PANATTONI

124TH CORPORATE CENTER - BUILDING A

20052 SW 124TH AVE
TUALATIN, OR 97062

PROJECT TEAM

ARCHITECT

TWINSTEPS ARCHITECTURE
1201 3RD AVE, 22ND FLOOR
SEATTLE, WA 98101
CONTACT: MIKE SNYDER
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PHONE NUMBER: (206) 558-2236

STRUCTURAL ENGINEER

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CIVIL ENGINEER

AHBL, INC.
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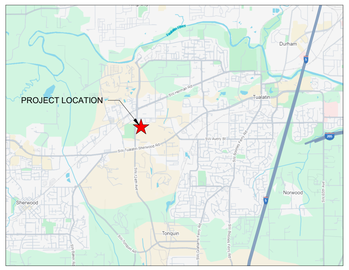
MECHANICAL ENGINEER

FRANKLIN ENGINEERING MECHANICAL CONSULTANT
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KIRKLAND, WA 98033
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PROPERTY OWNER

PDC SEATTLE LPIV BB/TH, LLC
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402
CONTACT: BJORN BRYNESTAD
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VICINITY MAP



LOCATION MAP



PROJECT DESCRIPTION

NEW 70,809 SF CONCRETE TILT-UP INDUSTRIAL BUILDING SHELL.

DEFERRED SUBMITTALS

DEFERRED SUBMITTALS THAT ARE NOT SUBMITTED AT THE TIME OF THE APPLICATION MUST HAVE THE PRIOR APPROVAL OF THE BUILDING OFFICIAL. THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE SHALL LIST THE DEFERRED SUBMITTALS ON THE CONSTRUCTION DOCUMENTS FOR REVIEW BY THE BUILDING OFFICIAL. DOCUMENTS FOR DEFERRED SUBMITTAL ITEMS SHALL BE REVIEWED BY THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE WHO SHALL FORWARD THEM TO THE BUILDING OFFICIAL W/ A NOTIFICATION INDICATING THAT THEY HAVE BEEN REVIEWED & ARE IN GENERAL CONFORMANCE W/ THE DESIGN OF THE BUILDING.

DIVISION 5

- OPEN WEB STEEL ROOF JOISTS & GIRDERS

DIVISION 8

- CURTAIN WALL / STOREFRONT

DIVISION 21

- AUTOMATIC FIRE SPRINKLER SYSTEM
- AUTOMATIC FIRE SPRINKLER SYSTEM SEISMIC RESTRAINTS

DIVISION 22

- PLUMBING EQUIPMENT & PIPING SEISMIC RESTRAINTS

DIVISION 23

- MECHANICAL EQUIPMENT & DUCTWORK SEISMIC RESTRAINTS

DIVISION 26

- ELETRICAL EQUIPMENT SEISMIC RESTRAINTS

DIVISION 28

- FIRE ALARM SYSTEM

FIRE RESISTANCE RATING REQUIREMENTS

FIRE RATING CRITERIA: (PER TABLE 601) III-B

BUILDING ELEMENT	REQUIRED RATING	PROVIDED
PRIMARY STRUCTURAL FRAME	0 HR	0 HR
BEARING WALLS: EXTERIOR	2 HR	2 HR
BEARING WALLS: INTERIOR	0 HR	0 HR
NONBEARING WALLS & PARTITIONS: EXTERIOR (PER TABLE 705.5)	0 HR	0 HR
NONBEARING WALLS & PARTITIONS: INTERIOR	0 HR	0 HR
FLOOR CONSTRUCTION & ASSOCIATED SECONDARY MEMBERS:	0 HR	0 HR
ROOF CONSTRUCTION & ASSOCIATED SECONDARY MEMBERS:	0 HR	0 HR

ENERGY REQUIREMENTS

2021 OREGON EFFICIENCY SPECIALTY CODE AND ASHRAE 90.1

ROOF: R-30 MIN. CONTINUOUS RIGID INSULATION ABOVE ROOF DECK. U=0.032

WALL: CONCRETE, MIN. 6" THICK, NO INSULATION

SLAB ON GRADE: NO INSULATION, F=0.73

DOORS (SWINGING, OPAQUE): INSULATED METAL, U=0.37

DOORS (ROLL-UP, OPAQUE): INSULATED METAL, MIN. R-5, U-0.31

VERTICAL GLAZING (FIXED): METAL FRAME, NFRC CERTIFIED ASSEMBLY, U= 0.65, SHGC=0.38

VERTICAL GLAZING (ENTRANCE DOOR): METAL FRAME, U=0.65, SHGC=0.33

SKYLIGHTS: NFRC CERTIFIED ASSEMBLY, U=0.50, SHGC=0.40, VT=0.50

CODE REVIEW NOTES

JURISDICTION:	CITY OF TUALATIN, OREGON
BUILDING CODES:	2022 OREGON STRUCTURAL SPECIALTY CODE 2023 OREGON ELECTRICAL SPECIALTYCODE 2021 OREGON MECHANICAL CODE 2023 OREGON PLUMBING SPECIALTY CODE 2019 OREGON COMMERCIAL ENERGY CODE 2022 OREGON FIRE CODE 2017 OREGON ACCESSIBILITY CODE
ZONING:	MG - GENERAL MANUFACTURING
APN:	2S127BB00200
SEISMIC DESIGN CATEGORY:	F
OCCUPANCY CLASSIFICATION: (PER CHAP. 3)	S-1
TYPE OF CONSTRUCTION: (PER CHAP. 6)	III-B
OCCUPANCY SEPARATION: (MIXED USE PER 508)	NO SEPARATION
NUMBER OF STORIES: (PER TABLE 504.4)	1 ALLOWABLE: 4
BUILDING AREA: (PER 506)	70,809 SF ALLOWABLE: UNLIMITED SF (PER 507.4) 60' MIN. YARD ON ALL SIDES
BUILDING HEIGHT: (PER TABLE 504.3)	38'-0" ALLOWABLE: 75'-0"
BUILDING CLEAR HEIGHT:	32'-0"
FIRE PROTECTION:	AUTOMATIC SPRINKLER SYSTEM (ESFR)

INTERIOR WALL & CEILING FINISHES: (PER TABLE 803.13)

GROUP S-1:

INTERIOR EXIT STAIRWAYS & RAMPS & EXIT PASSAGEWAYS	C
CORRIDORS & ENCLOSURE FOR EXIT ACCESS STAIRWAYS & RAMPS	C
ROOMS & ENCLOSED SPACES	C

INTERIOR FLOOR FINISHES: (PER 804)

GROUP S-1: CLASS II

SITE ANALYSIS:	REFER SITE PLAN
EXIT TRAVEL:	REFER CODE & LIFE SAFETY PLANS
OCCUPANT LOAD:	REFER CODE & LIFE SAFETY PLANS
PLUMBING FIXTURE COUNT:	REFER CODE & LIFE SAFETY PLANS
FIRE EXTINGUISHERS:	REFER CODE & LIFE SAFETY PLANS
SPECIAL INSPECTIONS:	THE OWNER SHALL PROVIDE AN INDEPENDENT TESTING AGENCY FOR THE SPECIAL INSPECTIONS PROVISIONS AS REQUIRED BY APPLICABLE CODE & AS OUTLINED IN THE PROJECT DOCUMENTS

SHEET INDEX

ISSUED: o ISSUED & REVISED: •

SHEET NUMBER	SHEET NAME	9/29/25 - PERMIT
GENERAL		
G000	COVER SHEET	o
G001	GENERAL INFORMATION	o
G110	CODE & LIFE SAFETY	o
ARCHITECTURAL SITE		
AS100	ARCHITECTURAL SITE - OVERALL PLAN	o
AS400	ARCHITECTURAL SITE - ENLARGED PLANS	o
AS450	ARCHITECTURAL SITE - VERTICAL CIRCULATION	o
AS500	ARCHITECTURAL SITE - DETAILS	o
ARCHITECTURAL		
A110.1	OVERALL - ANNOTATION PLAN	o
A111.2	AREA 1 - DIMENSION PLAN	o
A112.2	AREA 2 - DIMENSION PLAN	o
A190.1	ROOF PLAN	o
A200	BUILDING ELEVATIONS	o
A350	WALL SECTIONS	o
A351	WALL SECTIONS	o
A500	WALL TYPES	o
A540	PLAN & SECTION DETAILS	o
A550	ROOF DETAILS	o
A551	ROOF DETAILS	o
A600	DOOR SCHEDULE & ELEVATIONS	o
A610	DOOR & FRAME DETAILS	o
A620	GLAZING ELEVATIONS	o
STRUCTURAL		
S0.1	STRUCTURAL NOTES	o
S0.2	STRUCTURAL NOTES	o
S0.3	TESTING AND INSPECTION NOTES	o
S0.4	TESTING AND INSPECTION NOTES	o
S0.5	TYPICAL DETAILS	o
S0.6	TYPICAL DETAILS	o
S0.7	TYPICAL DETAILS	o
S1.0	OVERALL FOUNDATION PLAN	o
S1.1	FOUNDATION PLAN - SOUTH	o
S1.2	FOUNDATION PLAN - NORTH	o
S2.0	OVERALL ROOF FRAMING PLAN	o
S2.1	ROOF FRAMING PLAN - SOUTH	o
S2.2	ROOF FRAMING PLAN - NORTH	o
S3.1	FOUNDATION DETAILS	o
S3.2	FOUNDATION DETAILS	o
S4.1	ROOF FRAMING DETAILS	o
S4.2	ROOF FRAMING DETAILS	o
S4.3	ROOF FRAMING DETAILS	o
S5.1	PANEL ELEVATIONS	o
S5.2	PANEL ELEVATIONS	o
S5.3	PANEL ELEVATIONS	o
S6.1	PANEL DETAILS	o

TWINSTEPS ARCHITECTURE
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THESE DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF TWINSTEPS AND SHALL NOT BE USED FOR ANY OTHER WORK EXCEPT BY AGREEMENT WITH TWINSTEPS.

REGISTERED ARCHITECT
GAYLE SMITH
14270
IRVINE, CA
STATE OF OREGON

PANATTONI
124TH CORPORATE CENTER - BUILDING A
20052 SW 124TH AVE
TUALATIN, OR 97062
ISSUED FOR PERMIT

REMARKS | DATE | REV

PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

COVER SHEET

DATE: 9/29/25
JOB NO.: 25-072

G000

10/1/2025 7:21:54 AM

SYMBOLS

REFER INDIVIDUAL SHEETS FOR ADDITIONAL SYMBOL INFORMATION.

ROOM NAME
101
150 SF
— ROOM TAG

ROOM NAME
101
FINISH .W
FINISH .B
FINISH .F
— ROOM FINISH TAG

ROOM NAME
101
450 SF	B
150	3
— ROOM OCCUPANCY TAG

A201 / A5 — BUILDING ELEVATION

A401 / A5 — INTERIOR ELEVATION

A3
A1 A401 A5
B1
— MULTI-VIEW INTERIOR ELEVATION

A5 A301 / A5 A301 — BUILDING SECTION

A5 A351 — WALL SECTION

A5 A451 — STAIR SECTION

A5 A551 — DETAIL REFERENCE

A5 A551 — DETAIL REFERENCE

101 — DOOR TAG

101
RW: 25.4"
AW: 34.0"
— DOOR OCCUPANT LOAD TAG

ACT-1
14'-0"
— CEILING TAG

254
30 23
34
— CASEWORK TAG

CW-01 — WINDOW TAG

NAME
EQ-01 — EQUIPMENT TAG W/ NAME

GB-01 — EQUIPMENT / PLUMBING FIXTURE TAG

CPT-1 — MATERIAL TAG

1400.0 — KEYNOTE TAG

15 — OCCUPANCY LOAD TAG

3 X 0
X 0 X — WALL TYPE TAG

1 — REVISION TAG

— REVISION CLOUD

A5 DRAWING TITLE
SCALE: 1/8" = 1'-0"
— DRAWING TITLE

— FLOORING TRANSITION SYMBOL

D.B. X'-X"
— SPOT ELEVATION

X'-X"
— SPOT ELEVATION

MATCHLINE — MATCHLINE

PLAN NORTH — PLAN NORTH ARROW

A — GLAZING TYPE TAG

1 / A — COLUMN GRIDS

101 — SIGNAGE TAG

L9 — LIGHT FIXTURE TAG

ABBREVIATIONS

&	AND	EA	EACH	LAB	LABORATORY	SALV	SALVAGED
@	AT	E.B.	EXPANSION BOLT	LAM	LAMINATE	SCHED	SCHEDULED
℄	CENTERLINE	E.J.	EXPANSION JOINT	LAV	LAVATORY	S.D.	SMOKE DETECTOR
		ELEC	ELECTRICAL	LKR	LOCKER	SECT	SECTON
A.B.	ANCHOR BOLT	ELEV	ELEVATION / ELEVATOR	LTG	LIGHTING	S.F.	SQUARE FOOT
ACOUS	ACOUSTICAL	EMER	EMERGENCY			SHWR	SHOWER
A.C.T.	ACOUSTICAL CEILING TILE	ENCL	ENCLOSURE	MAS	MASONRY		
A.D.	AREA DRAIN	ENGR	ENGINEER	MAT	MATERIAL	SHT	SHEET
ADJ	ADJUSTABLE	E.P.	ELECTRICAL PANELBOARD	MAX	MAXIMUM	SIM	SIMILAR
A.F.F.	ABOVE FINISH FLOOR	EQ	EQUAL	M.B.	MACHINE BOLT	SPEC	SPECIFICATION
A.F.G.	ABOVE FINISH GRADE	EQUIP	EQUIPMENT	M.C.	MEDICINE CABINET	SQ	SQUARE
AGGR	AGGREGATE	E.W.C.	ELECTRIC WATER COOLER	MDF	MEDIUM DENSITY FIBERBOARD	S.T.C.	SOUND TRANSMISSION CLASS
AL / ALUM	ALUMINUM	EXIST	EXISTING	MECH	MECHANICAL	S.S.	STAINLESS STEEL
ALT	ALTERNATE	EXPO	EXPOSED	MEMB	MEMBRANE	S.SK.	SERVICE SINK
A.P.	ACCESS PANEL	EXP	EXPANSION	MFR	MANUFACTURER	STA.	STATION
APPROX	APPROXIMATE	EXT	EXTERIOR	MH	MANHOLE	STD	STANDARD
ARCH	ARCHITECTURAL			MIN	MINIMUM	STL	STEEL
ASPH	ASPHALT	F.A.	FIRE ALARM	MIR	MIRROR	STOR	STORAGE
		F.D.	FLOOR DRAIN	MISC	MISCELLANEOUS	STRUCT	STRUCTURAL
B/ / BOT	BOTTOM	FDN	FOUNDATION	M.O.	MASONRY OPENING	SUSP	SUSPENDED
B.B.	BULLETIN BOARD	F.E.	FIRE EXTINGUISHER	MTD	MOUNTED	SYM	SYMETRICAL
BD	BOARD	F.E.C.	FIRE EXTINGUISHER CABINET	MTL	METAL		
BITUM	BITUMINOUS	F.F.	FINISH FLOOR	MUL	MULLION	T	TREAD
BKG	BACKING	F.G.	FINISH GRADE			T/	TOP
BLDG	BUILDING	F.H.C.	FIRE HOSE CABINET	N.I.C.	NOT IN CONTRACT	T&B	TOP & BOTTOM
BLK	BLOCK	FIN	FINISH	NO. / #	NUMBER	T&G	TONGUE & GROOVE
BLKG	BLOCKING	FIXT	FIXTURE	NOM	NOMINAL	T.B.C	TOP BACK OF CURB
BM	BEAM	FLR	FLOOR	N.T.S.	NOT TO SCALE	T.B.D.	TO BE DETERMINED
B.O.	BOTTOM OF	FLASH	FLASHING			TEL	TELEPHONE
BR	BRICK	FLUOR	FLUORESCENT	O.A.	OVERALL	TEMP	TEMPORARY/TEMPERED
BRG	BEARING	F.O.C.	FACE OF CONCRETE	O.C.	ON CENTER	TER	TERRAZZO
		F.O.F.	FACE OF FINISH	O.D.	OUTSIDE DIAMETER	THK	THICK
CAB	CABINET	F.O.S.	FACE OF STUDS	OH	OVERHEAD	THRES	THRESHOLD
C.B.	CATCH BASIN	F.R.P.	FIBER REINFORCED PANEL	OPNG	OPENING	THRU	THROUGH
CEM	CEMENT	FRPF	FIREPROOF	OPP	OPPOSITE / OPPOSITE HAND	TOP	TOP OF
CER	CERAMIC	F.R.T.	FIRE RETARDANT TREATED			T.O.C.	TOP OF CONCRETE
C.G.	CORNER GUARD	FT	FOOT OR FEET	P.A.D.	POWDER ACTUATED DEVICE	T.O.PV.	TOP OF PAVEMENT
C.J.	CONTROL JOINT	FTG	FOOTING	PARTN	PARTITION	T.O.S.	TOP OF STEEL
CLG	CEILING			P.C.C.	PRE-CAST CONCRETE	T.O.W.	TOP OF WALL
CLKG	CALKING	GA	GAUGE	PL	PLATE / PROPERTY LINE	T.S.	TUBE STEEL
CLO	CLOSET	GALV	GALVANIZED	P.LAM	PLASTIC LAMINATE	TV	TELEVISION
CLR	CLEAR	G.B.	GRAB BAR	PLAS	PLASTER	TYP	TYPICAL
C.M.U.	CONCRETE MASONRY UNIT	G.C.	GENERAL CONTRACTOR	PLWD	PLYWOOD		
C.O.	CASED OPENING	GL	GLASS	PNL	PANEL	UNF	UNFINISHED
COL	COLUMN	GND	GROUND	PNT	PAINT	U.O.N.	UNLESS OTHERWISE NOTED
CONC	CONCRETE	GR	GRADE	PORC	PORCELAIN	UR	URINAL
CONN	CONNECTION	GYP	GYPSUM	PREFIN	PREFINISHED		
CONST	CONSTRUCTION			PR	PAIR	VAR	VARIES
CONT	CONTINUOUS	H / HGT	HEIGHT	P.T.	PRESSURE TREATED	V.C.T.	VINYL COMPOSITION TILE
CORR	CORRIDOR	H.B.	HOSE BIBB			VERT	VERTICAL
CPT	CARPET	H.C.	HOLLOW CORE	Q.T.	QUARRY TILE	VEST	VESTIBULE
CNTR	COUNTER	HD	HEAD	QTY	QUANTITY	V.I.F.	VERIFY IN FIELD
C.T.	CERAMIC TILE	HDWD	HARDWOOD			V.W.C.	VINYL WALL COVERING
CTR	CENTER	HDWE	HARDWARE	R	RISER		
		H.M.	HOLLOW METAL	RAD	RADIUS	W	WIDTH
D.B.	DECK BEARING	HORIZ	HORIZONTAL	R.C.P.	REFLECTED CEILING PLAN	W/	WITH
DBL	DOUBLE	HR	HOUR	R.D.	ROOF DRAIN	W.C.	WATER CLOSET
DEMO	DEMOLITION			REC	RECESSED	WD	WOOD
DEPT	DEPARTMENT	I.D.	INSIDE DIAMETER (DIM.)	REFER	REFERENCE	W.O.	WHERE OCCURS
DET / DTL	DETAIL	IN	INCH	REFR	REFRIGERATOR	W/O	WITHOUT
D.F.	DRINKING FOUNTAIN	INFO	INFORMATION	REINF	REINFORCED	WP	WATERPROOF
DIA / Ø	DIAMETER	INSUL	INSULATION	REQ	REQUIRED	WSCT	WAINSCOT
DIM	DIMENSION	INT	INTERIOR	RESIL	RESILIENT	WT	WEIGHT
DISP	DISPENSER	INTER	INTERMEDIATE	REV	REVISION	W.R.	WATER RESISTANT
DN	DOWN			RM	ROOM		
D.O.	DOOR OPENING	JAN	JANITOR	R.O.	ROUGH OPENING		
DR	DOOR	JST	JOIST	R.T.U.	ROOF TOP UNIT		
DS	DOWNSPOUT	JT	JOINT	RUB	RUBBER		
D.S.P.	DRY STANDPIPE			R.W.L.	RAIN WATER LEADER		
DWG	DRAWING	KIT	KITCHEN				

GENERAL NOTES

1. THIS PROJECT & ALL WORK ASSOCIATED W/ THE PROJECT SHALL CONFORM TO FEDERAL, STATE, & LOCAL CODES, REGULATIONS, ORDINANCES, & ACCESSIBILITY REQUIREMENTS OF THE AUTHORITY HAVING JURISDICTION (AHJ).
2. THE TERM ARCHITECT OR DESIGNER AS USED IN THESE DOCUMENTS SHALL REFER TO TWINSTEPS ARCHITECTURE.
3. THE DRAWINGS ARE NOT TO BE SCALED. USE WRITTEN DIMENSIONS ONLY. ALL DIMENSIONS ARE TO BE FIELD VERIFIED. FOR INFORMATION CONCERNING EXISTING CONDITIONS, ETC., VERIFICATION MUST BE DONE IN THE FIELD. SUBMIT DISCREPANCIES TO ARCHITECT. LARGER DETAIL DRAWINGS TAKE PRECEDENCE OVER SMALLER SCALE DRAWINGS.
4. THE ARCHITECT SHALL NOT HAVE CONTROL OR CHARGE OF & SHALL NOT BE RESPONSIBLE FOR MEANS, METHODS, TECHNIQUES, SEQUENCE ON PROCEDURE, OR FOR SAFETY PRECAUTIONS & PROGRAMS IN CONNECTION W/ THE WORK. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL MEASURES RELATED TO CONSTRUCTION OF THE PROJECT.
5. THE INTENT OF THE DRAWINGS & SPECIFICATIONS IS TO DESCRIBE THE LABOR, MATERIALS, & SERVICES NECESSARY FOR THE COMPLETION OF ALL THE WORK SHOWN, DESCRIBED, OR REASONABLY IMPLIED, BUT NOT LIMITED TO THAT EXPLICITLY INDICATED ON THE CONTRACT DOCUMENTS.
6. CONTRACTOR SHALL MAINTAIN RECORD DOCUMENTS OF CONSTRUCTION CHANGES (AS-BUILT DRAWINGS) & SHALL PROVIDE SAID DOCUMENTATION TO THE OWNER & ARCHITECT UPON COMPLETION OF CONSTRUCTION.
7. CONTRACTORS & SUBCONTRACTORS BIDDING THIS PROJECT SHALL BE RESPONSIBLE FOR THE INFORMATION CONTAINED IN ANY & ALL DRAWINGS & SPECIFICATIONS.
8. THE GENERAL CONTRACTOR & ALL SUBCONTRACTORS ARE RESPONSIBLE FOR EXAMINING THE CONTRACT DOCUMENTS, FIELD CONDITIONS, & CONFIRMING THAT WORK IS BUILDABLE AS SHOWN BEFORE PROCEEDING W/ CONSTRUCTION. IF THERE ARE ANY QUESTIONS REGARDING THESE OR OTHER COORDINATION ITEMS, THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING CLARIFICATION FROM THE ARCHITECT BEFORE PROCEEDING W/ WORK IN QUESTION OR RELATED WORK.
9. CONTRACTOR SHALL COMPLY W/ REQUIRED SPECIAL INSPECTIONS AS NOTED ON DRAWINGS & IS RESPONSIBLE FOR COORDINATING W/ OWNER RETAINED SPECIAL INSPECTION AGENCY.
10. PROVIDE CONTINUOUS INSPECTIONS AS SET FORTH IN THE STATE & LOCAL CODES & PER THE CONTRACT DOCUMENTS AS NEEDED.
11. ALL WORK NOTED "N.I.C." OR "NOT IN CONTRACT" IS TO BE ACCOMPLISHED BY A PARTY OTHER THAN THE GENERAL CONTRACTOR & IS NOT TO BE PART OF THE CONSTRUCTION AGREEMENT. THE GENERAL CONTRACTOR SHALL COORDINATE W/ "OTHERS" PER THE REQUIREMENTS ESTABLISHED BY THE OWNER & TENANT.
12. THE GENERAL CONTRACTOR IS SOLELY RESPONSIBLE FOR COORDINATING W/ ALL SUBCONTRACTORS PER REQUIREMENTS ESTABLISHED BY THE OWNER, TENANT, OR BOTH WHICH ARE UNDER SEPARATE CONTRACT W/ OWNER, TENANT, OR BOTH.
13. SHORING, TEMPORARY SUPPORTS, & SAFETY OF ERECTION BRACING DURING DEMOLITION &/OR CONSTRUCTION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR & HAS NOT BEEN CONSIDERED BY THE STRUCTURAL ENGINEER OR ARCHITECT.
14. THE STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, & OTHER DRAWINGS & PROJECT SPECIFICATIONS ARE SUPPLEMENTARY TO THE ARCHITECTURAL CONSTRUCTION DRAWINGS. ANY DISCREPANCIES BETWEEN THESE DOCUMENTS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR CLARIFICATION.
15. INSTALL ALL MANUFACTURED ITEMS, MATERIALS, & EQUIPMENT IN STRICT ACCORDANCE W/ THE MANUFACTURERS' WRITTEN RECOMMENDATIONS UNLESS OTHERWISE NOTED.
16. ANY WORK INSTALLED IN CONFLICT W/ THE CONSTRUCTION DOCUMENTS, W/O PRIOR APPROVAL OF THE OWNER & ARCHITECT SHALL BE CORRECTED AT THE CONTRACTOR'S EXPENSE.
17. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED BUILDING PERMITS PRIOR TO STARTING CONSTRUCTION.
18. PRIOR TO THE ISSUANCE OF A BUILDING PERMIT, THE APPLICANT SHALL HAVE EVIDENCE OF CURRENT WORKMAN'S COMPENSATION INSURANCE COVERAGE ON FILE W/ THE STATE'S INDUSTRIAL INSURANCE DEPARTMENT.
19. THE GENERAL CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY OF ANY SPECIFIED MATERIALS OR EQUIPMENT WHICH ARE EITHER UNAVAILABLE OR THAT WILL CAUSE A DELAY IN CONSTRUCTION COMPLETION SCHEDULE. THE CONTRACTOR SHALL SUBMIT CONFIRMATIONS OF DELIVERY DATES FOR ORDERS OF MATERIALS & EQUIPMENT HAVING LONG LEAD TIMES.
20. ALL REQUESTS FOR SUBSTITUTIONS OF ITEMS SHALL BE SUBMITTED IN WRITING TO THE ARCHITECT DURING THE BIDDING PROCESS. SUBSTITUTIONS SHALL BE OF EQUAL QUALITY.
21. THE ARCHITECT'S REVIEW OF SUBMITTALS SHALL NOT RELIEVE THE GENERAL CONTRACTOR OR SUBCONTRACTOR FROM THE RESPONSIBILITY FOR DEVIATIONS FROM THE DRAWINGS & SPECIFICATIONS NOR DOES IT RELIEVE THE THEM FROM THE RESPONSIBILITY FOR ERRORS OF ANY SORT IN SUBMITTALS.
22. PRIOR TO THE ISSUANCE OF FINAL CERTIFICATE OF OCCUPANCY FOR THE PROJECT, THE GENERAL CONTRACTOR SHALL SUBMIT A SIGNED CERTIFICATE TO THE DEPARTMENT OF BUILDING & SAFETY STATING THAT ALL WORK HAS BEEN PERFORMED & MATERIALS INSTALLED ACCORDING TO THE PLANS & SPECIFICATIONS AFFECTING NON-RESIDENTIAL ENERGY.
23. UPON COMPLETION OF PROJECT, OBTAIN ALL FINAL INSPECTIONS AS REQUIRED BY AUTHORITY HAVING JURISDICTION (AHJ) & FURNISH OWNER &/OR TENANT W/ EVIDENCE OF ALL SUCH INSPECTIONS & CERTIFICATES OF OCCUPANCY.
24. WHERE EXISTING TENANTS ARE ADJACENT TO THE JOB SITE, THE CONTRACTOR SHALL MINIMIZE THE CONSTRUCTION NOISE. EXTREME CONSTRUCTION NOISE SHALL OCCUR ON NON-TYPICAL BUSINESS HOURS. CONTRACTOR SHALL NOTIFY THE BUILDING REPRESENTATIVE OF SPECIAL CIRCUMSTANCES PRIOR TO WORK.
25. THE CONTRACTOR, AT OWN EXPENSE, SHALL KEEP THE PROJECT & SURROUNDING AREAS FREE FROM DUST & DEBRIS. PROVIDE A DUMPSTER AT A LOCATION TO BE DETERMINED, FOR REMOVAL OF ALL DEMOLISHED MATERIALS & ALL CONSTRUCTION DEBRIS. SUBCONTRACTORS SHALL REMOVE THEIR DEBRIS & WASTE MATERIALS FROM THE BUILDING AREA DAILY & DEPOSIT IT IN THE DUMPSTER. ALL CONTAINERS OF PAINT, ADHESIVE, ASPHALT SOLVENTS, OILS, &/OR HAZARDOUS MATERIALS SHALL BE REMOVED FROM THE SITE BY THE CONTRACTOR RESPONSIBLE FOR SAID CONTAINERS. THE WORK SHALL BE IN CONFORMANCE W/ THE AIR & WATER POLLUTION CONTROL STANDARDS & REGULATIONS OF THE STATE DEPARTMENT OF HEALTH.
26. CONSTRUCTION WASTE & DEBRIS SHALL BE DEPOSITED AT AN APPROPRIATE DISPOSAL SITE.
27. NO HAZARDOUS MATERIALS SHALL BE STORED WITHIN THE BUILDING THAT DO NOT COMPLY W/ THE LOCAL FIRE AUTHORITY & STATE & LOCAL REQUIREMENTS.
28. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE GENERAL CLEANING OF THE JOB SITE AFTER COMPLETION.
29. THE CONTRACTOR SHALL BE PROVIDE PEDESTRIAN PROTECTION AS REQUIRED PER STATE & LOCAL CODES.
30. IF TRENCHES OR EXCAVATION EXCEEDING 60" IN DEPTH ARE REQUIRED, OBTAIN A PERMIT FROM THE AUTHORITY HAVING JURISDICTION (AHJ).
31. THE CONTRACTOR IS RESPONSIBLE FOR BLOCKING OFF SUPPLY & RETURN AIR DIFFUSERS & DUCTWORK TO KEEP DUST FROM ENTERING INTO THE BUILDING DISTRIBUTION SYSTEM.
32. ALL CONSTRUCTION & DEMOLITION SHALL BE DONE IN ACCORDANCE W/ STATE & LOCAL CODES.
33. WHERE MECHANICAL, ELECTRICAL, OR PLUMBING ELEMENTS PENETRATE A FOOTING, SLAB, WALL, CEILING, ETC., IT IS REQUIRED THAT AN APPROPRIATELY SIZED OPENING OR CLEARANCE IS FURNISHED. CONTRACTOR SHALL COORDINATE THE INSTALLATION OF ALL ELEMENTS W/ THE CONSTRUCTION DOCUMENTS PRIOR TO THE INSTALLATION. ANY CONFLICT W/ THE CONSTRUCTION DOCUMENTS SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION IMMEDIATELY.
34. THE CONTRACTOR SHALL PROVIDE ACCESS DOORS IN PARTITIONS & CEILINGS AT ALL LOCATIONS REQUIRED. ACCESS DOORS SHALL MAINTAIN FIRE RATING OF WALL. COORDINATE ALL LOCATIONS NOT SHOWN ON DRAWINGS W/ ARCHITECT PRIOR TO LOCATING IN THE FIELD BY SUBMITTING A PLAN OF PROPOSED LOCATIONS.
35. ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES SHALL BE IN COMPLIANCE W/ U.L. TESTED ASSEMBLIES & MAINTAIN FIRE RATING.
36. INTERIOR PARTITIONS & CEILINGS SHALL BE INSTALLED IN ACCORDANCE W/ STATE & LOCAL CODES, INCLUDING REQUIREMENTS FOR FLAME SPREAD & SMOKE DENSITY RATINGS FOR FINISH MATERIALS.
37. ALL NEW CONSTRUCTION MATERIALS SHALL BE 100% ASBESTOS FREE.
38. ALL INSPECTIONS SHALL BE SCHEDULED & PASSED PRIOR TO WORK CONTINUING TO THE NEXT PHASE.
39. NO ROOF TOP EQUIPMENT SHALL BE VISIBLE FROM THE GROUND.
40. MAINTAIN 4'-0" MINIMUM WALKWAY ALONG THE SIDEWALK IN THE PUBLIC RIGHT OF WAY.
41. PEDESTRIAN PROTECTION, FENCES, RAILINGS, CANOPIES, ETC. SHALL BE PROVIDED ALONG THE PUBLIC RIGHT OF WAY IN ACCORDANCE W/ STATE & LOCAL CODES.
42. TEMPORARY TOILET FACILITIES SHALL BE ON SITE DURING THE DURATION OF CONSTRUCTION & AVAILABLE AT ALL TIMES.
43. CONTRACTOR SHALL NOT SCALE, DERIVE, OR REQUEST DIMENSIONS FROM THE STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, OR CIVIL ENGINEER(S) FOR ANY ELEMENTS ON THE DOCUMENTS. ALL DIMENSIONS SHALL BE REQUESTED OF THE ARCHITECT IN WRITING THROUGH A REQUEST FOR INFORMATION (RFI) REQUEST. FAILURE TO ADHERE TO THIS PROCESS WILL RESULT IN THE DENIAL OF CHANGE ORDERS.
44. CONTRACTOR SHALL COORDINATE W/ THE OWNER &/OR TENANT VENDORS REGARDING SCHEDULING & SEQUENCING OF WORK.
45. THE CONSTRUCTION DOCUMENTS ARE SUPPLIED TO ILLUSTRATE THE DESIGN & GENERAL TYPE OF CONSTRUCTION DESIRED & ARE INTENDED TO IMPLY THE FINEST QUALITY OF CONSTRUCTION MATERIAL & WORKMANSHIP THROUGHOUT.
46. PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION, CONTRACTOR SHALL VERIFY EXISTENCE & LOCATION OF ALL EXISTING ABOVE & BELOW GRADE UTILITIES, INCLUDING SANITARY SEWER, STORM SEWER, WATER, GAS, ELECTRICAL, TELEPHONE, ETC. ANY DISCREPANCIES IN UTILITY LOCATIONS SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ARCHITECT.
47. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL BUILDING DIMENSIONS PRIOR TO BEGINNING CONSTRUCTION & SHALL IMMEDIATELY NOTIFY THE ARCHITECT OF ANY VARIANCE OR DISCREPANCY AFFECTING NEW CONSTRUCTION PRIOR TO PROCEEDING W/ WORK.
48. CONTRACTOR TO PROVIDE BLOCKING BEHIND ALL CABINETS, COAT HOOKS, TV LOCATIONS AS WELL AS ALL WALL MOUNTED ACCESSORIES, INCLUDING TOILET ROOM ACCESSORIES, TOILET ROOM PARTITIONS, ETC.
49. ISOLATE DISSIMILAR METALS BY MEANS OF HEAVY BITUMINOUS COATING, APPROVED PAINT, ADHERE POLYETHYLENE SHEET OR OTHER MEANS APPROVED BY THE ARCHITECT. PRIME & PAINT ALL STEEL LINTELS, HANDRAILS, & ANY OTHER INTERIOR OR EXTERIOR EXPOSED FERROUS METAL SURFACES NOT OTHERWISE INDICATED TO BE COATED OR PAINTED.
50. ALL JOINTS BETWEEN DISSIMILAR MATERIALS SHALL BE SEALED.
51. MATERIALS EXPOSED WITHIN PLENUMS ARE REQUIRED TO BE NONCOMBUSTIBLE OR SHALL HAVE A FLAME SPREAD INDEX OF NOT MORE THAN 25 & A SMOKE DEVELOPED INDEX OF NOT MORE THAN 50 AS DETERMINED IN ACCORDANCE W/ ASTM E 84 EXCEPT FOR TESTED & LABELED WIRING, FIRE SPRINKLER PIPING, PNEUMATIC TUBING, & ELECTRICAL EQUIPMENT.
52. SIGNAGE CLEARLY STATING THAT SMOKING IS PROHIBITED SHALL BE CONSPICUOUSLY POSTED BY THE CONTRACTOR AT EACH ENTRANCE OR IN A POSITION CLEARLY VISIBLE UPON ENTRY INTO THE BUILDING. ACCEPTABLE SIGNS SHALL DISPLAY EITHER "NO SMOKING" OR THE INTERNATIONAL "NO SMOKING" SYMBOL (CONSISTING OF A PICTORIAL REPRESENTATION OF A BURNING CIGARETTE ENCLOSED IN A RED CIRCLE W/ A RED BAR ACROSS IT).
53. ALL SIGNAGE, EXCEPT FOR CODE MINIMUM SIGNAGE AS DEFINED BY THE AUTHORITY HAVING JURISDICTION (AHJ), SHALL BE PROVIDED BY OWNER UNLESS OTHERWISE NOTED IN DOCUMENTS.
54. EXTERIOR SIGNS, LOCATIONS, NUMBER, & SIZE ARE NOT APPROVED UNDER THIS BUILDING PERMIT. OBTAIN A SEPARATE PERMIT FOR EACH SIGN TO BE PROVIDED.
55. ALL JOINTS IN EXTERIOR SHEATHING SHALL BE SEALED W/ MANUFACTURER'S RECOMMENDED TAPE OR SEALANT.
56. WHERE THERE IS AN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACE, FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS & SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY & PERMANENTLY IDENTIFIED W/ SIGNS OR STENCILING IN THE CONCEALED SPACE.

    SUCH IDENTIFICATION SHALL:
    a. BE LOCATED WITHIN 15 FEET OF END OF EACH WALL & AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE WALL OR PARTITION
    b. INCLUDE LETTERING NOT LESS THAN 3 INCHES IN HEIGHT W/ A MINIMUM 3/8" STROKE IN CONTRASTING COLOR INCORPORATING THE SUGGESTED WORDING, "FIRE AND/OR SMOKE BARRIER - PROTECT ALL OPENINGS" OR OTHER WORDING.

FIRE AUTHORITY NOTES

1. FINAL INSPECTION BY THE FIRE DEPARTMENT IS REQUIRED - SCHEDULE (72) HOURS IN ADVANCE.
2. THE PROJECT ADDRESS SHALL BE PROVIDED IN A POSITION AS TO BE PLAINLY VISIBLE & LEGIBLE FROM THE STREET FRONT THE PROPERTY PER LOCAL FIRE DEPARTMENT STANDARDS.
3. AN UNOBSTRUCTED ALL WEATHER FIRE APPARATUS ACCESS ROAD SHALL BE IN PLACE PRIOR TO THE DELIVERY OF COMBUSTIBLE BUILDING MATERIALS.
4. FIRE PREVENTION WATER SERVICE SHALL BE IN SERVICE PRIOR TO DELIVERY OF COMBUSTIBLE MATERIALS.
5. ACCESS / SECURITY GATES SHALL BE APPROVED PRIOR TO INSTALLATION & SHALL COMPLY W/ LOCAL FIRE CODES.
6. FIRE SPRINKLER SYSTEMS, WHEN PROVIDED, SHALL MEET STATE & LOCAL FIRE CODES.
7. INSTALLATION OF FIRE ALARM SYSTEM SHALL BE IN ACCORDANCE W/ STATE & LOCAL CODES.
8. LOCATIONS & CLASSIFICATIONS OF FIRE EXTINGUISHERS SHALL BE IN ACCORDANCE W/ STATE & LOCAL FIRE CODES & PLACEMENT IS SUBJECT TO THE APPROVAL OF THE FIRE INSPECTOR. VERIFY QUANTITY & LOCATION W/ THE FIRE DEPARTMENT PRIOR TO ORDERING.
9. AT LEAST (1) FIRE EXTINGUISHER W/ A MINIMUM RATING OF 2-A-10B:C SHALL BE PROVIDED WITHIN 75 FT MAXIMUM TRAVEL DISTANCE FOR EACH 3,000 SF OR PORTION THEREOF.
10. STORAGE, DISPENSING, OR USE OF ANY FLAMMABLE & COMBUSTIBLE LIQUIDS OR GASES, & OTHER HAZARDOUS MATERIALS SHALL COMPLY W/ STATE & LOCAL FIRE CODES. THE STORAGE & USE OF HAZARDOUS MATERIALS SHALL BE APPROVED BY THE FIRE AUTHORITY PRIOR TO ANY MATERIALS BEING STORED OR USED ON SITE. A SEPARATE PERMIT IS REQUIRED.
11. BUILDING NOT APPROVED FOR HIGH PILED STORAGE. A SEPARATE PERMIT IS REQUIRED FOR HIGH PILED STORAGE.

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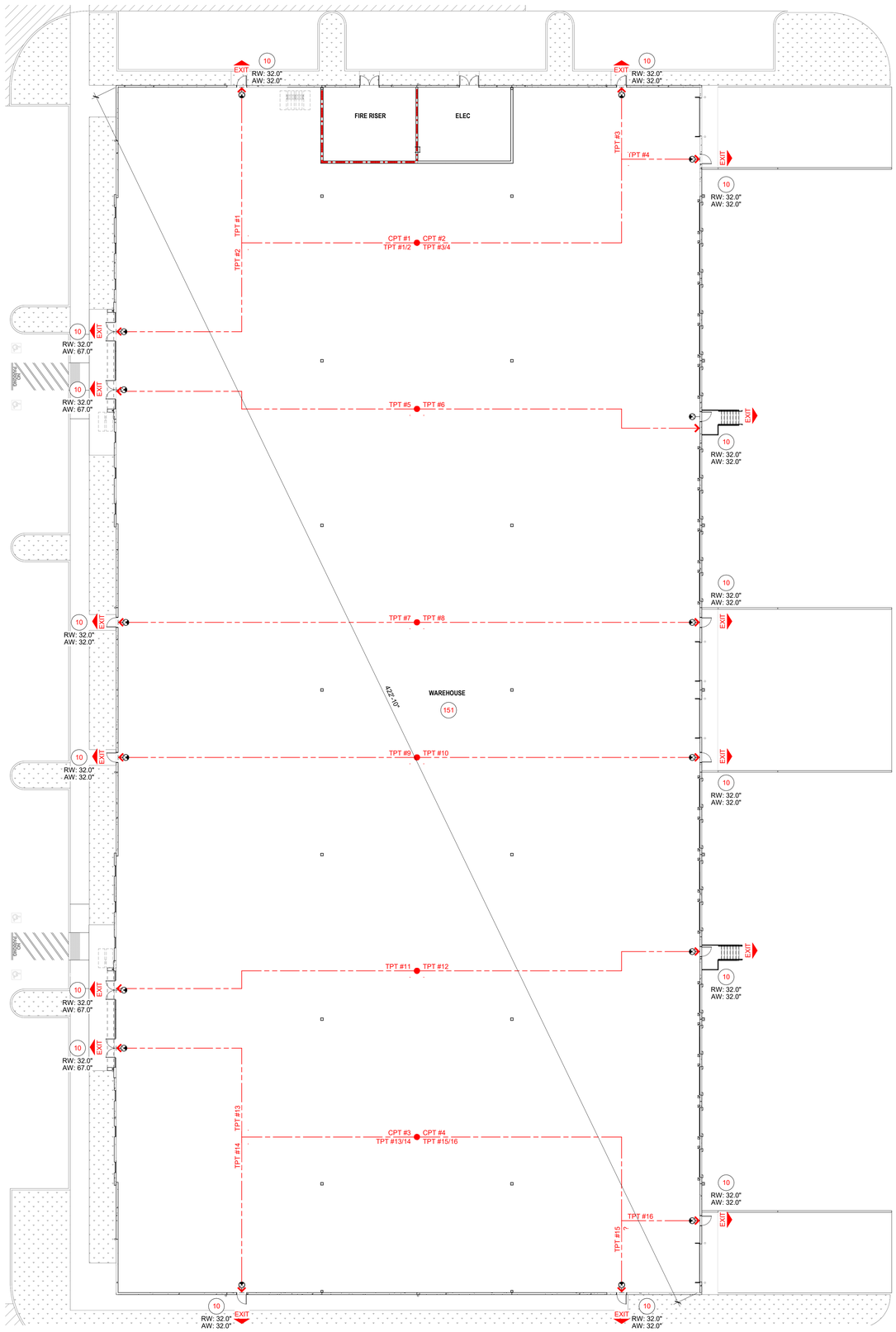
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GENERAL INFORMATION

DATE: 9/29/25
JOB NO.: 25-072

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A3 LIFE SAFETY PLAN

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

NORTH

KEYNOTES

PATH OF TRAVEL

DESCRIPTION	TRAVEL DISTANCE
COMMON PATH OF TRAVEL	
CPT #1	55' - 4"
CPT #2	91' - 1"
CPT #3	55' - 4"
CPT #4	91' - 1"
TOTAL PATH OF TRAVEL	
TPT #1	123' - 1"
TPT #2	104' - 6"
TPT #3	113' - 10"
TPT #4	115' - 10"
TPT #5	100' - 7"
TPT #6	95' - 6"
TPT #7	94' - 5"
TPT #8	89' - 5"
TPT #9	94' - 5"
TPT #10	89' - 5"
TPT #11	100' - 7"
TPT #12	95' - 6"
TPT #13	123' - 1"
TPT #14	104' - 6"
TPT #15	113' - 10"
TPT #16	115' - 10"

LIFE SAFETY PLAN LEGEND

- AREA NOT IN CONTRACT (N.I.C.)
- EXISTING RATED WALL - REFER RATED WALL LEGEND
- NEW RATED WALL - REFER RATED WALL LEGEND
- EXIT SIGN W/ DIRECTION ARROW (AS REQ'D)
- EXIT — BUILDING EXIT
- EGRESS PATH - COMMON PATH OF TRAVEL
- EGRESS PATH - TOTAL TRAVEL DISTANCE

DOOR EGRESS TAG NOMENCLATURE

OCCUPANCY COUNT — 101

ACTUAL CLEAR WIDTH (AW) OF DOOR PER CODE — RW: 32.0" AW: 34.0"

REQUIRED CLEAR WIDTH (RW) OF DOOR (OCCUPANT LOAD x .2 (NON-SPRINKLED/SPRINKLED) / .15 (SPRINKLED W/ ANNUN.) - 32.0" MINIMUM WIDTH

OCCUPANCY TAG NOMENCLATURE

OCCUPANCY COUNT — 15

LIFE SAFETY OCCUPANT LOAD ANALYSIS

OCCUPANCY CLASSIFICATION: (PER CHAP. 3) S-1

OCCUPANCY SEPARATION: (MIXED USE PER 508) NO SEPARATION

BUILDING AREA: 70,809 SF

FIRE PROTECTION: AUTOMATIC SPRINKLER SYSTEM

OCCUPANT LOAD:

FLOOR 01: 70,809 SF
STORAGE (S-1) = 70,809 SF / 500 142 OCC.

PER TABLE 1006.2.1
(MAXIMUM COMMON PATH OF TRAVEL DISTANCE):
STORAGE: ALLOWED: 100'
PROVIDED: REFER PATH OF TRAVEL CHART

PER TABLE 1017.2
(MAXIMUM TRAVEL DISTANCE):
STORAGE (S-1): ALLOWED: 400'
PROVIDED: REFER PATH OF TRAVEL CHART

PER TABLE 1006.3.3
(NUMBER OF EXITS PER STORY):
FLOOR 01: REQUIRED: 2
PROVIDED: 16

PER 1005.3.1: (MINIMUM STAIRWAY WIDTH)
NON-SPRINKLED/SPRINKLED: .3 x OCC. LOAD = XXX"
SPRINKLED W/ ANNUNCIATOR: .2 x OCC. LOAD = XXX"
(2) STAIRS (EACH): .3 x 9.44 OCC. = 2.8"

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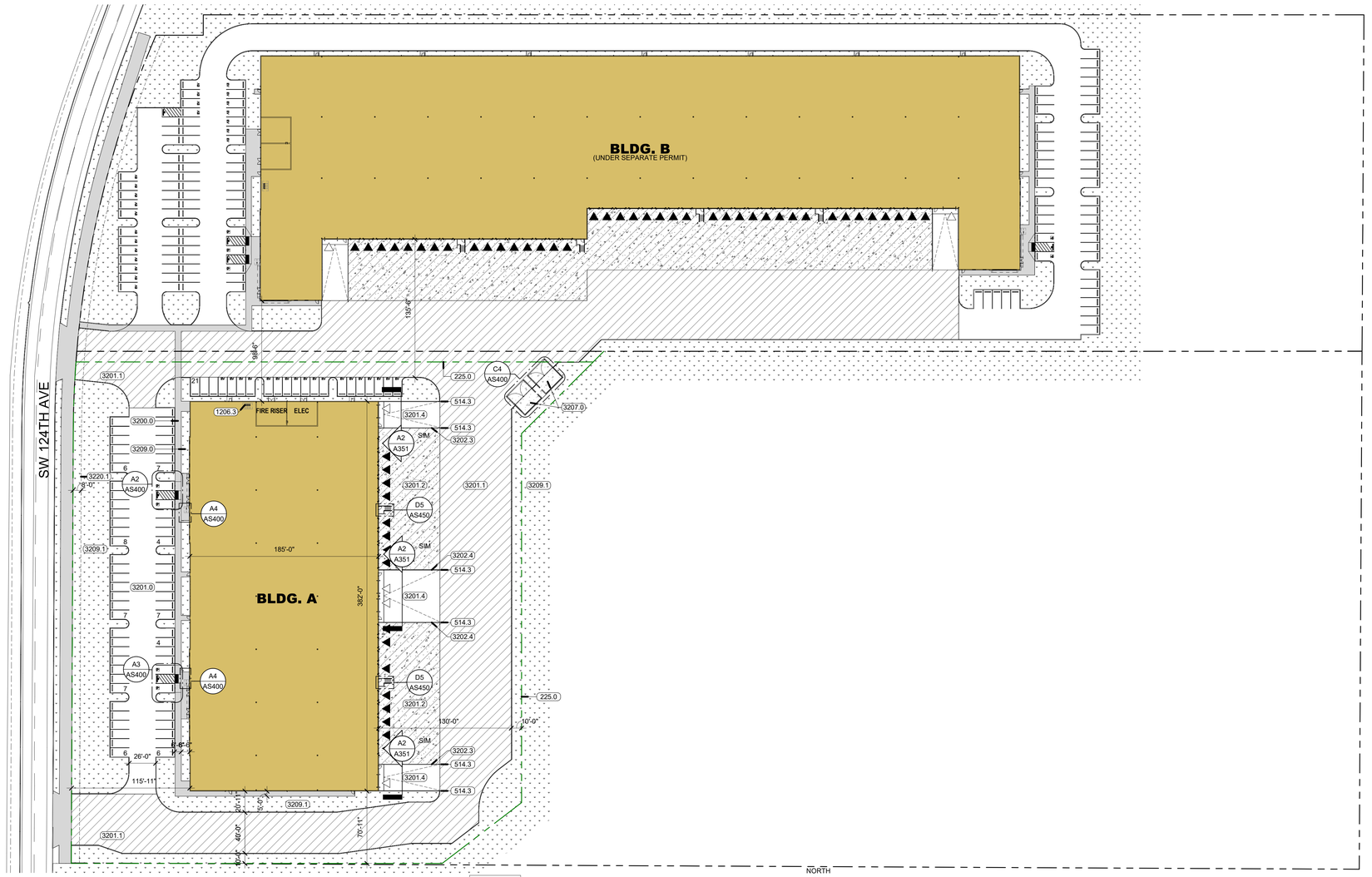
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A3 SITE PLAN - OVERALL

SCALE: 1" = 50'-0"

NORTH

KEYNOTES

225.0	USEABLE PROPERTY AREA
514.3	6" DIA. x 48" A.F.F. CONCRETE FILLED GALVANIZED STEEL PIPE BOLLARD - ROUND TOP - PAINT - REFER DETAILS B2/AS500 OR B4/AS500
1206.3	BICYCLE RACK - ONE 6-BICYCLE RACK - HUNTCO, RAMBLER CORRAL - REFER B3/AS400 - FINAL LOCATION TO BE DETERMINED IN TENANT IMPROVEMENT
3200.0	4" CONCRETE SIDEWALK W/ SUBBASE - REFER CIVIL DRAWINGS
3201.0	STANDARD DUTY PAVING OVER COMPACTED ROAD BASE & SUBBASE - REFER CIVIL DRAWINGS
3201.1	HEAVY DUTY PAVING OVER COMPACTED ROAD BASE & SUBBASE - REFER CIVIL DRAWINGS
3201.2	6" CONCRETE PAVING OVER COMPACTED ROAD BASE & SUBBASE - REFER CIVIL DRAWINGS
3201.4	HEAVY DUTY CONCRETE RAMP - REFER CIVIL DRAWINGS
3202.3	CONCRETE RETAINING WALL - ARCHITECTURAL GRADE FINISH - REFER DETAIL A2/AS450
3202.4	CONCRETE RAMP RETAINING WALL - ARCHITECTURAL GRADE FINISH - REFER DETAIL A4/AS450
3207.0	DUMPSTER ENCLOSURE - REFER DETAIL A4/AS400
3209.0	LANDSCAPING - REFER LANDSCAPE DRAWINGS
3209.1	LANDSCAPING - GRASS - REFER LANDSCAPE DRAWINGS
3220.1	PROPERTY EASEMENT - 8'

SITE PLAN NOTES

1. CONTRACTOR SHALL LOCATE & PROTECT ALL EXISTING UTILITIES UNLESS OTHERWISE NOTED. CONTRACTOR SHALL POTHOLE & FIELD VERIFY EXISTING UTILITY LOCATIONS PRIOR TO COMMENCING SITE WORK.
2. CONTRACTOR SHALL VERIFY ALL EXISTING ELEVATIONS PRIOR COMMENCING WORK.
3. GRADING AROUND THE BUILDING SHALL SLOPE 5% MINIMUM AWAY FROM THE BUILDING IN LANDSCAPE AREAS UNLESS OTHERWISE NOTED. IMPERMEABLE SURFACES SUCH AS CONCRETE OR ASPHALT SHALL SLOPE 2% MAXIMUM AWAY FROM BUILDING.
4. REFER SITE DETAILS FOR SITE RELATED ACCESSIBILITY COMPLIANT CONSTRUCTION REQUIREMENTS.
5. ALL PARKING STRIPING, DIRECTIONAL ARROWS, NO PARKING AREAS, & SITE SIGNAGE SHALL BE PROVIDED UNDER THIS CONTRACT. REFER CIVIL DRAWINGS FOR ADDITIONAL INFORMATION.
6. ALL SITE WALKS, STAIRS, & LANDINGS SHALL HAVE POSITIVE SLOPE NOT EXCEEDING 2% TO ALLOW FOR POSITIVE DRAINAGE.
7. ALL UTILITY CONNECTIONS FROM THE PUBLIC RIGHT OF WAY TO THE BUILDING SHALL BE PROVIDED UNDER THIS CONTRACT. CONTRACTOR TO VERIFY AHJ STANDARDS FOR PUBLIC RIGHT OF WAY WORK.
8. CONTRACTOR SHALL COORDINATE ALL SITE RELATED CONSTRUCTION W/ CIVIL, ELECTRICAL, & PLUMBING.
9. ALL LANDSCAPE AREA SHALL BE 2" BELOW ADJACENT HARDSCAPE SURFACE UNLESS OTHERWISE NOTED.
10. THERE SHALL BE A 4" x 24" x CONTINUOUS CONCRETE STRIP ADJACENT TO THE BUILDING OR ACCESSORIES STRUCTURES EXCEPT WHERE CONCRETE WALKS OR PLANTERS OCCUR.
11. CONTRACTOR TO COORDINATE ALL SITE LIGHT POLE LOCATIONS. REFER POLE BASE DETAILS FOR ADDITIONAL INFORMATION.
12. LIGHT POLE BASES IN LANDSCAPE LOCATIONS SHALL BE 6" ABOVE FINISHED GRADE & BE LOCATED A MINIMUM OF 36" FROM FACE OF POLE BASE TO BACK OF CURB WHEN ADJACENT TO PARKING OR VEHICULAR TRAFFIC.
13. LIGHT POLE BASES IN PAVED LOCATIONS SHALL BE 36" ABOVE FINISHED GRADE IN AUTO PARKING AREAS, AND 48" ABOVE FINISHED GRADE IN TRUCKING AREAS.
14. ALL CURB & GUTTER TO BE MONOLITHICALLY POURED. REFER CIVIL DRAWINGS FOR ADDITIONAL INFORMATION.
15. ALL CURBS DESIGNATED AS FIRE LANE SHALL BE PAINTED RED & HAVE 'FIRE LANE" PAINTED IN WHITE EVERY 20'-0".
16. FOUNDATION TO BE 6" ABOVE FINSIHED GRADE UNLESS OTHERWISE NOTED.
17. ALL CONNECTIONS FROM CITY STREETS TO THE BUILDING ARE TO BE PROVIDED UNDER THIS CONTRACT. CONTRACTOR TO VERIFY AHJ STANDARDS FOR ROAD, CURB, GUTTER, UTILITY, & SIGNAGE REQUIREMENTS.
18. ALL HARDSCAPE TO BE A MINIMUM OF 4" THICK CONCRETE OVER 6" ROAD BASE UNLESS OTHERWISE NOTED.
19. ALL SIDEWALKS TO BE A MINIMUM OF 5'-0" WIDE.
20. FINISH SOFTSCAPES SHALL BE 2" UNIFORMLY BELOW ADJACENT PAVING SURFACES UNLESS OTHERWISE NOTED.
21. COORDINATE ORIENTATION OF FIRE HYDRANT OUTLETS W/ THE FIRE MARSHAL PRIOR TO FINAL INSTALLATION OF THE HYDRANT ASSEMBLY.
22. PROVIDE CONCRETE MOW STRIP AROUND STRUCTURES, INCLUDING BUILDING, EXCEPT WHERE CONCRETE SIDEWALKS OR LANDSCAPE PLANTERS OCCUR.

SITE PLAN LEGEND

- BUILDING
- LANDSCAPING - GRASS
- ASPHALT - LIGHT DUTY
- ASPHALT - HEAVY DUTY
- CONCRETE - SIDEWALK
- CONCRETE - LIGHT DUTY
- CONCRETE - HEAVY DUTY
- PROPERTY LINE
- ACCESSIBLE PATH OF TRAVEL ROUTE
- DOCK DOOR (QTY: 17)
- DRIVE-IN DOOR (QTY: 4)

SITE ANALYSIS

SITE ANALYSIS CRITERIA:

TUALATIN, OR DEVELOPMENT CODE, CHAPTER 31 - GENERAL PROVISIONS

ZONING:	MG - GENERAL MANUFACTURING
BUILDING AREA - TOTAL:	70,809 SF
LOT AREA:	+/- 636,565 SF / 14.61 ACRE
FLOOR AREA RATIO (F.A.R.):	BUILDING SF / LOT SF = 11.1%

PARKING - NEW OCCUPANCY

STANDARD STALLS:	PROVIDED:	82
	REQUIRED:	SEE CALCS.
ACCESSIBLE STALLS:	PROVIDED:	4
	REQUIRED:	4
TOTAL STALLS:	PROVIDED:	86
	REQUIRED:	SEE CALCS.

PARKING CALCULATIONS - NEW OCCUPANCY

CHAPTER 73C - PARKING STANDARDS
TABLE 73C-1: OFF-STREET VEHICLE AND BICYCLE PARKING QUANTITY REQUIREMENTS

WAREHOUSE USE — 70,809 SF (100% TOTAL BUILDING AREA)

WAREHOUSE USE
MAX. REQUIRED — (70,809 SF/1,000) X 0.5 = 36 STALLS
NO PARKING MINIMUM

BIKE PARKING CALCULATIONS - NEW OCCUPANCY

CHAPTER 73C - PARKING STANDARDS
TABLE 73C-1 - OFF-STREET VEHICLE AND BICYCLE PARKING QUANTITY REQUIREMENTS

2 SPACES OR 0.1:1,000 SF — WAREHOUSING

BUILDING SF / ZONING REQUIREMENT = RACK STALLS
(70,809 SF / 1,000) x 0.1 = **7 RACK STALLS**

PERCENTAGE OF BICYCLE PARKING TO BE COVERED
5 SPACES OR 30% - WHICHEVER IS GREATER

ELECTRICAL SERVICE CAPACITY - FUTURE EV PARKING REQUIREMENTS

CHAPTER 73C - PARKING STANDARDS
TDC 73C.030.10 - PARKING LOT DESIGN REQUIREMENTS - ELECTRICAL SERVICE CAPACITY

ELECTRICAL SERVICE CAPACITY SHALL BE PROVIDED FOR 20% OF PROVIDED PARKING SPACES

20% X 86 PARKING STALLS = 17.2 OR 18 FUTURE EV STALLS
(SEE PLAN FOR LOCATIONS)

WASTE AND RECYCLABLES MANAGEMENT - NEW OCCUPANCY

CHAPTER 73D - WASTE AND RECYCLABLES MANAGEMENT STANDARDS
TDC 73D.030 - MINIMUM STANDARDS METHOD

BUILDING SF / ZONING REQUIREMENT =
10 SF + [(70,809 SF / 1,000) x 6 SF] = **435 SF**

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ARCHITECTURAL SITE - OVERALL PLAN

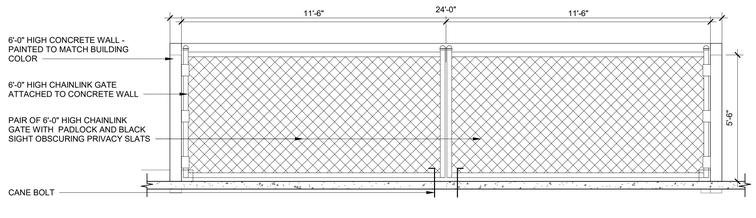
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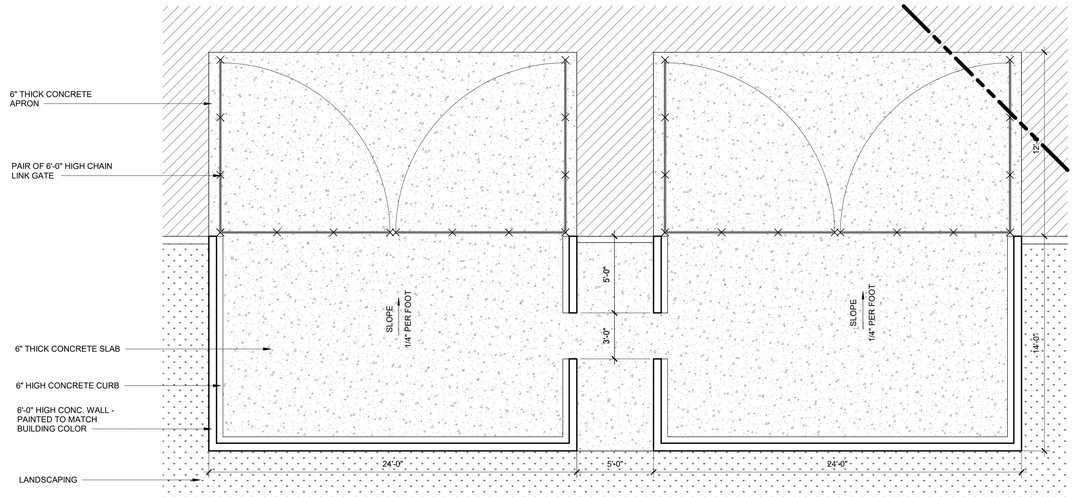
KEYNOTES

1002.2	SIGNAGE - SITE - ACCESSIBLE PARKING - REFER DETAILS B5/AS500 & D5/AS500
1002.3	SIGNAGE - SITE - ACCESSIBLE PARKING - VAN - REFER DETAILS B5/AS500 & D5/AS500
3200.2	CONCRETE CURB W/ SUBBASE - REFER CIVIL DRAWINGS
3203.0	ACCESSIBLE CURB CUT - REFER DETAIL A1/AS500
3203.1	ACCESSIBLE TRUNCATED DOME INSERT PANEL - REFER DETAIL B1/AS500
3204.1	ACCESSIBLE PARKING STALL & SYMBOL - REFER DETAIL A5/AS500
3204.2	ACCESSIBLE PARKING AISLE - REFER DETAILS
3210.3	6' WHEEL STOP - CONCRETE - REFER DETAIL A4/AS500



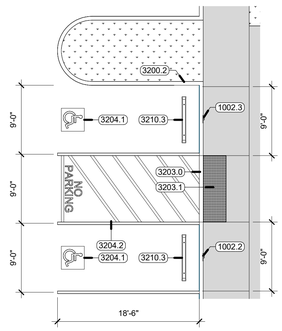
C1 TRASH ENCLOSURE - FRONT ELEVATION

SCALE: 3/8" = 1'-0"



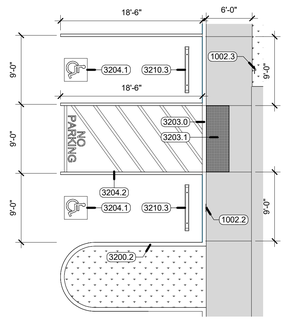
C4 ENLARGED TRASH ENCLOSURE

SCALE: 1/4" = 1'-0"



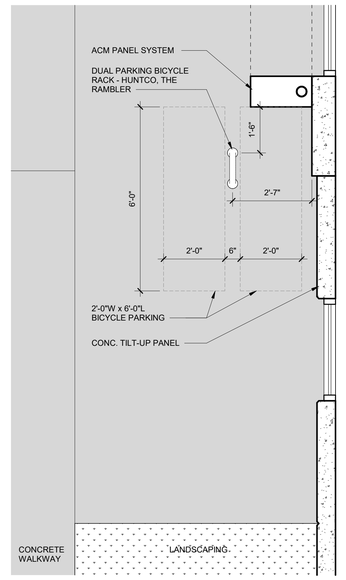
A2 ENLARGED SITE PLAN - NORTH ENTRY

SCALE: 1/8" = 1'-0"



A3 ENLARGED SITE PLAN - SOUTH ENTRY

SCALE: 1/8" = 1'-0"



A4 ENLARGED PLAN - BIKE RACK

SCALE: 1/2" = 1'-0"

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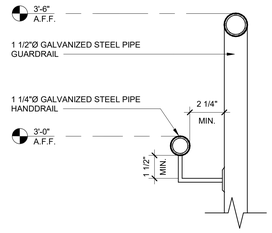
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ARCHITECTURAL SITE - ENLARGED PLANS

DATE: 9/29/25
JOB NO.: 25-072

AS400

10/1/2025 7:23:04 AM

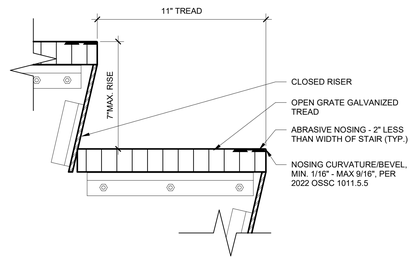


NOTE: CIRCULAR HANDRAILS SHALL HAVE A CIRCULAR CROSS SECTION WITH AN OUTSIDE DIAMTER OF NOT LESS THAN 1 1/2" AND NOT MORE THAN 2".

HANDRAIL ENDS SHALL BE RETURNED TO THE WALL OR FLOOR OR SHALL TERMINATE AT NEWEL POSTS.

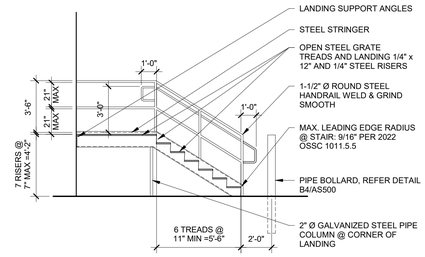
D1 GUARDRAIL W/ HANDRAIL SECTION

SCALE: 3" = 1'-0"



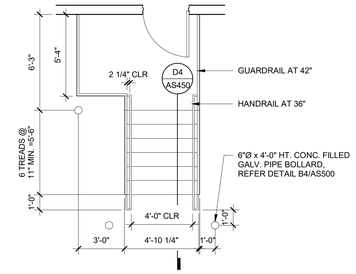
D2 STAIR TREAD DETAIL - METAL GRATE

SCALE: 3" = 1'-0"



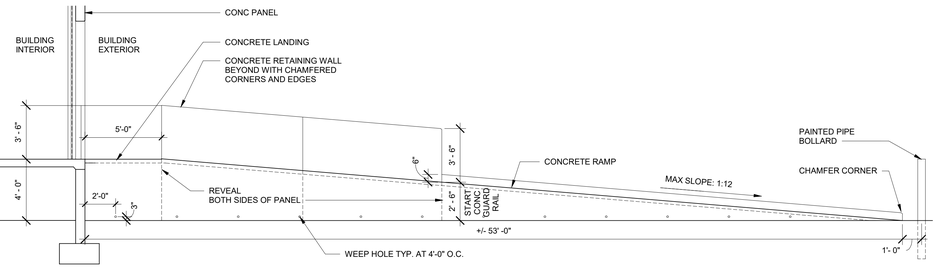
D4 SECTION @ PRE-ENG. METAL STAIR

SCALE: 1/4" = 1'-0"



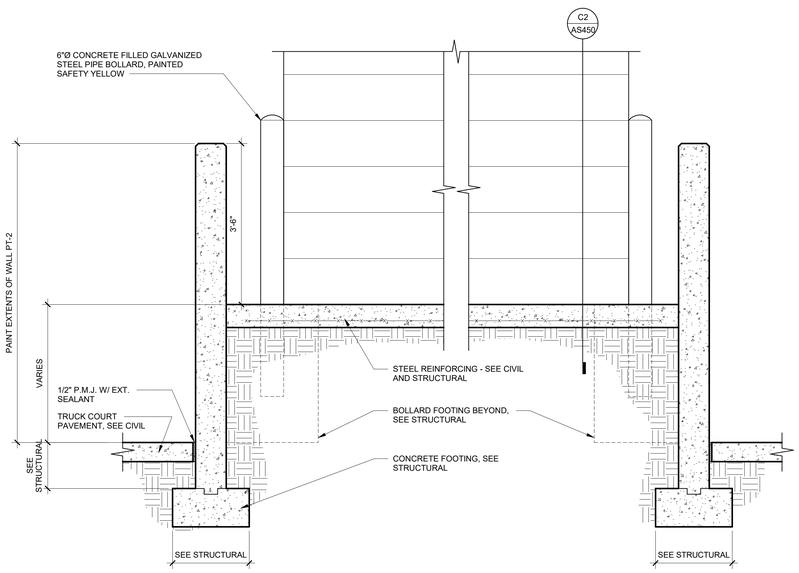
D5 PLAN @ PRE-ENG. METAL STAIR

SCALE: 1/4" = 1'-0"



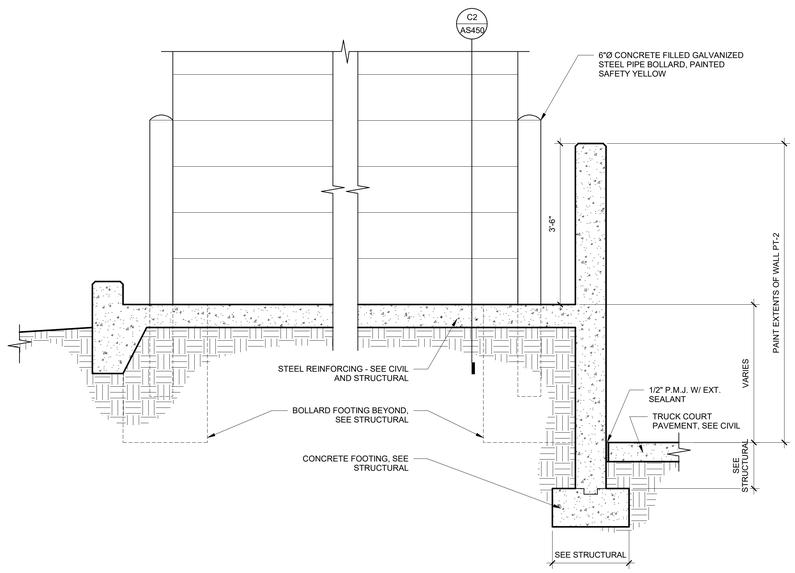
C2 SECTION - DRIVE-IN RAMP

SCALE: 1/4" = 1'-0"



A2 DETAIL - DRIVE-IN RAMP, TWO RETAINING WALL SECTION

SCALE: 3/4" = 1'-0"



A4 DETAIL - DRIVE-IN RAMP, ONE RETAINING WALL SECTION

SCALE: 3/4" = 1'-0"

TWINSTEPS ARCHITECTURE
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www.twinstepsarch.com info@twinstepsarch.com

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REGISTERED ARCHITECT
GAYLE SMITH
14270
IRVINE, CA
STATE OF OREGON

PANATTONI

124TH CORPORATE CENTER - BUILDING A

20052 SW 124TH AVE
TUALATIN, OR 97062
ISSUED FOR PERMIT

REV	DATE	REMARKS

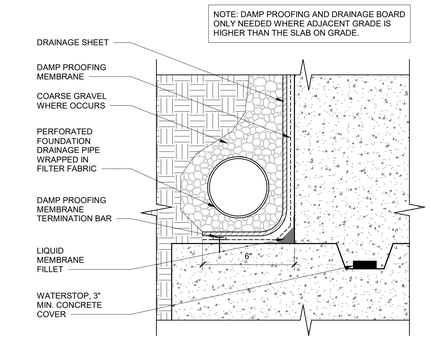
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ARCHITECTURAL SITE - VERTICAL CIRCULATION

DATE: 9/29/25
JOB NO.: 25-072

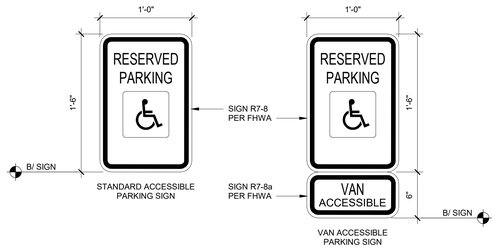
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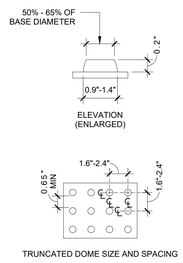
D4 DETAIL - FOUNDATION DRAIN

SCALE: 3" = 1'-0"



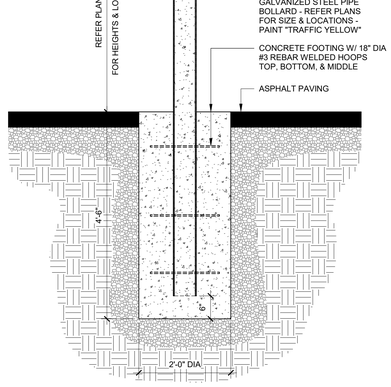
D5 ACCESSIBLE PARKING SIGN DETAILS

SCALE: 1 1/2" = 1'-0"



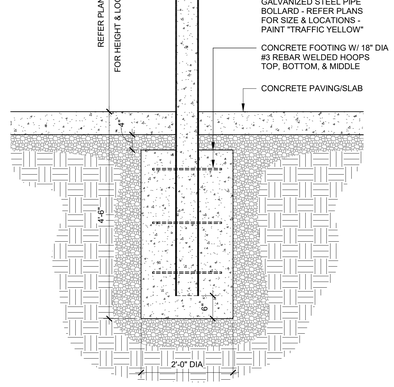
B1 TRUNCATED DOME DETAIL

SCALE: 1 1/2" = 1'-0"



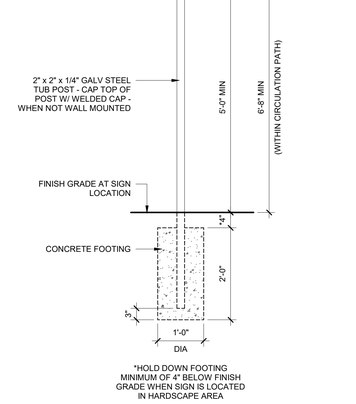
B2 BOLLARD DETAIL - HEAVY DUTY - ASPHALT PAVING

SCALE: 3/4" = 1'-0"



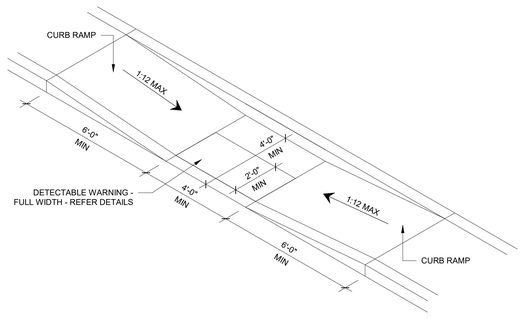
B4 BOLLARD DETAIL - HEAVY DUTY - CONCRETE

SCALE: 3/4" = 1'-0"



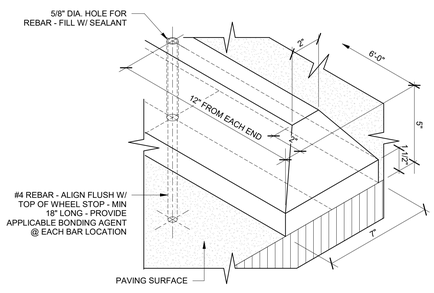
B5 SIGN - SITE SIGNAGE DETAIL

SCALE: 3/4" = 1'-0"



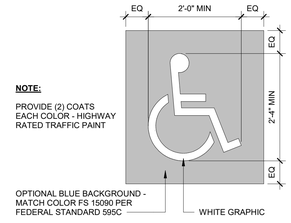
A1 CURB RAMP DETAIL - PARALLEL

SCALE: 3/8" = 1'-0"



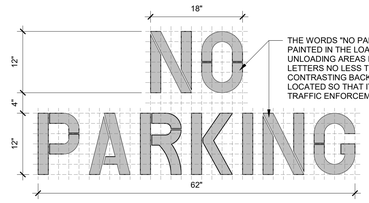
A2 WHEEL STOP DETAIL

SCALE: 12" = 1'-0"



A4 ACCESSIBLE PARKING PAVEMENT SYMBOL

SCALE: 3/4" = 1'-0"



A5 "NO PARKING" PAVEMENT MARKING

SCALE: 1" = 1'-0"

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14270
IRVINE, CA
STATE OF OREGON

PANATTONI

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20052 SW 124TH AVE
TUALATIN, OR 97062
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REV	DATE	REMARKS

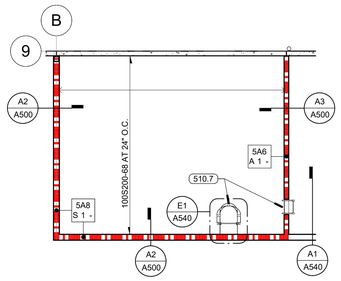
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ARCHITECTURAL SITE - DETAILS

DATE: 9/29/25
JOB NO.: 25-072

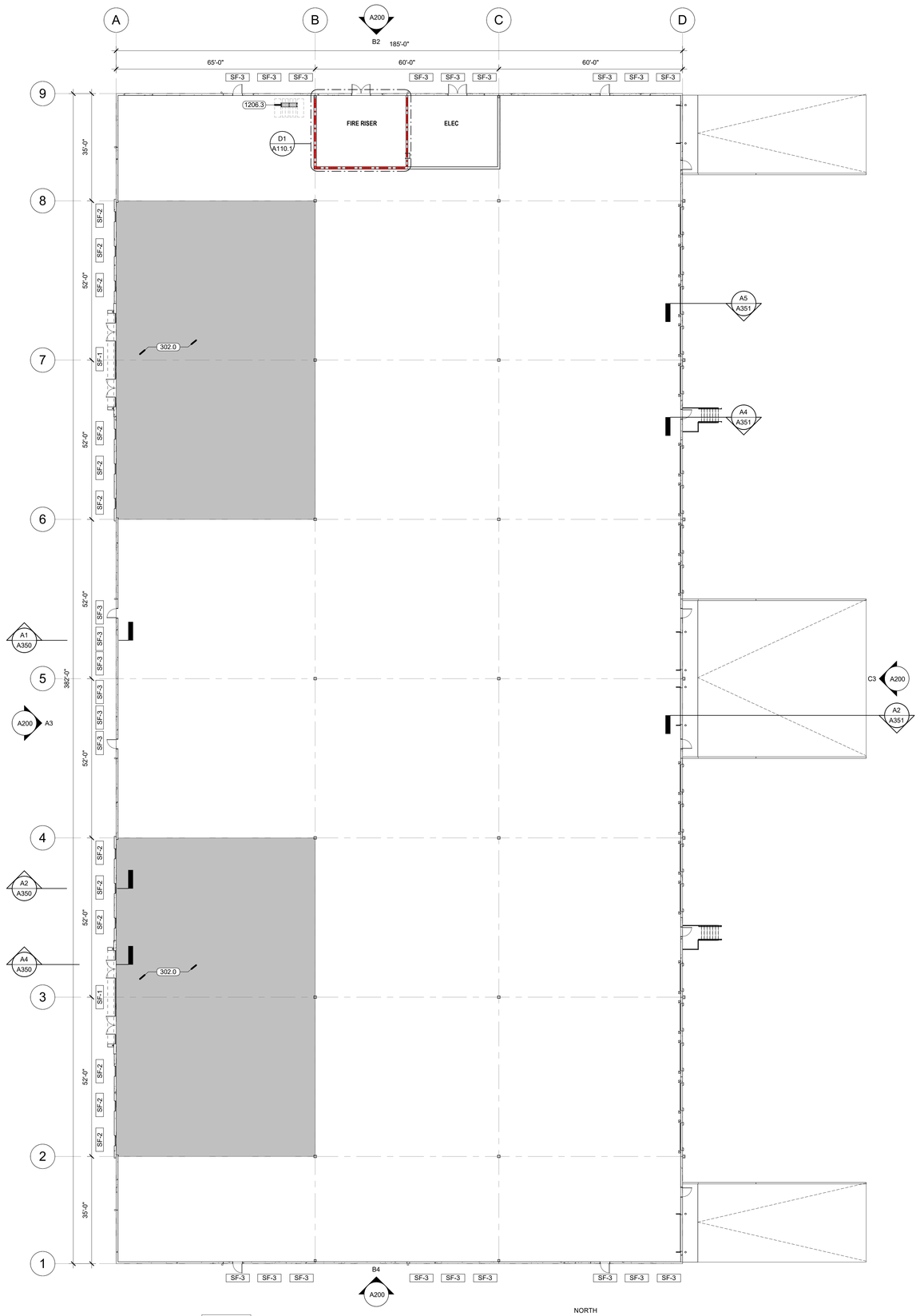
AS500

10/1/2025 7:22:06 AM



D1 FLOOR OVER PUMP RM.

SCALE: 1/8" = 1'-0"



A3 ANNOTATON PLAN - OVERALL

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

NORTH

ANNOTATED PLAN NOTES

1. WHERE SHOWN, ALL EQUIPMENT PLANS SHOWN AS DASHED ARE FOR REFERENCE ONLY.
2. ALL HOUSEKEEPING PAD DIMENSIONS SHALL BE COORDINATED W/ ACTUAL EQUIPMENT TO BE PROVIDED.
3. REFER CIVIL & MEP DRAWINGS FOR POINT OF CONNECTION FOR SITE UTILITIES. CONTRACTOR TO VERIFY ACTUAL UTILITY LOCATIONS.
4. REFER DIMENSION PLANS FOR ALL WALL DIMENSIONS & PARTITION TYPE CALLOUTS.
5. REFER DOOR SCHEDULE & WINDOW ELEVATIONS FOR ADDITIONAL INFORMATION.
6. PROVIDE ACCESS DOORS IN PARTITIONS AT ALL LOCATIONS REQUIRED. ACCESS DOORS SHALL MAINTAIN FIRE RATING OF WALL. COORDINATE ALL LOCATIONS NOT SHOWN ON DRAWINGS W/ ARCHITECT PRIOR TO LOCATING IN THE FIELD.
7. REFER EXTERIOR ELEVATION SHEETS FOR EXTERIOR FINISHES.
8. ALL EXTERIOR EXPOSED METAL SHALL BE GALVANIZED.
9. REFER CIVIL & LANDSCAPE DRAWINGS FOR HARDSCAPE ELEMENTS, PAVING, & SITE WORK ADJACENT TO THE BUILDING.

KEYNOTES

302.0	REINFORCED CONCRETE SLAB ON GRADE WITH 15 MIL VAPOR BARRIER AT FUTURE OFFICE LOCATIONS (GREY HATCH AREAS) - REFER STRUCTURAL DRAWINGS
510.7	ROOF ACCESS LADDER - STEEL - REFER DETAIL A1/A540 & E1/A540
1206.3	BICYCLE RACK - ONE 6-BICYCLE RACK - HUNTCO, RAMBLER CORRAL - REFER BJA/S400 - FINAL LOCATION TO BE DETERMINED IN TENANT IMPROVEMENT

RATED WALL LEGEND

REFER WALL TYPE SHEET FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

1 HOUR RATED SEPARATION

WALL TYPE KEY LEGEND

REFER WALL TYPE SHEET (A500) FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

WALL TAG NOMENCLATURE

CONSTRUCTION DESIGNATION

3X0	DIVISION 03 - CONCRETE
4X0	DIVISION 04 - MASONRY
5X0	DIVISION 05 - COLD FORMED METAL STUD FRAMING (STRUCTURAL)
6X0	DIVISION 06 - WOOD STUD FRAMING
9X0	DIVISION 09 - NON-LOAD BEARING METAL STUD FRAMING

NOMINAL SIZE DESIGNATION

CONCRETE	MASONRY
4 = 4"	4 = 4" (3-5/8")
6 = 6"	6 = 6" (5-5/8")
7 = 7.25"	8 = 8" (7-5/8")
9 = 9.25"	10 = 10" (9-5/8")
11 = 11.25"	12 = 12" (11-5/8")

METAL STUD	WOOD STUD
0 = 7/8" FURRING CHANNEL	1 = 1x (3/4" x X) FURRING
1 = 1-5/8"	2 = 2x2 (1-1/2" x 1-1/2")
2 = 2-1/2"	3 = 2x3 (1-1/2" x 2-1/2")
3 = 3-5/8"	4 = 2x4 (1-1/2" x 3-1/2")
4 = 4"	6 = 2x6 (1-1/2" x 5-1/2")
6 = 6"	8 = 2x8 (1-1/2" x 7-1/4")
8 = 8"	10 = 2x10 (1-1/2" x 9-1/4")
10 = 10"	12 = 2x12 (1-1/2" x 11-1/4)

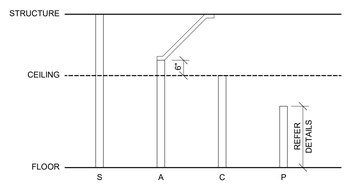
WALL FIRE RATING DESIGNATION

0 = NON-RATED ASSEMBLY
1 = (1) HOUR FIRE RATED ASSEMBLY
2 = (2) HOUR FIRE RATED ASSEMBLY
3 = (3) HOUR FIRE RATED ASSEMBLY
4 = (4) HOUR FIRE RATED ASSEMBLY

WALL INSULATION DESIGNATION

- = NO INSULATION
B = BATT INSULATION
R = RIGID INSULATION
S = CLOSED CELL SPRAY INSULATION

WALL HEIGHT DESIGNATION



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14270
IRVINE, CA
STATE OF OREGON

PANATTONI

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20052 SW 124TH AVE
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REMARKS | DATE | REV

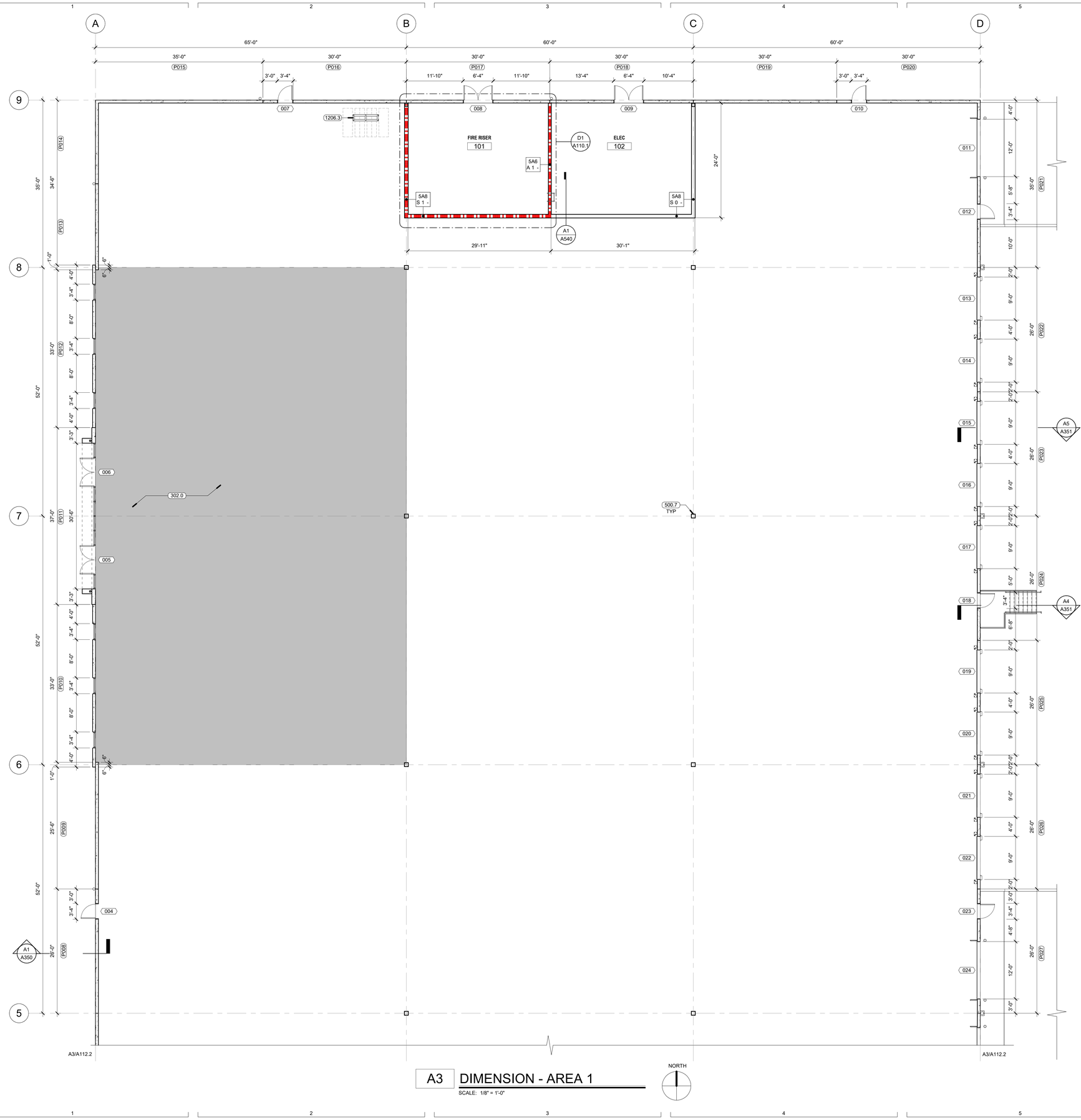
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

OVERALL - ANNOTATION PLAN

DATE: 9/29/25
JOB NO.: 25-072

A110.1

10/1/2025 7:20:08 AM



A3 DIMENSION - AREA 1

SCALE: 1/8" = 1'-0"

NORTH

DIMENSION PLAN NOTES

1. ALL DIMENSIONS ARE TO FACE OF STUD, CONCRETE, MASONRY, OR ROUGH OPENING UNLESS OTHERWISE NOTED.
2. WHERE DIMENSIONS ARE NOTED AS "CLEAR", DIMENSIONS SHALL BE THE MINIMUM DIMENSIONS BETWEEN FINAL WALL FINISHES.
3. REFER ANNOTATED PLANS FOR DOOR & WINDOW DESIGNATIONS. REFER DOOR SCHEDULE & WINDOW ELEVATIONS FOR ADDITIONAL INFORMATION.
4. EXCEPT WHERE DIRECTED TO PLACE ITEMS OF WORK AT THE APPROXIMATE LOCATION SHOWN, DO NOT SCALE DRAWINGS FOR DIMENSIONAL INFORMATION. ALL ELEMENTS OF THE DRAWINGS MAY NOT BE SHOWN TO EXACT SCALE. ALL DIMENSIONS REQUIRED ARE SHOWN OR MAY BE DERIVED FROM THOSE SHOWN ON THE FLOOR PLANS, DETAIL PLANS, ELEVATIONS, SECTIONS, DETAILS, SCHEDULES, & SPECIFICATIONS. IF DIMENSIONS ARE NOT PRESENT, THE ARCHITECT IS TO BE NOTIFIED SO A CLARIFICATION CAN BE ISSUED.
5. PARTITIONS SHALL BE LOCATED AT COLUMN CENTERLINES OR ALIGNED W/ COLUMN FACE UNLESS OTHERWISE NOTED.
6. THE OUTSIDE EDGE OF DOOR FRAMES SHALL BE 4" CLEAR FROM THE ADJACENT PERPENDICULAR PARTITION UNLESS OTHERWISE NOTED. DIMENSIONS LOCATING DOORS ARE SET TO OUTSIDE EDGE OF DOOR FRAMES UNLESS OTHERWISE NOTED.
7. ALL EXPOSED CORNERS, JOINTS, ETC. OF GYP. BD. WORK SHALL BE FINISHED IN TO LEVEL AS NOTED IN SPECIFICATIONS OR OTHERWISE NOTED ON DRAWINGS.
8. WHERE NON-FIRE RATED PARTITIONS INTERSECT FIRE RATED PARTITIONS, THE FIRE RATED ASSEMBLY SHALL REMAIN INTACT & CONTINUOUS.
9. DOORS & FRAMES SHALL BE INSTALLED TO PROVIDE MINIMUM ACCESSIBLE CLEARANCES. REFER ACCESSIBILITY DETAILS.
10. BATT INSULATION, WHERE PROVIDED, TO BE FULL STUD CAVITY DEPTH & RUN FULL LENGTH OF WALL. BOX HEADERS SHALL BE COMPLETELY FILLED W/ INSULATION WHERE WALL IS DESIGNATED TO BE INSULATED.
11. PROVIDE MOLD & MOISTURE RESISTANT GYP. BD. AT ALL WALL LOCATIONS CONTAINING PLUMBING PIPING IN LIEU OF GYP. BD. PROVIDE MINIMUM OF 24" EACH SIDE OF PIPE OR GROUP OF PIPES. TOILET ROOMS TO RECEIVE MOLD & MOISTURE RESISTANT GYP. BD. ON ALL WALLS EXCEPT WHERE WALL TILE IS SCHEDULED.
12. WHERE METAL FRAMING REQUIRES SUPPORT AT COLUMNS & BEAMS, PROVIDE METAL STAND-OFFS PRIOR TO APPLYING FIREPROOFING.

KEYNOTES

302.0	REINFORCED CONCRETE SLAB ON GRADE WITH 15 MIL VAPOR BARRIER AT FUTURE OFFICE LOCATIONS (GREY HATCH AREAS) - REFER STRUCTURAL DRAWINGS
500.7	STEEL COLUMN - REFER STRUCTURAL DRAWINGS - PAINT WHERE EXPOSED - TYP
1206.3	BICYCLE RACK - ONE 6-BICYCLE RACK - HUNTCO, RAMBLER CORRAL - REFER B3/AS400 - FINAL LOCATION TO BE DETERMINED IN TENANT IMPROVEMENT

RATED WALL LEGEND

REFER WALL TYPE SHEET FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

1 HOUR RATED SEPARATION

WALL TYPE KEY LEGEND

REFER WALL TYPE SHEET (A500) FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

WALL TAG NOMENCLATURE



CONSTRUCTION DESIGNATION

3X0	DIVISION 03 - CONCRETE
4X0	DIVISION 04 - MASONRY
5X0	DIVISION 05 - COLD FORMED METAL STUD FRAMING (STRUCTURAL)
6X0	DIVISION 06 - WOOD STUD FRAMING
9X0	DIVISION 09 - NON-LOAD BEARING METAL STUD FRAMING

NOMINAL SIZE DESIGNATION

CONCRETE	MASONRY
4 = 4"	4 = 4" (3-5/8")
6 = 6"	6 = 6" (5-5/8")
7 = 7.25"	8 = 8" (7-5/8")
9 = 9.25"	10 = 10" (9-5/8")
11 = 11.25"	12 = 12" (11-5/8")

METAL STUD	WOOD STUD
0 = 7/8" FURRING CHANNEL	1 = 1x (3/4" x X) FURRING
1 = 1-5/8"	2 = 2x2 (1-1/2" x 1-1/2")
2 = 2-1/2"	3 = 2x3 (1-1/2" x 2-1/2")
3 = 3-5/8"	4 = 2x4 (1-1/2" x 3-1/2")
4 = 4"	6 = 2x6 (1-1/2" x 5-1/2")
6 = 6"	8 = 2x8 (1-1/2" x 7-1/4")
8 = 8"	10 = 2x10 (1-1/2" x 9-1/4")
10 = 10"	12 = 2x12 (1-1/2" x 11-1/4)

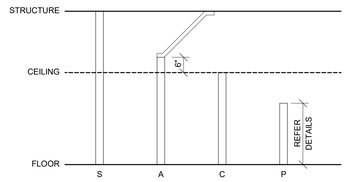
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4 = (4) HOUR FIRE RATED ASSEMBLY

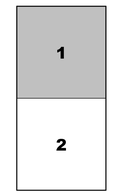
WALL INSULATION DESIGNATION

- = NO INSULATION
B = BATT INSULATION
R = RIGID INSULATION
S = CLOSED CELL SPRAY INSULATION

WALL HEIGHT DESIGNATION



KEY PLAN LEGEND



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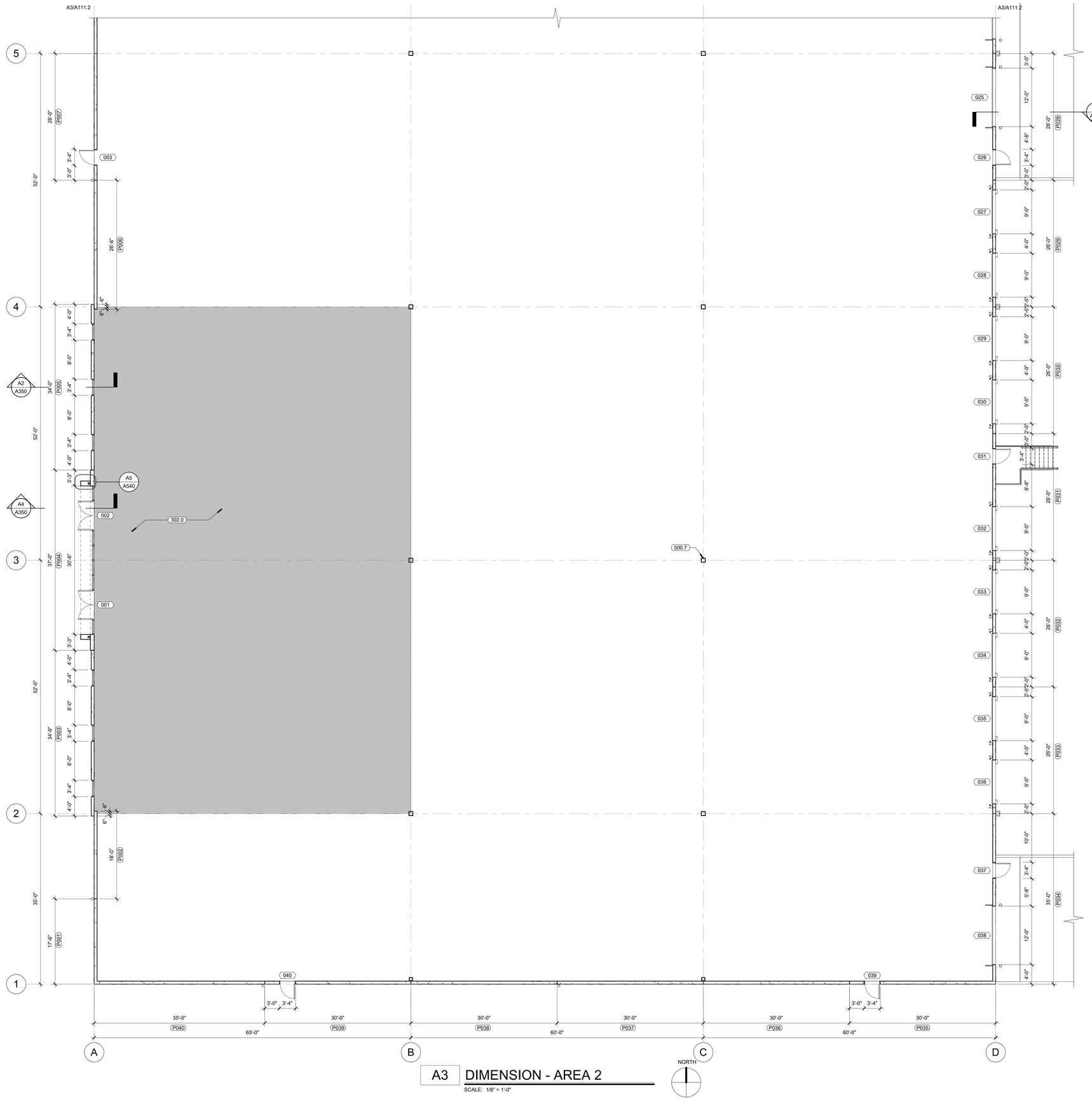
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1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

AREA 1 - DIMENSION PLAN

DATE: 9/29/25
JOB NO.: 25-072

A111.2

10/1/2025 7:22:09 AM



A3 DIMENSION - AREA 2

SCALE: 1/8" = 1'-0"

DIMENSION PLAN NOTES

1. ALL DIMENSIONS ARE TO FACE OF STUD, CONCRETE, MASONRY, OR ROUGH OPENING UNLESS OTHERWISE NOTED.
2. WHERE DIMENSIONS ARE NOTED AS "CLEAR", DIMENSIONS SHALL BE THE MINIMUM DIMENSIONS BETWEEN FINAL WALL FINISHES.
3. REFER ANNOTATED PLANS FOR DOOR & WINDOW DESIGNATIONS. REFER DOOR SCHEDULE & WINDOW ELEVATIONS FOR ADDITIONAL INFORMATION.
4. EXCEPT WHERE DIRECTED TO PLACE ITEMS OF WORK AT THE APPROXIMATE LOCATION SHOWN, DO NOT SCALE DRAWINGS FOR DIMENSIONAL INFORMATION. ALL ELEMENTS OF THE DRAWINGS MAY NOT BE SHOWN TO EXACT SCALE. ALL DIMENSIONS REQUIRED ARE SHOWN OR MAY BE DERIVED FROM THOSE SHOWN ON THE FLOOR PLANS, DETAIL PLANS, ELEVATIONS, SECTIONS, DETAILS, SCHEDULES, & SPECIFICATIONS. IF DIMENSIONS ARE NOT PRESENT, THE ARCHITECT IS TO BE NOTIFIED SO A CLARIFICATION CAN BE ISSUED.
5. PARTITIONS SHALL BE LOCATED AT COLUMN CENTERLINES OR ALIGNED W/ COLUMN FACE UNLESS OTHERWISE NOTED.
6. THE OUTSIDE EDGE OF DOOR FRAMES SHALL BE 4" CLEAR FROM THE ADJACENT PERPENDICULAR PARTITION UNLESS OTHERWISE NOTED. DIMENSIONS LOCATING DOORS ARE SET TO OUTSIDE EDGE OF DOOR FRAMES UNLESS OTHERWISE NOTED.
7. ALL EXPOSED CORNERS, JOINTS, ETC. OF GYP. BD. WORK SHALL BE FINISHED IN TO LEVEL AS NOTED IN SPECIFICATIONS OR OTHERWISE NOTED ON DRAWINGS.
8. WHERE NON-FIRE RATED PARTITIONS INTERSECT FIRE RATED PARTITIONS, THE FIRE RATED ASSEMBLY SHALL REMAIN INTACT & CONTINUOUS.
9. DOORS & FRAMES SHALL BE INSTALLED TO PROVIDE MINIMUM ACCESSIBLE CLEARANCES. REFER ACCESSIBILITY DETAILS.
10. BATT INSULATION, WHERE PROVIDED, TO BE FULL STUD CAVITY DEPTH & RUN FULL LENGTH OF WALL. BOX HEADERS SHALL BE COMPLETELY FILLED W/ INSULATION WHERE WALL IS DESIGNATED TO BE INSULATED.
11. PROVIDE MOLD & MOISTURE RESISTANT GYP. BD. AT ALL WALL LOCATIONS CONTAINING PLUMBING PIPING IN LIEU OF GYP. BD. PROVIDE MINIMUM OF 24" EACH SIDE OF PIPE OR GROUP OF PIPES. TOILET ROOMS TO RECEIVE MOLD & MOISTURE RESISTANT GYP. BD. ON ALL WALLS EXCEPT WHERE WALL TILE IS SCHEDULED.
12. WHERE METAL FRAMING REQUIRES SUPPORT AT COLUMNS & BEAMS, PROVIDE METAL STAND-OFFS PRIOR TO APPLYING FIREPROOFING.

