GILKEY HALL RENOVATION

Schematic Design
Pricing Package

11.08.2021

Oregon State University

CLARK KJOS ARCHITECTS

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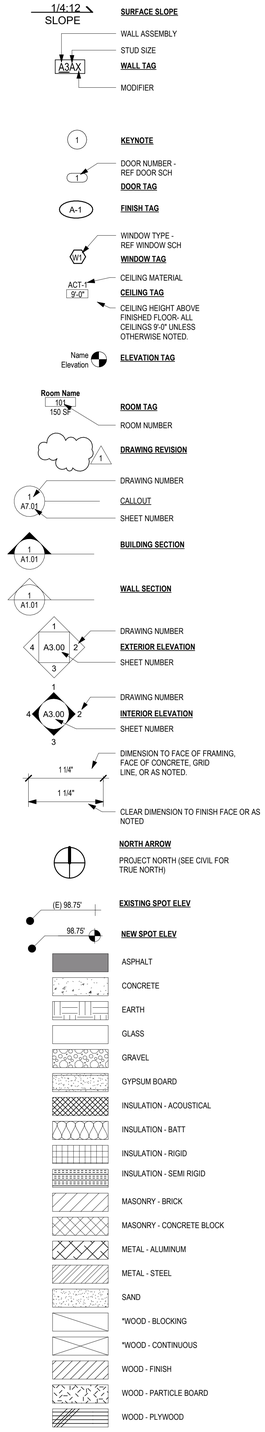
A. ARCHITECTURAL REPORT

Oregon State University

CLARK KJOS ARCHITECTS

GILKEY HALL
OREGON STATE UNIVERSITY
122 SW WALDO PL CORVALLIS, OR 97331

SYMBOLS AND FILL PATTERNS



GENERAL NOTES

1. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS PRIOR TO PROCEEDING WITH THE WORK.
2. DIMENSIONS TAKE PRECEDENCE OVER DRAWINGS. DO NOT SCALE DRAWINGS. NOTIFY THE ARCHITECT OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH THE WORK.
3. CONTRACTOR IS RESPONSIBLE FOR CONSTRUCTION MEANS AND METHODS.
4. CONTRACTOR IS RESPONSIBLE FOR VERIFICATION AND COORDINATION OF SUBCONTRACTOR'S WORK, COMPLIANCE WITH THE DRAWINGS AND SPECIFICATIONS, ACCURATE LOCATION OF STRUCTURAL MEMBERS, AND OPENINGS FOR MECHANICAL, ELECTRICAL, AND MISCELLANEOUS EQUIPMENT.
5. CONTRACTOR SHALL VERIFY DIMENSIONS AND CLEARANCES FROM MANUFACTURER PRIOR TO THE CONSTRUCTION AND INSTALLATION OF ALL EQUIPMENT, FURNISHINGS, AND ACCESSORIES.
6. CONTRACTOR IS RESPONSIBLE FOR THE COMPLETE SECURITY OF THE SITE DURING CONSTRUCTION AND UNTIL PROJECT COMPLETION.
7. CONTRACTOR SHALL LOCATE AND PROTECT EXISTING UTILITIES, WHETHER INDICATED IN DRAWINGS OR NOT.
8. PROVIDE BACKING, BLOCKING, OR STRAPPING AS REQUIRED FOR GRAB BARS, SHELVING, EQUIPMENT, HANDRAILS, ACCESSORIES, AND CABINETS.
9. COORDINATE LOCATIONS OF IN-WALL ITEMS TO AVOID BACK TO BACK INSTALLATION.
10. ALL SAFETY GLAZING SHALL BE PERMANENTLY LABELED WITH THE MANUFACTURER'S NAME AND TEST APPROVAL INFORMATION.
11. SEE STRUCTURAL FOR REQUIRED SPECIAL INSPECTIONS.
12. SEE MECHANICAL AND ELECTRICAL DRAWINGS FOR ADDITIONAL ELECTRICAL AND EQUIPMENT INFORMATION.

ABBREVIATIONS

Ø	DIAMETER
⊥	PERPENDICULAR
AFF	ABOVE FINISH FLOOR
AP	ACCESS PANEL
ACC	ACCESSIBLE
ACT	ACOUSTICAL TILE
ADD	ADDENDUM
A/C	AIR CONDITIONING
ALT	ALTERNATE
AL	ALUMINUM
AB	ANCHOR BOLT
ANOD	ANODIZED
ARCH	ARCHITECT(URAL)
AUTO	AUTOMATIC
BATT	BATT INSULATION
BM	BENCH MARK
BIT	BITUMINUS
BOL	BOLLARD
B.O.	BOTTOM OF
BLDG	BUILDING
BP	BUILDING PAPER
CLG	CEILING
CTR	CENTER
CT	CERAMIC TILE
CLR	CLEAR(ANCE)
CCTV	CLOSED CIRCUIT TV
COL	COLUMN
CONC	CONCRETE
CMU	CONCRETE MASONRY UNIT
CONT	CONINUOUS, CONTINUE
CONST	CONSTRUCTION
CFCI	CONTRACTOR FURNISHED, CONTRACTOR INSTALLED
CJ	CONTROL JOINT
CG	CORNER GUARD
CF	CUBIC FOOT
DP	DAMPPROOFING
DEMO	DEMOLISH/DEMOLITION
DMT	DEMOUNTABLE
DEP	DEPRESSED
DTL	DETAIL
DIAG	DIAGONAL
DIA	DIAMETER
DIM	DIMENSION
DW	DISHWASHER
DISP	DISPENSER
DIV	DIVISION
DR	DOOR
DA	DOUBLE ACTING
DN	DOWN
DS	DOWNSPOUT
DWR	DRAWER
DWG	DRAWING(S)
DF	DRINKING FOUNTAIN
EA	EACH
E	EAST
ELEC	ELECTRIC(AL)
EP	ELECTRICAL PANEL
EL	ELEVATION
EMER	EMERGENCY
EQ	EQUAL
EQUIP	EQUIPMENT
EXH	EXHAUST
(E)	EXISTING
EXP	EXPANSION
EJT	EXPANSION JOINT
EXP	EXPOSED
EXT	EXTERIOR
F.O.	FACE OF
FRP	FIBER-REINFORCED PLASTIC
FGL	FIBERGLASS
FF	FINISH FLOOR
FIN	FINISH(ED)
FA	FIRE ALARM
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET
FHC	FIRE HOSE CABINET
FT	FIRE TREATED
FP	FIREPROOFING
FD	FLOOR DRAIN, FIRE DAMPER
FLR	FLOOR(ING)
FLOUR	FLOURESCENT
FAF	FLUID APPLIED FLOORING
FTG	FOOTING
FND	FOUNDATION
GALV	GALVANIZED
GA	GAUGE
GL	GLASS, GLAZING
GB	GRAB BAR
GYP	GYPSUM
GYP BD	GYPSUM BOARD
GWB	GYPSUM WALL BOARD
HDW	HARDWARE
HWD	HARDWOOD
HDR	HEADER
HTG	HEATING
HVAC	HEATING, VENTILATING, AIR CONDITIONING
HT	HEIGHT
HC	HOLLOW CORE
HM	HOLLOW METAL
HOR	HORIZONTAL
HB	HOSE BIBB
HR	HOUR
ID	INSIDE DIAMETER
INS	INSULATE(D), INSULATION
INT	INTERIOR
JAN	JANITOR
JT	JOINT
LAM	LAMINATE(D)
LAV	LAVATORY
LH	LEFT HAND
LW	LIGHTWEIGHT
MGR	MANAGER
MH	MANHOLE
MFR	MANUFACTURE(R)
MO	MASONRY OPENING
MAX	MAXIMUM
MECH	MECHANICAL
MTL	METAL
MP	METAL PANEL
MIN	MINIMUM
MISC	MISCELLANEOUS
MOD	MODULAR
MRGB	MOISTURE RESISTANT GYPSUM WALL BOARD
NOM	NOMINAL
N	NORTH
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
OC	ON CENTER(S)
OPP	OPPOSITE
OD	OUTSIDE DIAMETER
OH	OVERHEAD
OFCI	OWNER FURNISHED, CONTRACTOR INSTALLED
OFOI	OWNER FURNISHED, OWNER INSTALLED
P	PAINT(ED)
PTD	PAPER TOWEL DISPENSER
PTN	PARTITION
PERF	PERFORATE(D)
PLAM	PLASTIC LAMINATE
PWD	PLYWOOD
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
PT	PRESSURE TREATED
QT	QUARRY TILE
RAD	RADIUS
REF	REFRIGERATOR
REQ	REQUIRED
RA	RETURN AIR
REV	REVISION(S), REVISED
RH	RIGHT HAND
RD	ROOF DRAIN
RM	ROOM
RO	ROUGH OPENING
SCHED	SCHEDULE
SEC	SECTION
SAM	SELF ADHERED MEMBRANE
SV	SHEET VINYL
SIM	SIMILAR
SC	SOLID CORE
S	SOUTH
SPEC	SPECIFICATION(S)
SFRM	SPRAY-APPLIED FIRE RESISTIVE MATERIAL
SQ	SQUARE
STD	STANDARD
STL	STEEL
STR	STRUCTURAL
SUPP	SUPPLEMENT, SUPPLY
TKBD	TACKBOARD
TEL	TELEPHONE
TV	TELEVISION
TEMP	TEMPERED
T&G	TONGUE AND GROOVE
TO	TOP OF
TOC	TOP OF CURB OR CONCRETE
TOF	TOP OF FRAMING
TOW	TOP OF WALL
TB	TOWEL BAR
TS	TUBE STEEL
TYP	TYPICAL
UNO	UNLESS NOTED OTHERWISE
VB	VAPOR BARRIER
VERT	VERTICAL
VG	VERTICAL GRAIN
VCT	VINYL COMPOSITION TILE
WC	WATER CLOSET
WH	WATER HEATER
WP	WATERPROOF(ING)
WS	WATERSTOP
WRB	WEATHER RESISTIVE BARRIER
WWF	WELDED WIRE FABRIC
W	WEST
W/	WITH
W/O	WITHOUT
WD	WOOD

PROJECT CONTACTS

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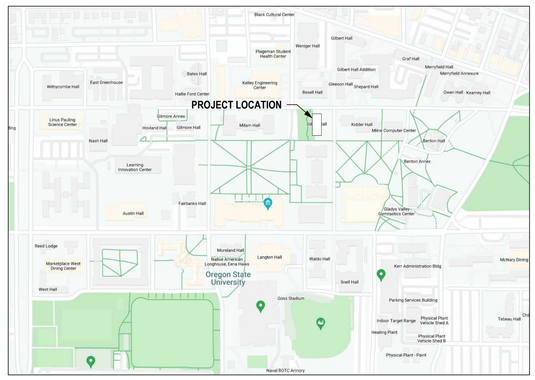
PROJECT DESCRIPTION

DRAWING INDEX

-DEFERRED SUBMITTALS-

1. WOOD I-JOISTS
2. METAL SUPPORTS FOR HEALTHCARE EQUIPMENT
3. FIRE SUPPRESSION SYSTEM
4. FIRE ALARM AND DETECTION SYSTEM

VICINITY MAP



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Oregon State University

ISSUE DATE: 11.08.2021

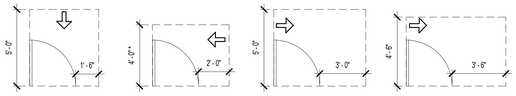
REVISIONS:

SCHEMATIC DESIGN

GEN. NOTES, SYMBOL, ABBRE. & FINISH CODE

G0.01

PROJECT NO.: 21019

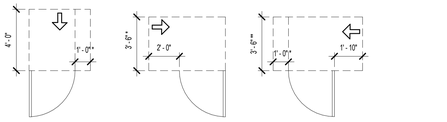


FRONT APPROACH, PULL SIDE

LATCH APPROACH, PULL SIDE
*54" MIN IF CLOSER IS PROVIDED

HINGE APPROACH, PULL SIDE

HINGE APPROACH, PULL SIDE

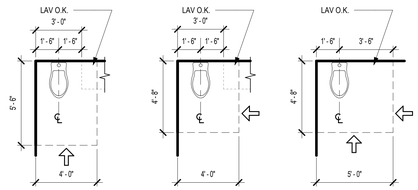


FRONT APPROACH, PUSH SIDE
*IF BOTH CLOSER AND LATCH ARE PROVIDED

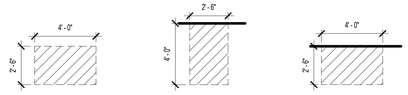
LATCH APPROACH, PUSH SIDE
*48" MIN IF CLOSER IS PROVIDED

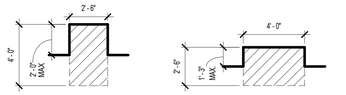
HINGE APPROACH, PUSH SIDE
*IF BOTH CLOSER AND LATCH ARE PROVIDED
**48" MIN IF BOTH CLOSER AND LATCH ARE PROVIDED

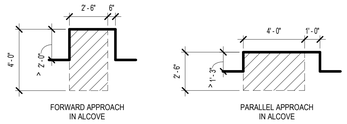
MANEUVERING CLEARANCES AT SWINGING DOORS

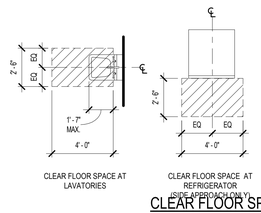


CLEAR FLOOR SPACE AT WATER CLOSETS





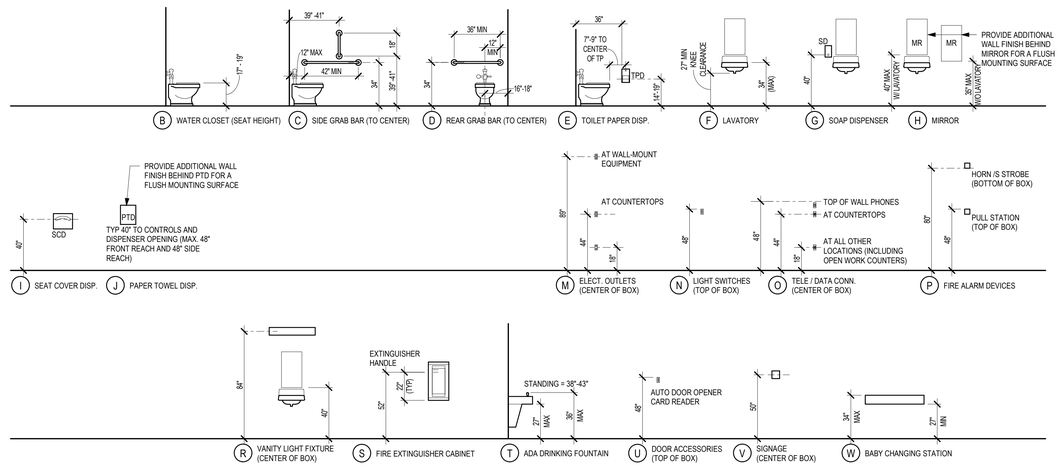




CLEAR FLOOR SPACE

2 G1.01 TYPICAL ADA CLEARANCES

1/4" = 1'-0"



NOTES:
1) ALL DIMENSIONS ARE TYPICAL UNLESS NOTED OTHERWISE ON INTERIOR ELEVATIONS.
2) WALL MOUNTED ACCESSORIES SHALL NOT PROJECT MORE THAN 4" FROM FACE OF WALL WHEN LOCATED BELOW 6'-8".

1 G1.01 TYPICAL MOUNTING HEIGHTS

1/4" = 1'-0"

CODE SUMMARY

PROJECT NAME:	OSU Gilkey Hall
ADDRESS:	122 SW WALDO PL. CORVALLIS, OR 97331
OWNER:	OREGON STATE UNIVERSITY
CODES:	OREGON STRUCTURAL SPECIALTY CODE 2019 NFPA 101- CHAPTER 38
OCCUPANCY:	B (BUSINESS)
NUMBER OF STORIES ACTUAL:	THREE
NUMBER OF STORIES ALLOWED:	FOUR
CONSTRUCTION TYPE:	III-B
FIRE PROTECTION:	FULLY SPRINKLERED
FIRE ALARM SYSTEM:	YES
ALLOWABLE SQUARE FOOTAGE:	(TABLE 506.2)
ALLOWABLE SQUARE FOOTAGE FOR GROUP B (III-B):	57,000 SF
TOTAL AREA ALLOWED:	78,748 SF
ACTUAL SQUARE FOOTAGE:	LEVEL 1 6,834 SF LEVEL 2 6,848 SF LEVEL 3 6,972 SF
FIRE SEPARATION DISTANCE:	≥30'-0"
MAXIMUM AREA OF EXTERIOR WALL OPENINGS (705.8):	≥30'-0" UNPROTECTED, SPRINKLERED UNLIMITED
OCCUPANT LOAD:	1/100 SF, INSTITUTIONAL OUTPATIENT OR 1/150 SF BUSINESS 1/15 SF, UNCONCENTRATED ASSEMBLY
MAX. COMMON PATH OF TRAVEL (1006.2.1):	75 FT
MAX. TRAVEL DISTANCE (1017.2.1):	200 FT

FIRE RESISTIVE RATINGS: (TABLE NO. 601, 602 OF THE I.B.C.)	
BUILDING ELEMENT (>30' SEPARATION)	TYPE III-B
STRUCTURAL FRAME	0 HOUR
STRUCTURE	
BEARING WALLS - EXTERIOR	0 HOUR (TABLE 602)
BEARING WALLS - INTERIOR	0 HOUR
STRUCTURAL FRAME	0 HOUR (TABLE 602)
NON BEARING WALLS AND PARTITIONS	
EXTERIOR	0 HOUR (TABLE 602)
INTERIOR	0 HOUR
HORIZONTAL MEMBRANES	
FLOORS AND FLOOR - CEILINGS	0 HOUR
ROOFS AND ROOF - CEILINGS	0 HOUR
PENETRATIONS	
EXTERIOR DOORS AND WINDOWS	0 HOUR
VERTICLE CIRCULATION	
STAIRWAY CONSTRUCTION	1 HOUR (SECTION 1022.2)
SHAFT AND ELEVATOR ENCLURES	1 HOUR (SECTION 713.4)
ELEVATOR LOBBY	0 HOUR (SECTION 713.14) (NOT REQUIRED)
ELEVATOR SHAFT PROTECTION PROVIDED AT BETWEEN LEVEL 1 AND LEVEL 2	1 HOUR (SECTION 3002.1.1)

PLUMBING FIXTURE COUNT (CHAPTER 29)	
AREA	
CLASSROOM:20 SF/OCC	AREA: 2,701 - OCC: 176
ASSEMBLY:15 SF/OCC	AREA: 3,027 - OCC: 205
OFFICE:150 SF/OCC	AREA: 14,367 - OCC: 98
COUNT	
WOMEN	240
MEN	240
WATER CLOSETS	
REQUIRED (2/50 + 1/50X)	6 MEN / 6 WOMEN - TOTAL 11
AS DEIGNED	
LEVEL 3	MEN 0 / WOMEN 0 / UNISEX 4 - TOTAL 4
AS DESIGNED	
LEVEL 1	MEN 3 / WOMEN 3 / UNISEX 0 - TOTAL 6
LEVEL 2	MEN 0 / WOMEN 0 / UNISEX 3 - TOTAL 3
TOTAL	MEN 3 / WOMEN 3 / UNISEX 7 - TOTAL 13
AS DESIGNED	
LEVEL 1	MEN 2 / WOMEN 4 / UNISEX 0 - TOTAL 6
LEVEL 2	MEN 0 / WOMEN 0 / UNISEX 3 -TOTAL 3
LEVEL 3	MEN 0 / WOMEN 0 / UNISEX 3 -TOTAL 3
TOTAL	MEN 2 / WOMEN 4 / UNISEX 6 -TOTAL 12
LAVATORY	
REQUIRED (2/80 + 1/80X)	4 MEN / 4 WOMEN - 7 TOTAL
DRINKING FOUNTAINS	
REQUIRED	PER B OCC - NOT REQUIRED
REQUIRED	EDUCATION REQUIREMENT - 1/FLOOR
AS DESIGNED	
LEVEL 1	2 DRINKING FOUNTAINS
LEVEL 2	1 DRINKING FOUNTAIN
LEVEL 3	1 DRINKING FOUNTAIN
TOTAL	4 DRINKING FOUNTAINS

GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THAT ALL TRADES ARE THOROUGHLY FAMILIAR AND COMPLY WITH THE REQUIREMENTS LISTED IN THE "FIRE AND LIFE SAFETY STANDARDS" (FLSS)
2. ALL RATED ASSEMBLIES SHALL BE CONSTRUCTED TO PREVENT THE MOVEMENT OF FLAME OR GASSES PER CODE
3. INSTALL RATED ENCLOSURES FOR ALL RECESSED ITEMS IN RATED WALLS PER CODE. SEE ARCHITECTURAL DETAILS.
4. ALL PENETRATIONS THROUGH RATED ASSEMBLIES IN AREA OF WORK SHALL BE FIRESTOPPED OR SEALED PER CODE.
5. THE CONTRACTOR SHALL FIELD VERIFY THE CONDITION OF THE EXISTING FLSS SYSTEMS IN THE AREAS OF WORK THAT MAY REQUIRE UPDATING. AREAS INCLUDE (BUT ARE NOT LIMITED TO) THE FOLLOWING:

   A. CONTRACTOR TO VERIFY THAT ALL EXISTING PENETRATIONS OF RATED ASSEMBLIES WHICH ARE EXPOSED TO VIEW DURING CONSTRUCTION ARE COMPLIANT WITH CODE REQUIREMENTS.

   B. CONTRACTOR TO EXTEND ANY EXISTING WALL (WITHIN THE AREA OF WORK) TO STRUCTURE WHICH IS REQUIRED BY FLSS BUT DOES NOT PRESENTLY EXIST.

   C. CONTRACTOR TO VERIFY THAT ALL DUCTWORK PENETRATIONS THROUGH RATED ASSEMBLIES ARE EQUIPPED WITH FIRE AND/ OR SMOKE DAMPERS AS REQUIRED BY CODE.

   D. VERIFY THAT THE FIRE ALARM, EMERGENCY LIGHTING, AND EMERGENCY POWER IN THE AREA OF WORK CONFORMS TO THE FLSS "ELECTRICAL STANDARDS" SECTION FOR THE OCCUPANCY TYPE INDICATED ON THE FLS PLANS
6. SEE ELECTRICAL FOR EXIT SIGN LOCATIONS

LEGEND - STC RATINGS

- STC 33
- STC 35
- STC 45
- STC 55

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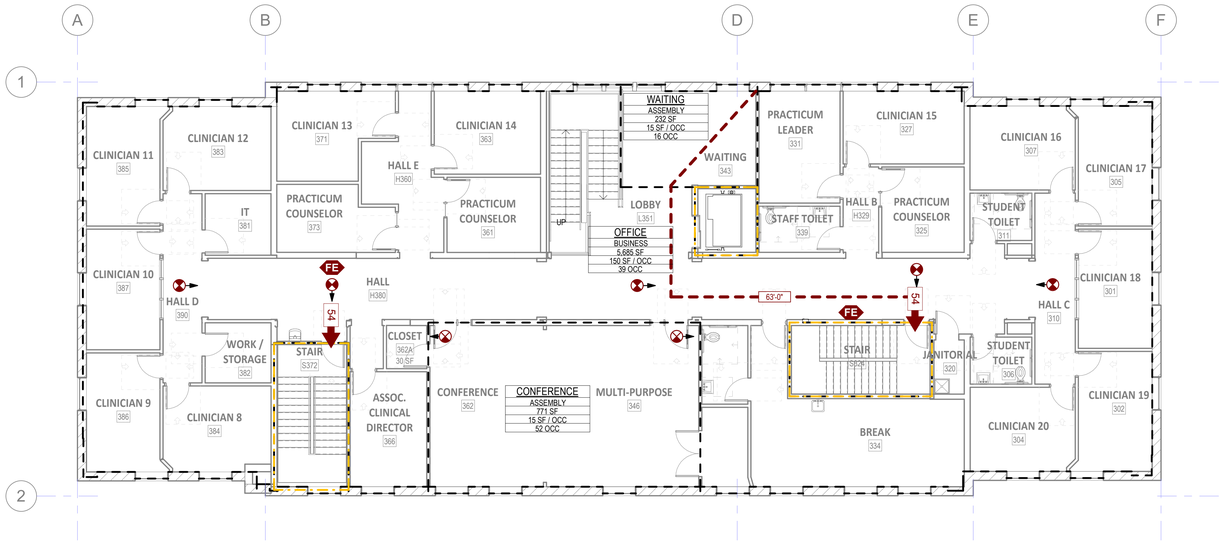
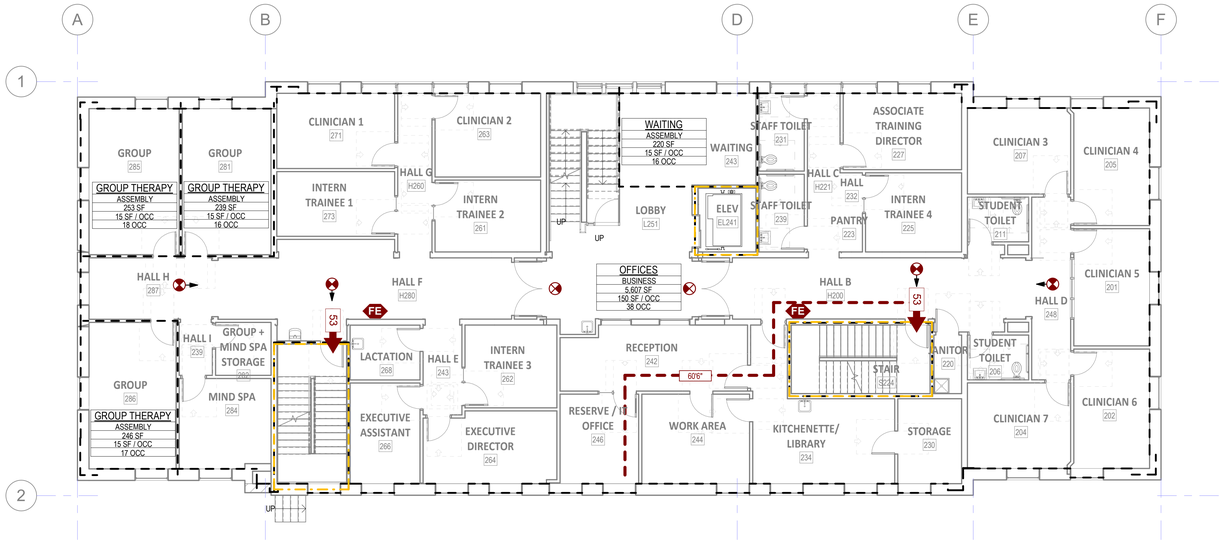
FIRE AND LIFE SAFETY - INFORMATION

G1.01

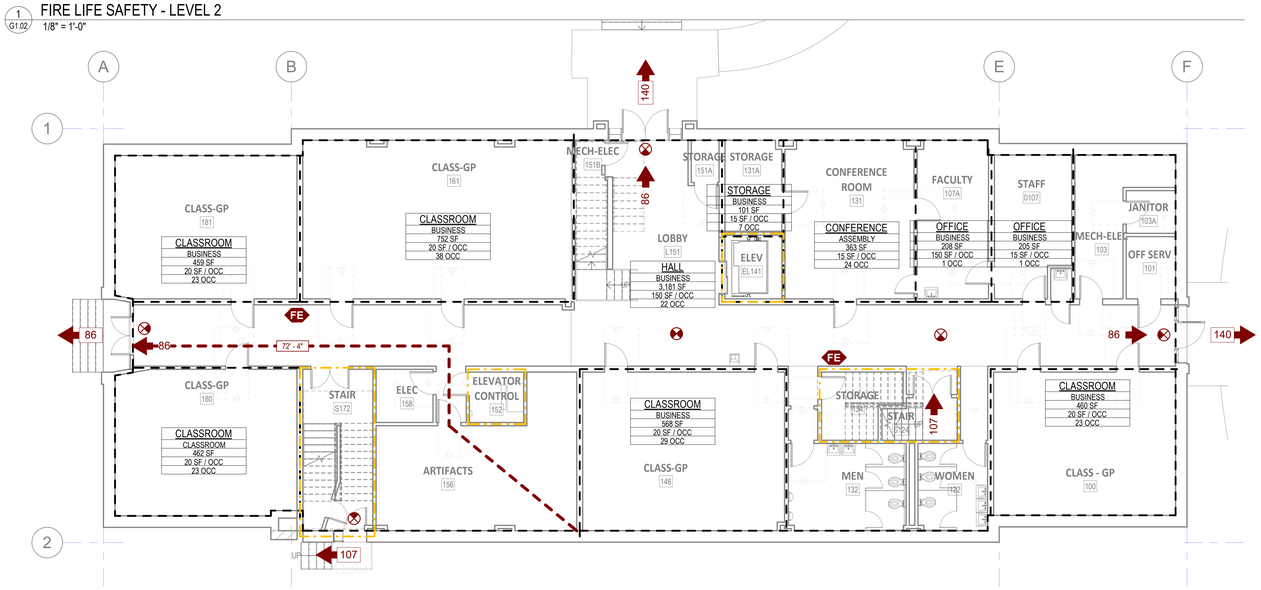
PROJECT NO.: 21019



3 G1.02 FIRE LIFE SAFETY - LEVEL 3
1/8" = 1'-0"



1 G1.02 FIRE LIFE SAFETY - LEVEL 2
1/8" = 1'-0"



2 G1.02 FIRE LIFE SAFETY - LEVEL 1
1/8" = 1'-0"

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6. SEE ELECTRICAL FOR EXIT SIGN LOCATIONS

LEGEND

ROOM NAME
Occupancy Type
SQ FT
Occupancy Calc
Occ / SF
OCCUPANCY TAG

- 1 HOUR WALL
- 2 HOUR WALL
- 3 HOUR WALL
- 4 HOUR WALL
- SMOKE BARRIER
- SMOKE PARTITION
- SUITE SEPARATION
- X'-X" EGRESS TRAVEL DISTANCE
- COMMON PATH OF EGRESS TRAVEL
- SMOKE COMPARTMENT TRAVEL DISTANCE
- EXIT CORRIDOR
- EXIT PASSAGEWAY
- SUITE
- FE FIRE EXTINGUISHER
- EXIT SIGN, ARROW(S) INDICATES DIRECTION (IF SHOWN)
- 999 OCCUPANT EXIT LOAD
- 999 CUMULATIVE OCCUPANT EXIT LOAD
- H HORIZONTAL EXIT
- AREA OF REFUGE

DOOR ASSEMBLIES:
20 MIN. "S" LABEL AT CORRIDOR WALLS
60 MIN. AT SPECIAL USE AREAS
90 MIN. AT AREA SEPARATION WALLS

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FIRE AND LIFE SAFETY - PLANS

G1.02

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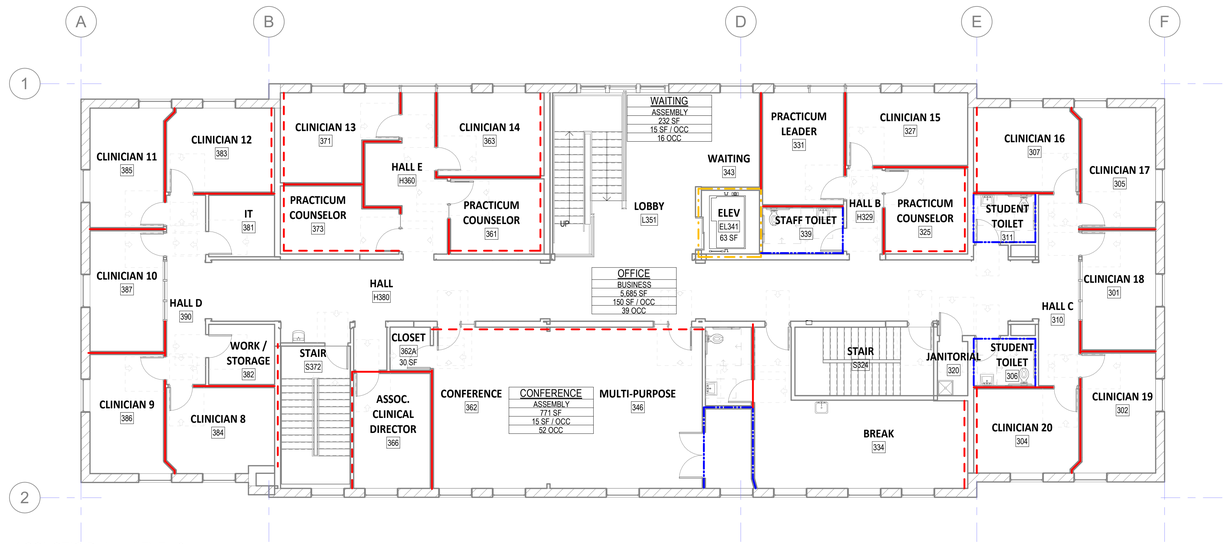
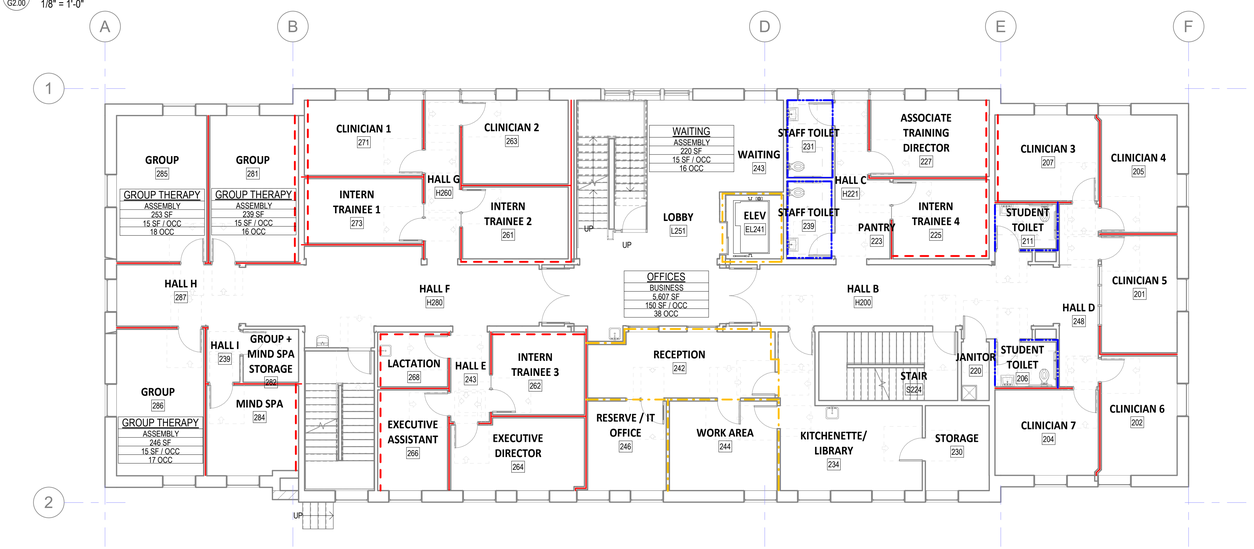
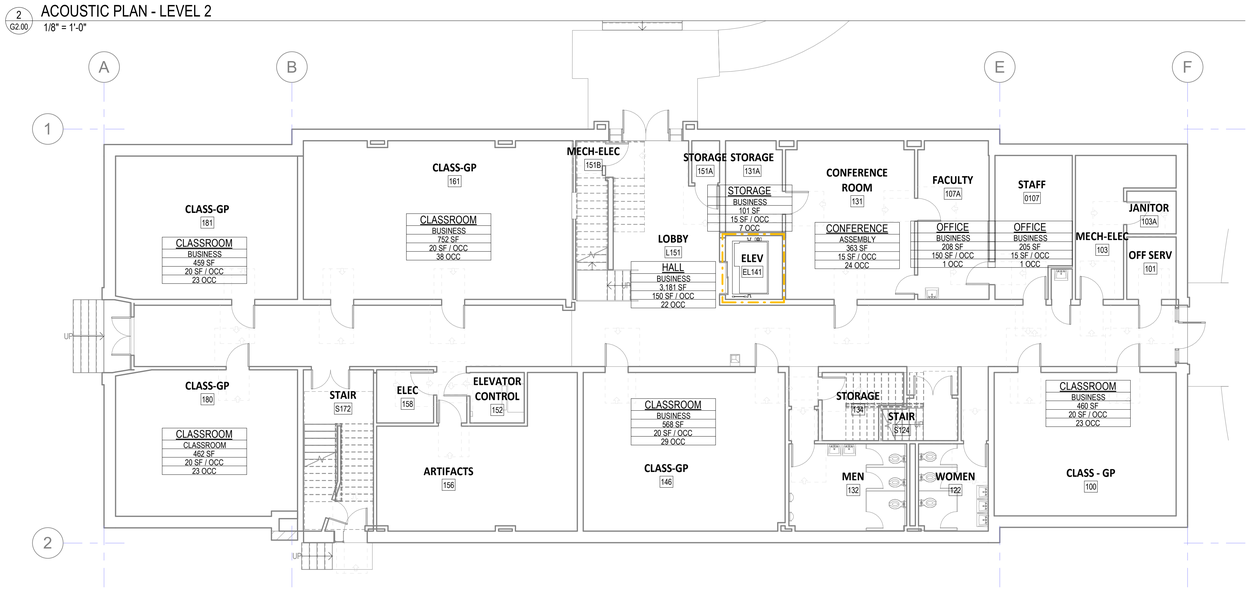


3 G2.00 ACOUSTIC PLAN - LEVEL 3
1/8" = 1'-0"



2 G2.00 ACOUSTIC PLAN - LEVEL 2
1/8" = 1'-0"



1 G2.00 ACOUSTIC PLAN - LEVEL 1
1/8" = 1'-0"

GENERAL NOTES

1. NO SUBSTITUTIONS ALLOWED FOR ANY ASSEMBLEY UNLESS SPECIFICALLY ALLOWED BY GYPSUM ASSOCIATION OR UL .
2. WOOD STRUCTURAL PANELS SHALL BE PERMITTED TO BE ADDED TO ONE OR BOTH SIDES OF FIRE RATED WALLS AND PARTITION SYSTEMS. WHEN APPLIED UNDER OR BETWEEN GYPSUM BOARD, THE FASTENERS SPECIFIED FOR THE ATTACHMENT OF THE GYPSUM SHALL BE INCREASED BY NOT LESS THAN THE THICKNESS OF THE WOOD STRUCTURAL PANELS.
3. UNLESS OTHERWISE SPECIFIED, STEEL STUDS AND RUNNERS USED IN ASSEMBLIES ARE TO BE FABRICATED FROM FLAT STEEL HAVING A BARE METAL THICKNESS OF NOT LESS THAN 0.0179" (25 GAGE). CONSULT STEEL STUD MANUFACTURER FOR PERFORMANCE DATA OF STUDS OF LESSER THICKNESS.
4. METAL STUDS OF HEAVIER GAGE THAN THOSE TESTED SHALL BE PERMITTED.
5. GREATER STUD SIZES (DEPTHS) SHALL BE PERMITTED TO BE USED IN WALL SYSTEMS.
6. INDICATED STUD SPACINGS ARE MAXIMUMS.
7. RATED PARTITIONS SHALL MAINTAIN CONTINUITY OF RATING.
8. ALL FULL HEIGHT PARTITIONS SHALL ACCOMMODATE 1" (MIN) DEFLECTION AT HEAD TRACK. SEE SPECIFICATIONS FOR ADDITIONAL CRITERIA.
9. OFFSET ALL PENETRATIONS IN RATED PARTITIONS AS REQUIRED TO MAINTAIN RATING.
10. USE TAPERED EDGES OF GYPSUM BOARD AT ALL REVEALS AND FRAMES.
11. STEEL STUD MANUFACTURERS ASSOCIATION (SSMA) METAL FRAMING DESIGNATIONS USED WHERE APPLICABLE.
12. SEE FINISH DRAWINGS FOR WALL FINISH.
13. CONTRACTOR SHALL COORDINATE LOCATIONS AND TYPES OF BACKING PLATES AT ALL WALLS FOR MOUNTED FURNISHINGS, EQUIPMENT AND HANDRAILS.
14. ALL WALLS WITH SPECIFIED STC TO HAVE ALL PENETRATIONS SEALED WITH RESILIENT CAULK
15. ALL WALLS WITH SPECIFIED STC TO USE PUTTY PADS AT BACK TO BACK JUNCTION BOXES LOCATED WITHIN THE SAME STUD CAVITY

PARTITION LEGEND

TYPE	KEY	STC	CONSTRUCTION
COUNSELING SERVICES		55	3 5/8" STUD, 2 LAYERS OF GYP. EACH SIDE, NON-RATED. ABOVE CEILING PROVIDE ONE LAYER OF GWB TO UNDERSIDE OF DECK WITH SOUND ATTENUATION.
TOILET ROOM PUBLIC SPACE		45	3 5/8" METAL STUD, 1 LAYER OF GYP. ON EACH SIDE AND 2 LAYERS OF GWB ON OTHER SIDE, HOUR RATED. ABOVE CEILING PROVIDE ONE LAYER OF GWB TO UNDERSIDE OF DECK, SOUND ATTENUATION.
OFFICE W/O COUNSELING		35	3 5/8" METAL STUD, 1 LAYER OF GYP. EACH SIDE, NON-RATED. ABOVE CEILING PROVIDE LAYER OF GWB TO UNDERSIDE OF DECK WITH SOUND ATTENUATION.
---		XX	REMOVE FINISH. APPLY 2 LAYERS OF GWB ON SIDE INDICATED.

ROOM TYPE

ROOM NAME
Occupancy Type
SQ FT.
Occupancy Calc.
Occ / SF
OCCUPANCY TAG

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SCHEMATIC DESIGN

ACOUSTIC PLANS

G2.00

PROJECT NO.: 21019

GENERAL NOTES

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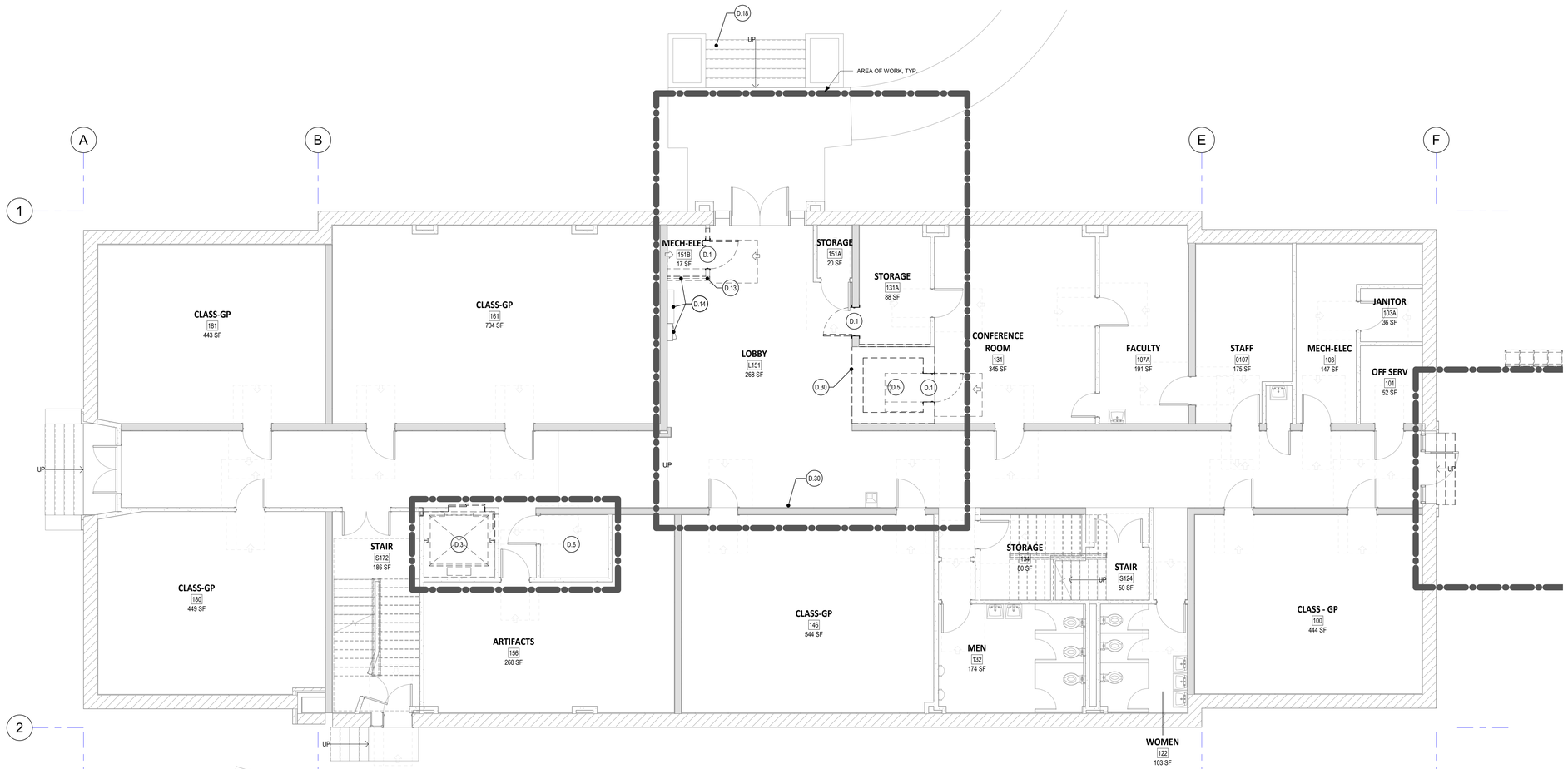
3. SEE REFLECTED CEILING PLANS FOR WORK THAT MAY IMPACT DEMOLITION
4. SEE STRUCTURAL, MECHANICAL AND ELECTRICAL DRAWINGS FOR ADDITIONAL DEMOLITION INFORMATION.
5. CONTRACTOR SHALL VERIFY ALL EXISTING DIMENSIONS, MEMBER SIZES AND CONDITIONS PRIOR TO COMMENCING WORK. ALL DIMENSIONS OF EXISTING CONSTRUCTION ARE INTENDED AS GUIDELINES ONLY AND MUST BE VERIFIED. REPORT ANY DISCREPANCIES BETWEEN DIMENSIONS FOUND IN FIELD AND DIMENSIONS ON DRAWINGS TO ARCHITECT
6. LOCATE ALL WIRES, PIPES, UTILITIES, STRUCTURAL MEMBERS, ETC. PRIOR TO ANY DEMOLITION. CUTTING OF ANY ITEM WHICH IS NOT PART OF THIS PROJECT SHALL BE REPAIRED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER, INCLUDING ANY TESTING OR SPECIAL OBSERVATION TO CORRECT THE PROBLEM
7. PATCH AND PAINT WALLS, FLOORS, AND SUBFLOOR TO MATCH EXISTING WHERE WORK HAS DISTURBED EXISTING CONDITIONS.
8. ALL EXISTING FINISHES ARE TO BE PROTECTED FROM DAMAGE. DAMAGED AREAS SHALL BE REPAIRED AT NO COST TO THE OWNER.

