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REUNION AT BLACKWELL

SE SHENANDOAH DRIVE LEE'S SUMMIT, MO 64063

PERMIT DOCUMENTS

24 AUGUST 2023

COLLINS WEBB #: 21075









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ELECTRICAL ENGINEER

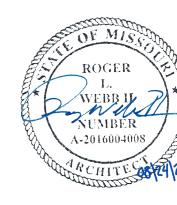
JSC ENGINEERS 1925 CENTRAL ST KANSAS CITY, MO 64108 P: 816.272.5289 JSCENGINEERS.COM

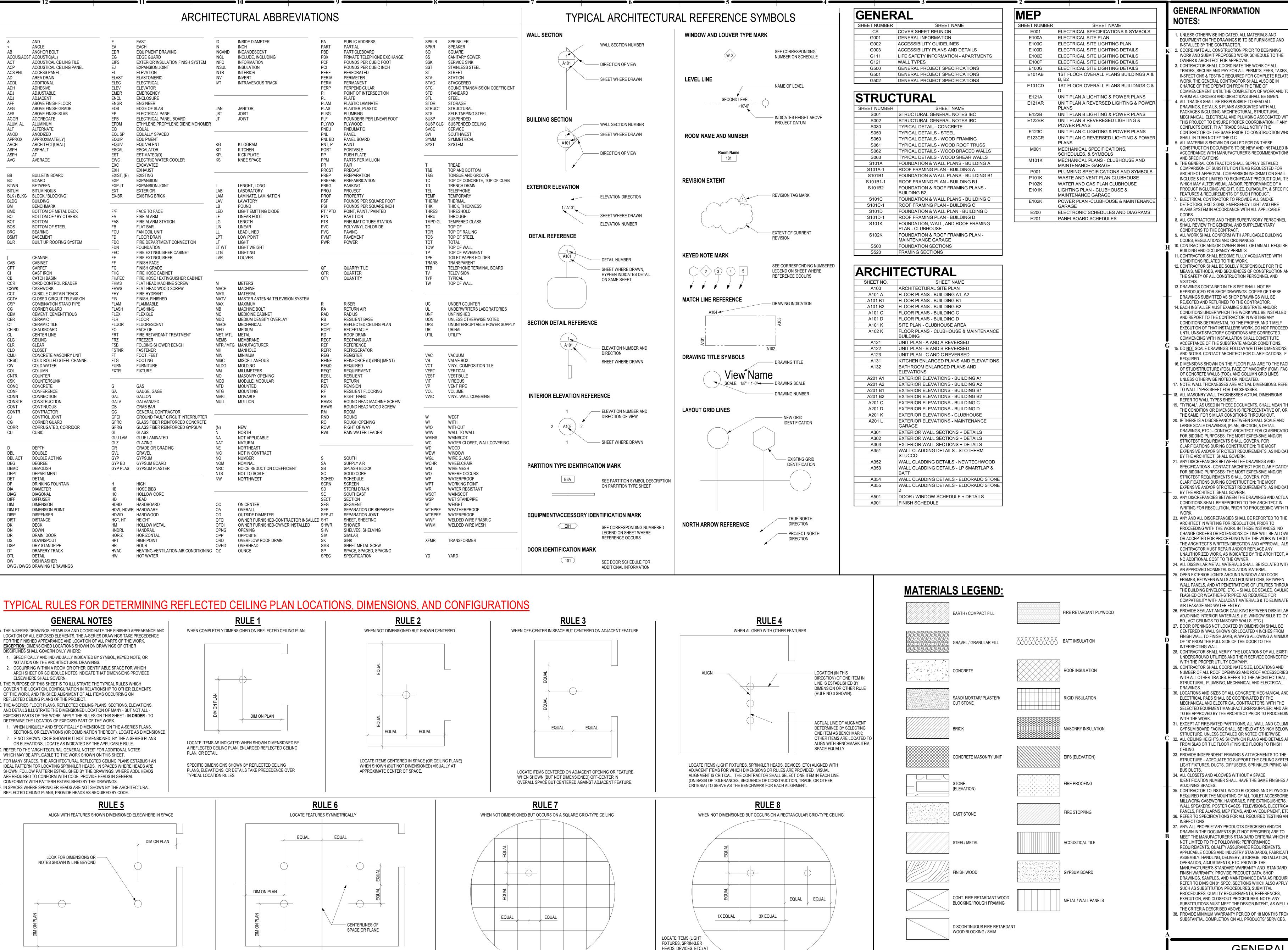
STRUCTURAL ENGINEER

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





CENTER OF SHORT DIRECTION

DIRECTION OF RECTANGULAR PANEL

DIMENSIONED (OR SHOWN BY RULE) AT 1/4, 1/2, OR 3/4 POINT OF LONG

OF RECTANGULAR PANEL; LOCATE

LOCATE SPRINKLER HEADS WITHIN 3

DIMENSIONED (OR SHOWN BY RULE

DIAMETER OF IDEAL POINT

ON REFLECTED CEILING PLAN.

LOCATE SPRINKLER HEADS WITHIN

3" DIAMETER OF IDEAL POINT

ON REFLECTED CEILING PLAN.

LOCATE ITEMS (LIGHT FIXTURES,

LOCATE ITEMS ALIGNED WITH OTHER ITEMS SHOWN DIMENSIONED

ELSEWHERE IN SPACE (OR CEILING PLANE).

SPRINKLER HEADS, DEVICES, ETC)

AT CENTER OF PANEL ON SQUARE

GRID-TYPE CEILINGS

GENERAL INFORMATION

1. UNLESS OTHERWISE INDICATED, ALL MATERIALS AND EQUIPMENT ON THE DRAWINGS IS TO BE FURNISHED AND INSTALLED BY THE CONTRACTOR. 2. COORDINATE ALL CONSTRUCTION PRIOR TO BEGINNING 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 RELATE WORK. THE GENERAL CONTRACTOR SHALL ALSO BE IN CHARGE OF THE OPERATION FROM THE TIME OF COMMENCEMENT UNTIL THE COMPLETION OF WORK AND TO WHOM ALL ORDERS AND DIRECTIONS SHALL BE GIVEN.

. 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 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

CONSTRUCTION DOCUMENTS TO BE NEW AND INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS. 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 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

8. ALL CONTRACTORS AND THEIR SUPERVISORY PERSONNEL

SHALL REVIEW THE GENERAL AND SUPPLEMENTARY CONDITIONS TO THE CONTRACT 9. ALL WORK SHALL CONFORM WITH APPLICABLE BUILDING CODES, REGULATIONS AND ORDINANCES. 10. CONTRACTOR AND/OR OWNER SHALL OBTAIN ALL REQUIRE

BUILDING AND OCCUPANCY PERMITS. 11. CONTRACTOR SHALL BECOME FULLY ACQUAINTED WITH CONDITIONS RELATED TO THE WORK. 12. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR THE MEANS, METHODS, AND SEQUENCES OF CONSTRUCTION AN THE SAFETY OF ALL CONSTRUCTION PERSONNEL AND 13. DRAWINGS CONTAINED IN THIS SET SHALL NOT BE

REPRODUCED FOR SHOP DRAWINGS, COPIES OF THESE 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 AND REPORT TO THE CONTRACTOR IN WRITING ANY CONDITIONS DETRIMENTAL TO THE PROPER AND TIMELY EXECUTION OF THAT INSTALLERS WORK. DO NOT PROCEEI UNTIL UNSATISFACTORY CONDITIONS ARE CORRECTED. COMMENCING WITH INSTALLATION SHALL CONSTITUTE ACCEPTANCE OF THE SUBSTRATE AND/OR CONDITIONS.

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 THA THE CONDITION OR DIMENSION IS REPRESENTATIVE OF . O 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

CLARIFICATIONS DURING CONSTRUCTION: THE MOST EXPENSIVE AND/OR STRICTEST REQUIREMENTS, AS INDICATE BY THE ARCHITECT, SHALL GOVERN. . ANY DISCREPANCIES BETWEEN THE DRAWINGS AND SPECIFICATIONS - CONTACT ARCHITECT FOR CLARIFICATION. FOR BIDDING PURPOSES: THE MOST EXPENSIVE AND/OR STRICTEST REQUIREMENTS SHALL GOVERN. FOR CLARIFICATIONS DURING CONSTRUCTION: THE MOST

EXPENSIVE AND/OR STRICTEST REQUIREMENTS, AS INDICATE BY THE ARCHITECT, SHALL GOVERN. 2. ANY DISCREPANCIES BETWEEN THE DRAWINGS AND ACTUAL CONDITIONS SHALL BE REPORTED TO THE ARCHITECT IN WRITING FOR RESOLUTION, PRIOR TO PROCEEDING WITH THE

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 ALLOWER 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 5. 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

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.) 7. 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

CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UNDERGROUND UTILITIES AND THEIR SERVICE CONNECTION 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 STRUCTURAL, PLUMBING, MECHANICAL AND ELECTRICAL

30. LOCATIONS AND SIZES OF ALL CONCRETE MECHANICAL AND ELECTRICAL PADS SHALL BE COORDINATED BY THE MECHANICAL AND ELECTRICAL CONTRACTORS, WITH THE SELECTED EQUIPMENT MANUFACTURER/SUPPLIER; AND ARI TO BE APPROVED BY THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.

1. 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. 32. ALL CEILING HEIGHTS AS SHOWN ON PLANS AND DETAILS AR FROM SLAB OR TILE FLOOR (FINISHED FLOOR) TO FINISH

33. PROVIDE INDEPENDENT FRAMING & ATTACHMENTS TO THE STRUCTURE - ADEQUATE TO SUPPORT THE CEILING SYSTEM LIGHT FIXTURES, DUCTS, DIFFUSERS, SPRINKLER PIPING AND 34. ALL CLOSETS AND ALCOVES WITHOUT A SPACE IDENTIFICATION NUMBER SHALL HAVE THE SAME FINISHES AS ADJOINING SPACES CONTRACTOR TO INSTALL WOOD BLOCKING AND PLYWOOD A REQUIRED FOR THE MOUNTING OF ALL TOILET ACCESSORIES MILLWORK/ CASEWORK, HANDRAILS, FIRE EXTINGUISHERS WALL SPEAKERS, POSTER CASES, TELEVISIONS, ELECTRICA

PANELS, FIRE ALARMS, MEP ITEMS, AND AV EQUIPMENT, ETC REFER TO SPECIFICATIONS FOR ALL REQUIRED TESTING AND 37. ANY/ ALL PROPRIETARY PRODUCTS DESCRIBED AND/OR DRAWN IN THE DOCUMENTS (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, FABRICATIO ASSEMBLY, HANDLING, DELIVERY, STORAGE, INSTALLATION, OPERATION, ADJUSTMENTS, ETC. PROVIDE THE MANUFACTURER'S STANDARD WARRANTY AND STANDARD FINISH WARRANTY. PROVIDE PRODUCT DATA, SHOP DRAWINGS, SAMPLES, AND MAINTENANCE DATA AS REQUIRE

REFER TO DIVISION 01 SPEC. SECTIONS WHICH ALSO APPLY -SUCH AS SUBSTITUTION PROCEDURES, SUBMITTAL PROCEDURES, QUALITY REQUIREMENTS, REFERENCES, EXECUTION, AND CLOSEOUT PROCEDURES. NOTE: ANY SUBSTITUTIONS MUST MEET THE DESIGN INTENT, AS WELL A THE CRITERIA DESCRIBED ABOVE.

38. PROVIDE MINIMUM WARRANTY PERIOD OF 18 MONTHS FROM SUBSTANTIAL COMPLETION ON ALL PRODUCTS/ SERVICES.

GENERAL INFORMATION

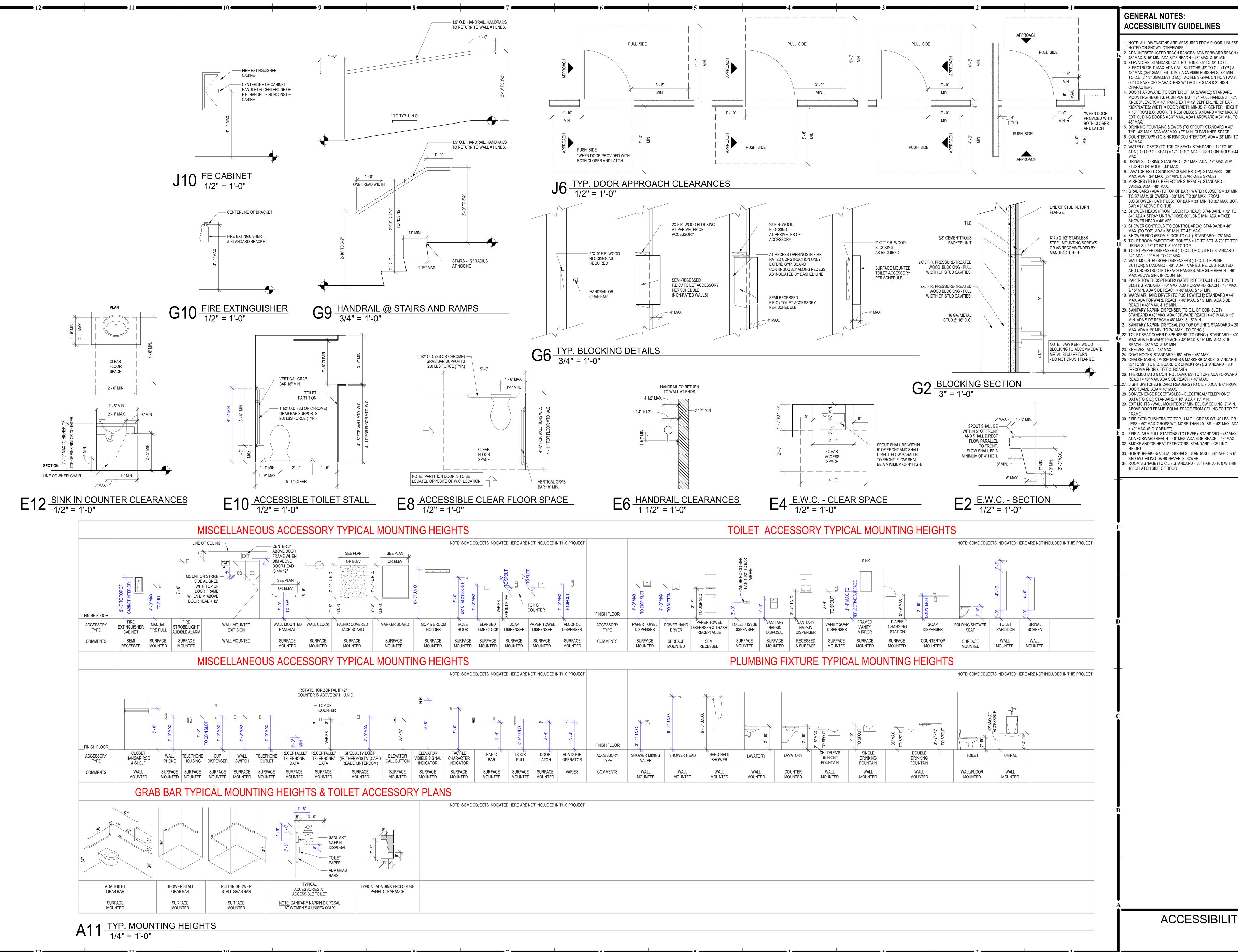
LOCATE ITEMS ALIGNED WITH OTHER ITEMS SHOWN DIMENSIONED

ELSEWHERE IN SPACE (OR CEILING PLANE).

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GENERAL NOTES: ACCESSIBILITY GUIDELINES

> 1. NOTE: ALL DIMENSIONS ARE MEASURED FROM FLOOR, UNLES NOTED OR SHOWN OTHERWISE. 2. ADA UNOBSTRUCTED REACH RANGES: ADA FORWARD REACH 48" MAX. & 15" MIN. ADA SIDE REACH = 48" MAX. & 15" MIN. 3. ELEVATORS: STANDARD CALL BUTTONS: 35" TO 48" TO C.L. & PROTRUDE 1" MAX. ADA CALL BUTTONS: 42" TO C.L. (TYP.) 8 48" MAX. (3/4" SMALLEST DIM.). ADA VISIBLE SIGNALS: 72" MIN. TO C.L. (2 1/2" SMALLEST DIM.). TACTILE SIGNAL ON HOISTWAY:

60" TO BASE OF CHARACTERS W/ TACTILE STAR & 2" HIGH 4. DOOR HARDWARE (TO CENTER OF HARDWARE): STANDARD MOUNTING HEIGHTS: PUSH PLATES = 42", PULL HANDLES = 42", KNOBS/ LEVERS = 40", PANIC EXIT = 42" CENTERLINE OF BAR, KICKPLATES: WIDTH = DOOR WIDTH MINUS 2", CENTER, HEIGHT = 16" FROM B.O. DOOR. THRESHOLDS: STANDARD = 1/2" MAX. AT EXT. SLIDING DOORS = 3/4" MAX., ADA HARDWARE = 34" MIN. TO

5. DRINKING FOUNTAINS & EWC'S (TO SPOUT): STANDARD = 40" TYP., 42" MAX. ADA =36" MAX. (27" MIN. CLEAR KNEE SPACE) COUNTERTOPS (TO SINK RIM/ COUNTERTOP): ADA = 28" MIN. TO 7. WATER CLOSETS (TO TOP OF SEAT): STANDARD = 14" TO 15". ADA (TO TOP OF SEAT) = 17" TO 19". ADA FLUSH CONTROLS = 44

8. URINALS (TO RIM): STANDARD = 24" MAX. ADA =17" MAX. ADA FLUSH CONTROLS = 44" MAX. 9. LAVATORIES (TO SINK RIM/ COUNTERTOP): STANDARD = 36" MAX. ADA = 34" MAX. (29" MIN. CLEAR KNEE SPACE)

1. GRAB BARS - ADA (TO TOP OF BAR): WATER CLOSETS = 33" MIN. TO 36" MAX. SHOWERS = 33" MIN. TO 36" MAX. (FROM B.O.SHOWER). BATHTUBS: TOP BAR = 33" MIN. TO 36" MAX. BOT BAR = 9" ABOVE T.O. TUB 2. SHOWER HEADS (FROM FLOOR TO HEAD); STANDARD = 72" 1 84". ADA = SPRAY UNIT W/ HOSE 60" LONG MIN. ADA = FIXED SHOWER HEAD = 48" AFF. 3. SHOWER CONTROLS (TO CONTROL AREA): STANDARD = 48" MAX. (TO TOP). ADA = 38" MIN. TO 48" MAX. 14. SHOWER ROD (FROM FLOOR TO C.L.); STANDARD = 78" MAX. 15. TOILET ROOM PARTITIONS: TOILETS = 12" TO BOT. & 70" TO TOF

URINALS = 18" TO BOT. & 60" TO TOP 6. TOILET PAPER DISPENSERS (TO C.L. OF OUTLET): STANDARD = 24". ADA = 19" MIN. TO 24" MAX. 7. WALL MOUNTED SOAP DISPENSERS (TO C. L. OF PUSH BUTTON): STANDARD = 40". ADA = VARIES. RE: OBSTRUCTED AND UNOBSTRUCTED REACH RANGES. ADA SIDE REACH = 46" MAX. ABOVE SINK IN COUNTER. 8. PAPER TOWEL DISPENSER/ WASTE RECEPTACLE (TO TOWEL SLOT): STANDARD = 40" MAX. ADA FORWARD REACH = 48" MAX. & 15" MIN. ADA SIDE REACH = 48" MAX. & 15" MIN. 19. WARM AIR HAND DRYER (TO PUSH SWITCH): STANDARD = 44" MAX. ADA FORWARD REACH = 48" MAX. & 15" MIN. ADA SIDE REACH = 48" MAX. & 15" MIN.

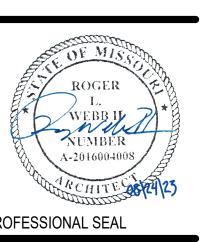
20. SANITARY NAPKIN DISPENSER (TO C.L. OF COIN SLOT): STANDARD = 40" MAX. ADA FORWARD REACH = 48" MAX. & 15" MIN. ADA SIDE REACH = 48" MAX. & 15" MIN. 1. SANITARY NAPKIN DISPOSAL (TO TOP OF UNIT): STANDARD = 2 MAX. ADA = 19" MIN. TO 24" MAX. (TO OPNG.) TOILET SEAT COVER DISPENSERS (TO OPNG.): STANDARD = 40 MAX. ADA FORWARD REACH = 48" MAX. & 15" MIN. ADA SIDE REACH = 48" MAX. & 15" MIN. 23. SHELVES: ADA = 48" MAX. 24. COAT HOOKS: STANDARD = 68". ADA = 48" MAX.

5. CHALKBOARDS, TACKBOARDS,& MARKERBOARDS: STANDARD 32" TO 39" (TO B.O. BOARD OR CHALKTRAY). STANDARD = 80" (RECOMMENDED, TO T.O. BOARD) THERMOSTATS & CONTROL DEVICES (TO TOP): ADA FORWARD REACH = 48" MAX. ADA SIDE REACH = 48" MAX. . LIGHT SWITCHES & CARD READERS (TO C.L.): LOCATE 6" FROM DOOR JAMB. ADA = 48" MAX. 28. CONVENIENCE RECEPTACLES – ELECTRICAL/ TELEPHONE/ 9. EXIT LIGHTS - WALL MOUNTED: 2" MIN. BELOW CEILING. 2" MIN

33. HORN/ SPEAKER/ VISUAL SIGNALS: STANDARD = 80" AFF. OR 6" BELOW CEILING - WHICHEVER IS LOWER. 4. ROOM SIGNAGE (TO C.L.): STANDARD = 60" HIGH AFF. & WITHIN 18" OFLATCH SIDE OF DOOR

ENANDO SUMMIT,

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ACCESSIBILITY GUIDELINES

FOR WASHER AND DRYER APPLIANCES A CLR. FLOOR SPACE

MAX FROM THE CENTERLINE OF THE DOOR OPENING

PARTS OF THE UNIT

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"

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

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

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

RE. ICC A117.12 FOR KITCHEN REQUIREMENTS

MIN. IN CLR. WIDTH AND 34" MAX. IN HEIGHT

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"

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

ACCESSIBLE ROUTES SHALL COINCIDE WITH OR BE LOCATED IN THE

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.

BETWEEN THE FACE OF DOOR AND STOP, WITH THE DOOR OPEN 90

RE. ICC A117 404.2.3.2 FOR REQUIRED MANEUVERING CLEARANCES AT

OPENING WIDTH OF SWINGING DOORS SHALL BE MEASURED

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,

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

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

MEASURED PERPENDICULAR FROM THE SIDE WALL

PERPENDICULAR FROM THE REAR WALL

AREAS SHALL BE 40" MIN.

RE. ICC A117 1104.12 FOR KITCHEN REQUIREMENTS

TYPE B REQUIREMENTS

AND 30" MIN. IN WIDTH

ELEMENTS THAT ARE A PART OF THE UNIT

SAME AREA AS A GENERAL CIRCULATION PATH

<u> A-TYPE UNIT KEYNOTE LEGEND</u>

SECONDARY RESTROOM - NOT REQUIRED TO BE ACCESSIBLE.

PROVIDE ACCESSIBLE HARDWARE WITH LOCKING MECHANISM FOR WINDOW.

ADA REQUIREMENTS

REMOVABLE BASE CABINET.

PROVIDE REINFORCEMENT FOR GRAB BARS AT TOILET AND IN TUB/SHOWER SURROUND PER

PROVIDE RECIRCULATION HOOD ABOVE RANGE IN LIEU OF MICROWAVE IN 'TYPE A' UNITS.
ELECTRICIAN TO PROVIDE ACCESSIBLE
SWITCH/CONTROLS FOR HOOD.

PROVIDE ACCESSIBLE DISHWASHER IN 'TYPE A' UNITS. UNIT MUST FIT UNDER 34" COUNTER

DOORS TO ACCESSIBLE WASHER AND DRYER MUST SWING 180° TO PROVIDE CLEARANCE TO EQUIPMENT.

PROVIDE ACCESSIBLE WASHER AND DRYER IN TYPE A' UNITS.

PROVIDE ACCESSIBLE WORK STATION WITH POCKET BASE DOORS FOR ACCESS TO KNEE SPACE. FINISH WALLS, FLOOR, AND SIDES OF ADJACENT WALLS AT WORK STATION

PROVIDE ACCESSIBLE SINK IN 'TYPE A' LINITS.

THIS COUNTER TOP HEIGHT TO BE 34" A.F.F. ALL CABINETRY AND APPLIANCES UNDER THIS
COUNTER MUST FIT BELOW 34" COUNTER HEIGH

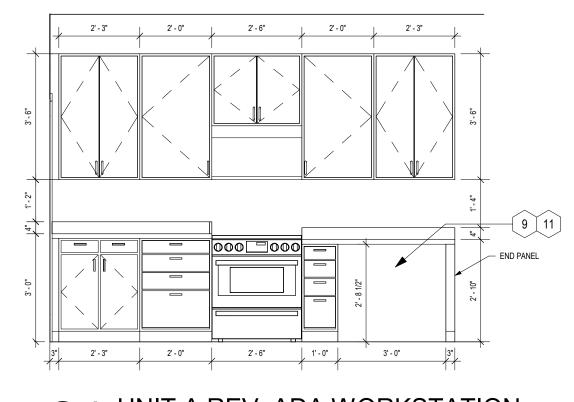
3' WIDE ACCESSIBLE ROUTE THROUGH UNIT

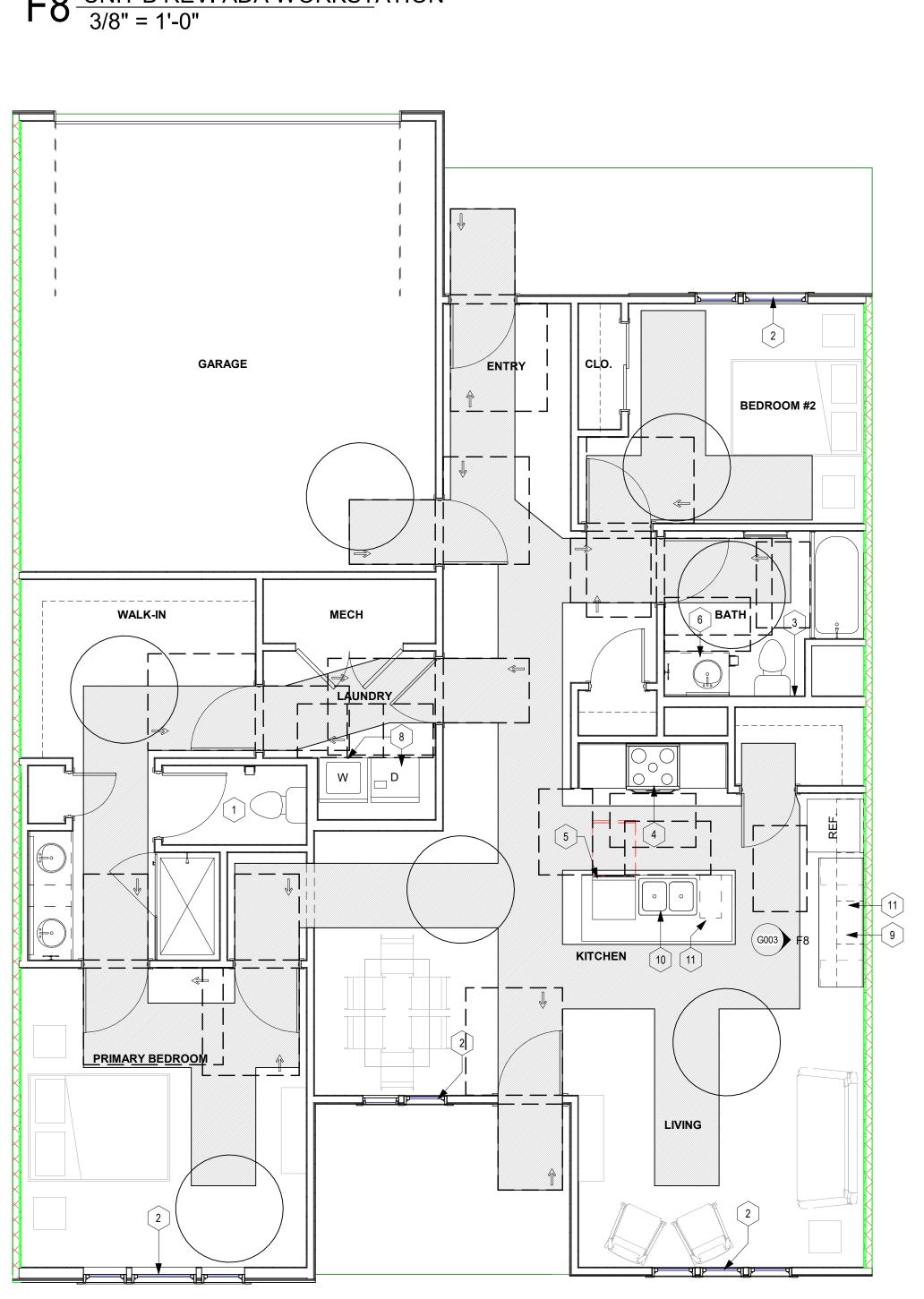
10 SINK MUST NOT BE HIGHER THAN 34" TALL)

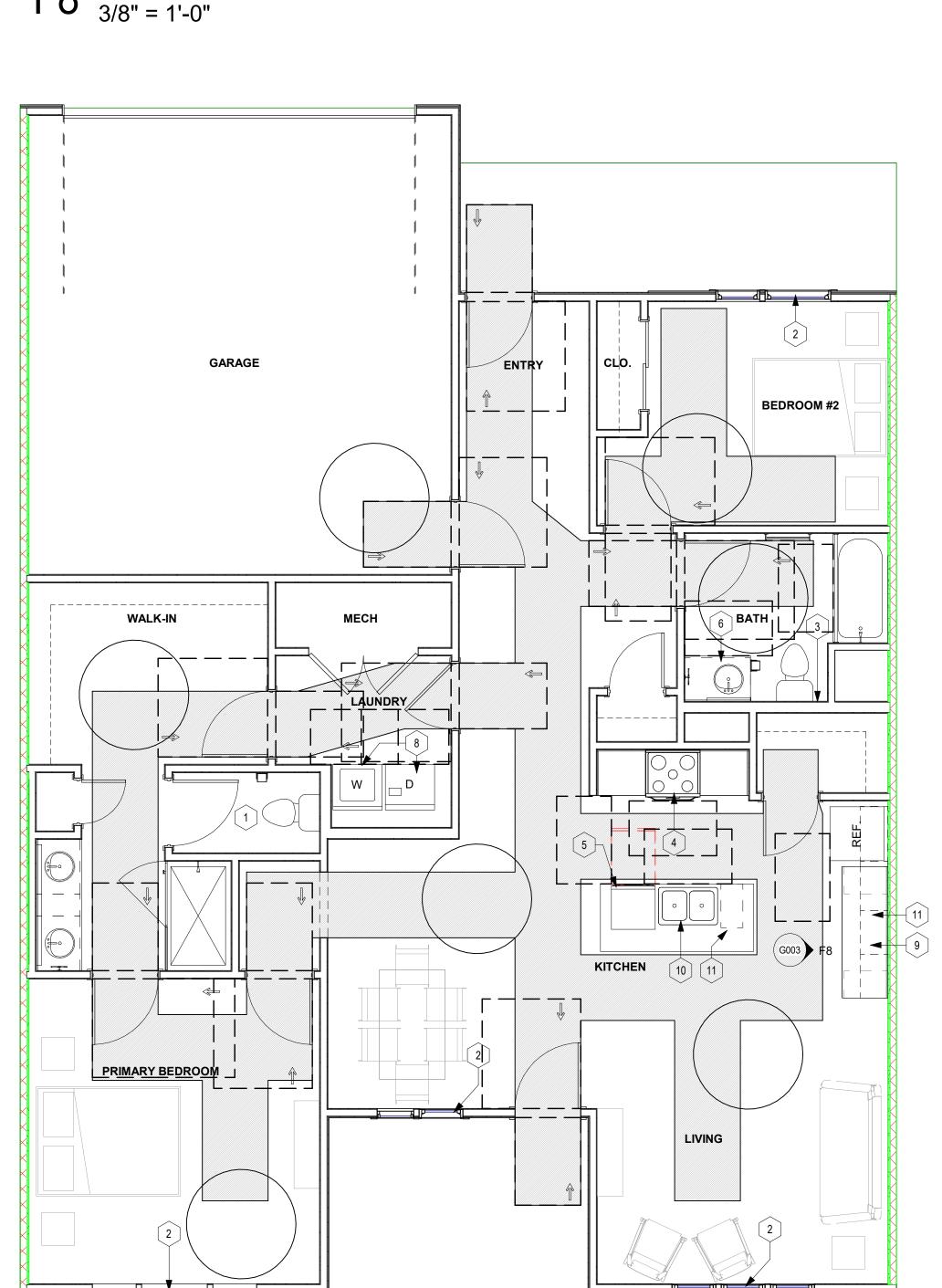
A-2016004008 PROFESSIONAL SEAL

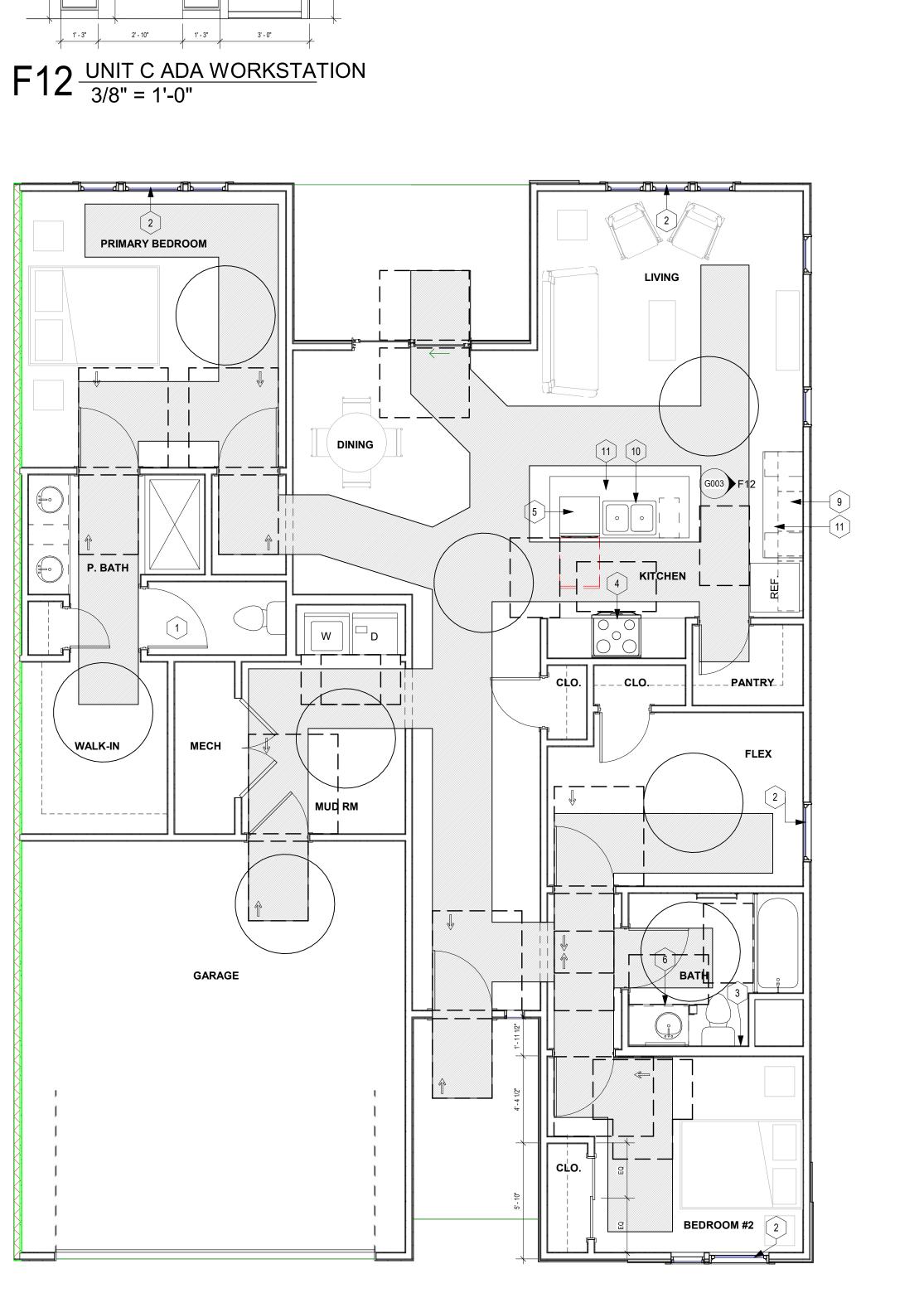
DETAILS

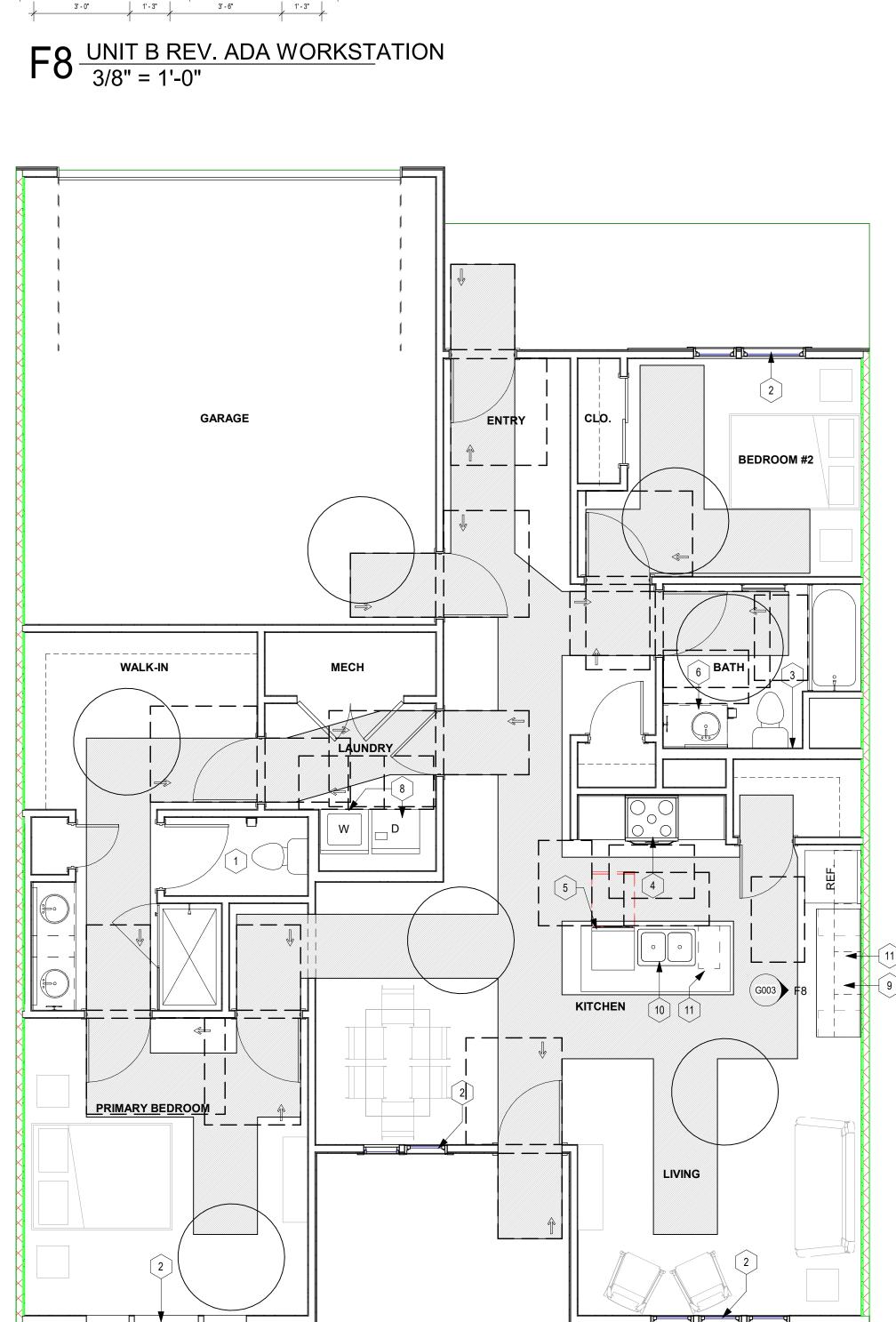
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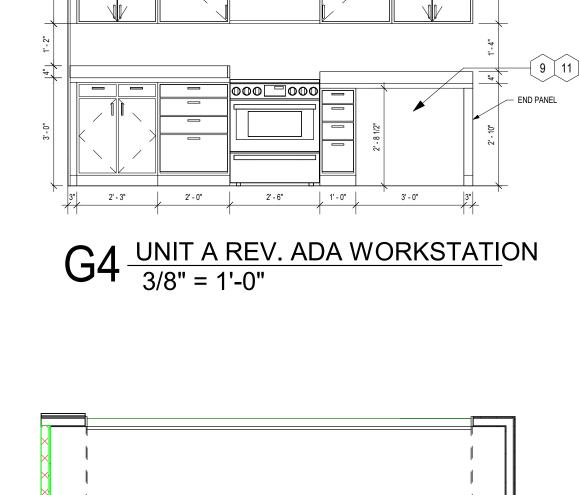


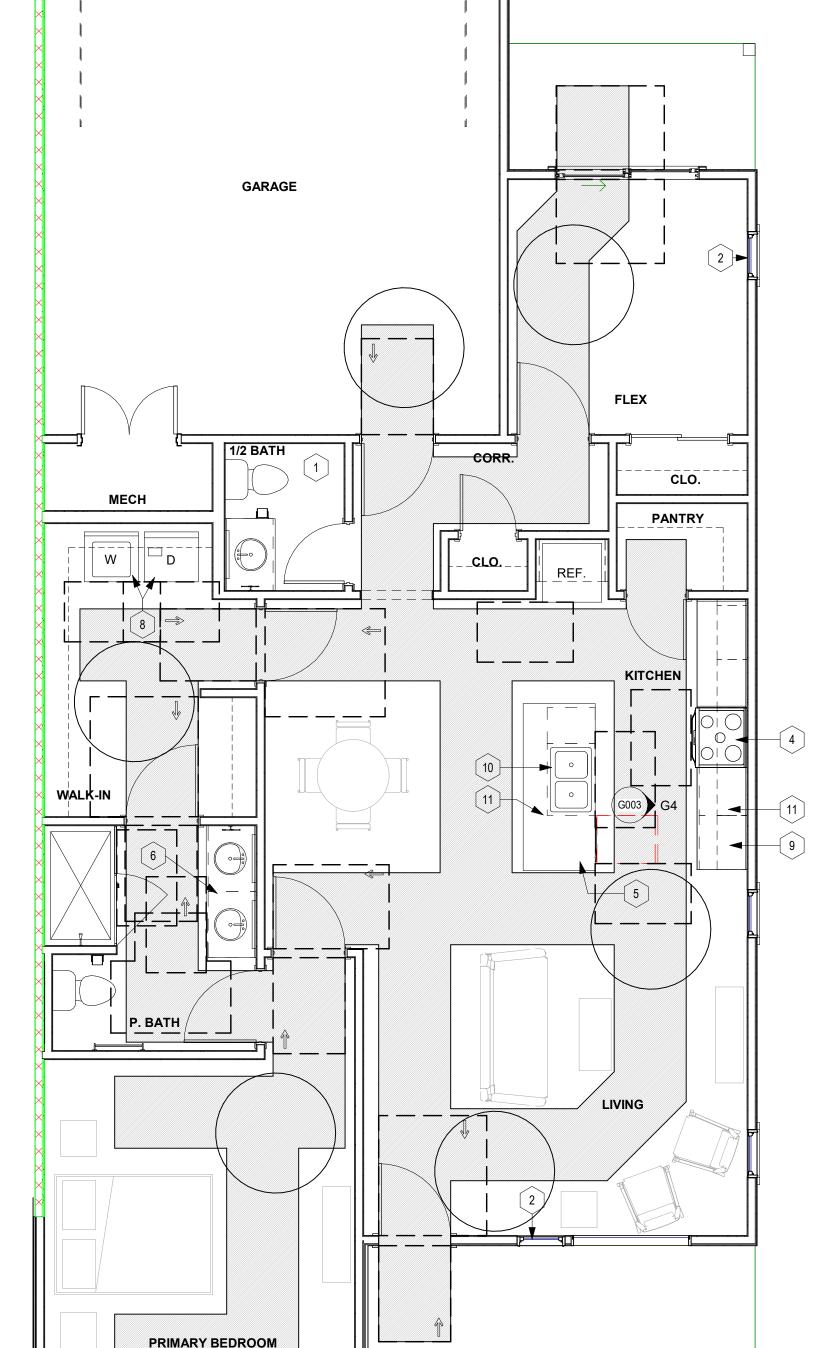










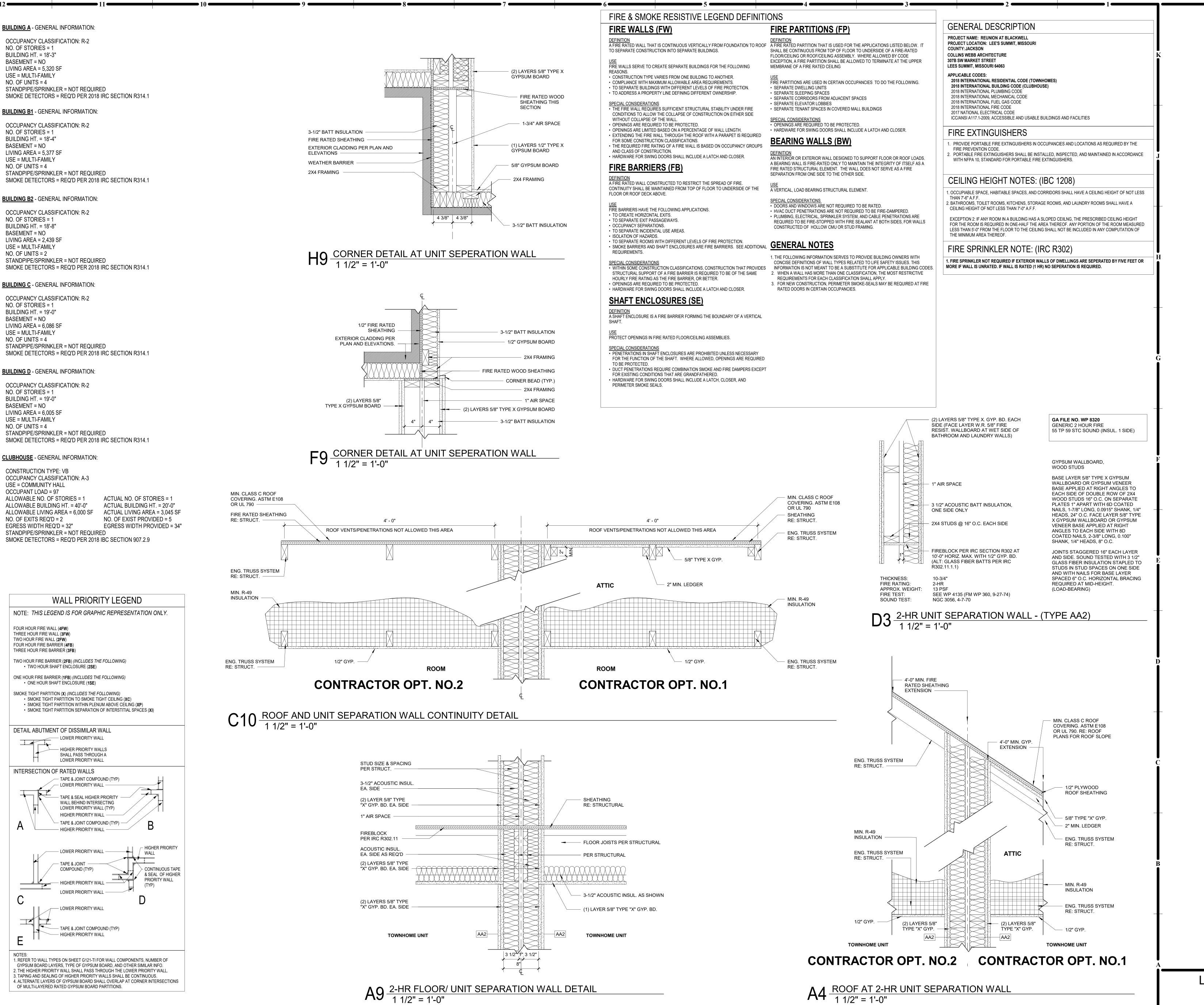


A12 ACCESSIBILITY PLAN - C - TWO BEDROOM + DEN 1/4" = 1'-0"

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

A4 ACCESSIBILITY PLAN - A - ONE BEDROOM + DEN - REVERSED 1/4" = 1'-0"

ACCESSIBILITY PLANS AND



A4 ROOF AT 2-HR UNIT SEPARATION WALL 1 1/2" = 1'-0"

