

# AZALEA CHILD CARE CENTER

ISSUED FOR BUILDING PERMIT: APRIL 8, 2024

<p><b>OWNER</b></p> <p>OREGON STATE UNIVERSITY: FAMILY RESOURCE CENTER / AZALEA CHILDCARE 1050 SW MADISON AVE. CORVALLIS, OR 97333</p> <p>PROJECT MANAGER: PATRICK ROBINSON Patrick.Robinson@oregonstate.edu</p>	<p><b>ARCHITECT</b></p> <p>ROWELL BROKAW ARCHITECTS 1203 WILLAMETTE STREET, SUITE 210 EUGENE, OR 97401 PH: 541-485-1003</p> <p>CONTACTS: BRITNI JESSUP, AIA - PRINCIPAL BRITNI@ROWELLBROKAW.COM SERENA LIM - ARCHITECT SERENA@ROWELLBROKAW.COM</p>	<p><b>STRUCTURAL ENGINEER</b></p> <p>KPFF 111 SW FIFTH AVENUE, SUITE 2800 PORTLAND, OR 97204 PH: 503.784.0510</p> <p>CONTACT: AARON BURKHARDT AARON.BURKHARDT@KPFF.COM</p>	<p><b>MECHANICAL / PLUMBING ENGINEER</b></p> <p>PAE 151 SW 1ST AVE. PORTLAND, OR 97204 PH: 503.542.0508</p> <p>CONTACT: CONRAD BROWN CONRAD.BROWN@PAE-ENGINEERS.COM</p>	<p><b>ELECTRICAL ENGINEER</b></p> <p>PAE 151 SW 1ST AVE. PORTLAND, OR 97204 PH: 503.542.0508</p> <p>CONTACT: ROBERT MILLS ROBERT.MILLS@PAE-ENGINEERS.COM</p>
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## ROWELL BROKAW

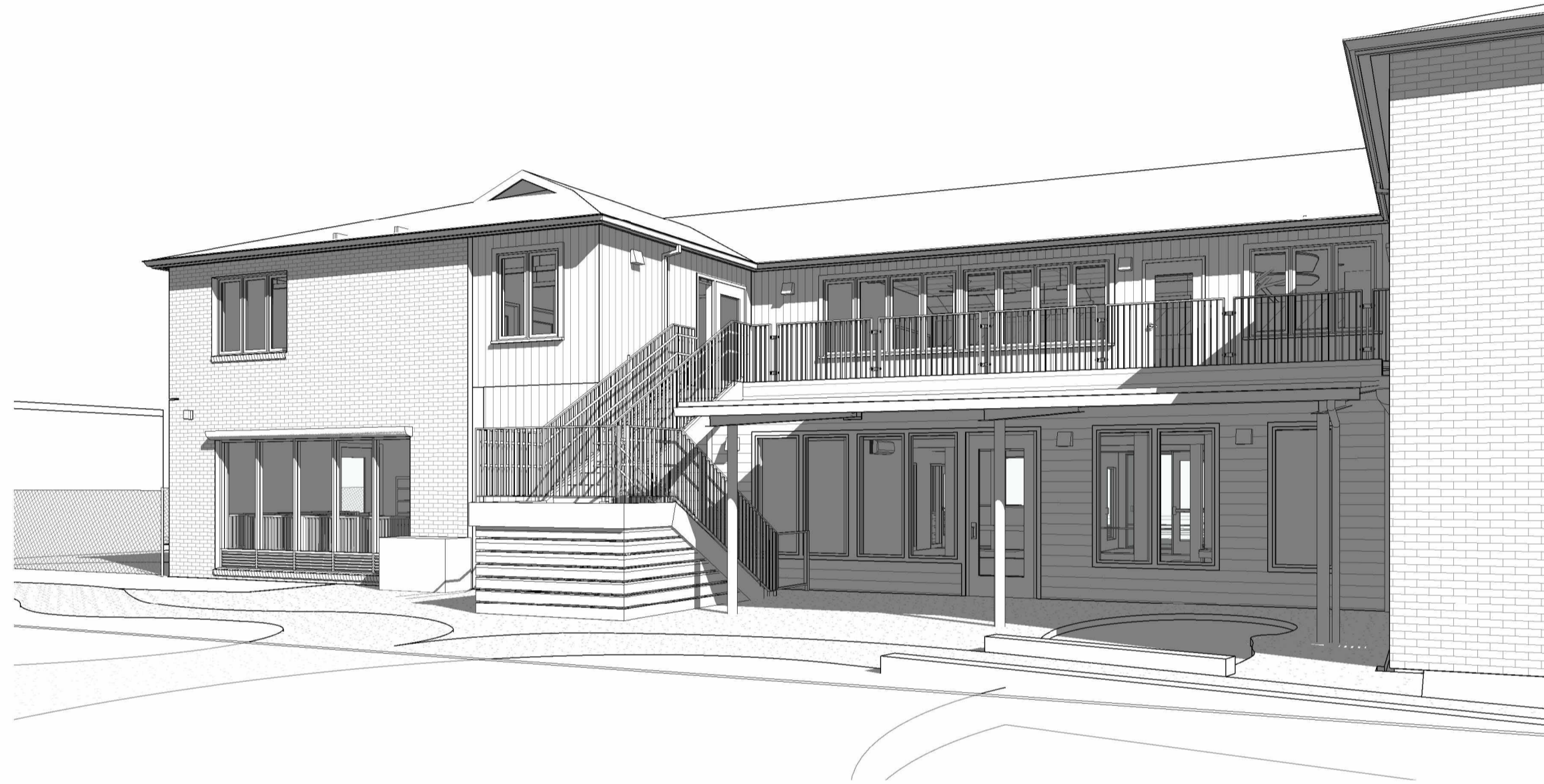
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Architecture. Design. Strategy.



### PROJECT DESCRIPTION

THE AZALEA EARLY CHILDHOOD CENTER PROJECT IS THE RENOVATION OF AN EXISTING DAYCARE FACILITY ON THE OREGON STATE UNIVERSITY CAMPUS. THE PROJECT INCLUDES BUILDOUT OF THE 2ND FLOOR, IMPROVED 2ND FLOOR ACCESS TO THE PLAYGROUND, A COVERED SIDE ENTRY FOR UPPER FLOOR OFFICES, COVERED PLAY AREA IN THE MAIN PLAYGROUND, UPGRADED WINDOWS, MECHANICAL SYSTEMS, AND ELECTRICAL SERVICE, AND INCIDENTAL MODIFICATIONS TO THE 1ST FLOOR.



VIEW FROM SE - RENDERING - NOT FOR CONSTRUCTION



LEGEND - VICINITY MAP  
N.T.S.

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REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION

SET	ISSUE	DATE
90% CD	2024-04-08	
BP / 50%	2024-02-09	
100% DD	2023-12-15	
100% SD	2023-10-28	

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

COVER

# G-001

CODE SUMMARY

CHAPTER 1: ADMINISTRATION

PROJECT ADDRESS: 1050 SW MADISON AVENUE CORVALLIS, OREGON 97333

LEGAL DESCRIPTION: OREGON STATE UNIVERSITY

APPLICABLE ZONING: PUBLIC INSTITUTION - ZONE OSU

MAP AND TAX LOT NUMBER: 11535CC08200

CODE JURISDICTION: CITY OF CORVALLIS

APPLICABLE CODES: 2022 OREGON STRUCTURAL SPECIALTY CODE 2022 OREGON FIRE CODE 2022 OREGON MECHANICAL SPECIALTY CODE 2021 OREGON ELECTRICAL SPECIALTY CODE 2021 OREGON PLUMBING SPECIALTY CODE 2021 OREGON ENERGY EFFICIENCY SPECIALTY CODE (OEESC) 2021 OREGON ENERGY EFFICIENCY SPECIALTY CODE (OEESC) 2019 OREGON ZERO ENERGY READY COMMERCIAL CODE NFPA 101 (NOTE: LOCAL CODE WILL TAKE PRECEDENCE. DEVIATIONS FROM NFPA NOTED IN INDIVIDUAL SECTIONS.) 2017 ICC ANS1 A117.1 ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN (ADAS)

CHAPTER 3: USE AND OCCUPANCY CLASSIFICATION

PRIMARY OCCUPANCY: GROUP E, DAY CARE FACILITY

SECONDARY OCCUPANCIES: B GENERAL OFFICE

SECTION 305 GROUP E, DAY CARE FACILITIES SECTION 305.2 GROUP E, DAY CARE FACILITIES, BUILDINGS, STRUCTURES, OR PORTIONS THEREOF OCCUPIED BY MORE THAN 5 CHILDREN OLDER THAN 2-1/2 YEARS OF AGE RECEIVING EDUCATIONAL, SUPERVISION, OR PERSONAL CARE SERVICES FOR FEWER THAN 24 HOURS PER DAY.

SECTION 308 GROUP 14, DAY CARE FACILITIES - CLASSIFIED AS GROUP E, DAYCARE SECTION 308.5.1 - CLASSIFICATION AS GROUP E, A CHILD DAY CARE FACILITY PROVIDING CARE FOR CHILDREN 2-1/2 YEARS OF AGE OR LESS, WHERE THE ROOMS IN WHICH THE CHILDREN ARE CARED FOR ARE LOCATED ON A LEVEL OF EXIT DISCHARGE SERVING SUCH ROOMS, AND EACH OF THESE CHILD CARE ROOMS HAS AN EXIT DOOR DIRECTLY TO THE EXTERIOR, SHALL BE CLASSIFIED AS GROUP E.

ASSEMBLY WITHIN GROUP E - SECTION 303.1.3 - A ROOM OR SPACE USED FOR ASSEMBLY PURPOSES THAT IS ASSOCIATED WITH A GROUP E OCCUPANCY IS NOT CONSIDERED A SEPARATE OCCUPANCY.

ASSEMBLY WITHIN GROUP B - PER 303.1.2 SMALL ASSEMBLY SPACES UNDER 50 OCC ARE CLASSIFIED AS B.

CHAPTER 5: GENERAL BUILDING HEIGHTS AND AREAS

TOTAL (E) GROSS BUILDING SF: 11,938 SF GROUND FLOOR SUBTOTAL: 5,858 SF SECOND FLOOR SUBTOTAL: 6,070 SF

TYPE VB SPRINKLERED BUILDING, GROUP E PRIMARY RESTRICTIVE OCCUPANCY ALLOWABLE HEIGHT: 60 FT (NO CHANGES PROPOSED) ALLOWABLE STORIES: 2 STORIES (NO CHANGES PROPOSED) ALLOWABLE AREA: 38,000 SF (W/O ALLOWED INCREASES)

508.3 MIXED USE OCCUPANCY, NON-SEPARATED: E AND B E OCCUPANCY: 4512 SF (GF) + 2633 SF (2ND FLR) = 7155 SF TOTAL B OCCUPANCY: 1346 SF (GF) + 3437 SF (2ND FLR) = 4783 SF TOTAL

508.3.3 NO SEPARATION IS REQUIRED BETWEEN NONSEPARATED OCCUPANCIES.

509.1 INCIDENTAL USES - LESS THAN 10% OF AREA STORY WHERE LOCATED (E) FURNACE ASSURED OVER 400,000 BTU INPUT AND INCIDENTAL USE, BUT ROOM NOT REQUIRED TO BE RATED IN A SPRINKLERED BUILDING LAUNDRY ROOM IS UNDER 100 SF, THUS NOT AN INCIDENTAL USE

CHAPTER 6: TYPES OF CONSTRUCTION

CONSTRUCTION TYPE: TYPE VB

FIRE-RESISTANCE RATING FOR BUILDING ELEMENTS - TABLE 601:

PRIMARY STRUCTURE 0 HOURS BEARING WALL EXTERIOR 0 HOURS BEARING WALL INTERIOR 0 HOURS FLOOR AND ROOF CONSTRUCTION 0 HOURS

CHAPTER 7: FIRE AND SMOKE PROTECTION FEATURES

705 EXTERIOR WALLS TABLE 705.5 FIRE-RESISTANCE RATING OF EXTERIOR WALLS

TYPE VB CONSTRUCTION W/ GROUPS E, B AND A: MORE THAN 10' FIRE SEPARATION DISTANCE: 0 HOURS FSD IS MORE THAN 20' TO ALL ADJACENT BUILDINGS, ALL WITHIN 30' ARE B OR E OCCUPANCY AND VB CONSTRUCTION TYPE.

SECTION 711 - HORIZONTAL ASSEMBLIES BASED ON CONSTRUCTION TYPE VB (TABLE 601) - 0 HOURS SECTION 713.4 - SHAFT ENCLOSURES TO BE 1 HOUR WHEN CONNECTING LESS THAN FOUR STORIES, ELEVATOR SHAFT

SECTION 720 - THERMAL AND SOUND-INSULATING MATERIALS 720.2 - CONCEALED INSTALLATION - INSULATING MATERIALS, WHERE CONCEALED IN ANY TYPE OF CONSTRUCTION, SHALL HAVE A FLAME SPREAD INDEX OF NOT MORE THAN 25 AND A SMOKE-DEVELOPED INDEX OF NOT MORE THAN 450.

SECTION 3006.2 - ELEVATOR HOISTWAY DOOR OPENING PROTECTION NOT REQUIRED FOR BUILDINGS WHERE ELEVATOR HOISTWAY CONNECTS FEWER THAN THREE STORES.

CHAPTER 8: INTERIOR FINISHES

SECTION 803 - WALL AND CEILING TABLE 803.9 GROUP E, SPRINKLERED EXIT ENCLOSURES & PASSAGEWAYS - CLASS B CORRIDORS - CLASS C ROOMS & ENCLOSED SPACES - CLASS C

SECTION 804 - FLOORS FIBER FLOOR COVERING MATERIALS - CLASS I OR CLASS II

SECTION 805 - DECORATIVE MATERIALS AND TRIM SECTION 805.2 - REQUIREMENTS FOR GROUP E, COMBUSTIBLE DECORATIVE MATERIALS SUSPENDED FROM WALLS OR CEILINGS MUST NOT EXCEED 10% OF THE SPECIFIC WALL OR CEILING AREA TO WHICH SUCH MATERIALS ARE ATTACHED SECTION 805.2.4 - THE 10% LIMIT SHALL NOT APPLY TO COMBUSTIBLE DECORATIVE MATERIALS USED AS WINDOW COVERINGS.

SECTION 808 - ACOUSTICAL CEILING SYSTEMS INSTALL SUSPENDED CEILINGS IN ACCORDANCE WITH ASTM C635 AND C636. IF A PART OF FIRE-RATED CONSTRUCTION, SHALL BE INSTALLED IN THE SAME MANNER USED IN THE TESTED ASSEMBLY AND SHALL COMPLY WITH CHAPTER 7, ACOUSTICAL MATERIALS COMPLYING W/ SECTION 803 SHALL BE INSTALLED PER MANUF. RECOMMENDATIONS AND APPLICABLE PROVISIONS FOR APPLYING INTERIOR FINISH.

CHAPTER 9: FIRE PROTECTION AND LIFE SAFETY SYSTEMS

SECTION 903 - AUTOMATIC SPRINKLER SYSTEMS SECTION 903.2.3 GROUP E - AUTOMATIC SPRINKLERS REQUIRED FOR FIRE AREAS OVER 12,000 SF OR LOCATED ON A FLOOR OTHER THAN THE LEVEL OF EXIT DISCHARGE.

EXISTING BUILDING IS EQUIPPED WITH AN AUTOMATIC SPRINKLER SYSTEM. EXISTING SYSTEM WILL BE EXPANDED TO THE 2ND FLOOR.

SECTION 907.2.3 - FIRE ALARM AND DETECTION SYSTEMS REQUIRED WITH SOME EXCEPTIONS. ALSO REQUIRED IN SECTION 3403.7.2.1.1 GROUP E.

SECTION 915 - CARBON MONOXIDE DETECTION 915.1.1.2 AND 915.1.4 REQUIRED IN GROUP E CLASSROOMS LOCATED IN BUILDINGS WITH FUELBURNING HEATERS.

915.2 LOCATE DETECTORS IN CLASSROOMS WITH A SIGNAL AUTOMATICALLY TRANSMITTED TO A LOCATION STAFFED BY SCHOOL PERSONNEL.

CHAPTER 10: MEANS OF EGRESS

SECTION 1004 - OCCUPANT LOAD

OCCUPANT LOAD CRITERIA - TABLE 1004.5 SEE CODE PLANS FOR USE/FUNCTION OF INDIVIDUAL SPACES AND OCCUPANT LOAD CALCULATIONS.

Table with 2 columns: FUNCTION OF SPACE, SF/OCCUPANT. Includes Day Care (35 NET), Meeting Rm/Conf (15 NET), Business (Office) (150 GROSS), Accessory Stor/Mech (300 GROSS).

SECTION 1005 - MEANS OF EGRESS SIZING ALL COMPONENTS PROVIDE MORE CAPACITY THAN REQUIRED

SECTION 1005.3.1 - STAIRWAYS: 38 ACTUAL OCCUPANTS OCCUPANT LOAD FACTOR = 1.0 MIN. STAIR WIDTH: 36" PER SECTION 1011.2 (EXC #1) ALLOWS 120 OCCUPANTS

SECTION 1005.3.2 - OTHER EGRESS COMPONENTS: 69 ACTUAL OCCUPANTS (1st FLR) OCC. LOAD FACTOR = 0.2 MINIMUM EXIT CORRIDOR WIDTH 1020.3. OCC. LOAD = 50; 36" ALLOWS 180 OCCUPANTS OCC. LOAD = 50; 44" ALLOWS 220 OCCUPANTS MINIMUM DOOR CLR WIDTH: 32" ALLOWS 160 OCCUPANTS

SECTION 1010.1.1 - SIZE OF DOORS MIN. DOOR WIDTH: 32" CLEAR MIN. DOOR HEIGHT: 80"

SECTION 1005.7.1 - DOORS WHEN FULLY OPEN MAY NOT REDUCE THE REQUIRED WIDTH BY MORE THAN 7"; DOORS IN ANY POSITION MAY NOT REDUCE THE REQUIRED WIDTH BY MORE THAN 1/2."

SECTION 1006 - NUMBER OF EXITS AND EXIT ACCESS DOORWAYS

SECTION 1006.2.1 - TWO EXIT ACCESS DOORWAYS ARE REQUIRED FOR SPACES WHERE OCCUPANT LOAD OR COMMON PATH OF EGRESS TRAVEL EXCEED THOSE IN TABLE 1006.2.1:

Table with 3 columns: OCCUPANCY, MAX. OCC. LOAD, MAX. COMMON PATH OF EGRESS TRAVEL DISTANCE, W/ SPRINKLERS. Shows A, E and B categories with 49 and 75/107 occupant loads.

SECTION 1006.2.1 EXCEPTION 1 - THE NUMBER OF EXITS FROM FOYERS, LOBBIES, VESTIBULES OR SIMILAR SPACES NEED NOT BE BASED ON THE CUMULATIVE ODDUPANT LOADS FOR AREAS DISCHARGING THROUGH SUCH SPACES.

SECTION 1006.3.3 - 2 EXITS REQUIRED FOR STORIES W/ OCCUPANT LOAD OF 1-500.

SECTION 1017 EXIT ACCESS TRAVEL DISTANCE GROUP E, SPRINKLERED: 250 FT ALLOWED (14Z ACTUAL)

SECTION 1019 EXIT ACCESS STAIRWAYS AND RAMPS 1019.3 EXIT ACCESS STAIRWAY DOES NOT REQUIRE A SHAFT ENCLOSURE, SINCE IT ONLY SERVES TWO STORIES.

SECTION 1020 - A FIRE RESISTANCE RATING OF 0 HOURS IS REQUIRED FOR CORRIDORS IN GROUP E WITH SPRINKLER SYSTEM.

SECTION 1027 - EXTERIOR EXIT STAIRWAYS PERMITTED AS AN ELEMENT OF REQUIRED MEANS OF EGRESS FOR BUILDINGS NOT EXCEEDING SIX STORIES ABOVE GRADE PLANE.

SECTION 1027.6 - SEPARATION FROM INTERIOR OF THE BUILDING NOT REQUIRED FOR OCCUPANCIES OTHER THAN GROUP R-1 OR R-2 IN BUILDINGS THAT ARE NOT MORE THAN TWO STORIES ABOVE GRADE PLACE WHERE A LEVEL OF DISCHARGE SERVING SUCH OCCUPANCIES IS THE FIRST STORY ABOVE GRADE PLANE.

SECTION 3403.6.7.2 - ACCESSIBLE MEANS OF EGRESS NOT REQUIRED TO BE ADDED IN EXISTING FACILITIES.

CHAPTER 11: ACCESSIBILITY

SECTION 1104 ACCESSIBLE ROUTE / SECTION 1105 ACCESSIBLE ENTRANCES (E) ACCESSIBLE SITE ROUTES AND ENTRANCES TO REMAIN ACCESSIBLE ROUTES PROVIDED THROUGHOUT THE BUILDING (E) ELEVATOR TO REMAIN

SECTION 1106 PARKING AND PASSENGER LOADING FACILITIES (E) OSU PARKING W/ ACCESSIBLE SPACES TO REMAIN (E) PASSENGER UNLOADING TO REMAIN

CHAPTER 16: STRUCTURAL DESIGN

SECTION 1604 - RISK CATEGORY EXISTING BUILDING RISK CATEGORY: II PROPOSED BUILDING RISK CATEGORY: II NO PROPOSED CHANGES TO BUILDING OCCUPANCY TYPE. OCCUPANT LOAD LESS THAN 250.

CHAPTER 29: PLUMBING SYSTEMS

DIVIDE TOTAL NUMBER OF OCCUPANTS IN HALF TO DETERMINE, BUT SEPARATE FACILITIES ARE NOT REQUIRED FOR THIS PROJECT. FIXTURES LOCATED WITHIN UNISEX TOILET AND BATHING ROOMS SHALL BE INCLUDED IN DETERMINING THE NUMBER OF FIXTURES.

OCCUPANCY E: 193 OCC FLR 1 # OF OCCUPANTS: 134 (INCL COMMONS) FLR 2 # OF OCCUPANTS: 60

OCCUPANCY B: 29 OCC FLR 1 # OF OCCUPANTS: 9 FLR 2 # OF OCCUPANTS: 20

TABLE 2902.1 - MINIMUM NUMBER OF REQUIRED PLUMBING FIXTURES

Table with 2 columns: E OCCUPANCY, REQUIRED. WC 1 PER 50 193 / 50 = 3.9 LAV 1 PER 50 193 / 50 = 3.9 DRINKING FOUNTAINS 1 PER FLOOR

Table with 2 columns: E OCCUPANCY, PROVIDED. WC 8 (2 ADA) LAV 7 (# ADA) DRINKING FOUNTAINS 1 PER FLOOR

Table with 2 columns: B OCCUPANCY, REQUIRED. WC 1 PER 25 29 / 25 = 1.2 LAV 1 PER 25 29 / 25 = 1.2 NONE

Table with 2 columns: B OCCUPANCY, PROVIDED. WC 2 (2 ADA) LAV 2 (2 ADA)

2902.2 SEPARATE FACILITIES EXC. 4 - SEPARATE FACILITIES ARE NOT REQUIRED FOR EACH SEX IN BUSINESS OCCUPANCIES WITH 50 OR FEWER OCCUPANTS. ONE SINGE-USER TOILET ROOM IS PERMITTED.

2902.2.1 FAMILY OR ASSIST TOILETS CAN BE PROVIDED AS ALL-GENDER.

CHAPTER 30: ELEVATORS AND CONVEYING SYSTEMS

ELEVATOR - EXISTING ELEVATOR ACCOMMODATES AMBULANCE STRETCHER OF 24"x84" WITH NOT LESS THAN 5 INCH RADIUS CORNER IN THE HORIZONTAL OPEN POSITION. ELEVATOR SHALL BE IDENTIFIED BY INTERNATIONAL SYMBOL FOR EMERGENCY MEDICAL SERVICES NO LESS THAN 5' IN HEIGHT.

ELEVATOR HOISTWAY ENCLOSURE - SEE CHAPTER 7 FIRE AND SMOKE PROTECTION FEATURES.

CHAPTER 34: EXISTING BUILDINGS

SECTION 3403 PROVISIONS FOR ALL COMPLIANCE METHODS 3403.1.3 - ALTERATION USING PRESCRIPTIVE COMPLIANCE METHOD IS IN COMPLIANCE WITH THIS CHAPTER 3404.2.3 EXISTING MATERIALS CAN REMAIN; NEW AND REPLACEMENT MATERIALS MUST MEET CURRENT CODE.

3403.6 ACCESSIBILITY BUILDING SHALL BE DESIGNED TO BE ACCESSIBLE WITH NO REDUCTION IN ACCESSIBILITY. ALTERATIONS SHALL PROVIDE ACCESS TO THE MAXIMUM EXTENT TECHNICALLY FEASIBLE.

