

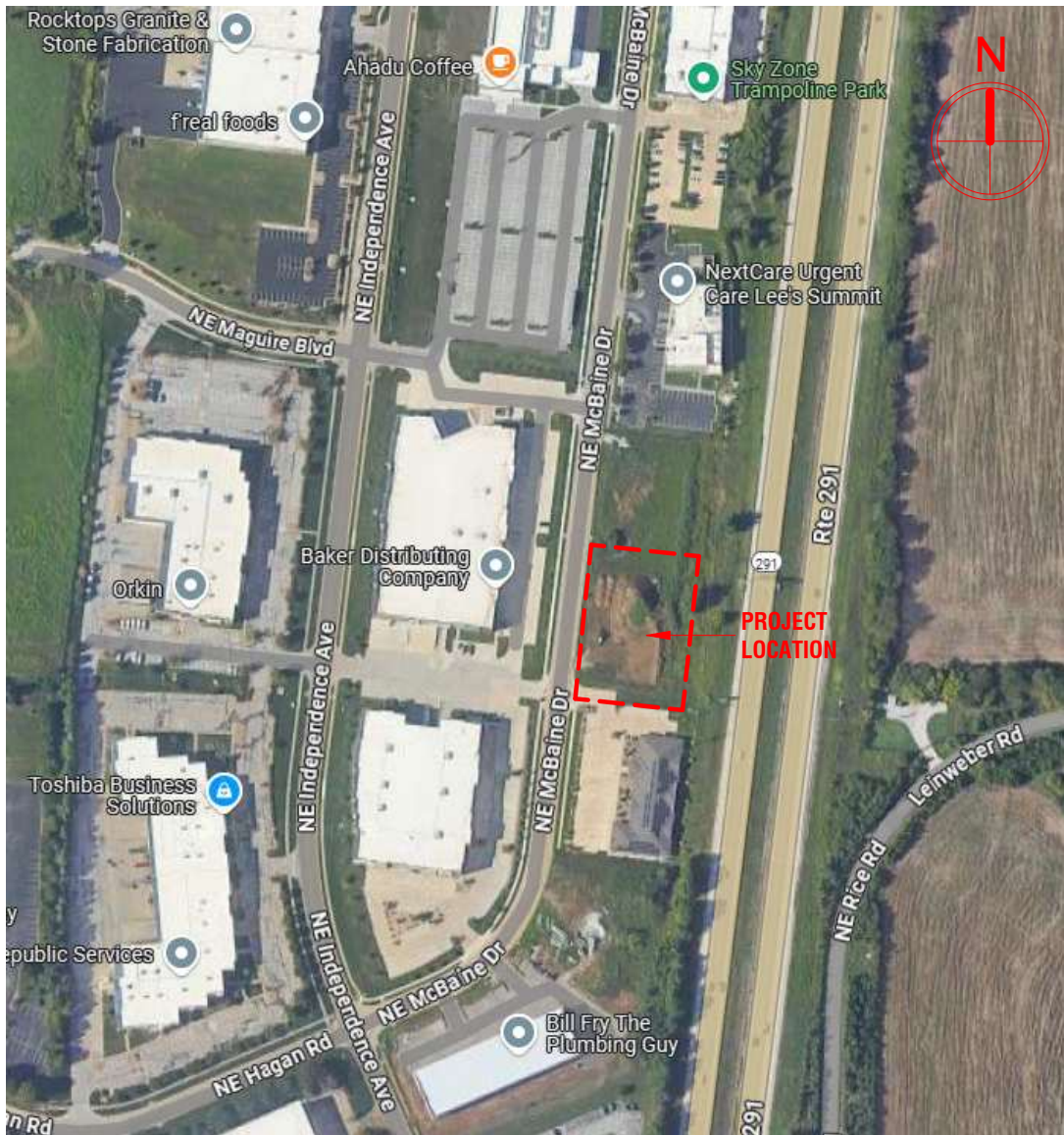
ASSOCIATED PLASTIC SURGEONS

I-470 BUSINESS & TECHNOLOGY CENTER

NE McBAIN DRIVE

LEE'S SUMMIT, MISSOURI

FOOTING & FOUNDATION PERMIT SUBMITTAL: NOVEMBER 1, 2024



SEAL:

ARCHITECT
DEV INC
8807 MONROVIA STREET
LENEXA, KANSAS 66215
PH: 913-322-8882

STRUCTURAL ENGINEER
STAND STRUCTURAL ENGINEERING INC
8234 ROBINSON STREET
OVERLAND PARK, KANSAS 66204
PH: 913-214-2169

MEP ENGINEER
ARCHITECTURAL ENGINEERING CONSORTIUM, INC
10511 AUGUSTA DRIVE
KANSAS CITY, KANSAS 66109
PH: 816-916-4675

SHEET NUMBER	SHEET NAME	CURRENT REVISION
II. ARCHITECTURE		
A00	COVER	
A0.0	PROJECT INFORMATION	
A0.1	WALL TYPES	
A1.0	FLOOR PLAN	
A1.1	ROOF PLAN	
A2.0	BUILDING ELEVATIONS	
A2.1	BUILDING ELEVATIONS	
7		
III. STRUCTURE		
S001	STRUCTURAL GENERAL NOTES	
S030	TYPICAL DETAILS - CONCRETE	
S100	FOUNDATION PLAN	
S500	FOUNDATION SECTIONS	
4		
Grand total: 11		



CODE INFORMATION

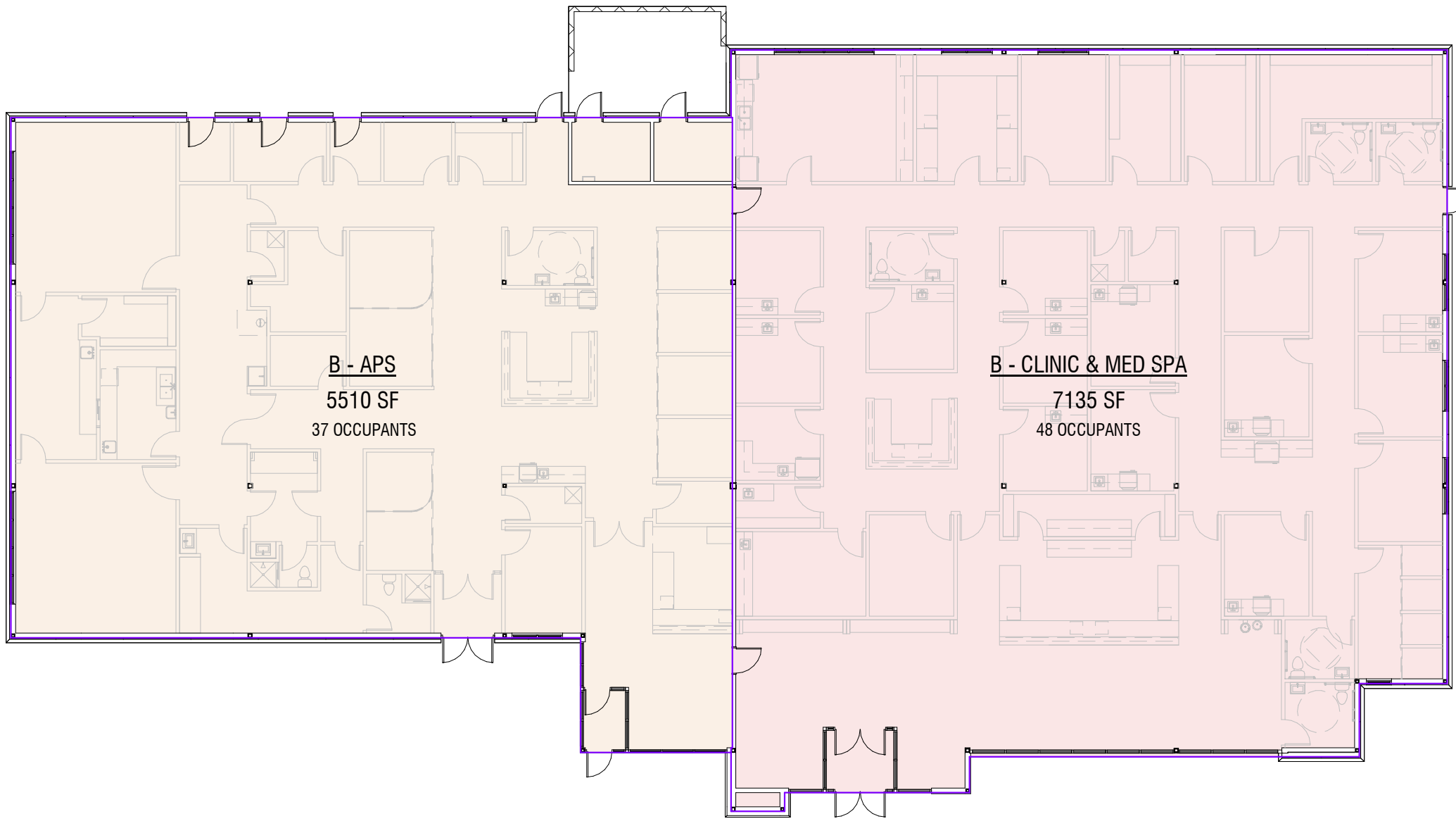
OCCUPANCY USE GROUP: B
TYPE OF CONSTRUCTION: V-B

	REQUIRED/ALLOWED	PROVIDED
SQUARE FOOTAGE		
PER STORY (IBC 506.2)	36,000 SQ.FT.	12,645 SQ.FT.
TOTAL BUILDING AREA	N/A	12,645 SQ.FT.
NUMBER OF STORY (IBC 504.4)	3 STORIES	1 STORY
BUILDING HEIGHT (IBC 504.3)	60 FT.	29 FT.
BUILDING ELEMENT FIRE RESISTANCE RATING		
PRIMARY STRUCTURAL FRAME	0 HR	0 HR
BEARING WALL - EXTERIOR	0 HR	0 HR
BEARING WALL - INTERIOR	0 HR	0 HR
NONBEARING WALL AND PARTITIONS - EXTERIOR (IBC 602)	0 HR (10<X<30; X >30)	0 HR
NONBEARING WALL AND PARTITIONS - INTERIOR	0	0
FLOOR CONSTRUCTION	0 HR	0 HR
ROOF CONSTRUCTION	0 HR	0 HR
FIRE PROTECTION AND RESISTANCE REQUIREMENTS		
FIRE BARRIERS - STAIR ENCLOSURES	N/A	N/A
FIRE PARTITIONS - DEMISING WALL	1HR	1HR
FIRE PARTITIONS - HOR. ASSEMBLIES	N/A	N/A
FIRE PARTITIONS - CORRIDOR WALLS	N/A	N/A
FIRE PROTECTION SYSTEM	NFPA 13	NFPA 13
FIRE ALARM AND DETECTION (IBC 907)	FIRE & SMOKE ALARM	FIRE & SMOKE ALARM
EGRESS		
OCCUPANT LOAD	TYPE	SF/LOAD FACTOR
	ASC (BUSINESS)	5,510/150
	CLINIC & MED SPA (BUSINESS)	7,135/150
	TOTAL	85
EGRESS WIDTH - STAIRS (IBC 1005.3)	N/A	N/A
EGRESS WIDTH - OTHER (IBC 1005.3)	85 x 0.15" = 12.75" MIN.	238"
NUMBER OF EXITS - ASC	1	3
NUMBER OF EXITS - CLINIC & MED SPA	1	2
MAX. TRAVEL DISTANCE TO EXIT	250' MAX. (PER IBC 1016.2)	124'
ROOF COVER CLASSIFICATION	B	B

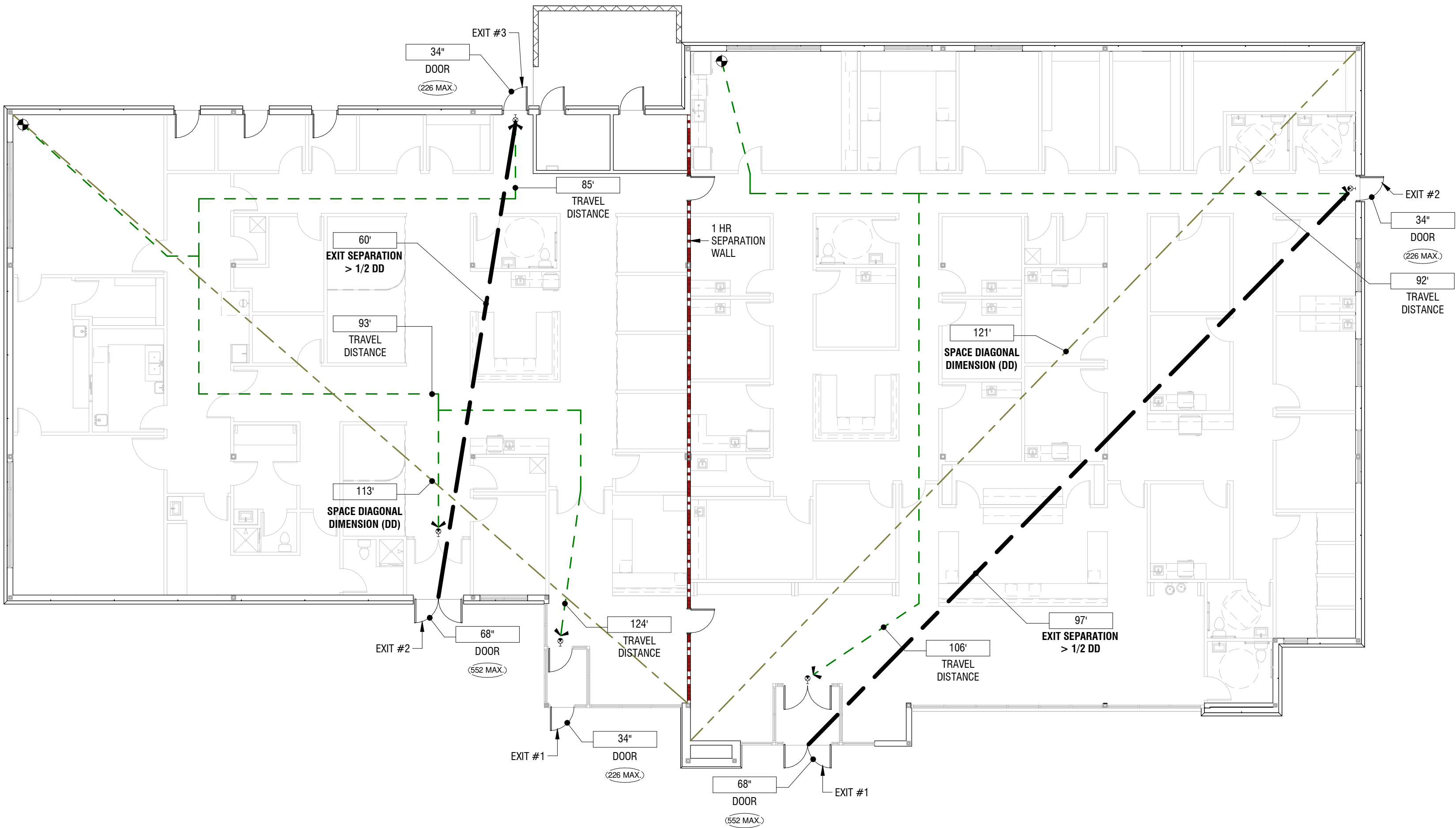
APPLICABLE BUILDING CODES

- 2018 INTERNATIONAL BUILDING CODE
- 2018 INTERNATIONAL PLUMBING CODE
- 2018 INTERNATIONAL MECHANICAL CODE
- 2018 INTERNATIONAL FUEL GAS CODE
- 2018 INTERNATIONAL FIRE CODE
- 2017 NATIONAL ELECTRICAL CODE
- ANSI A117.1-2009 ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES

- B - APS
- B - CLINIC & MED SPA



1 OCCUPANT LOAD PLAN
1/16" = 1'-0"



2 LIFE SAFETY PLAN
3/32" = 1'-0"



Dev Anand
President & CEO

Kevin Campbell
Senior Architect

8807 Monrovia Street
Lenexa, Kansas 66215

Phone: 913.322.8882
Fax: 913.322.8886
Email: kevin@dev-inc.com

THIS DRAWING has been prepared by the architect, or prepared under his direct supervision as an instrument of service and is intended for use only on this project. All Drawings, Specifications, ideas and designs, including the overall layout, form, arrangement, and composition of spaces and elements portrayed, constitute the original, unpublished work of the architect. Any reproduction, use, or disclosure of the information contained herein without the written consent of the architect is strictly prohibited.

