KIRKLAND CITY HALL - VIRTUAL SERVICE CENTER

CIP NO. GGC0440000, Job No. 49-22-PW, BID SET

a|r|c
architecture resource | collaborative

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10135 REGISTERED ARCHITECT
JEFFREY JOSEPH WARDASIEWICZ
STATE OF WASHINGTON

KIRKLAND CITY HALL
VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

CONTENTS:

COVER SHEET

SCALE:
DRAWN: LP
CHECKED: JW
PROJECT NO: 2020018.002

SHEET:

T0.0

KIRKLAND CITY HALL - VIRTUAL SERVICE CENTER

BID SET

GOVERNING CODES

KIRKLAND CITY CODE, 2021.
INTERNATIONAL BUILDING CODE, 2018 EDITION, WITH STATE OF WASHINGTON AMENDMENTS.
INTERNATIONAL EXISTING BUIDING CODE, 2018 EDITION, WITH STATE OF WASHINGTON AMENDMENTS.
INTERNATIONAL MECHANICAL CODE, 2018 EDITION, WITH STATE OF WASHINGTON AMENDMENTS.
UNIFORM PLUMBING CODE, 2018 EDITION, WITH STATE OF WASHINGTON AMENDMENTS, AND UNIFORM PLUMBING CODE STANDARDS.
INTERNATIONAL ENERGY CONSERVATION CODE, 2018 EDITION WITH WASHINGTON AMENDMENTS.
INTERNATIONAL PROPERTY MAINTENANCE CODE, 2018 EDITION, (ORD. 2019-20 § 1; ORD. 2019-10 § 1; ORD. 2016-12 § 1; ORD. 2013-17 § 1; ORD. 2010-13 § 1; ORD. 2007-30 § 1; ORD. 2004-25 § 2).
INTERNATIONAL FIRE CODE, 2018 EDITION, WITH STATE OF WASHINGTON AMENDMENTS.
NATIONAL ELECTRICAL CODE, 2017 EDITION; AND THE WASHINGTON CITIES ELECTRICAL CODE, 2014 EDITION
ICC A117.1-2009

VICINITY MAP

PROJECT LOCATION

DESIGN TEAM

OWNER:

CITY OF KIKLAND

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LANDSCAPE ARCHITECT:

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ELECTRICAL ENGINEER:

STANTEC CONSULTING SERVICES
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PRE-ENGINEERED METAL BUILDING:

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MMACDONALD@CHGBUILDING SYSTEMS.COM

PROJECT DESCRIPTION

THIS PROJECT WILL PROVIDE A 1,705 SF ADDITION TO EXISTING KIRKLAND CITY HALL. THE ADDITION INCLUDES NEW ENTRY COMPRISED OF VIRTUAL SERVICE CENTER & EXHIBIT SPACE. ADDITION INCLUDES NEW MECHANICAL, ELECTRICAL AND FIRE ALARM, FIRE SPRINKLERS.

PREVIOUS 80SF VESTIBULE ADDITION TO BE REMOVED.

SITE WORK INCLUDES REMOVAL OF EXISTING PAVING & PLANTINGS. MODIFICATIONS TO STORM DRAINAGE, NEW SITE SITE LIGHTING, NEW FLAG POLES, NEW PAVING & NEW LANDSCAPE PLANTINGS.

DEFERRED PERMIT SUBMITTALS INCLDUE DESIGN/BUILD FIRE SPRINKLERS BY SELECTED CONTRACTOR.

GENERAL NOTES

1. DRAWINGS AND PROJECT MANUAL ARE COMPLIMENTARY AND WHAT IS CONTAINED IN ONE SHALL BE CONSIDERED TO BE INCLUDED IN BOTH.

2. THE CONTRACT DOCUMENTS ARE COMPRISED OF THE DRAWINGS, PROJECT MANUAL AND ADDENDA (IF ANY). THE CONTRACT DOCUMENTS ARE CONSIDERED INCOMPLETE UNLESS ALL ELEMENTS LISTED ARE PRESENT.

3. IN THE CASE OF A CONFLICT BETWEEN ANY ASPECT OF THE CONTRACT DOCUMENTS AND ANOTHER, CONTACT THE ARCHITECT IMMEDIATELY FOR DIRECTION.

4. ALL WORK SHALL COMPLY WITH APPLICABLE CODES AND ORDINANCES. IF A CONFLICT ARISES BETWEEN WHAT IS SHOWN IN THE CONTRACT DOCUMENTS AND AN APPLICABLE CODE, PROMPTLY NOTIFY ARCHITECT FOR DETERMINATION OF HOW TO PROCEED

5. DO NOT SCALE DRAWINGS

6. PERFORM EXCAVATION & FOUNDATION WORK IN CONFORMANCE WITH THE SOILS REPORT AND CONSTRUCTION DOCUMENTS

7. DRAWINGS INDICATE GENERAL & TYPICAL DETAILS OF CONSTRUCTION. WHERE CONDITIONS ARE NOT SPECIFICALLY INDICATED BUT ARE OF SIMILAR CHARACTER, TYPICAL DETAILS SHALL APPLY.

DRAWING LIST

ABBREVIATIONS

∠	ANGLE	FND.	FOUNDATION	PR.	PAIR
℄	CENTER LINE	F.O.C.	FACE OF CONCRETE	PT.	PINT, POINT
#	NUMBER	F.O.F.	FACE OF FOUNDATION	P.T.	PRESSURE TREATED
ℙ	PROPERTY LINE	F.O.I.C.	FURNISHED BY OWNER / INSTALLED BY CONTRACTOR	PTD.	PAINTED
				PTN.	PARITION
A.B.	ANCHOR BOLT	F.O.I.O	FURNISHED BY OWNER/ INSTALLED BY OWNER	P.V.C.	POLYVINYL CHLORIDE PIPE
A/C	AIR CONDITIONING				
A.C.T.	ACOUSTICAL TILE CEILING	F.O.M	FACE OF MASONRY	Q.T.	QUARRY TILE
ADJ.	ADJACENT	F.O.S.	FACE OF STUD OR STRUCTURE		
A.F.F.	ABOVE FINISH FLOOR	F.P.	FIRE PROOF	R.	RADIUS, RISER
ALT.	ALTERNATE			REF.	REFER(ENCE)
ARCH.	ARCHITECT(URAL)	GA.	GUAGE	REFR.	REFRIGERATOR
AVG.	AVERAGE	GALV.	GALVANIZED	REINF.	REINFORCED
A.W.P.	ACOUSTICAL WALL PANEL	G.C.	GENERAL CONTRACTOR	RESIL.	RESILIENT
		GL/LAM	GLUE LAMINATED	REV.	REVISION, REVISED
BD.	BOARD	GND.	GROUND	R.O.	ROUGH OPENING
BLK'G.	BLOCKING	GR.	GRADE	RWL	RAIN WATER LEADER
BOT.	BOTTOM	G.W.B.	GYPSUM WALLBOARD		
				S.	SOUTH
CAB.	CABINET	H.B.	HOSE BIB	SAM	SELF-ADHERED MEMBRANE
C.B.	CATCH BASIN	H.C.	HOLLOW CORE	S.C.	SOLID CORE
C.F.	CUBIC FEET	HDBD.	HARDBOARD	S.C.D.	SEAT COVER DISPENSER
C.J.	CONTROL JOINT	HDR.	HEADER	S.D.	SOAP DISPENSER, STORM DRAIN
CLG.	CEILING	HDWR.	HARDWARE	S.F.	SQUARE FEET
CLR.	CLEAR(ANCE)	HDWD.	HARDWOOD	SHT.	SHEET
C.M.U.	CONCRETE MASONRY UNIT	H.M.	HOLLOW METAL	SHWR.	SHOWER
C.O.	CLEAN OUT	H.V.A.C	HEATING / VENTILATION / AIR CONDITIONING	SIM.	SIMILAR
COL.	COLUMN			S.N.D.	SANITARY NAPKIN DISPENSER
CONC.	CONCRETE			S.N.R.	SANITARY NAPKIN RECEPACLE
CONT.	CONTINUOUS	I.D.	INSIDE DIAMETER (DIM.)	S.S.	STAINLESS STEEL
COORD.	COORDINATE	INSUL	INSULATED / INSULATION	STL.	STEEL
CPT.	CARPET	INT.	INTERIOR	STA.	STATION
C.T.	CERAMIC TILE			S.T.C.	SOUND TRANSMISSION CLASS
C.Y.	CUBIC YARDS	JT.	JOINT	ST.S.	STANDING SEAM
				SUB.	SUBSTITUTE
D.F.	DRINKING FOUNTAIN	KIT.	KITCHEN	SUSP.	SUSPENDED
D.H.	DOUBLE HUNG			SV	SHEET VINYL
DIM.	DIMENSION	LAF	LIQUID-APPLIED MEMBRANE FLASHING	SYM.	SYMMETRICAL
DISP.	DISPENSER	L.F.	LINEAL FEET	SYS.	STYSTEM
DIV.	DIVISION	LT.WT.	LIGHT WEIGHT		
DN.	DOWN			T.	TREAD
DR.	DOOR	MAS.	MASONRY	TB	TACK BOARD
D.S.	DOWN SPOUT	M.B.	MACHINE BOLT	T.O.C.	TOP OF CURB
DWG.	DRAWING	M.B.	MARKER BOARD	TEL.	TELEPHONE
		M.D.F.	MEDIUM DENSITY FIBERBOARD	TER	TERRAZZO
E	EAST (COORDINATE)	M.D.O.	MEDIUM DENSITY OVERLAY	T.O.P.	TOP OF PLATE OR PAVEMENT
EA.	EACH	M.D.X.	MEDIUM DENSITY EXTERIOR OVERLAY	T.P.D.	TOILET PAPER DISPENSER
E.B.	EXPANSION BOLT	MECH.	MECHANICAL	T.O.W.	TOP OF WALL
E.J.	EXPANSION JOINT	MEMB.	MEMBRANE	TYP.	TYPICAL
ELEC.	ELECTRICAL	MFG.	MANUFACTURING		
ELEV.	ELEVATION	MFR.	MANUFACTURER	UNF.	UNFINISHED
ENCL.	ENCLOSURE	MIN.	MINIMUM	U.O.N.	UNLESS OTHERWISE NOTED
EQ.	EQUAL	MIR.	MIRROR		
EQUIP.	EQUIPMENT	M.O.	MASONRY OPENING	V.	VENT
E.W.C.	ELECTRIC WATER COOLER	MTL.	METAL	V.B.	VAPOR BARRIER
EXT.	EXTERIOR			V.C.T.	VINYL COMPOSITION TILE
		N.	NORTH	V.I.F.	(CONTRACTOR TO) VERIFY IN FIELD
F.A.	FIRE ALARM	N.I.C.	NOT IN CONTRACT		
F.C.O.	FLOOR CLEANOUT	NOM.	NOMINAL	W.	WEST, EIDTH
F.D.	FLOOR DRAIN	N.T.S.	NOT TO SCALE	W.C.	WATER CLOSET
F.E.	FIRE EXTINGUISHER			WD.	WOOD
F.E.C.	FIRE EXTINGUISHER CABINET	O.C.	ON CENTER	WDW.	WINDOW
F.F.	FINISH FLOOR	O.H.	OPPOSITE HAND	W.G.	WIRED GLASS
F.F.E.	FINISH FLOOR ELEVATION	OPN'G.	OPENING	W.H.	WATER HEATER
F.S.	FROM SLAB	OPP.	OPPOSITE	WIN.	WINDOW
F.H.	FIRE HYDRANT			W.P.	WATER PROOF(ING)
FIN.	FINISH	PEMB	PRE-ENGINEERED METAL BUILDING	W.R.	WATER RESISTANT
		PERF.	PERFORATED	WT.	WEIGHT
		P.L.	PROPERTY LINE	W.W.F.	WELDED WIRE FABRIC
		P-LAM.	PLASTIC LAMINATE	W.O.M.	WALK OFF MAT

LEGEND

ROOM NAME
101
ROOM NAME
ROOM NUMBER

DIMENSION POINT OR ELEVATION

1i
PARTITION TYPE - SEE A7.0

101
DOOR NUMBER SEE A7.0

EXTERIOR ELEVATION — 1 Ref / A101 — DRAWING # / SHEET #

INTERIOR ELEVATION — 1 Ref / A101 — DRAWING # / SHEET #

BUILDING SECTION — 1 / A1.1 — DRAWING # / SHEET #

BUILDING SECTION — 1 / A1.1 — DRAWING # / SHEET #

DETAILS — 1 / A1.1 — DETAIL # / SHEET #

DETAILS THAT ARE SIMILAR TO THE DETAIL SHOWN — 1 / A1.1 SIM. — DETAIL # / SHEET #

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10135 REGISTERED ARCHITECT
JEFFREY JOSEPH WANDASIEWICZ
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ISSUE DATE: SEPTEMBER 14, 2022

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CONTENTS:

PROJECT INFO

SCALE: **1/4" = 1'-0"**
DRAWN: -
CHECKED: -
PROJECT NO: 2020018.002

SHEET:

T1.0

EXISTING BUILDING SUMMARY

CITY HALL ORIGINALLY BUILT IN 1984 WITH AN ADDITION IN 1994. A MAJOR RENOVATION OCCURED IN 2015-2017 INCLUDING PARTIAL RE-ROOFING OF EXISTING ROOF, STRUCTURAL UPGRADES AND MODIFICATIONS, MODIFIED AND NEW MECHANICAL, ELECTRICAL AND FIRE ALARM, AUDIO-VISUAL AND INFORMATION TECHNOLOGY SYSTEMS, FIRE SPRINKLERS, NEW ARCHITECTURAL AND ACOUSTICAL FINISHES AND 80SF BUILDING ADDITION (EXTEIROR VESTIBULE).

OCCUPANCY:
B - BUSINESS
A-3 - ASSEMBLY AREAS W/O FIXED SEATING (ACCESSORY OCCUPANCY)

CONSTRUCTION TYPE:
REINFORCED CONRETE - TYPE VB

NUMBER OF STORIES: 2

GROUND FLOOR:	32,347 SF
1ST FLOOR:	37,991 SF
TOTAL GROSS SF:	70,338 SF

PROJECT SUMMARY - ADDITION

SCOPE OF WORK:
THIS PROJECT WILL PROVIDE A 1,705 SF ADDITION TO EXISTING KIRKLAND CITY HALL. THE ADDITION INCLUDES NEW ENTRY COMPRISED OF VIRTUAL SERVICE CENTER & EXHIBIT SPACE. ADDITION INCLUDES NEW MECHANICAL, ELECTRICAL AND FIRE ALARM, FIRE SPRINKLERS.

PREVIOUS 80SF VESTIBULE ADDITION TO BE REMOVED.

SITE WORK INCLUDES REMOVAL OF EXISTING PAVING & PLANTINGS. MODIFICATIONS TO STORM DRAINAGE, NEW SITE SITE LIGHTING, NEW FLAG POLES, NEW PAVING & NEW LANDSCAPE PLANTINGS.

OCCUPANCY:
A-3 - ASSEMBLY AREAS W/O FIXED SEATING
(ACCESSORY OCCUPANCY TO BUILDING B OCCUPANCY)

CONSTRUCTION TYPE:
TYPE VB

NUMBER OF STORIES: 2

	EXISTING	ADDITION	DEMO	TOTAL
GROUND FLOOR:	32,435 SF	--	--	32,435 SF
1ST FLOOR:	37,903 SF	1,705 SF	(-80 SF)	39,528 SF
TOTAL GROSS SF:	70,338 SF	1,705 SF	(-80 SF)	71,963 SF

EXISTING BUILDING CODE NOTES (2018 IEBC)

CHAPTER 3 - PROVISIONS FOR ALL COMPLIANCE METHODS

301.3 THE ALTERATION, ADDITION, OR CHANGE OF OCCUPANCY OF ALL EXISTING BUILDINGS SHALL COMPLY WITH ONE OF THE METHOD LISTED IN SECTION 301.3.1, 301.3.2, OR 301.3.3 AS SELECTED BY THE APPLICANT.
301.3.2 WORK AREA COMPLIANCE METHOD. ALTERATIONS, ADDITIONS AND CHANGES OF OCCUPANCY COMPLYING WITH TE APPLICABLE REQUIREMENTS FOR CHAPTERS 6-12 OF THI SCODE SHALL BE CONSIDERED IN COMPLIANCE WITH PROVISIONS OF THIS CODE.

302.1 APPLICABILITY - THE PROVISIONS OF SECTION 302 APPLY TO ALL ALTERATIONS, REPAIRS, ADDITIONS, RELOCATIONS OF STRUCTURES AND CHANGES OF OCCUPANCY REGARDLESS OF THE COMPLIANCE METHOD.

CHAPTER 6 – CLASSIFICATION OF WORK

606.2 APPLICATION – ADDITIONS TO EXISTING BUILDINGS SHALL COMPLY WITH THE PROVISIOSN OF CHAPTER 11.

CHAPTER 11 – ADDITIONS

1101.1 SCOPE - AN ADDITION TO A BUILDING OR STRUCTURE SHALLCOMPLY WITH THE INTERNATIONAL CODES AS ADOPTED FOR NEW CONSTRUCTION WITHOUT REQUIRING THE EXISTING BUILDING OR STRUCTURETO COMPLY WITH ANY REQUIREMENTS OF THOSE CODES OR OF THESE PROVISIONS, EXCEPT AS REQUIRED BY THIS CHAPTER. WHERE AN ADDITION IMPACTS THE EXISTING BUILDING OR STRUCTURE, THAT PORTIONSHALL COMPLY WITH THIS CODE.

SECTION 1102 - HEIGHTS AND AREAS
1102.1 HEIGHT LIMITATIONS. AN ADDITION SHALL NOT INCREASE THE HEIGHT OF AN EXISTING BUILDING BEYOND THAT PERMITTED UNDER THEAPPLICABLE PROVISIONS OF CHAPTER 5 OF THE INTERNATIONAL BUILD-ING CODE FOR NEW BUILDINGS.

1102.2 AREA LIMITATIONS. AN ADDITION SHALL NOT INCREASE THE AREA OF AN EXISTING BUILDING BEYOND THAT PERMITTED UNDER THE APPLICABLE PROVISIONS OF CHAPTER 5 OF THE INTERNATIONAL BUILD-ING CODE FOR NEW BUILDINGS UNLESS FIRE SEPARATION AS REQUIREDBY THE INTERNATIONAL BUILDING CODE IS PROVIDED.

SECTION 1107 - ENERGY CONSERVATION
1107.1 MINIMUM REQUIREMENTS. ADDITIONS TO EXISTING BUILD-INGS SHALL CONFORM TO THE ENERGY REQUIREMENTS OF THE INTERNA-TIONAL ENERGY CONSERVATION CODE OR INTERNATIONALRESIDENTIAL CODE AS THEY RELATE TO NEW CONSTRUCTION.

BUILDING CODES NOTES (2018 IBC W/ WA AMENDMENTS)

CHAPTER 3 - USE AND OCCUPANCY CLASSIFICATION

EXISTING BUILDING - PROPOSED CLASSIFICATION GROUP:
B BUSINESS (SECTION 304)
A-3 ASSEMBLY, ASSEMBLY W/O FIXED SEATING (SECTION 303)
(ACESSORY OCCUPANCY TO B OCCUPANCY PER 508.2)*
ADDITION - PROPOSED CLASSIFICATION GROUP:
A-3 ASSEMBLY, ASSEMBLY W/O FIXED SEATING (SECTION 303)
(ACESSORY OCCUPANCY TO B OCCUPANCY PER 508.2)*

*ACCESORY OCCUPANCY SHALL NOT OCCUPY MORE THAN 10% OF THE FLOOR AREA OF THE STORY IN WHICH THEY ARE LOCATED.

GROUND FLOOR: 1,190 SF (NEW PETER KIRK ROOM) + 885 SF (LUNCH) = 2,075 SF
2,075 SF / 32,435 SF = 6.4%

FIRST FLOOR: 2,130 SF (COUNCIL CHAMBERS) + 1,480 SF (ADDITION) = 3,610 SF
3,610 SF / 39,528 SF = 9.1%

SEE SHEET T1.2 & T1.3 FOR OCCUPANCY CLASSIFICATION

CHAPTER 5 - GENERAL BUILDING HEIGHTS AND AREAS

TABLE 504.3 - ALLOWABLE BUILDING HEIGHT IN FEET ABOVE GRADE PLANE
OCCUPANCY CLASSIFICATION(S): B
SPRINKLERED BUILDING: Y
TYPE OF CONSTRUCTION: VB
MAXIMUM HEIGHT ALLOWABLE: 60'
EXISTING BUILDING HEIGHT TO REMAIN: 30' < 60'
No change to existing height.

TABLE 504.4 - ALLOWABLE NUMBER OF STORIES ABOVE GRADE PLANE
OCCUPANCY CLASSIFICATION: B
SPRINKLERED BUILDING: Y
TYPE OF CONSTRUCTION: VB
ALLOWABLE NUMBER OF STORIES: 3

NUMBER OF STORIES PROPOSED: 2
No change to existing humber of stories.

TABLE 506.2 - ALLOWABLE AREA FACTOR
OCCUPANCY CLASSIFICATION: B
SPRINKLERED BUILDING: SM
TYPE OF CONSTRUCTION: VB
ALLOWABLE AREA FACTOR: 27,000SF*

* UNLIMITED AREA PER 507.5 - THE AREA OF GROUP B BUILDINGS NOT MORE THAN TWO STORIES ABOVE GRADE PLANE SHALL NOT BE LIMITED WHERE THE BUILDING IS EQUIPPED THROUGH OUT WITH AN AUTOMATIC SPRINKLER SYSTEM AND IS SURROUNDED AND ADJOINED BY PUBLIC WAYS OR YARDS NOT LESS THAN 60' IN WIDTH.

CHAPTER 6 - TYPES OF CONSTRUCTION

SECTION 602.5 TYPE VB - PROPOSED ADDITION CONSTRUCTION VB

TABLE 601 - FIRE-RESISTANCE RATING REQUIREMENTS FOR BUILDING ELEMENTS (HOURS) FOR TYPE VB:

PRIMARY STRUCTURAL FRAME:	0HR
BEARING WALLS:	0HR
NONBEARING WALLS, EXTERIOR:	0HR
NONBEARING WALLS, INTERIOR:	0HR
FLOOR CONSTURCTION:	0HR
ROOF CONSTRUCTION:	0HR

TABLE 602 - FIRE-RESISTANCE RATING REQUIREMENTS FOR EXTERIOR WALLS BASED ON FIRE SEPARATION DISTANCE FOR TYPE VB:
X < 5' REQUIRED RATING = 1 HR (A & B OCCUPANCY),
5' < X < 10' REQUIRED RATING = 1 HR
10' < X < 30' REQUIRED RATING = 0 HR

CHAPTER 7 - FIRE AND SMOKE PROTECTION FEATURES
704.10 EXTERIOR STRUCTURAL MEMBERS
REQUIRED RATING OF LOAD-BEARING STRUCTURAL MEMBERS LOCATED WITHIN THE *EXTERIOR WALLS* OR ON THE OUTSIDE OF A BUILDING OR STRUCTURE SHALL BE PROVIDED WITH THE HIGHEST *FIRE-RESISTANCE RATING* AS DETERMINED IN ACCORDANCE WITH TABLE 601 AND 602 = 0HRS REQUIRED

705.8 OPENINGS
FIRE SEPARATION DISTANCE > 30 FT. THEREFORE THERE IS NO LIMIT TO ALLOWABLE AREA OF EXTERIOR WALL OPENINGS IN REGARDS TO FIRE SEPARATION DISTANCE

711 FLOOR AND ROOF ASSEMBLIES
SEE A7 SHEETS FOR LISTED, TESTED, AND APPROVED EXTERIOR WALL AND INTERIOR PARTITION ASSEMBLIES

CHAPTER 8 - INTERIOR FINISHES
TABLE 803.11 - INTERIOR WALL AND CEILING FINISH REQUIREMENTS BY OCCUPANCY
GROUP A-3, SPRINKLERED, ROOMS AND ENCLOSED SPACES: CLASS C MIN

SEE A9.1 FOR COMPLIANT DETAILING FOR SUSPENDED ACOUSTICAL CEILNG ASSEMBLIES IN ACCORDANCE WITH 2018 IBC,

SECTIONS 803.11, 808 AND 1613; ASCE 7-10, SECTION 13.5.6, ASTM C 635, ASTM C 636-04 AND CISCA GUIDELINES FOR SEISMIC RESTRAINT FOR DIRECT HUNG SUSPENDED CEILING ASSEMBLIES

CHAPTER 10 - MEANS OF EGRESS

SEE SHEET T1.2 FOR LIFE SAFETY / EXISTING PLAN; SEE SHEET T1.2 & T1.3 FOR OCCUPANT LOAD CALCULATIONS

SECTION 1005 - MEANS OF EGRESS SIZING
SECTION 1005.3.2 OTHER EGRESS COMPONENTS - THE CAPACITY, IN INCHES, FOR MEANS OF EGRESS COMPONENTS OTHER THAN STAIRWAYS SHALL BE CALCULATED BY MULTPLYING THE OCCUPANT LOAD SERVED BY SUCH COMPONENT BY A MEANS OF EGRESS CAPACITY FACTOR OF 0.2 INCH PER OCCUPANT. SMALLEST COMPONENT IS THE DOORWAY OPENING.

BUILDING EXIT DOORS, EGRESS SIZING CALCULATIONS:

ROOM NAME	*DOOR NUMBER*	*PROPOSED OPENING*	*OCCUPANT LOAD*	*LOAD FACTOR*	*REQ. OPENING*
VESTIBULE	201A	60"	135	0.2"	27" MIN
VESTIBULE	201B	36"	135	0.2"	27" MIN
LOBBY	202	36"	175	0.2"	35" MIN

CHAPTER 11 - ACCESSIBILITY

SECTION 1103.2.9 - EQUIPMENT SPACES:
SPACES FREQUENTED ONLY BY PERSONNEL FOR MAINTENANCE, REPAIR OR MONITORING OF EQUIPMENT ARE NOT REQUIRED TO BE ACCESSIBLE.
SUCH SPACES INCLUDE, BUT ARE NOT LIMITED TO, MECHANICAL, ELECTRICAL OR COMMUNICATIONS EQUIPMENT ROOM.

ROOM PROPOSED AS EQUIPMENT SPACES: N/A

ENERGY CODE NOTES

2018 WASHINGTON STATE ENERGY CODE
CLIMATE ZONE: KING COUNTY - 4C

C402.2 OPAQUE THERMAL ENVELOPE ASSEMBLY REQUIREMENTS
TABLE C402.1.3
ROOFS:
METAL BUILDINGS: MIN R-25 + R-11 LS or R-38CI *(R-1: R-25 + R11-LS + R-11LS PROPOSED, U-0.026)*

WALL ABOVE GRADE
MASS: R-9.5 CI *(E-1: R-13 CI PROPOSED, U-0.077)*
METAL BUILDING: R-19CI, OR, R-13+13CI *(MS-1, MS-2: R-24 CI PROPOSED, U-0.042)*

SLAB-ON-GRADE FLOORS
UNHEATED SLABS: R-10 FOR 24" PERIMETER *(FLR-1: R-10 FOR 24" PROPOSED)*

SEE SECTION C406 FOR EFFICIENCY PACKAGE ENHANCED ENVELOPE REQUIREMENTS.

TABLE C402.4 FENESTRATION REQUIREMENTS
VERTICAL CURTAIN WALLS AND SITE BUILT FENESTRATION: FIXED - 0.38 MAX
VERTICAL CURTAIN WALLS AND SITE BUILT FENESTRATION: OPERABLE - 0.40 MAX
ENTRANCE DOORS: FIXED 0.60 MAX
ALL OTHER VERTICAL FENESTRATION: 0.30 MAX (BI-FOLD DOOR)
SHGC: 0.38 MAX FACING S,E,W AND 0.51 FACING NORTH

SEE SECTION C406 FOR EFFICIENCY PACKAGE ENHANCED ENVELOPE REQUIREMENTS. UA SHALL BE 15% LOWER THAN ALLOWABLE UA.

SITE BUILT FENESTRATION: FIXED - 0.38 * 85% = 0.323 MAX
SITE BUILT FENESTRATION: OPERABLE - 0.40 * 85% = 0.340 MAX
ENTRANCE DOORS: 0.60 * 85% = 0.510 MAX
ALL OTHER VERTICAL FENESTRATION: 0.30 * 85% = 0.255 MAX

C402.4.1 MAXIMUM VERITCAL FENESTRATION
SHALL NOT EXCEED 30% OF GROSS ABOVE GRADE WALL AREA
MAXIMUM SKYLIGHTS IS 3% OF ROOF AREA (NO INTERIOR SKYLIGHTS THIS PROJECT)

C402.4.1.1 VERTICAL FENESTRATION MAXIMUM AREA WITH HIGH PERFORMANCE ALTERNATES. FOR BUILDINGS THAT COMPLY WITH SECTION C402.4.1.1.1 OR C402.4.1.1.2, THE TOTAL BUILDING VERTICAL FENESTRATION AREA IS PERMITTED TO EXCEED 30 PERCENT BUT SHALL NOT EXCEED 40 PERCENT OF THE GROSS ABOVE GRADE WALL AREA FOR THE PURPOSE OF PRESCRIPTIVE COMPLIANCE WITH SECTION C402.1.4.
PROPOSED VERTICAL FENESTRATION: 39.9% , SEE CALCULATIONS BELOW

C402.4.1.1.1 OPTIMIZED DAYLIGHTING. ALL OF THE FOLLOWING REQUIREMENTS SHALL BE MET:
1. NOT LESS THAN 50 PERCENT OF THE TOTAL CONDITIONED FLOOR AREA IN THE BUILDING IS WITHIN A DAYLIGHT ZONE THAT INCLUDES DAYLIGHT RESPONSIVE CONTROLS COMPLYING WITH SECTION C405.2.4.1.

PROPOSED: 100% WITHIN DAYLIGHT ZONE

2. VISIBLE TRANSMITTANCE (VT) OF ALL VERTICAL FENESTRATION IN THE BUILDING IS GREATER THAN OR EQUAL TO 1.1 TIMES THE REQUIRED SOLAR HEAT GAIN COEFFICIENT (SHGC) IN ACCORDANCE WITH SECTION C402.4, OR 0.50, WHICHEVER IS GREATER. IT SHALL BE PERMITTED TO DEMONSTRATE COMPLIANCE BASED ON THE AREA WEIGHTED AVERAGE VT BEING GREATER THAN OR EQUAL TO THE AREA WEIGHTED AVERAGE OF THE MINIMUM VT REQUIREMENTS

CALCULATIONS

ELEVATION	*WALL AREA*	*VERTICAL GLAZING AREA*
NORTH ELEVATION	1,123 SF	859 SF
EAST ELEVATION	522 SF	133 SF
SOUTH ELEVATION	1,430 SF	142 SF
WEST ELEVATION	617 SF	337 SF
TOTALS	3,692 SF	1,471 SF

GLAZING AREA / TOTAL AREA = 1,471 SF / 3,692 SF = 39.8% < 40.0%
(SEE DIAGRAMS BELOW)

C402.5 AIR LEAKAGE - THERMAL ENVELOPE
THE THERMAL ENVELOPE SHALL COMPLY WITH SECTIONS C402.5.1 THROUGH C402.5.8.
C402.5.1 CONTINUOUS AIR BARRIER SHALL BE PROVIDE THROUGHOUT THE ENVELOPE
C402.5.1.2 THE COMPLETED BUILDING SHALL BE TESTED AND THE AIR LEAKAGE RATE OF THE BUILDING ENVELOPE SHALL NOT EXCEED 0.25 CFM/FT2 AT A PRESSURE DIFFERENTIAL OF 0.3 INCHES WATER GAUGE.

C402.5.7 VESTIBULES. ALL BUILDING ENTRANCES SHALL BE PROTECTED WITH AN ENCLOSED VESTIBULE, WITH ALL DOORS OPENING INTO AND OUT OF THE VESTIBULE EQUIPPED WITH SELF-CLOSING DEVICES. THE EXTERIOR ENVELOPE OF CONDITIONED VESTIBULES SHALL COMPLY WITH THE REQUIREMENTS FOR A CONDITIONED SPACE.

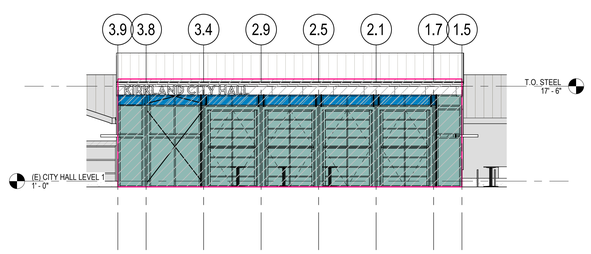
C403 MECHANICAL SYSTEMS
MECHANICAL SYSTEMS AND EQUIPMENT SERVING HEATING, COOLING, VENTILATING, AND OTHER NEEDS SHALL COMPLY WITH SECTION 403. SEE MECHANICAL.

C405 ELECTRICAL POWER AND LIGHTING SYSTEMS
LIGHTING SYSTEM CONTROLS, MAXIMUM LIGHTING POWER FOR INTERIOR AND EXTERIOR APPLICATIONS, ELECTRICAL ENERGY CONSUMPTION SHALL COMPL WITH SECTION C404. SEE ELECTRICAL.

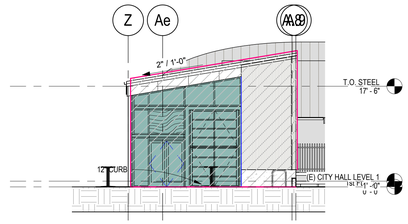
C406 - EFFICIENCY PACKAGE
C406.1 ADDITIONAL ENERGY EFFICIENCY CREDIT REQUIREMENTS. NEW BUILDINGS AND CHANGE IN SPACE CONDITIONING, CHANGE OF OCCUPANCY AND BUILDING ADDITIONS IN ACCORDANCE WITH CHAPTER 5 SHALL COMPLY WITH SUFFICIENT PAGES FROM TABLE C406.1 SO AS TO ACHIEVE A MINUMUM NUMBER OF 6 CREDITS.

TABLE C406.1 EFFICIENCY PACKAGE CREDITS
THE PROJECT INTENDS TO MEET THIS REQUIREMENT WITH THE FOLLOWING CREDITS FROM TABLE C406.1
2. REDUCED LIGHTING POWER: OPTION 1 IN ACCORDANCE WITH SECTION C406.3.1
2 points
10. ENHANCED ENVELOPE PERFORMANCE IN ACCORDANCE WITH SECTION C406.10
4 points

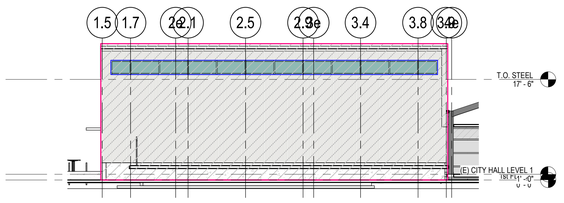
PROPOSED UA OF THE THERMAL ENVELOPE OF THE BUILDING ADDITION SHALL BE 15% LOWER THAN ALLOWABLE UA.



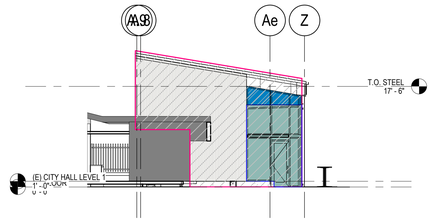
1 ELEVATION DIAGRAM - NORTH
3/32" = 1'-0"



2 ELEVATION DIAGRAM - WEST
3/32" = 1'-0"



3 ELEVATION DIAGRAM - SOUTH
3/32" = 1'-0"



4 ELEVATION DIAGRAM - EAST
3/32" = 1'-0"

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STATE OF WASHINGTON

KIRKLAND CITY HALL
VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

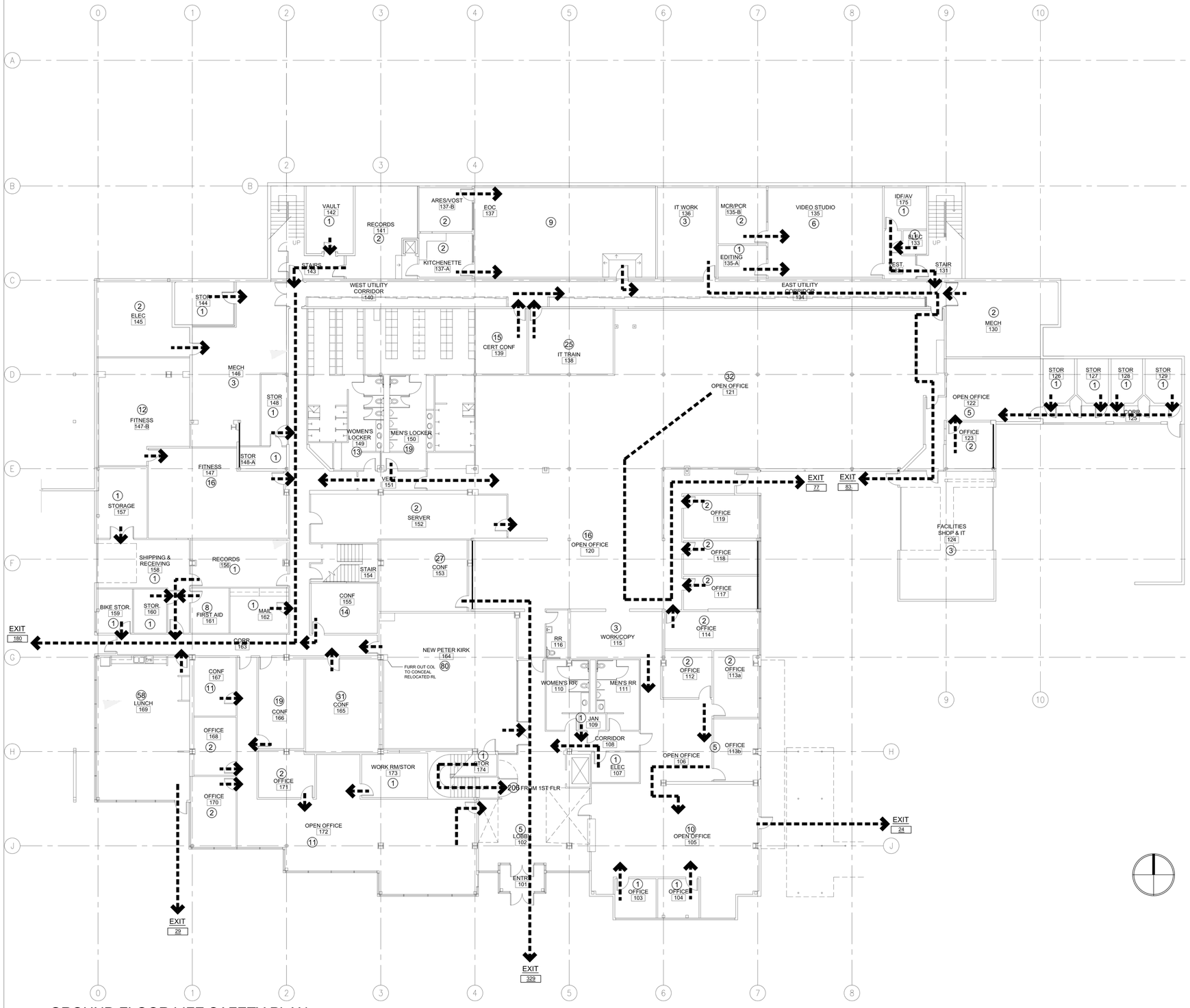
REVISION	DATE	DESCRIPTION

CONTENTS:

CODE & LIFE SAFETY & PERMIT NOTES

SCALE: **3/32" = 1'-0"**
DRAWN: **AS, LP**
CHECKED: **JW**
PROJECT NO: 2020018.002

SHEET:
T1.1



1 GROUND FLOOR LIFE SAFETY PLAN

SCALE: 3/32" = 1'-0"

LIFE SAFETY OCCUPANT LOAD CALCULATIONS

ROOM #	ROOM NAME	USE CLASSIFICATION* IBC2012-302	ROOM SF	AREA/OCCUPANT IBC2012 TABLE 1004.1.2	ROOM OCCUPANT LOAD IBC2012-1004
101	ENTRY	-	-	-	-
102	LOBBY	2	640	130	5
103	OFFICE	2	105	130	1
104	OFFICE	2	105	130	1
105	OPEN OFFICE	2	1290	130	10
106	OPEN OFFICE	2	630	130	5
107	ELEC	3	100	300	1
108	CORRIDOR	-	-	-	-
109	JANITOR	3	25	300	1
110	WOMEN'S RESTROOM	-	-	-	-
111	MENS RESTROOM	-	-	-	-
112	OFFICE	2	155	130	2
113	OFFICE	2	210	130	2
114	OFFICE	2	235	130	2
115	WORK/COPY	2	285	130	3
116	RESTROOM	-	-	-	-
117	OFFICE	2	140	130	2
118	OFFICE	2	149	130	2
119	OFFICE	2	190	130	2
120	OPEN OFFICE	2	1990	130	16
121	OPEN OFFICE	2	4125	130	32
122	OPEN OFFICE	2	545	130	5
123	OFFICE	2	145	130	2
124	FACILITIES SHOP & IT	3	785	300	3
125	CORRIDOR	-	-	-	-
126	STORAGE	3	90	300	1
127	STORAGE	3	90	300	1
128	STORAGE	3	90	300	1
129	STORAGE	3	90	300	1
130	MECH	3	500	300	2
131	STAIR	-	-	-	-
132	VESTIBULE	-	-	-	-
133	ELEC	3	35	300	1
134	EAST UTILITY CORRIDOR	-	-	-	-
135	VIDEO STUDIO	2	700	130	6
135-A	EDITING	2	110	130	1
135-B	MCR/PCR	2	180	130	2
136	IT WORK	2	355	130	3
137	E.O.C.	2	1110	130	9
137-A	KITCHENETTE	2	155	130	2
137-B	ARES/VOST	2	150	130	2
138	IT TRAINING	1	375	15	25
139	CERT CONFERENCE ROOM	1	225	15	15
140	WEST UTILITY CORRIDOR	-	-	-	-
141	RECORDS	3	400	300	2
142	VAULT	3	211	300	1
143	STAIRS	-	-	-	-
144	STORAGE	3	165	300	1
145	ELEC	3	400	300	2
146	MECH	3	765	300	3
147	FITNESS	4	785	50	16
147-B	FITNESS	4	575	50	12
148	STORAGE	3	120	300	1
148-A	STORAGE	3	80	300	1
149	WOMEN'S LOCKERS	4	625	50	13
150	MEN'S LOCKERS	4	925	50	19
151	VESTIBULE	-	-	-	-
152	SERVER	3	560	300	2
153	CONFERENCE ROOM	1	400	15	27
154	STAIR	-	-	-	-
155	CONFERENCE ROOM	1	210	15	14
156	RECORDS	3	300	300	1
157	STORAGE	3	230	300	1
158	SHIPPING & RECEIVING	3	300	300	1
159	BIKE STORAGE	3	100	300	1
160	STORAGE	3	95	300	1
161	FIRST AID	1	115	15	8
162	MAIL	3	170	300	1
163	CORRIDOR	-	-	-	-
164	NEW PETER KIRK ROOM	1	1190	15	80
165	CONFERENCE ROOM	1	455	15	31
166	CONFERENCE ROOM	1	280	15	19
167	CONFERENCE ROOM	1	165	15	11
168	OFFICE	2	160	130	2
169	LUNCH	1	865	15	58
170	OFFICE	2	220	130	2
171	OFFICE	2	150	130	2
172	OPEN OFFICE	2	1310	130	11
173	WORK ROOM/ STORAGE	3	170	300	1
174	STORAGE	3	35	300	1
175	IDF / AV	3	115	300	1
			TOTAL		516

*USE CLASSIFICATION IBC2012 TABLE 1004
1 = ASSEMBLY AREAS W/O FIXED SEATING, UNCONENTRATED
2 = BUSINESS AREAS W/ SPRINKLER SYSTEM
3 = ACCESSORY AREAS
4 = EXERCISE ROOMS

LIFE SAFETY PLAN LEGEND

OFFICE — ROOM NAME
100 — ROOM NUMBER

(1) ROOM/SPACE OCCUPANT LOAD

EXIT — EXTERIOR EXIT DOORS (IBC 2015-1008.1)

COMMON PATH OF EGRESS TRAVEL (IBC 2015-1002)

79 — TOTAL OCCUPANT LOAD AT EXTERIOR EXIT

AREA OF WORK
SEE DRAWINGS FOR ADDITIONAL INFORMATION ON EXTENTS OF AREA OF WORK

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ISSUE DATE: SEPTEMBER 14, 2022

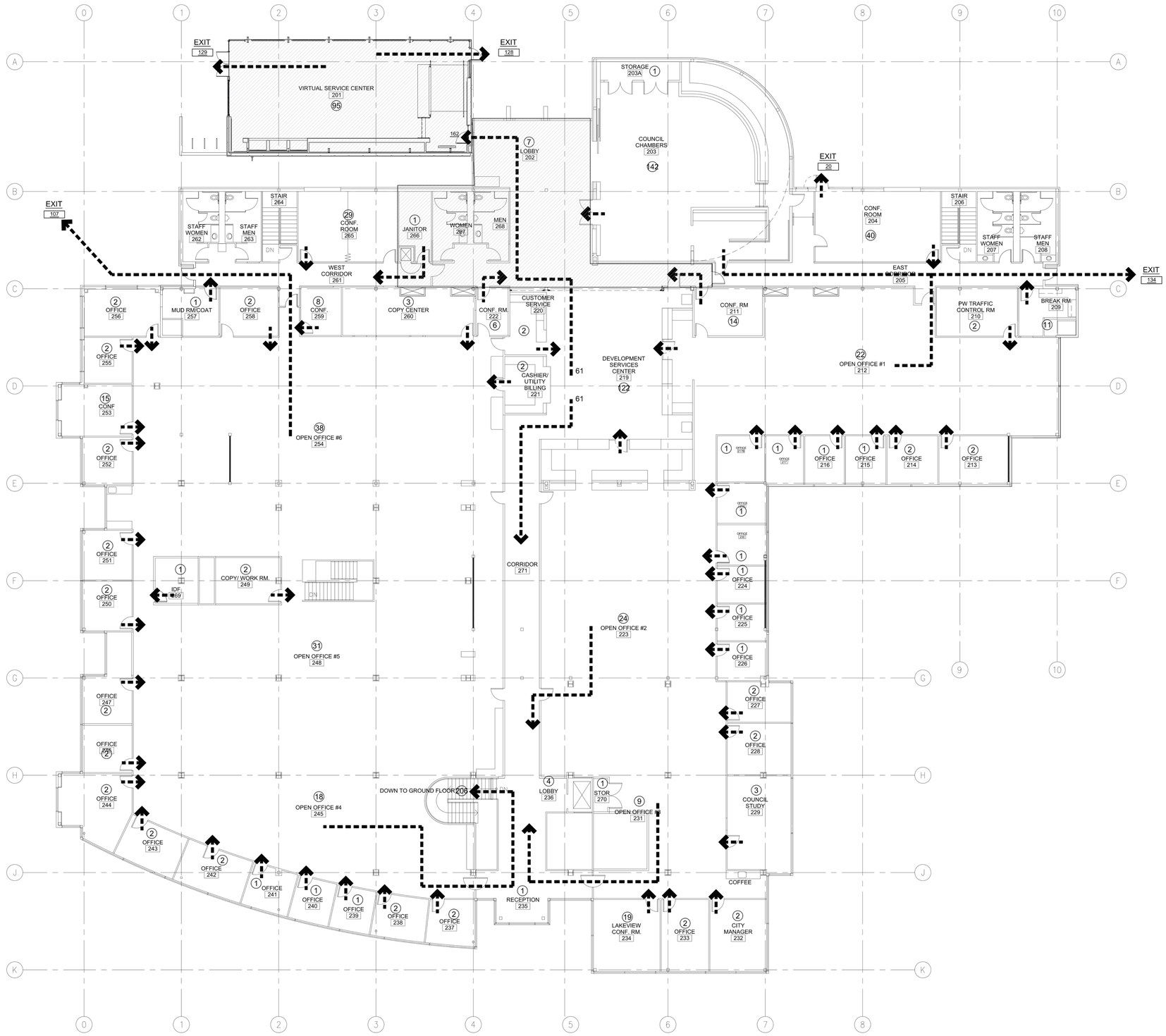
REVISION	DATE	DESCRIPTION

CONTENTS:

GROUND FLOOR LIFE SAFETY PLAN

SCALE:
DRAWN: **Author**
CHECKED: **Checker**
PROJECT NO: 2020018.002

SHEET: T1.2



1 FIRST FLOOR LIFE SAFETY PLAN

SCALE: 3/32" = 1'-0"

LIFE SAFETY OCCUPANT LOAD CALCULATIONS

ROOM #	ROOM NAME	USE CLASSIFICATION* IBC2012-302	ROOM SF	AREA/OCCUPANT IBC2012-TABLE 1004.1.2	ROOM OCCUPANT LOAD IBC2012-1004
201	VIRTUAL SERVICE CENTER	1 **	1420	15	95
202	LOBBY	2	860	130	7
203	COUNCIL CHAMBERS	1	2130	15	142
203A	STORAGE	3	125	300	1
204	CONFERENCE ROOM	1	590	15	40
205	EAST CORRIDOR	-	-	-	-
206	STAIR	-	-	-	-
207	STAFF WOMEN'S	-	-	-	-
208	STAFF MEN'S	-	-	-	-
209	BREAK ROOM	1	160	15	11
210	PW TRAFFIC CONTROL ROOM	2	245	135	2
211	CONFERENCE ROOM	1	210	15	14
212	OPEN OFFICE #1	2	2770	130	22
213	OFFICE	2	200	130	2
214	OFFICE	2	150	130	2
215	OFFICE	2	120	130	1
216	OFFICE	2	120	130	1
217	OFFICE	2	115	130	1
217B	OFFICE	2	123	130	1
218	OFFICE	2	125	130	1
219	DEVELOPMENT SERVICES CENTER	2	1830	15	122
220	CUSTOMER SERVICE	2	150	130	2
221	CASHIER / UTILITY BILLING	2	140	130	2
222	CONFERENCE ROOM	1	90	15	6
223	OPEN OFFICE #2	2	3005	130	24
224	OFFICE	2	110	130	1
225	OFFICE	2	110	130	1
226	OFFICE	2	110	130	1
227	OFFICE	2	150	130	2
228	OFFICE	2	205	130	2
229	COUNCIL STUDY	2	370	130	3
230	OFFICE	2	125	130	1
231	OPEN OFFICE #3	2	1065	130	9
232	CITY MANAGER	2	240	130	2
233	OFFICE	2	200	130	2
234	LAKEVIEW CONFERENCE ROOM	1	285	15	19
235	RECEPTION	2	80	130	1
236	LOBBY	2	425	130	4
237	OFFICE	2	135	130	2
238	OFFICE	2	140	130	2
239	OFFICE	2	110	130	1
240	OFFICE	2	110	130	1
241	OFFICE	2	130	130	1
242	OFFICE	2	165	130	2
243	OFFICE	2	170	130	2
244	OFFICE	2	260	130	2
245	OPEN OFFICE #4	2	2335	130	18
246	OFFICE	2	145	130	2
247	OFFICE	2	215	130	2
248	OPEN OFFICE #5	2	3935	130	31
249	COPY / WORK ROOM	2	190	130	2
250	OFFICE	2	150	130	2
251	OFFICE	2	150	130	2
252	OFFICE	2	150	130	2
253	CONFERENCE	1	225	15	15
254	OPEN OFFICE #6	2	4900	130	38
255	OFFICE	2	140	130	2
256	OFFICE	2	215	130	2
257	MUD ROOM / COATS	3	140	300	1
258	OFFICE	2	170	130	2
259	CONFERENCE	1	120	15	8
260	COPY CENTER	2	385	130	3
261	WEST CORRIDOR	-	-	-	-
262	STAFF WOMEN'S	-	-	-	-
263	STAFF MEN'S	-	-	-	-
264	STAIR	-	-	-	-
265	CONFERENCE ROOM	1	425	15	29
266	JANITOR	3	140	340	1
267	WOMEN'S RESTROOM	-	-	-	-
268	MEN'S RESTROOM	-	-	-	-
269	IDF	3	85	300	1
270	STORAGE	3	30	300	1
271	CORRIDOR	-	-	-	-
-	-	-	-	-	-
-	-	-	-	-	-
				TOTAL	724

*USE CLASSIFICATION IBC2012 TABLE 1004
1 = ASSEMBLY AREAS W/O FIXED SEATING, UNCONENTRATED
2 = BUSINESS AREAS W/ SPRINKLER SYSTEM
3 = ACCESSORY AREAS
4 = EXERCISE ROOMS
**USE CLASSIFICATION IBC2018 TABLE 1004.5

LIFE SAFETY PLAN LEGEND

OFFICE — ROOM NAME
100 — ROOM NUMBER

(1) ROOM OCCUPANT LOAD

EXIT EXTERIOR EXIT DOORS (IBC 2012-1008.1)

COMMON PATH OF EGRESS TRAVEL (IBC 2012-1002)

79 TOTAL OCCUPANT LOAD AT EXTERIOR EXIT

AREA OF WORK
SEE DRAWINGS FOR ADDITIONAL INFORMATION ON EXTENTS OF AREA OF WORK

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VIRTUAL SERVICE CENTER

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Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

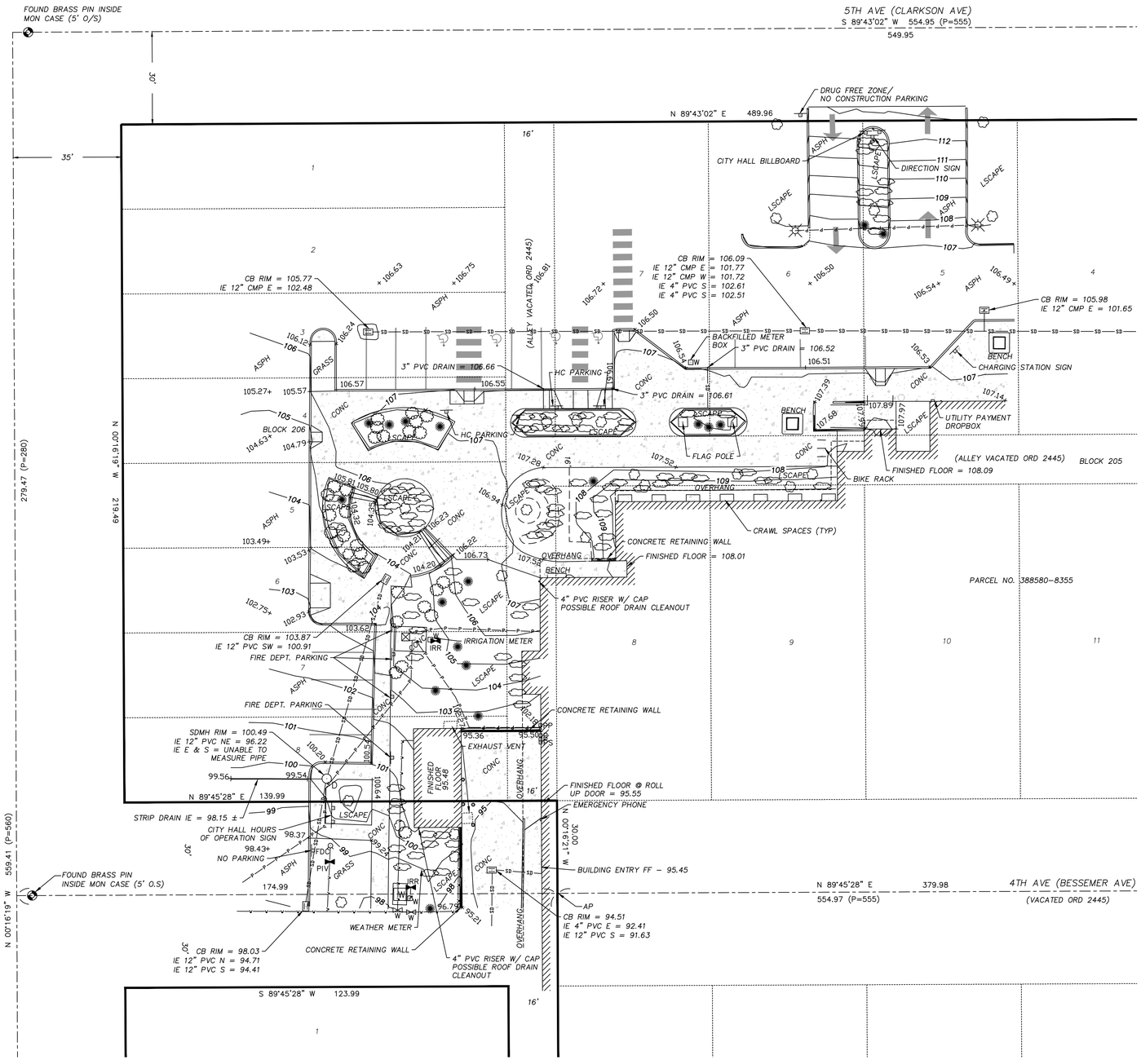
CONTENTS:

FIRST FLOOR LIFE SAFETY PLAN

SCALE:	3/32" = 1'-0"
DRAWN:	Author
CHECKED:	Checker
PROJECT NO:	2020018.002

SHEET:
T1.3

TOPOGRAPHIC SURVEY
IN
SE 1/4 AND SW 1/4, SECTION 6, TOWNSHIP 25N, RANGE 5 EAST, W.M.



BASIS OF MERIDIAN:
WASHINGTON STATE PLANE COORDINATE SYSTEM, NAD 83/91, NORTH ZONE 4601

VERTICAL DATUM:
NAVD 88

BOUNDARY NOTE:
BOUNDARY SHOWN HEREON IS PER BEST AVAILABLE RECORD INFORMATION. NO TITLE REPORT WAS OBTAINED AND NO CORNERS WERE SET AS A RESULT OF THIS SURVEY.

UTILITY NOTE:
UTILITIES SHOWN HEREON ARE PER KPFF SITE SURVEY OF SURFACE FEATURES, AND UNDERGROUND LOCATES PERFORMED BY KPFF. ALL UNDERGROUND UTILITIES SHOULD BE CONSIDERED APPROXIMATE ONLY AND SHOULD BE VERIFIED PRIOR TO ANY EXCAVATION.

METHOD OF SURVEY:
CONTROL SURVEY PERFORMED USING GPS–RTK METHODS WITH THE USE OF TOPCON GR5 RECEIVERS, SUPPLEMENTAL CONTROL AND TOPOGRAPHIC SURVEY PERFORMED WITH THE USE OF TOPCON PS–103 ROBOTIC TOTAL STATION.

THE WORK PERFORMED DURING THE COURSE OF THIS SURVEY MEETS OR EXCEEDS THE STANDARDS AS SET FORTH IN WAC 332–130–090.

SURVEY PERFORMED IN JANUARY OF 2018.

LEGAL DESCRIPTION OF PARCELS:
PARCEL NO. 388580–8355: ALL OF BLOCKS 205 AND 206 OF TOWN OF KIRKLAND ADDITION AS PER PLAT RECORDED IN VOLUME 6 OF PLATS, PAGE 64; TOGETHER WITH VACATED ALLEY IN SAID BLOCK 205 AND TOGETHER WITH ALLEY LYING BETWEEN BLOCKS 205 AND 206; TOGETHER WITH LOTS 1–7, BLOCK 210 OF SAID PLAT; TOGETHER WITH ALL OF VACATED 4TH AVENUE LYING BETWEEN BLOCKS 205 AND 210.

PARCEL NO. 388580–8616: PARCEL A OF SHORT PLAT NO. 78–3–8 LGM RECORDED UNDER RECORDING NO. 7803130456.

PARCEL NO. 388580–8615: PARCEL B OF SHORT PLAT NO. 78–3–8 LGM RECORDED UNDER RECORDING NO. 7803130456.

PARCEL NO. 388580–8600: LOTS 8–10 IN BLOCK 210 OF TOWN OF KIRKLAND, ACCORDING TO THE PLAT RECORDED IN VOLUME 6 OF PLATS AT PAGES 53–67.

PARCEL NO. 388580–8550: LOTS 4–8, BLOCK 209 OF TOWN OF KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGES 53–67.

PARCEL NO. 388580–8525: LOTS 1–3, BLOCK 209 OF TOWN OF KIRKLAND, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGES 53–67.

LEGEND:

IRR	IRRIGATION VALVE
W	WATER VAULT
WM	WATER METER
W	WATER VALVE
FDC	FIRE DEPARTMENT CONNECTION
PIV	POST INDICATOR VALVE
	POWER TRANSFORMER
	SHRUB
P	POWER METER
PP	POWER PANEL
PS	POWER SWITCH
D	STORM DRAIN MANHOLE
	BOLLARD
	BUSH
	CATCH BASIN
	SIGN
	HANDICAP PARKING
	CONIFER TREE
	TRAFFIC ARROW
	DECIDUOUS TREE
	LIGHT POLE
W W W	WATER LINE
P P P	UNDERGROUND POWER
SD SD SD	STORM LINE
	BUILDING HATCH
	CONCRETE HATCH

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THIS MAP IS AN ACCURATE REPRESENTATION MADE BY ME OR UNDER MY DIRECTION.

JEREMIE F. CHAPMAN
PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 45779

DATE

JEREMIE F. CHAPMAN · STATE OF WASHINGTON · 45779 · REGISTERED PROFESSIONAL LAND SURVEYOR

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Lacey, WA 98503
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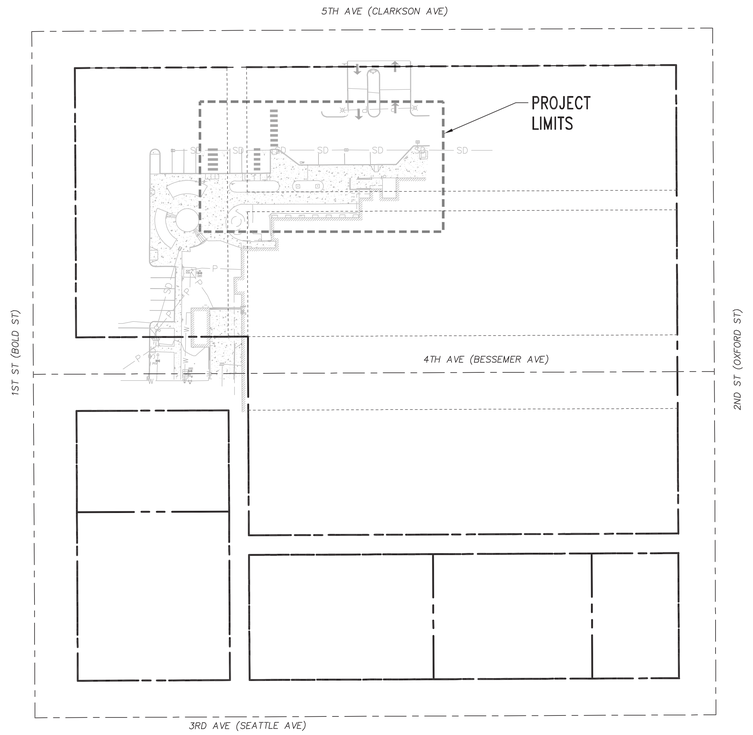
kpff

TOPOGRAPHIC SURVEY
OF A PORTION OF
SEC. 6 TWP 25 N, R 5 E, W.M.,
AT THE REQUEST OF
CITY OF KIRKLAND

SCALE: 1" = 20'
JOB: 81700092
DATE: 1/16/18
SHEET 1 OF 1
81700092BM.DWG



NORTH

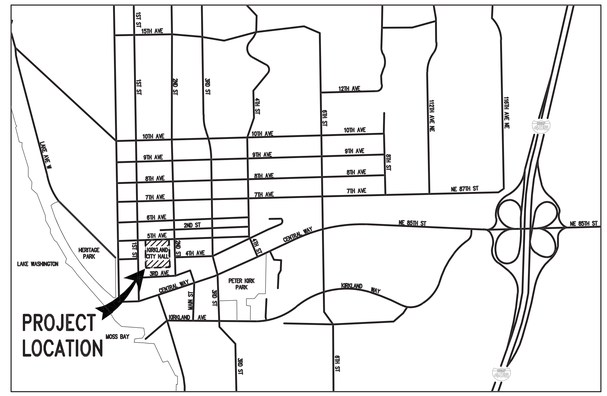
CIVIL KEY PLAN

SCALE: 1"=50'

NOTE:
THE BASEMAP SHOWN HEREON AS PART OF CIVIL KEY PLAN DEPICTS SURVEY INFORMATION PREPARED BY KPFF IN JANUARY 2018. REFER TO SURVEY SHEETS FOR ADDITIONAL INFORMATION.

