SE SHENANDOAH DRIVE LEE'S SUMMIT, MO 64063 PERMIT DOCUMENTS 24 AUGUST 2023 COLLINS WEBB #: 21075









OWNER

GRIFFIN RILEY PROPERTY GROUP 21 SE 29TH TERRACE LEE'S SUMMIT, MO 64082 P: 816.366.7900 www.griffinriley.com

.collinsandwebb.com souri 64063 | 816.249.2270 | www Mis: SW Market St., Lee's Summit, 307B

ARCHITECTURE

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collins

REUNION AT BLACKWELL

ARCHITECT

COLLINS | WEBB ARCHITECTURE 307B SW MARKET STREET LEE'S SUMMIT, MISSOURI 64063 P: 816.249.2270 www.collinsandwebb.com

ELECTRICAL ENGINEER

JSC ENGINEERS 1925 CENTRAL ST KANSAS CITY, MO 64108 P: 816.272.5289 JSCENGINEERS.COM

STRUCTURAL ENGINEER

STAND STRUCTURAL ENGINEERING INC. 8234 ROBINSON STREET OVERLAND PARK, KS 662074 P: 913.214.2169 www.stand-sei.com



CIVIL ENGINEER

SCHLAGEL ASSOCIATES 14920 W. 107TH STREET LENEXA KS, 66215 P: 913.492.5158 www.Schlagelassociates.com



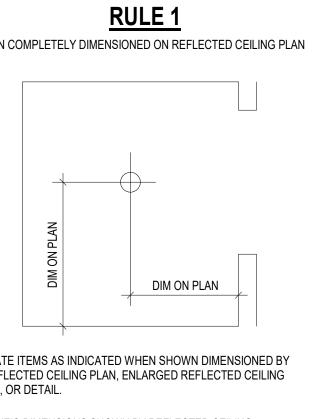
			ARCHI	TECT	URAL ABBREVIATI	ONS	
&	AND	E	EAST	ID	INSIDE DIAMETER	PA	PUBLIC ADDF
< AB	ANGLE	EA		IN		PART	
=	ANCHOR BOLT ACOUSTIC(AL)	EDR EG	EQUIPMENT DRAWING EDGE GUARD	INCAND INCL	INCANDESCENT INCLUDE, INCLUDING	PBD PBX	PARTICLEBO
ACT	ACOUSTICÀL CEILING TILE	EIFS	EXTERIOR INSULATION FINISH SYSTEM	INFO	INFORMATION	PCF	POUNDS PER
ACP ACS PNL	ACOUSTICAL CEILING PANEL ACCESS PANEL	EJ EL	EXPANSION JOINT ELEVATION	INSUL INTR	INSULATION INTERIOR	PCI PERF	POUNDS PER PERFORATEI
AD	AREA DRAIN	ELAST	ELASTOMERIC	INV	INVERT	PERIM	PERIMETER
ADDL	ADDITIONAL	ELEC	ELECTRICAL	IVT	INTRAVENOUS TRACK	PERM	PERMANENT
ADH ADJ	ADHESIVE ADJUSTABLE	ELEV EMER	ELEVATOR EMERGENCY			PERP Pl	PERPENDICU POINT OF INT
ADJ	ADJACENT	ENCL	ENCLOSURE			PL	PLATE
AFF	ABOVE FINISH FLOOR	ENGR	ENGINEER			PLAM	PLASTIC LAN
AFG AFS	ABOVE FINISH GRADE ABOVE FINISH SLAB	EOS EP	EDGE OF SLAB ELECTRICAL PANEL	JAN JST	JANITOR JOIST	PLAS PLBG	PLASTER, PL PLUMBING
AGGR	AGGREGATE	EPB	ELECTRICAL PANEL BOARD	JT	JOINT	PLF	POUNDERS
ALUM, AL ALT	ALUMINUM ALTERNATE	EPDM EQ	ETHYLENE PROPYLENE DIENE MONOMER EQUAL			PLYWD PNEU	PLYWOOD PNEUMATIC
ANOD	ANODIZED	EQL SP	EQUALLY SPACED			PNL	PANEL
APPROX	APPROXIMATE(LY)	EQUIP	EQUIPMENT			PNL BD	PANEL BOAF
ARCH ASPH	ARCHITECT(URAL) ASPHALT	EQUIV ESCAL	EQUIVALENT ESCALATOR	KG KIT	KILOGRAM KITCHEN	PNT, P PORT	PAINT PORTABLE
ASPH	AT	EST	ESCALATOR ESTIMATED(D)	KPL	KICK PLATE	PP	PUSH PLATE
AVG	AVERAGE	EWC	ELECTRIC WATER COOLER	KS	KNEE SPACE	PPM	PARTS PER
		EXC EXH	EXCAVATED EXHAUST			PR PRCST	PAIR PRECAST
BB	BULLETIN BOARD	EXIST, (E)	EXISTING			PREP	PREPARATIO
BD	BOARD	EXP	EXPANSION			PREFAB	PREFABRICA
BTWN BITUM	BETWEEN BITUMINOIUS	EXP JT EXT	EXPANSION JOINT EXTERIOR	L LAB	LENGHT, LONG LABORATORY	PRKG PROJ	PARKING PROJECT
	BLOCK / BLOCKING	EXT EX-BR	EXISTING BRICK	LAB LAM	LABORATORY LAMINATE, LAMINATION	PROJ PROP	PROJECT
BLDG	BUILDING			LAV	LAVATORY	PSF	POUNDS PE
BM BMD	BENCHMARK BOTTOM OF METAL DECK	F/F	FACE TO FACE	LB LED	POUND LIGHT EMITTING DIODE	PSI PT / PTD	POUNDS PE POINT, PAIN
BO	BOTTOM OF / BY OTHERS	FA	FIRE ALARM	LED	LINEAR FOOT	PTN	PARTITION
BOT	BOTTOM	FAS	FIRE ALARM STATION	LG	LENGTH	PTS	PNEUMATIC
BOS BRG	BOTTOM OF STEEL BEARING	FB FCU	FLAT BAR FAN COIL UNIT	LIN LL	LINEAR LEAD LINED	PVC PVG	POLYVINYL (PAVING
BSMT	BASEMENT	FD	FLOOR DRAIN	LPT	LOW POINT	PVMT	PAVEMENT
BUR	BUILT UP ROOFING SYSTEM	FDC	FIRE DEPARTMENT CONNECTION	LT	LIGHT	PWR	POWER
		FDN FEC	FOUNDATION FIRE EXTINGUISHER CABINET	LT WT LTG	LIGHT WEIGHT LIGHTING		
[CHANNEL	FE	FIRE EXTINGUISHER	LVR	LOUVER		
CAB CPT	CABINET CARPET	FF FG	FINISH FACE			OT	QUARRY TIL
CPT	CARPET CAST IRON	FG FHC	FINISH GRADE FIRE HOSE CABINET			QT QTR	QUARRY TIL
СВ	CATCH BASIN	FH/FEC	FIRE HOSE / EXTINGUISHER CABINET			QTY	QUANTITY
CCR CSWK	CARD CONTROL READER CASEWORK	FHMS FHWS	FLAT HEAD MACHINE SCREW FLAT HEAD WOOD SCREW	M MACH	METERS MACHINE		
COVIN	CUBICLE CURTAIN TRACK	FHVS	FIRE HYDRANT	MACH	MACHINE		
CCTV	CLOSED CIRCUIT TELEVISION	FIN	FINISH, FINISHED	MATV	MASTER ANTENNA TELEVISION SYSTEM	_	
CSP CG	COMBINATION STAND PIPE CORNER GUARD	FLAM FLASH	FLAMMABLE FLASHING	MAX MB	MAXIMUM MACHINE BOLT	R RA	RISER RETURN AIR
CEM	CEMENT, CEMENTITIOUS	FLEX	FLEXIBLE	MC	MEDICINE CABINET	RAD	RADIUS
CER	CERAMIC	FLR	FLOOR	MDO	MEDIUM DENSITY OVERLAY	RB	RESILIENT E
CT CH BD	CERAMIC TILE CHALKBOARD	FLUOR FO	FLUORESCENT FACE OF	MECH MED	MECHANICAL MEDIUM	RCP RCPT	REFLECTED RECEPTACL
CL	CENTER LINE	FRT	FIRE RETARDANT TREATMENT	MET, MTL	METAL	RD	ROOF DRAIN
CLG CLR	CEILING CLEAR	FRZ FSB	FREEZER FOLDING SHOWER BENCH		MEMBRANE MANUFACTURER	RECT REF	RECTANGUI REFERENCE
CLO	CLOSET	FSTNR	FASTENER	MH	MANUFACTORER	REFR	REFRIGERA
CMU	CONCRETE MASONRY UNIT	FT	FOOT, FEET	MIN	MINIMUM	REG	REGISTER
CRSC CW	COLD ROLLED STEEL CHANNEL COLD WATER	FTG FURN	FOOTING FURNITURE	MISC MLDG	MISCELLANEOUS MOLDING	REINF REQD	REINFORCE REQUIRED
COL	COLUMN	FXTR	FIXTURE	MM	MILLIMETERS	REQT	REQUIREME
CNTR	COUNTER			MO		RESIL	RESILIENT
CSK CONC	COUNTERSUNK CONCRETE	G	GAS	MOD MTD	MODULE, MODULAR MOUNTED	RET REV	RETURN REVISION
CONF	CONFERENCE	GA	GAUGE, GAGE	MTG	MOUNTING	RF	RESILIENT F
CONN CONSTR	CONNECTION CONSTRUCTION	GAL GALV	GALLON GALVANIZED	MVBL MULL	MOVABLE MULLION	RH RHMS	RIGHT HANE ROUND HEA
	CONTINUOUS	GALV	GRAB BAR	WOLL	MOLLION	RHWS	ROUND HEA
CONTR	CONTRACTOR	GC	GENERAL CONTRACTOR			RM	ROOM
CJ CG	CONTROL JOINT CORNER GUARD	GFCI GFRC	GROUND FAULT CIRCUIT INTERRUPTER GLASS FIBER REINFORCED CONCRETE			RND RO	ROUND ROUGH OPE
CORR	CORRUGATED, CORRIDOR	GFRG	GLASS FIBER REINFORCED GYPSUM	(N)	NEW	ROW	RIGHT OF W
CU	CUBIC	GL	GLASS	Ň	NORTH	RWL	RAIN WATER
		GLU LAM GLZ	GLUE LAMINATED GLAZING	NA NAT	NOT APPLICABLE NATURAL		
D	DEPTH	GR	GRADE OR GRADING	NE	NORTHEAST		
DBL		GVL	GRAVEL	NIC		0	
DBL ACT DEG	DOUBLE ACTING DEGREE	GYP GYP BD	GYPSUM GYPSUM BOARD	NO NOM	NUMBER NOMINAL	S SA	SOUTH SUPPLY AIR
DEMO	DEMOLISH	GYP PLAS	GYPSUM PLASTER	NRC	NOICE REDUCTION COEFFICIENT	SB	SPLASH BLC
					NOT TO SCALE	SC SCHED	SOLID CORE
DET DF	DETAIL DRINKING FOUNTAIN	Н	HIGH	NW	NORTHWEST	SCHED SCRN	SCHEDULE SCREEN
DIA	DIAMETER	HB	HOSE BIBB			SD	STORM DRA
	DIAGONAL DIFFUSER	HC HD	HOLLOW CORE HEAD			SE SECT	SOUTHEAST SECTION
DIFF DIM	DIFFUSER	HD HDBD	HEAD HARDBOARD	OC	ON CENTER	SECT SEG	SECTION
DIM PT	DIMENSION POINT	HDW, HDWR	HARDWARE	OA	OVERALL	SEP	SEPARATION
DISP	DISPENSER	HDWD	HARDWOOD	OD OFCI		SEP JT	SEPARATION SHEET, SHE
DIST DK	DISTANCE DECK	HGT, HT HM	HEIGHT HOLLOW METAL	OFCI OFOI	OWNER FURNISHED-CONTRACTOR INSALLEI OWNER FURNISHED-OWNER INSTALLED	SHUR	SHEET, SHE SHOWER
DN	DOWN	HNDRL	HANDRAIL	OPNG	OPENING	SHV	SHELVES, SI
DR	DRAIN, DOOR	HORIZ	HORIZONTAL	OPP		SIM	SIMILAR
DS DSP	DOWNSPOUT DRY STANDPIPE	HPT HR	HIGH POINT HOUR	ORD OVHD	OVERFLOW ROOF DRAIN OVERHEAD	SK SMS	SINK SHEET MET/
DT	DRAPERY TRACK	HVAC	HEATING-VENTILATION-AIR CONDITIONING		OUNCE	SP	SPACE, SPA
DTL	DETAIL	HW	HOT WATER			SPEC	SPECIFICATI
DW	DISHWASHER						

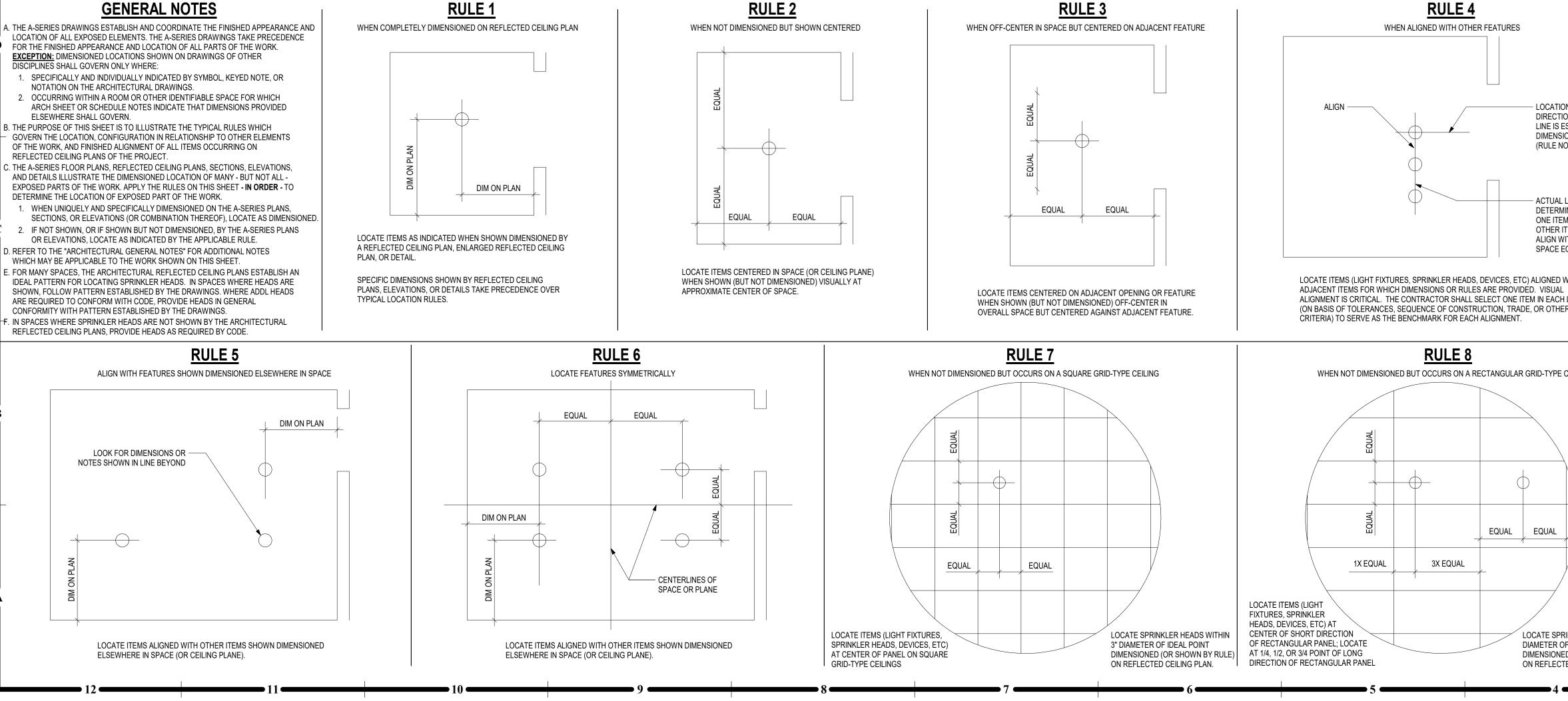
TYPICAL RULES FOR DETERMINING REFLECTED CEILING PLAN LOCATIONS, DIMENSIONS, AND CONFIGURATIONS

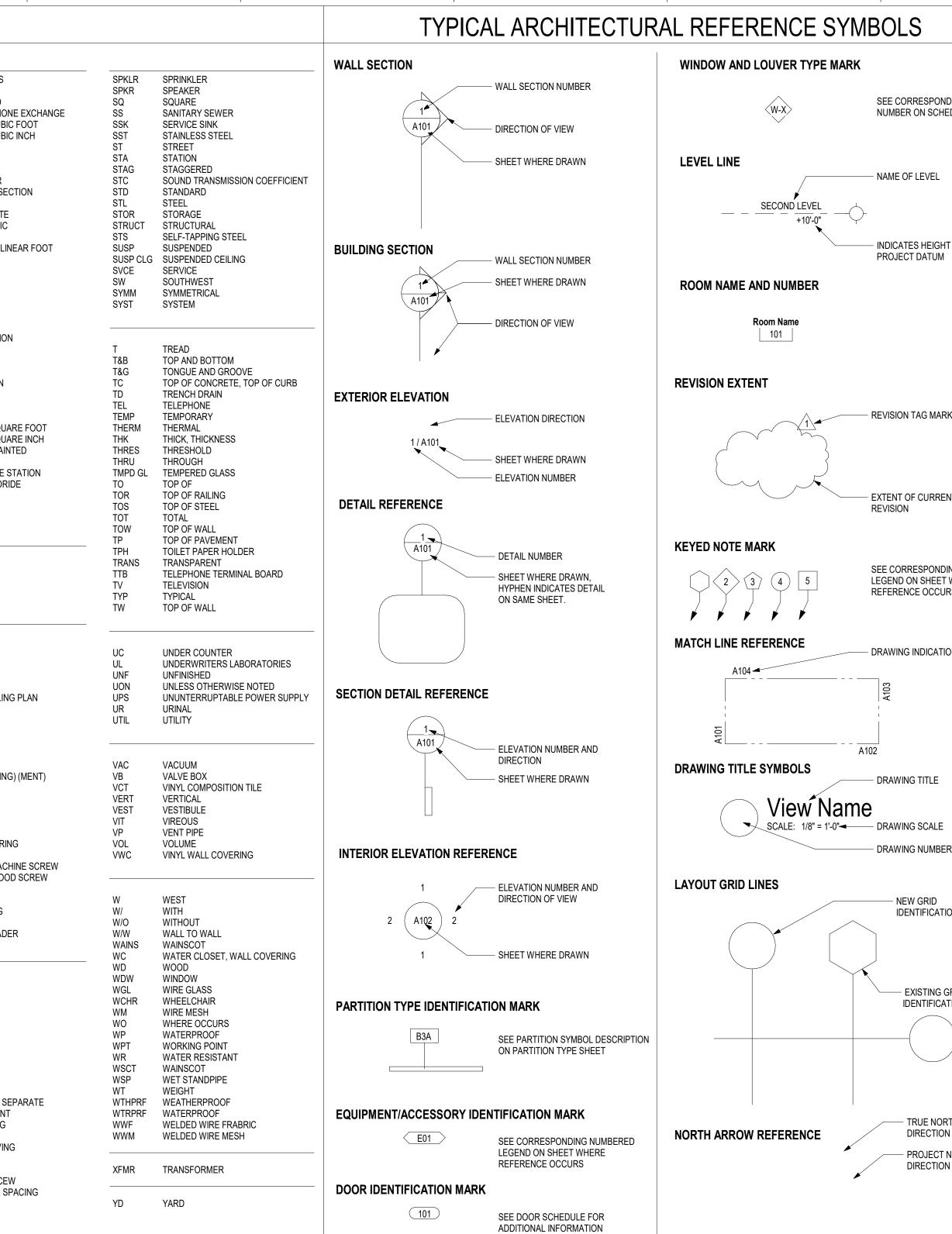


DWG / DWGS DRAWING / DRAWINGS

- 1. SPECIFICALLY AND INDIVIDUALLY INDICATED BY SYMBOL, KEYED NOTE, OR NOTATION ON THE ARCHITECTURAL DRAWINGS.
- ELSEWHERE SHALL GOVERN.
- 1. WHEN UNIQUELY AND SPECIFICALLY DIMENSIONED ON THE A-SERIES PLANS,
- OR ELEVATIONS, LOCATE AS INDICATED BY THE APPLICABLE RULE.
- SHOWN, FOLLOW PATTERN ESTABLISHED BY THE DRAWINGS. WHERE ADDL HEADS ARE REQUIRED TO CONFORM WITH CODE, PROVIDE HEADS IN GENERAL







	GENE	RAL	MEP	GENERAL INFORM
	SHEET NUMBE CS	COVER SHEET REUNION	SHEET NUMBERSHEET NAMEE001ELECTRICAL SPECIFICATIONS & SYMBOLS	NOTES: 1. UNLESS OTHERWISE INDICATED.
	G001 G002 G003	GENERAL INFORMATION ACCESSIBILITY GUIDELINES ACCESSIBILITY PLANS AND DETAILS	E100A ELECTRICAL SITE PLAN E100C ELECTRICAL SITE LIGHTING PLAN E100D ELECTRICAL SITE LIGHTING DETAILS	EQUIPMENT ON THE DRAWINGS INSTALLED BY THE CONTRACTOR 2. COORDINATE ALL CONSTRUCTION
ONDING CHEDULE	G111 G121	LIFE SAFETY INFORMATION - APARTMENTS WALL TYPES	E100EELECTRICAL SITE LIGHTING DETAILSE100FELECTRICAL SITE LIGHTING DETAILS	WORK AND SUBMIT PROPOSED A OWNER & ARCHITECT FOR APPR 3. CONTRACTOR SHALL COORDINA
L	G500 G501 G502	GENERAL PROJECT SPECIFICATIONS GENERAL PROJECT SPECIFICATIONS GENERAL PROJECT SPECIFICATIONS	E100G ELECTRICAL SITE LIGHTING DETAILS E101AB 1ST FLOOR OVERALL PLANS BUILDINGS A & B, B2 E101CD 1ST FLOOR OVERALL PLANS BUILIDNGS C & D	TRADES, SECURE AND PAY FOR INSPECTIONS & TESTING REQUIN WORK. THE GENERAL CONTRAC CHARGE OF THE OPERATION FR COMMENCEMENT UNTIL THE CO
		CTURAL	E121AUNIT PLAN A LIGHTING & POWER PLANSE121ARUNIT PLAN A REVERSED LIGHTING & POWER	 WHOM ALL ORDERS AND DIRECT 4. ALL TRADES SHALL BE RESPONS DRAWINGS, DETAILS, & PLANS AS
GHT ABOVE	SHEET NUMBE S001 S002	R SHEET NAME STRUCTURAL GENERAL NOTES IBC STRUCTURAL GENERAL NOTES IRC	PLANS E122B UNIT PLAN B LIGHTING & POWER PLANS E122BR UNIT PLAN B REVERESED LIGHTING &	PACKAGES INCLUDING ARCHITE MECHANICAL, ELECTRICAL AND I THIS PROJECT TO ENSURE PROF
IM	S030 S050	TYPICAL DETAIL - CONCRETE TYPICAL DETAILS - STEEL	POWER PLANS E123C UNIT PLAN C LIGHTING & POWER PLANS	CONFLICTS EXIST, THAT TRADE S CONTRACTOR OF THE SAME PRI
	S060 S061 S062	TYPICAL DETAILS - WOOD FRAMING TYPICAL DETAILS - WOOD ROOF TRUSS TYPICAL DETAILS - WOOD BRACED WALLS	E123CR UNIT PLAN C REVERSED LIGHTING & POWER PLANS M001 MECHANICAL SPECIFICATIONS,	J SHALL IN TURN NOTIFY THE G.C. 5. ALL MATERIALS SHOWN OR CALL CONSTRUCTION DOCUMENTS TO
	S063 S101A	TYPICAL DETAILS - WOOD SHEAR WALLS FOUNDATION & WALL PLANS - BUILDING A	SCHEDULES, & SYMBOLS M101K MECHANICAL PLANS - CLUBHOUSE AND MAINTENANCE GARAGE	ACCORDANCE WITH MANUFACTU AND SPECIFICATIONS. 6. THE GENERAL CONTRACTOR SH
	S101A-1 S101B1 S101B1-1	ROOF FRAMING PLAN - BUILDING A FOUNDATION & WALL PLANS - BUILDING B1 ROOF FRAMING PLAN - BUILDING B1	P001 PLUMBING SPECIFICATIONS AND SYMBOLS P101K WASTE AND VENT PLAN CLUBHOUSE	COMPARISON OF SUBSTITUTION ARCHITECT APPROVAL. COMPAR INCLUDE & NOT LIMITED TO SIGN
ARK	S101B2	FOUNDATION & ROOF FRAMING PLANS - BUILDING B2	P102K WATER AND GAS PLAN CLUBHOUSE E101K LIGHTING PLAN - CLUBHOUSE & MAINTENANCE GARAGE	WHICH MAY ALTER VISUAL AND/O PRODUCT INCLUDING WEIGHT, S FEATURES & REQUIREMENTS OF
	S101C S101C-1 S101D	FOUNDATION & WALL PLANS - BUILDING C ROOF FRAMING PLAN - BUILDING C FOUNDATION & WALL PLAN - BUILDING D	E102K POWER PLAN -CLUBHOUSE & MAINTENANCE GARAGE E200 ELECTRONIC SCHEDULES AND DIAGRAMS	 7. ELECTRICAL CONTRACTOR TO P DETECTORS, EXIT SIGNS, EMERCI ALARM SYSTEM IN ACCORDANCE
	S101D-1 S101K	ROOF FRAMING PLAN - BUILDING D FOUNDATION, WALL, AND ROOF FRAMING PLAN - CLUBHOUSE	E201 PANELBOARD SCHEDULES	CODES. 8. ALL CONTRACTORS AND THEIR S SHALL REVIEW THE GENERAL AN
RENT	S102K	FOUNDATION & ROOF FRAMING PLAN - MAINTENANCE GARAGE		CONDITIONS TO THE CONTRACT 9. ALL WORK SHALL CONFORM WIT CODES, REGULATIONS AND ORD 10. CONTRACTOR AND/OR OWNER S
	S500 S520	FOUNDATION SECTIONS FRAMING SECTIONS		BUILDING AND OCCUPANCY PER 11. CONTRACTOR SHALL BECOME F CONDITIONS RELATED TO THE W
NDING NUMBERED ET WHERE CURS	ARCH	ITECTURAL		12. CONTRACTOR SHALL BE SOLELY MEANS, METHODS, AND SEQUEN THE SAFETY OF ALL CONSTRUCT
	SHEET NO. A100	SHEET NAME ARCHITECTURAL SITE PLAN		VISITORS. 13. DRAWINGS CONTAINED IN THIS S REPRODUCED FOR SHOP DRAW
TION	A101 A A101 B1 A101 B2	FLOOR PLANS - BUILDING A1, A2 FLOOR PLANS - BUILDING B1 FLOOR PLANS - BUILDING B2		 DRAWINGS SUBMITTED AS SHOP REJECTED AND RETURNED TO T 14. EACH INSTALLER MUST EXAMINE
	A101 C A101 D A101 K	FLOOR PLANS - BUILDING C FLOOR PLANS - BUILDING D SITE PLAN - CLUBHOUSE AREA		CONDITIONS UNDER WHICH THE AND REPORT TO THE CONTRACT CONDITIONS DETRIMENTAL TO T
	A102 K	FLOOR PLANS - CLUBHOUSE & MAINTENANCE BUILDING UNIT PLAN - A AND A REVERSED		EXECUTION OF THAT INSTALLER UNTIL UNSATISFACTORY CONDIT COMMENCING WITH INSTALLATION
	A121 A122 A123	UNIT PLAN - A AND A REVERSED UNIT PLAN - B AND B REVERSED UNIT PLAN - C AND C REVERSED		G ACCEPTANCE OF THE SUBSTRAT 15. DO <u>NOT</u> SCALE DRAWINGS: FOLL AND NOTES. CONTACT ARCHITEC REQUIRED.
Ē	A131 A132	KITCHEN ENLARGED PLANS AND ELEVATIONS BATHROOM ENLARGED PLANS AND ELEVATIONS		16. DIMENSIONS SHOWN ON THE FL OF STUD/STRUCTURE (FOS), FAC OF CONCRETE WALLS (FOC), AN
E	A201 A1 A201 A2 A201 B1	EXTERIOR ELEVATIONS - BUILDING A1 EXTERIOR ELEVATIONS - BUILDING A2 EXTERIOR ELEVATIONS - BUILDING B1		UNLESS OTHERWISE NOTED OR 17. NOTE: WALL THICKNESSES ARE TO WALL TYPES SHEET FOR THIC
BER	A201 B2 A201 C	EXTERIOR ELEVATIONS - BUILDING B2 EXTERIOR ELEVATIONS - BUILDING C		 18. ALL MASONRY WALL THICKNESS REFER TO WALL TYPES SHEET. 19. "TYPICAL", AS USED IN THESE DO
ATION	A201 D A201 K A201 L	EXTERIOR ELEVATIONS - BUILDING D EXTERIOR ELEVATIONS - CLUBHOUSE EXTERIOR ELEVATIONS - MAINTENANCE		THE CONDITION OR DIMENSION I THE SAME, FOR SIMILAR CONDIT 20. IF THERE IS A DISCREPANCY BET
	A301 A302	GARAGE EXTERIOR WALL SECTIONS + DETAILS EXTERIOR WALL SECTIONS + DETAILS		LARGE SCALE DRAWINGS, (PLAN DRAWINGS, ETC.) - CONTACT AR FOR BIDDING PURPOSES: THE M
	A303 A351	EXTERIOR WALL SECTIONS + DETAILS WALL CLADDING DETAILS - STOTHERM STUCCO		F STRICTEST REQUIREMENTS SHA CLARIFICATIONS DURING CONST EXPENSIVE AND/OR STRICTEST I BY THE ARCHITECT, SHALL GOVE
G GRID CATION	A352 A353	WALL CLADDING DETAILS - NEWTECHWOOD WALL CLADDING DETAILS - LP SMARTLAP &		21. ANY DISCREPANCIES BETWEEN SPECIFICATIONS - CONTACT ARC FOR BIDDING PURPOSES: THE M
	A354 A355	BATT WALL CLADDING DETAILS - ELDORADO STONE WALL CLADDING DETAILS - ELDORADO STONE		STRICTEST REQUIREMENTS SHA CLARIFICATIONS DURING CONST EXPENSIVE AND/OR STRICTEST
	A501 A901	2 DOOR / WINDOW SCHEDULE + DETAILS FINISH SCHEDULE		 BY THE ARCHITECT, SHALL GOVE ANY DISCREPANCIES BETWEEN CONDITIONS SHALL BE REPORTE
ORTH				WRITING FOR RESOLUTION, PRIC WORK. 23. ANY AND ALL DISCREPANCIES SH
ION CT NORTH				ARCHITECT IN WRITING FOR RES PROCEEDING WITH THE WORK. I CHANGE ORDERS OR EXTENSIO
ION				E OR ACCEPTED FOR PROCEEDING THE ARCHITECT'S WRITTEN DIRE CONTRACTOR MUST REPAIR ANI
				UNAUTHORIZED WORK, AS INDIC NO ADDITIONAL COST TO THE OV 24. ALL DISSIMILAR METAL MATERIA
				AN APPROVED NONMETAL ISOLA 25. OPEN EXTERIOR JOINTS AROUNI FRAMES, BETWEEN WALLS AND
		MATERIALS LEGEND:		WALL PANELS, AND AT PENETRA — — THE BUILDING ENVELOPE, ETC. – FLASHED OR WEATHER-STRIPPE COMPATIBILITY WITH ADJACENT
		EARTH / COMPACT FILL	FIRE RETARDANT PLYWOOD	AIR LEAKAGE AND WATER ENTR' 26. PROVIDE SEALANT AND/OR CAUL ADJOINING INTERIOR MATERIALS BD., ACT CEILINGS TO MASONRY 27. DOOR OPENINGS NOT LOCATED
ES		GRAVEL / GRANULAR FILL	BATT INSULATION	D CENTERED IN WALL SHOWN OR FINISH WALL TO FINISH JAMB, AL OF 18" FROM THE PULL SIDE OF " INTERSECTING WALL. 28. CONTRACTOR SHALL VERIFY TH UNDERGROUND UTILITIES AND T
LOCATION (IN TH DIRECTION) OF (LINE IS ESTABLIS	ONE ITEM IN	CONCRETE	ROOF INSULATION	WITH THE PROPER UTILITY COM 29. CONTRACTOR SHALL COORDINA NUMBER OF ALL ROOF OPENING WITH ALL OTHER TRADES. REFE STRUCTURAL, PLUMBING, MECH.
DIMENSION OR C (RULE NO 3 SHO		SAND/ MORTAR/ PLASTER/ CUT STONE	RIGID INSULATION	 DRAWINGS. 30. LOCATIONS AND SIZES OF ALL CO ELECTRICAL PADS SHALL BE CO MECHANICAL AND ELECTRICAL CO SELECTED EQUIPMENT MANUFA
ACTUAL LINE OF DETERMINED BY ONE ITEM AS BE OTHER ITEMS AF	′ SELECTING NCHMARK;	BRICK	MASONRY INSULATION	TO BE APPROVED BY THE ARCHI WITH THE WORK. 31. EXCEPT AT FIRE-RATED PARTITIC GYPSUM BOARD FACING SHALL I STRUCTURE, UNLESS DETAILED 32. ALL CEILING HEIGHTS AS SHOWN
ALIGN WITH BEN SPACE EQUALLY ETC) ALIGNED WITH		CONCRETE MASONRY UNIT	EIFS (ELEVATION)	 FROM SLAB OR TILE FLOOR (FINI CEILING. 33. PROVIDE INDEPENDENT FRAMIN STRUCTURE – ADEQUATE TO SU LIGHT FIXTURES, DUCTS, DIFFUS
VIDÉD. VISUAL E ITEM IN EACH LINE RADE, OR OTHER NT.		STONE (ELEVATION)	FIRE PROOFING	BUS DUCTS. 34. ALL CLOSETS AND ALCOVES WIT IDENTIFICATION NUMBER SHALL ADJOINING SPACES. 35. CONTRACTOR TO INSTALL WOOL
AR GRID-TYPE CEILING		CAST STONE	FIRE STOPPING	REQUIRED FOR THE MOUNTING MILLWORK/ CASEWORK, HANDR/ WALL SPEAKERS, POSTER CASE PANELS, FIRE ALARMS, MEP ITEM 36. REFER TO SPECIFICATIONS FOR INSPECTIONS.
		STEEL/ METAL		B MEET THE MANUFACTURER'S ST NOT LIMITED TO THE FOLLOWING REQUIREMENTS, QUALITY ASSUF
\square		FINISH WOOD	GYPSUM BOARD	APPLICABLE CODES AND INDUST ASSEMBLY, HANDLING, DELIVER' OPERATION, ADJUSTMENTS, ETC MANUFACTURER'S STANDARD W FINISH WARRANTY. PROVIDE PRO
				DRAWINGS, SAMPLES, AND MAIN REFER TO DIVISION 01 SPEC. SEC SUCH AS SUBSTITUTION PROCED PROCEDURES, QUALITY REQUIR

DISCONTINUOUS FIRE RETARDANT WOOD BLOCKING / SHIM

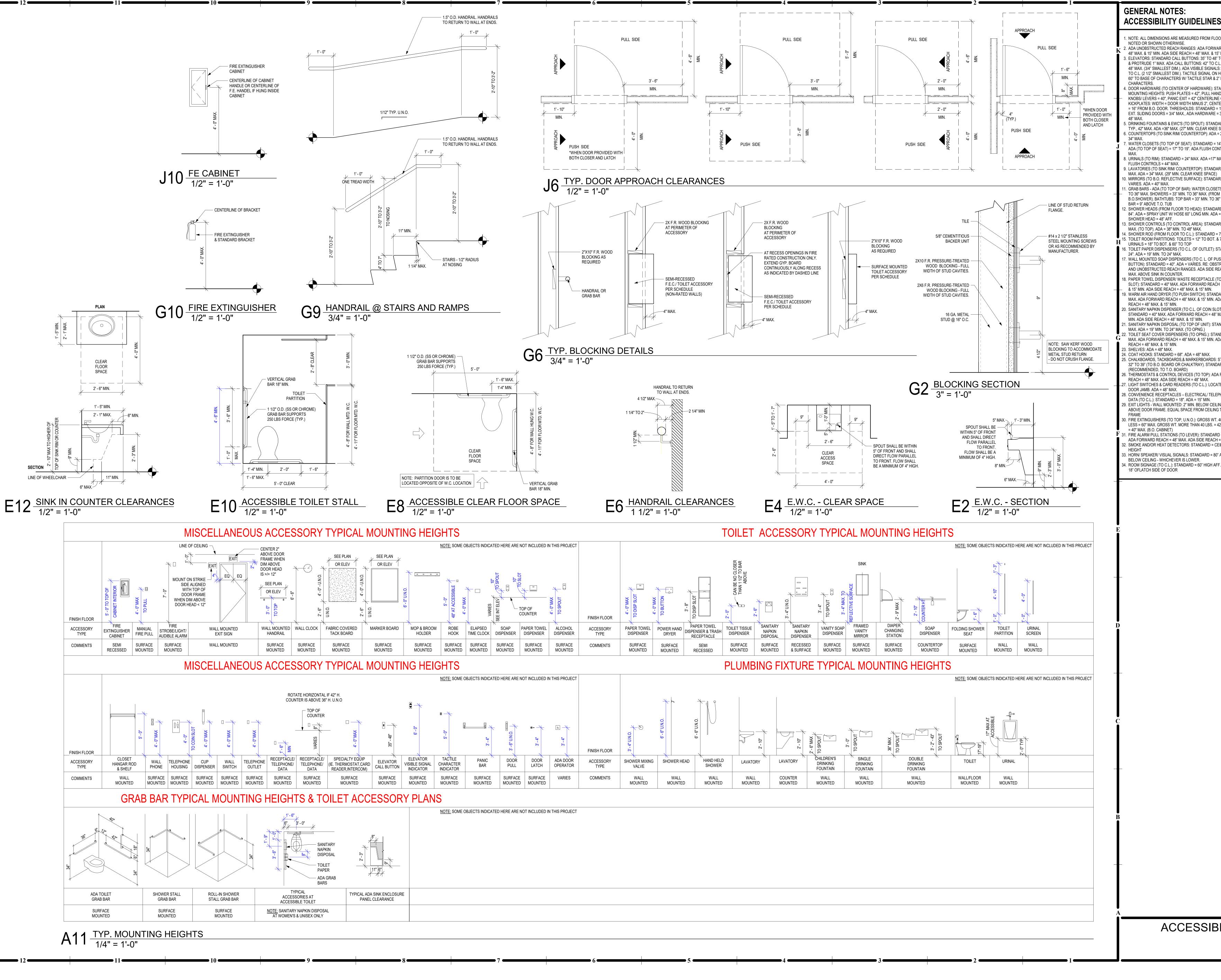
CONT. FIRE RETARDANT WOOD

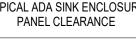
BLOCKING/ ROUGH FRAMING

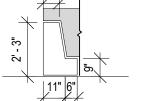
METAL / WALL PANELS

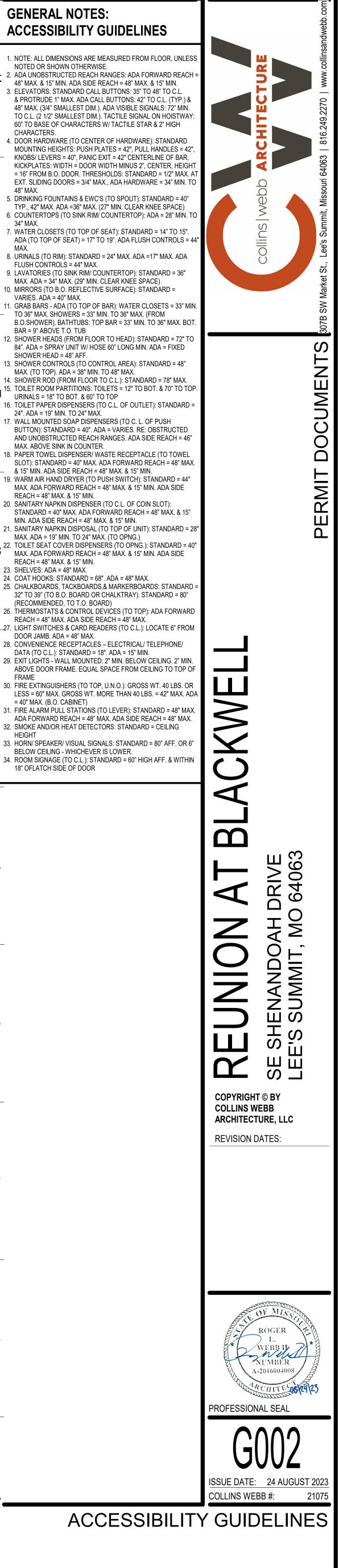
LOCATE SPRINKLER HEADS WITHIN 3" DIAMETER OF IDEAL POINT DIMENSIONED (OR SHOWN BY RULE) ON REFLECTED CEILING PLAN.

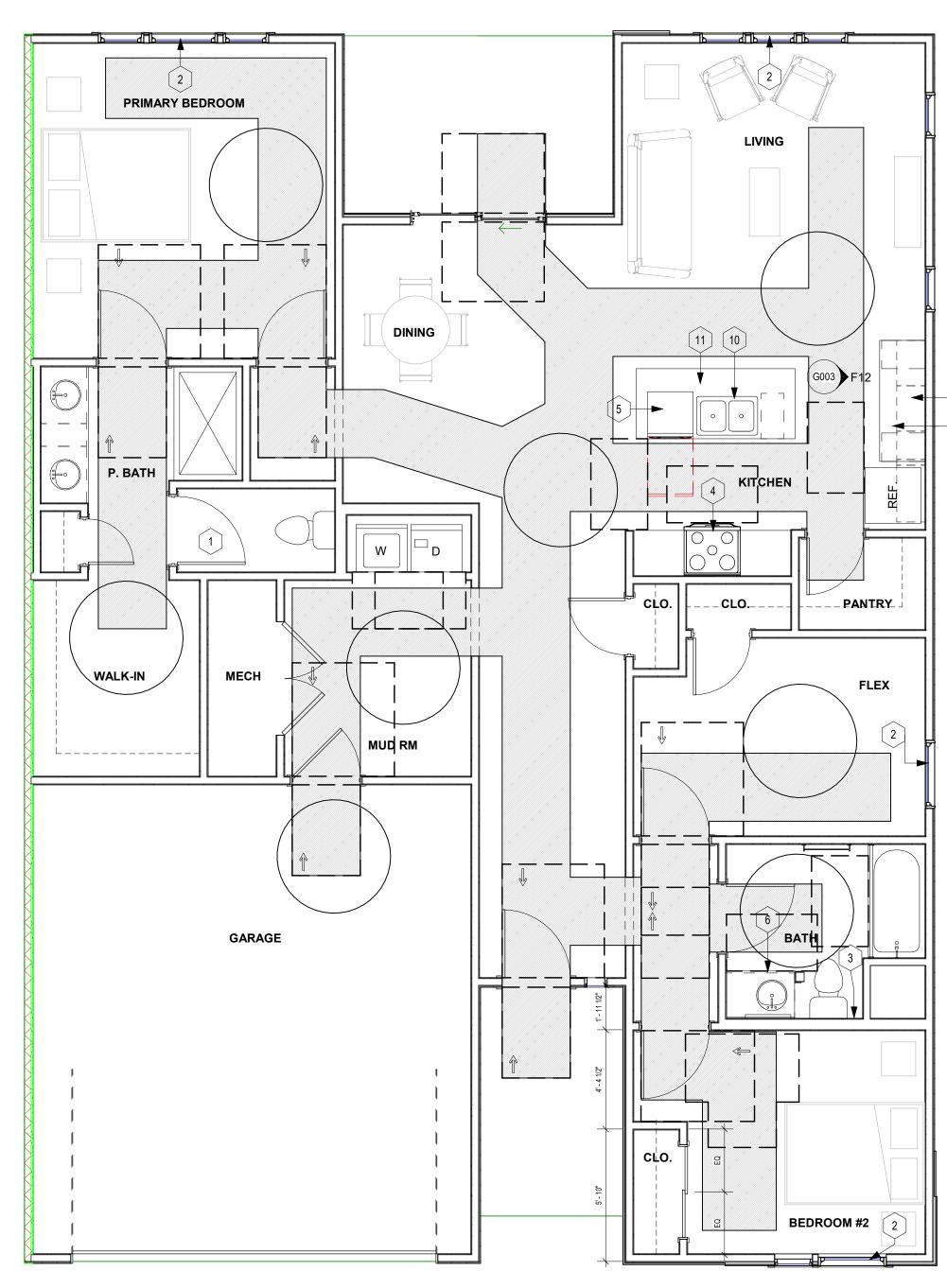
GENERAL INFORMATION NOTES:	Www.collinsandwebb.com
 UNLESS OTHERWISE INDICATED, ALL MATERIALS AND EQUIPMENT ON THE DRAWINGS IS TO BE FURNISHED AND INSTALLED BY THE CONTRACTOR. COORDINATE ALL CONSTRUCTION PRIOR TO BEGINNING 	w.collinsa
WORK AND SUBMIT PROPOSED WORK SCHEDULE TO THE OWNER & ARCHITECT FOR APPROVAL. 3. CONTRACTOR SHALL COORDINATE THE WORK OF ALL	
TRADES, SECURE AND PAY FOR ALL PERMITS, FEES, TAXES, INSPECTIONS & TESTING REQUIRED FOR COMPLETE RELATED WORK. THE GENERAL CONTRACTOR SHALL ALSO BE IN CHARGE OF THE OPERATION FROM THE TIME OF	816.249.2270
COMMENCEMENT UNTIL THE COMPLETION OF WORK AND TO WHOM ALL ORDERS AND DIRECTIONS SHALL BE GIVEN. 4. ALL TRADES SHALL BE RESPONSIBLE TO READ ALL	
DRAWINGS, DETAILS, & PLANS ASSOCIATED WITH ALL PACKAGES INCLUDING ARCHITECTURAL, STRUCTURAL, MECHANICAL, ELECTRICAL AND PLUMBING ASSOCIATED WITH THIS PROJECT TO ENSURE PROPER COORDINATION. IF ANY	bb ssouri 64
CONFLICTS EXIST, THAT TRADE SHALL NOTIFY THE CONTRACTOR OF THE SAME PRIOR TO CONSTRUCTION WHO SHALL IN TURN NOTIFY THE G.C. 5. ALL MATERIALS SHOWN OR CALLED FOR ON THESE	DS Webb AR
CONSTRUCTION DOCUMENTS TO BE NEW AND INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS.	collins wel
6. THE GENERAL CONTRACTOR SHALL SUPPLY DETAILED COMPARISON OF SUBSTITUTION ITEMS REQUESTED FOR ARCHITECT APPROVAL. COMPARISON INFORMATION SHALL INCLUDE & NOT LIMITED TO SIGNIFICANT PRODUCT QUALITIES	Market St.,
WHICH MAY ALTER VISUAL AND/OR PERFORMANCE OF A PRODUCT INCLUDING WEIGHT, SIZE, DURABILITY, & SPECIFIC FEATURES & REQUIREMENTS OF SUCH PRODUCT. 7. ELECTRICAL CONTRACTOR TO PROVIDE ALL SMOKE	SW
DETECTORS, EXIT SIGNS, EMERGENCY LIGHT AND FIRE ALARM SYSTEM IN ACCORDANCE WITH ALL APPLICABLE CODES. 8. ALL CONTRACTORS AND THEIR SUPERVISORY PERSONNEL	S ^{307B}
SHALL REVIEW THE GENERAL AND SUPPLEMENTARY CONDITIONS TO THE CONTRACT. 9. ALL WORK SHALL CONFORM WITH APPLICABLE BUILDING	L Z
CODES, REGULATIONS AND ORDINANCES. 10. CONTRACTOR AND/OR OWNER SHALL OBTAIN ALL REQUIRED BUILDING AND OCCUPANCY PERMITS. 11. CONTRACTOR SHALL BECOME FULLY ACQUAINTED WITH	U N N
CONDITIONS RELATED TO THE WORK. 12. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR THE MEANS, METHODS, AND SEQUENCES OF CONSTRUCTION AND THE SAFETY OF ALL CONSTRUCTION PERSONNEL AND	DOCUME
VISITORS. 13. DRAWINGS CONTAINED IN THIS SET SHALL NOT BE REPRODUCED FOR SHOP DRAWINGS. COPIES OF THESE	DO
 DRAWINGS SUBMITTED AS SHOP DRAWINGS WILL BE REJECTED AND RETURNED TO THE CONTRACTOR. 14. EACH INSTALLER MUST EXAMINE SUBSTRATE AND/OR CONDITIONS UNDER WHICH THE WORK WILL BE INSTALLED 	RMIT
AND REPORT TO THE CONTRACTOR IN WRITING ANY CONDITIONS DETRIMENTAL TO THE PROPER AND TIMELY EXECUTION OF THAT INSTALLERS WORK. DO NOT PROCEED UNTIL UNSATISFACTORY CONDITIONS ARE CORRECTED.	Щ
COMMENCING WITH INSTALLATION SHALL CONSTITUTE ACCEPTANCE OF THE SUBSTRATE AND/OR CONDITIONS. 15. DO <u>NOT</u> SCALE DRAWINGS: FOLLOW WRITTEN DIMENSIONS	<u>ር</u>
 AND NOTES. CONTACT ARCHITECT FOR CLARIFICATIONS, IF REQUIRED. 16. DIMENSIONS SHOWN ON THE FLOOR PLAN ARE TO THE FACE OF STUD/STRUCTURE (FOS), FACE OF MASONRY (FOM), FACE 	
OF CONCRETE WALLS (FOC), AND COLUMN GRID LINES, UNLESS OTHERWISE NOTED OR INDICATED. 17. NOTE: WALL THICKNESSES ARE ACTUAL DIMENSIONS. REFER TO WALL TYPES SHEET FOR THICKENSSES.	
 18. ALL MASONRY WALL THICKNESSES ACTUAL DIMENSIONS REFER TO WALL TYPES SHEET. 19. "TYPICAL", AS USED IN THESE DOCUMENTS, SHALL MEAN THAT THE CONDITION OR DIMENSION IS REPRESENTATIVE OF, OR 	
THE SAME, FOR SIMILAR CONDITIONS THROUGHOUT. 20. IF THERE IS A DISCREPANCY BETWEEN SMALL SCALE AND LARGE SCALE DRAWINGS, (PLAN, SECTION, & DETAIL	
DRAWINGS, ETC.) - CONTACT ARCHITECT FOR CLARIFICATION. FOR BIDDING PURPOSES: THE MOST EXPENSIVE AND/OR STRICTEST REQUIREMENTS SHALL GOVERN. FOR CLARIFICATIONS DURING CONSTRUCTION: THE MOST	N N
EXPENSIVE AND/OR STRICTEST REQUIREMENTS, AS INDICATED BY THE ARCHITECT, SHALL GOVERN. 21. ANY DISCREPANCIES BETWEEN THE DRAWINGS AND SPECIFICATIONS - CONTACT ARCHITECT FOR CLARIFICATION.	\geq
FOR BIDDING PURPOSES: THE MOST EXPENSIVE AND/OR STRICTEST REQUIREMENTS SHALL GOVERN. FOR CLARIFICATIONS DURING CONSTRUCTION: THE MOST	Ċ
 EXPENSIVE AND/OR STRICTEST REQUIREMENTS, AS INDICATED BY THE ARCHITECT, SHALL GOVERN. 22. ANY DISCREPANCIES BETWEEN THE DRAWINGS AND ACTUAL CONDITIONS SHALL BE REPORTED TO THE ARCHITECT IN 	Ă
WRITING FOR RESOLUTION, PRIOR TO PROCEEDING WITH THE WORK.23. ANY AND ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT IN WRITING FOR RESOLUTION, PRIOR TO	
PROCEEDING WITH THE WORK. IN THESE INSTANCES: NO CHANGE ORDERS OR EXTENSIONS OF TIME WILL BE ALLOWED OR ACCEPTED FOR PROCEEDING WITH THE WORK WITHOUT THE ARCHITECT'S WRITTEN DIRECTION AND APPROVAL. ALSO -	
CONTRACTOR MUST REPAIR AND/OR REPLACE ANY UNAUTHORIZED WORK, AS INDICATED BY THE ARCHITECT, AT NO ADDITIONAL COST TO THE OWNER. 24. ALL DISSIMILAR METAL MATERIALS SHALL BE ISOLATED WITH	
AN APPROVED NONMETAL ISOLATION MATERIAL. 25. OPEN EXTERIOR JOINTS AROUND WINDOW AND DOOR FRAMES, BETWEEN WALLS AND FOUNDATIONS, BETWEEN	
WALL PANELS, AND AT PENETRATIONS OF UTILITIES THROUGH THE BUILDING ENVELOPE, ETC. – SHALL BE SEALED, CAULKED, FLASHED OR WEATHER-STRIPPED AS REQUIRED FOR COMPATIBILITY WITH ADJACENT MATERIALS & TO ELIMINATE	O A C
AIR LEAKAGE AND WATER ENTRY. 26. PROVIDE SEALANT AND/OR CAULKING BETWEEN DISSIMILAR ADJOINING INTERIOR MATERIALS. (I.E. WINDOW SILLS TO GYP. BD., ACT CEILINGS TO MASONRY WALLS, ETC.)	
27. DOOR OPENINGS NOT LOCATED BY DIMENSION SHALL BE CENTERED IN WALL SHOWN OR LOCATED 4 INCHES FROM FINISH WALL TO FINISH JAMB, ALWAYS ALLOWING A MINIMUM OF 18" FROM THE PULL SIDE OF THE DOOR TO THE	
INTERSECTING WALL. 28. CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UNDERGROUND UTILITIES AND THEIR SERVICE CONNECTIONS	
WITH THE PROPER UTILITY COMPANY. 29. CONTRACTOR SHALL COORDINATE SIZE, LOCATIONS AND NUMBER OF ALL ROOF OPENINGS AND ROOF ACCESSORIES WITH ALL OTHER TRADES. REFER TO THE ARCHITECTURAL,	K in the second secon
STRUCTURAL, PLUMBING, MECHANICAL AND ELECTRICAL DRAWINGS. 30. LOCATIONS AND SIZES OF ALL CONCRETE MECHANICAL AND ELECTRICAL PADS SHALL BE COORDINATED BY THE	COPYRIGHT © BY COLLINS WEBB
MECHANICAL AND ELECTRICAL CONTRACTORS, WITH THE SELECTED EQUIPMENT MANUFACTURER/SUPPLIER; AND ARE TO BE APPROVED BY THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.	ARCHITECTURE, LLC REVISION DATES:
31. EXCEPT AT FIRE-RATED PARTITIONS, ALL WALL AND COLUMN GYPSUM BOARD FACING SHALL BE HELD AT 5/8 INCH BELOW STRUCTURE, UNLESS DETAILED OR NOTED OTHERWISE.	
 ALL CEILING HEIGHTS AS SHOWN ON PLANS AND DETAILS ARE FROM SLAB OR TILE FLOOR (FINISHED FLOOR) TO FINISH CEILING. PROVIDE INDEPENDENT FRAMING & ATTACHMENTS TO THE 	
STRUCTURE – ADEQUATE TO SUPPORT THE CEILING SYSTEM, LIGHT FIXTURES, DUCTS, DIFFUSERS, SPRINKLER PIPING AND BUS DUCTS. 34. ALL CLOSETS AND ALCOVES WITHOUT A SPACE	
IDENTIFICATION NUMBER SHALL HAVE THE SAME FINISHES AS ADJOINING SPACES. 35. CONTRACTOR TO INSTALL WOOD BLOCKING AND PLYWOOD AS	
REQUIRED FOR THE MOUNTING OF ALL TOILET ACCESSORIES, MILLWORK/ CASEWORK, HANDRAILS, FIRE EXTINGUISHERS, WALL SPEAKERS, POSTER CASES, TELEVISIONS, ELECTRICAL PANELS, FIRE ALARMS, MEP ITEMS, AND AV EQUIPMENT, ETC.	
 REFER TO SPECIFICATIONS FOR ALL REQUIRED TESTING AND INSPECTIONS. ANY/ ALL PROPRIETARY PRODUCTS DESCRIBED AND/OR DRAWN IN THE DOCUMENTS (BUT NOT SPECIFIED) ARE TO 	ROGER ROGER
MEET THE MANUFACTURER'S (BUT NOT SPECIFIED) ARE TO MEET THE MANUFACTURER'S STANDARD CRITERIA WHICH IS NOT LIMITED TO THE FOLLOWING: PERFORMANCE REQUIREMENTS, QUALITY ASSURANCE REQUIREMENTS, APPLICABLE CODES AND INDUSTRY STANDARDS, FABRICATION.	L. WEBB IL 7 *
ASSEMBLY, HANDLING, DELIVERY, STORAGE, INSTALLATION, OPERATION, ADJUSTMENTS, ETC. PROVIDE THE MANUFACTURER'S STANDARD WARRANTY AND STANDARD	A-2016004008
FINISH WARRANTY. PROVIDE PRODUCT DATA, SHOP DRAWINGS, SAMPLES, AND MAINTENANCE DATA AS REQUIRED. REFER TO DIVISION 01 SPEC. SECTIONS WHICH ALSO APPLY - SUCH AS SUBSTITUTION PROCEDURES, SUBMITTAL	PROFESSIONAL SEAL
PROCEDURES, QUALITY REQUIREMENTS, REFERENCES, EXECUTION, AND CLOSEOUT PROCEDURES. <u>NOTE</u> : ANY SUBSTITUTIONS MUST MEET THE DESIGN INTENT, AS WELL AS THE CRITERIA DESCRIBED ABOVE.	G001
 PROVIDE MINIMUM WARRANTY PERIOD OF 18 MONTHS FROM SUBSTANTIAL COMPLETION ON ALL PRODUCTS/ SERVICES. 	ISSUE DATE: 24 AUGUST 2023
	COLLINS WEBB #: 21075
GENERAL I	

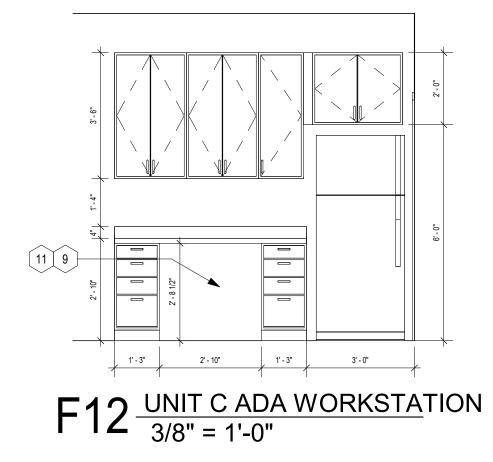




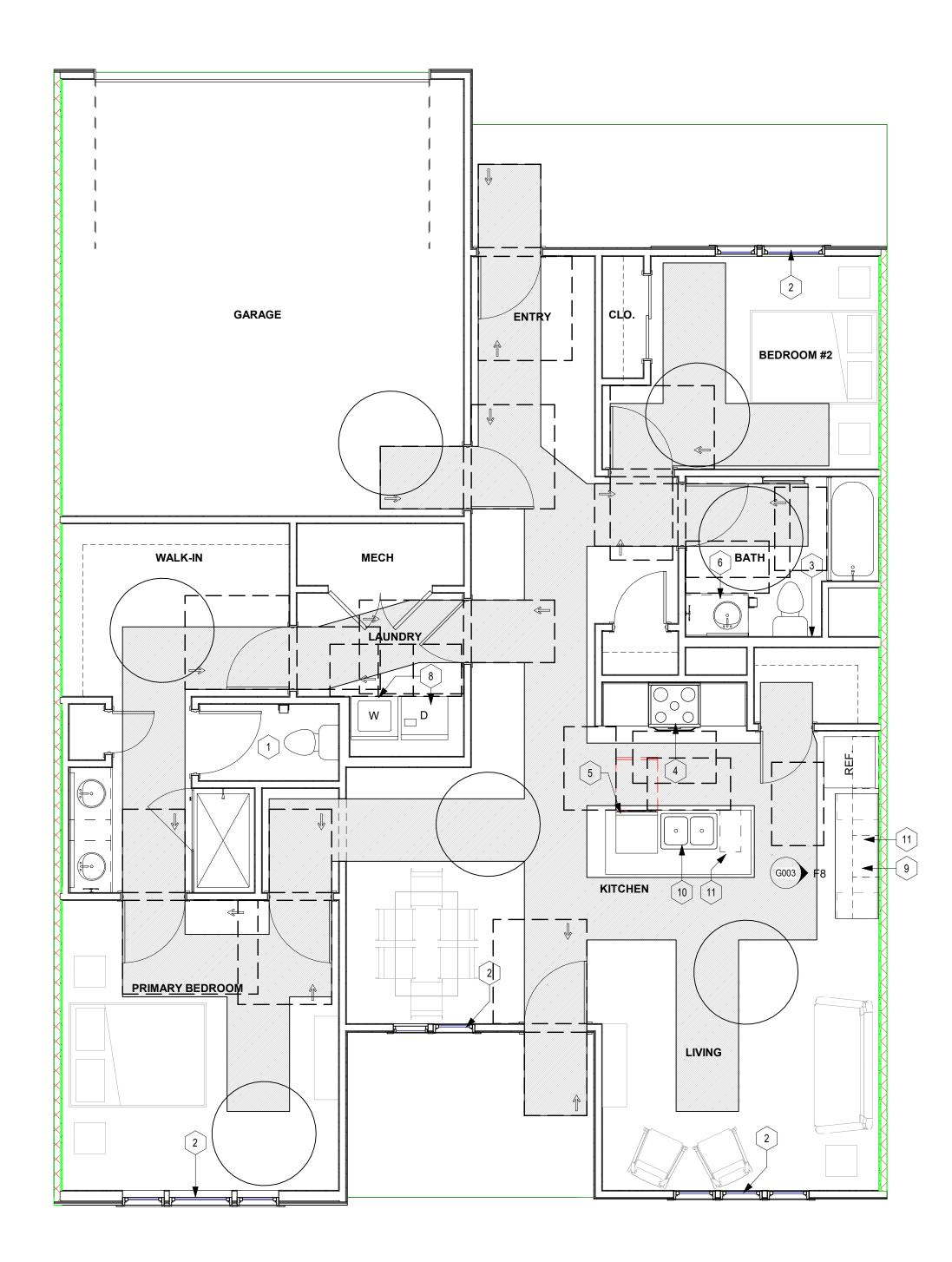


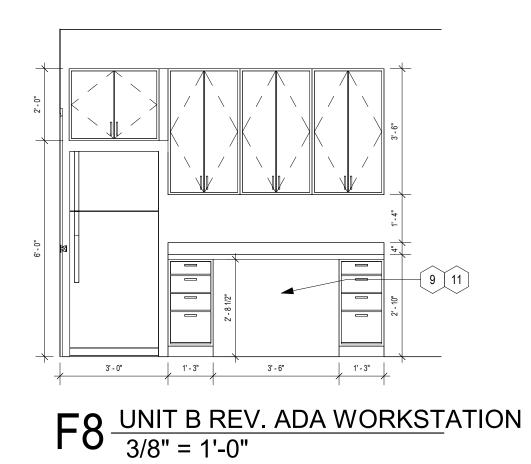




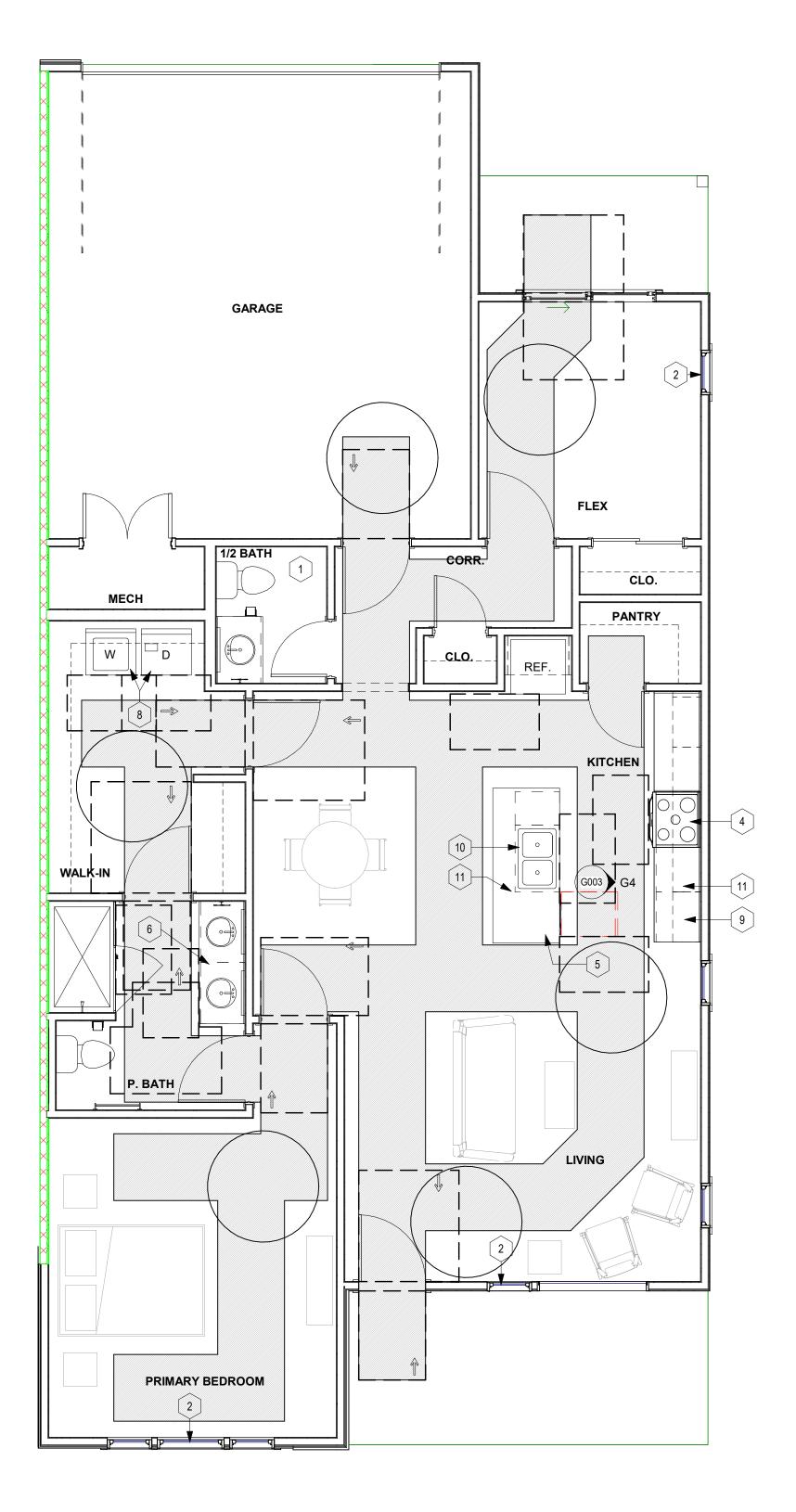


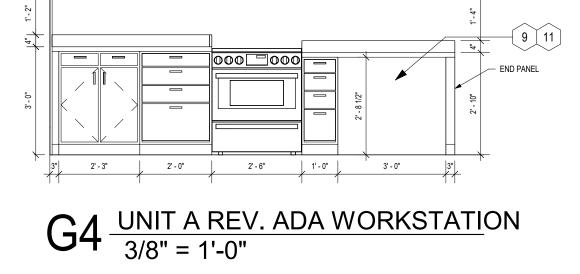
A8 ACCESSIBILITY PLAN - B - TWO BEDROOM - REVERSED 1/4" = 1'-0"





A4 $\frac{ACCESSIBILITY PLAN - A - ONE BEDROOM + DEN - REVERSED}{1/4" = 1'-0"}$





2'-0" 2'-6" 2'-0" 2'-3"

2' - 3"

<u>A-TY</u>	PE UNIT KEYNOTE LEGEND
	SECONDARY RESTROOM - NOT REQUIRED TO BE ACCESSIBLE.
2	PROVIDE ACCESSIBLE HARDWARE WITH LOCKING MECHANISM FOR WINDOW.
3	PROVIDE REINFORCEMENT FOR GRAB BARS AT TOILET AND IN TUB/SHOWER SURROUND PER ADA REQUIREMENTS
4	PROVIDE RECIRCULATION HOOD ABOVE RANGE IN LIEU OF MICROWAVE IN 'TYPE A' UNITS. ELECTRICIAN TO PROVIDE ACCESSIBLE SWITCH/CONTROLS FOR HOOD.
5	PROVIDE ACCESSIBLE DISHWASHER IN 'TYPE A' UNITS. UNIT MUST FIT UNDER 34" COUNTER
6	REMOVABLE BASE CABINET.
7	DOORS TO ACCESSIBLE WASHER AND DRYER MUST SWING 180° TO PROVIDE CLEARANCE TO EQUIPMENT.
8	PROVIDE ACCESSIBLE WASHER AND DRYER IN 'TYPE A' UNITS.
9	PROVIDE ACCESSIBLE WORK STATION WITH POCKET BASE DOORS FOR ACCESS TO KNEE SPACE. FINISH WALLS, FLOOR, AND SIDES OF ADJACENT WALLS AT WORK STATION
10	PROVIDE ACCESSIBLE SINK IN 'TYPE A' UNITS. SINK MUST NOT BE HIGHER THAN 34° TALL)
11	THIS COUNTER TOP HEIGHT TO BE 34" A.F.F. ALL CABINETRY AND APPLIANCES UNDER THIS COUNTER MUST FIT BELOW 34" COUNTER HEIGHT
	3' WIDE ACCESSIBLE ROUTE THROUGH UNIT

PRIMARY ENTRANCE SHALL BE ON AN ACCESSIBLE ROUTE FROM PUBLIC AND COMMON AREAS. PRIMARY ENTRANCE SHALL NOT BE TO A BEDROOM UNLESS IT IS THE ONLY ENTRANCE THRESHOLDS SHALL COMPLY WITH ICC A117 303. THRESHOLDS AT EXTERIOR SIDING DOORS SHALL BE PERMITTED TO BE 3/4" INCH MAX. IN HEIGHT, PROVIDED THEY ARE BEVELED WITH A SLOPE NOT

TYPE A REQUIREMENTS

STEEPER THAN 1:2

36" MIN. IN WIDTH

DEGREES.

