



CITY of THE DALLES

313 COURT STREET
THE DALLES, OREGON 97058

(541) 296-5481 ext. 1125
COMMUNITY DEVELOPMENT DEPARTMENT

SITE TEAM AGENDA

The information contained in this agenda is for preliminary comments/concerns only.

Thursday, May 9, 2024, 1:00 p.m.

Please note: Applicant start time is 2:00 p.m.

Meeting held via Zoom

<https://us06web.zoom.us/j/88316496257?pwd=VVdxVm5wQjRialdpOG9TdGFVeWF2QT09>

Meeting ID: **883 1649 6257** Passcode: **636603**

Dial: 1-669-900-6833 or 1-253-215-8782

Action Items

This item is for your review and comment. Please comment on or before the scheduled Site Team Meeting.

- A. **Bryce McNab, ODFW** – Site Plan Review. Applicant is requesting approval to site and construct a 120' x 30' three-sided, metal storage building in the existing gravel parking lot. The property is located at 3561 Klindt Dr and further described as 2N 13E 28 D tax lot 2200. Property is zoned I – Industrial District.
Planner: Frank Glover
- B. **EDJE Venture, LLC** – Site Plan Review. Applicant is requesting approval to add a second story to an existing single-story office. The property is located at 1539 Bargeway Road and further described as 2N 13E 33 A tax lot 600. Property is zoned CR – Recreational Commercial District.
Planner: Frank Glover

Next regularly scheduled Site Team meeting: Thursday, May 23, 2024.



City of The Dalles
Community Development Dept.
 313 Court Street
 The Dalles, OR 97058
 (541) 296-5481, ext. 1125
 www.thedalles.org

Site Team #: ST 014-24
 Received: 04/10/2024
 Filing Fee: \$100.00
 Receipt #: XBP 170022311
 Meeting Date: _____

Site Team / Pre-Application Meeting

- | | | | |
|---------------------------------------|---|--|--|
| <input type="radio"/> Adjustment | <input type="radio"/> Mobile Home Park | <input type="radio"/> Conditional Use Permit | <input type="radio"/> Property Line Adjustment |
| <input type="radio"/> Building Permit | <input checked="" type="radio"/> Site Plan Review | <input type="radio"/> Minor Partition/Replat | <input type="radio"/> Planned Unit Development |
| <input type="radio"/> Variance | <input type="radio"/> Vacation (Street) | <input type="radio"/> Comp Plan Amendment | <input type="radio"/> Comp Plan/Zone Change |
| <input type="radio"/> Subdivision | <input type="radio"/> Zone Change | <input type="radio"/> Other: _____ | |

Applicant

Name: Bryce Macnab
 Address: 3561 Klindt Dr
The Dalles, Or 97058
 Phone #: 541-296-8026
 Email: Bryce.a.macnab@odfw.oregon.gov

Legal Owner (if other than Applicant)

Name: Oregon Dept. of Fish & Wildlife
 Address: _____
 Phone #: _____
 Email: _____

Property Information

Address: 3561 Klindt Dr, The Dalles

Map and Tax Lot: 2N 13E 28D tax lot 2200

Project Description (continue on next page if necessary)

ODFW is wanting to construct a metal storage building in our existing gravel parking lot. The building will be located on the west side of the lot along Klindt Dr. The proposed 3 sided storage building will be 120' long, 30' deep and have 16' eaves. The building will be open on the east side and consist of 4 bays at 30' wide, and will be used to store equipment (see attached drawing).

Application Policy

I certify that I am the applicant or owner identified below. I acknowledge that the final approval by the City of The Dalles, if any, may result in restrictions, limitations, and construction obligations being imposed on this real property. I understand that if the property is owned in part or totality by a trust, partnership, corporation or LLC, I will be required to present legal documentation listing all persons that make-up the entity, as well as proof of my authorization to act on the entity's behalf. I consent and hereby authorize City representative(s) to enter upon my property for any purpose of examination or inspection related to this application. I certify that all information provided is true and correct, and consent to the filing of the application, authorized by my original signature below.

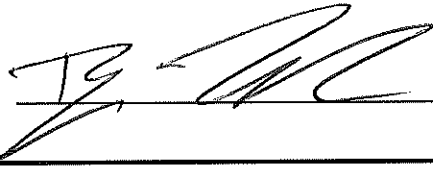
The Site Team/Pre-Application meeting does not constitute an approved Land Use Application. The resulting Land Use Application must adhere to all applicable standards in effect at the time of application.

Signature of Applicant

Signature of Property Owner



4/10/24
Date



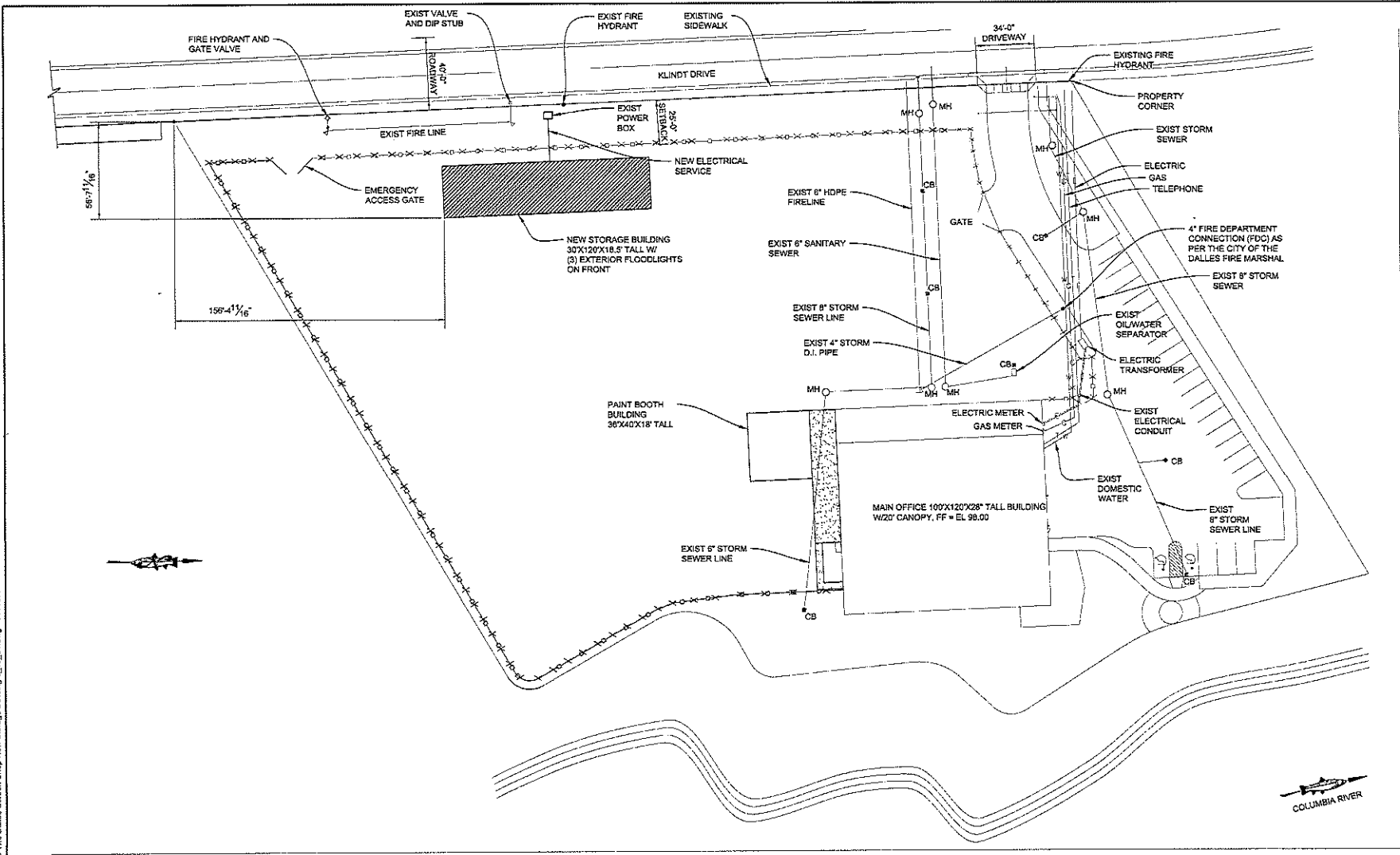
4/10/24
Date

Department Use Only

City Limits: Yes No Zone: _____ Overlay: _____ Airport Zone: Yes No
Geohazard Zone: _____ Flood Designation: _____
Historic Structure: Yes No Current Use: _____
Previous Planning Actions:

Erosion Control Issues? Access Issues? Utilities and Public Improvements? Items Needing Attention?

File: C:\Users\mccorm\Documents\24-008_The Dalles Screen Shop New Storage Building_1_15_24.dwg Sheet: 3/20/2024 7:07 PM



Oregon
 DEPARTMENT OF FISH AND WILDLIFE
 DIVISION OF PERMITTING AND REGULATIONS
 ENGINEERING SECTION
 4034 FARVIEW INDUSTRIAL DRIVE SE
 TALLAHASSEE, ALABAMA 36908
 TEL: (205) 944-6222



REV	DATE	DESCRIPTION

**THE DALLES SCREENSHOP
 NEW STORAGE BUILDING
 SITE PLAN FOR COUNTY PERMITTING**

DATE: March 20, 2024
 DESIGN BY: RLM
 DRAWN BY: RLM
 CHECKED BY: RLM
 CHIEF ENGINEER
 FILE #: 24-008
 SHEET 1
 OF 1



City of The Dalles
Community Development Dept.
 313 Court Street
 The Dalles, OR 97058
 (541) 296-5481, ext. 1125
 www.thedalles.org

Site Team #: ST 016-24
 Received: 04/30/2024
 Filing Fee: _____
 Receipt #: _____
 Meeting Date: 05/09/2024

Site Team / Pre-Application Meeting

- | | | | |
|---------------------------------------|---|--|--|
| <input type="radio"/> Adjustment | <input type="radio"/> Mobile Home Park | <input type="radio"/> Conditional Use Permit | <input type="radio"/> Property Line Adjustment |
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| <input type="radio"/> Variance | <input type="radio"/> Vacation (Street) | <input type="radio"/> Comp Plan Amendment | <input type="radio"/> Comp Plan/Zone Change |
| <input type="radio"/> Subdivision | <input type="radio"/> Zone Change | <input type="radio"/> Other: _____ | |

Applicant

Name: EDJE Venture, LLC
 Address: PO Box 966
The Dalles, OR 97058
 Phone #: 541-993-3959 (Ed)
 Email: jessica@devcomechanical.com

Legal Owner (if other than Applicant)

Name: Ed and Jessica DeVlaeminck
 Address: PO Box 966
The Dalles, OR 97058
 Phone #: 541-993-5600 (Jess)
 Email: ed@devcomechanical.com

Property Information

Address: 1539 Bargeway Road The Dalles, OR

Map and Tax Lot: 02N13 E33A 00600 00

Project Description (continue on next page if necessary)

Adding a second story to the existing single story office.

Application Policy

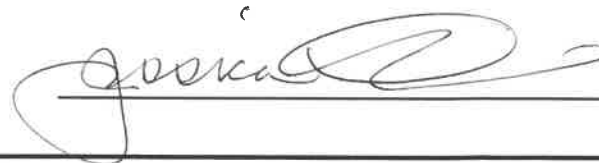
I certify that I am the applicant or owner identified below. I acknowledge that the final approval by the City of The Dalles, if any, may result in restrictions, limitations, and construction obligations being imposed on this real property. I understand that if the property is owned in part or totality by a trust, partnership, corporation or LLC, I will be required to present legal documentation listing all persons that make-up the entity, as well as proof of my authorization to act on the entity's behalf. I consent and hereby authorize City representative(s) to enter upon my property for any purpose of examination or inspection related to this application. I certify that all information provided is true and correct, and consent to the filing of the application, authorized by my original signature below.

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Signature of Applicant

Signature of Property Owner


member
4/30/24
Date

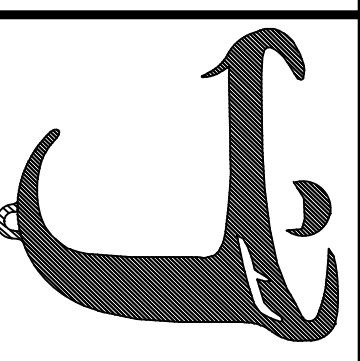

4/30/24
Date

Department Use Only

City Limits: Yes No Zone: _____ Overlay: _____ Airport Zone: Yes No
Geohazard Zone: _____ Flood Designation: _____
Historic Structure: Yes No Current Use: _____

Previous Planning Actions:

Erosion Control Issues? Access Issues? Utilities and Public Improvements? Items Needing Attention?



PROJECT INFORMATION

PROPERTY ADDRESS
1539 BARGEWAY RD
THE DALLES, OR 97058

OWNER CONTACT
D&E, LLC
ED DeVLAEMINCK
T. (541)298-8889
E. ed@devco.com

PROJECT DATA
THIS PROJECT CONSISTS OF A SECOND STORY BEING ADDED TO AN EXISTING SINGLE LEVEL OFFICE WITH ATTIC. THE BUILDING IS WOOD CONSTRUCTION.

DESIGN LOADS

DEAD	ROOF FLOOR	18PSF
LIVE	ROOF	25PSF
	GROUND SNOW	44PSF
	UPPER LEVEL OFFICE	80PSF
WIND		110 MPH
	EXP C	
	CAT C	

SEISMIC
CONSTRUCTION TYPE: TYPE V-B
OCCUPANCY TYPE: B, S-2
STORIES: 2
FIRE SPRINKLERS: NO

DRAWING INDEX

G1.00	GENERAL INFORMATION
A1.00	EXISTING & PROPOSED ELEVATIONS
A2.00	GROUND FLOOR PLANS
A2.01	UPPER FLOOR PLANS
S1.00	STRUCTURAL NOTES
S2.00	FOUNDATION & FLOOR FRAMING PLANS
S2.01	ROOF FRAMING PLAN
S3.00	BUILDING SECTIONS

SYMBOLS

DRAWING TITLE
DRAWING SCALE

ROOM TYPE X-X-Y-Y	ROOM INFORMATION ROOM WIDTH X-X (FT-IN) ROOM DEPTH Y-Y (FT-IN)
ELEVATION X XX	ELEVATION X SHOWN ON SHEET XX
DETAIL X XX	DETAIL X SHOWN ON SHEET XX
REVISION CLOUD REVISION NUMBER X	REVISION CLOUD REVISION NUMBER X
DOOR WIDTH X-X (FT-IN) DOOR HEIGHT Y-Y (FT-IN)	DOOR WIDTH X-X (FT-IN) DOOR HEIGHT Y-Y (FT-IN)
WINDOW WIDTH X-X (FT-IN) WINDOW HEIGHT Y-Y (FT-IN)	WINDOW WIDTH X-X (FT-IN) WINDOW HEIGHT Y-Y (FT-IN)
SMOKE DETECTOR	SMOKE DETECTOR
MINI-SPLIT	MINI-SPLIT

ABBREVIATIONS

Ø	CENTERLINE DIAMETER
B.O.	BOTTOM OF
CJ	CONTROL JOINT
CONC	CONCRETE
CONT	CONTINUOUS
DW	DISHWASHER
E	EAST
EQ	EQUAL
(E)	EXISTING
FD	FLOOR DRAIN
FF	FINISHED FLOOR
FLR	FLOOR
FT	FOOT
GYP	GYPSUM
HB	HOSE BIBB
HVAC	HEATING, VENTILATING, & AIR CONDITIONING
ID	INSIDE DIAMETER
INSUL	INSULATION
LAV	LAVATORY
MAX	MAXIMUM
MIN	MINIMUM
N	NORTH
(N)	NEW
NTS	NOT TO SCALE
OAA	OR APPROVED ALTERNATIVE
OC	ON CENTER
OD	OUTSIDE DIAMETER
PLY	PLYWOOD
PT	PRESSURE TREATED
REF	REFRIGERATOR
REINF	REINFORCE(D)(ING)
REQ'D	REQUIRED
RO	ROUGH OPENING
S	SOUTH
SHTNG	SHEATHING
SIM	SIMILAR
SPECS	SPECIFICATION
T&B	TOP AND BOTTOM
T&G	TONGUE AND GROOVE
T.O.	TOP OF
TYP	TYPICAL
UNO	UNLESS NOTED OTHERWISE
W/	WITH
W/O	WITHOUT
W	WEST
WH	WATER HEATER

CODE ANALYSIS

JURISDICTION
WASCO COUNTY

APPLICABLE CODE
2022 OREGON STRUCTURAL SPECIALTY CODE (OSSC)

OCCUPANCY (CHAPTER 3)
GROUND FLOOR B/S-2 (LOW HAZARD)
UPPER FLOOR B

ALLOWABLE HEIGHT, STORIES & AREA (TABLE 504.3, 504.4, 506.2)
ALLOWABLE (CONSTRUCTION TYPE V-B) ACTUAL
HT. = 40' HT. = 24'
S-2 = 2 STORIES, 13,500 SF/STORY S-2 = 1 STORY, 1743 SF/STORY
B = 2 STORIES, 9000 SF/STORY B = 2 STORIES, 1743 SF/STORY

NONSEPARATED OCCUPANCIES (SECTION 508.3)
BUILDING MEETS REQUIREMENTS OF NONSEPARATED CLASSIFICATION. NO FIRE SEPARATION REQUIRED.

