(61.3x27.83) + (62.9x18.63) + (62.3x29.17) + (63.3x21.58) + (62.5x40.21) + (61.4x7.25) + (62.5x40.21) + (62.5 $(61.5 \times 10.29) + (61.2 \times 11.46) + (61.0 \times 1.0) + (61.0 \times 15.04) + (61.0 \times 1.0) + (61.0 \times 10.0) + (60.9 \times 1.0) + (60.9 \times 3.96)$

(1,705.98)+(1,171.83)+(1,817.29)+(1,366.01)+(2,513.13)+(445.15)+(632.84)+(701.35)+(61.0)+(917.44)+(61.0)+(610.0)+(60.9)+(241.16)

 $\frac{12,305.08}{120.12}$ = 62.02' AVERAGE BUILDING ELEVATION (ABE)

SITE SLOPE: LOWEST ELEVATION = 59' HIGHEST ELEVATION = 65' ELEVATION DIFFERENCE = 6' HORIZONTAL DISTANCE BETWEEN HIGH AND LOW POINTS = 100' $6/100 \times 100 = 6\% LOT SLOPE$

PROJECT TEAM

OWNER

MERCER ISLAND, WA 98040

ALAYNE AND ROBERT SULKIN 2412 60TH AVE SE

ENGINEER

BRIAN LOSHBOUGH, P.E. L2 ENGINEERS 17848 NE 198TH PLACE WOODINVILLE, WA 98072 206-251-2346

ARCHITECT

CHAD KOONTZ 4218 SW ALASKA ST SUITE 204H SEATTLE, WA 98116 206-979-4948

CONTRACTOR

THE PAVILION COMPANY 4218 SW ALASKA ST SUITE 204H SEATTLE, WA 98116 206-900-6269

PROJECT SUMMARY

LEGAL DESCRIPTION: LAKE VIEW PLACE EAST SEATTLE PLat Block: 2

PARCEL: 409950-0150

Plat Lot: 5-6

DESCRIPTION: REMODEL MAIN FLOOR OF EXISTING SINGLE FAMILY

JURISDICTION: MERCER ISLAND

ZONING: R-8.4

AREA OF WORK: MAIN FLOOR

DEMO (E) TWO

LOT COVERAGE:

LOT AREA: 6,750SF X 40% (LESS THAN 15% SLOPE) = 2,700SF ALLOWED

(N) 2071SF ROOF AREA + (N) 537SF DRIVEWAY = 2,608SF

2,700SF ALLOWED > 2,608SF PROPOSED 38.6%

HARDSCAPE COVERAGE:

LOT AREA: 6,750SF X 9% (ALLOWED HARDSCAPE AREA) = 607SF ALLOWED

(N) 403SF + (N) 199SF PATHWAY = 602SF

607SF ALLOWED >602SF PROPOSED 8.9%

ENERGY CREDITS:

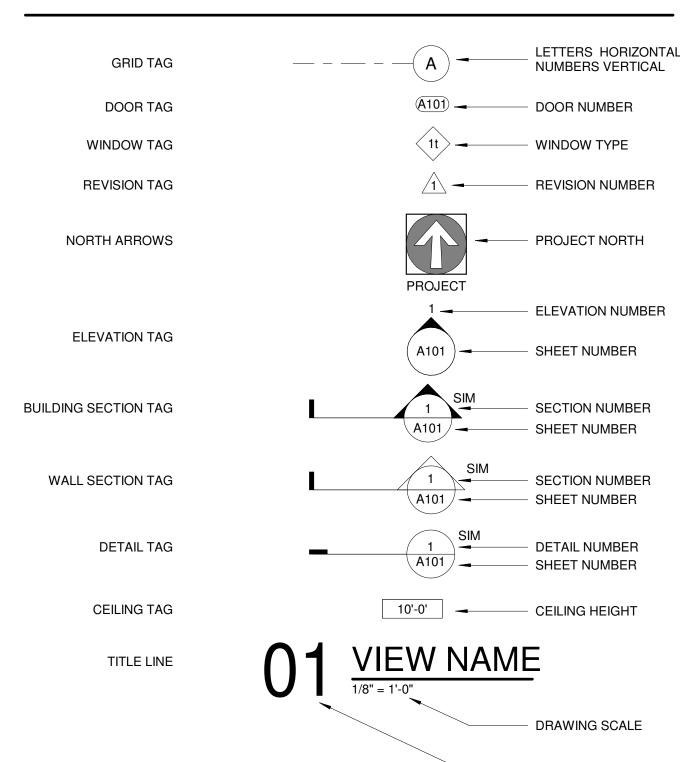
PER WSREC R406, PROVIDE OPTION 5a FOR 0.5 ENERGY CREDITS CLAIMED AS LISTED BELOW.

EFFICIENT WATER HEATING 5A: ALL SHOWERHEAD AND KITCHEN SINK FAUCETS INSTALLED IN THE HOUSE SHALL BE RATED AT 1.75 GPM OR LESS. ALL OTHER LAVATORY FAUCETS SHALL BE RATED AT 1.0 TO QUALIFY TO CLAIM THIS CREDIT, THE BUILDING PERMIT DRAWINGS SHALL SPECIFY THE OPTION BEING SELECTED AND SHALL SPECIFY THE MAXIMUM FLOW RATES FOR ALL SHOWERHEADS, KITCHEN

TOTAL PROJECT VALUE: \$318,600

SINK FAUCETS, AND OTHER LAVATORY FAUCETS.

SYMBOLS LEGEND



SUMMARY OF WORK

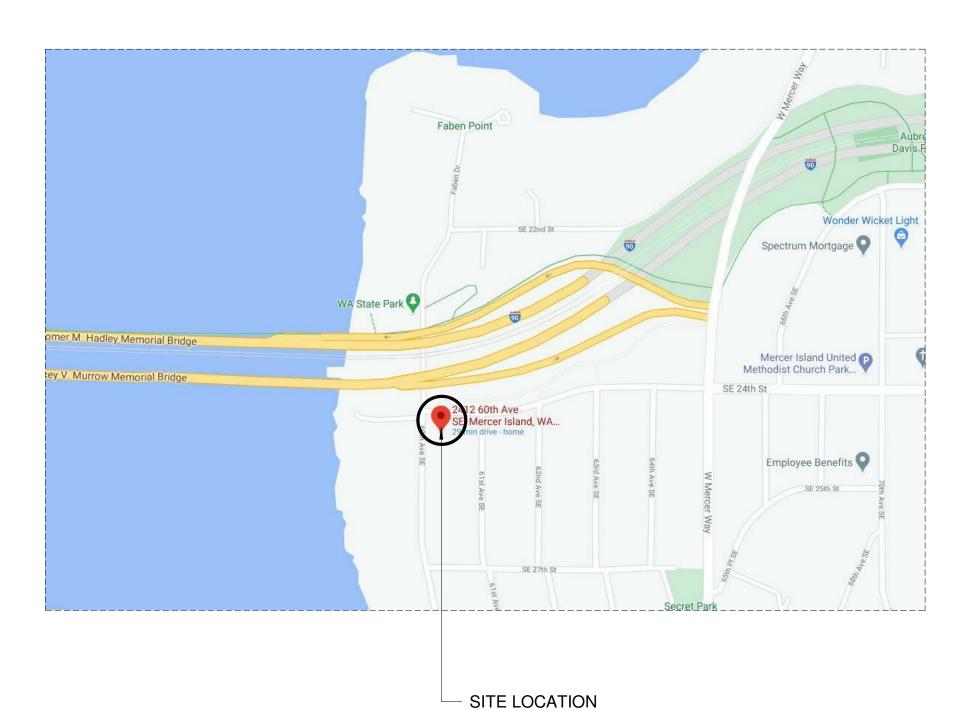
BY SEPARATE PERMIT

REMODEL MAIN FLOOR OF EXISTING SINGLE FAMILY

ELECTRICAL PLUMBING HVAC **SPRINKLER**

DRAWING NUMBER

VICINITY MAP



THE LEVELLA REMODEL

2412 60TH AVE SE MERCER ISLAND, WA 98040

REVISED PERMIT SET OCTOBER 26, 2020

S100 SHEET INDEX & GENERAL STRUCTURAL NOTES

S101 GENERAL STRUCTURAL NOTES

S201 FIRST FLOOR FRAMING PLAN

S200 FOUNDATION NOTES

S202 ROOF FRAMING PLAN

S300 DETAILS

S301 DETAILS

DRAWING INDEX

ARCHITECTURAL

G0.1 COVER SHEET A1.1 EXISTING FOUNDATION PLAN

A1.2 EXISTING FIRST FLOOR PLAN

A1.3 EXISTING ROOF PLAN

A2.1 PROPOSED FOUNDATION PLAN

A2.2 PROPOSED FIRST FLOOR PLAN

A2.3 PROPOSED ROOF PLAN

A2.4 PROPOSED DRAINGE PLAN La Contrata de la Contrata del Contrata de la Contr A2.5 PROPOSED CEILING PLAN

A4.1 EXISTING ELEVATIONS

A4.2 PROPOSED ELEVATIONS A5.1 BUILDING SECTIONS

A6.1 DETAILS

A6.2 DETAILS

A7.1 DOOR SCHEDULES

A7.2 WINDOW SCHEDULES



1. A 1. S.L

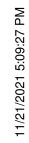
REVISION DATE REASON FOR ISSUE 12-17-2020 CORRECTIONS #1 2-16-2020 CORRECTIONS #2 10-26-2021 DESIGN CHANGE 4 11-21-2021 CORRECTIONS #3

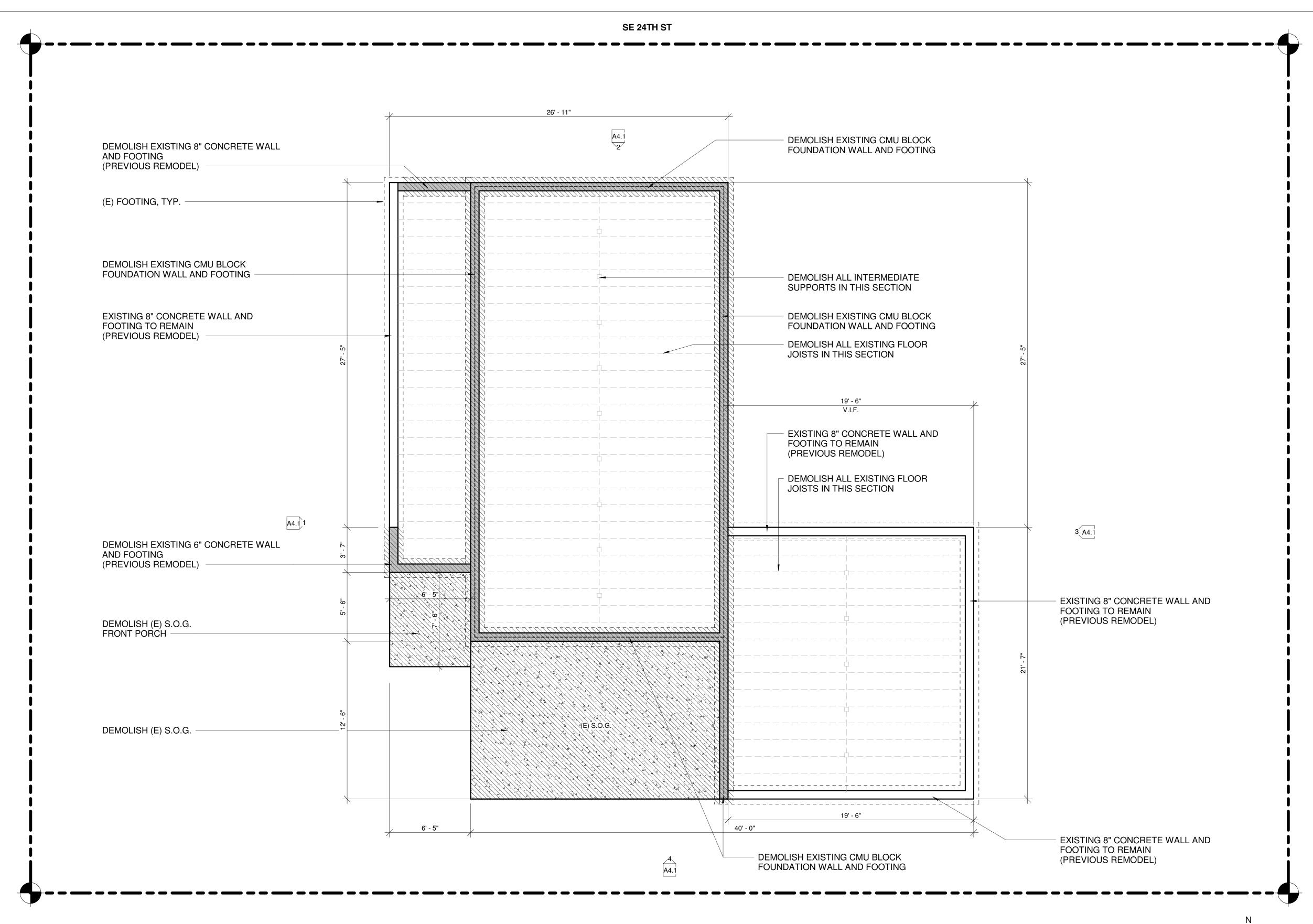
COVER SHEET

PERMIT SET

REVISION 11/21/21 PROJECT NUMBER

HEET NUMBER G0.1 SCALE As indicated





1) EXISTING FOUNDATION 1/4" = 1'-0"

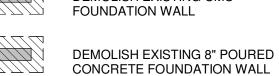
*ALL FANS TO VENT TO OUTSIDE

HOUSE VENTILATION 2015 IRC - PROVIDE WHOLE HOUSE VENTILATION PER M1507, INTERMITTENT WHOLE HOUSE VENTILATION USING EXHAUST FAN PER 1507.4 TABLE1507.3.3(1) & TABLE1507.3.3(2), PROVIDE CONTROLS PER 1503.2. COMPLY WITH WSEC R403.5. SYMBOL LOCATION MINIMUM FAN REQUIREMENTS Bath & Min. 50 cfm (INTERMITTENT) @ .025" WG (TABLE M1507.4) Powder Min. 100 cfm (INTERMITTENT)@ .025" WG (TABLE M1507.4) Kitchen (Range hood or down draft exhaust fan rated at min. 100 cfm at 0.10" wg may be used for exhaust fan requirement.) Min. 180 cfm (INTERMITTENT) @ .025" WG - to function and be Laundry labeled as whole house fan (4-5 BEDROOMS 3001< 4500 SF.) Room TO OPERATE 50% OF EVERY FOUR HOUR PERIOD DRYER VENT PER (TABLE M1502.4.5.1) VENTED TO OUTSIDE

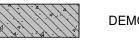
SYMBOL LEGEND

EXISTING FOUNDATION WALL

DEMOLISH EXISTING CMU



NEW CONCRETE FOOTING WITH 8" POURED CONCRETE FOUNDATION WALL



DEMO EXISTING SLAB ON GRADE

FLOOR PLAN NOTES

- CONTRACTOR SHALL VERIFY ALL NOTES, DIMENSIONS & CONDITIONS PRIOR TO CONSTRUCTION.
- PROVIDE SOLID BLOCKING OVER SUPPORTS.
- PROVIDE FIRE BLOCKING @ ALL PLUMBING PENETRATIONS. WINDOWS & DOORS ARE SHOWN & NOTED AS NOMINAL SIZES, NOT
- ROUGH OPENING DIMENSIONS.

CHANGE OF GREATER THAN 24"

- DOOR JAMB 4.5" U.N.O. ALL WOOD IN CONTACT WITH CONCRETE TO BE PRESSURE TREATED.
- EXTERIOR WALLS TO BE 2x6 STUDS @ 16" O.C., U.N.O.
- SMOKE & CARBON MONOXIDE DETECTORS: *SHALL BE 110V INTERCONNECTED W/ BATTERY BACKUP. *SHALL SOUND AN ALARM AUDIBLE IN ALL SLEEPING ROOMS.

*SHALL BE INSTALLED IN EACH LOCATION WHERE THERE IS A CEILING

ALL DOORS STANDARD DIMENSION 4 1/2" FROM HINGE JAMB TO ADJACENT FRAMING UNLESS OTHERWISE NOTED.

*SHALL BE INSTALLED ON EACH FLOOR AND IN ALL BEDROOMS.

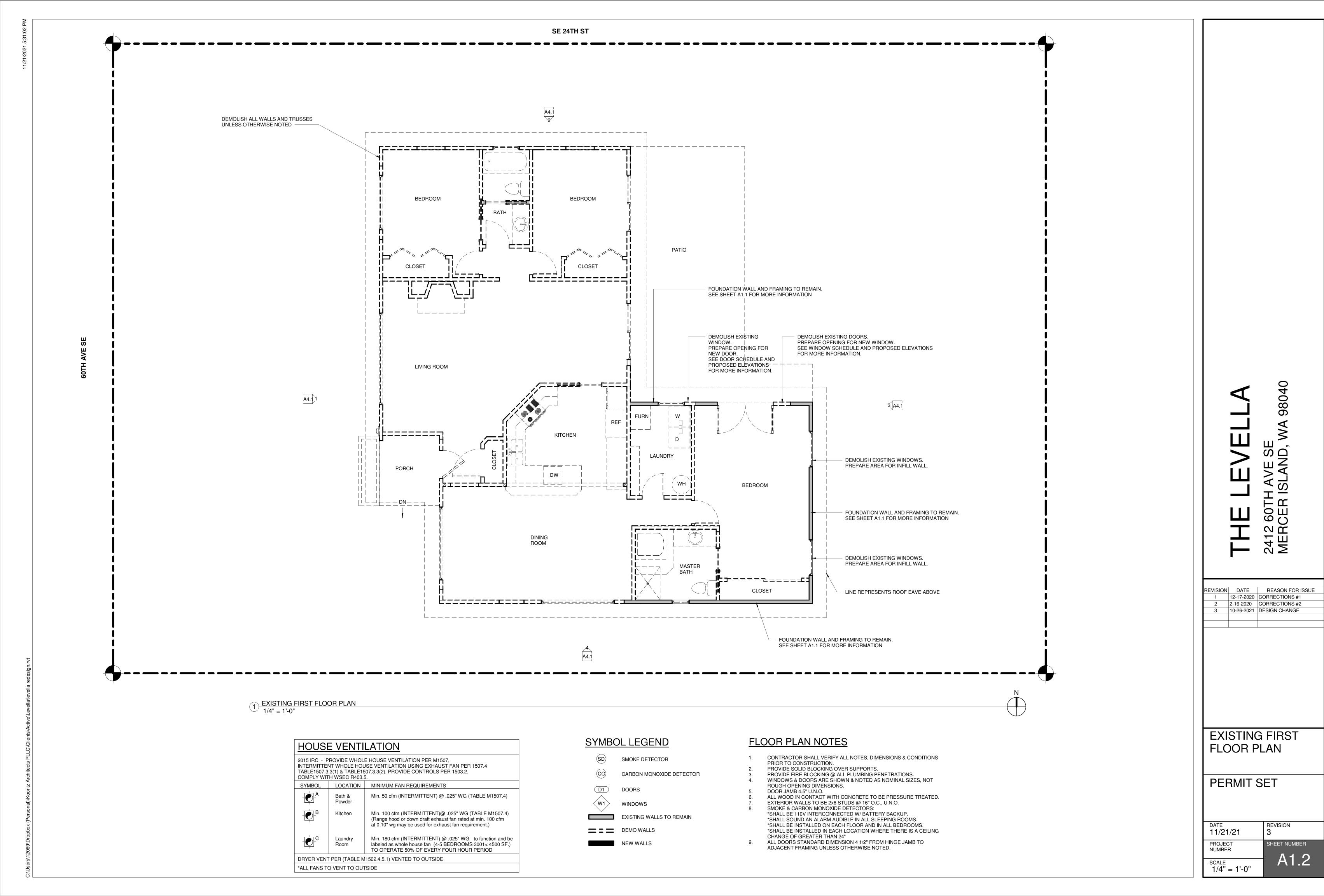
REVISION	DATE	REASON FOR ISSUE
1	12-17-2020	CORRECTIONS #1
3	10-26-2021	DESIGN CHANGE