AT SWINGING DOORS

PARTS OF THE UNIT

TYPE B REQUIREMENTS

STEEPER THAN 1:2

AND 30" MIN. IN WIDTH

AND PLATFORM LIFTS

SWINGING DOORS

WITH A117 1104.11

AREAS SHALL BE 40" MIN.

REQUIREMENTS

DEGREES

FINISHED

ACCESSIBLE ROUTE MUST HAVE A CLR. WIDTH MIN. OF 36". THE CLR. WIDTH SHALL BE PERMITTED TO BE REDUCED TO 32" FOR A LENGTH OF 24" MAX. PROVIDED THE REDUCED WIDTH SEGMENTS ARE SEPARATED BY SEGMENTS THAT ARE 52" MIN. IN LENGTH AND

ACCESSIBLE ROUTES MUST CONNECT ALL SPACES AND ELEMENTS THAT ARE A PART OF THE UNIT ACCESSIBLE ROUTES SHALL COINCIDE WITH OR BE LOCATED IN THE SAME AREA AS A GENERAL CIRCULATION PATH ALL ROOMS SERVED BY AN ACCESSIBLE ROUTE MUST PROVIDE A TURNING RADIUS. A TURNING SPACE IS NOT REQUIRED WITHIN CLOSETS OR PANTRIES THAT ARE 48" MAX IN DEPTH

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 PLATFORM LIFTS RE. ICC A117 403.5.2 FOR CLR. WIDTH AT 180-DEGREE TURNS RE. ICC A117 403.5.3 FOR CLR. WIDTH AT 90-DEGREE TURNS

DOORWAYS SHALL HAVE A CLR. OPENING WIDTH OF 32" MIN. CLR. OPENING WIDTH OF SWINGING DOORS SHALL BE MEASURED BETWEEN THE FACE OF DOOR AND STOP, WITH THE DOOR OPEN 90 RE. ICC A117 404.2.3.2 FOR REQUIRED MANEUVERING CLEARANCES

FOR WASHER AND DRYER APPLIANCES A CLR. FLOOR SPACE POSITION FOR A PARALLEL APPROACH SHALL BE PROVIDED. FOR TOP LOADING MACHINES, THE CLR. FLOOR SPACE SHALL BE CENTERED ON THE APPLIANCE. FOR FRONT LOADING MACHINES THE CENTERLINE OF THE CLR. FLOOR SPACE SHALL BE OFFSET 24" MAX FROM THE CENTERLINE OF THE DOOR OPENING

REINFORCEMENT SHALL BE PROVIDED FOR THE FUTURE INSTALLATION OF GRAB BARS AND SHOWER SEATS AT WATER CLOSETS, BATHRUBS, AND SHOWER COMPARTMENTS AT LEAST ONE TOILET AND BATHING FACILITY MUST COMPLY WITH A117 1103.11.2. AT LEAST ONE LAVATORY, ONE WATER CLOSET AND

EITHER A BATHTUB OR SHOWER WITHIN THE UNIT SHALL COMPLY WITH A117 1103.11.2. THESE TOILET AND BATHING FIXTURES SHALL BE IN A SINGLE TOILET/BATHING AREA, SUCH THAT TRAVEL BETWEEN FIXTURES DOES NOT REQUIRE TRAVEL THROUGH OTHER DOORSWINGS CAN NOT SWING INTO THE CLR. FLOOR SPACE OR CLEARANCE OF ANY RESTROOM FIXTURE

LAVATORIES SHALL COMPLY WITH A117 606. CABINETRY SHALL BE PERMITTED UNDER THE LAVATORY, PROVIDED THE CABINETRY CAN BE REMOVED WITHOUT REMOVAL OR REPLACEMENT OF THE LAVATORY, THE FLOOR FINISH EXTENDS UNDER THE CABINETRY, AND THE WALLS BEHIND AND SURROUNDING THE CABINETRY ARE

MIRRORS MUST COMPLY WITH A117 1103.11.2.2 SHALL HAVE THE BOTTOM EDGE OF THE REFLECTING SURFACE 40" MAX ABOVE THE

CLEARNCE AROUND THE WATER CLOSET SHALL BE 60" MIN. IN WIDTH, MEASURED PERPENDICULAR FROM THE SIDE WALL CLEARANCE AROUND THE WATER CLOSET SHALL BE 56" MIN. IN DEPTH, MEASURED PERPENDICULAR FROM THE REAR WALL THE WATER CLOSET MUST BE POSITIONED WITH A WALL TO THE REAR AND TO ONE SIDE. THE CENTERLINE OF THE WATER CLOSET

SHALL BE 16" MIN AND 18" MAX. FROM THE SIDEWALL THE REQUIRED CLEARANCE AROUND THE WATER CLOSET IS ALLOWED TO OVERLAP THE WATERCLOSET, ASSOCIATED GRAB BARS, PAPER DISPENSERS, COAT HOOKS, SHELVES, ACCESSIBLE ROUTES, CLR. FLOOR SPACE REQUIRED AT OTHER FIXTURES, AND THE WHEELCHAIR TURNING SPACE. NO OTHER FIXTURES OR OBSTRUCTIONS SHALL BE LOCATED WITHIN THE REQUIRED WATER CLOSET CLEARANCE. AN EXCEPTION: A LAVATORY MEASURING 24" MAX. IN DEPTH AND COMPLYING WITH A117 1103.11.2.2 SHALL BE PERMITTED ON THE REAR WALL 18" MIN. FROM THE CENTERLINE OF THE WATER CLOSET TO THE SIDE EDGE OF THE LAVATORY WHERE THE CLEARANCE AT THE WATER CLOSET IS 66" MIN. MEASURED PERPENDICULAR FROM THE REAR WALL

RE. ICC A117 1103.11.2.5 FOR BATHING FIXTURE REQUIREMENTS RE. ICC A117.12 FOR KITCHEN REQUIREMENTS

AT LEAST ONE SECTION OF COUNTER SHALL PROVIDE AN ACCESSIBLE WORK SURFACE 30" MINIMUM IN LENGTH AND 34" MAX IN HEIGHT COMPLYING WITH ICC A117 1103.12.3

KITCHEN SINKS MUST COMPLY WITH ICC A117 1103.12.4 AND BE 30" MIN. IN CLR. WIDTH AND 34" MAX. IN HEIGHT A CLR. FLOOR SPACE, POSITIONED FOR A FORWARD APPROACH TO THE SINK SHALL BE PROVIDED. KNEE AND TOE CLEARANCE COMPLYING WITH ICC A117 306. CABINETRY SHALL BE PERMITTED TO BE ADDED UNDER THE SINK, PROVIDED THE CABINETRY CAN BE REMOVED WITHOUT REMOVAL OR REPLACEMENT OF THE SINIK, THE FLOOR FINISH EXTENDS UNDER THE CABINETRY, AND THE

WALLS BEHIND AND SURROUNDING THE CABINETRY ARE FINISHED A CLR. FLOOR SPACE, POSITIONED FOR A PARALLEL OF FORWARD APPROACH SHALL BE PROVIDED AT EACH KITCHEN APPLIANCE A CLR. FLOOR SPACE, POSITIONED ADJACENT TO THE DISHWASHER DOOR, SHALL BE PROVIDED. THE DISHWASHER DOOR IN THE OPEN POSITION SHALL NOT OBSTRUCT THE CLR. FLOOR SPACE FOR THE DISHWASHER OR AN ADJACENT SINK

COMBINATION REFIGERATORS AND FREEZERS SHALL HAVE AT LEAST 50% OF THE FREEZER COMPARTMENT SHELVES, INCLUDING THE BOTTOM OF THE FREEZER 54" MAX. ABOVE THE FLOOR WHEN THE SHELVES ARE INSTALLED AT THE MAXIMUM HEIGHTS POSSIBLE IN HTE COMPARTMENT. A CLR. FLOOR PSACE, POSITIONED FOR A PARALLEL APPROACH TO THE REFRIGERATOR/FREEZER, SHALL BE PROVIDED. THE CENTERLINE OF THE CLR. FLOOR PSACE SHALL BE OFFSET 24" MAX. FROM THE CENTERLINE OF THE APPLIANCE RE. IBC CHAPTER 11 AND RE. IIC A117 FOR FULL TYPE A UNIT REQUIREMENTS

PRIMARY ENTRANCE SHALL BE ON AN ACCESSIBLE ROUTE FROM PUBLIC AND COMMON AREAS. PRIMARY ENTRANCE SHALL NOT BE TO A BEDROOM UNLESS IT IS THE ONLY ENTRANCE

THRESHOLDS SHALL COMPLY WITH ICC A117 303. THRESHOLDS AT EXTERIOR SIDING DOORS SHALL BE PERMITTED TO BE 3/4" INCH MAX. IN HEIGHT, PROVIDED THEY ARE BEVELED WITH A SLOPE NOT

FOR TYPE B UNITS, CLR. FLOOR SPACE SHALL BE 48" MIN. IN LENGTH AT LEAST ONE ACCESSIBLE ROUTE MUST CONNECT ALL SPACES AND ELEMENTS THAT ARE A PART OF THE UNIT

ACCESSIBLE ROUTES SHALL COINCIDE WITH OR BE LOCATED IN THE SAME AREA AS A GENERAL CIRCULATION PATH ACCESSIBLE ROUTE MUST HAVE A CLR. WIDTH MIN. OF 36". THE CLR. WIDTH SHALL BE PERMITTED TO BE REDUCED TO 32" FOR A LENGTH OF 24" MAX. PROVIDED THE REDUCED WIDTH SEGMENTS ARE SEPARATED BY SEGMENTS THAT ARE 48" MIN. IN LENGTH AND 36" MIN. IN WIDTH

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,

DOORWAYS SHALL HAVE A CLR. OPENING WIDTH OF 32" MIN. CLR. OPENING WIDTH OF SWINGING DOORS SHALL BE MEASURED BETWEEN THE FACE OF DOOR AND STOP, WITH THE DOOR OPEN 90 RE. ICC A117 404.2.3.2 FOR REQUIRED MANEUVERING CLEARANCES AT

FOR WASHER AND DRYER APPLIANCES A CLR. FLOOR SPACE POSITION FOR A PARALLEL APPROACH SHALL BE PROVIDED. FOR TOP LOADING MACHINES, THE CLR. FLOOR SPACE SHALL BE CENTERED ON THE APPLIANCE. FOR FRONT LOADING MACHINES THE CENTERLINE OF THE CLR. FLOOR SPACE SHALL BE OFFSET 24" MAX FROM THE CENTERLINE OF THE DOOR OPENING

REINFORCEMENT SHALL BE PROVIDED FOR THE FUTURE INSTALLATION OF GRAB BARS AND SHOWER SEATS AT WATER CLOSETS, BATHRUBS, AND SHOWER COMPARTMENTS AT LEAST ONE TOILET AND BATHING FACILITY MUST COMPLY WITH A117 1104.11. AT LEAST ONE LAVATORY, ONE WATER CLOSET AND EITHER A BATHTUB OR SHOWER WITHIN THE UNIT SHALL COMPLY

DOORSWINGS CAN NOT SWING INTO THE CLR. FLOOR SPACE OR CLEARANCE OF ANY RESTROOM FIXTURE

A CLR. FLOOR SPACE POSITIONED FOR A PARALLEL APPROACH SHALL BE PROVIDED AT A LAVATORY. THE CLR. FLOOR SPACE SHALL BE CENTERED ON THE LAVATORY. CABINETRY SHALL BE PERMITTED UNDER THE LAVATORY, PROVIDED THE CABINETRY CAN BE REMOVED WITHOUT REMOVAL OR REPLACEMENT OF THE LAVATORY, THE FLOOR FINISH EXTENDS UNDER THE CABINETRY, AND THE WALLS BEHIND AND SURROUNDING THE CABINETRY ARE FINISHED

CLEARNCE AROUND THE WATER CLOSET SHALL BE 48" MIN. IN WIDTH, MEASURED PERPENDICULAR FROM THE SIDE WALL CLEARANCE AROUND THE WATER CLOSET SHALL BE 56" MIN. IN DEPTH. MEASURED PERPENDICULAR FROM THE REAR WALL

THE WATER CLOSET MUST BE POSITIONED WITH A WALL TO THE REAR AND TO ONE SIDE. THE CENTERLINE OF THE WATER CLOSET SHALL BE 16" MIN AND 18" MAX. FROM THE SIDEWALL THE REQUIRED CLEARANCE AROUND THE WATER CLOSET IS

ALLOWED TO OVERLAP THE WATERCLOSET, ASSOCIATED GRAB BARS, PAPER DISPENSERS, COAT HOOKS, SHELVES, ACCESSIBLE ROUTES, CLR. FLOOR SPACE REQUIRED AT OTHER FIXTURES, AND THE WHEELCHAIR TURNING SPACE. NO OTHER FIXTURES OR OBSTRUCTIONS SHALL BE LOCATED WITHIN THE REQUIRED WATER CLOSET CLEARANCE AN EXCEPTION A LAVATORY MEASURING 24" MAX. IN DEPTH AND COMPLYING WITH A117 1103.11.2.2 SHALL BE PERMITTED ON THE REAR WALL 18" MIN_FROM THE CENTERLINE OF THE WATER CLOSET TO THE SIDE EDGE OF THE LAVATORY WHERE THE CLEARANCE AT THE WATER CLOSET IS 66" MIN. MEASURED PERPENDICULAR FROM THE REAR WALL

RE. ICC A117 1104.3.1.3 FOR BATHING FIXTURE REQUIREMENTS RE. ICC A117 1104.12 FOR KITCHEN REQUIREMENTS CLEARANCE BETWEEN ALL OPPOSING BASE CABINETS, COUNTERTOPS, APPLIANCES, OR WALLS WITHIN KITCHEN WORK

KITCHEN SINKS MUST COMPLY WITH ICC A117 1104.12.1. A CLR. FLOOR SPACE, POSITIONED FOR A PARALLEL APPROACH TO THE SINK, SHALL BE PROVIDED. THE CLR. FLOOR SPACE SHALL BE CENTERED ON THE SINK BOWL.

A PARALELL OR FORWARD APPROACH IS REQUIRED AT ALL KITCHEN APPLIANCES. RE. ICC A117 1104.12 A CLR. FLOOR SPACE, POSITIONED FOR A PARALLEL OF FORWARD APPROACH SHALL BE PROVIDED AT EACH KITCHEN APPLIANCE RE. IBC CHAPTER 11 AND RE. IIC A117 FOR FULL TYPE B UNIT

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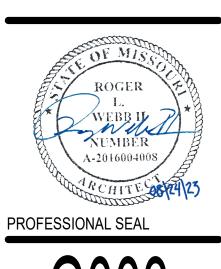
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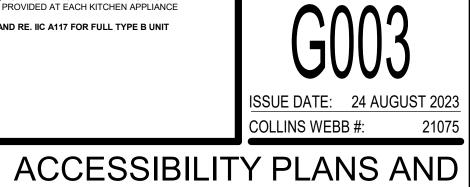
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DETAILS

BUILDING A - GENERAL INFORMATION:

OCCUPANCY CLASSIFICATION: R-2 NO. OF STORIES = 1 BUILDING HT. = 18'-3" BASEMENT = NO LIVING AREA = 5,320 SF USE = MULTI-FAMILY NO. OF UNITS = 4STANDPIPE/SPRINKLER = NOT REQUIRED SMOKE DETECTORS = REQ'D PER 2018 IRC SECTION R314.1

BUILDING B1 - GENERAL INFORMATION:

OCCUPANCY CLASSIFICATION: R-2 NO. OF STORIES = 1 BUILDING HT. = 18'-4" BASEMENT = NO LIVING AREA = 5,377 SF USE = MULTI-FAMILY NO. OF UNITS = 4STANDPIPE/SPRINKLER = NOT REQUIRED SMOKE DETECTORS = REQ'D PER 2018 IRC SECTION R314.1

BUILDING B2 - GENERAL INFORMATION:

OCCUPANCY CLASSIFICATION: R-2 NO. OF STORIES = 1 BUILDING HT. = 18'-8" BASEMENT = NO LIVING AREA = 2,439 SF USE = MULTI-FAMILY NO. OF UNITS = 2STANDPIPE/SPRINKLER = NOT REQUIRED SMOKE DETECTORS = REQ'D PER 2018 IRC SECTION R314.1

<u>BUILDING C</u> - GENERAL INFORMATION:

OCCUPANCY CLASSIFICATION: R-2 NO. OF STORIES = 1 BUILDING HT. = 19'-0" BASEMENT = NO LIVING AREA = 6,086 SF USE = MULTI-FAMILY NO. OF UNITS = 4STANDPIPE/SPRINKLER = NOT REQUIRED SMOKE DETECTORS = REQ'D PER 2018 IRC SECTION R314.1

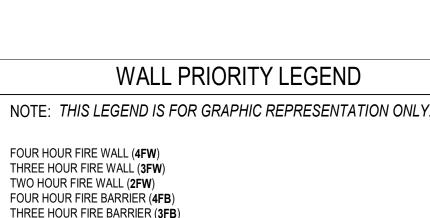
<u>BUILDING D</u> - GENERAL INFORMATION:

OCCUPANCY CLASSIFICATION: R-2 NO. OF STORIES = 1 BUILDING HT. = 19'-0" BASEMENT = NO LIVING AREA = 6,005 SF USE = MULTI-FAMILY NO. OF UNITS = 4STANDPIPE/SPRINKLER = NOT REQUIRED SMOKE DETECTORS = REQ'D PER 2018 IRC SECTION R314.1

CLUBHOUSE - GENERAL INFORMATION:

CONSTRUCTION TYPE: VB OCCUPANCY CLASSIFICATION: A-3 USE = COMMUNITY HALL OCCUPANT LOAD = 97 ALLOWABLE NO. OF STORIES = 1 ALLOWABLE BUILDING HT. = 40'-0" ALLOWABLE LIVING AREA = 6,000 SF NO. OF EXITS REQ'D = 2EGRESS WIDTH REQ'D = 32" STANDPIPE/SPRINKLER = NOT REQUIRED SMOKE DETECTORS = REQ'D PER 2018 IBC SECTION 907.2.9

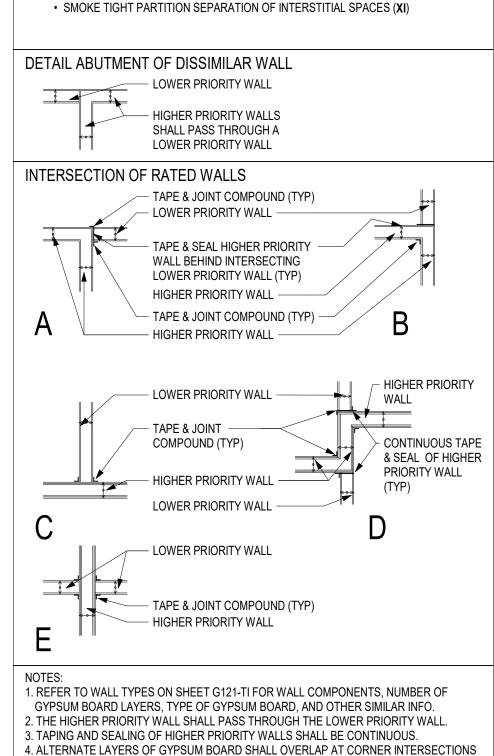
ACTUAL NO. OF STORIES = 1 ACTUAL BUILDING HT. = 20'-0" ACTUAL LIVING AREA = 3,045 SF NO. OF EXIST PROVIDED = 5 EGRESS WIDTH PROVIDED = 34"



TWO HOUR FIRE BARRIER (2FB) (INCLUDES THE FOLLOWING) • TWO HOUR SHAFT ENCLOSURE (2SE)

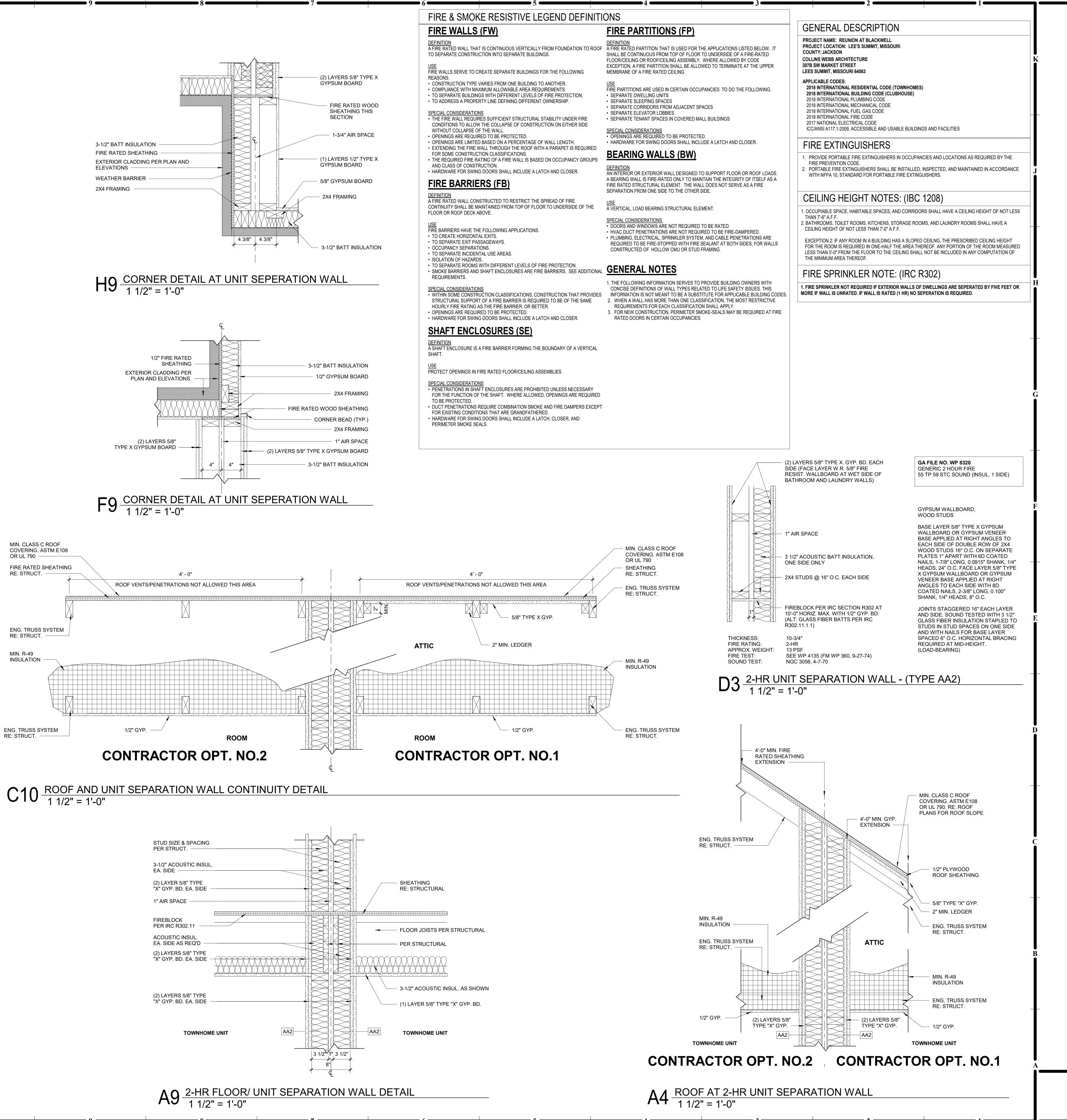
ONE HOUR FIRE BARRIER (1FB) (INCLUDES THE FOLLOWING)

 ONE HOUR SHAFT ENCLOSURE (1SE) SMOKE TIGHT PARTITION (X) (INCLUDES THE FOLLOWING) • SMOKE TIGHT PARTITION TO SMOKE TIGHT CEILING (XC) • SMOKE TIGHT PARTITION WITHIN PLENUM ABOVE CEILING (XP)

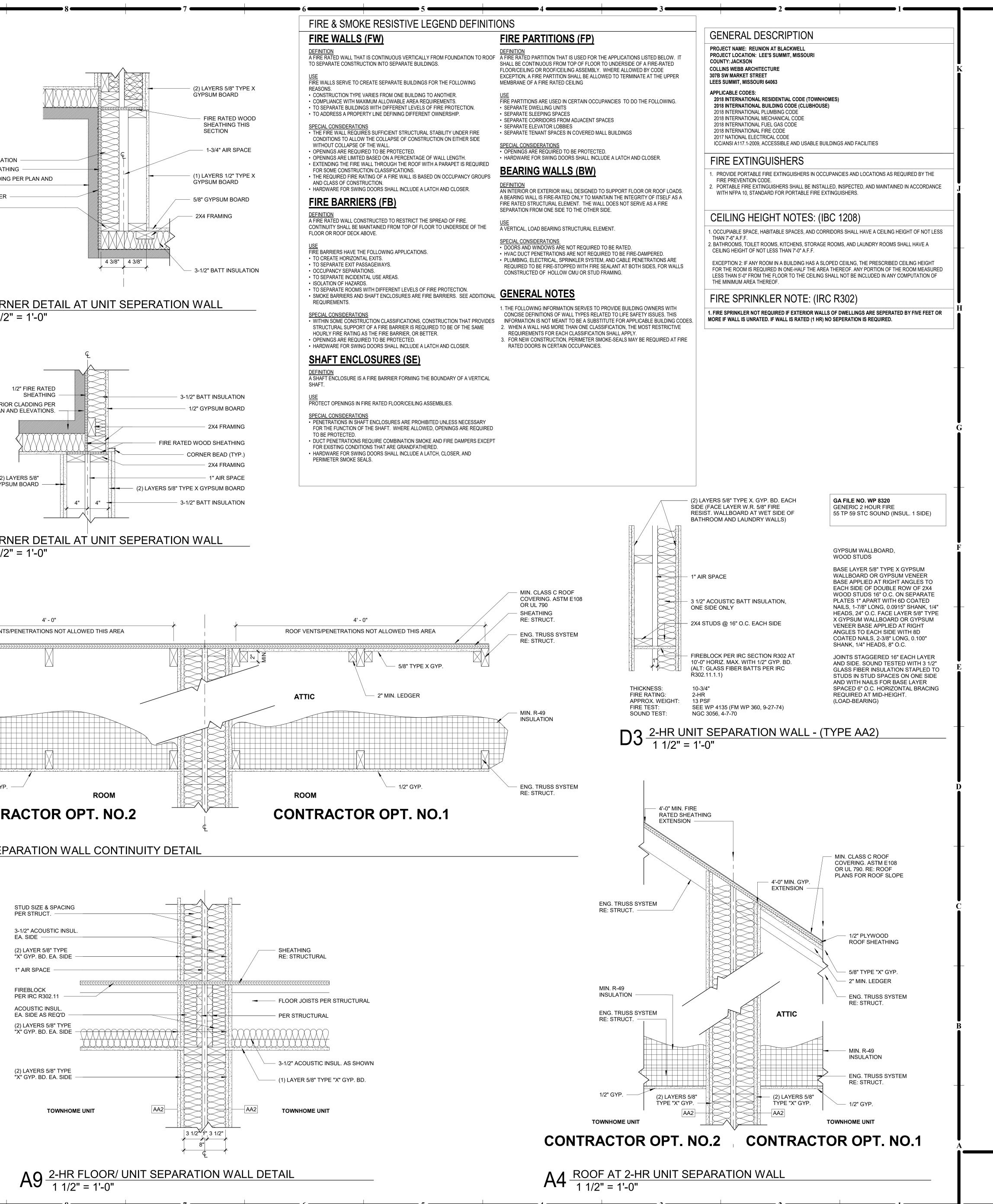


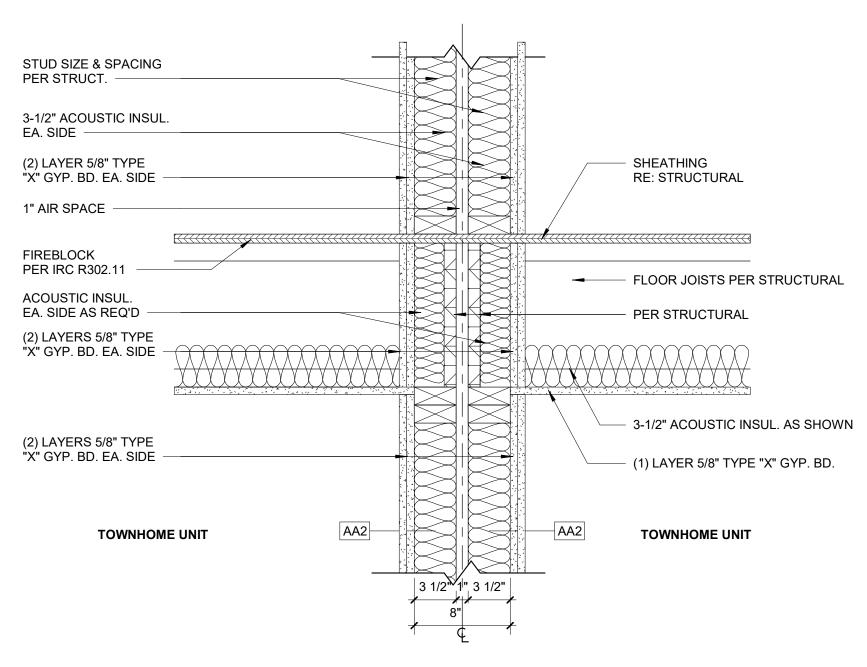
OF MULTI-LAYERED RATED GYPSUM BOARD PARTITIONS.

ELEVATIONS 2X4 FRAMING

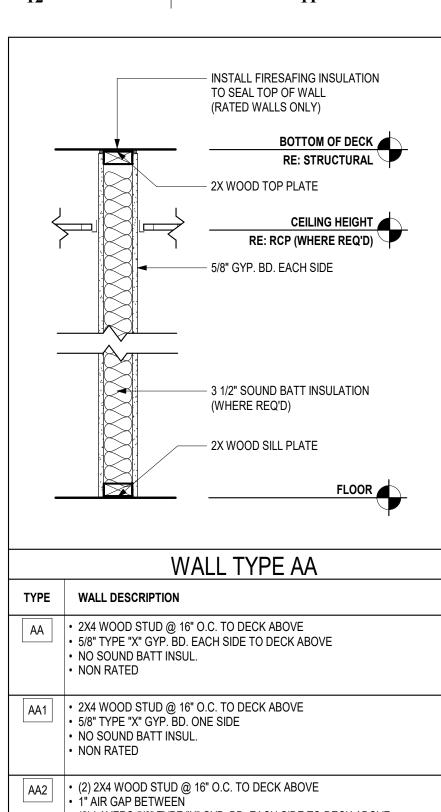


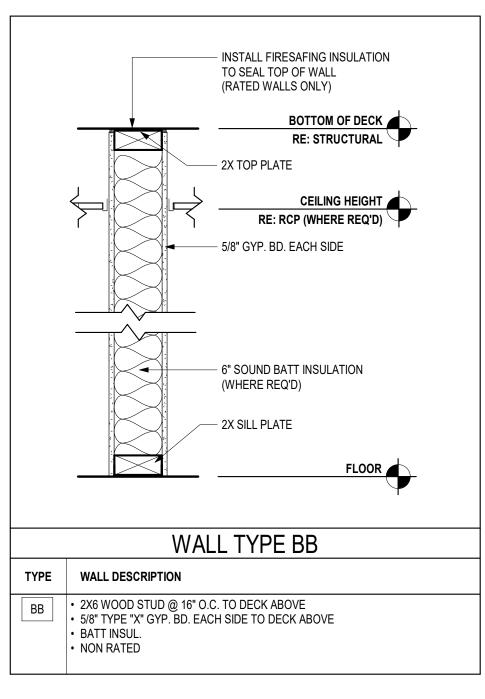
RE: STRUCT.







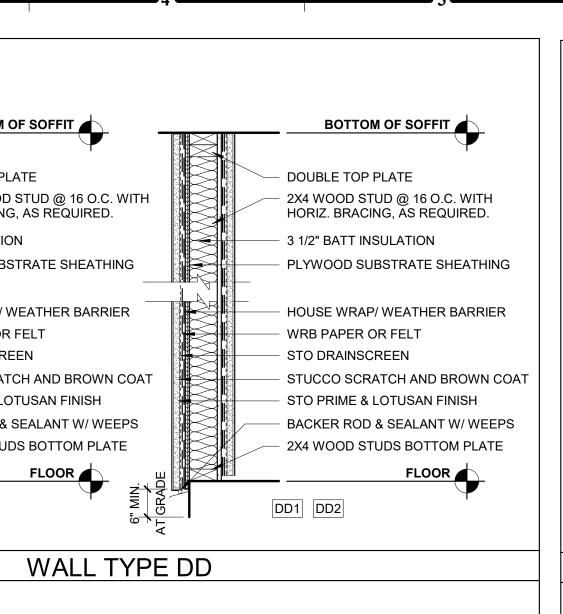




• (2) LAYERS 5/8" TYPE "X" GYP. BD. EACH SIDE TO DECK ABOVE SÓUND BATT INSUL. ONE SIDE

• 2 HOUR RATED RE: WP8320 (SEE D3/G111 FOR ILLUSTRATION OF ASSEMBLY)

	BOTTOM OF SOFFIT				BOTTOM OF SOFFIT
AT GRADE	 DOUBLE TOP PLATE 2X4 WOOD STUD @ 16 O.C. WITH HORIZ. BRACING, AS REQUIRED. HOUSE WRAP/ WEATHER BARRIER 3 1/2" BATT INSULATION PLYWOOD SUBSTRATE SHEATHING OR LP FLAMEBLOCK SHEATHING VERTICAL OR HORIZONTAL SIDING - SEE ELEVATIONS 2X4 WOOD STUDS BOTTOM PLATE ELOOR 	ATGRADE	DOUBLE TOP PLATE DOUBLE	6" MIN.	DOUBLE TOP PLATE 2X4 / 2X6 WOOD STUD @ 16 O.C HORIZ. BRACING, AS REQUIRED BATT INSULATION PLYWOOD SUBSTRATE SHEATH HOUSE WRAP/ WEATHER BARR WRB PAPER OR FELT STO DRAINSCREEN STUCCO SCRATCH AND BROWN STO PRIME & LOTUSAN FINISH BACKER ROD & SEALANT W/ WE 2X4 WOOD STUDS BOTTOM PLA FLOOR
	WALL TYP	E CC			WALL ⁻
TYPE WALL DE	SCRIPTION			TYPE V	VALL DESCRIPTION
• 3-1/2" BATT • HOUSE WR • EXT. VERTI • NON RATEI • 2X6 STUD (• 5/8" TYPE "> • 5-1/2" BATT • HOUSE WR • EXT. VERTI SEE ELEVA	(" GYP. BD. ONE SIDE INSUL. TO FULL HEIGHT OF WALL AP/ WEATHER BARRIER CAL SIDING WITH SUBSTRATE SHEATHING 0 16" O.C. (" GYP. BD. ONE SIDE INSUL. TO FULL HEIGHT OF WALL AP/ WEATHER BARRIER CAL OR HORIZONTAL SIDING WITH SUBST TIONS			• 1/2" • 3-1/ • 1-S • HO • CO • DR, • CO • STU • STU • STU • FIN	A STUD @ 16" O.C. " TYPE "X" GYP. BD. ONE SIDE /2" BATT INSUL. TO FULL HEIGHT OF WALL IDED SUBSTRATE SHEATHING USE WRAP/ WEATHER BARRIER DE COMPLIANT WRB PAPER OR FELT AINAGE MAT - STO DRAINSCREEN® DE COMPLIANT SELF-FURRED GALVANIZED DIAMONE JCCO SCRATCH COAT - STOPOWERWALL® STUCCO JCCO BROWN COAT - STOPOWERWALL® STUCCO IMER COATING - STOPRIME® ISH - STOLIT® LOTUSAN - COLOR 37203 N RATED
• NON RATEI				• 5-1/ • 1-S • HOI • COI	3 STUD @ 16" O.C. /2" BATT INSUL. TO FULL HEIGHT OF WALL IDED SUBSTRATE SHEATHING - BOTH SIDES USE WRAP/ WEATHER BARRIER - BOTH SIDES DE COMPLIANT WRB PAPER OR FELT - BOTH SIDES AINAGE MAT - STO DRAINSCREEN® - BOTH SIDES



ALVANIZED DIAMOND MESH METAL LATHE

 CODE COMPLIANT SELF-FURRED GALVANIZED DIAMOND MESH METAL LATHE - BOTH SIDES STUCCO SCRATCH COAT - STOPOWERWALL® STUCCO - BOTH SIDES STUCCO BROWN COAT - STOPOWERWALL® STUCCO - BOTH SIDES

PRIMER COATING - STOPRIME® - BOTH SIDES

• 3-1/2" BATT INSUL. TO FULL HEIGHT OF WALL • 1-SIDED SUBSTRATE SHEATHING - BOTH SIDES HOUSE WRAP/ WEATHER BARRIER - BOTH SIDES CODE COMPLIANT WRB PAPER OR FELT - BOTH SIDES DRAINAGE MAT - STO DRAINSCREEN® - BOTH SIDES

NON RATED

NON RATED

DD2 • 2X4 STUD @ 16" O.C.

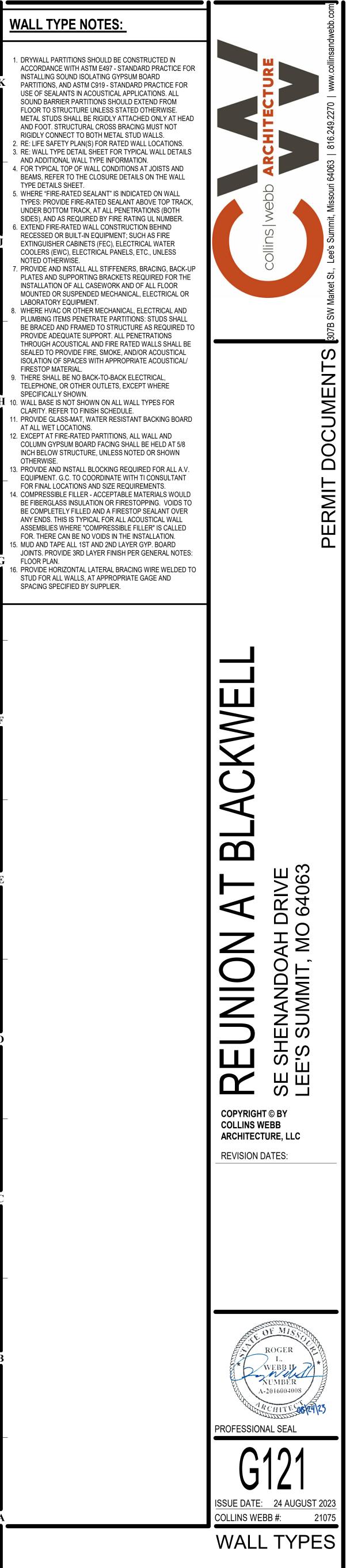
• FINISH - STOLIT® LOTUSAN - COLOR 37203 - BOTH SIDES

PRIMER COATING - STOPRIME® - BOTH SIDES
FINISH - STOLIT® LOTUSAN - COLOR 37203 - BOTH SIDES

 CODE COMPLIANT SELF-FURRED GALVANIZED DIAMOND MESH METAL LATHE - BOTH SIDES STUCCO SCRATCH COAT - STOPOWERWALL® STUCCO - BOTH SIDES STUCCO BROWN COAT - STOPOWERWALL® STUCCO - BOTH SIDES

	1
	DOUBLE TOP PLATE
	2X4 WOOD STUD @ 16 O.C. WITH HORIZ. BRACING, AS REQUIRED.
	3 1/2" BATT INSULATION
	PLYWOOD SUBSTRATE SHEATHING
	(2) LAYERS WRB
	MORTAR SETTING BED AND SCRATCH COAT
	2X4 WOOD STUDS BOTTOM PLATE
	EE EE1
	WALL TYPE EE
TYPE	WALL DESCRIPTION
EE	 2X4 STUD @ 16" O.C. 1/2" TYPE "X" GYP. BD. ONE SIDE
	 3-1/2" BATT INSUL. TO FULL HEIGHT OF WALL HOUSE WRAP/ WEATHER BARRIER
	MORTAR SETTING BED AND SCRATCH COAT CULTURED STONE VENEER - ELDORADO STONE - CUT COARSE STONE -
	SEASHELL: INSTALL PER MFR DETAILS • NON RATED
EE1	 2X6 STUD @ 16" O.C. 1/2" TYPE "X" GYP. BD. ONE SIDE
	 3-1/2" BATT INSUL. TO FULL HEIGHT OF WALL HOUSE WRAP/WEATHER BARRIER
	 MORTAR SETTING BED AND SCRATCH COAT CULTURED STONE VENEER - ELDORADO STONE - CUT COARSE STONE - SEASHELL: INSTALL PER MFR DETAILS
	NON RATED
94	DOUBLE TOP PLATE
g	2X4 / 2X6 WOOD STUD @ 16 O.C. WITH HORIZ. BRACING, AS REQUIRED.
9	HOUSE WRAP/ WEATHER BARRIER
P	
	FURRING STRIPS @ 16" O.C.
	PLYWOOD SUBSTRATE SHEATHING OR LP FLAMEBLOCK SHEATHING
Ŋ	SIDING - SEE ELEVATIONS WOOD STUD BOTTOM PLATE
D.	FLOOR
	FF/FF1
	WALL TYPE FF
TYPE	
FF	•2X4 STUD @ 16" O.C.
	• 1/2" TYPE "X" GYP. BD. ONE SIDE •3-1/2" BATT INSUL. TO FULL HEIGHT OF WALL •HOUSE WRAP/ WEATHER BARRIER
	• HOUSE WRAP/ WEATHER BARRIER • EXT. NEWTECHWOOD HORIZONTAL SIDING WITH SUBSTRATE SHEATHING: INSTALL PER MFR DETAILS
	• NON RATED
FF1	•2X6 STUD @ 16" O.C. •1/2" TYPE "X" GYP. BD. ONE SIDE •5-1/2" BATT INSUL. TO FULL HEIGHT OF WALL
	•HOUSE WRAP/ WEATHER BARRIER • EXT. NEWTECHWOOD HORIZONTAL SIDING WITH SUBSTRATE
	SHEATHING: INSTALL PER MFR DETAILS NON RATED

1. DRYWALL PARTITIONS SHOULD BE CONSTRUCTED IN INSTALLING SOUND ISOLATING GYPSUM BOARD PARTITIONS, AND ASTM C919 - STANDARD PRACTICE FOR USE OF SEALANTS IN ACOUSTICAL APPLICATIONS. ALL SOUND BARRIER PARTITIONS SHOULD EXTEND FROM FLOOR TO STRUCTURE UNLESS STATED OTHERWISE. AND FOOT. STRUCTURAL CROSS BRACING MUST NOT RIGIDLY CONNECT TO BOTH METAL STUD WALLS. 2. RE: LIFE SAFETY PLAN(S) FOR RATED WALL LOCATIONS. 3. RE: WALL TYPE DETAIL SHEET FOR TYPICAL WALL DETAILS AND ADDITIONAL WALL TYPE INFORMATION. 4. FOR TYPICAL TOP OF WALL CONDITIONS AT JOISTS AND BEAMS, REFER TO THE CLOSURE DETAILS ON THE WALL TYPE DETAILS SHEET. 5. WHERE "FIRE-RATED SEALANT" IS INDICATED ON WALL TYPES: PROVIDE FIRE-RATED SEALANT ABOVE TOP TRACK, UNDER BOTTOM TRACK, AT ALL PENETRATIONS (BOTH SIDES), AND AS REQUIRED BY FIRE RATING UL NUMBER. 6. EXTEND FIRE-RATED WALL CONSTRUCTION BEHIND RECESSED OR BUILT-IN EQUIPMENT; SUCH AS FIRE EXTINGUISHER CABINETS (FEC), ELECTRICAL WATER COOLERS (EWC), ELECTRICAL PANELS, ETC., UNLESS NOTED OTHERWISE. PLATES AND SUPPORTING BRACKETS REQUIRED FOR THE INSTALLATION OF ALL CASEWORK AND OF ALL FLOOR MOUNTED OR SUSPENDED MECHANICAL, ELECTRICAL OR LABORATORY EQUIPMENT. 8. WHERE HVAC OR OTHER MECHANICAL, ELECTRICAL AND PLUMBING ITEMS PENETRATE PARTITIONS: STUDS SHALL BE BRACED AND FRAMED TO STRUCTURE AS REQUIRED TO PROVIDE ADEQUATE SUPPORT. ALL PENETRATIONS THROUGH ACOUSTICAL AND FIRE RATED WALLS SHALL BE SEALED TO PROVIDE FIRE, SMOKE, AND/OR ACOUSTICAL ISOLATION OF SPACES WITH APPROPRIATE ACOUSTICAL/ FIRESTOP MATERIAL. 9. THERE SHALL BE NO BACK-TO-BACK ELECTRICAL, TELEPHONE, OR OTHER OUTLETS, EXCEPT WHERE SPECIFICALLY SHOWN. ${f H}\,$ 10. Wall base is not shown on all wall types for CLARITY. REFER TO FINISH SCHEDULE. 11. PROVIDE GLASS-MAT, WATER RESISTANT BACKING BOARD AT ALL WET LOCATIONS. 12. EXCEPT AT FIRE-RATED PARTITIONS, ALL WALL AND COLUMN GYPSUM BOARD FACING SHALL BE HELD AT 5/8 INCH BELOW STRUCTURE, UNLESS NOTED OR SHOWN OTHERWISE. 13. PROVIDE AND INSTALL BLOCKING REQUIRED FOR ALL A.V. EQUIPMENT. G.C. TO COORDINATE WITH TI CONSULTANT FOR FINAL LOCATIONS AND SIZE REQUIREMENTS. 14. COMPRESSIBLE FILLER - ACCEPTABLE MATERIALS WOULD BE FIBERGLASS INSULATION OR FIRESTOPPING. VOIDS TO BE COMPLETELY FILLED AND A FIRESTOP SEALANT OVER ANY ENDS. THIS IS TYPICAL FOR ALL ACOUSTICAL WALL ASSEMBLIES WHERE "COMPRESSIBLE FILLER" IS CALLED FOR. THERE CAN BE NO VOIDS IN THE INSTALLATION. 15. MUD AND TAPE ALL 1ST AND 2ND LAYER GYP. BOARD JOINTS. PROVIDE 3RD LAYER FINISH PER GENERAL NOTES: FLOOR PLAN. STUD FOR ALL WALLS, AT APPROPRIATE GAGE AND SPACING SPECIFIED BY SUPPLIER.



GENERAL REQUIREMENTS APPLICABLE TO ALL MATERIALS FOR THE PROJECT:

1 NO SUBSTITUTIONS OF MATERIALS WITHOUT COMPLETION OF A SUBSTITUTION REQUEST FORM & APPROVAL OF SUBSTITUTION BY BOTH ARCHITECT & OWNER PROJECT MANAGER. FORM CAN BE REQUESTED FROM ARCHITECT. 2. A CONDENSED SET OF SPECIFICATIONS ARE PROVIDED FOR THE PROJECT. STRICT ADHEARANCE TO MANUFACTURER REQUIREMENTS AND INSTALLATION ARE REQUIRED TO BE FOLLOWED WITH SECTIONS PROVIDED WITHIN. IF REQUIRED THE ARCHITECT WILL ISSUE ADDITIONAL SECTIONS TO PROVIDE CLARITY TO PRODUCTS OR INSTALLATION REQUIREMENTS.

DIVISION 1 - GENERAL REQUIREMENTS 1 SEE ADMINISTRATIVE SPECIFICATION FOR GENERAL REQUIREMENTS RELATED TO ADMINISTATION OF THIS CONTRACT

- A. <u>CONTRACTOR LICENSES</u> THE CONTRACTOR AND ALL SUBCONTRACTORS INVOLVED IN THE PROJECT SHALL BE REQUIRED TO OBTAIN AND PAY FOR ALL NECESSARY LICENSES AS REQUIRED BY ANY LAW OR AGENCIES HAVING JURISDICTION (AHJ) OVER THE
- B. BUILDING PERMITS . THE GENERAL CONTRACTOR WILL PAY FOR ALL PERMITS REQUIRED BY ANY AGENCY HAVING JURISDICTION (AHJ) OVER THE PROJECT FOR ALL WORK TO BE PREFORMED BY THE GENERAL CONTRACTOR.
- C. <u>UTILITY FEES</u> THE CONTRACTOR SHALL PAY THE NECESSARY FEES TO CONNECT TO EXISTING UTILITIES AT THE PROPERTY LINE OR IN ADJACENT STREETS AND RIGHT OF WAY AS SPECIFIED, NECESSARY, AND/OR INCLUDED IN THE CONSTRUCTION DOCUMENTS. THE CONTRACTOR SHALL PAY ALL UTILITY COSTS (BILLS) DURING CONSTRUCTION UNTIL OWNER TAKES POSSESSION OF THE FACILITY OR THE FACILITY IS CERTIFIED AS SUBSTANTIALLY COMPLETE.
- D. <u>PROTECTION OF FINISHED WORK</u> IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROTECT FINISHED SURFACES. PROTECTION FOR FINISHES SUCH AS DOORS, WALLS AND FLOORS SHOULD BE PROVIDED AS REQUIRED. ANY DAMAGES TO THESE AREAS WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO REPAIR OR REPLACE.
- E. GENERAL CONDITIONS . ANY DISCREPANCY OR CONFLICT WITHIN OR BETWEEN DRAWINGS AND ANY DISCREPANCY OR CONFLICT BETWEEN ANY DRAWING AND ANY SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT. NOTWITHSTANDING. DISCREPANCIES OR CONFLICTS NOT BROUGHT TO THE ARCHITECT'S AND/ OWNERS ATTENTION AND CLARIFIED DURING THE BIDDING OF THE PROJECT WILL BE DEEMED TO HAVE BEEN BID OR PROPOSED IN THE MORE COSTLY OR DIFFICULT MANNER, AND THE BETTER QUALITY OR GREATER QUANTITY OF THE WORK SHALL BE PROVIDED BY THE CONTRACTOR IN ACCORDANCE WITH ARCHITECT'S INTERPRETATION. 2. THE GENERAL CONTRACTOR SHALL KEEP A COMPLETE SET OF DOCUMENTS ON THE PROJECT SITE AT ALL TIMES FOR
- REFERENCE DURING CONSTRUCTION 3. THE GENERAL CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK, USING THE CONTRACTOR'S BEST SKILLS AND ATTENTION. THE GENERAL CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR AND HAVE CONTROL OVER CONSTRUCTION MEANS AND METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES AND FOR COORDINATING ALL PORTIONS OF THE WORK UNDER THE CONTRACT. 4. THE GENERAL CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR AND HAVE CONTROL OVER ALL JOB SITE SAFETY
- PROCEDURES AND POLICIES. THE GENERAL CONTRACTOR SHALL HAVE A SAFETY COORDINATOR AND BE RESPONSIBLE TO HOLD REGULARLY SCHEDULED SAFETY TRAINING WITH ALL JOB SITE PERSONNEL, INCLUDING ALL SUB CONTRACTOR PERSONNEL 5. NEITHER THE ARCHITECT'S OR THE OWNERS INSPECTION NOR FAILURE TO INSPECT SHALL RELIEVE THE CONTRACTOR
- OF ANY OBLIGATION HEREUNDER. IF ANY WORK FAILS TO CONFORM TO THE CONTRACT DOCUMENTS, THE CONTRACTOR SHALL PROMPTLY REMEDY AND/OR REPLACE THE SAME AT THE CONTRACTOR'S EXPENSE. NO ACCEPTANCE OR PAYMENT BY THE OWNER OR ARCHITECT SHALL CONSTITUTE A WAIVER OF THE FOREGOING AND NOTHING HEREIN SHALL EXCLUDE OR LIMIT ANY WARRANTIES IMPLIED BY LAW. 6. THE GENERAL CONTRACTOR SHALL SO CONDUCT ITS OPERATIONS AS NOT TO UNREASONABLY INTERFERE WITH TRAFFIC ON PUBLIC THOROUGHFARES ADJACENT OR NEAR TO THE PROJECT SITE. 7. DO NOT SCALE DRAWINGS.

PROJECT REQUIREMEN

- THE GENERAL CONTRACTOR REPRESENTS THAT IT POSSESSES THE SKILLS REQUIRED FOR THE WORK, ASSUMES THE RESPONSIBILITIES OF AN EMPLOYER FOR PERFORMANCE OF THE WORK, AND ACTS AS AN EMPLOYER OF ONE OR MORE EMPLOYEES BY PAYING WAGES, DIRECTING ACTIVITIES AND PERFORMING OTHER SIMILAR FUNCTIONS. THE GENERAL CONTRACTOR IS AN INDEPENDENT CONTRACTOR, FREE TO DETERMINE THE MANNER IN WHICH THE WORK IS PERFORMED
- 2. THE GENERAL CONTRACTOR SHALL PROVIDE, AND MAINTAIN IN GOOD WORKING ORDER, THE FOLLOWING ITEMS FOR USE BY THE PROJECT SUPERINTENDENT DAILY DURING THE ENTIRE DURATION OF THE PROJECT: A. LAPTOP WITH INTERNET ACCESS. B. DIGITAL CAMERA WITH 'DATE STAMP' CAPABILITY AND WITH PROPER CABLES TO ATTACH TO LAPTOP. C. EMAIL ACCESS THROUGH THE LAPTOP. D. A PRINTER/SCANNER/FAX MACHINE WITH PROPER CABLES TO ATTACH TO LAPTOP.
- CELL PHONE F. PROJECT INTERNET CLOUD BASED SITE FOR MANAGEMENT OF PROJECT INFORMATION. SITE WILL BE USED FOR SUBMITTAL OF SHOP DRAWINGS, RFI'S & PHOTOS. SITE SHALL BE PROCORE OR EQUAL FUNCTIONALITY. 3. THE GENERAL CONTRACTOR SHALL HAVE A CONSTRUCTION SUPERINTENDENT ASSIGNED TO THIS PROJECT, AND THIS SUPERINTENDENT SHALL BE ON SITE EVERY DAY THERE IS ANY CONSTRUCTION ON THIS PROJECT. THE SUPERINTENDENT SHALL BE REACHABLE BY PHONE DURING NORMAL BUSINESS HOURS. ONCE ASSIGNED, THE SUPERINTENDENT SHALL NOT BE REMOVED OR REPLACED WITHOUT WRITTEN APPROVAL FROM OWNER & ARCHITECT, UNLESS SPECIFICALLY REQUESTED TO BE REPLACED BY OWNER. 4. THE SUPERINTENDENT WILL BE REQUIRED TO PROVIDE PHOTOGRAPHS (VIA EMAIL USING A DIGITAL CAMERA) TO THE OWNER & ARCHITECT EACH FRIDAY BY NOON CST, SHOWING THE PROGRESS OF CONSTRUCTION. THE GENERAL CONTRACTOR IS ENCOURAGED TO TAKE PHOTOS SEVERAL TIMES EACH WEEK TO HELP MAINTAIN PROOF OF
- CONSTRUCTION PROGRESS, RECORD UNCOVERED CONDITIONS, RECORD CONDITION AND AMOUNTS OF VENDOR GOODS UPON RECEIPT, AND RECORD CONSTRUCTION THAT VARIES FROM THE CD'S (AS PART OF THE AS-BUILTS). ALL PHOTOS WILL HAVE A 'DATE STAMP'. 3. INSPECTIONS/OBSERVATION . IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO OVERSEE CONSTRUCTION OF THE PROJECT,
- CONTINUALLY INSPECTING THE WORK, MATERIALS, AND WORKMANSHIP PROVIDED BY ALL OF HIS TRADESMEN, SUBCONTRACTORS, AND SUPPLIERS. EXCELLENCE IN QUALITY OF CONSTRUCTION CAN ONLY BE ACHIEVED IF THE CONTRACTOR ENFORCES HIGH STANDARDS OF ACCEPTABILITY. THE GENERAL CONTRACTOR CANNOT DELEGATE HIS RESPONSIBILITY TO THE SUBCONTRACTORS, BUT MUST CONTINUALLY MONITOR THE WORK OF EACH TRADE ON THE PROJECT. 2. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ARRANGE AND SCHEDULE ALL AGENCIES HAVING JURISDICTION (AHJ) INSPECTIONS NECESSARY TO OBTAIN THE CERTIFICATE OF OCCUPANCY (CERTIFICATE OF COMPLIANCE). PRIOR TO THE DATE OF THE AGENCY INSPECTION, THE GENERAL CONTRACTOR SHOULD INSPECT THE PROJECT TO INSURE THAT
- CONSTRUCTION COMPLIES WITH THE AGENCY REQUIREMENTS. SCHEDULING FINAL INSPECTIONS WITH AGENCY REPRESENTATIVES WHEN THE PROJECT IS NOT COMPLETE MUST BE AVOIDED. COPIES OF FINAL INSPECTIONS MUST BE PROVIDED TO OWNER & ARCHITECT AS THEY ARE AVAILABLE. 3. PRIOR TO REQUESTING THE SUBSTANTIAL COMPLETION INSPECTION, IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONDUCT HIS OWN PRE-SUBSTANTIAL COMPLETION INSPECTION OF THE CONSTRUCTION FOR
- QUALITY OF CONSTRUCTION AND COMPLIANCE WITH THE CONSTRUCTION DOCUMENTS. 4. THE FOLLOWING PEOPLE SHOULD BE IN ATTENDANCE FOR THE SUBSTANTIAL COMPLETION INSPECTION: A. GENERAL CONTRACTOR **B. GENERAL CONTRACTOR SUPERINTENDENT**
- C. MECHANICAL CONTRACTOR D. ELECTRICAL CONTRACTOR E. PLUMBING CONTRACTOR
- F. PAINTING CONTRACTOR H. FLOORING CONTRACTOR
- 5. ITEMS TO BE SUBMITTED AS A PREREQUISITE TO THE REQUEST FOR THE CERTIFICATE OF SUBSTANTIAL COMPLETION AND OWNER / ARCHITECT OBSERVATION OF ITEMS TO BE COMPLETED AND CORRECTED. A. GENERAL CONTRACTOR'S PUNCH LISTS B. HVAC TEST AND BALANCE REPORT
- C. SPRINKLER SYSTEM ACCEPTANCE INSPECTION REPORT D. COPY OF VIDEO OF COMPLETED SEWER SYSTEM 6. THE REVIEW TEAM SHOULD PROCEED IN AN ORGANIZED MANNER THROUGHOUT THE BUILDING INSPECTING EACH SPACE OR ROOM. THE PUNCH LIST GENERATED BY THE SUBSTANTIAL COMPLETION INSPECTION TOUR IS TO BE PREPARED BY THE CONTRACTOR. ALONG WITH THE PUNCH LIST, THE ARCHITECT SHALL PREPARE THE "CERTIFICATE OF SUBSTANTIAL COMPLETION '
- . IMMEDIATELY AFTER RECEIPT OF THE PUNCH LIST, THE GENERAL CONTRACTOR AND SUBCONTRACTORS ARE EXPECTED TO BEGIN CORRECTION OF THE OUTSTANDING ITEMS. AFTER COMPLETION OF PUNCHLIST, THE CONTRACTOR SHALL NOTIFY OWNER & ARCHITECT IN WRITTING THAT FULL LIST OF ITENMS TO BE COMPLETED AND OR CORRECT IS FINALIZED.
- H. <u>RECORD (CLOSE-OUT) DOCUMENTS</u> THE OWNER REQUIRES THE GENERAL CONTRACTOR AND SUBCONTRACTORS TO MAINTAIN AN ACCURATE, CURRENT SET OF RECORD DOCUMENTS (AS-BUILTS) AS CONSTRUCTION PROGRESSES. ALL PERTINENT INFORMATION RELATING TO THE PROJECT MUST BE TIMELY MAINTAINED ON THE AS-BUILTS. THE AS-BUILTS MUST BE MAINTAINED ON-SITE IN THE GENERAL CONTRACTOR'S OFFICE AND WILL NOT BE USED FOR ANY OTHER PURPOSE. SINCE THE OWNER WILL OWN AND OPERATE THE FACILITY, IT IS IMPERATIVE THAT ALL PARTIES MAINTAIN ACCURATE INFORMATION REGARDING THE ACTUAL CONSTRUCTION OF THE PROJECT. ALL DEVIATIONS FROM THE CONTRACT SET OF DRAWINGS MUST BE NOTED ON THE AS-BUILTS IN RED WITH CLOUDS FOR CLEAR IDENTIFICATION. THE OWNER WILL REVIEW THE AS-BUILTS FOR ACCURACY AND COMPLETENESS MONTHLY,
- DURING THE PAYMENT APPLICATION REVIEW PROCESS. FAILURE TO POST CHANGES TO THE PROJECT ON THE AS-BUILTS AS IDENTIFIED DURING THE ON-SITE MONTHLY REVIEW WILL BE CAUSE TO SUSPEND PAYMENT UNTIL RECTIFIED. IT IS THE GENERAL CONTRACTOR'S RESPONSIBILITY TO ENFORCE THE TIMELY POSTING OF AS-BUILT CHANGES WITH THE SUBCONTRACTORS.
- I. FINAL CLOSE-OUT OF THE PROJECT . WITHIN THIRTY (30) CALENDAR DAYS AFTER THE FINAL PROJECT SUBSTANTIAL COMPLETION, THE GENERAL CONTRACTOR SHALL COMPILE ALL CLOSE-OUT DOCUMENTS AND SUBMIT THEM TO THE OWNER FOR REVIEW. IF THE CONTRACTOR FAILS TO COMPLETE ITS REQUIREMENTS WITHIN THIS TIMELINE NOTED ABOVE THE CONTRACTOR MAY BE SUBJECT TO ADDITONAL ADMINISTATION FEES.
- 1. THE CATEGORIES LISTED BELOW SHOULD BE SUBMITTED AT THE SAME TIME. A. A DISK WITH ALL PHOTOS TAKEN DURING CONSTRUCTION.
- B. CHANGE ORDERS AND ALL ADDENDA ATTACHED AND POSTED TO THE AS-BUILT DRAWINGS. C. AS-BUILT DRAWINGS: ONE HARD COPY TO REMAIN ON SITE AND IN PLAN TUBE; ONE ELECTRONIC COPY TO BE SENT WITH CLOSE-OUT PAPERWORK D. MATERIALS SELECTION DATA - PROVIDE ALL APPROVED SUBMITTALS.
- E. OPERATION AND MAINTENANCE MANUALS (O&M) PROVIDE O&M MANUALS BOXED AND BOUND. THIS ITEM IS OF SIGNIFICANT IMPORTANCE TO MSI FUTURE MAINTENANCE ACTIVITIES.
- F. ALL HVAC TEST AND BALANCE REPORTS. H. RELEASE OF LIEN (AIA FORM 706A), PAYMENT OF DEBT (AIA FORM 706), I. WARRANTIES, CERTIFICATES, AFFIDAVITS:
- 2. ALL INFORMATION INCLUDED IN THIS CATEGORY WILL BE FURNISHED IN ONE (1) COPY AND BOUND IN A STURDY THREE-RING BINDER WITH A LABEL ON THE OUTSIDE READING "GENERAL CLOSE-OUT DOCUMENTS" TO INCLUDE AN INDEX OF THE CONTENTS, ALL AIA DOCUMENTS WILL BE ORIGINAL (WITH RED LETTERING ON THE BOTTOM OF THE FORM) AND NOTARIZED. IF THE ELECTRONIC VERSION IS USED A COPY WITH ORIGINAL SIGNATURES WILL BE SUBMITTED. THE GENERAL CONTRACTOR AND EACH SUBCONTRACTOR WILL HAVE SEPARATE TABS IDENTIFYING EACH BY NAME. THE GENERAL CONTRACTOR WILL LIST EACH SUBCONTRACTOR ALPHABETICALLY AND WILL CHECK TO INSURE THAT A "RELEASE OF LIEN" - AIA FORM G706A AND A "PAYMENT OF DEBT-AIA FORM G706 IS INCLUDED FOR
- HIMSELF AND EACH SUBCONTRACTOR. THE GENERAL CONTRACTOR WILL INCLUDE A "CONSENT OF SURETY" AIA FORM G707. IN ADDITION. THE GENERAL CONTRACTOR WILL INCLUDE BEHIND HIS TAB THE FOLLOWING INFORMATION: A. A LIST OF NAMES, BUISNESS ADDRESSES, PHONE NUMBERS AND EMAIL ADRESSES FOR THE GENERAL CONTRACTOR AND EACH SUBCONTRACTOR. B. AN ANNOTATED COPY OF THE SUBSTANTIAL COMPLETION PUNCH LIST INDICATING ACTION TAKEN ON EACH ITEM. C. WARRANTIES, CERTIFICATES AND AFFIDAVITS SHALL BE INCLUDED FOR ANY EQUIPMENT, MATERIALS OR SYSTEMS,

COMBINED WITH ALL OF THE ABOVE INFORMATION AND PLACED BEHIND THE TAB OF THE CONTRACTOR THAT

DIVISION 4 - MASONRY

- 04 0550 MASONRY VENEERS & SIMULATED STONES A. SUBMITTALS: SHOP DRAWINGS AND CALCULATIONS INDICATING PRODUCTS TYPES AND LAYOUT, VERTICAL AND HORIZONTAL DIMENSIONS, EDGE CONDITIONS, AND CONNECTION DETAILS TO SUBSTRATES. PROVIDE GROUT TYPES AND COLOR SAMPLES.
- B. BASIS OF DESIGN: CANYON LEDGE PROFILE AS MANUFACTURED BY CANYON STONE INC. MATCH THE MODULAR CONFIGURATIONS INDICATED IN THE CONSTRUCTION DOCUMENTS.
- C. MATERIALS 1. MORTAR: TYPE "N" TINTED TO A COLOR SELECTED BY THE ARCHITECT. 2. METAL LATH SHALL BE MINIMUM 2.5 LB. PAPER BACKED GALVANIZED METAL LATH (DIAMOND MESH) ATTACHED WITH 1-1/4" TYPE S-12 GALVANIZED NAILS. GALVANIZED FLASHING MAY ALSO BE USED. 3. IN WALL AND CAP FLASHING SHALL BE CARLISLE "PRE-KLEENED" EPDM OR COMPARABLE PRODUCTS
- MANUFACTURED BY W.R. GRACE OR ALCO. 4. BUILDING FELT TO BE 15# ASPHALT IMPREGNATED BUILDING FELT OVER WEATHER BARRIER OVER WALL SHEATHING.
- C. FABRICATIONS: FABRICATE ITEMS IN LARGEST PRACTICAL SECTIONS FOR DELIVERY TO SITE. . INSTALLATION
- 1. FOLLOW MANUFACTURER RECOMMENDED INSTALLATION INSTRUCTIONS TO MAINTAIN WARRANTY. 2. APPLY MORTAR 1/2" TO 3/4" THICK TO PREPARED SURFACE AREA USING A PLASTERER'S OR MASON'S TROWEL AND LAY SIMULATED STONE UNITS LEVEL AND TRUE TO LINE IN FULL BEDS OF MORTAR. ALL JOINTS MUST BE COMPLETELY FILLED. APPLY ONLY ENOUGH MORTAR TO ALLOW STONES TO BE SET BEFORE MORTAR BEGINS TO HARDEN.
- 3. ALL JOINTS IN SIMULATED STONE WORK SHALL NOT EXCEED AN AVERAGE OF 1/2" IN WIDTH. 4. RETAIN 1/2" DEEP X 1/4" WIDE SEALANT JOINTS AT PERIMETER OF EXTERIOR DOORS, WINDOW FRAMES AND OTHER WALL OPENINGS. 5. DO NOT ALLOW MORTAR DROPPINGS TO HARDEN ON EXPOSED SURFACES.
- 6. WALLS SHALL BE COVERED WITH 15 LB. BUILDING FELT AND GALVANIZED METAL LATH SHALL BE INSTALLED PRIOR TO APPLICATION OF THE MORTAR BASE. MORTAR BASE MAY BE APPLIED DIRECTLY TO MASONRY BACK-UP.