COMPLY WITH all laws, codes, ordinances and regulations with authority having jurisdiction and with requirements of the Licensors, if applicable. Do not alter work until all permits and required approvals are obtained.

A NEW BUILDING FOR:

ASSOCIATED PLASTIC SURGEONS

I-470 BUSINESS & TECHNOLOGY CENTER
NE McBAIN DRIVE
LEE'S SUMMIT, MISSOURI

PROJECT NO. 231206

DRAWING ISSUANCE: NOV 1, 2024

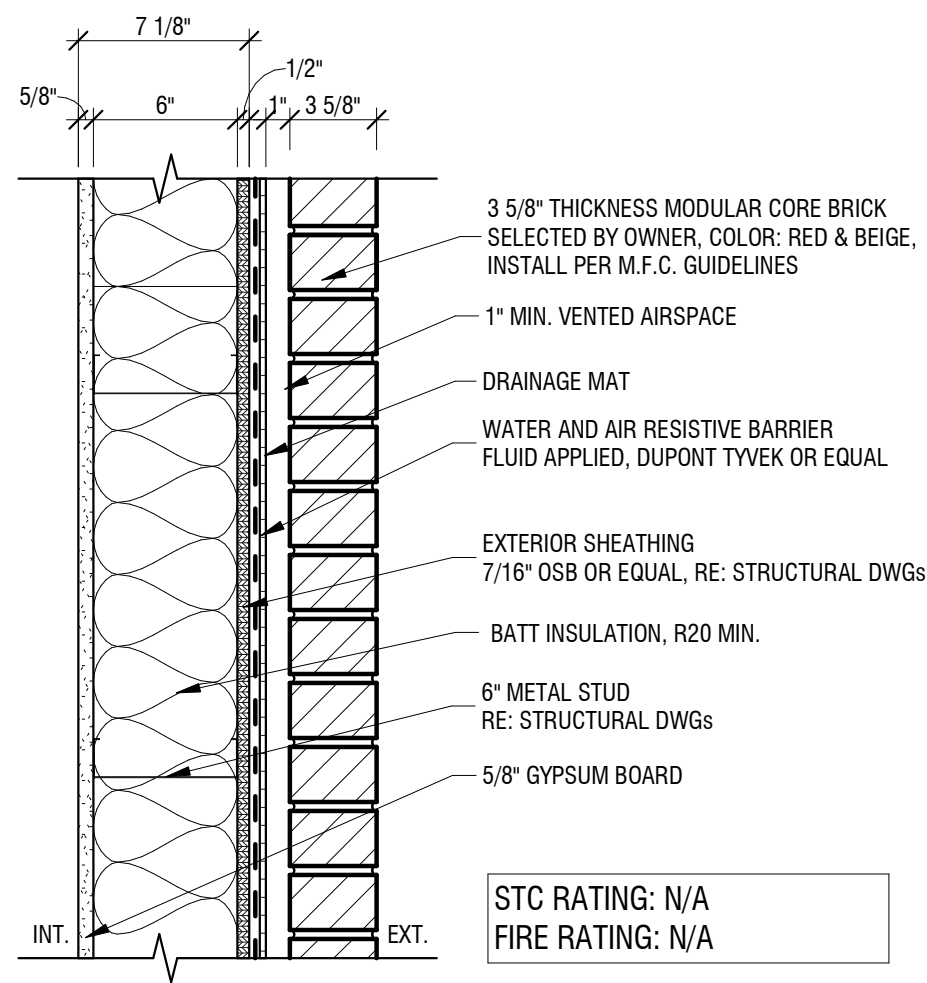
NO. REVISION DATE

SHEET NUMBER

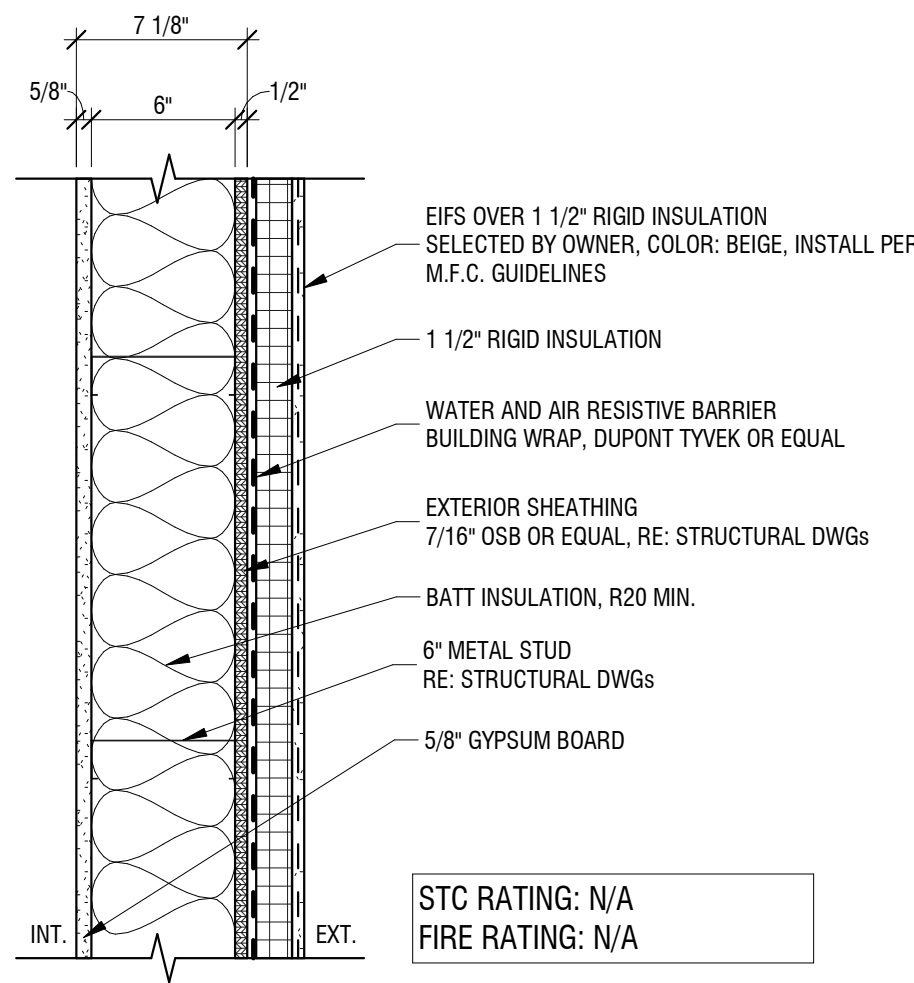
A0.0

PROJECT INFORMATION

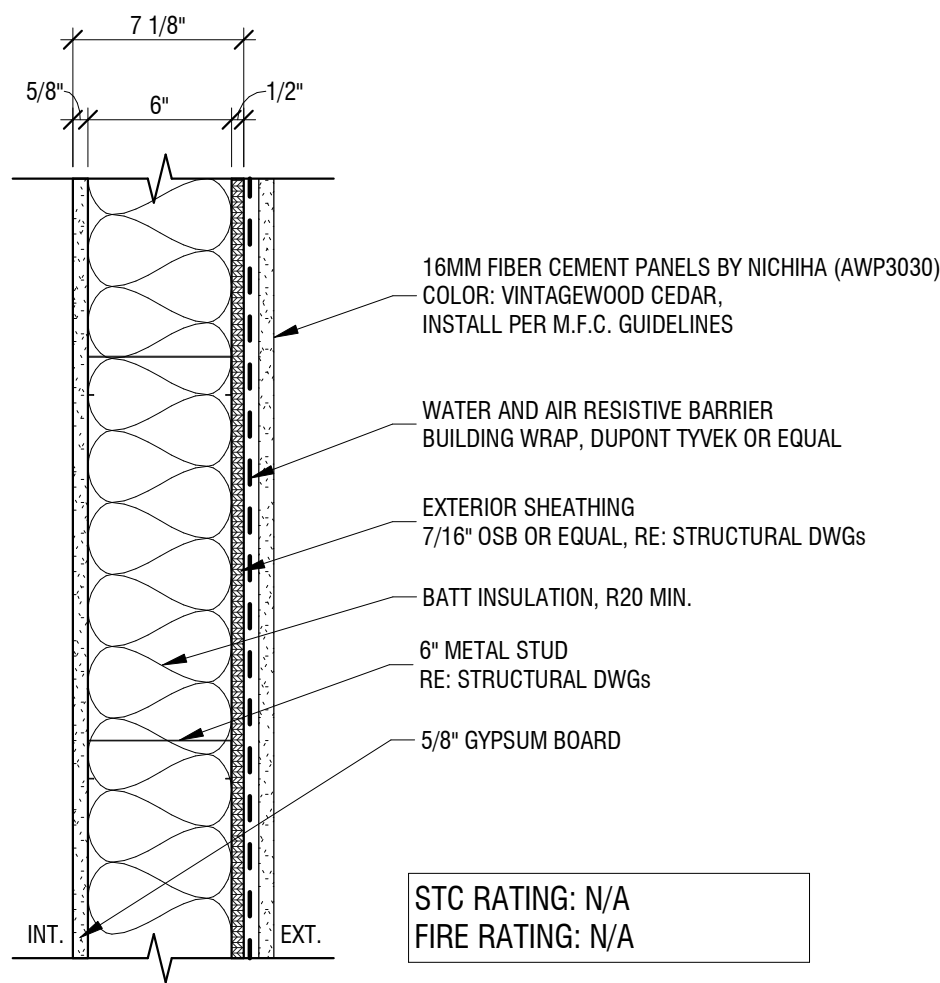
WALL TYPES:



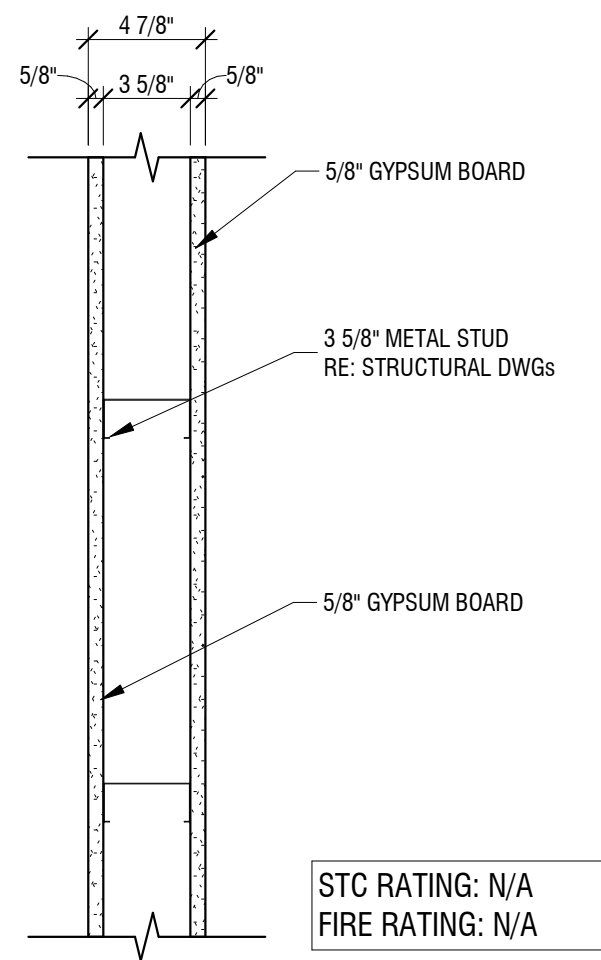
1 WALL TYPE '1A' -EXTERIOR WALL-BRICK
1 1/2" = 1'-0"



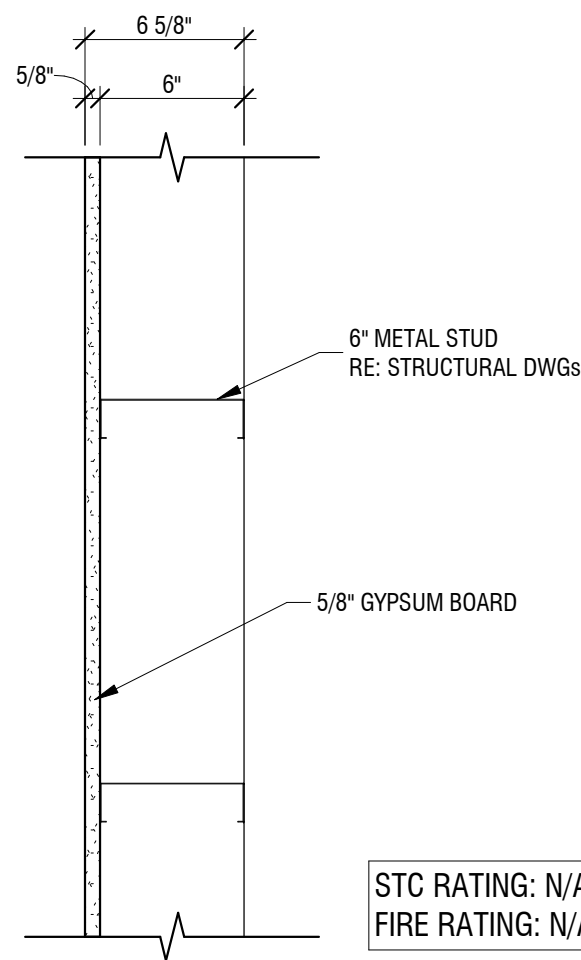
2 WALL TYPE '1B' -EXTERIOR WALL-EIFS
1 1/2" = 1'-0"



3 WALL TYPE '1C' -EXTERIOR WALL-FIBER CEMENT PANEL
1 1/2" = 1'-0"



4 WALL TYPE '2' -TYP. PARTITION WALL
1 1/2" = 1'-0"



5 WALL TYPE '3' -6" STUD WALL-1 SIDE FINISH
1 1/2" = 1'-0"



Dev Anand
President & CEO

Kevin Campbell
Senior Architect

8807 Monrovia Street
Lenexa, Kansas 66215

Phone: 913.322.8882
Fax: 913.322.8886
Email: kevin@dev-inc.com

THIS DRAWING has been prepared by the Architect, or prepared under his direct supervision as an instrument of service and is intended for use only on this project. All Drawings, Specifications, ideas and designs, including the overall layout, form, arrangement, and composition of spaces and elements portrayed, constitute the original, unpublished work of the Architect. Any reproduction, use, or disclosure of the information contained herein without the written consent of the Architect is strictly prohibited.