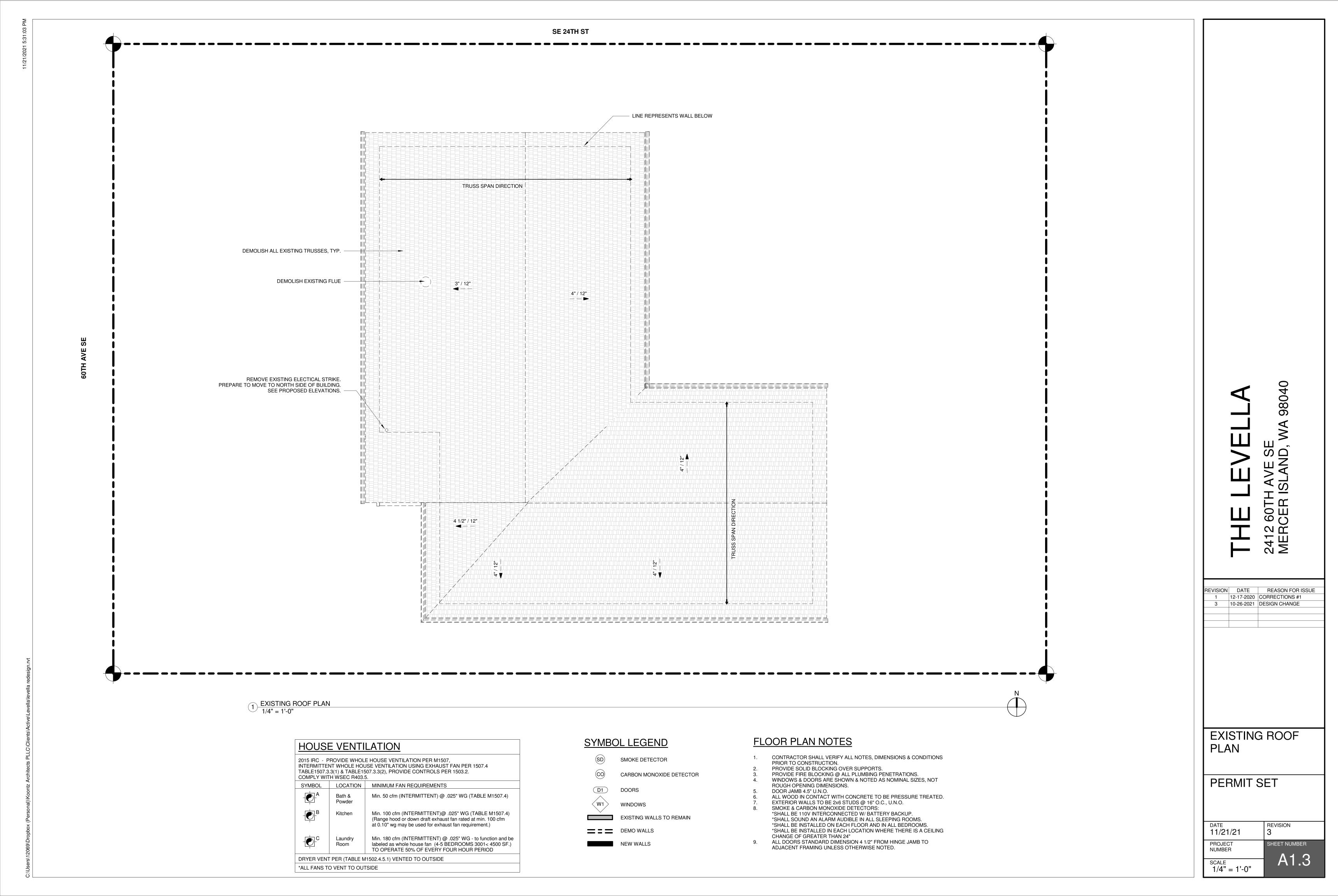
EXISTING FOUNDATION PLAN

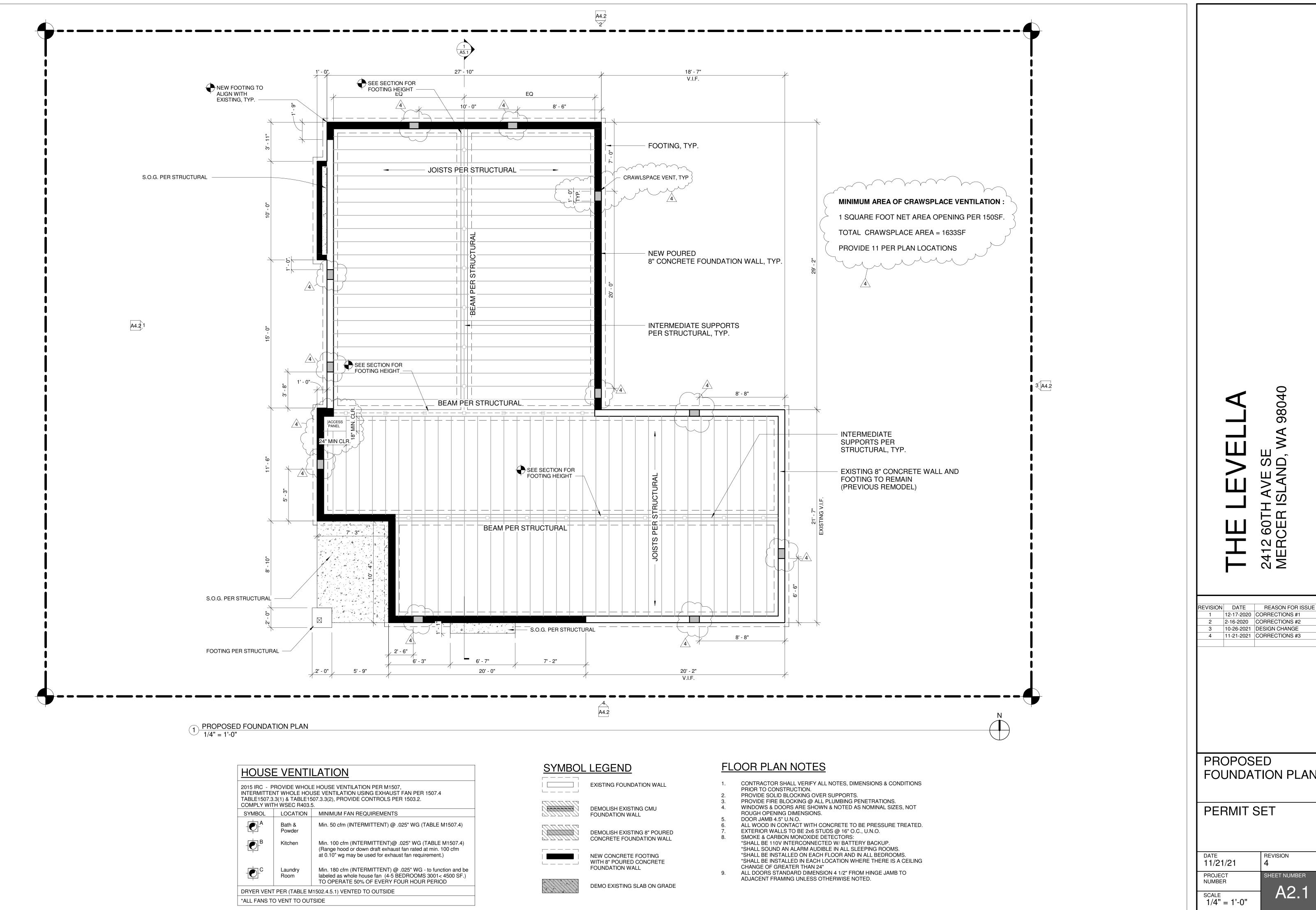
PERMIT SET

REVISION 11/21/21 PROJECT HEET NUMBER

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







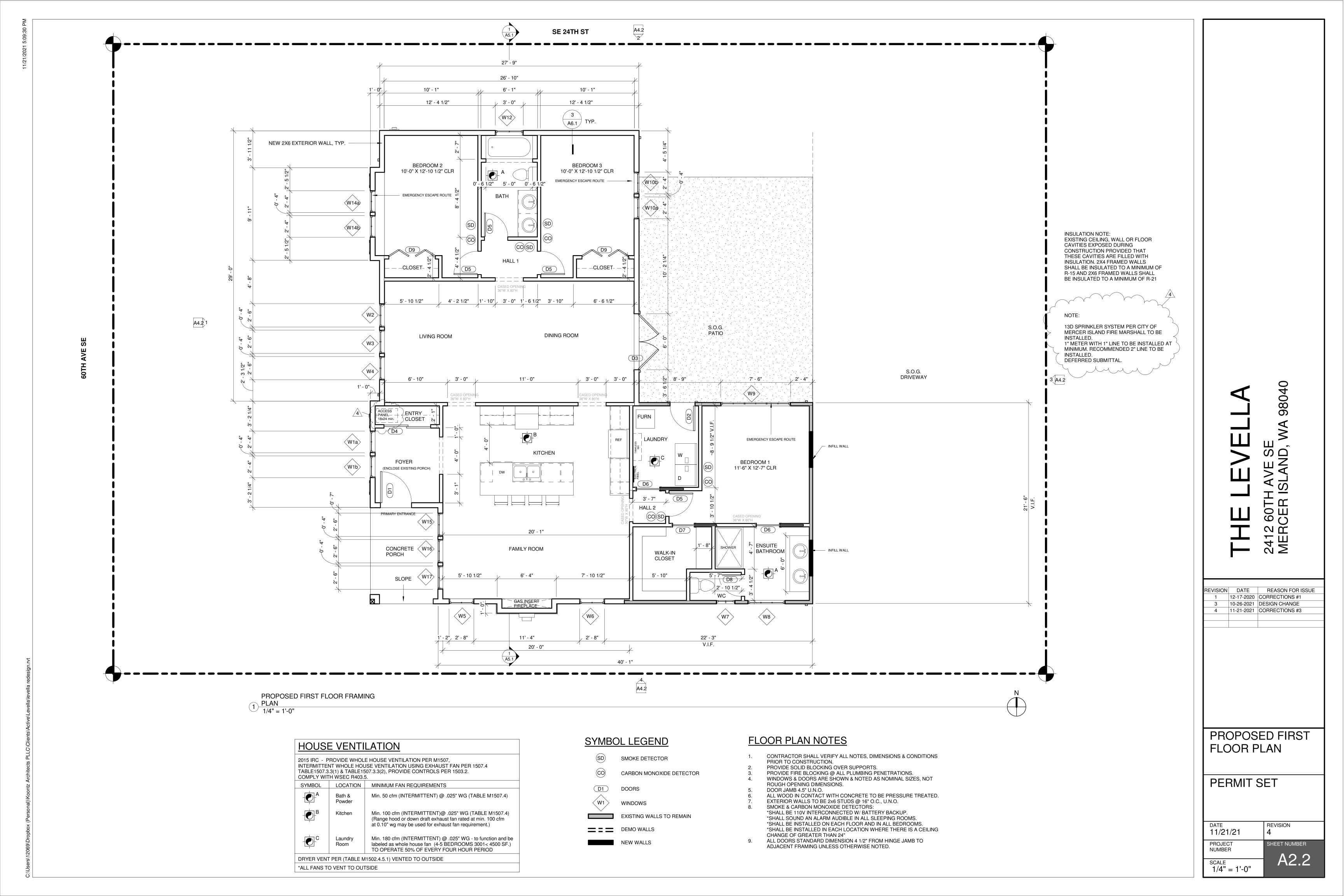
FOUNDATION PLAN

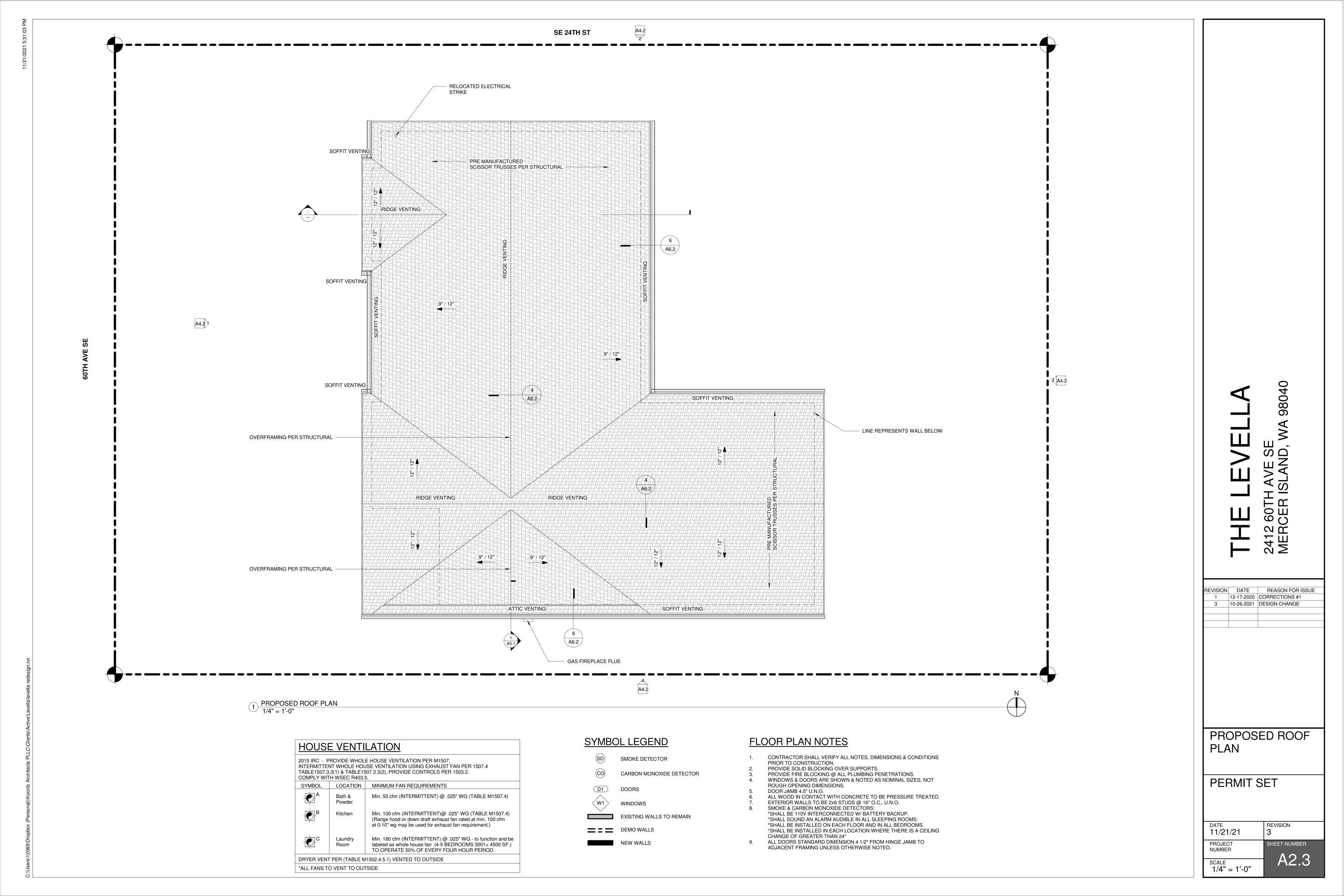
PERMIT SET

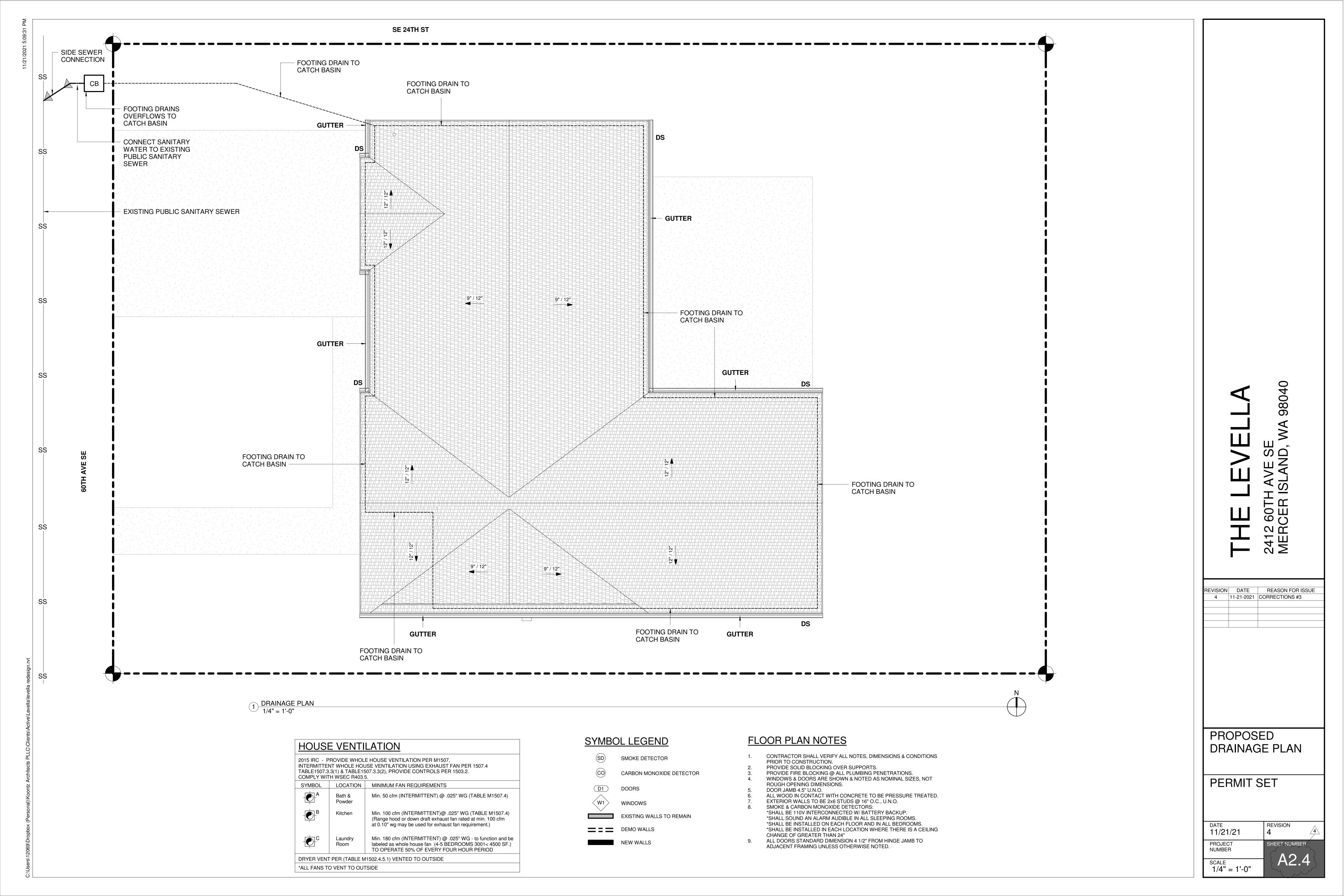
REVISION 11/21/21 HEET NUMBER

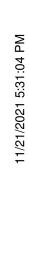
1/4" = 1'-0"

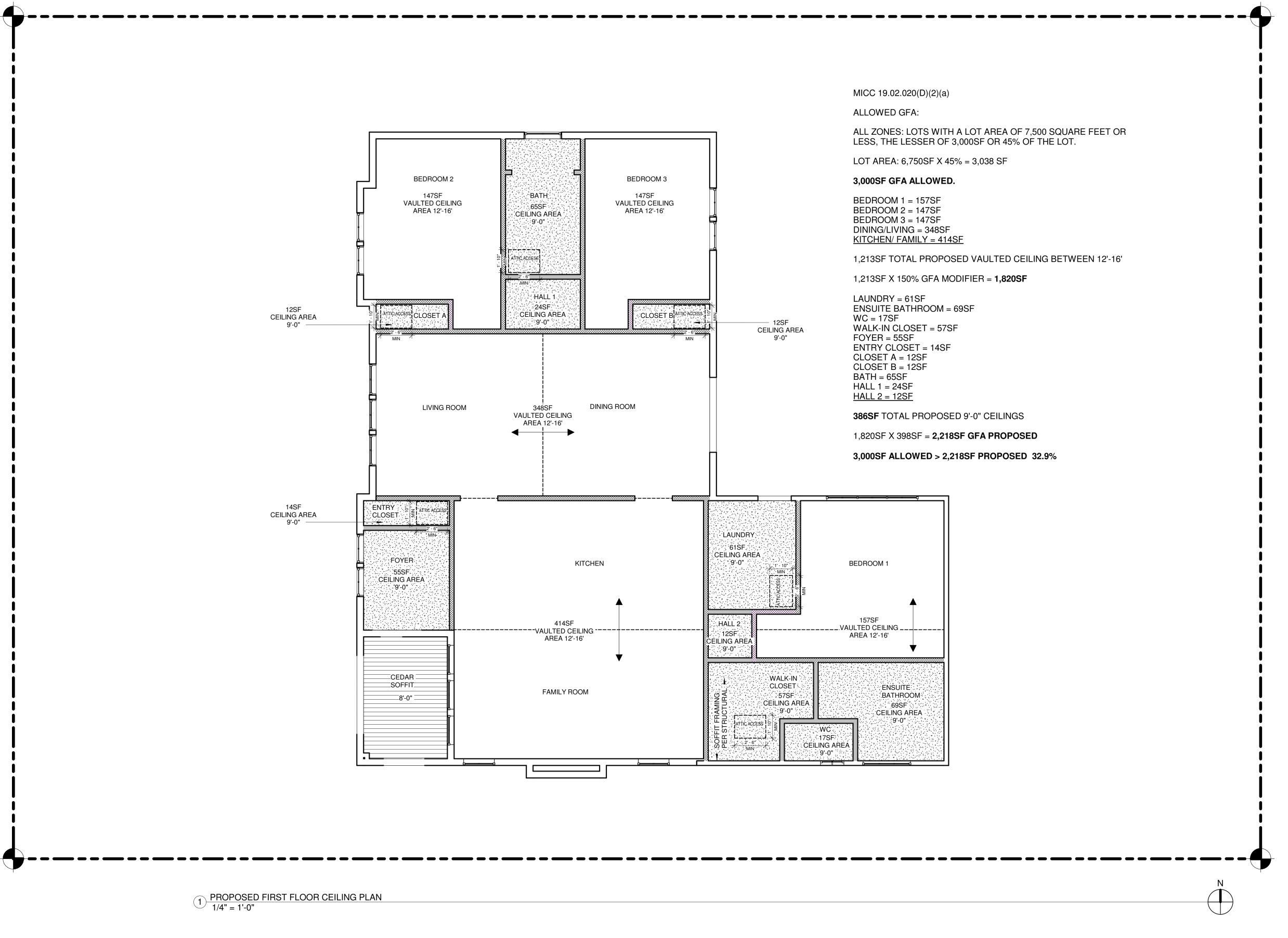
A2.1

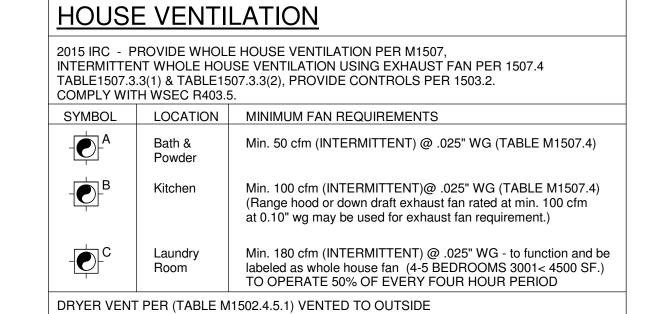












*ALL FANS TO VENT TO OUTSIDE

SYMBOL LEGEND



SOFFIT/ DROP CEILING



FULL HEIGHT INTERIOR WALL TO UNDERSIDE OF SCISSOR TRUSS

9'-0" INTERIOR WALL

FLOOR PLAN NOTES

- CONTRACTOR SHALL VERIFY ALL NOTES, DIMENSIONS & CONDITIONS
- PRIOR TO CONSTRUCTION.
- PROVIDE SOLID BLOCKING OVER SUPPORTS. PROVIDE FIRE BLOCKING @ ALL PLUMBING PENETRATIONS.
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- DOOR JAMB 4.5" U.N.O. ALL WOOD IN CONTACT WITH CONCRETE TO BE PRESSURE TREATED.
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- SMOKE & CARBON MONOXIDE DETECTORS: *SHALL BE 110V INTERCONNECTED W/ BATTERY BACKUP. *SHALL SOUND AN ALARM AUDIBLE IN ALL SLEEPING ROOMS. *SHALL BE INSTALLED ON EACH FLOOR AND IN ALL BEDROOMS.

*SHALL BE INSTALLED IN EACH LOCATION WHERE THERE IS A CEILING

CHANGE OF GREATER THAN 24" ALL DOORS STANDARD DIMENSION 4 1/2" FROM HINGE JAMB TO ADJACENT FRAMING UNLESS OTHERWISE NOTED.