KEYNOTES

D.1	DEMO DOOR, FRAME AND TRIM
D.3	DEMO ELEVATOR CAB, HYDRAULICS, AND RAILS
D.5	DEMO VAULT WALLS, FLOOR, CIELING, AND PREPARE FOR NEW ELEVATOR PIT
D.6	DEMO EXISTING ELEVATOR MOTOR AND ELECTRICAL EQUIPMENT PER ELECTRICAL DRAWINGS
D.13	DEMO WALL AND ALL ASSOCIATED ELEMENTS
D.14	REMOVE AND RELOCATE ELECTRICAL PANEL (AND TELECOM WHERE APPLICABLE) TO FORMER ELEVATOR SHAFT PER ELECTRICAL DRAWINGS
D.18	DEMO SOCIAL SCIENCE LETTERING FROM ENTRY CANOPY
D.30	DEMO EXISTING DIRECTORY AND MAILBOXES



1 D1.01 DEMO - LEVEL 1
3/16" = 1'-0"

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DEMO PLAN - LEVEL 1

D1.01

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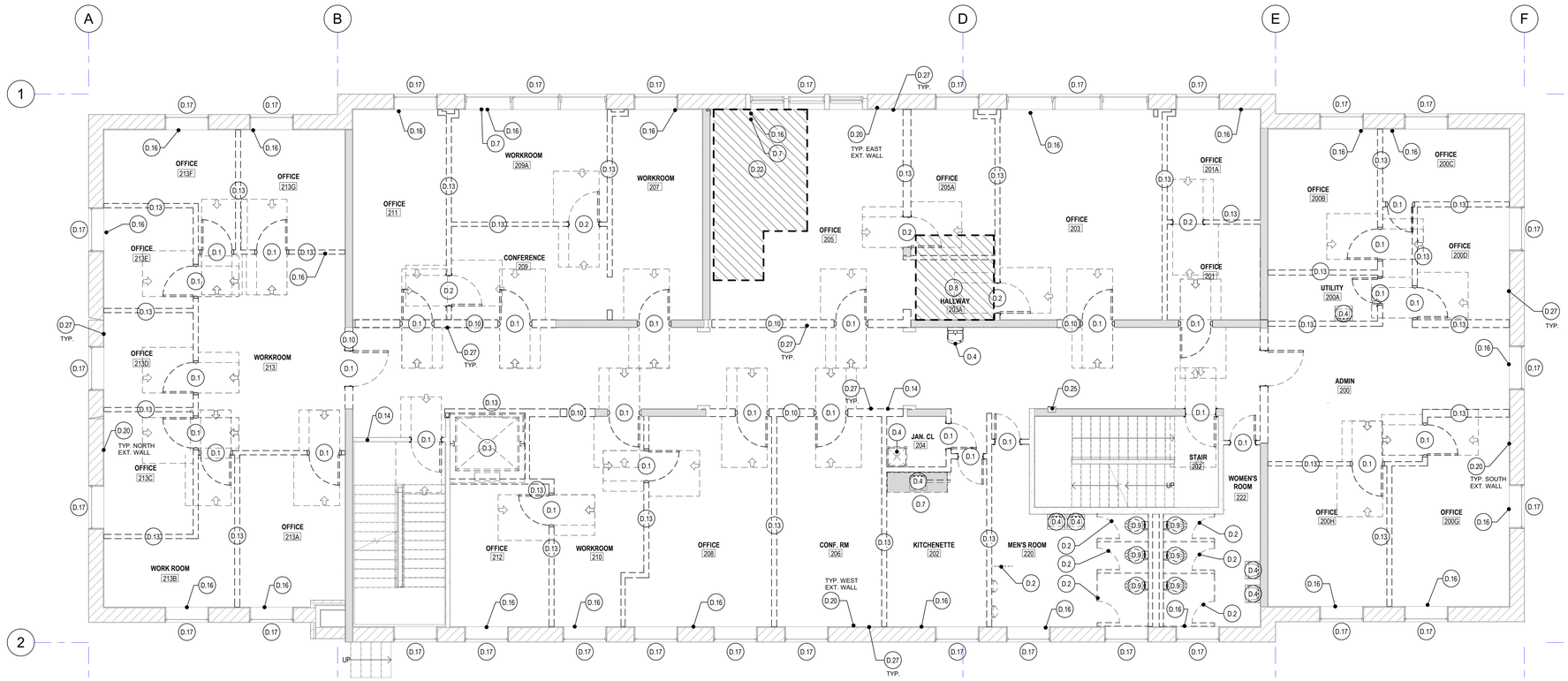
KEYNOTES

D.1	DEMO DOOR, FRAME AND TRIM
D.2	DEMO TOILET PARTITIONS
D.3	DEMO ELEVATOR CAB, HYDRAULICS, AND RAILS
D.4	DEMO SINK AND PLUMBING PER PLUMBING DRAWINGS
D.7	DEMO COUNTERS AND CASEWORK
D.8	DEMO EXISTING FLOOR AND FRAMING FOR ELEVATOR SHAFT PER STRUCTURAL DRAWINGS
D.9	DEMO TOILETS AND PLUMBING PER PLUMBING DRAWINGS
D.10	OPEN WALL FOR NEW DOOR OR CASED OPENING
D.13	DEMO WALL AND ALL ASSOCIATED ELEMENTS
D.14	REMOVE AND RELOCATE ELECTRICAL PANEL (AND TELECOM WHERE APPLICABLE) TO FORMER ELEVATOR SHAFT PER ELECTRICAL DRAWINGS
D.16	DEMO RADIATOR AND STEAM PIPE
D.17	REPAIR WINDOW GASKETS, REPLACE WINDOW PANES WHERE SEALS HAVE FAILED. ALTERNATE TO REPLACE
D.20	DEMO ALL POWER, SURFACE MOUNTED CONDUITS, BASE AND CHAIR RAIL
D.22	DEMO EXISTING FLOOR AND FRAMING FOR STAIRS PER STRUCTURAL DRAWINGS
D.25	DEMO FIRE EXTINGUISHER CABINET
D.27	SALVAGE MINIMUM 384 LINEAR FEET OF BASE AND CHAIR RAIL, ALTERNATE TO REPLACE WITH MATCHING PROFILE



1 / D1.02 DEMO - LEVEL 2
3/16" = 1'-0"

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DEMO PLAN - LEVEL 2

D1.02

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KEYNOTES

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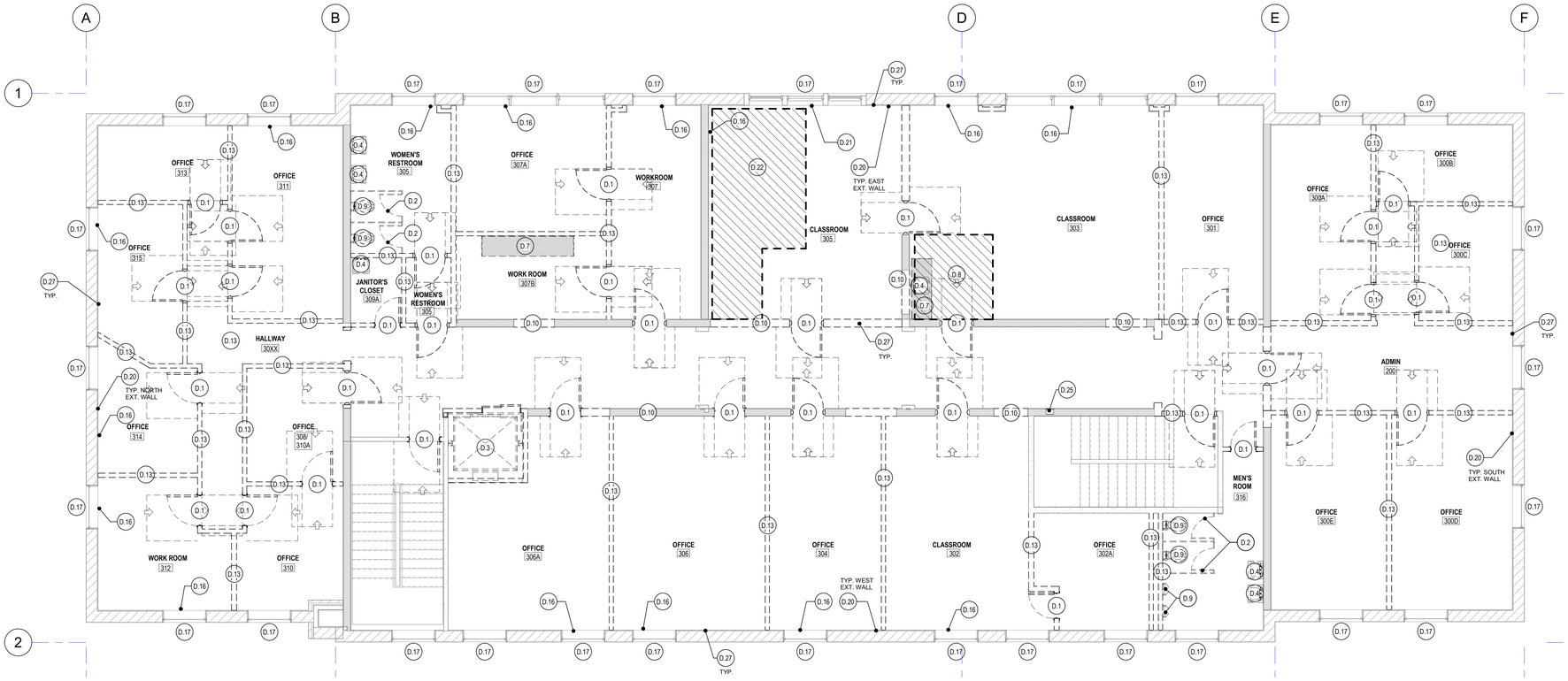
D.4	DEMO SINK AND PLUMBING PER PLUMBING DRAWINGS
D.7	DEMO COUNTERS AND CASEWORK
D.8	DEMO EXISTING FLOOR AND FRAMING FOR ELEVATOR SHAFT PER STRUCTURAL DRAWINGS
D.9	DEMO TOILETS AND PLUMBING PER PLUMBING DRAWINGS
D.10	OPEN WALL FOR NEW DOOR OR CASED OPENING
D.13	DEMO WALL AND ALL ASSOCIATED ELEMENTS
D.16	DEMO RADIATOR AND STEAM PIPE
D.17	REPAIR WINDOW GASKETS, REPLACE WINDOW PANES WHERE SEALS HAVE FAILED. ALTERNATE TO REPLACE
D.20	DEMO ALL POWER, SURFACE MOUNTED CONDUITS, BASE AND CHAIR RAIL
D.21	DEMO EXPANDED METAL FROM WINDOWS
D.22	DEMO EXISTING FLOOR AND FRAMING FOR STAIRS PER STRUCTURAL DRAWINGS
D.25	DEMO FIRE EXTINGUISHER CABINET
D.27	SALVAGE MINIMUM 384 LINEAR FEET OF BASE AND CHAIR RAIL, ALTERNATE TO REPLACE WITH MATCHING PROFILE



1 D1.03 DEMO - LEVEL 3
3/16" = 1'-0"

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DEMO PLAN - LEVEL 3

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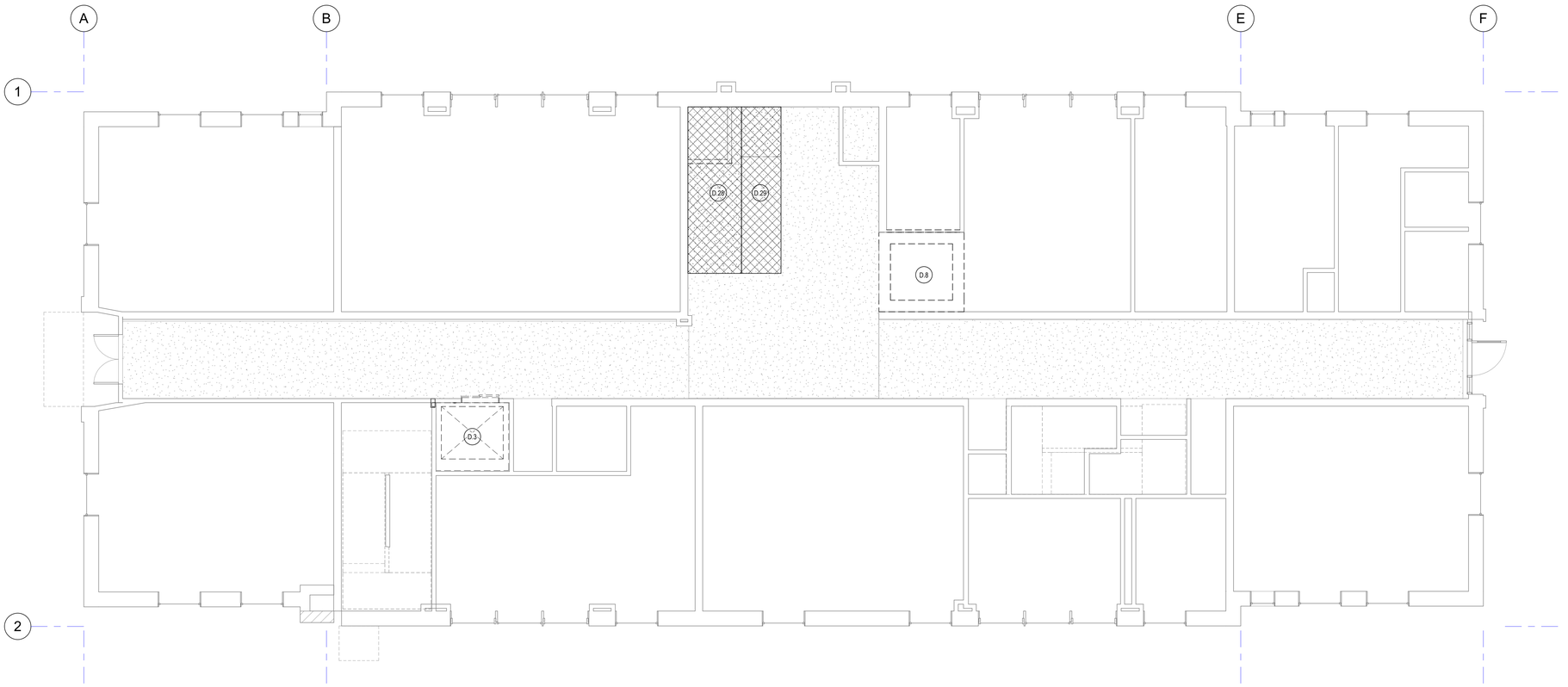
LEGEND

- EXISTING PARTITION TO BE REMOVED
- EXISTING PARTITION
- EXISTING GYP CEILING TO REMAIN
- EXISTING GYP CEILING TO BE REMOVED
- EXISTING 2X4 CEILING TILE AND GRID TO BE REMOVED
- EXISTING 2X2 CEILING TILE AND GRID TO BE REMOVED
- EXISTING 1X1 CEILING TILE TO BE REMOVED
- CEILING LIGHTS TO BE REMOVED

KEYNOTES

D.3	DEMO ELEVATOR CAB, HYDRAULICS, AND RAILS
D.8	DEMO EXISTING FLOOR AND FRAMING FOR ELEVATOR SHAFT PER STRUCTURAL DRAWINGS
D.28	ELIMINATE CEILING AND FRAMING TO RECEIVE NEW STAIR
D.29	ELIMINATE CEILING, SEE STRUCTURAL FRAMING PLAN



1 D2.01 DEMO - RCP LEVEL 1
3/16" = 1'-0"

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DEMO RCP - LEVEL 1

D2.01

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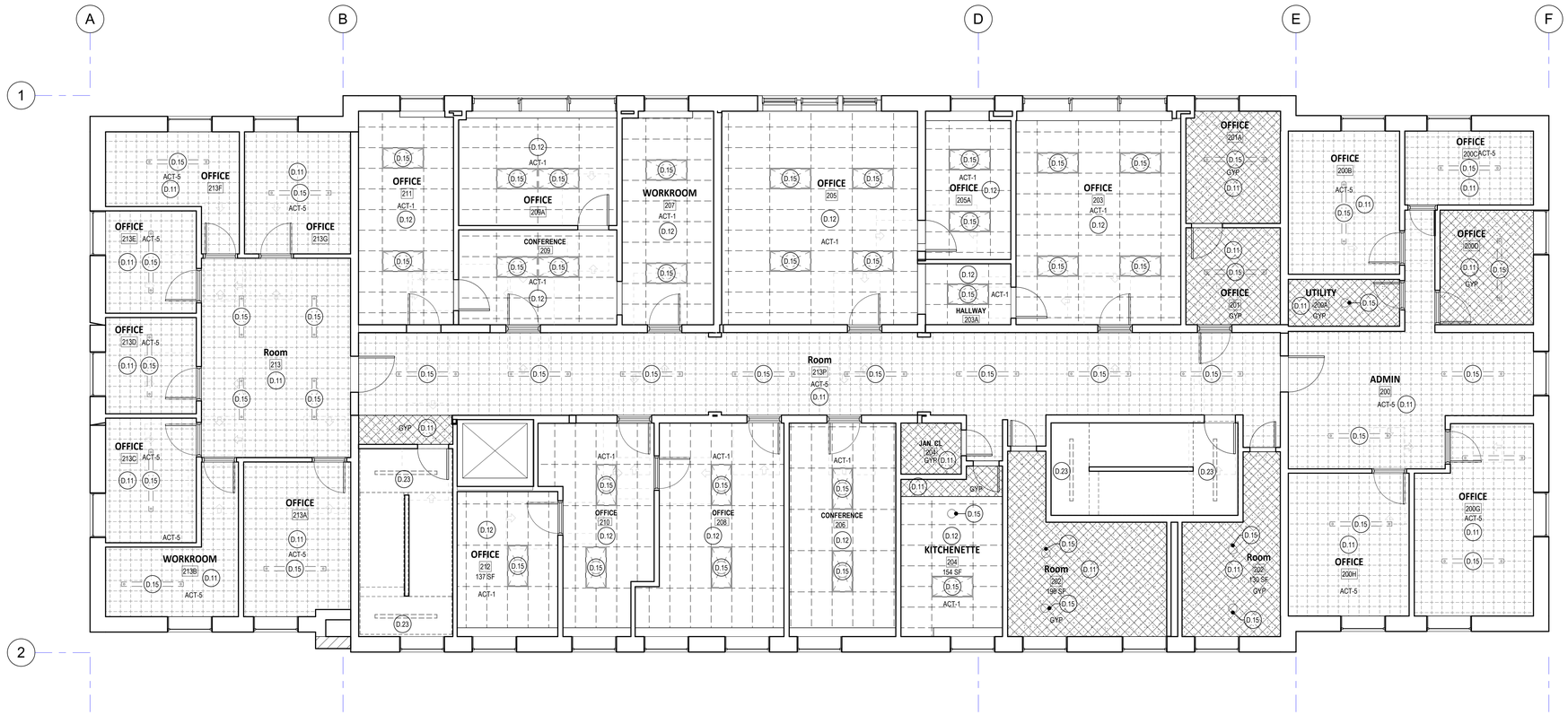
- EXISTING PARTITION
- EXISTING GYP CEILING TO REMAIN
- EXISTING GYP CEILING TO BE REMOVED
- EXISTING 2X4 CEILING TILE AND GRID TO BE REMOVED
- EXISTING 2X2 CEILING TILE AND GRID TO BE REMOVED
- EXISTING 1X1 CEILING TILE TO BE REMOVED
- CEILING LIGHTS TO BE REMOVED

KEYNOTES

D.11	DEMO CEILING TO STRUCTURE
D.12	DEMO CEILING TILES (AND GRID WHERE APPLICABLE) TO STRUCTURE
D.15	DEMO LIGHT FIXTURE PER ELECTRICAL DRAWINGS
D.23	DEMO EXISTING LIGHT FIXTURES IN STAIRWELLS



1 D2.02 DEMO - RCP LEVEL 2
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DEMO RCP - LEVEL 2

D2.02

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LEGEND

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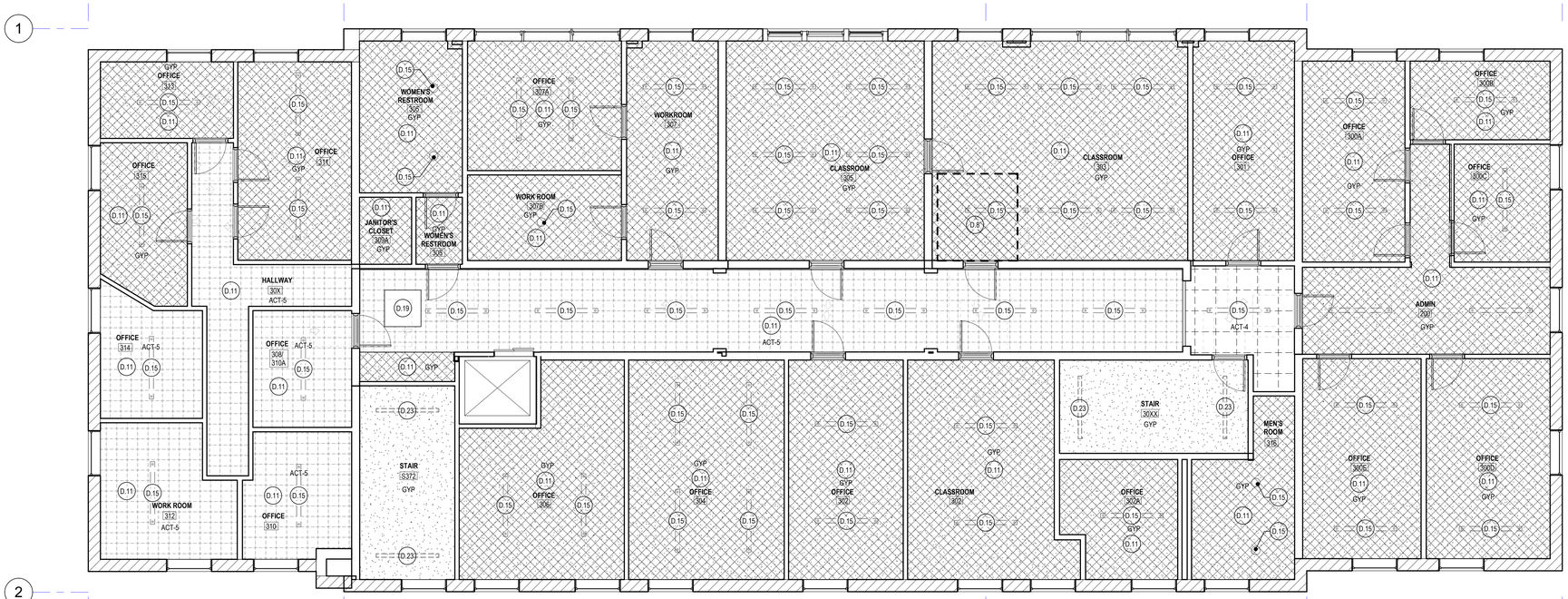
- EXISTING PARTITION
- EXISTING GYP CEILING TO REMAIN
- EXISTING GYP CEILING TO BE REMOVED
- EXISTING 2X4 CEILING TILE AND GRID TO BE REMOVED
- EXISTING 2X2 CEILING TILE AND GRID TO BE REMOVED
- EXISTING 1X1 CEILING TILE TO BE REMOVED
- CEILING LIGHTS TO BE REMOVED

KEYNOTES

D.8	DEMO EXISTING FLOOR AND FRAMING FOR ELEVATOR SHAFT PER STRUCTURAL DRAWINGS
D.11	DEMO CEILING TO STRUCTURE
D.15	DEMO LIGHT FIXTURE PER ELECTRICAL DRAWINGS
D.19	DEMO EXISTING CEILING HATCH FOR ATTIC AND ROOF ACCESS
D.23	DEMO EXISTING LIGHT FIXTURES IN STAIRWELLS



1 D2.03 DEMO - RCP LEVEL 3
3/16" = 1'-0"

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DEMO RCP - LEVEL 3

D2.03

PROJECT NO.: 21019

GENERAL NOTES

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2. REFER TO CIVIL TOP OF PAVING ELEVATIONS.
3. REFER TO LANDSCAPE FOR PLANTING INFORMATION.
4. SEE CIVIL FOR EXISTING AND PROPOSED FINISHED GRADE.
5. SEE CIVIL FOR LOCATIONS OF SERVICES.
6. SEE CIVIL FOR LOCATION OF ALL EASEMENTS.

LEGEND

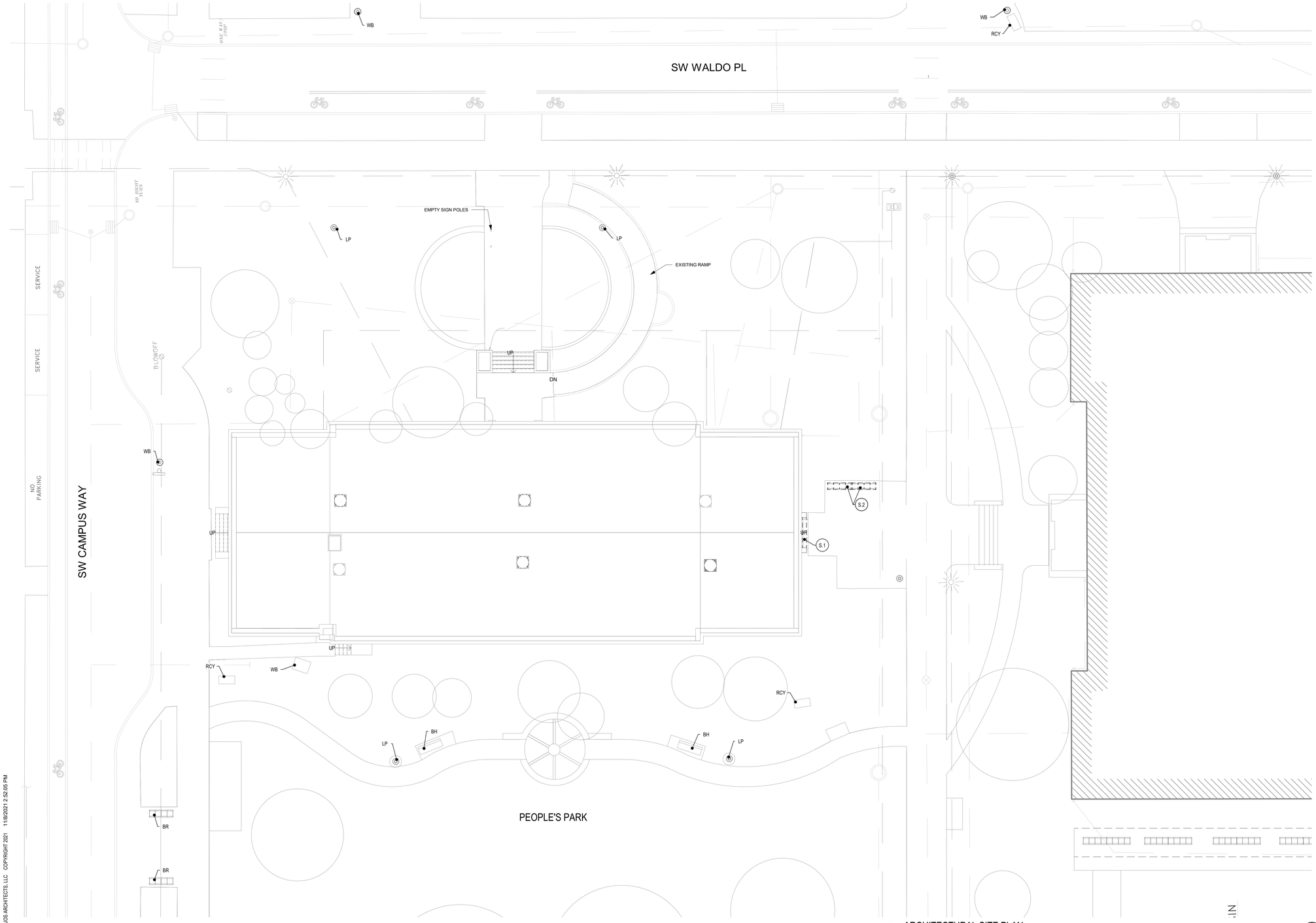
- PAINTED DIRECTIONAL ARROWS
- CONCRETE
- GRAVEL
- ASPHALT

KEYNOTES

- S.1 DEMO EXISTING STAIR
- S.2 BIKE RACKS TO BE SALVAGED FOR FUTURE INSTALLATION

EQUIPMENT LEGEND

- BH BENCH
- BR BIKE RACK
- LP LIGHTPOST
- RCY RECYCLE
- WB WASTE BASKET



1 A1.01 ARCHITECTURAL SITE PLAN
1" = 10'-0"

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SITE PLAN - EXS'T

A1.01

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LEGEND

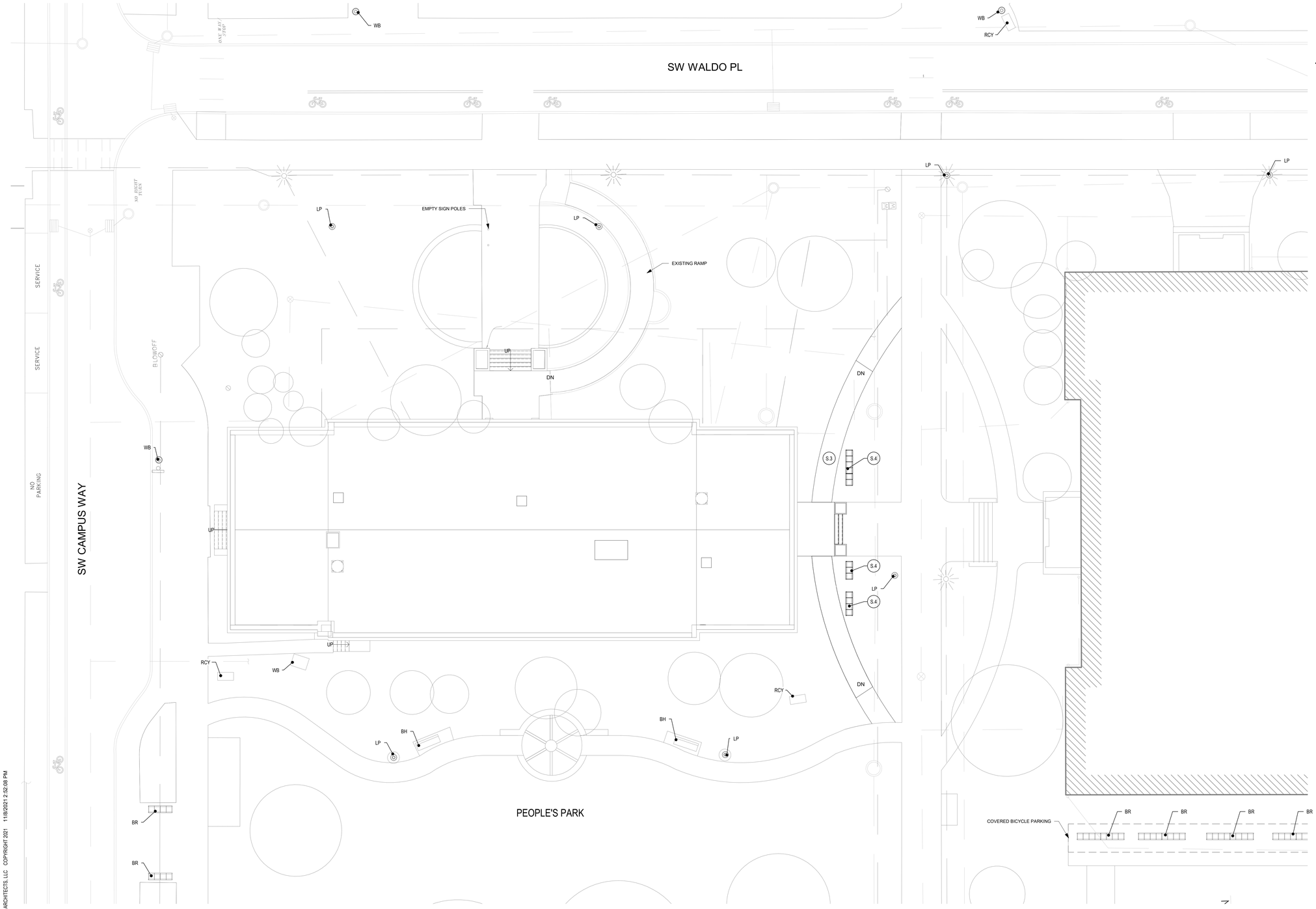
- PAINTED DIRECTIONAL ARROWS
- CONCRETE
- GRAVEL
- ASPHALT

KEYNOTES

- S.3 INSTALL NEW RAMP TO HAVE MAX RUNNING SLOPE OF 4% PER OSU STANDARDS
- S.4 INSTALL SALVAGED BIKE RACKS

EQUIPMENT LEGEND

BH	BENCH
BR	BIKE RACK
LP	LIGHTPOST
RCY	RECYCLE
WB	WASTE BASKET



1 A1.02 ARCHITECTURAL SITE PLAN
1" = 10'-0"

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Oregon State University

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REVISIONS:

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SITE PLAN - NEW

A1.02

PROJECT NO.: 21019

GENERAL NOTES

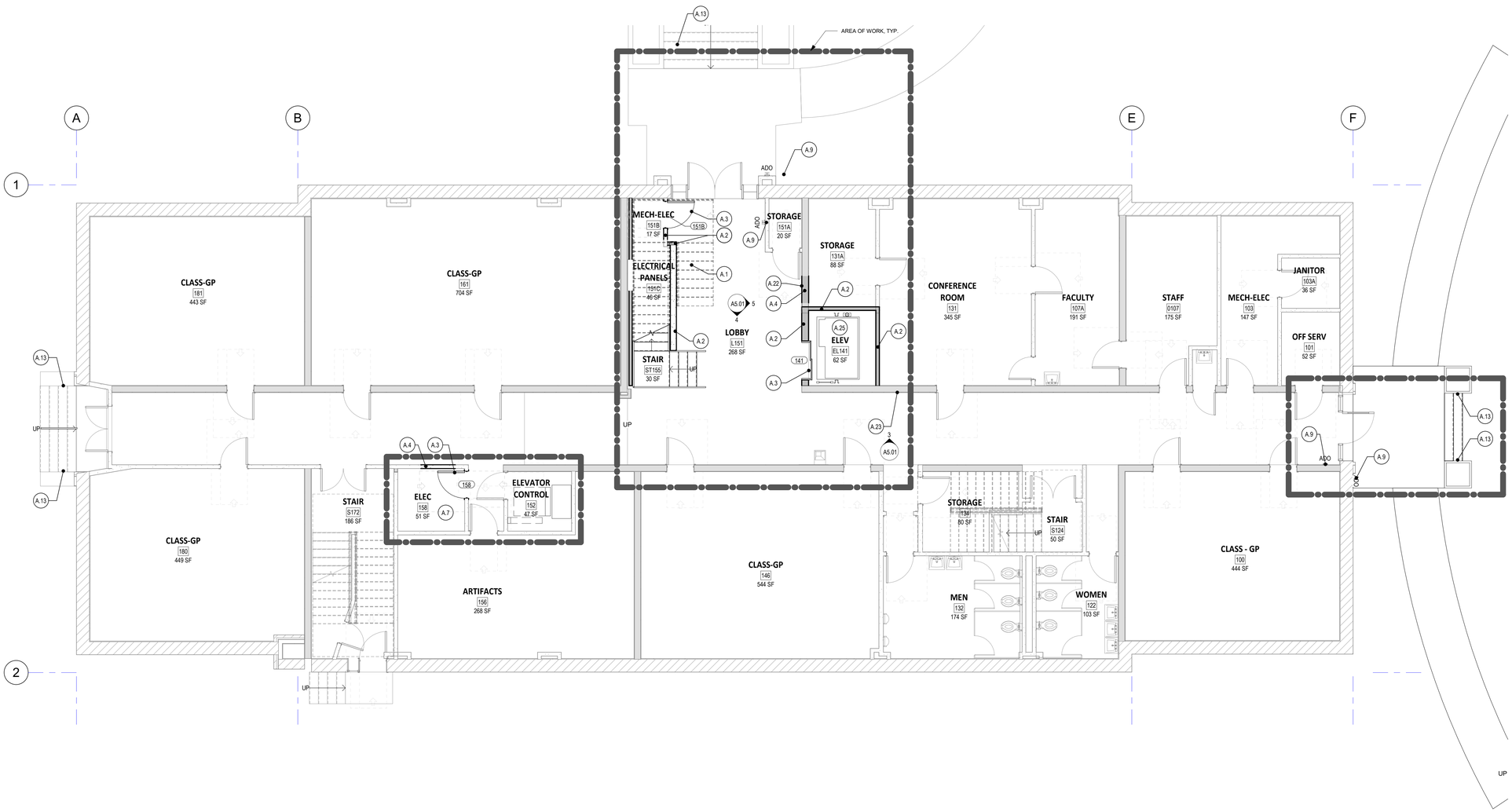
1. SEE PARTITION TYPES SHEET FOR LEGEND AND CONSTRUCTION ASSEMBLIES.
2. ALL DIMENSIONS TO FACE OF STUD UNLESS OTHERWISE NOTED.
3. SEE MECHANICAL AND ELECTRICAL FOR ADDITIONAL INFORMATION.
4. ALL WALLS TO BE P13 U.N.O.
5. INTEGRAL BASE TO BE INSTALLED IN ALL HOUSEKEEPING CLOSETS, SOILED HOLD ROOMS, AND TOILET ROOMS (UNLESS NOTED OTHERWISE).

LEGEND

	EXISTING PARTITION
	NEW PARTITION
CR	CARD READER
	CORNER GUARD

KEYNOTES

A.1	INSTALL NEW STAIR PER VERTICAL CIRCULATION DRAWINGS
A.2	ADD TEXT HERE
A.3	INSTALL NEW DOOR PER DOOR SCHEDULE
A.4	FILL WALL WHERE DOOR WAS REMOVED
A.7	RELOCATE ELECTRICAL PANELS FROM LOBBY TO FORMER ELEVATOR SHAFT
A.9	INSTALL AUTO DOOR OPENER
A.13	INSTALL NEW HANDRAILS
A.22	INSTALL NEW DIRECTORY, BULLETIN AND DIGITAL INFORMATION SCREEN
A.23	INSTALL NEW MAILBOXES, RECESSED 6 INCHES IN WALL
A.25	INSTALL NEW ELEVATOR PER VERTICAL CIRCULATION DRAWINGS



1 A2.01 FLOOR PLAN - LEVEL 1
3/16" = 1'-0"

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FLOOR PLAN - LEVEL 1

A2.01

PROJECT NO.: 21019

GENERAL NOTES

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4. ALL WALLS TO BE P13 U.N.O.
5. INTEGRAL BASE TO BE INSTALLED IN ALL HOUSEKEEPING CLOSETS, SOILED HOLD ROOMS, AND TOILET ROOMS (UNLESS NOTED OTHERWISE).

LEGEND

	EXISTING PARTITION
	NEW PARTITION
CR	CARD READER
	CORNER GUARD

KEYNOTES

A.3	INSTALL NEW DOOR PER DOOR SCHEDULE
A.4	FILL WALL WHERE DOOR WAS REMOVED
A.5	INSTALL NEW PLUMING PER PLUMBING DRAWINGS
A.6	INSTALL NEW CASEWORK PER ELEVATIONS
A.14	INSTALL NEW FIRE EXTINGUISHER CABINET
A.20	ADD ALTERNATE - TYPICAL ALL EXTERIOR WALLS - PROVIDE 3" METAL STUD FURRING AT 24" OC WITH 3" RIGID INSULATION (R-21)
A.25	INSTALL NEW ELEVATOR PER VERTICAL CIRCULATION DRAWINGS

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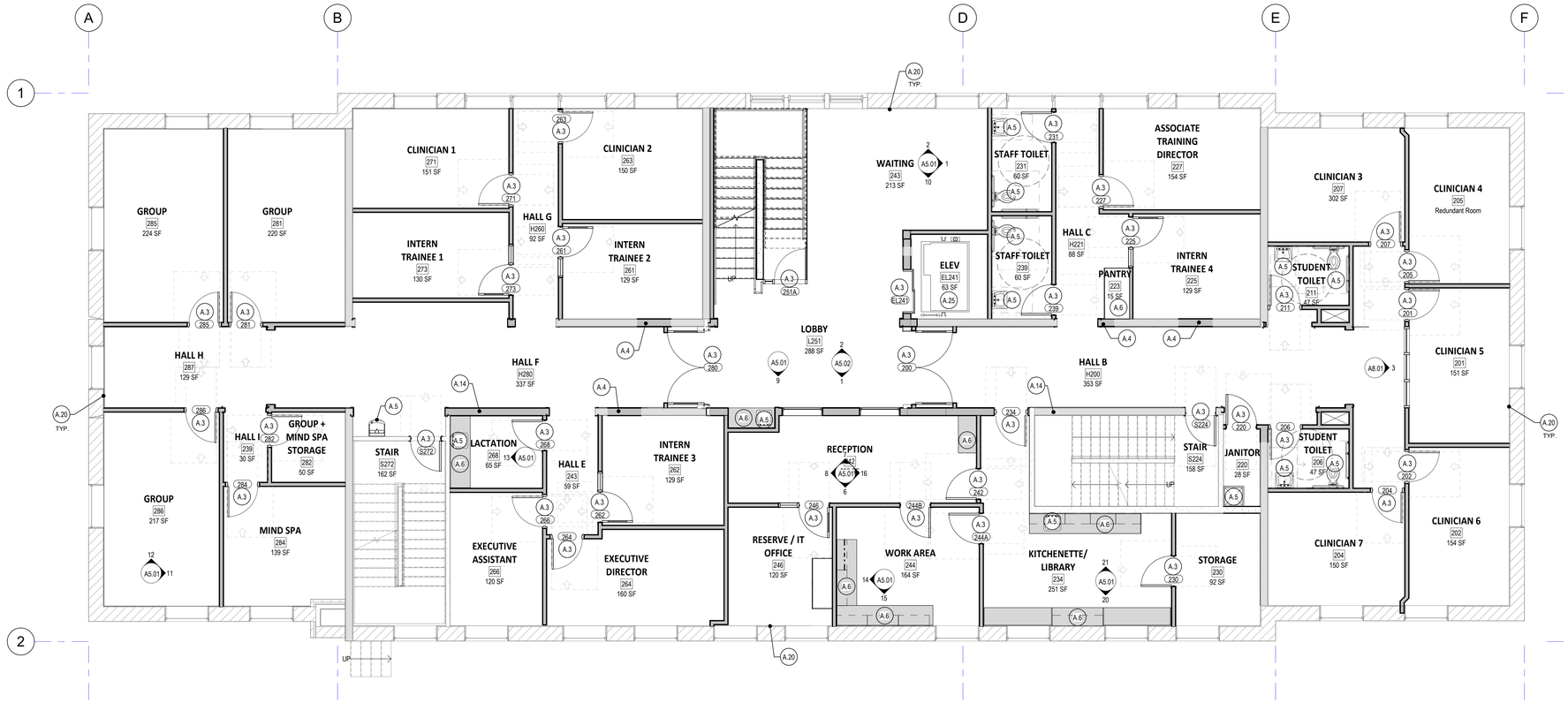

1 LEVEL 2
A2.02 3/16" = 1'-0"

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FLOOR PLAN - LEVEL 2

A2.02

PROJECT NO.: 21019

GENERAL NOTES

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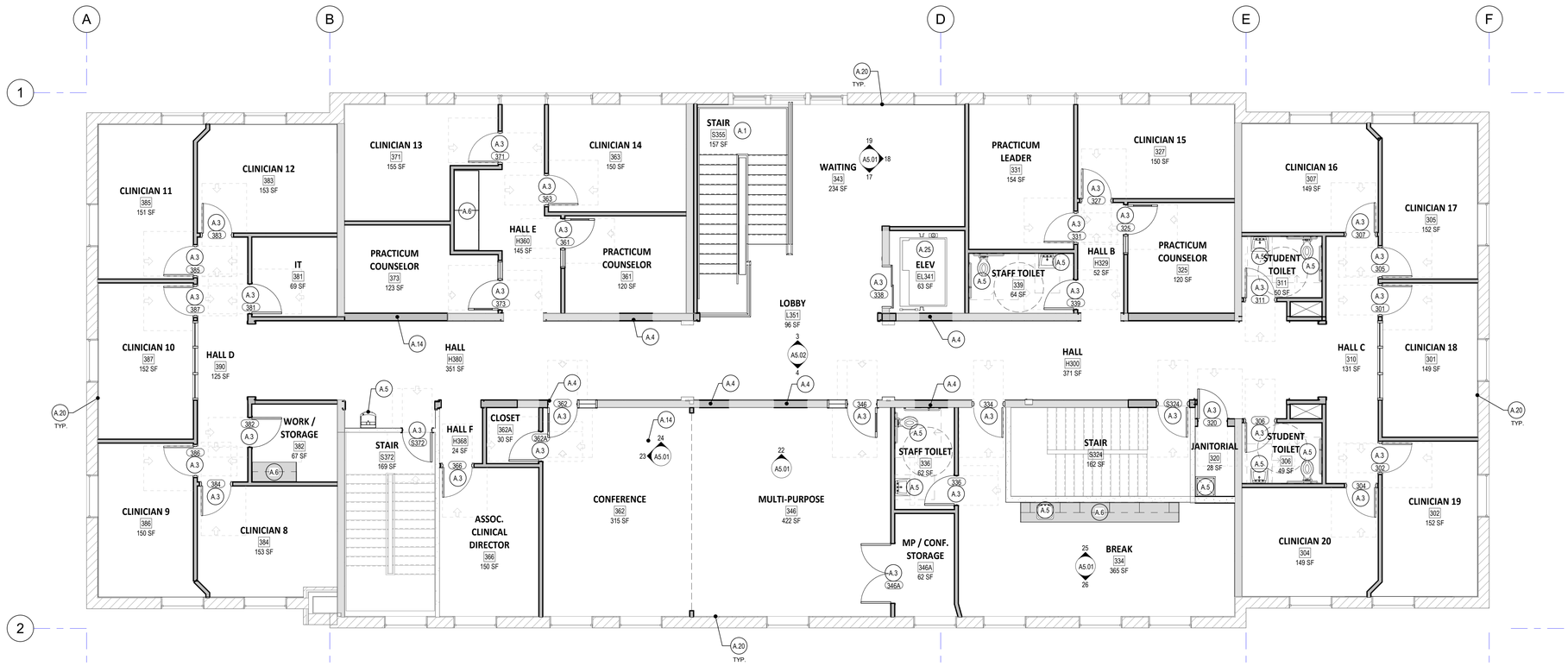
4. ALL WALLS TO BE P13 U.N.O.
5. INTEGRAL BASE TO BE INSTALLED IN ALL HOUSEKEEPING CLOSETS, SOILED HOLD ROOMS, AND TOILET ROOMS (UNLESS NOTED OTHERWISE).