SECTION 3403.6.7.1 - THE ROUTE TO THE PRIMARY FUNCTION AREA SHALL BE ACCESSIBLE AND SHALL INCLUDE TOILET FACILITIES AND DRINKING FOUNTAINS SERVING THE AREA OF PRIMARY FUNCTION.

SECTION 3403.6.7.2 - ACCESSIBLE MEANS OF EGRESS REQUIRED BY CHAPTER 10 ARE NOT REQUIRED TO BE ADDED IN EXISTING FACILITIES SECTION 1010.1.7 - THRESHOLDS AT DOORWAYS THAT ARE PART OF AN ACCESSIBLE ROUTE SHALL HAVE A MAXIMUM HEIGHT OF 1/2 INCH. THRESHOLDS AND FLOOR LEVEL CHANGES GREATER THAN 1/4 INCH AT DOORWAYS SHALL BE BEVELED WITH A SLOPE NOT GREATER THAN 50%.

SECTION 3403.6.7.16.1 - A MINIMUM OF ONE SITE ARRIVAL EXTERIOR ACCESSIBLE ROUTE INCLUDING CURB RAMPS SHALL BE A MINIMUM OF 36" IN WIDTH.

SECTION 3403.7.2.1.1 - FIRE ALARM SYSTEM IS REQUIRED IN GROUP E PER 907.2.3

SECTION 3403.8 - CARBON MONOXIDE DETECTION ALARMS REQUIRED TO BE INSTALLED IN ACCORDANCE WITH SECTION 915 FOR ALTERATIONS TO GROUP E OCCUPANCIES.

SECTION 3403.10 - ADDITIONS AND REPLACEMENTS OF EXTERIOR WALL COVERINGS AND EXTERIOR WALL ENVELOPES WHERE ADDED OR REPLACED, MATERIALS AND METHODS MUST COMPLY WITH CH. 14 AND 26 IF THESE AREAS INVOLVE TWO OR MORE CONTIGUOUS STORIES AND COMPRISES MORE THAN 15% OF THE TOTAL WALL AREA ANY SIDE OF THE BUILDING.

SECTION 3404 REPAIRS SECTION 3404.2.1 - REPLACEMENT GLAZING IN HAZARDOUS LOCATIONS SHALL COMPLY WITH SAFETY GLAZING REQUIREMENTS FOR NEW CONSTRUCTION.

SECTION 3405 PRESCRIPTIVE COMPLIANCE METHOD

SECTION 3405.3 - ALTERATIONS ALTERATIONS SHALL COMPLY WITH REQUIREMENTS FOR NEW CONSTRUCTION, AND SHALL NOT DECREASE THE COMPLIANCE OF THE EXISTING BUILDING EXCEPTION 1 - AN EXISTING STAIRWAY SHALL NOT BE REQUIRED TO COMPLY WITH THE REQUIREMENTS OF SECTION 1011 WHERE THE EXISTING SPACE AND CONSTRUCTION DO NOT ALLOW A REDUCTION IN PITCH OR SLOPE.

EXCEPTION 2 - HANDRAILS OTHERWISE REQUIRED TO COMPLY WITH SECTION 1011.11 SHALL NOT BE REQUIRED TO COMPLY WITH THE REQUIREMENTS OF SECTION 1014.6 REGARDING FULL EXTENSION OF THE HANDRAILS WHERE SUCH EXTENSIONS WOULD OBSTRUCT EGRESS PATHS BECAUSE OF PLAN CONFIGURATION.

SECTION 3405.3.17 - LOCKING ARRANGEMENTS FOR GROUP E ARE ALLOWED TO MEET 1010.2.8. FULL EGRESS FOR ALL DOORS, BUT ALLOWED TO BE LOCKABLE REQUIRING A KEY TO ENTER.

SECTION 3405.5.1 - INSTALLATION OF REPLACEMENT WINDOWS SHALL BE AS REQUIRED FOR NEW INSTALLATIONS.

STANDARDS FOR RENOVATING, ALTERING OR MODIFYING CERTAIN BUILDINGS

OREGON REVISED STATUTES (ORS) §447.241 2010 ADA STANDARDS §202.4. ALTERATIONS AFFECTING PRIMARY FUNCTION AREAS

ORS 447.241 PATH OF TRAVEL IMPROVEMENTS SECTION 4. ACCESSIBLE ELEMENTS PRIORITY SHALL BE PROVIDED IN THE FOLLOWING ORDER:

- A. PARKING - ACCESSIBLE PARKING IS EXISTING. NO CHANGE TO PARKING IN PROJECT SCOPE. B. AN ACCESSIBLE ENTRANCE - EXISTING BUILDING HAS AN ACCESSIBLE ENTRANCE. NO CHANGE TO BUILDING ENTRIES ARE INCLUDED IN THE PROJECT SCOPE. C. AN ACCESSIBLE ROUTE TO THE ALTERED AREA - ROUTES TO AND THROUGH ALTERED AREAS WITHIN THE BUILDING MEET OR EXCEED ANS1 A117.1. D. AT LEAST ONE ACCESSIBLE RESTROOM FOR EACH SEX OR A SINGLE UNISEX RESTROOM - MULTIPLE ACCESSIBLE TOILET FACILITIES PROVIDED. E. ACCESSIBLE TELEPHONES: NO PUBLIC WALL PHONE F. ACCESSIBLE DRINKING FOUNTAIN: ONE PER FLOOR G. ADDITIONAL ACCESSIBLE ELEMENTS: NEW ELEMENTS IN ALTERED AREAS SHALL MEET THE REQUIREMENTS OF ANS1 A117.1.

OFC 906.3: FIRE EXTINGUISHER REQUIREMENTS

GENERAL: CLASS A, LIGHT FIRE HAZARD PROVIDE AT LEAST A 2A-10BC FIRE EXTINGUISHER ACCESSIBLE, MOUNTED NEAR AN EXIT PATH AND WITHIN 75' OF THE MOST REMOTE CORNER OF THE BUILDING. (FOR ADA FE TO BE MOUNTED WITH HANDLE BETWEEN 15" AND 48" ABOVE THE FLOOR.)

ROWELL BROKAW

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REVISIONS TO THIS SHEET

Table with 3 columns: REV., DATE, DESCRIPTION

SET ISSUE DATE

Table with 2 columns: Issue number and date. Includes 90% CD 2024-04-08, BP / 50% 2024-02-09, 100% DD 2023-12-15, 100% SD 2023-10-28

PROJECT TRACKING

Table with 2 columns: RBA #, P.I.C., PM / PA and corresponding values: 2327, BJ, PK/SL

Owner OSU FRC

Project Name AZALEA CHILD CARE CENTER Project Address 1050 SW MADISON AVE, CORVALLIS OR 97333

CODE INFORMATION

G-002



REVISIONS TO THIS SHEET	
REV.	DESCRIPTION

SET	ISSUE	DATE
90% CD	2024-04-08	
BP / 50%	2024-02-09	
100% DD	2023-12-15	
100% SD	2023-10-28	

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**1st FLOOR CODE PLAN**

**BUILDING OCCUPANTS TOTAL: 222 OCCUPANTS**

1ST FLR: 142 OCC  
2ND FLR: 80 OCC

**NUMBERS OF OCCUPANTS BY OCCUPANCY:**

**E OCCUPANCY TOTAL: 193 OCC**

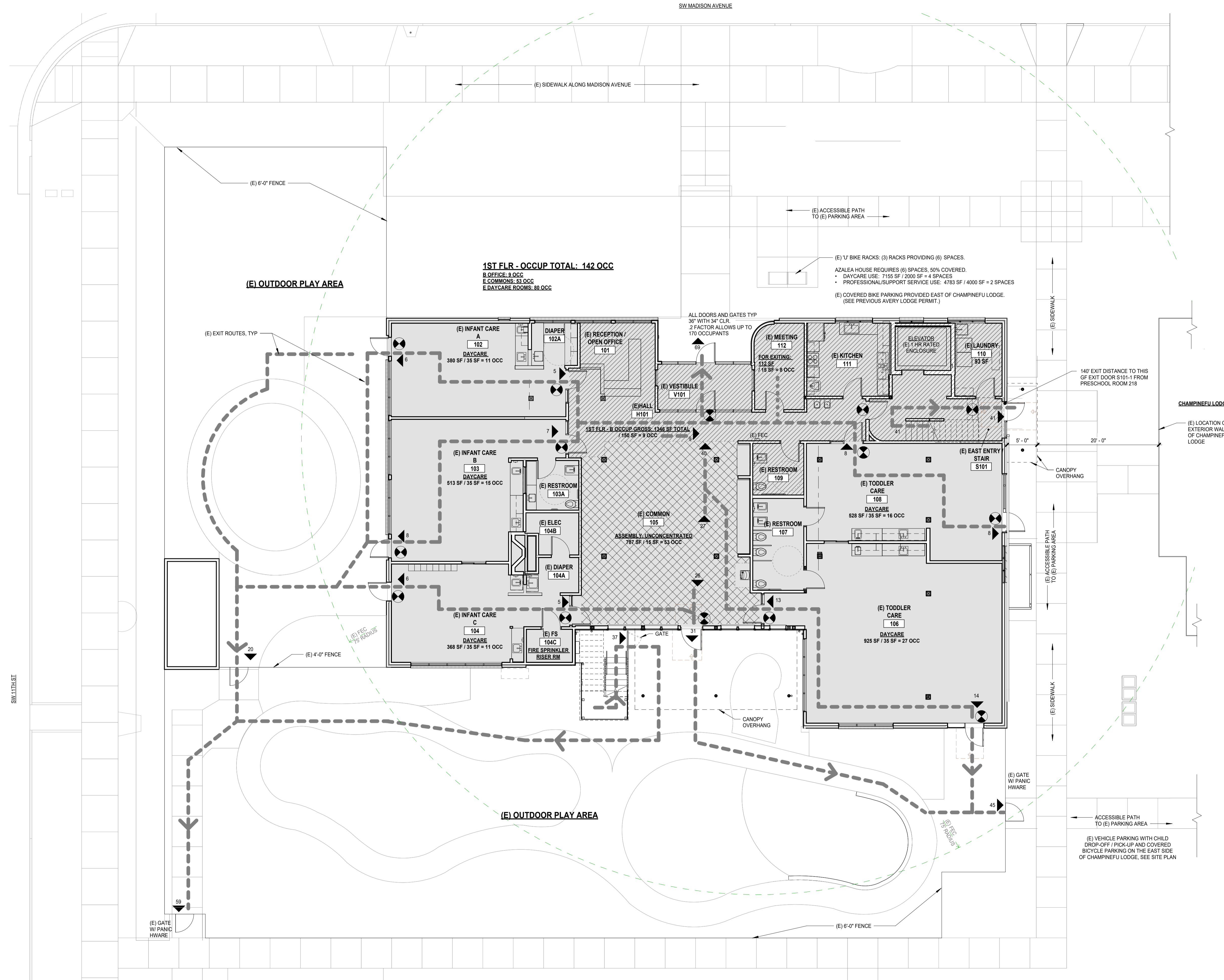
1ST FLR: 133 OCC (INCL COMMONS)  
2ND FLR: 60 OCC

**B OCCUPANCY TOTAL: 29 OCC**

1ST FLR: 9 OCC  
2ND FLR: 20 OCC

**KEY: CODE PLANS**

- E OCCUPANCY DAYCARE
- B OCCUPANCY BUSINESS
- ASSEMBLY OCCUPANCY WITHIN E



**1ST FLR - OCCUP TOTAL: 142 OCC**  
R.OFFICE: 9 OCC  
E.COMMONS: 53 OCC  
E.DAYCARE ROOMS: 80 OCC

**1ST FLR - B OCCUP GROSS: 1346 SF TOTAL**  
1150 SF = 9 OCC

**(E) COMMON**  
ASSEMBLY, UNCONCENTRATED  
787.8F / 16.8F = 53 OCC

**(E) MEETING**  
112  
FOR EXITING: 132 SF / 15 SF = 9 OCC

**(E) KITCHEN**  
111

**(E) RESTROOM**  
109

**(E) RESTROOM**  
107

**(E) TODDLER CARE DAYCARE**  
108  
528 SF / 35 SF = 16 OCC

**(E) TODDLER CARE DAYCARE**  
106  
925 SF / 35 SF = 27 OCC

**(E) INFANT CARE A**  
102  
DAYCARE  
380 SF / 35 SF = 11 OCC

**(E) INFANT CARE B**  
103  
DAYCARE  
513 SF / 35 SF = 15 OCC

**(E) INFANT CARE C**  
104  
DAYCARE  
368 SF / 35 SF = 11 OCC

**(E) RESTROOM**  
103A

**(E) ELEC**  
104B

**(E) DIAPER**  
104A

**(E) FS**  
104C  
FIRE SPRINKLER RISER RM

**(E) RECEPTION / OPEN OFFICE**  
101

**(E) VESTIBULE**  
V101

**(E) HALL**  
H101

**(E) MEETING**  
112

**(E) KITCHEN**  
111

**(E) LAUNDRY**  
110  
93 SF

**(E) EAST ENTRY STAIR**  
S101

**(E) GATE W/ PANIC HWARE**

**(E) GATE W/ PANIC HWARE**

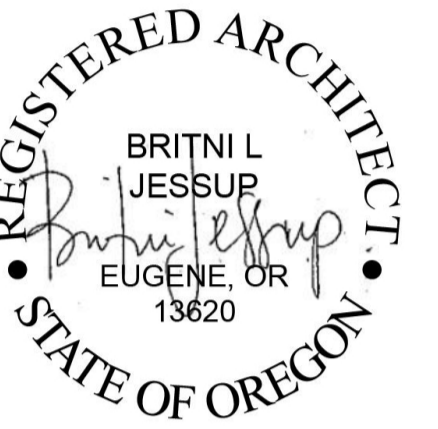
**(E) GATE W/ PANIC HWARE**

**(E) GATE W/ PANIC HWARE**

**(E) GATE W/ PANIC HWARE**

**(E) GATE W/ PANIC HWARE**

**(E) GATE W/ PANIC HWARE**



REVISIONS TO THIS SHEET	
REV.	DESCRIPTION

SET	ISSUE	DATE
90% CD	2024-04-08	
BP / 50%	2024-02-09	
100% DD	2023-12-15	
100% SD	2023-10-28	

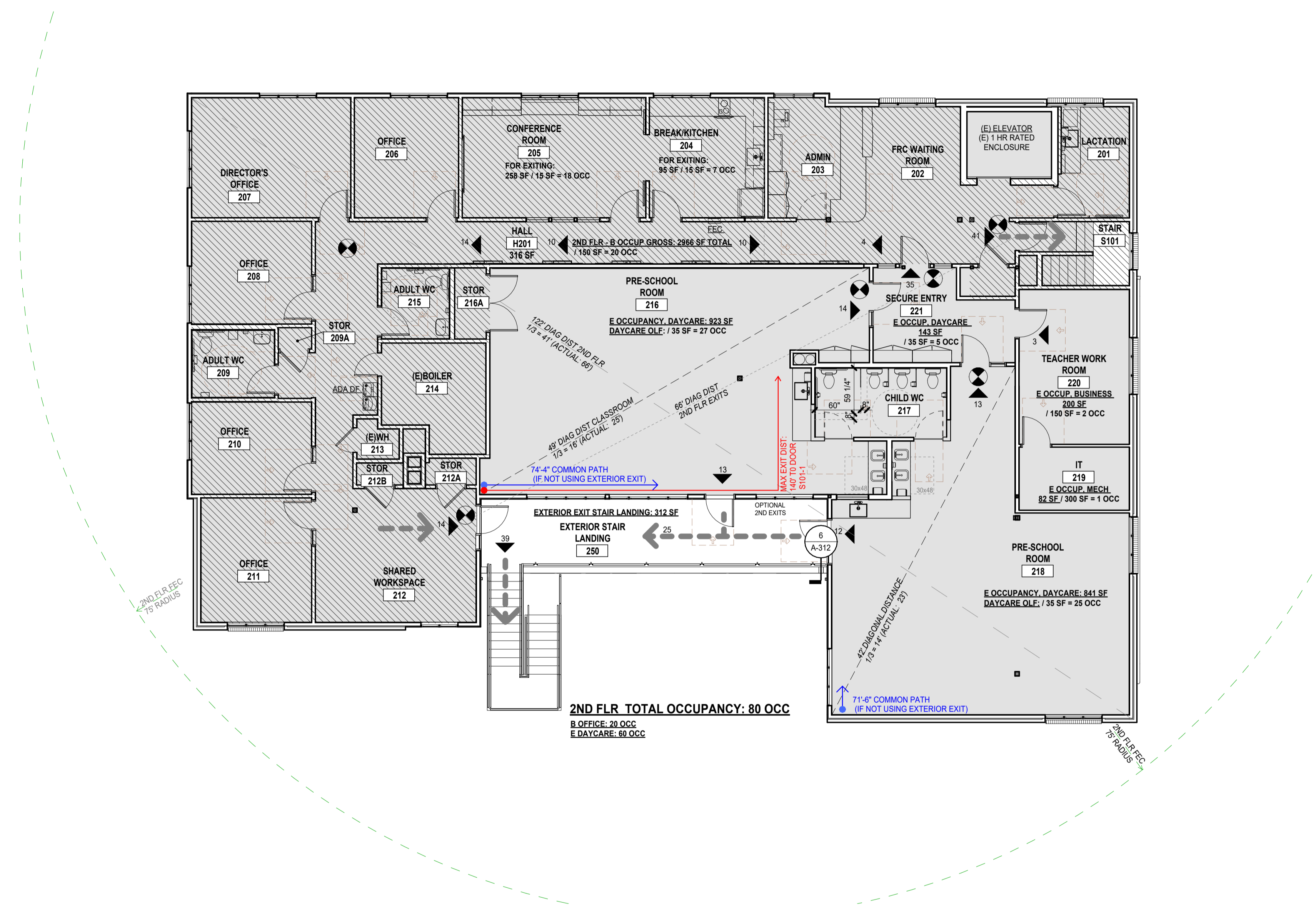
PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