98040

REVISION	DATE	REASON FOR ISSUE
4	11-21-2021	CORRECTIONS #3

PROPOSED CEILING PLAN

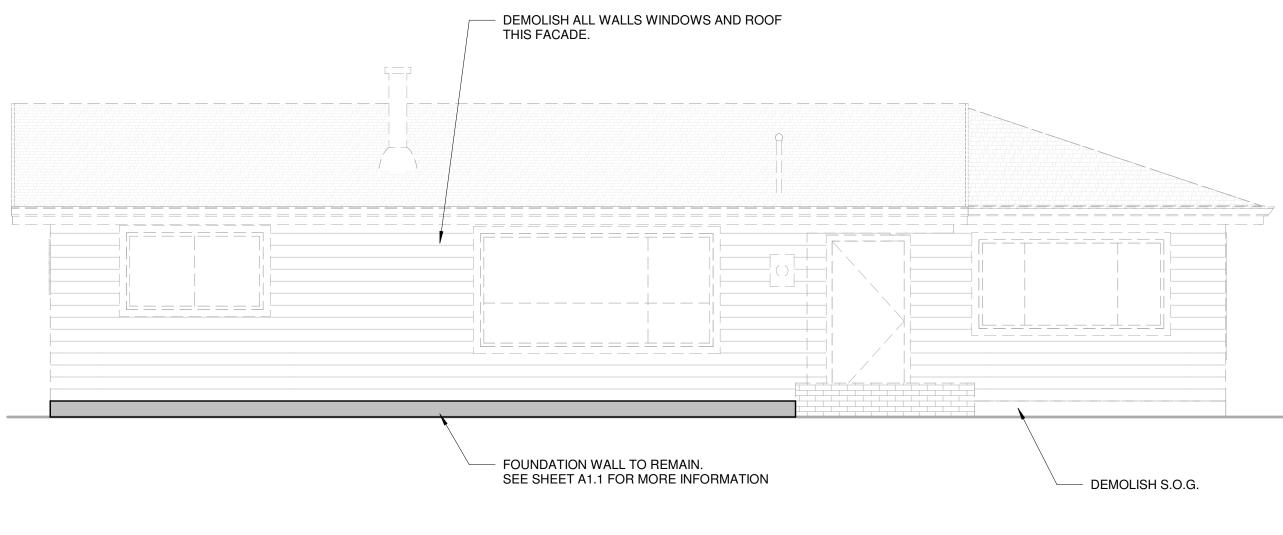
PERMIT SET

REVISION 11/21/21 PROJECT SHEET NUMBER NUMBER

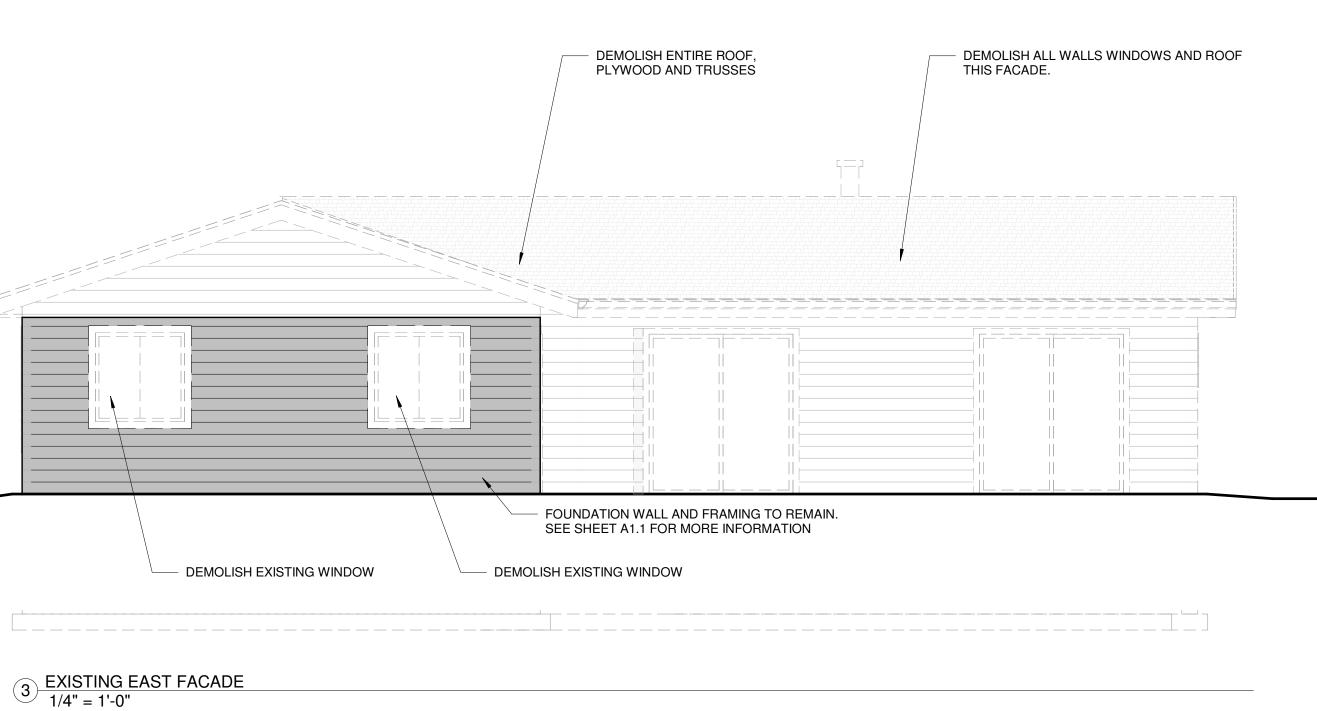
1/4" = 1'-0" (

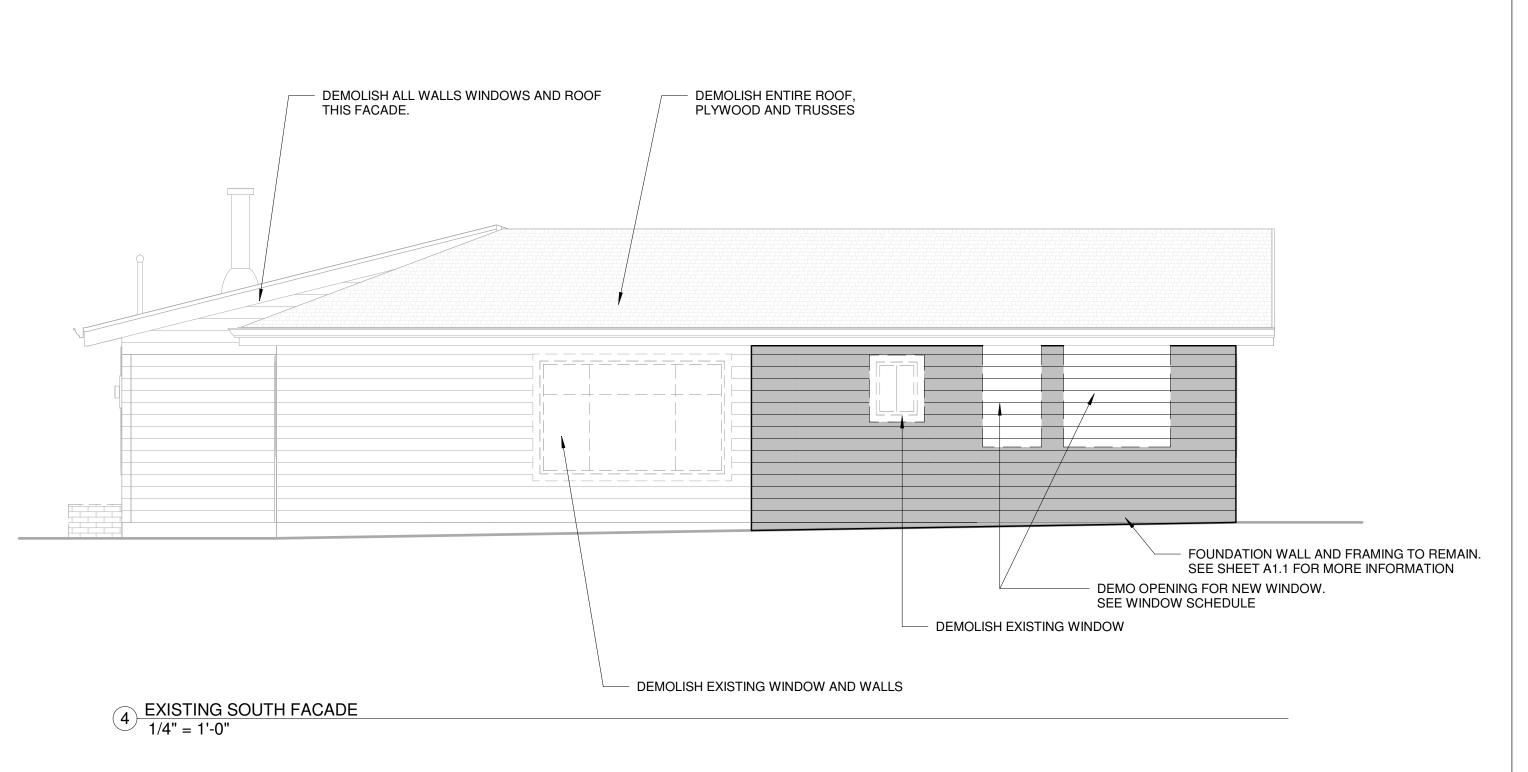
ELEVATION NOTES:

- CAULK ALL EXTERIOR JOINTS & PENETRATIONS. PROVIDE FLASHING AT ROOF PENETRATIONS
- PROVIDE WEATHER STRIPPING AT ALL EXTERIOR
- & GARAGE-INTERIOR DOORS.
 PROVIDE CONTINUOUS GUTTERS & DOWN SPOUTS @ ALL EAVES, TYP.
 HARDIE PLANK TO BE INSTALLED AT SIDING. CAULK AND PAINT



 DEMOLISH ALL WALLS WINDOWS AND ROOF THIS FACADE. - DEMOLISH ENTIRE ROOF, PLYWOOD AND TRUSSES - DEMOLISH EXISTING WINDOW DEMO OPENING FOR NEW DOOR. SEE DOOR SCHEDULE - FOUNDATION WALL AND FRAMING TO REMAIN. SEE SHEET A1.1 FOR MORE INFORMATION DEMO OPENING FOR NEW WINDOW.
 SEE WINDOW SCHEDULE DEMOLISH EXISTING DOORS 2 EXISTING NORTH FACADE 1/4" = 1'-0"





98040 N N O

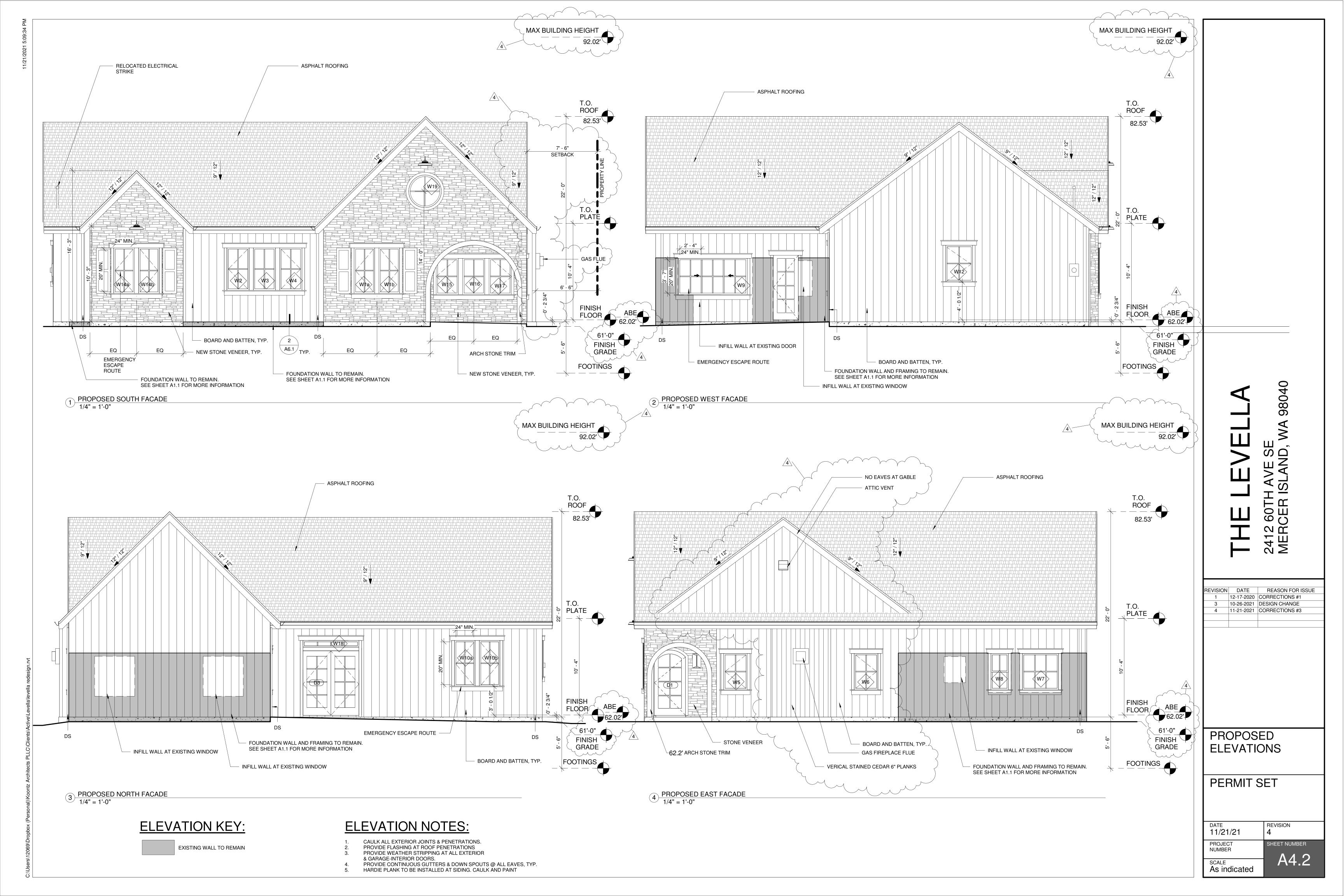
REVISION DATE REASON FOR ISSUE 1 12-17-2020 CORRECTIONS #1 3 10-26-2021 DESIGN CHANGE

EXISTING ELEVATIONS

PERMIT SET

DATE 11/21/21 REVISION SHEET NUMBER

PROJECT NUMBER SCALE 1/4" = 1'-0"



REVISION DATE REASON FOR ISSUE 1 12-17-2020 CORRECTIONS #1 2 2-16-2020 CORRECTIONS #2 3 10-26-2021 DESIGN CHANGE 4 11-21-2021 CORRECTIONS #3

THERMAL INSULATION: (Prescriptive Option III of the WSEC)
Walls (below-grade, exterior): R-10 rigid insulation
Walls (below-grade, interior): R-21 batt or rigid insula R-10 rigid insulation R-21 batt or rigid insulation R-21 batt or rigid insulation R-10 rigid insulation Walls (above-grade):

Ceilings (advanced framing):
Ceilings (standard framing):
Ceilings (vaulted):
Floors:

lcynene with R value of 3.6 per inch
R-30 batt or rigid insulation
R-10 water-resistant rigid insulation
24" @ Per le 100 per le 110 per le 100 per le 110 U-value of .20 or better U-value of .30 or better U-value of .50 or better

R-38 batt R-49 batt

solid doors Windows & doors with glazing skylights

Slab:

	PREMANUFACTURED TRUSS PER STRUCTURAL (BEYOND)	RIDGE BOARD PER STRUCTURAL —
		PRE MANUFACTURED TRUSSES PER STRUCTURAL R-49 BLOW-IN INSULATION
ATTIC		GAS FIREPLACE FLUE WALL PER PLAN R-21 BATT INSULATION S.O.G.
	CRAWL SPACE 23/4 B WIN CLA STATE OF THE STAT	CRAWL SPACE CRAWL SPACE FOUNDATION WALL AND FOOTING PER STRUCTURAL
		COMPACTED GRAVEL

PER STRUCTURAL ——/

BEAM PER STRUCTURAL —

1 EAST WEST SECTION 1/4" = 1'-0"

POST AND BEAM PER STRUCTURAL

PERMIT SET

BUILDING SECTIONS

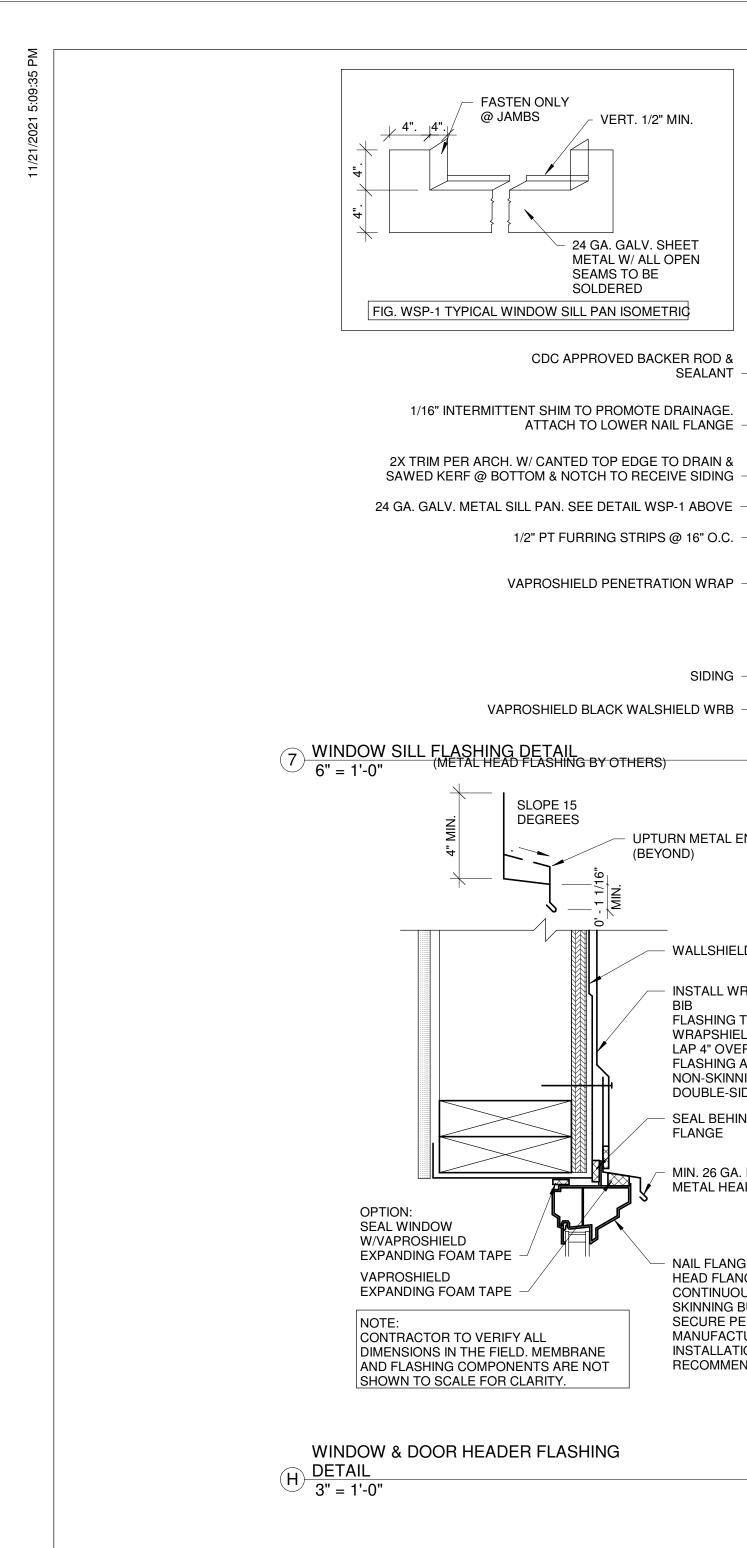
DATE 11/21/21 REVISION 4

SHEET NUMBER

A5.1

PROJECT NUMBER

SCALE 1/4" = 1'-0"





- FASTEN ONLY

VERT. 1/2" MIN.

- 24 GA. GALV. SHEET

CDC APPROVED BACKER ROD &

ATTACH TO LOWER NAIL FLANGE

1/2" PT FURRING STRIPS @ 16" O.C.

VAPROSHIELD PENETRATION WRAP -

VAPROSHIELD BLACK WALSHIELD WRB

SLOPE 15 **DEGREES**

SEALANT

SIDING -

UPTURN METAL END DAM

WALLSHIELD/ WRAPSHIELD

INSTALL WRAPSHIELD "U"

WRAPSHIELD ASSEMBLY LAP 4" OVER METAL HEAD

SEAL BEHIND NAILING

MIN. 26 GA. PRE-FINISHED METAL HEAD FLASHING

NAIL FLANGE WINDOW SET

CONTINUOUS BEAD OF NON-SKINNING BUTYL SEALANT

HEAD FLANGE IN A

MANUFACTURER'S

RECOMMENDATIONS

INSTALLATION

SECURE PER WINDOW

FLANGE

FLASHING AND SEAL WTIH NON-SKINNING BUTYL OR DOUBLE-SIDED VAPROTAPE

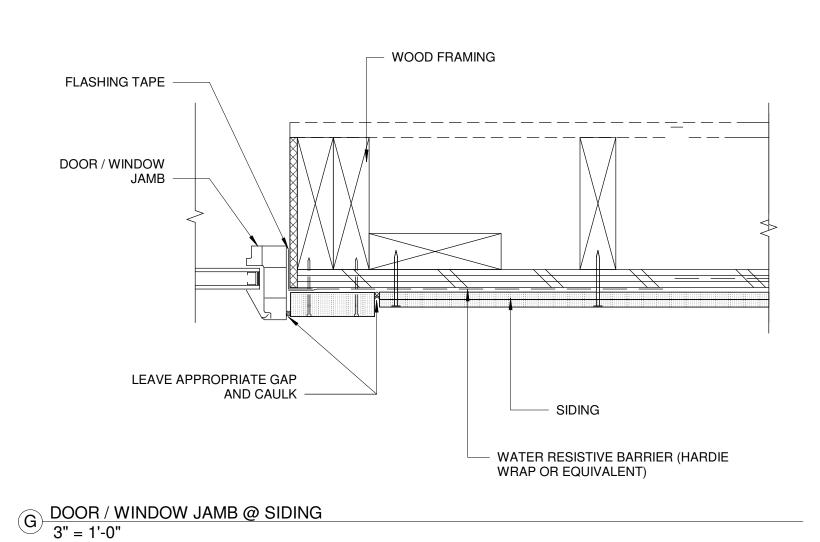
FLASHING TO NEXT JOINT IN

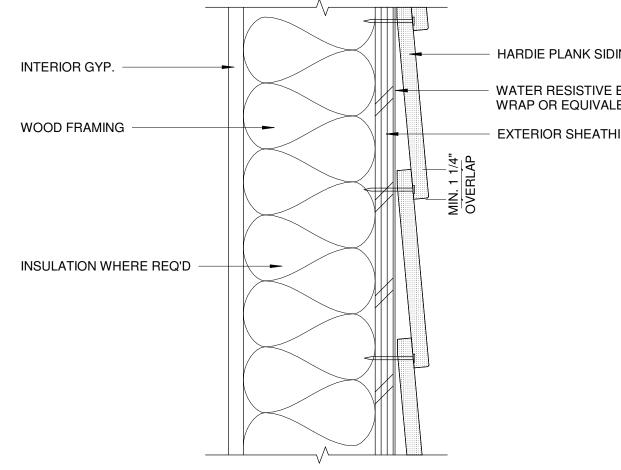
(BEYOND)

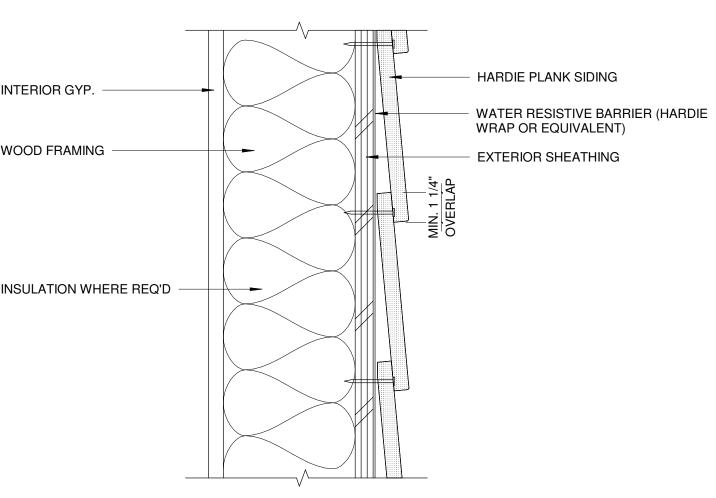
SEAMS TO BE

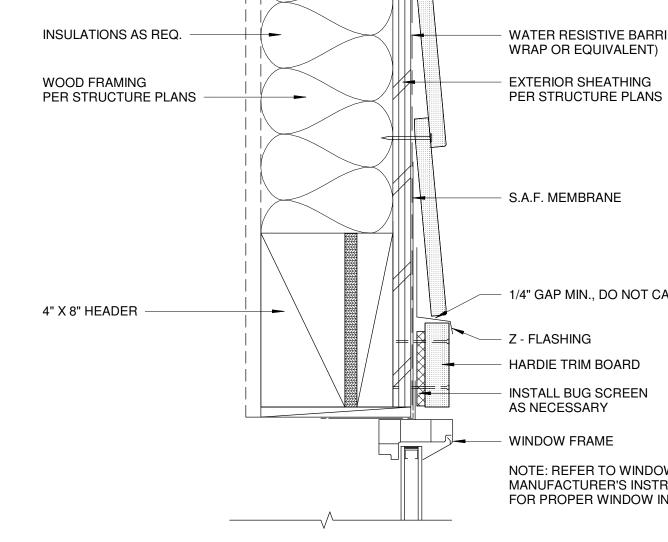
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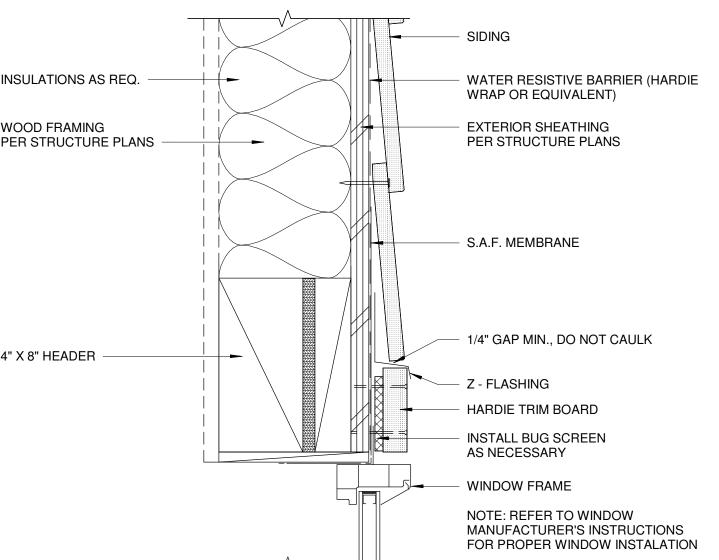
METAL W/ ALL OPEN

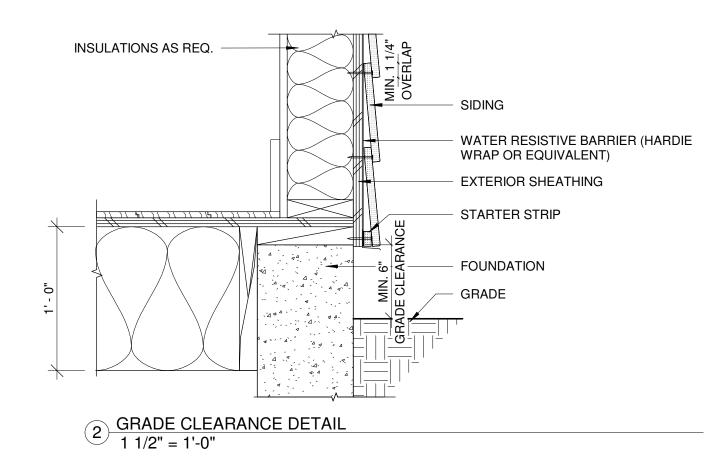


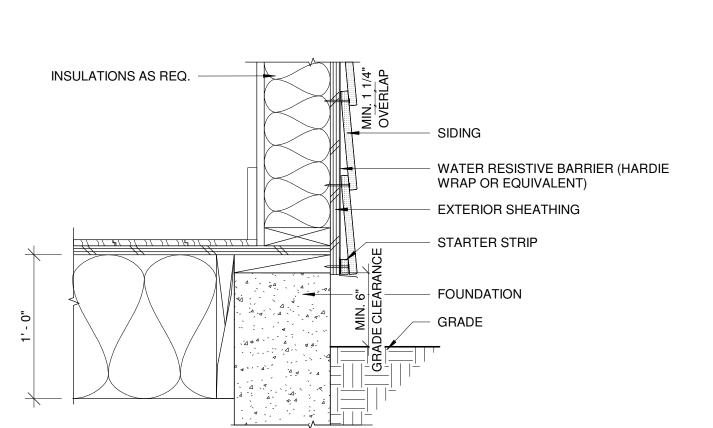


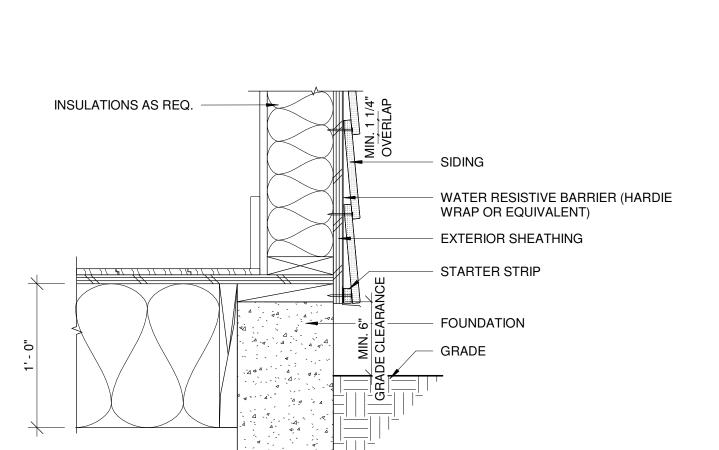


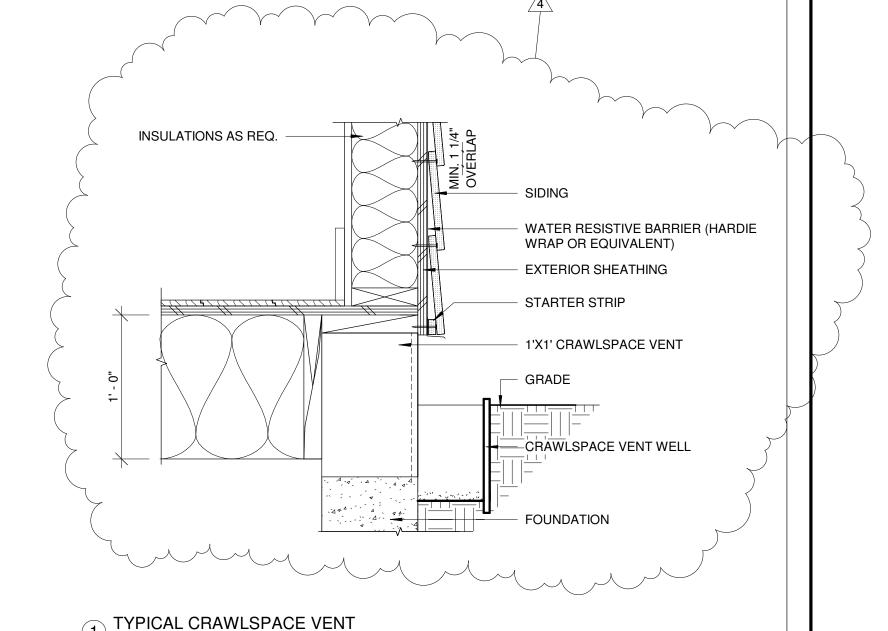












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REVISION	DATE	REASON FOR ISSUE
1	12-17-2020	CORRECTIONS #1
2	2-16-2020	CORRECTIONS #2
3	10-26-2021	DESIGN CHANGE
4	11-21-2021	CORRECTIONS #3

REVISION	DATE	REASON FOR ISSUE
1	12-17-2020	CORRECTIONS #1
2	2-16-2020	CORRECTIONS #2
3	10-26-2021	DESIGN CHANGE
4	11-21-2021	CORRECTIONS #3

DETAILS

PERMIT SET

REVISION 11/21/21 PROJECT HEET NUMBER NUMBER

A6.1 SCALE As indicated

VINYL WINDOW FASTENED PER

CCW EXTRUDED FOAM SILL WEDGE

AND PERIMETER SEALED TO PAN W

PURPOSE TO PROVIDE A DRAINAGE

INSULATIONS AS REQ.

