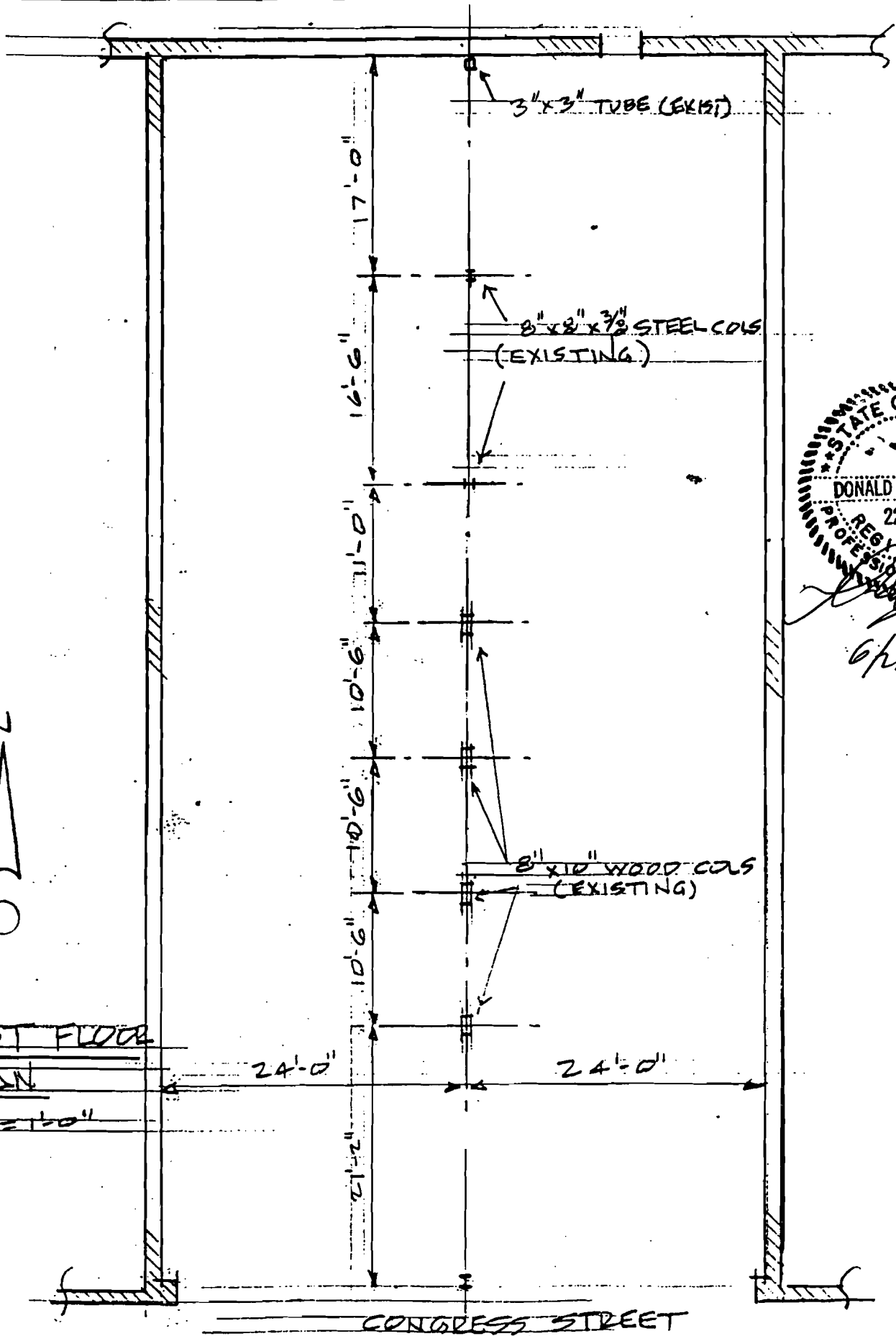


LENERT ENGINEERS, INC.
P. O. BOX 690694
HOUSTON, TEXAS 77269-0694
(281) 373-5435

SUBJECT

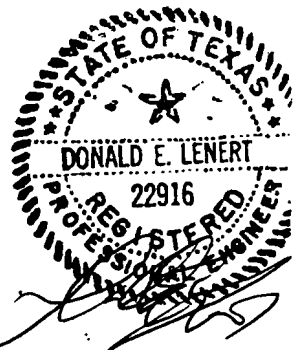
809 CONGRESS
FIRST FLOOR PLAN (EXISTING)

