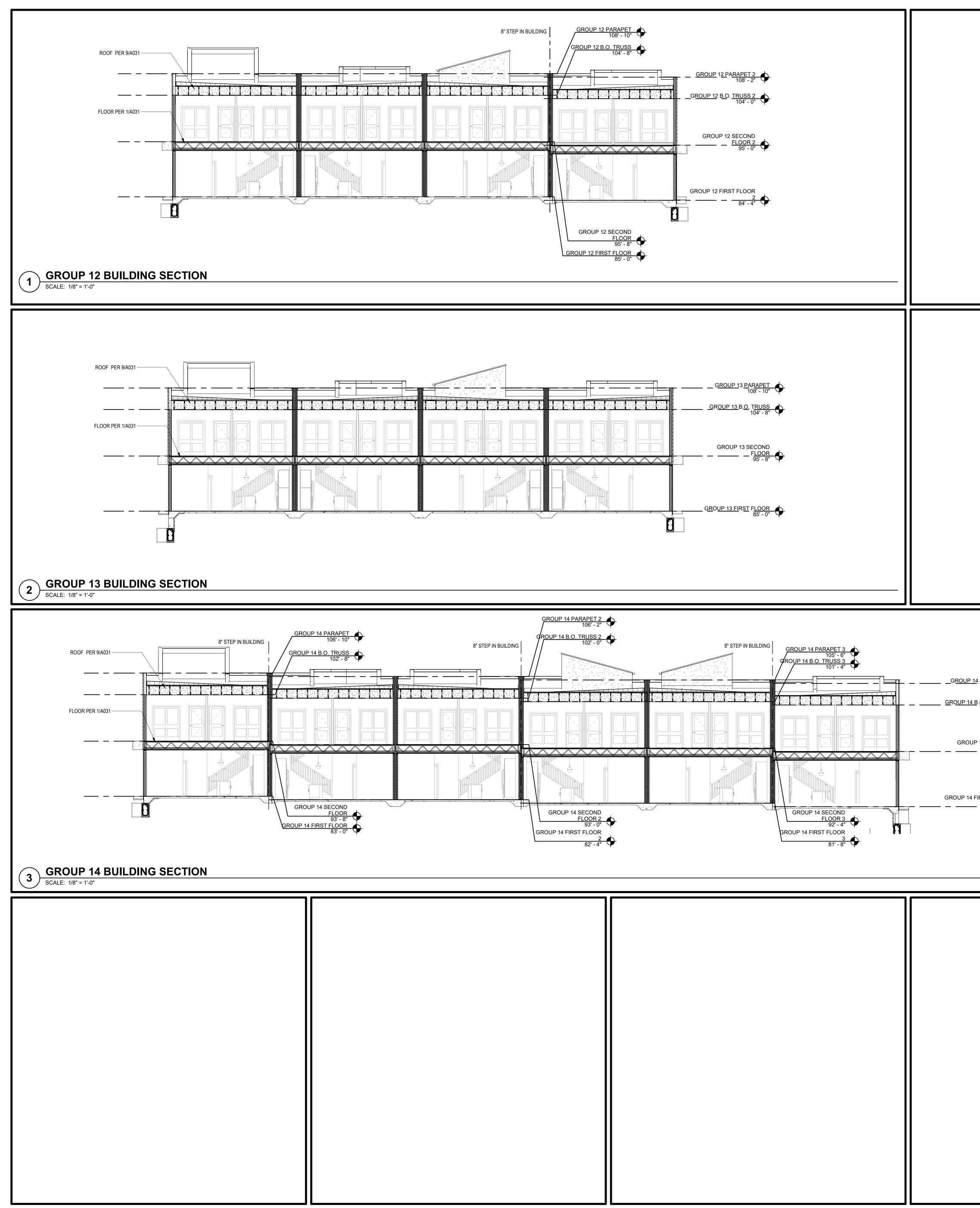
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SI	A304		
	GROUPS 4-7 BUILDING SECTIONS		