PER STRUCTURE PLANS -

WINDOW SILL @ SIDING
3" = 1'-0"

BLOCKING AS REQ'D -

VENT OPENING

5 FIXTURE PENETRATION @ SIDING 3" = 1'-0"

WOOD FRAMING

MFC RECOMMENDATIONS AIR BARRIER SEALANT

6 TYP. LAP SIDING 3" = 1'-0"

3 WINDOW/ DOOR HEAD @ SIDING 3" = 1'-0"

NOTE: REFER TO WINDOW

FOR PROPER WINDOW

INSTALATION

- WINDOW FRAME

RECOMMENDATION

HARDIE TRIM BOARD

AND CAULK

SIDING

LEAVE APPROPRIATE GAP

WRAP OR EQUIVALENT)

EXTERIOR SHEATHING PER STRUCTURE PLANS

SIDING

- WATER RESISTIVE BARRIER (HARDIE

WRAP OR EQUIVALENT)

EXTERIOR SHEATHING PER STRUCTURE PLANS

Z - FLASHING

1/4" GAP MIN., DO NOT CAULK

WOOD RAINSCREEN FURRING

LEAVE APPROPRIATE GAP

AROUND FIXTURE

AND CAULK

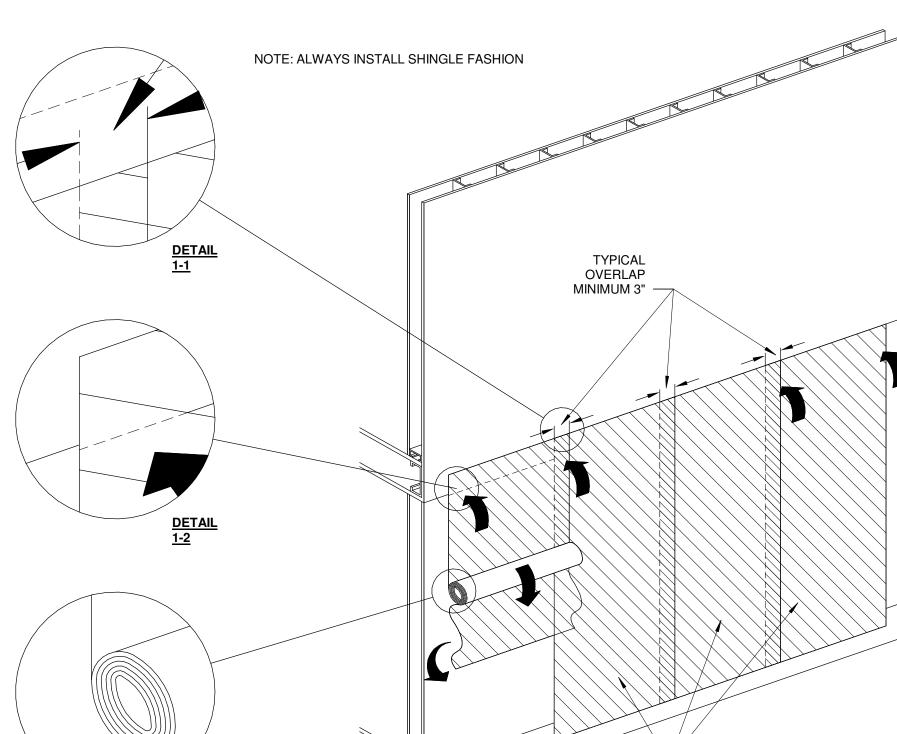
TRIM AROUND OPENING

MANUFACTURER'S INSTRUCTIONS

FLASH WINDOW PER MANUFACTURER

WATER RESISTIVE BARRIER (HARDIE

(IF TRIM IS PROTRUDING BEYOND WINDOW SILL IT MUST BE FLASHED.)



1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS. 2. ALL DIMENSIONS ARE CONSIDERED TRUE AND REFLECT MANUFACTURER'S SPECIFICATIONS. 3. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.CADdetails.com/info REFERENCE NUMBER 4110-222.

TYPICAL METAL HEAD FLASHING WITH

FOLDED END DAMS, (BY OTHERS).

FOLD METAL BACK ON-

INSTALL VAPROFLASHING @ SILL DO NOT ATTACH LOWER

6" EDGE @ THIS STEP. ATTACH WITHN STAPLES

PROTECT WALL ASSEMBLY FROM MOISTURE.

OR AS REQUIRED BY BUILDING TYPE. -

INSTALL VAPROSHIELD @ JAMBS. ATTACH WITH STAPLES

OR AS REQUIRED BY BUILDING

NOTE: FOR AIR BARRIER DESIGN, USE

WRAPSHIELD WITH VAPROTAPE @ ALL MEMBRANE JOINTS. (HORIZONTAL AND

ADD A CONTINUOUS SEALANT BEAD @ THE BACK OF THE SILLSAVER

PAN AND ALONG THE

PAN/END DAM

VERTICALLY INSTALLED

CAN BE INSTALLED LEFT-TO-RIGHT OR RIGHT-TO-LEFT.

WRAPSHIELD SA MATERIAL

CONNECTIONS.

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

STEP 9b OF 10. WITH VAPROTAPE @ ALL MEMBRANE JOINTS (HORIZONTAL AND VERTICAL).

INSTALL VAPROSHIELD 3-D PRE-FORMED CORNERS @ SILL. ATTACH WITH STAPLES OR AS REQUIRES BY

BUILDING TYPE. —

STEP 1 OF 10.

NOTE: LAP JAMB FLASHING OVER END DAMS OF SILLSAVER

NOTE: INSTALL & SECURE WINDOW IN ACCORDANCE WITH

STEP 7 OF 10.

WINDOW MFG'S

INSTALL 3" VAPROTAPE

OVERLAP OF PRE-FORMED VAPROSHIELD CORNERS.

INSTALL VAPROSHIELD 3-D

CUT INSIDE EDGES OF PRE-

FORMEDCORNERS TO ALIGN WITH JAMB &HEAD FLASHING.

NOTE: FOR AIR BARRIER DESIGN, USE

WRAPSHIELD WITH VAPROTAPE @ ALL MEMBRANE JOINTS (HORIZONTAL AND

SEAL WINDOW NAILING FLANGE TO

NOTE: ALL WINDOW MATERIALS MUST BE

NOTE: FOR AIR BARRIER DESIGN, USE WRAPSHIELD

COMPATIBLE WITH VAPRO PRODUCTS.

INSTALLATION OF WALLSHIELD / WRAPSHIELD LAP 6" @ HORIZONTAL JOINTS & 12" @ VERTICAL END

SEAL FIELD MEMBRANE WITH

VAPRO-TAPE OVER JAMB FLASHING.

3" VAPROTAPE ALONG HEAD AND JAMBS ONLY. ROLL TO ACTIVATE

CORNERS @ HEAD. ATTACH WITH STAPLES OR AS REQUIRED BY

NOTE: USE VAPROSPRAY ADHESIVE TO ATTACH VAPROSHIELD AND 3-D CORNERS TO STEEL STUDS.

STEP 2 OF 10.

STEP 8 OF 10.

STEP 10 OF 10.

NOTE: UPPER WALLSHIELD / WRAPSHIELD FIELD MEMBRANE MUST LAP OVER LOWER
MEMBRANES, SHINGLE FASHION.

NOTE: USE VAPROSPRAY ADHESIVE TO

ATTACH VAPROSHIELD & 3-D CORNERS

INSTALL SILLSAVER PAN, CORNERAND SPACERS @ 6" O.C. TO SILL OF ROUGH

NOTE: USE VAPROSPRAY ADHESIVE TO

ATTACH VAPROSHIELD & 3-D CORNERS

INSTALL VAPROFLASHING @ HEAD. FOLD INTO ROUGH OPENING & ATTACH TO INTERIOR FRAMING. —

NOTE: SOME WINDOW MFG'S REQUIRE

CONTINUOUS SUPPORT @ SILL.

MIN. 28 GA. PRE-FINISHED METAL HEAD FLASHING WITH FOLDED END DAMS. (BY

FOR WRAPSHIELD AIR BARRIER

DESIGN, SEAL LEG OF METAL

NOTE: FOR AIR BARRIER DESIGN, USE WRAPSHIELD

WITH VAPROTAPE @ ALL MEMBRANE JOINTS (HORIZONTAL AND VERTICAL).

HEAD FLASHING WITH SINGLE-SIDED VAPROTAPE TO

VAPROFLASHING HEAD

SLIP WRAPSHIELD / WALLSHIELD FIELD MEMBRANE UNDER VAPROFLASING & SILL.

OTHERS). -

FLASHING. -

STEP 3 OF 10.

STEP 6 OF 10.

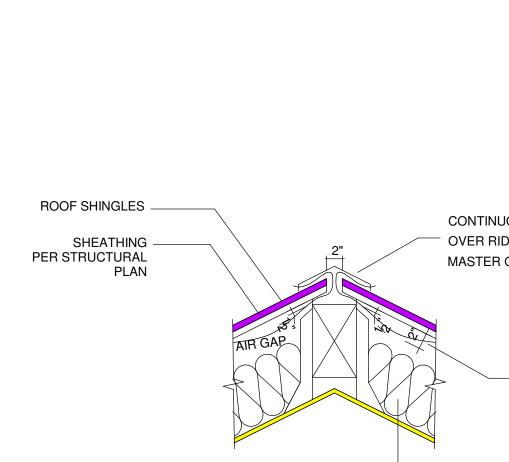
STEP 9a OF 10.

OPENING.(MIN.) —

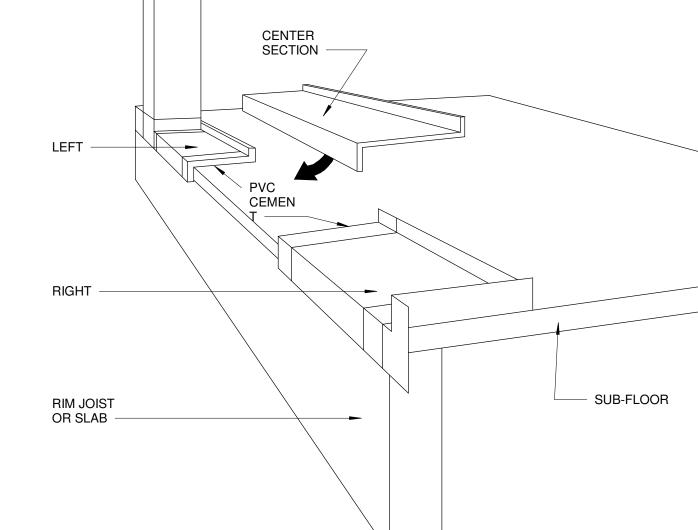
TO STEEL STUDS.

 ALL DIMENSIONS ARE CONSIDERED TRUE AND REFLECT MANUFACTURER'S SPECIFICATIONS.
 CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.CADdetails.com/info REFERENCE NUMBER 4110-200k.

1 WEATHER SHIELD @ WINDOW DETAIL
1" = NTS



A RIDGE VENTING DETAIL



2 SILL WEATHERPROOFING DETAIL 1" = NTS

12 60TH RCER

REVISION	DATE	REASON FOR
1	12-17-2020	CORRECTIONS #1
2	2-16-2020	CORRECTIONS #2
3	10-26-2021	DESIGN CHANGE

DETAILS

PERMIT SET

REVISION 11/21/21 PROJECT SHEET NUMBER

6 VENTING 1" = 100'-0"

Soffit vent

NUMBER

As indicated

A6.2

-Wind baffles

Ridge vent

DOOR

FINISH

FLOORING

SUBFLOOR

ALUMINUM

KICKBOARD

5 SILL WEATHERPROOF DETAIL 6" = 1'-0"

DECKING

DECK FLASHIN

THRESHOLD

THERMAL

FLASHING

BREAK -

1" = 1'-0"

Soffit vent

WEATHER SHIELD DETAIL

CONTINUOUS SHINGLE OVER RIDGE VENT. RIDGE MASTER OR EQUIVALENT.

R-49 OR R-38C INSULATION

MINIMUM AIR GAP

Appearance, Right, Dual Pane Low-E4 Tempered Argon Fill Full Divided Light (FDL) 2 Wide, 3 High, Specified Equal Light Pattern, White, Pine w/Birch Bark - Painted, 7/8" Grille Bar, Tribeca, White, Exterior Keyed Lock, Lock Cylinder Keyed Alike Trim Set 1: FWOD Right Tribeca White PN:2577555 Exterior Keyed Lock - Keyed Alike 1: FWOD RH Tribeca White PN:9056145 Sill Step: FWOD -1" 33 Maple Birch Bark - Painted Comments: Qty: Reuse existing door

CUSTOMER PO# TRADE ID

TRADE ID

Location

[D3] DINING OUTSWING DOORS

CUSTOMER PO#

Location LAUNDRY SINGLE OUTSWING

QUOTE NAME

ORDER NOTES: DELIVERY NOTES:

Unit# U-Factor SHGC

A1 0.31 0.21

QUOTE NAME

ORDER NOTES: DELIVERY NOTES:

Unit # U-Factor SHGC

A1 0.31 0.21

PAVILION CO - THE LEVELLA THE LEVELLA 3,30,2021

PAVILION CO - THE LEVELLA THE LEVELLA 3.30.2021

RO Size = 72" x 83"

PROJECT NAME QUOTE NUMBER

Trim Set 1: FWOD Active Left-Passive Right Tribeca White PN:2577556 Exterior Keyed Lock - Keyed Alike 1: FWOD LH Tribeca White PN:9056145

Sill Step: FWOD -1" 72 Maple Birch Bark - Painted

PROJECT NAME

RO Size = 33" x 83"

252341

QUOTE NUMBER

252341

Operation

Unit Size = 71 1/4" x 82 3/8"

FWOD60611, Unit, A Series Patio Doors 2 Panel-FWO, 4 9/16" Frame Depth, Factory Assembled, White Exterior Frame, White Exterior Sash/Panel, Pine w/Birch Bark - Painted Interior Frame, Pine w/Birch Bark - Painted Interior Sash/Panel, Bronze

Appearance, Active Left-Passive Right, Dual Pane Low-E4 Tempered Argon Fill Full Divided Light (FDL) 2 Wide, 3 High, Specified Equal Light Pattern, White, Pine w/Birch Bark - Painted, 7/8" Grille Bar, Tribeca, White, Exterior Keyed Lock, Lock Cylinder Keyed

Unit Size = 32 1/8" x 82 3/8"

FWOD29611, Unit, A Series Patio Doors 1 Panel-FWO, 4 9/16" Frame Depth, Factory Assembled, White Exterior Frame, White Exterior Sash/Panel, Pine w/Birch Bark - Painted Interior Frame, Pine w/Birch Bark - Painted Interior Sash/Panel, Bronze

Active Left-Passive Right

2412 60TH AVE MERCER ISLAN

REVISION DATE REASON FOR ISSUE 3 10-26-2021 DESIGN CHANGE

PROJECT NUMBER

DATE 11/21/21

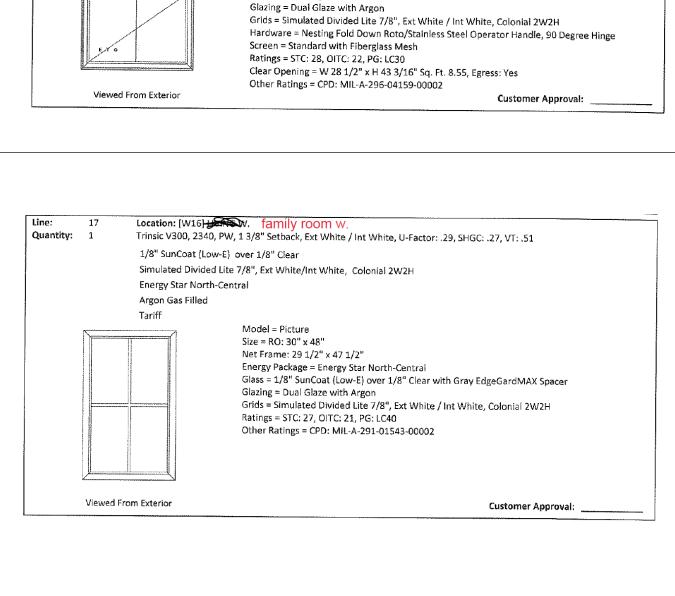
PERMIT SET

SCALE 1/4" = 1'-0"

REVISION 3

SHEET NUMBER

DOOR SCHEDULE



Model = Casement

Size = RO: 28" x 60"

Handing = Left

Model = Casement

Size = RO: $30'' \times 56''$

Model = Single Hung

Net Frame: 23 1/2" x 47 1/2"

Dimensions = Sash Height: One Half

Glazing = Dual Glaze with Argon

Hardware = SmartTouch Lock

Screen = Standard with Fiberglass Mesh

Ratings = STC: 28, OITC: 23, PG: LC30

Clear Opening = W 21" x H 20 1/8" Sq. Ft. 2.93

Other Ratings = CPD: MIL-A-295-02290-00002

Energy Package = Energy Star North-Central

Glass = 1/8" SunCoat (Low-E) over 1/8" Clear with Gray EdgeGardMAX Spacer

Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 2W2H

Size = RO: 24" x 48"

Model = Casement

Handing = Right

EdgeGardMAX Spacer

Size = RO: 36" x 48"

Net Frame: 35 1/2" x 47 1/2"

Energy Package = Energy Star North-Central

Glass = 1/8" SunCoat (Low-E) Tempered over 1/8" Matelux (Obscure) Tempered with Gray

Handing = Right

Net Frame: 29 1/2" x 55 1/2"

Glazing = Dual Glaze with Argon

Energy Package = Energy Star North-Central

Screen = Standard with Fiberglass Mesh

Other Ratings = CPD: MIL-A-296-04159-00002

Ratings = STC: 28, OfTC: 22, PG: LC30

Glass = 1/8" SunCoat (Low-E) over 1/8" Clear with Gray EdgeGardMAX Spacer

Hardware = Nesting Fold Down Roto/Stainless Steel Operator Handle, 90 Degree Hinge

Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 2W2H

Clear Opening = W 22 1/2" x H 51 3/16" Sq. Ft. 8, Egress: Yes

Net Frame: 27 1/2" x 59 1/2"

Glazing = Dual Glaze with Argon

Energy Package = Energy Star North-Central

Screen = Standard with Fiberglass Mesh

Other Ratings = CPD: MIL-A-296-04159-00002

Ratings = STC: 28, OITC: 22, PG: LC30

Glass = 1/8" SunCoat (Low-E) over 1/8" Clear with Gray EdgeGardMAX Spacer

Hardware = Nesting Fold Down Roto/Stainless Steel Operator Handle, 90 Degree Hinge

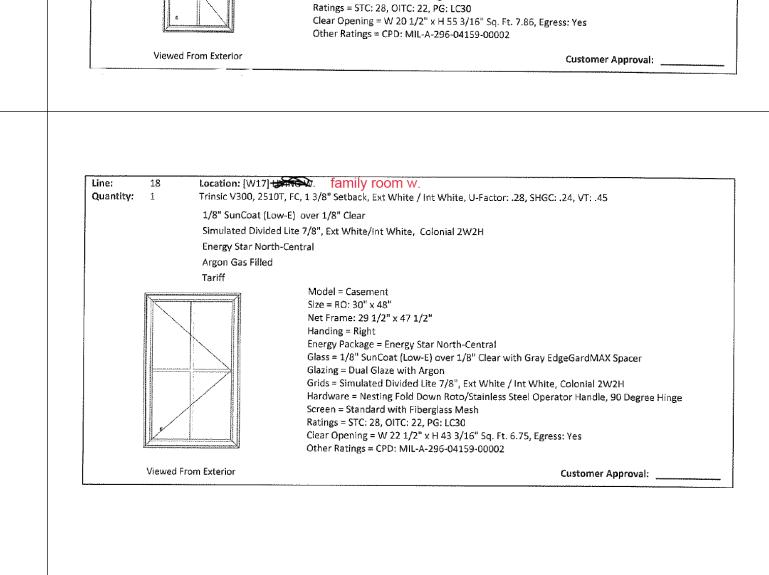
Customer Approval:

Customer Approval: _

Customer Approval:

Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 2W2H

Clear Opening = W 20 1/2" x H 55 3/16" Sq. Ft. 7.86, Egress: Yes



Location: [W1b] FOYER W. (TEMPERED)

Energy Star North-Central

Argon Gas Filled

Location: [W5] FAMILY S.

Energy Star North-Central

Location: [W9] BED1 N.

Energy Star North-Central

Location: [W14a] BED2 W.

