

ABBREVIATIONS

A/C	AIR CONDITIONING
ACT	ACOUSTICAL CEILING TILE
ADJ	ADJUSTABLE
AFF	ABOVE FINISHED FLOOR
AMP	AMPERE
ARCH	ARCHITECT
BOH	BACK OF HOUSE
CAB	CABINET
CL	CENTER LINE
CLG	CEILING
CM	STARBUCKS CONSTRUCTION MANAGER
CTR	CENTER
CX	COMMISSIONING
CXA	COMMISSIONING AGENT
DEG	DEGREE
DET	DETAIL
DIA	DIAMETER
DM	DIMENSION
DM	STARBUCKS DESIGN MANAGER
DN	DOWN
EA	EACH
EQ	ELEVATION
EQ	EQUAL
EXIST	EXISTING
EXT	EXTERIOR
FF&E	FURNITURE, FIXTURE, AND EQUIPMENT
FLR	FLOOR
FOH	FRONT OF HOUSE
FOIC	FURNISHED BY OWNER, INSTALLED BY CONTRACTOR
FOIO	FURNISHED BY OWNER, INSTALLED BY OWNER
FT	FOOT/FEET
G	GROUND
GC	GENERAL CONTRACTOR
GWB	GYPSPUM WALLBOARD
HC	HOLLOW CORE
HDW	HARDWARE
HM	HOLLOW METAL
HORIZ	HORIZONTAL
HR	HOUR
HT	HEIGHT
HVAC	HEATING, VENTILATING AND AIR CONDITIONING
I.D.	INSIDE DIAMETER
LEED	LEADERSHIP IN ENERGY AND ENVIRONMENTAL DESIGN
LL	LANDLORD
LV	LOW VOLTAGE
MAX	MAXIMUM
MEP	"MECHANICAL, ELECTRICAL AND PLUMBING"
MFR	MANUFACTURER
MIN	MINIMUM
NIC	NOT IN CONTRACT
NL	NIGHT LIGHT
NTS	NOT TO SCALE
OC	ON CENTER
O.D.	OUTSIDE DIAMETER
PIR	PASSIVE INFRARED SENSOR
PLC	PLACE
R	RADIUS
REF	REFERENCE
REQ'D	REQUIRED
REV	REVISION
RND	ROUND
SB	STARBUCKS
SC	SOLID CORE
SF	SQUARE FEET
SHT	SHEET
SIM	SIMILAR
SPEC	SPECIFICATION
SQ	SQUARE
TEMP	TEMPORARY
TYP	TYPICAL
UC	UNDER COUNTER
UNO	UNLESS NOTED OTHERWISE
VERT	VERTICAL
VIF	VERIFY IN FIELD

RESPONSIBILITY LEGEND

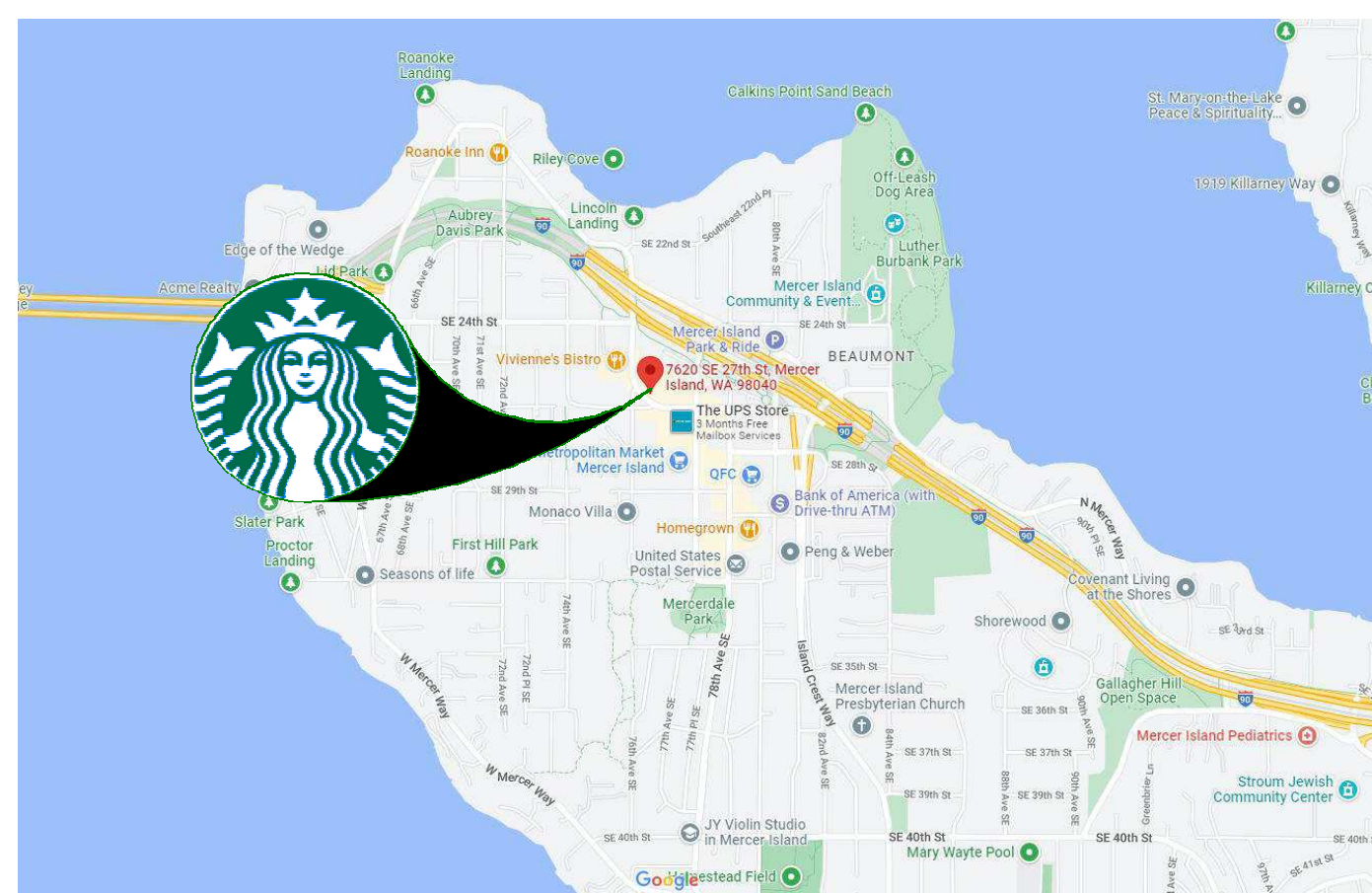
GC	GENERAL CONTRACTOR
LL	LANDLORD
SB	STARBUCKS

ARCHITECTURAL SYMBOL LEGEND

AERIAL MAP



VICINITY PLAN



PROJECT CONTACTS

MAILING ADDRESS:	STARBUCKS COFFEE COMPANY 2401 UTAH AVENUE SOUTH MS STOP: S-SD10 SEATTLE, WASHINGTON 98134 (206) 318-1575
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CONSTRUCTION MANAGER:	JAMES HEIZER STARBUCKS COFFEE COMPANY 2401 UTAH AVENUE SOUTH MS STOP: S-SD9 SEATTLE, WASHINGTON 98134 (206) 318-6565 PHONE JHEIZER@STARBUCKS.COM
LANDLORD:	TORTOISE ENTERPRISES, LLC C/O RGM COMMERCIAL REAL ESTATE SERVICES, LLC PO BOX 3665 BELLEVUE, WA 98009
ARCHITECT OF RECORD:	MELANIE SOOS SOOS & ASSOCIATES, INC. 105 SCHELTER ROAD LINCOLNSHIRE, IL 60069 (847) 821-7667 PHONE MSOOS@SOOSARCHITECTS.COM
MEP CONSULTANT OF RECORD:	DEVIN KLEIN CASE ENGINEERING 796 MERUS CT FENTON, MO 63026 636.349.1600 EXT 305 636.349.1730