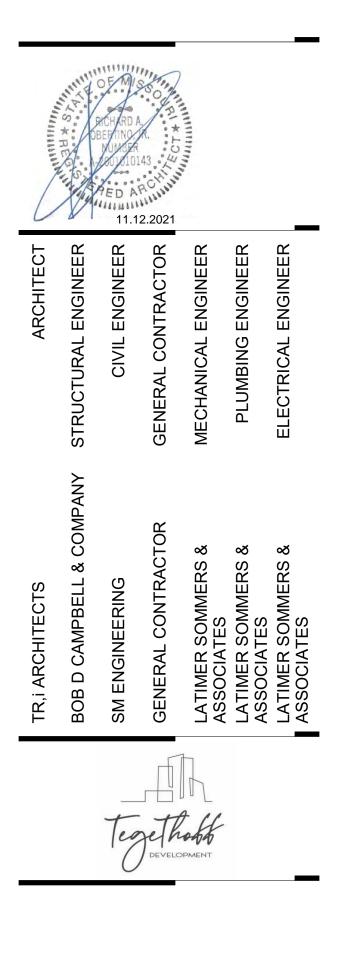


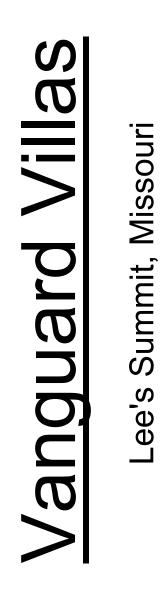


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TF	R,I PROJECT NO.	20-078
SHEET NO. A305		
GROUPS 8-11 BUILDING SECTIONS		