Energy Star North-Central

Argon Gas Filled

1/8" SunCoat (Low-E) over 1/8" Clear

Argon Gas Filled

1/8" SunCoat (Low-E) over 1/8" Clear

Argon Gas Filled

1/8" SunCoat (Low-E) over 1/8" Clear

Viewed From Exterior

Viewed From Exterior

Quantity: 1

Quantity: 1

1/8" SunCoat (Low-E) Tempered over 1/8" Clear Tempered

Simulated Divided Lite 7/8", Ext White/Int White, Colonial 2W2H

Model = Casement

Handing = Right

Simulated Divided Lite 7/8", Ext White/Int White, Colonial 2W2H

Model = Casement

Size = $RO: 32^{\circ} \times 48^{\circ}$

Handing = Left

Simulated Divided Lite 7/8", Ext White/Int White, Colonial 6W2H

Model = Double Vent

Net Frame: 89 1/2" x 47 1/2"

Glazing = Dual Glaze with Argon

Hardware = SmartTouch Lock

Screen = Standard with Fiberglass Mesh

Ratings = STC: 28, OITC: 22, PG: R15

Dimensions = Sash Width: One Third

Energy Package = Energy Star North-Central

Other Ratings = CPD: MIL-A-294-02290-00002

Trinsic V300, 2510T, FC, 13/8" Setback, Ext White / Int White, U-Factor: .28, SHGC: .24, VT: .45

Energy Package = Energy Star North-Central

Screen = Standard with Fiberglass Mesh

Glass = 1/8" SunCoat (Low-E) over 1/8" Clear with Gray EdgeGardMAX Spacer

Hardware = Nesting Fold Down Roto/Stainless Steel Operator Handle, 90 Degree Hinge

Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 2W2H

Glass = 1/8" SunCoat (Low-E) over 1/8" Clear with Gray EdgeGardMAX Spacer

Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 6W2H

Clear Opening = W 27 9/16" x H 45" Sq. Ft. 8.61, Egress: Yes

Size = RO: $90'' \times 48''$

Handing = XOX

Simulated Divided Lite 7/8", Ext White/Int White, Colonial 2W2H

Model = Casement

Handing = Left

Size = RO: 28" x 60"

Net Frame: 27 1/2" x 59 1/2"

Glazing = Dual Glaze with Argon

Net Frame: 31 1/2" x 47 1/2"

Glazing = Dual Glaze with Argon

Size = RO: 28" x 60"

Net Frame: 27 1/2" x 59 1/2"

Glazing = Dual Glaze with Argon

Screen = Standard with Fiberglass Mesh

Other Ratings = CPD: MIL-A-296-04159-00002

Trinsic V300, 2510T, FC, 1 3/8" Setback, Ext White / Int White, U-Factor: .28, SHGC: .24, VT: .45

Energy Package = Energy Star North-Central

Screen = Standard with Fiberglass Mesh

Other Ratings = CPD: MIL-A-296-04159-00002

Trinsic V300, 2110, DV, 1 3/8" Setback, Ext White / Int White, U-Factor: .29, SHGC: .26, VT: .49

Ratings = STC: 28, OfTC: 22, PG: LC30

Ratings = STC: 28, OITC: 22, PG: LC30

Trinsic V300, 2510T, FC, 1 3/8" Setback, Ext White / Int White, U-Factor: .28, SHGC: .24, VT: .45

Energy Package = Energy Star North-Central

Glass = 1/8" SunCoat (Low-E) Tempered over 1/8" Clear Tempered with Gray EdgeGardMAX

Hardware = Nesting Fold Down Roto/Stainless Steel Operator Handle, 90 Degree Hinge

Glass = 1/8" SunCoat (Low-E) over 1/8" Clear with Gray EdgeGardMAX Spacer

Hardware = Nesting Fold Down Roto/Stainless Steel Operator Handle, 90 Degree Hinge

Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 2W2H

Clear Opening = W 24 1/2" x H 43 3/16" Sq. Ft. 7.35, Egress: Yes

Customer Approval:

Customer Approval:

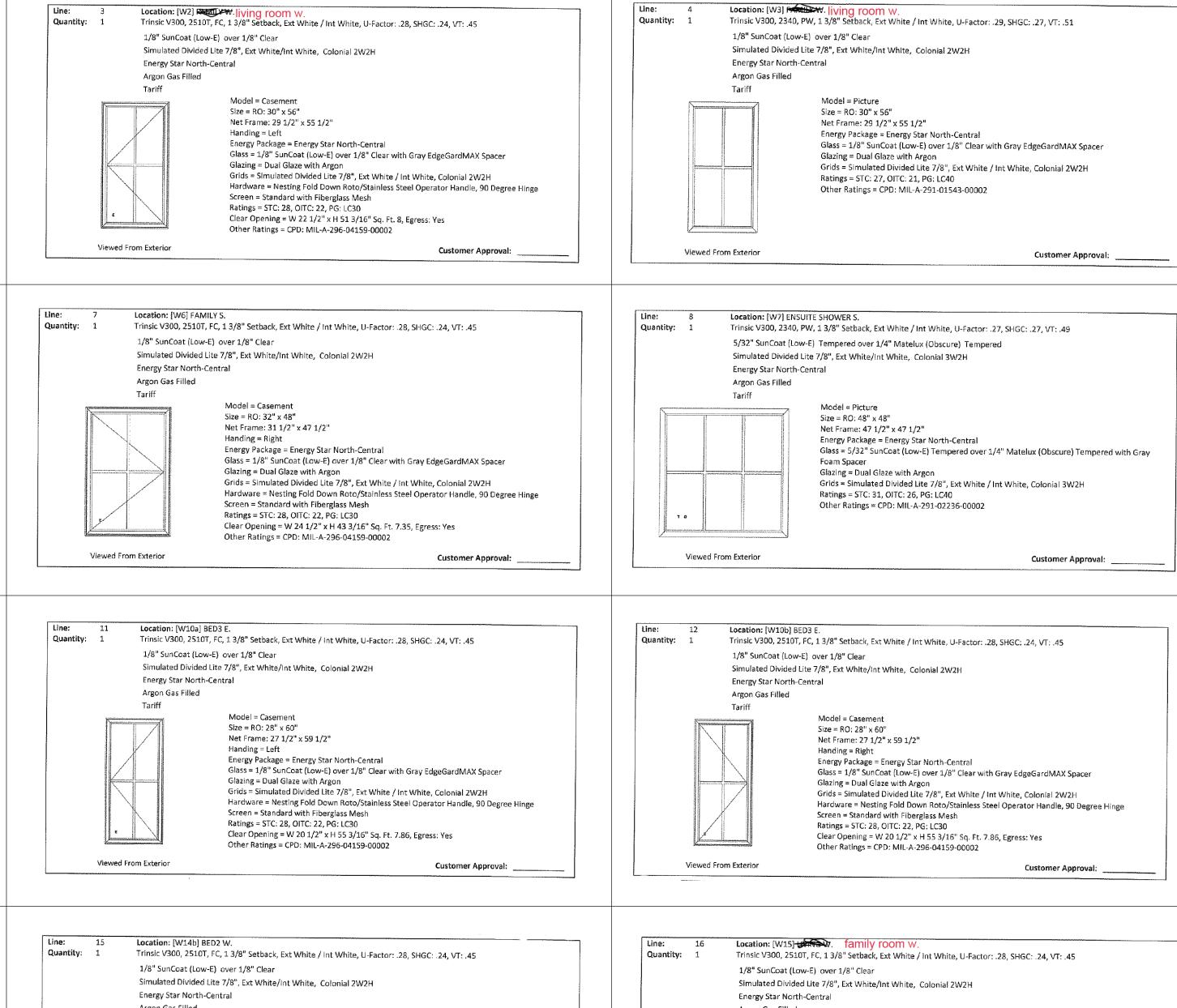
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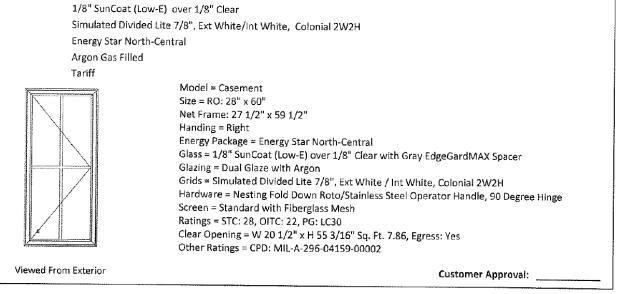
Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 2W2H

Clear Opening = W 20 1/2" x H 55 3/16" Sq. Ft. 7.86, Egress: Yes

Quantity: 1

Quantity: 1





Trinsic V300, 2510T, FC, 1 3/8" Setback, Ext White / Int White, U-Factor: .28, SHGC: .24, VT: .45

Location: [W18] Dining room E.

1/8" SunCoat (Low-E) over 1/8" Clear

Energy Star North-Central

Argon Gas Filled

Energy Package = Energy Star North Central

Other Ratings = CPD: MIL-A-291-02236-00002

Model = Fixed

Size - RO: 72" x 10"

Net Frame: 71 1/4" x 9 1/4"

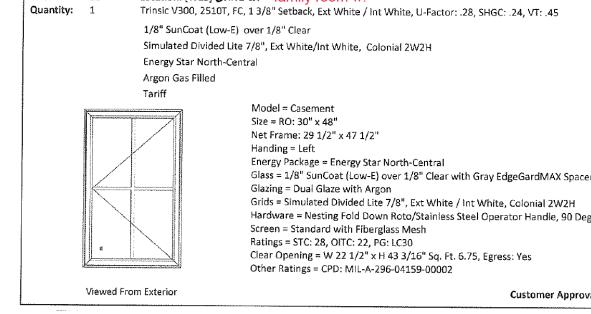
Glazing = Dual Glaze with Argon

Ratings = STC: 31. OITC: 26, PG: LC40

Simulated Divided Life 7/8", Ext White/ Int White, Colonial 3W1H

Glass: = 1/8" SunCoat (Low-E) over 1/8" Clear with Gray EdgeGardMAX Spacer

Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 3W1H



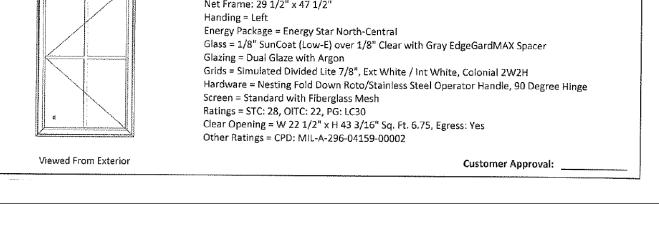
Simulated Divided Lite 7/8", Ext White/ Int White, Colonial 2W2H

Line: 20 Location: [W19] Fover W.

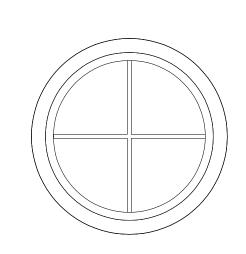
1/8" SunCoat (Low-E) over 1/8" Clear

Energy Star North-Central

Argon Gas Filled



Quantity: 1 Trinsic V300, 2510T, FC, 1 3/8" Setback, Ext White / Int White, U-Factor: .28, SHGC: .24, VT: .45



Model = Fixed Size - RO: 36" Net Frame: 35 1/4" Energy Package = Energy Star North Central Glass: = 1/8" SunCoat (Low-E) over 1/8" Clear with Gray EdgeGardMAX Spacer Glazing = Dual Glaze with Argon Grids = Simulated Divided Lite 7/8", Ext White / Int White, Colonial 2W2H Ratings = STC: 31. OITC: 26, PG: LC40 Other Ratings = CPD: MIL-A-291-02236-00002

S ОШ

REVISION DATE REASON FOR ISSUE

3 10-26-2021 DESIGN CHANGE

WINDOW SCHEDULE

PERMIT SET

REVISION 11/21/21 PROJECT HEET NUMBER

NUMBER 1/2" = 1'-0"

STRUCTURAL NOTES

<u>GENERAL REQUIREMENTS</u>

BUILDING CODE & REFERENCE STANDARDS: THE "INTERNATIONAL BUILDING CODE" (IBC), CURRENT EDITION, AS ADOPTED AND MODIFIED BY THE CITY OF MERCER SLAND, GOVERNS THE DESIGN AND CONSTRUCTION OF THIS PROJECT. REFERENCE TO A SPECIFIC SECTION IN THE CODE DOES NOT RELIEVE THE CONTRACTOR FROM COMPLIANCE WITH THE ENTIRE MATERIALS REFERENCE STANDARDS NOTED BELOW. THE LATEST EDITION OF THE MATERIALS REFERENCE STANDARDS SHALL BE

<u>SCOPE OF STRUCTURAL WORK</u>: STRUCTURAL DESIGN OF REMODEL TO A WOOD FRAMED BUILDING.

- <u>DEFINITIONS</u>: THE FOLLOWING DEFINITIONS APPLY TO THESE GENERAL NOTES:
- "STRUCTURAL ENGINEER OF RECORD" (EOR) THE STRUCTURAL ENGINEER WHO IS LEGALLY RESPONSIBLE FOR STAMPING & SIGNING THE STRUCTURAL DOCUMENTS FOR THE PROJECT. THE EOR IS RESPONSIBLE FOR THE DESIGN OF THE PRIMARY STRUCTURAL SYSTEM.
- "SPECIALTY STRUCTURAL ENGINEER" (SSE) A LICENSED PROFESSIONAL ENGINEER, NOT THE EOR, WHO PERFORMS SPECIALTY STRUCTURAL ENGINEERING SERVICES NECESSARY TO COMPLETE THE STRUCTURE, WHO HAS EXPERIENCE AND TRAINING IN THE SPECIFIC SPECIALTY. THE GENERAL CONTRACTOR, SUBCONTRACTOR, OR SUPPLIER WHO IS RESPONSIBLE FOR THE DESIGN, FABRICATION AND INSTALLATION OF SPECIALTY-ENGINEERED ELEMENTS SHALL RETAIN THE SSE. SUBMITTALS SHALL BE STAMPED AND SIGNED BY THE SSE. DOCUMENTS STAMPED AND SIGNED BY THE SSE SHALL BE COMPLETED BY OR UNDER THE DIRECT SUPERVISION OF THE SSE WITH A PE OR SE LICENSE ISSUED BY THE STATE OF WASHINGTON.
- "DEFERRED SUBMITTALS DEFERRED SUBMITTAL IS ENGINEERING WORK TO BE DESIGNED—BY—OTHERS OR BIDDER—DESIGNED.

<u>NOTE PRIORITIES</u>: NOTES ON THE INDIVIDUAL DRAWINGS SHALL GOVERN OVER THESE GENERAL NOTES.

<u>SPECIFICATIONS</u>: REFER TO THESE NOTES, STRUCTURAL DRAWINGS, AND ARCHITECTURAL DRAWINGS WHICH SERVE AS SPECIFICATIONS FOR THIS PROJECT.

<u>STRUCTURAL DETAILS</u>: THE STRUCTURAL DRAWINGS ARE INTENDED TO SHOW THE GENERAL CHARACTER AND EXTENT OF THE PROJECT AND ARE NOT INTENDED TO SHOW ALL DETAILS OF THE WORK.

ARCHITECTURAL DRAWINGS: REFER TO THE ARCHITECTURAL DRAWINGS FOR INFORMATION INCLUDING, BUT NOT LIMITED TO: DIMENSIONS, ELEVATIONS, SLOPES, DOOR AND WINDOW OPENINGS, NON-BEARING WALLS, CURTAIN WALLS, STAIRS, ELEVATORS, CURBS, DRAINS, DEPRESSIONS, RAILINGS, WATERPROOFING, FINISHES AND OTHER NONSTRUCTURAL ITEMS.

STRUCTURAL RESPONSIBILITIES: THE EOR IS RESPONSIBLE FOR THE STRENGTH AND STABILITY OF THE PRIMARY STRUCTURE IN ITS COMPLETED STATE.

CONTRACTOR RESPONSIBILITIES: THE CONTRACTOR IS RESPONSIBLE FOR THE MEANS AND METHODS OF CONSTRUCTION AND ALL JOB RELATED SAFETY STANDARDS SUCH AS OSHA AND WSHA. THE CONTRACTOR IS RESPONSIBLE FOR THE STRENGTH AND STABILITY OF THE STRUCTURE DURING CONSTRUCTION AND SHALL PROVIDE TEMPORARY SHORING, BRACING AND OTHER ELEMENTS REQUIRED TO MAINTAIN STABILITY UNTIL THE STRUCTURE IS COMPLETED. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BE FAMILIAR WITH THE WORK REQUIRED IN THE CONSTRUCTION DOCUMENTS AND THE REQUIREMENTS FOR EXECUTING IT PROPERLY.

'HE CONTRACTOR SHALL SUBMIT PLANS SHOWING THE LOCATION, WEIGHT, SIZE AND ANCHORAGE OF ALL HANGERS SUPPORTING ALL MECHANICAL, ELECTRICAL, PLUMBING OR SPRINKLER LOADS IN EXCESS OF 50 POUNDS. ALL ROOF—MOUNTED EQUIPMENT SHALL BE INCLUDED ON THESE PLANS AND SHALL SHOW THE WEIGHTS, SIZES, MOUNTING/ATTACHMENT DETAILS, AND LOCATIONS. SUBMIT PLANS TO THE EOR FOR REVIEW PRIOR TO INSTALLATION.

DISCREPANCIES: IN CASE OF DISCREPANCIES BETWEEN THESE GENERAL NOTES, THE CONTRACT DRAWINGS AND SPECIFICATIONS, AND/OR REFERENCE STANDARDS, HE EOR SHALL DETERMINE WHICH SHALL GOVERN. DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE EOR BEFORE PROCEEDING WITH THE WORK. ACCORDINGLY, ANY CONFLICT IN OR BETWEEN THE CONTRACT DOCUMENTS SHALL NOT BE A BASIS FOR ADJUSTMENT IN THE CONTRACT PRICE.

SITE VERIFICATION: THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT THE SITE PRIOR TO FABRICATION AND/OR CONSTRUCTION. CONFLICTS BETWEEN THE DRAWINGS AND ACTUAL SITE CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE EOR BEFORE PROCEEDING WITH THE WORK. ALL UNDERGROUND UTILITIES SHALL BE DETERMINED BY THE CONTRACTOR PRIOR TO EXCAVATION OR DRILLING.

ADJACENT UTILITIES: THE CONTRACTOR SHALL DETERMINE THE LOCATIONS OF ALL ADJACENT UNDERGROUND UTILITIES PRIOR TO EXCAVATION. ANY UTILITY NFORMATION SHOWN ON THE DRAWINGS AND DETAILS IS APPROXIMATE AND NOT NECESSARILY COMPLETE.

CONSTRUCTION LOADS: LOADS ON THE STRUCTURE DURING CONSTRUCTION SHALL NOT EXCEED THE DESIGN LOADS OR THE CAPACITY OF THE PARTIALLY COMPLETED (2) IBC CHAPTER 19. CONSTRUCTION.

SNOW LOAD: THE ROOF SNOW LOAD IS DETERMINED BY USING CHAPTER 7 OF ASCE 7-16 IN ACCORDANCE WITH IBC SECTION 1608 AND WITH THE FOLLOWING

MINIMUM ROOF DESIGN LOAD 25 PSF WITHOUT DRIFT GROUND SNOW LOAD, PG = 25 PSF IMPORTANCE FACTOR, IS = 1.0

FLAT ROOF SNOW LOAD, PF = 25 PSF THERMAL FACTOR, CT = 1.0

WIND DESIGN: WIND LOAD IS DETERMINED USING CHAPTER 26 OF ASCE 7-16 IN ACCORDANCE WITH IBC SECTION 1609 WITH THE FOLLOWING FACTORS:

BASIC WIND SPEED (3-SECOND GUST) V = 98 MPHWIND IMPORTANCE FACTOR IW = 1.0 RISK—CATEGORY = II EXPOSURE CATEGORY = C $GCPI = \pm 0.18$

SEISMIC DESIGN: EARTHQUAKE DESIGN IS DETERMINED USING CHAPTER 12 ASCE 7-16 IN ACCORDANCE WITH IBC CHAPTER 16 WITH THE FOLLOWING FACTORS: IMPORTANCE FACTOR IE = 1.0

RISK CATEGORY= II SS = 1.397 GSDS = 1.118 GS1 = 0.487 GSD1 = 1.118 GSITE CLASS = DSEISMIC DESIGN CATEGORY = D

- BASIC SEISMIC FORCE RESISTING SYSTEM: A-15 (BEARING WALL SYSTEMS) LIGHT-FRAMED WALLS WITH WOOD STRUCTURAL PANELS RATED FOR SHEAR
- RESISTANCE • ANALYSIS PROCEDURE: EQUIVALENT LATERAL FORCE PROCEDURE, PER ASCE 7-16, SECTION 12.8
- R = 6.5• CS = 0.172
- \bullet CD = 4 • W = 2.5
- <u>DESIGN BASE SHEAR</u>: DESIGN BASE WIND GOVERNED N/S V = 16.6K, E/W V = 17.4K.

FLOOR TOTAL LOAD DEFLECTION LIMIT: L/240 FLOOR LIVE LOAD DEFLECTION LIMIT: L/360 ROOF TOTAL LOAD DEFLECTION LIMIT: L/240 ROOF LIVE LOAD DEFLECTION LIMIT: L/360

<u>VE LOADS</u>:

ROOF (LIVE) 20 PSF 35 PSF ROOF (SNOW) FLOOR (LIVE) 40 PSF BALCONIES AND DECKS 60 PSF

<u>PEFERRED SUBMITTAL LOADS</u>: ALL PRE-ENGINEERED, PRE-FABRICATED, PRE-MANUFACTURED, OR OTHER PRODUCTS DESIGNED BY OTHERS SHALL BE DESIGNED FOR THE TRIBUTARY DEAD AND LIVE LOADS PLUS WIND, EARTHQUAKE, AND COMPONENT, AND CLADDING LOADS WHEN APPLICABLE. DESIGN SHALL CONFORM TO THE PROJECT DRAWINGS AND SPECIFICATIONS, REFERENCE STANDARDS, AND GOVERNING CODES.

SUBMITTALS: SHOP DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT/EOR PRIOR TO ANY FABRICATION OR CONSTRUCTION FOR ALL STRUCTURAL ITEMS AS NOTED BELOW. THE CONTRACTOR SHALL REVIEW AND PLACE A SHOP DRAWINGS STAMP ON THE SUBMITTAL BEFORE FORWARDING TO THE EOR. SUBMITTALS SHALL BE MADE IN TIME TO PROVIDE A MINIMUM OF ONE WEEK FOR REVIEW BY THE EOR. ADDITIONAL SUBMITTALS REQUIRED FOR THIS PROJECT ARE SPECIFIED IN THE SPECIFIC SECTIONS BELOW. REFERENCE THE INDIVIDUAL MATERIAL SECTION FOR SPECIFIC INFORMATION TO BE INCLUDED IN THE SUBMITTAL.

F THE SHOP DRAWINGS DIFFER FROM OR ADD TO THE DESIGN OF THE STRUCTURAL DRAWINGS, THEY SHALL BEAR THE SEAL AND SIGNATURE OF THE WASHINGTON STATE REGISTERED PROFESSIONAL ENGINEER WHO IS RESPONSIBLE FOR THE DESIGN.

EMBEDDED STEEL ITEMS MILL CERTIFICATIONS FOR PRIMARY FRAMING ELEMENTS ALTERNATES: PRODUCT OR MANUFACTURER COMPONENTS SPECIFIED IN THESE DRAWINGS ARE USED AS THE BASIS OF DESIGN FOR THIS PROJECT. ALTERNATES FOR (5) CRSI MSP-2 "MANUAL OF STANDARD PRACTICE." SPECIFIED ITEMS MAY BE SUBMITTED TO THE EOR FOR REVIEW. HOWEVER, CONTRACTOR SHALL SUBMIT A CURRENT ICC-ESR/IAPMO-ER REPORT IDENTIFYING THAT AN ALTERNATIVE COMPONENT HAS THE SAME OR GREATER LOAD CAPACITY THAN THE SPECIFIED ITEM.

SHOP DRAWING REVIEW: REVIEW BY THE ARCHITECT/EOR IS FOR GENERAL COMPLIANCE WITH THE DESIGN CONCEPT AND THE CONTRACT DOCUMENTS. DIMENSIONS AND QUANTITIES ARE NOT REVIEWED BY THE EOR, AND THEREFORE, MUST BE VERIFIED BY THE GENERAL CONTRACTOR. MARKINGS OR COMMENTS SHALL NOT BE CONSTRUED AS RELIEVING THE CONTRACTOR FROM COMPLIANCE WITH THE PROJECT PLANS AND SPECIFICATIONS, NOR DEPARTURES THEREFROM. THE CONTRACTOR REMAINS RESPONSIBLE FOR DETAILS AND ACCURACY; FOR CONFIRMING AND CORRELATING ALL QUANTITIES AND DIMENSIONS; FOR SELECTING FABRICATION PROCESSES: FOR TECHNIQUES OF ASSEMBLY; AND FOR PERFORMING WORK IN A SECURE MANNER. WHEN SHOP DRAWINGS (COMPONENT DESIGN DRAWINGS) DIFFER FROM OR ADD TO THE REQUIREMENTS OF THE STRUCTURAL DRAWINGS THEY SHALL BE DESIGNED AND STAMPED BY THE RESPONSIBLE SSE. ALLOW ONE WEEK FOR EOR REVIEW TIME.

<u>DEFERRED SUBMITTALS</u>: PER IBC SECTION 107.3.4.1, DRAWINGS, CALCULATIONS, AND PRODUCT DATA FOR THE DESIGN AND FABRICATION OF ITEMS THAT ARE DESIGNED-BY-OTHERS SHALL BEAR THE SEAL AND SIGNATURE OF THE WASHINGTON STATE REGISTERED PROFESSIONAL ENGINEER (SSE) WHO IS RESPONSIBLE FOR THE DESIGN AND SHALL BE SUBMITTED TO THE ARCHITECT/EOR AND THE BUILDING DEPARTMENT FOR REVIEW PRIOR TO FABRICATION. ALLOW ONE WEEK FOR EOR REVIEW TIME.

THE SSE SHALL SUBMIT STAMPED AND SIGNED CALCULATIONS AND SHOP DRAWINGS TO THE EOR FOR REVIEW. REVIEW OF THE SSE'S SHOP DRAWINGS IS FOR GENERAL COMPLIANCE WITH DESIGN CRITERIA AND COMPATIBILITY WITH THE DESIGN OF THE PRIMARY STRUCTURE AND DOES NOT RELIEVE THE SSE OF RESPONSIBILITY FOR THAT DESIGN. ALL NECESSARY BRACING, TIES, ANCHORAGE, AND PROPRIETARY PRODUCTS SHALL BE FURNISHED AND INSTALLED PER MANUFACTURER'S INSTRUCTIONS OR THE SSE'S DESIGN DRAWINGS AND CALCULATIONS. SUBMITTED DRAWINGS SHALL INDICATE ALL REACTION FORCES IMPARTED TO THE PRIMARY STRUCTURE. THE DESIGN OF THE CONNECTION TO THE PRIMARY STRUCTURE IS THE RESPONSIBILITY OF THE SUPPLIER AND SSE. SUBMITTED CALCULATIONS ARE FOR CURSORY REVIEW ONLY AND WILL GENERALLY NOT BE RETURNED.