LEGEND

	EXISTING PARTITION
	NEW PARTITION
CR	CARD READER
	CORNER GUARD

KEYNOTES

A.1	INSTALL NEW STAIR PER VERTICAL CIRCULATION DRAWINGS
A.3	INSTALL NEW DOOR PER DOOR SCHEDULE
A.4	FILL WALL WHERE DOOR WAS REMOVED
A.5	INSTALL NEW PLUMING PER PLUMBING DRAWINGS
A.6	INSTALL NEW CASEWORK PER ELEVATIONS
A.14	INSTALL NEW FIRE EXTINGUISHER CABINET
A.20	ADD ALTERNATE - TYPICAL ALL EXTERIOR WALLS - PROVIDE 3" METAL STUD FURRING AT 24" OC WITH 3" RIGID INSULATION (R-21)
A.25	INSTALL NEW ELEVATOR PER VERTICAL CIRCULATION DRAWINGS



1 LEVEL 3
A2.03 3/16" = 1'-0"

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FLOOR PLAN - LEVEL 3

A2.03

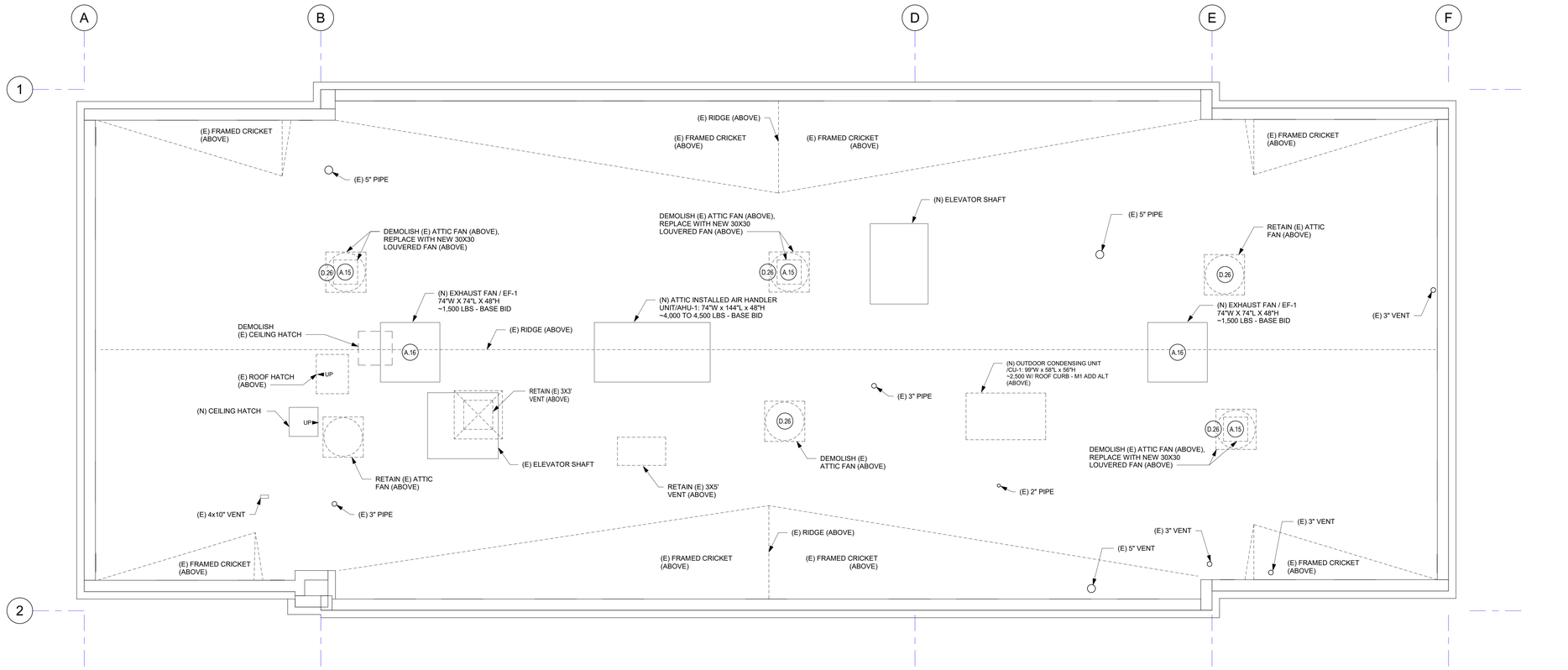
PROJECT NO.: 21019

GENERAL NOTES

1. SEE MECHANICAL AND ELECTRICAL FOR ADDITIONAL ITEMS TO BE ACCOMODATED IN THE ROOF COVERING
2. NRCA STANDARDS TO BE FOLOWED

KEYNOTES

A.15 ADD TEXT HERE
A.16 ADD TEXT HERE
D.26 DEMO EXISTING ATTIC FAN



3 A2.20 ATTIC PLAN
3/16" = 1'-0"

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ATTIC PLAN

A2.20

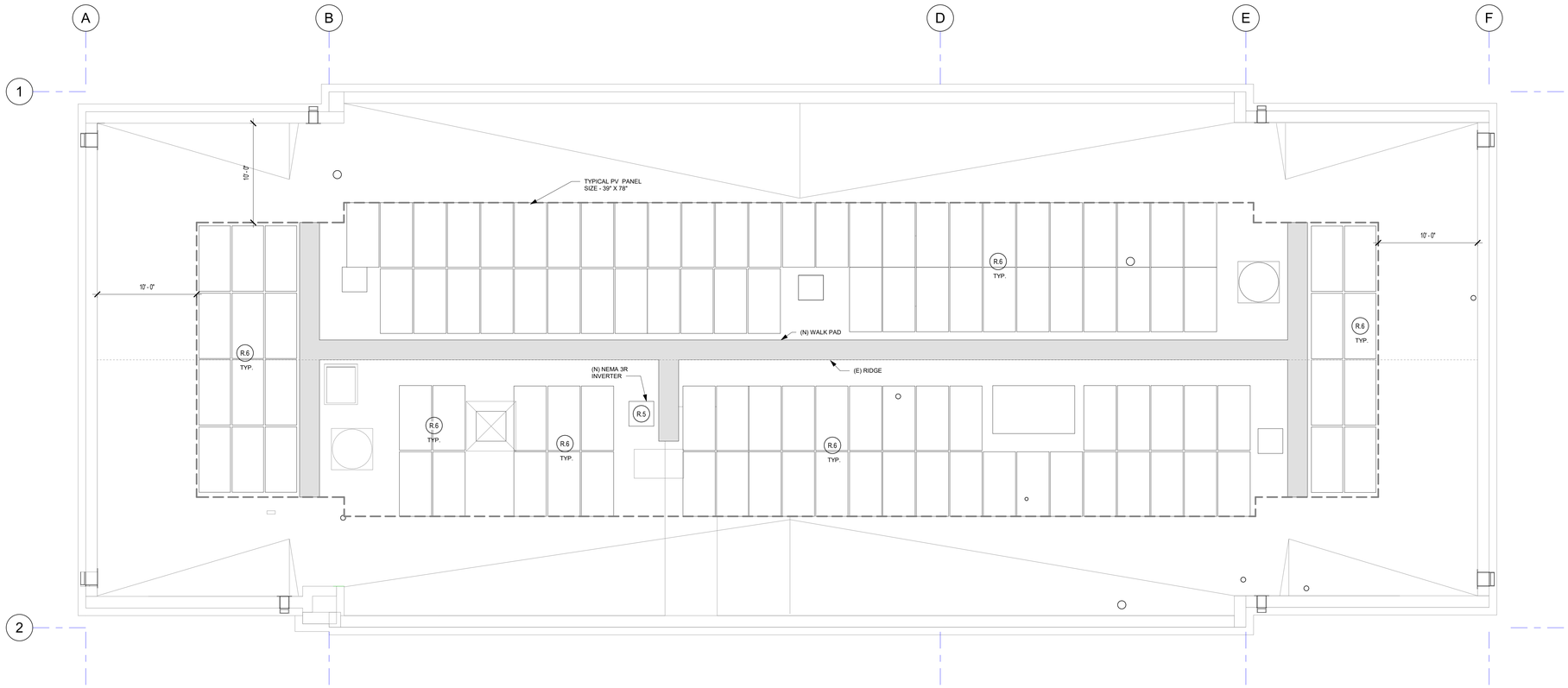
PROJECT NO.: 21019

GENERAL NOTES

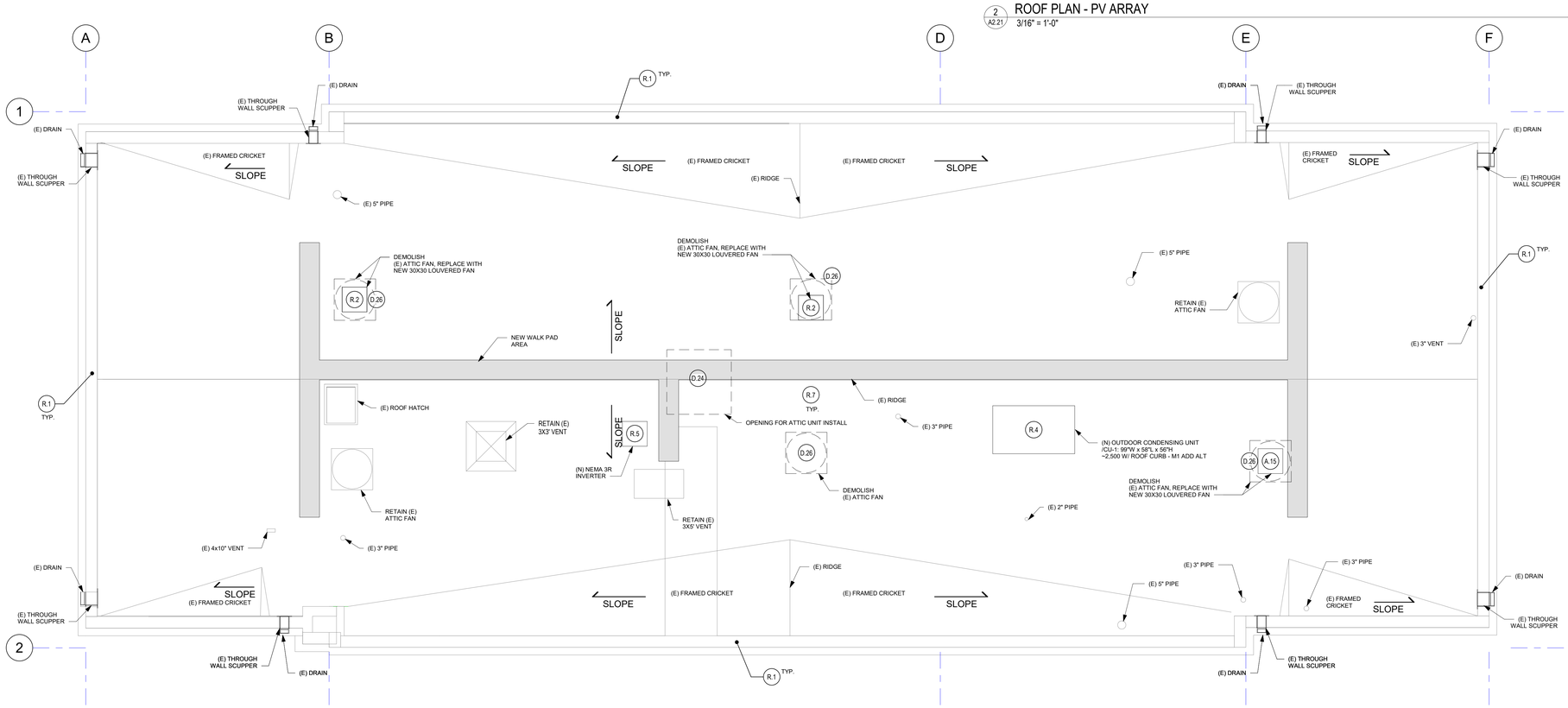
1. SEE MECHANICAL AND ELECTRICAL FOR ADDITIONAL ITEMS TO BE ACCOMODATED IN THE ROOF COVERING
2. NRCA STANDARDS TO BE FOLOWED

KEYNOTES

A.15	ADD TEXT HERE
D.24	DEMO OPENING FOR ATTIC UNIT INSTALL
D.26	DEMO EXISTING ATTIC FAN
R.1	INSTALL NEW COPING ON ROOF
R.2	INSTALL NEW LOUVERED FAN ON ROOF
R.4	INSTALL NEW CONDENSING UNIT ON ROOF
R.5	INSTALL NEMA 3R INVERTER ON THE ROOF
R.6	USE MECHANICALLY ATTACHED FLASHED MOUNTS FOR ALL PV PANELS
R.7	INSTALL NEW TPO ROOF ASSEMBLY; TPO MEMBRANE - WHITE (HIGH ALBEDO)



2 A2.21 ROOF PLAN - PV ARRAY
3/16" = 1'-0"



1 A2.21 ROOF PLAN
3/16" = 1'-0"

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ROOF PLAN AND PHOTOVOLTAIC PLAN

A2.21

PROJECT NO.: 21019

FINISH SCHEDULE

ROOM NO.	ROOM NAME	FLOOR		WALLS												COMMENTS
				NORTH			EAST			SOUTH			WEST			
		FLOOR	BASE	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	
100	CLASS - GP															
101	OFF SERV															
103	MECH-ELEC															
103A	JANITOR															
105	CL															
0107	STAFF															
107A	FACULTY															
122	WOMEN															
131	CONFERENCE ROOM															
131A	STORAGE															
132	MEN															
134	STORAGE															
146	CLASS-GP															
151A	STORAGE															
151B	MECH-ELEC															
151C	ELECTRICAL PANELS															
152	ELEVATOR CONTROL															
156	ARTIFACTS															
158	ELEC															
161	CLASS-GP															
180	CLASS-GP															
181	CLASS-GP															
EL141	ELEV															
L151	LOBBY															
S124	STAIR															
S172	STAIR															
ST155	STAIR															

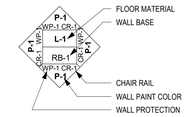
GENERAL NOTES

1. REFER TO INTERIOR FINISH SPECIFICATIONS FOR PROJECT DESCRIPTIONS AND ADDITIONAL INFORMATION.
2. FILL ALL HOLES CRACKS AND RECESSES IN CONCRETE FLOOR WITH NON-SHRINK GROUT FOR A SMOOTH FINISH PREPARED TO RECEIVE FLOOR FINISH.
3. HEAT WELD ALL SHEET VINYL SEAMS.
4. TOP-SET RUBBER OR VINYL WALL BASE, WHERE USED, SHALL BE SEALED TIGHTLY TO THE FLOOR AS WELL AS TO THE WALL.
5. GENERAL WALL PAINT IS P-1 UNLESS NOTED OTHERWISE.
6. SEE INTERIOR ELEVATIONS FOR WALL PROTECTION AND CHAIR RAIL HEIGHT
7. SEE INTERIOR ELEVATIONS FOR TILE PATTERNS AND LOCATION OF ACCENTS
8. P-LAM SOFFITS TO MATCH UPPER CABINET U.N.O.
9. REFER TO WINDOW TYPE SHEET FOR WINDOW COVERINGS
10. PROVIDE BACKSPLASH MATCHING COUNTER MATERIAL WHERE COUNTER ABUTS WALL (UNLESS NOTED OTHERWISE).
11. ALL WINDOW SILLS TO BE SOLID SURFACE (UNLESS NOTED OTHERWISE).
12. INTEGRAL BASE TO BE INSTALLED IN ALL HOUSEKEEPING CLOSETS, SOILED HOLD ROOMS, AND TOILET ROOMS (UNLESS NOTED OTHERWISE).

LEGEND

P-2 ACCENT WALL FINISH

ROOM FINISH TAG



KEYNOTES

1 A2.51 FINISH PLAN - LEVEL 1
3/16" = 1'-0"

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FINISH PLAN - LEVEL 1

A2.51

PROJECT NO.: 21019

FINISH SCHEDULE

ROOM NO.	ROOM NAME	FLOOR	BASE	WALLS														COMMENTS
				NORTH			EAST			SOUTH			WEST					
				PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL			
201	CLINICIAN 5	CPT-1	RB-1	P-2			P-3			P-2			P-2					
202	CLINICIAN 6	CPT-1	RB-1	P-2			P-3			P-2			P-2					
204	CLINICIAN 7	CPT-1	RB-1	P-2			P-2			P-2			P-3					
205	CLINICIAN 4	CPT-1	RB-1	P-2			P-3			P-2			P-2					
206	STUDENT TOILET	LNO-1	RB-1	P-1			P-1	1		P-1	1		P-1					
207	CLINICIAN 3	CPT-1	RB-1	P-2			P-2			P-2			P-3					
211	STUDENT TOILET	LNO-1	RB-1	P-1	1		P-1	1		P-1			P-1					
220	JANITOR																	
223	PANTRY																	
225	INTERN TRAINEE 4	CPT-1	RB-1	PT-2			PT-2			PT-3			PT-2					
227	ASSOCIATE TRAINING DIRECTOR	CPT-1	RB-1	P-2	1		P-3			P-2			P-2	1				
230	STORAGE	LNO-1	RB-1	P-1			P-1			P-1			P-1					
231	STAFF TOILET	LNO-1	RB-1	P-2	1		P-2			P-2			P-2	1				
232	HALL																	
234	KITCHENETTE/ LIBRARY	LNO-1	RB-1	P-1			P-1			P-1			P-1					
239	HALL I																	
239	STAFF TOILET	LNO-1	RB-1	P-1	1		P-1			P-1			P-1	1				
242	RECEPTION	CPT-1	RB-1	P-2			P-2			P-3			P-2					
242	HALL																	
243	WAITING	CPT-1	RB-1	P-1			P-1			P-1			P-1					
243	HALL E																	
244	WORK AREA	CPT-1	RB-1	P-2			P-2			P-2			P-2					
244	GROUP WAIT																	
246	RESERVE / IT OFFICE	CPT-1	RB-1	P-2			P-2			P-2			P-3					

FINISH SCHEDULE

ROOM NO.	ROOM NAME	FLOOR	BASE	WALLS														COMMENTS
				NORTH			EAST			SOUTH			WEST					
				PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL			
248	HALL D																	
251	HALL																	
261	INTERN TRAINEE 2	CPT-1	RB-1	P-2			P-2			P-3			P-2					
262	INTERN TRAINEE 3	CPT-1	RB-1	P-3			P-2			P-2			P-2					
263	CLINICIAN 2	CPT-1	RB-1	P-2			P-2			P-3			P-2					
264	EXECUTIVE DIRECTOR	CPT-1	RB-1	P-2			P-2			P-3			P-2					
266	EXECUTIVE ASSISTANT	CPT-1	RB-1	P-2			P-2			P-2			P-3					
268	LACTATION	LNO-1	RB-1	P-1			P-1			P-1			P-1					
271	CLINICIAN 1	CPT-1	RB-1	P-3			P-2			P-2			P-2					
273	INTERN TRAINEE 1	CPT-1	RB-1	P-3			P-2			P-2			P-2					
285	GROUP	CPT-1	RB-1	P-2			P-2			P-2			P-2					
286	GROUP	CPT-1	RB-1	P-2			P-2			P-2			P-2					
287	HALL H	LNO-1	RB-1	P-1			P-1			P-1			P-1					
EL241	ELEV																	
H200	HALL B	LNO-1	RB-1	P-1			P-1			P-1			P-1					
H221	HALL C																	
H260	HALL G																	
H280	HALL F	CPT-1	RB-1	P-1			P-1			P-1			P-1					
L251	LOBBY	LNO-1	RB-1	P-1			P-1			P-1			P-1					
S224	STAIR																	
S272	STAIR																	

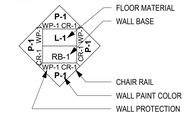
GENERAL NOTES

1. REFER TO INTERIOR FINISH SPECIFICATIONS FOR PROJECT DESCRIPTIONS AND ADDITIONAL INFORMATION.
2. FILL ALL HOLES CRACKS AND RECESSES IN CONCRETE FLOOR WITH NON-SHRINK GROUT FOR A SMOOTH FINISH PREPARED TO RECEIVE FLOOR FINISH.
3. HEAT WELD ALL SHEET VINYL SEAMS.
4. TOP-SET RUBBER OR VINYL WALL BASE, WHERE USED, SHALL BE SEALED TIGHTLY TO THE FLOOR AS WELL AS TO THE WALL.
5. GENERAL WALL PAINT IS P-1 UNLESS NOTED OTHERWISE.
6. SEE INTERIOR ELEVATIONS FOR WALL PROTECTION AND CHAIR RAIL HEIGHT
7. SEE INTERIOR ELEVATIONS FOR TILE PATTERNS AND LOCATION OF ACCENTS
8. P-LAM SOFFITS TO MATCH UPPER CABINET U.N.O.
9. REFER TO WINDOW TYPE SHEET FOR WINDOW COVERINGS
10. PROVIDE BACKSPLASH MATCHING COUNTER MATERIAL WHERE COUNTER ABUTS WALL (UNLESS NOTED OTHERWISE).
11. ALL WINDOW SILLS TO BE SOLID SURFACE (UNLESS NOTED OTHERWISE).
12. INTEGRAL BASE TO BE INSTALLED IN ALL HOUSEKEEPING CLOSETS, SOILED HOLD ROOMS, AND TOILET ROOMS (UNLESS NOTED OTHERWISE).

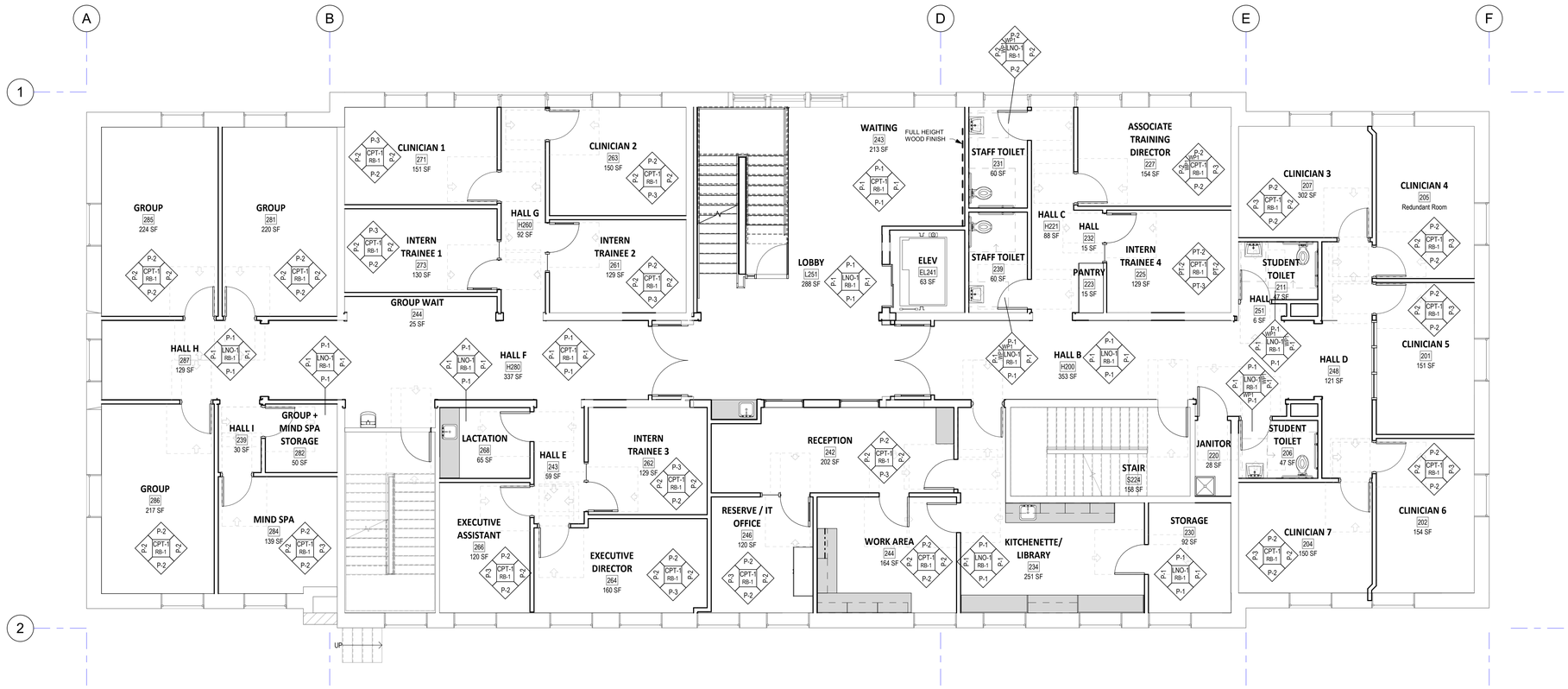
LEGEND

P-2 ACCENT WALL FINISH

ROOM FINISH TAG



KEYNOTES



1 A2.52 FINISH PLAN - LEVEL 2
3/16" = 1'-0"

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FINISH PLAN - LEVEL 2

A2.52

PROJECT NO.: 21019

FINISH SCHEDULE

ROOM NO.	ROOM NAME	FLOOR		WALLS														COMMENTS
				NORTH			EAST			SOUTH			WEST					
		FLOOR	BASE	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL		
301	CLINICIAN 18	CPT-1	RB-1	P-2			P-3			P-2			P-2				
302	CLINICIAN 19	CPT-1	RB-1	P-2			P-3			P-3			P-2				
304	CLINICIAN 20	CPT-1	RB-1	P-2			P-1			P-1			P-3				
305	CLINICIAN 17	CPT-1	RB-1	P-2			P-3			P-2			P-2				
306	STUDENT TOILET	LNO-1	RB-1	P-1			P-1			P-1			P-1				
307	CLINICIAN 16	CPT-1	RB-1	P-2			P-2			P-2			P-3				
310	HALL C																
311	STUDENT TOILET	LNO-1	RB-1	P-1	1		P-1	1		P-1			P-1				
320	JANITORIAL																
325	PRACTICUM COUNSELOR	CPT1	RB-1	P-2			P-2			P-3			P-2				
327	CLINICIAN 15	CPT-1	RB-1	P-2			P-3			P-2			P-2				
331	PRACTICUM LEADER	CPT-1	RB-1	P-3			P-2			P-2			P-2				
334	BREAK	LNO-1	RB-1	P-1			P-1			P-1			P-1				
336	STAFF TOILET	LNO-1	R-1	P-1			P-1			P-1			P-1				
338	HALL																
339	STAFF TOILET	LNO-1	RB-1	P-1			P-1			P-1			P-1				
343	WAITING	CPT-1	RB-1	P-1			P-1			P-1			P-1				
346	MULTI-PURPOSE	CPT-1	RB-1	P-3			P-2			P-2			P-2				
346A	MP / CONF. STORAGE	CPT-1	RB-1	P-2			P-2			P-2			P-2				
361	PRACTICUM COUNSELOR	CPT-1	RB-1	P-2			P-2			P-3			P-2				
362	CONFERENCE	CPT-1	RB-1	P-3			P-2			P-2			P-2				

FINISH SCHEDULE

ROOM NO.	ROOM NAME	FLOOR		WALLS														COMMENTS
				NORTH			EAST			SOUTH			WEST					
		FLOOR	BASE	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL	PAINT	WALL PROTECTION	CHAIR RAIL		
362A	CLOSET	CPT-1	RB-1	P-2			P-2			P-2			P-2				
363	CLINICIAN 14	CPT-1	RB-1	P-2			P-3			P-2			P-2				
366	ASSOC. CLINICAL DIRECTOR	CPT-1	RB-1	P-2			P-3			P-2			P-2				
371	CLINICIAN 13	CPT-1	RB-1	P-2			P-2			P-2			P-3				
373	PRACTICUM COUNSELOR	CPT-1	RB-1	P-3			P-2			P-2			P-2				
381	IT	LNO-1	RB-1	P-1			P-1			P-1			P-1				
382	WORK / STORAGE	LNO-1	RB-1	P-1			P-1			P-1			P-1				
383	CLINICIAN 12	CPT-1	RB-1	P-2			P-3			P-2			P-2				
384	CLINICIAN 8	CPT-1	RB-1	P-2			P-3			P-2			P-2				
385	CLINICIAN 11	CPT-1	RB-1	P-2			P-2			P-2			P-3				
386	CLINICIAN 9	CPT-1	RB-1	P-2			P-2			P-3			P-3				
387	CLINICIAN 10	CPT-1	RB-1	P-2			P-2			P-3			P-3				
390	HALL D																
EL341	ELEV																
H300	HALL																
H329	HALL B																
H360	HALL E																
H368	HALL F																
H380	HALL	LNO-1	RB-1	P-1			P-1			P-1			P-1				
L351	LOBBY	LNO-1	RB-1	P-1			P-1			P-1			P-1				
S324	STAIR																
S355	STAIR																
S372	STAIR																

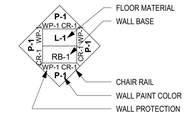
GENERAL NOTES

1. REFER TO INTERIOR FINISH SPECIFICATIONS FOR PROJECT DESCRIPTIONS AND ADDITIONAL INFORMATION.
2. FILL ALL HOLES CRACKS AND RECESSES IN CONCRETE FLOOR WITH NON-SHRINK GROUT FOR A SMOOTH FINISH PREPARED TO RECEIVE FLOOR FINISH.
3. HEAT WELD ALL SHEET VINYL SEAMS.
4. TOP-SET RUBBER OR VINYL WALL BASE, WHERE USED, SHALL BE SEALED TIGHTLY TO THE FLOOR AS WELL AS TO THE WALL.
5. GENERAL WALL PAINT IS P-1 UNLESS NOTED OTHERWISE.
6. SEE INTERIOR ELEVATIONS FOR WALL PROTECTION AND CHAIR RAIL HEIGHT
7. SEE INTERIOR ELEVATIONS FOR TILE PATTERNS AND LOCATION OF ACCENTS
8. P-LAM SOFFITS TO MATCH UPPER CABINET U.N.O.
9. REFER TO WINDOW TYPE SHEET FOR WINDOW COVERINGS
10. PROVIDE BACKSPLASH MATCHING COUNTER MATERIAL WHERE COUNTER ABUTS WALL (UNLESS NOTED OTHERWISE).
11. ALL WINDOW SILLS TO BE SOLID SURFACE (UNLESS NOTED OTHERWISE).
12. INTEGRAL BASE TO BE INSTALLED IN ALL HOUSEKEEPING CLOSETS, SOILED HOLD ROOMS, AND TOILET ROOMS (UNLESS NOTED OTHERWISE).

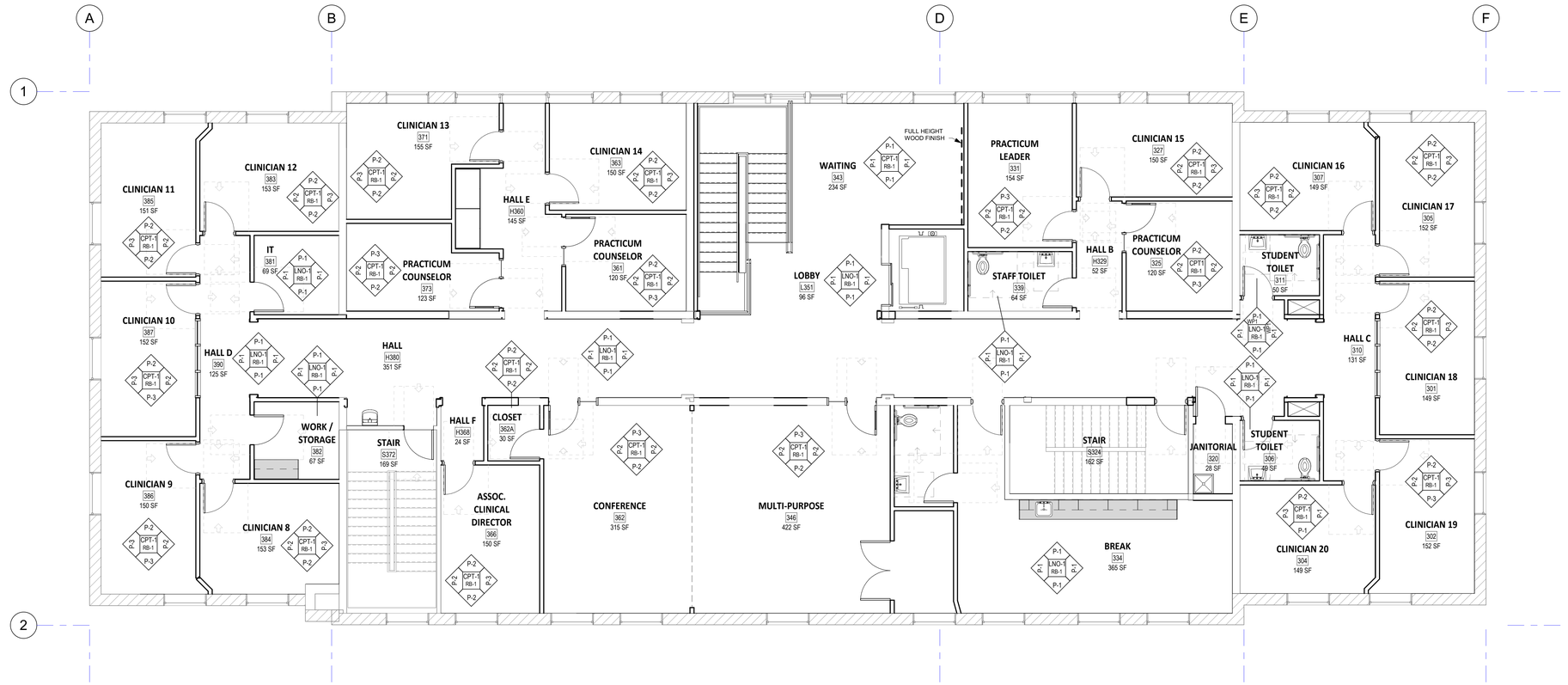
LEGEND

P-2 — ACCENT WALL FINISH

ROOM FINISH TAG



KEYNOTES



1 A2.53 FINISH PLAN - LEVEL 3
3/16" = 1'-0"

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Oregon State University

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FINISH PLAN - LEVEL 3

A2.53

PROJECT NO.: 21019

GENERAL NOTES

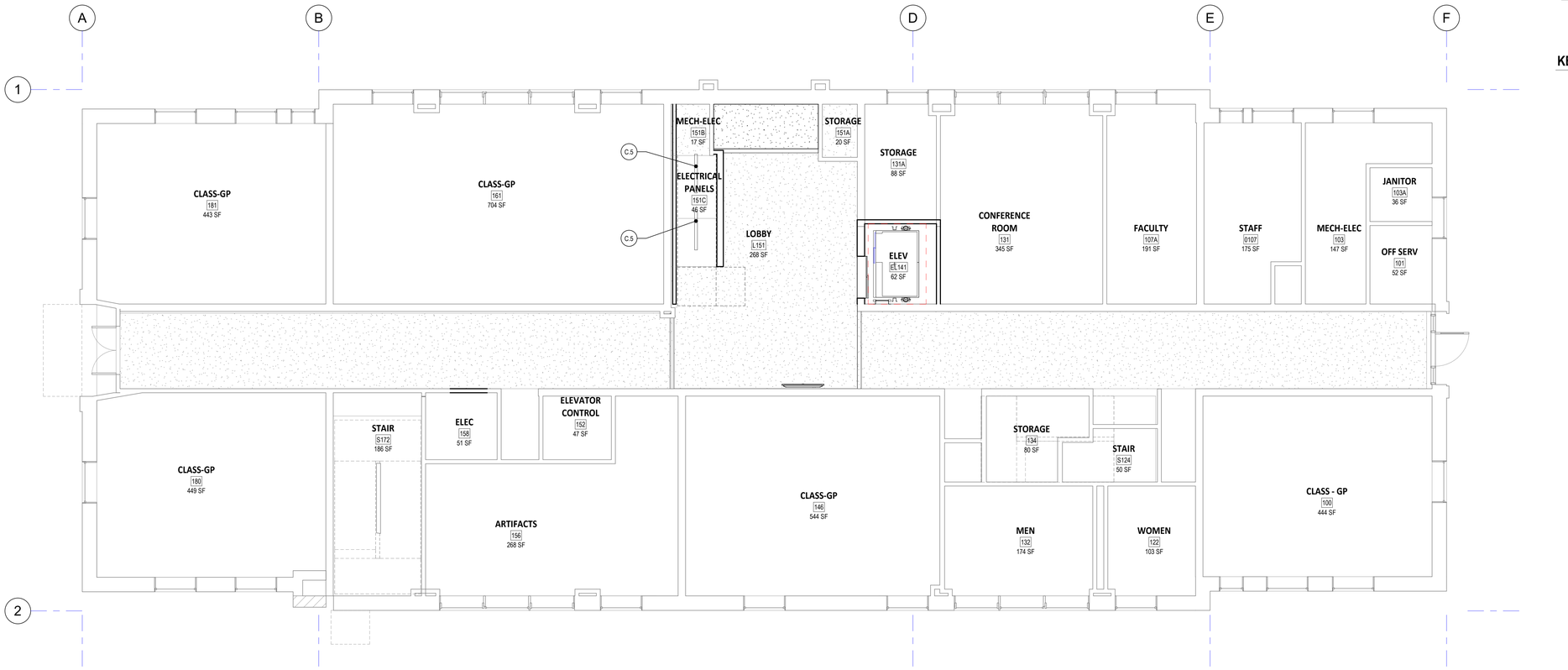
1. ALL CEILING HEIGHTS ARE RELATIVE TO TOP OF SLAB OR SUBFLOOR, U.N.O.
2. SEE ELECTRICAL AND MECHANICAL PLANS FOR LOCATIONS OF FIXTURES AND EQUIPMENT.
3. FIELD VERIFY EXISTING CEILING LAYOUTS PRIOR TO ANY WORK.
4. SUSPENSION SYSTEMS FOR NEW AND EXISTING SUSPENDED GYPSUM BOARD CEILINGS SHALL BE MODIFIED TO FRAME AROUND CEILING INSTALLED ITEMS. SEE MECHANICAL AND ELECTRICAL DRAWINGS.
5. INSTALL BLOCKING AND BACKING FOR WINDOW COVERING TRACKS.
6. REMOVE EXISTING CEILINGS WHERE NEW CEILINGS ARE SHOWN TO BE INSTALLED.
7. FOR TOP OF WALL DETAILS AND HEIGHT OF GYP BOARD ON WALLS, SEE PLANS, PARTITION TYPES, AND DETAILS.
8. RECESSED FIXTURES ARE TO MAINTAIN RATINGS WHERE LOCATED IN RATED CEILING ASSEMBLIES.

LEGEND

- 11 / 9'-0" — CEILING MATERIAL / **CEILING TAG** / CEILING HEIGHT
- GYPSUM BOARD CEILING
- ACT-1: "2x4"
- ACT-4: "2x2"
- ACT-5: "1x1"
- 2 x 4 DROP-IN TROFFER
- RECESSED DOWNLIGHT
- CIRCULAR PENDANT LIGHT
- SUSPENDED LINEAR LIGHTING
- UNDERCABINET LIGHT
- SURFACE MOUNT LINEAR LIGHT
- RECESSED LINEAR LIGHT
- SPRINKLER HEAD

KEYNOTES

C.5 INSTALL NEW SURFACE MOUNT LINEAR LIGHT FIXTURE PER ELECTRICAL DRAWINGS



1 / A3.01 RCP - LEVEL 1
3/16" = 1'-0"

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REFLECTED CEILING PLAN- LEVEL 1

A3.01

PROJECT NO.: 21019

GENERAL NOTES

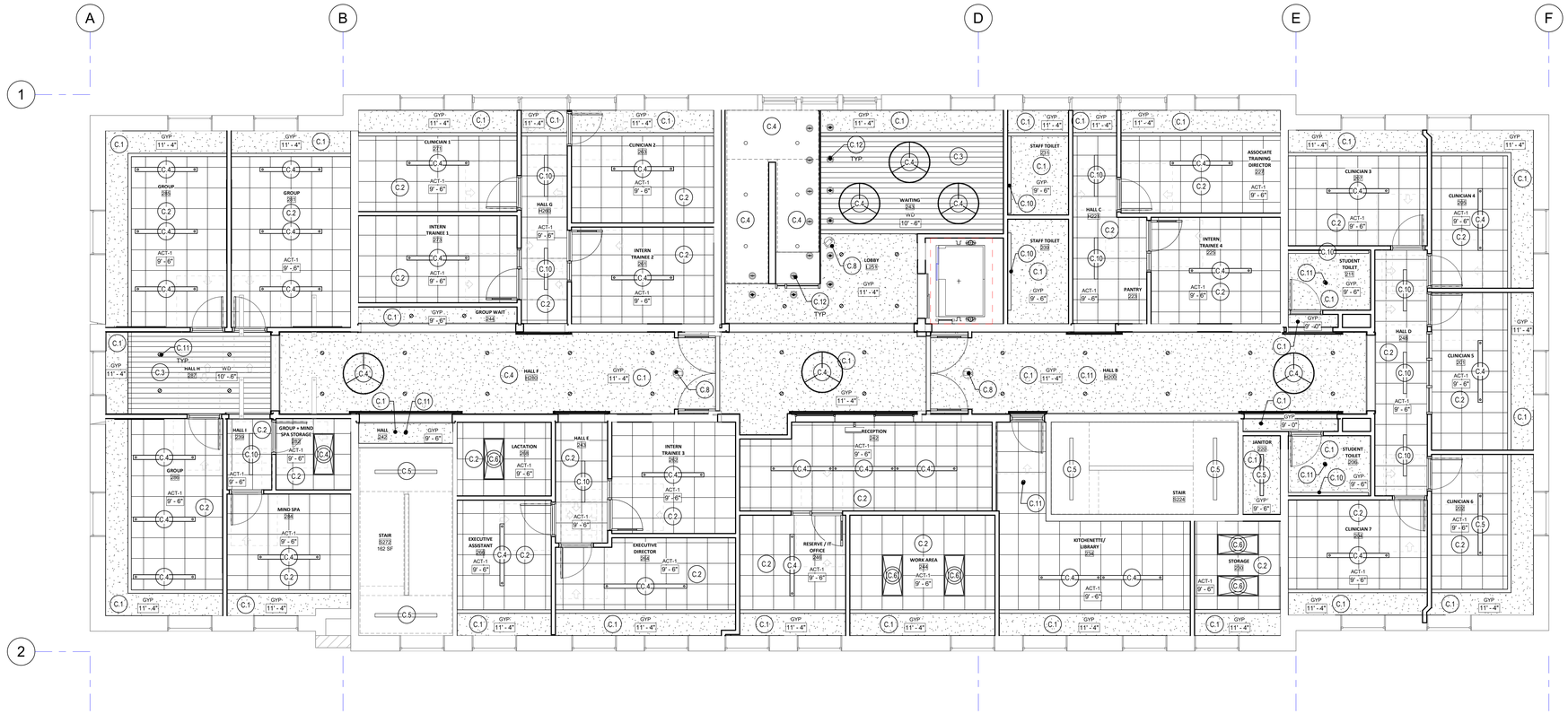
1. ALL CEILING HEIGHTS ARE RELATIVE TO TOP OF SLAB OR SUBFLOOR, U.N.O.
2. SEE ELECTRICAL AND MECHANICAL PLANS FOR LOCATIONS OF FIXTURES AND EQUIPMENT.
3. FIELD VERIFY EXISTING CEILING LAYOUTS PRIOR TO ANY WORK.
4. SUSPENSION SYSTEMS FOR NEW AND EXISTING SUSPENDED GYPSUM BOARD CEILINGS SHALL BE MODIFIED TO FRAME AROUND CEILING INSTALLED ITEMS. SEE MECHANICAL AND ELECTRICAL DRAWINGS.
5. INSTALL BLOCKING AND BACKING FOR WINDOW COVERING TRACKS.
6. REMOVE EXISTING CEILINGS WHERE NEW CEILINGS ARE SHOWN TO BE INSTALLED.
7. FOR TOP OF WALL DETAILS AND HEIGHT OF GYP BOARD ON WALLS, SEE PLANS, PARTITION TYPES, AND DETAILS.
8. RECESSED FIXTURES ARE TO MAINTAIN RATINGS WHERE LOCATED IN RATED CEILING ASSEMBLIES.

