

**Albert N. Hopper, Jr.**  
ARCHITECT

P. O. Box ABC  
Bisbee, AZ 85603  
Phone: 520-432-5795  
Fax: 520-432-1872  
e-mail: anhop@cablenet.net

CONSULTANTS  
CIVIL ENGINEER:  
Buck Lewis Engineering, Inc.  
Sierra Vista, AZ, 520-454-1122  
STRUCTURAL ENGINEER:

MECHANICAL ENGINEER:  
PH Mechanical Engineering, Inc.  
Tucson, AZ, 520-731-2060  
ELECTRICAL ENGINEER:  
Jerome E. McGetrick & Assoc.  
Tucson, AZ, 520-881-8846  
LANDSCAPE ARCHITECT:



**NEW FACILITY FOR YUCCA MOVING AND STORAGE**

Industry Drive  
Sierra Vista, Arizona

Crossroads Commerce Center, Phase II

SHEET ISSUE  
DATE: April 12, 2007  
REVISIONS  
June 26, 2007

SHEET MANAGEMENT  
Comm. No. 0633  
Drawn By: A. Hopper  
Checked By: A. Hopper

DRAWINGS ON THIS SHEET  
SPECIFICATIONS  
LOCATION MAP  
SITE PLAN  
INTERIOR ELEVATIONS  
SHEET

T-1 of

1.1 CODE REQUIREMENTS: CONSTRUCTION SHALL CONFORM TO THE 2006 EDITION OF THE INTERNATIONAL BUILDING CODE (IBC) AS MODIFIED AND ADOPTED BY THE CITY OF SIERRA VISTA. DETAILS AND CONDITIONS NOTED AS TYPICAL SHALL BE INCORPORATED INTO THE PROJECT AT ALL APPROPRIATE LOCATIONS. CONTRACTOR SHALL APPLY AND PAY FOR ALL PERMITS AND USER FEES AND MAKE ARRANGEMENTS FOR ALL INSPECTIONS AND UTILITIES HOOPS-UPS AND TURN-ONS. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND GRADES AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES PRIOR TO LAYOUT AND ASSUME FULL RESPONSIBILITY FOR MEASUREMENTS AFTER THAT TIME.

2.1 EARTHWORK: CODE: IBC, CHAPTER 18, "SOIL AND FOUNDATIONS". WORK: EXCAVATE TO PROPER ELEVATION AND RECOMPACT EXPOSED SUBGRADE SOILS TO A MINIMUM DEPTH OF 24 INCHES BELOW BOTTOM OF FOOTINGS. PLACE AND COMPACT SUBBASE FILL AND 4" OF GRANULAR BASE COURSE MATERIAL BELOW ALL CONCRETE SLABS ON GRADE. COMPACTION OF ALL MATERIALS SHALL BE PERFORMED TO THE FOLLOWING PERCENT OF MAXIMUM DENSITY IN ACCORDANCE WITH ASTM D-698: 1. NATIVE SUBGRADE BELOW FOUNDATIONS AND BASE COURSE: 95% MIN.; 2. NATIVE SUBGRADE AND SUBBASE FILL ABOVE FOUNDATIONS AND MISCELLANEOUS BACKFILL: 90% MIN. SEE NOTE #1.

2.2 TERMITE PROTECTION: CODE: FEDERAL EPA REQUIREMENTS. WORK: APPLY UNDER BUILDING FLOOR SLABS, ALONG BOTH SIDES OF FOUNDATION WALLS AND ALONG PLUMBING LINES AT THE RATE RECOMMENDED BY THE MANUFACTURER. FURNISH A WRITTEN GUARANTEE STATING THAT, UPON EVIDENCE OF TERMITE INFESTATION WITHIN 5 YEARS OF APPLICATION, ADDITIONAL TREATMENT SHALL BE CARRIED OUT AT NO COST TO THE OWNER.

3.1 REINFORCING STEEL: CODE: ACI-318 "MANUAL OF STANDARD PRACTICE FOR DETAILED REINFORCED CONCRETE STRUCTURES". TYPE: 1. REINFORCING STEEL: GRADE 40 CONFORMING TO ASTM A-615. 2. JOINT REINFORCEMENT: "TRUSS TYPE" CONFORMING TO ASTM A-82, EQUAL TO "DUR-O-WALL". WORK: LAPS @ SPICES: 30 BAR DIA. - CONCRETE & 40 BAR DIA. - MASONRY. EXTEND BARS CONTINUOUS AROUND CORNERS. USE BARS TO PROHIBIT MOVEMENT. PROVIDE DOWELS IN FOOTINGS TO MATCH VERTICAL REINFORCING IN MASONRY ABOVE.

3.2 CONCRETE: CODE: IBC, CHAPTER 19, "CONCRETE" AND ACI-318 "BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE". TYPE: 1. CONCRETE: F<sub>c</sub> = 3,000 PSI @ 28 DAY DESIGN STRENGTH; REDU-MAK ASTM C-94, ALT. #2. WORK: WHERE APPROPRIATE, CLEAR STRAIGHT EXCAVATIONS MAY BE USED AS FORMS. SET AND ANCHOR ALL OTHER FORMS TO DIMENSIONS INDICATED ON THE DRAWINGS. DEPOSIT CONCRETE AS CLOSE TO ITS FINAL POSITION AS POSSIBLE. PLACE CONCRETE IN A CONTINUOUS OPERATION UNTIL PANEL OR SECTION IS COMPLETED. COMPACT CONCRETE AS REQUIRED TO THOROUGHLY EMBED REINFORCING AND FITTINGS. PREPARE SURFACES FOR REINFORCING. FLOAT AND HARD TROWEL INTERIOR SLABS. WET-CUT ALL CONTROL JOINTS (INTERIOR & EXTERIOR). FLOAT AND BROOM FINISH EXTERIOR SLABS AND SCORE RAMPS AS REQUIRED FOR HANDICAP ACCESS.