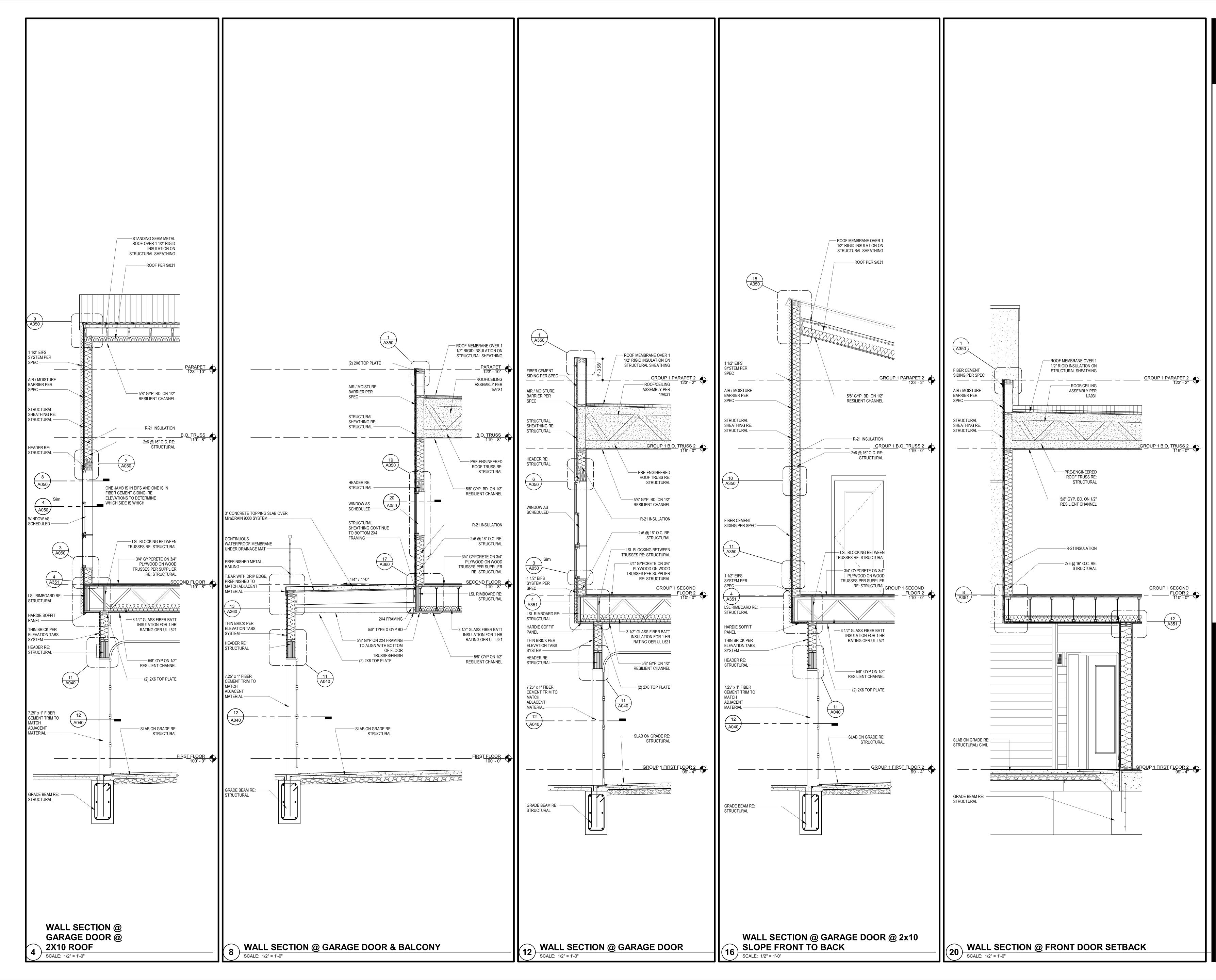


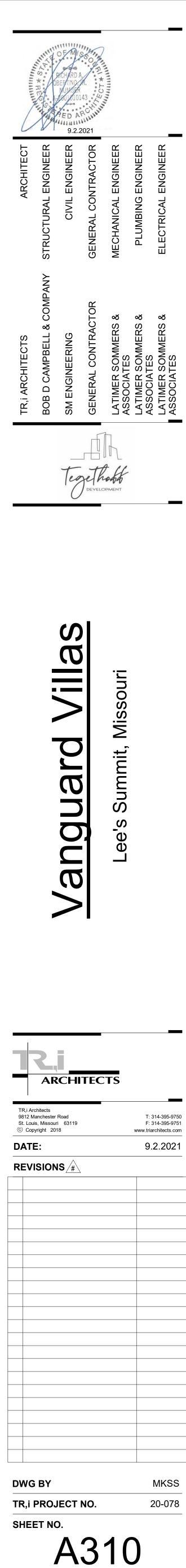
$\frac{14 \text{ PARAPET 4}}{104' - 10'} + \frac{19}{100' - 8'}$ $\frac{19 \text{ O}_1 \text{ TRUSS 4}}{100' - 8'} + \frac{19}{91' - 8''} + \frac{19}{91' - 8''}$ $\frac{19 \text{ FIRST FLOOR}}{100' - 8''} + \frac{19}{91' - 8''}$	