SHEET S-1 OF 8
DATE: 6/21/00
BY: DEL



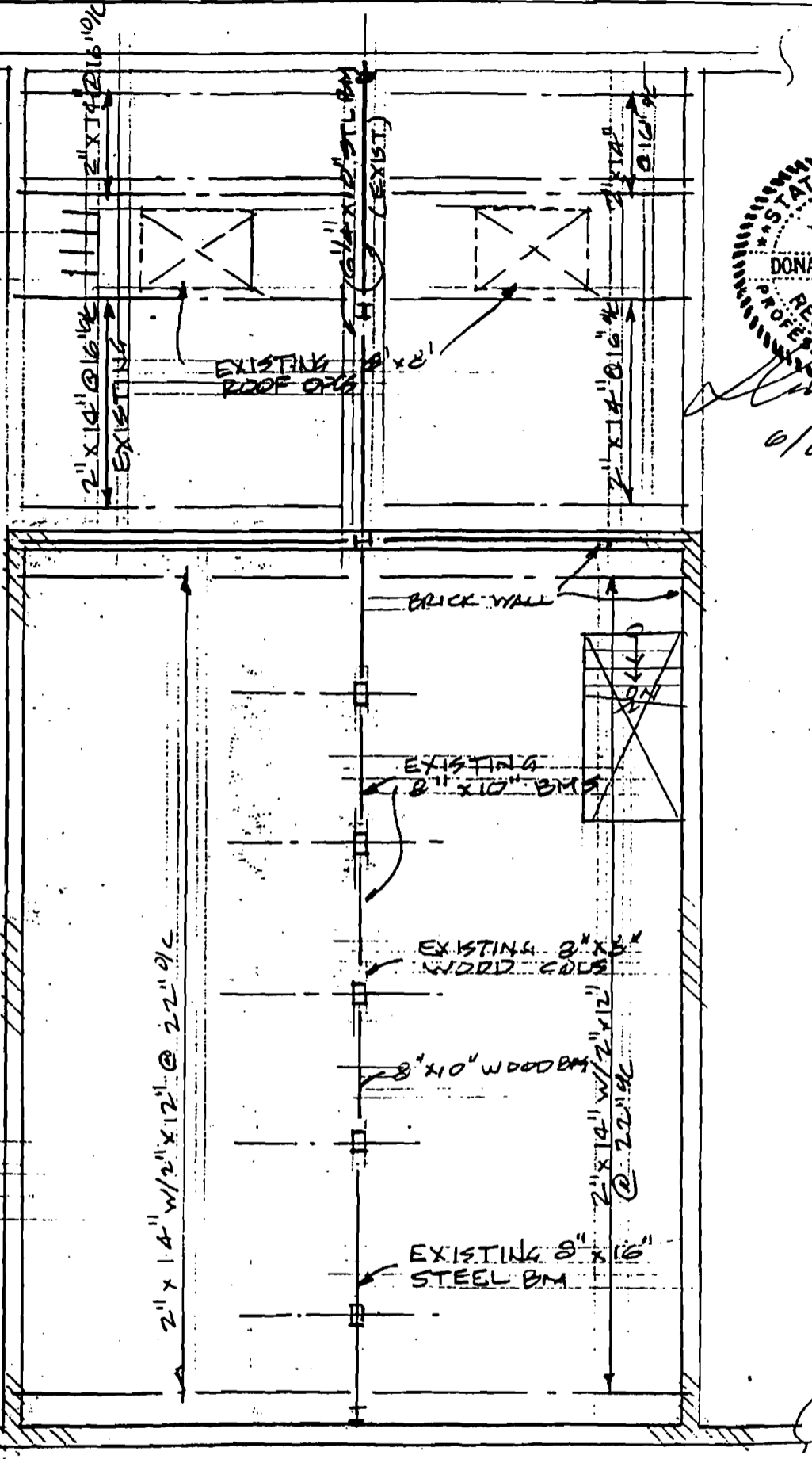
FIRST FLOOR
PLAN

1/32" = 1'-0"

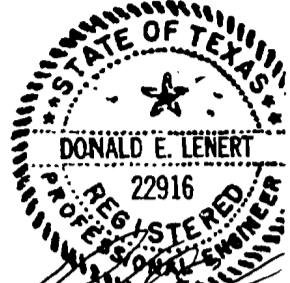


6/21/00

(LOWER)
ROOF PLAN



SECOND
FLOOR PLAN



6/24/00

LENERT ENGINEERS, INC.
P. O. BOX 690694
HOUSTON, TEXAS 77269-0694
(281) 373-5435

SUBJECT: 849 CONGRESS
UPPER ROOF PLAN (EXISTING)