5.1 METALS: CODE: IBC, CHAPTER 22, "STEEL"; AISC "CODE OF STANDARD PRACTICE AND SPECIFICATIONS FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS" AND AISC "CODE FOR WELDING IN BUILDING CONSTRUCTION". TYPE: 1. STRUCTURAL STEEL: ASTM A-36, 2. STRUCTURAL PIPE: ASTM A-53, GRADE B, 3. BOLTS: ASTM A-307, GRADE A. WORK: FABRICATE MATERIALS STRAIGHT AND SQUARE. JOIN MEMBERS SO INTERSECTIONS ARE PERPENDICULAR AND CORNERS ARE MITERED. FIT CUTS TIGHTLY WITH UNIFORM GAPS. WELD USING THE SHIELDED METAL ARC OR SUBMERGED ARC PROCESS. FACES OF FILLET WELDS SHALL BE UNIFORM, ROUND AND GRIND SMOOTH ALL EXPOSED JOINTS, CORNERS, ROUGH EDGES AND FINISH WELDS. FILL SPACES BETWEEN INTERMEDIATE WELDS WITH IRON PUTTY. CLEAN ALL SURFACES AND PAINT WITH ONE COAT OF RED OXIDE PRIMER. INSTALL METAL WORK LEVEL AND TRUE. MEMBERS MAY BE FIELD CUT IF FINISHED AS SPECIFIED. ANCHOR SECURELY TO ADJACENT CONSTRUCTION. TOUCH UP SHOP COAT PRIMER. NOTE: SPECIAL INSULATION WILL BE REQUIRED DURING THE WELDING OF ANY STRUCTURAL STEEL MEMBER PER UBC CHAPTER 17.

6.1 CARPENTRY: CODE: IBC, CHAPTER 23, "WOOD". TYPE: 1. FRAMING LUMBER: NO. 2 OR BETTER, DOUGLAS FIR/LARCH, F<sub>b</sub> = 1,250 PSI (SINGLE CONDITION OF USE), E = 1,700 KSI, S4S, OF SIZES NOTED. GRADES BY THE WEST COAST LUMBER INSPECTOR BOARD AND THE WESTERN WOOD PRODUCTS ASSOCIATION SHALL BE OF LUMBER WITH A MOISTURE CONTENT NOT TO EXCEED 19% MEASURED IN A PLACE EQUAL TO ARIZONA CLIMATE. 2. PLYWOOD ROOF AND WALL SHEATHING: 1/2" STRUCTURAL II, CC EXTERIOR OR CDX PLYWOOD OR 7/16" OSB, PANEL INDEX: 32/16. 3. WOOD TRUSSES: PRE-ENGINEERED TO SUPPORT THE FOLLOWING LOADS: LIVE LOAD = 20 PSF, DEAD LOAD = 15 PSF + LOADS OF ALL MECHANICAL EQUIPMENT. DEFLECTION REQUIREMENTS: TOTAL LOAD: L/240; LIVE LOADS: L/500. 4. GUYE LAM BEAM: INDUSTRIAL GRADE WITH EXTERIOR GLUE, F<sub>b</sub> = 2,400 PSI. SUBMIT COMPLETE TRUSS SHOP DRAWINGS AND STRUCTURAL CALCULATIONS SEALED BY AN ARIZONA REGISTERED STRUCTURAL ENGINEER TO THE CITY OF SIERRA VISTA FOR REVIEW & APPROVAL PRIOR TO FABRICATION. FABRICATED TRUSSES WILL BE COMPLETE WITH ALL ACCESSORIES FOR A COMPLETE INSTALLATION. ALL WOOD IN CONTACT WITH CONCRETE ON EARTH SHALL BE OF PRESERVATIVE (PRESSURE) TREATED LUMBER. NAILING SHALL BE PER UBC TABLE 23-1-Q UNLESS OTHERWISE NOTED. CONNECTOR SCHEDULE (SIMPSON OR EQUAL): 1. U HANGERS @ JOIST TO LEDGER; WORK: PLYWOOD SHEATHING SHALL BE FULL AND SHEETS OF THICKNESS NOTED. STAGGER JOINTS AND NAIL WITH 80 COMMON NAILS AT 6" O.C. AT ALL SUPPORTED EDGES AND 12" O.C. AT ALL INTERMEDIATE SUPPORTS TO ACHIEVE DIAPHRAGM ACTION.

7.1 BUILDING INSULATION: FURNISH AND INSTALL FIBERGLASS BATTS WITH KRAFT PAPER BACKING AS INDICATED. AREAS IN 6" FRAME WALLS SURROUNDING AIR-CONDITIONED SPACES SHALL RECEIVE 6" (R-19) BATTS. AREAS ABOVE ALL CEILINGS OVER AIR-CONDITIONED SPACES SHALL RECEIVE 9" (R-30) BATTS. FIBERGLASS INSULATION SHALL BE EQUAL TO OWENS/CORNING. INSTALL INSULATION CONTINUOUS OVER AREA AND SECURE TO ADJACENT CONSTRUCTION TO PROHIBIT DISPLACEMENT. PATCH AND REPLACE TORN INSULATION PRIOR TO FINAL ACCEPTANCE.

7.2 SHEET METAL: FURNISH AND INSTALL FLASHING, COUNTERFLASHING, REGLET, GUTTERS AND DOWNSPOUTS AND OTHER ITEMS AS SHOWN ON THE DRAWINGS. GALVANIZED SHEET METAL SHALL CONFORM TO ASTM A-653. GENERAL SHEET METAL FOR FLASHINGS, COUNTERFLASHINGS, ETC. SHALL BE A MINIMUM OF 24-GAUGE. SOLDER SHALL BE 5X LEAD AND 95X TIN CONFORMING TO ASTM B-32. FABRICATE SHEET METAL WORK AS BE FULL AND SHEETS OF THICKNESS NOTED. STAGGER JOINTS IN SECTIONS GREATER THAN 10'-0". FORM WORK WITH ANGLES AND LINES STRAIGHT AND TRUE. INSTALL WORK PLUMB, LEVEL OR TO PROPER ALIGNMENT WITH ITEMS OF MAXIMUM LENGTHS. ANCHOR WORK TO ADJACENT CONSTRUCTION AS REQUIRED. POP Rivet and SOLDER ALL JOINTS TO PROVIDE A WATERTIGHT INSTALLATION. SHEET METAL AT EXPOSED SURFACES SHALL BE PRE-FINISHED.

7.3 SEALANTS: CALK DOORS, WINDOWS AND BUILDING JOINTS TO PROHIBIT THE TRANSMISSION OF MOISTURE. CALKING COMPOUND SHALL BE A TWO COMPONENT ACRYLIC POLYURETHANE. CALK SHALL BE CLASS A, TYPE II FOR HORIZONTAL TRAFFIC BEARING. LIQUID POLYSULFIDE POLYMER. CALK FOR VERTICAL SURFACES. BACK-UP MATERIAL SHALL BE EXPANDED FOM POLYETHYLENE ROD. JOINTS TO BE CALKED SHALL BE CLEAN AND DRY. BACK-UP MATERIALS SHALL BE INSTALLED WHEREVER DEPTH OF JOINT EXCEEDS 1/2 INCH. PRIME SURFACES TO BE CALKED WITH PRIMER RECOMMENDED BY CALK MANUFACTURER. INSTALL CALK UNDER PRESSURE IN A STRAIGHT LINE OF EVEN WIDTH. JOINTS SHALL BE COMPLETELY FILLED. SURFACE SHALL BE NEATLY TOOLED. CLEAN ADJACENT MATERIALS TO LEAVE A NEAT JOINT.