NON-STRUCTURAL COMPONENTS: DESIGN, DETAILING AND ANCHORAGE OF ALL NONSTRUCTURAL COMPONENTS SHALL BE IN ACCORDANCE WITH ASCE 7-10, CHAPTER 13 AND THE PROJECT SPECIFICATIONS. NONSTRUCTURAL COMPONENTS DESIGNED BY OTHERS SHALL NOT INDUCE TORSIONAL LOADING INTO SUPPORTING STEEL STRUCTURAL MEMBERS WITHOUT ADDITIONAL BRACING OF THOSE MEMBERS TO ELIMINATE TORSIONAL FORCES. TORSIONAL BRACING SHALL BE DESIGNED BY THE NONSTRUCTURAL COMPONENT DESIGNER AND APPROVED BY THE EOR. ANCHORAGE TO THE PRIMARY STRUCTURE IS PER THE BIDDER-DESIGN CONTRACTOR OR

TESTS & INSPECTIONS

INSPECTIONS: ALL CONSTRUCTION IS SUBJECT TO INSPECTION BY THE BUILDING OFFICIAL IN ACCORDANCE WITH IBC SEC 110. THE CONTRACTOR SHALL COORDINATE ALL REQUIRED INSPECTIONS WITH THE BUILDING OFFICIAL. SUBMIT COPIES OF ALL INSPECTION REPORTS TO THE ARCHITECT/EOR FOR REVIEW. THE BUILDING OFFICIAL MAY ACCEPT INSPECTION OF AND REPORTS BY APPROVED INSPECTION AGENCIES IN LIEU OF BUILDING OFFICIAL'S INSPECTIONS. THE CONTRACTOR SHALL OBTAIN APPROVAL OF BUILDING OFFICIAL TO USE THE THIRD-PARTY INSPECTION AGENCY AND CONTRACTOR SHALL ALERT THE ARCHITECT/EOR AS SUCH.

SPECIAL INSPECTIONS: IN ADDITION TO THE INSPECTIONS REQUIRED BY IBC SEC 110, A SPECIAL INSPECTOR SHALL BE HIRED BY THE OWNER AS AN INDEPENDENT THIRD-PARTY INSPECTOR TO PERFORM THE SPECIAL INSPECTIONS PER IBC CH. 17. SPECIAL INSPECTIONS SHALL BE PERFORMED BY AN APPROVED TESTING AGENCY AS OUTLINED IN THE SPECIAL INSPECTION SCHEDULE, THE CONTRACT DOCUMENTS, AND/OR THE PROJECT SPECIFICATION. SPECIAL INSPECTIONS SHALL MEET THE REQUIREMENTS OUTLINES IN THE SPECIFIC MATERIALS SECTIONS OF IBC SEC 1705. THE CONTRACTOR IS RESPONSIBLE FOR SCHEDULING THE INSPECTIONS, PER THE CITY/BUILDING OFFICIAL.

SPECIAL INSPECTIONS SHALL BE PERFORMED PER THE STRUCTURAL INSPECTION SCHEDULE.

SOILS AND FOUNDATIONS

REFERENCE STANDARDS: CONFORM TO IBC CHAPTER 18 "SOILS AND FOUNDATIONS."

GEOTECHNICAL INSPECTION: SITE SOIL CONDITIONS, FILL PLACEMENT, AND LOAD-BEARING REQUIREMENTS SHALL BE AS REQUIRED BY SECTION 1705.6 AND TABLE 1705.6 AND/OR AS REQUIRED IN THE GEOTECHNICAL REPORT.

ALLOWABLE SOIL BEARING PRESSURE NEW & EXIST FOUNDATIONS 1500 PSF DL + LL

SLABS-ON-GRADE & FOUNDATIONS: ALL SLABS-ON-GRADE AND FOUNDATIONS SHALL BEAR ON STRUCTURAL COMPACTED FILL OR COMPETENT NATIVE SOIL PER THE GEOTECHNICAL REPORT OR AS NOTED IN THESE DOCUMENTS. EXTERIOR PERIMETER FOOTINGS SHALL BEAR NOT LESS THAN 18 INCHES BELOW FINISH GRADE, OR AS REQUIRED BY THE GEOTECHNICAL ENGINEER AND THE BUILDING OFFICIAL. INTERIOR FOOTINGS SHALL BEAR NOT LESS THAN 12 INCHES BELOW FINISH FLOOR.

FOUNDATION STEM WALLS: UNLESS OTHERWISE NOTED ON THE DRAWINGS, THE MAXIMUM UNBALANCED SOIL CONDITION FOR ALL FOUNDATION STEM WALLS (DIFFERENCE IN ELEVATION BETWEEN INTERIOR AND EXTERIOR SOIL GRADES) SHALL BE 2'-6". MAINTAIN A MINIMUM 8" SEPARATION BETWEEN FINISH GRADE AND UNTREATED WOOD FRAMING.

BACKFILLING: BACKFILL BEHIND RETAINING AND FOUNDATION WALLS SHALL BE OF FREE-DRAINING MATERIAL PLACED IN MAXIMUM LOOSE LIFTS OF 12" OR AS DIRECTED BY THE GEOTECHNICAL REPORT. BACKFILL BEHIND WALLS SHALL NOT BE PLACED BEFORE THE WALL IS PROPERLY SUPPORTED BY THE FLOOR SLAB OR TEMPORARY BRACING. BACKFILL SHALL BE COMPACTED USING HAND-OPERATED EQUIPMENT ONLY. THE CONTRACTOR SHALL REFRAIN FROM OPERATING HEAVY EQUIPMENT BEHIND RETAINING AND FOUNDATION WALLS WITHIN A DISTANCE EQUAL TO OR GREATER THAN THE HEIGHT OF THE WALL, UNLESS OTHERWISE APPROVED BY THE EOR. ALL TOPSOIL ORGANICS AND LOOSE SURFACE SOIL SHALL BE REMOVED FROM BENEATH FILL SUPPORTING CONCRETE SLAB OR PAVING.

<u>CAST-IN-PLACE</u> CONCRETE

REFERENCE STANDARDS: CONFORMS TO THE LATEST EDITIONS OF THE FOLLOWING

ACI 318 "BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE AND COMMENTARY"

FIELD REFERENCE: THE CONTRACTOR SHALL KEEP A COPY OF ACI FIELD REFERENCE MANUAL, SP-15, "STANDARD SPECIFICATIONS FOR STRUCTURAL CONCRETE (ACI 301) WITH SELECTED ACI AND ASTM REFERENCES."

CONCRETE MIXTURES: CONFORM TO ACI 318 CHAPTER 19 "CONCRETE: DESIGN AND DURABILITY REQUIREMENTS."

MATERIALS: CONFORM TO ACI 318 CHAPTERS 19 & 20.

SUBMITTALS: PROVIDE ALL SUBMITTALS REQUIRED BY ACI 301 SEC 4.1.2. SUBMIT MIX DESIGNS FOR EACH MIX IN THE TABLE BELOW.

		TABLE OF MIX DESIG	GN REQUIREMENTS			
MEMBER	STRENGTH	TEST AGE	MAXIMUM	EXPOSURE	MAX	MINIMUM
TYPE/LOCATION	(PSI)	(DAYS)	AGGREGATE	CLASSIFICATION	W/C RATIO	AIR CONTENT
FDN - RESIDENTIAL FTG	3500	28	1"	F1. C0	0.45 (0.55 MAX)	4.5%

MIX DESIGN NOTES:

(1) W/C RATIO: WATER-CEMENTITIOUS MATERIAL RATIOS SHALL BE BASED ON THE TOTAL WEIGHT OF CEMENTITIOUS MATERIALS. RATIOS NOT SHOWN IN THE TABLE ABOVE ARE CONTROLLED BY STRENGTH REQUIREMENTS. (2) CEMENTITIOUS CONTENT:

a. THE USE OF FLY ASH, OTHER POZZOLANS, SILICA FUME, OR SLAG SHALL CONFORM TO ACI 301 SEC 4.2.2 9B. MAXIMUM AMOUNT OF FLY ASH SHALL BE 20% OF TOTAL CEMENTITIOUS CONTENT UNLESS REVIEWED AND APPROVED OTHERWISE BY EOR.

b. FOR CONCRETE USED IN ELEVATED FLOORS, PORTLAND CEMENT CONTENT SHALL CONFORM TO ACI 301 SEC 4.2.2.1. ACCEPTANCE OF LOWER CEMENT CONTENT IS CONTINGENT ON PROVIDING SUPPORTING DATA TO THE EOR FOR REVIEW AND ACCEPTANCE. (1) AIR CONTENT: CONFORM TO ACI 301 SEC 4.2.2.4. HORIZONTAL EXTERIOR SURFACES IN CONTACT WITH THE SOIL REQUIRE ENTRAINED AIR. USE EXPOSURE

CATEGORY FO, SO, WO, AND CO UNLESS NOTED OTHERWISE. TOLERANCE IS +/- 1.5%. AIR CONTENT SHALL BE MEASURED AT POINT OF PLACEMENT. (2) EXPOSURE CLASSIFICATION: THE MIX DESIGN PROVIDED SHALL MEET THE REQUIREMENTS OF ACI 318 CHAPTER 19, BASED ON THE EXPOSURE CLASSIFICATION INDICATED IN THE TABLE ABOVE.

(3) SLUMP: UNLESS OTHERWISE SPECIFIED OR PERMITTED, CONCRETE SHALL HAVE AT THE POINT OF DELIVERY, A SLUMP OF 4" +/- 1". FOR ADDITIONAL CRITERIA, REFERENCE ACI 301 SEC 4.2.2.2. (4) NON-CHLORIDE ACCELERATOR: NON-CHLORIDE ACCELERATING ADMIXTURE MAY BE USED IN CONCRETE SLABS PLACED AT AMBIENT TEMPERATURES BELOW 50F

AT THE CONTRACTOR'S OPTION. FORMWORK: CONFORM TO ACI 301 SEC 2 "FORMWORK AND FORM ACCESSORIES." REMOVAL OF FORMS SHALL CONFORM TO SEC 2.3.2 EXCEPT STRENGTH INDICATED

IN SEC 2.3.2.5 SHALL BE 0.75 F'C.

MEASURING, MIXING, AND DELIVERY: CONFORM TO ACI 301 SEC 4.3.

HANDLING, PLACING, CONSTRUCTING, AND CURING: CONFORM TO ACI 301 SEC 5.

EMBEDDED ITEMS: POSITION AND SECURE IN PLACE EXPANSION JOINT MATERIAL, ANCHORS AND OTHER STRUCTURAL AND NON-STRUCTURAL EMBEDDED ITEMS BEFORE PLACING CONCRETE. CONTRACTOR SHALL REFER TO MECHANICAL, ELECTRICAL, PLUMBING, AND ARCHITECTURAL DRAWINGS AND COORDINATE ALL OTHER EMBEDDED ITEMS.

GROUTED REBAR AND ANCHOR BOLTS: FOLLOW MANUFACTURER'S WRITTEN INSTRUCTIONS: DRILL HOLES IN EXISTING CONCRETE TO DEPTH NOTED ON PLANS OR TO DEPTH AS NECESSARY TO DEVELOP THE STRENGTH OF THE REBAR LISTED IN THE MANUFACTURER'S ICC—ESR/IAPMO—ER REPORT. DRILL THE HOLE DIAMETER PER MANUFACTURER'S INSTRUCTIONS. ROUGHEN SIDES OF HOLES BY PERCUSSIVE DRILLING METHODS. HOLES SHALL BE BRUSHED AND BLOWN FREE OF DEBRIS AND SURFACE RESIDUE BEFORE GROUTING OPERATION. SPECIAL INSPECTION IS REQUIRED.

CONCRETE REINFORCEMENT

<u>REFERENCE STANDARDS</u>: CONFORM TO:

(1) ACI 301 "STANDARD SPECIFICATIONS FOR STRUCTURAL CONCRETE."SEC 3" REINFORCEMENT, AND REINFORCEMENT SUPPORTS."

(2) IBC CHAPTER 19, CONCRETE. (3) ACI 318 AND ACI 318R.

(4) ACI SP-66 "ACI DETAILING MANUAL" INCLUDING ACI 315 "DETAILS AND DETAILING OF CONCRETE REINFORCEMENT."

(6) ANSI/AWS D1.4 "STRUCTURAL WELDING CODE - REINFORCING STEEL."

<u>UBMITTALS</u>: CONFORM TO ACI 301 SEC 3.1.1 "SUBMITTALS, DATA, AND DRAWINGS." SUBMIT PLACING DRAWINGS SHOWING FABRICATION DIMENSIONS AND LOCATIONS FOR PLACEMENT OF REINFORCEMENT AND REINFORCEMENT SUPPORTS.

ASTM A615, GRADE 60, DEFORMED BARS REINFORCING BARS ASTM A706, GRADE 60, DEFORMED BARS. WELDABLE REINFORCING BARS SMOOTH WELDED WIRE FABRIC ASTM A185

DEFORMED WELDED WIRE FABRIC ASTM A497

BAR SUPPORTS CRSI MSP-2, CHAPTER 3 "BAR SUPPORTS." 16.5 GAGE OR HEAVIER, BLACK ANNEALED. TIE WIRE

FABRICATION: CONFORM TO ACI 301, SEC 3.2.2 "FABRICATION," AND ACI SP-66 "ACI DETAILING MANUAL."

WELDING: BARS SHALL NOT BE WELDED UNLESS AUTHORIZED. WHEN AUTHORIZED, CONFORM TO ACI 301, SEC 3.2.2.2. "WELDING" AND PROVIDE ASTM A706, GRADE 60 REINFORCEMENT.

PLACING: CONFORM TO ACI 301, SEC 3.3.2 "PLACEMENT." PLACING TOLERANCES SHALL CONFORM TO SEC 3.3.2.1 "TOLERANCES."

CONCRETE COVER: CONFORM TO THE FOLLOWING COVER REQUIREMENTS FROM ACI 301, TABLE 3.3.2.3.

CONCRETE CAST AGAINST EARTH CONCRETE EXPOSED TO EARTH OR WEATHER (#5 & SMALLER) 1-1/2"

CONCRETE EXPOSED TO EARTH OR WEATHER (#6 & LARGER) 2"

3/4" BARS IN SLABS AND WALLS

SPLICES & DEVELOPMENT LENGTH: CONFORM TO ACI 301, SEC 3.3.2.7. REFER TO "LAP SPLICE & DEVELOPMENT SCHEDULE" ON PLANS FOR TYPICAL SPLICES. THE SPLICES AND DEVELOPMENT LENGTHS INDICATED ON INDIVIDUAL SHEETS CONTROL OVER THE SCHEDULE. USE CLASS B SPLICES UNLESS OTHERWISE NOTED. MECHANICAL CONNECTIONS MAY BE USED WHEN APPROVED BY THE EOR.

	REIN	IFORCING BAR CHART	
BAR SIZE	TOP BARS	OTHER BARS	DEVELOPMENT LENGTH, Ld
#4	33"	25"	19"
#5	41"	31"	24"
#6	48"	37"	29"
#7	70"	54"	41"
#8	80"	62"	47"
#9	90"	70"	53"
#10	100"	78"	59"
#11	110"	85"	65"

SCHEDULE NOTES:

1. ALL LENGTHS ARE IN INCHES AND FOR f'c= 4,000 PSI.

2. "TOP BARS" ARE HORIZONTAL REINFORCEMENT SO PLACED THAT MORE THAN 12" OF CONC IS CAST IN THE MEMBER BELOW THE BAR.

3. FOR f'c = 5,000 PSI USE 90% OF LENGTH.

4. FOR f'c = 3,000 PSI USE 115% OF LENGTH.

FIELD BENDING: CONFORM TO ACI 301 SEC 3.3.2.8. "FIELD BENDING OR STRAIGHTENING." BAR SIZES #3 THROUGH #5 MAY BE FIELD BENT COLD THE FIRST TIME. OTHER BARS REQUIRE PREHEATING. DO NOT TWIST BARS.

STRUCTURAL STEEL

DESIGN STANDARDS: STRUCTURAL STEEL FOR THIS PROJECT IS DESIGNED IN ACCORDANCE WITH THE LATEST EDITION OF THE AISC STEEL CONSTRUCTION MANUAL.

<u>REFERENCE STANDARDS</u>: CONFORM TO: (1) AISC "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS & BRIDGES."

(2) RCSC "SPECIFICATION FOR STRUCTURAL JOINTS USING ASTM A325 OR A490 BOLTS."

(3) AWS D1.1 "STRUCTURAL WELDING CODE - STEEL." (4) AWS D1.3 "STRUCTURAL WELDING CODE - SHEET STEEL."

(5) AWS D1.8 "STRUCTURAL WELDING CODE - SEISMIC SUPPLEMENT." (6) AISC 341 "SEISMIC PROVISIONS FOR STRUCTURAL STEEL BUILDINGS."

(7) ASCE 3 "STANDARD FOR THE STRUCTURAL DESIGN OF COMPOSITE SLABS."

OTHER STRUCTURAL SHAPES ASTM A36, FY = 36 KSIBARS & PLATES ASTM A36, FY = 36 KSI

HSS STRUCTURAL TUBING ASTM A500, GRADE B, FY = 46 KSI

ANCHOR BOLTS & BOLTS IN WOOD ASTM A307

ASTM A563 OR ASTM A194, GRADE 2H WASHERS (FLAT OR BEVELED) ASTM F436

ANCHOR RODS (HOOKED, HEADED, THREADED/NUTTED) ASTM F1554, GRADE 36 [WELDABLE] THREADED RODS ASTM A36, FY = 36 KSI

WELDING ELECTRODES E70XX, 70 KSI, LOW HYDROGEN, TYPICAL CONCRETE SCREWS SIMPSON TITEN HD

<u>REFERENCE STANDARDS</u>: CONFORM TO:

(1) IBC CHAPTER 23 "WOOD."

(2) NDS AND NDS SUPPLEMENT - "NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION."

(3) ANSI/TPI 1 "NATIONAL DESIGN STANDARD FOR METAL-PLATE-CONNECTED WOOD TRUSS CONSTRUCTION."

(4) BCSI 2013 "BUILDING COMPONENT SAFETY INFORMATION."

<u>IDENTIFICATION</u>: ALL SAWN LUMBER AND PRE-MANUFACTURED WOOD PRODUCTS SHALL BE IDENTIFIED BY THE GRADE MARK OR A CERTIFICATE OF INSPECTION ISSUED BY THE CERTIFYING AGENCY.

SAWN LUMBER: CONFORM TO GRADING RULES OF WWPA, WCLIB, OR NLGA. FINGER JOINTED STUDS ACCEPTABLE AT INTERIOR NON-STRUCTURAL WALLS ONLY.

MEMBER USE	SIZE	SPECIES	GRADE
STUDS & PLATES	2X4,3X4,2X6,3X6	HF	NO. 2
POSTS	4X4, 4X6, 4X8	HF	NO. 2
JOISTS	2X6 2X12	HF	NO. 2
BEAMS	4X8 4X12	HF	NO. 2
P.T. BEAMS	6X8 6X12	HF	NO. 2
P.T. POSTS	6X6	HF	NO. 2
P.T.	FRAMING	HF	NO. 2

WOOD STRUCTURAL SHEATHING (PLYWOOD): WOOD APA-RATED STRUCTURAL SHEATHING INCLUDES: ALL VENEER PLYWOOD, ORIENTED STRAND BOARD, WAFERBOARD PARTICLEBOARD, T1-11 SIDING, AND COMPOSITES OF VENEER AND WOOD BASED MATERIAL. CONFORM TO PRODUCT STANDARDS PS-1-95 AND PS-2-92 OF THE U.S. DEPT. OF COMMERCE AND THE AMERICAN PLYWOOD ASSOCIATION (APA)

		MINIMUM APA RATING			
LOCATION	THICKNESS	SPAN RATING	PLYWOOD GRADE	EXPOSURE	
ROOF	15/32"	24/16	C-D	1	
FLOOR	23/32" T&G	24 OC	STURD-I-FLOOR	1	
WALLS	15/32"	32/16	C-D	1	

PROJECT. ALTERNATE CONNECTORS BY OTHER MANUFACTURERS MAY BE SUBSTITUTED PROVIDED THEY HAVE CURRENT ICC-ESR/IAPMO-ER APPROVAL FOR EQUIVALENT OR GREATER LOAD CAPACITIES AND ARE REVIEWED AND APPROVED BY THE EOR PRIOR TO ORDERING. CONNECTORS SHALL BE INSTALLED PER THE MANUFACTURER'S INSTRUCTIONS. WHERE CONNECTOR STRAPS CONNECT TWO MEMBERS, PLACE 1/2 OF THE NAILS OR BOLTS IN EACH MEMBER. UNLESS NOTED OTHERWISE ALL NAILS SHALL BE FULL LENGTH COMMON. NAIL STRAPS TO WOOD FRAMING AS LATE AS POSSIBLE IN THE FRAMING PROCESS TO ALLOW THE WOOD TO SHRINK AND THE BUILDING TO SETTLE.

JOIST HANGERS AND CONNECTORS: SIMPSON STRONG-TIE COMPANY INC. AS SPECIFIED IN THEIR LATEST CATALOGS WAS USED AS THE BASIS OF DESIGN FOR THIS

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<u>IAILS AND STAPLES</u>: CONFORM TO IBC SEC 2303.6 "NAILS AND STAPLES." UNLESS NOTED ON PLANS, NAIL PER IBC TABLE 2304.10.1. UNLESS NOTED OTHERWISE ALL NAILS SHALL BE COMMON. NAIL SIZES SPECIFIED ON THE DRAWINGS ARE BASED ON THE FOLLOWING SPECIFICATIONS:

COMMON NAILS

COMMON TWALS		
SIZE	LENGTH	DIAMETER
8D	2-1/2"	0.131"
10D	3"	0.148"
16D	3-1/2"	0.162"
16D SINKER	3-1/4'	0.148"

<u>LAG BOLTS/BOLTS</u>: CONFORM TO ASTM A307. PROVIDE WASHERS UNDER THE HEADS AND NUTS OF ALL BOLTS AND LAG SCREWS BEARING ON WOOD.

WOOD HOLDOWNS: HOLDOWNS SPECIFIED ARE AS MANUFACTURED BY SIMPSON STRONG-TIE COMPANY INC. ADDITIONAL FRAMING MEMBERS SHALL BE PROVIDED PER THE MANUFACTURER'S REQUIREMENTS. ACCEPTABLE EQUIVALENT PRODUCT SUBSTITUTIONS ARE AVAILABLE FROM OTHER MANUFACTURERS WITH EOR APPROVAL. DO NOT COUNTERSINK HOLDOWN BOLTS.

<u>ENGINEERED WOOD PRODUCTS (EWP)</u>: THE FOLLOWING MATERIALS ARE BASED ON LUMBER MANUFACTURED BY TRUSJOIST BY WEYERHAEUSER. TRUS—JOIST BY WEYERHAEUSER WAS USED AS THE BASIS OF DESIGN FOR THIS PROJECT. ALTERNATE PRODUCTS BY OTHER MANUFACTURERS MAY BE SUBSTITUTED PROVIDED THEY HAVE CURRENT ICC-ESR/IAPMO-ER APPROVAL FOR EQUIVALENT OR GREATER LOAD AND STIFFNESS PROPERTIES AND ARE REVIEWED AND APPROVED BY THE EOR. A HUD MATERIAL RELEASE FORM IS REQUIRED FOR ALL MANUFACTURED WOOD PRODUCTS LISTED BELOW.

- B) PARALLEL STRAND LUMBER (PSL): CONFORM TO ICC ES REPORT NO. ESR-1387, CCMC REPORT NO. 11161-R, OR NES REPORT NO. NER-481. USE 2.2E UNLESS NOTED OTHERWISE.
- C) LAMINATED STRAND LUMBER (LSL): CONFORM TO ICC ES REPORT NO. ESR-1387, CCMC REPORT NO. 12627-R, OR NES REPORT NO. NER-481.
- D) I-JOISTS: CONFORM TO ICC ES REPORT NO. ER-1153. PRODUCTS SHALL BE TESTED AND EVALUATED IN ACCORDANCE WITH ASTM D5055. THE MANUFACTURER SHALL DESIGN THE JOISTS FOR THE SPANS AND CONDITIONS SHOWN ON THE PLANS, JOISTS SHALL HAVE WOOD CHORDS AND SOLID WOOD

<u>NAILING REQUIREMENTS</u>: PROVIDE MINIMUM NAILING IN ACCORDANCE WITH IBC TABLE 2304.10.1 "FASTENING SCHEDULE" EXCEPT AS NOTED ON THE DRAWINGS. NAILING FOR ROOF/FLOOR DIAPHRAGMS/SHEAR WALLS SHALL BE PER DRAWINGS. NAILS SHALL BE DRIVEN FLUSH AND SHALL NOT FRACTURE THE SURFACE OF SHEATHING.

STANDARD LIGHT-FRAME CONSTRUCTION: UNLESS NOTED ON THE DRAWINGS, CONSTRUCTION SHALL CONFORM TO IBC SEC 2308 "CONVENTIONAL LIGHT-FRAME" CONSTRUCTION" AND IBC SEC 2304 "GENERAL CONSTRUCTION REQUIREMENTS."