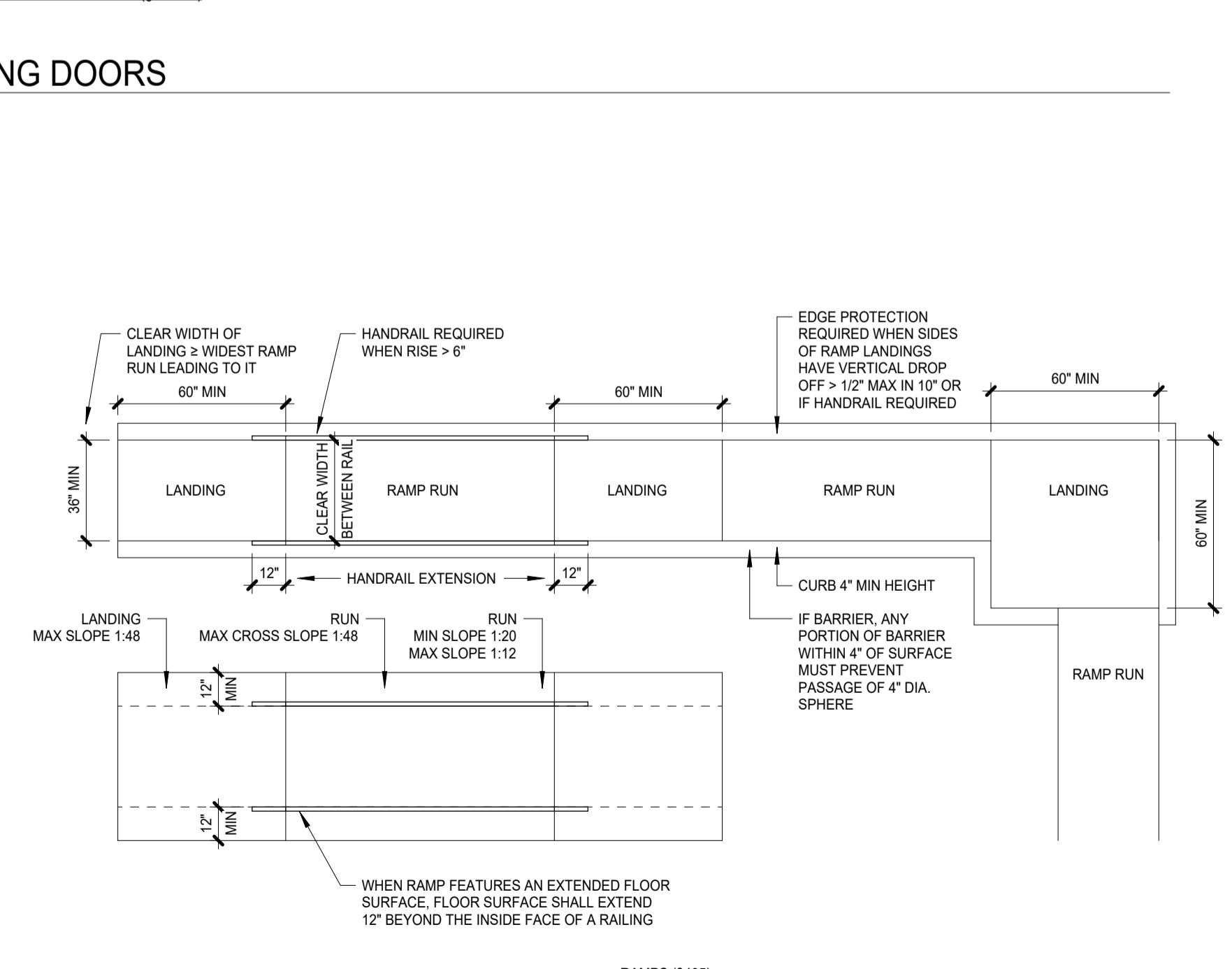
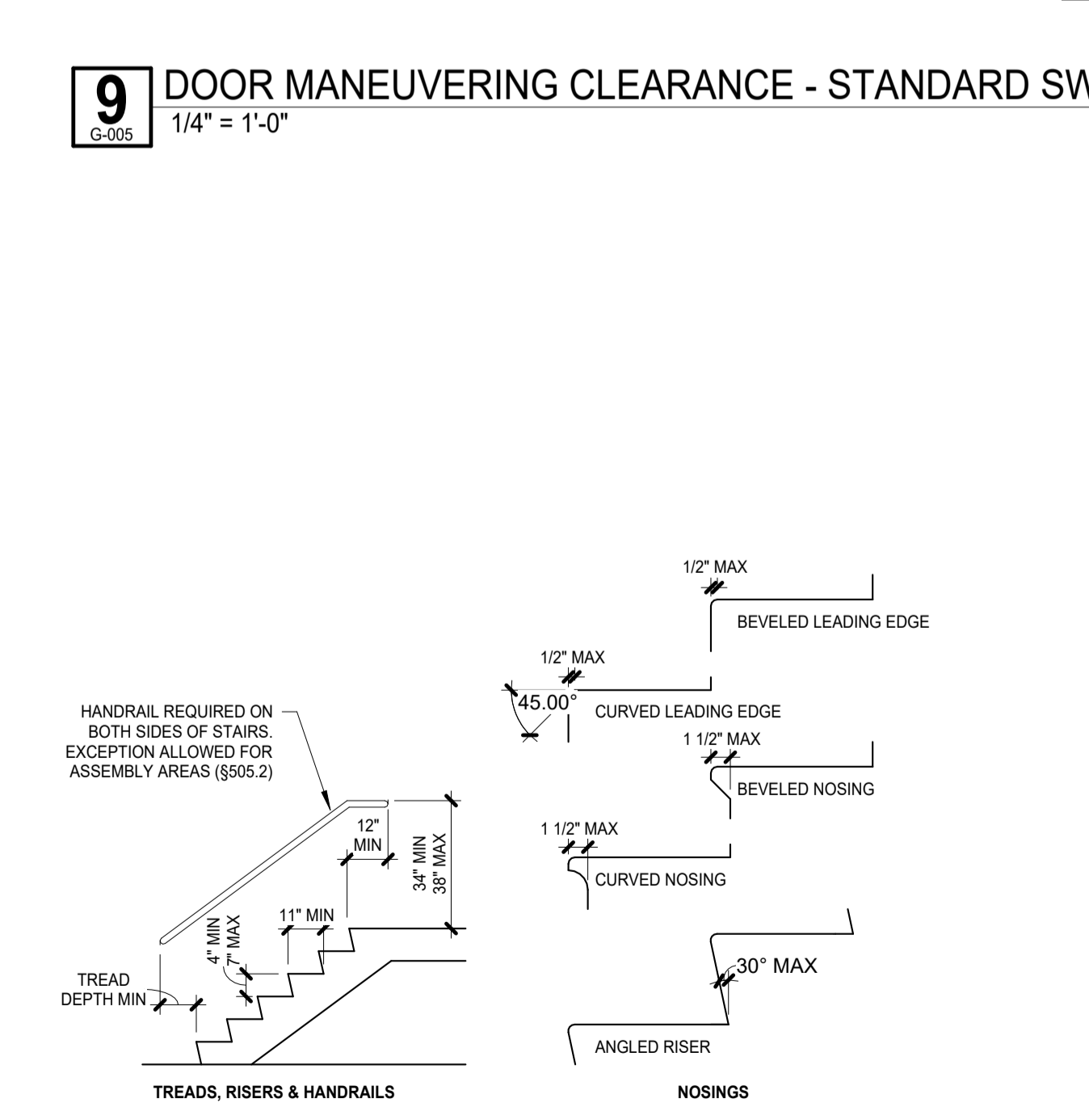
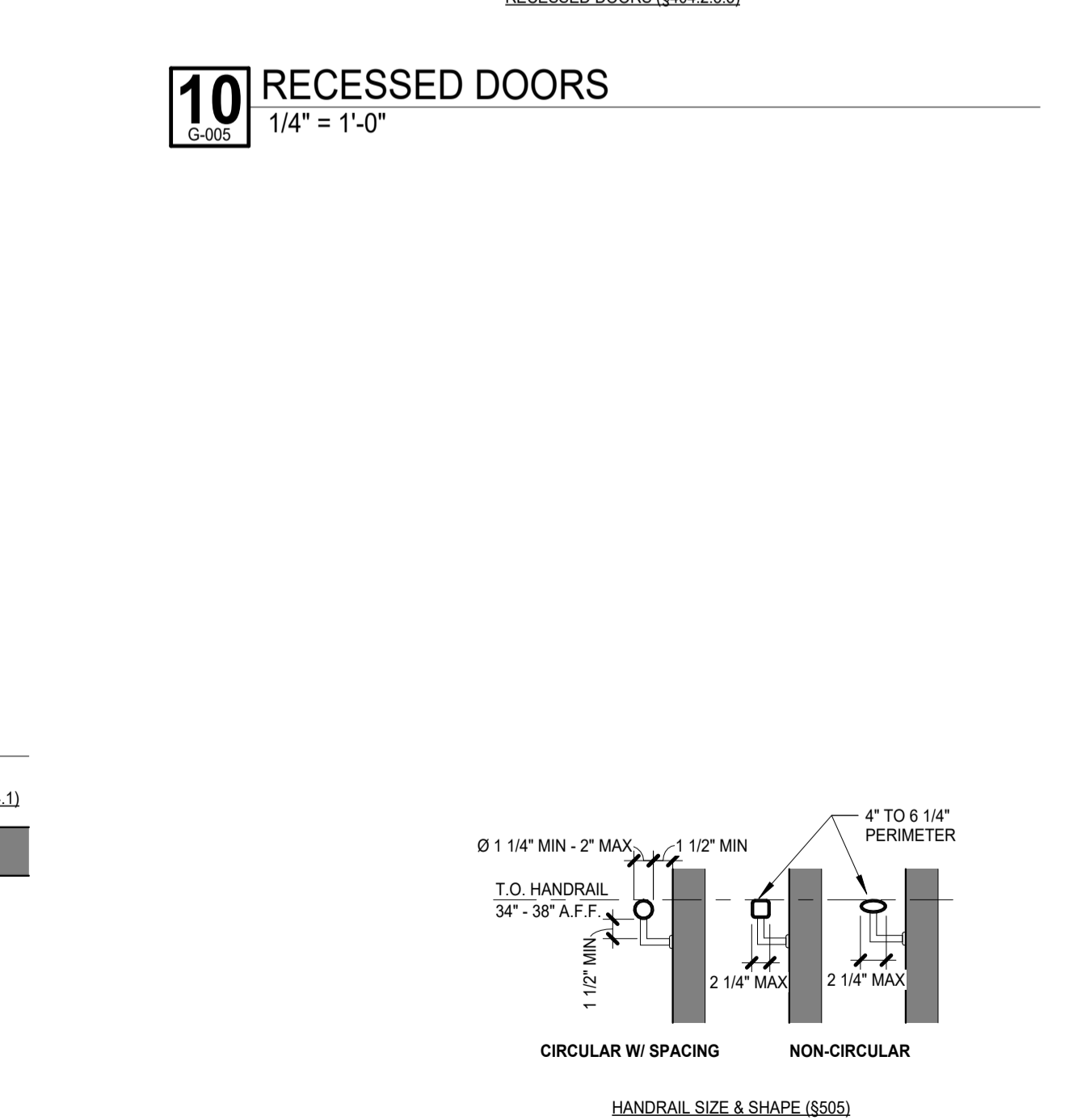
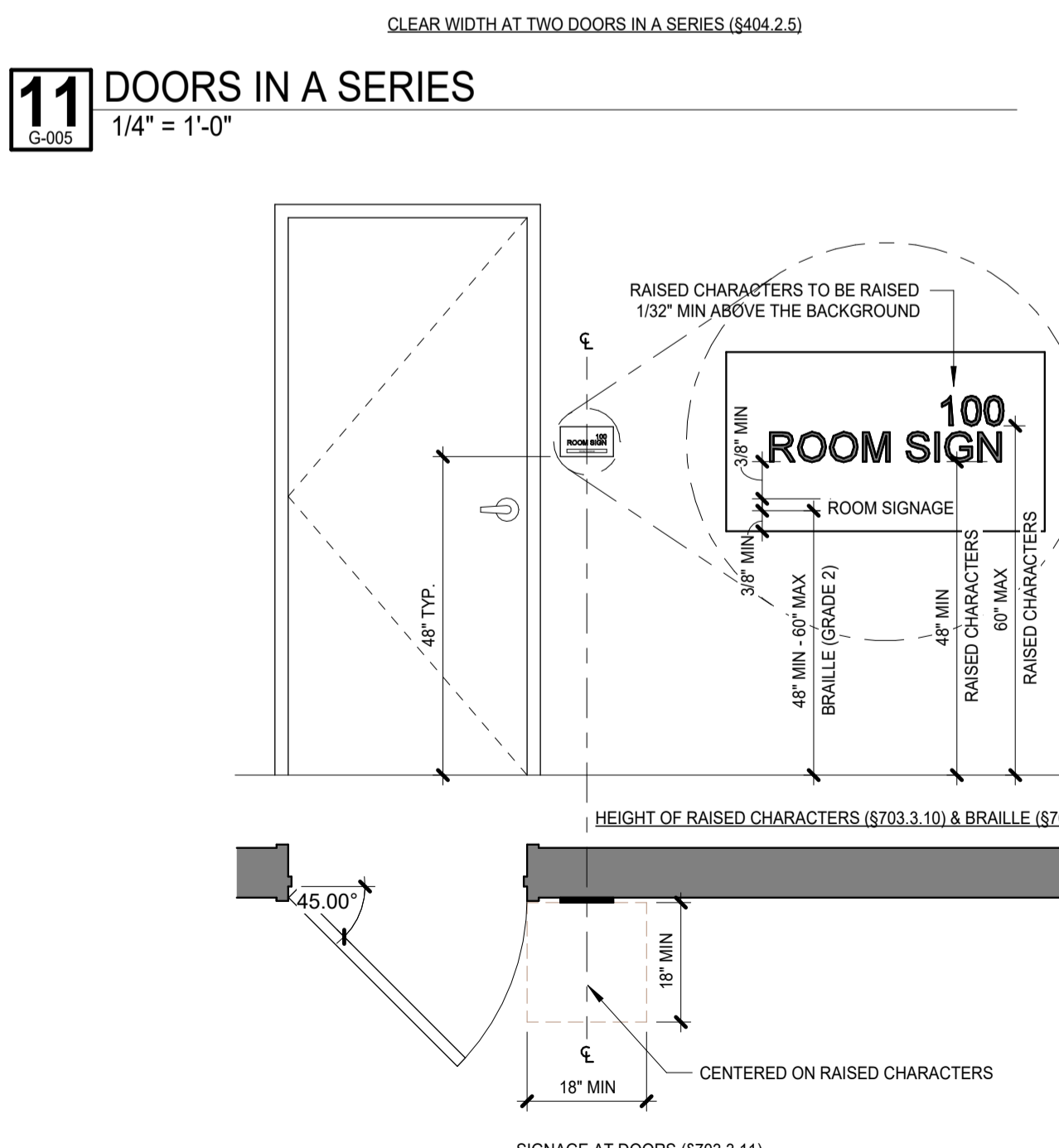
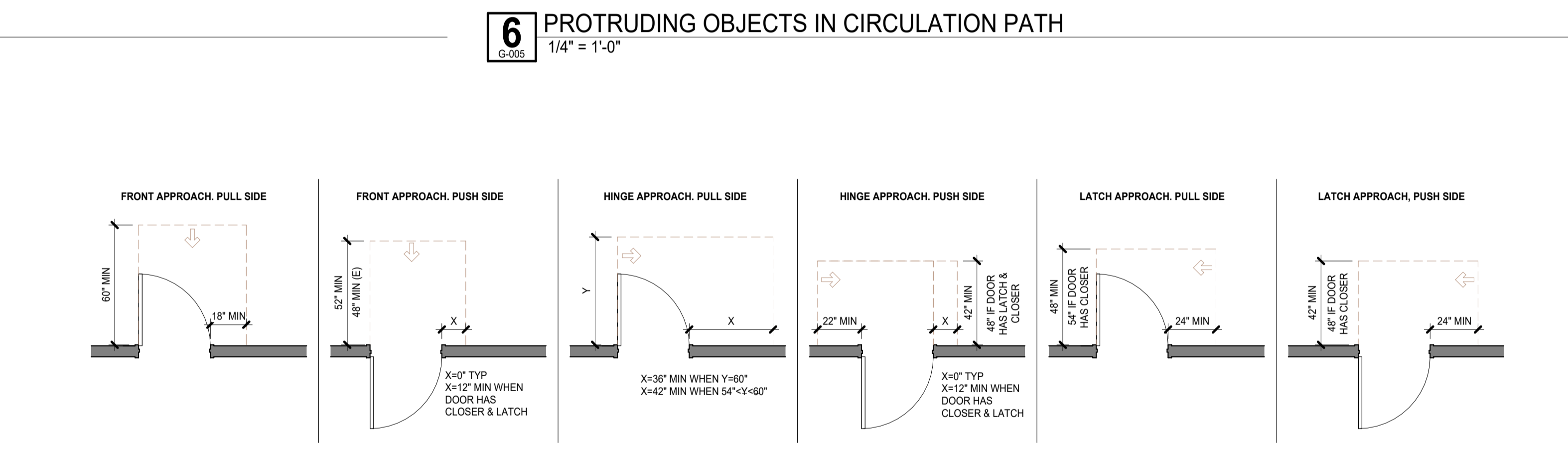
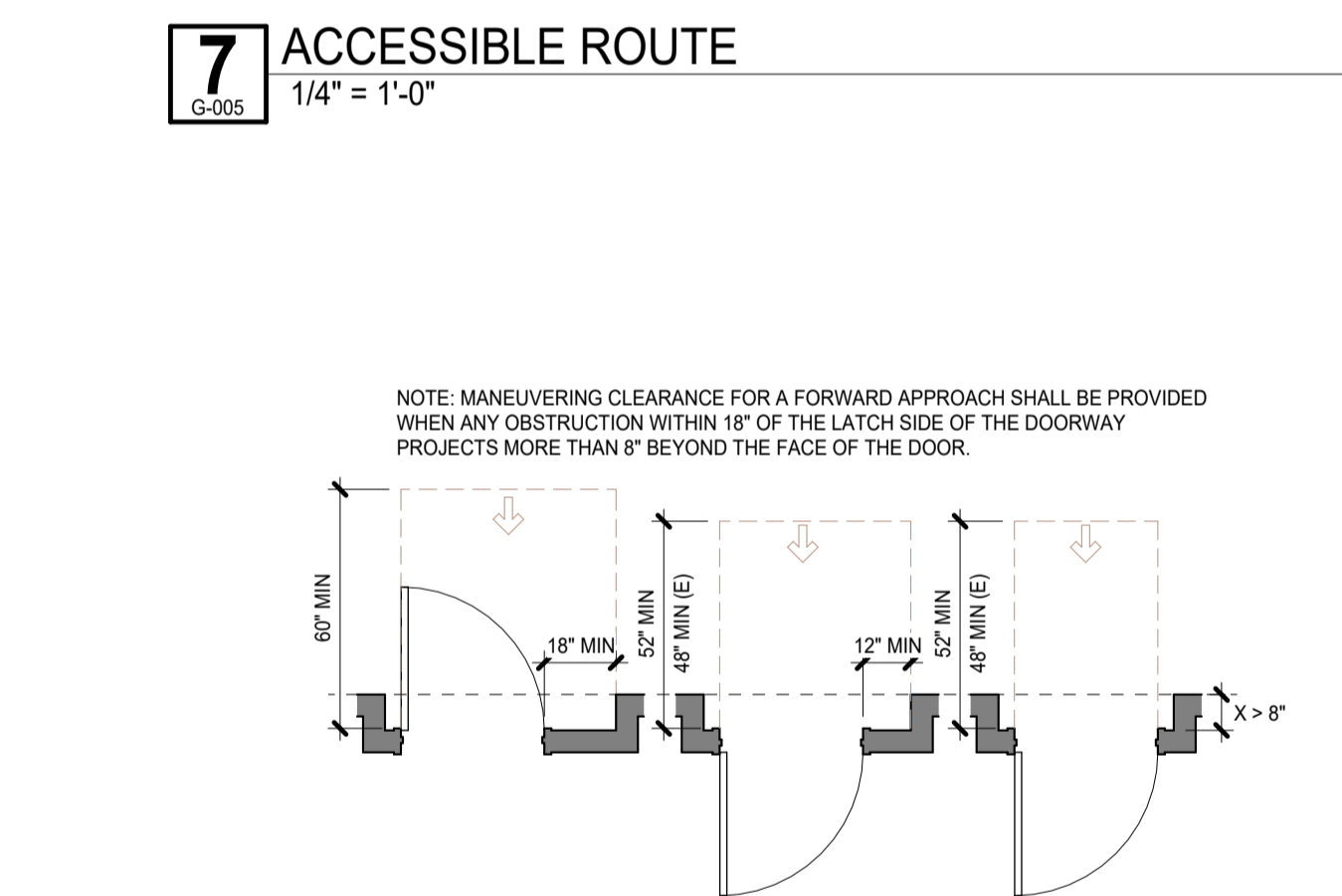
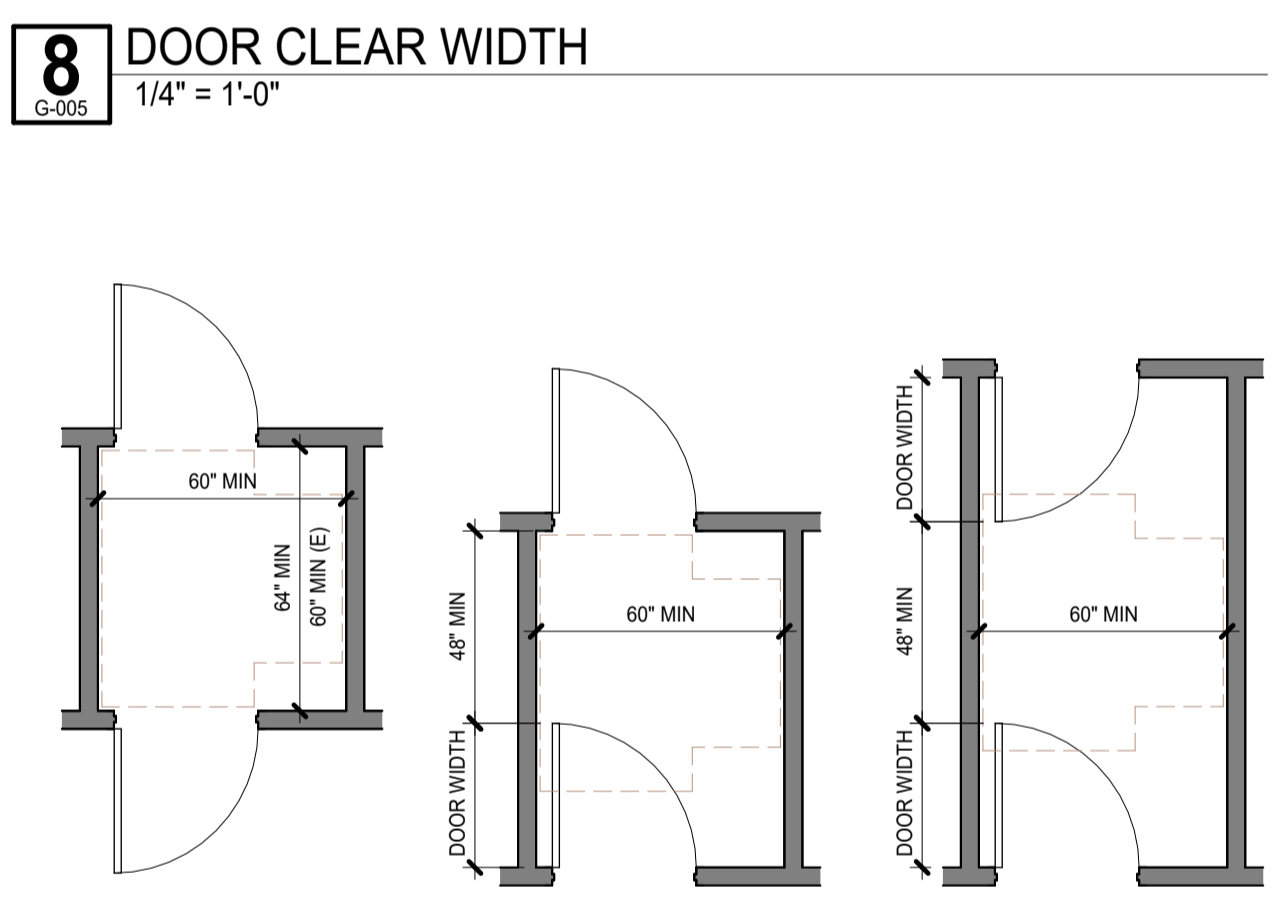
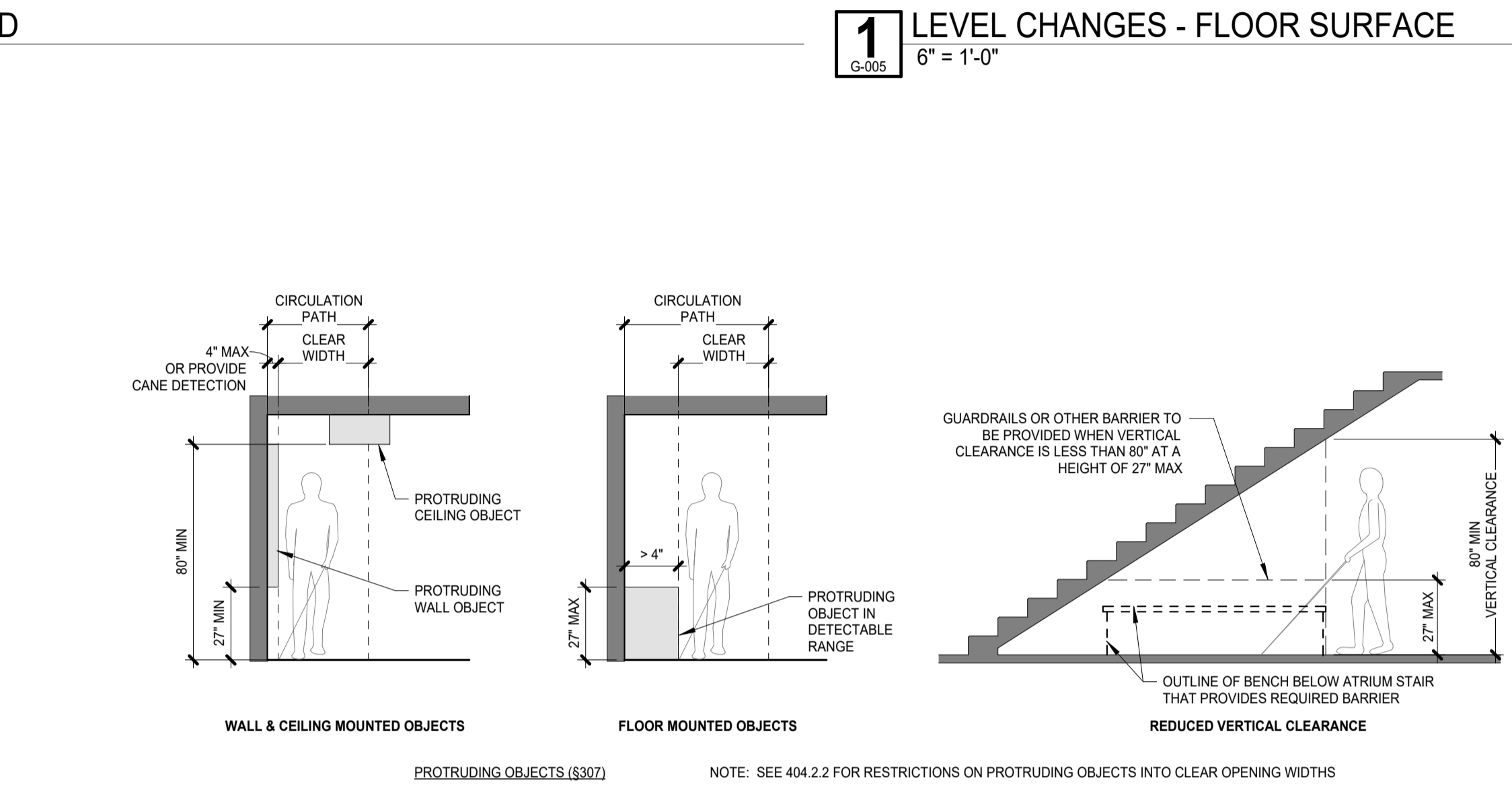
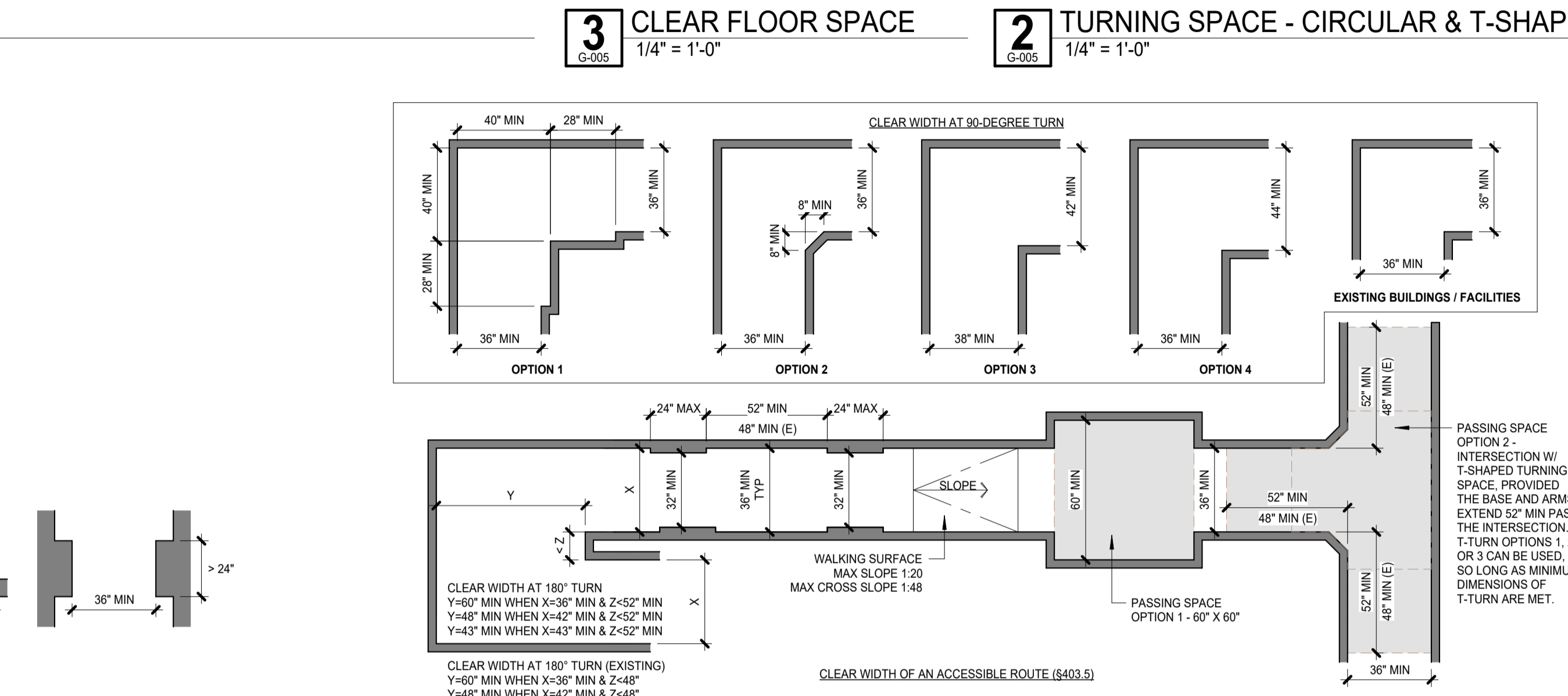
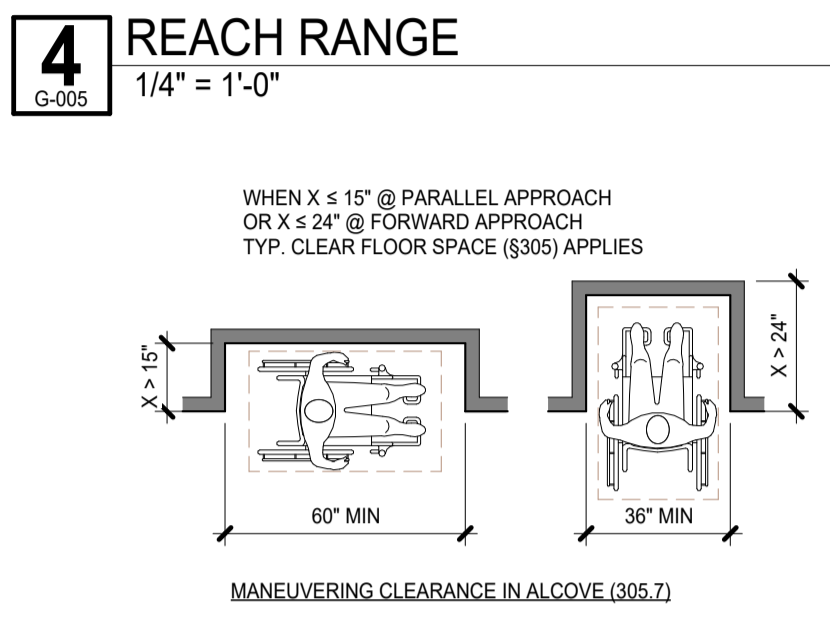
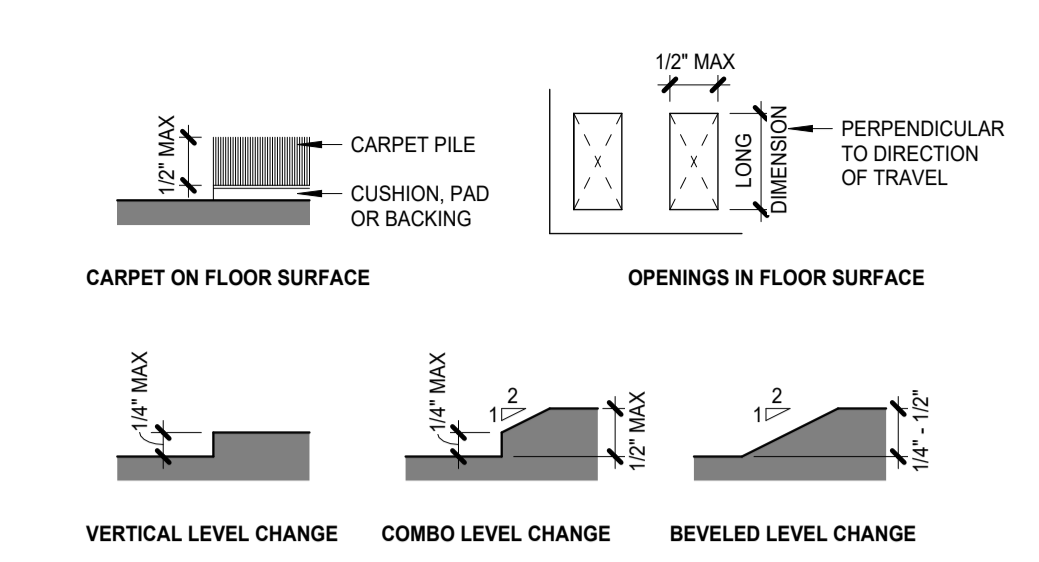
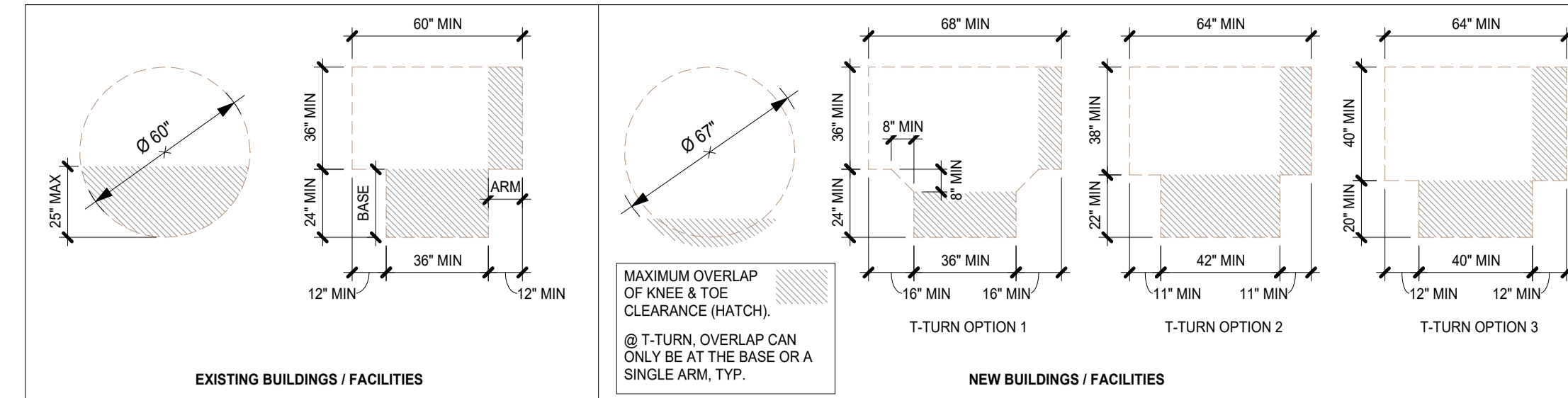
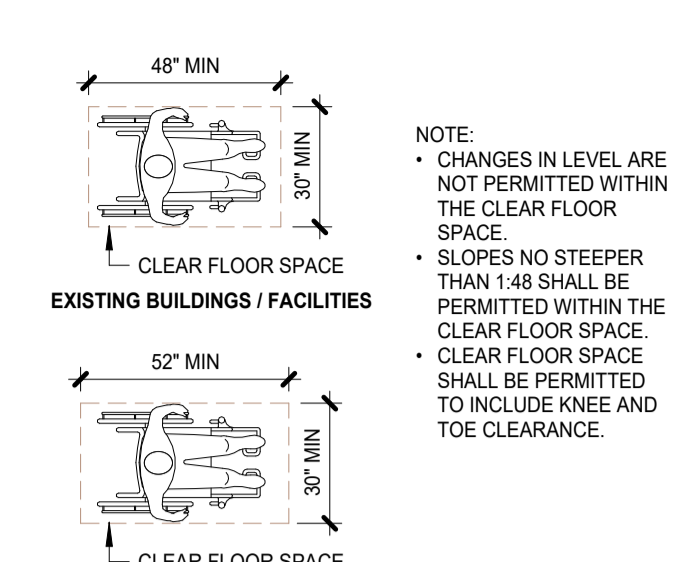
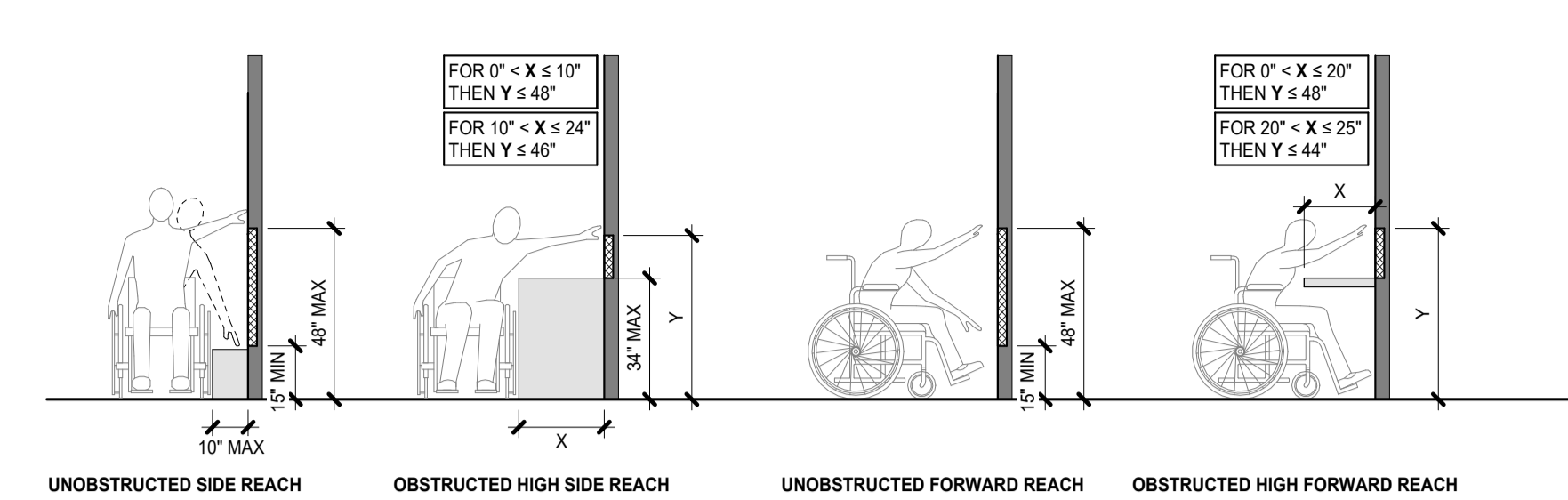
## 2nd FLOOR CODE PLAN