7.4 METAL ROOFING: ROOF PANELS SHALL BE 24 GAUGE BY 16" WIDE "SUPERLOK" STANDING SEAM WITH A "GALVALUME" SUBSTRATE AND A "SIGNATURE 300" FINISH AS MANUFACTURED BY MBL. ALL ROOF PANELS SHALL BE CONTINUOUS FROM EAVE TO RIDGE. ROOFING SYSTEM SHALL BE SUPPLIED WITH ALL REQUIRED COMPONENTS FOR A COMPLETE-WATERTIGHT INSTALLATION, INCLUDING CLIPS, BASE ANGLES, CLOSER STRIPS, SEALING TAPE, CAULKING. INSTALL ROOFING ACCORDING TO MANUFACTURER'S SPECIFICATIONS AND DETAILS.

8.1 LOW METAL DOORS AND FRAMES: INTERIOR FRAMES AND BORROW LIGHTS SHALL BE PRE-FINISHED "KNOX" "M" TYPE EQUAL TO REDI-FRAME AND TIMELY. FRAMES SHALL BE STANDARD "SEAL" OF 18 GA. OR 20 GA. TYPE FOR COMMERCIAL APPLICATION. EXTERIOR FRAMES SHALL BE 16 GA., FULLY WELDED UNITS WITH INTEGRAL STOP AND TRIM. EXTERIOR DOORS HAVE 18 GA. FACES, 1-3/4" THICK, 22 GA. STIFFENERS AND CONTINUOUS 16 GA. RECESSED CHANNEL AT TOP AND BOTTOM EDGES. DOORS SHALL BE FILLED WITH 3-POUND DENSITY ROCK WOOL FIBER INSULATION. SEADING BETWEEN INTERNAL STIFFENERS AT 6" O.C. MAXIMUM. DOORS AND FRAMES SHALL BE CLEANED, PHOSPHATIZED AND PAINTED WITH A RUST-INHIBITIVE PRIMER. ALL DOORS AND FRAMES SHALL BE MORTISED, DRILLED AND TAPPED FOR ALL MORTISED HARDWARE. INSTALL FRAMES PLUMB AND TRUE. SECURE TO ADJACENT CONSTRUCTION AT FLOOR, JAMES AND HEAD. INSTALL DOORS WITH A CLEARANCE OF 1/8" AT HEAD AND JAMES AND 1/4" AT THRESHOLD.

8.3 WOOD DOORS: WOOD DOORS SHALL BE STANDARD SOLID PARTICLEBOARD CORE, 1-3/8" AND 1-3/4" THICK, WITH PRE-FINISHED "LEGACY" FACES. DOORS SHALL BE EQUAL TO CAL-WOOD STANDARD. GLENDAW OR MEYERHEUSER TIMBERLON DPC-1 DOOR SHALL BE WARRANTED FOR THE LIFE OF INSTALLATION. INSTALL FRAMES PLUMB AND TRUE. SECURE TO ADJACENT CONSTRUCTION AT FLOOR, JAMES AND HEAD. INSTALL DOORS WITH A CLEARANCE OF 1/8" AT HEAD AND JAMES AND 1/4" AT THRESHOLD.

8.4 FINISH HARDWARE: FURNISH AND INSTALL FINISH HARDWARE AS SPECIFIED IN THE HARDWARE SCHEDULE THAT MEETS ALL THE CURRENT REQUIREMENTS OF THE AMERICANS FOR DISABILITY ACT. PREPARE THE HARDWARE SCHEDULE, SUPPLY TEMPLATES TO THE DOOR AND FRAME MANUFACTURER, VERIFY INSTALLATION CONDITIONS OF THE SITE HARDWARE IS RECOMMENDED TO BE BY THE FOLLOWING MANUFACTURERS: BUTT HINGES - BERGER; LOCKSETS - SARGENT; "D" SERIES; RHODES DESIGN; EXIT DEVICES - VON DUREN, "99" SERIES; DOOR CLOSERS - LCN, "4041" SERIES; DOOR STOPS, FLUSH BOLTS - GLYNN-JOHNSON, THRESHOLDS, DOOR BOTTOMS AND WEATHERSTRIPPING - NATIONAL GUARD. ALL HARDWARE SHALL HAVE A "BRUSHED NICKEL" FINISH. KEYING: ALL LOCKS AND CYLINDERS SHALL BE KEYS TO MK AND KA SETS AS DIRECTED, ON CONTRACTOR'S REQUEST, THE HARDWARE SUPPLIER MAY FURNISH TEMPORARY LOCK CYLINDERS AS REQUIRED TO LOCK STORAGE AREAS DURING CONSTRUCTION. SUPPLIER SHALL INSTALL PERMANENT CYLINDERS AND KEYS UPON NOTIFICATION OF FINAL ACCEPTANCE BY THE ARCHITECT. HARDWARE SHALL BE INSTALLED BY SKILLED WORKMEN FOR PROPER OPERATION AND FUNCTION. HARDWARE SHALL BE INSTALLED STRAIGHT AND ANCHORED PROPERLY TO DOORS, FRAMES AND ADJACENT CONSTRUCTION.