KEYNOTES

302.0	REINFORCED CONCRETE SLAB ON GRADE WITH 15 MIL VAPOR BARRIER AT FUTURE OFFICE LOCATIONS (GREY HATCH AREAS) - REFER STRUCTURAL DRAWINGS
500.7	STEEL COLUMN - REFER STRUCTURAL DRAWINGS - PAINT WHERE EXPOSED - TYP

RATED WALL LEGEND

REFER WALL TYPE SHEET FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

1 HOUR RATED SEPARATION

WALL TYPE KEY LEGEND

REFER WALL TYPE SHEET (A500) FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

WALL TAG NOMENCLATURE

CONSTRUCTION (CSI DIVISION) DESIGNATION
WALL TYPE ASSEMBLY
NOMINAL SIZE DESIGNATION
3 X 0
X 0 X
WALL HEIGHT DESIGNATION
WALL INSULATION DESIGNATION
WALL FIRE RATING DESIGNATION

CONSTRUCTION DESIGNATION

3X0 DIVISION 03 - CONCRETE
4X0 DIVISION 04 - MASONRY
5X0 DIVISION 05 - COLD FORMED METAL STUD FRAMING (STRUCTURAL)
6X0 DIVISION 06 - WOOD STUD FRAMING
9X0 DIVISION 09 - NON-LOAD BEARING METAL STUD FRAMING

NOMINAL SIZE DESIGNATION

CONCRETE	MASONRY
4 = 4"	4 = 4" (3-5/8")
6 = 6"	6 = 6" (5-5/8")
7 = 7.25"	8 = 8" (7-5/8")
9 = 9.25"	10 = 10" (9-5/8")
11 = 11.25"	12 = 12" (11-5/8")

METAL STUD	WOOD STUD
0 = 7/8" FURRING CHANNEL	1 = 1x (3/4" x X) FURRING
1 = 1-5/8"	2 = 2x2 (1-1/2" x 1-1/2")
2 = 2-1/2"	3 = 2x3 (1-1/2" x 2-1/2")
3 = 3-5/8"	4 = 2x4 (1-1/2" x 3-1/2")
4 = 4"	6 = 2x6 (1-1/2" x 5-1/2")
6 = 6"	8 = 2x8 (1-1/2" x 7-1/4")
8 = 8"	10 = 2x10 (1-1/2" x 9-1/4")
10 = 10"	12 = 2x12 (1-1/2" x 11-1/4)

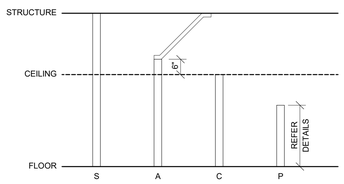
WALL FIRE RATING DESIGNATION

0 = NON-RATED ASSEMBLY
1 = (1) HOUR FIRE RATED ASSEMBLY
2 = (2) HOUR FIRE RATED ASSEMBLY
3 = (3) HOUR FIRE RATED ASSEMBLY
4 = (4) HOUR FIRE RATED ASSEMBLY

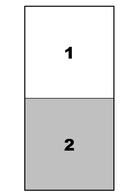
WALL INSULATION DESIGNATION

- = NO INSULATION
B = BATT INSULATION
R = RIGID INSULATION
S = CLOSED CELL SPRAY INSULATION

WALL HEIGHT DESIGNATION



KEY PLAN LEGEND



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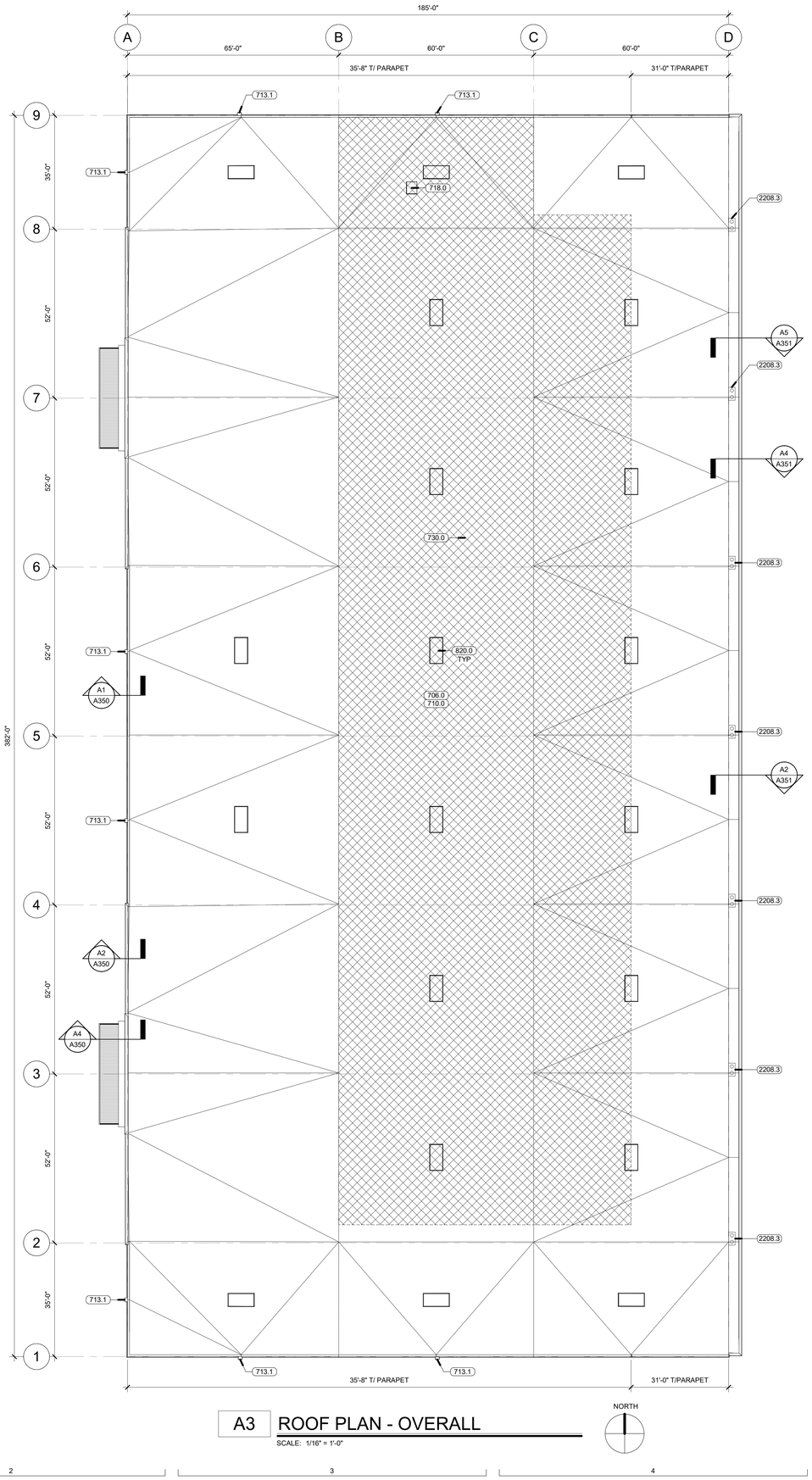
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AREA 2 - DIMENSION PLAN

DATE: 9/29/25
JOB NO.: 25-072

A112.2

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A3 ROOF PLAN - OVERALL

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

ROOF PLAN NOTES

1. REFER ROOF DETAIL SHEETS FOR TYPICAL ROOF DETAILS.
2. NOT ALL ROOF MOUNTED EQUIPMENT & ROOF PENETRATIONS ARE SHOWN ON THE ARCHITECTURAL ROOF PLAN SHEET(S). IN ADDITION TO THE ARCHITECTURAL DOCUMENTS, THE CONTRACTOR IS RESPONSIBLE FOR REFERENCING THE STRUCTURAL, MECHANICAL, ELECTRICAL, & PLUMBING DOCUMENTS FOR ALL SUCH OCCURRENCES. ALL PENETRATIONS OF THE ROOF SHALL MEET THE ROOF MANUFACTURER'S WRITTEN RECOMMENDATIONS TO MAINTAIN INTEGRITY OF THE ROOFING SYSTEM.
3. PROVIDE TERMINATION OF ROOFING MEMBRANE PER ROOF MANUFACTURER'S WRITTEN RECOMMENDATIONS & DETAILS.
4. COORDINATE ALL MECHANICAL, ELECTRICAL, & PLUMBING ROOF PENETRATIONS. CONFIRM LOCATIONS PRIOR TO INSTALLATION TO VERIFY THE PROPER BOOT OR ROOFING COVERAGE IS MET BETWEEN ELEMENTS.
5. VERTICAL EXTENSIONS OF ROOFING MEMBRANE SYSTEM SHALL BE 8" MINIMUM.
6. ALL FLASHING, COUNTERFLASHING, & SHEET METAL WORK SHALL COMPLY W/ MINIMUM STANDARDS PER THE CURRENT EDITION OF SMACNA.
7. CONTRACTOR IS RESPONSIBLE AT BIDDING FOR PROVIDING A ROOF MANUFACTURER APPROVED ROOFING DETAIL FOR ALL ROOFING CONDITIONS SO THAT THE SPECIFIED WARRANTY IS OBTAINED. IF A CONDITION SHOWN IN THESE CONSTRUCTION DOCUMENTS DOES NOT MEET THE REQUIREMENTS OF THE ROOFING MANUFACTURER, THESE CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT PRIOR TO BIDDING SO AN ACCEPTABLE DETAIL CAN BE ISSUED.
8. ALL EXTERIOR ROOFING ASSEMBLIES SHALL COMPLY W/ DESIGN WIND PRESSURES FOR SPECIFIED WIND LOADING REQUIREMENTS, INCLUDING ALL RELATED METAL FLASHINGS & COPINGS. REFER STRUCTURAL DRAWINGS FOR PERFORMANCE REQUIREMENTS.
9. COORDINATE ALL ROOF TOP MECHANICAL UNITS LOCATIONS.
10. ALL ROOF MOUNTED EQUIPMENT SHALL BE A MINIMUM OF 10'-0" AWAY FROM EDGE OF ROOF UNLESS OTHERWISE NOTED.
11. ALL TAPERED ROOF INSULATION SHALL BE MINIMUM OF 1/4"/FT FOR THE ROOF & 1/2"/FT FOR ALL CRICKETING AROUND ROOF EQUIPMENT TO ASSURE POSITIVE DRAINAGE.
12. PROVIDE CRICKETS AT **ALL** ROOF TOP MOUNTED EQUIPMENT (i.e. SKYLIGHTS, ROOF HATCHES, MECHANICAL EQUIPMENT, ETC.) TO ENSURE POSITIVE DRAINAGE AROUND ROOF MOUNTED ELEMENTS.
13. PROVIDE ROOF WALKWAY PADS AT ALL ROOF ACCESS POINTS & TO ALL ROOF MOUNTED EQUIPMENT.
14. ALL REGLETS ARE TO BE PREFINISHED & ARE TO BE HELD AS LOW TO THE ROOF AS POSSIBLE, WHILE MAINTAINING 8" MINIMUM HEIGHT PER ROOFING MANUFACTURER REQUIREMENTS, SO THE VISIBILITY OF THE MEMBRANE FROM THE GROUND BELOW IS MINIMIZED. AT CERTAIN LOCATIONS, A SHEET METAL COVER SHEET MAY BE REQUIRED TO COVER THE EXPOSED VERTICAL FACE OF THE MEMBRANE. REFER ELEVATIONS, SECTIONS, & DETAILS FOR ADDITIONAL INFORMATION.
15. CONTRACTOR IS TO CONFIRM THE ROOFING SYSTEM THICKNESS, INCLUDING THE RIGID INSULATION PRIOR TO ORDERING & INSTALLATION OF MECHANICAL CURB(S) & PARAPET BLOCKING. BLOCKING & CURB HEIGHTS ARE TO BE COORDINATED AS NEEDED TO CONFORM TO THE ROOF SYSTEM THICKNESS & ROOFING MANUFACTURER'S WRITTEN MINIMUM REQUIREMENTS FOR WARRANTY.
16. ALL PREMANUFACTURED MECHANICAL CURBS SHALL BE MANUFACTURED TO ACCOMMODATE ROOF SLOPE. THEY MUST BE OF ADEQUATE HEIGHT TO ALLOW FOR THE DEPTH OF THE ROOF INSULATION, INCLUDING CRICKETS & MAINTAIN 8" HEIGHT ABOVE ROOF ELEVATION.
17. ALL METAL COPING LOCATIONS SHALL HAVE 1"/FT SLOPE TOWARDS THE ROOF UNLESS OTHERWISE NOTED.
18. ROOF DECK SHALL BE COVERED IN R-30 INSULATION & SPECIFIED ROOFING SYSTEM.
19. DECK BEARING ELEVATIONS SHOWN ARE TO BE INCLUDED FOR ARCHITECT'S REFERENCE ON ALL STEEL SHOP DRAWINGS.
20. WHERE ROOFING MEMBRANE IS SHOWN EXTENDING UP TO THE TOP OF THE PARAPET, THE MEMBRANE IS TO WRAP UP, OVER, & DOWN THE FACE OF THE WOOD BLOCKING. THE AIR INFILTRATION BARRIER IS TO EXTEND UP THE EXTERIOR FACE OF THE WALL TYING INTO THE ROOF BARRIER TO PROVIDE A CONTINUOUS AIR INFILTRATION BARRIER.

KEYNOTES

706.0	60 MIL. SINGLE-PLY TPO ROOFING MEMBRANE, MECHANICALLY ATTACHED WITH I-90 UPLIFT RATINGS, COLOR: WHITE, TYP, WITH (2) LAYERS OF 2.5" RIGID ROOF INSULATION BOARD - R-30 MIN.
710.0	SINGLE-PLY MEMBRANE ROOFING SYSTEM - ALL VERTICAL MEMBRANE SURFACES AT STEPPED WALLS, CURBS, ETC. TO BE 12" MINIMUM FROM LOWER ROOF MEMBRANE TO TERMINATION BAR OR CURB - TYP. - COORDINATE W/ ARCHITECT ANY CONDITIONS THAT VARY FROM THIS REQUIREMENT PRIOR TO INSTALLATION OF ROOFING SYSTEM - TYP
713.1	PREFINISHED METAL SCUPPER W/ MATCHING CONDUCTOR HEAD & DOWNSPOUT - CONNECT TO STORM - REFER CIVIL DRAWINGS
718.0	ROOF HATCH, 36" x 36" - STEEL FIXED LADDER - PAINT - REFER DETAILS
730.0	FUTURE SOLAR LOADING AREA (CROSSHATCHED), PER STRUCTURAL
820.0	AES SUNOPTICS, SMD-4080-C2W1 OR EQUAL, FALL PROTECTION INCLUDED IN CURBS OR FRAME - PROVIDE CRICKETS AS REQUIRED, TYP - GC TO COORDINATE FINAL LOCATION PER STRUCTURAL JOIST AND FIRE SPRINKLERS
2208.3	ROOF DRAIN W/ INTEGRATED OVERFLOW DRAIN

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ROOF PLAN

DATE: 9/29/25
JOB NO.: 25-072

A190.1

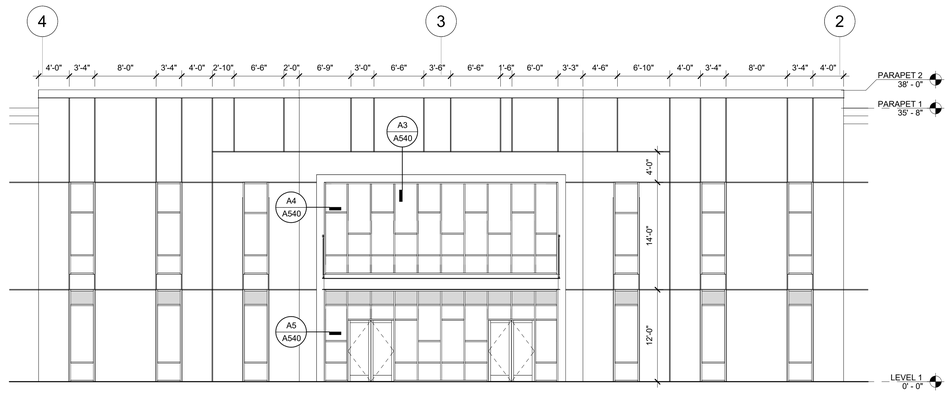
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PAINT LEGEND

- PT-1: SW 7008 ALABASTER
- PT-2: SW 7066 GREY MATTERS
- PT-3: SW 6258 TRICORN BLACK
- METAL PANEL - OLD TOWN GRAY
- STOREFRONT MULLION - BLACK ANNODIZED

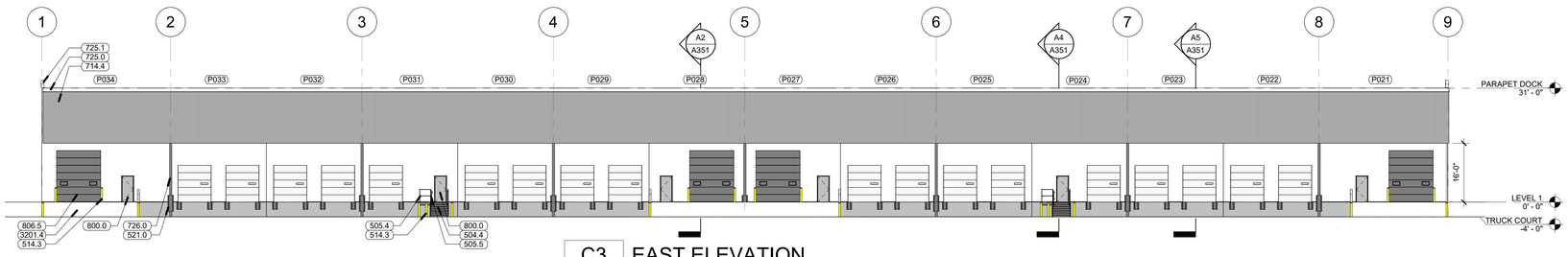
KEYNOTES

301.1	REINFORCED CONCRETE WALL - ARCHITECTURAL GRADE FINISH WHERE EXPOSED - REFER STRUCTURAL DRAWINGS
504.4	CONCRETE FILLED, STEEL PAN STAIR TREADS
505.4	GALVANIZED STEEL GUARDRAIL ASSEMBLY - PAINT - TYPE "X" - REFER DETAILS
505.5	GALVANIZED STEEL GUARDRAIL & HANDRAIL ASSEMBLY - PAINT - TYPE "X" - REFER DETAILS
514.3	6" DIA. x 48" A.F.F. CONCRETE FILLED GALVANIZED STEEL PIPE BOLLARD - ROUND TOP - PAINT - REFER DETAILS B2/AS500 OR B4/AS500
521.0	48" HIGH STEEL DOWNSPOUT PROTECTOR MOUNTED 24" ABOVE GRADE - PAINTED SAFETY YELLOW - REFER DETAIL D4/540
713.1	PREFINISHED METAL SCUPPER W/ MATCHING CONDUCTOR HEAD & DOWNSPOUT - CONNECT TO STORM - REFER CIVIL DRAWINGS
714.4	22 GA. PREFINISHED VERTICAL EXTERIOR CORRUGATED METAL PANEL SYSTEM
725.0	PREFINISHED METAL PARAPET COPING - WHITE FINISH
725.1	PREFINISHED 24 GA. MIN. METAL COPING, PAC-CLAD COLOR: BONE WHITE
726.0	6" PVC DOWNSPOUT CONNECTED TO STORM DRAIN, REFER CIVIL DRAWINGS
800.0	SCHEDULED DOOR & FRAME - REFER DOOR SCHEDULE
804.0	ALUMINUM STOREFRONT SYSTEM - REFER ELEVATIONS & DETAILS
806.5	OVERHEAD SECTIONAL DOOR - VERTICAL LIFT - INSULATED - REFER DOOR SCHEDULE
3201.4	HEAVY DUTY CONCRETE RAMP - REFER CIVIL DRAWINGS



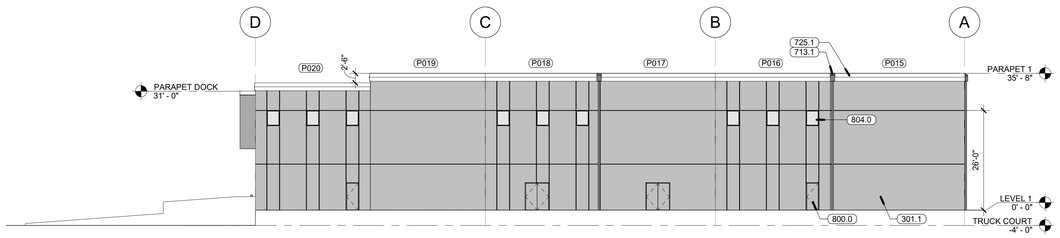
D3 ENLARGED ELEVATION - ENTRY

SCALE: 1/8" = 1'-0"



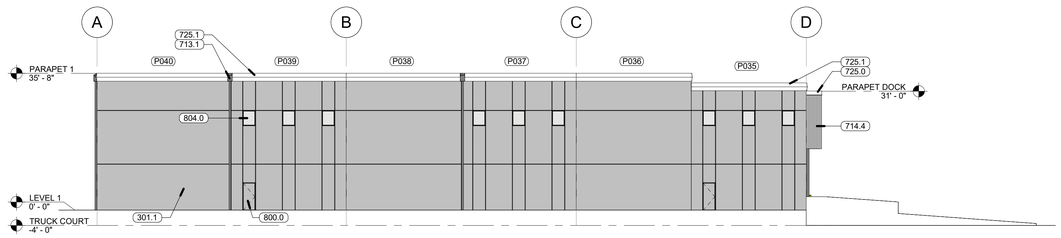
C3 EAST ELEVATION

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



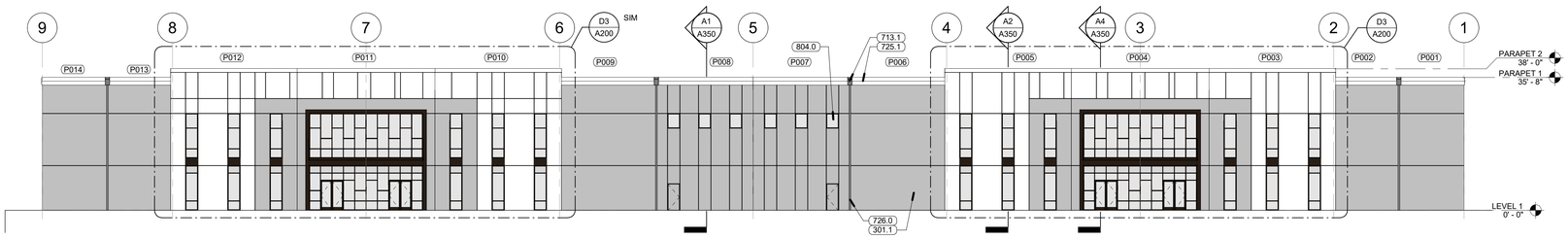
B2 NORTH ELEVATION

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



B4 SOUTH ELEVATION

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



A3 WEST ELEVATION

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

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BUILDING ELEVATIONS

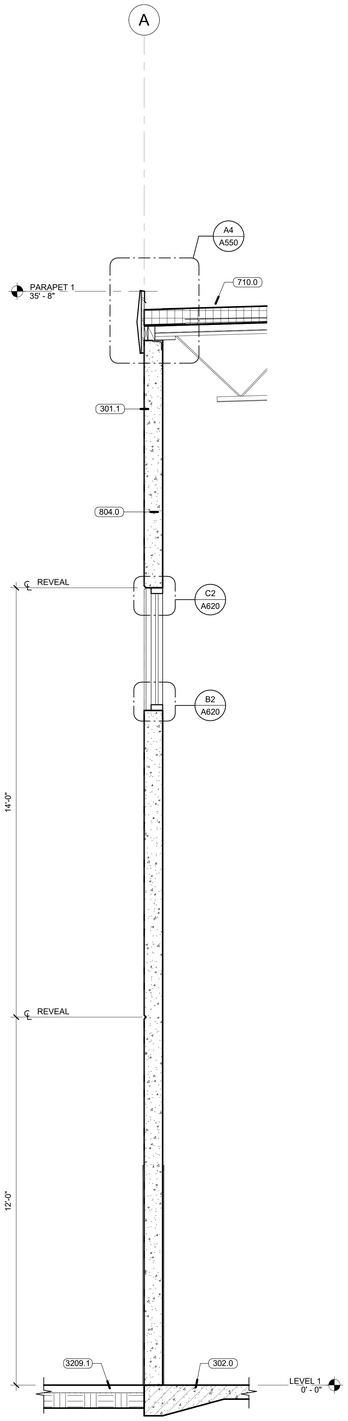
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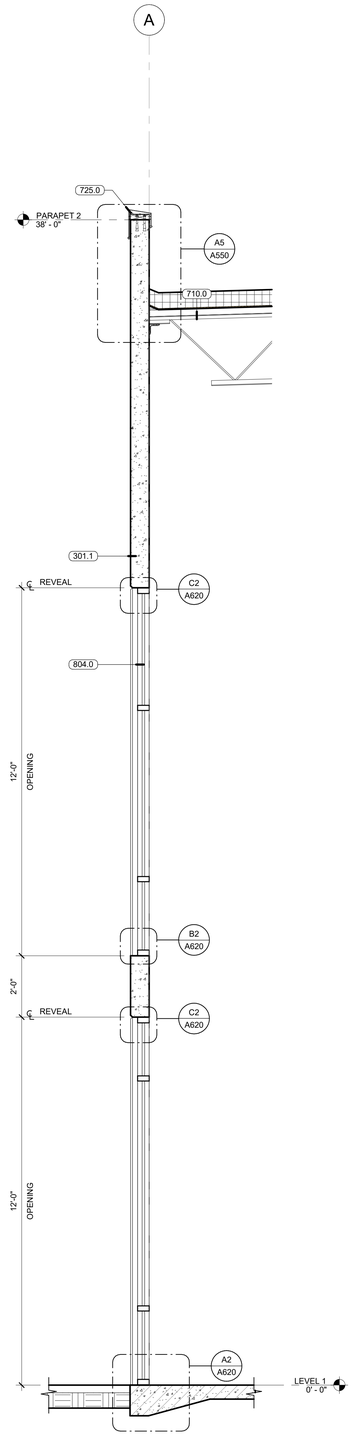
KEYNOTES

301.1	REINFORCED CONCRETE WALL - ARCHITECTURAL GRADE FINISH WHERE EXPOSED - REFER STRUCTURAL DRAWINGS
302.0	REINFORCED CONCRETE SLAB ON GRADE WITH 15 MIL VAPOR BARRIER AT FUTURE OFFICE LOCATIONS (GREY HATCH AREAS) - REFER STRUCTURAL DRAWINGS
520.0	METAL CANOPY WITH STEEL C-CHANEL FRAME & WOOD-LOOK TONGUE & GROOVE METAL SOFFIT
520.1	
710.0	SINGLE-PLY MEMBRANE ROOFING SYSTEM - ALL VERTICAL MEMBRANE SURFACES AT STEPPED WALLS, CURBS, ETC. TO BE 12" MINIMUM FROM LOWER ROOF MEMBRANE TO TERMINATION BAR OR CURB - TYP - COORDINATE W/ ARCHITECT ANY CONDITIONS THAT VARY FROM THIS REQUIREMENT PRIOR TO INSTALLATION OF ROOFING SYSTEM - TYP
715.0	PREFINISHED ALUMINUM COMPOSITE METAL (ACM) PANEL SYSTEM
715.2	PREFINISHED ALUMINUM COMPOSITE METAL (ACM) REVEAL - TYP
725.0	PREFINISHED METAL PARAPET COPING - WHITE FINISH
804.0	ALUMINUM STOREFRONT SYSTEM - REFER ELEVATIONS & DETAILS
3209.1	LANDSCAPING - GRASS - REFER LANDSCAPE DRAWINGS



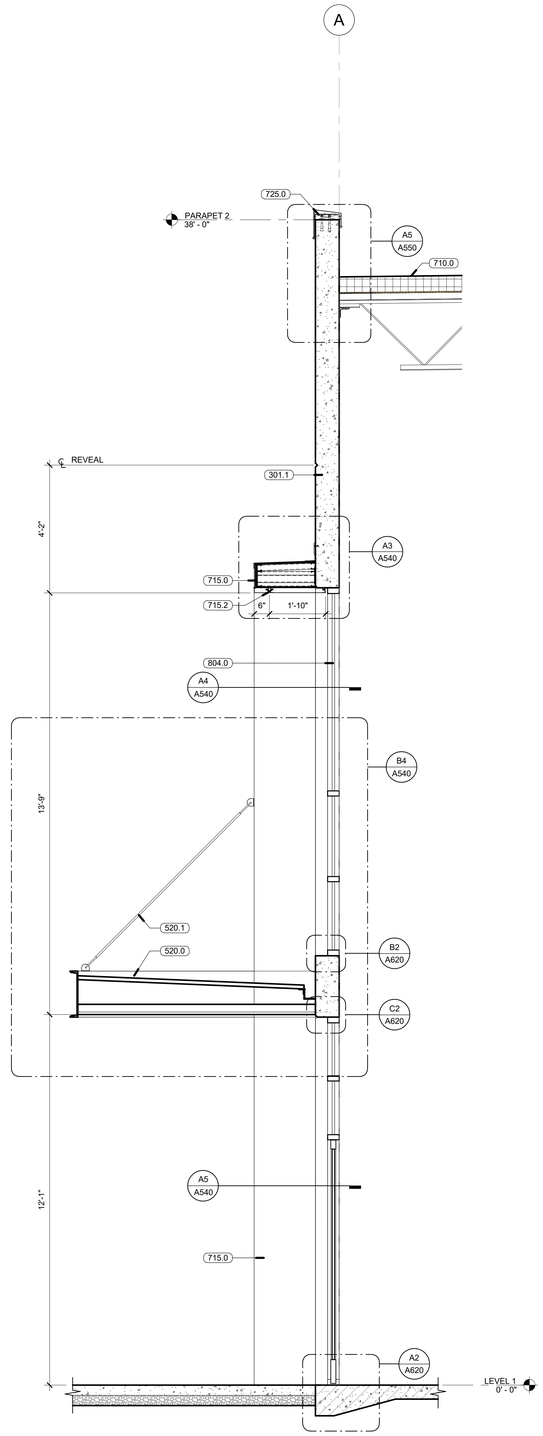
A1 SECTION - CLERESTORY

SCALE: 1/2" = 1'-0"



A2 SECTION - DOUBLE GLAZING

SCALE: 1/2" = 1'-0"



A4 SECTION - ENTRY

SCALE: 1/2" = 1'-0"

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WALL SECTIONS

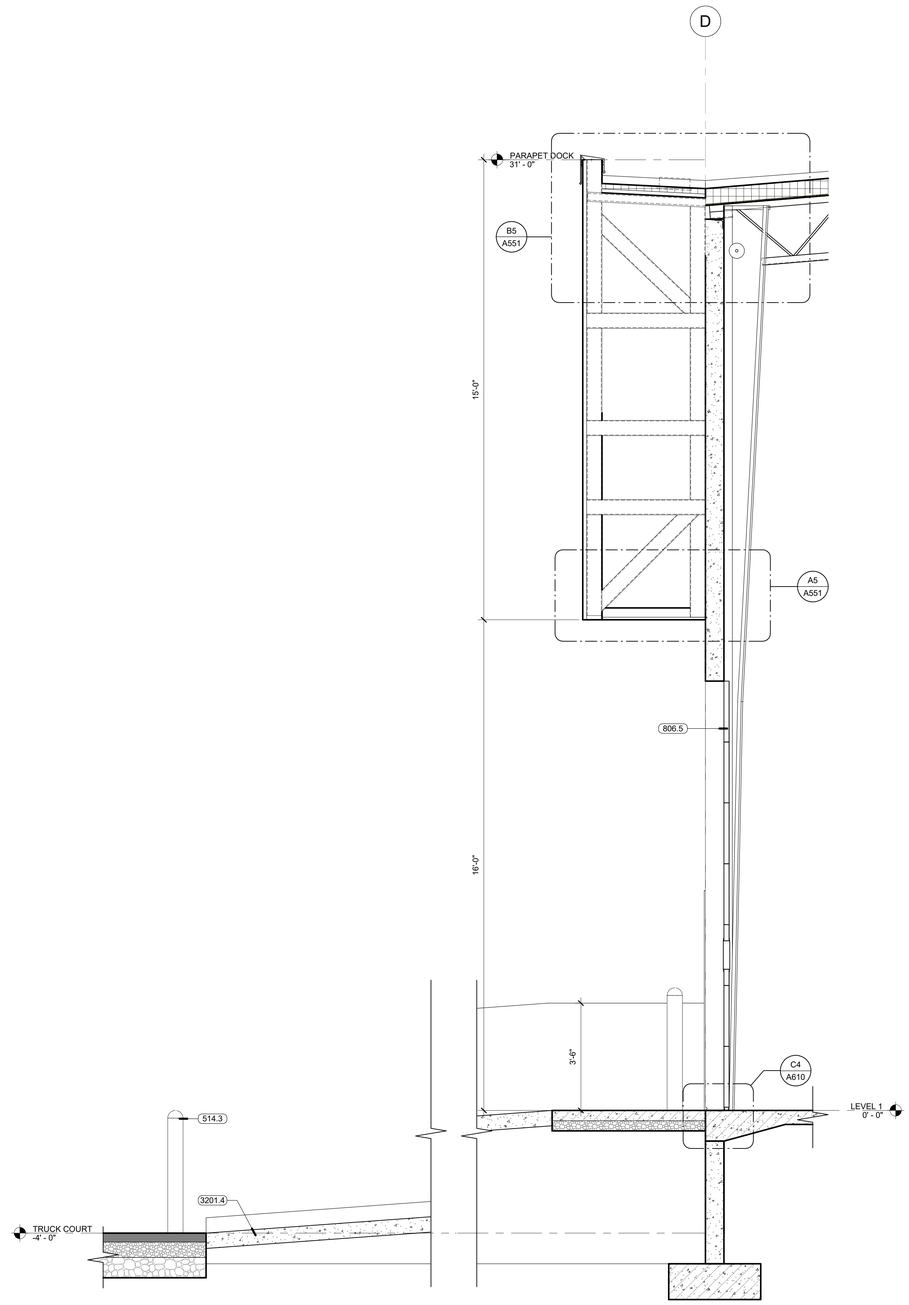
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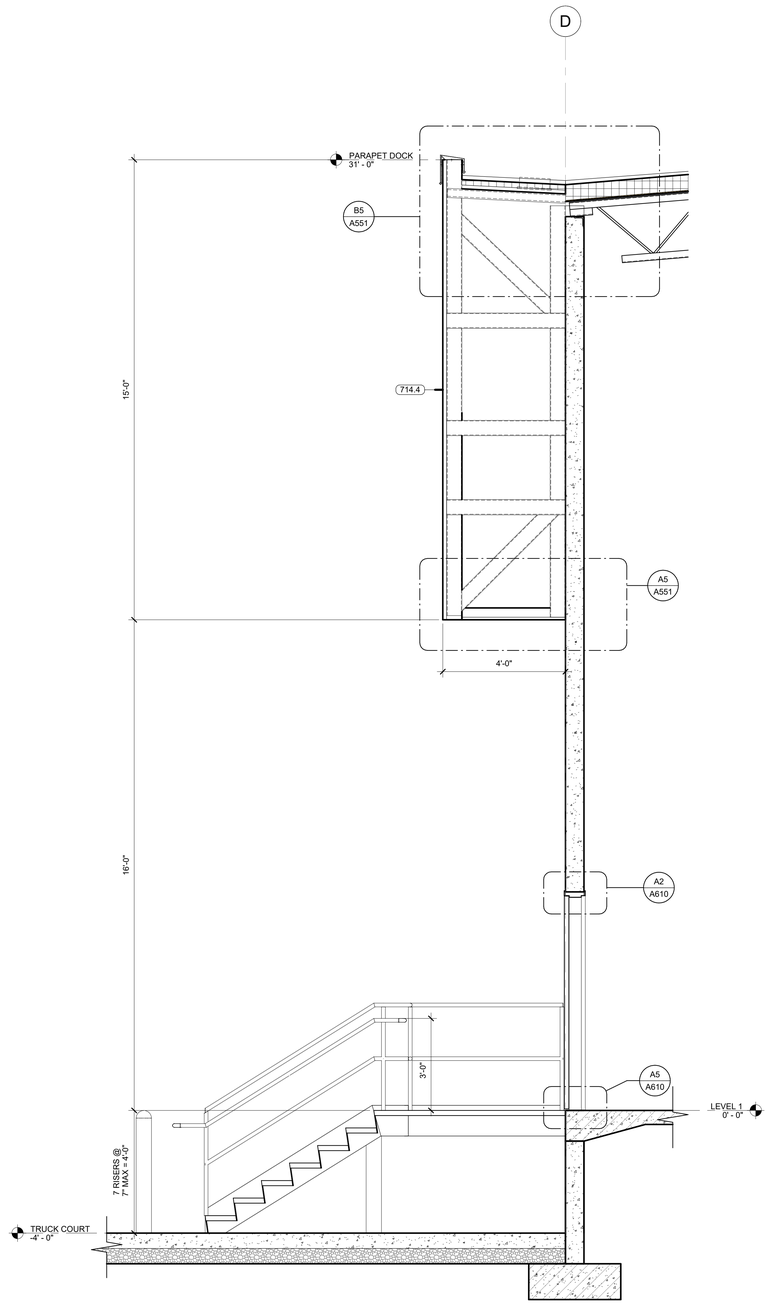
KEYNOTES

514.3	6" DIA. x 48" A.F.F. CONCRETE FILLED GALVANIZED STEEL PIPE BOLLARD - ROUND TOP - PAINT - REFER DETAILS B2/AS500 OR B4/AS500
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806.5	OVERHEAD SECTIONAL DOOR - VERTICAL LIFT - INSULATED - REFER DOOR SCHEDULE
3201.4	HEAVY DUTY CONCRETE RAMP - REFER CIVIL DRAWINGS



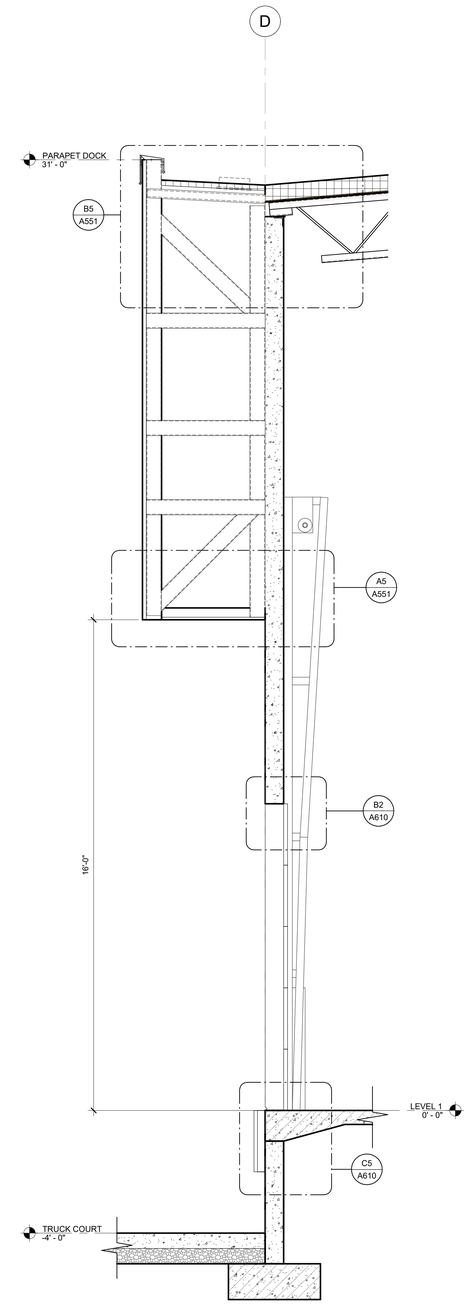
A2 SECTION - DRIVE-IN RAMP

SCALE: 1/2" = 1'-0"



A4 SECTION - DOCK STAIR

SCALE: 1/2" = 1'-0"



A5 SECTION - DOCK DOOR

SCALE: 1/2" = 1'-0"

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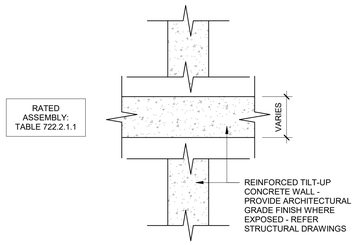
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WALL SECTIONS

DATE: 9/29/25
JOB NO.: 25-072

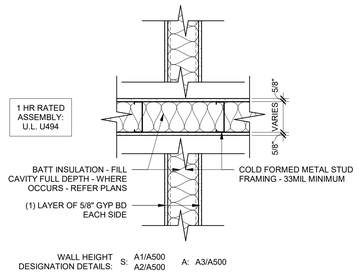
A351

10/1/2025 7:22:19 AM



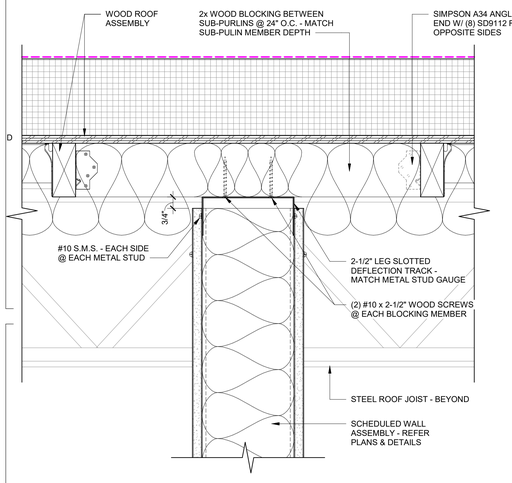
3Bx PARTITION TYPE

SCALE: 1" = 1'-0"



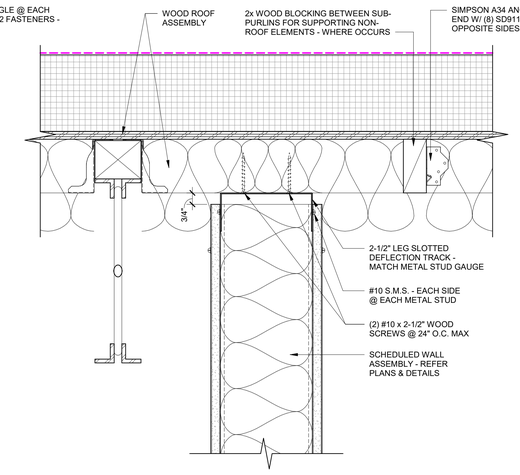
5Ax PARTITION TYPE

SCALE: 1" = 1'-0"



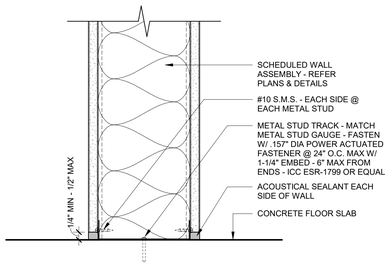
C1 PARTITION HEAD - METAL STUD - NON-RATED - PARALLEL

SCALE: 3" = 1'-0"



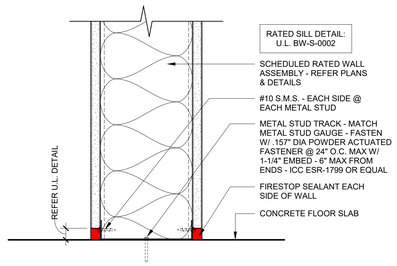
C2 PARTITION HEAD - METAL STUD - NON-RATED - PERPENDICULAR

SCALE: 3" = 1'-0"



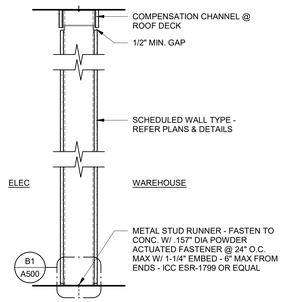
B1 PARTITION BASE - METAL STUD - NON-RATED

SCALE: 3" = 1'-0"



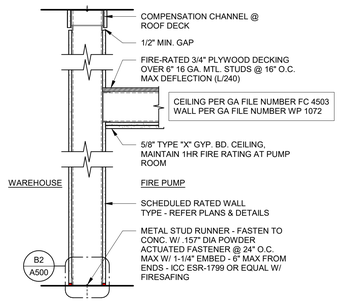
B2 PARTITION BASE - METAL STUD - FIRE RATED

SCALE: 3" = 1'-0"



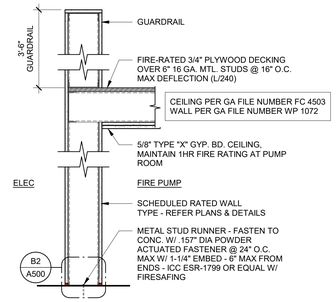
A1 FULL HEIGHT PARTITION

SCALE: 1" = 1'-0"



A2 1HR RATED PARTITION

SCALE: 1" = 1'-0"



A3 1HR RATED PARTITION 2

SCALE: 1" = 1'-0"

INTERIOR METAL STUD LIMITING HEIGHT INFORMATION

ALL INFORMATION IS REFERENCED FROM STEEL STUD MANUFACTURERS ASSOCIATION (SSMA) - CONTRACTOR IS RESPONSIBLE FOR COORDINATING JOB SPECIFIC REQUIREMENTS REGARDING SPACING, GAUGE, & LIMITING HEIGHT.

METAL STUD NOMENCLATURE

MEMBER WEB DEPTH (1/100") — FLANGE WIDTH (1/100")

600 S 125 - 33

STYLE (STUD (S) OR JOIST (J) SECTION) — MIL THICKNESS (1/100")

LIMITING HEIGHT CHART

METAL STUD SIZE	GAUGE	SPACING (in) O.C.	MAX HEIGHT
2-1/2" (250S125)	20 (30MIL)	12	12'-9"
		16	11'-7"
		24	10'-2"
2-1/2" (250S162)	20 (33MIL)	12	13'-2"
		16	12'-0"
		24	10'-6"
	18 (43MIL)	12	14'-4"
		16	13'-0"
		24	11'-5"
3-5/8" (362S125)	20 (30MIL)	12	17'-0"
		16	15'-6"
		24	13'-6"
3-5/8" (362S162)	20 (33MIL)	12	17'-7"
		16	16'-0"
		24	14'-0"
	18 (43MIL)	12	19'-2"
		16	17'-5"
		24	15'-3"
	16 (54MIL)	12	20'-6"
		16	18'-7"
		24	16'-3"
4" (400S125)	20 (30MIL)	12	18'-5"
		16	16'-8"
		24	14'-7"
4" (400S162)	20 (33MIL)	12	19'-0"
		16	17'-3"
		24	15'-1"
	18 (43MIL)	12	20'-9"
		16	18'-10"
		24	16'-5"
	16 (54MIL)	12	22'-2"
		16	20'-2"
		24	17'-7"
6" (600S125)	20 (30MIL)	12	25'-2"
		16	22'-11"
		24	18'-11"
6" (600S162)	20 (33MIL)	12	26'-2"
		16	23'-9"
		24	20'-6"
	18 (43MIL)	12	28'-9"
		16	26'-1"
		24	22'-10"
	16 (54MIL)	12	30'-9"
		16	27'-11"
		24	24'-5"
8" (800S162)	18 (43MIL)	12	36'-1"
		16	32'-9"
		24	28'-8"
	16 (54MIL)	12	38'-9"
		16	35'-2"
		24	30'-9"

1. STEEL STUDS SHALL MEET ICC REPORT ESR-3064P. HEIGHTS ARE BASED ON SSMA PRODUCT TECHNICAL GUIDE (2022).
2. ALL METAL STUDS & KICKER BRACING SHALL BE MINIMUM OF 33ksi UNLESS OTHERWISE NOTED ON STRUCTURAL DRAWINGS FOR FRAMING UP TO 43MIL. PROVIDE 50ksi FOR ALL FRAMING 54MIL OR THICKER.
3. ALL KICKER BRACING SHALL BE 4" (43MIL) MINIMUM W/ 1-5/8" FLANGE UNLESS OTHERWISED NOTED ON STRUCTURAL DRAWINGS.
4. FOR WALL OPENINGS, REFER JAMB STUD SCHEDULE.
5. METAL STUD FLANGE DIMENSIONS LISTED ARE MINIMUMS.
6. METAL STUD LIMITING HEIGHT CHART IS BASED ON NON-COMPOSITE BRACED AT 48" O.C. PROVIDE BRIDGING @ 48" O.C. WHERE GYP BD IS NOT APPLIED FULL HEIGHT TO BOTH SIDES
7. MAX HEIGHT IS BASED ON INTERIOR WALL LIMITING HEIGHT OF 33 KSI (MIN), 5 PSF, & L/240.
8. WALLS RECEIVING PLASTER OR STUCCO FINISHES REQUIRE MAX HEIGHT BASED ON INTERIOR WALL LIMITING HEIGHT OF 5 PSF @ L/360. DO NOT USE ABOVE SCHEDULE. REFER SSMA PRODUCT TECHNICAL GUIDE (2022).
9. WALLS RECEIVING TILE SHALL BE MINIMUM OF 33MIL W/ MAXIMUM SPACING OF 16" O.C. PER TCNA STANDARDS.

WALL TYPE NOTES

CONCRETE WALLS

1. REFER STRUCTURAL DRAWINGS FOR ADDITIONAL CONCRETE INFORMATION.
2. ALL CONCRETE WALLS EXPOSED TO VIEW SHALL BE CONSTRUCTED W/ AN ARCHITECTURAL GRADE FINISH.
3. REFER ELEVATIONS & DETAILS FOR TIE HOLE PATTERNS & REVEAL LOCATIONS. IF PATTERNS OR REVEALS ARE NOT SHOWN, COORDINATE W/ ARCHITECT PRIOR TO CONSTRUCTION.
4. REFER ELEVATIONS FOR LOCATIONS FOR EMBEDDED ELEMENTS SUCH AS ELECTRICAL DEVICES, MECHANICAL DEVICES, & WALL PENETRATIONS. IF EMBEDDED ELEMENTS ARE NOT SHOWN, COORDINATE W/ ARCHITECT PRIOR TO CONSTRUCTION.
5. WALL PENETRATIONS FOR PIPES, DUCTWORK, ELECTRICAL DEVICES, ETC. SHALL BE CUT TO MATCH THE SHAPE & DIMENSION OF THE PENETRATING OBJECT. WHEN PENETRATION IS IN A NON-RATED WALL, THE OPENING SHALL NOT EXCEED 3/4" ON EACH SIDE & BE SEALED W/ ACOUSTICAL SEALANT. WHEN PENETRATION IS IN A FIRE RATED WALL, THE OPENING SHALL COMPLY W/ THE APPLICABLE U.L. TESTED ASSEMBLY & BE SEALED W/ FIRESTOP AS NOTED IN THE DETAIL.
6. PROVIDE MOCKUP OF CONCRETE WALL SHOWING ARCHITECTURAL FINISH, TIE HOLE PATTERN, & REVEALS FOR ARCHITECT'S REVIEW PRIOR TO COMMENCING FORMWORK.

FRAMED WALL PARTITIONS

1. PARTITION TYPE DESIGNATIONS ARE INDEPENDENT OF APPLIED FINISHES. REFER FINISH PLANS, INTERIOR ELEVATIONS, & DETAILS FOR ADDITIONAL INFORMATION.
2. WHERE PARTITION TYPE DESIGNATIONS ON PLANS ARE SHOWN TO BE INTERRUPTED BY WALL OPENINGS (DOOR, WINDOWS, GLAZING, ETC.), THE CONSTRUCTION ABOVE & BELOW (WHERE APPLICABLE) SHALL MATCH THAT OF THE DESIGNATED PARTITION TYPE.
3. THE MINIMUM REQUIREMENTS FOR CONSTRUCTION FOR EACH PARTITION HAS BEEN INDICATED IN PARTITION DETAIL. MORE RESTRICTIVE CONSTRUCTION REQUIREMENTS MAY BE NOTED IN THE PLANS, NOTES, DETAILS, & SPECIFICATIONS & SHALL GOVERN.
4. USE STUDS OF DEPTH INDICATED ON DRAWINGS FOR EACH WALL LOCATION. GAUGE & SPACING OF STUD IS DICTATED BY THE PROJECT CONDITIONS & THE HEIGHT OF THE PARTITION. REFER NON-STRUCTURAL METAL STUD LIMITING HEIGHT INFORMATION. MINIMUM PROJECT GAUGE SHALL BE 30MIL & MAXIMUM SPACING OF 24" O.C. UNLESS OTHERWISE NOTED.
5. USE STUDS OF DEPTH INDICATED ON DRAWINGS FOR EACH WALL LOCATION THAT WILL RECEIVE A TILE WALL FINISH. PER TCNA STANDARDS, MINIMUM GAUGE SHALL BE 33MIL & A MAXIMUM SPACING OF 16" O.C.
6. USE STUDS OF DEPTH EQUAL TO ADJACENT WALL FOR HEADER LOCATIONS UNLESS OTHERWISE NOTED. REFER TO INTERIOR METAL STUD BOX HEADER SCHEDULE FOR STUD GAUGE & SIZE BASED ON SPAN LENGTH.
7. PROVIDE FIRE RATED ASSEMBLIES AS NOTED ON DRAWINGS & IN COMPLIANCE W/ U.L. TESTED ASSEMBLIES. REFER U.L. DETAILS IN 'G' SHEETS FOR ADDITIONAL INFORMATION.
8. ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES SHALL BE IN COMPLIANCE W/ U.L. TESTED ASSEMBLIES.
9. BATT INSULATION, WHERE PROVIDED, TO BE FULL STUD CAVITY DEPTH & RUN FULL LENGTH OF WALL. BOX HEADERS SHALL BE COMPLETELY FILLED W/ INSULATION WHERE WALL IS DESIGNATED TO BE INSULATED.
10. PROVIDE MOLD & MOISTURE RESISTANT GYP. BD. AT ALL WALL LOCATIONS CONTAINING PLUMBING PIPING IN LIEU OF GYP. BD. PROVIDE MINIMUM OF 24" EACH SIDE OF PIPE OR GROUP OF PIPES. TOILET ROOMS TO RECEIVE MOLD & MOISTURE RESISTANT GYP. BD. ON ALL WALLS EXCEPT WHERE WALL TILE IS SCHEDULED.
11. PROVIDE 5/8" GYP. BD. THROUGHOUT UNLESS OTHERWISE NOTED.
12. PROVIDE CONTROL JOINTS (C.J.) AT 30'-0" MAXIMUM. UNLESS OTHERWISE INDICATED ON DRAWINGS, LOCATE AT CORNER ABOVE DOORS OR OTHER INCONSPICUOUS LOCATIONS. IF C.J.s ARE NOT INDICATED ON DOCUMENTS, COORDINATE W/ ARCHITECT PRIOR TO INSTALLATION.
13. WALL PENETRATIONS FOR PIPES, DUCTWORK, ELECTRICAL DEVICES, ETC. SHALL BE CUT TO MATCH THE SHAPE & DIMENSION OF THE PENETRATING OBJECT. WHEN PENETRATION IS IN A NON-RATED WALL, THE OPENING SHALL NOT EXCEED 3/4" ON EACH SIDE & BE SEALED W/ ACOUSTICAL SEALANT. WHEN PENETRATION IS IN A FIRE RATED WALL, THE OPENING SHALL COMPLY W/ THE APPLICABLE U.L. TESTED ASSEMBLY & BE SEALED W/ FIRESTOP AS NOTED IN THE DETAIL.
14. CONTRACTOR TO PROVIDE BLOCKING BEHIND ALL CABINETS, COAT HOOKS, TV LOCATIONS AS WELL AS ALL WALL MOUNTED ACCESSORIES, INCLUDING TOILET ROOM ACCESSORIES, TOILET ROOM PARTITIONS, ETC.
15. PROVIDE 5/8" GLASS-MAT TILE BACKER BD. BEHIND ALL WALL TILE LOCATIONS. REFER FINISH PLANS & ELEVATIONS FOR LOCATIONS & EXTENTS.
16. REFER DETAILS FOR WET LOCATIONS SUCH AS SHOWERS & TILE WALLS & FLOORS. ASSEMBLIES SHALL COMPLY W/ THE TILE COUNCIL OF NORTH AMERICA (TCNA) STANDARDS.
17. ALL GYPSUM BOARD SURFACES THAT WILL BE EXPOSED TO VIEW SHALL BE LEVEL 4 FINISH UNLESS OTHERWISE NOTED.

INTERIOR SHAFT WALL METAL STUD LIMITING HEIGHT INFORMATION

CONTRACTOR IS RESPONSIBLE FOR COORDINATING JOB SPECIFIC REQUIREMENTS REGARDING GAUGE, LIMITING HEIGHT, & U.L. ASSEMBLIES.

SHAFT WALL METAL STUD NOMENCLATURE

MEMBER WEB DEPTH (1/100") — 600 CH - 33 — MIL THICKNESS (1/100")

STYLE (STUD (CT) OR (CH) SECTION)

LIMITING HEIGHT CHART

METAL STUD SIZE	GAUGE	SPACING (in) O.C.	MAX HEIGHT
2-1/2"	20 (33MIL)	24	12'-10"
	18 (43MIL)	24	14'-6"
4"	20 (33MIL)	24	16'-10"
	18 (43MIL)	24	18'-11"
6"	20 (33MIL)	24	22'-4"
	18 (43MIL)	24	23'-7"

1. VERIFY MAXIMUM HEIGHT W/ METAL STUD MANUFACTURER PUBLISHED DATA FOR JOB PROVIDED PRODUCT PRIOR TO ORDERING.
2. METAL STUD FLANGE SHALL BE 1-1/2" MINIMUM.

TWINSTERS ARCHITECTURE
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REGISTERED ARCHITECT
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IRVINE, CA
STATE OF OREGON

PANATTONI

124TH CORPORATE CENTER - BUILDING A

20052 SW 124TH AVE
TUALATIN, OR 97062
ISSUED FOR PERMIT

REV	DATE	REMARKS

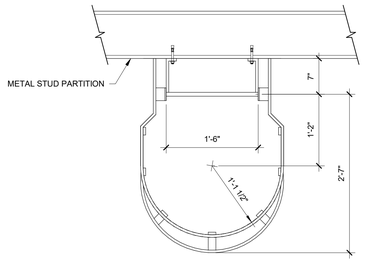
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

WALL TYPES

DATE: 9/29/25
JOB NO.: 25-072

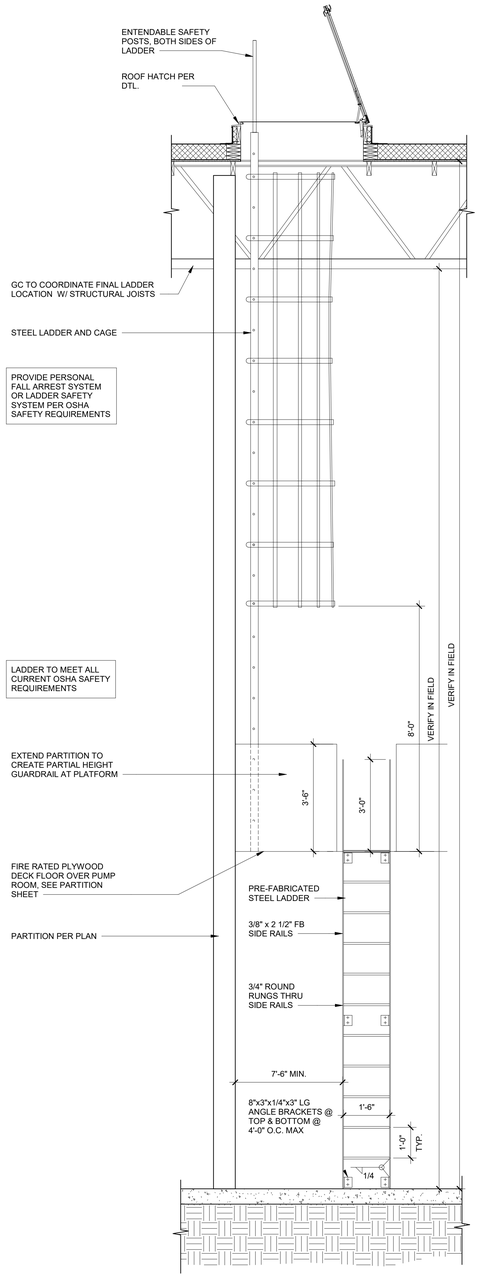
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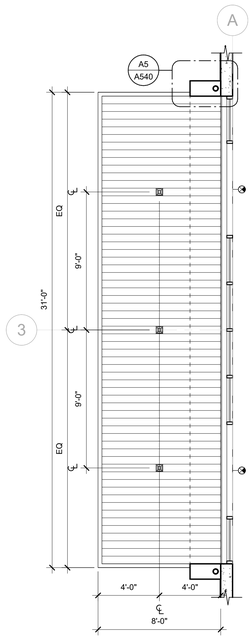
E1 ROOF ACCESS LADDER PLAN

SCALE: 1" = 1'-0"



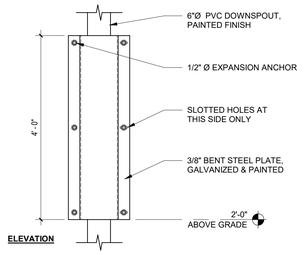
A1 SECTION - ROOF LADDER

SCALE: 1/2" = 1'-0"



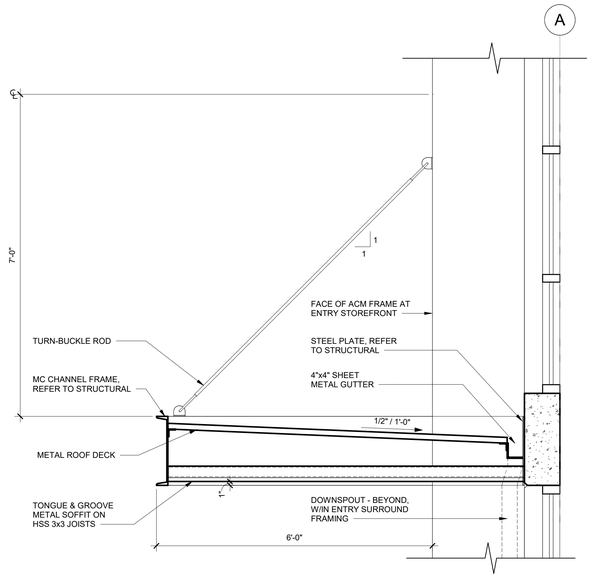
B3 RCP - CANOPY

SCALE: 1/4" = 1'-0"



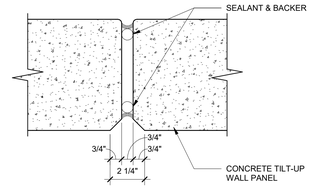
D4 DOWNSPOUT PROTECTOR

SCALE: 3/4" = 1'-0"



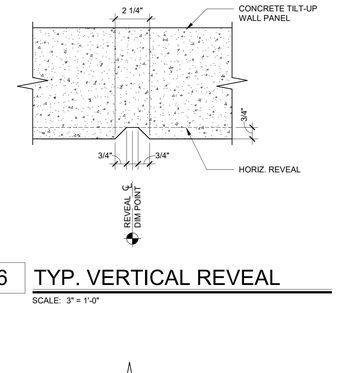
B4 SECTION DETAIL - ENTRY CANOPY

SCALE: 3/4" = 1'-0"



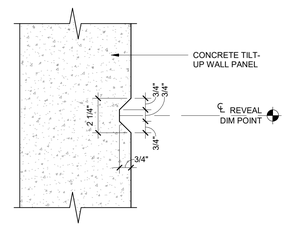
D6 TYP. PANEL JOINT

SCALE: 3" = 1'-0"



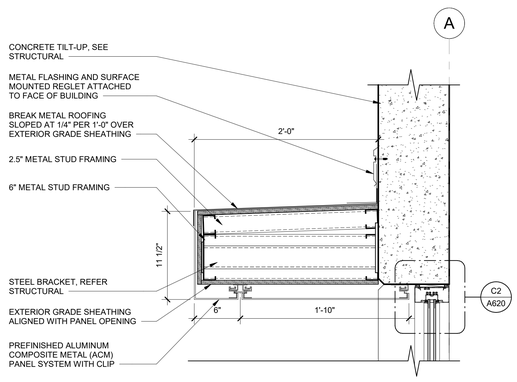
C6 TYP. VERTICAL REVEAL

SCALE: 3" = 1'-0"



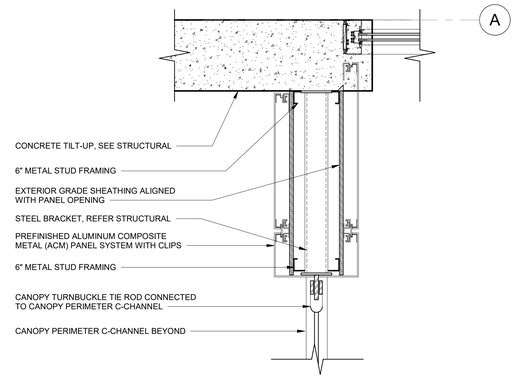
B6 TYP. HORIZONTAL REVEAL

SCALE: 3" = 1'-0"



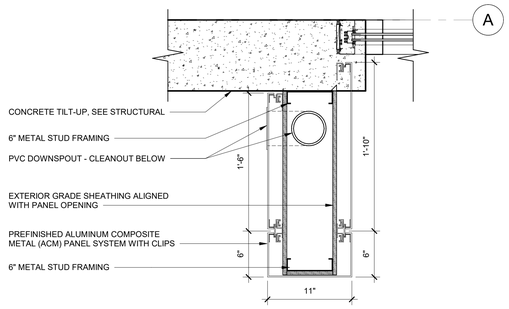
A3 DETAIL - ACM/ROOF

SCALE: 1 1/2" = 1'-0"



A4 DETAIL - ACM/CANOPY

SCALE: 1 1/2" = 1'-0"



A5 DETAIL - ACM/WALL

SCALE: 1 1/2" = 1'-0"

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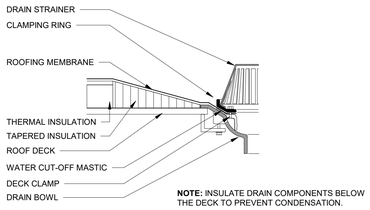
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

PLAN & SECTION DETAILS

DATE: 9/29/25
JOB NO.: 25-072

A540

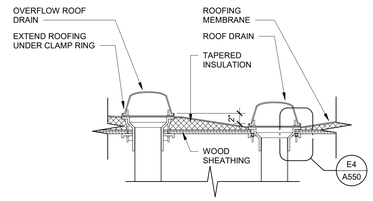
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NOTE: INSULATE DRAIN COMPONENTS BELOW THE DECK TO PREVENT CONDENSATION.

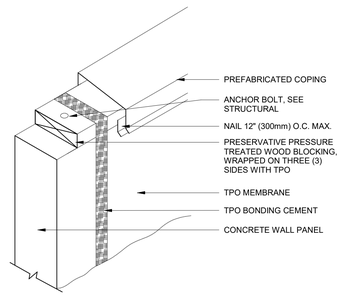
E4 DETAIL - ROOF DRAIN

SCALE: 1 1/2" = 1'-0"



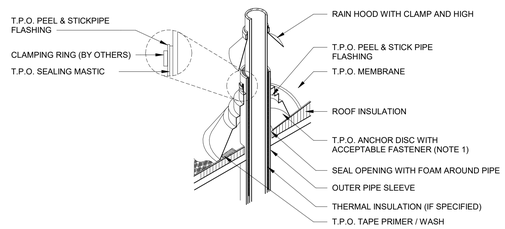
E5 SECTION - ROOF DRAIN & OVERFLOW

SCALE: 1" = 1'-0"



C4 DETAIL - COPING ISO

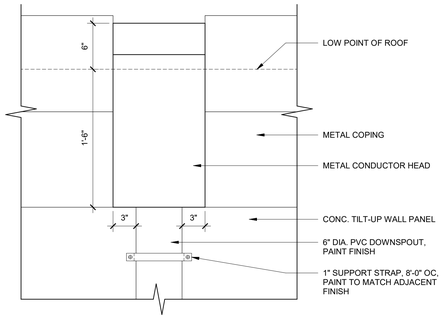
SCALE: N.T.S.



NOTES:
1. WITH MECHANICALLY FASTENED SPEC, MEMBRANE MUST BE MECHANICALLY ATTACHED WITH T.P.O. ANCHOR DISC WITH ACCEPTABLE FASTENERS (6" [150mm] CENTERS AROUND PROJECTION)
2. DO NOT OVERLAP THE FLANGES FROM ADJACENT PIPE FLASHINGS.
3. 15 YEAR AND 20 YEAR GUARANTEES REQUIRE DOUBLE WRAP.

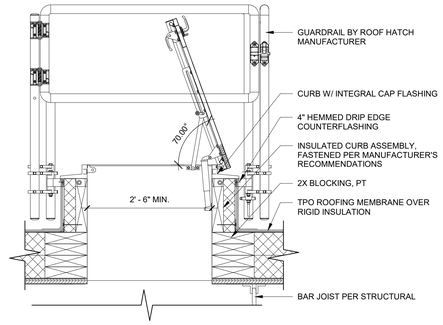
C5 DETAIL - HOT PIPE FLASHING, TYP.

SCALE: 6" = 1'-0"



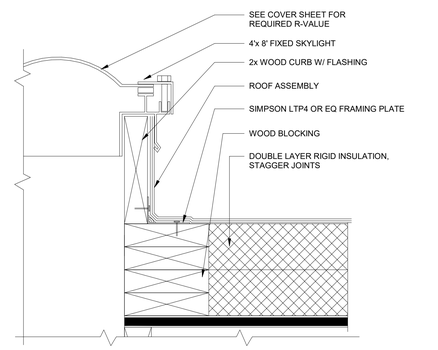
B2 TYP. MTL. CONDUCTOR HEAD

SCALE: 1 1/2" = 1'-0"



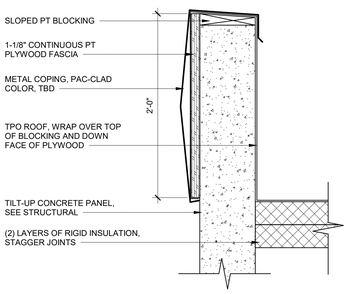
B4 TYP ROOF HATCH

SCALE: 1 1/2" = 1'-0"



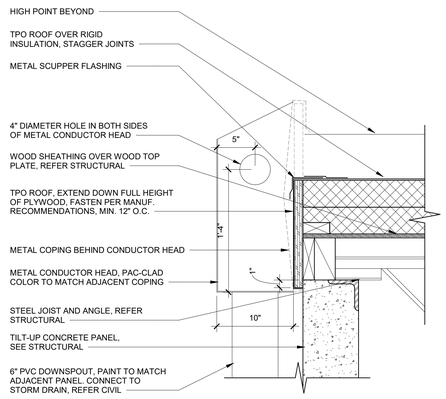
B5 DETAIL - TYP. FIXED SKYLIGHT CURB

SCALE: 3" = 1'-0"



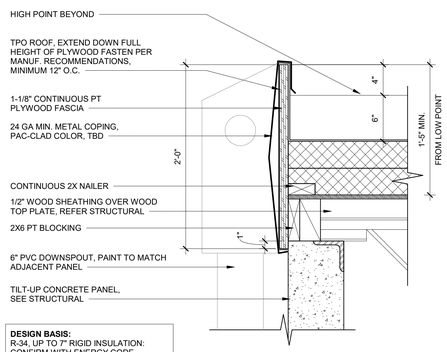
A1 DETAIL - 2' COPING

SCALE: 1 1/2" = 1'-0"



A2 DETAIL - TYPICAL ROOF SCUPPER

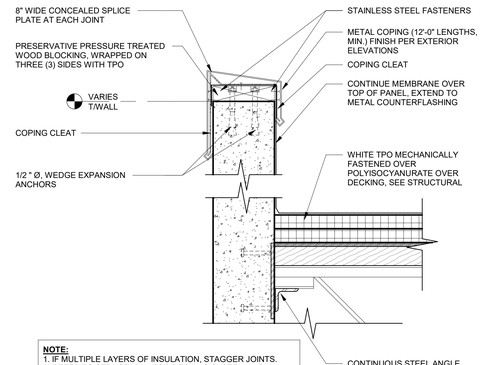
SCALE: 1 1/2" = 1'-0"



DESIGN BASIS:
R-34, UP TO 7" RIGID INSULATION:
CONFIRM WITH ENERGY CODE COMPLIANCE TABLE ON COVERSHEET

A4 DETAIL - TYPICAL ROOF SECTION

SCALE: 1 1/2" = 1'-0"



NOTE:
1. IF MULTIPLE LAYERS OF INSULATION, STAGGER JOINTS.
2. REFER TO STRUCTURAL FOR DECKING SYSTEM AND STRUCTURAL SUPPORT
3. ALL STAINLESS STEEL FASTENERS INTO WOOD BLOCKING

A5 DETAIL - TILT PARAPET

SCALE: 1 1/2" = 1'-0"

TWINSTEPS ARCHITECTURE
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14270
IRVINE, CA
STATE OF OREGON

PANATTONI

124TH CORPORATE CENTER - BUILDING A

20052 SW 124TH AVE
TUALATIN, OR 97062
ISSUED FOR PERMIT

REV	DATE	REMARKS

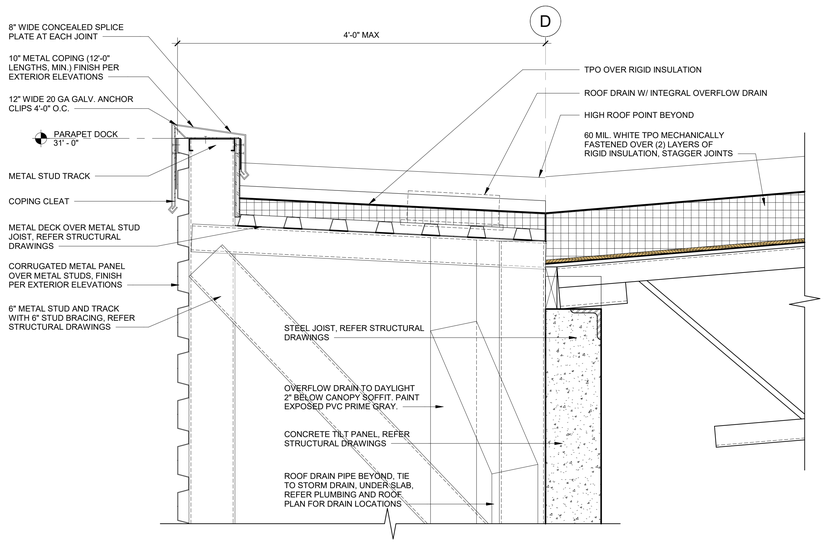
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ROOF DETAILS

DATE: 9/29/25
JOB NO.: 25-072

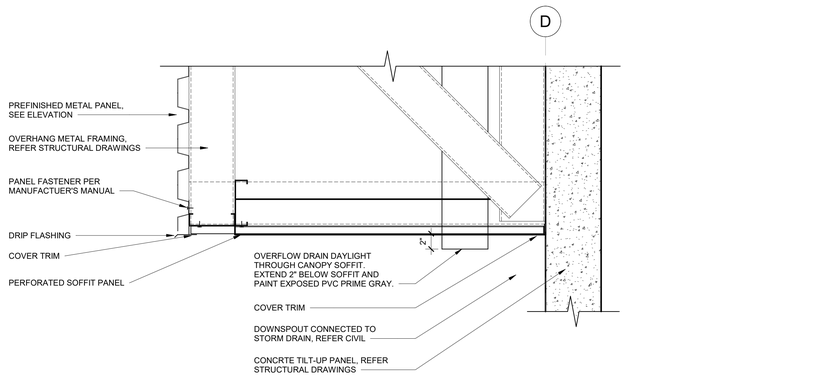
A550

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B5 SECTION - DOCK CANOPY PARAPET

SCALE: 1 1/2" = 1'-0"



A5 SECTION - DOCK CANOPY SOFFIT

SCALE: 1 1/2" = 1'-0"

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124TH CORPORATE CENTER - BUILDING A

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REV	DATE	REMARKS

PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ROOF DETAILS

DATE: 9/29/25
JOB NO.: 25-072

A551

10/1/2025 7:22:25 AM

DOOR HARDWARE LEGEND

HARDWARE SET: 01
STOREFRONT PAIR

QTY:				
1	LOCKSET / LATCHSET:	KAWNEER	CONSTR. CYLINDER	BLK ANOD
1	HINGES:	KAWNEER	CONT. GEARED	BLK ANOD
1	CLOSER:	KAWNEER	LCN 1461	BLK ANOD
1	EMERGENCY EXIT DEVICE:	KAWNEER	1686 CONCEALED ROD	BLK ANOD
1	PULL HANDLE:	KAWNEER	CO9 OFFSET	BLK ANOD
1	THRESHOLD:	KAWNEER	BUTT HUNG	BLK ANOD

HARDWARE SET: 02
HM SINGLE

QTY:				
1	LOCKSET:	HAGER	3480 WTN	US26D
1	PROTECTOR PLATE:	HAGER	341D	US32D
3	HINGES:	HAGER	BB1199, 4-1/2" x 4-1/2" NRP	US32D
1	CLOSER:	HAGER	5100 MLT	ALM
1	FLOOR STOP:	HAGER	242F	US26D
1	WEATHERSTRIP:	HAGER	726, 17'	S
1	RAIN DRIP CAP:	HAGER	810S, 40"	MIL
1	DOOR BOTTOM:	HAGER	770S, 36"	MIL
1	THRESHOLD:	HAGER	417S, 36"	MIL

HARDWARE SET: 03
HM PAIR - ELEC

QTY:				
1	LOCKSET:	HAGER	3480 WTN	US26D
2	FLUSH BOLT:	HAGER	282D	US26D
6	HINGES:	HAGER	BB1199, 4-1/2" x 4-1/2" NRP	US32D
1	CLOSER:	HAGER	5100 MLT	ALM
2	FLOOR STOP:	HAGER	242F	US26D
1	WEATHERSTRIP:	HAGER	726, 20'	S
1	RAIN DRIP CAP:	HAGER	810S, 76"	MIL
2	DOOR BOTTOM:	HAGER	770S, 36"	MIL
1	THRESHOLD:	HAGER	417S, 72"	MIL

HARDWARE SET: 04
HM PAIR - PUMP

QTY:				
1	EMERGENCY EXIT DEVICE:	HAGER	4501M, 36" x 45NL WTN	US26D
2	FLUSH BOLT:	HAGER	282D	US26D
6	HINGES:	HAGER	BB1199, 4-1/2" x 4-1/2" NRP	US32D
1	MORTISE CYLINDER:	HAGER	3902 LFIC, 1-1/2"	US26D
1	COMBINATED CORE:	HAGER	3919-C	US26D
1	CLOSER:	HAGER	5100 MLT	ALM
2	FLOOR STOP:	HAGER	242F	US26D
1	PROTECTOR PLATE:	HAGER	341D	US32D
1	WEATHERSTRIP:	HAGER	726, 20'	S
1	RAIN DRIP CAP:	HAGER	810S, 76"	MIL
2	DOOR BOTTOM:	HAGER	770S, 36"	MIL
1	THRESHOLD:	HAGER	417S, 72"	MIL

DOOR SCHEDULE LEGEND

DOOR CONSTRUCTION:

WD = SOLID CORE W/ WOOD VENEER
H.M. = HOLLOW METAL
GLASS = TEMPERED GLAZING
ALUM = ALUMINUM W/ TEMPERED GLAZING
STL = STEEL
POLY = POLYMER CORE
POLYU = POLYURETHANE INSULATION
POLYS = POLYSTYRENE INSULATION
POLYC = POLYCARBONATE GLAZING
-L.L. = LEAD LINED

DOOR/FRAME FINISH:

PNT-X = PAINT (REFER FINISH LEGEND FOR ADDITIONAL INFORMATION)
CLR = CLEAR URETHANE FINISH ON WOOD VENEER
ANOD = ANODIZED ALUMINUM FINISH (MATCH ARCHITECT'S SAMPLE)
GLASS = TEMPERED GLAZING
P.LAM = PLASTIC LAMINATE
STN = STAIN FINISH ON WOOD VENEER (MATCH ARCHITECT SAMPLE)
KYN = KYNAR FINISH (MATCH ARCHITECT'S SAMPLE)
BLK = BLACK
BRO = BRONZE
S.S. = STAINLESS STEEL

FRAME CONSTRUCTION:

H.M. = HOLLOW METAL
ALUM = EXTRUDED ALUMINUM
STL = STEEL
S.S. = STAINLESS STEEL
-L.L. = LEAD LINED

ACCESS CONTROLS:

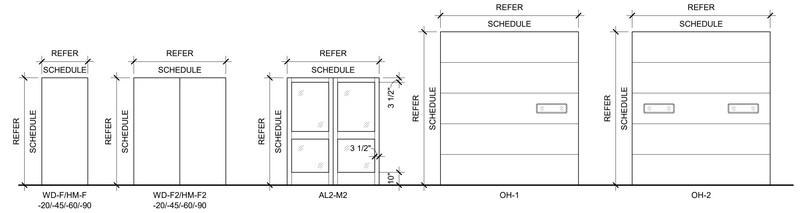
C.R. = CARD READER
K.P. = KEY PAD
MAG = MAGNETIC LOCK SYSTEM
M.H. = MAGNETIC HOLD OPEN DEVICE

DOOR GENERAL NOTES

1. ALL HOLLOW METAL DOORS & FRAMES OPENING TO THE EXTERIOR SHALL BE GALVANIZED, 16GA DOORS & 14 GA FRAMES
2. ALL EXTERIOR HOLLOW METAL DOORS ACCESSING A CONDITIONED INTERIOR SPACE SHALL BE INSULATED W/ POLYURETHANE INSULATION UNLESS OTHERWISE REQUIRED TO BE POLYSTYRENE FOR FIRE RATED OPENINGS.
3. ALL INTERIOR HOLLOW METAL DOORS & FRAMES SHALL BE 18GA DOOR & 16GA FRAMES.
4. ALL HOLLOW METAL FRAMES SHALL BE FULLY WELDED. NO KNOCK DOWN FRAMES ALLOWED.
5. ALL EXTERIOR DOORS SHALL RECEIVE A PERIMETER WEATHERSTRIPPING. PROVIDE THRESHOLDS AT ALL DOORS EXCEPT OVERHEAD DOOR LOCATIONS.
6. ALL DOORS 3'-6" OR LARGER SHALL REQUIRE (4) HINGES.
7. OPERABLE PARTS SHALL BE OPERABLE W/ (1) HAND & SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST TO OPERATE. WHERE EXISTING DOOR HARDWARE IS TO REMAIN, VERIFY EXISTING HARDWARE OPERATION.
8. MAXIMUM FORCE REQUIRED TO OPEN INTERIOR & EXTERIOR DOORS SHALL NOT EXCEED 5 LBS & FIRE DOORS SHALL NOT EXCEED 15 LBS.
9. LEVER TRIM SHALL BE PROVIDED ON ALL LATCHING DOOR HARDWARE. WHERE EXISTING DOOR HARDWARE IS TO REMAIN, VERIFY EXISTING HARDWARE OPERATION.
10. CONTRACTOR SHALL COORDINATE ALL DOOR FRAME THROAT THICKNESSES.
11. ALL HOLLOW METAL DOORS & FRAMES SHALL BE FACTORY PRIMED FOR FIELD PAINTING.
12. ALL DOOR WALL STOPS IN FRAMED PARTITIONS SHALL HAVE ADEQUATE WALL BLOCKING PROVIDED. REFER TYPICAL WALL BLOCKING DETAIL.
13. MAXIMUM OF 3/4" UNDERCUT FOR ALL DOORS.
14. ALL DOORS ALONG THE PATH OF EGRESS SHALL BE NON-LOCKING IN THE DIRECTION OF TRAVEL.
15. ALL DOORS & HARDWARE SHALL COMPLY W/ ALL STATE & LOCAL JURISDICTIONS ACCESSIBILITY REQUIREMENTS.
16. ALL DOOR HARDWARE SHALL BE SATIN STAINLESS STEEL (US32D/630) UNLESS OTHERWISE NOTED.
17. ALL GLAZING FOR DOORS SHALL BE TEMPERED.
18. GENERAL CONTRACTOR TO COORDINATE ALL WORK BETWEEN DOOR INSTALLER, ELECTRICAL CONTRACTOR, & ACCESS CONTROL CONTRACTOR FOR DOORS REQUIRING ACCESS CONTROLS.
19. COORDINATE FINAL LOCATIONS OF MAGNETIC DOOR HOLD OPEN DEVICES W/ ARCHITECT PRIOR TO INSTALLATION.
20. ALUMINUM ENTRANCE DOOR GLAZING TO MATCH ADJACENT WINDOW SYSTEM GLAZING TYPE & FINISH.
21. GENERAL CONTRACTOR TO COORDINATE BLOCKING & SUPPORT AT ALL OVERHEAD DOOR LOCATIONS PRIOR TO DOOR INSTALLATION.
22. ALL THUMB LATCH LOCKING DEVICES ON MEANS OF EGRESS DOORS SHALL BE ACTIVATED BY NO MORE THAN 1/4 TURN.

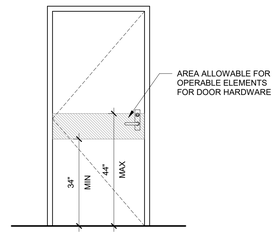
DOOR SCHEDULE

	DOOR									FRAME									
DOOR NUMBER	WIDTH	HEIGHT	THICKNESS	MATERIAL	MATERIAL	FINISH	GLASS	ELEVATION	INSULATED	MATERIAL	FINISH	ELEVATION	DEPTH	FIRE RATING	HARDWARE SET	ACCESS CONTROLS	ACCESS ACTUATORS	COMMENTS	DOOR NUMBER
001	6'-0"	8'-0"	2 1/4"	ALUM	ALUM	ANOD	1" TEMP	AL1-M2	-	ALUM	ANOD	ALUM	0"	-	1	-	-	U=0.65, SHGC=0.33	001
002	6'-0"	8'-0"	2 1/4"	ALUM	ALUM	ANOD	1" TEMP	AL1-M2	-	ALUM	ANOD	ALUM	0"	-	1	-	-	U=0.65, SHGC=0.33	002
003	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	003
004	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	004
005	6'-0"	8'-0"	2 1/4"	ALUM	ALUM	ANOD	1" TEMP	AL1-M2	-	ALUM	ANOD	ALUM	0"	-	1	-	-	U=0.65, SHGC=0.33	005
006	6'-0"	8'-0"	2 1/4"	ALUM	ALUM	ANOD	1" TEMP	AL1-M2	-	ALUM	ANOD	ALUM	0"	-	1	-	-	U=0.65, SHGC=0.33	006
007	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	007
008	6'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F2	-	H.M.	PNT	HM-D	8 1/4"	-	4	-	-	U=0.37	008
009	6'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F2	-	H.M.	PNT	HM-D	8 1/4"	-	3	-	-	U=0.37	009
010	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	010
011	12'-0"	14'-0"	2"	STL	STL	PNT	POLYC	OH-2	POLYU	STL	PNT	-	0"	-		-	-	MIN. R-5, U=0.31	011
012	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	012
013	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	013
014	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	014
015	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	015
016	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	016
017	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	017
018	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	018
019	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	019
020	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	020
021	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	021
022	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	022
023	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	023
024	12'-0"	14'-0"	2"	STL	STL	PNT	POLYC	OH-2	POLYU	STL	PNT	-	0"	-		-	-	MIN. R-5, U=0.31	024
025	12'-0"	14'-0"	2"	STL	STL	PNT	POLYC	OH-2	POLYU	STL	PNT	-	0"	-		-	-	MIN. R-5, U=0.31	025
026	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	026
027	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	027
028	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	028
029	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	029
030	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	030
031	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	031
032	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	032
033	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	033
034	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	034
035	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	035
036	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	036
037	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	037
038	12'-0"	14'-0"	2"	STL	STL	PNT	POLYC	OH-2	POLYU	STL	PNT	-	0"	-		-	-	MIN. R-5, U=0.31	038
039	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	039
040	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	040



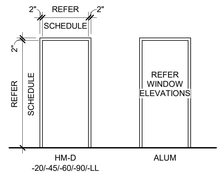
B5 DOOR TYPE ELEVATIONS

SCALE: 1/4" = 1'-0"



A3 HARDWARE MOUNTING HEIGHT DETAIL

SCALE: 1/2" = 1'-0"



A5 FRAME TYPE ELEVATIONS

SCALE: 1/4" = 1'-0"

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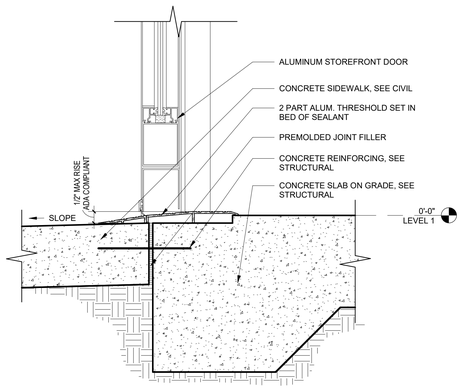
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1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

DOOR SCHEDULE & ELEVATIONS

DATE: 9/29/25
JOB NO.: 25-072

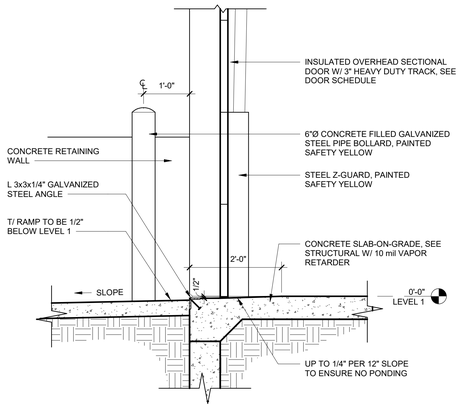
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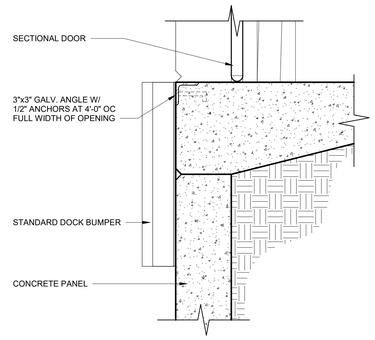
C2 DETAIL - THRESHOLD, TYP. STOREFRONT

SCALE: 3" = 1'-0"



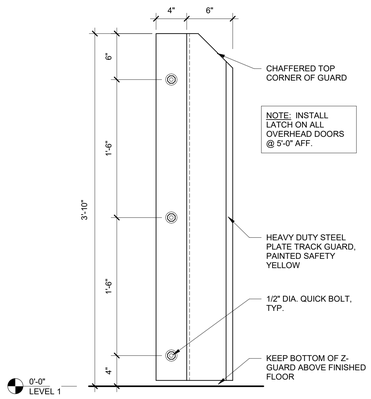
C4 DETAIL - DRIVE-IN DOOR W/ SLOPED SLAB SECTION

SCALE: 3/4" = 1'-0"



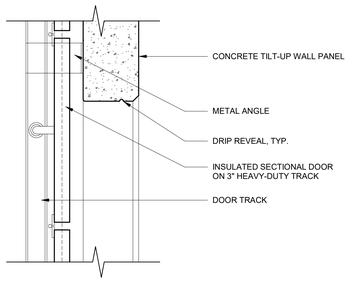
C5 CONCRETE DOCK EDGE

SCALE: 1 1/2" = 1'-0"



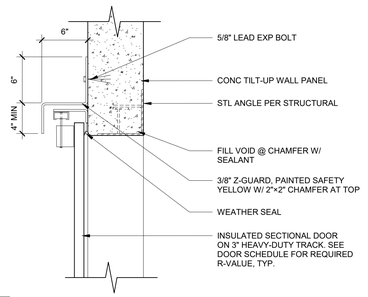
B1 DETAIL - Z-GUARD ELEVATION

SCALE: 1 1/2" = 1'-0"



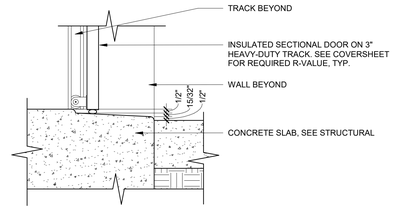
B2 SECTIONAL DOOR HEAD

SCALE: 1 1/2" = 1'-0"



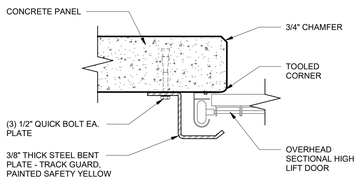
B4 SECTIONAL DOOR JAMB

SCALE: 1 1/2" = 1'-0"



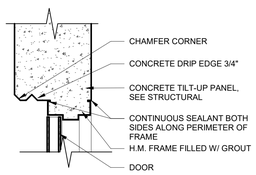
B5 O.H. DOOR THRESHOLD

SCALE: 1 1/2" = 1'-0"



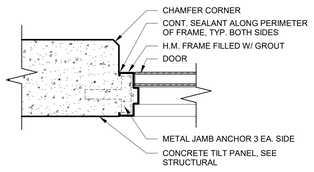
A1 DETAIL - Z-GUARD PLAN

SCALE: 1 1/2" = 1'-0"



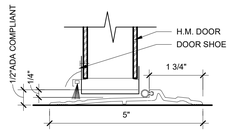
A2 DETAIL - HM DOOR HEAD

SCALE: 1 1/2" = 1'-0"



A4 DETAIL - HM DOOR JAMB

SCALE: 1 1/2" = 1'-0"



A5 DETAIL - HM DOOR THRESHOLD

SCALE: 6" = 1'-0"

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TUALATIN, OR 97062
ISSUED FOR PERMIT

REV	DATE	REMARKS

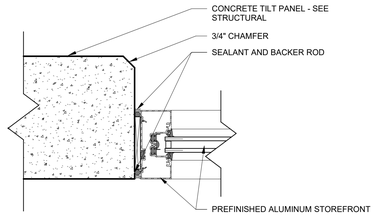
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

DOOR & FRAME DETAILS

DATE: 9/29/25
JOB NO.: 25-072

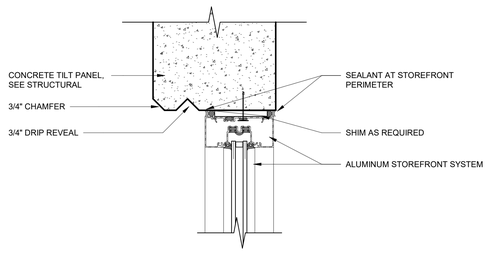
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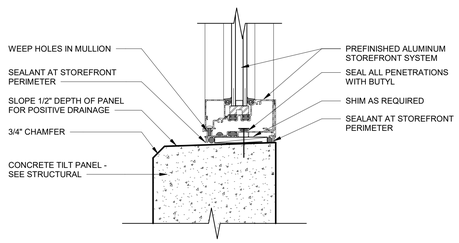
D2 STOREFRONT JAMB DETAIL - PANEL

SCALE: 3" = 1'-0"



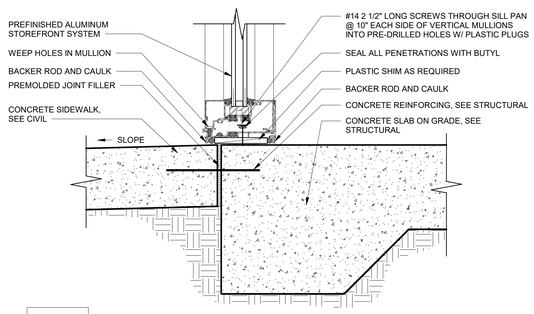
C2 STOREFRONT HEAD / SILL DETAIL - PANEL

SCALE: 3" = 1'-0"



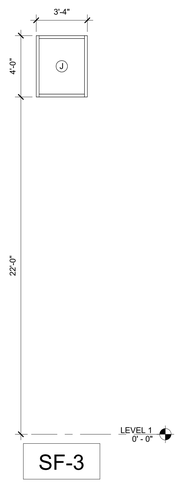
B2 STOREFRONT SILL DETAIL - PANEL

SCALE: 3" = 1'-0"

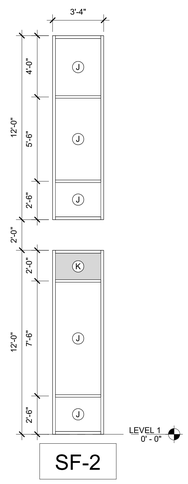


A2 STOREFRONT SILL DETAIL - SLAB

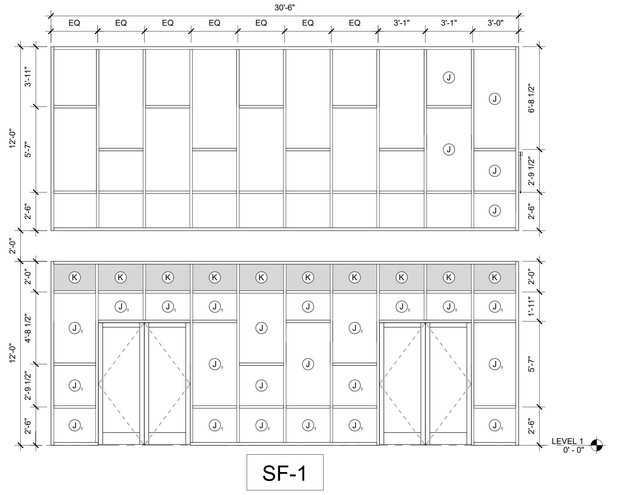
SCALE: 3" = 1'-0"



SF-3



SF-2



SF-1

GLAZING ELEVATION NOTES

1. GLAZING ELEVATION TYPES ARE PROVIDED FOR REFERENCE. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE QUANTITIES FOR EACH TYPE.
2. REFER GLAZING ELEVATION TYPES FOR WIDTH, HEIGHT, & GLAZING LAYOUT.
3. OVERALL DIMENSIONS ARE GIVEN FOR REFERENCE. REFER TO DETAILS FOR JAMB, SILL, & HEAD CONDITIONS.
4. FIELD VERIFY ALL DIMENSIONS PRIOR TO FABRICATION.
5. PROVIDE ALUMINUM BRAKE METAL WRAPS AT ALL EXPOSED STRUCTURAL ELEMENTS ADJACENT TO CURTAIN WALL OR STOREFRONT SYSTEMS.
6. PROVIDE THRESHOLD AT ALL EXTERIOR DOOR LOCATIONS.
7. ALL ALUMINUM DOORS OVER 3'-0" WIDE REQUIRE (5) HINGES, TYP.
8. PROVIDE HEAVY DUTY/THICK WALL MEMBERS AT HINGE & LATCH SIDES OF ALL ALUMINUM DOOR LOCATIONS.
9. WHERE ACCESS CONTROLS ARE TO BE INSTALLED, CONTRACTOR TO COORDINATE WORK BETWEEN DOOR INSTALLER & SECURITY INSTALLER.
10. ALL CHANNEL SET GLAZING SHALL BE GASKETED.
11. ALL CHANNEL SET GLAZING BUTT JOINTS SHALL BE SEALED. CONTRACTOR TO COORDINATE COLOR SELECTION W/ ARCHITECT.
12. ALL GLAZING TO BE TEMPERED AS REQUIRED BY GOVERNING CODE & AHJ.

GLAZING TYPE LEGEND

TYPE	DESCRIPTION
J	**EXTERIOR** - 1" INSULATED GLAZING **BASIS OF DESIGN**: GUARDIAN **OUTBOARD LITE**:1/4" CLEAR; HEAT STRENGTHENED SNX 62/27 "CRYSTAL GRAY" SURFACE #2 **AIR SPACE**: 1/2" W/ BLACK SILICONE **INBOARD LITE**: 1/4" CLEAR; HEAT STRENGTHENED
K	**EXTERIOR** - 1" INSULATED SPANDREL GLAZING **BASIS OF DESIGN**: GUARDIAN **OUTBOARD LITE**:1/4" CLEAR; HEAT STRENGTHENED SNX 62/27 "CRYSTAL GRAY" SURFACE #2 **AIR SPACE**: 1/2" W/ BLACK SILICONE **INBOARD LITE**: 1/4" CLEAR; HEAT STRENGTHENED

GLAZING TAG NOMENCLATURE

GLAZING TYPE — (X) — INDICATES TEMPERED GLAZING

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PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

GLAZING ELEVATIONS

DATE: 9/29/25
JOB NO.: 25-072

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1. STRUCTURAL NOTES

1.1. ANY DISCREPANCY FOUND AMONG THE DRAWINGS, SPECIFICATIONS, THESE NOTES, AND THE SITE CONDITIONS SHALL BE REPORTED TO THE ARCHITECT AND THE STRUCTURAL ENGINEER, WHO SHALL CORRECT SUCH DISCREPANCY IN WRITING. ANY WORK DONE BY THE CONTRACTOR AFTER DISCOVERY OF SUCH DISCREPANCY SHALL BE DONE AT THE CONTRACTOR'S RISK. THE CONTRACTOR SHALL VERIFY AND COORDINATE THE DIMENSIONS AMONG ALL DRAWINGS PRIOR TO PROCEEDING WITH ANY WORK OR FABRICATION. THE CONTRACTOR IS RESPONSIBLE FOR ALL ERECTION BRACING, FORMWORK AND TEMPORARY CONSTRUCTION SHORING.