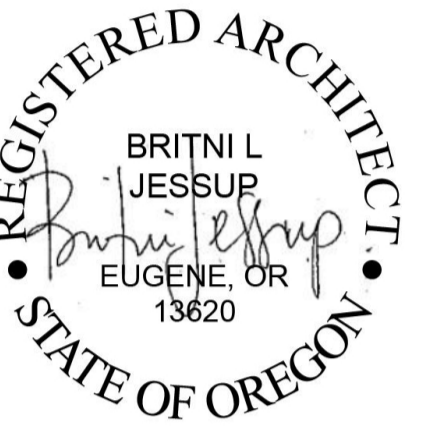
**KEY: CODE PLANS**

- E OCCUPANCY DAYCARE
- B OCCUPANCY BUSINESS
- ASSEMBLY OCCUPANCY WITHIN E

**2** 2ND FLOOR - CODE  
1/8" = 1'-0"







### REVISIONS TO THIS SHEET

REV.	DATE	DESCRIPTION
------	------	-------------

### SET ISSUE DATE

90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

### PROJECT TRACKING

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

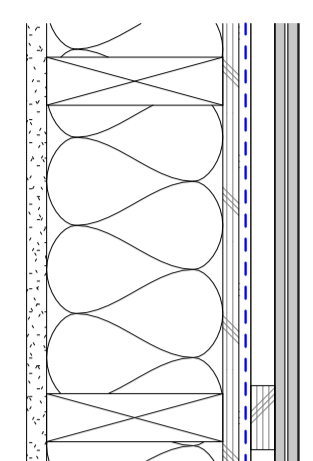
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

### LEGENDS - NOTES - ABBREVIATIONS

### DRAWING SYMBOLS KEY AND ABBREVIATIONS

ROOM NAME Room Name	& AND	HNDRL HANDRAIL
ROOM # 101	@ AT	HR HOUR
	QTY QUANTITY	HS HOLLOW STEEL
	VFY VERIFY	INSUL INSULATION
	VIF VERIFY IN FIELD	IS INTERIOR STOREFRONT
	ACM COMPOSITE METAL PANEL	LCKR LOCKER
	ADJ ADJACENT	LOC LOCATION
	AFF ABOVE FINISHED FLOOR	
	AV AUDIO / VISUAL	MATL MATERIAL
	BD BOARD	MAX MAXIMUM
	BLW BELOW	MECH MECHANICAL
	BO BOTTOM OF	MEMB MEMBRANE
	BOC BOTTOM OF CONCRETE	MFR MANUFACTURER
	BOS BOTTOM OF SLAB	MIN MINIMUM
	BOT, BOTT BOTTOM	MIR MIRRORED
	BR BRICK	(N) NEW
	CJ CONTROL JOINT	N/A NOT APPLICABLE
	CL CENTER LINE	NIC NOT IN CONTRACT
	CLG CEILING	NTS NOT TO SCALE
	CLR CLEAR	O/ OVER
	CMU CONCRETE MASONRY UNIT	OC ON CENTER
	COE CITY OF EUGENE (BUILDING DEPARTMENT)	OFCI OWNER FURNISHED CONTRACTOR INSTALLED
	COL COLUMN	OFOI OWNER FURNISHED OWNER INSTALLED
	COMP COMPENSATING	OPNG OPENING
	CONC CONCRETE	OPP OPPOSITE
	CONT CONTINUOUS	
	CORR CORRIDOR	PLAM PLASTIC LAMINATE
	CW CURTAIN WALL	PTD PAINTED
	DBL DOUBLE	RCB RUBBER COVE BASE
	DEPR DEPRESSION	RCP REFLECTED CEILING PLAN
	DIA DIAMETER	REF REFRIGERATOR
	DIM DIMENSION	REIN REINFORCING
	DJ DRIFT JOINT	REQ REQUIRED
	DS DOWN SPOUT	RO ROUGH OPENING
	DTL DETAIL	SAM SELF-ADHERING MEMBRANE
	DW DISHWASHER	SD STORM DRAIN
	DWG DRAWING	SF SQUARE FEET
	DWR DRAWER	SFRM SPRAYED FIRE-RESISTIVE MATERIAL
		SHWR SHOWER
	(E) EXISTING	SIM SIMILAR
	ELEV ELEVATION	SPEC SPECIFICATIONS
	ELEV ELEVATOR	SQ SQUARE
	ENC ENCLOSURE	SS STAINLESS STEEL
	ENT ENTRY	STFT STOREFRONT
	EQ EQUAL	STL STEEL
	ES EXTERIOR STOREFRONT	STRUC STRUCTURE
		SUSP SUSPENDED
	FAC FACTORY	T.O. TOP OF
	FC FAN COIL	TBD TO BE DETERMINED
	FCS FIBER CEMENT SIDING	TOC TOP OF CONCRETE
	FD FLOOR DRAIN	TOF TOP OF FOOTING
	FDC FIRE DEPARTMENT CONNECTION	TOS TOP OF SLAB
	FE FIRE EXTINGUISHER	TWF THROUGH WALL FLASHING
	FEC FIRE EXTINGUISHER CABINET	TYP TYPICAL
	FIN FINISH	
	FLR, FL FLOOR	UNO UNLESS NOTED OTHERWISE
	FND FOUNDATION	
	FO FACE OF	WI WITH
	FDF FACE OF FINISH	WI WITHIN
	FR FIRE RATED	W/O WITHOUT
	FRMG FRAMING	WA WALL ASSEMBLY
	FRP FIBER REINFORCED PLASTIC	WH WATER HEATER
	FS FIRE SPRINKLER	WP WATER PROOFING
		WRB WEATHER RESISTANT BARRIER
	GF GROUND FLOOR	
	GL GLAZING	
	GL GRIDLINE	
	GWB GYPSUM WALL BOARD	
	HGT HEIGHT	
	HM HOLLOW METAL	
SECTION OR DETAIL # 1 A-101	SECTION CALLOUT: ARROW INDICATES DIRECTION OF SECTION VIEW - SOLID ARROW - BUILDING SECTION - OPEN ARROW - DETAIL SECTION	
SECTION OR DETAIL # 1 A-101	DETAIL CALLOUT	
ELEVATION # 101	INTERIOR ELEVATION CALLOUT: NUMBERS AT ARROWS INDICATE REFERENCED ELEVATION DRAWINGS	
ELEVATION # 101	EXTERIOR ELEVATION CALLOUT: NUMBERS AT ARROWS INDICATE REFERENCED ELEVATION DRAWINGS	
SHEET # A-011	KEYNOTE TAG: SEE KEYNOTE LEGEND PER SHEET	
WALL TAG XXX XXX	WALL TAG - SEE SHEET A-002 FOR MORE INFORMATION	
EW1	EXTERIOR WALL TAG	
F1	FLOOR TAG	
R1	ROOF TAG	
C1-A	CEILING ASSEMBLY TAG	
W1	WINDOW/STOREFRONT TAG	
A-#	CASEWORK TYPE TAG: SEE DETAIL SHEET FOR ADDITIONAL INFO.	
XX1	EQUIPMENT / TOILET ACCESSORIES TAG	
W1 #	WINDOW TAG: WINDOW TYPE AND ID #	
101-1	DOOR TAG	
VIEW # NORTH ARROW	VIEW TITLE LEGEND 3" = 1'-0"   2 / A-XXX	
SHEET #	REFERENCING VIEW & SHEET #	
	DRAWING SCALE	

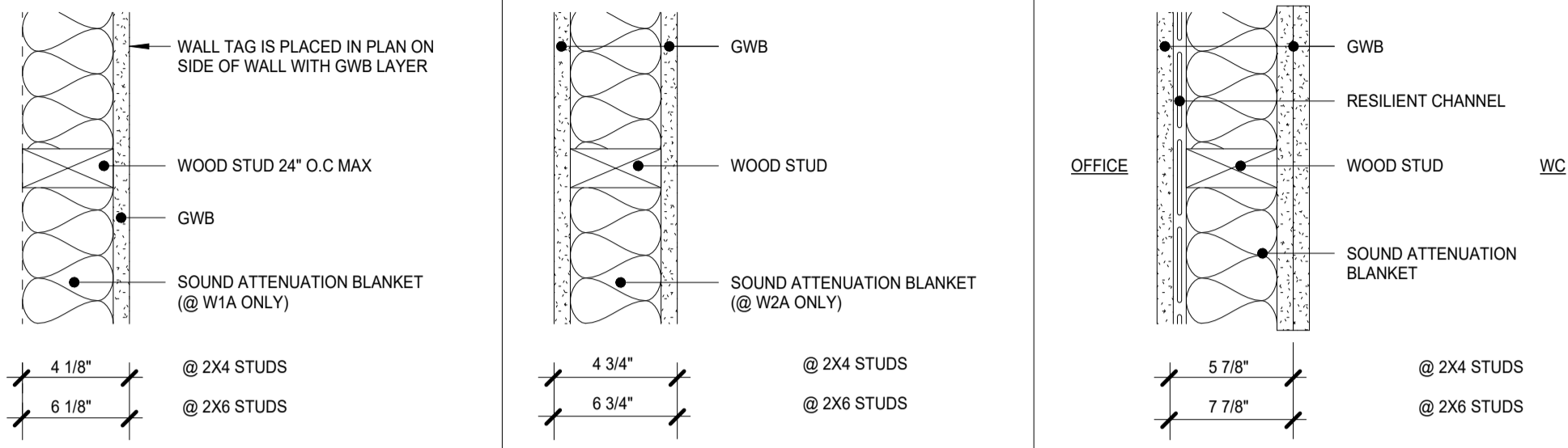
## EXTERIOR WALL ASSEMBLIES



**EW1**  
HORIZONTAL SIDING, LOAD-BEARING

(1) LAYER 5/8" GWB  
2X6 STUD FRAMING- PER STRUCTURAL.  
BATT INSULATION: (R21) 5-1/2" THICK, 0.25 PCF, UNFACED GLASS FIBER BATTS, PRESSURE FIT IN THE WALL CAVITY.  
1/2" EXTERIOR PLYWOOD SHEATHING  
AIR/WATER CONTROL LAYER  
3/4" VERTICAL FURRING, PT WOOD  
HORIZONTAL LAP SIDING, CEMENTITIOUS, EXPOSURE PER ELEVATION

## INTERIOR WALL ASSEMBLIES - WOOD



**W1**  
WALL ASSEMBLY AT LOCATIONS WITH FURRED WALLS.

WALL TAG IS PLACED IN PLAN ON SIDE OF WALL WITH GWB LAYER  
WOOD STUD 24" O.C. MAX  
GWB  
SOUND ATTENUATION BLANKET (@ W1A ONLY)

4 1/8" @ 2X4 STUDS  
6 1/8" @ 2X6 STUDS

**W2**  
TYPICAL WOOD-FRAMED WALL ASSEMBLY.

GWB  
WOOD STUD  
SOUND ATTENUATION BLANKET (@ W2A ONLY)

4 3/4" @ 2X4 STUDS  
6 3/4" @ 2X6 STUDS

**WRA**  
WALL ASSEMBLY WHERE OFFICES SHARE WALLS WITH WC'S. LOCATE RESILIENT CHANNEL ON OFFICE-SIDE OF WALL AND 2-LAYERS OF GYP ON WC-SIDE.

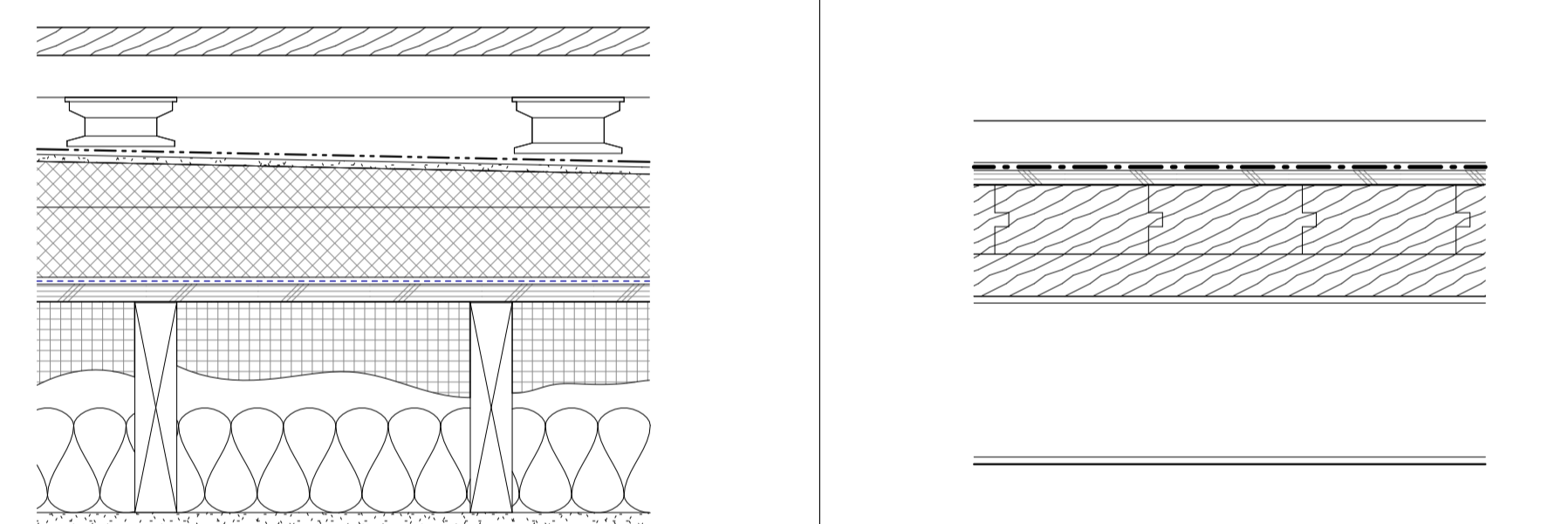
OFFICE WC  
GWB  
RESILIENT CHANNEL  
WOOD STUD  
SOUND ATTENUATION BLANKET

5 7/8" @ 2X4 STUDS  
7 7/8" @ 2X6 STUDS

**W1A**  
ADD SOUND ATTENUATION BLANKET TO W1, THICKNESS NOT TO EXCEED STUD DEPTH.

**W2A**  
ADD SOUND ATTENUATION BLANKET TO W2, THICKNESS NOT TO EXCEED STUD DEPTH.

## ROOF ASSEMBLIES



**R1**  
WOOD JOISTS ROOF SYSTEM - R-49 MIN.

WOOD PANEL DECKING SYSTEM  
ADJUSTABLE PEDESTAL SYSTEM  
TPO MEMBRANE ROOFING  
1/4" COVER BOARD  
TAPERED POLY ISO RIGID INSULATION: INSTALL OVER VAPOR RETARDER TAPE (R-7 MIN) SEAMS.  
VAPOR RETARDER / AIR BARRIER  
WOOD SHEATHING: PER STRUCTURAL. PANELS INSTALLED PERPENDICULAR TO JOISTS W/ END JOINTS STAGGERED. SECURED TO JOISTS W/ CONSTRUCTION ADHESIVE & NAILS. NAIL SPACING & TYPE PER STRUCTURAL.  
WOOD JOISTS: PER STRUCTURAL  
SPRAYFOAM & BATT INSULATION: APPLY 3" MINIMUM THICK (R-21) LAYER SPRAYFOAM TO UNDERSIDE OF SHEATHING BETWEEN JOISTS. FILL REMAINING CAVITY W/ (R-21) BATT INSULATION.  
(1) LAYER 5/8" GWB: APPLIED AT RIGHT ANGLES TO JOISTS, 24" O.C., WITH 1 1/4" TYPE S OR TYPE W DRYWALL SCREWS 24" O.C.