9.1 GYPSUM DRYWALL: CODE: IBC, CHAPTER 25, "GYPSUM BOARD AND PLASTER". GYPSUM DRYWALL SHALL BE 5/8" THICK FIRE RESISTANT TYPE. EDGES CONFORMING TO ASTM C-36 FOR ONE-HOUR FIRE RATED CONSTRUCTION THROUGHOUT. DRYWALL SHALL BE WATER RESISTANT TYPE AT AREAS EXPOSED TO MOISTURE. METAL STUDS SHALL GALVANIZED STEEL CONFORMING TO ASTM C-645. METAL STUDS SHALL BE OF THE TYPES, SIZES, AND GAUGES CALLED OUT ON THE DRAWINGS. STUD SYSTEM ACCESSORIES SHALL INCLUDE RUNNERS, GLIPS, SHOES, TIES, REINFORCEMENT AND FASTENERS FOR A COMPLETE INSTALLATION. FURRING CHANNELS SHALL BE 7/8" DEEP. SUSPENDED CEILING FRAMING SHALL INCLUDE MAIN RUNNERS, 22 GAUGE, "475 LB/FT BY 1-1/2", W/ILD ROLLED SECTION AT 4'-0" O.C. AND CROSS FURRING, 12 GAUGE, "475 LB/FT BY 1-1/2", W/ILD ROLLED SECTION AT 4'-0" O.C. MINIMUM FROM FLOOR TO CEILING/ROOF STRUCTURE ABOVE. INSTALL ADDITIONAL STUDS AT CORNERS AND DOOR-WINDOW JAMES, 2 STUDS MINIMUM. INSTALL CEILING FRAMING, FURRING, BLOCKING AND BRACING AS REQUIRED TO SUPPORT FIXTURES, EQUIPMENT, SERVICES AND INSTALL SUSPENDED CEILING FRAMING ACCORDING TO TABLE 25A OF THE IBC. INSTALL DRYWALL PERPENDICULAR TO SUPPORTS WITH REQUIRED ATTACHMENTS TO ACHIEVE DIAPHRAGM ACTION. INSTALL DRYWALL ACCESSORIES AT ALL LOCATIONS WHERE ACCESSORIES ARE REQUIRED. CORNER REINFORCEMENT SHALL BE INSTALLED AT ALL OUTSIDE CORNERS. SQUARE CASING BEAD SHALL BE INSTALLED AT ALL DRYWALL EDGES AGAINST DISSIMILAR MATERIALS. EXPANSION JOINT SHALL BE INSTALLED AT LOCATIONS SHOWN ON THE DRAWINGS AND AT 16'-0" O.C. MAXIMUM. RESILIENT CHANNEL SHALL BE INSTALLED AT CEILINGS OF TOILET ROOMS. EMBED TAPE WITH JOINT COMPOUND AND ALLOW TO DRY. FILL NAIL HOLES AND OTHER IRREGULARITIES WITH COMPOUND TO ACHIEVE A SMOOTH TRUE UNIFORM PLUMB. SAND ALL SUBSEQUENT COATS AS REQUIRED TO RECEIVE FURTHER TREATMENT. APPLY A HOOK & TROWEL TEXTURE FINISH TO WALLS AND CEILINGS. TEXTURE FINISH SHALL BE APPROVED FROM A SAMPLE PRIOR TO APPLICATION.

9.2 FIBERGLASS REINFORCED STUCCO: CODE: IBC, CHAPTER 25, "GYPSUM BOARD AND PLASTER". STUCCO SHALL BE FIBERGLASS REINFORCED PORTLAND CEMENT STUCCO. MESH SHALL BE 1 INCH BY 20 GAUGE GALVANIZED WIRE MESH. INSULATION BOARD SHALL BE 1-INCH TONGUE AND GROOVE EXPANDED POLYSTYRENE BOARD, 1.5 LBS. PER CUBIC FT. FIBERGLASS REINFORCED STUCCO SHALL BE MIXED IN THE FIELD WITH POTABLE WATER AND APPLIED OR SPRAYED ON EXTERIOR MASONRY AND FRAME WALLS AND SOFFITS AS INDICATED ON THE DRAWINGS. SURFACES SHALL BE DRY AND CLEAN OF ALL WATER THAT WOULD INTERFERE WITH BONDING. ACCESSORIES SHALL INCLUDE CORNER REINFORCEMENT, "J" CASING BEAD AND EXPANSION JOINT. INSTALL ACCESSORIES AS SHOWN AND AT ALL APPROPRIATE LOCATIONS. APPLY STUCCO AS RECOMMENDED BY THE MANUFACTURER TO REQUIRED THICKNESS IN TRUE UNIFORM PLUMB. MINIMUM THICKNESS ON MASONRY AND FRAME CONSTRUCTION SHALL BE 1/2 INCH APPLIED IN 2 COATS: 3/8 INCH BASE COAT AND 1/8 INCH FINISH COAT. FINISH TEXTURE SHALL BE SELECTED FROM AN APPROVED SAMPLE.

9.3 ACOUSTIC CEILING: CODE: IBC, CHAPTER 25, "GYPSUM BOARD AND PLASTER". SUBMIT SHOP DRAWINGS IN THE FORM OF MANUFACTURER'S LITERATURE AND SAMPLE. CEILING PANELS SHALL BE OF MINERAL FIBER AND BE CLASS A PER ASTM E-1264 AND FED. SPEC. SS-5-118B. PANELS SHALL MEET THE FOLLOWING RATINGS: NCR RANGE OF .50+; STC RANGE OF .45+; AND LIGHT REFLECTANCE ALR - (.75). SUSPENDED GRID: CEILING SUSPENSION SYSTEM SHALL BE EQUAL TO ARMSTRONG "FLOR" (L-15/16") EXPOSED TIE SYSTEM, PANELS BE E-LECTROPLATED GALVANIZED STEEL FOR INTERMEDIATE DUTY. FINISH SHALL BE A BAKED POLYESTER EMULSION COLOR OF PANELS. SYSTEM SHALL INCLUDE MAIN TEES, CROSS TEES AND WALL MOLDING. LAY OUT ACOUSTIC CEILING SYSTEM AS SHOWN ON THE REFLECTED CEILING PLANS WITH EITHER TILE OR TILE JOINT CENTERED IN BOTH DIRECTIONS OF ROOM TO PRODUCE EQUAL TILE WIDTHS AT PERIMETER WALLS. INSTALL CEILING SUSPENSION SYSTEM TO COMPLY WITH TABLE 25A-SUSPENDED AND FURRED CEILING OF THE IBC. ATTACH SUSPENSION SYSTEM SECURELY TO ADJACENT CONSTRUCTION. INSTALL ACOUSTIC CEILING LEVEL AND TRUE. FURNISH THE OWNER WITH TWO UNOPENED BOXES OF EACH TYPE OF ACOUSTIC PANELS.

9.5 CERAMIC TILE: TILE SHALL BE AS MANUFACTURED BY MONARCH TILE MANUFACTURING, INC., DAL-TILE CORPORATION OR APPROVED EQUAL. TILE SHALL BE CONFORMING TO TILE COUNCIL OF AMERICA SPECIFICATION 137.1. TILE WORK SHALL INCLUDE ALL REQUIRED COVE BASE, CORNER AND TRIM SHAPES. GLAZED CERAMIC TILE SHALL BE 6" X 6" OR 4-1/4" X 4-1/4" BY 1/4" THICK, BRIGHT GLAZE, FROM A STANDARD COLOR RANGE. LAY OUT TILE WORK TO AVOID LESS THAN 1/2" SIZE TILES AND NON-ALIGNED JOINTS. SET TILE WITH EVENLY SPACED JOINTS. INSTALL TILE USING THE LATEX PORTLAND CEMENT MORTAR METHOD ACCORDING TO AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) SPECIFICATION A108.5-1976. 100% COVERAGE OF THE BACK OF THE TILE IS REQUIRED. ORGANIC MASTIC IS NOT PERMITTED. GROUT TILE WITH A COMMERCIAL PORTLAND CEMENT GROUT OF A COLOR TO MATCH TILE. APPLY GROUT INTO ALL JOINTS. WIPE TILE CLEAN AFTER GROUTING. FURNISH THE OWNER WITH ONE UNOPENED BOX OF FIELD TILE OF EACH COLOR.