CONSTRUCTION TYPE (CHAPTER 6)
TYPE V-B

FIRE RESISTIVE REQUIREMENTS (TABLE 601)

STRUCTURAL FRAME	0 HOURS	EXTERIOR NON-BEARING WALLS & PARTITIONS	0 HOURS
EXTERIOR BEARING WALLS	0 HOURS	INTERIOR NON-BEARING WALLS & PARTITIONS	0 HOURS
INTERIOR BEARING WALLS	0 HOURS	FLOOR CONSTRUCTION	0 HOURS
		ROOF CONSTRUCTION	0 HOURS

FIRE RESISTANCE RATING FOR EXTERIOR WALLS BASED ON FIRE SEPARATION DISTANCE (TABLE 705.5)

FIRE SEPARATION DISTANCE	CONSTRUCTION TYPE	OCCUPANCY	HOURS
X' < 5'	ALL (V-B)	B,S-2	1 HR
5' ≤ X' < 10'	OTHERS(V-B)	B,S-2	1 HR
10' < X' < 30'	OTHERS(V-B)	B,S-2	0 HR

EXTERIOR WALL OPENINGS (SECTION 705, TABLE 705.8)

FIRE SEPARATION DISTANCE	DEGREE OF OPENING PROTECTION	ALLOWABLE AREA
5' < X' < 10'	UNPROTECTED, NONSPRINKLERED	10%
10' < X' < 15'	UNPROTECTED, NONSPRINKLERED	15%
15' < X' < 20'	UNPROTECTED, NONSPRINKLERED	25%
20' < X' < 25'	UNPROTECTED, NONSPRINKLERED	45%
25' < X' < 30'	UNPROTECTED, NONSPRINKLERED	70%
30' ≤ X'	UNPROTECTED, NONSPRINKLERED	NO LIMIT

FIRE PROTECTION SYSTEMS (SECTION 903)

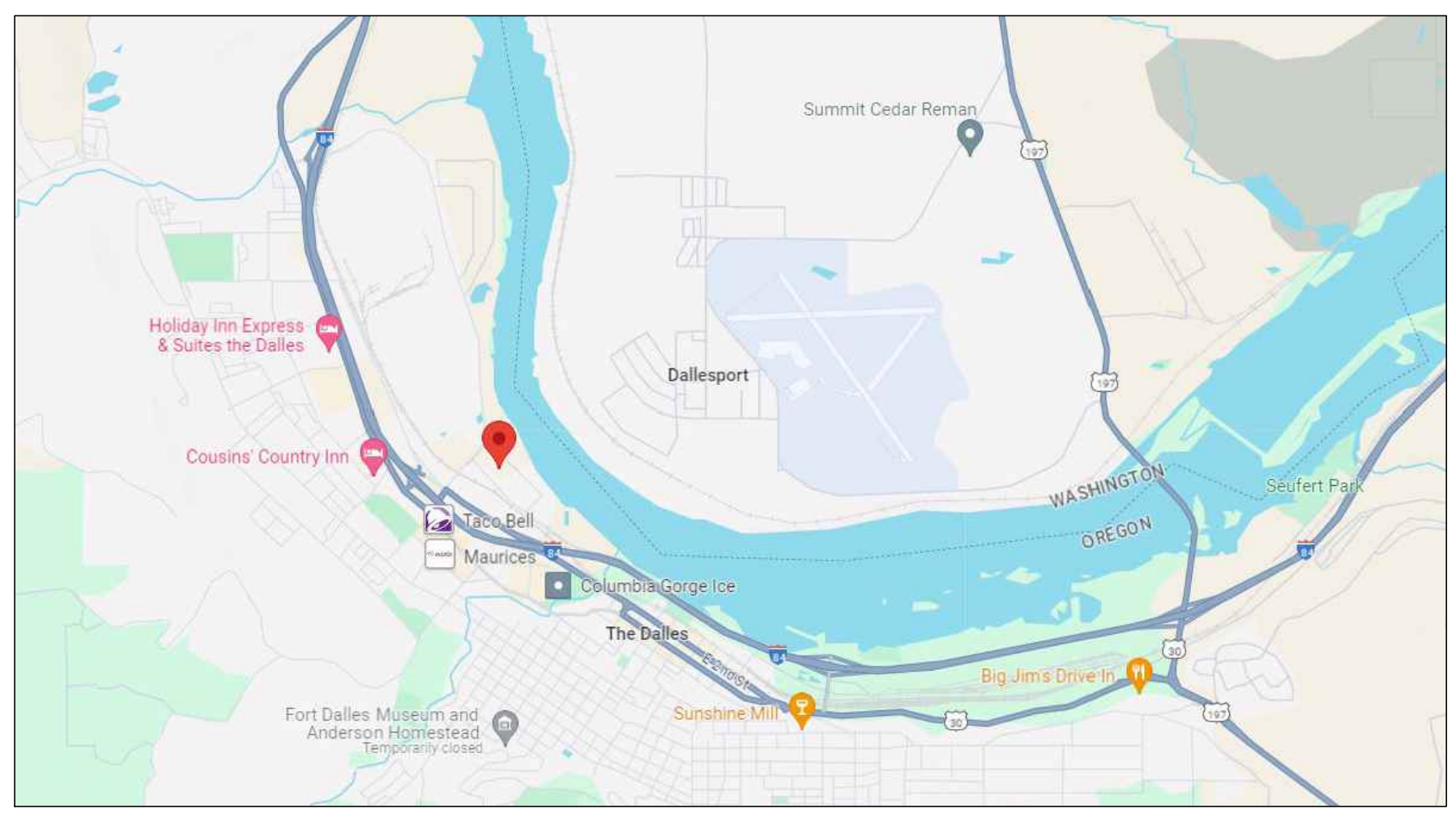
NONSPRINKLERED
NONSEPARATED OCCUPANCIES

OCCUPANT LOAD (TABLE 1004.5)
BUSINESS: 150 GROSS
WAREHOUSE: 500 GROSS

ROOF ASSEMBLY FIRE CLASSIFICATION (TABLE 1505.1)
CONSTRUCTION TYPE V-B
CLASS C ROOF COVERING IS REQUIRED

LOWER LEVEL	4504 SF
UPPER LEVEL	1004 SF
TOTAL	5508 SF

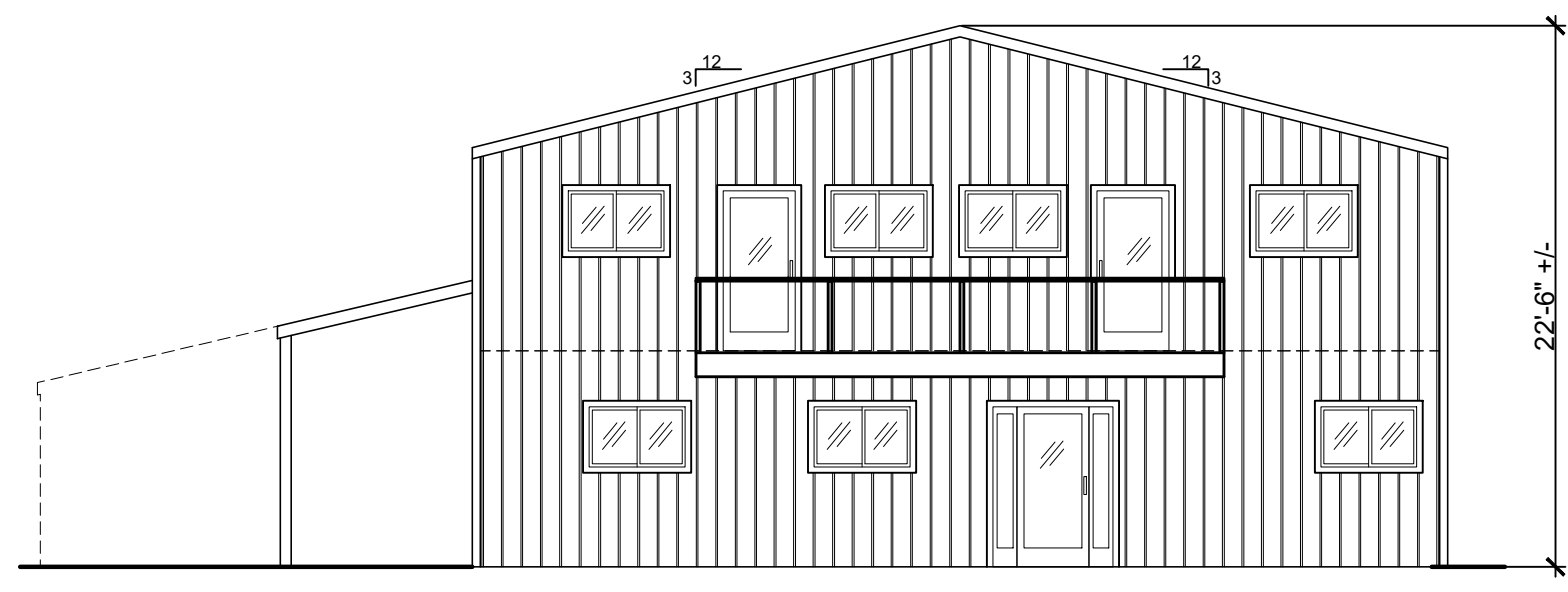
BUSINESS	150 SF/OCC	18 OCC
STORAGE	500 SF/OCC	18 OCC
TOTAL		18 OCC



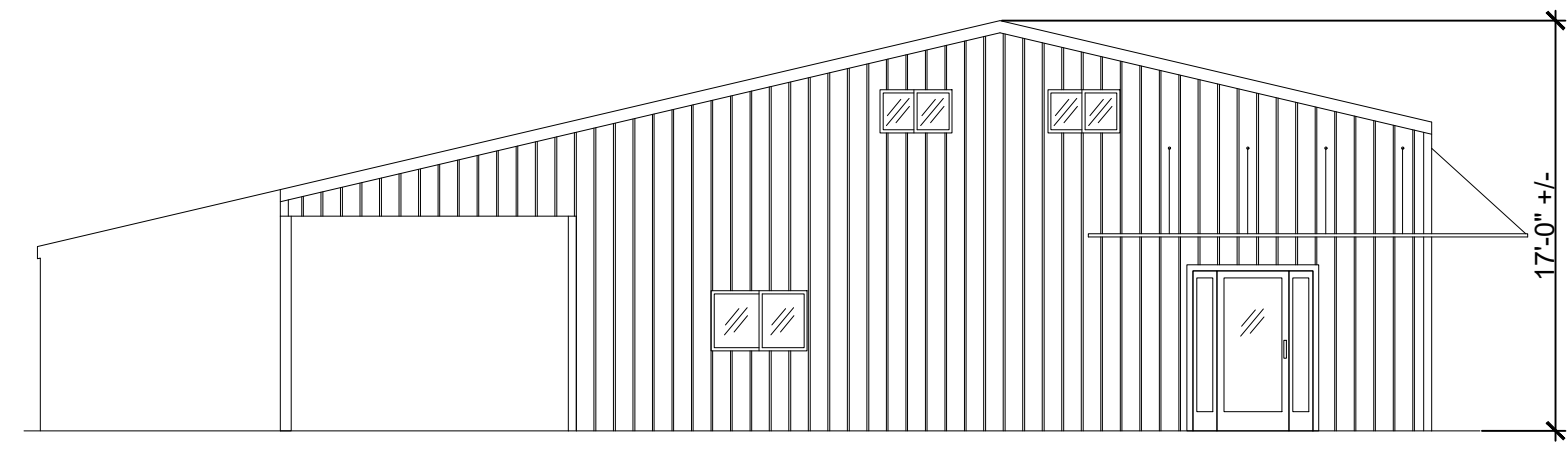
A-3 VICINITY MAP
G1.00 NO SCALE



B-3 PROJECT LOCATION
G1.00 NO SCALE



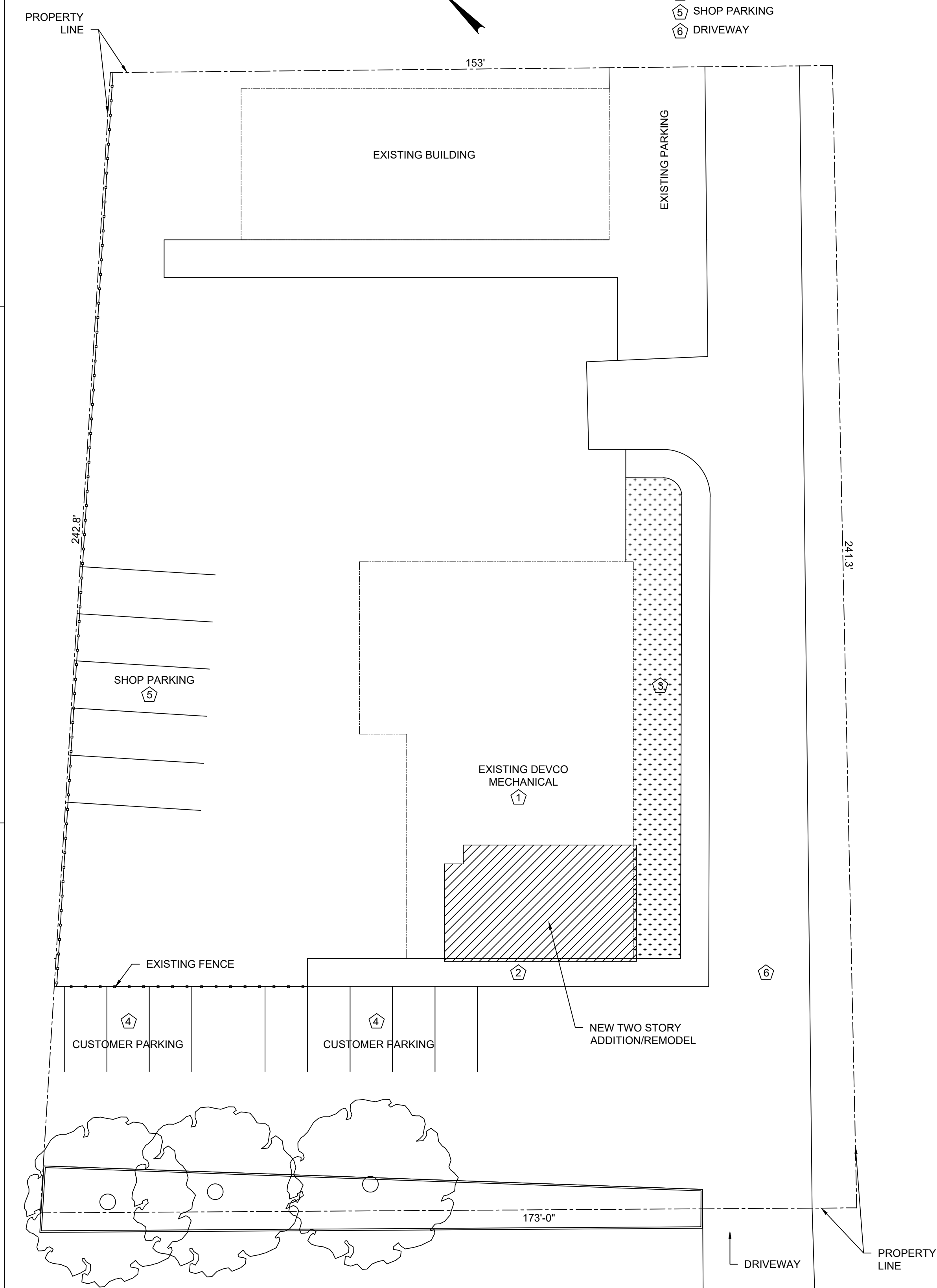
PROPOSED SOUTH ELEVATION
G1.00 SCALE: 1/8" = 1'-0"



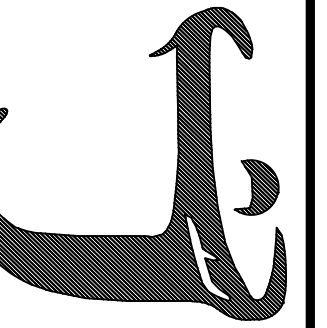
C-4 EXISTING SOUTH ELEVATION
G1.00 SCALE: 1/8" = 1'-0"