DIVISION 5 - METALS 05 5000 - METAL RAILINGS

- A. SUBMITTALS PRODUCT DATA AND SHOP DRAWINGS WITH PLANS ELEVATIONS AND SEECTIONS INDICATING MEMBER SIZES AND LAYOUT, VERTICAL AND HORIZONTAL DIMENSIONS, EDGE CONDITIONS, AND CONNECTION DETAILS, INCLUDE DETAILS OF EQUIPMENT ASSEMBLIES. INDICATE DIMENSIONS, WEIGHTS, LOADS, REQUIRED CLEARANCES, METHOD OF FIELD ASSEMBLY, COMPONENTS, AND LOCATION AND SIZE OF EACH FIELD CONNECTION. SAMPLES FOR INITIAL SELECTION: FOR EACH TYPE OF EXPOSED FINISH. 1. DELEGATED-DESIGN SUBMITTAL: FOR HANDRAIL AND GUARDRAIL SYSTEMS, INCLUDING ANALYSIS DATA SIGNED AND SEALED BY THE QUALIFIED PROFESSIONAL ENGINEER RESPONSIBLE FOR THEIR PREPARATION.
- B. DESIGN: METAL RAILINGS SHALL BE DESIGNED BY FABRICATOR TO SUPPORT CODE-REQUIRED LOADING AND TO MATCH THE CONFIGURATIONS INDICATED IN THE CONSTRUCTION DOCUMENTS.
- SEE DRAWINGS FOR REQUIRED RAILING ELEVATIONS. C. WARRANTY: MANUFACTURER'S WARRANTY: MANUFACTURER AGREES TO REPAIR OR REPLACE COMPONENTS OF HANDRAIL AND GUARD RAIL SYSTEM THAT FAIL IN MATERIALS OR WORKMANSHIP WITHIN SPECIFIED WARRANTY PERIOD. WARRANTY PERIOD OF 30 YEAR.
- D. BASIS OF DESIGN: DIGGER SPECIALTIES, INC.; WESTBURY® ALUMINUM RAILING, TUSCANY SERIES. STYLE C10
- E. ACCESSORIES 1. GENERAL: PROVIDE MANUFACTURE'S STANDARD ACCESSORIES AS REQUIRED FOR COMPLETE RAILING SYSTEM AS INDICATED ON THE DRAWINGS AND AS REQUIRED TO COMPLY WITH PERFORMANCE REQUIREMENTS.
- . FASTENERS: 1. GENERAL: TYPE 304 STAINLESS-STEEL FASTNERS. PROVIDE EXPOSED FASTENERS WITH FINISH MATCHING APPEARANCE, INCLUDING COLOR AND TEXTURE, OF RAILINGS. G. FABRICATION:
- 1. GENERAL: FABRICATE RAILINGS TO COMPLY WITH REQUIREMENTS INDICATED FOR DESIGN, DIMENSIONS, MEMBER SIZES AND SPACING, DETAILS, FINISH, AND ANCHORAGE, BUT NOT LESS THAN THAT REQUIRED TO SUPPORT STRUCTURAL LOADS. 2. CUT, DRILL, AND PUNCH ALUMINUM CLEANLY AND ACCURATELY. REMOVE BURRS AND EASE EDGES TO A RADIUS OF APPROX. 1/32 INCH (1 MM) UNLESS OTHERWISE INDICATED. REMOVE SHARP OR ROUGH AREAS ON EXP SURFACES.
- 3. FABRICATE CONNECTIONS THAT ARE EXPOSED TO WEATHER IN A MANNER THAT EXCLUDES WATER. PROVIDE WEEP HOLES WHERE WATER MAY ACCUMULATE.
- 1. POWDER-COAT FINISH: AAMA 2605 EXCEPT WITH A MINIMUM DRY FILM THICKNESS OF 1.5 MILS (0.04 MM). COMPLY WITH COATING MANUFACTURER'S WRITTEN INSTRUCTIONS FOR CLEANING, CONVERSION COATING, AND APPLYING AND BAKING FINISH
- 1. SUPPLY COMPONENTS REQUIRED FOR ANCHORAGE FABRICATED FROM SAME MATERIAL AND FINISH AS FABRICATION UNLESS NOTED OTHERWISE, SHIM AND LEVEL FABRICATIONS AS NECESSARY, COAT CONCEALED SURFACES OF ALUMINUM FABRICATIONS IN CONTACT WITH CONCRETE, GROUT, MASONRY, WOOD, OR DISSIMILAR METALS WITH BITUMINOUS PAINT.
- 2. FIT EXPOSED CONNECTIONS TOGETHER TO FORM TIGHT, HAIRLINE JOINTS. 3. PERFORM CUTTING, DRILLING, AND FITTING REQUIRED FOR INSTALLING RAILINGS. SET RAILINGS ACCURATELY IN LOCATION, ALIGNMENT, AND ELEVATION; MEASURED FROM ESTABLISHED LINES AND LEVELS AND FREE OF RACK. 1.DO NOT WELD, CUT, OR ABRADE SURFACES OF RAILING COMPONENTS THAT ARE COATED OR FINISHED AFTER FABRICATION AND THAT ARE INTENDED FOR FIELD CONNECTION BY MECHANICAL OR OTHER MEANS WITHOUT FURTHER CUTTING OR FITTING. 2. SET POSTS PLUMB WITHIN A TOLERANCE OF 1/16 INCH IN 3 FEET.
- 4. CONTROL OF CORROSION: PREVENT GALVANIC ACTION AND OTHER FORMS OF CORROSION BY INSULATING METALS AND OTHER MATERIALS FROM DIRECT CONTACT WITH INCOMPATIBLE MATERIALS. 5. ADJUST RAILINGS BEFORE ANCHORING TO ENSURE MATCHING ALIGNMENT AT ABUTTING JOINTS. 6. FASTENING TO IN-PLACE CONSTRUCTION: USE ANCHORAGE DEVICES AND FASTENERS WHERE NECESSARY FOR
- SECURING RAILINGS AND FOR PROPERLY TRANSFERRING LOADS TO IN-PLACE CONSTRUCTION.

COMPLETION. DIVISION 5 - METALS

- 05 5213 PIPE AND TUBE RAILINGS
- PRODUCT DATA AND SHOP DRAWINGS WITH PLANS ELEVATIONS AND SEECTIONS INDICATING MEMBER SIZES AND LAYOUT, VERTICAL AND HORIZONTAL DIMENSIONS, EDGE CONDITIONS, AND CONNECTION DETAILS. INCLUDE DETAILS OF EQUIPMENT ASSEMBLIES. INDICATE DIMENSIONS, WEIGHTS, LOADS, REQUIRED CLEARANCES, METHOD OF FIELD
- ASSEMBLY, COMPONENTS, AND LOCATION AND SIZE OF EACH FIELD CONNECTION. SAMPLES FOR INITIAL SELECTION: FOR EACH TYPE OF EXPOSED FINISH. 1. DELEGATED-DESIGN SUBMITTAL: FOR HANDRAIL AND GUARDRAIL SYSTEMS, INCLUDING ANALYSIS DATA SIGNED AND SEALED BY THE QUALIFIED PROFESSIONAL ENGINEER RESPONSIBLE FOR THEIR PREPARATION.
- B. DESIGN: METAL TUBE RAILINGS SHALL BE DESIGNED BY FABRICATOR TO SUPPORT CODE-REQUIRED LOADING AND TO MATCH THE CONFIGURATIONS INDICATED IN THE CONSTRUCTION DOCUMENTS. SEE DRAWINGS FOR REQUIRED RAILING ELEVATIONS.
- 1. FIELD MEASUREMENTS: VERIFY ACTUAL LOCATIONS OF WALLS AND OTHER CONSTRUCTION CONTIGUOUS WITH METAL FABRICATIONS BY FIELD MEASUREMENTS BEFORE FABRICATION.
- D. PERFORMANCE REQUIREMENT
- ATTACHMENT TO BUILDING CONSTRUCTION. B. STRUCTURAL PERFORMANCE: RAILINGS, INCLUDING ATTACHMENT TO BUILDING CONSTRUCTION, SHALL WITHSTAND THE EFFECTS OF GRAVITY LOADS AND THE FOLLOWING LOADS AND STRESSES WITHIN LIMITS AND UNDER CONDITIONS INDICATED:
- 2. HANDRAILS AND TOP RAILS OF GUARDS: A. UNIFORM LOAD OF 50 LBF/ FT. (0.73 KN/M) APPLIED IN ANY DIRECTION. B. CONCENTRATED LOAD OF 200 LBF (0.89 KN) APPLIED IN ANY DIRECTION. C. UNIFORM AND CONCENTRATED LOADS NEED NOT BE ASSUMED TO ACT CONCURRENTLY.
- 1. FASTENERS FOR ANCHORING RAILINGS TO OTHER CONSTRUCTION: SELECT FASTENERS OF TYPE, GRADE, AND CLASS REQUIRED TO PRODUCE CONNECTIONS SUITABLE FOR ANCHORING RAILINGS TO OTHER TYPES OF CONSTRUCTION INDICATED AND CAPABLE OF WITHSTANDING DESIGN LOADS.
- . MISCELLANEOUS MATERIAL 1. METAL SURFACES, GENERAL: PROVIDE MATERIALS WITH SMOOTH SURFACES, WITHOUT SEAM MARKS, ROLLER MARKS, ROLLED TRADE NAMES, STAINS, DISCOLORATIONS, OR BLEMISHES, 2. BRACKETS, FLANGES, AND ANCHORS: CAST OR FORMED METAL OF SAME TYPE OF MATERIAL AND FINISH AS SUPPORTED RAILS UNLESS OTHERWISE INDICATED.
- 3. PIPE: ASTM A 53/A 53M, TYPE F OR TYPE S, GRADE A, STANDARD WEIGHT (SCHEDULE 40), UNLESS ANOTHER GRADE AND WEIGHT ARE REQUIRED BY STRUCTURAL LOADS.
- 1. GENERAL: FABRICATE RAILINGS TO COMPLY WITH REQUIREMENTS INDICATED FOR DESIGN, DIMENSIONS, MEMBER SIZES AND SPACING, DETAILS, FINISH, AND ANCHORAGE , BUT NOT LESS THAN THAT REQUIRED TO SUPPORT STRUCTURAL LOADS.
- 2. CUT, DRILL, AND PUNCH ALUMINUM CLEANLY AND ACCURATELY. REMOVE BURRS AND EASE EDGES TO A RADIUS OF APPROXIMATELY 1/32 INCH (1 MM) UNLESS OTHERWISE INDICATED. REMOVE SHARP OR ROUGH AREAS ON EXPOSED SURFACES
- WEEP HOLES WHERE WATER MAY ACCUMULATE. 4. WELDED CONNECTIONS: USE FULLY WELDED JOINTS FOR PERMANENTLY CONNECTING RAILING COMPONENTS. COMPLY WITH REQUIREMENTS FOR WELDED CONNECTIONS IN "FABRICATION" ARTICLE WHETHER WELDING IS PERFORMED IN THE SHOP OR IN THE FIELD.
- 1. FOR NONGALVANIZED-STEEL RAILINGS, PROVIDE NONGALVANIZED FERROUS-METAL FITTINGS, BRACKETS, FASTENERS, AND SLEEVES: HOWEVER, GALVANIZE ANCHORS TO BE EMBEDDED IN EXTERIOR CONC OR MASONRY. 2. PREPARATION FOR SHOP PRIMING: PREPARE UNCOATED FERROUS-METAL SURFACES TO COMPLY WITH
- SSPC-SP 3, "POWER TOOL CLEANING." 3. PRIMER APPLICATION: APPLY SHOP PRIMER TO PREPARED SURFACES OF RAILINGS UNLESS OTHERWISE INDICATED. COMPLY WITH REQUIREMENTS IN SSPC-PA 1. "SHOP. FIELD. AND MAINTENANCE PAINTING OF STEEL," FOR SHOP PAINTING. PRIMER NEED NOT BE APPLIED TO SURFACES TO BE EMBEDDED IN CONC OR MAS.
- INSTALLATION 1. SUPPLY COMPONENTS REQUIRED FOR ANCHORAGE FABRICATED FROM SAME MATERIAL AND FINISH AS FABRICATION UNLESS NOTED OTHERWISE. SHIM AND LEVEL FABRICATIONS AS NECESSARY. COAT CONCEALED
- **BITUMINOUS PAINT** 2. FIT EXPOSED CONNECTIONS TOGETHER TO FORM TIGHT, HAIRLINE JOINTS. 3. PERFORM CUTTING, DRILLING, AND FITTING REQUIRED FOR INSTALLING RAILINGS, SET RAILINGS ACCURATELY IN LOCATION, ALIGNMENT, AND ELEVATION: MEASURED FROM ESTABLISHED LINES AND LEVELS AND FREE OF RACK. 1.DO NOT WELD, CUT, OR ABRADE SURFACES OF RAILING COMPONENTS THAT ARE COATED OR FINISHED AFTER FABRICATION AND THAT ARE INTENDED FOR FIELD CONNECTION BY MECHANICAL OR OTHER MEANS WITHOUT
- FURTHER CUTTING OR FITTING. 2. SET POSTS PLUMB WITHIN A TOLERANCE OF 1/16 INCH IN 3 FEET. 4. CONTROL OF CORROSION: PREVENT GALVANIC ACTION AND OTHER FORMS OF CORROSION BY INSULATING METALS AND OTHER MATERIALS FROM DIRECT CONTACT WITH INCOMPATIBLE MATERIALS. 5. ADJUST RAILINGS BEFORE ANCHORING TO ENSURE MATCHING ALIGNMENT AT ABUTTING JOINTS. 6. FASTENING TO IN-PLACE CONSTRUCTION: USE ANCHORAGE DEVICES AND FASTENERS WHERE NECESSARY FOR

COMPLETION.

7. PROTECT FINISHES OF RAILINGS FROM DAMAGE DURING CONSTRUCTION PERIOD WITH TEMPORARY PROTECTIVE COVERINGS APPROVED BY RAILING MANUFACTURER. REMOVE PROTECTIVE COVERINGS AT TIME OF SUBSTANTIAL

1. A. DELEGATED DESIGN: ENGAGE A QUALIFIED PROFESSIONAL ENGINEER, TO DESIGN RAILINGS, INCLUDING

3. FABRICATE CONNECTIONS THAT ARE EXPOSED TO WEATHER IN A MANNER THAT EXCLUDES WATER. PROVIDE

SURFACES OF FABRICATIONS IN CONTACT WITH CONCRETE, GROUT, MASONRY, WOOD, OR DISSIMILAR METALS WITH

SECURING RAILINGS AND FOR PROPERLY TRANSFERRING LOADS TO IN-PLACE CONSTRUCTION. 7. PROTECT FINISHES OF RAILINGS FROM DAMAGE DURING CONSTRUCTION PERIOD WITH TEMPORARY PROTECTIVE COVERINGS APPROVED BY RAILING MANUFACTURER. REMOVE PROTECTIVE COVERINGS AT TIME OF SUBSTANTIAL

DIVISION 6 - WOOD AND PLASTICS 06 1000- ROUGH CARPENTRY

1. PROVIDE SUFFICIENT FIRE RETARDANT TREATED WOOD BLOCKING AT ALL STUDS FOR SECURING OF WALL & CEILING ITEMS, WHETHER FURNISHED BY OWNER OR CONTRACTOR. 2. CONCEALED WOOD IS TO BE FIRE RETARDANT TREATED UNLESS NOTED OTHERWISE.

- 3. PRESERVATIVE TREATED LUMBER IS REQUIRED FOR ALL ITEMS TO REMAIN IN CONTACT WITH CONCRETE OR MASONRY TO CONFORM TO AWPA STANDARD 5. 4. PLYWOOD SHALL BE CD GRADE APA FIR OR YELLOW PINE. ALL PLY-WOOD TO BE FIRE RATED WHERE WALLS ARE
- INDICATED AS RATED CONSTRUCTION. 5. BLOCKING SHALL BE CLOSELY FITTED, ACCURATELY SET TO REQUIRED LINES & LEVELS, SECURELY CONNECTED & RIGIDLY FIXED IN PLACE, USING NAILS, SCREWS, &/OR BOLTS AS INDICATED OR REQUIRED BY GOOD PRACTICE AND MANUFACTURER'S RECOMMENDATIONS.

06 2000 - FINISH CARPENTR A. SUBMITTALS: SAMPLES OF FINISH MATERIALS, CATALOG CUTS OF HARDWARE, AND SHOP DRAWINGS INCLUDING

DIMENSIONED PLANS, ELEVATIONS, AND SECTIONS. B. <u>QUALITY STANDARD</u>: ARCHITECTURAL WOODWORK INSTITUTE'S "ARCHITECTURAL WOODWORK QUALITY

- <u>MATERIALS</u>:
 1. SOFTWOOD LUMBER: MAXIMUM MOISTURE CONTENT OF 6 PERCENT; WITH VERTICAL GRAIN, OF QUALITY SUITABLE FOR SCHEDULED FINISH. 2. HARDWOOD LUMBER: MAXIMUM MOISTURE CONTENT OF 6 PERCENT; WITH VERTICAL GRAIN, OF QUALITY
- SUITABLE FOR SCHEDULED FINISH. 3. SHEET MATERIALS: SOFTWOOD PLYWOOD, EXPOSED TO VIEW: FACE SPECIES AS INDICATED, PLAIN SAWN, MEDIUM DENSITY FIBERBOARD CORE; PS 1 GRADE A-B, GLUE TYPE AS RECOMMENDED FOR APPLICATION.
- **INTERIOR WOODWORI** 1. COMPLETE FABRICATION BEFORE SHIPPING TO PROJECT SITE TO MAXIMUM EXTENT FEASIBLE. DISASSEMBLE ONLY AS NEEDED FOR SHIPPING AND INSTALLING. WHERE NECESSARY FOR FITTING AT PROJECT SITE, PROVIDE FOR SCRIBING AND TRIMMING 2. BACKOUT AND GROOVE BACKS OF FLAT MEMBERS, KERF BACKS OF OTHER WIDE, FLAT MEMBERS, EXCEPT WHERE ENDS WILL BE EXPOSED IN FINISHED WORK.
- . <u>INSTALLATION:</u> 1. DO NOT DELIVER OR INSTALL WOODWORK UNTIL BUILDING IS ENCLOSED, WET WORK IS COMPLETED, HVAC IS OPERATING, AND WOODWORK IS CONDITIONED TO PREVAILING CONDITIONS OF SPACE WHERE INSTALLED. MAINTAIN TEMPERATURE BETWEEN 55 F. AND 75 F. FOR 72 HOURS BEFORE BEGINNING INSTALLATION AND FOR DURATION OF PROJECT. 2. INSTALL WOODWORK LEVEL AND PLUMB AND SHIM AS REQUIRED WITH CONCEALED SHIMS TO 8
- TOLERANCE OF 1 "/96" AND TO COMPLY WITH REFERENCED QUALITY STANDARD FOR GRADE SPECIFIED. 3. SCRIBE AND CUT WOODWORK TO FIT ADJOINING WORK, SEAL CUT SURFACES, AND REPAIR DAMAGED FINISH AT CUTS.
- 4. INSTALL TRIM WITH MINIMUM NUMBER OF JOINTS POSSIBLE USING FULL-LENGTH PIECES TO GREATEST EXTENT POSSIBLE. STAGGER JOINTS IN ADJACENT AND RELATED MEMBERS. 5. LUMBER FOR TRANSPARENT FINISH (STAINED OR CLEAR): USE PIECES MADE OF SOLID LUMBER
- STOCK 6. LUMBER FOR PAINTED FINISH: AT CONTRACTOR'S OPTION, USE PIECES WHICH ARE EITHER GLUED-UP OR MADE OF SOLID LUMBER STOCK.
- 7. DISCARD UNITS OF MATERIAL WHICH ARE UNSOUND, WARPED, BOWED, TWISTED, IMPROPERLY TREATED, NOT ADEQUATELY SEASONED OR TOO SMALL TO FABRICATE WORK WITH MINIMUM OF JOINTS OR OPTIMUM JOINTING ARRANGEMENTS, OR WHICH ARE DEFECTIVELY MANUFACTURED WITH
- RESPECT TO SURFACES, SIZES OR PATTERNS. 8. INSTALL THE WORK PLUMB, LEVEL, TRUE AND STRAIGHT WITH NO DISTORTIONS. SHIM AS REQUIRED USING CONCEALED SHIMS. 9. SCRIBE AND CUT WORK TO FIT ADJOINING WORK, AND REFINISH CUT SURFACES OR REPAIR DAMAGED
- FINISH AT CUTS. 10. SAND WORK SMOOTH AND SET EXPOSED NAILS AND SCREWS. 11. APPLY WOOD FILLER IN EXPOSED NAIL AND SCREW INDENTATIONS.
- 12. FINISH WORK SHALL BE SMOOTH, FREE FROM ABRASION, TOOL MARKS, RAISED GRAIN MARKINGS, OR SIMILAR DEFECTS ON EXPOSED SURFACES.
- 06 4100 ARCHITECTURAL WOOD CASEWORK A. SUBMITTALS: SAMPLES OF FINISH MATERIALS, CATALOG CUTS OF HARDWARE, AND SHOP DRAWINGS INCLUDING DIMENSIONED PLANS, ELEVATIONS, AND SECTIONS, INDICATE COMPONENT PROFILES, FASTENING METHODS, JOINTING DETAILS, AND ACCESSORIES. 1. SCALE OF DRAWINGS: 1-1/2 INCH TO 1 FOOT, MINIMUM.
- 2. PROVIDE THE INFORMATION REQUIRED BY AWI/AWMAC/WI (AWS) OR AWMAC/WI (NAAWS). 3. SAMPLES: SUBMIT ACTUAL SAMPLES OF ARCHITECTURAL CABINET CONSTRUCTION. MINIMUM 12 INCHES SQUARE, ILLUSTRATING PROPOSED CABINET, COUNTERTOP, AND SHELF UNIT SUBSTRATE AND FINISH.
- B. <u>QUALITY STANDARD</u>: ARCHITECTURAL WOODWORK INSTITUTE'S "ARCHITECTURAL WOODWORK QUALITY
- 1. FABRICATOR QUALIFICATIONS: COMPANY SPECIALIZING IN FABRICATING THE PRODUCTS SPECIFIED IN THIS SECTION WITH MINIMUM FIVE YEARS OF DOCUMENTED EXPERIENCE.
- D. <u>CABINE IS</u>: 1. QUALITY STANDARD: CUSTOM GRADE, IN ACCORDANCE WITH AWI/AWMAC/WI (AWS) OR AWMAC/WI (NAAWS), UNLESS NOTED OTHERWISE. 2. WOOD VENEER FACED CABINET: CONCEALED SURFACES: MANUFACTURER'S OPTION. 3. PLASTIC LAMINATE FACED CABINETS: CUSTOM GRADE.
- E. MATERIALS / ACCESSORIES / HARDWARE: 1. LAMINATES AS INDICATED IN SCHEDULES. COMPLY WITH MANUFACTURER INSTRUCTIONS.
- 2. ADHESIVE: TYPE RECOMMENDED BY FABRICATOR TO SUIT APPLICATION. 3. FASTENERS: SIZE AND TYPE TO SUIT APPLICATION. 4. BOLTS, NUTS, WASHERS, LAGS, PINS, AND SCREWS: OF SIZE AND TYPE TO SUIT APPLICATION; GALVANIZED OR CHROME-PLATED FINISH IN CONCEALED LOCATIONS AND STAINLESS STEEL OR CHROME-PLATED FINISH IN EXPOSED LOCATIONS.
- 5. CONCEALED JOINT FASTENERS: THREADED STEEL. 6. GROMMETS: STANDARD PLASTIC, PAINTED METAL, OR RUBBER GROMMETS FOR CUT-OUTS, IN COLOR TO MATCH ADJACENT SURFACE. 7. HARDWARE: BHMA A156.9, TYPES AS RECOMMENDED BY FABRICATOR FOR QUALITY GRADE SPECIFIED 8. ADJUSTABLE SHELF SUPPORTS: STANDARD SIDE-MOUNTED SYSTEM USING RECESSED METAL SHELF STANDARDS OR MULTIPLE HOLES FOR PIN SUPPORTS AND COORDINATED SELF RESTS, POLISHED CHROME
- FINISH, FOR NOMINAL 1 INCH SPACING ADJUSTMENTS. 9. DRAWER SLIDES: TYPE: EXTENSION TYPES AS INDICATED. 10. HINGES: EUROPEAN STYLE CONCEALED SELF-CLOSING TYPE, [<>] STEEL WITH POLISHED FINISH.
- 11. SOFT CLOSE ADAPTER: CONCEALED, FRAME-MOUNTED, SCREW-ADJUSTABLE DAMPER ; STEEL WITH POLISHED FINISH 12. FINISH WORK IN ACCORDANCE WITH AWI/AWMAC/WI (AWS) OR AWMAC/WI (NAAWS).
- 1. INSTALL NO INTERIOR FINISH CARPENTRY OR MILLWORK UNTIL SPACES ARE ENCLOSED, DRY, AND CAPABLE OF BEING HEATED. MAINTAIN TEMPERATURE BETWEEN 55 F. AND 75 F. FOR 72 HOURS BEFORE BEGINNING INSTALLATION AND FOR DURATION OF PROJECT. 2.VERIFY ADEQUACY OF BACKING AND SUPPORT FRAMING.
- 3. VERIFY LOCATION AND SIZES OF UTILITY ROUGH-IN ASSOCIATED WITH WORK OF THIS SECTION. 4. SET AND SECURE CUSTOM CABINETS IN PLACE, ASSURING THAT THEY ARE RIGID, PLUMB, AND LEVEL. 5.USE FIXTURE ATTACHMENTS IN CONCEALED LOCATIONS FOR WALL MOUNTED COMPONENTS. 6.USE CONCEALED JOINT FASTENERS TO ALIGN AND SECURE ADJOINING CABINET UNITS.
- 7.CAREFULLY SCRIBE CASEWORK ABUTTING OTHER COMPONENTS, WITH MAXIMUM GAPS OF 1/32 INCH. DO NOT USE ADDITIONAL OVERLAY TRIM FOR THIS PURPOSE. 8. SECURE CABINETS TO FLOOR USING APPROPRIATE ANGLES AND ANCHORAGES 9. CLEAN CASEWORK, COUNTERS, SHELVES, HARDWARE, FITTINGS, AND FIXTURES.

DIVISION 7 - THERMAL AND MOISTURE PROTECTION

- 07 1300 SHEET WATERPROOFING
- A. <u>SUBMITTALS</u>: 1. PRODUCT DATA: PROVIDE DATA FOR MEMBRANE. 2. PROVIDE SHOP DRAWINGS: INDICATE SPECIAL JOINT OR TERMINATION CONDITIONS AND CONDITIONS OF INTERFACE WITH OTHER MATERIALS 3. CERTIFICATE: CERTIFY THAT PRODUCTS MEET OR EXCEED SPECIFIED REQUIREMENTS.
- B. <u>SURFACE BURNING CHARACTERISTICS</u>: 1. FLAME SPREAD INDEX: 25 OR LESS 2. SMOKE DEVELOPED INDEX: 50 OR LESS IN EXPOSED AREAS AND PLENUMS; 450 OR LESS WHERE CONCEALED.
- 1. MAINTAIN AMBIENT TEMPERATURES ABOVE 40 DEGREES F FOR 24 HOURS BEFORE AND DURING APPLICATION AND UNTIL LIQUID OR MASTIC ACCESSORIES HAVE CURED.
- 1. CONTRACTOR SHALL CORRECT DEFECTIVE WORK WITHIN A FIVE YEAR PERIOD AFTER DATE OF SUBSTANTIAL COMPLETION; REMOVE AND REPLACE MATERIALS CONCEALING WATERPROOFING AT NO EXTRA COST TO OWNER.
- .. <u>BASIS OF DESIGN</u>: 1. W.R. MEADOWS, INC; MEL-ROL: WWW.WRMEADOWS.COM
- 1. SELF-ADHERED MODIFIED BITUMINOUS SHEET MEMBRANE: LOCATION: LOCATIONS AS IDENTIFIED IN DRAWINGS. 2. ROLLED, SELF-ADHERED MODIFIED BITUMINOUS SHEET MEMBRANE: THICKNESS: 60 MIL, 0.060 INCH, MINIMUM. THICKNESS: 60 MIL, 0.060 INCH, MINIMUM. CARRIER FILM: 4 MILS, POLYMERIC MEMBRANE:56 MILS, SHEET WIDTH: 36 INCH. MINIMUM
- 3. SEAMING MATERIALS: AS RECOMMENDED BY MEMBRANE MANUFACTURER. 4. MEMBRANE SEALANT: AS RECOMMENDED BY MEMBRANE MANUFACTURER. 5. TERMINATION BARS: ALUMINUM: COMPATIBLE WITH MEMBRANE AND ADHESIVES.
- 6. SURFACE CONDITIONER: COMPATIBLE WITH MEMBRAN 7. ADHESIVES: AS RECOMMENDED BY MEMBRANE MANUFACTURER. 8. THINNER AND CLEANER: AS RECOMMENDED BY ADHESIVE MANUFACTURER, COMPATIBLE WITH SHEET
- MEMBRANE . ACCESSORIES
- 1. SEALANT FOR CRACKS AND JOINTS IN SUBSTRATES: RESILIENT ELASTOMERIC JOINT SEALANT COMPATIBLE WITH SUBSTRATES AND WATERPROOFING MATERIALS. 2. PROTECTION BOARD: PROVIDE TYPE CAPABLE OF PREVENTING DAMAGE TO WATERPROOFING DUE TO BACKFILLING AND CONSTRUCTION TRAFFIC.
- . INSTALLATION: 1. DO NOT INSTALL INSULATION ADHESIVES WHEN TEMPERATURE OR WEATHER CONDITIONS ARE DETRIMENTAL TO SUCCESSFUL INSTALLATION. DO NOT APPLY WATERPROOFING TO SURFACES UNACCEPTABLE TO MEMBRANE MANUFACTURER.
- 2. CLEAN AND PREPARE SURFACES TO RECEIVE WATERPROOFING IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS: VACUUM SUBSTRATE CLEAN. 3. FILL NON-MOVING JOINTS AND CRACKS WITH A FILLER COMPATIBLE WITH WATERPROOFING MATERIALS.SEAL MOVING CRACKS WITH SEALANT AND NON-RIGID FILLER, USING PROCEDURES RECOMMENDED BY SEALANT AND WATERPROOFING MANUFACTURERS.
- 4. INSTALL MEMBRANE WATERPROOFING IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND NRCA (WM) APPLICABLE REQUIREMENTS. 5. SELF-ADHERING MEMBRANE: REMOVE RELEASE PAPER LAYER, AND ROLL OUT ONTO SUBSTRATE WITH A
- MECHANICAL ROLLER TO PROVIDE FULL CONTACT BOND. 6. OVERLAP EDGES AND ENDS, MINIMUM 3 INCHES, SEAL PERMANENTLY WATERPROOF BY METHOD
- RECOMMENDED BY MANUFACTURER, AND APPLY UNIFORM BEAD OF SEALANT TO JOINT EDGE. 7. REINFORCE MEMBRANE WITH MULTIPLE THICKNESS OF MEMBRANE MATERIAL OVER JOINTS, WHETHER JOINTS ARE STATIC OR DYNAMIC.

WITH FLEXIBLE FLASHINGS. 10. SEAL MEMBRANE AND FLASHINGS TO ADJOINING SURFACES. INSTALL TERMINATION BAR ALONG EDGES. INSTALL COUNTERFLASHING OVER EXPOSED EDGES. INSTALLATION PROCEDURES. IS PROVEN WATERTIGHT, DRAIN WATER AND REMOVE DAM. 07 1400 - FLUID-APPLIED WATERPROOFING A. <u>SUBMITTALS</u>: COVER SHEET, AND JOINT AND CRACK SEALANTS. 2. WARRANTY: SUBMIT MANUFACTURER WARRANTY AND ENSURE THAT FORMS HAVE BEEN COMPLETED IN OWNER'S NAME AND REGISTERED WITH MANUFACTURER. . REFERENCE STANDARDS

07 1300 - SHEET WATERPROOFING (CONTINUED)

- EDITORIAL REVISION (2013) 2. NRCA (WM) - THE NRCA WATERPROOFING MANUAL 2021.
- C. <u>QUALITY ASSURANCE</u> AND WITH AT LEAST THREE YEARS OF DOCUMENTED EXPERIENCE.
- FLASHINGS, CONTROL JOINTS, EXPANSION JOINTS, COUNTERFLASHINGS
- FIELD CONDITIONS APPLICATION AND UNTIL CURED.
- I. COLD-APPLIED RUBBERIZED ASPHALT WATERPROOFING: A. AVM INDUSTRIES, INC; AVM SYSTEM 500 (AUSSIE MEMBRANE): WWW.AVMINDUSTRIES.COM/#SLE B. EPRO WATERPROOFING SYSTEMS; ECOLINE-S: WWW.EPROSERV.COM/#SLE.
- SUITABLE FOR INSTALLATION ON CONCRETE AND CONCRETE MASONRY. EVALUATION REPORT CITING ICC-ES AC29. 2. HYDROSTATIC PRESSURE RESISTANCE: WHEN TESTED IN ACCORDANCE WITH ASTM
- 35 POUNDS PER SQUARE INCH BY THE LONG TERM TEST. 5. DECAY RESISTANCE: NO DECAY WHEN TESTED IN ACCORDANCE WITH ASTM E154/E154M.
- ACCORDANCE WITH ASTM C836/C836M. 2. WATER-BASED ASPHALT EMULSION WATERPROOFING:
- WWW.MAR-FLEX.COM/#SLE. B. TREMCO COMMERCIAL SEALANTS & WATERPROOFING; TREMPROOF 260: WWW.TREMCOSEALANTS.COM/#SLE. C. W.R. MEADOWS, INC; MEL-ROL LM: WWW.WRMEADOWS.COM/#SLE 1. CURED THICKNESS: 60 MILS, 0.060 INCH, MINIMUM, 2. SUITABLE FOR INSTALLATION OVER CONCRETE SUBSTRATES.
- 4 PEEL ADHESION: ACCORDING TO ASTM D412 FOR THE FOLLOWING 5. ADHESION: GREATER THAN 150 PSI, MEASURED IN ACCORDANCE WITH ASTM D4541.
- <u>EXAMINATION</u>:
 VERIFY EXISTING CONDITIONS BEFORE STARTING WORK. OF WATERPROOFING SYSTEM.
- MANUFACTURER'S INSTRUCTIONS; VACUUM SUBSTRATE CLEAN
- SEALANT AND WATERPROOFING MANUFACTURERS.
- 7. INSTALL CANT STRIPS AT INSIDE CORNERS. INSTRUCTIONS AND NRCA (WM) APPLICABLE REQUIREMENTS. PROTECT CONDITIONER FROM RAIN OR FROST UNTIL DRY
- 5. SEAL MEMBRANE AND FLASHINGS TO ADJOINING SURFACES.

07 2100 - THERMAL INSULATION A. <u>SUBMITTALS</u>: PRODUCT DATA FOR EACH TYPE OF INSULATION SPECIFIED. B. SURFACE BURNING CHARACTERISTICS

- 1. FLAME SPREAD INDEX: 25 OR LESS
- B. SMOKE DEVELOPED INDEX: 450 OR LESS, WHEN TESTED IN ACCORDANCE WITH ASTM E84. FACING. IF ANY.

3. BOARD SIZE: 48 INCH BY 96 INCH.

4. BOARD THICKNESS: 1-1/2 INCH.

CCESSORIES

07 2500 - WEATHER BARRIERS

FLASHING

. PREPARATION

WITH PROPER INSTALLATION

INSTRUCTIONS.

INDICATED IN DRAWINGS.

TO SUCCESSFUL INSTALLATION.

RAWINGS OF SPECIAL JOINT CONDITIONS.

DIVISION 7 - THERMAL AND MOISTURE PROTECTION (CONTINUED)

8. WEATHER LAP JOINTS ON SLOPED SUBSTRATE IN DIRECTION OF DRAINAGE, AND SEAL JOINTS AND SEAMS. 9. FLEXIBLE FLASHINGS: SEAL ITEMS WATERTIGHT THAT PENETRATE THROUGH WATERPROOFING MEMBRANE

11. INSTALLATION OF DRAINAGE PANEL AND PROTECTION BOARD. INSTALLER TO FOLLOW MANUFACTURERS 12. UPON COMPLETION OF HORIZONTAL MEMBRANE INSTALLATION, DAM INSTALLATION AREA IN PREPARATION FOR FLOOD TESTING. FLOOD TO MINIMUM DEPTH OF 1 INCH WITH CLEAN WATER. AND AFTER 48 HOURS INSPECT FOR LEAKS, IF LEAKING IS FOUND, REMOVE WATER, REPAIR LEAKING AREAS WITH NEW WATERPROOFING MATERIALS AS DIRECTED BY ARCHITECT; REPEAT FLOOD TEST, AND REPAIR DAMAGE TO BUILDING. WHEN AREA

1. PRODUCT DATA: PROVIDE DATA FOR MEMBRANE, SURFACE CONDITIONER, FLEXIBLE FLASHINGS, JOINT

1. ASTM E154/E154M - STANDARD TEST METHODS FOR WATER VAPOR RETARDERS USED IN CONTACT WITH EARTH UNDER CONCRETE SLABS, ON WALLS, OR AS GROUND COVER 2008A, WITH

1. MANUFACTURER QUALIFICATIONS: COMPANY SPECIALIZING IN MANUFACTURING PRODUCTS SPECIFIED IN THIS SECTION, WITH NOT LESS THAN THREE YEARS DOCUMENTED EXPERIENCE. 2. INSTALLER QUALIFICATIONS: COMPANY SPECIALIZING IN PERFORMING WORK OF THE TYPE SPECIFIED

1. CONSTRUCT MOCK-UP CONSISTING OF 100 SQ FT OF HORIZONTAL WATERPROOFED PANEL; TO REPRESENT FINISHED WORK INCLUDING INTERNAL AND EXTERNAL CORNERS, DRAINAGE PANEL, BASE

I. MAINTAIN AMBIENT TEMPERATURES ABOVE 40 DEGREES F FOR 24 HOURS BEFORE AND DURING

COLD-APPLIED RUBBERIZED ASPHALT WATERPROOFING: RUBBERIZED ASPHALTIC COMPOUND, 1. COMPLYING WITH ICC-ES AC29; EVIDENCE OF COMPLIANCE INCLUDES CURRENT ICC-ES

C1306/C1306M, AT LEAST 50 POUNDS PER SQUARE INCH BY THE RAPID TEST AND AT LEAST 3. LOW TEMPERATURE RESISTANCE: NO CRACKING, LOSS OF ADHESION, SPLITTING OR PINHOLES WHEN TESTED AT MINUS 15 DEGREES F IN ACCORDANCE WITH ASTM C836/C836M. 4. ADHESION: NO SEPARATION WHEN TESTED IN ACCORDANCE WITH ASTM C836/C836M.

6. WET FILM SAG RESISTANCE: NO SAG OR SAG WITHIN PLUS/MINUS 5 MILS WHEN TESTED IN

A. MAR-FLEX WATERPROOFING & BUILDING PRODUCTS; ARMORMEMBRANE 363 WATER-BASED:

3. ELONGATION: 1000 PERCENT, MEASURED IN ACCORDANCE WITH ASTM D412.

1. SEALANT FOR JOINTS AND CRACKS IN SUBSTRATE: TYPE COMPATIBLE WITH WATERPROOFING MATERIAL AND AS RECOMMENDED BY WATERPROOFING MANUFACTURER.

2. VERIFY SUBSTRATE SURFACES ARE FREE OF FROZEN MATTER, DAMPNESS, LOOSE PARTICLES, CRACKS, PITS, PROJECTIONS, PENETRATIONS, OR FOREIGN MATTER DETRIMENTAL TO ADHESION OR APPLICATION 3. VERIFY THAT SUBSTRATE SURFACES ARE SMOOTH, FREE OF HONEYCOMB OR PITTING, AND NOT DETRIMENTAL TO FULL CONTACT BOND OF WATERPROOFING MATERIALS. 4. VERIFY ITEMS THAT PENETRATE SURFACES TO RECEIVE WATERPROOFING ARE SECURELY INSTALLED.

1. PROTECT ADJACENT SURFACES FROM DAMAGE NOT DESIGNATED TO RECEIVE WATERPROOFING. 2. CLEAN AND PREPARE SURFACES TO RECEIVE WATERPROOFING IN ACCORDANCE WITH 3. DO NOT APPLY WATERPROOFING TO SURFACES UNACCEPTABLE TO WATERPROOFING MANUFACTURER. 4. FILL NON-MOVING JOINTS AND CRACKS WITH A FILLER COMPATIBLE WITH WATERPROOFING MATERIALS. 5. SEAL MOVING CRACKS WITH SEALANT AND NON-RIGID FILLER, USING PROCEDURES RECOMMENDED BY

6. PREPARE BUILDING EXPANSION JOINTS AT LOCATIONS AS INDICATED ON DRAWINGS.

1. INSTALL WATERPROOFING TO SPECIFIED MINIMUM THICKNESS IN ACCORDANCE WITH MANUFACTURERS 2. APPLY PRIMER OR SURFACE CONDITIONER AT A RATE RECOMMENDED BY MANUFACTURER, AND 3. AT JOINTS AND CRACKS LESS THAN 1/2 INCH IN WIDTH INCLUDING JOINTS BETWEEN HORIZONTAL AND VERTICAL SURFACES, APPLY 12 INCH WIDE STRIP OF JOINT COVER SHEET. 4. APPLY EXTRA THICKNESS OF WATERPROOFING MATERIAL AT CORNERS, INTERSECTIONS, AND ANGLES.

2. SMOKE DEVELOPED INDEX (SDI): 450 OR LESS, WHEN TESTED IN ACCORDANCE WITH ASTM E84.

2. SMOKE DEVELOPED INDEX: 50 OR LESS IN EXPOSED AREAS AND PLENUMS; 450 OR LESS WHERE CONCEALED.

1. MINERAL FIBER OR GLASS FIBER BLANKET INSULATION: TYPE I, UNFACED WHERE SPECIFIED WITH SEPARATE VAPOR BARRIER.FIBERS MANUFACTURED FROM GLASS, SLAG WOOL, OR ROCK WOOL. FLEXIBLE PREFORMED BATT OR BLANKET, COMPLYING WITH ASTM C665; FRICTION FIT.SEE DRAWINGS FOR SPECIFIC TYPES. A. FLAME SPREAD INDEX: 25 OR LESS, WHEN TESTED IN ACCORDANCE WITH ASTM E84.

C. COMBUSTIBILITY: NON-COMBUSTIBLE, WHEN TESTED IN ACCORDANCE WITH ASTM E136, EXCEPT FOR 2. BOARD INSULATION: BOARD INSULATION AT CAVITY WALL CONSTRUCTION, EXTERIOR WALL BEHIND [RATED AND ACOUSTIC CONDITIONS] WALL FINISH, AND INTERIOR WALL WITH FACER PROVIDING EXPOSED FINISH. A. EXPANDED POLYSTYRENE (EPS) BOARD INSULATION: COMPLIES WITH ASTM C578. 1. FLAME SPREAD INDEX (FSI): CLASS A - 0 TO 25, WHEN TESTED IN ACCORDANCE WITH ASTM E84.

5. TYPE AND COMPRESSIVE RESISTANCE: TYPE XI, 5 PSI (35 KPA), MINIMUM. 6. TYPE AND WATER ABSORPTION: TYPE XI, 4.0 PERCENT BY VOLUME, MAXIMUM, BY TOTAL IMMERSION.

1. VAPOR RETARDER: 6 MIL POLYETHYLENE AT CONCEALED AREAS (FLAME SPREAD/SMOKE DEVELOPED: 25/450), FOIL/SCRIM AT PLENUMS AND EXPOSED AREAS (FLAME SPREAD/SMOKE DEVELOPED: 25/50). PROVIDE WHERE 2. TAPE: REINFORCED POLYETHYLENE FILM WITH ACRYLIC PRESSURE SENSITIVE ADHESIVE. APPLICATION: SEALING OF INTERIOR CIRCULAR PENETRATIONS, SUCH AS PIPES OR CABLES.

1. DO NOT INSTALL INSULATION ADHESIVES WHEN TEMPERATURE OR WEATHER CONDITIONS ARE DETRIMENTAL 2. INSTALL INSULATION IN AREAS AND IN THICKNESSES INDICATED OR REQUIRED TO PRODUCE R-VALUES WHERE INDICATED. CUT AND FIT TIGHTLY AROUND OBSTRUCTIONS AND FILL VOIDS WITH INSULATION. 3. INSTALL IN EXTERIOR WALL AND CEILING SPACES WITHOUT GAPS OR VOIDS. DO NOT COMPRESS INSULATION. 4. TRIM INSULATION NEATLY TO FIT SPACES. INSULATE MISCELLANEOUS GAPS AND VOIDS. 5. EXTEND VAPOR RETARDER TO EXTREMITIES OF AREAS TO BE PROTECTED FROM VAPOR TRANSMISSION. SECURE IN PLACE WITH ADHESIVES OR OTHER ANCHORAGE AS RECOMMENDED BY MANUFACTURER. LOCATE SEAMS AT FRAMING MEMBERS, OVERLAP AND SEAL WITH SUITABLE TAPE (DUCT TAPE IS NOT SUITABLE). 6. DO NOT PERMIT INSTALLED INSULATION TO BE DAMAGED PRIOR TO ITS CONCEALMENT.

A. <u>SUBMITTALS</u>: PRODUCT DATA: PROVIDE DATA ON MATERIAL CHARACTERISTICS. SHOP DRAWINGS: PROVIDE

B. MOCK-UP: INSTALL AIR BARRIER, VAPOR RETARDER, AND WATER-RESISTIVE BARRIER MATERIALS IN MOCK-UP. C. <u>PRODUCTS</u>: AIR BARRIER, FLUID APPLIED: VAPOR PERMEABLE, ELASTOMERIC WATERPROOFING. D. BASIS OF DESIGN: BASF CORPORATION; MASTERSEAL AWB 665:

E. <u>ACCESSORIES</u>: 1. SEALANTS, TAPES, AND ACCESSORIES FOR SEALING WEATHER BARRIER AND SEALING WEATHER BARRIER TO ADJACENT SUBSTRATES: AS SPECIFIED OR AS RECOMMENDED BY WEATHER BARRIER MANUFACTURER. 2. FLEXIBLE FLASHING: SHEATHING FABRIC SATURATED WITH AIR BARRIER COATING AND COMPLYING WITH THE APPLICABLE REQUIREMENTS OF ICC-ES AC148. 3. LIQUID FLASHING: ONE PART, FAST CURING, NON-SAG, ELASTOMERIC, GUN GRADE, TROWELABLE LIQUID

1. VERIFY THAT SURFACES AND CONDITIONS ARE READY TO ACCEPT THE WORK OF THIS SECTION. 2. REMOVE PROJECTIONS, PROTRUDING FASTENERS, AND LOOSE OR FOREIGN MATTER THAT MIGHT INTERFERE 3. CLEAN AND PRIME SUBSTRATE SURFACES TO RECEIVE ADHESIVES IN ACCORDANCE WITH MANUFACTURER'S

DIVISION 7 - THERMAL AND MOISTURE PROTECTION (CONTINUED)

07 2500 - WEATHER BARRIERS (CONTINUED)

- G. INSTALLATION: 1. INSTALL MATERIALS IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. 2. AIR BARRIERS: INSTALL CONTINUOUS AIR TIGHT BARRIER OVER SURFACES INDICATED. WITH SEALED SEAMS AND WITH SEALED JOINTS TO ADJACENT SURFACES. 3. PREPARE SUBSTRATE IN MANNER RECOMMENDED BY COATING MANUFACTURER; TREAT JOINTS IN SUBSTRATE AND BETWEEN DISSIMILAR MATERIALS AS RECOMMENDED BY MANUFACTURER.
- 4. MASTIC COATING: INSTALL BY TROWEL OR ROLLER TO MINIMUM THICKNESS OF 1/4 INCH; USE SHEET SEAL TO JOIN TO ADJACENT CONSTRUCTION, SEAL AIR TIGHT WITH SEALANT. 5. USE FLASHING TO SEAL TO ADJACENT CONSTRUCTION AND TO BRIDGE JOINTS.
- 6. INSTALL FLASHING OVER SILLS, COVERING ENTIRE SILL FRAME MEMBER, EXTENDING AT LEAST 5 INCHES ONTO WEATHER BARRIER AND AT LEAST 6 INCHES UP JAMBS; MECHANICALLY FASTEN STRETCHED EDGES. 7. AT OPENINGS TO BE FILLED WITH FRAMES HAVING NAILING FLANGES, SEAL HEAD AND JAMB FLANGES USING A CONTINUOUS BEAD OF SEALANT COMPRESSED BY FLANGE AND COVER FLANGES WITH SEALING TAPE AT LEAST 4
- INCHES WIDE; DO NOT SEAL SILL FLANGE. 8. AT OPENINGS TO BE FILLED WITH NON-FLANGED FRAMES, SEAL WEATHER BARRIER TO EACH SIDE OF OPENING FRAMING, USING FLASHING AT LEAST 9 INCHES WIDE, COVERING ENTIRE DEPTH OF FRAMING.
- 9. AT HEAD OF OPENINGS, INSTALL FLASHING UNDER WEATHER BARRIER EXTENDING AT LEAST 2 INCHES BEYOND FACE OF JAMBS; SEAL WEATHER BARRIER TO FLASHING. 10. AT INTERIOR FACE OF OPENINGS, SEAL GAP BETWEEN WINDOW/DOOR FRAME AND ROUGH FRAMING, USING JOINT SEALANT OVER BACKER ROD.

07 4020 - EXTERIOR INSULATION AND FINISH SYSTEMS A. SUBMITTALS: PRODUCT DATA: PROVIDE DATA ON SYSTEM MATERIALS, PRODUCT CHARACTERISTICS, PERFORMANCE CRITERIA. 1. SHOP DRAWINGS: INDICATE WALL AND SOFFIT JOINT PATTERNS, JOINT DETAILS, AND MOLDING PROFILES 2. MANUFACTURER'S INSTALLATION INSTRUCTIONS: INDICATE SPECIAL PROCEDURES.

- B. <u>MOCK- UP</u>: 1.CONSTRUCT MOCK-UP OF TYPICAL EIFS APPLICATION ON SPECIFIED SUBSTRATE, SIZE AS INDICATED ON DRAWINGS, AND INCLUDING FLASHINGS, JOINTS, AND EDGE CONDITIONS. 2. MOCK-UP MAY REMAIN AS PART OF THE WORK.
- C. FIELD CONDITIONS 1. DO NOT PREPARE MATERIALS OR APPLY EIFS UNDER CONDITIONS OTHER THAN THOSE DESCRIBED IN THE MANUFACTURER'S WRITTEN INSTRUCTIONS. 2. DO NOT PREPARE MATERIALS OR APPLY EIFS DURING INCLEMENT WEATHER UNLESS AREAS OF INSTALLATION ARE PROTECTED. PROTECT INSTALLED EIFS AREAS FROM INCLEMENT WEATHER UNTIL DRY.
- 1. PROVIDE MANUFACTURER'S STANDARD MATERIAL WARRANTY, COVERING A PERIOD OF NOT LESS THAN 5 YEARS.
- 1. EXTERIOR INSULATION AND FINISH SYSTEM: DRAINAGE TYPE: REINFORCED FINISH COATING ON FLAT-BACKED INSULATION BOARD ADHESIVE-APPLIED DIRECTLY TO WATER-RESISTIVE COATING OVER SUBSTRATE; PROVIDE A COMPLETE SYSTEM THAT HAS BEEN TESTED TO SHOW COMPLIANCE WITH THE FOLLOWINGCHARACTERISTICS; INCLUDE ALL COMPONENTS OF SPECIFIED SYSTEM AND SUBSTRATE(S) IN TESTED SAMPLES.
- 2. FIRE CHARACTERISTICS: A. FLAMMABILITY: PASS, WHEN TESTED IN ACCORDANCE WITH NFPA 285. B. IGNITIBILITY: NO SUSTAINED FLAMING WHEN TESTED IN ACCORDANCE WITH NFPA 268.
- 1. FINISH COATING TOP COAT: WATER-BASED, AIR CURING, ACRYLIC OR POLYMER-BASED FINISH WITH INTEGRAL COLOR AND TEXTURE. 2. REINFORCING MESH: BALANCED, OPEN WEAVE GLASS FIBER FABRIC, TREATED FOR COMPATIBILITY AND IMPROVED BOND WITH COATING, WEIGHT, STRENGTH, AND NUMBER OF LAYERS AS REQUIRED TO MEET
- REQUIRED SYSTEM IMPACT RATING. 3. EXTRUDED POLYSTYRENE (XPS) BOARD INSULATION: COMPLIES WITH ASTM C578, WITH NATURAL SKIN
- SURFACES 4. WATER-RESISTIVE BARRIER COATING: FLUID-APPLIED AIR AND WATER BARRIER MEMBRANE; APPLIED TO SHEATHING; FURNISHED OR APPROVED BY EIFS MANUFACTURER.

G. <u>ACCESSORY MATERIALS</u> 1. INSULATION ADHESIVE: TYPE REQUIRED BY EIFS MANUFACTURER FOR PROJECT SUBSTRATE.

H. INSTALLATION:

- 1. GENERAL: INSTALL IN ACCORDANCE WITH EIFS MANUFACTURER'S INSTRUCTIONS AND ASTM C1397. 2. WATER RESISTIVE BARRIER: APPLY BARRIER COATING AS RECOMMENDED BY COATING MANUFACTURER; PRIME SUBSTRATE AS REQUIRED BEFORE APPLICATION. 3. INSULATION:
- A. INSTALL IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. B. PLACE BOARDS IN A METHOD TO MAXIMIZE TIGHT JOINTS. STAGGER VERTICAL JOINTS AND INTERLOCK AT CORNERS. BUTTEDGES AND ENDS TIGHT TO ADJACENT BOARD AND TO PROTRUSIONS. ACHIEVE A CONTINUOUS FLUSH INSULATION SURFACE, WITH NO GAPS IN EXCESS OF 1/16
- C. FILL GAPS GREATER THAN 1/16 INCH WITH STRIPS OR SHIMS CUT FROM THE SAME INSULATION MATERIAL. 4. CLASS PM FINISH: A. REINFORCING MESH: INSTALL IN STRICT ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. B. BASE COAT: INSTALL TO MINIMUM THICKNESS SPECIFIED, FOLLOWING MANUFACTURER'S INSTRUCTIONS.
- LEAVE BASE COAT IN CONDITION SUITABLE TO RECEIVE FINISH COAT. C. FINISH COAT: APPLY FINISH COAT AFTER BASE COAT HAS DRIED NOT LESS THAN 24 HOURS, EMBED FINISH AGGREGATE, AND FINISH TO A UNIFORM TEXTURE AND COLOR.

07 4643 - ENGINEERED SIDING A. SUBMITTALS: PRODUCT DATA, AND SAMPLES OF LOCATIONS FOR EACH TYPE OF SIDING

- 1. VERTICAL SIDING, LP SMARTSIDE PANEL SIDING. CEDAR TEXTURE PANEL. 2. HORIZONTAL SIDING, LP SMARTSIDE LAP SIDING. CEDAR TEXTURE LAP. 3. SOFFIT, VENTED / NONVENTED, LP SMARTSIDE SOFFIT. CEDAR TEXTURE.
- 1. EXTERIOR TRIM SHALL BE LOUISIANA-PACIFIC SMARTSIDE TRIM-FASCIA TREATED ENGINEERED
- WOOD TRIM OR APPROVED EQUAL, UNLESS OTHERWISE INDICATED, IN SIZES INDICATED ON THE DRAWINGS 2. CELLULAR PVC TRIM SHALL BE AS MANUFACTURED BY AZEK BUILDING PRODUCTS OR APPROVED EQUAL. GLUED-UP MEMBERS SHALL BE GLUED WITH MANUFACTURER'S STANDARD ADHESIVE TO CREATE A CHEMICAL BOND AND CUT TO SHAPES INDICATED.
- 1. GENERAL: INSTALL PRODUCTS IN ACCORDANCE WITH THE LATEST INSTALLATION GUIDELINES OF THE MANUFACTURER AND ALL APPLICABLE BUILDING CODES AND OTHER LAWS, RULES, REGULATIONS AND ORDINANCES. REVIEW ALL MANUFACTURER INSTALLATION, MAINTENANCE INSTRUCTIONS, AND OTHER APPLICABLE DOCUMENTS BEFORE INSTALLATION.

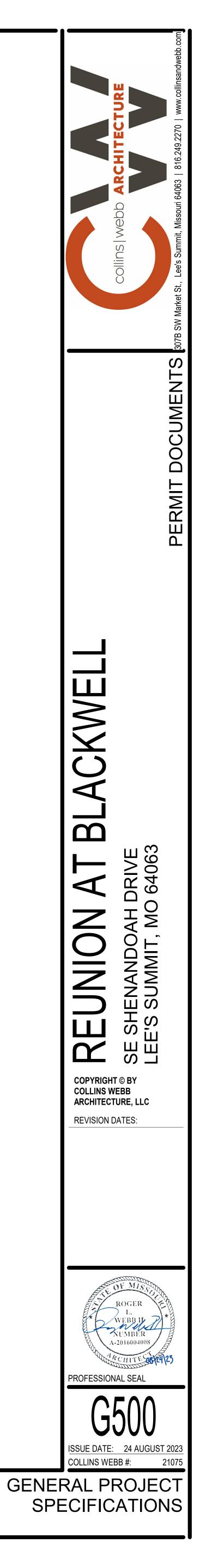
07 3113 - ASPHALT SHINGLES & ACCESSORIES A. <u>SUBMITTALS</u>: PRODUCT DATA, AND SAMPLES OF EACH PRODUCT AND COLOR OPTIONS.