DATE: 6/21/00
BY: DEL



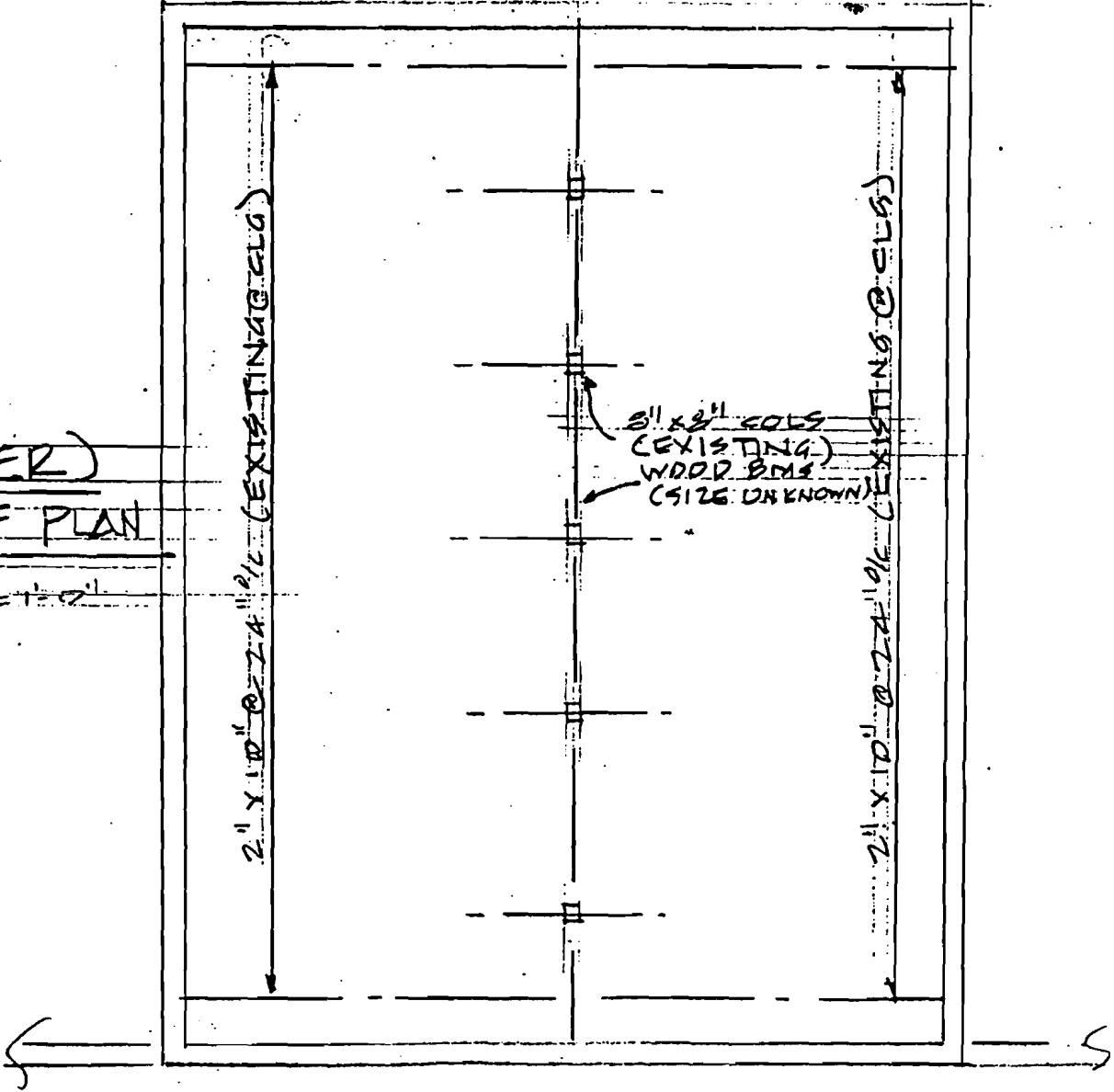
[Signature]
6/21/00

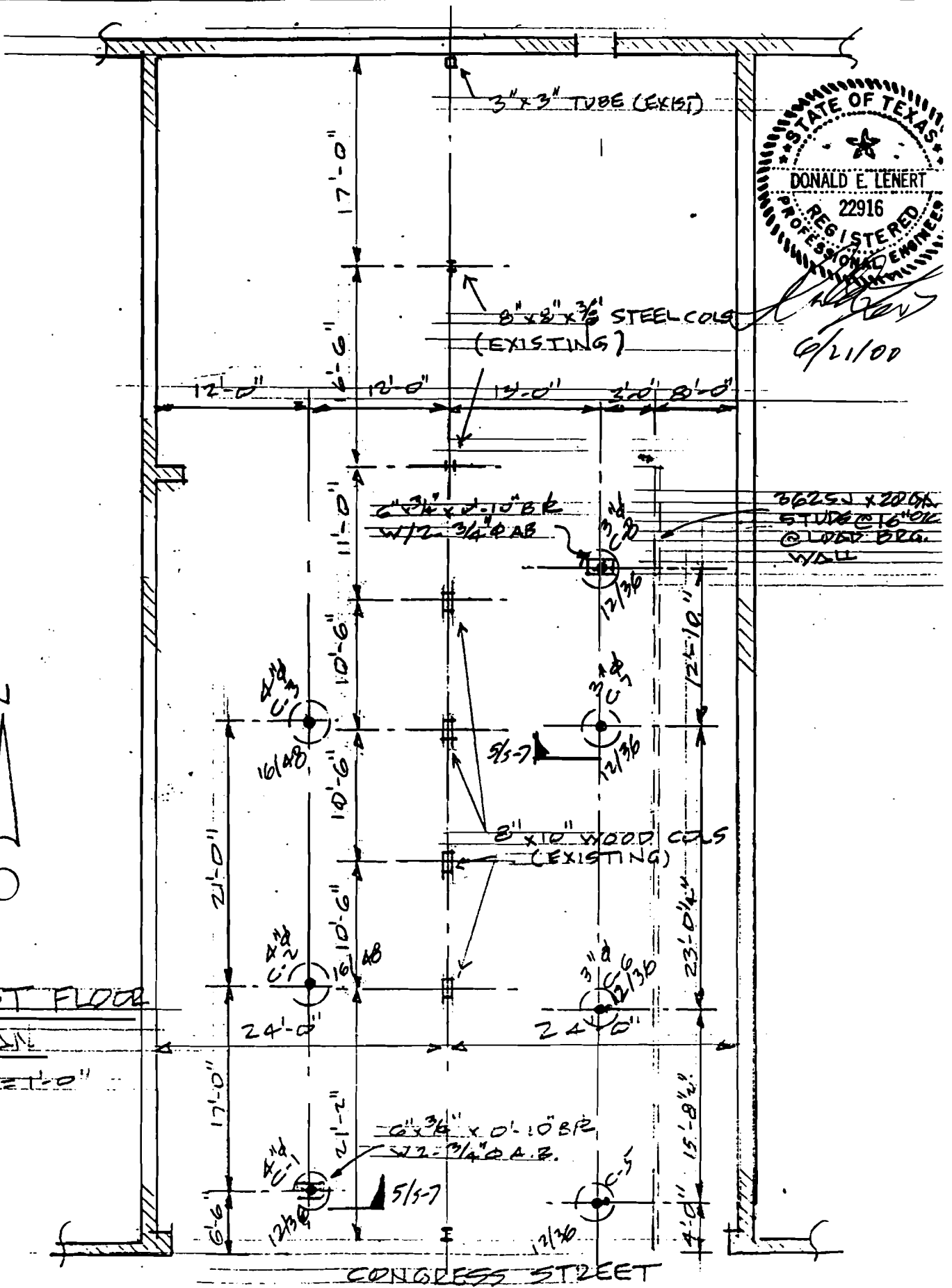
LOWER ROOF BELOW



(UPPER)
ROOF PLAN

$3/32" = 1' = 0"$