LEGEND

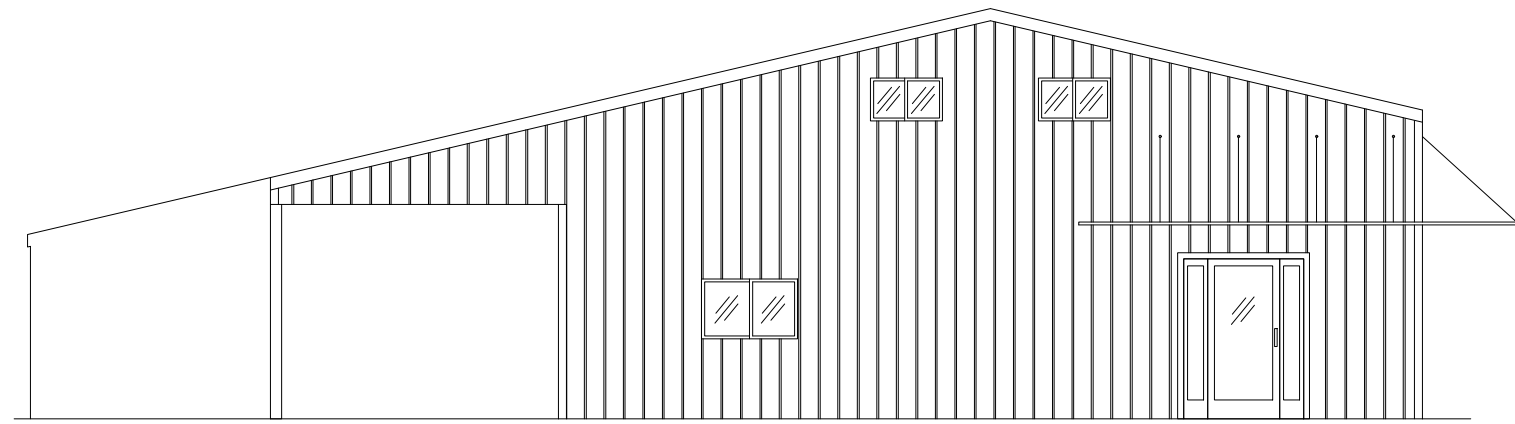
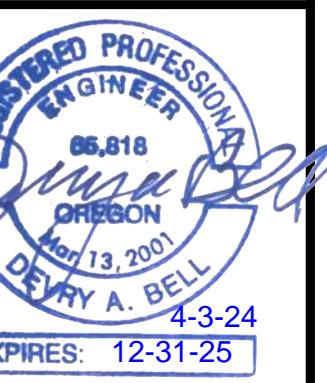
- EXISTING BUILDING OUTLINE
- EXISTING FENCE
- PROPERTY LINE
- ① EXISTING DEVCO MECHANICAL
- ② CONCRETE PATHWAY
- ③ LANDSCAPE
- ④ CUSTOMER PARKING
- ⑤ SHOP PARKING
- ⑥ DRIVEWAY



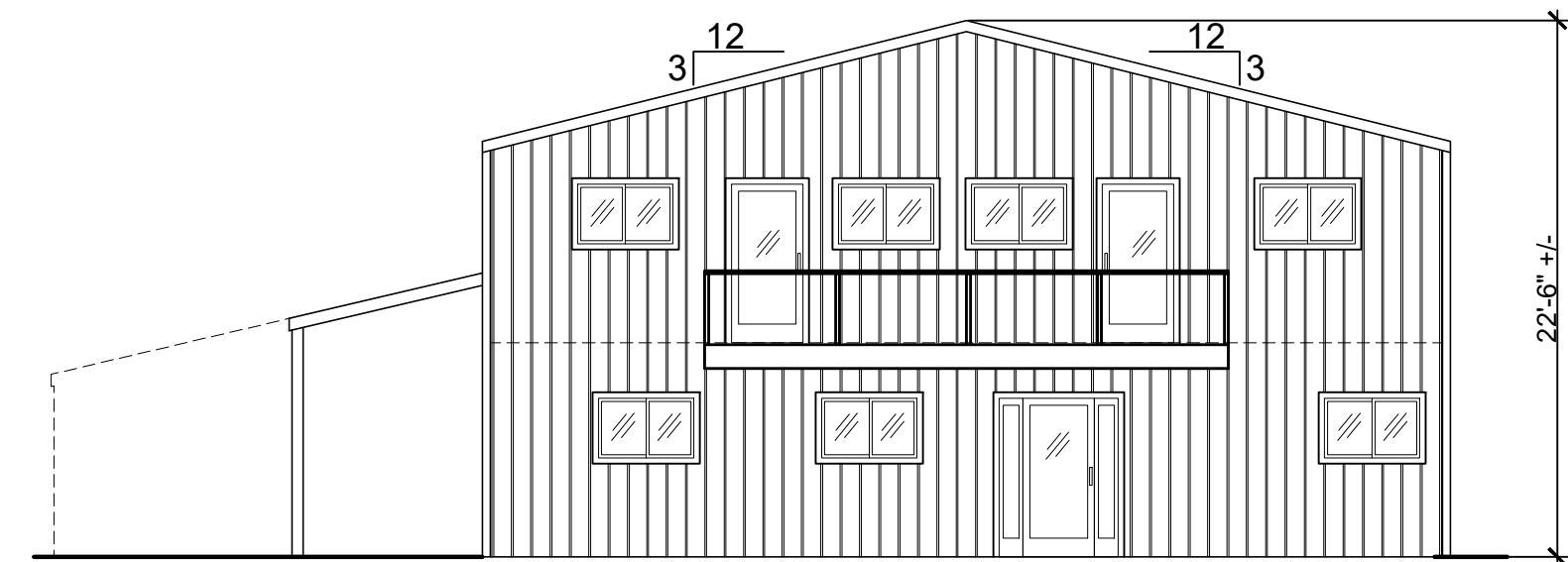
C-1 SITE PLAN & AREA OF WORK
G1.00 SCALE: 1/16" = 1'-0"



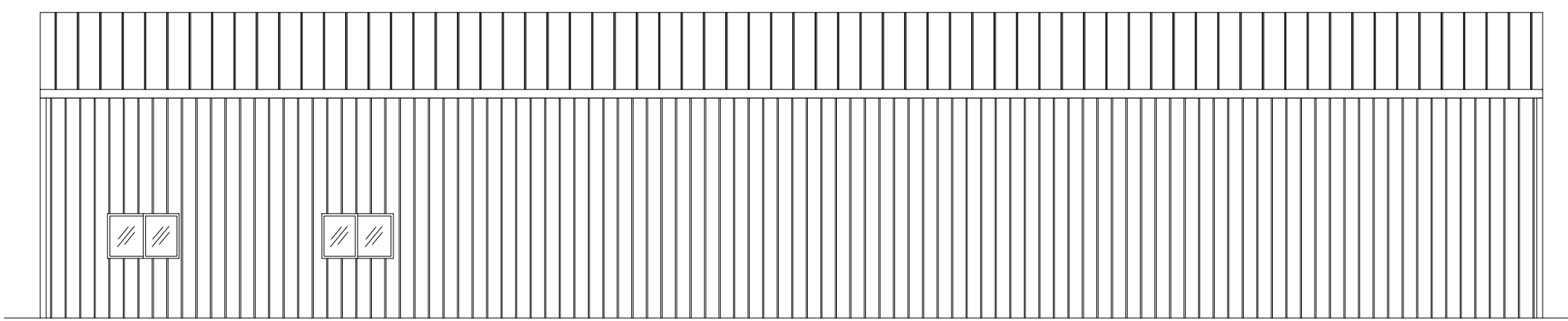
JOB NO.	23B429
DATE	04/2/24
DRAWN BY	EAH
CHECKED BY	DAB
REVISIONS	DATE
RECORD DRAWINGS	DATE



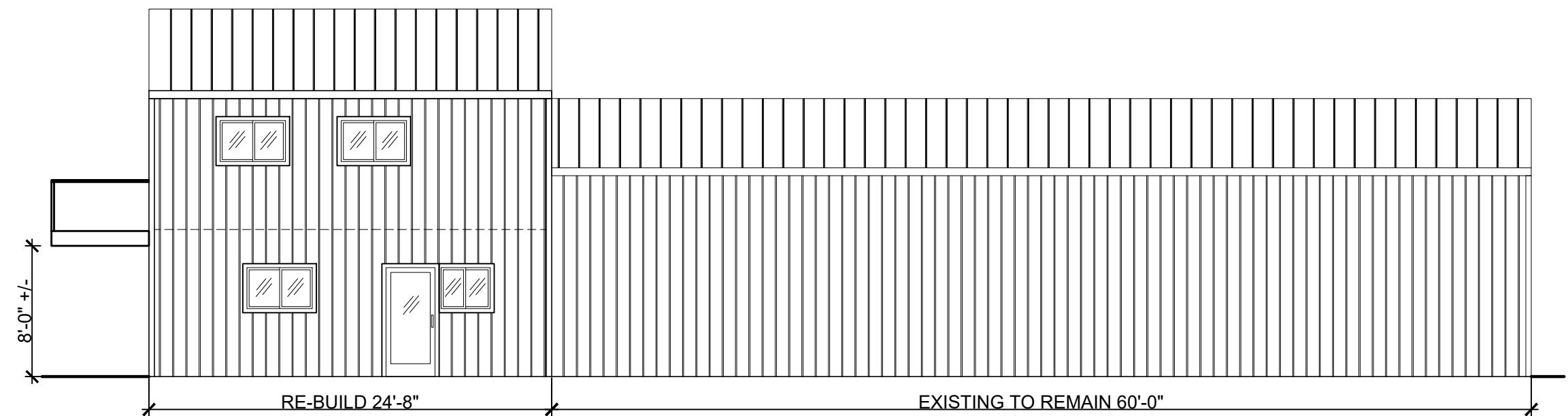
A-1 EXISTING SOUTH ELEVATION
A1.00 SCALE: 1/8" = 1'-0"



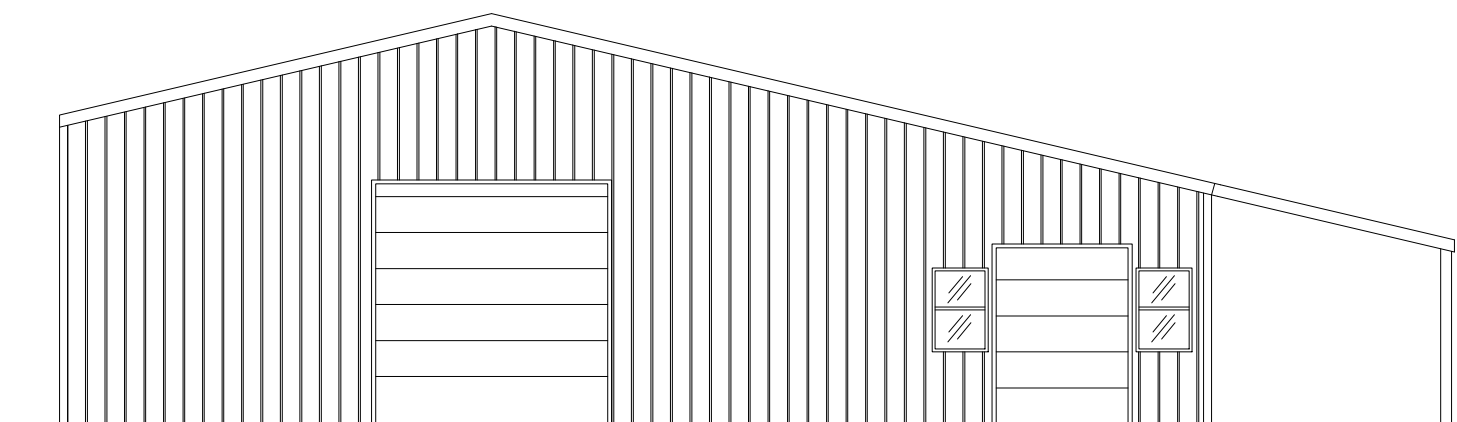
A-3 PROPOSED SOUTH ELEVATION
A1.00 SCALE: 1/8" = 1'-0"



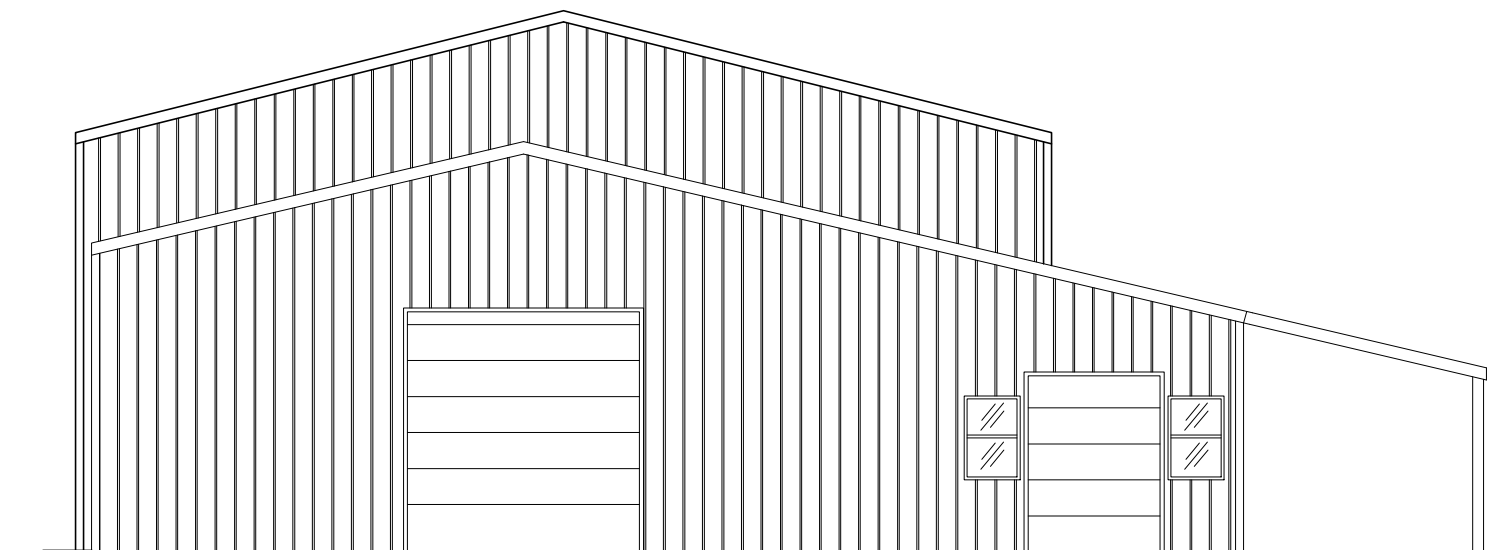
B-1 EXISTING EAST ELEVATION
A1.00 SCALE: 1/8" = 1'-0"



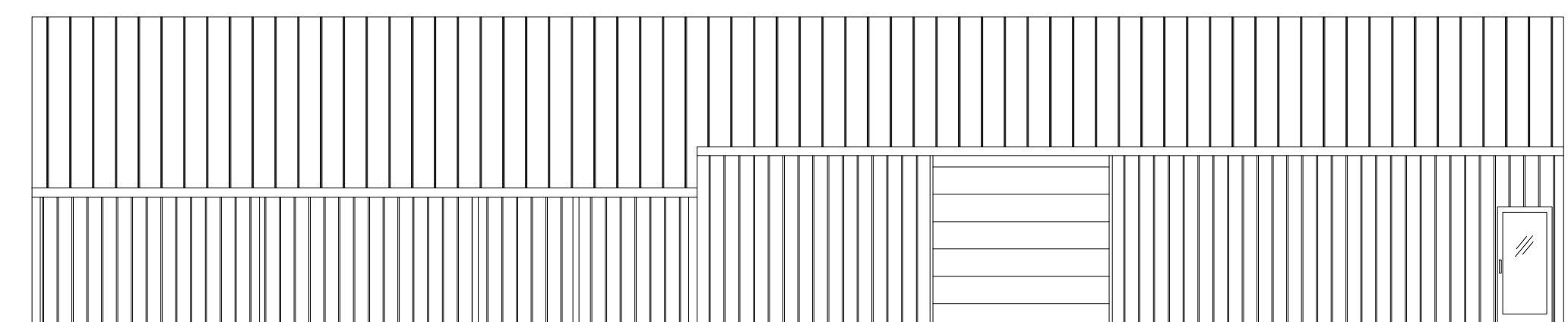
B-3 PROPOSED EAST ELEVATION
A1.00 SCALE: 1/8" = 1'-0"