LEGEND

- 1t / 9'-0" — CEILING MATERIAL; **CEILING TAG**; CEILING HEIGHT
- GYPSUM BOARD CEILING
- ACT-1: "2x4"
- ACT-4: "2x2"
- ACT-5: "1x1"
- 2 x 4 DROP-IN TROFFER
- RECESSED DOWNLIGHT
- CIRCULAR PENDANT LIGHT
- SUSPENDED LINEAR LIGHTING
- UNDERCABINET LIGHT
- SURFACE MOUNT LINEAR LIGHT
- RECESSED LINEAR LIGHT
- SPRINKLER HEAD

KEYNOTES

C.1	INSTALL NEW GYPSUM CEILING
C.2	INSTALL NEW ACT CEILING
C.3	INSTALL NEW WOOD CEILING
C.4	INSTALL NEW PENDANT LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.5	INSTALL NEW SURFACE MOUNT LINEAR LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.6	INSTALL NEW DROP-IN TROFFER LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.8	INSTALL SECURITY CAMERA FACING DOWN HALL AND TOWARD WAITING
C.10	INSTALL NEW RECESSED LINEAR LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.11	INSTALL NEW RECESSED CAN LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.12	INSTALL DELUGE SPRINKLERS EACH SIDE OF GLASS WALL



1 A3.02 RCP - LEVEL 2
3/16" = 1'-0"

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REFLECTED CEILING PLAN- LEVEL 2

A3.02

PROJECT NO.: 21019

GENERAL NOTES

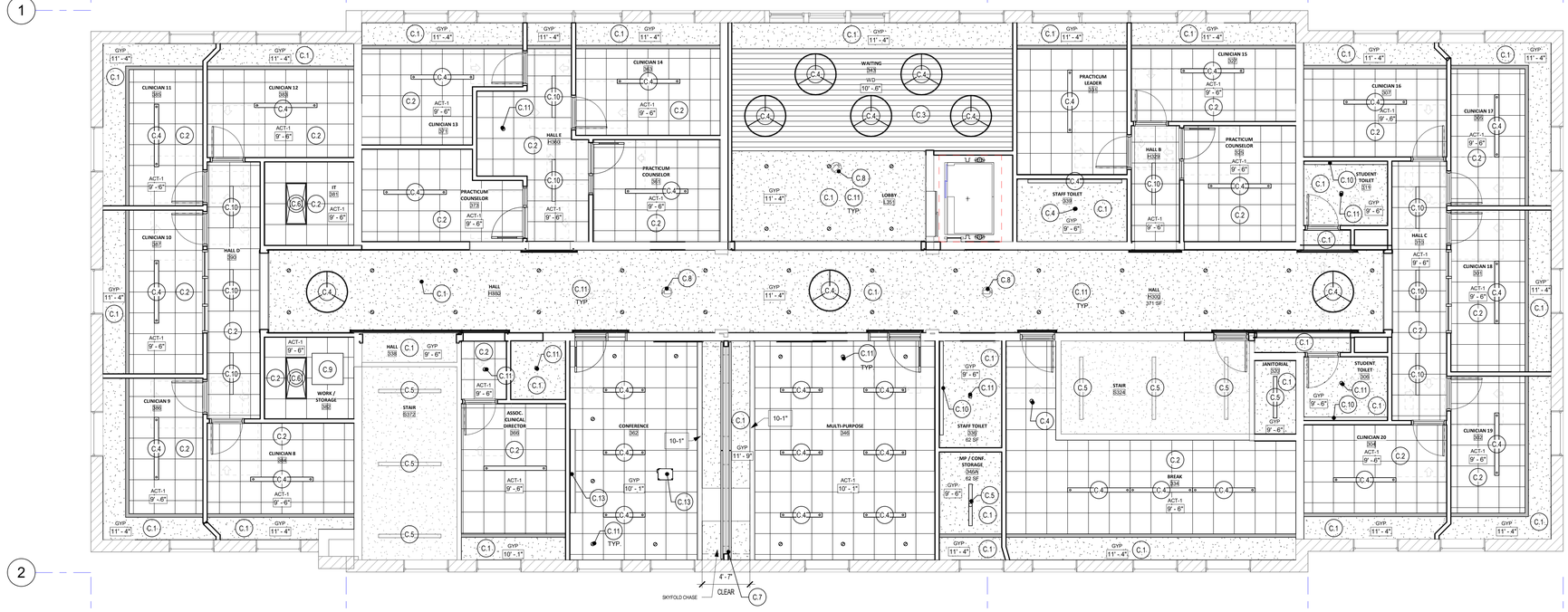
1. ALL CEILING HEIGHTS ARE RELATIVE TO TOP OF SLAB OR SUBFLOOR, U.N.O.
2. SEE ELECTRICAL AND MECHANICAL PLANS FOR LOCATIONS OF FIXTURES AND EQUIPMENT.
3. FIELD VERIFY EXISTING CEILING LAYOUTS PRIOR TO ANY WORK.
4. SUSPENSION SYSTEMS FOR NEW AND EXISTING SUSPENDED GYPSUM BOARD CEILINGS SHALL BE MODIFIED TO FRAME AROUND CEILING INSTALLED ITEMS. SEE MECHANICAL AND ELECTRICAL DRAWINGS.
5. INSTALL BLOCKING AND BACKING FOR WINDOW COVERING TRACKS.
6. REMOVE EXISTING CEILINGS WHERE NEW CEILINGS ARE SHOWN TO BE INSTALLED.
7. FOR TOP OF WALL DETAILS AND HEIGHT OF GYP BOARD ON WALLS, SEE PLANS, PARTITION TYPES, AND DETAILS.
8. RECESSED FIXTURES ARE TO MAINTAIN RATINGS WHERE LOCATED IN RATED CEILING ASSEMBLIES.

LEGEND

- 11 / 9'-0" — CEILING MATERIAL; **CEILING TAG**; CEILING HEIGHT
- GYPSUM BOARD CEILING
- ACT-1: "2x4"
- ACT-4: "2x2"
- ACT-5: "1x1"
- 2 x 4 DROP-IN TROFFER
- RECESSED DOWNLIGHT
- CIRCULAR PENDANT LIGHT
- SUSPENDED LINEAR LIGHTING
- UNDERCABINET LIGHT
- SURFACE MOUNT LINEAR LIGHT
- RECESSED LINEAR LIGHT
- SPRINKLER HEAD

KEYNOTES

C.1	INSTALL NEW GYPSUM CEILING
C.2	INSTALL NEW ACT CEILING
C.3	INSTALL NEW WOOD CEILING
C.4	INSTALL NEW PENDANT LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.5	INSTALL NEW SURFACE MOUNT LINEAR LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.6	INSTALL NEW DROP-IN TROFFER LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.7	INSTALL SKYFOLD DOOR PER STRUCTURAL DRAWINGS
C.8	INSTALL SECURITY CAMERA FACING DOWN HALL AND TOWARD WAITING
C.9	INSTALL NEW CEILING HATCH FOR ATTIC AND ROOF ACCESS
C.10	INSTALL NEW RECESSED LINEAR LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.11	INSTALL NEW RECESSED CAN LIGHT FIXTURE PER ELECTRICAL DRAWINGS
C.13	INSTALL PROJECTOR AND PROJECTOR SCREEN PER ELECTRICAL DRAWINGS



1 / A3.03 RCP - LEVEL 3
3/16" = 1'-0"

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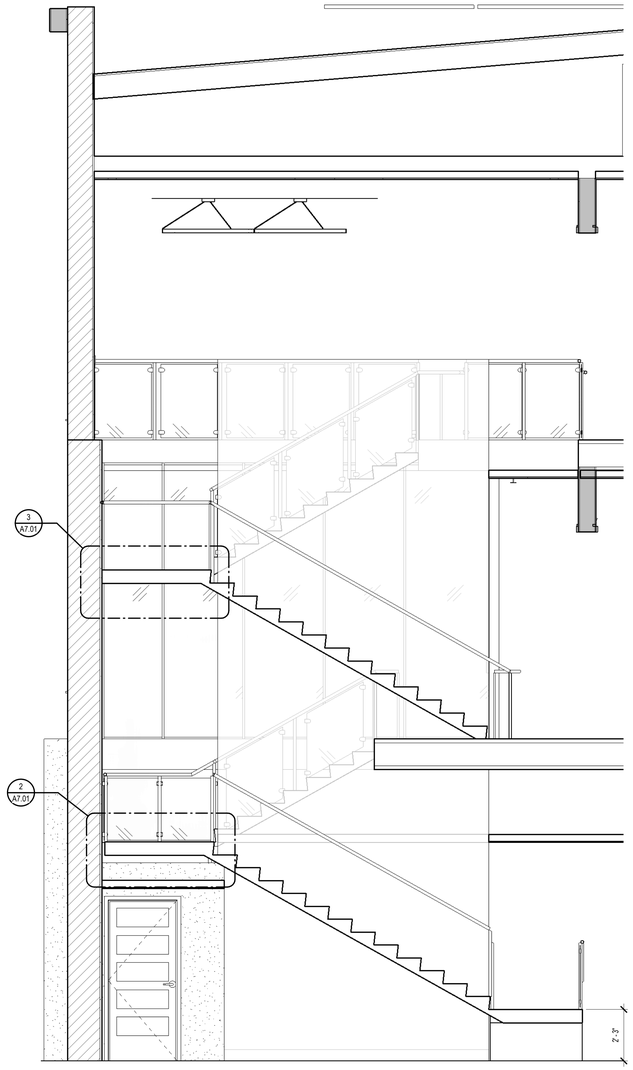
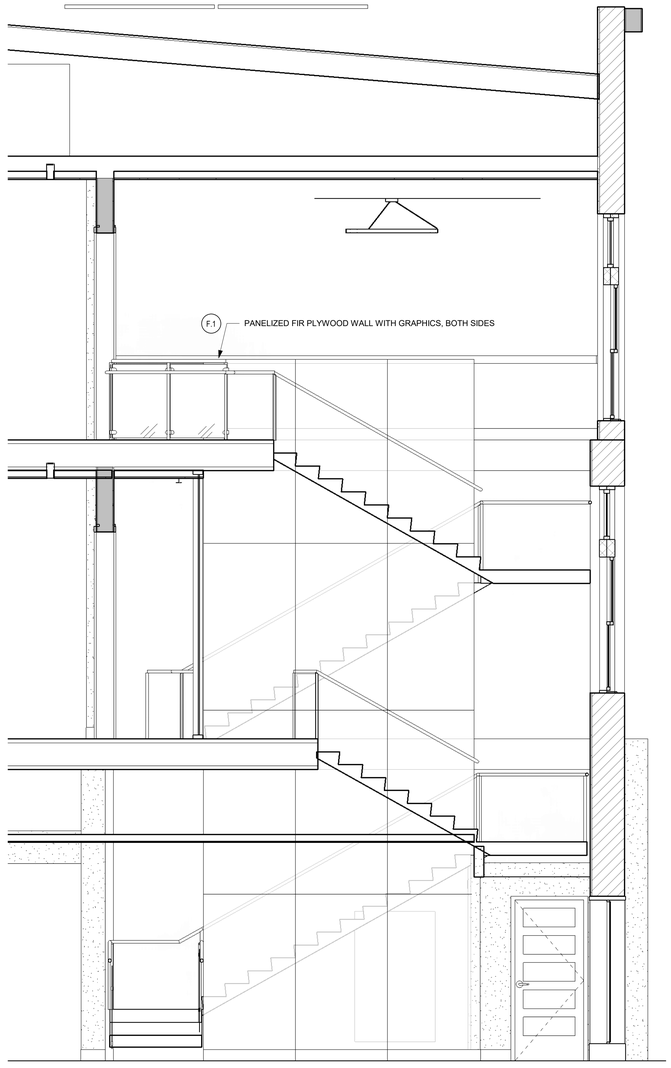
A3.03

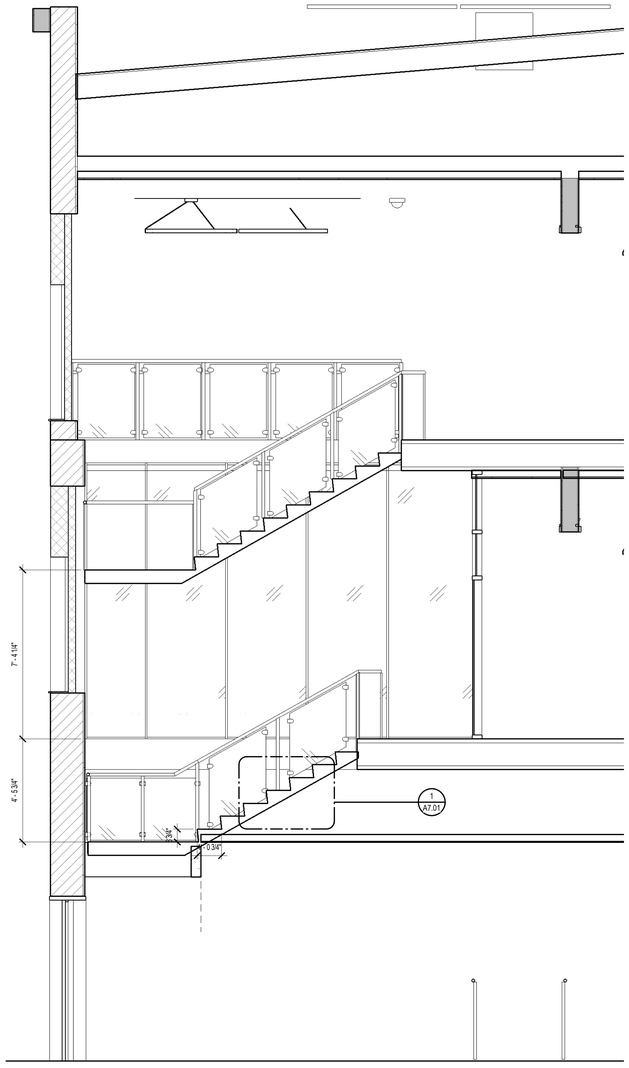
PROJECT NO.: 21019



1 A4.25 SECTION - MAIN STAIR TOWARD SUPPORT WALL
3/8" = 1'-0"



2 A4.25 SECTION - MAIN STAIR SUPPORT WALL
3/8" = 1'-0"



3 A4.25 SECTION -MAIN STAIR TOWARD LOBBY
3/8" = 1'-0"

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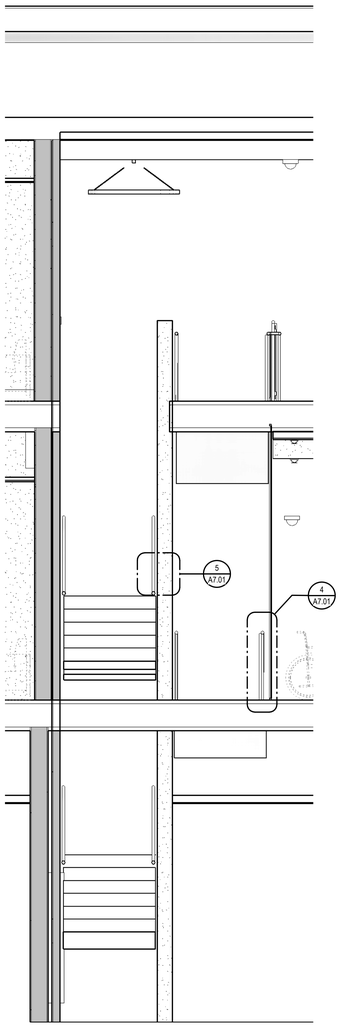
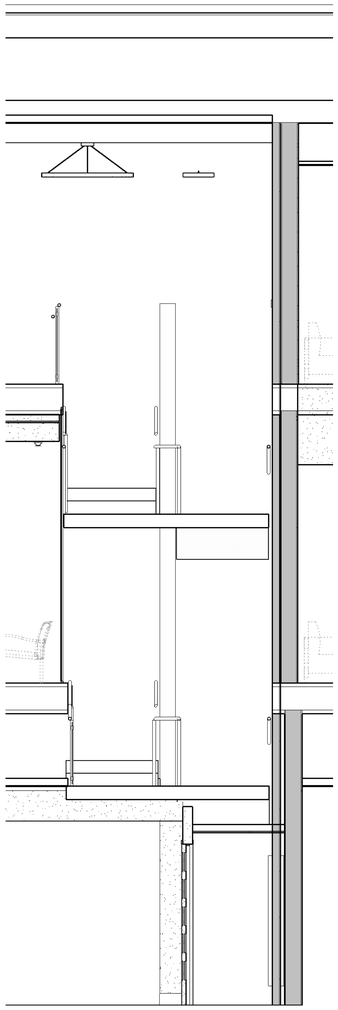
A4.25

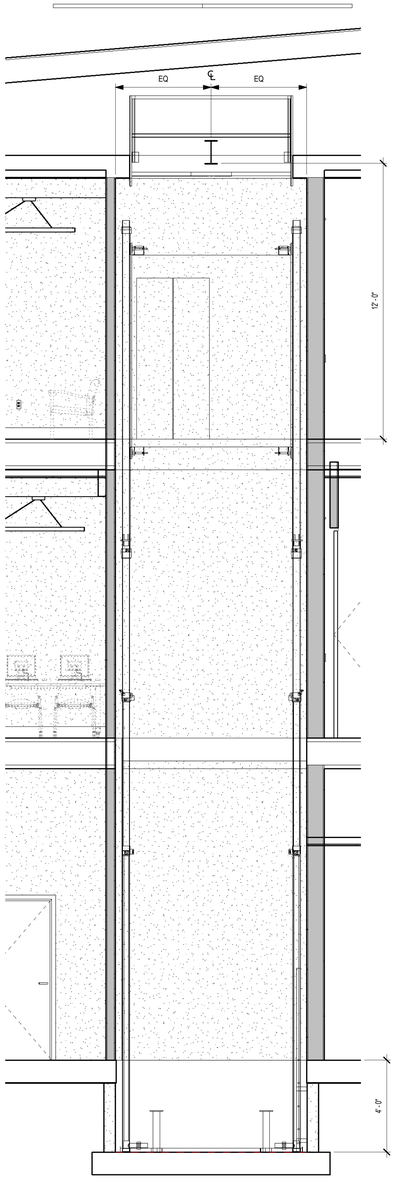
PROJECT NO.: 21019



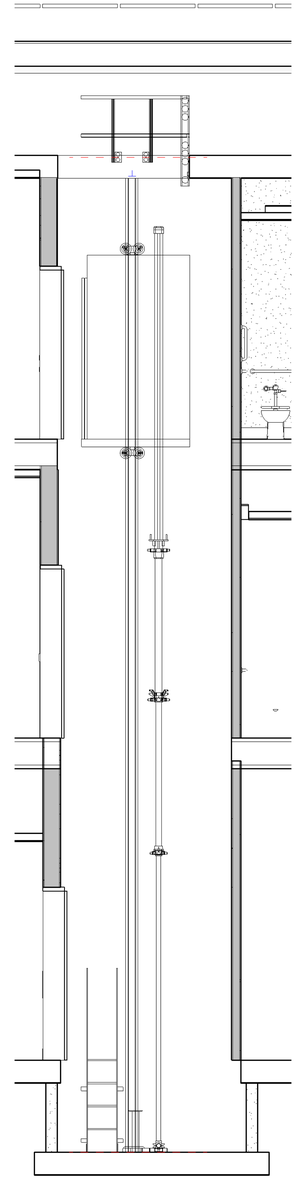
1 A4.26 CROSS-SECTION - MAIN STAIR
3/8" = 1'-0"



2 A4.26 CROSS-SECTION MAIN STAIR LANDING
3/8" = 1'-0"



3 A4.26 ELEVATOR SHAFT
3/8" = 1'-0"



4 A4.26 ELEVATOR SHAFT CROSS-SECTION
3/8" = 1'-0"

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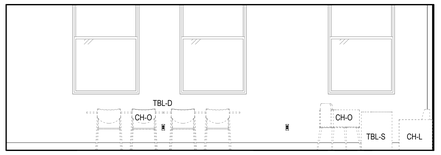
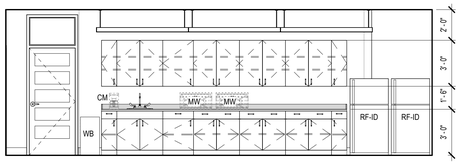
A4.26

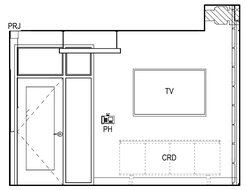
PROJECT NO.: 21019



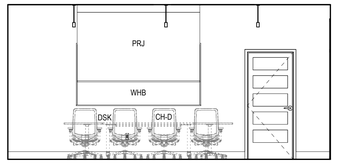
26 A5.01 BREAK ROOM - W
1/4" = 1'-0"



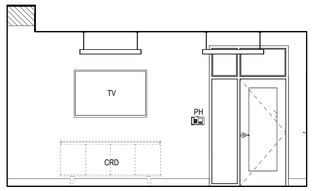
25 A5.01 BREAK ROOM - E
1/4" = 1'-0"



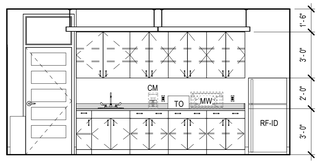
24 A5.01 CONFERENCE E
1/4" = 1'-0"



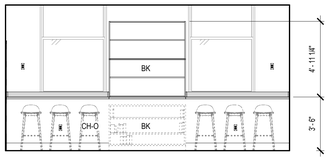
23 A5.01 CONFERENE N
1/4" = 1'-0"



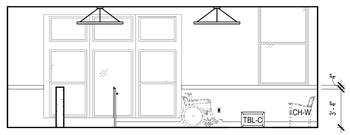
22 A5.01 MULTIPURPOSE E
1/4" = 1'-0"



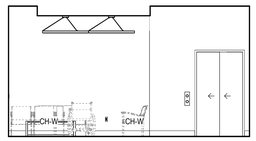
21 A5.01 KITCHENETTE E
1/4" = 1'-0"



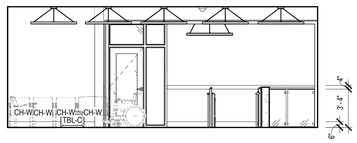
20 A5.01 KITCHENETTE W
1/4" = 1'-0"



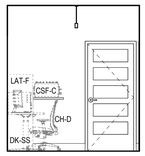
19 A5.01 THIRD WAITING E
3/16" = 1'-0"



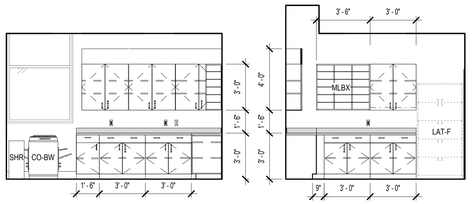
18 A5.01 THIRD WAITING - S
3/16" = 1'-0"



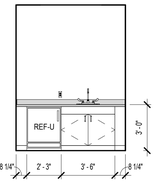
17 A5.01 THIRD WAITING W
3/16" = 1'-0"



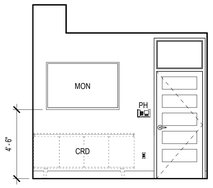
16 A5.01 RECEPTION S
1/4" = 1'-0"



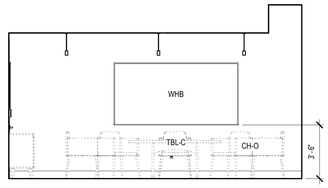
15 A5.01 WORK AREA W
1/4" = 1'-0"
14 A5.01 WORK AREA N
1/4" = 1'-0"



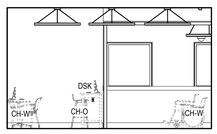
13 A5.01 LACTATION
1/4" = 1'-0"



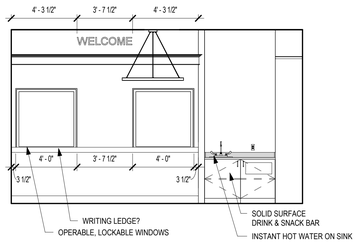
12 A5.01 GROUP ROOM E
1/4" = 1'-0"



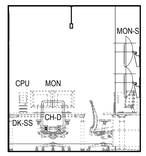
11 A5.01 GROUP ROOM - S
1/4" = 1'-0"



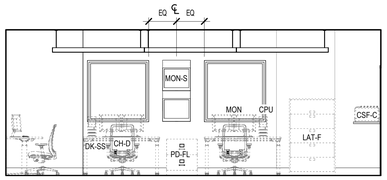
10 A5.01 SECOND WAITING - W
3/16" = 1'-0"



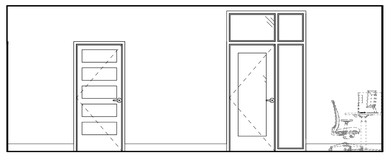
9 A5.01 SECOND LOBBY W
1/4" = 1'-0"



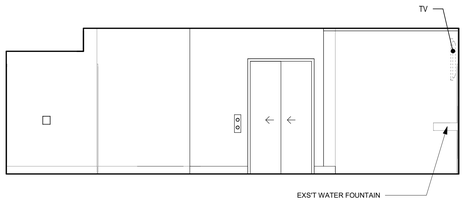
8 A5.01 RECEPTION N
1/4" = 1'-0"



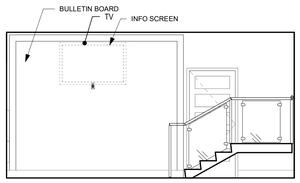
7 A5.01 RECEPTION E
1/4" = 1'-0"



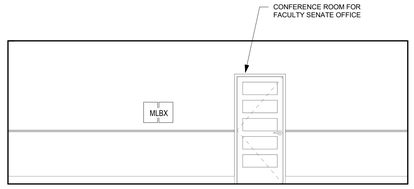
6 A5.01 RECEPTION WEST
1/4" = 1'-0"



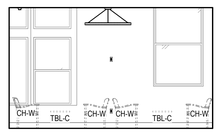
5 A5.01 FIRST LOBBY - S
1/4" = 1'-0"



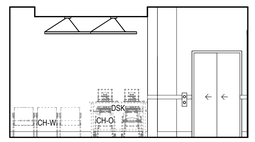
4 A5.01 FIRST LOBBY - W
1/4" = 1'-0"



3 A5.01 FIRST HALLWAY - E
1/4" = 1'-0"



2 A5.01 SECOND WAITING E
3/16" = 1'-0"



1 A5.01 SECOND WAITING S
3/16" = 1'-0"

GENERAL NOTES

1. CABINETMAKER SHALL COORDINATE WITH OTHER TRADES, VENDORS AND OWNER FOR ITEMS INSTALLED IN AND AROUND CABINETRY
2. GROMMETS AND ELECTRICAL OUTLETS: INSTALL GROMMETS IN COUNTERTOPS FOR ALL UNDER-COUNTER OUTLETS AS FOLLOWS:

   1 1/2" DIA. GROMMET FOR UP TO 2 OUTLETS
   2 1/2" DIA. GROMMET FOR UP TO 4 OUTLETS
3. COORDINATE MOUNTING HEIGHTS FOR ALL SIGNAGE, EQUIPMENT AND FIXTURES WITH STANDARD MOUNTING HEIGHT DRAWING.
4. PRIOR TO COVERING WALL, BACKING SHALL BE PROVIDED TO ACCOMODATE ALL HUNG ITEMS AND ACCESSORIES CALLED FOR ON THE CONSTRUCTION DOCUMENTS. SUCH ITEMS CONSIST OF, BUT ARE NOT LIMITED TO: UPPERCASE CABINETS, STORAGE SHELVING, TELEVISIONS, COMPUTER MONITORS, LAVATORY ACCESSORIES, AND FUTURE INSTALLATION OF GRAB BARS AT THE SIDES OF WATER CLOSETS.

LEGEND

- OFOI - OWNER FURNISHED, OWNER INSTALLED
- OFCI - OWNER FURNISHED, CONTRACTOR INSTALLED
- CFCI - CONTRACTOR FURNISHED, CONTRACTOR INSTALLED

KEYNOTES

EQUIPMENT LEGEND

BK	BOOKSHELF
CH-D	DESK CHAIR
CH-L	LOVESEAT
CH-O	OTHER CHAIR
CH-W	WAITING CHAIR
CM	COFFEE MAKER
CO-BW	BLACK AND WHITE COPY
CPU	COMPUTER
CRD	CREDENZA
CSF-C	COPY, SCAN AND FAX - COLOR
DK-SS	SIT STAND DESK
DSK	DESK
LAT-F	STANDING LATERAL FILE
MLBX	MAILBOXES
MON	MONITOR
MON-S	SECURITY MONITOR
MW	MICROWAVE
PD-FL	PEDASTAL FILE
PH	PHONE - WALL MOUNTED
PRJ	PROJECTOR
REF-U	UNDERCOUNTER REFRIGERATOR
RF-ID	REFRIGERATOR WITH FREEZER AND ICE DISPENSER
SHR	SHREDDER
TBL-C	COFFEE TABLE
TBL-D	DINING TABLE
TBL-S	SIDE TABLE
TO	TOASTER OVEN
TV	TELEVISION
WB	WASTE BASKET
WHB	WHITEBOARD

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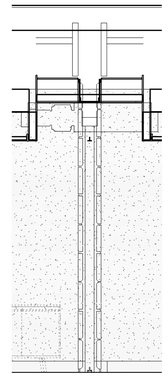
INTERIOR ELEVATIONS - ROOMS

A5.01

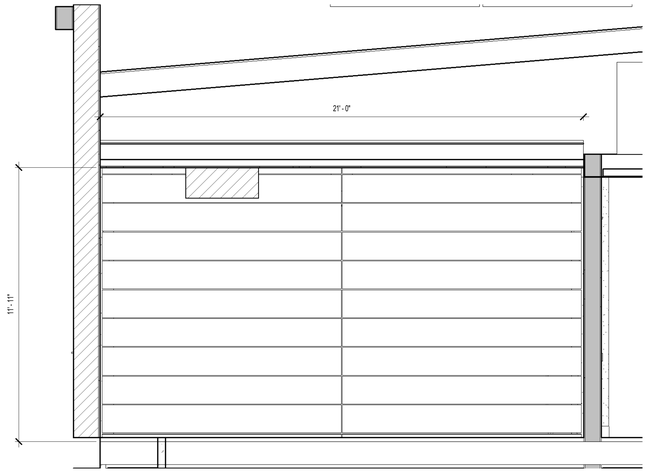
PROJECT NO.: 21019

DOOR SCHEDULE

MARK	Count	ROOM NUMBER	ROOM NAME	DOOR SIZE WIDTH	DOOR SIZE HEIGHT	DOOR TYPE	DOOR MATERIAL	FRAME TYP E	FRAME MATERIAL	FIRE RATING	HDWR	COMMENTS
158	1	158	ELEC	3' - 0"	7' - 0"		WD	HM	MTL	1HR		
141	1	EL141	ELEV	4' - 0"	7' - 0"		WD	HM	MTL	NA		
151B	1	L151	LOBBY	3' - 0"	7' - 0"		WD	HM	MTL	NA		
201	1	201	CLINICIAN 5	3' - 0"	7' - 0"		WD	HM	MTL	NA		
202	1	202	CLINICIAN 6	3' - 0"	7' - 0"		WD	HM	MTL	NA		
204	1	204	CLINICIAN 7	3' - 0"	7' - 0"		WD	HM	MTL	NA		
206	1	206	STUDENT TOILET	3' - 0"	7' - 0"		WD	HM	MTL	NA		
205	1	207	CLINICIAN 3	3' - 0"	7' - 0"		WD	HM	MTL	NA		
207	1	207	CLINICIAN 3	3' - 0"	7' - 0"		WD	HM	MTL	NA		
211	1	211	STUDENT TOILET	3' - 0"	7' - 0"		WD	HM	MTL	NA		
220	1	220	JANITOR	3' - 0"	7' - 0"		WD	HM	MTL	NA		
225	1	225	INTERN TRAINEE 4	3' - 0"	7' - 0"		WD	HM	MTL	NA		
227	1	227	ASSOCIATE TRAINING DIRECTOR	3' - 0"	7' - 0"		WD	HM	MTL	NA		
230	1	230	STORAGE	3' - 0"	7' - 0"		WD	HM	MTL	NA		
231	1	231	STAFF TOILET	3' - 0"	7' - 0"		WD	HM	MTL	NA		
234	1	234	KITCHENETTE/ LIBRARY	3' - 0"	7' - 0"		WD	HM	MTL	NA		
239B	1	239	HALL I	4' - 0"	9' - 0"		WD	HM	MTL	NA		
242	2	242					WD	WD	WD	NA		
246	1	242	RECEPTION	3' - 0"	7' - 0"		WD	HM	MTL	NA		
243	1	243	HALL E	4' - 6"	9' - 0"		WD	HM	MTL	NA		
244A	1	244	WORK AREA	3' - 0"	7' - 0"		WD	HM	MTL	NA		
244B	2	244					WD	WD	WD	NA		
248B	1	248	HALL D	7' - 4"	9' - 0"		WD	HM	MTL	NA		
261	1	261	INTERN TRAINEE 2	3' - 0"	7' - 0"		WD	HM	MTL	NA		
262	1	262	INTERN TRAINEE 3	3' - 0"	7' - 0"		WD	HM	MTL	NA		
263	1	263	CLINICIAN 2	3' - 0"	7' - 0"		WD	HM	MTL	NA		
264	1	264	EXECUTIVE DIRECTOR	3' - 0"	7' - 0"		WD	HM	MTL	NA		
266	1	266	EXECUTIVE ASSISTANT	3' - 0"	7' - 0"		WD	HM	MTL	NA		
268	1	268	LACTATION	3' - 0"	7' - 0"		WD	HM	MTL	NA		
271	1	271	CLINICIAN 1	3' - 0"	7' - 0"		WD	HM	MTL	NA		
273	1	273	INTERN TRAINEE 1	3' - 0"	7' - 0"		WD	HM	MTL	NA		
281	1	281	GROUP	3' - 0"	7' - 0"		WD	HM	MTL	NA		
282	1	282	GROUP + MIND SPA STORAGE	3' - 0"	7' - 0"		WD	HM	MTL	NA		
284	1	284	MIND SPA	3' - 0"	7' - 0"		WD	HM	MTL	NA		
285	1	285	GROUP	3' - 0"	7' - 0"		WD	HM	MTL	NA		
286	1	286	GROUP	3' - 0"	7' - 0"		WD	HM	MTL	NA		
238C	1	287	HALL H	7' - 4"	9' - 0"		WD	HM	MTL	NA		
234	1	H200	HALL B	9' - 0"	9' - 0"		WD	HM	MTL	NA		
235B	1	H221	HALL C	4' - 0"	9' - 0"		WD	HM	MTL	NA		
239	1	H221	HALL C	3' - 0"	7' - 0"		WD	HM	MTL	NA		
237	1	H260	HALL G	4' - 0"	9' - 0"		WD	HM	MTL	NA		
280	1	H280	HALL F	7' - 3"	9' - 0"		WD	HM	MTL	NA		
200	1	L251	LOBBY	7' - 3"	9' - 0"		WD	HM	MTL	NA		
240C	1	L251	LOBBY	17' - 11"	9' - 0"		WD	WD	WD	NA		
251A	1	L251	LOBBY	3' - 0 3/4"	6' - 9"		GLZ	HM	MTL	1HR		
EL241	1	L251	LOBBY	4' - 0"	7' - 0"		WD	HM	MTL	NA		
S224	1	S224	STAIR	3' - 0"	7' - 0"		WD	HM	MTL	1HR		
S272	1	S272	STAIR	3' - 0"	7' - 0"		WD	HM	MTL	1HR		
301	1	301	CLINICIAN 18	3' - 0"	7' - 0"		WD	HM	MTL	NA		
302	1	302	CLINICIAN 19	3' - 0"	7' - 0"		WD	HM	MTL	NA		
304	1	304	CLINICIAN 20	3' - 0"	7' - 0"		WD	HM	MTL	NA		
305	1	305	CLINICIAN 17	3' - 0"	7' - 0"		WD	HM	MTL	NA		
306	1	306	STUDENT TOILET	3' - 0"	7' - 0"		WD	HM	MTL	NA		
307	1	307	CLINICIAN 16	3' - 0"	7' - 0"		WD	HM	MTL	NA		
311	1	311	STUDENT TOILET	3' - 0"	7' - 0"		WD	HM	MTL	NA		
325	1	325	PRACTICUM COUNSELOR	3' - 0"	7' - 0"		WD	HM	MTL	NA		
327	1	327	CLINICIAN 15	3' - 0"	7' - 0"		WD	HM	MTL	NA		
331	1	331	PRACTICUM LEADER	3' - 0"	7' - 0"		WD	HM	MTL	NA		
334	1	334	BREAK	3' - 0"	7' - 0"		WD	HM	MTL	NA		
336	1	336	STAFF TOILET	3' - 0"	7' - 0"		WD	HM	MTL	NA		
338B	1	338	HALL	9' - 0"	9' - 0"		WD	HM	MTL	NA		
339	1	339	STAFF TOILET	3' - 0"	7' - 0"		WD	HM	MTL	NA		
346	1	346	MULTI-PURPOSE	3' - 0"	7' - 0"		WD	HM	MTL	NA		
346A	1	346A	MP / CONF. STORAGE	6' - 0"	7' - 0"		WD	HM	MTL	NA		
361	1	361	PRACTICUM COUNSELOR	3' - 0"	7' - 0"		WD	HM	MTL	NA		
362	1	362	CONFERENCE	3' - 0"	7' - 0"		WD	HM	MTL	NA		
362A	1	362A	CLOSET	3' - 0"	7' - 0"		WD	HM	MTL	NA		
363	1	363	CLINICIAN 14	3' - 0"	7' - 0"		WD	HM	MTL	NA		
366	1	366	ASSOC. CLINICAL DIRECTOR	3' - 0"	7' - 0"		WD	HM	MTL	NA		
371	1	371	CLINICIAN 13	3' - 0"	7' - 0"		WD	HM	MTL	NA		
373	1	373	PRACTICUM COUNSELOR	3' - 0"	7' - 0"		WD	HM	MTL	NA		
381	1	381	IT	3' - 0"	7' - 0"		WD	HM	MTL	NA		
382	1	382	WORK / STORAGE	3' - 0"	7' - 0"		WD	HM	MTL	NA		
383	1	383	CLINICIAN 12	3' - 0"	7' - 0"		WD	HM	MTL	NA		
384	1	384	CLINICIAN 8	3' - 0"	7' - 0"		WD	HM	MTL	NA		
385	1	385	CLINICIAN 11	3' - 0"	7' - 0"		WD	HM	MTL	NA		
386	1	386	CLINICIAN 9	3' - 0"	7' - 0"		WD	HM	MTL	NA		
387	1	387	CLINICIAN 10	3' - 0"	7' - 0"		WD	HM	MTL	NA		
320	1	H300	HALL	3' - 0"	7' - 0"		WD	HM	MTL	NA		
340	1	H300	HALL	7' - 4"	9' - 0"		WD	WD	WD	NA		
340H	1	H300	HALL	9' - 0"	9' - 0"		WD	WD	WD	NA		
340I	1	H300	HALL	4' - 6"	9' - 0"		WD	WD	WD	NA		
334	1	H329	HALL B	4' - 0"	9' - 0"		WD	WD	WD	NA		
340B	1	H380	HALL	4' - 0"	9' - 0"		WD	WD	WD	NA		
340C	1	H380	HALL	7' - 4"	9' - 0"		WD	WD	WD	NA		
340G	1	H380	HALL	4' - 0"	9' - 0"		WD	WD	WD	NA		
338	1	L351	LOBBY	4' - 0"	7' - 0"		WD	WD	WD	NA		
S324	1	S324	STAIR	3' - 0"	7' - 0"		WD	HM	MTL	1HR		
S372	1	S372	STAIR	3' - 0"	7' - 0"		WD	HM	MTL	1HR		



4 A8.01 SKYFOLD - SHORT SECTION
3/8" = 1'-0"



5 A8.01 SKYFOLD - LONG SECTION
3/8" = 1'-0"

GENERAL NOTES

1. FIELD VERIFY ALL DIMENSIONS
2. COORDINATE FRAME SIZES WITH WALL THICKNESS AT NEW AND EXISTING CONDITIONS
3. WINDOW DIMENSIONS ARE UNIT SIZE NOT ROUGH OPENINGS.
4. PROVIDE SAFETY GLAZING WHERE REQUIRED BY BUILDING CODE.