COMPLY WITH all laws, codes, ordinances and regulations with authority having jurisdiction and with requirements of the Lenders, if applicable. Do not start work until all permits and required approvals are obtained.

A NEW BUILDING FOR:

ASSOCIATED PLASTIC SURGEONS

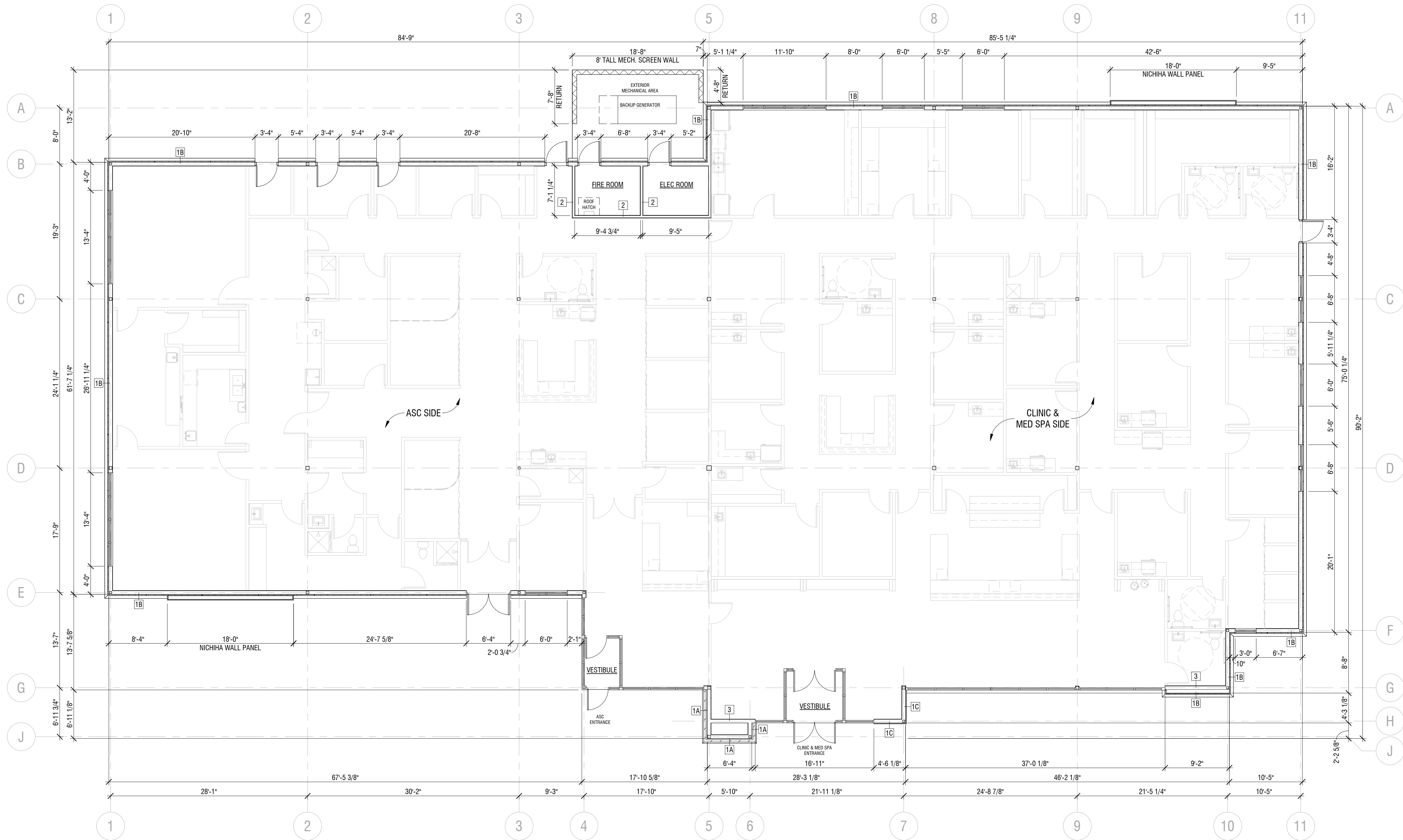
I-470 BUSINESS & TECHNOLOGY CENTER
NE McBAIN DRIVE
LEE'S SUMMIT, MISSOURI

PROJECT NO. 231206		
DRAWING ISSUANCE: NOV 1, 2024		
NO.	REVISION	DATE

SHEET NUMBER
A0.1
WALL TYPES

GENERAL NOTES

1. ALL PLAN DIMENSIONS GIVEN ARE TO FACE OF STUD OR MASONRY, U.N.O.
2. SEE ENLARGED A4 SHEETS FOR ALL WALL TAGS NOT SHOWN ON OVERALL PLANS. REFER TO CALLOUT FOR SPECIFIC PLAN ENLARGEMENT
3. SEE ELEVATIONS FOR ALL WINDOW TAGS NOT SHOWN ON OVERALL PLANS
4. MAINTAIN MIN CEILING HEIGHT OF 6'-8" ABOVE STAIR NOSINGS AT ALL STAIRWAYS
5. COORDINATE AND PROVIDE BLOCKING FOR MILLWORK AND ITEMS ATTACHED OR MOUNTED TO WALLS AND CEILINGS
6. REFER TO SPECIFICATIONS BOOK FOR SPECIFIC REQUIREMENTS AND CONSTRUCTION REQUIREMENTS

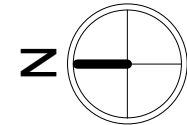


WALL TYPES

COLD-FORMED STEEL FRAMING

- 1A EXTERIOR WALL - 6" METAL STUD - BRICK
SEE DETAIL 1/A002
- 1B EXTERIOR WALL - 6" METAL STUD - EIFS
SEE DETAIL 2/A002
- 1C EXTERIOR WALL - 6" METAL STUD - FIBER CEMENT PANEL
SEE DETAIL 3/A002
- 2 INTERIOR WALL - 3 5/8" METAL STUD - TYPICAL
SEE DETAIL 4/A002
- 3 INTERIOR WALL - 6" METAL STUD - 1 SIDE FINISH
SEE DETAIL 5/A002

1 FLOOR PLAN
1/8" = 1'-0"



Dev Anand
President & CEO

Kevin Campbell
Senior Architect

8807 Monrovia Street
Lenexa, Kansas 66215

Phone: 913.322.8882
Fax: 913.322.8886
Email: kevin@dev-inc.com

THIS DRAWING has been prepared by the Architect, or prepared under his direct supervision as an instrument of service and is intended for use only on this project. All Drawings, Specifications, ideas and designs, including the overall layout, form, arrangement, and composition of spaces and elements portrayed, constitute the original, unpublished work of the Architect. Any reproduction, sale, or disclosure of the information contained herein without the written consent of the Architect is strictly prohibited.

COMPLY WITH all laws, codes, ordinances and regulations with authority having jurisdiction and with requirements of the Lenders, if applicable. Do not start work until all permits and required approvals are obtained.

A NEW BUILDING FOR:

ASSOCIATED PLASTIC SURGEONS

I-470 BUSINESS & TECHNOLOGY CENTER
NE McBAIN DRIVE
LEE'S SUMMIT, MISSOURI

PROJECT NO. 231206

DRAWING ISSUANCE: NOV 1, 2024

NO.	REVISION	DATE

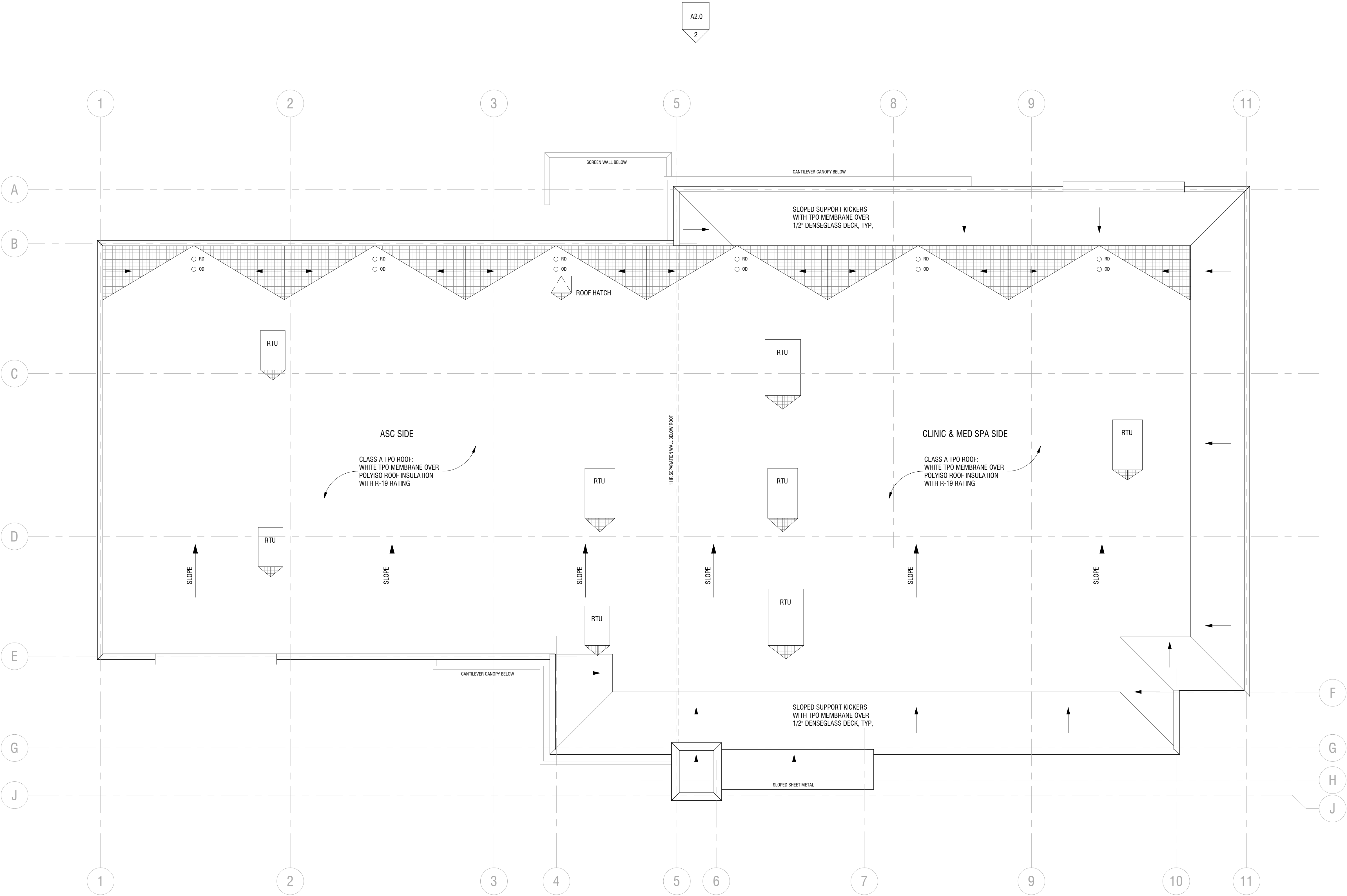
SHEET NUMBER

A1.0

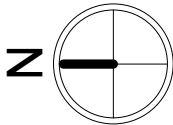
FLOOR PLAN

GENERAL NOTES

1. ALL MECHANICAL EQUIPMENT WILL BE CONCEALED FROM VIEW (FROM THE STREET) BEHIND A PARAPET WALL ON ROOF OF BUILDING



2 ROOF PLAN
1/8" = 1'-0"



Dev Anand
President & CEO

Kevin Campbell
Senior Architect

8807 Monrovia Street
Lenexa, Kansas 66215

Phone: 913.322.8882
Fax: 913.322.8886
Email: kevin@dev-inc.com

THIS DRAWING has been prepared by the Architect, or prepared under his direct supervision as an instrument of service and is intended for use only on this project. All Drawings, Specifications, ideas and designs, including the overall layout, form, arrangement, and composition of spaces and elements portrayed, constitute the original, unpublished work of the Architect. Any reproduction, use, or disclosure of the information contained herein without the written consent of the Architect is strictly prohibited.

COMPLY WITH all laws, codes, ordinances and regulations with authority having jurisdiction and with requirements of the Lenders, if applicable. Do not start work until all permits and required approvals are obtained.