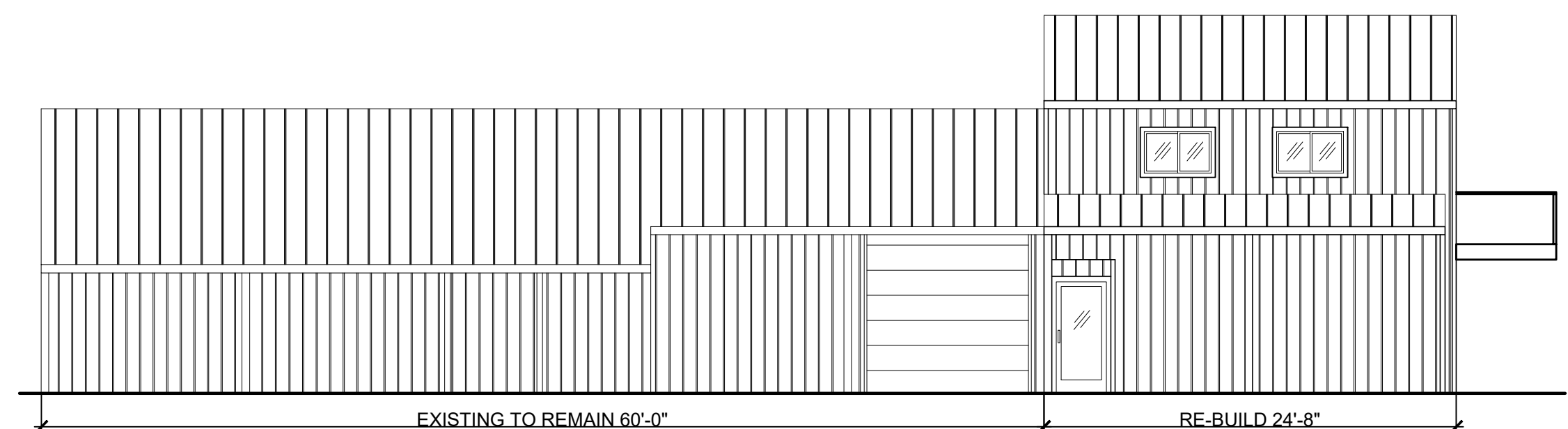
C-1A EXISTING NORTH ELEVATION
A1.00 SCALE: 1/8" = 1'-0"



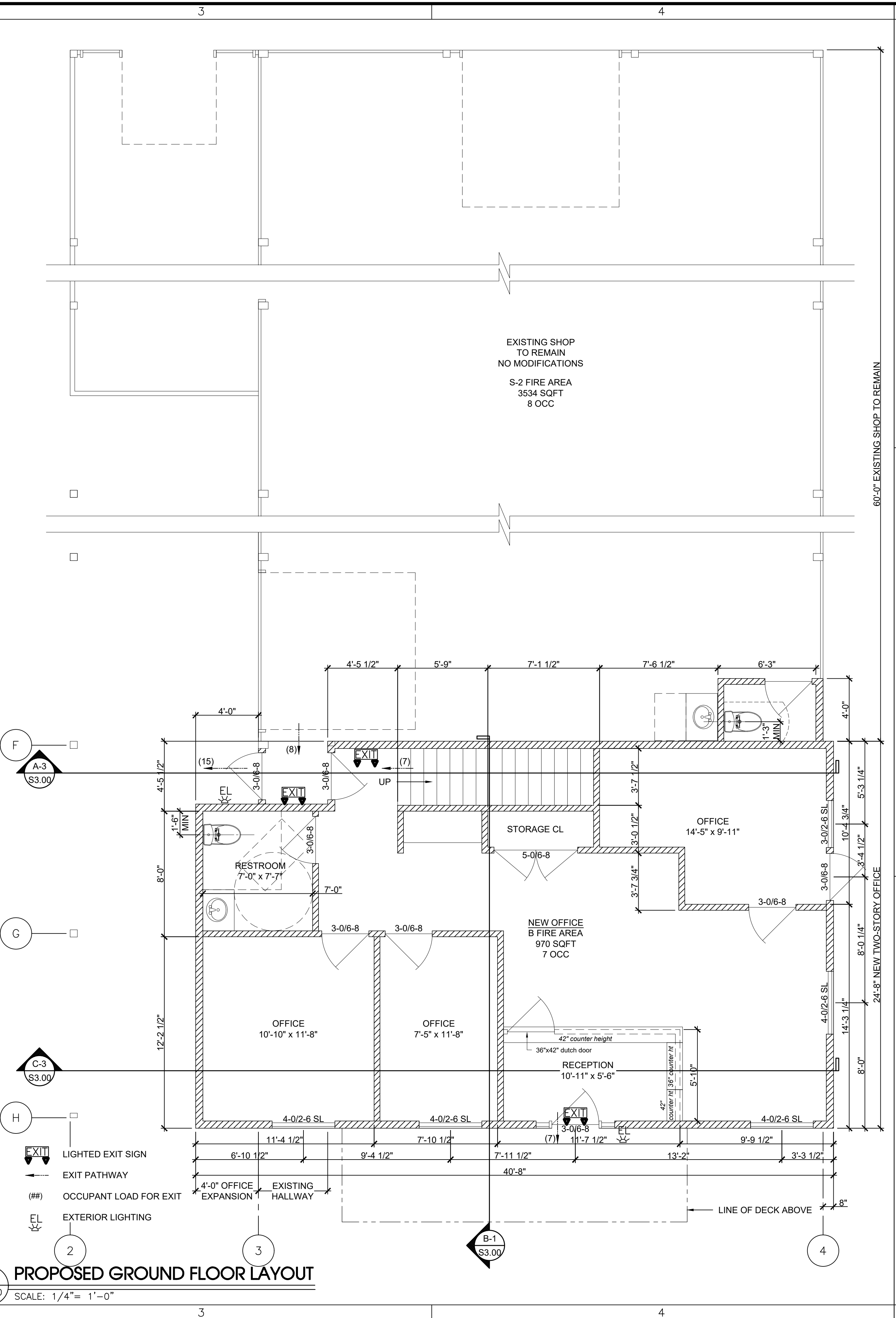
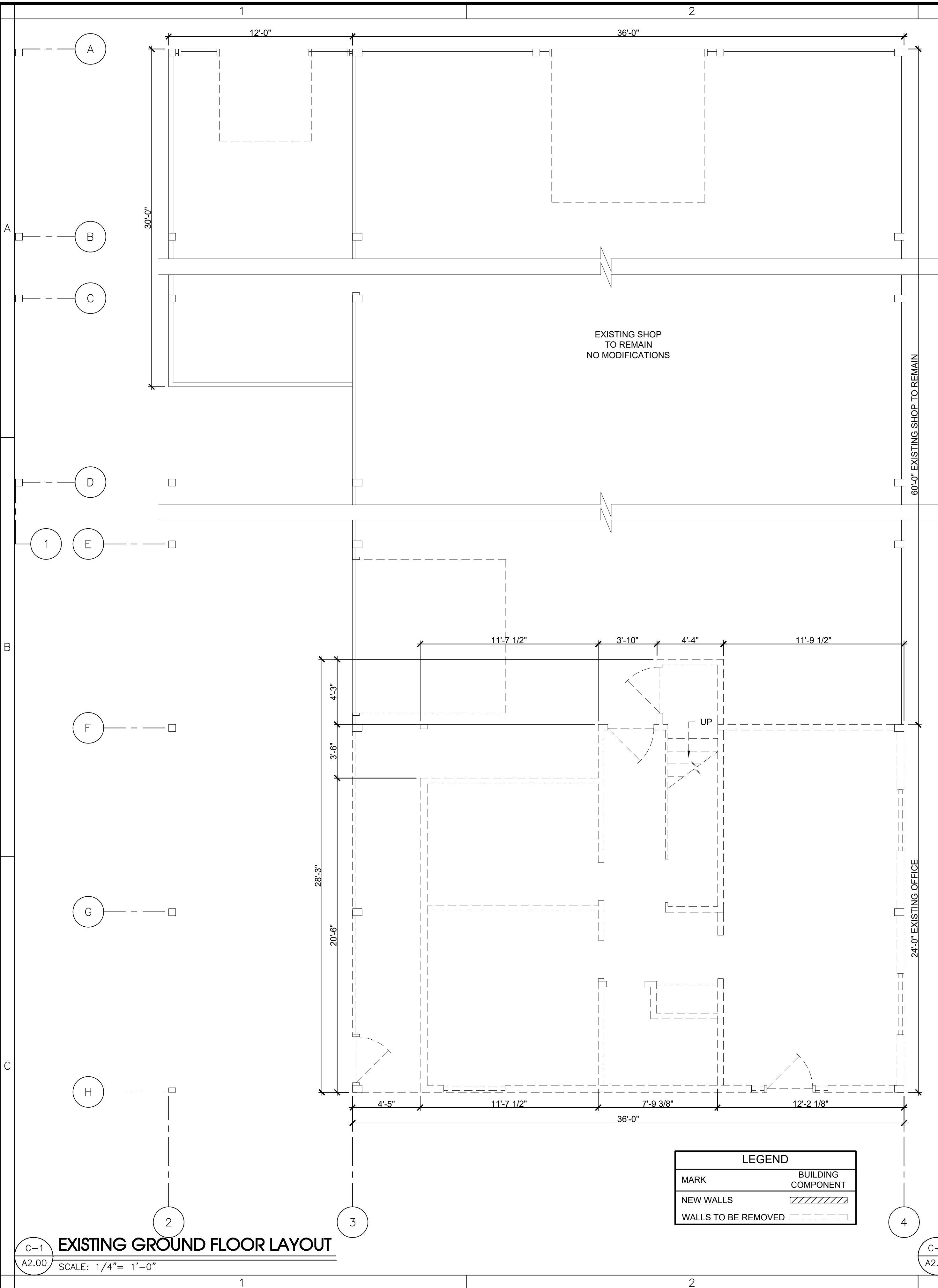
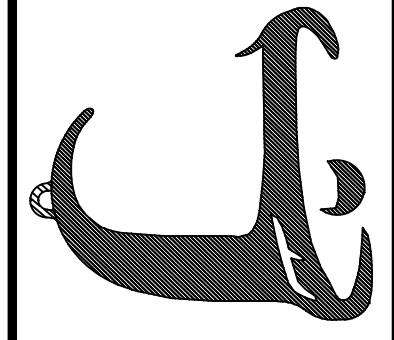
C-3A PROPOSED NORTH ELEVATION
A1.00 SCALE: 1/8" = 1'-0"



C-1B EXISTING WEST ELEVATION
A1.00 SCALE: 1/8" = 1'-0"



C-3B PROPOSED WEST ELEVATION
A1.00 SCALE: 1/8" = 1'-0"



LEGEND

MARK	BUILDING COMPONENT
NEW WALLS	
WALLS TO BE REMOVED	

C-1
 A2.00
EXISTING GROUND FLOOR LAYOUT
 SCALE: 1/4" = 1'-0"

C-3
 A2.00
PROPOSED GROUND FLOOR LAYOUT
 SCALE: 1/4" = 1'-0"

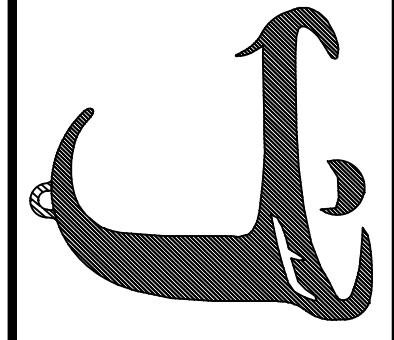


Table with project details: JOB NO: 23B429, DATE: 04/2/24, DRAWN BY: EAH, CHECKED BY: DAB, REVISIONS, RECORD DRAWINGS, DATE.



STRUCTURAL NOTES

06.12 WOOD I-JOISTS
1. ALL WOOD I-JOISTS SHALL BE MANUFACTURED AND DESIGNED BY TRUS JOIST MACMILLAN OR A PRIOR APPROVED JOIST MANUFACTURER. MANUFACTURE TRUSSES TO THE LOAD REQUIREMENTS NOTED IN SECTION 1.0 OF THESE STRUCTURAL NOTES AND THE FOLLOWING:
A. ALLOWABLE INCREASE IN WOOD ROOF MEMBER STRESSES DUE TO DURATION OF LOADING:
I. 15 PERCENT MAXIMUM FOR SNOW
II. 25 PERCENT FOR NON-SNOW ROOF LIVE LOADS, AND
III. 33 PERCENT FOR SEISMIC OR WIND
B. ROOF WIND UPLIFT AS SPECIFIED IN THE IBC.
C. I-JOIST CHORDS SHALL BE LVL MATERIAL MEETING THE REQUIREMENTS NOTED IN SECTION 06.0, ITEM #1 OF THESE NOTES.
2. SUBSTITUTE JOIST MANUFACTURERS SHALL MEET OR EXCEED STRENGTH AND STIFFNESS OF TRUS JOIST MACMILLAN PRODUCTIONS SHOWN AND/OR NOTED. DO NOT CHANGE SPACING, LAYOUT OR DEPTH WITHOUT WRITTEN APPROVAL.
3. LOCATION AND NUMBER OF JOIST SHOWN ARE DIAGRAMMATIC ONLY. ADDITIONAL JOISTS OR MULTIPLE JOISTS MAY BE REQUIRED DEPENDING UPON DESIGN OR BEARING REQUIREMENTS.
4. PROVIDE ADDITIONAL JOISTS AS NECESSARY TO SUPPORT MECHANICAL UNITS AND SPRINKLER LINES. COORDINATE ALL LOADS AND LOCATIONS WITH MECHANICAL DRAWINGS.
5. ALL BRIDGING, BEARING HARDWARE, BLOCKING, HANGERS, ETC., THAT CONNECTS TO THE JOISTS SHALL BE DESIGNED AND PROVIDED BY THE JOIST MANUFACTURER TO FIT THE CONDITION. USE SLOPED SEAT HANGERS AND BEVELED PLATES AS REQUIRED. PROVIDE LOAD TRANSFER BLOCKS AT MULTIPLE MEMBERS.
6. HOLES THROUGH JOIST WEBS SHALL FOLLOW THE WRITTEN RECOMMENDATIONS OF THE JOIST MANUFACTURER. DO NOT CUT OR DRILL JOIST CHORDS.
7. DESIGN AND INSTALLATION OF TEMPORARY ERECTION BRACING IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. IF TEMPORARY LOADS ARE TO BE IMPOSED ON PERMANENT WALLS, FLOORS OR STRUCTURAL ELEMENTS, REDESIGN PERMANENT STRUCTURE TO SUPPORT TEMPORARY LOADS.
8. JOIST ERECTOR SHALL ERECT AND BRACE JOISTS PER THE REQUIREMENTS OF THE JOIST MANUFACTURER, CONTRACTORS BRACING DESIGN, AND ALL APPLICABLE CODES AND GOVERNMENT AGENCIES.

CONSTRUCTION OBSERVATION, INSPECTION AND TESTING
A. GENERAL
1. INDEPENDENT TESTING LAB TO BE RETAINED BY OWNER TO PROVIDE INSPECTIONS AND SPECIAL INSPECTIONS AS DESCRIBED HEREIN AND AS REQUIRED BY PRESIDING BUILDING DEPARTMENT.
2. CONTRACTOR IS RESPONSIBLE TO COORDINATE AND PROVIDE ON SITE ACCESS TO ALL REQUIRED INSPECTIONS AND NOTIFY TESTING LAB IN TIME TO MAKE SUCH INSPECTIONS.
3. DO NOT COVER WORK REQUIRED TO BE INSPECTED PRIOR TO INSPECTION BEING MADE. IF WORK IS COVERED, UNCOVER AS NECESSARY.
4. THE CONTRACTOR SHALL CORRECT ALL DEFICIENCIES NOTED IN THE SPECIAL INSPECTION REPORTS AND/OR THE ENGINEERS FIELD OBSERVATION REPORTS TO BRING THE CONSTRUCTION INTO COMPLIANCE WITH THE CONTRACT DOCUMENTS, ADDENDUM, RFI'S AND/OR WRITTEN INSTRUCTIONS. THE CONTRACTOR IS RESPONSIBLE TO REQUEST SUMMARY REPORTS FROM THE SPECIAL INSPECTOR AND ENGINEER OF RECORD AT THE TIME OF THE PROJECT SUBSTANTIAL COMPLETION. PRIOR TO REQUESTING THE SUMMARY STRUCTURAL OBSERVATION REPORT FROM THE ENGINEER OF RECORD THE CONTRACTOR SHALL SUBMIT TO THE ARCHITECT AND THE ENGINEER OF RECORD A LETTER STATING THAT ALL OUTSTANDING ITEMS NOTED ON PREVIOUS STRUCTURAL OBSERVATION REPORTS HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CONTRACT DOCUMENTS, ADDENDUM, RFIS, AND/OR WRITTEN INSTRUCTIONS.
B. SPECIAL INSPECTIONS
REQUIRED SPECIAL INSPECTIONS SHALL BE PERFORMED BY AN INDEPENDENT SPECIAL INSPECTOR PER SECTION 1701 OF THE INTERNATIONAL BUILDING CODE (IBC) AS REQUIRED BY PRESIDING BUILDING DEPARTMENT.

STRUCTURAL DEFERRED SUBMITTALS
WHERE STRUCTURAL COMPONENTS ARE FULLY OR PARTIALLY DESIGNED AND DETAILED BY THE SUPPLIER OR FABRICATOR, COMPLETE SHOP DRAWINGS AND CALCULATIONS, SIGNED AND SEALED BY A PROFESSIONAL ENGINEER REGISTERED IN THE STATE WHERE THE PROJECT IS LOCATED, SHALL BE SUBMITTED TO THE STRUCTURAL ENGINEER FOR REVIEW. IN ADDITION, A COPY OF THESE DOCUMENTS SHALL BE SUBMITTED TO THE BUILDING OFFICIAL FOR APPROVAL IN ACCORDANCE WITH UBC SECTION 106.3.4.2.