EXISTING LEGEND:

- IRR — IRRIGATION VALVE
- W — WATER VAULT
- W — WATER METER
- W — WATER VALVE
- FDC — FIRE DEPARTMENT CONNECTION
- PIV — POST INDICATOR VALVE
- POWER TRANSFORMER
- SHRUB
- P — POWER METER
- PP — POWER PANEL
- PS — POWER SWITCH
- D — STORM DRAIN MANHOLE
- BOLLARD
- BUSH
- CATCH BASIN
- SIGN
- HANDICAP PARKING
- CONIFER TREE
- TRAFFIC ARROW
- DECIDUOUS TREE
- LIGHT POLE
- W W W — WATER LINE
- P P P — UNDERGROUND POWER
- SD SD — STORM LINE
- BUILDING HATCH
- CONCRETE HATCH



NORTH

VICINITY MAP

NTS

CIVIL SHEET INDEX	
SHEET NO.	SHEET TITLE
C0.0	CIVIL COVER SHEET
C1.0	DEMOLITION AND TESC PLAN
C1.1	TESC DETAILS
C1.2	CITY OF KIRKLAND STANDARD TESC NOTES
C2.0	CIVIL SITE PLAN
C2.1	CIVIL DETAILS
C2.2	CITY OF KIRKLAND STANDARD DETAILS

ABBREVIATIONS:

BC	BOTTOM OF CURB
BMP	BEST MANAGEMENT PRACTICE
BW	BOTTOM OF WALL
CB	CATCH BASIN
COK/CK	CITY OF KIRKLAND
DIA	DIAMETER
EX	EXISTING
FFE	FINISH FLOOR ELEVATION
MAX	MAXIMUM
MDD	MAXIMUM DRY DENSITY
MIN	MINIMUM
OC	ON CENTER
POC	POINT OF CONNECTION
SD	STORM DRAIN
TC	TOP OF CURB
TESC	TEMPORARY EROSION AND SEDIMENT CONTROL
TW	TOP OF WALL
TYP	TYPICAL
WSDOT	WASHINGTON STATE DEPARTMENT OF TRANSPORTATION

811 Call 811 two business days before you dig

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JOE DAN EBERHARDT — STATE OF WASHINGTON — 22745 — REGISTERED PROFESSIONAL ENGINEER

09/07/2022

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123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

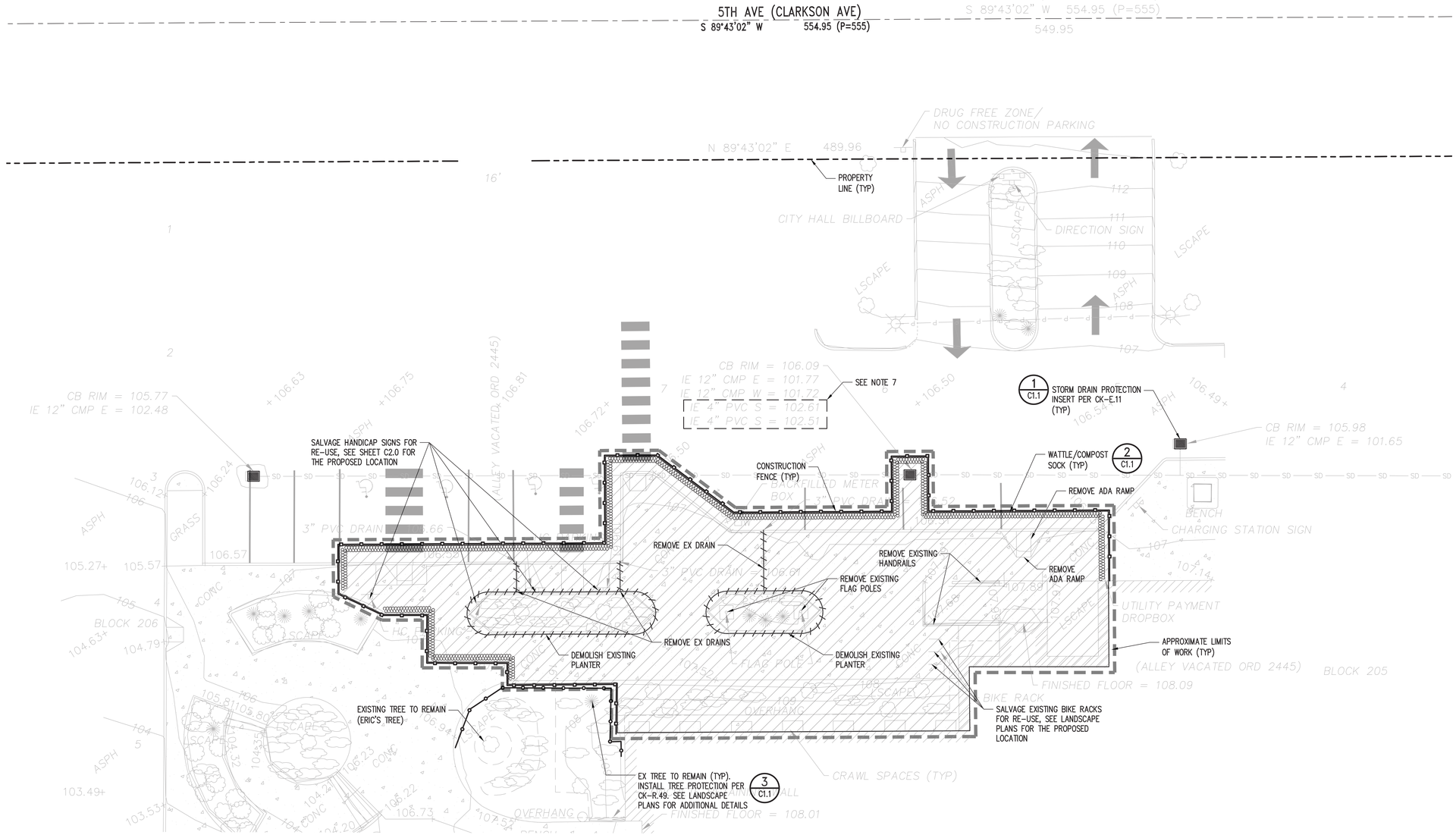
CONTENTS:

CIVIL COVER SHEET

SCALE:	PER PLAN
DRAWN:	AST/KWP
CHECKED:	JDE
PROJECT NO:	2100681

SHEET:

C0.0



NOTES:

1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE CITY OF KIRKLAND PRE-APPROVED EROSION CONTROL PLANS AND NOTES, SEE SHEETS C1.1 AND 1.2.
2. INSTALL STORM DRAIN PROTECTION INSERTS AT ALL DOWNSTREAM INLETS AND CATCH BASINS WITHIN 500-FEET OF THE LIMITS OF WORK.
3. PREVENT SEDIMENT FROM LEAVING THE CONSTRUCTION SITE THROUGH THE USE OF WATTLES/COMPOST SOCKS OR OTHER CITY-APPROVED PERIMETER CONTROLS.
4. CONTRACTOR SHALL INSTALL PROTECTION AROUND TREES TO REMAIN WITHIN LIMITS OF WORK. SEE LANDSCAPE PLANS FOR TREES TO REMAIN.
5. CONTRACTOR SHALL ADJUST LOCATION OF EROSION CONTROL ELEMENTS THROUGHOUT CONSTRUCTION BASED ON SITE REQUIREMENTS.
6. CONTRACTOR SHALL COORDINATE REMOVAL OF THE EXISTING SITE FEATURES WITH THE OWNER DURING THE CONSTRUCTION, IF NOT SPECIFIED ON PLANS.
7. CONTRACTOR TO FIELD VERIFY THE EXISTING STORM DRAIN CONNECTIONS PRIOR TO CONSTRUCTION AND REMOVE ALL ABANDONED LINES WITHIN DEMO LINES.
8. SEE A0.1 FOR VEHICLE ACCESS DIAGRAM.
9. SEE C2.0 FOR EXTENTS OF NEW WORK.

LEGEND:

- PROPERTY LINE
- APPROXIMATE LIMITS OF WORK
- STORM DRAIN PROTECTION INSERT
- WATTLE/COMPOST SOCK
- DEMOLISH/REMOVE EXISTING STRUCTURE
- TREE PROTECTION FENCE LINE
- CONSTRUCTION FENCE
- AREA OF DEMO, SEE ARCH & LANDSCAPE FOR ADDITIONAL INFORMATION

N

0 5 10 20
1 inch = 10 feet

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JOE DAN EBERHARDT — STATE OF WASHINGTON — 83745 — REGISTERED PROFESSIONAL ENGINEER
09/07/2022

KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

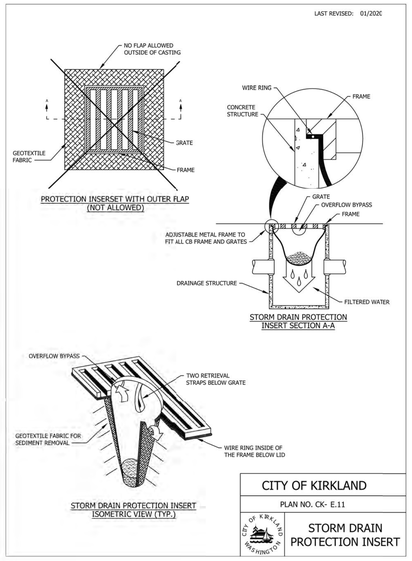
CONTENTS:

DEMOLITION AND TESC PLAN

SCALE:	PER PLAN
DRAWN:	AST/KWP
CHECKED:	JDE
PROJECT NO:	2100681

SHEET:

C1.0



STORM DRAIN PROTECTION INSERT
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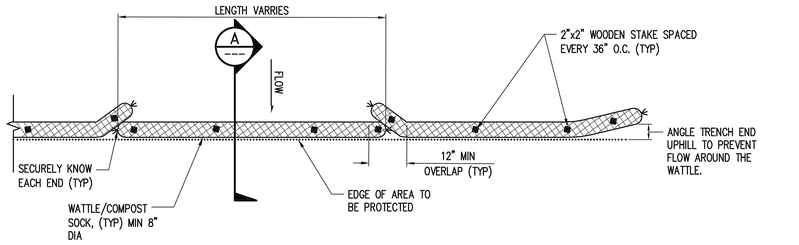
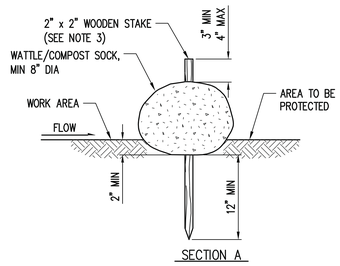
C1.0



NOTES:

1. INSTALL WATTLE/COMPOST SOCK PERPENDICULAR TO FLOW.
2. REMOVE SEDIMENT FROM THE UP-SLOPE SIDE OF THE WATTLE/COMPOST SOCK WHEN ACCUMULATION HAS REACHED 1/2 OF THE EFFECTIVE HEIGHT OF THE SOCK.
3. WHERE STAKING IS NOT FEASIBLE, ALTERNATIVELY SECURE WATTLE/COMPOST SOCKS WITH SAND BAGS.
4. REFER TO WSDOT STD PLAN I-30.30-01 FOR ADDITIONAL DETAILS.



WATTLE/COMPOST SILT SOCK
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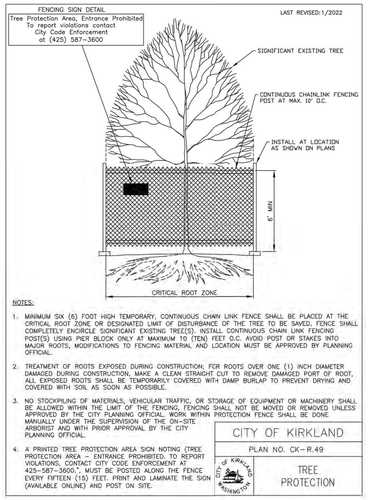
C1.0



NOTES:

1. MINIMUM SIX (6) FOOT HIGH TEMPORARY, CONTINUOUS CHAIN LINK FENCE SHALL BE PLACED AT THE CRITICAL ROOT ZONE OR DESIGNATED LIMIT OF DISTURBANCE OF THE TREE TO BE SAVED. FENCE SHALL COMPLETELY ENCIRCLE SIGNIFICANT EXISTING TREE(S). INSTALL CONTINUOUS CHAIN LINK FENCING POST(S) USING PIER BLOCK ONLY AT MAXIMUM 10 (TEN) FEET O.C. AVOID POST OR STAKES INTO MAJOR ROOTS, MODIFICATIONS TO FENCING MATERIAL AND LOCATION MUST BE APPROVED BY PLANNING OFFICIAL.
2. TREATMENT OF ROOTS EXPOSED DURING CONSTRUCTION: FOR ROOTS OVER ONE (1) INCH DIAMETER DAMAGED DURING CONSTRUCTION, MAKE A CLEAN STRAIGHT CUT TO REMOVE DAMAGED PORT OF ROOT. ALL EXPOSED ROOTS SHALL BE TEMPORARILY COVERED WITH DAMP BURLAP TO PREVENT DRYING AND COVERED WITH SOIL AS SOON AS POSSIBLE.
3. NO STOCKPILING OF MATERIALS, VEHICULAR TRAFFIC, OR STORAGE OF EQUIPMENT OR MACHINERY SHALL BE ALLOWED WITHIN THE LIMIT OF THE FENCING. FENCING SHALL NOT BE MOVED OR REMOVED UNLESS APPROVED BY THE CITY PLANNING OFFICIAL. WORK WITHIN PROTECTION FENCE SHALL BE DONE MANUALLY UNDER THE SUPERVISION OF THE ON-SITE ARBORIST AND WITH PRIOR APPROVAL BY THE CITY PLANNING OFFICIAL.
4. A PRINTED TREE PROTECTION AREA SIGN NOTING (TREE PROTECTION AREA -- ENTRANCE PROHIBITED. TO REPORT VIOLATIONS, CONTACT CITY CODE ENFORCEMENT AT 425-587-3600.", MUST BE POSTED ALONG THE FENCE EVERY FIFTEEN (15) FEET. PRINT AND LAMINATE THE SIGN (AVAILABLE ONLINE) AND POST ON SITE.

CITY OF KIRKLAND
PLAN NO. CK-R.49
TREE PROTECTION

TREE PROTECTION
NTS
3
C1.0

a|r|c
architecture resource collaborative
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JOE DAN EBERHARDT
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21746
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PROFESSIONAL ENGINEER
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KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

CONTENTS:

TESC DETAILS

SCALE:	PER PLAN
DRAWN:	AST/KWP
CHECKED:	JDE
PROJECT NO:	2100681

SHEET:

C1.1

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FOR PERMIT REVIEW

CITY OF KIRKLAND STANDARD TESC NOTES

1. THE APPROVED CONSTRUCTION SEQUENCE SHALL BE AS FOLLOWS:
   - A. CONDUCT PRE-CONSTRUCTION MEETING.
   - B. FLAG OR FENCE CLEARING LIMITS.
   - C. POST SIGN WITH NAME AND PHONE NUMBER OF TESC SUPERVISOR.
   - D. INSTALL CATCH BASIN PROTECTION IF REQUIRED.
   - E. GRADE AND INSTALL CONSTRUCTION ENTRANCE(S).
   - F. INSTALL PERIMETER PROTECTION (SILT FENCE, BRUSH BARRIER, ETC.).
   - G. CONSTRUCT SEDIMENT PONDS AND TRAPS.
   - H. GRADE AND STABILIZE CONSTRUCTION ROADS.
   - I. CONSTRUCT SURFACE WATER CONTROLS (INTERCEPTOR DIKES, PIPE SLOPE DRAINS, ETC.) SIMULTANEOUSLY WITH CLEARING AND GRADING FOR PROJECT DEVELOPMENT.
   - J. MAINTAIN EROSION CONTROL MEASURE IN ACCORDANCE WITH CITY OF KIRKLAND STANDARDS AND MANUFACTURER'S RECOMMENDATIONS.
   - K. RELOCATE EROSION CONTROL MEASURES OR INSTALL NEW MEASURES SO THAT AS SITE CONDITIONS CHANGE, THE EROSION AND SEDIMENT CONTROL IS ALWAYS IN ACCORDANCE WITH THE CITY TESC MINIMUM REQUIREMENTS.
   - L. COVER ALL AREAS WITHIN THE SPECIFIED TIME FRAME WITH STRAW, WOOD FIBER MULCH, COMPOST, PLASTIC SHEETING, CRUSHED ROCK OR EQUIVALENT.
   - M. STABILIZE ALL AREAS THAT REACH FINAL GRADE WITHIN 7 DAYS.
   - N. SEED OR SOD ANY AREAS TO REMAIN UNWORKED FOR MORE THAN 30 DAYS.
   - O. UPON COMPLETION OF THE PROJECT, ALL DISTURBED AREAS MUST BE STABILIZED AND BEST MANAGEMENT PRACTICES REMOVED IF APPROPRIATE.
2. CONTRACTOR IS RESPONSIBLE FOR KEEPING STREETS CLEAN AND FREE OF CONTAMINANTS AT ALL TIMES AND FOR PREVENTING AN ILLICIT DISCHARGE (KMC 15.52) INTO A THE MUNICIPAL STORM DRAIN SYSTEM. IF YOUR CONSTRUCTION PROJECT CAUSES AN ILLICIT DISCHARGE TO THE MUNICIPAL STORM DRAIN SYSTEM, THE CITY OF KIRKLAND STORM MAINTENANCE DIVISION WILL BE CALLED TO CLEAN THE PUBLIC STORM SYSTEM, AND OTHER AFFECTED PUBLIC INFRASTRUCTURE. THE CONTRACTOR(S), PROPERTY OWNER, VENDOR, AND ANY OTHER RESPONSIBLE PARTY MAY BE CHARGED ALL COSTS ASSOCIATED WITH THE CLEAN-UP AND MAY ALSO BE ASSESSED A FINE (KMC 1.12.200). THE MINIMUM FINE IS $500. A FINE FOR A REPEAT VIOLATION SHALL BE DETERMINED BY MULTIPLYING THE SURFACE WATER FINE BY THE NUMBER OF VIOLATIONS. A FINE MAY BE REDUCED OR WAIVED FOR PERSONS WHO IMMEDIATELY SELF-REPORT VIOLATION TO THE CITY AT 425-587-3900. A FINAL INSPECTION OF YOUR PROJECT WILL NOT BE GRANTED UNTIL ALL COSTS ASSOCIATED WITH THE CLEAN-UP, AND PENALTIES, ARE PAID TO THE CITY OF KIRKLAND. D.
3. CONSTRUCTION DEWATERING DISCHARGES SHALL ALWAYS MEET WATER QUALITY GUIDELINES LISTED IN COK POLICY E-1. SPECIFICALLY, DISCHARGES TO THE PUBLIC STORMWATER DRAINAGE SYSTEM MUST BE BELOW 25NTU, AND NOT CONSIDERED AN ILLICIT DISCHARGE (PER KMC 15.52.090). TEMPORARY DISCHARGES TO SANITARY SEWER REQUIRE PRIOR AUTHORIZATION AND PERMIT FROM KING COUNTY INDUSTRIAL WASTE PROGRAM (206-263-3000) AND NOTIFICATION TO THE PUBLIC WORKS CONSTRUCTION INSPECTOR.
4. ALL WORK AND MATERIALS SHALL BE IN ACCORDANCE WITH CITY OF KIRKLAND STANDARDS AND SPECIFICATIONS.
5. THE BOUNDARIES OF THE CLEARING LIMITS SHOWN ON THIS PLAN SHALL BE SET BY SURVEY AND CLEARLY FLAGGED IN THE FIELD BY A CLEARING CONTROL FENCE PRIOR TO CONSTRUCTION. DURING THE CONSTRUCTION PERIOD, NO DISTURBANCE OR REMOVAL OF ANY GROUND COVER BEYOND THE FLAGGED CLEARING LIMITS SHALL BE PERMITTED. THE FLAGGING SHALL BE MAINTAINED BY THE PERMITTEE/CONTRACTOR FOR THE DURATION OF CONSTRUCTION.
6. APPROVAL OF THIS EROSION/SEDIMENTATION CONTROL (ESC) PLAN DOES NOT CONSTITUTE AN APPROVAL OF PERMANENT ROAD OR DRAINAGE DESIGN (E.G., SIZE AND LOCATION OF ROADS, PIPES, RESTRICTORS, CHANNELS, RETENTION FACILITIES, UTILITIES, ETC.).
7. THE IMPLEMENTATION OF THIS ESC PLAN AND THE CONSTRUCTION, MAINTENANCE, REPLACEMENT, AND UPGRADING OF THESE ESC FACILITIES IS THE RESPONSIBILITY OF THE PERMITTEE/CONTRACTOR UNTIL ALL CONSTRUCTION IS APPROVED.
8. A COPY OF THE APPROVED ESC PLANS MUST BE ON THE JOB SITE WHENEVER CONSTRUCTION IS IN PROGRESS.
9. THE ESC FACILITIES SHOWN ON THIS PLAN MUST BE CONSTRUCTED PRIOR TO OR IN CONJUNCTION WITH ALL CLEARING AND GRADING ACTIVITIES IN SUCH A MANNER AS TO ENSURE THAT SEDIMENT-LADEN WATER DOES NOT ENTER THE DRAINAGE SYSTEM OR VIOLATE APPLICABLE WATER STANDARDS. WHEREVER POSSIBLE, MAINTAIN NATURAL VEGETATION FOR SILT CONTROL.
10. THE ESC FACILITIES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE DETAILS ON THE APPROVED PLANS. LOCATIONS MAY BE MOVED TO SUIT FIELD CONDITIONS, SUBJECT TO APPROVAL BY THE ENGINEER AND THE CITY OF KIRKLAND INSPECTOR.
11. THE ESC FACILITIES SHOWN ON THIS PLAN ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. DURING THE CONSTRUCTION PERIOD, THESE ESC FACILITIES SHALL BE UPGRADED (E.G., ADDITIONAL SUMPS, RELOCATION OF DITCHES AND SILT FENCES, ETC.) AS NEEDED FOR UNEXPECTED STORM EVENTS. ADDITIONALLY, MORE ESC FACILITIES MAY BE REQUIRED TO ENSURE COMPLETE SILTATION CONTROL. THEREFORE, DURING THE COURSE OF CONSTRUCTION IT SHALL BE THE OBLIGATION AND RESPONSIBILITY OF THE CONTRACTOR TO ADDRESS ANY NEW CONDITIONS THAT MAY BE CREATED BY HIS ACTIVITIES AND TO PROVIDE ADDITIONAL FACILITIES OVER AND ABOVE THE MINIMUM REQUIREMENTS AS MAY BE NEEDED.
12. THE ESC FACILITIES SHALL BE INSPECTED BY THE PERMITTEE/CONTRACTOR DAILY DURING NON-RAINFALL PERIODS, EVERY HOUR (DAYLIGHT) DURING A RAINFALL EVENT, AND AT THE END OF EVERY RAINFALL, AND MAINTAINED AS NECESSARY TO ENSURE THEIR CONTINUED FUNCTIONING. IN ADDITION, TEMPORARY SILTATION PONDS AND ALL TEMPORARY SILTATION CONTROLS SHALL BE MAINTAINED IN A SATISFACTORY CONDITION UNTIL SUCH TIME THAT CLEARING AND/OR CONSTRUCTION IS COMPLETED, PERMANENT DRAINAGE FACILITIES ARE OPERATIONAL, AND THE POTENTIAL FOR EROSION HAS PASSED. WRITTEN RECORDS SHALL BE KEPT DOCUMENTING THE REVIEWS OF THE ESC FACILITIES.
13. THE ESC FACILITIES ON INACTIVE SITES SHALL BE INSPECTED AND MAINTAINED A MINIMUM OF ONCE A MONTH OR WITHIN 48 HOURS FOLLOWING A STORM EVENT.
14. STABILIZED CONSTRUCTION ENTRANCES SHALL BE INSTALLED AT THE BEGINNING OF CONSTRUCTION AND MAINTAINED FOR THE DURATION OF THE PROJECT. ADDITIONAL MEASURES, SUCH AS WASH PADS, MAY BE REQUIRED TO ENSURE THAT ALL PAVED AREAS ARE KEPT CLEAN FOR THE DURATION OF THE PROJECT.
15. ALL DENUDED SOILS MUST BE STABILIZED WITH AN APPROVED TESC METHOD (E.G. SEEDING, MULCHING, PLASTIC COVERING, CRUSHED ROCK) WITHIN THE FOLLOWING TIMELINES:
   - MAY 1 TO SEPTEMBER 30 -SOILS MUST BE STABILIZED WITHIN 7 DAYS OF GRADING.
   - OCTOBER 1 TO APRIL 30 □SOILS MUST BE STABILIZED WITHIN 2 DAYS OF GRADING.
   - STABILIZE SOILS AT THE END OF THE WORKDAY PRIOR TO A WEEKEND, HOLIDAY, OR PREDICTED RAIN EVENT.
16. THE LONG-TERM USE OF PLASTIC COVERING ON A SITE SHALL BE LIMITED TO ONE WET SEASON (OCTOBER 1 TO APRIL 30). AFTER THAT, THE SITE WILL BE REQUIRED TO HYDROSEED OR INSTALL OTHER
17. TESC METHODS AS APPROVED BY THE PUBLIC WORKS DEPARTMENT.
18. WHERE SEEDING FOR TEMPORARY EROSION CONTROL IS REQUIRED, FAST GERMINATING GRASSES SHALL BE APPLIED AT AN APPROPRIATE RATE (EXAMPLE: ANNUAL OR PERENNIAL RYE APPLIED AT APPROXIMATELY 80 POUNDS PER ACRE).
19. WHERE STRAW MULCH IS REQUIRED FOR TEMPORARY EROSION CONTROL, IT SHALL BE APPLIED AT A MINIMUM THICKNESS OF 2".
20. ALL LOTS ADJOINING OR HAVING ANY NATIVE GROWTH PROTECTION EASEMENTS (NGPE) SHALL HAVE A 6' HIGH TEMPORARY CONSTRUCTION FENCE (CHAIN LINK WITH PIER BLOCKS) SEPARATING THE LOT (OR BUILDABLE PORTIONS OF THE LOT) FROM THE AREA RESTRICTED BY THE NGPE AND SHALL BE INSTALLED PRIOR TO ANY GRADING OR CLEARING AND REMAIN IN PLACE UNTIL THE PLANNING DEPARTMENT AUTHORIZES REMOVAL.
21. CLEARING LIMITS SHALL BE DELINEATED WITH A CLEARING CONTROL FENCE. THE CLEARING CONTROL FENCE SHALL CONSIST OF A 6-FT. HIGH CHAIN LINK FENCE ADJACENT THE DRIP LINE OF TREES TO BE SAVED, WETLAND OR STREAM BUFFERS, AND SENSITIVE SLOPES. CLEARING CONTROL FENCES ALONG WETLAND OR STREAM BUFFERS OR UPSLOPE OF SENSITIVE SLOPES SHALL BE ACCOMPANIED BY AN EROSION CONTROL FENCE. IF APPROVED BY THE CITY, A FOUR-FOOT HIGH ORANGE MESH CLEARING CONTROL FENCE MAY BE USED TO DELINEATE CLEARING LIMITS IN ALL OTHER AREAS.
22. OFF-SITE STREETS MUST BE KEPT CLEAN AT ALL TIMES. IF DIRT IS DEPOSITED ON THE PUBLIC STREET SYSTEM, THE STREET SHALL BE IMMEDIATELY CLEANED WITH POWER SWEEPER OR OTHER EQUIPMENT. ALL VEHICLES SHALL LEAVE THE SITE BY WAY OF THE CONSTRUCTION ENTRANCE AND SHALL BE CLEANED OF ALL DIRT THAT WOULD BE DEPOSITED ON THE PUBLIC STREETS.
23. ROCK FOR EROSION PROTECTION OF ROADWAY DITCHES, WHERE REQUIRED, MUST BE OF SOUND QUARRY ROCK, PLACED TO A DEPTH OF 1' AND MUST MEET THE FOLLOWING SPECIFICATIONS: 4"-8" ROCK/40%-70% PASSING; 2"-4" ROCK/30%-40% PASSING; AND 1"-2" ROCK/10%-20% PASSING. RECYCLED CONCRETE SHALL NOT BE USED FOR EROSION PROTECTION, INCLUDING CONSTRUCTION ENTRANCE OR TEMPORARY STABILIZATION ELSEWHERE ON THE SITE.
24. IF ANY PART(S) OF THE CLEARING LIMIT BOUNDARY OR TEMPORARY EROSION/SEDIMENTATION CONTROL PLAN IS/ARE DAMAGED, IT SHALL BE REPAIRED IMMEDIATELY.
25. ALL PROPERTIES ADJACENT TO THE PROJECT SITE SHALL BE PROTECTED FROM SEDIMENT DEPOSITION AND RUNOFF.
26. AT NO TIME SHALL MORE THAN 1' OF SEDIMENT BE ALLOWED TO ACCUMULATE WITHIN A CATCH BASIN. ALL CATCH BASINS AND CONVEYANCE LINES SHALL BE CLEANED IMMEDIATELY FOLLOWING REMOVAL OF EROSION CONTROL BMPS. THE CLEANING OPERATION SHALL NOT FLUSH SEDIMENT-LADEN WATER INTO THE DOWNSTREAM SYSTEM.
27. ANY PERMANENT RETENTION/DETENTION FACILITY USED AS A TEMPORARY SETTLING BASIN SHALL BE MODIFIED WITH THE NECESSARY EROSION CONTROL MEASURES AND SHALL PROVIDE ADEQUATE STORAGE CAPACITY. IF THE PERMANENT FACILITY IS TO FUNCTION ULTIMATELY AS AN INFILTRATION OR DISPERSION SYSTEM, THE FACILITY SHALL NOT BE USED AS A TEMPORARY SETTLING BASIN. NO UNDERGROUND DETENTION TANK, DETENTION VAULT, OR SYSTEM WHICH BACKS UNDER OR INTO A POND SHALL BE USED AS A TEMPORARY SETTLING BASIN.
28. ALL EROSION/SEDIMENTATION CONTROL PONDS WITH A DEAD STORAGE DEPTH EXCEEDING 6" MUST HAVE A PERIMETER FENCE WITH A MINIMUM HEIGHT OF 3'.
29. THE WASHED GRAVEL BACKFILL ADJACENT TO THE FILTER FABRIC FENCE SHALL BE REPLACED AND THE FILTER FABRIC CLEANED IF IT IS NONFUNCTIONAL BY EXCESSIVE SILT ACCUMULATION AS DETERMINED BY THE CITY OF KIRKLAND. ALSO, ALL INTERCEPTOR SWALES SHALL BE CLEANED IF SILT ACCUMULATION EXCEEDS ONE-QUARTER DEPTH.
30. PRIOR TO THE OCTOBER 1 OF EACH YEAR (THE BEGINNING OF THE WET SEASON), ALL DISTURBED AREAS SHALL BE REVIEWED TO IDENTIFY WHICH ONES CAN BE SEEDED IN PREPARATION FOR THE WINTER RAINS. THE IDENTIFIED DISTURBED AREA SHALL BE SEEDED WITHIN ONE WEEK AFTER OCTOBER 1. A SITE PLAN DEPICTING THE AREAS TO BE SEEDED AND THE AREAS TO REMAIN UNCOVERED SHALL BE SUBMITTED TO THE PUBLIC WORKS CONSTRUCTION INSPECTOR. THE INSPECTOR CAN REQUIRE SEEDING OF ADDITIONAL AREAS IN ORDER TO PROTECT SURFACE WATERS, ADJACENT PROPERTIES, OR DRAINAGE FACILITIES.
31. ANY AREA TO BE USED FOR INFILTRATION OR PERVIOUS PAVEMENT (INCLUDING A 5-FOOT BUFFER) MUST BE SURROUNDED BY SILT FENCE PRIOR TO CONSTRUCTION AND UNTIL FINAL STABILIZATION OF THE SITE TO PREVENT SOIL COMPACTION AND SILTATION BY CONSTRUCTION ACTIVITIES.
32. IF THE TEMPORARY CONSTRUCTION ENTRANCE OR ANY OTHER AREA WITH HEAVY VEHICLE LOADING IS LOCATED IN THE SAME AREA TO BE USED FOR INFILTRATION OR PERVIOUS PAVEMENT, 6" OF SEDIMENT BELOW THE GRAVEL SHALL BE REMOVED PRIOR TO INSTALLATION OF THE INFILTRATION FACILITY OR PERVIOUS PAVEMENT (TO REMOVE FINES ACCUMULATED DURING CONSTRUCTION).
33. ANY CATCH BASINS COLLECTING RUNOFF FROM THE SITE, WHETHER THEY ARE ON OR OFF THE SITE, SHALL HAVE ADEQUATE PROTECTION FROM SEDIMENT. CATCH BASINS DIRECTLY DOWNSTREAM OF THE CONSTRUCTION ENTRANCE OR ANY OTHER CATCH BASIN AS DETERMINED BY THE CITY INSPECTOR SHALL BE PROTECTED WITH A "STORM DRAIN PROTECTION INSERT" OR EQUIVALENT.
34. IF A SEDIMENT POND IS NOT PROPOSED, A BAKER TANK OR OTHER TEMPORARY GROUND AND/OR SURFACE WATER STORAGE TANK MAY BE REQUIRED DURING CONSTRUCTION, DEPENDING ON WEATHER CONDITIONS.
35. DO NOT FLUSH CONCRETE BY-PRODUCTS OR TRUCKS NEAR OR INTO THE STORM DRAINAGE SYSTEM. IF EXPOSED AGGREGATE IS FLUSHED INTO THE STORM SYSTEM, IT COULD MEAN RE-CLEANING THE ENTIRE DOWNSTREAM STORM SYSTEM, OR POSSIBLY RE-LAYING THE STORM LINE.
36. RECYCLED CONCRETE SHALL NOT BE STOCKPILED ON SITE, UNLESS FULLY COVERED WITH NO POTENTIAL FOR RELEASE OF RUNOFF.

CITY OF KIRKLAND STANDARD STORM DRAINAGE NOTES

1. A PRE-CONSTRUCTION CONFERENCE SHALL BE HELD PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING ALL NECESSARY PERMITS PRIOR TO CONSTRUCTION.
2. BEFORE ANY CONSTRUCTION MAY OCCUR, THE CONTRACTOR SHALL HAVE PLANS WHICH HAVE BEEN SIGNED AND APPROVED BY THE CITY OF KIRKLAND PUBLIC WORKS DEPARTMENT, OBTAINED ALL CITY, COUNTY, STATE, FEDERAL AND OTHER REQUIRED PERMITS, AND HAVE POSTED ALL REQUIRED BONDS.
3. ALL STORM DRAINAGE IMPROVEMENTS SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE LATEST EDITION OF THE CITY OF KIRKLAND PUBLIC WORKS PRE-APPROVED PLANS AND POLICIES AND THE STANDARD SPECIFICATIONS FOR ROAD, BRIDGE AND MUNICIPAL CONSTRUCTION, PREPARED BY WSDOT AND THE AMERICAN PUBLIC WORKS ASSOCIATION (APWA).
4. ANY DEVIATION FROM THE APPROVED PLANS WILL REQUIRE WRITTEN APPROVAL, ALL CHANGES SHALL BE SUBMITTED TO THE CITY.
5. A COPY OF THE APPROVED STORM WATER PLANS MUST BE ON THE JOB SITE WHENEVER CONSTRUCTION IS IN PROGRESS.
6. ALL DISTURBED AREAS SHALL BE SEEDED AND MULCHED OR SIMILARLY STABILIZED TO THE SATISFACTION OF THE CITY OF KIRKLAND DEPARTMENT OF PUBLIC WORKS FOR THE PREVENTION OF ON-SITE EROSION AFTER THE COMPLETION OF CONSTRUCTION.
7. MINIMUM COVER OVER STORM DRAINAGE PIPES IN ROW OR VEHICULAR PATH SHALL BE SUBJECT TO PRE-APPROVED PLAN CK-D.01, UNLESS OTHER DESIGN IS APPROVED.
8. ALL CATCH BASINS SHALL BE TYPE I UNLESS OTHERWISE NOTED. CATCH BASINS WITH A DEPTH OF OVER FIVE FEET (5') TO THE PIPE INVERT SHALL BE A TYPE II CATCH BASIN. TYPE II CATCH BASINS EXCEEDING FIVE FEET (5') IN DEPTH SHALL HAVE A STANDARD LADDER INSTALLED, UNLESS APPROVED BY CITY OF KIRKLAND ENGINEER.
9. ALL STORM DRAINAGE MAIN EXTENSIONS WITHIN THE PUBLIC RIGHT-OF-WAY OR IN EASEMENTS MUST BE STAKED FOR LINE AND GRADE PRIOR TO STARTING CONSTRUCTION
10. ROCK FOR EROSION PROTECTION OF ROADWAY DITCHES, WHERE REQUIRED, MUST BE OF SOUND QUARRY ROCK, PLACED TO A DEPTH OF ONE FOOT (1') AND MUST MEET THE FOLLOWING SPECIFICATIONS: 4"-8" ROCK/40%-70% PASSING; 2"-4" ROCK/30%-40% PASSING; 2"-MINUS ROCK/10%-20% PASSING. RECYCLED CONCRETE SHALL NOT BE USED FOR EROSION PROTECTION, INCLUDING FOR CONSTRUCTION ENTRANCE OR TEMPORARY STABILIZATION ELSEWHERE ON SITE.
11. ALL PIPE, MANHOLES, CATCH BASINS, AND APPURTENANCES SHALL BE LAID ON A PROPERLY PREPARED FOUNDATION IN ACCORDANCE WITH THE CURRENT STATE OF WASHINGTON STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION (WSDOT). THIS SHALL INCLUDE NECESSARY LEVELING OF THE TRENCH BOTTOM OR THE TOP OF THE FOUNDATION MATERIAL AS WELL AS PLACEMENT AND COMPACTION OF REQUIRED BEDDING MATERIAL TO UNIFORM GRADE SO THAT THE ENTIRE LENGTH OF THE PIPE WILL BE SUPPORTED ON A UNIFORMLY DENSE, UNYIELDING BASE. IF THE NATIVE MATERIAL IN THE BOTTOM OF THE TRENCH MEETS THE REQUIREMENTS FOR "GRAVEL BACKFILL FOR PIPE BEDDING," THE FIRST LIFT OF PIPE BEDDING MAY BE OMITTED PROVIDED THE MATERIAL IN THE BOTTOM OF THE TRENCH IS LOOSENED, REGRADED, AND COMPACTED TO FORM A DENSE UNYIELDING BASE. ALL PIPE BEDDING SHALL BE APWA CLASS B, TYPE I, OR BETTER. PIPE SHALL NOT BE INSTALLED ON SOD, FROZEN EARTH, LARGE BOULDERS, OR ROCK. PIPE BEDDING FOR FLEXIBLE PIPES SHALL BE PEA GRAVEL TO THE SPRINGLINE OF THE PIPE.
12. CONSTRUCTION OF DEWATERING DISCHARGES SHALL ALWAYS MEET WATER QUALITY GUIDELINES LISTED IN COK POLICY E-1. SPECIFICALLY, DISCHARGES TO THE PUBLIC STORMWATER DRAINAGE SYSTEM MUST BE BELOW 25NTU, AND NOT CONSIDERED A PROHIBITED DISCHARGE (PER KMC 15.52.090). TEMPORARY DISCHARGES TO SANITARY SEWER REQUIRE PRIOR AUTHORIZATION AND PERMIT FROM KING COUNTY INDUSTRIAL WASTE PROGRAM (206-263-3000) AND NOTIFICATION TO THE PUBLIC WORKS CONSTRUCTION INSPECTOR.
13. ISSUANCE OF A BUILDING OR LAND SURFACE MODIFICATION PERMIT BY THE CITY OF KIRKLAND DOES NOT RELIEVE THE OWNER OF THE CONTINUING LEGAL OBLIGATION AND/OR LIABILITY CONNECTED WITH STORM SURFACE WATER DISPOSITION. FURTHER, THE CITY OF KIRKLAND DOES NOT ACCEPT ANY OBLIGATION FOR THE PROPER FUNCTIONING AND MAINTENANCE OF THE SYSTEM DURING OR FOLLOWING CONSTRUCTION EXCEPT AS OUTLINED IN THE CITY OF KIRKLAND PUBLIC WORKS STANDARDS.
14. ALL TRENCH BACKFILL SHALL BE COMPACTED TO 95 PERCENT DENSITY IN ROADWAYS, ROADWAY SHOULDERS, ROADWAY PRISM AND DRIVEWAYS, AND 85 PERCENT DENSITY IN UNPAVED AREAS. ALL PIPE ZONE COMPACTION SHALL BE 95 PERCENT.
15. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ADEQUATE SAFEGUARDS, SAFETY DEVICES, PROTECTIVE EQUIPMENT, CONFINED SPACE PROTECTION, FLAGGERS, AND ANY OTHER NEEDED ACTIONS TO PROTECT THE LIFE, HEALTH, AND SAFETY OF THE PUBLIC, AND TO PROTECT PROPERTY IN CONNECTION WITH THE PERFORMANCE OF WORK COVERED BY THE CONTRACT. ANY WORK WITHIN THE TRAVELED RIGHTOF-WAY THAT MAY INTERRUPT NORMAL TRAFFIC FLOW SHALL REQUIRE A TRAFFIC CONTROL PLAN APPROVED BY THE CITY OF KIRKLAND. ALL SECTIONS OF THE WSDOT STANDARD SPECIFICATIONS, TRAFFIC CONTROL, AND THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) SHALL APPLY.
16. NO FINAL CUT OR FILL SLOPE SHALL EXCEED SLOPES OF TWO (2) HORIZONTAL TO ONE (1) VERTICAL WITHOUT STABILIZATION BY ROCKERY OR BY A STRUCTURAL RETAINING WALL.
17. ALL MANHOLE LADDERS SHALL BE FIRMLY ATTACHED AND EXTEND TO WITHIN 1' OF THE BOTTOM OF THE STRUCTURE
18. APPROXIMATE LOCATIONS OF EXISTING UTILITIES HAVE BEEN OBTAINED FROM AVAILABLE RECORDS AND ARE SHOWN FOR CONVENIENCE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF EXISTING UTILITY LOCATIONS WHETHER OR NOT THESE UTILITIES ARE SHOWN ON THE PLANS. THE CONTRACTOR SHALL EXERCISE ALL CARE TO AVOID DAMAGE TO ANY UTILITY. IF CONFLICTS WITH EXISTING UTILITIES ARISE DURING CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY THE CITY CONSTRUCTION INSPECTOR AND ANY CHANGES REQUIRED SHALL BE APPROVED BY THE DEVELOPMENT ENGINEER PRIOR TO COMMENCEMENT OF RELATED CONSTRUCTION ON THE PROJECT.
19. THE UNDERGROUND UTILITY LOCATION SERVICE SHALL BE CONTACTED FOR FIELD LOCATION OF EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. THE OWNER OR HIS REPRESENTATIVE SHALL BE CONTACTED IF A UTILITY CONFLICT EXISTS. FOR UTILITY LOCATION IN KING COUNTY, CALL 1-800-424-5555. THE CONTRACTOR IS RESPONSIBLE TO ENSURE THAT UTILITY LOCATES ARE MAINTAINED THROUGHOUT THE LIFE OF THE PROJECT.
20. THE CONTRACTOR SHALL VERIFY THE LOCATIONS, WIDTHS, THICKNESSES, AND ELEVATIONS OF ALL EXISTING PAVEMENTS AND STRUCTURES THAT ARE TO INTERFACE WITH NEW WORK. PROVIDE ALL TRIMMING, CUTTING, SAW CUTTING, GRADING, LEVELING, SLOPING, COATING, AND OTHER WORK, INCLUDING MATERIALS AS NECESSARY, TO CAUSE THE INTERFACE WITH EXISTING WORKS TO BE PROPER, ACCEPTABLE TO THE ENGINEER AND THE CITY OF KIRKLAND, COMPLETE IN PLACE AND READY TO USE.
21. ALL INLET, MANHOLE, AND CATCH BASIN FRAMES AND GRATES SHALL NOT BE ADJUSTED TO GRADE UNTIL IMMEDIATELY PRIOR TO FINAL PAVING. ALL CATCH BASIN GRATES SHALL BE SET 0.10' BELOW PAVEMENT LEVEL.
22. OPEN CUT ROAD CROSSINGS FOR UTILITY TRENCHES ON EXISTING TRAVELED ROADWAY SHALL BE BACKFILLED ONLY WITH 5/8" MINUS CRUSHED ROCK AND MECHANICALLY COMPACTED (UNLESS OTHERWISE APPROVED BY THE CITY). FOR STREETS CLASSIFIED AS ARTERIALS OR COLLECTORS, BACKFILL FOR CROSSINGS SHALL BE CDF. CUTS INTO THE EXISTING ASPHALT SHALL BE NEAT LINE CUT WITH SAW OR JACKHAMMER IN A CONTINUOUS LINE. A TEMPORARY COLD MIX PATCH MUST BE PLACED IMMEDIATELY AFTER BACKFILL AND COMPACTION. A PERMANENT HOT MIX PATCH SHALL BE PLACED WITHIN 30 DAYS AND SHALL BE A MINIMUM OF 1" THICKER THAN THE ORIGINAL ASPHALT WITH A MINIMUM THICKNESS OF 2". SEE STANDARD D.02.
23. ALL DAMAGES INCURRED TO PUBLIC AND/OR PRIVATE PROPERTY BY THE CONTRACTOR DURING THE COURSE OF CONSTRUCTION SHALL BE PROMPTLY REPAIRED TO THE SATISFACTION OF THE CITY CONSTRUCTION INSPECTOR BEFORE PROJECT APPROVAL AND/OR THE RELEASE OF THE PROJECT'S PERFORMANCE BOND.
24. GROUT ALL SEAMS AND OPENINGS IN ALL INLETS, CATCH BASINS, AND MANHOLES. JETSET GROUT IS NOT ALLOWED.
25. WHEN WIDENING AN EXISTING ROADWAY WHERE AN EXISTING TYPE I CATCH BASIN WILL REMAIN IN THE TRAVEL LANE, THE EXISTING FRAME AND COVER SHALL BE REPLACED WITH A ROUND, LOCKING FRAME AND COVER.
26. FOR OTHER THAN SINGLE-FAMILY DWELLINGS, ALL EXPOSED OR READILY EXPOSED INDOOR STORM DRAINAGE PIPING/PLUMBING SHALL BE LABELED WITH THE WORDS 'STORM DRAIN' WITH MINIMUM 2 INCH HIGH LETTERS.
27. RECYCLED CONCRETE SHALL NOT BE USED AROUND STORMWATER FACILITIES.
28. ALL FASTENERS (BOLTS, NUTS, WASHERS, ETC.) ON MANHOLE AND CATCH BASIN LIDS TO BE STANDARD NO METRIC FASTENERS ALLOWED.
29. A SPECIAL INSPECTION USING CCTV IS REQUIRED FOR PROJECTS THAT CREATE MORE THAN 100' TOTAL OF NEW STORM PIPES (OR AT PW INSPECTORS DISCRETION) THAT ARE PUBLICLY OWNED AND MAINTAINED BEFORE INSPECTOR SIGN OFF.

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JOSEPH EBERHARDT — STATE OF WASHINGTON — 31745 — REGISTERED PROFESSIONAL ENGINEER

09/07/2022

KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

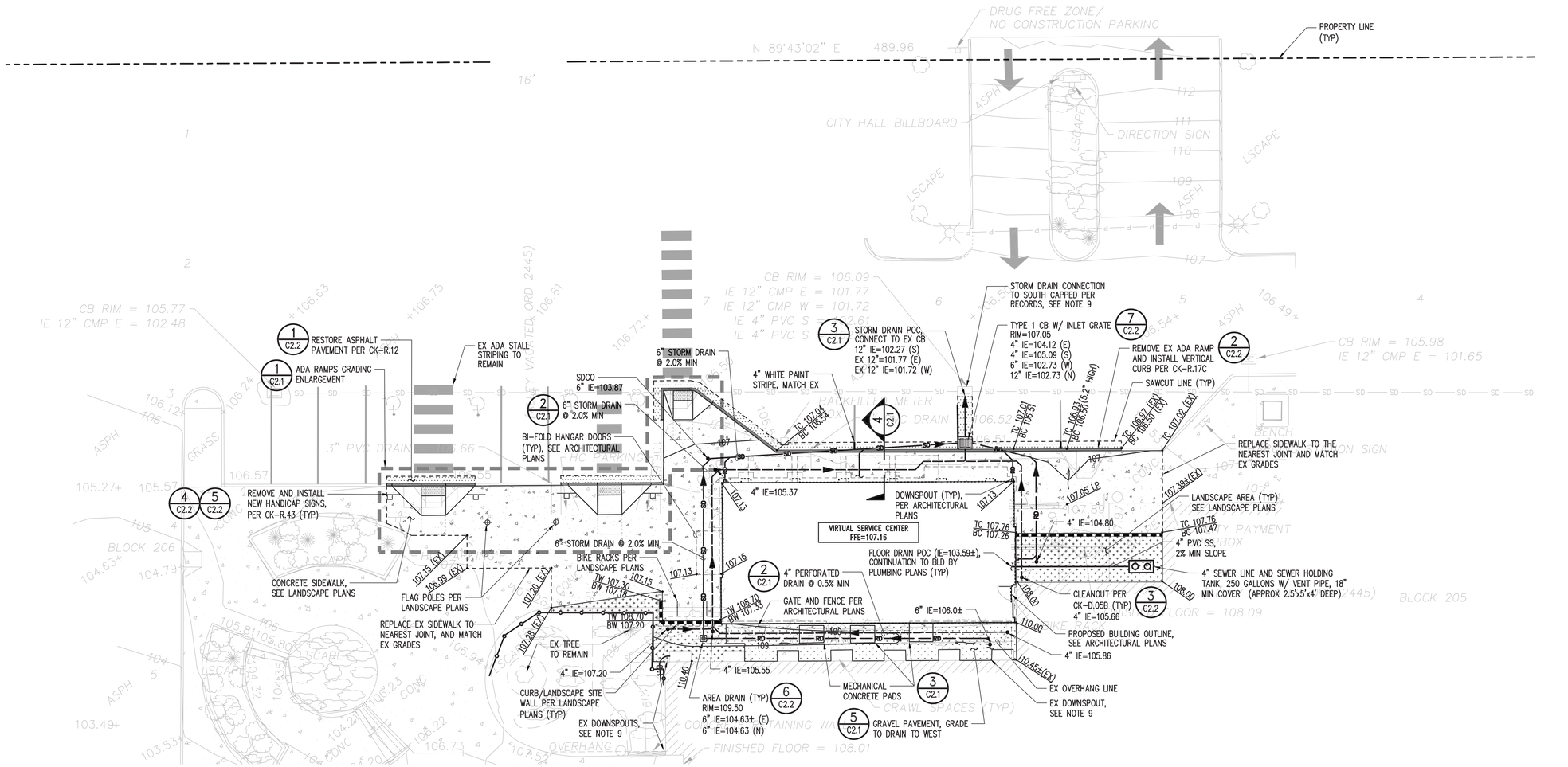
CONTENTS:

CITY OF KIRKLAND STANDARD TESC NOTES

SCALE:	PER PLAN
DRAWN:	AST/KWP
CHECKED:	JDE
PROJECT NO:	2100681

SHEET:

C1.2



NOTES:

1. SEE LANDSCAPE PLANS FOR ADDITIONAL DETAILS FOR PLANTERS, WALLS, LANDSCAPE, AND OTHER SITE FEATURES.
2. REFER TO ARCHITECTURAL AND STRUCTURAL PLANS FINISH FLOOR SLAB ELEVATIONS.
3. FIELD VERIFY EX GRADES PRIOR TO CONSTRUCTION, AND NOTIFY THE ENGINEER IF THERE ARE DISCREPANCIES.
4. SEE STRUCTURAL PLANS FOR FOUNDATION DESIGN.
5. FOUNDATION DRAIN PIPE SIZE SHALL BE 4" SCHEDULE 40 PVC PIPE PER ASTM D 2665, UNLESS OTHERWISE NOTED.
6. FOUNDATION DRAIN PIPE SHALL BE SLOPED AT 0.5% MIN, UNLESS OTHERWISE SPECIFIED. WHERE FOUNDATION DRAIN PIPE IS LESS THAN 0.5%, CONTRACTOR SHALL CONFIRM SLOPE WITH GEOTECHNICAL CONSULTANT PRIOR TO INSTALLATION.
7. CONTRACTOR SHALL PROVIDE SLEEVES, AS REQUIRED, FOR PVC PIPE CROSSING BENEATH FOOTINGS OR THROUGH CONCRETE WALLS AND FOUNDATION ELEMENTS. SEE STRUCTURAL PLANS FOR DETAILS. CONTRACTOR SHALL COORDINATE THE LOCATION OF SLEEVES WITH THE STRUCTURAL ENGINEER.
8. FOUNDATION DRAIN CLEANOUT INVERTS SHALL BE SET 1.5 FEET (MIN) BELOW CONCRETE SLAB FINISHED FLOOR ELEVATION UNLESS OTHERWISE NOTED ON PLANS. CONTRACTOR SHALL CONFIRM MINIMUM DEPTH AT CLEANOUTS PRIOR TO TRENCHING FOR COLLECTION PIPES, AND COORDINATE FINAL FDCO LOCATIONS WITH ARCHITECT TO ENSURE THEY ARE ACCESSIBLE FOR MAINTENANCE.
9. CONTRACTOR TO FIELD VERIFY THE EXISTING STORM DRAIN AND ROOF DRAIN CONNECTIONS PRIOR TO THE CONSTRUCTION, AND NOTIFY THE ENGINEER IF CONFLICTS ARISE.

LEGEND:

- PROPERTY LINE
- BUILDING OUTLINE, PER ARCHITECTURAL PLANS
- PERFORATED WALL/PLANTER/ FOUNDATION DRAIN
- SAWCUT LINE
- SD — SD — SOLID STORM DRAIN
- RD — ROOF DRAIN
- STRUCTURAL FOOTING, PER STRUCTURAL PLANS
- VERTICAL CURB
- CURB/LANDSCAPE SITE WALL, PER LANDSCAPE PLANS
- FLOW DIRECTION
- YARD DRAIN TYPE 40
- CATCH BASIN TYPE 1
- CLEANOUT
- CONCRETE SIDEWALK, PER LANDSCAPE PLANS
- LANDSCAPE AREA, PER LANDSCAPE PLANS
- ASPHALT PAVEMENT RESTORATION
- GRAVEL PAVEMENT
- 108.00 SPOT ELEVATION

N

0 5 10 20
1 inch = 10 feet

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Sep 02, 2022 - 11:08am odell.tot Z:\2100001-2109999\2100681 KCH VSC\CAD\Design\Construction Plans\VSC-200-SP.dwg

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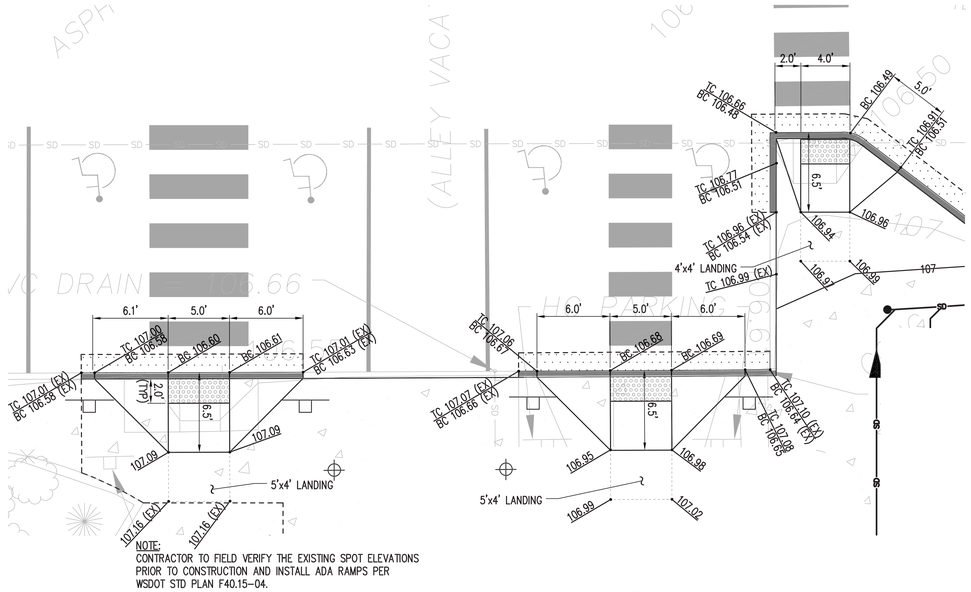
CONTENTS:

CIVIL SITE PLAN

SCALE:	PER PLAN
DRAWN:	AST/KWP
CHECKED:	JDE
PROJECT NO:	2100681

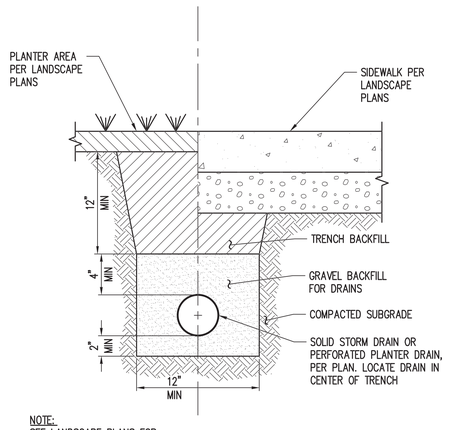
SHEET:

C2.0



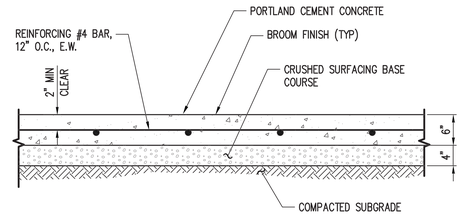
NOTE:
CONTRACTOR TO FIELD VERIFY THE EXISTING SPOT ELEVATIONS PRIOR TO CONSTRUCTION AND INSTALL ADA RAMPS PER WSDOT STD PLAN F40.15-04.

ADA RAMPS GRADING ENLARGEMENT
SCALE: 1"=5'
1 / C2.0



NOTE:
SEE LANDSCAPE PLANS FOR WALL DRAIN DETAILS

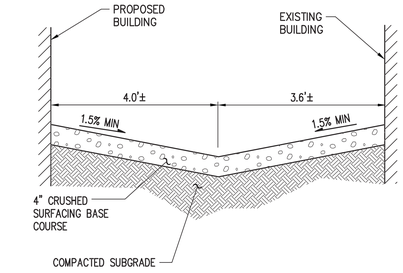
STORM/PLANTER DRAIN
NTS
2 / C2.0



NOTES:
1. COMPACT SUBGRADE AND BASE MATERIAL TO AT LEAST 95 PERCENT OF MDD.
2. MINIMUM CONCRETE STRENGTH SHALL BE 4,000 PSI.

CONCRETE PAD DETAIL
NTS
3 / C2.0

WALL & FOOTING DRAIN SECTION
SCALE: 1"=5'
4 / C2.0



DRAINAGE SWALE DETAIL
NTS
5 / C2.0

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ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

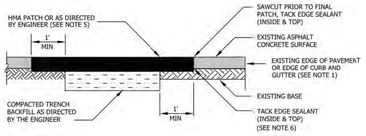
CONTENTS:

CIVIL DETAILS

SCALE:	PER PLAN
DRAWN:	AST/KWP
CHECKED:	JDE
PROJECT NO:	2100681

SHEET:
C2.1

LAST REVISED: 01/1/18



TYPICAL PATCH FOR PAVEMENT

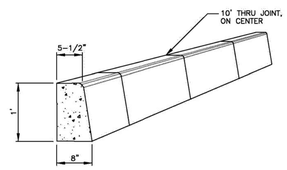
NOTES:

1. IF THE DISTANCE FROM THE EDGE OF PATCH TO THE EDGE OF PAVEMENT OR CURB AND GUTTER IS LESS THAN 3', THE PATCH MUST CONTINUE TO THE EXISTING EDGE; UNLESS ROADWAY IS OVERLAID WITHIN 60 DAYS.
2. HOT MIX ASPHALT SHALL BE CLASS 1/2".
3. ALL TRENCH BACKFILL SHALL BE CRUSHED SURFACING TOP COURSE MATERIAL FOR PERPENDICULAR TRENCHES, OR AS DIRECTED BY ENGINEER.
4. HMA CLASS 1/2" MAY BE USED IN LIEU OF ATB.
5. PATCH MUST ALWAYS BE 1" DEEPER THAN EXISTING ASPHALT; MAX 6" DEEP, OR AS DIRECTED BY ENGINEER.
6. TOP SEAL-USE PG 64-22 AND PROVIDE A SAND BLANKET TO ALLEVIATE TRAILING.

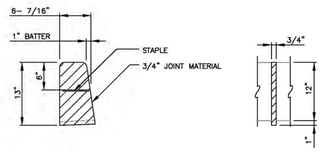
CITY OF KIRKLAND	
PLAN NO. CK- R.12	
CITY OF KIRKLAND WASHINGTON	RESTORATION DETAIL AND PAVEMENT PATCHING

ASPHALT PAVEMENT RESTORATION
NTS
1
C2.0

LAST REVISED:01/10/2011



TYPICAL SECTION FOR VERTICAL CURB



JOINT DETAIL

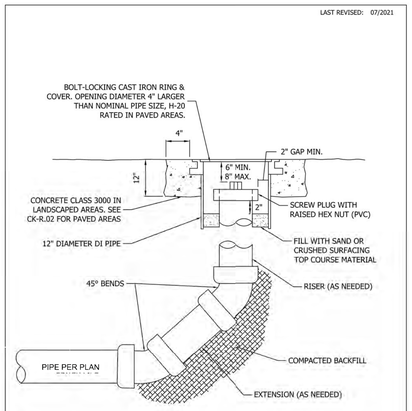
NOTES

1. FORMS SHALL BE STEEL AND SET TRUE TO LINE AND GRADE (INSPECTION IS REQUIRED PRIOR TO PLACEMENT OF CONCRETE).
2. CONCRETE SHALL BE CEMENT CONCRETE CLASS 4000.
3. BASE COURSE SHALL BE 4" OF 5/8" MINUS CRUSHED ROCK.
4. INSTALLATION OF THIS TYPE OF CURB MUST HAVE PRIOR APPROVAL.

CITY OF KIRKLAND	
PLAN NO. CK- R.17C	
CITY OF KIRKLAND WASHINGTON	CONCRETE VERTICAL CURB

VERTICAL CURB
NTS
2
C2.0

LAST REVISED: 07/2021



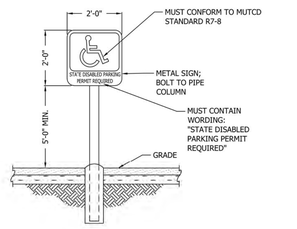
NOTES:

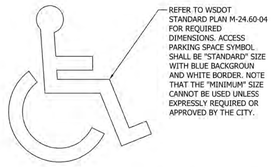
1. CAST IRON COVER SHALL READ EITHER "STORM" OR "DRAIN".
2. LOCKING BOLTS FOR COVER SHALL BE 5/8" -11 NC STAINLESS STEEL TYPE 304 SOCKET (ALLEN) HEAD BOLTS, 2 INCHES LONG.
3. ALL FITTINGS AND PIPE SHALL BE GASKETED (NOT GLUED). PIPE AND FITTING MATERIAL SHALL BE SDR 35.
4. WYE CONFIGURATION ONLY ALLOWED FOR PRIVATELY MAINTAINED SYSTEMS.

CITY OF KIRKLAND	
PLAN NO. CK - D.05B	
CITY OF KIRKLAND WASHINGTON	CLEANOUT

CLEANOUT
NTS
3
C2.0

LAST REVISED: 01/2021





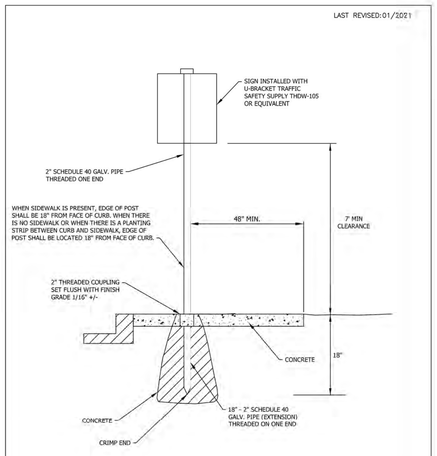
NOTES:

1. PROVIDE SYMBOL IN ALL HANDICAPPED PARKING STALLS INDICATED ON SITE PLAN.
2. PROVIDE SIGN AT ALL HANDICAPPED PARKING STALL INDICATED ON SITE PLAN.
3. SEE STANDARD DETAIL CK-R.43 FOR SIGN INSTALLATION.
4. MATERIAL SHALL BE EITHER 90 MIL. PREFORMED THERMOPLASTIC OR METHYL METHACRYLATE (MMA).

CITY OF KIRKLAND	
PLAN NO. CK - R.33	
CITY OF KIRKLAND WASHINGTON	HANDICAP SIGN & MARKING

HANDICAP SIGN & MARKING
NTS
4
C2.0

LAST REVISED:01/2021



NOTE:

IF SIGN MUST BE PLACED IN EXISTING CONCRETE, CORE HOLE SHALL BE 8" DIAMETER.

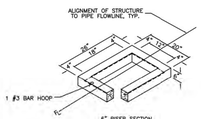
CITY OF KIRKLAND	
PLAN NO. CK- R.43	
CITY OF KIRKLAND WASHINGTON	STANDARD SIGN INSTALLATION

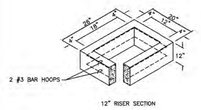
STANDARD SIGN INSTALLATION
NTS
5
C2.0

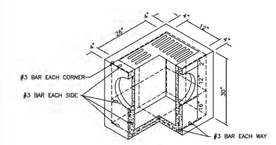
LAST REVISED:01/08/15

NOTES:

1. ALL REINFORCED CAST-IN-PLACE CONCRETE SHALL BE CLASS 4000.
2. PRECAST BASES SHALL BE FURNISHED WITH CUTOUTS OR KNOCKOUTS. KNOCKOUTS SHALL HAVE A WALL THICKNESS OF 2" MIN. ALL PIPE SHALL BE INSTALLED IN FACTORY PROVIDED KNOCKOUTS. UNUSED KNOCKOUTS NEED NOT BE GROUTED IF WALL IS LEFT INTACT.
3. KNOCKOUT OR CUTOUT HOLE SIZE IS EQUAL TO PIPE OUTER DIAM. PLUS CATCH BASIN WALL THICKNESS.
4. THE MAX. DEPTH FROM THE FINISHED GRADE TO THE PIPE INVERT IS 5'-0".
5. CATCH BASIN FRAME AND GRATE SHALL BE IN ACCORDANCE WITH STANDARD SPECIFICATIONS. MATING SURFACES SHALL BE FINISHED TO ASSURE NON-ROCKING FIT WITH ANY COVER POSITION.
6. CHANNELLING OF ON-SITE CATCH BASINS MAY BE REQUIRED FOR PRIVATE STORM DRAINAGE CONVEYANCE SYSTEMS.