LIFE SAFETY INFORMATION APARTMENTS

COLLINS WEBB #: 21075

WEBB II

A-2016004008

PROFESSIONAL SEAL

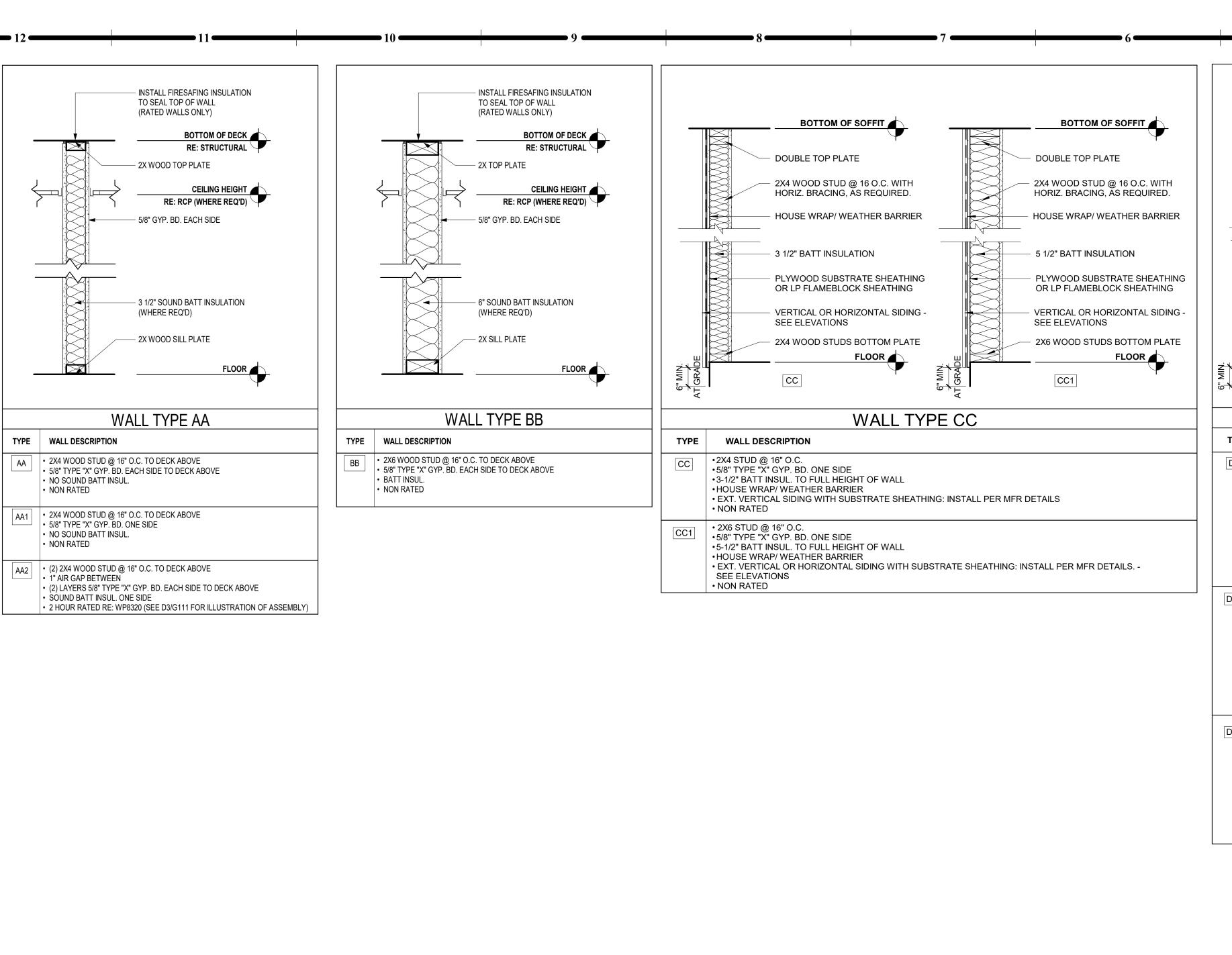
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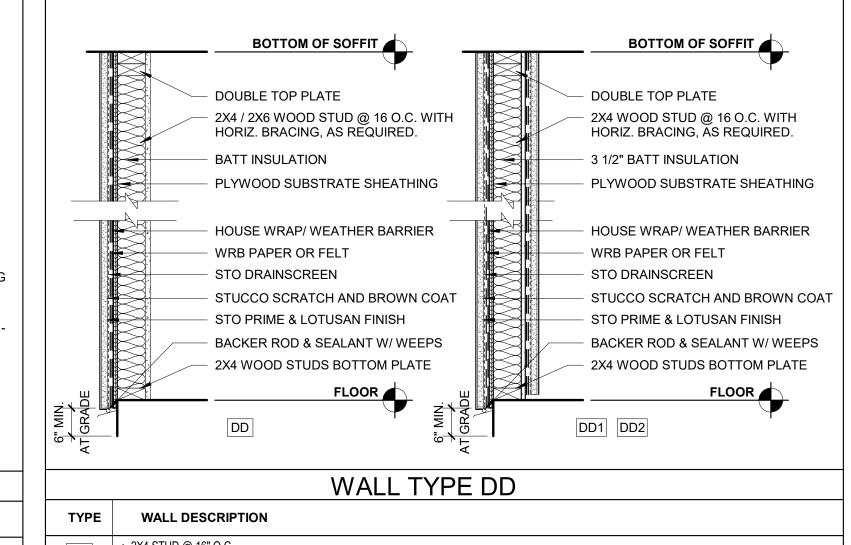
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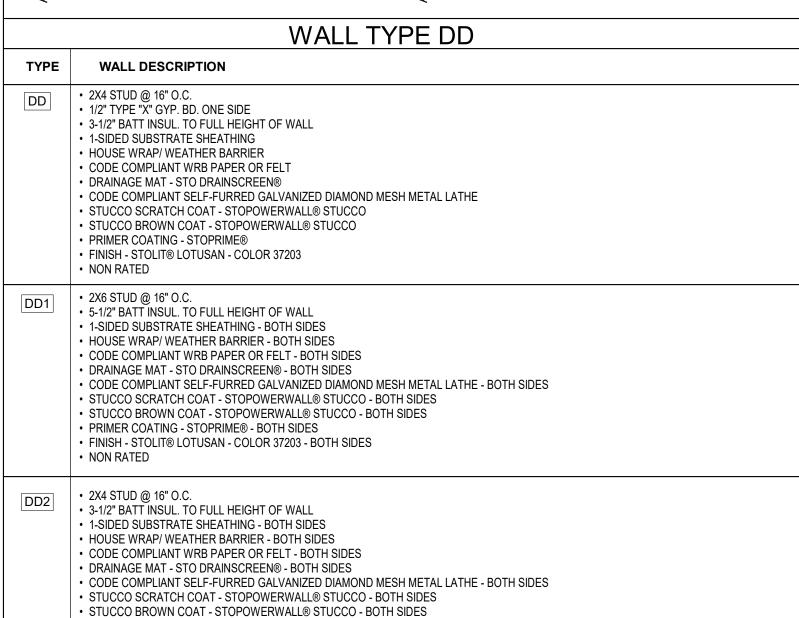
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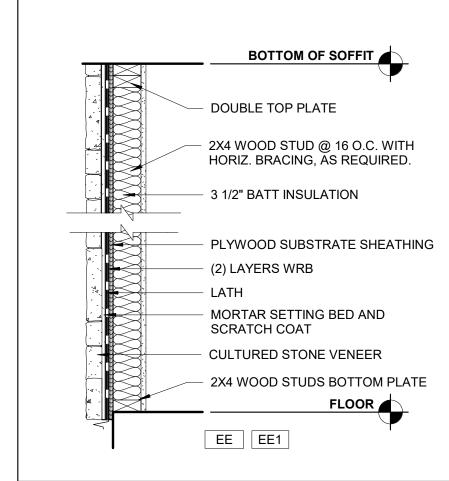




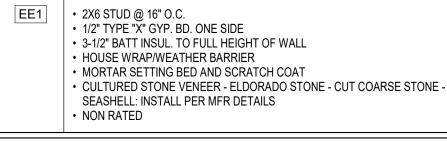
PRIMER COATING - STOPRIME® - BOTH SIDES

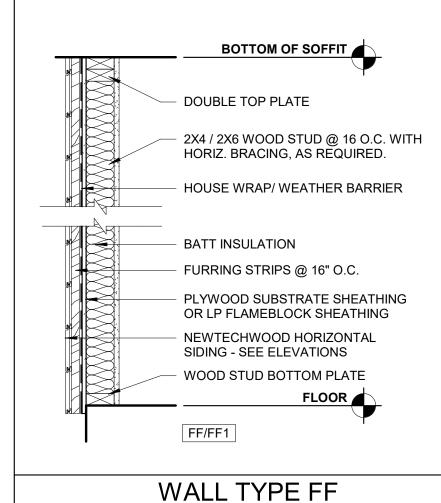
NON RATED

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



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			
		ANC CTUD CO ACILIO C			





TYPE	WALL DESCRIPTION
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 •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

• EXT. NEWTECHWOOD HORIZONTAL SIDING WITH SUBSTRATE

•5-1/2" BATT INSUL. TO FULL HEIGHT OF WALL

SHEATHING: INSTALL PER MFR DETAILS

HOUSE WRAP/ WEATHER BARRIER

NON RATED

WALL TYPE NOTES:

1. DRYWALL PARTITIONS SHOULD BE CONSTRUCTED IN ACCORDANCE WITH ASTM E497 - STANDARD PRACTICE FOR 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. METAL STUDS SHALL BE RIGIDLY ATTACHED ONLY AT HEAD 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 REAMS. REFER TO THE CLOSURE DETAILS ON THE WALL.

RE: WALL TYPE DETAIL SHEET FOR TYPICAL WALL DETAILS
 AND ADDITIONAL WALL TYPE INFORMATION.
 FOR TYPICAL TOP OF WALL CONDITIONS AT JOISTS AND
 BEAMS, REFER TO THE CLOSURE DETAILS ON THE WALL
 TYPE DETAILS SHEET.
 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.
 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.

7. PROVIDE AND INSTALL ALL STIFFENERS, BRACING, BACK-UP 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.

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

ANY ENDS. THIS IS TYPICAL FOR ALL ACOUSTICAL WALL ASSEMBLIES WHERE "COMPRESSIBLE FILLER" IS CALLED FOR. THERE CAN BE NO VOIDS IN THE INSTALLATION.

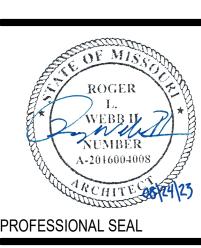
15. MUD AND TAPE ALL 1ST AND 2ND LAYER GYP. BOARD JOINTS. PROVIDE 3RD LAYER FINISH PER GENERAL NOTES: FLOOR PLAN.

16. PROVIDE HORIZONTAL LATERAL BRACING WIRE WELDED TO STUD FOR ALL WALLS, AT APPROPRIATE GAGE AND SPACING SPECIFIED BY SUPPLIER.

BE COMPLETELY FILLED AND A FIRESTOP SEALANT OVER

REUNION AT BLACK SE SHENANDOAH DRIVE

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

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

. 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.

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.

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.

. 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

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.

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.

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'.

. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO OVERSEE CONSTRUCTION OF THE PROJECT,

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

. 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

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 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.

. 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 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

B. BASIS OF DESIGN: CANYON LEDGE PROFILE AS MANUFACTURED BY CANYON STONE INC. MATCH THE MODULAR CONFIGURATIONS INDICATED IN THE CONSTRUCTION DOCUMENTS.

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.

 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

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

PRODUCT DATA AND SHOP DRAWINGS WITH PLANS ELEVATIONS AND SECTIONS 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. <u>BASIS OF DESIGN</u>: DIGGER SPECIALTIES, INC.; WESTBURY® ALUMINUM RAILING, TUSCANY SERIES. STYLE C10

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.

1. GENERAL: TYPE 304 STAINLESS-STEEL FASTNERS. PROVIDE EXPOSED FASTENERS WITH FINISH MATCHING APPEARANCE, INCLUDING COLOR AND TEXTURE, OF RAILINGS.

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 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

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. 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 COMPLETION.

<u>DIVISION 5 - METALS</u>

PRODUCT DATA AND SHOP DRAWINGS WITH PLANS ELEVATIONS AND SECTIONS 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: 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.

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

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

T.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.

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

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. 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 COMPLETION.

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

C. MATERIALS:
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,

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.

MEDIUM DENSITY FIBERBOARD CORE; PS 1 GRADE A-B, GLUE TYPE AS RECOMMENDED FOR APPLICATION.

. <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 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 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 1S:</u>
1. QUALITY STANDARD: CUSTOM GRADE, IN ACCORDANCE WITH AWI/AWMAC/WI (AWS) OR AWMAC/WI (NAAWS), 2. WOOD VENEER FACED CABINET: CONCEALED SURFACES: MANUFACTURER'S OPTION. 3. PLASTIC LAMINATE FACED CABINETS: CUSTOM GRADE.

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 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.

<u>DIVISION 7 - THERMAL AND MOISTURE PROTECTION</u>

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.

1. FLAME SPREAD INDEX: 25 OR LESS 2. SMOKE DEVELOPED INDEX: 50 OR LESS IN EXPOSED AREAS AND PLENUMS; 450 OR LESS WHERE CONCEALED.

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

.. <u>BASIS OF DESIGN</u>:
1. W.R. MEADOWS, INC; MEL-ROL: WWW.WRMEADOWS.COM

WITH SUBSTRATES AND WATERPROOFING MATERIALS.

MECHANICAL ROLLER TO PROVIDE FULL CONTACT BOND.

ARE STATIC OR DYNAMIC.

BACKFILLING AND CONSTRUCTION TRAFFIC.

1. SELF-ADHERED MODIFIED BITUMINOUS SHEET MEMBRANE: LOCATION: LOCATIONS AS IDENTIFIED IN 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: 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 . ACCESSORIES 1. SEALANT FOR CRACKS AND JOINTS IN SUBSTRATES: RESILIENT ELASTOMERIC JOINT SEALANT COMPATIBLE

2. PROTECTION BOARD: PROVIDE TYPE CAPABLE OF PREVENTING DAMAGE TO WATERPROOFING DUE TO

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

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

<u>DIVISION 7 - THERMAL AND MOISTURE PROTECTION (CONTINUED)</u>

07 1300 - SHEET WATERPROOFING (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 WITH FLEXIBLE FLASHINGS. 10. SEAL MEMBRANE AND FLASHINGS TO ADJOINING SURFACES. INSTALL TERMINATION BAR ALONG EDGES. INSTALL COUNTERFLASHING OVER EXPOSED EDGES. 11. INSTALLATION OF DRAINAGE PANEL AND PROTECTION BOARD. INSTALLER TO FOLLOW MANUFACTURERS INSTALLATION PROCEDURES. 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

07 1400 - FLUID-APPLIED WATERPROOFING

1. PRODUCT DATA: PROVIDE DATA FOR MEMBRANE, SURFACE CONDITIONER, FLEXIBLE FLASHINGS, JOINT COVER SHEET, AND JOINT AND CRACK SEALANTS. SUBMIT MANUFACTURER WARRANTY AND ENSURE THAT FORMS HAVE BEEN COMPLETED IN

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 EDITORIAL REVISION (2013).

2. NRCA (WM) - THE NRCA WATERPROOFING MANUAL 2021.

OWNER'S NAME AND REGISTERED WITH MANUFACTURER.

IS PROVEN WATERTIGHT, DRAIN WATER AND REMOVE DAM.

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 AND WITH AT LEAST THREE YEARS OF DOCUMENTED EXPERIENCE.

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 FLASHINGS, CONTROL JOINTS, EXPANSION JOINTS, COUNTERFLASHINGS

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

I. COLD-APPLIED RUBBERIZED ASPHALT WATERPROOFING: A. AVM INDUSTRIES, INC; AVM SYSTEM 500 (AUSSIE MEMBRANE):

ACCORDANCE WITH ASTM C836/C836M.

WWW.AVMINDUSTRIES.COM/#SLE B. EPRO WATERPROOFING SYSTEMS; ECOLINE-S: WWW.EPROSERV.COM/#SLE.

COLD-APPLIED RUBBERIZED ASPHALT WATERPROOFING: RUBBERIZED ASPHALTIC COMPOUND. SUITABLE FOR INSTALLATION ON CONCRETE AND CONCRETE MASONRY. 1. COMPLYING WITH ICC-ES AC29; EVIDENCE OF COMPLIANCE INCLUDES CURRENT ICC-ES EVALUATION REPORT CITING ICC-ES AC29. 2. HYDROSTATIC PRESSURE RESISTANCE: WHEN TESTED IN ACCORDANCE WITH ASTM C1306/C1306M, AT LEAST 50 POUNDS PER SQUARE INCH BY THE RAPID TEST AND AT LEAST 35 POUNDS PER SQUARE INCH BY THE LONG TERM TEST. 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. 5. DECAY RESISTANCE: NO DECAY WHEN TESTED IN ACCORDANCE WITH ASTM 6. WET FILM SAG RESISTANCE: NO SAG OR SAG WITHIN PLUS/MINUS 5 MILS WHEN TESTED IN

2. WATER-BASED ASPHALT EMULSION WATERPROOFING: A. MAR-FLEX WATERPROOFING & BUILDING PRODUCTS; ARMORMEMBRANE 363 WATER-BASED: 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. 3. ELONGATION: 1000 PERCENT, MEASURED IN ACCORDANCE WITH ASTM D412. 4 PEEL ADHESION: ACCORDING TO ASTM D412 FOR THE FOLLOWING 5. ADHESION: GREATER THAN 150 PSI, MEASURED IN ACCORDANCE WITH ASTM D4541.

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

1. EXAMINATION:1. VERIFY EXISTING CONDITIONS BEFORE STARTING WORK. 2. VERIFY SUBSTRATE SURFACES ARE FREE OF FROZEN MATTER, DAMPNESS, LOOSE PARTICLES, CRACKS, PITS, PROJECTIONS, PENETRATIONS, OR FOREIGN MATTER DETRIMENTAL TO ADHESION OR APPLICATION OF WATERPROOFING SYSTEM. 3. VERIFY THAT SUBSTRATE SURFACES ARE SMOOTH, FREE OF HONEYCOMB OR PITTING, AND NOT DETRIMENTAL TO FULL CONTACT BOND OF WATERPROOFING MATERIALS.

1. PROTECT ADJACENT SURFACES FROM DAMAGE NOT DESIGNATED TO RECEIVE WATERPROOFING. 2. CLEAN AND PREPARE SURFACES TO RECEIVE WATERPROOFING IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS; VACUUM SUBSTRATE CLEAN 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 SEALANT AND WATERPROOFING MANUFACTURERS. 6. PREPARE BUILDING EXPANSION JOINTS AT LOCATIONS AS INDICATED ON DRAWINGS.

4. VERIFY ITEMS THAT PENETRATE SURFACES TO RECEIVE WATERPROOFING ARE SECURELY INSTALLED.

1. INSTALL WATERPROOFING TO SPECIFIED MINIMUM THICKNESS IN ACCORDANCE WITH MANUFACTURERS INSTRUCTIONS AND NRCA (WM) APPLICABLE REQUIREMENTS. 2. APPLY PRIMER OR SURFACE CONDITIONER AT A RATE RECOMMENDED BY MANUFACTURER, AND PROTECT CONDITIONER FROM RAIN OR FROST UNTIL DRY 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. 5. SEAL MEMBRANE AND FLASHINGS TO ADJOINING SURFACES.

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

7. INSTALL CANT STRIPS AT INSIDE CORNERS.

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. 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. B. SMOKE DEVELOPED INDEX: 450 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. 2. SMOKE DEVELOPED INDEX (SDI): 450 OR LESS, WHEN TESTED IN ACCORDANCE WITH ASTM E84. 3. BOARD SIZE: 48 INCH BY 96 INCH. 4. BOARD THICKNESS: 1-1/2 INCH.

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:

5. TYPE AND COMPRESSIVE RESISTANCE: TYPE XI, 5 PSI (35 KPA), MINIMUM.

SEALING OF INTERIOR CIRCULAR PENETRATIONS, SUCH AS PIPES OR CABLES. 1. DO NOT INSTALL INSULATION ADHESIVES WHEN TEMPERATURE OR WEATHER CONDITIONS ARE DETRIMENTAL TO SUCCESSFUL INSTALLATION. 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.

SEAMS AT FRAMING MEMBERS, OVERLAP AND SEAL WITH SUITABLE TAPE (DUCT TAPE IS NOT SUITABLE).

SECURE IN PLACE WITH ADHESIVES OR OTHER ANCHORAGE AS RECOMMENDED BY MANUFACTURER. LOCATE

07 2500 - WEATHER BARRIERS A. <u>SUBMITTALS</u>: PRODUCT DATA: PROVIDE DATA ON MATERIAL CHARACTERISTICS. SHOP DRAWINGS: PROVIDE

RAWINGS OF SPECIAL JOINT CONDITIONS. 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.

6. DO NOT PERMIT INSTALLED INSULATION TO BE DAMAGED PRIOR TO ITS CONCEALMENT.

D. <u>BASIS OF DESIGN</u>: 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 WITH PROPER INSTALLATION 3. CLEAN AND PRIME SUBSTRATE SURFACES TO RECEIVE ADHESIVES IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

<u>DIVISION 7 - THERMAL AND MOISTURE PROTECTION (CONTINUED)</u>

07 2500 - WEATHER BARRIERS (CONTINUED)

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. 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. MOCK- UP: 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.

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 4. WATER-RESISTIVE BARRIER COATING: FLUID-APPLIED AIR AND WATER BARRIER MEMBRANE; APPLIED TO SHEATHING; FURNISHED OR APPROVED BY EIFS MANUFACTURER.

1. INSULATION ADHESIVE: TYPE REQUIRED BY EIFS MANUFACTURER FOR PROJECT SUBSTRATE.

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. BUTT EDGES 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.

A. <u>SUBMITTALS</u>: PRODUCT DATA, AND SAMPLES OF LOCATIONS FOR EACH TYPE OF SIDING

CREATE A CHEMICAL BOND AND CUT TO SHAPES INDICATED.

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 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

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. <u>BASIS OF DESIGN</u>: 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

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. 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 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 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

ABRICATED SHEET METAL ITEMS, INCLUDING FLASHINGS, COUNTERFLASHINGS, AND OTHER ITEMS INDICATED IN

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.

SHOP DRAWINGS: INDICATE MATERIAL PROFILE, JOINTING PATTERN, JOINTING DETAILS, FASTENING METHODS,

FLASHINGS, TERMINATIONS, AND INSTALLATION DETAILS. . PERFORM WORK IN ACCORDANCE WITH SMACNA (ASMM) AND CDA A4050 REQUIREMENTS AND

2. PREVENT CONTACT WITH MATERIALS THAT COULD CAUSE DISCOLORATION OR STAINING.

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.

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COLLINS WEBB ARCHITECTURE, LLC REVISION DATES:

COLLINS WEBB #: 21075

GENERAL PROJECT

COLLINS WEBB #: 21075

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

. 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.

. SECURE FLASHINGS IN PLACE USING CONCEALED FASTENERS, AND USE EXPOSED FASTENERS ONLY WHERE 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.

. 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 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.

3. DRY DENSITY: AS REQUIRED BY FIRE RESISTANCE DESIGN.

I. 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. <u>MATERIALS:</u> 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

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 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. 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

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 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 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

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 1. WARRANTY PERIOD: TWO YEARS FROM DATE OF SUBSTANTIAL COMPLETION.

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

A. ROOF EDGE FLASHINGS: FACTORY FABRICATED TO SIZES REQUIRED; CORNERS MITERED; CONCEALED

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 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

A. PVDF (POLYVINYLIDENE FLUORIDE) COATING: SUPERIOR PERFORMANCE ORGANIC FINISH, AAMA 2605; MULTIPLE COAT, THERMALLY CURED FLUOROPOLYMER FINISH SYSTEM; COLOR AS INDICATED.

CONDUITS AND ROOFING SYSTEM TO BE INSTALLED; DESIGNED TO ACCOMMODATE EXISTING

PENETRATIONS WHERE APPLICABLE.

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 A. SUBMITTALS: PRODUCT DATA: PROVIDE DATA ON PRODUCT CHARACTERISTICS, PERFORMANCE RATINGS, AND LIMITATIONS. 1. 3M FIRE PROTECTION PRODUCTS: HTTPS://WWW.3M.COM/3M/EN_US/P/C/BUILDING-MATERIALS/FIRE-PROTECTION/ **DIVISION 8 - OPENINGS (CONTINUED)**

SET #6. GARAGE

3 EACH HINGES

1 EACH CLOSER

08 0671 - DOOR HARDWARE (CONTINUED)

C. HARDWARE SCHEDULE (CONTINUED

1 EACH STOREROOM LOCK

SET #7. CLOSET BIFOLD DOORS
BULK HARDWARE TO BE PROVIDED BY MANUFACTURER

BULK HARDWARE TO BE PROVIDED BY MANUFACTURER

GLAZING, FRAME PROFILES, AND ANY INDICATED FINISH REQUIREMENTS.

3. REPUBLIC DOORS, AN ALLEGION BRAND: WWW.REPUBLICDOOR.COM

ASTM A1011/A1011M, COMMERCIAL STEEL (CS) TYPE B FOR EACH.

OTHERWISE FOR SPECIFIC HOLLOW METAL DOORS AND FRAMES.

REQUIREMENTS CONFLICT. COMPLY WITH THE MOST STRINGENT.

E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH, MINIMUM.

1. CECO DOOR, AN ASSA ABLOY GROUP COMPANY: WWW.ASSAABLOYDSS.COM.

1 EACH SMOKE GASKET

1 EACH THRESHOLD

1 EACH DUMMY TRIM

1 EACH DUMMY TRIM

SET #8. CLOSET BYPASS SLIDING DOORS

08 1113 - HOLLOW METAL DOORS AND FRAMES

B. HOLLOW METAL DOOR AND FRAME MANUFACTURERS:

2. DE LA FONTAINE INC: WWW.DELAFONTAINE.COM

C. SOUND-RATED HOLLOW METAL DOORS AND FRAMES:

DRAWINGS, STYLE: MANUFACTURERS STANDARD.

1. EXTERIOR DOORS: THERMALLY INSULATED.

G. DOOR THICKNESS: 1-3/4 INCH. NOMINAL

F. DOOR THICKNESS: 1-3/4 INCH, NOMINAL.

("POSITIVE PRESSURE FIRE TESTS")

AND AUTHORITIES HAVING JURISDICTION.

K. DOOR THICKNESS: 1-3/4 INCH, NOMINAL.

L. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED.

ACCORDANCE WITH APPLICABLE DOOR FRAME REQUIREMENTS.

B. FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINIMUM.

B. FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINIMUM.

A. FRAME METAL THICKNESS: 18 GAGE, 0.042 INCH, MINIMUM.

OPENING WITHOUT CUTTING MASONRY UNITS.

1. GLAZING: AS INDICATED IN DRAWINGS OR AS SPECIFIED.

3. INSTALL FIRE RATED UNITS IN ACCORDANCE WITH NFPA 80.

4. COORDINATE FRAME ANCHOR PLACEMENT WITH WALL CONSTRUCTION.

CORRESPONDING TO THOSE USED IN CONSTRUCTION DOCUMENTS.

I. WEATHERSTRIPPING: REFER TO SECTION 08 7100.

J. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED.

A. BASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100).

G. DOOR FINISH: FACTORY PRIMED AND FIELD FINISHED.

A. BASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100).

E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH, MINIMUM.

E. DOOR FACE METAL THICKNESS: 20 GAGE, 0.032 INCH, MINIMUM.

A. ASED ON SDI STANDARDS: ANSI/SDI A250.8 (SDI-100).

. OVERLY DOOR COMPANY: WWW.OVERLY.COM

2. TYPICAL DOOR FACE SHEETS: FLUSH.

E. HOLLOW METAL DOOR

B. LEVEL 1 - STANDARD-DUTY.

WITH REQUIREMENTS.

2. INTERIOR DOORS, NON-FIRE RATED:

B. LEVEL 1 - STANDARD-DUTY.

B. LEVEL 1 - STANDARD-DUTY.

D. MODEL 1 - FULL FLUSH.

THE FOLLOWING

A. FULL LENGTH STOPS

A. FULL LENGTH STOPS

INDICATED ON DRAWINGS.

08 1416 - FLUSH WOOD DOORS

1. GRADE: PREMIUM

2. VENEER MATCHING: BOOK AND RUNNING

80 FOR FIRE-RESISTANCE RATED DOORS.

FITTED IN FRAMES WITH UNIFORM CLEARANCES.

3. PAIR MATCHING AND SET MATCHING

5. SIZES AS INDICATED IN DRAWINGS

4. LITE KITS: MATCHING WOOD STOPS

D. MODEL 1 - FULL FLUSH.

3. FIRE-RATED DOORS:

D. MODEL 1 - FULL FLUSH.

4. STEELCRAFT, AN ALLEGION BRAND: WWW.ALLEGION.COM

1 EACH WALL STOP

BB81 4-1/2X 4-1/2

A. SUBMITTALS: PRODUCT DATA AND SHOP DRAWINGS WITH DETAILS OF EACH OPENING, SHOWING ELEVATIONS,

1. STEEL USED FOR FABRICATION OF DOORS AND FRAMES SHALL COMPLY WITH ONE OR MORE OF THE FOLLOWING

3. GLAZED LIGHTS: NON-REMOVABLE STOPS ON NON-SECURE SIDE; SIZES AND CONFIGURATIONS AS INDICATED ON

4. HARDWARE PREPARATIONS, SELECTIONS AND LOCATIONS: COMPLY WITH NAAMM HMMA 830 AND NAAMM HMMA

831 OR BHMA A156.115 AND ANSI/SDI A250.8 (SDI-100) IN ACCORDANCE WITH SPECIFIED REQUIREMENTS.

ACCORDANCE WITH ASTM A653/A653M, WITH MANUFACTURER'S STANDARD COATING THICKNESS, UNLESS NOTED

5. ZINC COATING FOR TYPICAL INTERIOR AND/OR EXTERIOR LOCATIONS: PROVIDE METAL COMPONENTS ZINC-

COATED (GALVANIZED) AND/OR ZINC-IRON ALLOY-COATED (GALVANNEALED) BY THE HOT-DIP PROCESS IN

7. COMBINED REQUIREMENTS: IF A PARTICULAR DOOR AND FRAME UNIT IS INDICATED TO COMPLY WITH MORE

THAN ONE TYPE OF REQUIREMENT, COMPLY WITH THE SPECIFIED REQUIREMENTS FOR EACH TYPE; FOR

INSTANCE. AN EXTERIOR DOOR THAT IS ALSO INDICATED AS BEING SOUND-RATED MUST COMPLY WITH THE

F. DOOR CORE MATERIAL: MANUFACTURERS STANDARD CORE MATERIAL/CONSTRUCTION AND IN COMPLIANCE

REQUIREMENTS SPECIFIED FOR EXTERIOR DOORS AND FOR SOUND-RATED DOORS; WHERE TWO

C. PHYSICAL PERFORMANCE LEVEL C. 250.000 CYCLES: IN ACCORDANCE WITH ANSI/SDI A250.4.

H. TOP CLOSURES FOR OUTSWINGING DOORS: FLUSH WITH TOP OF FACES AND EDGES.

C. PHYSICAL PERFORMANCE LEVEL C, 250,000 CYCLES; IN ACCORDANCE WITH ANSI/SDI A250.4.

C. PHYSICAL PERFORMANCE LEVEL C, 250,000 CYCLES; IN ACCORDANCE WITH ANSI/SDI A250.4.

F. FIRE RATING: AS INDICATED ON DOOR SCHEDULE, TESTED IN ACCORDANCE WITH UL 10C AND NFPA 252

H. PROVIDE UNITS LISTED AND LABELED BY UL (DIR) OR ITS (DIR). ATTACH FIRE RATING LABEL TO EACH FIRE

I. SMOKE AND DRAFT CONTROL DOORS (INDICATED WITH LETTER "S" ON DRAWINGS AND/OR DOOR SCHEDULE)

SELF-CLOSING OR AUTOMATIC CLOSING DOORS IN ACCORDANCE WITH NFPA 80 AND NFPA 105, WITH FIRE-

IN ACCORDANCE WITH UL 1784 AT BOTH AMBIENT AND ELEVATED TEMPERATURES.

.COMPLY WITH STANDARDS AND/OR CUSTOM GUIDELINES AS INDICATED FOR CORRESPONDING DOOR IN

5. FRAMES FOR WOOD DOORS: COMPLY WITH FRAME REQUIREMENTS IN ACCORDANCE WITH CORRESPONDING

6. BORROWED LITES GLAZING FRAMES: CONSTRUCTION AND FACE DIMENSIONS TO MATCH DOOR FRAMES, AND A

8. FRAMES WIDER THAN 48 INCHES: REINFORCE WITH STEEL CHANNEL FITTED TIGHTLY INTO FRAME HEAD, FLUSH

7. FRAMES IN MASONRY WALLS: SIZE TO SUIT MASONRY COURSING WITH HEAD MEMBER 4 INCH HIGH TO FILL

G. <u>FINISHES:</u>
1.PRIMER: RUST-INHIBITING, COMPLYING WITH ANSI/SDI A250.10, DOOR MANUFACTURER'S STANDARD.

2. REMOVABLE STOPS: FORMED SHEET STEEL, SHAPE AS INDICATED ON DRAWINGS, MITERED OR BUTTED

THREE ON CENTER MULLION OF PAIRS, AND TWO ON HEAD OF PAIRS WITHOUT CENTER MULLIONS.

1.INSTALL DOORS AND FRAMES IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND RELATED

REQUIREMENTS OF SPECIFIED DOOR AND FRAME STANDARDS OR CUSTOM GUIDELINES INDICATED.

A. <u>SUBMITTALS</u>: PRODUCT DATA, PREFINISHED DOOR SKIN SAMPLES, AND DOOR SCHEDULE INDICATING DOOR AND

B. <u>BASIS OF DESIGN:</u> LINCOLN PARK, MASONITE, LE CHATEAU COLLECTION. HOLLOW CORE DOORS OR APPROVED

C. <u>DOORS</u>: 1-3/8" THICK PREHING. SIZES, SPECIES, AND DESIGNS AS INDICATED COMPLYING WITH WDMA I.S.1-A

FACTORY FIT DOORS TO SUIT FRAME OPENINGS TO COMPLY WITH REFERENCED STANDARD. COMPLY WITH NFPA

5. FACTORY FINISH DOORS FOR TRANSPARENT FINISH WITH STAIN AND MANUFACTURER'S STANDARD FINISH

COMPARABLE TO AWI, SYSTEM TR-4, CONVERSION VARNISH OR AWI SYSTEM TR-6, CATALYZED POLYURETHANE.

COMPLY WITH WDMA'S "HOW TO STORE, HANDLE, FINISH, INSTALL, AND MAINTAIN WOOD DOORS" ALIGNED AND

FRAME SIZES. TYPES, ELEVATIONS, DETAILS, AND HARDWARE WITH DOOR AND HARDWARE NUMBERING

4. TEMPORARY FRAME SPREADERS: PROVIDE FOR FACTORY- OR SHOP-ASSEMBLED FRAMES.

2. INSTALL PREFINISHED FRAMES AFTER PAINTING AND WALL FINISHES ARE COMPLETE.

A.INTERIOR VENEER: FIVE OR SEVEN PLY, STRUCTURAL COMPOSITE LUMBER CORES.

2. FACTORY MACHINE DOORS FOR HARDWARE THAT IS NOT SURFACE APPLIED.

3. CUT AND TRIM OPENINGS TO COMPLY WITH REFERENCED STANDARDS.

2. SET IN TWO PIECE W.P. SPLIT JAMB FRAMES WITH 1X4 WOOD CASING.

3. SILENCERS: RESILIENT RUBBER, FITTED INTO DRILLED HOLE; PROVIDE THREE ON STRIKE SIDE OF SINGLE DOOR,

2. INTERIOR DOOR FRAMES, NON-FIRE RATED: FACE WELDED TYPE. FRAME FINISH: FACTORY FINISHED.

3. DOOR FRAMES, FIRE-RATED: FACE WELDED TYPE. FIRE RATING: SAME AS DOOR, LABELED.

4. SOUND-RATED DOOR FRAMES: FULL PROFILE/CONTINUOUSLY WELDED TYPE.

CORNERS; PREPARED FOR COUNTERSINK STYLE TAMPER PROOF SCREWS.

3. LABEL: INCLUDE THE "S" LABEL ON FIRE-RATING LABEL OF DOOR.

RESISTANCE-RATED WALL CONSTRUCTION RATED THE SAME OR GREATER THAN THE FIRE-RATED DOORS, AND

2. GASKETING: PROVIDE GASKETING OR EDGE SEALING AS NECESSARY TO ACHIEVE LEAKAGE LIMIT.

J. DOOR CORE MATERIAL: MANUFACTURERS STANDARD CORE MATERIAL/CONSTRUCTION IN COMPLIANCE WITH

1.MAXIMUM AIR LEAKAGE: 3.0 CFM/SQ FT OF DOOR OPENING AT 0.10 INCH W.G. PRESSURE, WHEN TESTED

G. TEMPERATURE-RISE RATING (TRR) ACROSS DOOR THICKNESS: IN ACCORDANCE WITH LOCAL BUILDING CODE

6. HOLLOW METAL PANELS: SAME CONSTRUCTION, PERFORMANCE, AND FINISH AS DOORS.

CONFORMING TO ASTM A1008/A1008M. OR HOT-ROLLED PICKLED AND OILED (HRPO) STEEL CONFORMING TO

REQUIREMENTS; GALVANNEALED STEEL CONFORMING TO ASTM A653/A653M, COLD-ROLLED STEEL

SD115 MEM

WB26

425E

7101-PA

2. HILTI, INC: HTTPS://WWW.HILTI.COM/C/CLS FIRESTOP PROTECTION 7131 1. FIRESTOPPING MATERIALS: ANY MATERIALS MEETING REQUIREMENTS. 2. PRIMERS, SLEEVES, FORMS, INSULATION, PACKING, STUFFING, AND ACCESSORIES: PROVIDE TYPE OF MATERIALS AS REQUIRED FOR TESTED FIRESTOPPING ASSEMBLY.

3. FIRE RATINGS: REFER TO DRAWINGS FOR REQUIRED SYSTEMS AND RATINGS.

1. HEAD-OF-WALL JOINT SYSTEM FIRESTOPPING AT JOINTS BETWEEN FIRE-RATED WALL ASSEMBLIES AND NON-RATED HORIZONTAL ASSEMBLIES: USE SYSTEM THAT HAS BEEN TESTED ACCORDING TO ASTM E2837 TO HAVE FIRE RESISTANCE F RATING EQUAL TO REQUIRED FIRE RATING OF FLOOR OR WALL, WHICHEVER IS GREATER. 2. FLOOR-TO-FLOOR, WALL-TO-WALL, AND WALL-TO-FLOOR JOINTS, EXCEPT PERIMETER, WHERE BOTH ARE FIRE-RATED: USE SYSTEM THAT HAS BEEN TESTED ACCORDING TO ASTM E1966 OR UL 2079 TO HAVE FIRE RESISTANCE "F" RATING EQUAL TO REQUIRED FIRE RATING OF THE ASSEMBLY IN WHICH THE JOINT OCCURS.

HAVE FIRE RESISTANCE F RATING EQUAL TO REQUIRED FIRE RATING OF PENETRATED ASSEMBLY. 1. INSTALLATIONS SHALL CONFORM TO UL REQUIREMENTS OF THE ASSEMBLY WHICH FIRESTOPPING IS TO BECOME PART OF THE BUILT ASSEMBLY

3.THROUGH PENETRATION FIRESTOPPING: USE SYSTEM THAT HAS BEEN TESTED ACCORDING TO ASTM E814 TO

07 9200 - JOINT SEALANTS A. SUBMITTALS: PRODUCT DATA, AND SCHEDULE OF LOCATIONS FOR EACH TYPE OF SEALANT SUBMITTED. B. JOINT-SEALANT SCHEDULE: INCLUDE THE FOLLOWING INFORMATION:

1. JOINT-SEALANT APPLICATION, JOINT LOCATION, AND DESIGNATION. 2. JOINT-SEALANT MANUFACTURER AND PRODUCT NAME. 3. JOINT-SEALANT FORMULATION. 4. JOINT-SEALANT COLOR.

07 8400 - FIRESTOPPING

C. ENVIRONMENTAL LIMITATIONS: DO NOT PROCEED WITH INSTALLATION OF JOINT SEALANTS WHEN AMBIENT AND SUBSTRATE TEMPERATURE CONDITIONS ARE OUTSIDE LIMITS PERMITTED BY JOINT SEALANT MANUFACTURER OR ARE BELOW 40 deg F (4.4 deg C).

D. <u>COMPATIBILITY</u>: PROVIDE JOINT SEALANTS, JOINT FILLERS, AND OTHER RELATED MATERIALS THAT ARE COMPATIBLE WITH ONE ANOTHER AND WITH JOINT SUBSTRATES UNDER SERVICE AND APPLICATION CONDITIONS.

E. JOINT SEALANTS: 1. COLORS OF EXPOSED JOINT SEALANTS: AS SELECTED BY ARCHITECT FROM MANUFACTURER'S FULL RANGE. 2. INTERIOR JOINTS IN CERAMIC TILE AND OTHER HARD SURFACES IN KITCHENS. TOILET ROOMS, AND AROUND PLUMBING FIXTURES: SINGLE COMPONENT, MILDEW-RESISTANT SILICONE SEALANT, ASTM C 920, TYPE S; GRADE NS, CLASS 25; USES NT, G, A, AND O; FORMULATED WITH FUNGICIDE. 3. INTERIOR JOINTS AROUND PERIMETERS OF DOORS AND FRAMES: LATEX SEALANT, SINGLE COMPONENT. NONSAG, MILDEW-RESISTANT, PAINTABLE, ACRYLIC EMULSION SEALANT COMPLYING WITH ASTM C 834.

4. ACOUSTICAL SEALANT FOR EXPOSED INTERIOR JOINTS: NONSAG, PAINTABLE, NONSTAINING, LATEX SEALANT COMPLYING WITH ASTM C 834. 5. ACOUSTICAL SEALANT FOR CONCEALED JOINTS: NONDRYING, NONHARDENING, NONSKINNING, NONSTAINING, GUNNABLE, SYNTHETIC-RUBBER SEALANT RECOMMENDED FOR SEALING INTERIOR CONCEALED JOINTS TO REDUCE TRANSMISSION OF AIRBORNE SOUND.

6. EXTERIOR CONCRETE PANELS, NATURAL STONES, MASONRY, ALUMINUM CURTAINWALLS, METAL PANELS AND 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 CONCRETE SLABS. URETHANE JOINT SEALANT: MULTICOMPONENT, NONSAG, TRAFFIC GRADE, CLASS 25.

8. FIRESTOP SEALANTS: INSTALL AT FIRE RATED ASSEMBLIES AND AS DIRECTED WITHIN UL REFERENCES BASIS OF DESIGN PRODUCTS: A. HILTI

1. GENERAL: PROVIDE SEALANT BACKINGS OF MATERIAL THAT ARE NONSTAINING; ARE COMPATIBLE WITH JOINT SUBSTRATES, SEALANTS, PRIMERS, AND OTHER JOINT FILLERS; AND ARE APPROVED FOR APPLICATIONS INDICATED BY SEALANT MANUFACTURER BASED ON FIELD EXPERIENCE AND LABORATORY TESTING. 2. CYLINDRICAL SEALANT BACKINGS: ASTM C 1330, TYPE C (CLOSED-CELL MATERIAL WITH A SURFACE SKIN), AND OF SIZE AND DENSITY TO CONTROL SEALANT DEPTH AND OTHERWISE CONTRIBUTE TO PRODUCING **OPTIMUM SEALANT PERFORMANCE** 3. BOND-BREAKER TAPE: POLYETHYLENE TAPE OR OTHER PLASTIC TAPE RECOMMENDED BY SEALANT MANUFACTURER FOR PREVENTING SEALANT FROM ADHERING TO RIGID, INFLEXIBLE JOINT-FILLER MATERIALS OR JOINT SURFACES AT BACK OF JOINT. PROVIDE SELF-ADHESIVE TAPE WHERE APPLICABLE.

1. PRIMER: MATERIAL RECOMMENDED BY JOINT-SEALANT MANUFACTURER WHERE REQUIRED FOR ADHESION OF SEALANT TO JOINT SUBSTRATES INDICATED, AS DETERMINED FROM PRECONSTRUCTION JOINT-SEALANT-

2. CLEANERS FOR NONPOROUS SURFACES: CHEMICAL CLEANERS ACCEPTABLE TO MANUFACTURERS OF SEALANTS AND SEALANT BACKING MATERIALS, FREE OF OILY RESIDUES OR OTHER SUBSTANCES CAPABLE OF STAINING OR HARMING JOINT SUBSTRATES AND ADJACENT NONPOROUS SURFACES IN ANY WAY, AND FORMULATED TO PROMOTE OPTIMUM ADHESION OF SEALANTS TO JOINT SUBSTRATES. 3. BOND-BREAKER TAPE: POLYETHYLENE TAPE OR OTHER PLASTIC TAPE RECOMMENDED BY SEALANT MFR. FOR PREVENTING SEALANT FROM ADHERING TO RIGID, INFLEXIBLE JOINT-FILLER MATERIALS OR JOINT SURFACES AT 4. MASKING TAPE: NONSTAINING, NONABSORBENT MATERIAL COMPATIBLE WITH JOINT SEALANTS AND SURFACES ADJACENT TO JOINTS.

3. INSTALLATION: COMPLY WITH ASTM C 1193; ASTM C 919 FOR ACOUSTICAL JOINTS; AND AS FOLLOWS: 1. REMOVE ALL LOOSE MATERIAL, CLEAN AND PRIME JOINTS IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS, AND PROTECT ADJACENT SURFACES.

2. INSTALL BOND-BREAKER TAPE WHERE JOINT BACKINGS ARE NOT USED. 3. INSTALL SEALANT TOOLED CONCAVE, FREE OF AIR POCKETS, FOREIGN EMBEDDED MATTER, RIDGES, AND SAGS, AND PROTECT UNTIL FULLY CURED. SEALANT WITH DUST AND DEBRIS EMBEDDED IN SURFACE SHALL BE CAUSE

A. <u>SUBMITTALS</u>: PRODUCT DATA AND HARDWARE SCHEDULE INDICATING HARDWARE ITEM, FINISH, AND QUANTITY LOCATED ON EACH DOOR WITH DOOR AND HARDWARE SET NUMBERING CORRESPONDING TO THOSE USED IN CONSTRUCTION DOCUMENTS. REFER TO ARCHITECTURAL PLANS AND HARDWARE SCHEDULES PROVIDED. 1. HARDWARE SUPPLIER SHALL SUBMIT FOUR COPIES OF FINAL HARDWARE SCHEDULE AT EARLIEST POSSIBLE DATE PARTICULARLY WHERE ACCEPTANCE OF HARDWARE SCHEDULE MUST PRECEDE FABRICATION OF OTHER WORK WHICH IS CRITICAL IN THE PROJECT CONSTRUCTION SCHEDULE. INCLUDE WITH SCHEDULE SHOP DRAWINGS OF OTHER WORK AFFECTED BY BUILDERS HARDWARE, AND OTHER INFORMATION ESSENTIAL TO THE 2. KEYING SCHEDULE. SUBMIT SEPARATE DETAILED SCHEDULE INDICATING CLEARLY HOW THE OWNER'S FINAL

INSTRUCTIONS ON KEYING OF LOCKS HAS BEEN FULFILLED. ALL KEYING SHALL BE COORDINATED WITH THE

B. PRODUCTS: REFER TO HARDWARE SCHEDULE AND ARCHITECTURAL DRAWINGS. 1. STRIKES. PROVIDE MANUFACTURER'S STANDARD WROUGHT BOX STRIKE FOR EACH LATCH OR LOCK BOLT, WITH CURVED LIP EXTENDED TO PROTECT FRAME. FINISH TO MATCH HARDWARE SET. PROVIDE STANDARD (OPEN) STRIKE PLATES FOR INTERIOR DOORS WHERE WOOD DOOR FRAMES ARE USED. 2. IN GENERAL, HARDWARE FINISH SHALL BE US15 (SATIN NICKEL) UNLESS SPECIFIED DIFFERENTLY ON HARDWARE 3. SUPPLY CAL ROYAL HDFS3 FLEXIBLE DOOR STOPS IN THE APARTMENT DWELLING UNITS. USE 2 IVHP-23 HINGE STOPS WHERE FLEXIBLE STOPS CANNOT BE USED.

4. SUPPLY OUT SWINGING EXTERIOR DOORS WITH NON REMOVABLE PINS.

1. MOUNT HARDWARE UNITS AT HEIGHTS INDICATED IN "RECOMMENDED LOCATIONS FOR BUILDERS HARDWARE FOR STANDARD STEEL DOORS AND FRAMES" BY THE DOOR AND HARDWARE INSTITUTE, EXCEPT AS SPECIFICALLY INDICATED OR REQUIRED TO COMPLY WITH GOVERNING REGULATIONS, AND EXCEPT AS MAY BE OTHERWISE DIRECTED BY ARCHITECT. MOUNT HARDWARE IN UNITS DESIGNATED FOR USE BY THE HANDICAPPED AT HEIGHTS RECOMMENDED FOR USE BY THE HANDICAPPED 2. INSTALL EACH HARDWARE ITEM IN COMPLIANCE WITH THE MANUFACTURER'S INSTRUCTIONS AND RECOMMENDATIONS. WHEREVER CUTTING AND FITTING IS REQUIRED TO INSTALL HARDWARE ONTO OR INTO SURFACES WHICH ARE LATER TO BE PAINTED OR FINISHED IN ANOTHER WAY, COORDINATE REMOVAL, STORAGE REINSTALLATION OR APPLICATION OF SURFACE PROTECTIONS WITH FINISHING WORK SPECIFIED IN THE DIVISION 9 SECTIONS. DO NOT INSTALL SURFACE MOUNTED ITEMS UNTIL FINISHES HAVE BEEN COMPLETED ON THE SUBSTRATE.

3. SET UNITS LEVEL, PLUMB AND TRUE TO LINE AND LOCATION. ADJUST AND REINFORCE THE ATTACHMENT SUBSTRATE AS NECESSARY FOR PROPER INSTALLATION AND OPERATION. 4.DRILL AND COUNTERSINK UNITS WHICH ARE NOT FACTORY PREPARED FOR ANCHORAGE FASTENERS. SPACE FASTENERS AND ANCHORS IN ACCORDANCE WITH INDUSTRY STANDARDS. 5.METAL THRESHOLDS SHALL BE SET IN A SOLID BED OF NON STAINING THIOKOL BASE CAULKING 6. ADJUST AND CHECK EACH OPERATING ITEM OF HARDWARE AND EACH DOOR, TO ENSURE PROPER OPERATION OR FUNCTION OF EVERY UNIT. REPLACE UNITS WHICH CANNOT BE ADJUSTED TO OPERATE FREELY AND

SMOOTHLY AS INTENDED FOR THE APPLICATION MADE. 7.FINAL ADJUSTMENT: WHEREVER HARDWARE INSTALLATION IS MADE MORE THAN ONE MONTH PRIOR TO ACCEPTANCE OR OCCUPANCY OF A SPACE OR AREA, RETURN TO THE WORK DURING THE WEEK PRIOR TO ACCEPTANCE OR OCCUPANCY, AND MAKE FINAL CHECK AND ADJUSTMENT OF ALL HARDWARE ITEMS IN SUCH SPACE OR AREA. CLEAN OPERATING ITEMS AS NECESSARY TO RESTORE PROPER FUNCTION AND FINISH OF HARDWARE AND DOORS. ADJUST DOOR CONTROL DEVICES TO COMPENSATE FOR FINAL OPERATION OF HEATING AND VENTILATING EQUIPMENT.