FOUR (4) SETS OF DEFERRED SUBMITTAL ITEMS PER IBC 106.3.4.2 SHALL BE SUBMITTED TO THE ENGINEER OF RECORD. ALL DEFERRED SUBMITTALS SHALL BE STAMPED BY A PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF OREGON (SPECIALTY ENGINEER) AND SHALL BE THE SOLE RESPONSIBILITY OF THE SPECIALTY ENGINEER INCLUDING, BUT NOT LIMITED TO, DESIGN, COORDINATION, DIMENSIONS AND INTENDED PURPOSE. DEFERRED SUBMITTAL ITEMS SHALL INCLUDE A QUALITY ASSURANCE PLAN AS REQUIRED BY CHAPTER 17 OF THE IBC. REVIEW BY THE ENGINEER OF RECORD SHALL BE FOR GENERAL COMPLIANCE TO THE DESIGN LOADING CRITERIA SET FORTH ON THE DRAWINGS AND SPECIFICATIONS. THE DEFERRED SUBMITTAL ITEMS SHALL NOT BE FABRICATED OR INSTALLED UNTIL THE DESIGN AND SUBMITTAL DOCUMENTS HAVE BEEN REVIEWED BY THE ENGINEER OF RECORD AND APPROVED BY THE BUILDING OFFICIAL.

DEFERRED SUBMITTAL LIST:
I. MANUFACTURED ROOF TRUSSES
II. ENGINEERED FLOOR JOISTS
III. ELECTRICAL, PLUMBING, HVAC, MECHANICAL (DESIGN-BUILD)

REQUIRED VERIFICATION AND INSPECTION OF CONCRETE CONSTRUCTION

VERIFICATION AND INSPECTION	CONTINUOUS	PERIODIC	REFERENCED STANDARD	IBC REFERENCE	REQUIRED ?
INSPECTION OF REINFORCING STEEL, INCLUDING PLACEMENT		X	ACI 318: 3.5, 7.1-7.7	1910.4	NO
INSPECTION OF ANCHORS POST-INSTALLED IN HARDENED CONCRETE MEMBERS		X	ACI 318: 3.8.6.8.1.3, 21.1.8	1909.1	YES
VERIFYING USE OF REQUIRED DESIGN MIX		X	ACI 318: CH 4, 5.2-5.4	1904.2, 1910.2, 1910.3	NO
AT THE TIME FRESH CONCRETE IS DESIGNED TO FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS, AND DETERMINE THE TEMPERATURE OF THE CONCRETE	X		ASTM C 172 ASTM C 31 ACI 318: 5.6, 5.8	1910.10	NO
VERIFICATION OF IN-SITU CONCRETE STRENGTH, PRIOR TO REMOVAL OF SHORES AND FORMS FROM BEAMS AND STRUCTURAL SLABS		X	ACI 318: 6.2	-	NO
INSPECT FORMWORK FOR SHAPE, LOCATION AND DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED		X	ACI 318: 6.1.1	-	NO

TABLE 1705.2 REQUIRED VERIFICATION AND INSPECTION OF STEEL CONSTRUCTION

VERIFICATION AND INSPECTION	CONTINUOUS	PERIODIC	REFERENCED STANDARD	REQUIRED ?
3-MATERIAL VERIFICATION OF STRUCTURAL STEEL: A- FOR STRUCTURAL STEEL, IDENTIFICATION MARKINGS TO CONFORM TO AISC 360.	-	X	AISC 360, SECTION N2.1	YES
5-MATERIAL VERIFICATION OF WELD FILLER MATERIALS A- IDENTIFICATION MARKINGS TO CONFORM TO AWS SPECIFICATION IN THE APPROVED CONSTRUCTION DOCUMENTS.	-	X	AISC 360, SECTION A3.5 AND APPLICABLE AWS A5 DOCUMENTS	YES
6-INSPECTION OF WELDING: A- STRUCTURAL STEEL & COLD FORMED STEEL DECK: 5) SINGLE-PASS FILLET WELDS ≤ ¼"	-	X	AWS D1.1	YES

SPECIAL INSPECTIONS

NO SCALE

STRUCTURAL NOTES

05.0 STRUCTURAL AND MISCELLANEOUS STEEL (CONT'D)
10. BOLTS SHALL BE LOCATED IN THE TOP OF VERTICALLY SLOTTED HOLES AND THE CENTER OF HORIZONTALLY SLOTTED HOLES, UNLESS OTHERWISE NOTED.
11. ALL EXPOSED STEEL, AND STEEL NOTED ON THE DRAWINGS AS GALVANIZED, SHALL BE HOT DIPPED GALVANIZED PER ASTM A123. REPAIR HOT DIPPED GALVANIZED STEEL COATINGS AT AREAS OF FIELD WELDING OR OTHER DAMAGED AREAS PER ASTM A780. APPROPRIATE SAFETY AND HEALTH PRACTICES IN APPLYING REPAIRS TO HOT DIPPED GALVANIZED COATINGS ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR. ALL EXPOSED FASTENERS, AND FASTENERS NOTED ON THE DRAWINGS AS GALVANIZED, SHALL BE HOT DIPPED GALVANIZED PER ASTM A153, INCLUDING WASHERS AND NUTS.

06.0 WOOD FRAMING
1. ALL GLUED LAMINATED LUMBER (GL) BEAMS TO MEET THE FOLLOWING CRITERIA:
SIMPLY SUPPORTED 24F-V4
CONTINUOUS OVER SUPPORT 24F-V8
CANTILEVERED 24F-V8
ALL PARALLEL STRAND LUMBER (PSL) BEAMS TO BE TRUS JOIST MACMILLAN PARALLAM PSL BEAMS MEETING THE FOLLOWING CRITERIA:
FB = 2900 PSI
FV = 290 PSI
E = 2,000,000 PSI
ALL LAMINATED VENEER LUMBER (LVL) TO BE TRUS JOIST MACMILLAN MICROLAM LVL MEETING THE FOLLOWING CRITERIA:
FB = 2800 PSI
FV = 285 PSI
E = 1,800,000 PSI

2. ALL LUMBER SPECIES AND GRADE TO BE AS FOLLOWS:
JOISTS, BEAMS AND STRINGERS DF #2-19 PERCENT M.C.
6" NOMINAL & GREATER BEAMS AND STRINGERS DF #2-19 PERCENT M.C.
BUCKS, BLOCKING, BRIDGING AND MISC. DF #3 OR BETTER
STRUCTURAL 2X STUDS DF #2-19 PERCENT M.C.
PLATES, SILLS AND HEADERS FOR WALL FRAMING DF #2 K.D. -15 PERCENT M.C.
POSTSDF #1-19 PERCENT M.C.SILLS, LEDGERS, PLATES, ETC. EMBEDDED IN OR IN CONTACT WITH CONCRETE PRESSURE TREATED HEM FIR #2 AWPA UC3
POSTS, ETC. EMBEDDED IN OR IN CONTACT WITH GROUND PRESSURE TREATED HEM FIR #2 AWPA UC3

3. SHEATHING SHALL BE C-D GRADE WITH EXTERIOR GLUE. THICKNESS AND INDEX NUMBER AS NOTED BELOW. EACH SHEET SHALL BEAR AN APA STAMP. INSTALL ROOF AND FLOOR SHEATHING WITH FACE GRAIN PERPENDICULAR TO SUPPORTS AND STAGGER END JOINTS. INSTALL WALL SHEATHING EITHER HORIZONTAL OR VERTICAL, AND BLOCK ALL EDGES OF SHEATHING WITH 2x4 OR THICKER BLOCKING. BLOCK ROOF AND FLOOR SHEATHING WHERE NOTED ON DRAWINGS AND WHERE PLYWOOD WIDTHS ARE LESS THAN 12 INCHES WIDE. GLUE FLOOR SHEATHING TO ALL SUPPORTS. PROTECT ALL SHEATHING FROM WEATHER DAMAGE AND MOISTURE. REPLACE ALL BUCKLED OR SOFT SHEETS. DO NOT COVER SHEATHING WITH PERMANENT ROOFING OR FINISHES UNTIL SHEATHING HAS A MOISTURE CONTENT OF LESS THAN 19%.

LOCATION	THICKNESS	INDEX NO.
WALLS	½ INCH	3 ⁵ / ₁₆
FLOORS	½ INCH T&G	4 ⁵ / ₁₆
ROOFS (SUPPORTS 24" & LESS)	¾ INCH	4 ⁹ / ₁₆
"GREEN" ROOFS (SUPPORTS 24" & LESS)	¾ INCH	4 ⁵ / ₁₆

4. GYPSUM SHEATHING AND WALLBOARD SHALL HAVE 2x BLOCKING AT ALL EDGES AND SHALL BE EXTENDED TO THE TOP PLATE WHEN SHOWN ON DRAWINGS TO BE A SHEARWALL. NAIL EXTERIOR SHEATHING WITH 11 GA X 1 ¼ INCH GALVANIZED SHEET ROCK NAILS AT 7 INCHES ON CENTER AND WALLBOARD WITH 6d COOLER NAILS AT 7 INCHES ON CENTER UNLESS NOTED OTHERWISE. NAIL TO SILL PLATE, TOP PLATE, ALL EDGES AND STUDS. THE CONTRACTOR SHALL BE RESPONSIBLE TO PROTECT GYPSUM WALLBOARD WALLS FROM WEATHER DAMAGE.
5. CROSSBRIDGE OR SOLID BLOCK AT 8'-0" MAXIMUM ON CENTER FOR SLID SAWN FLOOR OR ROOF JOISTS 12 INCHES AND DEEPER UNLESS BOTTOMS OF JOISTS ARE TO RECEIVE DIRECT APPLIED CEILING.
6. FRAMING ANCHORS, JOIST HANGERS, POST CAPS, ETC., SHALL BE BY "SIMPSON STRONG-TIE". INSTALL PER MANUFACTURER'S RECOMMENDATIONS FOR TABULATED MAXIMUM CAPACITIES. ALL MANUFACTURED FRAMING ANCHORS ATTACHING TO PRESSURE TREATED LUMBER SHALL BE HOT DIPPED GALVANIZED AND ATTACHED WITH HOT DIPPED GALVANIZED OR STAINLESS STEEL NAILS OR SCREWS.
7. ALL BOLT HEADS AND NUTS BEARING ON WOOD TO BE PROVIDED WITH A WASHER. USE HOT DIPPED GALVANIZED WASHERS IN CONTACT WITH PRESSURE TREATED LUMBER.
8. ALL BOLT HOLES IN WOOD TO BE 1/16 INCH LARGER THAN THE BOLT. DO NOT REAM OR OVERSIZE BOLT HOLES.
9. DO NOT RECESS BOLT HEADS OR NUTS UNLESS SHOWN ON DRAWINGS.
10. BOLTS IN SLOTTED METAL PLATES SHALL BE LOCATED IN THE TOP OF VERTICALLY SLOTTED HOLES AND THE CENTER OF HORIZONTALLY SLOTTED HOLES, UNLESS OTHERWISE NOTED.
11. ALL NAILING SHALL BE PER TABLE 2304.1.1 OF THE IBC. NAILS CALLED FOR ON THE DRAWINGS SHALL BE COMMON FOR PLYWOOD NAILING; BOX NAILS FOR FRAMING; AND TYPE RECOMMENDED BY MANUFACTURER FOR MAXIMUM CAPACITY OF HANGERS AND CONNECTORS. NAIL HEADS SHALL NOT PENETRATE THE FACE VENEER OF PLYWOOD PANELS.
12. NAILS, BOLTS OR LAGS IN PRESSURE TREATED LUMBER SHALL BE HOT DIPPED GALVANIZED OR STAINLESS STEEL.
13. CUTTING AND NOTCHING OF JOISTS NOT ALLOWED. A ONE-INCH (1") DIAMETER HOLE MAY BE DRILLED IN THE CENTER 1/3 OF WIDTH OF MEMBER DEPTH. ALL OTHER HOLES SHALL BE APPROVED.
14. STUDS MAY BE NOTCHED IN THE LOWER 1/5 OF THE HEIGHT OF STUD FOR ELECTRICAL AND PLUMBING PIPES, BUT NO PART OF THE NOTCH IS TO BE DEEPER THAN 25 PERCENT OF WIDTH OF STUD. HOLES OF DIAMETERS UP TO 1/3 OF WIDTH OF STUD MAY BE DRILLED IN STUD BUT NOT IN CENTER 1/3 OF HEIGHT. THE EDGES OF DRILLED HOLES ARE TO BE AT LEAST 5/8-INCH FROM THE FACE OF THE STUD.
15. PROVIDE DEFLECTION SPACE OVER ALL NON-BEARING WALLS LOCATED UNDER OPEN-WEB AND PLATE CONNECTED WOOD TRUSSES.
16. LAG BOLTS SHALL BE INSTALLED IN LEAD HOLES AS FOLLOWS:
a. THE LEAD HOLE FOR THE SHANK SHALL HAVE THE SAME DIAMETER AS THE SHANK AND THE SAME DEPTH AS THE LENGTH OF THE UNTHREADED SHANK.
b. THE LEAD HOLE FOR THE THREADED PORTION SHALL HAVE A DIAMETER EQUAL TO 70 PERCENT OF THE SHANK DIAMETER AND A LENGTH EQUAL TO AT LEAST THE LENGTH OF THE THREADED PORTION.
c. THE THREADED PORTION OF THE SCREW SHALL BE INSERTED IN ITS LEAD HOLE BY TURNING WITH A WRENCH, NOT BY DRIVING WITH A HAMMER. SOAP OR OTHER LUBRICANTS MAY BE USED ON THE SCREWS OR IN THE LEAD HOLE TO FACILITATE INSERTION AND PREVENT DAMAGE TO THE SCREW.

STRUCTURAL NOTES

03.0 CONCRETE
1. STRENGTH- AVERAGE CONCRETE STRENGTH AS DETERMINED BY JOB CAST, LAB CURED CYLINDER SHALL BE 2500 PSI AT 28 DAYS FOR ALL CONCRETE PLUS INCREASE DEPENDING UPON THE PLANT'S STANDARD DEVIATION AS SPECIFIED IN ACI 318. FOUR (4) TEST CYLINDERS MEETING IBC SECTION 1905.6 SHALL BE TAKEN AT EACH POUR. ONE (1) CYLINDER SHALL BE TESTED AT 7 DAYS AND THREE (3) CYLINDERS SHALL BE TESTED AT 28 DAYS. TEST REPORTS ARE TO INCLUDE MINIMUM AND MAXIMUM CURE BOX TEMPERATURES.
MINIMUM MIX REQUIREMENTS:
a. MAXIMUM WATER/CEMENT RATIO: 0.55 FOR NON-AIR ENTRAINED CONCRETE; 0.46 FOR AIR-ENTRAINED CONCRETE; 0.42 FOR INTERIOR STRUCTURAL SLABS AND SLABS ON GRADE THAT ARE TO RECEIVE GLUE DOWN FLOOR COVERTING.
b. ROUGH AGGREGATE SIZE FOR SLABS ON GRADE SHALL BE 1-INCH MINUS FOR SLABS LESS THAN 5-INCHES THICK AND 1 ½-INCH MINUS FOR SLABS 5-INCHES AND THICKER.
c. ADD FLY ASH TO SLAB ON GRADE AND EXPOSED WALL CONCRETE MIXES. INCLUDE THE FLY ASH IN THE WATER CEMENT RATIO BUT DO NOT USE FLY ASH TO REDUCE THE CEMENT BELOW THE MINIMUM CEMENT CONTENT. PROVIDE FLY ASH BETWEEN 10% AND 15% OF THE TOTAL WEIGHT OF CEMENTITIOUS MATERIALS. MEET ASTM C618 WITH LOSS ON IGNITION TO BE 3% OR LESS. FLY ASH MAY BE ADDED TO OTHER CONCRETE MIXES AND INCLUDED IN THE WATER CEMENT RATIO BUT IS NOT TO BE USED AS PART OF THE MINIMUM CEMENT CONTENT. FLY ASH IS NOT TO EXCEED 15% OF THE TOTAL WEIGHT OF CEMENTITIOUS MATERIALS UNLESS SPECIFICALLY APPROVED AND SPECIAL TESTING IS PROVIDED BY THE CONTRACTOR TO CONSIDER LATE STRENGTH DEVELOPMENT AND FINISHING.
d. DESIGN SLUMP: MINIMUM 3", MAXIMUM 9". FIELD VARIATION FROM DESIGN SLUMP +1/2 INCH TO -1 INCH. WHEN CONCRETE IS TO BE PUMPED ADMIX (POZZOLITH/POLYHEED/RHEOBUILD OR EQUAL).
e. AIR ENTRAINMENT: PER ACI AT ALL EXTERIOR SLABS AND FLATWORK.
f. ADMIX: WATER REDUCING ADMIX (POZZOLITH/POLYHEED/RHEOBUILD OR EQUAL).
g. ALL ADMIXTURES ARE TO BE FROM THE SAME MANUFACTURER UNLESS EVIDENCE IS SUBMITTED VERIFYING COMPATIBILITY OF MULTIPLE SOURCE ADMIXTURES.