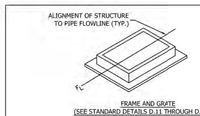
PRECAST BASE SECTION (MEASUREMENT AT THE TOP OF THE BASE)

NOT TO SCALE

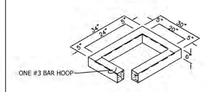
CITY OF KIRKLAND	
PLAN NO. CK- D.05A	
CITY OF KIRKLAND WASHINGTON	YARD DRAIN TYPE 40 FOR PRIVATE SYSTEMS

STANDARD YARD DRAIN TYPE 40
NTS
6
C2.0

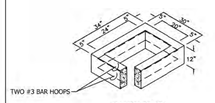
LAST REVISED: 07/2021



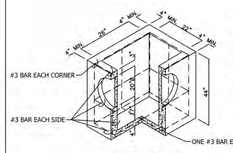
FRAME AND GRATE
(SEE STANDARD DETAILS D.11 THROUGH D.16A)



6" RISER SECTION



12" RISER SECTION



PRECAST BASE SECTION
(MEASUREMENT AT THE TOP OF THE BASE)

NOTES:

1. CATCH BASINS SHALL BE CONSTRUCTED IN ACCORDANCE WITH ASTM C478 (AASHTO M 199) & C890 UNLESS OTHERWISE SHOWN ON PLANS OR NOTED IN THE STANDARD SPECIFICATIONS.
2. AS AN ACCEPTABLE ALTERNATIVE TO REBAR, WELDED WIRE FABRIC HAVING A MIN. AREA OF 0.12 SQUARE INCHES PER FOOT MAY BE USED. WELDED WIRE FABRIC SHALL COMPLY TO ASTM A497 (AASHTO M 221). WIRE FABRIC SHALL NOT BE PLACED IN KNOCKOUTS.
3. ALL REINFORCED CAST-IN-PLACE CONCRETE SHALL BE CLASS 4000.
4. PRECAST BASES SHALL BE FURNISHED WITH CUTOUTS OR KNOCKOUTS. KNOCKOUTS SHALL HAVE A WALL THICKNESS OF 2" MIN. ALL PIPE SHALL BE INSTALLED IN FACTORY PROVIDED KNOCKOUTS. UNUSED KNOCKOUTS NEED NOT BE GROUTED IF WALL IS LEFT INTACT.
5. KNOCKOUT OR CUTOUT HOLE SIZE IS EQUAL TO PIPE OUTER DIAM. PLUS CATCH BASIN WALL THICKNESS.
6. ROUND KNOCKOUTS MAY BE ON ALL 4 SIDES, WITH MAX. DIAM. OF 20". KNOCKOUTS MAY BE EITHER ROUND OR "D" SHAPE.
7. THE MAX. DEPTH FROM THE FINISHED GRADE TO THE PIPE INVERT IS 5'-0".
8. THE TAPER ON THE SIDES OF THE PRECAST BASE SECTION AND RISER SECTION SHALL NOT EXCEED 1/2" PER FOOT.
9. CATCH BASIN FRAME AND GRATE SHALL BE IN ACCORDANCE WITH STANDARD SPECIFICATIONS. MATING SURFACES SHALL BE FINISHED TO ASSURE NON-ROCKING FIT WITH ANY COVER POSITION.
10. FRAME AND GRATE SHALL BE INSTALLED WITH FLANGE DOWN.
11. EDGE OF RISER OR BRICK SHALL NOT BE MORE THAN 2" FROM VERTICAL EDGE OF CATCH BASIN WALL.
12. ACCEPTABLE PIPE SIZES ARE 8", 12" OR 15". 6" PIPE IS ONLY ACCEPTABLE ON PRIVATE SYSTEMS.
13. ROUND SOLID LIDS REQUIRED WHENEVER CATCH BASIN DOES NOT COLLECT SURFACE WATER. SEE CK-D.18 AND CK-D.18A FOR REFERENCE.
14. ROUND CONCRETE RISERS ARE REQUIRED FOR ROUND SOLID LOCKING LIDS.
15. ALL NEW PVC PIPES SHALL BE INSTALLED WITH SAND COLLARS AND A NON-SHRINK GROUT. JETSET NOT ALLOWED.
16. 1", 2", AND 4" RISERS ACCEPTED AS NEEDED.
17. MINIMUM 10' FROM ADJACENT TREES, UNLESS OTHERWISE APPROVED.
18. CLEAN SURFACE AND BOTTOM AREA. PROVIDE UNIFORM CONTACT. THE SURFACE AREA OF THE BASE SECTION MUST BE MORTARED TO THE BOTTOM AREA OF THE RISER SECTION.

CITY OF KIRKLAND	
PLAN NO. CK - D.07	
CITY OF KIRKLAND WASHINGTON	CATCH BASIN TYPE 1

STANDARD CATCH BASIN TYPE 1
NTS
7
C2.0

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123 5th Ave
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BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

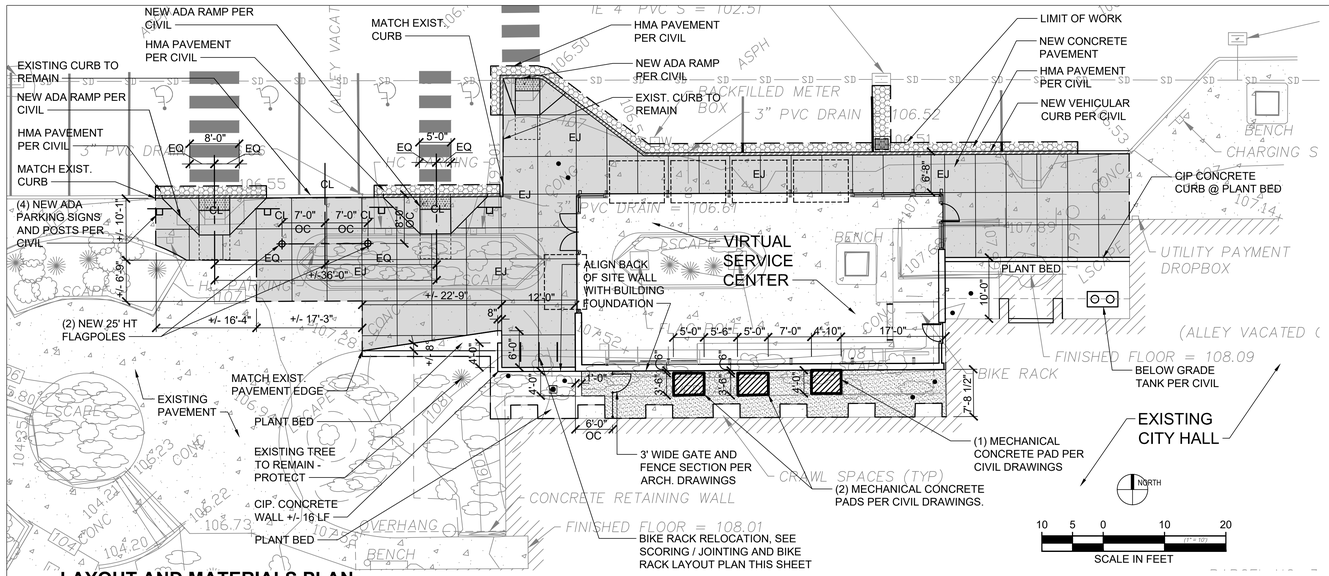
CONTENTS:

CITY OF KIRKLAND STANDARD DETAILS

SCALE:	PER PLAN
DRAWN:	AST/KWP
CHECKED:	JDE
PROJECT NO:	2100681

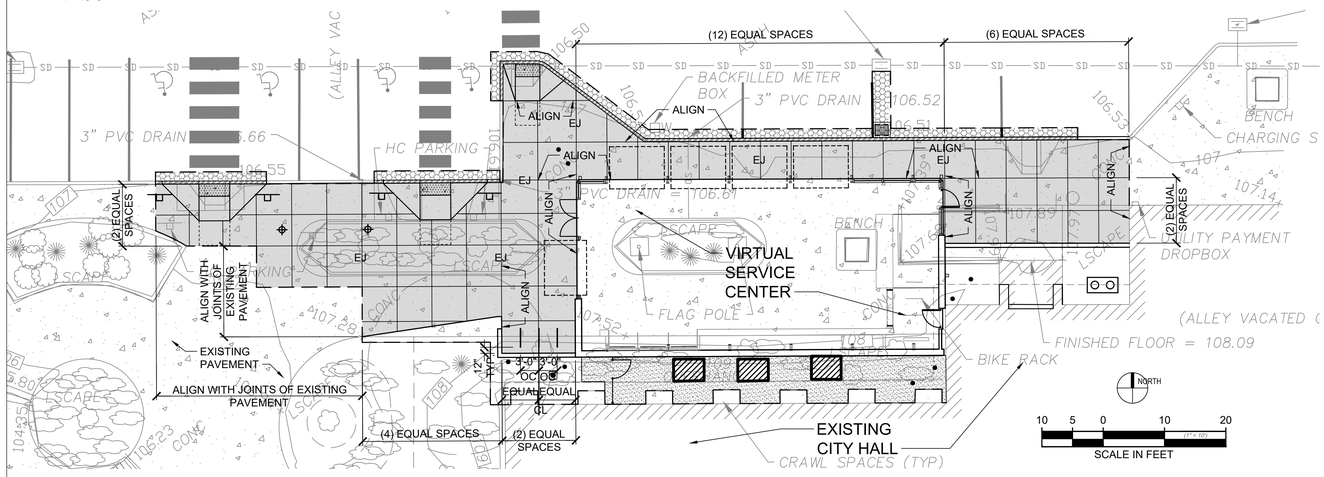
SHEET:

C2.2



LAYOUT AND MATERIALS PLAN

1"=10'-0"



SCORING / JOINTING AND BIKE RACK LAYOUT

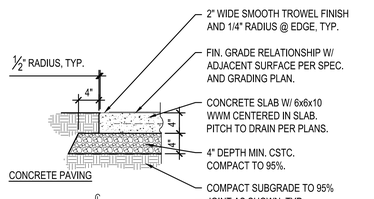
1"=10'-0"

LAYOUT NOTES:

1. STAKE OR PAINT LOCATION OF THE FOLLOWING ELEMENTS FOR APPROVAL PRIOR TO CONSTRUCTION:
   - A. LIMITS OF PAVEMENT
   - B. LIMITS OF WORK
   - C. CURBS
   - D. WALLS
   - E. FLAGPOLES
   - F. BIKE RACKS
   - G. ADA SIGNS
   - H. ADA RAMPS
   - I. GATE AND FENCE
   - J. OTHER ITEMS AS NOTED ON DRAWINGS.
2. ALL DIMENSIONS ARE TO FACE OF BUILDING, WALL, OR CURB UNLESS OTHERWISE NOTED.
3. ALL CURVE LINE EDGES AND WALL FACES SHALL BE HORIZONTALLY SMOOTH WITH CONTINUOUS ARCS AND TANGENTS AS SHOWN.
4. ALL ANGLES SHALL BE 90° UNLESS NOTED OTHERWISE.
5. FIELD VERIFY ALL DIMENSIONS.
6. SEE CIVIL DRAWINGS. SEE GRADING AND DRAINAGE PLAN FOR TW, BW, TC AND BC AND OTHER ELEVATIONS. TOP OF WALL AND TOP OF CIP CURB @ PLANT BED ELEVATIONS TO BE LEVEL UNLESS OTHERWISE NOTED.
7. ALL JOINTS IN CONCRETE SHALL BE CONTROL JOINTS UNLESS OTHER WISE INDICATED. SEE PAVEMENT JOINTING PLAN THIS SHEET.
8. LIGHTING AT FLAGPOLES PER ELECTRICAL DRAWINGS. SEE ELECTRICAL DRAWINGS. COORDINATE WITH FLAGPOLE INSTALLATION.
9. NEW VEHICULAR CURB TO MATCH HORIZONTAL ALIGNMENT OF EXISTING VEHICULAR CURB, TYP.
10. VERIFY LOCATIONS AND DIMENSIONS OF ALL MECHANICAL PADS WITH CIVIL PRIOR TO INSTALLATION.

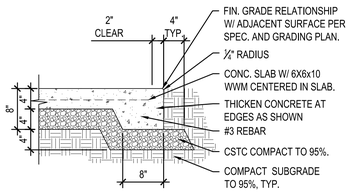
LEGEND:

- LIMITS OF WORK
- GRAVEL PER CIVIL DRAWING
- CONTROL JOINT
- EXPANSION JOINT
- CONCRETE PAVEMENT (1 / L1.0)
- HMA PAVEMENT PER CIVIL DRAWINGS
- NEW VEHICULAR CURB PER CIVIL DRAWINGS
- CIP CONCRETE CURB @ PLANT BED (3 / L1.0)
- CIP CONCRETE WALL PER PLAN (2 / L1.0)
- NEW ADA RAMP PER CIVIL DRAWINGS
- BIKE RACKS, PER SPEC.
- NEW ADA SIGN AND POST PER CIVIL DRAWINGS
- 4" PERF. DRAIN @ WALLS. SEE CIVIL DRAWINGS
- NEW FLAG POLE (4 / L1.0)
- EXISTING TREE APPROXIMATE SIZE OF CANOPY
- FENCE AND GATE PER ARCHITECTURAL DRAWINGS
- AREA DRAIN PER CIVIL DRAWINGS
- CB PER CIVIL DRAWINGS
- CLEANOUT PER CIVIL DRAWINGS
- DOWNSPOUT PER CIVIL DRAWINGS
- BELOW GRADE TANK PER CIVIL DRAWINGS



1 CONCRETE PAVEMENT

NTS



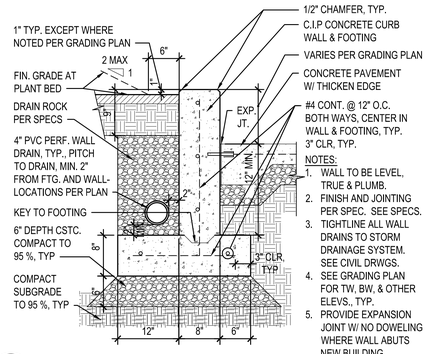
CONCRETE PAVEMENT W/ THICKENED EDGE

NOTES:

1. PROVIDE 3/8" EXPANSION JOINT W/ DOWELING AT ALL INTERFACES WITH EXISTING CONSTRUCTION TO REMAIN. CONCRETE RAMPS, CURBS, LOW WALLS, AND AS LOCATED PER PLANS & SPECS.
2. PROVIDE 3/8" EXPANSION JOINT W/ NO DOWELING AT ALL INTERFACES W/ VERTICAL SURFACES, NEW AND EXISTING BUILDINGS, AND AS INDICATED ON PLANS.
3. SPACE ALL EXPANSION & CONTROL JOINTS PER PLANS.
4. LIGHT BROOM FINISH, TYP. DIRECTION PERPENDICULAR TO PEDESTRIAN TRAFFIC OR AS NOTED ON PLANS. VERIFY W/ LANDSCAPE ARCHITECT IF DIRECTION IS NOT CLEAR.
5. PROVIDE THICKENED EDGE AT ALL INTERFACES W/ PLANTED AREAS, CURBS, AND ALL VERTICAL SURFACES INCLUDING WALLS, BUILDINGS, STAIRS, AND AS INDICATED ON PLANS OR DETAILS.

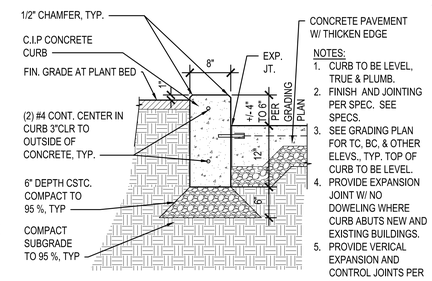
2 CIP CONCRETE WALL

NTS



NOTES:

1. WALL TO BE LEVEL, TRUE & PLUMB.
2. FINISH AND JOINTING PER SPEC. SEE SPECS.
3. TIGHTLINE ALL WALL DRAINS TO STORM DRAINAGE SYSTEM. SEE CIVIL DRWGS.
4. SEE GRADING PLAN FOR TW, BW, & OTHER ELEVS., TYP.
5. PROVIDE EXPANSION JOINT W/ NO DOWELING WHERE WALL ABUTS NEW BUILDING.

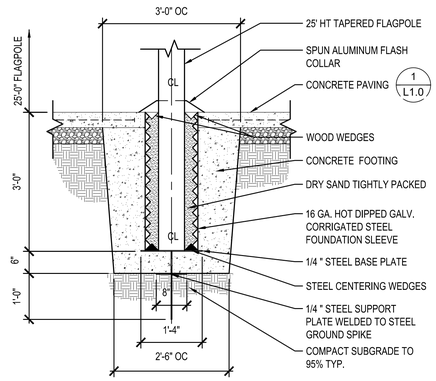


NOTES:

1. CURB TO BE LEVEL, TRUE & PLUMB.
2. FINISH AND JOINTING PER SPEC. SEE SPECS.
3. SEE GRADING PLAN FOR TC, BC, & OTHER ELEVS., TYP. TOP OF CURB TO BE LEVEL.
4. PROVIDE EXPANSION JOINT W/ NO DOWELING WHERE CURB ABUTS NEW AND EXISTING BUILDINGS.
5. PROVIDE VERICAL EXPANSION AND CONTROL JOINTS PER SPEC.

3 CIP CONCRETE CURB @ PLANT BED

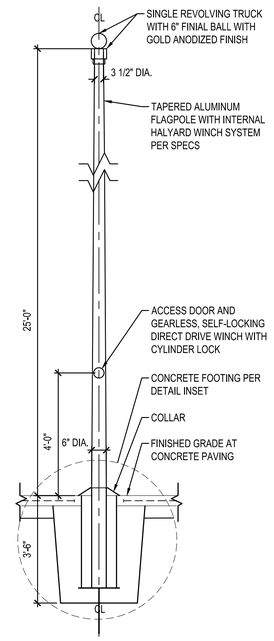
NTS



DETAIL SECTION AT FOOTING

NOTES:

1. SEE SPECIFICATIONS
2. COORDINATE ORIENTATION OF FLAGPOLE ACCESS DOOR (CYLINDER LOCK) WITH OWNER. MATCH ORIENTATION WITH BOTH FLAGPOLES.
3. SEE ELECTRICAL DRAWINGS FOR FLAGPOLE / FLAG LIGHTING. COORDINATE WITH FLAGPOLE INSTALLATION.



SECTION / ELEVATION

4 FLAG POLE

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ISSUE DATE: SEPTEMBER. 14, 2022

REVISION	DATE	DESCRIPTION

CONTENTS:

SITE LAYOUT & MATERIALS PLAN, AND DETAILS

SCALE:	AS NOTED
DRAWN:	D. de la CRUZ
CHECKED:	J. KIUSALAAS
PROJECT NO:	2019031.000

SHEET:

L1.0

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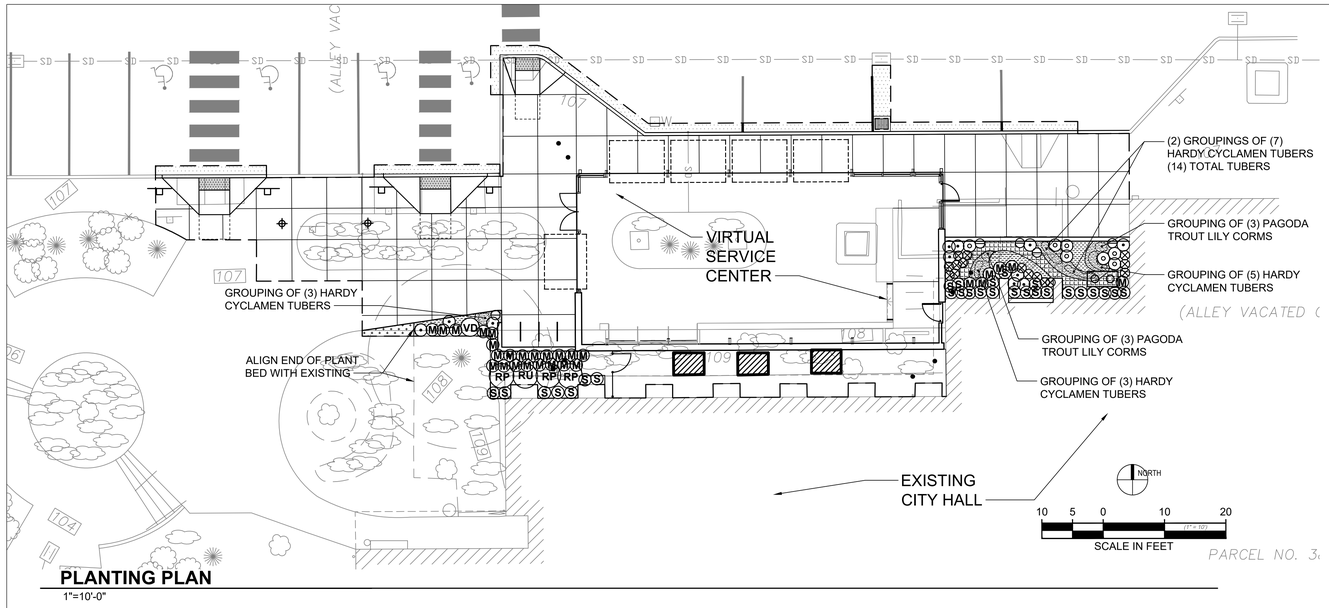
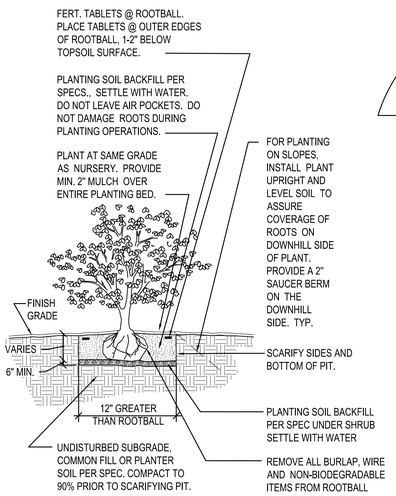


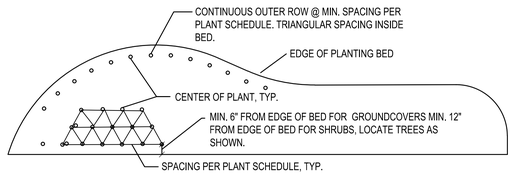
PLANTING PLAN
1"=10'-0"

PLANT SCHEDULE:

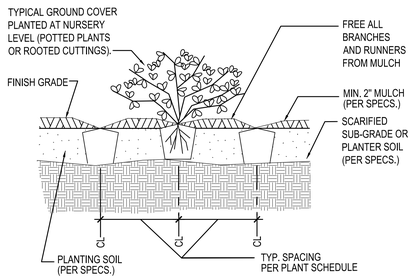
SYMBOL	BOTANICAL NAME/ COMMON NAME	SIZE	TOTAL QTY	REMARKS
	EVERGREEN SHRUBS			
RU	Rhododendron 'Unique'/ Unique Rhododendron	2 gal. cont.	1	B&B or cont., well-rooted, full and bushy, 4' o.c. max., min. 30" ht.
RP	Rhododendron PJM/ PJM Rhododendron	2 gal. cont.	3	B&B or cont., well-rooted, full and bushy, 4' o.c. max., min. 30" ht.
VD	Viburnum davidii/ David's Viburnum	2 gal. cont.	1	B&B or cont., well-rooted, full and bushy, 3' o.c. max., min. 18" ht.
	GROUNDCOVERS, FERNS, AND PERENNIALS			
	Blechnum penna-marina subsp. alpina/ Alpine Water Fern or Little Hard Fern	4" pot	173	Well-rooted, full & healthy plants, 8" o.c. max. triangular spacing
⊙	Heleborus orientalis/ Lenten Rose	1 gal. cont.	7	Well-rooted, full & healthy plants, 24" o.c. max. triangular spacing
M	Mahonia nervosa/ Cascade Oregon Grape	1 gal. cont.	28	Well-rooted, full & healthy plants, 24" o.c. max. triangular spacing
	Pachysandra terminalis 'Green Carpet'/ Green Carpet Common Spurge	4" pot	67	Well-rooted, full & healthy plants, 12" o.c. max. triangular spacing
	Pachysandra terminalis Variegata/ Variegated Common Spurge	4" pot	69	Well-rooted, full & healthy plants, 12" o.c. max. triangular spacing
⊗	Polygonatum odoratum var. pluriflorum 'Variegatum'/ Variegated Solomon's Seal	1 gal. cont.	15	Well-rooted, full & healthy plants, 18" o.c. max. triangular spacing
⊙	Polystichum munitum/ Western Sword Fern	1 gal. cont.	11	Well-rooted, full & healthy plants, 24" o.c. max. triangular spacing
⊖	Polystichum setiferum 'Plumoso-Multilobum'/ Plumose Soft Sheild Fern	1 gal. cont.	5	Well-rooted, full & healthy plants, 18" o.c. max. triangular spacing
S	Sarcococca hookeriana var. humilis/ Dwarf Fragrant Sarcococca	1 gal. cont.	27	B&B or cont., well-rooted, full & healthy plants, 24" o.c. max., min. 12" ht.
	TUBERS, CORMS, AND BULBS			
AS NOTED	Cyclamen hederifolium/ Hardy Cyclamen	N/A	25 tubers	plant tubers 6" to 8" apart in informal groupings with Blechnum penna-marina subsp. alpina as noted on plan, full healthy tubers, plant tubers approx. 2" deep (cover with approx. 1/2" depth soil)
AS NOTED	Erythronium Pagoda/ Pagoda Trout Lily	N/A	6 corms	plant corms in Fall, 4" o.c. in informal groupings with Blechnum penna-marina subsp. alpina as noted on plan, full healthy corms, plant corms at 2" to 3" depth, do not corms let dry out prior to planting
	LAWN			
	Sod/ Lawn	N/A	16 SF	See planting notes and specifications.



1 **SHRUB / PERENNIAL PLANTING**
NTS



TYP. GROUND COVER SPACING



2 **GROUNDCOVER PLANTING**
NTS

PLANTING NOTES:

1. VERIFY LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO BEGINNING WORK. NOTIFY OWNER'S REPRESENTATIVE OF ANY CONFLICTS.
2. STAKE LOCATIONS OF ALL TREES AND PLANT BEDS FOR APPROVAL PRIOR TO PLANTING. ADJUST LOCATIONS OF SHRUBS AND TREES IN FIELD AS DIRECTED.
3. PRESERVE AND PROTECT ALL EXISTING TREES AND VEGETATION TO REMAIN. DO NOT DRIVE MACHINERY OVER ROOTS WITHIN EXISTING TREE DRIPLINES. PLANTING AND WORK WITHIN DRIPLINES OF EXISTING TREES TO REMAIN SHALL BE BY HAND.
4. ALL PLANT MATERIAL SHALL BE IN ACCORDANCE WITH MINIMUM SIZES AND TYPES IDENTIFIED IN THE PLANT SCHEDULE.
5. PRUNE EXISTING VEGETATION AND NEW VEGETATION ONLY AS DIRECTED.
6. ALL DISTURBED AREAS NOT DESIGNATED FOR OTHER IMPROVEMENTS SHALL BE SODDED PER SPECIFICATIONS.
7. SEE SPECIFICATIONS FOR SOD/ LAWN AND PLANT BED PREPARATION.
8. PROVIDE 2" MIN. DEPTH OF MULCH IN ALL SHRUB AND GROUNDCOVER PLANT BEDS AND PLANTERS AND AS INDICATED PER PLANS AND SPECIFICATIONS. DO NOT COVER CROWN OF ROOT BALL WITH BARK MULCH.
9. ALL GROUNDCOVER, FERNS, AND PERENNIALS SHALL BE PLANTED THROUGHOUT PLANT BEDS INCLUDING UNDER LARGE (6'-0" AND 5'-0" SPACING) AND MEDIUM (4'-0" SPACING) SIZED SHRUBS AND TREES UNLESS OTHERWISE NOTED.
10. TOPSOIL DEPTHS AND SOIL AMENDMENTS FOR SOD/ LAWN, PLANTER, AND PLANT BED AREAS PER SPECIFICATIONS. TOPSOIL DEPTH AT ALL PLANTER AND PLANT BED AREAS SHALL BE 8" MIN. TOPSOIL DEPTH. ALL SOD/LAWN AREAS SHALL BE AMENDED WITH 2 ½" MIN. DEPTH OF COMPOSTED YARD WASTE.
11. DO NOT ROTOTILL IN AREAS WHERE EXISTING TREES AND VEGETATION IS TO REMAIN OR WITHIN THE DRIPLINE OF EXISTING TREES.
12. CONTRACTOR IS RESPONSIBLE FOR WATERING PER SPEC. SEE SPECIFICATIONS.

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STATE OF WASHINGTON LANDSCAPE ARCHITECT JENNIFER ANNE KIUSALAAS 22000 EXPIRES ON: 12/09/2022

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CONTENTS:

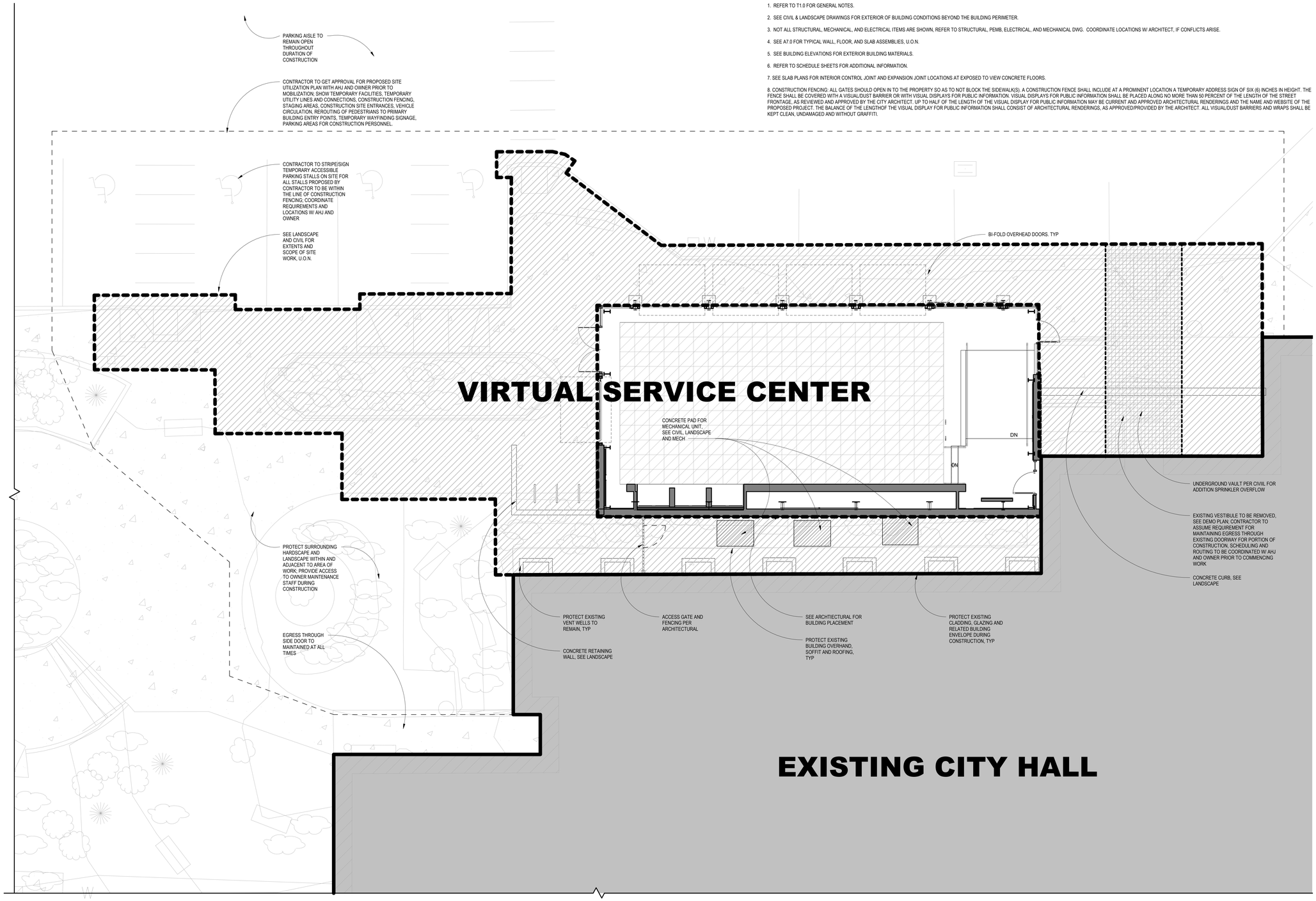
PLANTING PLAN, SCHEDULE, NOTES, AND DETAILS

SCALE:	AS NOTED
DRAWN:	D. de la CRUZ
CHECKED:	J. KIUSALAAS
PROJECT NO:	2019031.000

SHEET:
L2.0

SITE PLAN NOTES:

1. REFER TO T1.0 FOR GENERAL NOTES.
2. SEE CIVIL & LANDSCAPE DRAWINGS FOR EXTERIOR OF BUILDING CONDITIONS BEYOND THE BUILDING PERIMETER.
3. NOT ALL STRUCTURAL, MECHANICAL, AND ELECTRICAL ITEMS ARE SHOWN, REFER TO STRUCTURAL, PEMB, ELECTRICAL, AND MECHANICAL DWG. COORDINATE LOCATIONS W/ ARCHITECT, IF CONFLICTS ARISE.
4. SEE A7.0 FOR TYPICAL WALL, FLOOR, AND SLAB ASSEMBLIES, U.O.N.
5. SEE BUILDING ELEVATIONS FOR EXTERIOR BUILDING MATERIALS.
6. REFER TO SCHEDULE SHEETS FOR ADDITIONAL INFORMATION.
7. SEE SLAB PLANS FOR INTERIOR CONTROL JOINT AND EXPANSION JOINT LOCATIONS AT EXPOSED TO VIEW CONCRETE FLOORS.
8. CONSTRUCTION FENCING: ALL GATES SHOULD OPEN IN TO THE PROPERTY SO AS TO NOT BLOCK THE SIDEWALK(S). A CONSTRUCTION FENCE SHALL INCLUDE AT A PROMINENT LOCATION A TEMPORARY ADDRESS SIGN OF SIX (6) INCHES IN HEIGHT. THE FENCE SHALL BE COVERED WITH A VISUAL/DUST BARRIER OR WITH VISUAL DISPLAYS FOR PUBLIC INFORMATION. VISUAL DISPLAYS FOR PUBLIC INFORMATION SHALL BE PLACED ALONG NO MORE THAN 50 PERCENT OF THE LENGTH OF THE STREET FRONTAGE, AS REVIEWED AND APPROVED BY THE CITY ARCHITECT. UP TO HALF OF THE LENGTH OF THE VISUAL DISPLAY FOR PUBLIC INFORMATION MAY BE CURRENT AND APPROVED ARCHITECTURAL RENDERINGS AND THE NAME AND WEBSITE OF THE PROPOSED PROJECT. THE BALANCE OF THE LENGTHOF THE VISUAL DISPLAY FOR PUBLIC INFORMATION SHALL CONSIST OF ARCHITECTURAL RENDERINGS, AS APPROVED/PROVIDED BY THE ARCHITECT. ALL VISUAL/DUST BARRIERS AND WRAPS SHALL BE KEPT CLEAN, UNDAMAGED AND WITHOUT GRAFFITI.



1 ENLARGED SITE PLAN
3/16" = 1'-0"

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10135 REGISTERED ARCHITECT
JEFFREY JOSEPH WARDASIEWICZ
STATE OF WASHINGTON

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ISSUE DATE: SEPTEMBER 14, 2022

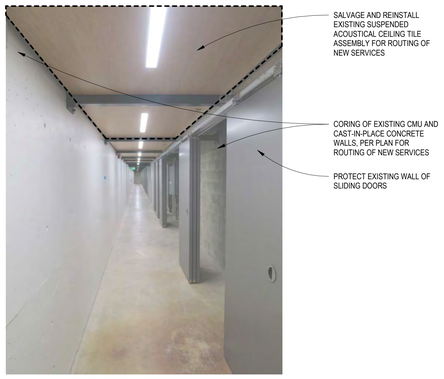
REVISION	DATE	DESCRIPTION

CONTENTS:
ENLARGED SITE PLAN

SCALE:	As indicated
DRAWN:	Author
CHECKED:	Checker
PROJECT NO:	2020018.002

SHEET:
A0.1

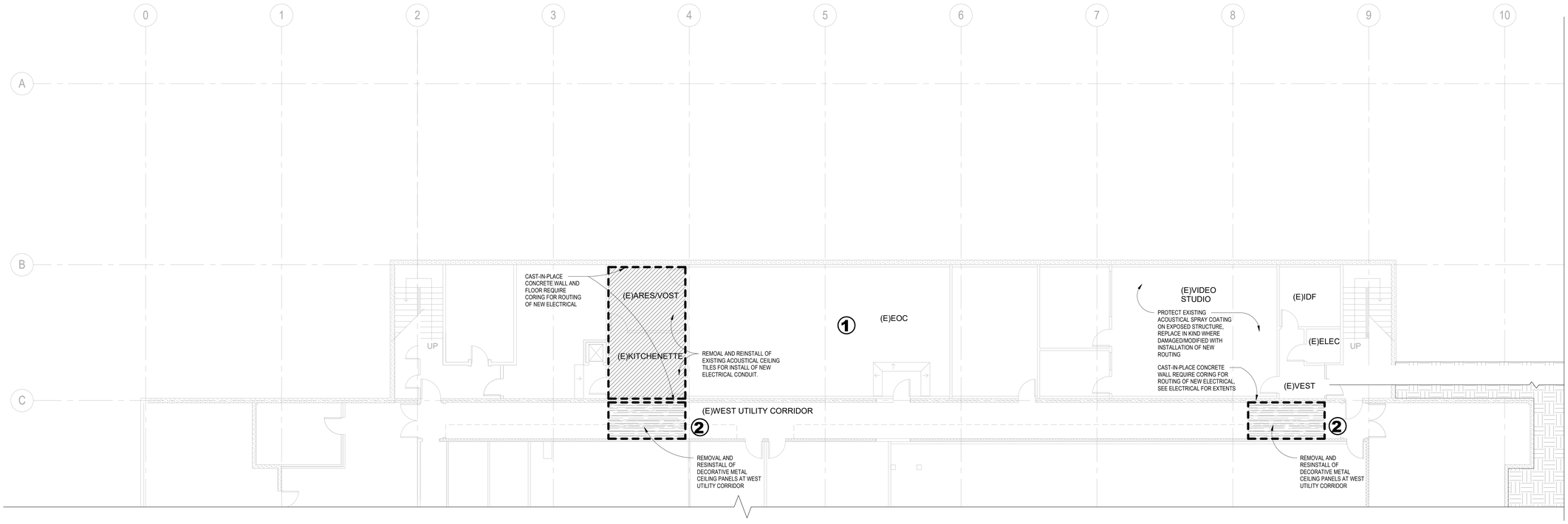
VIEW 1 - EXISTING EOC



VIEW 2 - UTILITY CORRIDOR

DEMOLITION LEGEND

- EXISTING WALL TO REMAIN VARIES
- EXISTING TO BE DEMOLISHED
- EXISTING STRUCTURAL STEEL TO BE REMOVED
- AREA OF EXISTING SUSPENDED ACOUSTICAL TILE CEILING ASSEMBLY TO BE SALVAGED, PROTECTED AND REINSTALLED FOR ELECTRICAL, PLUMBING, FIRE PROTECTION IMPROVEMENTS ACCESS
- (1) VIEW (PHOTO) POSITION
- AREA OF SLAB TO BE DEMOLISHED
- AREA OF EXISTING ROOF ASSEMBLY TO BE DEMOLISHED
- AREA OF EXISTING DRYWALL FINISHED, NON-STRUCTURAL METAL FRAMED SOFFIT/CEILING REMOVAL AND REPLACEMENT FOR ELECTRICAL, PLUMBING, FIRE PROTECTION IMPROVEMENTS
- AREA OF EXISTING SUSPENDED LINEAR WOOD CEILING ASSEMBLY TO BE SALVAGED, PROTECTED AND REINSTALLED FOR ELECTRICAL, PLUMBING, FIRE PROTECTION IMPROVEMENTS ACCESS
- AREA OF EXISTING UNISTRUT SUSPENDED DECORATIVE METAL CEILNIG PANEL ASSEMBLY TO BE SALVAGED, PROTECTED AND REINSTALLED FOR ELECTRICAL, PLUMBING, FIRE PROTECTION IMPROVEMENTS ACCESS



1 GROUND FLOOR - FLOOR PLAN
1/8" = 1'-0"

NORTH

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REVISION	DATE	DESCRIPTION

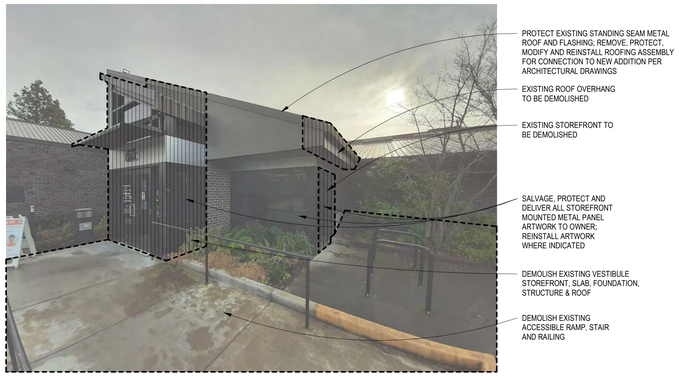
CONTENTS:

DEMOLITION PLAN - GROUND FLOOR

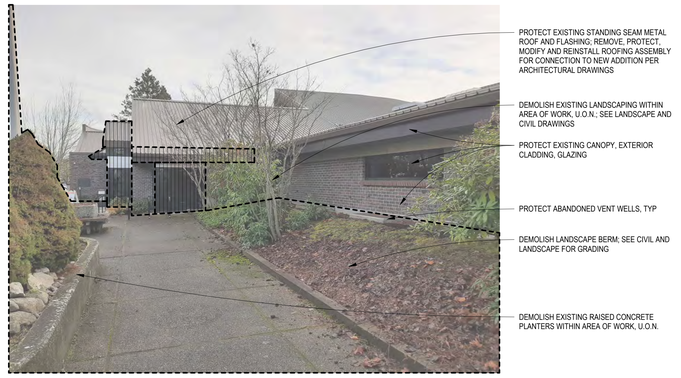
SCALE:	As indicated
DRAWN:	Author
CHECKED:	Checker
PROJECT NO:	2020018.002

SHEET: A1.0

VIEW 1 - EXISTING VESTIBULE TO BE DEMOLISHED



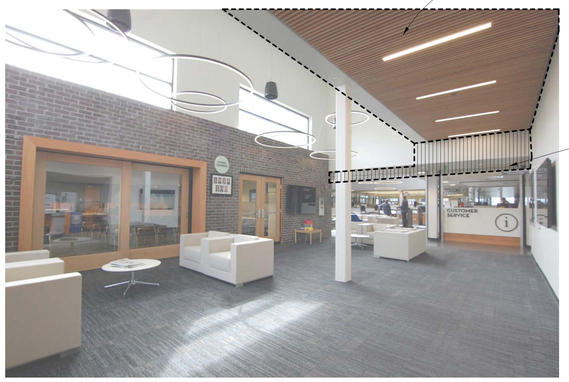
VIEW 2 - PHOTO OF EXISTING VESTIBULE TO BE DEMOLISHED



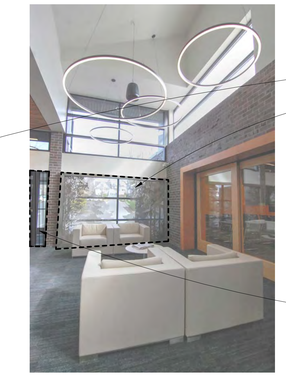
VIEW 3 - PHOTO OF EXISTING SITEWORK TO BE DEMOLISHED

DEMOLITION LEGEND

- EXISTING WALL TO REMAIN VARIES
- EXISTING TO BE DEMOLISHED
- EXISTING STRUCTURAL STEEL TO BE REMOVED
- AREA OF EXISTING SUSPENDED ACOUSTICAL TILE CEILING ASSEMBLY TO BE SALVAGED, PROTECTED AND REINSTALLED FOR ELECTRICAL, PLUMBING, FIRE PROTECTION IMPROVEMENTS ACCESS
- (1) VIEW (PHOTO) POSITION
- AREA OF SLAB TO BE DEMOLISHED
- AREA OF EXISTING ROOF ASSEMBLY TO BE DEMOLISHED
- AREA OF EXISTING DRYWALL FINISHED, NON-STRUCTURAL METAL FRAMED SOFFIT/CEILING REMOVAL AND REPLACEMENT FOR ELECTRICAL, PLUMBING, FIRE PROTECTION IMPROVEMENTS
- AREA OF EXISTING SUSPENDED LINEAR WOOD CEILING ASSEMBLY TO BE SALVAGED, PROTECTED AND REINSTALLED FOR ELECTRICAL, PLUMBING, FIRE PROTECTION IMPROVEMENTS ACCESS
- AREA OF EXISTING UNISTRUT SUSPENDED DECORATIVE METAL CEILNIG PANEL ASSEMBLY TO BE SALVAGED, PROTECTED AND REINSTALLED FOR ELECTRICAL, PLUMBING, FIRE PROTECTION IMPROVEMENTS ACCESS

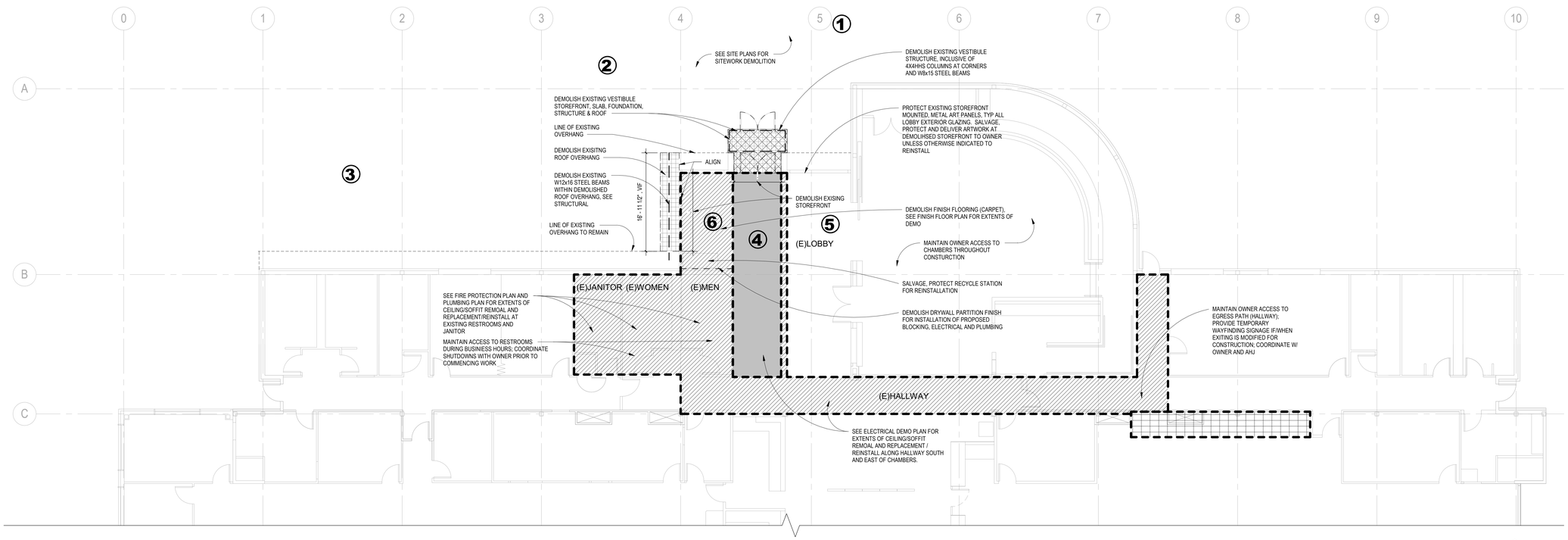


VIEW 4 - PHOTO OF EXISTING LOBBY



VIEW 5 - PHOTO OF EXISTING LOBBY

VIEW 6 - PHOTO OF EXISTING LOBBY



1 DEMOLITION PLAN - FIRST FLOOR
1/8" = 1'-0"

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BID SET

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CONTENTS:

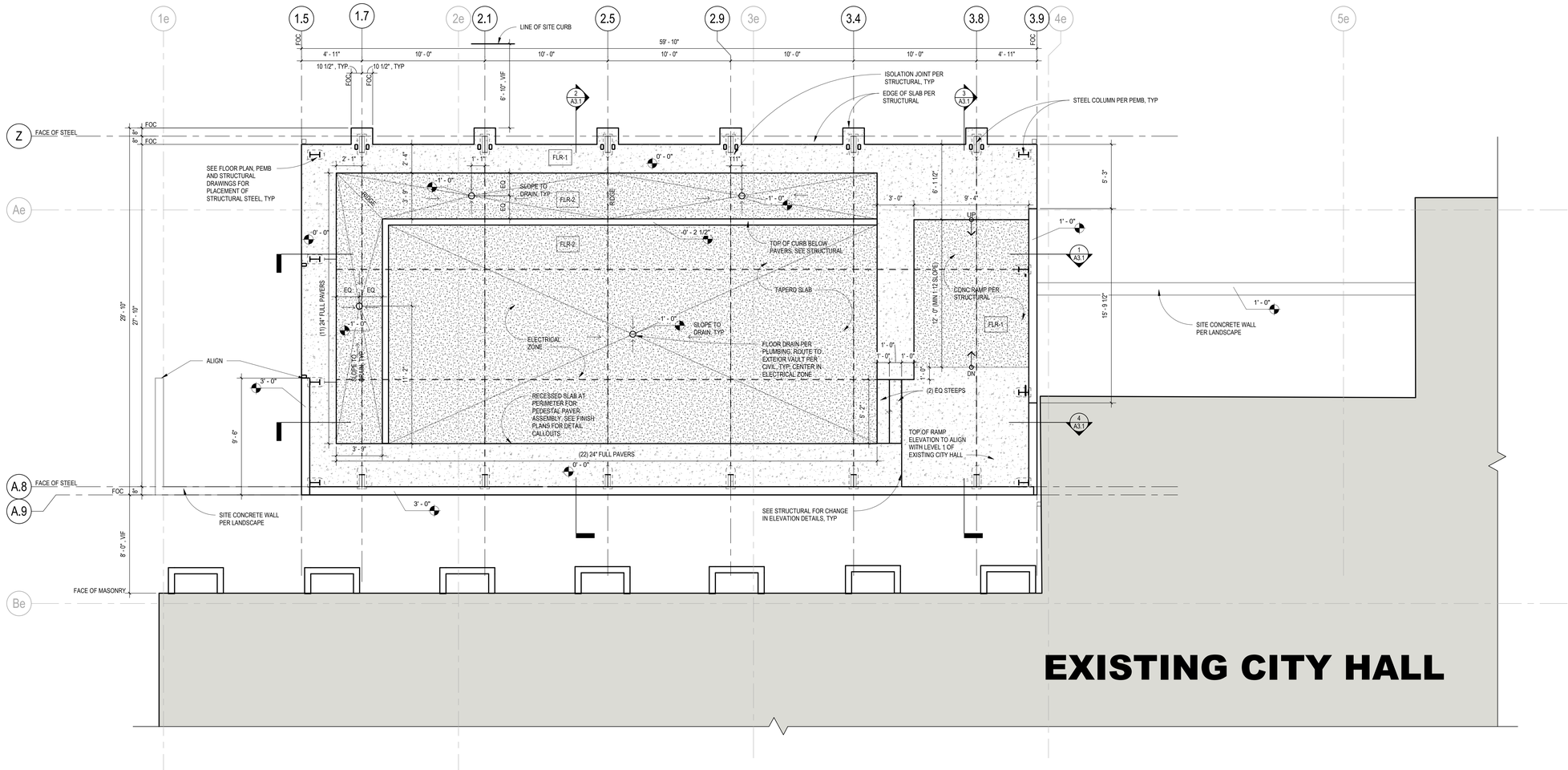
DEMOLITION PLAN - FIRST FLOOR

SCALE:	As indicated
DRAWN:	LP
CHECKED:	JW
PROJECT NO:	2020018.002

SHEET: A1.1

SLAB PLAN GRAPHIC LEGEND

- SLAB CONTROL JOINT, SEE STRUCTURAL
- AREA OF SLOPED CONCRETE SLAB
- AREA OF CAST-IN-PLACE CONCRETE SLAB
- 3.9 GRID / GRID BUBBLE
- 4e EXISTING / CONSULTANT GRID / GRID BUBBLE



1 1st FLOOR - VSC SLAB PLAN
1/4" = 1'-0"

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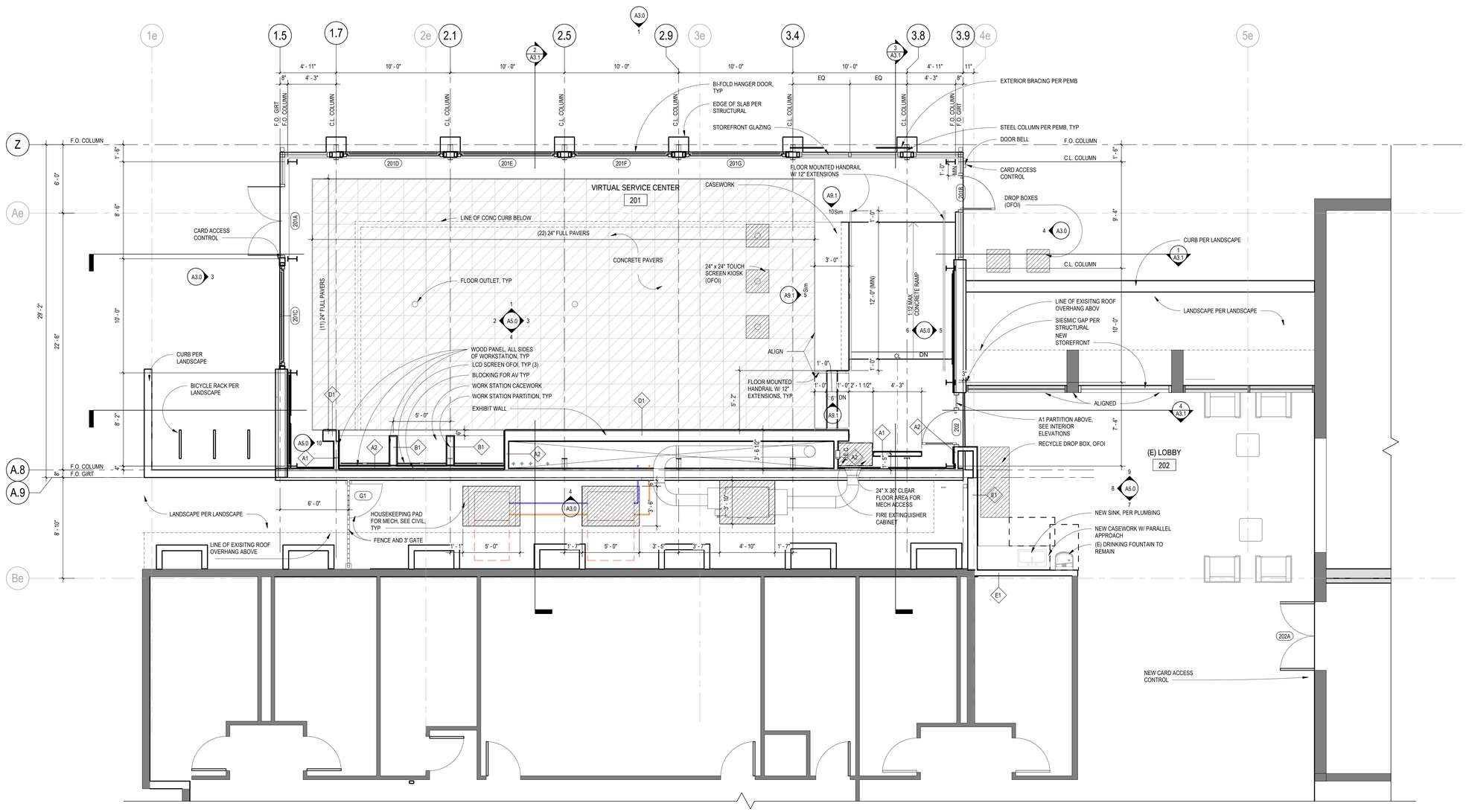
CONTENTS:
SLAB PLAN

SCALE:	**1/4" = 1'-0"**
DRAWN:	**Author**
CHECKED:	**Checker**
PROJECT NO:	2020018.002

SHEET:
A2.0

PLAN NOTES:

1. REFER TO T1.0 FOR GENERAL NOTES.
2. SEE CIVIL & LANDSCAPE DRAWINGS FOR EXTERIOR OF BUILDING CONDITIONS BEYOND THE BUILDING PERIMETER.
3. SEE A7.0 FOR TYPICAL WALL, FLOOR, AND SLAB BUILDING ASSEMBLIES, U.O.N.
4. SEE BUILDING ELEVATIONS FOR EXTERIOR MATERIALS, DETAILS, AND WALL ASSEMBLIES.
5. REFER TO SCHEDULE SHEETS FOR ADDITIONAL INFORMATION.
6. NOT ALL REQUIRED ACCESS PANELS HAVE BEEN SHOWN. PROVIDE ACCESS PANELS AS REQUIRED. COORDINATE THEIR LOCATION WITH ALL MECHANICAL AND ELECTRICAL ITEMS LOCATED IN CEILINGS AND PAINT TO MATCH ADJACENT SURFACES.
7. SEE SLAB FOR CONTROL JOINT AND EXPANSION JOINT LOCATIONS AT EXPOSED TO VIEW CONCRETE FLOORS.
8. ROOMS WITH CAPACITY GREATER THAN 50 OCCUPANTS SHALL HAVE CLEARLY VISIBLE SIGNAGE INDICATING OCCUPANT CAPACITY FOR THAT ROOM.
9. SEE PEMB DRAWINGS FOR ADDITIONAL BUILDING ENVELOPE INFORMATION.



1 1st FLOOR - VSC
1/4" = 1'-0"

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SHEET:
A2.1

ROOF LEGEND

REMOVE, MODIFY AND REINSTALL EXISTING METAL ROOFING ASSEMBLY AS REQUIERD FOR INSTALL OF NEW CRICKET ROOF ASSEMBLY RF-2

ROOF PLAN NOTES:

1. FOR ROOF TYPE ASSEMBLIES - SEE BUILDING SECTIONS
2. SEE EXTERIOR ELEVATIONS FOR DOWNSPOUT LOCATIONS.
3. FOR STEEL ELEVATIONS, SEE STRUCTURAL.