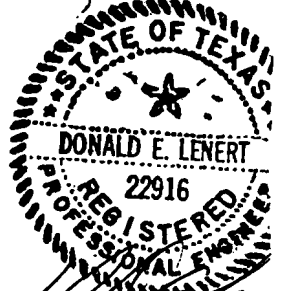
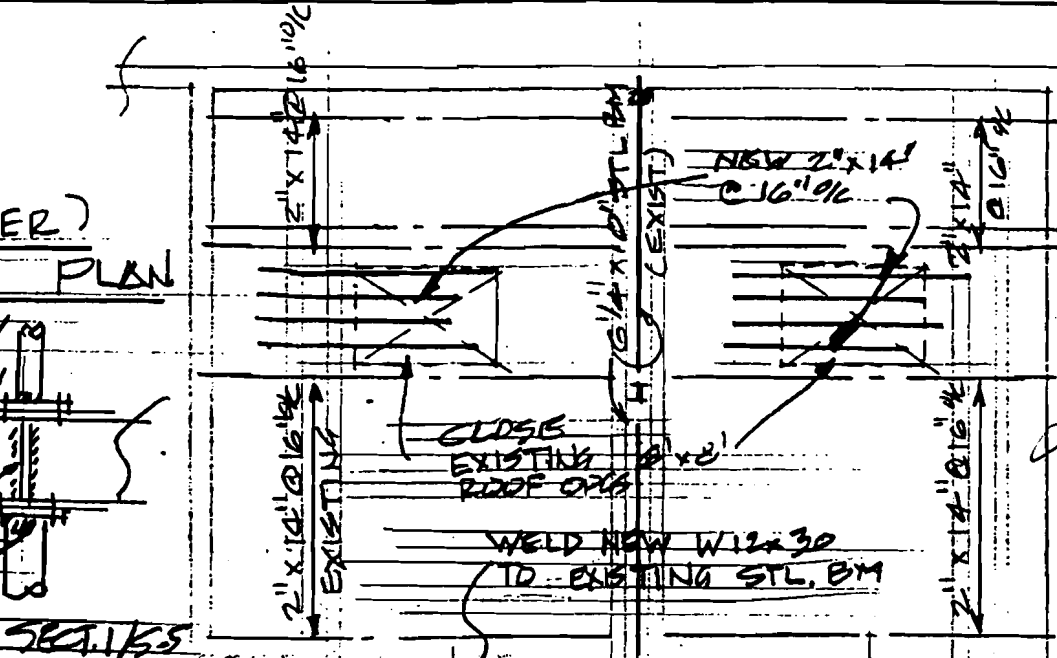
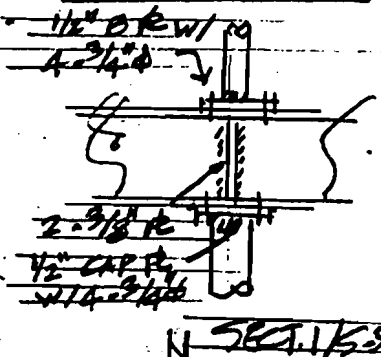


FIRST FLOOR
PLAN

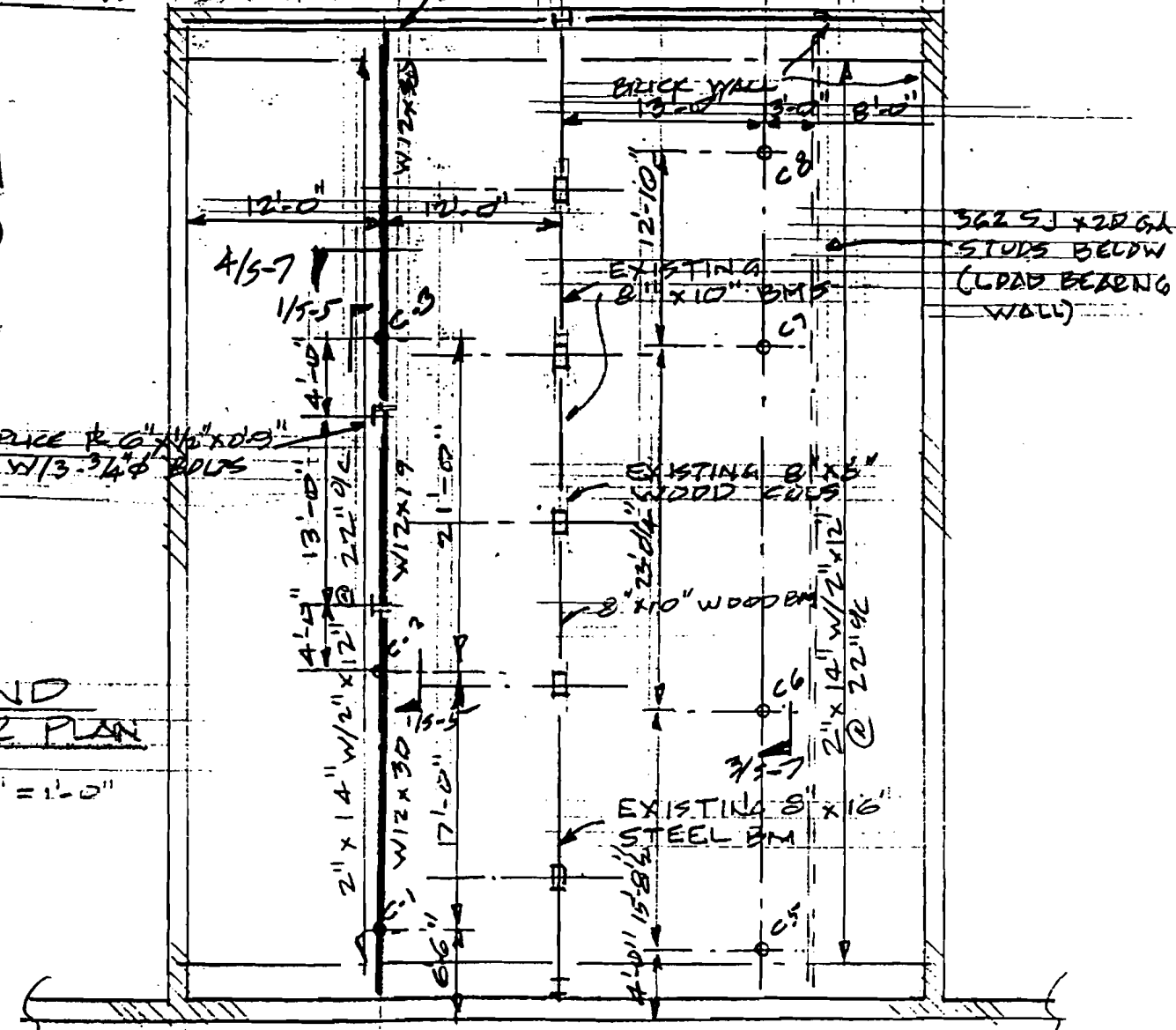
3/32" = 1'-0"