SCOPE OF WORK

SITE REPAIR AND ALTERATIONS: CONCRETE PARKING, CLEARANCE BAR AND CANOPIES

GENERAL NOTES

- THE DRAWINGS AND PROJECT MANUAL TOGETHER CONSTITUTE THE CONTRACT DOCUMENTS FOR CONSTRUCTION. ALL GENERAL REQUIREMENTS ARE TO BE MET AND ALL MATERIALS, FINISHES AND SYSTEMS ARE TO BE INSTALLED AND PERFORM PER SPECIFICATIONS UNLESS OTHERWISE NOTED.
- GENERAL CONTRACTOR SHALL VISIT THE SITE, REVIEW THE BUILDING SHELL DRAWINGS AS SUBMITTED BY THE LANDLORD OR STARBUCKS AND BECOME THOROUGHLY FAMILIAR WITH THE SITE CONDITIONS PRIOR TO CONSTRUCTION.
- GENERAL CONTRACTOR SHALL CONSULT WITH STARBUCKS CONSTRUCTION MANAGER TO RESOLVE ANY CHANGES, OMISSIONS OR PLAN DISCREPANCIES PRIOR TO CONSTRUCTION.
- ALL WORK SHALL BE PERFORMED IN STRICT COMPLIANCE WITH LOCAL, COUNTY, STATE AND FEDERAL CODES AND ORDINANCES.
- GENERAL CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES.
- GENERAL CONTRACTOR TO VERIFY ALL DIMENSIONS, INCLUDING CLEARANCES REQUIRED BY OTHER TRADES AND NOTIFY STARBUCKS CONSTRUCTION MANAGER OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH THE WORK. ALL DIMENSIONS ARE TO THE FACE OF THE FINISHED SURFACE UNLESS NOTED OTHERWISE. ALL DIMENSIONS TO BE TAKEN FROM DESIGNATED DATUM POINT. DO NOT SCALE DRAWINGS.
- GENERAL CONTRACTOR SHALL PATCH AND REPAIR ALL EXISTING WALLS, FLOORS, CEILINGS, OR OTHER SURFACES IDENTIFIED TO REMAIN THAT MAY BECOME DAMAGED DURING THE COURSE OF THE WORK.
- THE GENERAL CONTRACTOR IS RESPONSIBLE FOR OBTAINING PERMITS FOR FIRE PROTECTION, PLUMBING, MECHANICAL, AND ELECTRICAL SYSTEMS PRIOR TO INSTALLATION OF SUCH SYSTEMS.
- GENERAL CONTRACTOR SHALL RETAIN ONE SET OF PERMIT PLANS ON-SITE TO DOCUMENT ALL CHANGES MADE DURING CONSTRUCTION. THE RECORD DRAWINGS SHALL BE ISSUED TO THE OWNER AT PROJECT CLOSE-OUT AS DESCRIBED IN THE GENERAL REQUIREMENTS OF THE PROJECT MANUAL.
- GENERAL CONTRACTOR IS RESPONSIBLE FOR COORDINATING DELIVERY OF MATERIALS FROM STARBUCKS CONTRACTED THIRD PARTY LOGISTICS DISTRIBUTION SERVICES AND VENDOR DIRECT SHIPMENTS. SEE THE PROJECT MANUAL FOR ADDITIONAL INFORMATION.
- RESPONSIBILITY FOR SUPPLY AND DELIVERY OF MATERIALS AND EQUIPMENT IS IDENTIFIED IN THE DRAWING SCHEDULE SHEETS UNDER THE COLUMN LABELED "RESPONSIBILITY".
- FOR THE PURPOSE OF THE DOCUMENTS, TO "INSTALL", SHALL MEAN TO PROVIDE ALL FASTENERS, MISCELLANEOUS HARDWARE, BLOCKING, ELECTRICAL CONNECTIONS, PLUMBING CONNECTIONS AND OTHER ITEMS REQUIRED FOR A COMPLETE AND OPERATIONAL INSTALLATION, UNLESS OTHERWISE NOTED.
- ALL ITEM SUBSTITUTIONS MUST BE APPROVED BY THE STARBUCKS CONSTRUCTION MANAGER.

SITE INFORMATION

CODE AUTHORITIES:

BUILDING CODE:	2018 INTERNATIONAL BUILDING CODE - WAC 2018 INTERNATIONAL EXISTING BUILDING CODE - WAC
PLUMBING CODE:	2018 UNIFORM PLUMBING CODE - WAC 2018 NATIONAL FUEL GAS CODE - WAC
MECHANICAL CODE:	2018 INTERNATIONAL MECHANICAL CODE - WAC
ELECTRICAL CODE:	2020 NATIONAL ELECTRICAL CODE
ENERGY CODE:	2018 INTERNATIONAL ENERGY CODE -WAC
HEALTH CODE:	WASHINGTON STATE RETAIL FOOD CODE
ACCESSIBILITY CODE:	ANSI A117_1-2009
ZONING:	TC - TOWN CENTER
PARCEL NUMBER:	531510-1495
PROPOSED USE:	RETAIL SALES AND SERVICES
DEFERRED SUBMITTALS:	SIGNAGE

BUILDING INFORMATION

OCCUPANCY TYPE:	A2
CONSTRUCTION TYPE:	V-B
BUILDING AREA:	1855 SF
TENANT AREA:	1855 SF
FIRE SPRINKLER:	NO

INDEX OF SHEETS

LEGEND: X - SHEET ISSUED
R - SHEET ISSUED FOR REFERENCE AND COORDINATION ONLY
SEE TITLEBLOCK FOR REVISION ISSUE DATE(S)

SHEET	SHEET TITLE	BID SET	PERMIT SET	REVISION 1	REVISION 2	REVISION 3	REVISION 4
GENERAL							
G001	GENERAL INFORMATION						
DEMOLITION							
D100	DEMOLITION SITE PLAN						
ARCHITECTURAL							
A001	ARCHITECTURAL SITE PLAN						
A002	SITE PENETRATION PLAN						
A003	ARCHITECTURAL SITE DETAILS						



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FINAL BID/PERMIT SET

PROJECT NAME:
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11883 REGISTERED ARCHITECT
Melanie Soos
MELANIE B. SOOS
STATE OF WASHINGTON

STORE #:	3393
PROJECT #:	15909-094
ISSUE DATE:	12-13-2022
DESIGN MANAGER:	NEHA RENGARAJAN
PRODUCTION DESIGNER:	SOOS
CHECKED BY:	

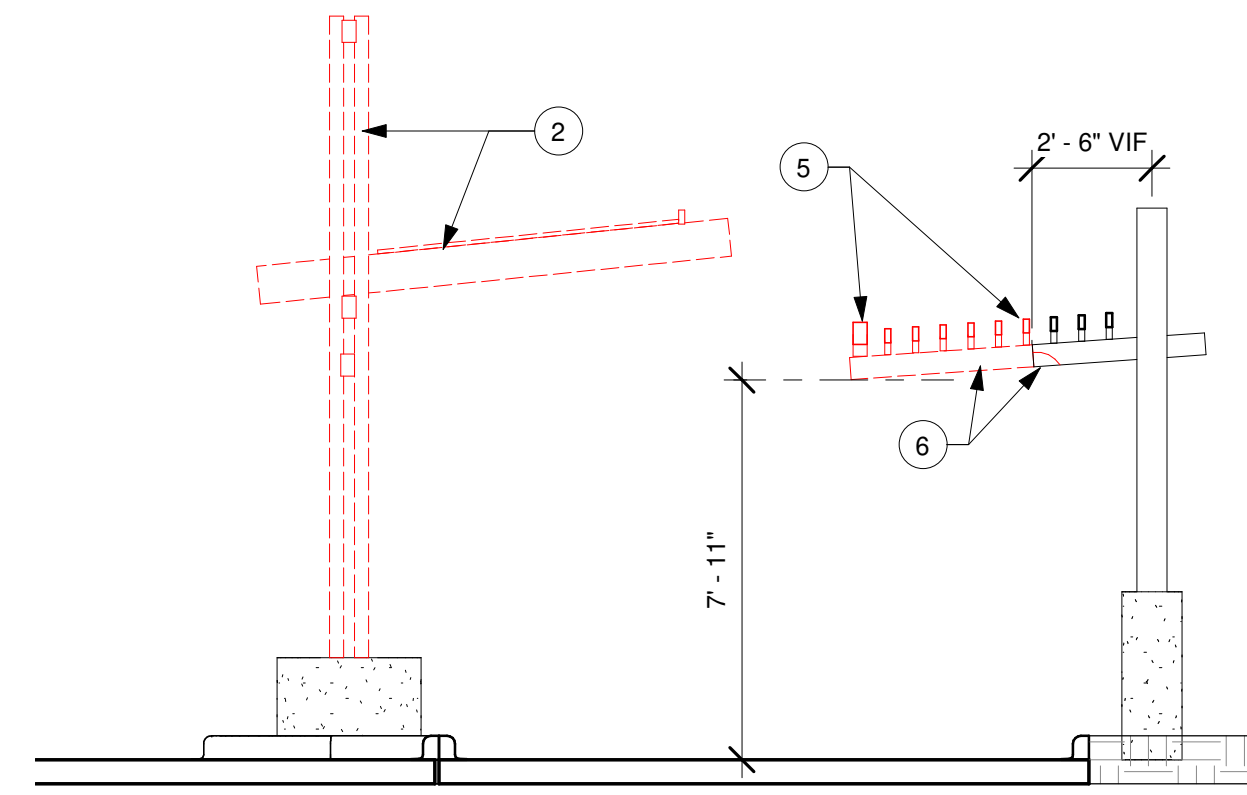
Revision Schedule			
Rev	Date	By	Description