- B. <u>WARRANTY:</u> STANDARD FORM IN WHICH MANUFACTURER AGREES TO REPAIR OR REPLACE ASPHALT SHINGLES THAT FAIL IN MATERIALS OR WORKMANSHIP WITHIN SPECIFIED WARRANTY PERIOD. 1. MATERIAL WARRANTY PERIOD: 30 YEARS FROM DATE OF SUBSTANTIAL COMPLETION, PRORATED, WITH FIRST FIVE YEARS NONPRORATED. 2. ALGAE-DISCOLORATION WARRANTY PERIOD: ASPHALT SHINGLES WILL NOT DISCOLOR 10 YEARS
- FROM DATE OF SUBSTANTIAL COMPLETION. C. BASIS OF DESIGN: SUBJECT TO COMPLIANCE WITH REQUIREMENTS, PROVIDE TIMBERLINE 30 SHINGLES AS MANUFACTURED BY GAF ROOFING PRODUCTS OR APPROVED EQUAL WITH GRANULES TREATED TO RESIST ALGAE DISCOLORATION. COLOR SHALL BE SELECTED BY THE ARCHITECT.
- 1. LAMINATED-STRIP ASPHALT SHINGLES: ASTM D 3462, LAMINATED, MULTI-PLY OVERLAY
- CONSTRUCTION, GLASS-FIBER REINFORCED, MINERAL-GRANULE SURFACED, AND SELF-SEALING. 2. FELT: ASTM D 226, TYPE I, ASPHALT-SATURATED ORGANIC FELTS, NONPERFORATED. 3. SELF-ADHERING SHEET UNDERLAYMENT, POLYETHYLENE FACED: ASTM D 1970/D 1970M,
- MINIMUM OF 40-MIL- (1.0-MM-) THICK, SLIP-RESISTING, POLYETHYLENE-FILM-REINFORCED TOP SURFACE LAMINATED TO SBS-MODIFIED ASPHALT ADHESIVE, WITH RELEASE BACKING; COLD APPLIED. PREFERED PRODUCT GRACE CONSTRUCTION PRODUCTS, ICE AND WATER SHIELD
- ASPHALT ROOFING CEMENT: ASTM D 4586, TYPE II, ASBESTOS FREE. 2. ROOFING NAILS: ASTM F 1667; ALUMINUM OR HOT-DIP GALVANIZED-STEEL WIRE SHINGLE NAILS, MINIMUM 0.120-INCH DIAMETER, BARBED SHANK, SHARP-POINTED, WITH A MINIMUM 3/8-INCH DIAMETER FLAT HEAD AND OF SUFFICIENT LENGTH TO PENETRATE AT LEAST 1/8 INCH THROUGH THE ROOF SHEATHING. WHERE NAILS ARE IN CONTACT WITH METAL FLASHING, USE NAILS MADE FROM SAME METAL AS
- FI ASHING 3. FELT UNDERLAYMENT NAILS: ALUMINUM, STAINLESS-STEEL, OR HOT-DIP GALVANIZED-STEEL WIRE WITH LOW-PROFILE CAPPED HEADS OR DISC CAPS, 1-INCH MINIMUM DIAMETER. 4. FABRICATE SHEET METAL FLASHING AND TRIM TO COMPLY WITH RECOMMENDATIONS IN SMACNA'S
- "ARCHITECTURAL SHEET METAL MANUAL" THAT APPLY TO DESIGN, DIMENSIONS, METAL, AND OTHER CHARACTERISTICS OF THE ITEM. PREFERED MATERIALS:SHEET METAL: PREFINISHED ALUMINUM. . INSTALLATION:
- I.INSTALL ASPHALT SHINGLES ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS. RECOMMENDATIONS IN ARMA'S "RESIDENTIAL ASPHALT ROOFING MANUAL," AND ASPHALT SHINGLE RECOMMENDATIONS IN NRCA'S "THE NRCA ROOFING AND WATERPROOFING MANUAL."
- 2. INSTALL STARTER STRIP ALONG LOWEST ROOF EDGE, CONSISTING OF AN ASPHALT SHINGLE STRIP AT LEAST 7 INCHES WIDE WITH SELF-SEALING STRIP FACE UP AT ROOF EDGE. INSTALL STARTER STRIP ALONG RAKE EDGE. 3. EXTEND ASPHALT SHINGLES 3/8 INCH OVER FASCIA AT EAVES AND RAKES.
- 4. INSTALL FIRST AND REMAINING COURSES OF ASPHALT SHINGLES STAIR-STEPPING DIAGONALLY ACROSS ROOF DECK WITH MANUFACTURER'S RECOMMENDED OFFSET PATTERN AT SUCCEEDING COURSES, MAINTAINING UNIFORM EXPOSURE 5. FASTEN ASPHALT SHINGLE STRIPS WITH ROOFING NAILS LOCATED ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS. WHEN AMBIENT TEMPERATURE DURING INSTALLATION IS BELOW 50 DEG F, SEAL ASPHALT
- SHINGLES PER APPROVED MANUFACTURER INSTALLATION RECOMMENDATIONS. 6. HIP AND RIDGE CAP SHINGLES: MAINTAIN SAME EXPOSURE OF HIP AND RIDGE CAP SHINGLES AS ROOFING SHINGLE EXPOSURE. LAP RIDGE CAP SHINGLES TO SHED WATER AWAY FROM DIRECTION OF PREVAILING WINDS. FASTEN WITH ROOFING NAILS OF SUFFICIENT LENGTH TO PENETRATE SHEATHING.

07 6200 - SHEET METAL FLASHING AND TRIM A. STANDARDS ABRICATED SHEET METAL ITEMS, INCLUDING FLASHINGS, COUNTERFLASHINGS, AND OTHER ITEMS INDICATED IN

- SCHEDULE
- AAMA 611 VOLUNTARY SPECIFICATION FOR ANODIZED ARCHITECTURAL ALUMINUM 2014 (2015 ERRATA). ASTM C920 - STANDARD SPECIFICATION FOR ELASTOMERIC JOINT SEALANTS 2018.
- CDA A4050 COPPER IN ARCHITECTURE HANDBOOK CURRENT EDITION. SMACNA (ASMM) - ARCHITECTURAL SHEET METAL MANUAL 2012.
- B. SUBMITTALS SHOP DRAWINGS: INDICATE MATERIAL PROFILE, JOINTING PATTERN, JOINTING DETAILS, FASTENING METHODS, FLASHINGS, TERMINATIONS, AND INSTALLATION DETAILS.
- . QUALITY ASSURANCE . PERFORM WORK IN ACCORDANCE WITH SMACNA (ASMM) AND CDA A4050 REQUIREMENTS AND
- STANDARD DETAILS, EXCEPT AS OTHERWISE INDICATED. D. DELIVERY, STORAGE, AND HANDLING

. STACK MATERIAL TO PREVENT TWISTING, BENDING, AND ABRASION, AND TO PROVIDE VENTILATION. SLOPE METAL SHEETS TO ENSURE DRAINAGE. 2. PREVENT CONTACT WITH MATERIALS THAT COULD CAUSE DISCOLORATION OR STAINING.



SPECIFICATIONS - PRODUCT & INSTALLATION GENERAL REQUIREMENTS

DIVISION 7 - THERMAL AND MOISTURE PROTECTION (CONTINUED)

07 6200 - SHEET METAL FLASHING AND TRIM (CONTINUED)

- RE-FINISHED ALUMINUM: ASTM B209 (ASTM B209M); 20 GAGE, (0.032 INCH) THICK; PLAIN FINISH SHOP PRE-COATED WITH MODIFIED SILICONE COATING.
- 1. FLUOROPOLYMER COATING: HIGH PERFORMANCE ORGANIC FINISH, AAMA 2604; MULTIPLE COAT THERMALLY CURED FLUOROPOLYMER FINISH SYSTEM. 2. COLOR: AS SELECTED BY ARCHITECT FROM MANUFACTURER'S STANDARD COLORS.

- 1. FORM SECTIONS TRUE TO SHAPE, ACCURATE IN SIZE, SQUARE, AND FREE FROM DISTORTION OR DEFECTS. 2. FORM PIECES IN LONGEST POSSIBLE LENGTHS.
- 3. HEM EXPOSED EDGES ON UNDERSIDE 1/2 INCH; MITER AND SEAM CORNERS. 4. FORM MATERIAL WITH FLAT LOCK SEAMS, EXCEPT WHERE OTHERWISE INDICATED; AT MOVING JOINTS, USE SEALED LAPPED, BAYONET-TYPE OR INTERLOCKING HOOKED SEAMS. 5. FABRICATE FLASHINGS TO ALLOW TOE TO EXTEND 2 INCHES OVER ROOFING GRAVEL. RETURN AND BRAKE
- ACCESSORIE . FASTENERS: GALVANIZED STEEL, WITH SOFT NEOPRENE WASHERS. . PRIMER: ZINC CHROMATE TYPE.
- 3. CONCEALED SEALANTS: NON-CURING BUTYL SEALANT. 4. EXPOSED SEALANTS: ASTM C920; ELASTOMERIC SEALANT, WITH MINIMUM MOVEMENT CAPABILITY AS
- 5. RECOMMENDED BY MANUFACTURER FOR SUBSTRATES TO BE SEALED; COLOR TO MATCH ADJACENT MATERIAL.
- 1. SECURE FLASHINGS IN PLACE USING CONCEALED FASTENERS, AND USE EXPOSED FASTENERS ONLY WHERE
- PERMITTER 2. APPLY PLASTIC CEMENT COMPOUND BETWEEN METAL FLASHINGS AND FELT FLASHINGS. 3. FIT FLASHINGS TIGHT IN PLACE; MAKE CORNERS SQUARE, SURFACES TRUE AND STRAIGHT IN PLANES, AND LINES

ACCURATE TO PROFILES. 4. SEAL METAL JOINTS WATERTIGHT.

- 07 8100 APPLIED FIREPROOFING A. SUBMITTALS: PRODUCT DATA: PROVIDE DATA INDICATING PRODUCT CHARACTERISTICS.
- 1. TEST REPORTS: REPORTS FROM REPUTABLE INDEPENDENT TESTING AGENCIES FOR PROPOSED PRODUCTS. INDICATING COMPLIANCE WITH SPECIFIED CRITERIA, CONDUCTED UNDER CONDITIONS SIMILAR TO THOSE ON PROJECT. AS FOLLOWS: A. BOND STRENGTH.
- B. BOND IMPACT. C. COMPRESSIVE STRENGTH.
- D. FIRE TESTS USING SUBSTRATE MATERIALS SIMILAR THOSE ON PROJECT.
- 2. MANUFACTURER'S INSTALLATION INSTRUCTIONS: INDICATE SPECIAL PROCEDURES. 3. MANUFACTURER'S QUALIFICATION STATEMENT.
- FIELD CONDITIONS
- . DO NOT APPLY FIREPROOFING WHEN TEMPERATURE OF SUBSTRATE MATERIAL AND SURROUNDING AIR IS BELOW 40 DEGREES F OR WHEN TEMPERATURE IS PREDICTED TO BE BELOW SAID TEMPERATURE FOR 24 HOURS AFTER APPLICATION 2. PROVIDE VENTILATION IN AREAS TO RECEIVE FIREPROOFING DURING APPLICATION AND 24 HOURS AFTERWARD, TO DRY APPLIED MATERIAL. 3. PROVIDE TEMPORARY ENCLOSURE TO PREVENT SPRAY FROM CONTAMINATING AIR.
- CORRECT DEFECTIVE WORK WITHIN A TWO YEAR PERIOD AFTER DATE OF SUBSTANTIAL COMPLETION. A. INCLUDE COVERAGE FOR FIREPROOFING TO REMAIN FREE FROM CRACKING, CHECKING, DUSTING, FLAKING, SPALLING, SEPARATION, AND BLISTERING. B. REINSTALL OR REPAIR FAILURES THAT OCCUR WITHIN WARRANTY PERIOD.
- . GCP APPLIED TECHNOLOGIES : WWW.GCPAT.COM/FIREPROOFING 2. ISOLATEK INTERNATIONAL CORP : WWW.ISOLATEK.COM
- 3. SOUTHWEST FIREPROOFING PRODUCTS COMPANY : WWW.SFRM.COM.

. PROVIDE ASSEMBLIES AS INDICATED ON DRAWINGS.

- 2. PROVIDE FIRE RESISTANCE RATINGS FOR FOLLOWING BUILDING ELEMENTS AS REQUIRED BY LOCAL BUILDING A. PRIMARY STRUCTURAL FRAME, INCLUDING COLUMNS, GIRDERS, AND TRUSSES: [1 HOUR]. B. BEARING WALLS, INTERIOR: [1 HOUR] C. FLOOR CONSTRUCTION, INCLUDING SUPPORTING BEAMS AND JOISTS: [1 HOUR].
- D. ROOF CONSTRUCTION, INCLUDING SUPPORTING BEAMS AND JOISTS: [1HOUR]. F. MATERIALS: APPLIED FIREPROOFING MATERIAL FOR INTERIOR APPLICATIONS, CONCEALED: MANUFACTURER'S STANDARD FACTORY MIXED MATERIAL, WHICH WHEN COMBINED WITH WATER IS CAPABLE OF PROVIDING INDICATED FIRE RESISTANCE. AND COMPLYING WITH FOLLOWING REQUIREMENTS:
- 1. COMPOSITION: GYPSUM-BASED; NOT MINERAL-FIBER-BASED. 2. BOND STRENGTH: 150 POUNDS PER SQUARE FOOT, MINIMUM, WHEN TESTED IN ACCORDANCE WITH ASTM E736/E736M WHEN SET AND DRY.
- 3. DRY DENSITY: AS REQUIRED BY FIRE RESISTANCE DESIGN. 4. COMPRESSIVE STRENGTH: 8.33 POUNDS PER SQUARE INCH, MINIMUM.
- 5. EFFECT OF IMPACT ON BONDING: NO CRACKING, SPALLING OR DELAMINATION, WHEN TESTED IN ACCORDANCE WITH ASTM E760/E760M 6. CORROSIVITY: NO EVIDENCE OF CORROSION. WHEN TESTED IN ACCORDANCE WITH ASTM E937/E937M. 7. SURFACE BURNING CHARACTERISTICS: MAXIMUM FLAME SPREAD INDEX OF 0 (ZERO) AND MAXIMUM SMOKE DEVELOPED INDEX OF 0 (ZERO), WHEN TESTED IN ACCORDANCE WITH ASTM E84.

I. PRIMER ADHESIVE: OF TYPE RECOMMENDED BY APPLIED FIREPROOFING MANUFACTURER. 2. OVERCOAT: AS RECOMMENDED BY MANUFACTURER OF APPLIED FIREPROOFING MATERIAL. 3. METAL LATH: EXPANDED METAL LATH; MINIMUM WEIGHT OF 1.7 PSF, GALVANIZED FINISH. 4. WATER: CLEAN, POTABLE.

- . VERIFY THAT SURFACES ARE READY TO RECEIVE FIREPROOFING. 2. VERIFY THAT DUCTS, PIPING, EQUIPMENT, OR OTHER ITEMS THAT WOULD INTERFERE WITH APPLICATION OF FIREPROOFING HAVE NOT BEEN INSTALLED.
- 3. VERIFY THAT VOIDS AND CRACKS IN SUBSTRATE HAVE BEEN FILLED. 4. VERIFY THAT PROJECTIONS HAVE BEEN REMOVED WHERE FIREPROOFING WILL BE EXPOSED TO VIEW AS A
- FINISH MATERIAL. 5. PERFORM TESTS AS RECOMMENDED BY FIREPROOFING MANUFACTURER IN APPLICATIONS WHERE ADHESION OF
- FIREPROOFING TO SUBSTRATE IS IN QUESTION. 6. REMOVE INCOMPATIBLE MATERIALS THAT COULD EFFECT BOND BY SCRAPING, BRUSHING, SCRUBBING, OR
- SANDBI ASTING 7. PREPARE SUBSTRATES TO RECEIVE FIREPROOFING IN STRICT ACCORDANCE WITH INSTRUCTIONS OF
- FIREPROOFING MANUFACTURER. 8. APPLY FIREPROOFING MANUFACTURER'S RECOMMENDED BONDING AGENT ON PRIMED STEEL.
- 9. INSTALL METAL LATH OVER STRUCTURAL MEMBERS AS INDICATED OR AS REQUIRED BY UL ASSEMBLY DESIGN
- 10. APPLY FIREPROOFING IN UNIFORM THICKNESS AND DENSITY AS NECESSARY TO ACHIEVE REQUIRED RATINGS. 11. INSPECT INSTALLED FIREPROOFING AFTER APPLICATION AND CURING FOR INTEGRITY, PRIOR TO ITS CONCEALMEN
- 12. ENSURE THAT ACTUAL THICKNESSES, DENSITIES, AND BOND STRENGTHS MEET REQUIREMENTS FOR SPECIFIED RATINGS AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION (AHJ).
- 13. REMOVE EXCESS MATERIAL, OVERSPRAY, DROPPINGS, AND DEBRIS. 14. REMOVE FIREPROOFING FROM MATERIALS AND SURFACES NOT REQUIRED TO BE FIREPROOFED.

07 4113 - ROOFING MATERIALS & ACCESSORIES

A. <u>SUBMITTALS:</u> PROVIDE DATA ON SHAPE OF COMPONENTS, MATERIALS AND FINISHES, ANCHOR TYPES AND

B. SHOP DRAWINGS: INDICATE CONFIGURATION AND DIMENSION OF COMPONENTS, ADJACENT CONSTRUCTION, REQUIRED CLEARANCES AND TOLERANCES, AND OTHER AFFECTED WORK.

C. <u>WARRANTY:</u> SPECIAL WARRANTY: MANUFACTURER'S STANDARD FORM IN WHICH MANUFACTURER AGREES TO REPAIR OR REPLACE COMPONENTS OF SYSTEMS THAT FAIL IN MATERIALS OR WORKMANSHIP WITHIN SPECIFIED WARRANTY PERIOD. 1. WARRANTY PERIOD: TWO YEARS FROM DATE OF SUBSTANTIAL COMPLETION.

A. ROOF EDGE FLASHINGS: FACTORY FABRICATED TO SIZES REQUIRED; CORNERS MITERED; CONCEALED FASTENERS 1. CONFIGURATION: FASCIA, CANT, AND EDGE SECUREMENT FOR ROOF MEMBRANE. 2. PULL-OFF RESISTANCE: TESTED IN ACCORDANCE WITH ANSI/SPRI/FM 4435/ES-1 USING TEST

METHODS RE-1 AND RE-2 TO POSITIVE AND NEGATIVE DESIGN WIND PRESSURE AS DEFINED BY APPLICABLE LOCAL BUILDING CODE B. COPINGS: FACTORY FABRICATED TO SIZES REQUIRED; CORNERS MITERED; CONCEALED FASTENERS. 1. CONFIGURATION: CONCEALED CONTINUOUS HOLD DOWN CLEAT AT BOTH LEGS; INTERNAL SPLICE

- PIECE AT JOINTS OF SAME MATERIAL, THICKNESS, AND FINISH AS CAP; CONCEALED STAINLESS STEEL FASTENERS. 2. PULL-OFF RESISTANCE: TESTED IN ACCORDANCE WITH ANSI/SPRI/FM 4435/ES-1 USING TEST
- METHOD RE-3 TO POSITIVE AND NEGATIVE DESIGN WIND PRESSURE AS DEFINED BY APPLICABLE LOCAL BUILDING CODE. 3. 24 GA. GALVALUME WITH KYNAR 500, 2.0 MILS THICK FLOUROCARBON FINISH.
- C. ROOF PENETRATION SEALING SYSTEMS: PREMANUFACTURED COMPONENTS AND ACCESSORIES AS REQUIRED TO PRESERVE INTEGRITY OF ROOFING SYSTEM AND MAINTAIN ROOF WARRANTY; SUITABLE FOR CONDUITS AND ROOFING SYSTEM TO BE INSTALLED; DESIGNED TO ACCOMMODATE EXISTING PENETRATIONS WHERE APPLICABLE.
- A. PVDF (POLYVINYLIDENE FLUORIDE) COATING: SUPERIOR PERFORMANCE ORGANIC FINISH, AAMA 2605; MULTIPLE COAT, THERMALLY CURED FLUOROPOLYMER FINISH SYSTEM; COLOR AS INDICATED.
- F. INSTALLATION: A. INSTALL COMPONENTS IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND NRCA (RM) APPLICABLE REQUIREMENTS. B. SEAL JOINTS WITHIN COMPONENTS WHEN REQUIRED BY COMPONENT MANUFACTURER.
- C. COORDINATE INSTALLATION OF COMPONENTS OF THIS SECTION WITH INSTALLATION OF ROOFING MEMBRANE AND BASE FLASHINGS.

07 8400 - FIRESTOPPING A. SUBMITTALS: PRODUCT DATA: PROVIDE DATA ON PRODUCT LIMITATIONS.

- B. <u>MANUFACTURERS</u> 1. 3M FIRE PROTECTION PRODUCTS: HTTPS://WWW.3M.COM/3 2. HILTI, INC : HTTPS://WWW.HILTI.COM/C/CLS FIRESTOP PROT
- 1. FIRESTOPPING MATERIALS: ANY MATERIALS MEETING REQU
- 2. PRIMERS, SLEEVES, FORMS, INSULATION, PACKING, STUFF MATERIALS AS REQUIRED FOR TESTED FIRESTOPPING ASSE 3. FIRE RATINGS: REFER TO DRAWINGS FOR REQUIRED SYSTI
- D. ASSEMBLY REQUIREMENTS: 1. HEAD-OF-WALL JOINT SYSTEM FIRESTOPPING AT JOINTS BE
- RATED HORIZONTAL ASSEMBLIES: USE SYSTEM THAT HAS E FIRE RESISTANCE F RATING EQUAL TO REQUIRED FIRE RATI 2. FLOOR-TO-FLOOR, WALL-TO-WALL, AND WALL-TO-FLOOR JC
- RATED: USE SYSTEM THAT HAS BEEN TESTED ACCORDING RESISTANCE "F" RATING EQUAL TO REQUIRED FIRE RATING 3. THROUGH PENETRATION FIRESTOPPING: USE SYSTEM THAT HAVE FIRE RESISTANCE F RATING EQUAL TO REQUIRED FIRE
- E. <u>INSTALLATION:</u> **1. INSTALLATIONS SHALL CONFORM TO UL REQUIREMENTS OF** PART OF THE BUILT ASSEMBLY

07 9200 - JOINT SEALANTS A. SUBMITTALS: PRODUCT DATA, AND SCHEDULE OF LOCATIONS

B. JOINT-SEALANT SCHEDULE: INCLUDE THE FOLLOWING INFOR 1. JOINT-SEALANT APPLICATION, JOINT LOCATION, AND DESIG 2. JOINT-SEALANT MANUFACTURER AND PRODUCT NAME. 3. JOINT-SEALANT FORMULATION. 4. JOINT-SEALANT COLOR.

C. ENVIRONMENTAL LIMITATIONS: DO NOT PROCEED WITH INSTA SUBSTRATE TEMPERATURE CONDITIONS ARE OUTSIDE LIMITS ARE BELOW 40 deg F (4.4 deg C).

D. COMPATIBILITY: PROVIDE JOINT SEALANTS, JOINT FILLERS, AI COMPATIBLE WITH ONE ANOTHER AND WITH JOINT SUBSTRAT

E. JOINT SEALANTS:

- 1. COLORS OF EXPOSED JOINT SEALANTS: AS SELECTED BY 2. INTERIOR JOINTS IN CERAMIC TILE AND OTHER HARD SURF PLUMBING FIXTURES: SINGLE COMPONENT, MILDEW-RESIS
- NS, CLASS 25; USES NT, G, A, AND O; FORMULATED WITH FU 3. INTERIOR JOINTS AROUND PERIMETERS OF DOORS AND FF NONSAG, MILDEW-RESISTANT, PAINTABLE, ACRYLIC EMULSI
- 4. ACOUSTICAL SEALANT FOR EXPOSED INTERIOR JOINTS: NO COMPLYING WITH ASTM C 834. 5. ACOUSTICAL SEALANT FOR CONCEALED JOINTS: NONDRYIN
- GUNNABLE. SYNTHETIC-RUBBER SEALANT RECOMMENDED REDUCE TRANSMISSION OF AIRBORNE SOUND. 6. EXTERIOR CONCRETE PANELS, NATURAL STONES, MASONR WINDOW PERIMETERS. BASIS OF DESIGN PRODUCTS:
- A. TREMCO INCORPORATED; SPECTREM 1. B. DOW CORNING CORPORATION; 790.
- C. PECORA CORPORATION: 890NST. 7. EXTERIOR JOINTS IN HORIZONTAL TRAFFIC SURFACES. ISOLATION AND CONTRACTION JOINTS IN CAST-IN-PLACE C URETHANE JOINT SEALANT: MULTICOMPONENT, NONSAG,
- 8. FIRESTOP SEALANTS: INSTALL AT FIRE RATED ASSEMBLIES BASIS OF DESIGN PRODUCTS: A. HILTI B. 3M
- E. JOINT SEALANT BACKING 1. GENERAL: PROVIDE SEALANT BACKINGS OF MATERIAL THA SUBSTRATES, SEALANTS, PRIMERS, AND OTHER JOINT FILL
- INDICATED BY SEALANT MANUFACTURER BASED ON FIELD 2. CYLINDRICAL SEALANT BACKINGS: ASTM C 1330, TYPE C (C SKIN), AND OF SIZE AND DENSITY TO CONTROL SEALANT
- OPTIMUM SEALANT PERFORMANCE. 3. BOND-BREAKER TAPE: POLYETHYLENE TAPE OR OTHER PL MANUFACTURER FOR PREVENTING SEALANT FROM ADHER JOINT SURFACES AT BACK OF JOINT. PROVIDE SELF-ADHES
- -. <u>MISCELLANEOUS MATERIALS</u> 1. PRIMER: MATERIAL RECOMMENDED BY JOINT-SEALANT MA SEALANT TO JOINT SUBSTRATES INDICATED, AS DETERMINI
- SUBSTRATE TESTS AND FIELD TESTS. 2. CLEANERS FOR NONPOROUS SURFACES: CHEMICAL CLEAN SEALANTS AND SEALANT BACKING MATERIALS, FREE OF OIL
- STAINING OR HARMING JOINT SUBSTRATES AND ADJACENT FORMULATED TO PROMOTE OPTIMUM ADHESION OF SEALAI 3. BOND-BREAKER TAPE: POLYETHYLENE TAPE OR OTHER PL PREVENTING SEALANT FROM ADHERING TO RIGID, INFLEXIB
- BACK OF JOINT 4. MASKING TAPE: NONSTAINING, NONABSORBENT MATERIAL ADJACENT TO JOINTS.
- G. INSTALLATION: COMPLY WITH ASTM C 1193; ASTM C 919 FOR 1. REMOVE ALL LOOSE MATERIAL, CLEAN AND PRIME JOINTS INSTRUCTIONS, AND PROTECT ADJACENT SURFACES. 2. INSTALL BOND-BREAKER TAPE WHERE JOINT BACKINGS AF 3. INSTALL SEALANT TOOLED CONCAVE, FREE OF AIR POCKET
- AND PROTECT UNTIL FULLY CURED. SEALANT WITH DUST A FOR REJECTION.

<u>DIVISION 8 - OPENINGS</u>

- 08 0671 DOOR HARDWARE A. SUBMITTALS: PRODUCT DATA AND HARDWARE SCHEDULE INI LOCATED ON EACH DOOR WITH DOOR AND HARDWARE SET N CONSTRUCTION DOCUMENTS. REFER TO ARCHITECTURAL PL 1. HARDWARE SUPPLIER SHALL SUBMIT FOUR COPIES OF FINA DATE PARTICULARLY WHERE ACCEPTANCE OF HARDWARE
- WORK WHICH IS CRITICAL IN THE PROJECT CONSTRUCTION DRAWINGS OF OTHER WORK AFFECTED BY BUILDERS HARI COORDINATE REVIEW OF HARDWARE SCHEDULE. 2. KEYING SCHEDULE. SUBMIT SEPARATE DETAILED SCHEDUL INSTRUCTIONS ON KEYING OF LOCKS HAS BEEN FULFILLED. OWNER.
- B. PRODUCTS: REFER TO HARDWARE SCHEDULE AND ARCHI 1. STRIKES. PROVIDE MANUFACTURER'S STANDARD WROUG CURVED LIP EXTENDED TO PROTECT FRAME. FINISH TO STRIKE PLATES FOR INTERIOR DOORS WHERE WOOL
- 2. IN GENERAL, HARDWARE FINISH SHALL BE US15 (SATIN NICH SCHEDULE. 3. SUPPLY CAL ROYAL HDFS3 FLEXIBLE DOOR STOPS IN THE A STOPS WHERE FLEXIBLE STOPS CANNOT BE USED.
- 4. SUPPLY OUT SWINGING EXTERIOR DOORS WITH NON REMO C. INSTALLATION:
- 1. MOUNT HARDWARE UNITS AT HEIGHTS INDICATED IN "RECO FOR STANDARD STEEL DOORS AND FRAMES" BY THE DOOR A SPECIFICALLY INDICATED OR REQUIRED TO COMPLY WITH GO BE OTHERWISE DIRECTED BY ARCHITECT. MOUNT HARDWAF
- HANDICAPPED AT HEIGHTS RECOMMENDED FOR USE BY THE 2. INSTALL EACH HARDWARE ITEM IN COMPLIANCE WITH THE RECOMMENDATIONS. WHEREVER CUTTING AND FITTING IS RE SURFACES WHICH ARE LATER TO BE PAINTED OR FINISHED IN
- REINSTALLATION OR APPLICATION OF SURFACE PROTECTION 9 SECTIONS. DO NOT INSTALL SURFACE MOUNTED ITEMS UNT THE SUBSTRATE.

HARDWARE AND DOORS. ADJUST DOOR CONTROL DEVICES

1 EACH SINGLE CYLINDER DEADBOLT KV116

1 EACH SINGLE CYLINDER DEADBOLT KV116

SET #3. SINGLE SWING CLOSET DOORS

SET #4. BATHROOM / BEDROOM DOORS

SET #5. PAIR SWING LAUNDRY DOORS

BALANCE OF HARDWARE BY DOOR SUPPLIER

BB814X4

SP81 4 X 4

DD01-180UL

BB814X4

SP81 4 X 4

BB814X4

BB814X4

BB814X4

SD211 MEM

SD176 MEM

SD126 MEM

SD116 MEM

SD116 MEM

- 3. SET UNITS LEVEL, PLUMB AND TRUE TO LINE AND LOCATION SUBSTRATE AS NECESSARY FOR PROPER INSTALLATION AND 4.DRILL AND COUNTERSINK UNITS WHICH ARE NOT FACTORY FASTENERS AND ANCHORS IN ACCORDANCE WITH INDUSTRY
- 5.METAL THRESHOLDS SHALL BE SET IN A SOLID BED OF NON 6. ADJUST AND CHECK EACH OPERATING ITEM OF HARDWARE OR FUNCTION OF EVERY UNIT. REPLACE UNITS WHICH CANNO SMOOTHLY AS INTENDED FOR THE APPLICATION MADE.
- 7.FINAL ADJUSTMENT: WHEREVER HARDWARE INSTALLATION ACCEPTANCE OR OCCUPANCY OF A SPACE OR AREA, RETUR ACCEPTANCE OR OCCUPANCY, AND MAKE FINAL CHECK AND SPACE OR AREA. CLEAN OPERATING ITEMS AS NECESSARY T

AND VENTILATING EQUIPMENT.

SET #1. UNIT ENTRY DOORS

2 EACH SPRING HINGES

1 EACH ENTRANCE LOCK

1 EACH DOOR VIEWER

2 EACH SPRING HINGES

1 EACH ENTRANCE LOCK

1 EACH PASSAGE LATCH

SET #2. PATIO DOORS

1 EACH HINGE

3 EACH HINGES

3 EACH HINGES

6 EACH HINGES

1 EACH PRIVACY LOCK

2 EACH DUMMY TRIM

2 EACH BALL CATCH

C. HARDWARE SCHEDULE

1 EACH HINGE

8	7
LHARACTERISTICS, PERFORMANCE RATINGS, AND	DIVISION 8 - OPENINGS (CONTINUED)
	08 0671 - DOOR HARDWARE (CONTINUED) C. HARDWARE SCHEDULE (CONTINUED)
3M/EN_US/P/C/BUILDING-MATERIALS/FIRE-PROTECTION/ ITECTION_7131	<u>SET #6. GARAGE</u> 3 EACH HINGES 1 EACH STOREROOM LOCK SD115 MEM
UIREMENTS. NG, AND ACCESSORIES: PROVIDE TYPE OF EMBLY. EMS AND RATINGS.	1 EACH CLOSER7101-PA1 EACH SMOKE GASKET50501 EACH THRESHOLD425E1 EACH WALL STOPWB26
ETWEEN FIRE-RATED WALL ASSEMBLIES AND NON- BEEN TESTED ACCORDING TO ASTM E2837 TO HAVE ING OF FLOOR OR WALL, WHICHEVER IS GREATER. DINTS, EXCEPT PERIMETER, WHERE BOTH ARE FIRE-	SET #7. CLOSET BIFOLD DOORS BULK HARDWARE TO BE PROVIDED BY MANUFACTUR 1 EACH DUMMY TRIM
TO ASTM E1966 OR UL 2079 TO HAVE FIRE IG OF THE ASSEMBLY IN WHICH THE JOINT OCCURS. T HAS BEEN TESTED ACCORDING TO ASTM E814 TO E RATING OF PENETRATED ASSEMBLY.	SET #8. CLOSET BYPASS SLIDING DOORS BULK HARDWARE TO BE PROVIDED BY MANUFACTURE 1 EACH DUMMY TRIM
F THE ASSEMBLY WHICH FIRESTOPPING IS TO BECOME	08 1113 - HOLLOW METAL DOORS AND FRAMES A. <u>SUBMITTALS</u> : PRODUCT DATA AND SHOP DRAWINGS WITH GLAZING, FRAME PROFILES, AND ANY INDICATED FINISH R
S FOR EACH TYPE OF SEALANT SUBMITTED. RMATION: IGNATION.	 B. <u>HOLLOW METAL DOOR AND FRAME MANUFACTURERS:</u> 1. CECO DOOR, AN ASSA ABLOY GROUP COMPANY: WWW 2. DE LA FONTAINE INC: WWW.DELAFONTAINE.COM 3. REPUBLIC DOORS, AN ALLEGION BRAND: WWW.REPUBL 4. STEELCRAFT, AN ALLEGION BRAND: WWW.ALLEGION.C
	C. <u>SOUND-RATED HOLLOW METAL DOORS AND FRAMES:</u> 1. OVERLY DOOR COMPANY: WWW.OVERLY.COM
ALLATION OF JOINT SEALANTS WHEN AMBIENT AND S PERMITTED BY JOINT SEALANT MANUFACTURER OR	D. <u>DESIGN CRITERIA:</u> 1. STEEL USED FOR FABRICATION OF DOORS AND FRAMES REQUIREMENTS; GALVANNEALED STEEL CONFORMING CONFORMING TO ASTM A1008/A1008M, OR HOT-ROLLED ASTM A1041/44011M, COMMERCIAL STEEL (CS) TYPE B.
ND OTHER RELATED MATERIALS THAT ARE TES UNDER SERVICE AND APPLICATION CONDITIONS.	ASTM A1011/A1011M, COMMERCIAL STEEL (CS) TYPE B F 2. TYPICAL DOOR FACE SHEETS: FLUSH. 3. GLAZED LIGHTS: NON-REMOVABLE STOPS ON NON-SEC DRAWINGS. STYLE: MANUFACTURERS STANDARD. 4. HARDWARE PREPARATIONS, SELECTIONS AND LOCATION
ARCHITECT FROM MANUFACTURER'S FULL RANGE. ACES IN KITCHENS, TOILET ROOMS, AND AROUND FANT SILICONE SEALANT, ASTM C 920, TYPE S; GRADE INGICIDE.	831 OR BHMA A156.115 AND ANSI/SDI A250.8 (SDI-100) 5. ZINC COATING FOR TYPICAL INTERIOR AND/OR EXTERIO COATED (GALVANIZED) AND/OR ZINC-IRON ALLOY-COAT ACCORDANCE WITH ASTM A653/A653M, WITH MANUFACT OTHERWISE FOR SPECIFIC HOLLOW METAL DOORS AND
RAMES: LATEX SEALANT, SINGLE COMPONENT, ION SEALANT COMPLYING WITH ASTM C 834. INSAG, PAINTABLE, NONSTAINING, LATEX SEALANT	 6. HOLLOW METAL PANELS: SAME CONSTRUCTION, PERFI 7. COMBINED REQUIREMENTS: IF A PARTICULAR DOOR AN THAN ONE TYPE OF REQUIREMENT, COMPLY WITH THE INSTANCE, AN EXTERIOR DOOR THAT IS ALSO INDICATE
NG, NONHARDENING, NONSKINNING, NONSTAINING, FOR SEALING INTERIOR CONCEALED JOINTS TO RY, ALUMINUM CURTAINWALLS, METAL PANELS AND	REQUIREMENTS SPECIFIED FOR EXTERIOR DOORS AND REQUIREMENTS CONFLICT, COMPLY WITH THE MOST S E. HOLLOW METAL DOOR:
	 EXTERIOR DOORS: THERMALLY INSULATED. A. ASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100). B. LEVEL 1 - STANDARD-DUTY. C. PHYSICAL PERFORMANCE LEVEL C, 250,000 CYCLES; D. MODEL 1 - FULL FLUSH.
ONCRETE SLABS.	E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH F. DOOR CORE MATERIAL: MANUFACTURERS STANDAR
IRAFFIC GRADE, CLASS 25. AND AS DIRECTED WITHIN UL REFERENCES	WITH REQUIREMENTS. G. DOOR THICKNESS: 1-3/4 INCH, NOMINAL. H. TOP CLOSURES FOR OUTSWINGING DOORS: FLUSH V I. WEATHERSTRIPPING: REFER TO SECTION 08 7100. J. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED
T ARE NONSTAINING; ARE COMPATIBLE WITH JOINT ERS; AND ARE APPROVED FOR APPLICATIONS	2. INTERIOR DOORS, NON-FIRE RATED: A. BASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100) B. LEVEL 1 - STANDARD-DUTY.
EXPERIENCE AND LABORATORY TESTING. LOSED-CELL MATERIAL WITH A SURFACE EPTH AND OTHERWISE CONTRIBUTE TO PRODUCING	C. PHYSICAL PERFORMANCE LEVEL C, 250,000 CYCLES; I D. MODEL 1 - FULL FLUSH. E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH. F. DOOR THICKNESS: 1-3/4 INCH, NOMINAL.
ASTIC TAPE RECOMMENDED BY SEALANT RING TO RIGID, INFLEXIBLE JOINT-FILLER MATERIALS OR SIVE TAPE WHERE APPLICABLE.	 G. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED 3. FIRE-RATED DOORS: A. BASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100)
ANUFACTURER WHERE REQUIRED FOR ADHESION OF ED FROM PRECONSTRUCTION JOINT-SEALANT-	 B. LEVEL 1 - STANDARD-DUTY. C. PHYSICAL PERFORMANCE LEVEL C, 250,000 CYCLES; D. MODEL 1 - FULL FLUSH. E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH.
NERS ACCEPTABLE TO MANUFACTURERS OF _Y RESIDUES OR OTHER SUBSTANCES CAPABLE OF NONPOROUS SURFACES IN ANY WAY, AND NTS TO JOINT SUBSTRATES.	F. FIRE RATING: AS INDICATED ON DOOR SCHEDULE, TE ("POSITIVE PRESSURE FIRE TESTS"). G. TEMPERATURE-RISE RATING (TRR) ACROSS DOOR TH AND AUTHORITIES HAVING JURISDICTION.
ASTIC TAPE RECOMMENDED BY SEALANT MFR. FOR BLE JOINT-FILLER MATERIALS OR JOINT SURFACES AT COMPATIBLE WITH JOINT SEALANTS AND SURFACES	 H. PROVIDE UNITS LISTED AND LABELED BY UL (DIR) OR RATED UNIT. I. SMOKE AND DRAFT CONTROL DOORS (INDICATED WIT SELF-CLOSING OR AUTOMATIC CLOSING DOORS IN ACCOUNTS INTERNATIONACCOUNTS INTER
ACOUSTICAL JOINTS; AND AS FOLLOWS: N ACCORDANCE WITH MANUFACTURER'S	RESISTANCE-RATED WALL CONSTRUCTION RATED TH THE FOLLOWING; 1.MAXIMUM AIR LEAKAGE: 3.0 CFM/SQ FT OF DO IN ACCORDANCE WITH UL 1784 AT BOTH AME
E NOT USED. IS, FOREIGN EMBEDDED MATTER, RIDGES, AND SAGS, ND DEBRIS EMBEDDED IN SURFACE SHALL BE CAUSE	2. GASKETING: PROVIDE GASKETING OR EDGE S 3. LABEL: INCLUDE THE "S" LABEL ON FIRE-RATIN J. DOOR CORE MATERIAL: MANUFACTURERS STANDARI REQUIREMENTS.
	K. DOOR THICKNESS: 1-3/4 INCH, NOMINAL. L. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED F. HOLLOW METAL FRAMES:
DICATING HARDWARE ITEM, FINISH, AND QUANTITY JUMBERING CORRESPONDING TO THOSE USED IN	1.COMPLY WITH STANDARDS AND/OR CUSTOM GUIDELINE ACCORDANCE WITH APPLICABLE DOOR FRAME REQU 2. INTERIOR DOOR FRAMES, NON-FIRE RATED: FACE WEL A. FULL LENGTH STOPS
ANS AND HARDWARE SCHEDULES PROVIDED. AL HARDWARE SCHEDULE AT EARLIEST POSSIBLE SCHEDULE MUST PRECEDE FABRICATION OF OTHER I SCHEDULE. INCLUDE WITH SCHEDULE SHOP	 B. FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINI 3. DOOR FRAMES, FIRE-RATED: FACE WELDED TYPE. FIRE A. FULL LENGTH STOPS B. FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINI
DWARE, AND OTHER INFORMATION ESSENTIAL TO THE LE INDICATING CLEARLY HOW THE OWNER'S FINAL . ALL KEYING SHALL BE COORDINATED WITH THE	 SOUND-RATED DOOR FRAMES: FULL PROFILE/CONTINU A. FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINI 5. FRAMES FOR WOOD DOORS: COMPLY WITH FRAME REU DOOR.
ECTURAL DRAWINGS. HT BOX STRIKE FOR EACH LATCH OR LOCK BOLT, WITH MATCH HARDWARE SET. PROVIDE STANDARD (OPEN)	 BORROWED LITES GLAZING FRAMES: CONSTRUCTION / INDICATED ON DRAWINGS. FRAMES IN MASONRY WALLS: SIZE TO SUIT MASONRY (OPENING WITHOUT CUTTING MASONRY UNITS. FRAMES WIDER THAN 48 INCHES: REINFORCE WITH STR
DOOR FRAMES ARE USED. KEL) UNLESS SPECIFIED DIFFERENTLY ON HARDWARE APARTMENT DWELLING UNITS. USE 2 IVHP-23 HINGE	WITH TOP. G. <u>FINISHES:</u> 1.PRIMER: RUST-INHIBITING, COMPLYING WITH ANSI/SDI A2
	H. <u>ACCESSORIES:</u> 1. GLAZING: AS INDICATED IN DRAWINGS OR AS SPECIFIED 2. REMOVABLE STOPS: FORMED SHEET STEEL, SHAPE AS
DMMENDED LOCATIONS FOR BUILDERS HARDWARE IND HARDWARE INSTITUTE, EXCEPT AS DVERNING REGULATIONS, AND EXCEPT AS MAY RE IN UNITS DESIGNATED FOR USE BY THE HANDICAPPED. MANUFACTURER'S INSTRUCTIONS AND	CORNERS; PREPARED FOR COUNTERSINK STYLE TAMP 3. SILENCERS: RESILIENT RUBBER, FITTED INTO DRILLED THREE ON CENTER MULLION OF PAIRS, AND TWO ON I 4. TEMPORARY FRAME SPREADERS: PROVIDE FOR FACTOR
EQUIRED TO INSTALL HARDWARE ONTO OR INTO ANOTHER WAY, COORDINATE REMOVAL, STORAGE	E. INSTALLATION: 1.INSTALL DOORS AND FRAMES IN ACCORDANCE WITH MARE REQUIREMENTS OF SPECIFIED DOOR AND FRAME STA 2. INSTALL PREFINISHED FRAMES AFTER PAINTING AND W 3. INSTALL FIRE PATED UNITS IN ACCORDANCE WITH NEED
TIL FINISHES HAVE BEEN COMPLETED ON N. ADJUST AND REINFORCE THE ATTACHMENT	3. INSTALL FIRE RATED UNITS IN ACCORDANCE WITH NFP4 4. COORDINATE FRAME ANCHOR PLACEMENT WITH WALL
PREPARED FOR ANCHORAGE FASTENERS. SPACE STANDARDS. STAINING THIOKOL BASE CAULKING. E AND EACH DOOR, TO ENSURE PROPER OPERATION	08 1416 - FLUSH WOOD DOORS A. <u>SUBMITTALS</u> : PRODUCT DATA, PREFINISHED DOOR SKIN S FRAME SIZES. TYPES, ELEVATIONS, DETAILS, AND HARDW
I IS MADE MORE THAN ONE MONTH PRIOR TO N TO THE WORK DURING THE WEEK PRIOR TO	CORRESPONDING TO THOSE USED IN CONSTRUCTION DO B. <u>BASIS OF DESIGN:</u> LINCOLN PARK, MASONITE, LE CHATEA EQUAL
ADJUSTMENT OF ALL HARDWARE ITEMS IN SUCH O RESTORE PROPER FUNCTION AND FINISH OF TO COMPENSATE FOR FINAL OPERATION OF HEATING	C. <u>DOORS</u> : 1-3/8" THICK PREHING. SIZES, SPECIES, AND DES 1. GRADE: PREMIUM 2. VENEER MATCHING: BOOK AND RUNNING 3. PAIR MATCHING AND SET MATCHING 4. CONSTRUCTION: A.INTERIOR VENEER: FIVE OR SEVEN PLY, STRUCTURAL 5. SIZES AS INDICATED IN DRAWINGS

AS INDICATED IN ELEVATIONS

	A. <u>SUBMITTALS</u> : PRODUCT DATA.
C. <u>HARDWARE SCHEDULE (CONTINUED)</u> <u>SET #6. GARAGE</u> 3 EACH HINGES BB81 4-1/2X 4-1/2 1 EACH STOREROOM LOCK SD115 MEM 4 EACH CLOSER	B. <u>PRODUCTS:</u> PRIME-PAINTED FLUSH, UNINSULATED ACCESS DOORS FOR WALLS AND CEILINGS WITH TRIMLESS FRAME AND SCREWDRIVER OPERATED LOCK FLUSH WITH FINISHED SURFACE. FIRE-RATED, SELF-LATCHING. AUTOMATIC CLOSING AT FIRE-RATED WALLS OR CEILINGS.
1 EACH CLOSER7101-PA1 EACH SMOKE GASKET50501 EACH THRESHOLD425E1 EACH WALL STOPWP26	C. <u>INSTALLATION</u> : INSTALL FLUSH TO FINISHED DRYWALL SURFACE WITH FRAME TAPED AND SANDED FLUSH WITH WALL OR CEILING SURFACE AND FINISH TO MATCH ADJACENT SURFACE.
1 EACH WALL STOP WB26 <u>SET #7. CLOSET BIFOLD DOORS</u> BULK HARDWARE TO BE PROVIDED BY MANUFACTURER	 08 3613 - SECTIONAL DOORS A. <u>SUBMITTALS</u>: PRODUCT DATA, AND COLOR SAMPLES. DOOR SCHEDULE INDICATING DOOR AND FRAME SIZES. TYPE ELEVATIONS, DETAILS, AND HARDWARE WITH DOOR AND HARDWARE NUMBERING CORRESPONDING TO THOSE US IN CONSTRUCTION DOCUMENTS.
1 EACH DUMMY TRIM <u>SET #8. CLOSET BYPASS SLIDING DOORS</u> BULK HARDWARE TO BE PROVIDED BY MANUFACTURER 1 EACH DUMMY TRIM	 B. <u>BASIS OF DESIGN</u>: 1. C.H.I OVERHEAD DOORS. 5602 SHORELINE, CARRIAGE HOUSE DESIGNS. SQUARE TOP, NUMBER #32, COLOR WHITE. 2. WIND LOAD RATING: 115 MPH PER OCAL CODE REQUIREMENTS. 3. WINDOW DESIGN, STOCKTON, GLASS- FAUX.
 08 1113 - HOLLOW METAL DOORS AND FRAMES A. <u>SUBMITTALS</u>: PRODUCT DATA AND SHOP DRAWINGS WITH DETAILS OF EACH OF GLAZING, FRAME PROFILES, AND ANY INDICATED FINISH REQUIREMENTS. B. <u>HOLLOW METAL DOOR AND FRAME MANUFACTURERS:</u> 	OPENER OR APPROVED EQUAL. OPERATOR SHALL HAVE A WALL MOUNTED MULTI- FUNCTION CONTROL PANEL AND TWO HAND+ HELD ROLLING CODE TRANSMITTERS. SUPPLY AND INSTALL DOOR JAMB KEYPAD. GARAGE DOOR JAMBS SHALL HAVE PHOTOCELLS AT EACH SIDE OF EACH GARAGE DOOR. PROVIDE TIMERS FOR DOORS T
 CECO DOOR, AN ASSA ABLOY GROUP COMPANY: WWW.ASSAABLOYDSS.COM DE LA FONTAINE INC: WWW.DELAFONTAINE.COM REPUBLIC DOORS, AN ALLEGION BRAND: WWW.REPUBLICDOOR.COM STEELCRAFT, AN ALLEGION BRAND: WWW.ALLEGION.COM 	D. <u>INSTALLATION:</u> 1. INSTALL DOOR ASSEMBLY IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. 2. ANCHOR TO ADJACENT CONSTRUCTION WITHOUT DISTORTION OR STRESS. 3. SECURELY BRACE DOOR TRACKS SUSPENDED FROM STRUCTURE. SECURE TRACKS TO STRUCTURAL MEMBERS
 C. <u>SOUND-RATED HOLLOW METAL DOORS AND FRAMES:</u> 1. OVERLY DOOR COMPANY: WWW.OVERLY.COM D. <u>DESIGN CRITERIA:</u> 1. STEEL USED FOR FABRICATION OF DOORS AND FRAMES SHALL COMPLY WITH REQUIREMENTS; GALVANNEALED STEEL CONFORMING TO ASTM A653/A653M, CONFORMING TO ASTM A1008/A1008M, OR HOT-ROLLED PICKLED AND OILED (HASTM A1011/A1011M, COMMERCIAL STEEL (CS) TYPE B FOR EACH. 	ONLY. 4. FIT AND ALIGN DOOR ASSEMBLY INCLUDING HARDWARE, LEVEL AND PLUMB, TO PROVIDE SMOOTH OPERATION. 5. POSITION HEAD AND JAMB WEATHERSTRIPPING TO CONTACT DOOR SECTIONS WHEN CLOSED; SECURE IN POSITION. 6. MAKE WIRING CONNECTIONS BETWEEN POWER SUPPLY AND OPERATOR AND BETWEEN OPERATOR AND
 TYPICAL DOOR FACE SHEETS: FLUSH. GLAZED LIGHTS: NON-REMOVABLE STOPS ON NON-SECURE SIDE; SIZES AND DRAWINGS. STYLE: MANUFACTURERS STANDARD. HARDWARE PREPARATIONS, SELECTIONS AND LOCATIONS: COMPLY WITH NA 831 OR BHMA A156.115 AND ANSI/SDI A250.8 (SDI-100) IN ACCORDANCE WITH 	INSTALLATION SHALL INCLUDE GARAGE DOOR SILENCER ISOLATION PADS. CONFIGURATIONS AS INDICATED ON AMM HMMA 830 AND NAAMM HMMA 08 4313 - ALUMINUM FRAMED STOREFRONTS
 5. ZINC COATING FOR TYPICAL INTERIOR AND/OR EXTERIOR LOCATIONS: PROVII COATED (GALVANIZED) AND/OR ZINC-IRON ALLOY-COATED (GALVANNEALED) B ACCORDANCE WITH ASTM A653/A653M, WITH MANUFACTURER'S STANDARD CO OTHERWISE FOR SPECIFIC HOLLOW METAL DOORS AND FRAMES. 6. HOLLOW METAL PANELS: SAME CONSTRUCTION, PERFORMANCE, AND FINISH 7. COMBINED REQUIREMENTS: IF A PARTICULAR DOOR AND FRAME UNIT IS INDIG THAN ONE TYPE OF REQUIREMENT, COMPLY WITH THE SPECIFIED REQUIREM INSTANCE, AN EXTERIOR DOOR THAT IS ALSO INDICATED AS BEING SOUND-RA 	DE METAL COMPONENTS ZINC- Y THE HOT-DIP PROCESS IN DATING THICKNESS, UNLESS NOTED AS DOORS. CATED TO COMPLY WITH MORE IENTS FOR EACH TYPE; FOR
 E. <u>HOLLOW METAL DOOR:</u> E. <u>HOLLOW METAL DOOR:</u> 1. EXTERIOR DOORS: THERMALLY INSULATED. A. ASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100). B. LEVEL 1 - STANDARD-DUTY. 	
 C. PHYSICAL PERFORMANCE LEVEL C, 250,000 CYCLES; IN ACCORDANCE WITH D. MODEL 1 - FULL FLUSH. E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH, MINIMUM. F. DOOR CORE MATERIAL: MANUFACTURERS STANDARD CORE MATERIAL/CON WITH REQUIREMENTS. 	1. OTHER MANUFACTURERS: PROVIDE EITHER THE PRODUCT IDENTIFIED AS "BASIS OF DESIGN" OR AN EQUIVALEN PRODUCT.
 G. DOOR THICKNESS: 1-3/4 INCH, NOMINAL. H. TOP CLOSURES FOR OUTSWINGING DOORS: FLUSH WITH TOP OF FACES AN I. WEATHERSTRIPPING: REFER TO SECTION 08 7100. J. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED. 2. INTERIOR DOORS, NON-FIRE RATED: 	D. <u>MATERIALS:</u> 1. ALUMINUM-FRAMED STOREFRONT: FACTORY FABRICATED, FACTORY FINISHED ALUMINUM FRAMING MEMBERS WITH INFILL, AND RELATED FLASHINGS, ANCHORAGE AND ATTACHMENT DEVICES. 2. ALUMINUM FRAMING MEMBERS: TUBULAR ALUMINUM SECTIONS[<>], DRAINAGE HOLES AND INTERNAL WEEP DRAINAGE SYSTEM. 3. EXTRUDED ALUMINUM: ASTM B221 (ASTM B221M). 4. STRUCTURAL STEEL SECTIONS: ASTM A36/A36M; SHOP PRIMED.
 A. BASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100). B. LEVEL 1 - STANDARD-DUTY. C. PHYSICAL PERFORMANCE LEVEL C, 250,000 CYCLES; IN ACCORDANCE WITH D. MODEL 1 - FULL FLUSH. E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH, MINIMUM. F. DOOR THICKNESS: 1-3/4 INCH, NOMINAL. G. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED. 	5. FASTENERS: STAINLESS STEEL. 6. CONCEALED FLASHINGS: STAINLESS STEEL, 26 GAGE, 0.0187 INCH MINIMUM THICKNESS. ANSI/SDI A250.4. 7. SEALANT FOR SETTING THRESHOLDS: NON-CURING BUTYL TYPE. 8. GLAZING GASKETS: TYPE TO SUIT APPLICATION TO ACHIEVE WEATHER, MOISTURE, AND AIR INFILTRATION REQUIREMENTS. E. FINISHES:
 3. FIRE-RATED DOORS: A. BASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100). B. LEVEL 1 - STANDARD-DUTY. C. PHYSICAL PERFORMANCE LEVEL C, 250,000 CYCLES; IN ACCORDANCE WITH 	 T. CLASS I COLOR ANODIZED FINISH: AAMA 611 AA-M12C22A44 ELECTROLYTICALLY DEPOSITED COLORED ANODIC COATING NOT LESS THAN 0.7 MILS THICK. COLOR AS SELECTED BY OWNER & ARCHITECT. F. <u>HARDWARE:</u>
 D. MODEL 1 - FULL FLUSH. E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH, MINIMUM. F. FIRE RATING: AS INDICATED ON DOOR SCHEDULE, TESTED IN ACCORDANCE ("POSITIVE PRESSURE FIRE TESTS"). G. TEMPERATURE-RISE RATING (TRR) ACROSS DOOR THICKNESS: IN ACCORD AND AUTHORITIES HAVING JURISDICTION. 	2. OTHER DOOR HARDWARE: STOREFRONT MANUFACTURER'S STANDARD TYPE TO SUIT APPLICATION. A. FINISH ON HAND-CONTACTED ITEMS: POLISHED CHROME. B. FOR EACH DOOR, INCLUDE BUTT HINGES, PIVOTS, PUSH HANDLE, PULL HANDLE, EXIT DEVICE, NARROW STILE HANDLE LATCH, AND CLOSER. COORDINATE ADA PUSH BUTTON LOCATION.
 H. PROVIDE UNITS LISTED AND LABELED BY UL (DIR) OR ITS (DIR). ATTACH FIRE RATED UNIT. I. SMOKE AND DRAFT CONTROL DOORS (INDICATED WITH LETTER "S" ON DRAV SELF-CLOSING OR AUTOMATIC CLOSING DOORS IN ACCORDANCE WITH NFP. RESISTANCE-RATED WALL CONSTRUCTION RATED THE SAME OR GREATER THE FOLLOWING; 1.MAXIMUM AIR LEAKAGE: 3.0 CFM/SQ FT OF DOOR OPENING AT 0.10 IN 	1. VERIFY DIMENSIONS, TOLERANCES, AND METHOD OF ATTACHMENT WITH OTHER WORK.VINGS AND/OR DOOR SCHEDULE): A 80 AND NFPA 105, WITH FIRE- THAN THE FIRE-RATED DOORS, AND1. VERIFY DIMENSIONS, TOLERANCES, AND METHOD OF ATTACHMENT WITH OTHER WORK.2. VERIFY THAT WALL OPENINGS AND ADJOINING AIR AND VAPOR SEAL MATERIALS ARE READY TO RECEIVE WORK OF THIS SECTION.2. VERIFY THAT WALL OPENINGS AND ADJOINING AIR AND VAPOR SEAL MATERIALS ARE READY TO RECEIVE WORK OF THIS SECTION.3. INSTALL WALL SYSTEM IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. 4. ATTACH TO STRUCTURE TO PERMIT SUFFICIENT ADJUSTMENT TO ACCOMMODATE CONSTRUCTION TOLERANCES AND OTHER IRREGULARITIES.
IN ACCORDANCE WITH UL 1784 AT BOTH AMBIENT AND ELEVATED T 2. GASKETING: PROVIDE GASKETING OR EDGE SEALING AS NECESSAR 3. LABEL: INCLUDE THE "S" LABEL ON FIRE-RATING LABEL OF DOOR. J. DOOR CORE MATERIAL: MANUFACTURERS STANDARD CORE MATERIAL/CON REQUIREMENTS. K. DOOR THICKNESS: 1-3/4 INCH, NOMINAL. L. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED.	Y TO ACHIEVE LEAKAGE LIMIT. TOLERANCES, ALIGNING WITH ADJACENT WORK. 6. PROVIDE THERMAL ISOLATION WHERE COMPONENTS PENETRATE OR DISRUPT BUILDING INSULATION.
 F. <u>HOLLOW METAL FRAMES:</u> 1.COMPLY WITH STANDARDS AND/OR CUSTOM GUIDELINES AS INDICATED FOR CACCORDANCE WITH APPLICABLE DOOR FRAME REQUIREMENTS. 2. INTERIOR DOOR FRAMES, NON-FIRE RATED: FACE WELDED TYPE. FRAME FIN A. FULL LENGTH STOPS B. FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINIMUM. 	OPERATION. ISH: FACTORY FINISHED. ISH: FACTORY FINISHED. I2. WASH DOWN SURFACES WITH A SOLUTION OF MILD DETERGENT IN WARM WATER, APPLIED WITH SOFT, CLEAN WIPING CLOTHS, AND TAKE CARE TO REMOVE DIRT FROM CORNERS AND TO WIPE SURFACES CLEAN. I3. PROTECT INSTALLED PRODUCTS FROM DAMAGE UNTIL DATE OF SUBSTANTIAL COMPLETION.
 DOOR FRAMES, FIRE-RATED: FACE WELDED TYPE. FIRE RATING: SAME AS DO A. FULL LENGTH STOPS FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINIMUM. SOUND-RATED DOOR FRAMES: FULL PROFILE/CONTINUOUSLY WELDED TYPE A. FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINIMUM. FRAMES FOR WOOD DOORS: COMPLY WITH FRAME REQUIREMENTS IN ACCO DOOR. 	RDANCE WITH CORRESPONDING A. <u>SUBMITTALS:</u> THE CONTRACTOR SHALL PREPARE, AND SUBMIT TO THE ARCHITECT FOR APPROVAL, COMPLETE SHOP DRAWINGS FOR ALL WORK INCLUDED IN THIS SECTION, AND SHALL NOT PROCEED WITH FABRICATION AND DELIVERY PRIOR TO RECEIVING SLICH APPROVAL
 BORROWED LITES GLAZING FRAMES: CONSTRUCTION AND FACE DIMENSIONS INDICATED ON DRAWINGS. FRAMES IN MASONRY WALLS: SIZE TO SUIT MASONRY COURSING WITH HEAD OPENING WITHOUT CUTTING MASONRY UNITS. FRAMES WIDER THAN 48 INCHES: REINFORCE WITH STEEL CHANNEL FITTED 1 WITH TOP. 	MEMBER 4 INCH HIGH TO FILL B. BASIS OF DESIGN: VINYL CASEMENT WINDOWS- BASIS OF DESIGN: MI 3500 VINYL SINGLE- HUNG WINDOWS. C. INSTALLATION: ALL WINDOWS SHALL BE SET TRUE. PLUMB LEVEL AND IN STRICT ACCORDANCE WITH THE
 G. <u>FINISHES:</u> 1.PRIMER: RUST-INHIBITING, COMPLYING WITH ANSI/SDI A250.10, DOOR MANUFACH H. <u>ACCESSORIES:</u> 1. GLAZING: AS INDICATED IN DRAWINGS OR AS SPECIFIED. 	CTURER'S STANDARD. 08 8000 - GLAZING A. <u>SUBMITTALS</u> : PRODUCT DATA ON INSULATING GLASS UNIT, GLAZING UNIT, AND [SPANDREL] GLAZING TYPES: PROVIDE STRUCTURAL, PHYSICAL AND ENVIRONMENTAL CHARACTERISTICS, SIZE LIMITATIONS, SPECIAL HANDLING AND INSTALLATION REQUIREMENTS.
 2. REMOVABLE STOPS: FORMED SHEET STEEL, SHAPE AS INDICATED ON DRAWN CORNERS; PREPARED FOR COUNTERSINK STYLE TAMPER PROOF SCREWS. 3. SILENCERS: RESILIENT RUBBER, FITTED INTO DRILLED HOLE; PROVIDE THREE THREE ON CENTER MULLION OF PAIRS, AND TWO ON HEAD OF PAIRS WITHO 4. TEMPORARY FRAME SPREADERS: PROVIDE FOR FACTORY- OR SHOP-ASSEMINATION 	ENVIRONMENTAL CHARACTERISTICS, LIMITATIONS, SPECIAL APPLICATION REQUIREMENTS, AND IDENTIFY AVAILABLE COLORS. UT CENTER MULLIONS. 2. SAMPLES: SUBMIT TWO SAMPLES [12] BY [12] INCH IN SIZE OF GLASS UNITS.
 E. <u>INSTALLATION:</u> 1.INSTALL DOORS AND FRAMES IN ACCORDANCE WITH MANUFACTURER'S INSTR REQUIREMENTS OF SPECIFIED DOOR AND FRAME STANDARDS OR CUSTOM 2. INSTALL PREFINISHED FRAMES AFTER PAINTING AND WALL FINISHES ARE CON 3. INSTALL FIRE RATED UNITS IN ACCORDANCE WITH NFPA 80. 4. COORDINATE FRAME ANCHOR PLACEMENT WITH WALL CONSTRUCTION. 	AVECTIONS AND RELATED COMPLETED IN OWNER'S NAME AND REGISTERED WITH MANUFACTURER. 1. INSULATING GLASS UNITS: PROVIDE A FIVE (5) YEAR MANUFACTURER WARRANTY TO INCLUDE COVERAGE FOR SEAL FAILURE, INTERPANE DUSTING OR MISTING, INCLUDING PROVIDING PRODUCTS TO REPLACE FAILED UNITS
 08 1416 - FLUSH WOOD DOORS A. <u>SUBMITTALS</u>: PRODUCT DATA, PREFINISHED DOOR SKIN SAMPLES, AND DOOR SFRAME SIZES. TYPES, ELEVATIONS, DETAILS, AND HARDWARE WITH DOOR AND CORRESPONDING TO THOSE USED IN CONSTRUCTION DOCUMENTS. B. <u>BASIS OF DESIGN</u>: LINCOLN PARK, MASONITE, LE CHATEAU COLLECTION. HOLL 	HARDWARE NUMBERING 2. GLAZING PUBLICATIONS: WHERE APPLICABLE, COMPLY WITH WITH THE PUBLISHED RECOMMENDATIONS OF THE FOLLOWING: A. GANA PUBLICATIONS: "GLAZING MANUAL" AND "LAMINATED GLASS DESIGN GUIDE".
EQUAL C. <u>DOORS</u> : 1-3/8" THICK PREHING. SIZES, SPECIES, AND DESIGNS AS INDICATED CO 1. GRADE: PREMIUM 2. VENEER MATCHING: BOOK AND RUNNING 3. PAIR MATCHING AND SET MATCHING 4. CONSTRUCTION: A.INTERIOR VENEER: FIVE OR SEVEN PLY, STRUCTURAL COMPOSITE LUMBER	 HEAT-TREATED FLOAT GLASS: ASTM C 1048, TYPE I, QUALITY q3, HEAT STRENGTHENED OR FULLY TEMPERED WHERE INDICATED AND WHERE REQUIRED BY CODE OR INSTALLATION CONDITIONS. MIRROR GLASS: ASTM C 1036, TYPE I, CLASS 1, QUALITY q1, SILVER COATED PER FS DDM411C,
 5. SIZES AS INDICATED IN DRAWINGS D. <u>FABRICATION AND FINISHING</u>: FACTORY FIT DOORS TO SUIT FRAME OPENINGS TO COMPLY WITH REFERENCE FOR FIRE-RESISTANCE RATED DOORS. FACTORY MACHINE DOORS FOR HARDWARE THAT IS NOT SURFACE APPLIED. 	FILLED WITH AIR. EXTERIOR GLASS COLOR TO MATCH EXISTING. INTERIOR GLASS SHALL BE
 FACTORY MACHINE DOORS FOR HARDWARE THAT IS NOT SURFACE APPLIED. CUT AND TRIM OPENINGS TO COMPLY WITH REFERENCED STANDARDS. LITE KITS: MATCHING WOOD STOPS FACTORY FINISH DOORS FOR TRANSPARENT FINISH WITH STAIN AND MANUFA COMPARABLE TO AWI, SYSTEM TR-4, CONVERSION VARNISH OR AWI SYSTEM ⁻ 	R-6, CATALYZED POLYURETHANE. GASKETS, AND OTHER GLAZING MATERIALS, UNLESS MORE STRINGENT REQUIREMENTS ARE
E. <u>INSTALLATION:</u> 1. COMPLY WITH WDMA'S "HOW TO STORE, HANDLE, FINISH, INSTALL, AND MAINT FITTED IN FRAMES WITH UNIFORM CLEARANCES. 2. SET IN TWO PIECE W.P. SPLIT JAMB FRAMES WITH 1X4 WOOD CASING.	CONTAINED IN GANA'S "GLAZING MANUAL". 2. SET GLASS LITES IN EACH SERIES WITH UNIFORM PATTERN, DRAW, BOW, AND SIMILAR CHARACTERISTICS. 3. AFTER GLASS INSTALLATION IS COMPLETE, REMOVE GLAZING MATERIALS AND LABELS FROM FINISHED SURFACES, AND THOROUGHLY CLEAN GLASS AND ADJACENT FRAMING AND SURFACES. REPEAT AS NECESSARY PRIOR TO FINAL WALK-THROUGH.

SULATED ACCESS DOORS FOR WALLS AND CEILINGS WITH

RATED LOCK FLUSH WITH FINISHED SURFACE. FIRE-RATED, IRE-RATED WALLS OR CEILINGS.

DRYWALL SURFACE WITH FRAME TAPED AND SANDED ND FINISH TO MATCH ADJACENT SURFACE.