BB81 4 X 4 1 EACH HINGE 2 EACH SPRING HINGES SP81 4 X 4 1 EACH ENTRANCE LOCK SD116 MEM 1 EACH SINGLE CYLINDER DEADBOLT KV116 1 EACH DOOR VIEWER DD01-180UL

SET #2. PATIO DOORS 1 EACH HINGE BB81 4 X 4 2 EACH SPRING HINGES SP81 4 X 4 1 EACH ENTRANCE LOCK SD116 MEM 1 EACH SINGLE CYLINDER DEADBOLT KV116

SET #3. SINGLE SWING CLOSET DOORS BB81 4 X 4 3 EACH HINGES 1 EACH PASSAGE LATCH SD126 MEM SET #4. BATHROOM / BEDROOM DOORS 1 EACH PRIVACY LOCK SD176 MEM

SET #5. PAIR SWING LAUNDRY DOORS 6 EACH HINGES BB81 4 X 4 2 EACH DUMMY TRIM SD211 MEM 2 EACH BALL CATCH BALANCE OF HARDWARE BY DOOR SUPPLIER

08 1613 - FIBERGLASS DOORS A. SUBMITTALS: PRODUCT DATA, PREFINISHED DOOR SKIN SAMPLES, AND DOOR SCHEDULE INDICATING DOOR AND

> CORRESPONDING TO THOSE USED IN CONSTRUCTION DOCUMENTS. B. DOORS: BASIS OF DESIGN: JELD-WEN- FIBERGLASS DOOR SERIES.LOW- E GLAZING. PROVIDE SIZES, AND DESIGNS AS INDICATED IN ELEVATIONS

FRAME SIZES. TYPES, ELEVATIONS, DETAILS, AND HARDWARE WITH DOOR AND HARDWARE NUMBERING

DIVISION 8 - OPENINGS (CONTINUED)

08 3100 - ACCESS DOORS AND PANELS A. <u>SUBMITTALS</u>: PRODUCT DATA.

B. PRODUCTS: PRIME-PAINTED FLUSH, UNINSULATED ACCESS DOORS FOR WALLS AND CEILINGS WITH RIMLESS FRAME AND SCREWDRIVER OPERATED LOCK FLUSH WITH FINISHED SURFACE. FIRE-RATED, SELF-LATCHING. AUTOMATIC CLOSING AT FIRE-RATED WALLS OR CEILINGS.

C. <u>INSTALLATION</u>: INSTALL FLUSH TO FINISHED DRYWALL SURFACE WITH FRAME TAPED AND SANDED LUSH WITH WALL OR CEILING SURFACE AND FINISH TO MATCH ADJACENT SURFACE.

A. SUBMITTALS: PRODUCT DATA, AND COLOR SAMPLES. DOOR SCHEDULE INDICATING DOOR AND FRAME SIZES. TYPES, ELEVATIONS, DETAILS, AND HARDWARE WITH DOOR AND HARDWARE NUMBERING CORRESPONDING TO THOSE USED IN CONSTRUCTION DOCUMENTS.

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.

1. DOORS SHALL BE COMPLETE WITH ALL HARDWARE AND LIFTMASTER 3265, 1/2 HP CHAIN DRIVE GARAGE DOOR 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 TO AUTOMATICALLY CLOSE IF LEFT OPEN FOR AN EXTENDED PERIOD OF TIME.

I. 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 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

6. MAKE WIRING CONNECTIONS BETWEEN POWER SUPPLY AND OPERATOR AND BETWEEN OPERATOR AND 7. INSTALL ELECTRIC GARAGE DOOR OPENERS IN ACCORDANCE WITH THE MANUFACTURER'S DIRECTIONS. INSTALLATION SHALL INCLUDE GARAGE DOOR SILENCER ISOLATION PADS.

08 4313 - ALUMINUM FRAMED STOREFRONTS A. SUBMITTALS: PRODUCT DATA: PROVIDE COMPONENT DIMENSIONS, DESCRIBE COMPONENTS WITHIN ASSEMBLY, ANCHORAGE AND FASTENERS, GLASS AND INFILL, DOOR HARDWARE, INTERNAL DRAINAGE DETAILS. 1. HARDWARE SCHEDULE: COMPLETE ITEMIZATION OF EACH ITEM OF HARDWARE TO BE PROVIDED FOR EACH DOOR. CROSS-REFERENCED TO DOOR IDENTIFICATION NUMBERS IN CONTRACT DOCUMENTS. 2. SHOP DRAWINGS: INDICATE SYSTEM DIMENSIONS, FRAMED OPENING REQUIREMENTS AND TOLERANCES, AFFECTED RELATED WORK, EXPANSION AND CONTRACTION JOINT LOCATION AND DETAILS, AND FIELD WELDING

B. <u>WARRANTY:</u> WARRANTY: SUBMIT MANUFACTURER WARRANTY AND ENSURE FORMS HAVE BEEN COMPLETED IN OWNER'S NAME AND REGISTERED WITH MANUFACTURER. 1. CORRECT DEFECTIVE WORK WITHIN A FIVE YEAR PERIOD AFTER DATE OF SUBSTANTIAL COMPLETION. 2. PROVIDE FIVE YEAR MANUFACTURER WARRANTY AGAINST FAILURE OF GLASS SEAL ON INSULATING GLASS UNITS, INCLUDING INTERPANE DUSTING OR MISTING. INCLUDE PROVISION FOR REPLACEMENT OF FAILED UNITS. 3. PROVIDE FIVE YEAR MANUFACTURER WARRANTY AGAINST EXCESSIVE DEGRADATION OF EXTERIOR FINISH.

INCLUDE PROVISION FOR REPLACEMENT OF UNITS WITH EXCESSIVE FADING, CHALKING, OR FLAKING. C. <u>Basis of Design</u>: Kawneer <u>Encore-Medium Stile</u>, <u>Anodized.verify finish with owner</u>. OTHER MANUFACTURERS: PROVIDE EITHER THE PRODUCT IDENTIFIED AS "BASIS OF DESIGN" OR AN EQUIVALENT

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. 5. FASTENERS: STAINLESS STEEL

6. CONCEALED FLASHINGS: STAINLESS STEEL, 26 GAGE, 0.0187 INCH MINIMUM THICKNESS.

7. SEALANT FOR SETTING THRESHOLDS: NON-CURING BUTYL TYPE.

8. GLAZING GASKETS: TYPE TO SUIT APPLICATION TO ACHIEVE WEATHER, MOISTURE, AND AIR INFILTRATION 1. 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.

1. FOR EACH DOOR, INCLUDE WEATHERSTRIPPING, SILL SWEEP STRIP, AND THRESHOLD. 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.

1. 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. 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. 5. ALIGN ASSEMBLY PLUMB AND LEVEL, FREE OF WARP OR TWIST. MAINTAIN ASSEMBLY DIMENSIONAL TOLERANCES, ALIGNING WITH ADJACENT WORK. 6. PROVIDE THERMAL ISOLATION WHERE COMPONENTS PENETRATE OR DISRUPT BUILDING INSULATION. 7. INSTALL SILL FLASHINGS. TURN UP ENDS AND EDGES; SEAL TO ADJACENT WORK TO FORM WATER TIGHT DAM. 8. WHERE FASTENERS PENETRATE SILL FLASHINGS, MAKE WATERTIGHT BY SEATING AND SEALING FASTENER HEADS TO SILL FLASHING. 9. PACK FIBROUS INSULATION IN SHIM SPACES AT PERIMETER OF ASSEMBLY TO MAINTAIN CONTINUITY OF THERMAL

10. SET THRESHOLDS IN BED OF SEALANT AND SECURE. 11. INSTALL HARDWARE USING TEMPLATES PROVIDED. ADJUST OPERATING HARDWARE AND SASH FOR SMOOTH 12. 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. 13. PROTECT INSTALLED PRODUCTS FROM DAMAGE UNTIL DATE OF SUBSTANTIAL COMPLETION.

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 SUCH APPROVAL.

B. <u>BASIS OF DESIGN</u>: VINYL CASEMENT WINDOWS- BASIS OF DESIGN: MI 3500 VINYL SINGLE- HUNG WINDOWS. C. <u>INSTALLATION:</u> ALL WINDOWS SHALL BE SET TRUE, PLUMB, LEVEL AND IN STRICT ACCORDANCE WITH THE MANUFACTURER'S DIRECTIONS.

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. 1. PRODUCT DATA ON GLAZING COMPOUNDS AND ACCESSORIES: PROVIDE CHEMICAL, FUNCTIONAL, AND ENVIRONMENTAL CHARACTERISTICS, LIMITATIONS, SPECIAL APPLICATION REQUIREMENTS, AND IDENTIFY AVAILABLE 2. SAMPLES: SUBMIT TWO SAMPLES [12] BY [12] INCH IN SIZE OF GLASS UNITS.

B. WARRANTY: WARRANTY DOCUMENTATION: SUBMIT MANUFACTURER WARRANTY AND ENSURE THAT FORMS HAVE BEEN 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

C. <u>STOREFRONT GLAZING BASIS OF DESIGN:</u> GUARDIAN -SUNGUARD _ SNX 62/27 _COATED GLASS, CLEAR. WITH .24 U-

). QUALITY STANDARDS:1. SAFETY GLASS: CATEGORY II MATERIALS COMPLYING WITH TESTING REQUIREMENTS IN 16 CFR 1201 AND ANSI Z97.1. 2. GLAZING PUBLICATIONS: WHERE APPLICABLE, COMPLY WITH WITH THE PUBLISHED

RECOMMENDATIONS OF THE FOLLOWING:

B. SIGMA PUBLICATIONS: SIGMA TM-3000, "VERTICAL GLAZING GUIDELINES". E. GLASS:

1. FLOAT GLASS: ASTM C 1036, TYPE I, QUALITY q3 2. 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

A. GANA PUBLICATIONS: "GLAZING MANUAL" AND "LAMINATED GLASS DESIGN GUIDE".

. FABRICATED GLASS PRODUCTS: 1. SEALED INSULATING-GLASS UNITS: PREASSEMBLED UNITS COMPLYING WITH ASTM E 774 FOR CLASS CBA UNITS WITH TWO SHEETS OF GLASS SEPARATED BY A 1/2-INCH DEHYDRATED SPACE FILLED WITH AIR. EXTERIOR GLASS COLOR TO MATCH EXISTING. INTERIOR GLASS SHALL BE

3. MIRROR GLASS: ASTM C 1036, TYPE I, CLASS 1, QUALITY q1, SILVER COATED PER FS DDM411C,

1. COMPLY WITH COMBINED RECOMMENDATIONS OF MANUFACTURERS OF GLASS, SEALANTS. GASKETS. AND OTHER GLAZING MATERIALS. UNLESS MORE STRINGENT REQUIREMENTS ARE 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.

DIVISION 8 - OPENINGS (CONTINUED) 08 8100 - MIRRORS

A. <u>SUBMITTALS:</u> 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 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

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

1. TOP AND BOTTOM MIRROR MOUNTING CLIPS: #277 MIRROR CLIPS AS MANUFACTURED BY KNAPE & VOGT OR 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. <u>INSTALLATION:</u> 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 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. <u>STEEL FRAMING MEMBERS:</u> 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

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'-0" 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

A. <u>SUBMITTALS</u>: 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.

 CLARKDIETRICH BUILDING SYSTEMS: WWW.CLARKDIETRICH.COM. 2. CEMCO: WWW.CEMCOSTEEL.COM. 3. JAIMES INDUSTRIES: WWW.JAIMESIND.COM 4. STEEL CONSTRUCTION SYSTEMS: WWW.STEELCONSYSTEMS.COM

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 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

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.

1.COMPLY WITH REQUIREMENTS OF ASTM C754. 2.VERIFY EXISTING CONDITIONS BEFORE STARTING WORK. 3. VERIFY THAT ROUGH-IN UTILITIES ARE IN PROPER LOCATION.

WORK TO BE PLACED WITHIN OR BEHIND STUD FRAMING.

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

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

FIXTURES, WALL CABINETS, TOILET ACCESSORIES, HARDWARE, AND OPENING FRAMES.

16. BLOCKING: USE WOOD BLOCKING SECURED TO STUDS. PROVIDE BLOCKING FOR SUPPORT OF PLUMBING

GENERAL PROJECT

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

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.

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 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

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 3. INSTALL TRANSITION STRIPS WHERE FLOORING MATERIALS MEET OR WHERE EDGE OF TILE IS EXPOSED AS INDICATED IN THE FINISH SCHEDULE.

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

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)". 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

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

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

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 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

 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 11. PROTECT CARPET AGAINST DAMAGE FROM CONSTRUCTION OPERATIONS AND PLACEMENT OF EQUIPMENT AND FIXTURES DURING THE REMAINDER OF CONSTRUCTION PERIOD. USE PROTECTION METHODS RECOMMENDED

09 9000 - PAINTING AND COATING

ONE ANOTHER AND WITH SUBSTRATES.

A. SUBMITTALS: PRODUCT DATA AND THREE (3) DRAW-DOWN SAMPLES OF EACH COLOR AND SHEEN

MANUFACTURER FOR APPLICATION INDICATED. PROVIDE MATERIALS THAT ARE COMPATIBLE WITH

COLORS NOT SPECIFICALLY CALLED FOR IN THE PAINT SCHEDULE WILL BE SELECTED BY THE ARCHITECT.

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

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. 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. 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

3. APPLY PRODUCTS PER MANUFACTURER RECOMMENDED GUIDELINES. PRODUCT COVERAGE MINIMUM ONE COAT OF PRIMER AND TWO FINAL COATS ON MATERIALS.APPLY PRODUCTS TO MATERIALS APPROVED BY MANUFCTURER PRODUCT DATA SHEETS. A. Exterior Work:

1. ALL EXTERIOR GALVANIZED METAL FLASHINGS, CONNECTORS, ETC.

ONE COAT COMMERCIAL METAL ETCH. ONE COAT EXTERIOR METAL PRIMER. TWO COATS EXTERIOR SEMI-GLOSS METAL PAINT. 2. ALL EXPOSED STEEL FRAMES, ANGLES, TWO COATS SEMI-GLOSS METAL PAINT. (PRIME COAT CHANNELS, POSTS, RAILINGS, BEAMS, ETC.

TOUCH-UP PRIME. TWO COATS OF

EXTERIOR 100% SATIN OR SEMI-GLOSS

PATCH DENTS, TOUCH UP PRIMER, TWO

SURFACES THAT ARE NOT PRIMED.) TWO COATS SEMI-GLOSS METAL PAINT. 3. ALL EXPOSED MISC. FERROUS METAL ITEMS INCLUDING RAILS, PLATES, ANGLES, BOLTS. (PRIME COAT SURFACES THAT ARE NOT PRIMED.) GRATES, CONDUITS, POSTS, PIPING, ETC. 4. ALL UNPRIMED EXTERIOR MILLWORK,

PRIME AND BACK LATEX PRIMER. TRIM, SMOOTH WOOD MATERIALS, ETC. TWO COATS OF EXTERIOR LATEX SATIN OR

5. PRIMED MILLWORK AND TRIM.

7. PRIMED METAL ENTRY DOORS, FRENCH

SEMI-GLOSS PAINT.

6. ROUGH SAWN TRIM, BEAMS, COLUMNS, ONE COAT PRIMER. TWO COATS EXTERIOR HEAVY BODIED STAIN.

ACRYLIC LATEX PAINT.

DOORS AND METAL FRAMES, GARAGE DOORS. COATS OF OIL BASE SEMI-GLOSS PAINT INSIDE AND OUTSIDE. 8. ANY OTHER PAINTING REQUIRED BY TWO COATS TO MATCH ADJACENT THE DRAWINGS. SURFACES

B. INTERIOR WORK:

1. GYPSUM BOARD WALLS EXCEPT IN KITCHENS, BATHROOMS, LAUNDRIES AND COMMON AREA CORRIDORS, UNLESS SCHEDULED FOR WALLCOVERING

2. GYPSUM BOARD WALLS IN KITCHENS,

AREA CORRIDORS

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

PAINT. (TWO COATS IF REQUIRED TO ACHIEVE FULL

ONE FINISH COAT OF EPOXY EGGSHELL WALL

ONE COAT OF PRIME LATEX PAINT AND

PAINT AT CEILINGS ADJACENT TO ATTICS.

ONE PRIME COAT OF LATEX PAINT, ONE

COAT LATEX PAINT AND ONE FINISH COAT

ONE COAT OF LATEX PAINT AND ONE FINISH

BATHROOMS AND LAUNDRIES UNLESS SCHEDULED FOR WALLCOVERING OR TILE. 3. GYPSUM BOARD WALLS IN COMMON

ONE FINISH COAT OF SCRUBABLE LATEX FLAT WALL PAINT. (TWO COATS IF REQUIRED TO ACHIEVE FULL COVERAGE.) 4. GYPSUM BOARD CEILINGS. TWO COATS OF LATEX FLAT PAINT. TWO COATS OF CLASS II VAPOR RETARDER

COVERAGE)

5. DOOR CASINGS, BASE, WOOD, MILL-WORK, ETC. (PRE-PRIMED.)

6. PRIMED HARDWOOD DOORS.

COAT OF LATEX SEMI-GLOSS PAINT. 7. ALL MISCELLANEOUS FERROUS METAL, TWO COATS METAL PAINT TO MATCH ADJACENT SURFACES UNLESS FACTORY INCLUDING GRILLES, REGISTERS, ETC. PREFINISHED WHITE

8. ANY OTHER PAINTING WORK REQUIRED

FINISH TO MATCH SIMILAR CONDITIONS.

OF LATEX SEMI-GLOSS PAINT

A. SUBMITTALS: PRODUCT DATA FOR SETTING AND GROUTING MATERIALS AND THREE (3) SAMPLES OF EACH TILE SPECIFIED FOR VERIFICATION PURPOSES.

B. <u>ATTIC STOCK:</u> FURNISH 2% OF EACH TYPE OF CERAMIC TILE PACKAGED WITH PROTECTIVE COVERING AND LABELED FOR STORAGE. C. <u>BASIS OF DESIGN</u>: 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.

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

. <u>INSTALLATION METHODS:</u> 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. <u>ACOUSTICAL TILE PRODUCTS</u>: 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" 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

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.

DIVISION 10 - SPECIALTIES

10 2800 TOILET AND BATH ACCESSORIES A. REFERENCE CONSTRUCTION DRAWINGS & SCHEDULES FOR TYPE, QUANTITY, AND LOCATIONS OF TOILET AND BATH ACCESSORIES.

5. <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.

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. INSTALL ACCESSORIES ACCORDING TO RESPECTIVE MANUFACTURERS' WRITTEN INSTRUCTIONS, USING FASTENERS APPROPRIATE TO SUBSTRATE INDICATED AND RECOMMENDED BY UNIT MANUFACTURER. I NSTALL UNITS LEVEL, PLUMB, AND FIRMLY ANCHORED IN LOCATIONS AND AT HEIGHTS INDICATED.

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.

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.

I. 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 6. SELECTION SAMPLES: FOR EACH FINISH PRODUCT SPECIFIED, TWO COMPLETE SETS OF COLOR CHIPS REPRESENTING MANUFACTURER'S FULL RANGE OF AVAILABLE COLORS AND PATTERNS.

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. 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.

A. REFERENCE CONSTRUCTION DRAWINGS FOR TYPE, SIZE AND LOCATIONS OF FIRE EXTINGUISHERS

MANUFACTURER'S FULL RANGE.

DISPENSERS, AND SIMILAR ITEMS.

THAT COULD DAMAGE STONE.

MANUFACTURER'S WRITTEN INSTRUCTIONS.

A. REFERENCE CONSTRUCTION DRAWINGS FOR QUANTITY, AND LOCATION OF APPLIANCES TO BE FURNISHED BY OWNER.

A. REFERENCE CONSTRUCTION DRAWINGS & SCHEDULES FOR TYPE, QUANTITY, AND LOCATIONS OF TOILET AND BATH

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 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

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 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.

1. GENERAL: INSTALL COUNTERTOPS OVER PLYWOOD SUBTOPS WITH FULL SPREAD OF WATER CLEANABLE GENERAL: INSTALL COUNTERTOPS BY ADHERING TO SUPPORTS WITH WATER CLEANABLE EPOXY 3. SET STONE TO COMPLY WITH REQUIREMENTS INDICATED. SHIM AND ADJUST STONE TO LOCATIONS

9. FITTINGS: DRILL COUNTERTOPS IN SHOP FOR PLUMBING FITTINGS, UNDERCOUNTER SOAP

INDICATED, WITH UNIFORM JOINTS OF WIDTHS INDICATED AND WITH EDGES AND FACES ALIGNED 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

11.SEALER APPLICATION: APPLY STONE SEALER TO COMPLY WITH STONE PRODUCER'S AND SEALER

A. REFERENCE CONSTRUCTION DRAWINGS & SCHEDULES FOR TYPE, QUANTITY, AND LOCATIONS OF TOILET AND BATH

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. 3. SAMPLES: FOR EACH STONE TYPE INDICATED.

. 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 BONDED TO SUBSTRATE. 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; COVERED WITH MATCHING LAMINATE. 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.

MANUFACTURERS: 1. REFER TO FINISH LEGEND.

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 CONSISTENT THROUGHOUT THICKNESS. 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 SUBSTRATE BOARD OF 5/8 INCH. 3. SEAL JOINT BETWEEN BACK/END SPLASHES AND VERTICAL SURFACES. 4. GENERAL: INSTALL COUNTERTOPS OVER PLYWOOD SUBTOPS WITH FULL SPREAD OF WATER CLEANABLE EPOXY ADHESIVE 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 LINIFORMLY 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 METHODS THAT COULD DAMAGE STONE. 14. SEALER APPLICATION: APPLY STONE SEALER TO COMPLY WITH STONE PRODUCER'S AND SEALER MANUFACTURER'S WRITTEN INSTRUCTIONS.

32 3113 - FENCES, GATES & HARDWARE A. REFERENCE CONSTRUCTION DRAWINGS FOR QUANTITY, AND LOCATIONS

DIVISION 32 - EXTERIOR IMPROVEMENTS

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 8. FASTENERS AND ANCHORAGE: STAINLESS STEEL. ALL FASTENERS TO BE CONCEALED OR COLORED HEADS TO MATCH. PROVIDE SIZES AS RECOMMENDED BY FENCE MANUFACTURER.

1. GENERAL: PROVIDE HARDWARE AND ACCESSORIES FOR EACH GATE ACCORDING TO THE FOLLOWING 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.

9. PVC CEMENT: AS RECOMMENDED BY FENCE MANUFACTURER.

E. CLEANING, REMOVE ALL TRACES OF DIRT AND SOILED AREAS.

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 STRENGTH OF 2000 PSI. USE AT LEASE FOUR SACKS OF CEMENT PER CUBIC YARD, 1-INCH MAXIMUM SIZE AGGREGATE, 3-INCH MAXIMUM SLUMP. USE ½ INCH MAXIMUM SIZE AGGREGATE IN POST WHERE REQUIRED. 2. PACKAGES CONCRETE MIX: MIX DRY-PACKAGED NORMAL-WEIGHT CONCRETE CONFORMING TO ASTM C 387 WITH CLEAN WATER TO OBTAIN A 2 TO 3 INCH SLUMP.

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. 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.

MS

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REVISION DATES:

ARCHITECTURE, LLC

COLLINS WEBB

COLLINS WEBB #: 21075 **GENERAL PROJECT**

WITHOUT

WWR

WIDE FLANGE

WELDED WIRE REINFORCEMENT

WORK POINT

-
e on Name
XPOSED
IITECTURAL
-
NETRATION
A OF BOLT HOR
OR OR
AL SECTION DIMENT LENGTH
PLICE LENGTH FAL T LENGTH
ENGTH
FASTENER ETAL BUILDING
FOOT E FOOT E INCH
ETE

-- GROUND LEVEL SLAB ..

-- GROUND SNOW LOAD (Pg):..

-- THERMAL FACTOR (Ct):..

SLOPE FACTOR (CS)...

-- WIND EXPOSURE:...

LARGER TRIB PER BLDG CODE):

ROOF AREA 1:.

ROOF AREA 2e:

ROOF AREA 2n:

ROOF AREA 2r:

ROOF ARFA 3e:

ROOF AREA 3r: ..

-- SITE CLASS:....

5. EARTHQUAKE DESIGN DATA:

6. RAIN LOAD DATA:

GUARD RAILS:....

REQUIREMENTS.

COMMENCING WORK.

ARCHITECT/ENGINEER.

ADJUSTMENTS WITH THE ARCHITECT.

STRUCTURAL GENERAL NOTES:

-- FLAT ROOF SNOW LOAD (Pf): .

-- SNOW EXPOSURE FACTOR (Ce):....

-- INTERNAL PRESSURE COEFF:...

WALLS AT CORNERS & EDGES:..

-- SEISMIC DESIGN CATEGORY:...

-- SEISMIC RESPONSE COEFF (Cs):..

-- DESIGN BASE SHEAR:..

-- ANALYSIS PROCEDURE:..

- 15-MIN RAIN INTENSITY...

- 60-MIN RAIN INTENSITY...

CONCENTRATED LOAD APPLIED IN ANY DIRECTION.

ALL OTHER MAIN WALL CONDITIONS:...

3. ROOF SNOW LOAD:

4. WIND DESIGN DATA:

STRUCTURAL DESIGN CRITERIA (2018 IBC AND ASCE 7-16): BUILDING OCCUPANCY RISK CATEGORY II. BE SUBMITTED TO THE ARCHITECT PRIOR TO CONSTRUCTION. 2. LIVE LOADS [UNIFORM (PSF) / POINT LOADS (KIPS)]: -- ROOF:.... 20 PSF / 300#

..100 PSF / 2.0 K

....1.0, EXPOSURE B

...1.1 (just above freezing)

...1.0 (for ¼ per foot roofs)

15.4 PSF

.....+/- 0.18

....+20 / -26 PSF

...+16 / -36 PSF

...+16 / -36 PSF

....+16 / -53 PSF

...+16 / -53 PSF

....+16 / -53 PSF

.....+16 / -62 PSF

..3.5 K (ASD)

...0.0164

...7.49 IN/HR

....3.52 IN/HR

....50 PLF, AND/OR 200#

.....+20 / -21 PSF

-- MIN UNIFORM ROOF SNOW LOAD (Pm):.........20 PSF (NO DRIFT OR RAIN)

-- RAIN ON SNOW SURCHARGE (Prs)5.0 PSF

-- BASIC WIND SPEED (3 SEC GUST):.....115 MPH

-- GROUND ELEVATION ABOVE SEA LEVEL......1,009 FT

(BASED ON TRIB 10 S.F., EXP. B. MAY BE REDUCED FOR COMPONENTS WITH

*REFERENCE ASCE 7-16 FIG 30.3-2B FOR AREA LOCATIONS

- MAPPED SPECTRAL RESP ACCEL (Ss / S1):.....0.1 / 0.068

-- SPECTRAL RESPONSE COEFF (Sds / Sd1):.....0.106 / 0.109

DESIGN ASSUMES APPROPRIATE ROOF SLOPE AND DRAINAGE (INCLUDING

1. DESIGN AND CONSTRUCTION SHALL CONFORM TO THE "INTERNATIONAL

REFER TO THE SPECIAL STRUCTURAL INSPECTION NOTES FOR ADDITIONAL

2. CONTRACTOR TO VERIFY ALL DIMENSIONS, ELEVATIONS AND EXISTING

CONDITIONS AND REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO

3. IF DISCREPANCIES EXIST BETWEEN STRUCTURAL PLANS, ARCHITECTURAL

THE ARCHITECT AND/OR ENGINEER PRIOR TO PROCEEDING WITH THE WORK.

THE BUILDING IS FULLY COMPLETED. IT IS SOLELY THE CONTRACTOR'S

4. THE STRUCTURE IS DESIGNED TO BE SELF-SUPPORTING AND STABLE AFTER

RESPONSIBILITY TO EXECUTE AND DETERMINE FINAL ERECTION PROCEDURES,

PARTS DURING ERECTION. THIS INCLUDES WHATEVER SHORING, SHEETING,

5. THE STRUCTURE AND FOUNDATIONS ARE NOT DESIGNED FOR FUTURE

MADE IN SHOP DRAWINGS, WHICH DO NOT COMPLY WITH THE CONTRACT

8. HOLES, PIPES, SLEEVES, ETC. NOT SHOWN ON THE DRAWINGS MUST BE

DO NOT COINCIDE WITH EQUIPMENT SHOWN ON THE PLANS, COORDINATE

10. NO AREA OF THE STRUCTURE SHALL BE LOADED WITH CONSTRUCTION

MATERIALS OR EQUIPMENT THAT EXCEEDS FINAL DESIGN CRITERIA.

SUPPORTING MEMBERS (TYPICAL UNLESS NOTED OTHERWISE).

9. IF MECHANICAL AND ELECTRICAL EQUIPMENT SIZES, WEIGHTS, OR LOCATIONS

11. BEAMS, COLUMNS, WALLS AND FOOTING CENTERS SHALL BE CENTERED UNDER

REVIEWED BY THE ARCHITECT/ENGINEER BEFORE PLACEMENT THROUGH

FOR ANY REASON WITHOUT THE WRITTEN APPROVAL OF THE

TEMPORARY BRACING, GUYING OR TIE DOWNS WHICH MIGHT BE NECESSARY.

SEQUENCING AND TO ENSURE THE SAFETY OF THE BUILDING AND ITS COMPONENT

6. FABRICATORS AND SUPPLIERS SHALL CLEARLY NOTE AND HIGHLIGHT CHANGES

7. COLUMNS, BEAMS, JOISTS, OR TRUSSES SHALL NOT BE FIELD CUT OR TRIMMED

SUBCONTRACTOR SHALL PROVIDE A WRITTEN REQUEST FOR CLARIFICATION FROM

PLANS, OTHER PLANS, OR SPECIFICATIONS, THE CONTRACTOR OR

BUILDING CODE, 2018 EDITION" AS AMENDED BY THE CITY OF LEE SUMMIT, MO.

OVERFLOWS) ARE PROVIDED. ROOF IS DESIGNED FOR LIVE LOAD INDICATED

-- SEISMIC FORCE RESISTING SYSTEM:.....R=6.5, LIGHT FRAMING

-- SEISMIC IMPORTANCE FACTOR (le):.....1.0

-- COMPONENTS AND CLADDING WIND (ULTIMATE 1.0*W) PRESSURES

-- DIRECTIONALITY FACTOR (Kd)0.85

-- SNOW LOAD IMPORTANCE FACTOR (Is):.......1.0

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

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

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 C. WOOD CONSTRUCTION: SECTION 1705.5.

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

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:

2. ALL MESH SHALL MEET ASTM A-185: LAP A MINIMUM OF 8" OR ONE FULL MESH, WHICHEVER IS GREATER. 3. REINFORCING BAR QUANTITIES SHOWN ARE FOR ESTIMATING PURPOSES ONLY.

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

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.

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.

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:

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

12. DELEGATED DESIGN - DEFERRED SUBMITTALS SHALL BE SIGNED/ SEALED c. SLAB ON GRADE. PRIOR TO SUBMITTAL FOR REVIEW. THESE INCLUDE: A. 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.

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 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

SPECIAL INSPECTIONS:

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

4. SPECIAL INSPECTIONS AS REQUIRED BY CODE:

PLACEMENT.

EARTHWORK AND FOUNDATIONS:

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

1. SUBMIT SHOP DRAWINGS FOR REBAR. ALL REINFORCING BARS SHALL MEET ASTM A615 GRADE 60.

7. ALL STRUCTURAL ADHESIVE SHALL BE SIMPSON SET 3G OR HILTI HY-200 R OR

b. FOUNDATION WALL CONCRETE... ..4000 PSI ..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). NO ALUMINUM SHALL BE EMBEDDED IN ANY CONCRETE.

6. NO CALCIUM CHLORIDE SHALL BE USED IN CONCRETE

7. THE DESIGN, CONSTRUCTION, AND SAFETY OF ALL FORMWORK IS THE RESPONSIBILITY OF THE CONTRACTOR 8. ALL CONCRETE IS REINFORCED UNLESS SPECIFICALLY NOTED AS

UNREINFORCED. REINFORCE ALL CONCRETE NOT OTHERWISE SHOWN WITH THE SAME REINFORCING AS SIMILAR SECTIONS OR AREAS. 9. CONSTRUCTION JOINTS IN GRADE BEAMS, CONTINUOUS FOOTINGS, AND WALLS THAT DO NOT CHANGE DIRECTION SHALL BE SPACED NO GREATER THAN 60'-0".

INTERMEDIATE CONTROL JOINTS SHALL BE SPACED AT 25'-0" MAX FOR WALLS. CONTROL JOINTS IN WALLS SHALL ALSO BE LOCATED 15'-0" FROM CORNERS AND AT CHANGES IN WALL THICKNESS 10. WHERE FRESH CONCRETE IS DEPOSITED AGAINST HARDENED CONCRETE

(GREATER THAN 8 HRS OLD), CLEAN EXISTING SURFACE OF LAITANCE AND FOREIGN MATERIAL AND DAMPEN THE EXISTING SURFACE. IF REQUIRED, ROUGHEN EXISTING CONCRETE TO 1/2" 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

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. 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 SET WITH A RIGID TEMPLATE.

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.

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

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 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

--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

12. STUDS SHALL BE CONTINUOUS BETWEEN EACH DIAPHRAGM LEVEL. EXTERIOR WALL STUDS AT GROUND FLOOR SHALL BE BRACED BY KICKERS AND/OR STRUCTURAL CEILING FRAMING.

13. TYPICAL SILL ANCHOR RODS SHALL BE GALVANIZED 5/8" DIAMETER EMBEDDED 6" MIN INTO CONCRETE, SPACED NO FURTHER THAN 3'-0" OC, AND SHALL OCCUR WITHIN 12" OF THE ENDS OF A SILL PLATE. SPACE ANCHOR RODS MORE CLOSELY TOGETHER AT SHEAR WALLS AS SHOWN ON THE DRAWINGS. EACH SILL PLATE SHALL HAVE A MINIMUM OF 2 ANCHOR RODS. PROVIDE 2" SQUARE PLATE WASHERS AND NUTS.

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

15. CUT ENDS OF EXTERIOR WOOD POSTS SHALL BE FIELD TREATED WITH AN APPROVED PRESERVATIVE (SUCH AS COPPER NAPHTHENATE). ATTACHMENT OF THE BEAM TO THE SIDE OF THE POST WITHOUT NOTCHING IS PROHIBITED. ALL 3-PLY BEAMS SHALL BE CONNECTED TO THE POST BY A POST CAP PLATE.

PRE-FABRICATED WOOD TRUSS NOTES:

1. THE WOOD TRUSS MANUFACTURER SHALL SUBMIT SHOP DRAWINGS AND CALCULATIONS 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 HANGERS, TRUSS TO TRUSS 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 REQUIREMENTS. ANSI/TPI "NATIONAL DESIGN STANDARD FOR METAL PLATE CONNECTED WOOD TRUSS CONSTRUCTION" TPI HIP " COMMENTARY AND 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 DRAWINGS SHALL INDICATE VERIFICATION OF PARTICIPATION IN THE TPI INSPECTION PROGRAM.

TRUSS SHOP DRAWINGS TO BUILDING OFFICIAL FOR THEIR RECORDS.

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

4. 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.

5. PRE-FABRICATED WOOD ROOF TRUSS DESIGN CRITERIA --TOP CHORD DEAD LOAD... -- TOP CHORD LIVE LOAD.. --TOP CHORD SNOW LOAD.

....PER DESIGN CRITERIA ...PER C&C WIND DESIGN CRITERIA (S001) --TOP CHORD WIND LOAD.. UPLIFT VALUES MAY BE REDUCED BY 12 PSF (0.6D) -- BOTT. CHORD DEAD LOAD -- BOTT. CHORD LIVE LOAD10 PSF -- LIVE LOAD DEFLECTION CRITERIA.....L/360 -- TOTAL LOAD DEFLECTION CRITERIAL/240

*MUST INCLUDE ALL LONG-TERM DEFLECTION EFFECTS 6. 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.

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

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STAND SEI #:

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

WORK POINT

WWR WELDED WIRE REINFORCEMENT

	12
ı	03_Abbreviation Schedule
Abbreviation +/-	Abbreviation Name PLUS OR MINUS
ADDNL	ADDITIONAL
ADJ AESS	ADJACENT ARCHITECTURALLY EXPOSED
ALOO	STRUCTURAL STEEL
AFF ALT	ABOVE FINISHED FLOOR
ALT AR	ALTERNATE ANCHOR ROD
ARCH	ARCHITECT OR ARCHITECTURAL
B/W	BOTTOM OF BETWEEN
BLDG	BUILDING
BLKG	BLOCKING
BM BOT	BEAM
BRG	BEARING
BWP	BRACED WALL PANEL
CFS CHKD	COLD FORMED STEEL CHECKED
CIP	CAST IN PLACE
CJ	CONTROL JOINT
CJP CL	COMPLETE JOINT PENETRATION CENTERLINE
CLR	CLEAR
COL	COLUMN
CONN	CONNECTION
CONT	CONTINUOUS
CTR db	DIA OF REINF BAR, DIA OF BOLT
DBA	DEFORMED BAR ANCHOR
DIA or Ø	DIAMETER
DIAG DIR	DIAGONAL
DWL	DOWEL
EA	EACH EXTENDED FAID
EE EJ	EXTENDED END EXPANSION JOINT
ELEV	ELEVATION
ENGR	EDGE NAILING ENGINEER
EOD	EDGE OF DECK
EOS	EDGE OF SLAB
EQ EW	EQUAL EACH WAY
EXIST	EXISTING
EXT	EXTERIOR
FDN FLG	FOUNDATION FLANGE
FLR	FLOOR
FS FTG	FAR SIDE FOOTING
FV	FIELD VERIFY
GA	GAUGE
GALV GB	GALVANIZED GRADE BEAM
GC	GENERAL CONTRACTOR
HORIZ HSA	HORIZONTAL HEADED STUD ANCHOR
HSS	HOLLOW STRUCTURAL SECTION
IF.	INSIDE FACE
INT JST	JOIST
K	KIPS (1000 LBS)
LCE LCS	COMPRESSION EMBEDMENT LENGTH COMPRESSION LAP SPLICE LENGTH
LLH	LONG LEG HORIZONTAL
LLV	LONG LEG VERTICAL
LSH LTE	LONG SLOTTED HOLE TENSION EMBEDMENT LENGTH
LTS	TENSION LAP SLICE LENGTH
LW MFCR	LIGHTWEIGHT MANUFACTURER
MTL	METAL
NIC	NOT IN CONTRACT
NS NTS	NEAR SIDE NOT TO SCALE
OC	ON CENTER
OF	OUTSIDE FACE
OPP OVS	OPPOSITE OVERSIZED
P/C	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 DREI IMINARY
PRELIM PSF	PRELIMINARY POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
RC RE:	REINFORCED CONCRETE REFER TO
REINF	REINFORCING
REQD	REQUIRED
RF SC	RIGID FRAME SLIP CRITICAL
SDS	SELF DRILLING SCREW
SIM SLV	SIMILAR SHORT LEG VERTICAL
SOG	SLAB ON GRADE
SQ	SQUARE

STRUCTURAL GENERAL NOTES

2. GROUND SNOW LOAD (Pg):.....

DESIGN CRITERIA:

- 1. LIVE LOADS [UNIFORM (PSF) / POINT LOADS (KIPS)]: 20 PSF / 1.0 K -- ELEVATED FLOORS.... .. 40 PSF / 1.0 K
- 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

.... 20 PSF

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,

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

SEQUENCING AND TO ENSURE THE SAFETY OF THE BUILDING AND ITS COMPONENT

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

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.

...20 PSF

...10 PSF

...10 PSF

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 LOAD....
- -- BOT CHORD DEAD LOAD.... -- BOT CHORD LIVE LOAD

-- TOP CHORD FLOOR LIVE LOAD.....

- -- 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,

4. CONTRACTOR SHALL VERIFY THAT ALL REINFORCEMENT, SLAB DOWELS,

2" CLEAR FOR FORMED SURFACES AND 3" CLEAR FOR FOOTINGS (TYPICAL UNLESS NOTED OTHERWISE).

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.. ..4,000 PSI c. INTERIOR SOG4.000 PSI
- 3. EXTERIOR CONCRETE (FLOOR SLABS, WALLS, ETC) INCLUDING GARAGE FLOORS SHALL HAVE 6% (PLUS/MINUS 1%) ENTRAINED AIR.
- 4. CHAMFER ALL EXPOSED CONCRETE EDGES 3/4" (VERIFY WITH ARCHITECT).

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

- 5. NO ALUMINUM SHALL BE EMBEDDED IN ANY CONCRETE.

6. NO CALCIUM CHLORIDE SHALL BE USED IN CONCRETE.

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

RESPONSIBILITY OF THE CONTRACTOR.

8. ALL CONCRETE IS REINFORCED UNLESS SPECIFICALLY NOTED AS

UNREINFORCED. REINFORCE ALL CONCRETE NOT OTHERWISE SHOWN WITH THE SAME REINFORCING AS SIMILAR SECTIONS OR AREAS.

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

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

11. SLABS ON GRADE SHALL BE 4" THICK 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 NOTED OTHERWISE). ALL REINF SHALL BE PLACED IN UPPER 1/3 OF SLAB 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 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

14. MINIMUM REINFORCING AROUND CONCRETE WALL OPENINGS 2'-0" OR GREATER (TYPICAL UNLESS NOTED OTHERWISE): (2) #5, EXTEND REINF 2'-0" PAST OPENINGS. PROVIDE (2) #5 x 4'-0" DIAGONAL BARS AT CORNERS.

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

STRUCTURAL STEEL:

EXCLUDING SECTION 4.4.1.B.

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 "SPECIFICATIONS FOR STRUCTURAL STEEL BUILDINGS AND BRIDGES", AND THE "CODE OF STANDARD PRACTICES FOR STEEL BUILDINGS AND BRIDGES",

3. WELDING SHALL CONFORM TO THE CURRENT AND APPLICABLE AWS STANDARDS 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 DRAWINGS, WILL BE ALLOWED WITHOUT WRITTEN APPROVAL OF THE STRUCTURAL ENGINEER.
- 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
- 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.

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.

 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. ÍF 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

--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

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

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.

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.

2. REFER TO THE IRC FOR ALL REQUIREMENTS NOT SPECIFICALLY STATED IN THE

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.

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

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"

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

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

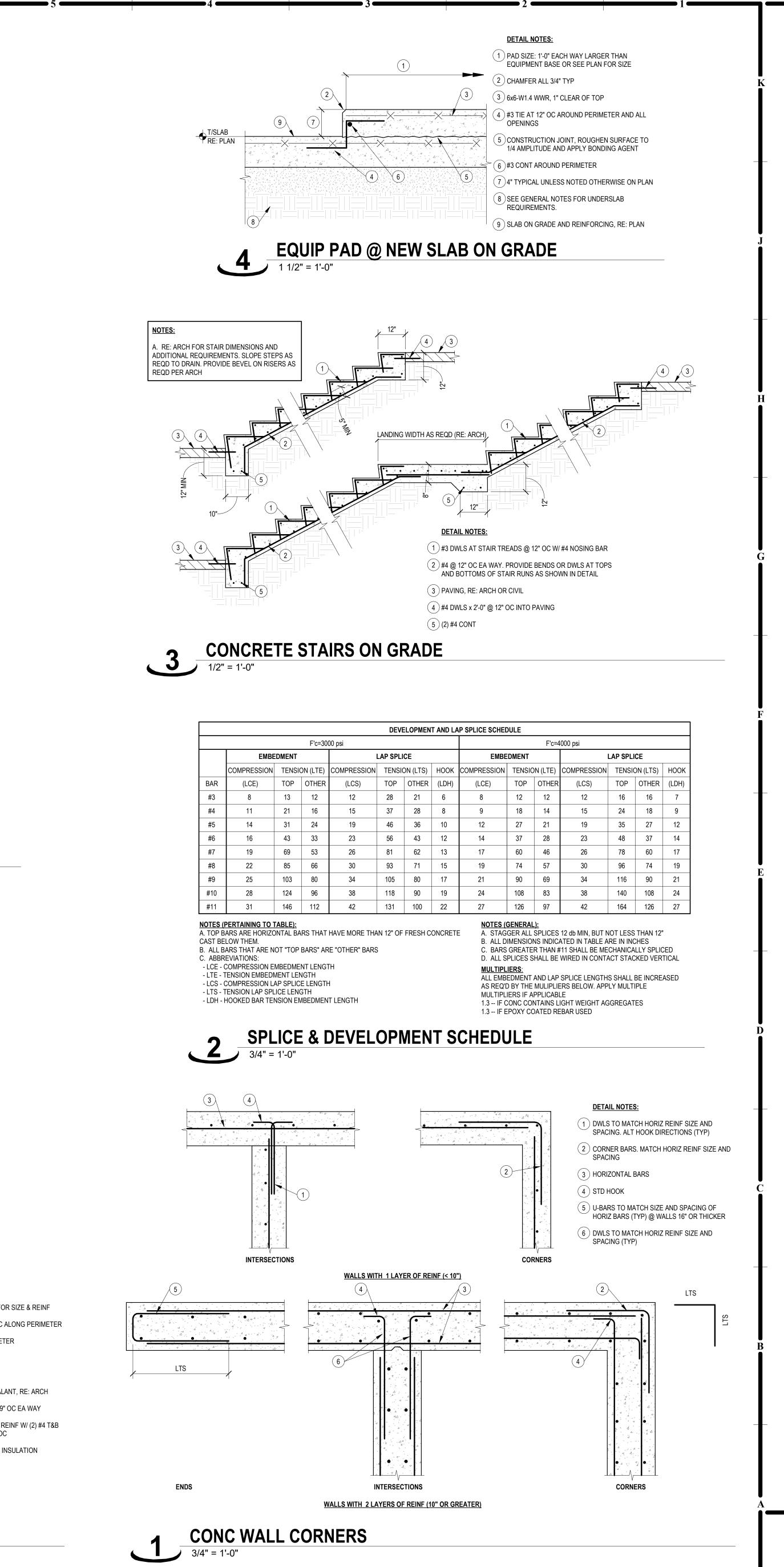
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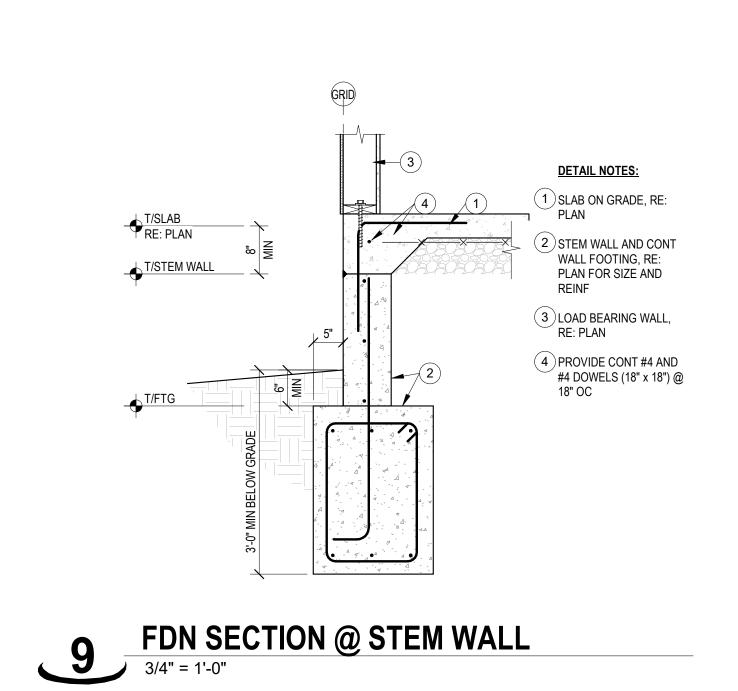
PROFESSIONAL SEAL

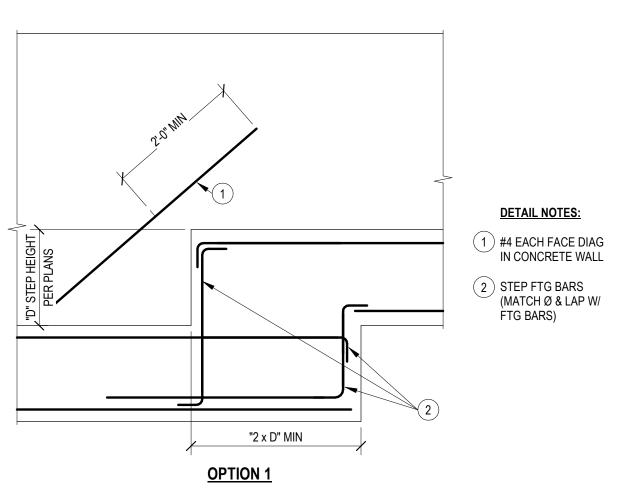
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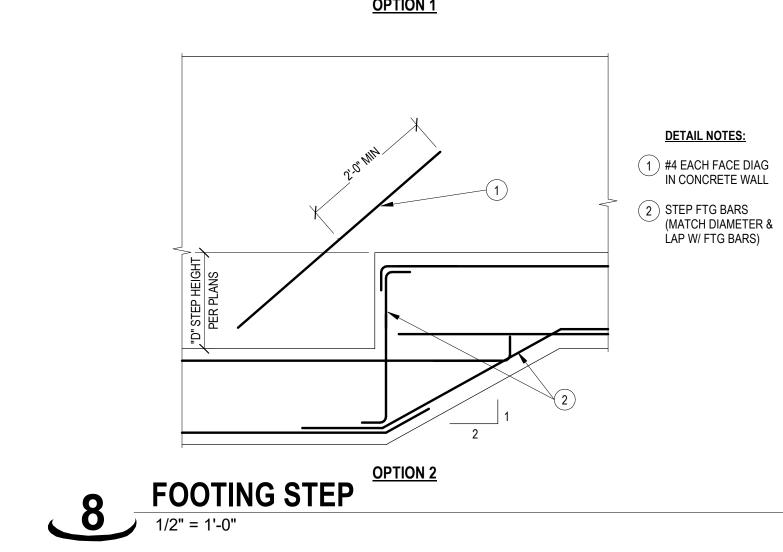
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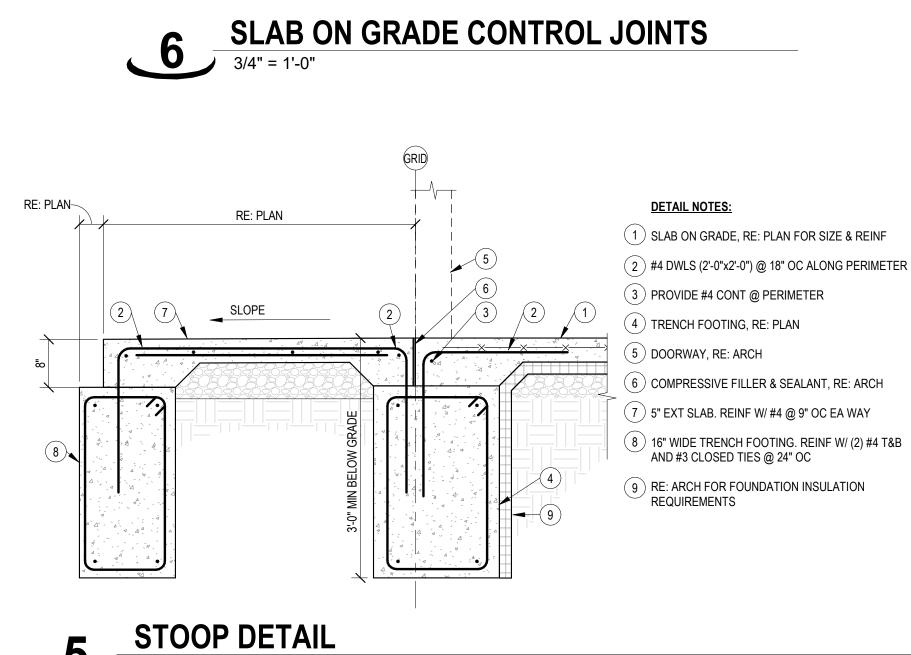
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DETAIL NOTES:

NATURAL SLOPE

3 (1) #3 CONT @ EDGE

(4) BEND SLAB REINF AS

_LAP BARS 1'-0" 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

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

3" < D < 6"

<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

) SLAB ON GRADE, RE:

JOHN
E. FUNK
NUMBER
POFESSIONAL

PROFESSIONAL SEAL

COS

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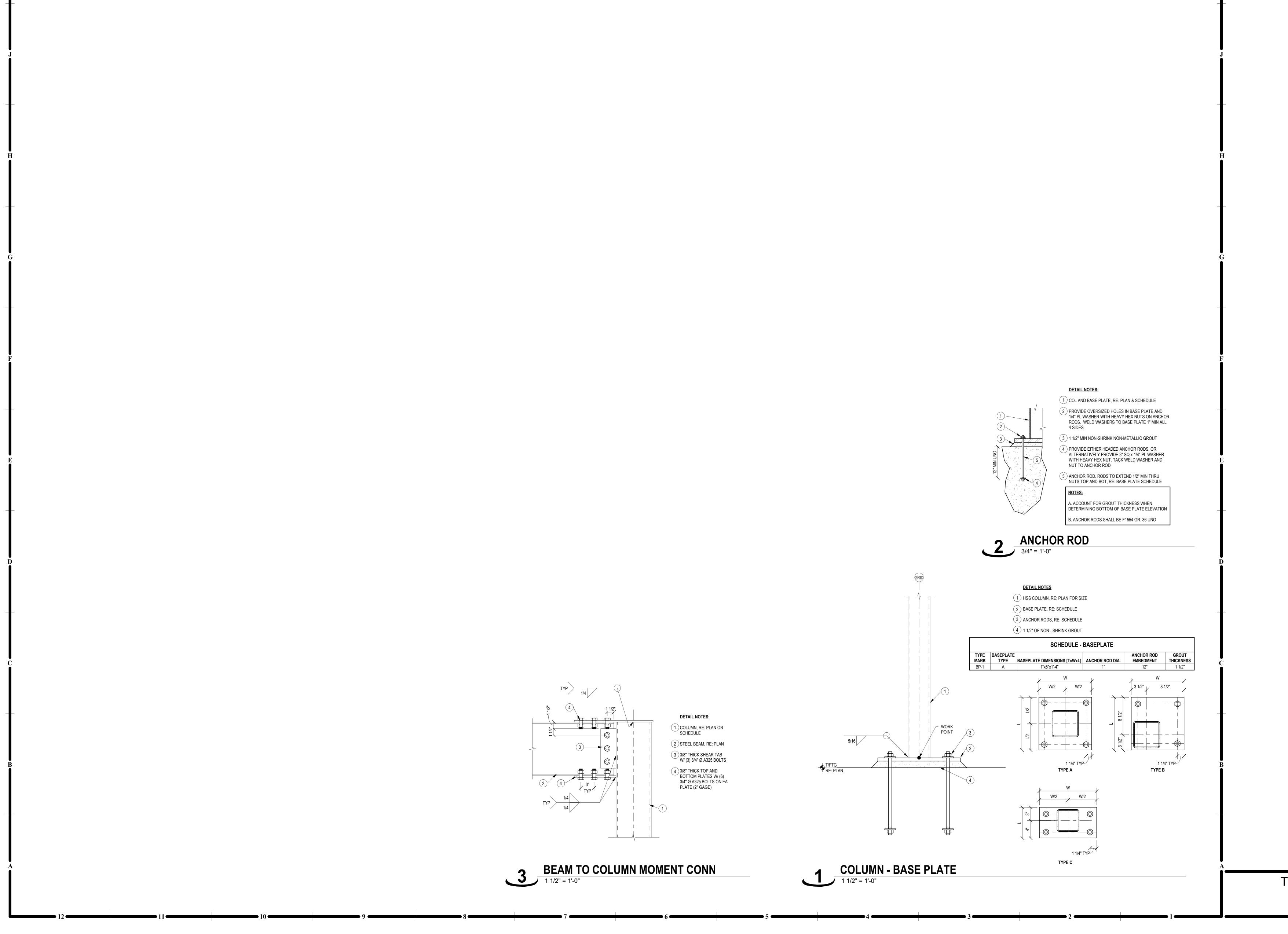
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REVISION DATES:

COLLINS WEBB

SSUE DATE: 24 AUGUST 20 STAND SEI #: 230

TYPICAL DETAILS - CONCRETE



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F-2000173299
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TYPICAL DETAILS - STEEL

PROFESSIONAL SEAL ISSUE DATE: 24 AUGUST 2023

STAND SEI #: TYPICAL DETAILS - WOOD FRAMING

BEAM BEARING CONDITIONS

6'-0" 1 KING, 1 TRIMMER* NON-STRUCT HDR SEE PLAN 2 KING, 2 TRIMMER SECTION AA HDNLVL (N) 1 3/4"x11 7/8" LVL SEE PLAN 3 KING, 2 TRIMMER SPAN ROUGH OPENING *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 (3) KING STUDS, RE: SCHEDULE (4) PROVIDE STUD UNDER SILL END OR SIMPSON A35 CLIP ANGLE HEADER SCHEDULE

1/2" = 1'-0"

WOOD HEADER SCHEDULE

0 0

NOTES:

A. ALL GIRDER MEMBERS SHALL BE FULL

B. SCREWS INSTALLED IN OPPOSITE FACE

C. EXCESSIVELY WARPED OR CURVED LVL

BY USE OF CLAMPS, SCREWS OR BOLTS AS

SHOULD NEVER BE FORCED INTO ALIGNMENT

D. IF COUNTERSINKING SCREWS OR BOLTS IS

REQUIRED, USE A SPADE BIT TO CREATE THE

E. BOLTS SHALL MEET OR EXCEED ASTM A307

F. STRUCTURAL SCREWS MAY BE ONE OF THE FOLLOWING PRODUCTS: 1/4"ø SIMPSON STRONG TIE SDS, WS SCREWS BY USP, OR

TRUSSLOK SCREWS BY FASTENMASTER

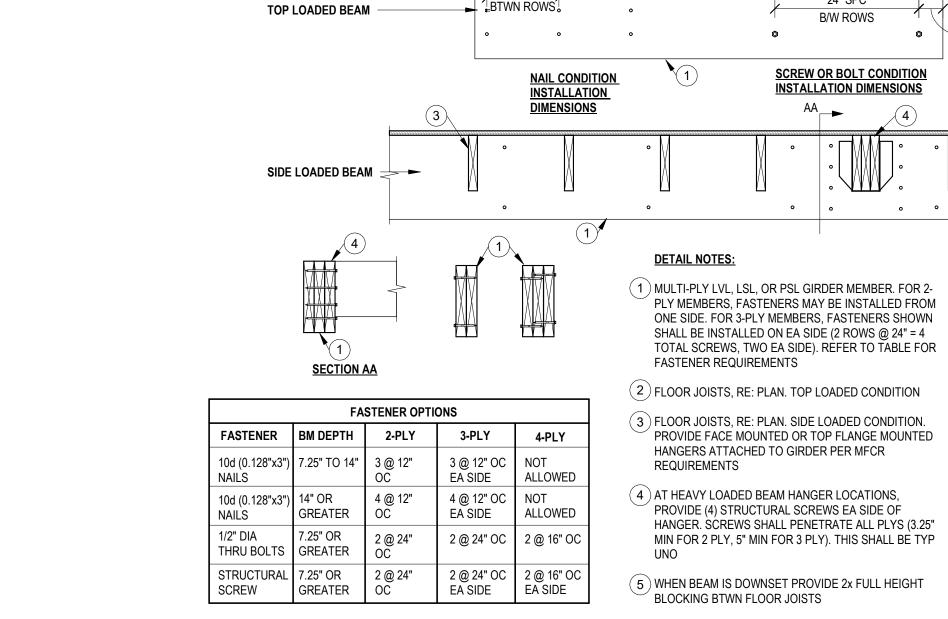
COUNTERSINK PRIOR TO INSTALLING THE

SHALL BE STAGGERED FROM NEAR FACE

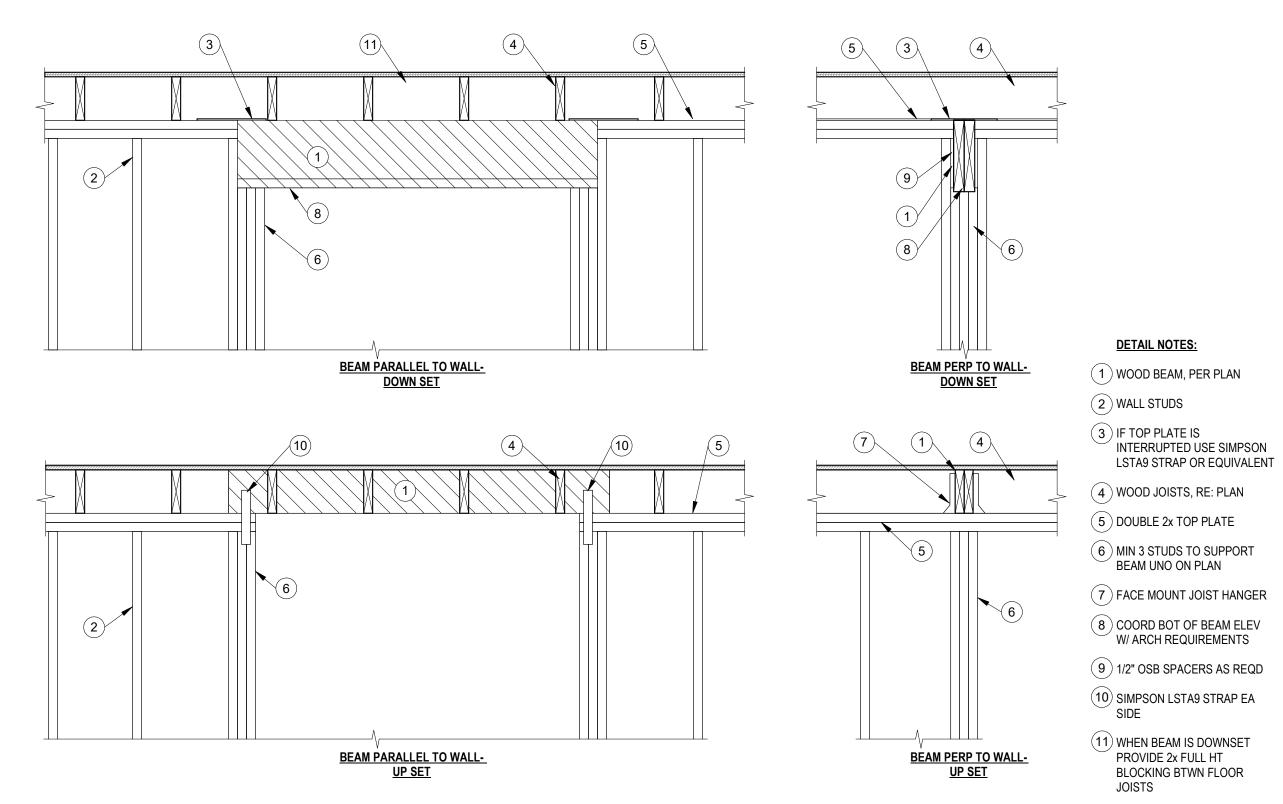
LENGTH BTWN SUPPORTS UNO

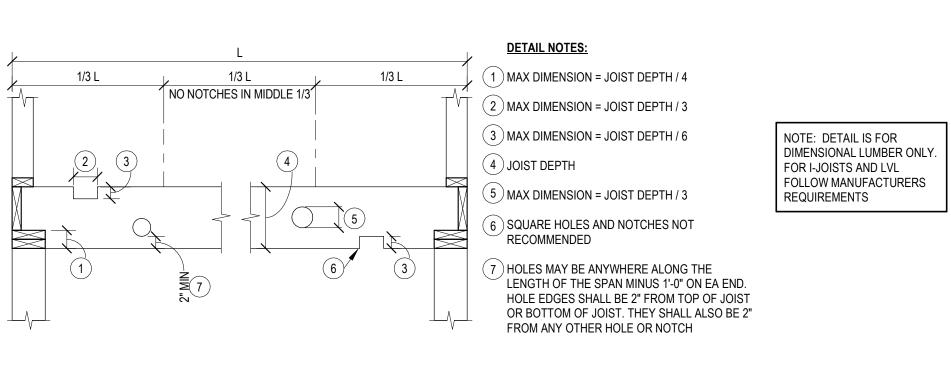
SCREWS BY 2" (+/- 1")

SPLITTING MAY OCCUR



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





BORED HOLE & NOTCHES - HORIZ FRAMING

3/4" = 1'-0"

DETAIL NOTES:

(4) 5/8" MIN TO EDGE

BORED HOLE & NOTCHES - VERT FRAMING

3/4" = 1'-0"

TOP PLATE SPLICE

3/4" = 1'-0"

(2) MAX DIAMETER OF BORED HOLE = STUD DEPTH / 2 1/2

STUDS ARE DOUBLED & BORED

(6) MAX NOTCH = STUD DEPTH / 4

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

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

DETAIL NOTES:

(2)DOUBLE TOP PLATE

(3)8 ROWS OF (2)16d NAILS AT SPLICE

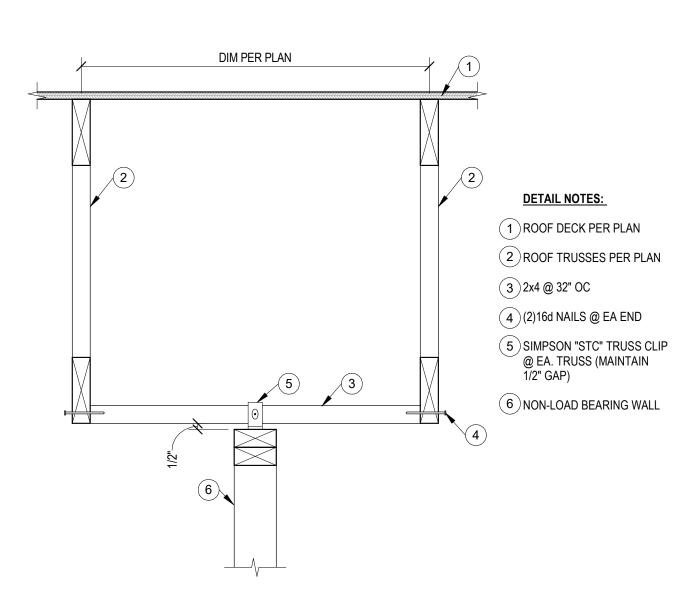
(4) JOINT IN LOWER PLATE MEMBERS SHALL OCCUR OVER A STUD

(1) WALL STUDS

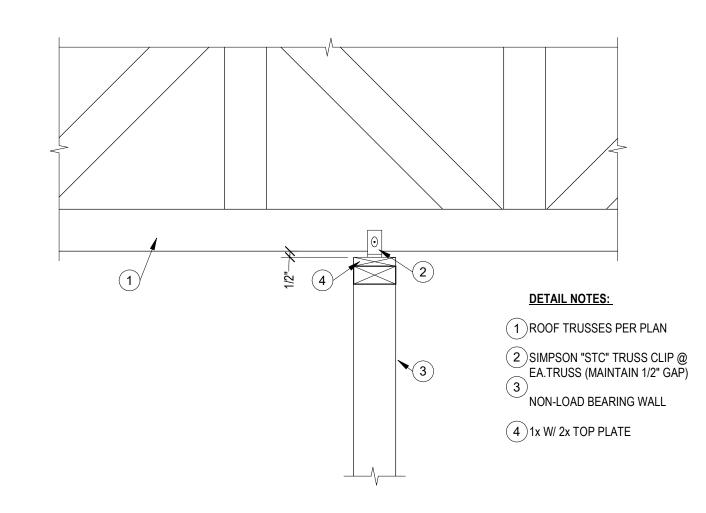
08/24/2023 PROFESSIONAL SEAL

ISSUE DATE: 24 AUGUST 2023 STAND SEI #:

TYPICAL DETAILS - WOOD ROOF TRUSS



TYP - NON-LOAD BRG WALL - TRUSS
1 1/2" = 1'-0"



DETAIL NOTES:

(3) 2x OUTRIGGER, RE: PLAN

(4) 2x STUD FRAMED WALL, RE: PLAN

3" NAILS (10d COMMON)

NAIL) @ EA ÈND

(10) FASCIA BOARD, RE: ARCH

(5) SIMPSON A34 FRAMING ANGLE @ 24" OC

INSTALLED W/ #9 SD SCREWS, UNO, RE: SHEAR WALL SCHEDULE FOR SHEAR WALL LOCATIONS

(6) 2x6 BLOCKING BETWEEN EA OUTRIGGER ATTACH TO GABLE END TRUSS TOP CHORD W/ (6) 0.148" x

7) 2x4 TOP & BOTTOM CHORD BLOCKING W/ SIMPSON

8 (2) 2x4 BRACE (MAX 12'-0" LONG) @ EA BLOCKING ATTACH W/ (10) 0.148" x 3" LONG (10d COMMON

(11) WALL/ROOF SHEATHING, RE: PLAN & SHEAR WALL

LUS24 HANGER @ EA NON-BEARING END

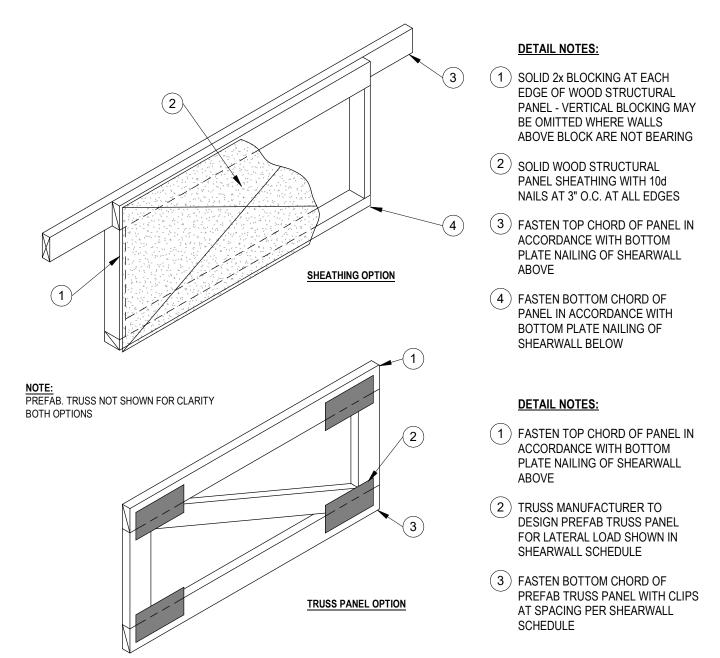
(9) 2x BLOCKING FOR NAILING, RE: ARCH

(1) HOLD DOWN PRE-ENGINEERED GABLE END

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

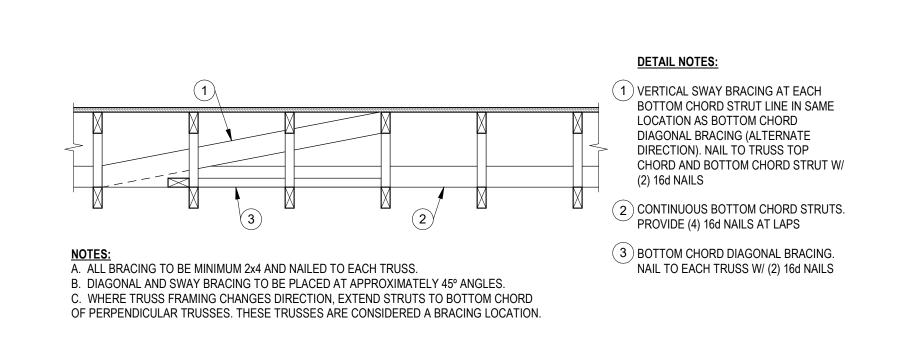
TYP - NON-LOAD BRG WALL - ROOF TRUSS

1 1/2" = 1'-0"



TYPICAL FLOOR/ROOF TRUSS BLOCKING

3/4" = 1'-0"



TYPICAL TRUSS BRACING DETAIL

3/4" = 1'-0"

GABLE END TRUSS PARALLEL

3/4" = 1'-0"

2'-0" MAX RE: ARCH

PROFESSIONAL SEAL

STAND SEI #: TYPICAL DETAILS - WOOD BRACED WALLS

TO BRACED WALL PANEL (2) CONT RIM OR END JOIST (3) 8d @ 6" OC ALONG BRACED WALL PANEL (4) BRACED WALL PANEL (3)16d @ 16" OC ALONG BRACED 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 9 (3)16d NAILS @ EA BLOCKING MEMBER 10) TOE NAIL (3) 8d NAILS @ EA BLOCKING MEMBER

DETAIL NOTES:

FRAMING ORIENTED PARALLEL

DETAIL NOTES:

3 BRACED WALL PANEL

(3)16d @ 16" OC ALONG BRACED WALL PANEL

WALL PANEL

END CONDITIONS (CONTINUOUSLY SHEATHED)

WALL. MIN RETURN PANEL LENGTH = 24".

EC2: PROVIDE SIMPSON DTT2Z HOLDDOWN AT

CORNER. FASTEN TO STUDS W/ (8) SIMPSON SDS

SCREWS AND ANCHOR TO CONCRETE W/ 1/2" DIA

IS REQUIRED BETWEEN FLOORS, PROVIDE DTT2Z

ABOVE AND BELOW FLOOR AND FASTEN TO WALL STUDS. CONNECT TOGETHER WITH 1/2" DIAMETER

EC3: 48" WIDE BRACED WALL PANEL AT THE END OF THE WALL. NO RETURN PANEL IS REQUIRED.

EC5: SIMILAR TO EC2, EXCEPT HOLDDOWN DOES

NOT OCCUR AT CORNER, BUT MAY BE UPTO 10'-0"

THREADED ROD.

AWAY FROM A CORNER.

- LOCATION OF BRACED WALL LINE

CS-WSP (UNO)

SIMPSON TITEN HD SCREW ANCHOR x 4" MIN EMBED (6" OVERALL LENGTH). WHERE HOLDDOWN

EC1: PROVIDE RETURN PANEL AT THE END OF THE

5 FULL HT BLOCKING CONT ALONG LENGTH OF BRACED

6 CONT RIM OR BAND JOIST

1 PERPENDICULAR FRAMING

2 8d @ 6" OC ALONG BRACED WALL PANEL

BWP CONN PAR TO FRAMING

3/4" = 1'-0"

BWP CONN PERP TO FRAMING

3/4" = 1'-0"

BRACED WALL PANEL LEGEND:

BOTH EDGE AND FIELD FASTENERS.

BE CONTINUOUSLY SHEATHED.

END CONDITION IDENTIFIER. REQUIRED ON CONTINUOUS BRACED

BRACED WALL LINE IS EITHER
CONTINUOUSLY SHEATHED
BW "X" (CONT) OR INTERMITTENTLY CONT

SHEATHED (INT)

OTHERWISE)

PRIMARY TYPE OF WALL

PANEL IN THE BRACED WALL LINE (UNLESS NOTED

BRACED WALL PANEL LEGEND

1/4" = 1'-0"

BRACED WALL IDENTIFIER -

REQUIREMENTS.

REQUIREMENTS.

WSP: WOOD STRUCTURAL PANEL. PANEL THICKNESS AND NAILING

GB: GYP BOARD. 1/2" GYP BOARD EA SIDE OF WALL. NAILS OR SCREWS

PER GENERAL NOTES MAY BE USED. MAX FASTENER SPACING = 7" FOR

REQUIREMENTS IN GENERAL NOTES MEET BRACED WALL

PFG: PORTAL FRAME GARAGE, RE: TYP DETAIL RZ-206A FOR

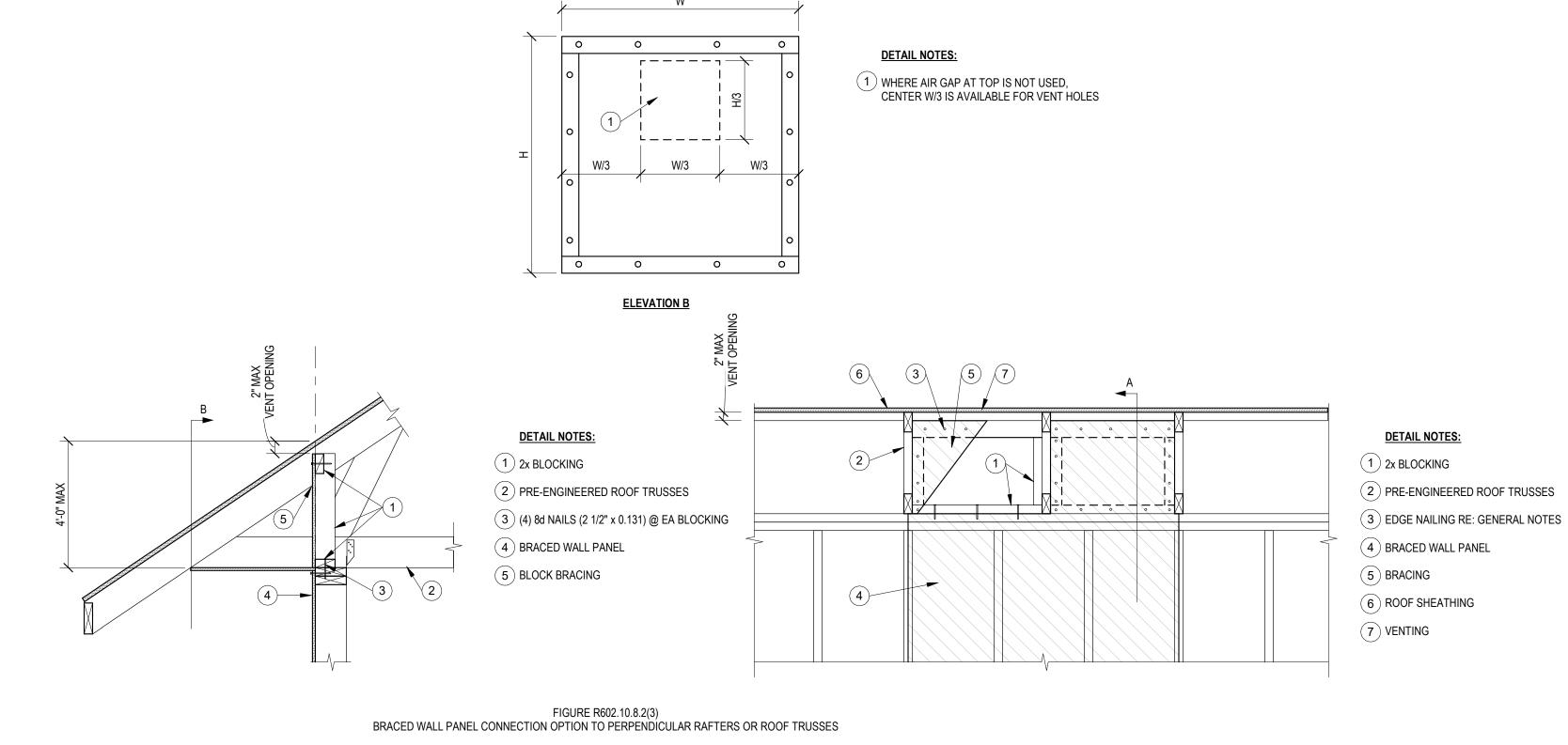
CS-PF: CONTINUOUSLY SHEATHED PORTAL FRAME. CONSTRUCT

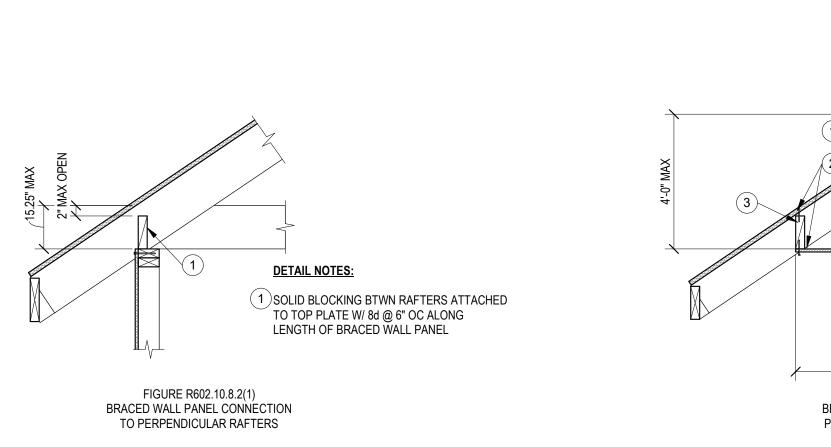
CS-WSP: CONTINUOUSLY SHEATHED WOOD STRUCTURAL PANEL.

EC-#: END CONDITION FOR CONTINUOUSLY SHEATH WALL PANEL.

WALL LINES.

SIMILAR TO TYP DETAIL RZ-206A EXCEPT THAT ALL SURFACES SHALL





6'-0" MAX FIGURE R602.10.8.2(2) BRACED WALL PANEL CONNECTION OPTION TO PERPENDICULAR RAFTERS OR ROOF TRUSSES

1 ROOF SHEATHING 2 EDGE NAILING PER TABLE R602.3(1) TYP (3) BLOCKING 4 2x BLOCKING (5) PRE-ENGINEERED ROOF TRUSSES

(6) (4) 8d NAILS (2 1/2" x 0.131 @ EA BLOCKING (7) BRACED WALL PANEL 8 BRACING. METHODS OF BRACING SHALL BE AS DESCRIBED IN SECTION R602.10.4 NOTE: PROVIDE VENTING PER SECTION R806 (NOT SHOWN)

BRACED WALL CONN

3/4" = 1'-0"



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REVISION DATES:

JOHN E. FUNK NUMBER E-2000173299 PROFESSIONAL SEAL

TYPICAL DETAILS - WOOD SHEAR WALLS

DETAIL NOTES: 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 OF 3000#. 4 DOUBLE 2x TOP PLATE 5 'RIM JOIST / BLOCKING CONNECTION TO TOP PLATE' RE: SHEAR WALL SCH ON S063 6 ROOF SHEATHING (7) DIAPHRAGM CONNECTION RE: SHEAR WALL SCH ON

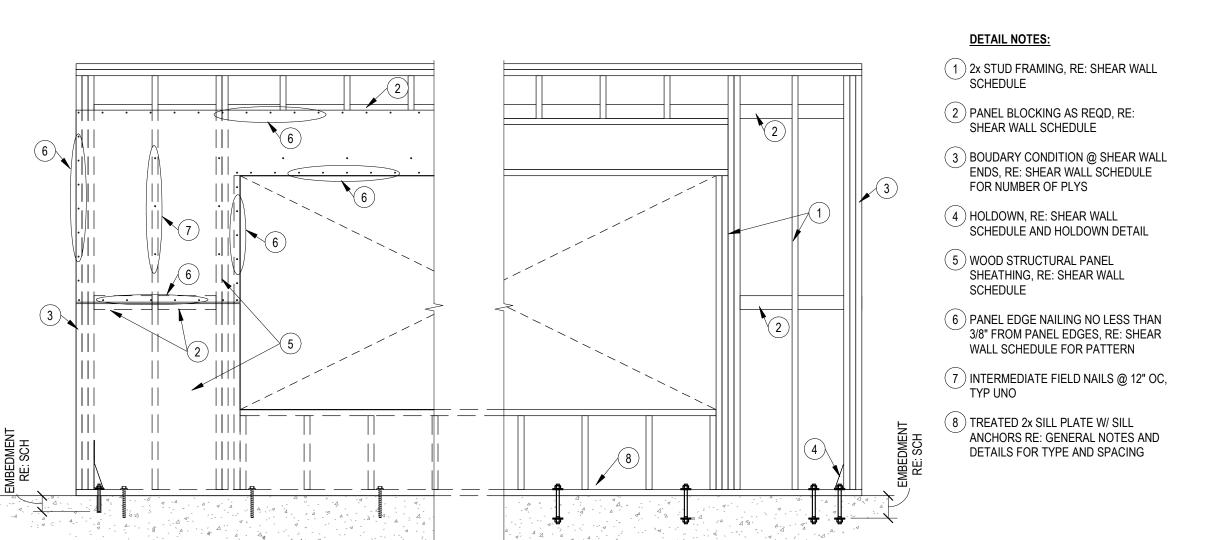
8 EDGE CONNECTION

ROOF DRAG TRUSS @ SHEAR WALL

	1 1/2" = 1'-0"							EMBED RE: SCHE	
				SCHED	ULE - SHEAR WALL				
K	SW TYPE	SHEATHING	FASTENERS (EDGE / FIELD)	BOUNDARY MEMBERS	CONNECTION TO TOP PLATE	SILL ANCHORS	'SIMPSON' HOLDOWN	HOLDOWN ANCHOR ROD, EMBEDMENT	day a same a
	SEGMENTED	7/16" OSB	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	■ SEGMENTED SHE
	SEGMENTED	7/16" OSB	8d @ 3"/12" (BLOCKED)	3 PLY	A34 FRAMING ANGLE @ 12" OC W/ (8) #9 x 1 1/2" SD SCREW		HDU5-SDS2.5 W/ (14) 1/4 x 2 1/2 SDS	PAB5-36, 12" MIN	1 3EGWENTED SHE
		•	,						1/2 - 1-0

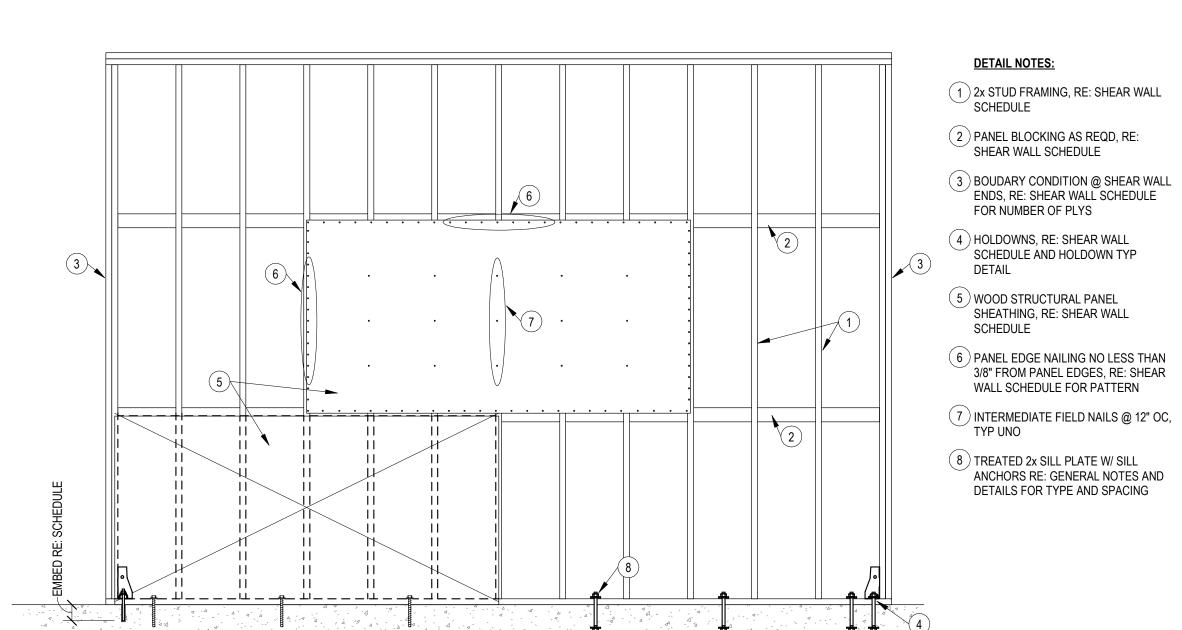
DETAIL NOTES 1)2x STUD FRAMING, RE: SHEAR WALL SCHEDULE 2 TREATED 2x SILL PLATE TO MATCH SIZE OF WALL, RE: SHEAR WALL SCHEDULE (3) HILTI THREADED HAS ROD W/ HILTI HY-200 ADHESIVE, RE: SCHEDULE FOR SIZE & (4) BOUNDRY CONDITION STUDS @ SHEAR WALL ENDS. RE: SHEAR WALL SCHEDULE FOR NUMBER OF PLYS. RE: GENERAL 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 SHEAR WALL - BASE HOLDOWN

3/4" = 1'-0"

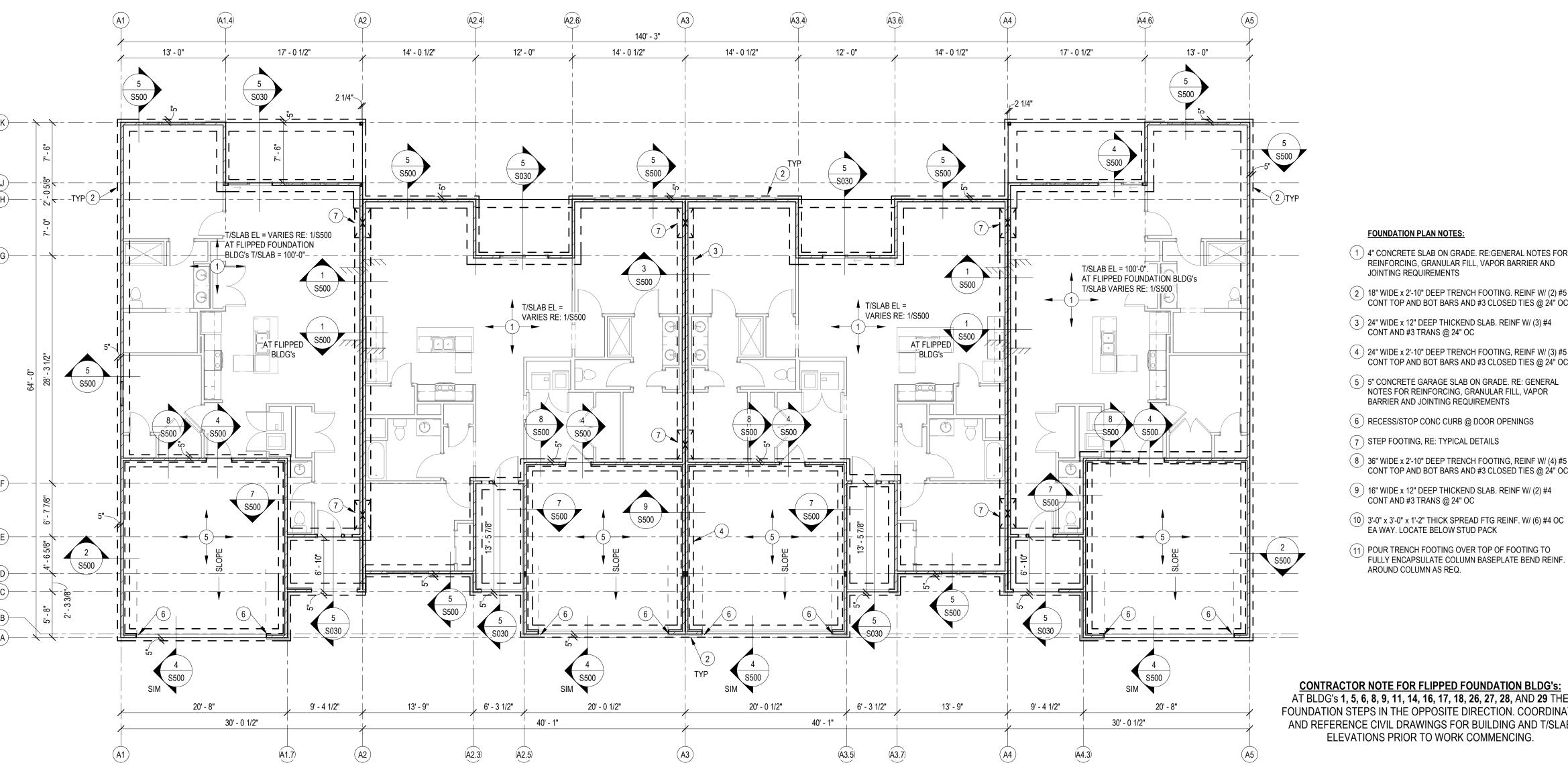


PERFORATED SHEAR WALL - ELEVATION

1/2" = 1'-0"



HEAR WALL - ELEVATION



WALL FRAMING PLAN NOTES:

- 1) 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
- (3) (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
- (4) 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU44Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON
- 5) 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU66Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON
- (6) SIMPSON ECCL POST CAP
- (7) SIMPSON ECCQ POST CAP

FOUNDATION PLAN NOTES:

JOINTING REQUIREMENTS

CONT AND #3 TRANS @ 24" OC

(1) 4" CONCRETE SLAB ON GRADE. RE:GENERAL NOTES FOR

2 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC

(4) 24" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF W/ (3) #5

(5) 5" CONCRETE GARAGE SLAB ON GRADE. RE: GENERAL NOTES FOR REINFORCING, GRANULAR FILL, VAPOR

(8) 36" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF W/ (4) #5

(10) 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC

9 16" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (2) #4 CONT AND #3 TRANS @ 24" OC

11) POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF.

CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC

BARRIER AND JOINTING REQUIREMENTS

7 STEP FOOTING, RE: TYPICAL DETAILS

EA WAY. LOCATE BELOW STUD PACK

AROUND COLUMN AS REQ.

(6) RECESS/STOP CONC CURB @ DOOR OPENINGS

CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC

(3) 24" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (3) #4

REINFORCING, GRANULAR FILL, VAPOR BARRIER AND

SHEET NOTES:

A. REFERENCE SHEET S001 FOR STRUCTRURAL GENERAL NOTES AND S0xx FOR TYPICAL STRUCTURAL DETAILS. REVIEW NOTES & DETAILS OR APPLICABILITY. B. SEE ARCHITECTURAL DRAWING FOR DETAILS &

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

LOCATIONS WHERE STONE/MASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC, UNO.

D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD / EDGE OF SLAB. DIMENSIONS TO INTERIOR 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"

F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX". RE: TYP DTL. ALL HEADERS IN 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

REQUIREMENTS. H. TOP OF SLAB ELEVATION = 100'-0", UNO.

BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8"

RE: ARCH AND CIVIL FOR DATUM ELEVATION. J. PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL

STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER

GYP OR OSB. K. ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP

OF SLAB, UNO. RE: ARCH ELEVATIONS L. TOP OF TRENCH FOOTING ELEVATION = 99'-4" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN BELOW GRADE, DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION

REQUIRED PER TYPICAL DETAIL SHEET. M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS,

GRADING CONDITIONS, ETC. N. PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER

(COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6"

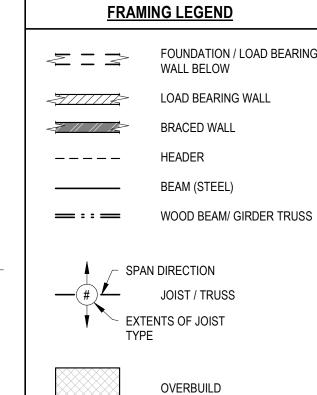
BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS

TRUSSES, UNO.

O. ALL HORIZONTAL REINF. SHALL BE CONTINUOUS THROUGH FOUNDATION STEPS.

P. ALL MULTI-PLY ENGINEERING LUMBER BEAMS ARE DESIGNATED BY NUMBER PLYS AND DEPTH (EX: (3) 14" LVL). THE PLYS SHALL BE 1.75" WIDTH UNO AND STRENGTH SHALL BE PER THE GENERAL NOTES. BEAMS SHALL BE FASTENED TOGETHER PER THE TYPICAL DETAILS.

Q. HANGERS ARE DENOTED ON PLAN AS "Hxx" REFER TO SCHEDULE ON S060 FOR REQ'S. WHERE NOT CALLED OUT, CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES, TRUSS MFCR TO PROVIDE BLOCKING AS REQ'D FOR CONNECTION. TRUSS TO TRUSS HANGERS ARE BY TRUSS MFCR.



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E-2000173299

PROFESSIONAL SEAL

FOUNDATION PLAN - BUILDING A

(A2.3)

FOUNDATION & WALL PLANS -BUILDING A

SLOPE RE: ARCH

SLOPE RE: ARCH

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SLOPE

RE: ARCH

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

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

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GYP OR OSB. K. ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP OF SLAB, UNO. RE: ARCH ELEVATIONS

L. TOP OF TRENCH FOOTING ELEVATION = 99'-4" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN BELOW GRADE, DEEPEN FOOTINGS AS REQUIRED. GRADE H IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.

DOCUMEN

M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.

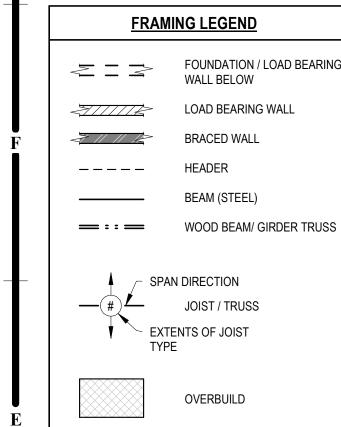
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CHORD TO MATCH ROOF PROFILE, RE: ARCH

4 2x10 LEDGER ATTACHED W/ (2) 1/4"ø SIMPSON SDS WOOD SCREW @ 16" OC (2" MIN EDGE DISTANCE)

(5) 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES ADDITIONAL FASTENING REQD

(6) 2x8 ROOF RAFTERS @ 16" OC

DETAIL 1/S060 FOR STRAP INFO & REQ.

(1) PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP

7 STEP IN TOP PLATE OF WALL, RE: TYPICAL DETAILS (8) TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL

9 PRE-ENGINEERED MONO SLOPED ROOF TRUSS @ 24" OC. CEILING VAULTED BELOW. RE: PLAN FOR TRUSS BEARING ELEVATION

JOHN
E. FUNK
NUMBER
E-2000173299
PROFESSIONALITHING

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REVISION DATES:

ROOF FRAMING PLAN - BUILDING

ROOF FRAMING PLAN - BUILDING A

1/8" = 1'-0"

RE: ARCH

1' - 6 1/4" OVERHANG SLOPE

RE: ARCH

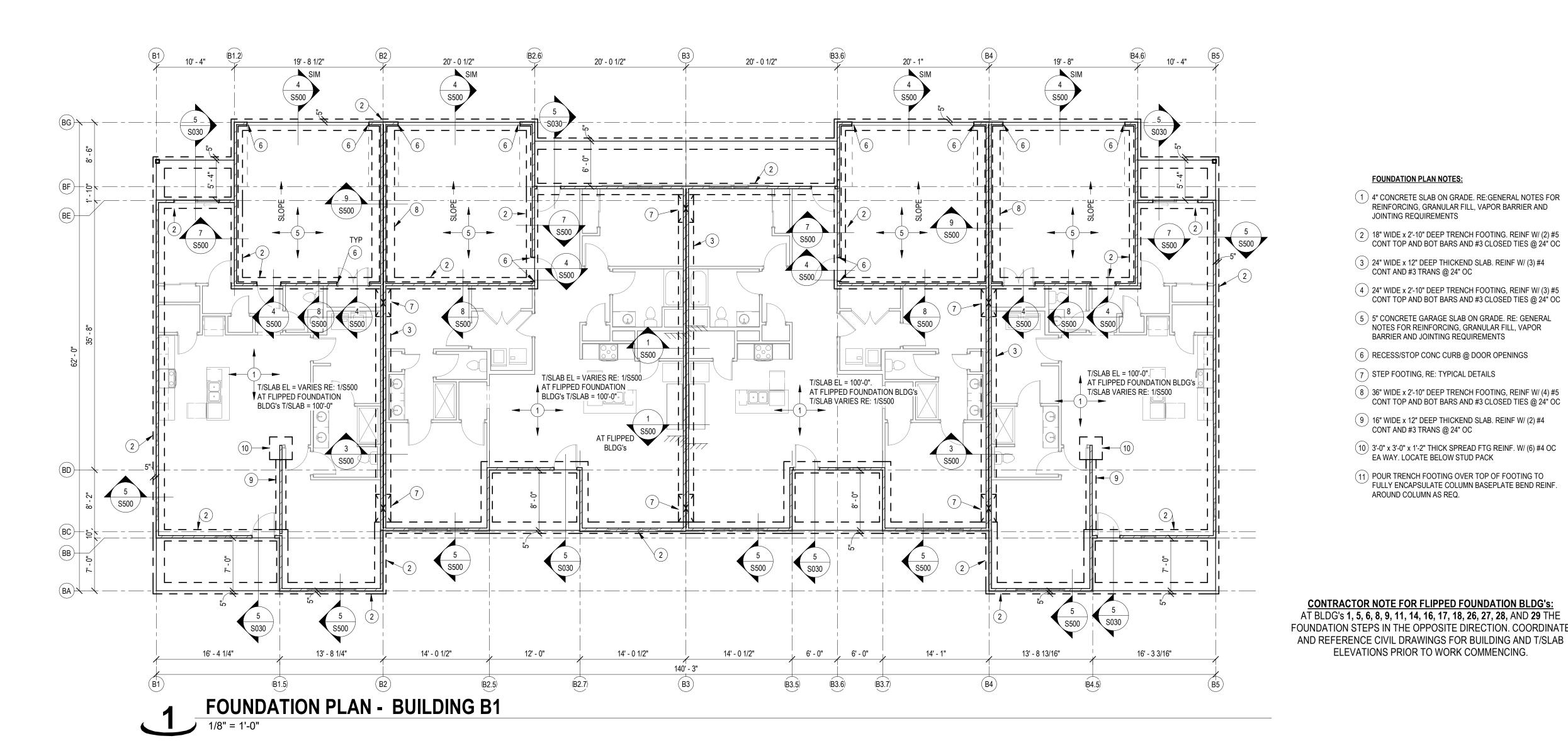
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RE: ARCH

FIRST FLOOR WALL PLAN - BUILDING B1

1/8" = 1'-0"



WALL CONNECTION

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

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

2) EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED

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

TITEN HD

WALL FRAMING PLAN NOTES:

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

(6) SIMPSON ECCL POST CAP (7) SIMPSON ECCQ POST CAP

FOUNDATION PLAN NOTES:

JOINTING REQUIREMENTS

CONT AND #3 TRANS @ 24" OC

(1) 4" CONCRETE SLAB ON GRADE. RE:GENERAL NOTES FOR REINFORCING, GRANULAR FILL, VAPOR BARRIER AND

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(4) 24" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF W/ (3) #5

5 5" CONCRETE GARAGE SLAB ON GRADE. RE: GENERAL NOTES FOR REINFORCING, GRANULAR FILL, VAPOR

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11) POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF.