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GENERAL INFORMATION

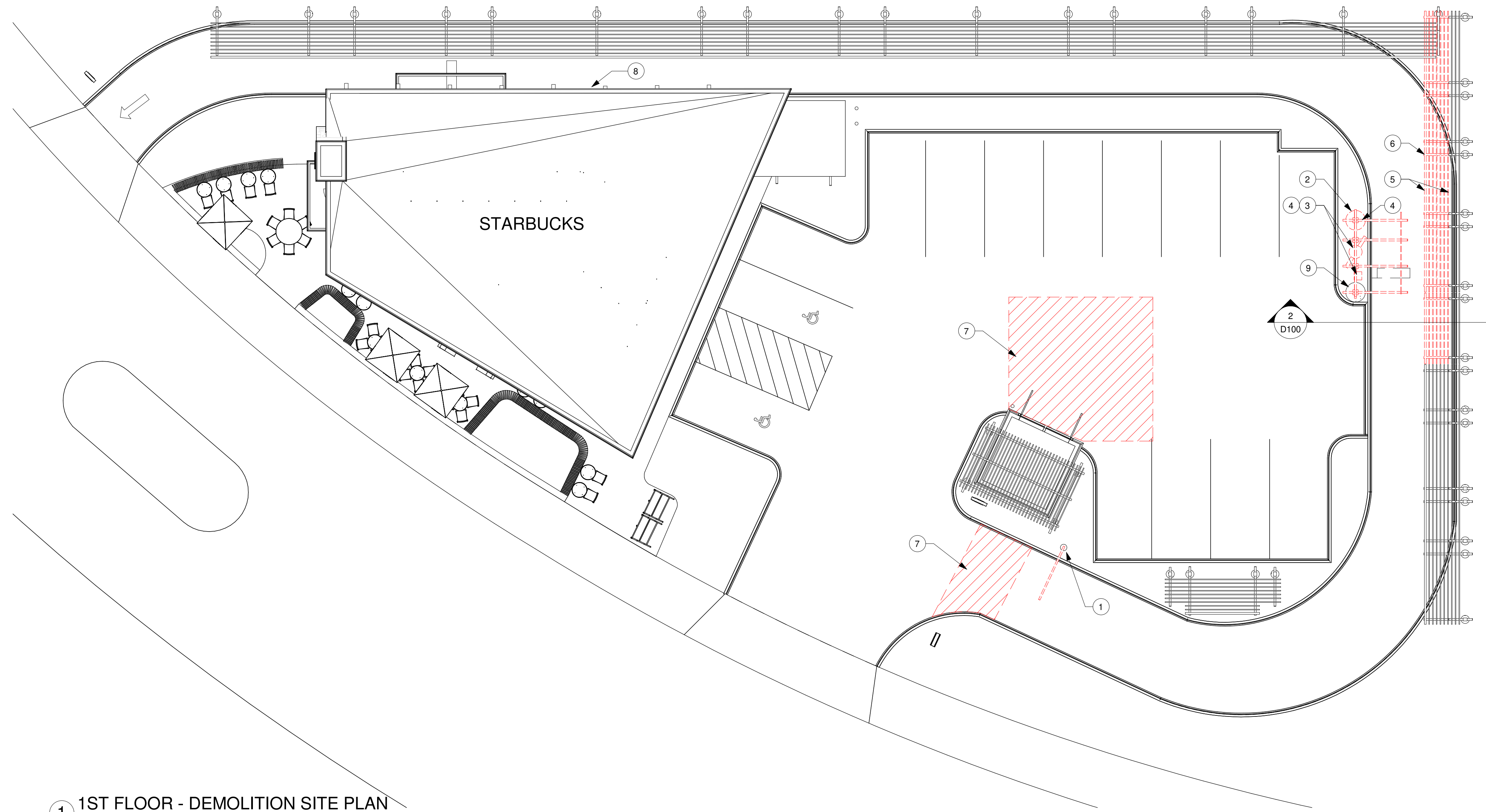
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SHEET NUMBER:
G001

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2 DEMOLITION - CANOPIES SECTION
Scale: 1/4" = 1'-0"



1 1ST FLOOR - DEMOLITION SITE PLAN
Scale: 1" = 10'-0"

SHEET NOTES

1. DEMOLISH CLEARANCE BAR AND POST. FOOTING TO REMAIN
2. DEMOLISH CANOPY STRUCTURE
3. REMOVE SPEAKER POST AND MENU BOARD
4. DEMOLISH FOOTINGS TO ACCOMODATE NEW ORDER POINT
5. PARTIAL REMOVAL OF CANOPY TRELLIS UNTIL CURB EXTENT
6. CUT BACK BEAM AND MATCH EXISTING CRESCENT DESIGN
7. DEMOLISH CONCRETE PARKING FOR REPAIR. VERIFY EXTENT IN FIELD
8. REMOVE ART AT DRIVE LANE. PATCH AND REPAIR WALL FINISH.
9. FOOTING TO REMAIN

DEMOLITION FLOOR PLAN NOTES

- A. IF DURING DEMOLITION CONDITIONS ARE REVEALED THAT MAY JEOPARDIZE INTEGRITY OF STRUCTURE OR PRECLUDE FOLLOWING DESIGN INTENT, GENERAL CONTRACTOR TO NOTIFY STARBUCKS CONSTRUCTION MANAGER IMMEDIATELY.
- B. GENERAL CONTRACTOR RESPONSIBLE FOR SITE INVESTIGATION PRIOR TO DEMOLITION TO REVEAL FULL SCOPE OF WORK.



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PROJECT NAME:
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PROJECT ADDRESS:
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STORE #: 3393
PROJECT #: 15909-094
ISSUE DATE: 12-13-2022
DESIGN MANAGER: NEHA RENGARAJAN
PRODUCTION DESIGNER: SOOS
CHECKED BY:

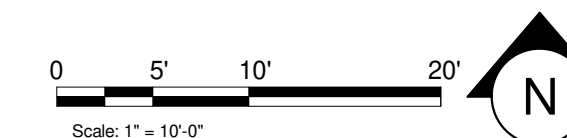
Revision Schedule			
Rev	Date	By	Description

SHEET TITLE:
DEMOLITION SITE PLAN

SCALE: AS SHOWN

SHEET NUMBER:

D100



FINAL BID/PERMIT SET

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SITE SCHEDULE - "Y"					
DESIGN ID	COUNT	DESCRIPTION	FURN. BY	INST. BY	COMMENTS
EXTERIOR MENU					
22540	1	MENU BOARD - DT 5 PANEL SQUARE FRAME FREESTANDING - 95X62IN 2415X1575MM - BLACK	SB	GC	
22546	1	MENU BOARD - DT DIGITAL ORDER SCREEN WITH POST - BLACK	SB	GC	
OTHER					
14093	1	DT WAYFINDING GRAPHIC ORDER POINT STAR PATTERN - WHITE	SB	GC	
14101	1	DT WAYFINDING GRAPHIC ENTRY ARROW - GREEN	SB	GC	
22543	1	DT ORDER POINT CANOPY SQUARE FRAME - BLACK	SB	GC	
X14103	1	STEEL PIPE BOLLARD	GC	GC	CONCRETE FILLED