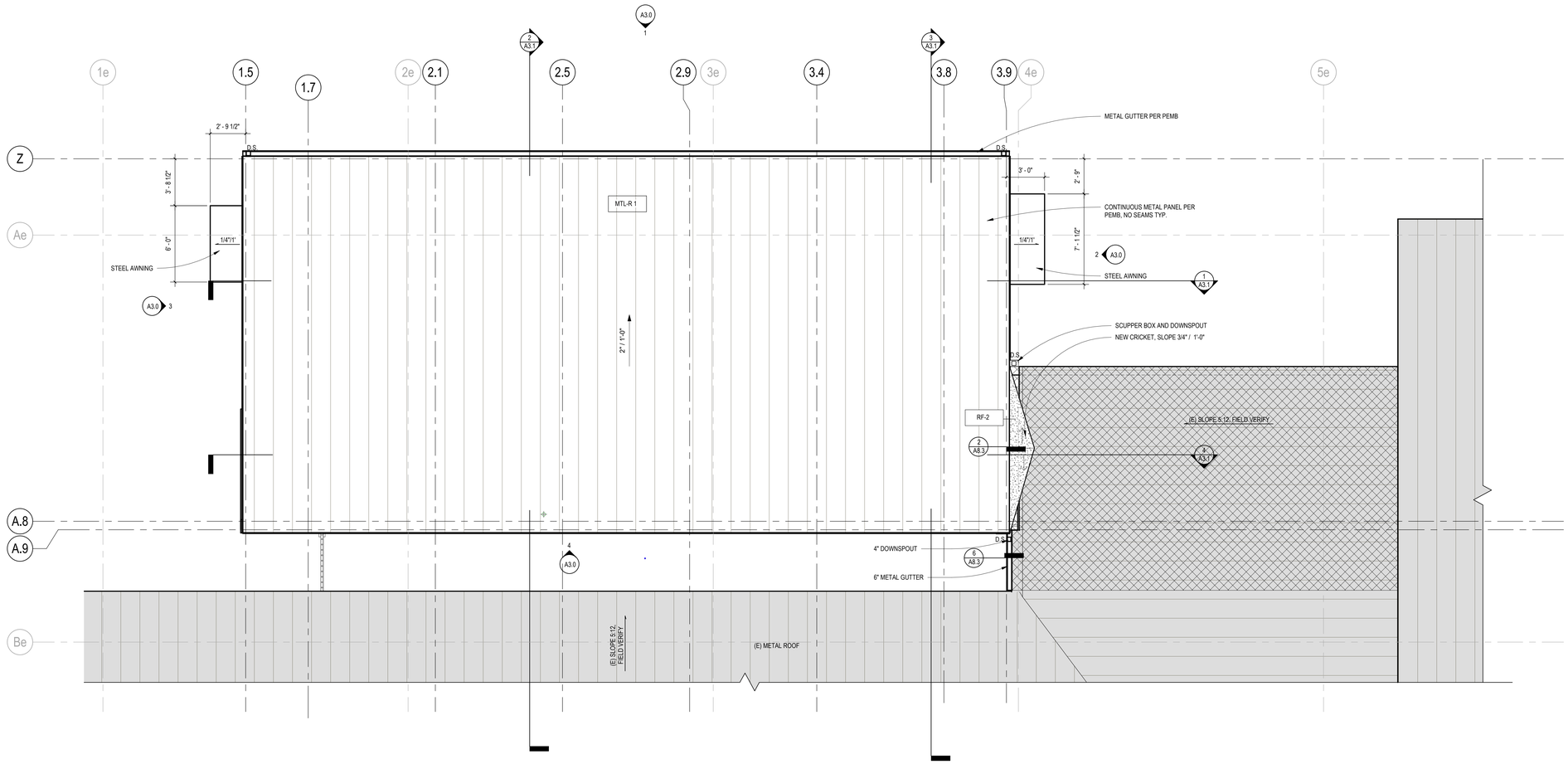
ROOF STORMWATER CONVEYANCE CALCULATIONS:

ROOF STRUCTURE IS SLOPED AT 2" PER FOOT
RAINFALL INTENSITY FOR THE SITE IS 3.3 IN/HR
THE CALCULATED ROOF AREA SHOWN BELOW IS 1,790 SF
THERE ARE (2) DOWNSPOUTS PROVIDED ALONG THE EAST ROOF EDGE
THEREFORE, THE CALCULATIONS BELOW ARE FOR A 1,800 SF ROOF AREA AND A 100 YEARS STORMS IN THE SEATTLE, WASHINGTON AREA W/ 900 SF OF ROOF AREA DRAINING PER DOWNSPOUT

DOWNSPOUTS
THE ROOF DESIGN AREA IS 1,800 SF
GUTTER IN LINEAL FT: 60'
GUTTER LENGTH SERVING SINGLE DOWNSPOUT (FT.): 30 LF
1,800 SF / 2 = 900 SF PER DOWNSPOUT
THEREFORE, PER SMACNA, THE MIN CROSS SECTIONAL AREA PER DS = 2.5 SQ-INCH
PROPOSED DOWNSPOUTS ARE 3" X 3" RECTANGULAR (9 SQ-INCH AREA)
9 SQ-INCHES > 2.5 SQ-INCHES

GUTTER
GUTTER IN LINEAL FT: 60'

GUTTER LENGTH SERVING SINGLE DS (FT.): 30'
M (DEPTH TO WIDTH RATIO): 0.75
GUTTER SLOPE: LEVEL
GUTTER SHAPE: RECTANGULAR
MIN. GUTTER WIDTH (IN.): 4
MIN. GUTTER DEPTH (IN.): 3



1 ROOF PLAN
1/4" = 1'-0"

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ROOF PLAN

SCALE:	**As indicated**
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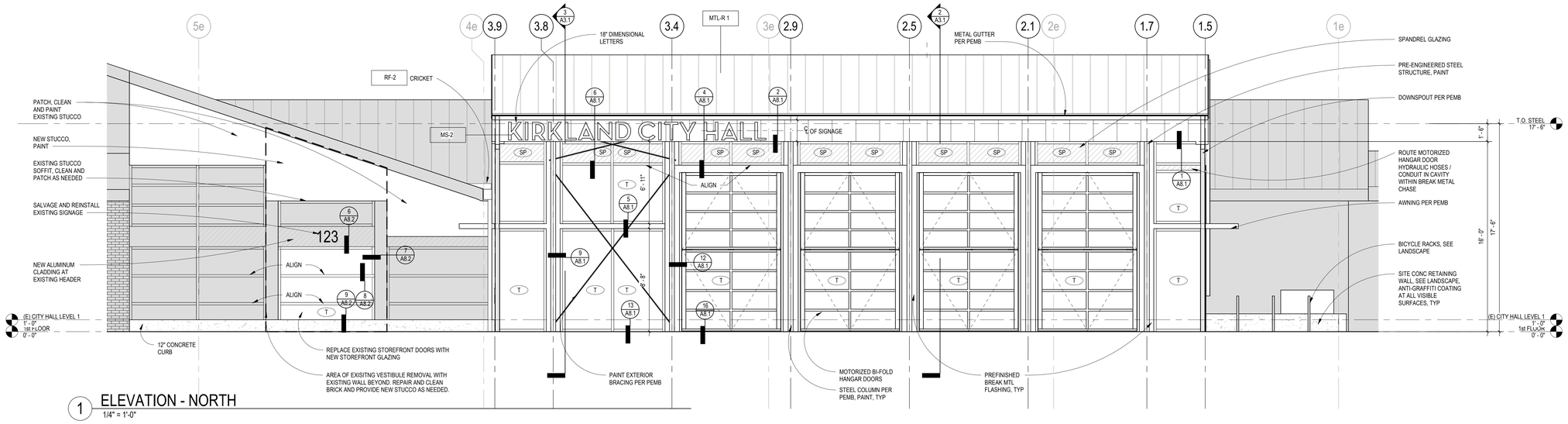
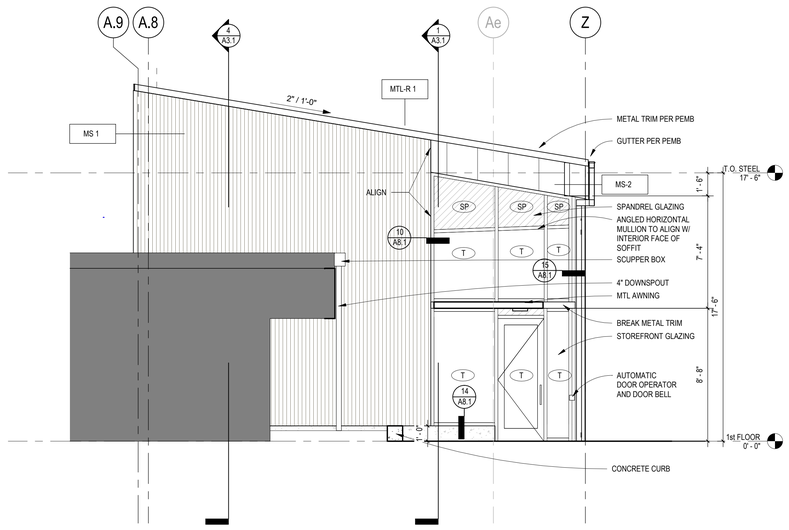
PROJECT NO:	2020018.002

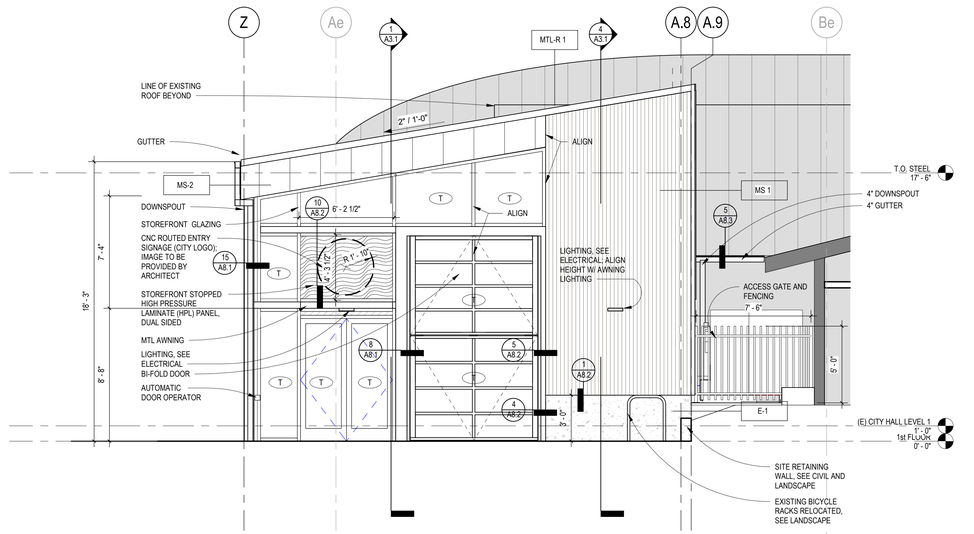
SHEET:
A2.2



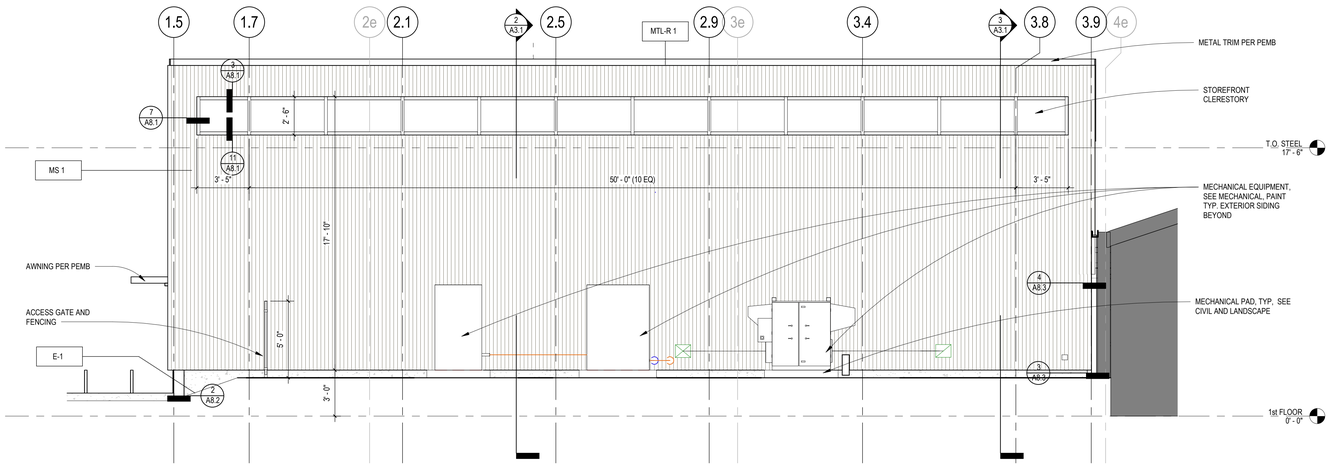
1 ELEVATION - NORTH
1/4" = 1'-0"



2 ELEVATION - EAST
1/4" = 1'-0"



3 ELEVATION - WEST
1/4" = 1'-0"



4 ELEVATION - SOUTH
1/4" = 1'-0"

ELEVATION LEGEND

- CLEAR, UN-TEMPERED GLASS
- (T) TEMPERED GLASS
- (SP) SPANDREL TEMPERED GLASS
- EXISTING GLAZING

ELEVATION NOTES:

1. REFER TO T1.0 FOR PROJECT GENERAL NOTES.
2. REFER TO A8.0 FOR SEALING OF WALL OPENINGS & PENETRATIONS
3. SEE SHEET A7.0 FOR EXTERIOR WALL AND ROOF ASSEMBLIES
4. REFER TO ROOF PLANS FOR ROOF DETAIL CALLOUTS AND DESCRIPTIONS
5. SOME LOUVERS SHOWN ARE LARGER THAN REQUIRED BY MECHANICAL AND MUST BE PARTIALLY BLANKED OFF ON THE BACK SIDE, COORD SIZES SHOWN WITH THOSE LISTED ON MECH SHEETS
6. DRAWINGS INDICATE GENERAL & TYPICAL DETAILS OF CONSTRUCTION. WHERE CONDITIONS ARE NOT SPECIFICALLY INDICATED BUT ARE OF SIMILAR CHARACTER, TYPICAL DETAILS SHALL APPLY.

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CONTENTS:

EXTERIOR ELEVATIONS

SCALE:	As indicated
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PROJECT NO:	2020018.002

SHEET: A3.0

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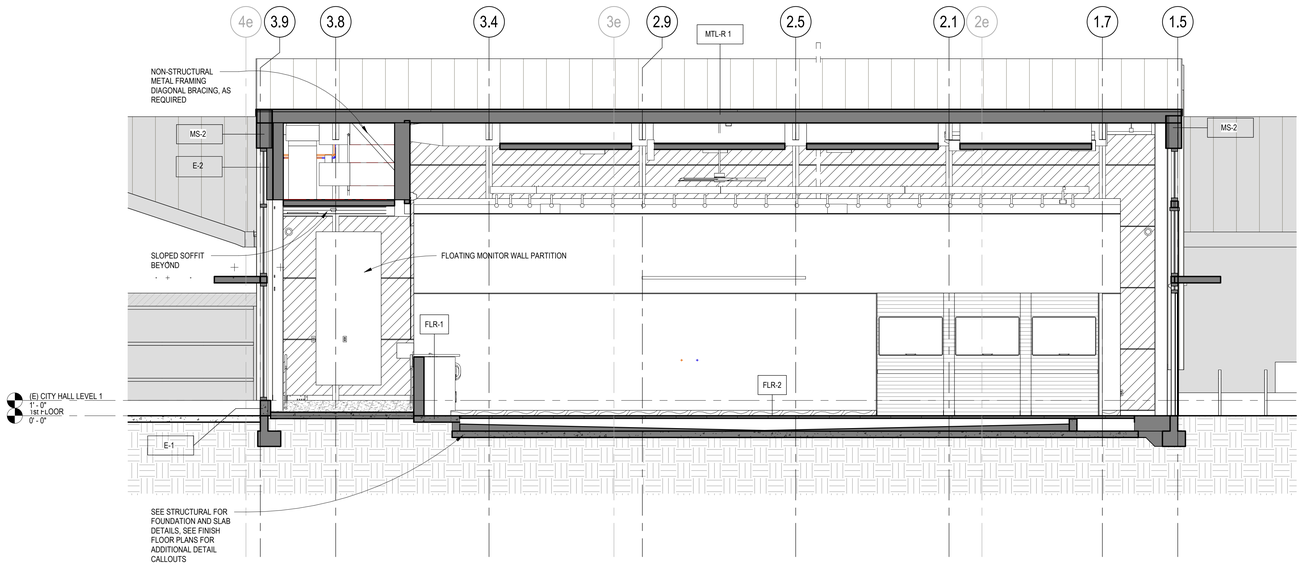
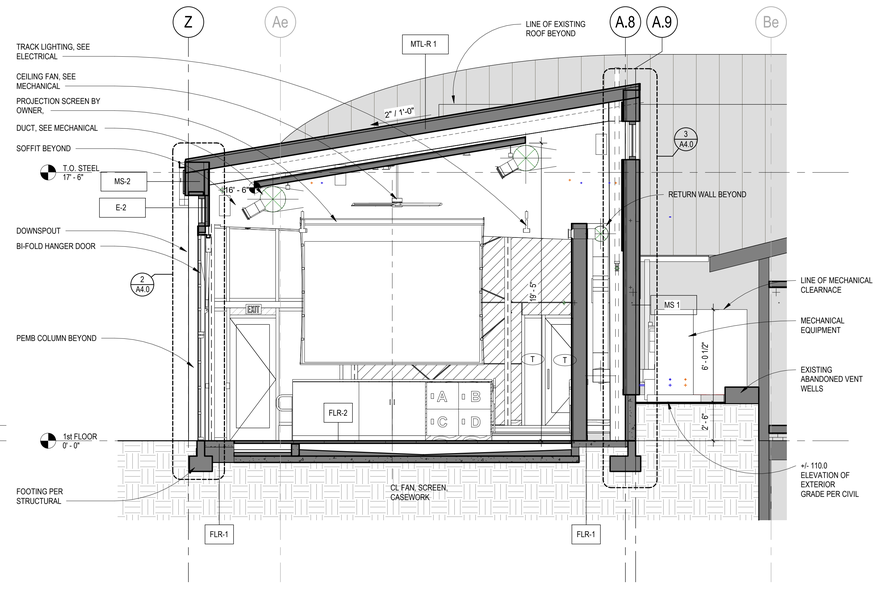
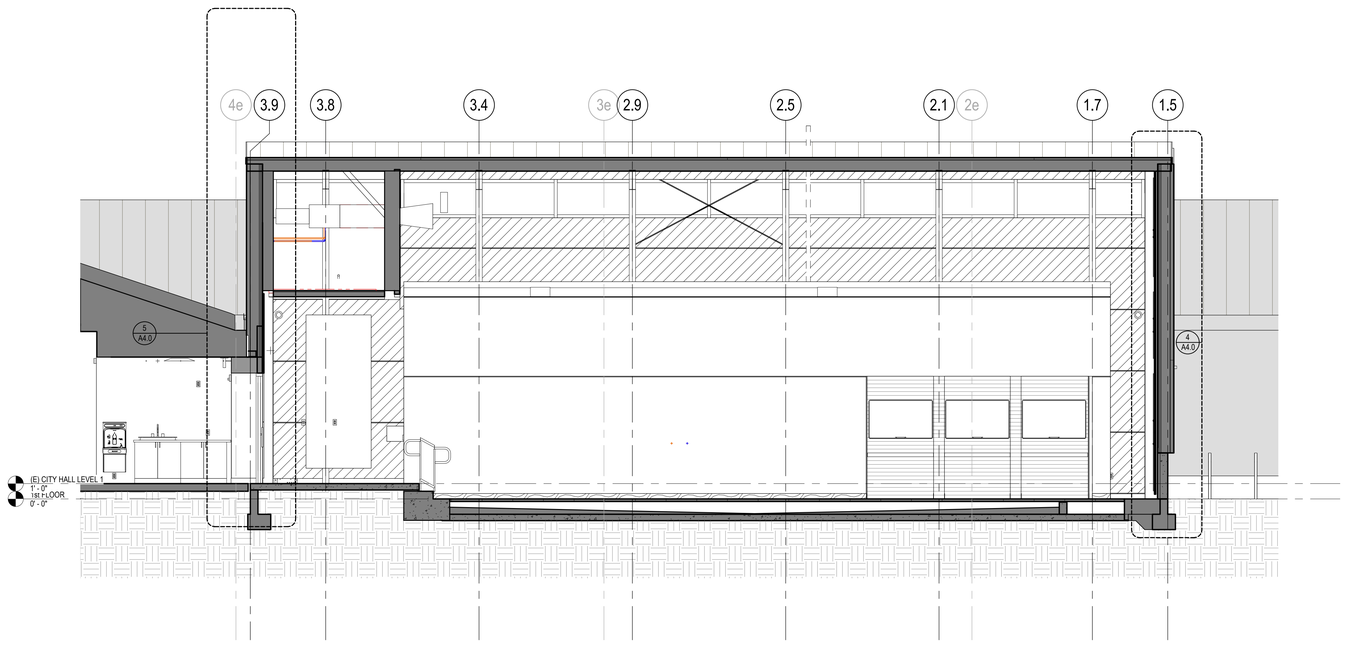


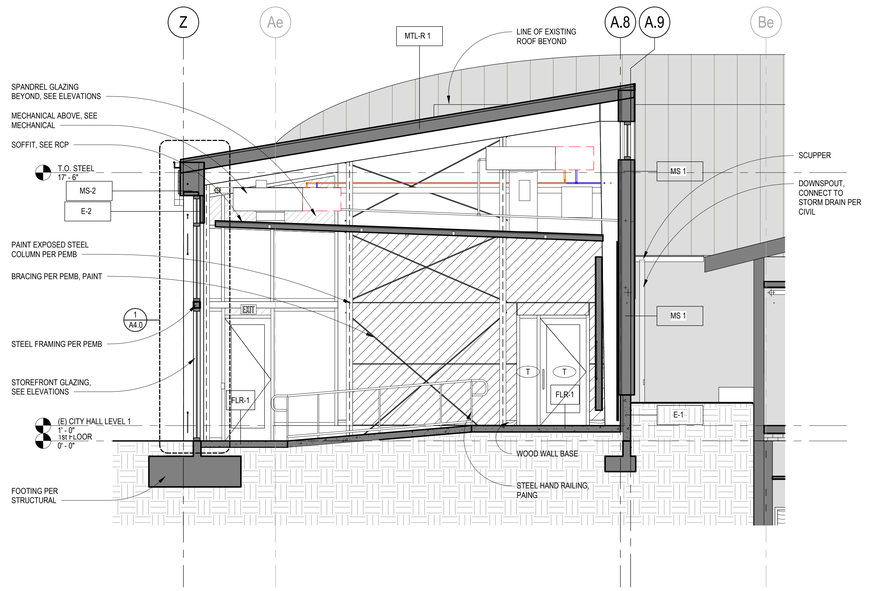
1 SECTION - EAST TO WEST 1
1/4" = 1'-0"



2 SECTION - NORTH TO SOUTH 1
1/4" = 1'-0"



4 SECTION - EAST TO WEST 2
1/4" = 1'-0"



3 SECTION - NORTH TO SOUTH 2
1/4" = 1'-0"

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CONTENTS:

BUILDING SECTIONS

SCALE:	1/4" = 1'-0"
DRAWN:	LP
CHECKED:	JW
PROJECT NO:	2020018.002

SHEET:

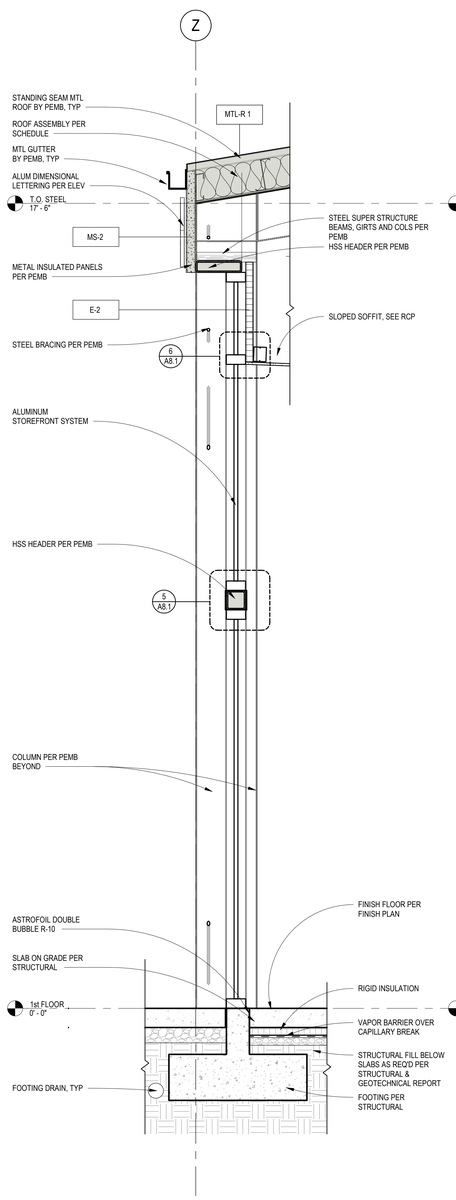
A3.1

WALL SECTION NOTES:

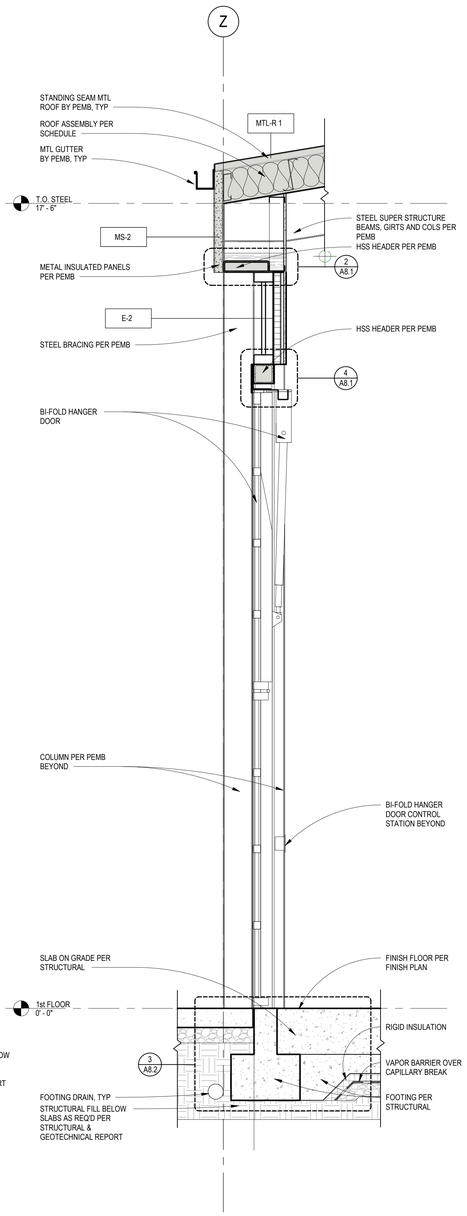
1. REFER TO BUILDING SECTIONS FOR WALL, ROOF AND FLOOR ASSEMBLIES.

2. REFER TO DETAILS FOR COMPLETE DESCRIPTION. DETAILS ON WALL SECTIONS ARE DIAGRAMMATIC.

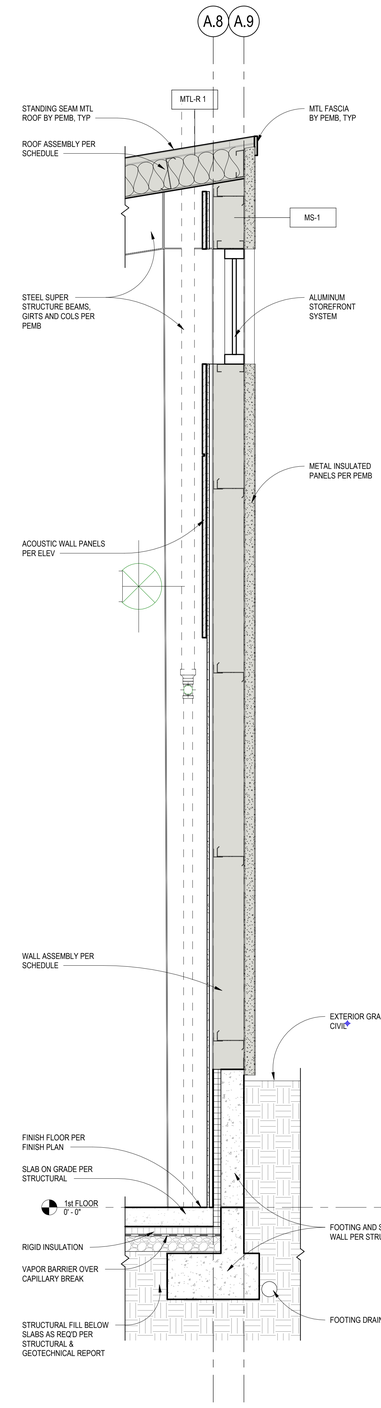
3. WALL SECTIONS SHOW FOOTINGS BEARING ON UNDISTURBED SOIL. THIS IS ONLY ALLOWABLE IF SOIL AT BOTTOM OF EXCAVATION MEETS MINIMUM BEARING CAPACITIES, OTHERWISE FOOTINGS MAY BE RESTING ON IMPORTED STRUCTURAL FILL. SEE GEOTECHNICAL REPORT FOR REQUIREMENTS.



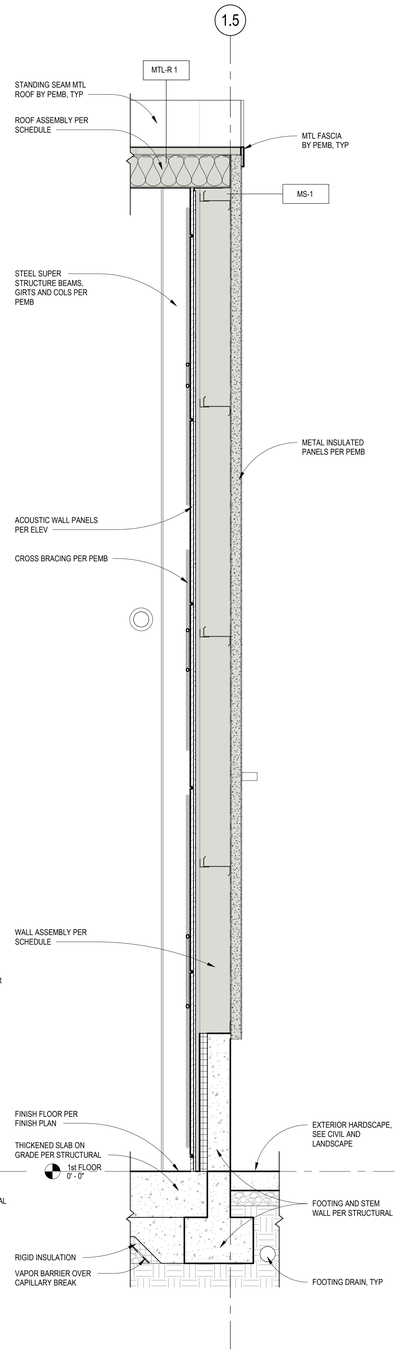
1 NORTH WALL @ STOREFRONT
3/4" = 1'-0"



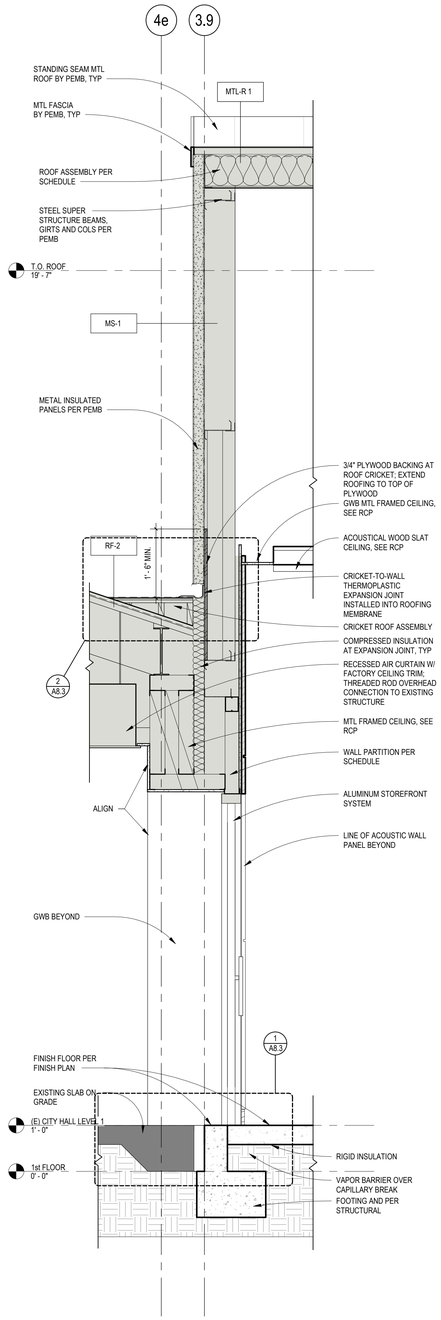
2 NORTH WALL @ BI-FOLD DOOR
3/4" = 1'-0"



3 SOUTH WALL
3/4" = 1'-0"



4 WEST WALL
3/4" = 1'-0"



5 EAST WALL @ EXISTING BUILDING
3/4" = 1'-0"

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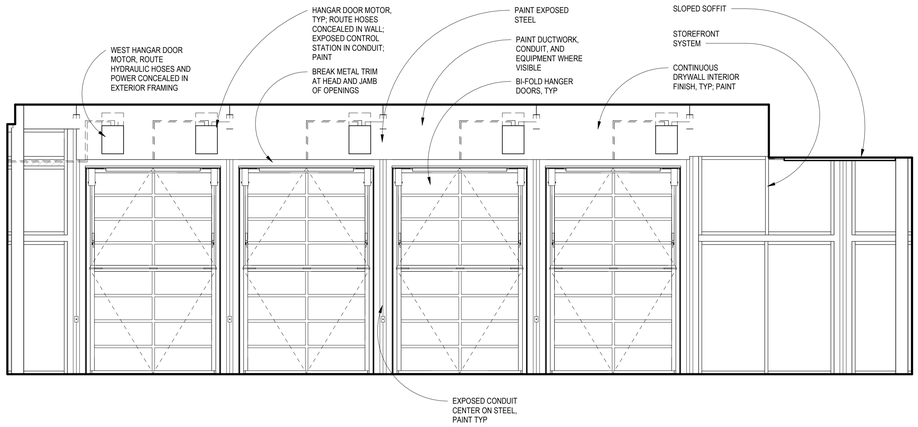
CONTENTS:

WALL SECTIONS

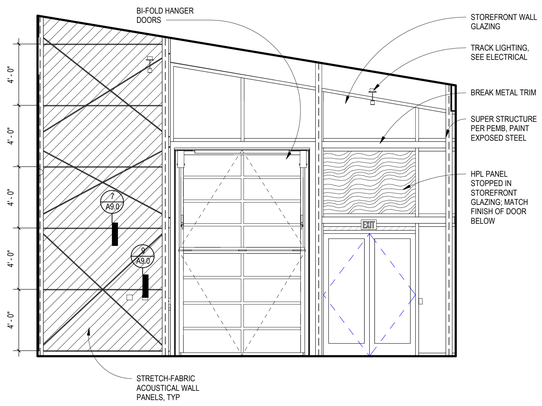
SCALE:	**As indicated**
DRAWN:	**AS, LP**
CHECKED:	**JW**
PROJECT NO:	20200018.002

SHEET:

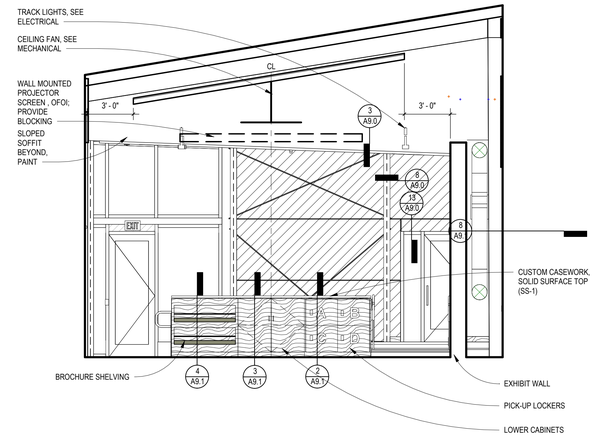
A4.0



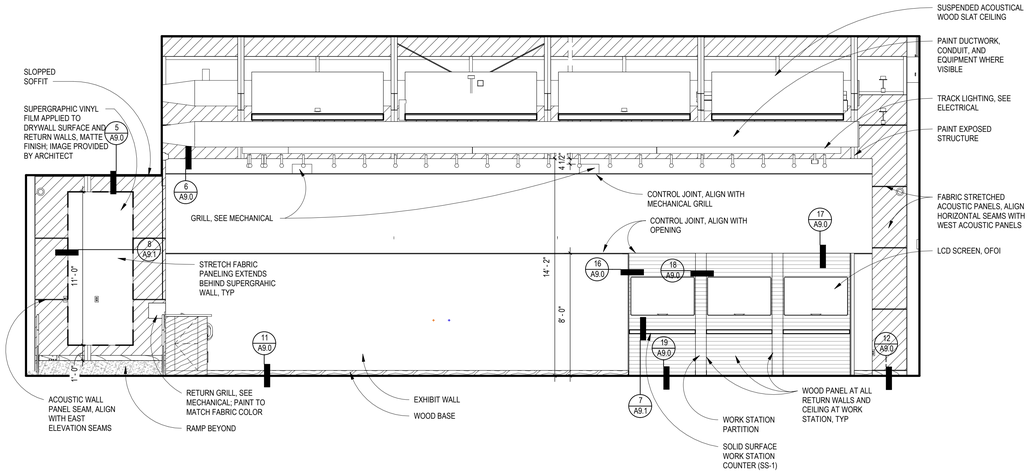
1 NORTH INTERIOR ELEVATION
1/4" = 1'-0"



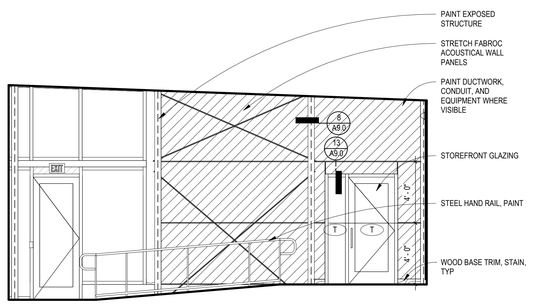
2 WEST INTERIOR ELEVATION
1/4" = 1'-0"



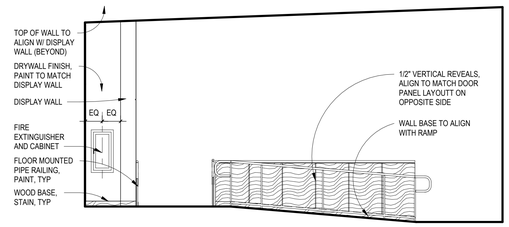
3 EAST INTERIOR ELEVATION
1/4" = 1'-0"



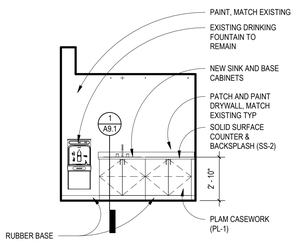
4 SOUTH INTERIOR ELEVATION
1/4" = 1'-0"



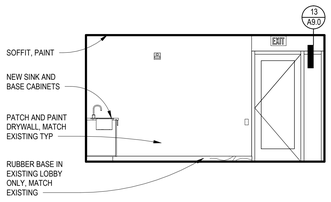
5 EAST INTERIOR ELEVATION @ RAMP
1/4" = 1'-0"



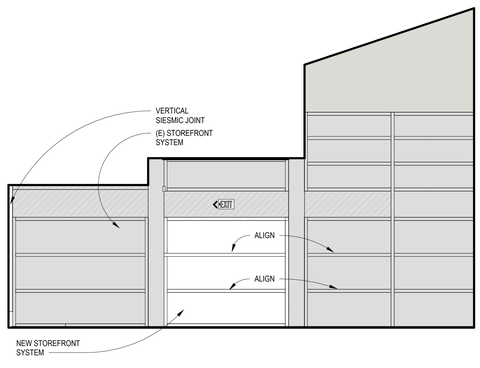
6 WEST RAMP ELEVATION
1/4" = 1'-0"



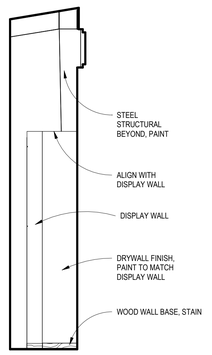
7 (E) LOBBY SOUTH ELEVATION
1/4" = 1'-0"



8 (E) LOBBY WEST ELEVATION
1/4" = 1'-0"



9 (E) LOBBY NORTH ELEVATION
1/4" = 1'-0"



10 ALCOVE WALL
1/4" = 1'-0"

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INTERIOR ELEVATIONS

SCALE:	1/4" = 1'-0"
DRAWN:	LP
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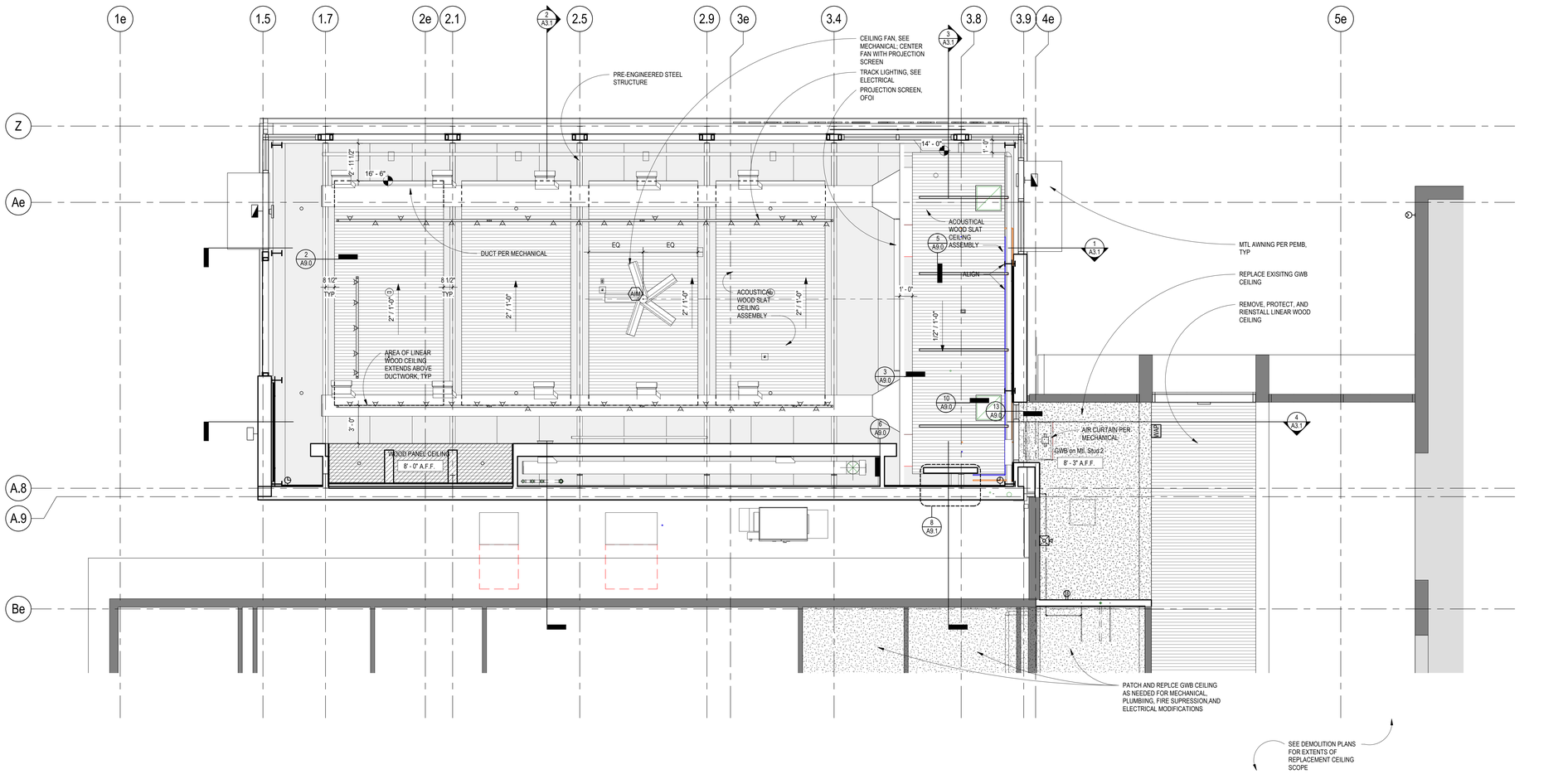
SHEET:
A5.0

REFLECTED CEILING PLAN LEGEND

DIMENSION POINT OR ELEVATION FROM MAIN FFE	AREA OF EXISTING CEILING TO REMAIN, PAINT AS INDICATED BELOW
PREFINISHED MECH DIFFUSER	ACOUSTICAL WOOD SLAT CEILING ASSEMBLY
PREFINISHED MECH DIFFUSER	EXPOSED TO UNDERSIDE OF INSULATED METAL PANELS
ACCESS PANEL, PAINT	GWB CEILING, PAINT
DETAIL # SHEET #	WOOD PANEL
	METAL INSULATED PANEL

CEILING NOTES:

1. SEE MECHANICAL, ELECTRICAL, TELECOMMUNICATIONS, FOR MORE INFORMATION.
2. ALL PAINTED CEILINGS AND SOFFITS ARE P-1, U.O.N.
3. PAINT EXPOSED STRUCTURE, CONDUITS, AND MECHANICAL EQUIPMENT.



1 1st FLOOR - RCP
1/4" = 1'-0"

NORTH

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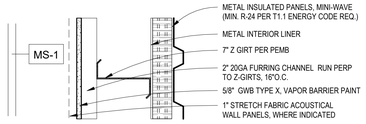
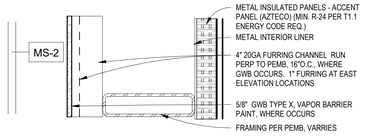
SHEET:

A6.0

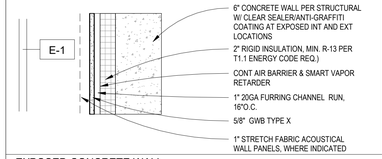
WALL ASSEMBLY



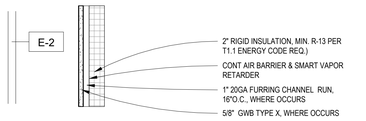
METAL SIDING (MAIN SIDING)



METAL SIDING (ACCENT SIDING)

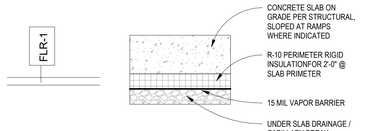


EXPOSED CONCRETE WALL

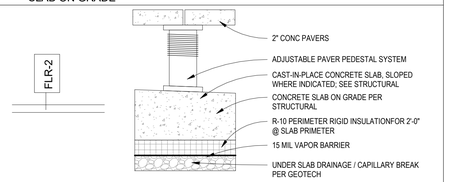


SPANDREL SHADOW BOX

FLOOR ASSEMBLY

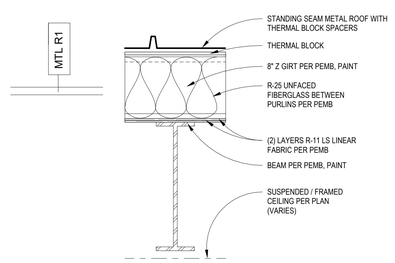


SLAB ON GRADE

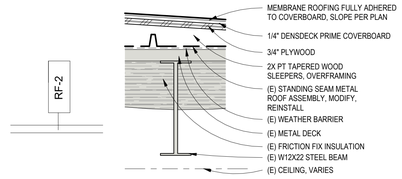


RECESSSED/SLOPED SLAB ON GRADE W/ PEDESTAL PAVERS

ROOF ASSEMBLY

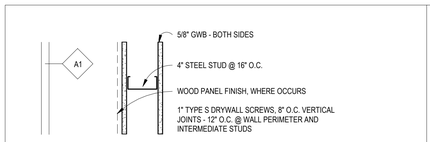


STANDING SEAM MTL ROOF

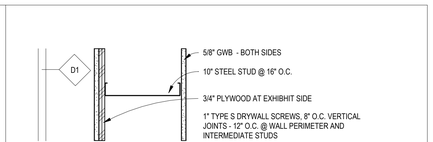


MEMBRANE CRICKET OVER EXISTING ROOF

PARTITION SCHEDULE



NON RATED | (SIM) GA FILE NO. WP 1049 / UL U419



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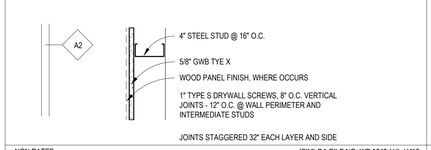

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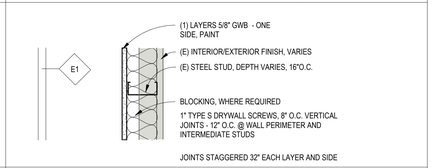
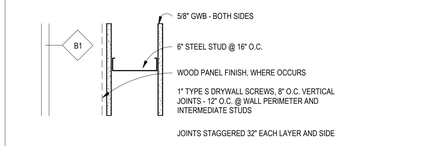


EXISITNG WALL- NEW INTEIOR FINISH | (SIM) GA FILE NO. WP 1049 / UL U419

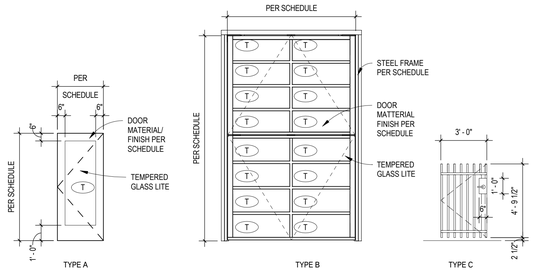


NON RATED | (SIM) GA FILE NO. WP 1049 / UL U419

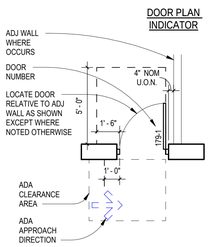
PARTITION SCHEDULE NOTES:

1. PLAN INDICATORS AND PARTITION TYPES ARE N.T.S.
2. SHEATHING IS NOT SHOWN ON STRUCTURAL DRAWINGS - PROVIDE SHEATHING PER ARCHITECTURAL.
3. ALL WALLS EXTEND TO BOTTOM OF DECK, U.O.N.
4. AT NON-BEARING WALLS THAT EXTEND TO DECK ABOVE, FURNISH SLIP CONNECTION AT TOP OF WALL THAT ALLOWS 1-1/2" MIN. DIFFERENTIAL DEFLECTION OF STRUCTURE ABOVE, U.N.O.
5. PARTITION SCHEDULE REFERS TO INTERIOR WALL AND FURRED CONDITIONS ONLY. REFER TO WALL ASSEMBLIES, SECTIONS AND DETAILS FOR EXTERIOR WALL CONSTRUCTION.
6. FIRE RATED WALL CONSTRUCTION IS REQUIRED WHERE NOTED ON FLOOR PLANS AND BUILDING SECTIONS, IF APPLICABLE.

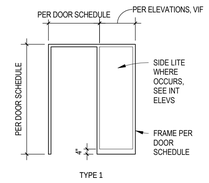
DOOR TYPE SCHEDULE



DOOR PLAN INFO



INTERIOR FRAME TYPE SCHEDULE



DOOR TYPES

DOOR & FRAME MATERIAL:
HM = HOLLOW METAL
AL = ALUMINUM
WD = WOOD
FG = FIBERGLASS
GL=GLASS
(E) = EXISTING

DOOR & FRAME FINISH:
PT = METAL, FIELD PAINTED
ANOD = ANODIZED
FF = FACTORY FINISHED
ST = STAIN
CL = CLEAR FINISH
(E) = EXISTING

GLAZING:
SEE INTERIOR AND EXTERIOR ELEVATIONS FOR LOCATIONS OF TEMPERED, LAMINATED AND COLORED LAMINATED GLAZING

COMMENTS: AS INDICATED
NA = NOT APPLICABLE
PH = PANIC HARDWARE/EXIT DOOR
VIF= VERIFY OPENING WIDTH IN FIELD
AC= ACCESS CONTROL
ADO= ACCESIBLE DOOR OPERATOR
G = FENCE GATE
DB = ELECTRIC DOORBELL

GENERAL NOTES

1. ALSO SEE INTERIOR AND EXTERIOR ELEVATIONS FOR DOOR AND RELITE FRAME DETAIL CALLOUTS.
2. TO DETERMINE FRAME DEPTH, SEE PARTITION SCHEDULE FOR WALL CONSTRUCTION AND STRUCTURAL DRAWINGS FOR PLYWOOD SHEATHING THICKNESS AND LOCATIONS.
3. FIRE DOORS SHALL BE EQUIPPED W/ APPROVED LATCHES AND SELF-CLOSING DEVICES; REFER TO FINISH HARDWARE SPECIFICATIONS FOR ADDITIONAL INFORMATION.
4. THE OPENING AND CLOSING FORCE OF ALL INTERIOR SWINGING OR SLIDING DOORS WITH OR WITHOUT CLOSERS SHALL REQUIRE NO GREATER THAN 5 POUNDS OF FORCE TO MEET ACCESSIBILITY REQUIREMENTS DESCRIBED IN ANSI A117.1-2009.
5. REFER TO ELECTRICAL DRAWINGS FOR CARD READER, BADGE READER, SECURITY ALARMS, AND SIMILAR SECURITY DEVICES AT DOORS.
6. EXIT DOORS IN CURTAINWALL SYSTEMS HAVE A THICKENED HEAD MULLION FOR EXIT LIGHT SIGNAGE MOUNTING. SEE INTERIOR ELEVATIONS FOR EXACT QUANTITY AND LOCATIONS.
7. AT STOREFRONT FRAME TYPES, SEE ELEVATIONS FOR FRAME CONFIGURATION (NOT FRAME TYPE SCHEDULE ABOVE)

DOOR SCHEDULE

ROOM NAME	DOOR NUMBER	DOOR TYPE	DOOR OPENING WIDTH	DOOR HEIGHT	DOOR MATERIAL	DOOR FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	ROUGH OPENING WIDTH	ROUGH OPENING HEIGHT	COMMENTS
VESTIBULE	201A	A	6' - 0"	8' - 0"	AL	FF	N/A	AL	FF			NEW, PH, AC, ADO
VESTIBULE	201B	A	3' - 0"	8' - 0"	AL	FF	N/A	AL	FF			NEW, PH, AC, ADO, DB
VESTIBULE	201C	B	8' - 7 3/4"	13' - 4 5/8"	AL / STEEL	FF	N/A	STEEL	HPC	8' - 10"	13' - 7"	NEW
VESTIBULE	201D	B	8' - 7 3/4"	13' - 4 5/8"	AL / STEEL	FF	N/A	STEEL	HPC	8' - 10"	13' - 7"	NEW
VESTIBULE	201E	B	8' - 7 3/4"	13' - 4 5/8"	AL / STEEL	FF	N/A	STEEL	HPC	8' - 10"	13' - 7"	NEW
VESTIBULE	201F	B	8' - 7 3/4"	13' - 4 5/8"	AL / STEEL	FF	N/A	STEEL	HPC	8' - 10"	13' - 7"	NEW
VESTIBULE	201G	B	8' - 7 3/4"	13' - 4 5/8"	AL / STEEL	FF	N/A	STEEL	HPC	8' - 10"	13' - 7"	NEW
VESTIBULE	201Y	B	8' - 7 3/4"	13' - 4 5/8"	AL / STEEL	FF	N/A	STEEL	HPC	8' - 10"	13' - 7"	NEW
LOBBY	202	A	3' - 0"	7' - 0"	AL	FF	TYPE 1	AL	FF			NEW, PH, VIF, ADO
LOBBY	202A	(E)	6' - 0"	8' - 0"	(E)	(E)	(E)	(E)	(E)			NEW AC
GATE	G1	C	3' - 0"	5' - 0"	AL	FF	N/A	AL	AL			NEW, G

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10135 REGISTERED ARCHITECT
JEFFREY JOSEPH WARDASIEWICZ
STATE OF WASHINGTON

KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

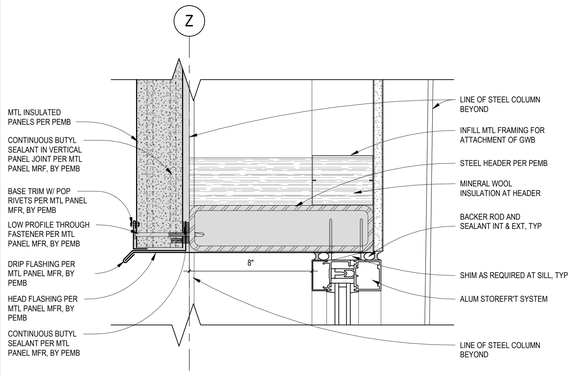
ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

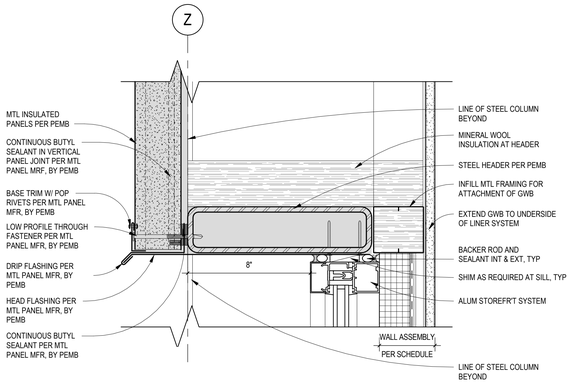
CONTENTS:
SCHEDULES

SCALE:	**As indicated**
DRAWN:	**AS, LP**
CHECKED:	**JW**
PROJECT NO:	20200018.002

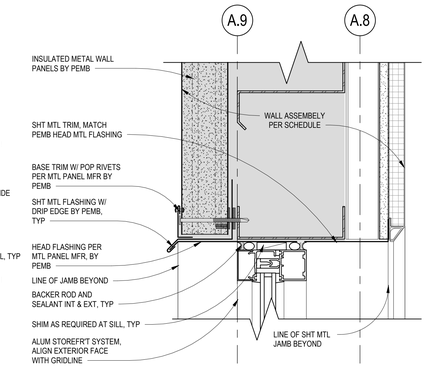
SHEET:
A7.0



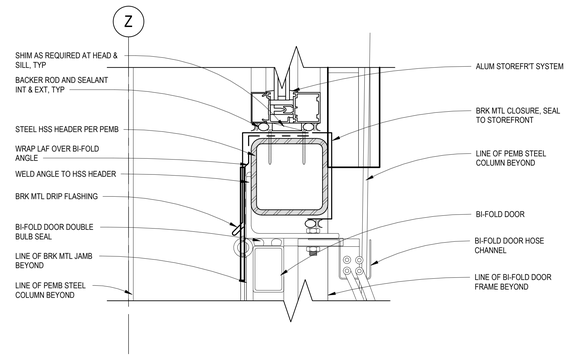
1 STOREFRONT HEAD @ PEMB SIDING
3" = 1'-0"



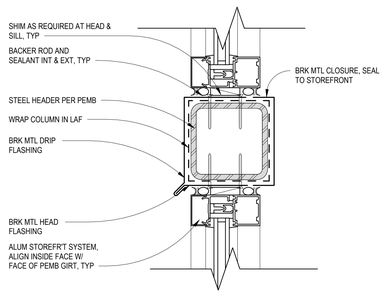
2 SPANDREL HEAD @ PEMB SIDING
3" = 1'-0"



3 STOREFRONT HEAD @ SOUTH WALL
3" = 1'-0"



4 BI-FOLD HEAD
3" = 1'-0"



5 STOREFRONT HEAD @ PEMB BEAM
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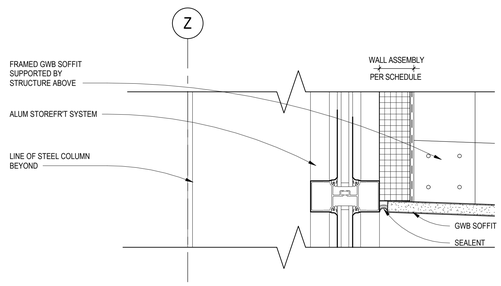

6 STOREFRONT HORIZONTAL MULLION @ SPANDREL
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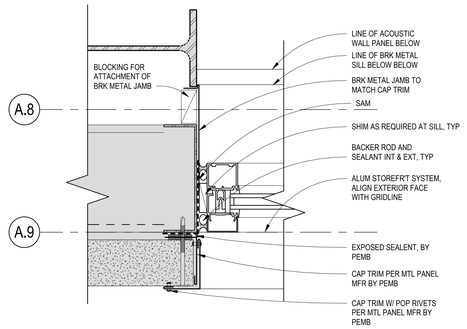
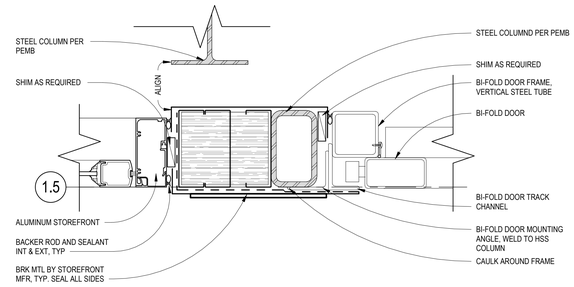


7 STOREFRONT JAMB @ SOUTH
3" = 1'-0"



8 BI-FOLD JAMB @ STOREFRONT
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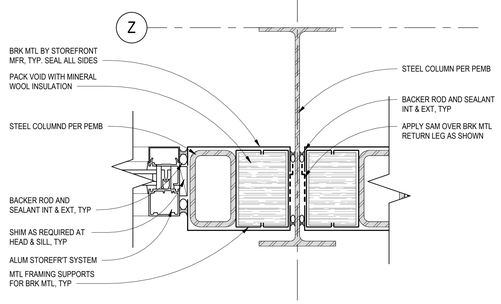

9 STOREFRONT JAMB @ PEMB COLUMN
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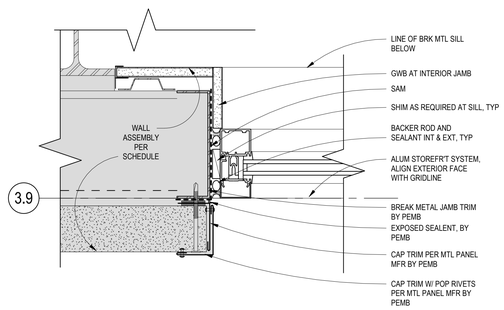

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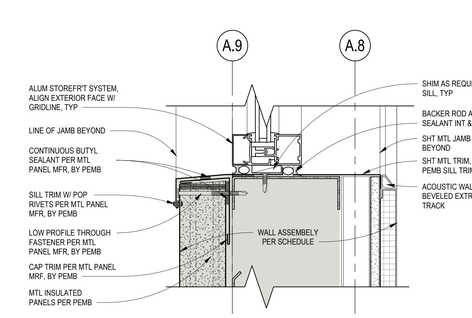

11 STOREFRONT SILL @ SOUTH
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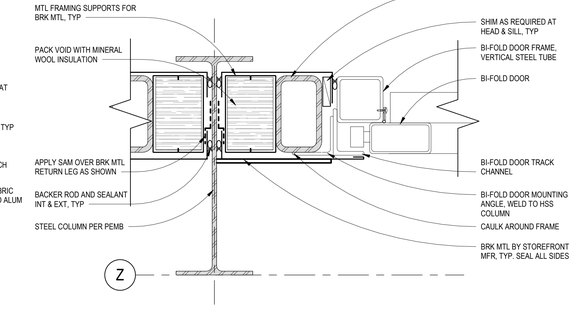

12 BI-FOLD JAMB @ PEMB COLUMN
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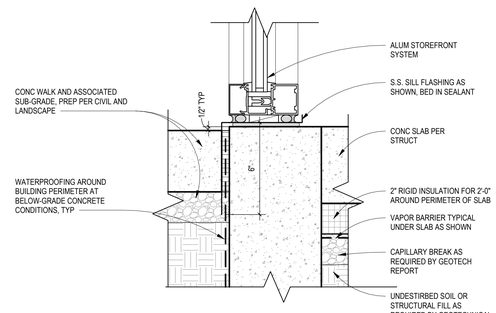
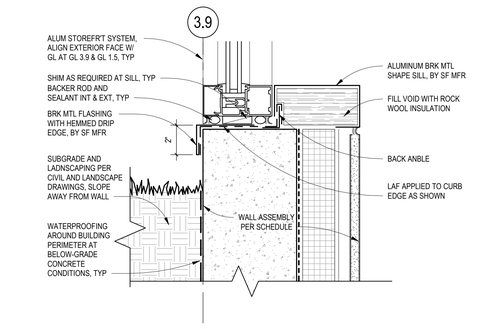


13 STOREFRONT SILL @ CONC WALK
3" = 1'-0"



14 STOREFRONT SILL @ CONC CURB
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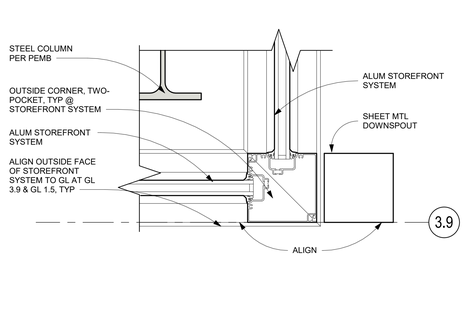
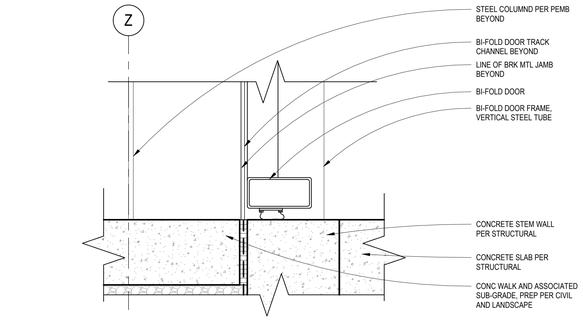


15 STOREFRONT @ CORNER MULLION
3" = 1'-0"



16 BI-FOLD DOOR SILL
3" = 1'-0"

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10135 REGISTERED ARCHITECT
JEFFREY JOSEPH WARDASIEWICZ
STATE OF WASHINGTON

KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

CONTENTS:
EXTERIOR DETAILS

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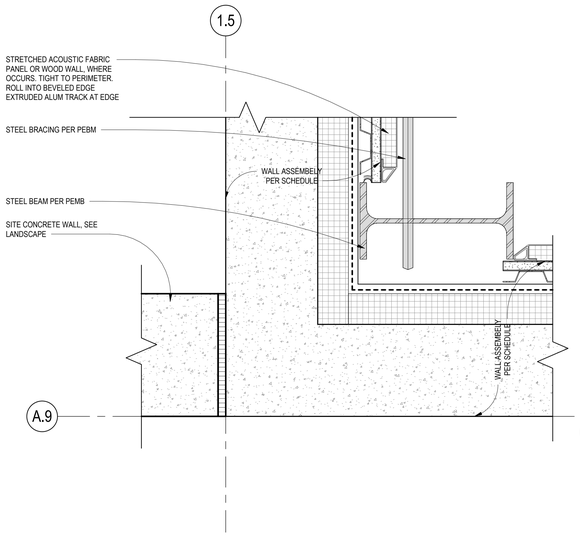
DRAWN:	AS, LP
CHECKED:	JW
PROJECT NO:	20200018.002

SHEET:
A8.1



2 CONCRETE @ CORNER
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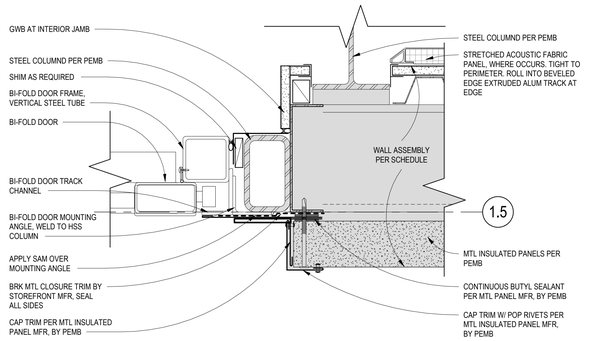
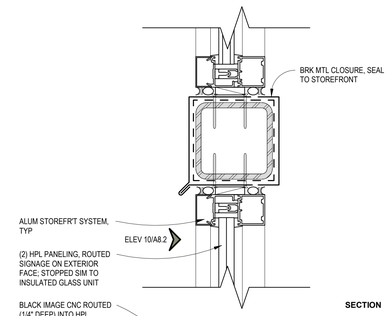


5 BI-FOLD JAMB @ PEMB SIDING
3" = 1'-0"



10 HPL SIGNAGE PANEL
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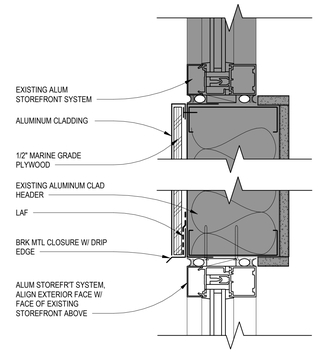
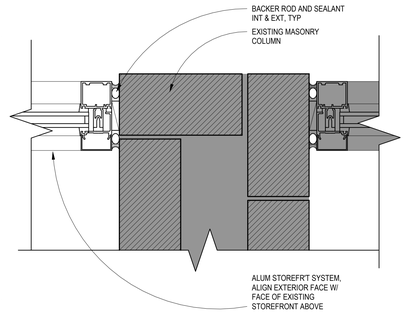
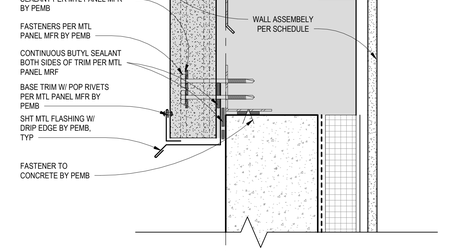
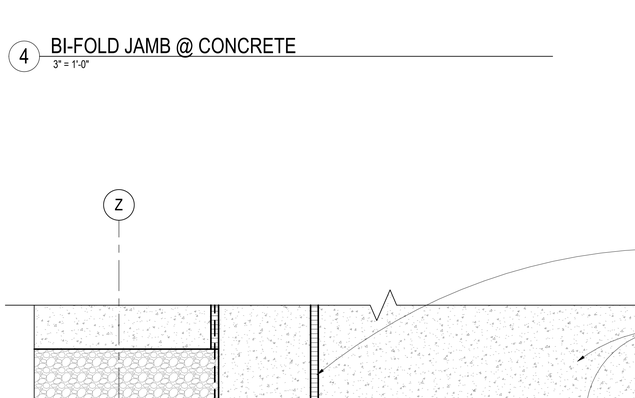


6 STOREFRONT HEADER AT EXISTING BRK MTL
3" = 1'-0"



7 STOREFRONT JAMB AT MASONRY
3" = 1'-0"





4 BI-FOLD JAMB @ CONCRETE
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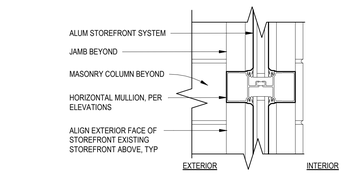
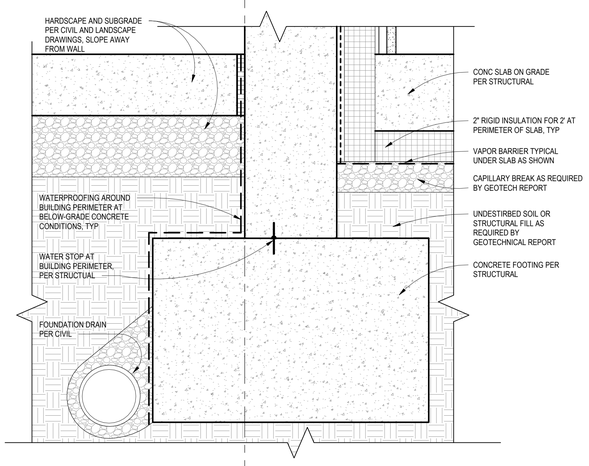
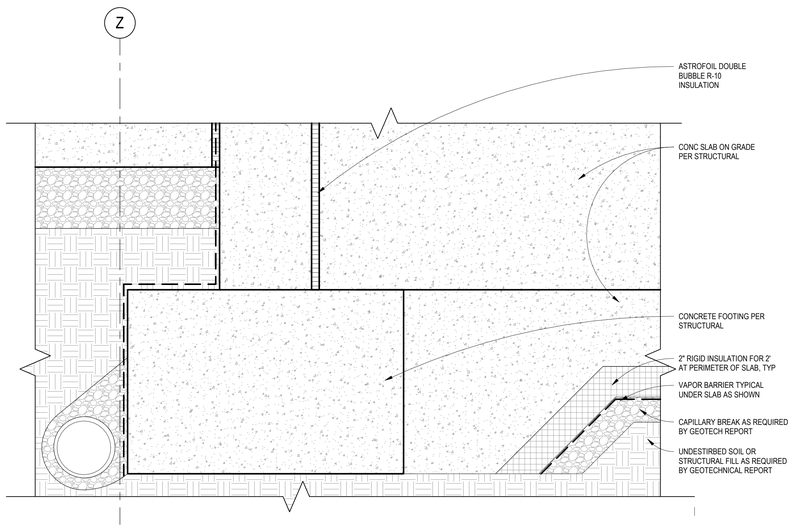


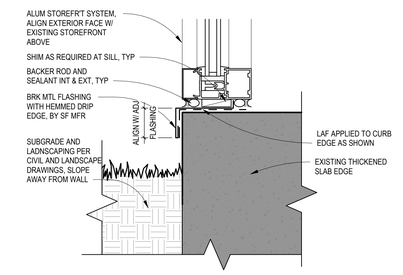
8 STOREFRONT, TYP HORIZONTAL MULLION
3" = 1'-0"



1 BOTTOM OF CONCRETE WALL
3" = 1'-0"



3 FOOTING @ TYP STEM WALL
3" = 1'-0"



9 STOREFRONT SILL AT EXISTING LOBBY
3" = 1'-0"

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10135 REGISTERED ARCHITECT
JEFFREY JOSEPH WARDASIEWICZ
STATE OF WASHINGTON

KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

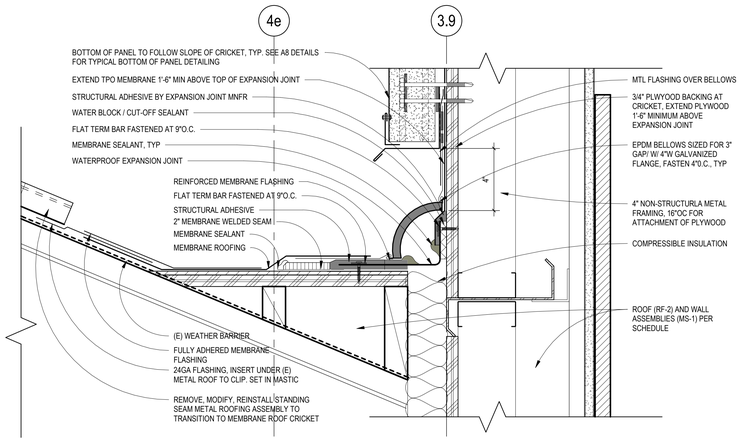
ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

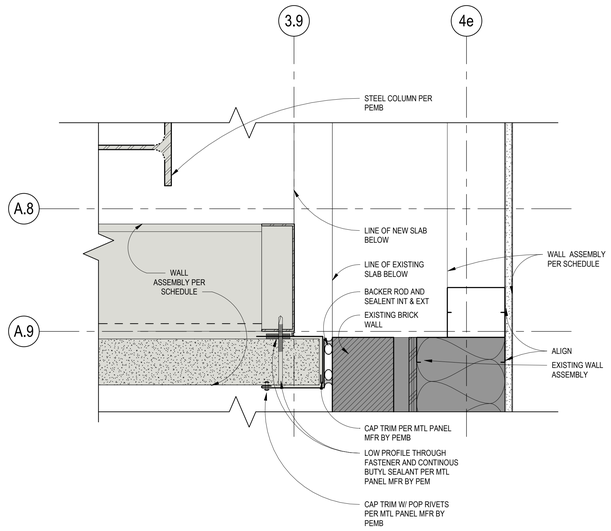
CONTENTS:
EXTERIOR DETAILS

SCALE:	As indicated
DRAWN:	AS, LP
CHECKED:	JW
PROJECT NO:	2020018.002

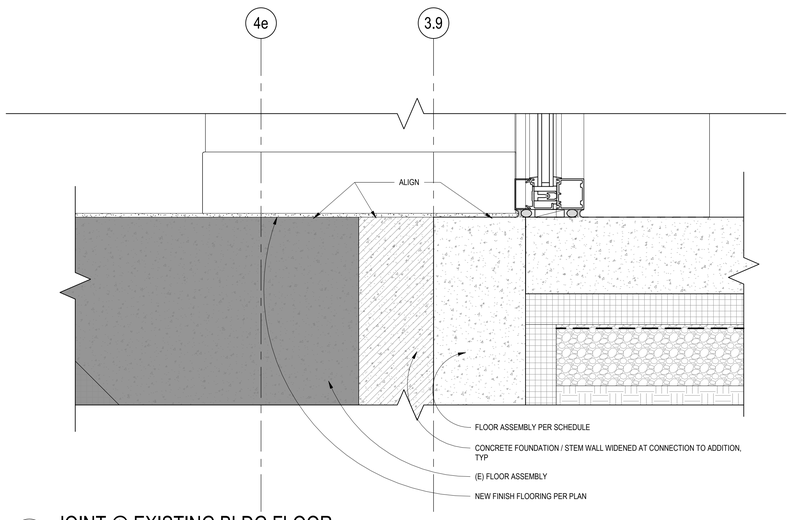
SHEET:
A8.2



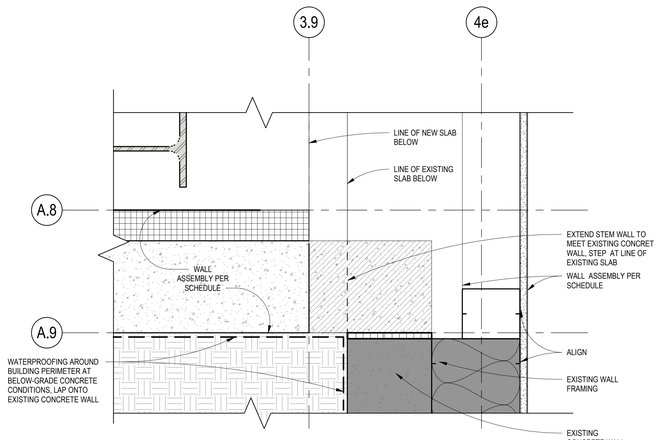
2 JOINT @ EXISTING BLDG ROOF
3" = 1'-0"



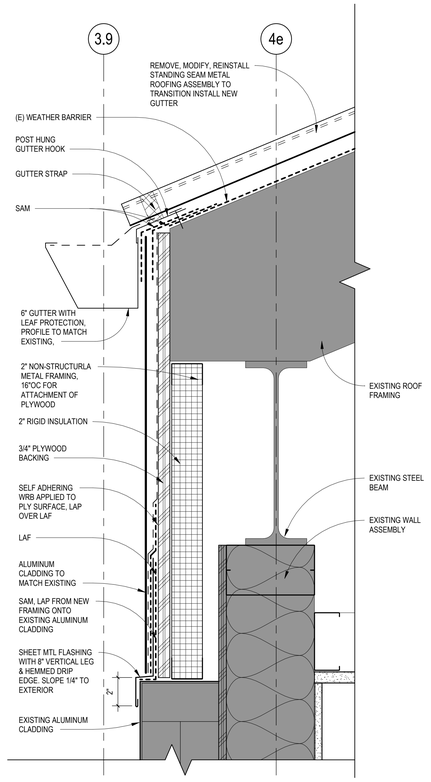
4 JOINT @ EXISTING BLDG SOUTH @ PEMB
3" = 1'-0"



1 JOINT @ EXISTING BLDG FLOOR
3" = 1'-0"



3 JOINT @ EXISTING BLDG SOUTH @ CONC
3" = 1'-0"



5 EXISTING EAVE
3" = 1'-0"

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SCALE:	3" = 1'-0"
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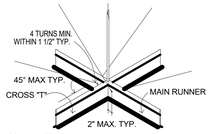
CHECKED:	JW
PROJECT NO:	2020018.002

SHEET:
A8.3



VIEW SHOWING LATERAL BRACING CLUSTER AND SUSPENSION WIRE.