1.1.1. ELECTRONIC COPIES OF THE STRUCTURAL DRAWINGS (PDF'S, CAD DRAWINGS OR BIM MODELS) MAY BE PROVIDED TO THE CONTRACTOR FOR THEIR USE. THESE FILES MAY BE PROVIDED AT THE REQUEST OF THE CONTRACTOR FOR THEIR CONVENIENCE ONLY. THE CONTRACTOR AGREES THAT THESE FILES SHALL NOT SUPERSEDE INFORMATION SHOWN ON THE ORIGINAL BID/ CONSTRUCTION DOCUMENTS. THE CONTRACTOR AGREES TO HOLD THE STRUCTURAL ENGINEER HARMLESS FOR ANY ERRORS OR DISCREPANCIES CONTAINED WITHIN THESE ELECTRONIC FILES.

1.1.2. THE BID FIGURE IS BASED SOLELY UPON THE CONSTRUCTION CONTRACT DOCUMENTS AND PROPERLY ISSUED WRITTEN OR VERBAL REPRESENTATIONS.

1.2. CODES

1.2.1. ALL METHODS, MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE 2021 INTERNATIONAL BUILDING CODE (IBC) AND 2022 OREGON STRUCTURAL SPECIALTY CODE.

1.2.2. ALL REFERENCES TO OTHER CODES, STANDARDS AND SPECIFICATIONS, (ACI, ASTM, ETC.), SHALL BE FOR THE EDITION CURRENTLY REFERENCED BY IBC AS AMENDED AND ADOPTED BY THE LOCAL BUILDING AUTHORITY.

1.3. DESIGN CRITERIA

1.3.1. UNIFORM LOADS:

LOCATION	LIVE LOAD	DEAD LOAD
ROOF	25 PSF (SNOW*)	ACTUAL
SLAB ON GRADE	450 PSF OR 8000# CONCENTRATED	ACTUAL LOAD

* THIS IS NOT A GROUND SNOW LOAD

1.3.2. SNOW LOADS PER IBC SECTION 1608 AND CHAPTER 7 OF ASCE 7 & OREGON SEAO.ORG GROUND SNOW LOAD:

GROUND SNOW LOAD (P_g):	9 PSF
FLAT ROOF SNOW LOAD (P_f): (PER CITY)	25 PSF
SNOW EXPOSURE FACTOR (C_e):	1.0
SNOW IMPORTANCE FACTOR (I_s):	1.0
THERMAL FACTOR (C_t):	1.0

1.3.3. CONCENTRATED LOADS: ALL MANUFACTURERS OF PRE-ENGINEERED COMPONENTS OR SYSTEMS SHALL LOCATE, COORDINATE, VERIFY WEIGHTS, ETC., OF MECHANICAL UNITS OR OTHER CONCENTRATED LOADS AND DESIGN THEIR SYSTEM FOR THESE LOADS.

1.3.4. WIND LOADS (PER IBC SECTION 1609 AND ASCE 7 CHAPTERS 26 THRU 30):

BASIC WIND SPEED (V) (PER OSSC)	97 MPH
RISK CATEGORY	II
WIND EXPOSURE:	B
APPLICABLE INTERNAL PRESSURE COEFFICIENT:	+/-0.18
TOPOGRAPHIC FACTOR (K_{zt})	1.0

COMPONENTS AND CLADDING: ULTIMATE DESIGN WIND PRESSURES TO BE USED FOR THE DESIGN OF EXTERIOR COMPONENT AND CLADDING MATERIALS IS AS FOLLOWS:

ZONE:1	+16/-28.4 PSF (10 SQ FT)
ZONE:1'	+16/-16.3 PSF (10 SQ FT)
ZONE:2	+16/-37.5 PSF (10 SQ FT)
ZONE:3	+16/-51.1 PSF (10 SQ FT)
ZONE:4	+16.3/-17.7 PSF (10 SQ FT)
ZONE:5	+16.3/-21.8 PSF (10 SQ FT)

1.3.5. SEISMIC LOADS (PER IBC SECTION 1613 AND ASCE 7 CHAPTERS 11 THRU 13):

RISK CATEGORY:	II
SEISMIC IMPORTANCE FACTOR (I_E):	1.0
S_1:	0.837
S_1:	0.391
SITE CLASS:	D
S_{DS}:	0.650
S_{D1}:	N/A
SEISMIC DESIGN CATEGORY:	D
SEISMIC RESPONSE COEFFICIENT (C_S):	0.130
ANALYSIS PROCEDURE USED:	EQUIVALENT LATERAL FORCE PROCEDURE

SEISMIC BASE SHEAR: N/S=218.0K E/W=300.2K

SEISMIC FORCE-RESISTING SYSTEM	RESPONSE MODIFICATION COEFFICIENT, R	OVERSTRENGTH FACTOR, Ω_0
A. BEARING WALL SYSTEMS:		
1. SPECIAL REINFORCED CONCRETE SHEAR WALLS	5	2

NOTE: TABULATED OVERSTRENGTH FACTOR HAS BEEN REDUCED IN ACCORDANCE WITH ASCE 7 TABLE 12.2-1 FOOTNOTE B FOR STRUCTURES WITH FLEXIBLE DIAPHRAGMS.

1.4. STATEMENT OF SPECIAL INSPECTIONS

SEE STATEMENT OF SPECIAL INSPECTION AND TESTING SHEET S0.3.

1.5. SHOP DRAWINGS

1.5.1. SUBMIT SHOP DRAWINGS TO THE ARCHITECT/ENGINEER FOR THE FOLLOWING:

A. CONCRETE MIX DESIGN SUBMITTALS
B. REINFORCING STEEL
C. STRUCTURAL AND MISCELLANEOUS STEEL INCLUDING WELD INSERTS AND ANCHORS
D. PRE-ENGINEERED STEEL JOISTS AND JOIST GIRDERS *
E. TILT UP WALLS
F. PRE-ENGINEERED STEEL STAIRS AND GUARDRAILS *

* DEFERRED SUBMITTALS: PRE-ENGINEERED ITEMS SHALL BE SUBMITTED TO THE BUILDING OFFICIAL AFTER REVIEW BY THE ENGINEER OR RECORD AS A DEFERRED SUBMITTAL.

1.5.2. SHOP DRAWING REVIEW NOTES

A. ENGINEER OF RECORD SHALL REVIEW SHOP DRAWINGS FOR GENERAL CONFORMANCE WITH THE PROJECT CONSTRUCTION DOCUMENTS (PLANS AND SPECIFICATIONS).
B. ENGINEER OF RECORD REVIEW OF SHOP DRAWINGS SHALL NOT RELIEVE THE GENERAL CONTRACTOR OF THEIR RESPONSIBILITY FOR REVIEW OF THE SHOP DRAWINGS FOR COMPLIANCE WITH THE PROJECT REQUIREMENTS.
C. APPROVAL OF THE SHOP DRAWINGS BY THE ENGINEER OF RECORD SHALL NOT BE CONSIDERED AS A GUARANTEE BY THE ENGINEER THAT THE SHOP DRAWINGS COMPLY WITH ALL PROJECT REQUIREMENTS.
D. CONCURRENT SHOP DRAWING REVIEW SHALL ONLY BE PERMITTED IF APPROVED BY THE ARCHITECT/ENGINEER OF RECORD PRIOR TO THE START OF SHOP DRAWING REVIEW.

1.6. MISCELLANEOUS

1.6.1. VERIFY ALL DIMENSIONS AND CONDITIONS IN THE FIELD.

1.6.2. VERIFY SIZE AND LOCATION OF ALL OPENINGS IN THE FLOORS, ROOF AND WALLS WITH ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS.

1.6.3. CONSTRUCTION DETAILS NOT SPECIFICALLY SHOWN ON THE DRAWINGS SHALL FOLLOW SIMILAR DETAILS OF SECTIONS OF THIS PROJECT AS APPROVED BY THE ARCHITECT/ ENGINEER.

1.6.4. SEE ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS FOR DIMENSIONS AND LOCATIONS OF OPENINGS NOT DIMENSIONED OR SHOWN ON STRUCTURAL PLANS.

1.6.5. SEE ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS FOR LOCATIONS AND WEIGHTS OF ALL MECHANICAL AND ELECTRICAL EQUIPMENT INCLUDING HOUSEKEEPING PADS.

1.6.6. FOR PIPES, CONDUITS, DUCTS AND MECHANICAL EQUIPMENT SUPPORTED OR BRACED FROM STRUCTURE: CONFORM TO SHEET METAL AND AIR CONDITIONING CONTRACTORS NATIONAL ASSOCIATION, INC., PUBLICATION "APPENDIX E: SEISMIC RESTRAINT MANUAL GUIDELINES FOR MECHANICAL SYSTEMS." ALL BRACING AND SUPPORTS SHALL BE DESIGNED FOR SEISMIC HAZARD LEVEL (SHL) B. SPRINKLER LINE ATTACHMENTS SHALL CONFORM TO NFPA PAMPHLET 13.

1.6.7. THE STRUCTURE HAS BEEN DESIGNED TO RESIST CODE REQUIRED VERTICAL AND LATERAL FORCES AFTER THE CONSTRUCTION OF ALL STRUCTURAL ELEMENTS HAS BEEN COMPLETED. STABILITY OF THE STRUCTURE PRIOR TO COMPLETION IS THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR. THIS RESPONSIBILITY INCLUDES BUT IS NOT LIMITED TO JOB SITE SAFETY: ERECTION MEANS, METHODS, AND SEQUENCES; TEMPORARY SHORING, FORMWORK, AND BRACING; USE OF EQUIPMENT AND CONSTRUCTION PROCEDURES.

2. SITE PREPARATION/SOIL REMEDIATION

2.1. SOIL DATA

ALLOWABLE SOIL PRESSURE 2500 PSF. ALLOW 33-1/3% INCREASE FOR LOADS FROM WIND OR SEISMIC ORIGIN. SEE GEOTECHNICAL ENGINEERING REPORT BY TERRA ASSOCIATES DATED MAY 2024. (LOADING AFTER SITE PRELOAD AND 2'-0" COMPACTED FILL) SEE GEOTECH REPORT FOR ALL SUBGRADE PREPARATION REQUIREMENTS AS WELL AS CAPILLARY BREAK AND VAPOR BARRIER RECOMMENDATIONS.

2.1.1. RETAINING WALL DESIGN CRITERIA:

A.	ACTIVE EARTH PRESSURE:	35 PCF
B.	AT-REST EARTH PRESSURE:	35 PCF+ 100PSF
C.	SEISMIC EARTH PRESSURE:	8 x "H" PSF
D.	PASSIVE EARTH PRESSURE:	300 PCF *
E.	FRICTION COEFFICIENT:	0.30 *

* INCLUDES FACTOR OF SAFETY OF 1.5

2.2. EXCAVATION

EXCAVATE TO DEPTH SHOWN AND TO FIRM UNDISTURBED MATERIAL. OVER-EXCAVATIONS SHALL BE BACKFILLED WITH LEAN CONCRETE (f'_c=500-1200 PSI) OR STRUCTURAL FILL AT THE CONTRACTOR'S EXPENSE. EXERCISE EXTREME CARE DURING EXCAVATION TO AVOID DAMAGE TO BURIED LINES, TANKS, AND OTHER CONCEALED ITEMS. UPON DISCOVERY, DO NOT PROCEED WITH WORK UNTIL RECEIVING WRITTEN INSTRUCTIONS FROM THE ARCHITECT. A COMPETENT REPRESENTATIVE OF THE OWNER SHALL INSPECT ALL FOOTING EXCAVATIONS FOR SUITABILITY OF BEARING SURFACES PRIOR TO PLACEMENT OF REINFORCING STEEL. PROVIDE DRAINAGE AS NECESSARY TO AVOID WATER-SOFTENED SUBGRADE.

2.3. FILL, BACKFILL AND COMPACTION

BACKFILL AGAINST WALLS SHALL NOT BE PLACED UNTIL AFTER THE REMOVAL OF ALL MATERIAL SUBJECT TO ROT OR CORROSION. ALL FILL PLACED AGAINST RETAINING WALLS OR BASEMENT WALLS SHALL BE FREE DRAINING GRANULAR MATERIAL. STRUCTURAL FILL OTHER THAN PEA GRAVEL SHALL BE GRANULAR PLACED IN LOOSE LIFTS NOT EXCEEDING 12-INCH AND COMPACTED TO AT LEAST 95% OF ITS MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D1557 (MOD PROCTOR). PEA GRAVEL FILL SHALL HAVE A MAXIMUM PARTICLE SIZE OF 3/8" DIAMETER.

3. STRUCTURAL CONCRETE

3.1. GENERAL

ALL CONCRETE SHALL BE HARD ROCK CONCRETE MEETING THE REQUIREMENTS OF ACI-301, "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS." PROPORTIONING OF INGREDIENTS FOR EACH CONCRETE MIX SHALL BE BY METHOD 2 OR THE ALTERNATE PROCEDURE GIVEN IN ACI-301. PLACE CONCRETE PER ACI-304 AND CONFORM TO ACI-604 (306) FOR WINTER CONCRETING AND ACI-605 (305) FOR HOT WEATHER CONCRETING. USE INTERIOR MECHANICAL VIBRATORS WITH 7,000 RPM MINIMUM FREQUENCY. DO NOT OVER-VIBRATE. CONCRETE SHALL BE PLACED MONOLITHICALLY BETWEEN CONSTRUCTION OR CONTROL JOINTS. PROTECT ALL CONCRETE FROM PREMATURE DRYING, EXCESSIVE HOT OR COLD TEMPERATURE FOR SEVEN DAYS AFTER PLACING.

3.2. STRENGTH

TWENTY-EIGHT DAY COMPRESSIVE STRENGTHS (f'_c) SHALL BE AS FOLLOWS WITH EXPOSURE CATEGORY AND CLASS PER ACI TABLE 19.3.1.1 GIVEN IN PARENTHESIS:

SLABS ON GRADE (F0/S0/W0/C0)	4000 PSI
FOOTINGS (F0/S0/W0/C1)	3000 PSI
CONCRETE GRADE BEAMS (F0/S0/W0/C0)	4000 PSI
VERTICALLY FORMED WALLS (F1/S0/W0/C0)	4000 PSI *
TILT UP WALL PANELS(F0/S0/W0/C0)	5000 PSI

* MAXIMUM W/C RATIO SHALL BE 0.55

CONCRETE SUPPLIER TO PROVIDE TEST RECORDS PER SECTION 26.4 OF ACI 318.

3.3. MATERIALS

3.3.1. CEMENT: ASTM C150, TYPE I OR TYPE II. ENGINEER'S APPROVAL IS NEEDED FOR USE OF TYPE III CEMENT.

3.3.2. COARSE AND FINE AGGREGATE: ASTM C33.

3.3.3. WATER SHALL BE CLEAN AND POTABLE.

3.3.4. FLYASH: ASTM C618 CLASS C (CLASS F MAY BE ALLOWED IF APPROVED BY THE STRUCTURAL ENGINEER)

3.3.5. GROUND GRANULATED BLAST FURNACE SLAG (GGBFS): ASTM C989 GRADE 100 OR 120. GGBFS SHALL NOT BE PERMITTED UNLESS REVIEWED AND APPROVED BY THE STRUCTURAL ENGINEER. MIX DESIGNS SUBMITTED INCLUDING GGBFS SHALL INCLUDE SHRINKAGE TEST RESULTS AT 28 DAYS.

3.4. ADMIXTURES

3.4.1. WATER REDUCING ADMIXTURE: ASTM C494. ADMIXTURES SHALL BE USED IN EXACT ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

3.4.2. WATER REDUCING ADMIXTURES SHALL BE USED AT ALL HEAVILY CONGESTED AREAS (I.E. CONCRETE BEAMS, COLUMNS AND WALLS WITH REINFORCING SPACING OF 4" OR LESS)

3.4.3. CONCRETE USING ADMIXTURES TO PRODUCE FLOWABLE CONCRETE MAY BE USED SUBJECT TO ENGINEER'S APPROVAL.

3.4.4. AIR ENTRAINMENT: ASTM C260 AND ASTM C494 ENTRAIN 5% PLUS/MINUS 1.5% BY VOLUME IN ALL CONCRETE EXPOSED TO WEATHER.

3.4.5. NO OTHER ADMIXTURES PERMITTED UNLESS APPROVED BY THE ENGINEER.

3.5. FORMWORK AND SHORING

3.5.1. FOLLOW RECOMMENDED PRACTICE FOR CONCRETE FORMWORK (ACI-347).

3.6. REINFORCING STEEL:

3.6.1. DETAIL, FABRICATE, AND PLACE PER ACI-315 AND ACI-318. SUPPORT REINFORCEMENT WITH APPROVED CHAIRS, SPACERS, OR TIES.

3.6.2. DEFORMED BAR REINFORCEMENT: ASTM A615 GR 60

3.6.3. WELDABLE DEFORMED BAR REINFORCEMENT: ASTM A706 GR 60 WHERE NOTED ON STRUCTURAL DRAWINGS

3.6.4. EXCEPT AS NOTED SPECIFICALLY ON THE DRAWINGS, ALL CONCRETE REINFORCEMENT SHALL BE LAP-SPLICED AS FOLLOWS:

#6 AND SMALLER	48 X BAR DIAMETER
#7 AND LARGER	56 X BAR DIAMETER

NO MORE THAN 50% HORIZONTAL OR VERTICAL BARS SHALL BE SPLICED AT ONE LOCATION

3.6.5. EXCEPT AS NOTED SPECIFICALLY ON THE DRAWINGS, PROVIDE CORNER BARS TO MATCH QUANTITY AND DIAMETER OF HORIZONTAL REINFORCEMENT AND LAP WITH HORIZONTAL REINFORCEMENT AS FOLLOWS:

#6 AND SMALLER	48 X BAR DIAMETER
#7 AND LARGER	56 X BAR DIAMETER

THESE CORNER BARS SHALL BE PLACED AT ALL CORNERS AND INTERSECTIONS IN CONCRETE FOOTINGS AND WALLS.

3.7. CONCRETE COVER ON REINFORCING SHALL BE AS FOLLOWS (UNLESS SHOWN OTHERWISE):

BOTTOM OF FOOTINGS	3"
FORMED EARTH FACE AND SLAB ON GRADE	2"
WALLS, WEATHER FACE	1-1/2"
WALLS, INSIDE FACE	1"

3.8. CONSTRUCTION OR CONTROL JOINTS

3.8.1. UNLESS NOTED OTHERWISE, LOCATION OF THE CONSTRUCTION OR CONTROL JOINTS IN SLAB ON GRADE SHALL NOT EXCEED THE DISTANCES NOTED BELOW. JOINTS SHALL BE LOCATED ON COLUMN GRIDS OR UNDER PERMANENT PARTITIONS TO THE GREATEST EXTENT POSSIBLE. ADDITIONAL JOINTS SHALL BE REQUIRED AT REENTRANT CORNERS AND CORNERS OF SLAB DEPRESSIONS OR PENETRATIONS. PROVIDE JOINT SEALANT PER SPECIFICATIONS - INSTALL PER MANUFACTURER RECOMMENDATIONS.

7" SLAB ON GRADE	15'-0" OC

3.8.2. CONSTRUCTION OR CONTROL JOINT SPACING IN WALLS SHALL NOT EXCEED 50' ON CENTER EXCEPT AS DIRECTED BY THE ARCHITECT/ENGINEER.

3.9. CONDUIT AND PIPING EMBEDDED IN CONCRETE

3.9.1. ELECTRICAL CONDUIT SHALL NOT BE PLACED WITHIN A SLAB ON GRADE BUT PLACED BELOW THE SLAB IN THE SUB-BASE.

3.10. GROUT FOR BEARING PLATES

THE NON-SHRINK GROUT SHALL MEET ASTM C1107 GRADE B OR EQUIVALENT (MASTERFLOW 928 BY BASF OR APPROVED EQUIVALENT). GROUT SHALL BE A PRE-PACKAGED HYDRAULIC CEMENT BASED MINERAL AGGREGATE GROUT, MIXED, PLACED AND CURED AS RECOMMENDED BY THE MANUFACTURER. COMPRESSIVE STRENGTH SHALL EXCEED 6000 PSI AT 28 DAYS.

3.11. TILT-UP CONCRETE WALLS

3.11.1. TYPICAL AND SPECIAL REINFORCEMENT SHOWN ON PANEL ELEVATIONS IS DESIGNED FOR FORCES OCCURRING AFTER PANEL IS IN PLACE AND TIED TO ROOF AND FLOOR DIAPHRAGMS. USE STRONGBACKS AND EXTRA REINFORCEMENT AS REQUIRED AND DIRECTED BY PANEL LIFT INSERT MANUFACTURER/SUPPLIER FOR ERECTION PURPOSES. LIFT INSERT MANUFACTURER/SUPPLIER SHALL ANALYZE PANELS FOR ADEQUACY DURING COMPLETE LIFTING OPERATION FROM HORIZONTAL TO VERTICAL, INCLUDING LATERAL TRANSPORT (WALKING) OF PANELS.

3.11.2. ALL PANEL DIMENSIONS ON FOUNDATION PLANS ARE TO CENTER LINES OF CONNECTIONS. DO NOT SCALE PANEL ELEVATIONS.

3.11.3. DO NOT CUT OR DRILL PANELS WITHOUT APPROVAL OF ENGINEER UNLESS SHOWN OR INDICATED ON STRUCTURAL DRAWINGS.

3.11.4. SEE SPECIFICATIONS FOR FINISHES, CURING, ETC.

3.11.5. GROUT UNDER PANEL WITH A 9-SACK PEA GRAVEL CONCRETE GROUT MIX (f'_c=5000 PSI AT 28 DAYS).

3.11.6. PANELS DRAWN SHOW TYPICAL LOCATIONS OF PANEL CONNECTIONS AND ADDITIONAL REINFORCING FOR MOST PANEL OPENINGS. NOT ALL EMBEDDED ITEMS AND MECHANICAL AND ELECTRICAL PENETRATIONS ARE SHOWN. CONTRACTOR SHALL COORDINATE PENETRATIONS WITH MECHANICAL AND ELECTRICAL AND REINFORCING PER PLANS.

3.11.7. GENERAL CONTRACTOR SHALL INCLUDE AN ALLOWANCE FOR STACKING OF PANELS OR RAT SLABS AS REQUIRED WHERE ADEQUATE CASTING AREA IS NOT AVAILABLE AT INTERIOR BUILDING SLAB ON GRADE AREAS.

3.12. CONCRETE COORDINATION DRAWINGS

PRIOR TO THE START OF CONCRETE WALL CONSTRUCTION THE CONTRACTOR SHALL SUBMIT CONCRETE COORDINATION DRAWINGS TO THE ARCHITECT FOR REVIEW AND APPROVAL. COORDINATION DRAWINGS SHALL INCLUDE DIMENSIONS AND SIZES FOR EMBED LOCATIONS, DOOR AND WINDOW OPENINGS, MECHANICAL PENETRATIONS, AND OTHER APPROPRIATE ITEMS.

5. METALS

5.1. STRUCTURAL STEEL GENERAL REQUIREMENTS

5.1.1. ALL DETAILING, FABRICATION, AND ERECTION SHALL CONFORM TO AISC 360-16 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS", AISC 341-16 "SEISMIC PROVISIONS FOR STRUCTURAL STEEL BUILDINGS" AND AISC 303-16 "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" EXCEPT AS AMENDED BY THESE STRUCTURAL NOTES.

5.1.2. STRUCTURAL STEEL FABRICATOR REQUIREMENTS:

A. THE STRUCTURAL STEEL FABRICATOR SHALL BE CURRENTLY AISC CERTIFIED, CATEGORY STD.
B. IF THE FABRICATOR IS NOT CERTIFIED, ADDITIONAL INSPECTIONS SHALL BE REQUIRED BY THE PROJECT SPECIAL INSPECTOR EMPLOYED BY THE PROJECT OWNER. THE COSTS ASSOCIATED WITH THESE ADDITIONAL INSPECTIONS SHALL BE BORNE BY THE GENERAL CONTRACTOR AND STRUCTURAL STEEL FABRICATOR.

5.2. STRUCTURAL STEEL

5.2.1. STEEL W SHAPES AND C & MC SHAPES 8" OR LARGER OR AS CALLED OUT SPECIFICALLY ON DRAWINGS, SHALL BE ASTM A992 (F_y=50 KSI).

5.2.2. STEEL L SHAPES SHALL BE ASTM A572 Gr. 50 (F_y=50 KSI).

5.2.3. STEEL PLATES THAT ARE PART OF THE SEISMIC FORCE RESISTING SYSTEM SHALL BE ASTM A572 Gr. 50 (F_y=50 KSI).

5.2.4. OTHER STEEL PLATES AND C & MC SHAPES SMALLER THAN 8" SHALL BE ASTM A36 (F_y=36 KSI).

5.2.5. RECTANGULAR HOLLOW STEEL SECTIONS (HSS) OR TUBE STEEL SECTIONS (TS) SHALL BE ASTM A500, GR. C (F_y=50 KSI).

5.2.6. BOLTS

A. MACHINE BOLTS NOT SPECIFIED AS HIGH STRENGTH SHALL BE ASTM A307 GRADE A.
B. HIGH STRENGTH BOLTS SHALL BE ASTM F3125 GRADE A325 AS INDICATED ON STRUCTURAL DRAWINGS. ALL BOLTS SHALL BE CONSIDERED BEARING TYPE WITH THREADS INCLUDED IN SHEAR PLANE (CONNECTION TYPE N) UNLESS NOTED OTHERWISE. ALL HIGH STRENGTH BOLTED CONNECTIONS SHALL BE INSTALLED WITH NUTS CONFORMING TO ASTM A563 AND HARDENED WASHERS CONFORMING TO ASTM F436.
C. HIGH STRENGTH BOLTS WITH TWIST OFF TYPE TENSION CONTROL MAY BE SUBSTITUTED FOR CONVENTIONAL BOLTS AND SHALL BE ASTM F3125 GRADE F1852 OR GRADE F2280, AND MAY BE USED FOR GRADE A325.
D. ALL HIGH STRENGTH BOLTS SHALL BE INSTALLED PER THE SPECIFICATION FOR STRUCTURAL JOINTS USING HIGH-STRENGTH BOLTS (LATEST EDITION) BY THE RESEARCH COUNCIL ON STRUCTURAL CONNECTIONS (WWW.BOLTCOUNCIL.ORG).

5.2.7. STEEL ANCHORAGE ELEMENTS:

A. THREADED RODS SHALL BE ALL-THREAD ASTM A36 (F_y=36 KSI) UNLESS NOTED OTHERWISE.
B. WELDED HEADED STUDS: "NELSON STUDS" SHALL BE BY NELSON STUD WELDING, INC. OR APPROVED EQUIVALENT COMPLYING WITH ASTM A108. STUDS SHALL HAVE A MINIMUM F_u OF 65 KSI.
C. ANCHOR RODS: ANCHOR RODS SHALL BE ASTM F1554, F_y=36 KSI WITH HOOKED, HEADED OR THREADED AND NUTTED ENDS AS INDICATED. AT COLUMN LOCATIONS ANCHOR RODS SHALL BE ASTM F1554, F_y=36 KSI WITH HEADED OR THREADED/NUTTED END. TACK WELD NUT TO ANCHOR ROD UNLESS NOTED OTHERWISE. WHERE NOTED, HIGH STRENGTH ANCHOR RODS SHALL BE ASTM F1554, F_y=105 KSI WITH DOUBLE NUTTED PLATE WASHER.
D. EXPANSION ANCHORS SHALL BE CARBON STEEL AS NOTED IN THE FOLLOWING TABLE. ANCHORS IN CONCRETE SHALL HAVE BEEN TESTED IN ACCORDANCE WITH ACI 355.2 AND/OR ICC-ES AC193 FOR CRACKED CONCRETE AND SEISMIC APPLICATIONS. ANCHORS SHALL HAVE A CURRENT CODE REPORT THAT COMPLIES WITH THE CURRENT EDITION OF THE IBC AND SHALL BE RATED FOR USE IN THE SEISMIC DESIGN CATEGORY NOTED IN THE DESIGN CRITERIA SECTION OF THESE NOTES.

EXPANSION ANCHORS IN CONCRETE	CODE REPORT
HILTI KWIK BOLT TZ	ICC ESR-1917
SIMPSON STRONG-BOLT 2	ICC ESR-3037
DEWALT POWER-STUD+ SD2	ICC ESR-2502

E. HEAVY DUTY CONCRETE/MASONRY SCREW ANCHORS SHALL BE USED IN DRY INTERIOR CONDITIONS AND SHALL BE AS NOTED IN THE FOLLOWING TABLE:

HEAVY DUTY CONCRETE/ MASONRY SCREW ANCHORS	CODE REPORT
HILTI KWIK HUS-EZ	ICC ESR-3027(CONC) ICC ESR-3056 (CMU)
SIMPSON TITEN HD	ICC ESR-2713 (CONC) ICC ESR-1056 (CMU)
DEWALT SCREW BOLT+	ICC ESR-3889 (CONC) ICC ESR-4042 (CMU)

F. ADHESIVE ANCHORS SHALL BE THREADED ANCHOR RODS OR REBAR DOWELS USING AN INJECTABLE ADHESIVE AS NOTED IN THE FOLLOWING TABLE. ANCHORS IN CONCRETE SHALL HAVE BEEN TESTED IN ACCORDANCE WITH ACI 355.4 AND/OR ICC-ES AC-308 FOR CRACKED CONCRETE AND SEISMIC APPLICATIONS. ANCHORS SHALL HAVE A CURRENT CODE REPORT THAT COMPLIES WITH THE CURRENT EDITION OF THE IBC AND SHALL BE RATED FOR USE IN THE SEISMIC DESIGN CATEGORY NOTED IN THE DESIGN CRITERIA SECTION OF THESE NOTES.

ADHESIVE ANCHORS IN CONCRETE (1) (2)	CODE REPORT
HILTI HIT-HY 200 V3	ICC ESR-4868
SIMPSON AT-3G (3)	ICC ESR-5026
DEWALT AC200+ DUST-X	ICC ESR-4027

(1) ADHESIVE ANCHORS INSTALLED IN HORIZONTAL TO VERTICALLY OVERHEAD ORIENTATION TO SUPPORT SUSTAINED TENSION LOADS SHALL BE DONE BY A CERTIFIED ADHESIVE ANCHOR INSTALLER (AAI) AS CERTIFIED THROUGH ACI/CRSI, OR AN APPROVED ALTERNATE WHEN SUBMITTED AND APPROVED BY THE ENGINEER. PROOF OF CURRENT CERTIFICATION SHALL BE SUBMITTED TO THE ENGINEER FOR APPROVAL PRIOR TO COMMENCEMENT OF INSTALLATION.

(2) ADHESIVE ANCHORS MUST BE INSTALLED IN CONCRETE AGED A MINIMUM OF 21 DAYS.

(3) SIMPSON SET-3G MAY BE USED WHERE BASE MATERIAL TEMPERATURE IS ABOVE 50 DEGREES FAHRENHEIT OR FOR EMBEDMENT GREATER THAN 12-INCHES FOR LONGER GEL TIME. SEE ICC ESR-2508 (CONC).

G. POWDER ACTUATED FASTENERS. PDF'S OR PAF'S SHALL BE A MINIMUM 0.157" DIA KNURLED SHANK FASTENER AS NOTED IN THE FOLLOWING TABLE, UNLESS NOTED OTHERWISE. FASTENERS DRIVEN INTO STEEL SHALL BE DRIVEN SO THAT THE POINT OF THE FASTENER COMPLETELY PENETRATES THE STEEL BASE MATERIAL. AT TOPPING SLABS, PT SLABS OR SLABS WITH RADIANT HEAT TUBES EMBEDDED WITHIN THE SLAB, LIMIT THE PDF PENETRATION TO 3/4" MAXIMUM AND COORDINATE WITH TENDON/TUBE PLACEMENT AND COVER.

POWDER ACTUATED FASTENERS	CODE REPORT
HILTI X-U	ICC ESR-2269
SIMPSON PDPA	ICC ESR-2138
DEWALT CSI PIN	ICC ESR-2024

5.2.8. METAL PROTECTION: ALL STEEL EXPOSED TO WEATHER, MOISTURE, SOIL, OR AS NOTED SHALL BE GALVANIZED PER ASTM A123 OR A153 AS APPLICABLE. ALL OTHER STEEL SURFACES SHALL BE SHOP PRIMED AFTER FABRICATION.

REPAIR ALL DAMAGED AREAS OF GALVANIZED PARTS SUCH AS FIELD WELDS, ETC. APPLY REPAIR COATING THICKNESS GREATER THAN OR EQUAL TO ORIGINAL ZINC COATING THICKNESS.

5.2.9. STEEL COLUMNS: ALL VERTICAL LOAD CARRYING MEMBERS HAVE BEEN NOTED AS "COLUMNS" ON THE STRUCTURAL DRAWINGS. THIS NOTATION DOES NOT IDENTIFY THESE MEMBERS AS "POSTS" OR "COLUMNS" AS DEFINED BY THE LATEST OSHA RULES REGARDING COLUMN ANCHORAGE REQUIREMENTS (OSHA 29 CFR PARTS 1926.751 AND 1926.755). THE GENERAL CONTRACTOR, STEEL DETAILER, AND STEEL ERECTOR SHALL BE RESPONSIBLE TO DETERMINE THE CORRECT OSHA DESIGNATION OF EACH MEMBER REGARDLESS OF THE NOTATION SHOWN ON THE STRUCTURAL DRAWINGS.

5.2.10. PRE-ENGINEERED STEEL STAIRS AND GUARDRAILS: THE STEEL STAIR MANUFACTURER SHALL SUBMIT SHOP DRAWINGS AND CALCULATIONS SEALED BY A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF THE PROJECT.

5.3. WELDING

5.3.1. ALL WELDING SHALL BE IN ACCORDANCE WITH THE "STRUCTURAL WELDING CODE," AWS D1.1, AWS D1.4 AND AWS D1.8 AS APPROPRIATE.

5.3.2. ALL WELDING SHALL BE BY CERTIFIED WELDERS; USE 70 KSI LOW HYDROGEN FILLER METAL AND SHALL BE PROTECTED PER AWS D1.1 UNTIL USE. FOR ALL FULL PENETRATION WELDS, FILLER METAL SHALL BE NOTCH TOUGH TO MEET CHARPY V-NOTCH OF 20 FOOT-POUND AT -20°F.

5.3.3. NO WELDING OF REINFORCING STEEL SHALL BE ALLOWED EXCEPT WHERE SHOWN. ALL WELDING OF REINFORCEMENT SHALL BE PER ANSI/AWS D1.4. THE FOLLOWING FILLER METAL SHALL BE USED WHEN WELDING REINFORCEMENT:

A. FOR WELDING OF ASTM A706 GR 60 REBAR, 80 KSI FILLER METAL.
B. FOR WELDING OF ASTM A615 GR 60 REBAR, NOT PERMITTED.
C. FOR WELDING OF ASTM A615 GR 40 REBAR, NOT PERMITTED.

5.3.4. ALL FULL PENETRATION FIELD AND SHOP WELDS SHALL BE FULL TIME INSPECTED AND TESTED BY NON-DESTRUCTIVE PROCEDURES. RESULTS OF TESTS SHALL BE SUBMITTED FOR REVIEW BY THE STRUCTURAL ENGINEER.

NOTES CONTINUE ON SHEET S0.2

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20052 SW 124TH AVE
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Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

5.4. WELDING PROCEDURE SPECIFICATION (WPS)

5.4.1. FOR ALL WELDING OF REINFORCING STEEL, NON-PREQUALIFIED WELDS AND ALL WELDING OF COMPONENTS WHICH ARE PART OF THE SEISMIC FORCE RESISTING SYSTEM, CONTRACTOR SHALL SUBMIT A WELDING PROCEDURE SPECIFICATION (WPS) TO ENGINEER FOR APPROVAL PRIOR TO WELDING. EACH WPS SHALL INCLUDE ALL NECESSARY INFORMATION REQUIRED BY AWS D1.1, AWS D1.4 AND AWS D1.8 AND AS FOLLOWS:

A. APPLICABLE BASE METAL TYPES AND THICKNESSES.

B. SKETCH OF JOINT INDICATING APPLICABLE DIMENSIONS. INDIVIDUAL PASSES SHALL BE IDENTIFIED AND NUMBERED TO IDENTIFY THE SEQUENCE. THE SKETCH SHALL IDENTIFY THE MAXIMUM THICKNESS AND BEAD WIDTH. IN NO CASE SHALL THE LAYER THICKNESS EXCEED 1/4" NOR THE BEAD WIDTH EXCEED 5/8."

C. PREHEAT REQUIREMENTS.

D. ELECTRICAL CHARACTERISTICS (I.E., CURRENT, VOLTAGE, TRAVEL SPEED, ETC.).

E. ELECTRODE REQUIREMENTS SHALL MEET THE REQUIREMENTS OF AWS A5.1, AWS A5.5, AWS A5.17, AWS A5.23, AWS A5.18, AWS A5.20, AWS A5.28, AND AWS A5.29, AS APPLICABLE FOR WELDING METHOD USED.

5.5. COLD FORMED STEEL FRAMING

5.5.1. ALL STUD AND/OR JOIST FRAMING MEMBERS SHALL BE OF THE TYPE, SIZE AND GAGE AS SHOWN AND SHALL BE MANUFACTURED BY A CURRENT MEMBER OF THE STEEL STUD MANUFACTURERS ASSOCIATION (SSMA).

5.5.2. ALL STRUCTURAL STEEL STUDS AND JOISTS HAVE BEEN SPECIFIED PER THE GUIDELINES GIVEN IN THE STEEL STUD MANUFACTURER'S ASSOCIATION ICC ESR-3064P. THE IDENTIFICATION CODE IDENTIFIES THE MEMBER DEPTH (IN MILS), SECTION TYPE, FLANGE WIDTH (IN MILS), AND MATERIAL THICKNESS (IN MILS). THE ICC REPORT IS AVAILABLE AT WWW.SSMA.COM.

FOR EXAMPLE, 600 S 125 - 54 [50]:

600 REFERS TO MEMBER DEPTH (600 X 1/100 = 6")

S REFERS TO SECTION TYPE (S=STUD, T= TRACK)

125 REFERS TO FLANGE WIDTH (125 X 1/100 = 1.25")

54 REFERS TO MEMBER THICKNESS (54 MILS OR 16 Ga)

50 REFERS TO YIELD STRENGTH (KSI) IF OTHER THAN NOTED BELOW

5.5.3. ALL STUDS AND/OR JOISTS, 12, 13, 14 AND 16 GAGE, SHALL BE FORMED FROM STEEL THAT CORRESPONDS TO THE MINIMUM REQUIREMENTS OF THE LATEST EDITION OF THE AISI (AMERICAN IRON AND STEEL INSTITUTE) STANDARDS WITH A MINIMUM YIELD STRENGTH OF 50 KSI.

5.5.4. ALL 18 AND 20 GAGE STUDS AND/OR JOISTS, AND ALL TRACK, BRIDGING, END CLOSURES AND ACCESSORIES SHALL BE FORMED FROM STEEL THAT CORRESPONDS TO THE MINIMUM REQUIREMENTS OF THE LATEST EDITION OF THE AISI (AMERICAN IRON AND STEEL INSTITUTE) STANDARDS WITH A MINIMUM YIELD STRENGTH OF 33 KSI.

5.5.5. ALL STUDS, JOISTS AND ACCESSORIES SHALL BE FORMED FROM STEEL HAVING A G-60 GALVANIZED COATING IN ACCORDANCE WITH ASTM A525.

5.5.6. ALL FRAMING COMPONENTS SHALL BE CUT FOR A TIGHT FIT AGAINST ABUTTING MEMBERS, UNLESS SHOWN OTHERWISE. MEMBERS SHALL BE HELD POSITIVELY IN PLACE UNTIL PROPERLY FASTENED.

5.5.7. AXIALLY LOADED STUDS SHALL BE INSTALLED IN A MANNER WHICH WILL ASSURE THAT ENDS OF THE STUDS ARE POSITIONED AGAINST THE INSIDE TRACK WEB, PRIOR TO STUD AND TRACK ATTACHMENT.

5.5.8. NON-AXIALLY LOADED WALL STUDS SUCH AS INTERIOR PARTITION WALLS AND EXTERIOR INFILL WALLS SHALL HAVE VERTICAL DEFORMATION CAPABILITY BETWEEN WALL AND ROOF/FLOOR STRUCTURE UNLESS SHOWN OTHERWISE.

5.6. STEEL JOISTS AND JOIST GIRDERS

5.6.1. DESIGN LOADS SHALL BE AS STATED IN THE DESIGN CRITERIA SECTION OF THESE NOTES PLUS ANY SPECIAL LOADS INDICATED ON THE DRAWINGS. UNLESS OTHERWISE NOTED, MINIMUM DESIGN LOADS SHALL INCLUDE:

A. WHERE PRIMARY ROOF MEMBERS ARE EXPOSED TO A WORK FLOOR A SINGLE NON-CONCURRENT CONCENTRATED LIVE LOAD OF 2000 LBS SHALL BE LOCATED AT ANY PANEL POINT ALONG THE TRUSS BOTTOM CHORD.

B. AT ROOF JOISTS AND JOIST GIRDERS, A MINIMUM UPLIFT LOAD OF 10 PSF IN ZONE 1. IF JST LANDS IN ZONE 2 OR 3 INCREASE TO 18PSF UPLIFT. SEE S2.7 FOR ZONES.

5.6.2. STEEL JOISTS AND JOIST GIRDERS SHALL BE MANUFACTURED PER THE LATEST EDITION OF THE STANDARD SPECIFICATIONS FOR STEEL JOISTS AND JOIST GIRDERS PUBLISHED BY THE STEEL JOIST INSTITUTE.

5.6.3. ALL STEEL JOISTS AND JOISTS GIRDERS SHALL BE MANUFACTURED BY A FABRICATOR WITH A CURRENT CERTIFICATION FROM THE STEEL JOIST INSTITUTE. MANUFACTURER SHALL BE A MEMBER OF SJI, AND ALL STEEL JOISTS AND JOIST GIRDERS SHALL BE SJI APPROVED.

5.6.4. THE MANUFACTURER SHALL SUBMIT SHOP DRAWINGS AND CALCULATIONS SEALED BY A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF THE PROJECT.

5.6.5. IT SHALL BE THE RESPONSIBILITY OF THE MANUFACTURER, THE GENERAL CONTRACTOR, AND THE ERECTOR TO MANUFACTURE AND INSTALL ALL STEEL JOISTS AND JOIST GIRDERS IN CONFORMANCE WITH THE MOST CURRENT OSHA RULES (OSHA 29 CFR PART 1926.757).

5.6.6. LIMIT LIVE LOAD TO L/240 FOR ROOF FRAMING MEMBERS.

5.6.7. THE JOIST MANUFACTURER SHALL DESIGN THE JOISTS FOR UNIFORM LOADS INDICATED ON THE STRUCTURAL DRAWINGS AS WELL AS ALL SPECIAL LOADS NOTED ON THE STRUCTURAL PLANS AND DETAILS. SPECIAL LOADS SHALL INCLUDE POINT LOADS FOR SUPPORT OF SECONDARY FRAMING, OVERFRAMING AND SUPPORTED EQUIPMENT (MECHANICAL UNITS, SUSPENDED EQUIPMENT, ETC.).

5.6.8. THE JOIST MANUFACTURER SHALL COORDINATE JOIST BRIDGING AT EXPOSED LOCATIONS FOR ARCHITECTURAL APPEARANCE. BRIDGING LOCATIONS SHALL ALSO BE COORDINATED TO AVOID CONFLICTS WITH MECHANICAL DUCTWORK, SKYLIGHTS AND OTHER BUILDING SYSTEMS.

6. CARPENTRY

DIMENSION LUMBER SHALL BE DF#2 SAWN LUMBER BEAMS, HEADERS AND COLUMNS SHALL BE DF#2 OR AS SHOWN ON THE DRAWINGS. ALL 2" NOMINAL LUMBER SHALL BE KILN DRIED (KD). EACH PIECE OF LUMBER SHALL BEAR STAMP OF WEST COAST LUMBER INSPECTION BUREAU (WCLIB) AND/OR WESTERN WOOD PRODUCTS ASSOCIATION (WWPA) SHOWING GRADE MARK.

6.1. CARPENTRY HARDWARE

6.1.1. MACHINE BOLTS SHALL BE ASTM A307.

6.1.2. PROVIDE MALLEABLE IRON WASHERS (MIW) OR HEAVY PLATE CUT WASHERS WHERE BOLT HEADS, NUTS OR LAG SCREWS BEAR ON WOOD.

6.1.3. NAILS SHALL BE COMMON, AMERICAN OR CANADIAN MANUFACTURER ONLY WITH MIN. DIAMETERS AS FOLLOWS:

NAIL SIZE	MINIMUM NAIL SHANK DIAMETER	MINIMUM NAIL LENGTH
8d	0.131"	2 1/2"
10d	0.148"	3"
12d	0.148"	3 1/4"
16d SINKER	0.148"	3 1/4"
16d	0.162"	3 1/2"
20d	0.192"	4"

6.1.4. LAG SCREWS SHALL MEET THE REQUIREMENTS OF ANSI/ASME B18.2.1. WOOD SCREWS SHALL MEET THE REQUIREMENTS OF ANSI/ASME B18.6.1.

6.1.5. ANCHORS AND CONNECTIONS SHALL BE SIMPSON, USP, OR ICC (INTERNATIONAL CODE COUNCIL) APPROVED. ALL FASTENERS SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS UNLESS OTHERWISE SHOWN. SUBSTITUTED CONNECTIONS SHALL HAVE A TABULATED CAPACITY EQUAL TO OR GREATER THAN THE SPECIFIED CONNECTOR.

6.2. SHEATHING (WOOD STRUCTURAL PANEL SHEATHING)

EACH PANEL SHALL BE IDENTIFIED WITH THE APPROPRIATE TRADEMARK OF APA, AND SHALL MEET THE REQUIREMENTS OF THE LATEST EDITION OF VOLUNTARY PRODUCT STANDARD PS1, VOLUNTARY PRODUCT STANDARD PS2 OR ANSI/APA PRP-210. PANEL PERFORMANCE CATEGORY, GRADE AND GROUPNUMBER OR SPAN RATING SHALL BE AT LEAST EQUAL TO THAT SHOWN ON THE DRAWINGS. APPLICATION SHALL BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF APA. ALL PLYWOOD SHALL BE C-D INTERIOR WITH EXTERIOR GLUE OR AS NOTED ON THE DRAWINGS AND SHALL BE GROUP I OR II SPECIES. ROOF SHEATHING SHALL BE STRUC-I. GAP SHEETS 1/8" FOR 4'x10' SHEETS AND 1/4" FOR 8'x10' AND LARGER SHEETS, UNLESS OTHERWISE INDICATED BY PANEL MANUFACTURER. THE MOISTURE CONTENT SHALL NOT BE GREATER THAN 15% AT TIME OF ROOFING.

KEY TO ABBREVIATIONS

AB	ANCHOR BOLT	L	ANGLE
ABV	ABOVE	LLH	LONG LEG HORIZONTAL
ADDL	ADDITIONAL	LLV	LONG LEG VERTICAL
ADJ	ADJACENT	LOC	LOCATION
AFF	ABOVE FINISH FLOOR	LONGIT	LONGITUDINAL
ALT	ALTERNATE	MAX	MAXIMUM
ARCH	ARCHITECTURAL, ARCHITECT	MB	MACHINE BOLT
ASD	ALLOWABLE STRESS DESIGN	MECH	MECHANICAL
BEL	BELOW	MFR	MANUFACTURER
BLKG	BLOCKING	MIN	MINIMUM
BM	BEAM	MIW	MALLEABLE IRON WASHER
BNDY	BOUNDARY	NS	NEAR SIDE
BOT	BOTTOM	NTS	NOT TO SCALE
BRG	BEARING	NWT	NORMAL WEIGHT
BS	BOTH SIDES	O/	OVER
BTWN	BETWEEN	OC	ON CENTER
BU	BUILT UP	O.F.	OUTSIDE FACE
CIP	CAST IN PLACE	OPP	OPPOSITE HAND
CJ	CONSTRUCTION/CONTROL JOINT	OPNG	OPENING
CL	CENTERLINE	OSB	ORIENTED STRAND BOARD
CLG	CEILING	PC	PRE-CAST
CLR	CLEAR	PDF	POWER DRIVEN FASTENERS, PAF
CMU	CONCRETE MASONRY UNIT	PAF	POWER ACTUATED FASTENERS, PDF
COL	COLUMN	PERP	PERPENDICULAR
CONC	CONCRETE	PL	PLATE
CONN	CONNECT, CONNECTION	PLF	POUNDS PER LINEAR FOOT
CONT	CONTINUOUS	PNL	PANEL
COORD	COORDINATE	PRE-ENGR	PRE-ENGINEERED
CSK	COUNTERSINK	PROV	PROVIDE
CTR	CENTER	PT	POST TENSIONED
CVR	COVER	PW	PLYWOOD
DEG	DEGREE	REF	REFERENCE
DIA	DIAMETER	REINF	REINFORCE, REINFORCEMENT
DBL	DOUBLE	REQ'D	REQUIRED
EA	EACH	RF	ROOF
EF	EACH FACE	SCHED	SCHEDULE
ELEV	ELEVATION, ELEVATOR	SFRS	SEISMIC FORCE RESISTING SYSTEM
EMB	EMBEDMENT	SHTG	SHEATHING
ENGR	ENGINEER	SIM	SIMILAR
EQ	EQUAL/EQUIVALENT	SIMP	SIMPSON STRONG-TIE
EQUIV	EQUIVALENT	SOG	SLAB ON GRADE
ES	EACH SIDE	SPCG	SPACING
EW	EACH WAY	SQ	SQUARE
(E)	EXISTING	STD	STANDARD
EXP	EXPANSION	STIFF	STIFFENER
EXT	EXTERIOR	SW	SHEARWALL
FDN	FOUNDATION	T&G	TONGUE AND GROOVE
FF	FINISH FLOOR	THK	THICK
FFE	FINISH FLOOR ELEVATION	THRD	THREADED
FOC	FACE OF CONCRETE	T.O.	TOP OF
FOM	FACE OF MASONRY	TOC	TOP OF CONCRETE
FOS	FACE OF STUD	TOF	TOP OF FOOTING
FS	FAR SIDE	TOPL	TOP OF PLATE
FTG	FOOTING	TOS	TOP OF STEEL
GA	GAGE	T.O.W.	TOP OF WALL
GALV	GALVANIZED	TRANSV	TRANSVERSE
GC	GENERAL CONTRACTOR	TRTD	TREATED
GL	GLUE LAMINATED	TYP	TYPICAL
GWB	GYPSUM WALL BOARD	UNO	UNLESS NOTED OTHERWISE
HGR	HANGER	VFY	VERIFY
HORIZ	HORIZONTAL	VERT	VERTICAL
HSS	HOLLOW STEEL SECTION	W/	WITH
HT	HEIGHT	W/O	WITHOUT
I.F.	INSIDE FACE	WF	WIDE FLANGE
INT	INTERIOR	WHS	WELDED HEADED STUD
JNT	JOINT	WP	WORK POINT
JST	JOIST	WTS	WELDED THREADED STUD
K, KIPS	KIPS=1000 LBS	WWF	WELDED WIRE FABRIC

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Project Title:

124TH CORPORATE CENTER BUILDING A

20052 SW 124TH AVE
TUALATIN, OR 97062

Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

Permit Set

September 29,2025

STRUCTURAL REGISTERED PROFESSIONAL ENGINEER 97599 OREGON SEPT 14, 2021 ANDREW McEACHERN

EXPIRATION DATE: 12/31/2026

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Revisions:

Sheet Title:

STRUCTURAL NOTES

Designed by:	Drawn by:	Checked by:
LAH	CLR	ADM

Sheet No.

S0.2

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11. STATEMENT OF SPECIAL INSPECTIONS

IBC	SI	SO	TITLE
1705.2	✓	N/R	STEEL CONSTRUCTION (SEE TABLES 15A, 15B, 15C, AND 15D)
1705.3	✓	N/R	CONCRETE CONSTRUCTION (SEE TABLE 13)
1705.5	✓	N/R	WOOD CONSTRUCTION
1705.6	✓	N/R	SOILS (SEE TABLE 12A)
1705.13.1 1705.14.1	✓	N/R	SEISMIC RESISTANCE – STRUCTURAL STEEL
1705.13.2	✓	N/R	SEISMIC RESISTANCE – STRUCTURAL WOOD (SEE TABLE 18)

SI = SPECIAL INSPECTION

SO = STRUCTURAL OBSERVATION

✓ = ITEM IS REQUIRED

N/R = ITEM IS NOT REQUIRED

SPECIAL INSPECTIONS INDICATED ARE FOR STRUCTURAL ELEMENTS ONLY. SEE ARCH, MECH AND ELEC DRAWINGS FOR ADDITIONAL SPECIAL INSPECTIONS.

11.

11.1. INSPECTION/TESTING REQUIREMENTS:

SEE DRAWINGS, SPECIFICATIONS, AND IBC SECTIONS 110, AND CHAPTER 17.

11.2. INSPECTIONS BY THE BUILDING OFFICIAL (IBC SECTION 110):

11.2.1. FOOTING AND FOUNDATION INSPECTIONS SHALL BE MADE AFTER EXCAVATIONS ARE COMPLETE AND ANY REQUIRED REINFORCING IS IN PLACE. ANY REQUIRED FORMS SHALL BE IN PLACE PRIOR TO INSPECTION.

11.2.2. CONCRETE SLAB AND UNDER FLOOR INSPECTIONS SHALL BE MADE AFTER ALL IN SLAB OR UNDER FLOOR REINFORCING, CONDUIT, PIPING AND OTHER ANCILLARY EQUIPMENT ITEMS AND ACCESSORIES ARE IN PLACE BUT PRIOR TO CONCRETE PLACEMENT OR FLOOR SHEATHING INSTALLATION.

11.2.3. FRAMING INSPECTIONS SHALL BE MADE AFTER ALL SHEATHING, FRAMING, BLOCKING AND BRACING ARE COMPLETE AND ALL PIPES, DUCTS, ELECTRICAL, PLUMBING, ETC., ARE INSTALLED AND APPROVED PRIOR TO COVER.

11.2.4. IN ADDITION TO THE INSPECTIONS SPECIFIED ABOVE, THE BUILDING OFFICIAL IS AUTHORIZED TO MAKE OR REQUIRE OTHER INSPECTIONS OF ANY CONSTRUCTION WORK TO ASCERTAIN COMPLIANCE WITH THE PROVISIONS OF THE IBC OR OTHER LAWS ENFORCED BY THE BUILDING OFFICIAL.

11.3. STRUCTURAL TESTS AND SPECIAL INSPECTIONS (IBC CHAPTER 17):

11.3.1. SEE PROJECT SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.

11.3.2. STRUCTURAL TESTS AND SPECIAL INSPECTIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 17 OF THE IBC AS WELL AS ANY ADDITIONAL REQUIREMENTS OF THE BUILDING OFFICIAL. OMISSION FROM THE LIST BELOW OF TESTING AND INSPECTION REQUIREMENTS SHALL NOT RELIEVE THE CONTRACTOR FROM PROVIDING TESTING AND INSPECTION REQUIRED BY THE SPECIFICATIONS, THE IBC AND THE BUILDING OFFICIAL.

11.3.3. TESTING AND SPECIAL INSPECTIONS SHALL BE COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 17 OF THE IBC FOR THE ITEMS LISTED IN THIS SECTION.

11.4. STRUCTURAL OBSERVATION

11.4.1. STRUCTURAL OBSERVATION MAY BE PERFORMED DURING CONSTRUCTION IN A MANNER AS REQUIRED TO BECOME GENERALLY FAMILIAR WITH THE IN-PLACE CONSTRUCTION.

11.4.2. STRUCTURAL OBSERVATION EXTENT SHALL BE AS INDICATED ABOVE. TIMING AND DURATION OF OBSERVATIONS SHALL BE COORDINATED WITH THE GENERAL CONTRACTOR DURING CONSTRUCTION.

11.4.3. CONSTRUCTION OBSERVATION REPORTS AND FINDINGS SHALL NOT BE VIEWED AS A WARRANTY OR GUARANTEE BY THE STRUCTURAL ENGINEER.

11.5. SPECIAL INSPECTOR: SHALL BE CURRENTLY CERTIFIED AND UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL ENGINEER.

11.5.1. THE SPECIAL INSPECTOR SHALL OBSERVE THE WORK ASSIGNED FOR CONFORMANCE WITH THE APPROVED DESIGN DRAWINGS AND SPECIFICATIONS.

11.5.2. THE SPECIAL INSPECTOR SHALL FURNISH INSPECTION REPORTS TO THE BUILDING OFFICIAL, ENGINEER OF RECORD, ARCHITECT OF RECORD, AND OTHER DESIGNATED PERSONS. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE GENERAL CONTRACTOR FOR CORRECTION, THEN, IF NOT IN CONFORMANCE, TO THE PROPER DESIGN AUTHORITY AND BUILDING OFFICIAL.

11.5.3. THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL REPORT STATING WHETHER THE WORK REQUIRING SPECIAL INSPECTION WAS IN CONFORMANCE WITH THE APPROVED PLANS AND SPECIFICATIONS AND THE APPLICABLE WORKMANSHIP PROVISIONS OF THE IBC.

12A. REQUIRED SPECIAL INSPECTIONS AND TEST OF SOILS

IBC TABLE 1705.6

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION
1. VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE THE DESIGN BEARING CAPACITY	N/R	✓
2. VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER MATERIAL	N/R	✓
3. PERFORM CLASSIFICATION AND TESTING OF COMPACTED FILL MATERIAL	N/R	✓
4. DURING FILL PLACEMENT, VERIFY USE OF PROPER MATERIALS AND PROCEDURES IN ACCORDANCE WITH THE PROVISIONS OF THE APPROVED GEOTECHNICAL REPORT. VERIFY DENSITIES, AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF COMPACTED FILL	✓	N/R
5. PRIOR TO PLACEMENT OF COMPACTED FILL, INSPECT SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY	N/R	✓

12.

12.1. SPECIAL INSPECTIONS AND TESTS FOR EXISTING SITE SOIL CONDITIONS, FILL PLACEMENT, AND LOAD-BEARING REQUIREMENTS PER IBC 1705.6., AS NOTED IN TABLE 12A.

12.1.1. THE APPROVED GEOTECHNICAL REPORT AND THE CONSTRUCTION DOCUMENTS PREPARED BY THE REGISTERED DESIGN PROFESSIONALS SHALL BE USED TO DETERMINE COMPLIANCE.

13. REQUIRED SPECIAL INSPECTIONS AND TESTS OF CONCRETE CONSTRUCTION

IBC TABLE 1705.3

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION	REFERENCED STANDARD	IBC REFERENCE
1. INSPECT REINFORCEMENT AND VERIFY PLACEMENT	N/R	✓	ACI 318: CH. 20, 25.2, 25.3, 26.6.1-26.6.3	
2. REINFORCING BAR WELDING:				
A. VERIFY WELDABILITY OF REINFORCING BARS OTHER THAN ASTM A706	N/R	✓	AWS D1.4 ACI 318:26.6.4	
B. INSPECT SINGLE-PASS FILLET WELDS, MAXIMUM 5/16"	N/R	✓		
C. INSPECT ALL OTHER WELDS	✓	N/R		
3. INSPECT ANCHORS CAST IN CONCRETE	N/R	✓	ACI 318: 17.8.2	
4. INSPECTION OF ANCHORS POST-INSTALLED IN HARDENED CONCRETE MEMBERS				
B. MECHANICAL ANCHORS AND ADHESIVE ANCHORS NOT DEFINED IN 4A	N/R	✓	ACI 318: 17.8.2	
5. VERIFY USE OF REQUIRED DESIGN MIX	N/R	✓	ACI 318: CH. 19, 26.4.3, 26.4.4	1904.1, 1904.2
6. PRIOR TO CONCRETE PLACEMENT, FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS, AND DETERMINE THE TEMPERATURE OF THE CONCRETE	✓	N/R	ASTM C 172 ASTM C 31 ACI318:26.4, 26.12	
7. INSPECT CONCRETE AND SHOTCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES	✓	N/R	ACI 318: 26.5	
8. VERIFY MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES	N/R	✓	ACI 318: 26.5.3-26.5.5	
10. INSPECT ERECTION OF PRECAST CONCRETE MEMBERS	N/R	✓	ACI 318: 26.9	
14. INSPECT FORMWORK FOR SHAPE, LOCATION AND DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED	N/R	✓	ACI 318: 26.11.1.2(b)	

13.

13.1. CONCRETE: SPECIAL INSPECTION AND TESTING PER IBC TABLE 1705.3 AS NOTED IN TABLE 13, INCLUDING:

13.1.1. SPECIFIC REQUIREMENTS FOR SPECIAL INSPECTION OF ANCHORS INSTALLED IN HARDENED CONCRETE SHALL BE AS DESCRIBED IN THE RESEARCH REPORT ISSUED BY AN APPROVED SOURCE (ICC, IAPMO, ETC.).

15.A REQUIRED SPECIAL INSPECTION AND TESTS OF STRUCTURAL STEEL CONSTRUCTION – INSPECTION OF WELDING

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION	REFERENCED STANDARD
AISC TABLE N5.4-1			
1. PRIOR TO WELDING, VERIFY AND INSPECT THE FOLLOWING:	N/R	✓	
A. WELDER QUALIFICATION RECORDS AND CONTINUITY RECORDS	✓	N/R	
B. WELDING PROCEDURE SPECIFICATIONS (WPS)	✓	N/R	
C. MANUFACTURER CERTIFICATIONS FOR WELDING CONSUMABLES	✓	N/R	AISC 360 A3.5
C. MATERIAL IDENTIFICATION OF STRUCTURAL STEEL MEMBERS	N/R	✓	AISC 360 A3.1
E. WELDER IDENTIFICATION SYSTEM	N/R	✓	
F. FIT-UP OF GROOVE WELDS, INCLUDING JOINT GEOMETRY			
1) JOINT PREPARATION	N/R	✓	
2) DIMENSIONS: ALIGNMENT, ROOT OPENING, ROOT FACE, BEVEL	N/R	✓	
3) CLEANLINESS: CONDITION OF STEEL SURFACES	N/R	✓	
4) TACKING: TACK WELD QUALITY AND LOCATION	N/R	✓	
5) BACKING TYPE AND FIT (IF APPLICABLE)	N/R	✓	
G. FIT-UP OF CJP GROOVE WELDS OF HSS T-,Y- AND K-JOINTS WITHOUT BACKING, INCLUDING JOINT GEOMETRY.			
1) JOINT PREPARATION	✓	N/R	
2) DIMENSIONS: ALIGNMENT, ROOT OPENING, ROOT FACE, BEVEL	✓	N/R	
3) CLEANLINESS: CONDITION OF STEEL SURFACES	✓	N/R	
4) TACKING: TACK WELD QUALITY AND LOCATION	✓	N/R	
H. CONFIGURATION AND FINISH OF ACCESS HOLES	N/R	✓	
H. FIT-UP OF FILLET WELDS			
1) DIMENSIONS: ALIGNMENT, GAPS AT ROOT	N/R	✓	
2) CLEANLINESS: CONDITION OF STEEL SURFACES	N/R	✓	
3) TACKING: TACK WELD QUALITY AND LOCATION	N/R	✓	
I. CHECK WELDING EQUIPMENT	N/R	✓	
AISC 360 TABLE N5.4-2			
2. DURING WELDING, VERIFY AND INSPECT THE FOLLOWING:			
A. USE OF QUALIFIED WELDERS	N/R	✓	
B. CONTROL AND HANDLING OF WELDING CONSUMABLES			
1) PACKAGING	N/R	✓	
2) EXPOSURE CONTROL	N/R	✓	
C. NO WELDING OVER CRACKED TACK WELDS	N/R	✓	
D. ENVIRONMENTAL CONDITIONS			
1) WIND SPEED WITHIN LIMITS	N/R	✓	
2) PRECIPITATION AND TEMPERATURE	N/R	✓	
E. WELDING PROCEDURE SPECIFICATIONS FOLLOWED			
1) SETTINGS ON WELDING EQUIPMENT	N/R	✓	
2) TRAVEL SPEED	N/R	✓	
3) SELECTED WELDING MATERIALS	N/R	✓	
4) SHIELDING GAS TYPE AND FLOW RATE	N/R	✓	
5) PREHEAT APPLIED	N/R	✓	
6) INTERPASS TEMPERATURE MAINTAINED	N/R	✓	
7) PROPER POSITION	N/R	✓	
F. WELDING TECHNIQUES			
1) INTERPASS AND FINAL CLEANING	N/R	✓	
2) EACH PASS WITHIN PROFILE LIMITATIONS	N/R	✓	
3) EACH PASS MEETS QUALITY REQUIREMENTS	N/R	✓	
G. PLACEMENT AND INSTALLATION OF STEEL HEADED STUD ANCHORS	✓	N/R	

AISC 360 TABLE N5.4-3			
3. AFTER WELDING, VERIFY AND INSPECT THE FOLLOWING:			
A. WELDS CLEANED	N/R	✓	
B. SIZE, LENGTH, AND LOCATION OF WELDS	✓	N/R	
C. WELDS MEET VISUAL ACCEPTANCE CRITERIA			
1) CRACK PROHIBITION	✓	N/R	
2) WELD TO BASE METAL FUSION	✓	N/R	
3) CRATER CROSS SECTION	✓	N/R	
4) WELD PROFILES	✓	N/R	
5) WELD SIZE	✓	N/R	
6) UNDERCUT	✓	N/R	
7) POROSITY	✓	N/R	
D. ARC STRIKES	✓	N/R	
E. k-AREA	✓	N/R	
F. BACKING REMOVED AND WELD TABS REMOVED, IF REQUIRED	✓	N/R	
G. REPAIR ACTIVITIES	✓	N/R	
H. DOCUMENT ACCEPTANCE OR REJECTION OF WELDED JOINT OR MEMBER	✓	N/R	
I. NO PROHIBITED WELDS HAVE BEEN ADDED WITHOUT THE APPROVAL OF THE ENGINEER OF RECORD	N/R	✓	

15.B REQUIRED SPECIAL INSPECTION AND TESTS OF STRUCTURAL STEEL CONSTRUCTION – INSPECTION OF BOLTING

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION	REFERENCED STANDARD
AISC 360 TABLE N5.6-1			
1. PRIOR TO BOLTING, VERIFY AND INSPECT THE FOLLOWING:			
A. MANUFACTURER'S CERTIFICATIONS FOR FASTENER MATERIALS	✓	N/R	
B. FASTENERS MARKED IN ACCORDANCE WITH ASTM REQUIREMENTS	N/R	✓	
C. PROPER FASTENER SELECTED FOR JOINT DETAIL	N/R	✓	AISC 360 A3.1
D. PROPER BOLTING PROCEDURE SELECTED FOR JOINT DETAIL	N/R	✓	
E. CONNECTING ELEMENTS, INCLUDING THE APPROPRIATE FAYING SURFACE CONDITIONS AND HOLE PREPARATION, IF SPECIFIED, MEET APPLICABLE REQUIREMENTS	N/R	✓	
F. PRE-INSTALLATION VERIFICATION TESTING BY INSTALLATION PERSONNEL OBSERVED AND DOCUMENTED FOR FASTENER ASSEMBLIES AND METHODS USED	✓	N/R	
G. PROPER STORAGE PROVIDED FOR BOLTS, NUTS, WASHERS, AND OTHER FASTENER COMPONENTS	N/R	✓	
AISC 360 TABLE N5.6-2			
2. DURING BOLTING, VERIFY AND INSPECT THE FOLLOWING:			
A. FASTENER ASSEMBLIES, OF SUITABLE CONDITION, PLACED IN ALL HOLES AND WASHERS (IF REQUIRED) ARE POSITIONED AS REQUIRED	N/R	✓	
B. JOINT BROUGHT TO THE SNUG-TIGHT CONDITION PRIOR TO THE PRETENSIONING OPERATION	N/R	✓	
C. FASTENER COMPONENT NOT TURNED BY THE WRENCH PREVENTED FROM ROTATING	N/R	✓	
D. FASTENERS ARE PRETENSIONED IN ACCORDANCE WITH THE RCSC SPECIFICATION, PROGRESSING SYSTEMATICALLY FROM THE MOST RIGID POINT TOWARD THE FREE EDGES	N/R	✓	
AISC 360 TABLE N5.6-3			
3. AFTER BOLTING, VERIFY AND INSPECT THE FOLLOWING:			
A. DOCUMENT ACCEPTANCE OR REJECTION OF BOLTED CONNECTIONS	✓	N/R	

15.D REQUIRED SPECIAL INSPECTION AND TESTS OF OPEN-WEB STEEL JOIST AND JOIST GIRDERS

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION	REFERENCED STANDARD
IBC TABLE 1705.2.3			
1. INSTALLATION OF OPEN-WEB STEEL JOISTS AND JOIST GIRDERS			
A. END CONNECTIONS - WELDED OR BOLTED	N/R	✓	SJI SPECIFICATIONS IBC 2207.1
B. BRIDGING - HORIZONTAL OR DIAGONAL			
1. STANDARD BRIDGING.	N/R	✓	SJI SPECIFICATIONS IBC 2207.1
2. BRIDGING THAT DIFFERS FROM TH SJI SPECIFICATIONS LISTED IN IBCSECTION 2207.1	N/R	✓	

15.

15.1. STRUCTURAL STEEL CONSTRUCTION:

SPECIAL INSPECTION AND NONDESTRUCTIVE TESTING OF STRUCTURAL STEEL ELEMENTS SHALL BE IN ACCORDANCE WITH THE QUALITY CONTROL AND QUALITY ASSURANCE REQUIREMENTS OF AISC 360, AS NOTED IN TABLES 15A, 15B, AND AWS D1.1, INCLUDING:

15.1.1. INSPECTION OF ERECTED STEEL SYSTEM.

15.1.2. REVIEW OF MATERIAL TEST REPORTS AND CERTIFICATIONS FOR COMPLIANCE WITH THE CONSTRUCTION DOCUMENTS.

15.1.3. OBSERVATION OF WELDING OPERATIONS AND VISUAL INSPECTION OF IN-PROCESS AND COMPLETED WELDS SHALL BE AS FOLLOWS:

A. VERIFY THAT WELD FILLER MATERIAL AND MANUFACTURER'S CERTIFICATE OF COMPLIANCE CONFORM TO AWS SPECIFICATION SPECIFIED. VERIFY WELDERS ARE CERTIFIED BY WABO, THAT PROPER ELECTRODES IN OVEN DRY CONDITIONS ARE USED, AND THAT PROPER METHODS AND PREPARATIONS ARE USED.

B. PERIODIC SPECIAL INSPECTION OF WELDING SHALL BE PERFORMED FOR SINGLE PASS FILLET WELDS LESS THAN OR EQUAL TO 5/16" AND FLOOR AND DECK WELDS.

C. CONTINUOUS SPECIAL INSPECTION OF WELDING SHALL BE PERFORMED ON COMPLETE AND PARTIAL PENETRATION GROOVE WELDS AND FILLET WELDS GREATER THAN 5/16".

D. ALL WELDS SHALL BE CHECKED VISUALLY.

E. ALL SHOP AND FIELD WELDING SHALL BE SUBJECT TO INSPECTION BY A CERTIFIED WELDING INSPECTOR EMPLOYED BY THE OWNER. THE INSPECTOR SHALL UTILIZE RADIOGRAPHIC, ULTRASONIC, OR MAGNETIC PARTICLE TESTING AND ANY OTHER AID TO VISUAL INSPECTION THAT MAY BE DEEMED NECESSARY TO ASSURE THE ADEQUACY OF WELDING. THE OWNER SHALL CARRY OUT TESTING AND INTERPRETATION AT ANY STAGE AFTER WELDING.

F. 100% OF ALL COMPLETE PENETRATION WELDS SHALL BE CHECKED BY ULTRASONIC TESTING.

G. ALL WELDS FOUND DEFECTIVE AND REPAIRED SHALL BE REINSPECTED BY THE SAME METHOD ORIGINALLY USED. THE COST OF REPAIR AND REINSPECTION SHALL BE BORNE BY THE CONTRACTOR.

H. STANDARDS FOR ACCEPTANCE SHALL BE AS GIVEN IN AWS D1.1.

15.1.4. OBSERVATION OF BOLTING OPERATIONS.

15.1.5. WHERE CONTINUOUS SPECIAL INSPECTION IS NOTED, IT SHALL BE PERFORMED FOR EACH JOINT OR MEMBER. WHERE PERIODIC SPECIAL INSPECTION IS NOTED, IT SHALL BE PERFORMED ON ITEMS ON A RANDOM BASIS. PERIODIC SPECIAL INSPECTION NEED NOT DELAY FABRICATION OR ERECTION OPERATIONS.

15.1.6. OPEN-WEB STEEL JOISTS AND JOIST GIRDERS:

SPECIAL INSPECTIONS OF OPEN-WEB STEEL JOISTS AND JOIST GIRDERS SHALL BE IN ACCORDANCE WITH TABLE 15D.

NOTES CONTINUE ON SHEET S0.4

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Project No.

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Issue Set & Date:

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September 29,2025

BY STRUCTURAL REGISTERED PROFESSIONAL ENGINEER 97589 OREGON SEPT 14, 2021 ANDREW McEACHERN

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1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100 101 102 103 104 105 106 107 108 109 110 111 112 113 114 115 116 117 118 119 120 121 122 123 124 125 126 127 128 129 130 131 132 133 134 135 136 137 138 139 140 141 142 143 144 145 146 147 148 149 150 151 152 153 154 155 156 157 158 159 160 161 162 163 164 165 166 167 168 169 170 171 172 173 174 175 176 177 178 179 180 181 182 183 184 185 186 187 188 189 190 191 192 193 194 195 196 197 198 199 200 201 202 203 204 205 206 207 208 209 210 211 212 213 214 215 216 217 218 219 220 221 222 223 224 225 226 227 228 229 230 231 232 233 234 235 236 237 238 239 240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266 267 268 269 270 271 272 273 274 275 276 277 278 279 280 281 282 283 284 285 286 287 288 289 290 291 292 293 294 295 296 297 298 299 300 301 302 303 304 305 306 307 308 309 310 311 312 313 314 315 316 317 318 319 320 321 322 323 324 325 326 327 328 329 330 331 332 333 334 335 336 337 338 339 340 341 342 343 344 345 346 347 348 349 350 351 352 353 354 355 356 357 358 359 360 361 362 363 364 365 366 367 368 369 370 371 372 373 374 375 376 377 378 379 380 381 382 383 384 385 386 387 388 389 390 391 392 393 394 395 396 397 398 399 400 401 402 403 404 405 406 407 408 409 410 411 412 413 414 415 416 417 418 419 420 421 422 423 424 425 426 427 428 429 430 431 432 433 434 435 436 437 438 439 440 441 442 443 444 445 446 447 448 449 450 451 452 453 454 455 456 457 458 459 460 461 462 463 464 465 466 467 468 469 470 471 472 473 474 475 476 477 478 479 480 481 482 483 484 485 486 487 488 489 490 491 492 493 494 495 496 497 498 499 500 501 502 503 504 505 506 507 508 509 510 511 512 513 514 515 516 517 518 519 520 521 522 523 524 525 526 527 528 529 530 531 532 533 534 535 536 537 538 539 540 541 542 543 544 545 546 547 548 549 550 551 552 553 554 555 556 557 558 559 560 561 562 563 564 565 566 567 568 569 570 571 572 573 574 575 576 577 578 579 580 581 582 583 584 585 586 587 588 589 590 591 592 593 594 595 596 597 598 599 600 601 602 603 604 605 606 607 608 609 610 611 612 613 614 615 616 617 618 619 620 621 622 623 624 625 626 627 628 629 630 631 632 633 634 635 636 637 638 639 640 641 642 643 644 645 646 647 648 649 650 651 652 653 654 655 656 657 658 659 660 661 662 663 664 665 666 667 668 669 670 671 672 673 674 675 676 677 678 679 680 681 682 683 684 685 686 687 688 689 690 691 692 693 694 695 696 697 698 699 700 701 702 703 704 705 706 707 708 709 710 711 712 713 714 715 716 717 718 719 720 721 722 723 724 725 726 727 728 729 730 731 732 733 734 735 736 737 738 739 740 741 742 743 744 745 746 747 748 749 750 751 752 753 754 755 756 757 758 759 760 761 762 763 764 765 766 767 768 769 770 771 772 773 774 775 776 777 778 779 780 781 782 783 784 785 786 787 788 789 790 791 792 793 794 795 796 797 798 799 800 801 802 803 804 805 806 807 808 809 810 811 812 813 814 815 816 817 818 819 820 821 822 823 824 825 826 827 828 829 830 831 832 833 834 835 836 837 838 839 840 841 842 843 844 845 846 847 848 849 850 851 852 853 854 855 856 857 858 859 860 861 862 863 864 865 866 867 868 869 870 871 872 873 874 875 876 877 878 879 880 881 882 883 884 885 886 887 888 889 890 891 892 893 894 895 896 897 898 899 900 901 902 903 904 905 906 907 908 909 910 911 912 913 914 915 916 917 918 919 920 921 922 923 924 925 926 927 928 929 930 931 932 933 934 935 936 937 938 939 940 941 942 943 944 945 946 947 948 949 950 951 952 953 954 955 956 957 958 959 960 961 962 963 964 965 966 967 968 969 970 971 972 973 974 975 976 977 978 979 980 981 982 983 984 985 986 987 988 989 990 991 992 993 994 995 996 997 998 999 1000

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16.

16.1. REQUIRED VERIFICATION AND INSPECTION OF WOOD CONSTRUCTION:

16.1.1. SPECIAL INSPECTION OF THE FABRICATION PROCESS OF PREFABRICATED WOOD STRUCTURAL ELEMENTS AND ASSEMBLIES SHALL BE IN ACCORDANCE WITH IBC SECTION 1704.2.5.

16.1.2. SPECIAL INSPECTION OF SITE BUILT WOOD ASSEMBLIES SHALL BE AS FOLLOWS:

A. HIGH-LOAD DIAPHRAGMS SHALL BE INSTALLED WITH SPECIAL INSPECTION AS INDICATED IN IBC SECTION 1704.2. THE SPECIAL INSPECTOR SHALL INSPECT THE WOOD STRUCTURAL PANEL SHEATHING TO ASCERTAIN WHETHER IT IS THE GRADE AND THICKNESS SHOWN ON THE CONSTRUCTION DOCUMENTS. THE SPECIAL INSPECTOR SHALL VERIFY THE NOMINAL SIZE OF FRAMING MEMBERS AT ADJOINING PANEL EDGES, NAIL OR STAPLE DIAMETER AND LENGTH, THE NUMBER OF FASTENER LINES, AND SPACING BETWEEN FASTENERS IS AS SHOWN ON THE CONSTRUCTION DOCUMENTS.

18. REQUIRED SPECIAL INSPECTION AND TESTS FOR SEISMIC RESISTANCE

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION
1. STRUCTURAL WOOD IN SEISMIC DESIGN CATEGORY C, D, E OR F: B. NAILING, BOLTING, ANCHORING AND OTHER FASTENING OF COMPONENTS WITHIN THE MAIN SEISMIC FORCE-RESISTING SYSTEM, INCLUDING WOOD DIAPHRAGMS, DRAG STRUTS, BRACES AND HOLDOWNS.	N/R	✓

18.

18.1. SPECIAL INSPECTIONS AND TESTING FOR SEISMIC RESISTANCE:

18.1.1. SPECIAL INSPECTIONS FOR SEISMIC RESISTANCE PER IBC 1705.12 SHALL BE REQUIRED FOR SEISMIC FORCE-RESISTING SYSTEMS IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E OR F PER TABLE 18 AND THE FOLLOWING:

A. SPECIAL INSPECTIONS OF STRUCTURAL STEEL SHALL BE IN ACCORDANCE WITH THE QUALITY ASSURANCE REQUIREMENTS OF AISC 341.

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Project No.

2250125.20

Issue Set & Date:

Permit Set

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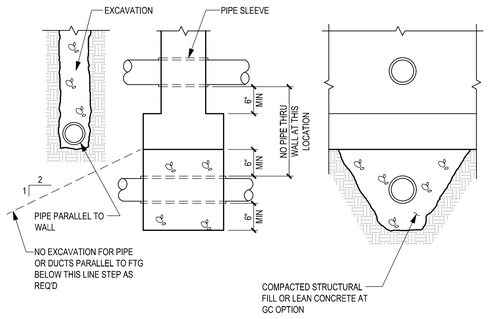
TESTING AND INSPECTION NOTES

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Sheet No.

S0.4

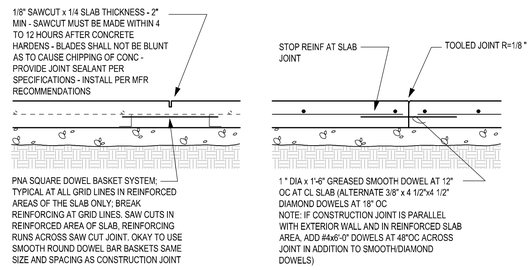
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TYPICAL DETAIL OF PIPE AT CONCRETE FOOTING

TYPICAL 1

NTS

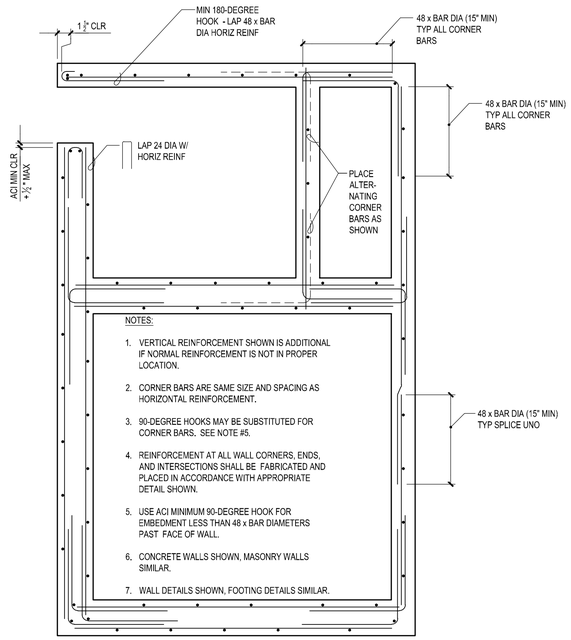


TYPICAL CONTROL JOINT

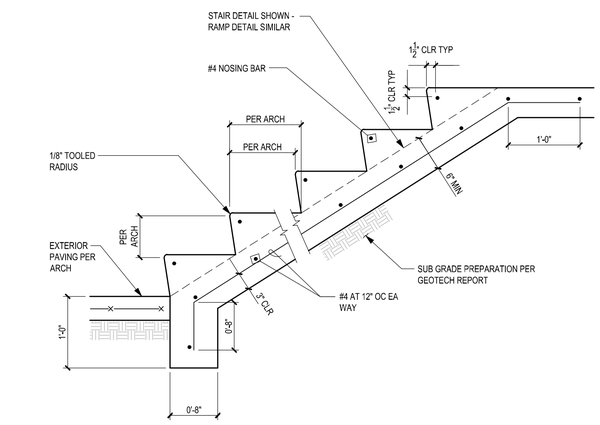
TYPICAL CONSTRUCTION JOINT

TYPICAL 2

NTS



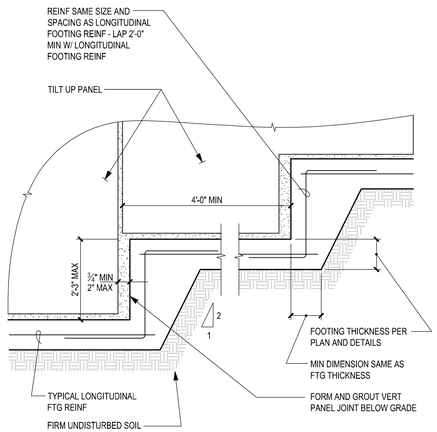
PLAN VIEW - TYPICAL REINFORCEMENT PLACING DETAIL



TYPICAL CONCRETE STAIR CONSTRUCTION

TYPICAL 3

NTS



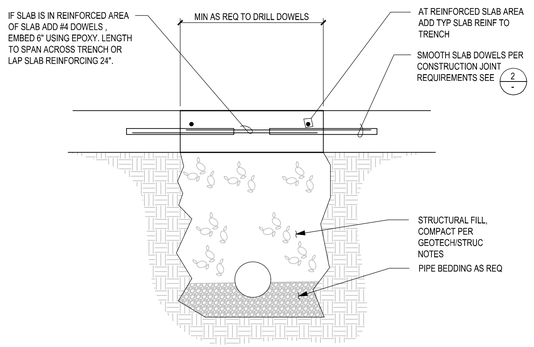
TYPICAL STEPPED FOOTING AT TILT-UP WALLS

TYPICAL 4

NTS

TYPICAL 5

NTS



TYPICAL AT PLUMBING TRENCHES 6

NTS

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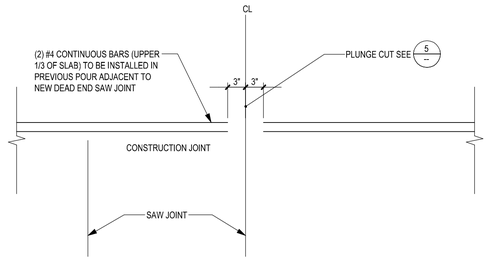
TYPICAL DETAILS

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LAH	CLR	ADM

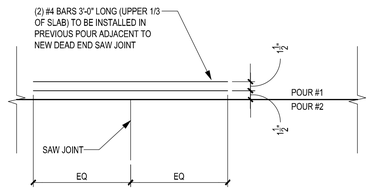
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DEAD END SAW CUT JOINT
W/ CONT BARS

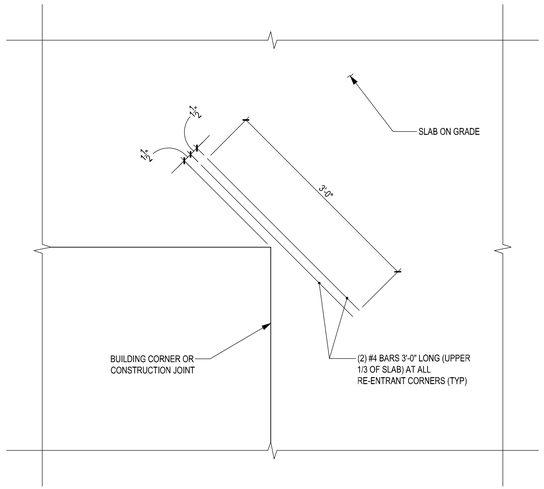


TYPICAL DEAD END SAW JOINTS

1. SPRAY BOND BREAKER ALONG FACE OF CONSTRUCTION JOINT
2. SAWCUT AT JOINT INTERSECTION TO BE FULL DEPTH FOR THE LAST 2'-0"
3. END SAW CUTS 1/4" PRIOR TO INTERSECTION. ABSOLUTELY NO OVERCUT INTO EXISTING SLAB.

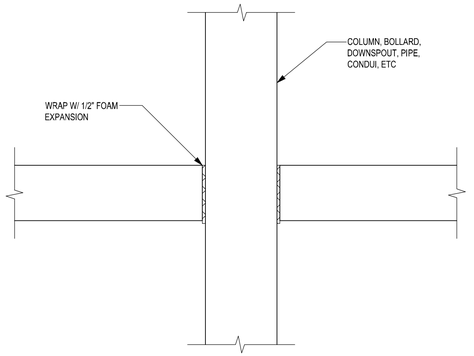
TYPICAL DEAD END SAW CUT JOINT/ "T" JOINT 1

1" = 1'-0"



TYPICAL RE-ENTRANT CORNER 2

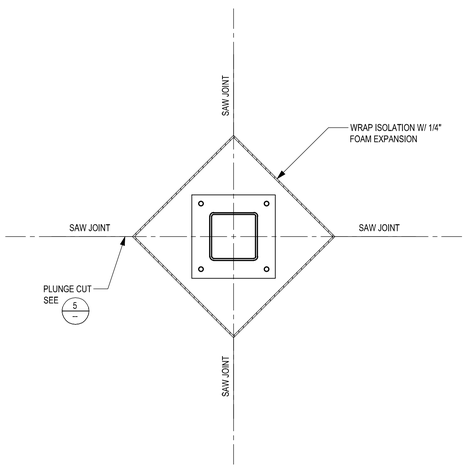
1" = 1'-0"



NOTE:
DO NOT WRAP DRAIN HUBS AND CLEAN-OUTS

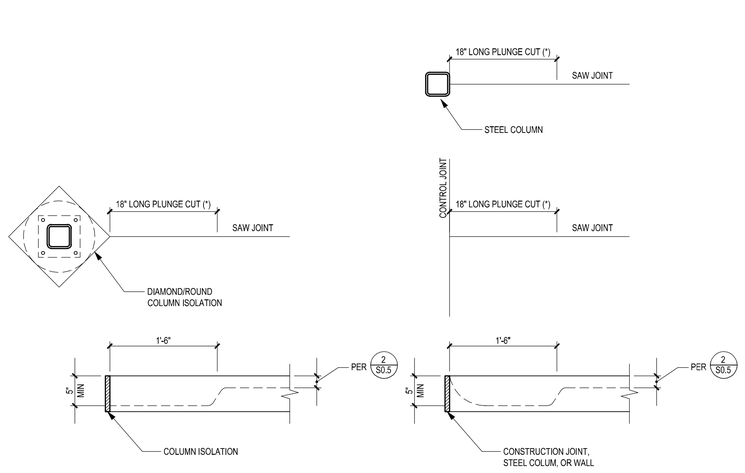
SECTION AT VERTICAL PENETRATIONS 3

1" = 1'-0"



TYPICAL COLUMN DETAIL W/ DIAMOND ISOLATION 4

1" = 1'-0"

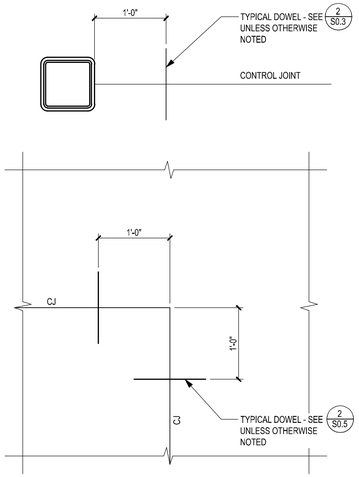


SCENARIO A

SCENARIO B

PLUNGE CUT END OF SAW JOINTS 5

1" = 1'-0"



CJ AT CORNERS

CONSTRUCTION JOINT AT EDGE 6

1" = 1'-0"

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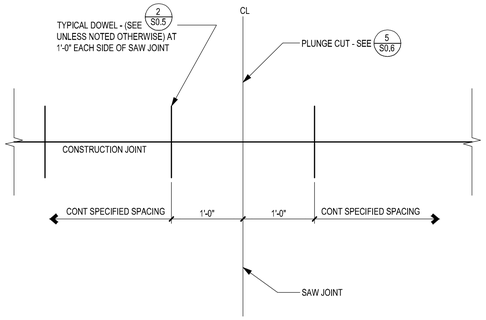
TYPICAL DETAILS

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LAH	CLR	ADM

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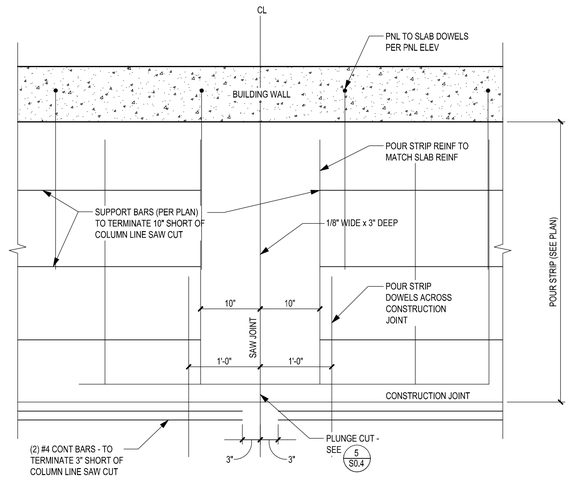
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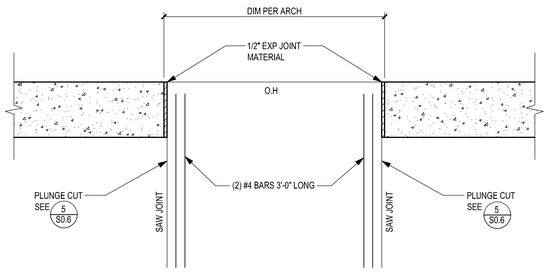
DOWEL SPACING AT JOINT INTERSECTION 1

1" = 1'-0"



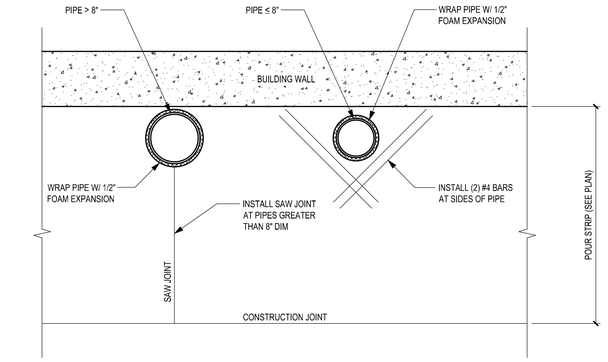
SAW JOINT AT COLUMN LINE WITHIN POUR STRIP 2

1" = 1'-0"



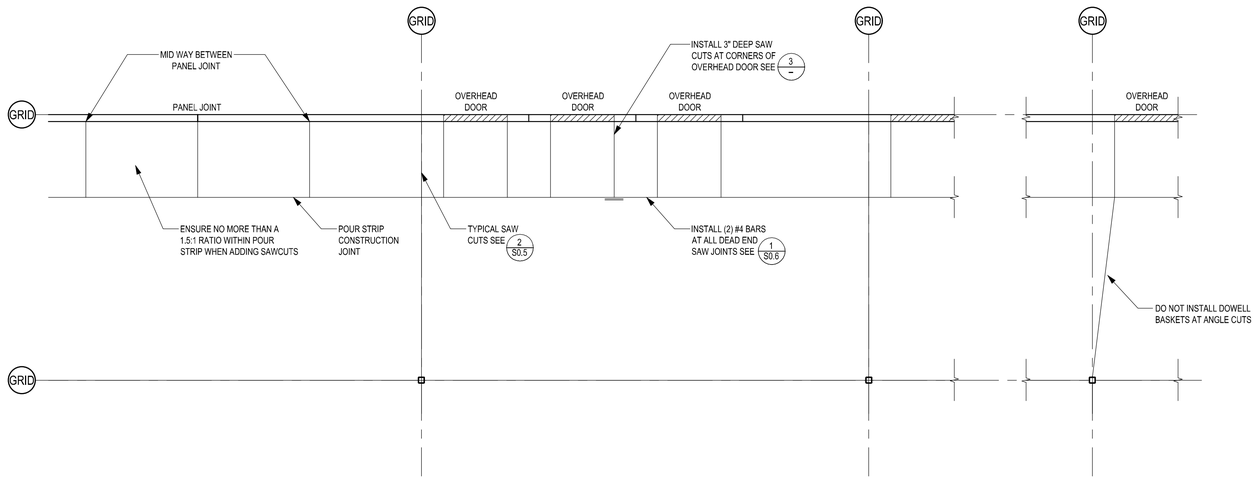
REINFORCING AT O.H. DOORS 3

1" = 1'-0"



SAW JOINT AT PIPES WITHIN POUR STRIP 4

1" = 1'-0"



TYPICAL CONTROL JOINT CONDITION AT POUR STRIP 5

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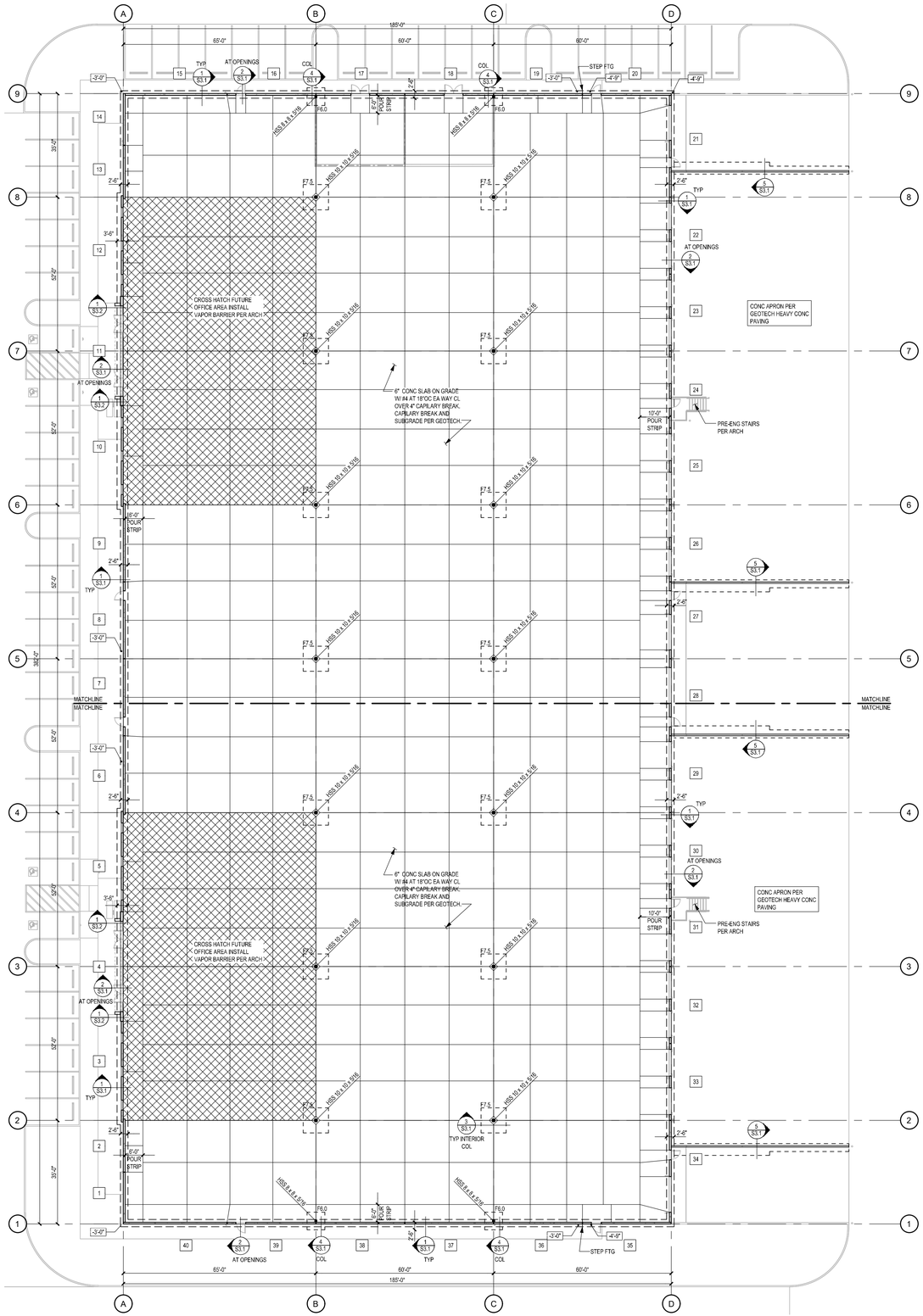
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OVERALL FOUNDATION PLAN

NTS

1

FOUNDATION NOTES:

1. SEE SHEET S0.1 FOR GENERAL NOTES. SEE SHEET S0.5 FOR TYPICAL DETAILS. SEE SHEET S0.3 FOR TESTING AND INSPECTION NOTES.
2. SEE GEOTECHNICAL ENGINEERING REPORT FOR ALL FOUNDATION AND SLAB SUPPORT REQUIREMENTS. THIS INCLUDES ALL EXCAVATION, FILL AND FILL PLACEMENT REQUIREMENTS.
3. SEE ARCHITECTURAL/MECHANICAL DRAWINGS FOR DRAINS, SLOPES, AND OTHER FLOOR DEPRESSIONS NOT SHOWN.
4. SEE ARCHITECTURAL DRAWINGS FOR DIMENSIONS, ELEVATIONS, AND WALLS NOT SHOWN.
5. VERIFY ALL WINDOW AND DOOR WIDTH AND HEIGHTS WITH ARCHITECTURAL DRAWINGS.
6. LOCATIONS OF COLUMNS LOCATED IN WALLS ARE SHOWN SCHEMATICALLY ON STRUCTURAL DRAWINGS. THE CONTRACTOR IS TO COORDINATE LOCATION OF COLUMNS WITH ARCHITECTURAL DRAWINGS.
7. COLUMNS NOT SPECIFICALLY LOCATED BY DIMENSIONS SHALL BE LOCATED ADJACENT TO OPENINGS AS DIMENSIONED BY THE ARCHITECT. SEE ARCHITECTURAL DRAWINGS FOR DETAILS AT ALL WINDOW AND DOOR JAMBS.
8. SEE ARCHITECTURAL DRAWINGS FOR STUD SIZE, SPACING, AND CALLOUTS AT NON-STRUCTURAL WALLS.
9. FOR TYPICAL CONNECTION OF NON-LOAD BEARING WALLS TO SLAB, USE POWER ACTUATED FASTENERS AT 16" O.C.
10. PANEL DIMENSIONS SHOWN ARE TO CENTERLINE OF PANEL JOINT. SEE ARCHITECTURAL DRAWINGS FOR ADDITIONAL PANEL DIMENSIONS.
11. [X] INDICATES TILT PANEL NUMBER, SEE ELEVATIONS STARTING ON S5.1.
12. UNLESS NOTED OTHERWISE, TILT-UP PANEL ELEVATIONS SHOW PANELS VIEWED FROM INSIDE OF BUILDING LOOKING TOWARDS BUILDING EXTERIOR.
13. FOOTING ELEVATIONS ARE SET AT A MINIMUM BELOW SLAB DEPTH. COORDINATE WITH LATEST CIVIL. OK TO DROP UP TO -5'-6", DO NOT RAISE ABOVE THAT SHOWN
14. CONTROL JOINTS IN POUR STRIP, SEE TYP DETAILS S0.6 - S0.7

FOOTING SCHEDULE

MARK	SIZE	REINFORCING	REMARKS
F6.0	6'-0" x 6'-0" x 1'-2"	(7) #5 EACH WAY AT BOTTOM OF FOOTING	
F7.5	7'-6" x 7'-6" x 1'-4"	(9) #5 EACH WAY AT BOTTOM OF FOOTING	

FOOTINGS SCHEDULE NOTES:

1. TOP OF FOOTING ELEVATION = -1'-0" UNLESS NOTED OTHERWISE ON PLAN.
2. FOOTING DESIGN BASED ON 2500 PSF ALLOWABLE SOIL BEARING PRESSURE.
3. EQUALLY SPACE REINFORCING IN EACH DIRECTION.
4. PROVIDE 3" CLEAR TO REINFORCING AT BOTTOM OF FOOTING.