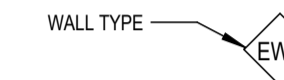
**R2**  
AWNING / CANOPY ROOF

METAL ROOFING  
HI-TEMP WRB UNDERLAYMENT  
1/2" SHEATHING  
3X TG DECKING  
2X WD NAILER  
STEEL BEAM, PER STRUCTURAL

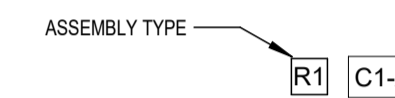
## GENERAL NOTES - WALL TYPES

- WORK AT EXISTING EXTERIOR WALLS THAT REQUIRES INFILL OR PATCHING TO MATCH EXISTING ADJACENT EXTERIOR CLADDING. NEW WRB TO LAP UNDER EXISTING.
- WALL ASSEMBLIES WHERE NOTED AS FIRE RATED SHALL CONFORM TO CONFIGURATIONS AS NOTED IN GA FILE, UL FILE, ESR, OR OTHER TESTED ASSEMBLY INFORMATION.
- FIRE RATING LISTED ON ASSEMBLY DRAWINGS IS THE MAXIMUM FIRE RATING ACHIEVABLE FOR THAT ASSEMBLY. SOME WALLS HAVE BEEN CHOSEN FOR THEIR STC RATING AND MAY NOT BE REQUIRED PER CODE TO MEET THE FIRE RATING LISTED ON ASSEMBLIES. CHECK INTERIOR PARTITION TYPE TAG ON FLOOR PLANS FOR ACTUAL FIRE RATING.
- ALL GYPSUM WALL BOARD (GWB) TO BE 5/8" TYPE X U.N.O.
- "A" NOTE IN PARTITION AND EXTERIOR WALL TYPE DESIGNATION REFERS TO "ACOUSTIC".  
- AT INTERIOR "A" TYPE WALLS, PROVIDE SOUND ATTENUATION BLANKET.  
- AT "A" TYPE METAL STUD WALLS, STUDS TO BE 25GA OR 20G EQ (SCAFCO SUPREME D20 OR CLARK DIETRICH PRO)
- SOUND ATTENUATION BLANKET TO BE THE FULL DEPTH OF STUD CAVITY U.N.O.
- RESILIENT CHANNELS TO BE CLARK DIETRICH RC DELUXE (RCSD) OR CEMCO RC1-XD ONLY.
- STOREFRONT SYSTEMS ARE CALLED OUT SEPARATELY FROM WALL TYPES AND ARE SCHEDULED ELSEWHERE IN THE DOCUMENT SET.
- AT LOCATIONS NOTED TO HAVE WALL TILE FINISH, SUBSTITUTE CEMENTITIOUS BACKER BOARD FOR GWB AS TILE SUBSTRATE PER SPECIFICATIONS.
- SEE FINISH SCHEDULE FOR WALL AND CEILING FINISHES. SEE INTERIOR ELEVATIONS AND FINISH SCHEDULE FOR TILE EXTENTS.
- "PRIMARY" LAYER IS THE LAYER AT THE FACE OF STUD.

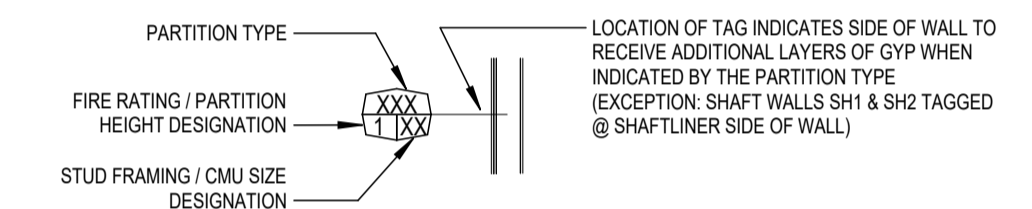
## EXTERIOR WALL TYPE TAG



## FLOOR, ROOF, & CEILING TYPE TAG



## INTERIOR PARTITION TYPE TAG



## STEEL FRAMING SIZE DESIGNATION

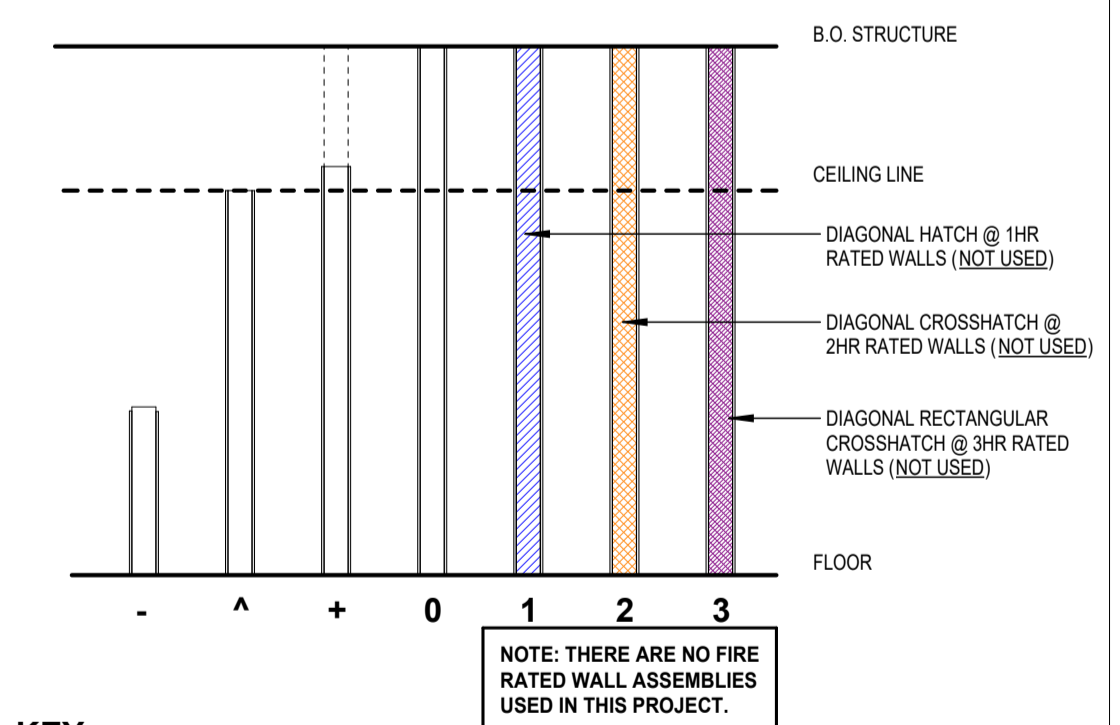
ID	STUD SIZE
0	= 7/8" HC
1	= 1 1/2" HC
2	= 2 1/2"
3	= 3 5/8"
4	= 4"
6	= 6"
11	= (2) 1 5/8"
22	= (2) 2 1/2"
33	= (2) 3 5/8"
44	= (2) 4"
66	= (2) 6"
63	= (1) 6" & (1) 3 5/8"

## WOOD FRAMING SIZE DESIGNATION

ID	STUD SIZE	NOTE: @ STAGGERED STUDS, SIZE DENOTES PLATE SIZE. SEE ASSEMBLIES FOR STUD SIZE
1	= 1X (3/4" FURRING)	8 = 2X8 (7 1/4")
2	= 2X2 (1 1/2")	10 = 2X10 (9 1/4")
3	= 2X3 (2 1/2")	44 = (2) 2X4
4	= 2X4 (3 1/2")	66 = 2X6 & 2X4
6	= 2X6 (5 1/2")	69 = (2) 2X6

SUBSTITUTE 3X MATERIAL FOR 2X MATERIAL AS NOTED IN STRUCTURAL DESIGN.

## FIRE RATING / PARTITION HEIGHT DESIGNATION

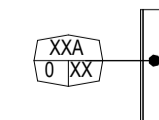


## KEY

- : PARTIAL HEIGHT PARTITION. SEE PLAN AND ELEVATIONS FOR SPECIFIED HEIGHT
- \*: NON RATED TO B.O. CEILING
- #: NON RATED: EXTEND STUDS TO B.O. STRUCTURE ABOVE. EXTEND GYP BOARD 6" ABOVE TOP OF CEILING U.N.O.
- 0: NON RATED: EXTEND STUDS TO B.O. STRUCTURE ABOVE. EXTEND GYP BOARD BOTH SIDES TO B.O. STRUCTURE ABOVE U.N.O.
- 1: (1) HOUR FIRE RATED ASSEMBLY
- 2: (2) HOUR FIRE RATED ASSEMBLY
- 3: (3) HOUR FIRE RATED ASSEMBLY

## ACOUSTIC PARTITIONS

PARTITION WALL TYPES THAT END WITH AN "A" DESIGNATION, ARE ACOUSTIC WALLS.



# ROWELL BROKAW

1203 Willamette Street  
Suite 210  
Eugene, Oregon 97401  
541 485 1003  
rowellbrokaw.com

Architecture. Design. Strategy.



## REVISIONS TO THIS SHEET

REV. DATE DESCRIPTION

## SET ISSUE DATE

90% CD 2024-04-06  
BP / 50% 2024-02-09  
100% DD 2023-12-15  
100% SD 2023-10-26

## PROJECT TRACKING

RBA #: 2327  
P.I.C.: BJ  
PM / PA: PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

## ASSEMBLIES

# A-002



GENERAL NOTES: ARCHITECTURAL SITE PLAN

1. LOCATIONS OF EXISTING SITE FEATURES (SIDEWALKS, TREES, FENCES, UTILITIES, ETC.) ARE APPROXIMATE. VERIFY LOCATIONS OF CRITICAL ELEMENTS IN FIELD.
2. SEE LANDSCAPE AND CIVIL PLANS FOR ADDITIONAL INFORMATION ON LAND USE REQUIREMENTS, HORIZONTAL CONTROL DIMENSIONS, GRADING, SIDEWALKS, ETC.
3. SEE ELECTRICAL PLANS FOR ELECTRICAL SERVICE UPGRADES AND RE-ROUTING.
4. SEE MECHANICAL PLANS FOR INFORMATION ON NEW HVAC EQUIPMENT.

# ROWELL BROKAW

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541 485 1003  
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REVISIONS TO THIS SHEET

REV.	DATE	DESCRIPTION

SET ISSUE DATE

90% CD	2024-04-08
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100% DD	2023-12-15
100% SD	2023-10-28

PROJECT TRACKING

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

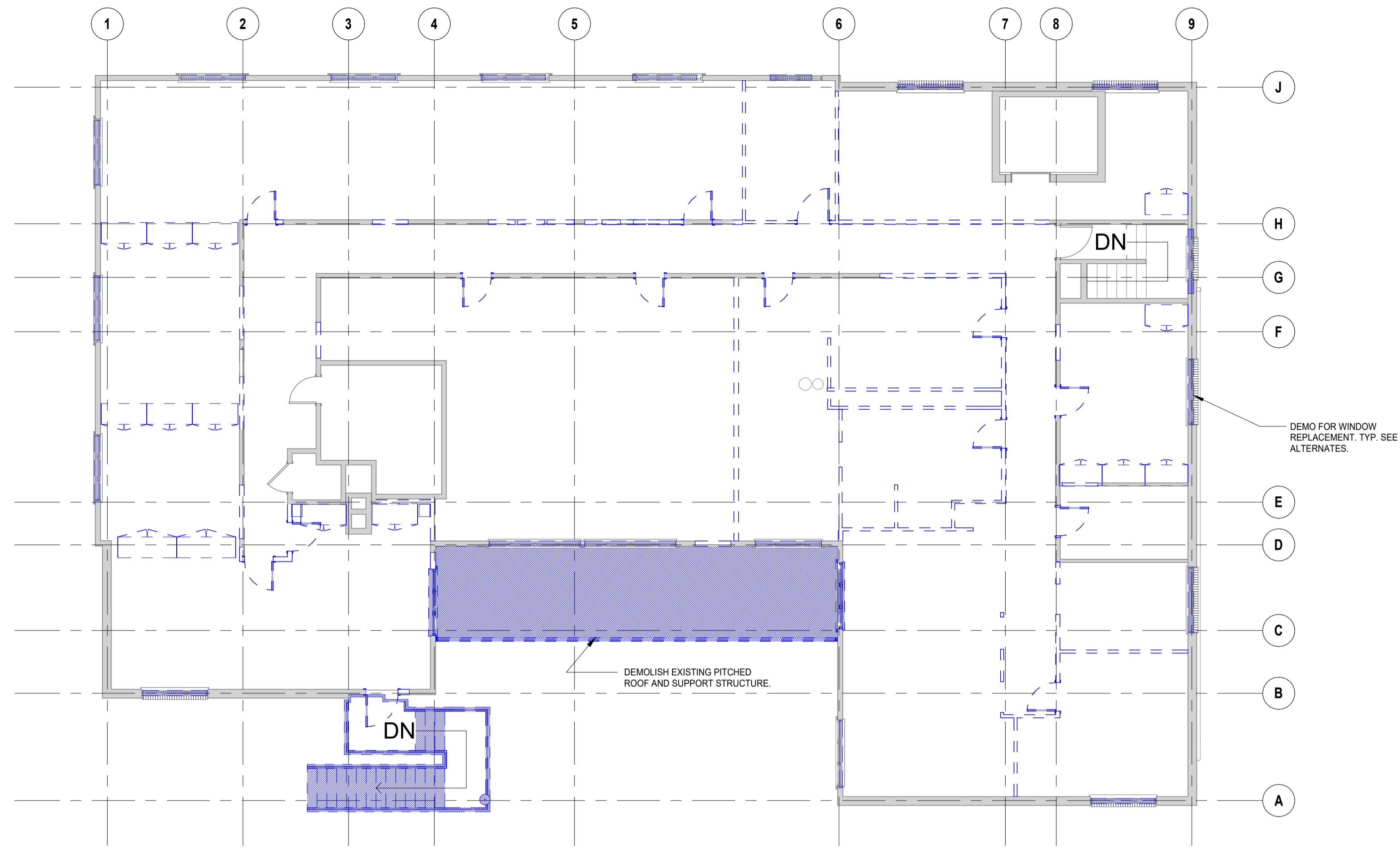
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**SITE PLAN**

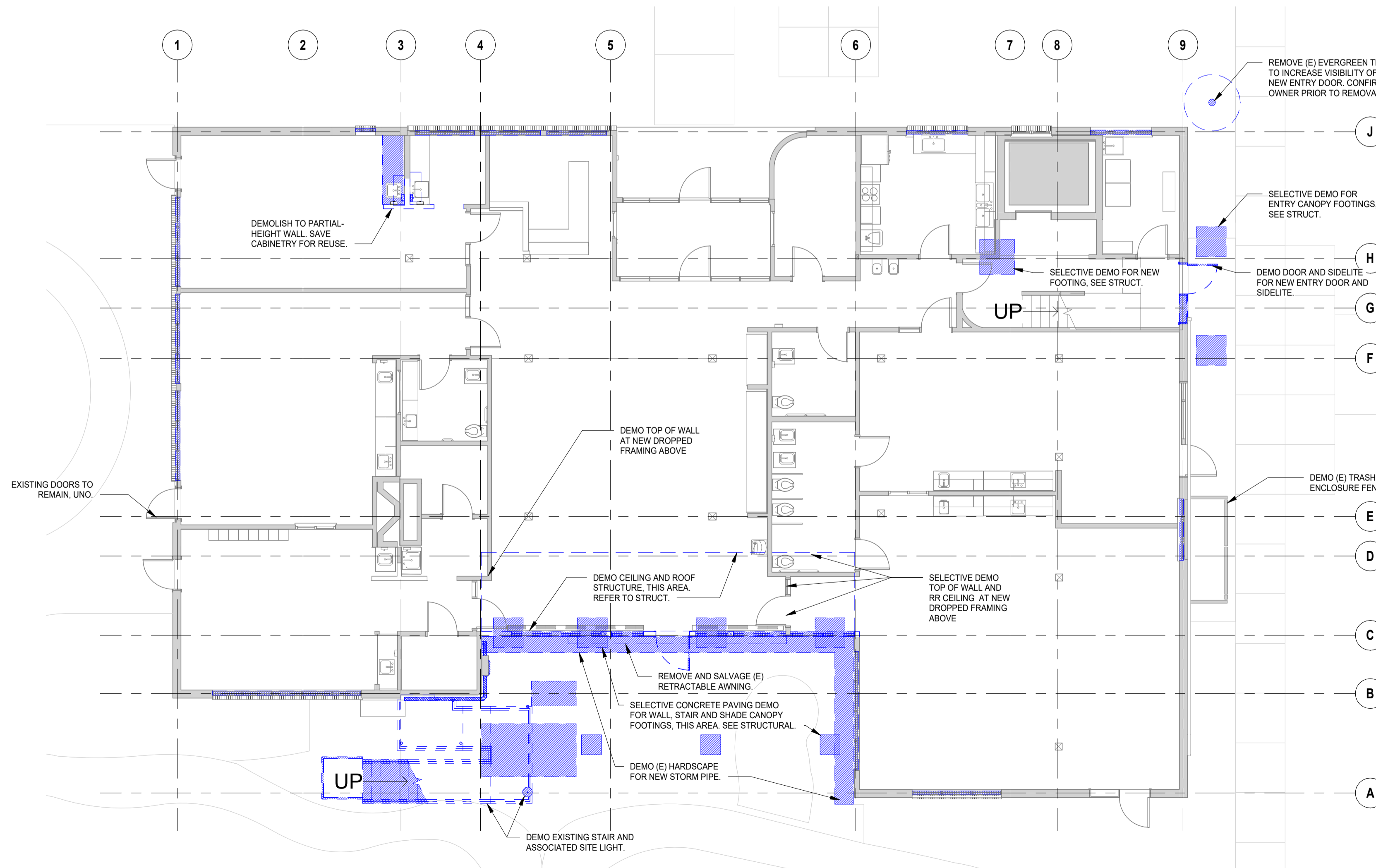
# A-010



4/8/2024 5:19:18 PM



**2** DEMO PLAN - 2ND FLOOR  
 1/8" = 1'-0" | Ref: 1 / A6

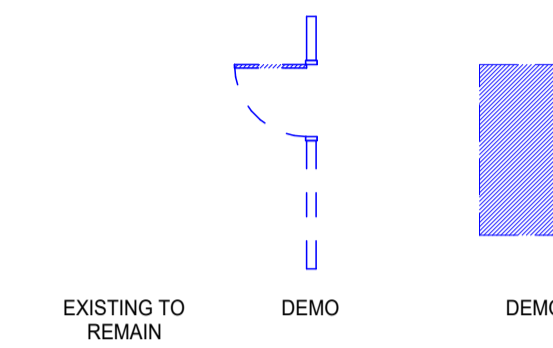


**1** DEMO PLAN - 1ST FLOOR  
 1/8" = 1'-0" | Ref: 1 / A6

**GENERAL NOTES: DEMO PLANS**

1. DEMOLISH EXISTING WINDOWS PER WINDOW REPLACEMENT SCOPE.
2. SEE STRUCTURAL FOR ADDITIONAL DEMO SCOPE.
3. SEE MEP PLANS AND COORDINATE ADDITIONAL SELECTIVE DEMOLITION ASSOCIATED WITH MECHANICAL, ELECTRICAL, AND PLUMBING WORK.
4. SALVAGE AND RE-INSTALL, OR REPLACE, EXISTING EXTERIOR COMPONENTS, SUCH AS HOSE BIBS, STORAGE HOOKS, EXTERIOR BLINDS, AND DOWNSPOUTS, WHERE REMOVAL IS NECESSARY FOR NEW EXTERIOR WALL CONSTRUCTION.
5. SALVAGE AND RE-INSTALL, OR REPLACE, EXISTING INTERIOR COMPONENTS, SUCH AS CEILING FANS, LIGHTING FIXTURES, INTERIOR BLINDS, PIPING AND HVAC-RELATED FIXTURES, WHERE REMOVAL IS NECESSARY FOR NEW STAIR LANDING AND EXTERIOR WALL CONSTRUCTION.

**DEMO KEY:**



**ROWELL BROKAW**

1203 Willamette Street  
 Suite 210  
 Eugene, Oregon 97401  
 541 485 1003  
 rowellbrokaw.com

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**REVISIONS TO THIS SHEET**

REV.	DATE	DESCRIPTION

**SET ISSUE DATE**

90% CD	2024-04-08
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100% DD	2023-12-15
100% SD	2023-10-28

**PROJECT TRACKING**

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
 CORVALLIS OR 97333**

**EXISTING / DEMO PLANS**

**A-100**

REVISIONS TO THIS SHEET	
REV.	DESCRIPTION

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PROJECT TRACKING	
RBA #:	2327
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Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**1ST FLOOR PLAN**

**A-111**

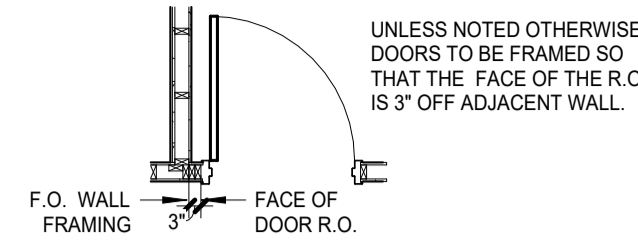
### WALL TYPES:

WALL TYPE NOTES:  
SEE WALL ASSEMBLIES SHEET A-002 FOR WALL TYPE INFORMATION.