9.6 PAINTING: APPLY PAINTING MATERIALS AS HEREIN SPECIFIED. SUBMIT SHOP DRAWINGS IN THE FORM OF MANUFACTURER'S LITERATURE AND A COLOR CHART OF CUSTOM MIXES. THE SCOPE OF WORK SHALL INCLUDE ALL EXPOSED INTERIOR AND EXTERIOR SURFACES OF NEW AND RENOVATED AREAS. RENOVATED AREAS SHALL RECEIVE THE SAME NUMBER OF COATS AS NEW AREAS (EXTEND PAINTED SURFACES TO CHANGES IN PLANE OR MATERIAL). VISIBLE STRUCTURAL, MECHANICAL AND ELECTRICAL WORK SHALL BE PAINTED. SURFACES NOT TO BE PAINTED SHALL INCLUDE EXTERIOR BRICK AND COLORED BLOCK. COLORS SHALL INCLUDE 2 GENERAL INTERIOR COLORS, 2 GENERAL EXTERIOR COLORS, 2 TRIM AND/OR WINDOW WALL - DOOR COLORS AND 2 ACCENT COLORS. PAINTING MATERIALS SHALL BE EQUAL TO PIONEER, DUNN-EDWARDS, SINCLAIR AND SOUTHWESTERN. COMPLETE COVERAGE IS REQUIRED REGARDLESS OF THE NUMBER OF COATS SPECIFIED. THE COMMENCEMENT OF THE WORK BY THE PAINTER IS EVIDENCE THAT HE BELIEVES THAT THE SURFACES ARE ACCEPTABLE. THE MATERIALS SUITABLE AND THE SPECIFIED FINISH MAY BE ACHIEVED. ALL ITEMS WITHIN AREAS TO RECEIVE PAINTING SHALL BE PAINTED, WHETHER EXPOSED OR NOT. PLUMBING, MECHANICAL AND ELECTRICAL WORK SHALL BE PAINTED. PAINT BEHIND REGISTERS AND GRILLES WITH FLAT BLACK PAINT. PAINT TOPS, BOTTOMS AND EDGES OF DOORS. PREPARE SURFACES TO RECEIVE PAINT SO THEY ARE CLEAN, DRY AND SOUND, FREE FROM CRACKS AND HOLES. PROTECT ADJACENT SURFACES NOT TO BE PAINTED. APPLY PAINT IN A UNIFORM MANNER, FREE FROM SPOTS, RUNS AND LAPS. MIX AND THIN MATERIALS ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS. DO NOT EXCEED MANUFACTURER'S SPECIFICATIONS FOR COVERAGE PER GALLON OR TIME BETWEEN COATS. AT COMPLETION OF PAINTING, CLEAN UP WORK. ANY WORK NOT LEFT IN "LIKE NEW CONDITION SHALL BE REPLACED. PRIOR TO FINAL ACCEPTANCE, CLEAN AND TOUCH-UP ALL PAINTED WORK.

PAINTING SCHEDULE  
EXTERIOR METAL: 1 COAT RED OXIDE (ZINC DUST FOR GALVANIZED METAL) PRIMER, 1 COAT ALKID UNDERCOAT (TINTED) AND 1 COAT ALKID SEMI-GLOSS ENAMEL.  
EXTERIOR MASONRY, CEMENT STUCCO: 2 COATS VINYL ACRYLIC FLAT PAINT.  
INTERIOR METAL: 1 COAT RED OXIDE (ZINC DUST FOR GALVANIZED METAL) PRIMER AND 2 COATS ALKID SEMI-GLOSS ENAMEL.  
INTERIOR CONCRETE, MASONRY, DRYWALL: 1 COAT BLOCK FILL @ MASONRY, 1 COAT VINYL SEALER AND 2 COATS LATEX ACRYLIC SEMI-GLOSS ENAMEL.  
WOOD DOORS: PRE-FINISHED.  
NOTE: AT INTERIOR OF RESTROOMS, FINAL TWO COATS: OIL BASED SEMI-GLOSS ENAMEL.

10.1 CABINETS AND MILLWORK: CABINETS SHALL BE CUSTOM MADE UNITS CONFORMING TO THE ARCHITECTURAL WOODWORK INSTITUTE (AWI) "CUSTOM GRADE" OF DENSE PARTICLE BOARD WITH MELAMINE SURFACE AND LAMINATED PLASTIC EXPOSED FACES. CABINETS SHALL BE CONSTRUCTED WITH FLUSH OVERLAY CONSTRUCTION WITHOUT FACE FRAME. CABINET HARDWARE SHALL INCLUDE BLUM "MODUL 110" CONCEALED SELF-CLOSING HINGES FOR OVERLAY CONSTRUCTION, BLUM NYLON SHELF SUPPORTS AND BLUM 420E FULL EXTENSION DRAWER RUNNERS. CABINET PULLS FOR DRAWERS AND DOORS SHALL BE EQUAL TO CAST BRASS, 3" LONG EQUAL TO IVES #137. MILLWORK SHALL INCLUDE ALL SHELVING AND MISCELLANEOUS TRIM REQUIRED TO FINISH THE WORK. SHELVING SHALL BE LAMINATED PLASTIC SHALL BE FORMING GRADE, .042" THICK, SATIN FINISH. FOR COUNTER TOPS, EDGES AND SPLASHES. LAMINATED PLASTIC COLORS AND PATTERNS SHALL BE SELECTED BY THE ARCHITECT FROM A COMPLETE RANGE OF STANDARD SAMPLES. LAMINATED PLASTIC SHALL BE APPLIED OVER 3/4" DENSE PARTICLE BOARD. LAMINATED PLASTIC SHALL BE EQUAL TO WILSONART PRODUCT N. 350 OR FORMICA GRADE 11. FABRICATE CABINETS ACCORDING TO AWM CUSTOM GRADE SPECIFICATIONS. INSTALL CABINETS, MILLWORK AND COUNTER TOPS PLUMB, LEVEL AND TRUE. ANCHOR WORK SECURELY TO ADJACENT CONSTRUCTION. SET ALL NAILING AND LEAVE WORK READY FOR OTHER FINISHING. PROTECT WORK FROM DAMAGE.