DIVISION 8 - OPENINGS (CONTINUED)

SAMPLES, DOOR SCHEDULE INDICATING DOOR AND FRAME SIZES, TYPES. TH DOOR AND HARDWARE NUMBERING CORRESPONDING TO THOSE USED

ARDWARE AND LIFTMASTER 3265, 1/2 HP CHAIN DRIVE GARAGE DOOR OR SHALL HAVE A WALL MOUNTED MULTI FUNCTION CONTROL PANEL ANSMITTERS. SUPPLY AND INSTALL DOOR JAMB KEYPAD. GARAGE AT EACH SIDE OF EACH GARAGE DOOR. PROVIDE TIMERS FOR DOORS TO R AN EXTENDED PERIOD OF TIME.

CE WITH MANUFACTURER'S INSTRUCTIONS. WITHOUT DISTORTION OR STRESS.

OMPONENT DIMENSIONS, DESCRIBE COMPONENTS WITHIN ASSEMBLY, INFILL, DOOR HARDWARE, INTERNAL DRAINAGE DETAILS. IZATION OF EACH ITEM OF HARDWARE TO BE PROVIDED FOR EACH NTIFICATION NUMBERS IN CONTRACT DOCUMENTS. IENSIONS, FRAMED OPENING REQUIREMENTS AND TOLERANCES,

OF UNITS WITH EXCESSIVE FADING, CHALKING, OR FLAKING. EDIUM STILE . ANODIZED. VERIFY FINISH WITH OWNER. IER THE PRODUCT IDENTIFIED AS "BASIS OF DESIGN" OR AN EQUIVALENT

36/A36M; SHOP PRIMED.

611 AA-M12C22A44 ELECTROLYTICALLY DEPOSITED COLORED ANODIC . COLOR AS SELECTED BY OWNER & ARCHITECT.

METHOD OF ATTACHMENT WITH OTHER WORK. INING AIR AND VAPOR SEAL MATERIALS ARE READY TO RECEIVE WORK

OMPONENTS PENETRATE OR DISRUPT BUILDING INSULATION. AND EDGES; SEAL TO ADJACENT WORK TO FORM WATER TIGHT DAM. ASHINGS, MAKE WATERTIGHT BY SEATING AND SEALING FASTENER CES AT PERIMETER OF ASSEMBLY TO MAINTAIN CONTINUITY OF THERMAL

EPARE, AND SUBMIT TO THE ARCHITECT FOR APPROVAL, COMPLETE D IN THIS SECTION, AND SHALL NOT PROCEED WITH FABRICATION AND

NG GLASS UNIT, GLAZING UNIT, AND [SPANDREL] GLAZING TYPES: ONMENTAL CHARACTERISTICS, SIZE LIMITATIONS, SPECIAL HANDLING

SUBMIT MANUFACTURER WARRANTY AND ENSURE THAT FORMS AND REGISTERED WITH MANUFACTURER. IVE (5) YEAR MANUFACTURER WARRANTY TO INCLUDE COVERAGE FOR AISTING, INCLUDING PROVIDING PRODUCTS TO REPLACE FAILED UNITS

COMPLYING WITH TESTING REQUIREMENTS IN 16 CFR

48. TYPE I, QUALITY q3, HEAT STRENGTHENED OR WHERE REQUIRED BY CODE OR INSTALLATION ASS 1, QUALITY q1, SILVER COATED PER FS DDM411C,

TIONS OF MANUFACTURERS OF GLASS. SEALANTS. LS, UNLESS MORE STRINGENT REQUIREMENTS ARE

DIVISION 8 - OPENINGS (CONTINUED)

08 8100 - MIRRORS A. SUBMITTALS: FOR EACH TYPE OF PRODUCT INDICATED. THE CONTRACTOR SHALL PREPARE. AND SUBMIT TO THE ARCHITECT FOR APPROVAL, COMPLETE SHOP DRAWINGS: INCLUDE MIRROR ELEVATIONS, EDGE DETAILS, MIRROR

- HARDWARE, AND ATTACHMENTS TO OTHER WORK. WARRANTY: SAMPLE OF SPECIAL WARRANTY. B. QUALITY ASSURANCE: VINYL CASEMENT WINDOWS- BASIS OF DESIGN: MI 3500 VINYL SINGLE- HUNG WINDOWS. . GLAZING PUBLICATIONS: COMPLY WITH GANA'S "GLAZING MANUAL" AND "MIRRORS, HANDLE WITH EXTREME
- CARE: TIPS FOR THE PROFESSIONAL ON THE CARE AND HANDLING OF MIRRORS." 2.SAFETY GLAZING PRODUCTS: FOR MIRRORS, PROVIDE PRODUCTS COMPLYING WITH TESTING REQUIREMENTS IN 16 CFR 1201 FOR CATEGORY II MATERIALS. 3. PRECONSTRUCTION MIRROR MASTIC COMPATIBILITY TEST: SUBMIT MIRROR MASTIC PRODUCTS TO MIRROR
- MANUFACTURER FOR TESTING TO DETERMINE COMPATIBILITY OF MASTIC WITH MIRROR BACKING AND SUBSTRATES ON WHICH MIRRORS ARE INSTALLED. C. WARRANTY: SPECIAL WARRANTY: MANUFACTURER'S STANDARD FORM IN WHICH MIRROR MANUFACTURER

AGREES TO REPLACE MIRRORS THAT DETERIORATE WITHIN SPECIFIED WARRANTY PERIOD. DETERIORATION OF MIRRORS IS DEFINED AS DEFECTS DEVELOPED FROM NORMAL USE THAT ARE NOT ATTRIBUTED TO MIRROR BREAKAGE OR TO MAINTAINING AND CLEANING MIRRORS CONTRARY TO MANUFACTURER'S WRITTEN INSTRUCTIONS. DEFECTS INCLUDE DISCOLORATION, BLACK SPOTS, AND CLOUDING OF THE SILVER FILM. 1. WARRANTY PERIOD: FIVE YEARS FROM DATE OF SUBSTANTIAL COMPLETION.

D. <u>BASIS OF DESIGN</u>: SILVERED FLAT GLASS MIRRORS 1. GLASS MIRRORS, GENERAL: ASTM C 1503; MANUFACTURED USING COPPER FREE, LOW LEAD MIRROR COATING PROCESS.

- 2. CLEAR GLASS: MIRROR GLAZING QUALITY; ULTRACLEAR (LOW IRON) FLOAT GLASS WITH A MINIMUM 91 PERCENT VISIBLE LIGHT TRANSMISSION, NOMINAL THICKNESS: 1/4 INCH. 3. TEMPERED CLEAR GLASS: MIRROR GLAZING QUALITY, FOR BLEMISH REQUIREMENTS; AND COMPLY WITH ASTM C 1048 FOR KIND FT, CONDITION A, TEMPERED FLOAT GLASS BEFORE SILVER COATING IS APPLIED. NOMINAL THICKNESS: 1/4 INCH.
- E. MIRROR HARDWARE: TOP AND BOTTOM ALUMINUM J CHANNELS: ALUMINUM EXTRUSIONS WITH A RETURN DEEP ENOUGH TO PRODUCE A GLAZING CHANNEL TO ACCOMMODATE MIRRORS OF THICKNESS INDICATED AND IN LENGTHS REQUIRED TO COVER BOTTOM AND TOP EDGES OF EACH MIRROR IN A SINGLE PIECE. FINISH: CLEAR BRIGHT ANODIZED.
- 1. TOP AND BOTTOM MIRROR MOUNTING CLIPS: #277 MIRROR CLIPS AS MANUFACTURED BY KNAPE & VOGT OR APPROVED EQUAL.
- 2. FASTENERS: FABRICATED OF SAME BASIC METAL AND ALLOY AS FASTENED METAL AND MATCHING IT IN FINISHED COLOR AND TEXTURE WHERE FASTENERS ARE EXPOSED.
- F. INSTALLATION: GENERAL: EXAMINE SUBSTRATES, OVER WHICH MIRRORS ARE TO BE MOUNTED, WITH INSTALLER PRESENT, FOR COMPLIANCE WITH INSTALLATION TOLERANCES, SUBSTRATE PREPARATION, AND OTHER
- CONDITIONS AFFECTING PERFORMANCE OF THE WORK. A. VERIFY COMPATIBILITY WITH AND SUITABILITY OF SUBSTRATES, INCLUDING COMPATIBILITY OF
- MIRROR MASTIC WITH EXISTING FINISHES OR PRIMERS. B. PROCEED WITH INSTALLATION ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED AND SURFACES ARE DRY.
- 1.INSTALL MIRRORS TO COMPLY WITH MIRROR MANUFACTURER'S WRITTEN INSTRUCTIONS AND WITH REFERENCED GANA PUBLICATIONS. MOUNT MIRRORS ACCURATELY IN PLACE IN A MANNER THAT AVOIDS DISTORTING REFLECTED IMAGES.
- 2. INSTALL WALL MOUNTED ANNEALED GLASS MIRRORS IN THE APARTMENT UNITS WITH MIRROR CLIPS. ATTACH MIRROR HARDWARE SECURELY TO MOUNTING SURFACES WITH MECHANICAL FASTENERS INSTALLED WITH
- 3. ANCHORS OR INSERTS AS APPLICABLE. INSTALL FASTENERS SO HEADS DO NOT IMPOSE POINT LOADS ON BACKS OF MIRRORS.
- 4. PROTECT MIRRORS FROM BREAKAGE AND CONTAMINATING SUBSTANCES RESULTING FROM CONSTRUCTION OPERATIONS.
- 5. MAINTAIN ENVIRONMENTAL CONDITIONS THAT WILL PREVENT MIRRORS FROM BEING EXPOSED TO MOISTURE FROM CONDENSATION OR OTHER SOURCES FOR CONTINUOUS PERIODS OF TIME.
- 6. WASH EXPOSED SURFACE OF MIRRORS NOT MORE THAN FOUR DAYS BEFORE DATE SCHEDULED FOR INSPECTIONS THAT ESTABLISH DATE OF SUBSTANTIAL COMPLETION. WASH MIRRORS AS RECOMMENDED IN WRITING BY MIRROR MANUFACTURER.

DIVISION 9 - FINISHES

- 09 2116 GYPSUM BOARD ASSEMBLIES A. STEEL FRAMING MEMBERS: COMPLY WITH ASTM C754 IN DEPTHS AND GAGES AS INDICATED IN THE CONSTRUCTION DRAWINGS AND AS FOLLOWS: 1. STEEL SHEET COMPONENTS: COMPLY WITH ASTM C645 WITH MANUFACTURER'S STANDARD CORROSION-RESISTANT ZINC COATING.
- 2. TIE WIRE: ASTM A 641/A 641M, CLASS 1 ZINC COATING, SOFT TEMPER. .0625" DIAMETER OR DOUBLE STRAND OF .0475" DIAMETER WIRE. 3. WIRE HANGERS: ASTM A 641/A 641M, CLASS 1 ZINC COATING, SOFT TEMPER. .0162" DIAMETER.
- B. PANEL PRODUCTS: PROVIDE IN THICKNESS AND TYPE INDICATED IN THE CONSTRUCTION DRAWINGS IN MAXIMUM LENGTHS AVAILABLE TO MINIMIZE END-TO-END BUTT JOINTS AND AS FOLLOWS:
- 1. GYPSUM WALLBOARD: ASTM C 36, TYPE 'X' WITH TAPERED EDGES, SAG-RESISTANT TYPE FOR CEILING SURFACES 2. WATER-RESISTANT GYPSUM BACKING BOARD: ASTM C 630, TYPE 'X' ON ALL TOILET ROOM AND SHOWER ROOM WALLS, BEHIND ALL PLUMBING FIXTURES, AND AS INDICATED.
- I. TRIM: ASTM 1047, FORMED FROM GALVANIZED OR ALUMINUM COATED STEEL SHEET, ROLLED ZINC, OR PLASTIC a. OUTSIDE CORNERS: PROVIDE CORNER BEAD UNLESS NOTED OTHERWISE
- b. EXPOSED PANEL EDGES: PROVIDE LC-BEAD (J-BEAD) UNLESS NOTED OTHERWISE; USE TEAR-AWAY BEAD WHERE GYP. BD. MEETS WINDOW FRAMES OR CEILING GRID. C. CONTROL JOINTS: PROVIDE WHERE INDICATED OR APPROXIMATELY 30'-O" MAX. CONTACT ARCHITECT FOR LOCATIONS IF NOT INDICATED. 2. SOUND-ATTENUATION BLANKETS: ASTM C 665, TYPE I (UNFACED)
- 3. ACOUSTICAL SEALANT: COMPLY WITH ASTM C 834, NONSAG, PAINTABLE, NONSTAINING LATEX.
- 1. FRAMING: COMPLY WITH ASTM C 754 AND ASTM C 840 AND WITH U.S. GYPSUM'S "GYPSUM CONSTRUCTION HANDBOOK" ISOLATE FRAMING FROM BUILDING STRUCTURE TO PREVENT TRANSFER OF LOADING IMPOSED BY STRUCTURAL MOVEMENT AND PROVIDE BRACING AS
- NECESSARY FOR PROPER SUPPORT WHETHER INDICATED OR NOT. 2. GYPSUM PANELS AND FINISH: COMPLY WITH ASTM C 840 AND GA-216. ISOLATE GYPSUM BOARD ASSEMBLIES FROM ABUTTING STRUCTURAL AND MASONRY WORK AND FINISH AS FOLLOWS:
- A. LEVEL 1 (EMBED TAPE AT JOINTS): AT CONCEALED AREAS UNLESS A HIGHER LEVEL IS INDICATED OR REQUIRED FOR FIRE-RESISTANCE-RATED ASSEMBLY.
- B. LEVEL 2 (EMBED TAPE AND APPLY SEPARATE FIRST COAT OF JOINT COMPOUND TO TAPE. FASTENERS, AND TRIM FLANGES AND SAND SMOOTH AFTER EACH COAT): AT SUBSTRATES BEHIND TILE.
- C. LEVEL 4 (EMBED TAPE AND APPLY SEPARATE FIRST, FILL, AND FINISH COATS OF JOINT COMPOUND TO TAPE, FASTENERS, AND TRIM FLANGES AND SAND SMOOTH AFTER EACH COAT): AT ALL WALLS RECEIVING FLAT, EGGSHELL, OR SATIN SHEEN PAINT OR
- WALLCOVERING D. LEVEL 5 (EMBED TAPE, APPLY SEPARATE FIRST, FILL, AND FINISH COATS OF JOINT COMPOUND TO TAPE, FASTENERS, AND TRIM FLANGES, AND APPLY THIN SKIM COAT OF JOINT COMPOUND OVER ENTIRE SURFACE AND SAND SMOOTH AFTER EACH COAT): AT ALL WALLS RECEIVING SEMI-GLOSS OR GLOSS SHEEN PAINT, AND ALL GYPSUM BOARD

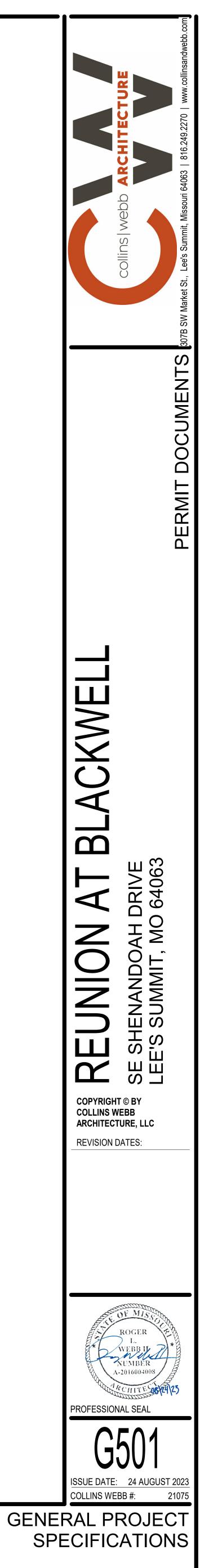
09 2216 - NON-STRUCTURAL METAL FRAMING

CEILINGS)

- A. SUBMITTALS: SHOP DRAWINGS: INDICATE PREFABRICATED WORK, COMPONENT DETAILS, STUD LAYOUT, FRAMED OPENINGS, ANCHORAGE TO STRUCTURE, ACOUSTIC DETAILS, TYPE AND LOCATION OF FASTENERS, ACCESSORIES, AND ITEMS OF OTHER RELATED WORK. DESCRIBE METHOD FOR SECURING STUDS TO TRACKS, SPLICING, AND FOR BLOCKING AND REINFORCEMENT OF FRAMING CONNECTIONS.
- 1. PRODUCT DATA: PROVIDE MANUFACTURER'S DATA ON PARTITION HEAD TO STRUCTURE CONNECTORS, SHOWING COMPLIANCE WITH REQUIREMENTS. 2. MANUFACTURER'S INSTALLATION INSTRUCTIONS: INDICATE SPECIAL PROCEDURES AND PERIMETER CONDITIONS
- REQUIRING SPECIAL ATTENTION.
- 1. CLARKDIETRICH BUILDING SYSTEMS: WWW.CLARKDIETRICH.COM. 2. CEMCO: WWW.CEMCOSTEEL.COM.
- 3. JAIMES INDUSTRIES: WWW.JAIMESIND.COM 4. STEEL CONSTRUCTION SYSTEMS: WWW.STEELCONSYSTEMS.COM

FRAMING MATERIALS

- 1. FIRE RATED ASSEMBLIES: COMPLY WITH APPLICABLE CODE AND AS FOLLOWS: A. TOP OF FIRE RATED PARTITIONS: LISTED ASSEMBLY BY UL. NO. [ON DRAWINGS]; [1 AND 2] HOUR RATING. B. FIRE RATED SHAFT WALL REQUIREMENTS: LISTED ASSEMBLY BY UL, NO. [ON DRAWINGS]; [1] HOUR RATING.
- 2. NON-LOADBEARING FRAMING SYSTEM COMPONENTS: ASTM C645; GALVANIZED SHEET STEEL, OF SIZE AND PROPERTIES NECESSARY TO COMPLY WITH ASTM C754 FOR THE SPACING INDICATED, WITH MAXIMUM
- DEFLECTION OF WALL FRAMING OF L/240 AT 5 PSF. A. TRACKS AND RUNNERS: SAME MATERIAL AND THICKNESS AS STUDS, BENT LEG RETAINER NOTCHED TO RECEIVE STUDS WITH PROVISION FOR CRIMP LOCKING TO STUD. STUDS: C SHAPED WITH FLAT OR FORMED WEBS WITH KNURLED FACES.
- B. CEILING CHANNELS: C SHAPED. C. FURRING: HAT-SHAPED SECTIONS, MINIMUM DEPTH OF 7/8 INCH. D. CONTRACTOR TO PROVIDE BRACING AS REQUIRED TO COMPLETE SYSTEM.
- F. WHERE INDICATED IN DRAWINGS, SHAFT WALL STUDS AND ACCESSORIES: ASTM C645; GALVANIZED SHEET STEEL, OF SIZE AND PROPERTIES NECESSARY TO COMPLY WITH ASTM C754 AND SPECIFIED PERFORMANCE REQUIREMENTS
- G. CEILING HANGERS: TYPE AND SIZE AS SPECIFIED IN ASTM C754 FOR SPACING REQUIRED. H. PARTITION HEAD TO STRUCTURE CONNECTIONS: PROVIDE MECHANICAL ANCHORAGE DEVICES THAT ACCOMMODATE DEFLECTION USING SLOTTED HOLES, SCREWS AND ANTI-FRICTION BUSHINGS, PREVENTING ROTATION OF STUDS WHILE MAINTAINING STRUCTURAL PERFORMANCE OF PARTITION.
- I. FIT, REINFORCE, AND BRACE FRAMING MEMBERS TO SUIT DESIGN REQUIREMENTS. D. INSTALLATION:
- 1.COMPLY WITH REQUIREMENTS OF ASTM C754. 2. VERIFY EXISTING CONDITIONS BEFORE STARTING WORK.
- 3. VERIFY THAT ROUGH-IN UTILITIES ARE IN PROPER LOCATION. 4.EXTEND PARTITION FRAMING TO STRUCTURE WHERE INDICATED AND TO CEILING IN OTHER LOCATIONS. 5. PARTITIONS TERMINATING AT CEILING: ATTACH CEILING RUNNER SECURELY TO CEILING TRACK IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.
- 6.PARTITIONS TERMINATING AT STRUCTURE: ATTACH TOP RUNNER TO STRUCTURE, MAINTAIN CLEARANCE BETWEEN TOP OF STUDS AND STRUCTURE, AND CONNECT STUDS TO TRACK USING SPECIFIED MECHANICAL DEVICES IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS; VERIFY FREE MOVEMENT OF TOP OF STUD CONNECTIONS; DO NOT LEAVE STUDS UNATTACHED TO TRACK.
- 7.FIT RUNNERS UNDER AND ABOVE OPENINGS; SECURE INTERMEDIATE STUDS TO SAME SPACING AS WALL STUDS. 8. ALIGN STUD WEB OPENINGS HORIZONTALLY. 9. SECURE STUDS TO TRACKS USING CRIMPING METHOD. DO NOT WELD. 10. STUD SPLICING IS NOT PERMISSIBLE.
- 11. FABRICATE CORNERS USING A MINIMUM OF THREE STUDS. 12. DOUBLE STUD AT WALL OPENINGS, DOOR AND WINDOW JAMBS, NOT MORE THAN 2 INCHES FROM EACH SIDE OF OPENINGS. 13. BRACE STUD FRAMING SYSTEM RIGID.
- 14. COORDINATE ERECTION OF STUDS WITH REQUIREMENTS OF DOOR FRAMES; INSTALL SUPPORTS AND ATTACHMENTS
- 15. COORDINATE INSTALLATION OF BUCKS, ANCHORS, AND BLOCKING WITH ELECTRICAL, MECHANICAL, AND OTHER WORK TO BE PLACED WITHIN OR BEHIND STUD FRAMING. 16. BLOCKING: USE WOOD BLOCKING SECURED TO STUDS. PROVIDE BLOCKING FOR SUPPORT OF PLUMBING FIXTURES, WALL CABINETS, TOILET ACCESSORIES, HARDWARE, AND OPENING FRAMES.



- SPECIFICATIONS PRODUCT & INSTALLATION GENERAL REQUIREMENTS
- 09 6500 RESILIENT FLOORING AND WALL BASE A. <u>SUBMITTALS</u>: PRODUCT DATA AND (1) SAMPLES OF EACH TILE AND BASE SPECIFIED FOR /ERIFICATION PURPOSES.
- 1. METROFLOR, KONECTO PLANK, PROJECT 54012 OR APPROVED EQUAL.
- C. <u>ATTIC STOCK</u>: FURNISH ONE (1) BOX FOR EACH 50 BOXES OR FRACTION THEREOF OF EACH TYPE OF FLOOR TILE AND 20' OF EACH COLOR AND TYPE OF WALL BASE PACKAGED WITH PROTECTIVE COVERING AND LABELED FOR STORAGE.
- . RESILIENT TILE PRODUCTS: PROVIDE FLOOR TILE IN TYPE AND SIZES INDICATED IN THE CONSTRUCTION DOCUMENTS COMPLYING WITH THE FOLLOWING:
- E. <u>RESILIENT WALL BASE:</u> ASTM TYPE TS (RUBBER, VULCANIZED THERMOSET) 1/8" THICK, FURNISHED IN COILS IN STYLES AND SIZES INDICATED IN THE CONSTRUCTION DOCUMENTS WITH JOB-FORMED INSIDE AND OUTSIDE CORNERS
- INSTALLATION ACCESSORIES I. LEVELING AND PATCHING COMPOUNDS: LATEX-MODIFIED, PORTLAND CEMENT, OR BLENDED HYDRAULIC CEMENT-BASED FORMULATION PROVIDED OR APPROVED BY FLOORING MANUFACTURER TO SUIT RESILIENT PRODUCTS AND SUBSTRATE CONDITIONS.
- 2. ADHESIVES: WATER-RESISTANT TYPE RECOMMENDED BY MANUFACTURER TO SUIT RESILIENT PRODUCTS AND SUBSTRATE CONDITIONS. SPREAD ONLY ENOUGH ADHESIVE TO PERMIT INSTALLATION OF MATERIALS BEFORE INITIAL SET. 3. MOLDINGS, TRANSITION AND EDGE STRIPS: SAME MATERIAL AS FLOORING.
- . INSTALLATION 1. PREPARE CONCRETE SUBSTRATES PER ASTM F 710. VERIFY THAT SUBSTRATES ARE DRY AND FREE OF CURING COMPOUNDS. SEALERS AND HARDENERS.
- 2. LAY OUT TILES SO WIDTHS AT OPPOSITE EDGES OF ROOM ARE EQUAL AND NOT LESS THAN HAI F-WIDTH 3. LAY TILES IN PATTERNS INDICATED WITH GRAIN DIRECTION ALTERNATING IN ADJACENT TILES, UNLESS NOTED OTHERWISE 4. CLEAN, SEAL, AND WAX RESILIENT FLOORING IN ACCORDANCE WITH MANUFACTURER'S
- INSTRUCTIONS. H. WALL BASE AND ACCESSORY INSTALLATION: 1. CONFIRM THAT SOLID BACKING IS PROVIDED BEHIND ALL WALL BASE. AREAS WHERE GYPSUM BOARD IS HELD MORE THAN 1/2" ABOVE SLAB SHALL BE FILLED IN PRIOR TO BASE INSTALLATION. 2. INSTALL WALL BASE WITH MANUFACTURER'S RECOMMENDED ADHESIVE IN MAXIMUM LENGTHS
- POSSIBLE. APPLY TO WALLS, COLUMNS, PILASTERS, CASEWORK, AND OTHER PERMANENT FIXTURES 3. INSTALL TRANSITION STRIPS WHERE FLOORING MATERIALS MEET OR WHERE EDGE OF TILE IS EXPOSED AS INDICATED IN THE FINISH SCHEDULE.
- 09 6813 TILE CARPETING A. <u>SUBMITTALS:</u> PRODUCT DATA AND SAMPLES OF EACH CARPET PRODUCT INDICATED. SUBMIT ACTUAL TILE SAMPLES OF EACH CARPET REQUIRED
- B. WARRANTY: PROVIDE SPECIAL PROJECT WARRANTY, SIGNED BY CONTRACTOR, INSTALLER AND MANUFACTURER (CARPET MILL), AGREEING TO REPAIR OR REPLACE DEFECTIVE MATERIALS AND WORKMANSHIP OF CARPETING WORK DURING 1-YEAR WARRANTY PERIOD FOLLOWING SUBSTANTIAL COMPLETION. ATTACH COPIES OF PRODUCT WARRANTIES
- C. ATTIC STOCK: FURNISH FULL-WIDTH CARPET EQUAL TO 5% OF EACH TYPE AND COLOR CARPET NSTALLED, PACKAGED WITH PROTECTIVE COVERING AND LABELED FOR STORAGE.
- D. PRODUCTS: PROVIDE CARPET IN PATTERNS AND COLORS AND WITH BACKINGS AS INDICATED IN THE CONSTRUCTION DOCUMENTS WITH CRITICAL RADIANT FLUX CLASSIFICATION CLASS I, NOT LESS THAN 0.45 W/SQ. CM PER ASTM E 648. ORDER ALL MATERIALS FROM THE SAME FACTORY DYE LOT.
- 1.TROWELABLE LEVELING AND PATCHING COMPOUNDS: LATEX-MODIFIED, HYDRAULIC-CEMENT-BASED FORMULATION PROVIDED OR RECOMMENDED BY CARPET MANUFACTURER. 2. ADHESIVES: WATER-RESISTANT, MILDEW-RESISTANT, NONSTAINING TYPE TO SUIT PRODUCTS AND SUBFLOOR CONDITIONS INDICATED, THAT COMPLIES WITH FLAMMABILITY REQUIREMENTS FOR INSTALLED CARPET AND IS RECOMMENDED OR PROVIDED BY CARPET MANUFACTURER.
- F. INSTALLATION: FOR CARPET TILE COMPLY CRI 104. SECTION 13 "CARPET MODULES (TILES)". 1. GENERAL: COMPLY WITH CRI'S "CRI CARPET INSTALLATION STANDARD" AND WITH CARPET MANUFACTURER'S WRITTEN INSTALLATION INSTRUCTIONS FOR PREPARING SUBSTRATES. 2. USE TROWELABLE LEVELING AND PATCHING COMPOUNDS, ACCORDING TO MANUFACTURER'S WRITTEN
- INSTRUCTIONS, TO FILL CRACKS, HOLES, DEPRESSIONS, AND PROTRUSIONS IN SUBSTRATES, FILL OR LEVEL CRACKS, HOLES AND DEPRESSIONS 1/8 INCH WIDE OR WIDER, AND PROTRUSIONS MORE THAN 1/32 INCH,
- UNLESS MORE STRINGENT REQUIREMENTS ARE REQUIRED BY MANUFACTURER'S WRITTEN INSTRUCTIONS. 3. BROOM AND VACUUM CLEAN SUBSTRATES TO BE COVERED IMMEDIATELY BEFORE INSTALLING CARPET. 4.LAY CARPET TILE IN PATTERN AS INDICATED ON CONSTRUCTION DOCUMENTS AND SO WIDTHS AT OPPOSITE EDGES OF ROOM ARE EQUAL AND NOT LESS THAN HALF-WIDTH.
- 5. TRIM CARPET NEATLY AND TIGHT TO WALLS AND AROUND INTERRUPTIONS. 6.INSTALL PATTERN PARALLEL TO WALLS AND BORDERS UNLESS OTHERWISE INDICATED.
- 7.DO NOT BRIDGE BUILDING EXPANSION JOINTS WITH CARPET. 8. CUT AND FIT CARPET TO BUTT TIGHTLY TO VERTICAL SURFACES, PERMANENT FIXTURES, AND BUILT-IN FURNITURE INCLUDING CABINETS, PIPES, OUTLETS, EDGINGS, THRESHOLDS, AND NOSINGS. BIND OR SEAL CUT
- EDGES AS RECOMMENDED BY CARPET MANUFACTURER. 9. EXTEND CARPET INTO TOE SPACES, DOOR REVEALS, CLOSETS, OPEN-BOTTOMED OBSTRUCTIONS, REMOVABLE FLANGES, ALCOVES, AND SIMILAR OPENINGS.
- 10. MAINTAIN REFERENCE MARKERS, HOLES, AND OPENINGS THAT ARE IN PLACE OR MARKED FOR FUTURE CUTTING BY REPEATING ON CARPET AS MARKED ON SUBFLOOR. USE NONPERMANENT, NONSTAINING
- MARKING DEVICE. 11. PROTECT CARPET AGAINST DAMAGE FROM CONSTRUCTION OPERATIONS AND PLACEMENT OF EQUIPMENT AND FIXTURES DURING THE REMAINDER OF CONSTRUCTION PERIOD. USE PROTECTION METHODS RECOMMENDED IN WRITING BY CARPET MANUFACTURER. 12. INSTALL TRANSITION STRIPS AT CARPET TERMINATIONS AS SPECIFIED ON THE CONSTRUCTION DOCUMENTS.
- A. <u>SUBMITTALS:</u> PRODUCT DATA AND SAMPLES OF EACH CARPET PRODUCT INDICATED. SUBMIT 18" X 27" SAMPLES
- OF EACH CARPET REQUIRED, AND 6" LENGTHS OF EXPOSED EDGE STRIPPING. B. WARRANTY: PROVIDE SPECIAL PROJECT WARRANTY, SIGNED BY CONTRACTOR, INSTALLER AND MANUFACTURER (CARPET MILL), AGREEING TO REPAIR OR REPLACE DEFECTIVE MATERIALS AND WORKMANSHIP OF CARPETING WORK DURING 1-YEAR WARRANTY PERIOD FOLLOWING SUBSTANTIAL COMPLETION. ATTACH COPIES OF PRODUCT WARRANTIES
- C. <u>ATTIC STOCK:</u> FULL-SIZE UNITS EQUAL TO 5 PERCENT OF AMOUNT INSTALLED FOR EACH TYPE INDICATED, BUT NOT LESS THAN 10 SQ. YD.
- A. APARTMENT UNIT CARPET SHALL BE SUPPLIED AND INSTALLED UNDER AN ALLOWANCES OF \$8.00/SQUARE YARD FOR THE PURCHASE AND DELIVERY OF THE CARPET MATERIAL ONLY. 1. COSTS FOR THE PAD ACCESSORIES, TAXES, LABOR, ETC. ARE NOT INCLUDED IN THE ALLOWANCES STATED ABOVE BUT SHALL BE INCLUDED IN THE BID PRICE FOR A COMPLETE INSTALLATION. B. CARPET PAD SHALL BE 1/2" - 6# DENSITY REBOND PAD AS REQUIRED FOR A COMPLETE INSTALLATION.
- 1.TROWELABLE LEVELING AND PATCHING COMPOUNDS: LATEX-MODIFIED, HYDRAULIC-CEMENT-BASED FORMULATION PROVIDED OR RECOMMENDED BY CARPET MANUFACTURER. 2. ADHESIVES: WATER-RESISTANT, MILDEW-RESISTANT, NONSTAINING TYPE TO SUIT PRODUCTS AND SUBFLOOR CONDITIONS INDICATED, THAT COMPLIES WITH FLAMMABILITY REQUIREMENTS FOR INSTALLED CARPET AND IS RECOMMENDED OR PROVIDED BY CARPET MANUFACTURER. 3. SEAM ADHESIVE: HOT-MELT ADHESIVE TAPE OR SIMILAR PRODUCT RECOMMENDED BY CARPET MANUFACTURER FOR SEALING AND TAPING SEAMS AND BUTTING CUT EDGES AT BACKING TO FORM SECURE SEAMS AND TO PREVENT PILE LOSS AT SEAMS. 4. TACKLESS CARPET STRIPPING: WATER RESISTANT PLYWOOD STRIPS, 3/8" THICK WITH ANGULAR PINS
- PROTRUDING FROM TOP DESIGNED TO GRIP AND HOLD STRETCHED CARPET AT THE BACKING. PROVIDE STRIPPING WITH 2 ROWS OF PINS. 5. CARPET EDGE GUARD: EXTRUDED ALUMINUM BEND DOWN TYPE EDGE GUARD; WITH CONCEALED GRIPPER TEETH AND MINIMUM 1-1/2" WIDE PUNCHED ANCHORAGE FLANGE AND MINIMUM 5/8" WIDE FACE
- 1. GENERAL: COMPLY WITH CRI'S "CRI CARPET INSTALLATION STANDARD" AND WITH CARPET MANUFACTURER'S WRITTEN INSTALLATION INSTRUCTIONS FOR PREPARING SUBSTRATES. 2. USE TROWELABLE LEVELING AND PATCHING COMPOUNDS, ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS, TO FILL CRACKS, HOLES, DEPRESSIONS, AND PROTRUSIONS IN SUBSTRATES. FILL OR LEVEL CRACKS, HOLES AND DEPRESSIONS 1/8 INCH WIDE OR WIDER, AND PROTRUSIONS MORE THAN 1/32 INCH, UNLESS MORE STRINGENT REQUIREMENTS ARE REQUIRED BY MANUFACTURER'S WRITTEN INSTRUCTIONS. 3.BROOM AND VACUUM CLEAN SUBSTRATES TO BE COVERED IMMEDIATELY BEFORE INSTALLING CARPET. 4.UNIT INSTALLATION, STRETCH-IN INSTALLATION WITH PAD. 5.COMPLY WITH CARPET MANUFACTURER'S WRITTEN INSTRUCTIONS AND SHOP DRAWINGS FOR SEAM LOCATIONS AND DIRECTION OF CARPET; MAINTAIN UNIFORMITY OF CARPET DIRECTION AND LAY OF PILE. AT DOORWAYS, CENTER SEAMS UNDER THE DOOR IN CLOSED POSITION.
- 6.INSTALL PATTERN PARALLEL TO WALLS AND BORDERS UNLESS OTHERWISE INDICATED. 7.DO NOT BRIDGE BUILDING EXPANSION JOINTS WITH CARPET. 8. CUT AND FIT CARPET TO BUTT TIGHTLY TO VERTICAL SURFACES, PERMANENT FIXTURES, AND BUILT-IN FURNITURE INCLUDING CABINETS, PIPES, OUTLETS, EDGINGS, THRESHOLDS, AND NOSINGS. BIND OR SEAL CUT EDGES AS RECOMMENDED BY CARPET MANUFACTURER. 9. EXTEND CARPET INTO TOE SPACES, DOOR REVEALS, CLOSETS, OPEN-BOTTOMED OBSTRUCTIONS, REMOVABLE FLANGES, ALCOVES, AND SIMILAR OPENINGS. 10. MAINTAIN REFERENCE MARKERS, HOLES, AND OPENINGS THAT ARE IN PLACE OR MARKED FOR FUTURE CUTTING BY REPEATING ON CARPET AS MARKED ON SUBFLOOR. USE NONPERMANENT, NONSTAINING MARKING DEVICE.
- 11. PROTECT CARPET AGAINST DAMAGE FROM CONSTRUCTION OPERATIONS AND PLACEMENT OF EQUIPMENT AND FIXTURES DURING THE REMAINDER OF CONSTRUCTION PERIOD. USE PROTECTION METHODS RECOMMENDED IN WRITING BY CARPET MANUFACTURER.
- 09 9000 PAINTING AND COATING A. SUBMITTALS: PRODUCT DATA AND THREE (3) DRAW-DOWN SAMPLES OF EACH COLOR AND SHEEN
- B. ATTIC STOCK: FURNISH ONE (1) GALLON OF EACH PAINT COLOR AND SHEEN, IN CONTAINERS, PROPERLY LABELED AND SEALED.
- C. PRODUCTS: PROVIDE MANUFACTURER'S BEST QUALITY PAINTS OF COLOR AND SHEEN AS INDICATED IN THE CONSTRUCTION DOCUMENTS THAT ARE FORMULATED AND RECOMMENDED BY MANUFACTURER FOR APPLICATION INDICATED. PROVIDE MATERIALS THAT ARE COMPATIBLE WITH ONE ANOTHER AND WITH SUBSTRATES.
- D. PAINT SYSTEMS 1. ALL PAINT. STAIN. AND VARNISH SHALL BE PRODUCTS OF DEVOE, KWAL, SHERWIN WILLIAMS, PPG INDUSTRIES, PRATT & LAMBERT OR APPROVED EQUAL 2. ALL MATERIAL SHALL BE OF THE STANDARD RESIDENTIAL GRADE OF THE TYPES DESIGNATED.
- 3. ALL MATERIAL SHALL BE DELIVERED TO THE JOB SITE IN THE ORIGINAL, UNOPENED, LABELED CONTAINERS. COLORS NOT SPECIFICALLY CALLED FOR IN THE PAINT SCHEDULE WILL BE SELECTED BY THE ARCHITECT.

- 09 9000 PAINTING AND COATING (CONTINUED)
- E. APPLICATION / INSTALLATION: EQUIPMENT: APPLY COATINGS BY BRUSH, ROLLER, SPRAY, OR OTHER APPLICATORS ACCORDING TO COATING MANUFACTURER'S WRITTEN INSTRUCTIONS. WHEN SPRAYED. EXTERIOR COATINGS SHALL BE BACK-ROLLED FOLLOWING SPRAY APPLICATION. USE ROLLERS FOR FINISH COAT ON INTERIOR WALLS AND CEILINGS. 2. PIGMENTED (OPAQUE) FINISHES: COMPLETELY COVER SURFACES TO PROVIDE A SMOOTH, OPAQUE SURFACE OF UNIFORM APPEARANCE. PROVIDE A FINISH FREE OF CLOUDINESS, SPOTTING, HOLIDAYS, LAPS, BRUSH MARKS, RUNS, SAGS, ROPINESS, OR OTHER SURFACE IMPERFECTIONS. 3. APPLY PRODUCTS PER MANUFACTURER RECOMMENDED GUIDELINES. PRODUCT COVERAGE MINIMUM ONE
- MANUFCTURER PRODUCT DATA SHEETS. A. Exterior Work:
- 1. ALL EXTERIOR GALVANIZED METAL FLASHINGS, CONNECTORS, ETC.
- 2. ALL EXPOSED STEEL FRAMES, ANGLES,
- 3. ALL EXPOSED MISC. FERROUS METAL ITEMS
- INCLUDING RAILS, PLATES, ANGLES, BOLTS, GRATES, CONDUITS, POSTS, PIPING, ETC. 4. ALL UNPRIMED EXTERIOR MILLWORK, TRIM, SMOOTH WOOD MATERIALS, ETC. SEMI-GLOSS PAINT.
- 5. PRIMED MILLWORK AND TRIM.
- 6. ROUGH SAWN TRIM, BEAMS, COLUMNS,
- 7. PRIMED METAL ENTRY DOORS, FRENCH

DOORS AND METAL FRAMES, GARAGE DOORS.

- 8. ANY OTHER PAINTING REQUIRED BY
- THE DRAWINGS. B. INTERIOR WORK:

ETC.

- 1. GYPSUM BOARD WALLS EXCEPT IN KITCHENS, BATHROOMS, LAUNDRIES AND COMMON AREA CORRIDORS, UNLESS SCHEDULED FOR WALLCOVERING
- 2. GYPSUM BOARD WALLS IN KITCHENS, BATHROOMS AND LAUNDRIES UNLESS SCHEDULED FOR WALLCOVERING OR TILE.
- 3. GYPSUM BOARD WALLS IN COMMON AREA CORRIDORS
- 4. GYPSUM BOARD CEILINGS.
- 5. DOOR CASINGS, BASE, WOOD, MILL-WORK, ETC. (PRE-PRIMED.)
- 6. PRIMED HARDWOOD DOORS.
- 7. ALL MISCELLANEOUS FERROUS METAL, INCLUDING GRILLES, REGISTERS, ETC.
- 8. ANY OTHER PAINTING WORK REQUIRED BY THE DRAWINGS.
- A. SUBMITTALS: PRODUCT DATA FOR SETTING AND GROUTING MATERIALS AND THREE (3) SAMPLES OF EACH TILE SPECIFIED FOR VERIFICATION PURPOSES. B. ATTIC STOCK: FURNISH 2% OF EACH TYPE OF CERAMIC TILE PACKAGED WITH PROTECTIVE COVERING
- AND LABELED FOR STORAGE. C. BASIS OF DESIGN: SEE DRAWING SCHEDULES.
- D. <u>TILE:</u> COMPLY WITH STANDARD GRADE REQUIREMENTS IN ANSI A137.1 "SPECIFICATIONS FOR CERAMIC TILE" FOR PRODUCTS AND SIZES INDICATED IN THE CONSTRUCTION DOCUMENTS. E. INSTALLATION MATERIALS:
- 1. THIN-SET MORTAR: A. TYPICAL INTERIOR INSTALLATIONS: LATEX/POLYMER MODIFIED PORTLAND CEMENT COMPLYING WITH ANSI A108.5 AND ANSI 118.4. 2. GROUT: UNSANDED FOR JOINTS 1/16" WIDTH OR LESS, SANDED FOR JOINTS GREATER THAN 1/16" IN COLOR INDICATED IN SCHEDULE OR TO BE SELECTED BY ARCHITECT AND OWNER. A. TYPICAL INTERIOR INSTALLATIONS: STANDARD CEMENT GROUT WITH INTEGRAL STAIN
- INHIBITORS (TEC ACCUCOLOR XT, OR EQUAL) 3. SETTING BED ACCESSORIES: ANSI A 108.1A
- . INSTALLATION METHODS: COMPLY WITH TILE INSTALLATION STANDARDS IN ANSI'S "SPECIFICATIONS FOR THE INSTALLATIONS OF CERAMIC TILE" AND TCA'S "HANDBOOK FOR CERAMIC TILE INSTALLATION" THAT APPLY TO THE MATERIALS AND METHODS INDICATED BELOW:
- 1. WHERE CUT TILE IS SPECIFIED AS THE TOP COURSE ON WALL WAINSCOTING OR WALL BASE WITH AN EXPOSED TOP EDGE, THE FACTORY EDGE SHALL BE USED AS THE EXPOSED EDGE.
- H. <u>CONFLICTS:</u> IF NOT ADDRESSED ON DRAWINGS, WHERE ELECTRICAL DEVICES OR TOILET ACCESSORIES STRADDLE THE TRANSITION FROM THE TOP EDGE OF WAINSCOT WALL TILE TO GYPSUM BOARD SUBSTRATE, CONTACT ARCHITECT FOR RESOLUTION.
- 1. JOINT SIZE: SET TILE WITH THE SMALLEST GROUT JOINT ACHIEVABLE AND AS RECOMMENDED
- BY THE MFR. BASED ON THE TILE PRODUCT AND SUBSTRATE CONDITIONS, UNLESS NOTED 2. TILE PATTERN: LAY TILE IN PATTERNS AS INDICATED IN THE CONSTRUCTION DOCUMENTS.
- ALIGN JOINTS WHERE ADJOINING TILES ON FLOOR, BASE, WALLS, AND TRIM ARE THE SAME SIZE, UNLESS INDICATED OTHERWISE
- 3. INSTALLATION: INSTALL GROUT PER MANUFACTURER'S INSTRUCTIONS, EXERCISING CARE TO AVOID REMOVAL OF GROUT COLOR BY USE OF EXCESS WATER DURING INSTALLATION. FADED OR CHALKY GROUT SHALL BE CAUSE FOR REJECTION. 4. SEALER: AFTER FULLY CURED, GROUT SHALL BE SEALED WITH TWO (2) COATS OF COMMERCIAL
- QUALITY PENETRATING SILICONE SEALER. 09 5100 - ACOUSTICAL CEILINGS
- A. <u>SUBMITTALS</u>: PRODUCT DATA ONLY
- 3. <u>ATTIC STOCK:</u> FURNISH 2% OF EACH TYPE OF CEILING TILE PACKAGED WITH PROTECTIVE COVERING AND LABELED FOR STORAGE.
- C. ACOUSTICAL TILE PRODUCTS: PROVIDE CEILING TILE IN TYPE AND SIZES INDICATED IN THE CONSTRUCTION DOCUMENTS COMPLYING WITH ASTM E 1264, CLASS A MATERIALS, TESTED PER ASTM
- D. <u>SUSPENSION SYSTEM:</u> PROVIDE HEAVY DUTY, DIRECT-HUNG, SUSPENSION SYSTEMS AS INDICATED IN THE CONSTRUCTION DOCUMENTS COMPLYING WITH ASTM C 635. FURNISH ALUMINUM GRID IN SHOWERS, KITCHENS, AND OTHER HIGH-HUMIDITY AREAS. 1. ATTACHMENT DEVICES: SIZE FOR FIVE (5) TIMES THE DESIGN LOAD INDICATED IN ASTM C 635, TABLE 1, DIRECT HUNG UNLESS OTHERWISE INDICATED.
- 2. WIRE HANGERS, BRACES, AND TIES: ZINC-COATED CARBON-STEEL WIRE; ASTM A 641/ (A 641 M). CLASS 1 ZINC COATING, SOFT TEMPER WITH A YIELD STRENGTH AT LEAST THREE (3) TIMES THE HANGER DESIGN LOAD (ASTM C 635, TABLE 1, DIRECT HUNG), BUT NOT LESS THAN 0.135" DIAMFTER WIRE
- 3. SEISMIC STRUTS: MANUFACTURER'S STANDARD PRODUCT DESIGNED TO ACCOMMODATE SEISMIC FORCES. 4. HOLD-DOWN CLIPS: PROVIDE HOLD-DOWN CLIPS ON CEILING TILE IN ENTRANCE VESTIBULES, OMPUTER ROOMS EMPLOYING DRY CHEMICAL FIRE-SUPPRESSION SYSTEMS, AND OTHER
- AREAS AS INDICATED. F. INSTALLATION: COMPLY WITH ASTM C 636 AND CISCA'S "CEILING SYSTEMS HANDBOOK". I. SEQUENCE WORK TO ENSURE ACOUSTICAL CEILINGS ARE NOT INSTALLED UNTIL BUILDING IS ENCLOSED, SUFFICIENT HEAT IS PROVIDED, DUST GENERATION ACTIVITIES HAVE TERMINATED, AND OVERHEAD WORK IS COMPLETED, TESTED, AND APPROVED. 2. INSTALL CEILING GRID AS INDICATED TO BE SYMMETRICAL ABOUT BOTH AXES OF EACH ROOM
- USING NOT LESS THAN HALF-SIZE TILE UNLESS INDICATED OTHERWISE ON THE REFLECTED CEILING PLAN. 3. SUPPORT SUSPENSION SYSTEM INDEPENDENTLY OF DUCTS, PIPES, AND CONDUITS. 4. SUPPORT FIXTURE LOADS USING SUPPLEMENTARY HANGERS LOCATED WITHIN 6" OF EACH
- CORNER OR SUPPORT FIXTURES INDEPENDENTLY.
- 5. PROVIDE MATCHING PERIMETER MOLDING INSTALLED IN BEAD OF ACOUSTICAL SEALANT AT ALL LOCATIONS WHERE CEILING INTERSECTS VERTICAL SURFACES. USE MATCHING PRE-FORMED CLOSURES AT ROUND OR CURVED OBSTRUCTIONS.
- 6. FIELD-CUT EDGES SHALL MATCH PROFILE OF FACTORY EDGES.

COAT OF PRIMER AND TWO FINAL COATS ON MATERIALS.APPLY PRODUCTS TO MATERIALS APPROVED BY

ONE COAT COMMERCIAL METAL ETCH. ONE COAT EXTERIOR METAL PRIMER. TWO COATS EXTERIOR SEMI-GLOSS METAL PAINT.

TWO COATS SEMI-GLOSS METAL PAINT. (PRIME COAT CHANNELS, POSTS, RAILINGS, BEAMS, ETC. SURFACES THAT ARE NOT PRIMED.) TWO COATS SEMI-GLOSS METAL PAINT. (PRIME COAT SURFACES THAT ARE NOT PRIMED.)

PRIME AND BACK LATEX PRIMER. TWO COATS OF EXTERIOR LATEX SATIN OR

TOUCH-UP PRIME. TWO COATS OF EXTERIOR 100% SATIN OR SEMI-GLOSS ACRYLIC LATEX PAINT. ONE COAT PRIMER. TWO COATS EXTERIOR

HEAVY BODIED STAIN. PATCH DENTS, TOUCH UP PRIMER, TWO COATS OF OIL BASE SEMI-GLOSS PAINT

INSIDE AND OUTSIDE. TWO COATS TO MATCH ADJACENT SURFACES

ONE COAT OF PRIME LATEX PAINT AND ONE FINISH COAT OF LATEX EGGSHELL WALL PAINT. (TWO COATS IF REQUIRED TO ACHIEVE FULL COVERAGE.) ONE WALL IN EACH APARTMENT UNIT LIVING SPACE AND EACH BEDROOM SHALL BE PAINTED ACCENT COLORS.

ONE COAT OF EPOXY COMPATABLE PRIMER PAINT AND ONE FINISH COAT OF EPOXY EGGSHELL WALL PAINT. (TWO COATS IF REQUIRED TO ACHIEVE FULL COVFRAGE)

ONE COAT OF PRIME LATEX PAINT AND ONE FINISH COAT OF SCRUBABLE LATEX FLAT WALL PAINT. (TWO COATS IF REQUIRED TO ACHIEVE FULL COVERAGE.) TWO COATS OF LATEX FLAT PAINT.

TWO COATS OF CLASS II VAPOR RETARDER PAINT AT CEILINGS ADJACENT TO ATTICS. ONE PRIME COAT OF LATEX PAINT, ONE

COAT LATEX PAINT AND ONE FINISH COAT OF LATEX SEMI-GLOSS PAINT

ONE COAT OF LATEX PAINT AND ONE FINISH COAT OF LATEX SEMI-GLOSS PAINT. TWO COATS METAL PAINT TO MATCH

ADJACENT SURFACES UNLESS FACTORY PREFINISHED WHITE

FINISH TO MATCH SIMILAR CONDITIONS.

DIVISION 10 - SPECIALTIES

10 2800 TOILET AND BATH ACCESSORIES

A. REFERENCE CONSTRUCTION DRAWINGS & SCHEDULES FOR TYPE, QUANTITY, AND LOCATIONS OF TOILET AND BATH ACCESSORIES. 3. <u>SUBMITTALS</u> 1. PRODUCT DATA: MANUFACTURER'S DATA SHEETS ON EACH PRODUCT TO BE USED, INCLUDING:

2. PREPARATION INSTRUCTIONS AND RECOMMENDATIONS. 3. STORAGE AND HANDLING REQUIREMENTS AND RECOMMENDATIONS. 4. INSTALLATION METHODS.

B. INSTALLATION:

1. INSTALLER MUST EXAMINE SUBSTRATES, PREVIOUSLY INSTALLED INSERTS AND ANCHORAGES NECESSARY FOR MOUNTING OF TOILET ACCESSORIES, AND OTHER CONDITIONS UNDER WHICH INSTALLATION IS TO OCCUR. AND MUST NOTIFY CONTRACTOR IN WRITING OF CONDITIONS DETRIMENTAL

TO PROPER AND TIMELY COMPLETION OF WORK. DO NOT PROCEED WITH WORK UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED IN MANNER ACCEPTABLE TO INSTALLER. 2. INSTALL ACCESSORIES ACCORDING TO RESPECTIVE MANUFACTURERS' WRITTEN INSTRUCTIONS, USING FASTENERS APPROPRIATE TO SUBSTRATE INDICATED AND RECOMMENDED BY UNIT MANUFACTURER. NSTALL UNITS LEVEL, PLUMB, AND FIRMLY ANCHORED IN LOCATIONS AND AT HEIGHTS INDICATED. ADHESIVE

INSTALLATIONS ARE NOT PERMITTED. 3. MOUNTING HEIGHTS SHALL BE AS RECOMMENDED BY THE ACCESSORY MANUFACTURER AND AT HEIGHTS RECOMMENDED BY USE FOR PHYSICALLY HANDICAPPED TO COMPLY WITH THE AMERICANS WITH DISABILITIES ACT 4. GRAB BARS: INSTALL TO WITHSTAND A DOWNWARD LOAD OF AT LEAST 250 LBF, WHEN TESTED

ACCORDING TO ASTM F 446. 5. ADJUST ACCESSORIES FOR PROPER OPERATION AND VERIFY THAT MECHANISMS FUNCTION SMOOTHLY. 6. CLEAN AND POLISH ALL EXPOSED SURFACES AFTER REMOVING PROTECTIVE COATINGS.

10 3000 SOLID PLASTIC TOILET COMPARTMENTS A. REFERENCE CONSTRUCTION DRAWINGS & SCHEDULES FOR TYPE, QUANTITY, AND LOCATIONS OF TOILET

- AND BATH ACCESSORIES. B. PRODUCTS BASIS OF DESIGN: ECLIPSE TOILET PARTITIONS AS MANUFACTURED BY AND SUPPLIED BY SCRANTON 1. STYLE: FLOOR MOUNTED OVERHEAD-BRACED TOILET COMPARTMENTS. 2. DOORS AND PANELS: HIGH DENSITY POLYETHYLENE (HDPE), FABRICATED FROM SEQ
- CHAPTER 1 EXTRUDED POLYMER RESINS, FORMING SINGLE THICKNESS PANEL. A. WATERPROOF AND NONABSORBENT, WITH SELF-LUBRICATING SURFACE, RESISTANT TO MARKS BY PENS, PENCILS, MARKERS, AND OTHER WRITING INSTRUMENTS. B. THICKNESS: 1 INCH (25 MM).
- C. EDGES: SHIPLAP. 3. PANEL COLOR: TRADITIONAL SERIES:1. SHALE - ORANGE PEEL. 4. DOORS AND PANELS: HIGH PRIVACY: HEIGHT: 62 INCHES (1575 MM) HIGH AND MOUNTED AT 8 TO 14 INCHES (203 TO 356 MM) ABOVE THE FINISHED FLOOR.
- . PRODUCT DATA: MANUFACTURER'S DATA SHEETS ON EACH PRODUCT TO BE USED, INCLUDING:
- 2. PREPARATION INSTRUCTIONS AND RECOMMENDATIONS. 3. STORAGE AND HANDLING REQUIREMENTS AND RECOMMENDATIONS. 4. INSTALLATION METHODS.
- 5. SHOP DRAWINGS: PROVIDE LAYOUT DRAWINGS AND INSTALLATION DETAILS WITH LOCATION AND TYPE OF HARDWARE REQUIRED.
- 6. SELECTION SAMPLES: FOR EACH FINISH PRODUCT SPECIFIED, TWO COMPLETE SETS OF COLOR CHIPS REPRESENTING MANUFACTURER'S FULL RANGE OF AVAILABLE COLORS AND PATTERNS.
- D. POSTS, RAILS AND HARDWARE 1. METAL POSTS: 82.75 INCHES (2102 MM) HIGH, HEAVY DUTY EXTRUDED ALUMINUM, CLEAR ANODIZED FINISH, FASTENED TO FOOT WITH STAINLESS STEEL TAMPER RESISTANT SCREW.
- 2. HIDDEN SHOE (FOOT): ONE-PIECE MOLDED POLYETHYLENE INVISIBLE SHOE INSERTED INTO METAL POST AND SECURED TO METAL POST WITH STAINLESS STEEL TAMPER RESISTANT SCREW.
- 3. HEADRAIL CAP AND CORNER CAP: ONE-PIECE MOLDED POLYETHYLENE SECURED TO METAL POST WITH STAINLESS STEEL TAMPER RESISTANT SCREW: ADJUSTABLE TO LEVEL HEADRAIL TO FINISHED FLOOR. 4. WALL BRACKETS: CONTINUOUS HEAVY DUTY EXTRUDED ALUMINUM, CLEAR ANODIZED FINISH, INSERTED
- INTO SLOTTED PANEL AND FASTENED TO PANELS WITH STAINLESS STEEL TAMPER RESISTANT SCREWS. 5. HEADRAIL: HEAVY DUTY EXTRUDED ALUMINUM, CLEAR ANODIZED FINISH, SECURED TO WALL WITH STAINLESS STEEL TAMPER SCREWS.
- 6 DOOR HARDWARE A. HINGES: EDGE-MOUNTED HELIX STYLE STAINLESS STEEL CONTINUOUS HINGE, CLOSING DEGREE: 5 DEGREES, COMES TO A FULL CLOSE ON ITS OWN WEIGHT B.OCCUPANCY INDICATOR LATCH AND HOUSING: MATERIAL: SATIN STAINLESS STEEL. OCCUPANCY INDICATORS: GREEN FOR OCCUPIED AND RED NOT OCCUPIED. SLIDE BOLT AND BUTTON. C.COAT HOOK AND DOOR BUMPER COMBINATION: MATERIAL: CHROME PLATED ZAMAK. HANDICAP DOOR: EQUIP WITH SECOND DOOR PULL AND DOOR STOP.
- D. DOOR PULLS: CHROME PLATED ZAMAK:
- 1. CLEAN SURFACES THOROUGHLY PRIOR TO INSTALLATION. 2. INSTALL IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND APPROVED SHOP DRAWINGS. 3. INSTALL PARTITIONS RIGID, STRAIGHT, PLUMB, AND LEVEL.
- 4. LOCATE BOTTOM EDGE OF DOORS AND PANELS ____ INCHES ABOVE FINISHED FLOOR. 5. CLEARANCE AT VERTICAL EDGES OF DOORS SHALL BE UNIFORM TOP TO BOTTOM AND SHALL NOT EXCEED 3/8 INCH (9.5 MM) 6. NO EVIDENCE OF CUTTING, DRILLING, AND/OR PATCHING SHALL BE VISIBLE ON THE FINISHED WORK.
- 7. FINISHED SURFACES SHALL BE CLEANED AFTER INSTALLATION AND BE LEFT FREE OF IMPERFECTIONS. 8. ADJUST DOORS AND LATCHES TO OPERATE CORRECTLY. 9. PROTECT INSTALLED PRODUCTS UNTIL COMPLETION OF PROJECT. 10. TOUCH-UP, REPAIR OR REPLACE DAMAGED PRODUCTS BEFORE SUBSTANTIAL COMPLETION.
- 10 4400 FIRE PROTECTION SPECIALTIES
- A. REFERENCE CONSTRUCTION DRAWINGS FOR TYPE, SIZE AND LOCATIONS OF FIRE EXTINGUISHERS AND CABINETS.

DIVISION 11 - EQUIPMEN

- 11 3000 APPLIANCES A. REFERENCE CONSTRUCTION DRAWINGS FOR QUANTITY, AND LOCATION OF APPLIANCES TO BE FURNISHED BY OWNER.
- 12 3661 STONE COUNTERTOPS A. REFERENCE CONSTRUCTION DRAWINGS & SCHEDULES FOR TYPE, QUANTITY, AND LOCATIONS OF TOILET AND BATH ACCESSORIES.
- B. <u>SUBMITTALS</u>: INCLUDE PLANS, SECTIONS, DETAILS, AND ATTACHMENTS TO OTHER WORK: 1. PRODUCT DATA :FOR EACH STONE, STONE ACCESSORY, AND MANUFACTURED PRODUCT. 2. STORAGE AND HANDLING REQUIREMENTS AND RECOMMENDATIONS.
- 3. SAMPLES: FOR EACH STONE TYPE INDICATED.
- I. FIELD MEASUREMENTS: VERIFY DIMENSIONS OF CONSTRUCTION TO RECEIVE STONE COUNTERTOPS BY FIELD MEASUREMENTS BEFORE FABRICATION.
- 1. SOURCE LIMITATIONS FOR STONE: OBTAIN STONE FROM A SINGLE QUARRY WITH RESOURCES TO PROVIDE MATERIALS OF CONSISTENT QUALITY IN APPEARANCE AND PHYSICAL PROPERTIES.
- 2. QUARTZ: MATERIAL STANDARD: COMPLY WITH ASTM C 615. 3. ALL COUNTERTOPS SHALL BE GRANITE AS SELECTED BY THE OWNER WITH SQUARE EDGES AND MATCHING SIDE AND BACKSPLASHES. TOP AND BOTTOM EXPOSED EDGES SHALL BE SLIGHTLY EASED. 4. FINISH: POLISHED. 5. WATER CLEANABLE EPOXY ADHESIVE: ANSI A118.3., WATER • CLEANABLE EPOXY GROUT: ANSI A118.3,
- CHEMICAL RESISTANT, WATER · CLEANABLE, TILE SETTING AND GROUTING EPOXY. 6. SEALANT FOR COUNTERTOPS: MILDEW RESISTANT JOINT SEALANT: MILDEW RESISTANT, SINGLE COMPONENT, NONSAG, NEUTRAL CURING, SILICONE. COLOR: AS SELECTED BY ARCHITECT FROM MANUFACTURER'S FULL RANGE. 7. GROMMETS: 2 INCH ROUND GROMMETS BY DOUG MOCKETT & COMPANY, INC. OR APPROVED EQUAL.
- 1. SELECT MATERIAL FOR INTENDED USE TO PREVENT FABRICATED UNITS FROM CONTAINING CRACKS, SEAMS, AND STARTS THAT COULD IMPAIR STRUCTURAL INTEGRITY OR FUNCTION.
- 2. FABRICATE STONE COUNTERTOPS IN SIZES AND SHAPES REQUIRED TO COMPLY WITH REQUIREMENTS INDICATED 3. GENERAL: COMPLY WITH RECOMMENDATIONS IN MIA'S "DIMENSION STONE DESIGN MANUAL VI." 4. NOMINAL THICKNESS: PROVIDE THICKNESS INDICATED, BUT NOT LESS THAN 3 CM (EXCEPT APARTMENT
- UNIT BATHROOM COUNTERTOPS SHALL BE NOT LESS THAN 2CM). GAGE BACKS TO PROVIDE UNITS OF IDENTICAL THICKNESS 5. SPLASHES: PROVIDE 3/4 INCH THICK BACKSPLASHES AND END SPLASHES UNLESS OTHERWISE INDICATED
- 6. JOINTS: FABRICATE COUNTERTOPS WITHOUT JOINTS WHEREVER POSSIBLE. 7. CUTOUTS & HOLES: UNDERCOUNTER FIXTURES: MAKE CUTOUTS FOR UNDERCOUNTER FIXTURES IN SHOP USING TEMPLATE OR PATTERN FURNISHED BY FIXTURE MANUFACTURER. FORM CUTOUTS TO SMOOTH, EVEN CURVES. 8. COUNTER MOUNTED FIXTURES: PREPARE COUNTERTOPS IN SHOP FOR FIELD CUTTING OPENINGS FOR COUNTER MOUNTED FIXTURES. MARK TOPS FOR CUTOUTS AND DRILL HOLES AT CORNERS OF CUTOUT
- LOCATIONS. MAKE CORNER HOLES OF LARGEST RADIUS PRACTICAL. 9. FITTINGS: DRILL COUNTERTOPS IN SHOP FOR PLUMBING FITTINGS, UNDERCOUNTER SOAP DISPENSERS, AND SIMILAR ITEMS.
- 1. GENERAL: INSTALL COUNTERTOPS OVER PLYWOOD SUBTOPS WITH FULL SPREAD OF WATER CLEANABLE EPOXY ADHESIVE. 2. GENERAL: INSTALL COUNTERTOPS BY ADHERING TO SUPPORTS WITH WATER CLEANABLE EPOXY ADHESIVE
- 3. SET STONE TO COMPLY WITH REQUIREMENTS INDICATED. SHIM AND ADJUST STONE TO LOCATIONS INDICATED, WITH UNIFORM JOINTS OF WIDTHS INDICATED AND WITH EDGES AND FACES ALIGNED ACCORDING TO ESTABLISHED RELATIONSHIPS. 4. SPACE JOINTS WITH 1/16. INCH GAP FOR FILLING WITH SEALANT. USE TEMPORARY SHIMS TO ENSURE
- UNIFORM SPACING. CLAMP UNITS TO TEMPORARY BRACING, SUPPORTS, OR EACH OTHER TO ENSURE THAT COUNTERTOPS ARE PROPERLY ALIGNED AND JOINTS ARE OF SPECIFIED WIDTH. 5. COMPLETE CUTOUTS NOT FINISHED IN SHOP. MASK AREAS OF COUNTERTOPS ADJACENT TO CUTOUTS TO PREVENT DAMAGE WHILE CUTTING. USE POWER SAWS WITH DIAMOND BLADES TO CUT STONE. MAKE CUTOUTS TO ACCURATELY FIT ITEMS TO BE INSTALLED, AND AT RIGHT ANGLES TO FINISHED SURFACES UNLESS
- BEVELING IS REQUIRED FOR CLEARANCE. EASE EDGES SLIGHTLY TO PREVENT SNIPPING. 6. INSTALL BACKSPLASHES AND END SPLASHES BY ADHERING TO WALL WITH WATER • CLEANABLE EPOXY ADHESIVE, LEAVE 1/16 INCH GAP BETWEEN COUNTERTOP AND SPLASHES FOR FILLING WITH SEALANT. USE TEMPORARY SHIMS TO ENSURE UNIFORM SPACING.
- 7. GROUT JOINTS TO COMPLY WITH ANSI A108.10. REMOVE TEMPORARY SHIMS BEFORE GROUTING. TOOL GROUT UNIFORMLY AND SMOOTHLY WITH PLASTIC TOOL. 8. APPLY SEALANT TO JOINTS AND GAPS SPECIFIED FOR FILLING WITH SEALANT; COMPLY WITH
- SECTION 079200 "JOINT SEALANTS." REMOVE TEMPORARY SHIMS BEFORE APPLYING SEALANT.
- 9. ASSURE THAT SEAMS ARE SMOOTH, LEVEL AND TIGHT. SEAMS SHALL BE FILLED ENTIRELY SO FLUSH WITH COUNTERTOP, POLISH SURFACE AT SEAM, ASSURE THAT FILLER IS "NON-YELLOWING." 10. CLEANING: CLEAN COUNTERTOPS AS WORK PROGRESSES. REMOVE ADHESIVE, GROUT
- MORTAR, AND SEALANT SMEARS IMMEDIATELY. CLEAN STONE COUNTERTOPS NO FEWER THAN SIX DAYS AFTER COMPLETION OF INSTALLATION, USING CLEAN WATER AND SOFT RAGS, DO NOT USE WIRE BRUSHES. ACID TYPE CLEANING AGENTS, CLEANING COMPOUNDS WITH CAUSTIC OR HARSH FILLERS, OR OTHER MATERIALS OR METHODS THAT COULD DAMAGE STONE. 11.SEALER APPLICATION: APPLY STONE SEALER TO COMPLY WITH STONE PRODUCER'S AND SEALER
- MANUFACTURER'S WRITTEN INSTRUCTIONS.