GENERAL NOTE:

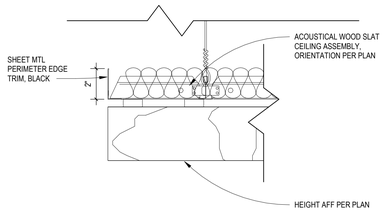
ACT CEILING BRACING DETAIL IS PROVIDED FOR INFORMATION PURPOSES ONLY AND IS SUBJECT TO THE FOLLOWING REQUIREMENTS:

1. SEISMIC REQUIREMENTS FOR NONSTRUCTURAL ELEMENTS PER DIVISION 1 OF THE SPECIFICATIONS.

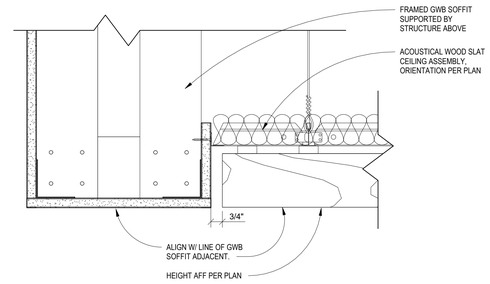
2. SPECIAL INSPECTIONS REQUIREMENTS PER DIVISON 1 OF THE SPECIFICATIONS.

3. QUALITY ASSURANCE PLAN REQUIREMENTS NOTED FOR DESIGNATED SEISMIC SYSTEMS ON SHEET T1.0

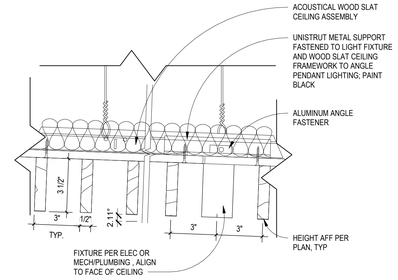
1 TYPICAL SUSPENDED ACT CEILING BRACING
3" = 1'-0"



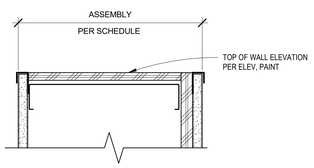
2 WOOD SLAT CEILING EDGE
3" = 1'-0"



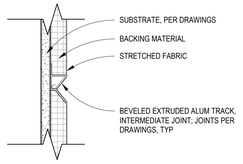
3 SLOPED SOFFIT @ GWB
3" = 1'-0"



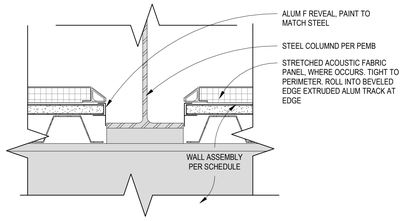
5 WOOD SLAT CEILING @ LIGHTING
3" = 1'-0"



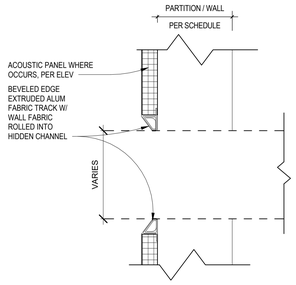
6 EXHIBIT WALL, TOP OF WALL
3" = 1'-0"



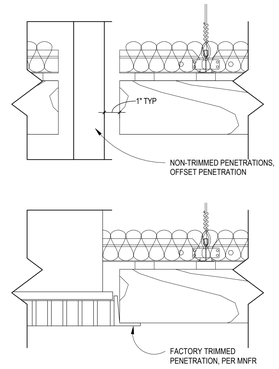
7 ACOUSTIC PANEL JOINT, TYP
3" = 1'-0"



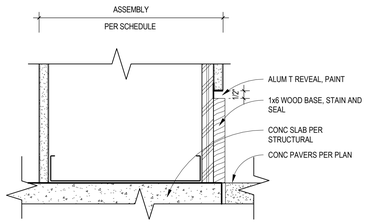
8 ACOUSTIC WALL PANEL AT COLUMN
3" = 1'-0"



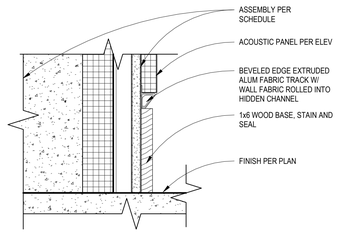
9 TYPICAL WALL PENETRATION
3" = 1'-0"



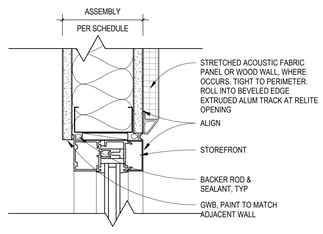
10 TYPICAL PENETRATION @ WOOD SLAT CEILING
3" = 1'-0"



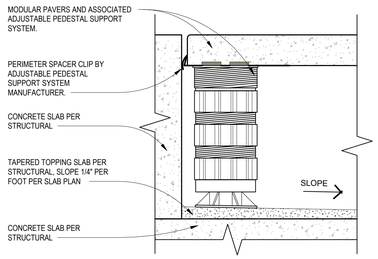
11 EXHIBIT WALL, BASE OF WALL
3" = 1'-0"



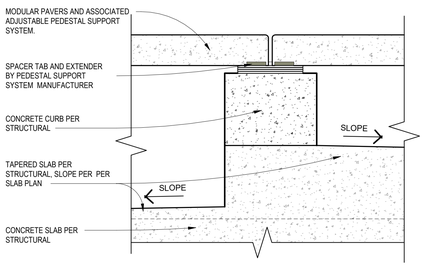
12 BASE OF WALL @ ACOUSTIC WALL PANEL
3" = 1'-0"



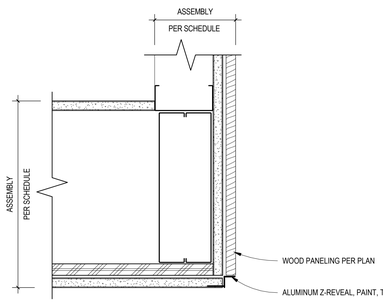
13 STOREFRONT HEAD AT LOBBY
3" = 1'-0"



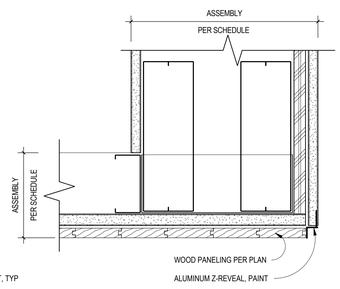
14 CONC PAVER AT EDGE
3" = 1'-0"



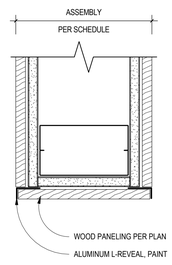
15 CONC PAVERS AT CURB
3" = 1'-0"



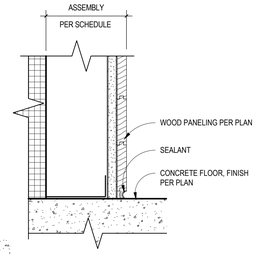
16 EXHIBIT WALL AT OPENING
3" = 1'-0"



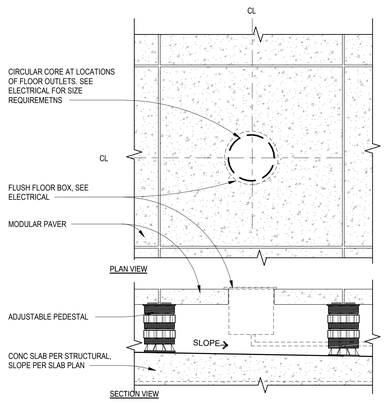
17 TOP OF OPENING
3" = 1'-0"



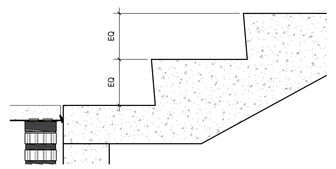
18 WORKSTATION PARTITION
3" = 1'-0"



19 BASE OF WALL AT WORKSTATION
3" = 1'-0"



20 CONC PAVERS, TYP PENETRATION
1 1/2" = 1'-0"



21 CONC STAIR
1 1/2" = 1'-0"

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10135 REGISTERED ARCHITECT
JEFFREY JOSEPH WARDASIEWICZ
STATE OF WASHINGTON

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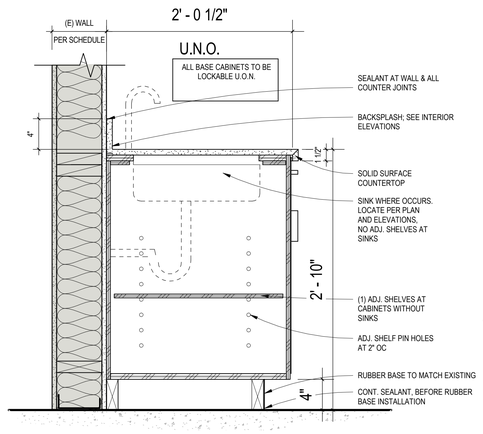
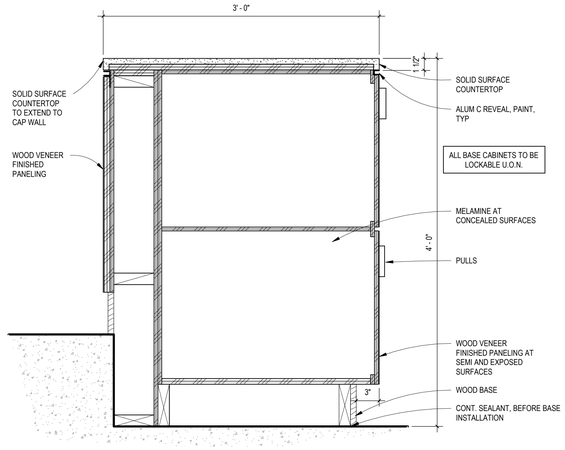
SHEET:

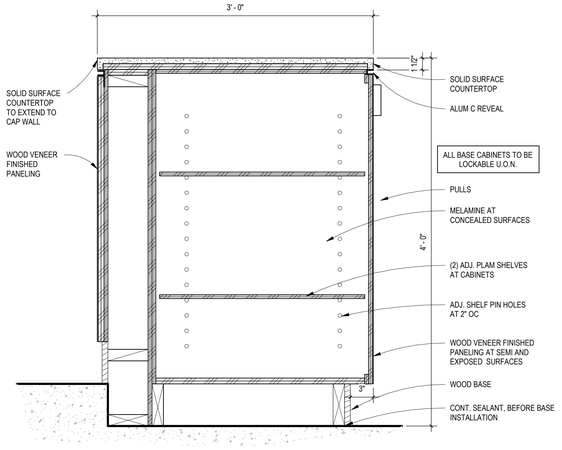
A9.0



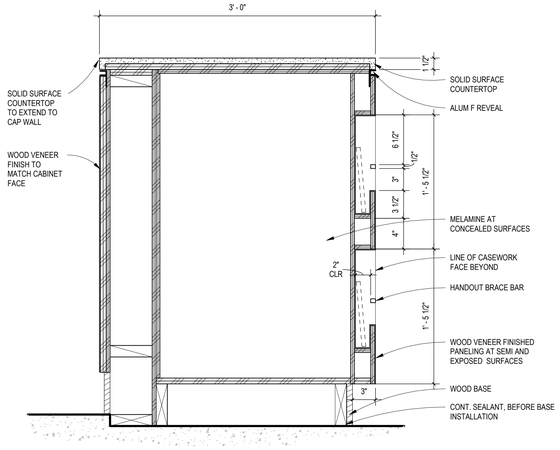
1 CABINET BASE (SINK WHERE OCCURS)
1 1/2" = 1'-0"



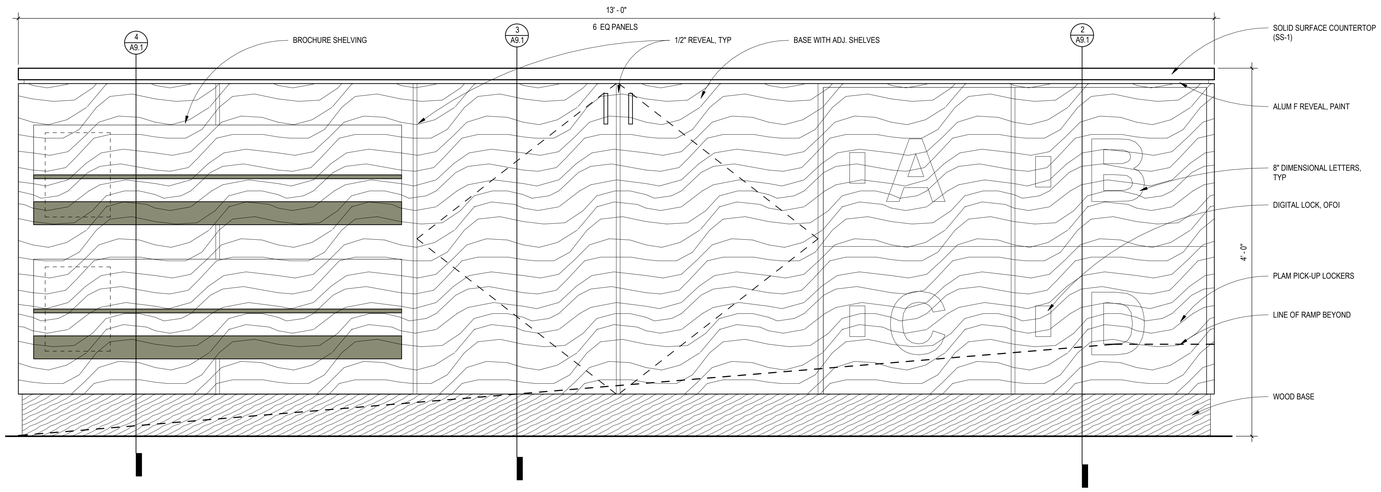
2 CASEWORK @ PICK-UP LOCKERS
1 1/2" = 1'-0"



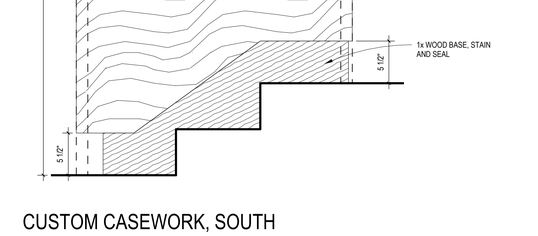
3 CASEWORK W/ ADJ. SHELVES
1 1/2" = 1'-0"



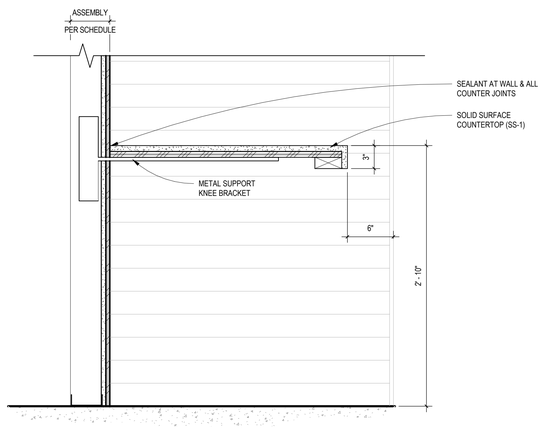
4 BROCHURE SHELVING WITH STORAGE
1 1/2" = 1'-0"



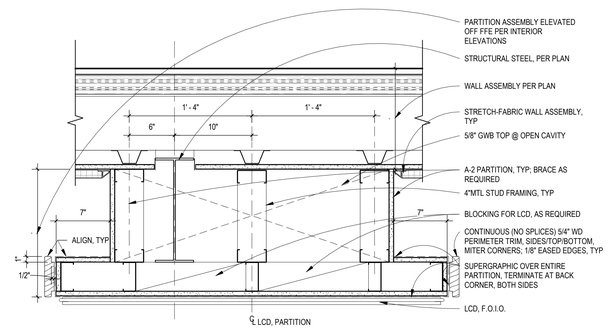
5 CUSTOM CASEWORK ELEVATION
1 1/2" = 1'-0"



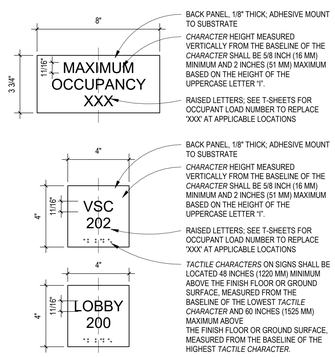
CUSTOM CASEWORK, SOUTH ELEVATION
1 1/2" = 1'-0"



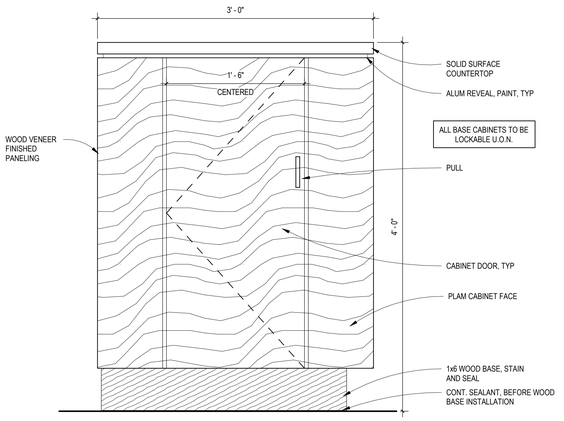
7 WORKSTATION COUTERTOP DETAIL
1 1/2" = 1'-0"



8 SUPERGRAPHIC WALL HORIZONTAL CUT
1 1/2" = 1'-0"



9 INTERIOR PANEL SIGNAGE
3" = 1'-0"



10 CUSTOM CASEWORK, NORTH ELEVATION
1 1/2" = 1'-0"

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PROJECT NO:	2020018.002

SHEET:
A9.1

LEGEND

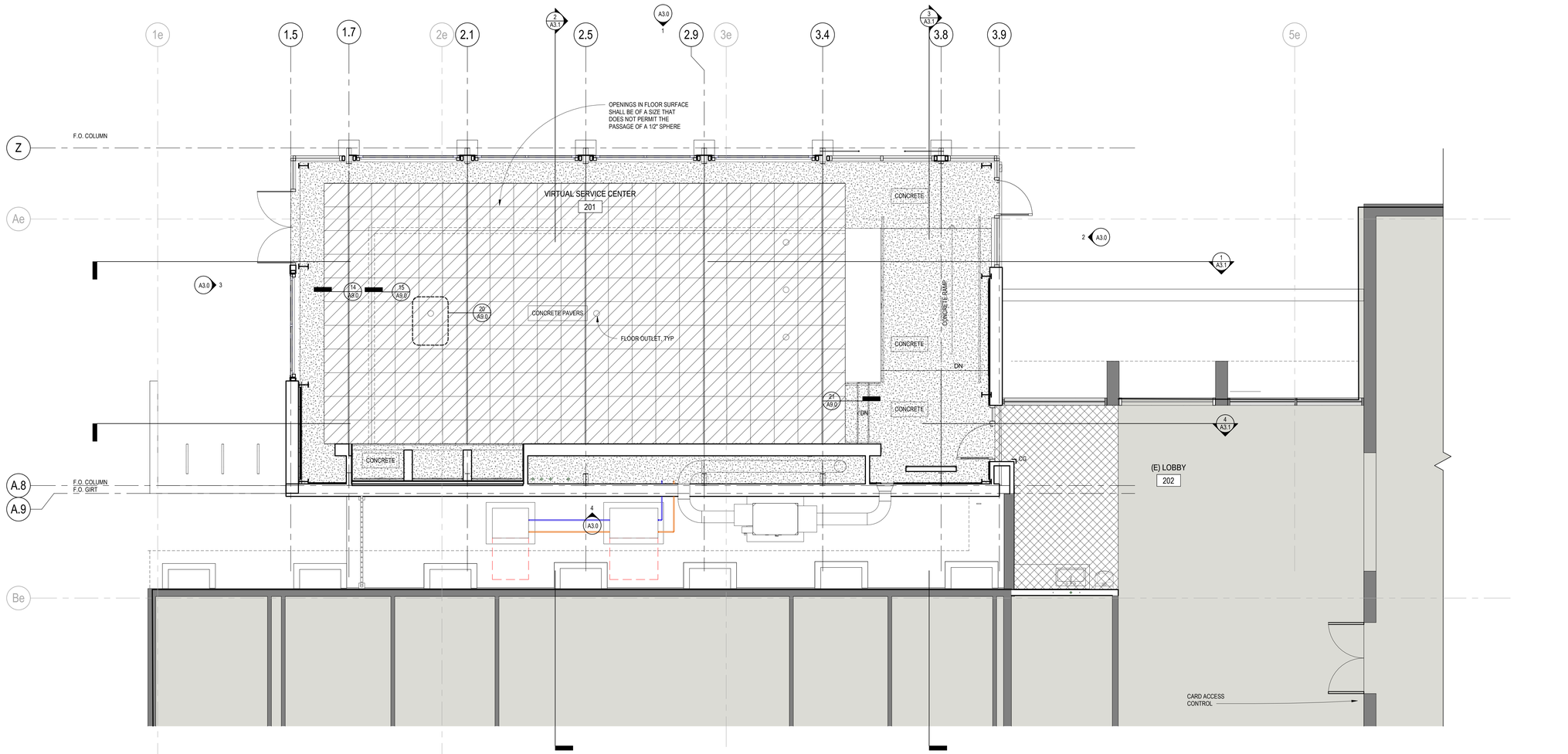
PT		EXTENT OF PAINT
		DIRECTION OF CARPET OR WOOD INSTALLATION
CG		CORNER GUARD
CJ		CONTROL JOINT, SEE GENERAL NOTES
CW		CURTAIN WALL
FF		FACTORY FINISH
GW		GLASS WALL BY RACQUETBALL MFR
PT		FIELD APPLIED PAINT
HPC		HIGH PERFORMANCE COATING FIELD APPLIED
SSTL		STAINLESS STEEL
OTS		OPEN TO STRUCTURE
SWS		SUSPENDED WOOD SLAT CEILING
ST		STAIN

FINISH GRAPHIC LEGEND

- CONCRETE, POLISHED
- CONCRETE PAVERS
- NEW CARPET, MATCH EXISTING
- (E) CARPET

FINISH PLAN NOTES:

1. PAINT AT GWB WALLS TO BE PT-1, SATIN FINISH, U.O.N.
2. PAINT ALL EXPOSED CONDUITS, UNISTRUCT, DUCTWORK, ETC. PT-1
3. ALL GWB NOT CALLED OUT IN SCHEDULE ABOVE AS ABUSE RESISTANT OR MOISTURE AND MOLD RESISTANT SHALL BE TYPE X.
4. CASEWORK NOT INCLUDED IN THIS SCHEDULE. SEE INTERIOR ELEVATIONS.
5. ACOUSTIC WALL PANELS AND GRAPHIC IMAGERY PER INTERIOR ELEVATIONS.
6. CONTROL JOINTS AT EXPOSED LOCATIONS PER SLAB PLAN. CONTROL JOINTS AT HIDDEN SLAB CONDITIONS SHALL BE LOCATED PER STRUCTURAL REQUIREMENTS.



1 1st FLOOR - VSC FINISH PLAN
1/4" = 1'-0"

NORTH

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FINISH FLOOR PLAN

SCALE:	1/4" = 1'-0"
DRAWN:	AS, LP
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PROJECT NO:	2020018.002

SHEET:
A10.0

STRUCTURAL NOTES

DESIGN LOADS

ALL DESIGN AND CONSTRUCTION SHALL CONFORM TO THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE (IBC), 2018 EDITION, AS AMENDED BY THE CITY OF KIRKLAND. ALTERATIONS TO THE EXISTING BUILDING ARE IN ACCORDANCE WITH THE INTERNATIONAL EXISTING BUILDING CODE (IEBC) AND THE PRESCRIPTIVE COMPLIANCE METHOD.

LIVE LOADS
IN ADDITION TO THE DEAD LOADS, THE FOLLOWING FLOOR LIVE LOADS WERE USED FOR DESIGN. LIVE LOAD REDUCTION IS PER IBC SECTION 1607.11.

		REDUCIBLE	UNREDUCIBLE
ASSEMBLY AREAS	100 PSF		X
ACCESSIBLE CEILING	20 PSF	X	

REFER TO TABLE 1607.1 IN THE IBC FOR RELEVANT CONCENTRATED LIVE LOADS.

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

MINIMUM DESIGN LOAD 25 PSF WITHOUT DRIFT
P_g = 20 PSF C_e = 1.0
I_s = 1.0 C_t = 1.0
P_f = 20 PSF C_s = 1.0

SEISMIC LOADS
THE SEISMIC FORCE-RESISTING SYSTEM (SFRS) USED TO RESIST EARTHQUAKE AND WIND LOADS IS COMPRISED OF STEEL CONCENTRICALLY BRACED FRAMES AND STEEL MOMENT FRAMES, DESIGNED BY THE METAL BUILDING SUPPLIER IN ACCORDANCE WITH THE PROVISIONS OF AISC 341 "SEISMIC PROVISIONS FOR STRUCTURAL STEEL BUILDINGS. EARTHQUAKE FORCES ARE DETERMINED USING ASCE 7 SECTION 12.8 WITH THE FOLLOWING FACTORS:

SITE CLASS D
RISK CATEGORY II
SEISMIC DESIGN CATEGORY D
I_e = 1.0
S_s = 1.271 g
S_1 = 0.442 g
S_{DS} = 1.02 g
S_{D1} = 0.55 g
T_L = 6 SECONDS

WIND LOADS
WIND LOAD IS DETERMINED USING CHAPTERS 26-31 OF ASCE 7 IN ACCORDANCE WITH IBC SECTION 1609 WITH THE FOLLOWING FACTORS:

RISK CATEGORY II K_{zt} = 1.0
EXPOSURE CATEGORY C K_e = 1.0
V = 98 MPH G_{pi} = ±0.18
V_{asd} = 76 MPH

DESIGN WIND PRESSURES FOR DETERMINING FORCES ON COMPONENTS AND CLADDING SHALL BE DETERMINED USING CHAPTER 30 OF ASCE 7 IN ACCORDANCE WITH IBC SECTION 1609 BY THE WASHINGTON STATE REGISTERED PROFESSIONAL ENGINEER WHO IS RESPONSIBLE FOR THE DESIGN OF SUCH ELEMENTS, UNLESS NOTED OTHERWISE ON THE DRAWINGS.

STORY DRIFTS
THE MAXIMUM LATERAL DISPLACEMENTS WITH RESPECT TO THE LEVEL BELOW (STORY DRIFTS) ARE AS FOLLOWS:

SEISMIC:
INELASTIC STORY DRIFT = 2.0 % OF STORY HEIGHT
ELASTIC STORY DRIFT = INELASTIC STORY DRIFT DIVIDED BY C_d/I_e, WHERE C_d/I_e = ___

WIND:
STORY DRIFT = 2.0 % OF STORY HEIGHT

SOIL LOADS

ALLOWABLE SOIL-BEARING PRESSURE	3000 PSF DL + LL 4000 PSF DL + LL + SEISMIC/WIND
RETAINING WALLS	30 PCF (EQUIVALENT FLUID PRESSURE) UNRESTRAINED 50 PCF (EQUIVALENT FLUID PRESSURE) RESTRAINED

GENERAL NOTES

SUBMITTALS
SHOP DRAWINGS SHALL BE SUBMITTED TO THE ARCHITECT PRIOR TO ANY FABRICATION OR CONSTRUCTION FOR ALL STRUCTURAL ITEMS, INCLUDING THE FOLLOWING: CONCRETE AND EMBEDDED STEEL ITEMS.

IF 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.

DEFERRED SUBMITTALS
PER IBC SECTION 107.3.4.1, DRAWINGS AND CALCULATIONS 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 WHO IS RESPONSIBLE FOR THE DESIGN AND SHALL BE SUBMITTED TO THE ARCHITECT AND THE BUILDING DEPARTMENT FOR REVIEW PRIOR TO FABRICATION. DEFERRED SUBMITTALS INCLUDE BUT ARE NOT LIMITED TO THE FOLLOWING:

EXTERIOR CLADDING SYSTEMS
EQUIPMENT ANCHORAGE
SEISMIC DESIGN OF NONSTRUCTURAL COMPONENTS
INTERIOR NONBEARING COLD-FORMED STEEL FRAMING
PRE-ENGINEERED METAL BUILDING
SUSPENDED CEILINGS
ALTERNATE ANCHORS (WHEN ALTERNATE ANCHORS ARE PROPOSED)
COLD FORMED STEEL FRAMING

NONSTRUCTURAL COMPONENTS
DESIGN, DETAILING AND ANCHORAGE OF ALL NONSTRUCTURAL COMPONENTS SHALL BE IN ACCORDANCE WITH IBC SECTION 1613, ASCE 7 CHAPTER 13, AND THE PROJECT SPECIFICATIONS. NONSTRUCTURAL COMPONENTS DESIGNED BY OTHERS SHALL NOT INDUCE TORSIONAL LOADING INTO SUPPORTING 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 ENGINEER.

DESIGN, DETAILING AND CONSTRUCTION OF ALL NONSTRUCTURAL COMPONENTS WHICH ATTACH TO STRUCTURE SHALL ACCOMMODATE CONSTRUCTION TOLERANCES AS ESTABLISHED BY THE STRUCTURAL SPECIFICATIONS. ANY NONSTRUCTURAL COMPONENTS WHICH ATTACH TO MORE THAN ONE LEVEL OF THE STRUCTURE SHALL ALSO ACCOMMODATE THE FOLLOWING RELATIVE MOVEMENTS BETWEEN LEVELS WITHOUT DAMAGE TO THE NONSTRUCTURAL COMPONENTS:

VERTICAL DEFLECTION OF ±1.5 INCH DUE TO VARIABLE LIVE LOADS
ELASTIC STORY DRIFT PER "STORY DRIFT" SECTION ABOVE

IN ADDITION, NONSTRUCTURAL COMPONENTS ATTACHED TO MORE THAN ONE LEVEL SHALL ACCOMMODATE AN INELASTIC STORY DRIFT PER "STORY DRIFT" SECTION ABOVE WITHOUT CREATING A LIFE SAFETY HAZARD.

CLADDING
CLADDING DESIGNED BY OTHERS SHALL BE SUPPORTED AT EACH STORY TO BE CONSISTENT WITH THE DESIGN OF THE BUILDING STRUCTURE. CLADDING DESIGNED BY OTHERS SHALL NOT INDUCE TORSIONAL LOADING INTO SUPPORTING STRUCTURAL MEMBERS WITHOUT ADDITIONAL BRACING OF THOSE MEMBERS TO ELIMINATE TORSIONAL FORCES, UNLESS OTHERWISE APPROVED BY THE ARCHITECT. TORSIONAL BRACING SHALL BE DESIGNED BY THE CLADDING DESIGNER AND APPROVED BY THE ENGINEER.

INSPECTION
SPECIAL INSPECTION PER IBC CHAPTER 17 SHALL BE PERFORMED BY AN APPROVED TESTING AGENCY AS INDICATED IN THE STATEMENT OF SPECIAL INSPECTIONS AND TESTING. ALL PREPARED SOIL-BEARING SURFACES SHALL BE INSPECTED BY THE GEOTECHNICAL ENGINEER PRIOR TO PLACEMENT OF REINFORCING STEEL. SOIL COMPACTION SHALL BE SUPERVISED BY AN APPROVED TESTING AGENCY OR GEOTECHNICAL ENGINEER.

SPECIAL CONDITIONS
CONTRACTOR SHALL VERIFY ALL LEVELS, DIMENSIONS, AND EXISTING CONDITIONS IN THE FIELD BEFORE PROCEEDING. CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY DISCREPANCIES OR FIELD CHANGES PRIOR TO INSTALLATION OR FABRICATION. IN CASE OF DISCREPANCIES BETWEEN THE EXISTING CONDITIONS AND THE DRAWINGS, THE CONTRACTOR SHALL OBTAIN DIRECTION FROM THE ARCHITECT BEFORE PROCEEDING. DIMENSIONS NOTED AS PLUS OR MINUS (±) INDICATE UNVERIFIED DIMENSIONS AND ARE APPROXIMATE. NOTIFY ARCHITECT IMMEDIATELY OF CONFLICTS OR EXCESSIVE VARIATIONS FROM INDICATED DIMENSIONS. NOTED DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS--DO NOT SCALE DRAWINGS. DIMENSIONS OF EXISTING CONDITIONS ARE BASED ON RECORD DRAWINGS AND ARE TO BE FIELD-VERIFIED BY THE CONTRACTOR.

CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS BEFORE COMMENCING ANY DEMOLITION. CONTRACTOR SHALL PROVIDE ADEQUATE SHORING AND BRACING OF ALL STRUCTURAL MEMBERS, EXISTING CONSTRUCTION AND SOIL EXCAVATIONS, AS REQUIRED, AND IN A MANNER SUITABLE TO THE WORK SEQUENCE. TEMPORARY SHORING AND BRACING SHALL NOT BE REMOVED UNTIL ALL FINAL CONNECTIONS HAVE BEEN COMPLETED IN ACCORDANCE WITH THE DRAWINGS AND MATERIALS HAVE ACHIEVED DESIGN STRENGTH.

CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SAFETY PRECAUTIONS AND THE METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES REQUIRED TO PERFORM THE WORK.

SOILS
SEE THE GEOTECHNICAL REPORT BY NO. W-8608 BY RZA AGRA, DATED JANUARY 1993, FOR MORE COMPLETE INFORMATION. EARTHWORK MATERIAL, BACKFILL AND COMPACTION SHALL BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL REPORT. BACKFILL BEHIND WALLS SHALL NOT BE PLACED BEFORE THE WALLS AND SUPPORTING SLABS ACHIEVE 28 DAY CONCRETE STRENGTH OR THE WALLS ARE TEMPORARILY BRACED. ALL TOPSOIL ORGANICS AND LOOSE SURFACE SOIL SHALL BE REMOVED FROM BENEATH FILL SUPPORTING CONCRETE SLABS OR PAVING.

MEMBER SPACING
ALL FRAMING MEMBERS SHALL BE EQUALLY SPACED BETWEEN GRID LINES, COLUMNS, AND DIMENSIONED FRAMING UNLESS NOTED OTHERWISE.

CONCRETE

CONCRETE WORK SHALL CONFORM TO ALL REQUIREMENTS OF IBC CHAPTER 19.

CONCRETE MIXTURES
CONCRETE MIXTURES SHALL CONFORM TO THE FOLLOWING REQUIREMENTS:

CONCRETE MIXTURES

f'c (PSI)	TEST AGE (DAYS)	EXPOSURE CLASS F	S	W	C	USE	MIX NOTES
3,000	28	F0	S0	W0	C0	SLAB-ON-GRADE, CURBS AND PADS	1,2
4,000	28	F0	S0	W0	C0	FOUNDATIONS, CONCRETE WALLS	

MIX NOTES:
1. SLAB MIXES SHALL HAVE A TARGET SLUMP OF 6".
2. ALL FLATWORK SHALL HAVE THE FOLLOWING SHRINKAGE LIMITS, MEASURED 28 DAYS FROM COMPLETION OF CURING: 0.035 PERCENT OR A MAXIMUM ALLOWABLE WATER CONTENT OF 255 LBS PER CUBIC YARD.

CONCRETE MIXTURES SHALL CONFORM TO THE MOST STRINGENT REQUIREMENTS FOR EXPOSURE CLASSES SPECIFIED IN THE TABLE ABOVE AND ACI 318 TABLE 19.3.2.1.

WATER-REDUCING ADMIXTURES MAY BE INCORPORATED IN CONCRETE MIX DESIGNS, BUT SHALL CONFORM TO ASTM C 494, AND BE USED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. CaCl2 OR OTHER WATER-SOLUBLE CHLORIDE ADMIXTURES SHALL NOT BE USED.

WATER/CEMENTITIOUS MATERIALS RATIO SHALL BE MEASURED BY WEIGHT AND SHALL BE BASED ON THE TOTAL CEMENTITIOUS MATERIAL. WATER/CEMENTITIOUS MATERIALS RATIO AND WATER CONTENT SHALL BE DETERMINED BY THE SUPPLIER BASED ON STRENGTH REQUIREMENTS AND SHALL NOT EXCEED THE MAXIMUM WATER/CEMENTITIOUS MATERIAL RATIO AND/OR WATER CONTENT IF SHOWN ABOVE OR IN ACI 318 TABLE 19.3.2.1 FOR THE EXPOSURE CLASSES LISTED.

FIELD-MEASURED SLUMP SHALL CONFORM TO THE SUBMITTED CONCRETE MIX DESIGN. TOLERANCE OF SLUMP SHALL CONFORM TO ASTM C 94.

ALL CONCRETE SUBJECT TO EXPOSURE CLASSES F1, F2 OR F3 SHALL BE AIR ENTRAINED. AIR-ENTRAINING AGENTS SHALL CONFORM TO ASTM C 260. THE AMOUNT OF ENTRAINED AIR SHALL BE ACCORDING TO ACI 318 TABLE 19.3.3.1 WITH A FIELD TOLERANCE OF ±1.5 PERCENT BY VOLUME. THE AMOUNT OF ENTRAINED AIR SHALL BE MEASURED IN THE FIELD AT THE DISCHARGE FROM THE TRUCK.

THE CONTRACTOR SHALL SUBMIT CONCRETE MIX DESIGNS FOR APPROVAL 2 WEEKS PRIOR TO PLACING ANY CONCRETE. THE MIX DESIGN SHALL BE IN CONFORMANCE WITH ACI 318, CHAPTER 19. THE SUBMITTAL SHALL INDICATE WHERE EACH CONCRETE MIX IS TO BE USED ON THE PROJECT, AS WELL AS THE MAXIMUM AGGREGATE SIZE OF EACH MIX. MAXIMUM AGGREGATE SIZE SHALL CONFORM TO THE PROJECT SPECIFICATIONS.

CURING
IF THE AIR TEMPERATURE WILL EXCEED 75 DEGREES F WITHIN 48 HOURS OF PLACING CONCRETE, A MOIST CURE SHALL BE APPLIED TO THE CONCRETE FOR A PERIOD OF 36 HOURS AFTER FINISHING CONCRETE SURFACES. REFER TO THE PROJECT SPECIFICATIONS FOR CURING REQUIREMENTS.

REINFORCING STEEL
DEFORMED BARS ASTM A 615, GRADE 60

REINFORCING SHALL BE SUPPORTED AS SPECIFIED BY THE PROJECT SPECIFICATIONS AND THE CRSI MANUAL OF STANDARD PRACTICE. REINFORCING STEEL SHALL BE DETAILED IN ACCORDANCE WITH ACI STANDARD OF PRACTICE AS OUTLINED IN ACI 315, "GUIDE TO PRESENTING REINFORCING STEEL DESIGN DETAILS".

LAP ALL REINFORCING BARS AS NOTED ON THE DRAWINGS. WHERE SPLICE LENGTH IS NOT SHOWN, USE TYPE Lb (Lbt FOR TOP BARS) SPLICE PER DEVELOPMENT AND SPLICE LENGTH SCHEDULE.

AT THE CONTRACTOR'S OPTION AND WITH THE ARCHITECT'S APPROVAL, HEADED DEFORMED BARS MAY BE USED IN LIEU OF REINFORCING BARS SHOWN WITH STANDARD 90 OR 180 DEGREE HOOKS AND MECHANICAL SPLICES MAY BE USED IN LIEU OF LAP SPLICES. USE OF HEADED DEFORMED BARS IS SUBJECT TO CONFORMANCE WITH ACI 318 SECTION 25.4.4. USE OF MECHANICAL SPLICES IS SUBJECT TO CONFORMANCE WITH ACI 318 SECTION 18.2.7 AND REQUIRES SUBMITTAL OF AN ICC-ES OR IAPMO UES REPORT VALID FOR THE 2018 IBC.

REINFORCING STEEL SHALL HAVE PROTECTION AS FOLLOWS, UNLESS NOTED OTHERWISE:

USE		COVER	
BEAM STIRRUPS AND PLINTH TIES		1 1/2"	
NONSTRUCTURAL SLAB-ON-GRADE		PER DETAILS	
WALL BARS:	INTERIOR FACES	3/4"	
	EXPOSED TO EARTH OR WEATHER	1 1/2"	(#5 AND SMALLER)
		2"	(#6 AND LARGER)
FOOTING, GRADE BEAM BOTTOM BARS		3"	(CAST AGAINST EARTH)
	TOP BARS	1 1/2"	
		2"	(#6 AND LARGER WHERE EXPOSED TO EARTH OR WEATHER)
	SIDE BARS	2"	

WELDING OF REINFORCING, WHERE APPROVED BY THE ARCHITECT, SHALL BE PERFORMED USING LOW HYDROGEN ELECTRODES AND PREHEATED IN ACCORDANCE WITH AWS D1.4, REINFORCING STEEL WELDING CODE. WELDERS AND WELDING PROCEDURES SHALL BE QUALIFIED IN ACCORDANCE WITH AWS D1.4. MATERIALS SHALL CONFORM TO THE FOLLOWING:

REINFORCING BARS TO BE WELDED	ASTM A 706, GRADE 60, LOW ALLOY
WELDING ELECTRODES	E80XX

NONSHRINK GROUT
BASE PLATE GROUT SHALL BE NONSHRINK TYPE WITH MINIMUM f'c = 8,000 PSI. ALL OTHER NONSHRINK GROUT SHALL HAVE MINIMUM f'c = 5,000 PSI.

ANCHORS

POST-INSTALLED ANCHORS
PROVIDE POST-INSTALLED ANCHORS PER THE FOLLOWING SCHEDULE UNLESS NOTED OTHERWISE.

ANCHORS IN CONCRETE

ANCHOR TYPE	APPROVED ANCHOR(S)	EVALUATION REPORT
ADHESIVE	HILTI HIT-RE 500 V3	ICC-ES ESR-3814
MECHANICAL	HILTI KWICK BOLT TZ2	ICC-ES ESR-4266

ADHESIVE REINFORCING DOWEL MATERIALS

ADHESIVE REINFORCING DOWELS (ARD)	ASTM A 615, GRADE 60
THREADED ARD	ASTM F 1554, GRADE 36 (CARBON STEEL) ASTM A193 B8M CLASS 1 (STAINLESS)

ANCHOR EMBEDMENT DEPTHS LISTED SHALL BE CONSIDERED EFFECTIVE EMBEDMENT DEPTHS AS DEFINED IN THE ICC-ES OR IAPMO UES EVALUATION REPORTS. PROVIDE ANCHOR LENGTH AND HOLE PER EVALUATION REPORT TO ACCOMMODATE THE EFFECTIVE EMBEDMENT SPECIFIED IN THESE DRAWINGS. SEE DETAIL

MECHANICAL AND ADHESIVE ANCHORS SHALL BE ZINC PLATED CARBON STEEL UNLESS NOTED OTHERWISE. MECHANICAL AND ADHESIVE ANCHORS EXPOSED TO WEATHER SHALL BE STAINLESS STEEL.

DO NOT DAMAGE EXISTING REINFORCEMENT. IF LOCATION OF REINFORCEMENT IS UNKNOWN, SCAN FOR EXISTING REINFORCING STEEL PRIOR TO DRILLING.

USE OF ALTERNATE PRODUCTS, OR OF POST-INSTALLED ANCHORS AT LOCATIONS NOT SHOWN IN THESE DRAWINGS, IS SUBJECT TO THE APPROVAL OF THE ARCHITECT. SUBMIT PROPOSED ANCHORS TO THE ARCHITECT WITH AN ICC-ES OR IAPMO UES REPORT VALID FOR THE 2018 IBC AND DOCUMENTATION SHOWING THAT THE ALTERNATE PRODUCTS PROVIDE EQUIVALENT CAPACITY FOR ALL CONDITIONS IN THIS PROJECT. SUBMITTED ICC-ES AND IAPMO UES REPORTS SHALL DEMONSTRATE THAT THE ANCHORS ARE SUITABLE FOR USE IN CRACKED CONCRETE. WHERE ANCHORS RESIST SEISMIC LOADS, SUBMITTED ICC-ES AND IAPMO UES REPORTS SHALL DEMONSTRATE THAT THE ANCHORS ARE SUITABLE FOR THE RESISTANCE OF SEISMIC LOADS. DOCUMENTATION OF CAPACITY FOR ALTERNATE PRODUCTS MUST BE INCLUDED AS A DEFERRED SUBMITTAL.

ADHESIVES SHALL NOT BE INSTALLED PRIOR TO THE CONCRETE REACHING AN AGE OF 21 DAYS AS REQUIRED BY ACI 318.

WELDED HEADED STUDS, AND DEFORMED BAR ANCHORS
ALL STUDS AND DEFORMED BAR ANCHORS (DBA) SHALL BE AUTOMATICALLY END WELDED IN SHOP OR FIELD WITH EQUIPMENT RECOMMENDED BY MANUFACTURER WITH LENGTH AFTER WELD AS SHOWN ON THE STRUCTURAL DRAWINGS.

TYPE	MATERIAL	SIZE
WELDED HEADED STUDS	AWS D1.1 TYPE B	3/4"Ø UNLESS NOTED OTHERWISE
DEFORMED BAR ANCHORS	ASTM A 1064	UNLESS NOTED OTHERWISE

FOUNDATION STRUCTURAL STEEL

REFERENCE SPECIFICATIONS

STRUCTURAL STEEL	AISC 360 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS"
WELDING	AWS D1.1, TYPICAL
WELDER CERTIFICATION	AMERICAN WELDING SOCIETY (AWS) WASHINGTON ASSOCIATION OF BUILDING OFFICIALS (WABO)

STEEL MATERIALS

PLATES (PL), BARS	ASTM A 36 TYPICAL, ASTM A 572 GRADE 50 WHERE NOTED
ANGLES (L), CHANNELS (C AND MC)	ASTM A 36
STEEL PIPE	ASTM A 53, GRADE B
ANCHOR RODS	ASTM F 1554, GRADE 36 UNLESS NOTED OTHERWISE
THREADED RODS	ASTM A 36, UNLESS NOTED OTHERWISE
WELDING ELECTRODES	70 KSI, LOW HYDROGEN, TYPICAL

STRUCTURAL STEEL DESIGN, FABRICATION AND ERECTION SHALL CONFORM TO THE REQUIREMENTS OF IBC CHAPTER 22. SUBSTITUTION OF MEMBER SIZES OR STEEL GRADE WILL NOT BE ALLOWED WITHOUT PRIOR APPROVAL BY THE ARCHITECT.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL ERECTION AIDS AND JOINT PREPARATIONS THAT INCLUDE, BUT ARE NOT LIMITED TO, ERECTION ANGLES, LIFT HOLES AND OTHER AIDS, WELDING PROCEDURES, REQUIRED ROOT OPENINGS, ROOT FACE DIMENSIONS, GROOVE ANGLES, BACKING BARS, COPES, SURFACE ROUGHNESS VALUES, AND UNEQUAL PARTS.

PROTECTION OF STEEL
STRUCTURAL STEEL AND CONNECTIONS, INCLUDING PLATES AND OTHER STEEL ITEMS EMBEDDED IN CONCRETE, WHICH ARE EXPOSED TO WEATHER AND NOT TO BE PAINTED ACCORDING TO THE ARCHITECT, SHALL BE HOT-DIPPED GALVANIZED AFTER FABRICATION IN COMPLIANCE WITH ASTM A 123. ALL FIELD WELDS ON GALVANIZED MATERIAL SHALL BE COATED WITH BRUSH APPLIED ZINC-RICH PAINT COMPLYING WITH THE SPECIFICATIONS.

ALL COATINGS ARE TO FOLLOW THE SPECIFICATIONS AND PRODUCT MANUFACTURER'S INSTRUCTIONS.

WELDING
ALL WELDING SHALL BE IN CONFORMANCE WITH AISC AND AWS STANDARDS, AND SHALL BE PERFORMED BY CERTIFIED WELDERS. ONLY WELDS THAT ARE PREQUALIFIED, AS DEFINED BY AWS, OR QUALIFIED BY TESTING SHALL BE USED. SHOP DRAWINGS SHALL SHOW ALL WELDING WITH AWS A2.4 SYMBOLS. WELDS SHOWN ON THE DRAWINGS ARE MINIMUM SIZES. INCREASE WELD SIZE TO AWS MINIMUM SIZES BASED ON THICKNESS. MINIMUM WELD SIZE SHALL BE 3/16-INCH, UNLESS NOTED OTHERWISE. THE WELDS SHOWN ARE FOR THE FINAL CONNECTIONS. FIELD WELD SYMBOLS ARE SHOWN WHERE FIELD WELDS ARE REQUIRED BY THE STRUCTURAL DESIGN. WHERE FIELD WELD IS NOT INDICATED, THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING IF A WELD SHOULD BE SHOP OR FIELD-WELDED IN ORDER TO FACILITATE THE STRUCTURAL STEEL ERECTION.

PRE-ENGINEERED METAL BUILDING

PRE-ENGINEERED METAL BUILDING SHALL BE A DEFERRED SUBMITTAL PER THE REQUIREMENTS OF THE GENERAL NOTES.

THE DEFERRED SUBMITTAL SHALL MEET THE CITY OF KIRKLAND PERMIT SUBMITTAL REQUIREMENTS. THE DESIGN SHALL ALSO MEET THE FOLLOWING REQUIREMENTS:
1. SPECIAL INSPECTIONS REQUIRED BY THE IBC FOR METAL BUILDING COMPONENTS SHALL BE SPECIFIED BY THE METAL BUILDING ENGINEER.
2. MOMENT FRAMES AND BRACED FRAMES TO BE POSITIONED AS SHOWN ON CONCEPT PLANS. ANY MODIFICATIONS TO THE CONCEPT LATERAL FORCE RESISTING SYSTEM SHALL BE IDENTIFIED BY CONTRACTOR AT TIME OF BID.
3. THE METAL BUILDING COLUMNS SHALL NOT REQUIRE MOMENT RESISTANCE AT CONNECTIONS TO THE FOUNDATION.
4. SEISMIC JOINT WIDTH AT GRID 4 TO ALLOW FOR 2.5" DRIFT OF EXISTING CITY HALL STRUCTURE.
5. PROVIDE SUPPLEMENTARY FRAMING TO SUPPORT ANY CONCENTRATED LOADS INDICATED ON LOAD MAPS AND CONCEPT FRAMING. COORDINATE SUPPORT OF COLLATERAL LOADS (CEILINGS, DUCTWORK, PIPING, LIGHTING, ETC) WITH ARCHITECTURAL, ELECTRICAL AND PLUMBING DRAWINGS.
6. SEE SPECIFICATIONS, CONCEPT ROOF FRAMING PLAN AND CONCEPT FRAMING ELEVATIONS FOR ADDITIONAL REQUIREMENTS.
7. BASE PLATES SHALL BEAR FULLY ON FOUNDATIONS AND SHALL BE GROUTED. TOP OF FOOTINGS WILL OCCUR AT ELEVATION -1'-0" UNO. PROVIDE 1" GROUT BETWEEN BOTTOM OF BASE PLATE AND TOP OF FOOTING
8. COLUMN ORIENTATION AND LOCATION TO BE AS SHOWN ON PLAN. MAXIMUM COLUMN AND BASE PLATE SIZES ARE SCHEDULED AS FOLLOWS:

COLUMN AND BASE PLATE SIZES

LOCATION	COLUMN	BASE PLATE
GRID Z	5"W X 1'-4"D	8"W X 1'-5"D
GRID A.8	5"W X 1'-0"D	8"W X 1'-1"D
GRID 1.5 AND 3.9	5"W X 10"D	8"W X 11"D

DRAWING LIST

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JOSH LAWRENCE MCINTOSH
STATE OF WASHINGTON
44601
STRUCTURAL ENGINEER
PROFESSIONAL ENGINEER
9/14/22

KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

CONTENTS:

STRUCTURAL NOTES AND DRAWING LIST

SCALE:	**NO SCALE**
DRAWN:	**RMF**
CHECKED:	**JJC**
PROJECT NO:	2100570

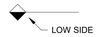
SHEET:
S0.1

STRUCTURAL ABBREVIATIONS

AB	ANCHOR BOLT
ADD'L	ADDITIONAL
ADH	ADHESIVE
ADJ	ADJUSTABLE
AESS	ARCHITECTURALLY EXPOSED STRUCTURAL STEEL
AFF	ABOVE FINISH FLOOR
AGG	AGGREGATE
ANCH	ANCHOR
ARCH	ARCHITECTURAL
ARD	ADHESIVE REINFORCING DOWEL
B/	BOTTOM OF
BLDG	BUILDING
BLKG	BLOCKING
BM	BEAM
BOT	BOTTOM
BRG	BEARING
BSMT	BASEMENT
BTWN	BETWEEN
BUR	BUILT-UP ROOF
C	CAMBER
CAP	CAPACITY
CC	CENTER TO CENTER
CDF	CONTROLLED DENSITY FILL
CFS	COLD-FORMED STEEL
CIP	CAST-IN-PLACE
CJ	CONSTRUCTION OR CONTROL JOINT
CJP	COMPLETE JOINT PENETRATION
CL	CENTERLINE
CLG	CEILING
CLR	CLEAR
CMU	CONCRETE MASONRY UNIT
COL	COLUMN
CONC	CONCRETE
CONN	CONNECTION
CONST	CONSTRUCTION
CONT	CONTINUOUS
CONTR	CONTRACTOR
CONTY	CONTINUITY
COORD	COORDINATE
CTR	CENTER
CY	CUBIC YARD
DBA	DEFORMED BAR ANCHOR
DBL	DOUBLE
DEMO	DEMOLISH
DET	DETAIL
DIA	DIAMETER
DIAG	DIAGONAL
DKG	DECKING
DN	DOWN
DO	DITTO
DWG	DRAWING
DWL	DOWEL
EA	EACH
EF	EACH FACE
EL	ELEVATION
ELECT	ELECTRICAL
EQ	EQUAL
EQUIP	EQUIPMENT
ES	EACH SIDE
EW	EACH WAY
EX	EXISTING
EXP	EXPANSION
EXT	EXTERIOR
F	FAHRENHEIT
FD	FLOOR DRAIN
FDN	FOUNDATION
FF	FINISH FLOOR
FIN	FINISH
FLG	FLANGE
FLR	FLOOR
FOB	FACE OF BUILDING
FS	FAR SIDE
FT	FEET
FTG	FOOTING
GA	GAUGE
GALV	GALVANIZED
GB	GRADE BEAM
GEN	GENERAL
GOVT	GOVERNMENT
GR	GRADE
GWB	GYPSUM WALL BOARD
HGR	HANGER
HK	HOOK
HORIZ	HORIZONTAL
HP	HIGH POINT
HSS	HOLLOW STRUCTURAL SECTION
IBC	INTERNATIONAL BUILDING CODE
ID	INSIDE DIAMETER
IE	INVERT ELEVATION
IF	INSIDE FACE
IN	INCH
INFO	INFORMATION
INT	INTERIOR
JST	JOIST
JT	JOINT
K	KIP (1,000 LBS.)
KSF	KIPS PER SQUARE FOOT
LF	LINEAL FOOT
LFH	LONG FACE HORIZONTAL
LLH	LONG LEG HORIZONTAL
LLV	LONG LEG VERTICAL
LNGT	LONGITUDINAL
LP	LOW POINT
MAX	MAXIMUM
MECH	MECHANICAL
MFR	MANUFACTURER
MIN	MINIMUM
MISC	MISCELLANEOUS
MOM	MOMENT
NIC	NOT IN CONTRACT
NO	NUMBER
NOM	NOMINAL
NS	NEAR SIDE
NS	NONSHRINK
NTS	NOT TO SCALE
OC	ON CENTER
OD	OUTSIDE DIAMETER
OF	OUTSIDE FACE
OPNG	OPENING
OPP	OPPOSITE
P	POST
PAF	POWER ACTUATED FASTENER
PC	PIECE
PC	PILE CAP
PEN	PENETRATION
PJP	PARTIAL JOINT PENETRATION
PL	PROPERTY LINE
PL	PLATE
PLWD	PLYWOOD
PNL	PANEL
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
R	RADIUS
RD	ROOF DRAIN
REINF	REINFORCING
REM	REMAIN(DER)
REQ'D	REQUIRED
RND	ROUND
RO	ROUGH OPENING
RTN	RETURN
SC	SLIP CRITICAL
SCHED	SCHEDULE
SECT	SECTION
SHT	SHEET
SHTG	SHEATHING
SIM	SIMILAR
SOG	SLAB-ON-GRADE
SP	SPACE
SPEC	SPECIFICATION
SQ	SQUARE
SST	STAINLESS STEEL
STD	STANDARD
STIFF	STIFFENER
STIRR	STIRRUP
STL	STEEL
STRUCT	STRUCTURAL
SUPP	SUPPORT
SYM	SYMMETRICAL
T&B	TOP AND BOTTOM
T&G	TONGUE AND GROOVE
T/	TOP OF
TB	TABLE
THK	THICK(NESS)
THRU	THROUGH
TRANS	TRANSVERSE
TYP	TYPICAL
UNO	UNLESS NOTED OTHERWISE
UT	ULTRASONIC TESTING
VERT	VERTICAL
VIF	VERIFY IN FIELD
W	W-SHAPE
W/	WITH
W/O	WITHOUT
WD	WOOD
WHS	WELDED HEADED STUD
WL	WATER LINE
WP	WORK POINT

STRUCTURAL DRAWING SYMBOLS

CONCRETE SYMBOLS



STEPPED FOOTING

CONCRETE WALL ABOVE OR PASSING THRU LEVEL

PARTIAL HEIGHT CONCRETE WALL

MASONRY WALLS

CONCRETE IN CROSS SECTION

EXISTING CONCRETE IN CROSS SECTION

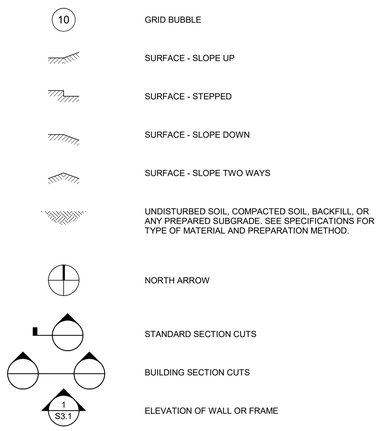
STEEL SYMBOLS

STEEL COLUMN ABOVE OR PASSING THRU THIS LEVEL

STEEL COLUMN BELOW THIS LEVEL

STEEL IN CROSS SECTION

GENERAL SYMBOLS



GRID BUBBLE

SURFACE - SLOPE UP

SURFACE - STEPPED

SURFACE - SLOPE DOWN

SURFACE - SLOPE TWO WAYS

UNDISTURBED SOIL, COMPACTED SOIL, BACKFILL, OR ANY PREPARED SUBGRADE. SEE SPECIFICATIONS FOR TYPE OF MATERIAL AND PREPARATION METHOD.