2. PLACE AND CURE ALL CONCRETE PER ACI CODES AND STANDARDS.
3. SLEEVES, PIPES OR CONDUITS OF ALUMINUM SHALL NOT BE EMBEDDED IN STRUCTURAL CONCRETE UNLESS EFFECTIVELY COATED.
4. PROVIDE CONTROL JOINTS IN ALL SLABS ON GRADE. JOINTS ARE TO BE INSTALLED AT 10 FEET ON CENTER EACH WAY MAXIMUM UNLESS SHOWN OTHERWISE ON THE DRAWINGS. ALL SAW-CUT JOINTS IN CONCRETE SLABS ARE TO BE MADE WITH AN EARLY CUT SAW AS SOON AS POSSIBLE AFTER POURING BUT NO LATE THAN ONE HOUR AFTER FINISHING.
5. PROVIDE ¼-INCH PRE-MOLDED EXPANSION JOINT MATERIAL BETWEEN SLABS AND WALLS THAT ARE NOT DOWELED TOGETHER, AND AROUND COLUMNS THAT DO NOT HAVE SLAB BLOCKOUTS.

03.1 REINFORCING (CONCRETE)
1. ALL REINFORCING STEEL SHALL BE ASTM A615, GRADE 60 EXCEPT TIES AND STIRRUPS SHALL BE GRADE 40.
2. FABRICATE AND INSTALL REINFORCING STEEL ACCORDING TO ACI 315, DETAILS AND DETAILING OF CONCRETE REINFORCEMENT.
3. PROVIDE DOWELS FROM FOOTINGS TO MATCH ALL VERTICAL WALL, PILASTER, AND COLUMN REINFORCING. LAP 45 DIAMETERS OR 2'-0" MINIMUM UNLESS OTHERWISE INDICATED.
4. LAP ALL BARS IN INTERSECTING FOOTINGS 2'-0" OR 45 DIAMETERS, WHICHEVER IS GREATER.
5. SPLICES IN WALL AND FOOTING REINFORCING SHALL BE LAPPED 45 DIAMETERS OR 2'-0", WHICHEVER IS GREATER, AND SHALL BE STAGGERED AT LEAST 4 FEET AT ALTERNATE BARS.
6. PROVIDE 45 BAR DIAMETERS OR 2'-0" X 2'-0" MINIMUM CORNER BARS TO MATCH HORIZONTAL REINFORCING IN WALLS AT ALL CORNERS AND INTERSECTIONS.
7. PROVIDE TWO (2) #4 CONTINUOUS BARS AT TOP AND AT DISCONTINUOUS ENDS OF ALL WALLS.
8. VERTICAL WALL REINFORCING SHALL BE PLACED IN CENTER OF WALL UNLESS SHOWN OTHERWISE ON THE DRAWINGS. HORIZONTAL BARS MAY BE PLACED EITHER SIDE OF VERTICAL BARS AND BETWEEN DOUBLE VERTICAL BARS.
9. VERTICAL WALL REINFORCING SHALL BE PLACED IN CENTER OF WALL UNLESS SHOWN OTHERWISE ON THE DRAWINGS. HORIZONTAL BARS MAY BE PLACED EITHER SIDE OF VERTICAL BARS AND BETWEEN DOUBLE VERTICAL BARS.
10. UNLESS NOTED OTHERWISE, PROVIDE THE FOLLOWING REINFORCING AROUND WALL OPENINGS LARGER THAN 30" X 30".
a. TWO (2) #5'S OVER X OPENING PLUS 2'-0" EACH SIDE.
b. TWO (2) #5'S UNDER X OPENING PLUS 2'-0" EACH SIDE.
c. TWO (2) #5'S EACH SIDE X FULL STORY HEIGHT.
d. PROVIDE TWO (2) #5'S X OPENING PLUS 2'-0" EACH SIDE AROUND ALL EDGES OF OPENINGS SMALLER THAN 15 INCH X 15 INCH IN STRUCTURAL SLABS, AND PLACE ONE (1) #4 X 4'-0" AT 45 DEGREES TO EACH CORNER.

03.2 CONCRETE ANCHORS
1. EPOXY ANCHORS: HILTI HY-150, POWERS RAWL POWER-FAST, SIMPSON ET OR SET.
a. UNLESS NOTED, INSTALL THREADED A36 RODS INTO LEAN, DRY HOLES TO EMBED DEPTH AS SHOWN ON DRAWINGS. COMPLY WITH MANUFACTURER'S ICC-ES REPORT FOR HOLE DIAMETER. IF EMBED DEPTHS ARE NOT SHOWN, USE MANUFACTURER'S MINIMUM DEPTHS. FILL HOLE WITH ENOUGH EPOXY TO FILL ALL VOID SPACES AND INSERT ROD WITH CLOCKWISE TWISTING MOTION.
b. DO NOT PLACE WHEN EPOXY OR CONCRETE IS LESS THAN 50 DEGREES FAHRENHEIT, UNLESS SPECIAL PRODUCTS FOR COLD WEATHER ARE USED.
c. DO NOT CUT MAIN REINFORCING OR BREAK OUT BACK SURFACE WHEN DRILLING HOLES.

05.0 STRUCTURAL AND MISCELLANEOUS STEEL
1. DETAILING, FABRICATION AND ERECTION SHALL CONFORM TO THE STEEL CONSTRUCTION MANUAL OF AISC.
2. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL OSHA REQUIREMENTS FOR SAFETY AND ERECTION INCLUDING, BUT NOT LIMITED TO, ERECTION BOLTS, BRACING, FALL PROTECTION, GUARD RAILS, ETC.
3. ALL STEEL TO BE ASTM A36.
4. ALL STRUCTURAL TUBING SHALL BE ASTM A500, GRADE B, FY = 46 KSI.
5. ALL PIPE SHALL BE ASTM A53, TYPE E OR S, GRADE B.
6. ALL THREADED RODS SHALL BE ASTM A36.
7. ALL WELDS SHALL BE MADE BY PRE-QUALIFIED WELDERS TO AWS PRE-QUALIFIED WELDED JOINT STANDARDS.
a. PRIOR TO BEGINNING AND DURING WELDING, ALL REQUIREMENTS OF THE 'SPECIAL INSPECTION' SECTION OF THESE NOTES SHALL BE MET.
b. FILLER METALS SHALL MEET AWS AS SPECIFICATIONS. ELECTRODES SHALL BE 70 KSI WHICH ARE COMPATIBLE WITH THE BASE MATERIAL, WELDING PROCESS AND POSITION. PROVIDE LOW HYDROGEN ELECTRODES FOR SMAW. MEET MINIMUM TOUGHNESS CVN VALUE OF 20 FT LBS. AT -20 DEGREES FAHRENHEIT FOR ALL WILDING OF MOMENT FRAMES AND FULL PENETRATION WELDS. DO NOT MIX WELD ELECTRODES THAT REDUCE THE CVN VALUE OF THE WELD.
c. GMAW FIELD WELDING NOT ALLOWED. GMAW SHOP WELDING USING SHORT CIRCUITING TRANSFER IS NOT ALLOWED.
d. PREHEAT AND INTERPASS TEMPERATURES ARE TO MEET AWS REQUIREMENTS.
e. UNLESS OTHERWISE NOTED ON DRAWINGS, PROVIDE AISC MINIMUM WILD SIZES FOR ALL WELDED JOINTS.
f. SMAW IS NOT ALLOWED TO BE PLACED OVER FCAM ON PRE-EXISTING STRUCTURAL STEEL WELDED CONNECTIONS. USE ONLY FCAM ON PRE-EXISTING STRUCTURAL WELDS UNLESS CONTRACTOR PROVIDES MATERIAL TESTING OF EXISTING STRUCTURAL WELDS TO CONFIRM SMAW WAS USED.

8. BOLTS SHALL BE A307 UNLESS OTHERWISE NOTED. PROVIDE STANDARD PLATE WASHERS UNDER ALL BOLT HEADS AND NUTS IN CONTACT WITH WOOD.
9. BOLTS SHALL BE A325N INSTALLED TO A "SNUG TIGHT" CONDITION AND TORQUED TO 50 FT. LBS.

STRUCTURAL NOTES

01.0 GENERAL NOTES
1. THESE NOTES SET MINIMUM STANDARDS FOR CONSTRUCTION. THE DRAWINGS GOVERN OVER THE STRUCTURAL NOTES TO THE EXTENT SHOWN.
2. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS ON DRAWINGS AND IN FIELD. COORDINATE LOCATIONS OF OPENINGS THROUGH FLOORS, ROOFS AND WALLS WITH ARCHITECTURAL, MECHANICAL AND ELECTRICAL PLANS. THE STRUCTURAL DRAWINGS SHALL BE CONSIDERED AS A PART OF THE COMPLETE SET OF CONTRACT DRAWINGS, INCLUDING THE DRAWINGS OF ALL DISCIPLINES. IT IS INTENDED THAT THE STRUCTURAL DRAWINGS WILL PROVIDE SUFFICIENT DIMENSIONS TO LOCATE THE PRIMARY STRUCTURAL ELEMENTS AND MEMBERS. LOCATION OF SECONDARY MEMBERS WHICH ARE AFFECTED BY SYSTEMS DETAILED BY OTHERS MAY REQUIRE REFERENCE TO THE DRAWINGS OF OTHER DISCIPLINES AND LAYOUT AND COORDINATION BY THE CONTRACTOR. IF DIRECT CONFLICT BETWEEN DIMENSIONS OF TWO OR MORE DISCIPLINES IS ENCOUNTERED, SUCH CONFLICTS SHALL BE RESOLVED BY THE ENGINEER. DO NOT USE SCALED DIMENSIONS. USE WRITTEN DIMENSIONS OR WHERE DIMENSIONS ARE NOT PROVIDED, CONSULT THE ENGINEER FOR CLARIFICATIONS BEFORE PROCEEDING WITH THE WORK IN QUESTION.
SPECIAL CONDITIONS: REFER TO CIVIL, MECHANICAL, PLUMBING, AND ELECTRICAL DRAWINGS (IF APPLICABLE) FOR LOCATION AND SIZE OF BLOCKOUTS, INSERTS, OPENINGS, CURBS, HOUSEKEEPING PADS, DEPRESSIONS AND SLOPES NOT SHOWN ON THE STRUCTURAL DRAWINGS. NOTIFY OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES.
3. CONSTRUCTIONS MEANS, METHODS AND ALL NECESSARY TEMPORARY SUPPORT PRIOR TO COMPLETION OF VERTICAL AND LATERAL LOAD SYSTEMS IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. LOADS FROM CONSTRUCTION MATERIALS SHALL BE SPREAD OUT IF PLACED ON FRAMED FLOORS OR ROOFS. CONSTRUCTION LOADS SHALL NOT EXCEED THE DESIGN LIVE LOAD PER SQUARE FOOT LISTED IN THE DESIGN CRITERIA. CONTRACTOR SHALL PROVIDE ADEQUATE SHORING AND OR BRACING WHERE STRUCTURE HAS NOT ATTAINED DESIGN STRENGTH.
4. COMPLYING WITH ALL SAFETY AND OSHA REQUIREMENTS IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
5. WHERE REFERENCE IS MADE TO ASTM, AISC, ACI OR OTHER STANDARDS, THE LATEST ISSUE AT THE BUILDING PERMIT DATE SHALL APPLY.
6. ALL WORK SHALL BE IN COMPLIANCE WITH THE "INTERNATIONAL BUILDING CODE" (IBC) AS AMENDED BY ALL OTHER STATE AND LOCAL CODES, PERMITS, AND BUILDING DEPARTMENT REQUIREMENTS THAT APPLY.
7. DESIGN CRITERIA:

ROOFS	LIVE	25 PSF
	SNOW LOAD	44 PSF (GROUND)
WIND	BASIC WIND SPEED	110 MPH, 3-SEC GUST
	EXPOSURE	C
SEISMIC	LAT. / LONG.	45.613327/-121.197842
	S _e & S _i	0.47, 0.17
	DESIGN CATEGORY	D1

8. MECHANICAL EQUIPMENT, MECHANICAL AND SPRINKLER PIPING LARGER THAN 2 INCH DIAMETER OR OTHER ITEMS PRODUCING A HANGER LOAD OVER 50 LBS. SHALL BE HUNG BY A SYSTEM APPROVED BY THE OWNER'S REPRESENTATIVE. ANY HANGER PRODUCING A LOAD OVER 200 LBS. SHALL HAVE ADDITIONAL FRAMING INSTALLED TO TRANSFER THESE LOADS TO THE MAIN STRUCTURAL BEAMS OR WALLS UNLESS OTHERWISE APPROVED.
9. BRACE ALL MECHANICAL AND ELECTRICAL EQUIPMENT, PIPING, ETC. TO THE TOP OF STRUCTURAL MEMBERS TO RESIST 34 PERCENT OF ITS WEIGHT BY A SYSTEM APPROVED BY THE MECHANICAL OR ELECTRICAL ENGINEER RESPECTIVELY.
10. DETAILS SHOWN ON THE DRAWINGS ARE INTENDED TO APPLY AT ALL SIMILAR CONDITIONS AND LOCATIONS. TYPICAL AND SIMILAR CONDITIONS: ALL CONCRETE IS REINFORCED, AND ALL STEEL MEMBERS ARE CONNECTED TO IMMEDIATELY ADJACENT MEMBERS SHOWN ON THE PLANS UNLESS SPECIFICALLY NOTED OTHERWISE. WHERE SPECIFIC DETAILS ARE NOT CALLED OUT, TYPICAL DETAILS OR DETAILS SHOWN FOR SIMILAR CONDITIONS SHALL APPLY, SUBJECT TO THE ENGINEERS APPROVAL.
11. DO NOT SCALE INFORMATION FROM DRAWINGS

12. SPECIFICATIONS: FOR MORE COMPLETE INFORMATION, SEE SPECIFICATIONS IF APPLICABLE. WHERE CONFLICTS BETWEEN THESE NOTES AND SPECIFICATIONS OCCUR, THE MORE STRINGENT OF THESE SHALL TAKE PRECEDENCE.
13. EXISTING DIMENSION AND CONDITIONS: IT IS THE RESPONSIBILITY OF THE OWNER AND CONTRACTOR TO VERIFY ALL EXISTING DIMENSIONS AND CONDITIONS PRIOR TO ANY CONSTRUCTION EFFORTS. THE ENGINEER SHALL NOT BE HELD RESPONSIBLE FOR ANY DELAYS, EXPENSES, OR EXTRA COSTS ASSOCIATED WITH THE RESULT OF WORK DONE BY THE OWNER/CONTRACTOR PRIOR TO VERIFICATION OF EXISTING DIMENSIONS AND OR CONDITIONS.
14. OMISSIONS OF CONFLICTS BETWEEN VARIOUS ELEMENTS OF THE DRAWINGS, SPECIFICATIONS, NOTES, AND DETAILS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER AND RESOLVED BEFORE PROCEEDING WITH THE WORK.
15. THE CONTRACTOR MUST SUBMIT IN WRITING ANY REQUEST FOR MODIFICATIONS TO THE PLANS AND SPECIFICATIONS. SHOP DRAWINGS SUBMITTED TO THE ENGINEER FOR REVIEW DO NOT CONSTITUTE "IN WRITING" UNLESS IT IS CLEARLY NOTED THAT SPECIFIC CHANGES ARE BEING REQUESTED.
16. THE CONTRACT DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE STRUCTURE DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE BUT NOT BE LIMITED TO BRACING AND SHORING FOR LOADS DUE TO CONSTRUCTION EQUIPMENT AND MATERIALS.
17. OWNER AND OR CONTRACTOR SHALL REVIEW THESE PLANS PRIOR TO SUBMISSION TO ANY REVIEWING AGENCIES OR INCLUDING WITH CONTRACT DOCUMENTS AND REPORT ANY DISCREPANCIES OR OMISSIONS TO THE ENGINEER FOR CORRECTION. USE OF THESE PLANS FOR ANY WORK OR SUBMISSION TO REVIEWING AGENCIES SHALL CONSTITUTE FULL ACCEPTANCE OF THE TERMS AND CONDITIONS PRESENTED HEREIN AND SHALL CONSTITUTE AGREEMENT TO THEIR COMPLETENESS AS IS.