3. SAMPLES: FOR EACH STONE TYPE INDICATED. BONDED TO SUBSTRATE. COVERED WITH MATCHING LAMINATE. MANUFACTURERS: 1. REFER TO FINISH LEGEND. CONSISTENT THROUGHOUT THICKNESS. MANUFACTURERS: SUBSTRATE BOARD OF 5/8 INCH. EPOXY ADHESIVE ADHESIVE METHODS THAT COULD DAMAGE STONE. DIVISION 32 - EXTERIOR IMPROVEMENTS 32 3113 - FENCES, GATES & HARDWARE APPLICATIONS. INDICATED

12 3661 COUNTERTOPS A. REFERENCE CONSTRUCTION DRAWINGS & SCHEDULES FOR TYPE, QUANTITY, AND LOCATIONS OF TOILET AND BATH ACCESSORIES. B. SUBMITTALS: INCLUDE PLANS, SECTIONS, DETAILS, AND ATTACHMENTS TO OTHER WORK: 1. PRODUCT DATA FOR EACH STONE, STONE ACCESSORY, AND MANUFACTURED PRODUCT. 2. STORAGE AND HANDLING REQUIREMENTS AND RECOMMENDATIONS. . FIELD MEASUREMENTS: VERIFY DIMENSIONS OF CONSTRUCTION TO RECEIVE STONE COUNTERTOPS BY FIELD MEASUREMENTS BEFORE FABRICATION. 1. SOURCE LIMITATIONS FOR STONE: OBTAIN FROM A SINGLE SOURCE TO PROVIDE MATERIALS OF CONSISTENT QUALITY IN APPEARANCE AND PHYSICAL PROPERTIES. 1. QUALITY STANDARD: PREMIUM GRADE, IN ACCORDANCE WITH AWI/AWMAC/WI (AWS) OR AWMAC/WI (NAAWS), UNLESS NOTED OTHERWISE. 2. QUALITY STANDARD: SEFA 3 FOR LABORATORY WORKSURFACES. 3. PLASTIC LAMINATE COUNTERTOPS: HIGH-PRESSURE DECORATIVE LAMINATE (HPDL) SHEET A. LAMINATE SHEET: NEMA LD 3, GRADE HGS, 0.048 INCH NOMINAL THICKNESS. B. EXPOSED EDGE TREATMENT: AS NOTED , SUBSTRATE BUILT UP TO MINIMUM 1-1/4 INCH THICK; C. BACK AND END SPLASHES: SAME MATERIAL, SAME CONSTRUCTION. D. FABRICATE IN ACCORDANCE WITH AWI/AWMAC/WI (AWS) OR AWMAC/WI (NAAWS), SECTION 11 - COUNTERTOPS, CUSTOM GRADE. 4. NATURAL QUARTZ AND RESIN COMPOSITE COUNTERTOPS: SHEET OR SLAB OF NATURAL QUARTZ AND PLASTIC RESIN OVER CONTINUOUS SUBSTRATE. A. FLAT SHEET THICKNESS: 1-1/4 INCH, MINIMUM. B. NATURAL QUARTZ AND RESIN COMPOSITE SHEETS, SLABS AND CASTINGS, COMPLYING WITH ISFA 3-01 AND NEMA LD 3: ORTHOPHTHALIC POLYESTER RESIN, MINERAL FILLER, AND PIGMENTS; HOMOGENOUS, NON-POROUS AND CAPABLE OF BEING WORKED AND REPAIRED USING STANDARD WOODWORKING TOOLS; NO SURFACE COATING; COLOR AND PATTERN 1. REFER TO FINISH LEGEND FOR SOLID SURFACE AND CORIAN QUARTZ DESCRIPTIONS, MANUFACTURERS, PRODUCT NUMBERS, COLORS, SIZES AND CONTACT INFORMATION. C. FACTORY FABRICATE COMPONENTS TO THE GREATEST EXTENT PRACTICAL IN SIZES AND SHAPES INDICATED; COMPLY WITH THE MIA DIMENSION STONE DESIGN MANUAL. D. FINISH ON EXPOSED SURFACES: POLISHED. E. COLOR AND PATTERN: AS INDICATED ON DRAWINGS. I. SECURELY ATTACH COUNTERTOPS TO CABINETS OR SUPPORTS USING CONCEALED FASTENERS. MAKE FLAT SURFACES LEVEL; SHIM WHERE REQUIRED. 2. ATTACH PLASTIC LAMINATE COUNTERTOPS USING SCREWS WITH MINIMUM PENETRATION INTO 3. SEAL JOINT BETWEEN BACK/END SPLASHES AND VERTICAL SURFACES. 4. GENERAL: INSTALL COUNTERTOPS OVER PLYWOOD SUBTOPS WITH FULL SPREAD OF WATER CLEANABLE 5. GENERAL: INSTALL COUNTERTOPS BY ADHERING TO SUPPORTS WITH WATER CLEANABLE EPOXY 6. SET STONE TO COMPLY WITH REQUIREMENTS INDICATED. SHIM AND ADJUST STONE TO LOCATIONS INDICATED, WITH UNIFORM JOINTS OF WIDTHS INDICATED AND WITH EDGES AND FACES ALIGNED ACCORDING TO ESTABLISHED RELATIONSHIPS. 7. SPACE JOINTS WITH 1/16. INCH GAP FOR FILLING WITH SEALANT. USE TEMPORARY SHIMS TO ENSURE UNIFORM SPACING. CLAMP UNITS TO TEMPORARY BRACING, SUPPORTS, OR EACH OTHER TO ENSURE THAT COUNTERTOPS ARE PROPERLY ALIGNED AND JOINTS ARE OF SPECIFIED WIDTH. 8. COMPLETE CUTOUTS NOT FINISHED IN SHOP. MASK AREAS OF COUNTERTOPS ADJACENT TO CUTOUTS TO PREVENT DAMAGE WHILE CUTTING. USE POWER SAWS WITH DIAMOND BLADES TO CUT STONE. MAKE CUTOUTS TO ACCURATELY FIT ITEMS TO BE INSTALLED, AND AT RIGHT ANGLES TO FINISHED SURFACES UNLESS BEVELING IS REQUIRED FOR CLEARANCE. EASE EDGES SLIGHTLY TO PREVENT SNIPPING. 9. INSTALL BACKSPLASHES AND END SPLASHES BY ADHERING TO WALL WITH WATER CLEANABLE EPOXY ADHESIVE. LEAVE 1/16 INCH GAP BETWEEN COUNTERTOP AND SPLASHES FOR FILLING WITH SEALANT. USE TEMPORARY SHIMS TO ENSURE UNIFORM SPACING. 10. GROUT JOINTS TO COMPLY WITH ANSI A108.10. REMOVE TEMPORARY SHIMS BEFORE GROUTING. TOOL GROUT UNIFORMLY AND SMOOTHLY WITH PLASTIC TOOL 11. APPLY SEALANT TO JOINTS AND GAPS SPECIFIED FOR FILLING WITH SEALANT; COMPLY WITH SECTION 079200 "JOINT SEALANTS." REMOVE TEMPORARY SHIMS BEFORE APPLYING SEALANT 12. ASSURE THAT SEAMS ARE SMOOTH, LEVEL AND TIGHT. SEAMS SHALL BE FILLED ENTIRELY SO FLUSH WITH COUNTERTOP. POLISH SURFACE AT SEAM. ASSURE THAT FILLER IS "NON • YELLOWING." 13. CLEANING: CLEAN COUNTERTOPS AS WORK PROGRESSES. REMOVE ADHESIVE, GROUT, MORTAR, AND SEALANT SMEARS IMMEDIATELY. CLEAN STONE COUNTERTOPS NO FEWER THAN SIX DAYS AFTER COMPLETION OF INSTALLATION, USING CLEAN WATER AND SOFT RAGS. DO NOT USE WIRE BRUSHES, ACID TYPE CLEANING AGENTS, CLEANING COMPOUNDS WITH CAUSTIC OR HARSH FILLERS, OR OTHER MATERIALS OR 14. SEALER APPLICATION: APPLY STONE SEALER TO COMPLY WITH STONE PRODUCER'S AND SEALER MANUFACTURER'S WRITTEN INSTRUCTIONS. A. REFERENCE CONSTRUCTION DRAWINGS FOR QUANTITY, AND LOCATIONS 3.SUBMITTALS: THE CONTRACTOR SHALL PREPARE, AND SUBMIT TO THE ARCHITECT FOR APPROVAL, COMPLETE SHOP DRAWINGS FOR ALL WORK INCLUDED. PROVIDE PRODUCT DATA IN THE FORM OF MANUFACTURER'S TECHNICAL DATA, SPECIFICATIONS, AND INSTALLATIONS FOR FENCE, POSTS, GATE UPRIGHTS, POST CAPS, GATES, GATE HARDWARE AND ACCESSORIES. VERIFY LAYOUT INFORMATION FOR FENCES AND GATES SHOWN ON THE DRAWINGS IN RELATION TO THE PROPERTY SURVEY AND EXISTING STRUCTURES. VERIFY DIMENSIONS BY FIELD MEASUREMENTS. PROVIDE SAMPLES IN THE FORM OF 3" LENGTHS OF ACTUAL PRODUCT USED. WARRANTY: LIFETIME NON-PRORATED LIMITED TRANSFERABLE WARRANTY APPLIES TO ORIGINAL HOMEOWNER/CONSUMER, OR 30 YEAR NON-PRORATED LIMITED WARRANTY APPLIES TO COMMERCIAL D. BASIS OF DESIGN: DIGGER SPECIALTIES INC.(DSI), POLYVINYL FENCE SYSTEMS. TRI-MAX II, HEIGHT -72" E. <u>MATERIALS:</u> 1. POSTS, RAILS, PICKETS, GATE UPRIGHTS, POST CAPS, AND ACCESSORIES SHALL BE OF HIGH IMPACT, ULTRA VIOLET (U.V.) RESISTANT, RIGID PVC, AND SHALL COMPLY WITH ASTM D 1784, CLASS 14344B. 2.FENCE POSTS: ONE PIECE EXTRUDED, OF LENGTHS INDICATED AND PRE-ROUTED TO RECEIVE RAILS AT SPACING INDICATED. PROVIDE CROSS SECTION, WALL THICKNESS AND CORNER RADIUS MINIMUM TOLERANCES. 3.RAILS: ONE PIECE EXTRUDED, OF LENGTHS INDICATED PRE-ROUTED TO RECEIVE PICKETS AT SPACING PROVIDE CROSS SECTION, WALL THICKNESS AND CORNER RADIUS MINIMUM TOLERANCES. 4. PICKETS: ONE PIECE EXTRUDED, OF LENGTHS INDICATED. PROVIDE CROSS SECTION, WALL THICKNESS AND CORNER RADIUS MINIMUM TOLERANCES. PICKET SPACING FULL PRIVACY. 5.GATE UPRIGHTS: ONE PIECE EXTRUDED, OF LENGTHS INDICATED WITH ALUMINUM U CHANNEL INSERT. PROVIDE CROSS SECTION, WALL THICKNESS AND CORNER RADIUS MINIMUM TOLERANCES 6. POST CAPS: MOLDED, ONE PIECE. CROSS SECTION TO MATCH POST OR GATE SECTION. PROVIDE MINIMUM THICKNESS REQUIREMENTS. CONFIGURATION: FLAT OR FOUR-SIDED AS REQUIRED FOR INSTALLATION TO TOP OF POSTS AND GATE. ACCESSORIES: MANUFACTURERS' STANDARD GATE BRACE, SCREW CAPS, RAIL END REINFORCERS, AND OTHER ACCESSORIES AS REQUIRED. 7. STIFFENER CHANNELS, GALVANIZED STEEL STRUCTURAL CHANNEL. CONFIGURE CHANNELS FOR CONCEALED INSTALLATION WITHIN PVC RAILS WITH PRE-DRILLED HOLES FOR DRAINAGE. ALUMINUM EXTRUDED CHANNEL AVAILABLE UPON REQUEST. CROSS SECTION: 1.775 X 1.700 GALVANIZED STEEL CHANNEL THICKNESS: 0.040 GAUGE (MINIMUM). 8. FASTENERS AND ANCHORAGE: STAINLESS STEEL. ALL FASTENERS TO BE CONCEALED OR COLORED HEADS TO MATCH. PROVIDE SIZES AS RECOMMENDED BY FENCE MANUFACTURER. 9. PVC CEMENT: AS RECOMMENDED BY FENCE MANUFACTURER. 1. GENERAL: PROVIDE HARDWARE AND ACCESSORIES FOR EACH GATE ACCORDING TO THE FOLLOWING REQUIREMENTS: 2. HINGES: COLOR- BLACK, SIZE AND MATERIAL TO SUIT GATE SIZE, NON LIFT-OFF TYPE, SELF CLOSING, GLASS FILLED NYLON WITH ADJUSTER PLATE, OFFSET TO PERMIT 120 DEGREE GATE OPENING. PROVIDE ONE PAIR OF HINGES FOR EACH GATE. 3. LATCH: FINISH TO MATCH HINGE. MANUFACTURERS' STANDARD SELF LATCHING, GLASS FILLED NYLON AND STAINLESS STEEL COMPOSITION SINGLE OR DUAL ACCESS GRAVITY LATCH. PROVIDE ONE LATCH PER GATE. 4. HARDWARE: FINISH TO MATCH HINGE.STAINLESS STEEL. PROVIDE SIZES AS RECOMMENDED BY FENCE MANUFACTURER. 1. CONCRETE: PROVIDE CONCRETE CONSISTING OF PORTLAND CEMENT PER ASTM C 150, AGGREGATES PER ASTM C 33, AND POTABLE WATER. MIX MATERIALS TO OBTAIN CONCRETE WITH A MINIMUM 28-DAY COMPRESSIVE

WITH CLEAN WATER TO OBTAIN A 2 TO 3 INCH SLUMP.

I. INSTALLATION INSTALL COMPONENTS IN SEQUENCE AS RECOMMENDED BY FENCE MANUFACTURER.

- A. INSTALL FENCING AS INDICATED ON THE DRAWINGS PROVIDED. B. VARIATIONS FROM THE INSTALLATION INDICATED MUST BE APPROVED. C. VARIATIONS FROM THE FENCE AND GATE INSTALLATION INDICATED AND ALL COSTS FOR REMOVAL AND REPLACEMENT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- D. ALLOW MINIMUM 72 HOURS TO LET CONCRETE SET-UP BEFORE OPENING GATES. E. CLEANING, REMOVE ALL TRACES OF DIRT AND SOILED AREAS.

STRENGTH OF 2000 PSI. USE AT LEASE FOUR SACKS OF CEMENT PER CUBIC YARD, 1-INCH MAXIMUM SIZE AGGREGATE, 3-INCH MAXIMUM SLUMP. USE 1/2 INCH MAXIMUM SIZE AGGREGATE IN POST WHERE REQUIRED. 2. PACKAGES CONCRETE MIX: MIX DRY-PACKAGED NORMAL-WEIGHT CONCRETE CONFORMING TO ASTM C 387

1. INSTALL FENCE IN COMPLIANCE WITH MANUFACTURER'S WRITTEN INSTRUCTIONS. DURING INSTALLATION, PVC COMPONENTS SHALL BE CAREFULLY HANDLED AND STORED TO AVOID CONTACT WITH ABRASIVE SURFACES.



	12
	03_Abbreviation Schedule
Abbreviation +/-	Abbreviation Name PLUS OR MINUS
ADDNL	ADDITIONAL ADJACENT
AESS	ARCHITECTURALLY EXPOSED STRUCTURAL STEEL
AFF	ABOVE FINISHED FLOOR
ALT	ALTERNATE
AR	ANCHOR ROD
ARCH	ARCHITECT OR ARCHITECTURAL
B/	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 CLR	CENTERLINE
COL	COLUMN 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
JST	JOIST
K	KIPS (1000 LBS)
LCE	COMPRESSION EMBEDMENT LENGTH
LCS	COMPRESSION LAP SPLICE LENGTH
LLH	LONG LEG HORIZONTAL
LLV LSH	LONG LEG VERTICAL 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
P/C	PRECAST
PAF	POWDER ACTUATED FASTENER
PAR	PARALLEL
PEMB	PRE-ENGINEERED METAL BUILDING
PEN PERP	PENETRATION PERPENDICULAR
PL	PLATE
PLF PREFAB	POUNDS PER LINEAR FOOT 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
STIR	STIRRUPS
STL SW	STEEL SHEAR WALL
SYM	SYMMETRIC
T&B	TOP AND BOTTOM
T/	TOP OF
TRANS	TRANSVERSE
TYP	TYPICAL
UNO	UNLESS NOTED OTHERWISE
VERT	VERTICAL
W/	WITH
W/O	WITHOUT
WF	WIDE FLANGE WORK POINT
WP	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)]: ..20 PSF / 300# -- ROOF:.... -- GROUND LEVEL SLAB . ..100 PSF / 2.0 K 3. ROOF SNOW LOAD: -- GROUND SNOW LOAD (Pg):... ...20 PSF -- FLAT ROOF SNOW LOAD (Pf): .. 15.4 PSF -- SNOW EXPOSURE FACTOR (Ce):.....1.0, EXPOSURE B -- SNOW LOAD IMPORTANCE FACTOR (Is):.....1.0 -- THERMAL FACTOR (Ct):... ...1.1 (just above freezing) SLOPE FACTOR (CS)... ...1.0 (for ¼ per foot roofs) 4. WIND DESIGN DATA: -- BASIC WIND SPEED (3 SEC GUST):.....115 MPH -- WIND EXPOSURE:... -- GROUND ELEVATION ABOVE SEA LEVEL......1,009 FT - DIRECTIONALITY FACTOR (Kd)0.85 -- INTERNAL PRESSURE COEFF:.....+/- 0.18 -- COMPONENTS AND CLADDING WIND (ULTIMATE 1.0*W) PRESSURES (BASED ON TRIB 10 S.F., EXP. B. MAY BE REDUCED FOR COMPONENTS WITH LARGER TRIB PER BLDG CODE): WALLS AT CORNERS & EDGES +20 / -26 PSF ALL OTHER MAIN WALL CONDITIONS:.....+20 / -21 PSF ROOF AREA 1: ...+16 / -36 PSF ROOF AREA 2e: ...+16 / -36 PSF+16 / -53 PSF ROOF AREA 2n: ROOF AREA 2r ...+16 / -53 PSF ROOF AREA 3e: +16 / -53 PSF ROOF AREA 3r:+16 / -62 PSF *REFERENCE ASCE 7-16 FIG 30.3-2B FOR AREA LOCATIONS 5. EARTHQUAKE DESIGN DATA: -- SEISMIC IMPORTANCE FACTOR (le):.....1.0 -- MAPPED SPECTRAL RESP ACCEL (Ss / S1):.....0.1 / 0.068 -- SITE CLASS:.... -- SPECTRAL RESPONSE COEFF (Sds / Sd1):.....0.106 / 0.109 -- SEISMIC DESIGN CATEGORY -- SEISMIC FORCE RESISTING SYSTEM:......R=6.5, LIGHT FRAMING -- DESIGN BASE SHEAR3.5 K (ASD) -- SEISMIC RESPONSE COEFF (Cs):.... ...0.0164 -- ANALYSIS PROCEDUREFI F 6. RAIN LOAD DATA: - 15-MIN RAIN INTENSITY. ...7.49 IN/HR - 60-MIN RAIN INTENSITY3.52 IN/HR DESIGN ASSUMES APPROPRIATE ROOF SLOPE AND DRAINAGE (INCLUDING OVERFLOWS) ARE PROVIDED. ROOF IS DESIGNED FOR LIVE LOAD INDICATED ABOVE 7. GUARD RAILS:.....50 PLF, AND/OR 200# CONCENTRATED LOAD APPLIED IN ANY DIRECTION. STRUCTURAL GENERAL NOTES:

1. DESIGN AND CONSTRUCTION SHALL CONFORM TO THE "INTERNATIONAL BUILDING CODE, 2018 EDITION" AS AMENDED BY THE CITY OF LEE SUMMIT, 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 CONTRACTOR'S 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 SHALL BE SIGNED/ SEALED PRIOR TO SUBMITTAL FOR REVIEW. THESE INCLUDE: PRE-ENGINEERED CANOPIES PRE-ENGINEERED ROOF TRUSSES

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 THE BUILDING DEPARTMENT AFTER ARCH/ENG 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 ITEMIZING ALL PROPOSED SUBMITTALS FOR APPROVAL BY THE 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. THE CONTRACTOR IS RESPONSIBLE FOR ANY CHANGES FROM THE CONTRACT DOCUMENTS, DIMENSIONAL ERRORS, COORDINATION ERRORS, OR OMISSIONS IN SHOP DRAWINGS.

3. SHOP DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT PRIOR TO FABRICATION AND CONSTRUCTION REGARDING ALL STRUCTURAL ITEMS, INCLUDING THE FOLLOWING: CONCRETE MIX DESIGNS (5 DAYS BEFORE POUR, MIN.) CONCRETE REINFORCEMENT

PRE-ENGINEERED ROOF TRUSSES

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

5. IF THE SHOP DRAWINGS DIFFER FROM OR ADD TO THE DESIGN OF THE STRUCTURAL DRAWINGS, THEY SHALL BEAR THE SEAL AND SIGNATURE OF AN ENGINEER REGISTERED IN THE APPROPRIATE STATE. 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. 6. 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. 7. ITEMS THAT ARE DESIGNED BY THE CONTRACTOR SHALL INCLUDE ANY

RELEVANT TECHNICAL LITERATURE FROM THE MANUFACTURER. ALSO PROVIDE A CERTIFICATION FROM THE MANUFACTURER SHOWING THE PRODUCT IS IN COMPLIANCE WITH ALL APPLICABLE CODES AND STANDARDS.

8. THE CONTRACTOR SHALL COORDINATE SEISMIC RESTRAINTS OF 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.

BE SUBMITTED TO THE ARCHITECT PRIOR TO CONSTRUCTION.

SPECIAL INSPECTIONS:

THE BUILDING OFFICIAL.

FNGINFFR

CONTRACTOR FIRST, AND THEN ARCHT/ ENGINEER IMMEDIATELY THEREAFTER IF CORRECTIVE ACTION IS NEEDED. 4. SPECIAL INSPECTIONS AS REQUIRED BY CODE: A. CONCRETE: SECTION 1705.3 AND TABLE 1705.3 CONCRETE MATERIAL SAMPLING AND TESTING, REBAR OBSERVATIONS. TAKE SET OF (3) CYLINDERS FOR EVERY 50 C.Y., BUT NOT LESS THAN ONE SET OF SAMPLES PER DAY'S WORK AND PER MIX. B. SOILS: SECTION 1705.6. FOUNDATION BEARING, EXCAVATION, FILL PLACEMENT.

C. WOOD CONSTRUCTION: SECTION 1705.5.

EARTHWORK AND FOUNDATIONS:

BELOW ADJACENT GRADE. 2. ALL FOOTINGS SHALL BEAR ON FIRM NATIVE MATERIALS. COMPACTED OR ENGINEERED FILL CAPABLE OF SUPPORTING AN ALLOWABLE BEARING PRESSURE OF 1,500 PSF PER THE IBC. DEEPEN FOOTINGS, AND REMOVE AND REPLACE UNACCEPTABLE SOILS WITH ENGINEERED FILL AS REQUIRED TO PROVIDE THIS MINIMUM DEPTH AND SUITABLE BEARING.

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

4. 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 WALL BACKFILL 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.

CONCRETE AND MASONRY REINFORCING STEEL: ASTM A615 GRADE 60.

WHICHEVER IS GREATER. 12. STUDS SHALL BE CONTINUOUS BETWEEN EACH DIAPHRAGM LEVEL. EXTERIOR 3. REINFORCING BAR QUANTITIES SHOWN ARE FOR ESTIMATING PURPOSES ONLY. WALL STUDS AT GROUND FLOOR SHALL BE BRACED BY KICKERS AND/OR STRUCTURAL CEILING FRAMING. 4. CONCRETE PROTECTION FOR REINFORCEMENT SHALL BE ³/₄" CLEAR FOR SLABS, 13. TYPICAL SILL ANCHOR RODS SHALL BE GALVANIZED 5/8" DIAMETER EMBEDDED 2" CLEAR FOR FORMED SURFACES AND 3" CLEAR FOR FOOTINGS (TYPICAL UNLESS 6" MIN INTO CONCRETE, SPACED NO FURTHER THAN 3'-0" OC, AND SHALL OCCUR NOTED).

WASHERS AND NUTS.

REVIEW OF THE ARCHITECT/ENGINEER.

PRE-FABRICATED WOOD TRUSS NOTES:

INSPECTION PROGRAM.

-- TOP CHORD DEAD LOAD.

--TOP CHORD SNOW LOAD..

--TOP CHORD WIND LOAD..

-- BOTT, CHORD DEAD LOAD

-- BOTT. CHORD LIVE LOAD ...

TRUSS FABRICATION.

-- TOP CHORD LIVE LOAD ...

5. 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.

6. REINFORCEMENT SHALL BE DETAILED IN ACCORDANCE WITH THE LATEST A.C.I. DETAILING MANUAL BY A QUALIFIED AND EXPERIENCED FIRM AND PERSON. PLACE AND SUPPORT REINFORCEMENT WITH ACCESSORIES: MAXIMUM SPACING - 48" CENTERS (PLASTIC-TIPPED LEGS FOR EXPOSED SURFACES). USE 3" SBP SUPPORTS AT ALL FOOTINGS.

7. ALL STRUCTURAL ADHESIVE SHALL BE SIMPSON SET 3G OR HILTI HY-200 R OR EQUIVALENT. ALL STRUCTURAL ADHESIVE SHALL BE INSTALLED PER THE MANUFACTURER'S REQUIREMENTS. SUBSTITUTIONS SHALL BE SUBMITTED FOR REVIEW AND APPROVAL WITH APPROPRIATE ICBO EVALUATION REPORTS.

CAST IN PLACE CONCRETE:

b. FOUNDATION WALL CONCRETE ... 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 60/40 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 UNREINFORCED. REINFORCE ALL CONCRETE NOT OTHERWISE SHOWN WITH THE

8. ALL CONCRETE IS REINFORCED UNLESS SPECIFICALLY NOTED AS 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-W2.1xW2.1 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 KEYED 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 53 BAR DIAMETERS

(2' -6" MIN.) EXCEPT AS NOTED AND PROVIDE CORNER BARS OF SAME SIZE AND SPACING

14. MINIMUM CONCRETE WALL REINFORCING (WALL 10" OR GREATER) SHALL BE #5 AT 10" CENTERS EACH WAY, EACH FACE 15. MINIMUM REINFORCING AROUND CONCRETE WALL OPENINGS 2'-0" OR GREATER (TYPICAL UNLESS NOTED): 2 - #5, EXTEND REINF 2'-0" PAST OPENINGS. PROVIDE 2-#5 x 4'-0" DIAGONAL BARS AT CORNERS 16. CONTRACTOR SHALL COORDINATE ALL CURING COMPOUNDS WITH FLOOR FINISH REQUIREMENTS TO ENSURE COMPATIBILITY.

SET WITH A RIGID TEMPLATE.

10. FIELD ENGINEERED DETAILS DEVELOPED BY THE CONTRACTOR THAT DIFFER FROM OR ADD TO THE STRUCTURAL DRAWINGS SHALL BEAR THE SEAL AND SIGNATURE OF AN ENGINEER REGISTERED IN THE APPROPRIATE STATE AND SHALL

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

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

3. SHOULD INSPECTOR IDENTIFY ANY DISCREPANCY, THEY SHALL NOTIFY

1. PERIMETER AND EXTERIOR FOOTINGS SHALL BEAR AT A MINIMUM OF 3'-0"

1. SUBMIT SHOP DRAWINGS FOR REBAR. ALL REINFORCING BARS SHALL MEET

2. ALL MESH SHALL MEET ASTM A-185: LAP A MINIMUM OF 8" OR ONE FULL MESH,

1. SUBMIT PROPOSED MIXED DESIGNS OF EACH TYPE FOR REVIEW. REQUIRED MINIMUM CONCRETE COMPRESSIVE STRENGTHS AT 28 DAYS: a. FOOTING AND GRADE BEAM CONCRETE4000 PSI ...4000 PSI

17. FOUNDATION CONTRACTOR TO ENSURE PROPER ANCHOR ROD PROJECTION AND THAT ANCHOR RODS ARE HELD SECURELY IN POSITION PRIOR TO CONCRETE PLACEMENT. INSTALL ANCHOR RODS TO THE STRICT DIMENSIONAL TOLERANCES PER AISC REQUIREMENTS. STRUCTURAL STEEL COLUMN ANCHOR RODS SHALL BE 18. AGGREGATES AND/OR CONCRETE MIXES SHALL BE CERTIFIED TO BE FREE OF AND ELIMINATE DAMAGE OF CONCRETE DUE TO ALKALI-SILICA REACTION OR ALKALI-AGGREGATE REACTIONS WHEN EXPOSED TO SOILS AND/OR AN EXTERIOR ENVIRONMENT.

WOOD: 1. FRAMING MATERIAL: ALL WOOD FRAMING SHALL MEET OR EXCEED THE

FOLLOWING: A. NOMINAL STRUCTURAL LUMBER: DOUG. FIR -- NO.2 OR BETTER, KILN-DRIED, MIN Fb = 900 PSI, MIN E = 1400 KSI. B. EXPOSED TO WEATHER: NOMINAL STRUCT LUMBER -- PRESS TREATED

NO.2 OR BETTER, MIN Fb = 1000 PSI, MIN E = 1300 KSI C. MICROLLAM LVL (LAMINATED VENEER LUMBER) BEAMS SHALL MEET TRUS JOIST SPECIFICATIONS: MINIMUM Fb = 2600 PSI AND MINIMUM E = 1900 KSI. D. TIMBERSTRAND LSL (LAMINATED STRAND LUMBER) BEAMS SHALL MEET TRUS JOIST SPECIFICATIONS: MINIMUM Fb = 2600 PSI AND MINIMUM E = 1550 KSI. E. GLULAM FRAMING: 24F-V4 DOUGLAS FIR, ARCHITECTURAL FINISH (COORDINATE

WITH ARCH). 2. ALL LUMBER IN DIRECT CONTACT WITH CONCRETE OR MASONRY, SUCH AS SILL PLATES AND BEARING PLATES BELOW BEAMS POCKETED IN CMU, SHALL BE

TREATED LUMBER. 3. WOOD SHEATHING:

A. ROOF SHEATHING SHALL BE 15/32" OR 1/2" WITH AN APA SPAN RATING OF 32/16, EXPOSURE 1, MINIMUM 2 SPAN, FASTEN WITH 10d COMMON NAILS AT 6" CENTERS AT ALL PANEL EDGES AND 12" CENTERS MAXIMUM

AT INTERMEDIATE FRAMING MEMBERS (IN THE FIELD). USE PLYCLIPS AT MIDSPAN B. FLOOR SHEATHING SHALL BE TONGUE AND GROOVE SHEATHING, EXPOSURE 1, MINIMUM 2 SPAN, FASTEN WITH APA APPROVED ADHESIVE

AND 10d RING SHANKED NAILS AT 6" ON CENTERS AT ALL PANEL EDGES AND AT 10" ON CENTERS MAXIMUM AT INTERMEDIATE FRAMING MEMBERS (IN THE FIELD). --WHEN CLEAR DISTANCE BETWEEN FLOOR JOISTS OR FLOOR TRUSSES IS

16" OR LESS USE 3/4" SHEATHING WITH AN APA SPAN RATING OF 48/24. --WHEN CLEAR DISTANCE BETWEEN FLOOR JOISTS OR FLOOR TRUSSES IS GREATER THAN 16" USE 7/8" SHEATHING WITH AN APA SPAN RATING OF 60/32. C. WALL SHEATHING FOR EXTERIOR WALLS SHALL BE 7/16" WITH AN APA SPAN RATING OF 24/16, UNLESS NOTED OTHERWISE. ALL PANEL EDGES SHALL BE BACKED WITH 2 INCH NOMINAL OR WIDER FRAMING. FASTEN

WITH 8d COMMON NAILS AT 6" OC MAXIMUM AT ALL TOP PLATES, BLOCKING, BOUNDARIES AND 10" OC MAXIMUM IN THE FIELD. 4. ALL WOOD SHEATHING TO BE STAGGERED 4'X8' SHEETS. ORIENTED

PERPENDICULAR TO SUPPORTING MEMBERS.

5. PROVIDE 1/8" GAP AT ALL SHEATHING PANEL EDGES AND END JOINTS UNLESS OTHERWISE SPECIFIED BY THE MANUFACTURER. DUE TO CONSTRUCTION CONDITIONS, TEMPORARY EXPANSION JOINTS MAY BE REQUIRED IN FLOOR/ROOF SHEATHING.

6. ALL HEADERS IN EXTERIOR OR INTERIOR BEARING WALLS SPANNING MORE THAN 3'-8" SHALL BE SUPPORTED ON DOUBLE STUDS UNLESS NOTED.

7. MINIMUM NAILING SHALL CONFORM TO IBC TABLE 2304.10.1. USE COMMON NAILS EXCEPT WHERE NOTED. ALL FASTENERS (BOLTS, SCREWS, NAILS, ETC) IN

CONTACT WITH PRESSURE TREATED LUMBER SHALL BE HOT DIP GALVANIZED.

8. LIGHT GAUGE WOOD FRAMING CONNECTORS AS NOTED ON THE PLANS FOR WOOD JOISTS, COLUMNS, BEAMS AND TRUSSES SHALL BE "STRONG – TIE" CONNECTORS BY THE SIMPSON CO. OR REVIEWED EQUIVALENT. CONNECTORS IN

DIRECT CONTACT WITH PRESSURE TREATED LUMBER SHALL HAVE "ZMAX" G185 HOT DIP GALVANIZED COATING OR REVIEWED EQUIVALENT.

9. CONNECTORS IN DIRECT CONTACT WITH PRESSURE TREATED LUMBER SHALL HAVE "ZMAX" G185 HOT DIP GALVANIZED COATING OR REVIEWED EQUIVALENT.

10. STAINLESS STEEL FASTENERS, ANCHOR BOLTS, LIGHT GAUGE CONNECTORS,

ETC. MAY BE SUBSTITUTED FOR HOT DIP GALVANIZED MATERIALS AT THE CONTRACTORS OPTION.

11. PROVIDE UPLIFT CONNECTORS AT EACH ROOF TRUSS TO WALL CONNECTIONS

PER IBC.

WITHIN 12" OF THE ENDS OF A SILL PLATE. SPACE ANCHOR RODS MORE CLOSELY

14. SUBSTITUTIONS OF SPECIFIED WOOD MEMBERS SHALL NOT BE MADE WITHOUT

15. CUT ENDS OF EXTERIOR WOOD POSTS SHALL BE FIELD TREATED WITH AN

PLY BEAMS SHALL BE CONNECTED TO THE POST BY A POST CAP PLATE.

1. THE WOOD TRUSS MANUFACTURER SHALL SUBMIT SHOP DRAWINGS AND

PLACING PLANS OF ALL TRUSSES CLEARLY LABELED, DETAILS OF TRUSS

CONNECTIONS, CONFIGURATION, TRUSS HANGERS, TRUSS TO TRUSS

CALCULATIONS FOR ENGINEER'S REVIEW. THE SHOP DRAWINGS SHALL INCLUDE

CONNECTIONS AND ANCHORAGES, DETAILS OF METAL CONNECTORS USED AT

JOINTS, AND ENGINEERING DESIGN DATA. THE ENGINEERING DESIGN FOR EACH

CONNECTIONS, BRACING FOR LATERAL STABILITY OF THE COMPLETED FRAMING

SYSTEM AND OF THE TEMPORARY CONSTRUCTION CONDITION IN ACCORDANCE

WITH THE TPI RECOMMENDATIONS, AND THE PROFESSIONAL ENGINEERS SEAL OF

THE PERSON RESPONSIBLE FOR THE DESIGN OF THE TRUSSES/TRUSS SYSTEM.

2. PREFABRICATED WOOD TRUSS DESIGN SHALL CONFORM TO THE FOLLOWING

RECOMMENDATIONS FOR HANDLING INSTALLING AND BRACING OF METAL PLATE

CONNECTED TRUSSES" TPI SDB " RECOMMENDED DESIGN SPECIFICATION FOR

TEMPORARY BRACING OF METAL PLATE CONNECTED WOOD TRUSSES". SHOP

3. THE CONTRACTOR SHALL FURNISH A COPY OF THE APPROVED PRE-FABRICATED

10 PSF

.20 PSF

....10 PSF

.....10 PSF

*MUST INCLUDE ALL LONG-TERM DEFLECTION EFFECTS

...PER DESIGN CRITERIA

UPLIFT VALUES MAY BE REDUCED BY 12 PSF (0.6D)

...PER C&C WIND DESIGN CRITERIA (S001)

DRAWINGS SHALL INDICATE VERIFICATION OF PARTICIPATION IN THE TPI

TRUSS SHOP DRAWINGS TO BUILDING OFFICIAL FOR THEIR RECORDS.

ENGINEER RESPONSIBLE FOR THE TRUSS DESIGN.

-- LIVE LOAD DEFLECTION CRITERIA......L/360

DEFLECTION TO 0.5" TOTAL OR 0.25" EA SIDE.

-- TOTAL LOAD DEFLECTION CRITERIAL/240

5. PRE-FABRICATED WOOD ROOF TRUSS DESIGN CRITERIA

4. TRUSS MEMBERS AND COMPONENTS SHALL NOT BE FIELD CUT, NOTCHED,

DRILLED, OR ALTERED IN ANY WAY WITHOUT THE WRITTEN APPROVAL OF THE

6. ALL SCISSOR AND/OR VAULTED TRUSSES ARE NOT RESTRAINED AT WALLS CONSIDER HORIZONTAL DEFLECTION IN TRUSS DESIGN. LIMIT HORIZONTAL

7. TRUSS SUPPLIER SHALL FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO

REQUIREMENTS. ANSI/TPI "NATIONAL DESIGN STANDARD FOR METAL PLATE

CONNECTED WOOD TRUSS CONSTRUCTION" TPI HIP " COMMENTARY AND

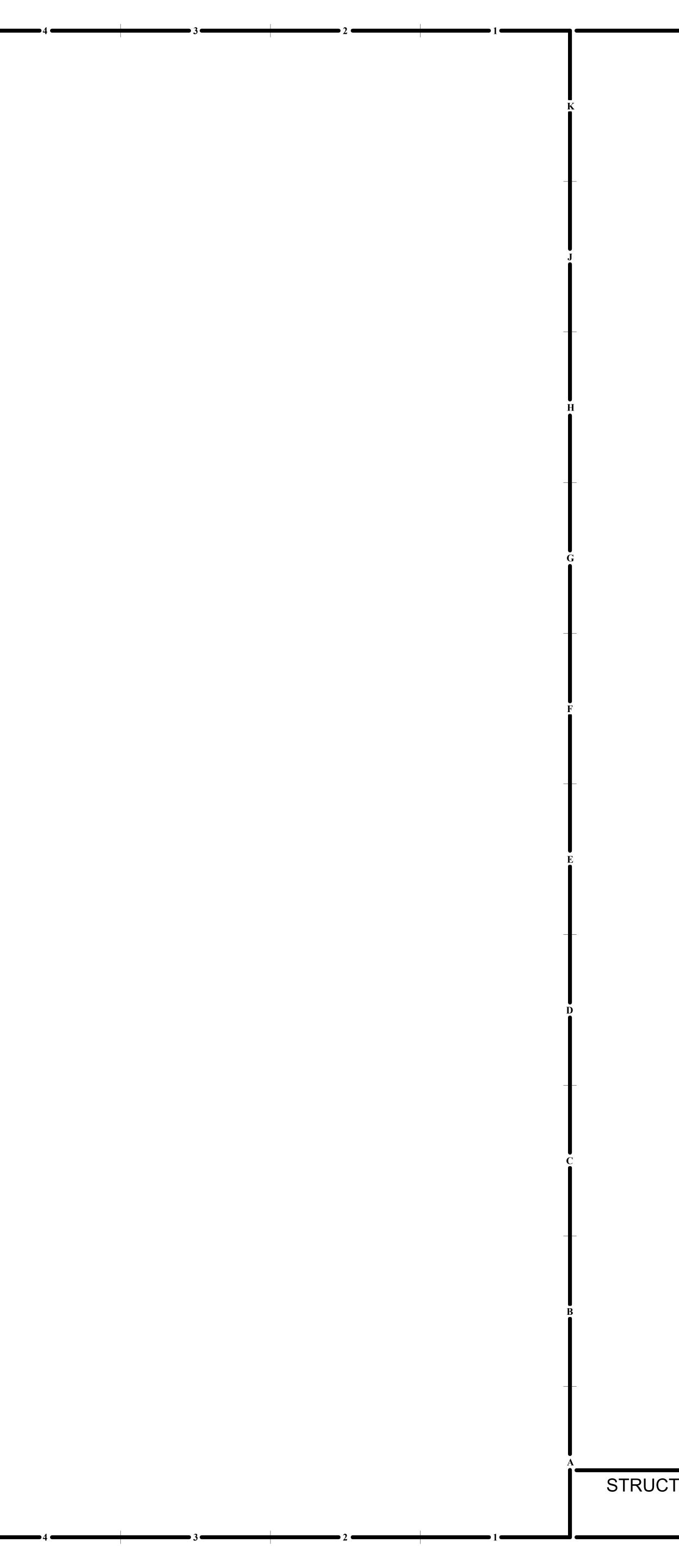
TYPE OF TRUSS SHALL INCLUDE: TRUSS LOCATION IDENTIFICATION, ALL LOADINGS

AND REACTIONS, WOOD SPECIES AND STRESS GRADES, MEMBER STRESSES, JOINT

APPROVED PRESERVATIVE (SUCH AS COPPER NAPHTHENATE). ATTACHMENT OF

THE BEAM TO THE SIDE OF THE POST WITHOUT NOTCHING IS PROHIBITED. ALL 3-

TOGETHER AT SHEAR WALLS AS SHOWN ON THE DRAWINGS. EACH SILL PLATE SHALL HAVE A MINIMUM OF 2 ANCHOR RODS. PROVIDE 2" SQUARE PLATE





1	12
	I
	03_Abbreviation Schedule
Abbreviation	Abbreviation Name
+/- ADDNL	PLUS OR MINUS ADDITIONAL
ADJ	ADJACENT
AESS	ARCHITECTURALLY EXPOSED STRUCTURAL STEEL
AFF	ABOVE FINISHED FLOOR
ALT AR	ALTERNATE ANCHOR ROD
ARCH	ARCHITECT OR ARCHITECTURAL
B/ B/W	BOTTOM OF BETWEEN
BLDG	BUILDING
BLKG BM	BLOCKING BEAM
BOT	BOTTOM
BRG BWP	BEARING BRACED WALL PANEL
CFS	COLD FORMED STEEL
CHKD	CHECKED CAST IN PLACE
CJ	
CJP CL	COMPLETE JOINT PENETRATION CENTERLINE
CLR COL	CLEAR COLUMN
CONC	CONCRETE
CONN CONT	CONNECTION CONTINUOUS
CTR	CENTER
db DBA	DIA OF REINF BAR, DIA OF BOLT DEFORMED BAR ANCHOR
DIA or Ø	DIAMETER
DIAG	DIAGONAL
DWL	DOWEL
EA EE	EACH EXTENDED END
EJ	EXPANSION JOINT
ELEV EN	ELEVATION EDGE NAILING
ENGR	ENGINEER
EOD EOS	EDGE OF DECK EDGE OF SLAB
EQ	EQUAL
EW	EACH WAY EXISTING
EXT	EXTERIOR
FDN FLG	FOUNDATION FLANGE
FLR FS	FLOOR
FTG	FAR SIDE FOOTING
FV GA	FIELD VERIFY GAUGE
GALV	GAUGE
GB GC	GRADE BEAM GENERAL CONTRACTOR
HORIZ	HORIZONTAL
HSA HSS	HEADED STUD ANCHOR HOLLOW STRUCTURAL SECTION
IF	INSIDE FACE
INT JST	INTERIOR JOIST
K	KIPS (1000 LBS)
LCE LCS	COMPRESSION EMBEDMENT LENGTH COMPRESSION LAP SPLICE LENGTH
LLH LLV	LONG LEG HORIZONTAL LONG LEG VERTICAL
LSH	LONG SLOTTED HOLE
LTE LTS	TENSION EMBEDMENT LENGTH TENSION LAP SLICE LENGTH
LW	LIGHTWEIGHT
MFCR MTL	MANUFACTURER METAI
NIC	NOT IN CONTRACT
NS NTS	NEAR SIDE NOT TO SCALE
OC	ON CENTER
OF OPP	OUTSIDE FACE OPPOSITE
OVS P/C	OVERSIZED PRECAST
PAF	POWDER ACTUATED FASTENER
PAR PEMB	PARALLEL PRE-ENGINEERED METAL BUILDING
PEN	PENETRATION
PERP PL	PERPENDICULAR PLATE
PLF	POUNDS PER LINEAR FOOT
PREFAB	PREFABRICATED PRELIMINARY
PSF PSI	POUNDS PER SQUARE FOOT POUNDS PER SQUARE INCH
RC	REINFORCED CONCRETE
RE: REINF	REFER TO REINFORCING
REQD	REQUIRED
RF SC	RIGID FRAME SLIP CRITICAL
SDS	SELF DRILLING SCREW
SIM	SIMILAR SHORT LEG VERTICAL
SOG	SLAB ON GRADE
SQ SS	SQUARE STAINLESS STEEL
STD	STANDARD
STIR STL	STIRRUPS STEEL
SW	SHEAR WALL
SYM T&B	SYMMETRIC TOP AND BOTTOM
T/	TOP OF
TRANS TYP	TRANSVERSE TYPICAL
UNO VERT	UNLESS NOTED OTHERWISE VERTICAL
W/	WITH
W/O WF	WITHOUT WIDE FLANGE

WORK POINT WWR WELDED WIRE REINFORCEMENT

WP

STRUCTURAL GENERAL NOTES

- **DESIGN CRITERIA:**
- 1. LIVE LOADS [UNIFORM (PSF) / POINT LOADS (KIPS)]: -- ROOF:...
- 20 PSF / 1.0 K -- ELEVATED FLOORS 40 PSF / 1.0 K 2. GROUND SNOW LOAD (Pg):.... ... 20 PSF
- 3. BASIC WIND SPEED (3 SEC GUST):..... .. 115 MPH (ULT)
- 90 MPH (ASD)
- 4. DECK GUARD RAIL LOAD 200# CONCENTRATED LOAD APPLIED IN ANY DIRECTION

,		
AREA	MIN DEAD LOAD	MIN LIVE LOAD
BALCONIES (EXTERIOR) AND DECKS	10	40
CEILING JOISTS W/O STORAGE (SCUTTLE ACCESS ONLY)	10	10
CEILING JOISTS - ATTICS W/ STORAGE (DOOR OR PULL DOWN LADDER ACCESS)	10	20
ROOMS - NON SLEEPING	15	40
SLEEPING ROOMS	15	30
ROOF - LIGHT ROOF COVERING	15	20
ROOF - HEAVY ROOF COVERING (CONCRETE/TILE/SLATE)	20	20

STRUCTURAL GENERAL NOTES:

1. DESIGN AND CONSTRUCTION SHALL CONFORM TO THE "INTERNATIONAL RESIDENTIAL CODE, 2018 EDITION". CONSULT WITH THE LOCAL JURISDICTION FOR INSPECTION REQUIREMENTS

2. CONTRACTOR TO VERIFY ALL DIMENSIONS, ELEVATIONS AND EXISTING CONDITIONS AND REPORT ANY DISCREPANCIES TO THE ARCHITECT IMMEDIATELY. 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 CONTRACTOR'S RESPONSIBILITY TO EXECUTE AND DETERMINE FINAL ERECTION PROCEDURES, SEQUENCING AND TO ENSURE THE SAFETY OF THE BUILDING AND ITS COMPONENT PARTS DURING ERECTION.

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

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

1. PRESUMPTIVE ALLOWABLE BEARING PRESSURE = 1,500 PSF (PER THE IRC). ALL FOOTINGS AND FOUNDATIONS SHALL BEAR ON NATIVE UNDISTURBED SOIL. NOTIFY ENGINEER IF FILL IS ENCOUNTERED BELOW FOOTING BEARING LOCATIONS.

2. ALL PERIMETER AND EXTERIOR FOOTINGS SHALL EXTEND AT LEAST 3'-0" BELOW FINAL ADJACENT GRADE. DEEPEN FOOTINGS AS REQUIRED TO PROVIDE THIS MINIMUM BOTTOM OF FOOTING.

3. SURFACE WATER SHALL NOT BE ALLOWED TO STAND ADJACENT TO OR DRAIN TOWARDS THE FOUNDATION 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

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

5. FOUNDATION CONTRACTOR TO ENSURE PROPER ANCHOR ROD PROJECTION AND THAT ANCHOR RODS ARE HELD SECURELY IN POSITION PRIOR TO CONCRETE PLACEMENT. STRUCTURAL STEEL COLUMN ANCHOR RODS SHALL BE SET WITH A TEMPLATE.

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

7. SOIL CONDITIONS AT THE TIME OF CONSTRUCTION SHOULD BE EVALUATED BY THE CONTRACTOR. SOIL THAT IS TOO DRY OR TOO WET MAY BE SUBJECT TO EXCESSIVE SHRINKING OR SWELLING. IN ADDITION, SOME ON-SITE SOILS MAY BE UNSUITABLE FOR BACK FILL. CONSULT WITH A GEOTECHNICAL ENGINEER AS NEEDED FOR SITE PREP REQUIREMENTS.

PRE-FABRICATED WOOD FLOOR TRUSS NOTES:

1. THE WOOD FLOOR TRUSS MANUFACTURER SHALL SUBMIT SHOP DRAWINGS FOR ENGINEER'S REVIEW. THE SHOP DRAWINGS SHALL INCLUDE PLACING PLANS OF ALL TRUSSES CLEARLY LABELED, DETAILS OF TRUSS CONNECTIONS AND ANCHORAGES, DETAILS OF METAL CONNECTORS USED AT JOINTS, AND ENGINEERING DESIGN DATA. THE ENGINEERING DESIGN FOR EACH TYPE OF TRUSS SHALL INCLUDE: TRUSS LOCATION IDENTIFICATION, ALL LOADINGS AND REACTIONS, WOOD SPECIES AND STRESS GRADES, MEMBER STRESSES, JOINT CONNECTIONS, CONFIGURATION, TRUSS TO TRUSS CONNECTIONS, BRACING FOR LATERAL STABILITY OF THE COMPLETED FRAMING SYSTEM, AND THE PROFESSIONAL ENGINEERS SEAL OF THE PERSON RESPONSIBLE FOR THE DESIGN OF THE TRUSSES/TRUSS SYSTEM.

2. THE CONTRACTOR SHALL FURNISH A COPY OF THE PREFAB TRUSS SHOP DRAWINGS TO BUILDING OFFICIAL FOR THEIR RECORDS.

3. TRUSS MEMBERS AND COMPONENTS SHALL NOT BE FIELD CUT, NOTCHED, DRILLED, OR ALTERED IN ANY WAY WITHOUT THE WRITTEN APPROVAL OF THE ENGINEER RESPONSIBLE FOR THE TRUSS DESIGN.

4. ALL SCISSOR AND/OR VAULTED TRUSSES ARE NOT RESTRAINED AT WALLS CONSIDER HORIZONTAL DEFLECTION IN TRUSS DESIGN. LIMIT HORIZONTAL DEFLECTION TO 0.5" TOTAL OR 0.25" EA SIDE.

- 5. PREFABRICATED WOOD ROOF TRUSS DESIGN CRITERIA: -- TOP CHORD DEAD LOAD10 PSF -- TOP CHORD FLOOR LIVE LOAD20 PSF ...10 PSF
- -- BOT CHORD DEAD LOAD -- BOT CHORD LIVE LOAD10 PSF
- -- LIVE LOAD DEFLECTION CRITERIA......L/360 -- TOTAL LOAD DEFLECTION CRITERIA......L/240

6. TRUSS SUPPLIER SHALL FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO TRUSS FABRICATION.

CONCRETE AND MASONRY REINFORCING STEEL:

1. ALL REINFORCING BARS SHALL MEET ASTM A615 GRADE 40. 2. ALL MESH SHALL MEET ASTM A-185: LAP A MINIMUM OF 8" OR ONE FULL MESH, WHICHEVER IS GREATER.

3. CONCRETE PROTECTION FOR REINFORCEMENT SHALL BE ³/₄" CLEAR FOR SLABS, 2" CLEAR FOR FORMED SURFACES AND 3" CLEAR FOR FOOTINGS (TYPICAL UNLESS NOTED OTHERWISE).

4. 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.

CAST IN PLACE CONCRETE:

1. CONCRETE CONSTRUCTION SHALL ADHERE TO THE RECOMMENDATIONS AND REQUIREMENTS OF ACI 332 - "REQUIREMENTS FOR RESIDENTIAL CONCRETE CONSTRUCTION" (UNLESS NOTED OTHERWISE) 2. REQUIRED MINIMUM CONCRETE COMPRESSIVE STRENGTHS AT 28 DAYS:

a. FOOTING CONCRETE. b. FOUNDATION WALL CONCRETE... c. INTERIOR SOG ...

d. EXTERIOR SLAB ON GRADE AND GARAGE FLOOR SLABS....4,000 PSI

SHALL HAVE 6% (PLUS/MINUS 1%) 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.

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 CHANGES IN WALL THICKNESS.

FOREIGN MATERIAL AND DAMPEN THE EXISTING SURFACE. IF REQUIRED, ROUGHEN EXISTING CONCRETE TO 1/4" AMPLITUDE.

NOTED OTHERWISE). ALL REINF SHALL BE PLACED IN UPPER 1/3 OF SLAB UNLESS NOTED OTHERWISE.

12. SAW CUT JOINTS OR KEYED 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 13. REINFORCEMENT SHALL BE CONTINUOUS AND LAPPED 53 BAR DIAMETERS (2' -6" MIN) EXCEPT AS NOTED AND PROVIDE CORNER BARS OF SAME SIZE AND

PROVIDE (2) #5 x 4'-0" DIAGONAL BARS AT CORNERS.

PROVIDE (2) #4 CONTINUOUS W/ #4 TRANSVERSE @ 16" OC MAX. STRUCTURAL STEEL:

1. STRUCTURAL STEEL SHAPES AND PLATE MATERIAL REQUIREMENTS (TYPICAL UNLESS NOTED OTHERWISE):

a. WIDE FLANGE SHAPES – ASTM A992 (FY = 50 KSI MIN.) b. CHANNELS, ANGLES, AND PLATES: - ASTM A36 (FY = 36 KSI MIN) c. RECTANGULAR HSS – ASTM A500, GR B (FY = 46 KSI) d. ANCHOR RODS – ASTM F1554 (FY = 36 KSI MIN) e. ROUND PIPE - ASTM A53, GRB (FY=35 KSI MIN)

2. STRUCTURAL STEEL SHALL BE NEW AND MEET THE 15TH EDITION AISC "CODE OF STANDARD PRACTICES FOR STEEL BUILDINGS AND BRIDGES", EXCLUDING SECTION 4.4.1.B.

AND BE COMPLETED BY AN AWS CERTIFIED WELDER. a. AWS D1.1 – STRUCTURAL WELDING CODE – STEEL

b. AWS D1.3 – STRUCTURAL WELDING CODE – SHEET STEEL c. AWS D1.6 – STRUCTURAL WELDING CODE – STAINLESS STEEL

4. WELD SIZES SHALL BE INCREASED TO MEET THE REQUIRED EFFECTIVE THROAT WIDTH IF GAPS EXIST AT THE FAYING SURFACE.

5. NO COLUMN OR BEAM SPLICES, UNLESS CLEARLY INDICATED ON THE STRUCTURAL ENGINEER.

CONFORMING TO ASTM C1107.

7. ALL POST INSTALLED ANCHORS WHERE NOTED SHALL BE MANUFACTURED BY HILTI, INC. OR SIMPSON STRONG TIE AND BE INSTALLED PER THE MANUFACTURERS SPECIFICATIONS. SUBSTITUTIONS SHALL BE SUBMITTED FOR REVIEW AND APPROVAL WITH APPROPRIATE ICBO EVALUATION REPORTS.

...4,000 PSI4,000 PSI4.000 PSI

3. EXTERIOR CONCRETE (FLOOR SLABS, WALLS, ETC) INCLUDING GARAGE FLOORS

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

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

10. WHERE FRESH CONCRETE IS DEPOSITED AGAINST HARDENED CONCRETE (GREATER THAN 8 HRS OLD). CLEAN EXISTING SURFACE OF LAITANCE AND

11. SLABS ON GRADE SHALL BE 4" THICK MIN ON 6" OF GRANULAR FILL. REINF SLAB WITH 6 x 6 - W2.1 x W2.1 WWR, #3 BARS AT 18" OC, OR #4 BARS AT 24" OC (UNLESS THICKNESS. AT INTERIOR SLABS, AN 8 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

14. MINIMUM REINFORCING AROUND CONCRETE WALL OPENINGS 2'-0" OR GREATER (TYPICAL UNLESS NOTED OTHERWISE): (2) #5, EXTEND REINF 2'-0" PAST OPENINGS.

15. MINIMUM REINFORCING IN PERIMETER STEM WALL SHALL BE #4 VERTS @ 16" OC WITH STD HOOKS INTO FOOTING AND #4 HORIZ @ 16" OC MAX. IN FOOTING

"SPECIFICATIONS FOR STRUCTURAL STEEL BUILDINGS AND BRIDGES", AND THE

3. WELDING SHALL CONFORM TO THE CURRENT AND APPLICABLE AWS STANDARDS

STRUCTURAL DRAWINGS, WILL BE ALLOWED WITHOUT WRITTEN APPROVAL OF THE

6. GROUT WHERE INDICATED ON PLANS AT BASE PLATES SHALL BE NON-METALLIC NON-SHRINK WITH A MINIMUM COMPRESSIVE STRENGTH OF 6,000 PSI AT 28 DAYS

GARAGE

WOOD:

ARCH).

1. THE GARAGE FLOOR SHALL SLOPE TOWARD THE GARAGE DOOR. 2. NEW GARAGE DOOR SHALL BE A 20 MINUTE OR 1-3/8" SOLID WOOD DOOR

BETWEEN THE HOUSE AND GARAGE. 3. 1/2" GYP BOARD SHALL BE USED ON WALLS BETWEEN GARAGE AND HOUSE. 5/8" TYPE-X GYP BOARD SHALL BE USED ON THE GARAGE CEILING.

1. FRAMING MATERIAL:

A. NOMINAL STRUCTURAL LUMBER -- NO.2 OR BETTER, KD D. FIR, MIN Fb = 900 PSI, MIN E = 1,400 KSI. B. EXPOSED NOMINAL STRUCT LUMBER -- PRESS TREATED NO.2 OR BETTER, MIN Fb = 1.000 PSI. MIN E = 1.300 KSI C. MICROLLAM LVL (LAMINATED VENEER LUMBER) BEAMS SHALL MEET TRUS JOIST SPECIFICATIONS: MINIMUM Fb = 2,600 PSI AND MINIMUM E = 1,900 KSI. D. TIMBERSTRAND LSL (LAMINATED STRAND LUMBER) BEAMS SHALL MEET TRUS JOIST SPECIFICATIONS: MINIMUM Fb = 2,600 PSI AND MINIMUM E = 1,700 KSI. E. GLULAM FRAMING: 24F-V4 DOUGLAS FIR, ARCHITECTURAL FINISH (COORD W/

2. SUBSTITUTIONS OF SPECIFIED WOOD MEMBERS SHALL NOT BE MADE WITHOUT REVIEW OF THE ARCHITECT/ENGINEER.

3. WOOD SHEATHING: A. ROOF SHEATHING SHALL BE 5/8" WITH AN APA SPAN RATING OF 40/20, EXPOSURE 1, MINIMUM 2 SPAN, FASTEN WITH 8d COMMON (2.5" x 0.131") NAILS AT 6" OC MAXIMUM AT ALL EDGE CONDITIONS AND 12" OC AT INTERMEDIATE SUPPORTS. AT ALL LOCATIONS WITHIN 48" FROM GABLE END WALLS AND RIDGES (BOTH SIDES) ALL FASTENING SHALL BE AT 6" OC BOTH EDGES AND INTERMEDIATE SUPPORTS. IF ROOF RAFTER SPACING IS 24" OR GREATER THEN USE PLYCLIPS AT MIDSPAN. B. FLOOR SHEATHING SHALL BE TONGUE AND GROOVE, EXPOSURE 1. MINIMUM 2 SPAN, FASTENED WITH APA APPROVED ADHESIVE AND PER THE CHART ON THIS PAGE.

> --WHEN CLEAR DISTANCE BETWEEN FLOOR JOISTS OR FLOOR TRUSSES IS 16" OR LESS USE 3/4" SHEATHING WITH AN APA SPAN RATING OF 48/24. --WHEN CLEAR DISTANCE BETWEEN FLOOR JOISTS OR FLOOR TRUSSES IS GREATER THAN 16" USE 7/8" SHEATHING WITH AN APA SPAN RATING OF 60/32.

C. WALL SHEATHING FOR EXTERIOR WALLS SHALL BE 7/16" WITH AN APA SPAN RATING OF 24/16, UNLESS NOTED OTHERWISE. ALL PANEL EDGES SHALL BE BACKED WITH 2 INCH NOMINAL OR WIDER FRAMING. FASTEN WITH 8d COMMON (2.5" x 0.131") NAILS AT 6" OC MAXIMUM AT ALL TOP PLATES, BLOCKING, BOUNDARIES AND 10" OC MAXIMUM IN THE FIELD. AT BRACED WALL LOCATIONS NOTED ON WALL FRAMING PLAN REFERENCE S062 FOR ADDTIONAL FASTENING REQUIREMENTS.

4. ALL WOOD SHEATHING TO BE STAGGERED 4'x8' SHEETS ORIENTED PERPENDICULAR TO SUPPORTING MEMBERS.

5. PROVIDE 1/8" GAP AT ALL SHEATHING PANEL EDGES AND END JOINTS UNLESS OTHERWISE SPECIFIED BY THE MANUFACTURER. DUE TO CONSTRUCTION CONDITIONS, TEMPORARY EXPANSION JOINTS MAY BE REQUIRED IN FLOOR/ROOF SHEATHING.

6. ALL HEADERS IN EXTERIOR OR INTERIOR BEARING WALLS SPANNING MORE THAN 3'-8" SHALL BE SUPPORTED ON DOUBLE STUDS UNLESS NOTED OTHERWISE. 7. LIGHT GAUGE WOOD FRAMING CONNECTORS AS NOTED ON THE PLANS FOR

WOOD JOISTS, COLUMNS, BEAMS AND TRUSSES SHALL BE "STRONG – TIE" CONNECTORS BY THE SIMPSON CO. OR REVIEWED EQUIVALENT. CONNECTORS IN DIRECT CONTACT WITH PRESSURE TREATED LUMBER SHALL HAVE "ZMAX" G185 HOT DIP GALVANIZED COATING OR REVIEWED EQUIVALENT.

8. STAINLESS STEEL FASTENERS, ANCHOR BOLTS, LIGHT GAUGE CONNECTORS, ETC. MAY BE SUBSTITUTED FOR HOT DIP GALVANIZED MATERIALS AT THE CONTRACTORS OPTION.

9. ALL RAFTER AND CEILING JOIST CONNECTIONS SHALL COMPLY WITH IRC SECTION 802.3. PROVIDE UPLIFT CONNECTORS AT ROOF TO WALL CONNECTIONS PER IRC SECTION 802.11.

10. STUDS SHALL BE CONTINUOUS FROM FLOOR TO ROOF DIAPHRAGM PER IRC SECTION 602.3. WALL STUDS SHOULD NOT BE INTERRUPTED AT GABLE WALLS UNLESS BRACED BY A CEILING. WALLS EXTENDING HIGHER THAN TYPICAL SINGLE FLOOR PLATFORM FRAMING, SHALL BE CONTINUOUS (NOT INTERRUPTED) TO NEXT FLOOR ELEVATION OR ROOF.