9 16" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (2) #4 CONT AND #3 TRANS @ 24" OC

CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC

BARRIER AND JOINTING REQUIREMENTS

7 STEP FOOTING, RE: TYPICAL DETAILS

EA WAY. LOCATE BELOW STUD PACK

AROUND COLUMN AS REQ.

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IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.

SHEET NOTES:

16" OC, UNO.

DIMENSIONS NOT SHOWN.

A. REFERENCE SHEET S001 FOR STRUCTRURAL GENERAL NOTES AND S0xx FOR TYPICAL STRUCTURAL DETAILS.

REVIEW NOTES & DETAILS OR APPLICABILITY.

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TRUSSES SHALL BEAR WITHIN 5"

2x6 (MAXIMUM 10FT OPENING).

REQUIREMENTS.

GYP OR OSB.

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INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQ'D.

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ARE (2) 2x10. HEADERS IN NON-STRUCTURAL WALLS ARE (2)

J. PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER

K. ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP

L. TOP OF TRENCH FOOTING ELEVATION = 99'-4" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN

BELOW GRADE, DEEPEN FOOTINGS AS REQUIRED. GRADE

G. REFER TO SHEET S062 FOR BRACED WALL

H. TOP OF SLAB ELEVATION = 100'-0", UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8" RE: ARCH AND CIVIL FOR DATUM ELEVATION.

M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.

OF SLAB, UNO. RE: ARCH ELEVATIONS

N. PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER TRUSSES, UNO.

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HEADER **SECOND SEAM / GIRDER TRUSS**

SPAN DIRECTION

EXTENTS OF JOIST

OVERBUILD

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REVISION DATES:

E-2000173299

FOUNDATION & WALL PLANS -**BUILDING B1**

PROFESSIONAL SEAL

FACE OF STUD / EDGE OF SLAB. DIMENSIONS TO INTERIOR 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"

F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX". RE: TYP DTL. ALL HEADERS IN 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

OF SLAB, UNO. RE: ARCH ELEVATIONS

REQUIREMENTS. H. TOP OF SLAB ELEVATION = 100'-0", UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8"

RE: ARCH AND CIVIL FOR DATUM ELEVATION. J. PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER

GYP OR OSB. K. ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP

L. TOP OF TRENCH FOOTING ELEVATION = 99'-4" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN BELOW GRADE, DEEPEN FOOTINGS AS REQUIRED. GRADE H IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.

DOCUMEN

M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.

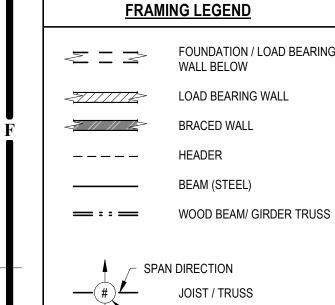
N. PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER TRUSSES, UNO.

O. ALL HORIZONTAL REINF. SHALL BE CONTINUOUS

THROUGH FOUNDATION STEPS.

P. ALL MULTI-PLY ENGINEERING LUMBER BEAMS ARE DESIGNATED BY NUMBER PLYS AND DEPTH (EX: (3) 14" LVL). THE PLYS SHALL BE 1.75" WIDTH UNO AND STRENGTH SHALL BE PER THE GENERAL NOTES. BEAMS SHALL BE FASTENED TOGETHER PER THE TYPICAL DETAILS.

Q. HANGERS ARE DENOTED ON PLAN AS "Hxx" REFER TO SCHEDULE ON S060 FOR REQ'S. WHERE NOT CALLED OUT, CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES, TRUSS MFCR TO PROVIDE BLOCKING AS REQ'D FOR CONNECTION. TRUSS TO TRUSS HANGERS ARE BY TRUSS MFCR.



EXTENTS OF JOIST

OVERBUILD

(1) PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH

3 2x10 ROOF RAFTERS @ 16" OC ATTACH TO LEDGER W/ SIMPSON LUS210 SLOPED HANGER

(5) 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES

(8) TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL

ROOF FRAMING PLAN NOTES:

2 2x4 OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN OUTRIGGERS

4 2x10 LEDGER ATTACHED W/ (2) 1/4"ø SIMPSON SDS WOOD SCREW @ 16" OC (2" MIN EDGE DISTANCE)

ADDITIONAL FASTENING REQD

(6) 2x8 ROOF RAFTERS @ 16" OC (7) STEP IN TOP PLATE OF WALL, RE: TYPICAL DETAILS

DETAIL 1/S060 FOR STRAP INFO & REQ. 9 PRE-ENGINEERED MONO SLOPED ROOF TRUSS @ 24" OC. CEILING VAULTED BELOW. RE: PLAN FOR TRUSS BEARING ELEVATION

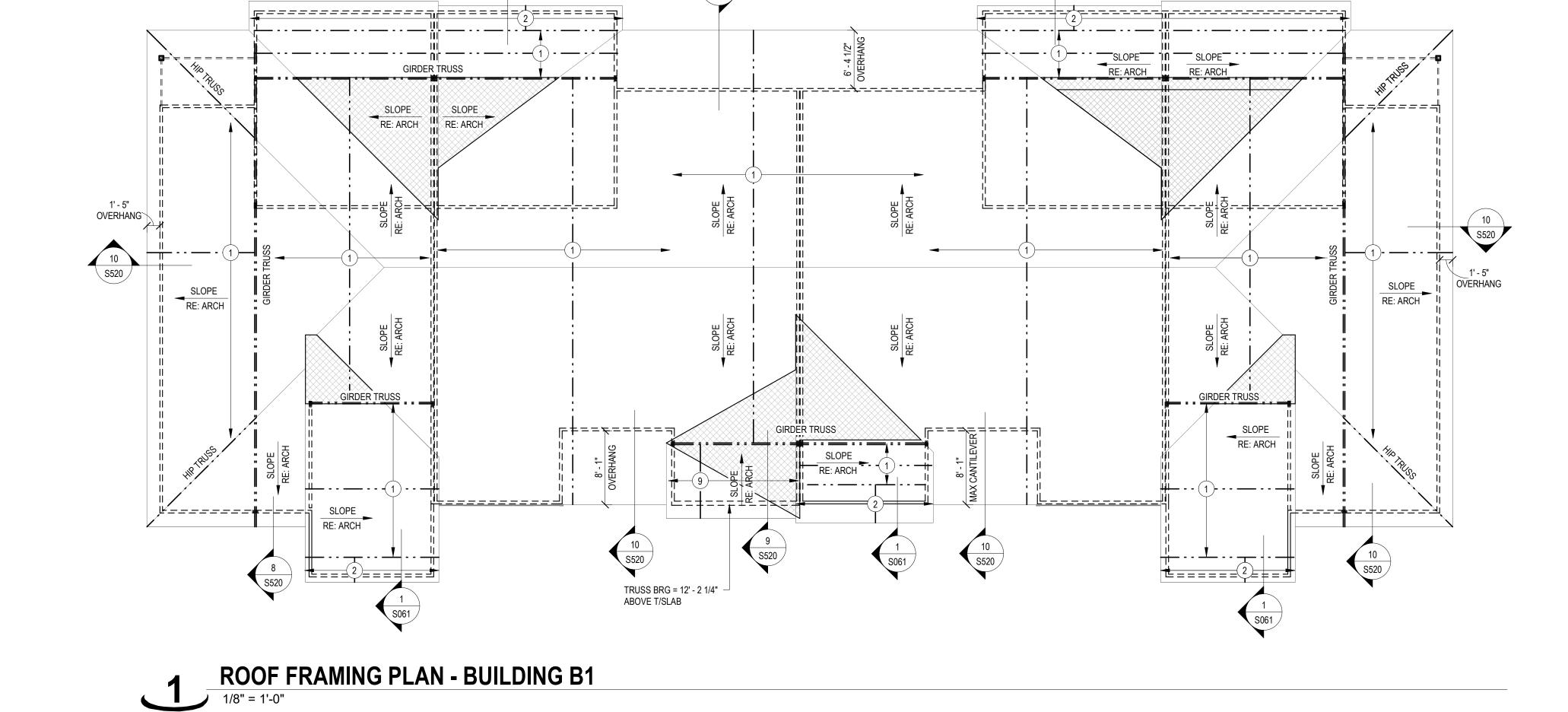
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ROOF FRAMING PLAN - BUILDING



ROOF FRAMING PLAN NOTES:

- OUTRIGGERS
- WOOD SCREW @ 16" OC (2" MIN EDGE DISTANCE)
- ADDITIONAL FASTENING REQD (6) 2x8 ROOF RAFTERS @ 16" OC
- 7 STEP IN TOP PLATE OF WALL, RE: TYPICAL DETAILS
- 9 PRE-ENGINEERED MONO SLOPED ROOF TRUSS @ 24" OC. CEILING VAULTED BELOW. RE: PLAN FOR TRUSS BEARING ELEVATION

- (1) PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH
- (2) 2x4 OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN
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- 4) 2x10 LEDGER ATTACHED W/ (2) 1/4"ø SIMPSON SDS
- (5) 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES
- (8) TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL DETAIL 1/S060 FOR STRAP INFO & REQ.

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

SHEET NOTES:

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

C. ALL STRUCTURAL WALLS ARE 2x4 @ 16" OC, UNO. AT LOCATIONS WHERE STONE/MASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC, UNO.

D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD / EDGE OF SLAB. DIMENSIONS TO INTERIOR WALLS ARE TO CENTERLINE OF INTERIOR WALL.

E. FOLLOW TRUSS MFCR RECOMMENDED DETAILING,

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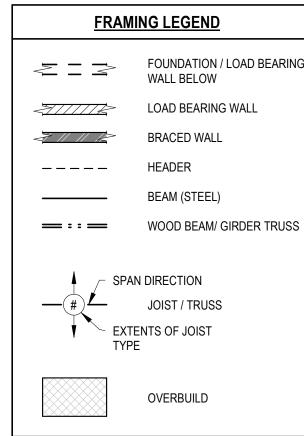
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WALL FRAMING PLAN NOTES:

(2) 11-7/8" LVL

HD2LVL

13' - 8 1/4"

- 1) 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
- (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU44Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON
- (5) 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU66Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON
- (6) SIMPSON ECCL POST CAP
- 7 SIMPSON ECCQ POST CAP

T/SLAB EL = 100'-0" 29' - 10 1/4" 29' - 10 1/4"

27' - 4 1/2"

16' - 4 1/4"

FOUNDATION PLAN NOTES:

- (1) 4" CONCRETE SLAB ON GRADE. RE:GENERAL NOTES FOR REINFORCING, GRANULAR FILL, VAPOR BARRIER AND JOINTING REQUIREMENTS
- 3 24" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (3) #4 CONT AND #3 TRANS @ 24" OC
- (5) 5" CONCRETE GARAGE SLAB ON GRADE. RE: GENERAL NOTES FOR REINFORCING, GRANULAR FILL, VAPOR
- (6) RECESS/STOP CONC CURB @ DOOR OPENINGS
- (8) 36" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC

- 2 18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- (4) 24" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC
- BARRIER AND JOINTING REQUIREMENTS
- 7 STEP FOOTING, RE: TYPICAL DETAILS
- 9 16" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (2) #4 CONT AND #3 TRANS @ 24" OC
- (10) 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK
- 11) POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF. AROUND COLUMN AS REQ.

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REVISION DATES:

FOUNDATION & ROOF FRAMING PLANS - BUILDING B2

FIRST FLOOR WALL PLAN - BUILDING B2

HD2LVL

T/BEAM = 9'-1 1/8" ABOVE T/SLAB

7' - 1 1/2" 6' - 6" 3' - 7 1/2"

HD2LVL

T/BEAM = 9'-1 1/8" ABOVE T/SLAB

WSP (UNO)

(2) 11-7/8" LVL

HD2LVL 3

BWL A CONT

CS-PF (UNO)

GB (UNO)

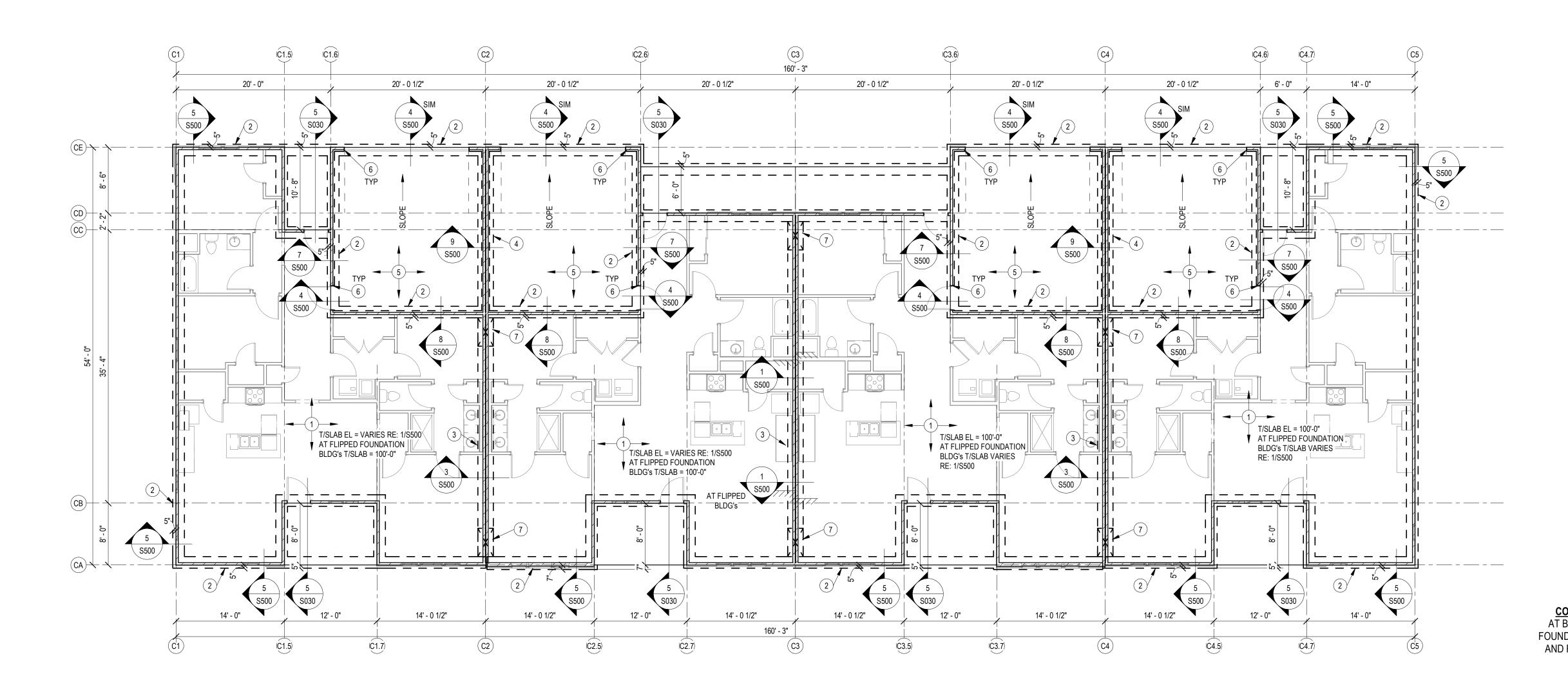
BWL C

CS-WSP (UNO)

FOUNDATION PLAN - BUILDING B2

16' - 4 1/4"

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



WALL FRAMING PLAN NOTES:

- (3) (6) 2x4 STUD PACK BELOW LOAD BEARING ELEMENT ABOVE
- (5) 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU66Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON
- (6) SIMPSON ECCL POST CAP

- 1) 2x6 LOAD BEARING STUD FRAMED WALL @ 16" OC
- (2) EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
- (4) 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/ SIMPSON ABU44Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON
- (7) SIMPSON ECCQ POST CAP

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WALL BELOW HEADER ____

> BEAM (STEEL) ■ : : ■ WOOD BEAM/ GIRDER TRUS SPAN DIRECTION

EXTENTS OF JOIST

OVERBUILD

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- (6) RECESS/STOP CONC CURB @ DOOR OPENINGS
- 7 STEP FOOTING, RE: TYPICAL DETAILS
- (9) 16" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (2) #4

CONTRACTOR NOTE FOR FLIPPED FOUNDATION BLDG's: AT BLDG's 1, 5, 6, 8, 9, 11, 14, 16, 17, 18, 26, 27, 28, AND 29 THE

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REVISION DATES:

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FOUNDATION & WALL PLANS -BUILDING C

FOUNDATION PLAN - BUILDING C

RE: ARCH AND CIVIL FOR DATUM ELEVATION.

OF SLAB, UNO. RE: ARCH ELEVATIONS

REQUIRED PER TYPICAL DETAIL SHEET.

GRADING CONDITIONS, ETC.

THROUGH FOUNDATION STEPS.

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FRAMING LEGEND

WALL BELOW

HEADER

SPAN DIRECTION

EXTENTS OF JOIST

BEAM (STEEL)

OVERBUILD

FOUNDATION / LOAD BEARING

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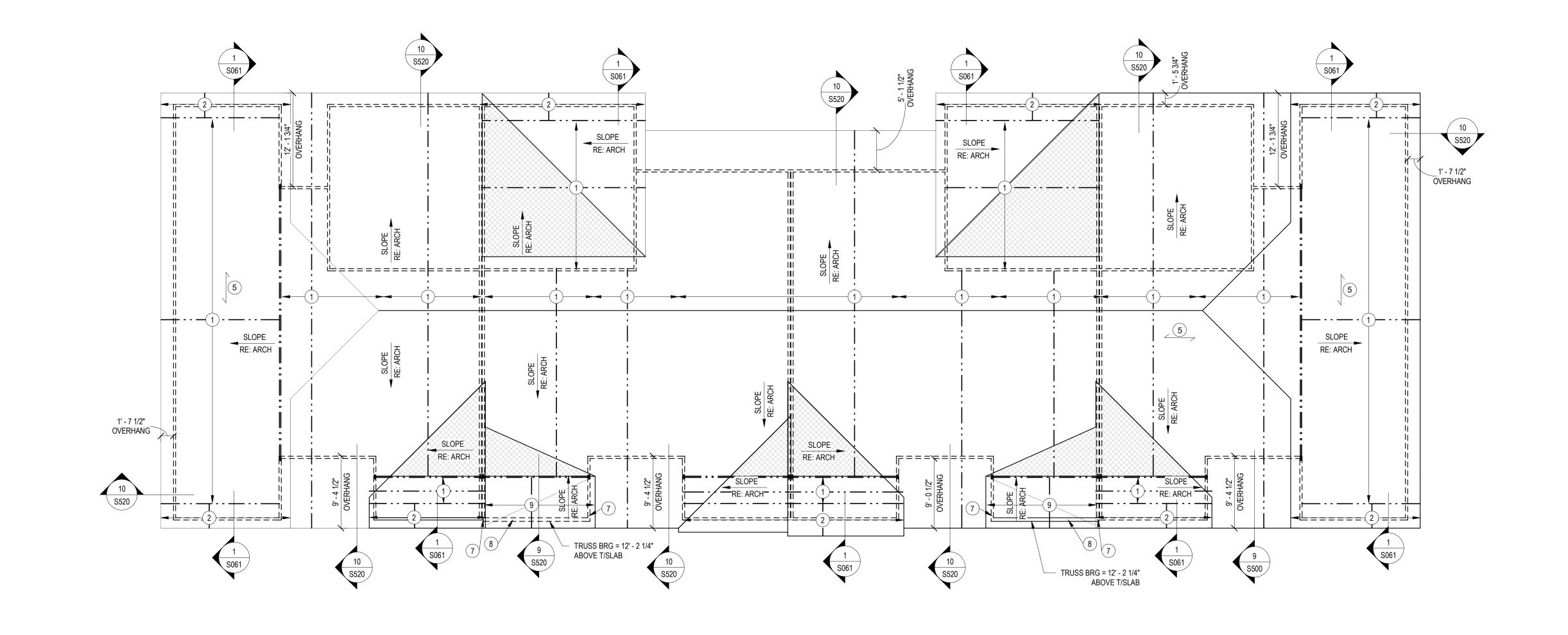
SECOND SEAM / GIRDER TRUSS

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ROOF FRAMING PLAN - BUILDING



ROOF FRAMING PLAN NOTES:

1 PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH

2) 2x4 OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN

- OUTRIGGERS 3 2x10 ROOF RAFTERS @ 16" OC ATTACH TO LEDGER W/ SIMPSON LUS210 SLOPED HANGER
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HEADER ____ SPAN DIRECTION EXTENTS OF JOIST OVERBUILD

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- 2 EXTEND HDR CONTINUOUS TO THE CORNER FOR BRACED WALL CONNECTION
- (4) 4x4 TREATED WOOD POST CONNECT TO FOUNDATION W/
- TITEN HD (5) 6x6 TREATED WOOD POST CONNECT TO FOUNDATION W/
- SIMPSON ABU66Z POST BASE INSTALLED W/ 5/8 Ø SIMPSON TITEN HD

WALL FRAMING PLAN NOTES:

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

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M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.

N. PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER TRUSSES, UNO.

O. ALL HORIZONTAL REINF. SHALL BE CONTINUOUS THROUGH FOUNDATION STEPS.

P. ALL MULTI-PLY ENGINEERING LUMBER BEAMS ARE DESIGNATED BY NUMBER PLYS AND DEPTH (EX: (3) 14" LVL). THE PLYS SHALL BE 1.75" WIDTH UNO AND STRENGTH SHALL BE PER THE GENERAL NOTES. BEAMS SHALL BE FASTENED TOGETHER PER THE TYPICAL DETAILS.

Q. HANGERS ARE DENOTED ON PLAN AS "Hxx" REFER TO SCHEDULE ON S060 FOR REQ'S. WHERE NOT CALLED OUT, CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES, TRUSS MFCR TO PROVIDE BLOCKING AS REQ'D FOR CONNECTION. TRUSS TO TRUSS HANGERS ARE BY TRUSS MFCR. FRAMING LEGEND

FOUNDATION / LOAD BEARING WALL BELOW **SECOND SEAM / GIRDER TRUSS**

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FOUNDATION & WALL PLAN -BUILDING D

FOUNDATION PLAN - BUILDING D

(D1.4)

(D1.7)

(4 S500)

SIM

20' - 0 1/2"

T/SLAB EL = VARIES RE: 1/S500

BLDG's T/SLAB = 100'-0"

▼ AT FLIPPED FOUNDATION

14' - 0 1/2"

20' - 0 1/2"

(D2.5)

(D2.7)

12' - 0"

T/SLAB EL = VARIES RE: 1/S500

____AT FLIPPED FOUNDATION _____

BLDG's T/SLAB = 100'-0"

14' - 0 1/2"

14' - 0 1/2"

14' - 0 1/2"

14' - 0 1/2"

12' - 0"

AT FLIPPED FOUNDATION BLDG's

T/SLAB VARIES RE: 1/S500

14' - 0 1/2"

14' - 0 1/2"

20' - 0 1/2"

(D4.5)

(D4.7)

12' - 0"

AT FLIPPED FOUNDATION BLDG's

T/SLAB VARIES RE: 1/S500 🕞 🕞

LOCATIONS WHERE STONE/MASONRY IS TO BE INSTALLED ON EXTERIOR WALLS STUD FRAMING SHALL BE (2) 2x4 @ 16" OC, UNO.

D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD / EDGE OF SLAB. DIMENSIONS TO INTERIOR 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"

F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX". RE: TYP DTL. ALL HEADERS IN 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

REQUIREMENTS. H. TOP OF SLAB ELEVATION = 100'-0", UNO. BOTTOM OF SOFFIT ELEVATION = 109'-1 1/8"

RE: ARCH AND CIVIL FOR DATUM ELEVATION. J. PROVIDE 2x BLOCKING @ MIDHEIGHT (4'-0" MAX) AT ALL STUD WALLS NOT SHEATHED ON BOTH SIDES WITH EITHER

GYP OR OSB.

K. ROOF TRUSS BEARING ELEVATION = 9'-1 1/8" ABOVE TOP

OF SLAB, UNO. RE: ARCH ELEVATIONS L. TOP OF TRENCH FOOTING ELEVATION = 99'-4" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN BELOW GRADE, DEEPEN FOOTINGS AS REQUIRED. GRADE H IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6"

M. PLANS SHOWN ARE FOR PROTOTYPE BUILDING. RE: ARCH AND SITE PLAN FOR LOCATIONS, VARIATIONS, GRADING CONDITIONS, ETC.

BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS

DOCUMEN

N. PROVIDE (6) STUDS MIN BELOW ALL BEAMS AND GIRDER TRUSSES, UNO.

O. ALL HORIZONTAL REINF. SHALL BE CONTINUOUS

REQUIRED PER TYPICAL DETAIL SHEET.

THROUGH FOUNDATION STEPS. P. ALL MULTI-PLY ENGINEERING LUMBER BEAMS ARE DESIGNATED BY NUMBER PLYS AND DEPTH (EX: (3) 14" LVL).

FASTENED TOGETHER PER THE TYPICAL DETAILS. Q. HANGERS ARE DENOTED ON PLAN AS "Hxx" REFER TO SCHEDULE ON S060 FOR REQ'S. WHERE NOT CALLED OUT, CONTACT ENGINEER OR USE HEAVIEST HANGER FOR NUMBER OF PLYS IN BEAM BEING SUPPORTED. WHERE BEAMS ARE BEING SUPPORTED BY TRUSSES, TRUSS MFCR TO PROVIDE BLOCKING AS REQ'D FOR CONNECTION. TRUSS TO TRUSS HANGERS ARE BY TRUSS MFCR.

THE PLYS SHALL BE 1.75" WIDTH UNO AND STRENGTH SHALL BE PER THE GENERAL NOTES. BEAMS SHALL BE



WALL BELOW # // // /

HEADER ____ BEAM (STEEL) ____

SPAN DIRECTION

EXTENTS OF JOIST

OVERBUILD

SECOND SEAM / GIRDER TRUSS

ROOF FRAMING PLAN NOTES:

1) PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH 2) 2x4 OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN

4 2x10 LEDGER ATTACHED W/ (2) 1/4"ø SIMPSON SDS

DETAIL 1/S060 FOR STRAP INFO & REQ. 9 PRE-ENGINEERED MONO SLOPED ROOF TRUSS @ 24" OC. CEILING VAULTED BELOW. RE: PLAN FOR TRUSS **BEARING ELEVATION**

OUTRIGGERS 3 2x10 ROOF RAFTERS @ 16" OC ATTACH TO LEDGER W/ SIMPSON LUS210 SLOPED HANGER

WOOD SCREW @ 16" OC (2" MIN EDGE DISTANCE) (5) 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES ADDITIONAL FASTENING REQD

(6) 2x8 ROOF RAFTERS @ 16" OC

(7) STEP IN TOP PLATE OF WALL, RE: TYPICAL DETAILS (8) TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL

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REVISION DATES:

ROOF FRAMING PLAN - BUILDING D

SLOPE RE: ARCH

OVERHANG

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SLOPE

GIRDER TRUSS

GIRDER TRUSS

RE: ARCH

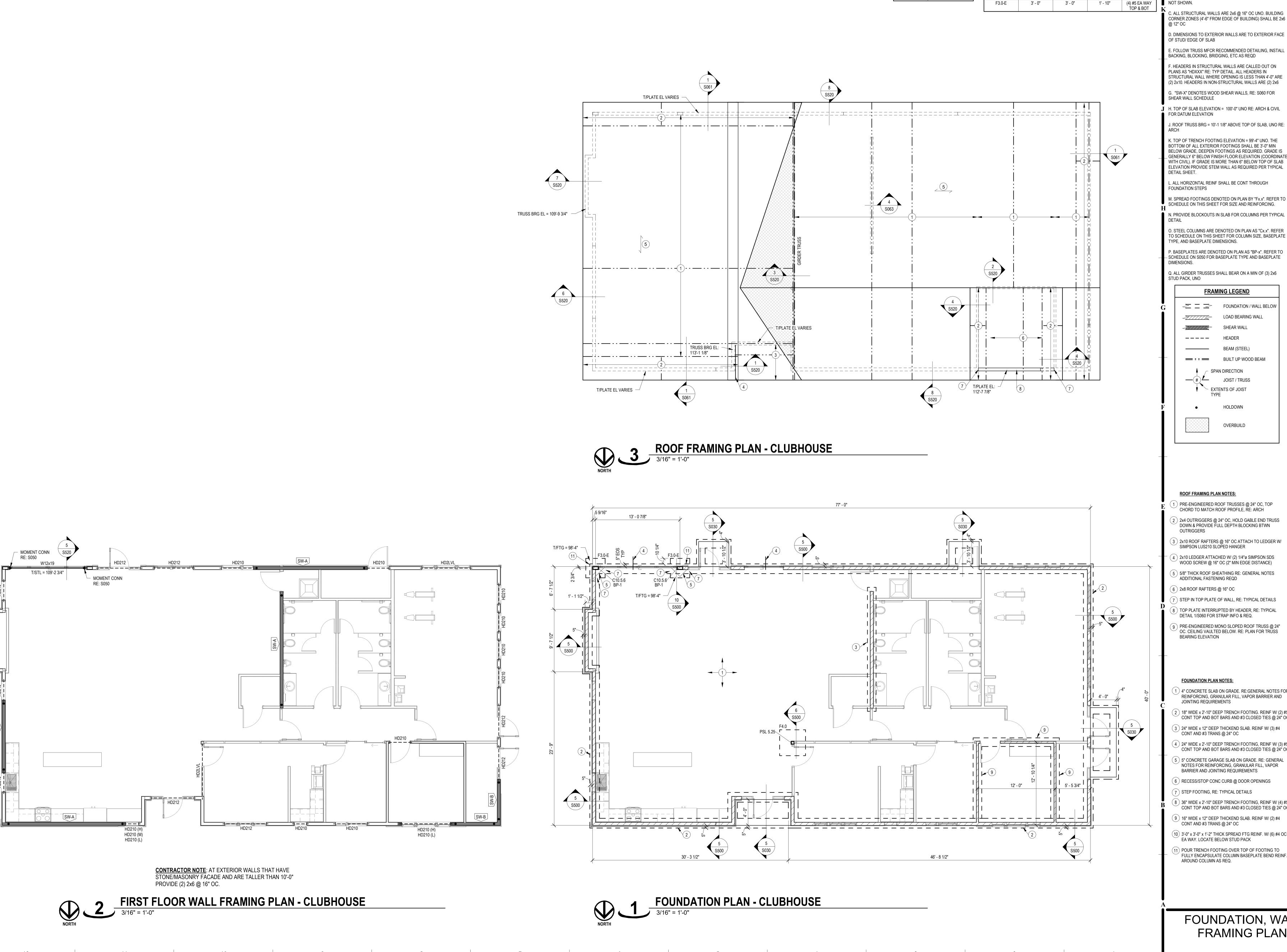
SLOPE RE: ARCH

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SLOPE

SLOPE RE: ARCH

OVERHANG



SHEET NOTES:

SCHEDULE - SPREAD FOOTING A. REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES. REVIEW NOTES & DETAILS FOR APPLICABILITY. 4' - 0" (5) #5 EA WAY TOP & BOT

SCHEDULE - COLUMN

HSS10x5x3/8

PSL 5-1/4" x 5-1/4"

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

C. ALL STRUCTURAL WALLS ARE 2x6 @ 16" OC UNO. BUILDING CORNER ZONES (4'-6" FROM EDGE OF BUILDING) SHALL BE 2x6

D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE

OF STUD/ EDGE OF SLAB E. FOLLOW TRUSS MFCR RECOMMENDED DETAILING, INSTALL

BACKING, BLOCKING, BRIDGING, ETC AS REQD F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX" RE: TYP DETAIL. ALL HEADERS IN STRUCTURAL WALL WHERE OPENING IS LESS THAN 4'-0" ARE

G. "SW-X" DENOTES WOOD SHEAR WALLS, RE: S060 FOR SHEAR WALL SCHEDULE

J H. TOP OF SLAB ELEVATION = 100'-0" UNO RE: ARCH & CIVIL FOR DATUM ELEVATION

J. ROOF TRUSS BRG = 10'-1 1/8" ABOVE TOP OF SLAB, UNO RE:

K. TOP OF TRENCH FOOTING ELEVATION = 99'-4" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN BELOW GRADE, DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL

L. ALL HORIZONTAL REINF SHALL BE CONT THROUGH FOUNDATION STEPS

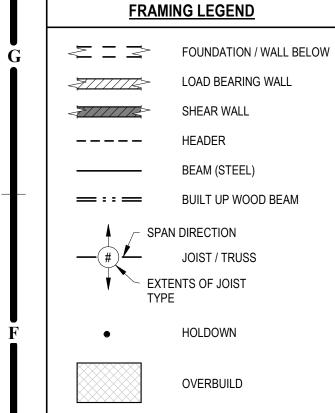
M. SPREAD FOOTINGS DENOTED ON PLAN BY "Fx.x". REFER TO SCHEDULE ON THIS SHEET FOR SIZE AND REINFORCING.

O. STEEL COLUMNS ARE DENOTED ON PLAN AS "Cx.x". REFER TO SCHEDULE ON THIS SHEET FOR COLUMN SIZE, BASEPLATE

TYPE, AND BASEPLATE DIMENSIONS. P. BASEPLATES ARE DENOTED ON PLAN AS "BP-x". REFER TO

DIMENSIONS.

Q. ALL GIRDER TRUSSES SHALL BEAR ON A MIN OF (3) 2x6 STUD PACK, UNO



ROOF FRAMING PLAN NOTES:

PRE-ENGINEERED ROOF TRUSSES @ 24" OC, TOP CHORD TO MATCH ROOF PROFILE, RE: ARCH

2) 2x4 OUTRIGGERS @ 24" OC, HOLD GABLE END TRUSS DOWN & PROVIDE FULL DEPTH BLOCKING BTWN

3) 2x10 ROOF RAFTERS @ 16" OC ATTACH TO LEDGER W/ SIMPSON LUS210 SLOPED HANGER

4) 2x10 LEDGER ATTACHED W/ (2) 1/4"ø SIMPSON SDS

5) 5/8" THICK ROOF SHEATHING RE: GENERAL NOTES ADDITIONAL FASTENING REQD

(6) 2x8 ROOF RAFTERS @ 16" OC

(8) TOP PLATE INTERRUPTED BY HEADER, RE: TYPICAL DETAIL 1/S060 FOR STRAP INFO & REQ.

FOUNDATION PLAN NOTES:

) 4" CONCRETE SLAB ON GRADE. RE:GENERAL NOTES FOR REINFORCING, GRANULAR FILL, VAPOR BARRIER AND JOINTING REQUIREMENTS

18" WIDE x 2'-10" DEEP TRENCH FOOTING. REINF W/ (2) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC

(3) 24" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (3) #4 CONT AND #3 TRANS @ 24" OC

4) 24" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF W/ (3) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC

5) 5" CONCRETE GARAGE SLAB ON GRADE. RE: GENERAL NOTES FOR REINFORCING, GRANULAR FILL, VAPOR BARRIER AND JOINTING REQUIREMENTS

6) RECESS/STOP CONC CURB @ DOOR OPENINGS 7 STEP FOOTING, RE: TYPICAL DETAILS

3) 36" WIDE x 2'-10" DEEP TRENCH FOOTING, REINF W/ (4) #5 CONT TOP AND BOT BARS AND #3 CLOSED TIES @ 24" OC (9) 16" WIDE x 12" DEEP THICKEND SLAB. REINF W/ (2) #4

CONT AND #3 TRANS @ 24" OC (10) 3'-0" x 3'-0" x 1'-2" THICK SPREAD FTG REINF. W/ (6) #4 OC EA WAY. LOCATE BELOW STUD PACK

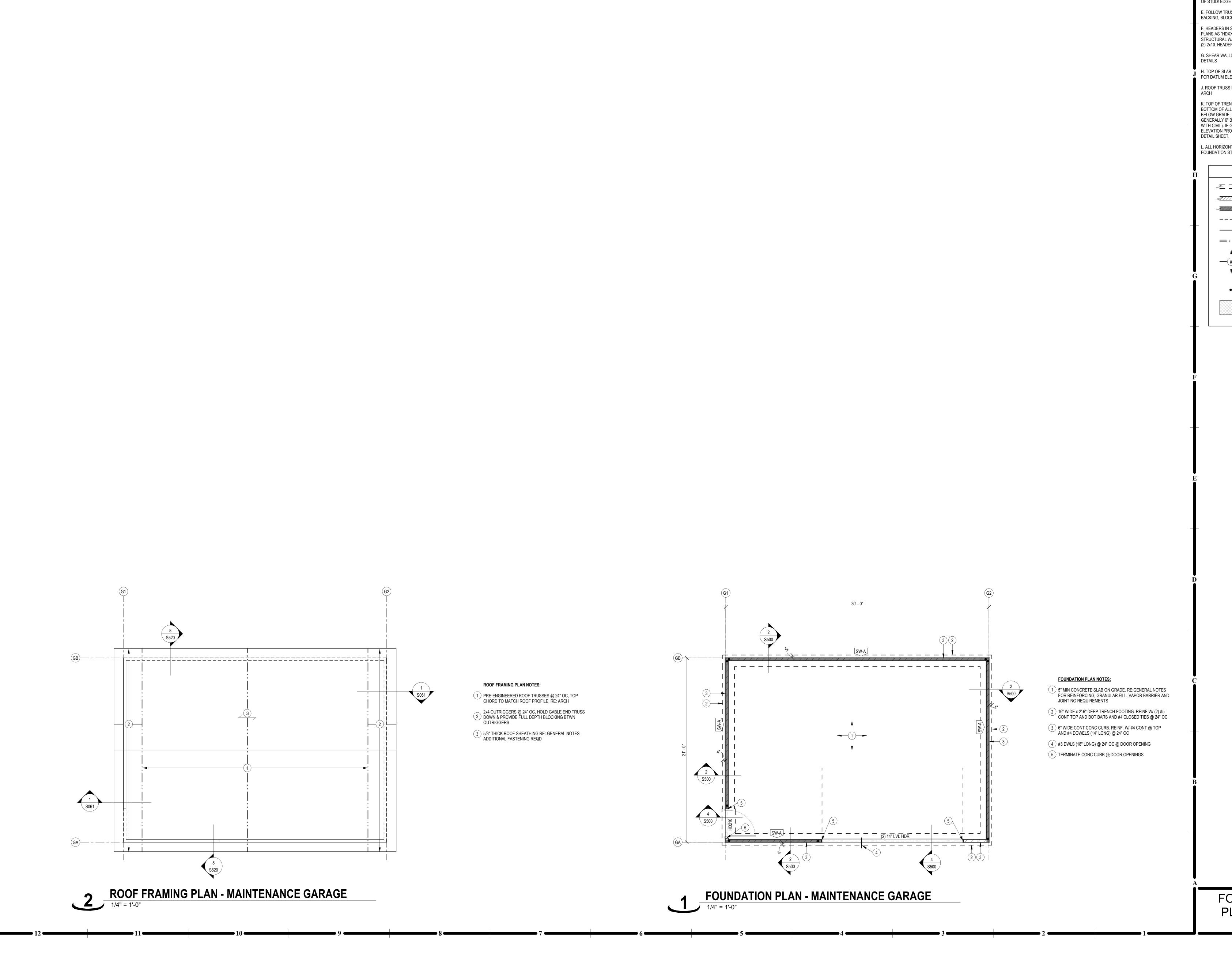
1) POUR TRENCH FOOTING OVER TOP OF FOOTING TO FULLY ENCAPSULATE COLUMN BASEPLATE BEND REINF. AROUND COLUMN AS REQ.



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FOUNDATION, WALL, AND ROOF FRAMING PLAN - CLUBHOUSE



SHEET NOTES:

A. REFERENCE SHEET S001 FOR STRUCTURAL GENERAL NOTES. REVIEW NOTES & DETAILS FOR APPLICABILITY.

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

K C. ALL STRUCTUREAL WALLS ARE 2x4 @ 16" OC UNO. BUILDING CORNER ZONES (4'-6" FROM EDGE OF BUILDING) SHALL BE 2x4

> D. DIMENSIONS TO EXTERIOR WALLS ARE TO EXTERIOR FACE OF STUD/ EDGE OF SLAB

E. FOLLOW TRUSS MFCR RECOMMENDED DETAILIN, INSTALL BACKING, BLOCKING, BRIDGING, ETC AS REQD

F. HEADERS IN STRUCTURAL WALLS ARE CALLED OUT ON PLANS AS "HDXXX" RE: TYP DETAIL. ALL HEADERS IN STRUCTURAL WALL WHERE OPENING IS LESS THAN 4'-0" ARE (2) 2x10. HEADERS IN NON-STRUCTURAL WALLS ARE (2) 2x6

G. SHEAR WALLS ARE CALLED OUT ON PLAN AS "SW-X" RE: TYP

H. TOP OF SLAB ELEVATION = 100'-0" UNO RE: ARCH & CIVIL

FOR DATUM ELEVATION J. ROOF TRUSS BRG = 9'-1 1/8" ABOVE TOP OF SLAB, UNO RE:

K. TOP OF TRENCH FOOTING ELEVATION = 99'-4" UNO. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE 3'-0" MIN BELOW GRADE, DEEPEN FOOTINGS AS REQUIRED. GRADE IS GENERALLY 6" BELOW FINISH FLOOR ELEVATION (COORDINATE WITH CIVIL). IF GRADE IS MORE THAN 6" BELOW TOP OF SLAB ELEVATION PROVIDE STEM WALL AS REQUIRED PER TYPICAL DETAIL SHEET.

L. ALL HORIZONTAL REINF SHALL BE CONT THROUGH FOUNDATION STEPS

FRAMING LEGEND

FOUNDATION / WALL BELOW LOAD BEARING WALL SHEAR WALL **————** HEADER

> BEAM (STEEL) **===** BUILT UP WOOD BEAM SPAN DIRECTION

—(#) / JOIST / TRUSS EXTENTS OF JOIST HOLDOWN

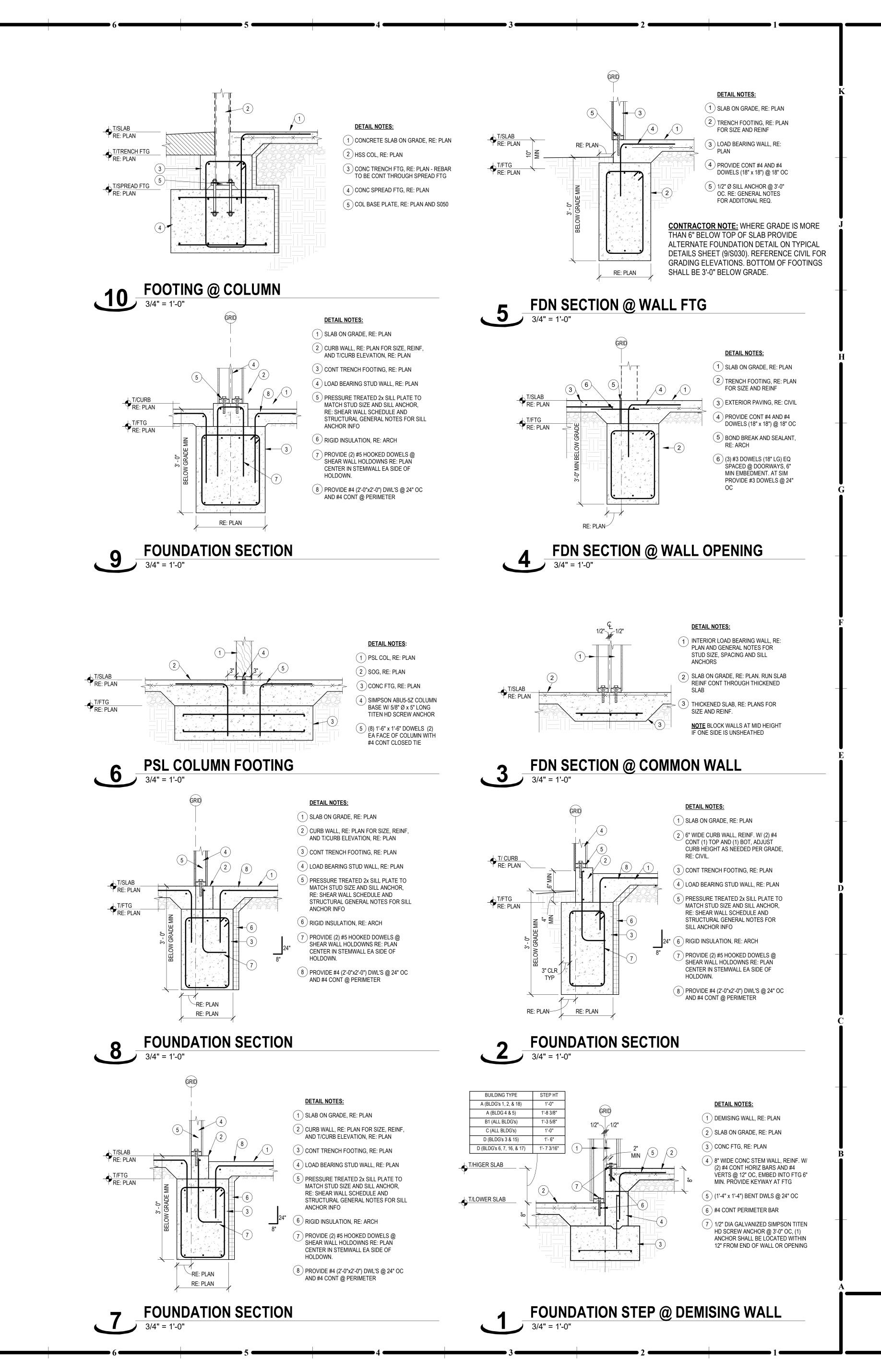
OVERBUILD

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REVISION DATES:



FOUNDATION & ROOF FRAMING PLAN - MAINTENANCE GARAGE



COllins | Webb Arch

-UNION AI BLACKWELL
HENANDOAH DRIVE
S SUMMIT, MO 64063

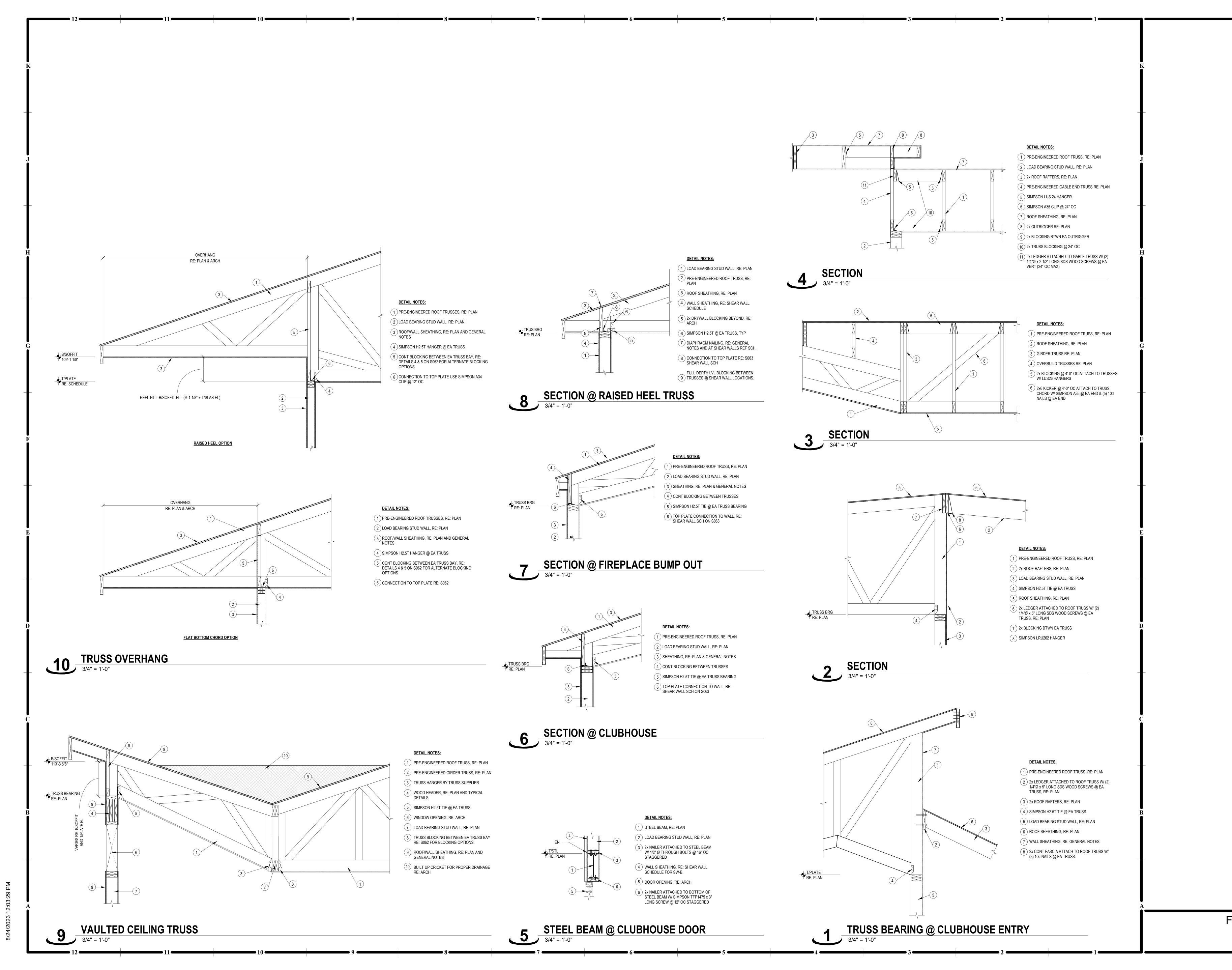
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STAND SEI #: 23090