LEGEND:

[X] PNL # — TILT-UP CONCRETE WALL. FOR REINFORCING REQUIREMENTS AND JOINT LOCATIONS, SEE TILT-UP CONCRETE PANEL ELEVATIONS STARTING ON SHEETS S5.1

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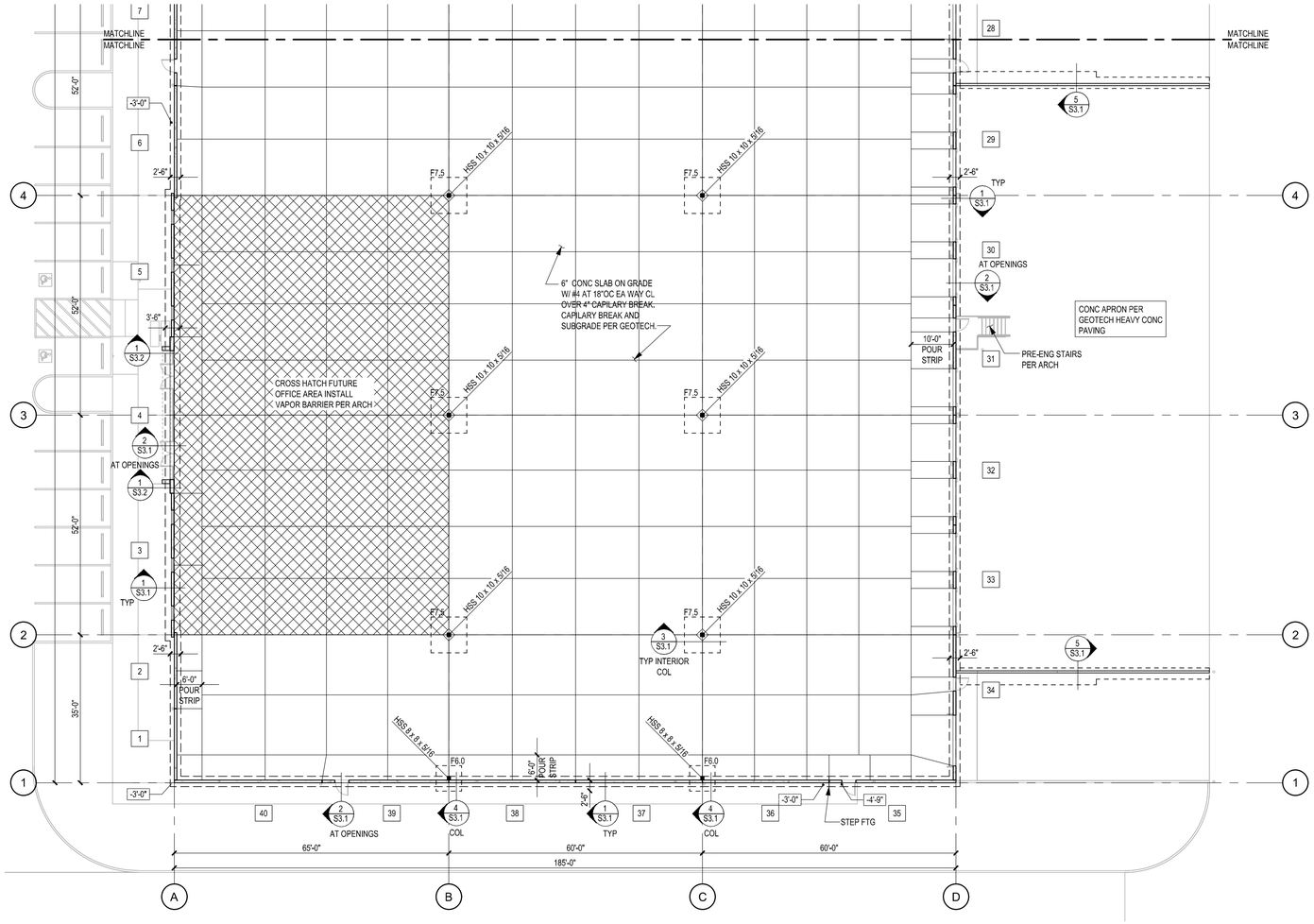
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FOUNDATION PLAN - SOUTH

1/16" = 1'-0"

1

0 16 32

SCALE IN FEET

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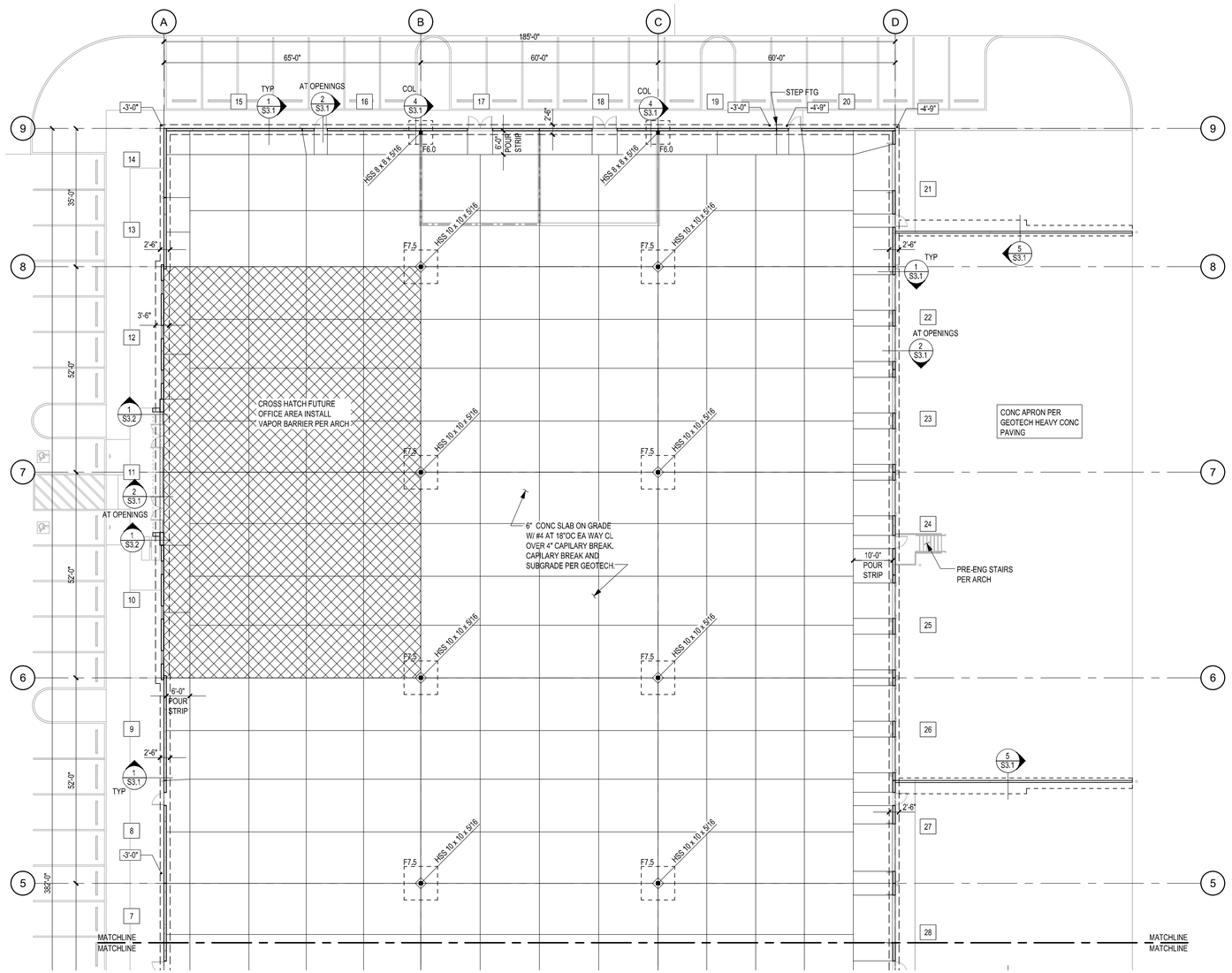
FOUNDATION PLAN - SOUTH

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FOUNDATION PLAN - NORTH

1/16" = 1'-0"

1

0 16 32

SCALE IN FEET

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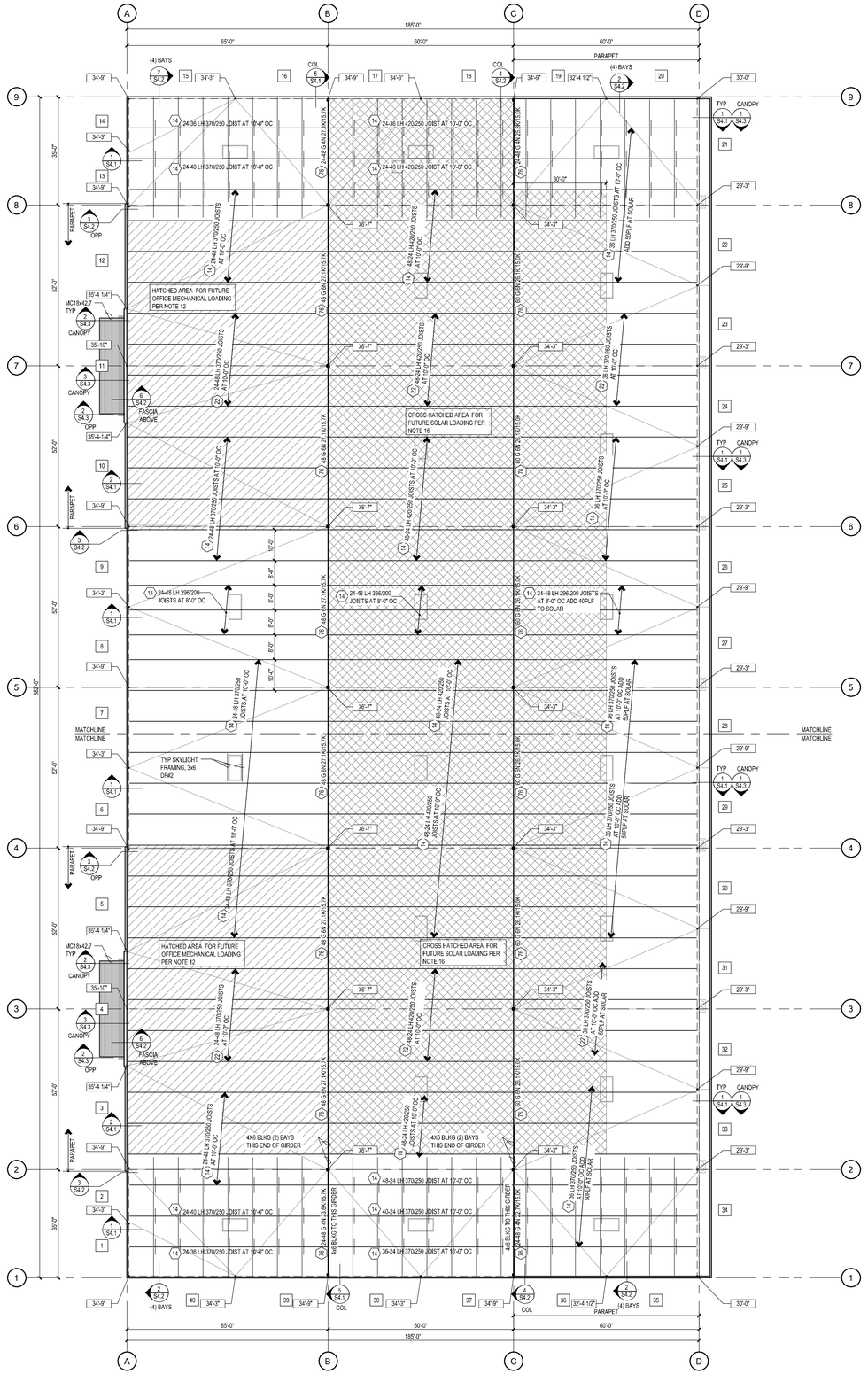
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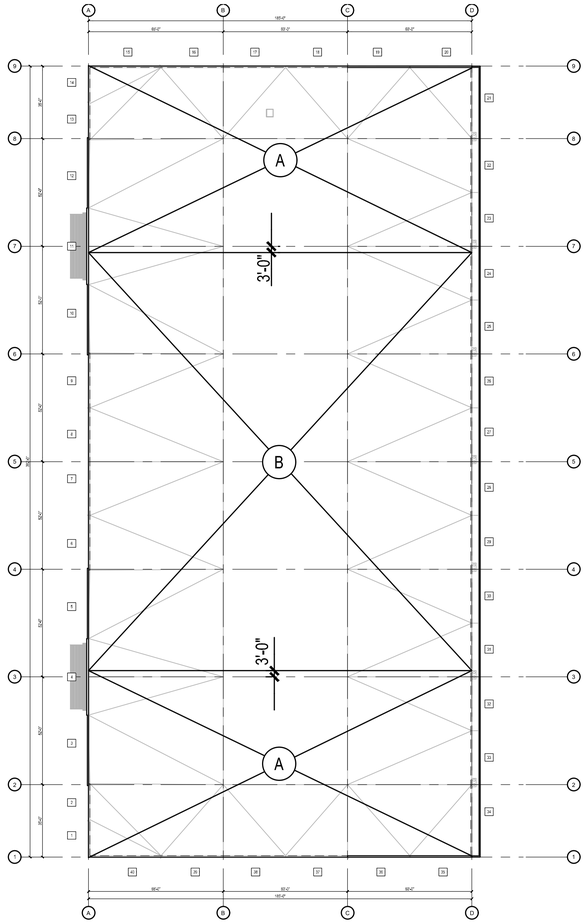
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OVERALL ROOF FRAMING PLAN

NTS

1



ROOF DIAPHRAGM PLAN

NTS

2

DIAPHRAGM SCHEDULE

2

DIAPHRAGM NAILING IS PART OF SFRS

MARK	SHEATHING	NAILING (1) (2) BOUNDARY	ALL JOISTS AND PANEL EDGES	FIELD	SUB-PURLINS BTWN JOISTS *(NOTE 5 BELOW)	3/4" DIA ANCHOR SPACING BOLT
A	15/32" APA RATED STRUC 1 SHEATHING	10d AT 3 " OC	10d AT 3 " OC	10d AT 12" OC	2x6 DF #2 AT 24" O.C.	48" O.C.
B	15/32" APA RATED STRUC 1 SHEATHING	10d AT 6" OC	10d AT 6 " OC	10d AT 12" OC	2x6 DF #2 AT 24" O.C.	48" O.C.

DIAPHRAGM NOTES:

1. ALL NAILS SHALL BE COMMON, MINIMUM 0.148" DIAMETER AND SHALL PENETRATE INTO FRAMING MEMBERS MINIMUM 1 1/2". NAILS SHALL BE LOCATED AT LEAST 3/8" FROM THE EDGES OF PANELS
2. ALL SHEATHING PANELS SHALL BE NOT LESS THAN 4'-0" x 10'-0" UNLESS OTHERWISE APPROVED BY THE ENGINEER. AT BOUNDARIES AND CHANGES IN FRAMING DIRECTION, PANELS MAY BE ANY SIZE PROVIDED ALL EDGES OF THE UNDERSIZED PANELS ARE SUPPORTED BY AND FASTENED TO FRAMING MEMBERS OR BLOCKING WITH 3x NOMINAL WIDTH.
3. HY-TEK 0.135 SCREW SHANK NAIL MAY BE USED AS A REPLACEMENT FOR 10d COMMON PER ESR-2648.

JOIST SEISMIC LOAD SCHEDULE

3

MARK	TRUSS MFR TO DESIGN TOP CHORD OF TRUSSES FOR ULTIMATE AXIAL SEISMIC FORCE OF: (3)	REMARKS
14	E= 14.0 KIPS (1)	E = ULTIMATE LOAD (LRFD) CALCULATED PER ASCE 7 - 12.11.2 AND INCLUDES 1.4 FACTOR FROM 12.11.2.2.2
22	E= 21.3 KIPS (1)	
76	E= 76 KIPS (2)	

(1) AT JOIST: ATTACH 3x NAILER TO JOIST WITH CONNECTION DESIGNED FOR 350LBS PER FOOT ASD SHEAR AND 100PLF ASD WIND UPLIFT

(2) AT JOIST: ATTACH 3x NAILER TO JOIST WITH CONNECTION DESIGNED FOR 1050 LBS PER FOOT ASD SHEAR AND 100PLF ASD WIND UPLIFT

(3) IF LOAD POINTS TO END OF TRUSS THEN FORCE IS CONNECTION LOAD

ROOF FRAMING NOTES:

1. VERIFY SIZE AND LOCATION OF ALL MECHANICAL PENETRATIONS WITH ARCHITECTURAL AND MECHANICAL DRAWINGS.
2. JOIST DESIGNATION IS SHOWN AS TOTAL LOAD IN POUNDS PER FOOT OVER THE SNOW LOAD IN POUNDS PER FOOT
3. GIRDER DESIGNATION IS TOTAL LOAD IN KIPS OVER SNOW LOAD IN KIPS. AT EACH PANEL POINT.
4. AT EACH COLUMN SUPPORTING JOIST GIRDERS. JOIST MFG SHALL MATCH THE BEARING DEPTH OF ALL JOIST GIRDERS FRAMING INTO COLUMN.
5. JOIST AND JOIST GIRDER HAVE NON-STANDARD BEARING HEIGHTS, STEEL DETAILER TO COORDINATE HEIGHT OF BEARING SEAT WITH JOIST MANUFACTURER.
6. ROOF JOIST SUPPLIER TO PROVIDE BRIDGING FOR JOIST PER STEEL JOIST INSTITUTE AND MANUFACTURERS RECOMMENDATIONS. IN ADDITION TO LOADS SHOWN ROOF JOISTS, GIRDERS AND BRIDGING SHALL ALSO BE DESIGNED FOR A NET UPLIFT TO 10.0 PSF (ASD).
7. JOIST MANUFACTURER TO DESIGN BAR JOIST AND JOIST GIRDERS FOR LOADS DUE TO SPRINKLER SYSTEM, PIPING LARGER THAN 4" DIAMETER. CONTRACTOR TO COORDINATE AND PROVIDE JOIST MANUFACTURER WITH MAGNITUDE AND LOCATION OF LOADS.
8. JOIST MANUFACTURER TO LOCATE, SIZE AND PROVIDE ERECTION BOLTS AS REQUIRED. STEEL DETAILER SHALL COORDINATE LOCATION OF BOLT HOLES IN ALL CAP PL, EMBEDS ETC...
9. FOR TILT-UP WALL PANEL THICKNESS SEE PANEL ELEV'S STARTING ON SHEET S5.01.
10. [X'-X"] INDICATES TOP OF SHEATHING OR METAL DECK ELEVATION AT THE LOCATION INDICATED MEASURED FROM FINISH FLOOR ELEVATION, FOR STEEL ELEVATIONS, ASSUME WOOD SHEATHING IS 1/2" THICK AT ALL LOCATIONS.
11. AXIAL LOADS TO JOISTS AND GIRDER TOP CHORDS ARE DESIGNATED AS ⬡, FOR SCHEDULE SEE 2/S2.00
12. JOIST MFG TO DESIGN JOISTS IN OFFICE AREAS INDICATED. DESIGN JOISTS FOR 1000 LB POINT LOAD AT ANY TOP OR BOTTOM CHORD PANEL POINT AND GIRDERS FOR 3000# POINT LOADS AT ANY JOIST BEARING LOCATION ON GIRDER.
13. JOIST MFG MAY SUBSTITUTE "LH" JOIST FOR "K" JOISTS. JOIST DEPTHS SHOWN ARE MAXIMUM, JOIST MFG MAY SUBSTITUTE SHALLOWER DEPTHS
14. JOIST AND GIRDERS WITH VARYING DEPTH (IE: 28-36LH) ARE ALL WITH THE LOWER DEPTH ON THE DOWN HILL SIDE OF THE ROOF SLOPE. PARALLEL CHORD MEMBER MAY BE SUBSTITUTED USING THE SHALLOWER DEPTH SO AS NOT TO REDUCE CLEAR HEIGHT OF BUILDING.
15. [X] INDICATES TILT PANEL NUMBER, SEE ELEVATIONS STARTING ON S5.01
16. FUTURE SOLAR PANEL LOADING INCLUDED IN JOIST AND GIRDER LOADS SHOWN. ADD SINGLE 350# POINT MOVING LOAD TO ALL JOIST PANEL POINTS. AREA BASED ON 40% OF ROOF AREA LESS SKYLIGHTS
17. CONTRACTOR TO COORD ANY MECHANICAL UNIT LOADING OVER 250LBS WITH JOIST MFG (OUTSIDE OFFICE AREAS NOTE 12). FOR 250# UNITS OR LESS OKAY TO USE SKYLIGHT FRAMING

LEGEND:

SINGLE HATCHED AREA FOR FUTURE OFFICE MECHANICAL LOADING PER NOTE 12

CROSS HATCHED AREA FOR FUTURE SOLAR PANEL LOADING PER NOTE 16

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Project Title:

124TH CORPORATE CENTER BUILDING A

20052 SW 124TH AVE
TUALATIN, OR 97062

Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

Permit Set

September 29,2025

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EXPIRATION DATE: 12/31/2026

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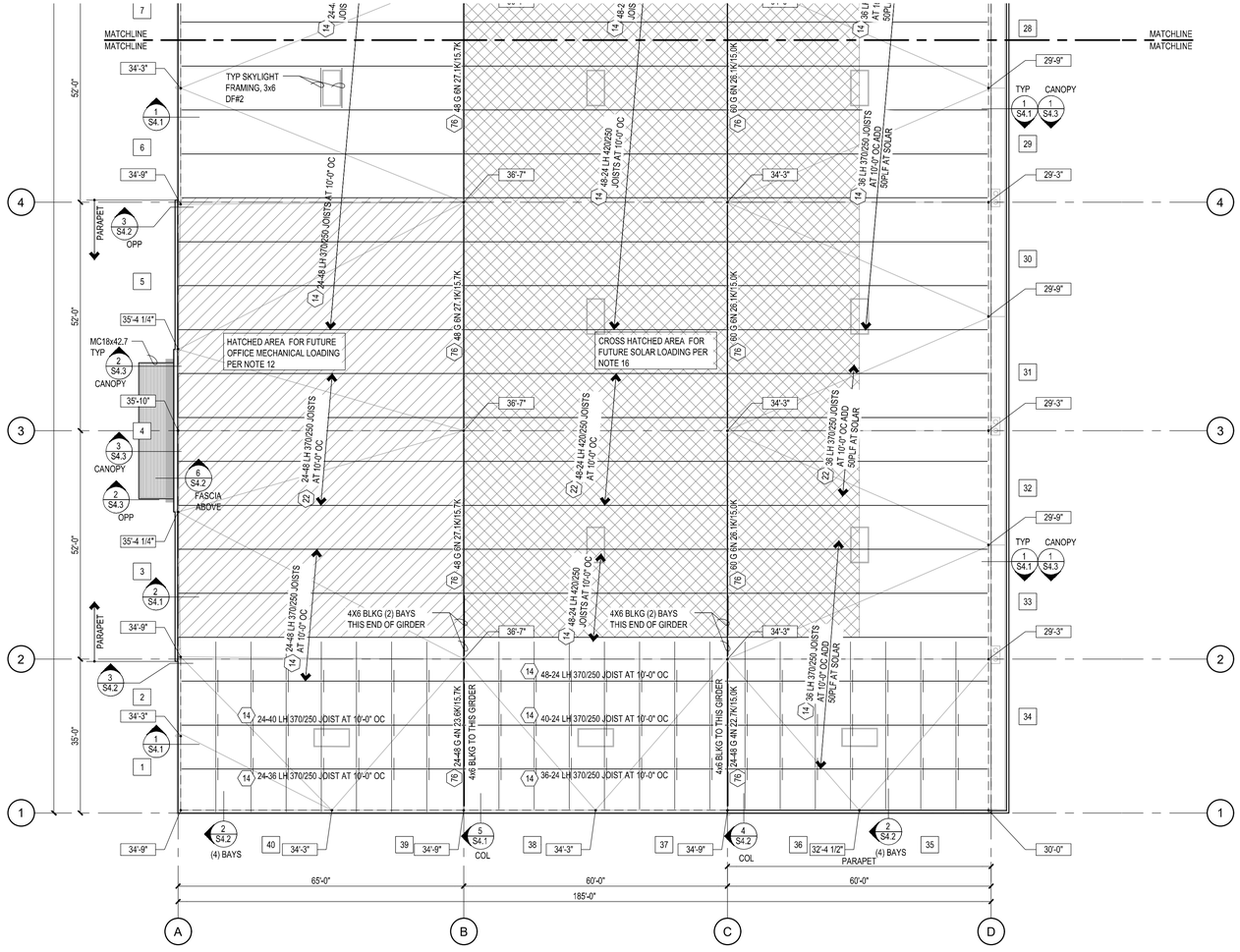
OVERALL ROOF FRAMING PLAN

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Sheet No.

S2.0

11 of Sheets



ROOF FRAMING PLAN - SOUTH

1/16 = 1'-0"

1

0 16 32

SCALE IN FEET

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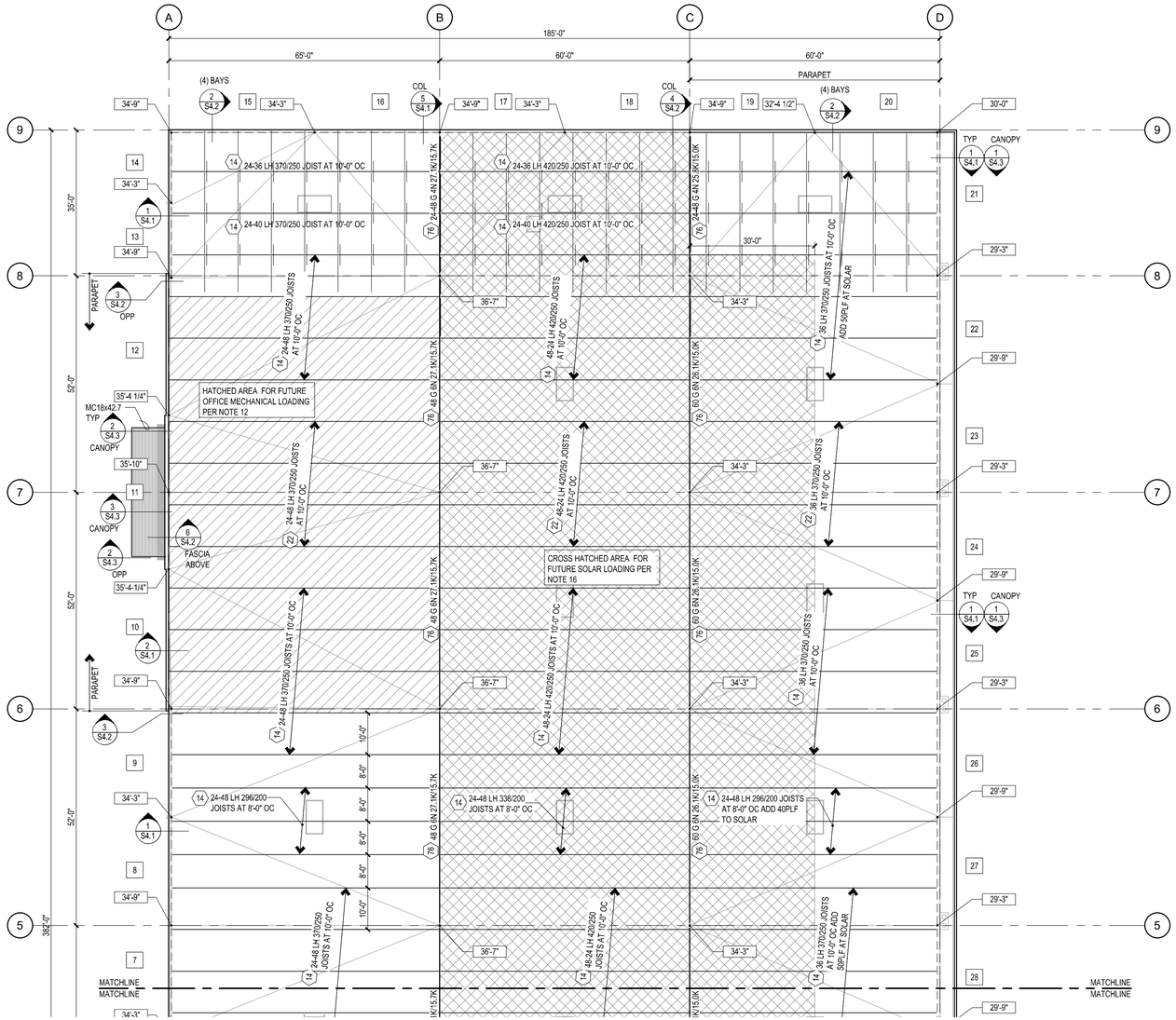
ROOF FRAMING PLAN - SOUTH

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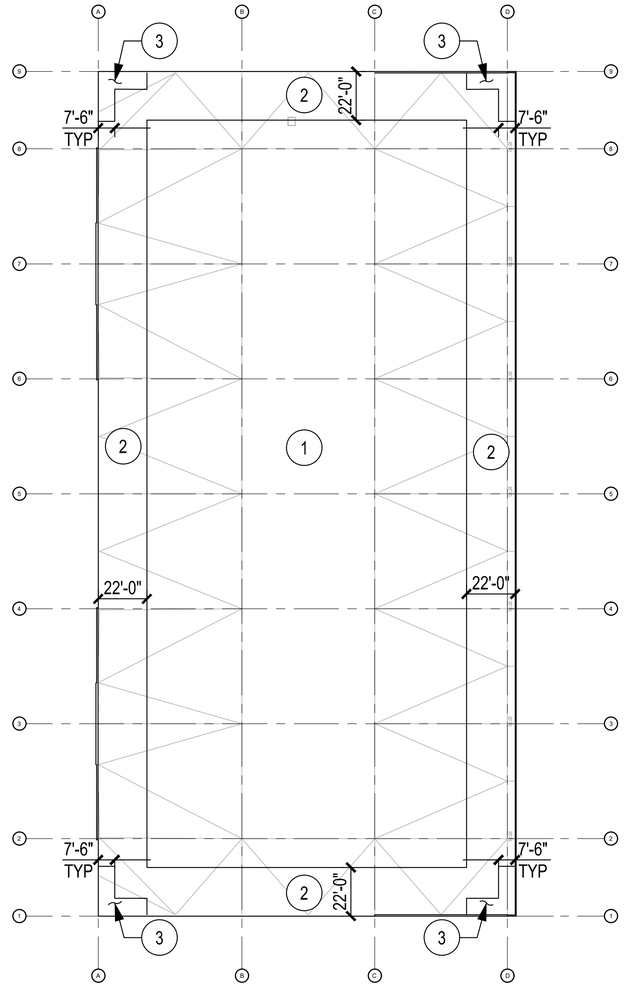
ROOF FRAMING PLAN - NORTH

1/16" = 1'-0"

1

0 16 32

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WIND LOAD PLAN

NTS

2

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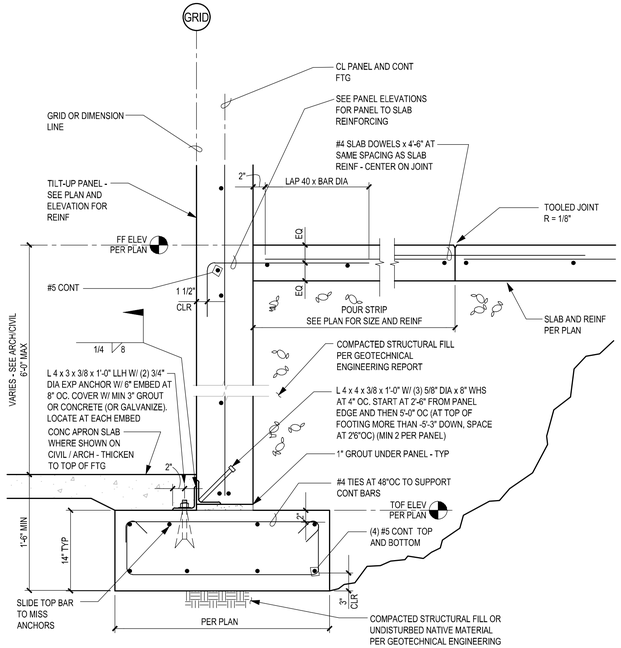
ROOF FRAMING PLAN - NORTH

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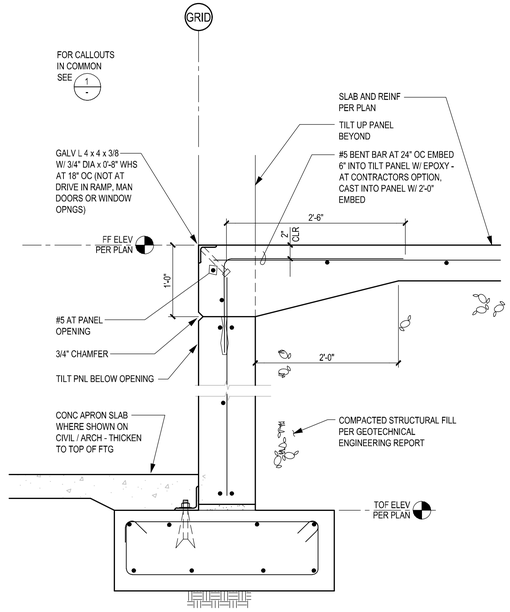
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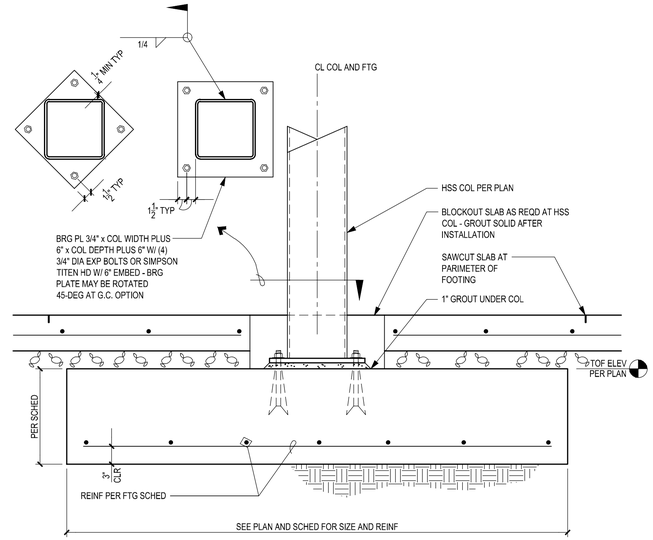
1" = 1'-0"



TYPICAL DOCK DOOR

SECTION 2

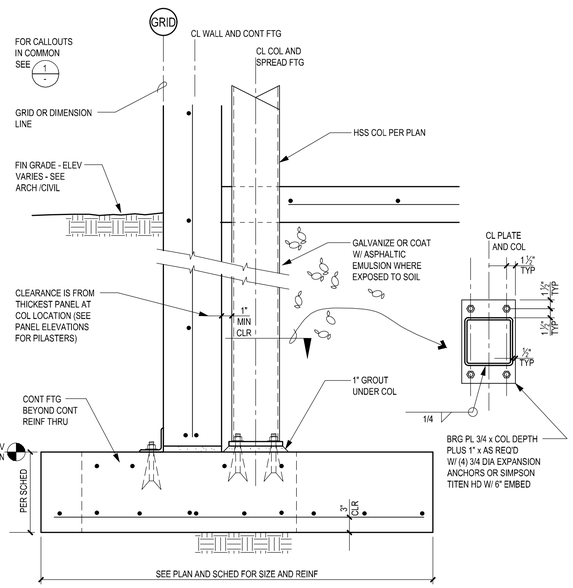
1" = 1'-0"



CONTRACTORS OPTIONAL COLUMN SLEEVE CONFIGURATION SEE 5/S3.2

SECTION 3

1" = 1'-0"

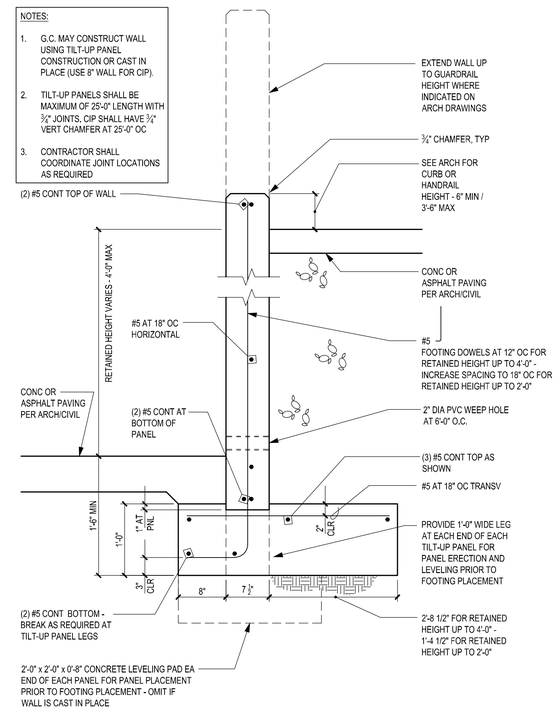


SECTION 4

1" = 1'-0"

NOTES:

1. G.C. MAY CONSTRUCT WALL USING TILT-UP PANEL CONSTRUCTION OR CAST IN PLACE (USE 8" WALL FOR CIP).
2. TILT-UP PANELS SHALL BE MAXIMUM OF 25'-0" LENGTH WITH ¾" JOINTS, CIP SHALL HAVE ¾" VERT CHAMFER AT 25'-0" OC
3. CONTRACTOR SHALL COORDINATE JOINT LOCATIONS AS REQUIRED

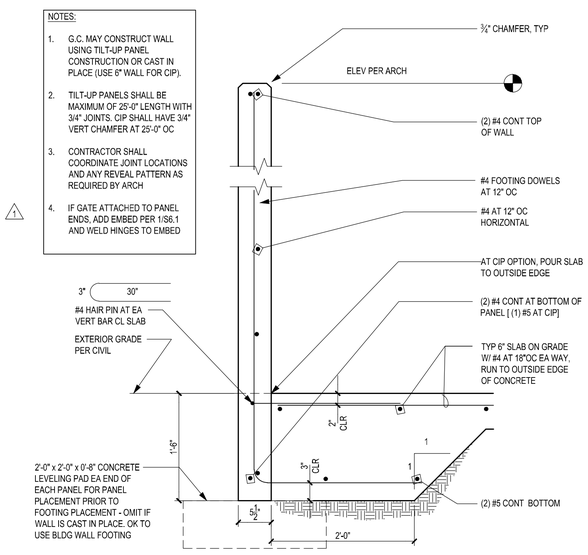


SECTION 5

1" = 1'-0"

NOTES:

1. G.C. MAY CONSTRUCT WALL USING TILT-UP PANEL CONSTRUCTION OR CAST IN PLACE (USE 6" WALL FOR CIP).
2. TILT-UP PANELS SHALL BE MAXIMUM OF 25'-0" LENGTH WITH 3/4" JOINTS. CIP SHALL HAVE 3/4" VERT CHAMFER AT 25'-0" OC
3. CONTRACTOR SHALL COORDINATE JOINT LOCATIONS AND ANY REVEAL PATTERN AS REQUIRED BY ARCH
4. IF GATE ATTACHED TO PANEL ENDS, ADD EMBED PER 1/S6.1 AND WELD HINGES TO EMBED



TYPICAL AT TRASH ENCLOSURE

SECTION 6

1" = 1'-0"

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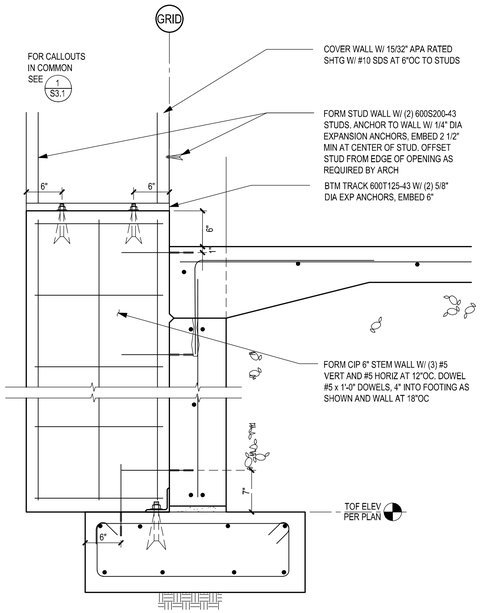
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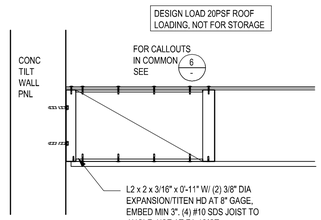
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TYPICAL ENTRY FRAMING

SECTION 1

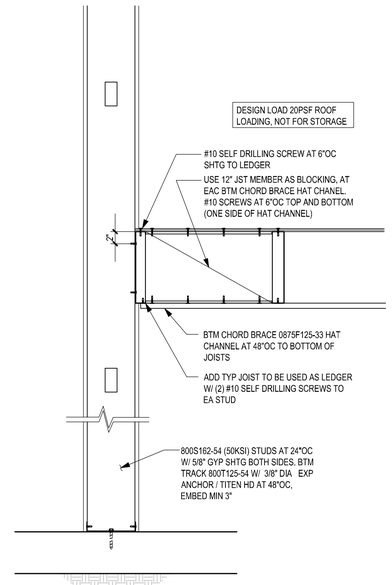
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ELECTRIC ROOM ROOF ACCESS PLATFORM FRAMING

SECTION 2

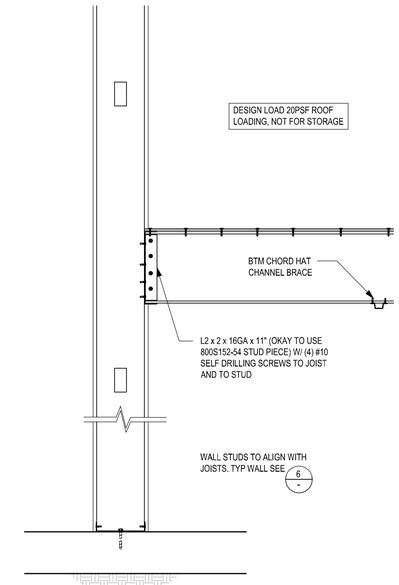
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ELECTRIC ROOM ROOF ACCESS PLATFORM FRAMING

WALL SECTION 3

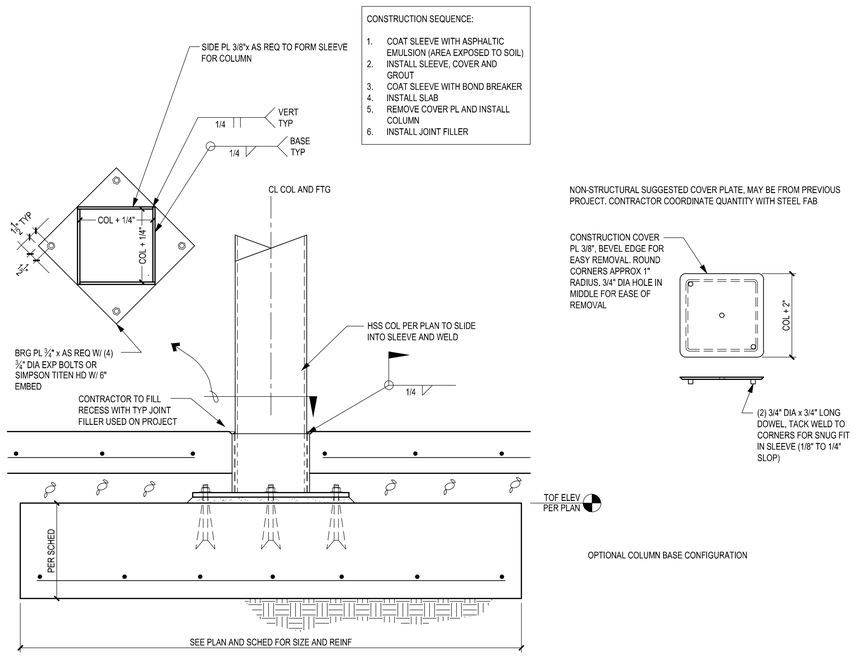
1" = 1'-0"



ELECTRIC ROOM ROOF ACCESS PLATFORM FRAMING

WALL SECTION 4

1" = 1'-0"



SECTION 5

1" = 1'-0"

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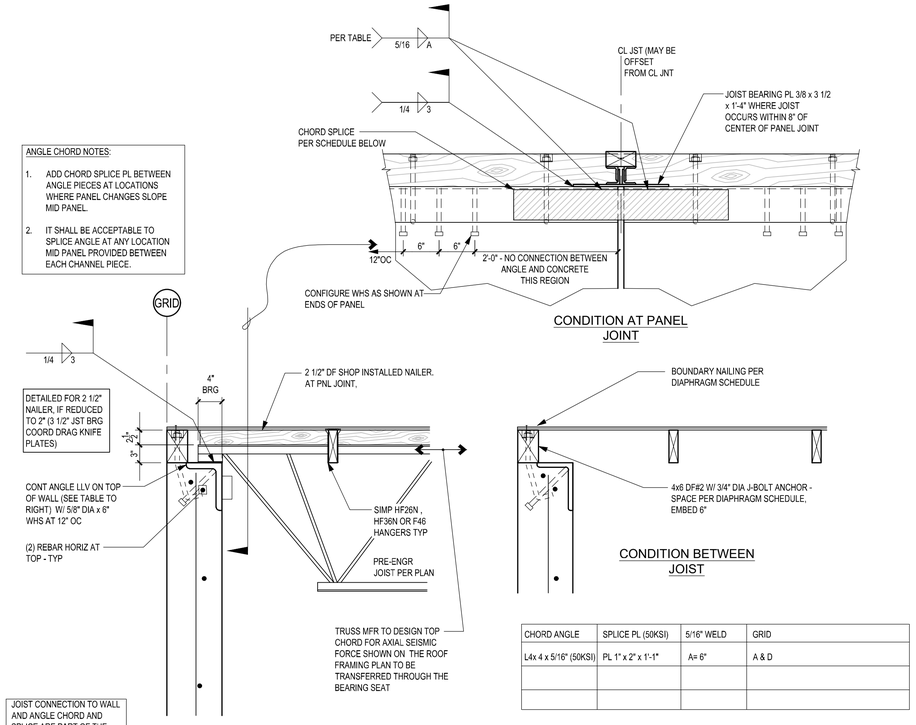
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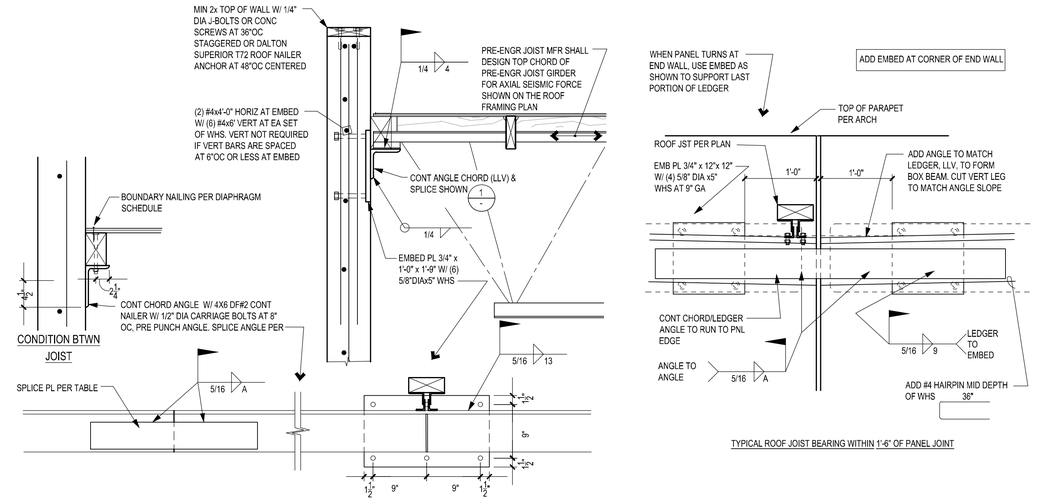
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CHORD ANGLE	SPLICE PL (50KSI)	5/16" WELD	GRID
L4x 4 x 5/16" (50KSI)	PL 1" x 2" x 1'-1"	A= 6"	A & D

SECTION 1

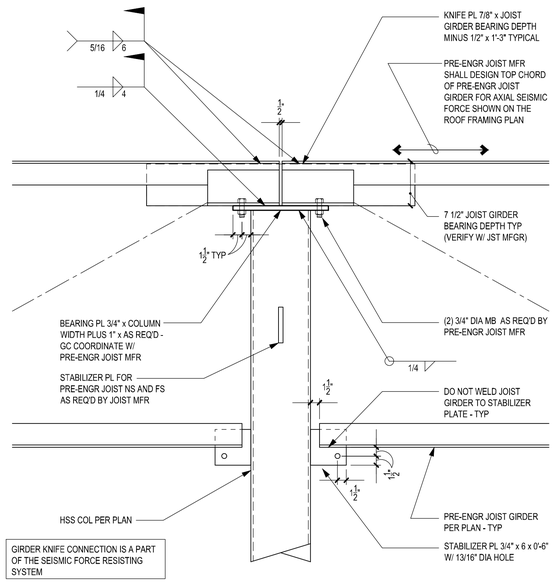
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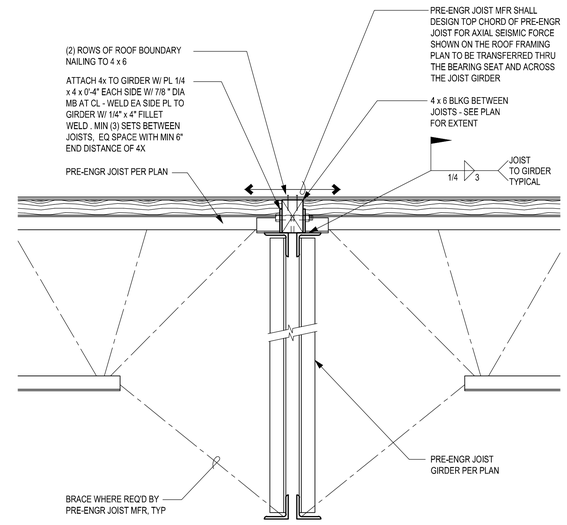
1" = 1'-0"

TYPICAL ROOF JOIST BEARING WITHIN 1'-6" OF PANEL JOINT



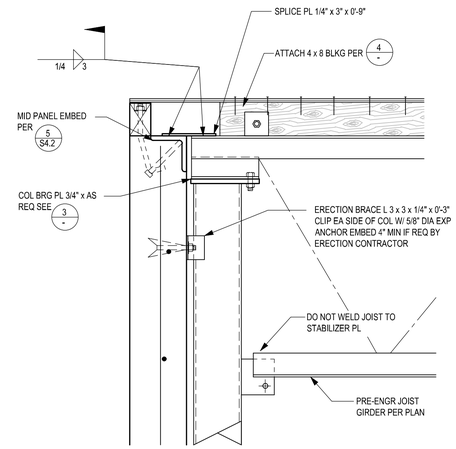
SECTION 3

1" = 1'-0"



SECTION 4

1" = 1'-0"



SECTION 5

1" = 1'-0"

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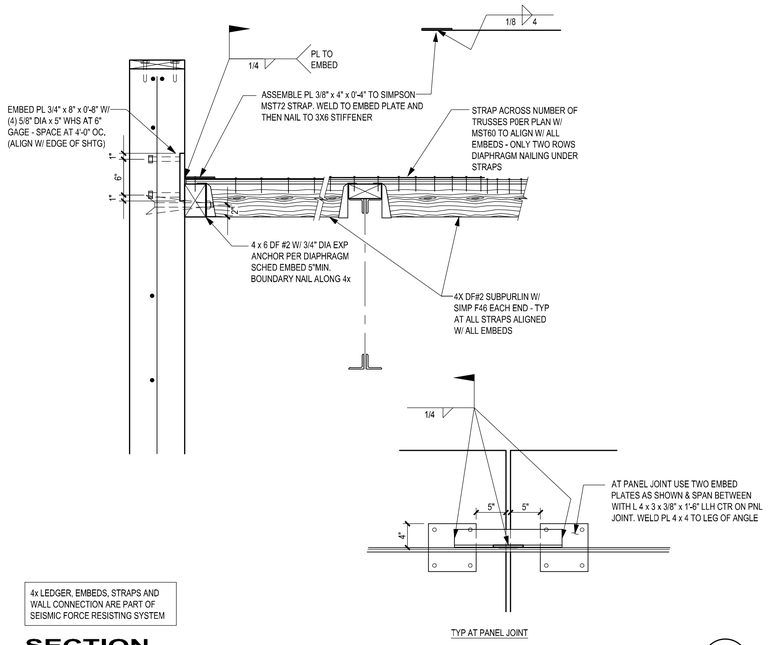
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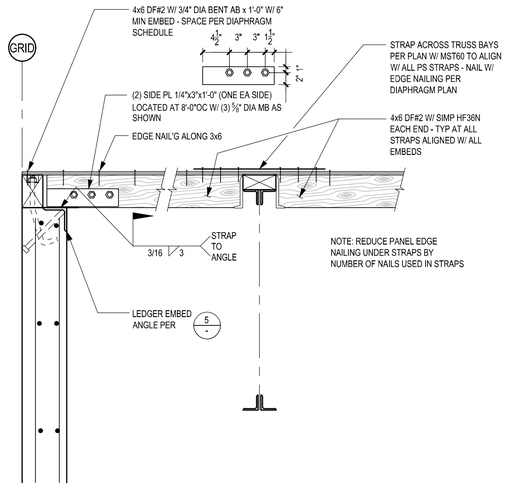
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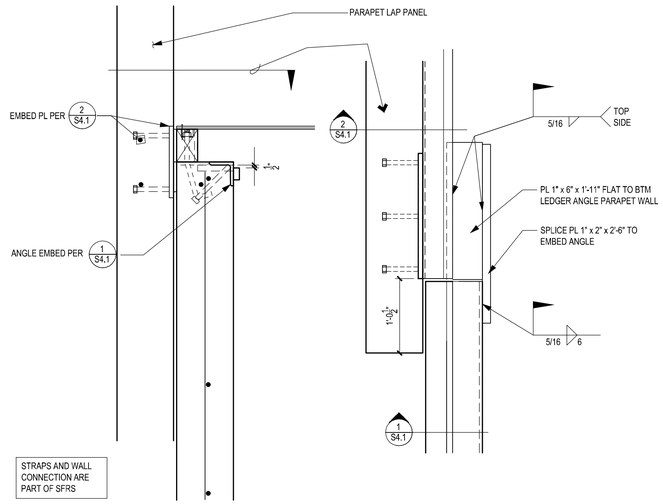
SECTION 1

1" = 1'-0"



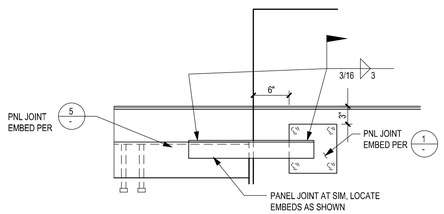
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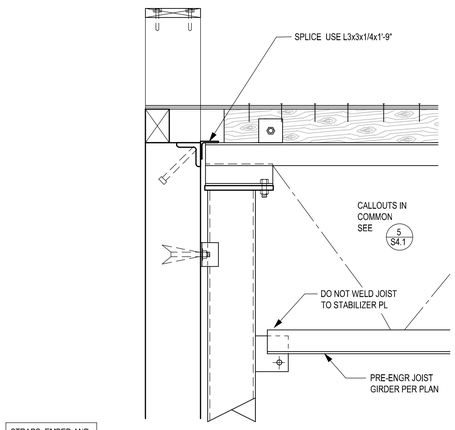
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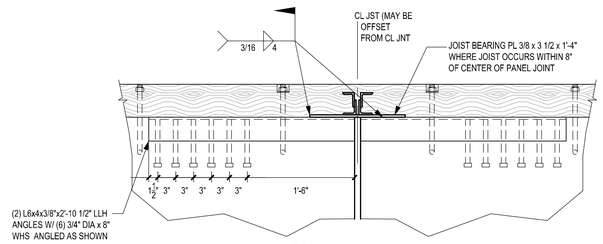
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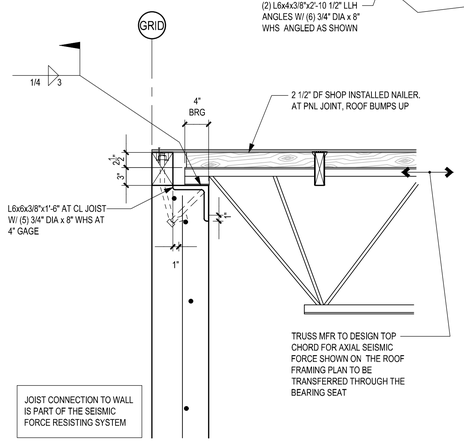


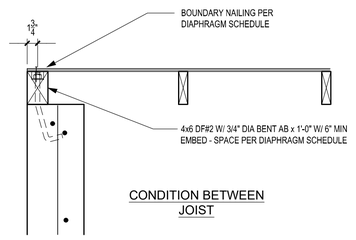
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1" = 1'-0"



CONDITION AT PANEL JOINT

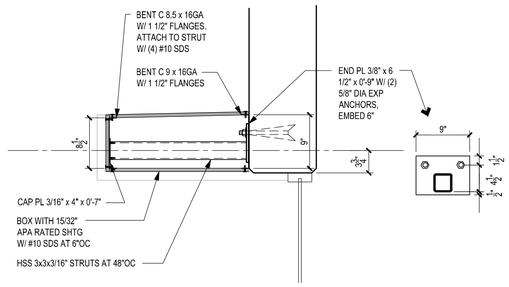




CONDITION BETWEEN JOIST

SECTION 5

1" = 1'-0"



SECTION 6

1" = 1'-0"

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253.383.2422 TEL 253.383.2572 FAX www.ahbl.com WEB

Project Title:

124TH CORPORATE CENTER BUILDING A

20052 SW 124TH AVE
TUALATIN, OR 97062

Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

Permit Set

September 29,2025

STRUCTURAL REGISTERED PROFESSIONAL ENGINEER 97595PE OREGON SEPT 14, 2021 ANDREW McEACHERN

EXPIRATION DATE: 12/31/2026

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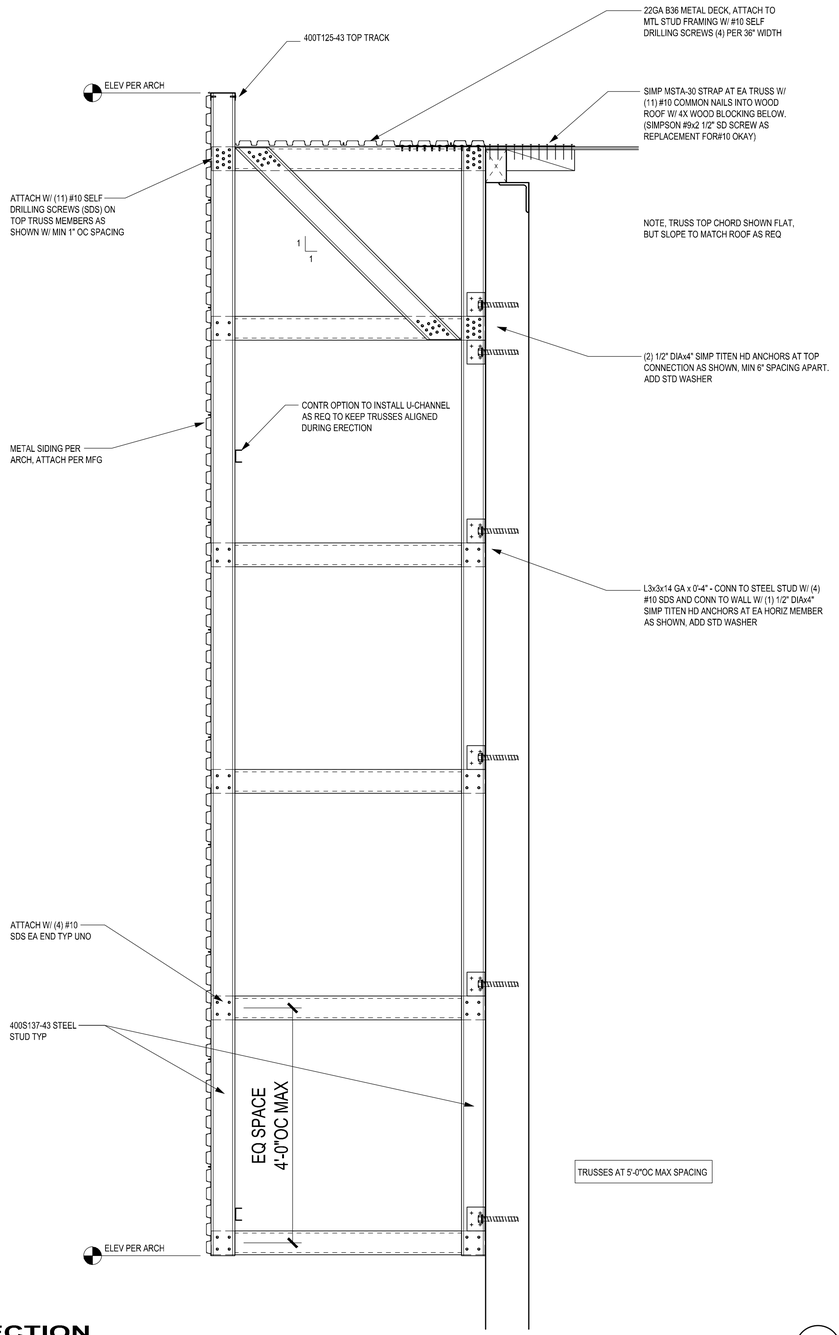
ROOF FRAMING DETAILS

Designed by:	Drawn by:	Checked by:
LAH	CLR	ADM

Sheet No.

S4.2

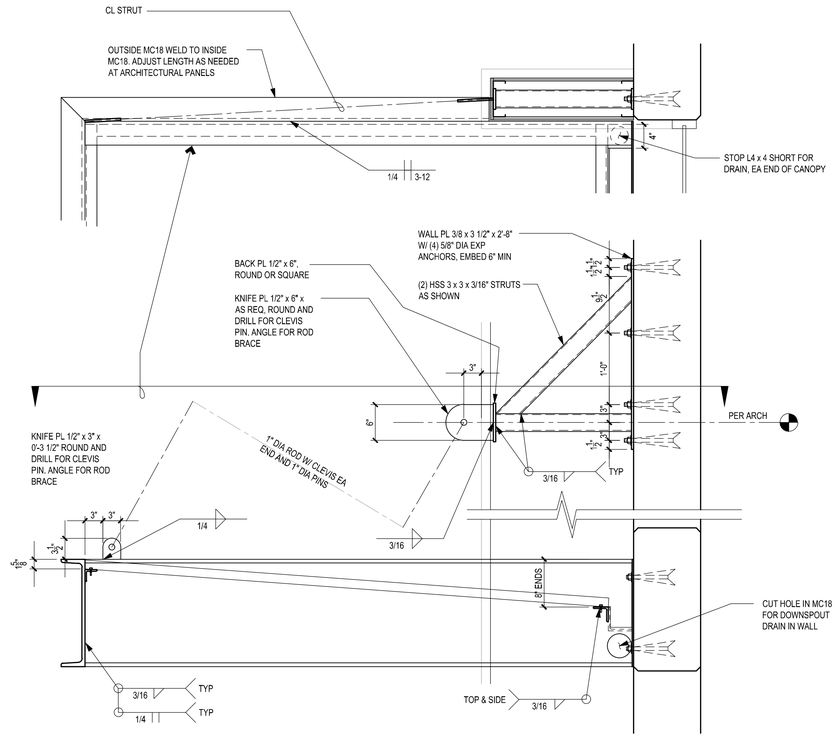
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TRUSSES AT 5'-0"OC MAX SPACING

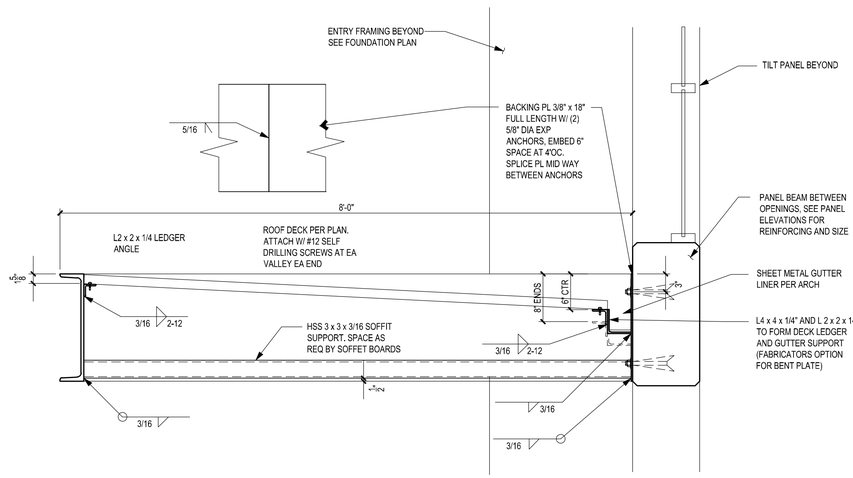
SECTION 1

1" = 1'-0"



SECTION 2

1" = 1'-0"



SECTION 3

1" = 1'-0"

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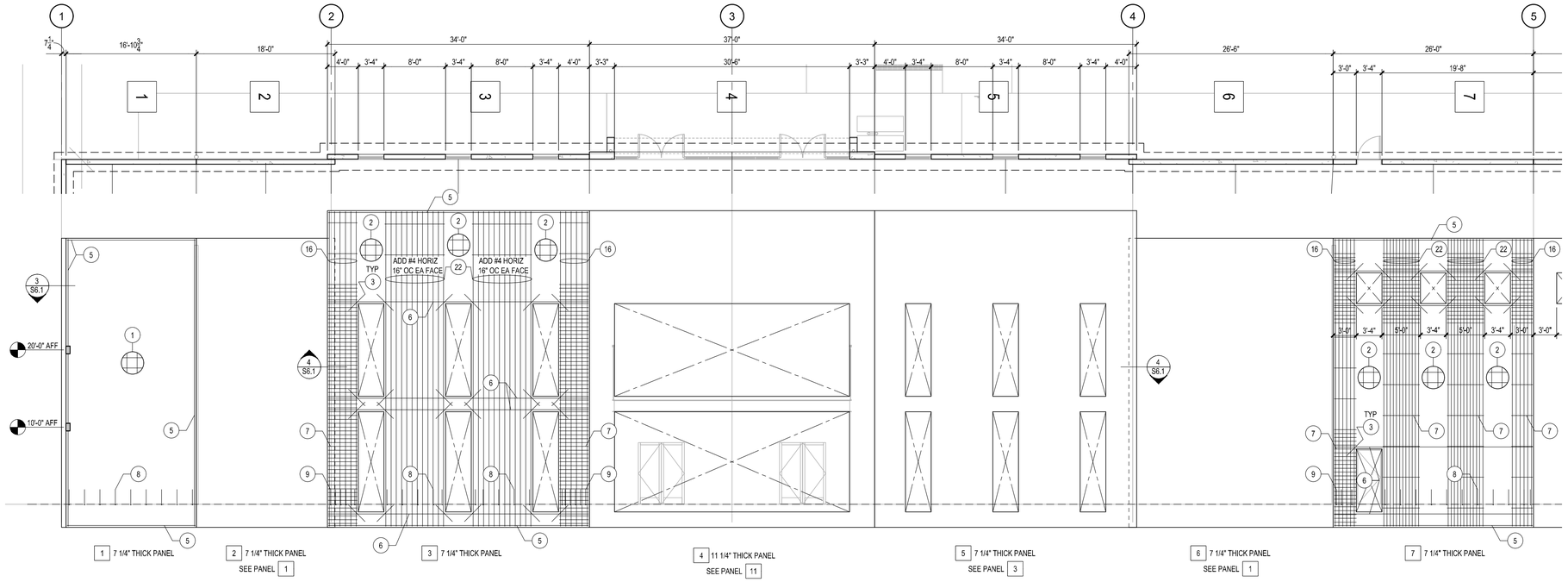
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Sheet No.

S4.3

18 of Sheets

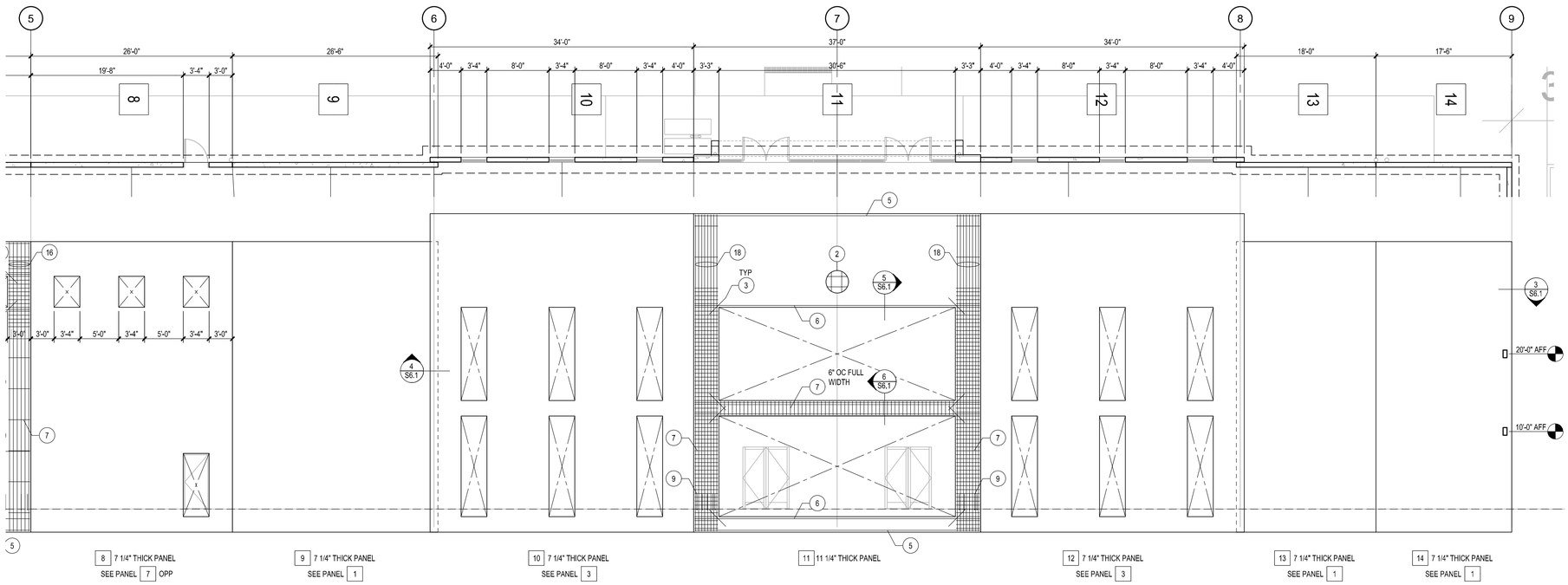
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INTERIOR PANEL

1/8" = 1'-0"

1



INTERIOR PANEL

1/8" = 1'-0"

2

GENERAL TILT-UP PANEL NOTE:

1. TOLERANCE ON PANEL THICKNESS SPECIFIED SHALL BE PLUS 1/4" AND MINUS 0". PANEL THICKNESS IS BASED ON LUMBER FORMS OF 7 1/4" & 9 1/4". REVEALS SHALL NOT EXCEED 3/4" DEEP AND SHALL BE PLACED AS SHOWN ON THE ARCH DRAWINGS.
2. THE REINFORCEMENT SHOWN ON THE PANEL ELEVATIONS IS IN ADDITION TO TYPICAL BARS AT OPENINGS, EDGES, CORNERS, BASE, ETC. OMIT TYPICAL VERTICAL REINFORCEMENT WHERE MORE CLOSELY SPACED VERTICAL REINFORCEMENT IS SPECIFIED IN PIERS.
3. PANEL DIMENSIONS ARE TO CENTERLINE OF JOINT OR EDGE OF PANEL OPENING, UNLESS NOTED OTHERWISE. ALL PANEL CONNECTOR DIMENSIONS SHOWN ARE TO CENTER LINES OF CONNECTORS UNLESS NOTED OTHERWISE.
4. PROVIDE ADDITIONAL REINFORCING AS REQUIRED FOR LIFTING AND LIFTING INSERTS.
5. VERTICAL REINFORCEMENT SHALL RUN FULL HEIGHT UNLESS NOTED OTHERWISE.
6. VERIFY SIZE AND LOCATION OF ALL OPENINGS WITH ARCH DRAWINGS.
7. DO NOT CUT OR DRILL ANY HOLES IN PANELS WITHOUT APPROVAL OF ENGINEER UNLESS SHOWN OR INDICATED.
8. REINFORCING SHOP DRAWINGS SHALL BE REVIEWED BY THE ENGINEER PRIOR TO PLACEMENT.
9. DO NOT SCALE PANEL ELEVATIONS. SEE ARCH DWGS FOR BUILDING DIMENSIONS.
10. SLOPE TOP OF PANELS WHERE REQUIRED PER ARCH DRAWINGS.
11. SEE FOUNDATION PLAN FOR LOCATIONS OF PANELS.
12. UNLESS NOTED OTHERWISE, TILT-UP PANEL ELEVATIONS SHOW PANELS VIEWED FROM INSIDE OF BUILDING LOOKING TOWARDS BUILDING EXTERIOR.
13. EXPOSED CONC PANELS TO HAVE MIX CONTAINING INTEGRAL WATERPROOFING ADMIXTURE PER NOTE 3.15 ON S0.01. NOTE ADMIXTURE IS OKAY TO BE USED IN OTHER PANELS
14. ADD HOIZ BARS EA FACE, INSIDE TYP VERT BARS. ALIGN W/ DRAG EMBED AT GRID 2. BARS COUNT FOR TYP HOIZ IN THIS AREA. ADDITIONAL NOT REQUIRED

ABBREVIATIONS AND SYMBOLS

EF - EACH FACE
FOP-FACE OF PANEL
HK - HOOK
CL - CENTERLINE
PANEL & THICKNESS [X] x"

KEY NOTES

1. #5 VERT EA FACE AT 10" OC & #4 HORIZ EA FACE AT 16" OC FACE INSET FROM VERT.
2. TYP REINF ABOVE AND BELOW OPNG #5 AT 16" OC VERT EA FACE & #4 HORIZ AT 16" OC EA FACE INSET FROM VERT.
3. (2) #4 x 4'-0" DIAG, ONE EA FACE (TYP) AT OPENING CORNERS (AT SMALL NARROW PIER, BEND BAR TO FOLLOW EDGE OF PANEL).
4. NOT USED
5. (2) #5 AT EDGE OF PANEL. (GENERAL REQUIREMENT, IN DOUBLE MAT PIERS DO NOT ADD EXTRA)
6. (2) #5 AT EDGE OF OPENINGS. VERTICAL RUN FULL HEIGHT. HORIZ RUN FULL WIDTH. STD HK IF PIER LESS THAN 30".
7. AT PIERS PROVIDE #3 TIES AT 6" OC. ADJ TO OPENINGS AND FOR 30" ABOVE AND BELOW OPENING, 48" OC. ELSEWHERE AND (1) TOP & BTM OF PIER. SEE PANEL ELEV FOR TIGHTER TIE SPACING WHERE NOTED ON ELEVATION.
8. #5 SLAB DOWELS AT 24" OC. SEE FOUNDATION DETAIL FOR REQ'D OPENINGS (12" HOOK INTO PANEL) 12" 36" (LEG MAY BE UP OR DOWN IN PANEL)
9. #5 SLAB DOWELS (PER NOTE 8) AT 8" OC. AT PIER (3 MIN PER PIER). SEE FOUNDATION DETAIL FOR REQ'D AT OPENING
10. #5 VERT AT 8" OC CL PANEL & #4 HORIZ AT 12" OC
11. #5 VERT EA FACE AT 8" OC & #5 HORIZ EA FACE AT 10" OC FACE INSET FROM VERT.
12. PIER: (2) #5 EACH FACE VERTICAL (4 TOTAL) EQ SPACED
13. PIER: (3) #5 EACH FACE VERTICAL (6 TOTAL) EQ SPACED
14. PIER: (4) #5 EACH FACE VERTICAL (8 TOTAL) EQ SPACED
15. PIER: (5) #5 EA FACE VERTICAL (10 TOTAL) EQ SPACE
16. PIER: (6) #5 EA FACE VERTICAL (12 TOTAL) EQ SPACE
17. PIER: (7) #5 EA FACE VERTICAL (14 TOTAL) EQ SPACE
18. PIER: (8) #5 EA FACE VERTICAL (16 TOTAL) EQ SPACE
19. PIER: (9) #5 EA FACE VERTICAL (18 TOTAL) EQ SPACE
20. PIER: (10) #5 EA FACE VERTICAL (20 TOTAL) EQ SPACE
21. PIER: (11) #5 EA FACE VERTICAL (22 TOTAL) EQ SPACE
22. PIER: (12) #5 EA FACE VERTICAL (24 TOTAL) EQ SPACE
23. PIER: (13) #5 EA FACE VERTICAL (26 TOTAL) EQ SPACE
24. PIER: (14) #5 EA FACE VERTICAL (28 TOTAL) EQ SPACE
25. PIER: (15) #5 EA FACE VERTICAL (30 TOTAL) EQ SPACE
26. PIER: (16) #5 EA FACE VERTICAL (32 TOTAL) EQ SPACE
27. PIER: (17) #5 EA FACE VERTICAL (34 TOTAL) EQ SPACE
28. PIER: (18) #5 EA FACE VERTICAL (36 TOTAL) EQ SPACE
29. PIER (19) #5 EA FACE VERTICAL (38 TOTAL) EQ SPACE
30. PIER (20) #5 EA FACE VERTICAL (40 TOTAL) EQ SPACE

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1201 PACIFIC AVENUE, SUITE 1700
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Project No.

2250125.20

Issue Set & Date:

Permit Set

September 29,2025

BY STRUCTURAL REGISTERED PROFESSIONAL ENGINEER 97589PE OREGON SEPT 14, 2021 ANDREW McEACHERN

EXPIRATION DATE: 12/31/2026

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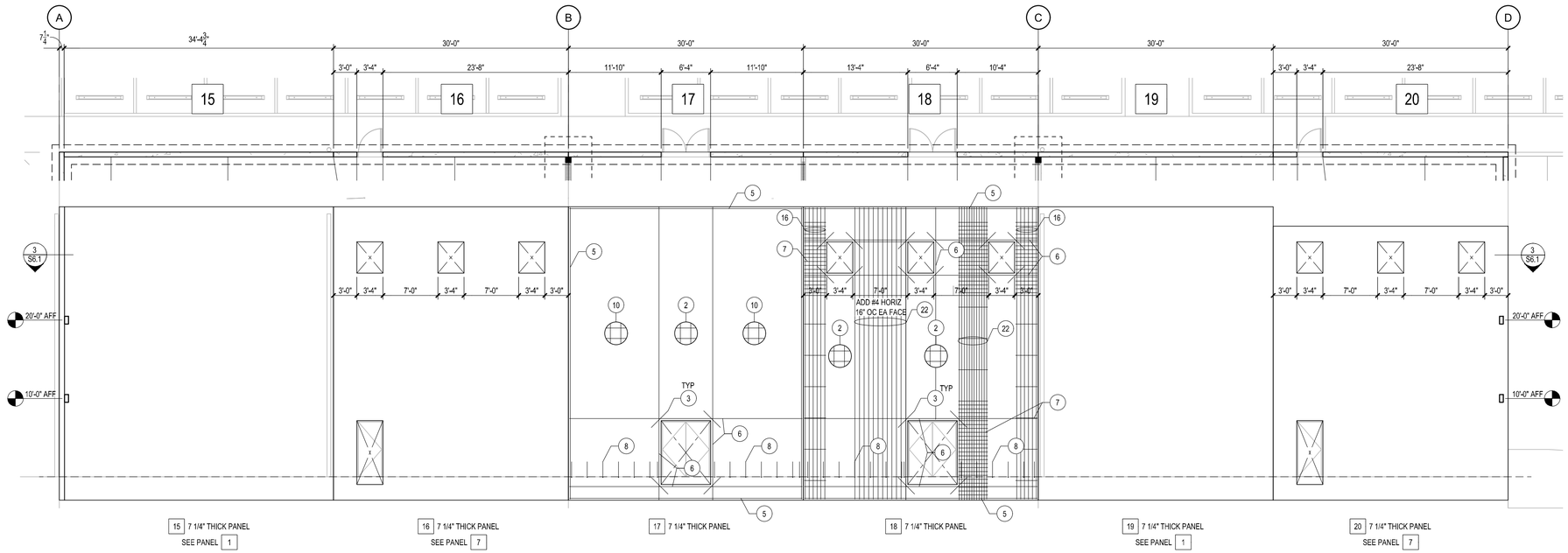
PANEL ELEVATIONS

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LAH	CLR	ADM

Sheet No.

S5.1

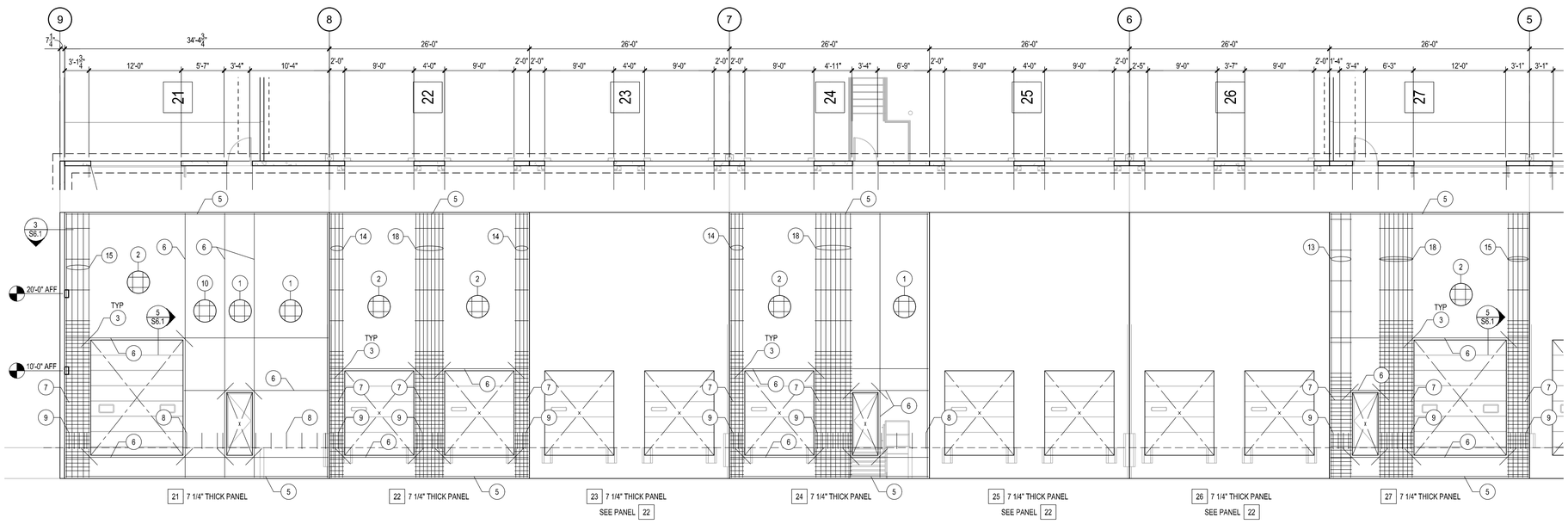
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INTERIOR PANEL

1/8" = 1'-0"

1



INTERIOR PANEL

1/8" = 1'-0"

2

DATE: June 6, 2025 FILENAME: Q:\2025\2250125\20_STR\CAD\BLDG A\2250125S-50-BLDG A.dwg

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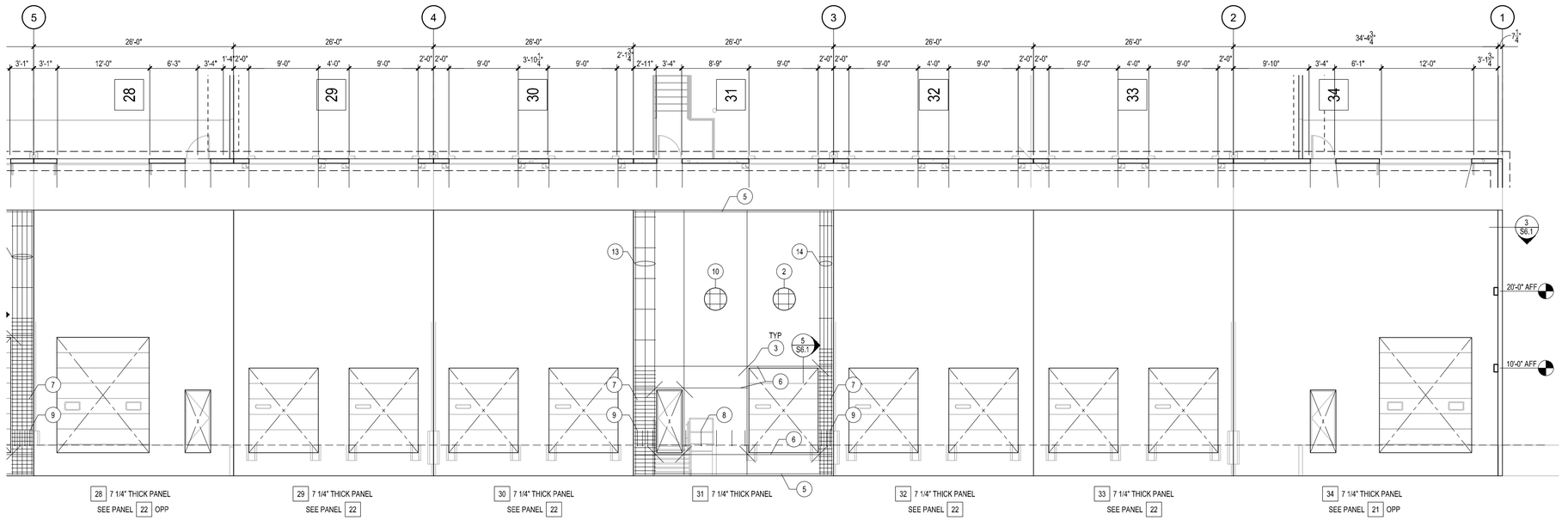
PANEL ELEVATIONS

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Sheet No.

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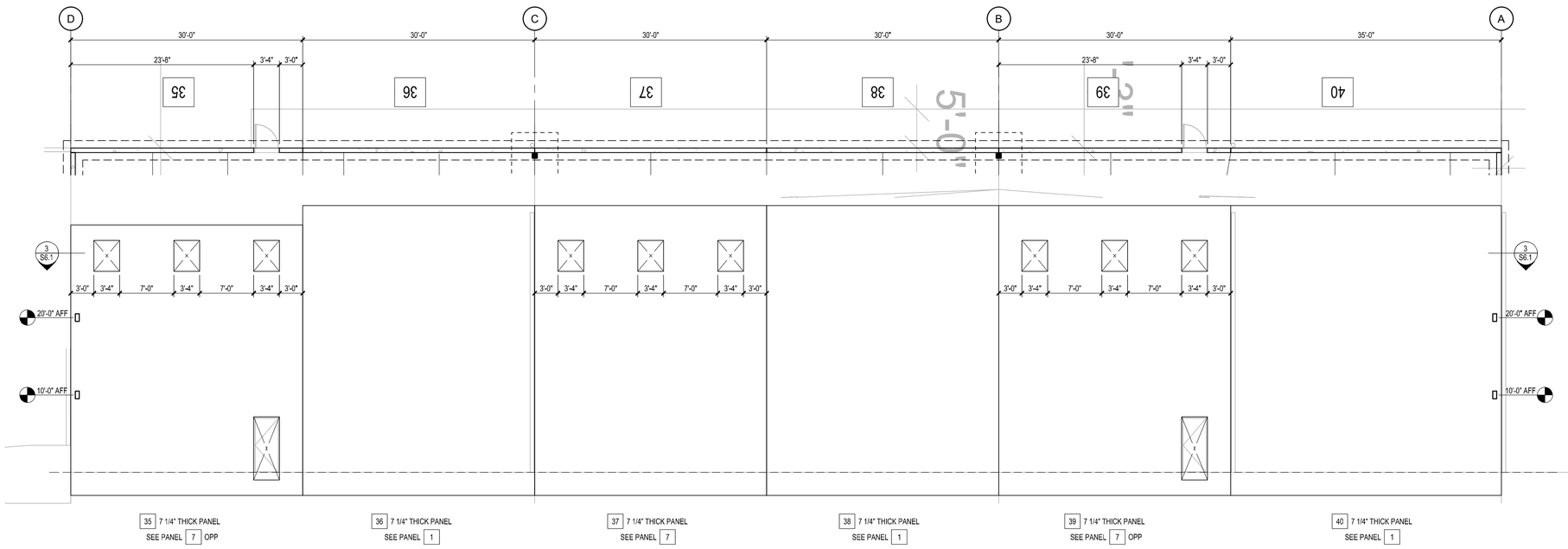
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1



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2

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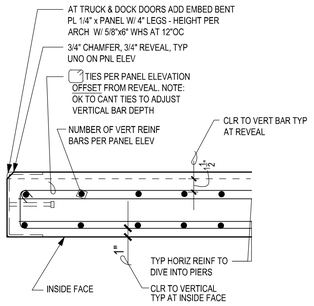
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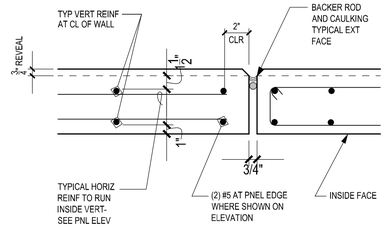
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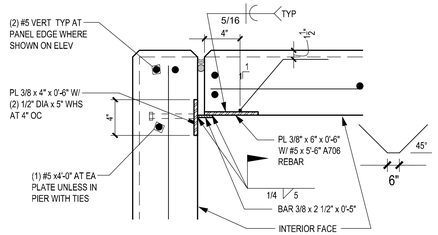
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TYPICAL PIER REBAR PLACEMENT

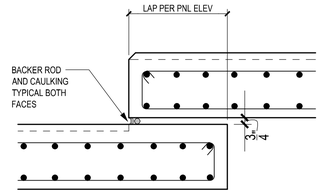


TYPICAL VERTICAL EDGE REINFORCEMENT



TYPICAL OUTSIDE CORNER CONNECTION

(2) MIN PER PANEL EDGE AT CORNERS
(ONCE WELDED, CORNER TILT BRACES MAY BE REMOVED)



TYPICAL PANEL LAP

PLAN VIEW 1

1 1/2" = 1'-0"

PLAN VIEW 2

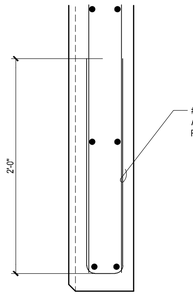
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SECTION 3

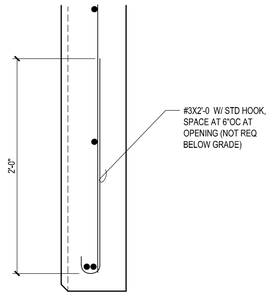
1 1/2" = 1'-0"

PLAN VIEW 4

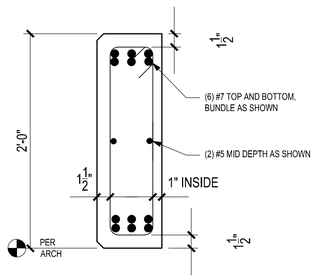
1 1/2" = 1'-0"



TYP PANELS W/ (2) MATS OF REBAR



TYP PANELS W/ SINGLE MAT OF REBAR



TYPICAL TOP AND BOTTOM ALL OPENINGS ABOVE SLAB

(NOT REQ AT TOP OR BOTTOM OF PANEL)

SECTION 5

1 1/2" = 1'-0"

SECTION 6

1 1/2" = 1'-0"

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LAH	CLR	ADM

Sheet No.

S6.1

23 of Sheets

PANATTONI

124TH CORPORATE CENTER BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062

PROJECT TEAM

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TWINSTEPS ARCHITECTURE
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SEATTLE, WA 98101
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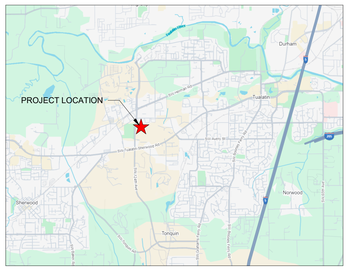
MECHANICAL ENGINEER

FRANKLIN ENGINEERING MECHANICAL CONSULTANT
625 4TH AVE, SUITE 202
KIRKLAND, WA 98033
CONTACT: NATALIE THROWER
EMAIL: natalie@franklineng.com
PHONE NUMBER: (425) 827-3324

PROPERTY OWNER

PDC SEATTLE LPIV BB/TH, LLC
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402
CONTACT: BJORN BRYNESTAD
EMAIL: bjorn@panattoni.com
PHONE NUMBER: (206) 838-1730

VICINITY MAP



LOCATION MAP



PROJECT DESCRIPTION

NEW 128,649 SF CONCRETE TILT-UP INDUSTRIAL BUILDING SHELL.

DEFERRED SUBMITTALS

DEFERRED SUBMITTALS THAT ARE NOT SUBMITTED AT THE TIME OF THE APPLICATION MUST HAVE THE PRIOR APPROVAL OF THE BUILDING OFFICIAL. THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE SHALL LIST THE DEFERRED SUBMITTALS ON THE CONSTRUCTION DOCUMENTS FOR REVIEW BY THE BUILDING OFFICIAL. DOCUMENTS FOR DEFERRED SUBMITTAL ITEMS SHALL BE REVIEWED BY THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE WHO SHALL FORWARD THEM TO THE BUILDING OFFICIAL W/ A NOTIFICATION INDICATING THAT THEY HAVE BEEN REVIEWED & ARE IN GENERAL CONFORMANCE W/ THE DESIGN OF THE BUILDING.

DIVISION 5

- OPEN WEB STEEL ROOF JOISTS & GIRDERS

DIVISION 8

- CURTAIN WALL / STOREFRONT

DIVISION 21

- AUTOMATIC FIRE SPRINKLER SYSTEM
- AUTOMATIC FIRE SPRINKLER SYSTEM SEISMIC RESTRAINTS

DIVISION 22

- PLUMBING EQUIPMENT & PIPING SEISMIC RESTRAINTS

DIVISION 23

- MECHANICAL EQUIPMENT & DUCTWORK SEISMIC RESTRAINTS

DIVISION 26

- ELETRICAL EQUIPMENT SEISMIC RESTRAINTS

DIVISION 28

- FIRE ALARM SYSTEM

FIRE RESISTANCE RATING REQUIREMENTS

FIRE RATING CRITERIA: (PER TABLE 601) III-B

BUILDING ELEMENT	REQUIRED RATING	PROVIDED
PRIMARY STRUCTURAL FRAME	0 HR	0 HR
BEARING WALLS: EXTERIOR	2 HR	2 HR
BEARING WALLS: INTERIOR	0 HR	0 HR
NONBEARING WALLS & PARTITIONS: EXTERIOR (PER TABLE 705.5)	0 HR	0 HR
NONBEARING WALLS & PARTITIONS: INTERIOR	0 HR	0 HR
FLOOR CONSTRUCTION & ASSOCIATED SECONDARY MEMBERS:	0 HR	0 HR
ROOF CONSTRUCTION & ASSOCIATED SECONDARY MEMBERS:	0 HR	0 HR

ENERGY REQUIREMENTS

2021 OREGON EFFICIENCY SPECIALTY CODE AND ASHRAE 90.1

ROOF: R-30 MIN. CONTINUOUS RIGID INSULATION ABOVE ROOF DECK. U=0.032

WALL: CONCRETE, MIN. 6" THICK, NO INSULATION

SLAB ON GRADE: NO INSULATION, F=0.73

DOORS (SWINGING, OPAQUE): INSULATED METAL, U=0.37

DOORS (ROLL-UP, OPAQUE): INSULATED METAL, MIN. R-5, U-0.31

VERTICAL GLAZING (FIXED): METAL FRAME, NFRC CERTIFIED ASSEMBLY, U= 0.65, SHGC=0.38

VERTICAL GLAZING (ENTRANCE DOOR): METAL FRAME, U=0.65, SHGC=0.33

SKYLIGHTS: NFRC CERTIFIED ASSEMBLY, U=0.50, SHGC=0.40, VT=0.50

CODE REVIEW NOTES

JURISDICTION:	CITY OF TUALATIN, OREGON
BUILDING CODES:	2022 OREGON STRUCTURAL SPECIALTY CODE 2023 OREGON ELECTRICAL SPECIALTYCODE 2021 OREGON MECHANICAL CODE 2023 OREGON PLUMBING SPECIALTY CODE 2019 OREGON COMMERCIAL ENERGY CODE 2022 OREGON FIRE CODE 2017 OREGON ACCESSIBILITY CODE
ZONING:	MG - GENERAL MANUFACTURING
APN:	2S127BB00100
SEISMIC DESIGN CATEGORY:	C
OCCUPANCY CLASSIFICATION: (PER CHAP. 3)	S-1
TYPE OF CONSTRUCTION: (PER CHAP. 6)	CONSTRUCTION TYPE
OCCUPANCY SEPARATION: (MIXED USE PER 508)	NO SEPARATION
NUMBER OF STORIES: (PER TABLE 504.4)	1 ALLOWABLE: 4
BUILDING AREA: (PER 506)	128,649 SF ALLOWABLE: UNLIMITED SF (PER 507.2.1)
BUILDING HEIGHT: (PER TABLE 504.3)	38'-0" ALLOWABLE: 75'-0"
BUILDING CLEAR HEIGHT:	32'-0"
FIRE PROTECTION:	AUTOMATIC SPRINKLER SYSTEM (ESFR)

INTERIOR WALL & CEILING FINISHES: (PER TABLE 803.13)

GROUP S-1:

INTERIOR EXIT STAIRWAYS & RAMPS & EXIT PASSAGEWAYS	C
CORRIDORS & ENCLOSURE FOR EXIT ACCESS STAIRWAYS & RAMPS	C
ROOMS & ENCLOSED SPACES	C

INTERIOR FLOOR FINISHES: (PER 804)

GROUP S-1: CLASS II

SITE ANALYSIS:	REFER SITE PLAN
EXIT TRAVEL:	REFER CODE & LIFE SAFETY PLANS
OCCUPANT LOAD:	REFER CODE & LIFE SAFETY PLANS
PLUMBING FIXTURE COUNT:	REFER CODE & LIFE SAFETY PLANS
FIRE EXTINGUISHERS:	REFER CODE & LIFE SAFETY PLANS
SPECIAL INSPECTIONS:	THE OWNER SHALL PROVIDE AN INDEPENDENT TESTING AGENCY FOR THE SPECIAL INSPECTIONS PROVISIONS AS REQUIRED BY APPLICABLE CODE & AS OUTLINED IN THE PROJECT DOCUMENTS

SHEET INDEX

ISSUED: o ISSUED & REVISED: •

SHEET NUMBER	SHEET NAME	9/29/25 - PERMIT
GENERAL		
G000	COVER SHEET	o
G001	GENERAL INFORMATION	o
G110	CODE & LIFE SAFETY	o
ARCHITECTURAL SITE		
AS100	ARCHITECTURAL SITE - OVERALL PLAN	o
AS400	ARCHITECTURAL SITE - ENLARGED PLANS	o
AS450	ARCHITECTURAL SITE - VERTICAL CIRCULATION	o
AS500	ARCHITECTURAL SITE - DETAILS	o
ARCHITECTURAL		
A110.1	OVERALL - ANNOTATION PLAN	o
A111.2	AREA 11 - DIMENSION PLAN	o
A112.2	AREA 12 - DIMENSION PLAN	o
A190.1	ROOF PLAN	o
A200	BUILDING ELEVATIONS	o
A250	BUILDING ELEVATIONS - ENLARGED	o
A350	WALL SECTIONS	o
A351	WALL SECTIONS	o
A500	WALL TYPES	o
A540	PLAN & SECTION DETAILS	o
A550	ROOF DETAILS	o
A551	ROOF DETAILS	o
A600	DOOR SCHEDULE & ELEVATIONS	o
A610	DOOR & FRAME DETAILS	o
A620	GLAZING ELEVATIONS	o
STRUCTURAL		
S0.1	STRUCTURAL NOTES	o
S0.2	STRUCTURAL NOTES	o
S0.3	TESTING AND INSPECITON NOTES	o
S0.4	TESTING AND INSPECITON NOTES	o
S0.5	TYPICAL DETAILS	o
S0.6	TYPICAL DETAILS	o
S0.7	TYPICAL DETAILS	o
S1.0	OVERALL FOUNDATION PLAN	o
S1.1	FOUNDATION PLAN - WEST	o
S1.2	FOUNDATION PLAN - EAST	o
S2.0	OVERALL ROOF FRAMING PLAN	o
S2.1	ROOF FRAMING PLAN - WEST	o
S2.2	ROOF FRAMING PLAN - EAST	o
S2.3	BUILDING WIND LOAD DIAPHRAM	o
S3.1	FOUNDATION DETAILS	o
S3.2	FOUNDATION DETAILS	o
S3.3	FOUNDATION DETAILS	o
S4.1	ROOF FRAMING DETAILS	o
S4.2	ROOF FRAMING DETAILS	o
S4.3	ROOF FRAMING DETAILS	o
S4.4	ROOF FRAMING DETAILS	o
S4.5	ROOF FRAMING DETAILS	o
S4.6	ROOF FRAMING DETAILS	o
S5.1	PANEL ELEVATIONS	o
S5.2	PANEL ELEVATIONS	o
S5.3	PANEL ELEVATIONS	o
S5.4	PANEL ELEVATIONS	o
S5.5	PANEL ELEVATIONS	o
S5.6	PANEL ELEVATIONS	o
S6.1	PANEL DETAILS	o

TWINSTEPS ARCHITECTURE
DENVER | IRVINE | LOS ANGELES | SAN JOSE | SEATTLE
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THESE DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF TWINSTEPS AND SHALL NOT BE USED FOR ANY OTHER WORK EXCEPT BY AGREEMENT WITH TWINSTEPS.