NORTH ARROW

STANDARD SECTION CUTS

BUILDING SECTION CUTS

ELEVATION OF WALL OR FRAME

SPOT ELEVATION: TOP OF PLYWOOD
TOP OF CONCRETE
TOP OF STEEL

TOP OF CONCRETE ELEVATION

TOP OF STEEL ELEVATION

REFERENCE ELEVATION. REFER TO PLAN UNLESS NOTED OTHERWISE.

ELEVATION OF LEVEL

WORKPOINT

DIRECTION OF DOWNWARD SLOPE

DIRECTION OF SPAN

EXISTING FRAMING

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CONTENTS:

STRUCTURAL ABBREVIATIONS AND SYMBOLS

SCALE:	**NO SCALE**
DRAWN:	**RMF**
CHECKED:	**JJC**
PROJECT NO:	2100570

SHEET:

S0.2

STATEMENT OF STRUCTURAL SPECIAL INSPECTIONS AND TESTING

TABLE 1 - REQUIRED GEOTECHNICAL SPECIAL INSPECTIONS

SYSTEM OR MATERIAL	INSPECTION				REMARKS
	IBC CODE REFERENCE	CODE OR STANDARD REFERENCE	FREQUENCY (NOTE 6) CONTINUOUS	PERIODIC	
SOILS					
VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE THE DESIGN BEARING CAPACITY.	TB 1705.6 1705.6	GEOTECHNICAL REPORT	-	X	BY THE GEOTECHNICAL ENGINEER
VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER MATERIAL.			-	X	
PERFORM CLASSIFICATION AND TESTING OF COMPACTED FILL MATERIALS.			-	X	
VERIFY USE OF PROPER MATERIALS, DENSITIES AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF COMPACTED FILL.			X	-	
PRIOR TO PLACEMENT OF COMPACTED FILL, INSPECT SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY.			-	X	

TABLE 2 - REQUIRED STRUCTURAL SPECIAL INSPECTIONS

SYSTEM OR MATERIAL	INSPECTION				REMARKS
	IBC CODE REFERENCE	CODE OR STANDARD REFERENCE	FREQUENCY (NOTE 6) CONTINUOUS	PERIODIC	
CONCRETE					
INSPECT REINFORCEMENT, INCLUDING EMBEDMENTS, AND VERIFY PLACEMENT.	TB 1705.3(1) 1705.3	ACI 318: 20, 25.2-25.3, 26.6.1-26.6.3, 26.8, 26.13.3; AISC 360: N5.8	-	X	TOLERANCE AND REINFORCING PLACEMENT PER ACI 318: 26.6
INSPECT ANCHORS CAST IN CONCRETE	WAC 51-50-1705	ACI 318 17.8.2; AISC 360: N5.8	-	X	ALL ANCHORS SHALL BE VISUALLY INSPECTED
INSPECT ANCHORS POST-INSTALLED IN HARDENED CONCRETE MEMBERS:					
ADHESIVE ANCHORS AND ADHESIVE REINFORCING DOWELS INSTALLED IN HORIZONTALLY OR UPWARDLY INCLINED ORIENTATIONS TO RESIST SUSTAINED TENSION LOADS.	TB 1705.3 (4.a)	ACI 355.4 ICC/IAPMO EVALUATION REPORT ACI 318: 17.8.2.4, 26.13.3	X	-	REFER TO ANCHOR CALLOUTS FOR SUSTAINED TENSION (ST) DESIGNATION
MECHANICAL ANCHORS, ADHESIVE ANCHORS, AND ADHESIVE REINFORCING DOWELS NOT DEFINED ABOVE.	TB 1705.3 (4.b)	ACI 355.4 ICC/IAPMO EVALUATION REPORT ACI 318: 17.8.2, 26.13.3	-	X (NOTE 7)	ALL ANCHORS SHALL BE VISUALLY INSPECTED
VERIFY USE OF REQUIRED DESIGN MIX.	TB 1705.3(5) 1705.3 1904	ACI 318: 19, 26.4.3-26.4.4, 26.13.3	-	X	-
PRIOR TO CONCRETE PLACEMENT, FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS, AND DETERMINE THE TEMPERATURE OF THE CONCRETE.	TB 1705.3(6) 1908.10	ASTM C 172 ASTM C 31 ACI 318: 26.5, 26.12	X	-	-
VERIFY CURING METHOD AND DURATION OF CURING FOR EACH MEMBER.	-	ACI 318: 26.13.3.3(b)	-	X	-
INSPECT FORMWORK FOR SHAPE, LOCATION AND DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED.	TB 1705.3(12) 1705.3	ACI 318: 26.11.1.2(b)	-	X	-
INSPECT REINFORCING STEEL MECHANICAL COUPLERS, TERMINATORS AND FORM SAVERS	-	ICC/IAPMO EVALUATION REPORTS	-	X	VISUALLY INSPECT FOR CORRECT ASSEMBLY AND LOCATION

SYSTEM OR MATERIAL	INSPECTION				REMARKS
	IBC CODE REFERENCE	CODE OR STANDARD REFERENCE	FREQUENCY (NOTE 8) OBSERVE	PERFORM	
STEEL					
INSPECTION TASKS PRIOR TO WELDING:					
WELDER QUALIFICATION RECORDS AND CONTINUITY RECORDS	1705.2	AISC 360: TB N5.4-1 AISC 360: N5.4	X	-	-
WPS AVAILABLE			-	X	-
MANUFACTURER CERTIFICATIONS FOR WELDING CONSUMABLES AVAILABLE			-	X	-
MATERIAL IDENTIFICATION (TYPE/GRADE)			X	-	-
WELDER IDENTIFICATION SYSTEM			X	-	-
CONFIGURATION AND FINISH OF ACCESS HOLES			X	-	-
FIT-UP OF FILLET WELDS: DIMENSIONS (ALIGNMENT, GAPS AT ROOT), CLEANLINESS (CONDITION OF STEEL SURFACES), TACKING (TACK WELD QUALITY AND LOCATION), BACKING TYPE AND FIT (IF APPLICABLE)			X	-	-
CHECK WELDING EQUIPMENT			-	-	FABRICATOR OR ERECTOR SHALL OBSERVE
INSPECTION TASKS DURING WELDING:					
CONTROL AND HANDLING OF WELDING CONSUMABLES: PACKAGING, EXPOSURE CONTROL			X	-	-
NO WELDING OVER CRACKED TACK WELDS			X	-	-
ENVIRONMENTAL CONDITIONS: WIND SPEED WITHIN LIMITS, PRECIPITATION AND TEMPERATURE			X	-	-
WPS FOLLOWED: SETTINGS ON WELDING EQUIPMENT, TRAVEL SPEED, SELECTED WELDING MATERIALS, SHIELDING GAS TYPE/FLOW RATE, PREHEAT APPLIED, INTERPASS TEMPERATURE MAINTAINED (MIN./MAX.), PROPER POSITION (F, V, H, OH)			X	-	-
WELDING TECHNIQUES: INTERPASS AND FINAL CLEANING, EACH PASS WITHIN PROFILE LIMITATIONS, EACH PASS MEETS QUALITY REQUIREMENTS			X	-	-
PLACEMENT AND INSTALLATION OF STEEL HEADED STUD ANCHORS			-	X	-
INSPECTION TASKS AFTER WELDING:					
WELDS CLEANED	1705.2	AISC 360: TB N5.4-3 AISC 360: N5.4	X	-	-
SIZE, LENGTH AND LOCATION OF WELDS			-	X	-
WELDS MEET VISUAL ACCEPTANCE CRITERIA: CRACK PROHIBITION, WELD/BASE-METAL FUSION, CRATER CROSS SECTION, WELD PROFILES, WELD SIZE, UNDERCUT, POROSITY			-	X	-
ARC STRIKES			-	X	-
REPAIR ACTIVITIES			-	X	-
DOCUMENT ACCEPTANCE OR REJECTION OF WELDED JOINT OR MEMBER			-	X	-
NO PROHIBITED WELDS HAVE BEEN ADDED WITHOUT THE APPROVAL OF THE EOR			X	-	-
INSPECTION OF GALVANIZED STRUCTURAL STEEL MAIN MEMBERS:					
VISUALLY INSPECT EXPOSED CUT SURFACES AND EXPOSED CORNERS OF RECTANGULAR HSS FOR CRACKS AFTER GALVANIZATION.	-	AISC 360: N5.7	-	X	-

TABLE 2C - REQUIRED STRUCTURAL INSPECTIONS FOR SPECIAL CASES

SYSTEM OR MATERIAL	INSPECTION				REMARKS
	IBC CODE REFERENCE	CODE OR STANDARD REFERENCE	FREQUENCY (NOTE 6) CONTINUOUS	PERIODIC	
PRE-ENGINEERED STRUCTURES					
FABRICATION AND ERECTION	1705.1.1	MBMA	-	-	SEE METAL BUILDING MANUFACTURER FOR SPECIAL INSPECTION REQUIREMENTS ASSOCIATED WITH THE DEFERRED SUBMITTAL

TABLE 3 - REQUIRED STRUCTURAL TESTING

SYSTEM OR MATERIAL	TESTING				REMARKS
	IBC CODE REFERENCE	CODE OR STANDARD REFERENCE	FREQUENCY CONTINUOUS	PERIODIC	
GEOTECHNICAL					
FILL IN-PLACE DENSITY OR PREPARED SUBGRADE DENSITY	1705.6	VARIES; MINIMUM PER IBC APPENDIX J107.5	-	X	BY THE GEOTECHNICAL ENGINEER
MATERIAL VERIFICATION		VARIES; CLASSIFICATION AND TESTING OF CONTROLLED FILL MATERIALS	-	X	BY THE GEOTECHNICAL ENGINEER
CONCRETE					
COMPOSITE SAMPLES	1903 1705.3	ASTM C 172 ACI 318: 26.12	ONE SAMPLE FOR EA 150 CY NOR LESS THAN 5,000 SQ FT OF SLABS AND WALLS, ONE SET PER DAY MIN		OBTAIN WHEN FRESH CONCRETE IS PLACED FOR EACH MIX DESIGN USED
CONCRETE STRENGTH, UNO		ASTM C 39 ACI 318: 26.12	EACH SAMPLE: 1 CYL - 7 DAYS 3 CYL - TEST AGE 1 CYL - HOLD		(NOTE 9) REFER TO GENERAL NOTES FOR TEST AGE. FOR 6 BY 12-INCH CYLINDERS, 2 CYLINDERS AT TEST AGE IS PERMITTED. CYL = CYLINDER
CONCRETE SLUMP		ASTM C 143	ONE TEST PER COMPOSITE SAMPLE		AT POINT OF PLACEMENT
CONCRETE AIR CONTENT		ASTM C 231	ONE TEST PER COMPOSITE SAMPLE		MIN ONE PER DAY
CONCRETE TEMPERATURE		ASTM C 1064	ONE TEST PER COMPOSITE SAMPLE		ONE TEST PER HOUR WHEN AIR TEMP IS BELOW 40 DEG F OR ABOVE 80 DEG F
STEEL					
RADIOGRAPHIC (RT) MAGNETIC PARTICLE (MT) AND ULTRASONIC (UT) TESTING OF WELDS	AISC 360: N5.5	RT- AWS D1.1: 6.16 MT- AWS D1.1: 6.14.4 UT- AWS D1.1: 6.13 & 6.14.3	PER DRAWINGS		ALL CJP WELDS IN MATERIALS 5/16" OR GREATER REQUIRE UT TESTING

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SPECIAL INSPECTION AND TESTING SCHEDULE

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PROJECT NO:	2100570

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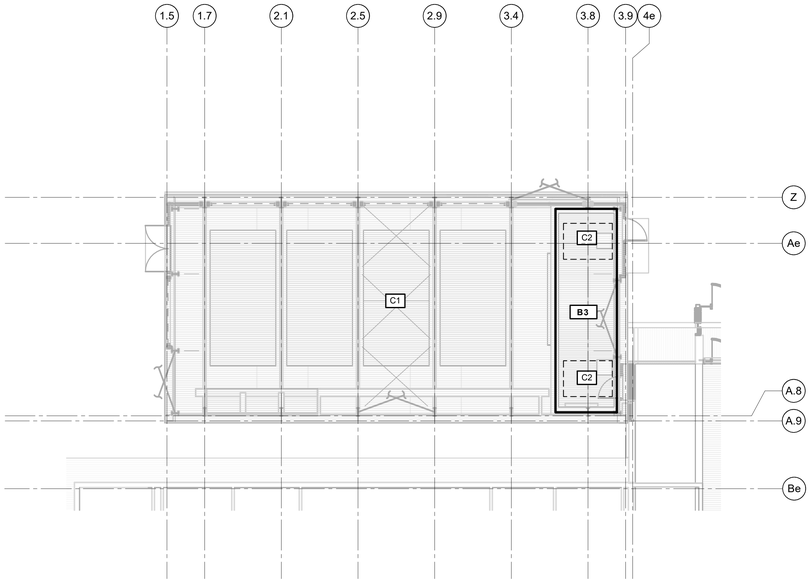
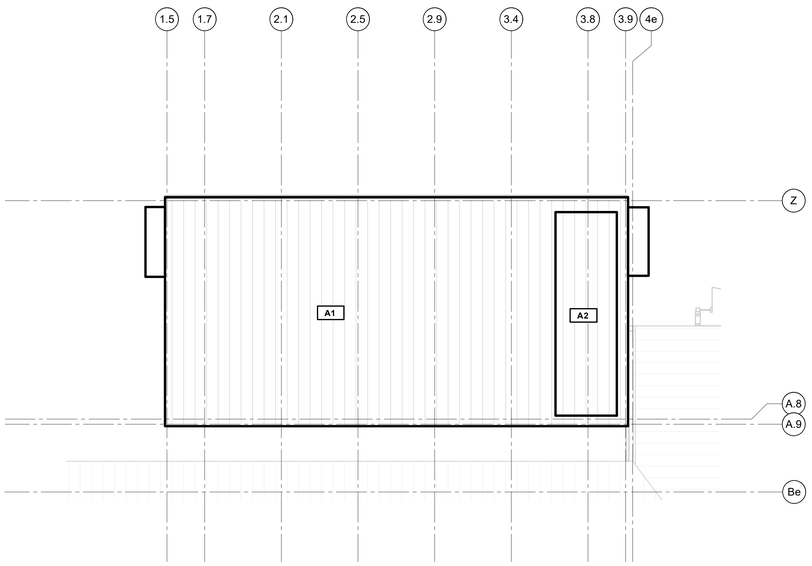
S0.3



1 LOAD MAP - LV. 1 RCP MAP

1/8" = 1'-0"



2 LOAD MAP - ROOF PLAN

1/8" = 1'-0"

LIVE LOAD SCHEDULE

TYPE MARK	DESCRIPTION	LOAD, PSF	TYPE COMMENTS
A	ROOF	25 SNOW	-
B	ACCESIBLE CEILING	20	-

SUPERIMPOSED DEAD LOAD SCHEDULE

TYPE MARK	DESCRIPTION	TOTAL LOAD, PSF	COLLATERAL LOAD, PSF	TYPE COMMENTS
1	ROOF	14	10	-
2	ROOF OVER DROPPED CEILING	9	5	-
3	CEILING	10	5	-

CONCENTRATED LOAD SCHEDULE

TYPE MARK	DESCTIPTION	LOAD, LBS	TYPE COMMENTS
C1	CEILING FAN	250	-
C2	FAN COIL UNIT	150	SUPPORT EA CORNER

LOAD SCHEDULE NOTES:

1. A1 — INDICATES LIVE LOAD AND SUPERIMPOSED LOAD PER SCHEDULES. LOADING OCCURS WITHIN REGIONS BOUND BY BOLD LINES.
   - SUPERIMPOSED DEAD LOAD
   - LIVE LOAD
2. (R) INDICATES LIVE LOADS ARE REDUCED IN ACCORDANCE WITH BUILDING CODE PROVISIONS.
3. REFER TO TABLE 1607.1 IN THE IBC FOR RELEVANT CONCENTRATED LIVE LOADS.
4. TOTAL LOAD INCLUDES COLLATERAL LOAD BUT DOES NOT INCLUDE A SEISMIC ALLOWANCE FOR PARTITIONS TRIBUTARY TO THE ROOF.

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LOAD MAPS

SCALE: **As indicated**
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PROJECT NO: 2100570

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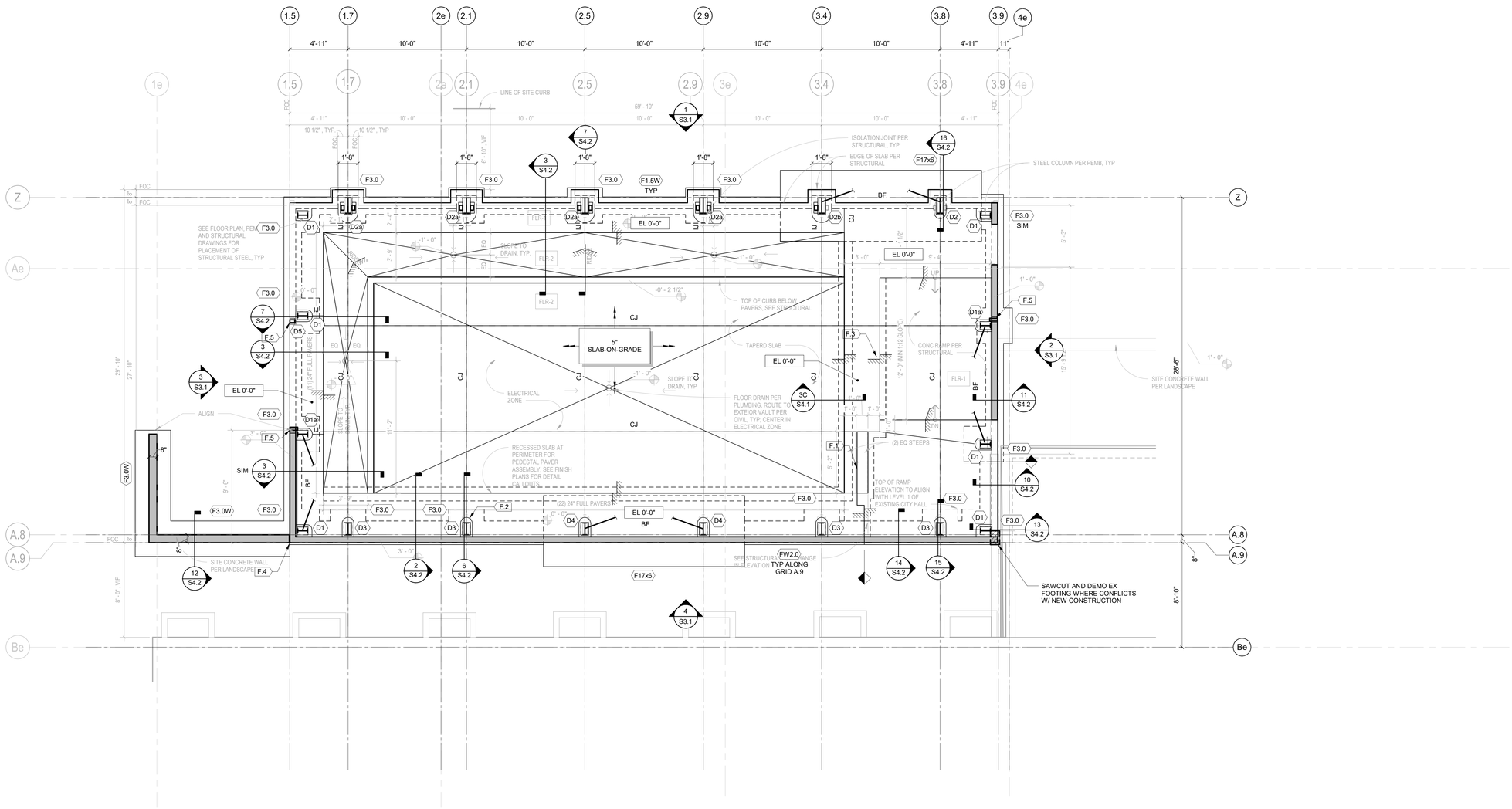
S1.1



FOUNDATION PLAN KEY NOTES:

- F.1 CONCRETE STAIR ON GRADE; SEE DETAIL 10/S4.1.
- F.2 PROVIDE ISOLATION JOINTS AROUND ALL COLUMNS PER DETAIL 2/S4.1.
- F.3 STEP SLAB ON GRADE PER 3B/S4.1.
  PROVIDE 1/2" CLEAR JOINT BETWEEN SITE WALL AND STEM WALL.
- F.5 DOOR JAMB POST BASE PLATE TO MATCH STEM WALL WIDTH; SEE ANCHOR ROD SCHEDULE NOTE 3.

FOUNDATION PLAN NOTES:

1. ALL INTERIOR SLABS ON GRADE TO BE 5" REINFORCED W/ #5 @ 12" OC EA WAY. PROVIDE 10 MIL VAPOR BARRIER BELOW SLAB OVER 6" OF GRANULAR FILL. PREPARE SUBGRADE AND COMPACT FILL PER EARTHWORK SPECIFICATION.
2. CJ INDICATES SLAB ON GRADE CONTROL/CONSTRUCTION JOINTS; SEE DETAIL 4/S4.1.
3. IJ INDICATES A FULL-DEPTH 1/2" ISOLATION JOINT.
4. FX.X INDICATES SPREAD FOOTING TYPE PER SCHEDULE AT RIGHT; TOP OF FOOTING TO OCCUR AT ELEVATION -1'-0" UNO.
5. BF INDICATES ORDINARY CONCENTRICALLY BRACED FRAMES WITH TENSION-ONLY BRACING.
6. A INDICATES BASE PLATE TYPE BY PEMB SUPPLIER; SEE ANCHOR ROD SCHEDULE. COORDINATE ANCHOR LOCATIONS WITH PEMB SUPPLIER. FOUNDATION DESIGN IS BASED ON PEMB LAYOUT. SEE CHG BUILDING SYSTEMS, INC. DRAWING PAGE 4 AND PAGE 5 DATED 06/13/2022.

FOOTING SCHEDULE

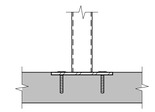
	DIMENSIONS				
	LENGTH	WIDTH	DEPTH	REINFORCING	TYPE COMMENTS
F3.0	3'-0"	3'-0"	1'-0"	(3) #5 EW BOT	TYP STEEL COLUMN FOOTING
F17x6	17'-0"	6'-0"	2'-0"	#5 @ 18" TOP EW #8 @ 18" BOT EW	-
F1.5W	CONT	1'-6"	1'-0"	(2) #5 BOT LONGITUDINAL	CONT WALL FOOTING
F2.0W	CONT	2'-0"	1'-0"	(3) #5 BOT LONGITUDINAL #5 @ 18" BOT TRANSVERSE	CONT WALL FOOTING
F3.0W	CONT	3'-0"	1'-0"	(3) #5 BOT LONGITUDINAL #5 @ 18" BOT TRANSVERSE	CONT WALL FOOTING

NOTES:
1. COLUMN FOOTING SIZES ARE PRELIMINARY WITH FINAL DESIGN TO BE BASED ON PEMB REACTIONS.

ANCHOR ROD SCHEDULE

BASE PLATE TYPE	ANCHOR ROD DIAMETER	EMBEDMENT DEPTH	ANCHOR ROD GRADE	NOTES
D1, D3	3/4"	9"	GRADE 36	-
D2	7/8"	18"	GRADE 36	-
D4	1"	18"	GRADE 36	-
D2a	3/4" 3/4"	9" 9"	GRADE 36 GRADE 36	PLATE 1 (WF COL) PLATE 2 (HSS COL)
D2b	7/8" 3/4"	18" 9"	GRADE 36 GRADE 36	PLATE 1 (WF COL) PLATE 2 (HSS COL)
D1a	3/4" 5/8"	9" 6"	GRADE 36 (SEE NOTE 3)	WF COL (BASE PL TYP D1) HSS COL (SEE NOTE 3)
D5	5/8"	6"	(SEE NOTE 3)	HSS COL (SEE NOTE 3)

NOTES:
1. ANCHOR RODS TO BE ASTM F1554 WITH GRADE AND EMBEDMENT PER SCHEDULE. SEE FOUNDATION PLAN FOR BASE PLATE TYPE.
2. DIAMETER, NUMBER, AND LOCATIONS OF ANCHOR RODS AS REQUIRED BY THE PEMB SUPPLIER. SEE CHG BUILDING SYSTEMS, INC. DRAWINGS PAGE 4 AND PAGE 5 DATED 06/13/2022.
3. DOOR JAMB HSS POSTS AT GRIDS 1.5 AND 3.9 TO BE ATTACHED TO CURB WITH 5/8x8 SIMPSON TITEN HD WASHER HEAD SCREW ANCHORS. PEMB SUPPLIER TO SIZE PLATE TO FIT WITHIN WIDTH OF 8" CURB AND RECESS PLATE TO AVOID INTERFERENCE WITH DOOR AND CLADDING:



1 FOUNDATION PLAN
1/4" = 1'-0"

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FOUNDATION PLAN

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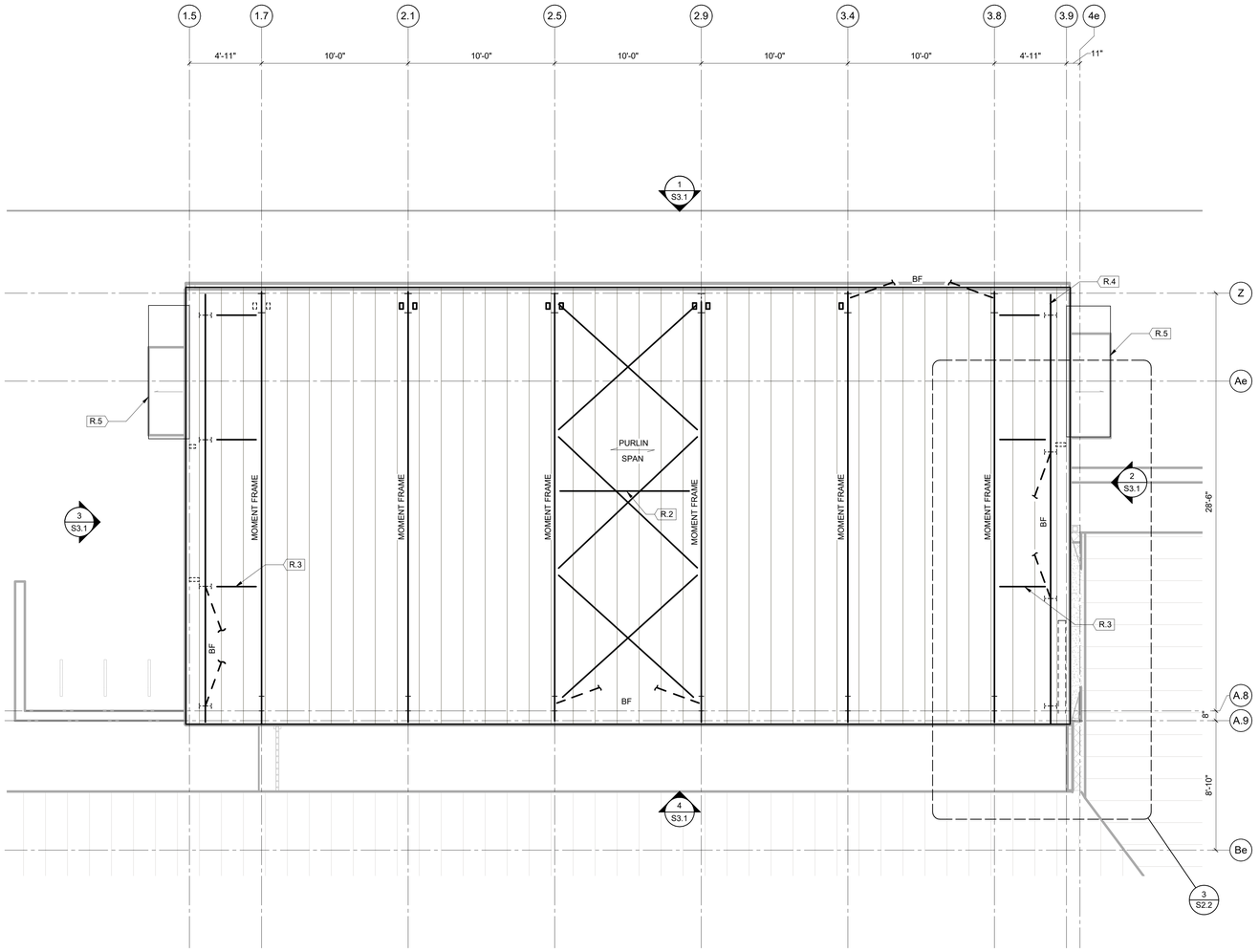
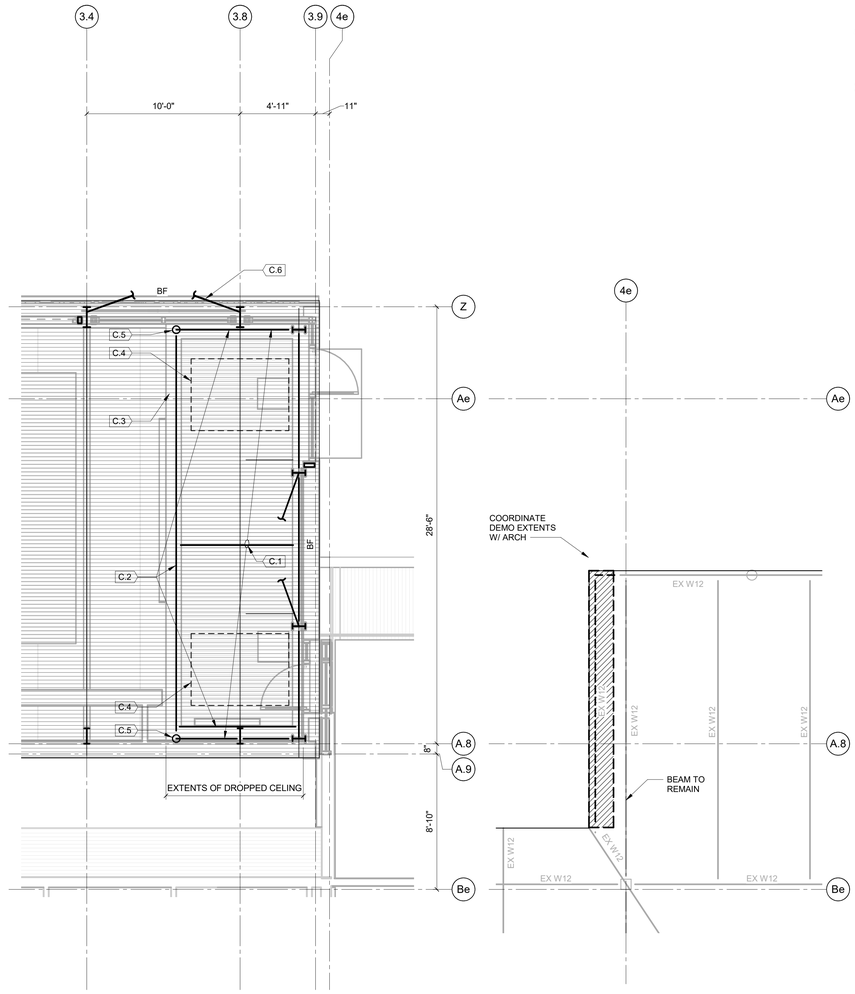
S2.1



1 CONCEPT ROOF FRAMING PLAN

1/4" = 1'-0"



2 CEILING FRAMING PLAN

1/4" = 1'-0"

3 EX ROOF DEMOLITION PARTIAL PLAN

1/4" = 1'-0"

ROOF FRAMING PLAN KEY NOTES:

- R.1 ROD BRACING.
- R.2 SUPPLEMENTARY FRAMING TO SUPPORT CEILING FAN. ADD FRAMING AS REQUIRED TO SUPPORT CONCENTRATED LOADS; SEE LOAD MAPS ON S1.1.
- R.3 ADD FRAMING AS REQUIRED TO BRACE WIND COLUMNS.
- R.4 CANTILEVER FRAMING TO SUPPORT PURLINS ROOF FRAMING AND CLADDING.
- R.5 CANOPY BELOW; SEE SHEET S3.1.

ROOF FRAMING PLAN NOTES:

1. ONLY PRIMARY STEEL ROOF FRAMING IS SHOWN. PROVIDE ROOF PURLINS, EAVE FRAMING, DRAG STRUTS AND BRACING REQUIRED FOR A COMPLETE INSTALLATION AND TRANSFER OF LATERAL FORCES TO FRAMES IN EACH DIRECTION.
2. SEE SHEET S0.1 FOR LOADS AND GENERAL NOTES AND S1.1 FOR LOAD MAPS.

CEILING FRAMING PLAN KEY NOTES:

- C.1 COLD FORMED STEEL JOISTS @ 16" OC TO SUPPORT DROPPED CEILING. SEE ARCH FOR CEILING ELEVATIONS AND PROFILE.
- C.2 STEEL FRAMING TO SUPPORT CEILING JOISTS.
- C.3 PROVIDE STUD WALLS TO CONCEAL MECHANICAL EQUIPMENT ABOVE DROPPED CEILING.
- C.4 FAN COIL UNIT SUPPORTED FROM ROOF FRAMING ABOVE; SEE LOAD MAPS.
- C.5 HANGER TO ROOF FRAMING ABOVE.
- C.6 BRACED FRAME BETWEEN GRIDS 3.4 AND 3.8 IS TO BE AT EXTERIOR AND OFFSET TO CLEAR STOREFRONT.

CEILING FRAMING PLAN NOTES:

1. ONLY PRIMARY HORIZONTAL STEEL CEILING FRAMING IS SHOWN. SEE ARCH FOR ADDITIONAL REQUIREMENTS AT DROPPED CEILINGS.
2. SEE SO.1 FOR LOADS AND GENERAL NOTES AND S1.1 FOR LOAD MAPS.

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CONCEPT ROOF FRAMING PLAN

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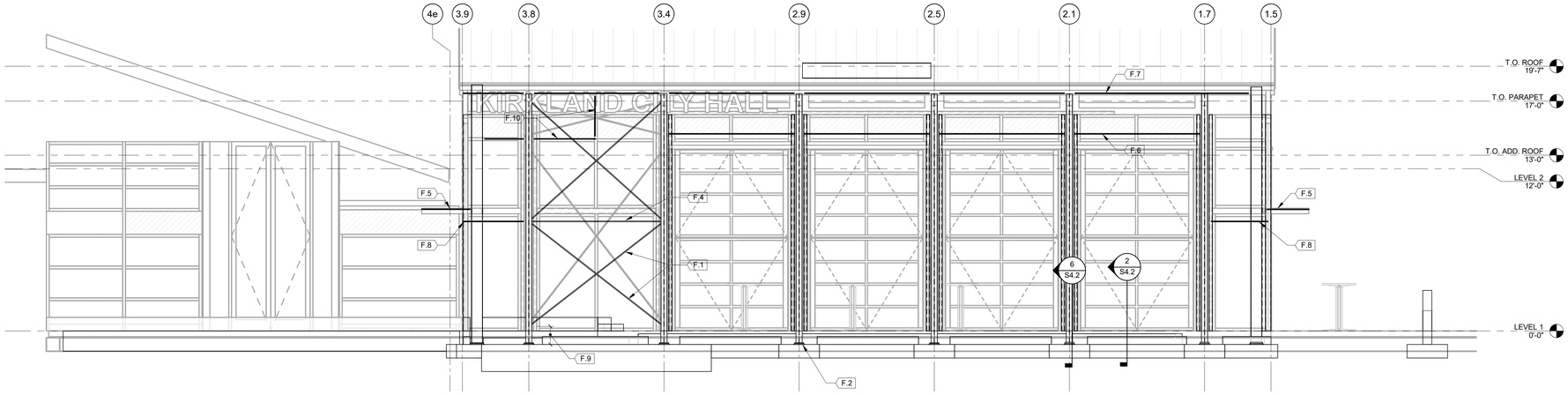
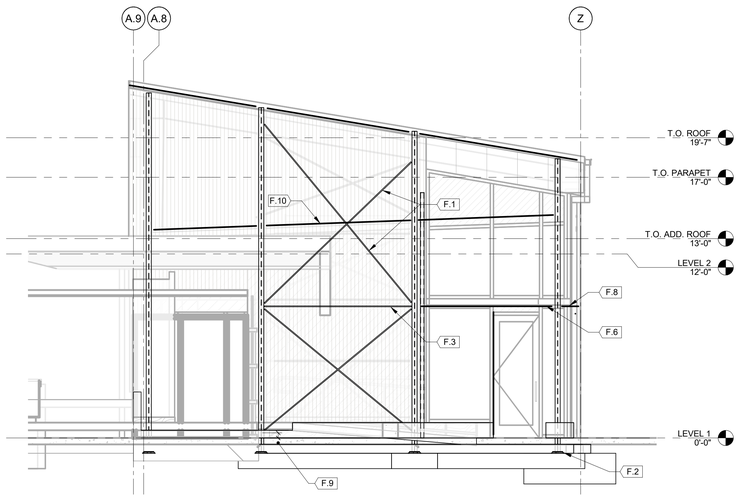
S2.2



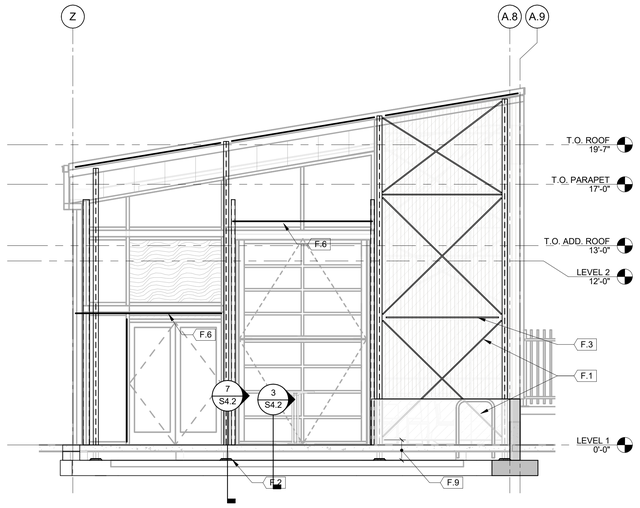
1 NORTH ELEVATION

1/4" = 1'-0"



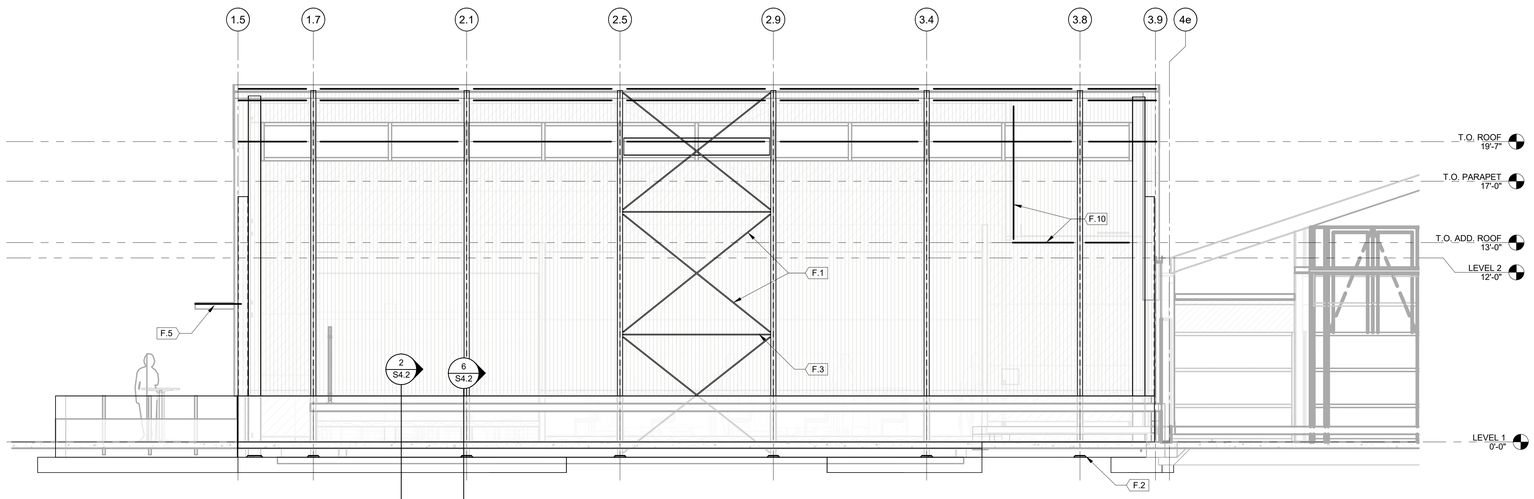
2 EAST ELEVATION

1/4" = 1'-0"



3 WEST ELEVATION

1/4" = 1'-0"



4 SOUTH ELEVATION

1/4" = 1'-0"

FRAMING ELEVATIONS NOTES:

1. ONLY PRIMARY STEEL CONCEPT FRAMING IS SHOWN. PROVIDE GIRTS AND SUPPLEMENTARY FRAMING AS REQUIRED FOR A COMPLETE INSTALLATION.
2. SEE S0.1 FOR GENERAL NOTES AND S1.1 FOR LOAD MAPS.

FRAMING ELEVATIONS KEY NOTES:

- F.1 ROD BRACING.
- F.2 ALL COLUMNS TO BE RECESSED. BOTTOM OF BASE PLATES TO OCCUR AT -0'-11" UNO.
- F.3 HORIZONTAL STRUTS AT BRACED FRAMES TO PROVIDE TORSIONAL RESTRAINT FOR COLUMNS PER AISC 341-16.
- F.4 THIS HORIZONTAL STRUT AT BRACED FRAME BETWEEN GRIDS 3.4 AND 3.8 TO ALSO PROVIDE SUPPORT FOR STOREFRONT. BRACED FRAME IS AT EXTERIOR AND OFFSET TO CLEAR STOREFRONT.
- F.5 CANTILEVERED AWNING FRAMING. SEE ARCH FOR AWNING CONFIGURATION.
- F.6 DOOR HEADER AND SUPPORT FOR STOREFRONT FRAMING ABOVE. PROVIDE SUPPLEMENTARY FRAMING FOR DOOR AS REQUIRED.
- F.7 WINDOW HEADER.
- F.8 EXTEND FRAMING FOR STOREFRONT AND CLADDING SUPPORTS AT CORNERS.
- F.9 BRACED FRAME ROD DIAGONALS TO REMAIN ABOVE SLAB ON GRADE AT FRAMES EXPOSED TO VIEW. PROVIDE SUPPLEMENTARY STEEL AS REQUIRED FOR ECCENTRIC CONNECTION.
- F.10 DROPPED CEILING FRAMING (SEE S2.2).

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KIRKLAND CITY HALL
VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

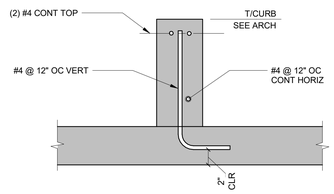
CONTENTS:

CONCEPT FRAMING ELEVATIONS

SCALE:	**As indicated**
DRAWN:	**RMF**
CHECKED:	**JJC**
PROJECT NO:	2100570

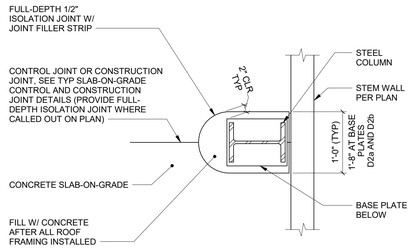
SHEET:

S3.1



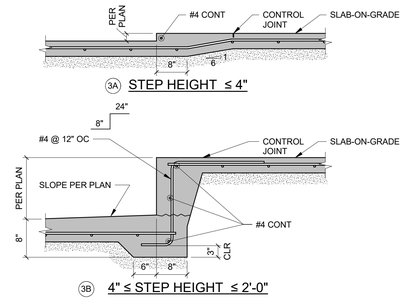
1 TYPICAL CURB DETAIL

1 1/2" = 1'-0"



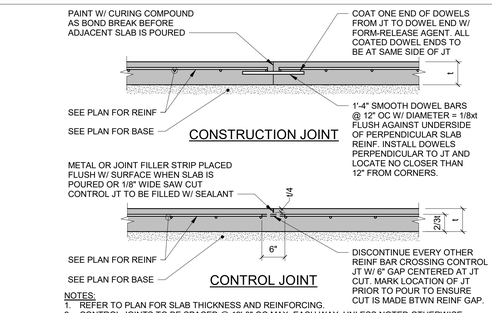
2 TYP ISOLATION JOINT DETAIL AT STEEL COL

NO SCALE



3 TYP SLAB-ON-GRADE STEP

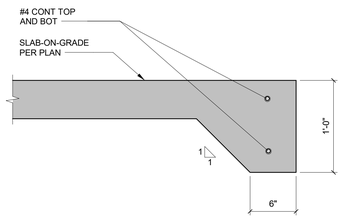
NO SCALE



NOTES:
1. REFER TO PLAN FOR SLAB THICKNESS AND REINFORCING.
2. CONTROL JOINTS TO BE SPACED @ 12'-0" OC MAX, EACH WAY, UNLESS NOTED OTHERWISE. RATIO OF DISTANCE BETWEEN CONTROL JOINTS IN EACH DIRECTION FOR A SLAB PANEL SHALL NOT EXCEED 1.5. CONSTRUCTION JOINTS PER THIS DETAIL SHALL BE CONSIDERED AS CONTROL JOINTS FOR CONTROL JOINT SPACING REQUIREMENTS.
3. WHERE CONTROL JOINTS ARE SAW CUT, TIMING OF JOINT CUTTING SHALL BE PER THE PROJECT SPECIFICATIONS.

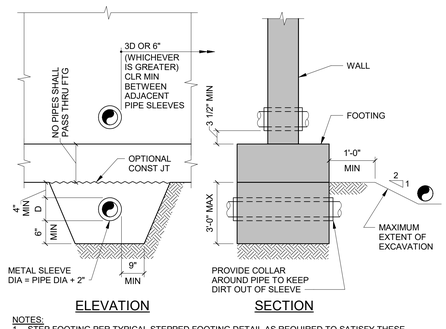
4 TYP SOG CONTROL & CONSTRUCTION JTS

NO SCALE



5 TYPICAL THICKENED SLAB EDGE

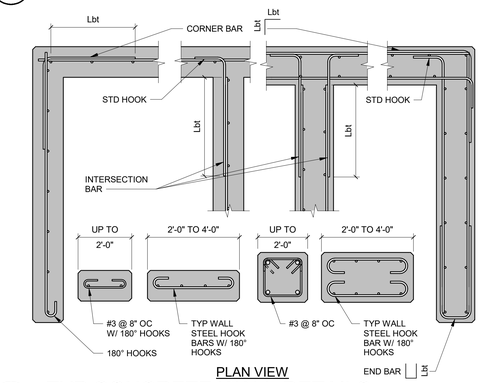
1 1/2" = 1'-0"



NOTES:
1. STEP FOOTING PER TYPICAL STEPPED FOOTING DETAIL AS REQUIRED TO SATISFY THESE CONDITIONS.
2. GENERAL CONTRACTOR TO COORDINATE EXACT DEPTH AND LOCATION OF PIPE.
3. "D" SHALL NOT EXCEED 8".

6 TYP DETAIL OF PIPE AT FOOTINGS

NO SCALE



7 TYP CONCRETE WALL DETAILS

NO SCALE

f'_c =	4,000 PSI
f_y =	60,000 PSI

SIZE	Ld	Ldt	Lb	Lbt	Ldh
#4	19 (28)	25 (37)	25 (37)	32 (48)	9
#5	24 (36)	31 (46)	31 (46)	40 (60)	12
#6	28 (43)	37 (55)	37 (55)	48 (72)	14
#7	42 (62)	54 (81)	54 (81)	70 (105)	17
#8	47 (71)	62 (92)	62 (92)	80 (120)	19
#9	54 (80)	70 (104)	70 (104)	90 (136)	21
#10	60 (90)	78 (117)	78 (117)	102 (153)	24
#11	67 (100)	87 (130)	87 (130)	113 (170)	27

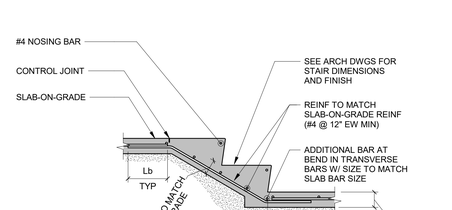
NOTES:
1. USE THE LENGTHS IN THIS SCHEDULE, UNLESS NOTED OTHERWISE.
2. USE LENGTH IN ( ) WHEN BAR COVER IS db OR LESS OR BAR CLEAR SPACING IS 2db OR LESS.
3. A TOP BAR IS A HORIZOMTAL BAR WITH MORE THAN 12" OF FRESH CONCRETE CAST BELOW IT.

ABBREVIATIONS

db = BAR DIAMETER
Ld = TENSION DEVELOPMENT LENGTH
Ldt = TENSION DEVELOPMENT LENGTH FOR A TOP BAR
Lb = CLASS B LAP SPLICE LENGTH, 1.3 Ld
Lbt = CLASS B LAP SPLICE LENGTH FOR A TOP BAR, 1.3 Ldt
Ldh = TENSION DEVELOPMENT LENGTH FOR A STANDARD HOOK

8 DEVELOPMENT AND SPLICE LENGTH SCHED

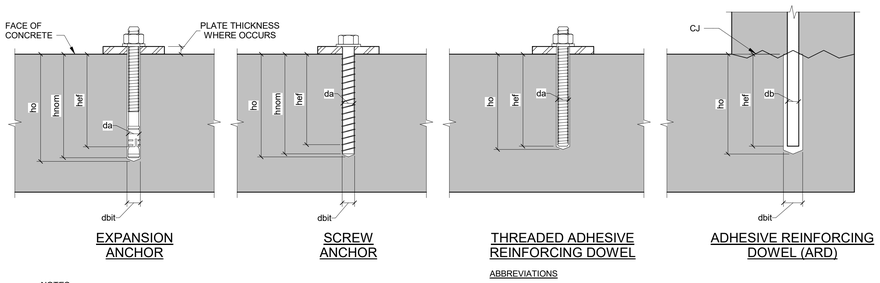
NO SCALE



NOTES:
1. REFER TO PLAN FOR SLAB THICKNESS AND REINFORCING.

10 TYP STAIR-ON-GRADE

NO SCALE



NOTES:
1. REFER TO STRUCTURAL NOTES FOR APPROVED ANCHOR(S) AND EVALUATION REPORT(S).

ABBREVIATIONS

hef = EFFECTIVE EMBEDMENT PER DRAWINGS
hnom = NOMINAL EMBEDMENT REQUIRED TO ACHIEVE EFFECTIVE EMBEDMENT PER EVALUATION REPORT. FOR EXPANSION ANCHORS, THIS APPLIES TO THE CONDITION PRIOR TO APPLICATION OF TORQUE.
ho = MINIMUM HOLE DEPTH PER EVALUATION REPORT
da, db = DIAMETER OF ANCHOR/BAR PER DRAWINGS
dbit = DIAMETER OF DRILL BIT PER EVALUATION REPORT

11 TYPICAL POST-INSTALLED ANCHORS

NO SCALE

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KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

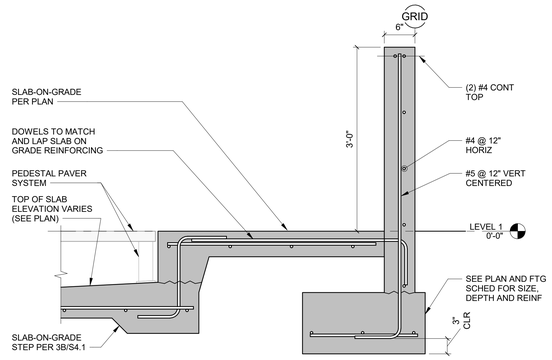
CONTENTS:

TYPICAL CONCRETE DETAILS

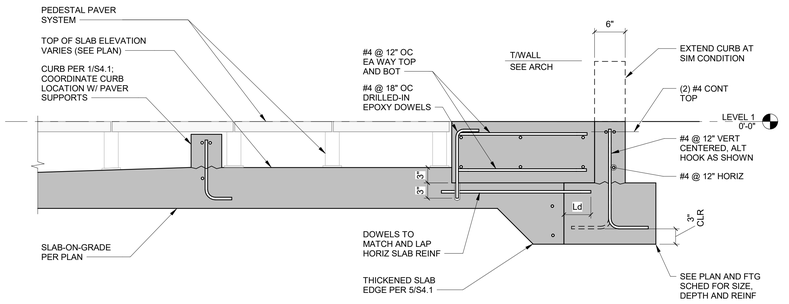
SCALE:	As indicated
DRAWN:	RMF
CHECKED:	JCC
PROJECT NO:	2100570

SHEET:

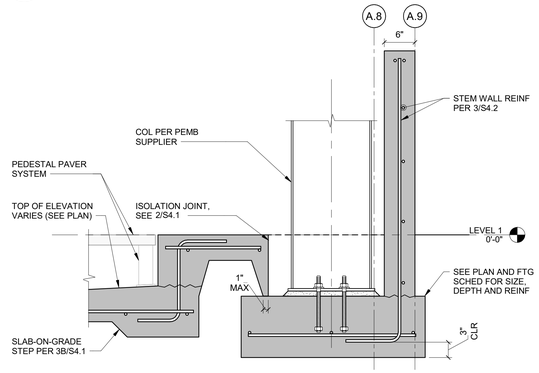
S4.1



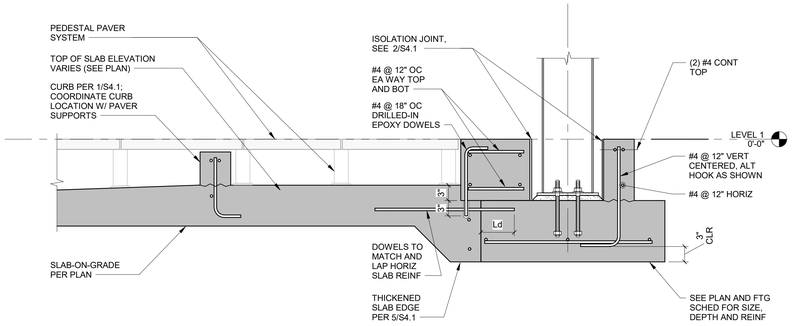
2 SECTION
1" = 1'-0"



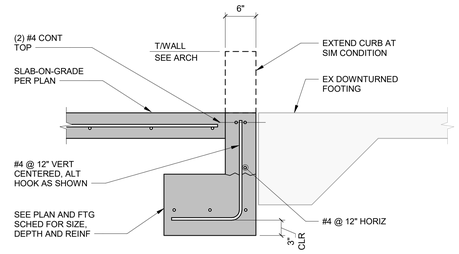
3 SECTION
1" = 1'-0"



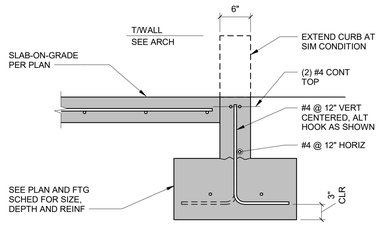
6 SECTION
1" = 1'-0"



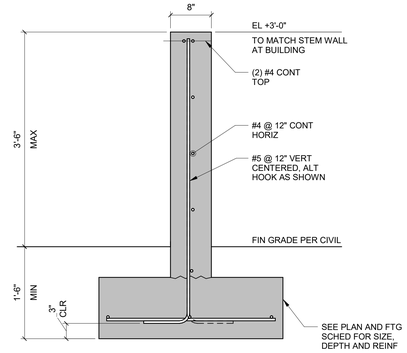
7 SECTION
1" = 1'-0"



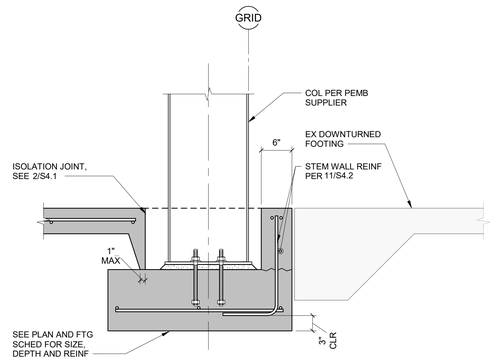
10 EXTERIOR WALL FOOTING @ EX FOOTING
1" = 1'-0"



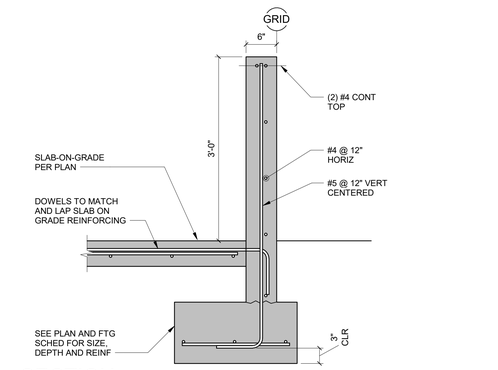
11 TYP EXTERIOR WALL FOOTING
1" = 1'-0"



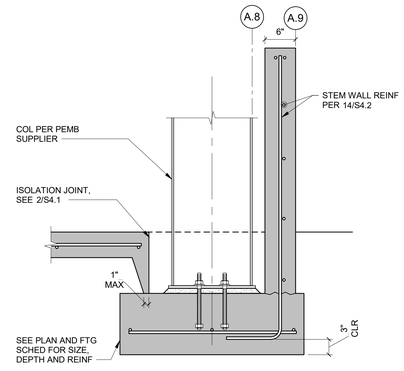
12 SECTION
1" = 1'-0"



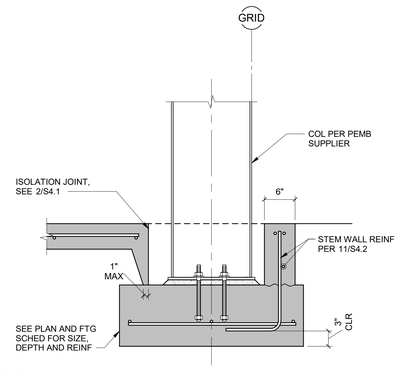
13 SECTION
1" = 1'-0"



14 SECTION
1" = 1'-0"



15 SECTION
1" = 1'-0"



16 SECTION
1" = 1'-0"

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KIRKLAND CITY HALL VIRTUAL SERVICE CENTER

123 5th Ave
Kirkland, WA 98033

BID SET

ISSUE DATE: SEPTEMBER 14, 2022

REVISION	DATE	DESCRIPTION

CONTENTS:

FOUNDATION SECTIONS AND DETAILS

SCALE:	**1" = 1'-0"**
DRAWN:	**RMF**
CHECKED:	**JJC**
PROJECT NO:	2100570

SHEET:
S4.2

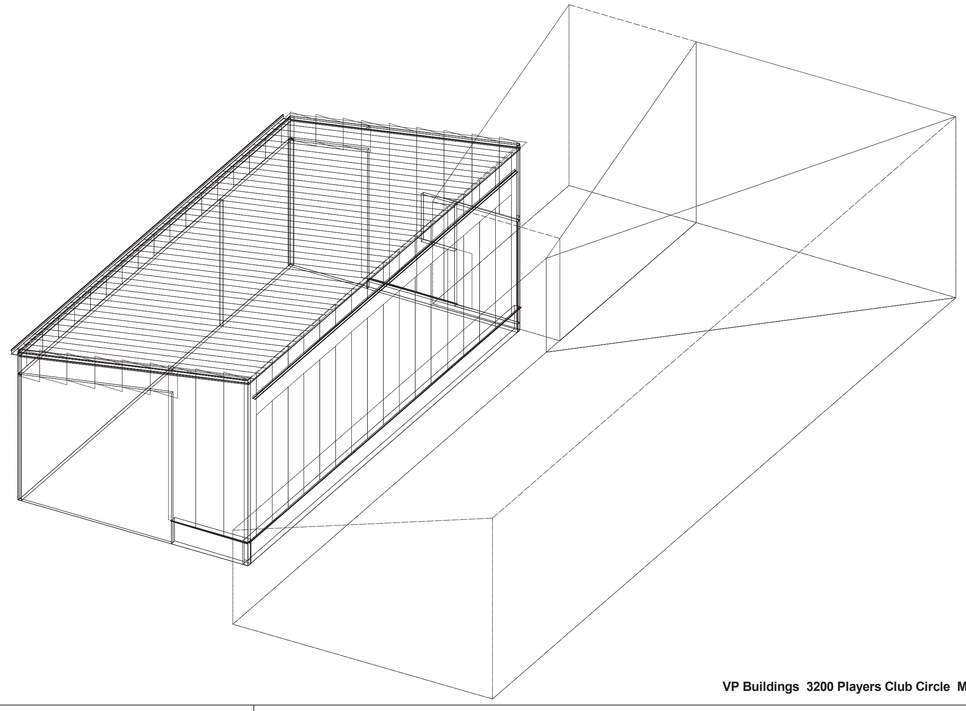
VP BUILDINGS
VARCO PRUDEN

a division of BlueScope Buildings North America, Inc.

DRAWING INDEX

DRAWING RELEASE HISTORY

TYPE	DATE	DESCRIPTION
Permit Drawings	06/13/2022	PERMIT SET- For Building Dept. Approval



VP Buildings 3200 Players Club Circle Memphis TN 38125

GENERAL NOTES

MATERIALS

	ASTM DESIGNATION	
3 PLATE WELDED SECTIONS	A529, A572, A1011, A1018	GRADE 55
COLD FORMED LIGHT GAGE SHAPES	A653, A1011	GRADE 60
BRACE RODS	A572, A510	GRADE 50
HOT ROLLED MILL SHAPES	A36, A529, A572, A588, A992	GRADE 36 OR 50
HOT ROLLED ANGLES	A529, A572, A588, A992	GRADE 50
HOLLOW STRUCTURAL SECTION (HSS)	A500	GRADE B
CLADDING	A653, A792	GRADE 50 OR GRADE 80

HIGH STRENGTH BOLT TIGHTENING REQUIREMENTS

IT IS THE RESPONSIBILITY OF THE ERECTOR TO ENSURE PROPER BOLT TIGHTNESS IN ACCORDANCE WITH APPLICABLE REGULATIONS. SEE RCSC SPECIFICATION FOR STRUCTURAL JOINTS USING HIGH STRENGTH BOLTS FOR MORE INFORMATION. SEE ERECTION GUIDE FOR BOLT TIGHTENING INSTRUCTIONS. THE FOLLOWING CRITERIA MAY BE USED TO DETERMINE THE BOLT TIGHTNESS (I.E.-SNUG TIGHT OR PRE-TENSION) UNLESS REQUIRED OTHERWISE BY LOCAL JURISDICTION OR CONTRACT.

ALL A490 BOLTS SHALL BE "PRE-TENSIONED". A325 BOLTS IN PRIMARY FRAMING AND BRACING CONNECTIONS MAY BE "SNUG-TIGHT" EXCEPT AS FOLLOWS;

- PRE-TENSION A325 BOLTS IF BUILDING SUPPORTS A CRANE GREATER THAN 5 TON CAPACITY.
- PRE-TENSION A325 BOLTS IF BUILDING SUPPORTS MACHINERY THAT CREATES VIBRATION, IMPACT, OR STRESS REVERSALS ON CONNECTIONS.
- PRE-TENSION A325 BOLTS IF LOCATED IN HIGH SEISMIC AREAS. FOR IBC BASED CODES; HIGH SEISMIC IS DESIGN CATEGORY D, E OR F. SEE CODES AND LOADS SECTION BELOW FOR DETAILS.
- PRE-TENSION ANY CONNECTION WITH DESIGNATION A325-SC. SLIP CRITICAL (SC) CONNECTIONS MUST BE FREE OF PAINT, OIL OR OTHER MATERIALS THAT REDUCE FRICTION AT CONTACT SURFACES. GALVANIZED OR LIGHTLY RUSTED SURFACES ARE ACCEPTABLE.
- IN CANADA, ALL A325 AND A490 BOLTS SHALL BE "PRE-TENSIONED", EXCEPT FOR SECONDARY MEMBERS AND FLANGE BRACES.