STATE OF TEXAS
DONALD E. LENERT
22916
REGISTERED
PROFESSIONAL ENGINEER
6/21/00

(LOWER)
 ROOF PLAN

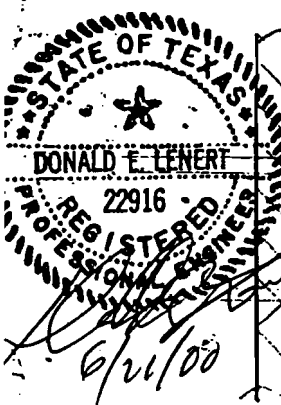
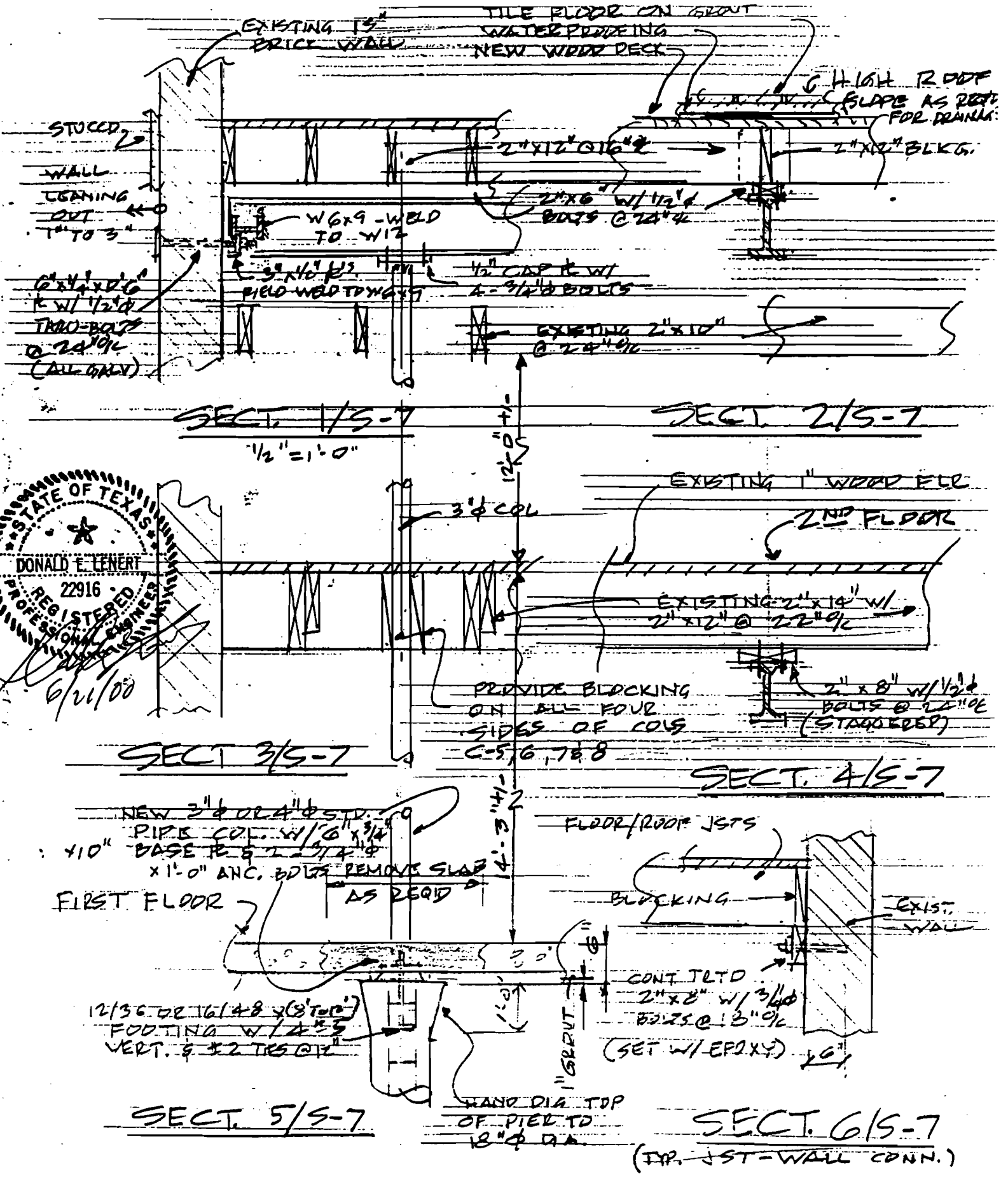


6/21/00



SECOND
 FLOOR PLAN

3/16" = 1'-0"



SECT. 1/5-7
 1/2" = 1'-0"

SECT. 2/5-7

SECT. 3/5-7

SECT. 4/5-7

SECT. 5/5-7

SECT. 6/5-7
 (TYP. JST-WALL CONN.)

- 1) All concrete shall test 3,000 psi at 28 days except drilled footing concrete, which shall test 2,500 psi at 28 days.
- 2) Refer to architectural, mechanical and electrical drawings for any additional sleeves, anchors, vent openings, etc., not shown on structural drawings that may be required.
- 3) Footing design is based on an allowable bearing pressure of 4,500 psf for total load at a depth of 8' to 12' below finish floor. If questionable soil is encountered, the Structural Engineer shall be notified immediately. Footings shall be poured immediately after excavation.
- 4) All joists, rafters, beams and lumber framing shall have a fiber stress in bending equal to #2KD Southern Pine unless noted otherwise.
- 5) Wood framing member connections shall be nailed in accordance with requirements of the Uniform Building Code unless otherwise noted.
- 6) Joists under non-load bearing partitions shall be doubled. Use joist hangers at all flush beams.
- 7) Provide intermediate bridging at all spans 10'-0" or greater.
- 8) See architectural, mechanical and electrical drawings for any additional information on roof slopes or openings for equipment.
- 9) All structural steel shall be fabricated and erected in accordance with "The Specification for the Design, Fabrication and Erection of Structural Steel for Buildings", AISC latest Edition.
- 10) Structural steel shall conform to ASTM A-36. Shop coat for structural steel shall be one coat of either of the following primers: TNEMEC 99R, or red oxide primer.
- 11) All shop connections to be welded; field connections to be bolted (welded where shown). Design shear connections for one-half of maximum shear capacity of beams unless noted otherwise. Field connections may be 3/4" diameter unfinished bolts except where noted, wherever size of material permits.
- 12) Splicing of structural steel members is prohibited without prior approval of the Engineer as to location and type of splice to be made.
- 13) Hot-dip galvanize after fabrication structural steel where required. Examine the architectural and structural drawings for items that require galvanizing.
- 14) Structural steel shall be punched for wood blocking and nailers in accordance with the architectural details. Loose lintels shall have a minimum of 6" bearing on masonry at each end, but not less than 1" of bearing at each end for each foot of clear span.
- 15) All metal studs and joists shall be of the type, size, gage and spacing shown on the drawings and shall conform to "The Specification for the Design of Cold-Formed Steel Structural Members", latest edition.
- 16) All metal studs, runners and track shall be formed from corrosion-resistant steel, corresponding to the requirements of ASTM A446, with a minimum yield strength of 40,000psi for SJ and CS members.
- 17) Fastening of components shall be with self-drilling screws or welding and shall be of sufficient size to insure the strength of the connection.