REGISTERED ARCHITECT
GAYLE SMITH
14270
IRVINE, CA
STATE OF OREGON

PANATTONI
124TH CORPORATE CENTER
BUILDING B
20010 SW 124TH AVE
TUALATIN, OR 97062
ISSUED FOR PERMIT

REV	DATE	REMARKS

PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

COVER SHEET

DATE: 9/29/25
JOB NO.: 25-072

G000

10/1/2025 7:34:30 AM

SYMBOLS

REFER INDIVIDUAL SHEETS FOR ADDITIONAL SYMBOL INFORMATION.

ROOM NAME
101
150 SF — ROOM TAG

ROOM NAME
101
FINISH .W
FINISH .B
FINISH .F — ROOM FINISH TAG

ROOM NAME
101
450 SF | B
150 | 3 — ROOM OCCUPANCY TAG

A201 / A5 — BUILDING ELEVATION

A401 / A5 — INTERIOR ELEVATION

A3
A1 A401 A5
B1 — MULTI-VIEW INTERIOR ELEVATION

A5 / A301 — BUILDING SECTION

A5 / A301 — BUILDING SECTION

A5 / A351 — WALL SECTION

A5 / A451 — STAIR SECTION

A5 / A551 — DETAIL REFERENCE

A5 / A551 — DETAIL REFERENCE

101 — DOOR TAG

101
RW: 25.4"
AW: 34.0" — DOOR OCCUPANT LOAD TAG

ACT-1
14'-0" — CEILING TAG

254
30 23
34 — CASEWORK TAG

CW-01 — WINDOW TAG

NAME
EQ-01 — EQUIPMENT TAG W/ NAME

GB-01 — EQUIPMENT / PLUMBING FIXTURE TAG

CPT-1 — MATERIAL TAG

1400.0 — KEYNOTE TAG

15 — OCCUPANCY LOAD TAG

3 X 0
X 0 X — WALL TYPE TAG

1 — REVISION TAG

REVISION CLOUD

A5 DRAWING TITLE
SCALE: 1/8" = 1'-0" — DRAWING TITLE

FLOORING TRANSITION SYMBOL

D.B. X'-X"
SPOT ELEVATION

X'-X"
SPOT ELEVATION

MATCHLINE

PLAN NORTH — PLAN NORTH ARROW

A — GLAZING TYPE TAG

1
A — COLUMN GRIDS

101 — SIGNAGE TAG

L9 — LIGHT FIXTURE TAG

ABBREVIATIONS

&	AND	EA	EACH	LAB	LABORATORY	SALV	SALVAGED
@	AT	E.B.	EXPANSION BOLT	LAM	LAMINATE	SCHED	SCHEDULED
℄	CENTERLINE	E.J.	EXPANSION JOINT	LAV	LAVATORY	S.D.	SMOKE DETECTOR
		ELEC	ELECTRICAL	LKR	LOCKER	SECT	SECTON
A.B.	ANCHOR BOLT	ELEV	ELEVATION / ELEVATOR	LTG	LIGHTING	S.F.	SQUARE FOOT
ACOUS	ACOUSTICAL	EMER	EMERGENCY			SHWR	SHOWER
A.C.T.	ACOUSTICAL CEILING TILE	ENCL	ENCLOSURE	MAS	MASONRY		
A.D.	AREA DRAIN	ENGR	ENGINEER	MAT	MATERIAL	SHT	SHEET
ADJ	ADJUSTABLE	E.P.	ELECTRICAL PANELBOARD	MAX	MAXIMUM	SIM	SIMILAR
A.F.F.	ABOVE FINISH FLOOR	EQ	EQUAL	M.B.	MACHINE BOLT	SPEC	SPECIFICATION
A.F.G.	ABOVE FINISH GRADE	EQUIP	EQUIPMENT	M.C.	MEDICINE CABINET	SQ	SQUARE
AGGR	AGGREGATE	E.W.C.	ELECTRIC WATER COOLER	MDF	MEDIUM DENSITY FIBERBOARD	S.T.C.	SOUND TRANSMISSION CLASS
AL / ALUM	ALUMINUM	EXIST	EXISTING	MECH	MECHANICAL	S.S.	STAINLESS STEEL
ALT	ALTERNATE	EXPO	EXPOSED	MEMB	MEMBRANE	S.SK.	SERVICE SINK
A.P.	ACCESS PANEL	EXP	EXPANSION	MFR	MANUFACTURER	STA.	STATION
APPROX	APPROXIMATE	EXT	EXTERIOR	MH	MANHOLE	STD	STANDARD
ARCH	ARCHITECTURAL			MIN	MINIMUM	STL	STEEL
ASPH	ASPHALT	F.A.	FIRE ALARM	MIR	MIRROR	STOR	STORAGE
		F.D.	FLOOR DRAIN	MISC	MISCELLANEOUS	STRUCT	STRUCTURAL
B/ / BOT	BOTTOM	FDN	FOUNDATION	M.O.	MASONRY OPENING	SUSP	SUSPENDED
B.B.	BULLETIN BOARD	F.E.	FIRE EXTINGUISHER	MTD	MOUNTED	SYM	SYMETRICAL
BD	BOARD	F.E.C.	FIRE EXTINGUISHER CABINET	MTL	METAL		
BITUM	BITUMINOUS	F.F.	FINISH FLOOR	MUL	MULLION	T	TREAD
BKG	BACKING	F.G.	FINISH GRADE			T/	TOP
BLDG	BUILDING	F.H.C.	FIRE HOSE CABINET	N.I.C.	NOT IN CONTRACT	T&B	TOP & BOTTOM
BLK	BLOCK	FIN	FINISH	NO. / #	NUMBER	T&G	TONGUE & GROOVE
BLKG	BLOCKING	FIXT	FIXTURE	NOM	NOMINAL	T.B.C	TOP BACK OF CURB
BM	BEAM	FLR	FLOOR	N.T.S.	NOT TO SCALE	T.B.D.	TO BE DETERMINED
B.O.	BOTTOM OF	FLASH	FLASHING			TEL	TELEPHONE
BR	BRICK	FLUOR	FLUORESCENT	O.A.	OVERALL	TEMP	TEMPORARY/TEMPERED
BRG	BEARING	F.O.C.	FACE OF CONCRETE	O.C.	ON CENTER	TER	TERRAZZO
		F.O.F.	FACE OF FINISH	O.D.	OUTSIDE DIAMETER	THK	THICK
CAB	CABINET	F.O.S.	FACE OF STUDS	OH	OVERHEAD	THRES	THRESHOLD
C.B.	CATCH BASIN	F.R.P.	FIBER REINFORCED PANEL	OPNG	OPENING	THRU	THROUGH
CEM	CEMENT	FRPF	FIREPROOF	OPP	OPPOSITE / OPPOSITE HAND	TOP	TOP OF
CER	CERAMIC	F.R.T.	FIRE RETARDANT TREATED			T.O.C.	TOP OF CONCRETE
C.G.	CORNER GUARD	FT	FOOT OR FEET	P.A.D.	POWDER ACTUATED DEVICE	T.O.PV.	TOP OF PAVEMENT
C.J.	CONTROL JOINT	FTG	FOOTING	PARTN	PARTITION	T.O.S.	TOP OF STEEL
CLG	CEILING			P.C.C.	PRE-CAST CONCRETE	T.O.W.	TOP OF WALL
CLKG	CALKING	GA	GAUGE	PL	PLATE / PROPERTY LINE	T.S.	TUBE STEEL
CLO	CLOSET	GALV	GALVANIZED	P.LAM	PLASTIC LAMINATE	TV	TELEVISION
CLR	CLEAR	G.B.	GRAB BAR	PLAS	PLASTER	TYP	TYPICAL
C.M.U.	CONCRETE MASONRY UNIT	G.C.	GENERAL CONTRACTOR	PLWD	PLYWOOD		
C.O.	CASED OPENING	GL	GLASS	PNL	PANEL	UNF	UNFINISHED
COL	COLUMN	GND	GROUND	PNT	PAINT	U.O.N.	UNLESS OTHERWISE NOTED
CONC	CONCRETE	GR	GRADE	PORC	PORCELAIN	UR	URINAL
CONN	CONNECTION	GYP	GYPSUM	PREFIN	PREFINISHED		
CONST	CONSTRUCTION			PR	PAIR	VAR	VARIES
CONT	CONTINUOUS	H / HGT	HEIGHT	P.T.	PRESSURE TREATED	V.C.T.	VINYL COMPOSITION TILE
CORR	CORRIDOR	H.B.	HOSE BIBB			VERT	VERTICAL
CPT	CARPET	H.C.	HOLLOW CORE	Q.T.	QUARRY TILE	VEST	VESTIBULE
CNTR	COUNTER	HD	HEAD	QTY	QUANTITY	V.I.F.	VERIFY IN FIELD
C.T.	CERAMIC TILE	HDWD	HARDWOOD			V.W.C.	VINYL WALL COVERING
CTR	CENTER	HDWE	HARDWARE	R	RISER		
		H.M.	HOLLOW METAL	RAD	RADIUS	W	WIDTH
D.B.	DECK BEARING	HORIZ	HORIZONTAL	R.C.P.	REFLECTED CEILING PLAN	W/	WITH
DBL	DOUBLE	HR	HOUR	R.D.	ROOF DRAIN	W.C.	WATER CLOSET
DEMO	DEMOLITION			REC	RECESSED	WD	WOOD
DEPT	DEPARTMENT	I.D.	INSIDE DIAMETER (DIM.)	REFER	REFERENCE	W.O.	WHERE OCCURS
DET / DTL	DETAIL	IN	INCH	REFR	REFRIGERATOR	W/O	WITHOUT
D.F.	DRINKING FOUNTAIN	INFO	INFORMATION	REINF	REINFORCED	WP	WATERPROOF
DIA / Ø	DIAMETER	INSUL	INSULATION	REQ	REQUIRED	WSCT	WAINSCOT
DIM	DIMENSION	INT	INTERIOR	RESIL	RESILIENT	WT	WEIGHT
DISP	DISPENSER	INTER	INTERMEDIATE	REV	REVISION	W.R.	WATER RESISTANT
DN	DOWN			RM	ROOM		
D.O.	DOOR OPENING	JAN	JANITOR	R.O.	ROUGH OPENING		
DR	DOOR	JST	JOIST	R.T.U.	ROOF TOP UNIT		
DS	DOWNSPOUT	JT	JOINT	RUB	RUBBER		
D.S.P.	DRY STANDPIPE			R.W.L.	RAIN WATER LEADER		
DWG	DRAWING	KIT	KITCHEN				

GENERAL NOTES

1. THIS PROJECT & ALL WORK ASSOCIATED W/ THE PROJECT SHALL CONFORM TO FEDERAL, STATE, & LOCAL CODES, REGULATIONS, ORDINANCES, & ACCESSIBILITY REQUIREMENTS OF THE AUTHORITY HAVING JURISDICTION (AHJ).
2. THE TERM ARCHITECT OR DESIGNER AS USED IN THESE DOCUMENTS SHALL REFER TO TWINSTEPS ARCHITECTURE.
3. THE DRAWINGS ARE NOT TO BE SCALED. USE WRITTEN DIMENSIONS ONLY. ALL DIMENSIONS ARE TO BE FIELD VERIFIED. FOR INFORMATION CONCERNING EXISTING CONDITIONS, ETC., VERIFICATION MUST BE DONE IN THE FIELD. SUBMIT DISCREPANCIES TO ARCHITECT. LARGER DETAIL DRAWINGS TAKE PRECEDENCE OVER SMALLER SCALE DRAWINGS.
4. THE ARCHITECT SHALL NOT HAVE CONTROL OR CHARGE OF & SHALL NOT BE RESPONSIBLE FOR MEANS, METHODS, TECHNIQUES, SEQUENCE ON PROCEDURE, OR FOR SAFETY PRECAUTIONS & PROGRAMS IN CONNECTION W/ THE WORK. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL MEASURES RELATED TO CONSTRUCTION OF THE PROJECT.
5. THE INTENT OF THE DRAWINGS & SPECIFICATIONS IS TO DESCRIBE THE LABOR, MATERIALS, & SERVICES NECESSARY FOR THE COMPLETION OF ALL THE WORK SHOWN, DESCRIBED, OR REASONABLY IMPLIED, BUT NOT LIMITED TO THAT EXPLICITLY INDICATED ON THE CONTRACT DOCUMENTS.
6. CONTRACTOR SHALL MAINTAIN RECORD DOCUMENTS OF CONSTRUCTION CHANGES (AS-BUILT DRAWINGS) & SHALL PROVIDE SAID DOCUMENTATION TO THE OWNER & ARCHITECT UPON COMPLETION OF CONSTRUCTION.
7. CONTRACTORS & SUBCONTRACTORS BIDDING THIS PROJECT SHALL BE RESPONSIBLE FOR THE INFORMATION CONTAINED IN ANY & ALL DRAWINGS & SPECIFICATIONS.
8. THE GENERAL CONTRACTOR & ALL SUBCONTRACTORS ARE RESPONSIBLE FOR EXAMINING THE CONTRACT DOCUMENTS, FIELD CONDITIONS, & CONFIRMING THAT WORK IS BUILDABLE AS SHOWN BEFORE PROCEEDING W/ CONSTRUCTION. IF THERE ARE ANY QUESTIONS REGARDING THESE OR OTHER COORDINATION ITEMS, THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING CLARIFICATION FROM THE ARCHITECT BEFORE PROCEEDING W/ WORK IN QUESTION OR RELATED WORK.
9. CONTRACTOR SHALL COMPLY W/ REQUIRED SPECIAL INSPECTIONS AS NOTED ON DRAWINGS & IS RESPONSIBLE FOR COORDINATING W/ OWNER RETAINED SPECIAL INSPECTION AGENCY.
10. PROVIDE CONTINUOUS INSPECTIONS AS SET FORTH IN THE STATE & LOCAL CODES & PER THE CONTRACT DOCUMENTS AS NEEDED.
11. ALL WORK NOTED "N.I.C." OR "NOT IN CONTRACT" IS TO BE ACCOMPLISHED BY A PARTY OTHER THAN THE GENERAL CONTRACTOR & IS NOT TO BE PART OF THE CONSTRUCTION AGREEMENT. THE GENERAL CONTRACTOR SHALL COORDINATE W/ "OTHERS" PER THE REQUIREMENTS ESTABLISHED BY THE OWNER & TENANT.
12. THE GENERAL CONTRACTOR IS SOLELY RESPONSIBLE FOR COORDINATING W/ ALL SUBCONTRACTORS PER REQUIREMENTS ESTABLISHED BY THE OWNER, TENANT, OR BOTH WHICH ARE UNDER SEPARATE CONTRACT W/ OWNER, TENANT, OR BOTH.
13. SHORING, TEMPORARY SUPPORTS, & SAFETY OF ERECTION BRACING DURING DEMOLITION &/OR CONSTRUCTION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR & HAS NOT BEEN CONSIDERED BY THE STRUCTURAL ENGINEER OR ARCHITECT.
14. THE STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, & OTHER DRAWINGS & PROJECT SPECIFICATIONS ARE SUPPLEMENTARY TO THE ARCHITECTURAL CONSTRUCTION DRAWINGS. ANY DISCREPANCIES BETWEEN THESE DOCUMENTS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR CLARIFICATION.
15. INSTALL ALL MANUFACTURED ITEMS, MATERIALS, & EQUIPMENT IN STRICT ACCORDANCE W/ THE MANUFACTURERS' WRITTEN RECOMMENDATIONS UNLESS OTHERWISE NOTED.
16. ANY WORK INSTALLED IN CONFLICT W/ THE CONSTRUCTION DOCUMENTS, W/O PRIOR APPROVAL OF THE OWNER & ARCHITECT SHALL BE CORRECTED AT THE CONTRACTOR'S EXPENSE.
17. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED BUILDING PERMITS PRIOR TO STARTING CONSTRUCTION.
18. PRIOR TO THE ISSUANCE OF A BUILDING PERMIT, THE APPLICANT SHALL HAVE EVIDENCE OF CURRENT WORKMAN'S COMPENSATION INSURANCE COVERAGE ON FILE W/ THE STATE'S INDUSTRIAL DEPARTMENT.
19. THE GENERAL CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY OF ANY SPECIFIED MATERIALS OR EQUIPMENT WHICH ARE EITHER UNAVAILABLE OR THAT WILL CAUSE A DELAY IN CONSTRUCTION COMPLETION SCHEDULE. THE CONTRACTOR SHALL SUBMIT CONFIRMATIONS OF DELIVERY DATES FOR ORDERS OF MATERIALS & EQUIPMENT HAVING LONG LEAD TIMES.
20. ALL REQUESTS FOR SUBSTITUTIONS OF ITEMS SHALL BE SUBMITTED IN WRITING TO THE ARCHITECT DURING THE BIDDING PROCESS. SUBSTITUTIONS SHALL BE OF EQUAL QUALITY.
21. THE ARCHITECT'S REVIEW OF SUBMITTALS SHALL NOT RELIEVE THE GENERAL CONTRACTOR OR SUBCONTRACTOR FROM THE RESPONSIBILITY FOR DEVIATIONS FROM THE DRAWINGS & SPECIFICATIONS NOR DOES IT RELIEVE THE THEM FROM THE RESPONSIBILITY FOR ERRORS OF ANY SORT IN SUBMITTALS.
22. PRIOR TO THE ISSUANCE OF FINAL CERTIFICATE OF OCCUPANCY FOR THE PROJECT, THE GENERAL CONTRACTOR SHALL SUBMIT A SIGNED CERTIFICATE TO THE DEPARTMENT OF BUILDING & SAFETY STATING THAT ALL WORK HAS BEEN PERFORMED & MATERIALS INSTALLED ACCORDING TO THE PLANS & SPECIFICATIONS AFFECTING NON-RESIDENTIAL ENERGY.
23. UPON COMPLETION OF PROJECT, OBTAIN ALL FINAL INSPECTIONS AS REQUIRED BY AUTHORITY HAVING JURISDICTION (AHJ) & FURNISH OWNER &/OR TENANT W/ EVIDENCE OF ALL SUCH INSPECTIONS & CERTIFICATES OF OCCUPANCY.
24. WHERE EXISTING TENANTS ARE ADJACENT TO THE JOB SITE, THE CONTRACTOR SHALL MINIMIZE THE CONSTRUCTION NOISE. EXTREME CONSTRUCTION NOISE SHALL OCCUR ON NON-TYPICAL BUSINESS HOURS. CONTRACTOR SHALL NOTIFY THE BUILDING REPRESENTATIVE OF SPECIAL CIRCUMSTANCES PRIOR TO WORK.
25. THE CONTRACTOR, AT OWN EXPENSE, SHALL KEEP THE PROJECT & SURROUNDING AREAS FREE FROM DUST & DEBRIS. PROVIDE A DUMPSTER AT A LOCATION TO BE DETERMINED, FOR REMOVAL OF ALL DEMOLISHED MATERIALS & ALL CONSTRUCTION DEBRIS. SUBCONTRACTORS SHALL REMOVE THEIR DEBRIS & WASTE MATERIALS FROM THE BUILDING AREA DAILY & DEPOSIT IT IN THE DUMPSTER. ALL CONTAINERS OF PAINT, ADHESIVE, ASPHALT SOLVENTS, OILS, &/OR HAZARDOUS MATERIALS SHALL BE REMOVED FROM THE SITE BY THE CONTRACTOR RESPONSIBLE FOR SAID CONTAINERS. THE WORK SHALL BE IN CONFORMANCE W/ THE AIR & WATER POLLUTION CONTROL STANDARDS & REGULATIONS OF THE STATE DEPARTMENT OF HEALTH.
26. CONSTRUCTION WASTE & DEBRIS SHALL BE DEPOSITED AT AN APPROPRIATE DISPOSAL SITE.
27. NO HAZARDOUS MATERIALS SHALL BE STORED WITHIN THE BUILDING THAT DO NOT COMPLY W/ THE LOCAL FIRE AUTHORITY & STATE & LOCAL REQUIREMENTS.
28. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE GENERAL CLEANING OF THE JOB SITE AFTER COMPLETION.
29. THE CONTRACTOR SHALL BE PROVIDE PEDESTRIAN PROTECTION AS REQUIRED PER STATE & LOCAL CODES.
30. IF TRENCHES OR EXCAVATION EXCEEDING 60" IN DEPTH ARE REQUIRED, OBTAIN A PERMIT FROM THE AUTHORITY HAVING JURISDICTION (AHJ).
31. THE CONTRACTOR IS RESPONSIBLE FOR BLOCKING OFF SUPPLY & RETURN AIR DIFFUSERS & DUCTWORK TO KEEP DUST FROM ENTERING INTO THE BUILDING DISTRIBUTION SYSTEM.
32. ALL CONSTRUCTION & DEMOLITION SHALL BE DONE IN ACCORDANCE W/ STATE & LOCAL CODES.
33. WHERE MECHANICAL, ELECTRICAL, OR PLUMBING ELEMENTS PENETRATE A FOOTING, SLAB, WALL, CEILING, ETC., IT IS REQUIRED THAT AN APPROPRIATELY SIZED OPENING OR CLEARANCE IS FURNISHED. CONTRACTOR SHALL COORDINATE THE INSTALLATION OF ALL ELEMENTS W/ THE CONSTRUCTION DOCUMENTS PRIOR TO THE INSTALLATION. ANY CONFLICT W/ THE CONSTRUCTION DOCUMENTS SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION IMMEDIATELY.
34. THE CONTRACTOR SHALL PROVIDE ACCESS DOORS IN PARTITIONS & CEILINGS AT ALL LOCATIONS REQUIRED. ACCESS DOORS SHALL MAINTAIN FIRE RATING OF WALL. COORDINATE ALL LOCATIONS NOT SHOWN ON DRAWINGS W/ ARCHITECT PRIOR TO LOCATING IN THE FIELD BY SUBMITTING A PLAN OF PROPOSED LOCATIONS.
35. ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES SHALL BE IN COMPLIANCE W/ U.L. TESTED ASSEMBLIES & MAINTAIN FIRE RATING.
36. INTERIOR PARTITIONS & CEILINGS SHALL BE INSTALLED IN ACCORDANCE W/ STATE & LOCAL CODES, INCLUDING REQUIREMENTS FOR FLAME SPREAD & SMOKE DENSITY RATINGS FOR FINISH MATERIALS.
37. ALL NEW CONSTRUCTION MATERIALS SHALL BE 100% ASBESTOS FREE.
38. ALL INSPECTIONS SHALL BE SCHEDULED & PASSED PRIOR TO WORK CONTINUING TO THE NEXT PHASE.
39. NO ROOF TOP EQUIPMENT SHALL BE VISIBLE FROM THE GROUND.
40. MAINTAIN 4'-0" MINIMUM WALKWAY ALONG THE SIDEWALK IN THE PUBLIC RIGHT OF WAY.
41. PEDESTRIAN PROTECTION, FENCES, RAILINGS, CANOPIES, ETC. SHALL BE PROVIDED ALONG THE PUBLIC RIGHT OF WAY IN ACCORDANCE W/ STATE & LOCAL CODES.
42. TEMPORARY TOILET FACILITIES SHALL BE ON SITE DURING THE DURATION OF CONSTRUCTION & AVAILABLE AT ALL TIMES.
43. CONTRACTOR SHALL NOT SCALE, DERIVE, OR REQUEST DIMENSIONS FROM THE STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, OR CIVIL ENGINEER(S) FOR ANY ELEMENTS ON THE DOCUMENTS. ALL DIMENSIONS SHALL BE REQUESTED OF THE ARCHITECT IN WRITING THROUGH A REQUEST FOR INFORMATION (RFI) REQUEST. FAILURE TO ADHERE TO THIS PROCESS WILL RESULT IN THE DENIAL OF CHANGE ORDERS.
44. CONTRACTOR SHALL COORDINATE W/ THE OWNER &/OR TENANT VENDORS REGARDING SCHEDULING & SEQUENCING OF WORK.
45. THE CONSTRUCTION DOCUMENTS ARE SUPPLIED TO ILLUSTRATE THE DESIGN & GENERAL TYPE OF CONSTRUCTION DESIRED & ARE INTENDED TO IMPLY THE FINEST QUALITY OF CONSTRUCTION MATERIAL & WORKMANSHIP THROUGHOUT.
46. PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION, CONTRACTOR SHALL VERIFY EXISTENCE & LOCATION OF ALL EXISTING ABOVE & BELOW GRADE UTILITIES, INCLUDING SANITARY SEWER, STORM SEWER, WATER, GAS, ELECTRICAL, TELEPHONE, ETC. ANY DISCREPANCIES IN UTILITY LOCATIONS SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ARCHITECT.
47. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL BUILDING DIMENSIONS PRIOR TO BEGINNING CONSTRUCTION & SHALL IMMEDIATELY NOTIFY THE ARCHITECT OF ANY VARIANCE OR DISCREPANCY AFFECTING NEW CONSTRUCTION PRIOR TO PROCEEDING W/ WORK.
48. CONTRACTOR TO PROVIDE BLOCKING BEHIND ALL CABINETS, COAT HOOKS, TV LOCATIONS AS WELL AS ALL WALL MOUNTED ACCESSORIES, INCLUDING TOILET ROOM ACCESSORIES, TOILET ROOM PARTITIONS, ETC.
49. ISOLATE DISSIMILAR METALS BY MEANS OF HEAVY BITUMINOUS COATING, APPROVED PAINT, ADHERE POLYETHYLENE SHEET OR OTHER MEANS APPROVED BY THE ARCHITECT. PRIME & PAINT ALL STEEL LINTELS, HANDRAILS, & ANY OTHER INTERIOR OR EXTERIOR EXPOSED FERROUS METAL SURFACES NOT OTHERWISE INDICATED TO BE COATED OR PAINTED.
50. ALL JOINTS BETWEEN DISSIMILAR MATERIALS SHALL BE SEALED.
51. MATERIALS EXPOSED WITHIN PLENUMS ARE REQUIRED TO BE NONCOMBUSTIBLE OR SHALL HAVE A FLAME SPREAD INDEX OF NOT MORE THAN 25 & A SMOKE DEVELOPED INDEX OF NOT MORE THAN 50 AS DETERMINED IN ACCORDANCE W/ ASTM E 84 EXCEPT FOR TESTED & LABELED WIRING, FIRE SPRINKLER PIPING, PNEUMATIC TUBING, & ELECTRICAL EQUIPMENT.
52. SIGNAGE CLEARLY STATING THAT SMOKING IS PROHIBITED SHALL BE CONSPICUOUSLY POSTED BY THE CONTRACTOR AT EACH ENTRANCE OR IN A POSITION CLEARLY VISIBLE UPON ENTRY INTO THE BUILDING. ACCEPTABLE SIGNS SHALL DISPLAY EITHER "NO SMOKING" OR THE INTERNATIONAL "NO SMOKING" SYMBOL (CONSISTING OF A PICTORIAL REPRESENTATION OF A BURNING CIGARETTE ENCLOSED IN A RED CIRCLE W/ A RED BAR ACROSS IT).
53. ALL SIGNAGE, EXCEPT FOR CODE MINIMUM SIGNAGE AS DEFINED BY THE AUTHORITY HAVING JURISDICTION (AHJ), SHALL BE PROVIDED BY OWNER UNLESS OTHERWISE NOTED IN DOCUMENTS.
54. EXTERIOR SIGNS, LOCATIONS, NUMBER, & SIZE ARE NOT APPROVED UNDER THIS BUILDING PERMIT. OBTAIN A SEPARATE PERMIT FOR EACH SIGN TO BE PROVIDED.
55. ALL JOINTS IN EXTERIOR SHEATHING SHALL BE SEALED W/ MANUFACTURER'S RECOMMENDED TAPE OR SEALANT.
56. WHERE THERE IS AN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACE, FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS & SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY & PERMANENTLY IDENTIFIED W/ SIGNS OR STENCILING IN THE CONCEALED SPACE.

    SUCH IDENTIFICATION SHALL:
    a. BE LOCATED WITHIN 15 FEET OF END OF EACH WALL & AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE WALL OR PARTITION
    b. INCLUDE LETTERING NOT LESS THAN 3 INCHES IN HEIGHT W/ A MINIMUM 3/8" STROKE IN CONTRASTING COLOR INCORPORATING THE SUGGESTED WORDING, "FIRE AND/OR SMOKE BARRIER - PROTECT ALL OPENINGS" OR OTHER WORDING.

FIRE AUTHORITY NOTES

1. FINAL INSPECTION BY THE FIRE DEPARTMENT IS REQUIRED - SCHEDULE (72) HOURS IN ADVANCE.
2. THE PROJECT ADDRESS SHALL BE PROVIDED IN A POSITION AS TO BE PLAINLY VISIBLE & LEGIBLE FROM THE STREET FRONT THE PROPERTY PER LOCAL FIRE DEPARTMENT STANDARDS.
3. AN UNOBSTRUCTED ALL WEATHER FIRE APPARATUS ACCESS ROAD SHALL BE IN PLACE PRIOR TO THE DELIVERY OF COMBUSTIBLE BUILDING MATERIALS.
4. FIRE PREVENTION WATER SERVICE SHALL BE IN SERVICE PRIOR TO DELIVERY OF COMBUSTIBLE MATERIALS.
5. ACCESS / SECURITY GATES SHALL BE APPROVED PRIOR TO INSTALLATION & SHALL COMPLY W/ LOCAL FIRE CODES.
6. FIRE SPRINKLER SYSTEMS, WHEN PROVIDED, SHALL MEET STATE & LOCAL FIRE CODES.
7. INSTALLATION OF FIRE ALARM SYSTEM SHALL BE IN ACCORDANCE W/ STATE & LOCAL CODES.
8. LOCATIONS & CLASSIFICATIONS OF FIRE EXTINGUISHERS SHALL BE IN ACCORDANCE W/ STATE & LOCAL FIRE CODES & PLACEMENT IS SUBJECT TO THE APPROVAL OF THE FIRE INSPECTOR. VERIFY QUANTITY & LOCATION W/ THE FIRE DEPARTMENT PRIOR TO ORDERING.
9. AT LEAST (1) FIRE EXTINGUISHER W/ A MINIMUM RATING OF 2-A-10B:C SHALL BE PROVIDED WITHIN 75 FT MAXIMUM TRAVEL DISTANCE FOR EACH 3,000 SF OR PORTION THEREOF.
10. STORAGE, DISPENSING, OR USE OF ANY FLAMMABLE & COMBUSTIBLE LIQUIDS OR GASES, & OTHER HAZARDOUS MATERIALS SHALL COMPLY W/ STATE & LOCAL FIRE CODES. THE STORAGE & USE OF HAZARDOUS MATERIALS SHALL BE APPROVED BY THE FIRE AUTHORITY PRIOR TO ANY MATERIALS BEING STORED OR USED ON SITE. A SEPARATE PERMIT IS REQUIRED.
11. BUILDING NOT APPROVED FOR HIGH PILED STORAGE. A SEPARATE PERMIT IS REQUIRED FOR HIGH PILED STORAGE.

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PANATTONI

124TH CORPORATE CENTER
BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062

ISSUED FOR PERMIT

REV	DATE	REMARKS

PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

GENERAL INFORMATION

DATE: 9/29/25
JOB NO.: 25-072

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KEYNOTES

920.0	1-HR RATED PARTITION PER UL U494
2609.1	EXIT SIGN - WALL MOUNTED

PATH OF TRAVEL

DESCRIPTION	TRAVEL DISTANCE

TOTAL PATH OF TRAVEL

TPT #1	108' - 11"
TPT #2	108' - 11"
TPT #3	102' - 7"
TPT #4	102' - 7"
TPT #5	92' - 5"
TPT #6	92' - 5"

LIFE SAFETY PLAN LEGEND

- AREA NOT IN CONTRACT (N.I.C.)
- EXISTING RATED WALL - REFER RATED WALL LEGEND
- NEW RATED WALL - REFER RATED WALL LEGEND
- EXIT SIGN W/ DIRECTION ARROW (AS REQ'D)
- EXIT — BUILDING EXIT
- EGRESS PATH - COMMON PATH OF TRAVEL
- EGRESS PATH - TOTAL TRAVEL DISTANCE

DOOR EGRESS TAG NOMENCLATURE

OCCUPANCY COUNT — 101

ACTUAL CLEAR WIDTH (AW) OF DOOR PER CODE — RW: 32.0" / AW: 34.0"

REQUIRED CLEAR WIDTH (RW) OF DOOR (OCCUPANT LOAD x .2 (NON-SPRINKLED/SPRINKLED) / .15 (SPRINKLED W/ ANNUN.) - 32.0" MINIMUM WIDTH

OCCUPANCY TAG NOMENCLATURE

OCCUPANCY COUNT — 15

LIFE SAFETY OCCUPANT LOAD ANALYSIS

OCCUPANCY CLASSIFICATION: (PER CHAP. 3) — S-1

OCCUPANCY SEPARATION: (MIXED USE PER 508) — NO SEPARATION

BUILDING AREA: — 128,649 SF

FIRE PROTECTION: — AUTOMATIC SPRINKLER SYSTEM

OCCUPANT LOAD:

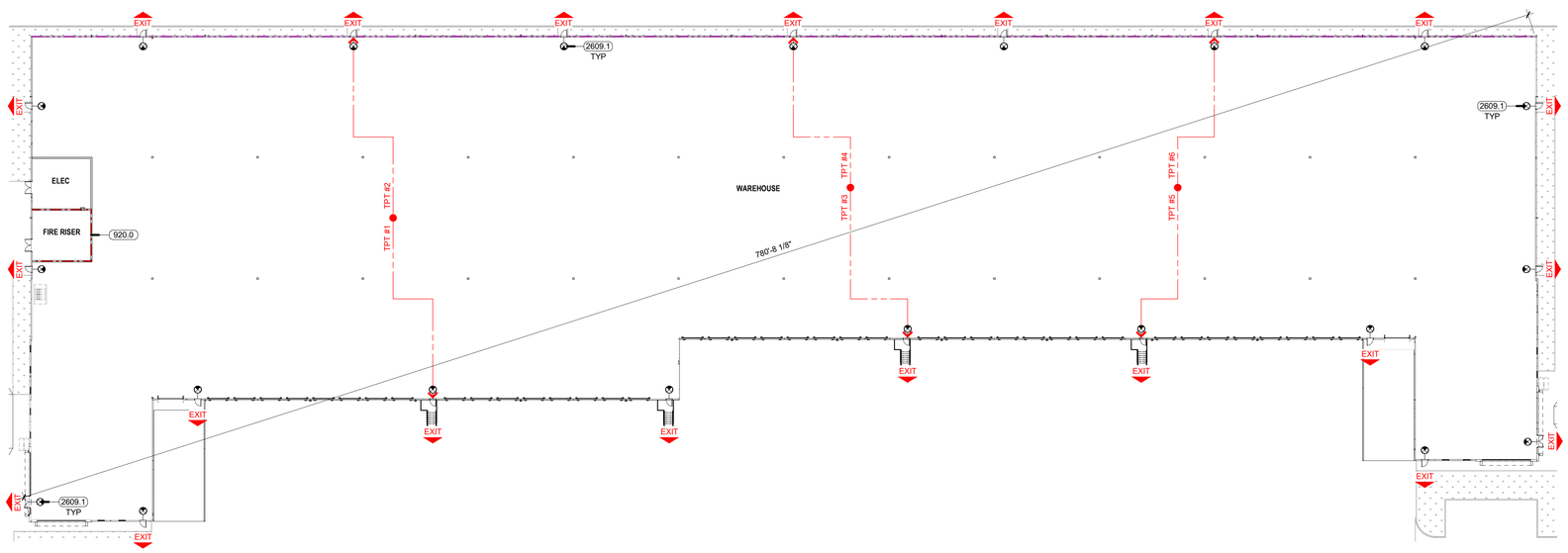
FLOOR 01: — 128,649 SF
STORAGE (S-1) = 128,649 SF / 500 — 257 OCC.

PER TABLE 1006.2.1
(MAXIMUM COMMON PATH OF TRAVEL DISTANCE):
STORAGE: — ALLOWED: 100'
PROVIDED: REFER PATH OF TRAVEL CHART

PER TABLE 1017.2
(MAXIMUM TRAVEL DISTANCE):
STORAGE (S-1): — ALLOWED: 400'
PROVIDED: REFER PATH OF TRAVEL CHART

PER TABLE 1006.3.3
(NUMBER OF EXITS PER STORY):
FLOOR 01: — REQUIRED: 2
PROVIDED: 21

PER 1005.3.1: (MINIMUM STAIRWAY WIDTH)
NON-SPRINKLED/SPRINKLED: .3 x OCC. LOAD = XXX"
SPRINKLED W/ ANNUNCIATOR: .2 x OCC. LOAD = XXX"
(4) STAIRS (EACH): .3 x 13 OCC. = 3.9"



A3 LIFE SAFETY PLAN

SCALE: 1" = 30'-0"

NORTH

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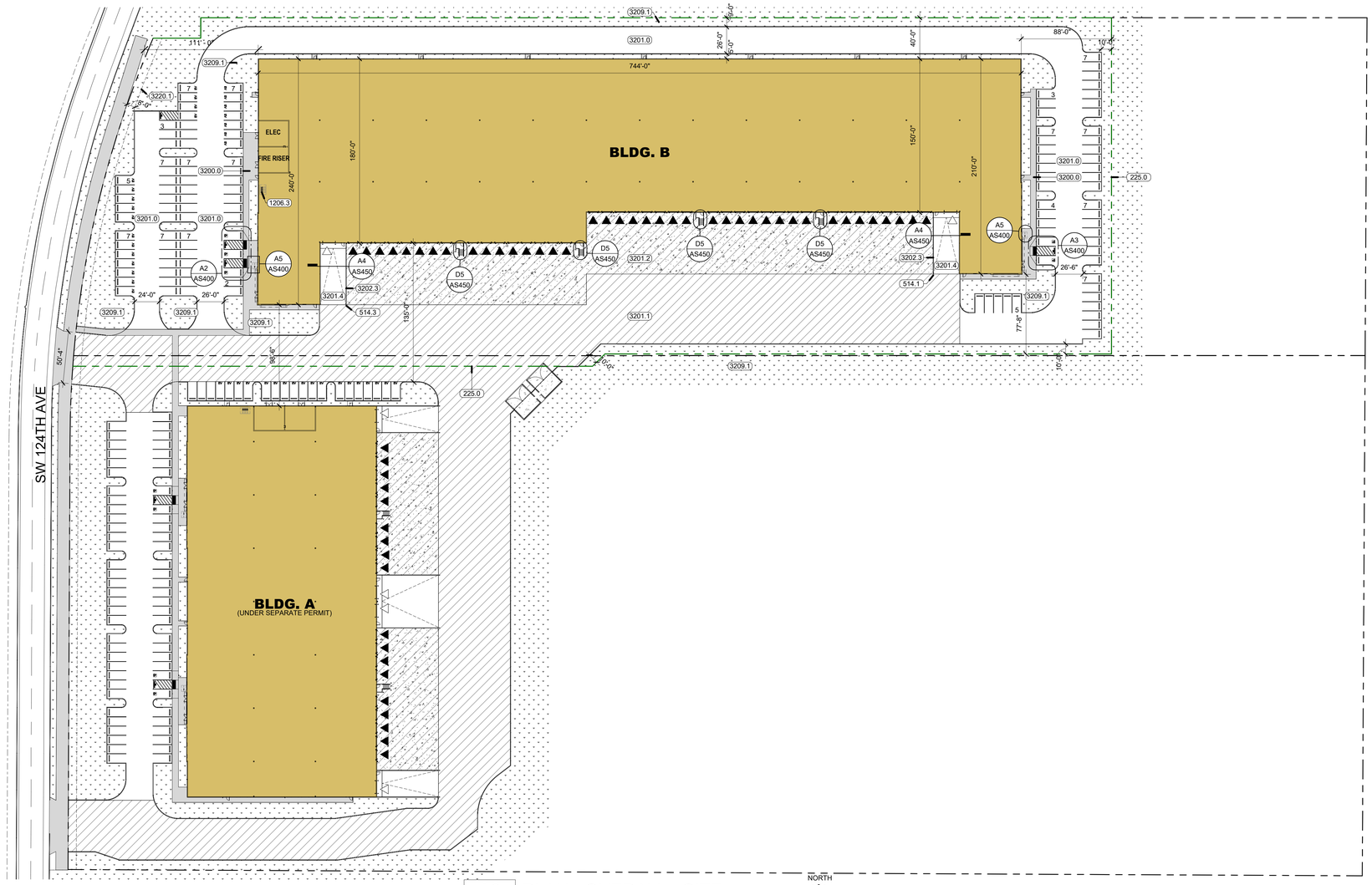
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A3 PLAN - OVERALL - SITE

SCALE: 1" = 50'-0"

NORTH

KEYNOTES

225.0	USEABLE PROPERTY AREA
514.1	6" DIA. x 48" A.F.F. CONCRETE FILLED GALVANIZED STEEL PIPE BOLLARD - FLAT TOP - PAINT
514.3	6" DIA. x 48" A.F.F. CONCRETE FILLED GALVANIZED STEEL PIPE BOLLARD - ROUND TOP - PAINT - REFER DETAILS B2/AS500 OR B4/AS500
1206.3	BICYCLE RACK - ONE 6-BICYCLE RACK - HUNTCO, RAMBLER CORRAL - REFER B3/AS400 - FINAL LOCATION TO BE DETERMINED IN TENANT IMPROVEMENT
3200.0	4" CONCRETE SIDEWALK W/ SUBBASE - REFER CIVIL DRAWINGS
3201.0	STANDARD DUTY PAVING OVER COMPACTED ROAD BASE & SUBBASE - REFER CIVIL DRAWINGS
3201.1	HEAVY DUTY PAVING OVER COMPACTED ROAD BASE & SUBBASE - REFER CIVIL DRAWINGS
3201.2	6" CONCRETE PAVING OVER COMPACTED ROAD BASE & SUBBASE - REFER CIVIL DRAWINGS
3201.4	HEAVY DUTY CONCRETE RAMP - REFER CIVIL DRAWINGS
3202.3	CONCRETE RETAINING WALL - ARCHITECTURAL GRADE FINISH - REFER DETAIL A2/AS450
3209.1	LANDSCAPING - GRASS - REFER LANDSCAPE DRAWINGS
3220.1	PROPERTY EASEMENT - 8'

SITE PLAN NOTES

1. CONTRACTOR SHALL LOCATE & PROTECT ALL EXISTING UTILITIES UNLESS OTHERWISE NOTED. CONTRACTOR SHALL POTHOLE & FIELD VERIFY EXISTING UTILITY LOCATIONS PRIOR TO COMMENCING SITE WORK.
2. CONTRACTOR SHALL VERIFY ALL EXISTING ELEVATIONS PRIOR COMMENCING WORK.
3. GRADING AROUND THE BUILDING SHALL SLOPE 5% MINIMUM AWAY FROM THE BUILDING IN LANDSCAPE AREAS UNLESS OTHERWISE NOTED. IMPERMEABLE SURFACES SUCH AS CONCRETE OR ASPHALT SHALL SLOPE 2% MAXIMUM AWAY FROM BUILDING.
4. REFER SITE DETAILS FOR SITE RELATED ACCESSIBILITY COMPLIANT CONSTRUCTION REQUIREMENTS.
5. ALL PARKING STRIPING, DIRECTIONAL ARROWS, NO PARKING AREAS, & SITE SIGNAGE SHALL BE PROVIDED UNDER THIS CONTRACT. REFER CIVIL DRAWINGS FOR ADDITIONAL INFORMATION.
6. ALL SITE WALKS, STAIRS, & LANDINGS SHALL HAVE POSITIVE SLOPE NOT EXCEEDING 2% TO ALLOW FOR POSITIVE DRAINAGE.
7. ALL UTILITY CONNECTIONS FROM THE PUBLIC RIGHT OF WAY TO THE BUILDING SHALL BE PROVIDED UNDER THIS CONTRACT. CONTRACTOR TO VERIFY AHJ STANDARDS FOR PUBLIC RIGHT OF WAY WORK.
8. CONTRACTOR SHALL COORDINATE ALL SITE RELATED CONSTRUCTION W/ CIVIL, ELECTRICAL, & PLUMBING.
9. ALL LANDSCAPE AREA SHALL BE 2" BELOW ADJACENT HARDSCAPE SURFACE UNLESS OTHERWISE NOTED.
10. THERE SHALL BE A 4" x 24" x CONTINUOUS CONCRETE STRIP ADJACENT TO THE BUILDING OR ACCESSORIES STRUCTURES EXCEPT WHERE CONCRETE WALKS OR PLANTERS OCCUR.
11. CONTRACTOR TO COORDINATE ALL SITE LIGHT POLE LOCATIONS. REFER POLE BASE DETAILS FOR ADDITIONAL INFORMATION.
12. LIGHT POLE BASES IN LANDSCAPE LOCATIONS SHALL BE 6" ABOVE FINISHED GRADE & BE LOCATED A MINIMUM OF 36" FROM FACE OF POLE BASE TO BACK OF CURB WHEN ADJACENT TO PARKING OR VEHICULAR TRAFFIC.
13. LIGHT POLE BASES IN PAVED LOCATIONS SHALL BE 36" ABOVE FINISHED GRADE IN AUTO PARKING AREAS, AND 48" ABOVE FINISHED GRADE IN TRUCKING AREAS.
14. ALL CURB & GUTTER TO BE MONOLITHICALLY POURED. REFER CIVIL DRAWINGS FOR ADDITIONAL INFORMATION.
15. ALL CURBS DESIGNATED AS FIRE LANE SHALL BE PAINTED RED & HAVE 'FIRE LANE' PAINTED IN WHITE EVERY 20'-0".
16. FOUNDATION TO BE 6" ABOVE FINSIHED GRADE UNLESS OTHERWISE NOTED.
17. ALL CONNECTIONS FROM CITY STREETS TO THE BUILDING ARE TO BE PROVIDED UNDER THIS CONTRACT. CONTRACTOR TO VERIFY AHJ STANDARDS FOR ROAD, CURB, GUTTER, UTILITY, & SIGNAGE REQUIREMENTS.
18. ALL HARDSCAPE TO BE A MINIMUM OF 4" THICK CONCRETE OVER 6" ROAD BASE UNLESS OTHERWISE NOTED.
19. ALL SIDEWALKS TO BE A MINIMUM OF 5'-0" WIDE.
20. FINISH SOFTSCAPES SHALL BE 2" UNIFORMLY BELOW ADJACENT PAVING SURFACES UNLESS OTHERWISE NOTED.
21. COORDINATE ORIENTATION OF FIRE HYDRANT OUTLETS W/ THE FIRE MARSHAL PRIOR TO FINAL INSTALLATION OF THE HYDRANT ASSEMBLY.
22. PROVIDE CONCRETE MOW STRIP AROUND STRUCTURES, INCLUDING BUILDING, EXCEPT WHERE CONCRETE SIDEWALKS OR LANDSCAPE PLANTERS OCCUR.

SITE PLAN LEGEND

- BUILDING
- LANDSCAPING - GRASS
- ASPHALT - LIGHT DUTY
- ASPHALT - HEAVY DUTY
- CONCRETE - SIDEWALK
- CONCRETE - LIGHT DUTY
- CONCRETE - HEAVY DUTY
- PROPERTY LINE
- ACCESSIBLE PATH OF TRAVEL ROUTE
- DOCK DOOR (QTY: 40)
- DRIVE-IN DOOR (QTY: 2)

SITE ANALYSIS

SITE ANALYSIS CRITERIA:

TUALATIN, OR DEVELOPMENT CODE, CHAPTER 31 - GENERAL PROVISIONS

ZONING:	MG - GENERAL MANUFACTURING
BUILDING AREA - TOTAL:	128,649 SF
LOT AREA:	403,665 SF / 9.27 ACRE
FLOOR AREA RATIO (F.A.R.):	BUILDING SF / LOT SF = 31.8%

PARKING - NEW OCCUPANCY

STANDARD STALLS:	PROVIDED:	113
	REQUIRED:	SEE CALCS.
ACCESSIBLE STALLS:	PROVIDED:	5
	REQUIRED:	5
TOTAL STALLS:	PROVIDED:	118
	REQUIRED:	SEE CALCS.

PARKING CALCULATIONS - NEW OCCUPANCY

CHAPTER 73C - PARKING STANDARDS
TABLE 73C-1: OFF-STREET VEHICLE AND BICYCLE PARKING QUANTITY REQUIREMNETS

WAREHOUSE USE — 128,649 SF (100% TOTAL BUILDING AREA)

WAREHOUSE USE
MAX REQUIRED — (128,649 SF/1,000) x 0.5 = 64 STALLS
NO PARKING MINIMUM

BIKE PARKING CALCULATIONS - NEW OCCUPANCY

CHAPTER 73C - PARKING STANDARDS
TABLE 73C-1: OFF-STREET VEHICLE AND BICYCLE PARKING QUANTITY REQUIREMNETS

2 SPACES OR 0.1:1,000 SF — WAREHOUSING

BUILDING SF / ZONING REQUIREMENT = XX RACK STALLS
(128,649 SF/1,000) x 0.1 = **13 RACK STALLS**

PERCENTAGE OF BICYCLE PARKING TO BE COVERED
5 SPACES OR 30% - WHICHEVER IS GREATER

ELECTRICAL SERVICE CAPACITY - FUTURE EV PARKING REQUIREMENTS

CHAPTER 73C - PARKING STANDARDS
TDC 73C.030.10 - PARKING LOT DESIGN REQUIREMENTS - ELECTRICAL SERVICE CAPACITY

ELECTRICAL SERVICE CAPACITY SHALL BE PROVIDED FOR 20% OF PROVIDED PARKING SPACES

20% X 118 PARKING STALLS = 24 FUTURE EV STALLS (SEE PLAN FOR LOCATIONS)

WASTE AND RECYCLABLES MANAGEMENT - NEW OCCUPANCY

CHAPTER 73D - WASTE AND RECYCLABLES MANAGEMENT STANDARDS
TDC 73D.030 - MINIMUM STANDARDS METHOD

BUILDING SF / ZONING REQUIREMENT = XX SF
10 SF + [(128,649 SF/ 1,000) x 6 SF] = **782 SF**

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ARCHITECTURAL SITE - OVERALL PLAN

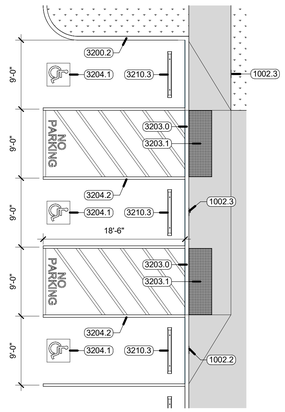
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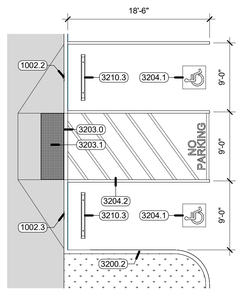
KEYNOTES

1002.2	SIGNAGE - SITE - ACCESSIBLE PARKING - REFER DETAILS B5/AS500 & D5/AS500
1002.3	SIGNAGE - SITE - ACCESSIBLE PARKING - VAN - REFER DETAILS B5/AS500 & D5/AS500
3200.2	CONCRETE CURB W/ SUBBASE - REFER CIVIL DRAWINGS
3203.0	ACCESSIBLE CURB CUT - REFER DETAIL A1/AS500
3203.1	ACCESSIBLE TRUNCATED DOME INSERT PANEL - REFER DETAIL B1/AS500
3204.1	ACCESSIBLE PARKING STALL & SYMBOL - REFER DETAIL A5/AS500
3204.2	ACCESSIBLE PARKING AISLE - REFER DETAILS
3210.3	6' WHEEL STOP - CONCRETE - REFER DETAIL A4/AS500



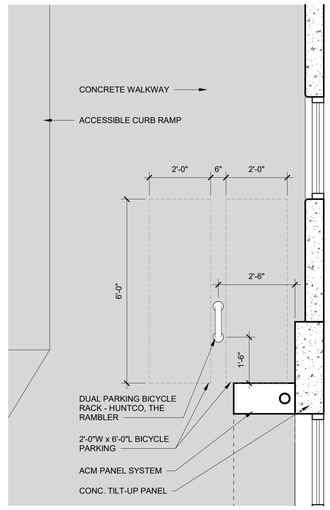
A2 ENLARGED SITE PLAN - WEST ENTRY

SCALE: 1/8" = 1'-0"



A3 ENLARGED SITE PLAN - EAST ENTRY

SCALE: 1/8" = 1'-0"



A5 ENLARGED PLAN - BIKE RACK

SCALE: 1/2" = 1'-0"

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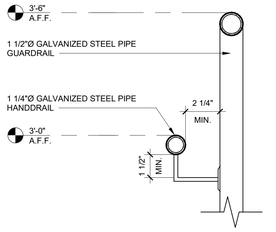
ARCHITECTURAL SITE - ENLARGED PLANS

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KEYNOTES

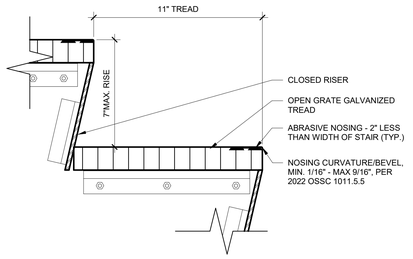


NOTE: CIRCULAR HANDRAILS SHALL HAVE A CIRCULAR CROSS SECTION WITH AN OUTSIDE DIAMTER OF NOT LESS THAN 1 1/2" AND NOT MORE THAN 2".

HANDRAIL ENDS SHALL BE RETURNED TO THE WALL OR FLOOR OR SHALL TERMINATE AT NEWEL POSTS.

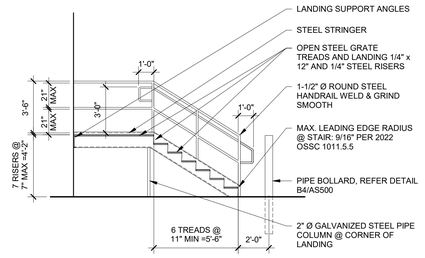
D1 DETAIL - GUARDRAIL W/ HANDRAIL SECTION

SCALE: 3" = 1'-0"



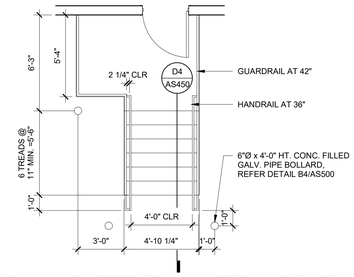
D2 DETAIL - STAIR TREAD - METAL GRATE

SCALE: 3" = 1'-0"



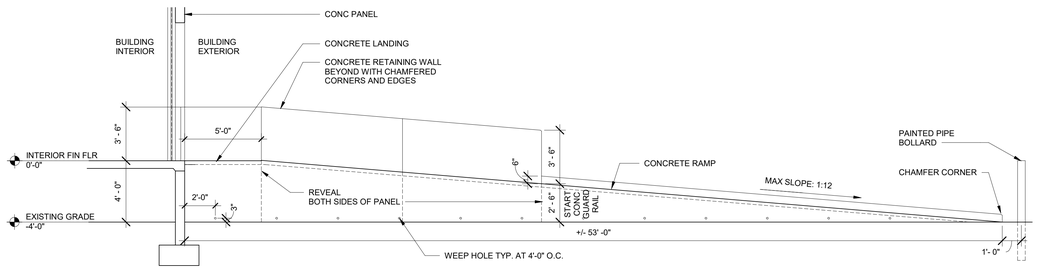
D4 SECTION @ PRE-ENG. METAL STAIR

SCALE: 1/4" = 1'-0"



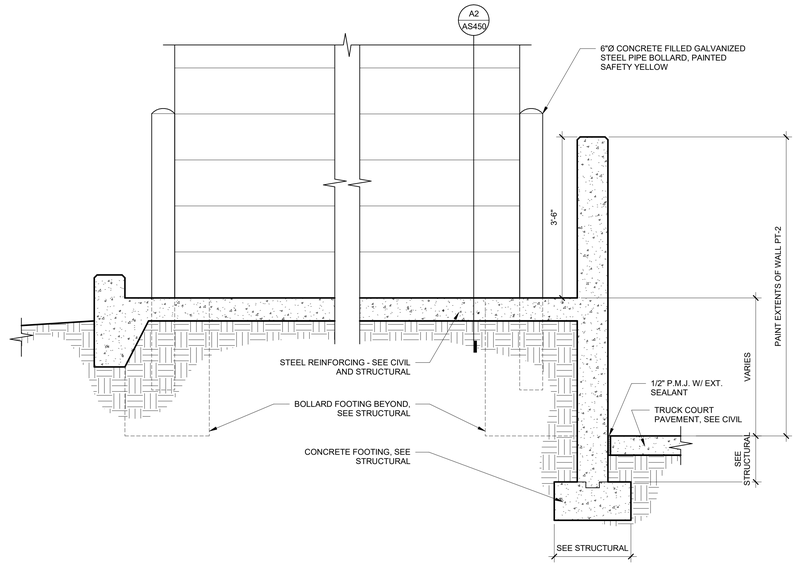
D5 PLAN @ PRE-ENG. METAL STAIR

SCALE: 1/4" = 1'-0"



A2 SECTION - DRIVE-IN RAMP

SCALE: 1/4" = 1'-0"



A4 DETAIL - DRIVE-IN RAMP, ONE RETAINING WALL SECTION

SCALE: 3/4" = 1'-0"

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REGISTERED ARCHITECT
GAYLE SMITH
14270
IRVINE, CA
STATE OF OREGON

REV	DATE	REMARKS

PANATTONI

124TH CORPORATE CENTER
BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062
ISSUED FOR PERMIT

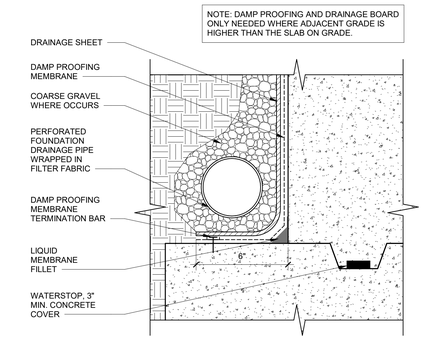
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ARCHITECTURAL SITE - VERTICAL CIRCULATION

DATE: 9/29/25
JOB NO.: 25-072

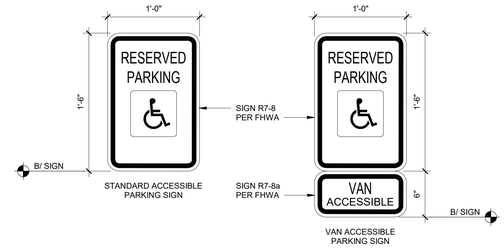
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10/1/2025 7:34:39 AM



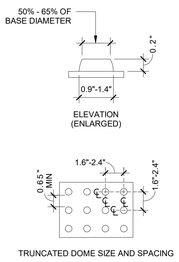
D4 DETAIL - FOUNDATION DRAIN

SCALE: 3" = 1'-0"



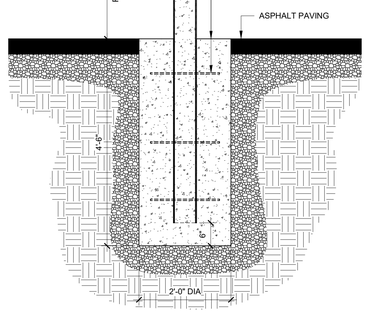
D5 ACCESSIBLE PARKING SIGN DETAILS

SCALE: 1 1/2" = 1'-0"



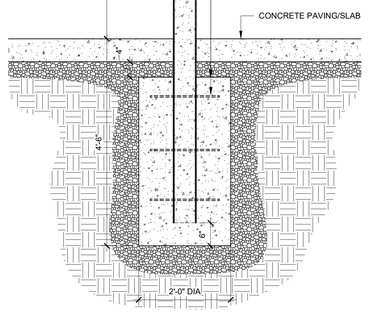
B1 TRUNCATED DOME DETAIL

SCALE: 1 1/2" = 1'-0"



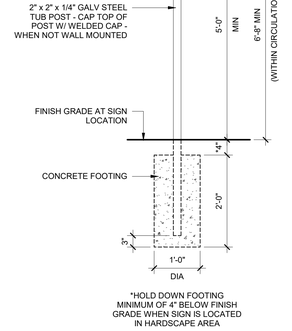
B2 BOLLARD DETAIL - HEAVY DUTY - ASPHALT PAVING

SCALE: 3/4" = 1'-0"



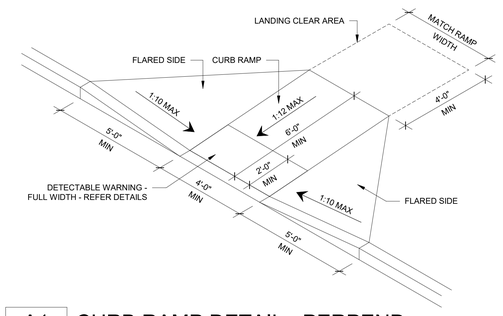
B4 BOLLARD DETAIL - HEAVY DUTY - CONCRETE

SCALE: 3/4" = 1'-0"



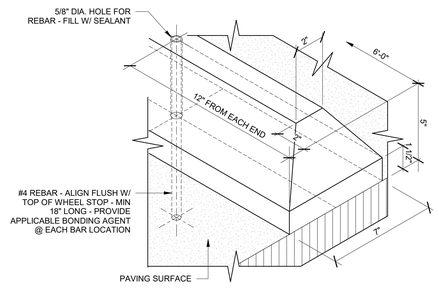
B5 SIGN - SITE SIGNAGE DETAIL

SCALE: 3/4" = 1'-0"



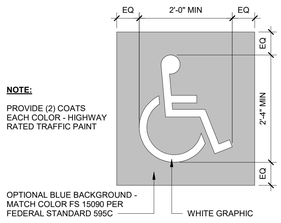
A1 CURB RAMP DETAIL - PERPEND.

SCALE: 3/8" = 1'-0"



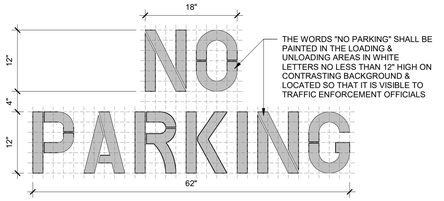
A2 WHEEL STOP DETAIL

SCALE: 12" = 1'-0"



A4 ACCESSIBLE PARKING PAVEMENT SYMBOL

SCALE: 3/4" = 1'-0"



A5 "NO PARKING" PAVEMENT MARKING

SCALE: 1" = 1'-0"

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REGISTERED ARCHITECT
GAYLE SMITH
14270
IRVINE, CA
STATE OF OREGON

PANATTONI

124TH CORPORATE CENTER
BUILDING B

20010 SW 124TH AVE
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REV	DATE	REMARKS

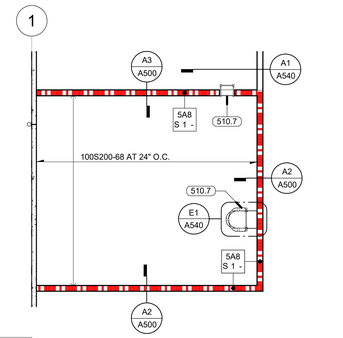
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1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ARCHITECTURAL SITE - DETAILS

DATE: 9/29/25
JOB NO.: 25-072

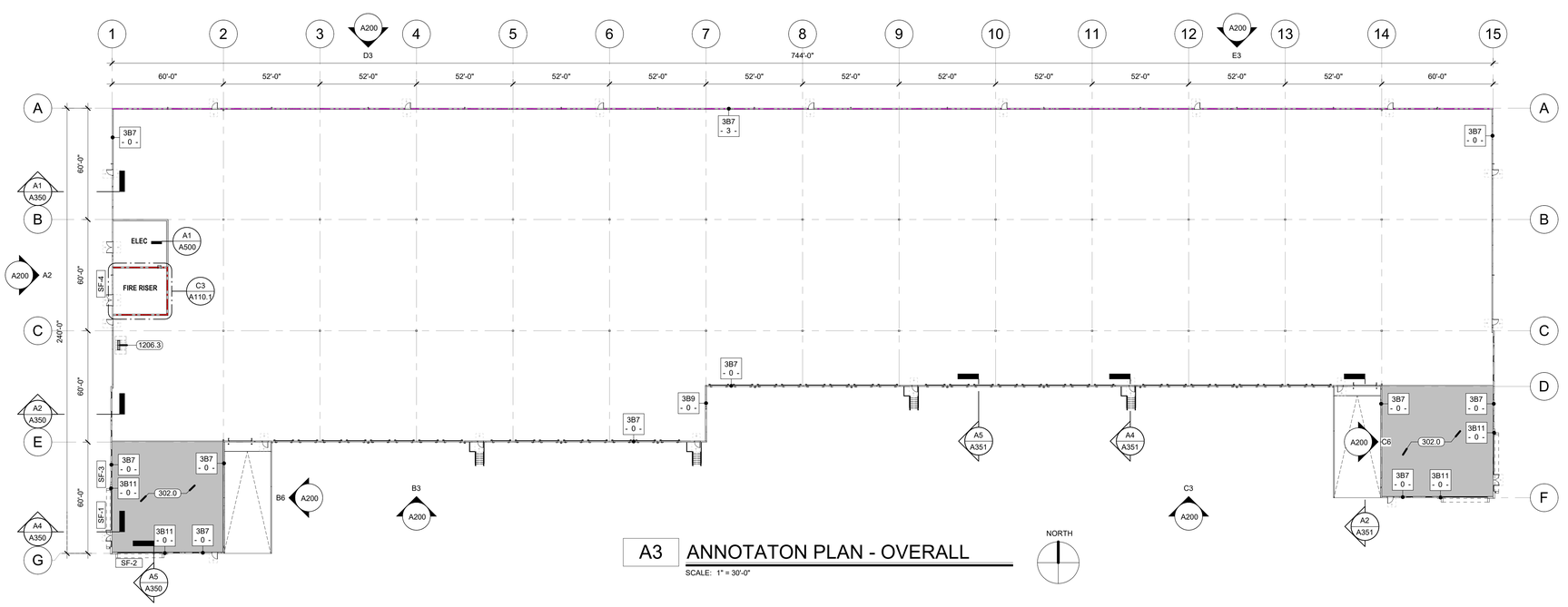
AS500

10/1/2025 7:34:40 AM



C3 FLOOR OVER PUMP RM.

SCALE: 1/8" = 1'-0"



A3 ANNOTATON PLAN - OVERALL

SCALE: 1" = 30'-0"

NORTH

ANNOTATED PLAN NOTES

1. WHERE SHOWN, ALL EQUIPMENT PLANS SHOWN AS DASHED ARE FOR REFERENCE ONLY.
2. ALL HOUSEKEEPING PAD DIMENSIONS SHALL BE COORDINATED W/ ACTUAL EQUIPMENT TO BE PROVIDED.
3. REFER CIVIL & MEP DRAWINGS FOR POINT OF CONNECTION FOR SITE UTILITIES. CONTRACTOR TO VERIFY ACTUAL UTILITY LOCATIONS.
4. REFER DIMENSION PLANS FOR ALL WALL DIMENSIONS & PARTITION TYPE CALLOUTS.
5. REFER DOOR SCHEDULE & WINDOW ELEVATIONS FOR ADDITIONAL INFORMATION.
6. PROVIDE ACCESS DOORS IN PARTITIONS AT ALL LOCATIONS REQUIRED. ACCESS DOORS SHALL MAINTAIN FIRE RATING OF WALL. COORDINATE ALL LOCATIONS NOT SHOWN ON DRAWINGS W/ ARCHITECT PRIOR TO LOCATING IN THE FIELD.
7. REFER EXTERIOR ELEVATION SHEETS FOR EXTERIOR FINISHES.
8. ALL EXTERIOR EXPOSED METAL SHALL BE GALVANIZED.
9. REFER CIVIL & LANDSCAPE DRAWINGS FOR HARDSCAPE ELEMENTS, PAVING, & SITE WORK ADJACENT TO THE BUILDING.

KEYNOTES

302.0	REINFORCED CONCRETE SLAB ON GRADE WITH 15 MIL VAPOR BARRIER AT FUTURE OFFICE LOCATIONS (GREY HATCH AREAS) - REFER STRUCTURAL DRAWINGS
510.7	ROOF ACCESS LADDER - STEEL - REFER DETAIL A1/A540 & E1/A540
1206.3	BICYCLE RACK - ONE 6-BICYCLE RACK - HUNTCO, RAMBLER CORRAL - REFER B3/AS400 - FINAL LOCATION TO BE DETERMINED IN TENANT IMPROVEMENT

RATED WALL LEGEND

REFER WALL TYPE SHEET FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

1 HOUR RATED SEPARATION

3 HOUR RATED SEPARATION

WALL TYPE KEY LEGEND

REFER WALL TYPE SHEET (A500) FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

WALL TAG NOMENCLATURE

CONSTRUCTION (CSI DIVISION) DESIGNATION
WALL TYPE ASSEMBLY
NOMINAL SIZE DESIGNATION
3 X 0
X 0 X
WALL INSULATION DESIGNATION
WALL HEIGHT DESIGNATION
WALL FIRE RATING DESIGNATION

CONSTRUCTION DESIGNATION

3X0	DIVISION 03 - CONCRETE
4X0	DIVISION 04 - MASONRY
5X0	DIVISION 05 - COLD FORMED METAL STUD FRAMING (STRUCTURAL)
6X0	DIVISION 06 - WOOD STUD FRAMING
9X0	DIVISION 09 - NON-LOAD BEARING METAL STUD FRAMING

NOMINAL SIZE DESIGNATION

CONCRETE	MASONRY
4 = 4"	4 = 4" (3-5/8")
6 = 6"	6 = 6" (5-5/8")
7 = 7.25"	8 = 8" (7-5/8")
9 = 9.25"	10 = 10" (9-5/8")
11 = 11.25"	12 = 12" (11-5/8")

METAL STUD	WOOD STUD
0 = 7/8" FURRING CHANNEL	1 = 1x (3/4" x X) FURRING
1 = 1-5/8"	2 = 2x2 (1-1/2" x 1-1/2")
2 = 2-1/2"	3 = 2x3 (1-1/2" x 2-1/2")
3 = 3-5/8"	4 = 2x4 (1-1/2" x 3-1/2")
4 = 4"	6 = 2x6 (1-1/2" x 5-1/2")
6 = 6"	8 = 2x8 (1-1/2" x 7-1/4")
8 = 8"	10 = 2x10 (1-1/2" x 9-1/4")
10 = 10"	12 = 2x12 (1-1/2" x 11-1/4)

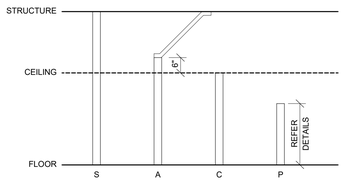
WALL FIRE RATING DESIGNATION

0 = NON-RATED ASSEMBLY
1 = (1) HOUR FIRE RATED ASSEMBLY
2 = (2) HOUR FIRE RATED ASSEMBLY
3 = (3) HOUR FIRE RATED ASSEMBLY
4 = (4) HOUR FIRE RATED ASSEMBLY

WALL INSULATION DESIGNATION

- = NO INSULATION
B = BATT INSULATION
R = RIGID INSULATION
S = CLOSED CELL SPRAY INSULATION

WALL HEIGHT DESIGNATION



TWINSTEPS ARCHITECTURE
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STATE OF OREGON

PANATTONI

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BUILDING B

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REMARKS | DATE | REV

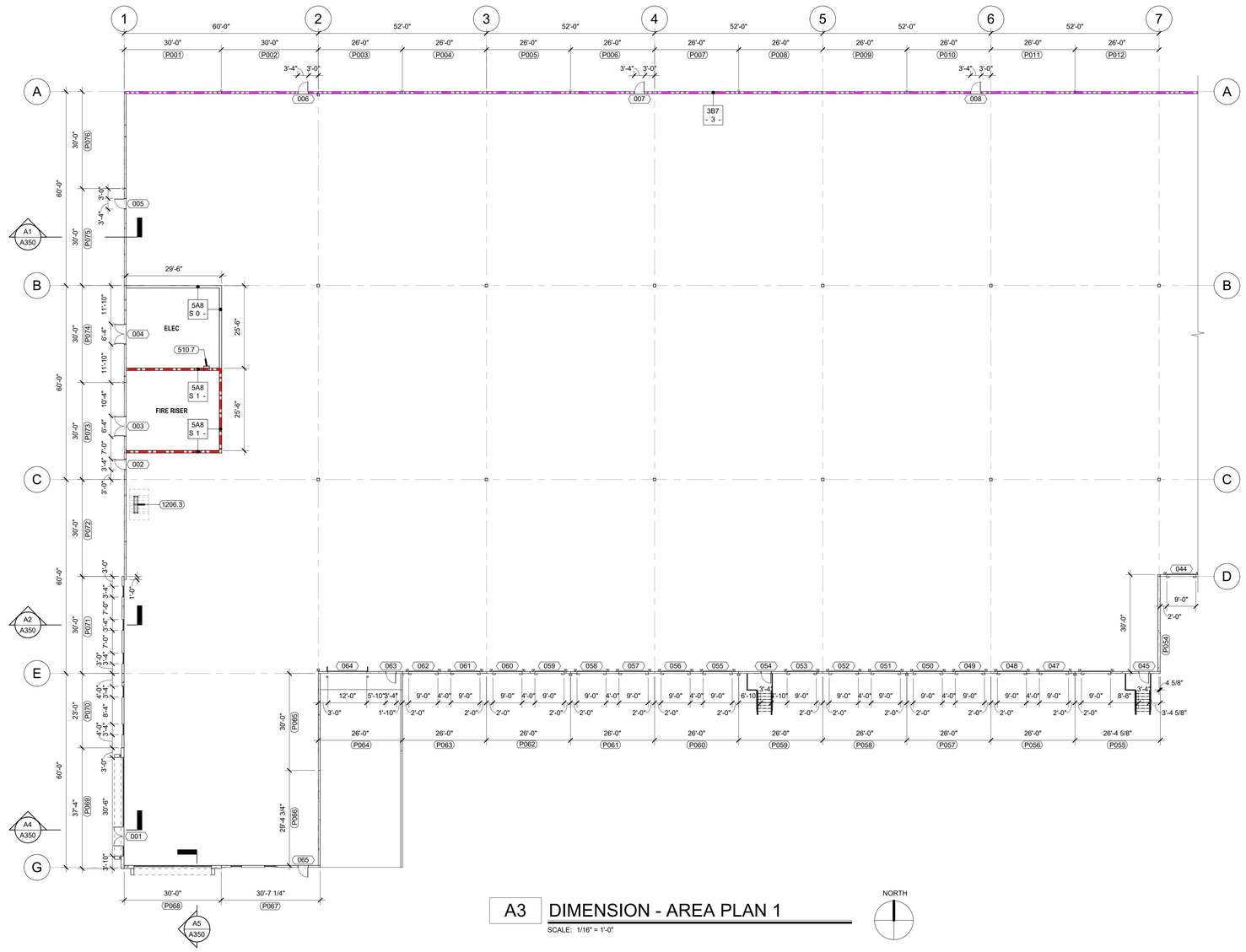
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

OVERALL - ANNOTATION PLAN

DATE: 9/29/25
JOB NO.: 25-072

A110.1

10/1/2025 7:34:43 AM



A3 DIMENSION - AREA PLAN 1

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

NORTH

DIMENSION PLAN NOTES

1. ALL DIMENSIONS ARE TO FACE OF STUD, CONCRETE, MASONRY, OR ROUGH OPENING UNLESS OTHERWISE NOTED.
2. WHERE DIMENSIONS ARE NOTED AS "CLEAR", DIMENSIONS SHALL BE THE MINIMUM DIMENSIONS BETWEEN FINAL WALL FINISHES.
3. REFER ANNOTATED PLANS FOR DOOR & WINDOW DESIGNATIONS. REFER DOOR SCHEDULE & WINDOW ELEVATIONS FOR ADDITIONAL INFORMATION.
4. EXCEPT WHERE DIRECTED TO PLACE ITEMS OF WORK AT THE APPROXIMATE LOCATION SHOWN, DO NOT SCALE DRAWINGS FOR DIMENSIONAL INFORMATION. ALL ELEMENTS OF THE DRAWINGS MAY NOT BE SHOWN TO EXACT SCALE. ALL DIMENSIONS REQUIRED ARE SHOWN OR MAY BE DERIVED FROM THOSE SHOWN ON THE FLOOR PLANS, DETAIL PLANS, ELEVATIONS, SECTIONS, DETAILS, SCHEDULES, & SPECIFICATIONS. IF DIMENSIONS ARE NOT PRESENT, THE ARCHITECT IS TO BE NOTIFIED SO A CLARIFICATION CAN BE ISSUED.
5. PARTITIONS SHALL BE LOCATED AT COLUMN CENTERLINES OR ALIGNED W/ COLUMN FACE UNLESS OTHERWISE NOTED.
6. THE OUTSIDE EDGE OF DOOR FRAMES SHALL BE 4" CLEAR FROM THE ADJACENT PERPENDICULAR PARTITION UNLESS OTHERWISE NOTED. DIMENSIONS LOCATING DOORS ARE SET TO OUTSIDE EDGE OF DOOR FRAMES UNLESS OTHERWISE NOTED.
7. ALL EXPOSED CORNERS, JOINTS, ETC. OF GYP. BD. WORK SHALL BE FINISHED IN TO LEVEL AS NOTED IN SPECIFICATIONS OR OTHERWISE NOTED ON DRAWINGS.
8. WHERE NON-FIRE RATED PARTITIONS INTERSECT FIRE RATED PARTITIONS, THE FIRE RATED ASSEMBLY SHALL REMAIN INTACT & CONTINUOUS.
9. DOORS & FRAMES SHALL BE INSTALLED TO PROVIDE MINIMUM ACCESSIBLE CLEARANCES. REFER ACCESSIBILITY DETAILS.
10. BATT INSULATION, WHERE PROVIDED, TO BE FULL STUD CAVITY DEPTH & RUN FULL LENGTH OF WALL. BOX HEADERS SHALL BE COMPLETELY FILLED W/ INSULATION WHERE WALL IS DESIGNATED TO BE INSULATED.
11. PROVIDE MOLD & MOISTURE RESISTANT GYP. BD. AT ALL WALL LOCATIONS CONTAINING PLUMBING PIPING IN LIEU OF GYP. BD. PROVIDE MINIMUM OF 24" EACH SIDE OF PIPE OR GROUP OF PIPES. TOILET ROOMS TO RECEIVE MOLD & MOISTURE RESISTANT GYP. BD. ON ALL WALLS EXCEPT WHERE WALL TILE IS SCHEDULED.
12. WHERE METAL FRAMING REQUIRES SUPPORT AT COLUMNS & BEAMS, PROVIDE METAL STAND-OFFS PRIOR TO APPLYING FIREPROOFING.

KEYNOTES

510.7	ROOF ACCESS LADDER - STEEL - REFER DETAIL A1/A540 & E1/A540
1206.3	BICYCLE RACK - ONE 6-BICYCLE RACK - HUNTCO, RAMBLER CORRAL - REFER B3/AS400 - FINAL LOCATION TO BE DETERMINED IN TENANT IMPROVEMENT

RATED WALL LEGEND

REFER WALL TYPE SHEET FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

1 HOUR RATED SEPARATION

3 HOUR RATED SEPARATION

WALL TYPE KEY LEGEND

REFER WALL TYPE SHEET (A500) FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

WALL TAG NOMENCLATURE

CONSTRUCTION DESIGNATION

3X0	DIVISION 03 - CONCRETE
4X0	DIVISION 04 - MASONRY
5X0	DIVISION 05 - COLD FORMED METAL STUD FRAMING (STRUCTURAL)
6X0	DIVISION 06 - WOOD STUD FRAMING
9X0	DIVISION 09 - NON-LOAD BEARING METAL STUD FRAMING

NOMINAL SIZE DESIGNATION

CONCRETE	MASONRY
4 = 4"	4 = 4" (3-5/8")
6 = 6"	6 = 6" (5-5/8")
7 = 7.25"	8 = 8" (7-5/8")
9 = 9.25"	10 = 10" (9-5/8")
11 = 11.25"	12 = 12" (11-5/8")

METAL STUD	WOOD STUD
0 = 7/8" FURRING CHANNEL	1 = 1x (3/4" x X) FURRING
1 = 1-5/8"	2 = 2x2 (1-1/2" x 1-1/2")
2 = 2-1/2"	3 = 2x3 (1-1/2" x 2-1/2")
3 = 3-5/8"	4 = 2x4 (1-1/2" x 3-1/2")
4 = 4"	6 = 2x6 (1-1/2" x 5-1/2")
6 = 6"	8 = 2x8 (1-1/2" x 7-1/4")
8 = 8"	10 = 2x10 (1-1/2" x 9-1/4")
10 = 10"	12 = 2x12 (1-1/2" x 11-1/4)

WALL FIRE RATING DESIGNATION

0 = NON-RATED ASSEMBLY
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2 = (2) HOUR FIRE RATED ASSEMBLY
3 = (3) HOUR FIRE RATED ASSEMBLY
4 = (4) HOUR FIRE RATED ASSEMBLY

WALL INSULATION DESIGNATION

- = NO INSULATION
B = BATT INSULATION
R = RIGID INSULATION
S = CLOSED CELL SPRAY INSULATION

WALL HEIGHT DESIGNATION

KEY PLAN LEGEND

TWINSTEPS ARCHITECTURE
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REGISTERED ARCHITECT
GAYLE SMITH
14270
IRVINE, CA
STATE OF OREGON

REMARKS
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PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

124TH CORPORATE CENTER
BUILDING B

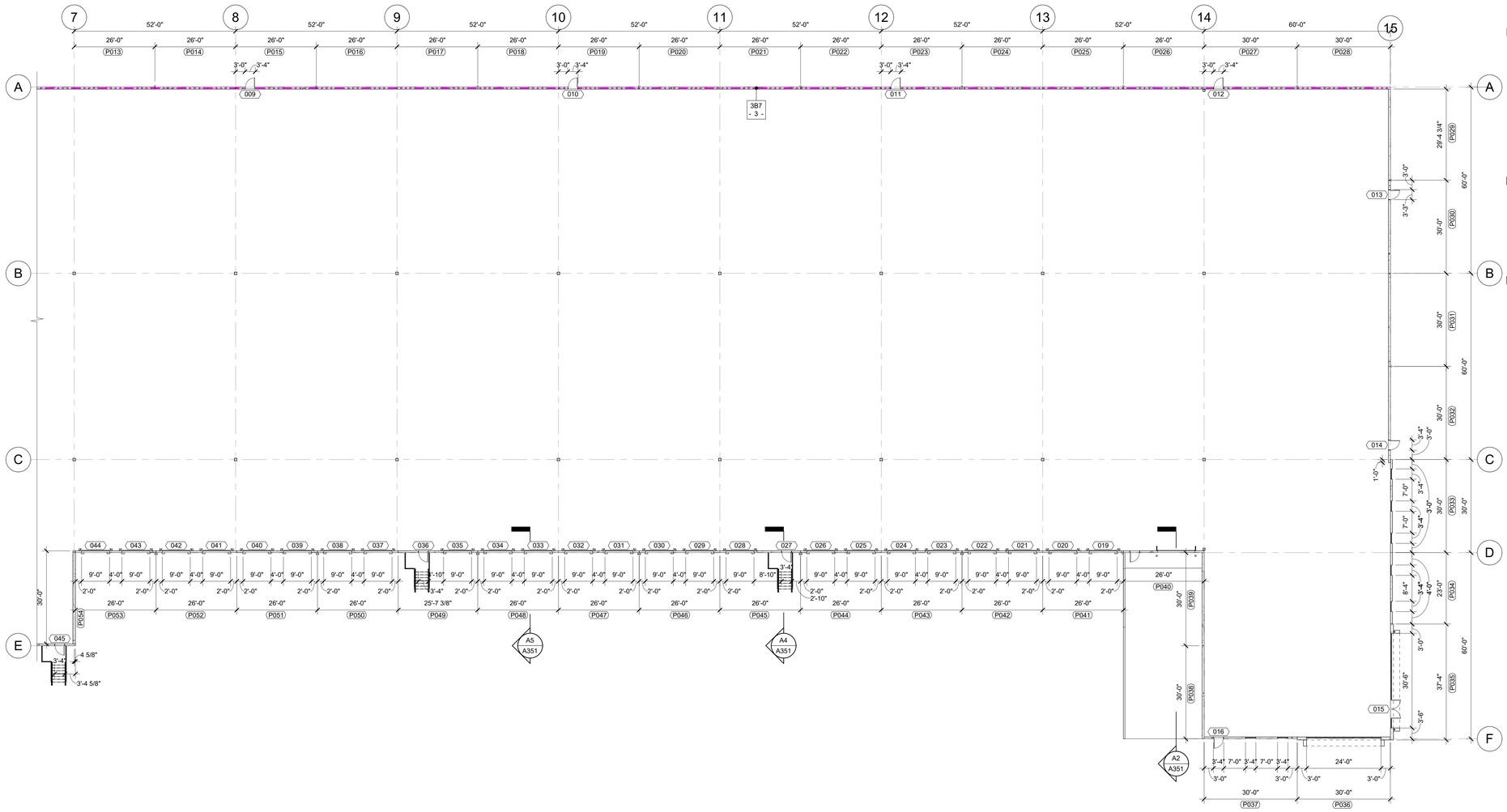
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AREA 11 - DIMENSION PLAN

DATE: 9/29/25
JOB NO.: 25-072

A111.2

10/1/2025 7:34:48 AM



DIMENSION PLAN NOTES

1. ALL DIMENSIONS ARE TO FACE OF STUD, CONCRETE, MASONRY, OR ROUGH OPENING UNLESS OTHERWISE NOTED.
2. WHERE DIMENSIONS ARE NOTED AS "CLEAR", DIMENSIONS SHALL BE THE MINIMUM DIMENSIONS BETWEEN FINAL WALL FINISHES.
3. REFER ANNOTATED PLANS FOR DOOR & WINDOW DESIGNATIONS. REFER DOOR SCHEDULE & WINDOW ELEVATIONS FOR ADDITIONAL INFORMATION.
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7. ALL EXPOSED CORNERS, JOINTS, ETC. OF GYP. BD. WORK SHALL BE FINISHED IN TO LEVEL AS NOTED IN SPECIFICATIONS OR OTHERWISE NOTED ON DRAWINGS.
8. WHERE NON-FIRE RATED PARTITIONS INTERSECT FIRE RATED PARTITIONS, THE FIRE RATED ASSEMBLY SHALL REMAIN INTACT & CONTINUOUS.
9. DOORS & FRAMES SHALL BE INSTALLED TO PROVIDE MINIMUM ACCESSIBLE CLEARANCES. REFER ACCESSIBILITY DETAILS.
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11. PROVIDE MOLD & MOISTURE RESISTANT GYP. BD. AT ALL WALL LOCATIONS CONTAINING PLUMBING PIPING IN LIEU OF GYP. BD. PROVIDE MINIMUM OF 24" EACH SIDE OF PIPE OR GROUP OF PIPES. TOILET ROOMS TO RECEIVE MOLD & MOISTURE RESISTANT GYP. BD. ON ALL WALLS EXCEPT WHERE WALL TILE IS SCHEDULED.
12. WHERE METAL FRAMING REQUIRES SUPPORT AT COLUMNS & BEAMS, PROVIDE METAL STAND-OFFS PRIOR TO APPLYING FIREPROOFING.

KEYNOTES

RATED WALL LEGEND

REFER WALL TYPE SHEET FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

1 HOUR RATED SEPARATION

3 HOUR RATED SEPARATION

WALL TYPE KEY LEGEND

REFER WALL TYPE SHEET (A500) FOR CONSTRUCTION OF NEW WALL ASSEMBLIES.

WALL TAG NOMENCLATURE

CONSTRUCTION (CSI DIVISION) DESIGNATION

WALL TYPE ASSEMBLY

NOMINAL SIZE DESIGNATION

3 X 0
X 0 X

WALL INSULATION DESIGNATION

WALL HEIGHT DESIGNATION

WALL FIRE RATING DESIGNATION

CONSTRUCTION DESIGNATION

3X0	DIVISION 03 - CONCRETE
4X0	DIVISION 04 - MASONRY
5X0	DIVISION 05 - COLD FORMED METAL STUD FRAMING (STRUCTURAL)
6X0	DIVISION 06 - WOOD STUD FRAMING
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9 = 9.25"	10 = 10" (9-5/8")
11 = 11.25"	12 = 12" (11-5/8")

METAL STUD	WOOD STUD
0 = 7/8" FURRING CHANNEL	1 = 1x (3/4" x X) FURRING
1 = 1-5/8"	2 = 2x2 (1-1/2" x 1-1/2")
2 = 2-1/2"	3 = 2x3 (1-1/2" x 2-1/2")
3 = 3-5/8"	4 = 2x4 (1-1/2" x 3-1/2")
4 = 4"	6 = 2x6 (1-1/2" x 5-1/2")
6 = 6"	8 = 2x8 (1-1/2" x 7-1/4")
8 = 8"	10 = 2x10 (1-1/2" x 9-1/4")
10 = 10"	12 = 2x12 (1-1/2" x 11-1/4)

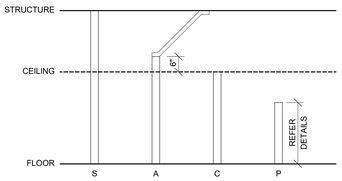
WALL FIRE RATING DESIGNATION

0 = NON-RATED ASSEMBLY
1 = (1) HOUR FIRE RATED ASSEMBLY
2 = (2) HOUR FIRE RATED ASSEMBLY
3 = (3) HOUR FIRE RATED ASSEMBLY
4 = (4) HOUR FIRE RATED ASSEMBLY

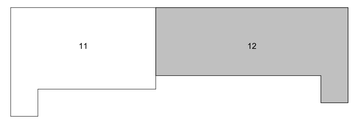
WALL INSULATION DESIGNATION

- = NO INSULATION
B = BATT INSULATION
R = RIGID INSULATION
S = CLOSED CELL SPRAY INSULATION

WALL HEIGHT DESIGNATION



KEY PLAN LEGEND



A3 DIMENSION - AREA PLAN 2

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

NORTH

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1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

AREA 12 - DIMENSION PLAN

DATE: 9/29/25
JOB NO.: 25-072

A112.2

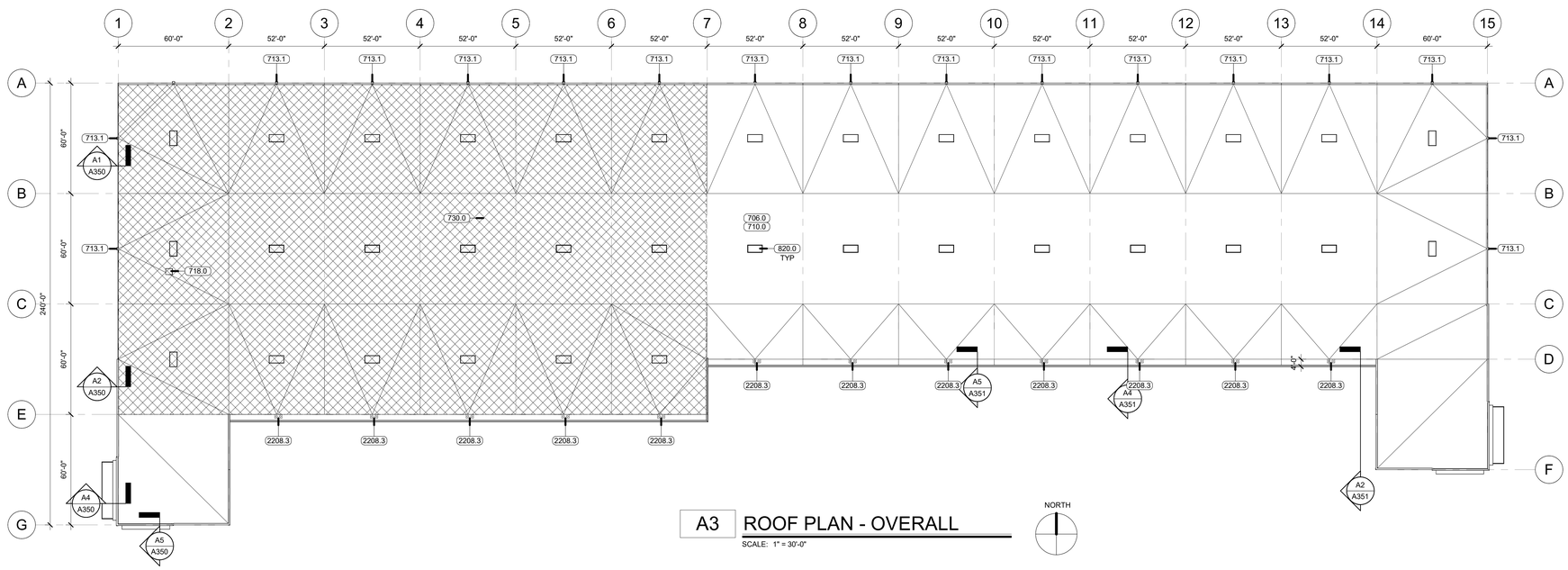
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ROOF PLAN NOTES

1. REFER ROOF DETAIL SHEETS FOR TYPICAL ROOF DETAILS.
2. NOT ALL ROOF MOUNTED EQUIPMENT & ROOF PENETRATIONS ARE SHOWN ON THE ARCHITECTURAL ROOF PLAN SHEET(S). IN ADDITION TO THE ARCHITECTURAL DOCUMENTS, THE CONTRACTOR IS RESPONSIBLE FOR REFERENCING THE STRUCTURAL, MECHANICAL, ELECTRICAL, & PLUMBING DOCUMENTS FOR ALL SUCH OCCURRENCES. ALL PENETRATIONS OF THE ROOF SHALL MEET THE ROOF MANUFACTURER'S WRITTEN RECOMMENDATIONS TO MAINTAIN INTEGRITY OF THE ROOFING SYSTEM.
3. PROVIDE TERMINATION OF ROOFING MEMBRANE PER ROOF MANUFACTURER'S WRITTEN RECOMMENDATIONS & DETAILS.
4. COORDINATE ALL MECHANICAL, ELECTRICAL, & PLUMBING ROOF PENETRATIONS. CONFIRM LOCATIONS PRIOR TO INSTALLATION TO VERIFY THE PROPER BOOT OR ROOFING COVERAGE IS MET BETWEEN ELEMENTS.
5. VERTICAL EXTENSIONS OF ROOFING MEMBRANE SYSTEM SHALL BE 8" MINIMUM.
6. ALL FLASHING, COUNTERFLASHING, & SHEET METAL WORK SHALL COMPLY W/ MINIMUM STANDARDS PER THE CURRENT EDITION OF SMACNA.
7. CONTRACTOR IS RESPONSIBLE AT BIDDING FOR PROVIDING A ROOF MANUFACTURER APPROVED ROOFING DETAIL FOR ALL ROOFING CONDITIONS SO THAT THE SPECIFIED WARRANTY IS OBTAINED. IF A CONDITION SHOWN IN THESE CONSTRUCTION DOCUMENTS DOES NOT MEET THE REQUIREMENTS OF THE ROOFING MANUFACTURER, THESE CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT PRIOR TO BIDDING SO AN ACCEPTABLE DETAIL CAN BE ISSUED.
8. ALL EXTERIOR ROOFING ASSEMBLIES SHALL COMPLY W/ DESIGN WIND PRESSURES FOR SPECIFIED WIND LOADING REQUIREMENTS, INCLUDING ALL RELATED METAL FLASHINGS & COPINGS. REFER STRUCTURAL DRAWINGS FOR PERFORMANCE REQUIREMENTS.
9. COORDINATE ALL ROOF TOP MECHANICAL UNITS LOCATIONS.
10. ALL ROOF MOUNTED EQUIPMENT SHALL BE A MINIMUM OF 10'-0" AWAY FROM EDGE OF ROOF UNLESS OTHERWISE NOTED.
11. ALL TAPERED ROOF INSULATION SHALL BE MINIMUM OF 1/4"/FT FOR THE ROOF & 1/2"/FT FOR ALL CRICKETING AROUND ROOF EQUIPMENT TO ASSURE POSITIVE DRAINAGE.
12. PROVIDE CRICKETS AT **ALL** ROOF TOP MOUNTED EQUIPMENT (i.e. SKYLIGHTS, ROOF HATCHES, MECHANICAL EQUIPMENT, ETC.) TO ENSURE POSITIVE DRAINAGE AROUND ROOF MOUNTED ELEMENTS.
13. PROVIDE ROOF WALKWAY PADS AT ALL ROOF ACCESS POINTS & TO ALL ROOF MOUNTED EQUIPMENT.
14. ALL REGLETS ARE TO BE PREFINISHED & ARE TO BE HELD AS LOW TO THE ROOF AS POSSIBLE, WHILE MAINTAINING 8" MINIMUM HEIGHT PER ROOFING MANUFACTURER REQUIREMENTS, SO THE VISIBILITY OF THE MEMBRANE FROM THE GROUND BELOW IS MINIMIZED. AT CERTAIN LOCATIONS, A SHEET METAL COVER SHEET MAY BE REQUIRED TO COVER THE EXPOSED VERTICAL FACE OF THE MEMBRANE. REFER ELEVATIONS, SECTIONS, & DETAILS FOR ADDITIONAL INFORMATION.
15. CONTRACTOR IS TO CONFIRM THE ROOFING SYSTEM THICKNESS, INCLUDING THE RIGID INSULATION PRIOR TO ORDERING & INSTALLATION OF MECHANICAL CURB(S) & PARAPET BLOCKING. BLOCKING & CURB HEIGHTS ARE TO BE COORDINATED AS NEEDED TO CONFORM TO THE ROOF SYSTEM THICKNESS & ROOFING MANUFACTURER'S WRITTEN MINIMUM REQUIREMENTS FOR WARRANTY.
16. ALL PREMANUFACTURED MECHANICAL CURBS SHALL BE MANUFACTURED TO ACCOMMODATE ROOF SLOPE. THEY MUST BE OF ADEQUATE HEIGHT TO ALLOW FOR THE DEPTH OF THE ROOF INSULATION, INCLUDING CRICKETS & MAINTAIN 8" HEIGHT ABOVE ROOF ELEVATION.
17. ALL METAL COPING LOCATIONS SHALL HAVE 1"/FT SLOPE TOWARDS THE ROOF UNLESS OTHERWISE NOTED.
18. ROOF DECK SHALL BE COVERED IN R-30 INSULATION & SPECIFIED ROOFING SYSTEM.
19. DECK BEARING ELEVATIONS SHOWN ARE TO BE INCLUDED FOR ARCHITECT'S REFERENCE ON ALL STEEL SHOP DRAWINGS.
20. WHERE ROOFING MEMBRANE IS SHOWN EXTENDING UP TO THE TOP OF THE PARAPET, THE MEMBRANE IS TO WRAP UP, OVER, & DOWN THE FACE OF THE WOOD BLOCKING. THE AIR INFILTRATION BARRIER IS TO EXTEND UP THE EXTERIOR FACE OF THE WALL TYING INTO THE ROOF BARRIER TO PROVIDE A CONTINUOUS AIR INFILTRATION BARRIER.