SIGNAGE SCHEDULE - "S"						
DESIGN ID	COUNT	DESCRIPTION	FURN. BY	INST. BY	BULB	COMMENTS
SIGNAGE - DRIVE THRU						
22544	1	SIGN - DT CLEARANCE BAR SQUARE FRAME FREESTANDING - BLACK AND DARK GREEN	SB	GC		

KEYED NOTES #

- CLEARANCE BAR AND NEW FOOTING
- DIGITAL ORDER SCREEN WITH CANOPY AND NEW FOOTING
- MENU BOARD AND NEW FOOTING
- BOLLARD ON CONCRETE FOOTING. SIGN VENDOR TO COORDINATE NEW OR REUSE OF EXISTING 36IN DIA. FOOTING FOR NEW BOLLARD.
- NEW STAMPED REINFORCED CONCRETE DRIVE. MATCH EXISTING PAVERS DESIGN. VERIFY EXTENT IN FIELD.
- EXISTING DAMAGED TRENCH DRAIN TO BE REPLACED. CONTRACTOR TO COORDINATE SCOPE OF WORK WITH SB CONSTRUCTION MANAGER
- GC TO VERIFY DATA, ELECTRICAL AND COMMUNICATION CABLES ARE AVAILABLE AND INTACT FOR USE WITH NEW EQUIPMENT. IF NOT, PROVIDE AND TRENCH AS NEEDED
- STAR PATTERN GRAPHIC
- PAINTED DIRECTIONAL ENTRY ARROW, REFER TO DETAILS BY GC PER STARBUCKS STANDARDS.
- ALTERNATE BID: REFINISH ALL WOOD WITH MATTE SEALER



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PROJECT NAME:
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PROJECT ADDRESS:
**7620 SE 27TH STREET
MERCER ISLAND, WA 98040**

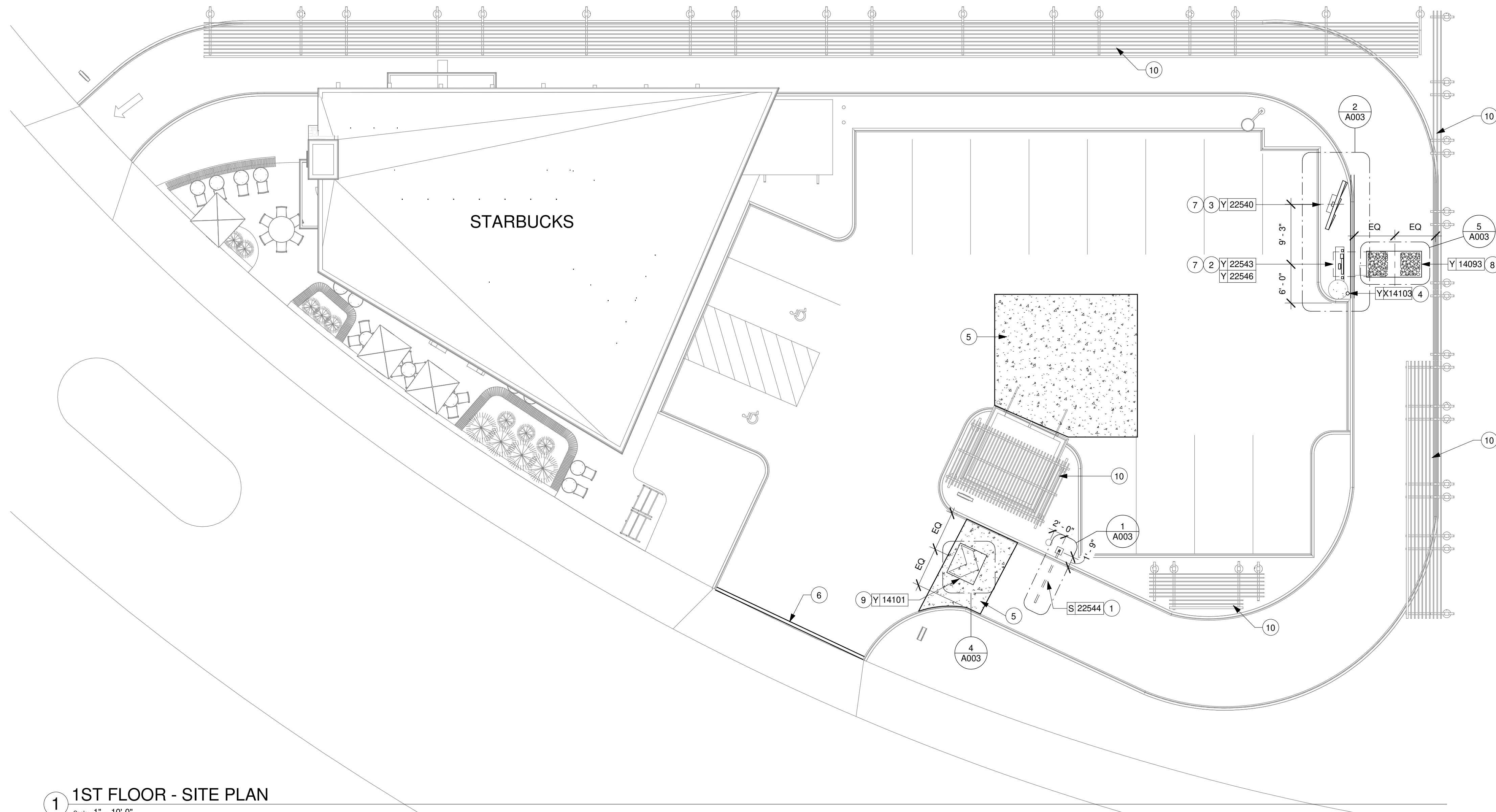
11883 REGISTERED ARCHITECT
Melanie B. Soos
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STORE #: 3393
PROJECT #: 15909-094
ISSUE DATE: 12-13-2022
DESIGN MANAGER: NEHA RENGARAJAN
PRODUCTION DESIGNER: SOOS
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Revision Schedule			
Rev	Date	By	Description

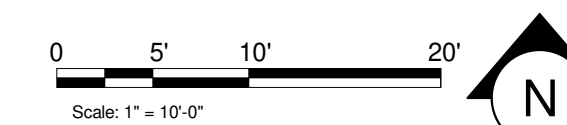
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ARCHITECTURAL SITE PLAN
SCALE: AS SHOWN