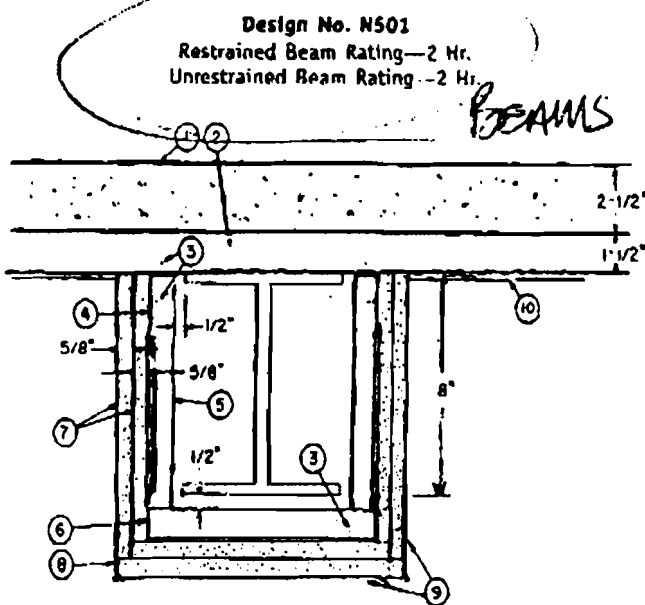


Donald E. Lenert
6/21/00

①

FIRE RESISTANCE DIRECTORY (BXRH)

FIRE RESISTANCE RATINGS - ANSI/UL263 (BXUV)—Continued



Steel Beam—Min size, a W8x24 with outside dimensions of 7-7/8x6-1/2 in. with a flange thickness of 3/8 in., a web thickness of 1/4 in., and a cross-sectional area of 7.06 sq in.

1. Normal Weight Concrete—148 pcf.
2. Steel Floor and Form Units—1 1/2 in. fluted type, welded to beam.
3. Drill Screw—No. 8-18 by 1/2-in. long Phillips panhead drill screws, self-drilling and self-tapping, made of case-hardened steel.
4. Runner Angle—24 MSG galv steel with 1 and 2-in. legs. Fastened to steel deck 12 in. O.C. with Item 3.
5. Channel Bracket—Fabricated from 25 MSG galv steel, 1-11/16 in. deep with 1-in. legs and spaced 24 in. O.C. Fastened to the runner angles with Item 3.
6. Corner Angle Same material as Item 4, fastened to channel brackets with Item 3.
7. Wallboard, Gypsum—5/8 in. thick. First layer fastened with 1-1/4 in. long, 0.150 in. diam screws spaced 16 in. O.C. Second layer attached with 1-3/4 in. long, 0.150 in. diam screws spaced 8 in. O.C. Screws are self-drilling and self-tapping Phillips head made of case-hardened steel.
 - American Gypsum Co.—Type AG-C.
 - Boral Gypsum Inc.—Type BG-C, DDDG3, DDG2 or DDN1.
 - Canadian Gypsum Company—Type C, IP-X1, IP-X2, SCX, SHX or WRX.
 - Celotex Corp.—Type C, FRP or SF3.
 - Continental Gypsum Company—Type CG1-1, CG-3, CG3-3, CG5-5, CG6-6, CG9-9, CGTC-C, CG-C.
 - G-P Gypsum Corp.—Types 5, 9, C, DGG, GPF51, GPF56.
 - James Hardie Gypsum Inc.—Types Fire X, Max™C.
 - Lafarge Gypsum, A Div. of Lafarge Corp.—Types LGFC3, LGFC6, LGFC-C.
 - National Gypsum Co., Charlotte, NC—Type FSK-G, FSW or FSW-G.
 - National Gypsum Co., Riyadh, Saudi Arabia—Type FR or WR.
 - Pabco Gypsum, A Div. of Pacific Coast Bldg. Products, Inc.—Type C, PG-3 or PG-C.
 - Republic Gypsum Co.—Type RG-1, RG-3 or RG-C.
 - Standard Gypsum Corp.—Type SG-C, SGC or SGC-G.
 - Temple-Inland Forest Products Corp.—Type 16-L.
 - United States Gypsum Co.—Types C, IP-X1, IP-X2, SLX, SHX, WRX.
 - Yeso Panamericano SA de CV—Types C, IP-X1, IP-X2, SCX, SHX, WRX.
8. Corner Bead—Fabricated from 20 MSG galv steel to form an angle with 1-1/4 in. legs. Legs perforated with 1/4 in. diam holes approx 1 in. OC. Attached to wallboard with special crimping tool approx 6 in. OC. As an alternate, the bead may be nailed to the wallboard.
9. Joint Compound—1/32 in. thick on bottom and sides of wallboard from corner beads and feathered out. Paper tape embedded in joint compound over joints with edges of compound feathered out.
10. Protective Material—Spray-Applied Fire Resistive Materials—Spray applied to the underside of the steel floor units, filling the flutes of the units and providing a smooth ceiling which was 1/4 in. thick as measured from the bottom plane of the floor units.