KEYNOTES

706.0	60 MIL. SINGLE-PLY TPO ROOFING MEMBRANE, MECHANICALLY ATTACHED WITH I-90 UPLIFT RATINGS, COLOR: WHITE, TYP, WITH (2) LAYERS OF 2.5" RIGID ROOF INSULATION BOARD - R-30 MIN.
710.0	SINGLE-PLY MEMBRANE ROOFING SYSTEM - ALL VERTICAL MEMBRANE SURFACES AT STEPPED WALLS, CURBS, ETC. TO BE 12" MINIMUM FROM LOWER ROOF MEMBRANE TO TERMINATION BAR OR CURB - TYP - COORDINATE W/ ARCHITECT ANY CONDITIONS THAT VARY FROM THIS REQUIREMENT PRIOR TO INSTALLATION OF ROOFING SYSTEM - TYP
713.1	PREFINISHED METAL SCUPPER W/ MATCHING CONDUCTOR HEAD & DOWNSPOUT - CONNECT TO STORM - REFER CIVIL DRAWINGS
718.0	ROOF HATCH, 36" x 36" - STEEL FIXED LADDER - PAINT - REFER DETAILS
730.0	FUTURE SOLAR LOADING AREA (CROSSHATCHED), PER STRUCTURAL
820.0	AES SUNOPTICS, SMD-4080-C2W1 OR EQUAL, FALL PROTECTION INCLUDED IN CURBS OR FRAME - PROVIDE CRICKETS AS REQUIRED, TYP - GC TO COORDINATE FINAL LOCATION PER STRUCTURAL JOIST AND FIRE SPRINKLERS
2208.3	ROOF DRAIN W/ INTEGRATED OVERFLOW DRAIN



A3 ROOF PLAN - OVERALL

SCALE: 1" = 30'-0"

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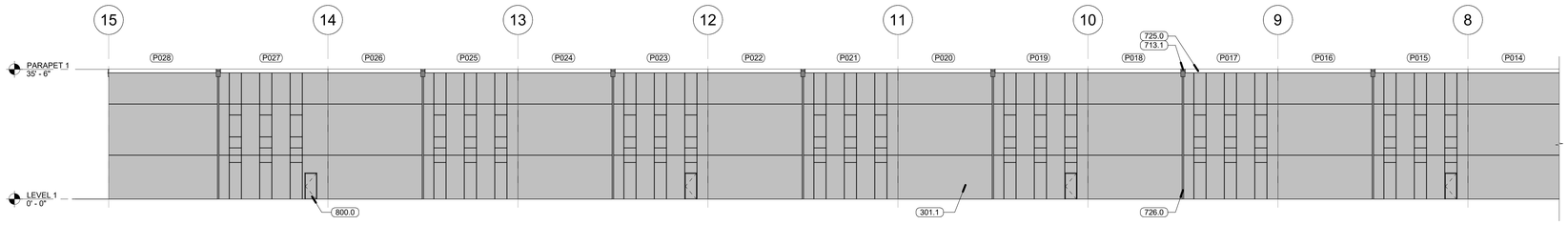
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ROOF PLAN

DATE: 9/29/25
JOB NO.: 25-072

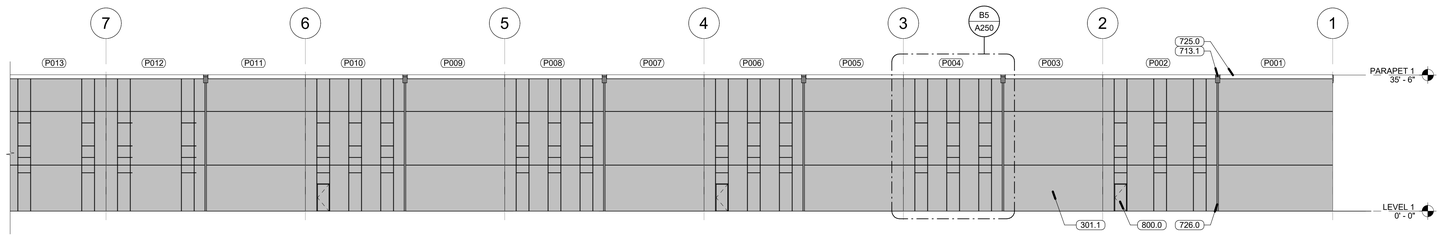
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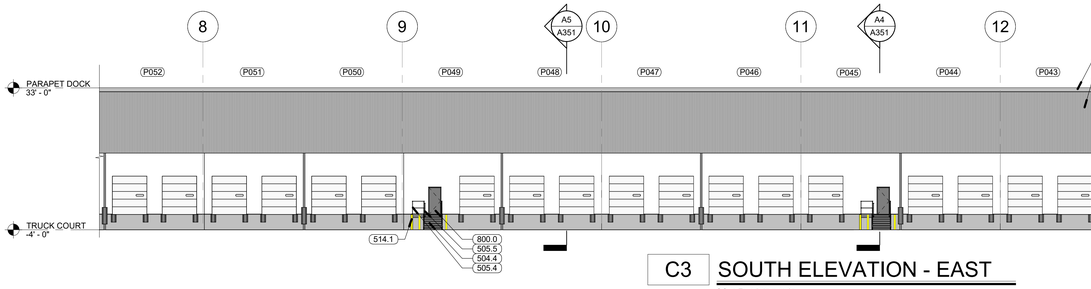
E3 NORTH ELEVATION - EAST

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



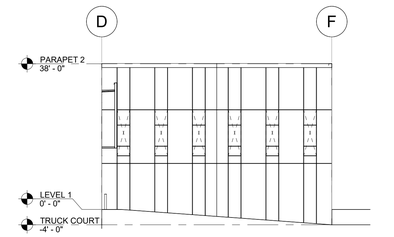
D3 NORTH ELEVATION - WEST

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



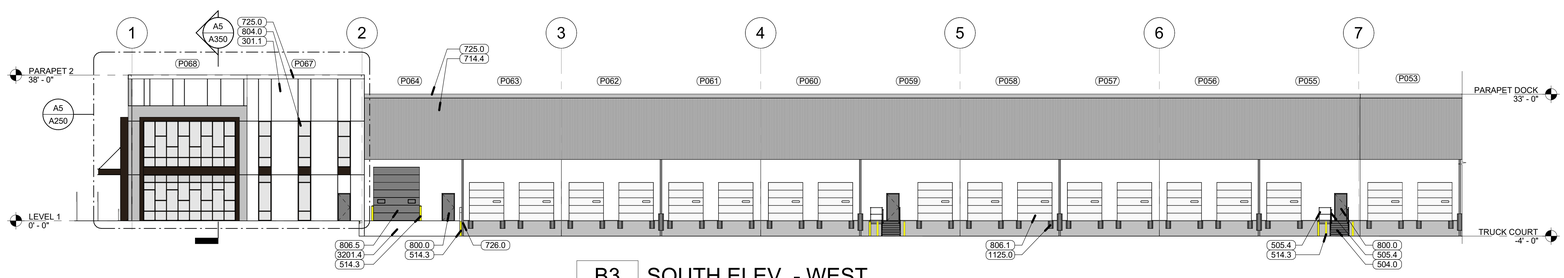
C3 SOUTH ELEVATION - EAST

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



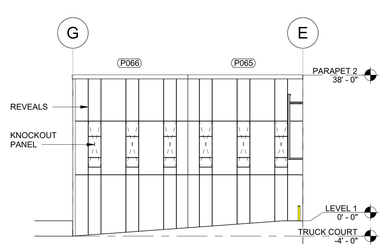
C6 SE CORNER - WEST

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



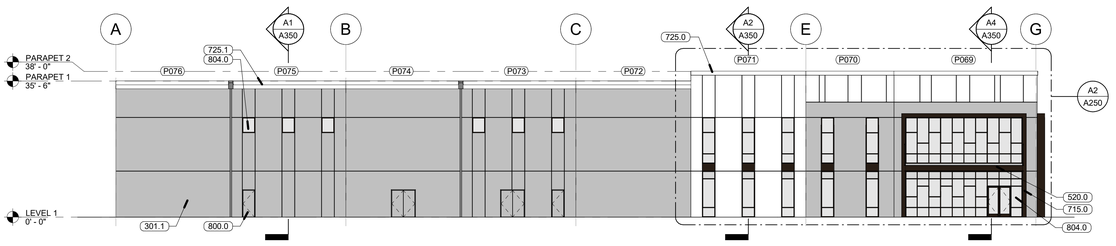
B3 SOUTH ELEV. - WEST

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



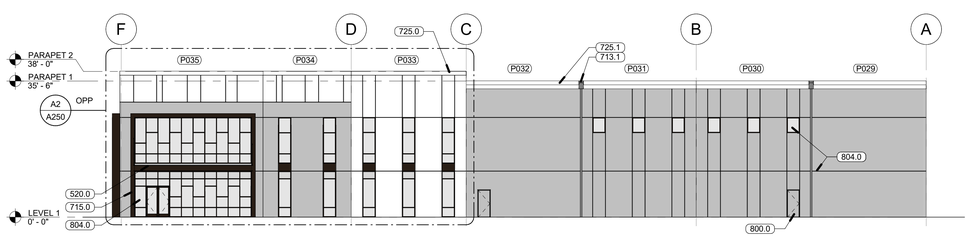
B6 SW CORNER - EAST

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



A2 WEST ELEVATION

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



A5 EAST ELEVATION

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

PAINT LEGEND

- PT-1: SW 7008 ALABASTER
- PT-2: SW 7066 GREY MATTERS
- PT-3: SW 6258 TRICORN BLACK
- METAL PANEL - OLD TOWN GRAY
- STOREFRONT MULLION - BLACK ANNODIZED

KEYNOTES

301.1	REINFORCED CONCRETE WALL - ARCHITECTURAL GRADE FINISH WHERE EXPOSED - REFER STRUCTURAL DRAWINGS
504.0	STEEL STAIR - PAINT
504.4	CONCRETE FILLED, STEEL PAN STAIR TREADS
505.4	GALVANIZED STEEL GUARDRAIL ASSEMBLY - PAINT - TYPE "X" - REFER DETAILS
505.5	GALVANIZED STEEL GUARDRAIL & HANDRAIL ASSEMBLY - PAINT - TYPE "X" - REFER DETAILS
514.1	6" DIA. x 48" A.F.F. CONCRETE FILLED GALVANIZED STEEL PIPE BOLLARD - FLAT TOP - PAINT
514.3	6" DIA. x 48" A.F.F. CONCRETE FILLED GALVANIZED STEEL PIPE BOLLARD - ROUND TOP - PAINT - REFER DETAILS B2/AS500 OR B4/AS500
520.0	METAL CANOPY WITH STEEL C-CHANEL FRAME & WOOD-LOOK TONGUE & GROOVE METAL SOFFIT
713.1	PREFINISHED METAL SCUPPER W/ MATCHING CONDUCTOR HEAD & DOWNSPOUT - CONNECT TO STORM - REFER CIVIL DRAWINGS
714.4	22 GA. PREFINISHED VERTICAL EXTERIOR CORRUGATED METAL PANEL SYSTEM
715.0	PREFINISHED ALUMINUM COMPOSITE METAL (ACM) PANEL SYSTEM
725.0	PREFINISHED METAL PARAPET COPING - WHITE FINISH
725.1	PREFINISHED 24 GA. MIN. METAL COPING, PAC-CLAD COLOR: BONE WHITE
726.0	6" PVC DOWNSPOUT CONNECTED TO STORM DRAIN, REFER CIVIL DRAWINGS
800.0	SCHEDULED DOOR & FRAME - REFER DOOR SCHEDULE
804.0	ALUMINUM STOREFRONT SYSTEM - REFER ELEVATIONS & DETAILS
806.1	OVERHEAD SECTIONAL DOOR - INSULATED - REFER DOOR SCHEDULE
806.5	OVERHEAD SECTIONAL DOOR - VERTICAL LIFT - INSULATED - REFER DOOR SCHEDULE
1125.0	4.5" x 10" x 18" LAMINATED RUBBER DOCK BUMPERS
3201.4	HEAVY DUTY CONCRETE RAMP - REFER CIVIL DRAWINGS

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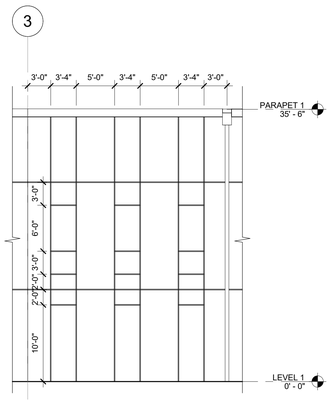
BUILDING ELEVATIONS

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JOB NO.: 25-072

A200

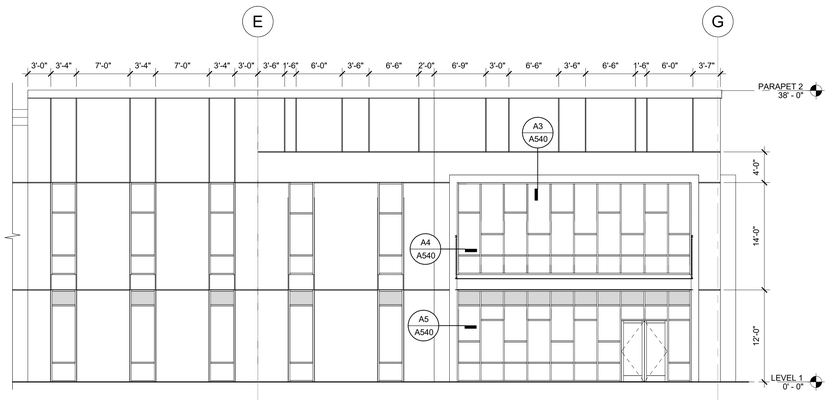
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KEYNOTES



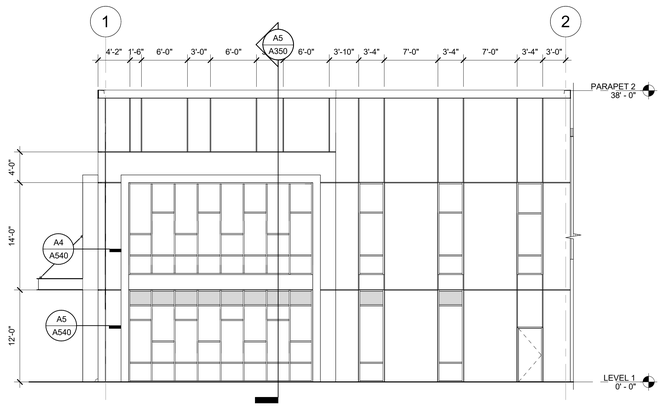
B5 ENLARGED ELEVATION - NORTH

SCALE: 1/8" = 1'-0"



A2 ENLARGED ELEVATION - ENTRY WEST

SCALE: 1/8" = 1'-0"



A5 ENLARGED ELEVATION - ENTRY SOUTH

SCALE: 1/8" = 1'-0"

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BUILDING ELEVATIONS - ENLARGED

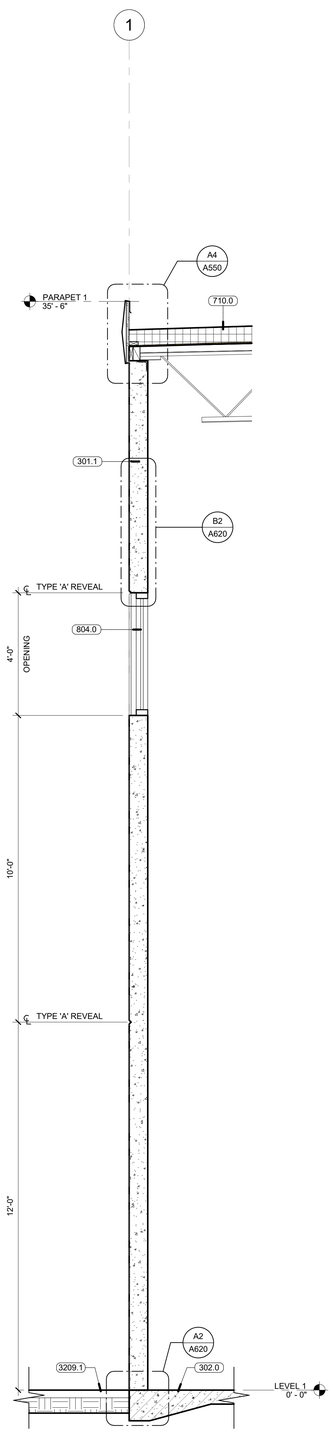
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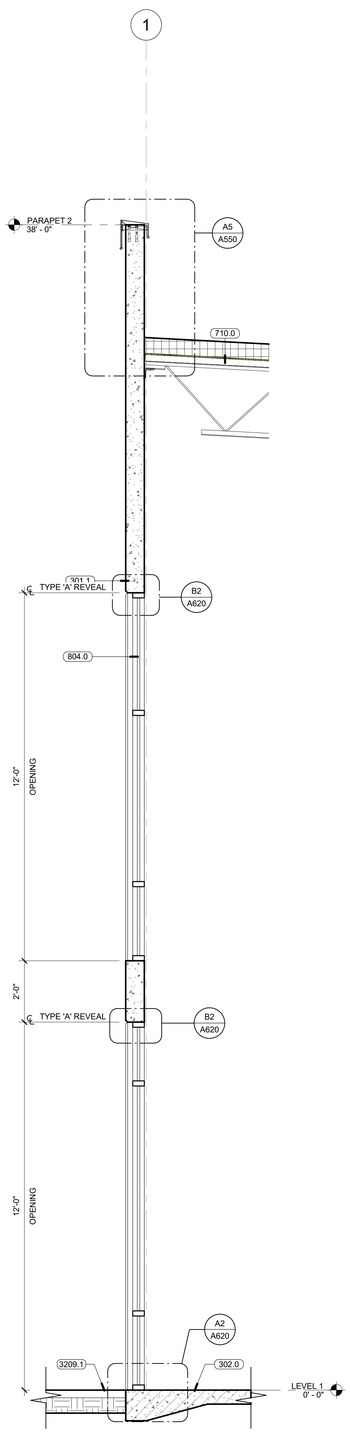
KEYNOTES

301.1	REINFORCED CONCRETE WALL - ARCHITECTURAL GRADE FINISH WHERE EXPOSED - REFER STRUCTURAL DRAWINGS
302.0	REINFORCED CONCRETE SLAB ON GRADE WITH 15 MIL VAPOR BARRIER AT FUTURE OFFICE LOCATIONS (GREY HATCH AREAS) - REFER STRUCTURAL DRAWINGS
710.0	SINGLE-PLY MEMBRANE ROOFING SYSTEM - ALL VERTICAL MEMBRANE SURFACES AT STEPPED WALLS, CURBS, ETC. TO BE 12" MINIMUM FROM LOWER ROOF MEMBRANE TO TERMINATION BAR OR CURB - TYP - COORDINATE W/ ARCHITECT ANY CONDITIONS THAT VARY FROM THIS REQUIREMENT PRIOR TO INSTALLATION OF ROOFING SYSTEM - TYP
715.0	PREFINISHED ALUMINUM COMPOSITE METAL (ACM) PANEL SYSTEM
804.0	ALUMINUM STOREFRONT SYSTEM - REFER ELEVATIONS & DETAILS
3209.1	LANDSCAPING - GRASS - REFER LANDSCAPE DRAWINGS



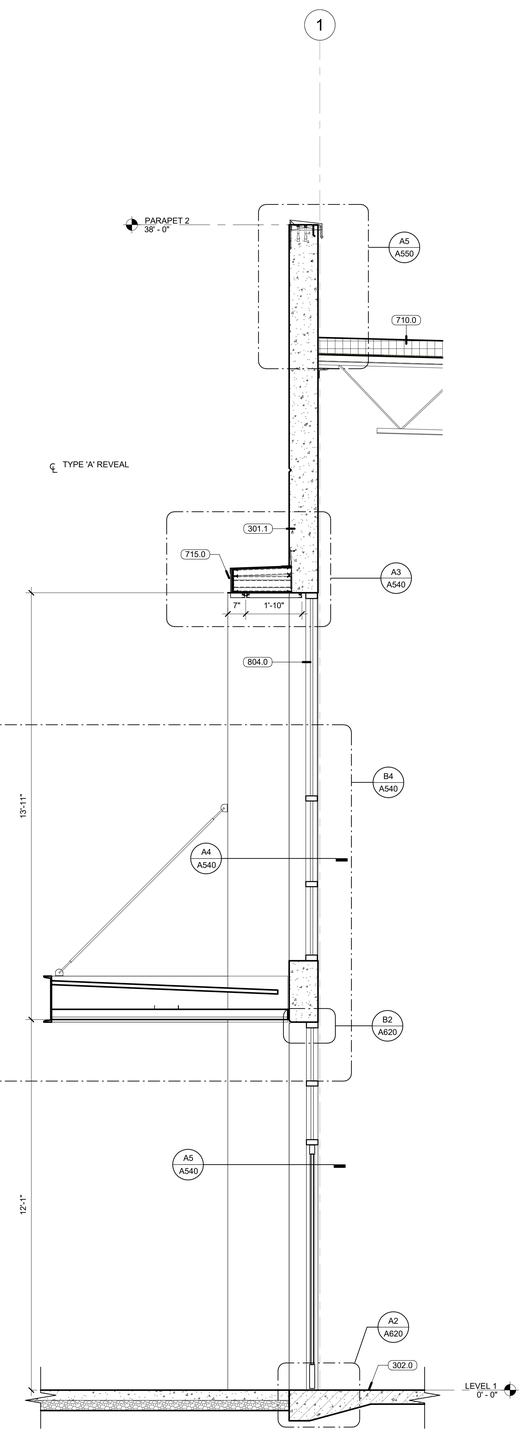
A1 SECTION - CLERESTORY

SCALE: 1/2" = 1'-0"



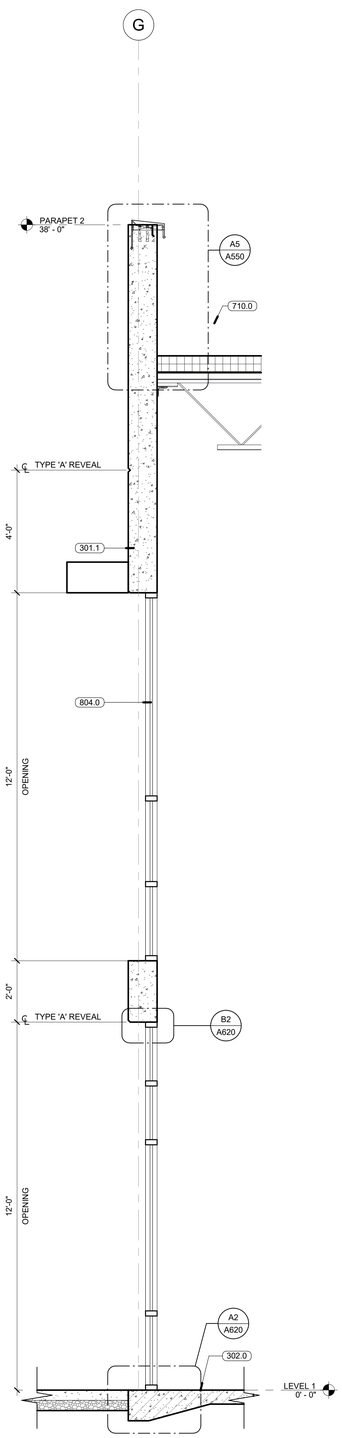
A2 SECTION - DOUBLE GLAZING

SCALE: 1/2" = 1'-0"



A4 SECTION - ENTRY

SCALE: 1/2" = 1'-0"



A5 SECTION - ENTRY SIDE

SCALE: 1/2" = 1'-0"

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WALL SECTIONS

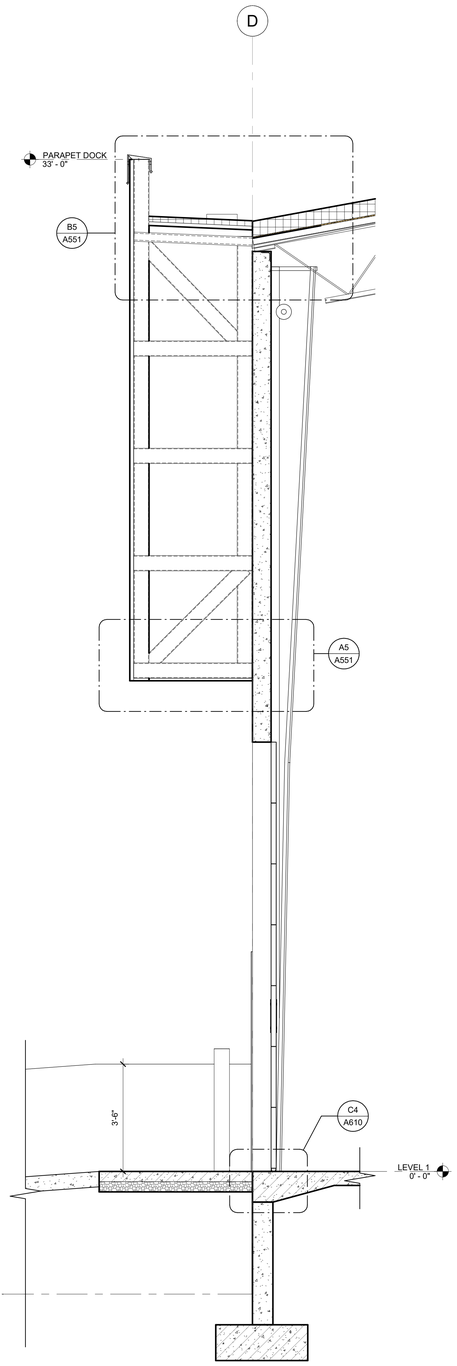
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A350

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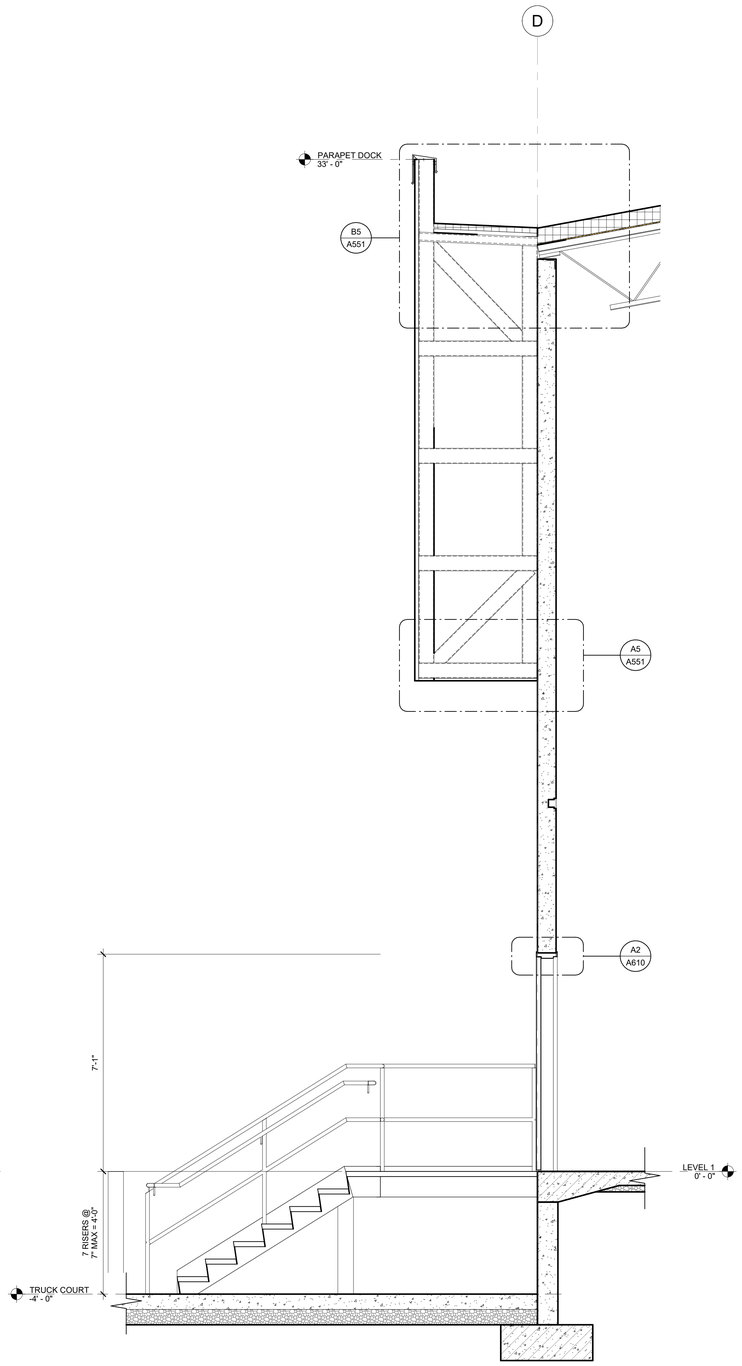
KEYNOTES

514.1	6" DIA. x 48" A.F.F. CONCRETE FILLED GALVANIZED STEEL PIPE BOLLARD - FLAT TOP - PAINT
3201.4	HEAVY DUTY CONCRETE RAMP - REFER CIVIL DRAWINGS



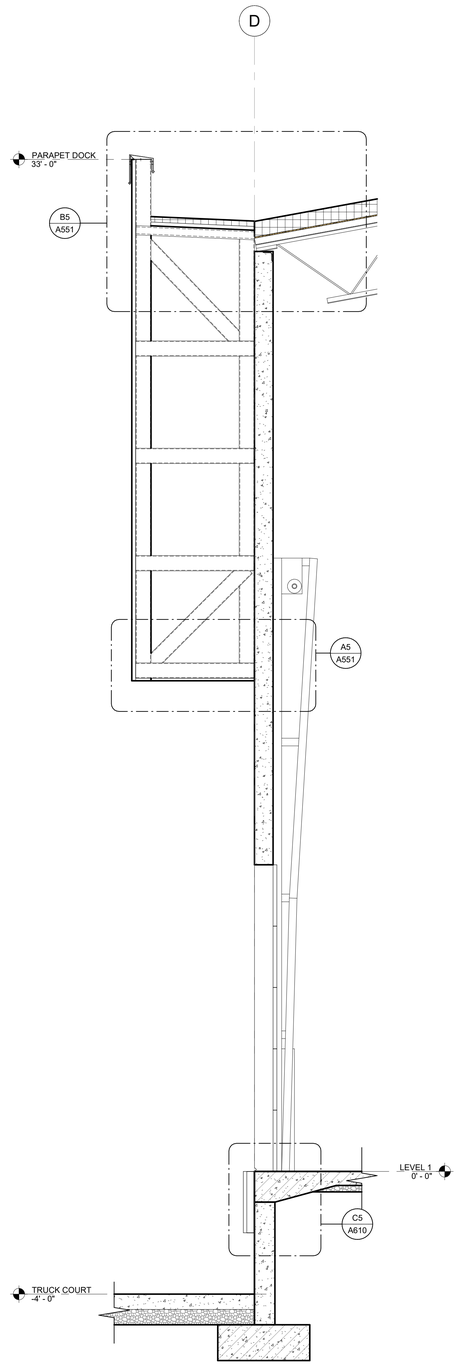
A2 SECTION - DRIVE-IN RAMP

SCALE: 1/2" = 1'-0"



A4 SECTION - DOCK STAIRS

SCALE: 1/2" = 1'-0"



A5 SECTION - DOCK DOOR

SCALE: 1/2" = 1'-0"

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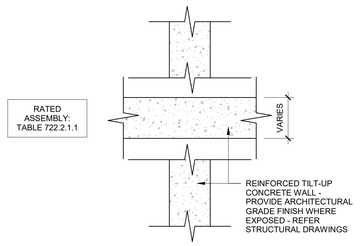
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

WALL SECTIONS

DATE: 9/29/25
JOB NO.: 25-072

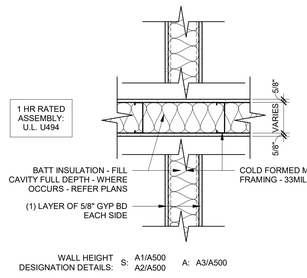
A351

10/1/2025 7:36:02 AM



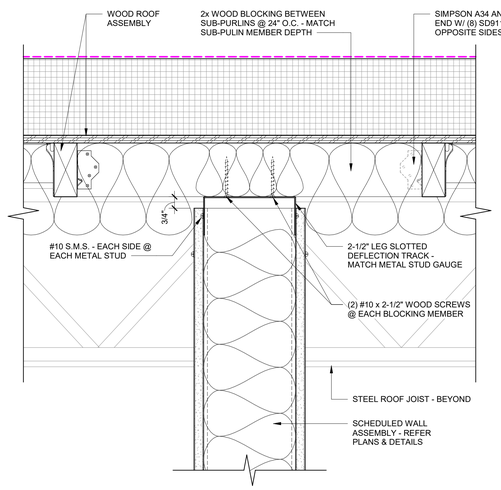
3Bx PARTITION TYPE

SCALE: 1" = 1'-0"



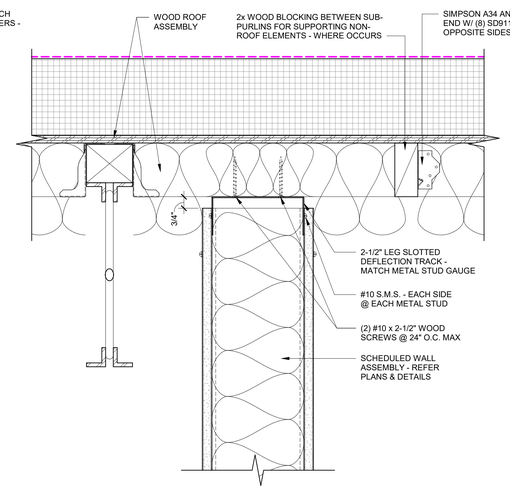
5Ax PARTITION TYPE

SCALE: 1" = 1'-0"



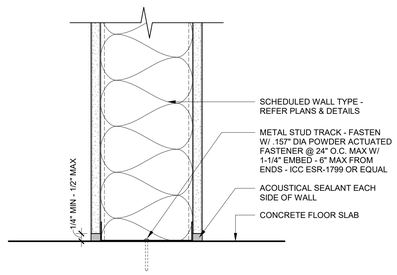
C1 PARTITION HEAD - METAL STUD - NON-RATED - PARALLEL

SCALE: 3" = 1'-0"



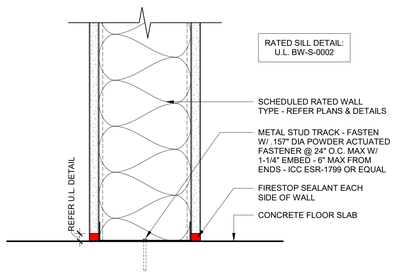
C2 PARTITION HEAD - METAL STUD - NON-RATED - PERPENDICULAR

SCALE: 3" = 1'-0"



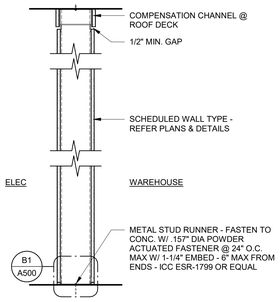
B1 PARTITION BASE - METAL STUD - NON-RATED

SCALE: 3" = 1'-0"



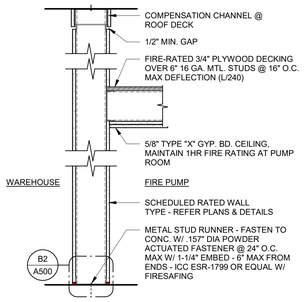
B2 PARTITION BASE - METAL STUD - FIRE RATED

SCALE: 3" = 1'-0"



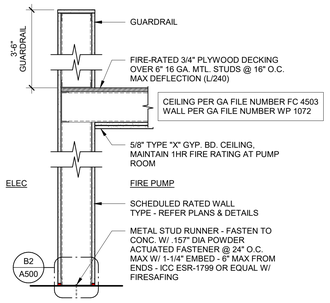
A1 FULL HEIGHT PARTITION

SCALE: 1" = 1'-0"



A2 1HR RATED PARTITION

SCALE: 1" = 1'-0"



A3 1HR RATED PARTITION 2

SCALE: 1" = 1'-0"

INTERIOR METAL STUD LIMITING HEIGHT INFORMATION

ALL INFORMATION IS REFERENCED FROM STEEL STUD MANUFACTURERS ASSOCIATION (SSMA) - CONTRACTOR IS RESPONSIBLE FOR COORDINATING JOB SPECIFIC REQUIREMENTS REGARDING SPACING, GAUGE, & LIMITING HEIGHT.

METAL STUD NOMENCLATURE

MEMBER WEB DEPTH (1/100") — FLANGE WIDTH (1/100")

600 S 125 - 33

STYLE (STUD (S) OR JOIST (J) SECTION) — MIL THICKNESS (1/100")

LIMITING HEIGHT CHART

METAL STUD SIZE	GAUGE	SPACING (in) O.C.	MAX HEIGHT
2-1/2" (250S125)	20 (30MIL)	12	12'-9"
		16	11'-7"
		24	10'-2"
2-1/2" (250S162)	20 (33MIL)	12	13'-2"
		16	12'-0"
		24	10'-6"
	18 (43MIL)	12	14'-4"
		16	13'-0"
		24	11'-5"
3-5/8" (362S125)	20 (30MIL)	12	17'-0"
		16	15'-6"
		24	13'-6"
3-5/8" (362S162)	20 (33MIL)	12	17'-7"
		16	16'-0"
		24	14'-0"
	18 (43MIL)	12	19'-2"
		16	17'-5"
		24	15'-3"
	16 (54MIL)	12	20'-6"
		16	18'-7"
		24	16'-3"
4" (400S125)	20 (30MIL)	12	18'-5"
		16	16'-8"
		24	14'-7"
4" (400S162)	20 (33MIL)	12	19'-0"
		16	17'-3"
		24	15'-1"
	18 (43MIL)	12	20'-9"
		16	18'-10"
		24	16'-5"
	16 (54MIL)	12	22'-2"
		16	20'-2"
		24	17'-7"
6" (600S125)	20 (30MIL)	12	25'-2"
		16	22'-11"
		24	18'-11"
6" (600S162)	20 (33MIL)	12	26'-2"
		16	23'-9"
		24	20'-6"
	18 (43MIL)	12	28'-9"
		16	26'-1"
		24	22'-10"
	16 (54MIL)	12	30'-9"
		16	27'-11"
		24	24'-5"
8" (800S162)	18 (43MIL)	12	36'-1"
		16	32'-9"
		24	28'-8"
	16 (54MIL)	12	38'-9"
		16	35'-2"
		24	30'-9"

1. STEEL STUDS SHALL MEET ICC REPORT ESR-3064P. HEIGHTS ARE BASED ON SSMA PRODUCT TECHNICAL GUIDE (2022).
2. ALL METAL STUDS & KICKER BRACING SHALL BE MINIMUM OF 33ksi UNLESS OTHERWISE NOTED ON STRUCTURAL DRAWINGS FOR FRAMING UP TO 43MIL. PROVIDE 50ksi FOR ALL FRAMING 54MIL OR THICKER.
3. ALL KICKER BRACING SHALL BE 4" (43MIL) MINIMUM W/ 1-5/8" FLANGE UNLESS OTHERWISED NOTED ON STRUCTURAL DRAWINGS.
4. FOR WALL OPENINGS, REFER JAMB STUD SCHEDULE.
5. METAL STUD FLANGE DIMENSIONS LISTED ARE MINIMUMS.
6. METAL STUD LIMITING HEIGHT CHART IS BASED ON NON-COMPOSITE BRACED AT 48" O.C. PROVIDE BRIDGING @ 48" O.C. WHERE GYP BD IS NOT APPLIED FULL HEIGHT TO BOTH SIDES
7. MAX HEIGHT IS BASED ON INTERIOR WALL LIMITING HEIGHT OF 33 KSI (MIN), 5 PSF, & L/240.
8. WALLS RECEIVING PLASTER OR STUCCO FINISHES REQUIRE MAX HEIGHT BASED ON INTERIOR WALL LIMITING HEIGHT OF 5 PSF @ L/360. DO NOT USE ABOVE SCHEDULE. REFER SSMA PRODUCT TECHNICAL GUIDE (2022).
9. WALLS RECEIVING TILE SHALL BE MINIMUM OF 33MIL W/ MAXIMUM SPACING OF 16" O.C. PER TCNA STANDARDS.

WALL TYPE NOTES

CONCRETE WALLS

1. REFER STRUCTURAL DRAWINGS FOR ADDITIONAL CONCRETE INFORMATION.
2. ALL CONCRETE WALLS EXPOSED TO VIEW SHALL BE CONSTRUCTED W/ AN ARCHITECTURAL GRADE FINISH.
3. REFER ELEVATIONS & DETAILS FOR TIE HOLE PATTERNS & REVEAL LOCATIONS. IF PATTERNS OR REVEALS ARE NOT SHOWN, COORDINATE W/ ARCHITECT PRIOR TO CONSTRUCTION.
4. REFER ELEVATIONS FOR LOCATIONS FOR EMBEDDED ELEMENTS SUCH AS ELECTRICAL DEVICES, MECHANICAL DEVICES, & WALL PENETRATIONS. IF EMBEDDED ELEMENTS ARE NOT SHOWN, COORDINATE W/ ARCHITECT PRIOR TO CONSTRUCTION.
5. WALL PENETRATIONS FOR PIPES, DUCTWORK, ELECTRICAL DEVICES, ETC. SHALL BE CUT TO MATCH THE SHAPE & DIMENSION OF THE PENETRATING OBJECT. WHEN PENETRATION IS IN A NON-RATED WALL, THE OPENING SHALL NOT EXCEED 3/4" ON EACH SIDE & BE SEALED W/ ACOUSTICAL SEALANT. WHEN PENETRATION IS IN A FIRE RATED WALL, THE OPENING SHALL COMPLY W/ THE APPLICABLE U.L. TESTED ASSEMBLY & BE SEALED W/ FIRESTOP AS NOTED IN THE DETAIL.
6. PROVIDE MOCKUP OF CONCRETE WALL SHOWING ARCHITECTURAL FINISH, TIE HOLE PATTERN, & REVEALS FOR ARCHITECT'S REVIEW PRIOR TO COMMENCING FORMWORK.

FRAMED WALL PARTITIONS

1. PARTITION TYPE DESIGNATIONS ARE INDEPENDENT OF APPLIED FINISHES. REFER FINISH PLANS, INTERIOR ELEVATIONS, & DETAILS FOR ADDITIONAL INFORMATION.
2. WHERE PARTITION TYPE DESIGNATIONS ON PLANS ARE SHOWN TO BE INTERRUPTED BY WALL OPENINGS (DOOR, WINDOWS, GLAZING, ETC.), THE CONSTRUCTION ABOVE & BELOW (WHERE APPLICABLE) SHALL MATCH THAT OF THE DESIGNATED PARTITION TYPE.
3. THE MINIMUM REQUIREMENTS FOR CONSTRUCTION FOR EACH PARTITION HAS BEEN INDICATED IN PARTITION DETAIL. MORE RESTRICTIVE CONSTRUCTION REQUIREMENTS MAY BE NOTED IN THE PLANS, NOTES, DETAILS, & SPECIFICATIONS & SHALL GOVERN.
4. USE STUDS OF DEPTH INDICATED ON DRAWINGS FOR EACH WALL LOCATION. GAUGE & SPACING OF STUD IS DICTATED BY THE PROJECT CONDITIONS & THE HEIGHT OF THE PARTITION. REFER NON-STRUCTURAL METAL STUD LIMITING HEIGHT INFORMATION. MINIMUM PROJECT GAUGE SHALL BE 30MIL & MAXIMUM SPACING OF 24" O.C. UNLESS OTHERWISE NOTED.
5. USE STUDS OF DEPTH INDICATED ON DRAWINGS FOR EACH WALL LOCATION THAT WILL RECEIVE A TILE WALL FINISH. PER TCNA STANDARDS, MINIMUM GAUGE SHALL BE 33MIL & A MAXIMUM SPACING OF 16" O.C.
6. USE STUDS OF DEPTH EQUAL TO ADJACENT WALL FOR HEADER LOCATIONS UNLESS OTHERWISE NOTED. REFER TO INTERIOR METAL STUD BOX HEADER SCHEDULE FOR STUD GAUGE & SIZE BASED ON SPAN LENGTH.
7. PROVIDE FIRE RATED ASSEMBLIES AS NOTED ON DRAWINGS & IN COMPLIANCE W/ U.L. TESTED ASSEMBLIES. REFER U.L. DETAILS IN 'G' SHEETS FOR ADDITIONAL INFORMATION.
8. ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES SHALL BE IN COMPLIANCE W/ U.L. TESTED ASSEMBLIES.
9. BATT INSULATION, WHERE PROVIDED, TO BE FULL STUD CAVITY DEPTH & RUN FULL LENGTH OF WALL. BOX HEADERS SHALL BE COMPLETELY FILLED W/ INSULATION WHERE WALL IS DESIGNATED TO BE INSULATED.
10. PROVIDE MOLD & MOISTURE RESISTANT GYP. BD. AT ALL WALL LOCATIONS CONTAINING PLUMBING PIPING IN LIEU OF GYP. BD. PROVIDE MINIMUM OF 24" EACH SIDE OF PIPE OR GROUP OF PIPES. TOILET ROOMS TO RECEIVE MOLD & MOISTURE RESISTANT GYP. BD. ON ALL WALLS EXCEPT WHERE WALL TILE IS SCHEDULED.
11. PROVIDE 5/8" GYP. BD. THROUGHOUT UNLESS OTHERWISE NOTED.
12. PROVIDE CONTROL JOINTS (C.J.) AT 30'-0" MAXIMUM. UNLESS OTHERWISE INDICATED ON DRAWINGS, LOCATE AT CORNER ABOVE DOORS OR OTHER INCONSPICUOUS LOCATIONS. IF C.J.s ARE NOT INDICATED ON DOCUMENTS, COORDINATE W/ ARCHITECT PRIOR TO INSTALLATION.
13. WALL PENETRATIONS FOR PIPES, DUCTWORK, ELECTRICAL DEVICES, ETC. SHALL BE CUT TO MATCH THE SHAPE & DIMENSION OF THE PENETRATING OBJECT. WHEN PENETRATION IS IN A NON-RATED WALL, THE OPENING SHALL NOT EXCEED 3/4" ON EACH SIDE & BE SEALED W/ ACOUSTICAL SEALANT. WHEN PENETRATION IS IN A FIRE RATED WALL, THE OPENING SHALL COMPLY W/ THE APPLICABLE U.L. TESTED ASSEMBLY & BE SEALED W/ FIRESTOP AS NOTED IN THE DETAIL.
14. CONTRACTOR TO PROVIDE BLOCKING BEHIND ALL CABINETS, COAT HOOKS, TV LOCATIONS AS WELL AS ALL WALL MOUNTED ACCESSORIES, INCLUDING TOILET ROOM ACCESSORIES, TOILET ROOM PARTITIONS, ETC.
15. PROVIDE 5/8" GLASS-MAT TILE BACKER BD. BEHIND ALL WALL TILE LOCATIONS. REFER FINISH PLANS & ELEVATIONS FOR LOCATIONS & EXTENTS.
16. REFER DETAILS FOR WET LOCATIONS SUCH AS SHOWERS & TILE WALLS & FLOORS. ASSEMBLIES SHALL COMPLY W/ THE TILE COUNCIL OF NORTH AMERICA (TCNA) STANDARDS.
17. ALL GYPSUM BOARD SURFACES THAT WILL BE EXPOSED TO VIEW SHALL BE LEVEL 4 FINISH UNLESS OTHERWISE NOTED.

INTERIOR SHAFT WALL METAL STUD LIMITING HEIGHT INFORMATION

CONTRACTOR IS RESPONSIBLE FOR COORDINATING JOB SPECIFIC REQUIREMENTS REGARDING GAUGE, LIMITING HEIGHT, & U.L. ASSEMBLIES.

SHAFT WALL METAL STUD NOMENCLATURE

MEMBER WEB DEPTH (1/100") — 600 CH - 33 — STYLE (STUD (CT) OR (CH) SECTION) — MIL THICKNESS (1/100")

LIMITING HEIGHT CHART

METAL STUD SIZE	GAUGE	SPACING (in) O.C.	MAX HEIGHT
2-1/2"	20 (33MIL)	24	12'-10"
	18 (43MIL)	24	14'-6"
4"	20 (33MIL)	24	16'-10"
	18 (43MIL)	24	18'-11"
6"	20 (33MIL)	24	22'-4"
	18 (43MIL)	24	23'-7"

1. VERIFY MAXIMUM HEIGHT W/ METAL STUD MANUFACTURER PUBLISHED DATA FOR JOB PROVIDED PRODUCT PRIOR TO ORDERING.
2. METAL STUD FLANGE SHALL BE 1-1/2" MINIMUM.

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PANATTONI

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BUILDING B

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TUALATIN, OR 97062

ISSUED FOR PERMIT

REV	DATE	REMARKS

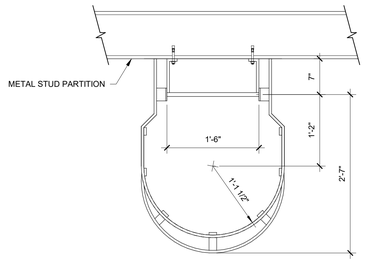
PANATTONI
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TACOMA, WA 98402

WALL TYPES

DATE: 9/29/25
JOB NO.: 25-072

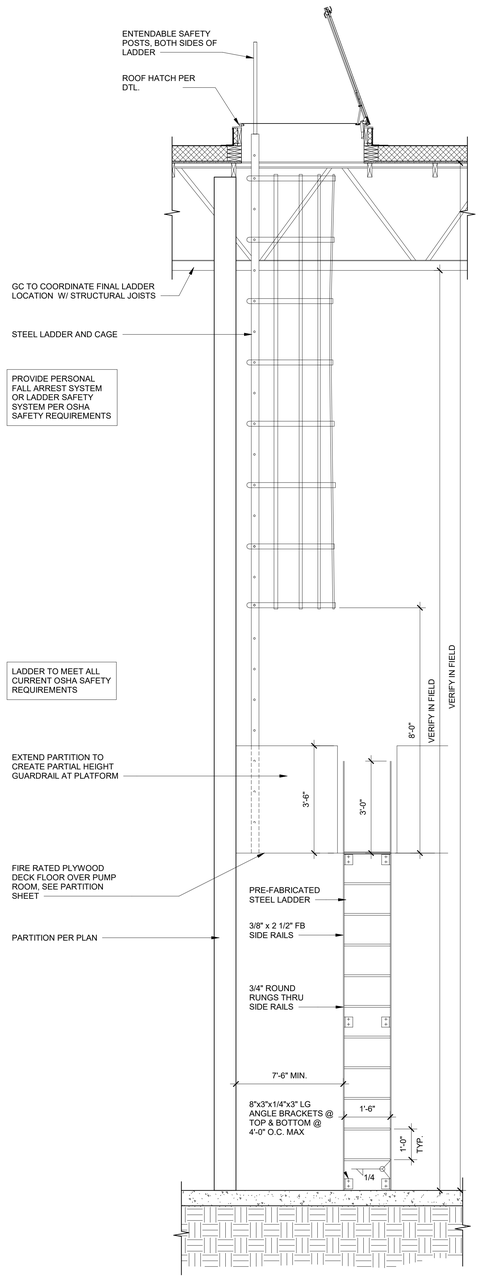
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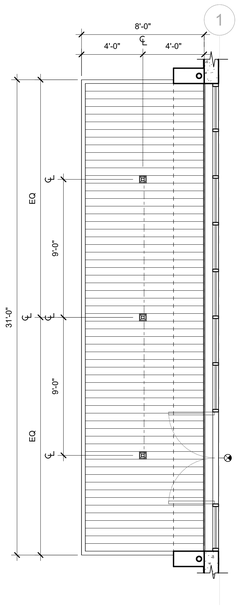
E1 ROOF ACCESS LADDER PLAN

SCALE: 1" = 1'-0"



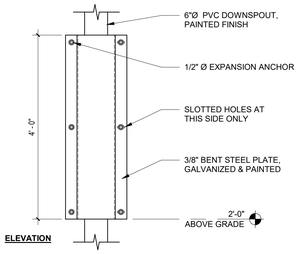
A1 SECTION - ROOF LADDER

SCALE: 1/2" = 1'-0"



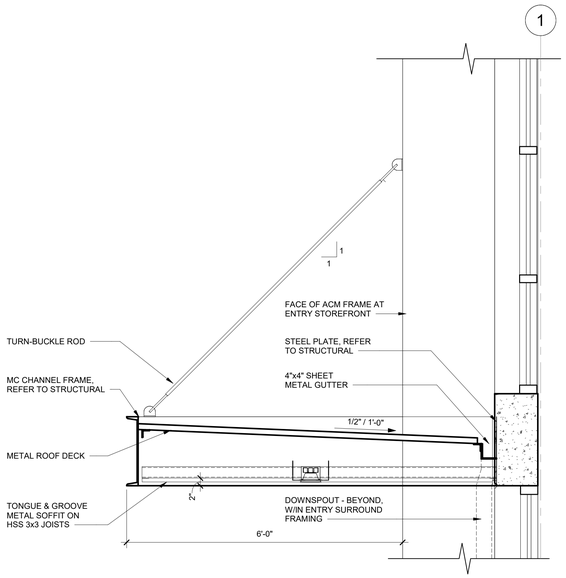
B3 RCP - CANOPY

SCALE: 1/4" = 1'-0"



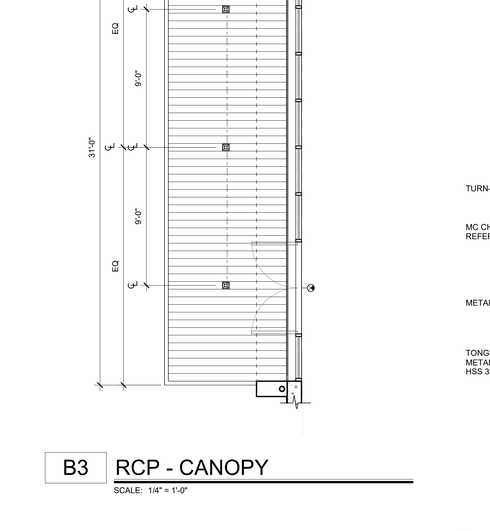
D4 DOWNSPOUT PROTECTOR

SCALE: 3/4" = 1'-0"



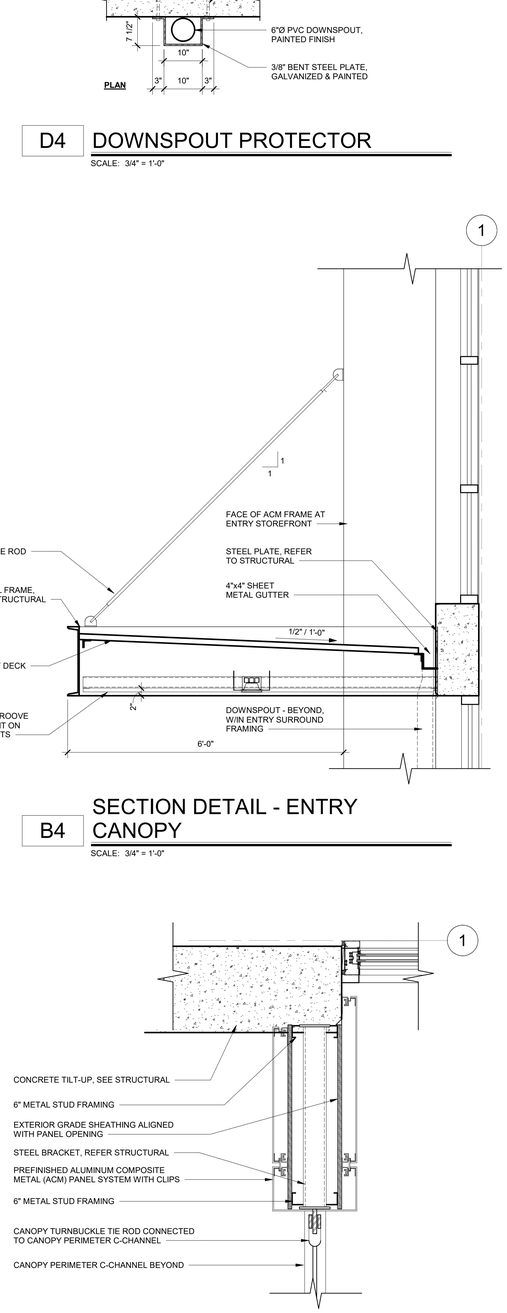
B4 SECTION DETAIL - ENTRY CANOPY

SCALE: 3/4" = 1'-0"



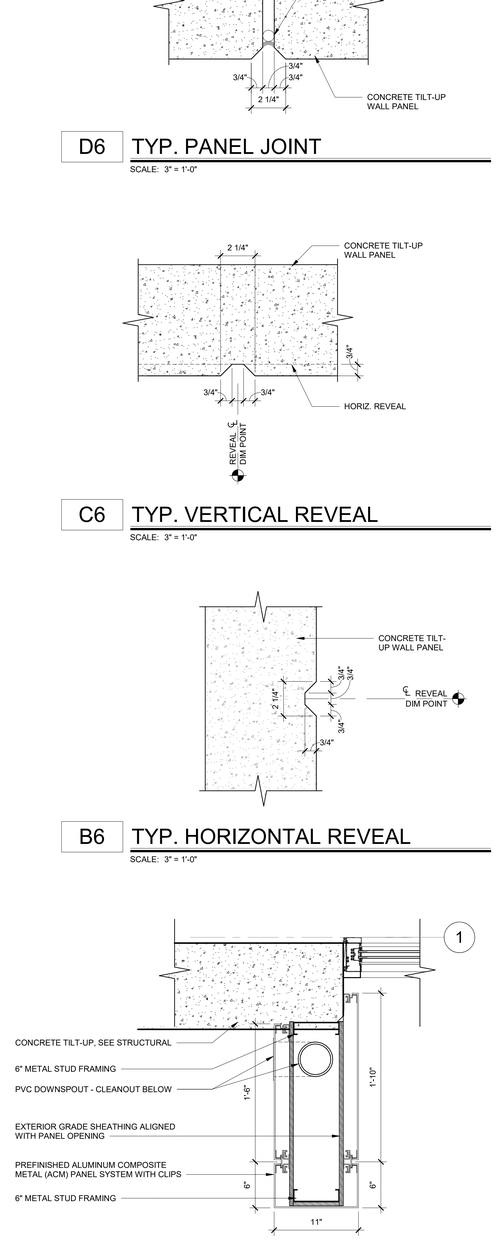
A3 DETAIL - ACM/ROOF

SCALE: 1 1/2" = 1'-0"



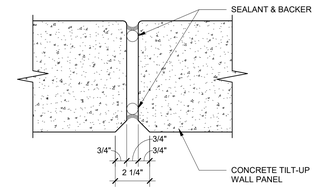
A4 DETAIL - ACM/CANOPY

SCALE: 1 1/2" = 1'-0"



A5 DETAIL - ACM/WALL

SCALE: 1 1/2" = 1'-0"



D6 TYP. PANEL JOINT

SCALE: 3" = 1'-0"

C6 TYP. VERTICAL REVEAL

SCALE: 3" = 1'-0"

B6 TYP. HORIZONTAL REVEAL

SCALE: 3" = 1'-0"

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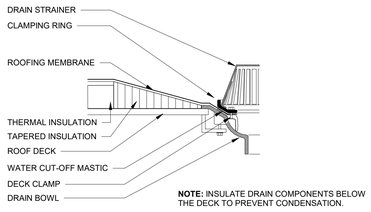
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TACOMA, WA 98402

PLAN & SECTION DETAILS

DATE: 9/29/25
JOB NO.: 25-072

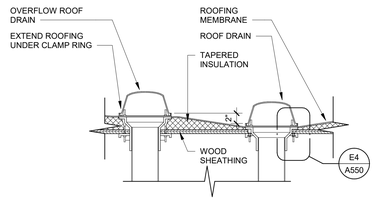
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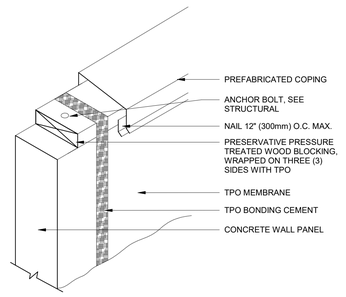
E4 DETAIL - ROOF DRAIN

SCALE: 1 1/2" = 1'-0"



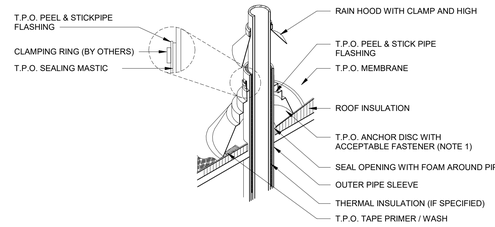
E5 SECTION - ROOF DRAIN & OVERFLOW

SCALE: 1" = 1'-0"



C4 DETAIL - COPING ISO

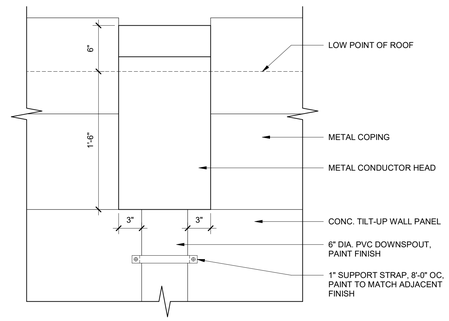
SCALE: NOT TO SCALE



NOTES:
1. WITH MECHANICALLY FASTENED SPEC. MEMBRANE MUST BE MECHANICALLY ATTACHED WITH T.P.O. ANCHOR DISC WITH ACCEPTABLE FASTENERS (6" [150mm] CENTERS AROUND PROJECTION)
2. DO NOT OVERLAP THE FLANGES FROM ADJACENT PIPE FLASHINGS.
3. 15 YEAR AND 20 YEAR GUARANTEES REQUIRE DOUBLE WRAP.

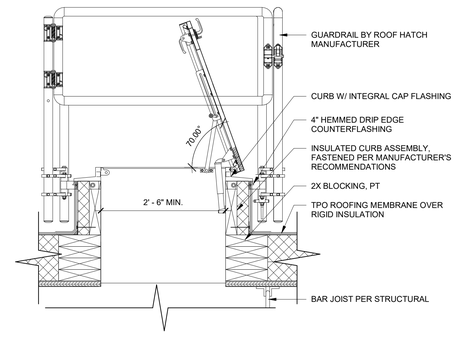
C5 DETAIL - HOT PIPE FLASHING, TYP.

SCALE: 6" = 1'-0"



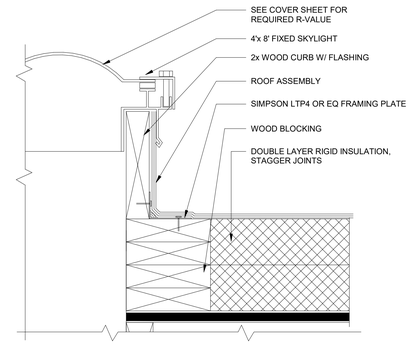
B2 TYP. MTL. CONDUCTOR HEAD

SCALE: 1 1/2" = 1'-0"



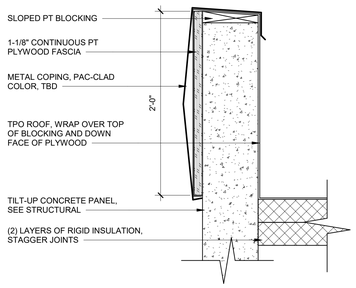
B4 TYP ROOF HATCH

SCALE: 1 1/2" = 1'-0"



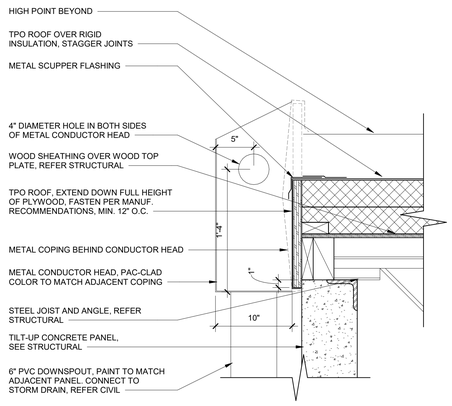
B5 DETAIL - TYP. FIXED SKYLIGHT CURB

SCALE: 3" = 1'-0"



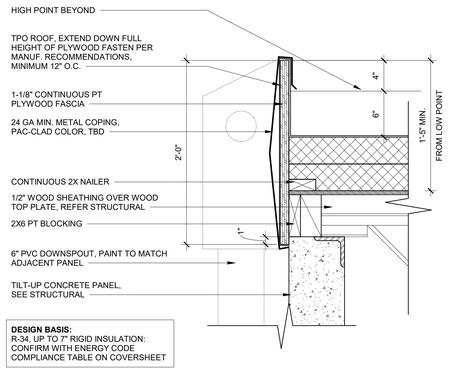
A1 DETAIL - 2' COPING

SCALE: 1 1/2" = 1'-0"



A2 DETAIL - TYPICAL ROOF SCUPPER

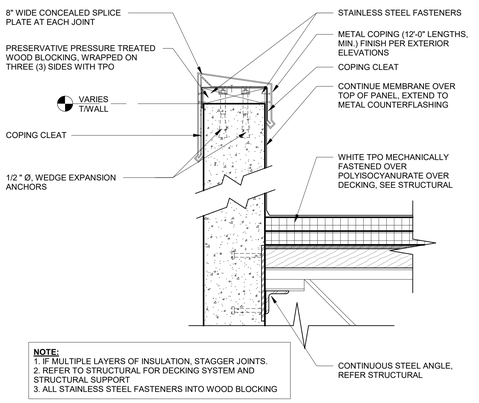
SCALE: 1 1/2" = 1'-0"



DESIGN BASIS:
R-34, UP TO 7" RIGID INSULATION:
CONFIRM WITH ENERGY CODE COMPLIANCE TABLE ON COVERSHEET

A4 DETAIL - TYPICAL ROOF SECTION

SCALE: 1 1/2" = 1'-0"



NOTE:
1. IF MULTIPLE LAYERS OF INSULATION, STAGGER JOINTS.
2. REFER TO STRUCTURAL FOR DECKING SYSTEM AND STRUCTURAL SUPPORT
3. ALL STAINLESS STEEL FASTENERS INTO WOOD BLOCKING

A5 DETAIL - TILT PARAPET

SCALE: NOT TO SCALE

TWINSTEPS ARCHITECTURE
DENVER | IRVINE | LOS ANGELES | SAN JOSE | SEATTLE
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GAYLE SMITH
14270
IRVINE, CA
STATE OF OREGON

PANATTONI

124TH CORPORATE CENTER
BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062
ISSUED FOR PERMIT

REMARKS

REV	DATE

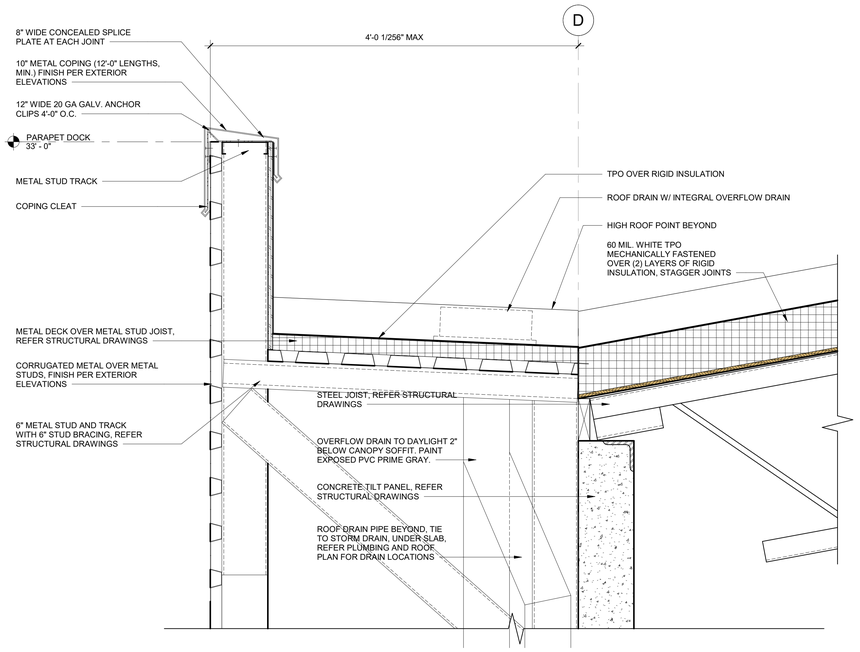
PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ROOF DETAILS

DATE: 9/29/25
JOB NO.: 25-072

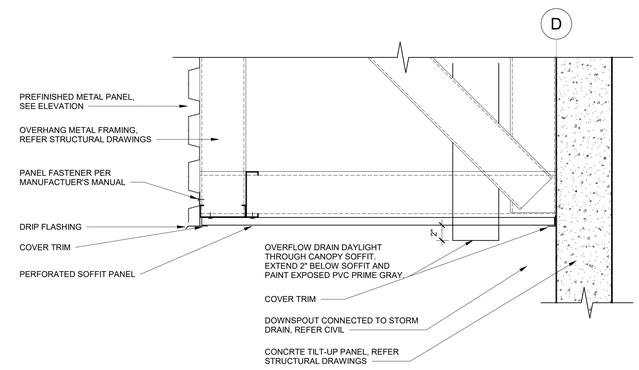
A550

10/1/2025 7:35:07 AM



B5 SECTION - DOCK CANOPY PARAPET

SCALE: 1 1/2" = 1'-0"



A5 SECTION - DOCK CANOPY SOFFIT

SCALE: 1 1/2" = 1'-0"

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REMARKS | REV | DATE

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ISSUED FOR PERMIT

PANATTONI
1201 PACIFIC AVE, SUITE 1700
TACOMA, WA 98402

ROOF DETAILS

DATE: 9/29/25
JOB NO.: 25-072

A551

10/1/2025 7:35:08 AM

DOOR HARDWARE LEGEND

HARDWARE SET: 01
STOREFRONT PAIR

QTY:				
1	LOCKSET / LATCHSET:	KAWNEER	CONSTR. CYLINDER	BLK ANNOD.
1	HINGES:	KAWNEER	CONT. GEARED	BLK ANNOD.
1	CLOSER:	KAWNEER	LCN 1461	BLK ANNOD.
1	EMERGENCY EXIT DEVICE:	KAWNEER	1686 CONCEALED ROD	BLK ANNOD.
1	PULL HANDLE:	KAWNEER	CO9 OFFSET	BLK ANNOD.
1	THRESHOLD:	KAWNEER	BUTT HUNG	BLK

HARDWARE SET: 02
HM SINGLE

QTY:				
1	LOCKSET:	HAGER	3480 WTN	US26D
1	PROTECTOR PLATE:	HAGER	341D	US32D
3	HINGES:	HAGER	BB1199, 4-1/2" x 4-1/2" NRP	US32D
1	CLOSER:	HAGER	5100 MLT	ALM
1	FLOOR STOP:	HAGER	242F	US26D
1	WEATHERSTRIP:	HAGER	726, 17'	S
1	RAIN DRIP CAP:	HAGER	810S, 40"	MIL
1	DOOR BOTTOM:	HAGER	770S, 36"	MIL
1	THRESHOLD:	HAGER	417S, 36"	MIL

HARDWARE SET: 03
HM PAIR - ELEC

QTY:				
1	LOCKSET:	HAGER	3480 WTN	US26D
2	FLUSH BOLT:	HAGER	282D	US26D
6	HINGES:	HAGER	BB1199, 4-1/2" x 4-1/2" NRP	US32D
1	CLOSER:	HAGER	5100 MLT	ALM
2	FLOOR STOP:	HAGER	242F	US26D
1	WEATHERSTRIP:	HAGER	726, 20'	S
1	RAIN DRIP CAP:	HAGER	810S, 76"	MIL
2	DOOR BOTTOM:	HAGER	770S, 36"	MIL
1	THRESHOLD:	HAGER	417S, 72"	MIL

HARDWARE SET: 04
HM PAIR - PUMP

QTY:				
1	EMERGENCY EXIT DEVICE:	HAGER	4501M, 36" x 45NL WTN	US26D
2	FLUSH BOLT:	HAGER	282D	US26D
6	HINGES:	HAGER	BB1199, 4-1/2" x 4-1/2" NRP	US32D
1	MORTISE CYLINDER:	HAGER	3902 LFIC, 1-1/2"	US26D
1	COMBINATED CORE:	HAGER	3919-C	US26D
1	CLOSER:	HAGER	5100 MLT	ALM
2	FLOOR STOP:	HAGER	242F	US26D
1	PROTECTOR PLATE:	HAGER	341D	US32D
1	WEATHERSTRIP:	HAGER	726, 20'	S
1	RAIN DRIP CAP:	HAGER	810S, 76"	MIL
2	DOOR BOTTOM:	HAGER	770S, 36"	MIL
1	THRESHOLD:	HAGER	417S, 72"	MIL

DOOR SCHEDULE LEGEND

DOOR CONSTRUCTION:

WD = SOLID CORE W/ WOOD VENEER
H.M. = HOLLOW METAL
GLASS = TEMPERED GLAZING
ALUM = ALUMINUM W/ TEMPERED GLAZING
STL = STEEL
POLY = POLYMER CORE
POLYU = POLYURETHANE INSULATION
POLYS = POLYSTYRENE INSULATION
POLYC = POLYCARBONATE GLAZING
-L.L. = LEAD LINED

DOOR/FRAME FINISH:

PNT-X = PAINT (REFER FINISH LEGEND FOR ADDITIONAL INFORMATION)
CLR = CLEAR URETHANE FINISH ON WOOD VENEER
ANOD = ANODIZED ALUMINUM FINISH (MATCH ARCHITECT'S SAMPLE)
GLASS = TEMPERED GLAZING
P.LAM = PLASTIC LAMINATE
STN = STAIN FINISH ON WOOD VENEER (MATCH ARCHITECT SAMPLE)
KYN = KYNAR FINISH (MATCH ARCHITECT'S SAMPLE)
BLK = BLACK
BRO = BRONZE
S.S. = STAINLESS STEEL

FRAME CONSTRUCTION:

H.M. = HOLLOW METAL
ALUM = EXTRUDED ALUMINUM
STL = STEEL
S.S. = STAINLESS STEEL
-L.L. = LEAD LINED

ACCESS CONTROLS:

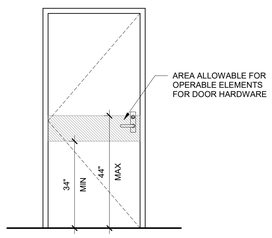
C.R. = CARD READER
K.P. = KEY PAD
MAG = MAGNETIC LOCK SYSTEM
M.H. = MAGNETIC HOLD OPEN DEVICE

DOOR GENERAL NOTES

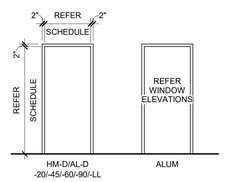
1. ALL HOLLOW METAL DOORS & FRAMES OPENING TO THE EXTERIOR SHALL BE GALVANIZED, 16GA DOORS & 14 GA FRAMES
2. ALL EXTERIOR HOLLOW METAL DOORS ACCESSING A CONDITIONED INTERIOR SPACE SHALL BE INSULATED W/ POLYURETHANE INSULATION UNLESS OTHERWISE REQUIRED TO BE POLYSTYRENE FOR FIRE RATED OPENINGS.
3. ALL INTERIOR HOLLOW METAL DOORS & FRAMES SHALL BE 18GA DOOR & 16GA FRAMES.
4. ALL HOLLOW METAL FRAMES SHALL BE FULLY WELDED. NO KNOCK DOWN FRAMES ALLOWED.
5. ALL EXTERIOR DOORS SHALL RECEIVE A PERIMETER WEATHERSTRIPPING. PROVIDE THRESHOLDS AT ALL DOORS EXCEPT OVERHEAD DOOR LOCATIONS.
6. ALL DOORS 3'-6" OR LARGER SHALL REQUIRE (4) HINGES.
7. OPERABLE PARTS SHALL BE OPERABLE W/ (1) HAND & SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST TO OPERATE. WHERE EXISTING DOOR HARDWARE IS TO REMAIN, VERIFY EXISTING HARDWARE OPERATION.
8. MAXIMUM FORCE REQUIRED TO OPEN INTERIOR & EXTERIOR DOORS SHALL NOT EXCEED 5 LBS & FIRE DOORS SHALL NOT EXCEED 15 LBS.
9. LEVER TRIM SHALL BE PROVIDED ON ALL LATCHING DOOR HARDWARE. WHERE EXISTING DOOR HARDWARE IS TO REMAIN, VERIFY EXISTING HARDWARE OPERATION.
10. CONTRACTOR SHALL COORDINATE ALL DOOR FRAME THROAT THICKNESSES.
11. ALL HOLLOW METAL DOORS & FRAMES SHALL BE FACTORY PRIMED FOR FIELD PAINTING.
12. ALL DOOR WALL STOPS IN FRAMED PARTITIONS SHALL HAVE ADEQUATE WALL BLOCKING PROVIDED. REFER TYPICAL WALL BLOCKING DETAIL.
13. MAXIMUM OF 3/4" UNDERCUT FOR ALL DOORS.
14. ALL DOORS ALONG THE PATH OF EGRESS SHALL BE NON-LOCKING IN THE DIRECTION OF TRAVEL.
15. ALL DOORS & HARDWARE SHALL COMPLY W/ ALL STATE & LOCAL JURISDICTIONS ACCESSIBILITY REQUIREMENTS.
16. ALL DOOR HARDWARE SHALL BE SATIN STAINLESS STEEL (US32D/630) UNLESS OTHERWISE NOTED.
17. FIRE RATED DOORS SHALL BE LATCHING & SELF- OR AUTOMATIC-CLOSING IN ACCORDANCE W/ CODE(S) OF AUTHORITY HAVING JURISDICTION (AHJ).
18. SMOKE-ACTIVATED DOORS HAVING HOLD OPEN DEVICES SHALL BE IN ACCORDANCE W/ CODE(S) OF AUTHORITY HAVING JURISDICTION (AHJ).
19. ALL FIRE RATED DOORS SHALL HAVE PROVIDED A CLOSER & PERIMETER GASKETING.
20. WHERE A PAIR OF FIRE RATED DOORS IS TO BE PROVIDED, THE DOORS SHALL HAVE PROVIDED AUTO FLUSH BOLTS, COORDINATOR, (2) CLOSERS, & PERIMETER GASKETING.
21. ALL GLAZING FOR DOORS SHALL BE TEMPERED.
22. GENERAL CONTRACTOR TO COORDINATE ALL WORK BETWEEN DOOR INSTALLER, ELECTRICAL CONTRACTOR, & ACCESS CONTROL CONTRACTOR FOR DOORS REQUIRING ACCESS CONTROLS.
23. COORDINATE FINAL LOCATIONS OF MAGNETIC DOOR HOLD OPEN DEVICES W/ ARCHITECT PRIOR TO INSTALLATION.
24. ALUMINUM ENTRANCE DOOR GLAZING TO MATCH ADJACENT WINDOW SYSTEM GLAZING TYPE & FINISH.
25. GENERAL CONTRACTOR TO COORDINATE BLOCKING & SUPPORT AT ALL OVERHEAD DOOR LOCATIONS PRIOR TO DOOR INSTALLATION.
26. ALL THUMB LATCH LOCKING DEVICES ON MEANS OF EGRESS DOORS SHALL BE ACTIVATED BY NO MORE THAN 1/4 TURN.

DOOR SCHEDULE

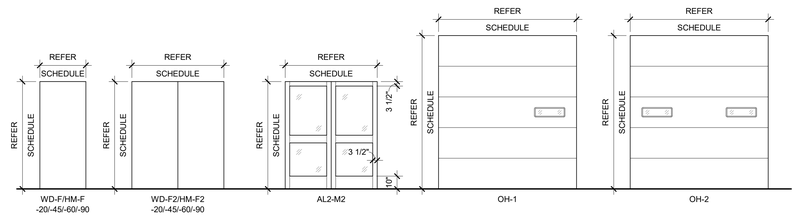
	DOOR									FRAME								
DOOR NUMBER	WIDTH	HEIGHT	THICKNESS	MATERIAL	MATERIAL	FINISH	GLASS	ELEVATION	INSULATED	MATERIAL	FINISH	ELEVATION	DEPTH	FIRE RATING	HARDWARE SET	ACCESS CONTROLS	ACCESS ACTUATORS	COMMENTS	DOOR NUMBER
001	6'-0"	8'-0"	2 1/4"	ALUM	ALUM	ANOD	1" TEMP	AL1-M2	-	ALUM	ANOD	ALUM	0"	-	1	-	-	U=0.65, SHGC=0.33	001
002	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	002
003	6'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F2	-	H.M.	PNT	HM-D	8 1/4"	-	4	-	-	U=0.37	003
004	6'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F2	-	H.M.	PNT	HM-D	8 1/4"	-	3	-	-	U=0.37	004
005	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	005
006	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	006
007	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	007
008	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	008
009	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	009
010	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	010
011	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	011
012	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	012
013	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	013
014	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	014
015	6'-0"	8'-0"	2 1/4"	ALUM	ALUM	ANOD	1" TEMP	AL1-M2	-	ALUM	ANOD	ALUM	0"	-	1	-	-	U=0.65, SHGC=0.33	015
016	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	016
017	12'-0"	14'-0"	2"	STL	STL	PNT	POLYC	OH-2	POLYU	STL	PNT	-	0"	-		-	-	MIN. R-5, U=0.31	017
018	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	018
019	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	019
020	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	020
021	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	021
022	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	022
023	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	023
024	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	024
025	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	025
026	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	026
027	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	027
028	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	028
029	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	029
030	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	030
031	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	031
032	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	032
033	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	033
034	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	034
035	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	035
036	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	036
037	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	037
038	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	038
039	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	039
040	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	040
041	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	041
042	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	042
043	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	043
044	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	044
045	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	045
046	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	046
047	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	047
048	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	048
049	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	049
050	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	050
051	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	051
052	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	052
053	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	053
054	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	054
055	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	055
056	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	056
057	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	057
058	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	058
059	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	059
060	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	060
061	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	061
062	9'-0"	10'-0"	1 1/2"					OH-1				-						MIN. R-5, U=0.31	062
063	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	063
064	12'-0"	14'-0"	2"	STL	STL	PNT	POLYC	OH-2	POLYU	STL	PNT	-	0"	-		-	-	MIN. R-5, U=0.31	064
065	3'-0"	7'-0"	1 3/4"	H.M.	H.M.	PNT	-	HM-F	-	H.M.	PNT	HM-D	8 1/4"	-	2	-	-	U=0.37	065



A2 HARDWARE MOUNTING HEIGHT DETAIL
SCALE: 1/2" = 1'-0"



A3 FRAME TYPE ELEVATIONS
SCALE: 1/4" = 1'-0"



A5 DOOR TYPE ELEVATIONS
SCALE: 1/4" = 1'-0"

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BUILDING B
20010 SW 124TH AVE
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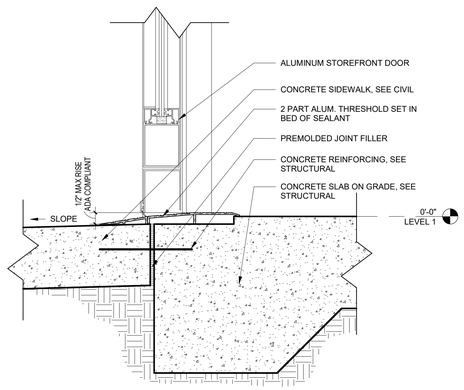
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DOOR SCHEDULE & ELEVATIONS

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JOB NO.: 25-072

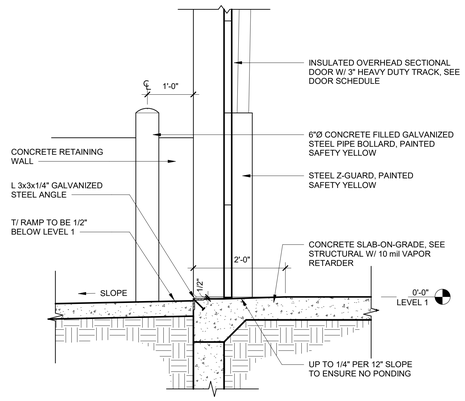
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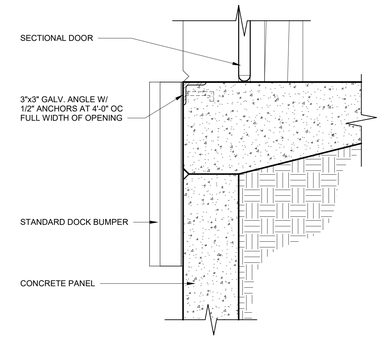
C2 DETAIL - THRESHOLD, TYP. STOREFRONT

SCALE: 3" = 1'-0"



C4 DETAIL - DRIVE-IN DOOR W/ SLOPED SLAB SECTION

SCALE: 3/4" = 1'-0"

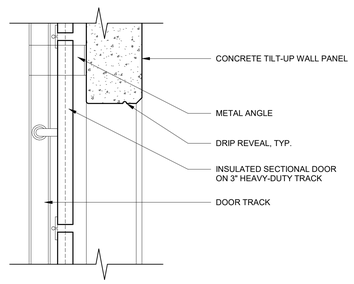


C5 CONCRETE DOCK EDGE

SCALE: 1 1/2" = 1'-0"

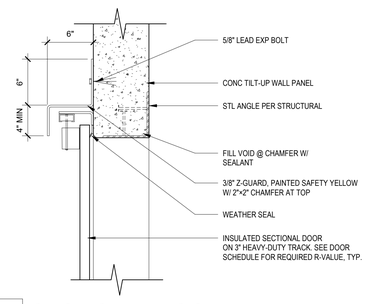
B1 DETAIL - Z-GUARD ELEVATION

SCALE: 1 1/2" = 1'-0"



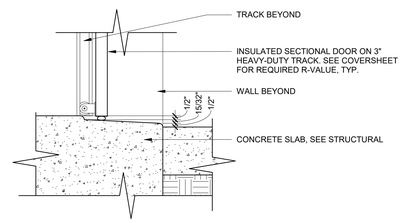
B2 SECTIONAL DOOR HEAD

SCALE: 1 1/2" = 1'-0"



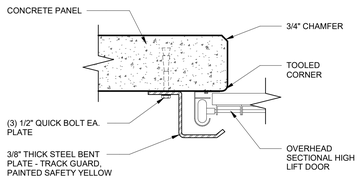
B4 SECTIONAL DOOR JAMB

SCALE: 1 1/2" = 1'-0"



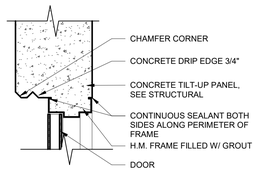
B5 SILL @ O.H. DOOR

SCALE: 1 1/2" = 1'-0"



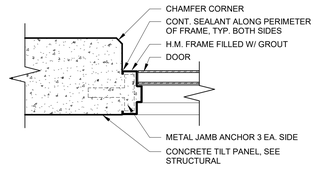
A1 DETAIL - Z-GUARD PLAN

SCALE: 1 1/2" = 1'-0"



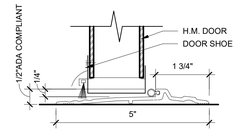
A2 DETAIL - HM DOOR HEAD

SCALE: 1 1/2" = 1'-0"



A4 DETAIL - HM DOOR JAMB

SCALE: 1 1/2" = 1'-0"



A5 DETAIL - HM DOOR THRESHOLD

SCALE: 6" = 1'-0"

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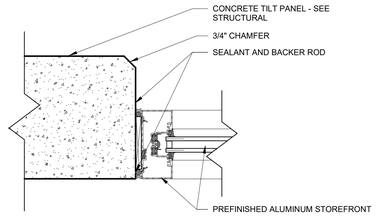
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DOOR & FRAME DETAILS

DATE: 9/29/25
JOB NO.: 25-072

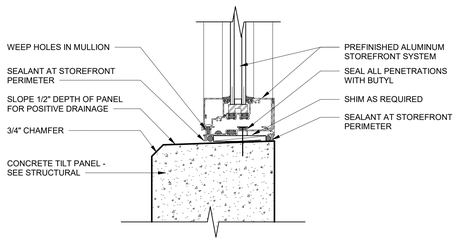
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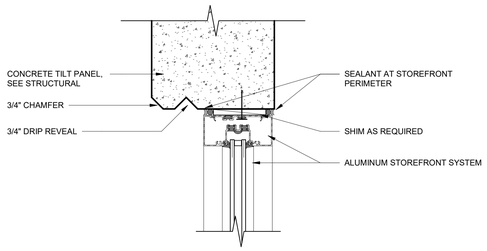
D2 STOREFRONT JAMB DETAIL - PANEL

SCALE: 3" = 1'-0"



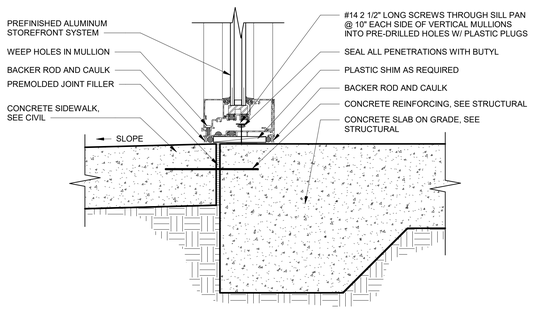
C2 STOREFRONT SILL DETAIL - PANEL

SCALE: 3" = 1'-0"



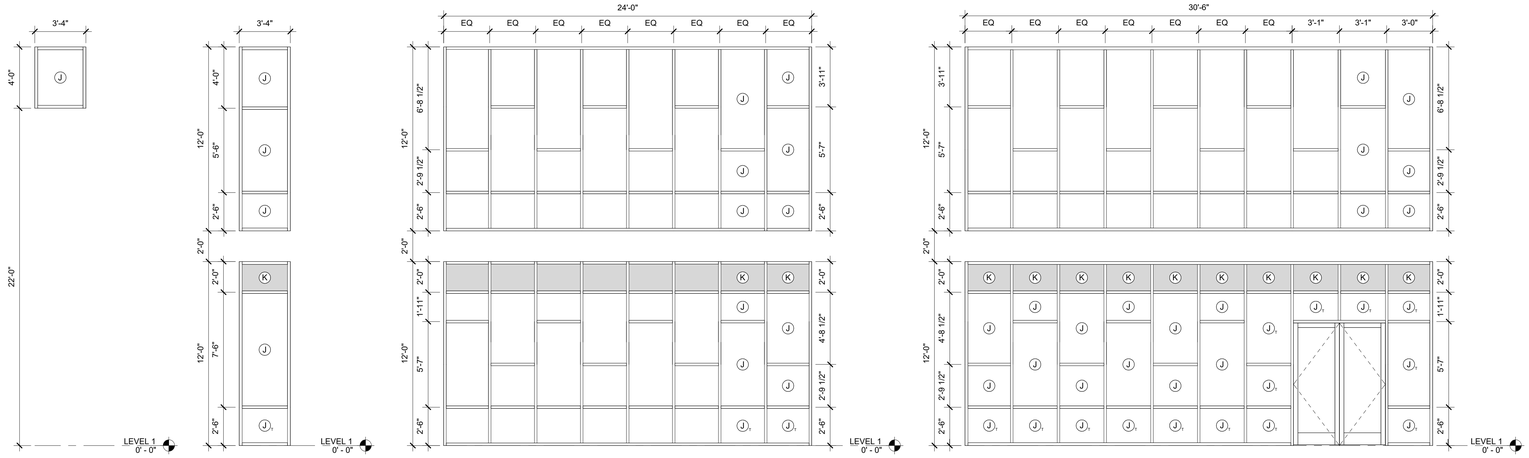
B2 STOREFRONT HEAD DETAIL - PANEL

SCALE: 3" = 1'-0"



A2 STOREFRONT SILL DETAIL - SLAB

SCALE: 3" = 1'-0"



GLAZING ELEVATION NOTES

1. GLAZING ELEVATION TYPES ARE PROVIDED FOR REFERENCE. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE QUANTITIES FOR EACH TYPE.
2. REFER GLAZING ELEVATION TYPES FOR WIDTH, HEIGHT, & GLAZING LAYOUT.
3. OVERALL DIMENSIONS ARE GIVEN FOR REFERENCE. REFER TO DETAILS FOR JAMB, SILL, & HEAD CONDITIONS.
4. FIELD VERIFY ALL DIMENSIONS PRIOR TO FABRICATION.
5. PROVIDE ALUMINUM BRAKE METAL WRAPS AT ALL EXPOSED STRUCTURAL ELEMENTS ADJACENT TO CURTAIN WALL OR STOREFRONT SYSTEMS.
6. PROVIDE THRESHOLD AT ALL EXTERIOR DOOR LOCATIONS.
7. ALL ALUMINUM DOORS OVER 3'-0" WIDE REQUIRE (5) HINGES, TYP.
8. PROVIDE HEAVY DUTY/THICK WALL MEMBERS AT HINGE & LATCH SIDES OF ALL ALUMINUM DOOR LOCATIONS.
9. WHERE ACCESS CONTROLS ARE TO BE INSTALLED, CONTRACTOR TO COORDINATE WORK BETWEEN DOOR INSTALLER & SECURITY INSTALLER.
10. ALL CHANNEL SET GLAZING SHALL BE GASKETED.
11. ALL CHANNEL SET GLAZING BUTT JOINTS SHALL BE SEALED. CONTRACTOR TO COORDINATE COLOR SELECTION W/ ARCHITECT.
12. ALL GLAZING TO BE TEMPERED AS REQUIRED BY GOVERNING CODE & AHJ.

GLAZING TYPE LEGEND

TYPE	DESCRIPTION
J	**EXTERIOR** - 1" INSULATED GLAZING **BASIS OF DESIGN**: GUARDIAN **OUTBOARD LITE**:1/4" CLEAR; HEAT STRENGTHENED SNX 62/27 "CRYSTAL GRAY" SURFACE #2 **AIR SPACE**: 1/2" W/ BLACK SILICONE **INBOARD LITE**: 1/4" CLEAR; HEAT STRENGTHENED
K	**EXTERIOR** - 1" INSULATED SPANDREL GLAZING **BASIS OF DESIGN**: GUARDIAN **OUTBOARD LITE**:1/4" CLEAR; HEAT STRENGTHENED SNX 62/27 "CRYSTAL GRAY" SURFACE #2 **AIR SPACE**: 1/2" W/ BLACK SILICONE **INBOARD LITE**: 1/4" CLEAR; HEAT STRENGTHENED

GLAZING TAG NOMENCLATURE

GLAZING TYPE — (X)$_n$ — INDICATES TEMPERED GLAZING

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TACOMA, WA 98402

GLAZING ELEVATIONS

DATE: 9/29/25
JOB NO.: 25-072

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1. STRUCTURAL NOTES

1.1. ANY DISCREPANCY FOUND AMONG THE DRAWINGS, SPECIFICATIONS, THESE NOTES, AND THE SITE CONDITIONS SHALL BE REPORTED TO THE ARCHITECT AND THE STRUCTURAL ENGINEER, WHO SHALL CORRECT SUCH DISCREPANCY IN WRITING. ANY WORK DONE BY THE CONTRACTOR AFTER DISCOVERY OF SUCH DISCREPANCY SHALL BE DONE AT THE CONTRACTOR'S RISK. THE CONTRACTOR SHALL VERIFY AND COORDINATE THE DIMENSIONS AMONG ALL DRAWINGS PRIOR TO PROCEEDING WITH ANY WORK OR FABRICATION. THE CONTRACTOR IS RESPONSIBLE FOR ALL ERECTION BRACING, FORMWORK AND TEMPORARY CONSTRUCTION SHORING.

1.1.1. ELECTRONIC COPIES OF THE STRUCTURAL DRAWINGS (PDF'S, CAD DRAWINGS OR BIM MODELS) MAY BE PROVIDED TO THE CONTRACTOR FOR THEIR USE. THESE FILES MAY BE PROVIDED AT THE REQUEST OF THE CONTRACTOR FOR THEIR CONVENIENCE ONLY. THE CONTRACTOR AGREES THAT THESE FILES SHALL NOT SUPERSEDE INFORMATION SHOWN ON THE ORIGINAL BID/ CONSTRUCTION DOCUMENTS. THE CONTRACTOR AGREES TO HOLD THE STRUCTURAL ENGINEER HARMLESS FOR ANY ERRORS OR DISCREPANCIES CONTAINED WITHIN THESE ELECTRONIC FILES.

1.1.2. THE BID FIGURE IS BASED SOLELY UPON THE CONSTRUCTION CONTRACT DOCUMENTS AND PROPERLY ISSUED WRITTEN OR VERBAL REPRESENTATIONS.

1.2. CODES

1.2.1. ALL METHODS, MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE 2021 INTERNATIONAL BUILDING CODE (IBC) AND 2022 OREGON STRUCTURAL SPECIALTY CODE.

1.2.2. ALL REFERENCES TO OTHER CODES, STANDARDS AND SPECIFICATIONS, (ACI, ASTM, ETC.), SHALL BE FOR THE EDITION CURRENTLY REFERENCED BY IBC AS AMENDED AND ADOPTED BY THE LOCAL BUILDING AUTHORITY.

1.3. DESIGN CRITERIA

1.3.1. UNIFORM LOADS:

LOCATION	LIVE LOAD	DEAD LOAD
ROOF	25 PSF (SNOW*)	ACTUAL
SLAB ON GRADE	450 PSF OR 8000# CONCENTRATED LOAD	ACTUAL

* THIS IS NOT A GROUND SNOW LOAD

1.3.2. SNOW LOADS PER IBC SECTION 1608 AND CHAPTER 7 OF ASCE 7 & OREGON SEAO.ORG GROUND SNOW LOAD:

GROUND SNOW LOAD (P_g):	9 PSF
FLAT ROOF SNOW LOAD (P_f): (PER CITY)	25 PSF
SNOW EXPOSURE FACTOR (C_e):	1.0
SNOW IMPORTANCE FACTOR (I_s):	1.0
THERMAL FACTOR (C_t):	1.0

1.3.3. CONCENTRATED LOADS: ALL MANUFACTURERS OF PRE-ENGINEERED COMPONENTS OR SYSTEMS SHALL LOCATE, COORDINATE, VERIFY WEIGHTS, ETC., OF MECHANICAL UNITS OR OTHER CONCENTRATED LOADS AND DESIGN THEIR SYSTEM FOR THESE LOADS.

1.3.4. WIND LOADS (PER IBC SECTION 1609 AND ASCE 7 CHAPTERS 26 THRU 30):

BASIC WIND SPEED (V) (PER OSSC)	97 MPH
RISK CATEGORY	II
WIND EXPOSURE:	B
APPLICABLE INTERNAL PRESSURE COEFFICIENT:	+/-0.18
TOPOGRAPHIC FACTOR (K_{zt})	1.0

COMPONENTS AND CLADDING: ULTIMATE DESIGN WIND PRESSURES TO BE USED FOR THE DESIGN OF EXTERIOR COMPONENT AND CLADDING MATERIALS IS AS FOLLOWS:

ZONE:1	+16/-28.4 PSF (10 SQ FT)
ZONE:1'	+16/-16.3 PSF (10 SQ FT)
ZONE:2	+16/-37.5 PSF (10 SQ FT)
ZONE:3	+16/-51.1 PSF (10 SQ FT)
ZONE:4	+16.3/-17.7 PSF (10 SQ FT)
ZONE:5	+16.3/-21.8 PSF (10 SQ FT)

1.3.5. SEISMIC LOADS (PER IBC SECTION 1613 AND ASCE 7 CHAPTERS 11 THRU 13):

RISK CATEGORY:	II
SEISMIC IMPORTANCE FACTOR (I_E):	1.0
S_1:	0.837
S_1:	0.391
SITE CLASS:	D
S_{DS}:	0.650
S_{D1}:	N/A
SEISMIC DESIGN CATEGORY:	D
SEISMIC RESPONSE COEFFICIENT (C_S):	0.130
ANALYSIS PROCEDURE USED:	EQUIVALENT LATERAL FORCE PROCEDURE

SEISMIC BASE SHEAR: N/S=555.5K E/W=370.1K

SEISMIC FORCE-RESISTING SYSTEM	RESPONSE MODIFICATION COEFFICIENT, R	OVERSTRENGTH FACTOR, Ω_0
A. BEARING WALL SYSTEMS:		
1. SPECIAL REINFORCED CONCRETE SHEAR WALLS	5	2

NOTE: TABULATED OVERSTRENGTH FACTOR HAS BEEN REDUCED IN ACCORDANCE WITH ASCE 7 TABLE 12.2-1 FOOTNOTE B FOR STRUCTURES WITH FLEXIBLE DIAPHRAGMS.

1.4. STATEMENT OF SPECIAL INSPECTIONS

SEE STATEMENT OF SPECIAL INSPECTION AND TESTING SHEET S0.3.

1.5. SHOP DRAWINGS

1.5.1. SUBMIT SHOP DRAWINGS TO THE ARCHITECT/ENGINEER FOR THE FOLLOWING:

A. CONCRETE MIX DESIGN SUBMITTALS
B. REINFORCING STEEL
C. STRUCTURAL AND MISCELLANEOUS STEEL INCLUDING WELD INSERTS AND ANCHORS
D. PRE-ENGINEERED STEEL JOISTS AND JOIST GIRDERS *
E. TILT UP WALLS
F. PRE-ENGINEERED STEEL STAIRS AND GUARDRAILS *

* DEFERRED SUBMITTALS: PRE-ENGINEERED ITEMS SHALL BE SUBMITTED TO THE BUILDING OFFICIAL AFTER REVIEW BY THE ENGINEER OR RECORD AS A DEFERRED SUBMITTAL.

1.5.2. SHOP DRAWING REVIEW NOTES

A. ENGINEER OF RECORD SHALL REVIEW SHOP DRAWINGS FOR GENERAL CONFORMANCE WITH THE PROJECT CONSTRUCTION DOCUMENTS (PLANS AND SPECIFICATIONS).
B. ENGINEER OF RECORD REVIEW OF SHOP DRAWINGS SHALL NOT RELIEVE THE GENERAL CONTRACTOR OF THEIR RESPONSIBILITY FOR REVIEW OF THE SHOP DRAWINGS FOR COMPLIANCE WITH THE PROJECT REQUIREMENTS.
C. APPROVAL OF THE SHOP DRAWINGS BY THE ENGINEER OF RECORD SHALL NOT BE CONSIDERED AS A GUARANTEE BY THE ENGINEER THAT THE SHOP DRAWINGS COMPLY WITH ALL PROJECT REQUIREMENTS.
D. CONCURRENT SHOP DRAWING REVIEW SHALL ONLY BE PERMITTED IF APPROVED BY THE ARCHITECT/ENGINEER OF RECORD PRIOR TO THE START OF SHOP DRAWING REVIEW.

1.6. MISCELLANEOUS

1.6.1. VERIFY ALL DIMENSIONS AND CONDITIONS IN THE FIELD.

1.6.2. VERIFY SIZE AND LOCATION OF ALL OPENINGS IN THE FLOORS, ROOF AND WALLS WITH ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS.

1.6.3. CONSTRUCTION DETAILS NOT SPECIFICALLY SHOWN ON THE DRAWINGS SHALL FOLLOW SIMILAR DETAILS OF SECTIONS OF THIS PROJECT AS APPROVED BY THE ARCHITECT/ ENGINEER.

1.6.4. SEE ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS FOR DIMENSIONS AND LOCATIONS OF OPENINGS NOT DIMENSIONED OR SHOWN ON STRUCTURAL PLANS.

1.6.5. SEE ARCHITECTURAL, MECHANICAL AND ELECTRICAL DRAWINGS FOR LOCATIONS AND WEIGHTS OF ALL MECHANICAL AND ELECTRICAL EQUIPMENT INCLUDING HOUSEKEEPING PADS.

1.6.6. FOR PIPES, CONDUITS, DUCTS AND MECHANICAL EQUIPMENT SUPPORTED OR BRACED FROM STRUCTURE: CONFORM TO SHEET METAL AND AIR CONDITIONING CONTRACTORS NATIONAL ASSOCIATION, INC., PUBLICATION "APPENDIX E: SEISMIC RESTRAINT MANUAL GUIDELINES FOR MECHANICAL SYSTEMS." ALL BRACING AND SUPPORTS SHALL BE DESIGNED FOR SEISMIC HAZARD LEVEL (SHL) B. SPRINKLER LINE ATTACHMENTS SHALL CONFORM TO NFPA PAMPHLET 13.

1.6.7. THE STRUCTURE HAS BEEN DESIGNED TO RESIST CODE REQUIRED VERTICAL AND LATERAL FORCES AFTER THE CONSTRUCTION OF ALL STRUCTURAL ELEMENTS HAS BEEN COMPLETED. STABILITY OF THE STRUCTURE PRIOR TO COMPLETION IS THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR. THIS RESPONSIBILITY INCLUDES BUT IS NOT LIMITED TO JOB SITE SAFETY: ERECTION MEANS, METHODS, AND SEQUENCES; TEMPORARY SHORING, FORMWORK, AND BRACING; USE OF EQUIPMENT AND CONSTRUCTION PROCEDURES.

2. SITE PREPARATION/SOIL REMEDIATION

2.1. SOIL DATA

ALLOWABLE SOIL PRESSURE 2500 PSF. ALLOW 33-1/3% INCREASE FOR LOADS FROM WIND OR SEISMIC ORIGIN. SEE GEOTECHNICAL ENGINEERING REPORT BY TERRA ASSOCIATES DATED MAY 2024. (LOADING AFTER SITE PRELOAD AND 2'-0" COMPACTED FILL) SEE GEOTECH REPORT FOR ALL SUBGRADE PREPARATION REQUIREMENTS AS WELL AS CAPILLARY BREAK AND VAPOR BARRIER RECOMMENDATIONS.

2.1.1. RETAINING WALL DESIGN CRITERIA:

A.	ACTIVE EARTH PRESSURE:	35 PCF
B.	AT-REST EARTH PRESSURE:	35 PCF+ 100PSF
C.	SEISMIC EARTH PRESSURE:	8 x "H" PSF
D.	PASSIVE EARTH PRESSURE:	300 PCF *
E.	FRICTION COEFFICIENT:	0.30 *

* INCLUDES FACTOR OF SAFETY OF 1.5

2.2. EXCAVATION

EXCAVATE TO DEPTH SHOWN AND TO FIRM UNDISTURBED MATERIAL. OVER-EXCAVATIONS SHALL BE BACKFILLED WITH LEAN CONCRETE (f'_c=500-1200 PSI) OR STRUCTURAL FILL AT THE CONTRACTOR'S EXPENSE. EXERCISE EXTREME CARE DURING EXCAVATION TO AVOID DAMAGE TO BURIED LINES, TANKS, AND OTHER CONCEALED ITEMS. UPON DISCOVERY, DO NOT PROCEED WITH WORK UNTIL RECEIVING WRITTEN INSTRUCTIONS FROM THE ARCHITECT. A COMPETENT REPRESENTATIVE OF THE OWNER SHALL INSPECT ALL FOOTING EXCAVATIONS FOR SUITABILITY OF BEARING SURFACES PRIOR TO PLACEMENT OF REINFORCING STEEL. PROVIDE DRAINAGE AS NECESSARY TO AVOID WATER-SOFTENED SUBGRADE.