FOUNDATION SECTIONS



SHENANDOAH DRIVE

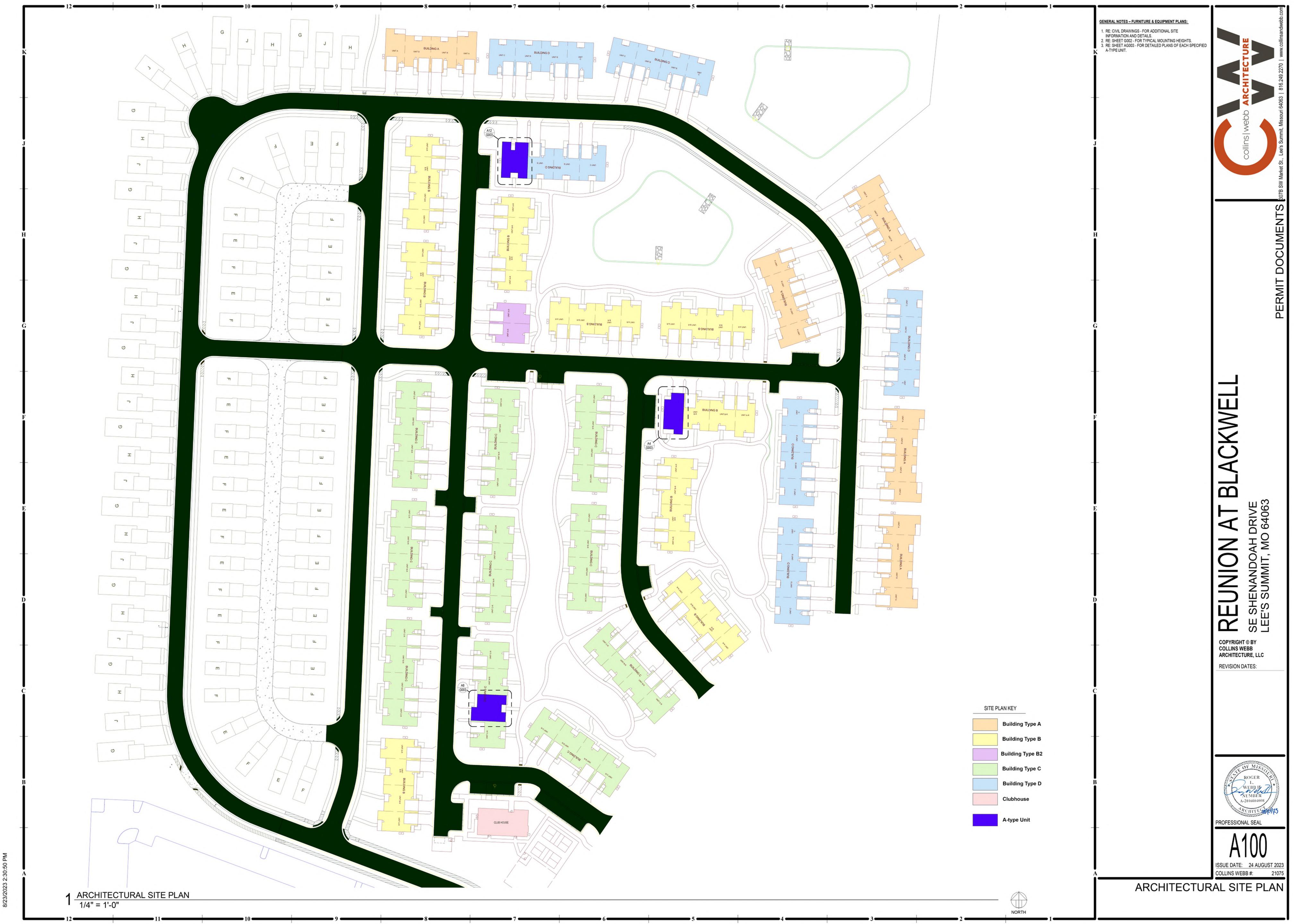
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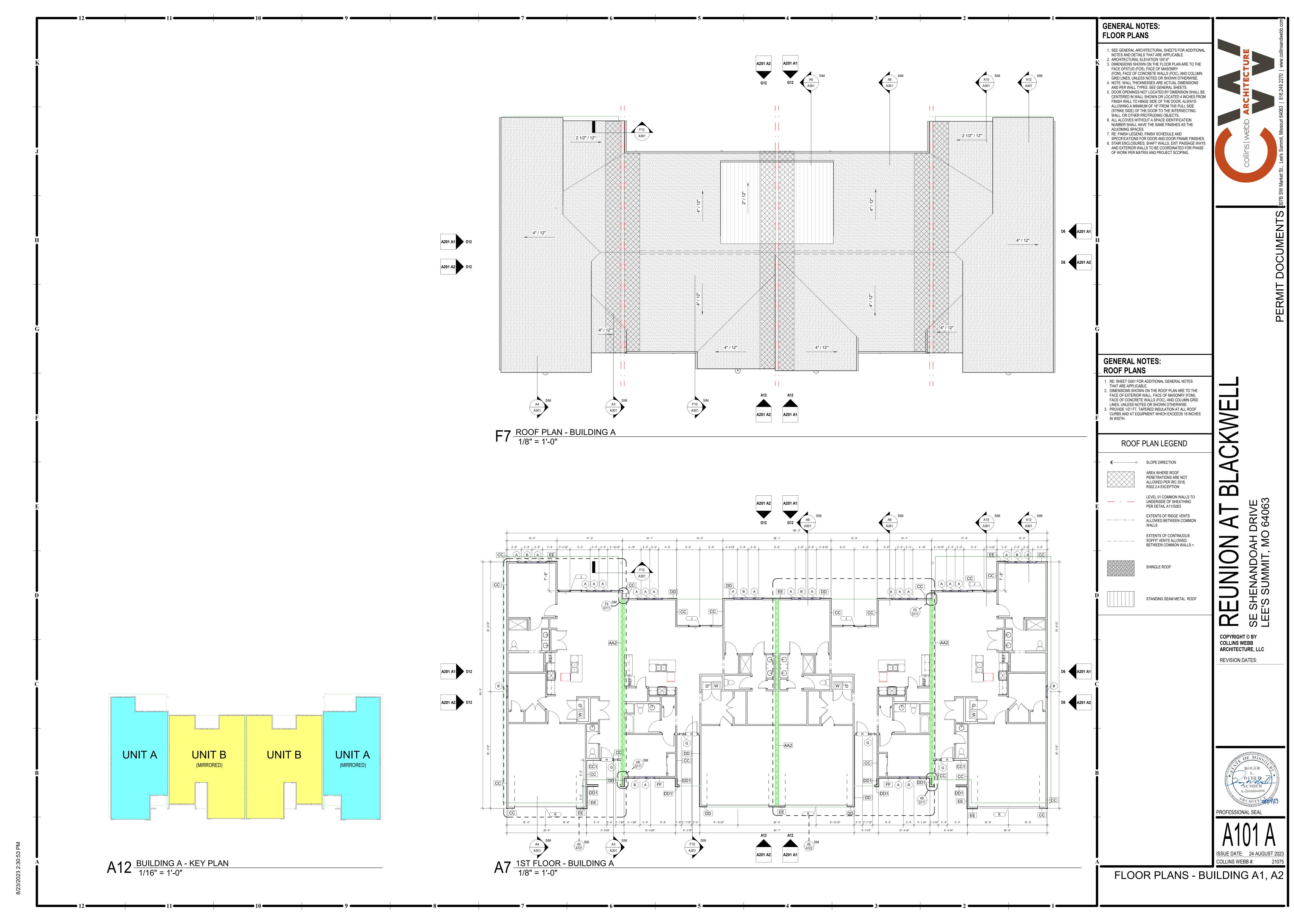
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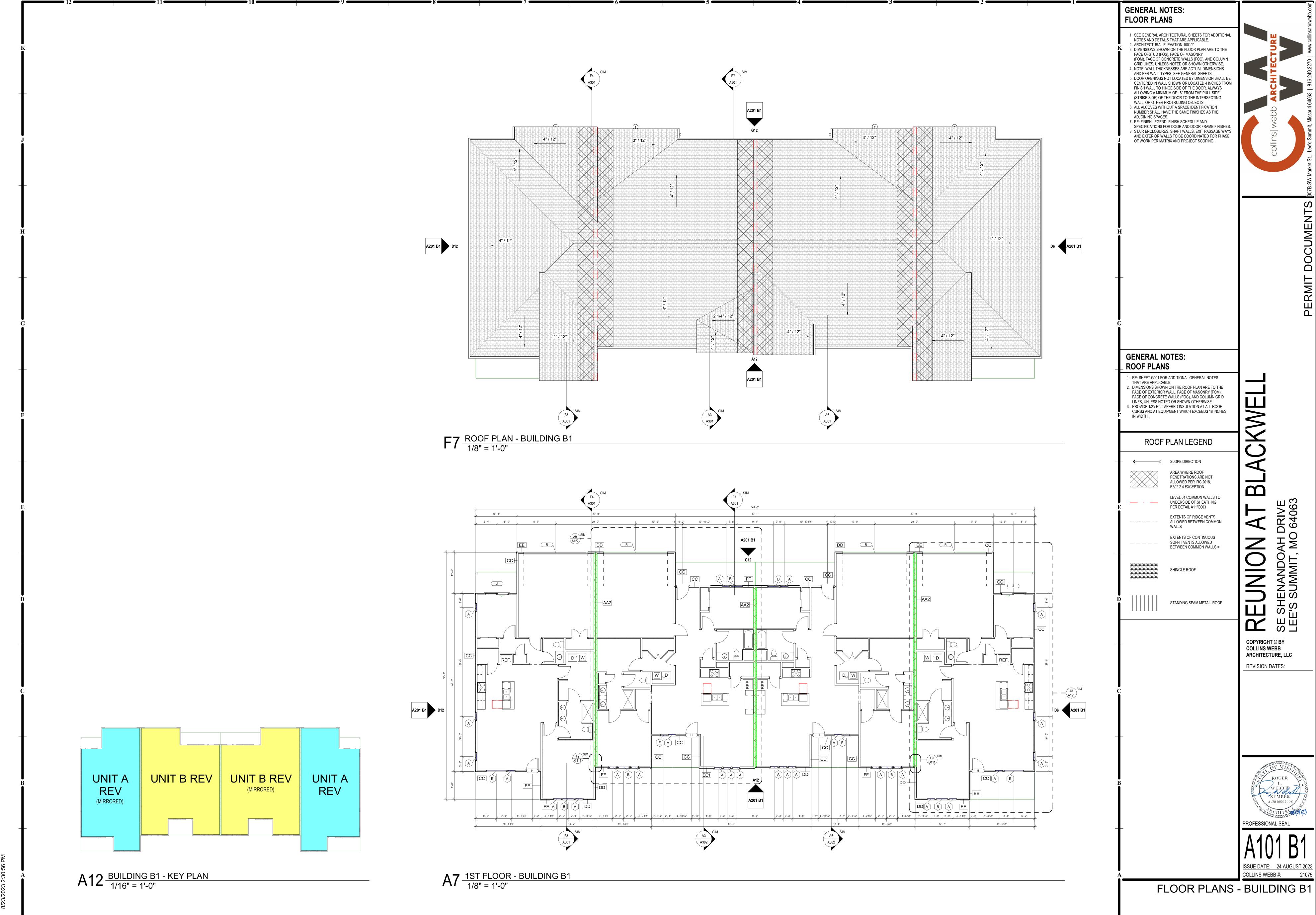
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ISSUE DATE: 24 AUGUST 2023

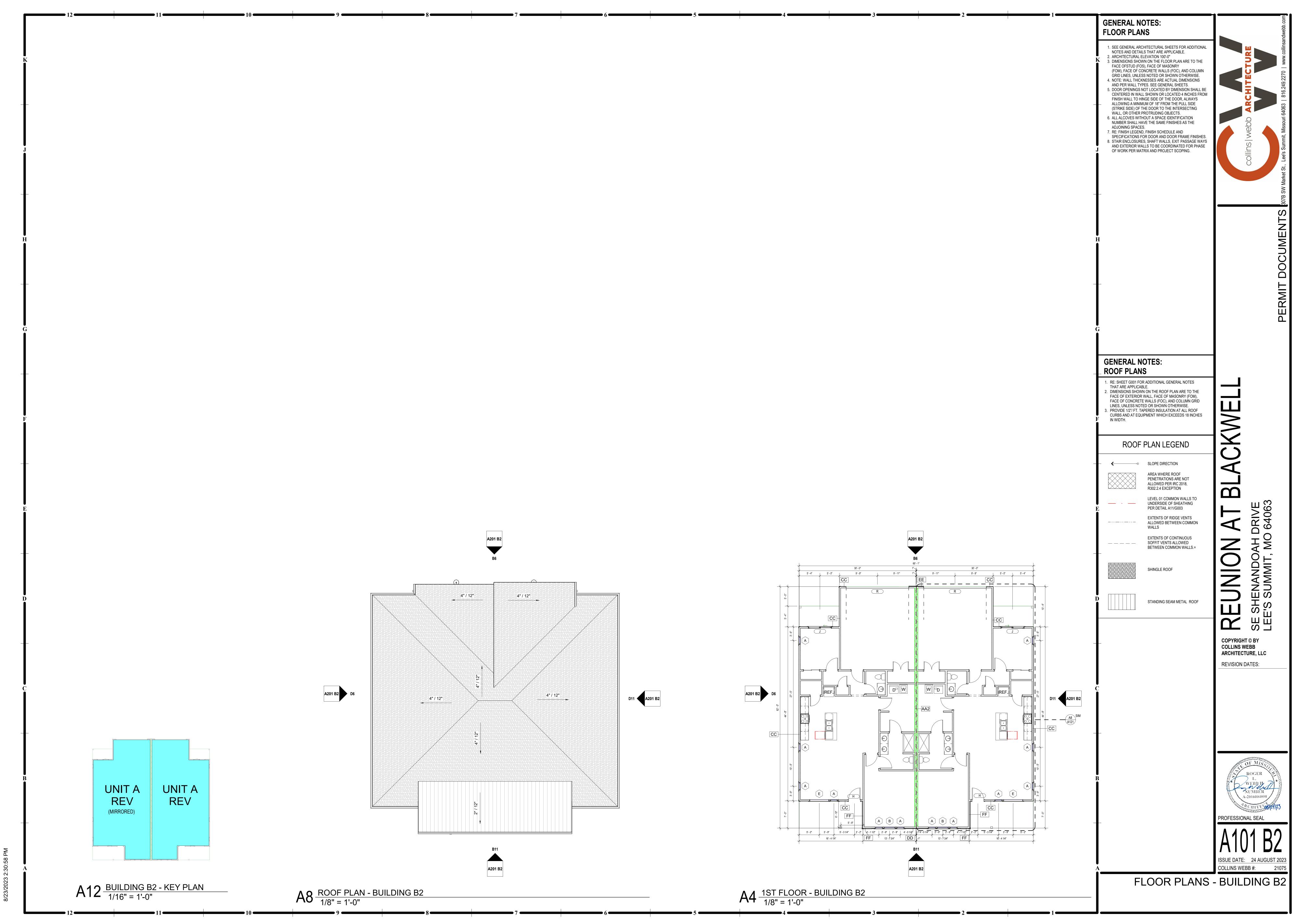
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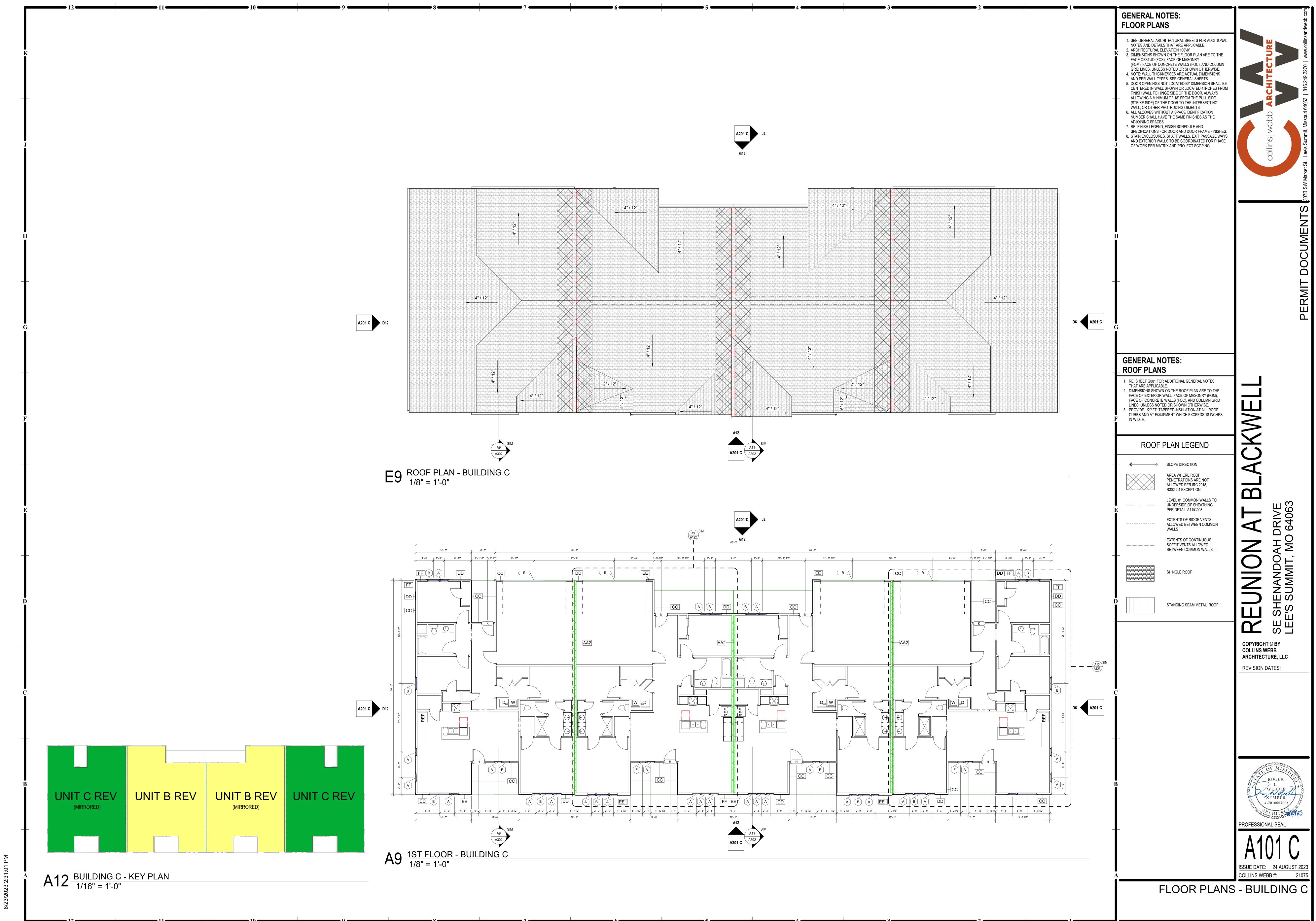


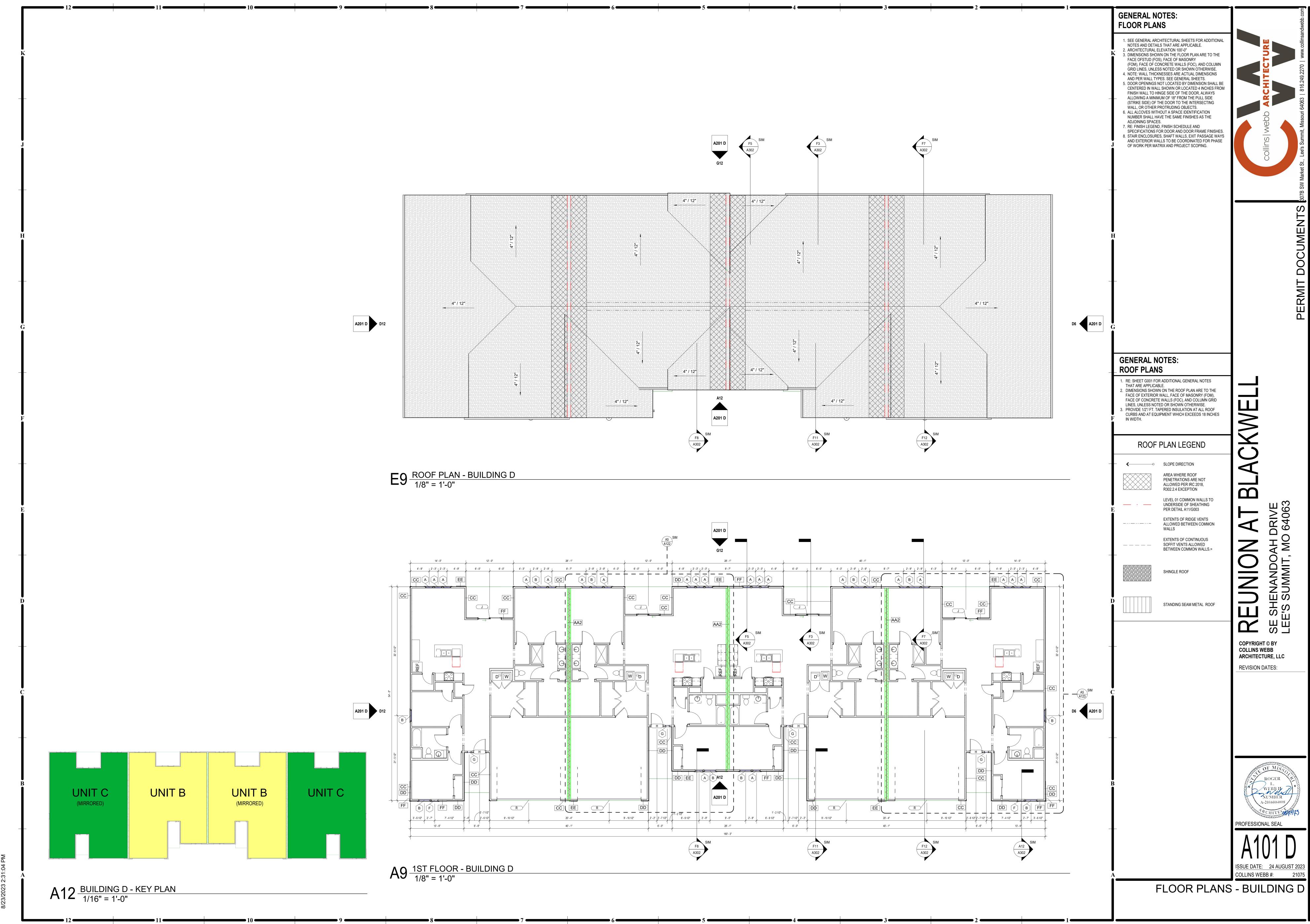




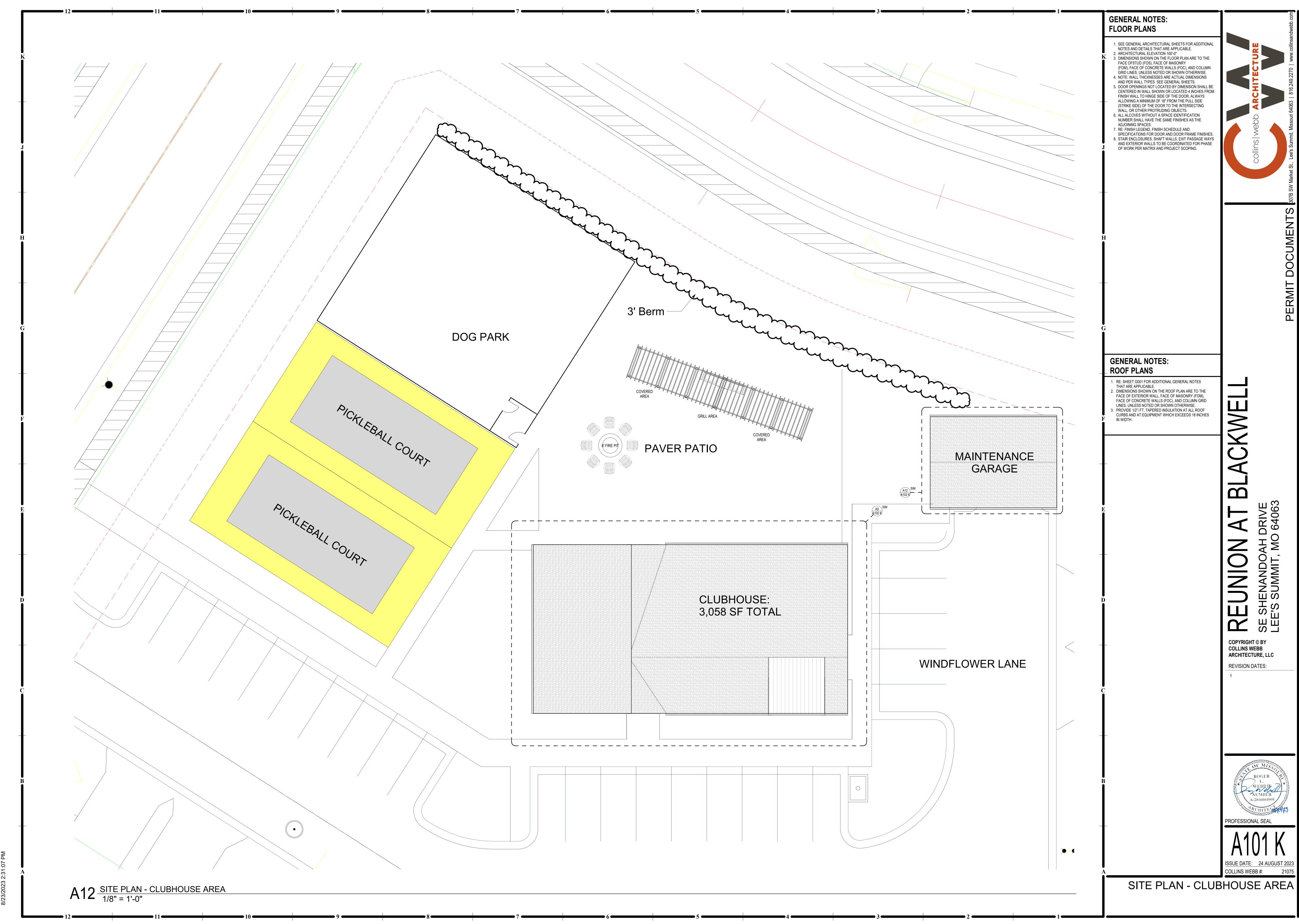
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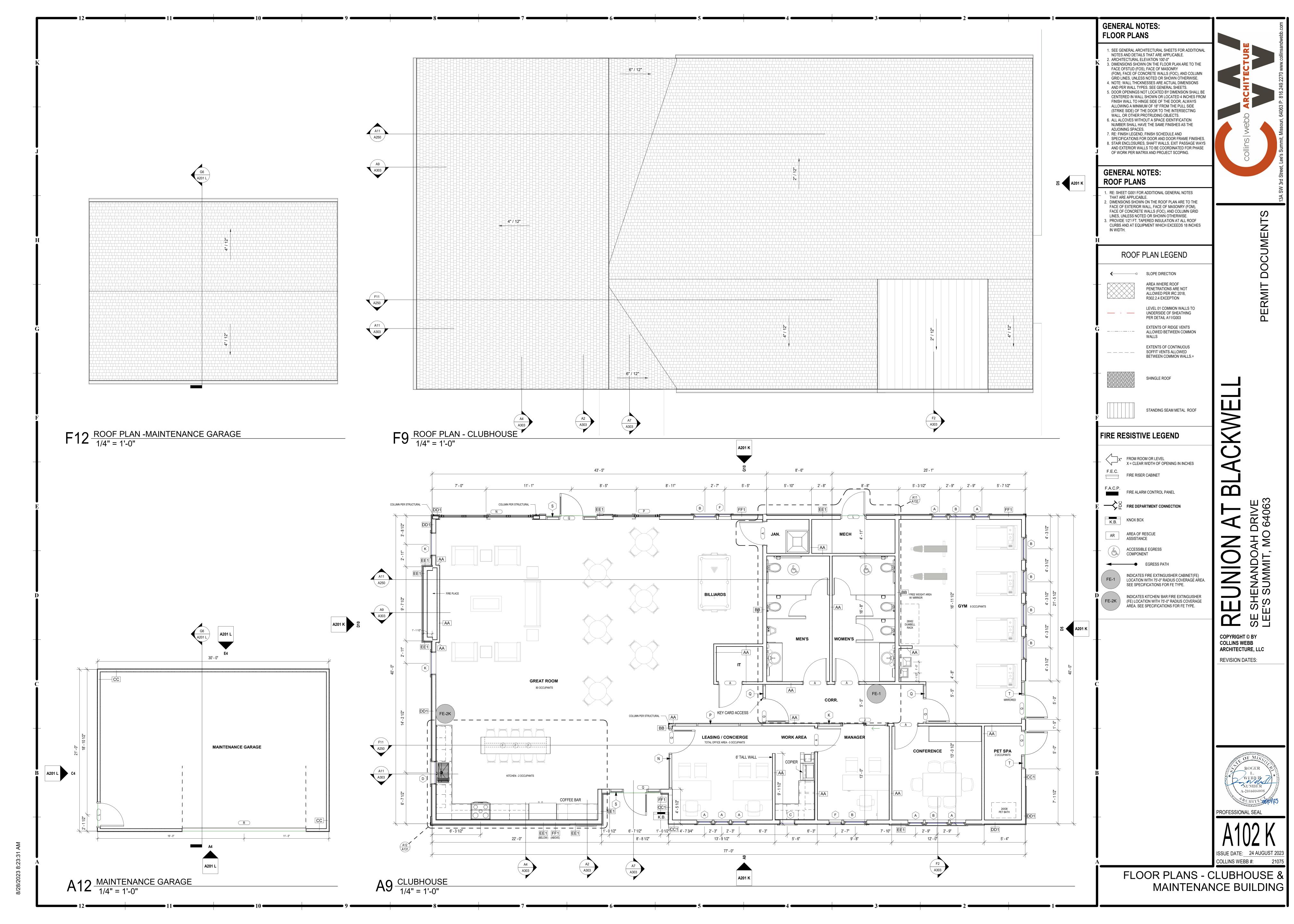


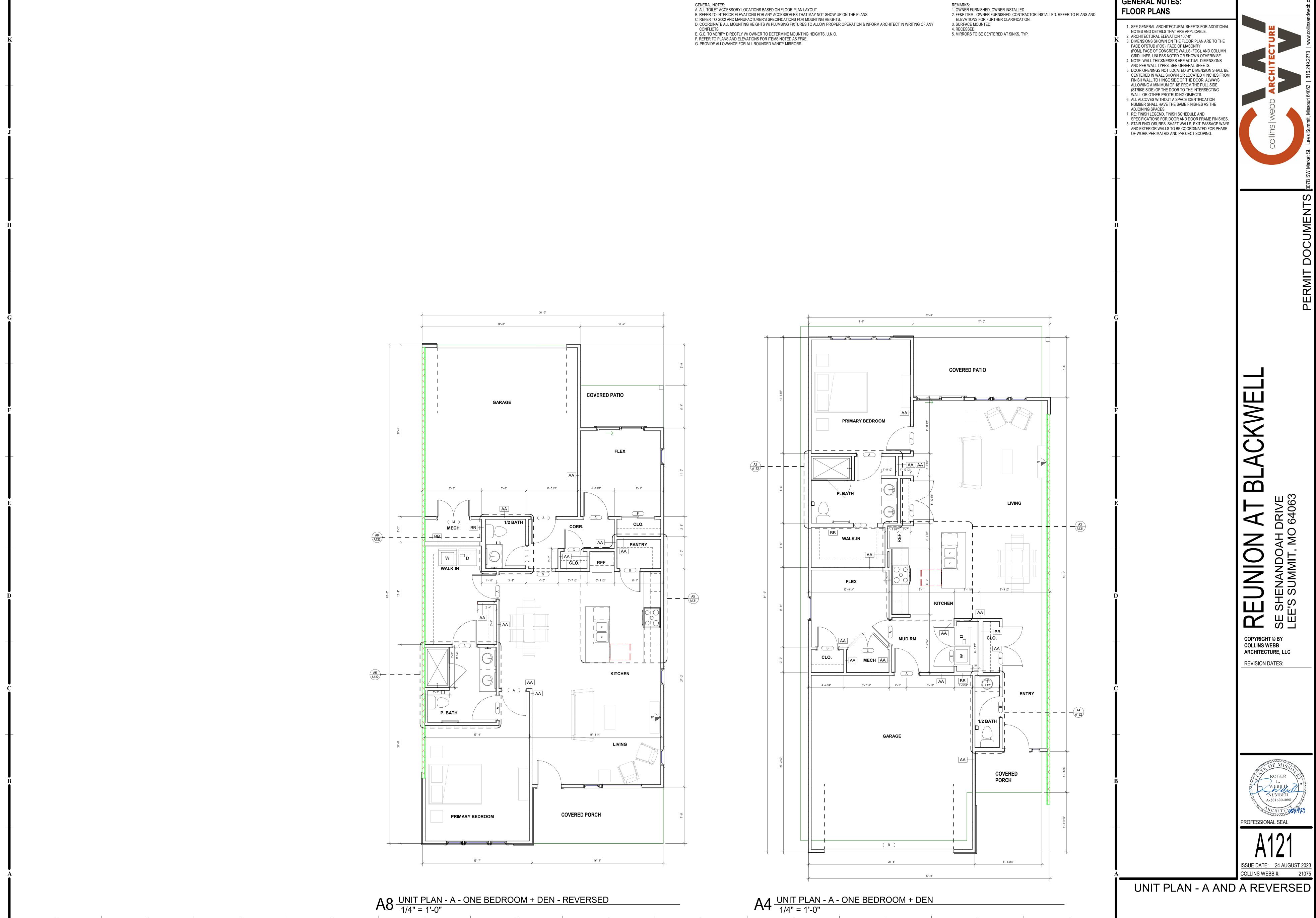


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GENERAL NOTES:

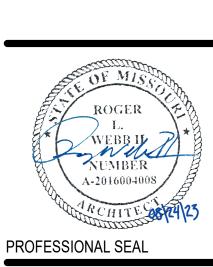
GENERAL NOTES: GENERAL NOTES;
A. ALL TOILET ACCESSORY LOCATIONS BASED ON FLOOR PLAN LAYOUT. REMARKS:
1. OWNER FURNISHED, OWNER INSTALLED. FLOOR PLANS B. REFER TO INTERIOR ELEVATIONS FOR ANY ACCESSORIES THAT MAY NOT SHOW UP ON THE PLANS. 2. FF&E ITEM - OWNER FURNISHED, CONTRACTOR INSTALLED. REFER TO PLANS AND C. REFER TO G002 AND MANUFACTURER'S SPECIFICATIONS FOR MOUNTING HEIGHTS.
D. COORDINATE ALL MOUNTING HEIGHTS W/ PLUMBING FIXTURES TO ALLOW PROPER OPERATION & INFORM ARCHITECT IN WRITING OF ANY ELEVATIONS FOR FURTHER CLARIFICATION. 3. SURFACE MOUNTED. 4. RECESSED. E. G.C. TO VERIFY DIRECTLY W/ OWNER TO DETERMINE MOUNTING HEIGHTS, U.N.O. F. REFER TO PLANS AND ELEVATIONS FOR ITEMS NOTED AS FF&E. 5. MIRRORS TO BE CENTERED AT SINKS, TYP. G. PROVIDE ALLOWANCE FOR ALL ROUNDED VANITY MIRRORS. ADJOINING SPACES. 40' - 0" 14' - 0" 12' - 0" 14' - 0" 20' - 0" 20' - 0" BEDROOM #2 **KITCHEN** BEDROOM #2 COVERED PATIO 6' - 0" A9 UNIT PLAN - B - TWO BEDROOM - REVERSED 1/4" = 1'-0" A5 UNIT PLAN - B - TWO BEDROOM 1/4" = 1'-0"

1. SEE GENERAL ARCHITECTURAL SHEETS FOR ADDITIONAL NOTES AND DETAILS THAT ARE APPLICABLE. 2. ARCHITECTURAL ELEVATION 100'-0"
3. DIMENSIONS SHOWN ON THE FLOOR PLAN ARE TO THE FACE OFSTUD (FOS), FACE OF MASONRY (FOM), FACE OF CONCRETE WALLS (FOC), AND COLUMN AND PER WALL TYPES. SEE GENERAL SHEETS.

GRID LINES, UNLESS NOTED OR SHOWN OTHERWISE. 4. NOTE: WALL THICKNESSES ARE ACTUAL DIMENSIONS 5. DOOR OPENINGS NOT LOCATED BY DIMENSION SHALL BE CENTERED IN WALL SHOWN OR LOCATED 4 INCHES FROM FINISH WALL TO HINGE SIDE OF THE DOOR, ALWAYS 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

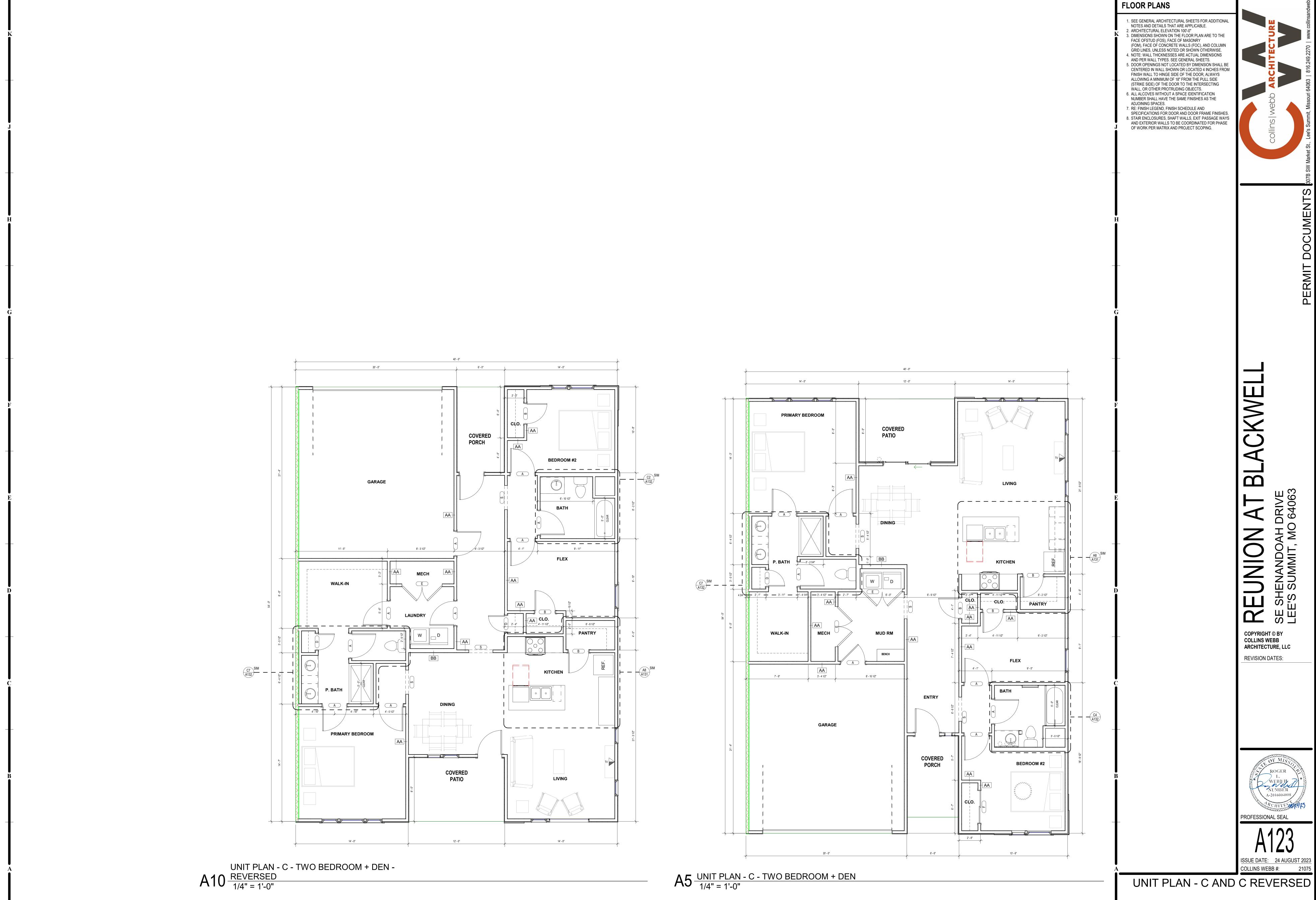
NUMBER SHALL HAVE THE SAME FINISHES AS THE 7. RE: FINISH LEGEND, FINISH SCHEDULE AND SPECIFICATIONS FOR DOOR AND DOOR FRAME FINISHES. 8. STAIR ENCLOSURES, SHAFT WALLS, EXIT PASSAGE WAYS AND EXTERIOR WALLS TO BE COORDINATED FOR PHASE OF WORK PER MATRIX AND PROJECT SCOPING.

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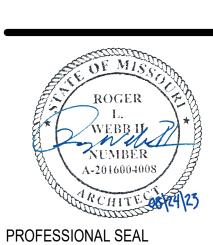


ISSUE DATE: 24 AUGUST 2023
COLLINS WEBB #: 21075

UNIT PLAN - B AND B REVERSED



GENERAL NOTES:





KITCHEN ENLARGED PLANS AND ELEVATIONS



GENERAL NOTES:

1. RE: SHEET G001 FOR ADDITIONAL GENERAL NOTES THAT ARE 2. RE: SHEET G002 ACCESSIBILITY GUIDELINES FOR MOUNTING HEIGHTS OF FIXTURES AND ACCESSORIES. 3. RE: A901 FOR FINISH LEGEND AND FINISH SCHEDULE FOR

SPECIFIC FINISH INFORMATION AND LOCATIONS. 4. RE: A902 FINISH FLOOR PLANS FOR ADDITIONAL WALL FINISH 5. RE: SHEET A903 FOR REVEAL AND CONTROL JOINT DETAILS,

WALL PROTECTION DETAILS, AND FLOOR TRANSITION / WALL 6. RE: ENLARGED FLOOR PLAN SHEETS FOR TOILET ACCESSORY SCHEDULE.

7. PROVIDE GYPSUM BOARD CONTROL JOINTS AT DOOR HEADERS WHERE EXPOSED/FINISHED GYPSUM BOARD EXCEEDS 30 FEET (TYP.), UNLESS SHOWN OTHERWISE. JOINTS TO BE LINED UP WITH BOTH SIDES OF DOOR FRAMES FOR DOORS 4'-0" AND OVER AND ALL DOORS THAT ARE LEAD LINED. CONTROL JOINTS NOT NECESSARY AT WALLS WHERE ACOUSTICAL WALLCOVERING IS SPECIFIED. 8. PROVIDE PRIMER ON ALL WALL SURFACES THAT ARE TO RECEIVE WALLCOVERING (WC1, WC2, WC3, WC4).

9. CONTINUE WALL FINISH AS SCHEDULED BEHIND ALL FURNITURE AND EQUIPMENT, INCLUDING UNDER OPEN TRANSITION ALL WALL AND BASE FINISHES, AND/ OR COLOR CHANGES AT INSIDE CORNERS, UNLESS NOTED OTHERWISE CONSULT ARCHITECT FOR CLARIFICATION, IF NECESSARY. 1. CONTINUE WALL BASE AT ALL WALLS, FURRED OUT COLUMNS & COLUMN COVERS, AND AT ALL CASEWORK TOE KICKS, SIDE PANELS, AND UNDER OPEN COUNTERS, UNLESS 2. CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS PRIOR

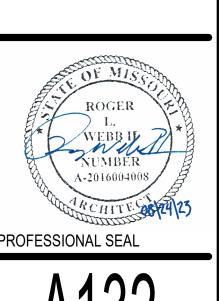
TO MILLWORK/ CASEWORK FABRICATION & INSTALLATION. 13. CONTRACTOR SHALL PROVIDE & INSTALL GROMMETS AT 48" O.C. MAX. AT ALL WORK STATIONS WITH OPEN KNEE SPACE. COORDINATE LOCATIONS DIRECTLY WITH ELECTRICAL/DATA DRAWINGS FOR OUTLET LOCATIONS. COLOR TO BE SELECTED BY ARCHITECT. 14. CONTRACTOR SHALL PROVIDE COUNTERTOP BRACKETS AT OPEN KNEE SPACES WIDER THAN 42" (TYP.). CENTER IN OPEN

AREA AND PAINT TO MATCH WALL COLOR, UNLESS NOTED OR SHOWN OTHERWISE. 15. ALIGN ALL WALL TILE JOINTS WITH FLOOR TILE JOINTS, UNLESS NOTED OR SHOWN OTHERWISE. 16. RE: EQUIPMENT DRAWINGS & SPECS. FOR EQUIPMENT ITEMS SHOWN DASHED, PROVIDED BY EQUIP. CONSULTANT AND/ OR SUPPLIED BY OWNER. COORDINATE WITH OTHER TRADES

17. MECH. & ELEC. SYMBOLS AND OUTLETS ARE SHOWN FOR REFERENCE ONLY. COORDINATE LOCATIONS WITH MEP DRAWINGS. CONSULT ARCHITECT FOR CLARIFICATION, IF

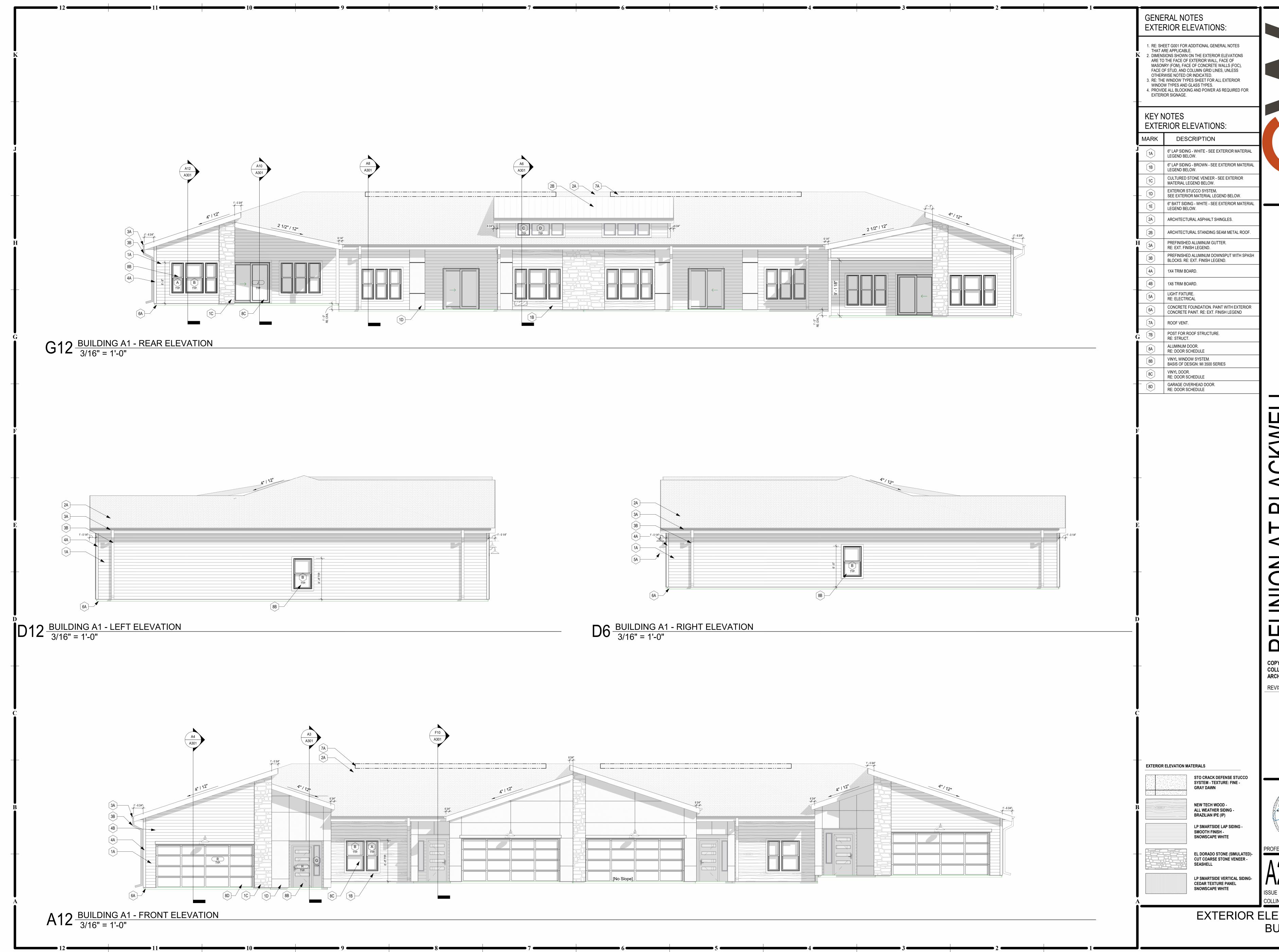
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BATHROOM ENLARGED PLANS AND ELEVATIONS