SHEET NUMBER:
A001

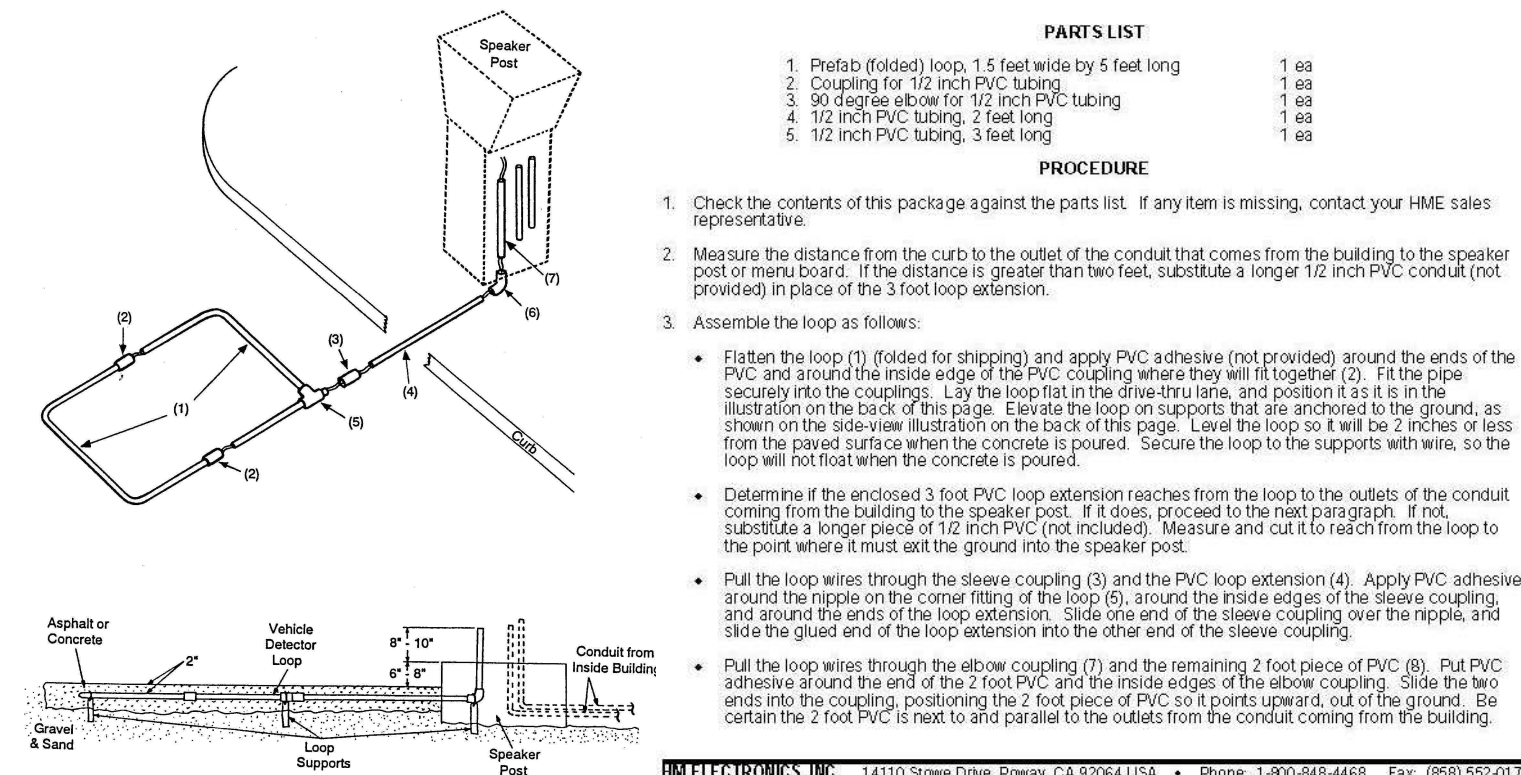


1 1ST FLOOR - SITE PLAN

Scale: 1" = 10'-0"



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REFER TO LANDLORD WORK AS THIS DETAIL APPEARS IN THE SHELL SET AND APPLY AT 2 LOCATIONS; DIGITAL ORDER SCREEN AND DRIVE THRU BUMPOUT

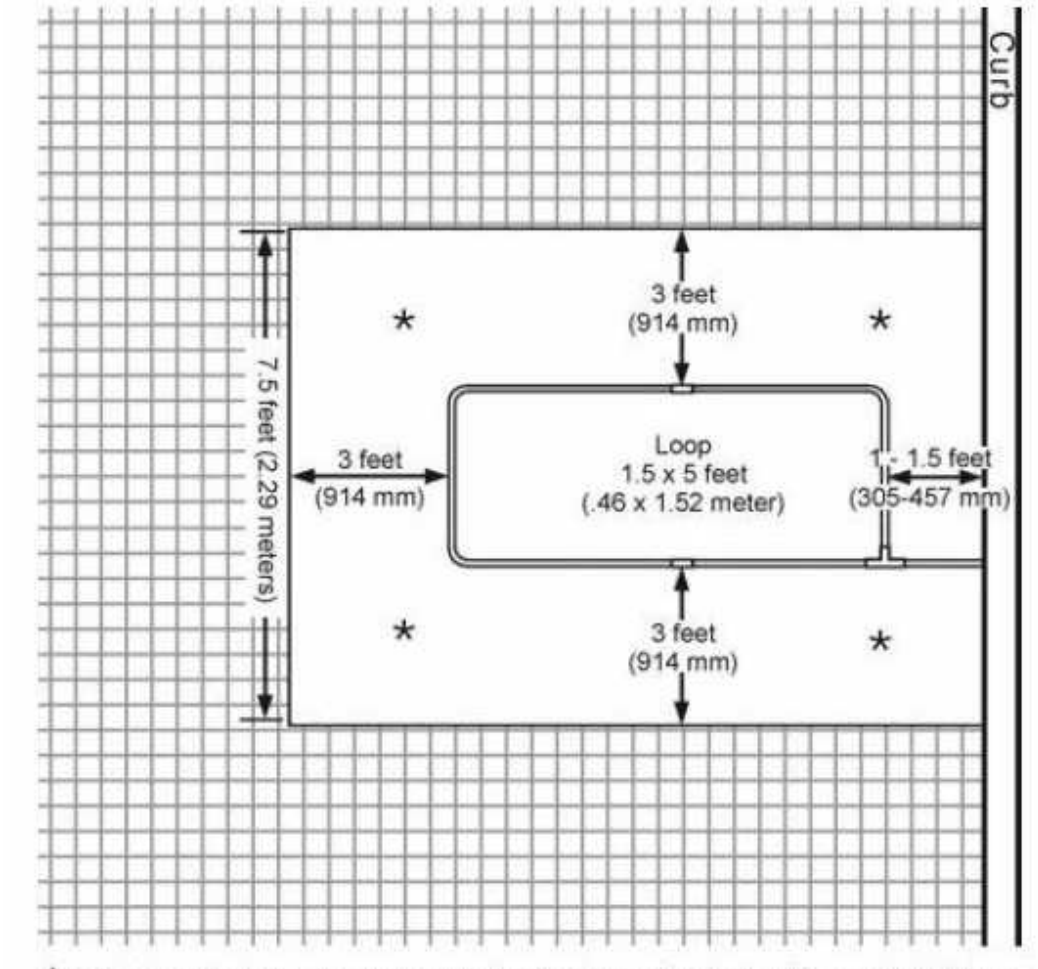
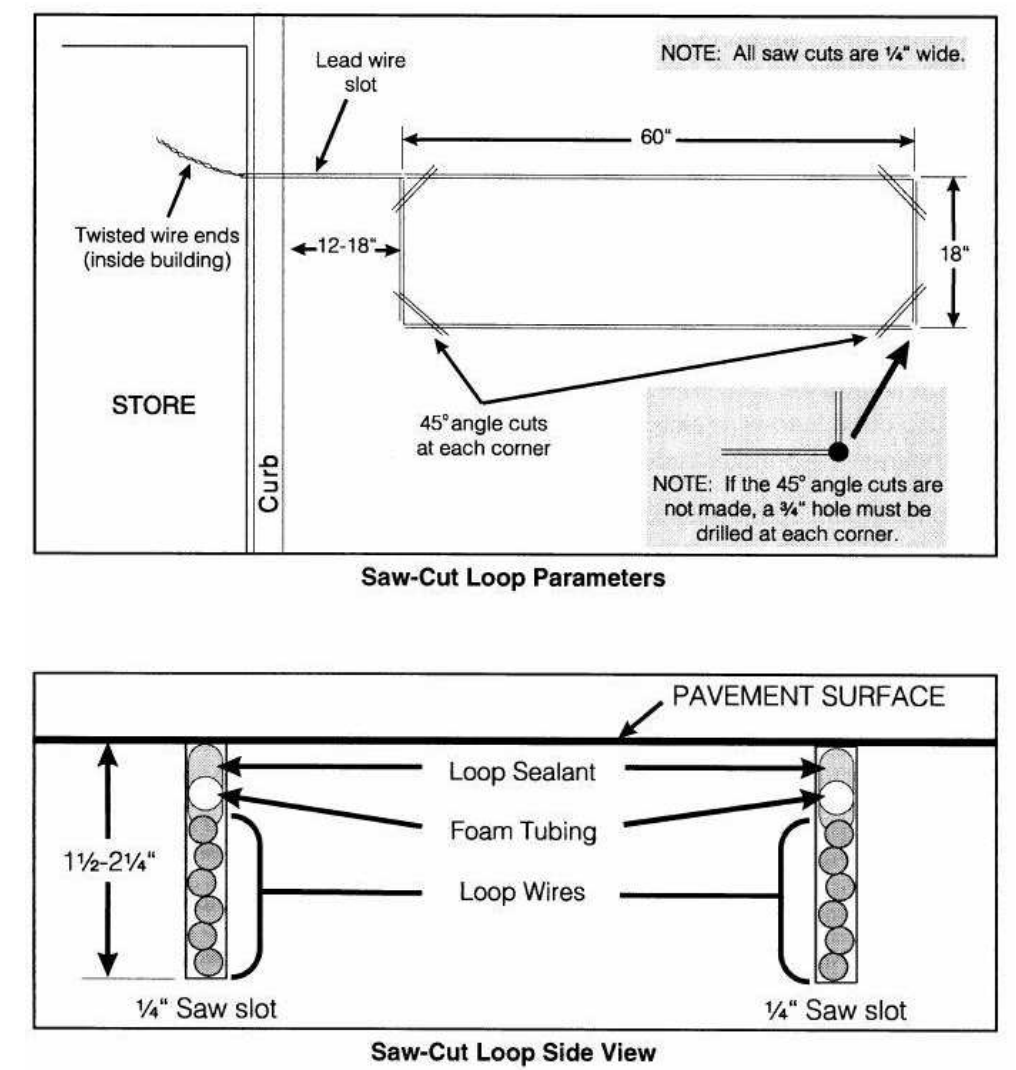
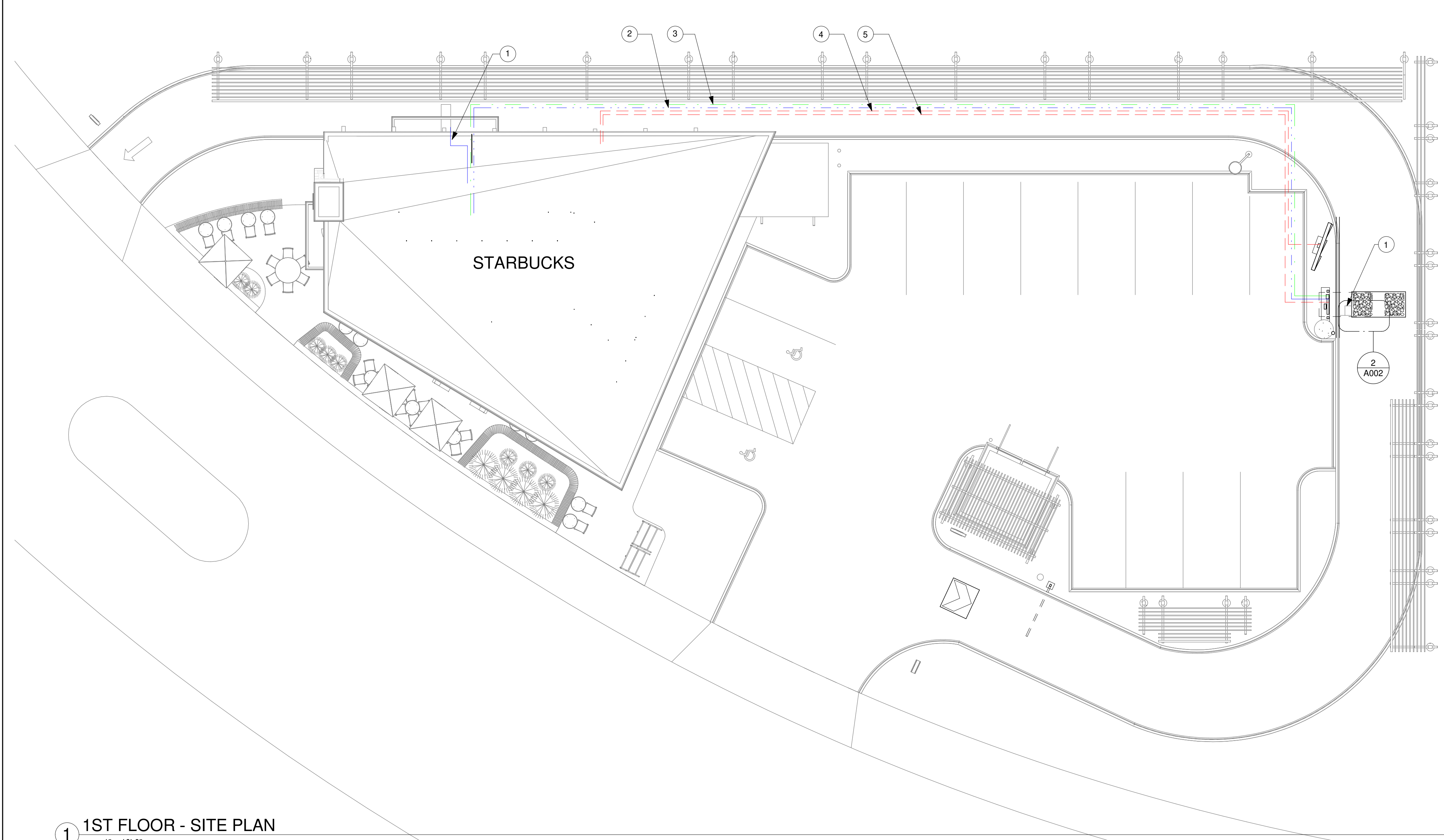