2.3. FILL, BACKFILL AND COMPACTION

BACKFILL AGAINST WALLS SHALL NOT BE PLACED UNTIL AFTER THE REMOVAL OF ALL MATERIAL SUBJECT TO ROT OR CORROSION. ALL FILL PLACED AGAINST RETAINING WALLS OR BASEMENT WALLS SHALL BE FREE DRAINING GRANULAR MATERIAL. STRUCTURAL FILL OTHER THAN PEA GRAVEL SHALL BE GRANULAR PLACED IN LOOSE LIFTS NOT EXCEEDING 12-INCH AND COMPACTED TO AT LEAST 95% OF ITS MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D1557 (MOD PROCTOR). PEA GRAVEL FILL SHALL HAVE A MAXIMUM PARTICLE SIZE OF 3/8" DIAMETER.

3. STRUCTURAL CONCRETE

3.1. GENERAL

ALL CONCRETE SHALL BE HARD ROCK CONCRETE MEETING THE REQUIREMENTS OF ACI-301, "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS." PROPORTIONING OF INGREDIENTS FOR EACH CONCRETE MIX SHALL BE BY METHOD 2 OR THE ALTERNATE PROCEDURE GIVEN IN ACI-301. PLACE CONCRETE PER ACI-304 AND CONFORM TO ACI-604 (306) FOR WINTER CONCRETING AND ACI-605 (305) FOR HOT WEATHER CONCRETING. USE INTERIOR MECHANICAL VIBRATORS WITH 7,000 RPM MINIMUM FREQUENCY. DO NOT OVER-VIBRATE. CONCRETE SHALL BE PLACED MONOLITHICALLY BETWEEN CONSTRUCTION OR CONTROL JOINTS. PROTECT ALL CONCRETE FROM PREMATURE DRYING, EXCESSIVE HOT OR COLD TEMPERATURE FOR SEVEN DAYS AFTER PLACING.

3.2. STRENGTH

TWENTY-EIGHT DAY COMPRESSIVE STRENGTHS (f'_c) SHALL BE AS FOLLOWS WITH EXPOSURE CATEGORY AND CLASS PER ACI TABLE 19.3.1.1 GIVEN IN PARENTHESIS:

SLABS ON GRADE (F0/S0/W0/C0)	4000 PSI
FOOTINGS (F0/S0/W0/C1)	3000 PSI
CONCRETE GRADE BEAMS (F0/S0/W0/C0)	4000 PSI
VERTICALLY FORMED WALLS (F1/S0/W0/C0)	4000 PSI *
TILT UP WALL PANELS(F0/S0/W0/C0)	5000 PSI

* MAXIMUM W/C RATIO SHALL BE 0.55

CONCRETE SUPPLIER TO PROVIDE TEST RECORDS PER SECTION 26.4 OF ACI 318.

3.3. MATERIALS

3.3.1. CEMENT: ASTM C150, TYPE I OR TYPE II. ENGINEER'S APPROVAL IS NEEDED FOR USE OF TYPE III CEMENT.

3.3.2. COARSE AND FINE AGGREGATE: ASTM C33.

3.3.3. WATER SHALL BE CLEAN AND POTABLE.

3.3.4. FLYASH: ASTM C618 CLASS C (CLASS F MAY BE ALLOWED IF APPROVED BY THE STRUCTURAL ENGINEER)

3.3.5. GROUND GRANULATED BLAST FURNACE SLAG (GGBFS): ASTM C989 GRADE 100 OR 120. GGBFS SHALL NOT BE PERMITTED UNLESS REVIEWED AND APPROVED BY THE STRUCTURAL ENGINEER. MIX DESIGNS SUBMITTED INCLUDING GGBFS SHALL INCLUDE SHRINKAGE TEST RESULTS AT 28 DAYS.

3.4. ADMIXTURES

3.4.1. WATER REDUCING ADMIXTURE: ASTM C494. ADMIXTURES SHALL BE USED IN EXACT ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

3.4.2. WATER REDUCING ADMIXTURES SHALL BE USED AT ALL HEAVILY CONGESTED AREAS (I.E. CONCRETE BEAMS, COLUMNS AND WALLS WITH REINFORCING SPACING OF 4" OR LESS)

3.4.3. CONCRETE USING ADMIXTURES TO PRODUCE FLOWABLE CONCRETE MAY BE USED SUBJECT TO ENGINEER'S APPROVAL.

3.4.4. AIR ENTRAINMENT: ASTM C260 AND ASTM C494 ENTRAIN 5% PLUS/MINUS 1.5% BY VOLUME IN ALL CONCRETE EXPOSED TO WEATHER.

3.4.5. NO OTHER ADMIXTURES PERMITTED UNLESS APPROVED BY THE ENGINEER.

3.5. FORMWORK AND SHORING

3.5.1. FOLLOW RECOMMENDED PRACTICE FOR CONCRETE FORMWORK (ACI-347).

3.6. REINFORCING STEEL:

3.6.1. DETAIL, FABRICATE, AND PLACE PER ACI-315 AND ACI-318. SUPPORT REINFORCEMENT WITH APPROVED CHAIRS, SPACERS, OR TIES.

3.6.2. DEFORMED BAR REINFORCEMENT: ASTM A615 GR 60

3.6.3. WELDABLE DEFORMED BAR REINFORCEMENT: ASTM A706 GR 60 WHERE NOTED ON STRUCTURAL DRAWINGS

3.6.4. EXCEPT AS NOTED SPECIFICALLY ON THE DRAWINGS, ALL CONCRETE REINFORCEMENT SHALL BE LAP-SPLICED AS FOLLOWS:

#6 AND SMALLER 48 X BAR DIAMETER
#7 AND LARGER 56 X BAR DIAMETER

NO MORE THAN 50% HORIZONTAL OR VERTICAL BARS SHALL BE SPLICED AT ONE LOCATION

3.6.5. EXCEPT AS NOTED SPECIFICALLY ON THE DRAWINGS, PROVIDE CORNER BARS TO MATCH QUANTITY AND DIAMETER OF HORIZONTAL REINFORCEMENT AND LAP WITH HORIZONTAL REINFORCEMENT AS FOLLOWS:

#6 AND SMALLER 48 X BAR DIAMETER
#7 AND LARGER 56 X BAR DIAMETER

THESE CORNER BARS SHALL BE PLACED AT ALL CORNERS AND INTERSECTIONS IN CONCRETE FOOTINGS AND WALLS.

3.7. CONCRETE COVER ON REINFORCING SHALL BE AS FOLLOWS (UNLESS SHOWN OTHERWISE):

BOTTOM OF FOOTINGS	3"
FORMED EARTH FACE AND SLAB ON GRADE	2"
WALLS, WEATHER FACE	1-1/2"
WALLS, INSIDE FACE	1"

3.8. CONSTRUCTION OR CONTROL JOINTS

3.8.1. UNLESS NOTED OTHERWISE, LOCATION OF THE CONSTRUCTION OR CONTROL JOINTS IN SLAB ON GRADE SHALL NOT EXCEED THE DISTANCES NOTED BELOW. JOINTS SHALL BE LOCATED ON COLUMN GRIDS OR UNDER PERMANENT PARTITIONS TO THE GREATEST EXTENT POSSIBLE. ADDITIONAL JOINTS SHALL BE REQUIRED AT REENTRANT CORNERS AND CORNERS OF SLAB DEPRESSIONS OR PENETRATIONS. PROVIDE JOINT SEALANT PER SPECIFICATIONS - INSTALL PER MANUFACTURER RECOMMENDATIONS.

7" SLAB ON GRADE 15'-0" OC

3.8.2. CONSTRUCTION OR CONTROL JOINT SPACING IN WALLS SHALL NOT EXCEED 50' ON CENTER EXCEPT AS DIRECTED BY THE ARCHITECT/ENGINEER.

3.9. CONDUIT AND PIPING EMBEDDED IN CONCRETE

3.9.1. ELECTRICAL CONDUIT SHALL NOT BE PLACED WITHIN A SLAB ON GRADE BUT PLACED BELOW THE SLAB IN THE SUB-BASE.

3.10. GROUT FOR BEARING PLATES

THE NON-SHRINK GROUT SHALL MEET ASTM C1107 GRADE B OR EQUIVALENT (MASTERFLOW 928 BY BASF OR APPROVED EQUIVALENT). GROUT SHALL BE A PRE-PACKAGED HYDRAULIC CEMENT BASED MINERAL AGGREGATE GROUT, MIXED, PLACED AND CURED AS RECOMMENDED BY THE MANUFACTURER. COMPRESSIVE STRENGTH SHALL EXCEED 6000 PSI AT 28 DAYS.

3.11. TILT-UP CONCRETE WALLS

3.11.1. TYPICAL AND SPECIAL REINFORCEMENT SHOWN ON PANEL ELEVATIONS IS DESIGNED FOR FORCES OCCURRING AFTER PANEL IS IN PLACE AND TIED TO ROOF AND FLOOR DIAPHRAGMS. USE STRONGBACKS AND EXTRA REINFORCEMENT AS REQUIRED AND DIRECTED BY PANEL LIFT INSERT MANUFACTURER/SUPPLIER FOR ERECTION PURPOSES. LIFT INSERT MANUFACTURER/SUPPLIER SHALL ANALYZE PANELS FOR ADEQUACY DURING COMPLETE LIFTING OPERATION FROM HORIZONTAL TO VERTICAL, INCLUDING LATERAL TRANSPORT (WALKING) OF PANELS.

3.11.2. ALL PANEL DIMENSIONS ON FOUNDATION PLANS ARE TO CENTER LINES OF CONNECTIONS. DO NOT SCALE PANEL ELEVATIONS.

3.11.3. DO NOT CUT OR DRILL PANELS WITHOUT APPROVAL OF ENGINEER UNLESS SHOWN OR INDICATED ON STRUCTURAL DRAWINGS.

3.11.4. SEE SPECIFICATIONS FOR FINISHES, CURING, ETC.

3.11.5. GROUT UNDER PANEL WITH A 9-SACK PEA GRAVEL CONCRETE GROUT MIX (f'_c=5000 PSI AT 28 DAYS).

3.11.6. PANELS DRAWN SHOW TYPICAL LOCATIONS OF PANEL CONNECTIONS AND ADDITIONAL REINFORCING FOR MOST PANEL OPENINGS. NOT ALL EMBEDDED ITEMS AND MECHANICAL AND ELECTRICAL PENETRATIONS ARE SHOWN. CONTRACTOR SHALL COORDINATE PENETRATIONS WITH MECHANICAL AND ELECTRICAL AND REINFORCING PER PLANS.

3.11.7. GENERAL CONTRACTOR SHALL INCLUDE AN ALLOWANCE FOR STACKING OF PANELS OR RAT SLABS AS REQUIRED WHERE ADEQUATE CASTING AREA IS NOT AVAILABLE AT INTERIOR BUILDING SLAB ON GRADE AREAS.

3.12. CONCRETE COORDINATION DRAWINGS

PRIOR TO THE START OF CONCRETE WALL CONSTRUCTION THE CONTRACTOR SHALL SUBMIT CONCRETE COORDINATION DRAWINGS TO THE ARCHITECT FOR REVIEW AND APPROVAL. COORDINATION DRAWINGS SHALL INCLUDE DIMENSIONS AND SIZES FOR EMBED LOCATIONS, DOOR AND WINDOW OPENINGS, MECHANICAL PENETRATIONS, AND OTHER APPROPRIATE ITEMS.

5. METALS

5.1. STRUCTURAL STEEL GENERAL REQUIREMENTS

5.1.1. ALL DETAILING, FABRICATION, AND ERECTION SHALL CONFORM TO AISC 360-16 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS", AISC 341-16 "SEISMIC PROVISIONS FOR STRUCTURAL STEEL BUILDINGS" AND AISC 303-16 "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" EXCEPT AS AMENDED BY THESE STRUCTURAL NOTES.

5.1.2. STRUCTURAL STEEL FABRICATOR REQUIREMENTS:

A. THE STRUCTURAL STEEL FABRICATOR SHALL BE CURRENTLY AISC CERTIFIED, CATEGORY STD.
B. IF THE FABRICATOR IS NOT CERTIFIED, ADDITIONAL INSPECTIONS SHALL BE REQUIRED BY THE PROJECT SPECIAL INSPECTOR EMPLOYED BY THE PROJECT OWNER. THE COSTS ASSOCIATED WITH THESE ADDITIONAL INSPECTIONS SHALL BE BORNE BY THE GENERAL CONTRACTOR AND STRUCTURAL STEEL FABRICATOR.

5.2. STRUCTURAL STEEL

5.2.1. STEEL W SHAPES AND C & MC SHAPES 8" OR LARGER OR AS CALLED OUT SPECIFICALLY ON DRAWINGS, SHALL BE ASTM A992 (F_y=50 KSI).

5.2.2. STEEL L SHAPES SHALL BE ASTM A572 Gr. 50 (F_y=50 KSI).

5.2.3. STEEL PLATES THAT ARE PART OF THE SEISMIC FORCE RESISTING SYSTEM SHALL BE ASTM A572 Gr. 50 (F_y=50 KSI).

5.2.4. OTHER STEEL PLATES AND C & MC SHAPES SMALLER THAN 8" SHALL BE ASTM A36 (F_y=36 KSI).

5.2.5. RECTANGULAR HOLLOW STEEL SECTIONS (HSS) OR TUBE STEEL SECTIONS (TS) SHALL BE ASTM A500, GR. C (F_y=50 KSI).

5.2.6. BOLTS

A. MACHINE BOLTS NOT SPECIFIED AS HIGH STRENGTH SHALL BE ASTM A307 GRADE A.
B. HIGH STRENGTH BOLTS SHALL BE ASTM F3125 GRADE A325 AS INDICATED ON STRUCTURAL DRAWINGS. ALL BOLTS SHALL BE CONSIDERED BEARING TYPE WITH THREADS INCLUDED IN SHEAR PLANE (CONNECTION TYPE N) UNLESS NOTED OTHERWISE. ALL HIGH STRENGTH BOLTED CONNECTIONS SHALL BE INSTALLED WITH NUTS CONFORMING TO ASTM A563 AND HARDENED WASHERS CONFORMING TO ASTM F436.
C. HIGH STRENGTH BOLTS WITH TWIST OFF TYPE TENSION CONTROL MAY BE SUBSTITUTED FOR CONVENTIONAL BOLTS AND SHALL BE ASTM F3125 GRADE F1852 OR GRADE F2280, AND MAY BE USED FOR GRADE A325.
D. ALL HIGH STRENGTH BOLTS SHALL BE INSTALLED PER THE SPECIFICATION FOR STRUCTURAL JOINTS USING HIGH-STRENGTH BOLTS (LATEST EDITION) BY THE RESEARCH COUNCIL ON STRUCTURAL CONNECTIONS (WWW.BOLTCOUNCIL.ORG).

5.2.7. STEEL ANCHORAGE ELEMENTS:

A. THREADED RODS SHALL BE ALL-THREAD ASTM A36 (F_y=36 KSI) UNLESS NOTED OTHERWISE.
B. WELDED HEADED STUDS: "NELSON STUDS" SHALL BE BY NELSON STUD WELDING, INC. OR APPROVED EQUIVALENT COMPLYING WITH ASTM A108. STUDS SHALL HAVE A MINIMUM F_u OF 65 KSI.
C. ANCHOR RODS: ANCHOR RODS SHALL BE ASTM F1554, F_y=36 KSI WITH HOOKED, HEADED OR THREADED AND NUTTED ENDS AS INDICATED. AT COLUMN LOCATIONS ANCHOR RODS SHALL BE ASTM F1554, F_y=36 KSI WITH HEADED OR THREADED/NUTTED END. TACK WELD NUT TO ANCHOR ROD UNLESS NOTED OTHERWISE. WHERE NOTED, HIGH STRENGTH ANCHOR RODS SHALL BE ASTM F1554, F_y=105 KSI WITH DOUBLE NUTTED PLATE WASHER.
D. EXPANSION ANCHORS SHALL BE CARBON STEEL AS NOTED IN THE FOLLOWING TABLE. ANCHORS IN CONCRETE SHALL HAVE BEEN TESTED IN ACCORDANCE WITH ACI 355.2 AND/OR ICC-ES AC193 FOR CRACKED CONCRETE AND SEISMIC APPLICATIONS. ANCHORS SHALL HAVE A CURRENT CODE REPORT THAT COMPLIES WITH THE CURRENT EDITION OF THE IBC AND SHALL BE RATED FOR USE IN THE SEISMIC DESIGN CATEGORY NOTED IN THE DESIGN CRITERIA SECTION OF THESE NOTES.

EXPANSION ANCHORS IN CONCRETE	CODE REPORT
HILTI KWIK BOLT TZ	ICC ESR-1917
SIMPSON STRONG-BOLT 2	ICC ESR-3037
DEWALT POWER-STUD+ SD2	ICC ESR-2502

E. HEAVY DUTY CONCRETE/MASONRY SCREW ANCHORS SHALL BE USED IN DRY INTERIOR CONDITIONS AND SHALL BE AS NOTED IN THE FOLLOWING TABLE:

HEAVY DUTY CONCRETE/ MASONRY SCREW ANCHORS	CODE REPORT
HILTI KWIK HUS-EZ	ICC ESR-3027(CONC) ICC ESR-3056 (CMU)
SIMPSON TITEN HD	ICC ESR-2713 (CONC) ICC ESR-1056 (CMU)
DEWALT SCREW BOLT+	ICC ESR-3889 (CONC) ICC ESR-4042 (CMU)

F. ADHESIVE ANCHORS SHALL BE THREADED ANCHOR RODS OR REBAR DOWELS USING AN INJECTABLE ADHESIVE AS NOTED IN THE FOLLOWING TABLE. ANCHORS IN CONCRETE SHALL HAVE BEEN TESTED IN ACCORDANCE WITH ACI 355.4 AND/OR ICC-ES AC-308 FOR CRACKED CONCRETE AND SEISMIC APPLICATIONS. ANCHORS SHALL HAVE A CURRENT CODE REPORT THAT COMPLIES WITH THE CURRENT EDITION OF THE IBC AND SHALL BE RATED FOR USE IN THE SEISMIC DESIGN CATEGORY NOTED IN THE DESIGN CRITERIA SECTION OF THESE NOTES.

ADHESIVE ANCHORS IN CONCRETE (1) (2)	CODE REPORT
HILTI HIT-HY 200 V3	ICC ESR-4868
SIMPSON AT-3G (3)	ICC ESR-5026
DEWALT AC200+ DUST-X	ICC ESR-4027

(1) ADHESIVE ANCHORS INSTALLED IN HORIZONTAL TO VERTICALLY OVERHEAD ORIENTATION TO SUPPORT SUSTAINED TENSION LOADS SHALL BE DONE BY A CERTIFIED ADHESIVE ANCHOR INSTALLER (AAI) AS CERTIFIED THROUGH ACI/CRSI, OR AN APPROVED ALTERNATE WHEN SUBMITTED AND APPROVED BY THE ENGINEER. PROOF OF CURRENT CERTIFICATION SHALL BE SUBMITTED TO THE ENGINEER FOR APPROVAL PRIOR TO COMMENCEMENT OF INSTALLATION.

(2) ADHESIVE ANCHORS MUST BE INSTALLED IN CONCRETE AGED A MINIMUM OF 21 DAYS.

(3) SIMPSON SET-3G MAY BE USED WHERE BASE MATERIAL TEMPERATURE IS ABOVE 50 DEGREES FAHRENHEIT OR FOR EMBEDMENT GREATER THAN 12-INCHES FOR LONGER GEL TIME. SEE ICC ESR-2508 (CONC).

G. POWDER ACTUATED FASTENERS. PDF'S OR PAF'S SHALL BE A MINIMUM 0.157" DIA KNURLED SHANK FASTENER AS NOTED IN THE FOLLOWING TABLE, UNLESS NOTED OTHERWISE. FASTENERS DRIVEN INTO STEEL SHALL BE DRIVEN SO THAT THE POINT OF THE FASTENER COMPLETELY PENETRATES THE STEEL BASE MATERIAL. AT TOPPING SLABS, PT SLABS OR SLABS WITH RADIANT HEAT TUBES EMBEDDED WITHIN THE SLAB, LIMIT THE PDF PENETRATION TO 3/4" MAXIMUM AND COORDINATE WITH TENDON/TUBE PLACEMENT AND COVER.

POWDER ACTUATED FASTENERS	CODE REPORT
HILTI X-U	ICC ESR-2269
SIMPSON PDPA	ICC ESR-2138
DEWALT CSI PIN	ICC ESR-2024

5.2.8. METAL PROTECTION: ALL STEEL EXPOSED TO WEATHER, MOISTURE, SOIL, OR AS NOTED SHALL BE GALVANIZED PER ASTM A123 OR A153 AS APPLICABLE. ALL OTHER STEEL SURFACES SHALL BE SHOP PRIMED AFTER FABRICATION.

REPAIR ALL DAMAGED AREAS OF GALVANIZED PARTS SUCH AS FIELD WELDS, ETC. APPLY REPAIR COATING THICKNESS GREATER THAN OR EQUAL TO ORIGINAL ZINC COATING THICKNESS.

5.2.9. STEEL COLUMNS: ALL VERTICAL LOAD CARRYING MEMBERS HAVE BEEN NOTED AS "COLUMNS" ON THE STRUCTURAL DRAWINGS. THIS NOTATION DOES NOT IDENTIFY THESE MEMBERS AS "POSTS" OR "COLUMNS" AS DEFINED BY THE LATEST OSHA RULES REGARDING COLUMN ANCHORAGE REQUIREMENTS (OSHA 29 CFR PARTS 1926.751 AND 1926.755). THE GENERAL CONTRACTOR, STEEL DETAILER, AND STEEL ERECTOR SHALL BE RESPONSIBLE TO DETERMINE THE CORRECT OSHA DESIGNATION OF EACH MEMBER REGARDLESS OF THE NOTATION SHOWN ON THE STRUCTURAL DRAWINGS.

5.2.10. PRE-ENGINEERED STEEL STAIRS AND GUARDRAILS: THE STEEL STAIR MANUFACTURER SHALL SUBMIT SHOP DRAWINGS AND CALCULATIONS SEALED BY A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF THE PROJECT.

5.3. WELDING

5.3.1. ALL WELDING SHALL BE IN ACCORDANCE WITH THE "STRUCTURAL WELDING CODE," AWS D1.1, AWS D1.4 AND AWS D1.8 AS APPROPRIATE.

5.3.2. ALL WELDING SHALL BE BY CERTIFIED WELDERS; USE 70 KSI LOW HYDROGEN FILLER METAL AND SHALL BE PROTECTED PER AWS D1.1 UNTIL USE. FOR ALL FULL PENETRATION WELDS, FILLER METAL SHALL BE NOTCH TOUGH TO MEET CHARPY V-NOTCH OF 20 FOOT-POUND AT -20°F.

5.3.3. NO WELDING OF REINFORCING STEEL SHALL BE ALLOWED EXCEPT WHERE SHOWN. ALL WELDING OF REINFORCEMENT SHALL BE PER ANSI/AWS D1.4. THE FOLLOWING FILLER METAL SHALL BE USED WHEN WELDING REINFORCEMENT:

A. FOR WELDING OF ASTM A706 GR 60 REBAR, 80 KSI FILLER METAL.
B. FOR WELDING OF ASTM A615 GR 60 REBAR, NOT PERMITTED.
C. FOR WELDING OF ASTM A615 GR 40 REBAR, NOT PERMITTED.

5.3.4. ALL FULL PENETRATION FIELD AND SHOP WELDS SHALL BE FULL TIME INSPECTED AND TESTED BY NON-DESTRUCTIVE PROCEDURES. RESULTS OF TESTS SHALL BE SUBMITTED FOR REVIEW BY THE STRUCTURAL ENGINEER.

NOTES CONTINUE ON SHEET S0.2

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Project Title:

124TH CORPORATE CENTER BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062

Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

Permit Set

SEPTEMBER 29, 2025

ANDREW DEAN McCAMMANT — STATE OF WASHING

5.4. WELDING PROCEDURE SPECIFICATION (WPS)

5.4.1. FOR ALL WELDING OF REINFORCING STEEL, NON-PREQUALIFIED WELDS AND ALL WELDING OF COMPONENTS WHICH ARE PART OF THE SEISMIC FORCE RESISTING SYSTEM, CONTRACTOR SHALL SUBMIT A WELDING PROCEDURE SPECIFICATION (WPS) TO ENGINEER FOR APPROVAL PRIOR TO WELDING. EACH WPS SHALL INCLUDE ALL NECESSARY INFORMATION REQUIRED BY AWS D1.1, AWS D1.4 AND AWS D1.8 AND AS FOLLOWS:

A. APPLICABLE BASE METAL TYPES AND THICKNESSES.

B. SKETCH OF JOINT INDICATING APPLICABLE DIMENSIONS. INDIVIDUAL PASSES SHALL BE IDENTIFIED AND NUMBERED TO IDENTIFY THE SEQUENCE. THE SKETCH SHALL IDENTIFY THE MAXIMUM THICKNESS AND BEAD WIDTH. IN NO CASE SHALL THE LAYER THICKNESS EXCEED 1/4" NOR THE BEAD WIDTH EXCEED 5/8."

C. PREHEAT REQUIREMENTS.

D. ELECTRICAL CHARACTERISTICS (I.E., CURRENT, VOLTAGE, TRAVEL SPEED, ETC.).

E. ELECTRODE REQUIREMENTS SHALL MEET THE REQUIREMENTS OF AWS A5.1, AWS A5.5, AWS A5.17, AWS A5.23, AWS A5.18, AWS A5.20, AWS A5.28, AND AWS A5.29, AS APPLICABLE FOR WELDING METHOD USED.

5.5. COLD FORMED STEEL FRAMING

5.5.1. ALL STUD AND/OR JOIST FRAMING MEMBERS SHALL BE OF THE TYPE, SIZE AND GAGE AS SHOWN AND SHALL BE MANUFACTURED BY A CURRENT MEMBER OF THE STEEL STUD MANUFACTURERS ASSOCIATION (SSMA).

5.5.2. ALL STRUCTURAL STEEL STUDS AND JOISTS HAVE BEEN SPECIFIED PER THE GUIDELINES GIVEN IN THE STEEL STUD MANUFACTURER'S ASSOCIATION ICC ESR-3064P. THE IDENTIFICATION CODE IDENTIFIES THE MEMBER DEPTH (IN MILS), SECTION TYPE, FLANGE WIDTH (IN MILS), AND MATERIAL THICKNESS (IN MILS). THE ICC REPORT IS AVAILABLE AT WWW.SSMA.COM.

FOR EXAMPLE, 600 S 125 - 54 [50]:

600 REFERS TO MEMBER DEPTH (600 X 1/100 = 6")

S REFERS TO SECTION TYPE (S=STUD, T= TRACK)

125 REFERS TO FLANGE WIDTH (125 X 1/100 = 1.25")

54 REFERS TO MEMBER THICKNESS (54 MILS OR 16 Ga)

50 REFERS TO YIELD STRENGTH (KSI) IF OTHER THAN NOTED BELOW

5.5.3. ALL STUDS AND/OR JOISTS, 12, 13, 14 AND 16 GAGE, SHALL BE FORMED FROM STEEL THAT CORRESPONDS TO THE MINIMUM REQUIREMENTS OF THE LATEST EDITION OF THE AISI (AMERICAN IRON AND STEEL INSTITUTE) STANDARDS WITH A MINIMUM YIELD STRENGTH OF 50 KSI.

5.5.4. ALL 18 AND 20 GAGE STUDS AND/OR JOISTS, AND ALL TRACK, BRIDGING, END CLOSURES AND ACCESSORIES SHALL BE FORMED FROM STEEL THAT CORRESPONDS TO THE MINIMUM REQUIREMENTS OF THE LATEST EDITION OF THE AISI (AMERICAN IRON AND STEEL INSTITUTE) STANDARDS WITH A MINIMUM YIELD STRENGTH OF 33 KSI.

5.5.5. ALL STUDS, JOISTS AND ACCESSORIES SHALL BE FORMED FROM STEEL HAVING A G-60 GALVANIZED COATING IN ACCORDANCE WITH ASTM A525.

5.5.6. ALL FRAMING COMPONENTS SHALL BE CUT FOR A TIGHT FIT AGAINST ABUTTING MEMBERS, UNLESS SHOWN OTHERWISE. MEMBERS SHALL BE HELD POSITIVELY IN PLACE UNTIL PROPERLY FASTENED.

5.5.7. AXIALLY LOADED STUDS SHALL BE INSTALLED IN A MANNER WHICH WILL ASSURE THAT ENDS OF THE STUDS ARE POSITIONED AGAINST THE INSIDE TRACK WEB, PRIOR TO STUD AND TRACK ATTACHMENT.

5.5.8. NON-AXIALLY LOADED WALL STUDS SUCH AS INTERIOR PARTITION WALLS AND EXTERIOR INFILL WALLS SHALL HAVE VERTICAL DEFORMATION CAPABILITY BETWEEN WALL AND ROOF/FLOOR STRUCTURE UNLESS SHOWN OTHERWISE.

5.6. STEEL JOISTS AND JOIST GIRDERS

5.6.1. DESIGN LOADS SHALL BE AS STATED IN THE DESIGN CRITERIA SECTION OF THESE NOTES PLUS ANY SPECIAL LOADS INDICATED ON THE DRAWINGS. UNLESS OTHERWISE NOTED, MINIMUM DESIGN LOADS SHALL INCLUDE:

A. WHERE PRIMARY ROOF MEMBERS ARE EXPOSED TO A WORK FLOOR A SINGLE NON-CONCURRENT CONCENTRATED LIVE LOAD OF 2000 LBS SHALL BE LOCATED AT ANY PANEL POINT ALONG THE TRUSS BOTTOM CHORD.

B. AT ROOF JOISTS AND JOIST GIRDERS, A MINIMUM UPLIFT LOAD OF 10 PSF IN ZONE 1. IF JST LANDS IN ZONE 2 OR 3 INCREASE TO 18PSF UPLIFT. SEE S2.7 FOR ZONES.

5.6.2. STEEL JOISTS AND JOIST GIRDERS SHALL BE MANUFACTURED PER THE LATEST EDITION OF THE STANDARD SPECIFICATIONS FOR STEEL JOISTS AND JOIST GIRDERS PUBLISHED BY THE STEEL JOIST INSTITUTE.

5.6.3. ALL STEEL JOISTS AND JOISTS GIRDERS SHALL BE MANUFACTURED BY A FABRICATOR WITH A CURRENT CERTIFICATION FROM THE STEEL JOIST INSTITUTE. MANUFACTURER SHALL BE A MEMBER OF SJI, AND ALL STEEL JOISTS AND JOIST GIRDERS SHALL BE SJI APPROVED.

5.6.4. THE MANUFACTURER SHALL SUBMIT SHOP DRAWINGS AND CALCULATIONS SEALED BY A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF THE PROJECT.

5.6.5. IT SHALL BE THE RESPONSIBILITY OF THE MANUFACTURER, THE GENERAL CONTRACTOR, AND THE ERECTOR TO MANUFACTURE AND INSTALL ALL STEEL JOISTS AND JOIST GIRDERS IN CONFORMANCE WITH THE MOST CURRENT OSHA RULES (OSHA 29 CFR PART 1926.757).

5.6.6. LIMIT LIVE LOAD TO L/240 FOR ROOF FRAMING MEMBERS.

5.6.7. THE JOIST MANUFACTURER SHALL DESIGN THE JOISTS FOR UNIFORM LOADS INDICATED ON THE STRUCTURAL DRAWINGS AS WELL AS ALL SPECIAL LOADS NOTED ON THE STRUCTURAL PLANS AND DETAILS. SPECIAL LOADS SHALL INCLUDE POINT LOADS FOR SUPPORT OF SECONDARY FRAMING, OVERFRAMING AND SUPPORTED EQUIPMENT (MECHANICAL UNITS, SUSPENDED EQUIPMENT, ETC.).

5.6.8. THE JOIST MANUFACTURER SHALL COORDINATE JOIST BRIDGING AT EXPOSED LOCATIONS FOR ARCHITECTURAL APPEARANCE. BRIDGING LOCATIONS SHALL ALSO BE COORDINATED TO AVOID CONFLICTS WITH MECHANICAL DUCTWORK, SKYLIGHTS AND OTHER BUILDING SYSTEMS.

6. CARPENTRY

DIMENSION LUMBER SHALL BE DF#2 SAWN LUMBER BEAMS, HEADERS AND COLUMNS SHALL BE DF#2 OR AS SHOWN ON THE DRAWINGS. ALL 2" NOMINAL LUMBER SHALL BE KILN DRIED (KD). EACH PIECE OF LUMBER SHALL BEAR STAMP OF WEST COAST LUMBER INSPECTION BUREAU (WCLIB) AND/OR WESTERN WOOD PRODUCTS ASSOCIATION (WWPA) SHOWING GRADE MARK.

6.1. CARPENTRY HARDWARE

6.1.1. MACHINE BOLTS SHALL BE ASTM A307.

6.1.2. PROVIDE MALLEABLE IRON WASHERS (MIW) OR HEAVY PLATE CUT WASHERS WHERE BOLT HEADS, NUTS OR LAG SCREWS BEAR ON WOOD.

6.1.3. NAILS SHALL BE COMMON, AMERICAN OR CANADIAN MANUFACTURER ONLY WITH MIN. DIAMETERS AS FOLLOWS:

NAIL SIZE	MINIMUM NAIL SHANK DIAMETER	MINIMUM NAIL LENGTH
8d	0.131"	2 1/2"
10d	0.148"	3"
12d	0.148"	3 1/4"
16d SINKER	0.148"	3 1/4"
16d	0.162"	3 1/2"
20d	0.192"	4"

6.1.4. LAG SCREWS SHALL MEET THE REQUIREMENTS OF ANSI/ASME B18.2.1. WOOD SCREWS SHALL MEET THE REQUIREMENTS OF ANSI/ASME B18.6.1.

6.1.5. ANCHORS AND CONNECTIONS SHALL BE SIMPSON, USP, OR ICC (INTERNATIONAL CODE COUNCIL) APPROVED. ALL FASTENERS SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS UNLESS OTHERWISE SHOWN. SUBSTITUTED CONNECTIONS SHALL HAVE A TABULATED CAPACITY EQUAL TO OR GREATER THAN THE SPECIFIED CONNECTOR.

6.2. SHEATHING (WOOD STRUCTURAL PANEL SHEATHING)

EACH PANEL SHALL BE IDENTIFIED WITH THE APPROPRIATE TRADEMARK OF APA, AND SHALL MEET THE REQUIREMENTS OF THE LATEST EDITION OF VOLUNTARY PRODUCT STANDARD PS1, VOLUNTARY PRODUCT STANDARD PS2 OR ANSI/APA PRP-210. PANEL PERFORMANCE CATEGORY, GRADE AND GROUPNUMBER OR SPAN RATING SHALL BE AT LEAST EQUAL TO THAT SHOWN ON THE DRAWINGS. APPLICATION SHALL BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF APA. ALL PLYWOOD SHALL BE C-D INTERIOR WITH EXTERIOR GLUE OR AS NOTED ON THE DRAWINGS AND SHALL BE GROUP I OR II SPECIES. ROOF SHEATHING SHALL BE STRUC-I. GAP SHEETS 1/8" FOR 4'x10' SHEETS AND 1/4" FOR 8'x10' AND LARGER SHEETS, UNLESS OTHERWISE INDICATED BY PANEL MANUFACTURER. THE MOISTURE CONTENT SHALL NOT BE GREATER THAN 15% AT TIME OF ROOFING.

KEY TO ABBREVIATIONS

AB	ANCHOR BOLT	L	ANGLE
ABV	ABOVE	LLH	LONG LEG HORIZONTAL
ADDL	ADDITIONAL	LLV	LONG LEG VERTICAL
ADJ	ADJACENT	LOC	LOCATION
AFF	ABOVE FINISH FLOOR	LONGIT	LONGITUDINAL
ALT	ALTERNATE	MAX	MAXIMUM
ARCH	ARCHITECTURAL, ARCHITECT	MB	MACHINE BOLT
ASD	ALLOWABLE STRESS DESIGN	MECH	MECHANICAL
BEL	BELOW	MFR	MANUFACTURER
BLKG	BLOCKING	MIN	MINIMUM
BM	BEAM	MIW	MALLEABLE IRON WASHER
BNDY	BOUNDARY	NS	NEAR SIDE
BOT	BOTTOM	NTS	NOT TO SCALE
BRG	BEARING	NWT	NORMAL WEIGHT
BS	BOTH SIDES	OI	OVER
BTWN	BETWEEN	OC	ON CENTER
BU	BUILT UP	O.F.	OUTSIDE FACE
CIP	CAST IN PLACE	OPP	OPPOSITE HAND
CJ	CONSTRUCTION/CONTROL JOINT	OPNG	OPENING
CL	CENTERLINE	OSB	ORIENTED STRAND BOARD
CLG	CEILING	PC	PRE-CAST
CLR	CLEAR	PDF	POWER DRIVEN FASTENERS, PAF
CMU	CONCRETE MASONRY UNIT	PAF	POWER ACTUATED FASTENERS, PDF
COL	COLUMN	PERP	PERPENDICULAR
CONC	CONCRETE	PL	PLATE
CONN	CONNECT, CONNECTION	PLF	POUNDS PER LINEAR FOOT
CONT	CONTINUOUS	PNL	PANEL
COORD	COORDINATE	PRE-ENGR	PRE-ENGINEERED
CSK	COUNTERSINK	PROV	PROVIDE
CTR	CENTER	PT	POST TENSIONED
CVR	COVER	PW	PLYWOOD
DEG	DEGREE	REF	REFERENCE
DIA	DIAMETER	REINF	REINFORCE, REINFORCEMENT
DBL	DOUBLE	REQ'D	REQUIRED
EA	EACH	RF	ROOF
EF	EACH FACE	SCHED	SCHEDULE
ELEV	ELEVATION, ELEVATOR	SFRS	SEISMIC FORCE RESISTING SYSTEM
EMB	EMBEDMENT	SHTG	SHEATHING
ENGR	ENGINEER	SIM	SIMILAR
EQ	EQUAL/EQUIVALENT	SIMP	SIMPSON STRONG-TIE
EQUIV	EQUIVALENT	SOG	SLAB ON GRADE
ES	EACH SIDE	SPCG	SPACING
EW	EACH WAY	SQ	SQUARE
(E)	EXISTING	STD	STANDARD
EXP	EXPANSION	STIFF	STIFFENER
EXT	EXTERIOR	SW	SHEARWALL
FDN	FOUNDATION	T&G	TONGUE AND GROOVE
FF	FINISH FLOOR	THK	THICK
FFE	FINISH FLOOR ELEVATION	THRD	THREADED
FOC	FACE OF CONCRETE	T.O.	TOP OF
FOM	FACE OF MASONRY	TOC	TOP OF CONCRETE
FOS	FACE OF STUD	TOF	TOP OF FOOTING
FS	FAR SIDE	TOPL	TOP OF PLATE
FTG	FOOTING	TOS	TOP OF STEEL
GA	GAGE	T.O.W.	TOP OF WALL
GALV	GALVANIZED	TRANSV	TRANSVERSE
GC	GENERAL CONTRACTOR	TRTD	TREATED
GL	GLUE LAMINATED	TYP	TYPICAL
GWB	GYPSUM WALL BOARD	UNO	UNLESS NOTED OTHERWISE
HGR	HANGER	VFY	VERIFY
HORIZ	HORIZONTAL	VERT	VERTICAL
HSS	HOLLOW STEEL SECTION	W/	WITH
HT	HEIGHT	W/O	WITHOUT
I.F.	INSIDE FACE	WF	WIDE FLANGE
INT	INTERIOR	WHS	WELDED HEADED STUD
JNT	JOINT	WP	WORK POINT
JST	JOIST	WTS	WELDED THREADED STUD
K, KIPS	KIPS=1000 LBS	WWF	WELDED WIRE FABRIC

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LAH	CLR	ADM

Sheet No.

S0.2

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11. STATEMENT OF SPECIAL INSPECTIONS

IBC	SI	SO	TITLE
1705.2	✓	N/R	STEEL CONSTRUCTION (SEE TABLES 15A, 15B, 15C, AND 15D)
1705.3	✓	N/R	CONCRETE CONSTRUCTION (SEE TABLE 13)
1705.5	✓	N/R	WOOD CONSTRUCTION
1705.6	✓	N/R	SOILS (SEE TABLE 12A)
1705.13.1 1705.14.1	✓	N/R	SEISMIC RESISTANCE – STRUCTURAL STEEL
1705.13.2	✓	N/R	SEISMIC RESISTANCE – STRUCTURAL WOOD (SEE TABLE 18)

SI = SPECIAL INSPECTION

SO = STRUCTURAL OBSERVATION

✓ = ITEM IS REQUIRED

N/R = ITEM IS NOT REQUIRED

SPECIAL INSPECTIONS INDICATED ARE FOR STRUCTURAL ELEMENTS ONLY. SEE ARCH, MECH AND ELEC DRAWINGS FOR ADDITIONAL SPECIAL INSPECTIONS.

11.

11.1. INSPECTION/TESTING REQUIREMENTS:

SEE DRAWINGS, SPECIFICATIONS, AND IBC SECTIONS 110, AND CHAPTER 17.

11.2. INSPECTIONS BY THE BUILDING OFFICIAL (IBC SECTION 110):

11.2.1. FOOTING AND FOUNDATION INSPECTIONS SHALL BE MADE AFTER EXCAVATIONS ARE COMPLETE AND ANY REQUIRED REINFORCING IS IN PLACE. ANY REQUIRED FORMS SHALL BE IN PLACE PRIOR TO INSPECTION.

11.2.2. CONCRETE SLAB AND UNDER FLOOR INSPECTIONS SHALL BE MADE AFTER ALL IN SLAB OR UNDER FLOOR REINFORCING, CONDUIT, PIPING AND OTHER ANCILLARY EQUIPMENT ITEMS AND ACCESSORIES ARE IN PLACE BUT PRIOR TO CONCRETE PLACEMENT OR FLOOR SHEATHING INSTALLATION.

11.2.3. FRAMING INSPECTIONS SHALL BE MADE AFTER ALL SHEATHING, FRAMING, BLOCKING AND BRACING ARE COMPLETE AND ALL PIPES, DUCTS, ELECTRICAL, PLUMBING, ETC., ARE INSTALLED AND APPROVED PRIOR TO COVER.

11.2.4. IN ADDITION TO THE INSPECTIONS SPECIFIED ABOVE, THE BUILDING OFFICIAL IS AUTHORIZED TO MAKE OR REQUIRE OTHER INSPECTIONS OF ANY CONSTRUCTION WORK TO ASCERTAIN COMPLIANCE WITH THE PROVISIONS OF THE IBC OR OTHER LAWS ENFORCED BY THE BUILDING OFFICIAL.

11.3. STRUCTURAL TESTS AND SPECIAL INSPECTIONS (IBC CHAPTER 17):

11.3.1. SEE PROJECT SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.

11.3.2. STRUCTURAL TESTS AND SPECIAL INSPECTIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 17 OF THE IBC AS WELL AS ANY ADDITIONAL REQUIREMENTS OF THE BUILDING OFFICIAL. OMISSION FROM THE LIST BELOW OF TESTING AND INSPECTION REQUIREMENTS SHALL NOT RELIEVE THE CONTRACTOR FROM PROVIDING TESTING AND INSPECTION REQUIRED BY THE SPECIFICATIONS, THE IBC AND THE BUILDING OFFICIAL.

11.3.3. TESTING AND SPECIAL INSPECTIONS SHALL BE COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 17 OF THE IBC FOR THE ITEMS LISTED IN THIS SECTION.

11.4. STRUCTURAL OBSERVATION

11.4.1. STRUCTURAL OBSERVATION MAY BE PERFORMED DURING CONSTRUCTION IN A MANNER AS REQUIRED TO BECOME GENERALLY FAMILIAR WITH THE IN-PLACE CONSTRUCTION.

11.4.2. STRUCTURAL OBSERVATION EXTENT SHALL BE AS INDICATED ABOVE. TIMING AND DURATION OF OBSERVATIONS SHALL BE COORDINATED WITH THE GENERAL CONTRACTOR DURING CONSTRUCTION.

11.4.3. CONSTRUCTION OBSERVATION REPORTS AND FINDINGS SHALL NOT BE VIEWED AS A WARRANTY OR GUARANTEE BY THE STRUCTURAL ENGINEER.

11.5. SPECIAL INSPECTOR: SHALL BE CURRENTLY CERTIFIED AND UNDER THE SUPERVISION OF A REGISTERED PROFESSIONAL ENGINEER.

11.5.1. THE SPECIAL INSPECTOR SHALL OBSERVE THE WORK ASSIGNED FOR CONFORMANCE WITH THE APPROVED DESIGN DRAWINGS AND SPECIFICATIONS.

11.5.2. THE SPECIAL INSPECTOR SHALL FURNISH INSPECTION REPORTS TO THE BUILDING OFFICIAL, ENGINEER OF RECORD, ARCHITECT OF RECORD, AND OTHER DESIGNATED PERSONS. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE GENERAL CONTRACTOR FOR CORRECTION, THEN, IF NOT IN CONFORMANCE, TO THE PROPER DESIGN AUTHORITY AND BUILDING OFFICIAL.

11.5.3. THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL REPORT STATING WHETHER THE WORK REQUIRING SPECIAL INSPECTION WAS IN CONFORMANCE WITH THE APPROVED PLANS AND SPECIFICATIONS AND THE APPLICABLE WORKMANSHIP PROVISIONS OF THE IBC.

12A. REQUIRED SPECIAL INSPECTIONS AND TEST OF SOILS

IBC TABLE 1705.6

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION
1. VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE THE DESIGN BEARING CAPACITY	N/R	✓
2. VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER MATERIAL	N/R	✓
3. PERFORM CLASSIFICATION AND TESTING OF COMPACTED FILL MATERIAL	N/R	✓
4. DURING FILL PLACEMENT, VERIFY USE OF PROPER MATERIALS AND PROCEDURES IN ACCORDANCE WITH THE PROVISIONS OF THE APPROVED GEOTECHNICAL REPORT. VERIFY DENSITIES, AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF COMPACTED FILL	✓	N/R
5. PRIOR TO PLACEMENT OF COMPACTED FILL, INSPECT SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY	N/R	✓

12.

12.1. SPECIAL INSPECTIONS AND TESTS FOR EXISTING SITE SOIL CONDITIONS, FILL PLACEMENT, AND LOAD-BEARING REQUIREMENTS PER IBC 1705.6., AS NOTED IN TABLE 12A.

12.1.1. THE APPROVED GEOTECHNICAL REPORT AND THE CONSTRUCTION DOCUMENTS PREPARED BY THE REGISTERED DESIGN PROFESSIONALS SHALL BE USED TO DETERMINE COMPLIANCE.

13. REQUIRED SPECIAL INSPECTIONS AND TESTS OF CONCRETE CONSTRUCTION

IBC TABLE 1705.3

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION	REFERENCED STANDARD	IBC REFERENCE
1. INSPECT REINFORCEMENT AND VERIFY PLACEMENT	N/R	✓	ACI 318: CH. 20, 25.2, 25.3, 26.6.1-26.6.3	
2. REINFORCING BAR WELDING:				
A. VERIFY WELDABILITY OF REINFORCING BARS OTHER THAN ASTM A706	N/R	✓	AWS D1.4 ACI 318:26.6.4	
B. INSPECT SINGLE-PASS FILLET WELDS, MAXIMUM 5/16"	N/R	✓		
C. INSPECT ALL OTHER WELDS	✓	N/R		
3. INSPECT ANCHORS CAST IN CONCRETE	N/R	✓	ACI 318: 17.8.2	
4. INSPECTION OF ANCHORS POST-INSTALLED IN HARDENED CONCRETE MEMBERS				
B. MECHANICAL ANCHORS AND ADHESIVE ANCHORS NOT DEFINED IN 4A	N/R	✓	ACI 318: 17.8.2	
5. VERIFY USE OF REQUIRED DESIGN MIX	N/R	✓	ACI 318: CH. 19, 26.4.3, 26.4.4	1904.1, 1904.2
6. PRIOR TO CONCRETE PLACEMENT, FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS, AND DETERMINE THE TEMPERATURE OF THE CONCRETE	✓	N/R	ASTM C 172 ASTM C 31 ACI318:26.4, 26.12	
7. INSPECT CONCRETE AND SHOTCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES	✓	N/R	ACI 318: 26.5	
8. VERIFY MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES	N/R	✓	ACI 318: 26.5.3-26.5.5	
10. INSPECT ERECTION OF PRECAST CONCRETE MEMBERS	N/R	✓	ACI 318: 26.9	
14. INSPECT FORMWORK FOR SHAPE, LOCATION AND DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED	N/R	✓	ACI 318: 26.11.1.2(b)	

13.

13.1. CONCRETE: SPECIAL INSPECTION AND TESTING PER IBC TABLE 1705.3 AS NOTED IN TABLE 13, INCLUDING:

13.1.1. SPECIFIC REQUIREMENTS FOR SPECIAL INSPECTION OF ANCHORS INSTALLED IN HARDENED CONCRETE SHALL BE AS DESCRIBED IN THE RESEARCH REPORT ISSUED BY AN APPROVED SOURCE (ICC, IAPMO, ETC.).

15.A REQUIRED SPECIAL INSPECTION AND TESTS OF STRUCTURAL STEEL CONSTRUCTION – INSPECTION OF WELDING

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION	REFERENCED STANDARD
AISC TABLE N5.4-1			
1. PRIOR TO WELDING, VERIFY AND INSPECT THE FOLLOWING:	N/R	✓	
A. WELDER QUALIFICATION RECORDS AND CONTINUITY RECORDS	✓	N/R	
B. WELDING PROCEDURE SPECIFICATIONS (WPS)	✓	N/R	
C. MANUFACTURER CERTIFICATIONS FOR WELDING CONSUMABLES	✓	N/R	AISC 360 A3.5
C. MATERIAL IDENTIFICATION OF STRUCTURAL STEEL MEMBERS	N/R	✓	AISC 360 A3.1
E. WELDER IDENTIFICATION SYSTEM	N/R	✓	
F. FIT-UP OF GROOVE WELDS, INCLUDING JOINT GEOMETRY			
1) JOINT PREPARATION	N/R	✓	
2) DIMENSIONS: ALIGNMENT, ROOT OPENING, ROOT FACE, BEVEL	N/R	✓	
3) CLEANLINESS: CONDITION OF STEEL SURFACES	N/R	✓	
4) TACKING: TACK WELD QUALITY AND LOCATION	N/R	✓	
5) BACKING TYPE AND FIT (IF APPLICABLE)	N/R	✓	
G. FIT-UP OF CJP GROOVE WELDS OF HSS T-,Y- AND K-JOINTS WITHOUT BACKING, INCLUDING JOINT GEOMETRY.			
1) JOINT PREPARATION	✓	N/R	
2) DIMENSIONS: ALIGNMENT, ROOT OPENING, ROOT FACE, BEVEL	✓	N/R	
3) CLEANLINESS: CONDITION OF STEEL SURFACES	✓	N/R	
4) TACKING: TACK WELD QUALITY AND LOCATION	✓	N/R	
H. CONFIGURATION AND FINISH OF ACCESS HOLES	N/R	✓	
H. FIT-UP OF FILLET WELDS			
1) DIMENSIONS: ALIGNMENT, GAPS AT ROOT	N/R	✓	
2) CLEANLINESS: CONDITION OF STEEL SURFACES	N/R	✓	
3) TACKING: TACK WELD QUALITY AND LOCATION	N/R	✓	
I. CHECK WELDING EQUIPMENT	N/R	✓	
AISC 360 TABLE N5.4-2			
2. DURING WELDING, VERIFY AND INSPECT THE FOLLOWING:			
A. USE OF QUALIFIED WELDERS	N/R	✓	
B. CONTROL AND HANDLING OF WELDING CONSUMABLES			
1) PACKAGING	N/R	✓	
2) EXPOSURE CONTROL	N/R	✓	
C. NO WELDING OVER CRACKED TACK WELDS	N/R	✓	
D. ENVIRONMENTAL CONDITIONS			
1) WIND SPEED WITHIN LIMITS	N/R	✓	
2) PRECIPITATION AND TEMPERATURE	N/R	✓	
E. WELDING PROCEDURE SPECIFICATIONS FOLLOWED			
1) SETTINGS ON WELDING EQUIPMENT	N/R	✓	
2) TRAVEL SPEED	N/R	✓	
3) SELECTED WELDING MATERIALS	N/R	✓	
4) SHIELDING GAS TYPE AND FLOW RATE	N/R	✓	
5) PREHEAT APPLIED	N/R	✓	
6) INTERPASS TEMPERATURE MAINTAINED	N/R	✓	
7) PROPER POSITION	N/R	✓	
F. WELDING TECHNIQUES			
1) INTERPASS AND FINAL CLEANING	N/R	✓	
2) EACH PASS WITHIN PROFILE LIMITATIONS	N/R	✓	
3) EACH PASS MEETS QUALITY REQUIREMENTS	N/R	✓	
G. PLACEMENT AND INSTALLATION OF STEEL HEADED STUD ANCHORS	✓	N/R	

AISC 360 TABLE N5.4-3			
3. AFTER WELDING, VERIFY AND INSPECT THE FOLLOWING:			
A. WELDS CLEANED	N/R	✓	
B. SIZE, LENGTH, AND LOCATION OF WELDS	✓	N/R	
C. WELDS MEET VISUAL ACCEPTANCE CRITERIA			
1) CRACK PROHIBITION	✓	N/R	
2) WELD TO BASE METAL FUSION	✓	N/R	
3) CRATER CROSS SECTION	✓	N/R	
4) WELD PROFILES	✓	N/R	
5) WELD SIZE	✓	N/R	
6) UNDERCUT	✓	N/R	
7) POROSITY	✓	N/R	
D. ARC STRIKES	✓	N/R	
E. k-AREA	✓	N/R	
F. BACKING REMOVED AND WELD TABS REMOVED, IF REQUIRED	✓	N/R	
G. REPAIR ACTIVITIES	✓	N/R	
H. DOCUMENT ACCEPTANCE OR REJECTION OF WELDED JOINT OR MEMBER	✓	N/R	
I. NO PROHIBITED WELDS HAVE BEEN ADDED WITHOUT THE APPROVAL OF THE ENGINEER OF RECORD	N/R	✓	

15.B REQUIRED SPECIAL INSPECTION AND TESTS OF STRUCTURAL STEEL CONSTRUCTION – INSPECTION OF BOLTING

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION	REFERENCED STANDARD
AISC 360 TABLE N5.6-1			
1. PRIOR TO BOLTING, VERIFY AND INSPECT THE FOLLOWING:			
A. MANUFACTURER'S CERTIFICATIONS FOR FASTENER MATERIALS	✓	N/R	
B. FASTENERS MARKED IN ACCORDANCE WITH ASTM REQUIREMENTS	N/R	✓	
C. PROPER FASTENER SELECTED FOR JOINT DETAIL	N/R	✓	AISC 360 A3.1
D. PROPER BOLTING PROCEDURE SELECTED FOR JOINT DETAIL	N/R	✓	
E. CONNECTING ELEMENTS, INCLUDING THE APPROPRIATE FAYING SURFACE CONDITIONS AND HOLE PREPARATION, IF SPECIFIED, MEET APPLICABLE REQUIREMENTS	N/R	✓	
F. PRE-INSTALLATION VERIFICATION TESTING BY INSTALLATION PERSONNEL OBSERVED AND DOCUMENTED FOR FASTENER ASSEMBLIES AND METHODS USED	✓	N/R	
G. PROPER STORAGE PROVIDED FOR BOLTS, NUTS, WASHERS, AND OTHER FASTENER COMPONENTS	N/R	✓	
AISC 360 TABLE N5.6-2			
2. DURING BOLTING, VERIFY AND INSPECT THE FOLLOWING:			
A. FASTENER ASSEMBLIES, OF SUITABLE CONDITION, PLACED IN ALL HOLES AND WASHERS (IF REQUIRED) ARE POSITIONED AS REQUIRED	N/R	✓	
B. JOINT BROUGHT TO THE SNUG-TIGHT CONDITION PRIOR TO THE PRETENSIONING OPERATION	N/R	✓	
C. FASTENER COMPONENT NOT TURNED BY THE WRENCH PREVENTED FROM ROTATING	N/R	✓	
D. FASTENERS ARE PRETENSIONED IN ACCORDANCE WITH THE RCSC SPECIFICATION, PROGRESSING SYSTEMATICALLY FROM THE MOST RIGID POINT TOWARD THE FREE EDGES	N/R	✓	
AISC 360 TABLE N5.6-3			
3. AFTER BOLTING, VERIFY AND INSPECT THE FOLLOWING:			
A. DOCUMENT ACCEPTANCE OR REJECTION OF BOLTED CONNECTIONS	✓	N/R	

15.D REQUIRED SPECIAL INSPECTION AND TESTS OF OPEN-WEB STEEL JOIST AND JOIST GIRDERS

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION	REFERENCED STANDARD
IBC TABLE 1705.2.3			
1. INSTALLATION OF OPEN-WEB STEEL JOISTS AND JOIST GIRDERS			
A. END CONNECTIONS - WELDED OR BOLTED	N/R	✓	SJI SPECIFICATIONS IBC 2207.1
B. BRIDGING - HORIZONTAL OR DIAGONAL			
1. STANDARD BRIDGING.	N/R	✓	SJI SPECIFICATIONS IBC 2207.1
2. BRIDGING THAT DIFFERS FROM TH SJI SPECIFICATIONS LISTED IN IBCSECTION 2207.1	N/R	✓	

15.

15.1. STRUCTURAL STEEL CONSTRUCTION:

SPECIAL INSPECTION AND NONDESTRUCTIVE TESTING OF STRUCTURAL STEEL ELEMENTS SHALL BE IN ACCORDANCE WITH THE QUALITY CONTROL AND QUALITY ASSURANCE REQUIREMENTS OF AISC 360, AS NOTED IN TABLES 15A, 15B, AND AWS D1.1, INCLUDING:

15.1.1. INSPECTION OF ERECTED STEEL SYSTEM.

15.1.2. REVIEW OF MATERIAL TEST REPORTS AND CERTIFICATIONS FOR COMPLIANCE WITH THE CONSTRUCTION DOCUMENTS.

15.1.3. OBSERVATION OF WELDING OPERATIONS AND VISUAL INSPECTION OF IN-PROCESS AND COMPLETED WELDS SHALL BE AS FOLLOWS:

A. VERIFY THAT WELD FILLER MATERIAL AND MANUFACTURER'S CERTIFICATE OF COMPLIANCE CONFORM TO AWS SPECIFICATION SPECIFIED. VERIFY WELDERS ARE CERTIFIED BY WABO, THAT PROPER ELECTRODES IN OVEN DRY CONDITIONS ARE USED, AND THAT PROPER METHODS AND PREPARATIONS ARE USED.

B. PERIODIC SPECIAL INSPECTION OF WELDING SHALL BE PERFORMED FOR SINGLE PASS FILLET WELDS LESS THAN OR EQUAL TO 5/16" AND FLOOR AND DECK WELDS.

C. CONTINUOUS SPECIAL INSPECTION OF WELDING SHALL BE PERFORMED ON COMPLETE AND PARTIAL PENETRATION GROOVE WELDS AND FILLET WELDS GREATER THAN 5/16".

D. ALL WELDS SHALL BE CHECKED VISUALLY.

E. ALL SHOP AND FIELD WELDING SHALL BE SUBJECT TO INSPECTION BY A CERTIFIED WELDING INSPECTOR EMPLOYED BY THE OWNER. THE INSPECTOR SHALL UTILIZE RADIOGRAPHIC, ULTRASONIC, OR MAGNETIC PARTICLE TESTING AND ANY OTHER AID TO VISUAL INSPECTION THAT MAY BE DEEMED NECESSARY TO ASSURE THE ADEQUACY OF WELDING. THE OWNER SHALL CARRY OUT TESTING AND INTERPRETATION AT ANY STAGE AFTER WELDING.

F. 100% OF ALL COMPLETE PENETRATION WELDS SHALL BE CHECKED BY ULTRASONIC TESTING.

G. ALL WELDS FOUND DEFECTIVE AND REPAIRED SHALL BE REINSPECTED BY THE SAME METHOD ORIGINALLY USED. THE COST OF REPAIR AND REINSPECTION SHALL BE BORNE BY THE CONTRACTOR.

H. STANDARDS FOR ACCEPTANCE SHALL BE AS GIVEN IN AWS D1.1.

15.1.4. OBSERVATION OF BOLTING OPERATIONS.

15.1.5. WHERE CONTINUOUS SPECIAL INSPECTION IS NOTED, IT SHALL BE PERFORMED FOR EACH JOINT OR MEMBER. WHERE PERIODIC SPECIAL INSPECTION IS NOTED, IT SHALL BE PERFORMED ON ITEMS ON A RANDOM BASIS. PERIODIC SPECIAL INSPECTION NEED NOT DELAY FABRICATION OR ERECTION OPERATIONS.

15.1.6. OPEN-WEB STEEL JOISTS AND JOIST GIRDERS:

SPECIAL INSPECTIONS OF OPEN-WEB STEEL JOISTS AND JOIST GIRDERS SHALL BE IN ACCORDANCE WITH TABLE 15D.

NOTES CONTINUE ON SHEET S0.4

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16.

16.1. REQUIRED VERIFICATION AND INSPECTION OF WOOD CONSTRUCTION:

16.1.1. SPECIAL INSPECTION OF THE FABRICATION PROCESS OF PREFABRICATED WOOD STRUCTURAL ELEMENTS AND ASSEMBLIES SHALL BE IN ACCORDANCE WITH IBC SECTION 1704.2.5.

16.1.2. SPECIAL INSPECTION OF SITE BUILT WOOD ASSEMBLIES SHALL BE AS FOLLOWS:

A. HIGH-LOAD DIAPHRAGMS SHALL BE INSTALLED WITH SPECIAL INSPECTION AS INDICATED IN IBC SECTION 1704.2. THE SPECIAL INSPECTOR SHALL INSPECT THE WOOD STRUCTURAL PANEL SHEATHING TO ASCERTAIN WHETHER IT IS THE GRADE AND THICKNESS SHOWN ON THE CONSTRUCTION DOCUMENTS. THE SPECIAL INSPECTOR SHALL VERIFY THE NOMINAL SIZE OF FRAMING MEMBERS AT ADJOINING PANEL EDGES, NAIL OR STAPLE DIAMETER AND LENGTH, THE NUMBER OF FASTENER LINES, AND SPACING BETWEEN FASTENERS IS AS SHOWN ON THE CONSTRUCTION DOCUMENTS.

18. REQUIRED SPECIAL INSPECTION AND TESTS FOR SEISMIC RESISTANCE

SPECIAL INSPECTION OR TEST TYPE	CONTINUOUS SPECIAL INSPECTION	PERIODIC SPECIAL INSPECTION
1. B. STRUCTURAL WOOD IN SEISMIC DESIGN CATEGORY C, D, E OR F: NAILING, BOLTING, ANCHORING AND OTHER FASTENING OF COMPONENTS WITHIN THE MAIN SEISMIC FORCE-RESISTING SYSTEM, INCLUDING WOOD DIAPHRAGMS, DRAG STRUTS, BRACES AND HOLDOWNS.	N/R	✓

18.

18.1. SPECIAL INSPECTIONS AND TESTING FOR SEISMIC RESISTANCE:

18.1.1. SPECIAL INSPECTIONS FOR SEISMIC RESISTANCE PER IBC 1705.12 SHALL BE REQUIRED FOR SEISMIC FORCE-RESISTING SYSTEMS IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E OR F PER TABLE 18 AND THE FOLLOWING:

A. SPECIAL INSPECTIONS OF STRUCTURAL STEEL SHALL BE IN ACCORDANCE WITH THE QUALITY ASSURANCE REQUIREMENTS OF AISC 341.

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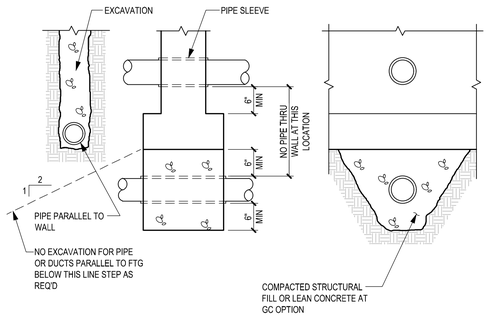
TESTING AND INSPECTION NOTES

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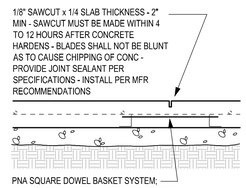
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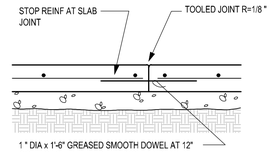
TYPICAL DETAIL OF PIPE AT CONCRETE FOOTING

TYPICAL 1

NTS



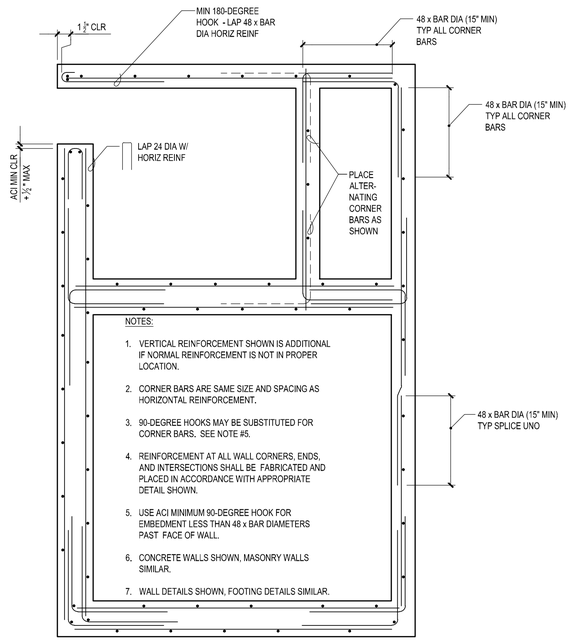
TYPICAL CONTROL JOINT



TYPICAL CONSTRUCTION JOINT

TYPICAL 2

NTS



PLAN VIEW - TYPICAL REINFORCEMENT PLACING DETAIL

TYPICAL CONCRETE STAIR CONSTRUCTION

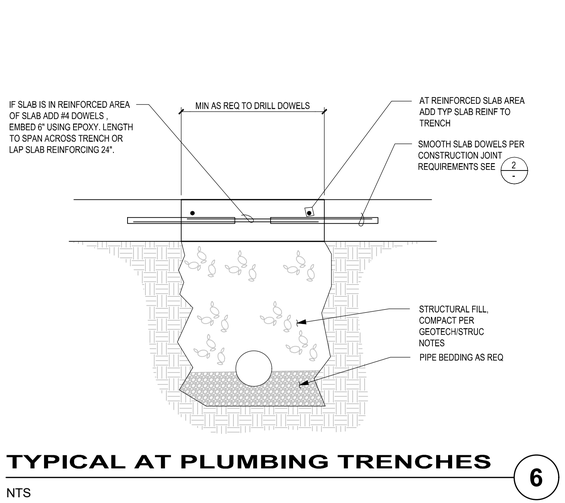
TYPICAL 3

NTS

TYPICAL STEPPED FOOTING AT TILT-UP WALLS

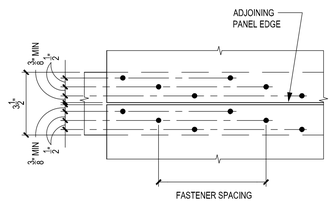
TYPICAL 4

NTS



TYPICAL 5

NTS



4" NOMINAL - THREE LINES OF FASTENERS

NOTES:

1. ADJOINING PANEL EDGE JOINTS SHALL BE 1/8".
2. MIN SPACING BETWEEN LINES OF FASTENERS SHALL BE 3/8".

NAILING REQUIREMENTS AT HIGH LOAD DIAPHRAGMS

TYPICAL AT PLUMBING TRENCHES 6

NTS

TYPICAL AT HIGH LOAD DIAPHRAGM 7

NTS

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124TH CORPORATE CENTER BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062

Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

Permit Set

SEPTEMBER 29, 2025

ANDREW DEAN McCAMMANT — STATE OF WASHINGTON — 38722 — STRUCTURAL — PROFESSIONAL ENGINEER

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TYPICAL DETAILS

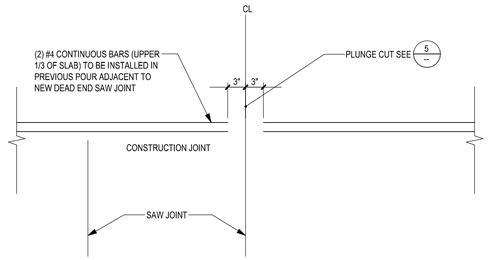
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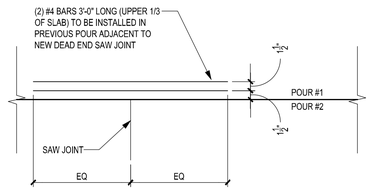
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DEAD END SAW CUT JOINT
W/ CONT BARS

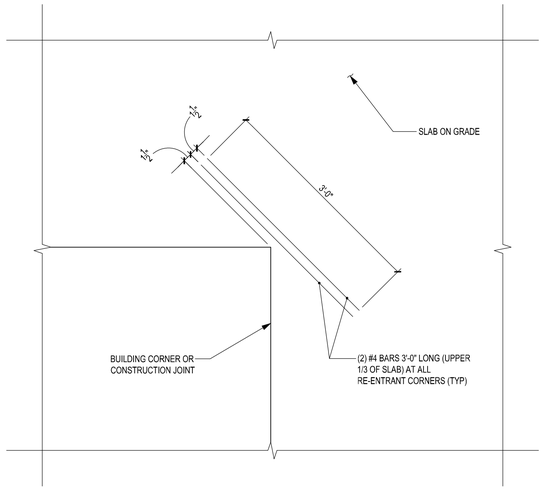


TYPICAL DEAD END SAW JOINTS

1. SPRAY BOND BREAKER ALONG FACE OF CONSTRUCTION JOINT
2. SAWCUT AT JOINT INTERSECTION TO BE FULL DEPTH FOR THE LAST 2'-0"
3. END SAW CUTS 1/4" PRIOR TO INTERSECTION. ABSOLUTELY NO OVERCUT INTO EXISTING SLAB.

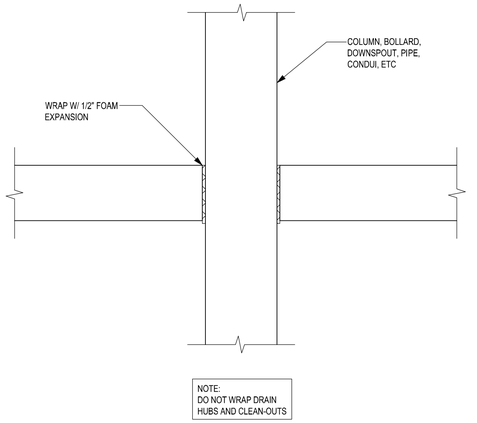
TYPICAL DEAD END SAW CUT JOINT/ "T" JOINT 1

1" = 1'-0"



TYPICAL RE-ENTRANT CORNER 2

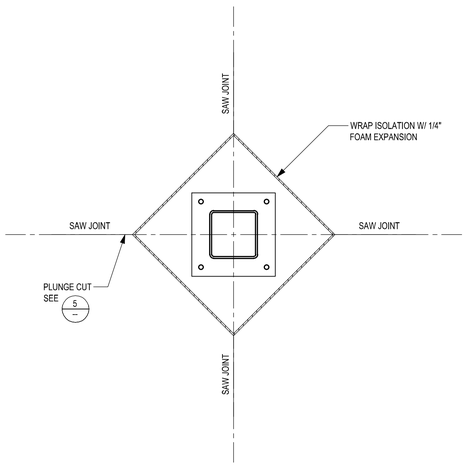
1" = 1'-0"



NOTE:
DO NOT WRAP DRAIN HUBS AND CLEAN-OUTS

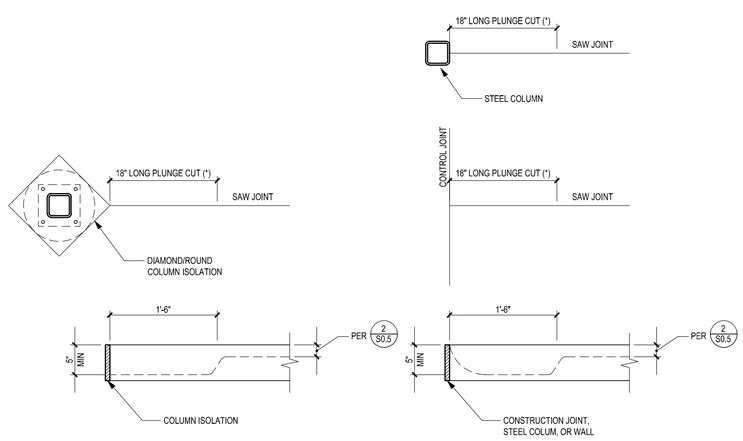
SECTION AT VERTICAL PENETRATIONS 3

1" = 1'-0"



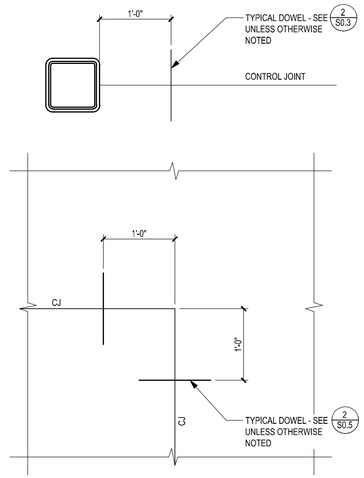
TYPICAL COLUMN DETAIL W/ DIAMOND ISOLATION 4

1" = 1'-0"



PLUNGE CUT END OF SAW JOINTS 5

1" = 1'-0"



CJ AT CORNERS

CONSTRUCTION JOINT AT EDGE 6

1" = 1'-0"

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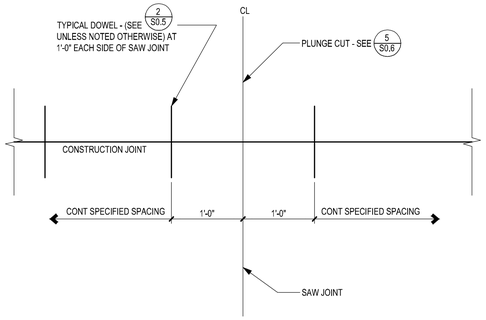
TYPICAL DETAILS

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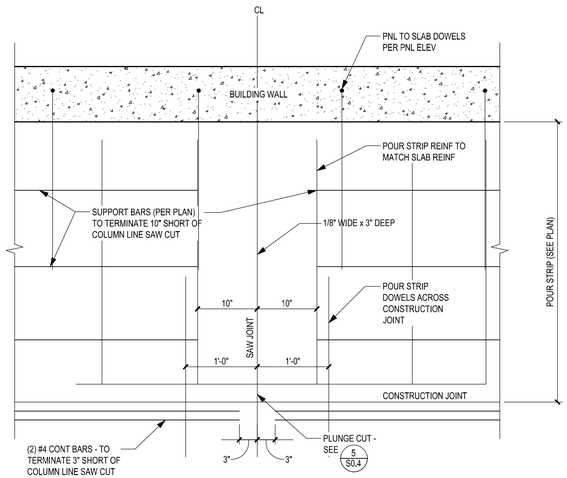
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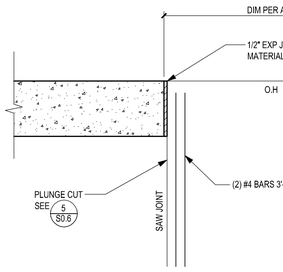
DOWEL SPACING AT JOINT INTERSECTION 1

1" = 1'-0"



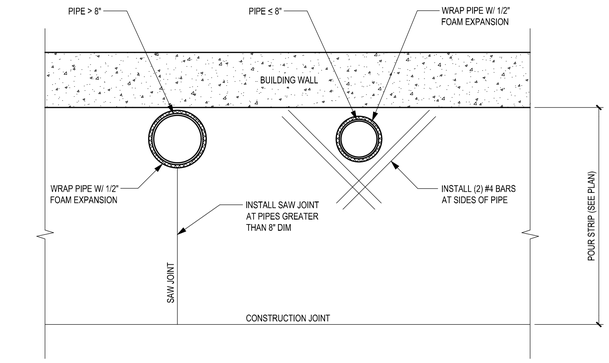
SAW JOINT AT COLUMN LINE WITHIN POUR STRIP 2

1" = 1'-0"



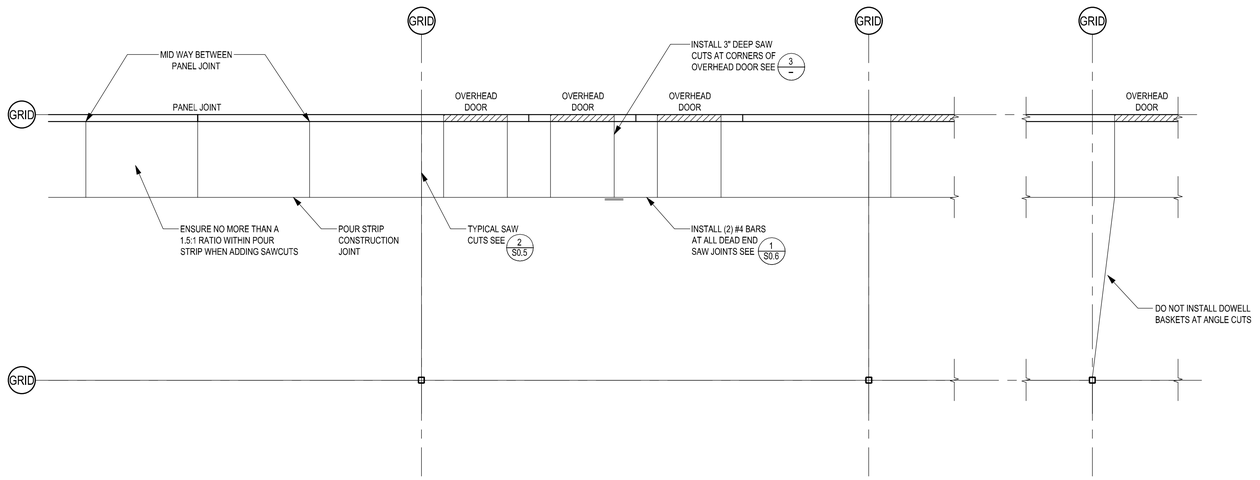
REINFORCING AT O.H. DOORS 3

1" = 1'-0"



SAW JOINT AT PIPES WITHIN POUR STRIP 4

1" = 1'-0"



TYPICAL CONTROL JOINT CONDITION AT POUR STRIP 5

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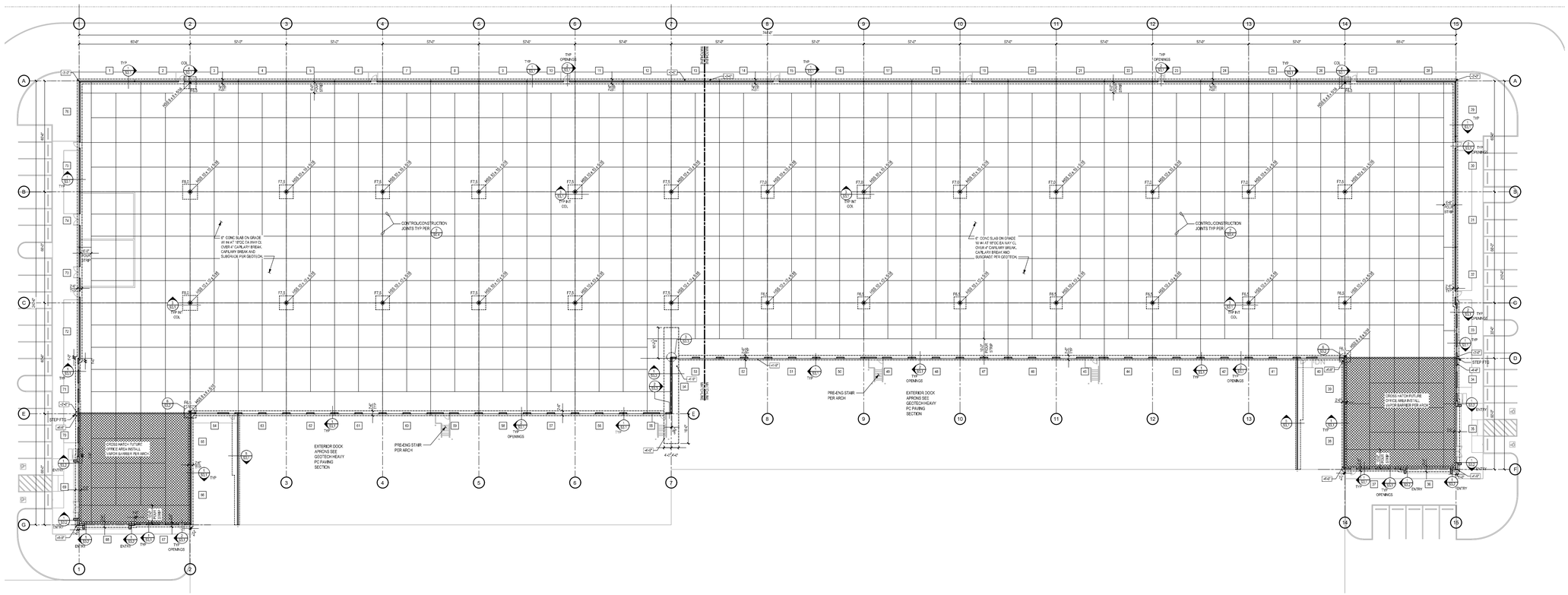
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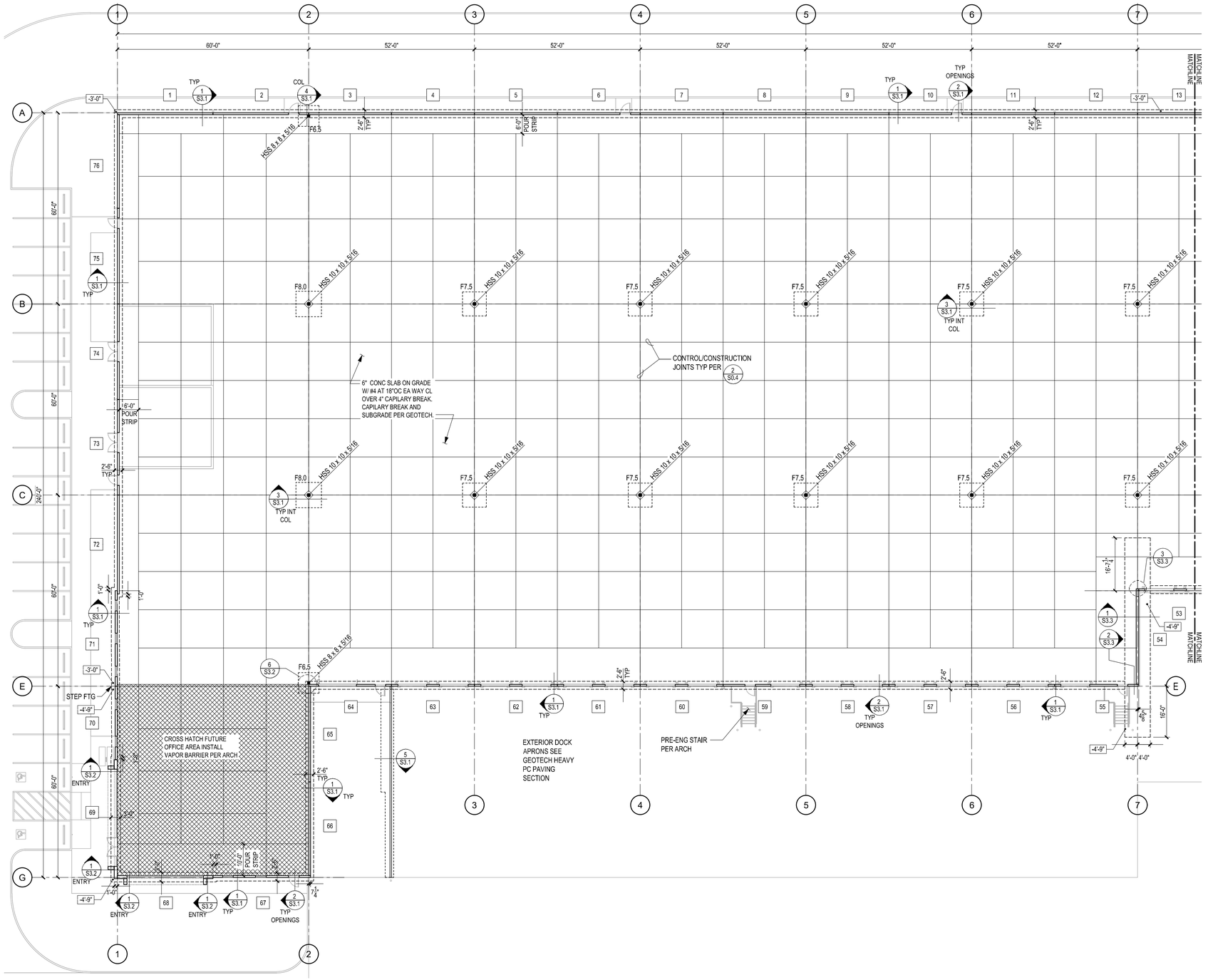
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CONTROL/CONSTRUCTION JOINTS TYP PER
6" CONC SLAB ON GRADE W/ #4 AT 18"OC EA WAY CL CHAIR AT CANTILEVER BREAK, CANTILEVER BREAK AND SUBGRADE PER SECTION
6" CONC SLAB ON GRADE W/ #4 AT 18"OC EA WAY CL CHAIR AT CANTILEVER BREAK, CANTILEVER BREAK AND SUBGRADE PER SECTION
EXTERIOR DOCK APRONS SEE GEOTECH HEAVY PC PAVING SECTION
PREENG STAIR PER ARCH
TYP OPENINGS
STEP PTG
ENTRY
TYP INT COL
TYP INT COL
TYP INT COL



FOUNDATION PLAN - WEST

1/16" = 1'-0"

1

0 16 32

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STRUCTURAL
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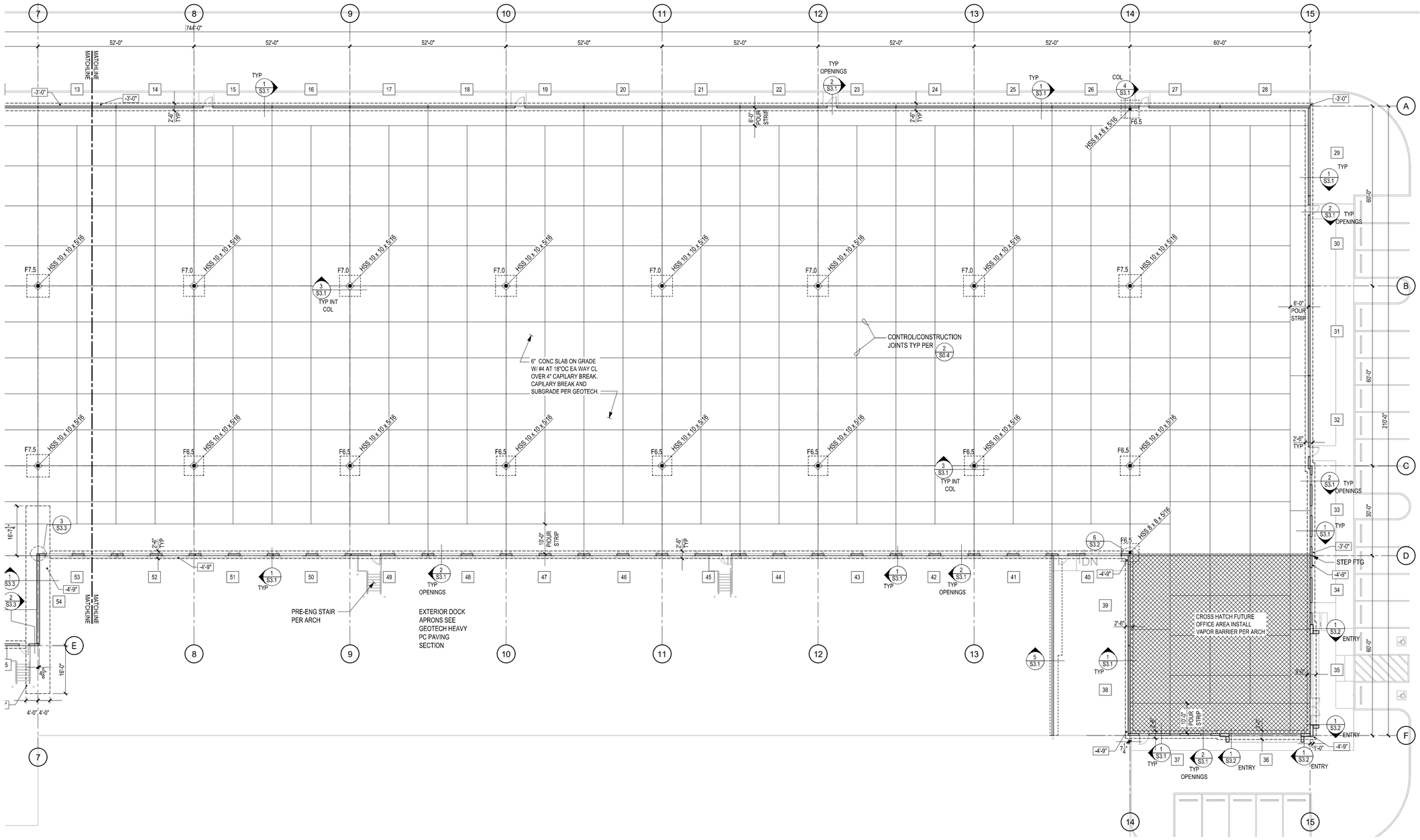
FOUNDATION PLAN - WEST

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FOUNDATION PLAN - EAST

1/16" = 1'-0"

1

0 16 32

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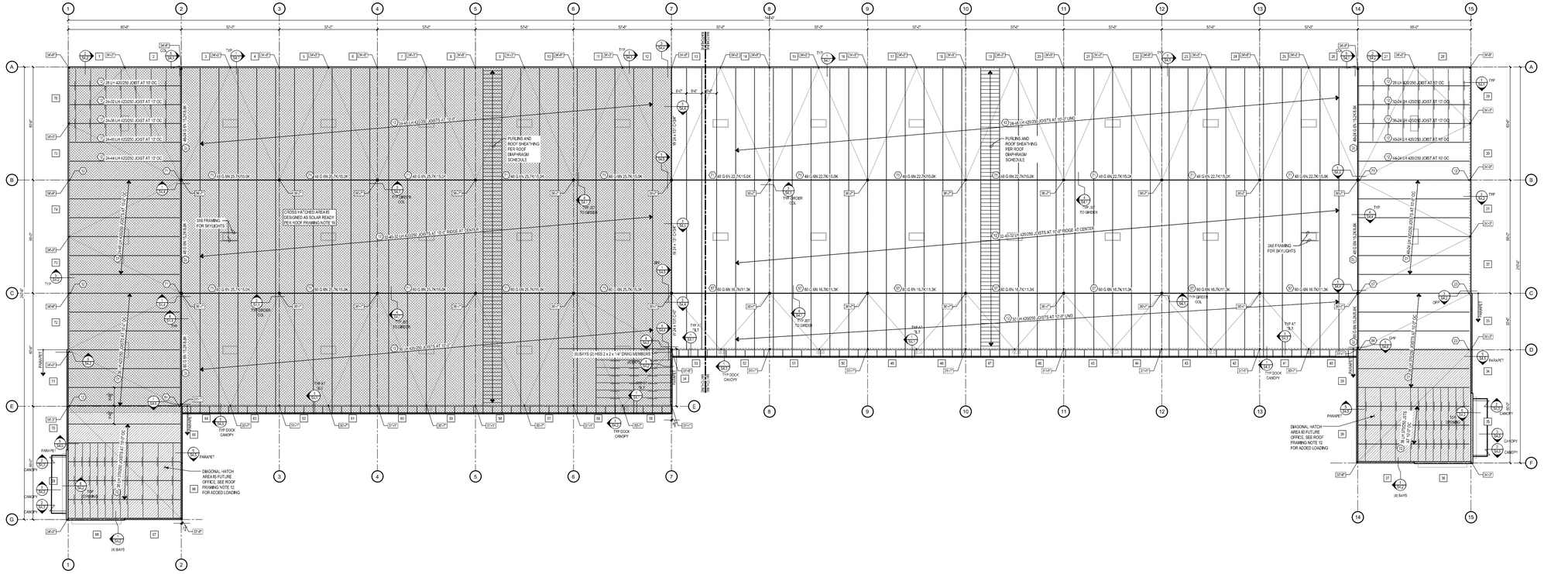
FOUNDATION PLAN - EAST

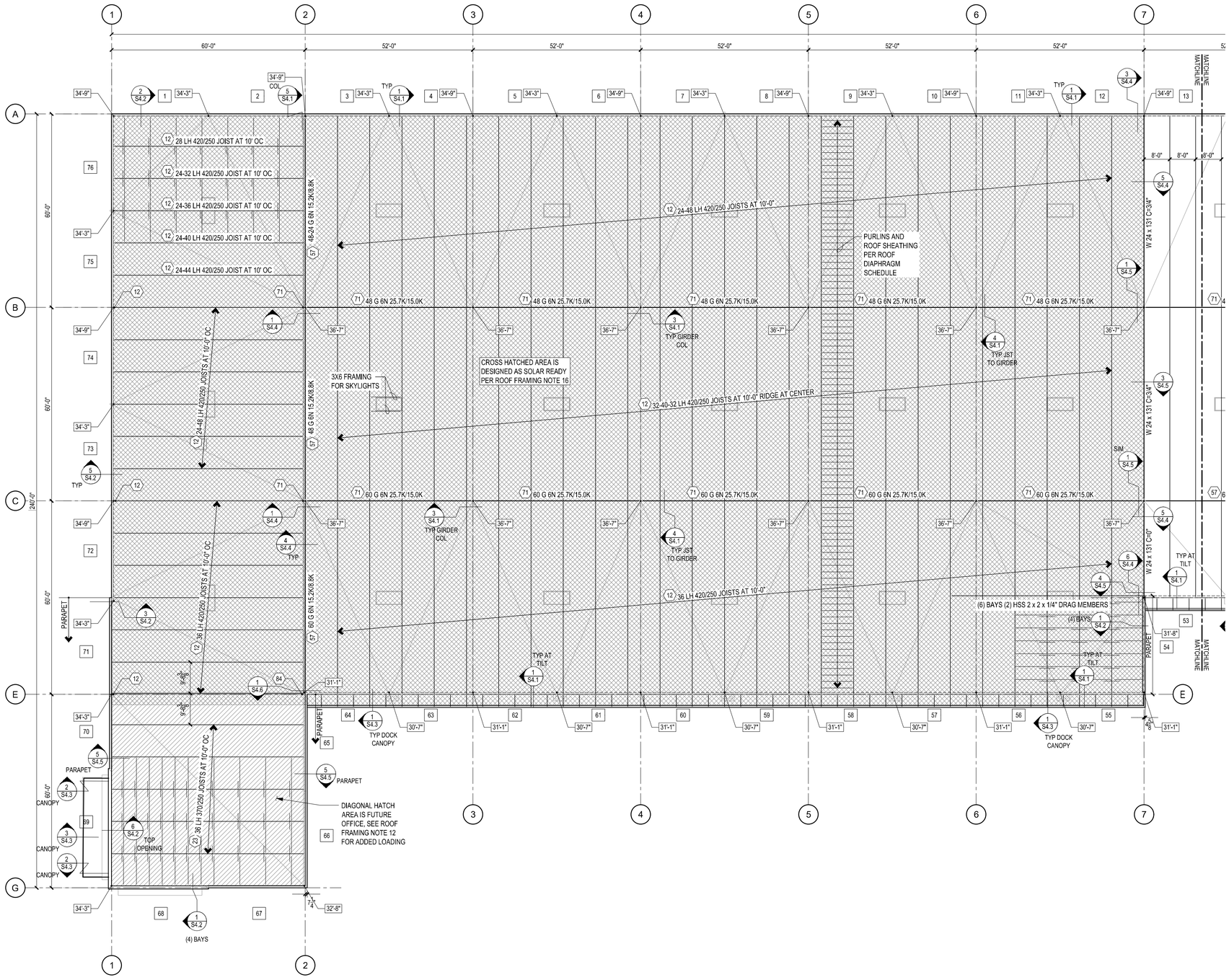
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(E) BAYS
PARAPET
DIAGONAL HATCH AREA IS FUTURE OFFICE, SEE ROOF FRAMING NOTE 12 FOR ADDED LOADING
TYP DOCK CANOPY
TYP DOCK CANOPY
TYP DOCK CANOPY



ROOF FRAMING PLAN - WEST

1/16" = 1'-0"

0 16 32
SCALE IN FEET

1

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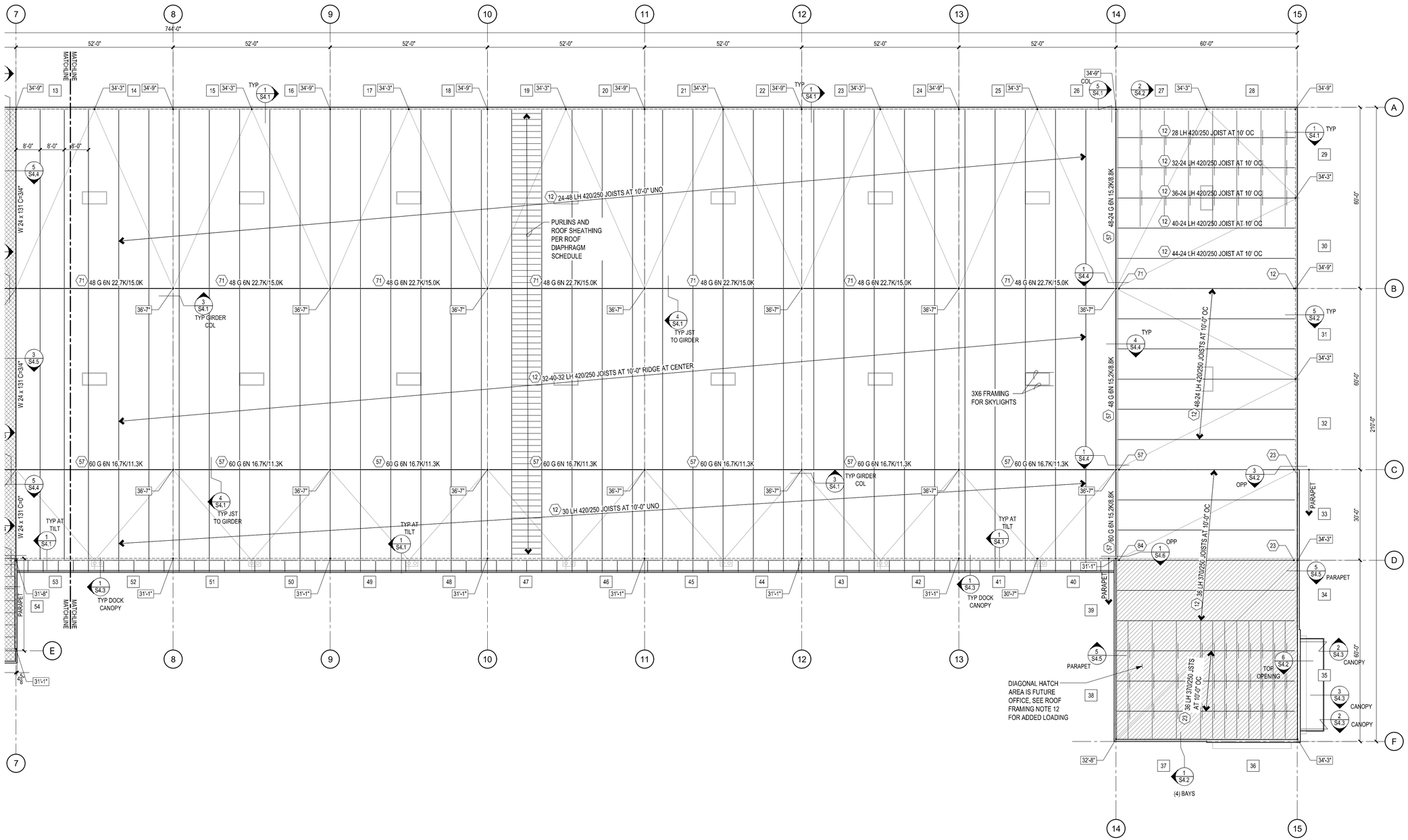
ROOF FRAMING PLAN - WEST

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ROOF FRAMING PLAN - EAST

1/16" = 1'-0"

1

0 16 32

SCALE IN FEET

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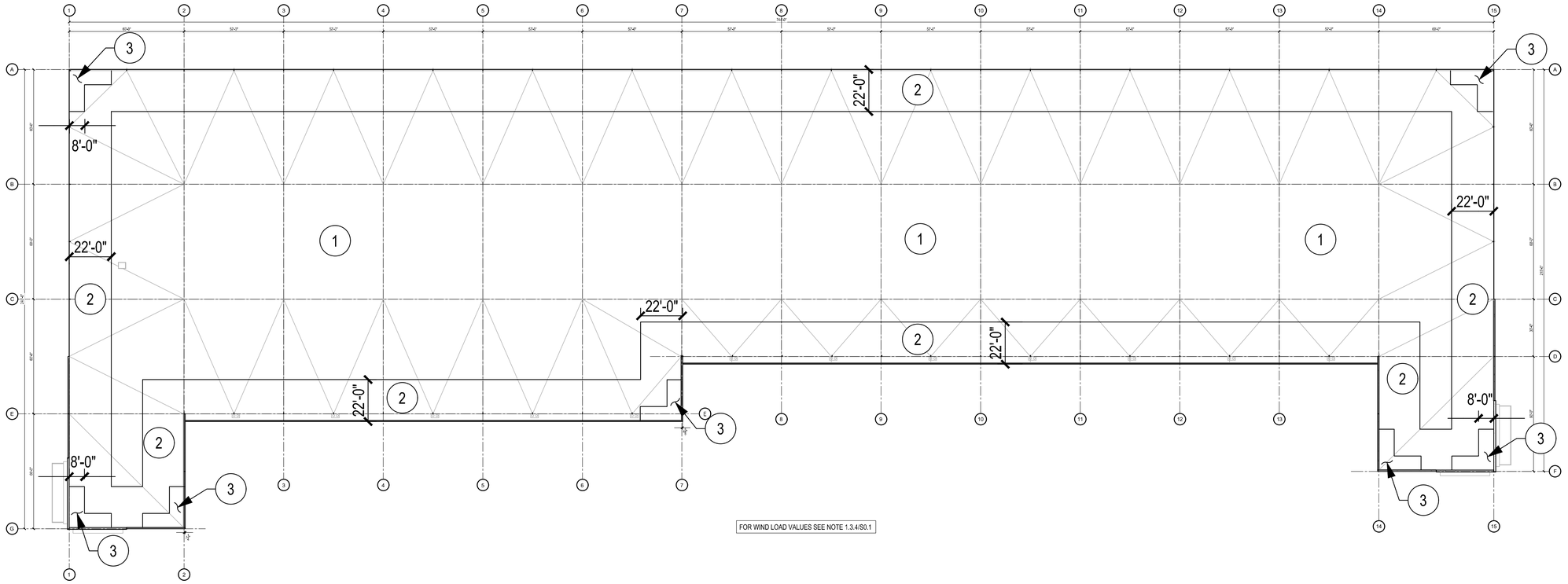
ROOF FRAMING PLAN - EAST

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S2.2

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BUILDING WIND LOAD DIAPHRAGM

1 ND

NTS

NOTE:

1. WIND LOADS ARE LISTED FOR ATTACHMENT OF INDIVIDUAL NON-STRUCTURAL ITEMS LIKE ROOFING AND FLASHING. NOT INTENDED FOR ROOF STRUCTURAL ITEMS LIKE ROOF JOISTS.