- 1) <u>WALL FRAMING</u> (UNLESS NOTED OTHERWISE ON PLANS AND DETAILS) ALL INTERIOR WALLS SHALL BE 2X4 @ 16"OC AND ALL EXTERIOR WALLS SHALL BE 2X6 @ 16"OC. PROVIDE (2) BUNDLED STUDS MIN AT WALL ENDS AND EACH SIDE OF ALL OPENINGS. ALL SOLID SAWN LUMBER BEAMS AND HEADERS SHALL BE SUPPORTED BY A MINIMUM OF (2) TRIM AND (1) KING STUD AND ALL GLULAM OR ENGINEERED WOOD BEAMS AND HEADERS BY (2) TRIM AND (2) KING STUDS. PROVIDE MINIMUM (2) 2X8 HEADERS AT ALL INTERIOR AND EXTERIOR WALL OPENINGS. STITCH-NAIL BUNDLED STUDS WITH (2) 10D @ 12"OC. PROVIDE SOLID BLOCKING THRU FLOORS TO SUPPORTS BELOW FOR BEARING WALLS AND POSTS. ATTACH BOTTOM PLATES OF STUD WALLS TO WOOD FRAMING BELOW WITH 16D ◎ 12"OC OR TO CONCRETE WITH 5/8"—DIA. ANCHOR BOLTS X 7" EMBEDMENT AT 48"OC. REFER TO SHEAR WALL SCHEDULE FOR SPECIFIC SHEATHING, STUD, AND NAILING REQUIREMENTS AT SHEAR WALLS. PROVIDE GYPSUM SHEATHING ON INTERIOR SURFACES AND PLYWOOD SHEATHING ON EXTERIOR SURFACES.
-) ROOF/FLOOR FRAMING: (UNLESS NOTED OTHERWISE ON PLANS AND DETAILS) PROVIDE DOUBLE JOISTS/RAFTERS UNDER ALL PARALLEL BEARING PARTITIONS AND SOLID BLOCKING AT ALL BEARING POINTS. PROVIDE DOUBLE JOISTS AROUND ALL ROOF/FLOOR OPENINGS. MULTI-JOISTS/RAFTERS SHALL BE STITCH-NAILED TOGETHER WITH (2)10D @ 12"OC. PROVIDE ROOF SHEATHING EDGE CLIPS CENTERED BETWEEN FRAMING AT UNBLOCKED PLYWOOD EDGES. ALL FLOOR SHEATHING SHALL HAVE TONGUE AND GROOVE JOINTS OR BE SUPPORTED BY SOLID BLOCKING. ALLOW 1/8" SPACING AT ALL PANEL EDGES AND ENDS OF ROOF/FLOOR SHEATHING. ROOF/FLOOR SHEATHING SHALL BE LAID FACE GRAIN PERPENDICULAR TO FRAMING MEMBERS.

<u>MOISTURE CONTENT</u>: WOOD MATERIAL USED FOR THIS PROJECT SHALL HAVE MAXIMUM MOISTURE CONTENT OF 19% EXCEPT FOR THE PRESSURE—TREATED WOOD SILL PLATE. REFER TO TESTING & INSPECTIONS FOR THE VERIFICATION OF THESE LIMITS. THE MAXIMUM MOISTURE CONTENT REQUIRED MAY BE LESS THAN 19% WHEN BASED ON A PARTICULAR CLADDING/INSULATION SYSTEM. REFER TO THE ARCHITECT'S DRAWINGS, AND PROJECT SPECIFICATIONS, OR WITH CLADDING INSTALLER FOR MAXIMUM RECOMMENDED MOISTURE CONTENT.

CLADDING COMPATIBILITY: THE ARCHITECT/OWNER SHALL REVIEW THE CLADDING AND INSULATION SYSTEMS PROPOSED FOR THE PROJECT WITH RESPECT TO THEIR PERFORMANCE OVER WOOD STUDS WITH MOISTURE CONTENTS GREATER THAN 19%. EIFS SYSTEMS SHOULD BE AVOIDED ON WOOD-FRAMED PROJECTS DUE TO PROBLEMS WITH MOISTURE-PROOFING.

PRESERVATIVE TREATMENT: WOOD MATERIALS ARE REQUIRED TO BE "TREATED WOOD" UNDER CERTAIN CONDITIONS IN ACCORDANCE WITH IBC SEC 2304.12 PROTECTION AGAINST DECAY AND TERMITES." CONFORM TO THE APPROPRIATE STANDARDS OF THE AMERICAN WOOD-PRESERVERS ASSOCIATION (AWPA) FOR SAWN LUMBER, GLUED LAMINATED TIMBER, ROUND POLES, WOOD PILES, AND MARINE PILES. FOLLOW AMERICAN LUMBER STANDARDS COMMITTEE (ALSC) QUALITY ASSURANCE PROCEDURES. PRODUCTS SHALL BEAR THE APPROPRIATE MARK.

METAL CONNECTORS/PT WOOD: ALL METAL HARDWARE AND FASTENERS IN CONTACT WITH PRESSURE TREATED LUMBER SHALL BE STAINLESS STEEL TYPE 316L. AT E OWNER'S RISK AND DISCRETION, HOT-DIPPED GALVANIZED METAL HARDWARE AND FASTENERS MAY BE INVESTIGATED FOR USE IN LIEU OF STAINLESS STEE PROVIDED THAT THE FINISH HAS A MINIMUM ZINC CONTENT OF AT LEAST 1.85 OZ./SF AND ITS USE IS COORDINATED BY THE CONTRACTOR AND WOOD SUPPLIER FOR THE EXPECTED ENVIRONMENT AND MOISTURE EXPOSURE FOR APPROPRIATE USE BASED ON THE METHOD OF PRESERVATIVE TREATMENT OF THE WOOD.

WOOD-FRAMED SHEAR WALL SCHEDULE

			FOR	R HEM-FIR FRAMIN	IG W/ 8d CO	MMON NA	JLS				
SW TYPE	WALL SHEATHING APA RATED	EDGE NAILING	BOTTOM PLATE ATTACHMENT	FRAMING CLIP TO WALL BELOW	MINIMUM RIM BOARD THICKNESS	FRAMIN G AT PANEL EDGES	BLOCKIN G AT ALL PANEL	ANCHOR BOLT TO CONCRETE FOUNDATION	SILL PLATE AT FOUNDATIO	ALLOW SHEAR CAPACIT	WALL
						EDGES	EDGES		N	SEISMIC	WIND
CMC	15/32"		40 L CHIVED & F" 00	LTD5 @ 40" 00	1 1/4"	O.V.	201	5/8" DIA @ 48" OC	PT 2X	0.40	770
SW6	13/32	8d @ 6" OC	16d SINKER @ 5" OC	LIP5 @ 18 OC	11/4	2X	2X	5/8" DIA @ 60" OC	PT 3X	242	339
CWA	15 /70"	0 1 0 4" 00	(2) ROWS 16d SINKER	LTDF 0.40" 00	1 3/4"	0.7		5/8" DIA @ 32" OC	PT 2X	7.5.7	405
SW4	15/32"	8d @ 4" OC	d @ 4 OC @ 6" OC, STAGGERED	LTP5 @ 12" OC	1 3/4	2X	2X 2X	5/8" DIA @ 40" OC	PT 3X	353	495

SHEAR WALL SCHEDULE NOTES:

- ALL NAILS ARE COMMON, UNO. REFERENCE GENERAL STRUCTURAL NOTES FOR NAIL DIAMETER AND LENGTH.
- REFERENCE SHEAR WALL KEY DETAIL FOR DESCRIPTION OF TERMS.
- PROVIDE SHEAR WALL SHEATHING AND NAILING FOR ENTIRE LENGTH OF THE WALLS INDICATED ON THE PLANS. ENDS OF SHEAR WALLS ARE TYPICALLY AT WINDOWS, DOORWAYS OR AS SHOWN ON PLAN.
- EDGE NAILING IS REQUIRED AT ALL HOLDOWN POSTS. EDGE NAILING IS REQUIRED TO EACH STUD USED IN BUILT-UP HOLDOWN POSTS. REFERENCE HOLDOWN SCHEDULE & DETAILS FOR ADDITIONAL INFORMATION.
- INTERMEDIATE FRAMING TO BE 2x MINIMUM MEMBERS UNO IN SCHEDULE. ATTACH SHEATHING TO INTERMEDIATE FRAMING WITH EDGE NAILING AT 12"OC WHERE
- STUDS ARE SPACED AT 16"OC AND EDGE NAILING AT 6"OC WHERE STUDS ARE SPACED AT 24" SIMPSON STRONG-TIE "A35" MAY BE USED IN LIEU OF "LTP5." "LTP5" CLIPS SHALL BE ORIENTED LENGTHWISE (HORIZONTAL) AT PLATE TO RIM. USE
- 0.131"Øx1% NAILS WHERE "LTP" TYPE CLIPS ARE ATTACHED DIRECTLY TO FRAMING AS OPPOSED TO OVER SHEATHING. USE 0.131"Øx2% NAILS WHERE "LTP" TYPE CLIPS ARE INSTALLED OVER SHEATHING. REFERENCE DETAIL 2/S102 FOR CLARIFICATION.
- (2) 2x STUDS NAILED TOGETHER MAY BE USED IN PLACE OF SINGLE 3x STUD. DOUBLE 2x STUDS SHALL BE SECURED TOGETHER WITH FASTENERS OF THE SAME DIAMETER AND SPACING AS THE BOTTOM PLATE ATTACHMENT PER SCHEDULE.
- WHERE SHEATHING IS APPLIED ON BOTH SIDES OF A SHEAR WALL AND NAIL SPACING IS LESS THAN 6"OC ON EITHER SIDE, THE WIDTH OF THE NAILED FACE OF THE FRAMING MEMBER SHALL BE 3" NOMINAL OR GREATER AT ADJOINING PANEL EDGES AND NAILS AT ALL PANEL EDGES SHALL BE STAGGERED. ALTERNATIVELY, PANELS SHALL BE STAGGERED SO THAT EDGE JOINTS ON OPPOSITE SIDES ARE NOT LOCATED ON THE SAME STUD.
- ANCHOR BOLTS SHALL BE PROVIDED WITH HOT-DIPPED GALVANIZED STEEL PLATE WASHERS PER DETAILS ON DRAWINGS. EMBED ANCHOR BOLTS 7" MINIMUM INTO THE CONCRETE PROVIDE AN ANCHOR BOLT AT EACH END OF EACH PLATE AND SHALL BE AT LEAST 7 TIMES THE ANCHOR BOLT DIAMETER FORM THE ENDS OF THE PLATE, BUT NOT MORE THAN ½ THE TABULATED ANCHOR BOLT SPACING OR 12", WHICHEVER IS LESS. SEE ANCHOR BOLT DETAIL FOR PLATE WASHER REQUIREMENTS. [ALT: 5/8"0/0X8" TITEN HD ANCHOR SCREWS MAY BE USED IN LIEU OF ANCHOR BOLTS AT EXISTING CONCRETE, WITH PLATE WASHER & SPACING REQUIREMENTS PER SCHEDULE.]
- O. PROVIDE HOT-DIPPED GALVANIZED NAILS AND CONNECTOR PLATES (FRAMING ANGLES, ETC.) AT ALL PRESSURE TREATED LUMBER. REFERENCE GENERAL STRUCTURAL NOTES FOR ADDITIONAL INFORMATION.
- 1. PANELS MAY BE INSTALLED HORIZONTALLY IF STUDS ARE SPACED AT 16"OC MAX.
- 2. STAGGER EDGE NAILING.
- 3. THE TOP EDGE OF THE WOOD STRUCTURAL PANEL SHALL BE ATTACHED TO THE UPPER TOP PLATE. ROOF OR UPPER LEVEL UPLIFT CONNECTORS
- SHALL BE ON THE SAME SIDE OF THE WALL AS THE SHEATHING. 4. THE BOTTOM EDGE OF THE WOOD STRUCTURAL PANEL SHALL EXTEND TO AND BE ATTACHED TO THE BOTTOM OR SILL PLATE.
- 5. REFERENCE DETAIL BELOW FOR STAGGERED NAIL AND SCREW SPACING AT RIM BOARDS. 6. WALL TYPE ACCEPTABLE WITH TRUSJOIST AND BOISE CASCADE RIM JOIST AND BLOCKING.
- 7. PROVIDE PLATE WASHERS AT EACH ANCHOR BOLT THAT IS NOT LESS THAN 0.229" X 3" X 3".
- 18. FOR SW2, 3X FRAMING MEMBERS AND BLOCKING MUST BE PROVIDED AT ADJOINING PANEL EDGES, AND NAILS MUST BE STAGGERED AT PANEL EDGES.

			HOLDOWN SCH	EDULE (HF)			
MARK	MODEL #	Al	LOWABLE UPLIF	ŦΤ	MIN END STUDS	STUD FASTENERS	CONCRETE
WAIN	WODEL #	MID WALL	CORNER	END WALL	WIIIN LIND STODS	STOD TASTENENS	ANCHOR
2	HDU2-SDS2.5		2,215		(2) 2X	(6) 1/4X2 1/2 SDS	PAB4
5	HDU5-SDS2.5		4,340		(2) 2X	(14) 1/4X2 1/2 SDS	PAB5
8	HDU8-SDS2.5		5,820		(2) 2X	(20) 1/4X2 1/2 SDS	PAB6

HOLDOWN SCHEDULE NOTES

½"MIN

EDGE DIST

BTWN ROWS ¾"MIN

1. REFERENCE FOUNDATION PLAN NOTE 1 FOR HOLDDOWNS AT EXISTING FOUNDATION LOCATIONS

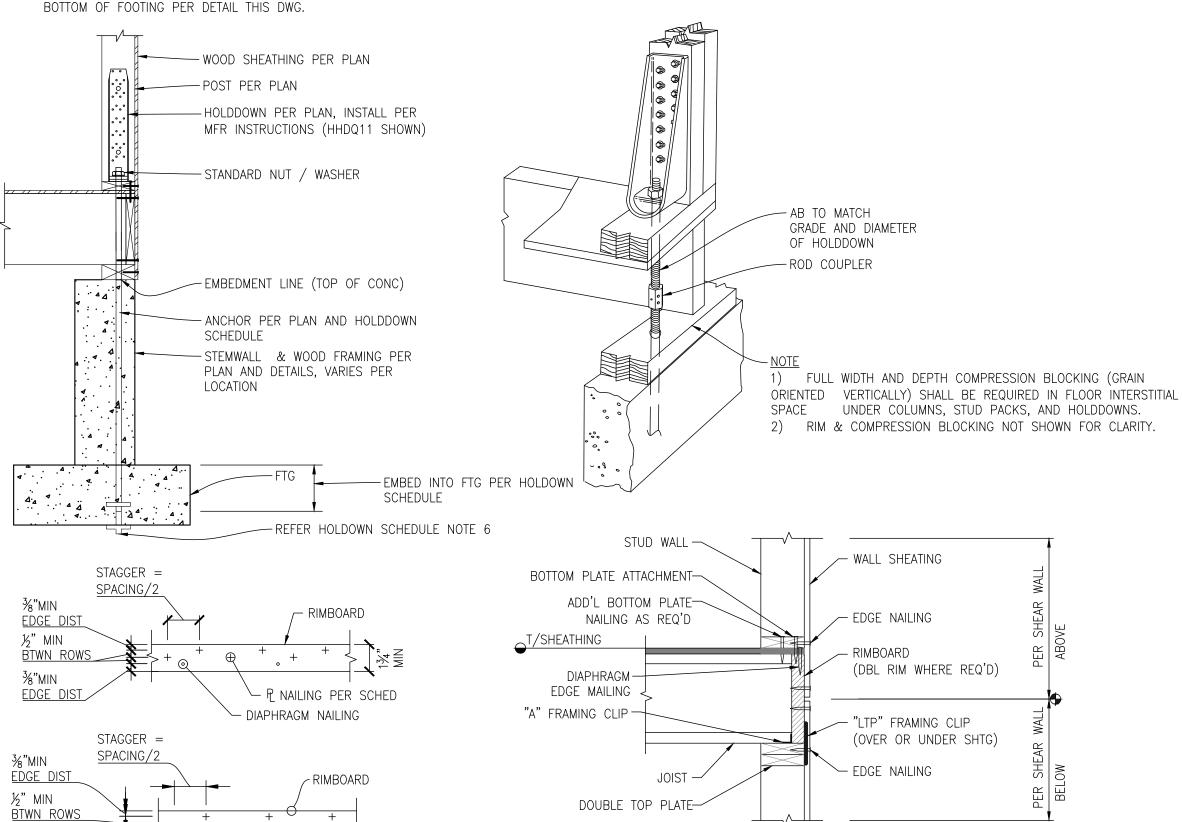
∼r NAILING PER SCHED

DIAPHRAGM NAILING

3. PI: PERIODIC INSPECTION BY SPECIAL INSPECTOR AS REQUIRED FOR CONFORMANCE OF WORK.

4. TESTING AND INSPECTION REPORTS SHALL BE SUBMITTED TO THE OWNER, BUILDING OFFICIAL, AND CONTRACTOR.

- HOLDOWNS SPECIFIED ARE BY SIMPSON STRONGTIE REFERENCE PLANS FOR ADDITIONAL STUD REQUIREMENTS WHERE OCCUR
- 4. PROVIDE 1/4" X 3" SQ PLATE WASHER BETWEEN STANDARD DOUBLE NUTS. EMBED LENGTH EQUAL TO TOP OF CONCRETE DOWN TO TOP OF PLATE WASHER INCREASE FOOTING DEPTH LOCALLY AS REQUIRED TO ACHIEVE REQUIRED EMBEDMENT DEPTH AS SPECIFIED BY HOLDDOWN MANUFACTURER
- 6. AT POST INSTALL HDU LOCATIONS, EPOXY SET F1554 GRADE 36 X 1" Ø ALL THREAD ROD WITH SIMPSON SET XP. PROVIDE 1"X3" SQ PLATE WASHER @



	STRUC [*]	TURAL	INSPECTION SCHEDULE		
ITEM	CI	PI	REFERENCE STANDARD	IBC REFERENCE	REMARKS
<u>CONCRETE</u>		'			
1. INSPECT REINFORCEMENT, INCLUDING PRESTRESSING TENDONS, AND VERIFY PLACEMENT.		X	ACI 318 CH 20, 25.2, 25.3, 26.6.1-26.6.3	1908.4	
2. INSPECT ANCHORS CAST IN CONCRETE.		Х	ACI 318: 17.8.2		
3. INSPECT ANCHORS POST-INSTALLED IN HARDENED CONCRETE MEMBERS					
A. ADHESIVE ANCHORS INSTALLED IN HORIZONTALLY OR UPWARDLY INCLINED ORIENTATIONS TO RESIST SUSTAINED TENSIONS LOADS.	Χ		ACI 318:17.8.2.4		
B. MECHANICAL ANCHORS AND ADHESIVE ANCHORS NOT DEFINED IN 4.A.		Х	ACI 318: 17.8.2		
4. VERIFY USE OF REQUIRED DESIGN MIX.		X	ACI 318: CH 19, 26.4.3, 26.4.4	1904.1, 1904.2, 1908.2, 1908.3	
5. PRIOR TO CONCRETE PLACEMENT, FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS, AND DETERMINE THE TEMPERATURE OF THE CONCRETE.	Х		ASTM C172, ASTM C31, ACI 318: 26.4, 26.12	1908.10	
6. INSPECT CONCRETE AND SHOTCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES.	Χ		ACI 318: 26.5	1908.6, 1908.7, 1908.8	
7. VERIFY MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES.		X	ACI: 26.5.3-26.5.5	1908.9	
8. INSPECT FORMWORK FOR SHAPE, LOCATION, AND DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED.		X	ACI 318: 26.11.1.2(B)		
<u>SOILS</u>					
1. VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE THE DESIGN BEARING CAPACITY.		X			
2. VERIFY USE OF PROPER MATERIALS, DENSITIES, AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF COMPACTED FILL.	Χ				ADDITIONAL REQUIREMENTS AS REQUIRED BY THE BUILDING OFFICIAL
3. PRIOR TO PLACEMENT OF COMPACTED FILL, INSPECT SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY.		X			
<u>WOOD</u>					
1. SCREW ATTACHMENT, BOLTING, ANCHORING, AND OTHER FASTENING OF COMPONENTS WITHIN THE MAIN LATERAL SYSTEM, INCLUDING SHEAR WALLS, BRACES, DIAPHRAGMS, COLLECTORS, AND HOLDOWNS.		X			
COLEDINE NOTES.					
SCHEDULE NOTES: 1. ITEMS MARKED WITH AN 'X' REQUIRE INSPECTION BY A SPECIAL INSPEC					

(P.T.) SILL PLATE—

ANCHOR BOLT

- EDGE NAILING

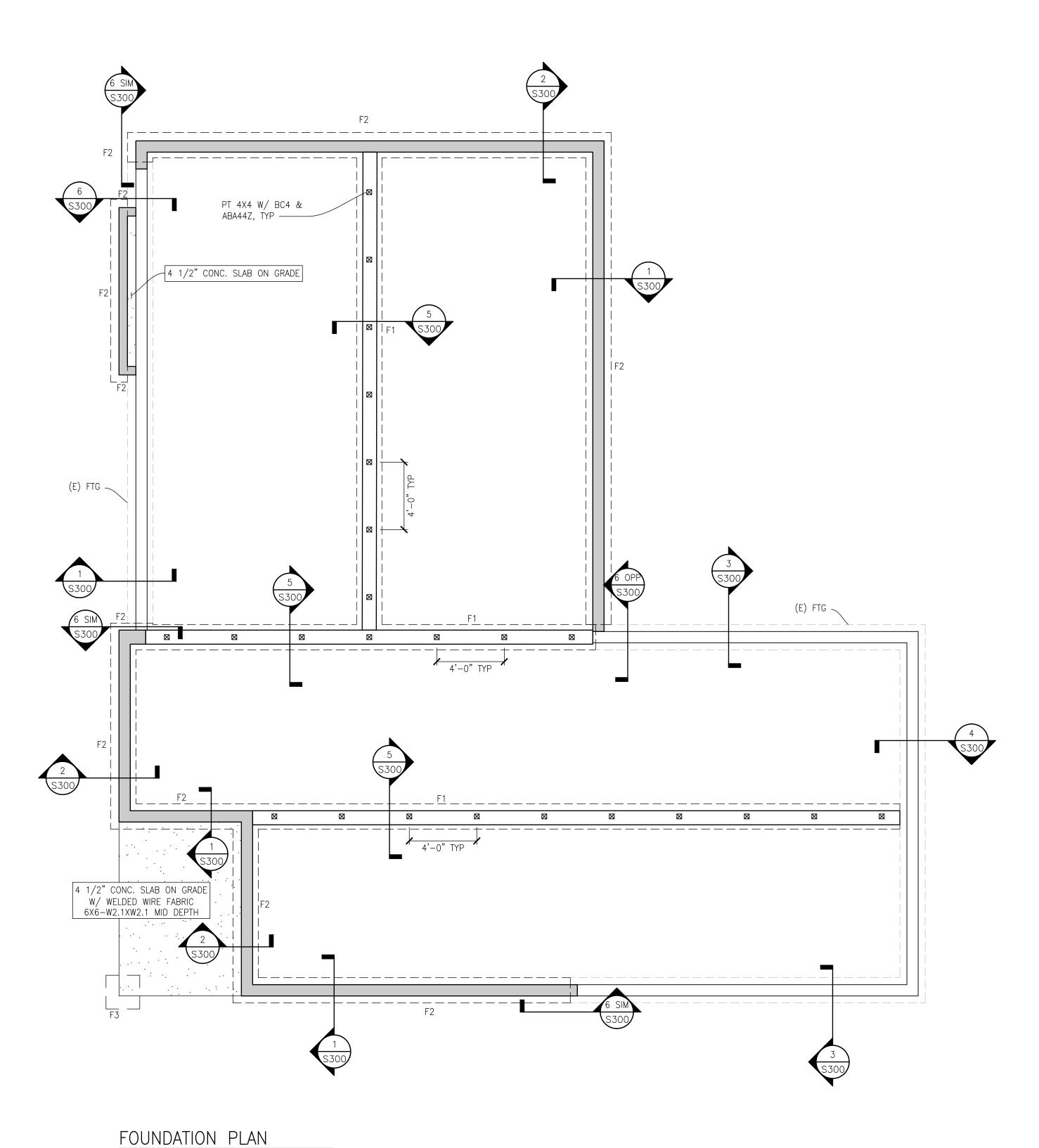
&	AND	IF	INSIDE FACE
@	AT	IN	INCH
#	NUMBER	INT	INTERIOR
AB	ANCHOR BOLT	INV	INVERT
ABV	ABOVE	KIP, K	1,000 POUNDS
ADD'L	ADDITIONAL	KSI	KIPS PER SQUARE INCH
ADJ	ADJACENT	LB	POUND
ALT	ALTERNATE	Ld	DEVELOPMENT LENGTH
APPROX	APPROXIMATE(LY)	LL	LIVE LOAD
	ARCHITECT(URAL)	LLH	LONG LEG HORIZONTAL
ARCH	, ,		
ATR	ALL-THREADED ROD	LLV	LONG LEG VERTICAL
B/	BOTTOM OF	LONGIT	LONGITUDINAL
BN	BOUNDARY NAILING	Ls	LAP SPLICE LENGTH
BLDG	BUILDING	LSL	LAMINATED STRAND LUMBER
BLKG	BLOCKING	LVL	LAMINATED VENEER LUMBER
ВМ	BEAM	MAX	MAXIMUM
ВОТТ	BOTTOM OF	MECH	MECHANICAL
BR	BRACE	MFR	MANUFACTURER
BRG	BEARING	MIN	MINIMUM
BTWN	BETWEEN	MISC	MISCELLANEOUS
C	STANDARD CHANNEL	MTL	METAL
		(N)	NEW
CC	CENTER TO CENTER	` '	
CDF	CONTROLLED DENSITY FILL	NIC	NOT IN CONTRACT
CIP	CAST IN PLACE	NOM	NOMINAL
CJ	CONSTRUCTION OR CONTROL JOINT	NTE	NOT TO EXCEED
CJP	COMPLETE JOINT PENETRATION	NTS	NOT TO SCALE
CL	CENTERLINE	OC	ON CENTER
CLR	CLEAR(ANCE)	OD	OUTSIDE DIAMETER
СМИ	CONCRETE MASONRY UNIT	OPNG	OPENING
COL	COLUMN	OPP	OPPOSITE
CONC	CONCRETE	OSB	ORIENTED STRAND BOARD
CONN	CONNECTION	OWSJ	OPEN WEB STEEL JOIST
CONST	CONSTRUCTION	OWWJ	OPEN WEB WOOD JOIST
CONT	CONTINUOUS	PC	PRECAST
		PCF	POUNDS PER CUBIC FOOT
CTRD	COUNTERSING	PL	
CTSK	COUNTERSINK		PLATE PERPENDICULAR
d	PENNY (NAILS)	PERP	PERPENDICULAR
DBL	DOUBLE	PLY	PLYWOOD
DEMO	DEMOLITION	PRE-MFR	PRE-MANUFACTURED
DET	DETAIL	PS	PRESTRESSED
DF	DOUGLAS FIR	PSI	POUNDS PER SQUARE INCH
DIA	DIAMETER	PSL	PARALLEL STRANDED LUMBER
DIAG	DIAGONAL	PT	PRESSURE TREATED
DL	DEAD LOAD	R	RADIUS
DN	DOWN	REF	REFERENCE
DP DP	DEPTH	REINF	REINFORCING
DWG(S)	DRAWING(S)		REQUIRED
. ,	, ,	REQ'D	
DWL(S)	DOWEL(S)	RET	RETAINING
EA	EACH	RJ	ROOF JOIST
EF	EACH FACE	RT	ROOF TRUSS
EN	EDGE NAILING	REV	REVISION
EL	ELEVATION	SCHED	SCHEDULE
EMBED	EMBEDMENT	SECT	SECTION
ENGR	ENGINEER	SHTG	SHEATHING
EQ	EQUAL(LY)	SIM	SIMILAR
	, ,		
EW	EACH WAY	SOG	SLAB ON GRADE
EXIST, (E)	EXISTING	SPEC	SPECIFICATION
EXP	EXPANSION	SQ	SQUARE
EXT	EXTERIOR	SS	STAINLESS STEEL
FB	FLAT BAR	STD	STANDARD
FD	FLOOR DRAIN	STIFF	STIFFENER
FIN	FINISH	STL	STEEL
FJ	FLOOR JOIST	STRUCT	STRUCTURAL
FLR	FLOOR	SW	SHEAR WALL
FDN	FOUNDATION	SYM	SYMMETRICAL
FT	FOOT, FEET	T/	TOP OF
		T&B	TOP AND BOTTOM
FTG	FOOTING		
GA	GAUGE	T&G	TONGUE AND GROOVE
GALV	GALVANIZED	THK	THICK
GB	GRADE BEAM	THRU	THROUGH
GEN	GENERAL	TJI	TRUSS JOIST
GEOTECH	GEOTECHNICAL	TOW	TOP OF WALL
GLB	GLUE LAMINATED BEAM	TRANSV	TRANSVERSE
GRTG	GRATING	TYP	TYPICAL
GT	GIRDER TRUSS	UNO	UNLESS NOTED OTHERWISE
HD	HOLDOWN	VERT	VERTICAL
		W	WIDE FLANGE, WIDE
HDR	HEADER		
HF	HEM FIR	W/ /5	WITH
	HORIZONTAL	W/O	WITHOUT
HORIZ	HORIZONTAL	'	
HORIZ HSS	HOLLOW STRUCTURAL SECTION	WWF	WELDED WIRE FABRIC
		WWF X-STR	WELDED WIRE FABRIC EXTRA STRONG