A NEW BUILDING FOR:

ASSOCIATED PLASTIC SURGEONS

I-470 BUSINESS & TECHNOLOGY CENTER
NE McBAIN DRIVE
LEE'S SUMMIT, MISSOURI

PROJECT NO. 231206		
DRAWING ISSUANCE: NOV 1, 2024		
NO.	REVISION	DATE

SHEET NUMBER

A1.1
ROOF PLAN

GENERAL NOTES

1. ALL MECHANICAL EQUIPMENT WILL BE CONCEALED FROM VIEW (FROM THE STREET) BEHIND A PARAPET WALL ON ROOF OF BUILDING
2. ALL COMMERCIAL SIGNAGE WILL BE APPROVED BY SEPARATE APPLICATION AND REPLACE SIGNS SHOWN WILL GENERAL LOCATION WHERE SIGNS WILL BE LOCATED



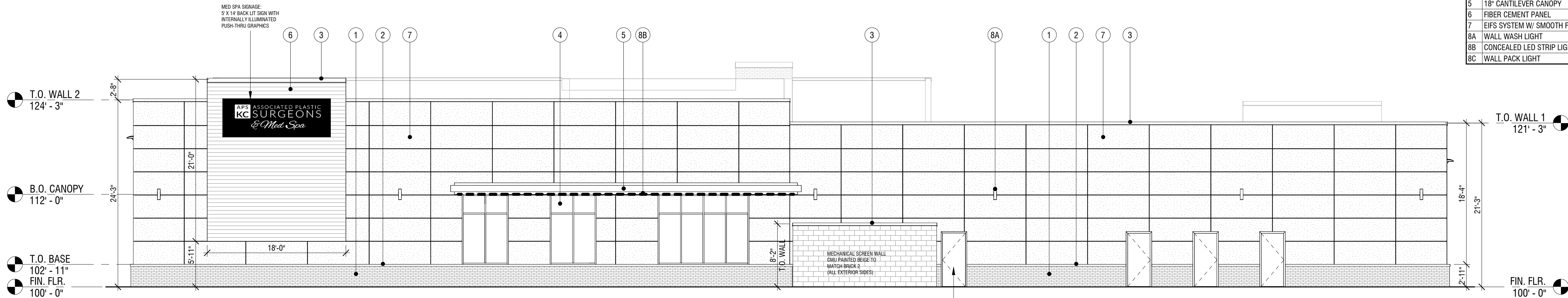
EXTERIOR SCHEDULE

NO.	MATERIAL/ITEMS	DESCRIPTION/MANUFACTURER	COLOR/FINISH
1	BRICK	TO BE SELECTED BY OWNER	COLOR: RED BRICK (RUNNING BOND)
2	BRICK	TO BE SELECTED BY OWNER	COLOR: BEIGE BRICK (ROWLOCK BASE CAP & ACCENT BRICK)
3	PREFINISHED METAL	COPING/CAP FLASHING	COLOR: BLACK
4	ALUMINUM STOREFRONT	W/ 1" INSULATED GLASS	COLOR (FRAME): BLACK
5	PREFINISHED METAL	18" DEEP CANTILEVER CANOPY	COLOR: BLACK
6	FIBER CEMENT PANEL	NICHIHA FIBER CEMENT	COLOR: VINTAGE WOOD CEDAR
7	EIFS SYSTEM	TO BE SELECTED BY OWNER	COLOR: BEIGE WITH SMOOTH FINISH & SCORING PATTERN
8	BUILDING LIGHTING	RE: EXTERIOR LIGHTING SCHEDULE	

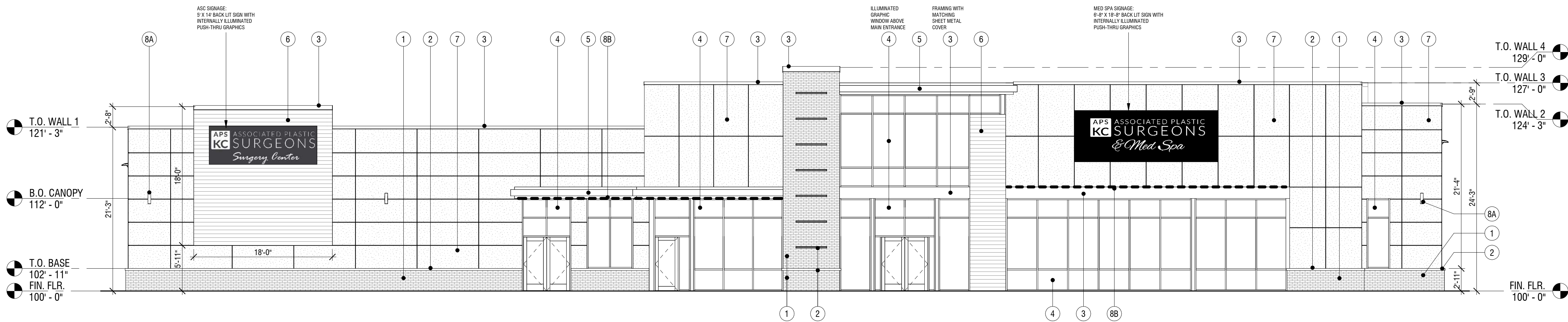
EXTERIOR LIGHTING SCHEDULE

NO.	TYPE	DESCRIPTION/MANUFACTURER	REMARKS
8A	UP/DOWN	LED, BLACK FINISH SYRIOS PRO SQP402 BY LUMINIS OR EQUAL	WALL WASH AT WEST & EAST ELEVATIONS WITH HIGH VISIBILITY
8B	LINEAR	CONTINUOUS BUILT-IN, CONCEALED LED STRIP	HORIZONTAL HIGHLIGHT AT WEST & EAST ELEVATIONS WITH HIGH VISIBILITY
8C	WALL PACK	LED, BLACK FINISH D-SERIES SIZE 1 LED WALL LUMINAIRE DSXW1LED BY LITHONIA OR EQUAL	GENERAL ILLUMINATION AT NORTH & SOUTH ELEVATIONS

ELEVATION KEYNOTES	
NO.	NOTES
1	RED BRICK (RUNNING BOND)
2	BEIGE BRICK (ROWLOCK CAP & ACCENT BRICK)
3	PREFINISHED METAL COPING/CAP
4	ALUMINUM STOREFRONT
5	18" CANTILEVER CANOPY
6	FIBER CEMENT PANEL
7	EIFS SYSTEM W/ SMOOTH FINISH & SCORING PATTERN
8A	WALL WASH LIGHT
8B	CONCEALED LED STRIP LIGHT
8C	WALL PACK LIGHT



2 EAST ELEVATION
1/8" = 1'-0"



1 WEST ELEVATION
1/8" = 1'-0"



Dev Anand
President & CEO

Kevin Campbell
Senior Architect

8807 Monrovia Street
Lenexa, Kansas 66215

Phone: 913.322.8882
Fax: 913.322.8886
Email: kevin@dev-inc.com

THIS DRAWING has been prepared by the Architect, or prepared under his direct supervision as an instrument of service and is intended for use only on this project. All Drawings, Specifications, sheets and designs, including the overall layout, form, arrangement, and composition of spaces and elements portrayed, constitute the original, unpublished Work of the Architect. Any reproduction, sale, or disclosure of the information contained herein without the written consent of the Architect is strictly prohibited.

COMPLY WITH all laws, codes, ordinances and regulations with authority having jurisdiction and with requirements of the Lenders, if applicable. Do not start Work until all permits and required approvals are obtained.

A NEW BUILDING FOR:

ASSOCIATED PLASTIC SURGEONS

I-470 BUSINESS & TECHNOLOGY CENTER
NE MCBAIN DRIVE
LEE'S SUMMIT, MISSOURI

PROJECT NO. 231206

DRAWING ISSUANCE: NOV 1, 2024

NO.	REVISION	DATE

SHEET NUMBER

A2.0
BUILDING ELEVATIONS

GENERAL NOTES

1.
- ALL MECHANICAL EQUIPMENT WILL BE CONCEALED FROM VIEW (FROM THE STREET) BEHIND A PARAPET WALL ON ROOF OF BUILDING

2.

ALL COMMERCIAL SIGNAGE WILL BE APPROVED BY SEPARATE APPLICATION AND REPLACE SIGNS SHOWN WILL GENERAL LOCATION WHERE SIGNS WILL BE LOCATED



EXTERIOR SCHEDULE

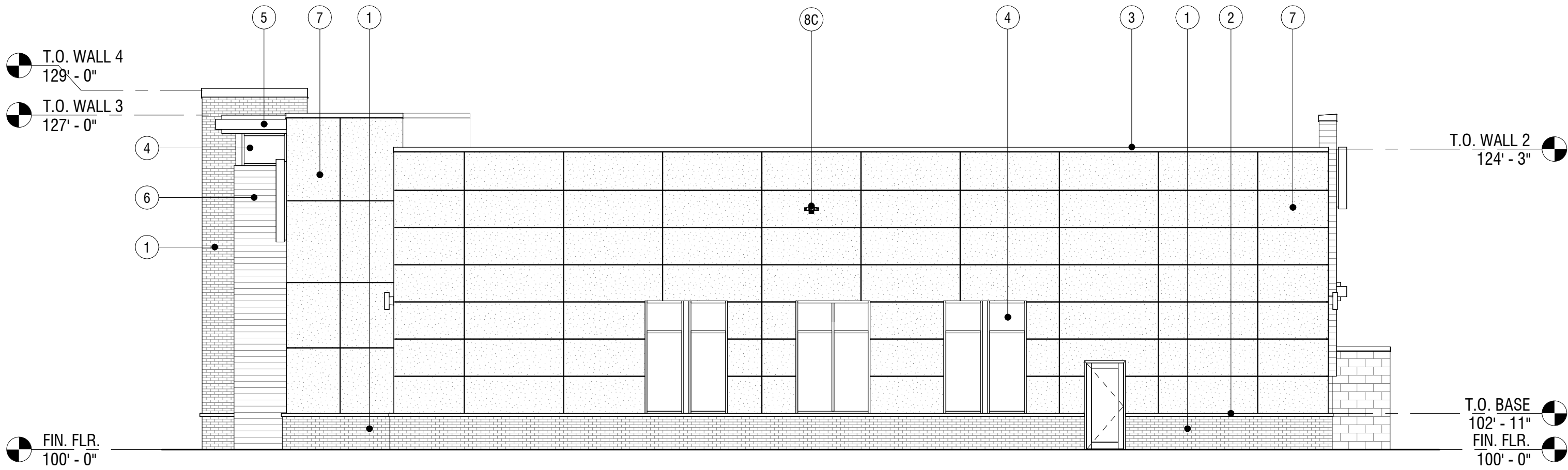
NO.	MATERIAL/ITEMS	DESCRIPTION/MANUFACTURER	COLOR/FINISH
1	BRICK	TO BE SELECTED BY OWNER	COLOR: RED BRICK (RUNNING BOND)
2	BRICK	TO BE SELECTED BY OWNER	COLOR: BEIGE BRICK (ROWLOCK BASE CAP & ACCENT BRICK)
3	PREFINISHED METAL	COPING/CAP FLASHING	COLOR: BLACK
4	ALUMINUM STOREFRONT	W/ 1" INSULATED GLASS	COLOR (FRAME): BLACK
5	PREFINISHED METAL	18" DEEP CANTILEVER CANOPY	COLOR: BLACK
6	FIBER CEMENT PANEL	NICHIHA FIBER CEMENT	COLOR: VINTAGE WOOD CEDAR
7	EIFS SYSTEM	TO BE SELECTED BY OWNER	COLOR: BEIGE WITH SMOOTH FINISH & SCORING PATTERN
8	BUILDING LIGHTING	RE: EXTERIOR LIGHTING SCHEDULE	

EXTERIOR LIGHTING SCHEDULE

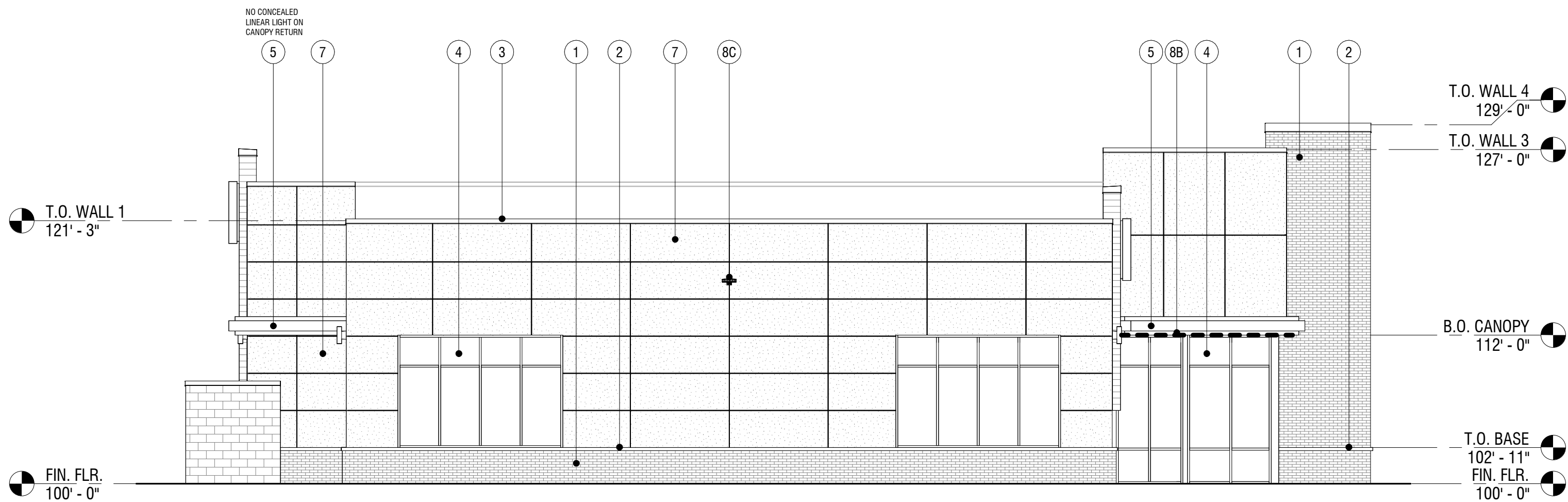
NO.	TYPE	DESCRIPTION/MANUFACTURER	REMARKS
8A	UP/DOWN	LED, BLACK FINISH SYRIOS PRO SQP402 BY LUMINIS OR EQUAL	WALL WASH AT WEST & EAST ELEVATIONS WITH HIGH VISIBILITY
8B	LINEAR	CONTINUOUS BUILT-IN, CONCEALED LED STRIP	HORIZONTAL HIGHLIGHT AT WEST & EAST ELEVATIONS WITH HIGH VISIBILITY
8C	WALL PACK	LED, BLACK FINISH D-SERIES SIZE 1 LED WALL LUMINAIRE DSXW1LED BY LITHONIA OR EQUAL	GENERAL ILLUMINATION AT NORTH & SOUTH ELEVATIONS

ELEVATION KEYNOTES

NO.	NOTES
1	RED BRICK (RUNNING BOND)
2	BEIGE BRICK (ROWLOCK CAP & ACCENT BRICK)
3	PREFINISHED METAL COPING/CAP
4	ALUMINUM STOREFRONT
5	18" CANTILEVER CANOPY
6	FIBER CEMENT PANEL
7	EIFS SYSTEM W/ SMOOTH FINISH & SCORING PATTERN
8A	WALL WASH LIGHT
8B	CONCEALED LED STRIP LIGHT
8C	WALL PACK LIGHT



2 SOUTH ELEVATION
1/8" = 1'-0"



1 NORTH ELEVATION
1/8" = 1'-0"



Dev Anand
President & CEO

Kevin Campbell
Senior Architect

8807 Monrovia Street
Lenexa, Kansas 66215

Phone: 913.322.8882
Fax: 913.322.8886
Email: kevin@dev-inc.com

THIS DRAWING has been prepared by the Architect, or prepared under his direct supervision as an instrument of service and is intended for use only on this project. All Drawings, Specifications, ideas and designs, including the overall layout, form, arrangement, and composition of spaces and elements portrayed, constitute the original, unpublished Work of the Architect. Any reproduction, use, or disclosure of the information contained herein without the written consent of the Architect is strictly prohibited.