11. SILL ANCHOR RODS SHALL BE 1/2" DIAMETER EMBEDDED 7" MIN INTO CONCRETE, SPACED NO FURTHER THAN 3'-0" OC, AND SHALL OCCUR WITHIN 12" OF THE ENDS OF A SILL PLATE. EACH SILL PLATE SHALL HAVE A MINIMUM OF 2 ANCHOR RODS. PROVIDE 2" SQ PLATE WASHERS AND NUTS.

12. PROVIDE FULL DEPTH 2x BLOCKING BETWEEN JOISTS OVER ALL INTERIOR LOAD BEARING WALLS AND AT DOWNSET GIRDERS

13. PROVIDE SOLID BLOCKING IN FLOOR FRAMING BELOW LOAD BEARING WALLS AND POINT LOADS ABOVE. BELOW POINT LOADS BLOCKING AREA SHOULD MATCH SIZE OF POST ABOVE. **GENERAL NOTES:**

1. THE DRAWING SET IS CONSIDERED TO BE "BUILDERS PLANS" WHEREBY SOME ASPECTS OF THE PROJECT'S REQUIREMENTS ARE LEFT TO THE CONTRACTOR TO UNDERSTAND AND IMPLEMENT, AS SUCH. IT IS A REQUIREMENT THAT THE CONTRACTOR (BUILDER) BE COMPETENT IN RESIDENTIAL CONSTRUCTION AND HAVE A THOROUGH UNDERSTANDING OF THE APPLICABLE INTERNATIONAL RESIDENTIAL CODES (IRC). THE CONTRACTOR IS RESPONSIBLE FOR MEETING THE REQUIREMENTS OF THE BUILDING CODE WHETHER EXPLICITLY STATED OR NOT. IF ADDITIONAL DETAIL OR GUIDANCE IS NEEDED BY THE CONTRACTOR OR HOMEOWNER, A WRITTEN REQUEST FOR SUCH GUIDANCE MAY BE SUBMITTED TO THE ENGINEER.

2. REFER TO THE IRC FOR ALL REQUIREMENTS NOT SPECIFICALLY STATED IN THE PLANS. THIS INCLUDES FIRE RATINGS, LIGHTING AND VENTILATION, SANITATION, GLAZING, GARAGES, SMOKE ALARMS AND CARBON MONOXIDE ALARMS, MEANS OF EGRESS, AND PROTECTION AGAINST DECAY AND TERMITES.

3. CONTRACTOR SHALL ENSURE THAT ALL MECHANICAL, ELECTRICAL, AND PLUMBING IS DESIGNED AND INSTALLED TO MEET THE REQUIREMENTS OF THE APPLICABLE IRC.

4. EGRESS WINDOWS SHALL COMPLY WITH SECTION 310 OF THE IRC.

5. WALL COVERINGS SHALL BE WATER-RESISTANT AND COMPLY WITH SECTION 703.2 OF THE IRC.

6. WINDOWS SHALL HAVE FALL PROTECTION PER IRC 312.2.

7. PROVIDE CARBON MONOXIDE DETECTORS PER IRC SECTION R315. 8. ALL NEW CONSTRUCTION SHALL COMPLY WITH THE ENERGY CONSERVATION

CODE AS LISTED IN CHAPTER 11 OF THE IRC. THIS INCLUDES: -- WALLS - INSULATE WITH R-13 MIN -- ATTICS - INSULATE WITH R-49 MIN (EXCEPTION: R-38 FOR VAULTED CEILINGS); USE 8" OF RIGID INSULATION (R40) IN VAULTED CEILINGS

-- FLOORS OVER UNCONDITIONED SPACE - INSULATE WITH R-19 MIN -- CRAWL SPACE WALLS - INSULATE WITH R-10 MIN

-- BASEMENT WALLS - R-13 CAVITY OR R-10 CONTINUOUS -- SLABS SHALL BE R-10 FOR A DEPTH OF 2'-0"

-- DUCTWORK OUTSIDE OF CONDITIONED SPACES - R-8 MIN -- WINDOWS SHALL HAVE A "U" VALUE OF 0.35 OR BETTER

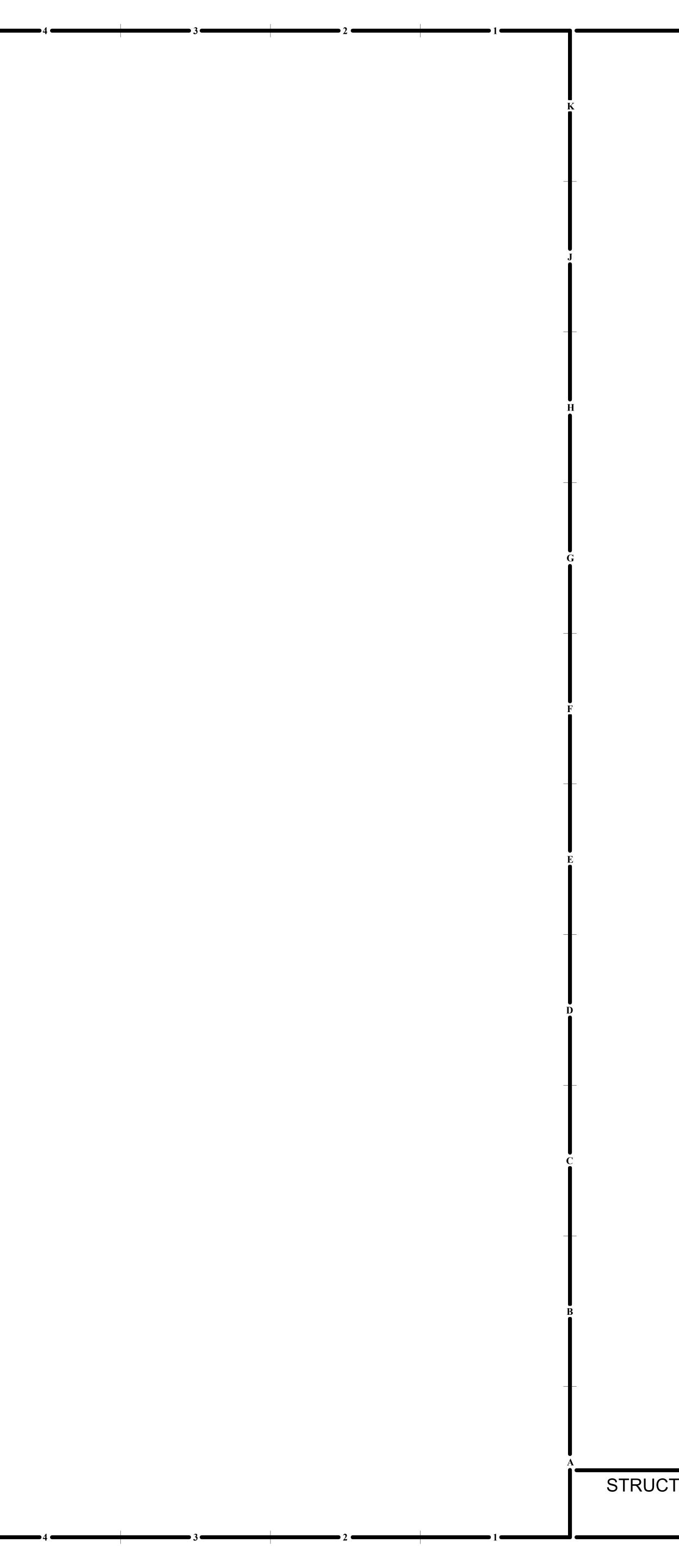
9. ALL EXTERIOR DOORS INCLUDING THE DOOR LEADING FROM THE GARAGE TO THE DWELLING UNIT SHALL INCORPORATE THE PHYSICAL SECURITY REQUIREMENTS OF THE LOCAL JURISDICTION AS REQUIRED.

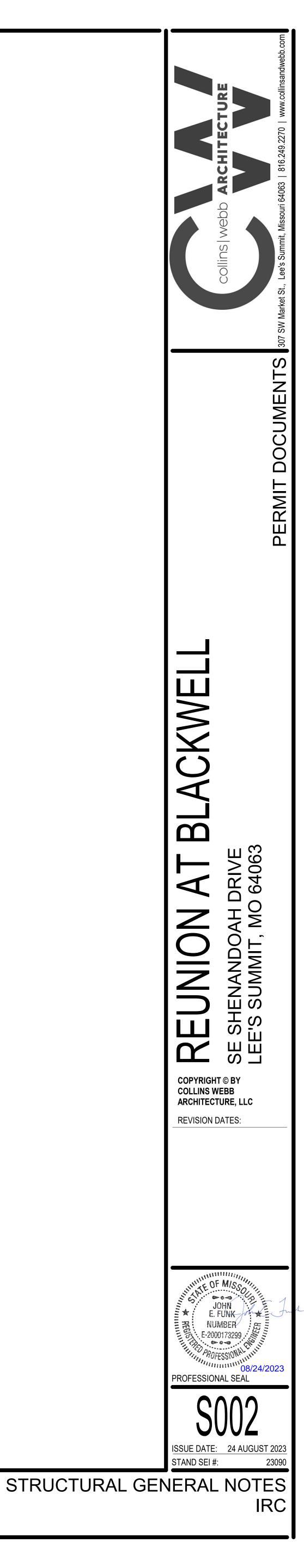
10. THE THERMAL ENVELOPE OF THE BUILDING IS REQUIRED TO BE SEALED PER IRC SECTION N1102.4.1 AND TABLE N1102.4.1.1.

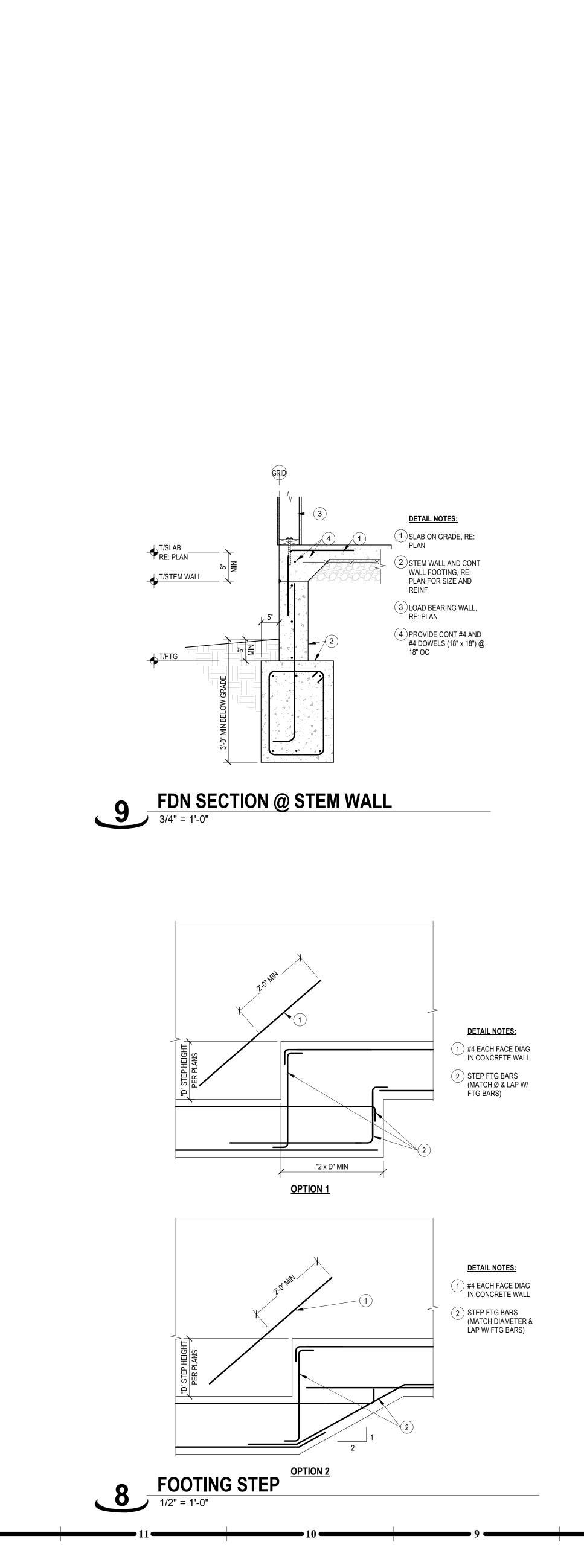
11. ALL DUCTS, AIR HANDLERS, FILTER BOXES, AND BUILDING CAVITIES USED AS DUCTS SHALL BE SEALED PER IRC SECTION N1103.2.2

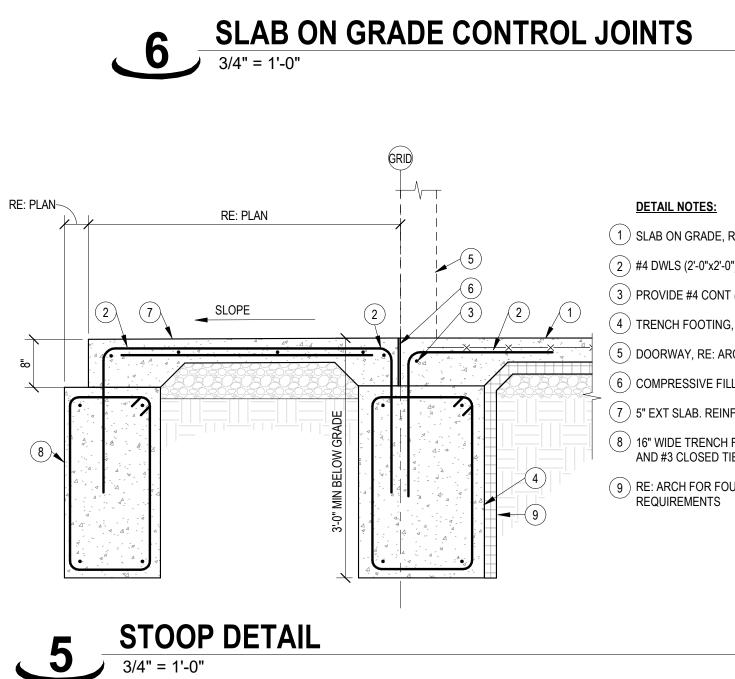
GLAZING

1. GLAZING IN HAZARDOUS LOCATIONS SHALL BE APPROVED SAFETY GLAZING MATERIALS PER IRC SECTION R308.









3/4" = 1'-0"

2 x 1



DETAIL NOTES:

NATURAL SLOPE

3) (1) #3 CONT @ EDGE

(4) BEND SLAB REINF AS

PLAN

LAP BARS 1'-0" LAP MESH 2 SQUARES SHOWN. HOOK 12" @ BOTTOM OF SLAB

LAP BARS 1'-0"

DETAIL NOTES:

1) SAW CUT JOINT

) SAW CUT JOINT AS

(3) MESH OR REBAR CONT

BOND BREAKER

NOTES:

SOON AS EQUIPMENT CAN BE PLACED ON SLAB WITHOUT DAMAGE

(4) KEYED CONSTRUCTION JOINT USE

(5) FORMED KEY (NO METAL KEY)

6 CUT MESH OR REBAR AT JOINT

A. THIS DETAIL MAY BE USED IN

LIEU OF SAW CUT JOINT

) 3/4" x 16" SMOOTH DWLS @ 12" OC

LAP MESH 2 SQUARES

<u>D < 3"</u>

<u>3" < D < 6"</u>

<u>6" ≤ D < 10"</u>

B. PROVIDE (1) #4 x 4'-0" TOP AT INTERIOR CORNERS OF ALL DEPRESSIONS

A. COORDINATE DEPTH AND LOCATION OF ALL FLOOR DEPRESSIONS WITH ARCHITECTURAL DRAWINGS

SLAB ON GRADE FLOOR DEPRESSION

LAP BARS 1'-0"

LAP MESH 2 SQUARES

NOTES:

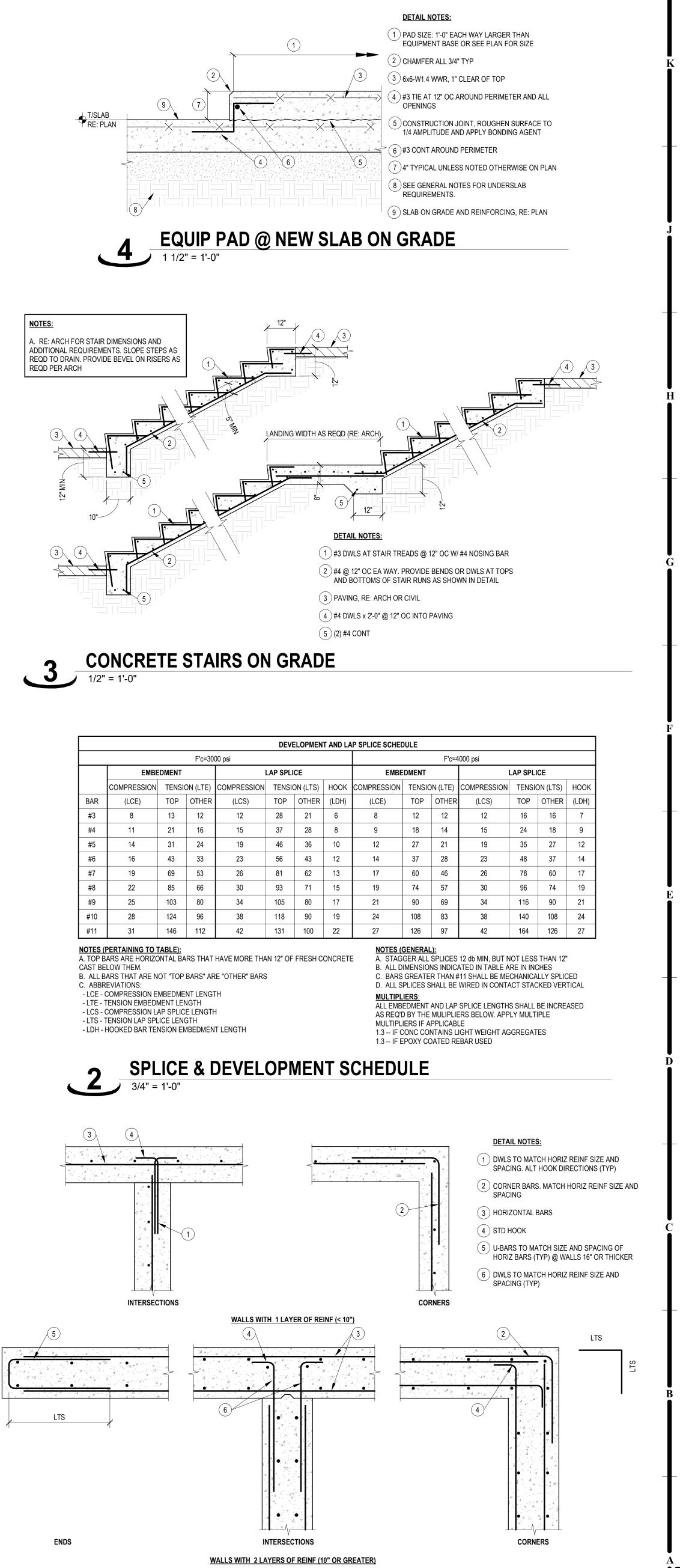
3/4" = 1'-0"

) SLAB ON GRADE, RE:

- (1) SLAB ON GRADE, RE: PLAN FOR SIZE & REINF

- (2) #4 DWLS (2'-0"x2'-0") @ 18" OC ALONG PERIMETER
- 3 PROVIDE #4 CONT @ PERIMETER

- (4) TRENCH FOOTING, RE: PLAN
-) DOORWAY, RE: ARCH
-) COMPRESSIVE FILLER & SEALANT, RE: ARCH
- (7) 5" EXT SLAB. REINF W/ #4 @ 9" OC EA WAY
- 8 16" WIDE TRENCH FOOTING. REINF W/ (2) #4 T&B AND #3 CLOSED TIES @ 24" OC
- (9) RE: ARCH FOR FOUNDATION INSULATION

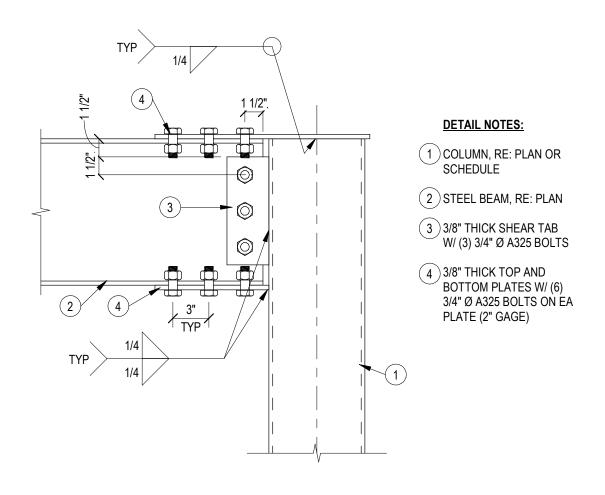


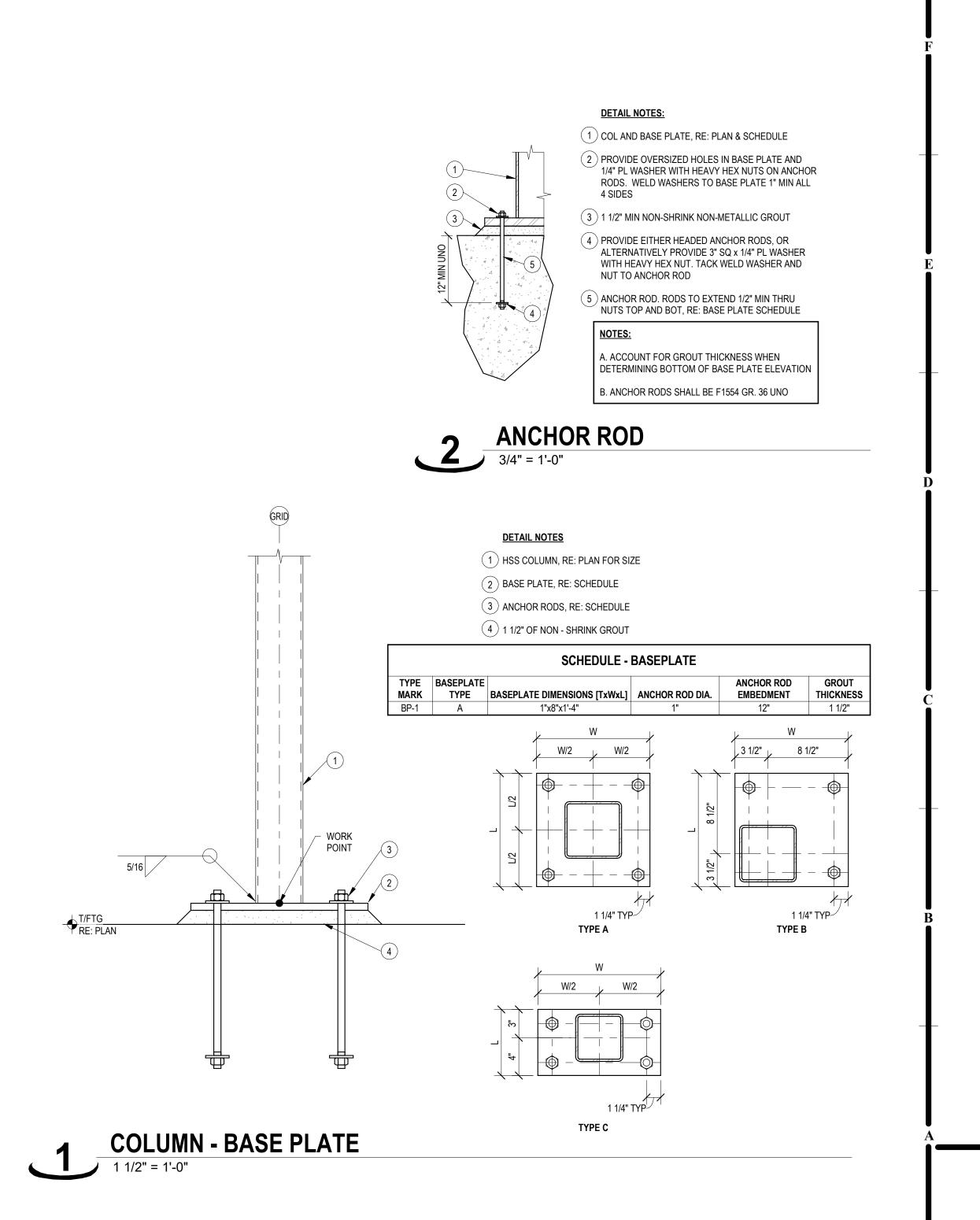
CONC WALL CORNERS

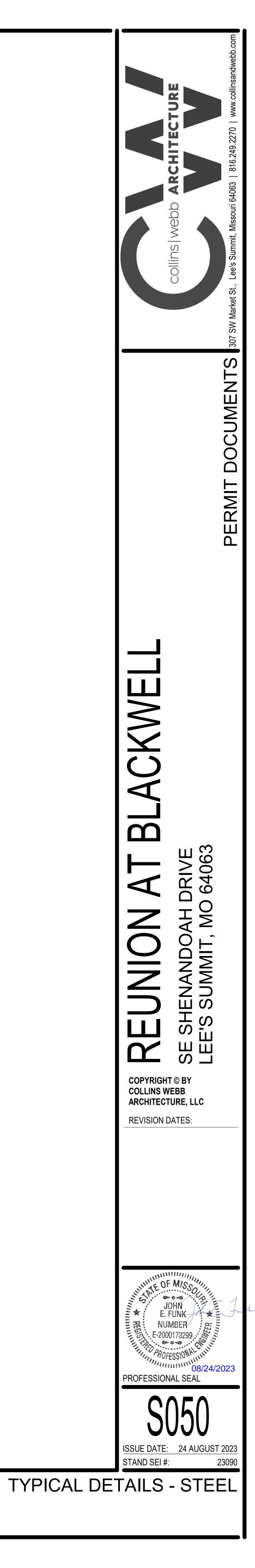
3/4" = 1'-0"



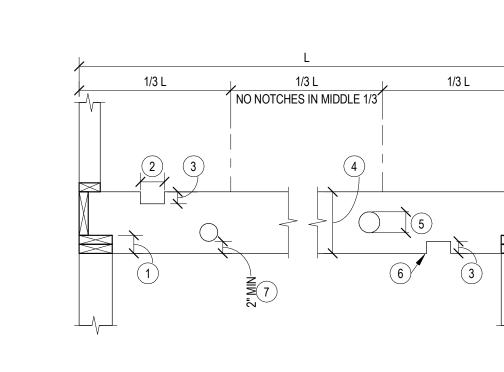






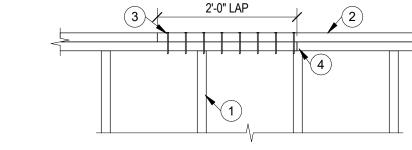


DETAIL NOTES: 1) MAX DIMENSION = JOIST DEPTH / 4 1/3 L 1/3 L 1/3 L NO NOTCHES IN MIDDLE 1/3 (2) MAX DIMENSION = JOIST DEPTH / 3 (3) MAX DIMENSION = JOIST DEPTH / 6 NOTE: DETAIL IS FOR DIMENSIONAL LUMBER ONLY. (4) JOIST DEPTH FOR I-JOISTS AND LVL FOLLOW MANUFACTURERS (5) MAX DIMENSION = JOIST DEPTH / 3 REQUIREMENTS 6 SQUARE HOLES AND NOTCHES NOT RECOMMENDED 7 HOLES MAY BE ANYWHERE ALONG THE LENGTH OF THE SPAN MINUS 1'-0" ON EA END. HOLE EDGES SHALL BE 2" FROM TOP OF JOIST OR BOTTOM OF JOIST. THEY SHALL ALSO BE 2" FROM ANY OTHER HOLE OR NOTCH **BORED HOLE & NOTCHES - HORIZ FRAMING** 3/4" = 1'-0"

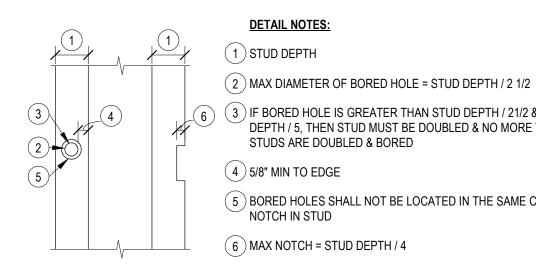




5 TOP PLATE SPLICE 3/4" = 1'-0"



BORED HOLE & NOTCHES - VERT FRAMING

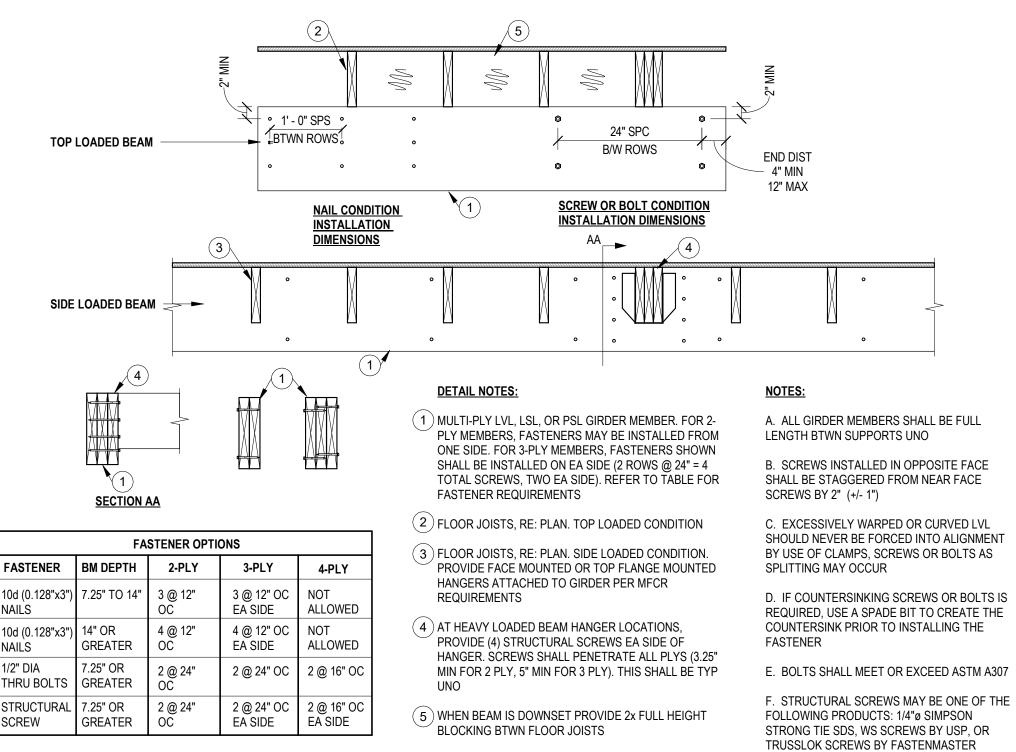


DETAIL NOTES: (1) WALL STUDS (2)DOUBLE TOP PLATE (3)8 ROWS OF (2)16d NAILS AT SPLICE (4) JOINT IN LOWER PLATE MEMBERS SHALL OCCUR OVER A STUD

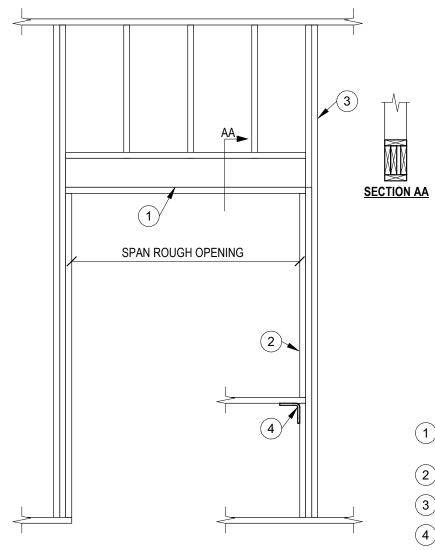
(5) BORED HOLES SHALL NOT BE LOCATED IN THE SAME CROSS SECTION OF CUT OR

3 IF BORED HOLE IS GREATER THAN STUD DEPTH / 21/2 & LESS THAN 3 * STUD DEPTH / 5, THEN STUD MUST BE DOUBLED & NO MORE THAN TWO SUCCESSIVE

SECTION AA FASTENER OPTIONS FASTENER BM DEPTH 2-PLY 10d (0.128"x3") 7.25" TO 14" 3 @ 12" NAILS 0C 10d (0.128"x3") 14" OR 4 @ 12" NAILS GREATER OC NAILS 7.25" OR 1/2" DIA 2 @ 24" OC THRU BOLTS GREATER STRUCTURAL 7.25" OR 2 @ 24" SCREW GREATER OC



HEADER SCHEDULE 1/2" = 1'-0"



BEAM BEARING CONDITIONS 3/4" = 1'-0"

(2)

2

WOOD HEADER SCHEDULE					
MARK	MEMBERS	MAX SPAN	JAMB MEMBERS	NOTES	
HD206	(2) 2x6	6'-0"	1 KING, 1 TRIMMER*	NON-STRUCT HDR	
HDN08	(N) 2x8	SEE PLAN	1 KING, 2 TRIMMER*		
HDN10	(N) 2x10	SEE PLAN	2 KING, 2 TRIMMER		
HDN12	(N) 2x12	SEE PLAN	2 KING, 2 TRIMMER		
HDNLVL	(N) 1 3/4"x11 7/8" LVL	SEE PLAN	3 KING, 2 TRIMMER		
*PROVID	*PROVIDE MIN (2) KING STUDS FOR ALL EXTERIOR WALL OPENINGS				

DETAIL NOTES:

(1) WOOD HEADER, RE: SCHEDULE. ALL HEADERS SHALL BE NAILED TOGETHER AT 16" OC MAX. PROVIDE PLYWOOD FILLER AS REQD TO MATCH STUD THICKNESS

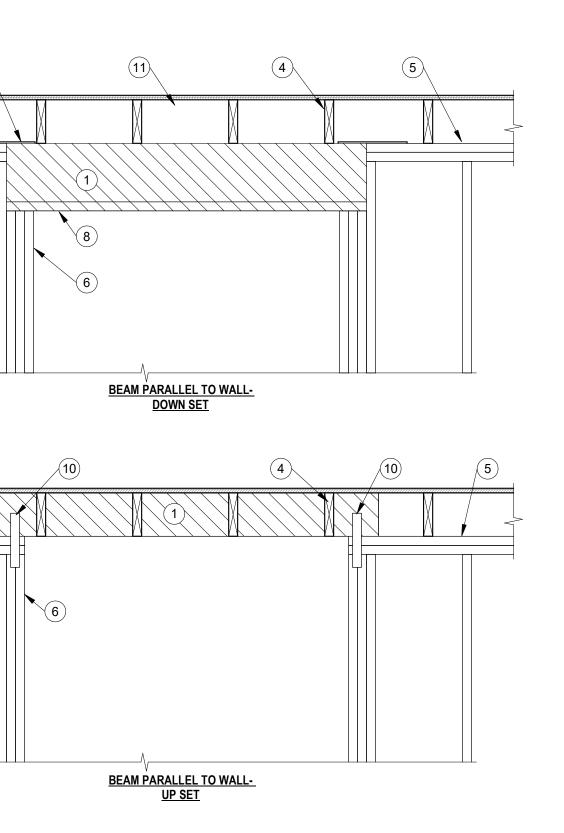
(2) TRIMMER STUDS, RE: SCHEDULE

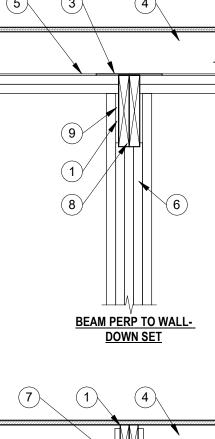
"N" P

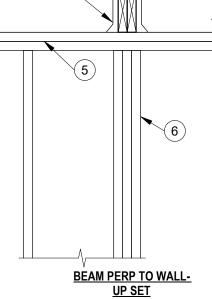
(3) KING STUDS, RE: SCHEDULE

(4) PROVIDE STUD UNDER SILL END OR SIMPSON A35 CLIP ANGLE

BUILT-UP ENGR LUMBER BEAM 3/4" = 1'-0"

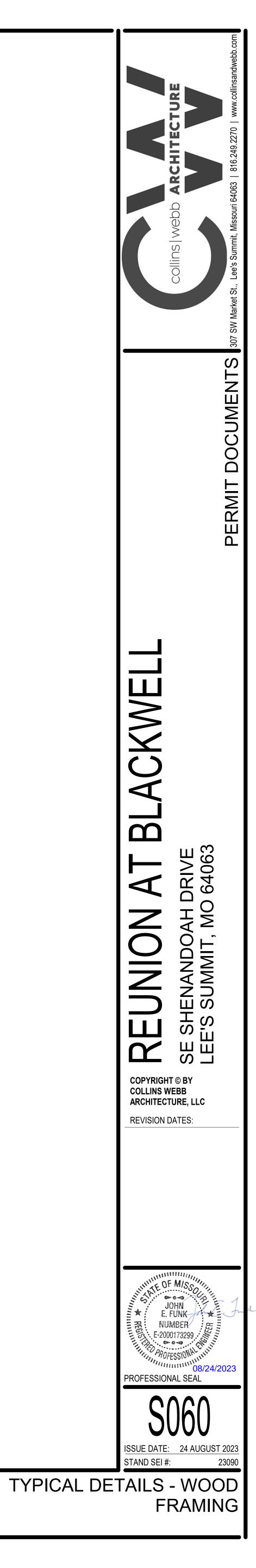






DETAIL NOTES:

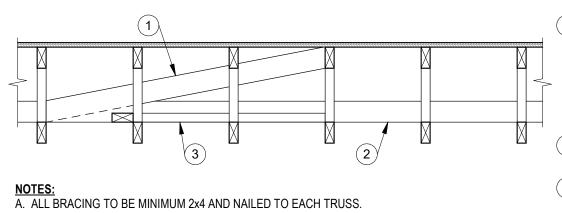
- (1) WOOD BEAM, PER PLAN
- (2) WALL STUDS
- (3) IF TOP PLATE IS INTERRUPTED USE SIMPSON LSTA9 STRAP OR EQUIVALENT
- (4) WOOD JOISTS, RE: PLAN
- 5 DOUBLE 2x TOP PLATE
- (6) MIN 3 STUDS TO SUPPORT BEAM UNO ON PLAN
- (7) FACE MOUNT JOIST HANGER
- 8 COORD BOT OF BEAM ELEV W/ ARCH REQUIREMENTS
- (9) 1/2" OSB SPACERS AS REQD
- (10) SIMPSON LSTA9 STRAP EA SIDE
- (11) WHEN BEAM IS DOWNSET PROVIDE 2x FULL HT BLOCKING BTWN FLOOR JOISTS



8 TYPICAL TRUSS BRACING DETAIL 3/4" = 1'-0"

B. DIAGONAL AND SWAY BRACING TO BE PLACED AT APPROXIMATELY 45° ANGLES.

C. WHERE TRUSS FRAMING CHANGES DIRECTION, EXTEND STRUTS TO BOTTOM CHORD OF PERPENDICULAR TRUSSES. THESE TRUSSES ARE CONSIDERED A BRACING LOCATION.



SHEATHING OPTION

TRUSS PANEL OPTION

NOTE: PREFAB. TRUSS NOT SHOWN FOR CLARITY BOTH OPTIONS

DETAIL NOTES: 1) VERTICAL SWAY BRACING AT EACH BOTTOM CHORD STRUT LINE IN SAME LOCATION AS BOTTOM CHORD DIAGONAL BRACING (ALTERNATE DIRECTION). NAIL TO TRUSS TOP CHORD AND BOTTOM CHORD STRUT W/ (2) 16d NAILS

2) CONTINUOUS BOTTOM CHORD STRUTS.

PROVIDE (4) 16d NAILS AT LAPS

(3) BOTTOM CHORD DIAGONAL BRACING.

NAIL TO EACH TRUSS W/ (2) 16d NAILS

FOR LATERAL LOAD SHOWN IN SHEARWALL SCHEDULE (3) FASTEN BOTTOM CHORD OF PREFAB TRUSS PANEL WITH CLIPS AT SPACING PER SHEARWALL SCHEDULE **5 TYPICAL FLOOR/ROOF TRUSS BLOCKING** 3/4" = 1'-0"

PLATE NAILING OF SHEARWALL ABOVE (2) TRUSS MANUFACTURER TO DESIGN PREFAB TRUSS PANEL

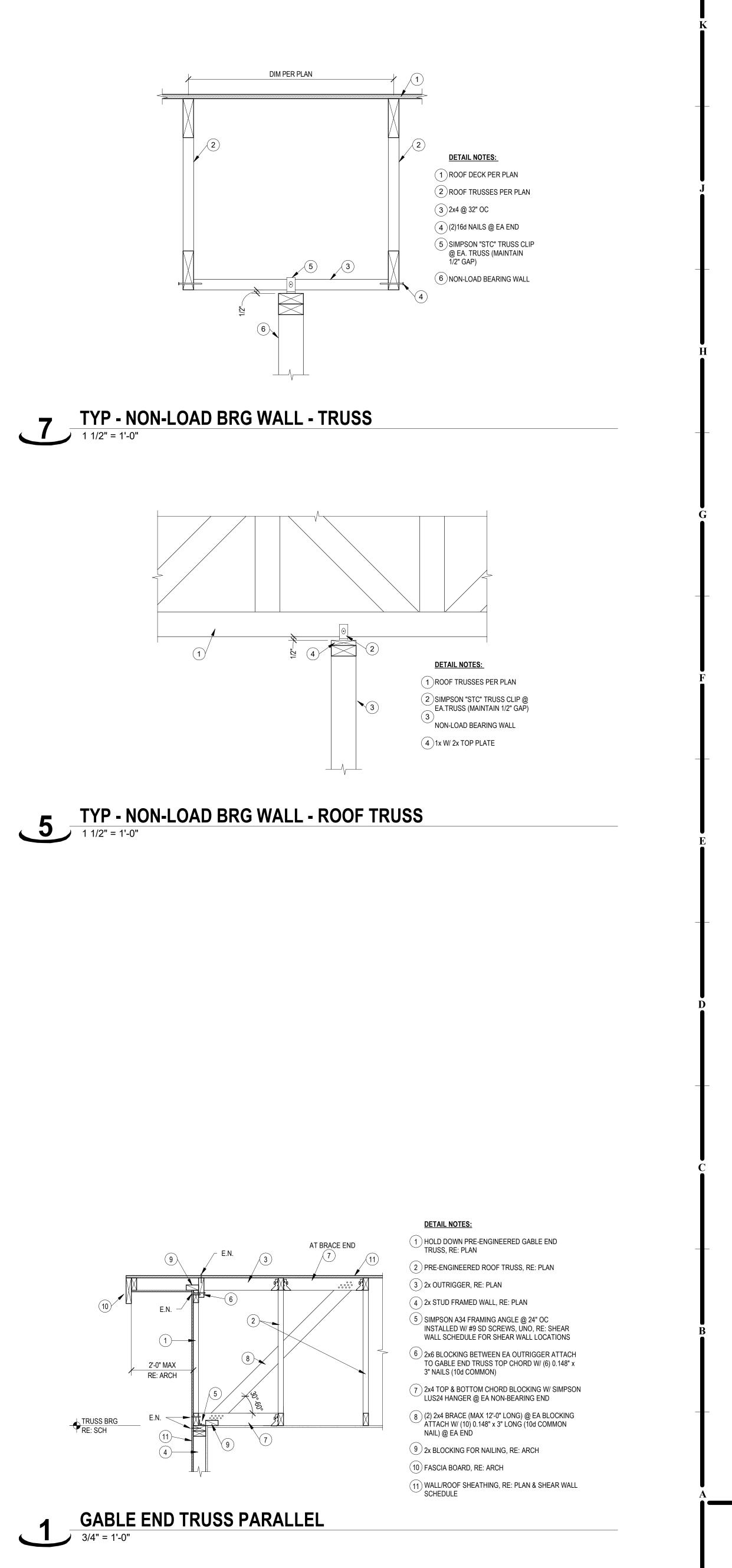
DETAIL NOTES: (1) FASTEN TOP CHORD OF PANEL IN ACCORDANCE WITH BOTTOM

(4) FASTEN BOTTOM CHORD OF PANEL IN ACCORDANCE WITH BOTTOM PLATE NAILING OF SHEARWALL BELOW

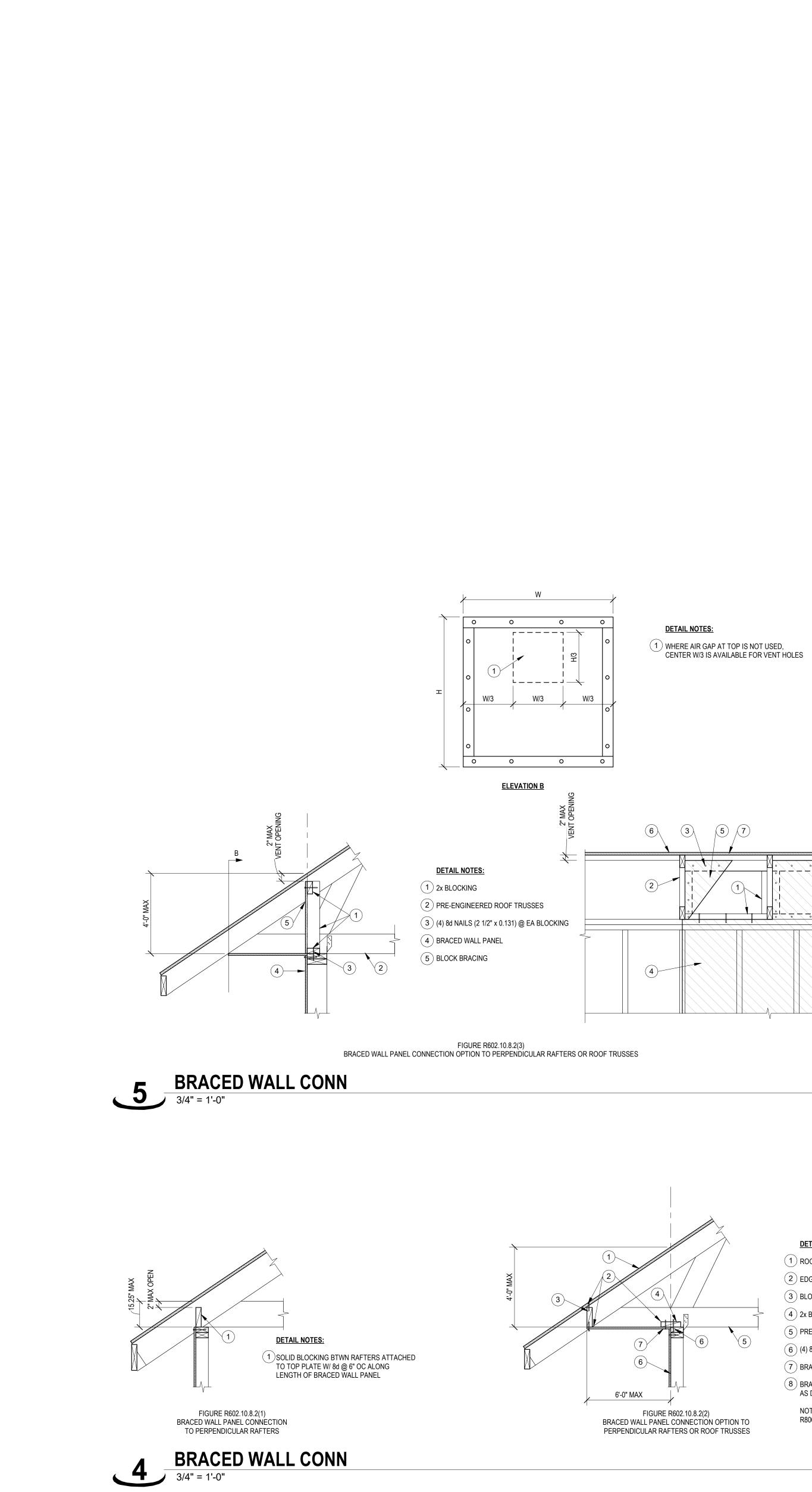
(3) FASTEN TOP CHORD OF PANEL IN ACCORDANCE WITH BOTTOM PLATE NAILING OF SHEARWALL ABOVE

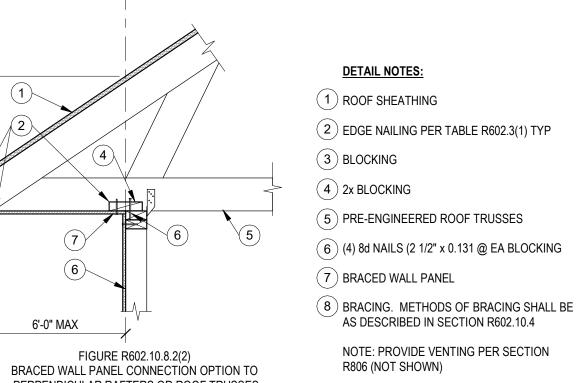
ABOVE BLOCK ARE NOT BEARING (2) SOLID WOOD STRUCTURAL PANEL SHEATHING WITH 10d NAILS AT 3" O.C. AT ALL EDGES

DETAIL NOTES: SOLID 2x BLOCKING AT EACH EDGE OF WOOD STRUCTURAL PANEL - VERTICAL BLOCKING MAY BE OMITTED WHERE WALLS









DETAIL NOTES:

- 2 EDGE NAILING PER TABLE R602.3(1) TYP (3) BLOCKING (4) 2x BLOCKING

DETAIL NOTES:

(4) BRACED WALL PANEL

6 ROOF SHEATHING

(2) PRE-ENGINEERED ROOF TRUSSES

(3) EDGE NAILING RE: GENERAL NOTES

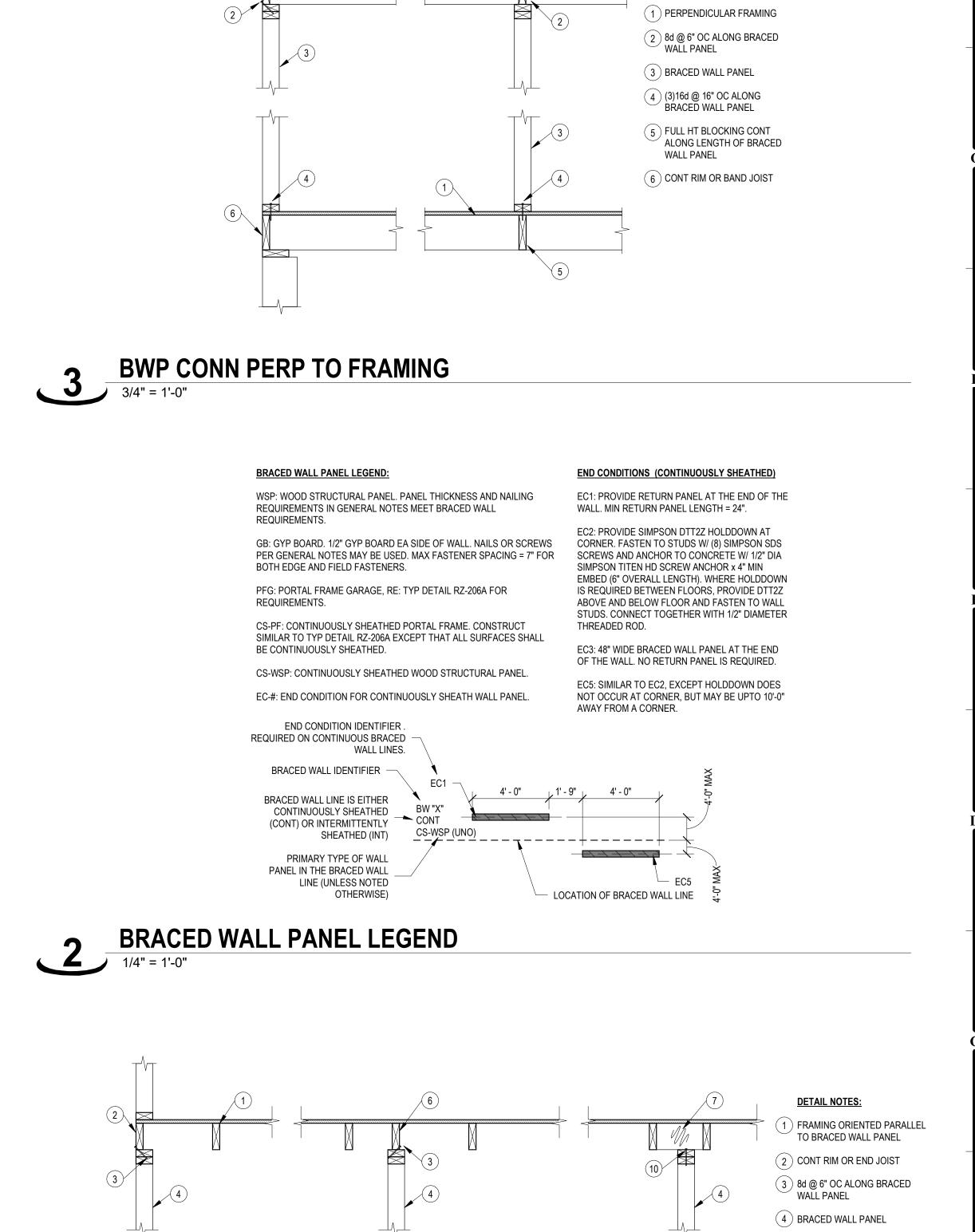
(1) 2x BLOCKING

(5) BRACING

(7) VENTING

- (5) PRE-ENGINEERED ROOF TRUSSES

- (6) (4) 8d NAILS (2 1/2" x 0.131 @ EA BLOCKING



ammmm

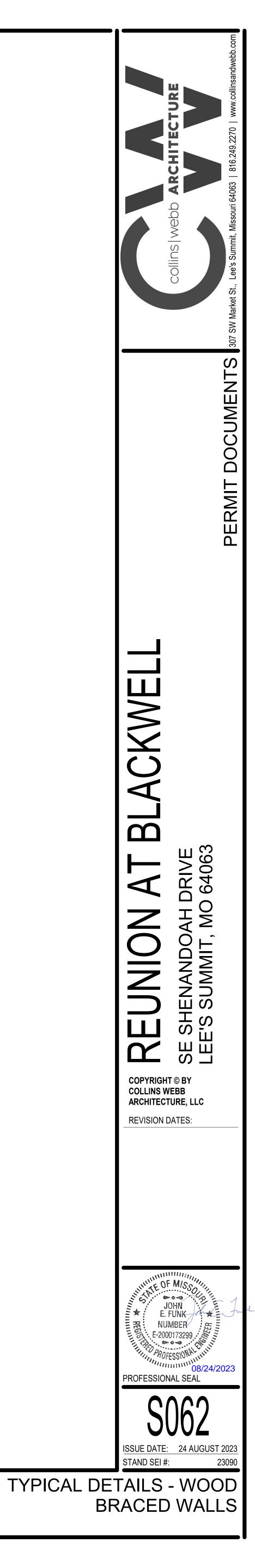
DETAIL NOTES:

- (5) (3)16d @ 16" OC ALONG BRACED WALL PANEL
- 6 ADDITIONAL FRAMING MEMBER DIRECTLY BELOW BRACED WALL PANEL
- 7 FULL HEIGHT BLOCKING @ 16" OC ALONG BRACED WALL
- (8) (2) 16d NAILS @ EA BLOCKING MEMBER
- (3)16d NAILS @ EA BLOCKING MEMBER
- 10 TOE NAIL (3) 8d NAILS @ EA BLOCKING MEMBER

BWP CONN PAR TO FRAMING 3/4" = 1'-0"

Auuuuu

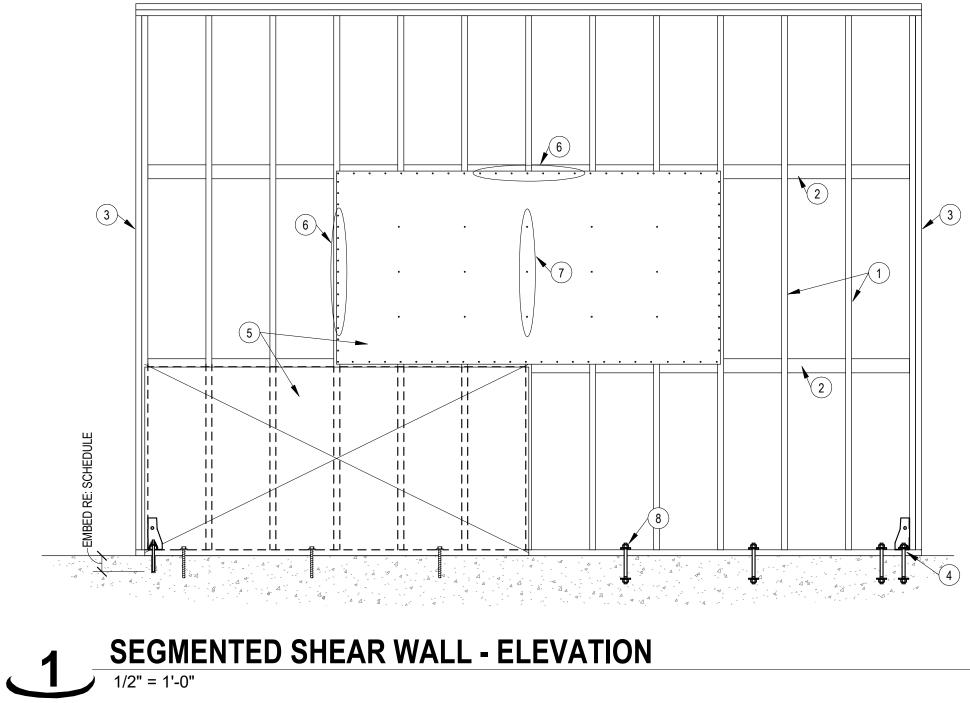
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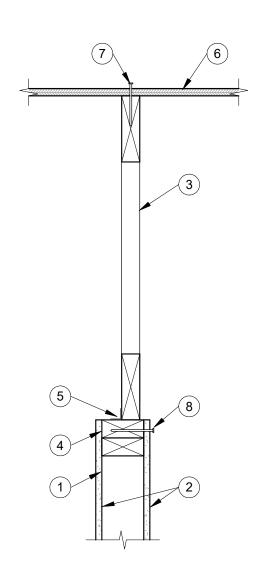


SW MARKSW TYPESW-ASEGMENTED SW-B SEGMENTED 7/16" OSB

SHEATHING 7/16" OSB

SCHEDULE - SHEAR WALL					
TENERS (EDGE / FIELD)	BOUNDARY MEMBERS	CONNECTION TO TOP PLATE	SILL ANCHORS	'SIMPSON' HOLDOWN	HOLDOWN ANCHOR ROD, EMBEDMENT
8d @ 4"/12" (BLOCKED)	3 PLY	A34 FRAMING ANGLE @ 12" OC W/ (8) #9 x 1 1/2" SD SCREW	1/2" Ø SCREW ANCHOR @ 32" OC	HDU5-SDS2.5 W/ (14) 1/4 x 2 1/2 SDS	PAB5-36, 12" MIN
8d @ 3"/12" (BLOCKED)	3 PLY	A34 FRAMING ANGLE @ 12" OC W/ (8) #9 x 1 1/2" SD SCREW	1/2" Ø SCREW ANCHOR @ 32" OC	HDU5-SDS2.5 W/ (14) 1/4 x 2 1/2 SDS	PAB5-36, 12" MIN





4 ROOF DRAG TRUSS @ SHEAR WALL

- 1 STUD WALL, RE: PLAN, NOTES AND

TYPICAL DETAILS

(2) WALL SHEATHING, RE: SHEAR WALL SCH ON S063

3 DRAG TRUSS, DESIGN FOR IN PLANE SHEAR CAPACITY

4 DOUBLE 2x TOP PLATE

5 'RIM JOIST / BLOCKING CONNECTION TO TOP PLATE' RE: SHEAR WALL

(7) DIAPHRAGM CONNECTION

RE: SHEAR WALL SCH ON

SCH ON S063

(6) ROOF SHEATHING

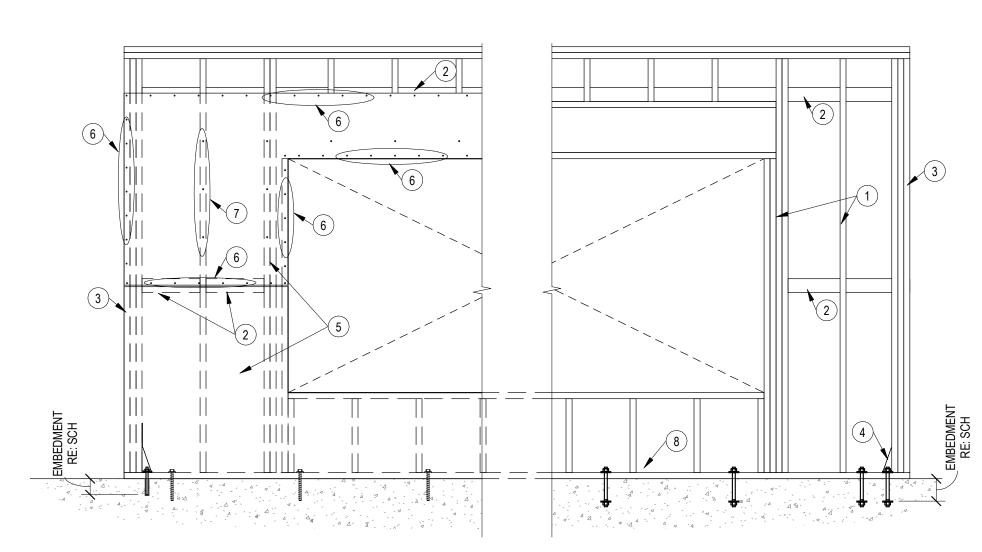
8 EDGE CONNECTION

S063

OF 3000#.