Figure 1. Loop area preparation



2 VEHICLE DETECTOR LOOP SCHEMATIC



1 1ST FLOOR - SITE PLAN

GENERAL NOTES

- A. REFER TO EXTERIOR ELEVATIONS FOR BUILDING SIGNAGE LOCATION AND DESIGN ID. REFER TO ELECTRICAL PLANS FOR ELECTRICAL REQUIREMENTS.
- B. LANDSCAPING TO BE PROVIDED PER ZONING CODE AND SUSTAINABILITY REQUIREMENTS.
- C. DRIVE-THRU EQUIPMENT INCLUDING VEHICLE DETECTION LOOP, WIRELESS COMMUNICATION AND MONITORS SHALL BE COORDINATED BY STARBUCKS CONSTRUCTION MANAGER. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL REQUIREMENTS.
- D. LANDLORD TO PROVIDE 6" (150MM) THICK CONCRETE PAVING THE LENGTH OF THE DRIVE-THRU LANE. EXTENT TO INCLUDE DRIVE-THRU ENTRY POINT THROUGH WINDOW STANDING PAD.
- E. GENERAL CONTRACTOR TO APPLY CONCRETE SEALER TO ALL EXTERIOR CONCRETE PATIO AND WALKWAY SURFACES.
- F. GENERAL CONTRACTOR TO VERIFY ALL EXISTING ELEVATIONS AND BUILDING CONDITIONS IN FIELD PRIOR TO START OF CONSTRUCTION.
- G. PROVIDE DETECTABLE WARNING (IF APPLICABLE PER LOCAL CODE) AT TRANSITION FROM SIDEWALK TO DRIVE AISLE.
- H. ACCESSIBLE PARKING SPACES AND ACCESS AISLES SHALL HAVE SURFACE SLOPE NOT TO EXCEED 2% IN ALL DIRECTIONS.
- I. REFER TO ELECTRICAL DRAWINGS FOR SITE RELATED ELECTRICAL SLOPE.
- J. SCRAPE AND REPAINT ALL EXISTING PAINTED SITE FEATURES, INCLUDING, BUT NOT LIMITED TO CURBS, BOLLARDS, RAILINGS AND SITE LIGHTING BASES.
- K. SEE SHEET A002 FOR ARCHITECTURAL SITE DETAILS.

KEYED NOTES

1. VERIFY CONDITION OF EXISTING DETECTOR LOOP AND INSTALL NEW AS REQUIRED TO BE CENTERED ON DT WINDOW AND ORDER SPEAKER. LOCATE 2' BELOW DT LANE PAVEMENT COORDINATE WITH SITE GENERAL CONTRACTOR.
2. VERIFY CONDITION OF EXISTING DATA FOR DOS AND DT DETECTOR LOOP AND INSTALL NEW AS REQUIRED. RUN 1" CONDUIT UNDERGROUND TO DT POS.
3. VERIFY CONDITION OF EXISTING AUDIO/VIDEO FOR SPEAKER POST AND DETECTOR LOOP. INSTALL NEW AS REQUIRED. WIRING TO BE RUN THROUGH 1" CONDUIT UNDERGROUND TO DT POS.
4. VERIFY CONDITION OF EXISTING POWER FOR DRIVE THROUGH MENU BOARD. INSTALL NEW AS REQUIRED. 1" CONDUIT TO BE RUN UNDERGROUND FOR ISOLATED 120V CIRCUIT. CONNECT TO TIME CLOCK.
5. VERIFY CONDITION OF EXISTING POWER FOR DT DOS. INSTALL NEW AS REQUIRED. 1" CONDUIT TO BE RUN UNDERGROUND FOR ISOLATED 120V CIRCUIT.