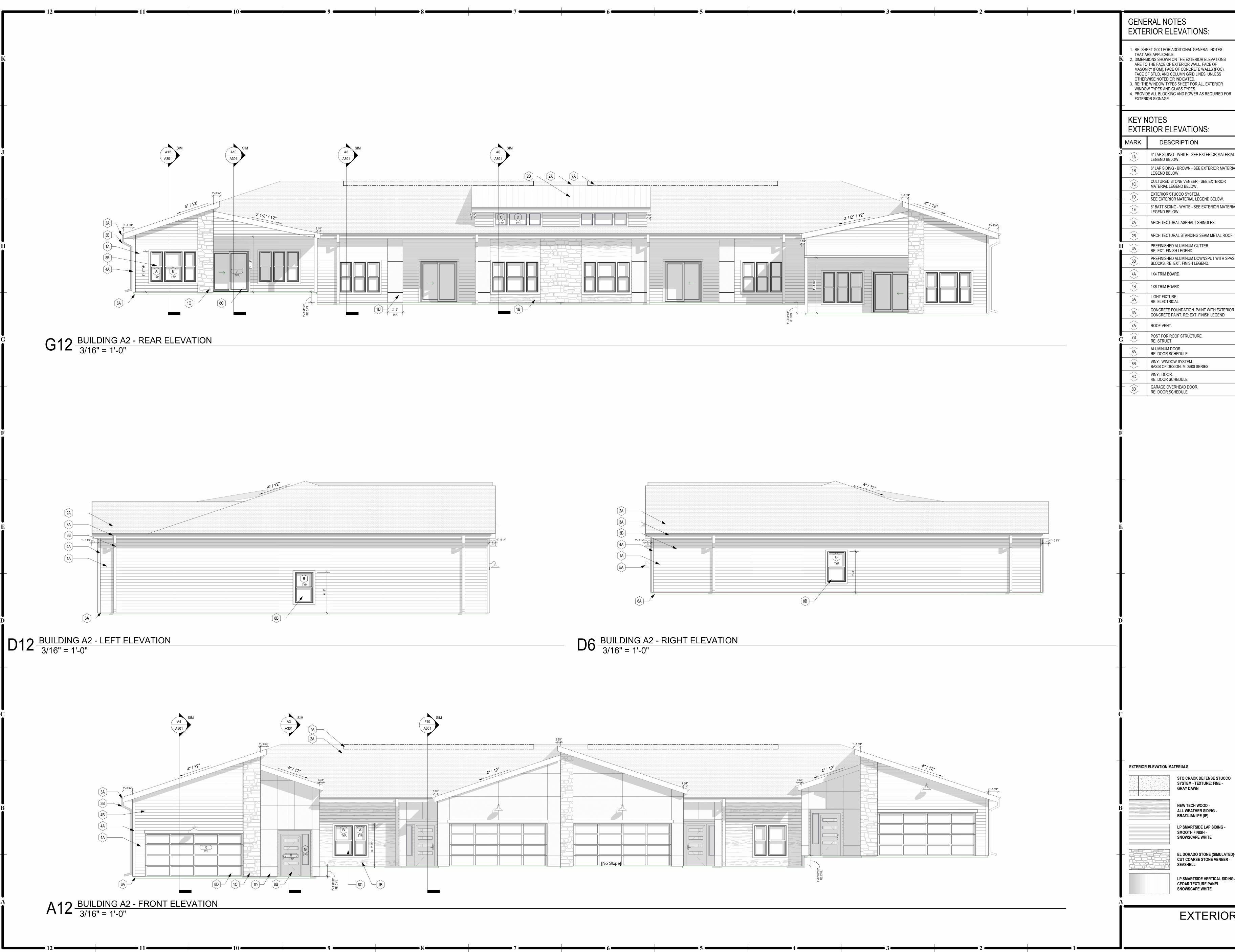


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EXTERIOR ELEVATIONS -BUILDING A1



GENERAL NOTES EXTERIOR ELEVATIONS:

> 1. RE: SHEET G001 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE. DIMENSIONS SHOWN ON THE EXTERIOR ELEVATIONS
> ARE TO THE FACE OF EXTERIOR WALL, FACE OF MASONRY (FOM), FACE OF CONCRETE WALLS (FOC), FACE OF STUD, AND COLUMN GRID LINES, UNLESS OTHERWISE NOTED OR INDICATED. 3. RE: THE WINDOW TYPES SHEET FOR ALL EXTERIOR

KEY NOTES

EXTERIOR ELEVATIONS: DESCRIPTION 6" LAP SIDING - WHITE - SEE EXTERIOR MATERIAL LEGEND BELOW. 6" LAP SIDING - BROWN - SEE EXTERIOR MATERIAL LEGEND BELOW. CULTURED STONE VENEER - SEE EXTERIOR MATERIAL LEGEND BELOW. EXTERIOR STUCCO SYSTEM. SEE EXTERIOR MATERIAL LEGEND BELOW. 6" BATT SIDING - WHITE - SEE EXTERIOR MATERIAL LEGEND BELOW. ARCHITECTURAL ASPHALT SHINGLES. ARCHITECTURAL STANDING SEAM METAL ROOF. PREFINISHED ALUMINUM GUTTER. RE: EXT. FINISH LEGEND. PREFINISHED ALUMINUM DOWNSPUT WITH SPASH BLOCKS. RE: EXT. FINISH LEGEND. 1X4 TRIM BOARD. 1X6 TRIM BOARD. LIGHT FIXTURE. RE: ELECTRICAL CONCRETE FOUNDATION. PAINT WITH EXTERIOR

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STO CRACK DEFENSE STUCCO SYSTEM - TEXTURE: FINE -GRAY DAWN

NEW TECH WOOD -ALL WEATHER SIDING -BRAZILIAN IPE (IP) LP SMARTSIDE LAP SIDING -SMOOTH FINISH -SNOWSCAPE WHITE

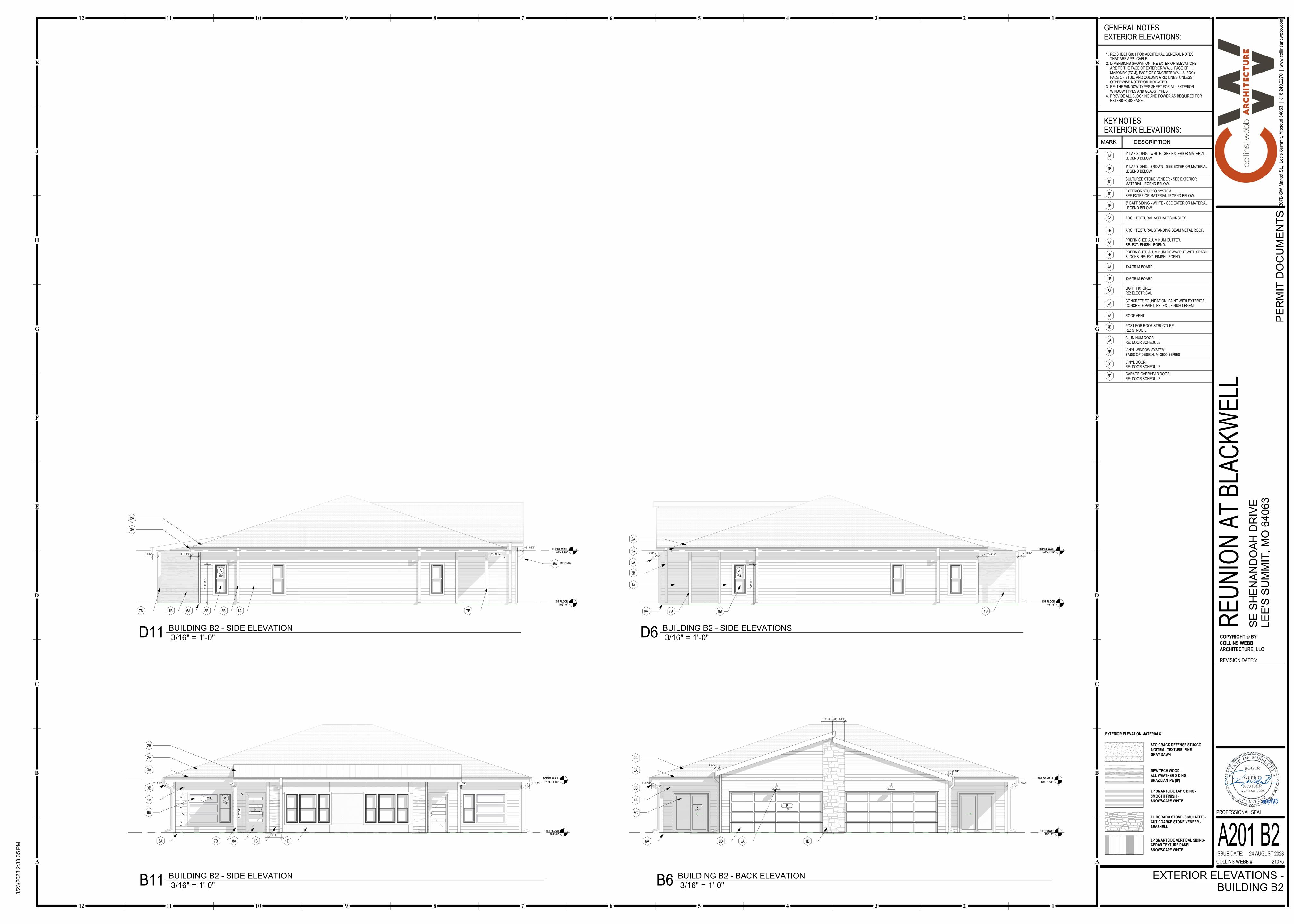
EL DORADO STONE (SIMULATED)-CUT COARSE STONE VENEER -SEASHELL

LP SMARTSIDE VERTICAL SIDING CEDAR TEXTURE PANEL SNOWSCAPE WHITE

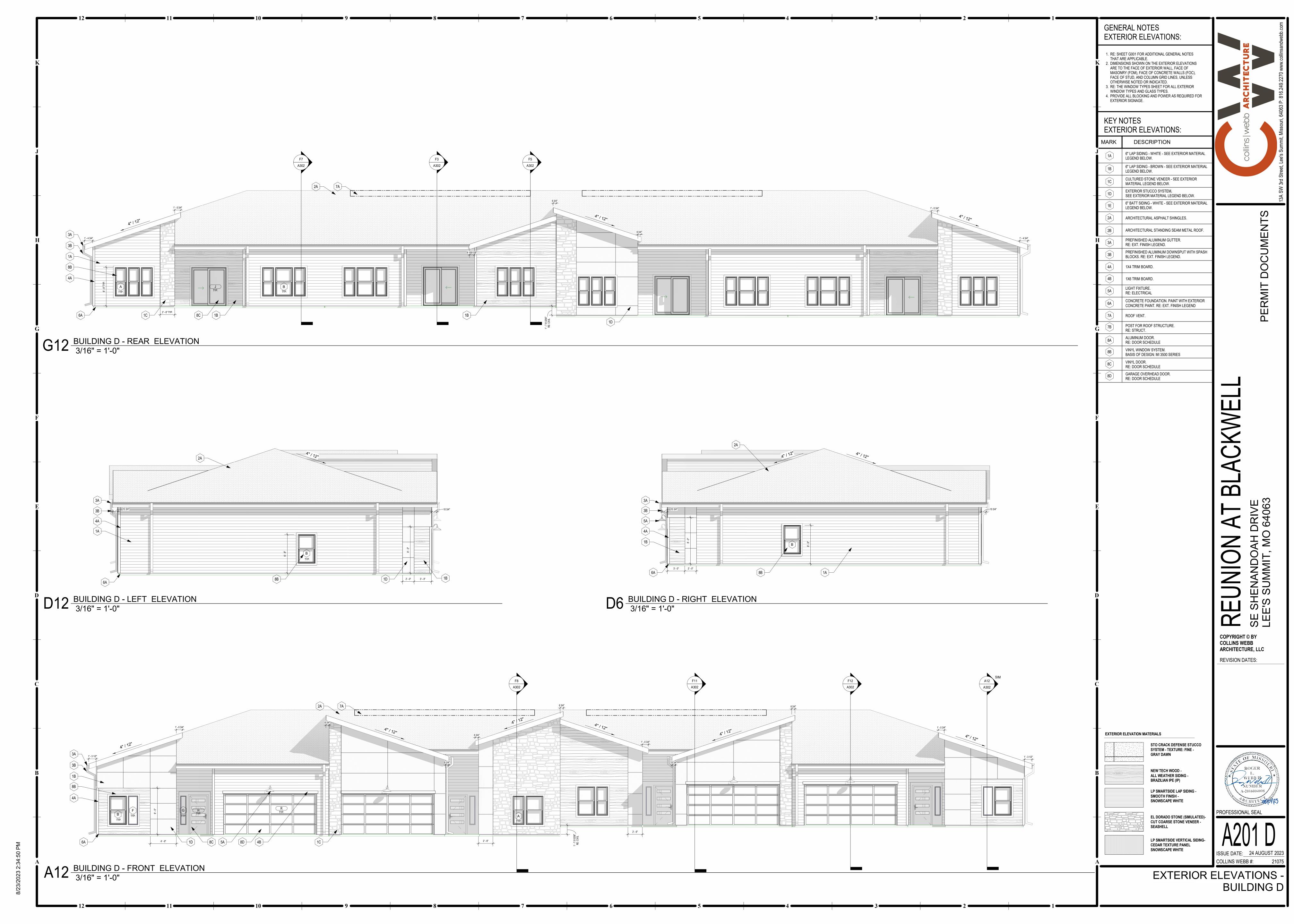
COLLINS WEBB #: 21075 **EXTERIOR ELEVATIONS -**BUILDING A2

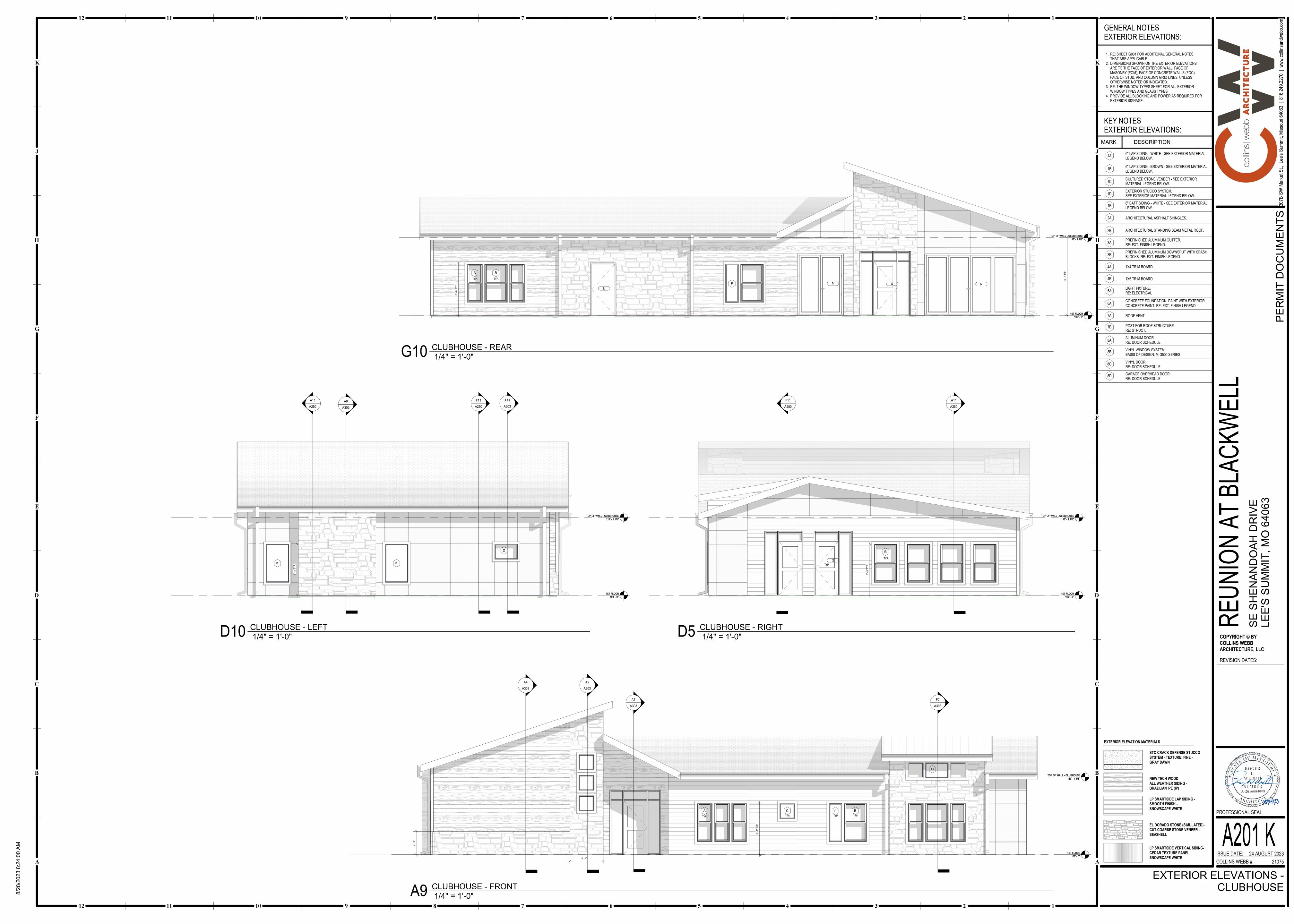


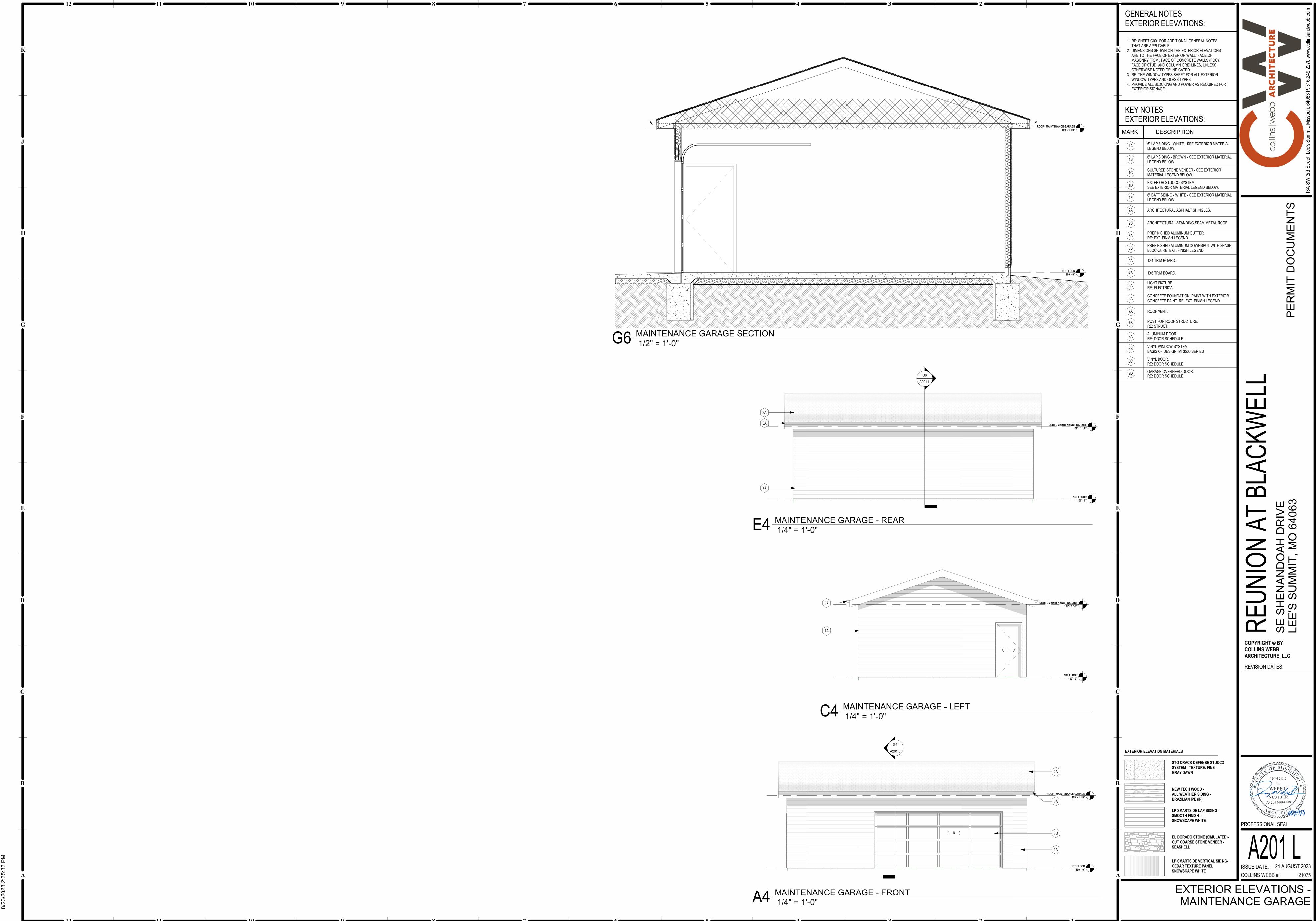
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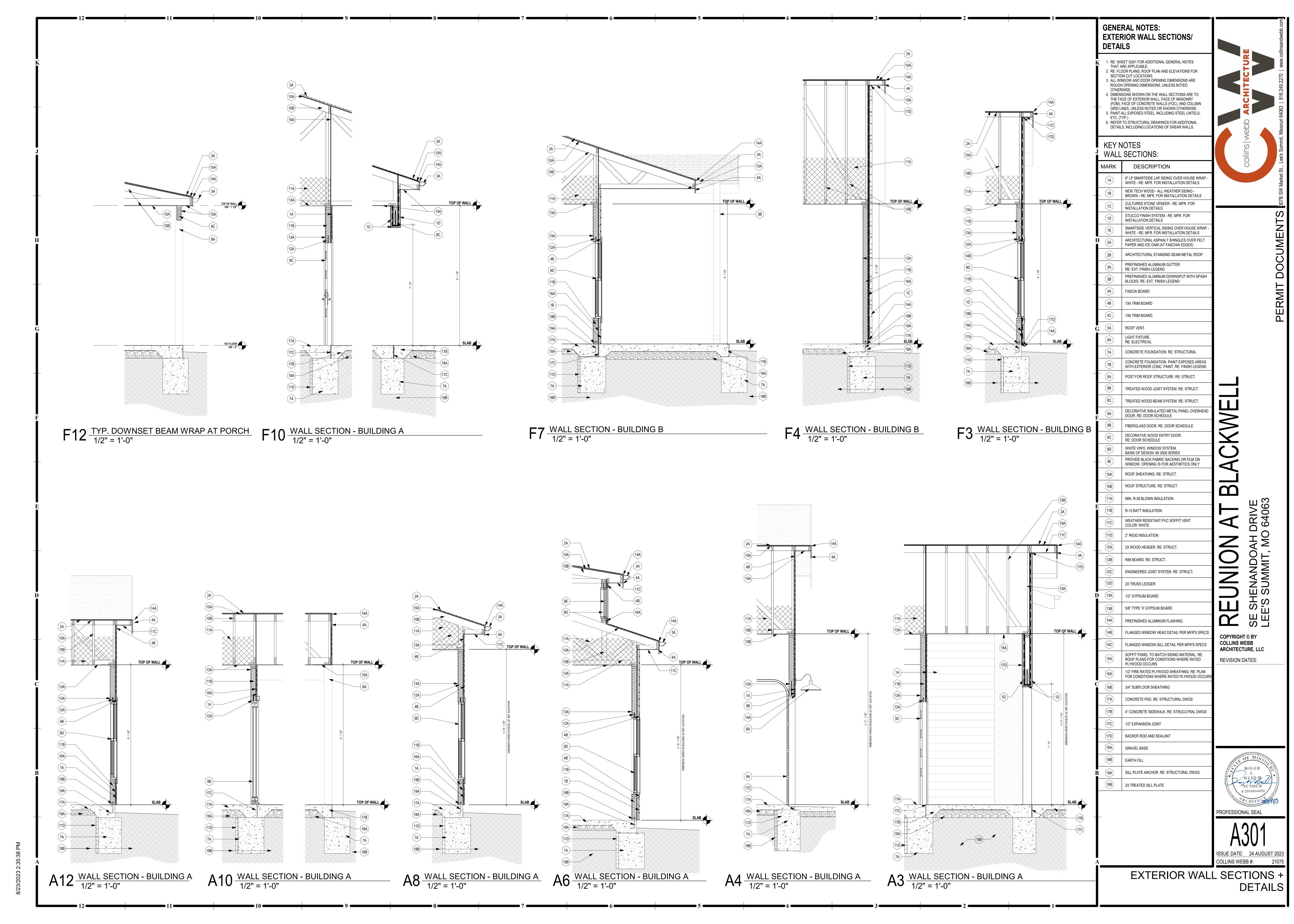


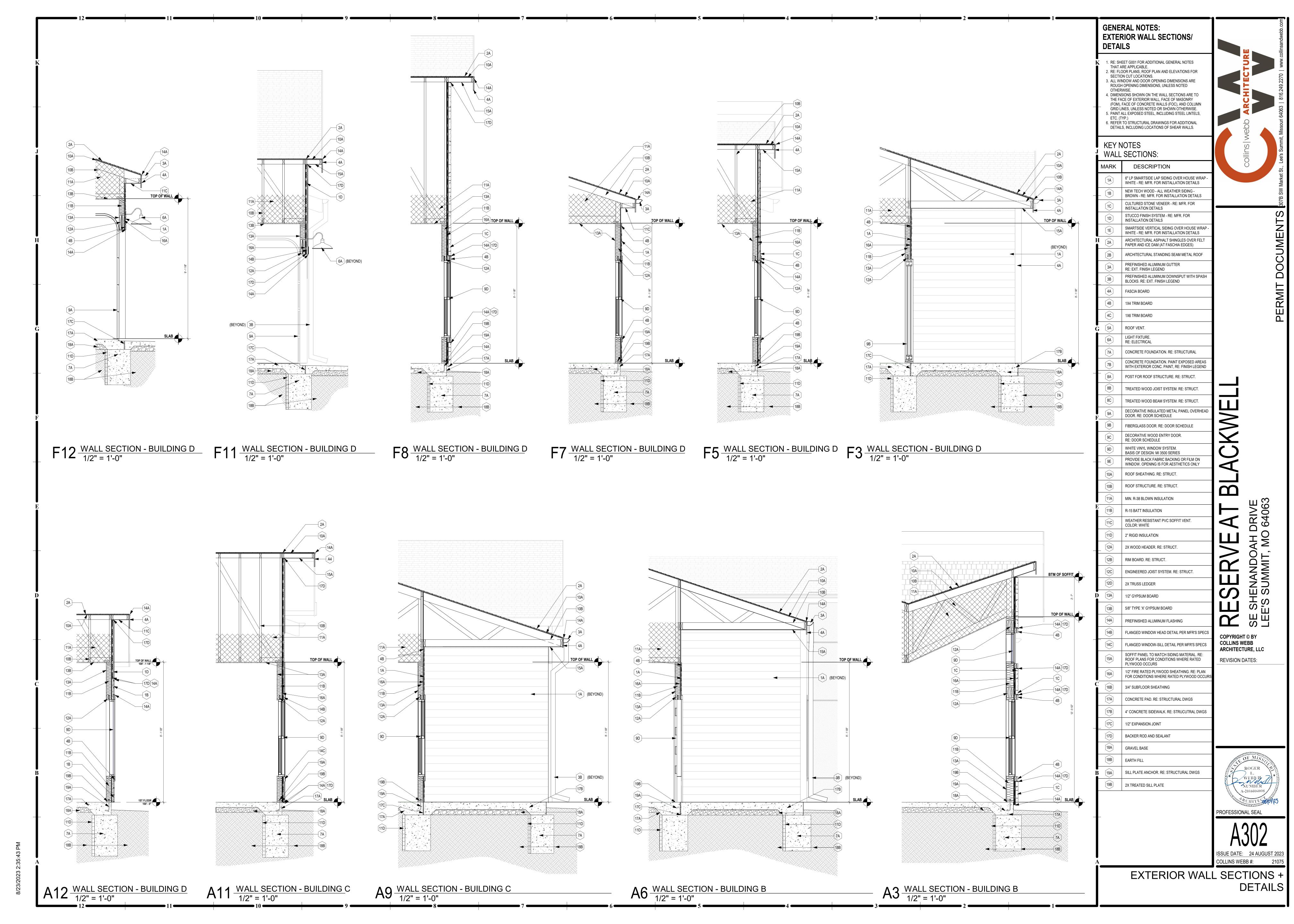


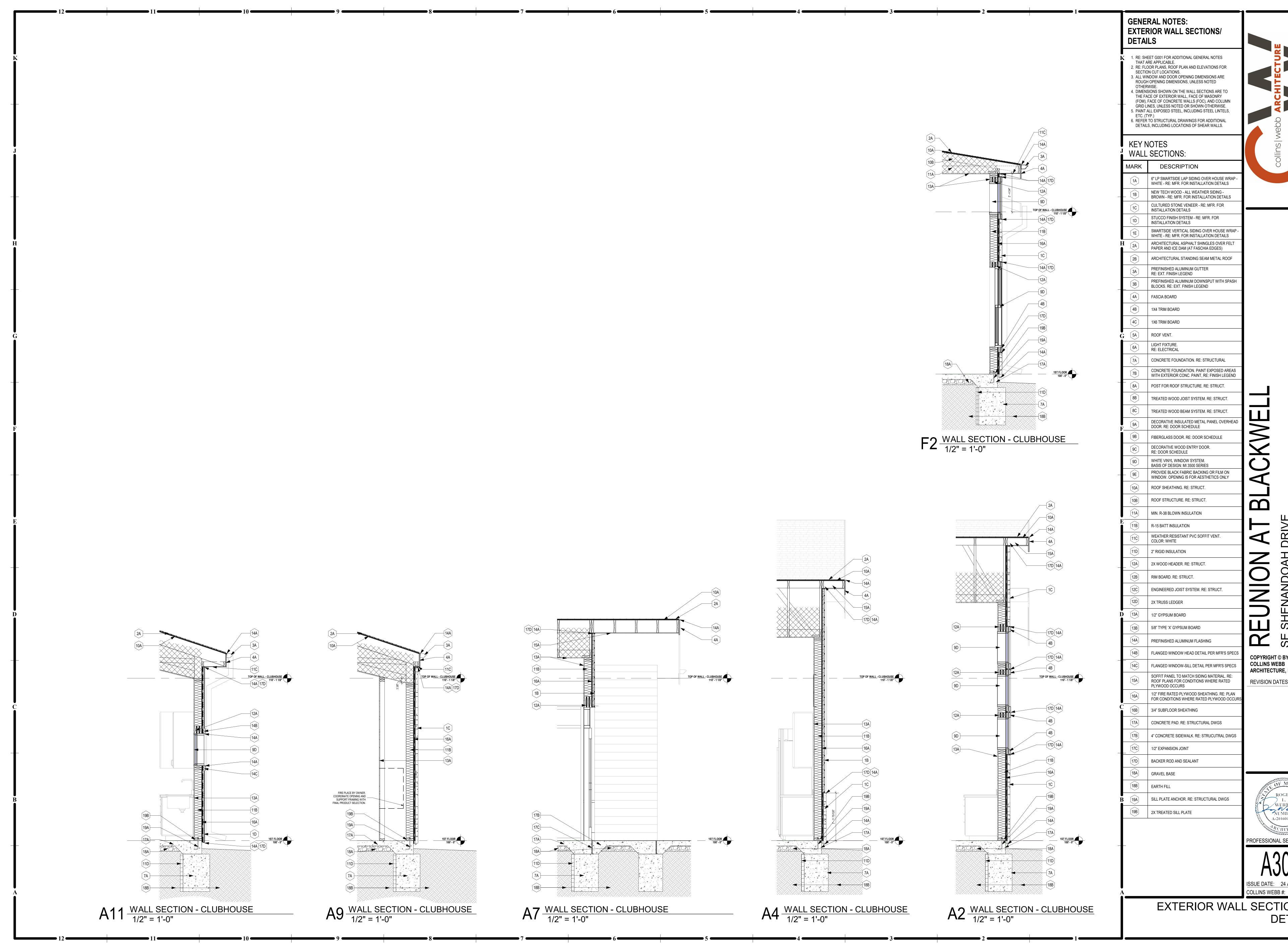












ISSUE DATE: 24 AUGUST 2023 COLLINS WEBB #: 21075

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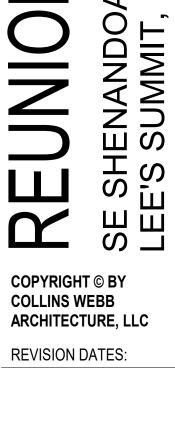
ARCHITECTURE, LLC

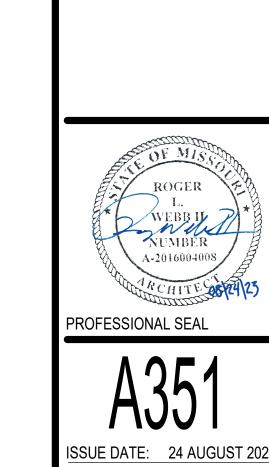
EXTERIOR WALL SECTIONS + DETAILS





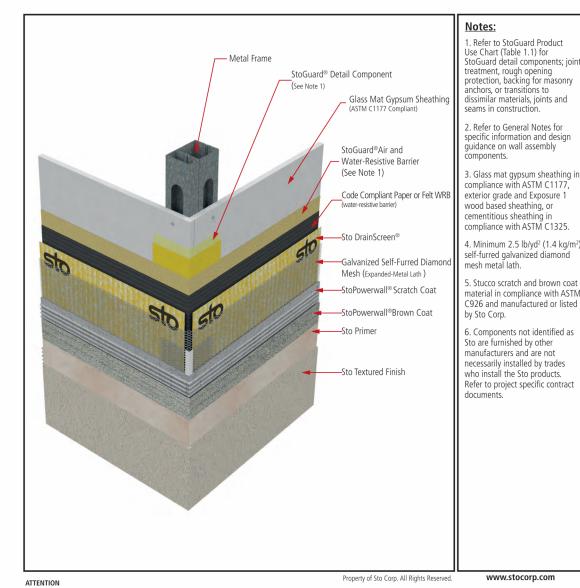


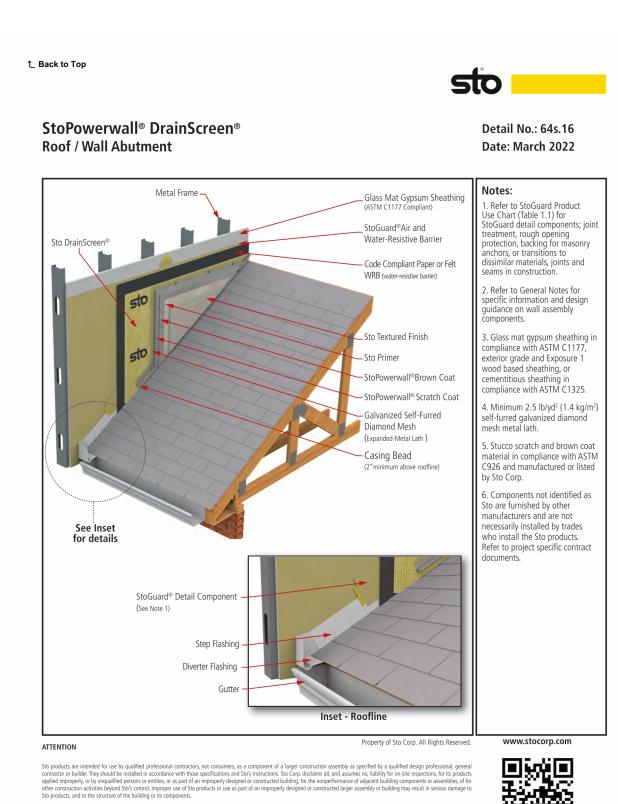


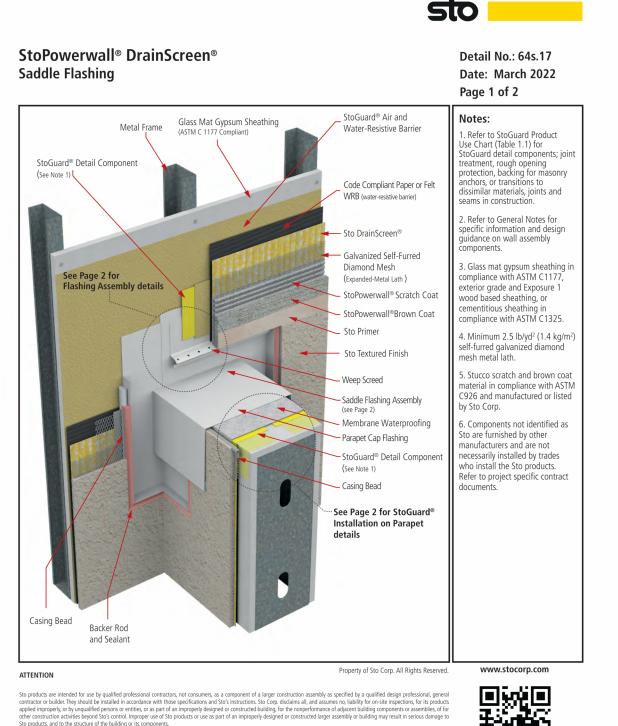


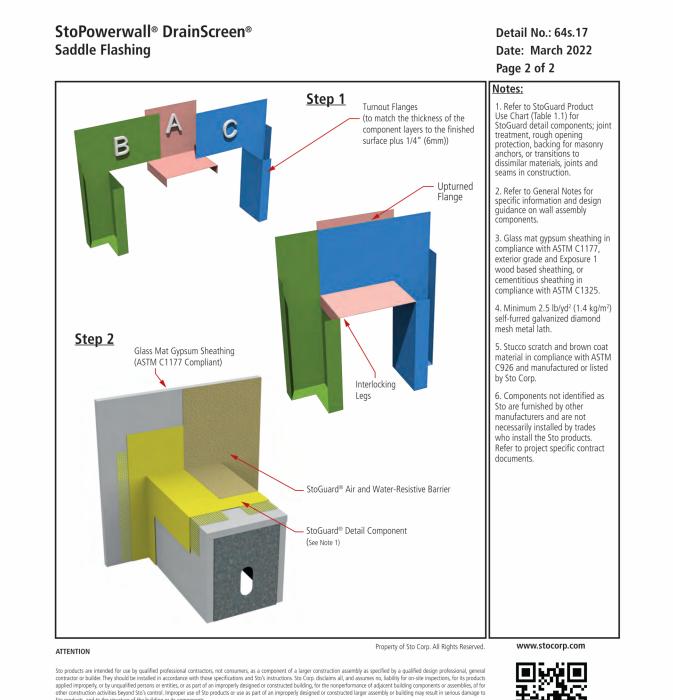


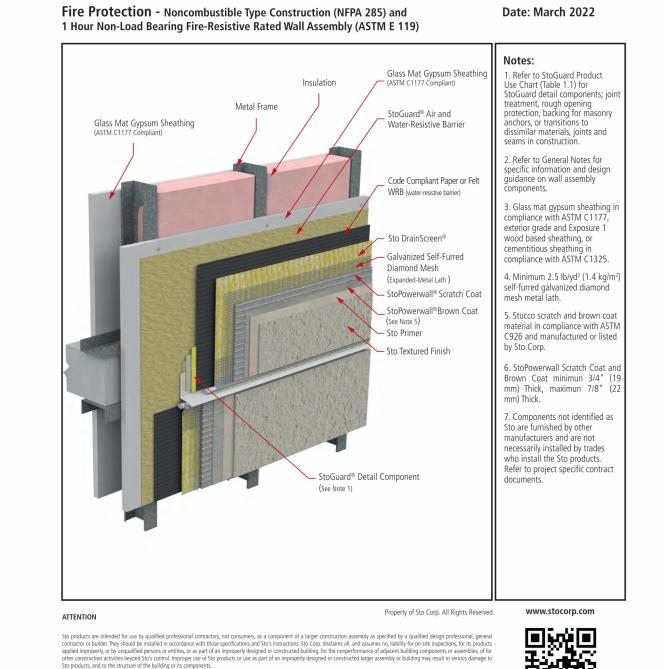


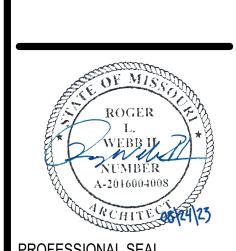












PROFESSIONAL SEAL

COLLINS WEBB #: 21075

WALL CLADDING DETAILS -

NewTechWood 1 1/16" (27MM ± 0.5MM) US45 I-TRIM AW08 CLIP AT EACH FURRING STRIP US09 TONGUE AND HORIZONTAL INSTALLATION SECTION SPECIFICATIONS: PROFILE: I TRIM USED AT THE BUTT JOINT OF TWO-COLUMN BOARDS WEIGHT: 0.71LB/FT MANUFACTURERS' NOTES: 1. REFER TO MANUFACTURER'S WEBSITE FOR ALL COLOR OPTIONS 1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS. 2. DO NOT SCALE DRAWING. FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION. THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE. 5. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.CADdetails.com/info AND ENTER REFERENCE NUMBER 5467-016.

US45: I-TRIM

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REVISION DATE 03/01/2022

CADdetails.com

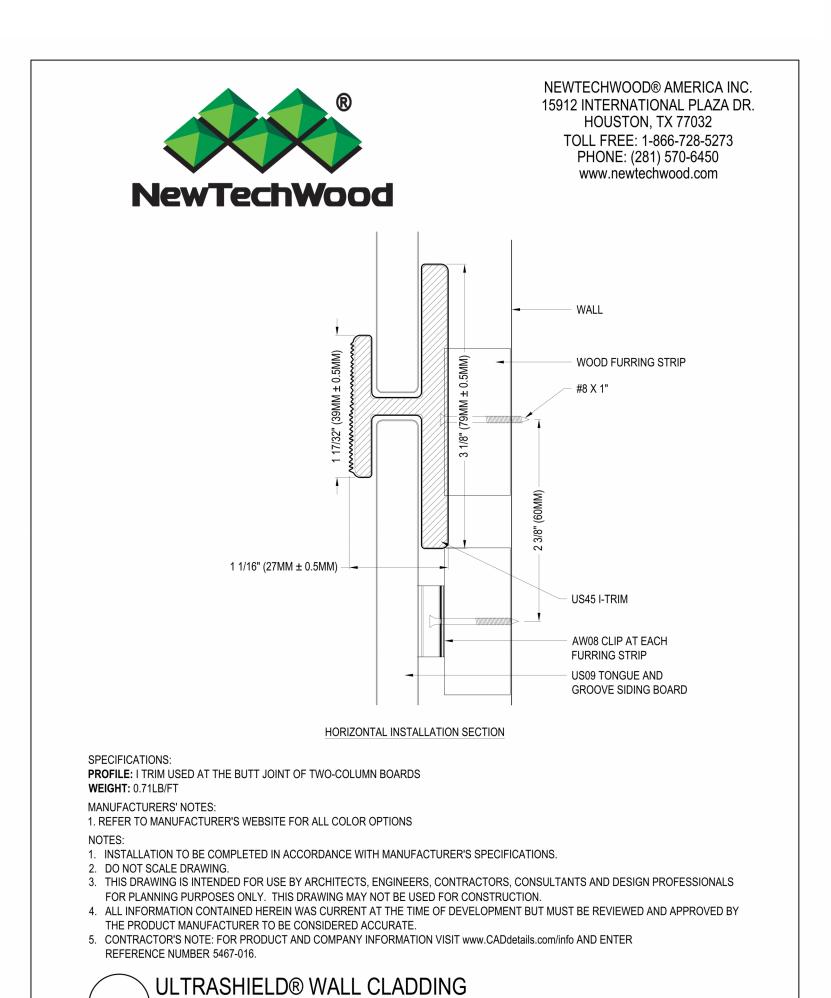
NEWTECHWOOD® AMERICA INC. 15912 INTERNATIONAL PLAZA DR. HOUSTON, TX 77032 TOLL FREE: 1-866-728-5273 PHONE: (281) 570-6450 www.newtechwood.com **NewTechWood** US09 TONGUE AND GROOVE SIDING BOARD WALL -US47 INSIDE CORNER TRIM – #8 X 1" - JOIST GROOVE SIDING BOARD HORIZONTAL INSTALLATION PLAN SPECIFICATIONS: PROFILE: INSIDE CORNER TRIM WEIGHT: 1.13LB/FT MANUFACTURERS' NOTES: 1. REFER TO MANUFACTURER'S WEBSITE FOR ALL COLOR OPTIONS 1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS. 2. DO NOT SCALE DRAWING. 3. THIS DRAWING IS INTENDED FOR USE BY ARCHITECTS, ENGINEERS, CONTRACTORS, CONSULTANTS AND DESIGN PROFESSIONALS FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION. 4. ALL INFORMATION CONTAINED HEREIN WAS CURRENT AT THE TIME OF DEVELOPMENT BUT MUST BE REVIEWED AND APPROVED BY THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE. 5. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.CADdetails.com/info AND ENTER REFERENCE NUMBER 5467-018. ULTRASHIELD® WALL CLADDING

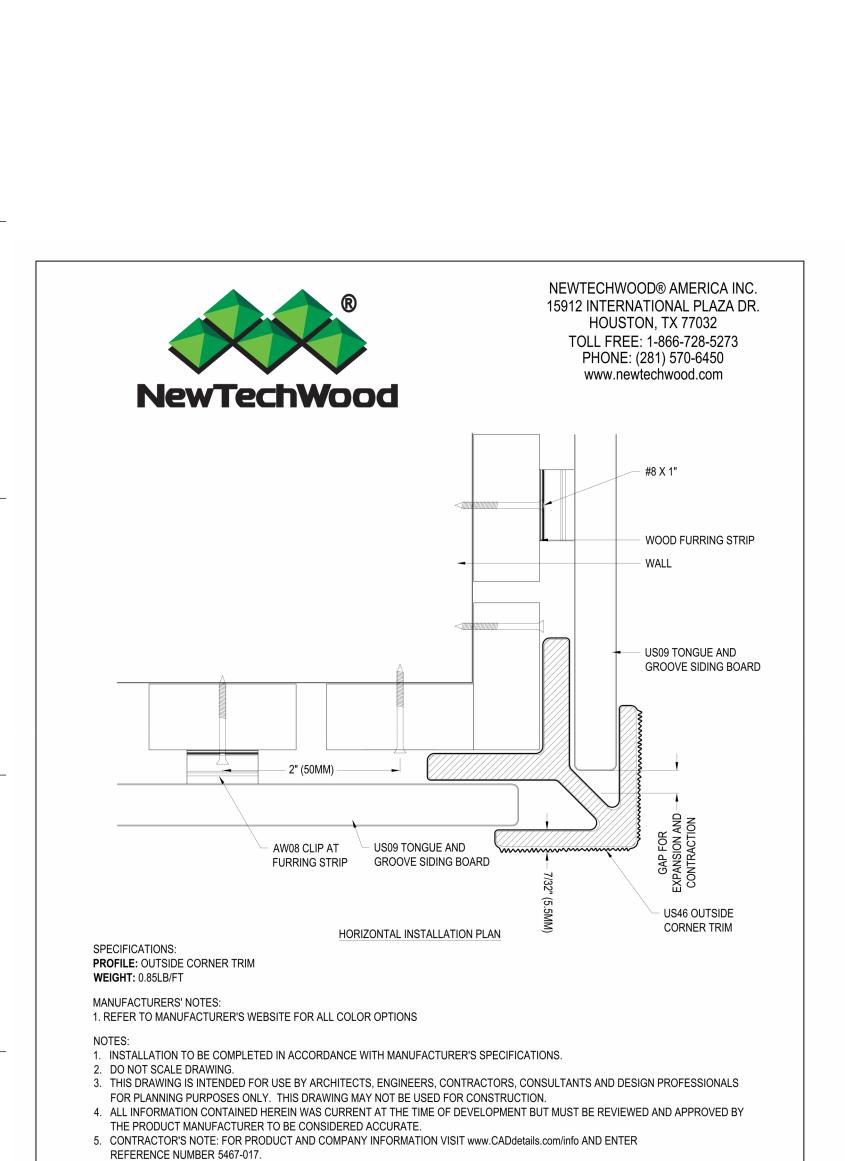
US47: INSIDE CORNER TRIM

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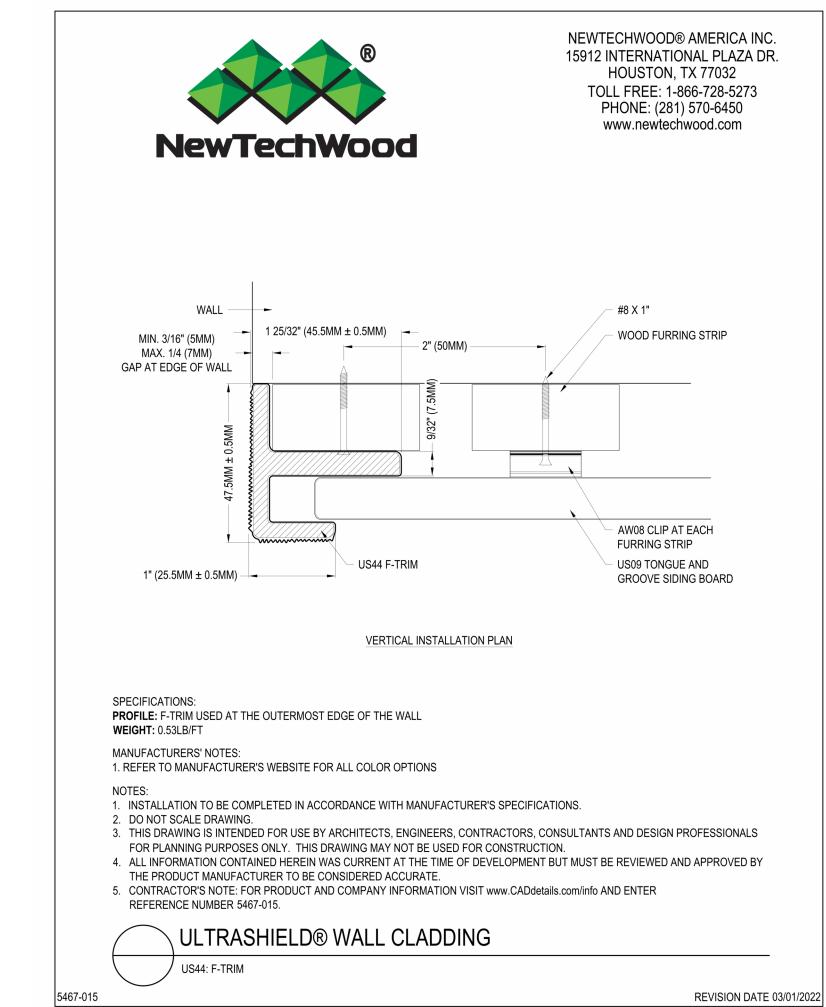
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US46: OUTSIDE CORNER TRIM

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www.newtechwood.com

─ 16" (406MM)

HORIZONTAL INSTALLATION ELEVATION

VERTICAL INSTALLATION ELEVATION

US09 TONGUE -AND GROOVE

SIDING BOARD

US09 TONGUE -

AND GROOVE SIDING BOARD AW08 CLIP AT

EACH FURRING

WOOD FURRING

REVISION DATE 11/08/2022

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#5 X 1 1/4" (LOCKING -THE BOARD)

CONTRACTION

AW08 CLIP AT EACH -**FURRING STRIP**

US09 SIDING BOARD -

PROFILE: TONGUE AND GROOVE SIDING

AW02 CLIP -

HORIZONTAL INSTALLATION SECTION

1. REFER TO MANUFACTURERS' WEBSITE FOR ALL CUSTOM COLOR OPTIONS

THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE.

US09: TONGUE AND GROOVE SIDING BOARD

1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.

FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION.

ULTRASHIELD® WALL CLADDING

5. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.CADdetails.com/info AND ENTER

3. THIS DRAWING IS INTENDED FOR USE BY ARCHITECTS, ENGINEERS, CONTRACTORS, CONSULTANTS AND DESIGN PROFESSIONALS

4. ALL INFORMATION CONTAINED HEREIN WAS CURRENT AT THE TIME OF DEVELOPMENT BUT MUST BE REVIEWED AND APPROVED BY

WOOD FURRING STRIP @

APPROX. 16" (406MM) O.C.