- DETAIL NOTES:







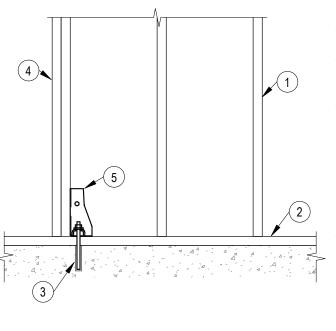
7 INTERMEDIATE FIELD NAILS @ 12" OC, TYP UNO 8 TREATED 2x SILL PLATE W/ SILL ANCHORS RE: GENERAL NOTES AND DETAILS FOR TYPE AND SPACING

- (6) PANEL EDGE NAILING NO LESS THAN 3/8" FROM PANEL EDGES, RE: SHEAR WALL SCHEDULE FOR PATTERN
- 4 HOLDOWNS, RE: SHEAR WALL SCHEDULE AND HOLDOWN TYP DETAIL 5 WOOD STRUCTURAL PANEL SHEATHING, RE: SHEAR WALL SCHEDULE
- FOR NUMBER OF PLYS
- 2 PANEL BLOCKING AS REQD, RE: SHEAR WALL SCHEDULE 3 BOUDARY CONDITION @ SHEAR WALL ENDS, RE: SHEAR WALL SCHEDULE
- DETAIL NOTES: 1) 2x STUD FRAMING, RE: SHEAR WALL SCHEDULE

PERFORATED SHEAR WALL - ELEVATION 1/2" = 1'-0"

TYP UNO 8 TREATED 2x SILL PLATE W/ SILL ANCHORS RE: GENERAL NOTES AND DETAILS FOR TYPE AND SPACING

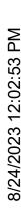
- 6 PANEL EDGE NAILING NO LESS THAN 3/8" FROM PANEL EDGES, RE: SHEAR WALL SCHEDULE FOR PATTERN (7) INTERMEDIATE FIELD NAILS @ 12" OC,
- 5 WOOD STRUCTURAL PANEL SHEATHING, RE: SHEAR WALL SCHEDULE
- (4) HOLDOWN, RE: SHEAR WALL SCHEDULE AND HOLDOWN DETAIL
- (3) BOUDARY CONDITION @ SHEAR WALL ENDS, RE: SHEAR WALL SCHEDULE FOR NUMBER OF PLYS
- 2 PANEL BLOCKING AS REQD, RE: SHEAR WALL SCHEDULE
- DETAIL NOTES: (1) 2x STUD FRAMING, RE: SHEAR WALL SCHEDULE



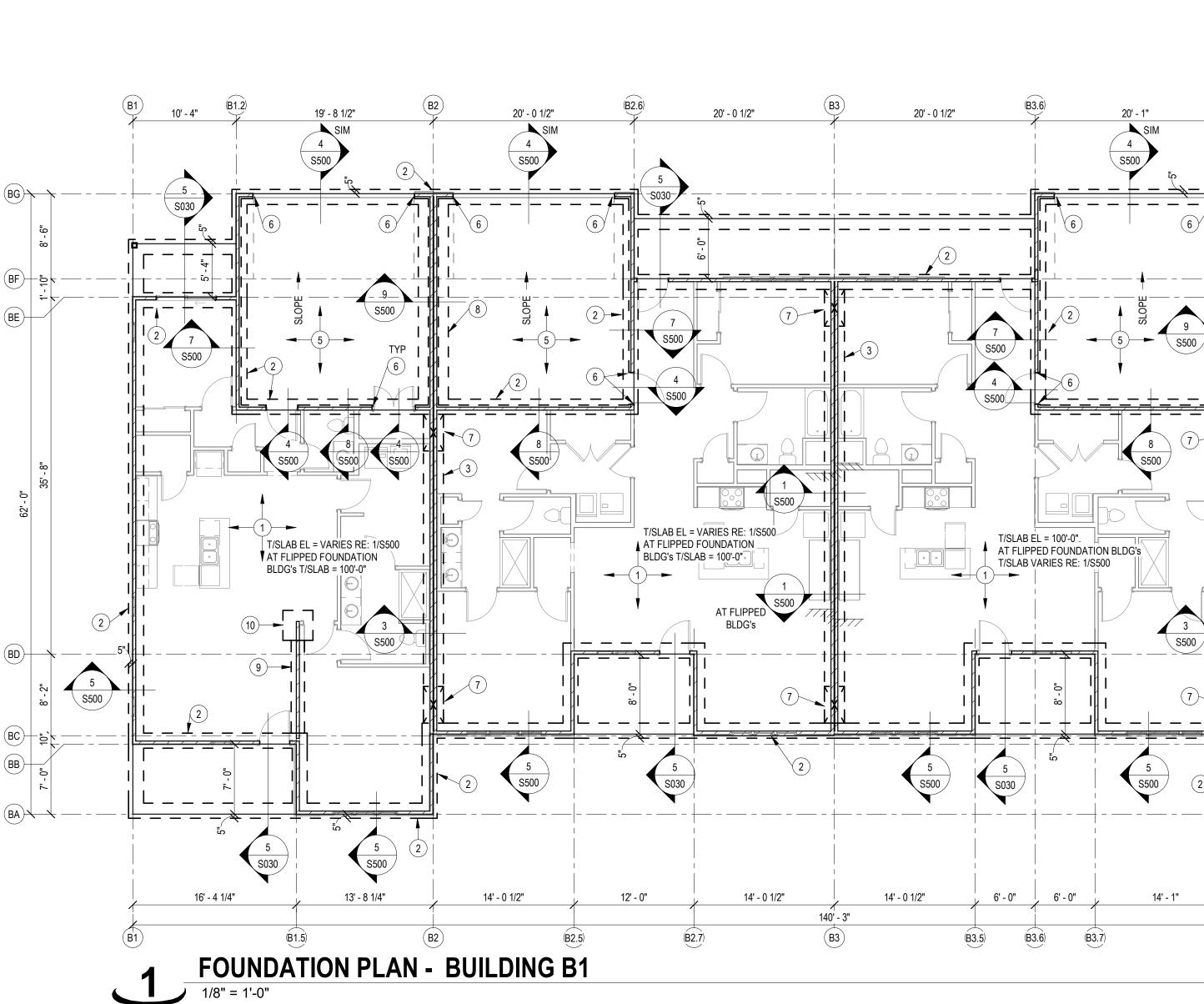
ADHESIVE, RE: SCHEDULE FOR SIZE & EMBEDMENT (4) BOUNDRY CONDITION STUDS @ SHEAR WALL ENDS. RE: SHEAR WALL SCHEDULE FOR NUMBER OF PLYS. RE: GENERAL NOTES FOR BUILT UP 2x FRAMING FASTENER SCHEDULE (5) SIMPSON HOLDOWN ATTACH TO BOUNDARY CONDITION STUDS PER SIMPSONS SPECS. RE: SHEARWALL SCHEDULE FOR SIZE. RE: PLAN FOR LOCATION

DETAIL NOTES (1) 2x Stud Framing, RE: Shear Wall Schedule (2) TREATED 2x SILL PLATE TO MATCH SIZE OF WALL, RE: SHEAR WALL SCHEDULE (3) HILTI THREADED HAS ROD W/ HILTI HY-200

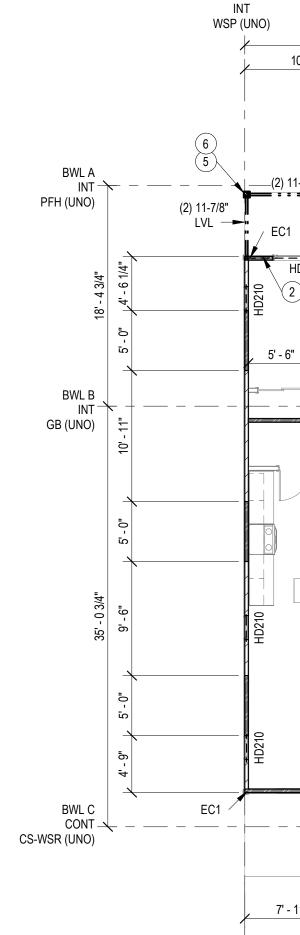








(BG) (BF) (BF)-

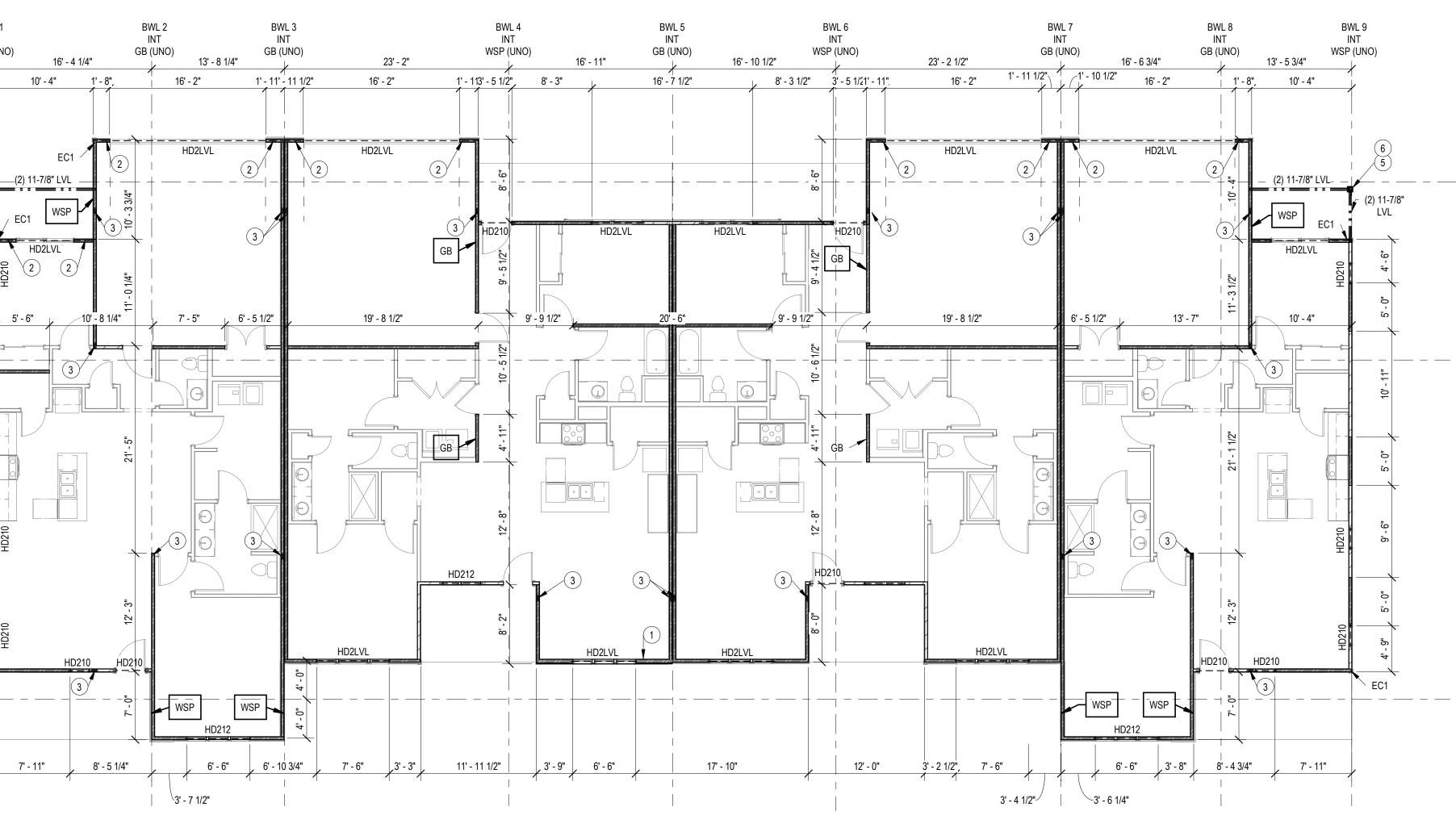


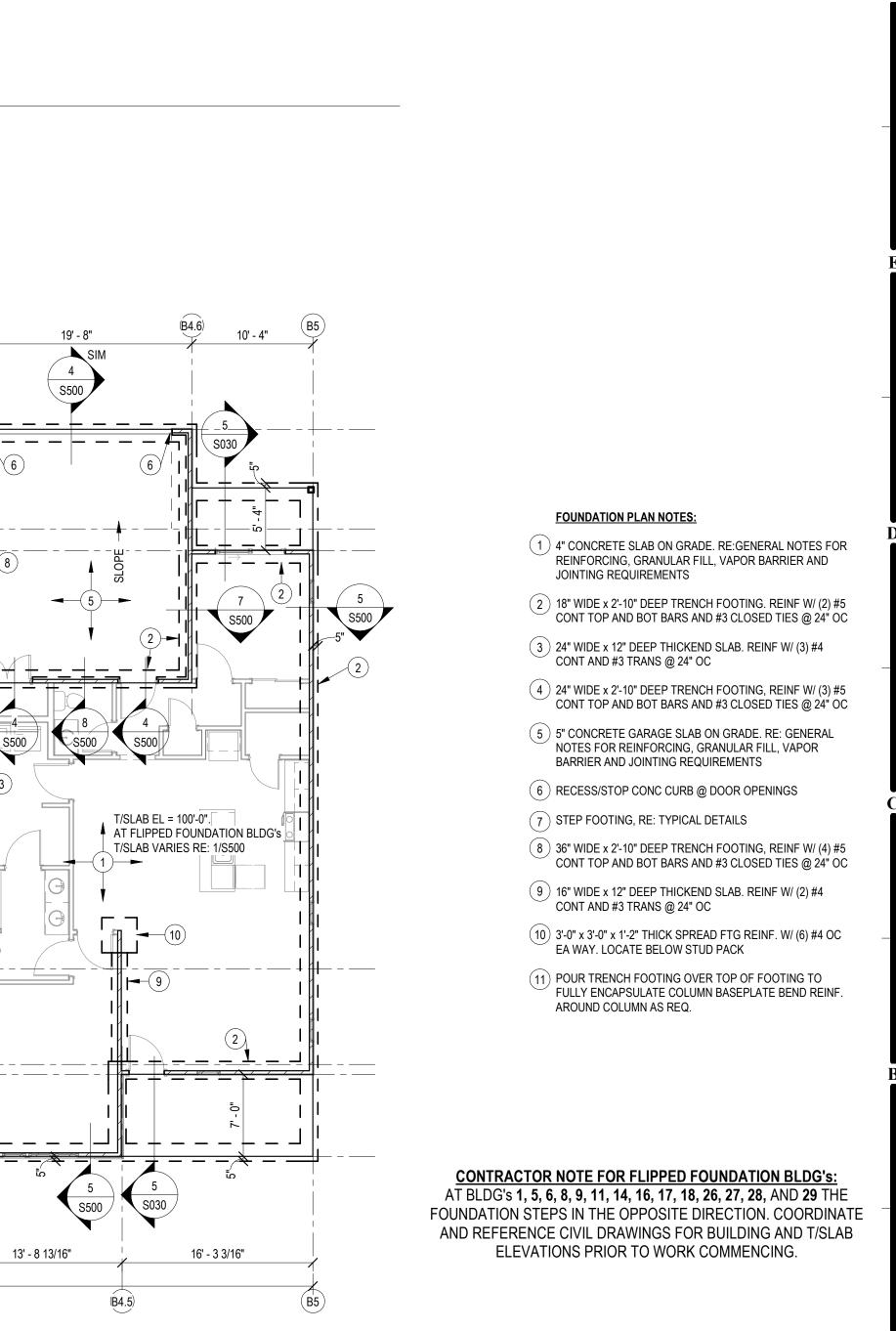
BWL 1



BA

FIRST FLOOR WALL PLAN - BUILDING B1 1/8" = 1'-0"





WALL FRAMING PLAN NOTES:

WALL CONNECTION

TITEN HD

TITEN HD

(6) SIMPSON ECCL POST CAP

(7) SIMPSON ECCQ POST CAP

(1) 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC

2) EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED

(3) (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE

(4) 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/

(5) 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/

SIMPSON ABU44Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON

SIMPSON ABU66Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON

REQUIREMENTS. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION. GYP OR OSB.

TRUSSES, UNO.

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7 11 11 12

_____**/__**___

TYPE

STRUCTURAL WALLS WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x10. HEADERS IN NON-STRUCTURAL WALLS ARE (2) 2x6 (MAXIMUM 10FT OPENING). G. REFER TO SHEET S062 FOR BRACED WALL H. TOP OF SLAB ELEVATION = 100'-0", UNO.

TRUSSES SHALL BEAR WITHIN 5" F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX". RE: TYP DTL. ALL HEADERS IN

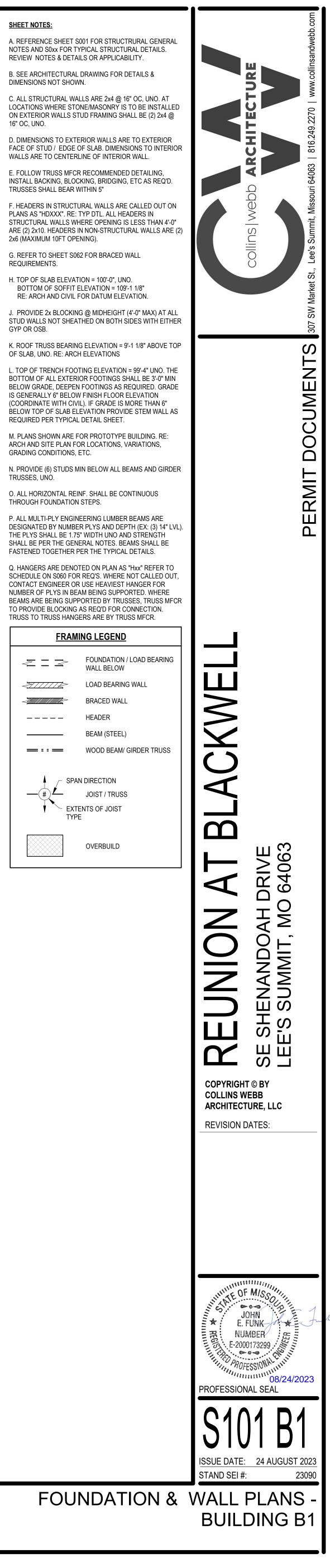
E. FOLLOW TRUSS MFCR RECOMMENDED DETAILING, INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQ'D.

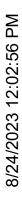
WALLS ARE TO CENTERLINE OF INTERIOR WALL.

C. ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC, UNO. AT ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC, UNO.

B. SEE ARCHITECTURAL DRAWING FOR DETAILS & DIMENSIONS NOT SHOWN.

SHEET NOTES: A. REFERENCE SHEET S001 FOR STRUCTRURAL GENERAL NOTES AND S0xx FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.





1/8" = 1'-0"

S061

GIRDER TRUSS

SLOPE

S061

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GIRDER TRUSS

SLOPE

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RE: ARCH

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TRUSS BRG = 12' - 2 1/4" ABOVE T/SLAB

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GIRDER TRUSS

III SLOPE

RE: ARCH

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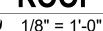
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S520

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SLOPE

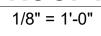
II RE: ARCH

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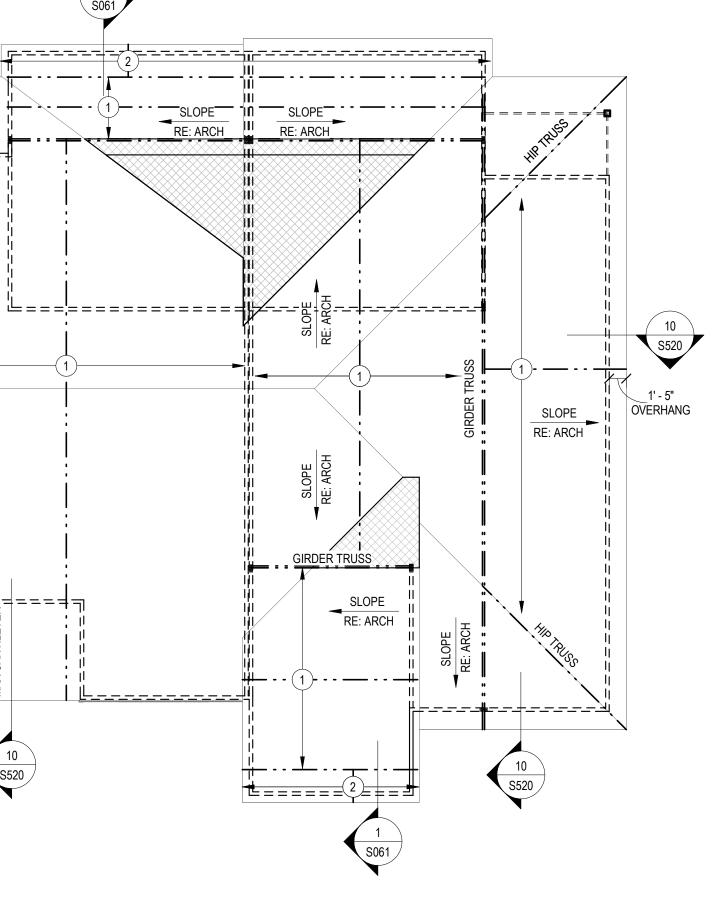
1' - 5"

10 S520

OVERHANG I



€ S520 ∕



S06

- (9) PRE-ENGINEERED MONO SLOPED ROOF TRUSS @ 24" OC. CEILING VAULTED BELOW. RE: PLAN FOR TRUSS BEARING ELEVATION
- (8) TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL DETAIL 1/S060 FOR STRAP INFO & REQ.
- (6) 2x8 ROOF RAFTERS @ 16" OC (7) STEP IN TOP PLATE OF WALL, RE: TYPICAL DETAILS
- 5) 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES ADDITIONAL FASTENING REQD
- (4) 2x10 LEDGER ATTACHED W/ (2) 1/4"ø SIMPSON SDS WOOD SCREW @ 16" OC (2" MÍN EDGE DISTANCE)
- 3 2x10 ROOF RAFTERS @ 16" OC ATTACH TO LEDGER W/ SIMPSON LUS210 SLOPED HANGER
- 2 2x4 OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN OUTRIGGERS
- (1) PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH
- **ROOF FRAMING PLAN NOTES:**

N E T	Contact Enginee Number of Plys I Beams are Being To Provide Bloch Truss to Truss H	n beam be Supporte (Ing as re
	<u>FR</u>	
		> FO WA
	Z11111Z	- LO/
	Z // // /2	> BR/
		HE
		BE
		WC
	#	SPAN DIRI JOI EXTENTS TYPE
		OV

2x6 (MAXIMUM 10FT OPENING). G. REFER TO SHEET S062 FOR BRACED WALL REQUIREMENTS. H. TOP OF SLAB ELEVATION = 100'-0", UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8"

GYP OR OSB.

TRUSSES, UNO.

D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR WALLS ARE TO CENTERLINE OF INTERIOR WALL. E. FOLLOW TRUSS MFCR RECOMMENDED DETAILING, INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQ'D. TRUSSES SHALL BEAR WITHIN 5"

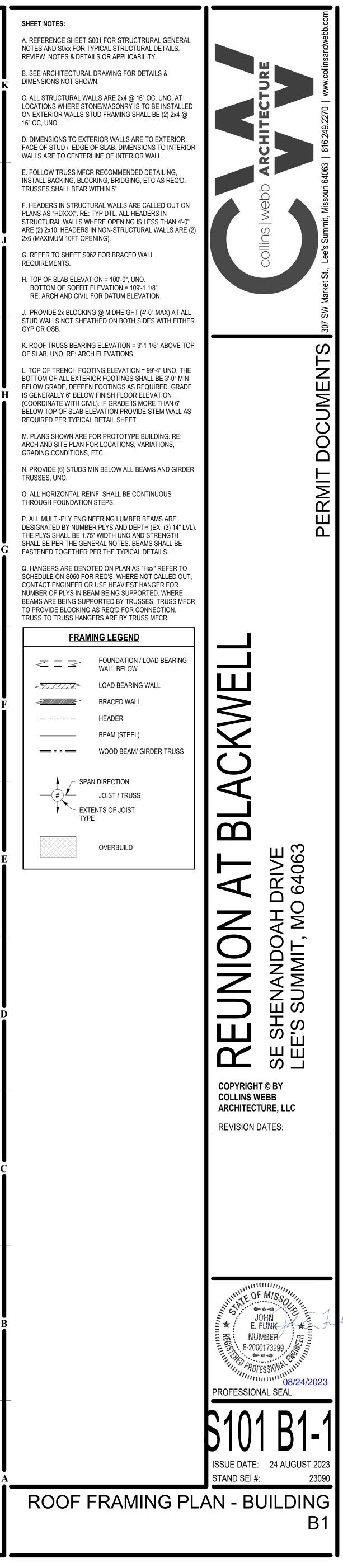
16" OC, UNO.

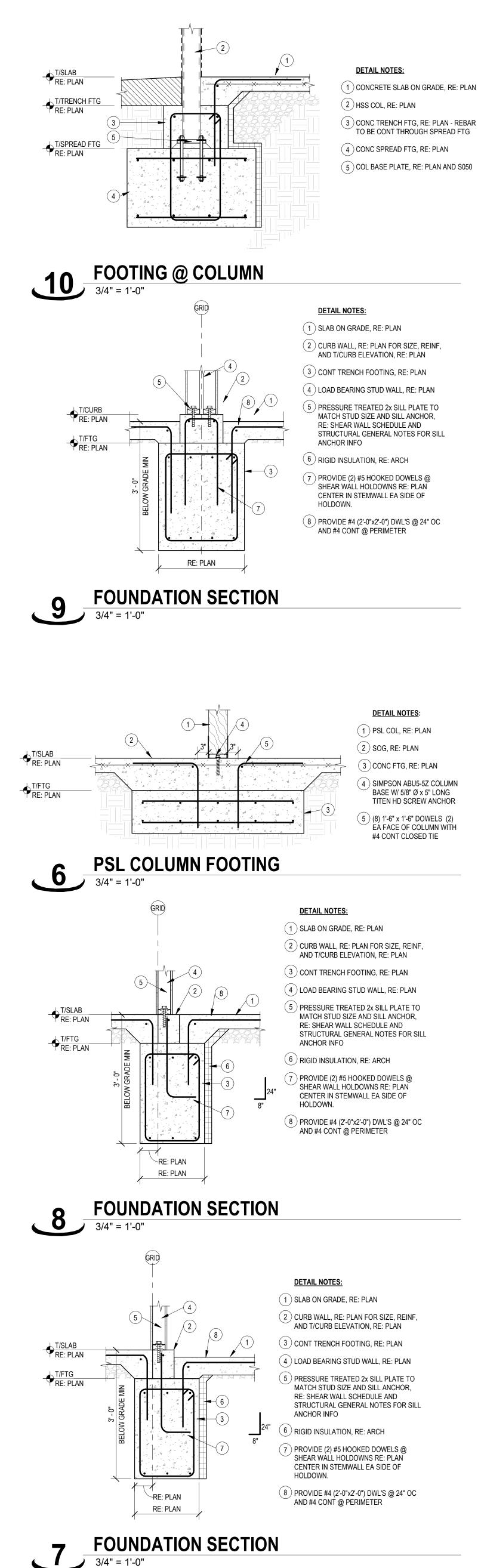
DIMENSIONS NOT SHOWN. C. ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC, UNO. AT

NOTES AND S0xx FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY.

SHEET NOTES:

B. SEE ARCHITECTURAL DRAWING FOR DETAILS &





STRUCTURAL GENERAL NOTES FOR SILL

SHEAR WALL HOLDOWNS RE: PLAN

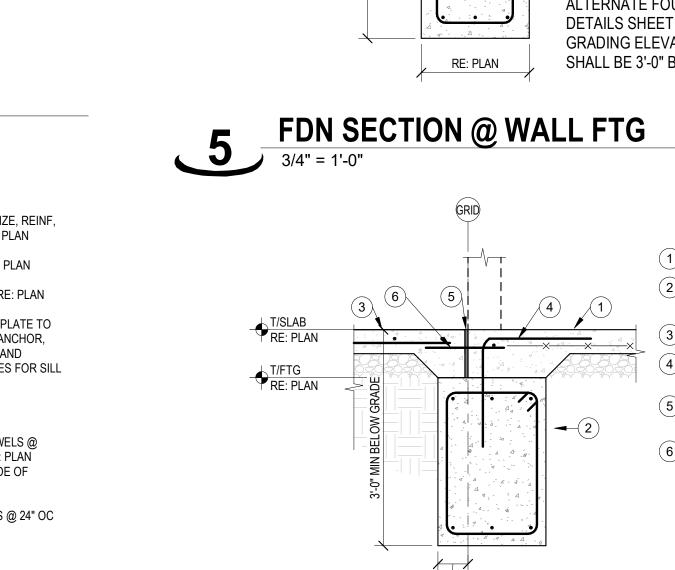
) PRESSURE TREATED 2x SILL PLATE TO MATCH STUD SIZE AND SILL ANCHOR,

TITEN HD SCREW ANCHOR (5) (8) 1'-6" x 1'-6" DOWELS (2) EA FACE OF COLUMN WITH #4 CONT CLOSED TIE

(3) CONC FTG, RE: PLAN 4) SIMPSON ABU5-5Z COLUMN BASE W/ 5/8" Ø x 5" LONG

(1) PSL COL, RE: PLAN 2) SOG, RE: PLAN

DETAIL NOTES:



T/ CURB RE: PLAN

T/FTG RE: PLAN

2

3" CLR

XX

RE: PLAN

TYP

RE: PLAN

T/SLAB RE: PLAN

T/FTG RE: PLAN

RE: PLAN

SHALL BE 3'-0" BELOW GRADE.

DETAIL NOTES:

PLAN

(1) SLAB ON GRADE, RE: PLAN

(2) TRENCH FOOTING, RE: PLAN FOR SIZE AND REINF

) LOAD BEARING WALL, RE:

(4) PROVIDE CONT #4 AND #4 DOWELS (18" x 18") @ 18" OC

(5) 1/2" Ø SILL ANCHOR @ 3'-0"

CONTRACTOR NOTE: WHERE GRADE IS MORE

ALTERNATE FOUNDATION DETAIL ON TYPICAL DETAILS SHEET (9/S030). REFERENCE CIVIL FOR GRADING ELEVATIONS. BOTTOM OF FOOTINGS

THAN 6" BELOW TOP OF SLAB PROVIDE

OC. RE: GENERAL NOTES FOR ADDITONAL REQ.

DETAIL NOTES: (1) SLAB ON GRADE, RE: PLAN

(2) TRENCH FOOTING, RE: PLAN FOR SIZE AND REINF

3) EXTERIOR PAVING, RE: CIVIL 4 PROVIDE CONT #4 AND #4 DOWELS (18" x 18") @ 18" OC

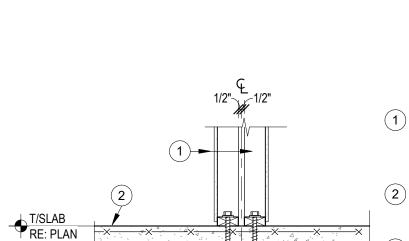
(5) BOND BREAK AND SEALANT, RE: ARCH

(6) (3) #3 DOWELS (18" LG) EQ SPACED @ DOORWAYS, 6" MIN EMBEDMENT. AT SIM PROVIDE #3 DOWELS @ 24"

OC

RE: PLAN

FDN SECTION @ WALL OPENING 3/4" = 1'-0"



DETAIL NOTES: 1) INTERIOR LOAD BEARING WALL, RE: PLAN AND GENERAL NOTES FOR STUD SIZE, SPACING AND SILL ANCHORS

(2) SLAB ON GRADE, RE: PLAN. RUN SLAB REINF CONT THROUGH THICKENED SLAB

) THICKENED SLAB, RE: PLANS FOR SIZE AND REINF.

NOTE BLOCK WALLS AT MID HEIGHT

FDN SECTION @ COMMON WALL 3 3/4" = 1'-0'

DETAIL NOTES: (1) SLAB ON GRADE, RE: PLAN 2 6" WIDE CURB WALL, REINF. W/ (2) #4 CONT (1) TOP AND (1) BOT, ADJUST

CURB HÉIGHT AS NEEDED PER GRADE,

RE: CIVIL.

(3) CONT TRENCH FOOTING, RE: PLAN

4) LOAD BEARING STUD WALL, RE: PLAN PRESSURE TREATED 2x SILL PLATE TO MATCH STUD SIZE AND SILL ANCHOR,

RE: SHEAR WALL SCHEDULE AND STRUCTURAL GENERAL NOTES FOR

SILL ANCHOR INFO

24" (6) RIGID INSULATION, RE: ARCH 7) PROVIDE (2) #5 HOOKED DOWELS @

SHEAR WÀLL HOLDOWNS RE: PLAN CENTER IN STEMWALL EA SIDE OF HOLDOWN.

8 PROVIDE #4 (2'-0"x2'-0") DWL'S @ 24" OC AND #4 CONT @ PERIMETER

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

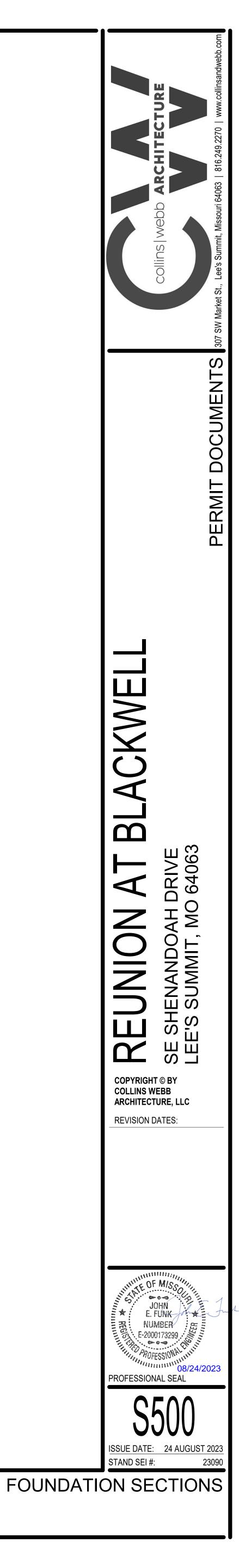
BUILDING TYPE STEP HT A (BLDG's 1, 2, & 18) 1'-0" (GRID) A (BLDG 4 & 5) 1'-8 3/8" B1 (ALL BLDG's) 1'-3 5/8" 1/2" / /2" C (ALL BLDG's) 1'-0" D (BLDG's 3 & 15) 1'- 6" D (BLDG's 6, 7, 16, & 17) 1'- 7 3/16" MIN T/LOWER SLAB <u> X 4 4 X</u>

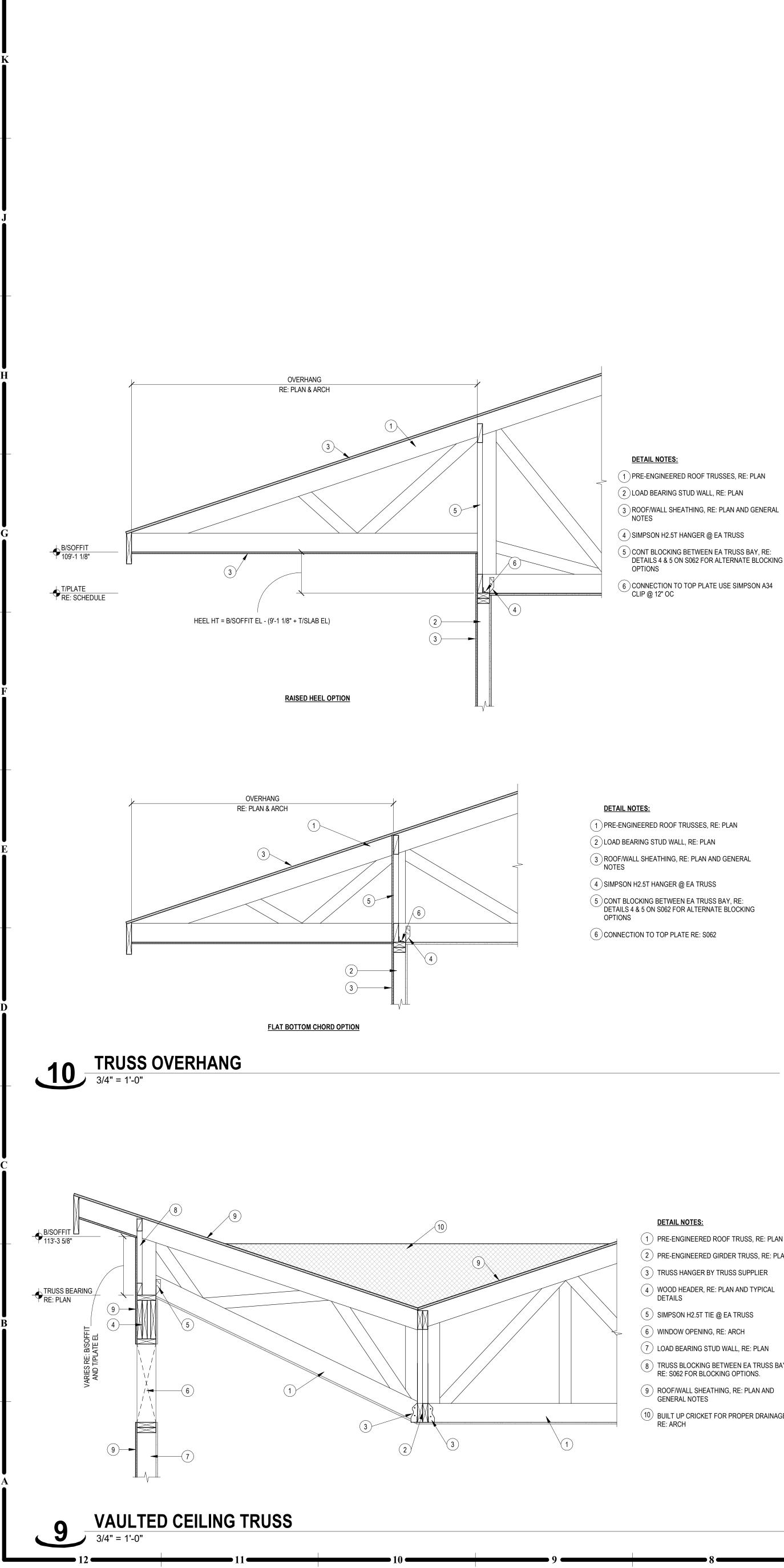
DETAIL NOTES:

(1) DEMISING WALL, RE: PLAN

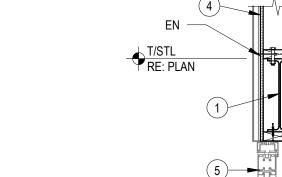
- (2) SLAB ON GRADE, RE: PLAN
- (3) CONC FTG, RE: PLAN
- 4 8" WIDE CONC STEM WALL, REINF. W/ (2) #4 CONT HORIZ BARS AND #4 VERTS @ 12" OC, EMBED INTO FTG 6" MIN. PROVIDE KEYWAY AT FTG
- 5) (1'-4" x 1'-4") BENT DWLS @ 24" OC
- 6) #4 CONT PERIMETER BAR
- 7) 1/2" DIA GALVANIZED SIMPSON TITEN
- HD SCREW ANCHOR @ 3'-0" OC, (1) ANCHOR SHALL BE LOCATED WITHIN 12" FROM END OF WALL OR OPENING

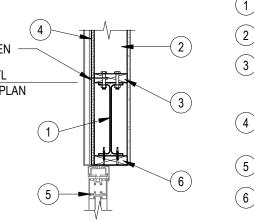
FOUNDATION STEP @ DEMISING WALL 3/4" = 1'-0"



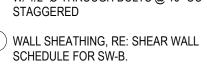


5 STEEL BEAM @ CLUBHOUSE DOOR







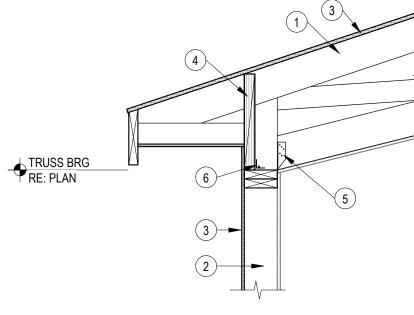


3 2x NAILER ATTACHED TO STEEL BEAM W/ 1/2" Ø THROUGH BOLTS @ 16" OC

(1) STEEL BEAM, RE: PLAN 2) LOAD BEARING STUD WALL, RE: PLAN

DETAIL NOTES:

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



1) PRE-ENGINEERED ROOF TRUSS, RE: PLAN 2 LOAD BEARING STUD WALL, RE: PLAN 3) SHEATHING, RE: PLAN & GENERAL NOTES (4) CONT BLOCKING BETWEEN TRUSSES (5) SIMPSON H2.5T TIE @ EA TRUSS BEARING 6 TOP PLATE CONNECTION TO WALL, RE: SHEAR WALL SCH ON S063

DETAIL NOTES:

(6) CONNECTION TO TOP PLATE RE: S062

DETAIL NOTES:

1) PRE-ENGINEERED ROOF TRUSS, RE: PLAN

2) PRE-ENGINEERED GIRDER TRUSS, RE: PLAN

3) TRUSS HANGER BY TRUSS SUPPLIER

(4) WOOD HEADER, RE: PLAN AND TYPICAL DETAILS

(5) SIMPSON H2.5T TIE @ EA TRUSS

(7) LOAD BEARING STUD WALL, RE: PLAN

RE: S062 FOR BLOCKING OPTIONS.

(9) ROOF/WALL SHEATHING, RE: PLAN AND

(10) BUILT UP CRICKET FOR PROPER DRAINAGE

(8) TRUSS BLOCKING BETWEEN EA TRUSS BAY

(6) WINDOW OPENING, RE: ARCH

GENERAL NOTES

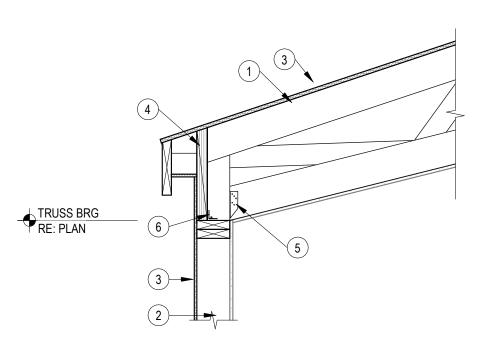
RE: ARCH

(4) SIMPSON H2.5T HANGER @ EA TRUSS 5 CONT BLOCKING BETWEEN EA TRUSS BAY, RE: DETAILS 4 & 5 ON S062 FOR ALTERNATE BLOCKING OPTIONS

2 LOAD BEARING STUD WALL, RE: PLAN 3 ROOF/WALL SHEATHING, RE: PLAN AND GENERAL

1) PRE-ENGINEERED ROOF TRUSSES, RE: PLAN

DETAIL NOTES:



SECTION @ FIREPLACE BUMP OUT 3/4" = 1'-0"

2) LOAD BEARING STUD WALL, RE: PLAN) SHEATHING, RE: PLAN & GENERAL NOTES (4) CONT BLOCKING BETWEEN TRUSSES 5 SIMPSON H2.5T TIE @ EA TRUSS BEARING 6 TOP PLATE CONNECTION TO WALL, RE: SHEAR WALL SCH ON S063

1) PRE-ENGINEERED ROOF TRUSS, RE: PLAN

DETAIL NOTES:

SECTION @ RAISED HEEL TRUSS 8 3/4" = 1'-0"

TRUS BRG RE: PLAN (1)---

FULL DEPTH LVL BLOCKING BETWEEN (9) TRUSSES @ SHEAR WALL LOCATIONS.

8 CONNECTION TO TOP PLATE RE: S063 SHEAR WALL SCH

6 SIMPSON H2.5T @ EA TRUSS, TYP 7) DIAPHRAGM NAILING, RE: GENERAL NOTES AND AT SHEAR WALLS REF SCH.

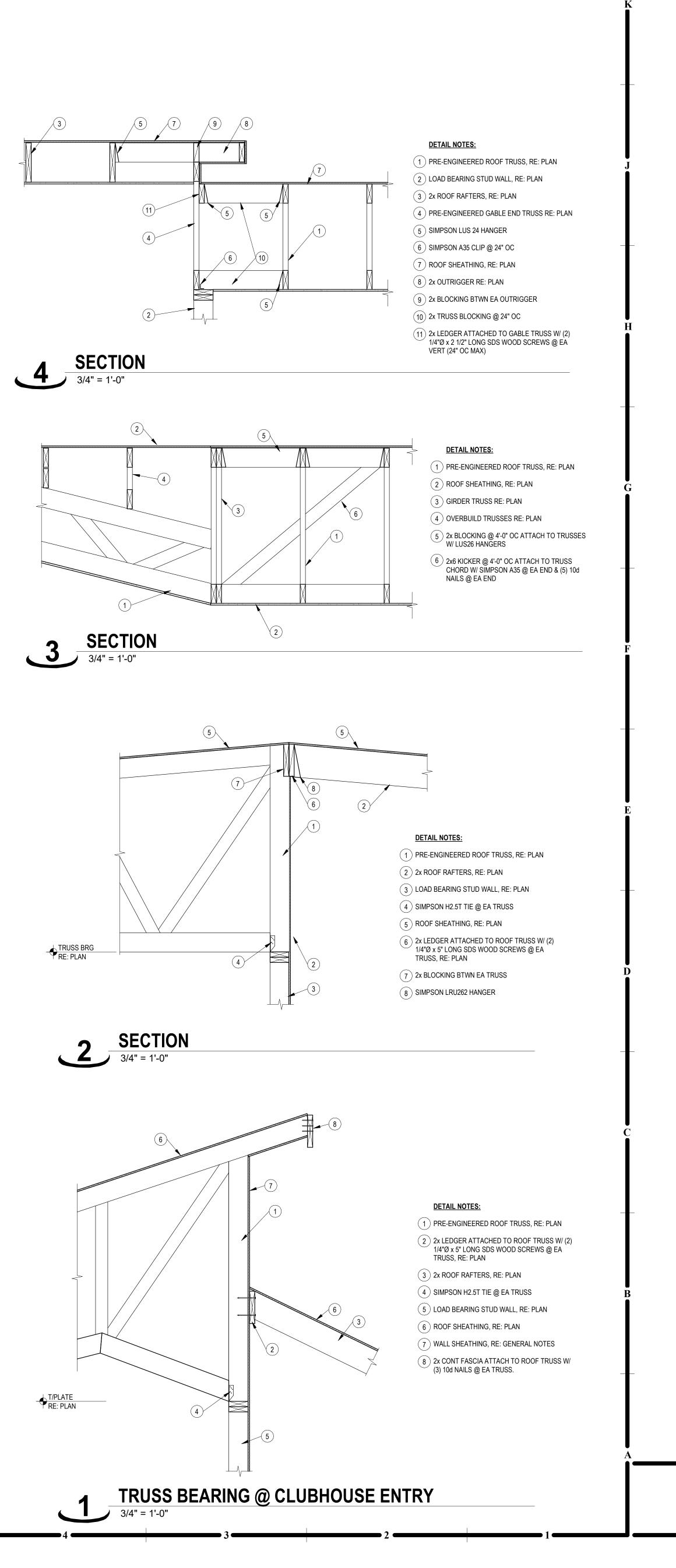
5) 2x DRYWALL BLOCKING BEYOND, RE: ARCH

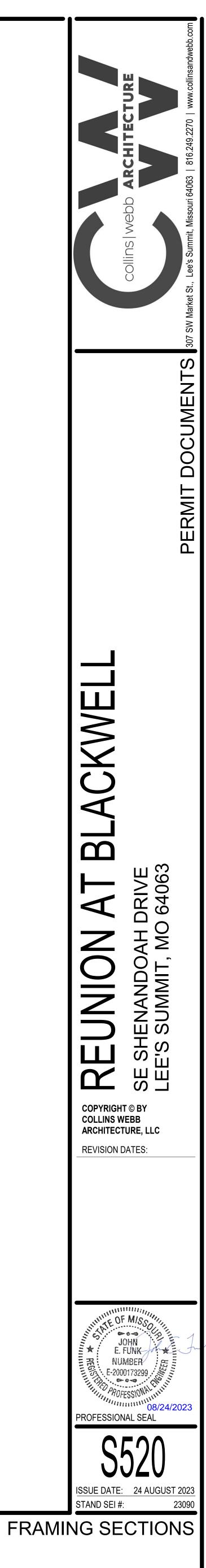
(4) WALL SHEATHING, RE: SHEAR WALL SCHEDULE

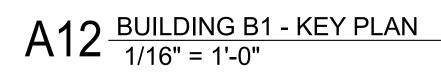
(3) ROOF SHEATHING, RE: PLAN

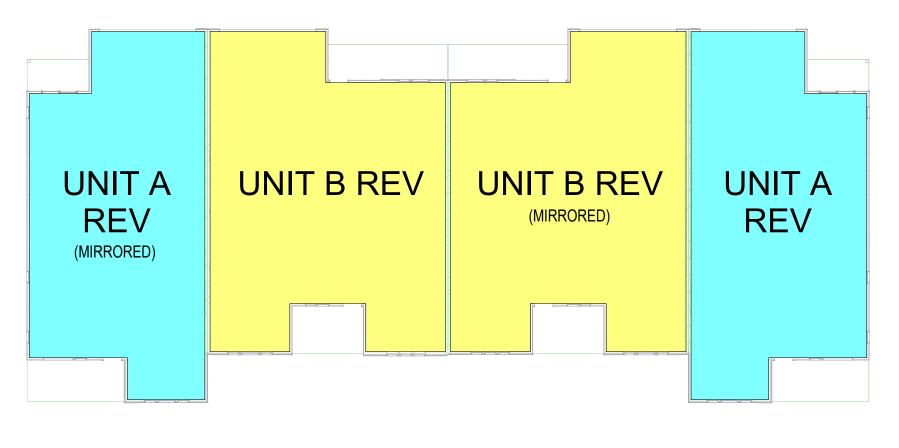
(2) PRE-ENGINEERED ROOF TRUSS, RE: PLAN

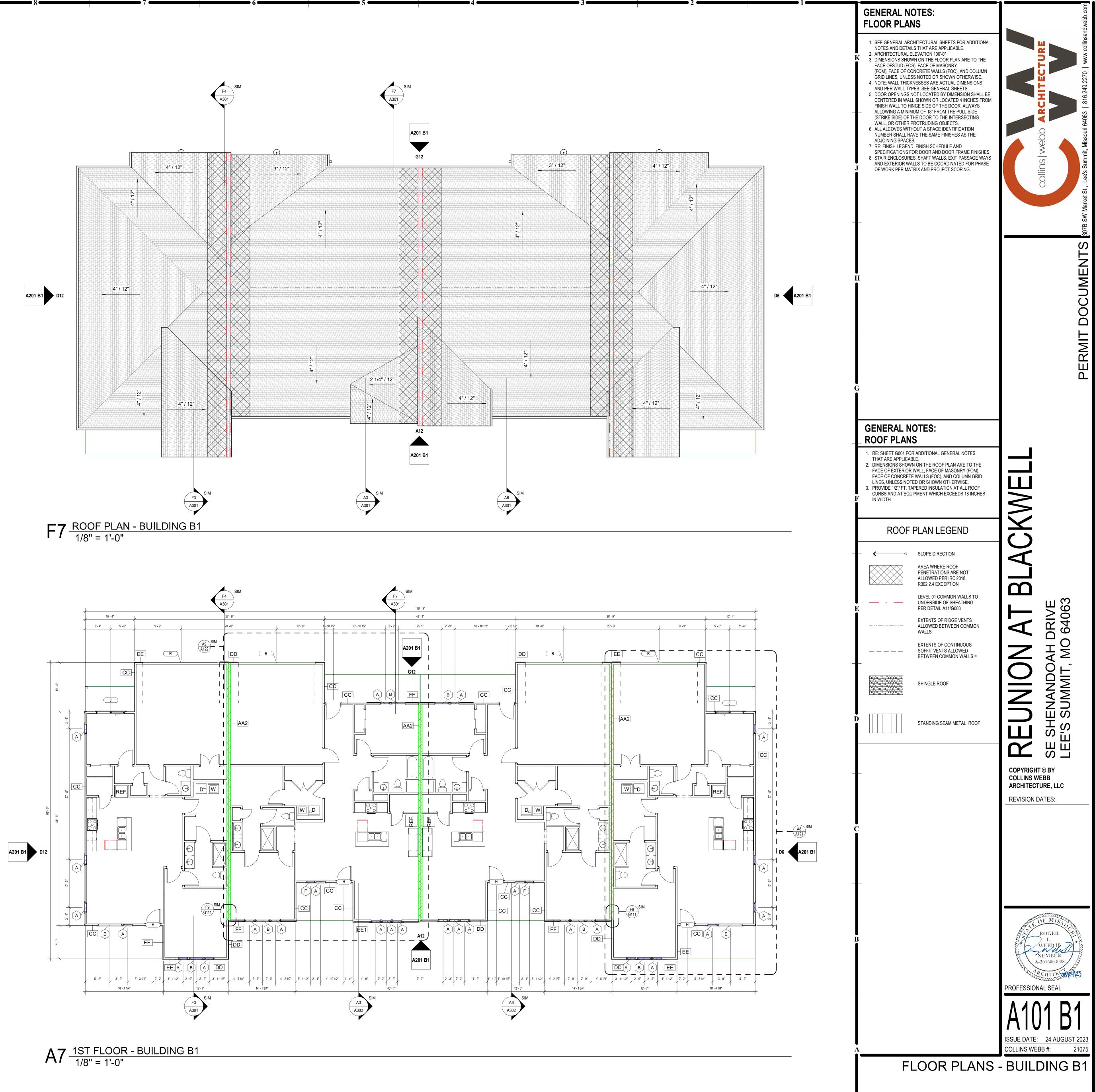
DETAIL NOTES: (1) LOAD BEARING STUD WALL, RE: PLAN

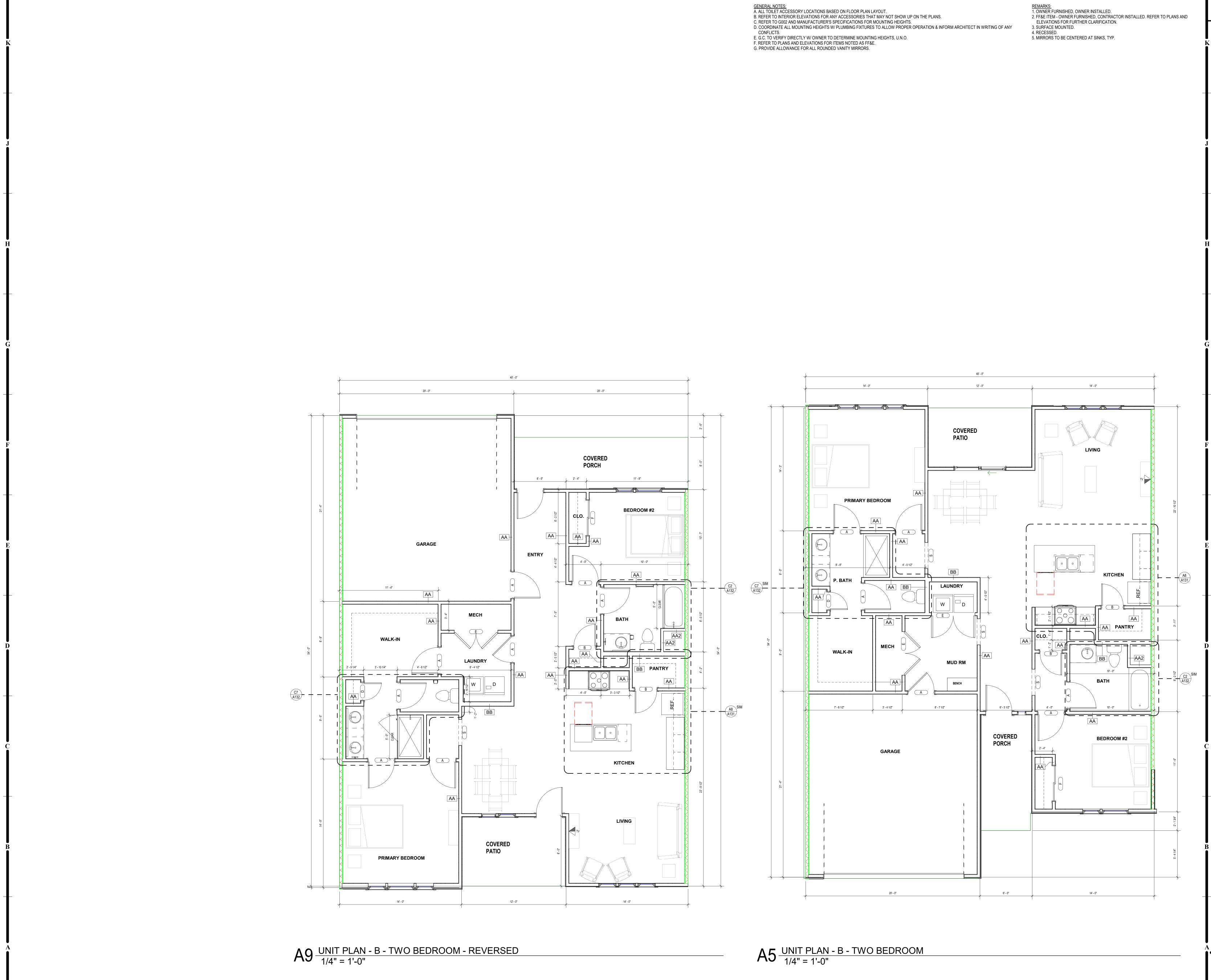




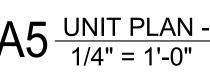








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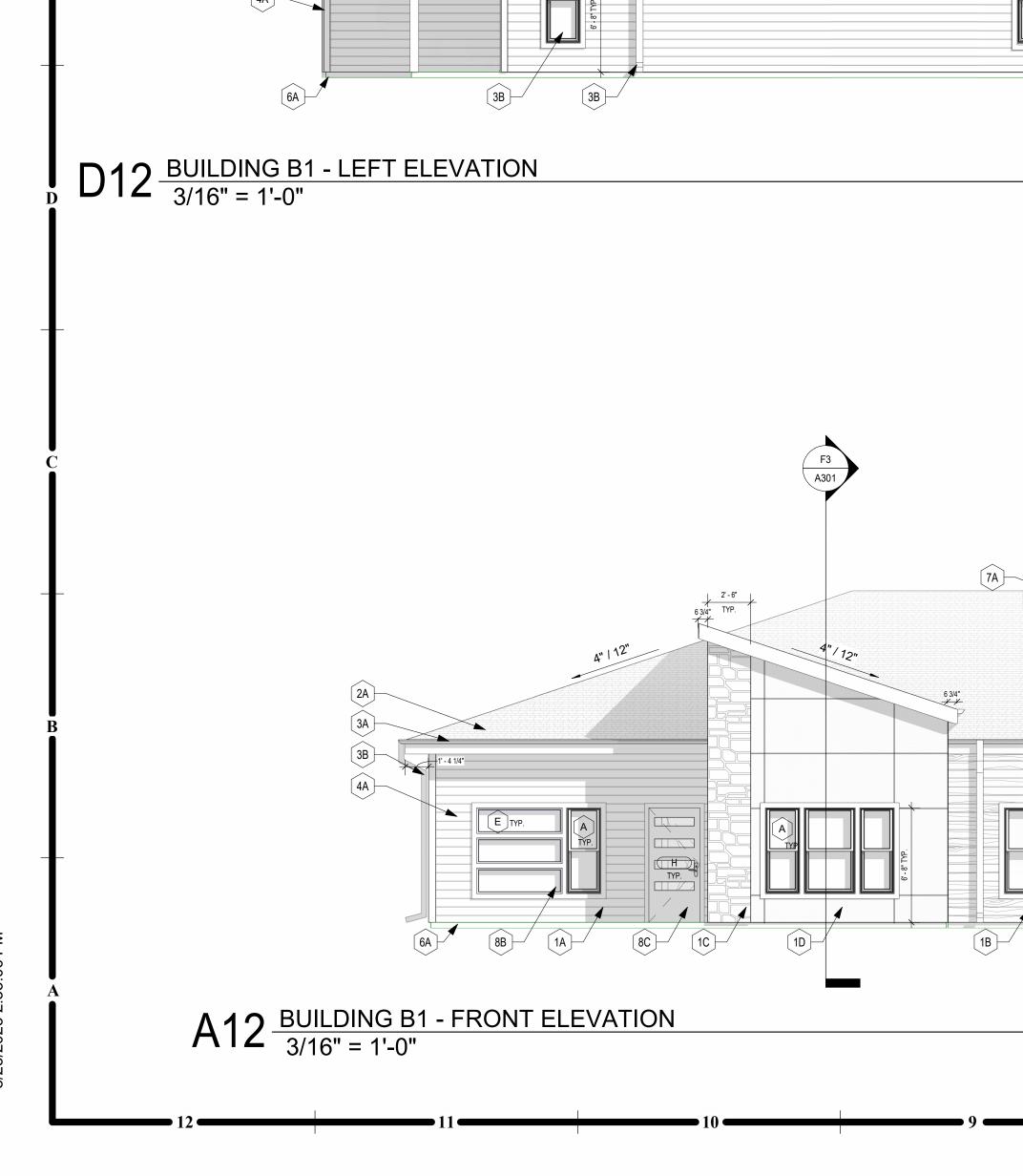


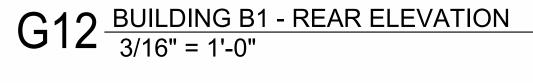
UNIT PLAN - B AND B REVERSED

GENERAL NOTES: FLOOR PLANS

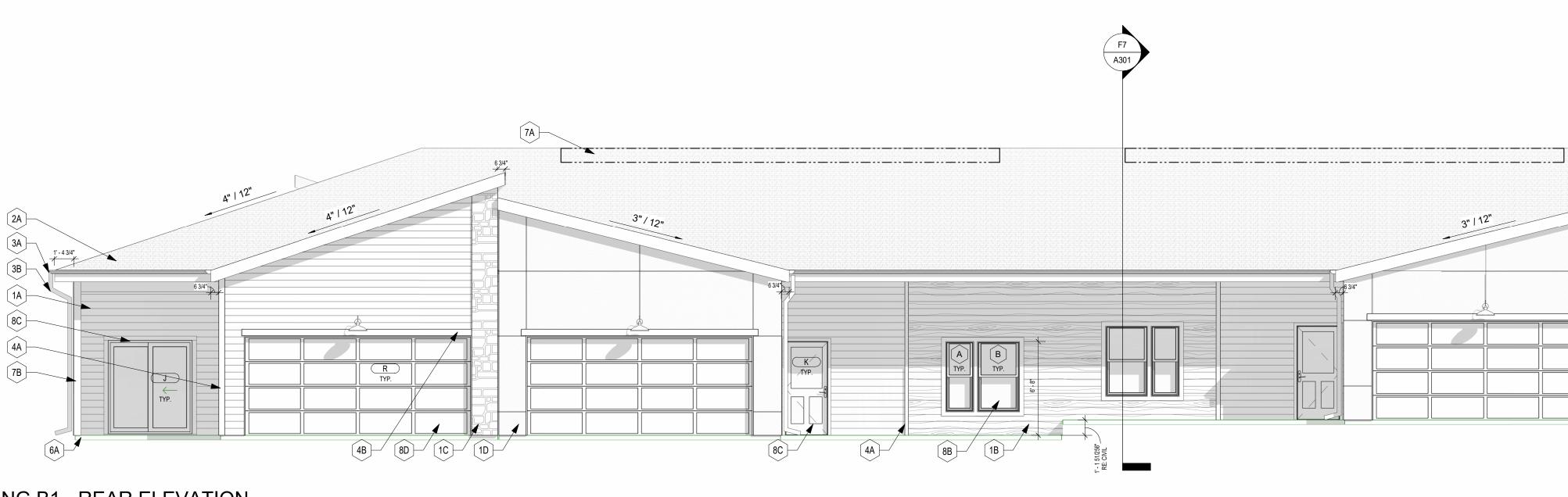
NOTES AND DETAILS THAT ARE APPLICABLE. FACE OFSTUD (FOS), FACE OF MASONRY 4. NOTE: WALL THICKNESSES ARE ACTUAL DIMENSIONS AND PER WALL TYPES. SEE GENERAL SHEETS. ALLOWING A MINIMUM OF 18" FROM THE PULL SIDE (STRIKE SIDE) OF THE DOOR TO THE INTERSECTING WALL, OR OTHER PROTRUDING OBJECTS. 6. ALL ALCOVES WITHOUT A SPACE IDENTIFICATION NUMBER SHALL HAVE THE SAME FINISHES AS THE ADJOINING SPACES.

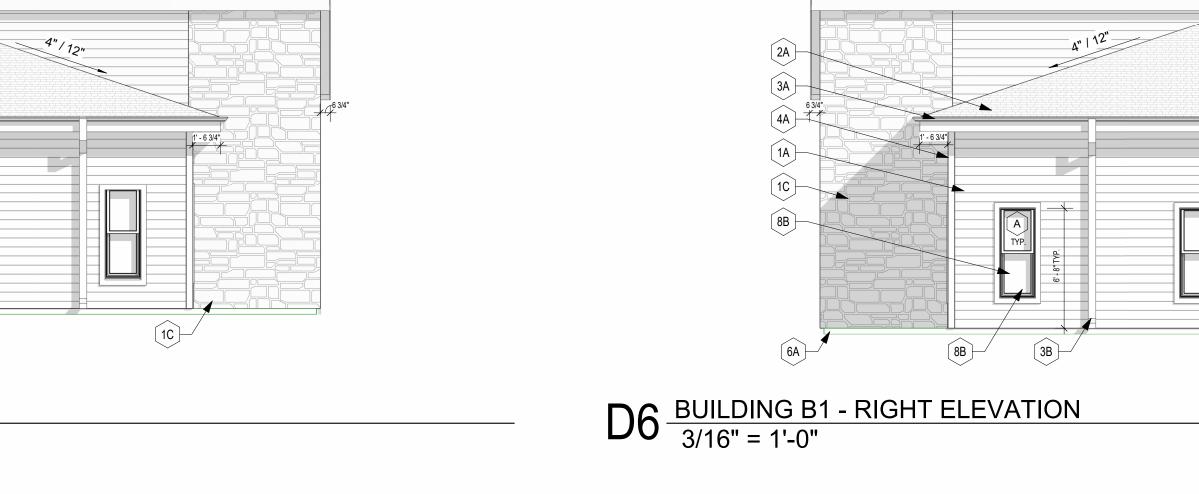


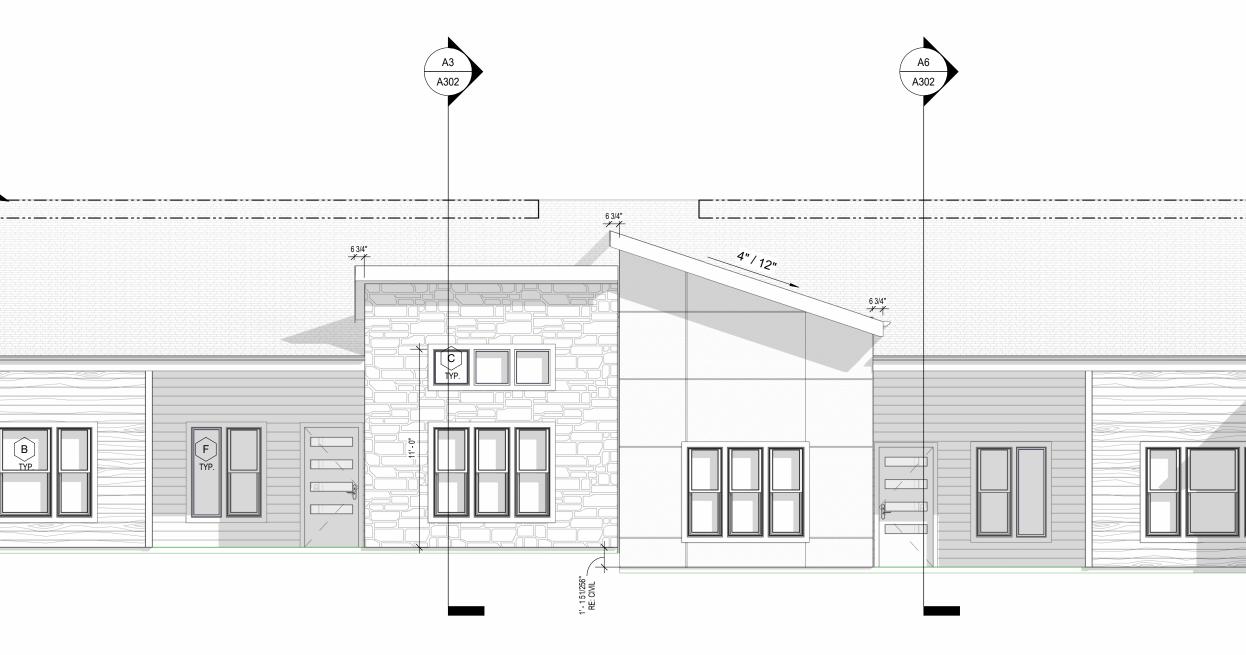




2A







	GENERAL NOTES EXTERIOR ELEVA
	 RE: SHEET G001 FOR ADDITION THAT ARE APPLICABLE. DIMENSIONS SHOWN ON THE ARE TO THE FACE OF EXTERIO MASONRY (FOM), FACE OF CO
	FACE OF STUD, AND COLUMN OTHERWISE NOTED OR INDIC/ 3. RE: THE WINDOW TYPES SHEE WINDOW TYPES AND GLASS T 4. PROVIDE ALL BLOCKING AND F
	EXTERIOR SIGNAGE.
F4 A301	EXTERIOR ELEVA
	J 1A 6" LAP SIDING - WHIT LEGEND BELOW. 1B 6" LAP SIDING - BROW LEGEND BELOW.
<u>6 3/4*</u> <u>4"/12"</u>	1C CULTURED STONE VI MATERIAL LEGEND B
	Image: marked bit with the second
	2A ARCHITECTURAL ASF 2B ARCHITECTURAL STA
	H 3A PREFINISHED ALUMIN RE: EXT. FINISH LEGE 3B PREFINISHED ALUMIN BLOCKS. RE: EXT. FIN
	4A1X4 TRIM BOARD.4B1X6 TRIM BOARD.
	5A LIGHT FIXTURE. 6A CONCRETE FOUNDA 6A CONCRETE FOUNDA
	7A ROOF VENT.
	RE: STRUCT. 8A RE: DOOR SCHEDULE
	8BVINYL WINDOW SYST BASIS OF DESIGN: MI8CVINYL DOOR. RE: DOOR SCHEDULE
	8D GARAGE OVERHEAD RE: DOOR SCHEDULI
	F
4"/12"	
	E
TB	
	D
	_
	C
6 3/4" 	 EXTERIOR ELEVATION MATERIAL
4" 12" 4"/12"	STO SYST GRAN
	B NEW ALL V BRAZ
	LP SI SMOO SNOV
	EL DO
	LP SI CEDA SNOV
	E