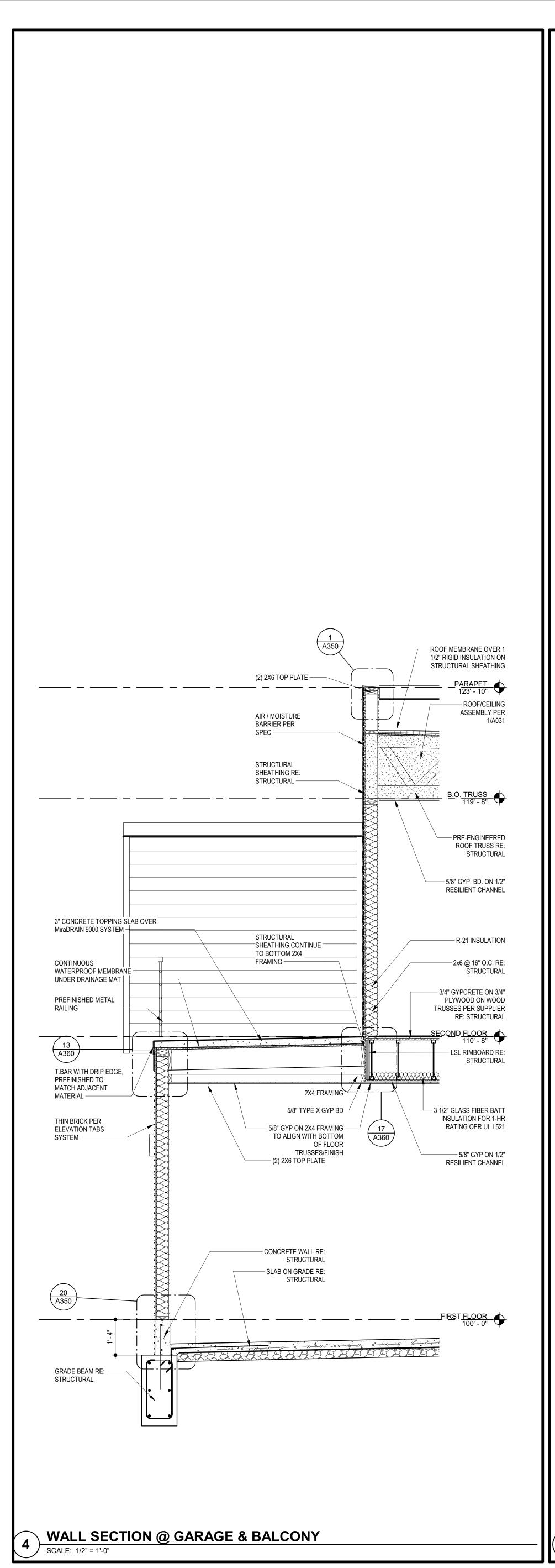


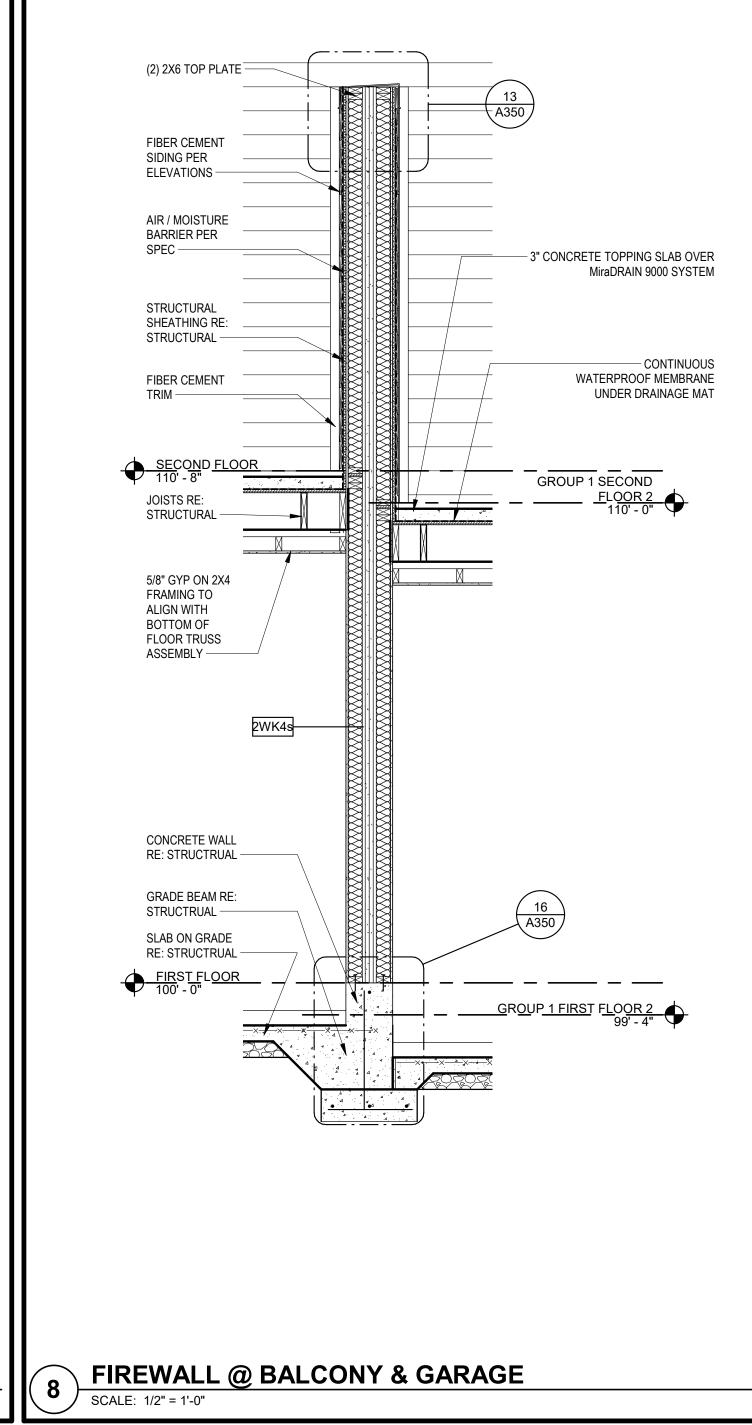
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	R.i		
_	ARCHITECTS		
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TF	TR,i PROJECT NO. 20-078		
SHEET NO.			
> A306 \?			
GROUPS 12-14 BUILDING SECTIONS			