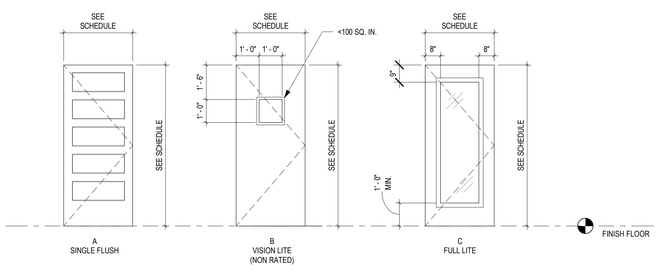
ABBREVIATIONS

AL	ALUMINUM
FF	FACTORY FINISH
GL	GLASS
HM	HOLLOW METAL
MFR	MANUFACTURER
MTL	METAL
PFM	PREFINISHED METAL FRAM
PT	PAINT
SC	SOLID CORE
SGF	SOLID GROUT FRAME
SMOKE	S LABEL (SMOKE LABEL)
WD	WOOD
20 MIN	20 MIN. UL RATED DOOR ASSEMBLY
45 MIN	45 MIN. UL RATED DOOR ASSEMBLY
60 MIN	60 MIN. UL RATED DOOR ASSEMBLY
90 MIN	90 MIN. UL RATED DOOR ASSEMBLY

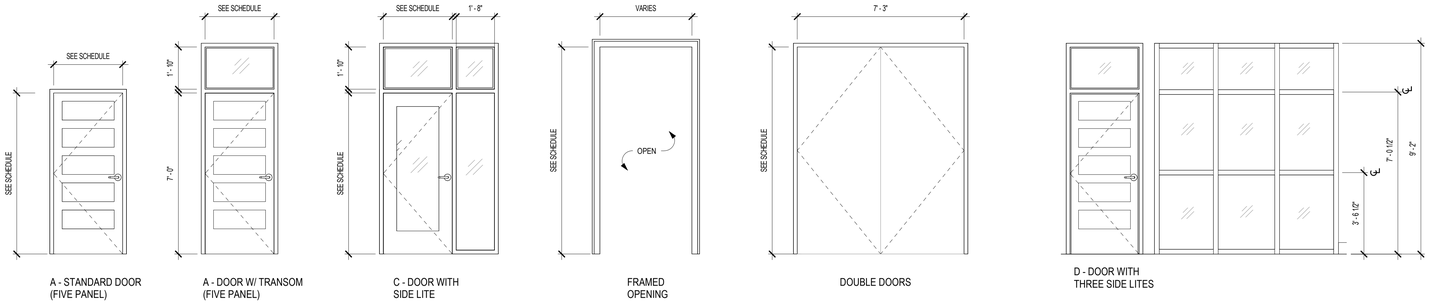
LOCKING

AC	ACCESS CONTROL
AO	AUTO OPENER
CL	CLASSROOM LOCK
OL	OFFICE LOCK
PL	PASSAGE LOCK
PP	PUSH / PULL
PR	PRIVACY LOCK
PS	PASSAGE SET
SL	STOREROOM LOCK

KEYNOTES



1 A8.01 DOOR TYPES
3/8" = 1'-0"



2 A8.01 ELEVATION - DOOR TYPES
3/8" = 1'-0"

3 A8.01 DOOR TYPE D
3/8" = 1'-0"

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DOOR SCHEDULE & WINDOW TYPES

A8.01

PROJECT NO.: 21019

EQUIPMENT SCHEDULE

TAG	RM #	RM NAME	TYPE	DESCRIPTION	QUANT.	PWR	E-PWR	DATA	PLUMB	(E) / NEW	OFOI	OFCI	CFCI
	234	KITCHENETTE/ LIBRARY	Specialty Equipment 2		1								
	234	KITCHENETTE/ LIBRARY	paper shredder		1								
	234	KITCHENETTE/ LIBRARY	paper shredder		1								
	244	WORK AREA	paper shredder		1								
	244	WORK AREA	paper shredder		1								
	244	WORK AREA	paper shredder		1								
	268	LACTATION	2000 lbs		1					E			
	281	GROUP	A1012 - Telephone, Wall Mounted, 1 Line 12" x 12"	Telephone, wall mounted, 1 line.	1								
	285	GROUP	A1012 - Telephone, Wall Mounted, 1 Line 12" x 12"	Telephone, wall mounted, 1 line.	1								
	286	GROUP	A1012 - Telephone, Wall Mounted, 1 Line 12" x 12"	Telephone, wall mounted, 1 line.	1								
	334	BREAK	paper shredder		1								
	334	BREAK	paper shredder		1						X		
	346	MULTI-PURPOSE	A1012 - Telephone, Wall Mounted, 1 Line 12" x 12"	Telephone, wall mounted, 1 line.	1								
	362	CONFERENCE	A1012 - Telephone, Wall Mounted, 1 Line 12" x 12"	Telephone, wall mounted, 1 line.	1								
	EL241	ELEV	2500Front		1								
BB	281	GROUP	8'-0"W. x 4'-0"H.		1								
BB	285	GROUP	8'-0"W. x 4'-0"H.		1								
BB	286	GROUP	8'-0"W. x 4'-0"H.		1								
BB	346	MULTI-PURPOSE	8'-0"W. x 4'-0"H.		1								
BB	362	CONFERENCE	8'-0"W. x 4'-0"H.		1								
CM	234	KITCHENETTE/ LIBRARY	OE-Coffee Maker		1						X		
CM	334	BREAK	OE-Coffee Maker		1						X		
COPY	242	RECEPTION	OE-Copier-Table Top-DWG		1						X		
COPY	244	WORK AREA	OE-Copier - Floor (1)		1								

EQUIPMENT SCHEDULE

TAG	RM #	RM NAME	TYPE	DESCRIPTION	QUANT.	PWR	E-PWR	DATA	PLUMB	(E) / NEW	OFOI	OFCI	CFCI
COPY	382	WORK / STORAGE	OE-Copier - Floor (1)		1								
CPU	242	RECEPTION	OE-19in LCD Monitor		1						X		
CPU	242	RECEPTION	.		1						X		
CPU	242	RECEPTION	OE-19in LCD Monitor		1						X		
CPU	242	RECEPTION	OE-19in LCD Monitor		1						X		
CPU	242	RECEPTION	.		1						X		
CPU	242	RECEPTION	OE-19in LCD Monitor		1						X		
CPU	242	RECEPTION	OE-19in LCD Monitor		1						X		
CPU	242	RECEPTION	.		1						X		
CPU	242	RECEPTION	OE-19in LCD Monitor		1						X		
CPU	243	WAITING	OE-17in LCD Monitor	Model Created by J. Bell	1						X		
CPU	243	WAITING	OE-17in LCD Monitor	Model Created by J. Bell	1						X		
CPU	243	WAITING	OE-17in LCD Monitor	Model Created by J. Bell	1						X		
CPU	243	WAITING	OE-17in LCD Monitor	Model Created by J. Bell	1						X		
CPU	246	RESERVE / IT OFFICE	.		1						X		
CPU	246	RESERVE / IT OFFICE	OE-19in LCD Monitor		1						X		
CPU	246	RESERVE / IT OFFICE	OE-19in LCD Monitor		1						X		
CPU	246	RESERVE / IT OFFICE	.		1						X		
CPU	246	RESERVE / IT OFFICE	OE-19in LCD Monitor		1						X		
CPU	246	RESERVE / IT OFFICE	OE-19in LCD Monitor		1						X		
CPU	284	MIND SPA	OE-17in LCD Monitor	Model Created by J. Bell	1						X		
CPU	284	MIND SPA	.		1						X		
MICRO	234	KITCHENETTE/ LIBRARY	30" x 16" x 18"		1						X		
MICRO	334	BREAK	30" x 16" x 18"		1						X		
MICRO	334	BREAK	30" x 16" x 18"		1						X		
RF	268	LACTATION	27" W x 28" D x 34" H		1								
RF-ID	234	KITCHENETTE/ LIBRARY	OE-Refrigerator with freezer above		1								
RF-ID	334	BREAK	OE-Refrigerator with freezer above		1								
RF-ID	334	BREAK	OE-Refrigerator with freezer above		1								

GENERAL NOTES

1. HALFTONED ELEMENTS ARE NOT IN CONTRACT, SHOWN FOR REFERENCE AND DESIGN INTENT PURPOSES ONLY
2. COORDINATE W/ MANUFACTURER FOR LOCATIONS TO PROVIDE WALL BACKING

LEGEND

OFOI - OWNER FURNISHED, OWNER INSTALLED

OFCI - OWNER FURNISHED, CONTRACTOR INSTALLED

CFCI - CONTRACTOR FURNISHED, CONTRACTOR INSTALLED

KEYNOTES

EQUIPMENT LEGEND

1
Q2.01
EQUIPMENT - LEVEL 1
3/16" = 1'-0"

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EQUIPMENT PLAN- LEVEL 1

Q2.01

PROJECT NO.: 21019

GENERAL NOTES

1. HALFTONED ELEMENTS ARE NOT IN CONTRACT, SHOWN FOR REFERENCE AND DESIGN INTENT PURPOSES ONLY
2. COORDINATE W/ MANUFACTURER FOR LOCATIONS TO PROVIDE WALL BACKING

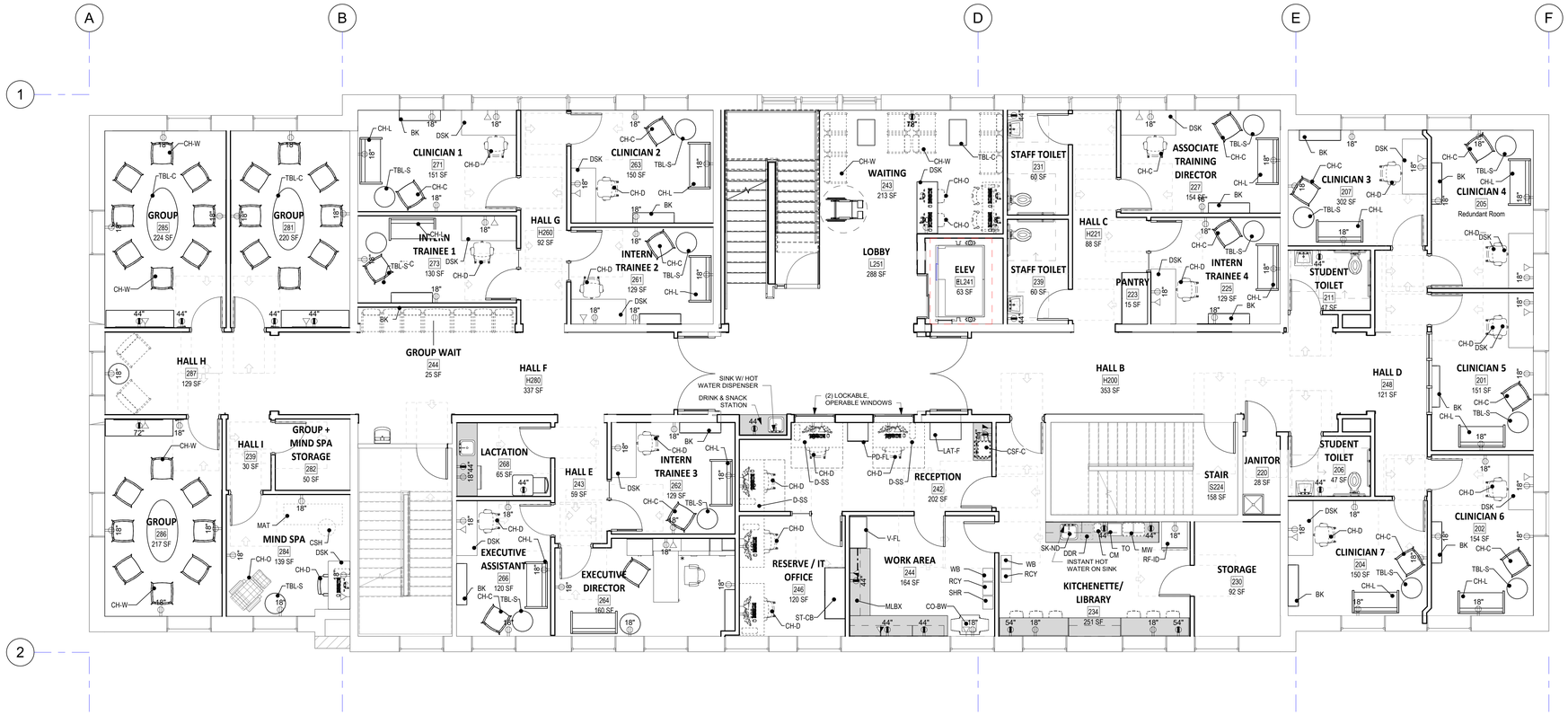
KEYNOTES

LEGEND

- OFOI - OWNER FURNISHED, OWNER INSTALLED
- OFCI - OWNER FURNISHED, CONTRACTOR INSTALLED
- CFCI - CONTRACTOR FURNISHED, CONTRACTOR INSTALLED

EQUIPMENT LEGEND

BK	BOOKSHELF
CH-C	CLINICIAN CHAIR
CH-D	DESK CHAIR
CH-L	LOVESEAT
CH-O	OTHER CHAIR
CH-W	WAITING CHAIR
CM	COFFEE MAKER
CO-BW	BLACK AND WHITE COPY
CSF-C	COPY, SCAN AND FAX - COLOR
CSH	CUSHIONS
D-SS	
DDR	DISH DRYING RACK
DSK	DESK
LAT-F	STANDING LATERAL FILE
MAT	MATS
MLBX	MAILBOXES
MW	MICROWAVE
PD-FL	PEDASTAL FILE
RCY	RECYCLE
RF-ID	REFRIGERATOR WITH FREEZER AND ICE DISPENSER
SHR	SHREDDER
SK-ND	SINK WITHOUT DISPOSAL
ST-CB	STORAGE CABINET
TBL-C	COFFEE TABLE
TBL-S	SIDE TABLE
TO	TOASTER OVEN
V-FL	VERTICAL FILE CABINET
WB	WASTE BASKET



1 Q2.02 EQUIPMENT - LEVEL 2
3/16" = 1'-0"

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122 SW WALDO PL CORVALLIS, OR 97331

Oregon State University

ISSUE DATE: 11.08.2021
REVISIONS:

SCHEMATIC DESIGN

EQUIPMENT PLAN - LEVEL 2

Q2.02

PROJECT NO.: 21019

GENERAL NOTES

1. HALFTONED ELEMENTS ARE NOT IN CONTRACT, SHOWN FOR REFERENCE AND DESIGN INTENT PURPOSES ONLY
2. COORDINATE W/ MANUFACTURER FOR LOCATIONS TO PROVIDE WALL BACKING

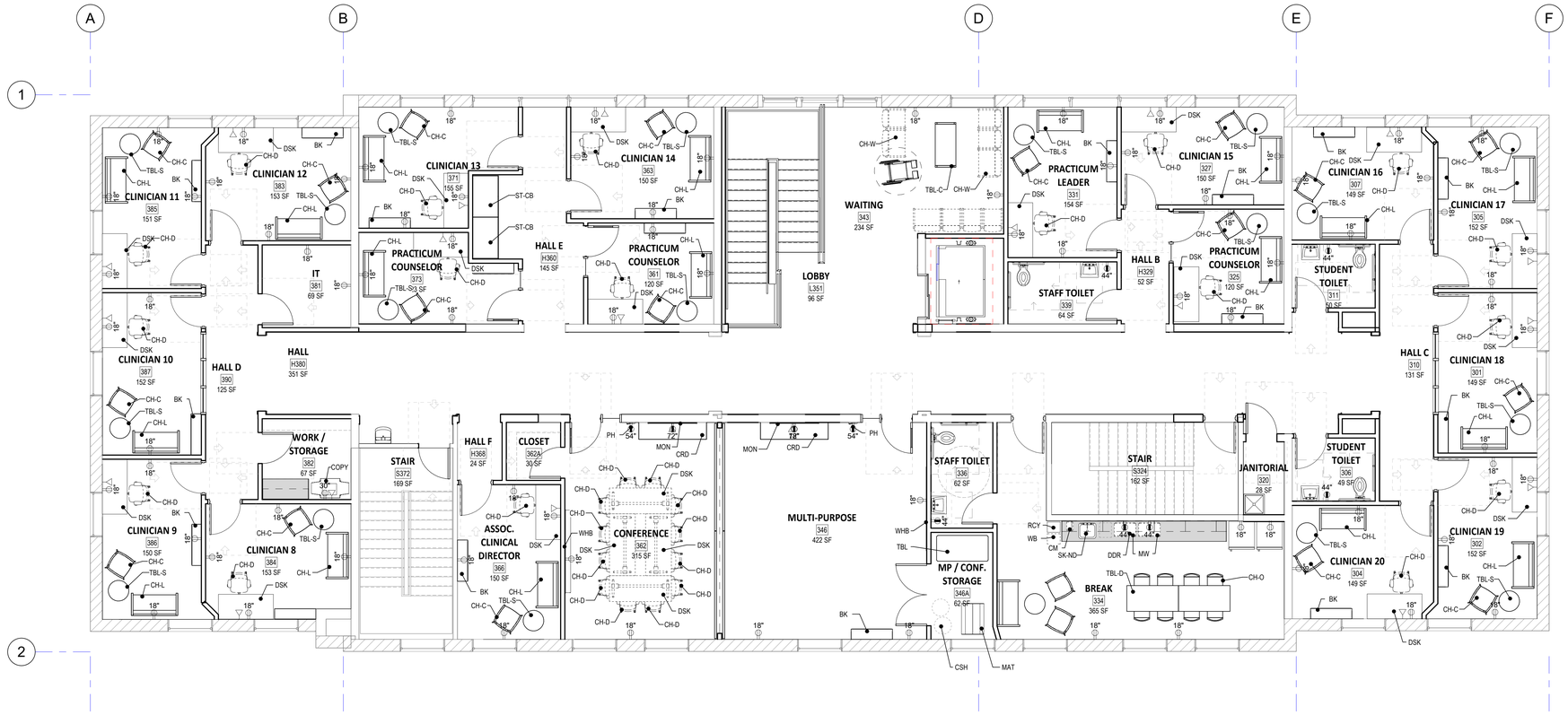
KEYNOTES

LEGEND

- OFOI - OWNER FURNISHED, OWNER INSTALLED
- OFCI - OWNER FURNISHED, CONTRACTOR INSTALLED
- CFCI - CONTRACTOR FURNISHED, CONTRACTOR INSTALLED

EQUIPMENT LEGEND

BK	BOOKSHELF
CH-C	CLINICIAN CHAIR
CH-D	DESK CHAIR
CH-L	LOVESEAT
CH-O	OTHER CHAIR
CH-W	WAITING CHAIR
CM	COFFEE MAKER
COPY	
CRD	CREDENZA
CSH	CUSHIONS
DDR	DISH DRYING RACK
DSK	DESK
MAT	MATS
MON	MONITOR
MW	MICROWAVE
PH	PHONE - WALL MOUNTED
RCY	RECYCLE
SK-ND	SINK WITHOUT DISPOSAL
ST-CB	STORAGE CABINET
TBL	TABLE
TBL-C	COFFEE TABLE
TBL-D	DINING TABLE
TBL-S	SIDE TABLE
WB	WASTE BASKET
WHB	WHITEBOARD



1 Q2.03 EQUIPMENT - LEVEL 3
3/16" = 1'-0"

CLARK KJOS ARCHITECTS, LLC
621 SW Alder St., Suite 700
Portland, OR 97205
Phone: 503/224-4848

GILKEY HALL
OREGON STATE UNIVERSITY
122 SW WALDO PL CORVALLIS, OR 97331

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ISSUE DATE: 11.08.2021
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EQUIPMENT PLAN - LEVEL 3

Q2.03

PROJECT NO.: 21019

CODE REVIEW

PROJECT DESCRIPTION

INTERIOR RENOVATION OF EXISTING THREE STORY BUILDING.

GOVERNING CODES

BUILDING CODE EDITION: 2019 OREGON STRUCTURAL SPECIALTY CODE

GUIDING PRINCIPAL: 3401.5 ALTERNATIVE COMPLIANCE:

WORK PERFORMED IN ACCORDANCE WITH THE LATEST REVISION OF OREGON ALTERNATE METHOD

OSSC 08-05 SHALL BE DEEMED TO COMPLY WITH THE PROVISIONS OF THIS CHAPTER.

3409.1 HISTORIC BUILDINGS:

REPAIRS, ALTERATIONS, AND ADDITIONS NECESSARY FOR THE PRESERVATION, RESTORATION, REHABILITATION OR CONTINUED USE OF A BUILDING OR STRUCTURE MAY BE MADE WITHOUT CONFORMANCE TO ALL THE REQUIREMENTS OF THIS CODE WHEN AUTHORIZED BY THE BUILDING OFFICIAL, PROVIDED:

1. THE BUILDING OR STRUCTURE HAS BEEN DESIGNATED BY OFFICIAL ACTION OF THE LEGALLY CONSTITUTED AUTHORITY OF THIS JURISDICTION AS HAVING SPECIAL HISTORICAL OR ARCHITECTURAL SIGNIFICANCE.
2. ANY UNSAFE CONDITIONS AS DESCRIBED IN THIS CODE ARE CORRECTED.
3. THE RESTORED BUILDING OR STRUCTURE WILL BE NO MORE HAZARDOUS BASED ON LIFE SAFETY, FIRE SAFETY AND SANITATION THAN THE EXISTING BUILDING.
4. THE BUILDING OFFICIAL SEEKS THE ADVICE OF THE STATE OF OREGON HISTORIC PRESERVATION OFFICER.

IN GENERAL, PER THE ABOVE SECTION OF THE CODE, NO REPAIRS OR ALTERATIONS ARE PROPOSED TO BE MADE IN SUCH A MANNER AS TO BE LESS SAFE OR SANITARY THAN THE CURRENT BUILDING.

SITE & ZONING INFORMATION

PROJECT ADDRESS: 122 SW WALDO PLACE, CORVALLIS, OREGON 97331

ZONING OF SITE: CITY OF CORVALLIS - OREGON STATE UNIVERSITY ZONE

OREGON STATE UNIVERSITY CAMPUS MASTER PLAN (CMP) 2004, SECTOR "C"

ASSUMED PROPERTY:

LINE SETBACKS:	MIN. REQUIRED	PROVIDED
NORTH	20' - 0"	15'-0" SW Campus Way
EAST	20' - 0"	70'-0" feet to SW Waldo Place
SOUTH	20' - 0"	36' - 0"
WEST	20' - 0"	Peoples Park
SITE LANDSCAPE AREA:	REQUIRED SITE LANDSCAPE AREA:	XX% (XXXX SF)

	SITE LANDSCAPE AREA PROVIDED:	XX SF
BICYCLE PARKING:	MINIMUM REQUIRED	PROVIDED
	13 TOTAL (TO MATCH EXIST. NUMBER)	13 TOTAL
50% SHALL BE COVERED	7 COVERED*	
	6 UNCOVERED	

*COVERED BY CAMPUS STANDARD BIKE STRUCTURE

CHAPTER 3 - USE AND OCCUPANCY CLASSIFICATION:

OCCUPANCY GROUP(S):	MAIN OCCUPANCY GROUP	ACCESSORY OCCUPANCIES:	CODE DESCRIPTION:
1st FLOOR:	B	NONE	EDUCATIONAL ABOVE 12TH GRADE
2nd FLOOR:	B	NONE	CLINIC, OUTPATIENT
3rd FLOOR:	B	NONE	CLINIC, OUTPATIENT

CHAPTER 5 - GENERAL BUILDING HEIGHTS AND AREAS

CONSTRUCTION TYPE: III-B (existing)

ALLOWABLE BUILDING HEIGHTS & AREAS (Section 503)

AUTOMATIC SPRINKLER SYSTEM INCREASE (504.2 & 506.3)

BUILDING TO BE EQUIPPED THROUGHOUT WITH AN APPROVED SPRINKLER SYSTEM IN ACCORDANCE WITH SECTION 903.3.1.1

OCCUPANCY GROUP	BASIC ALLOWABLE AREA (SF):	BASIC ALLOWABLE HEIGHT (STORIES)	BASIC ALLOWABLE HEIGHT (FT)
B	7,000 SF / STORY	4 STORIES	75’

BUILDING HEIGHT & AREA INCREASES (Section 504 & 506)

FRONTAGE INCREASE (506.2)

PERIMETER ON PUBLIC WAY OR WITH AT LEAST 20’ OPEN SPACE:	390’
TOTAL BUILDING PERIMETER:	390’
WIDTH OF PUBLIC WAY OR OPEN SPACE	>30’

I f = .75 (frontage increase = 42,750 sf / story)

OCCUPANCY GROUP (SF):	MODIFIED ALLOWABLE AREA GROUP A-3	MODIFIED ALLOWABLE HEIGHT (STORIES)	MODIFIED ALLOWABLE HEIGHT (DIMENSION)
B	99,750 SF / STORY	4 STORIES	75’

PROPOSED HEIGHT & AREA

PROPOSED AREA GROUP B:	PROPOSED AREA GROUP A-3 (Accssry to B)	PROPOSED HEIGHT (STORIES):	PROPOSED HEIGHT (DIMENSION):
1st FLOOR:	6,834 SF	None	1 STORY
2nd FLOOR:	6,848 SF	None	2 STORIES
3rd FLOOR:	9,972 SF	None	3 STORIES
TOTAL:	23,654 SF	X SF	

TOTAL PROPOSED AREA: 23,654 SF

SEPARATION OF OCCUPANCIES (Section 508.2.4) NONE REQUIRED

CHAPTER 6 - TYPE OF CONSTRUCTION

FIRE-RESISTANCE RATING REQUIREMENTS (Table 601)

BUILDING ELEMENT	REQUIRED RATING (TYPE III-B)
STRUCTURAL FRAME	0
BEARING WALLS - EXTERIOR	2 HR (13-17 INCHES OF BRICK)
BEARING WALLS - INTERIOR	0
NONBEARING WALLS - EXTERIOR	0
NONBEARING WALLS - INTERIOR	0
FLOOR CONSTRUCTION	0
ROOF CONSTRUCTION	0

NO ADDITIONAL RATING (BEYOND THAT LISTED ABOVE) IS REQUIRED.

CHAPTER 7 - FIRE AND SMOKE PROTECTION FEATURES

EXTERIOR WALL OPENINGS (Table 705.8)

ALL EXTERIOR WALLS HAVE A FIRE SEPARATION DISTANCE OF MORE THAN 30' THEREFORE, NO PROTECTION IS REQUIRED FOR EXTERIOR WALL OPENINGS, AND THERE IS NO LIMIT TO THE ALLOWABLE AREA OF OPENINGS.

VERTICAL SEPARATION OF OPENINGS: (Section 705.8.5)

OPENINGS ARE NOT REQUIRED TO BE VERTICALLY SEPARATED, BY USE OF EXCEPTION NO. 2: BUILDING EQUIPPED THROUGHOUT WITH AN AUTOMATIC AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH 903.1.1 OR 903.3.1.2.

SHAFT ENCLOSURES: (Section 713.4)

SHAFT ENCLOSURES CONNECTING FOUR OR MORE STORIES SHALL HAVE A 2-HOUR FIRE RATING. SHAFT ENCLOSURES CONNECTING LESS THAN 4 STORIES SHALL HAVE A 1-HOUR FIRE RATING (PER SECTION 713.4).

FLOOR/CEILING OPENINGS OF THE FOLLOWING TYPES ARE NOT REQUIRED TO BE PROTECTED BY A SHAFT ENCLOSURE, PER THE EXCEPTIONS IN SECTION 708.2

EXCEPTION 3: PENETRATIONS BY PIPE, TUBE, CONDUIT, WIRE, CABLE AND VENTS PROTECTED IN ACCORDANCE WITH SECTION 714.4.1

SHAFT ENCLOSURE AT THE TOP (Section 708.12)

A SHAFT ENCLOSURE THAT DOES NOT EXTEND TO THE UNDERSIDE OF THE ROOF SHEATHING, DECK, OR SLAB OF THE BUILDING SHALL BE ENCLOSED WITH CONSTRUCTION OF THE SAME FIRE-RESISTANCE RATING AS THE TOPMOST FLOOR PENETRATED BY THE SHAFT, BUT NOT LESS THAN THE FIRE-RESISTANCE RATING REQUIRED BY THE SHAFT ENCLOSURE. SEE SECTION 713.12.

THE NEW ELEVATOR SHAFT ENCLOSURE WILL NOT EXTEND TO THE UNDERSIDE OF THE ROOF SHEATHING, AND THEREFORE IS REQUIRED TO BE ENCLOSED AT THE TOP WITH 1 HOUR RATED ASSEMBLY.

ELEVATOR LOBBY: (Section 3004, 3006)

ENCLOSED ELEVATOR LOBBIES ARE NOT REQUIRED SINCE THE BUILDING IS PROTECTED BY AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 3004 AND 3006.

ELEVATOR HOISTWAY OPENINGS ARE NOT REQUIRED SINCE THE ELEVATOR DOES NOT CONNECT MORE THAN 3 STORIES. (SECTION 3006.2)

HORIZONTAL ASSEMBLIES (Section 712)

BUILDING DOES NOT CONTAIN MIXED OCCUPANCIES (OTHER THAN THOSE THAT ARE ACCESSORY TO THE MAIN OCCUPANCY), AND IS NOT DIVIDED INTO SEPARATE FIRE AREAS. HORIZONTAL ASSEMBLIES AT THE SEPARATION OF INCIDENTAL USES SHALL BE PROTECTED AS REQUIRED BY SECTION 508.2.5 (NO SEPARATION REQUIRED IN THIS CASE).

OPENING PROTECTIVES: (Section 715)

TYPE OF ASSEMBLY	REQUIRED FIRE DOOR/SHUTTER RATING
SHAFT ACCESS	60 MIN
EXIT ENCLOSURE DOORS:	60 MIN
DOORS IN RATED CORRIDORS:	NA - CORRIDORS NOT RATED

FIRE DOORS SHALL BE SELF-CLOSING OR AUTOMATIC CLOSING.

CONCEALED SPACES: (Section 718.3)

FIREBLOCKING AND DRAFTSTOPPING SHALL BE INSTALLED IN COMBUSTIBLE CONCEALED LOCATIONS IN ACCORDANCE WITH SECTION 718.

Chapter 8 - Interior Finishes

TABLE 803.13 Occupancy Group B - Sprinklered Building

TYPE OF SPACE	CLASS
EXIT ENCLOSURES, EXIT PASSAGEWAYS	B
ROOMS & ENCLOSED SPACES	C

CHAPTER 9 - FIRE PROTECTION SYSTEMS

AUTOMATIC SPRINKLER SYSTEMS: (Section 903)

PORTIONS OF THE EXISTING BUILDING ARE EQUIPPED WITH AN AUTOMATIC SPRINKLER SYSTEM. ALL PORTIONS OF THE RENOVATED BUILDING WILL BE EQUIPPED

THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH 903.3.1.1,

STANDPIPE SYSTEMS: (Section 905)

HIGHEST FLOOR LEVEL IS LESS THAN 30' ABOVE LOWEST LEVEL OF FIRE DEPT. ACCESS. PER 905.3.1, CLASS I STANDPIPE SYSTEM IS ALLOWED.

PER 905.4, LOCATION OF STANDPIPES: "IN EVERY REQUIRED STAIRWAY A HOSE CONNECTION FOR EACH LEVEL ABOVE OR BELOW GRADE, TO BE LOCATED AT INTERMEDIATE LANDING BETWEEN FLOOR LEVELS"

PORTABLE FIRE EXTINGUISHERS: (Section 906)

PORTABLE FIRE EXTINGUISHERS SHALL BE PROVIDED IN OCCUPANCIES AND LOCATIONS AS REQUIRED BY THE FIRE CODE.

MINIMUM RATED SINGLE EXTINGUISHER: TYPE 2A ONE EXTINGUISHER REQUIRED FOR EVERY 3,000 S.F. OF FLOOR AREA
MAXIMUM TRAVEL DISTANCE TO EXTINGUISHER: 75'

LOCATION OF EXTINGUISHERS WILL BE DETERMINED DURING WALK-THRU OF BUILDING WITH THE FIRE MARSHALL

FIRE ALARM AND DETECTION SYSTEMS: (Section 907)

A MANUAL FIRE ALARM SYSTEM IS PROVIDED PER SECTION 907.2.2, CONDITIONS 1 AND 2.

EMERGENCY RESPONDED RADIO COVERAGE: (Section 915)

COVERAGE WILL BE PROVIDED THROUGHOUT THE BUILDING PER OSSC SECTION AND SECTION 510 OF THE OREGON FIRE CODE.

CHAPTER 10 - MEANS OF EGRESS

MAXIMUM FLOOR AREA ALLOWANCES PER OCCUPANT (Table 1004.5)

FUNCTION OF SPACE	S.F. PER OCCUPANT
ACCESSORY STORAGE AREAS & MECHANICAL EQUIPMENT ROOM	300 GROSS
BUSINESS AREAS	150 GROSS
EDUCATIONAL - CLASSROOM AREA	20 NET
UCONCENTRATED ASSEMBLY	15 NET

Section 1004.9

OCCUPANT LOAD MUST BE POSTED AT ASSEMBLY AREAS (N/A)

EGRESS WIDTH (Section 1005)

MINIMUM EGRESS STAIRWAY WIDTH (0.3" PER OCCUPANT):

FLOOR	OCCUPANTS	WIDTH REQUIRED	WIDTH PROVIDED
FLOOR 1	217	65.1	N/A
FLOOR 2	105	31.5	96
FLOOR 3	107	32.1	96

MINIMUM EGRESS WIDTH - NON-STAIR (0.2" PER OCCUPANT):

FLOOR	OCCUPANTS	WIDTH REQUIRED	WIDTH PROVIDED
FLOOR 1	217	43.4	196
FLOOR 2	105	21	72
FLOOR 3	107	21.4	72

MEANS OF EGRESS (Section 1008)

EMERGENCY EGRESS LIGHTING TO MEET PERFORMANCE REQUIREMENTS OF ILLUMINATION SECTION 1008.3 ALONG PATH OF EGRESS AND TO ILLUMINATE A MINIMUM 36 INCH WIDE PATH (32 INCHES AT DOORS). BACKUP POWER TO BE PROVIDED BY

LOCALIZED BATTERY BACKUP. REFERENCE ELECTRICAL DRAWINGS FOR EMERGENCY LIGHTING LOCATIONS. AT EMERGENCY EXITS, LIGHTING TO CONTINUE FOR A DISTANCE OF 50' AWAY FROM THE BUILDING.

ACCESSIBLE MEANS OF EGRESS (Section 1009.1)

ACCESSIBLE MEANS OF EGRESS IS REQUIRED.

AREA OF REFUGE (Section 1009.3.3)

PER EXCEPTION 2, AREAS OF REFUGE NOT REQUIRED AT EXIT STAIRWAYS IN BUILDINGS EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM.

STAIRWAY TO ROOF (Section 1011.12)

STAIR TO ROOF NOT REQUIRED FOR 3 STORY BUILDINGS. STAIRWAY FLOOR NUMBER SIGNS ONLY REQUIRED FOR STAIRS OVER 4 STORIES.

EXIT SIGNS (Section 1013)

REQUIRED FOR AREAS THAT ARE REQUIRED TO HAVE MORE THAN ONE EXIT.

EXIT THROUGH INTERVENING ROOMS SPACES (Section 1016.2)

EGRESS FROM A ROOM OR SPACE SHALL NOT PASS THROUGH ADJOINING OR INTERVENING ROOMS AREAS, EXCEPT WHERE SUCH ADJOINING ROOMS OR AREAS AND THE AREA SERVED ARE ACCESSORY TO ONE OR THE OTHER, ARE NOT A GROUP `H' OCCUPANCY AND PROVIDE A DISCERNABLE PATH OF EGRESS TRAVEL TO AN EXIT.

COMMON PATH OF EGRESS TRAVEL (Table 1006.2.1)

BUILDING IS EQUIPED THROUGHOUT WITH A AUTOMATIC SPRINKLER SYSTEM. GIVEN THE B-OCCUPANCY, THE LENGTH OF A COMMOM PATH OF TRAVEL SHALL NOT BE MORE THAN 100'

EXIT AND EXIT ACCESS DOORWAYS (Section 1006.3.2)

NUMBER OF REQUIRED EXITS:

FLOOR	OCCUPANTS	EXITS REQUIRED	EXITS PROVIDED
FLOOR 1	217	2	3
FLOOR 2	105	2	2
FLOOR 3	107	2	2

EXIT ACCESS TRAVEL DISTANCE (Table 1017.2)

GROUP B OCCUPANCY

MAXIMUM DISTANCE ALLOWED (WITH SPRINKLER SYSTEM) = 300'

MAXIMUM DISTANCE PROPOSED = 235'-10" (3RD FLOOR, SE CORNER OF SOUTH WING)

CORRIDORS (Section 1020.1)

CORRIDORS ARE NOT REQUIRED TO BE FIRE-RATED, AS BUILDING IS A "B" OCCUPANCY GROUP AND IS EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM (PER TABLE 1018.1). SINCE CORRIDORS ARE NOT REQUIRED TO BE FIRE-RATED, DOORS OPENING TO CORRIDOR ARE ALSO NOT REQUIRED TO BE FIRE-RATED, NOR ARE THEY REQUIRED TO HAVE CLOSERS.

DEAD ENDS (Section 1020.4)

DEAD END CORRIDORS:

FLOOR	MAX. DISTANCE ALLOWED	MAX. DISTANCE PROVIDED
FLOOR 1	50'	XX
FLOOR 2	50'	XX

FLOOR 3 50’ XX

EXIT ENCLOSURES REQUIRED (Section 1022.1)

THE NEW STAIR IS DEFINED AS A CONVENIENCE STAIR AND THEREFOR DOES NOT REQUIRE AN EXIT ENCLOSURE.

CHAPTER 11 – ACCESSIBILITY

APPLICATION TO EXISTING BUILDINGS (Section 3411)

THIS CODE IS NOT RETROACTIVE AND THE BUILDING OFFICIAL HAS NO AUTHORITY TO INITIATE COMPLIANCE WITH THE PROVISIONS OF THIS CHAPTER WITHIN EXISTING BUILDINGS. WHEN A PROJECT FOR RENOVATION, ALTERATIONS, OR MODIFICATIONS OF AFFECTED BUILDINGS IS INITIATED BY OTHERS, SUCH WORK SHALL COMPLY WITH SECTIONS 1103.2.2 AND 3411.6.

(Section 1103.2.2)

EXISTING BUILDINGS: EXISTING BUILDINGS SHALL COMPLY WITH SECTION 3411

(Section 3411.6)

ALTERATIONS: A BUILDING, FACILITY OR ELEMENT THAT IS ALTERED SHALL COMPLY WITH THE APPLICABLE PROVISIONS IN CHAPTER 11 OF THIS CODE AND ICC A117.1, UNLESS TECHNICALLY INFEASIBLE. WHERE COMPLIANCE WITH THIS SECTION IS TECHNICALLY INFEASIBLE, THE ALTERATION SHALL PROVIDE ACCESS TO THE MAXIMUM EXTENT TECHNICALLY FEASIBLE.

BUILDING EXTERIOR ACCESSIBLE ROUTE:

SEE FIRE / LIFE SAFETY DIAGRAM.

CHAPTER 13 - ENERGY EFFICIENCY

CRITERIA (Section 1301.1.1)

BUILDINGS SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE OREGON ENERGY EFFICIENCY SPECIALTY CODE.

2010 OREGON ENERGY EFFICIENCY SPECIALTY

CODE: CHAPTER 1 - ADMINISTRATION (Section E103.2)

APPLICABILITY (Section 101.4) EXCEPT AS SPECIFIED IN THIS CHAPTER, THIS CODE SHALL NOT BE USED TO REQUIRE THE REMOVAL, ALTERATION OR ABANDONMENT OF, NOR PREVENT THE CONTINUED USE AND MAINTENANCE OF, AN EXISTING BUILDING OR BUILDING SYSTEM LAWFULLY IN EXISTENCE AT THE TIME OF ADOPTION OF THIS CODE.

EXISTING BUILDINGS (Section E103.2.2)

ADDITIONS, ALTERATIONS ADDITIONS, ALTERATIONS, RENOVATIONS OR REPAIRS TO AN EXISTING BUILDING, BUILDING SYSTEM OR PORTION THEREOF SHALL CONFORM TO THE PROVISIONS OF THIS CODE.

RENOVATIONS OR REPAIRS (Section E101.4.2)

EXCEPTION: THE FOLLOWING NEED NOT COMPLY PROVIDED THE ENERGY USE OF THE BUILDING IS NOT INCREASED:

4. EXISTING CEILING, WALL, OR FLOOR CAVITIES EXPOSED DURING CONSTRUCTION PROVIDED THAT THESE CAVITIES ARE FILLED WITH INSULATION.
5. CONSTRUCTION WHERE THE EXISTING ROOF, WALL OR FLOOR CAVITY IS NOT EXPOSED
7. REPLACEMENT OF EXISTING DOORS THAT SEPARATE CONDITIONED SPACE FROM THE EXTERIOR SHALL NOT REQUIRE THE INSTALLATION OF A VESTIBULE OF REVOLVING DOOR.

HISTORIC BUILDINGS (Sections 101.4.5)

SEE SECTION 3409 OF THE BUILDING CODE.

CHAPTER 14 - EXTERIOR WALLS

WINDOW SILLS (Section 1405.13.2)

EXISTING WINDOW SILLS ARE 24" ABOVE THE FINISHED FLOOR SURFACE. IN A "B" OCCUPANCY, THERE ARE NO RESTRICTIONS TO THE CLEAR OPENING DIMENSION OF A WINDOW.

(RESTRICTIONS ARE ONLY IN PLACE FOR R-2, R-3, AND OTHER RESIDENTIAL OCCUPANCIES).

CHAPTER 29 PLUMBING SYSTEMS

PLUMBING FIXTURE REQUIREMENTS:

TABLE 29-A - EDUCATIONAL FACILITIES OTHER THAN GROUP 'E' 1 OCCUPANT PER 50 SQUARE FEET OF *NET* BUILDING AREA

	MALE	FEMALE
WATER CLOSETS:	2 per first 50, 1/50	2 per first 50, 1/50
LAVATORIES:	2 for first 80. 1/80	2 for first 80. 1/80
BATHTUB OR SHOWER:	N/A	N/A
DRINKING FOUNTAINS:	1 total per FLOOR	1 total per FLOOR

PLUMBING FIXTURE COUNT:

NET BUILDING AREA:	20,654 SF
TOTAL OCCUPANTS:	429
MALE OCCUPANTS:	215
FEMALE OCCUPANTS:	215

WATER CLOSETS	REQUIRED	PROVIDED
MEN	5	3
WOMEN	5	3
UNISEX		8
LAVATORIES	**REQUIRED**	**PROVIDED**
MEN	4	2
WOMEN	4	2
UNISEX		8
DRINKING FOUNTAINS	**REQUIRED**	**PROVIDED**
1ST FLOOR	1	2
2ND FLOOR	1	1
3RD FLOOR	1	1

CHAPTER 30 - ELEVATOR AND CONVEYING SYSTEMS

HOISTWAY ENCLOSURE PROTECTION (Section 3002.1)

ELEVATOR, DUMBWAITER, AND HOISTWAY ENCLOSURES SHALL BE SHAFT ENCLOSURES COMPLYING WITH SECTION 708 (2-HOUR

RATING).

HOISTWAY OPENING PROTECTIVES

OPENINGS IN HOISTWAY (Section 3002.1.1)

ENCLOSURES SHALL BE PROTECTED AS REQUIRED IN CHAPTER 7.

EXCEPTION – ELEVATOR CAR DOORS AT THE FLOOR LEVEL DESIGNATED FOR RECALL IN ACCORDANCE WITH SECTION 3003.2 SHALL BE PERMITTED TO REMAIN OPEN DURING PHASE I EMERGENCY RECALL.

HOISTWAY DOORS (Section 3002.6)

DOORS SHALL BE PROHIBITED AT THE POINT OF ACCESS TO AN ELEVATOR CAR UNLESS SUCH DOORS ARE READILY OPENABLE FROM THE CAR SIDE WITH A KEY, TOOL, SPECIALIZED

KNOWLEDGE OR EFFORT.

HOISTWAY VENTING (Section 3004.1)

HOISTWAY VENTING NOT REQUIRED PER EXCEPTION 1, BUILDING EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM.

MACHINE ROOM VENTING (Section 3006.2)

ELEVATOR MACHINE ROOMS THAT CONTAIN SOLID-STATE EQUIPMENT FOR ELEVATOR OPERATION SHALL BE PROVIDED WITH AN INDEPENDENT VENTILATION OR AIR-CONDITIONING SYSTEM TO PROTECT AGAINST THE OVERHEATING OF THE ELECTRICAL EQUIPMENT. THE SYSTEM SHALL BE CAPABLE OF MAINTAINING TEMPERATURES WITHIN THE RANGE ESTABLISHED FOR THE ELEVATOR EQUIPMENT.

CHAPTER 34 - EXISTING STRUCTURES

ADDITIONS (Section 3411N IEBC 1101.1)

ADDITIONS TO ANY BUILDING OR STRUCTURE SHALL COMPLY WITH THE REQUIREMENT OF THIS CODE FOR NEW CONSTRUCTION.

APPLIES TO: NEW CONVENIENCE STAIR, ELEVATOR, AND EXTERIOR RAMPS ONLY

ALTERATIONS (Section IEBC 305.6)

ALTERATIONS TO ANY BUILDING OR STRUCTURE SHALL COMPLY WITH THE REQUIREMENTS OF THE CODE FOR NEW CONSTRUCTION. ALTERATIONS SHALL BE SUCH THAT THE EXISTING BUILDING OR STRUCTURE IS NO LESS COMPLYING WITH THE PROVISIONS OF THIS CODE THAN THE EXISTING BUILDING OR STRUCTURE WAS PRIOR TO THE ALTERATION.

APPLIES TO: ALL INTERIOR ALTERATIONS

REPAIRS (Section 3405.1)

ROUTINE MAINTENANCE REQUIRED BY SECTION 3401.2, ORDINARY REPAIRS EXEMPT FROM PERMIT IN ACCORDANCE WITH SECTION 105.2, AND ABATEMENT OF WEAR DUE TO NORMAL SERVICE CONDITIONS SHALL NOT BE SUBJECT TO THE REQUIREMENTS FOR REPAIRS IN THIS SECTION.

APPLIES TO: REHABILITATION OF EXISTING WINDOWS

HISTORIC BUILDINGS (Section 3405.6, IEBC 507.1)

REPAIRS, ALTERATIONS, AND ADDITIONS NECESSARY FOR THE PRESERVATION, RESTORATION, REHABILITATION OR CONTINUED USE OF A BUILDING OR STRUCTURE MAY BE MADE WITHOUT CONFORMANCE TO ALL THE REQUIREMENTS OF THIS CODE WHEN AUTHORIZED BY THE BUILDING OFFICIAL, PROVIDED:

1. THE BUILDING OR STRUCTURE HAS BEEN DESIGNATED BY OFFICIAL ACTION OF THE LEGALLY CONSTITUTED AUTHORITY OF THIS JURISDICTION AS HAVING SPECIAL HISTORICAL OR ARCHITECTURAL SIGNIFICANCE.

2. ANY DANGEROUS CONDITIONS AS DESCRIBED IN THIS CODE ARE CORRECTED.

3. THE RESTORED BUILDING OR STRUCTURE WILL BE NO MORE HAZARDOUS BASED ON LIFE SAFETY, FIRE SAFETY, AND SANITATION THAN THE EXISTING BUILDING.

4. THE BUILDING OFFICIAL SEEKS THE ADVICE OF THE STATE OF OREGON HISTORIC PRESERVATION OFFICER. IN CASE OF APPEALS RELATED TO HISTORIC BUILDINGS, THE LOCAL APPEALS BOARD OR THE APPROPRIATE STATE APPEALS BOARD SHALL SEEK THE ADVICE OF THE OREGON HISTORIC PRESERVATION OFFICER.

AS ALLOWED BY THE ABOVE SECTION (3409.1) THE FOLLOWING IS PROPOSED:

EXIT DISCHARGE FROM THE NW STAIR WILL REMAIN AS EXISTING

THE EXTERIOR WALLS ARE TO REMAIN UNINSULATED

EXISTING ROOF IS TO REMAIN UNINSULATED

EXISTING SINGLE PANE GLAZING IS TO REMAIN

Outline Specifications

TABLE OF CONTENTS

DIVISION 00 CONTRACT FORMS, CONDITIONS OF THE CONTRACT

00 5000 AGREEMENT FORM

Part 1 - Scope

Reserve Contract Supplement, OSU reserve contract for professional consultants, supplement no.: OSU-704-P-19-2290. Gilkey Hall Renovation Design Services
The work will be executed under a stipulated sum contract with the general contractor determined by owner selection.