COMPLY WITH all laws, codes, ordinances and regulations with authority having jurisdiction and with requirements of the Lenders, if applicable. Do not alter Work until all permits and required approvals are obtained.

A NEW BUILDING FOR:

ASSOCIATED PLASTIC SURGEONS

I-470 BUSINESS & TECHNOLOGY CENTER
NE McBAIN DRIVE
LEE'S SUMMIT, MISSOURI

PROJECT NO. 231206

DRAWING ISSUANCE: NOV 1, 2024

NO.	REVISION	DATE

SHEET NUMBER

A2.1

BUILDING ELEVATIONS

03. Abbreviation Schedule		
Abbreviation	Abbreviation Name	
+	PLUS OR MINUS	
ADDNL	ADDITIONAL	
ADJ	ADJACENT	
AESS	ARCHITECTURALLY EXPOSED STRUCTURAL STEEL	
AFF	AFTER FINISHED FLOOR	
ALT	ALTERNATE	
AR	ANCHOR ROD	
ARCH	ARCHITECT OR ARCHITECTURAL	
BI	BOTTOM OF	
B/W	BETWEEN	
BLDG	BUILDING	
BLKG	BLOCKING	
BM	BEAM	
BOT	BOTTOM	
BRG	BEARING	
BWP	BRACED WALL PANEL	
CFS	COLD FORMED STEEL	
CHKD	CHECKED	
CIP	CAST IN PLACE	
CJ	CONTROL JOINT	
CJP	COMPLETE JOINT PENETRATION	
CL	CENTERLINE	
CLR	CLEAR	
COL	COLUMN	
CONC	CONCRETE	
CONN	CONNECTION	
CONT	CONTINUOUS	
CTR	CENTER	
db	DIA OF REINF BAR, DIA OF BOLT	
DBA	DEFORMED BAR ANCHOR	
DIA or Ø	DIAMETER	
DIAG	DIAGONAL	
DIR	DIRECTION	
DWL	DOWEL	
EA	EACH	
EE	EXTENDED END	
EJ	EXPANSION JOINT	
ELEV	ELEVATION	
EN	EDGE NAILING	
ENGR	ENGINEER	
EOD	EDGE OF DECK	
EOS	EDGE OF SLAB	
EQ	EQUAL	
EW	EACH WAY	
EXIST	EXISTING	
EXT	EXTERIOR	
FDN	FOUNDATION	
FLG	FLANGE	
FLR	FLOOR	
FS	FAR SIDE	
FTG	FOOTING	
FV	FIELD VERIFY	
GA	GAUGE	
GALV	GALVANIZED	
GB	GRADE BEAM	
GC	GENERAL CONTRACTOR	
HORIZ	HORIZONTAL	
HSA	HEADED STUD ANCHOR	
HSS	HOLLOW STRUCTURAL SECTION	
IF	INSIDE FACE	
INT	INTERIOR	
JOIST	JOIST	
K	KIPS (1000 LBS)	
LCE	COMPRESSION EMBEDMENT LENGTH	
LCS	COMPRESSION LAP SPICE LENGTH	
LLH	LONG LEG HORIZONTAL	
LLV	LONG LEG VERTICAL	
LSH	LONG SLOTTED HOLE	
LTE	TENSION EMBEDMENT LENGTH	
LTS	TENSION LAP SLICE LENGTH	
LW	LIGHTWEIGHT	
MFCR	MANUFACTURER	
MTL	METAL	
NIC	NOT IN CONTRACT	
NS	NEAR SIDE	
NTS	NOT TO SCALE	
OC	ON CENTER	
OF	OUTSIDE FACE	
OPP	OPPOSITE	
OVS	OVERSIZED	
PIC	PRECAST	
PAF	POWDER ACTUATED FASTENER	
PAR	PARALLEL	
PEMB	PRE-ENGINEERED METAL BUILDING	
PEN	PENETRATION	
PERP	PERPENDICULAR	
PL	PLATE	
PLF	POUNDS PER LINEAR FOOT	
PRFAB	PREFABRICATED	
PRELIM	PRELIMINARY	
PSF	POUNDS PER SQUARE FOOT	
PSI	POUNDS PER SQUARE INCH	
RC	REINFORCED CONCRETE	
RE	REFER TO	
REINF	REINFORCING	
REQD	REQUIRED	
RF	RIGID FRAME	
SC	SLIP CRITICAL	
SDS	SELF DRILLING SCREW	
SIM	SIMILAR	
SLV	SHORT LEG VERTICAL	
SOG	SLAB ON GRADE	
SQ	SQUARE	
SS	STAINLESS STEEL	
STD	STANDARD	
STR	STIRRUPS	
STL	STEEL	
SW	SHEAR WALL	
SYM	SYMMETRIC	
T&B	TOP AND BOTTOM	
TOP OF	TOP OF	
TRANS	TRANSVERSE	
TYP	TYPICAL	
UNO	UNLESS NOTED OTHERWISE	
VERT	VERTICAL	
W	WITH	
W/O	WITHOUT	
WF	WIDE FLANGE	
WP	WORK POINT	
WWR	WELDED WIRE REINFORCEMENT	

STRUCTURAL DESIGN CRITERIA (2018 IBC AND ASCE 7-16):

1. BUILDING OCCUPANCY RISK CATEGORY II.

2. LIVE LOADS [UNIFORM (PSF) / POINT LOADS (KIPS)]:
- ROOF.....20 PSF / 300#
 - GROUND LEVEL SLAB.....100 PSF / 2.0 K
3. ROOF SNOW LOAD:
- GROUND SNOW LOAD (Pg).....20 PSF
 - FLAT ROOF SNOW LOAD (Pi).....22 PSF + DRIFT PER PLAN
 - MIN UNIFORM ROOF SNOW LOAD (Pm).....20 PSF (NO DRIFT OR RAIN)
 - RAIN ON SNOW SURCHARGE (Prs).....5.0 PSF
 - SNOW EXPOSURE FACTOR (Ce).....1.0, EXPOSURE C
 - SNOW LOAD IMPORTANCE FACTOR (Is).....1.0
 - THERMAL FACTOR (Ci).....1.1 (just above freezing)
 - SLOPE FACTOR (Cs).....1.0 (for ¼ per foot roots)
4. WIND DESIGN DATA:
- BASIC WIND SPEED (3 SEC GUST).....117 MPH
 - ASD WIND SPEED, (V/ASD).....88 MPH
 - WIND EXPOSURE.....C
 - GROUND ELEVATION ABOVE SEA LEVEL.....987 FT
 - DIRECTIONALITY FACTOR (Kd).....0.85
 - INTERNAL PRESSURE COEFF.....0.18

5. EARTHQUAKE DESIGN DATA:
- SEISMIC IMPORTANCE FACTOR (Ie).....1.25
 - MAPPED SPECTRAL RESP ACCEL (Sa / S1).....0.099 / 0.068
 - SITE CLASS.....C
 - SPECTRAL RESPONSE COEFF (Sds / Sd1).....0.086 / 0.068
 - SEISMIC DESIGN CATEGORY.....B
 - SEISMIC FORCE RESISTING SYSTEM.....R=3, STEEL
 - DESIGN BASE SHEAR.....7.3K (ELF AND ASD)
 - SEISMIC RESPONSE COEFF (Cs).....0.029
 - ANALYSIS PROCEDURE.....ELF

6. RAIN LOAD DATA:
- 15-MIN RAIN INTENSITY.....8.31 IN/HR
 - 60-MIN RAIN INTENSITY.....3.92 IN/HR
- DESIGN ASSUMES APPROPRIATE ROOF SLOPE AND DRAINAGE (INCLUDING OVERFLOWS) ARE PROVIDED. ROOF IS DESIGNED FOR LIVE LOAD INDICATED ABOVE

STRUCTURAL GENERAL NOTES:

1. DESIGN AND CONSTRUCTION SHALL CONFORM TO THE "INTERNATIONAL BUILDING CODE, 2018 EDITION" AS AMENDED BY THE CITY OF LEESUMMIT, MO. REFER TO THE SPECIAL STRUCTURAL INSPECTION NOTES FOR ADDITIONAL REQUIREMENTS.

2. CONTRACTOR TO VERIFY ALL DIMENSIONS, ELEVATIONS AND EXISTING CONDITIONS AND REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO COMMENCING WORK.

3. IF DISCREPANCIES EXIST BETWEEN STRUCTURAL PLANS, ARCHITECTURAL PLANS, OTHER PLANS, OR SPECIFICATIONS, THE CONTRACTOR OR SUBCONTRACTOR SHALL PROVIDE A WRITTEN REQUEST FOR CLARIFICATION FROM THE ARCHITECT AND/OR ENGINEER PRIOR TO PROCEEDING WITH THE WORK.

4. THE STRUCTURE IS DESIGNED TO BE SELF-SUPPORTING AND STABLE AFTER THE BUILDING IS FULLY COMPLETED. IT IS SOLELY THE CONTRACTORS RESPONSIBILITY TO EXECUTE AND DETERMINE FINAL ERECTION PROCEDURES, SEQUENCING AND TO ENSURE THE SAFETY OF THE BUILDING AND ITS COMPONENT PARTS DURING ERECTION. THIS INCLUDES WHATEVER SHORING, SHEETING, TEMPORARY BRACING, GUYING OR TIE DOWNS WHICH MIGHT BE NECESSARY.

5. THE STRUCTURE AND FOUNDATIONS ARE NOT DESIGNED FOR FUTURE EXPANSION.

6. FABRICATORS AND SUPPLIERS SHALL CLEARLY NOTE AND HIGHLIGHT CHANGES MADE IN SHOP DRAWINGS, WHICH DO NOT COMPLY WITH THE CONTRACT DOCUMENTS.

7. COLUMNS, BEAMS, JOISTS, OR TRUSSES SHALL NOT BE FIELD CUT OR TRIMMED FOR ANY REASON WITHOUT THE WRITTEN APPROVAL OF THE ARCHITECT/ENGINEER.

8. HOLES, PIPES, SLEEVES, ETC. NOT SHOWN ON THE DRAWINGS MUST BE REVIEWED BY THE ARCHITECT/ENGINEER BEFORE PLACEMENT THROUGH STRUCTURAL MEMBERS.

9. IF MECHANICAL AND ELECTRICAL EQUIPMENT SIZES, WEIGHTS, OR LOCATIONS DO NOT COINCIDE WITH EQUIPMENT SHOWN ON THE PLANS, COORDINATE ADJUSTMENTS WITH THE ARCHITECT.

10. NO AREA OF THE STRUCTURE SHALL BE LOADED WITH CONSTRUCTION MATERIALS OR EQUIPMENT THAT EXCEEDS FINAL DESIGN CRITERIA.

11. BEAMS, COLUMNS, WALLS AND FOOTING CENTERS SHALL BE CENTERED UNDER SUPPORTING MEMBERS (TYPICAL UNLESS NOTED OTHERWISE).

12. DELEGATED DESIGN - DEFERRED SUBMITTALS MUST BE SIGNED/ SEALED PRIOR TO SUBMITTAL FOR REVIEW. THESE INCLUDE:
- A. STRUCTURAL STEEL CONNECTIONS

- SUBMIT THESE SHOP DRAWINGS AND CALCULATIONS SEALED BY A STRUCTURAL ENGINEER LICENSED TO PRACTICE IN THE JURISDICTION OF THE PROJECT SHALL BE FURNISHED TO THE ENGINEER OF RECORD FOR REVIEW. CONTRACTOR SHALL SUBMIT COPIES OF DEFERRED SUBMITTALS TO BUILDING DEPARTMENT AFTER ARCHIVING REVIEW.

13. TYPICAL DETAILS ARE SHOWN ON SHEETS DESIGNATED "S0XX". THE INCLUDED TYPICAL DETAILS MAY OR MAY NOT BE CUT / REFERENCED ON PLANS OR SECTIONS, BUT ARE TO BE USED AS APPLICABLE

SUBMITTALS:

1. GENERAL CONTRACTOR TO PROVIDE A SHOP DRAWING SUBMITTAL LOG AND SUBMITTAL SCHEDULE ITEMIZING ALL PROPOSED SUBMITTALS FOR APPROVAL BY STRUCTURAL ENGINEER OF RECORD.

2. ALL SHOP DRAWINGS SHALL BE CHECKED BY THE FABRICATOR AND APPROVED BY THE GENERAL CONTRACTOR PRIOR TO SUBMITTAL TO THE STRUCTURAL ENGINEER OF RECORD. SHOP DRAWING REVIEW BY ENGINEER IS LIMITED TO VERIFYING GENERAL CONFORMANCE TO THE CONTRACT DOCUMENTS. CONTRACTOR IS RESPONSIBLE FOR ANY CHANGES FROM THE CONTRACT DOCUMENTS, DIMENSIONAL ERRORS, COORDINATION ERRORS, OR OMISSIONS IN SHOP DRAWINGS. EOR IS NOT RESPONSIBLE FOR ANY DELAYS CAUSED BY THESE REQUIREMENTS NOT BEING MET.

3. SHOP DRAWINGS SHALL INCLUDE CONNECTIONS AS WELL AS SIZE, SPACING, AND GRADE OF ALL MEMBERS AND MATERIALS. PLANS AND ANY DETAILING NECESSARY FOR DETERMINING FIT AND PLACEMENT SHALL ALSO BE INCLUDED.

4. ANY CHANGES TO THE STRUCTURAL DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT AND ARE SUBJECT TO REVIEW AND APPROVAL OF THE STRUCTURAL ENGINEER OF RECORD PRIOR TO RELEASE FOR FABRICATION AND CONSTRUCTION.