10.2 TOILET ACCESSORIES: THE FOLLOWING ACCESSORIES ARE BY THE BOBBICK WASHROOM EQUIPMENT CO. APPROVED EQUAL BY BRADLEY AND CHARLES PARKER CO. SHALL BE ACCEPTED, UNLESS OTHERWISE NOTED. ACCESSORIES ARE TYPICAL THROUGHOUT ENTIRE PROJECT.  
A. GRAB BARS: AT EACH HANDICAPPED TOILET, INSTALL MODEL B-68137, 1-1/2" DIA. X 1-3/8", 1-42" AND 1-18" LONG, WALL MOUNTED, STAINLESS STEEL GRAB BAR WITH CONCEALED MOUNTING AND SATIN FINISH; +33" MOUNTING HEIGHT, AS DETAILED ON DRAWINGS.  
B. TOILET TISSUE DISPENSER: AT EACH TOILET, INSTALL MODEL B-288, SURFACE MOUNTED, STAINLESS CHROME PLATED STEEL, CONTROLLED DISPENSER.  
C. SOAP DISPENSER: AT LAVATORIES AS SHOWN, INSTALL MODEL B-412, SURFACE MOUNTED, TANK TYPE, STAINLESS STEEL, 40 FLUID OZ.  
D. MIRRORS: OVER EACH LAVATORY, INSTALL MODEL B-290-1830, 18" WIDE BY 30" HIGH, TEMPERED GLASS MIRROR IN A STAINLESS STEEL FRAME, MOUNTING HEIGHT TO BOTTOM OF MIRROR: 36".  
E. INSTALL TOILET ACCESSORIES INDICATED AND AS SPECIFIED. VERIFY EXACT LOCATION WITH THE ARCHITECT PRIOR TO INSTALLATION OF REQUIRED BACKING AND/OR BLOCKING. INSTALL ACCESSORIES LEVEL, PLUMB, AND TRUE. DRILL AND TAP STEEL PLATE AND ANGLE SUPPORTS FOR INSTALLATION OF TOILET ACCESSORIES TO METAL TOILET PARTITIONS. USE TOGGLE BOLTS FOR INSTALLATION OF ACCESSORIES TO FRAME PARTITIONS. USE EXPANSION SHIELDS FOR INSTALLATION OF ACCESSORIES TO MASONRY.

10.3 SIGNS: SIGNS SHALL BE EQUAL TO SIGNSOURCE (232 S. MOHICUM ST.; PRESCOTT, AZ 86303; 928-778-5898) AS FOLLOWS: 1. HANDICAP RESTROOM SIGNS: SERIES BBUBCH, 8" SQUARE, BRILLE AND RAISED GRAPHIC TEXT & SYMBOL, UNFRAM: PLASTIC, 5 UNISEX. ALL SIGNS TO HAVE MINIMUM 3/8" ROUNDED CORNERS AND GLUED TO WALL WITH DOUBLE-SIDED ADHESIVE TAPE AND SCREWS.

PRE-ENGINEERED METAL BUILDING SHALL BE A DOUBLE STORY (R1) FRAME STRUCTURE CONSISTING OF TAPERED COLUMNS AND RAFTERS. BUILDING SHALL COMPLY WITH 1960 EDITION OF THE INTERNATIONAL BUILDING CODE (IBC) AS MODIFIED AND ADOPTED 3/1 THE CITY OF SIERRA VISTA, ARIZONA. BUILDINGS MANUFACTURED TO MEET THESE SPECIFICATIONS ARE ACCEPTED. SIDEWALK GRITS SHALL BE OUTSET AND SPACED AT 7'-0" O.C. MAX. BUILDING SHALL HAVE A NOMINAL EAVE HEIGHT OF 12 FT. ROOF PITCH SHALL BE 1 IN 12. BUILDING SHALL MEET THE LATEST SPECIFICATIONS OF THE AISC, AIA, FAMA, AWS, ASTM, AND MEMA. DESIGN LOADS SHALL AS FO.OWS:

ROOF LIVE LOAD = 20 PSF (REDUCIBLE).  
SUPERIMPOSED DEAD LOAD ON ROOF JOISTS = 5 PSF  
FIRE SPRINKLER LOAD ON CORROIT CANOPY = 45 PSF  
ROOF UPLIFT WIND LOAD = 5 PSF NET  
WIND LOAD = 90 MPH WIND SPEED, EXPOSURE C, I=1.0, C80=0.1, PSF.  
SEISMIC DESIGN CATEGORY C, I=1.25, Sds=0.30, s01=0.13, SOIL SITE CLASS-D.

**DRAWING INDEX:**

SHEET	DESCRIPTION
T-1	SPECIFICATIONS, SITE PLAN, LOCATION MAP
A-1	DOOR PLAN, REF. CLG. PLANS, SCHEDULES
A-2	EXTERIOR ELEVATIONS
A-3	BUILDING SECTIONS
A-4	FOUNDATION & FRAMING PLANS, DETAILS
M-1	MECHANICAL PLAN- BLDG. 'A', SCHEDULES
M-2	MECHANICAL PLAN- BLDG. 'B', SCHEDULES
M-3	MECHANICAL NOTES, DETAILS
P-1	PLUMBING PLANS- BLDG. 'A' & 'B', SITE PLAN
P-2	PLUMBING PLAN- BLDG. 'A' ENLARGED, DIAGRAM
P-3	PLUMBING PLAN- BLDG. 'B' ENLARGED, DIAGRAM
P-4	PLUMBING NOTES, FIRE PROTECTION NOTES
P-5	PLUMBING NOTES, FIRE PROTECTION NOTES
P-6	PLUMBING FIXTURE SPECIFICATIONS, WATER CALLS
E-1	ELECTRICAL POWER PLANS, SITE & POLE DETAILS
E-2	ELECTRICAL LIGHTING PLANS
E-3	ELECTRICAL SPECIFICATIONS, PANELS, SYMBOLS
E-3	ELECTRICAL LOAD CALCULATIONS, RISER DIAGRAM

**CODE REVIEW, BUILDING 'A':**

BUILDING USE:	OFFICE/WAREHOUSE
OCCUPANCY GROUP:	S-1
BUILDING AREA:	S-1: 7,200 SF
TYPE OF CONST.:	V-B: < 9,000 SQ. FT.
OCCUPANCY (OFFICE):	1,200 SQ. FT./100 = 12
OCCUPANCY (W. HOUSE):	6,000 SQ. FT./500 = 12
EXIT WIDTH REQ'D:	24 X .15' = 3.6'
EXIT WIDTH PROVIDED:	3 DOORS X 36' = 108'