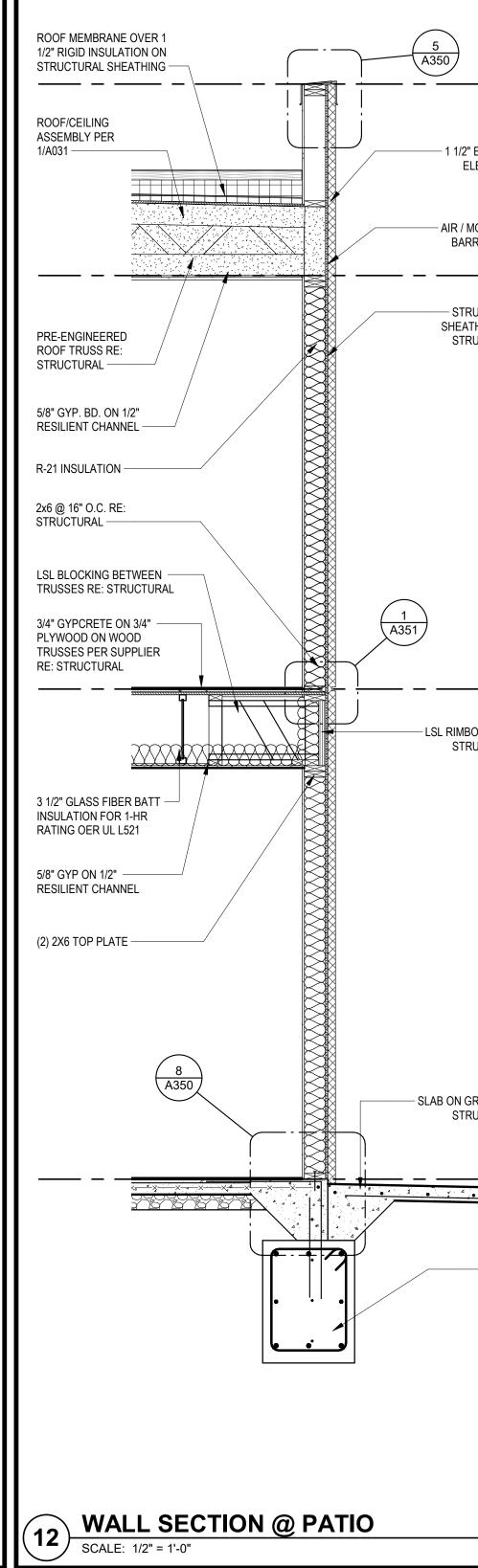




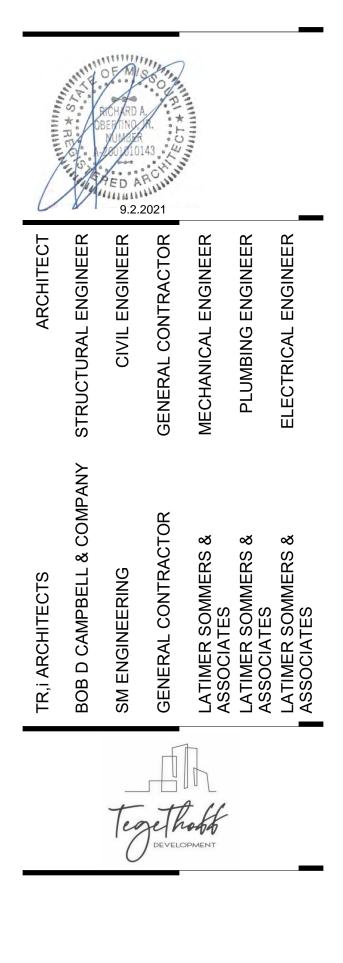
WALL SECTIONS

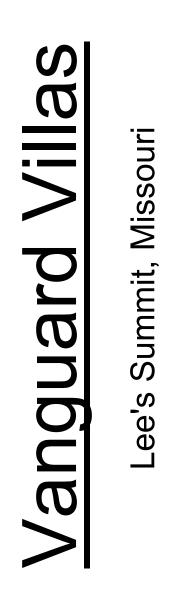




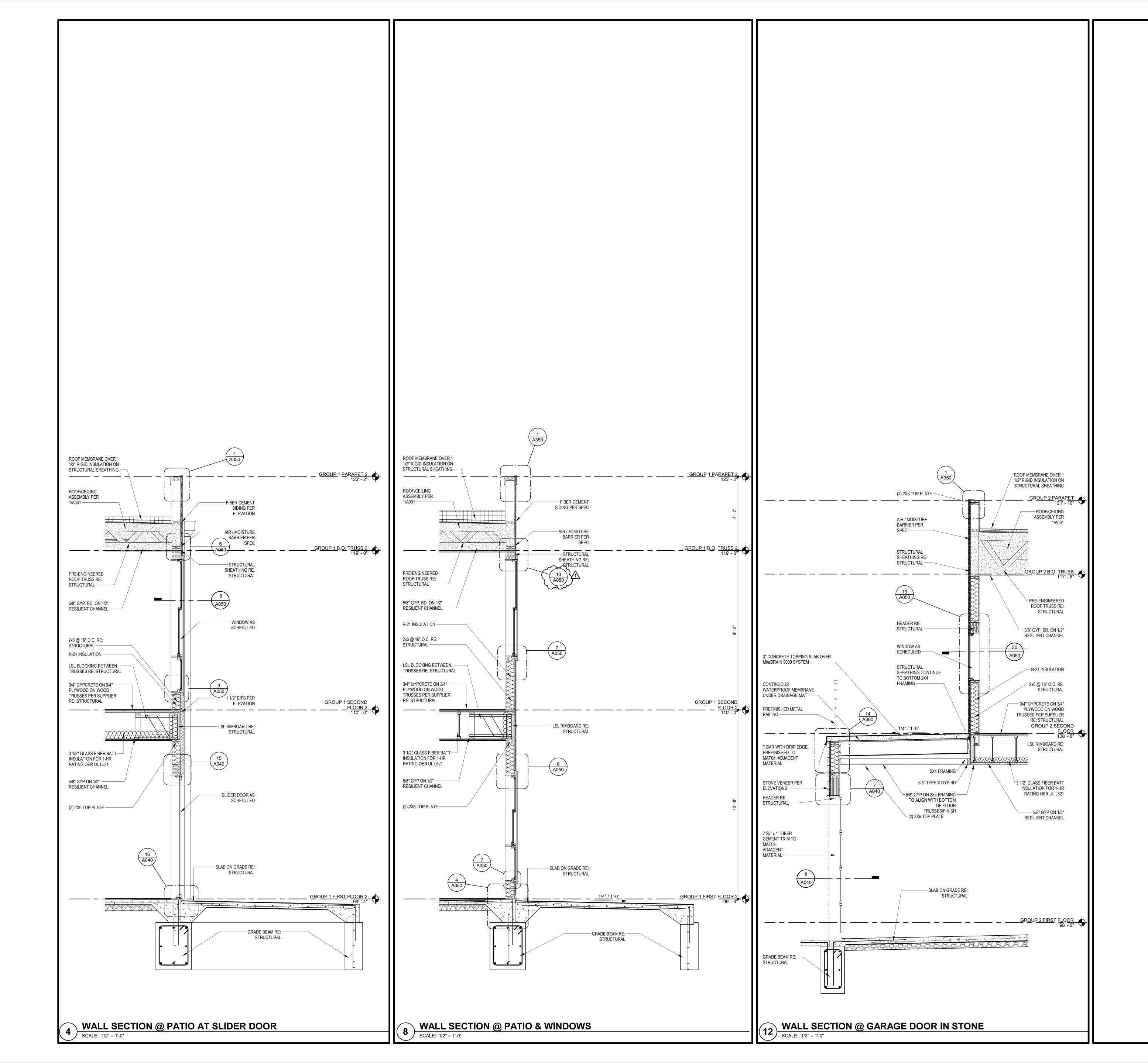


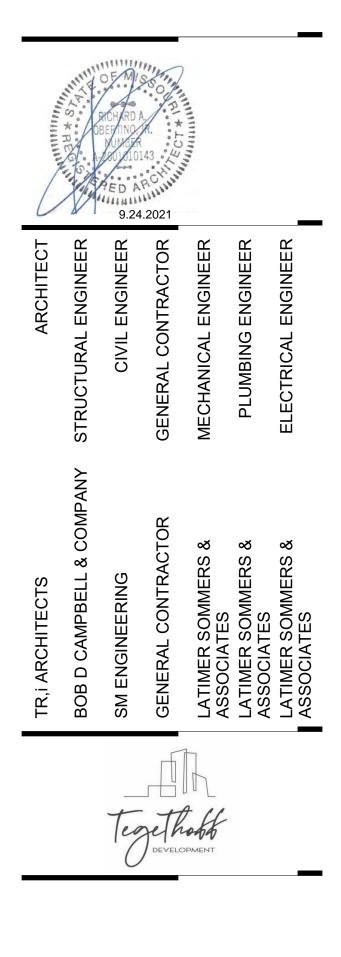
	G <u>ROUP 1 PARAPET 2</u>
2" EIFS PER ELEVATION	4 - 2"
Moisture Rrier Per Spec	<u>GROUP 1 B.</u> O. <u>TRUSS 2</u> 119' - 0"
RUCTURAL ATHING RE: RUCTURAL	
	- ⁻ 0
	GROUP 1 SECOND
BOARD RE: RUCTURAL	
	10' - 8"
GRADE RE: RUCTURAL	
• •	
GRADE BEAM RE:	

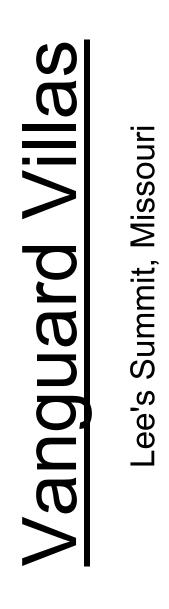




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1	PERMIT COMMENTS	9.24.2021
D۱	WG BY	Author
TR,i PROJECT NO. 20-078		20-078
SI	SHEET NO.	
A312		
WALL SECTIONS		
WALL SECTIONS		