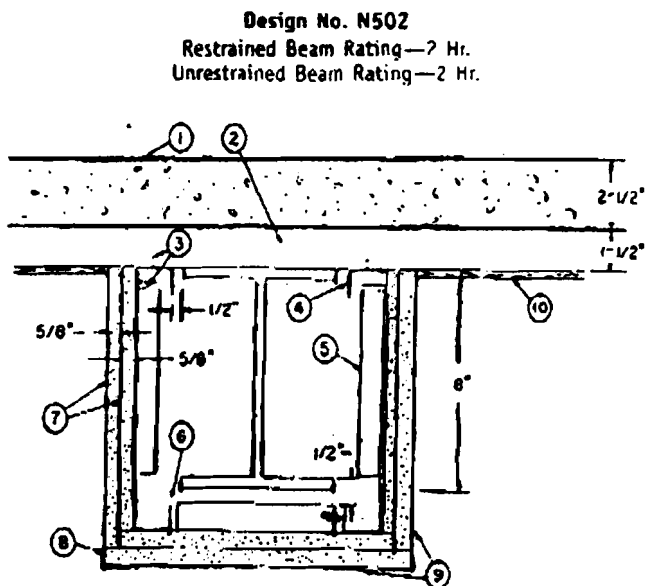
See Spray-Applied Fire Resistive Materials (LHPX) category for names of manufacturers.

BEAMS

FIRE RESISTANCE DIRECTORY (BXRH)

FIRE RESISTANCE RATINGS - ANSI/UL263 (BXUV)—Continued

11. Alternate Joint System—(Not Shown)—For lath only. A 1/16 in. thickness of gypsum plaster applied to entire exposed surface over either paper tape on joints embedded in cementitious compound or 2 1/2 in. wide glass fiber tape stapled 8 in. O.C. on joints.
- * Bearing the UL Classification Marking

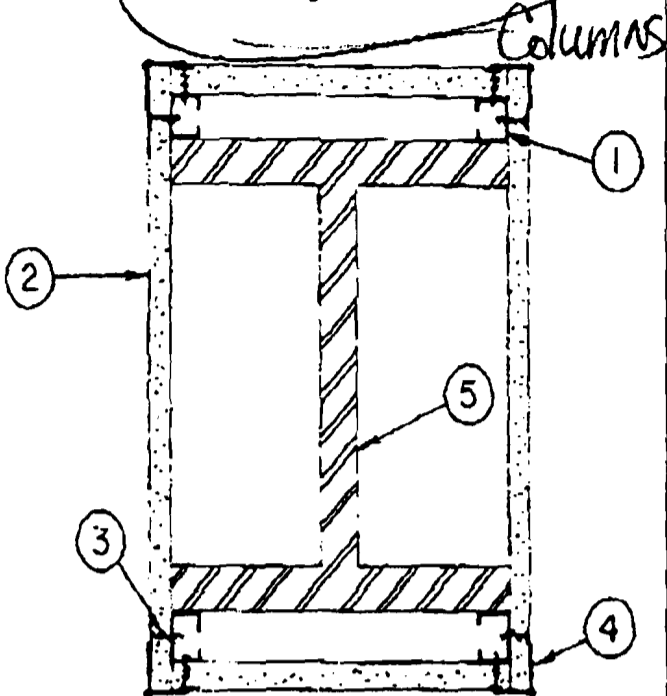


Steel Beam—Min size, a W8 x 24 with outside dimensions of 7-7/8 x 6-1/2 in. with a flange thickness of 3/8 in., a web thickness of 1/4 in., and a cross-sectional area of 7.06 sq in.

1. Normal Weight Concrete—148 pcf.
2. Steel Floor and Form Units—1-1/2 in. fluted type, welded to beam.
3. Drill Screw—No. 8-18 by 1/2 in. long Phillips panhead drill screws, self-drilling and self-tapping, made of case-hardened steel.
4. Runner Channel—Fabricated from 25 MSG galv steel, 1-11/16 in. deep with 1-in. legs. Fastened to steel deck with Item 3, 12 in. OC.
5. Channel Bracket—Same material as Item 4 and fastened to runner channels with Item 3. Bracket spaced 24 in. OC.
6. Corner Channel—Same material as Item 4. Placed in cutouts of channel brackets without attachment.
7. Wallboard, Gypsum—5/8 in. thick. First layer fastened with 1-1/4 in. long, 0.150-in. diam screws and spaced 16 in. OC. Second layer attached with 1-3/4 in. long, 0.150-in. diam screws spaced 8 in. OC. Screws are self-drilling and self-tapping Phillips head made of case-hardened steel.
 - American Gypsum Co.—Type AG-C or AGX-11.
 - Boral Gypsum Inc.—Type BG-C, DDN1, DDG2 or DDDG3.
 - Canadian Gypsum Company—Type C, IP-X1, IP-X2, SCX, SHX or WRX.
 - Celotex Corp., The—Type 1, C, FRP or SF3.
 - Continental Gypsum Company—Types CG1-1, CG-3, CG3-3, CG5-5, CG6-6, CG9-9, CG-C, CGTC-C.
 - G-P Gypsum Corp.—Types 5, 9, C, DGG, GPF51, GPF56.
 - James Hardie Gypsum Inc.—Types Fire X, Max™C.
 - Lafarge Gypsum, A Div. of Lafarge Corp.—Types LGFC3, LGFC6, LGFC-C.
 - National Gypsum Co., Riyadh, Saudi Arabia—Type FR or WR.
 - Pabco Gypsum Co.—Type C, PG-3 or PG-C.
 - Republic Gypsum Co.—Type RG-1, RG-3 or RG-C.
 - Standard Gypsum Corp.—Type SG-C.
 - Temple-Inland Forest Products Corp.—Type TG-C.
 - United States Gypsum Co.—Types C, IP-X1, IP-X2, SCX, SHX, WRX.
 - Yeso Panamericano SA de CV—Types C, IP-X1, IP-X2, SCX, SHX, WRX.
8. Corner Bead—Fabricated from 20 MSG galv steel to form an angle with 1-1/4 in. legs. Legs perforated with 1/4 in. diam holes approx 1 in. OC. Attached to wallboard with special crimping tool approx 6 in. OC. As an alternate, the bead may be nailed to the wallboard.
9. Joint Compound—1/32 in. thick on bottom and sides of wallboard from corner beads and feathered out. Paper tape embedded in joint compound over joints with edges of compound feathered out. Nom 3/32 in. thick gypsum veneer plaster may be applied to the entire surface of Classified veneer baseboard. Joints reinforced.