SPECIFICATIONS:

LENGTH: 16'

REVISION DATE 03/01/2022

CADdetails.com

WEIGHT: 1.32LB/FT

MANUFACTURERS' NOTES:

2. DO NOT SCALE DRAWING.

REFERENCE NUMBER 5467-014.

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ONLY ONE AW08 CLIP PER

BOARD MUST BE LOCKED TO

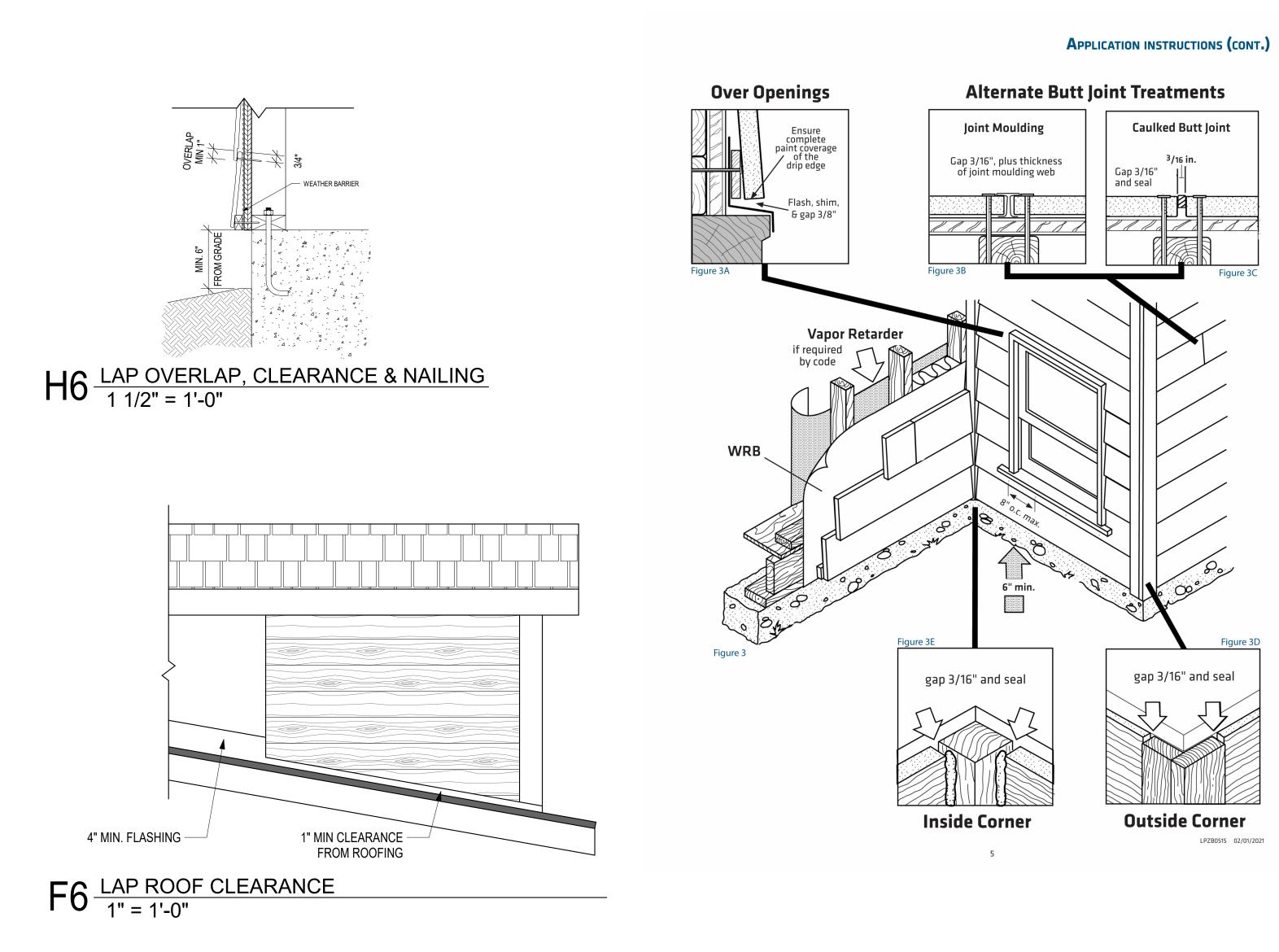
ALLOW FOR EXPANSION AND

NewTechWood

BRAZILIAN IPE (IP) HAWAIIAN CHARCOAL (CH)

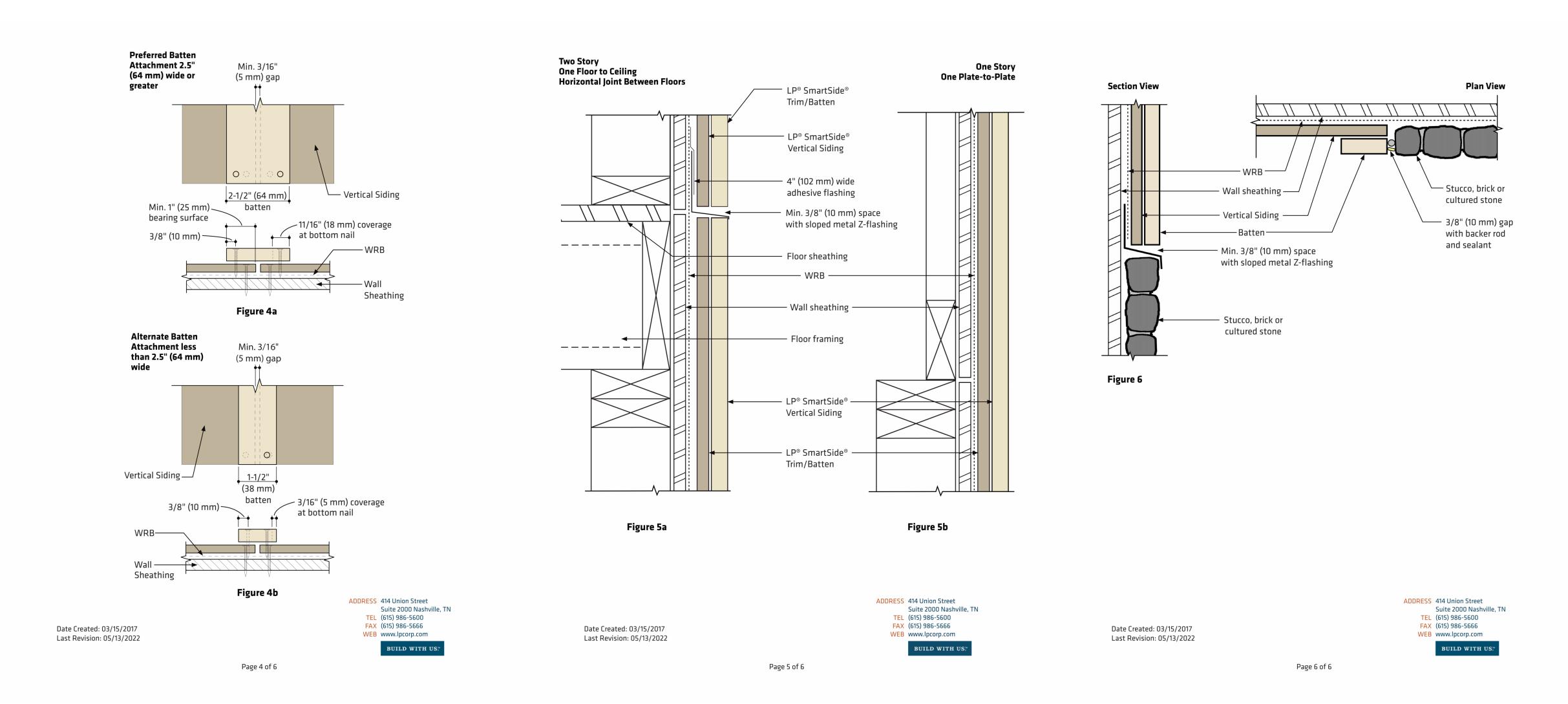
SPANISH WALNUT (WN) WESTMINSTER GRAY (LG)

PERUVIAN TEAK (TK) ROMAN ANTIQUE (AT)

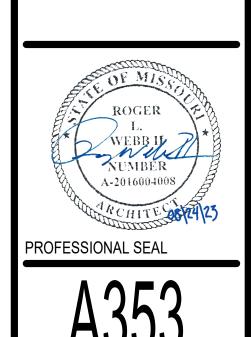


BATT

LPZB0515 02/01/2021



E SHENANDO/ EE'S SUMMIT, I COPYRIGHT © BY **COLLINS WEBB** ARCHITECTURE, LLC **REVISION DATES:**



COLLINS WEBB #: 21075

Preferred Batten 2.5" (64 mm) wide

or greater

Figure 3a

Date Created: 03/15/2017

Last Revision: 05/13/2022

24" o.c. (610 mm)—

max.

Alternate Batten less than

(610 mm) —

staggered

— (305 mm)

LP® SmartSide® —

3/8" (10 mm) — from ends ———

Figure 3b

Page 3 of 6

& edges

staggered

2.5" (64 mm) wide

Vertical Siding

LP® SmartSide®

Vertical Siding

_____ 3/8" (10 mm) from

6" o.c. (152 mm) max.

Figure 3c

ADDRESS 414 Union Street

TEL (615) 986-5600

FAX (615) 986-5666

WEB www.lpcorp.com

Suite 2000 Nashville, TN

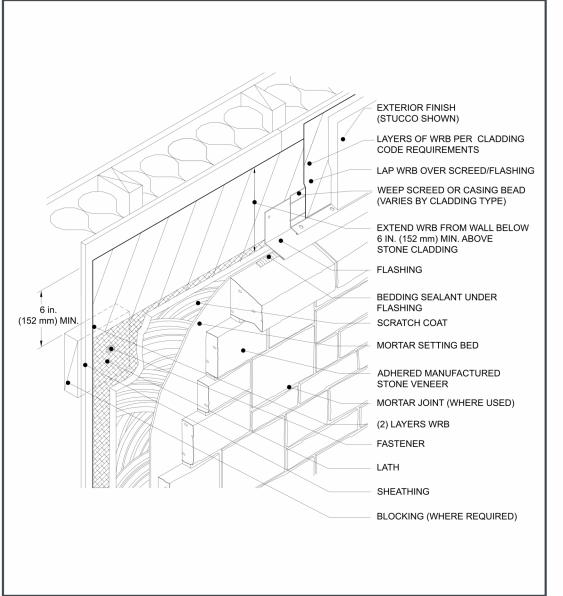
BUILD WITH US:

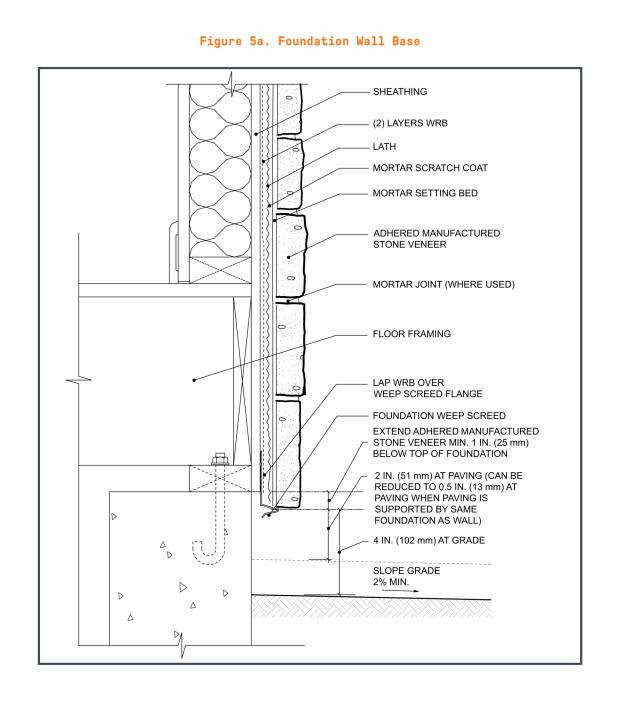
ends & edges

REVISION DATES:

COLLINS WEBB #: 21075

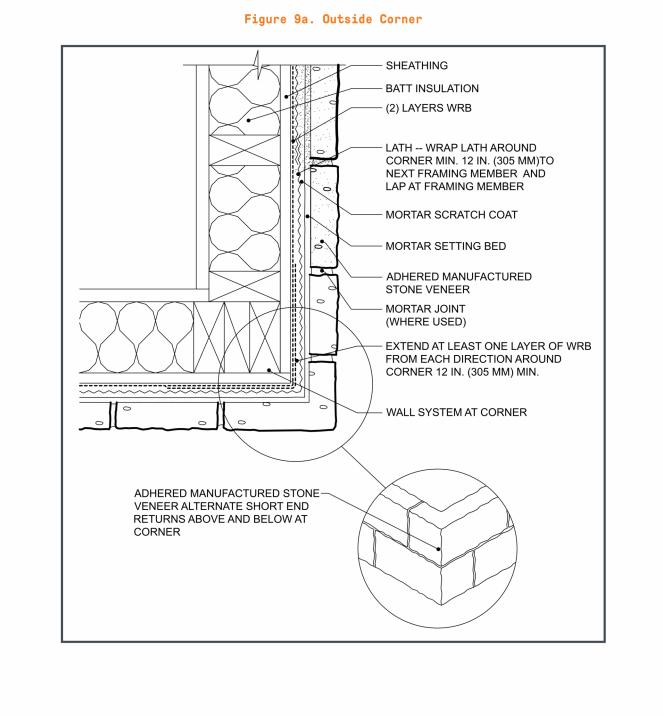
Figure 3. Wall Assembly Transition





NOTE: OTHER FINISHES MAY BE USED - EXTERIOR CLADDING (SIDING SHOWN) LAYERS OF WRB PER CLADDING CODE REQUIREMENTS - EXTEND WRB FROM WALL BELOW 6 IN. (152 mm) MIN. ABOVE CLADDING TRANSITION — FLASHING WITH DRIP EDGE BLOCKING (OPTIONAL) BEDDING SEAL UNDER FLASHING LATH FASTENER ADHERED MANUFACTURED STONE VENEER SUPPORT ANGLE -- INSTALL IF REQUIRED PER THE STONE MANUFACTURER'S INSTRUCTIONS - ADHERED MANUFACTURED STONE VENEER MORTAR SETTING BED MORTAR SCRATCH COAT - (2) LAYERS WRB MORTAR JOINT (WHERE USED) Flashing should be installed prior to the adhered manufactured stone. Water resistive barrier laps over the vertical leg of flashing for positive drainage. Optional support angle shown. Verify installation requirements with adhered manufacture stone veneer manufacturer.

Figure 8a. Cladding Transition



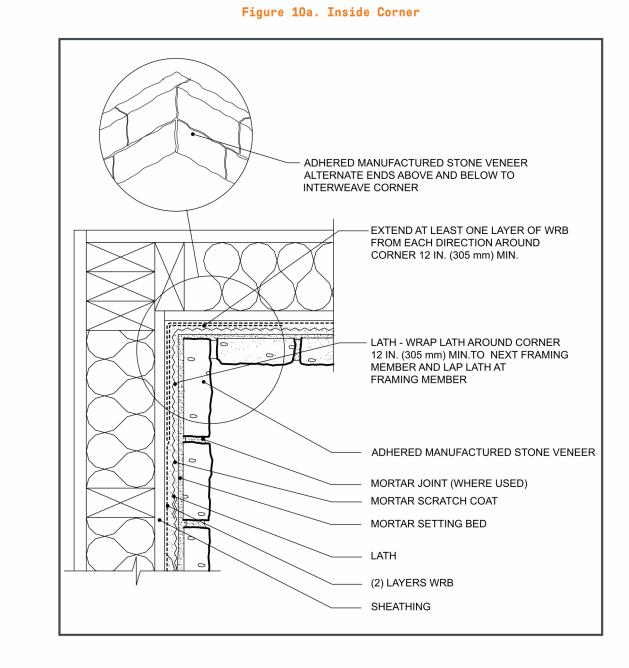
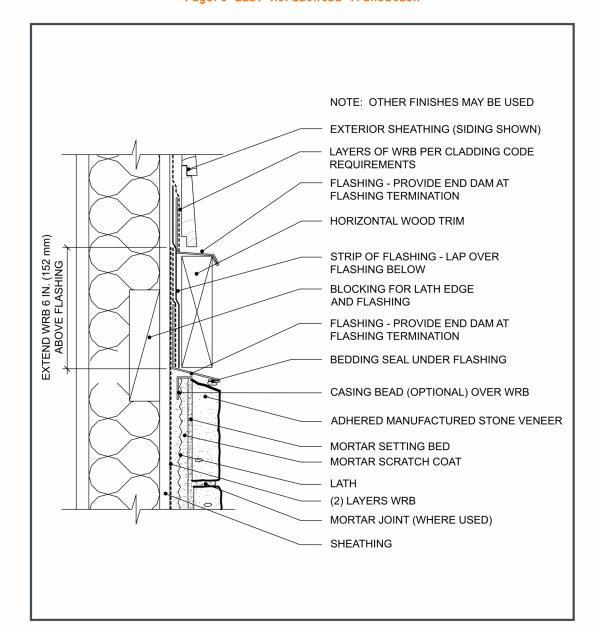
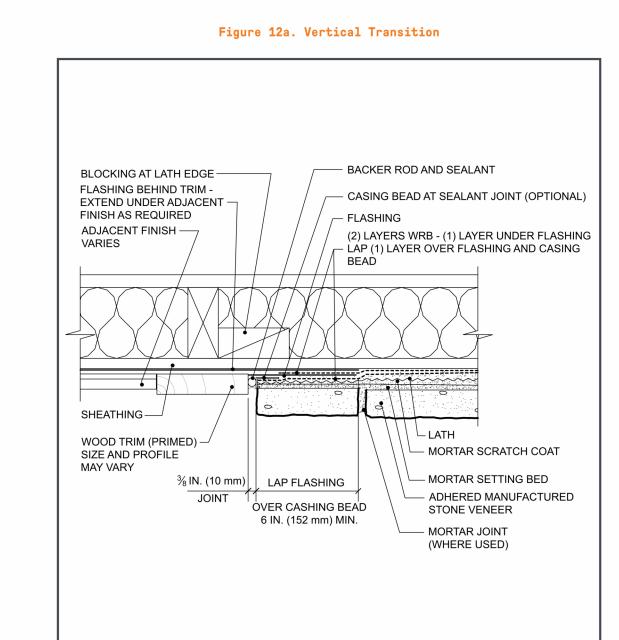
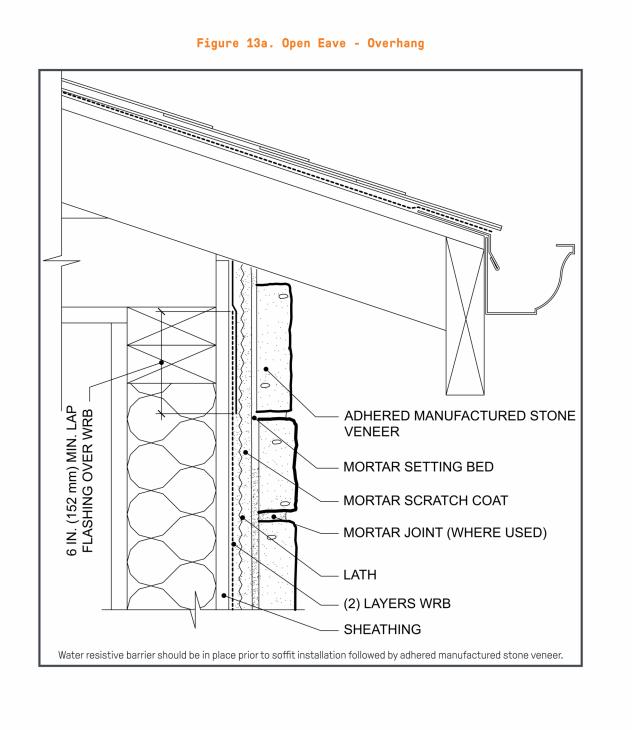
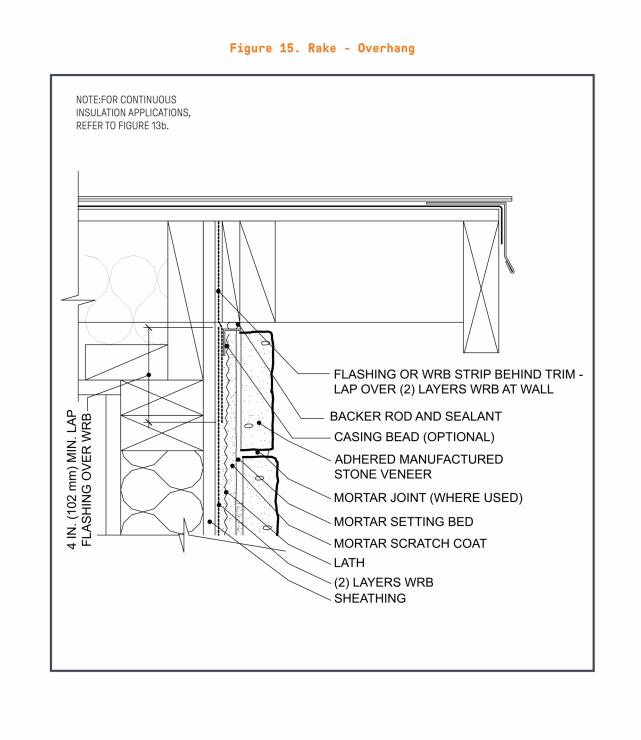


Figure 11a. Horizontal Transition









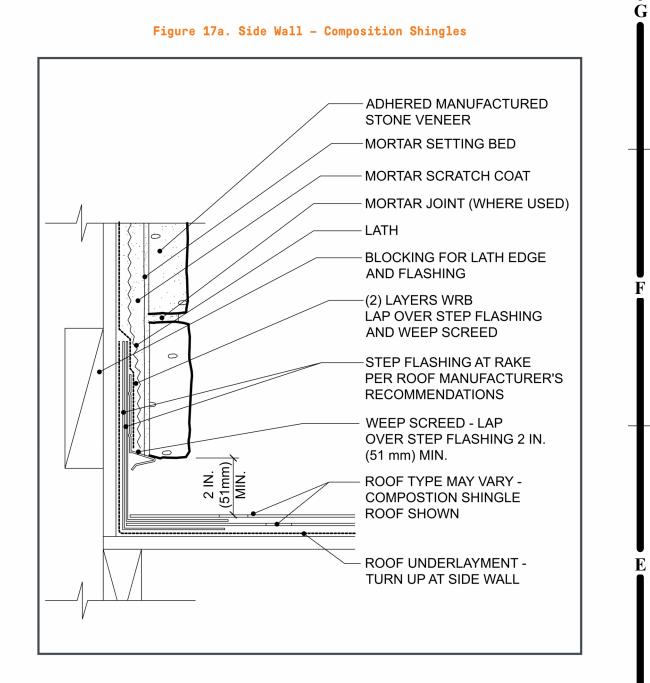
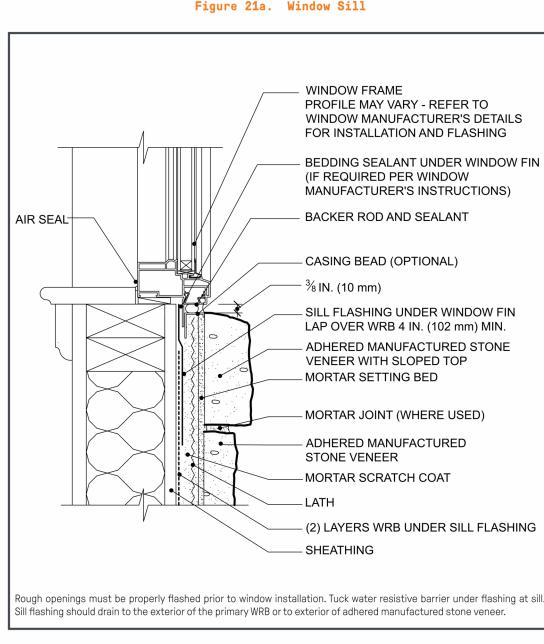
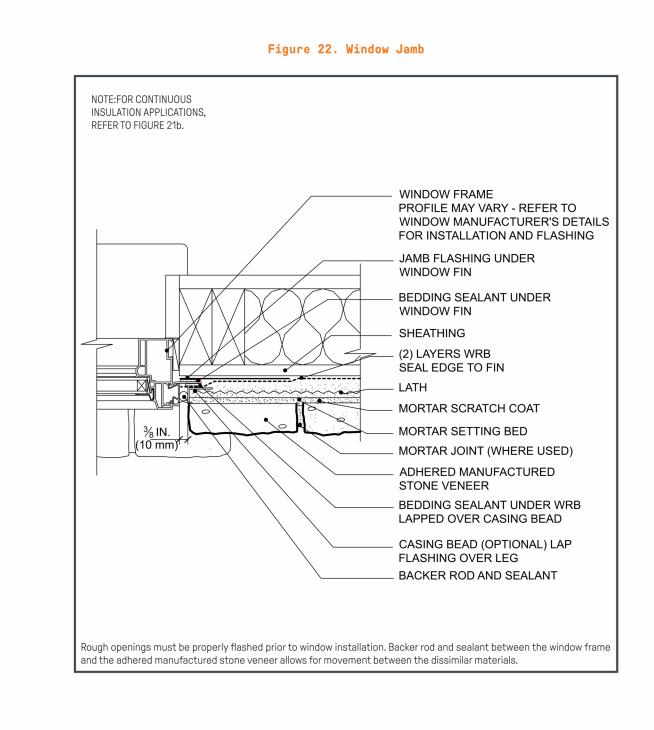
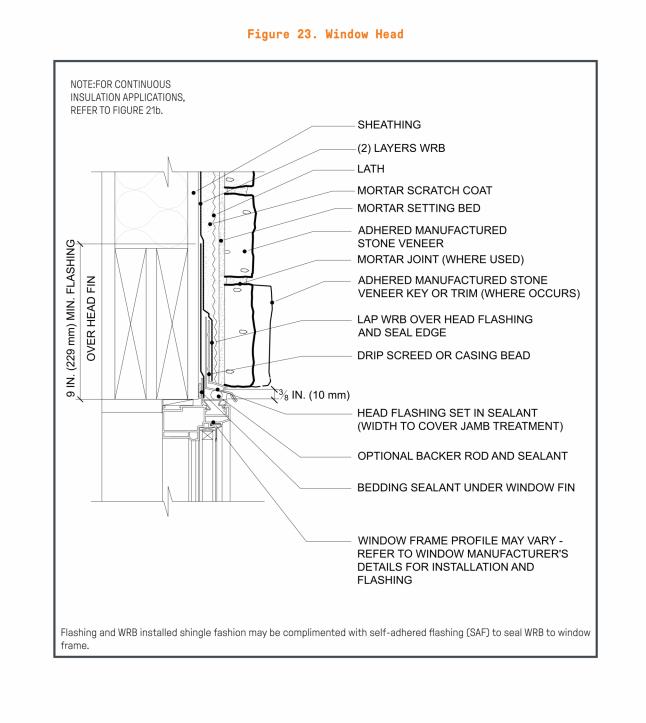
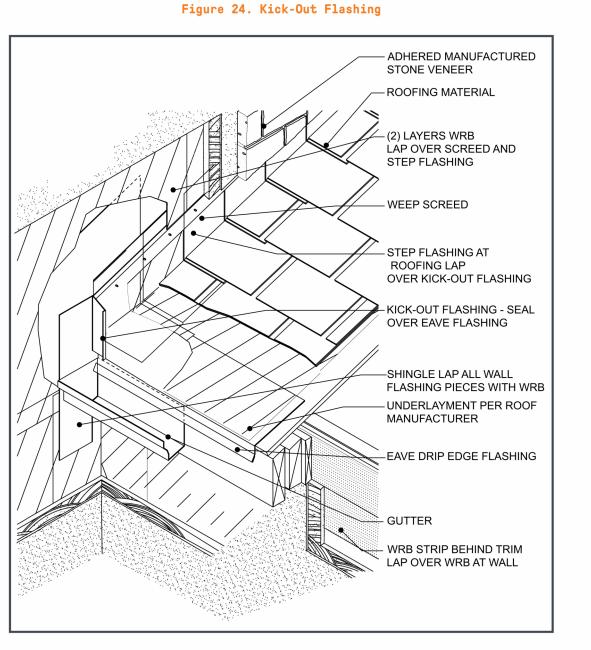


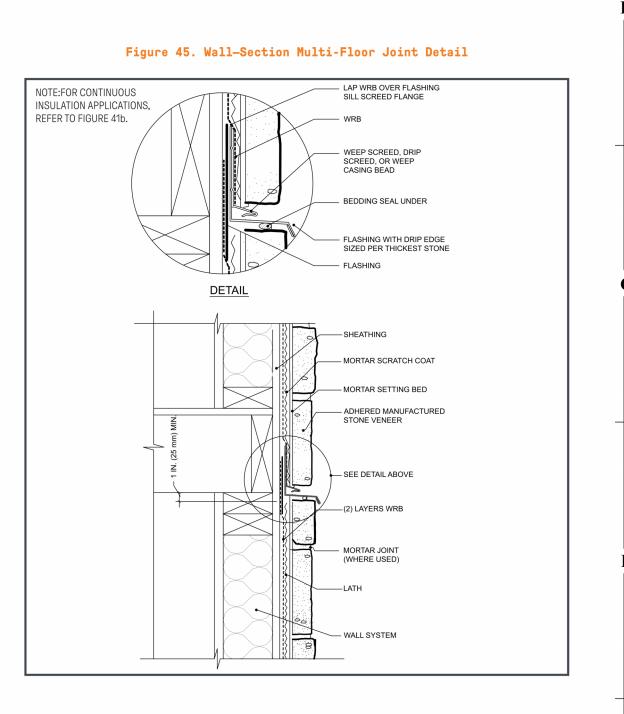
Figure 21a. Window Sill











WALL CLADDING DETAILS -ELDORADO STONE 2

Figure 30. Penetration Non-Flanged, with Housewrap WRB

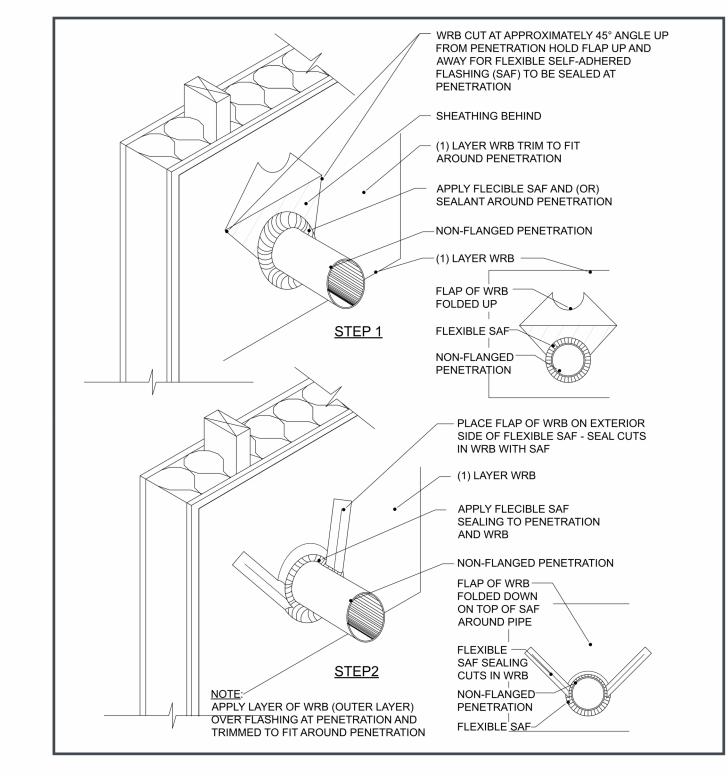


Figure 31. Penetration, Fixture

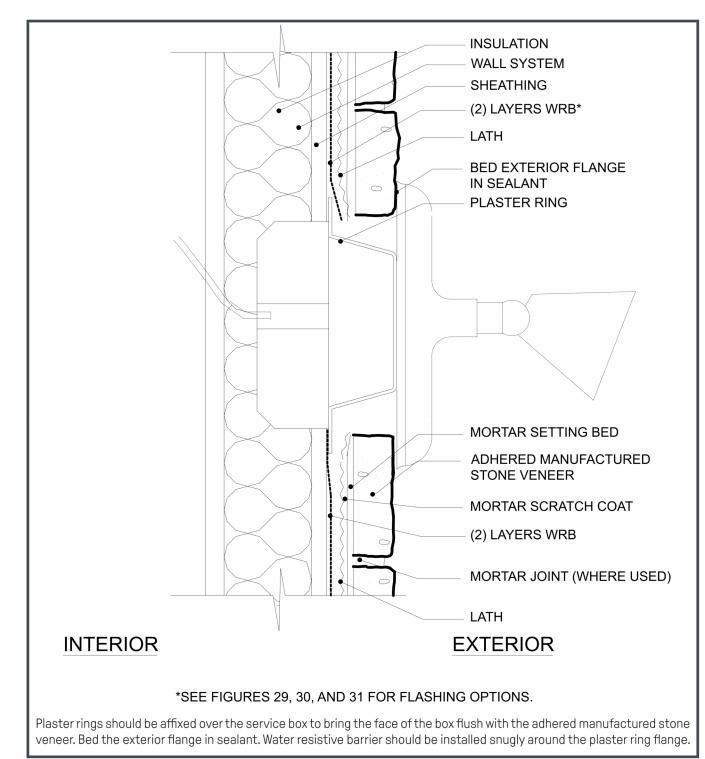


Figure 32. Penetration, Dryer Vent

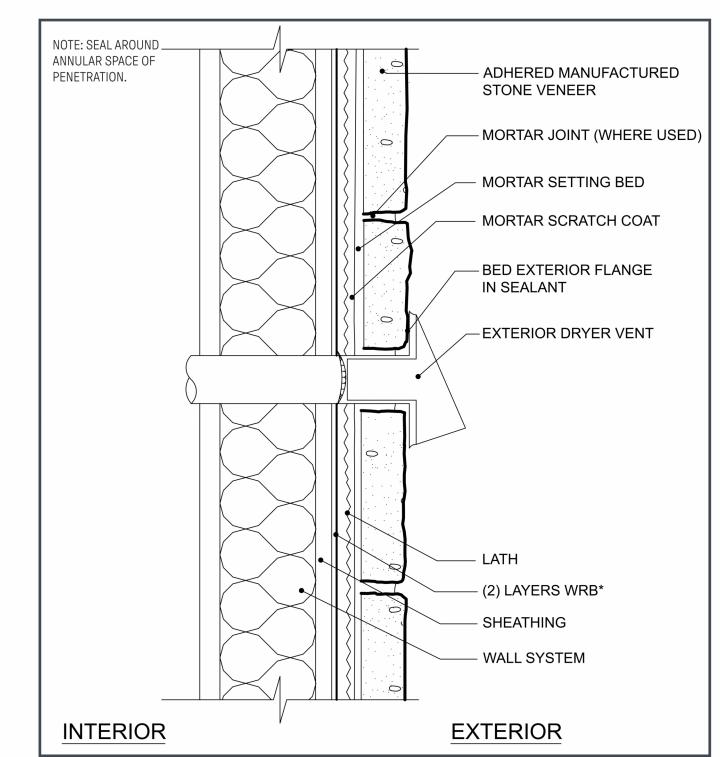


Figure 41a. Forward Mounted Commercial Window

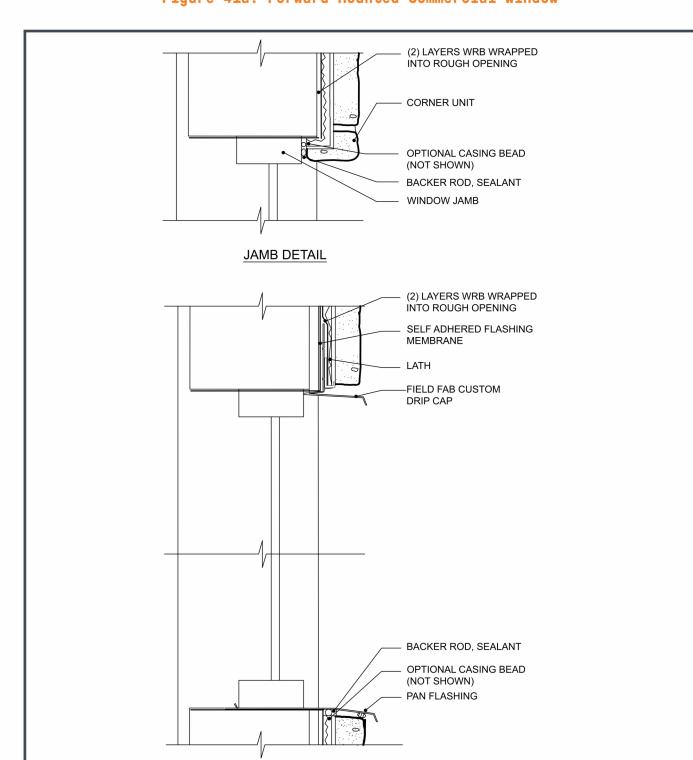


Figure 43. Commercial Storefront Window - Top View

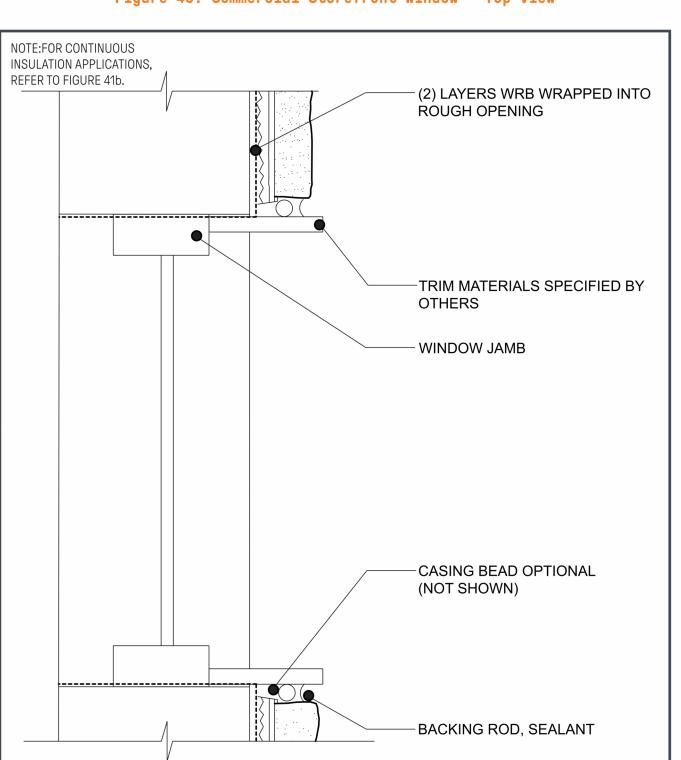
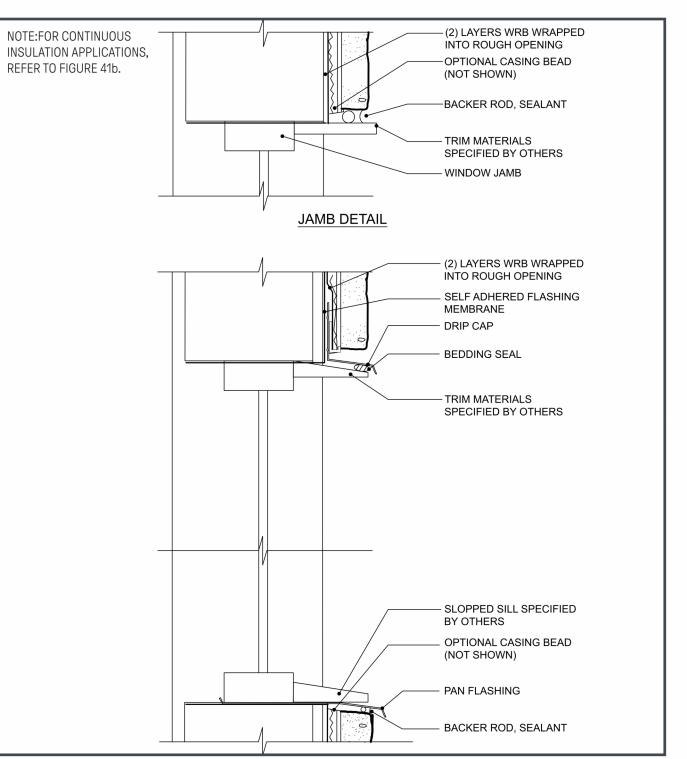
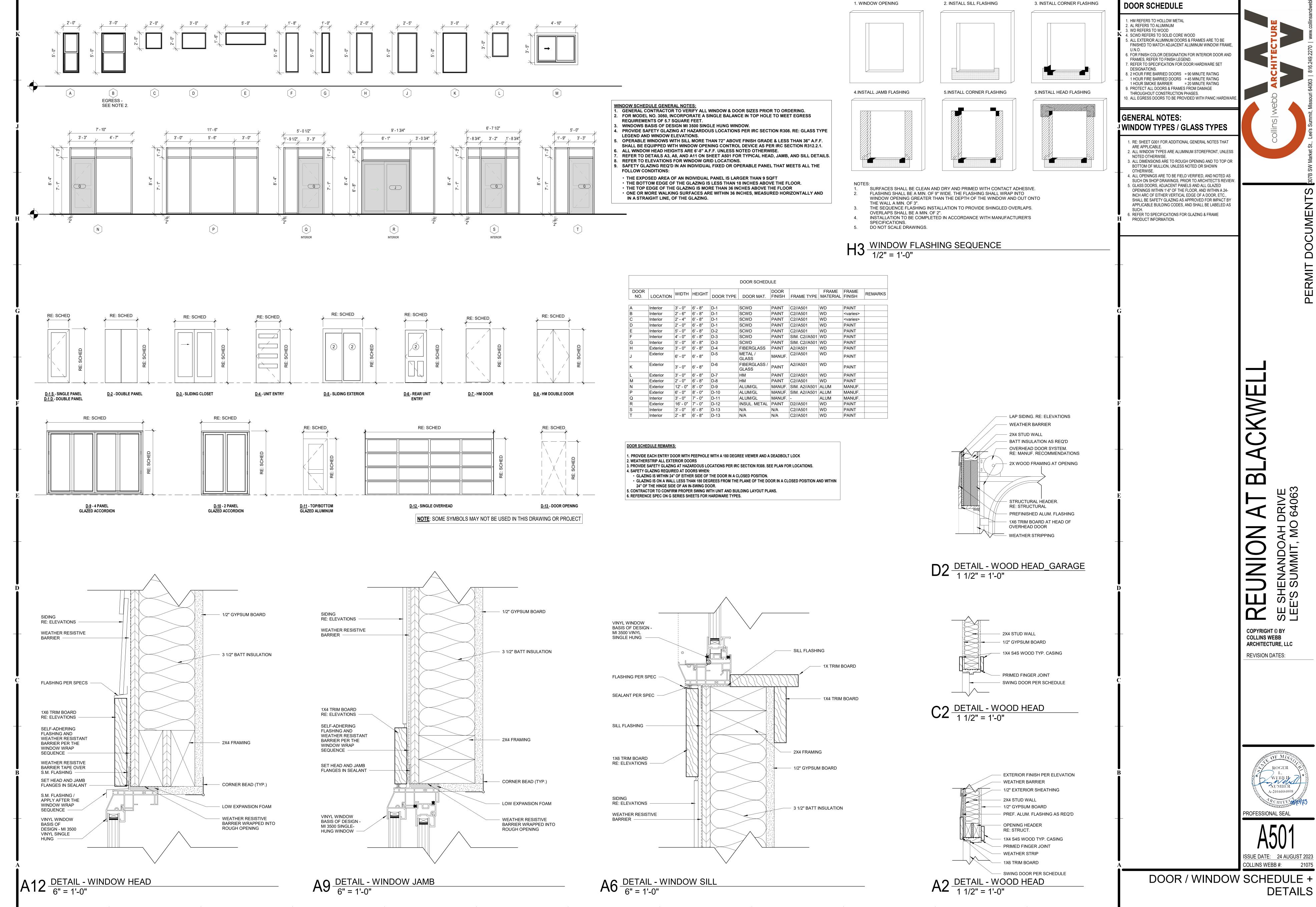


Figure 44. Commercial Storefront Window





DETAILS

GENERAL NOTES:

3. INSTALL CORNER FLASHING

1. WINDOW OPENING

2. INSTALL SILL FLASHING

ROOM NAME	FLOORS		OFH ING FINES:		CASEWORK	DEMARK
	FLOOR	WALL BASE	CEILING FINISH	Wall Finish	COUNTERTOP	REMARKS
CLUBHOUSE						
BILLIARDS	CPT	WB	P2	P1		
CONFERENCE	CPT	WB	P2	P1		
CORR.	CPT	WB	P2	P1		
GREAT ROOM	CPT	WB	P2	P1		
GYM	LVT	WB	P2	P1		
IT	SMOOTH CONC	NONE	TAPE + MUD	TAPE + MUD		
JAN.	SMOOTH CONC	NONE	TAPE + MUD	TAPE + MUD		
LEASING /	CPT	WB	P2	P1		
CONCIERGE						
MAINTENANCE GARAGE	SMOOTH CONC	NONE	TAPE + MUD	TAPE + MUD		
MANAGER	CPT	WB	P2	P1		
MECH	SMOOTH CONC	NONE	TAPE + MUD	TAPE + MUD		
MEN'S	TILE	TB1	P2	P1	QUARTZ	
PET SPA	SMOOTH CONC	NONE	TAPE + MUD	TAPE + MUD		
WOMEN'S	TILE	TB1	P2	P1	QUARTZ	
WORK AREA	CPT	WB	P2	P1	QUARTZ	
DELINION						
REUNION	TUE	TD4	DO	D4	OLIA DT7	
1/2 BATH	TILE	TB1	P2	P1	QUARTZ	
BATH "S	TILE	TB1	P2	P1	QUARTZ	
BEDROOM #2	CPT	WB	P2	P1	-	
CLO.	MATCH ADJACENT FLOORING	WB	P2	P1		
CORR.	LVT	WB	P2	P1		
DINING	LVT	WB	P2	P1		
ENTRY	LVT	WB	P2	P1		
FLEX	CPT	WB	P2	P1		
GARAGE	SMOOTH CONC	NONE	TAPE + MUD	TAPE + MUD		
KITCHEN	LVT	WB	P2	P1	QUARTZ	
LAUNDRY	LVT	WB	P2	P1		
LIVING	LVT	WB	P2	P1		
MECH	SMOOTH CONC	NONE	TAPE + MUD	TAPE + MUD		
MUD RM	LVT	WB	P2	P1		
P. BATH	TILE	TB1	P2	P1	QUARTZ	
PANTRY	LVT	WB	P2	P1		
PRIMARY BEDROOM	CPT	WB	P2	P1		
WALK-IN	CPT	WB	P2	P1		

GENERAL NOTE:

FINISH MATERIALS TO BE SELECTED BY OWNER

GENERAL NOTES: INTERIOR FINISHES

- 1. RE: SHEET G001 FOR ADDITIONAL GENERAL NOTES THAT ARE
- APPLICABLE.
- 2. RE: G002 FOR ACCESSIBILITY GUIDELINES.
 3. CONTINUE WALL FINISH AS SCHEDULED BEHIND EQUIPMENT. 4. CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO
- CASEWORK FABRICATION AND INSTALLATION. 5. ALL BACKSPLASH MATERIAL SHALL MATCH COUNTERTOP
- MATERIAL. 6. TRANSITION ALL WALL FINISHES/COLOR CHANGES AT INSIDE CORNERS, UNLESS NOTED OTHERWISE (U.N.O.)
- 7. TRANSITION WALL BASE AT INSIDE CORNERS, U.N.O. 8. INSTALL METAL TRANSITION STRIP WHERE WALL TILE MEETS PAINTED GYP. BD. WALL IN ALL VERTICAL AND/ OR HORIZONTAL CONDITIONS, U.N.O.

ROOM FINISH SCHEDULE REMARKS:

AREAS WITH MULTIPLE DESIGNATED FINISHES, RE: FINISH FLOOR PLANS & INTERIOR ELEVATIONS FOR ADDITIONAL

- CLARIFICATION.
- 1. PROVIDE FULL HEIGHT WALL TILE AT WET WALL,
- RE: INTERIOR ELEVATIONS. 2. PROVIDE WALL TILE TO 6'-0" AFF ON ALL WALLS IN
- ROOM/SPACE. RE: INTERIOR ELEVATIONS. 3. PROVIDE FRP FULL HEIGHT.
- 4. PROVIDE FRP TO 3'-0" AFF. 5. PROVIDE FRP AT INSIDE OF BAR DIE WALL. 6. PROVIDE PLYWOOD PANELS FULL HEIGHT (ABOVE WALL
- 7. PROVIDE CAULK JOINT BETWEEN EDGE OF STAIR AND/OR AUDITORIUM RISER AND HORIZONTAL FINISH. CAULK JOINT COLOR TO MATCH LVT AND SELECTED BY ARCHITECT FROM MANUFACTURER'S STANDARD COLORS. JOINT SHOULD BE

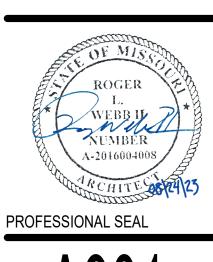
BASE) AT WALLS DESIGNATED PER FINISH FLOOR PLANS.

- 1/8" OR LESS AND BE FINISHED PER SPECIFICATIONS. 8. PROVIDE WALL TILE TO 5'-0" AFF AT WET WALL,
- RE: INTERIOR ELEVATIONS.

 9. PROVIDE FULL HEIGHT WALL TILE ON ALL WALLS IN ROOM/SPACE, RE: INTERIOR ELEVATIONS.
- 10. PROVIDE LEVEL 4 FINISH FOR ALL WALLS TO RECEIVE WC2, WC3, AND WC4.
- 11. PROVIDE LEVEL 5 FINISH FOR ALL WALLS TO RECEIVE WG1 AND WG2.
- 12. PROVIDE LEVEL 3 FINISH FOR ALL WALLS TO RECEIVE WALL CARPET, WC1. PROVIDE WC1, ALONG PERIMETER OF ALL AUDITORIUM WALLS & KNEE WALLS, WITH THE EXCEPTION OF
- THE SCREEN WALL. RE: INTERIOR ELEVATIONS FOR SPECIFIC
- 13. PROVIDE FULL HEIGHT WALL CARPET, WC1/WC2 AS SPECIFIED, ALONG PERIMETER OF ALL WALLS. RE: FINISH FLOOR PLANS FOR SPECIFIC LOCATIONS.

DOCUMENTS

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ISSUE DATE: 24 AUGUST 2023
COLLINS WEBB #: 21075

FINISH SCHEDULE