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CHK BY: | DRW BY SCALE: AS SHOWN BAR = 1'FULL SIZE DATE: 2021.10.2

> SHEET: 2 OF DWG NO:

JOB NO: 21-120



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

LEGEN

__ _ CONC SPREAD FTG

CIP CONCRETE STEM WALL

INTERIOR BEARING WALL

===== WALL

SW# SHEAR WALL INDICATOR (REF SHEAR WALL SCHED)

HD HOLDOWN MARK (REF HOLD DOWN SCHED)

✓ POST

POST BELOW

HANGER

OVERFRAMING/ TRUSS SETS AS REQ'D PER TRUSS MANUF

PLAN NOTES

- REFERENCE S100 SERIES FOR STRUCTURAL GENERAL NOTES, DRAWING LIST, ABBREVIATIONS, SPECIAL INSPECTION TABLES, ETC.
- 2. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH THE ARCHITECTURAL DRAWINGS.
- 3. CONTRACTOR TO COORDINATE CURBS AND ELECTRICAL AND MECHANICAL FLOOR OPENINGS AND PENETRATIONS WITH ARCHITECTURAL DRAWINGS.
- 4. ALL WOOD IN CONTACT WITH WEATHER, EXPOSED CONCRETE, OR WITHIN 6" OF FINISHED GRADE SHALL BE PRESSURE—TREATED
- 5. USE HOT DIPPED GALVANIZED FASTENERS AND ZMAX HARDWARE AT CONNECTIONS TO PRESSURE TREATED LUMBER.
- 3. AT ALL BEARING AND SHEAR WALLS, REFERENCE STUD GRADE, SIZES AND SPACING PER PLANS AND GENERAL NOTES.
- 4. ALL METAL HARDWARE FOR EXTERIOR USE SHALL BE HOT DIP GALVANIZED OR STAINLESS STEEL
- 5. HEADERS SHOWN BUT NOT SPECIFIED ARE TO BE 4X10 MINIMUM. HEADERS SHOWN SHALL BE SUPPORTED BY (2) STUDS MINIMUM, UNO ON PLAN.

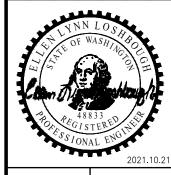
	FOOTING SCHEDULE	
TYPE	SIZE	REINFORCING
F1	8" STEMWALL, 8"X18" CONT STRIP FTG	#4 @ 12" OC EW STEMWALL, (3) #4 CONT BOT & #4 @ 8" OC TRANS
F2	8" STEMWALL, 8"X16" CONT STRIP FTG	#4 @ 12" OC EW STEMWALL, (3) #4 CONT BOT & #4 @ 8" OC TRANS FTG
F3	2'-0"X2'-0"	(4) #4 BOT, EW

VGINEERS

DESIGN AN 17848 NE



.11.17 CITY CORRECTIONS NOTICE Z



TH AVE SE, MERCER ISLAND, WA 9
FOUNDATION PLAN

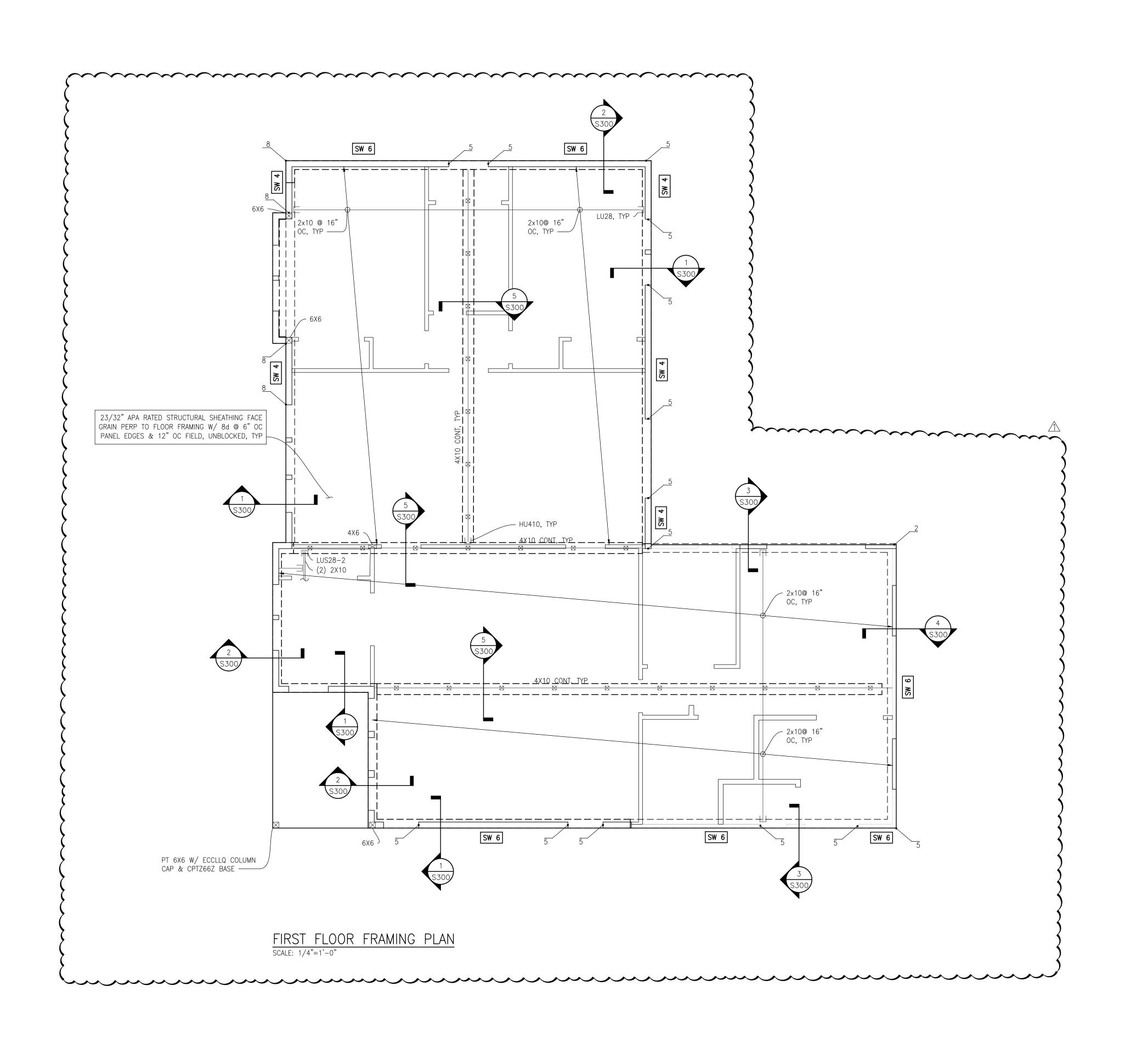
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SCALE: AS SHOWN
BAR = 1"

DATE: 2021.10.2

JOB NO: 21-120 SHEET: 3 OF 7

^{0.}S20(



LEGEND

____ CONC SPREAD FTG

CIP CONCRETE STEM WALL

WALL

INTERIOR BEARING WALL

SW# SHEAR WALL INDICATOR (REF SHEAR WALL SCHED)

HOLDOWN MARK (REF HOLD DOWN SCHED)

POST BELOW

HANGER

OVERFRAMING/ TRUSS SETS AS REQ'D PER TRUSS MANUF

SUPPORTED BY (2) STUDS MINIMUM, UNO ON PLAN.

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- STEEL 5. HEADERS SHOWN BUT NOT SPECIFIED ARE TO BE 4X10 MINIMUM. HEADERS SHOWN SHALL BE

ENGINEERS







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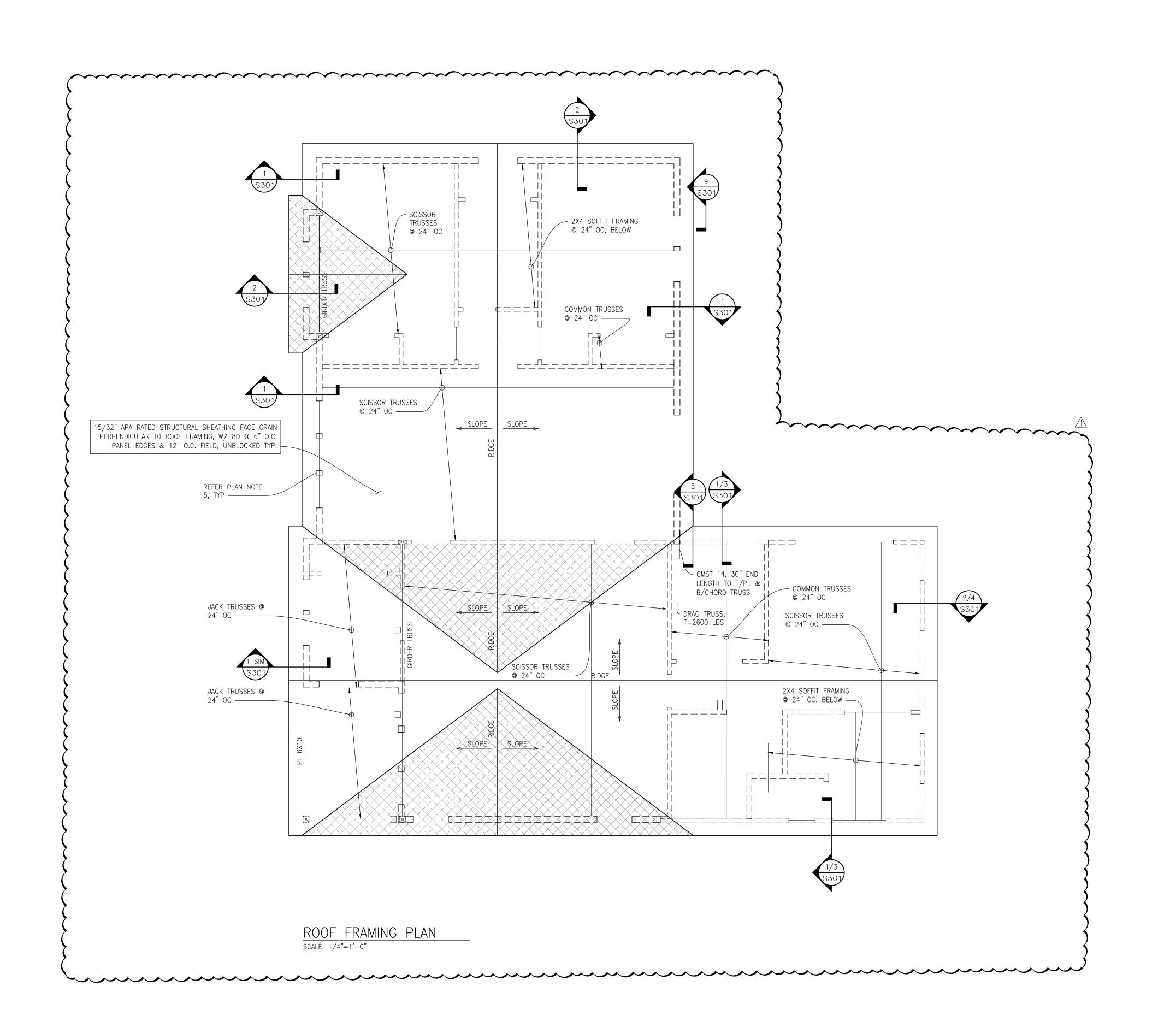
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SCALE: AS SHOWN BAR = 1" FULL SIZE

DATE: 2021.10.21

JOB NO: 21-120 SHEET: 4 OF

DWG NO: S201



__ _ CONC SPREAD FTG

CIP CONCRETE STEM WALL

WALL

INTERIOR BEARING WALL SW# SHEAR WALL INDICATOR (REF SHEAR WALL SCHED)

HOLDOWN MARK (REF HOLD DOWN SCHED)

POST BELOW

HANGER

OVERFRAMING/ TRUSS SETS AS REQ'D PER TRUSS MANUF

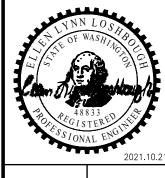
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ENGINEERS
SIGN AND PLANNING
48 NE 198TH PLACE
DINVILLE, WA 98072







9804

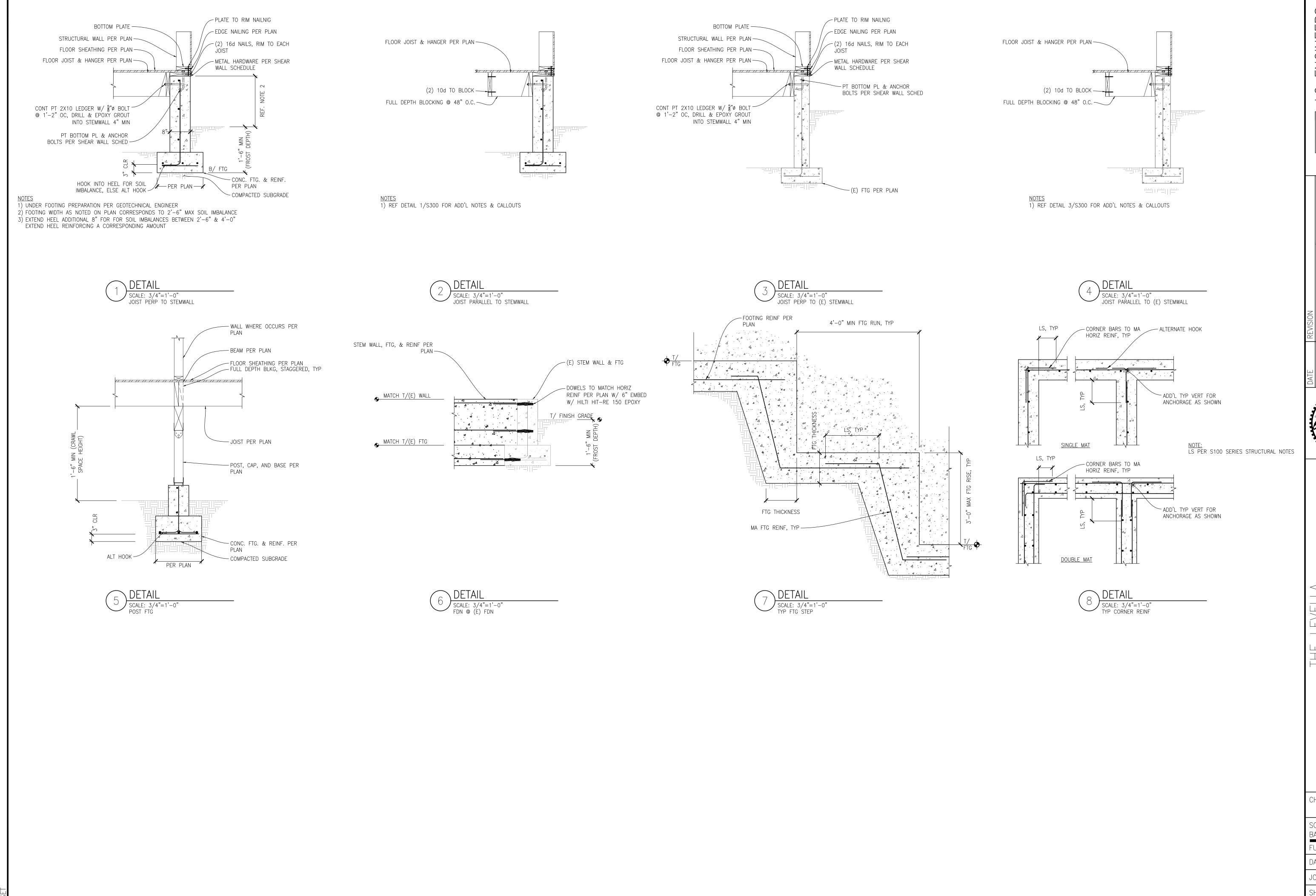
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SCALE: AS SHOWN BAR = 1"

FULL SIZE

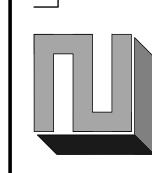
DATE: 2021.10.21 JOB NO: 21-120

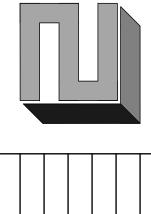
SHEET: 5 OF 7 DWG NO: S202

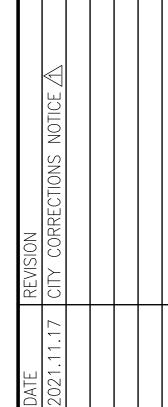


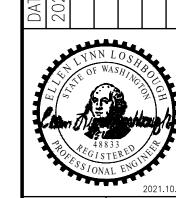
ENGINEERS

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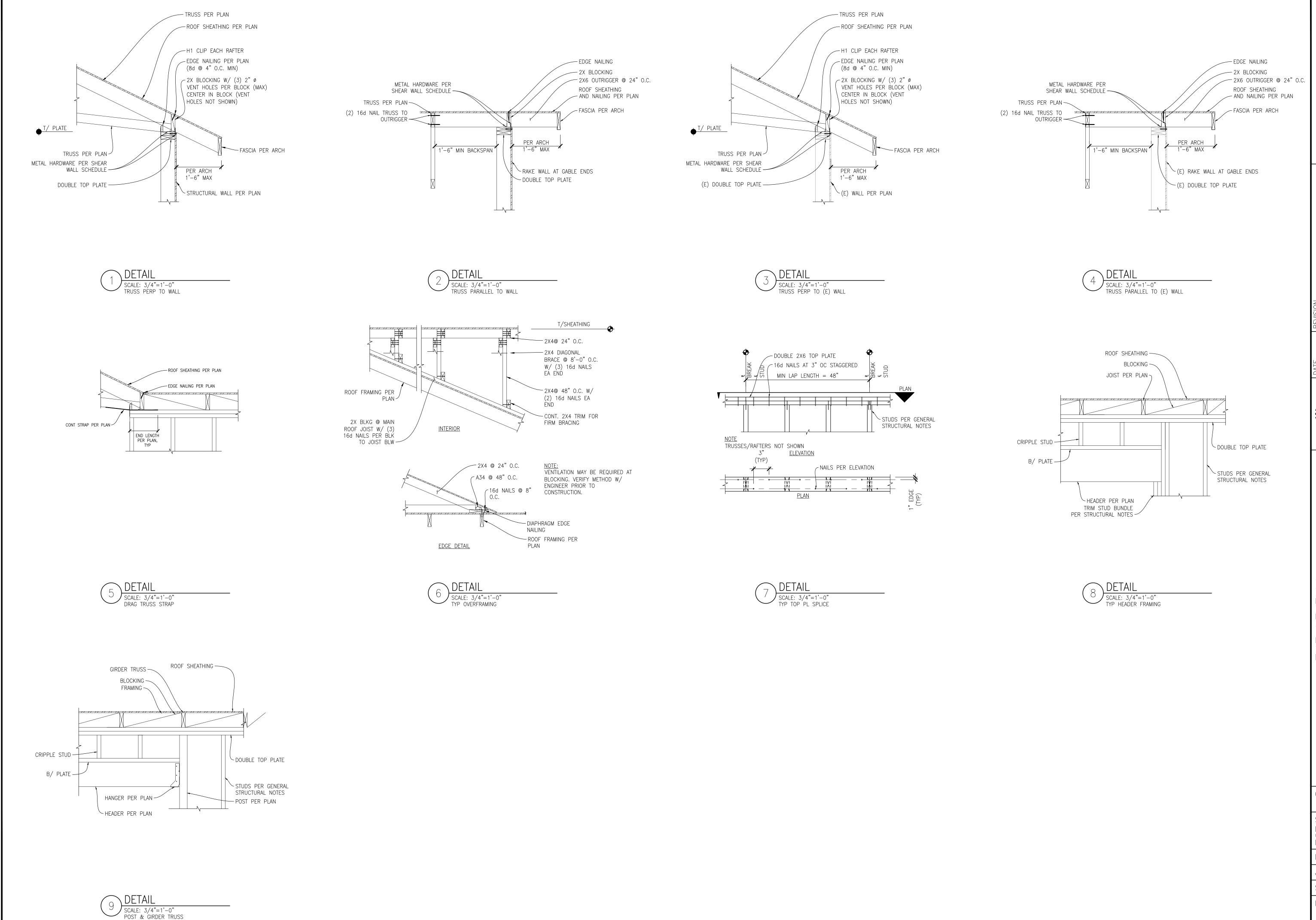
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SCALE: AS SHOWN BAR = 1" FULL SIZE

DATE: 2021.10.21 JOB NO: 21-120

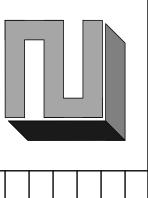
SHEET: 6 OF 7 DWG NO: S300

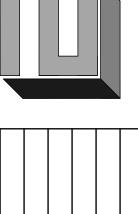


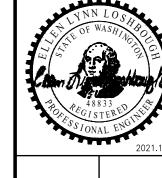
ENGINEERS
SIGN AND PLANNING
48 NE 198TH PLACE
DDINVILLE, WA 98072

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CHK BY: DRW BY: SCALE: AS SHOWN

BAR = 1" FULL SIZE DATE: 2021.10.21

JOB NO: 21-120 SHEET: 7 OF 7