02.0 FOUNDATIONS
1. DESIGN SOIL PRESSURE IS 1500 PSF.
2. ALL FOOTINGS SHALL BEAR ON FIRM, UNDISTURBED SOIL OR APPROVED COMPACTED FILL. FOOTINGS SHALL BEAR AT A MINIMUM OF 18 INCHES BELOW FINAL GRADE. REMOVE ALL ORGANIC MATERIAL OR SOFT AREAS IN FOOTING EXCAVATIONS. PROVIDE AND INSTALL STRUCTURAL FILL AS NECESSARY. NOTIFY OWNER'S REPRESENTATIVE BEFORE PROCEEDING IF ANY UNUSUAL CONDITIONS ARE ENCOUNTERED IN THE FOOTING EXCAVATIONS.
3. DO NOT EXCAVATE CLOSER THAT A 2:1 SLOPE BELOW FOOTINGS.
4. USE SMOOTH EDGED BACKHOE BUCKET WITHOUT TEETH TO EXCAVATE FOOTING TRENCHES, AND CLEAN ALL FOOTING EXCAVATIONS OF LOOSE MATERIAL BY HAND.
5. COMPLY WITH SPECIFICATIONS FOR ALL FILLS AND EXCAVATIONS.
6. EXCAVATIONS MAY BE MADE UNDER CONTINUOUS FOOTINGS FOR PIPES. BACK FILL WITH ¾-INCH MINUS CRUSHED ROCK COMPACTED IN 8-INCH LIFTS TO 95 PERCENT MODIFIED PROCTOR MAXIMUM DRY DENSITY PER ASTM D1557 OR AASHTO T-180.
7. FILL MATERIAL SHALL CONSIST OF SOIL APPROVED BY AN ENGINEER THAT IS COMPACTABLE TO THE FOLLOWING LIMIT UNDER THE WEATHER CONDITIONS AT THE TIME OF CONSTRUCTION. MAXIMUM PARTICLE SIZE OF FILL TO BE LESS THAN 4-INCH DIAMETER. SCARIFY AND DRY SOILS IF REQUIRED OR USE A GRANULAR MATERIAL. PLACE FILL IN LIFTS NOT TO EXCEED 8 INCHES AND COMPACT TO 95 PERCENT MODIFIED PROCTOR MAXIMUM DRY DENSITY DETERMINED IN ACCORDANCE WITH ASTM D1557 (OR AASHTO T-180) UNDER FOOTINGS AND FLOOR SLABS.
8. BACKFILL MATERIAL PLACED BEHIND RETAINING WALLS AND EXTENDING A HORIZONTAL DISTANCE EQUAL TO AT LEAST HALF OF THE HEIGHT OF THE RETAINING WALL SHOULD CONSIST OF GRANULAR RETAINING WALL BACKFILL APPROVED BY AN ENGINEER AND COMPACTABLE TO A MINIMUM OF 95% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D698. BACKFILL LOCATED WITHIN A HORIZONTAL DISTANCE OF 3 FEET FOR RETAINING WALLS SHOULD ONLY BE COMPLETED TO APPROXIMATED 92% OF THE MAXIMUM DRY DENSITY, AS DETERMINED BY ASTM D698. BACKFILL PLACED WITHIN 3 FEET OF THE WALL SHOULD BE COMPLETED IN LIFTS LESS THAN 6 INCHES THICK USING HAND OPERATED TAMPING EQUIPMENT. IF FLAT WORK WILL BE PLACED ATOP THE WALL BACKFILL, THE UPPER 2-FEET OF MATERIAL SHALL BE COMPLETED TO 95%OF THE MAZIMUM DRY DENSITY, AS DETERMINED BY ASTM D698.
9. BASE MATERIAL IMMEDIATELY UNDER SLAB SHALL BE A 6-INCH LAYER OF CLEAN ¾-INCH MINUS CRUSHED ROCK COMPACTED TO AT LEAST 92 PERCENT MODIFIED PROCTOR MAXIMUM DRY DENSITY IN ACCORDANCE WITH ASTM D1557 OR AASHTO T-180.

01.00 NO SCALE

STRUCTURAL NOTES

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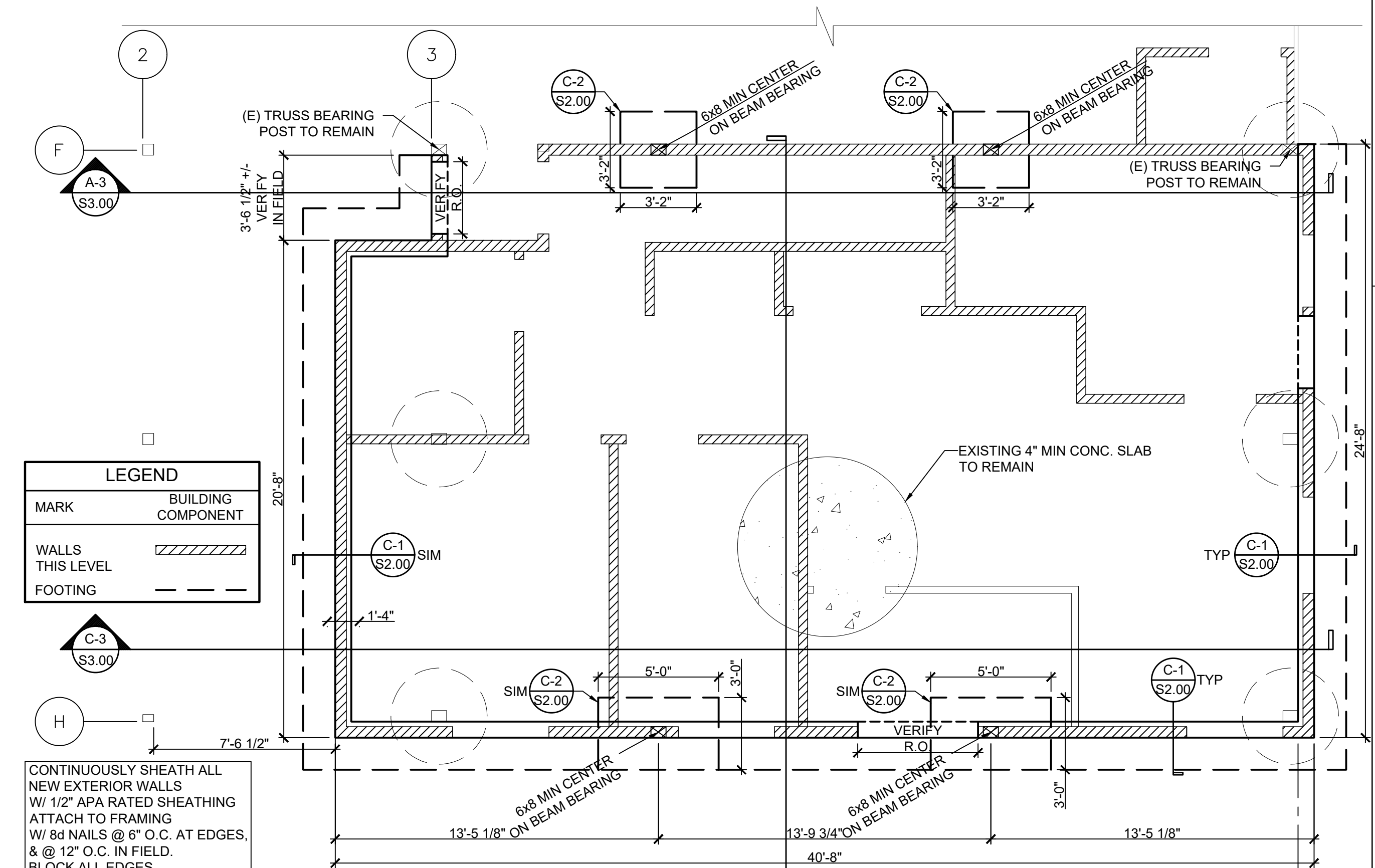
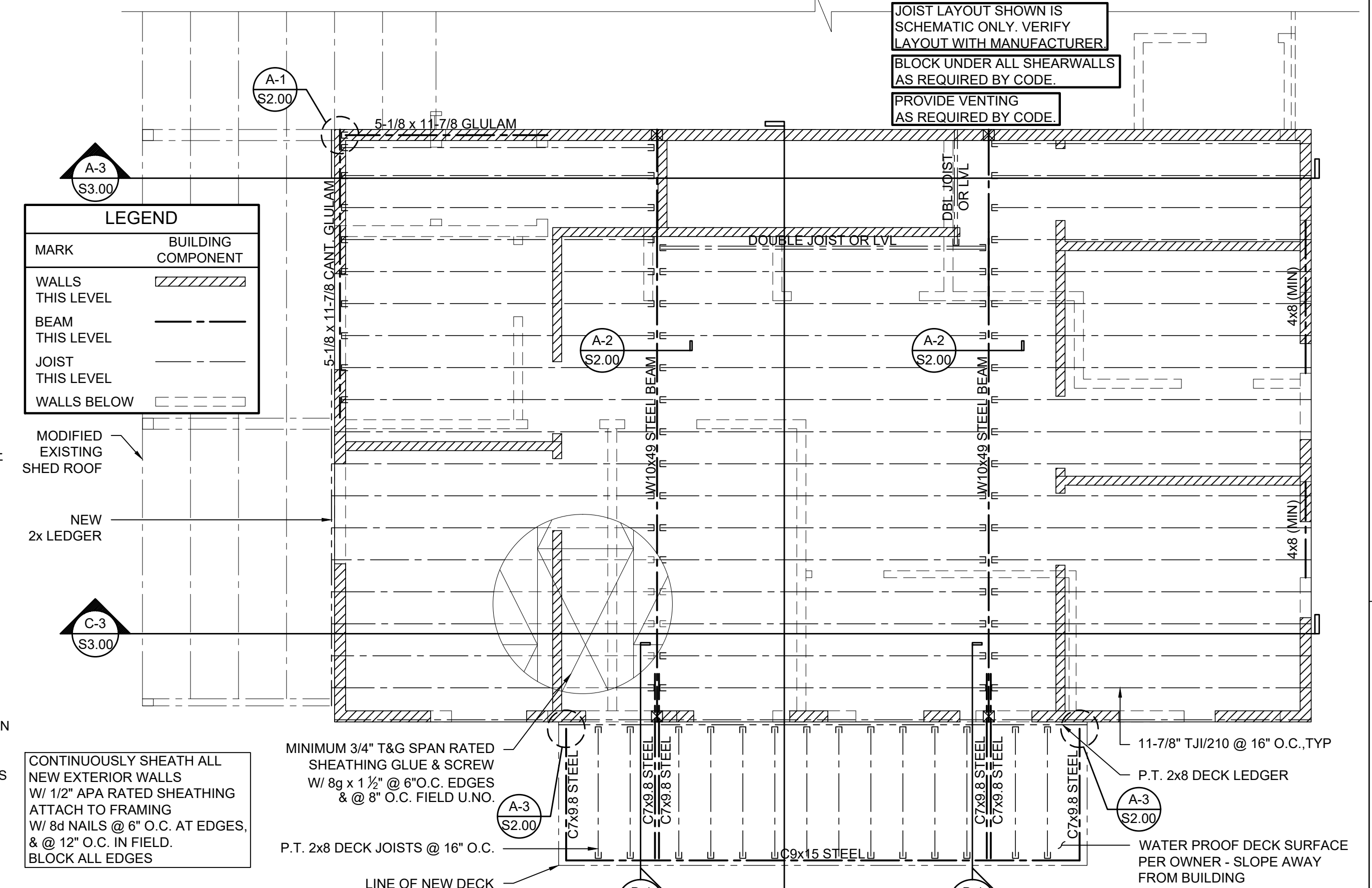
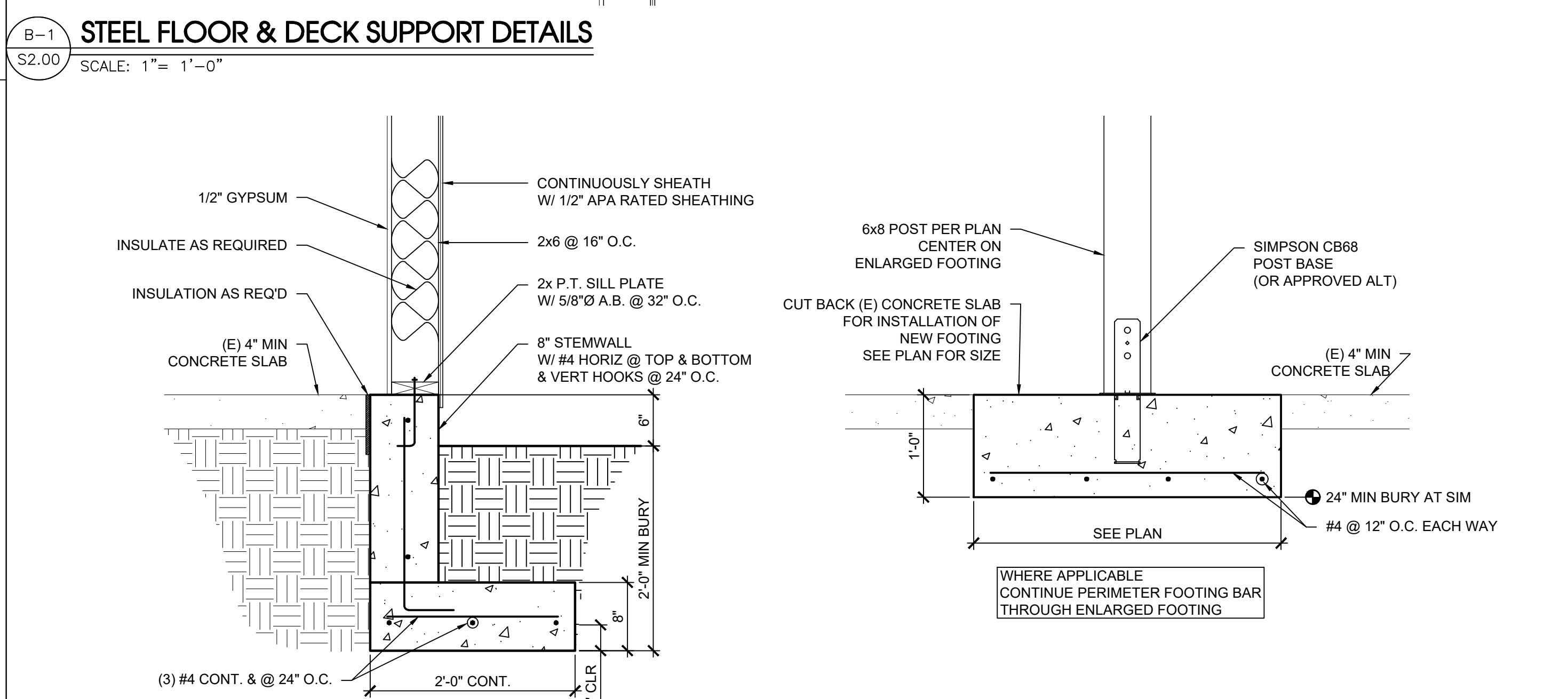
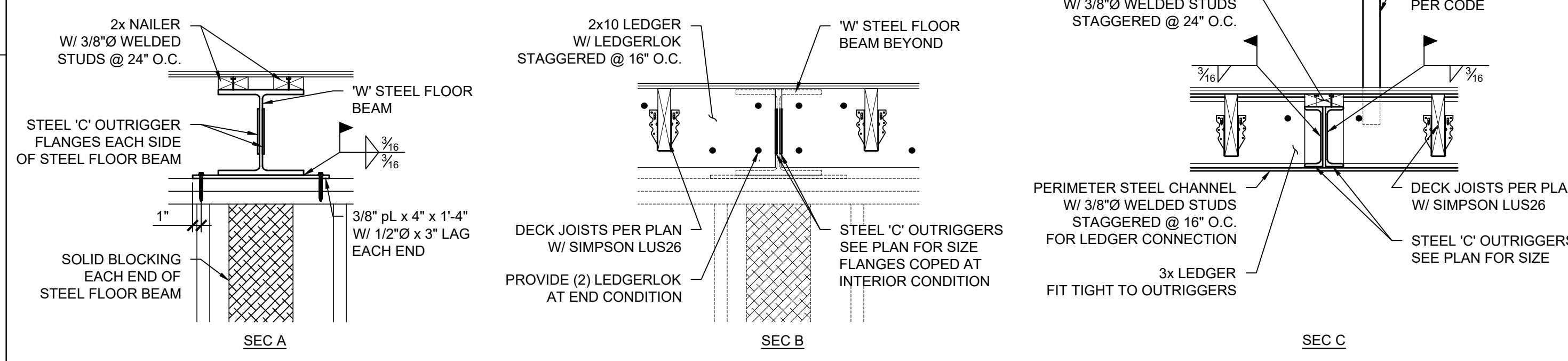
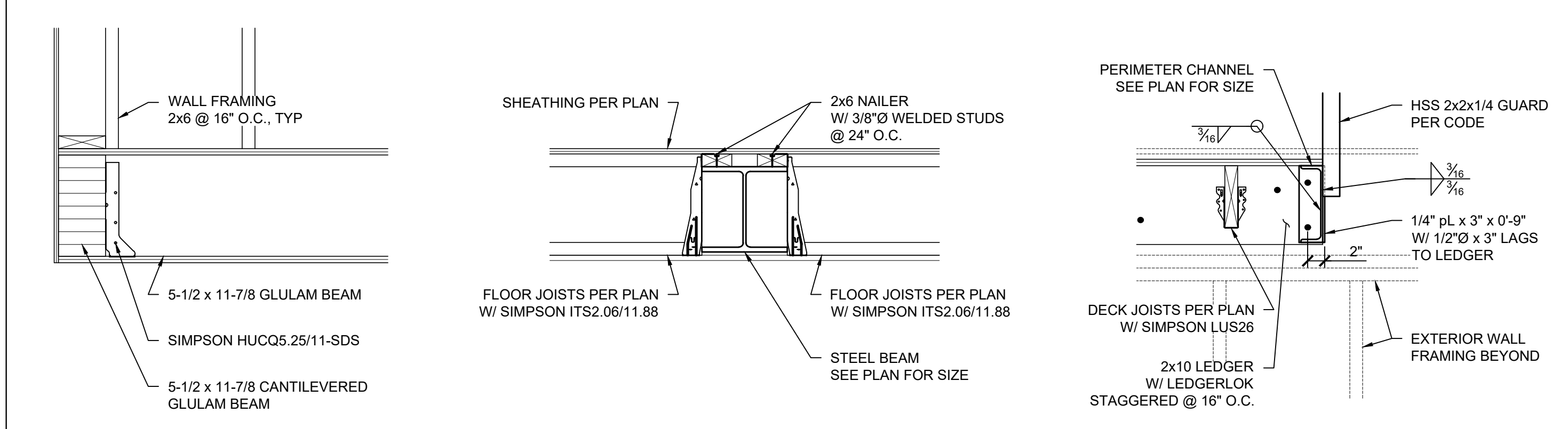
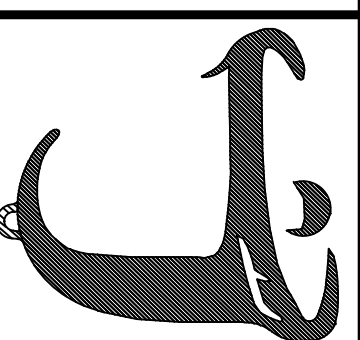
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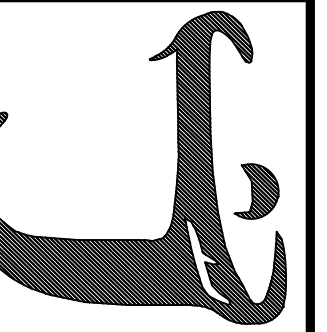
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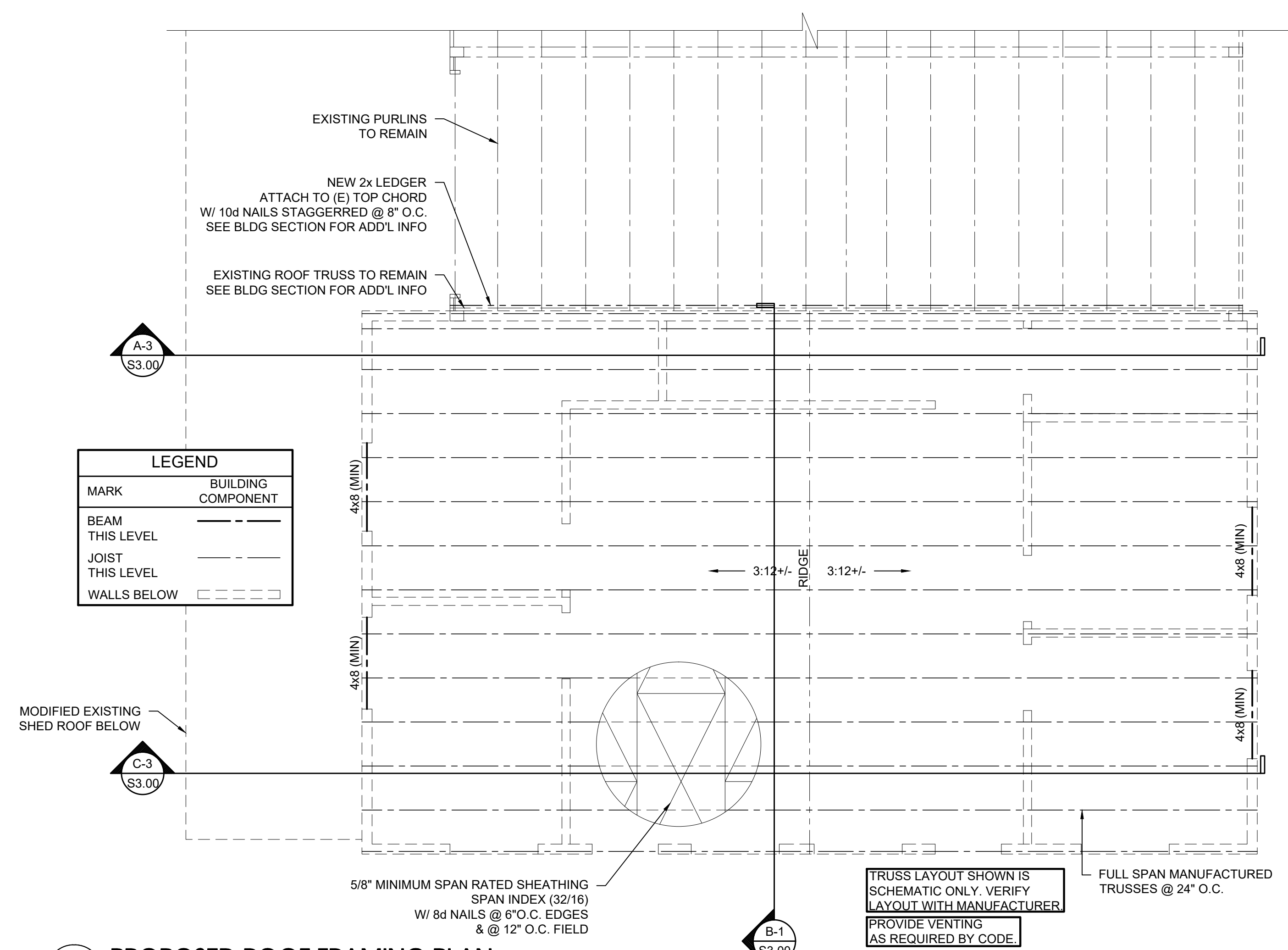
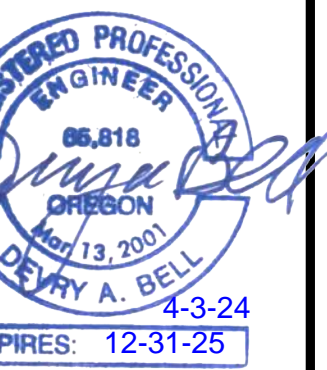
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PROPOSED ROOF FRAMING
DEVCO MECHANICAL
PROPOSED OFFICE EXPANSION
15841 BARGEWAY RD THE DALLES, OR