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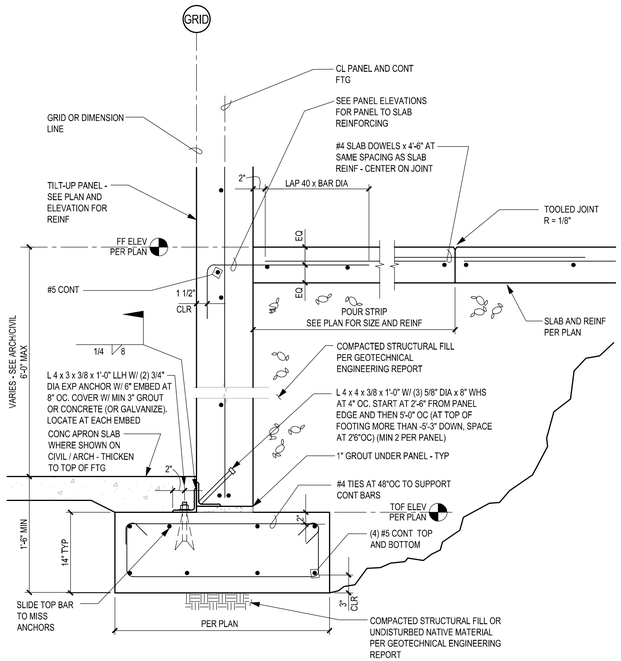
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Sheet No.

S2.3

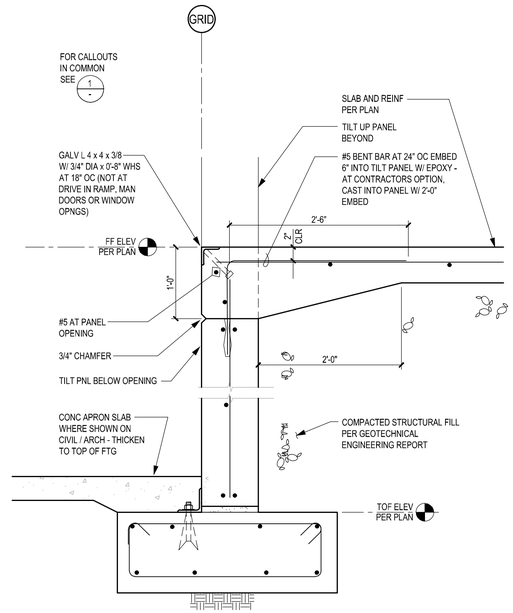
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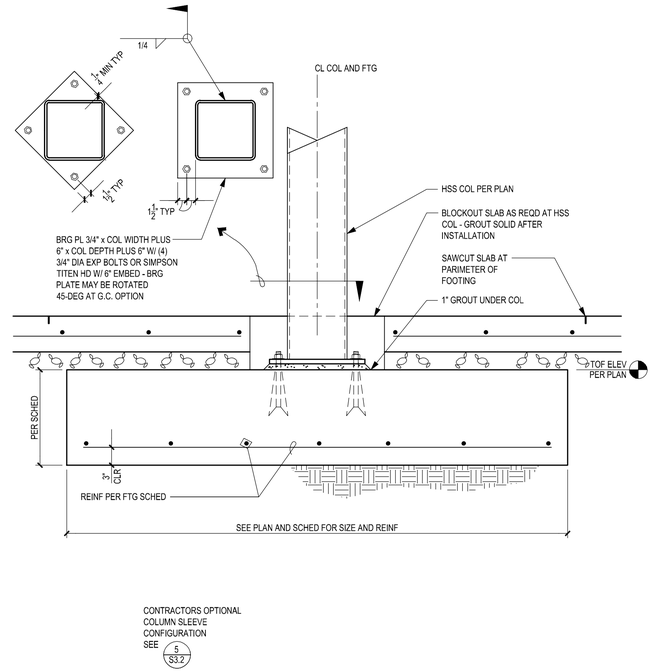
1" = 1'-0"



TYPICAL DOCK DOOR

SECTION 2

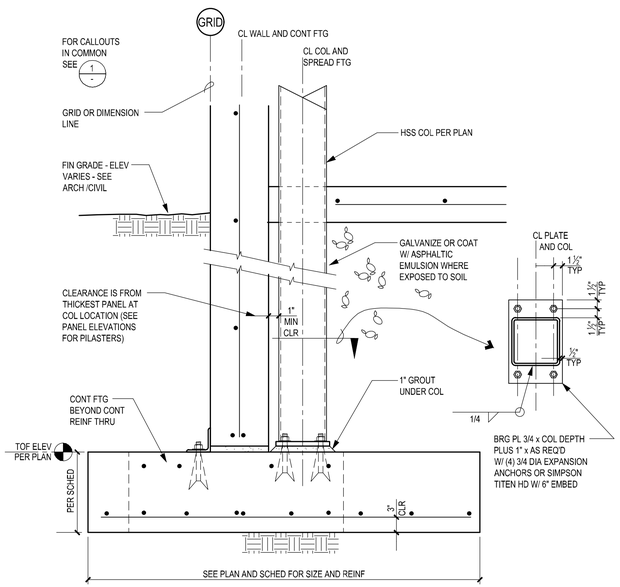
1" = 1'-0"



CONTRACTORS OPTIONAL COLUMN SLEEVE CONFIGURATION SEE 5 S3.2

SECTION 3

1" = 1'-0"

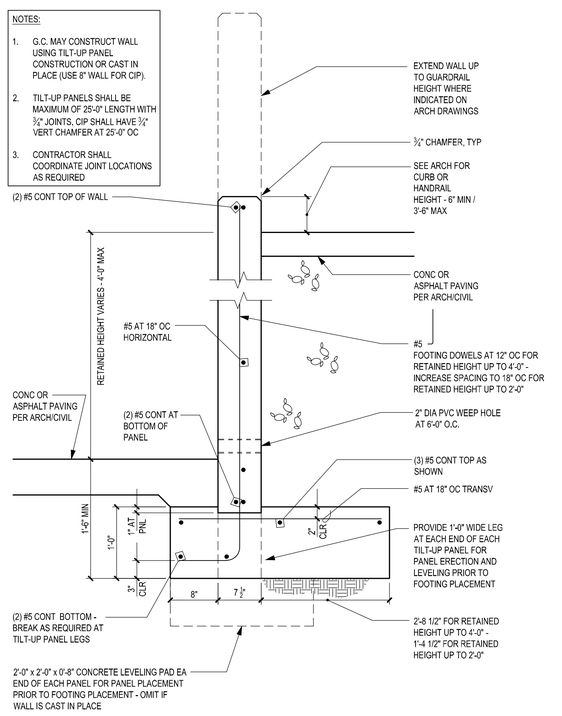


SECTION 4

1" = 1'-0"

NOTES:

1. G.C. MAY CONSTRUCT WALL USING TILT-UP PANEL CONSTRUCTION OR CAST IN PLACE (USE 8" WALL FOR CIP).
2. TILT-UP PANELS SHALL BE MAXIMUM OF 25'-0" LENGTH WITH ¾" JOINTS, CIP SHALL HAVE ¾" VERT CHAMFER AT 25'-0" OC
3. CONTRACTOR SHALL COORDINATE JOINT LOCATIONS AS REQUIRED

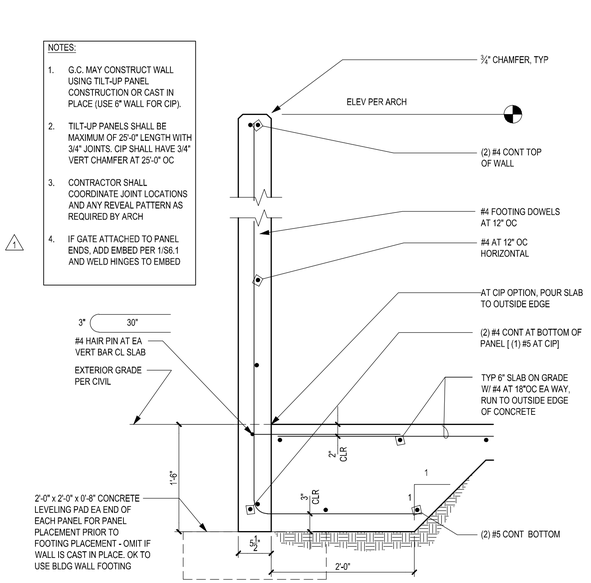


SECTION 5

1" = 1'-0"

NOTES:

1. G.C. MAY CONSTRUCT WALL USING TILT-UP PANEL CONSTRUCTION OR CAST IN PLACE (USE 6" WALL FOR CIP).
2. TILT-UP PANELS SHALL BE MAXIMUM OF 25'-0" LENGTH WITH 3/4" JOINTS. CIP SHALL HAVE 3/4" VERT CHAMFER AT 25'-0" OC
3. CONTRACTOR SHALL COORDINATE JOINT LOCATIONS AND ANY REVEAL PATTERN AS REQUIRED BY ARCH
4. IF GATE ATTACHED TO PANEL ENDS, ADD EMBED PER 1/S6.1 AND WELD HINGES TO EMBED



TYPICAL AT TRASH ENCLOSURE

SECTION 6

1" = 1'-0"

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253.383.2422 TEL 253.383.2572 FAX www.ahbl.com WEB

Project Title:

124TH CORPORATE CENTER BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062

Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

Permit Set

SEPTEMBER 29, 2025

ANDREW DEAN McCAMMANT — STATE OF WASHINGTON — 38722 — STRUCTURAL — PROFESSIONAL ENGINEER

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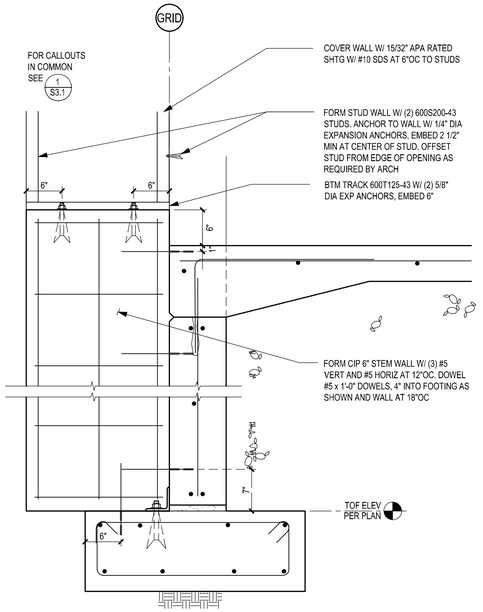
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LAH	CLR	ADM

Sheet No.

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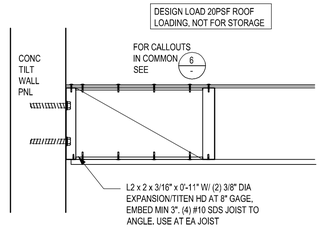
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TYPICAL ENTRY FRAMING

SECTION 1

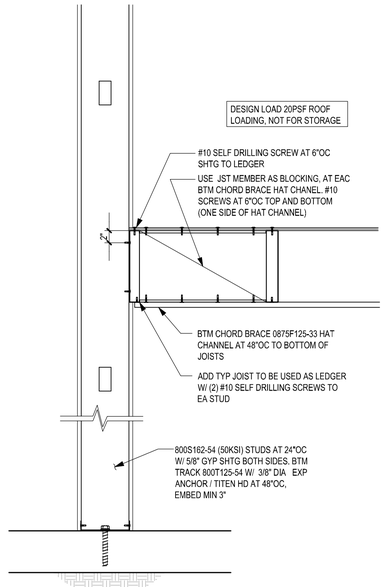
1" = 1'-0"



ELECTRIC ROOM ROOF ACCESS PLATFORM FRAMING

SECTION 2

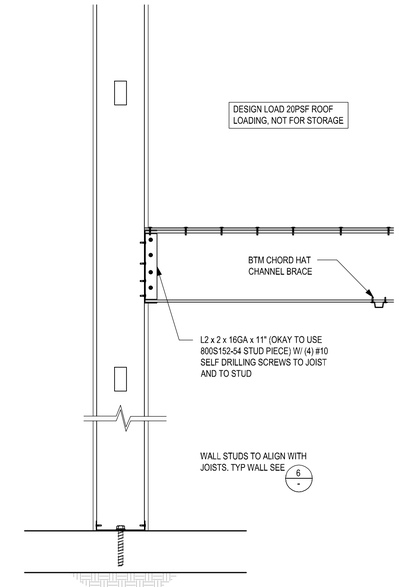
1" = 1'-0"



ELECTRIC ROOM ROOF ACCESS PLATFORM FRAMING

WALL SECTION 3

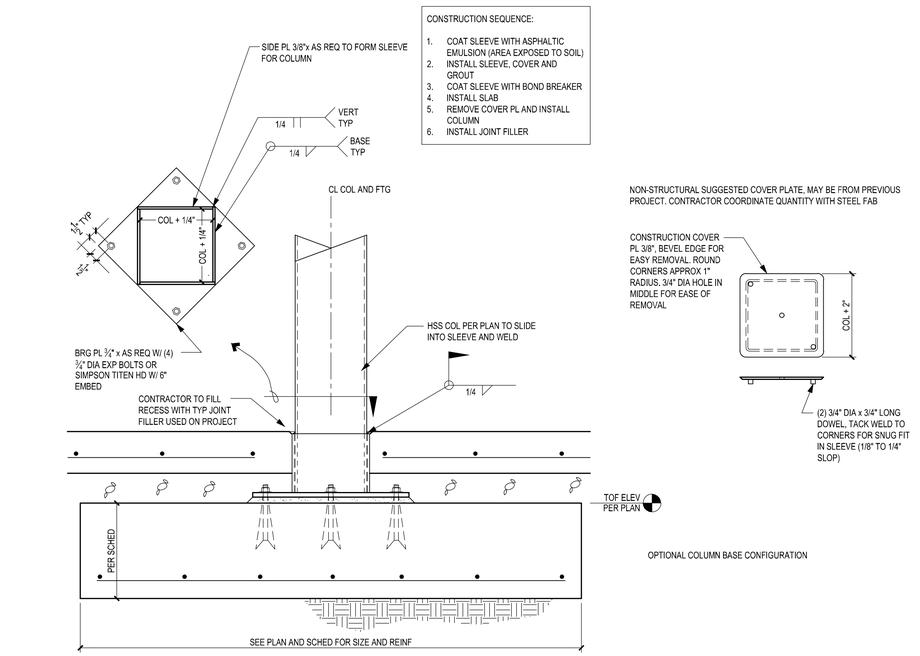
1" = 1'-0"



ELECTRIC ROOM ROOF ACCESS PLATFORM FRAMING

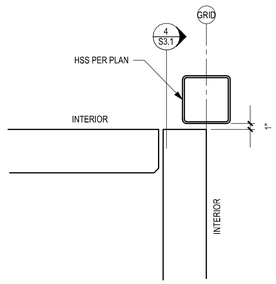
WALL SECTION 4

1" = 1'-0"



SECTION 5

1" = 1'-0"



PLAN 6

1" = 1'-0"

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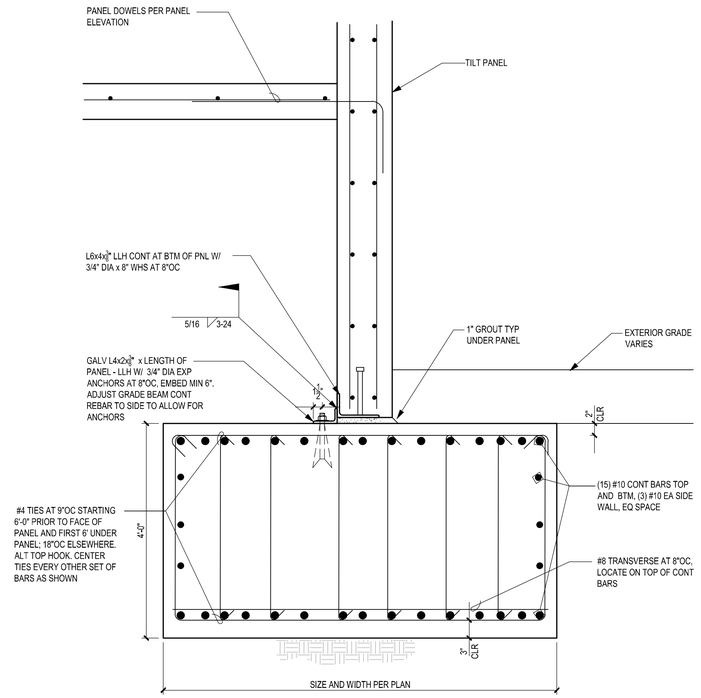
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LAH	CLR	ADM

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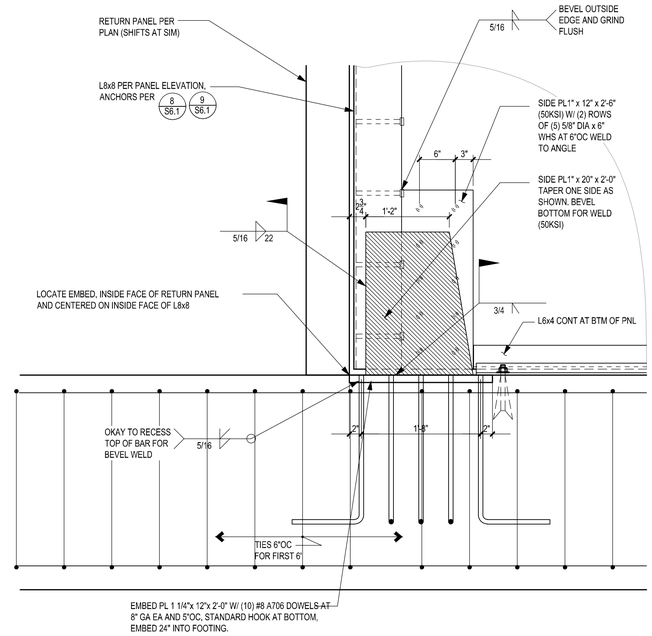
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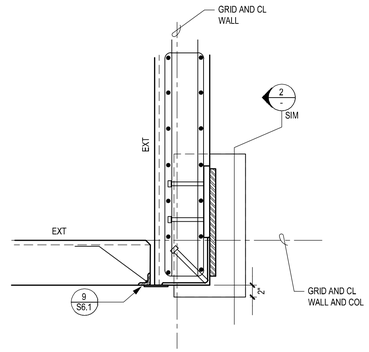
SECTION 1

1" = 1'-0"



SECTION 2

1" = 1'-0"



PLAN 3

1" = 1'-0"

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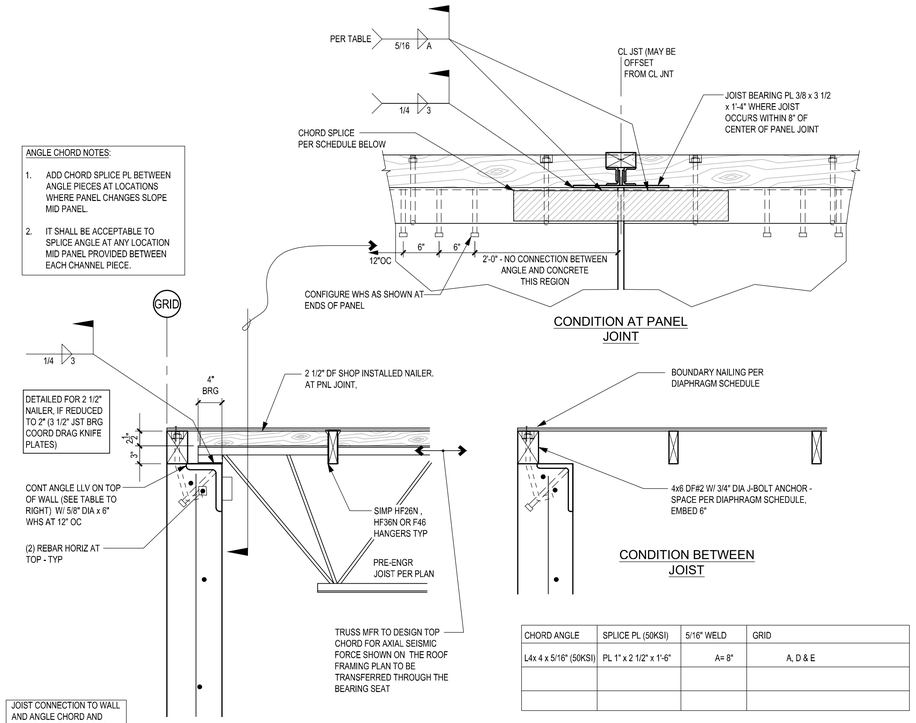
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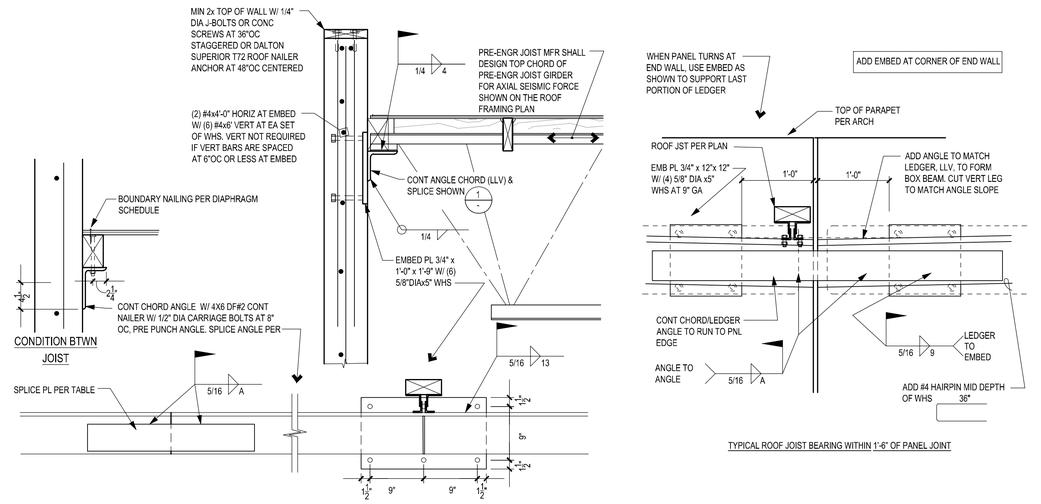
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CHORD ANGLE	SPLICE PL (50KSI)	5/16" WELD	GRID
L4x 4 x 5/16" (50KSI)	PL 1" x 2 1/2" x 1'-6"	A= 8"	A, D & E

SECTION 1

1" = 1'-0"



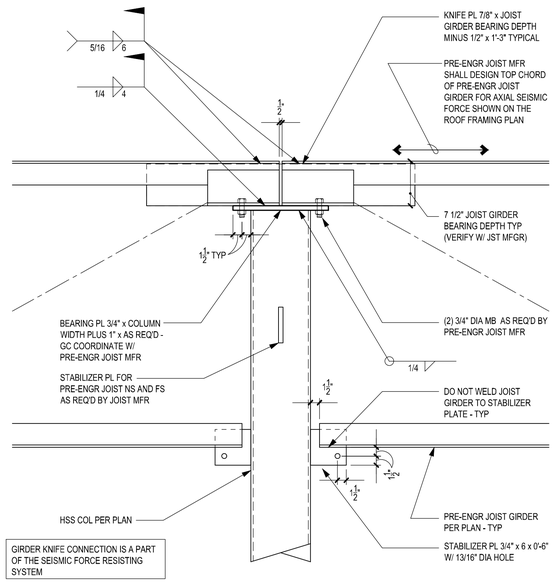
JOIST CONNECTION TO WALL AND ANGLE CHORD AND SPLICE ARE PART OF THE SEISMIC FORCE RESISTING SYSTEM

SECTION 2

1" = 1'-0"

TYPICAL ROOF JOIST BEARING WITHIN 1'-6" OF PANEL JOINT

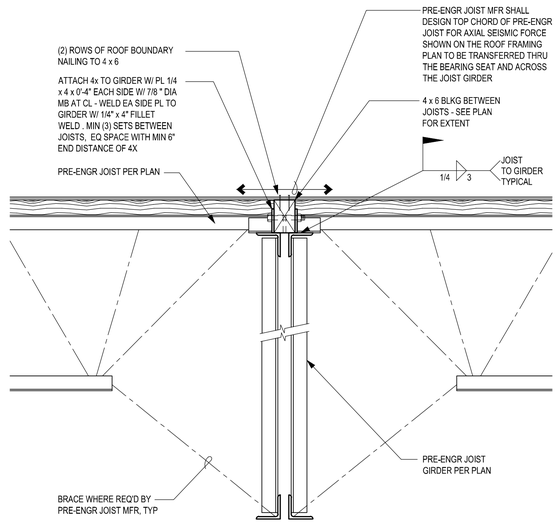
FOR CHORD SIZE AND WELDING SEE TABLE IN DETAIL 1/-



GIRDER KNIFE CONNECTION IS A PART OF THE SEISMIC FORCE RESISTING SYSTEM

SECTION 3

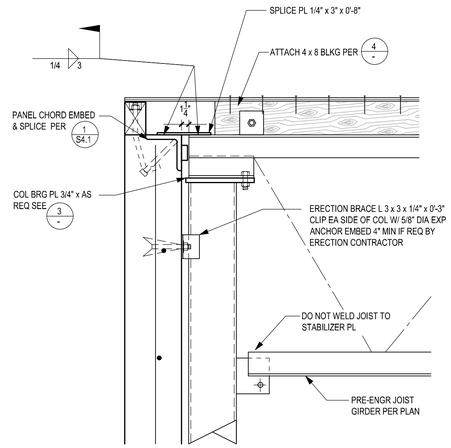
1" = 1'-0"



JOIST CONNECTION TO GIRDER AND PL ¼ x 4 x 4 CONNECTION ARE A PART OF THE SEISMIC FORCE RESISTING SYSTEM

SECTION 4

1" = 1'-0"



STRAPS, EMBED AND WALL CONNECTION ARE PART OF SFRS

SECTION 5

1" = 1'-0"

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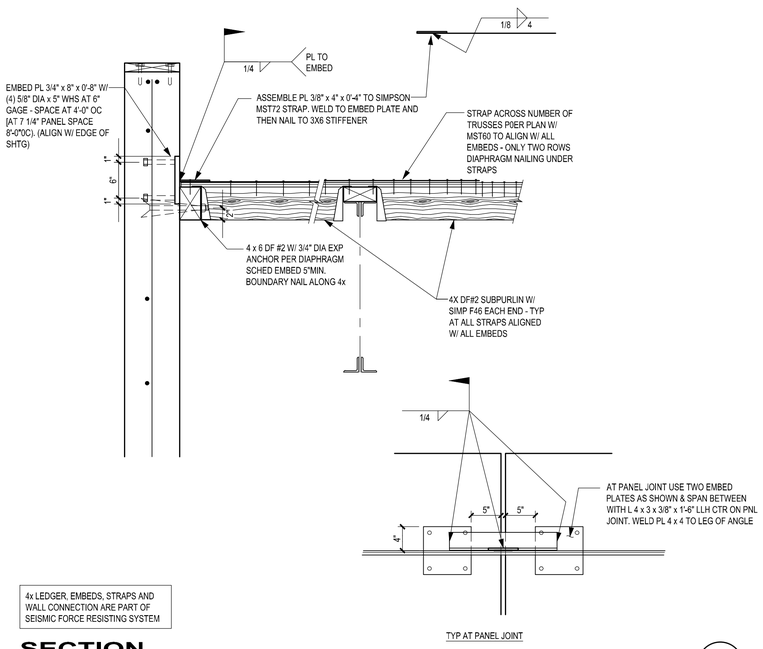
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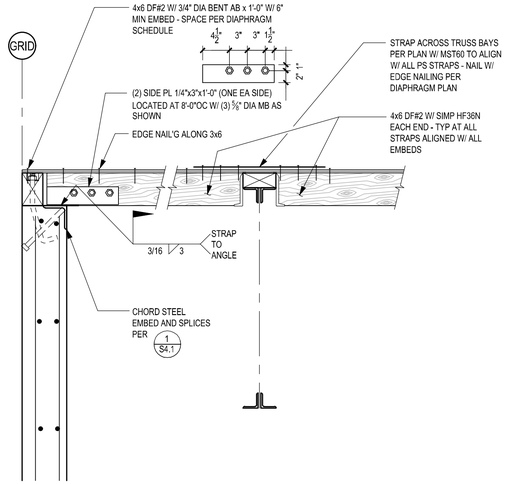
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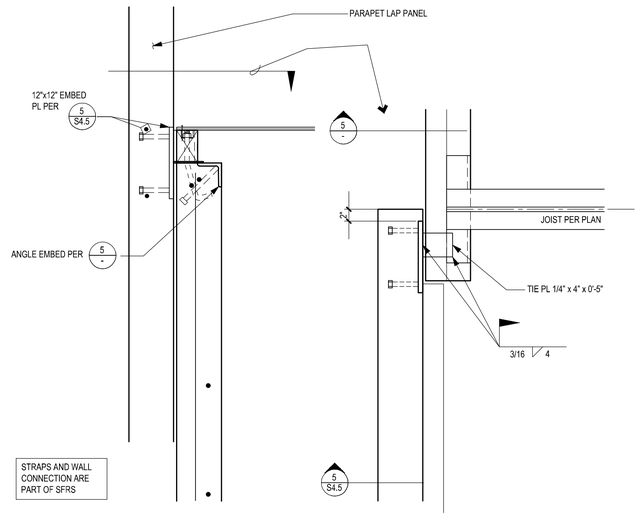
SECTION 1

1" = 1'-0"



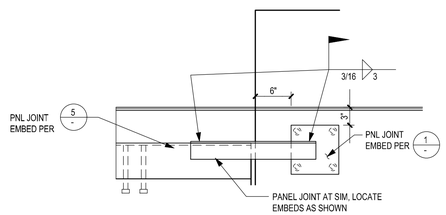
SECTION 2

1" = 1'-0"



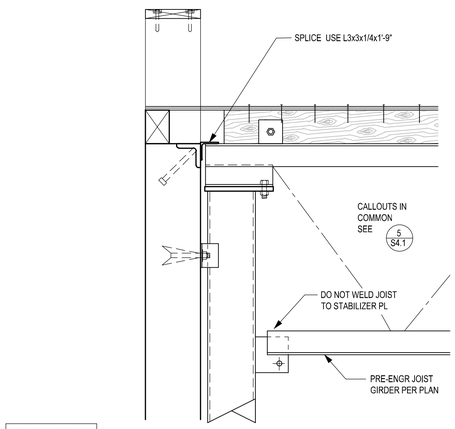
SECTION 3

1" = 1'-0"



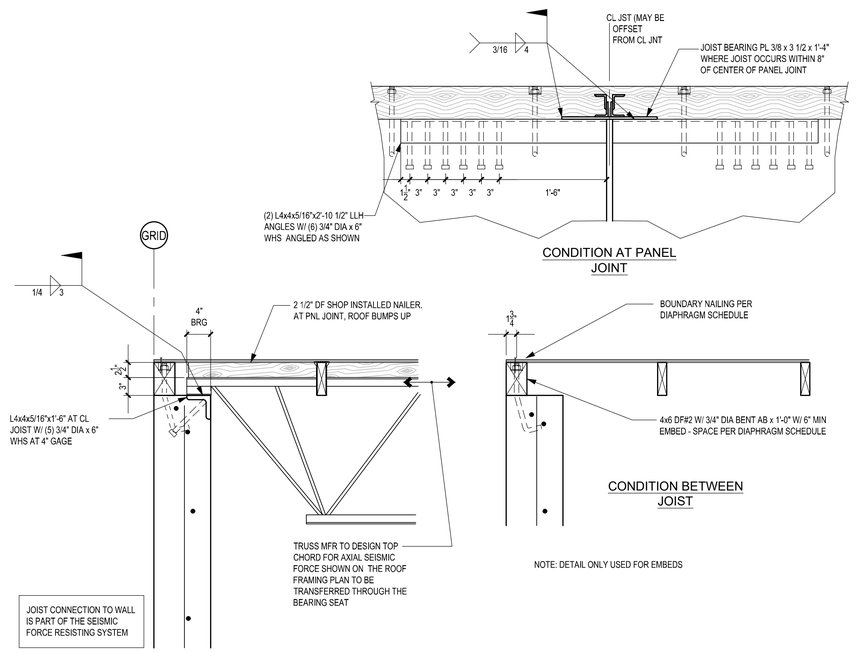
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1" = 1'-0"



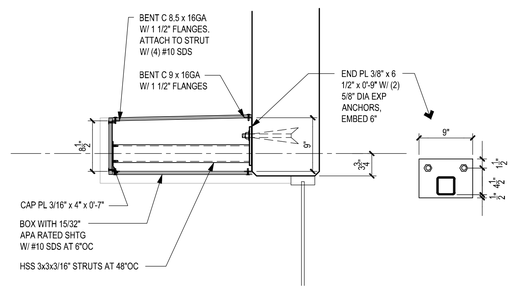
SECTION 4

1" = 1'-0"



SECTION 5

1" = 1'-0"



SECTION 6

1" = 1'-0"

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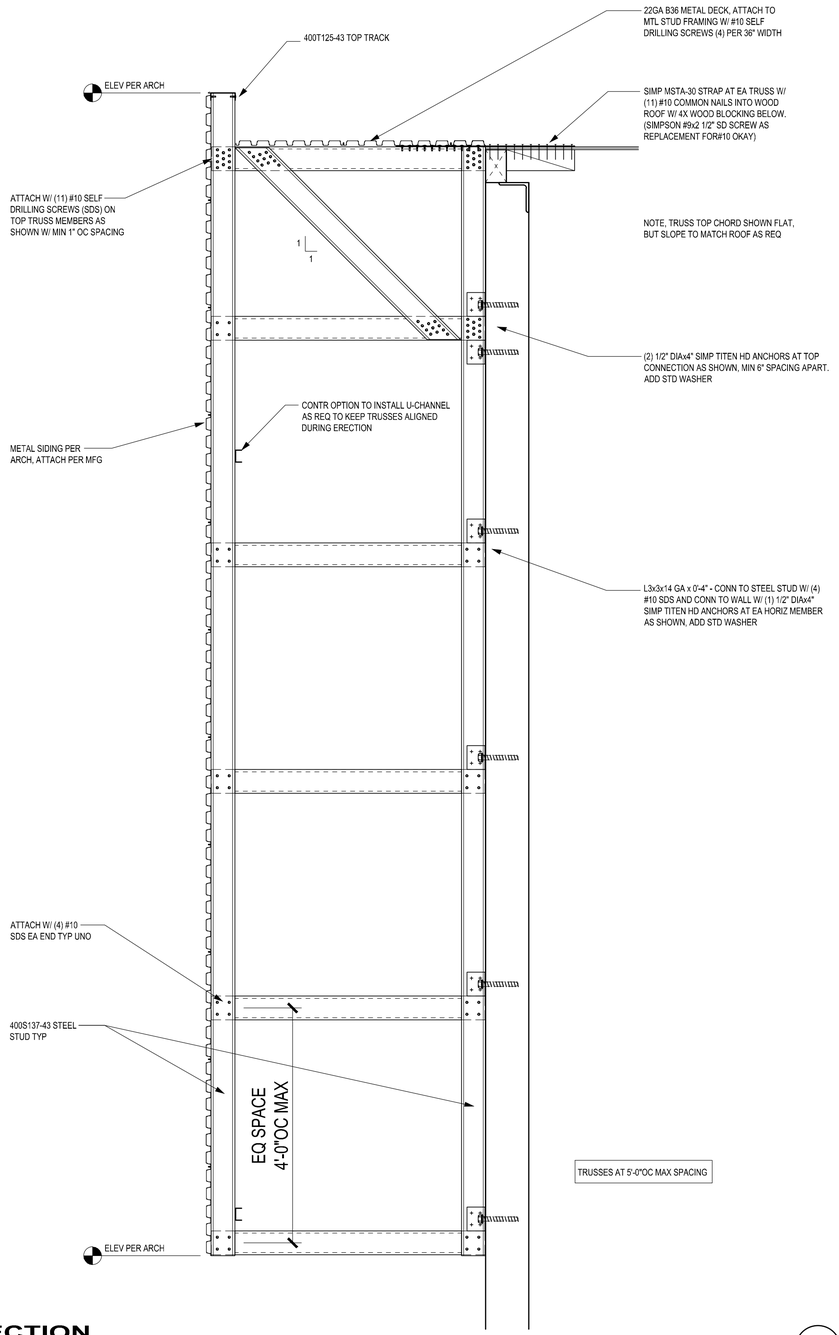
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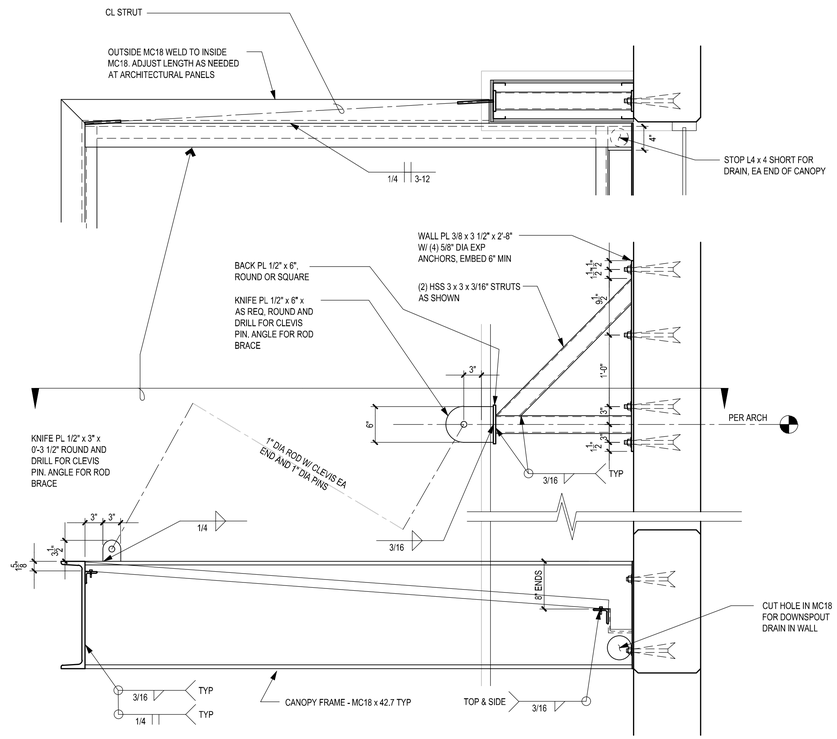
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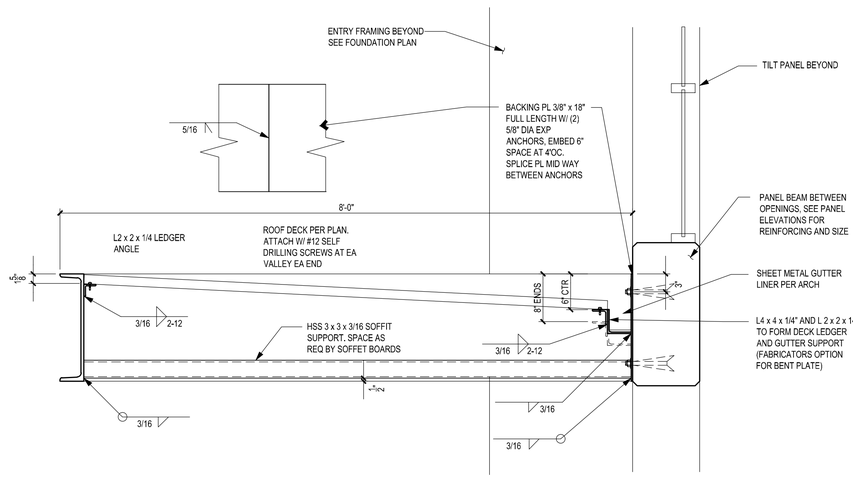
SECTION 1

1" = 1'-0"



SECTION 2

1" = 1'-0"



SECTION 3

1" = 1'-0"

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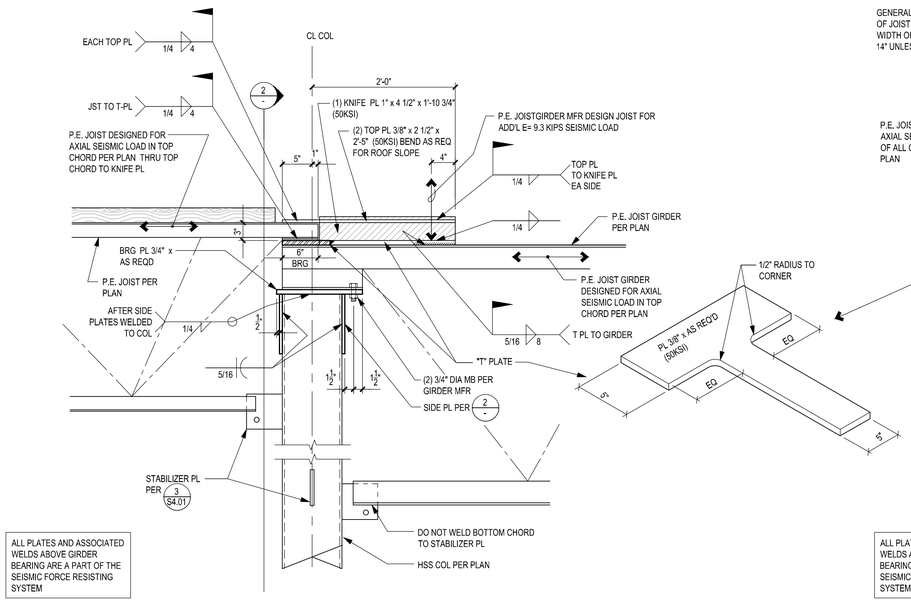
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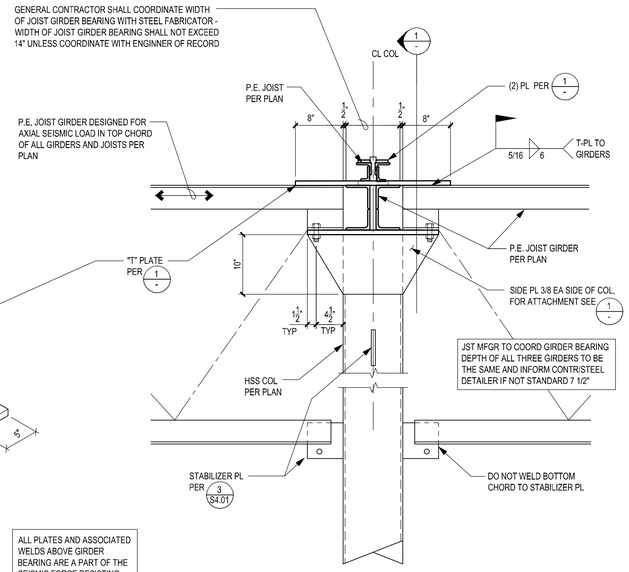
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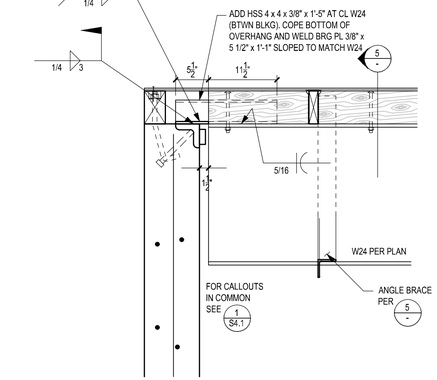
SECTION 1

1" = 1'-0"



SECTION 2

1" = 1'-0"

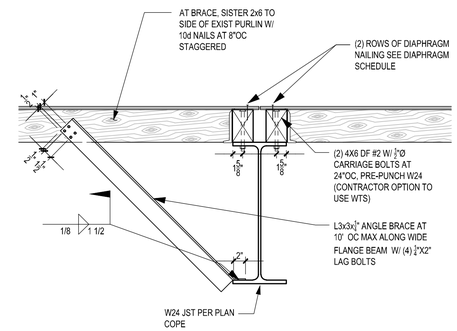


SECTION 3

1" = 1'-0"

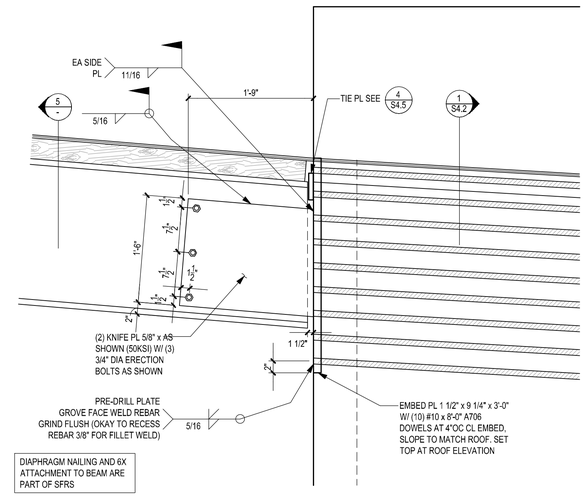
SECTION 4

1" = 1'-0"



SECTION 5

1" = 1'-0"



SECTION 6

1" = 1'-0"

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Project Title:

124TH CORPORATE CENTER BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062

Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

Permit Set

SEPTEMBER 29, 2025

ANDREW DEAN McCAMMANT — STATE OF WASHINGTON — 38722 — STRUCTURAL — PROFESSIONAL ENGINEER

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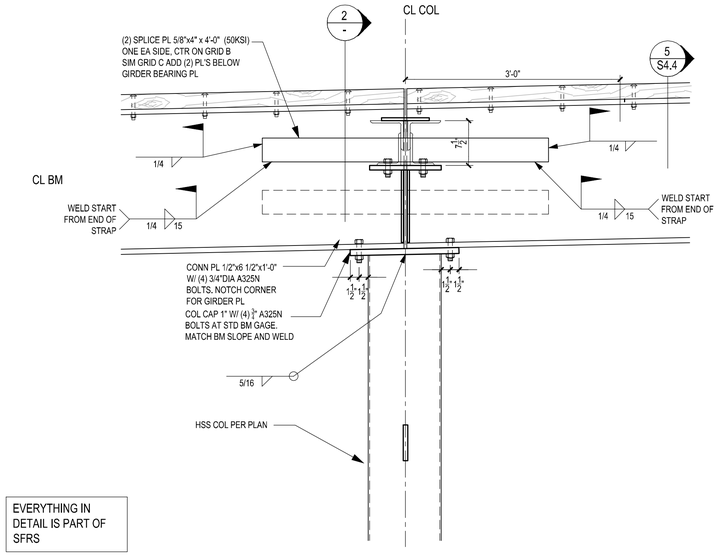
ROOF FRAMING DETAILS

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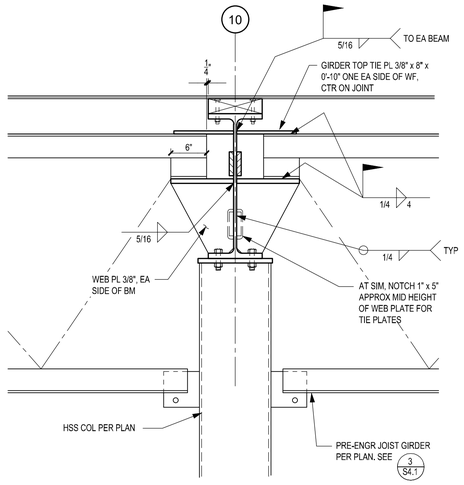
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EVERYTHING IN DETAIL IS PART OF SFRS

SECTION 1

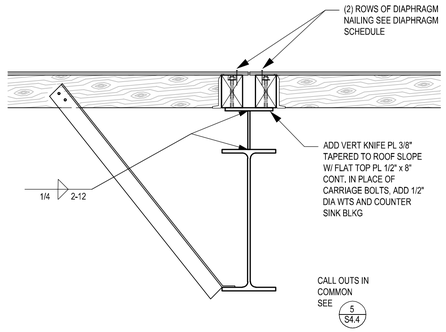
1" = 1'-0"



JOIST CONNECTION TO GIRDER AND TIE CONNECTION ARE A PART OF THE SEISMIC FORE RESISTING SYSTEM

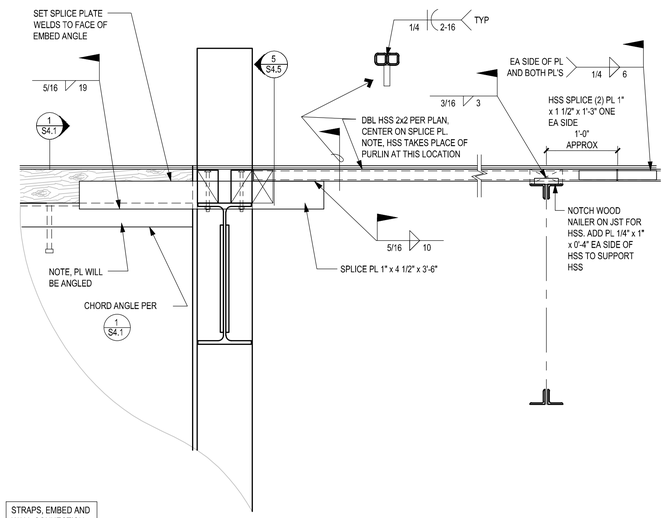
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1" = 1'-0"



SECTION 3

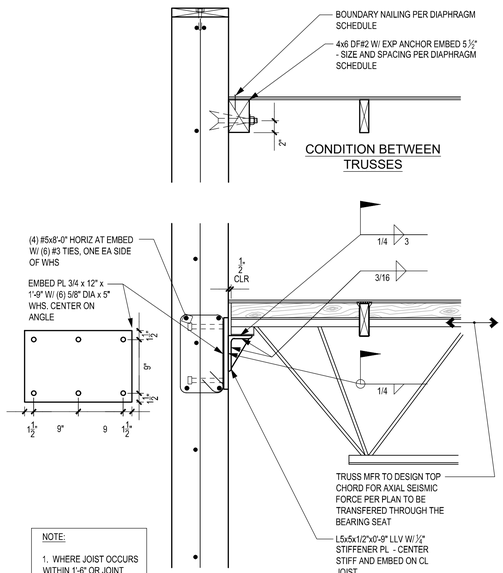
1" = 1'-0"



STRAPS, EMBED AND WALL CONNECTION ARE PART OF SFRS

SECTION 4

1" = 1'-0"

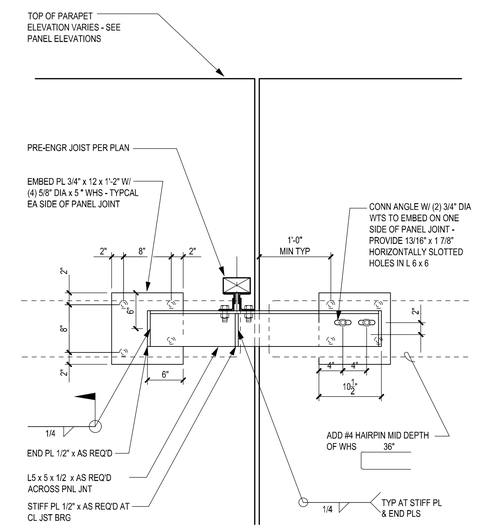


NOTE:

1. WHERE JOIST OCCURS WITHIN 1'-6" OF JOINT SEE 6 -
2. JOIST AND LEDGER CONNECTION TO WALL ARE A PART OF THE SEISMIC FORCE RESISTING SYSTEM

SECTION 5

1" = 1'-0"



NOTE:

DO NOT WELD LEDGER TO EMBED PLATE WITH WHS

EMBEDS AND WELDS ARE PART OF SFRS

TYPICAL ROOF JOIST BEARING WITHIN 1'-6" OF PANEL JOINT

SECTION 6

1" = 1'-0"

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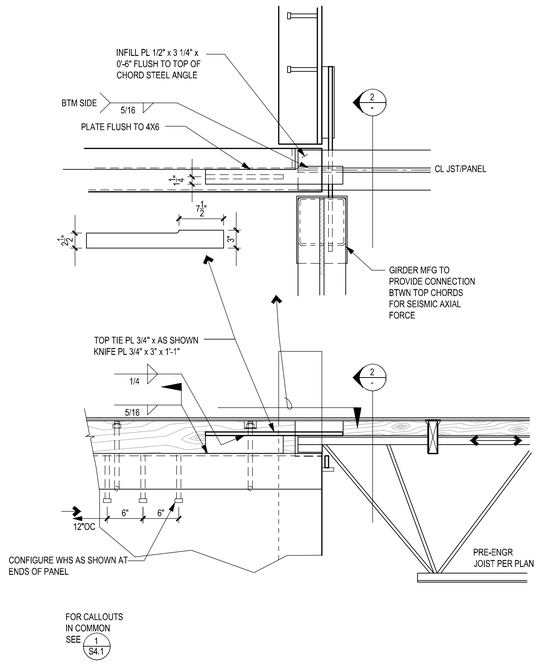
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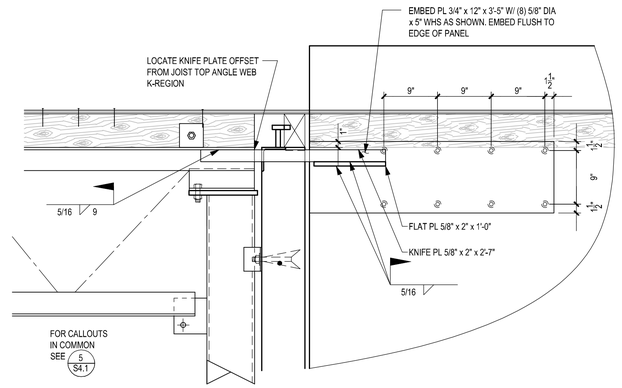
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SECTION 1

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SECTION 2

1" = 1'-0"

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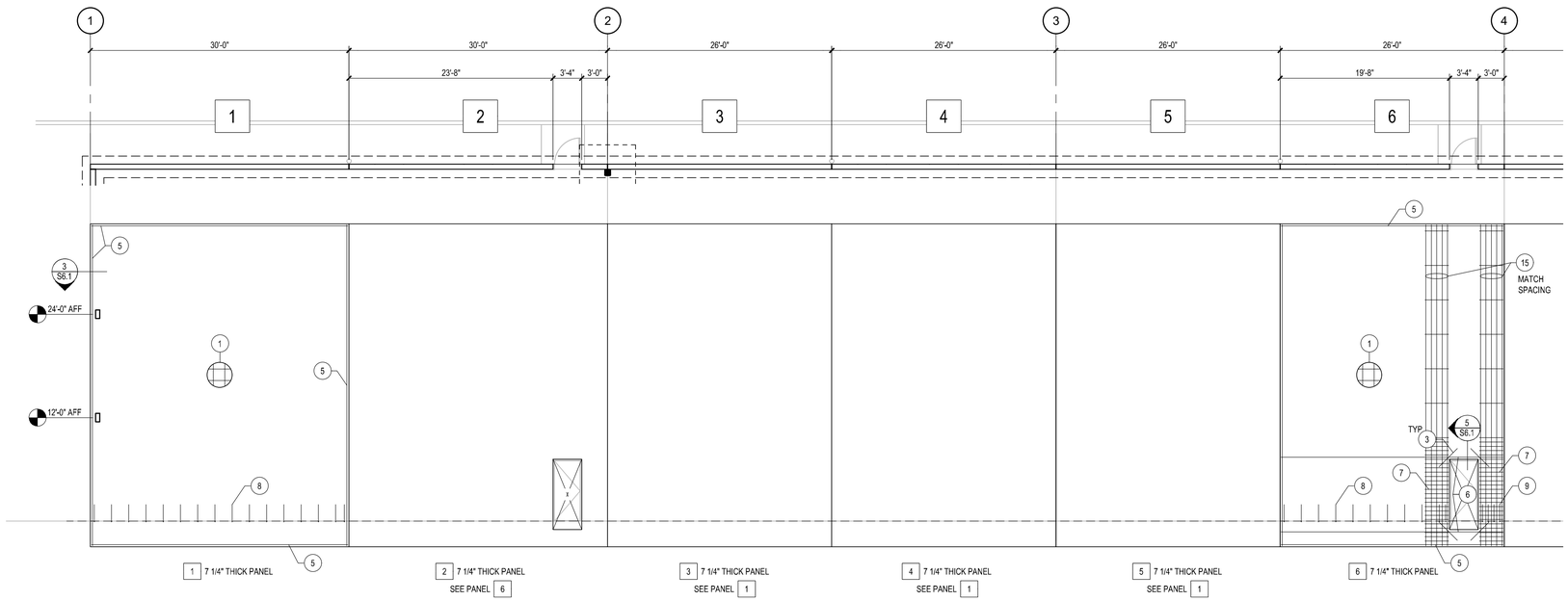
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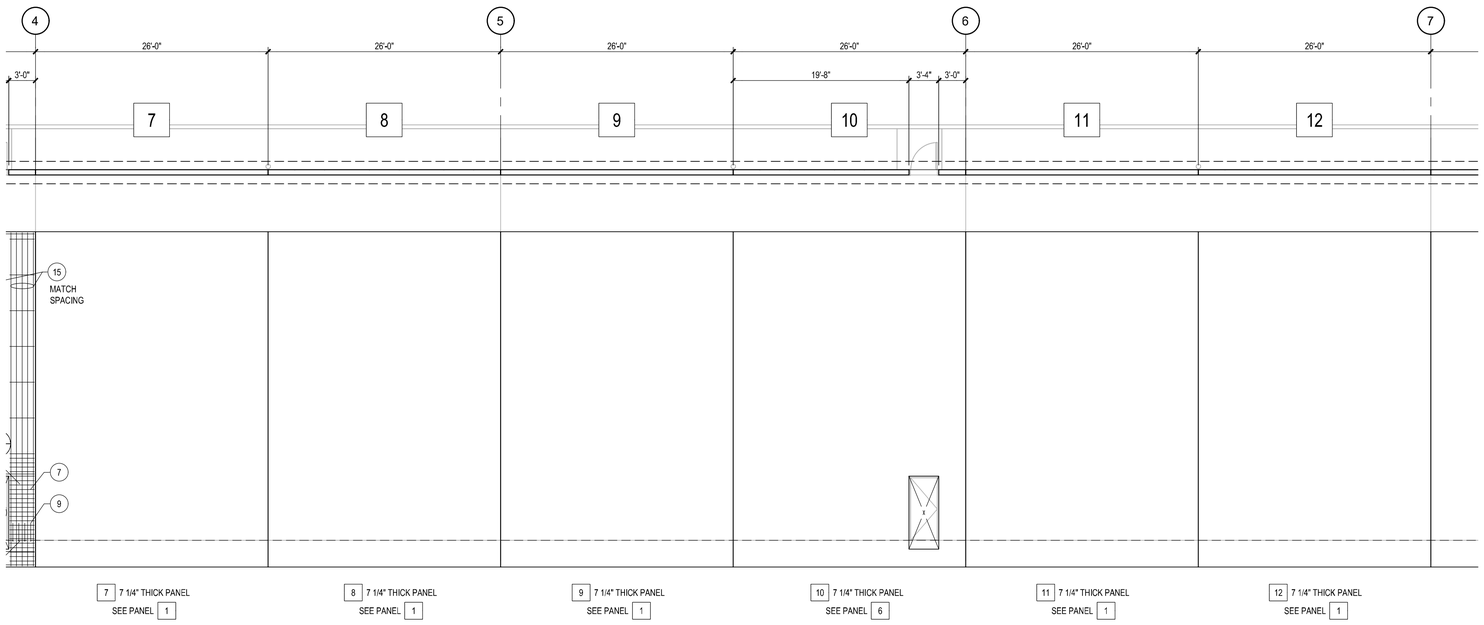
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INTERIOR PANEL

1/8" = 1'-0"

1



INTERIOR PANEL

1/8" = 1'-0"

2

GENERAL TILT-UP PANEL NOTE:

1. TOLERANCE ON PANEL THICKNESS SPECIFIED SHALL BE PLUS 1/4" AND MINUS 0". PANEL THICKNESS IS BASED ON LUMBER FORMS OF 7 1/4" & 9 1/4". REVEALS SHALL NOT EXCEED 3/4" DEEP AND SHALL BE PLACED AS SHOWN ON THE ARCH DRAWINGS.
2. THE REINFORCEMENT SHOWN ON THE PANEL ELEVATIONS IS IN ADDITION TO TYPICAL BARS AT OPENINGS, EDGES, CORNERS, BASE, ETC. OMIT TYPICAL VERTICAL REINFORCEMENT WHERE MORE CLOSELY SPACED VERTICAL REINFORCEMENT IS SPECIFIED IN PIERS.
3. PANEL DIMENSIONS ARE TO CENTERLINE OF JOINT OR EDGE OF PANEL OPENING, UNLESS NOTED OTHERWISE. ALL PANEL CONNECTOR DIMENSIONS SHOWN ARE TO CENTER LINES OF CONNECTORS UNLESS NOTED OTHERWISE.
4. PROVIDE ADDITIONAL REINFORCING AS REQUIRED FOR LIFTING AND LIFTING INSERTS.
5. VERTICAL REINFORCEMENT SHALL RUN FULL HEIGHT UNLESS NOTED OTHERWISE.
6. VERIFY SIZE AND LOCATION OF ALL OPENINGS WITH ARCH DRAWINGS.
7. DO NOT CUT OR DRILL ANY HOLES IN PANELS WITHOUT APPROVAL OF ENGINEER UNLESS SHOWN OR INDICATED.
8. REINFORCING SHOP DRAWINGS SHALL BE REVIEWED BY THE ENGINEER PRIOR TO PLACEMENT.
9. DO NOT SCALE PANEL ELEVATIONS. SEE ARCH DWGS FOR BUILDING DIMENSIONS.
10. SLOPE TOP OF PANELS WHERE REQUIRED PER ARCH DRAWINGS.
11. SEE FOUNDATION PLAN FOR LOCATIONS OF PANELS.
12. UNLESS NOTED OTHERWISE, TILT-UP PANEL ELEVATIONS SHOW PANELS VIEWED FROM INSIDE OF BUILDING LOOKING TOWARDS BUILDING EXTERIOR.
13. EXPOSED CONC PANELS TO HAVE MIX CONTAINING INTEGRAL WATERPROOFING ADMIXTURE PER NOTE 3.15 ON S0.01. NOTE ADMIXTURE IS OKAY TO BE USED IN OTHER PANELS
14. ADD HOIZ BARS EA FACE, INSIDE TYP VERT BARS. ALIGN W/ DRAG EMBED AT GRID 2. BARS COUNT FOR TYP HOIZ IN THIS AREA. ADDITIONAL NOT REQUIRED

ABBREVIATIONS AND SYMBOLS

EF - EACH FACE
FOP-FACE OF PANEL
HK - HOOK
CL - CENTERLINE
PANEL & THICKNESS [X] x"

KEY NOTES

1. #5 VERT EA FACE AT 10" OC & #4 HORIZ EA FACE AT 16" OC FACE INSET FROM VERT.
2. TYP REINF ABOVE AND BELOW OPNG #5 AT 16" OC VERT EA FACE & #4 HORIZ AT 16" OC EA FACE INSET FROM VERT.
3. (2) #4 x 4'-0" DIAG, ONE EA FACE (TYP) AT OPENING CORNERS (AT SMALL NARROW PIER, BEND BAR TO FOLLOW EDGE OF PANEL).
4. NOT USED
5. (2) #5 AT EDGE OF PANEL. (GENERAL REQUIREMENT, IN DOUBLE MAT PIERS DO NOT ADD EXTRA)
6. (2) #5 AT EDGE OF OPENINGS. VERTICAL RUN FULL HEIGHT. HORIZ RUN FULL WIDTH. STD HK IF PIER LESS THAN 30".
7. AT PIERS PROVIDE #3 TIES AT 6" OC, ADJ TO OPENINGS AND FOR 30" ABOVE AND BELOW OPENING, 48" OC, ELSEWHERE AND (1) TOP & BTM OF PIER. SEE PANEL ELEV FOR TIGHTER TIE SPACING WHERE NOTED ON ELEVATION.
8. #5 SLAB DOWELS AT 24" OC. SEE FOUNDATION DETAIL FOR REQ'D OPENINGS (12" HOOK INTO PANEL) 12" / 36" (LEG MAY BE UP OR DOWN IN PANEL)
9. #5 SLAB DOWELS (PER NOTE 8) AT 8" OC. AT PIER (3 MIN PER PIER). SEE FOUNDATION DETAIL FOR REQ'D AT OPENING
10. FUTURE OPENING - RUN REINF THROUGH
11. #5 VERT EA FACE AT 8" OC & #5 HORIZ EA FACE AT 10" OC FACE INSET FROM VERT.
12. PIER: (2) #5 EACH FACE VERTICAL (4 TOTAL) EQ SPACED
13. PIER: (3) #5 EACH FACE VERTICAL (6 TOTAL) EQ SPACED
14. PIER: (4) #5 EACH FACE VERTICAL (8 TOTAL) EQ SPACED
15. PIER: (5) #5 EA FACE VERTICAL (10 TOTAL) EQ SPACE
16. PIER: (6) #5 EA FACE VERTICAL (12 TOTAL) EQ SPACE
17. PIER: (7) #5 EA FACE VERTICAL (14 TOTAL) EQ SPACE
18. PIER: (8) #5 EA FACE VERTICAL (16 TOTAL) EQ SPACE
19. PIER: (9) #5 EA FACE VERTICAL (18 TOTAL) EQ SPACE
20. PIER: (10) #5 EA FACE VERTICAL (20 TOTAL) EQ SPACE
21. PIER: (11) #5 EA FACE VERTICAL (22 TOTAL) EQ SPACE
22. PIER: (12) #5 EA FACE VERTICAL (24 TOTAL) EQ SPACE
23. PIER: (13) #5 EA FACE VERTICAL (26 TOTAL) EQ SPACE
24. PIER: (14) #5 EA FACE VERTICAL (28 TOTAL) EQ SPACE
25. PIER: (15) #5 EA FACE VERTICAL (30 TOTAL) EQ SPACE
26. PIER: (16) #5 EA FACE VERTICAL (32 TOTAL) EQ SPACE
27. PIER: (17) #5 EA FACE VERTICAL (34 TOTAL) EQ SPACE
28. PIER: (18) #5 EA FACE VERTICAL (36 TOTAL) EQ SPACE
29. PIER (19) #5 EA FACE VERTICAL (38 TOTAL) EQ SPACE
30. PIER (20) #5 EA FACE VERTICAL (40 TOTAL) EQ SPACE

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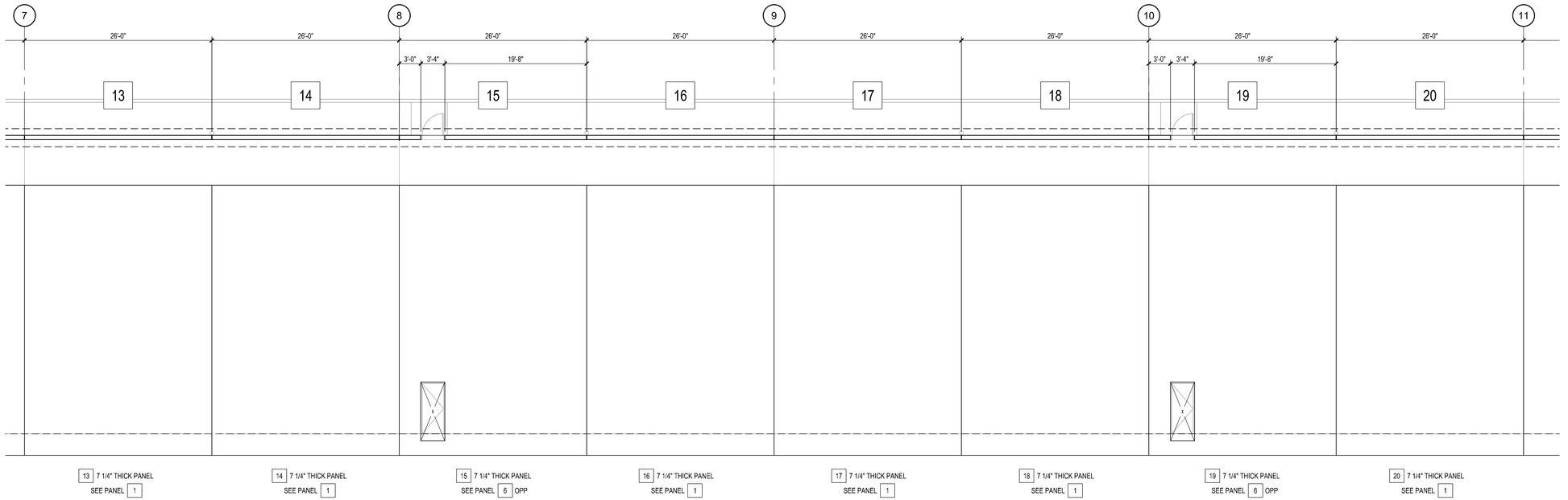
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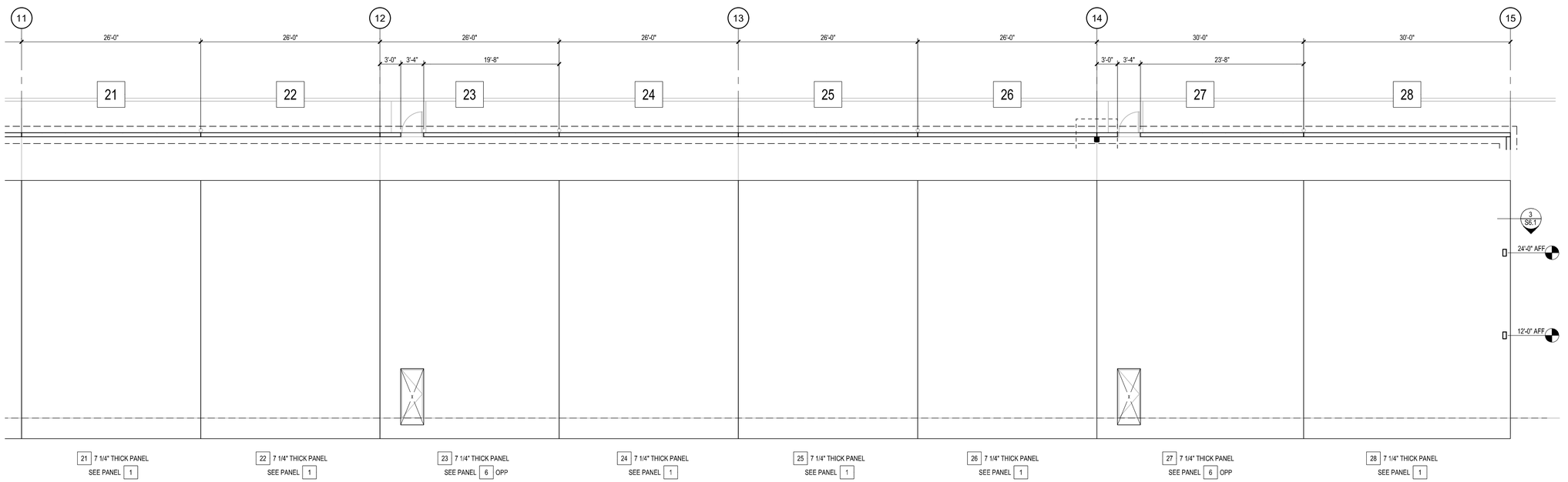
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INTERIOR PANEL

1/8" = 1'-0"

1



INTERIOR PANEL

1/8" = 1'-0"

2

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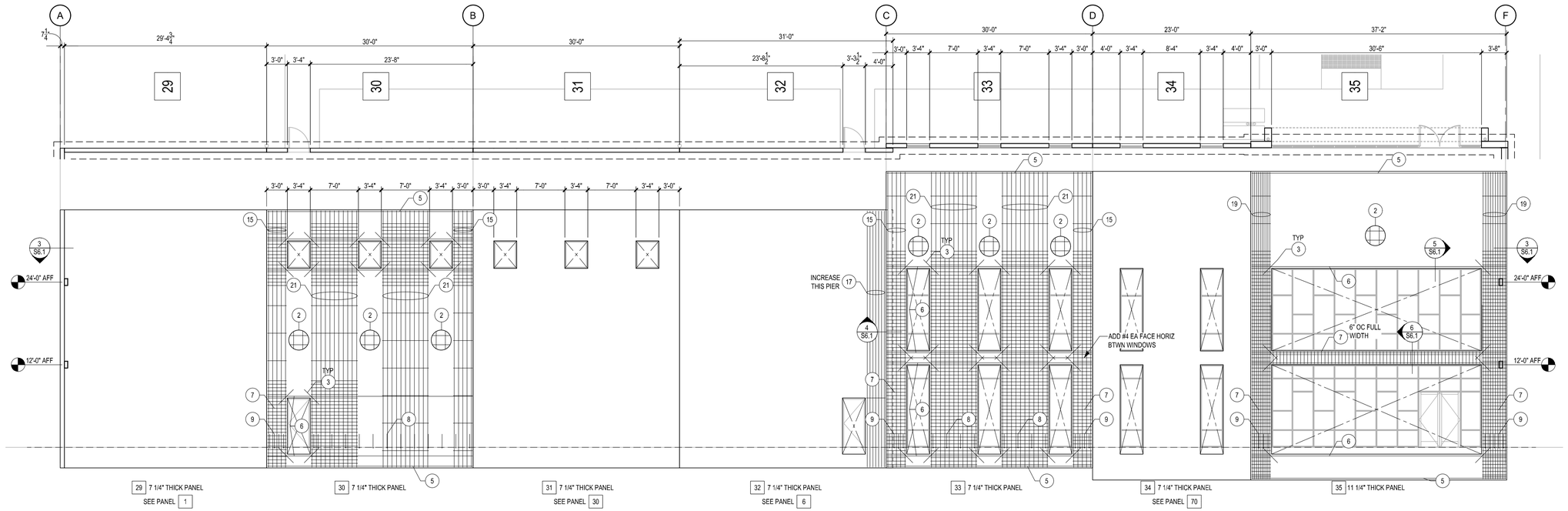
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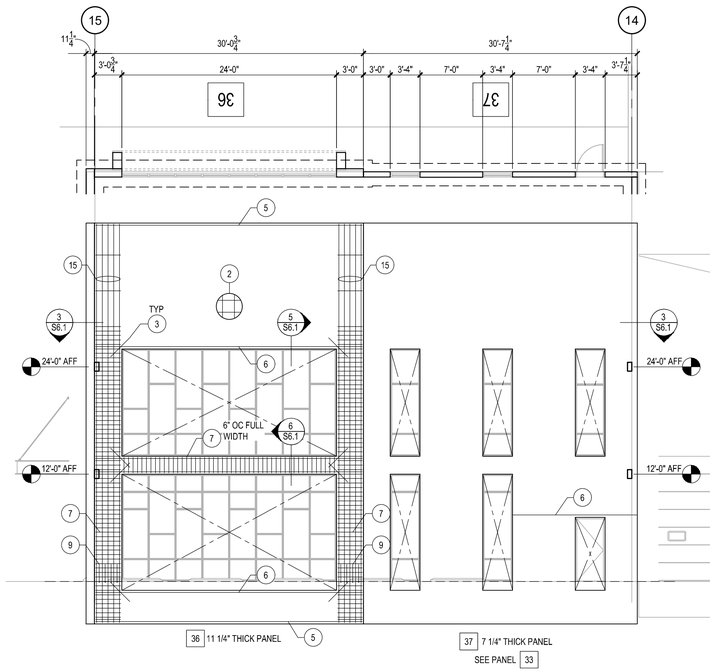
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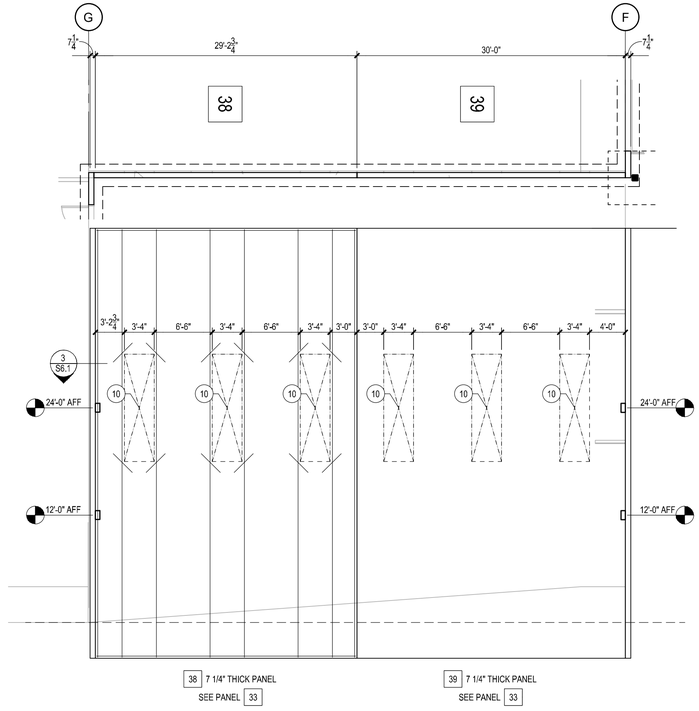
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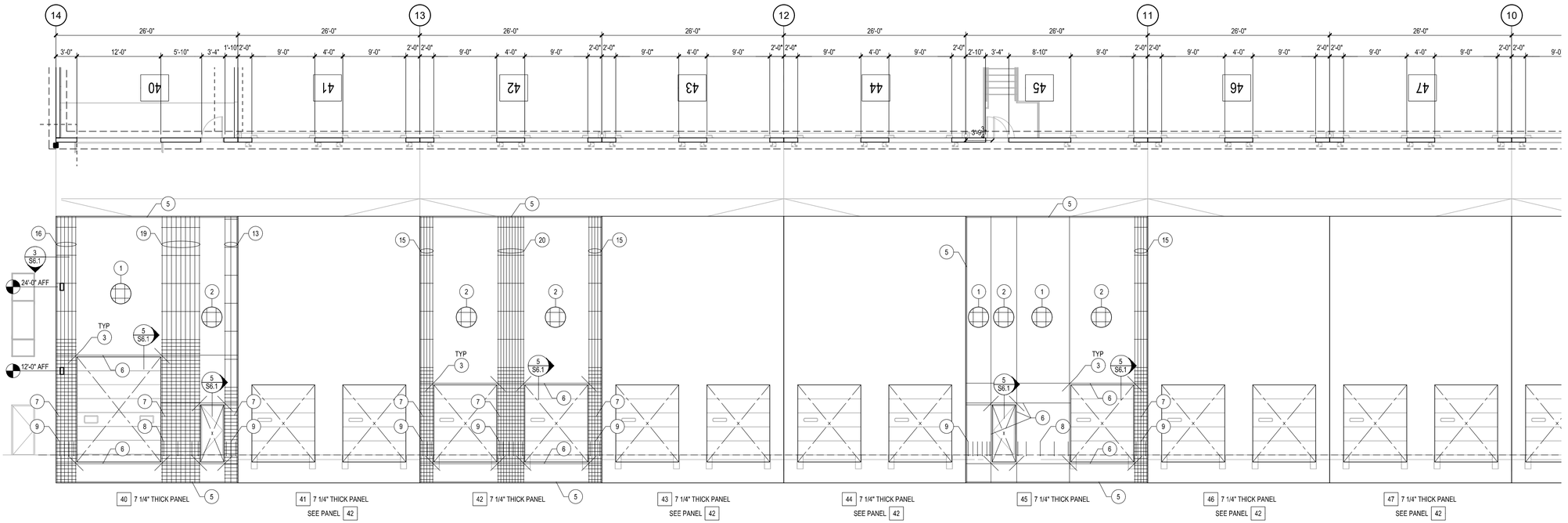
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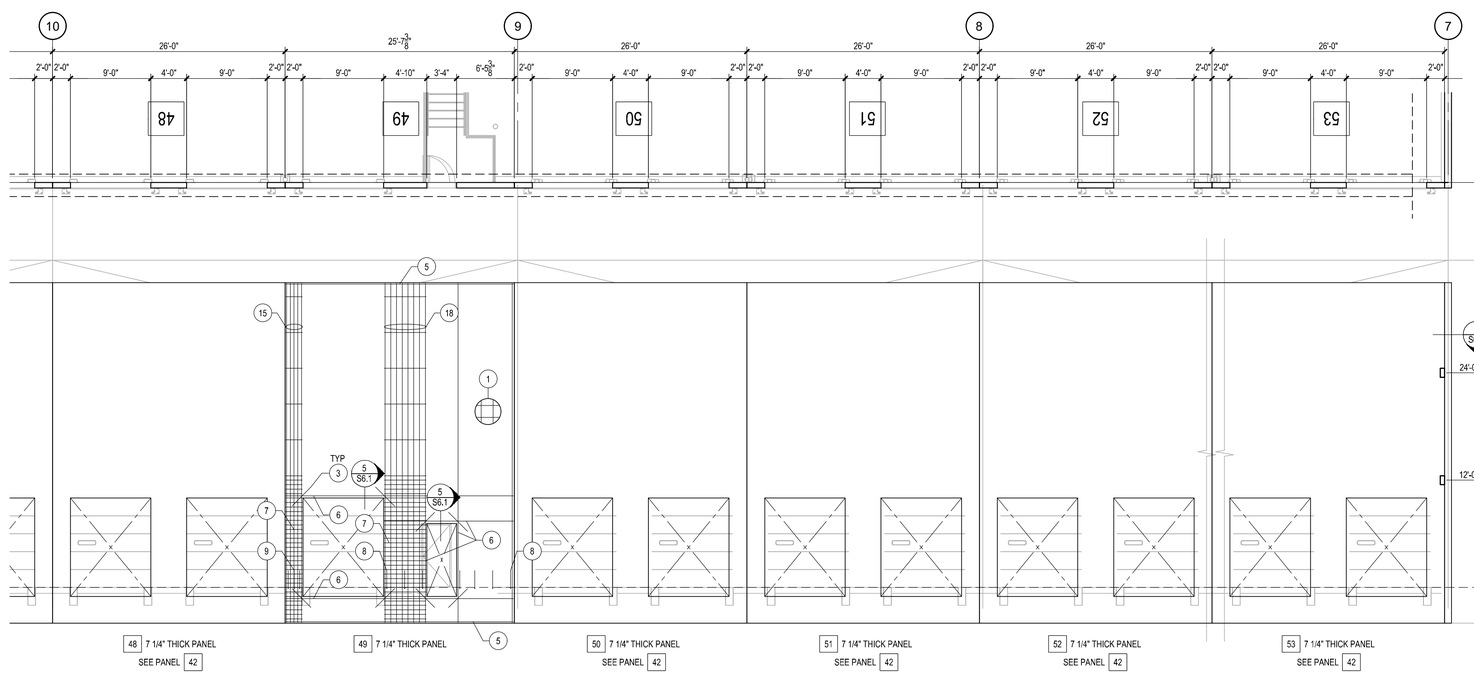
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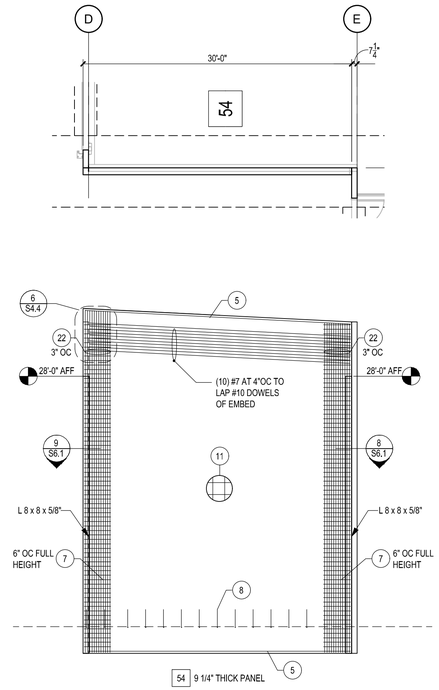
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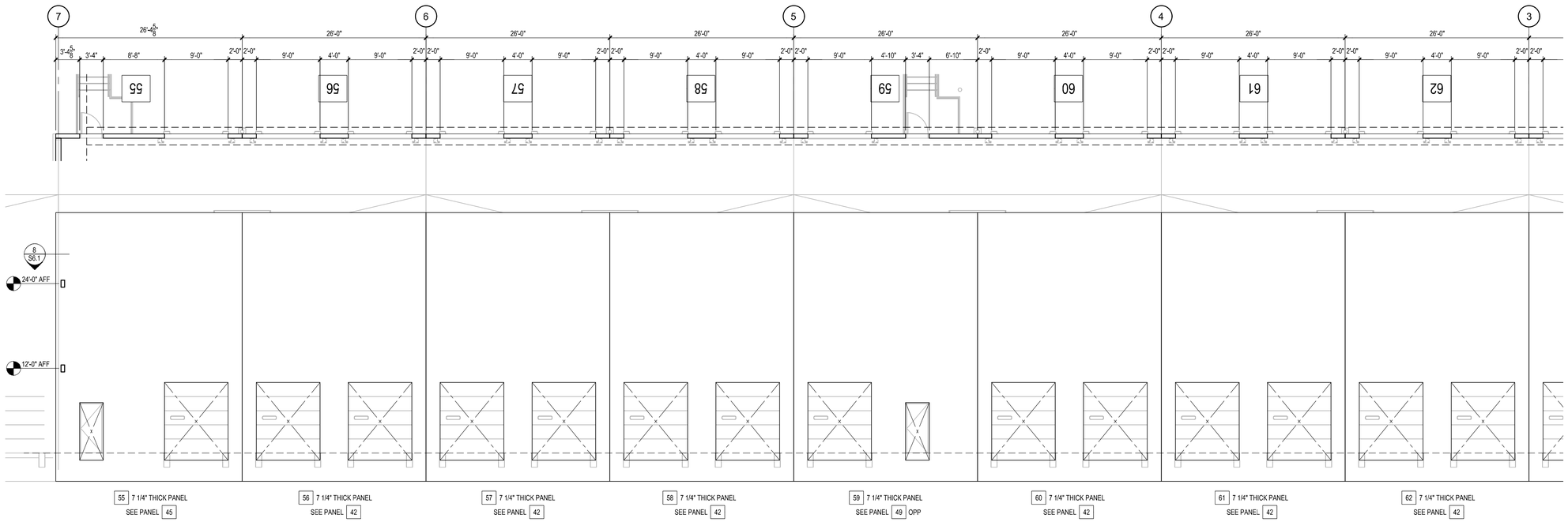
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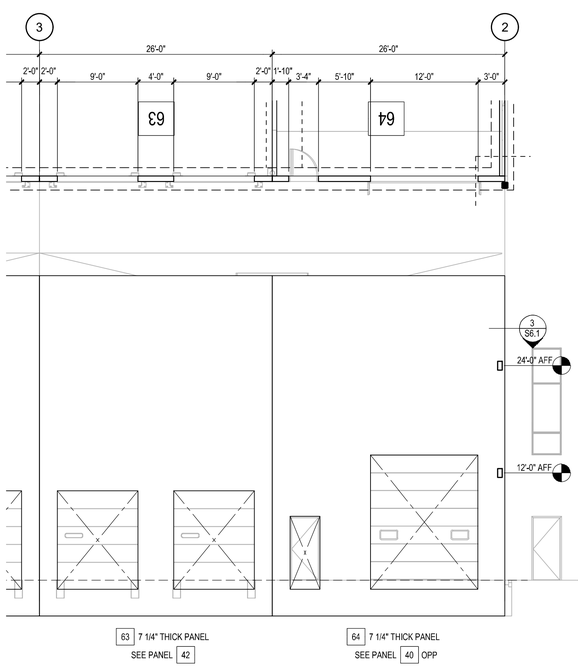
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55 7 1/4" THICK PANEL SEE PANEL 45
56 7 1/4" THICK PANEL SEE PANEL 42
57 7 1/4" THICK PANEL SEE PANEL 42
58 7 1/4" THICK PANEL SEE PANEL 42
59 7 1/4" THICK PANEL SEE PANEL 49 OPP
60 7 1/4" THICK PANEL SEE PANEL 42
61 7 1/4" THICK PANEL SEE PANEL 42
62 7 1/4" THICK PANEL SEE PANEL 42

INTERIOR PANEL 1

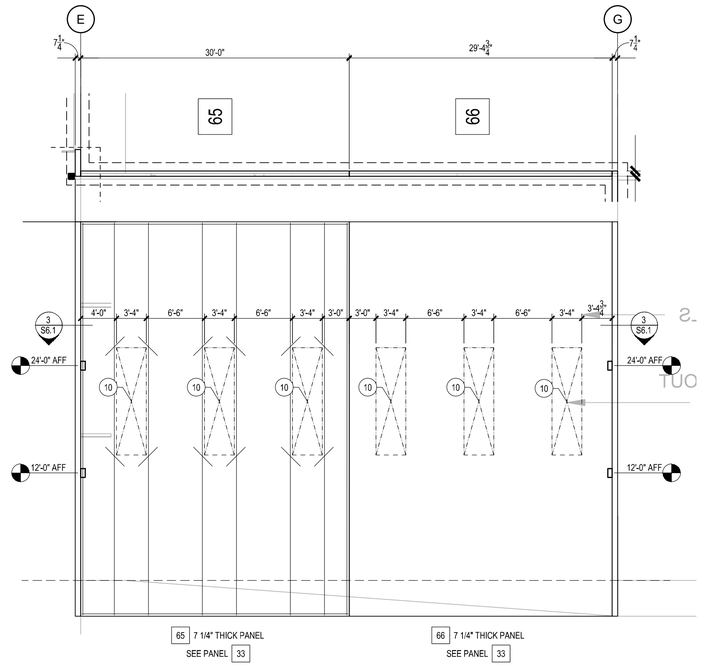
1/8" = 1'-0"



63 7 1/4" THICK PANEL SEE PANEL 42
64 7 1/4" THICK PANEL SEE PANEL 40 OPP

INTERIOR PANEL 2

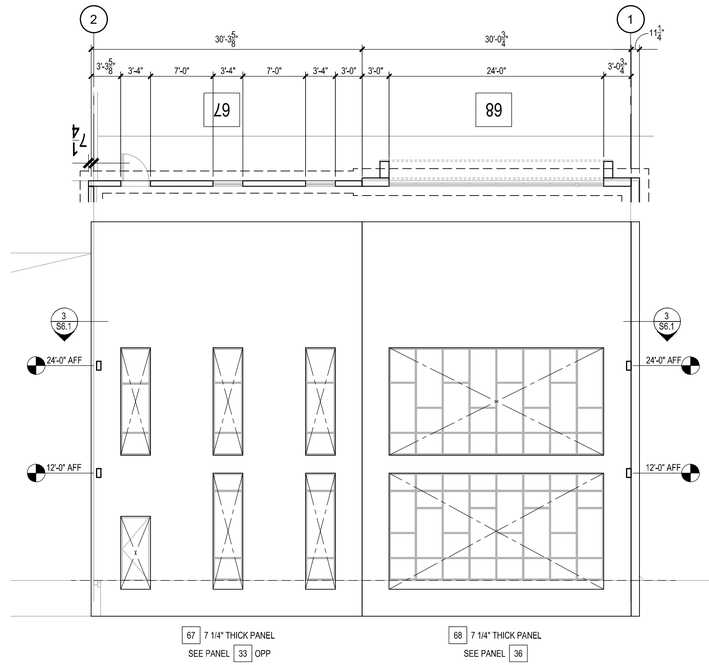
1/8" = 1'-0"



65 7 1/4" THICK PANEL SEE PANEL 33
66 7 1/4" THICK PANEL SEE PANEL 33

INTERIOR PANEL 3

1/8" = 1'-0"



67 7 1/4" THICK PANEL SEE PANEL 33 OPP
68 7 1/4" THICK PANEL SEE PANEL 36

INTERIOR PANEL 4

1/8" = 1'-0"

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2215 North 30th Street, Suite 300, Tacoma, WA 98403
253.383.2422 TEL 253.383.2572 FAX www.ahbl.com WEB

Project Title:

124TH CORPORATE CENTER BUILDING B

20010 SW 124TH AVE
TUALATIN, OR 97062

Client:

PANATTONI DEVELOPMENT COMPANY INC.

1201 PACIFIC AVENUE, SUITE 1700
TACOMA, WA 98402

Project No.

2250125.20

Issue Set & Date:

Permit Set

SEPTEMBER 29, 2025

ANDREW DEAN McCAMMANT
STATE OF WASHINGTON
28722
STRUCTURAL
PROFESSIONAL ENGINEER

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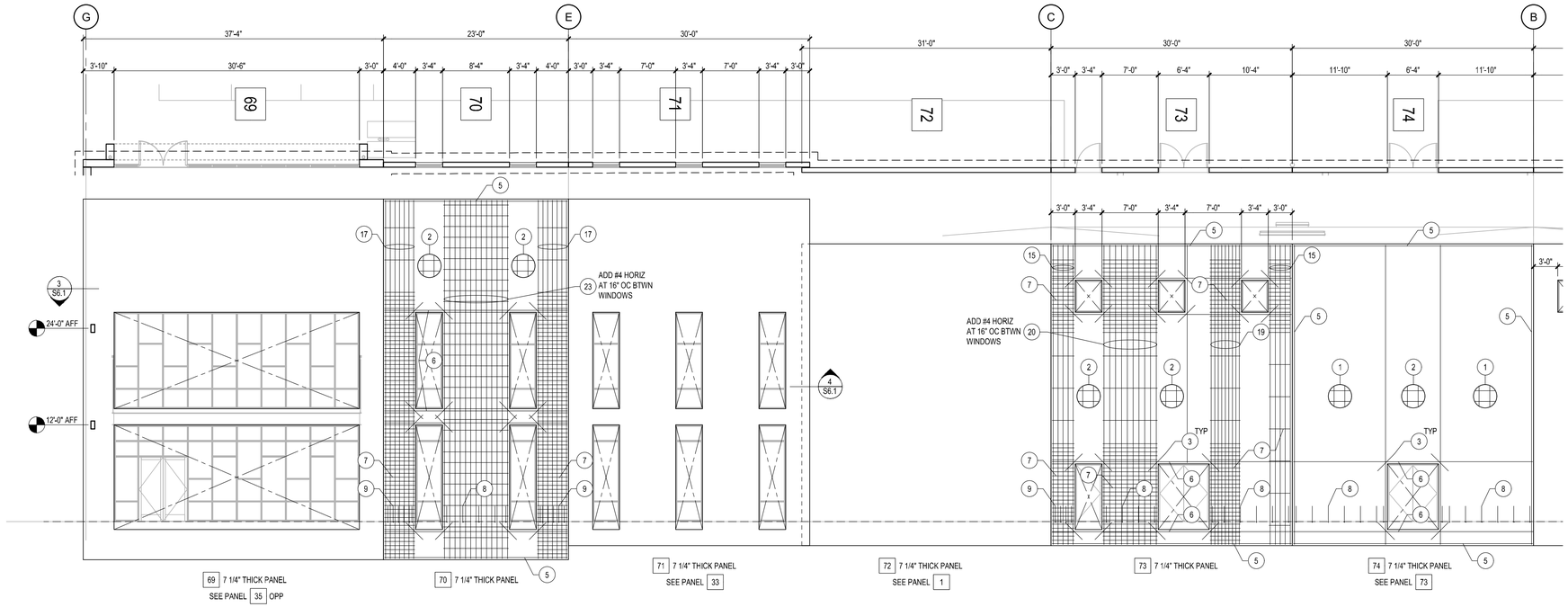
PANEL ELEVATIONS

Designed by:	Drawn by:	Checked by:
LAH	CLR	ADM

Sheet No.

S5.5

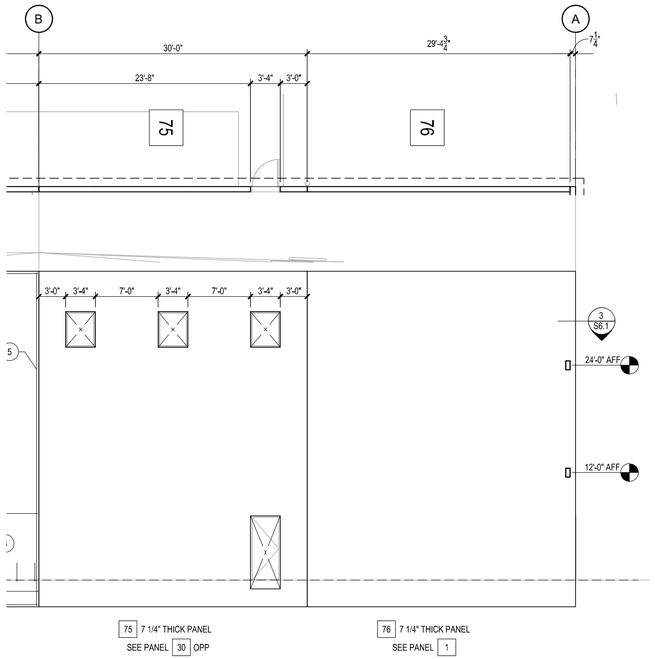
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INTERIOR PANEL

1/8" = 1'-0"

1



INTERIOR PANEL

1/8" = 1'-0"

2

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Revisions:

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PANEL ELEVATIONS

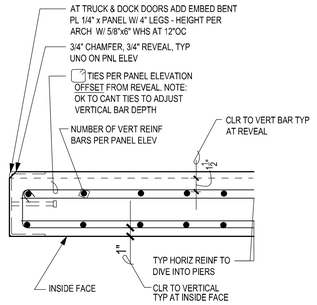
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LAH	CLR	ADM

Sheet No.

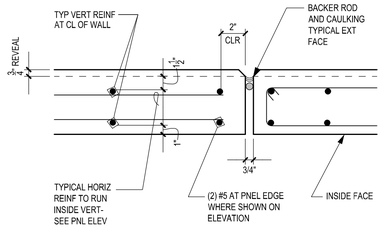
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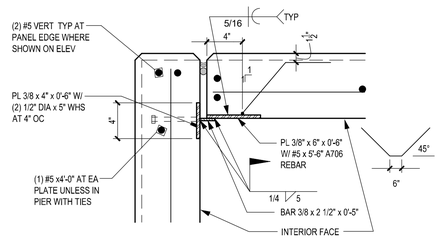
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TYPICAL PIER REBAR PLACEMENT

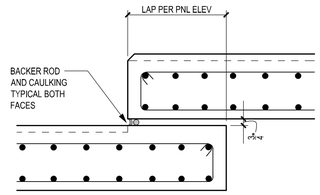


TYPICAL VERTICAL EDGE REINFORCEMENT



TYPICAL OUTSIDE CORNER CONNECTION

(2) MIN PER PANEL EDGE AT CORNERS
(ONCE WELDED, CORNER TILT BRACES MAY BE REMOVED)



TYPICAL PANEL LAP

PLAN VIEW 1

1 1/2" = 1'-0"

PLAN VIEW 2

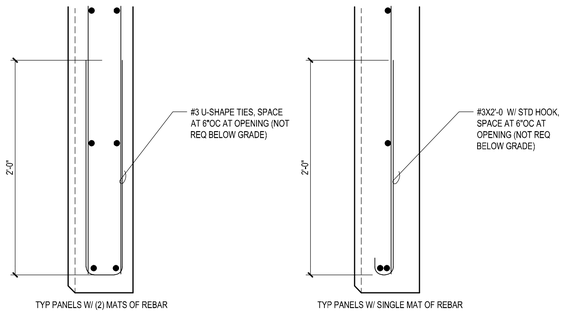
1 1/2" = 1'-0"

PLAN VIEW 3

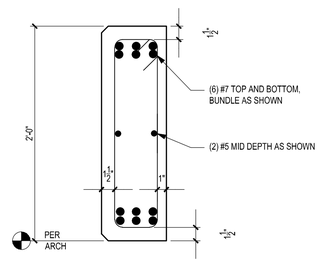
1 1/2" = 1'-0"

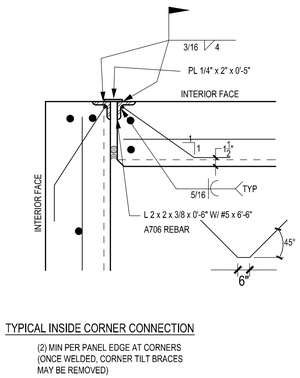
PLAN VIEW 4

1 1/2" = 1'-0"



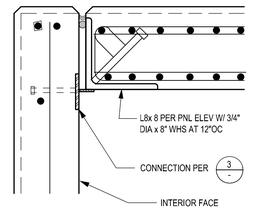
TYPICAL TOP AND BOTTOM ALL OPENINGS ABOVE SLAB
(NOT REQ AT TOP OR BOTTOM OF PANEL)





TYPICAL INSIDE CORNER CONNECTION

(2) MIN PER PANEL EDGE AT CORNERS
(ONCE WELDED, CORNER TILT BRACES MAY BE REMOVED)



SECTION 5

1 1/2" = 1'-0"

SECTION 6

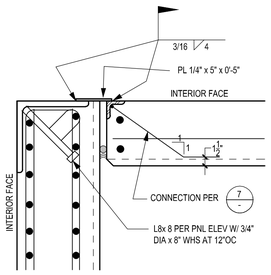
1 1/2" = 1'-0"

PLAN VIEW 7

1 1/2" = 1'-0"

PLAN VIEW 8

1 1/2" = 1'-0"



PLAN VIEW 9

1 1/2" = 1'-0"

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Revisions:

Sheet Title:

PANEL DETAILS

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Sheet No.

S6.1

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