### NEW WORK IN EXISTING EXTERIOR WALLS

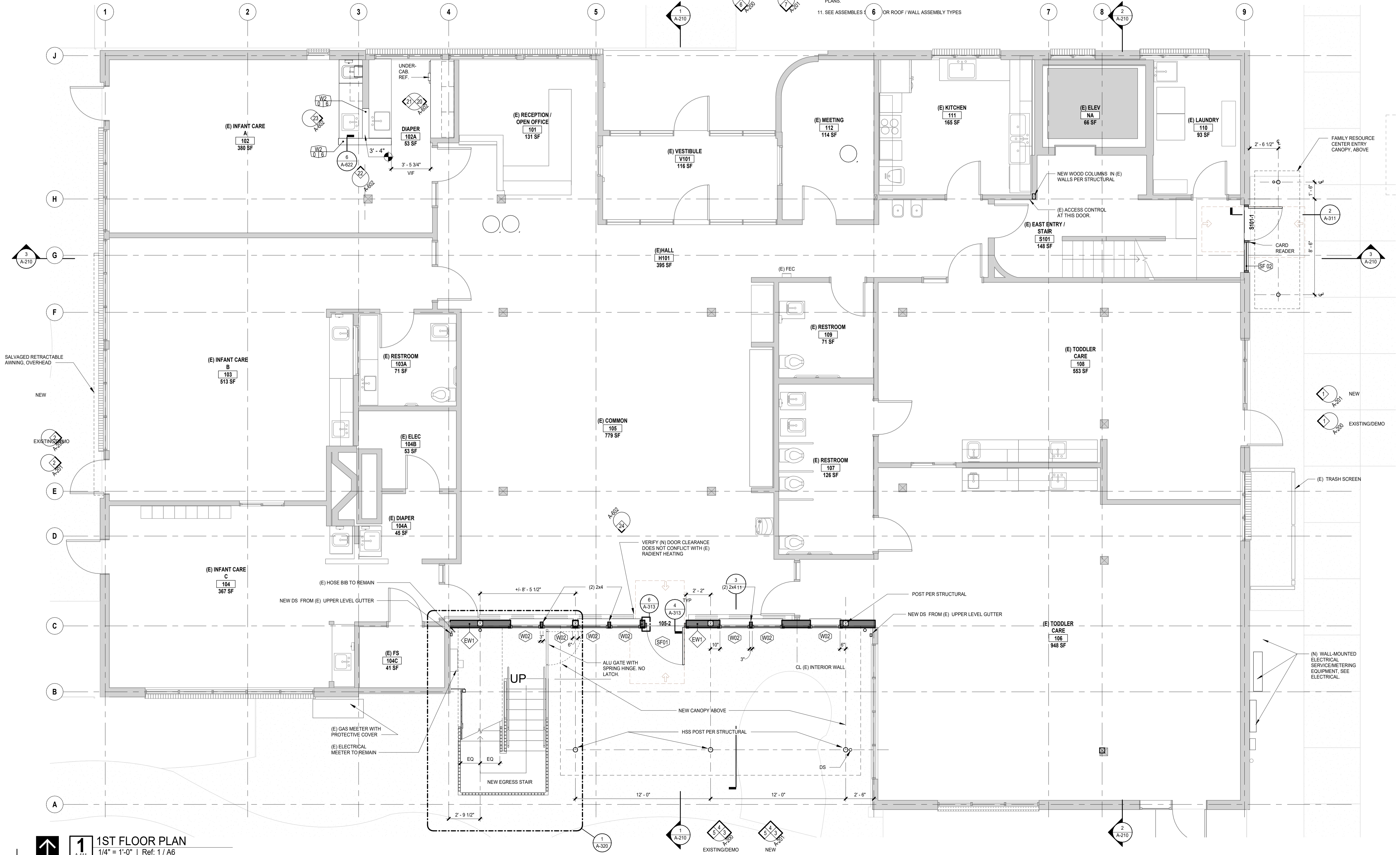
WHERE NEW WINDOWS, OR DOORS ARE ADDED OR WHERE EXISTING OPENINGS ARE INFILLED, PROVIDE VERTICAL WOOD SIDING TO MATCH EXISTING ADJACENT WOOD CLADDING. PROVIDE NEW WRB AND PROVIDE POSITIVE LAPS AT EXISTING WRB (FELT - VERIFY)

### TYPICAL DOOR FRAMING:

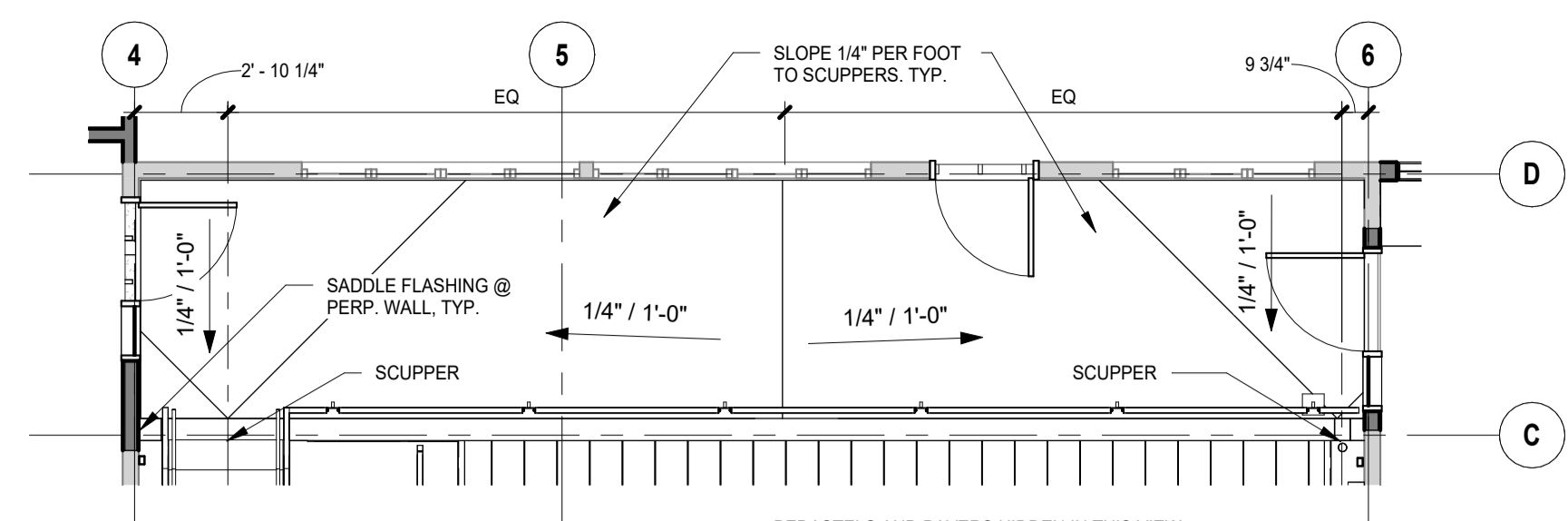


### GENERAL NOTES: FLOOR PLANS

- ALL DIMENSIONS TO FACE OF FRAMING / MASONRY / CONCRETE U.N.O.
- SEE DOOR FRAMING DIAGRAM THIS SHEET FOR TYPICAL DOOR FRAMING LAYOUTS.
- COORDINATE PLANS AND INTERIOR ELEVATIONS FOR INTERIOR STOREFRONT DIMENSIONS.
- COORDINATE WITH REFLECTED CEILING PLANS FOR SOFFIT AND TOP OF WALL DETAIL CALLOUTS.
- OFFICE FURNITURE IS INDICATED FOR DESIGN CLARITY ON THE FLOOR PLAN WITH A DASHED GRAY LINE. THIS FURNITURE IS N.I.C.
- WINDOW REPLACEMENT: SEE ELEVATIONS FOR LOCATIONS AND CALLOUTS OF REPLACEMENT WINDOWS.
- FILL EXISTING ROOF, FLOOR, AND/OR WALL CAVITIES WITH INSULATION WHERE EXPOSED DURING CONSTRUCTION.
- AT EXISTING CORRIDOR WALLS ABUTTING OFFICES, RESTROOMS, CONFERENCE ROOM, AND PRE-SCHOOL ROOM 216, REMOVE (E) WALL FINISH AND FILL CAVITY WITH ACOUSTIC BATT INSULATION.
- ALL INTERIOR WALLS TO RECEIVE GYPBOARD FINISH; APPLY GYPBOARD FINISH TO ALL (E) WALLS WITH EXPOSED FRAMING.
- ALL WALLS, FIRST FLOOR, TO RECEIVE NEW PAINT. ACCENT COLORS NOTED ON FINISH PLANS.
- SEE ASSEMBLIES 6 OR ROOF / WALL ASSEMBLY TYPES



4/8/2024 5:19:21 PM



**2 DRAINAGE DIAGRAM**  
3/16" = 1'-0"

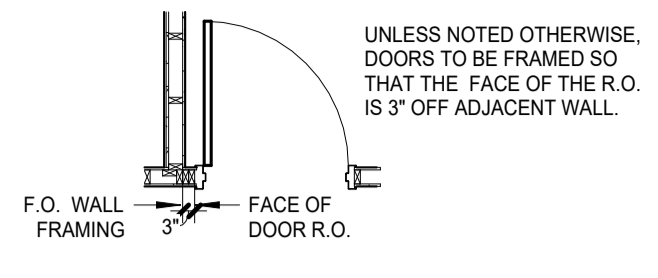
**WALL TYPES:**

WALL TYPE NOTES:  
SEE WALL ASSEMBLY SHEET A-002 FOR WALL TYPE INFORMATION.

**NEW WORK IN EXISTING EXTERIOR WALLS**

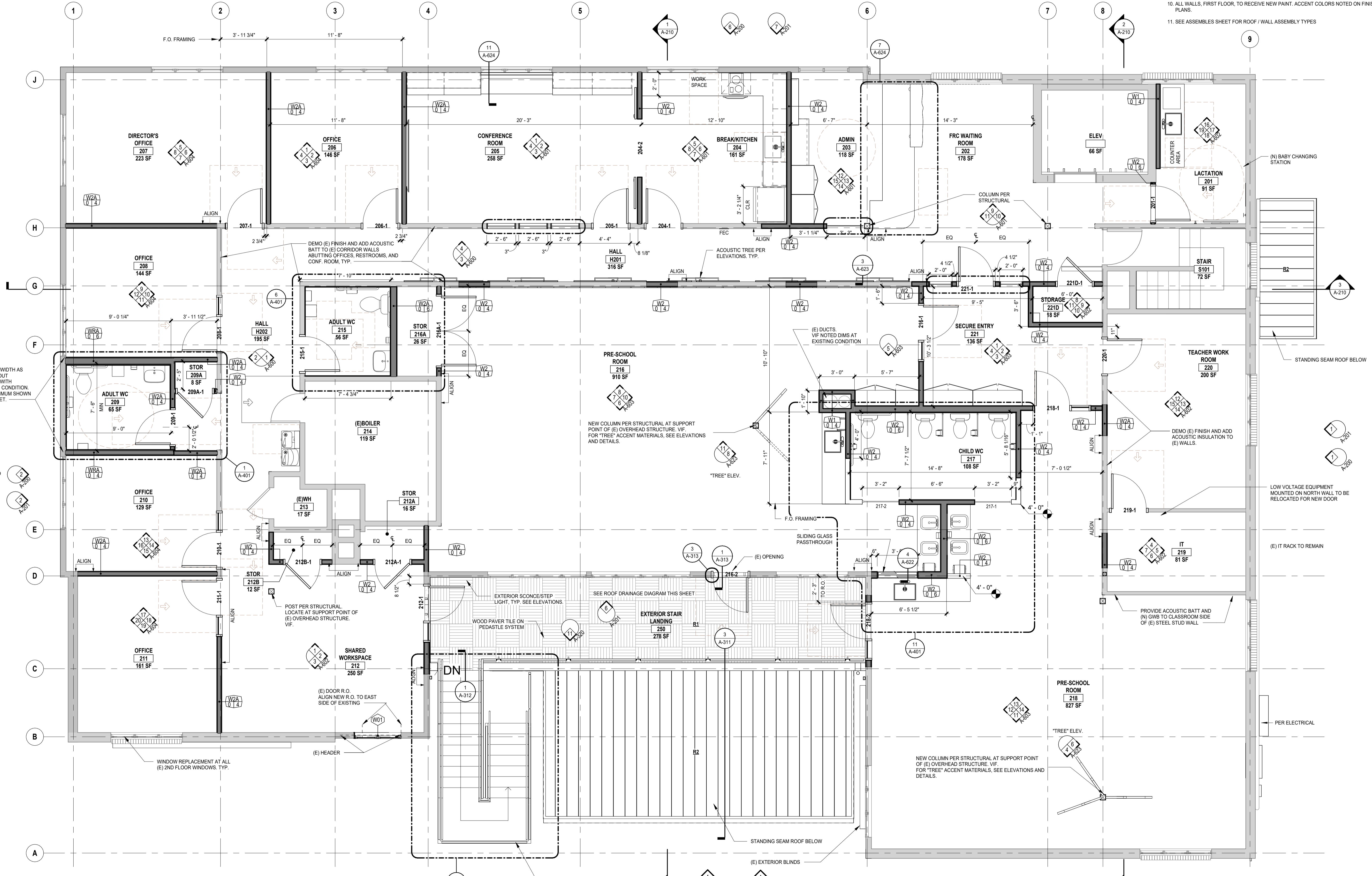
WHERE NEW WINDOWS, OR DOORS ARE ADDED OR WHERE EXISTING OPENINGS ARE INFILLED, PROVIDE VERTICAL WOOD SIDING TO MATCH EXISTING ADJACENT WOOD CLADDING. PROVIDE NEW WRB AND PROVIDE POSITIVE LAPS AT EXISTING WRB (FELT - VERIFY)

**TYPICAL DOOR FRAMING:**



**GENERAL NOTES: FLOOR PLANS**

- ALL DIMENSIONS TO FACE OF FRAMING / MASONRY / CONCRETE U.N.O.
- SEE DOOR FRAMING DIAGRAM THIS SHEET FOR TYPICAL DOOR FRAMING LAYOUTS.
- COORDINATE PLANS AND INTERIOR ELEVATIONS FOR INTERIOR STOREFRONT DIMENSIONS.
- COORDINATE WITH REFLECTED CEILING PLANS FOR SOFFIT AND TOP OF WALL DETAIL CALLOUTS.
- OFFICE FURNITURE IS INDICATED FOR DESIGN CLARITY ON THE FLOOR PLAN WITH A DASHED GRAY LINE. THIS FURNITURE IS N.I.G.
- WINDOW REPLACEMENT: SEE ELEVATIONS FOR LOCATIONS AND CALLOUTS OF REPLACEMENT WINDOWS.
- FILL EXISTING ROOF, FLOOR, AND/OR WALL CAVITIES WITH INSULATION WHERE EXPOSED DURING CONSTRUCTION.
- AT EXISTING CORRIDOR WALLS ABUTTING OFFICES, RESTROOMS, CONFERENCE ROOM, AND PRE-SCHOOL ROOM 216, REMOVE (E) WALL FINISH AND FILL CAVITY WITH ACOUSTIC BATT INSULATION.
- ALL INTERIOR WALLS TO RECEIVE GYPSOBOARD FINISH; APPLY GYPSOBOARD FINISH TO ALL (E) WALLS WITH EXPOSED FRAMING.
- ALL WALLS, FIRST FLOOR, TO RECEIVE NEW PAINT. ACCENT COLORS NOTED ON FINISH PLANS.
- SEE ASSEMBLY SHEET FOR ROOF / WALL ASSEMBLY TYPES



**1 2ND FLOOR PLAN**  
1/4" = 1'-0" | Ref: 1/A6

**ROWELL BROKAW**

1203 Willamette Street  
Suite 210  
Eugene, Oregon 97401  
541 485 1003  
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**PROJECT TRACKING**

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

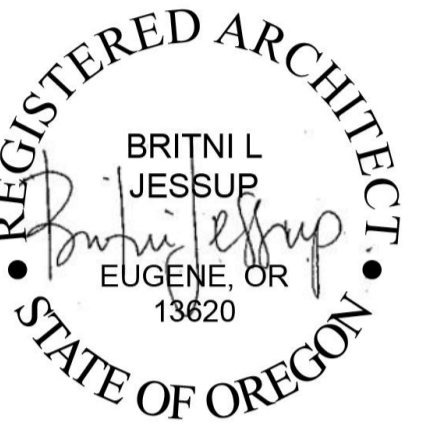
**Owner**  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**  
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**2ND FLOOR PLAN**

**A-112**

4/8/2024 5:19:24 PM



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REV.	DATE	DESCRIPTION

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100% SD	2023-10-28	

PROJECT TRACKING		
RBA #:	2327	
P.I.C.:	BJ	
PM / PA:	PK/SL	

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

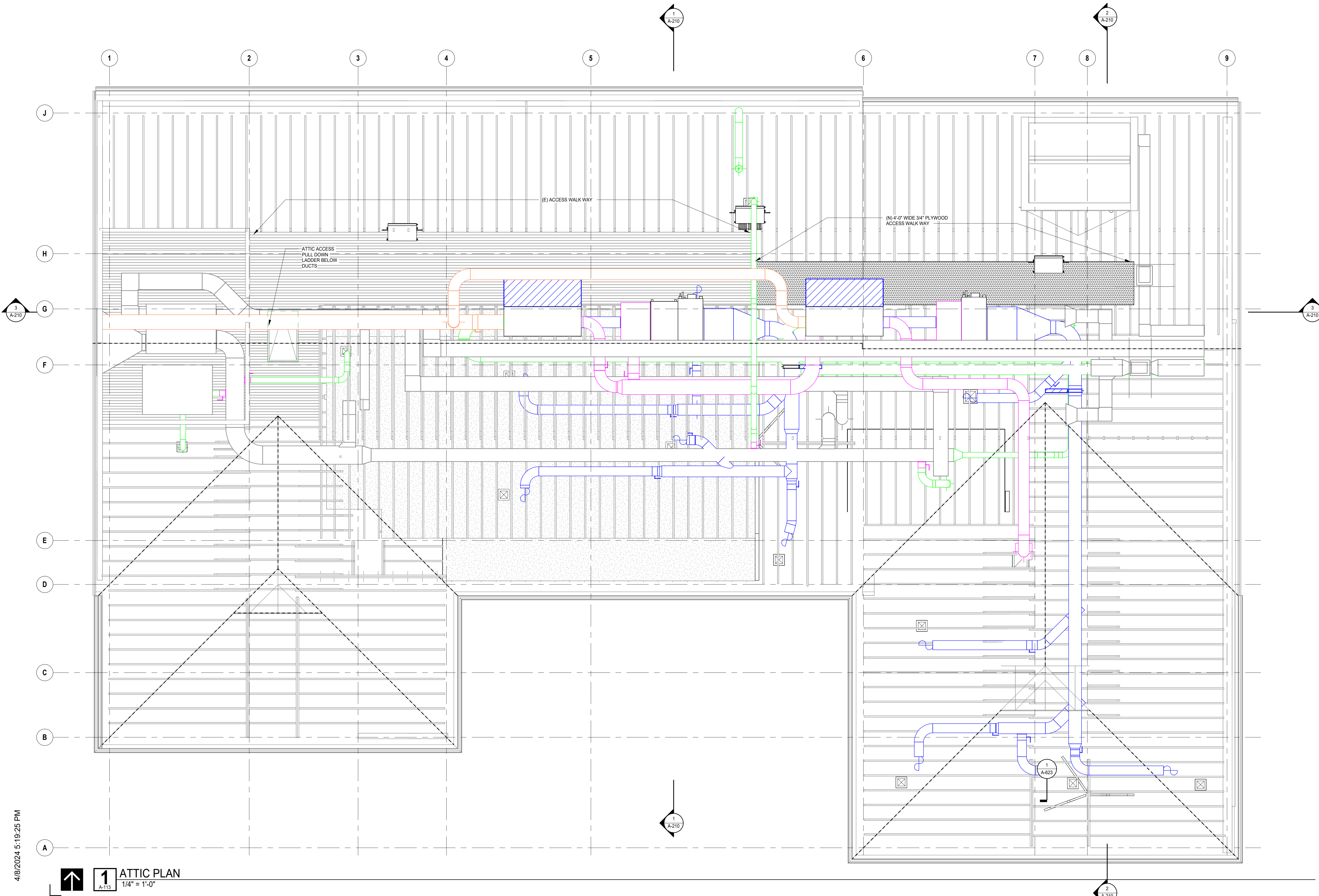
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**ATTIC PLAN**

**A-113**

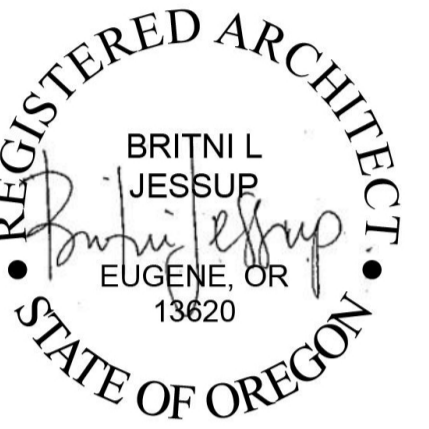
**GENERAL NOTES: ATTIC PLAN**

- MECHANICAL PLANS SHOWN HERE FOR REFERENCE. SEE MECHANICAL DOCUMENTS FOR MECHANICAL DESIGN.
- EXISTING ATTIC AND ROOF STRUCTURE IS DIAGRAMATIC BASED ON ORIGINAL 1950'S CONSTRUCTION DOCUMENTS. VERIFY EXISTING CONDITIONS.
- MAINTAIN EXISTING ATTIC INSULATION.
- REFER TO STRUCTURAL FOR NEW CEILING / ATTIC FLOOR FRAMING. WHERE EXISTING ATTIC FLOOR FRAMING IS EXPOSED DURING CONSTRUCTION, FILL CAVITY WITH NO LESS THAN R-49 BATT INSULATION.



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**1** ATTIC PLAN  
1/4" = 1'-0"



REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION

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ISSUE	DATE
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100% DD	2023-12-15
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PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

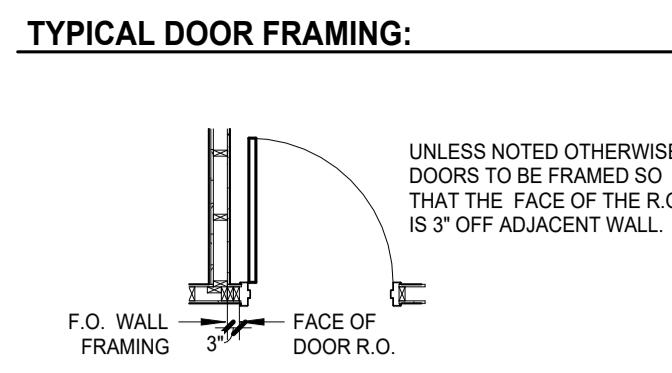
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**ROOF PLAN**

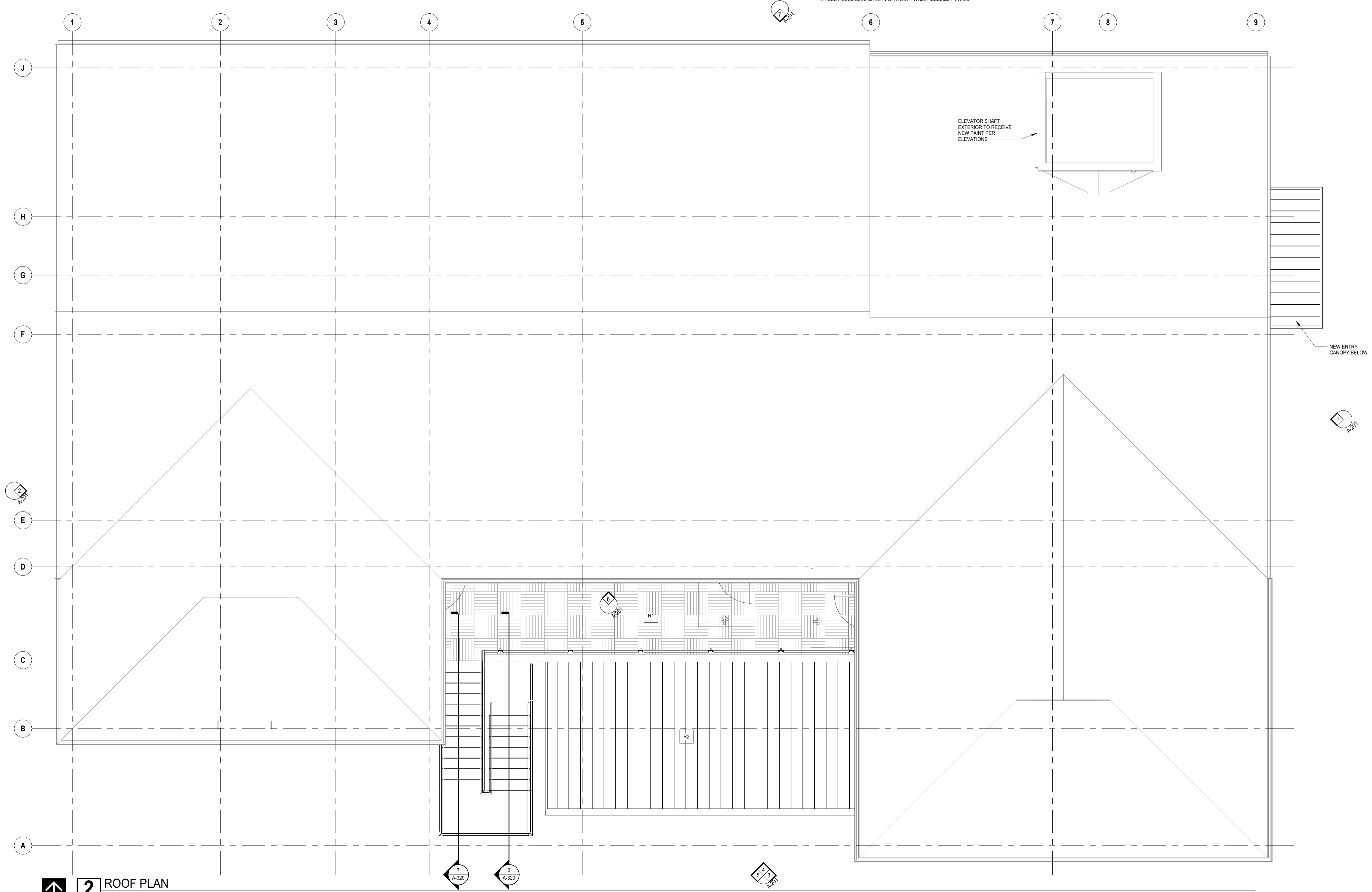
# A-114

**WALL TYPES:**  
WALL TYPE NOTES:  
SEE WALL ASSEMBLIES SHEET A-002 FOR WALL TYPE INFORMATION.

**NEW WORK IN EXISTING EXTERIOR WALLS**  
WHERE NEW WINDOWS, OR DOORS ARE ADDED OR WHERE EXISTING OPENINGS ARE INFILLED, PROVIDE VERTICAL WOOD SIDING TO MATCH EXISTING ADJACENT WOOD CLADDING. PROVIDE NEW WRB AND PROVIDE POSITIVE LAPS AT EXISTING WRB (FELT - VERIFY)