SECONDARY MEMBERS AND FLANGE BRACE CONNECTIONS ARE ALWAYS "SNUG TIGHT", UNLESS INDICATED OTHERWISE IN ERECTION DRAWING DETAILS.

INSPECTION AND TESTING

SPECIAL INSPECTIONS AND TESTING REQUIRED BY AUTHORITY HAVING JURISDICTION (AHJ) DURING CONSTRUCTION AND/OR STEEL FABRICATION IS THE RESPONSIBILITY OF THE OWNER OR OWNERS AUTHORIZED AGENT. WHEN REQUIRED, THE OWNER SHALL EMPLOY A QUALITY ASSURANCE AGENCY (QAA) APPROVED BY THE AHJ. THE BUILDER IS RESPONSIBLE TO COORDINATE BETWEEN THE QAA FIRM AND BBNA FABRICATION FACILITIES. THE TYPE AND EXTENT OF SPECIAL INSPECTIONS AND NDT WELD TESTING MUST BE SPECIFICALLY STIPULATED IN CONTRACT DOCUMENTS OR BBNA WILL ASSUME SPECIAL INSPECTIONS AND/OR NDT TESTING ARE WAIVED AS PERMITTED BY THE BUILDING CODE BASED ON BBNA FACILITIES IAS AC472 ACCREDITATION.

This document has been electronically signed and sealed by Derrick Wessel, PE. The seal and signature applied are mine and I approve this document.
2022.06.21 08:19:47-07'00'

DERRICK WESSEL STATE OF WASHINGTON 56592 REGISTERED PROFESSIONAL ENGINEER
06/21/2022

PERMIT REVIEWED YH 06/20/2022

CAN/CSA A660 QUASAR Certified

IAS ACCREDITED Metal Building Systems AC 472

D

COVER SHEET

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097
FILENAME	Kirkland City Hall Virtual Service Center

VP BUILDINGS VARCO PRUDEN
VPC VERSION: 2022.1b
a division of BlueScope Buildings North America, Inc.

JOBNO	21-028656-01
DATE	06/13/2022
DRAWN / CHECK	DM YH
PAGE	1

6/13/2022 13:53:29

Codes and Loads
WHEN MULTIPLE BUILDINGS ARE INVOLVED, SPECIFIC LOAD FACTORS FOR DIFFERING OCCUPANCIES, BUILDING DIMENSIONS,
HEIGHTS, FRAMING SYSTEMS, ROOF SLOPES, ETC., MAY RESULT IN DIFFERENT LOAD APPLICATION FACTORS THAN
INDICATED BELOW. SEE CALCULATIONS FOR FURTHER DETAILS. WIND LOADS ARE APPLIED TO OVERALL BUILDING ENVELOPE.
COMMON WALLS BETWEEN CONNECTED SHAPES ARE NOT SUBJECT TO EXTERNAL WIND LOADS.
City: 123 5th Ave.; Kirkland County: King State: WA 98033 Country: United States

Building Code
Building Code: 2018 International Building Code
Building Risk/Occupancy Category: II (Standard Occupancy Structure)
Structural: 16AISC - ASD Rainfall: I: 4.00 inches per hour
Cold Form: 16AISI - ASD f'c: 3000.00 psi Concrete

Dead and Collateral Loads
Collateral Gravity:10.00 psf
Collateral Uplift: 0.00 psf

Wind Load
Wind Speed: Vult: 98.00 (Vasd: 75.91) mph
The 'Envelope Procedure' is Used
Primaries Wind Exposure: C - Kz: 0.890
Parts Wind Exposure Factor: 0.890
Wind Enclosure: Enclosed
Topographic Factor: Kzt: 1.0000
Ground Elevation Factor: Ke: 0.9964

NOT Windborne Debris Region
Base Elevation: 0/0/0
Site Elevation: 101.0 ft
Primary Zone Strip Width: 2a: 6/0/0
Parts / Portions Zone Strip Width: a: 3/0/0
Velocity Pressure: qz: 18.53, (C&C) 18.53 psf

Material Dead Weight
Roof Covering + Second. Dead Load: Varies
Frame Weight (assumed for seismic):5.50 psf

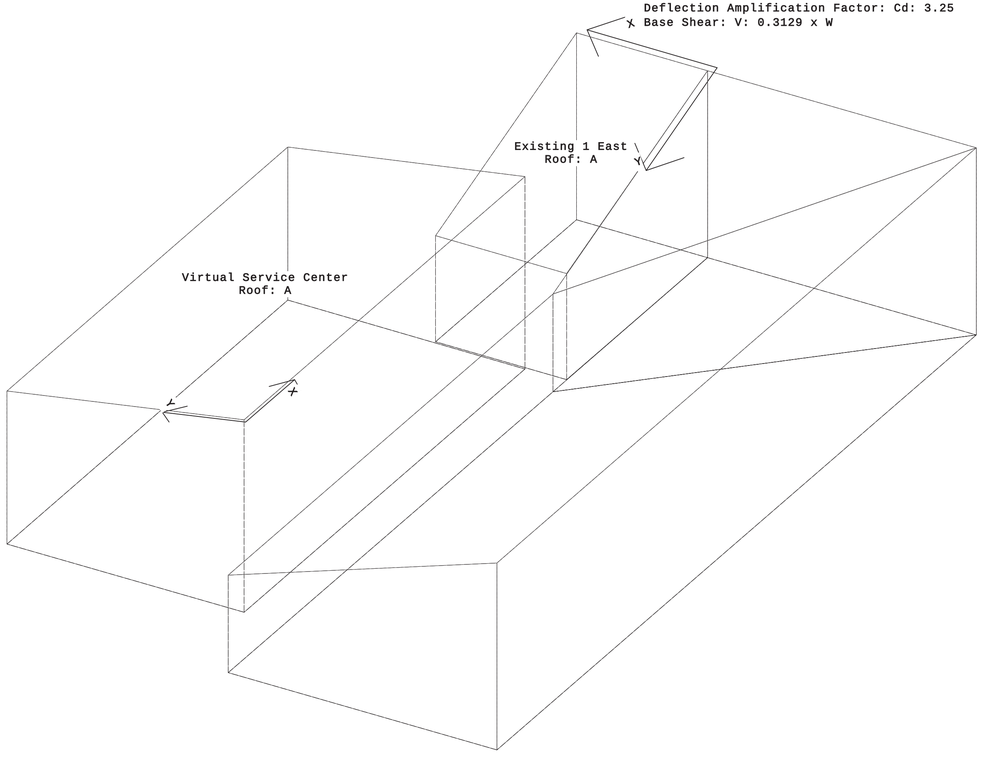
Snow Load
Ground Snow Load: pg: 25.00 psf
Flat Roof Snow: pf: 21.18 psf
Design Snow (Sloped): ps: 21.18 psf
Rain Surcharge: 0.00
Specified Minimum Roof Snow: 25.00 psf (USR)
Exposure Factor: 3 Sheltered - Ce: 1.10
Snow Importance: Is: 1.000
Thermal Factor: Kept just above freezing - Ct: 1.10
Ground / Roof Conversion: 0.70
Unobstructed, Slippery

Roof Live Load
Roof Live Load: 20.00 psf Reducible

Seismic Load
Lateral Force Resisting Systems using Equivalent Force Procedure
Mapped MCE Acceleration: Ss: 127.10 %g
Mapped MCE Acceleration: S1: 44.20 %g
Site Class: Stiff soil (D) - Default
Seismic Importance: Ie: 1.000
Design Acceleration Parameter: Sds: 1.0168
Design Acceleration Parameter: Sd1: 0.5475
Seismic Design Category: D
Seismic Snow Load: 0.00 psf
% Snow Used in Seismic: 0.00
Diaphragm Condition: Flexible
Fundamental Period Height Used: 21/2/11

Transverse Direction Parameters
Ordinary Steel Moment Frames
Redundancy Factor: Rho: 1.30
Fundamental Period: Ta: 0.3225
R-Factor: 3.50
Overstrength Factor: Omega: 2.50
Deflection Amplification Factor: Cd: 3.00
Base Shear: V: 0.2905 x W

Longitudinal Direction Parameters
Ordinary Steel Concentric Braced Frames
Redundancy Factor: Rho: 1.30
Fundamental Period: Ta: 0.1977
R-Factor: 3.25
Overstrength Factor: Omega: 2.00
Deflection Amplification Factor: Cd: 3.25
Base Shear: V: 0.3129 x W



Snow Buildup

Shape	Surface	Description	X Location	Y Location	Magnitude
Existing 1 East	Roof: A	Snow Drift (from Wall 3, Shape Virtual Service Center) : Roof: A	16.2 ft	31.6 ft	44.7 psf
			5.0 ft	31.6 ft	44.7 psf
			5.0 ft	16.1 ft	0.0 psf
			16.2 ft	16.1 ft	0.0 psf

1. The Snow Buildup loading shown is in addition to the flat or sloped roof snow.
2. The X and Y Location dimensions are from the point of origin of each surface.

The new building will have a snow drift on the lower existing buildings.
It is the builder's responsibility to check the existing building strength.

The building is designed for enclosed condition.
When the wind speed is greater than 30 mph,
all Bi-fold doors need to be closed to meet the enclosed condition.

06/21/2022

PERMIT SET- For Building Dept. Approval

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

NTS

6/13/2022 13:53:29

CODES AND LOADS

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097
FILENAME:	Kirkland City Hall Virtual Service Center

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
DATE	06/13/2022
DRAWN/CHECK	DM YH
PAGE	2

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BUILDER/CONTRACTOR RESPONSIBILITIES

VP Buildings follows the guidelines as outlined in the AISC and MBMA Codes of Standard Practice. VP Buildings standard product specifications, design, fabrication, quality criteria shall govern all work unless stipulated otherwise in the contract documents. In case of discrepancies between VP Buildings structural plans and plans for other trades, VP Buildings structural plans shall govern.

It is the responsibility of the Builder to obtain approvals and permits from all governing agencies and jurisdictions as required. Approval of VP Buildings drawings constitutes the builders acceptance of VP interpretation of the contract purchase order. Unless specific design criteria concerning interface design and details are furnished as part of the contract, VP Buildings design assumptions shall govern.

VP engineers are not Project Engineers or Engineer of Record for the overall project. VP engineering supply sealed engineering design data and drawings for VP supplied material as part of the overall project for use by others to obtain permits, approvals, and coordinate with other trades. All interface and/or compatibility of any materials not furnished by VP are to be considered and coordinated by the builder or A/E firm.

CONSTRUCTION & ERECTION RESPONSIBILITY

The Builder is responsible for construction in strict accordance with VP Buildings "FOR CONSTRUCTION" drawings and all applicable product installation guides. VP is not responsible for work done from any other VP drawings that are not marked "FOR CONSTRUCTION", nor any drawings prepared by others.

As erected field assemblies of members shall be as specified in MBMA Code of Standard Practice (in Canada - CSA S16), which require L/500 tolerance of installed members. Occasional field work including shimming, cutting, coping, and drilling for final fit-up are considered part of erection. Specified field work and field welding conditions indicated on these drawings shall also be included in the erectors scope of work. See Erection Guide for shimming procedure. For building with top riding bridge cranes see Crane Data drawing for column plumb tolerance.

The building erector shall be properly licensed and experienced in erecting metal building systems. The Builder is responsible for having knowledge of, and shall comply with, all OSHA requirements and all other governing site safety criteria. The builder is responsible for designing, supplying, locating and installing temporary supports and bracing during erection of the building. VP bracing is designed for code required loads after building completion and shall not be considered as adequate erection bracing. See Erection Guide.

Shimming of steel buildings during erection may be required to accomodate allowable tolerances during fabrication and erection. Special care should be taken by the building erector to shim connections where key dimensions must be maintained for building performance as even small tolerances can have a significant impact on critical dimensions such as height, clearances and plumbness, especially as the size of the member or building increases. Conditions where shimming should be expected can include but are not limited to large door openings, critical clear height requirements, cranes, buildings greater than 45 feet in height, clear spans greater than 125 feet and adjacent frames with different characteristics (like clear span frames adjacent to an endwall or modular frame). Shims are normally provided by the erector, but may be ordered upon request by contacting your Project Manager.

EXISTING STRUCTURES

VP must be advised of any structure that is within 20 ft. of VP's building. Load effects from snow drifting, wind effects, and seismic separation must be considered for both the new and existing structures. VP has designed the new VP building for these effects. The owner/builder are responsible for employing a Professional Engineer to review and verify the existing structure for all load effects from the adjacent VP building.

BRACING

Tension brace rods work in pairs to balance forces caused by initial tensioning. Care must be taken while tightening brace rods so as not to cause accidental or misalignment of components. All rods must be installed loose and then tightened. Rods should not exhibit excessive sag. For long or heavy rods, or angles it may be necessary to support the rods at mid-bay by suspending them from secondary members.

Bracing for seismic or wind loading of objects or equipment that are not a part of the VP structure must be designed by a qualified professional to deliver lateral loads to primary frames and rod bracing struts. Equipment bracing and suspension connections must not impose torsion or minor axis loads, or cause local distortion in any VP components. VP accepts no responsibility for design or installation of bracing systems not furnished by VP.

FIELD WELDING

All field welding shall be done at the direction of a design professional, and done in accordance with governing requirements (AWS in USA, CWB in Canada) by welders qualified to perform the welding as directed by the applicable welding procedure specification (WPS). A WPS shall be prepared by the contractor for each welding variation specified. The contractor is responsible for any special welding inspection as required by local jurisdiction. Filler metal shall be 70 ksi (480 MPa) tensile strength. For welds in high seismic force resisting system (Seismic Cat D, E or F), minimum Charpy V-Notch toughness shall meet AISC-341 criteria (20 ft-lbs min @ 0Deg F). Interpass temperatures shall not exceed 550Deg F (300Deg C).

DELIVERIES

It is the responsibility of the builder to have adequate equipment available at the job site to unload trucks in a safe and timely manner. The Builder will be responsible for all retention charges from carriers as a result of job site unloading delays.

SIGNAGE

The Builder is responsible for furnishing signs as required by Code and the Building Department, including but not limited to, exits, occupancy limits, floor loading limits, and bulk storage limits. Floor loading signs shall clearly indicate maximum floor live load permitted.
Bulk storage facilities shall have signs clearly posted on all loaded walls indicating the type of commodity stored and the maximum storage height. Signs shall be clearly visible when building is fully loaded to design level. Overloading of floors or walls may result in failure.

Claims for damage or shorts MUST be noted on the Bill-of-Lading or delivery receipt and filed against the carrier by the consignee as per VP's Terms of Sales (F.O.B. Plant) under the Uniform Commercial Code. It is critical that damages or shorts be noted on the Bill-of-Lading or you have little recourse with the carrier. Immediately upon delivery of material, material quantities are verified by the Builder against quantities billed on the shipping document. Neither the Manufacturer nor the carrier is responsible for material shortages against quantities billed on the shipping document if such shortages are not noted on the shipping documents upon delivery of material and acknowledged by the carriers agent. For materials concealed in bundles, boxes, or crates, shortages must be reported immediately upon unpacking. Should products get wet, bundled and crated materials must be unpacked and unbundled immediately to provide drainage of trapped moisture. See Erection Guide for proper job site storage procedure.

SEALANTS

Sealants shall be applied in strict accordance with VP details or weather tightness will be compromised. Sealant must be applied in temperatures and weather conditions consistent with labeling.

INDEPENDENT MEZZANINES

Independent mezzanines must be designed by a professional engineer. The engineer must ensure that proper isolation from the VP building has been provided to avoid structural damage due to differential movements, or inadvertently apply loads to the VP structure. VP accepts no responsibility for the design of the independent mezzanine.

FIRE CODE COMPLIANCE

It is the responsibility of the project design professional and builder to comply with local fire code regulations including consideration of, but not limited to, building use and occupancy, all building construction materials, separation requirements, egress requirements, fire protection systems, etc. Builder shall advise VP of any special requirements to be furnished by VP.

FIELD MODIFICATIONS

Modifications to this building from details and instructions contained on these drawings must be approved in writing by VP Buildings engineers, or other licensed structural engineer. This includes, but is not limited to, removal of roof or wall cladding, removing or moving any flange braces or rod braces, cutting of openings for doors, windows or RTU's, correction of fabrication errors, etc. The owner shall not impose loads to this structure beyond what is specified for this building in the contract documents. VP Buildings accepts no responsibility for the consequences of any unauthorized additions, alterations, or added loads to this structure.

If the builder intends to invoice VP Buildings for modifications in excess of $1000, The builder must notify VP Buildings immediately, and obtain a Work Authorization from VP Buildings prior to proceeding. All final claims must be submitted to VP Buildings with all supporting documentation within 30 days of the building completion. Claims submitted without work authorizations, or after 30 days will not be accepted. Correction of minor misfits, shimming and plumbing, moderate amount of reaming, drilling, chipping / cutting and minor welding are considered by Code of Standard Practice to be part of erection are not subject to claim reimbursement.

CONCRETE/MASONRY/CONVENTIONAL STUD WALLS

The engineer responsible for the design of the wall system is responsible for coordinating with, or specifying to VP Buildings, any wall to steel compatibility issues such as drift and deflection compatibility, special base details, and wall to VP steel connections. All fasteners, sealant and counter flashing of wall systems are to be provided by contractor. The engineer responsible for the wall shall design the anchorage to VP supporting elements consistent with Code required forces.

PANELS

Oil canning is an inherent characteristic of cold formed steel panels. It is the result of several factors that include induced stresses in the raw material delivered to VP, fabrication methods, installation procedures, and post installation thermal forces. Thru fastened panels will exhibit some dimpling when installed, especially when insulation is installed between panels and secondary supports. Dimpling can be minimized by careful installation, taking care not to over drive fasteners.

Roof rumble is a phenomenon that is caused by wind gusts lifting up on the roof panels and then springing back into place. All panels experience this action to some degree, especially with concealed clip Standing Seam panels. Roof rumble noise may be minimized by providing a layer of blanket insulation between the panels and any hard support surface such as steel secondary members, substrates such as plywood, steel decking, or rigid board insulation. A minimum of 3 inch thick blanket is recommended over steel secondary members, or 2 inch over substrates.

Oil canning, dimpling, and roof rumble do not affect the structural integrity or weather tightness of the panels and is not grounds for rejection of panels.

The Standing Seam joint detail is designed with an interlocking feature for ease of installation. However, it is imperative that installed Standing Seam panels be secured to the secondary structural members and properly seamed prior to departure from the job site each day.

SKYLIGHTS

Local building departments may require added fall restraint due to conditions that may affect the skylight structural integrity. It is the responsibility of the builder to determine and provide any added fall restraint under the skylight as may be required by your building department.

RAIN WATER RUNOFF

Drainage systems must be designed by the project professional to comply with code requirements. VP is not responsible for drainage designs, overflow scuppers, down piping, etc. The project professional and contractor are responsible to ensure that primary drains and overflow devices such as scuppers and auxiliary drains are provided as required for the required rain intensity at the building perimeter and at valley conditions to prevent ponding.

STEEL SHOP COAT

The purpose of VP's shop coat is to provide protection for the steel members during transportation, during temporary job site storage and during erection. Standard shop formulation is not designed to perform as a finish coat when exposed to environmental conditions. Members shall be kept free of the ground and properly drained during job site storage. It is the Builder's responsibility to ensure that if a finish coat is being applied over VP shop coat that the painting contractor verifies compatibility between his finish coat and VP's shop coat.

VP BUILDINGS ACCREDITATIONS AND APPROVALS

Fabricator Approvals

IAS AC472 Approvals: (www.iasonline.org/services/metal-building-inspection)
Listed under BlueScope Buildings North America, Inc.
City of Los Angeles, CA #FB00031; City of Houston, TX 767 & 429;
City of Phoenix, AZ C19-02008; Clark County, NV 43 & 833, San Bernardino County, CA 289
State of Utah, City of Richmond, CA.

Design Approvals

IAS AC472 Approvals: (www.iasonline.org/services/metal-building-inspection)
Listed under Varco Pruden Buildings, a Division of BlueScope Buildings North America, Inc.

Canadian CSA A660 Certifications

(www.cwbgroup.org)
Listed under BlueScope Buildings North America, Inc.

Engineering Certifications of Authorization

USA--AL#CA-5589-E; AZ#22225-0; AR#576; FL#30427; GA#PEF007551; ID#C-2470; IL#184-002649;
KS#E-29; KY#4490; LA#EF6722; MS#E-0592; MO#E-2010007736; NC#F-0998; ND#1579PE;
NJ#24GA28318800; NV#20437; OH#05898; OK#CA4170PE; RI#8838; SC#6206; SD#C-1787; TX#F4828;
VA#0411001520; VA#0411001518; WA#4119; WV#C03059-00
CAN--AB#P08900; NB#F0951; NL#D0044; NS#30123; NT#P062; ON#100148796; and YT#PP134

ICC Evaluation Reports (www.icc-es.org)

SSR Roof System - #ESR-2527

State of Florida Product Approvals (www.floridabuilding.org)

Approved Products Listed Under VP Buildings, Inc.

VP TextureClad - See Transamerican Structuroc, Inc.

Dade Co. Product Approval (www.miamidade.gov/buildingcode)

Approved Products Listed Under Varco Pruden Buildings, Inc.

VP TextureClad - See Transamerican Structuroc, Inc.

Underwriter's Laboratory Approvals (Available only when specified in contract)

SSR Roof-UL#TGKX-113; SSR Composite Roof Class 90-UL#TGKX-113A;

SSR Roof w/Super Block; Class 90-UL#TGKX-328;

Panel Rib Roof UL Class 60-UL#TGKX-60; Panel Rib Roof UL Class 90-UL#TGKX-64;

VP SLR II Roof Class 90-UL#TGKX-90, -180, -435, -435A, -176, -238, -238A, -238B

Factory Mutual Approved Assemblies (Available only when specified in contract)

SSR Roof Systems are approved in various type applications and listed in FM Approval Guide.

24 Ga SSR (0.0227" Nominal), is available in Class 1-60, 1-75, 1-90. 22Ga SSR (0.0277" Nominal), is available in Class 1-75, 1-90-, 1-120.

SLR II Roof Systems are approved in various type applications and listed in FM Approval Guide.

24 Ga SLR II (0.0227" Nominal), is available in Class 1-75 and 1-120.

DERRICK WESSEL
STATE OF WASHINGTON
56593
REGISTERED
PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

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D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

NTS

6/13/2022 13:53:30

ERECTION NOTES

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097
FILENAME:	Kirkland City Hall Virtual Service Center

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
DATE	06/13/2022
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PAGE	3

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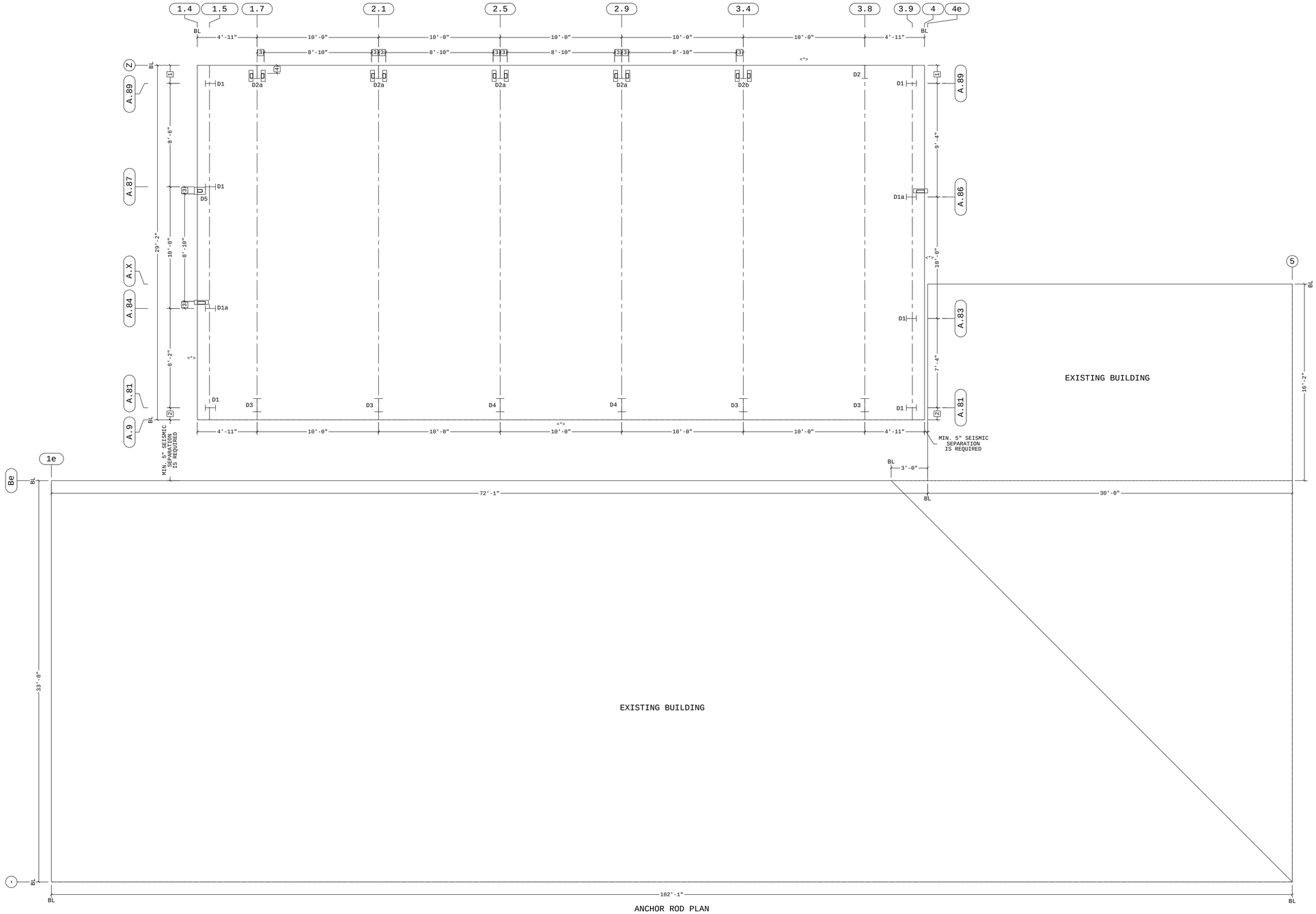

ANCHOR ROD PLAN

4 8"
3 7"
2 1'-0"
1 1'-6"
Dimension Key

Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)

06/21/2022

PERMIT SET- For Building Dept. Approval

<*> THE BUILDING IS DESIGNED WITH BRACING DIAGONALS IN THE DESIGNATED BAYS. COLUMN BASE REACTIONS, BASE PLATES AND ANCHOR RODS ARE AFFECTED BY THIS BRACING AND DIAGONALS MAY NOT BE RELOCATED WITHOUT CONSULTING THE BUILDING SUPPLIERS ENGINEER.

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REV	DATE	BY	DESCRIPTION

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VP Buildings
3200 Players Club Circle Memphis TN 38125

ANCHOR ROD PLAN

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: **2022.1b**

JOBNO	21-028656-01
DATE	06/13/2022
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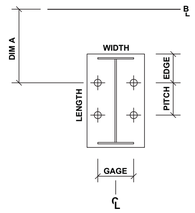
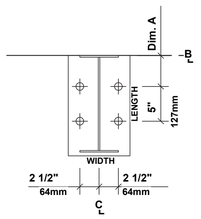
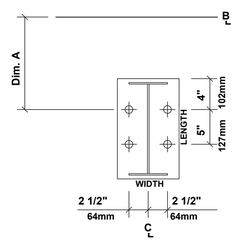


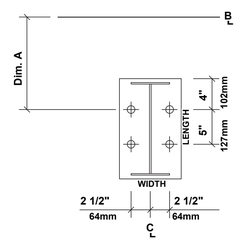
D1 (4)3/4" Dia.
Plate W=8", L=11"
Dim: A=10 1/2"
Gage=5" Pitch=5" Edge Out=3"
Elev.=99'-1"



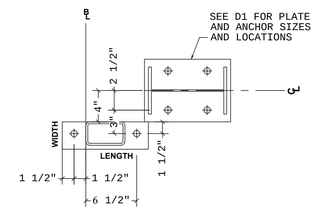
D2 (4)3/4" Dia.
Plate W=8", L=1'-2"
Dim: A=4"
Elev.=99'-1"



D3 (4)3/4" Dia.
Plate W=9", L=1'-2"
Dim: A=11 1/2"
Elev.=99'-1"

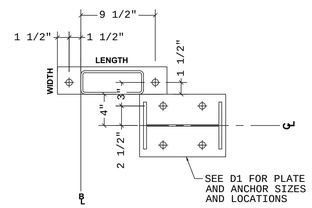


D4 (4)1" Dia.
Plate W=9", L=1'-2"
Dim: A=11 1/2"
Elev.=99'-1"



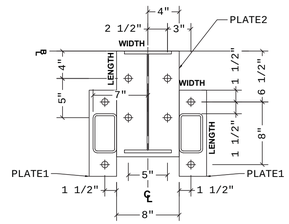
D5 (2) 3/4" Dia.
Plate W=4", L=11"

Elev.=99'-1"

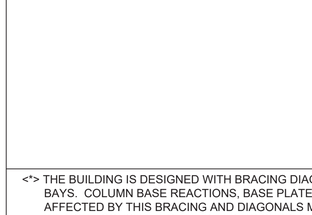


D1a (2) 3/4" Dia.
Plate W=4", L=1'-4"

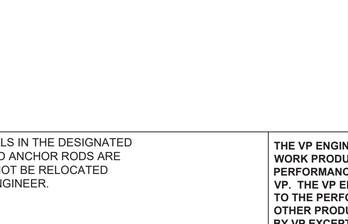
Elev.=99'-1"



D2a Plate1(2) 3/4" Dia.;
Plate2 (4)3/4" Dia.
Plate1 W=4", L=11";
Plate2 W=8",L=1'-2"
Elev.=99'-1"

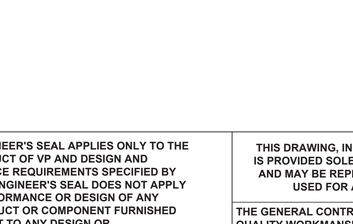


D2b Plate1(2) 3/4" Dia.;
Plate2 (4)1" Dia.
Plate1 W=4", L=11";
Plate2 W=8",L=1'-2"
Elev.=99'-1"



THE 4" PROJECTION ABOVE THE BOTTOM OF THE BASE PLATE IS A SUGGESTED MINIMUM TO ENSURE ADEQUATE ANCHOR ROD LENGTH. A DIFFERENT PROJECTION MAY BE REQUIRED BY THE FOUNDATION DESIGNER.
THE ANCHOR ROD PROJECTION MAY NEED TO BE CUT OFF IF THERE IS INTERFERENCE WITH OTHER PARTS.

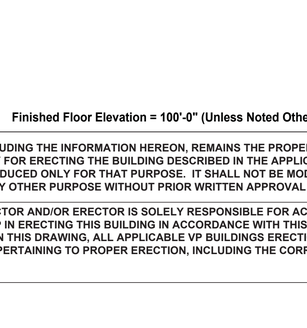
SUGGESTED ANCHOR ROD PROJECTION



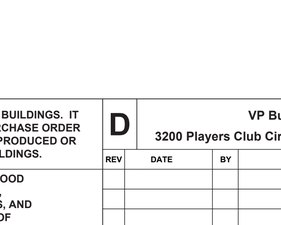
NOTE: 1" (25mm) PROJECTION ABOVE BOTTOM OF JAMB CLIP
SEE PLAN FOR JAMB SIZES : J = SIZE

JAMB 'EQ.' VALUES:
7 EQ = 2" 51mm, 8.5 EQ = 2 3/4" 70mm
10 EQ = 3 1/2" 89mm, 11.5 EQ = 4 1/4" 108mm

FRAMED OPENING DETAIL



FRAMED OPENING AT MASONRY



TYPICAL COLUMN BASE PLATE DETAIL

1. ANCHOR RODS, NUTS, HARDENED WASHERS AND ANY OTHER EMBEDDED ITEMS ARE TO BE FURNISHED BY CONTRACTOR.
2. ANCHOR ROD DIAMETERS WERE DETERMINED BY ALLOWABLE SHEAR AND TENSION PER AISC SPECIFICATIONS (FY=36KSI). (ASTM F1554 GRADE 36) ANCHOR ROD LENGTH, EFFECTS OF EMBEDDED ANCHOR ROD EDGE DIMENSIONS AND METHOD OF TRANSFERRING FORCES FROM ANCHOR RODS TO FOOTINGS ARE TO BE DETERMINED BY OTHERS.
3. UNLESS OTHERWISE SPECIFIED, ANCHOR RODS ARE DESIGNED AND DETAILED AS "CAST-IN-PLACE" ANCHOR RODS WITH "SNUG TIGHT" CONNECTIONS.
4. FOUNDATION MUST BE LEVEL, SQUARE AND SMOOTH. ANCHOR RODS MUST BE ACCURATELY PLACED AS SHOWN ON THIS DRAWING OR STEEL WILL NOT FIT. THE BUILDER IS RESPONSIBLE FOR ACCURATE SETTING OF ANCHOR RODS PER AISC CODE OF STANDARD PRACTICE, SEC 7.5
   VARIATIONS ARE SUMMARIZED BELOW;
   a. CENTERS OF ANY TWO AR'S WITHIN A COLUMN BASE GROUP; +-1/8"
   b. CENTERS OF ADJACENT AR GROUPS; +-1/4"
   c. TOPS OF AR'S; +-1/2"
   d. ACCUMULATED DIM BETWEEN CENTERS OF AR GROUPS ALONG COLUMN LINE; +-1/4" PER 100FT., NOT TO EXCEED 1" TOTAL.
   e. DIM FROM CENTER OF ANY AR GROUP FROM COLUMN LINE; +-1/4"
5. DESIGN LOADS AND REACTIONS ARE FURNISHED IN THE REACTIONS REPORT.

ANCHOR ROD DETAILS

DERRICK WESSEL
STATE OF WASHINGTON
56592
REGISTERED
PROFESSIONAL ENGINEER
06/21/2022

Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)

PERMIT SET- For Building Dept. Approval

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REV	DATE	BY	DESCRIPTION

NTS

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
DATE	06/13/2022
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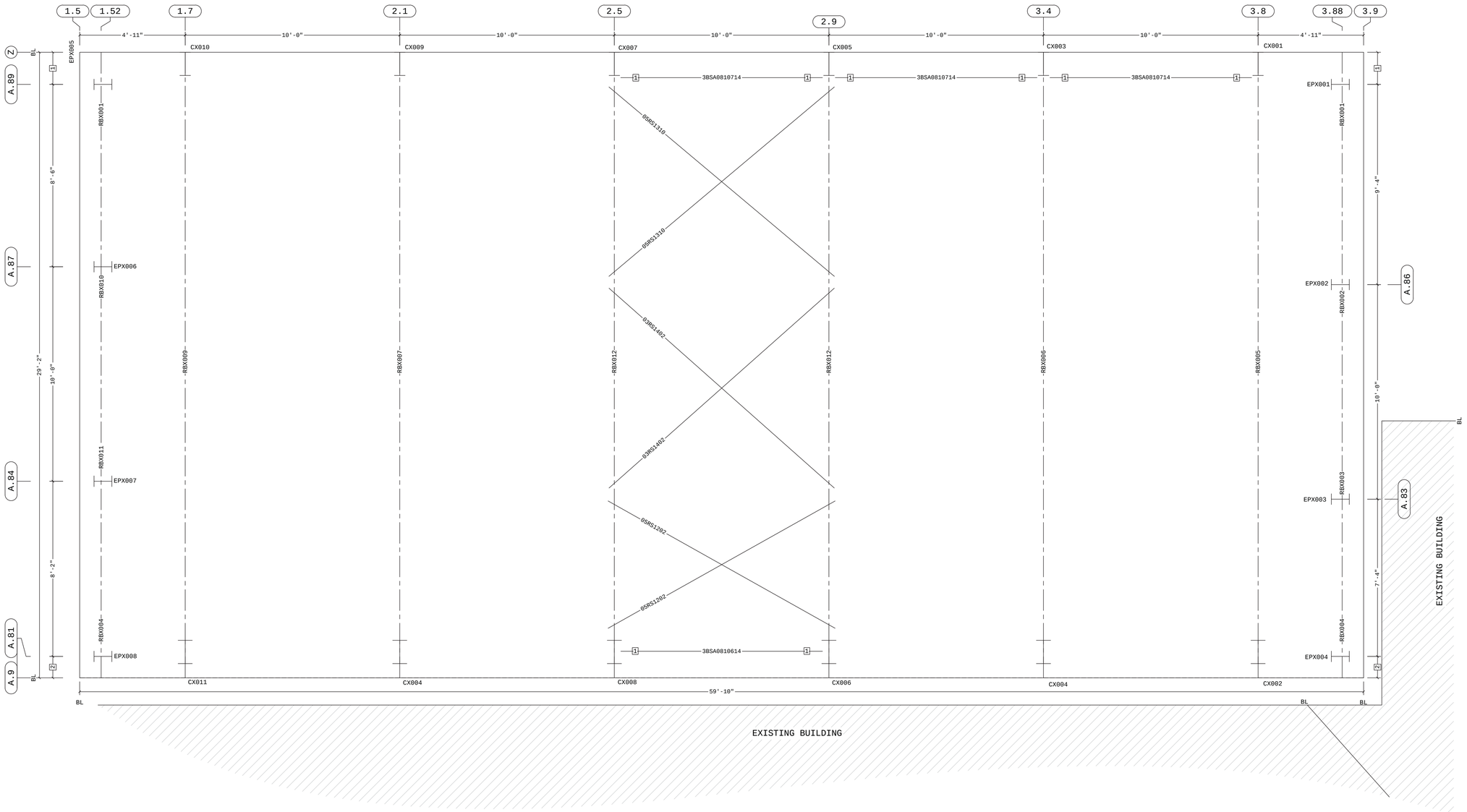
Bracing Part Schedule

Part	Qty	Length	Detail
3BSA0810614	1	9'-4 3/4"	BR15L1
05RS1202	2	12'-2"	BR01G2
03RS1402	2	14'-2"	BR01G2
05RS1310	2	13'-10"	BR01G2
3BSA0810714	3	9'-4 7/8"	BR15L1

Rod, Strut, and Misc. Connection Bolts

Id	Qty	Grade	Bolt Diam.	Bolt Length	PartNo
1	2	A325	3/4"	2 1/2"	0097284



PRIMARY AND ROOF BRACING PLAN

2 1'-0"
1 1'-6"
Dimension Key

Shape Name = Virtual Service Center

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

DERRICK WESSEL
STATE OF WASHINGTON
56592
REGISTERED PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

Scale 1:30.0

PRIMARY AND ROOF BRACING PLAN

BUILDER CHG Building Systems, Inc.
CUSTOMER City of Kirkland, Washington
LOCATION 123 5th Ave.; Kirkland, WA 98033
PROJECT Kirkland City Hall Virtual Service Center
BUILDERS PO# 21097

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO 21-028656-01
DATE 06/13/2022
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Frame Member Schedule

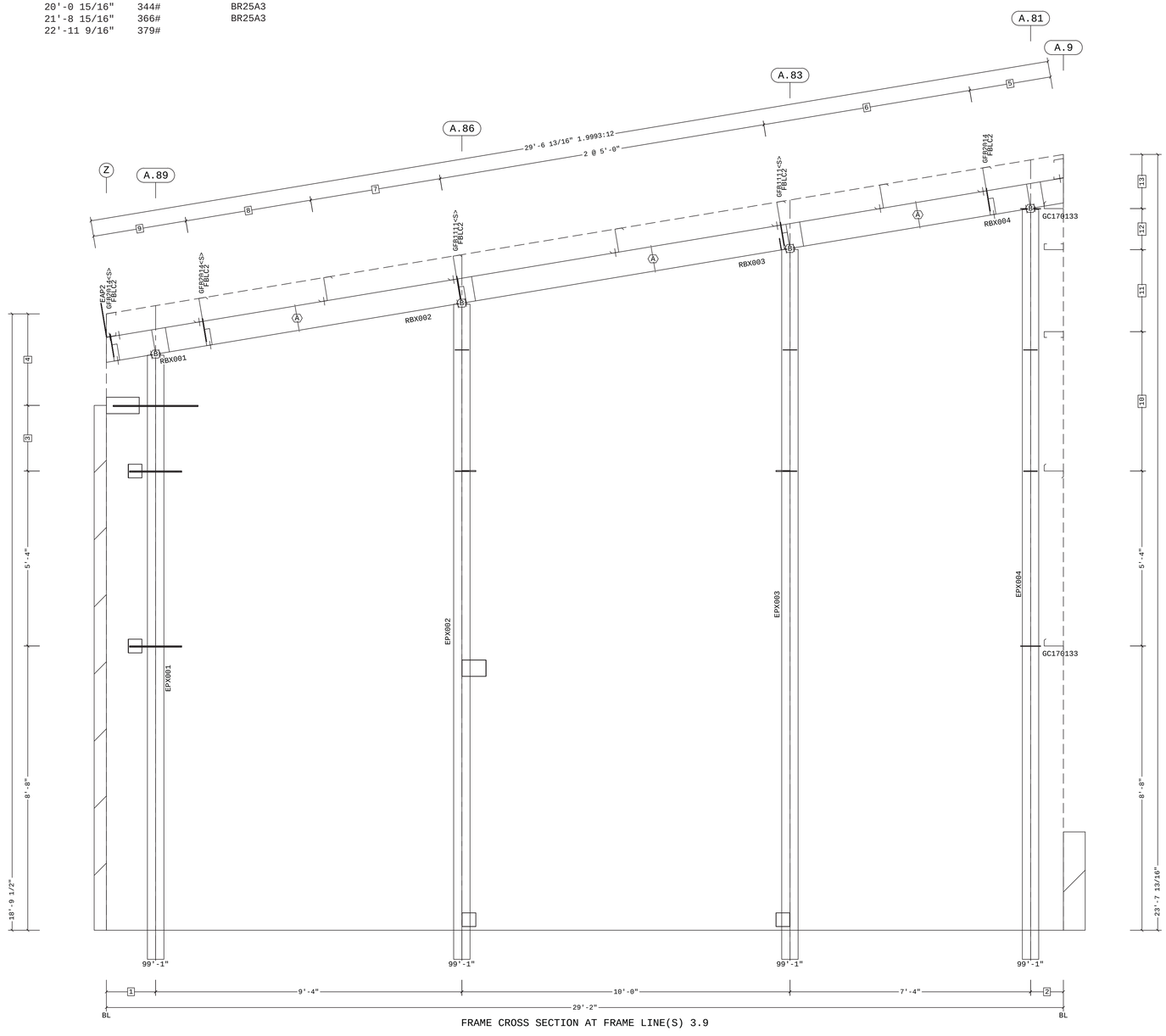
Part	Mem	Width	Thick	WebThk.	Depth1	Depth2	Approx.Lgth	Approx.Weight	Detail
RBX001	1-2	5.0000	.1875	.1345	9"	9"	5'-11 3/8"	67#	
RBX002	3-4	5.0000	.1875	.1345	9"	9"	11'-0"	123#	
RBX003	5-6	5.0000	.1875	.1345	9"	9"	8'-2 3/16"	95#	
RBX004	7-8	5.0000	.1875	.1345	9"	9"	4'-6 11/16"	52#	
EPX001	9	6.0000	.2500	.1644	10"	10"	18'-6 1/4"	338#	BR25CA
EPX002	10	6.0000	.2500	.1644	10"	10"	20'-0 15/16"	344#	BR25A3
EPX003	11	6.0000	.2500	.1644	10"	10"	21'-8 15/16"	366#	BR25A3
EPX004	12	6.0000	.2500	.1644	10"	10"	22'-11 9/16"	379#	

Bolt Connection & Plate Schedule

Id	Qty	Grade	Bolt Dia.	Bolt Length	Plate Thick.	Rows Out	Rows In	Tension Bolt	Washer	PartNo
A	4	F1852	3/4"	1 3/4"	1/4"	1	1	Yes	Yes	0097387
B	4	A325	1/2"	1 1/2"	3/8"	1	1			49080

<S> - (2) Washers (095872) req'd at Flange Brace to Secondary.

Frame Clearances
Vert. Clearance at member 9(EPX001): 17'-6 3/4"
Vert. Clearance at member 10(EPX002): 19'-1 7/16"
Vert. Clearance at member 11(EPX003): 20'-9 7/16"
Vert. Clearance at member 12(EPX004): 22'-0 1/16"
Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)



FRAME CROSS SECTION AT FRAME LINE(S) 3.9

13 1'-7 13/16"
12 1'-3"
11 2'-6"
10 4'-3"
9 2'-10 5/16"
8 3'-10 1/4"
7 4'-0"
6 2 @ 3'-2 3/16"
5 2'-5 15/16"
4 2'-9 1/2"
3 2'-0"
2 1'-0"
1 1'-6"

☐ Dimension Key

Shape Name = Virtual Service Center Wall 2, Frame 1

06/21/2022

PERMIT SET- For Building Dept. Approval

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

Scale 1:23.0

FRAME CROSS SECTION AT FRAME LINE(S) 3.9

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
DATE	06/13/2022
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PAGE	7

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SAVE DATE: 6/14/2022 SAVE TIME: 14:42:27 LAST SAVED BY: MaloD

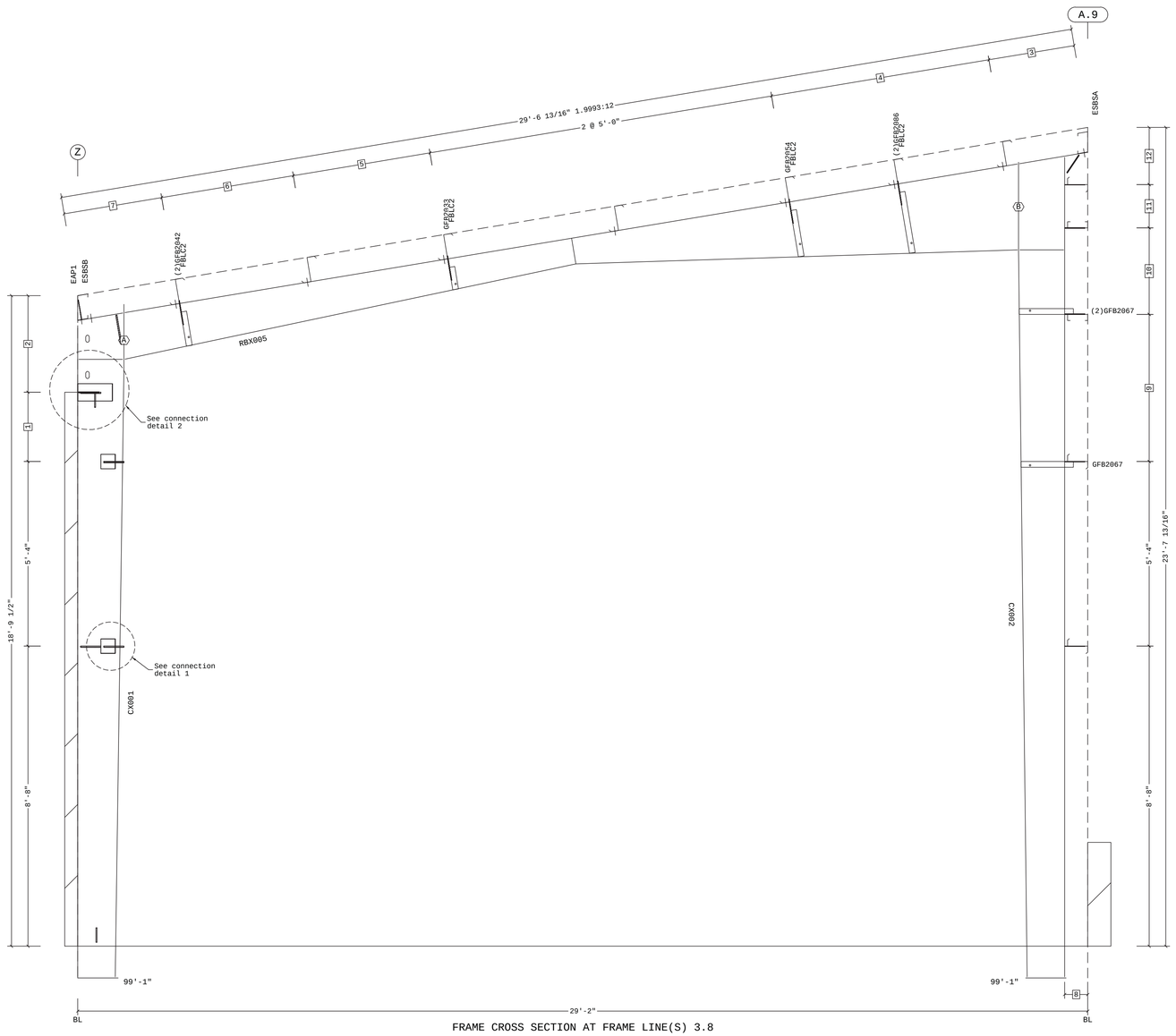
Frame Member Schedule

Part	Mem	Width	Thick	WebThk.	Depth1	Depth2	Approx.Lgth	Approx.Weight
CX001	1	6.0000	.3750	.1644	1'-1"	1'-4"	19'-2 7/16"	504#
RBX005	2	5.0000	.1875	.1644	1'-3 15/16"	9"	26'-4 13/16"	425#
	3	5.0000	.1875	.1644	9"	2'-5 7/16"		
CX002	4	8.0000	.3750	.1875	1'-1"	1'-4"	23'-8 13/16"	746#

Bolt Connection & Plate Schedule

Id	Qty	Grade	Bolt Dia.	Bolt Length	Plate Thick.	Rows Out	Rows In	Tension Bolt	Washer	PartNo
A	10	F1852	3/4"	2"	3/8"	3	2	Yes	Yes	0097388
B	6	F1852	3/4"	2"	3/8"	2	1	Yes	Yes	0097388

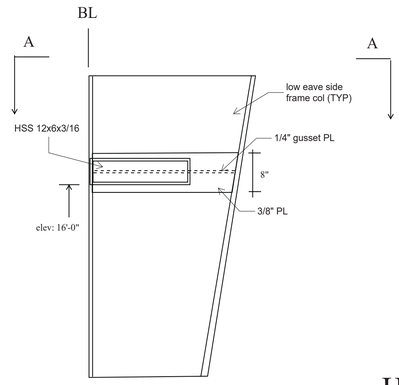
Frame Clearances
Horiz. Clearance between members 1(CX001) and 4(CX002): 25'-10"
Vert. Clearance at member 1(CX001): 16'-8 1/2"
Vert. Clearance at member 4(CX002): 20'-0 7/8"
Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)

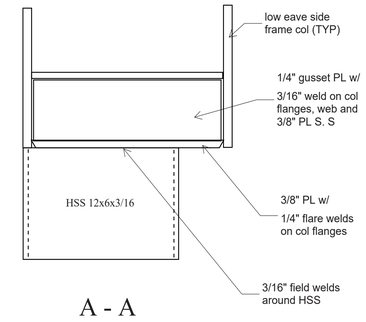


FRAME CROSS SECTION AT FRAME LINE(S) 3.8

12 1'-7 13/16"
11 1'-3"
10 2'-6"
9 4'-3"
8 8"
7 2'-10 5/16"
6 3'-10 1/4"
5 4'-0"
4 2 @ 3'-2 3/16"
3 2'-5 15/16"
2 2'-9 1/2"
1 2'-0"

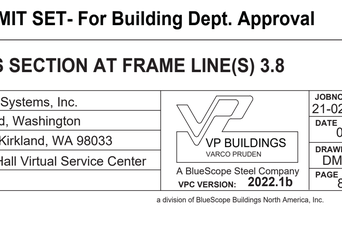
Dimension Key





A - A

HSS to col connection detail 2 (TYP)



3/8" PL
(4) ¾" Ø A325 bolts
3/16" welds on PL around HSS
(TYP)

HSS to col connection detail 1 (TYP)

DERRICK WESSEL
STATE OF WASHINGTON
56592
REGISTERED
PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

Shape Name = Virtual Service Center Wall 2, Frame 2

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

REV	DATE	BY	DESCRIPTION
D			

VP Buildings
3200 Players Club Circle Memphis TN 38125

Scale 1:23.0

FRAME CROSS SECTION AT FRAME LINE(S) 3.8

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: **2022.1b**

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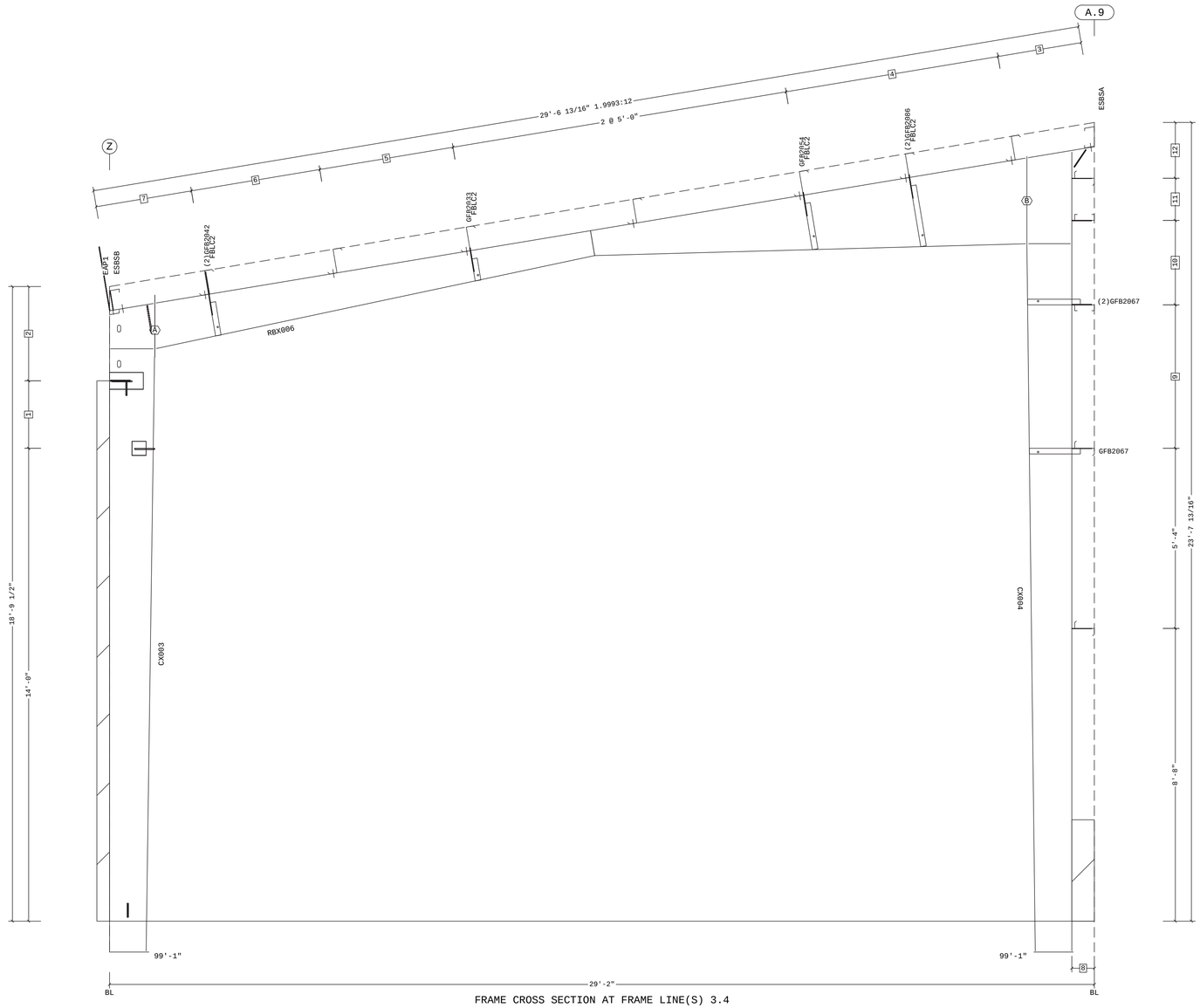
Frame Member Schedule

Part	Mem	Width	Thick	WebThk.	Depth1	Depth2	Approx.Lgth	Approx.Weight
CX003	1	6.0000	.3750	.1644	1'-1"	1'-4"	19'-2 7/16"	507#
RBX006	2	5.0000	.1875	.1644	1'-4"	9"	26'-4 11/16"	443#
	3	5.0000	.1875	.1644	9"	2'-6 1/16"		
CX004	4	8.0000	.5000	.1875	1'-1"	1'-4"	23'-8 3/4"	909#

Bolt Connection & Plate Schedule

Id	Qty	Grade	Bolt Dia.	Bolt Length	Plate Thick.	Rows Out	Rows In	Tension Bolt	Washer	PartNo
A	10	F1852	3/4"	2 1/4"	1/2"	2	3	Yes	Yes	0097389
B	4	F1852	3/4"	2 1/4"	1/2"	1	1	Yes	Yes	0097389

Frame Clearances
Horiz. Clearance between members 1(CX003) and 4(CX004): 25'-10"
Vert. Clearance at member 1(CX003): 16'-8 1/2"
Vert. Clearance at member 4(CX004): 20'-0 1/4"
Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)



FRAME CROSS SECTION AT FRAME LINE(S) 3.4

12 1'-7 13/16"
11 1'-3"
10 2'-6"
9 4'-3"
8 8"
7 2'-10 1/4"
6 3'-10 1/4"
5 4'-0"
4 2 @ 3'-2 3/16"
3 2'-5 15/16"
2 2'-9 1/2"
1 2'-0"
Dimension Key

Shape Name = Virtual Service Center Wall 2, Frame 3

DERRICK WESSEL STATE OF WASHINGTON 56592 REGISTERED PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

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REV	DATE	BY	DESCRIPTION

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VP Buildings
3200 Players Club Circle Memphis TN 38125

Scale 1:23.0

FRAME CROSS SECTION AT FRAME LINE(S) 3.4

BUILDER CHG Building Systems, Inc.
CUSTOMER City of Kirkland, Washington
LOCATION 123 5th Ave.; Kirkland, WA 98033
PROJECT Kirkland City Hall Virtual Service Center
BUILDERS PO# 21097

VP BUILDINGS VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO 21-028656-01
DATE 06/13/2022
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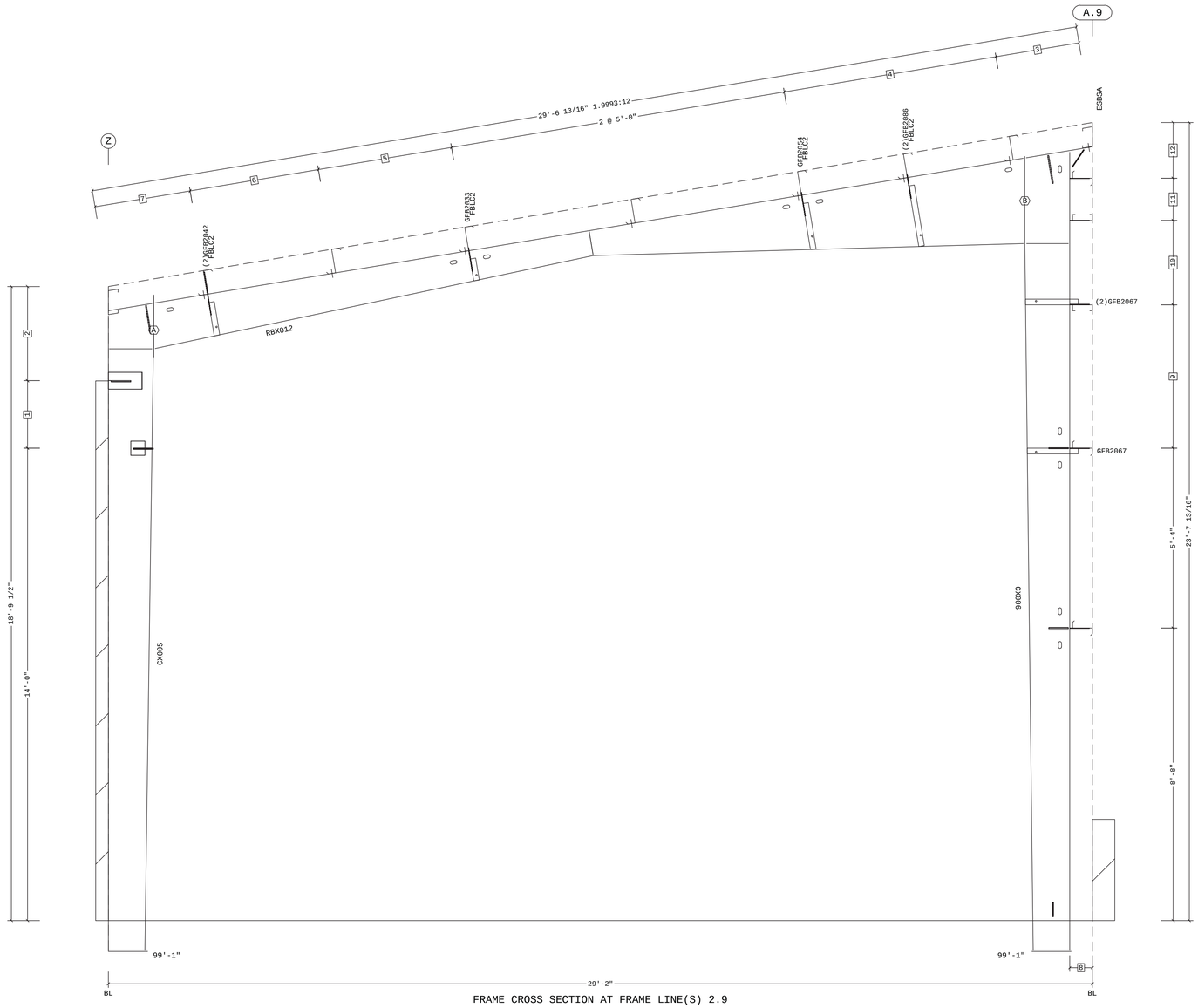
Frame Member Schedule

Part	Mem	Width	Thick	WebThk.	Depth1	Depth2	Approx.Lgth	Approx.Weight
CX005	1	6.0000	.3750	.1644	1'-1"	1'-4"	19'-2 7/16"	494#
RBX012	2	5.0000	.1875	.1644	1'-4"	9"	26'-4 11/16"	443#
	3	5.0000	.1875	.1644	9"	2'-6"		
CX006	4	8.0000	.5000	.1875	1'-1"	1'-4"	23'-8 3/4"	924#

Bolt Connection & Plate Schedule

Id	Qty	Grade	Bolt Dia.	Bolt Length	Plate Thick.	Rows Out	Rows In	Tension Bolt	Washer	PartNo
A	10	F1852	3/4"	2 1/4"	1/2"	2	3	Yes	Yes	0097389
B	4	F1852	3/4"	2 1/4"	1/2"	1	1	Yes	Yes	0097389

Frame Clearances
Horiz. Clearance between members 1(CX005) and 4(CX006): 25'-10"
Vert. Clearance at member 1(CX005): 16'-8 7/16"
Vert. Clearance at member 4(CX006): 20'-0 5/16"
Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)



FRAME CROSS SECTION AT FRAME LINE(S) 2.9

12 1'-7 13/16"
11 1'-3"
10 2'-6"
9 4'-3"
8 8"
7 2'-10 1/4"
6 3'-10 1/4"
5 4'-0"
4 2 @ 3'-2 3/16"
3 2'-5 15/16"
2 2'-9 1/2"
1 2'-0"

☐ Dimension Key

Shape Name = Virtual Service Center Wall 2, Frame 4

DERRICK WESSEL STATE OF WASHINGTON 56592 REGISTERED PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

Scale 1:23.0

FRAME CROSS SECTION AT FRAME LINE(S) 2.9

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

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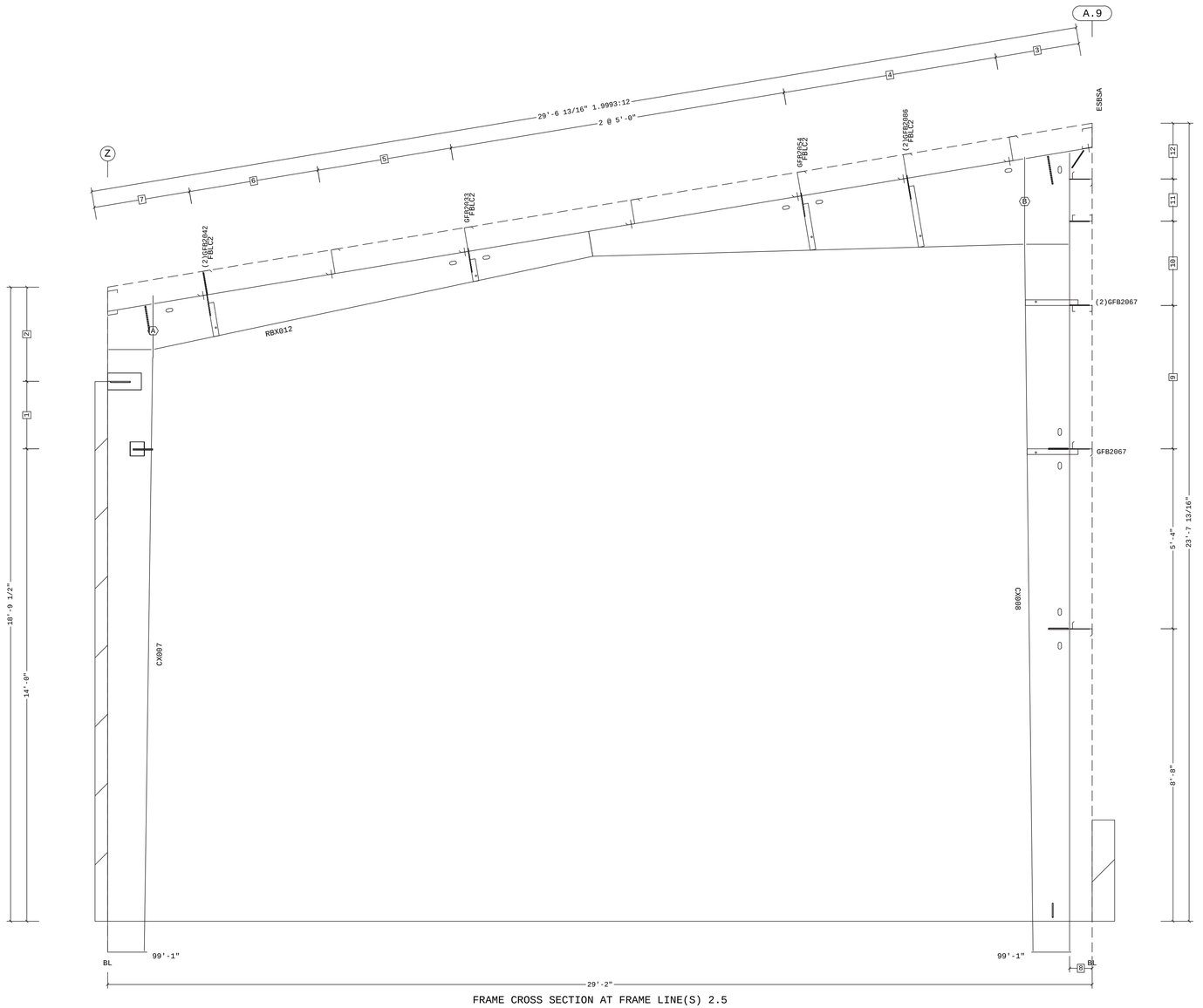
Frame Member Schedule