The Owner will hire the general contractor through CMGC process.

DIVISION 01 GENERAL REQUIREMENTS

SUMMARY OF WORK

Part 1 - Scope

Project includes:
Remodel 14,380 SF of interior space to accommodate Counseling and Psychological Services (CAPS)
Repair exterior window seals and glazing as required.
Replace roof membrane and coping
Install new exhaust fans at the attic and roof.
Add new condensing units on the roof. (M-1 Alternate)

HAZARDOUS MATERIALS REQUIREMENTS
Prior to the start of work, materials containing friable asbestos will be removed by a separate Contractor provided by the Owner.

ALTERNATES

Part 1 - Scope

Alternate A1 Add – Furring and insulation at all exterior walls at both level 2 and 3.
Alternate M1 Add – Mechanical Cooling
Alternate M2 Add – Exhaust Heat Recovery

PROJECT MEETINGS

Part 1 - Scope

Project meetings will be held on site, in person, bi-weekly, or as appropriate to the work in progress.

SUBMITTALS

Part 1 - Scope

Progress schedules will be submitted monthly. Required product submittals will be reviewed and approved by the Contractor prior to submittal to the Architect.

QUALITY CONTROL

Part 1 - Scope

- The Owner will employ and pay for the services of testing laboratories for code required testing for on site work.
- The Contractor will pay for all testing for products and fabrication procedures off site including, but not limited to, shop welding of structural steel.

REGULATORY REQUIREMENTS

Part 1 - Scope

Building codes, permit fees and abatement procedures.

Building Codes:
State of Oregon Structural Specialty Code based on the Uniform Building Code, current edition
Oregon State Mechanical Specialty Code, current edition.
Oregon State Plumbing Specialty Code, current edition.
National Electrical Code, current edition.
NFPA 13, Standard for the Installation of Sprinkler Systems.
NFPA 101, Life Safety Code
NFPA 99, Standard for Health Care Facilities.

Permit Fees Paid by Owner:
Plan examination fees required by Local Building Officials.
Sewer development/equalization charges.
Sewer connection fees.
Building permit fees required by Local Building Officials.
Connection fees required by utility companies.
Special inspection fees.
Other fees required by governing agencies.

CONSTRUCTION FACILITIES AND TEMPORARY CONTROLS

Part 1 - Scope

- The Owner will provide power and water.
- The Contractor will provide temporary field offices with provision of a conference room for meetings required under 01200, sanitary facilities for workers, construction telephone, construction fax, internet access, dump box disposal, temporary sheds and temporary heating.

PROJECT PROCEDURES

Part 1 - Scope

GENERAL PROTECTION
Provide protection for adjacent surfaces, owner occupied areas, utility lines and structural members that may be damaged by work.
Protect life safety systems with dust-proof enclosures when in the presence of air born dust.

INFECTION CONTROL RISK ASSESSMENT (ICRA)
The Owner will prepare an Infection Control Risk Assessment (ICRA) prior to start of construction and will develop a dust control plan based upon that assessment.
Contractor and Owner shall monitor jobsite conditions per the dust control plan and the ICRA.

DUST CONTROL

- Erect barriers, vapor retarders and implement air pressure control procedures to manage and control dust and dust-borne pathogens generated by any project work.
  1. Dust: Aspergillus has been detected in dust that is generated during renovation or construction projects. Exposure to this dust can cause severe illness in immuno-compromised people.
  2. Limit exposure: Reasonably limit exposure to dust from staff and visitors.

- Coordinate with project personnel and the Oregon State University representative. Determine when a dust enclosure is required to isolate the construction area from adjacent areas.
- Provide complete air barriers and vapor retarders between finished areas and areas of construction activity which will modify the air quality and moisture content. Extend barrier from floor to ceiling. When work is being done above the ceiling, extend the barrier from floor to structure. Seal all penetrations through the enclosure around the edges using tape, foam or other materials that for a positive seal. Maintain seal around enclosure entrance and exit when not being used for entry or exit.
- Provide negative air pressure inside the enclosure when required by Lane Community College. Block air supply systems. Provide a fan vented to the outside of the building and away from building air intakes, or adjacent operable windows. Or provide a fan with a High Efficiency Particulate Aire (HEPA) filter vented outside the enclosure.
- Provide Sticky-Back (walk-off) mats or dampened walk mats inside and outside the entrance and exit to the enclosure. Replace mats as needed to prevent dust tracking outside the enclosure. Remove any dust tracked outside the enclosure immediately with a HEPA vacuum, damp mop, or other appropriate means.
- Transport all materials, tools, equipment, debris, etc. to and from the enclosure in containers with tight fitting lids. Monitor employees and subcontractors for compliance.

INTERIM LIFE-SAFETY PROCEDURES

- The OSU representative will interpret the Interim Life-Safety Measures and determine standard to be applied and frequency of monitoring.
- Interim Life-Safety Measures are required when:
  - The exit access, exit way or exit discharge features are changed. Notify the OSU representative when exiting is to be changed.
  - The building's fire alarm, fire detection or fire suppression systems are impaired. Notify the building and project representative when the building's fire alarm or detection systems will be changed. When the fire suppression system will be disabled for more than 4 total hours in a 24-hour period, additional time for notifications and additional Interim Life-Safety Measures will be required.
  - Temporary sources of ignition (ie: cutting, welding, plumbers torch operations) are anticipated. Provide representatives with monitoring reports for the fire watch.
  - Construction operations involve large quantities of combustible material and debris. Coordinate with OSU representative in implementation and monitoring of the required Interim Life Safety measures.

TEMPORARY SHUT OFF OF UTILITY AND LIFE SAFETY SYSTEMS

- Coordinate shut off of gas and utility lines with OSU representative.
- Obtain OSU representative. approval prior to shut off of life safety systems including fire protection, fire and smoke detectors, and enunciator systems of short periods of time when work may cause false alarms.
- Reactivate and confirm life safety systems operational at end of work that may cause false alarms or at end of each workday, whichever comes first.

ACCESS

- Contractor may use existing parking spaces as coordinated with OSU representative.
- Confine construction personnel, equipment, and materials to staging and construction areas as coordinated with OSU representative.

- Contractor may use existing corridors adjacent to or within construction area for access to Work.
- Limit working hours and building access for subcontractors from 7AM to 10PM. Specific hours to be determined.
- Limit use of corridors, entrances, and toilets by subcontractors and employees.

TEMPORARY PROTECTION

Part 1 - Scope

The Architect, Owner and Contractor will flag specific plant material before start of construction for preservation, protection, or relocation.

SUBSTITUTIONS

Part 1 - Scope

- Substitutions must be requested on form provided.
- All substitutions must be approved prior to final contract signature.

DIVISION 02 EXISTING CONDITIONS

DEMOLITION

Part 1 - Scope

- See demo plans for proposed walls, building systems, structures, etc. to be demolished within an existing building.

Part 2 – OSU Standards

- For structures within the OSU National Historic District, an approved Historic Preservation Permit (HPP) for demolition may be required prior to the demolition of any building or structure. Consultation with OSU Capital Planning & Development is required to confirm the requirement. The OSU National Historic District map may be found at: https://fa.oregonstate.edu/university-land-use-planning/resources-forms/...
- Demolition and disassembly will not be allowed until it is coordinated with OSU's designated representative.
- Maintain free and safe passage to and from buildings during demolition.
- Prevent movement or settlement of structures.
- Provide and place bracing, shoring, and underpinning, and be responsible for safety and support of structures and assume liability for such movement, settlement, damage, or injury.
- Cease operations and notify OSU's designated representative immediately if safety of structure appears to be endangered. Take precautions to properly support structure. Do not resume operations until safety is restored.
- All active utilities traversing the project site shall be protected and maintained, unless noted to be removed or abandoned.
- When removing a structure or building, establish a safety perimeter or corridor that restricts public access during the demolition operation. Provide, erect, and maintain barricades, lighting and guard rails as required to protect the public.
- Any unearthed underground tank shall be removed in accordance with applicable Department of Environmental Quality regulations and standards. Contact the OSU designated representative immediately upon discovery of an underground tank or sub surface structure. (See Construction Standard Section 02 65 00)

- On every project involving existing facilities, a hazardous materials survey shall be performed prior to any demolition. This survey will be performed by OSU Environmental Health & Safety (EH&S) OR by independent consultant as directed by EH&S. (See Construction Standards Section 01 35 43 Environmental Procedures)
- On all projects involving existing concrete flooring, the contractor is responsible for utilizing Ground Penetrating Radar prior to core drilling to avoid existing utilities and structural elements.
- All inactive underground pipes or structures that are removed, abandoned, or otherwise disturbed with the project and are able to convey water shall be capped with approved plug or non-shrink grout once determined abandoned by OSU Project Manager.
- The Contractor is responsible for providing sufficient advanced warning of scheduled utility interruptions as established during pre-construction meeting.
- Cooperate with Oregon State University and utility companies whose work affects or will be affected by the demolition operations. It is the professional consultants' and Contractors' responsibility to ascertain and understand the rules, regulations and requirements of these authorities which affect the demolition process; notify them of conditions affecting their work and disconnect or arrange for disconnection of utility services if required.
- The professional consultant or Contractor shall comply fully with all provisions of the local codes, laws, and ordinances applicable to work of this Section, and other OSU plans and documents that relate to campus planning and development.
- Refer to Construction Standards 01 10 01 Administrative-Document Requirements and include:
- Proposed building or structure to be removed.
- Contractor to provide an indication of how building systems (e.g., HVAC, electrical, gas, water, etc.) shall be capped where they were once connected to the portion identified for demolition.
- Tree Root Protection Zone (TRPZ) for trees immediately adjacent to the demolition site or access route to the demolition site.
- Salvaged materials
- OSU shall have the option of retaining ownership of any or all existing equipment, materials, and items removed under this Work.
- Should OSU decide not to retain ownership of certain items removed under the work of this Section, those items shall become property of Contractor and shall be promptly removed from the Project Site.
- Deliver items which remain property of OSU to a location, or locations, designated by the OSU Project Manager.
- Do not close or obstruct access roads, parking areas, pedestrian walks, and required fire lanes.
- Provide alternate routes around equipment and keep building in operation during accidental service line interruptions to existing site utilities and equipment.

ASBESTOS REMEDIATION

Part 1- Scope

- Review PBS Pre-renovation Asbestos and lead paint Survey report, Gilkey Hall, 122 SW Waldo Place Corvallis, OR, June 2021 to understand how the OSU abatement intersect with the projects scope of work.

Part 2 – OSU Standards

- No removal of building materials or building systems shall occur without the inspection for asbestos-containing material by EH&S/Facility Services Asbestos Inspector or by an independent consultant as directed by EH&S/Facility Services Asbestos Inspector.

- All asbestos containing material that needs to be removed in support of any project will be coordinated by EH&S under separate contract. Exemptions for OR-OSHA Class 2 asbestos work can be made by the University.
- If the Contractor observes or suspects the existence of asbestos, polychlorinated biphenyl (PCB) or other hazardous materials in the structure or components of the building, the Contractor shall immediately stop work and notify the OSU Project Manager.
- The OSU Project Manager will arrange for the removal of asbestos, polychlorinated biphenyl (PCB) or other hazardous materials as required by EH&S by separate contract.
- Schedule ten (10) days of slack or "down" time for the removal of hazardous materials without penalty to OSU for the delay of the Contract.

LEAD REMEDIATION

Part 1- Scope

- Review PBS Pre-renovation Asbestos and lead paint Survey report, Gilkey Hall, 122 SW Waldo Place Corvallis, OR, June 2021 to understand how the OSU abatement intersect with the projects scope of work.

Part 2 – OSU Standards

- All projects that require Lead Based Paint (LBP) to be REMOVED from surfaces will include an LBP sub-project coordinated by EH&S and Facilities Services under separate contract.
- OSU will be responsible for disposal of all removed LBP.
- Surfaces that do not have LBP can be handled by any contractor or university personnel.
- Surfaces with detectable concentrations of lead, but below the regulatory definition of LBP, must be handled in accordance with OR-OSHA rules. Contractors are responsible for performing this type of work as part of their contract. Isolation of such projects must prevent migration of lead into occupied areas.
- Surfaces containing LBP that will be removed or demolished, without removing paint, are the sole responsibility of Contractor to perform in accordance with OR-OSHA rules. Isolation of such projects must prevent migration of lead into occupied areas.
- Contractor will be responsible for disposal of all removed components containing LBP under direction of EH&S. Sampling and special disposal may be required for certain waste streams.
- All Contractors working on LBP surfaces in child-occupied facilities must be lead-certified, regardless of scope of work. Contractor shall consult with OSU EH&S prior to starting work to review isolation, notifications, and cleanup plans and to observe clearance monitoring.
- Contractor shall remove paint as specified for surface preparation and capture removed material for disposal.
- Contractor shall follow OSHA guidelines involving exposure to workers.
- OSU will provide containers for Contractor’s use at project site.
- Contractor shall comply with the requirements of DEQ and EPA and shall submit a lead abatement plan.
- Contractor shall separate lead contaminated material from effluent and water.
- OSU will dispose of lead paint and effluent resulting from stripping operation.

DIVISION 03 CONCRETE

CONCRETE

Part 1 - Scope

- Site flatwork (slabs on grade).
- Elevtor pit.
- Structural footings at new elevator shaft
- Underslab base course of crushed rock.
- Underslab moisture barrier membrane.

Part 2 - Products

- Base course - minimum 6" layer of minimum 3/4" crushed rock with minimal fines.
- Moisture barrier membrane - Ruffco 3000 by Raven Industries.
- Reinforcing steel: Deformed grade 60 bar.
- Structural concrete: 3000 psi, Type I or II, Portland Cement concrete with standard aggregates and air entrained to 5%. Maximum slump for footings and floor slabs will be 4", all other concrete 3".
- Sealer: Both by Re:Source of Oregon (503-285-6604)
- Within 72 hours of placement - Pre-Seal
- Longer than 72 hours of placement - Re:Seal 4800
- All sidewalks to receive a broomed finish.

DIVISION 5 METALS

STRUCTURAL STEEL

Part 1 - Scope

Independent structural steel beams and/or columns.

Part 2 - Products

- TBD

COLD-FORMED METAL FRAMING

Part 1 - Scope

- Miscellaneous components.

Part 2 - Products

- Metal framing for walls: Standard, 16 gage, C-studs with 1-1/4 inch flange and 1/4 to 1/2 inch long stiffening lip and track with and extended leg top. Steel framing with maximum deflection of L/240 for vertical design loads.
- Miscellaneous standard sections: 16 and 18 gage.

METAL FABRICATIONS

Part 1 - Scope

- N/A

Part 2 - Products

- Miscellaneous fabrications: Standard and bent steel shapes, galvanized.
- Galvanizing: G60 coating.

DIVISION 06 WOODS AND PLASTICS

ROUGH CARPENTRY

Part 1 - Scope

- Roof and Wall sheathing
- Wood-Preservative-Treated material at sills, flashing and material in contact with concrete or masonry.
- Pressure treated wood at roof curbs for mechanical units and fan units.

Part 2 - Products

- Dimension lumber: dressed lumber S4S, kiln dry to 19% maximum moisture content, 2" nominal thickness.
- Wood-Preservative-Treated:, kiln dry to 19% maximum moisture content for dimension lumber and 15% maximum moisture content for plywood.
- Non-Load-Bearing
- Exterior wall framing – Douglas Fir #1
- Blocking, bridging and misc. – Douglas Fir or Hem Fir #3
- 2x4 interior stud – Douglas Fir "STUD" of "STD"
- Sill, plates, legers, etc. in contact with masonry or concrete – PT Douglas Fir #2
- Performance-Rated Structural-use Panels
  Wall sheathing: APA rated, Exposure 1, thickness as noted.
  Roof sheathing: APA rated Structural 1, exterior, thickness as noted.
- Fasteners
  Exterior walls and exposed: Hot dipped galvanized.
  interior: Bright
- Metal Framing Anchors: Simpson Strong-tie.
- Sill seal gaskets: 1" nominal thickness preformed glass fiber strip.

SOLID SURFACE FABRICATIONS

Part 1 - Scope

- Solid surface countertops at countertops at KITCHENETTE / LIBRARY (234), BREAK (334), and LACTATION (268)
- Integral sinks at KITCHENETTE / LIBRARY (234), BREAK (334), and LACTATION (268)
- ½" thick exterior windowsills on levels 2 and 3.
- Transaction top at RECEPTION (242)
- Countertop at LOBBY (L251).

ARCHITECTURAL WOODWORK

Part 1 - Scope

- Running picture rail, chair rail, and base in the following locations – HALL F (H280), LOBBY (L251), HALL B (H200), HALL (H200), LOBBY (L351), and HALL (H380).
- Running base at all exterior walls on Levels 2 and 3.
- Custom casework – LOBBY (L251)
- Full height wood finish at WAITING (243) and WAITING (343) with extents indicated o nthe finish plans.

Part 2 - Products

LUMBER

- Concealed lumber: AWI Quality Standards.
- Standard particleboard: 45-pound density wood.
- Prefinished hardboard: Tempered, 1/4 inch thick.
- Sink countertop panels: Marine grade plywood
- Hardwood plywood: hardwood, rift cut face veneer.
- Fire rated particleboard: Fire rated, medium density, Duraflake FR by Willamette Industries.
- Hardwood edge trim: Solid clear hardwood.
- Hardwood wall finish at waiting walls and ceiling
- High pressure laminate, HGS General Purpose, 0.50 inches thick.
- Running base trim, chair rail and picture rail: Salvage existing or match existing profiles with a shaped and painted hardwood at HALL F (H280), LOBBY (L251), HALL B (H200), HALL (H200), LOBBY (L351), and HALL (H380).
- Running base trim: : Salvage existing or match with 6" solid clear painted base at all exterior walls on Levels 2 and 3.
- Opening jamb and head trim: Salvage existing or match existing profiles with a shaped and painted hardwood at HALL F (H280), LOBBY (L251), HALL B (H200), HALL (H200), LOBBY (L351), and HALL (H380). Trim only located in the public hall side of the openings.

HARDWARE

- Concealed hinges to be European designed self-closing concealed hinge, 176-degree opening, 1203 by Grass America Incorporated or 90A65 by Blum.
- Semi-recessed pulls to be ABS plastic, 4-3/8 inches long, color as selected. National Lock B5560.
- Drawer and hinged door locks to be bolt with brass strike and pin tumbler lock, dull chrome finish, National C8102, Corbin 0737.
- Standard drawer guides to be full extension, ball bearing nylon rollers, Grant 329 or 335, Knape & Vogt 1305 or 1330.
- Adjustable shelf clips to be friction fit steel angle, Knape & Vogt 346, Hafele 282.10.700.

SHOP FINISH MATERIALS

- Cabinet exteriors: High pressure laminate, standard NEMA LD-3, color as selected by Architect from standard colors and finishes.
- Cabinet interiors: Low pressure laminate, standard ALA 1985, polyester laminate color as selected by Architect from manufacturer's standard colors and finishes.
- PVC edge facing: 0.020-inch-thick PVC, machine applied with hot-melt adhesive. Facing will be custom color to match adjacent HPL color.

DIVISION 07 THERMAL AND MOISTURE PROTECTION

VAPOR BARRIER

Part 1 - Scope

N/A

Part 2 - Products

- Exterior wall vapor barrier: Polyethylene sheet, 6 mil thickness

- Vapor barrier seam sealing tape: 3M, Scotchgrip 4693, tape.
- Adhesive to secure vapor barrier to other material: Gun grade mastic compatible with sheet barrier and substrate; permanently non-curing.

BUILDING INSULATION

Part 1 - Scope

- Thermal insulation at interior furring at all existing exterior building walls. Assume 3" metal studs with closed cell foam installation.
- Thermal insulation at roof
- Sound attenuation blankets at rooms as noted on plans.

Part 2 - Products

- Exterior walls: 3" closed cell foam insulation, typical.
- Sound attenuation: 4" sound isolation batt, typical.

Part 2 – OSU Requirement

- Roof: One 4" layer and one 1.8" layer of polyiso (total R-33.9) and .5" HD polyiso cover board (R-2.5) to meet the 20% above code required R-30.

HDPM MEMBRANE ROOFING

Part 1 - Scope

- Roof membrane

Part 2 - Products

- Membrane: Fully adhered EPDM membrane. Continuous over the top of parapet walls. System to meet Factory Mutual specifications. Minimum 60 mil.
- Vapor barrier: 6 mil. polyethylene sheet
- Vapor barrier joint sealant: Latex sealant
- Thermal barrier: 5/8" Type "X" gypsum board
- Insulation System: Polyisocyanurate, Type II facing on both major surfaces, thickness to provide R36+. Roof taper with reuse of existing wood framed crickets.

Part2 - OSU Standards

- Indicate applicable Underwriters' Laboratory (UL)
    - Fire resistance based on UL- 790
    - Fire resistance shall be based on ASTM E-108
- Provide Vapor Barrier appropriate to roofing system.
- Substrate: Separation board, insulation system, overlay board assembly as required to meet all codes, including (energy, wind uplift, and fire rating), and to meet manufacturer requirements for suitable roofing base.
- Material: EPDM (Ethylene Propylene Diene Monomer) fire rated 60 mils minimum thickness in largest sheets possible.
- Application: Fully adhered

FLASHING AND SHEET METAL

Part 1 - Scope

- Coping and edge flashing at roof
- Miscellaneous flashing at roof accessories.
- Head flashing above exterior windows and doors

Part 2 - Products

- 24 ga. galvanized steel, commercial quality or A527 lock-forming quality. G90 galvanized and prefinished with Kynar coating.

ROOFING ACCESSORIES

Part 1 - Scope

- Fall Protection

Part2 - OSU Standards

- Fall protection systems are required on every new roof
- Preferred locations for tie-off mounts are on vertical walls or parapets. Horizontal locations that require additional deck and/or roofing penetrations shall be avoided.

DIVISION 8 DOORS AND WINDOWS

STEEL DOORS AND FRAMES

Part 1 - Scope

- Hollow metal interior door and relite frames. See door schedule.

Part 2 - Products

- Exterior doors: Insulated 16 gage galvanized steel.
- Exterior frames to be insulated welded 16 gage galvanized steel.
- Interior frames and relites to be welded 16 gauge. Rating as required.
- Shop priming: All steel doors and frames to be shop primed for custom site painting.

SLIDING DOORS

Part 1 - Scope

- N/A

Part 2 - Products

- ExamSlide - ADSystems

FLUSH WOOD DOORS

Part 1 - Scope

- Interior appearance wood doors, solid core with paint grade faces.

Part 2 - Products

- Appearance doors: Hardwood, solid core, AWI Premium. Rating as required.

ACCESS DOORS

Part 1 - Scope

Access doors as required for access to valves, solenoids, inaccessible above ceiling spaces (hard-ceiling areas)

Part 2 - Products

- Fire rated doors: 1-1/2 hour, class B, 24" x 24" with lock.
- Non fire rated doors: 24" x 24" with lock.

ALUMINUM ENTRANCES AND STOREFRONTS

Part 1 - Scope

N/A

Part 2 - Products

- Framing system: Bronze, thermally broken extruded sections, exterior glazed with horizontal mullion covers. Kawneer 451.
- Doors: Offset-pivot hinged full-lite door with push bars and locking cylinder.

ALUMINUM WINDOWS

Part 1 - Scope

N/A

Part 2 - Products

Bronze, thermally broken extruded sections.

SPECAILTY DOORS

Part 1 – Scope

Motorized retractable room divider separating Multipurpose (346) and Conference (362).

Part 2 – Products

Basis of design

- Manufacturer: Skyfold
- Model name: Classic 55
- Drive system: Standard Drive System
- Acoustic Rating: 55 STC
- Wall height: 10’-1”
- Pocket width: 55”
- Pocket depth: 20.25”
- Door length: 21’-0”

FINISH HARDWARE

Part 1 - Scope

Finish hardware for interior and exterior doors as needed for complete door installations.

Part 2 - Products

Lock Sets

- If mortise lock sets are specified, they shall be supplied with BEST 7 PIN CYLINDERS, regardless of the lock manufacturer.

- If cylindrical locksets are specified, they shall be BEST "9K7" series lever handle lock-sets prepared to receive BEST 7 pin REMOVABLE cores.
- Lock functions – Series Numbers
  - Classroom
    - Schlage ND94PD-SPA
    - Best 9K7R14KS3
    - Cormax 1CM7ML11626
  - Communicating
    - Schlage ND62PD-SPA
    - Best 9K7S14KS3
    - Cormax 1CM7ML1162
  - Dormitory
    - Schlage ND73PD-SPA
    - Best 9K7T14KS3
    - Cormax 1CM7ML11626
  - Double Fixed
    - Schlage D82PD-SPA
    - Best 9K7W14KS3
    - Cormax 1CM7ML1162
  - Passage
    - Schlage ND10S-SPA
    - Best 9K7N14KS3
    - Cormax 1CM7ML11626
  - Privacy
    - Schlage ND40S-SPA
    - Best 9K7N14KS3
    - Cormax 1CM7ML116
  - Store
    - Schlage ND66PD-SPA
    - Best 9K7G14KS3
    - Cormax 1CM7ML1162
  - Storeroom
    - Schlage ND96PD-SPA
    - Best 9K7D14KS3
    - Cormax 1CM7ML1162
  - Twist-push
    - Schlage ND53PD-SPA
    - Best 9K7B14KS3
    - Cormax 1CM7ML116
  - Vestibule
    - Schlage ND60PD-SPA
    - Best 9K7C14KS3
    - Cormax 1CM7ML1162
  - Best Cylinder
    - Rim Cylinder – Part # 1E-72
    - Mortise Cylinder – Part # 1E-74
    - Dummy Rim – Part # 1E-02
  - Standard Hardware Finishes

  - Satin Bronze – 612 (US10)
  - Oil-rubbed Bronze – 613 (US10B)
  - Satin Chrome – 626 (US26D) – Part # 1E-72
  - Mortise Cylinder – Part # 1E-74
  - Dummy Rim – Part # 1E-02
  - Dummy Mortise – Part # 1E-04
- Door Closers
  - LCN 4040
  - Panic hardware shall be Von Duprin 99 series.
- Automatic Door Operators
  - Installed on all primary public entrances and public restrooms.
    - LCN 4600 Series
    - Horton 7100
- Automatic Door Operator Actuators
  - MS Sedco #216 Touchless Switch
  - Provide MS Sedco 59H push button control in high traffic corridors where people passing by may inadvertently trigger the door operator.
  - An alternate to the MS Sedco 59H in busy corridors is the Ingress'R 36" tall wall switch which allows activation by pressing or bumping the device anywhere along the 36" length.
- Single-User Restroom Door Control
  - Camden CX-22 Dual Function Relay
  - Two CM-AF500 Single Gang Annunciators printed with:
  - OCCUPIED WHEN LIT
  - LOCKED WHEN LIT
  - Camden CM-400WR/8 Mushroom Push Switch with 4 ½" X 4 ½" faceplate printed with PUSH TO LOCK.
  - CX-MDC Surface Mount Door Contacts
  - Von Duprin 6210 electric strike.
  - Where more than one single-user restrooms are provided in close proximity to each other, a minimum of one restroom shall be provided with this hardware.
- Card Readers
  - The controller shall be capable of using proximity readers that output a standard 26-55 bit Wiegand data format, 125 kHz.
  - The readers can have a short or long read range and be uni-directional or bi-directional.
  - In buildings with networked electronic door access, at least one external door must be scramble/smart/proximity and utilize OSU ID smart cards.
  - Internal doors still need to be multi-technology but may contain either Smart and Proximity or Smart and scramble pad or scramble/smart/proximity.
  - The proximity reader shall be an aptiQ Model MT11 for mullions, an aptiQ Model MT15, or an aptiQ Model MTK15 Scramble/Reader. In any case, it must be protected from attack and/or concealed from view (i.e. mounted behind glass/sheetrock).
  - Separate reader power is required, 12VDC/180mA. Each reader requires a MRIB (MATCH Reader Interface Board) or a MRIA (MATCH Reader Interface Assembly).
- Access Cards
  - All access cards must be HID 1335 Series (ISO DuoProx), 1385 Series (ISO), or 1325 Series (ProxCard II) and must be issued through the OSU ID Center as an official ID or OSU associate/vendor card, or, in certain instances may be 1345 Series (Keyfob).

- All cards must be pre-programmed to match the existing Oregon State University facility code (s) as managed by the OSU ID Center and must be maintained in sequence.

GLAZING

Part 1 - Scope

- Single glass at interior wood-framed and hollow-metal relites
- 1/2" tempered glazing at central stair.

Part 2 - Products

- ¼" thick clear float glass at sections.
- Tempered or laminated glass in areas required by Code.

DIVISION 9 FINISHES

GYPSUM BOARD

Part 1 - Scope

- Light-gauge metal wall framing systems
- Gypsum board at all interior walls
- Suspended gypsum board ceilings as shown on ceiling plan.

Part 2 - Products

METAL FRAMING

- Metal framing for walls: Standard, 20 gauge, punched C-studs 1-1/4 inch flange and 1/4 to 1/2 inch long stiffening lip. Track with extended leg top runners to prevent structural loading of studs. G-60 zinc-coated. Steel framing with maximum deflection of L/240 for vertical design loads.
- Metal framing for ceilings: Steel framing with maximum deflection L/360 for ceiling design loads. Provide steel bracing to carry loads created by seismic movement of ceiling and wall systems. G-60 zinc-coated.

GYPSUM PANELS

- Non-rated walls: 5/8 inch thick, standard gypsum core.
- Rated walls: 5/8 inch thick, Type X gypsum core.
- Finish: Finished walls to have smooth finish, Gypsum Association Level 4 or better.

TILE

Part 1 - Scope

- Wet bathroom walls (two), wainscot to 4'-0" a.f.f.

Part 2 - Products

- Wall tile: 4" x 4" glazed ceramic wall tile
- Unsanded Sanded Epoxy grout selected from manufacturer's standard color palette

ACOUSTICAL CEILINGS

Part 1 - Scope

- "Standard" suspended acoustical ceiling system at all occupied interior spaces, other than toilet rooms and utility rooms.
- "Architectural" acoustical panels at lobbies, conference rooms, offices, and administration areas.

Part 2 - Products

- Suspension system: Intermediate-duty structural classification. Provide concealed diagonal wires and compression posts for ceiling suspension system to resist seismic loads as required by Local Building Officials and U.B.C. Exposed, 15/16" face, match color of ceiling panels. Wall moldings to be Z-shaped moldings with 3/8 x 3/8 inch reveal.
- "Standard" acoustical panels: 24" x 48" standard, square edge, 5/8" thick panels. Armstrong Ultima High NRC, drop in.

Part 2 – OSU standards

- 10-inches from the suspended ceiling to the bottom of equipment & ductwork is required for ceiling tile removal.
- Supply & install Armstrong Cortega No. 823 or No. 895, 2' X 4' ceiling panels as standard. T-bar ceilings shall be full size T's - need to be fire rated 15/16" grid heavy duty.
- Install seismic joint clips, e.g. Berc clips, with all wall angles.
- Provide 12 gauge minimum wire.
- Overstock Materials: 5% of each type of acoustic tile and/or panel installed

RESILIENT FLOORING

Part 1 - Scope

- See finish drawings for project scope
- Marmoleum flooring at public at public hallways.
- Rubber base, transition strips and accessories as needed for a complete installation.
- Coved base for all restrooms on levels 2 and 3.

Part 2- Products

- Marmoleum: Pattern and color as selected from manufacturer's standard palette.
- Rubber base: 4" rubber base selected from manufacturer's standard palette. Provide preformed exterior corners

Part 2 – OSU Standards

- The number of transitions from hard to soft flooring shall be minimized.
- Low VOC adhesives shall be used for flooring installation.

CARPET

Part 1 - Scope

- Carpet tile locates as indicated on the finish plans.

Part 2 - Product

- Glue down graphic loop, 28 oz. Color and pattern to be selected.

Part 2 – OSU Standards

- Modular carpet (carpet tiles) should be used.
- The number of transitions from hard to soft flooring shall be minimized.
- High traffic areas need to be glued down.
- Extra materials overage of 2-5% will be provided.
- Low VOC adhesives shall be used for flooring installation.

POLISHED CONCRETE FLOOR

Part 1 - Scope

- Stair treads at new convenience stair.

Part 2 - Product

- Polished and sealed concrete stair treads.

Part 2 – OSU Standards

- Polished or stained concrete in public areas shall be considered.
- Stair treads: Provide nonslip color contrast material at stair nosing per ADA standards. Flat and smooth rubber tile or sheet flooring is preferred; no raised disc or dots.

PAINTING

Part 1 - Scope

Paint all new and existing interior walls in areas of work.

Part 2 - Product

- Primer: Recommended by primary paint manufacturer.
- Colors: Provide a maximum of two field colors and four accent colors to be selected.

Part 2 - OSU Standards

- Plans shall designate color and sheen to be used.
- Water based finishes only for interior and onsite applications.
- The following paint manufacturers are acceptable:
    - Benjamin Moore: Aura, Advance, or Natura
    - Flecto (UHDS)
    - Miller: Evolution, Premium
    - Pittsburgh
    - Rust-Oleum
    - Sherwin-Williams

- Low VOC materials are to be used; zero VOC when available. Paint containing 5 grams/liter or less is considered "Zero VOC", according to the EPA Reference Test Method 24. On new construction or major remodels, follow applicable LEED criteria for low or zero VOC paint. Low VOC < 50 grams/liter
- Covering or painting of any signs, labels, identification, etc. requires replacement.
- Doors, door frames, handrails, corner trim, floors, certain lab surfaces and other areas exposed to high or frequent impact may receive higher durability products, satin sheen at a minimum. These products may or may not be low or zero VOC.
- Eggshell paint shall be used on ceilings. Walls shall have minimum eggshell sheen. Higher use areas shall have higher sheen applications to allow for cleaning.

EXTERIOR PAINT SCHEDULE

- Kynar finish on all flashing and coping.

INTERIOR PAINT SCHEDULE

- Gypsum Board: 2 finish coats, low-luster, acrylic-enamel over a Latex-based, interior primer.

- Woodwork and Hardboard: 2 finish coats semigloss, alkyd or acrylic-latex, interior enamel over an alkyd- or acrylic-latex-based, interior wood undercoater.
- Stained Woodwork: 2 finish coats of an alkyd-based, clear-satin polyurethane varnish over a sealer coat and an alkyd-based or clear polyurethane, interior wood stain. Wipe wood filler before applying stain.
- Natural-Finish Woodwork: 2 finish coats of an alkyd-based or clear-satin polyurethane varnish over a sealer coat.
- Ferrous Metal: 2 finish coats low-luster, interior, alkyd or acrylic-latex enamel paint over a rust-inhibitive alkyd-based or epoxy-metal primer.
- Zinc-Coated Metal: 2 finish coats low-luster, interior, alkyd or acrylic-latex enamel paint over a galvanized metal primer

DIVISION 10 SPECIALITIES

WALL & CORNER GUARDS

Part 1 - Scope

- Wall protection sheeting to 30" a.f.f. at all staff corridors, at utility rooms, equipment rooms and alcoves.
- Handrail/bumper guards at patient care corridors.
- Corner guards at all outside corners.

Part 2 - Products

Provide twenty-five 8'-0"H and twenty seven, 7'-0"H stainless steel corner guards. Acrovyn CO-8 Series

FIRE EXTINGUISHERS AND CABINETS

Part 1 - Scope

Provide cabinets and extinguishers at all corridors. Maximum 75'-0" o.c.

Part 2- Products

- 4 Cabinets: Semi-recessed with 18 gage steel door and frame. Inside dimensions 9-1/2 inches by 24 inches by 6 inches. Door to have vertical view window in double strength glass with white vertical ascending die cut letters. Cabinet finished in white epoxy enamel. Acceptable cabinets: 2409-GR with Vertical Duo by Larsen's Manufacturing Company, 1017 D10 by J.L. Industries, 7023-DV.
- 4 Extinguishers: 2A-10BC extinguishers

ACCESS CONTROLS

Part 1 – Scope

Provide door access controls at 7 locations.

TOILET ACCESSORIES

Part 1 – Scope

At public toilet and staff toilets:

Part 2 - OSU Standards

- Floor drain
- Keyed hot water hose bib under sink
- Isolation valves

- Architect to show location, elevations, and correct size of bathroom accessories on plans. Refer to Construction Standards 01 10 02 Accessibility Best Practices for OSU. Some equipment may need to be recessed to comply.
- Built-in dispensers will not be allowed

Part 2 - Products

At toilet rooms:

- Mirrors – Framed Mirrors, FMR-1: Custom size, angle frame, without shelf, B-165 by Bobrick. - CFCI
- Shelf – 18" long, B295 by Bobrick. - CFCI
- Grab bars at each toilet – 1 ½" diameter, stain finish, B-6806 by Bobrick, 3201 by ASI. - CFCI
- Toilet paper holder at each toilet – roll – Georgia Pacific 56784 Compact roll Coastwide (541-926-3289). (OSU std) CFCI
- Napkin disposal at each toilet – B-270 by Bobrick. - Rubbermaid 6140 wall mount white, plastic (OSU Std) - CFCI
- Seat cover dispenser at each toilet - Georgia Pacific white #57710 ½ fold. (OSU std) - CFCI
- Paper towel dispenser for each sink – Georgia Pacific Pacific Blue Ultra Mechanical, Black, #59589.- (OSU Std) OFCI
- Soap Dispenser at each sink - Signatory FMX-12 foam soap dispenser available through Coastwide Laboratories (541-926-3289). Owner Furnished, Contractor Installed (OSU Std) (OFCI)

At sinks

- Paper towel dispenser for each sink – Georgia Pacific Pacific Blue Ultra Mechanical, Black, #59589.- (OSU Std) OFCI
- Soap Dispenser at each sink - Signatory FMX-12 foam soap dispenser available through Coastwide Laboratories (541-926-3289). Owner Furnished, Contractor Installed (OSU Std) (OFCI)

DIVISION 11 EQUIPMENT

EQUIPMENT

Part 1 - Scope

N/A

DIVISION 12 FURNISHINGS

WINDOW TREATMENT

Part 1 - Scope

- Provide horizontal blinds at all exterior windows

Part 2 – OSU Standards

- Solar roller-shades with 10% open weaves are preferred for exterior windows.
- Manual shade control with continuous bead cord; locate cord on most convenient side for user operation.

FURNISHINGS

Part 1 - Scope

- Shelf Standards at WORK STORAGE (382).

Part 2 – OSU Standards

- All items are to be commercial grade.
- All items taller than 6 feet must be secured to building structure to prevent tipping. Freestanding cabinets and bookcases should be evaluated for height and weight to determine if they should be secured to the wall using common earthquake restraint practices.
- Clear or natural wood finishes.
- No furniture, including systems furniture panels, may cover radiators, valves, environmental controls, equipment, data and electrical outlets, etc.
- If building system and mechanical equipment items are obstructed by furniture, the department shall be responsible for the cost to remove and/or disassemble furniture to access equipment.
- Adjustable Wall Shelving:
    - Rail, bungee, or strapping systems should be incorporated to restrain shelving contents.
    - Vertical Standard: Knap & Vogt 85 double slot, heavy duty; 4ft length typical.
    - Bracket: Knapp & Vogt 185 double bracket, heavy duty; 12in depth typical.

DIVISION 14 ELEVATORS

Part 1 - Scope

- New elevator shaft and cab with stops on all 3 floors.

Part 2 – Specifications

- Basis of design
    - Make: Schindler
    - Type: Dual jack hydraulic
    - Speed:150 fpm
    - Capacity: 2500 lbs
    - Clear opening: 3’-6”
    - Single or gang: Single cab
    - Cab size (clear): 4’-3”D x 6’-8”W x 8’-0” T
    - Door type: Single speed center opening
    - Hoistway size: 8’-4” W x 5’-9” (Dual jack)
    - Pit depth: 4’-0”

Part 2 – OSU Standards

NON-PROPRIETARY CONTROLS

- Elevator controls and equipment must be non-proprietary. All site specific service tools (aka interface/machine room monitoring tools) shall be provided upon completion and turnover of elevator. The service tool shall be readily accessible to the OSU elevator shop if future purchase and replacement is necessary. The service tool shall allow full access to fault codes and maintenance related parameters, and shall allow complete and thorough maintenance service and testing to be performed by the OSU elevator shop. The service tool shall have no restrictions and must come with a user’s manual that effectively communicates to a qualified mechanic how to use the controller and/or tool, and also defined and explains all respective error codes, including required fixes. This Tool shall allow OSU to check on and change parameters and program the elevator. The service tool shall remain property of Oregon State University.
- The elevator must be able to be fully maintained by the OSU elevator shop and replacement parts shall be readily available for purchase.

- Complete and ALL documentation pertaining to the elevator shall be included upon completion and turnover of elevator. This documentation shall be readily available to the OSU elevator shop if future replacement is needed.
- Work included: Installation of a new engineered HYDRAULIC elevator complete as described in this standard.

CODE COMPLIANCE

- Completed elevator shall comply with current applicable national, state, local municipal, safety, and ADA code (ASME A17.1).

SUBMITTALS

- Submit two (2) bound operation and maintenance manuals for the new equipment with operating and maintenance instructions, parts listing, recommended parts inventory listing, purchase source, listing for critical component, emergency instructions, complete “as built” wiring and block diagrams including input signals, adjusters manual, and diagnostic and/or trouble-shooting guide shall be furnished to Oregon State University.
- Submit a complete list of all items to be furnished and installed under this section. Included manufacturer’s specifications, catalog cuts, and other data to demonstrate compliance with the specified requirements.
- Submit complete shop drawings for all work in this section, showing dimensions and locations of all items including supporting structure and clearances required.
- Manufacturer’s recommended installation procedures which, when approved by the Owner, shall be the basis for inspecting and accepting or rejecting actual installation procedures used on the work.
- Submit one (1) complete clean set of drawing prints and specifications with “as-built” conditions marked in crisp red ink. Sign and attest to the documents as reflecting all conditions “as built”.
- Provide two (2) copies of Operation and Maintenance Manuals, Installation Manuals and Parts Manual necessary for full servicing of the elevator.

QUALITY ASSURANCE

- Elevator installer is responsible for quality assurance and ensuring that all systems related to the elevator are complete and functioning properly.

USE OF ELEVATOR

- The elevator shall not be used temporarily for building construction purposes unless specifically allowed by the Owner. General contractors shall be responsible for damage and repairs.
- If the contractor is allowed to use the elevator prior to substantial completion of the project, the warranty and service period shall not be compromised and shall begin when substantial completion is achieved after final inspection by the State of Oregon when Oregon State University takes possession of the entire building and is no longer used for construction purposes.

MAINTENANCE

- Starting at the time of substantial completion of the complete project, provide complete systematic inspection and maintenance of the elevator for a period of twelve (12) months. Furnish trained experts and equipment to check, adjust, lubricate, and otherwise maintain the elevator in operation without defects or deterioration. Replace or repair materials and parts which become defective or deteriorated for any reason except through abuse or misuse by OSU. This time frame will start with final inspection of the elevator by the State of Oregon.
- Acceptable elevator manufacturers are: (shown in alphabetical order, there is no campus standard, each job is based on job conditions)

ELEVATOR CONTROLS

- Motion Control Engineering
- Smartrise

ATTRIBUTES

- Operation: Selective Collective
- Control: Microprocessor based
- Car Roller Guides (ELSCO or equivalent) No slide guides
- Door Operator: GAL MOVFR. All other must be preapproved by the OSU elevator shop.
- Fixtures: Innovation Industries
- Signals: Illuminated car and hall operating buttons, illuminated by light emitting diodes. Tamper proof.
- Door detector shall be model Janus Pana-40 Plus, any others must meet approval of OSU elevator shop, and must have a separate control box not incorporated with any other device
- Car telephone shall be model no. Janus PSB phone, line powered
- Provide emergency access in all hoist way entrances
- Car enclosure-shall have a vandal resistant stainless steel (5WL) on all car doors and car operating panel
- Car fan and car lighting shall be on a timer to prolong the life these devices. This timer activated every time a call is placed.

ENVIRONMENTAL CONSIDERATIONS

- Ambient temperature: 50° F to 90° F
- Humidity: not over 95% humidity
- Vent machine room to outside to remove hydraulic fluid odors from building
- Elevator pits shall have a sump pump, no exceptions.

OPERATION, EQUIPMENT AND FUNCTION

- Controller: Microprocessor base. Dedicated permanent status indicators shall be provided on the controller to indicate the following: when the safety circuit is open, when the door locks are open, when the elevator is operating at high speed, when the elevator is on independent service, when the elevator is on fireman's service, when the elevator is out of service timer has elapsed or when the motor limit timer or valve timer has elapsed. In addition, provide means of displaying other special or error conditions that are detected by the microprocessor. The elevator shall not require the functioning or presence of the microprocessor to operate on car top inspection or hoistway access operation (if provided) in order to provide a reliable means to move the car if the microprocessor fails.
- The elevator controller shall utilize a microprocessor-based logic system and shall comply with (ASME 17.1) safety code for elevators. The control equipment shall have all control parameters stored permanently on erasable programmable read-only memories (EPROM), and shall have permanent indicators to indicate important elevator status as an internal part of the controller. The system shall provide comprehensive means to access the computer memory for elevator diagnostic purposes without need for any external devises. Systems that require hook-up of external devices for troubleshooting must include device, and any operating manuals required to effectively use said device
- The design of the controller must match the fixture design.