LEGEND

- 1" CONDUIT FOR AUDIO
- 1" CONDUIT FOR DATA
- 1" CONDUIT FOR POWER



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PROJECT NAME:
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STORE #: 3393
PROJECT #: 15909-094
ISSUE DATE: 12-13-2022
DESIGN MANAGER: NEHA RENGARAJAN
PRODUCTION DESIGNER: SOOS
CHECKED BY:

Revision Schedule			
Rev	Date	By	Description

SHEET TITLE:
SITE PENETRATION PLAN
SCALE: AS SHOWN

SHEET NUMBER:
A002

SIGNAGE FOR REFERENCE ONLY. FINAL FOOTING DESIGN TO BE PROVIDED BY STARBUCKS SIGNAGE VENDOR



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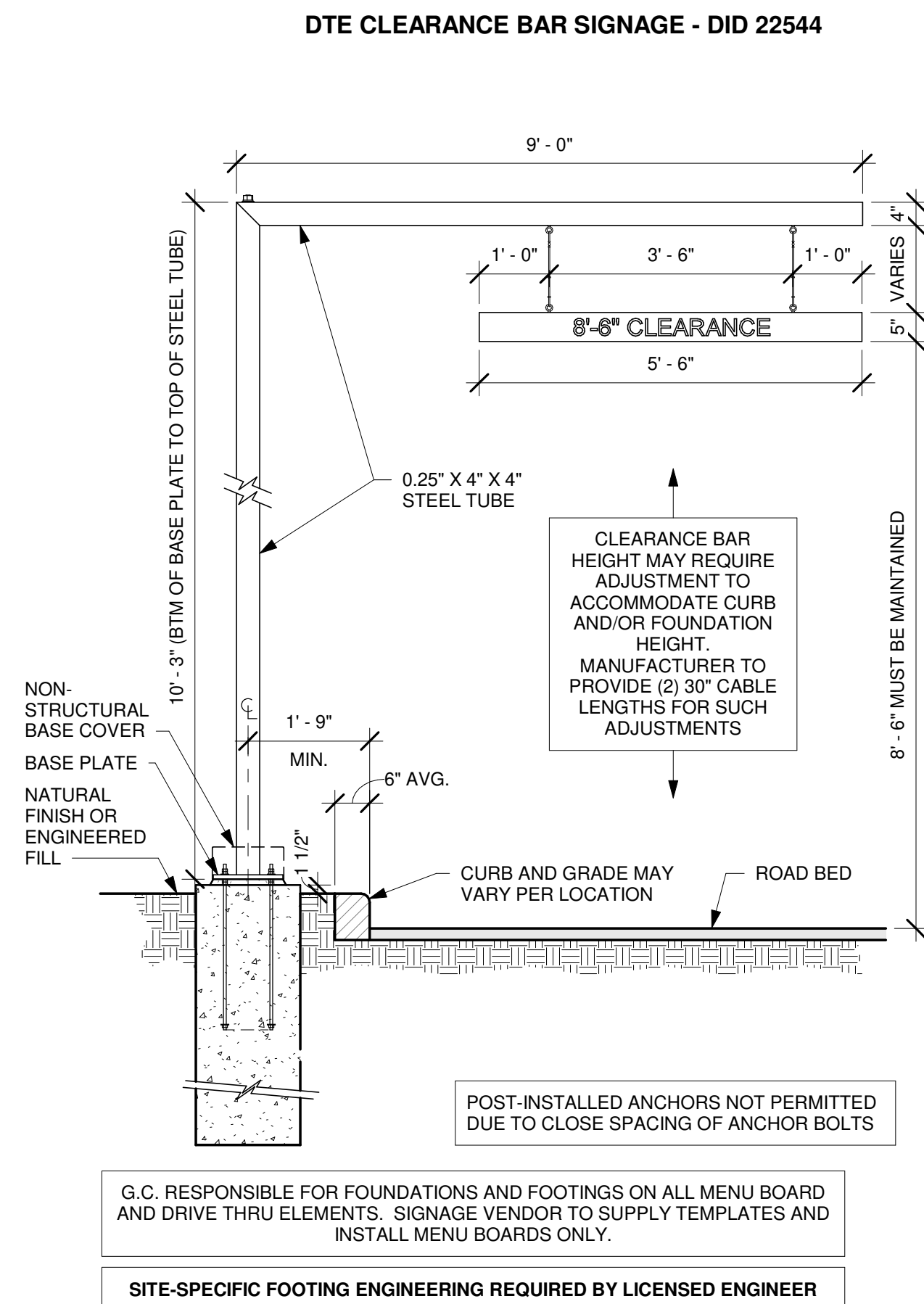
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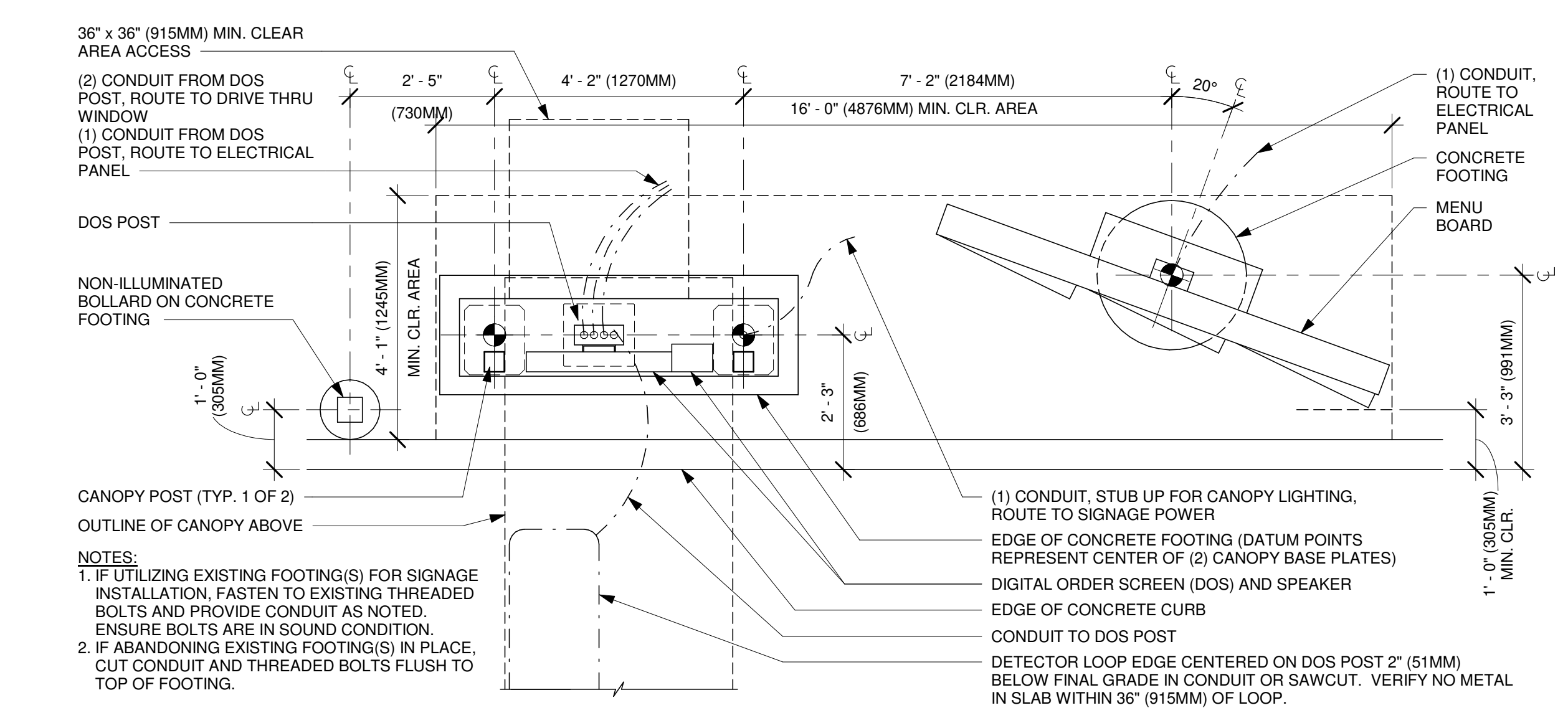
SHEET TITLE:
ARCHITECTURAL SITE DETAILS
SCALE: AS SHOWN