JOB NO.	23B429
DATE	04/2/24
DRAWN BY	EAH
CHECKED BY	DAB
REVISIONS	DATE
RECORD DRAWINGS	DATE



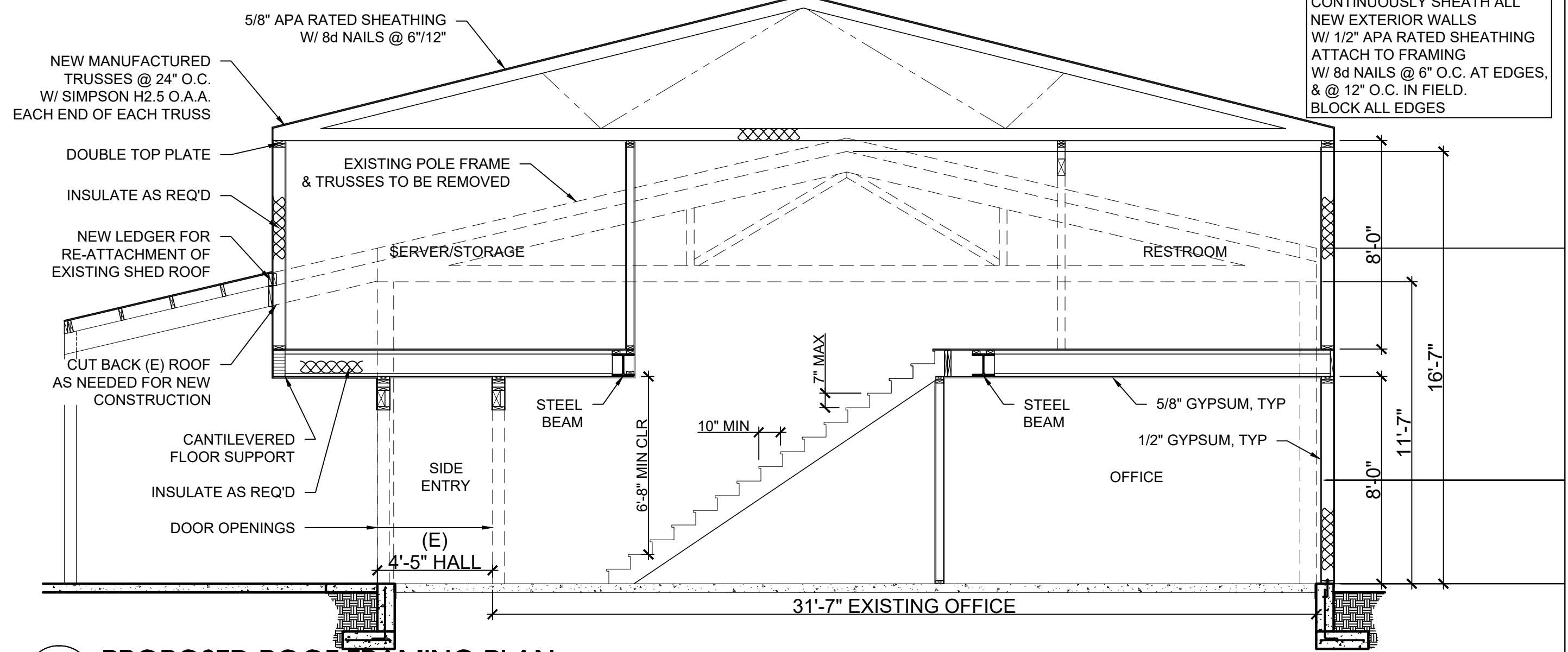
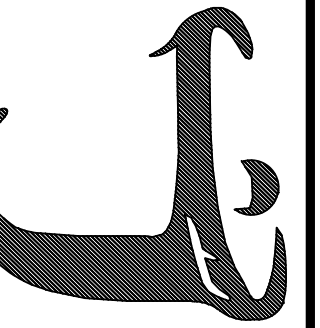
LEGEND	
MARK	BUILDING COMPONENT
BEAM THIS LEVEL	---
JOIST THIS LEVEL	- - - -
WALLS BELOW	----

PROPOSED ROOF FRAMING PLAN
SCALE: 1/4" = 1'-0"

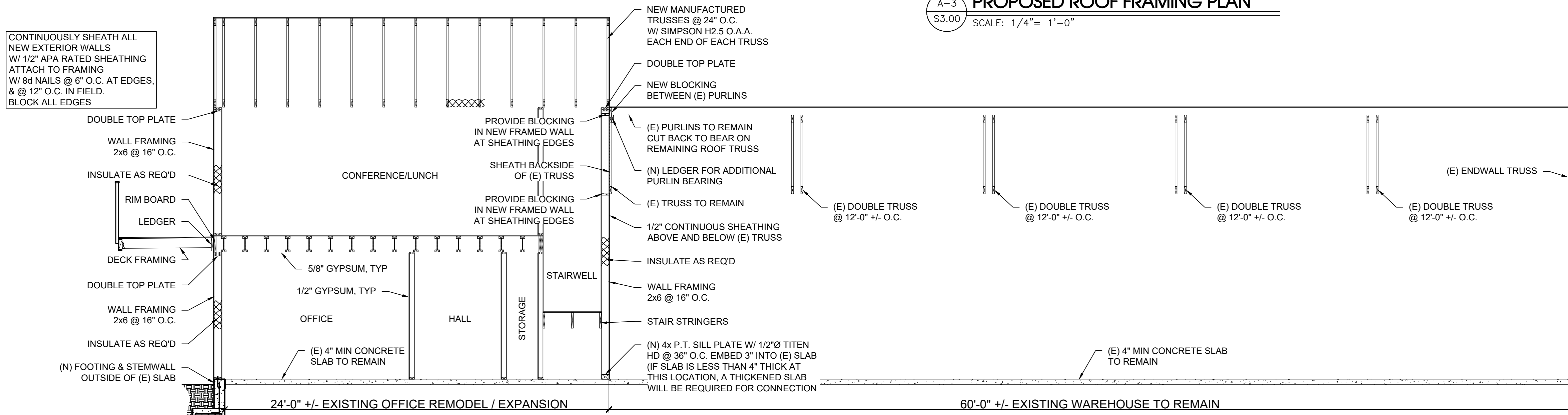
TRUSS LAYOUT SHOWN IS SCHEMATIC ONLY. VERIFY LAYOUT WITH MANUFACTURER.
PROVIDE VENTING AS REQUIRED BY CODE.

FULL SPAN MANUFACTURED TRUSSES @ 24" O.C.

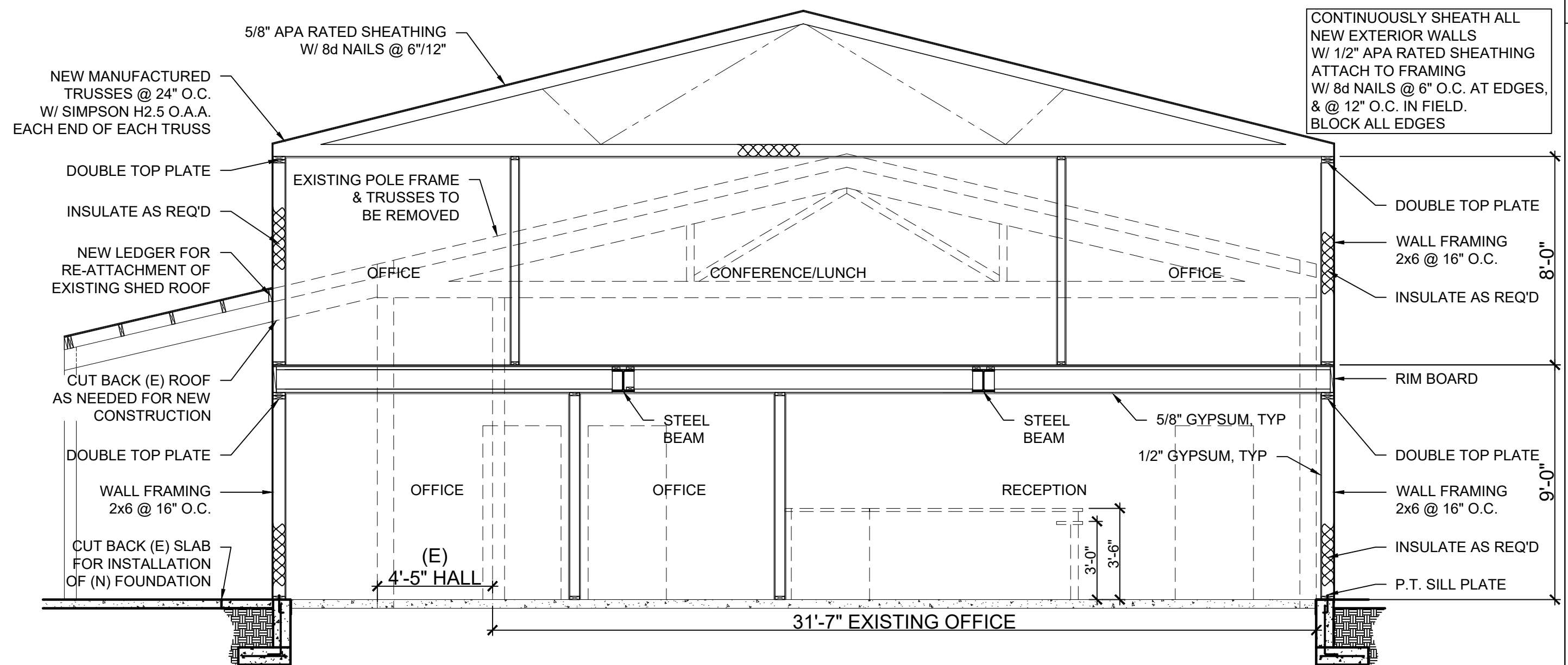
5/8" MINIMUM SPAN RATED SHEATHING
SPAN INDEX (32/16)
W/ 8d NAILS @ 6" O.C. EDGES
& @ 12" O.C. FIELD



A-3 PROPOSED ROOF FRAMING PLAN
SCALE: 1/4" = 1'-0"



B-1 PROPOSED/EXISTING BUILDING SECTION
SCALE: 1/4" = 1'-0"



C-3 PROPOSED ROOF FRAMING PLAN
SCALE: 1/4" = 1'-0"