DOOR EQUIPMENT

- GAL MOVFR Door Operator, GAL door rollers, door hanger tracks (car and hall) door pick-up assemblies, gate switch, and door locks. Any variation must be preapproved by the OSU elevator shop.
- All doors shall have 1-1/2 hour label or other identification acceptable to governing authorities.
- Provide adjustable nylon guide (by Nylube or Adams Elevator Equip. Co.)
- Heavy duty doors. Provide door skin on both sides of elevator doors.
- Position Indicator

- Provide tamper resistant CE position indicators on all floors mounted in the floor station and in the COP.

SMOKE DETECTORS

- Smoke and heat detectors shall be compatible and tie into building fire system.

Car Operating Panel (COP) & Fixtures.

- Flush mounted Car operating panel shall be mounted in the car return panel and shall contain the devices required for the specified operation. The buttons and devices shall be of the easy readability type and the floor designation buttons shall become illuminated when pressed and shall stay illuminated until the floor call is answered. Provide continuous hinge on panel for easy access to internal components. Locate hinges on side of panel nearest wall of the elevator. The car operating shall contain the floor designations, and all the controls and features indicated below.
  - Car position indicator, illuminated with light emitting diodes
  - Fan key switch
  - Emergency stop key switch
  - Independent service key switch
  - Firefighter service key switch
  - Light key switch
  - Hoistway access
  - All switches shall be keyed with EX 511-514 and FEO-K1 for fire service
  - Alarm bell pushbutton type
  - Door Hold (DH) pushbutton type
  - Engraved capacity plate and elevator designation
  - Emergency light
  - Emergency phone shall be Janus PSB line powered phone only
  - Elevator shall be equipped with a hands free intercom with base station in the lobby and additional station in any remote machine room when required by code.
  - Duplex GFCI Outlet

ADJUST AND BALANCE

- Make necessary adjustments of equipment to ensure elevator operates smoothly and accurately

Protection

- Locate and protect movable equipment and controls in such a way that they can only be operated by authorized persons

INSPECTIONS

- Obtain and pay for inspections and permits and make sure test is as required by regulations of authorities. Conduct all tests and inspections in the presence of the OSU elevator mechanics.
- Final inspection shall be after all new equipment is installed and operating correctly.
- Inspect installation in accordance with ASME-A17.2
- Deliver test certificates and permits to owner

OPERATION AND MAINTENANCE

- Instruct Owner's personnel in proper use, operations and daily maintenance of elevators, including all manuals i.e. adjusters manuals needed to work on the system.
- Training shall be provided on new elevator include operation of service tool and servicing of elevator.
  - Make final check of each elevator operation, with OSU elevator mechanics present and just prior to date of substantial completion. Determine that control systems and operating devices are functioning properly.

CLEANING

- Remove all trash and debris from site during elevator installation

- Clean and all elevator surfaces, removing all dirt, dust, spots, and scratches. Any damage shall be repaired or replaced as directed by owner, at no cost to owner.
- Prior to substantial completion, remove protection from finished or ornamental surfaces and clean and polish surfaces with due regard to type of material.
- Remove tools, equipment and surplus materials from site.
- Paint car frame and hoistway equipment, pit floor and machine room floor.

SOLID STATE MOTOR STARTER

- Provide a Siemens soft start w/ fault contactor to limit current inrush during starting and to provide gradual acceleration of the motor. Motor starting shall not be initiated by mechanical contacts.

HYDRAULIC JACK

- All hydraulic elevators shall not be of the roped hydro type
- All hole less jacks shall not be inverted
- Install plunger-cylinder units plumb and accurate
- Install schedule 40 PVC auxiliary casing with bottom completely sealed. Size casing for minimum 1.5" clearance to all jack assembly components
- Install piping without routing underground. Where not possible, route piping through schedule 40 PVC before back filing
- Hydraulic hose for sound deadening is not permitted
- All underground pipe is to be installed with PVC sleeve

HYDRAULIC POWER UNIT

- A Maxton valve shall be installed. All other must be preapproved by the OSU elevator shop.
- Power unit shall be submersible. Installing dry units must be preapproved by the OSU elevator shop.
- The power unit shall have a shut off valve which will isolate the oil reservoir to enable servicing of the power unit. A shut off valves shall be located in the machine room and in pit.
- A suitable muffler designated to withstand the high pressures shall be installed in the power unit in a blowout proof housing.

ELEVATOR PIT HYDRAULIC OIL RETURN PUMP

- Drip Pan Return Pump: 120V fractional h.p. pump suitable for pumping of hydraulic fluid. Furnish pump with float activated on/off switch.
- Provide self-contained pump and reservoir to return oil to machine room tank.

DIVISTION 21 FIRE SUPPRESSION - (see Systems west narrative)

DIVISION 22 PLUMBING – (see Systems West narrative)

DIVISION 23 HVAC – (see Systems West narrative)

DIVISION 26 ELECTRICAL (see Systems West narrative)

DIVISION 27 COMMUNICATION (see Systems West narrative)

DIVISION 28 ELECTRONIC SAFETY AND SECURITY (see Systems west narrative)

DIVISION 31 EARTHWORK

EXCAVATION

Part 1 - Scope

- Excavation for the new stair and ramps at the South entry as noted in the site plan.

EARTHWORK

Part 1- Scope

- Provide base aggregate material under new new stair and ramps at Gilkey Hall's South entry as noted in the site plan.

Part 2 - Products

Fill and Backfill: Crushed rock, 1-1/2" - 0 from gravel/cobble deposits or bedrock, of sound, durable, unweathered material.
Drain Gravel Backfill: Clean washed drain gravel, 1-1/2 to 1/2 inch size.
Utility Line Bedding Aggregate: 3/4 - 0 inch crushed rock.
Concrete Slab Base Aggregate: 3/4 - 0 inch crushed rock.
Concrete Slab Leveling Course Aggregate: Coarse sand, pea gravel or 1/2 - 0 inch crushed rock.
Sidewalk and Roadway Base Course: Crushed rock, 1-1/2" - 0 from gravel/cobble deposits or bedrock, of sound, durable, unweathered material.

ASPHALTIC CONCRETE PAVING

Part 1 - Scope

N/A

Part 2 - Products

- On site roads and parking areas will be paved with 4 inches of asphalt concrete paving in two lifts. Provide eight-inch base course. Provide primer at base course. Tack all joints.
- When tested with a 10' straight edge, surface of final work shall not contain irregularities more than 1/4".
- Paving and patching within public right-of-way will conform to requirements of the authority having jurisdiction.

EXTERIOR CONCRETE CURBS

Part 1 - Scope

- N/A

Part 2- Products

Concrete: 3,000 psi

WITHIN PUBLIC RIGHT-OF-WAY

- Conform to requirements of the authority having jurisdiction.

LANDSCAPING

Part 1 - Scope

- All new planting areas to be landscaped. See landscape plan.

- All planting to maintain existing irrigation systems and revise as required for new drive.

END

B. MEP REPORT

Oregon State University

CLARK KJOS ARCHITECTS

SYSTEMS WEST ENGINEERS
725 A Street
Springfield, OR 97477
541.342.7210
systemswestengineers.com

INTRODUCTION

The following is a narrative description of HVAC, fire protection, and plumbing systems proposed for the second and third floors of Gilkey Hall. The purpose of this narrative is to provide an understanding of existing building conditions, project requirements, proposed system upgrades, engineering concepts, and material and equipment standards to demonstrate compliance with Owner's Project Requirements.

The project scope will primarily be completed on the second and third floors, although work will be required at the main electrical service, first floor mechanical room, and overhead across the first floor.

GENERAL PROJECT REQUIREMENTS

LOCAL BUILDING CODES

The following building codes are adopted by the State of Oregon, and are collectively referred to as the "Code":

- Oregon Structural Specialty Code
- Oregon Elevator Specialty Code
- Oregon Plumbing Specialty Code
- Oregon Mechanical Specialty Code
- Oregon Energy Efficiency Specialty Code
- Oregon Electrical Code
- Oregon Fire Code

SEISMIC DESIGN CRITERIA

Anchorage and support of plumbing, mechanical, and electrical systems will be provided in accordance with the Oregon Structural Specialty Code for the project site.

SUSTAINABILITY AND ENERGY EFFICIENCY

The project will conform to the Requirements for Sustainable Design (RSD). The energy efficiency of mechanical and electrical systems will be given high priority. The OSU RSD template will be utilized for tracking project measures. Additional energy conservation features will be implemented where cost effective or beneficial, as determined by the Owner.

FIRE SUPPRESSION

EXISTING CONDITIONS

The following is a description of existing systems, equipment, and notable conditions:

A wet pipe fire sprinkler system provides full sprinkler coverage for the entire building. The fire riser is located in the west central stairway. Sprinkler heads in most spaces are standard response

type with fusible links and were installed during the original system construction in 1974. Existing fire hose cabinets located on each level remain in place, although the hoses were previously removed and are no longer required by Code. The second and third floor cabinets will be removed and supplies capped.

Notable Conditions

- Fire protection system may be without backflow protection separating system from potable domestic water supply. Additional investigation and system upgrades outside of project scope may be required.

DESIGN REQUIREMENTS

Standards and Guidelines

Fire suppression systems conform to the most recent version of the following industry standards and guidelines:

- NFPA 13: Standard for the Installation of Sprinkler Systems

SYSTEMS DESCRIPTIONS

Following is a description of proposed systems, equipment, and controls:

Fire Sprinkler System

Existing fire sprinkler piping serving the second and third floors will be removed and replaced to serve the new room configuration. Sprinkler heads will be quick response type. Fire sprinkler piping will be Schedule 10 steel with mechanical couplings for piping 2-inch and larger, and threaded for smaller piping. The stop stairway height is approximately 29.5 feet above fire truck access elevation, so standpipe risers are not required. This elevation includes the exterior stairs and a six-inch curb height.

Fire sprinkler coverage will be installed at the second floor for protection of the glass wall between the new stairway and waiting area to maintain the required fire separation.

PLUMBING

EXISTING CONDITIONS

Following is a description of existing systems, equipment, and notable conditions:

Storm Drainage

Storm drainage for the building consists of roof scuppers and exterior downspouts. Downspout leaders are connected to storm drainage piping at grade, which gravity drains to the site storm drainage system. No changes are being made to storm drainage.

Sanitary Waste and Vent

Existing waste piping is cast iron hub and spigot. The building waste system gravity drains into the site sanitary sewer system.

Potable Water Systems
Existing domestic water supply piping is primarily galvanized steel.

Domestic Water Heating System
Point-of-use electric water heaters are installed in each restroom in the facility.

Plumbing Fixtures
Existing fixtures are commercial-grade and typically in fair condition. Water closets and urinals are wall hung with manual flushometer valves.

Notable Conditions

- Second- and third-floor restrooms lack floor drains.
- Galvanized steel supply piping, installed in approximately 1952, is past expected useful life. Water supply main from meter is reportedly beyond useful life and due for replacement.
- Sanitary waste piping within building is reportedly beyond useful life and in need of replacement.
- Domestic water and sanitary waste piping replacements other than the second and third floors are outside the project scope and may require additional investigation and potential replacement.
- Lavatories in restrooms are manual activation, and water from point of use water heaters are piped directly without mixing valves.

SYSTEMS DESCRIPTIONS
Following is a description of proposed systems, equipment, and controls:

Sanitary Waste and Vent
The sanitary waste and vent system will be conventional design with atmospheric vents extending above the finished roof. Existing vents will be connected to new vents to reduce total quantity of vents through roof. The system will include pumped waste from elevator sump, which will connect to existing building gravity waste piping. The building waste system will gravity drain into the utility sanitary sewer system. Adequate clean-outs will be provided to permit necessary maintenance.

Piping
Drainage piping will be ASTM A74 cast iron with standard duty no-hub style fittings. Pressure piping for sewage ejectors and elevator sump pumps will be ASTM A53 schedule 40 galvanized sheet with threaded fittings.

Distribution Piping
Hot- and cold-water piping will be distributed to potable water fixtures and equipment. Piping will be Type L copper with soldered joints. Hot and cold-water piping will be insulated with fiberglass with an all-service jacket per Code for hot water and a minimum thickness of 1/2-inch for cold water. Dielectric unions will be used where connecting new piping to existing galvanized piping.

Domestic Water Heating System

An electric, tank-type water heater with recirculation system will be provided and located in the first-floor mechanical room. The water heater tank capacity of 50 gallons and electrical input of 15 kW will be set to maintain a storage temperature of 135°F, with a thermostatic mixing valve assembly providing water tempered to 120°F. Recirculation pump and associated piping will be installed to maintain a minimum system temperature during occupied hours. The recirculation pump will be controlled by the building automation system to maintain the minimum recirculation return temperature and will be disabled during unoccupied hours.

New water heater capacity is sufficient for serving the entire building domestic hot water on-demand, although the existing piping serving the first-floor restrooms will remain unchanged.

Plumbing Fixtures

Commercial-grade fixtures will be selected which conform to the Owner's requirements. Barrier-free fixtures will be provided where required to meet current ADA standards. The following summarizes fixture features and details that will be included in design:

- Water closets will be wall hung with sensor-activated dual-flush flushometer valves.
- Lavatories will be wall hung, and utilize low flow, 0.5 gpm, sensor-activated faucets.
- Floor drains will be provided in each restroom.
- Tamper-resistant hose bibbs will be installed in restrooms for service.
- Dual-use, high-low water fountains will have bottle filters, and be non-cooled.
- Kitchenette and Breakrooms: Insta-hot and garbage disposals will be provided at sinks.

See architectural drawings for fixture locations.

Elevator Sump Pump

Elevator will be equipped with a submersible sump pump in the elevator pit sump. Pump discharge will be connected to the sanitary sewer. Sump pump will be equipped with an oil-sensing element that stops pumping when oil is sensed and send an alarm to the building automation system.

HEATING, VENTILATING, AND AIR-CONDITIONING

EXISTING CONDITIONS

Following is a description of existing heating, ventilating, and air-conditioning systems along with notable conditions observed during the on-site field survey:

Space Heating

Heating is provided to rooms throughout the building by steam radiators. The equipment is original to the building and served by thermostatic manual control valves.

Steam and Condensate

The facility is served by 60 psi steam from the energy center. Steam service enters the building into Mechanical Room 103 at the southeast corner of the first floor.

A transfer condensate receiver is in Electrical Room 119.

Distribution piping is black steel and generally routes below the floor being served—second-floor radiators are served from distribution piping in the ceiling space of the first floor. Existing steam and condensate distribution piping will be removed near the first-floor mechanical room to ensure distribution piping is adequately sized for new heating capacities on the upper levels.

Building Automation Systems

A Johnson Controls Systems Network Control Engine, NCE, is installed in the facility.

Notable Conditions

- Restrooms and janitor rooms are not served by exhaust.
- Ventilation air is provided to exterior spaces by operable windows. Ventilation air is not provided to interior spaces.
- No central ventilation or cooling system is in use. Space cooling is provided in multiple spaces by window air conditioner units.

DESIGN REQUIREMENTS

Standards and Guidelines

HVAC systems will conform to the most recent version of the following industry standards and guidelines:

- SMACNA, Ductwork Construction Standards

Outdoor Design Conditions

The following ambient outdoor conditions will be used as a basis of design and are based on ASHRAE design weather data for the project site:

Design Conditions	Criteria	Values
Project Site		Corvallis, Oregon
Site Elevation	Above sea level	250 ft
General Building Design Criteria		
Winter Heating	mean of extremes	17°F
Summer Cooling	0.4% dry bulb / mean coincident wet bulb	93°F / 67°F

Indoor Design Conditions

The following indoor environmental conditions will be used as a basis of design:

Room Type	Occupants (P/1,000 sf)	Htg Setpoint (°F)	Clg Setpoint (°F)
Office	10	69	*72
Conference/Meeting	50	69	*72
Lobby/Corridor	0	69	*72
IDF Room	0	66	72

Room Type	Occupants (P/1,000 sf)	Htg Setpoint (ºF)	Clg Setpoint (ºF)
Break Rooms	20	69	*72
Copy Room	10	69	*72
Toilet/Shower	0	69	*72
Janitor's Closet	0	68	*76
Storage	0	68	*76
Electrical/Elevator	0	65	85
General Requirements			
Cooling systems for the IDF, electrical, and elevator machine rooms will be sized for 110% of actual cooling required for space.			
No humidity control.			
(*) indicate room types where space cooling will be provided by ventilation air. Space temperatures will rise as heat gain to space exceeds cooling provided by ventilation air.			

Outside Air Ventilation
HVAC systems will be designed to meet or exceed outside air ventilation rates required by Code.

General Exhaust
All air supplied to spaces will be exhausted, without recirculation. Exhaust from rooms where odors or contaminate generation is present will be designed to higher flow rates than other rooms without such activities. These spaces include:

- Toilet rooms
- Break rooms
- Copy/print rooms
- Janitor's closets

Air Filtration
Air distribution systems will be equipment with air filtration as described below:

- General Purpose Air Distribution Systems: HVAC systems serving general occupancy spaces will be provided with particulate filters having a minimum filtration efficiency of MERV 13, for levels meeting LEED filtration requirements.
- Heat Recovery Exhaust Air Systems: Exhaust air entering heat recovery devices will be provided with particulate filters having a minimum filtration efficiency of MERV 8.

Acoustical Performance
Air distribution systems will be designed to control the production and transmission of HVAC generated sound and transmission of ambient sound from space to space as described below:

- Ambient Sound Levels: HVAC systems will be designed to achieve ambient sound levels which are suitable for the intended use of the spaces. Ambient sound levels listed in ASHRAE 2019 Handbook Applications 49.3 Table 1 will be used as the Basis of Design.

- Space-to-Space Sound Transmission: Duct routing will be designed to limit pathways for noise transmission between spaces. Duct liner and silencers or will be added as required to mitigate sound transmission to spaces requiring verbal conversations to be confidential.

SYSTEMS DESCRIPTIONS

The following is a description of proposed systems, equipment, and controls:

Steam and Condensate

Low pressure steam, 5 psig, will be extended from the first floor to the upper levels for steam supply to the building equipment. Estimated systems heating capacity is 683,000 btu/hour with design flow rate of 710 pounds/hour.

Steam piping will be Schedule 40 ASTM A53 steel with threaded or welded joints. Condensate piping will be Schedule 40 ASTM A53 steel with welded joints for piping 2-1/2-inch and larger and Schedule 80 ASTM A53 steel with threaded joint for 2-inch and smaller. Distribution piping will route and connect to radiators from below, similar to existing pipe routing. Branch piping will serve the air handler heating coil.

Space Heating

Steam radiators will be provided to spaces with exposed exterior walls. Preliminary estimated radiator capacity is 40 btu/hr per square foot of floor area for spaces at building corners, 30 btu/hr per square foot of floor area for spaces with single exterior wall.

Air Distribution System

An air distribution system will consist of an air handling unit, exhaust fans, supply, and exhaust ductwork.

Air Handling Unit, AHU-1

A custom modular indoor air handling unit will be installed in the attic. The unit will be 100% outside air and consist of MERV 13 filters, steam heating coil, and a supply fan. Space permitting, an exhaust fan and damper section will be included. Variable speed drives will maintain direct drive supply and exhaust fan speeds. Estimated system capacity is 6,000 cfm.

A rooftop louvered penthouse inlet with curb and automatic insulated isolation outside air damper will be provided, similar to Greenheck WIH.

Ductwork

Supply, outside air, and exhaust ductwork will be galvanized steel.

Ceiling Fans

Ceiling fans will be installed throughout the second and third floor for destratification and improved space comfort when cooling is required. Ceiling fan speed and on/off control for individual rooms will be user-controlled during occupied periods. The building automation system will operate relays on fan circuiting to enable fan operation based on occupancy schedule.

The ceiling fans will be interlocked with the fire alarm system, so fans are stopped when a fire alarm is initiated. Estimated total ceiling fan quantity is 60 fans.

Exhaust

Exhaust/relief air will be provided by either an exhaust fan included as part of the air handling unit, AHU-1, or two separate in-line exhaust fans. Either exhaust fan system will have rooftop louvered penthouse outlets with curbs and automatic insulated isolation exhaust dampers, similar to Greenheck WRH.

HVAC System Alternates

The HVAC system may include cooling and/or heat recovery. Descriptions of each option are as follows:

Mechanical Cooling

System-level mechanical cooling with direct expansion coil, refrigerant coil, and condensing unit:

- Estimated capacity is 20 tons. The supply DX coil will be connected to one of the following outdoor condensing unit options located on the roof:
  - Dual circuit, two-stage condensing unit consisting of one digital scroll compressor and one single stage compressor, similar to Daikin RCS series.
  - Dual circuit, modulating condensing unit with two variable speed, modulating scroll compressors, similar to RAE 20A4 series.
- Matching dual circuit DX coil will be located in the air handler.

Exhaust Heat Recovery

The attic area does not have sufficient open space within structural members for equipment configuration conducive to heat pipe or air-to-air heat recovery. Heat recovery can be provided by using one supply coil in the air handler and single coils in each of two exhaust fans. The summary of specific requirements associated with air heat recovery are as follows:

- Closed loop hydronic system connecting supply and exhaust coils.
- Freeze protection with 20% to 25% propylene glycol solution.
- Circulation pump, bladder expansion tank, and connecting piping.
- Exhaust fan type changes from inline to modular air handlers with MERV 8 filters and exhaust heat recovery coil. Each unit will be 3000 cfm.

Unitary Cooling Systems

Cooling will be provided to IDF Room and the elevator machine room by dedicated split systems consisting of ductless indoor fan coil units and outdoor condensing units located on the roof.

Elevator Equipment Room

Temperature control will be provided by a split-system air conditioner. A wall-mounted indoor unit will be installed in the room, and the condensing unit will be on the roof. Estimated unit capacity is 1.5 ton.

IDF Room
Cooling will be provided by separate split-system air conditioner. A wall-mounted indoor unit will be installed in room. Condensing unit will be on the roof. Estimated unit capacity is 2.0 tons.

Building Automation Systems
The system equipment will be controlled by either Alerton, JCI, Automated Logic or Siemens Building Automation System and will be integrated into the campus BAS network communications system.

Automatic control systems will include the following elements and control sequences:

- Supply air temperature reset
- Optimized start/morning warm-up
- Separate steam convector zoning for each perimeter room
- Occupancy sensor control and temperature setback

ELECTRICAL POWER

EXISTING CONDITIONS
Following is a description of existing systems, equipment, and notable conditions:

Building Electrical Service
The building is served power from Pacific Power via the 26th Street substation at 4160V. The utility line voltage is stepped down to 208Y/120V via a 300kVA pad-mount transformer.

The 48-month electrical demand history shows a maximum peak demand of approximately 19 kVA or 53 Amperes at 208V, 3-phase.

Normal Power
Normal power originates at the main distribution assembly (MDA) located in the lobby on the first floor. The MDA is a 208/120V, 3PH, 4W panelboard rated at 800A and has an 800A main breaker. The MDA serves power to panelboards located throughout the building. The MDA has limited available physical circuit space with which to accommodate additional circuit breakers.

Emergency/Standby Power
No emergency or standby power source serves this building.

Power Distribution
Power is distributed from the MDA to the following panelboards "A", "B", "E", "3A", "3B", "Elevator", "106", and an unnamed panel located adjacent to the MDA. Panelboards "A", "B", and "3A" are single-phase 3 wire panels. The remaining panelboards are 3-phase, 4-wire. Reference the existing power one-line diagram below for additional information.

Panelboards "B", and "3A" appear to be original to the buildings construction and have reached the end of their serviceable life and will require replacement as part of any renovation. These panelboards shall be replaced during renovation.

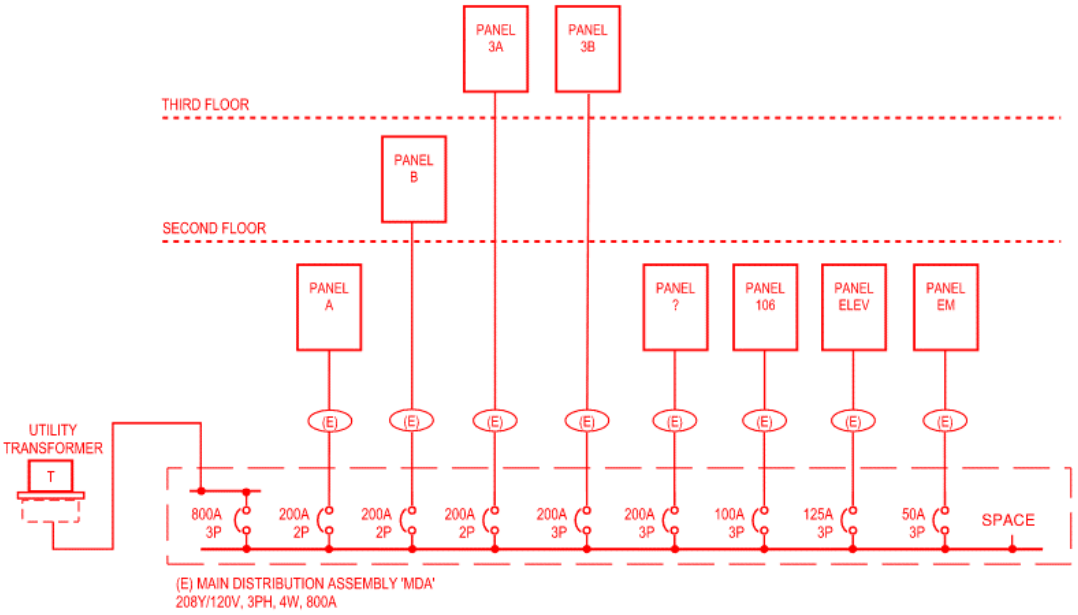

Figure 1 - Existing One-Line Diagram

DESIGN REQUIREMENTS

Standards and Guidelines

Electrical power systems will conform to the most recent version of the following industry standards and guidelines:

- IEEE STD. 241-74: Electric Systems for Commercial Buildings
- International Building Code (IBC)
- International Fire Code (IFC)
- Underwriters Laboratories (UL)
- Oregon Department of Energy – State of Oregon Administrative Rules (OAR Chapter 330)

SYSTEMS DESCRIPTIONS

Demolition

We anticipate that all existing electrical power systems on the second and third floors will be removed as part of this project. Any equipment that is required to remain will be fully developed during the subsequent design phase. Refer to Existing Conditions for details of existing systems to be demolished.

Building Electrical Service

Based on existing building demand history and the planned renovations, the existing service conductors and building transformer sizes are sufficient to continue to serve the building and will not require replacement.

Normal Power

The new normal distribution system includes all electrical distribution equipment from the main distribution board to the branch distribution panelboards.

Initial architectural concepts are to install a new staircase above the location of the existing MDA. The existing MDA will require relocation and replacement to facilitate this work. A new MDA will be provided to increase the available physical circuit space. The new MDA will be a floor-mounted, service rated, 800A, 3PH, 4W, 120/208V panelboard with a main circuit breaker and will be located near the main entrance under the staircase. It shall have a rating of 35KAIC and shall be provided with copper bus fully-rated group-mounted bolt-on feeder breakers. The main circuit breaker shall have an electronic trip unit.

Normal power throughout the building will originate from the MDA located near the main entrance, under the staircase. The MDA will serve existing, relocated, and new distribution panelboards throughout the building.

Panelboards located on the second and third floors, including panels "B", "3A", "3B" will be removed. New panelboards will be installed to serve the second and third floors—two will be installed on each floor, one at each end of the building. New panelboards will be 100A, 3-phase, 4-wire and be served from the MDA.

Panelboard E on the first floor will be removed. The unnamed panelboard located adjacent to the MDA on the first floor will be relocated to facilitate architectural changes. Existing circuit to remain that was previously served from panel E will be served from the unnamed panelboard. Existing branch circuits within the indicated panelboards will be intercepted and extended to the new location.

Emergency/Standby Power

The addition of a standby power system is not within the scope of this project.

Power Distribution

Power distribution in the facility will be at 208Y/120V and distributed in the following manner:

- 208, 3-phase for motor loads of 1/2 horsepower and larger
- 120V, single-phase for all lighting
- 208V, single or 3-phase for user equipment and HVAC equipment
- 120V, single-phase for receptacle outlets, motors smaller than ½-horsepower and exterior site lighting

All feeders shall be provided in EMT conduit in interior locations. Rigid conduit will be used in exterior locations, under slab and locations subject to physical abuse. Schedule 40 PVC conduit

shall be used for direct buried applications. All conduit will be concealed except in mechanical, electrical, telecom, and other similar unfinished areas.

The wire and cable for feeders and branch circuits will be 98% conductivity copper. All branch circuits will be provided with a dedicated neutral. No shared neutrals will be allowed. Minimum size wire will be #12 AWG and shall be stranded. MC cable will not be allowed.

Branch panelboards will be provided as required to satisfy the branch circuit demands of the facility. Panelboards and feeder capacities will be sized as required to accommodate the connected demand loads. A minimum of 20%-25% spare capacity will be provided in all panelboards to allow for future modifications. Spare circuit breakers will be provided for added equipment, either during construction or after the facility is occupied. Panelboards will utilize bolt-on circuit breakers with copper bussing, and will be located in electrical rooms, mechanical spaces, or secure areas where only authorized personnel have access. Where no dedicated electrical, mechanical, or secured space can be found, locations of panelboards will be coordinated with the architect and Owner and will be lockable. All panelboards will be provided with door-in-door enclosures. Panelboards will have a rating of 10KAIC.

Individually-mounted motor starters will be utilized for motors not controlled through VFD. Larger fans and pumps will have variable frequency drives. Disconnect switches will be provided on all equipment, unless integral with the equipment. Magnetic motor starters and disconnects will typically be located within line of sight of each piece of equipment.

Wiring devices including, but not limited to, switches and receptacles will be specification grade 20-amp minimum rated. Device plates will be smooth stainless steel, type 302 with brushed finish. All wiring devices will be labeled with a clear tape identifying the panel and circuit number serving the device. General use receptacles will be provided throughout the facility, and special purpose receptacles will be provided for equipment as required. Ground fault circuit interrupter (GFCI) receptacles will be provided at locations where receptacles are placed within six feet of wall or floor-mounted sinks, hose bibbs, and above countertops containing sinks.

Flush-mounted floor boxes containing both power and data receptacles will be used sparingly in offices, consulting rooms, and meeting rooms where wall-mounted receptacles alone are not practical.

LIGHTING

EXISTING CONDITIONS

Following is a description of existing systems, equipment, and notable conditions:

Exterior Lighting

There is to be no site light work involved in this project.

Interior Lighting

Gilkey Hall is primarily equipped with a variety of fluorescent luminaires, with the corridors utilizing fluorescent direct/indirect pendants with integral parabolic louvers, and the stairways using wall-mounted direct/indirect fixtures. The second and third floors are comprised of single

and shared-use offices and other support spaces and are generally equipped with direct/indirect fluorescent pendants, or standard layouts of 2 x 4 foot recessed fluorescent troffers, with prismatic acrylic lensing.

Egress Lighting
Egress lighting in the building is provided by a series of dedicated emergency wall-packs or exit signs with lamping. Equipped with integral batteries, these are placed to provide illumination along the paths of egress.

Automatic Lighting Control
There are a limited number of rooms with existing automatic controls, which do not meet current code requirements.

DESIGN REQUIREMENTS

Standards and Guidelines
Lighting systems will conform to the most recent version of the following industry standards and guidelines:

- Oregon Energy Efficiency Specialty Code
- NFPA 101 – Life Safety Code

SYSTEMS DESCRIPTIONS
Lighting levels will be designed in accordance with the Illuminating Engineers Society of North America (IESNA) and the Oregon Energy Efficiency Code. LED sources will be used throughout the project, which are integral to the luminaire system in most cases. If lamps or LED modules are used, an attempt will be made to standardize the types used to reduce the number needed for replacement.

Demolition
All existing lighting and control systems on the second and third floors will be demolished except where specifically shown to remain. Refer to Existing Conditions narrative for details of existing systems to be demolished.

Exterior Lighting
No exterior lighting is currently planned for this project.

Interior Lighting
Lighting design will consider ease of maintenance, energy efficiency, and suitability for the environments. High-efficiency LED lighting will be employed. A variety of fixture types will be used to distribute light in a controlled way that will be efficient, flexible, and will complement the architecture in their respective spaces. To enhance the building aesthetic, fixtures built into or concealed by architectural elements will be considered.

Clinical offices and laboratories will use linear direct and/or indirect luminaires to provide a comfortable teaching and learning environment. Luminaires will be mounted 12-18 inches below ceiling level with ceiling heights at or about 9′ – 6″ AFF. Where equipped, luminaires will be located to allow for center room projector units. Consultation, offices, and meeting rooms will use dimming controls and be capable of a dimming range of 1% to 90% with possible variable switching options allowing for flexibility in lighting levels. Where dimming control is requested in spaces other than classrooms, the dimming range shall be 10% to 100%.

All luminance sources shall be specified with a color rendering index (CRI) of 80 or higher and a correlated color temperature (CCT) of 4000K, per OSU construction standards.

Ambient lighting in all areas shall achieve a max-to-min contrast ratio of 3:1 or better unless otherwise noted. Preliminary target lighting levels indicated below are averages and based on area types and University construction standards.

- Offices – Private and Clinician Rooms 40-50 fc
- Conference/Multipurpose Rooms 30-40 fc
- Reception Area 15-25 fc
- Break Room 20-40 fc
- Circulation 15-20 fc
- Stairs 10-20 fc
- Storage/Custodial 10-20 fc
- Restrooms 20-30 fc
- Telecom Rooms 45-50 fc (min.)
- Elec./Mech. Rooms 50-60 fc

Egress Lighting

Egress lighting will be provided with dedicated emergency wall-packs with integral batteries, and exit signage with battery backed lamps

Automatic Lighting Control

Lighting controls that meet the requirements of the Oregon Energy Efficiency Specialty Code will be provided.

Automatic controls will be digital-based networked devices and utilize CAT5/6 cabling between devices including relay packs, occupancy sensors, photocells, and switches. The lighting control devices will be locally connected only and serve individual room control.

Occupancy or vacancy sensors will be installed to control lighting in spaces that include, but are not limited to, offices, restrooms, conference rooms, learning spaces, lounges, storage rooms and any other areas where appropriate. Either ceiling-mounted or wall-mounted occupancy sensors will be installed depending on the physical size and specific geometry of the room being controlled. Occupancy sensors will be passive infrared or a combination infrared/ultrasonic type.

In open areas and restrooms, occupancy sensors will operate in an automatic on/automatic off mode. This method of control will be used in lieu of a complex system to keep maintenance of the control system to a minimum.

In private offices and meeting rooms, occupancy sensors in combination with digital switches will be installed to function as vacancy sensors to automatically shut off lights when a space is unoccupied, and require manual input to turn on lighting in the space. The approach will increase the available energy savings associated with the interior lighting system. Offices will have either a combination wall switch with integral occupancy sensor or separate devices depending on coverage requirements.

Corridor lighting will be controlled by a combination of astronomical clock and occupancy sensors. Corridor lighting will be held on during normal occupied hours at a predetermined low output level and raised to full output upon detection by occupancy sensor. Lighting will return to low level after timeout period. Other open areas will be reviewed during design to determine if they will share this method of control.

Electrical and mechanical rooms will be line voltage switched.

Select lighting will be automatically and continuously dimmed according to the amount of natural daylight present in the space as required by Code. Typical spaces will be where adequate glazing is present.

All lighting circuit wiring will be in conduit and concealed within walls, partitions, or ceiling spaces. Surface-mounted conduit will be minimized and used only in non-finished spaces.

Existing exterior lighting including pole-top fixtures, building-mounted fixtures and general illumination will be controlled via relays in a lighting control panel (LCP) that is compatible with the digital-based network control system. The LCP will be programmed to respond to inputs from photocells, time-of-day, or astronomical clock.

COMMUNICATION

EXISTING CONDITIONS

Following is a description of existing systems, equipment, and notable conditions:

Voice/Data

Internet and data are served to the building via fiber optic cable. An existing main distribution frame (MDF) serves data and internet throughout the building. The existing MDF is located on the first floor in the mechanical room at the south end of the building. Existing IDFs are located on second and third floors in the corridors and consist of exposed conduit and junction boxes mounted on the walls within the corridors.

Audio/Video

No audio/video components were observed during the site visit.

DESIGN REQUIREMENTS

Standards and Guidelines

Communication systems will conform to the most recent version of the following industry standards and guidelines:

- EIA/TIA Current Standards 568, 569, 606 and 607.
- Oregon State University Campus Infrastructure Standard

SYSTEMS DESCRIPTIONS

Demolition
All existing voice and data drops and receptacles on the second and third floors will be demolished and replaced with new.

Voice/Data
Voice and data upgrades will be limited to the pathways between MDF and IDFs. The IDFs on the second and third floors will be relocated.

Cabling, fiber, and pathways will be provided from the MDF room to the IDF rooms on the second and third floor. These pathways will consist of four, 4-inch conduits that will include one spare 4-inch conduit and will be provided between the MDF to each of the IDF rooms. Exact conduit sizes will be fully developed during a subsequent design phase with the low-voltage consultant.

Basket cable trays with liners will be provided as required on the second and third floors for backbone and horizontal communication cable routing. The cable tray will be 12-inches wide; size will be based on the quantity of cabling required to support. The cable tray will have a height of four inches. Basis of Design: Cablofil, 105/X00L.

Rough-in for telecom outlets will be provided to support a minimum six-port telecommunication outlet with category 6, 4-pair unshielded twisted pair (UTP) cable to each workstation/ telecommunication outlet (TO) in office locations unless otherwise noted for specific locations. Pathways for wireless access points will be provided at locations identified by others. Workstation locations will consist of a 1-inch conduit routed from each telecom outlet to a space above an accessible ceiling or to the cable tray location.

All pathways, conduits, cable trays, slots and sleeves will have no less than 50% future fill capacity upon completion of project.

Audio/Video
Pathways and device power will be provided to serve A/V equipment in configuration, locations, and quantities identified by the Owner in a subsequent design phase.

ELECTRONIC SAFETY AND SECURITY

EXISTING CONDITIONS
Following is a description of existing systems, equipment, and notable conditions:

Fire Detection and Alarm
The existing fire alarm control panel is a Gamewell, zone-based system with audible notification only. No visual annunciation devices were observed during the site visit. The planned renovation will require a full replacement of the existing fire alarm system.

DESIGN REQUIREMENTS

Standards and Guidelines

Electronic safety and security systems will conform to the most recent version of the following industry standards and guidelines:

- NFPA 72: National Fire Alarm Code
- NFPA 101: Life-Safety Code
- International Building Code
- Uniform Fire Code
- Oregon Structural Specialty Code

SYSTEMS DESCRIPTIONS

Access Control

No services provided.

Security

No services provided.

Fire Detection and Alarm

A new fire alarm panel will be provided in the main electrical room with a remote annunciator mounted at the main building entrance. OSU campus standard fire alarm panel is a Simplex 4100 series fully addressable panel. The panel will be connected to the existing campus fire alarm signal loop to provide notification at OSU Campus Safety. Additional addressable power supplies will be provided where additional capacity is required and will be located in the electrical rooms.

Alarms will be reported at the fire alarm annunciator panel located at the main entry as well as the fire alarm control panel. A manual pull station will be provided adjacent to the fire alarm annunciator panel.

Smoke detectors will be provided where required by Code and by the Fire Marshal. Photoelectric-type duct smoke detectors with auxiliary relays will be installed in mechanical air ducts in accordance with International Mechanical Code (IMC), and will shut down air handling units upon alarm. Heat detectors will be provided as required by Code. Flow and tamper switches with supervisory interface modules will be provided for building sprinkler systems. The system will monitor all sprinkler supervisory and water flow switches and will interface with elevators, HVAC smoke control, and smoke control dampers.

Fire alarm notification devices consisting of horn and/or strobe units will be provided in public spaces and all required spaces other than private offices. Horn locations will be established to provide sufficient sound levels to alert occupants.

Spare devices will be provided per OSU Construction Standards.

All wiring will be installed in conduit. Minimum size will be ¾-inch.

C. STRUCTURAL REPORT

Oregon State University

CLARK KJOS ARCHITECTS

STRUCTURAL BASIS OF DESIGN

DESIGN INTENT

The existing three-story building was originally constructed in 1911 as an Agricultural Dairy and classroom building. In 1951, some tenant improvements occurred re-framing the interior spaces. The existing building is constructed with unreinforced masonry exterior walls. The floors and the roof are constructed with wood joists with straight sheathing that bear on wood framed stud walls. The building bears on conventional concrete foundations.

The building has not been seismically renovated since its original construction. The current building code, 2018 International Building Code, utilizes a 1.25 Seismic Importance Factor for school building. Since 1994, a more thorough understanding of geological affects and building systems have been developed and have subsequently increased the seismic forces. Unreinforced masonry buildings have historically not fared well in a seismic event and not an approved building system.

The main lateral force resisting systems which include the masonry walls, the roof diaphragm and the floor diaphragms are overstressed significantly. The top floor height to thickness ratio is too slender which indicates that the wall is susceptible local buckling. The walls are not tied into the roof or floor diaphragms, which make the walls susceptible to pulling away from the main structure.

The roof is to have plywood sheathing added over the entire roof. The unreinforced masonry walls will be tied into the roof diaphragms. A steel angle will be added to the perimeter with epoxy anchors. PV panels will be added to the roof. The PV panels will be supported with supplemental roof reinforcement and galvanized steel pipes.

A seismic upgrade is required when more than 30% of the building area is being substantially altered or when there is a change of occupancy that introduces a higher occupancy. Based on scope of the work, a full seismic upgrade of the building is not required nor in the budget of the construction project. However, if additional funds are made available, we would highly recommend a full seismic upgrade to be added. We have taken the approach to provide voluntary seismic upgrades to reduce overall risks to the occupants and aide in future seismic upgrade work unless directed otherwise.

We are proposing a volunteer seismic upgrade that would include the following:

- Adding a continuous steel angle at the perimeter of each floor at the unreinforced masonry walls. Add straps from the angle to the floor diaphragms. This would be done to tie the walls to the building to prevent the building from collapse.
- Add a furring wall at the top floor to minimize the wall height to thickness ratio to minimize the walls buckling in a seismic event and help resist the walls from collapsing.
- Option 1: Add plywood sheathing over the existing sheathing at each floor to strengthen the floor diaphragms and to provide a more consistent and reliable floor diaphragm.
- Option 2: Add plywood sheathing to the underside of the existing roof joists to strengthen the roof diaphragm. If the roof is to be re-roofed, the sheathing would be added to the top of the roof in lieu to the underside of the roof. The parapets would be braced and strengthen if the roof is re-roofed.
- Option 3: Add interior shear walls at interior walls from the 2nd floor up to the roof. This work would be done in preparation of a future seismic upgrade. Brace frames and concrete shear walls are likely required at the exterior walls and will not be implemented as no structural work is to take place at the 1st floor.

The remainder of the work is to add an elevator and a stair well on the east side of the building. Some new wall configuration is to take place in the interior space which will require new headers and columns. Care will be taken to not trigger a seismic upgrade.

DESIGN CRITERIA:

1. All methods, materials and workmanship shall conform to the 2018 International Building Code and the 2018 International Existing Building Code. Design shall be determined for ASCE 7-16 Minimum Design Loads for Building and Other Structures. Loads are as follows:

   a. Risk Category: III

   b. Roof Snow Load: 25 psf

   c. Wind: 102 mph, Exposure B

   d. Seismic: Ss = 0.883g and S1 = 0.467g

   e. Foundation = 1500 psf (assumed)

STRUCTURAL FRAMING:

1. Foundation

   a. Conventional concrete spread footings and continuous footings. Footings will bear 18" minimum below existing grade and will be 18" minimum wide by 11" deep at exterior walls. New foundations tied into existing foundations will be epoxied dowelled to minimize differential settlement.

   b. Four inch concrete slab on grade floors with 6x6 W2.9xW2.9 welded wire reinforcement. To be placed at demolished slabs as required and at new slabs. Where tying new slabs to existing slabs, epoxy dowels will be added to limit differential settlement between the slabs.

   c. Patching of existing concrete slabs due to trenching for utilities or the like, will be constructed with 4" concrete slab on grades and that are dowelled into existing slabs.

   d. The elevator will be constructed with 8" concrete walls and 12" concrete footings.

2. Wall Framing

   a. Typical Framing: Studs to be 2x6 studs at 16" on center.

   b. Selected interior shear walls will be sheathed with 15/32" Structural 1 plywood sheathing.

   c. Modification to existing framing such as new openings, infills, or new supports will be designed to meet current building code requirements.

   d. At the third floor, the existing unreinforced masonry walls will be braced by light gauge studs or 2x6 stud walls at 16" on center. Epoxy anchor will be added at 32" o.c. horizontally and 48" o.c. vertically.

GENERAL NOTES

1. SEE PARTITION TYPES SHEET FOR LEGEND AND CONSTRUCTION ASSEMBLIES.
2. ALL DIMENSIONS TO FACE OF STUD UNLESS OTHERWISE NOTED.
3. SEE MECHANICAL AND ELECTRICAL FOR ADDITIONAL INFORMATION.
4. ALL WALLS TO BE P13 U.N.O.
5. INTEGRAL BASE TO BE INSTALLED IN ALL HOUSEKEEPING CLOSETS, SOILED HOLD ROOMS, AND TOILET ROOMS (UNLESS NOTED OTHERWISE).