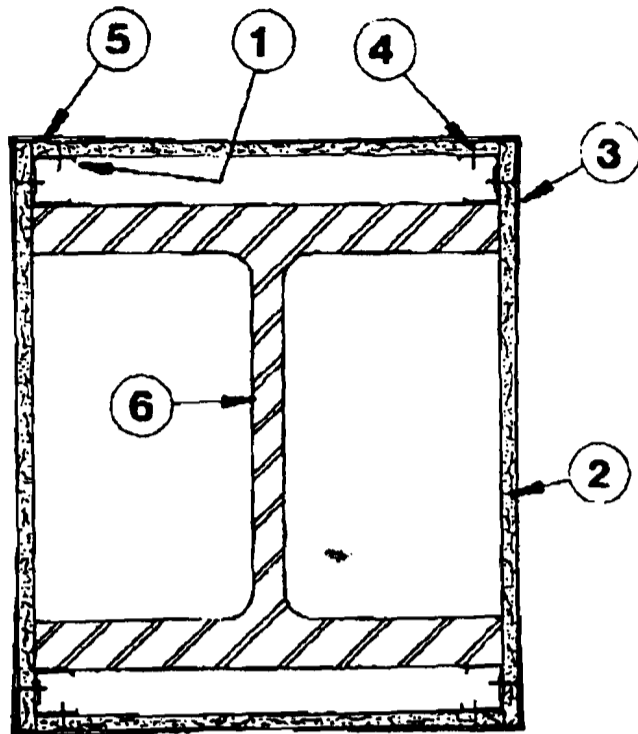
LOOK FOR MARK ON PRODUCT

Design No. X520
Rating—2 Hr.



1. Steel Studs—1-5/8 in. wide with leg dimensions of 1-5/16 and 1-7/16 in. with a 1/4 in. folded flange in legs fabricated from 25 MSG galv steel, 3/4 by 1-3/4 in. rectangular cutouts punched 8 and 16 in. from the ends. Steel stud cut 1/2 in. less in length than assembly height. Alternate Construction, Steel Framing Members*—Clips attached to column flange 4 ft. OC and 1 1/4 in. from the top and bottom of column. 1-1/4 in. by 1-1/4 in. 28 MSG angle laid in place over clip. Angle cut 1 in. less in length than assembly height.
Parker Devices, Inc.
2. Wallboard, Gypsum*—1/2 in. thick, one layer. Nom 3/32 in. thick gypsum veneer plaster may be applied to the entire surface of Classified veneer baseboard.
American Gypsum Co.—Type AG-C or AGX-6.
Boral Gypsum Inc.—Type BG-C or ODDG3.
Celotex Corp.—Type FRP or SF3.
Continental Gypsum Company—Types CG-3, CG-C, CG3-3, CG5-5, CGTC-C.
G-P Gypsum Corp.—Type C.
James Hardie Gypsum Inc.—Type Max' C.
Lafarge Gypsum, A Div. of Lafarge Corp.—Types LGFC3, LGFC-C.
National Gypsum Co., Charlotte, NC—Type FSW-G, FSW-1 or FSK-6.
Pabco Gypsum Co.—Types PG-3, PG-C.
Republic Gypsum Corp.—Types RG-3 or RG-C.
Standard Gypsum Corp.—Types SGC-3, SG-C or SGC-6.
Temple-Inland Forest Products Corp.—Type TG-C.
3. Screws—1 in. long self-drilling, self-tapping steel screws, spaced vertically 12 in. O.C.
4. Corner Beads—No. 28 MSG galv steel, 1-1/4-in. legs attached to wallboard by crimping spaced 6 in. O.C.
5. Steel Column—Min size of column, a W14X228, with outside dimensions of 16 by 15-7/8 in. with a flange thickness of 1-11/16 in., a web thickness of 1-1/16 in., and a cross-sectional area of 67.06 sq in.
*Bearing the UL Classification Marking

Design No. X521
Rating—2 Hr.



1. Steel Studs—1-5/8 in. wide with leg dimensions of 1-5/16 and 1-7/16 in. with a 1/4 in. folded flange in legs fabricated from 25 MSG galv steel. Steel stud cut 1/2 in. less in length than assembly height.
2. Wallboard, Gypsum* 1/2 in. thick, one layer.
American Gypsum Co.—Type AG-C.
Boral Gypsum Inc.—Type BG-C.
Canadian Gypsum Company—Type C or IP-X2.
Celotex Corp.—Type FRP.
Continental Gypsum Company—Types CG-C, CG5-5, CGTC-C.
G-P Gypsum Corp.—Type 5.
Lafarge Gypsum, A Div. of Lafarge Corp.—Type LGFC-C.
Pabco Gypsum Co.—Type PG-C.
Republic Gypsum Co.—Type RG-C.
Standard Gypsum Corp.—Type SG-C.
Temple-Inland Forest Products Corp.—Type TG-C.
United States Gypsum Co.—Type C or IP-X2.
Yeso Panamericano SA de CV—Type C or IP-X2.
3. Joint Compound—Applied at corners to cover corner beads. As an option, nom. 3/32 in. thick gypsum veneer plaster may be applied to the entire surface of Classified veneer baseboard.
4. Screws—1 in. long self-drilling, self-tapping steel screws, spaced vertically 12 in. O.C.
5. Corner Beads—28 MSG galv steel, 1-1/4 in. legs attached to wallboard by crimping spaced 6 in. O.C.
6. Steel Column—Min. size of column W14 x 228, with outside dimensions of 16 by 15-7/8 in. with flange thickness of 1-11/16 in., a web thickness of 1-1/16 in., and a cross-sectional area of 67.06 sq in.
*Bearing the UL Classification Marking

LOOK FOR MARK ON PRODUCT