NOTE: THIS BUILDING SHALL HAVE A FULLY AUTOMATIC FIRE SPRINKLER SYSTEM

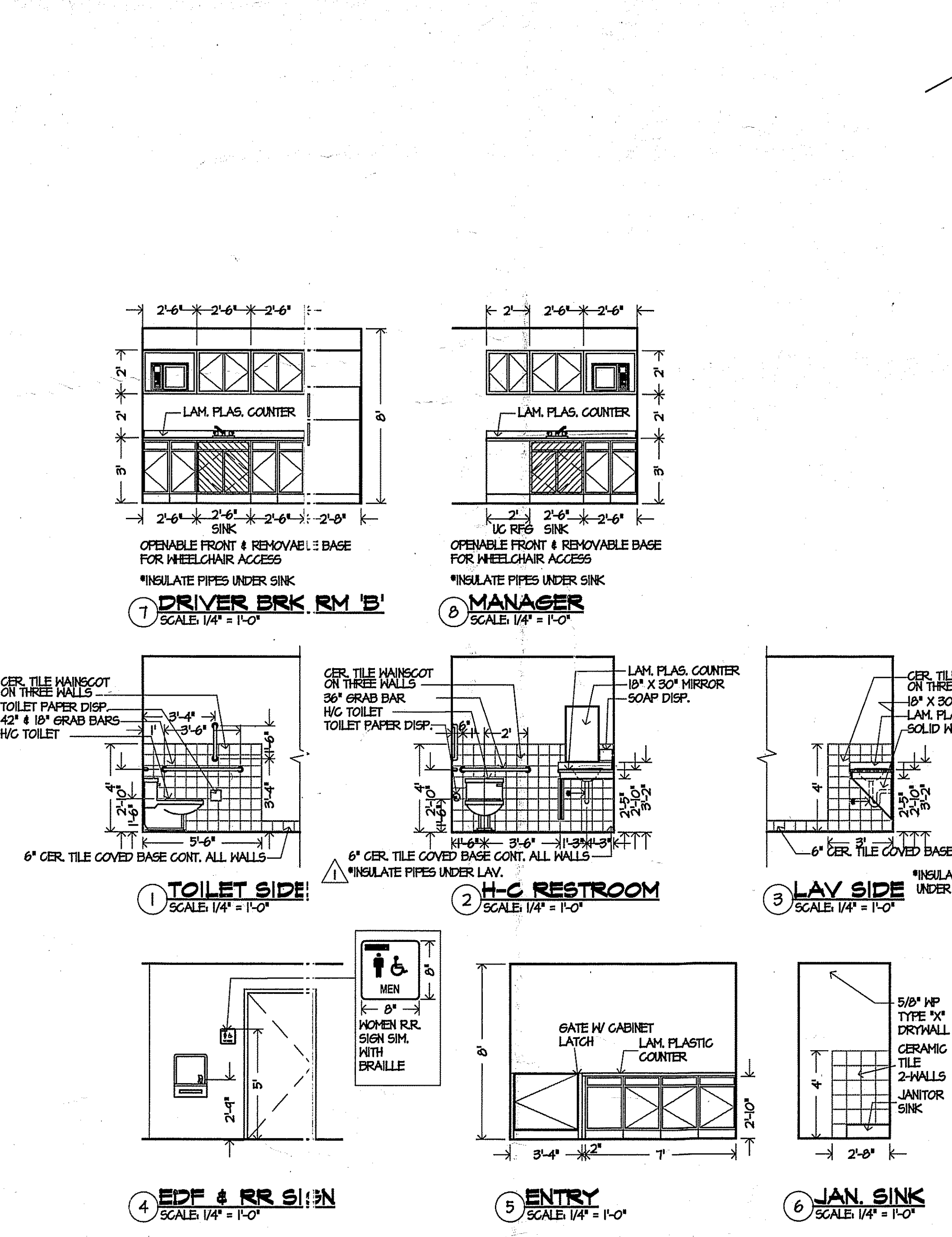
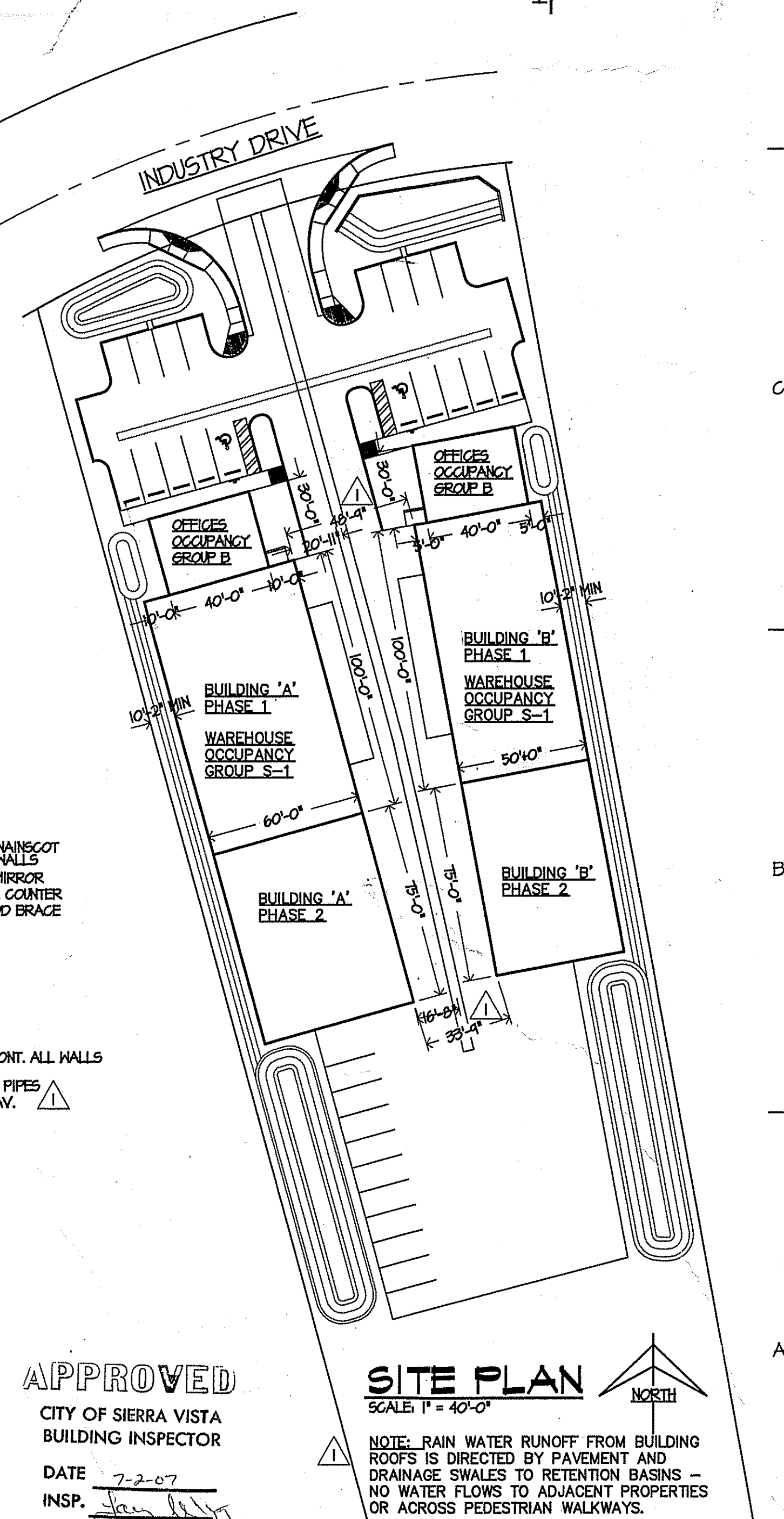
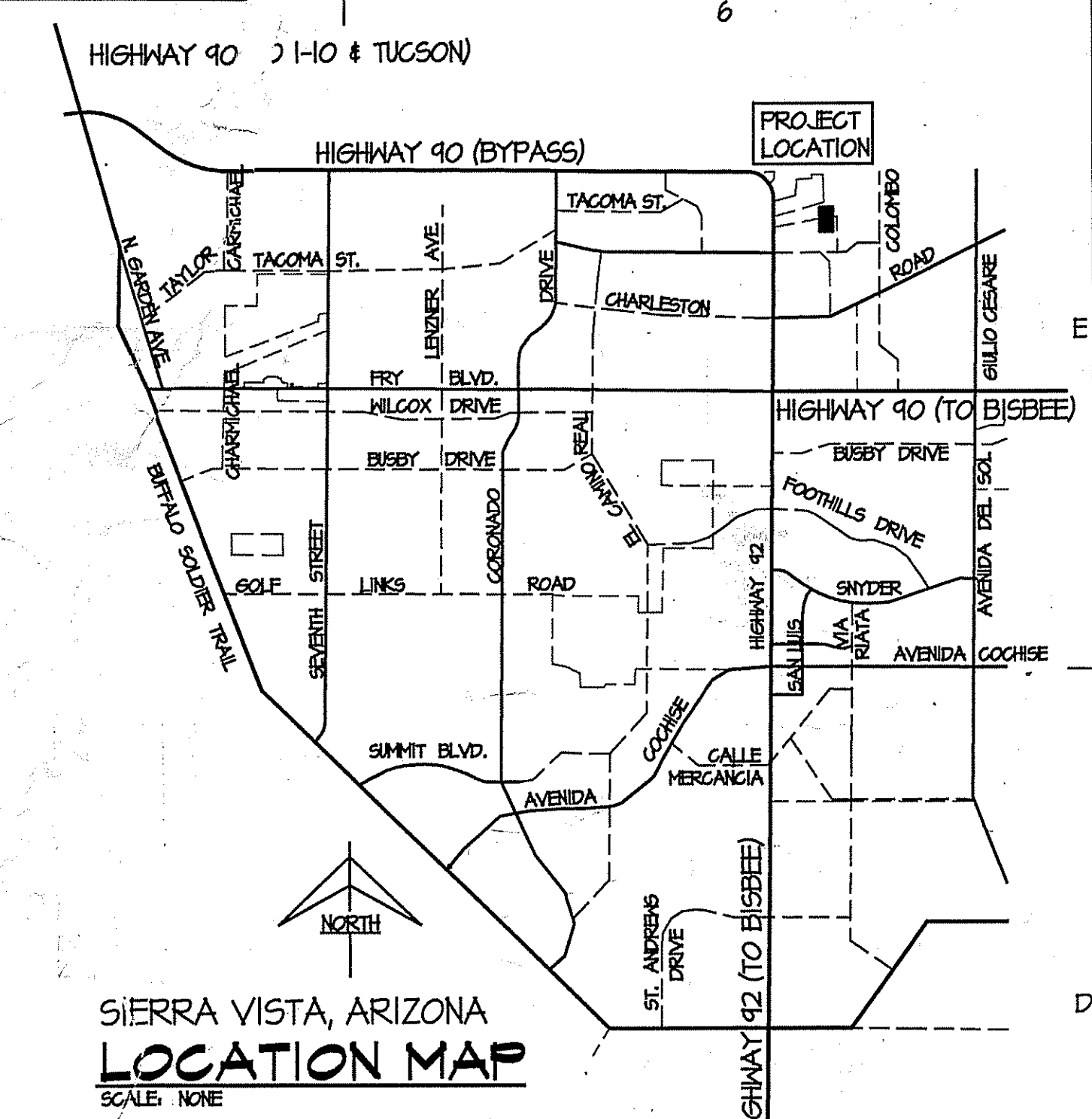
**CODE REVIEW, BUILDING 'B':**