5. DESIGN DRAWINGS, SHOP DRAWINGS, AND CALCULATIONS FOR THE DESIGN AND FABRICATION OF ITEMS THAT ARE DESIGNED BY THE CONTRACTOR SHALL BEAR THE SEAL AND SIGNATURE OF AN ENGINEER REGISTERED IN THE APPROPRIATE STATE AND SHALL BE SUBMITTED TO THE ARCHITECT / ENGINEER PRIOR TO FABRICATION AND CONSTRUCTION. CALCULATIONS SHALL BE INCLUDED FOR ALL CORNERS/ADD TO THE STRUCTURE, CONSIDERING LOCALIZED EFFECTS ON STRUCTURAL ELEMENTS INDUCED BY THE CONNECTION LOADS. ITEMS THAT ARE DESIGNED BY THE CONTRACTOR SHALL BE DESIGNED TO RESIST THE LIVE LOADS INDICATED IN STRUCTURAL NOTES, DEAD LOAD, SELF WEIGHT, ANY ADDITIONAL LOADING INDICATED ON PLANS AND DETAILS, SNOW DRIFT, AND A NET WIND UPLIFT. THESE ITEMS DESIGNED BY THE CONTRACTOR SHALL INCLUDE ANY ADDITIONAL LITERATURE FROM THE MANUFACTURER, SUCH AS ICC-ES REPORTS DEMONSTRATING CODE COMPLIANCE.

6. FIELD ENGINEERED DETAILS DEVELOPED BY THE CONTRACTOR THAT DIFFER FROM OR ADD TO THE STRUCTURAL DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT AND ARE SUBJECT TO REVIEW AND APPROVAL OF THE STRUCTURAL ENGINEER OF RECORD PRIOR TO RELEASE FOR FABRICATION AND CONSTRUCTION.

7. UNLESS DICTATED OTHERWISE BY THE CONTRACT DOCUMENTS, THE ENGINEER SHALL HAVE A MINIMUM OF 10 WORKING DAYS FROM RECEIPT OF SHOP DRAWINGS FOR REVIEW AND SHALL HAVE A MINIMUM OF 3 WORKING DAYS FOR RFI RESPONSES.

8. SEE MATERIAL SPECIFIC SECTIONS IN THE GENERAL NOTES FOR REQUIRED SHOP DRAWINGS AND CALCULATIONS TO BE SUBMITTED.

9. THE CONTRACTOR SHALL COORDINATE SEISMIC RESTRAINTS AND BRACING OF ARCHITECTURAL, MECHANICAL, PLUMBING, AND ELECTRICAL EQUIPMENT MACHINERY, AND ASSOCIATED PIPING WITH THE STRUCTURE. ANY CONNECTIONS TO STRUCTURE SHALL CONFORM TO ASCE 7, CHAPTER 13 AND SHALL BE DESIGNED BY AN ENGINEER REGISTERED IN THE APPROPRIATE STATE AND SHALL BE SUBMITTED TO THE ARCHITECT PRIOR TO FABRICATION.

SPECIAL INSPECTIONS:

1. PROVIDE SPECIAL STRUCTURAL INSPECTIONS AND VERIFICATIONS BY A THIRD PARTY MEETING THE REQUIREMENTS OF CHAPTER 17 OF THE BUILDING CODE AND THE BUILDING OFFICIAL.

2. SPECIAL INSPECTORS SHALL BE QUALIFIED AND FURNISH THEIR REPORTS IN A TIMELY MANNER TO THE CONTRACTOR, BUILDING OFFICIALS, ARCHITECT, AND/OR ENGINEER

3. SHOULD INSPECTOR IDENTIFY ANY DISCREPANCY, THEY SHALL NOTIFY CONTRACTOR FIRST, AND THEN ARCH/ENGINEER IMMEDIATELY THEREAFTER IF CORRECTIVE ACTION IS NEEDED.

4. SPECIAL INSPECTIONS AS REQUIRED BY CODE:
- A. STEEL: SECTION 1705.2 AND AISI 308: PERIODIC OBSERVATIONS OF CONNECTION, ALL BRACED FRAMES, CONNECTIONS, WELDERS & FIELD WELDING.
 - B. CONCRETE: SECTION 1705.3 AND TABLE 1705.3: CONCRETE MATERIAL SAMPLING AND TESTING, REBAR OBSERVATIONS. TAKE SET OF (3) CYLINDERS FOR EVERY 500 C.Y., BUT NOT LESS THAN ONE SET OF SAMPLES PER DAY'S WORK AND PER MIX.
 - C. SOILS: SECTION 1705.6. FOUNDATION BEARING, EXCAVATION, FILL PLACEMENT.
 - D. POST-INSTALLED ANCHORS: TABLE 1705.3

EARTHWORK AND FOUNDATIONS:

1. REFERENCE THE GEOTECHNICAL INVESTIGATION PREPARED BY ALPHA OMEGA GEOTECH, INC DATED JUNE 7, 2024 (JOB NO. 240117 E). THE CONTRACTOR SHALL OBTAIN A COPY OF THIS REPORT AND FOLLOW ALL RECOMMENDATIONS WITHIN.

2. PERIMETER AND EXTERIOR FOOTINGS SHALL BEAR AT A MINIMUM OF 3'-0" BELOW ADJACENT GRADE.

3. ALL FOOTINGS SHALL BEAR ON FIRM NATIVE MATERIALS, COMPACTED OR ENGINEERED FILL CAPABLE OF SUPPORTING AN ALLOWABLE BEARING PRESSURE OF 2,500 PSF (3,000 PSF AT INDIVIDUAL COLUMN FOOTINGS) PER THE GEOTECHNICAL REPORT. DEEPEN FOOTINGS, AND REMOVE AND REPLACE UNACCEPTABLE SOILS WITH ENGINEERED FILL AS REQUIRED TO PROVIDE THIS MINIMUM DEPTH AND SUITABLE BEARING.

4. UNDERCUT THE PAD TO A DEPTH OF 24-INCHES BELOW BOTTOM OF FLOOR SLAB EXCAVATION AND REPLACE WITH LOW-VOLUME-CHANGE MATERIALS PER THE GEOTECHNICAL REPORT.

5. FILL PLACEMENT, COMPACTION, AND SOIL BEARING TESTS SHALL BE PERFORMED BY A GEOTECHNICAL ENGINEER PRIOR TO INSTALLING FOOTINGS TO ENSURE DESIGN ALLOWABLE BEARING VALUES AND SLAB SUBGRADE REQUIREMENTS ARE SATISFIED. IF ACTUAL SITE CONDITIONS DO NOT SATISFY THESE REQUIREMENTS, COORDINATE ADJUSTMENTS WITH ARCHITECT/ENGINEER/ GEOTECHNICAL ENGINEER

6. SURFACE WATER SHALL NOT BE ALLOWED TO STAND ADJACENT TO OR DRAIN TOWARDS THE FOUNDATION AND SLAB SUBGRADES UNDER ANY CIRCUMSTANCES. PAVEMENTS OR GRADED SOILS AT THE PERIMETER OF THE BUILDING, EXCEPT AS REQUIRED AT EXITS OR AS NOTED, SHALL BE SLOPED AWAY AT 5% OR 6" MIN FOR THE FIRST TEN FEET AND AS REQUIRED TO PROVIDE POSITIVE DRAINAGE.

7. FOOTINGS MAY BE POURED TO NEAT LINES OF EXCAVATIONS PROVIDING VERTICAL LINES OF EXCAVATIONS CAN BE MAINTAINED DURING CONCRETE PLACEMENT.

8. FOUNDATION WALL BACKFILL SHALL NOT BE UNBALANCED BY MORE THAN TWO FEET ON EITHER SIDE AT ANY TIME. BASEMENT WALL AND RESTRAINED RETAINING WALLS SHALL NOT BE PLACED UNLESS THE WALL IS ADEQUATELY BRACED. RETAINING WALL AND BASEMENT WALL BACKFILL SHALL BE FREE DRAINING GRANULAR BACKFILL ACCEPTABLE TO THE GEOTECHNICAL ENGINEER.

9. DO NOT PLACE CONCRETE UNLESS FOOTING EXCAVATIONS ARE FREE OF ALL WATER, FROST, ICE AND LOOSE SOIL. CONCRETE SHALL BE PLACED AS SOON AS POSSIBLE AFTER EXCAVATION SO THAT EXCESSIVE DRYING OF BEARING MATERIALS DOES NOT OCCUR. BEARING MATERIAL SHALL BE INSPECTED BY A QUALIFIED INDEPENDENT TESTING LAB PRIOR TO PLACEMENT OF CONCRETE.

10. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

11. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

12. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

13. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

14. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

15. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

16. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

17. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

18. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

19. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

20. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

21. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

22. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

23. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

24. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS, INSERTS, SLEEVES AND EMBEDDED ITEMS ARE PROPERLY LOCATED AND RIGIDLY SECURED PRIOR TO CONCRETE PLACEMENT, "WET STICKING" DOWELS WILL NOT BE ALLOWED.

7. ALL STRUCTURAL ADHESIVE FOR REINFORCING SHALL BE SIMPSON SET-3G OR HILTI HIT-HY 200-R OR EQUIVALENT. ALL STRUCTURAL ADHESIVE SHALL BE INSTALLED PER THE MANUFACTURER'S PRINTED INSTALLATION INSTRUCTIONS. SUBSTITUTIONS SHALL BE SUBMITTED FOR REVIEW AND APPROVAL WITH APPROPRIATE ICC-ES EVALUATION REPORTS.

CAST IN PLACE CONCRETE:

1. SUBMIT PROPOSED MIXED DESIGNS OF EACH TYPE FOR REVIEW. REQUIRED MINIMUM CONCRETE COMPRESSIVE STRENGTHS AT 28 DAYS:

- a. FOOTING AND GRADE BEAM CONCRETE.....4000 PSI
- b. BASEMENT / FOUNDATION WALL CONCRETE.....4000 PSI
- c. SLAB ON GRADE.....4000 PSI

2. ALL CONCRETE MIX DESIGNS SHALL HAVE WATER TO CEMENT RATIOS LESS THAN 0.52 (0.45 FOR MOISTURE SENSITIVE FLOORING), WITH A MAXIMUM 6040 FINE TO COARSE AGGREGATE RATIO. CONCRETE MIX DESIGNS THAT DO NOT CONFORM TO THE ABOVE STANDARD AND/OR CONTAIN WATER REDUCING ADMIXTURES SHALL BE SUBMITTED WITH APPROPRIATE TEST DATA PER A C.I. ALL CONCRETE SHALL BE IN CONFORMANCE WITH THE A.C.I. 301 STANDARD THAT IS REFERENCED IN THE BUILDING CODE AT THE TIME OF PERMITTING THE PROJECT..

3. EXTERIOR CONCRETE (FLOOR SLABS, WALLS, ETC) SHALL HAVE: 6.5% (PLUS/MINUS 1.5%) ENTRAINED AIR.

4. CHAMFER ALL EXPOSED CONCRETE EDGES 3/4" (VERIFY WITH ARCHITECT).

5. NO ALUMINUM SHALL BE EMBEDDED IN ANY CONCRETE.

6. NO CALCIUM CHLORIDE SHALL BE USED IN CONCRETE

7. THE DESIGN, CONSTRUCTION, AND SAFETY OF ALL FORMWORK IS THE RESPONSIBILITY OF THE CONTRACTOR

8. ALL CONCRETE IS REINFORCED UNLESS SPECIFICALLY NOTED AS UNREINFORCED. REINFORCE ALL CONCRETE NOT OTHERWISE SHOWN WITH THE SAME REINFORCING AS SIMILAR SECTIONS OR AREAS.

9. CONSTRUCTION JOINTS IN GRADE BEAMS, CONTINUOUS FOOTINGS, AND WALLS THAT DO NOT CHANGE DIRECTION SHALL BE SPACED NO GREATER THAN 60'-0". INTERMEDIATE CONTROL JOINTS SHALL BE SPACED AT 25'-0" MAX FOR WALLS. CONTROL JOINTS IN WALLS SHALL ALSO BE LOCATED 15'-0" FROM CORNERS AND AT CHANGES IN WALL THICKNESS

10. WHERE FRESH CONCRETE IS DEPOSITED AGAINST HARDENED CONCRETE (GREATER THAN 8 HRS OLD), CLEAN EXISTING SURFACE OF LAITANCE AND FOREIGN MATERIAL AND DAMPEN THE EXISTING SURFACE. IF REQUIRED, ROUGHEN EXISTING CONCRETE TO 1/4" AMPLITUDE.

11. SLABS ON GRADE SHALL BE 4" THICK MINIMUM ON 4" OF GRANULAR FILL. REINF SLAB WITH 6 X 6 W/2.1WV2.1 WWR OR #3 BARS @ 18" OC EA WAY. PLACE REINF IN UPPER 1/3 OF SLAB THICKNESS. AT INTERIOR SLABS, A 10 MIL VAPOR BARRIER SHALL BE PLACED BETWEEN THE CONCRETE AND GRANULAR BASE AND CARE SHOULD BE TAKEN DURING CURING TO PREVENT SLAB CURLING. THIS NOTE SHALL BE TYPICAL UNLESS NOTED OTHERWISE

12. SAW CUT JOINTS OR KEVED CONSTRUCTION JOINTS IN SLABS ON GRADE SHALL BE SPACED TO DIVIDE THE SLAB INTO PANELS NOT TO EXCEED 225 SQUARE FEET. THE LONGER DIMENSION OF EACH PANEL SHALL NOT EXCEED THE SHORTER DIMENSIONS BY MORE THAN 40%. JOINTS SHALL BE LOCATED AT COLUMN CENTERLINES WHERE POSSIBLE. SPACING BETWEEN JOINTS SHALL NOT EXCEED 15 FEET. CONTRACTOR SHALL SUBMIT JOINT LAYOUT TO ARCHITECT FOR APPROVAL. REFER TO TYPICAL DETAILS.

13. REINFORCEMENT SHALL BE CONTINUOUS AND LAPPED

Dev Anand
President & CEO

Kevin Campbell
Senior Architect

8807 Monrovia Street
Lenexa, Kansas 66215

Phone: 913.322.8882
Fax: 913.322.8886
Email: kevin@dev-inc.com

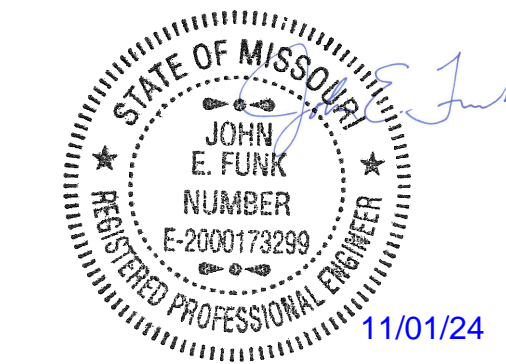
THIS DRAWING has been prepared by the Architect, or prepared under his direct supervision as an instrument of service and is intended for use only on this project. All Drawings, Specifications, ideas and designs, including the overall layout, form, arrangement, and composition of spaces and elements portrayed, constitute the original, unpublished Work of the Architect. Any reproduction, use, or disclosure of the information contained herein without the written consent of the Architect is strictly prohibited.