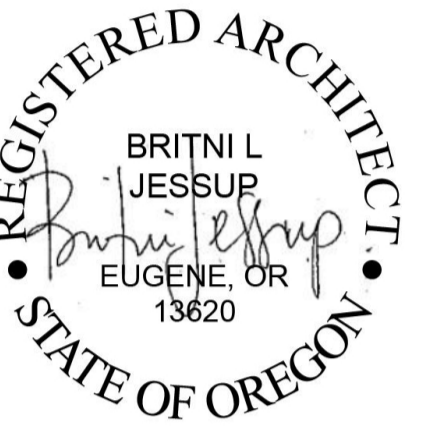


- GENERAL NOTES: FLOOR PLANS**
- ALL DIMENSIONS TO FACE OF FRAMING / MASONRY / CONCRETE U.N.O.
  - SEE DOOR FRAMING DIAGRAM THIS SHEET FOR TYPICAL DOOR FRAMING LAYOUTS.
  - COORDINATE PLANS AND INTERIOR ELEVATIONS FOR INTERIOR STOREFRONT DIMENSIONS.
  - COORDINATE WITH REFLECTED CEILING PLANS FOR SOFFIT AND TOP OF WALL DETAIL CALLOUTS.
  - OFFICE FURNITURE IS INDICATED FOR DESIGN CLARITY ON THE FLOOR PLAN WITH A DASHED GRAY LINE. THIS FURNITURE IS N.I.C.
  - WINDOW REPLACEMENT: SEE ELEVATIONS FOR LOCATIONS AND CALLOUTS OF REPLACEMENT WINDOWS.
  - FILL EXISTING ROOF, FLOOR, AND/OR WALL CAVITIES WITH INSULATION WHERE EXPOSED DURING CONSTRUCTION.
  - AT EXISTING CORRIDOR WALLS ABUTTING OFFICES, RESTROOMS, CONFERENCE ROOM, AND PRE-SCHOOL ROOM 216, REMOVE (E) WALL FINISH AND FILL CAVITY WITH ACOUSTIC BATT INSULATION.
  - ALL INTERIOR WALLS TO RECEIVE GYPBOARD FINISH; APPLY GYPBOARD FINISH TO ALL (E) WALLS WITH EXPOSED FRAMING.
  - ALL WALLS, FIRST FLOOR, TO RECEIVE NEW PAINT. ACCENT COLORS NOTED ON FINISH PLANS.
  - SEE ASSEMBLIES SHEET FOR ROOF / WALL ASSEMBLY TYPES



4/8/2024 5:19:26 PM

**2** ROOF PLAN  
A-114 1/4" = 1'-0"



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100% SD	2023-10-28	

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

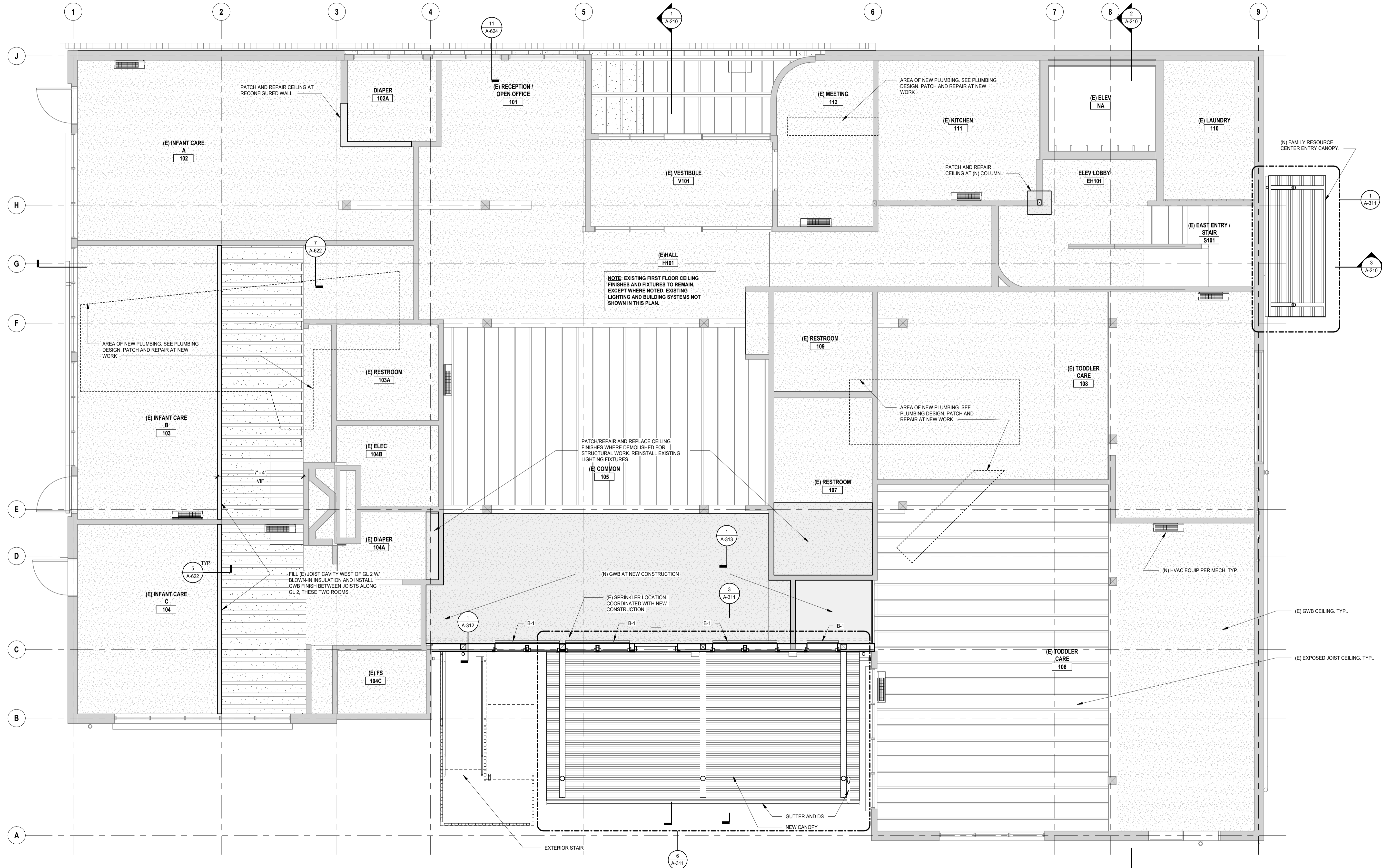
Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

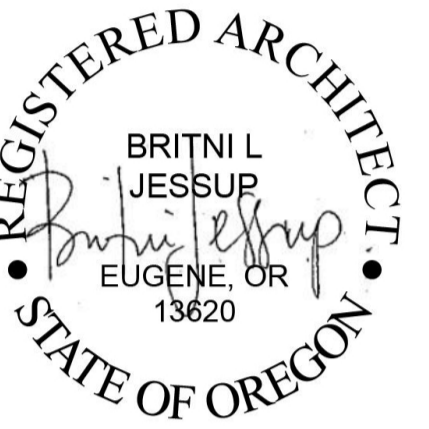
**REFLECTED CEILING  
PLAN - 1ST FLOOR**

### GENERAL NOTES: REFLECTED CEILING PLANS

- COORDINATE RCP WITH SCHEDULED CEILING TYPES AND CEILING FINISHES AS NOTED IN FINISH SCHEDULE.
- SEE FLOOR PLAN FOR WALL TYPE CALL OUTS
- COORDINATE ARCHITECTURAL RCP WITH MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION DRAWINGS. NOTIFY ARCHITECT OF ANY DISCREPANCIES.
- SEE ELECTRICAL SHEETS FOR LIGHTING SCHEDULES AND ADDITIONAL FIXTURE LOCATIONS.
- SEE MECHANICAL SHEETS FOR AIR SUPPLY, RETURN, AND EXHAUST DUCT ROUTING.
- SEE FIRE PROTECTION (FIRE SPRINKLER) SHEETS FOR SPRINKLER PIPE ROUTING. COORDINATE LAYOUT TO AVOID MECHANICAL, PLUMBING, ELECTRICAL AND LIGHTING EQUIPMENT.
- WHERE NOTED, "OPEN TO STRUCTURE" ROOM AREA HAS NO CEILING MATERIAL.
- LIGHTING - FOR ROOMS WITH A SINGLE LIGHT FIXTURE, CENTER FIXTURE WITHIN ROOM U.N.O.



4/8/2024 5:19:27 PM



REVISIONS TO THIS SHEET		
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100% DD	2023-12-15	
100% SD	2023-10-28	

#### PROJECT TRACKING

RBA #: 2327  
P.I.C.: BJ  
PM / PA: PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**  
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

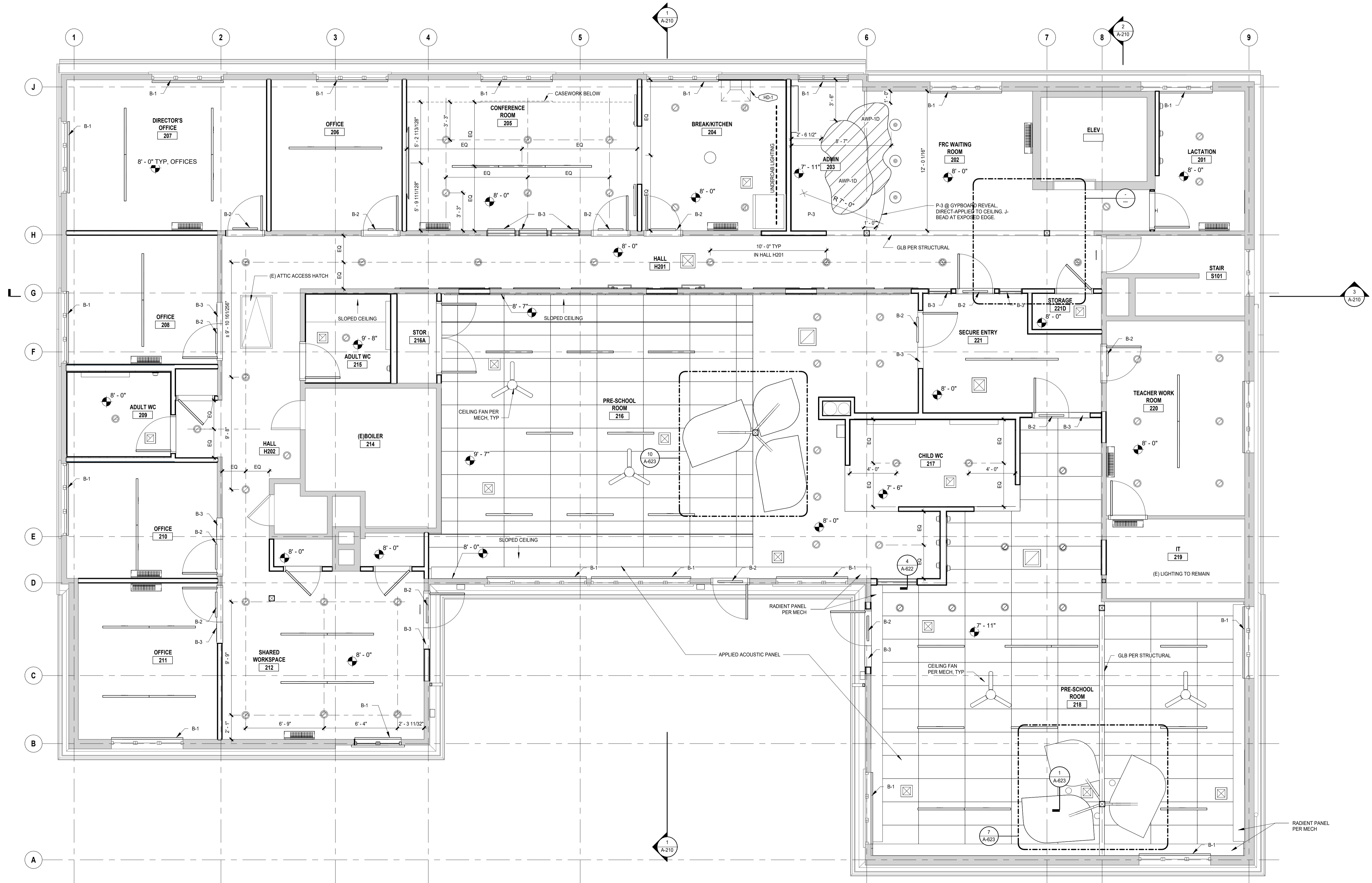
#### REFLECTED CEILING PLAN - 2ND FLOOR

#### GENERAL NOTES: REFLECTED CEILING PLANS

- COORDINATE RCP WITH SCHEDULED CEILING TYPES AND CEILING FINISHES AS NOTED IN FINISH SCHEDULE.
- SEE FLOOR PLAN FOR WALL TYPE CALL OUTS
- COORDINATE ARCHITECTURAL RCP WITH MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION DRAWINGS. NOTIFY ARCHITECT OF ANY DISCREPANCIES.
- SEE ELECTRICAL SHEETS FOR LIGHTING SCHEDULES AND ADDITIONAL FIXTURE LOCATIONS.
- SEE MECHANICAL SHEETS FOR AIR SUPPLY, RETURN, AND EXHAUST DUCT ROUTING.
- SEE FIRE PROTECTION (FIRE SPRINKLER) SHEETS FOR SPRINKLER PIPE ROUTING. COORDINATE LAYOUT TO AVOID MECHANICAL, PLUMBING, ELECTRICAL AND LIGHTING EQUIPMENT.
- WHERE NOTED, "OPEN TO STRUCTURE" ROOM AREA HAS NO CEILING MATERIAL.
- LIGHTING - FOR ROOMS WITH A SINGLE LIGHT FIXTURE, CENTER FIXTURE WITHIN ROOM U.N.O.

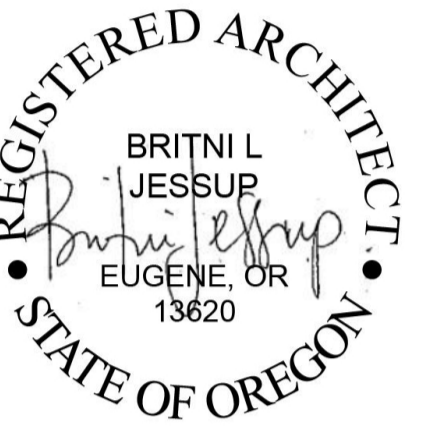
#### LIGHTING KEY

- | IMAGE | DESCRIPTION                                     |
|-------|---|
|       | SURFACE MOUNTED DOWNLIGHT                       |
|       | CLASSROOM LINEAR PENDANT DIRECT/INDIRECT        |
|       | OFFICE/WORKSPACE LINEAR PENDANT DIRECT/INDIRECT |
|       | WC LINEAR WALL MOUNTED DIRECT/INDIRECT          |
|       | BELL PENDANT                                    |
|       | SURFACE MOUNTED DOWNLIGHT                       |
|       | HVAC PER MECHANICAL                             |



4/8/2024 5:19:28 PM





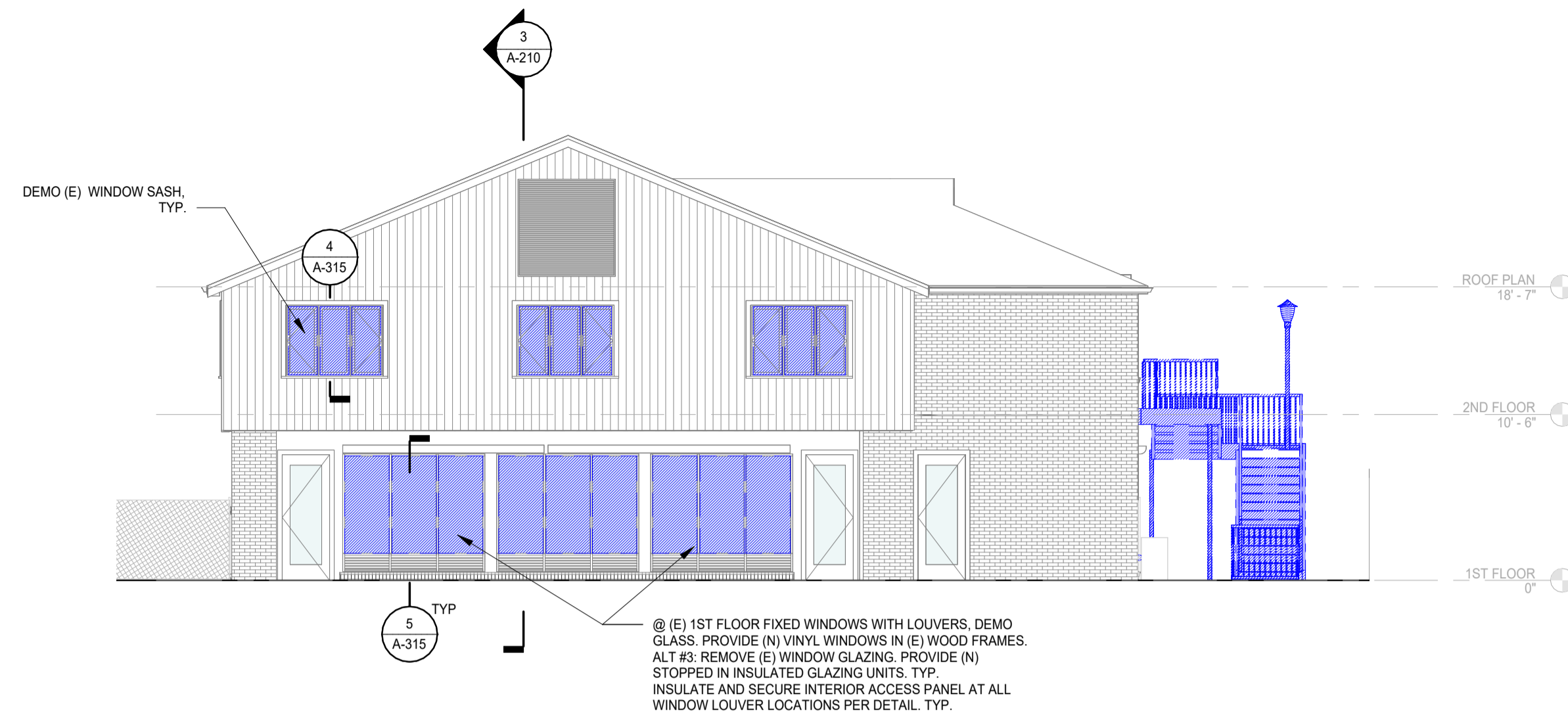
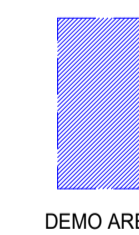
REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION

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100% DD	2023-12-15	
100% SD	2023-10-28	

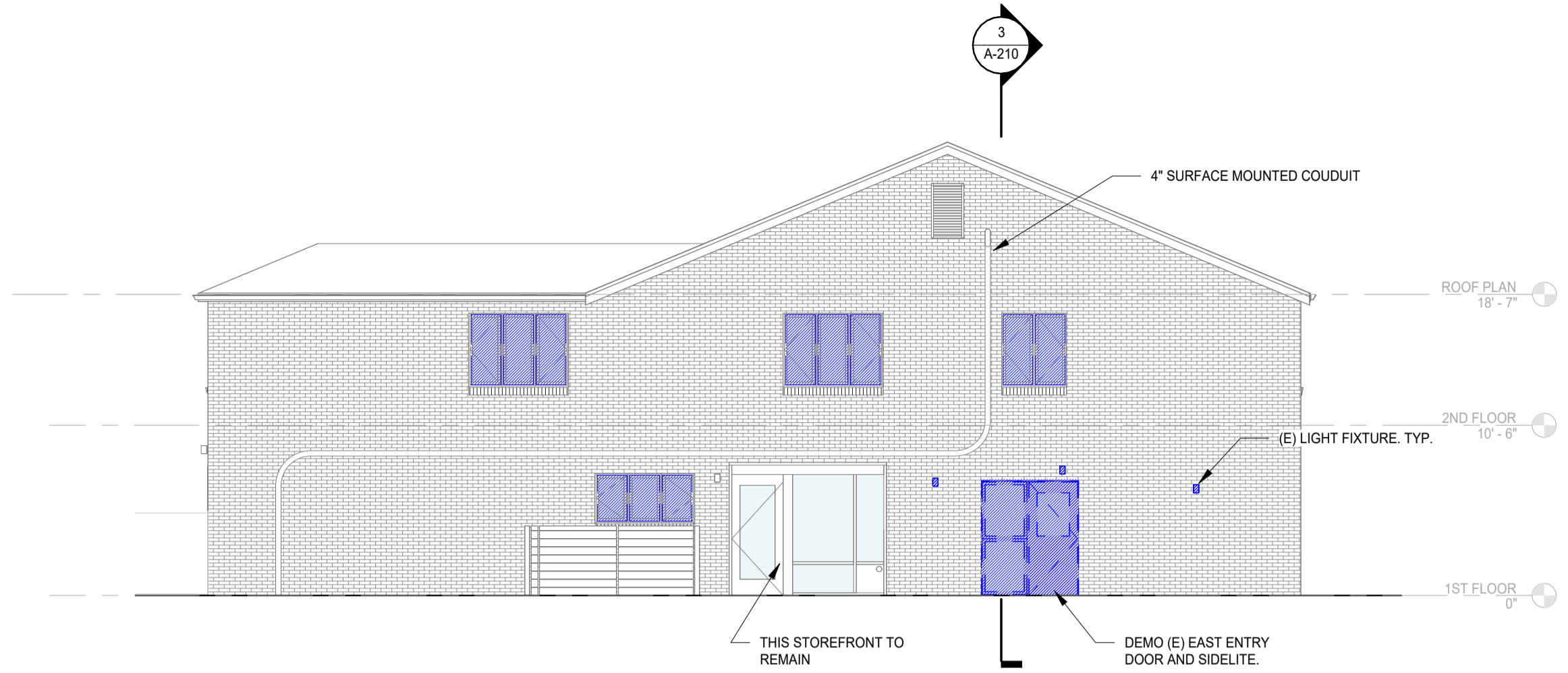
PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

**GENERAL NOTES: EXISTING / DEMO ELEVATIONS**

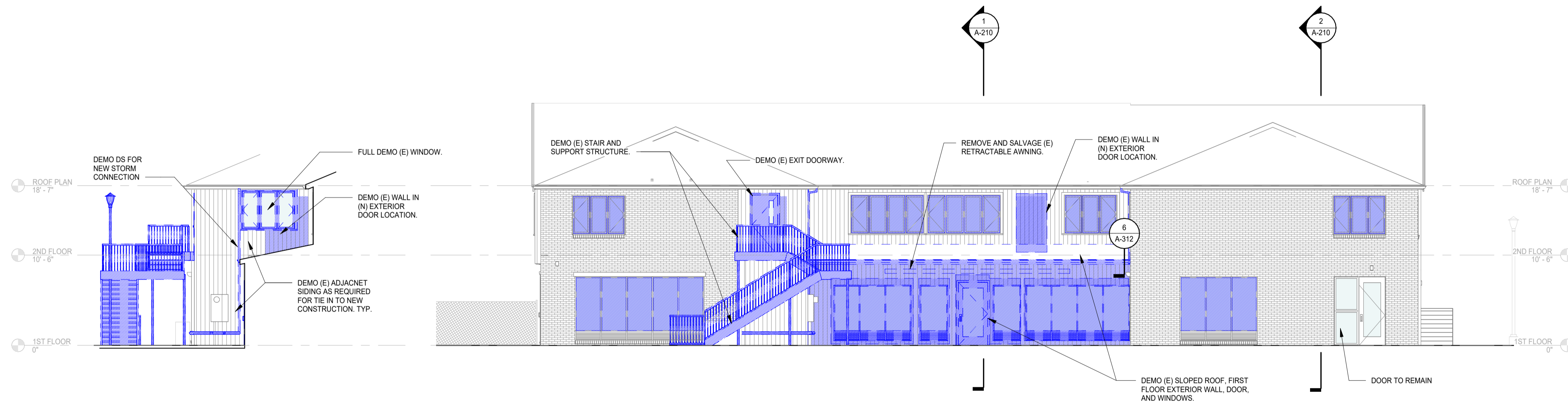
- INCIDENTAL DEMOLITION REQUIRED FOR BUILDING SERVICES AND MEPF WORK IS NOT SHOWN IN THESE DIAGRAMS. COORDINATE WITH MEPF DOCUMENTS.
- COORDINATE DEMO WITH BID ALTERNATES. SELECTED ALTERNATES MAY CHANGE DEMO SCOPE FROM BAS INDICATED IN THESE ELEVATIONS.