BUILDING USE:	OFFICE/WAREHOUSE
OCCUPANCY GROUP:	S-1
BUILDING AREA:	S-1: 6,200 SF
TYPE OF CONST.:	V-B: < 9,000 SQ. FT.
OCCUPANCY (OFFICE):	1,200 SQ. FT./100 = 12
OCCUPANCY (W. HOUSE):	5,000 SQ. FT./500 = 10
EXIT WIDTH REQ'D:	22 X .15N = 3.3'
EXIT WIDTH PROVIDED:	3 DOORS X 36' = 108'

NOTE: THIS BUILDING SHALL HAVE A FULLY AUTOMATIC FIRE SPRINKLER SYSTEM

NOTE #1:  
THE GEOTECHNICAL EVALUATION AND REPORT, JOB NO. 2926 (153, DATED SEPTEMBER 20, 2006, PREPARED BY WESTERN TECHNOLOGIES, INC. IS HEREBY MADE A PART OF THESE CONSTRUCTION DOCUMENTS. THE RECOMMENDATIONS FOR EARTHWORK SHALL BE INCORPORATED IN THE SCOPE OF THE WORK.

NOTE #2:  
THE FOLLOWING DEFERRED SUBMITTALS, INCLUDING APPROPRIATE DRAWINGS AND CALCULATIONS, SHALL BE REQUIRED TO BE APPROVED BY THE CONTROLLING JURISDICTION PRIOR TO CONSTRUCTION:  
1. PRE-ENGINEERED METAL BUILDINGS, INCLUDING FOUNDATION DESIGN.  
2. PRE-ENGINEERED WOOD OR STEEL TRUSSES  
3. AUTOMATIC FIRE SPRINKLER SYSTEM.



APPROVED  
CITY OF SIERRA VISTA  
BUILDING INSPECTOR  
DATE: 7-2-07  
INSP. [Signature]

SITE PLAN  
SCALE: 1" = 40'-0"  
NOTE: RAIN WATER RUNOFF FROM BUILDING ROOFS IS DIRECTED BY PAVEMENT AND DRAINAGE SWALES TO RETENTION BASINS - NO WATER FLOWS TO ADJACENT PROPERTIES OR ACROSS PEDESTRIAN WALKWAYS.