SHEET NUMBER:
A003

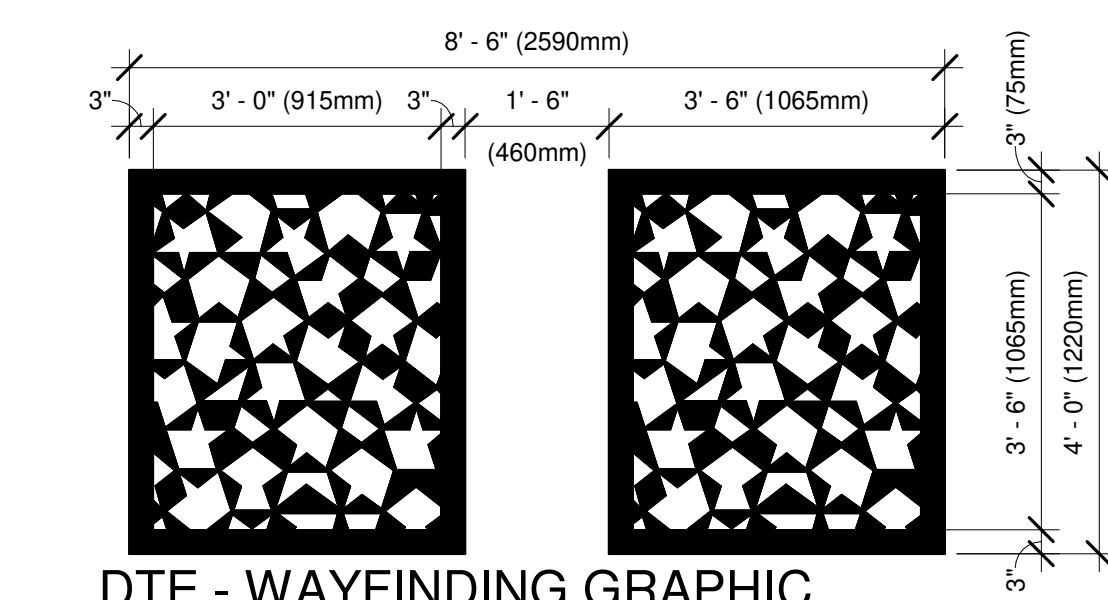
FINAL BID/PERMIT SET



1 DTE CLEARANCE BAR DETAIL
Scale: 1/2" = 1'-0"

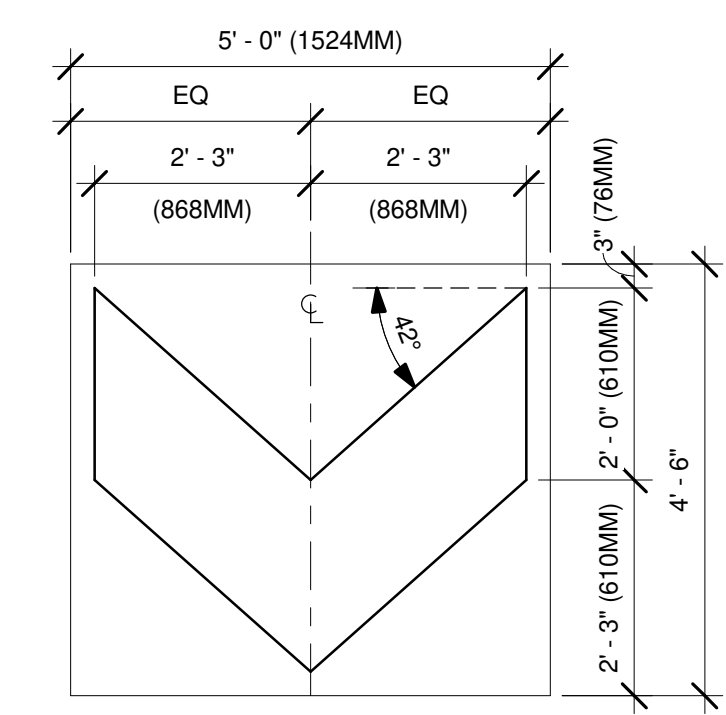


2 DTE - 5 PANEL 20° DT MENU BOARD, DIGITAL ORDER SCREEN WITH CANOPY
Scale: 1/2" = 1'-0"



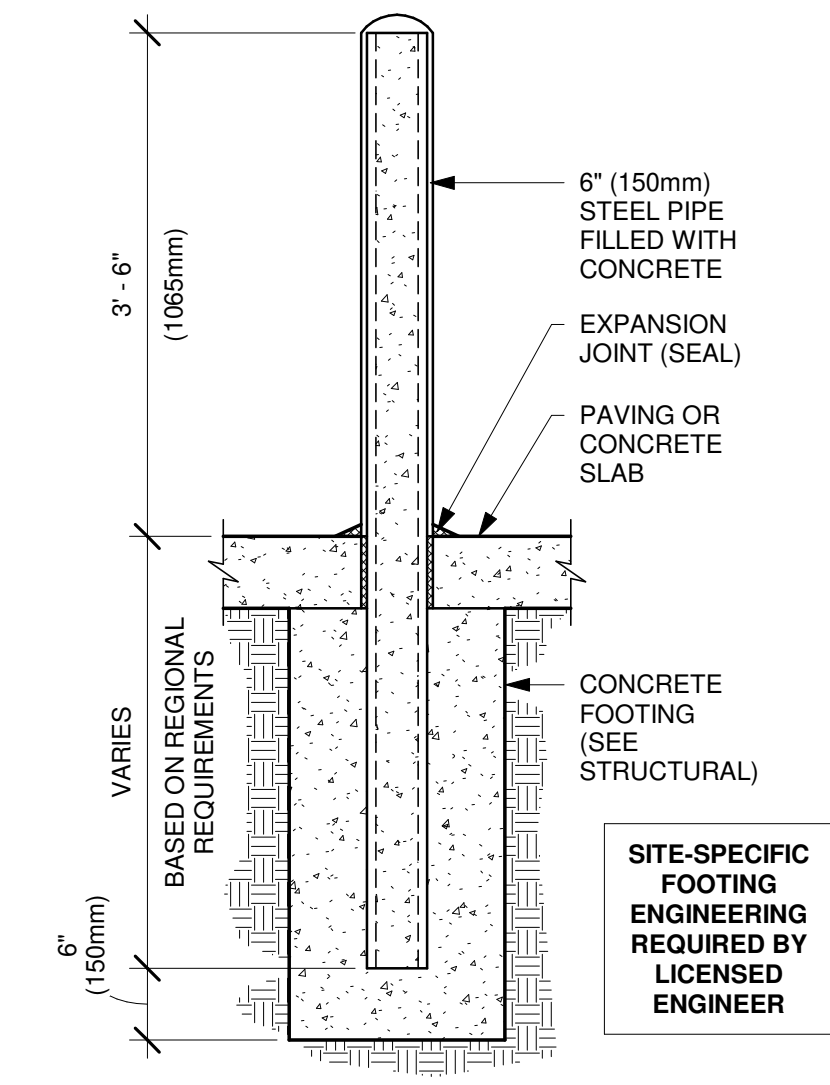
5 DTE - WAYFINDING GRAPHIC STAR PATTERN - HORIZONTAL
Scale: 1/2" = 1'-0"

GREEN PAINT
SHERWIN WILLIAMS PANTONE
369-C-CUSTOM TINTED COLOR.



4 DTE - WAYFINDING GRAPHIC ARROW - ENTRY
Scale: 1/2" = 1'-0"

SIGN VENDOR TO COORDINATE NEW OR REUSE OF EXISTING 36IN DIA. FOOTING FOR NEW BOLLARD.



3 SITE - BOLLARD DETAIL
Scale: 3/4" = 1'-0"