LEGEND

	EXISTING PARTITION
	NEW PARTITION
CR	CARD READER
CG	CORNER GUARD

KEYNOTES

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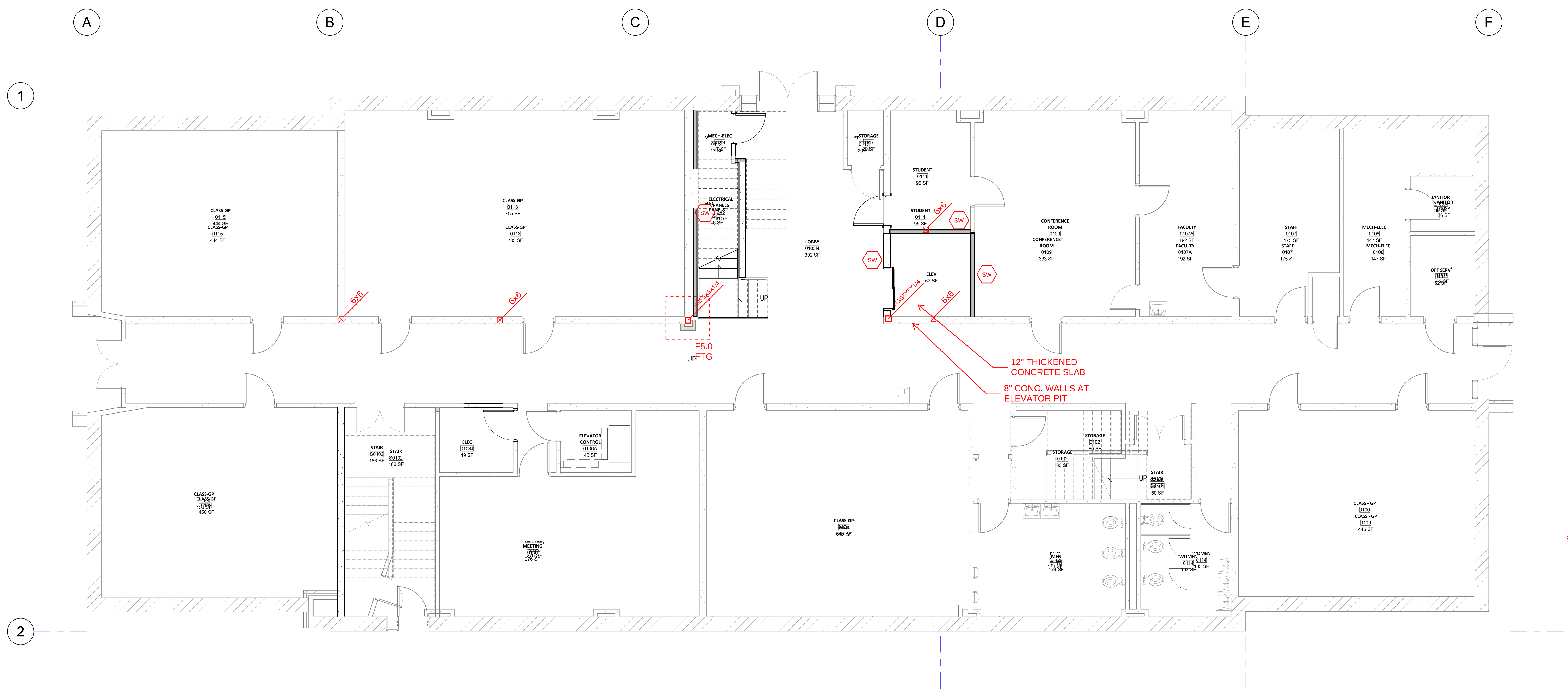


1 A2.01 FLOOR PLAN - LEVEL 1
3/16" = 1'-0"

NOTES:

SW INDICATES VOLUNTARY SEISMIC UPGRADE WITH PLYWOOD SHEAR WALL WITH 15/32" PLYWOOD SHEATHING EACH SIDE. HOLDOWNS TO BE ADDED

ISSUE DATE: 8.31.21

REVISIONS:

PROJECT STATUS

FLOOR PLAN - LEVEL 1

S2.01

PROJECT NO.: 21019

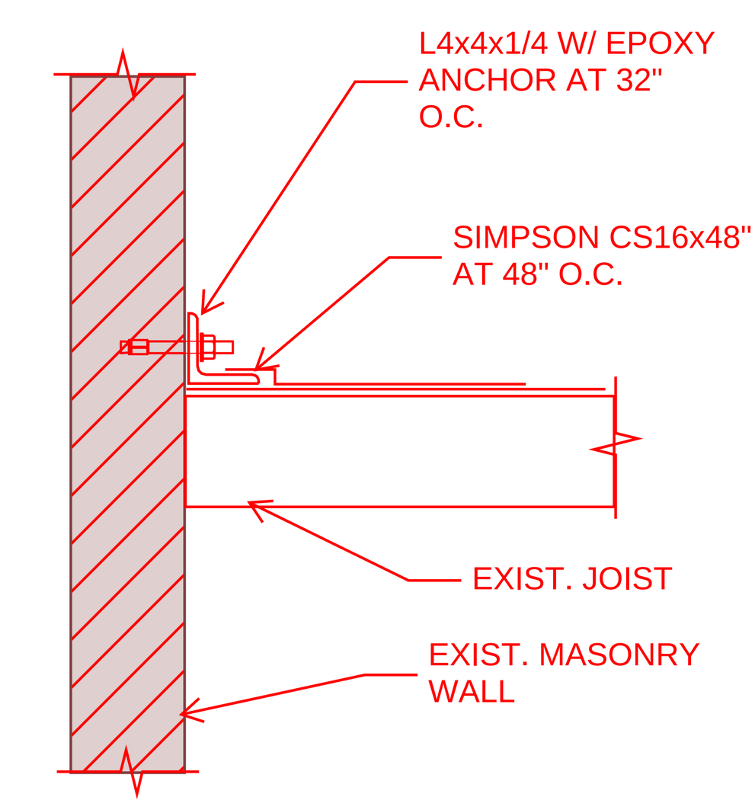
GENERAL NOTES

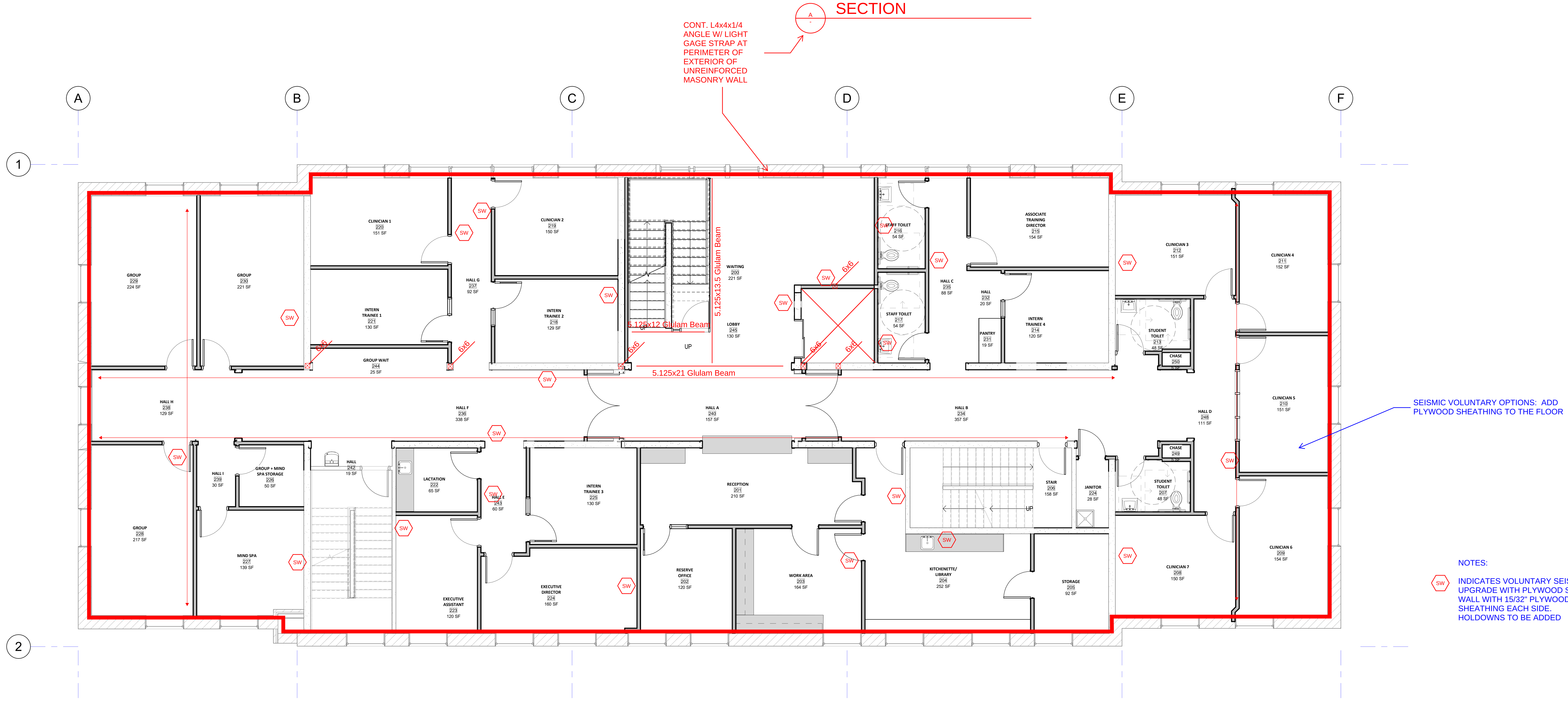
1. SEE PARTITION TYPES SHEET FOR LEGEND AND CONSTRUCTION ASSEMBLIES.
2. ALL DIMENSIONS TO FACE OF STUD UNLESS OTHERWISE NOTED.
3. SEE MECHANICAL AND ELECTRICAL FOR ADDITIONAL INFORMATION.
4. ALL WALLS TO BE P13 U.N.O.
5. INTEGRAL BASE TO BE INSTALLED IN ALL HOUSEKEEPING CLOSETS, SOILED HOLD ROOMS, AND TOILET ROOMS (UNLESS NOTED OTHERWISE).

LEGEND

═	EXISTING PARTITION
▬	NEW PARTITION
CR	CARD READER
CG	CORNER GUARD

KEYNOTES





1 A2.02 LEVEL 2
3/16" = 1'-0"

NOTES:

SW INDICATES VOLUNTARY SEISMIC UPGRADE WITH PLYWOOD SHEAR WALL WITH 15/32" PLYWOOD SHEATHING EACH SIDE. HOLDOWNS TO BE ADDED

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Oregon State University

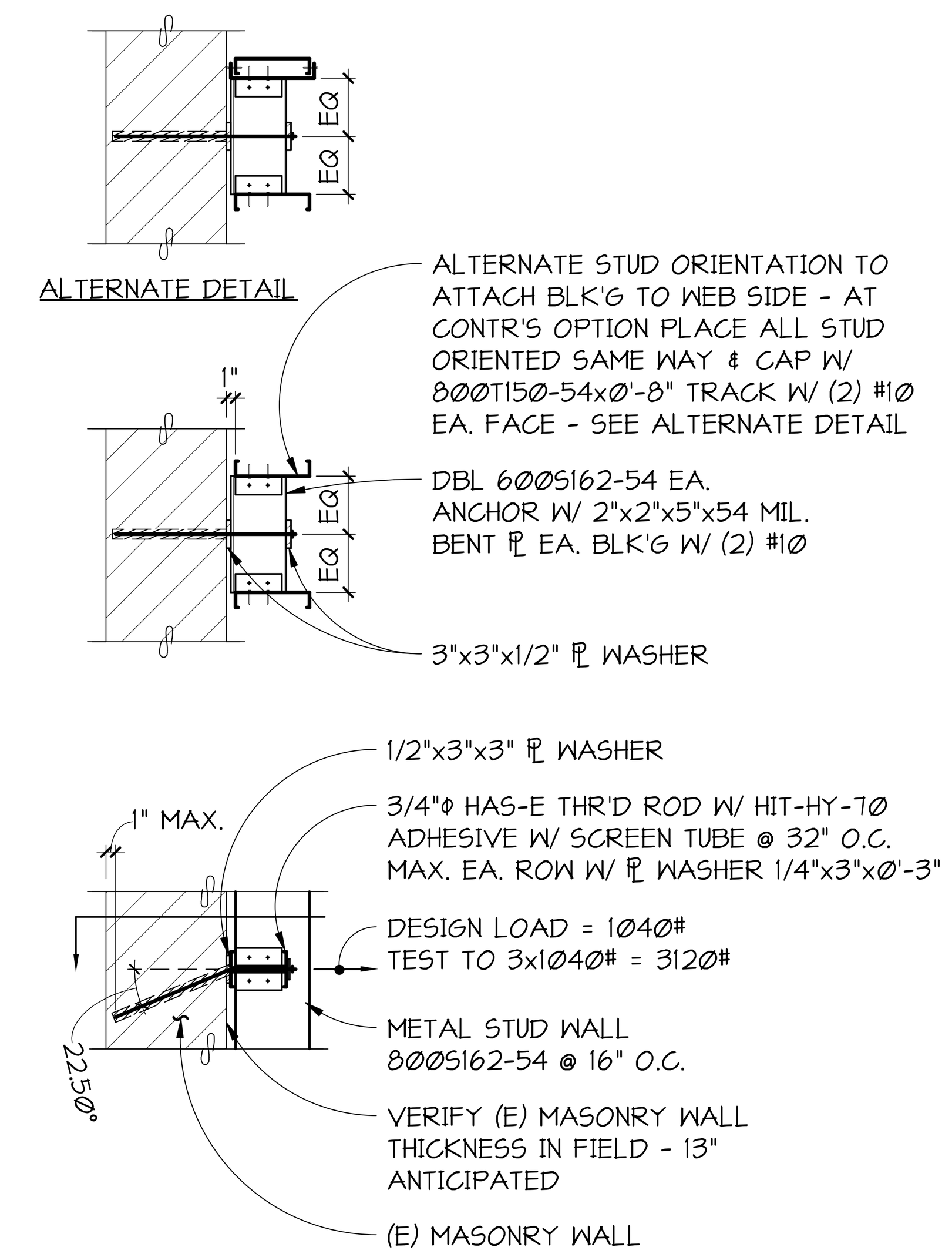
ISSUE DATE: 8.31.21
REVISIONS:

PROJECT STATUS

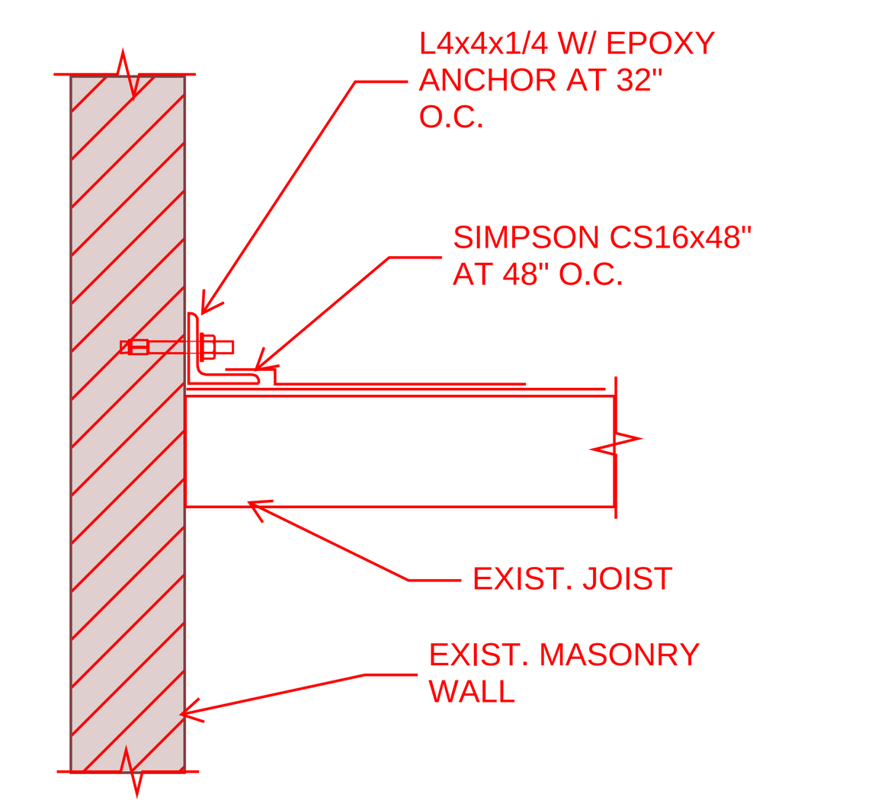
FLOOR PLAN - LEVEL 2

S2.02

PROJECT NO.: 21019



BACKING WALL DETAIL

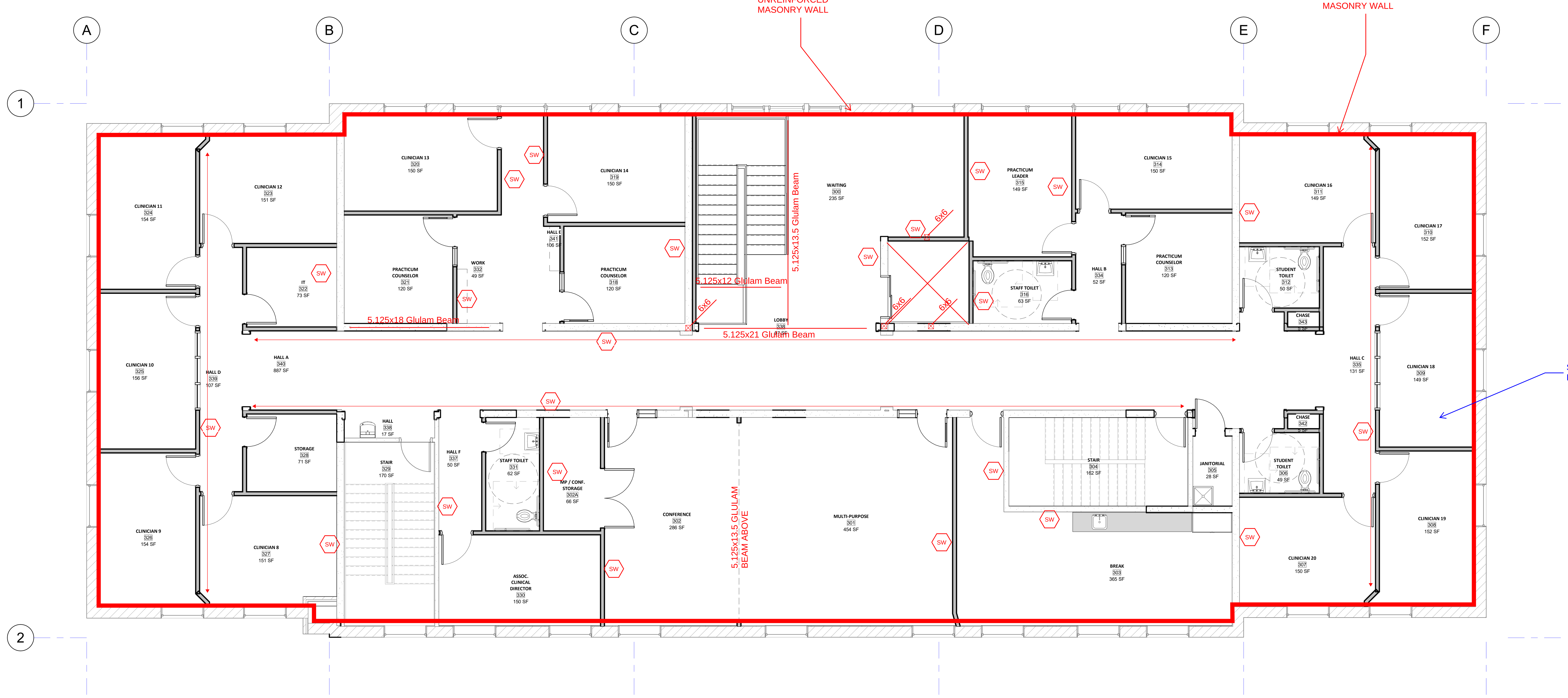


A SECTION

B SECTION
NO SCALE

CONT. L4x4x1/4 ANGLE W/ LIGHT GAGE STRAP AT PERIMETER OF EXTERIOR OF UNREINFORCED MASONRY WALL

ADD METAL STUD BACKING WALL EXTERIOR UNREINFORCED MASONRY WALL



SEISMIC VOLUNTARY OPTIONS: ADD PLYWOOD SHEATHING TO THE FLOOR

NOTES:

SW INDICATES VOLUNTARY SEISMIC UPGRADE WITH PLYWOOD SHEAR WALL WITH 15/32" PLYWOOD SHEATHING EACH SIDE. HOLDOWNS TO BE ADDED

1 A2.03 FLOOR PLAN - LEVEL 3
3/16" = 1'-0"

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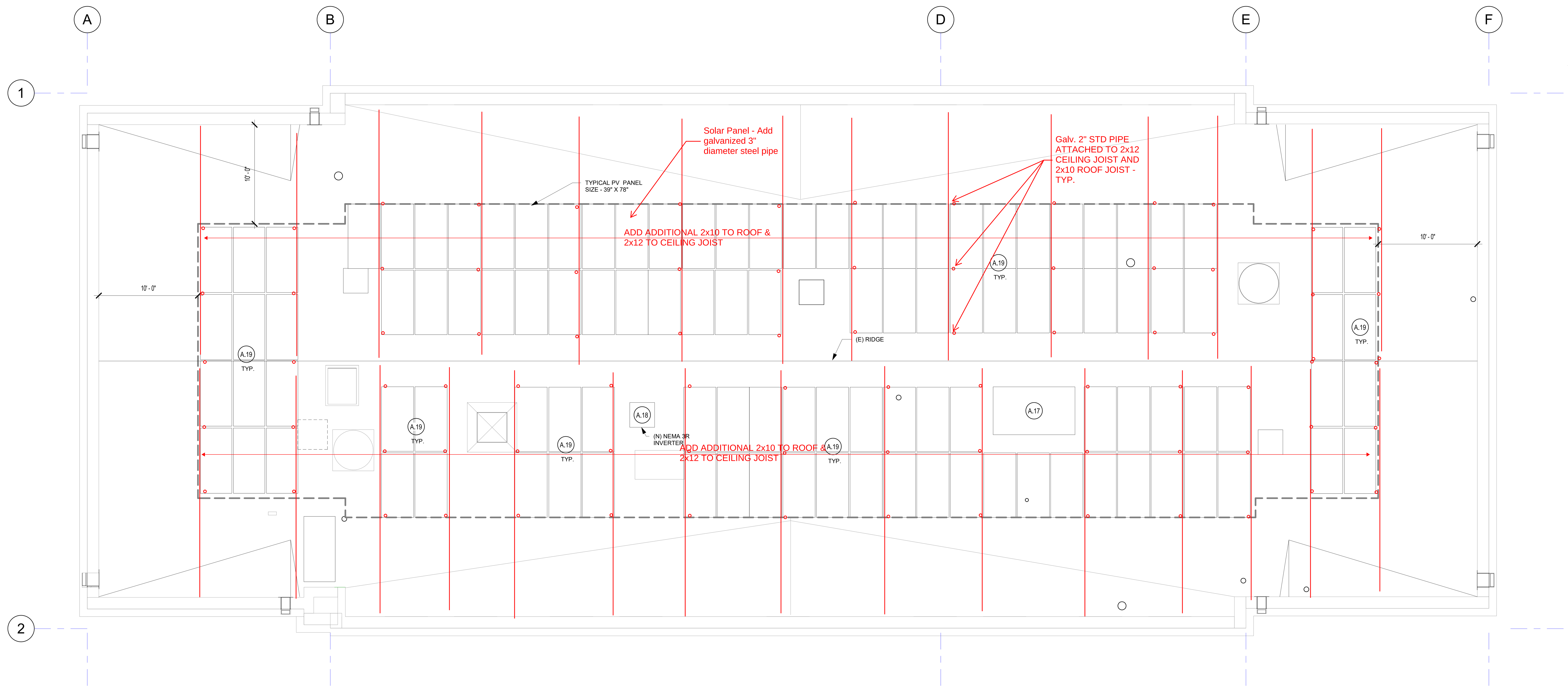
PROJECT STATUS

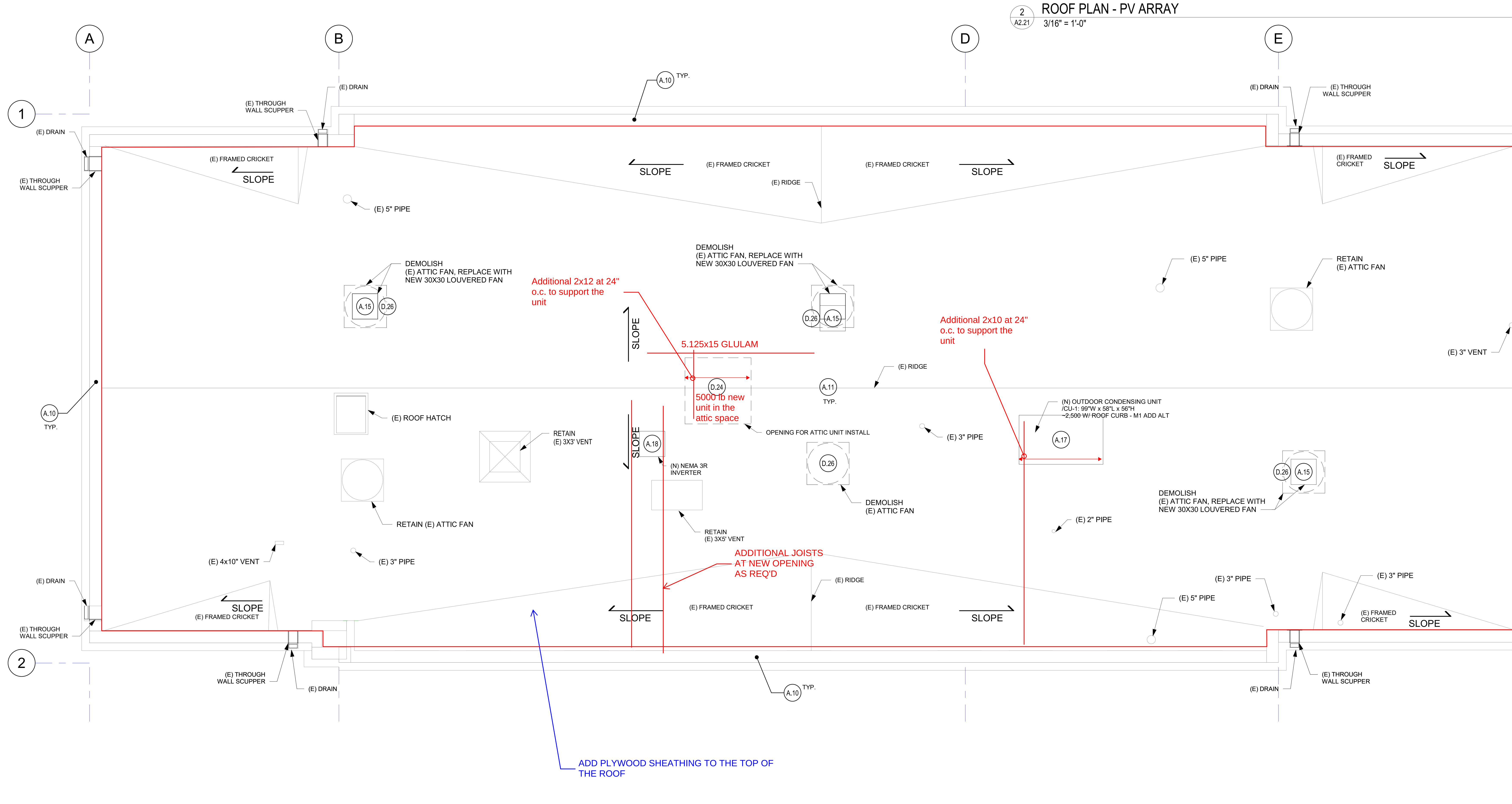
FLOOR PLAN - LEVEL 3

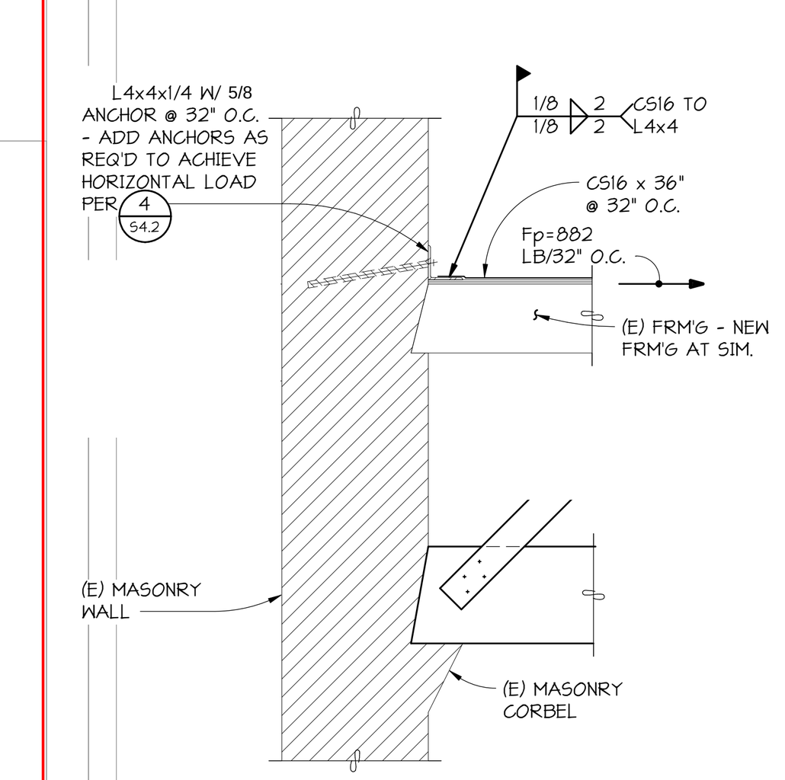
S2.03

PROJECT NO.: 21019



2 A2.21 ROOF PLAN - PV ARRAY
3/16" = 1'-0"





SECTION

1 A2.21 ROOF PLAN
3/16" = 1'-0"

GENERAL NOTES

1. SEE MECHANICAL AND ELECTRICAL FOR ADDITIONAL ITEMS TO BE ACCOMODATED IN THE ROOF COVERING
2. NRCA STANDARDS TO BE FOLOWED

KEYNOTES

A.10	INSTALL NEW COPING ON ROOF
A.11	NEW TPO ROOF ASSEMBLY; TPO MEMBRANE - WHITE (HIGH ALBEDO)
A.15	INSTALL NEW LOUVERED FAN ON ROOF
A.17	INSTALL NEW CONDENSING UNIT ON ROOF
A.18	INSTALL NEMA 3R INVERTER ON THE ROOF
A.19	USE MECHANICALLY ATTACHED FLASHED MOUNTS FOR ALL PV PANELS
D.24	DEMO OPENING FOR ATTIC UNIT INSTALL
D.26	DEMO EXISTING ATTIC FAN

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Oregon State University

ISSUE DATE: 10.28.21
REVISIONS:

SCHEMATIC DESIGN

ROOF PLAN AND PHOTOVOLTAIC PLAN

S2.21

PROJECT NO.: 21019

D. APPENDIX

Oregon State University

CLARK KJOS ARCHITECTS

Column15	T	Cat	Credit	Y	??	?	N	General Notes	Comments	Other
OSU Sustainability Checklist				Y	??	?	N			
Integrative Process				1	0	0	0	**Campus Office/Classroom Buildings**		
	1	IP	**Integrative Process**	1	0	0	0	Prior to Design Development, conduct preliminary analysis of energy and water systems options; convene goals setting workshop.		ETO $
Location and Transportation	16			12	4	0	0	**Campus Office/Classroom Buildings**		
	1	LT	**Sensitive Land Protection**	1				Most OSU property has been previously developed. Previously developed: altered by paving, construction, and/or land use that would typically have required regulatory permitting to have been initiated. This includes landscaping. Land that is not previously developed and landscapes altered by current or historical clearing or filling, agricultural or forestry use, or preserved natural areas are considered undeveloped land.		STARS OP 10
	2	LT			2			Most of the campus is within the Historic District; surrounding building density may comply with infill requirements in many cases. 2 pt option requires Brownfield Redevelopment.		
	5	LT	**Surrounding Density and Diverse Uses**	4	1			Per OSU all points will have compliance Density: 22,000 sf/acre = 2 pts or 35,000 sf/acre = 3 pts Diverse Uses: 4-7 services= 1 pt; 8+ = 2 pts. CKA to verify the sf/acre.		
	5	LT	**Access to Quality Transit**	5				Corvallis Transit System (CTS) serves multiple stops with multiple lines through campus. Two lines run both directions at stops close to many project sites. CTS offers no Sunday service on any line but weekend daily trip average should comply.		STARS OP 18
	1	LT	**Bicycle Facilities**	1				Short term bike storage spaces for 2.5% of peak visitors (min 4) within ~100 ft of main entrance AND; covered bike storage spaces for 30% of regular occupants (min 1 space per unit) within ~100 ft of any functional entrance AND; storage is within ~200 yd of compliant bike network.		STARS OP 18
	1	LT	**Reduced Parking Footprint**	1				Projects with parking and earning points for Diverse Uses above must reduce capacity 40% below baseline according to use type, AND reserve minimum 5% of spaces for carpool only.		
	1	LT	**Green Vehicles**		1			Designate min 5% of all parking spaces used by the project building as preferred parking for green vehicles (ACEEE 45 or better); OR discount parking rate at least 20% for those vehicles; AND either install EVSE in 2% of remaining spaces OR install other alternative fuel fueling facilities.		STARS OP 18
Sustainable Sites	10			3	1	0	6	**Campus Office/Classroom Buildings**		
	REQ	Prereq	**Construction Activity Pollution Prevention**	Y				Control soil erosion, waterway sedimentation, airborne dust implementing an ESC Plan per EPA CGP		
	1	SS	**Site Assessment**	0	1			Conduct Site Inventory and Analysis of multiple features and impact of the site features on project design		STARS OP 10
	2	SS	**Site Development - Protect or Restore Habitat**				2	IF determined to be previously developed, THEN 2 points for restoration of at least 30% of project site; including and restoring all soil in revegetated areas.		
	1	SS	**Open Space**	1				30% of total site area to be pedestrian oriented open space; of that 30%, 25% must be vegetated (or have overhead vegetated cover). Turf grass does not count as vegetated.		
	3	SS	**Rainwater Management (@3pts)**				3	Managed site runoff from a 95th percentile storm event onsite using LID/green infrastructure; Manage 98th percentile event for 3rd point.		
	2	SS	**Heat Island Reduction**	2				75% of roof areas compliant (high SRI or vegetated) plus 50% nonroof hardscape compliant (SR)		
	1	SS	**Light Pollution Reduction**				1	Requires early site lighting plan with trespass compliance at project boundaries, glare, and uplight limits. Requires photometric plan plus calculations.		
Water Efficiency	11			3	1	0	7	**Campus Office/Classroom Buildings**		
	REQ	Prereq	**Outdoor Water Use Reduction**	Y				Reduce by 30% from baseline for peak month. Reductions must be achieved through plant species selection and irrigation system efficiency. Consider initiating a native and adapted planting program with new projects.		
	REQ	Prereq	**Indoor Water Use Reduction**	Y				Aggregate indoor use 20% below EPAct 2005 baseline. New eligible fixtures WaterSense labeled.		STARS OP 22
	REQ	Prereq	**Building-Level Water Metering**	Y				Monthly data required. OSU standard metering meets this requirement.		
	2	WE	**Outdoor Water Use Reduction**				2	Reduce by 50% from baseline for peak month using plant selection and irrigation efficiency for 1 pt. Reductions beyond 30% may use any combination of efficiency, alternative water sources, and smart scheduling technologies.		STARS OP 23
	6	WE	**Indoor Water Use Reduction (req 4pts)**	2	1		3	Plan 30% reduction from EPAct 2005; savings of 40% adds 2 points plus 1 Regional Priority point		STARS OP 22
	2	WE	**Cooling Tower Water Use**				2	Maximize number of cycles (up to 10) without exceeding filtration levels or affecting operation of condenser water system. Applicable only on projects with Cooling Towers. Second point not reasonable goal.		
	1	WE	**Water Metering**	1						
Energy and Atmosphere	33			10	5	4	14	**Campus Office/Classroom Buildings**		
	REQ	Prereq	**Fundamental Commissioning and Verification**	Y				Standard Cx, following ASHRAE Guideline 0-2005 & ASHRAE Guideline 1.1–2007 for HVAC&R Systems. OSU commissioing agent.		ETO $
	REQ	Prereq	**Minimum Energy Performance**	Y				Perform whole building energy modeling. Demonstrate minimum of 5% energy cost savings from baseline (ASHRAE 90.1-2010) case		
	REQ	Prereq	**Building-Level Energy Metering**	Y				Building level metering. OSU standard metering meets this requirement.		
	REQ	Prereq	**Fundamental Refrigerant Management**	Y				No new chlorofluorocarbon (CFC)-based refrigerants		
	6	EA	**Enhanced Commissioning**			2	4	Enhanced CxA must be engaged by mid DD phase and start OPR-BOD-design reviews; post- occ site visit; Systems Manual. Consider adding verification monitoring to all projects for the 4th point. This benefits the university managing energy use. Consider the Building Envelope Cx to assure physical connections are as intended and to identify infiltration and energy loss/gain for long term operability.		ETO $

Column15	T	Cat	Credit	Y	??	?	N	General Notes	Comments	Other
	18	EA	**Optimize Energy Performance**	8			10	Option 1: Using analysis for EA P2: Minimum Energy Performance, demonstrate a percentage improvement in the design building performance as energy cost savings. Points awarded from 1 pt for 6% to 18 pts for 50%. Option 2: follow ASHRAE Advanced Energy Design Guide.	No additional points even with an energy model. 8 points is based on a definition of the baseline as existing conditions.	ETO $ STARS OP 5
	1	EA	**Advanced Energy Metering**	1				Main building meter plus meter any individual energy end uses that represent ~10% or more of annual total. Work with Sustainability Office to develop alternatives to 10% if needed. If cooling is added then a submeter is required on the panel that the HVAC is powered from.		
	2	EA	**Demand Response (@1pt)**		2			Develop plan for shedding at least 10% of building estimated peak demand. Include DR in Cx review. NO utility option for Corvallis power. Clarify from OSU if there are existing models to use as a template.		
	3	EA	**Renewable Energy Production (@2.5%)**	1	1	1		1% = 1 pt; 5% = 2 pts; 10% = 3 pts. Aggregated solar is acceptable. Possible to pool funding to develop on solar friendly sites.		ETO $
	1	EA	**Enhanced Refrigerant Management**		1			Use only refrigerants with ozone depletion potential (ODP) of zero and a global warming potential (GWP) of less than 50.		
	2	EA	**Green Power and Carbon Offsets**		1	1		Contract for Green Power/RECs and or Carbon Offsets for 50% or 100% of total energy use annually for five years. REC's apply only to Electricity scope; Carbon offsets apply to all energy types used.		STARS OP 1 STARS OP 6
Materials and Resources	**13**			**6**	**5**	**0**	**2**	**Campus Office/Classroom Buildings**		
	REQ	Prereq	**Storage and Collection of Recyclables**	Y				Provided dedicated waste centers for hauling and storage for entire building.		STARS OP 19
	REQ	Prereq	**Construction & Demo Waste Management Planning**	Y				Identify at least 5 materials targeted for diversion, and plan where the material will be taken, and how the facility will process it.		STARS OP 20
	5	MR	**Building Life-Cycle Impact Reduction**	2	1		2	Attainable 5 points for reusing an historic building, or 2-3 points for reusing 25-50% as percentage of the surface area. OR Whole-Building LCA could be performed and reported for 3 pts.	CKA assume 25% reuse of surfaces.	
	2	MR	**BPDO-EPD's (@1pt)**	1	1			20 products with Type III EPDs; 1/2 credit for generic EPDs; 1/4 credit for ISO 14044 conforming LCAs. OSU may create design library of conforming materials to make this simple to scale and repeat.		
	2	MR	**BPDO-Sourcing (@1pt)**	1	1			25% (by cost) of permanently installed products have documentation of compliant sourcing practices. Double count products sourced within 100 miles. Difficult to track the 100% costs of all divisions of project work.		
	2	MR	**BPDO Material Ingredients**	1	1			20 products have ingredient reporting documentation - HPD, compliant CASRN, C2C Bronze = 1 pt; Optimization additional point unlikely. OSU may create a design library of conforming materials to make this simple to scale and repeat.		
	2	MR	**Construction and Demolition Waste Management**	1	1			Divert 50% waste/3 streams = 1 pt Divert 75% waste/4 streams = 1 pt - if demo in project not likely		STARS OP 20
Indoor Environmental Quality	**16**			**13**	**1**	**1**	**1**	**Campus Office/Classroom Buildings**		
	REQ	Prereq	**Minimum Indoor Air Quality Performance**	Y				Requires minimum ASHRAE 62.1–2010 or Oregon Mechanical Code whichever is more stringent. Include airflow monitoring		
	REQ	Prereq	**Environmental Tobacco Smoke Control**	Y				Met by OSU policy.		
	2	IEQ	**Enhanced Indoor Air Quality Strategies**	2				Entryway systems, contain and exhaust chemical mixing spaces, MERV 13 permanent filters for 1 pt Either exterior contamination prevention; OR increased ventilation (+30%); OR CO2 monitoring; OR additional source control for 1 pt		
	3	IEQ	**Low-Emitting Materials**	3				Compliance thresholds for (2 products = 1pt; 4 = 2pt; 5 = 3pt) Paints+Coatings: 90% emissions/100% VOC limits Adhesives+Sealants: 90% emissions/100% VOC limits Flooring: 100% CDPH Standard Method v1.1-2010 for general emissions standards Composite wood: 100% CARB ATCM for ULEF materials Walls, Ceilings, Thermal & Acoustic Insulation: 100% CDPH Standard Method v1.1-2010 for general Emissions Furniture N/A		
	1	IEQ	**Construction IAQ Management Plan**	1				During construction, meet or exceed all applicable recommended control measures of the Sheet Metal and Air Conditioning National Contractors Association IAQ Guidelines for Occupied Buildings under Construction, 2nd edition, 2007, ANSI/SMACNA 008–2008, Chapter 3.		
	2	IEQ	**Indoor Air Quality Assessment**	1			1	Full replacement ventilation (flush-out) = 1 pt - schedule sensitive AQ testing = 2 pts: One time AQ testing more time efficient and could be more cost effective than flush-out, but must test until all spaces pass. Could test in-house.	OSU clarify the AQ testing needs and typical OSU stance. Ventilation system airflow would require many weeks of duration. MEP assumes that the flush could overlap building initial occupation.	
	1	IEQ	**Thermal Comfort**	1				Design to ASHRAE Standard 55–2010 thermal comfort; provide active temperature control to 50% of individual occupant spaces. Design into non-res buildings.		
	2	IEQ	**Interior Lighting**	2				3 level controls req'd for 90% of individual occupant spaces plus added controls in all shared spaces = 1pt; Quality lighting requires low glare; CRI 80 min; long rated life; and less than 25% direct overhead lighting. Other options require surface reflectance and illuminance calcs.		
	3	IEQ	**Daylight**	1	1	1		55% or 75% of floor area required to demonstrate sDA with ASE limits. Include window coverings for glare control. 55% set as reasonable OSU target, with the right design using narrow building footprints and maximizing window locations and size options.	CKA to test and confirm areas with natural daylight. 55% target	
	1	IEQ	**Quality View**	1				Views to outdoors for 75% of regularly occupied floor area. Applicable options are: flora & sky; objects min 25' away; unobstructed view within 3 times head height of vision glazing. Design considerations as in Daylighting but this is a highly recommended element for education and office projects.	CKA to Verify the rooms with occupied area views.	
	1	IEQ	**Acoustic Performance**	1				HVAC Background noise <35/40 dBA in units; max STC of 55/50 to adjacent spaces; limit space reverb time to <0.6. This is a high priority for occupant satisfaction and productivity.	Highly acoustic standards for walls and ceiling due to proposed use. Design toward goal.	

Column15	T	Cat	Credit	Y	??	?	N	General Notes	Comments	Other
Innovation	− 6			3	0	0	0	**Campus Office/Classroom Buildings**		
	1	ID	**Innovation: MR PBT Source Reduction-**	1				Need to document low mercury lamps: https://www.usgbc.org/node/7433230?view=language		
	1	ID	**Innovation: EQ Thermal**	1				IEQ Thermal Comfort required		
	1	ID	**Innovation: Education**					Apply standard template (to be developed) for student and public education, tours, signage, webpage. This can be a student led and implemented project but with some cost to direct, review, and manage the requirements.		STARS EN 2 + EN 8
	1	ID	**Innovation: Mold Prevention Plan**					From Schools Standard; would extend material and building service life/protect occupants		
	1	ID	**Exemplary Performance:**					To be determined by project.		
	1	ID	**LEED Accredited**	1						
Regional Priority	− 4		**Regional Priority**	0	0	0	0			
	0	RP	**SS Rainwater**							
	0	RP	**WE Indoor water use**							
	1	RP	**EA Demand response**							
	1	RP	**EA Renewable energy**							
	1	RP	**MR BPDO-EPDs @1 pt**							
	1	RP	**MR BPDO-Sourcing @**							
Totals	110			51	17	5	30			
Resources										
Glossary										
Score										
Acceptable: 50 to 59 points										
Outstanding: 60 to 79 points										
Exemplary: 80 to 110										