COMPLY WITH all laws, codes, ordinances and regulations with authority having jurisdiction and with requirements of the Lenders, if applicable. Do not start Work until all permits and required approvals are obtained.

A NEW BUILDING FOR:

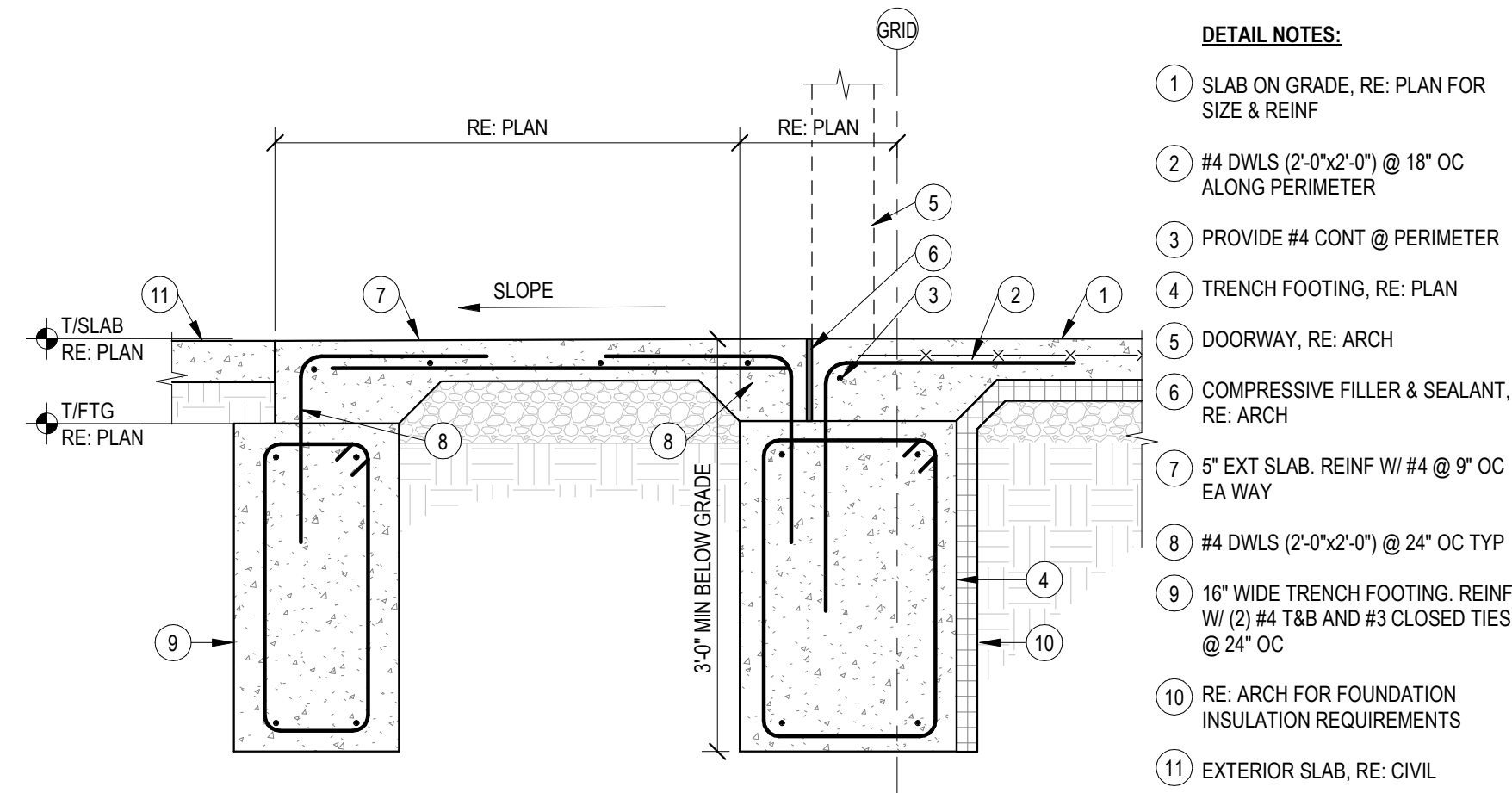
ASSOCIATED PLASTIC SURGEONS

I-470 BUSINESS & TECHNOLOGY CENTER
NE McBAIN DRIVE
LEE'S SUMMIT, MISSOURI

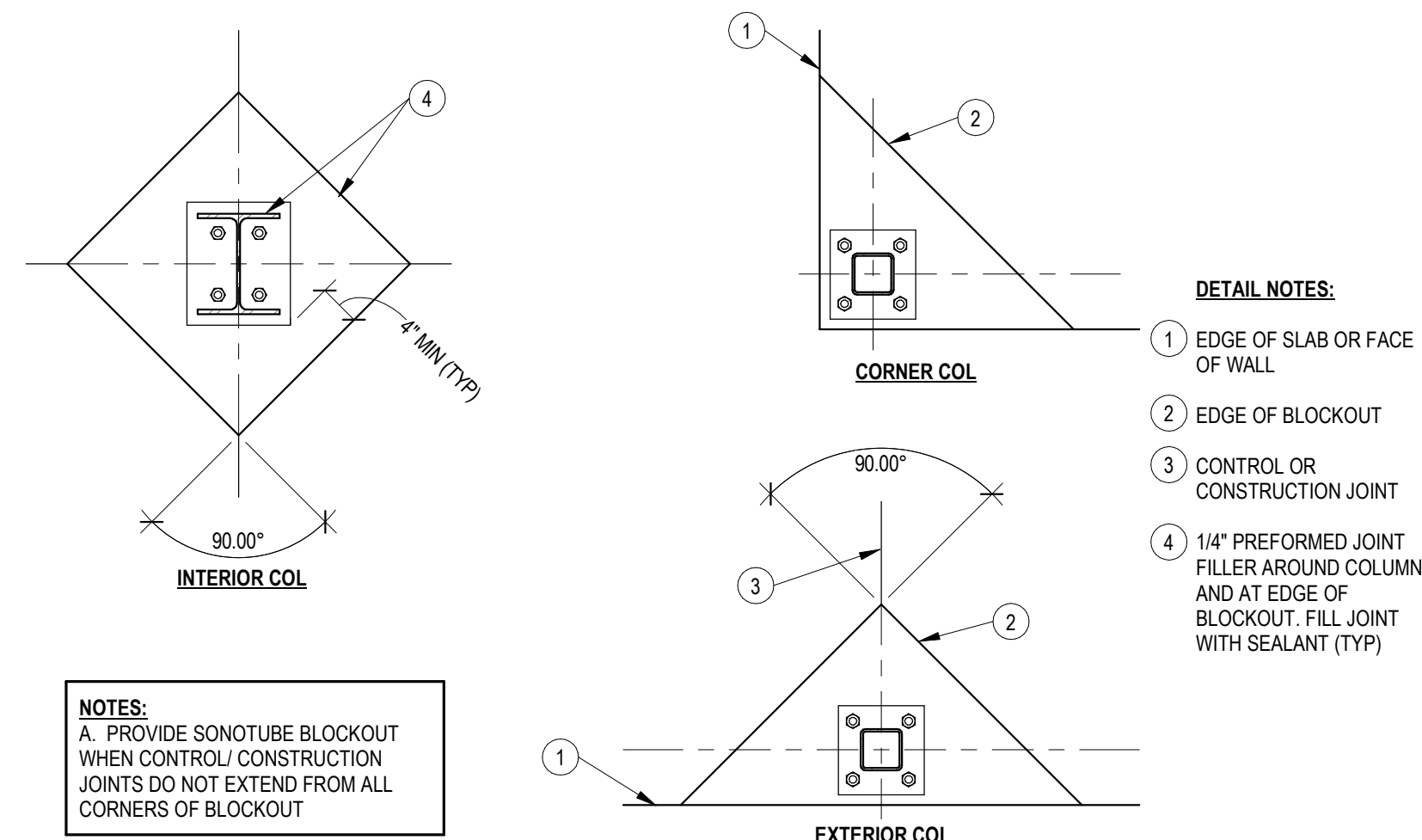


PROJECT NO. 231206		
11/01/2024		
NO.	REVISION	DATE

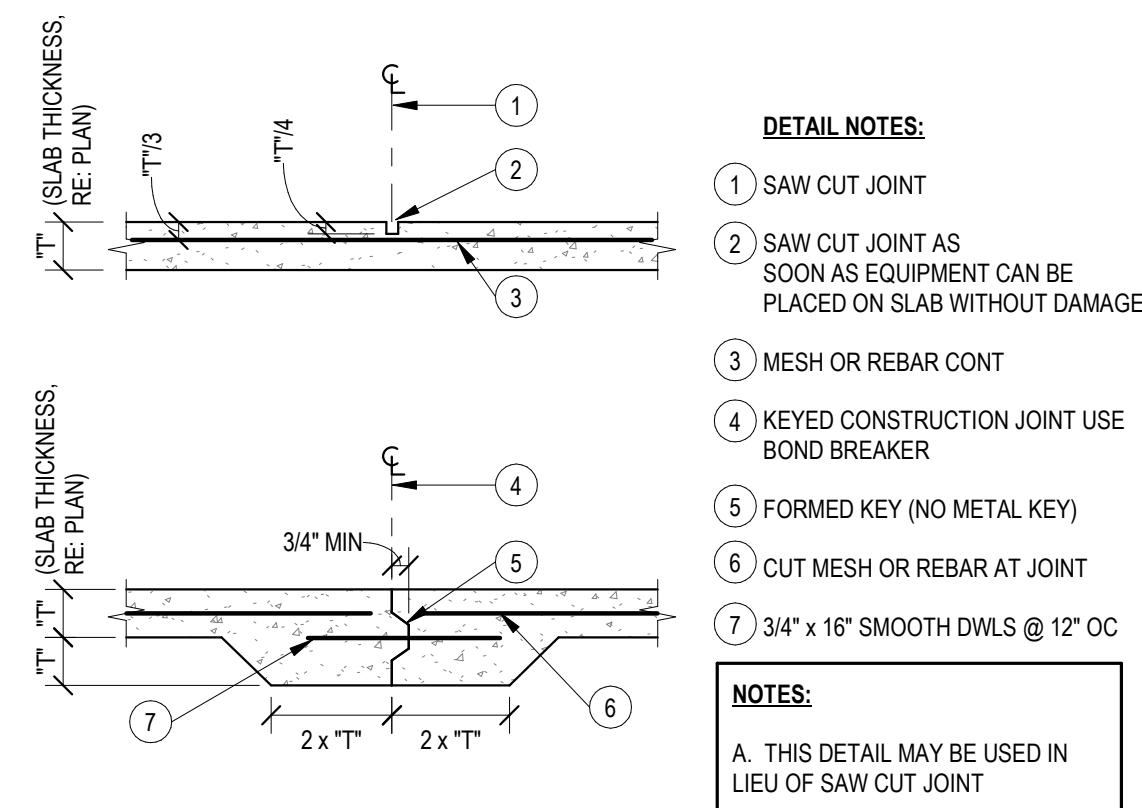
SHEET NUMBER
S030
TYPICAL DETAILS - CONCRETE



3 STOOP DETAIL
3/4" = 1'-0"



2 SLAB ON GRADE JOINTS @ COLUMNS
3/4" = 1'-0"



1 SLAB ON GRADE CONTROL JOINTS
3/4" = 1'-0"

DEVELOPMENT AND LAP SPICE SCHEDULE														
Fc=3000 psi								Fc=4000 psi						
	EMBEDMENT			LAP SPICE				EMBEDMENT			LAP SPICE			
	COMPRESSION	TENSION (LTE)		COMPRESSION	TENSION (LTS)		HOOK	COMPRESSION	TENSION (LTE)		COMPRESSION	TENSION (LTS)		HOOK
BAR	(LCE)	TOP	OTHER	(LCS)	TOP	OTHER	(LDH)	(LCE)	TOP	OTHER	(LCS)	TOP	OTHER	(LDH)
#3	8	13	12	12	17	16	6	8	12	12	12	16	16	7
#4	11	21	16	15	28	21	8	9	18	14	15	24	18	9
#5	14	31	24	19	41	31	10	12	27	21	19	35	27	12
#6	16	43	33	23	56	43	12	14	37	28	23	48	37	14
#7	19	69	53	26	90	69	13	17	60	46	26	78	60	17
#8	22	85	66	30	111	85	15	19	74	57	30	96	74	19
#9	25	103	80	34	134	103	17	21	90	69	34	116	90	21
#10	28	124	96	38	162	124	19	24	108	83	38	140	108	24
#11	31	146	112	42	190	146	22	27	126	97	42	164	126	27

NOTES (PERTAINING TO TABLE):
A. TOP BARS ARE HORIZONTAL BARS THAT HAVE MORE THAN 12" OF FRESH CONCRETE CAST BELOW THEM.
B. ALL BARS THAT ARE NOT "TOP BARS" ARE "OTHER" BARS
C. ABBREVIATIONS:
- LCE - COMPRESSION EMBEDMENT LENGTH
- LTE - TENSION EMBEDMENT LENGTH
- LCS - COMPRESSION LAP SPICE LENGTH
- LTS - TENSION LAP SPICE LENGTH
- LDH - HOOKED BAR TENSION EMBEDMENT LENGTH

NOTES (GENERAL):
A. STAGGER ALL SPLICES 12 db MIN, BUT NOT LESS THAN 12"
B. ALL DIMENSIONS INDICATED IN TABLE ARE IN INCHES
C. BARS GREATER THAN #11 SHALL BE MECHANICALLY SPLICED
D. ALL SPLICES SHALL BE WIRED IN CONTACT STACKED VERTICAL
MULTIPLIERS:
ALL EMBEDMENT AND LAP SPICE LENGTHS SHALL BE INCREASED AS REQ'D BY THE MULTIPLIERS BELOW. APPLY MULTIPLE MULTIPLIERS IF APPLICABLE
1.3 -- IF CONC CONTAINS LIGHT WEIGHT AGGREGATES
1.3 -- IF EPOXY COATED REBAR USED

4 SPLICE & DEVELOPMENT SCHEDULE
3/4" = 1'-0"

Dev Anand
President & CEO

Kevin Campbell
Senior Architect

8807 Monrovia Street
Lenexa, Kansas 66215

Phone: 913.322.8882
Fax: 913.322.8886
Email: kevin@dev-inc.com

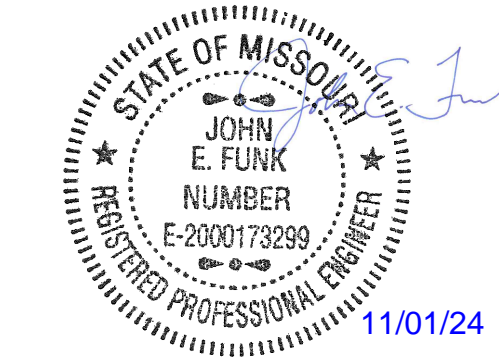
THIS DRAWING has been prepared by the Architect, or prepared under his direct supervision as an instrument of service and is intended for use only on this project. All Drawings, Specifications, ideas and designs, including the overall layout, form, arrangement, and composition of spaces and elements portrayed, constitute the original, unpublished work of the Architect. Any reproduction, use, or disclosure of the information contained herein without the written consent of the Architect is strictly prohibited.