Part	Mem	Width	Thick	WebThk.	Depth1	Depth2	Approx.Lgth	Approx.Weight
CX007	1	6.0000	.3750	.1644	1'-1"	1'-4"	19'-2 7/16"	489#
RBX012	2	5.0000	.1875	.1644	1'-4"	9"	26'-4 11/16"	443#
	3	5.0000	.1875	.1644	9"	2'-6"		
CX008	4	8.0000	.5000	.2500	1'-1"	1'-4"	23'-8 3/4"	993#

Bolt Connection & Plate Schedule

Id	Qty	Grade	Bolt Dia.	Bolt Length	Plate Thick.	Rows Out	Rows In	Tension Bolt	Washer	PartNo
A	10	F1852	3/4"	2 1/4"	1/2"	2	3	Yes	Yes	0097389
B	4	F1852	3/4"	2 1/4"	1/2"	1	1	Yes	Yes	0097389

Frame Clearances
Horiz. Clearance between members 1(CX007) and 4(CX008): 25'-10"
Vert. Clearance at member 1(CX007): 16'-8 7/16"
Vert. Clearance at member 4(CX008): 20'-0 5/16"
Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)



FRAME CROSS SECTION AT FRAME LINE(S) 2.5

12 1'-7 13/16"
11 1'-3"
10 2'-6"
9 4'-3"
8 8"
7 2'-10 1/4"
6 3'-10 1/4"
5 4'-0"
4 2 @ 3'-2 3/16"
3 2'-5 15/16"
2 2'-9 1/2"
1 2'-0"

☐ Dimension Key

Shape Name = Virtual Service Center Wall 2, Frame 5

DERRICK WESSEL
STATE OF WASHINGTON
56592
REGISTERED
PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

REV	DATE	BY	DESCRIPTION

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VP Buildings
3200 Players Club Circle Memphis TN 38125

Scale 1:23.0

FRAME CROSS SECTION AT FRAME LINE(S) 2.5

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
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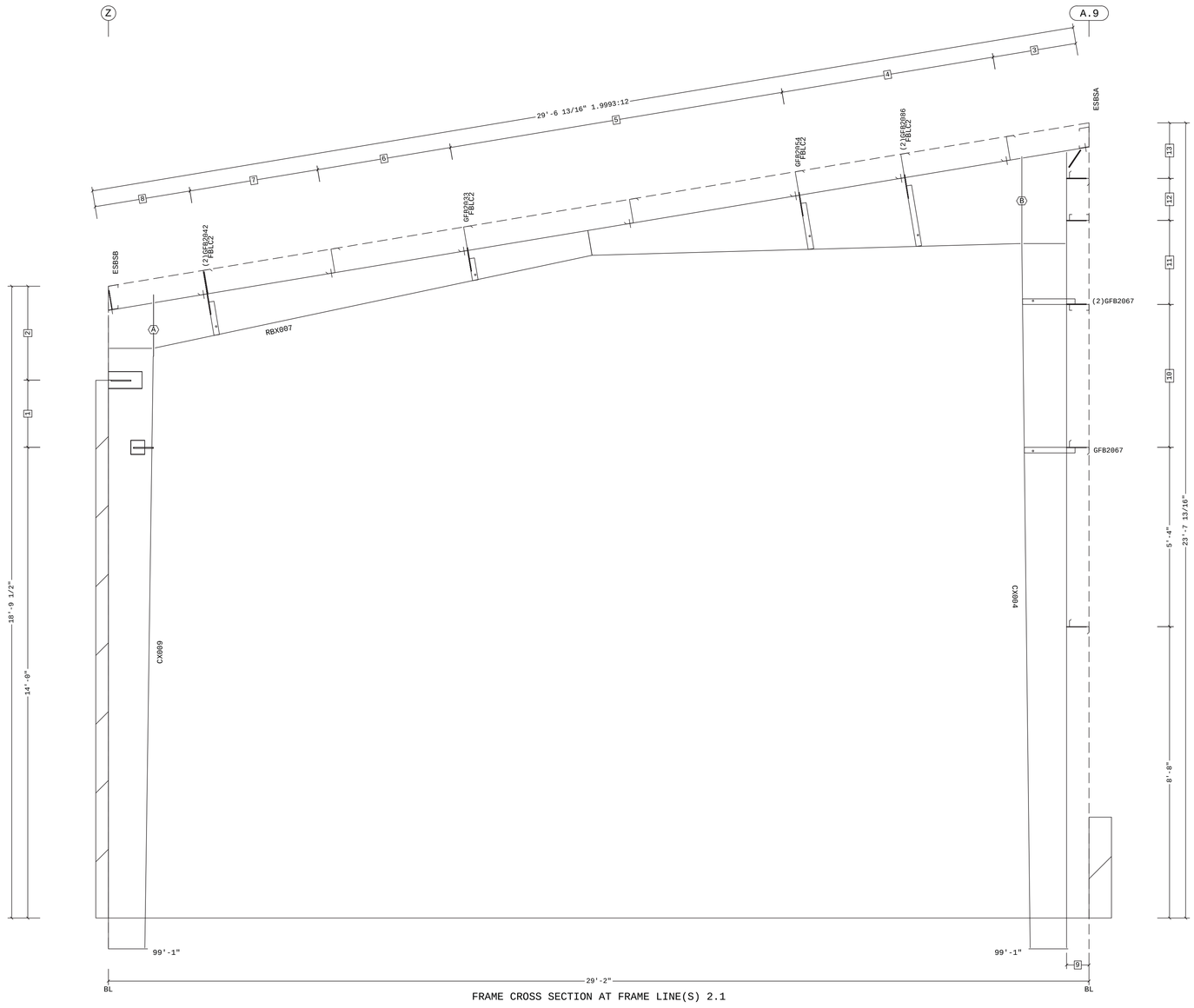
Frame Member Schedule

Part	Mem	Width	Thick	WebThk.	Depth1	Depth2	Approx.Lgth	Approx.Weight
CX009	1	6.0000	.3750	.1644	1'-1"	1'-4"	19'-2 7/16"	484#
RBX007	2	5.0000	.1875	.1644	1'-4"	9"	26'-4 11/16"	443#
	3	5.0000	.1875	.1644	9"	2'-6 1/16"		
CX004	4	8.0000	.5000	.1875	1'-1"	1'-4"	23'-8 3/4"	909#

⬡ Bolt Connection & Plate Schedule

Id	Qty	Grade	Bolt Dia.	Bolt Length	Plate Thick.	Rows Out	Rows In	Tension Bolt	Washer	PartNo
A	10	F1852	3/4"	2 1/4"	1/2"	2	3	Yes	Yes	0097389
B	4	F1852	3/4"	2 1/4"	1/2"	1	1	Yes	Yes	0097389

Frame Clearances
Horiz. Clearance between members 1(CX009) and 4(CX004): 25'-10"
Vert. Clearance at member 1(CX009): 16'-8 7/16"
Vert. Clearance at member 4(CX004): 20'-0 1/4"
Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)



FRAME CROSS SECTION AT FRAME LINE(S) 2.1

13 1'-7 13/16"
12 1'-3"
11 2'-6"
10 4'-3"
9 8"
8 2'-10 1/4"
7 3'-10 1/4"
6 4'-0"
5 2 @ 5'-0"
4 2 @ 3'-2 3/16"
3 2'-5 15/16"
2 2'-9 1/2"
1 2'-0"

☐ Dimension Key

Shape Name = Virtual Service Center Wall 2, Frame 6

PERMIT SET- For Building Dept. Approval

DERRICK WEESE — STATE OF WASHINGTON — 56592 — REGISTERED PROFESSIONAL ENGINEER
06/21/2022

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

REV	DATE	BY	DESCRIPTION
D			

VP Buildings
3200 Players Club Circle Memphis TN 38125

Scale 1:23.0

FRAME CROSS SECTION AT FRAME LINE(S) 2.1

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS — VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

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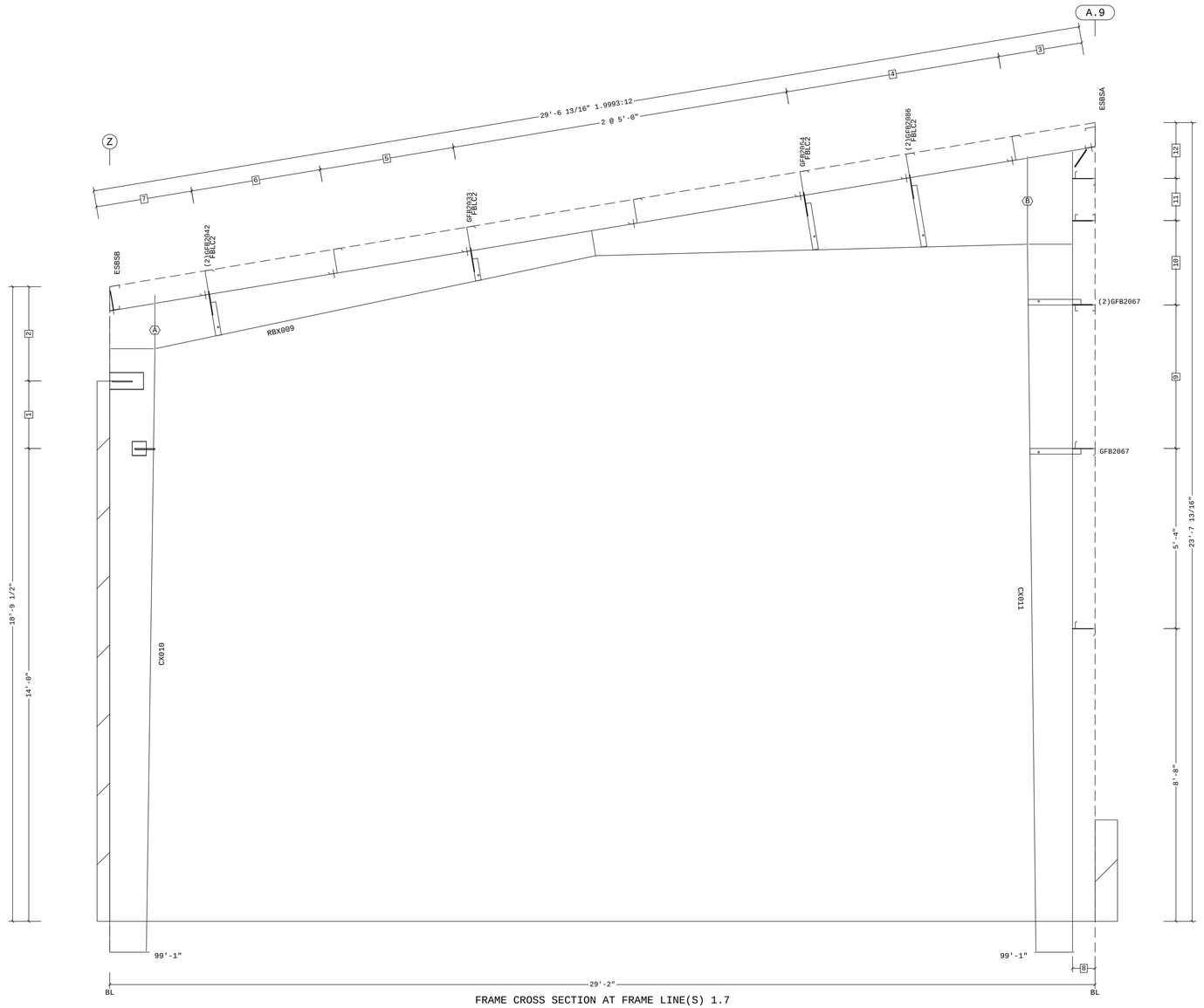
Frame Member Schedule

Part	Mem	Width	Thick	WebThk.	Depth1	Depth2	Approx.Lgth	Approx.Weight
CX010	1	6.0000	.3750	.1644	1'-1"	1'-4"	19'-2 7/16"	479#
RBX009	2	5.0000	.1875	.1644	1'-3 7/8"	9"	26'-4 13/16"	428#
	3	5.0000	.1875	.1644	9"	2'-6 3/16"		
CX011	4	8.0000	.3750	.1875	1'-1"	1'-4"	23'-8 13/16"	746#

Bolt Connection & Plate Schedule

Id	Qty	Grade	Bolt Dia.	Bolt Length	Plate Thick.	Rows Out	Rows In	Tension Bolt	Washer	PartNo
A	8	F1852	3/4"	2"	3/8"	2	2	Yes	Yes	0097388
B	6	F1852	3/4"	2"	3/8"	2	1	Yes	Yes	0097388

Frame Clearances
Horiz. Clearance between members 1(CX010) and 4(CX011): 25'-10"
Vert. Clearance at member 1(CX010): 16'-8 9/16"
Vert. Clearance at member 4(CX011): 20'-0 1/16"
Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)



FRAME CROSS SECTION AT FRAME LINE(S) 1.7

12 1'-7 13/16"
11 1'-3"
10 2'-6"
9 4'-3"
8 8"
7 2'-10 1/4"
6 3'-10 1/4"
5 4'-0"
4 2 @ 3'-2 3/16"
3 2'-5 15/16"
2 2'-9 1/2"
1 2'-0"

☐ Dimension Key

Shape Name = Virtual Service Center Wall 2, Frame 7

DERRICK WESSEL STATE OF WASHINGTON 56592 REGISTERED PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

Scale 1:23.0

FRAME CROSS SECTION AT FRAME LINE(S) 1.7

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
DATE	06/13/2022
DRAWN/CHECK	DM YH
PAGE	13

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MODIFIED IN AUTOCAD

FILENAME: C:\Users\malod\OneDrive - BlueScope\Desktop\21-028656-01 CHG-KIRKLAND-FC ARD-PERMITS\21-028656-01 Autocad Files\13-Kirkland City Hall Virtual Service Center_FRAME CROSS SECTION AT FRAME LINE(S) 1.7.dwg

SAVE DATE: 6/13/2022 SAVE TIME: 14:34:47 LAST SAVED BY: MaloD

Frame Member Schedule

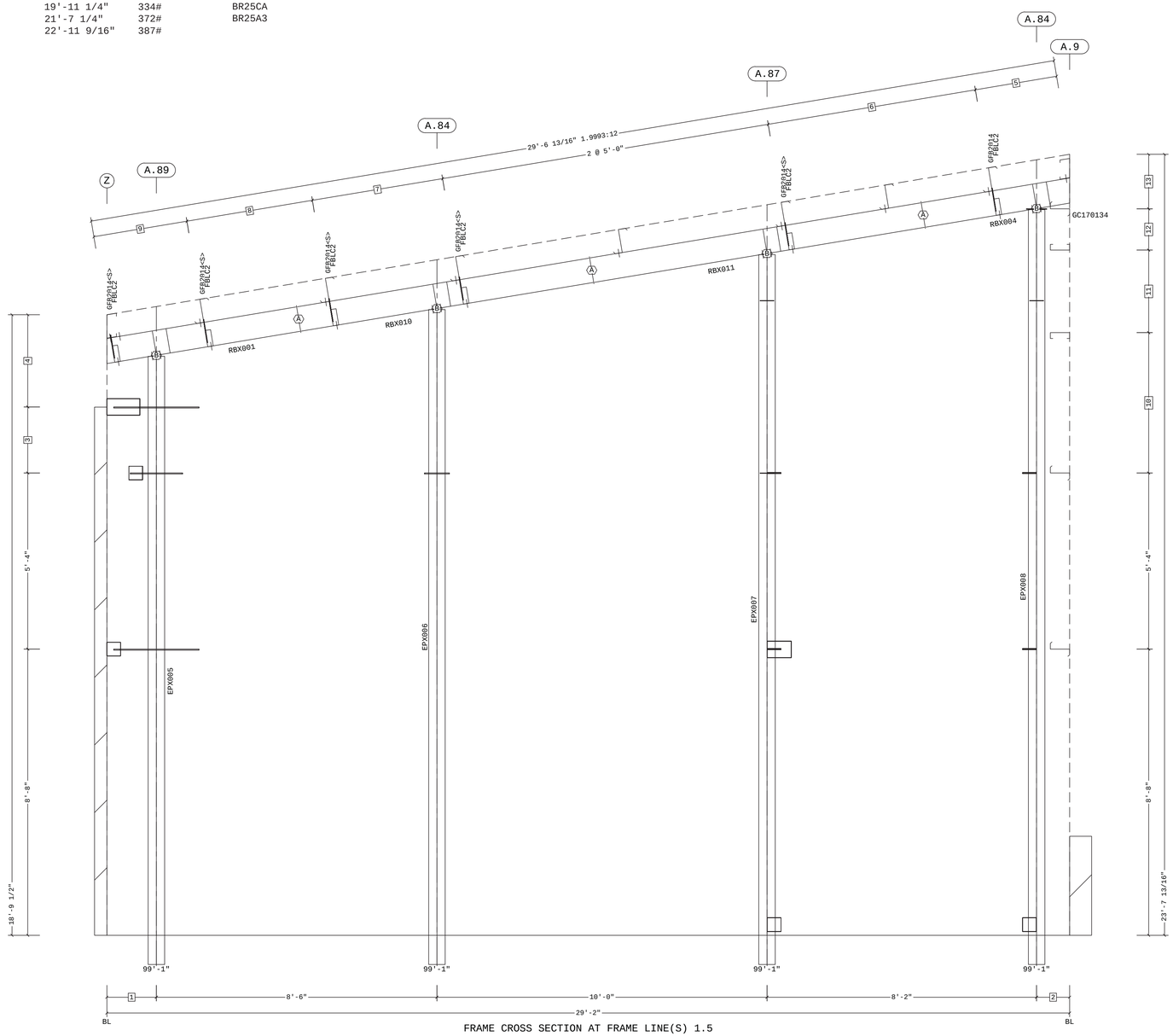
Part	Mem	Width	Thick	WebThk.	Depth1	Depth2	Approx.Lgth	Approx.Weight	Detail
RBX001	1-2	5.0000	.1875	.1345	9"	9"	5'-11 3/8"	67#	
RBX010	3-4	5.0000	.1875	.1345	9"	9"	9'-0"	103#	
RBX011	5-6	5.0000	.1875	.1345	9"	9"	10'-2 3/16"	115#	
RBX004	7-8	5.0000	.1875	.1345	9"	9"	4'-6 11/16"	52#	
EPX005	9	6.0000	.2500	.1644	10"	10"	18'-6 1/4"	344#	BR25CA
EPX006	10	6.0000	.2500	.1644	10"	10"	19'-11 1/4"	334#	BR25CA
EPX007	11	6.0000	.2500	.1644	10"	10"	21'-7 1/4"	372#	BR25A3
EPX008	12	6.0000	.2500	.1644	10"	10"	22'-11 9/16"	387#	

⬡ Bolt Connection & Plate Schedule

Id	Qty	Grade	Bolt Dia.	Bolt Length	Plate Thick.	Rows Out	Rows In	Tension Bolt	Washer	PartNo
A	4	F1852	3/4"	1 3/4"	1/4"	1	1	Yes	Yes	0097387
B	4	A325	1/2"	1 1/2"	3/8"	1	1			49080

<S> - (2) Washers (095872) req'd at Flange Brace to Secondary.

Frame Clearances
Vert. Clearance at member 9(EPX005): 17'-6 3/4"
Vert. Clearance at member 10(EPX006): 18'-11 3/4"
Vert. Clearance at member 11(EPX007): 20'-7 3/4"
Vert. Clearance at member 12(EPX008): 22'-0 1/16"
Finished Floor Elevation = 100'-0" (Unless Noted Otherwise)



FRAME CROSS SECTION AT FRAME LINE(S) 1.5

13 1'-7 13/16"
12 1'-3"
11 2'-6"
10 4'-3"
9 2'-10 1/4"
8 3'-10 1/4"
7 4'-0"
6 2 @ 3'-2 3/16"
5 2'-5 15/16"
4 2'-9 1/2"
3 2'-0"
2 1'-0"
1 1'-6"
☐ Dimension Key

Shape Name = Virtual Service Center Wall 2, Frame 8

DERRICK WESSEL STATE OF WASHINGTON 56592 REGISTERED PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

REV	DATE	BY	DESCRIPTION

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

Scale 1:23.0

FRAME CROSS SECTION AT FRAME LINE(S) 1.5

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
DATE	06/13/2022
DRAWN/CHECK	DM YH
PAGE	14

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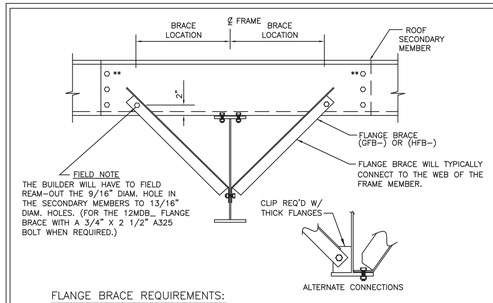
FILENAME: C:\Users\malod\OneDrive - BlueScope\Desktop\21-028656-01 CHG-KIRKLAND-FC ARD-PERMITS\21-028656-01 Autocad Files\14-Kirkland City Hall Virtual Service Center_FRAME CROSS SECTION AT FRAME LINE(S) 1.52.dwg

SAVE DATE: 6/14/2022 SAVE TIME: 14:42:45 LAST SAVED BY: MaloD



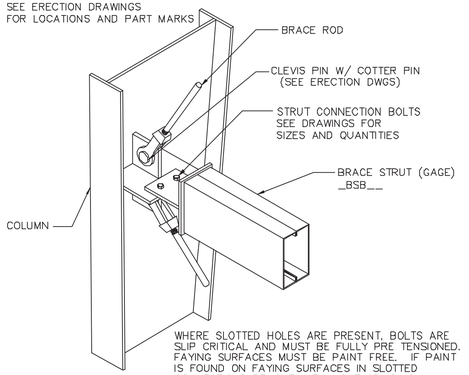
FLANGE BRACE REQUIREMENTS:

RULE#1– ALL FLANGE BRACES ON CROSS SECTIONS MUST BE INSTALLED.
RULE#2– SINGLE FLANGE BRACES ARE REQUIRED WHEN PART MARK ON CROSS SECTION IS NOT ACCOMPANIED BY (2).
RULE#3– FLANGE BRACES ARE REQUIRED BOTH SIDES OF THE FRAME WEB WHEN PART MARK IS ACCOMPANIED BY (2).
RULE#4– WHENEVER POSSIBLE, PLACE SINGLE BRACES TOWARD THE CENTER OF THE BUILDING.
RULE#5– WHENEVER POSSIBLE, PLACE ALL SINGLE BRACES ON THE SAME SIDE OF THE FRAME WEB.

** 10" & 11 1/2" PURLINS REQUIRE 3 BOLTS AT EACH END OF PURLIN LAP.

REV. DATE:05/08/18	REV. NO.02	TYPICAL FLANGE BRACE CONNECTIONS
BR06AE		CONT. PURLIN LAP SHOWN, CONT. GIRT & SIMPLE PURLIN

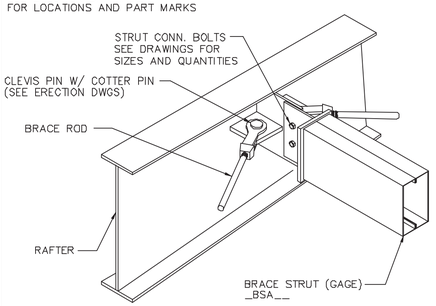
SEE ERECTION DRAWINGS FOR LOCATIONS AND PART MARKS



WHERE SLOTTED HOLES ARE PRESENT, BOLTS ARE SLIP CRITICAL AND MUST BE FULLY PRE TENSIONED. FAYING SURFACES MUST BE PAINT FREE. IF PAINT IS FOUND ON FAYING SURFACES IN SLOTTED CONNECTIONS REMOVE WITH LIGHT GRINDING. STANDARD HARDENED WASHERS ARE REQUIRED OVER ALL SLOTS. SEE ERECTION DRAWINGS FOR MARK NUMBERS AND QUANTITIES.

REV DATE:06/23/11	REV. NO 01	STRUT BRACING
BR15J1		GAGE STRUT ON WALL

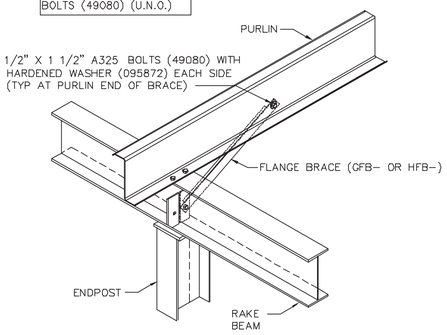
SEE ERECTION DRAWINGS FOR LOCATIONS AND PART MARKS



WHERE SLOTTED HOLES ARE PRESENT, BOLTS ARE SLIP CRITICAL AND MUST BE FULLY PRE TENSIONED. FAYING SURFACES MUST BE PAINT FREE. IF PAINT IS FOUND ON FAYING SURFACES IN SLOTTED CONNECTIONS REMOVE WITH LIGHT GRINDING. STANDARD HARDENED WASHERS ARE REQUIRED OVER ALL SLOTS. SEE ERECTION DRAWINGS FOR MARK NUMBERS AND QUANTITIES.

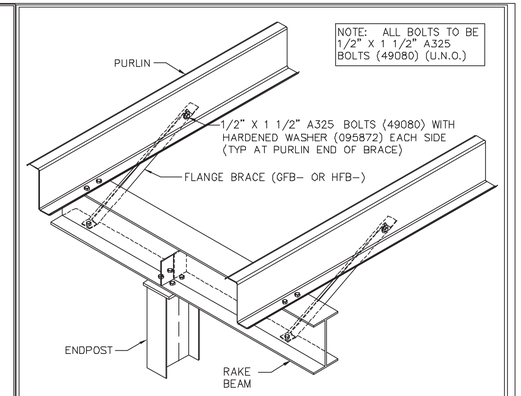
REV DATE:06/23/11	REV NO. 01	STRUT BRACING
BR15L1		GAGE STRUT IN ROOF

NOTE: ALL BOLTS TO BE 1/2" X 1 1/2" A325 BOLTS (49080) (U.N.O.)



REV DATE:06/24/11	REV NO. 01	ENDPOST TOP BRACING
BR25A3		ENDPOST WITHIN 6" (152mm) OF PURLIN

NOTE: ALL BOLTS TO BE 1/2" X 1 1/2" A325 BOLTS (49080) (U.N.O.)



REV DATE 11/16/15	REV. NO. 03	ENDPOST TOP BETWEEN PURLINS
BR25CA		NO CAP CHANNEL – BRACED TO PURLINS ONLY

F = FEET G = GAGE
I = INCHES O = OPERATION
E = EIGHTHS C = FIN/COLOR

PANEL/COVERING
W 1 3 1 1 7 2 6 1 K T D
* F F I I E G G O C C C
LENGTH CODE

INSULATION
I B 1 3 0 1 0 3 6 0 3 0 W V
* * F F F I I I I I I E C C
LENGTH WIDTH THK CODE

SECONDARY (STANDARD)
0 B Z 1 9 1 1 4 1 7 – – – – –
* * * F F I I E G G * * * * *
DEPTH LENGTH SHAPE GAGE ADJUST.CODES

SECONDARY (SPECIAL)
0 0 1 0 B Z 1 9 1 1 4 1 7 – – –
* * * * * * F F I I E G G * * *
COUNTER DEPTH& SHAPE LENGTH GAGE ADJUST CODES

ROD BRACING
0 3 R S 2 5 1 0
I E * * F F I I
DIA LENGTH

RS = THREADS BOTH ENDS
RT = THREADS ONE END – CLEVIS ONE END
RU = CLEVIS BOTH ENDS
RP = THREAD BOTH ENDS – NO HILLSIDES

CX*** = COLUMN (PLATE)
CGX*** = COLUMN (GAGE)
WCX*** = COLUMN (HOTROLL)

RBX*** = RAFTER (PLATE)
BGX*** = RAFTER (GAGE)
WRX*** = RAFTER (HOTROLL)
TRX*** = TRUSS RAFTER

ICX*** = INTERIOR COLUMN
PCX*** = PIPE COLUMN
TCX*** = TUBE COLUMN

EPX*** = ENDPOST (PLATE)
EGX*** = ENDPOST (GAGE)

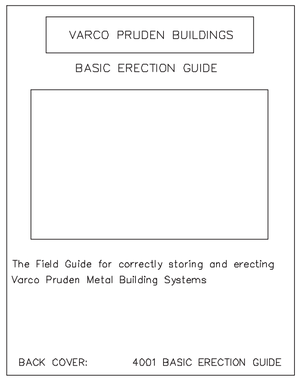
CBX*** = CANOPY (PLATE)
CBX*** = PIGGYBACK CANOPY

DCC*** = 8 1/2" GAGE POST
DCE*** = 10" GAGE POST

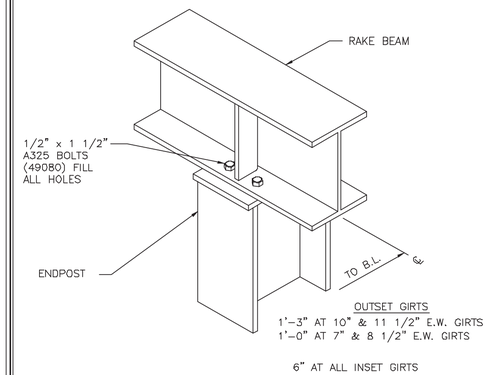
REV DATE:08/29/12	REV. NO 01	MARK NUMBER KEY
EN50B1		COMMON GENERATED MARK NUMBERS

BASIC ERECTION GUIDE REQUIRED FOR THIS PROJECT:

REFER TO:



REV DATE:01/30/14	REV. NO. 00	BASIC ERECTION GUIDE – STRUCTURAL
ENV002		



OUTSET GIRTS
1'–3" AT 10" & 11 1/2" E.W. GIRTS
1'–0" AT 7" & 8 1/2" E.W. GIRTS

6" AT ALL INSET GIRTS

REV. DATE: 07/01/09	REV. NO 00	RAKE BEAM CONNECTION
PF10C2		TO ENDPOST

1. USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS, SECONDARY CLIP CONNECTIONS, AND FLANGE BRACE CONNECTIONS, UNLESS NOTED OTHERWISE.
2. SLOT REINFORCEMENT PLATES NEED NOT BE LOCATED ON THE SAME SIDE OF THE WEB AS THE HILLSIDE WASHER.

06/21/2022

PERMIT SET- For Building Dept. Approval

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

NTS

6/13/2022 SEDSheet 13:53:45

PRIMARY BRACING SED'S

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097
FILENAME:	Kirkland City Hall Virtual Service Center

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
DATE	06/13/2022
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Secondary Part Schedule

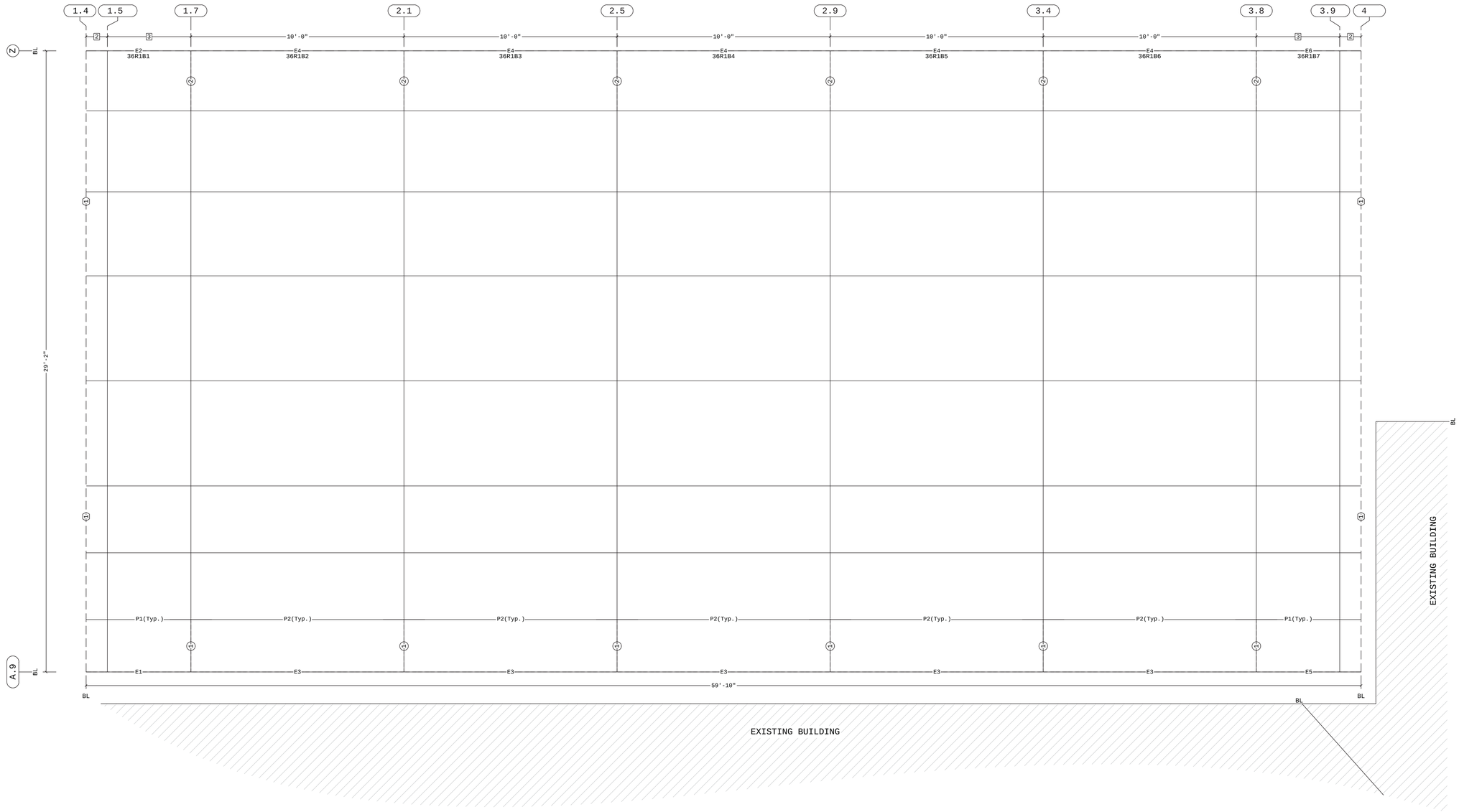
Mark	Part	Thick.	Depth	Lap	Detail
E1	00107HS0410415002	0.0730	7"		BR09W2, BR09Y2
E2	00108ES0410417002	0.0600	8 1/2"		RS12PH, RS12PA
E3	07H0911415DD002	0.0730	7"		BR09W2, BR09Y2
E4	08E0911417DD002	0.0600	8 1/2"		
E5	00207HS0410415002	0.0730	7"		BR09W2, BR09Y2
E6	00208ES0410417002	0.0600	8 1/2"		RS12PF, RS12PE
P1	08Z0510417A100	0.0600	8 1/2"	10 1/2"	RS02T1, RS01T1
P2	08Z11114171100	0.0600	8 1/2"	10 1/2"	RS01T1

Secondary Bracing Schedule

Id	Qty	Mark No	Spacing
1	6	PBA0209(Typ.)	2'-5 15/16"
2	6	PBA0302	2'-10 1/4"

See SED:
BR09K2, BR09RY, BR09RZ

Part Mark Key
1 RKC15



3 3'-11"
2 1'-0"
1 1'-6"
Dimension Key

ROOF SECONDARY PLAN

Shape Name = Virtual Service Center

DERRICK WESSEL
STATE OF WASHINGTON
56592
REGISTERED
PROFESSIONAL ENGINEER
06/21/2022

PERMIT SET- For Building Dept. Approval

MODIFIED IN AUTOCAD

1. UNLESS NOTED, USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS.
2. FLANGE BRACES ARE AN INTEGRAL PART OF THE STABILITY OF THE STRUCTURAL SYSTEM AND MUST BE PROPERLY INSTALLED PRIOR TO ERECTION OF WALL AND ROOF SHEETS.
3. REMOVAL OR ALTERATION OF ANY COMPONENT IS PROHIBITED.

THE GENERAL CONTRACTOR AND/OR ERECTOR IS SOLELY RESPONSIBLE FOR ACCURATE GOOD QUALITY WORKMANSHIP IN ERECTING THIS BUILDING IN ACCORDANCE WITH THIS DRAWING, DETAILS REFERENCED IN THIS DRAWING, ALL APPLICABLE VP BUILDINGS ERECTION GUIDES, AND INDUSTRY STANDARDS PERTAINING TO PROPER ERECTION, INCLUDING THE CORRECT USE OF TEMPORARY BRACING.

REV	DATE	BY	DESCRIPTION

Scale 1:30.0

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

ROOF SECONDARY PLAN

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: **2022.1b**

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FILENAME: **C:\Users\malod\OneDrive - BlueScope\Desktop\21-028656-01 CHG-KIRKLAND-FC ARD-PERMITS\21-028656-01 Autocad Files\16-Kirkland City Hall Virtual Service Center_ROOF SECONDARY PLAN.dwg**

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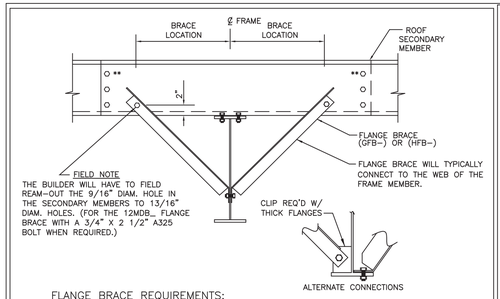


FLANGE BRACE REQUIREMENTS:

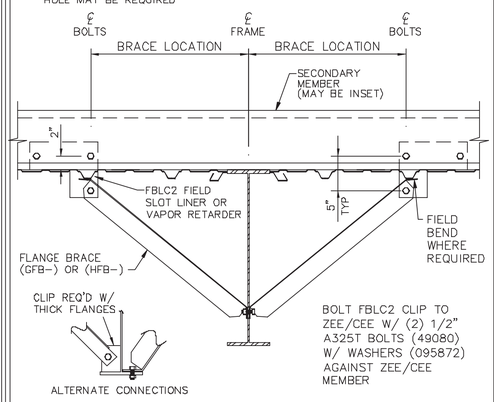
- RULE#1– ALL FLANGE BRACES ON CROSS SECTIONS MUST BE INSTALLED.
- RULE#2– SINGLE FLANGE BRACES ARE REQUIRED WHEN PART MARK ON CROSS SECTION IS NOT ACCOMPANIED BY (2).
- RULE#3– FLANGE BRACES ARE REQUIRED BOTH SIDES OF THE FRAME WEB WHEN PART MARK IS ACCOMPANIED BY (2).
- RULE#4– WHENEVER POSSIBLE, PLACE SINGLE BRACES TOWARD THE CENTER OF THE BUILDING.
- RULE#5– WHENEVER POSSIBLE, PLACE ALL SINGLE BRACES ON THE SAME SIDE OF THE FRAME WEB.

** 10" & 11 1/2" PURLINS REQUIRE 3 BOLTS AT EACH END OF PURLIN LAP.

REV. DATE:05/08/18	REV. NO. 02	BR06AE

TYPICAL FLANGE BRACE CONNECTIONS
CONT. PURLIN LAP SHOWN, CONT. GIRT & SIMPLE PURLIN

FIELD DRILLING OF 9/16" DIA. HOLE MAY BE REQUIRED

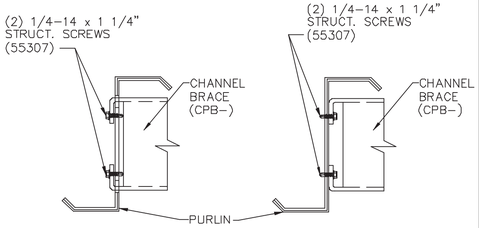


REV. DATE:10/24/17	REV. NO. 03	BR06J3

ROOF/WALL FLANGE BRACING
PURLIN/GIRT WITH LINER OR INSUL. VAPOR RETARDER

ERECTION NOTE:

WHEN A CHANNEL BRACE DOES NOT LINE UP WITH ANOTHER CHANNEL BRACE OR THE SLOTS IN THE PURLIN WEB FOR A DROP PIN CONNECTION BEND THE CHANNEL TABS TOWARD THE PURLIN WEB AND USE A SELF–DRILLER (55307) TO ATTACH.

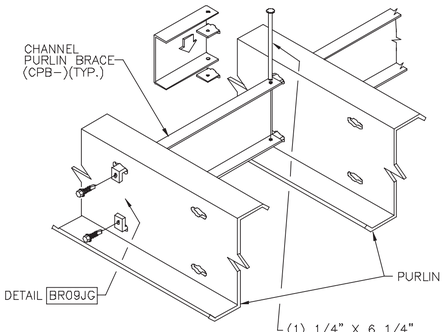


USE WHEN CHANNEL BRACE DOES LINE UP WITH THE SLOTS IN THE PURLIN WEB.

USE WHEN CHANNEL BRACE DOES NOT LINE UP WITH THE SLOTS IN THE PURLIN WEB.

REV. DATE:04/01/11	REV. NO. 01	BR09JG

CHANNEL BRACE ENDING AT PURLIN WEB
SELF–DRILLER WITH BENT TABS

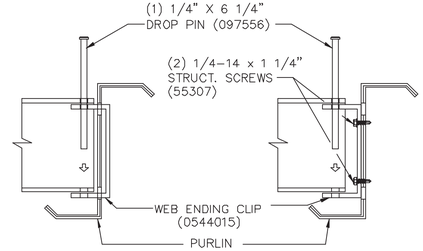


REV. DATE:07/01/09	REV. NO. 00	BR09JH

SINGLE CHANNEL PURLIN BRACE
ENDING AT PURLIN WEB LOCATION

ERECTION NOTE:

CHANNEL BRACES THAT END AT A PURLIN WEB, BUT DO NOT HAVE TABS TO BEND AND SECURE. INSERT CLIP (544015) THROUGH WEB SLOTS AND USE A DROP PIN TO ATTACH TO CHANNEL BRACE.

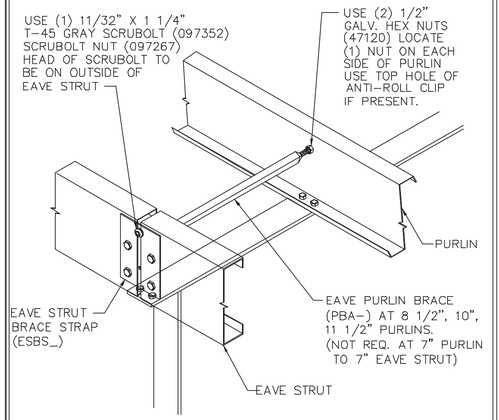


USE WHEN CHANNEL BRACE DOES LINE UP WITH THE SLOTS IN THE PURLIN WEB.

USE WHEN CHANNEL BRACE DOES NOT LINE UP WITH THE SLOTS IN THE PURLIN WEB.

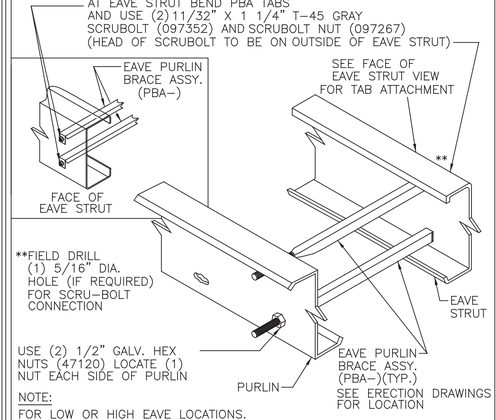
REV DATE 04/01/11	REV. NO. 01	BR09JR

CHANNEL BRACE ENDING AT PURLIN WEB
WEB ENDING CLIP WITH DROP PIN



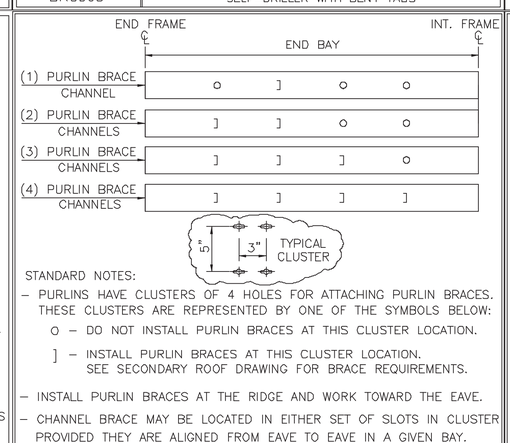
REV. DATE:07/20/16	REV. NO. 05	BR09K2

EAVE BRACE STRAP AND EAVE PURLIN BRACE
LOCATED AT EAVE – CENTERLINE OF FRAME



REV. DATE:02/22/22	REV. NO. 05	BR06K5

EAVE STRUT BRACE

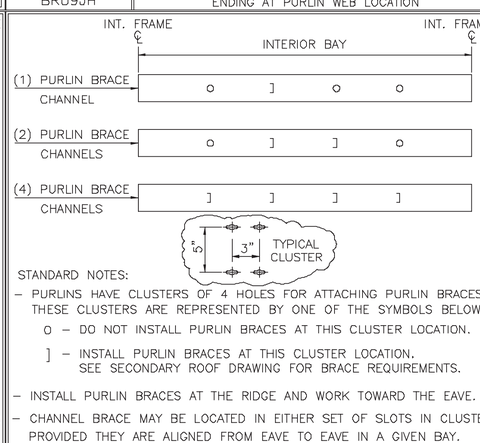


STANDARD NOTES:

- PURLINS HAVE CLUSTERS OF 4 HOLES FOR ATTACHING PURLIN BRACES. THESE CLUSTERS ARE REPRESENTED BY ONE OF THE SYMBOLS BELOW:
  - O – DO NOT INSTALL PURLIN BRACES AT THIS CLUSTER LOCATION.
  -] – INSTALL PURLIN BRACES AT THIS CLUSTER LOCATION. SEE SECONDARY ROOF DRAWING FOR BRACE REQUIREMENTS.
- INSTALL PURLIN BRACES AT THE RIDGE AND WORK TOWARD THE EAVE.
- CHANNEL BRACE MAY BE LOCATED IN EITHER SET OF SLOTS IN CLUSTER PROVIDED THEY ARE ALIGNED FROM EAVE TO EAVE IN A GIVEN BAY.

REV. DATE: 07/01/09	REV. NO. 00	BR09RY

PURLIN BRACE CLUSTER LOCATION
END BAY CHANNEL LOCATION



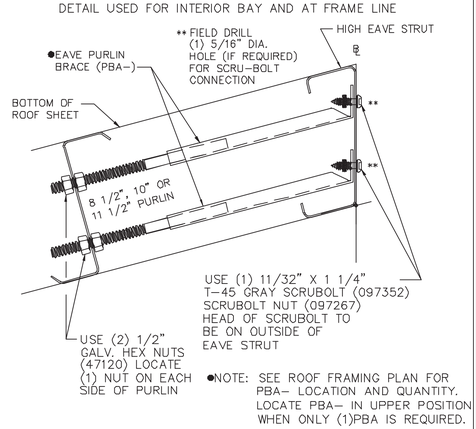
STANDARD NOTES:

- PURLINS HAVE CLUSTERS OF 4 HOLES FOR ATTACHING PURLIN BRACES. THESE CLUSTERS ARE REPRESENTED BY ONE OF THE SYMBOLS BELOW:
  - O – DO NOT INSTALL PURLIN BRACES AT THIS CLUSTER LOCATION.
  -] – INSTALL PURLIN BRACES AT THIS CLUSTER LOCATION. SEE SECONDARY ROOF DRAWING FOR BRACE REQUIREMENTS.
- INSTALL PURLIN BRACES AT THE RIDGE AND WORK TOWARD THE EAVE.
- CHANNEL BRACE MAY BE LOCATED IN EITHER SET OF SLOTS IN CLUSTER PROVIDED THEY ARE ALIGNED FROM EAVE TO EAVE IN A GIVEN BAY.

REV. DATE:07/01/09	REV. NO. 00	BR09RZ

PURLIN BRACE CLUSTER LOCATION
INTERIOR BAY CHANNEL LOCATION

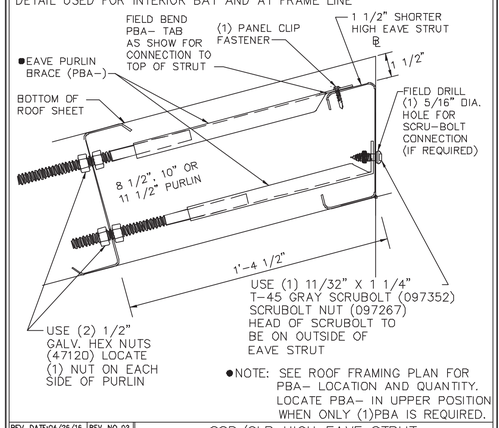
DETAIL USED FOR INTERIOR BAY AND AT FRAME LINE



REV. DATE:11/26/12	REV. NO. 01	BR09W2

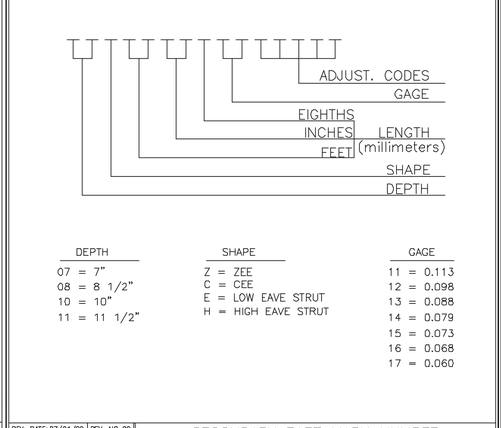
HIGH EAVE PURLIN BRACE
ALL WALL PANEL TYPE

DETAIL USED FOR INTERIOR BAY AND AT FRAME LINE



REV. DATE:04/26/16	REV. NO. 02	BR09Y2

SSR/SLR HIGH EAVE STRUT
ALL WALL PANEL TYPE



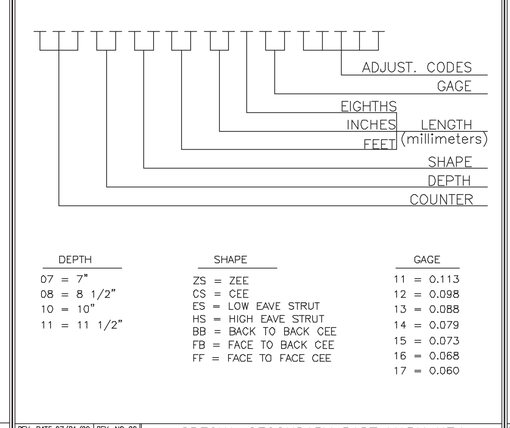
DEPTH
07 = 7"
08 = 8 1/2"
10 = 10"
11 = 11 1/2"

SHAPE
Z = ZEE
C = CEE
E = LOW EAVE STRUT
H = HIGH EAVE STRUT

GAGE
11 = 0.113
12 = 0.098
13 = 0.088
14 = 0.079
15 = 0.073
16 = 0.068
17 = 0.060

REV. DATE: 07/01/09	REV. NO. 00	EN51B1

SECONDARY PART MARK NUMBER
COMMON GENERATED MARK NUMBERS



DEPTH
07 = 7"
08 = 8 1/2"
10 = 10"
11 = 11 1/2"

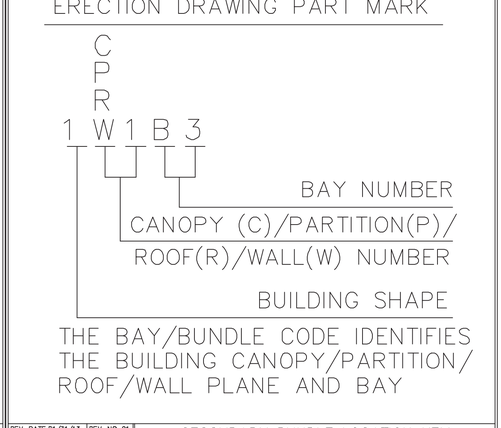
SHAPE
ZS = ZEE
CS = CEE
ES = LOW EAVE STRUT
HS = HIGH EAVE STRUT
BB = BACK TO BACK CEE
FB = FACE TO BACK CEE
FF = FACE TO FACE CEE

GAGE
11 = 0.113
12 = 0.098
13 = 0.088
14 = 0.079
15 = 0.073
16 = 0.068
17 = 0.060

REV. DATE. 07/01/09	REV. NO. 00	EN51B2

SPECIAL SECONDARY PART MARK KEY
COMMON GENERATED MARK NUMBERS

ERECTION DRAWING PART MARK



THE BAY/BUNDLE CODE IDENTIFIES THE BUILDING CANOPY/PARTITION/ ROOF/WALL PLANE AND BAY

REV. DATE.01/31/13	REV. NO. 01	EN51B3

SECONDARY BUNDLE LOCATION KEY
ALL SECONDARY DEPTHS

DERRICK WESSEL — STATE OF WASHINGTON — 56592 — REGISTERED PROFESSIONAL ENGINEER

06/21/2022

PERMIT SET- For Building Dept. Approval

1. UNLESS NOTED, USE 1/2 X 1 1/2 A325T BOLT (49080) AND NUT (47120) W/O WASHERS. SNUG TIGHTEN BOLTS FOR ALL SECONDARY CONNECTIONS.
2. FLANGE BRACES ARE AN INTEGRAL PART OF THE STABILITY OF THE STRUCTURAL SYSTEM AND MUST BE PROPERLY INSTALLED PRIOR TO ERECTION OF WALL AND ROOF SHEETS.
3. REMOVAL OR ALTERATION OF ANY COMPONENT IS PROHIBITED.

THE VP ENGINEER'S SEAL APPLIES ONLY TO THE WORK PRODUCT OF VP AND DESIGN AND PERFORMANCE REQUIREMENTS SPECIFIED BY VP. THE VP ENGINEER'S SEAL DOES NOT APPLY TO THE PERFORMANCE OR DESIGN OF ANY OTHER PRODUCT OR COMPONENT FURNISHED BY VP EXCEPT TO ANY DESIGN OR PERFORMANCE REQUIREMENTS SPECIFIED BY VP.

THE GENERAL CONTRACTOR AND/OR ERECTOR IS SOLELY RESPONSIBLE FOR ACCURATE GOOD QUALITY WORKMANSHIP IN ERECTING THIS BUILDING IN ACCORDANCE WITH THIS DRAWING, DETAILS REFERENCED IN THIS DRAWING, ALL APPLICABLE VP BUILDINGS ERECTION GUIDES, AND INDUSTRY STANDARDS PERTAINING TO PROPER ERECTION, INCLUDING THE CORRECT USE OF TEMPORARY BRACING.

D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

NTS

6/13/2022 SEDSheet 13:53:47

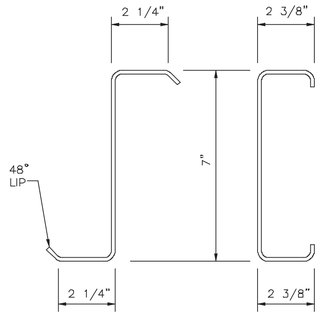
ROOF SECONDARY SED'S (a)

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097
FILENAME:	Kirkland City Hall Virtual Service Center

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

JOBNO	21-028656-01
DATE	06/13/2022
DRAWN/CHECK	DM YH
PAGE	17

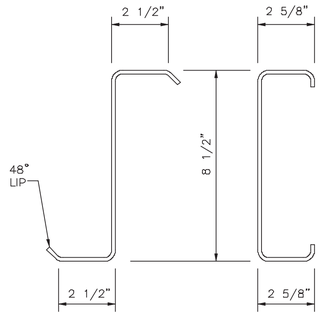
a division of BlueScope Buildings North America, Inc.



REV. DATE:07/01/09 | REV. NO 00

EN53E1

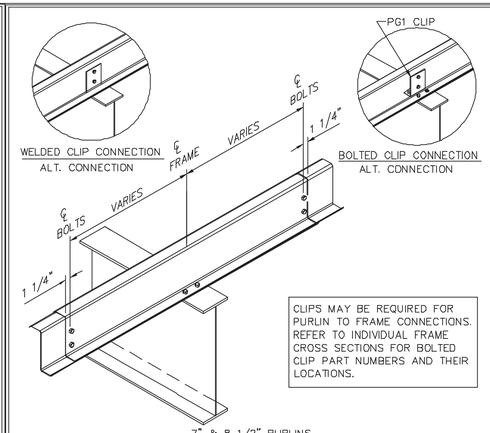
PURLIN AND GIRT SIZES
7" 178mm



REV. DATE:07/01/09 | REV. NO 00

EN53F1

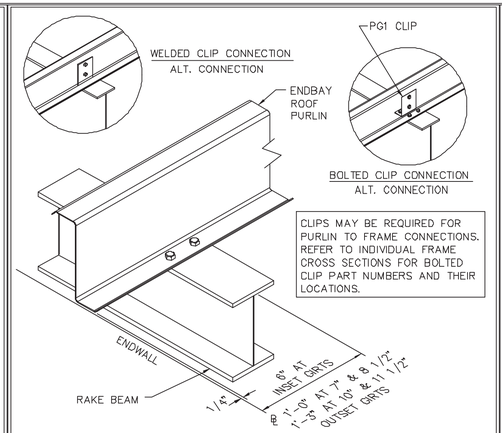
PURLIN AND GIRT SIZES
8 1/2" 216mm



REV. DATE 06/17/15 | REV. NO. 02

RS01T1

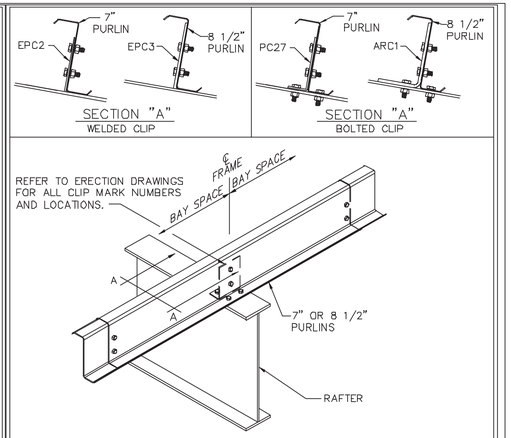
PURLIN CONNECTION AT INTERIOR FRAME
CONTINUOUS PURLINS



REV. DATE 06/17/15 | REV. NO. 02

RS02T1

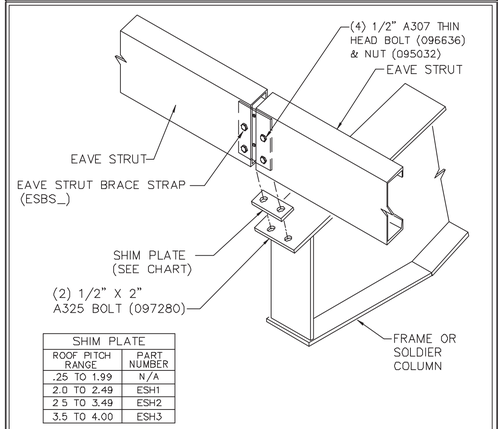
PURLIN CONNECTION TO END FRAME
CONTINUOUS PURLINS



REV. DATE:08/11/14 | REV. NO. 04

RS03J1

ANTI-ROLL PURLIN CLIPS
WHEN REQUIRED BY DESIGN

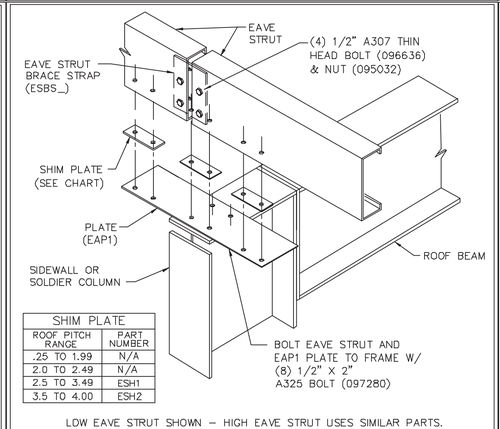


SHIM PLATE	
ROOF PITCH RANGE	PART NUMBER
.25 TO 1.99	N/A
2.0 TO 2.49	ESH1
2.5 TO 3.49	ESH2
3.5 TO 4.00	ESH3

REV. DATE:07/20/16 | REV. NO. 03

RS12PA

EAVE STRUT CONNECTION
AT INTERIOR FRAME



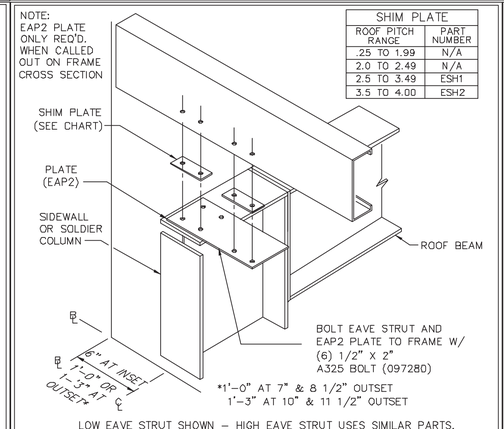
SHIM PLATE	
ROOF PITCH RANGE	PART NUMBER
.25 TO 1.99	N/A
2.0 TO 2.49	N/A
2.5 TO 3.49	ESH1
3.5 TO 4.00	ESH2

LOW EAVE STRUT SHOWN – HIGH EAVE STRUT USES SIMILAR PARTS.

REV. DATE-07/20/16 | REV. NO. 05

RS12PE

EAVE STRUT W/ ATTACHMENT PLATE
INTERIOR FRAME



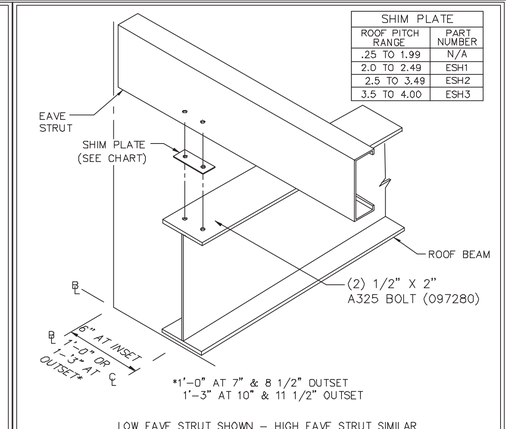
SHIM PLATE	
ROOF PITCH RANGE	PART NUMBER
.25 TO 1.99	N/A
2.0 TO 2.49	N/A
2.5 TO 3.49	ESH1
3.5 TO 4.00	ESH2

LOW EAVE STRUT SHOWN – HIGH EAVE STRUT USES SIMILAR PARTS.

REV. DATE:03/26/15 | REV. NO. 02

RS12PF

EAVE STRUT W/ ATTACHMENT PLATE
END FRAME



SHIM PLATE	
ROOF PITCH RANGE	PART NUMBER
.25 TO 1.99	N/A
2.0 TO 2.49	ESH1
2.5 TO 3.49	ESH2
3.5 TO 4.00	ESH3

LOW EAVE STRUT SHOWN – HIGH EAVE STRUT SIMILAR

REV. DATE:03/26/15 | REV. NO. 01

RS12PH

EAVE STRUT CONNECTION
AT END FRAME

06/21/2022

PERMIT SET- For Building Dept. Approval

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D

VP Buildings
3200 Players Club Circle Memphis TN 38125

REV	DATE	BY	DESCRIPTION

NTS

6/13/2022 SEDSheet 13:53:49

ROOF SECONDARY SED'S (b)

BUILDER	CHG Building Systems, Inc.
CUSTOMER	City of Kirkland, Washington
LOCATION	123 5th Ave.; Kirkland, WA 98033
PROJECT	Kirkland City Hall Virtual Service Center
BUILDERS PO#	21097
FILENAME:	Kirkland City Hall Virtual Service Center

VP BUILDINGS
VARCO PRUDEN
A BlueScope Steel Company
VPC VERSION: 2022.1b

a division of BlueScope Buildings North America, Inc.

JOBNO	21-028656-01
DATE	06/13/2022
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