COMPLY WITH all laws, codes, ordinances and regulations with authority having jurisdiction and with requirements of the Licensors, if applicable. Do not start work until all permits and required approvals are obtained.

A NEW BUILDING FOR:

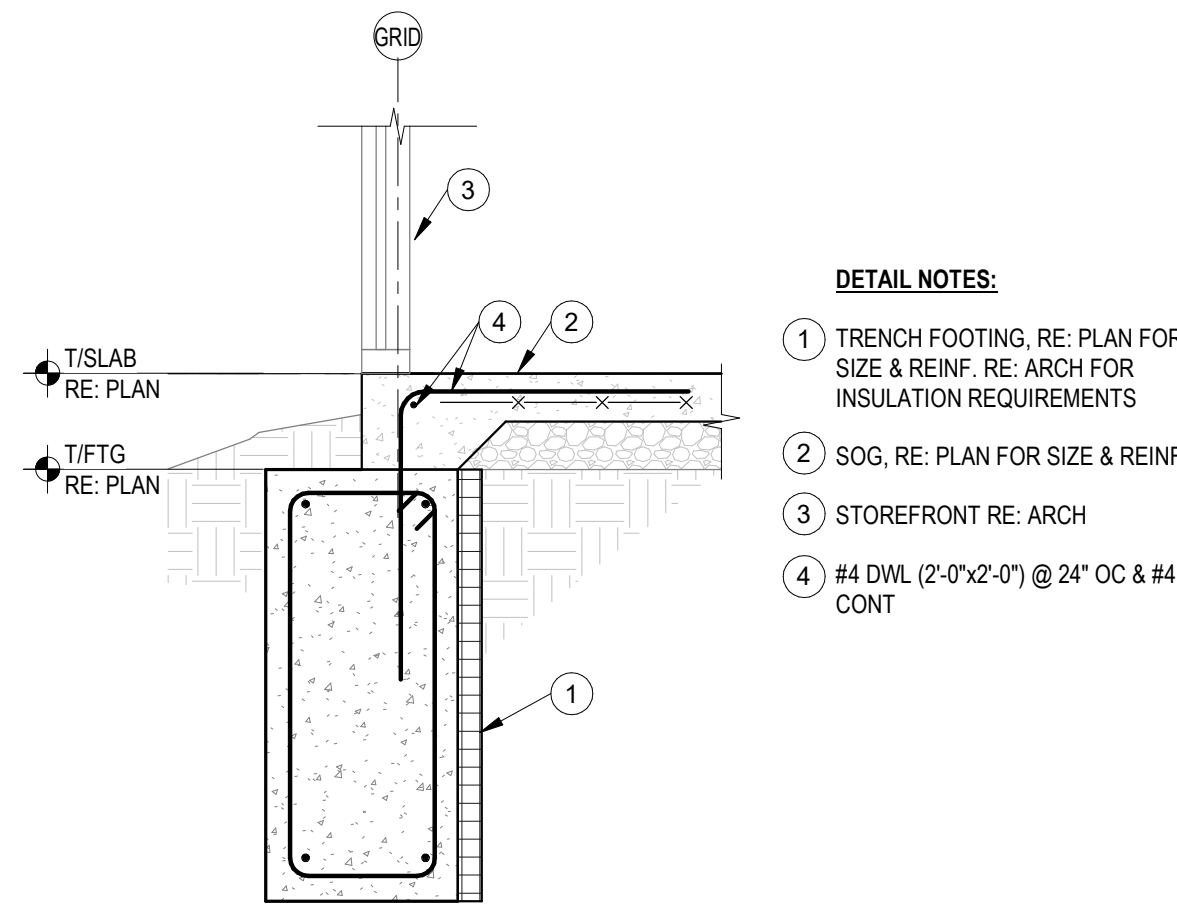
ASSOCIATED PLASTIC SURGEONS

I-470 BUSINESS & TECHNOLOGY CENTER
NE McBAIN DRIVE
LEE'S SUMMIT, MISSOURI

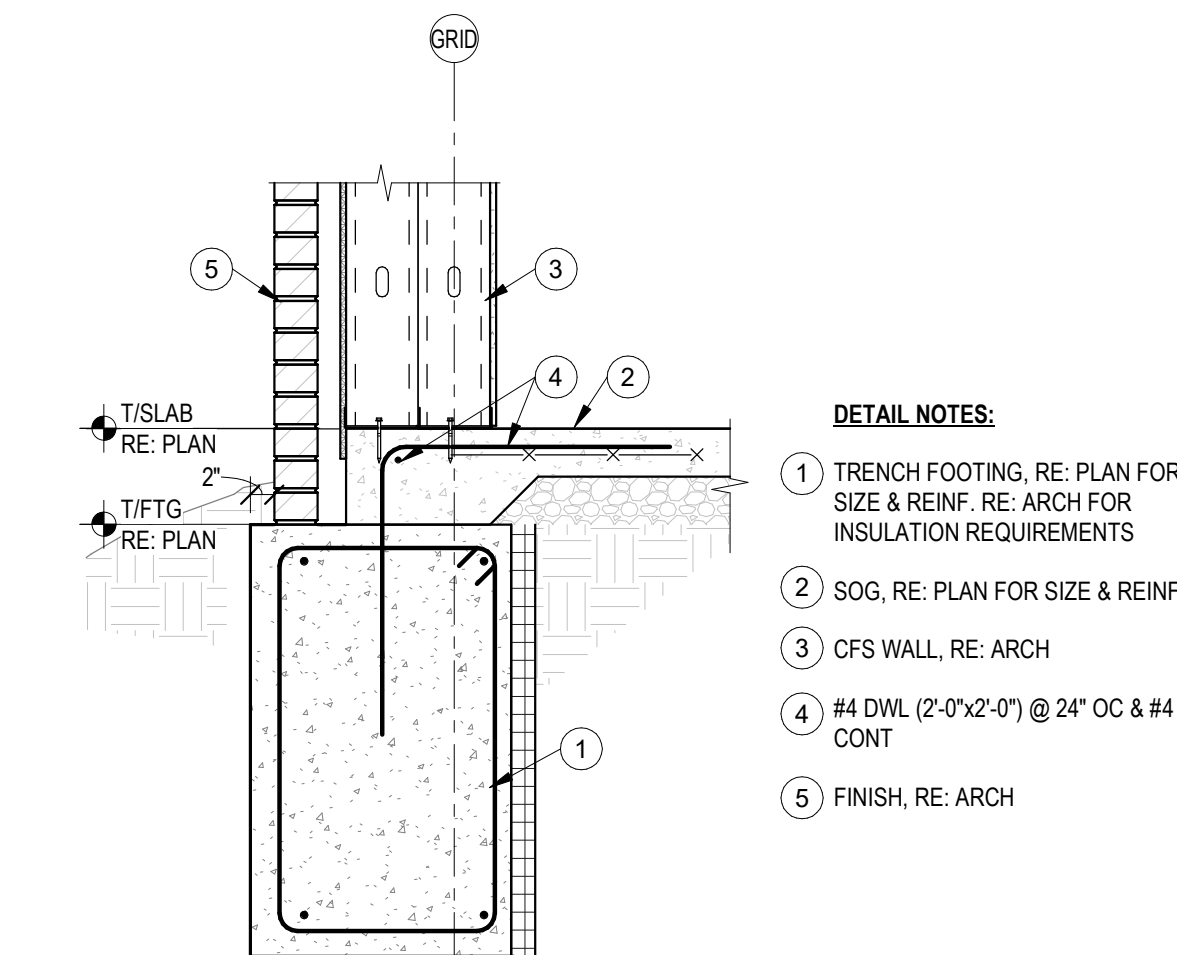


PROJECT NO. 231206		
11/01/2024		
NO.	REVISION	DATE

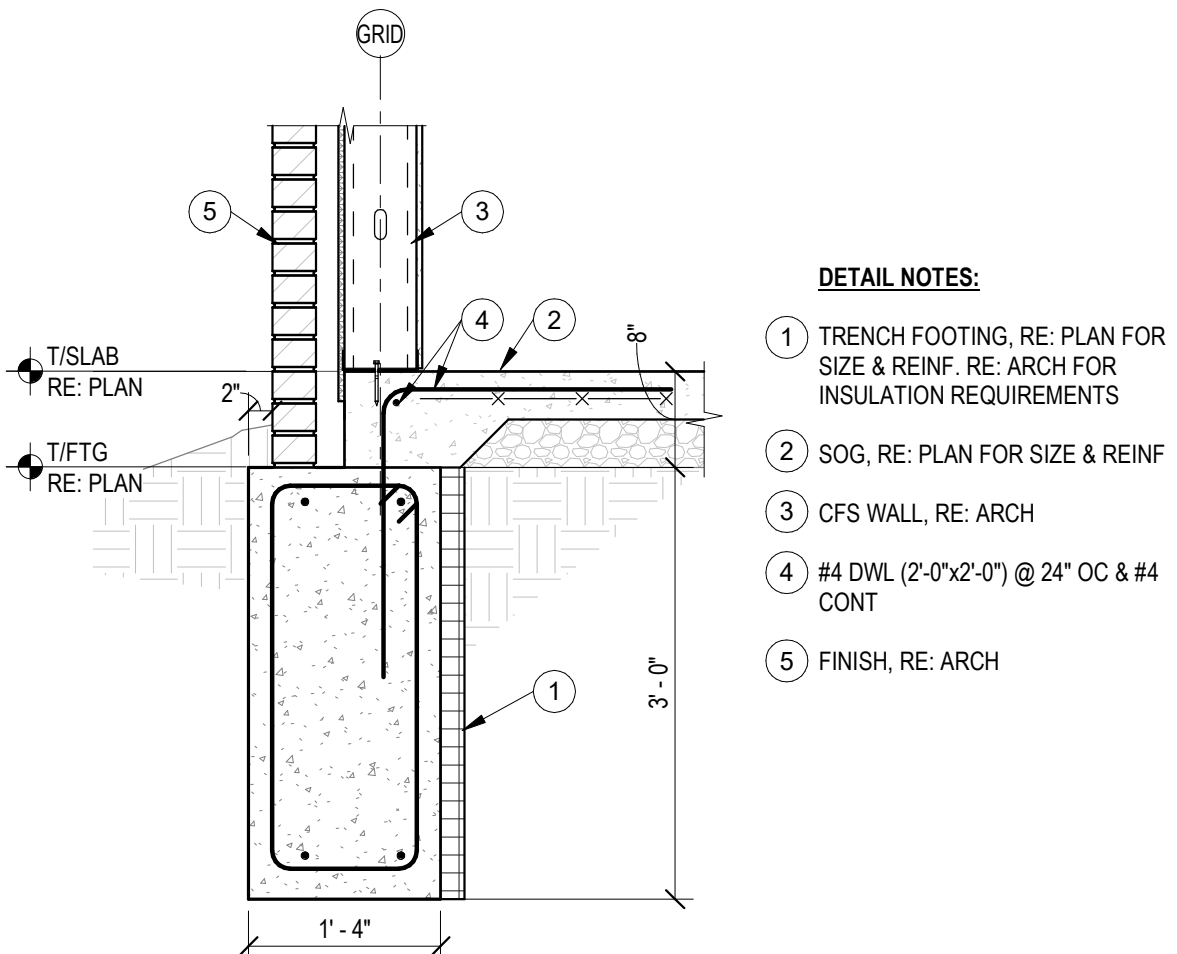
SHEET NUMBER
S500
FOUNDATION SECTIONS



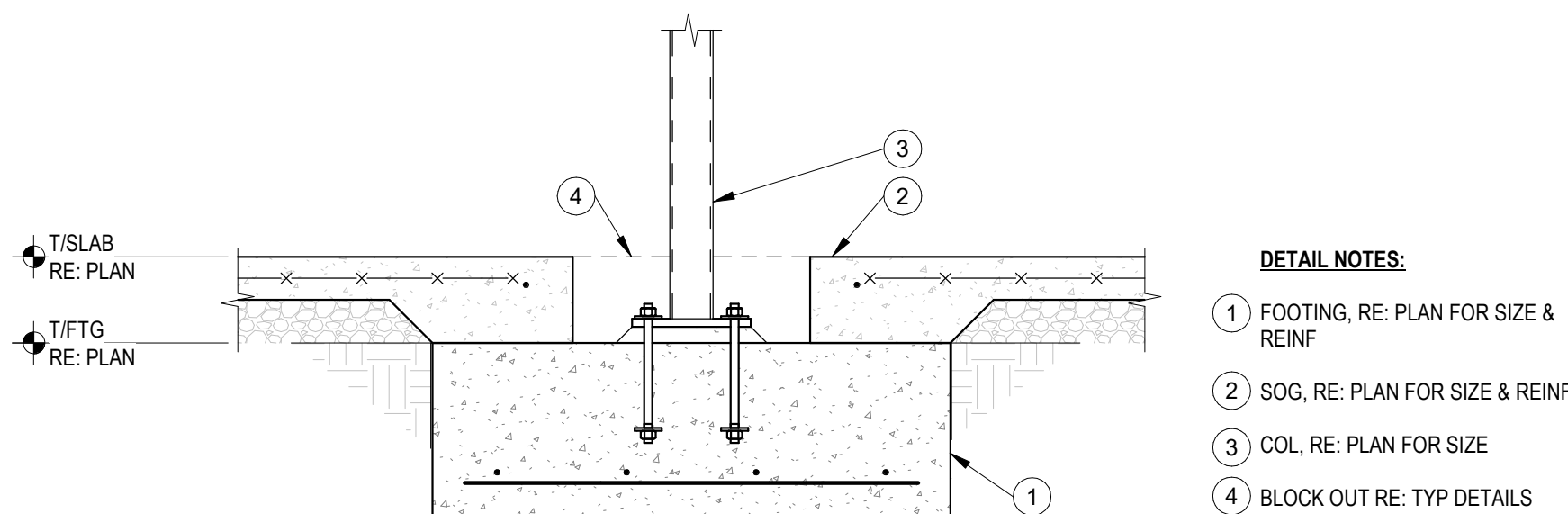
3 SECTION
3/4" = 1'-0"



2 SECTION
3/4" = 1'-0"



1 SECTION
3/4" = 1'-0"



4 INTERIOR MASS FTG
3/4" = 1'-0"