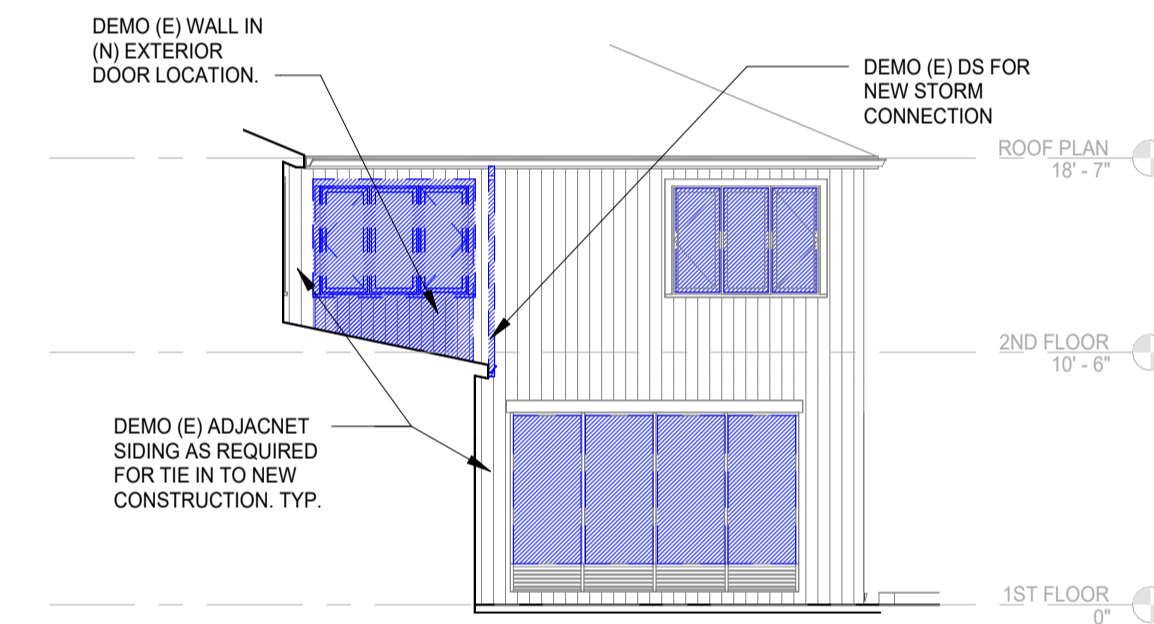
**2** WEST - EXISTING/DEMO  
1/8" = 1'-0"



**1** EAST - EXISTING/DEMO  
1/8" = 1'-0" | Ref: 1 / A-111

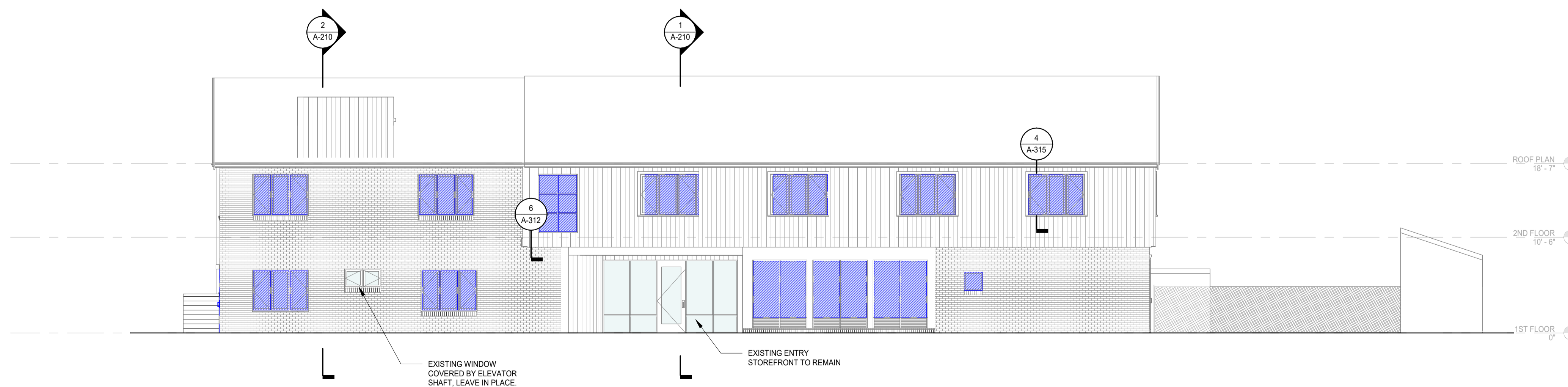


**4** SOUTH - EXISTING/DEMO  
1/8" = 1'-0" | Ref: 1 / A-111



**3** COURTYARD - EAST - EXISTING/DEMO  
1/8" = 1'-0" | Ref: 2 / A7

**5** COURTYARD - WEST - EXISTING/DEMO  
1/8" = 1'-0" | Ref: 2 / A7



**6** NORTH - EXISTING/DEMO  
1/8" = 1'-0" | Ref: 1 / A-111

REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION

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100% SD	2023-10-26	

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

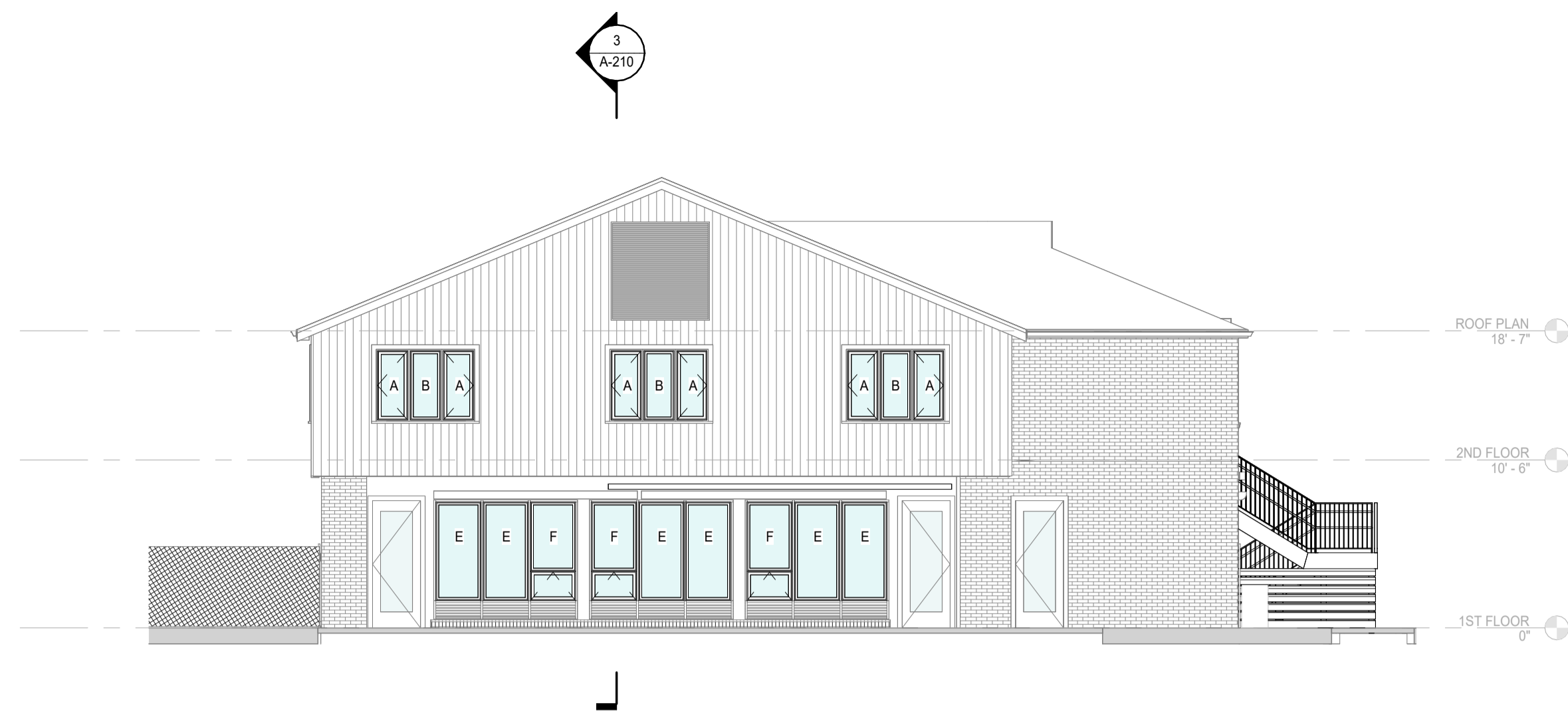
Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

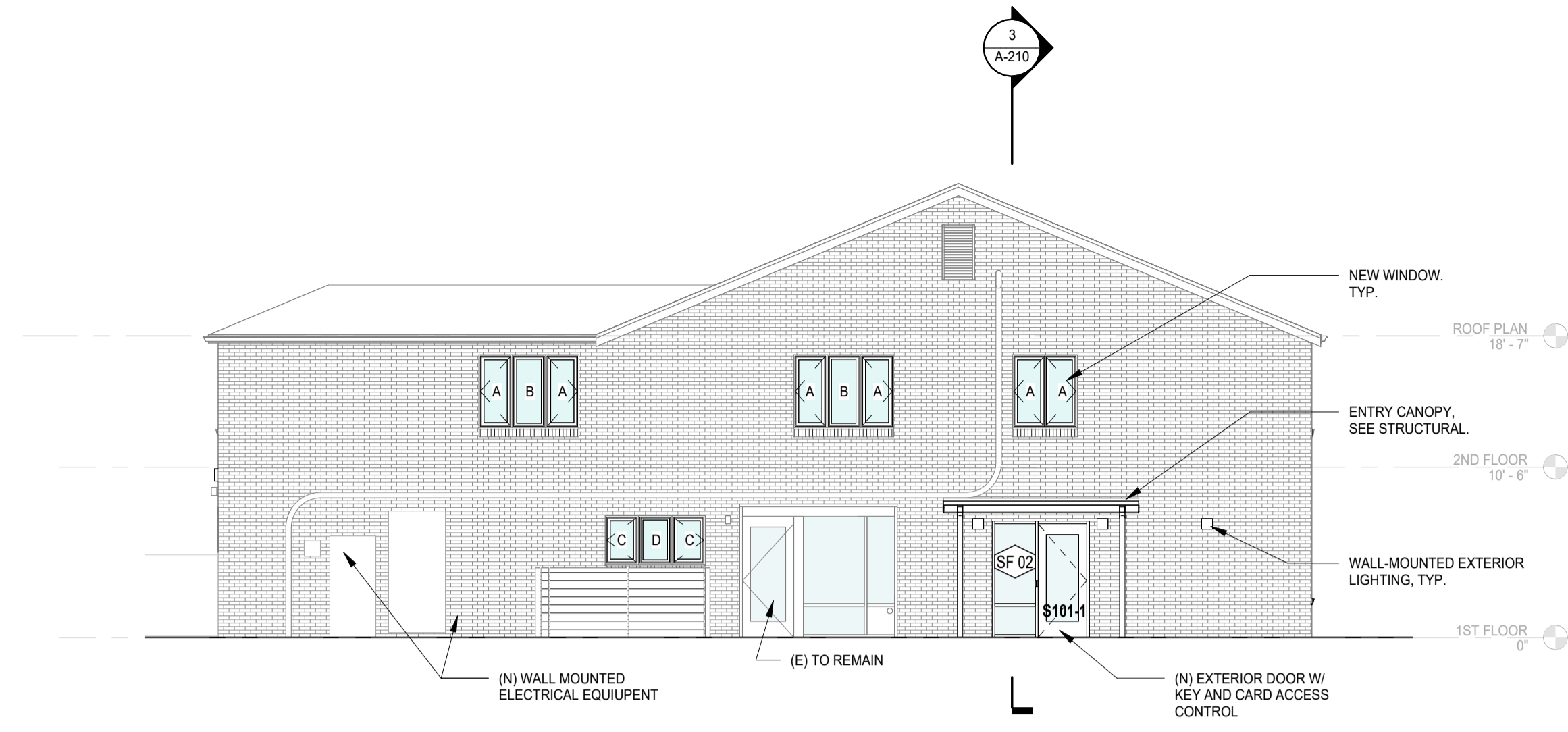
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

## BUILDING ELEVATIONS

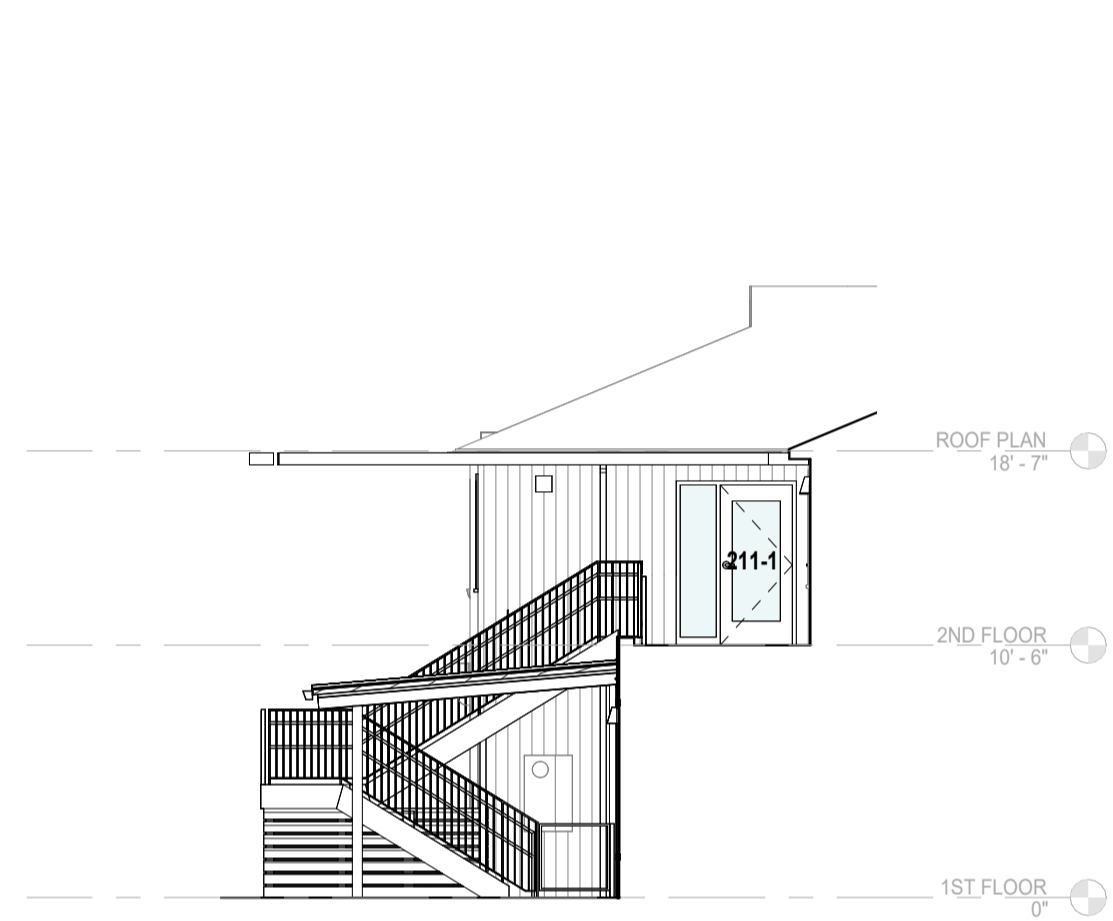
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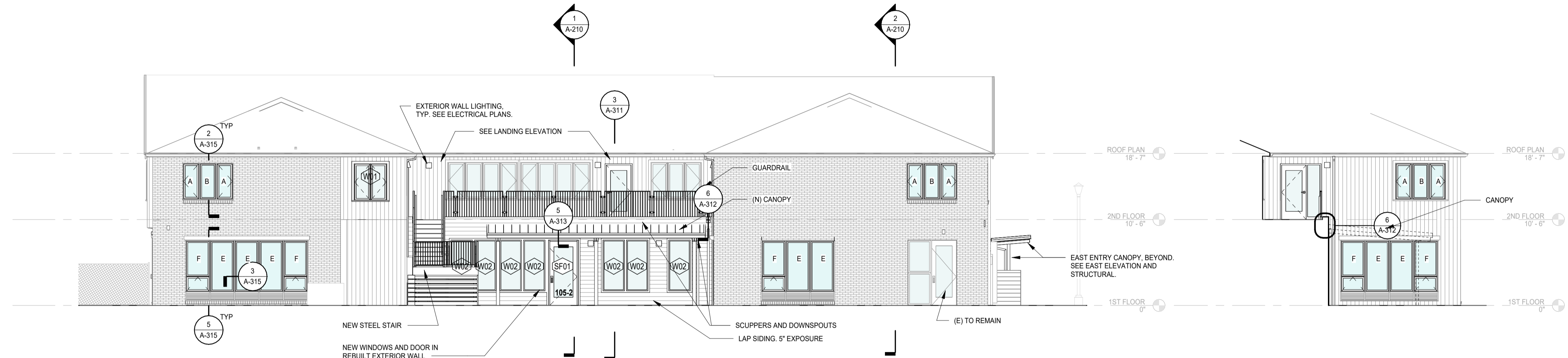
**2** ELEVATION - WEST  
1/8" = 1'-0"



**1** ELEVATION - EAST  
1/8" = 1'-0"

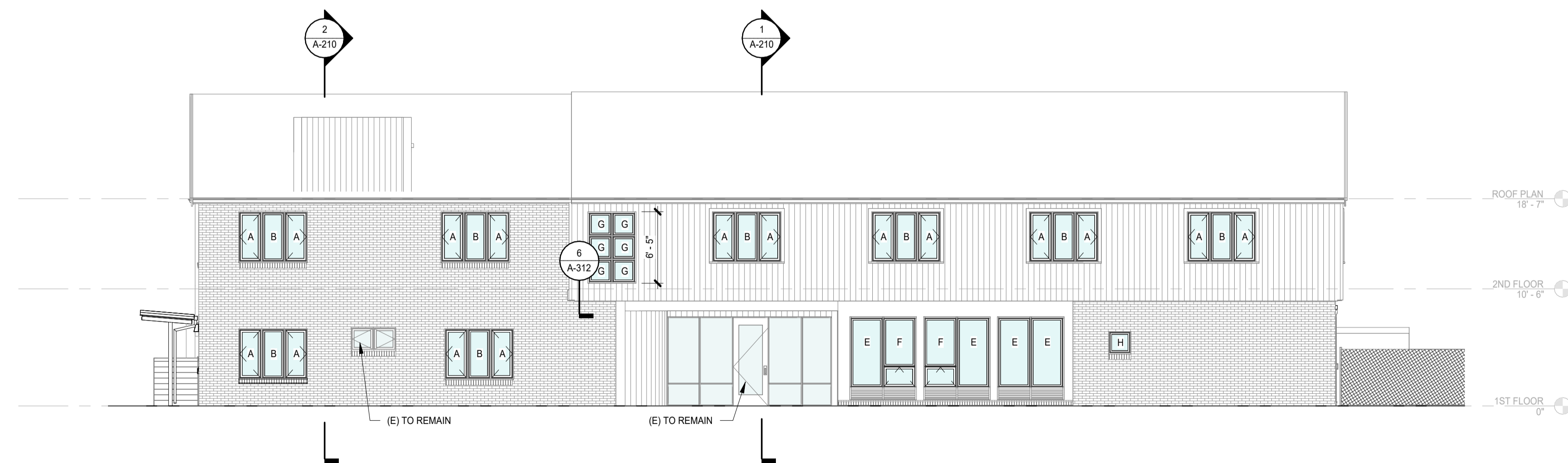


**5** COURTYARD-WEST  
1/8" = 1'-0"

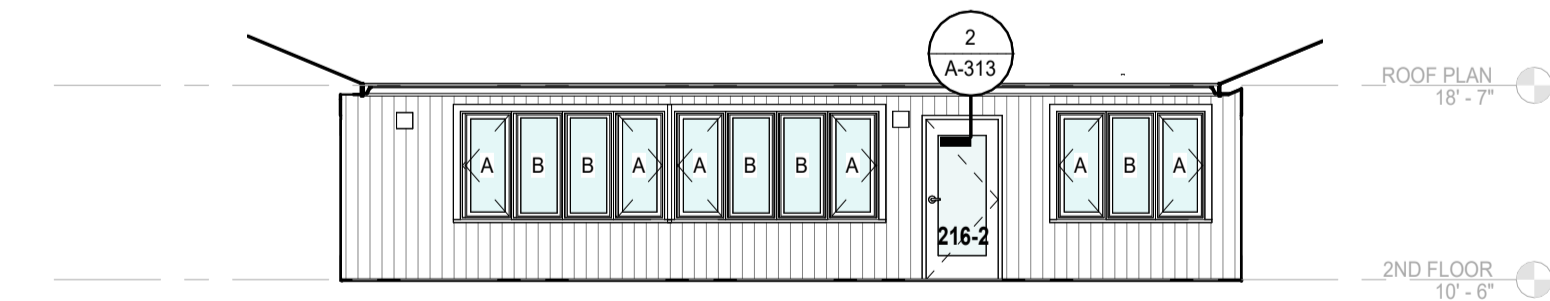


**4** ELEVATION - SOUTH  
1/8" = 1'-0"

**3** COURTYARD-EAST  
1/8" = 1'-0"



**7** ELEVATION - NORTH  
1/8" = 1'-0"



**6** LANDING - SOUTH  
1/8" = 1'-0"

### GENERAL NOTES: ELEVATIONS

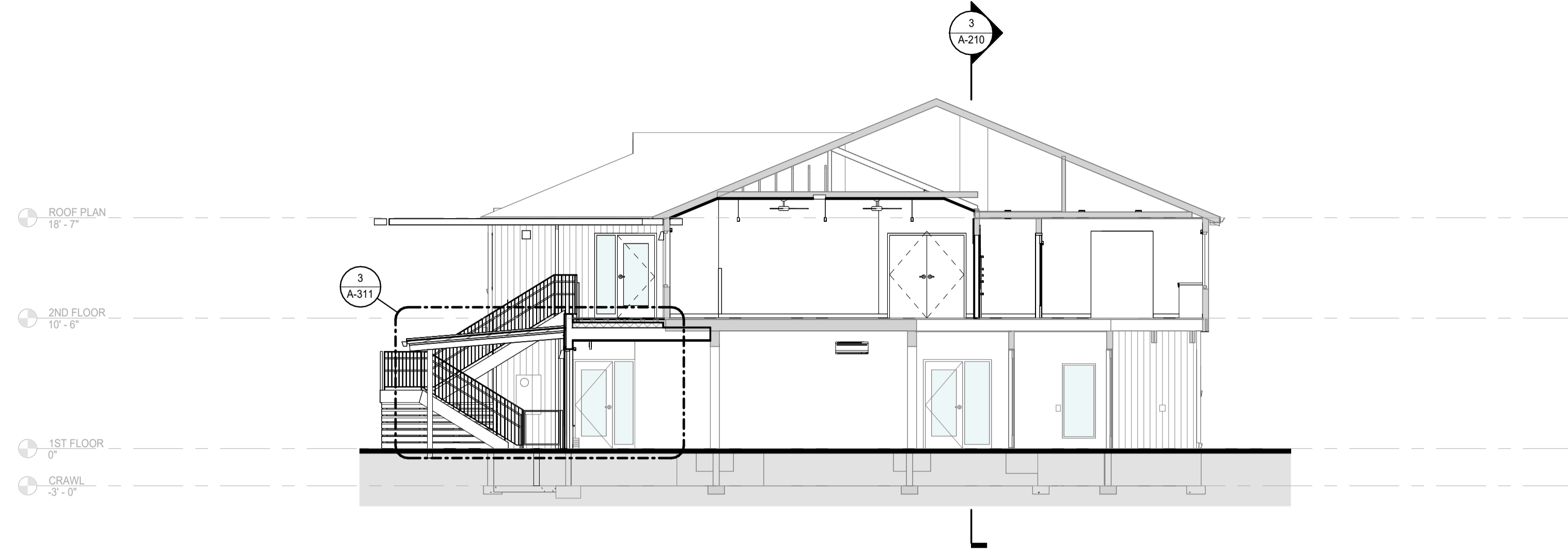
**EXTERIOR PAINTING:**  
1. PAINT ALL NEW AND EXISTING WOOD TRIM AND CLADDING.  
NO PAINT OR SEALANT AT EXISTING BRICK

**COLORS - SEE FINISH SCHEDULE**  
PX-1: BODY COLOR  
PX-2: TRIM & ACCENT COLOR  
PX-3: NEW STEEL STRUCTURE AT CANOPIES AND STAIRS

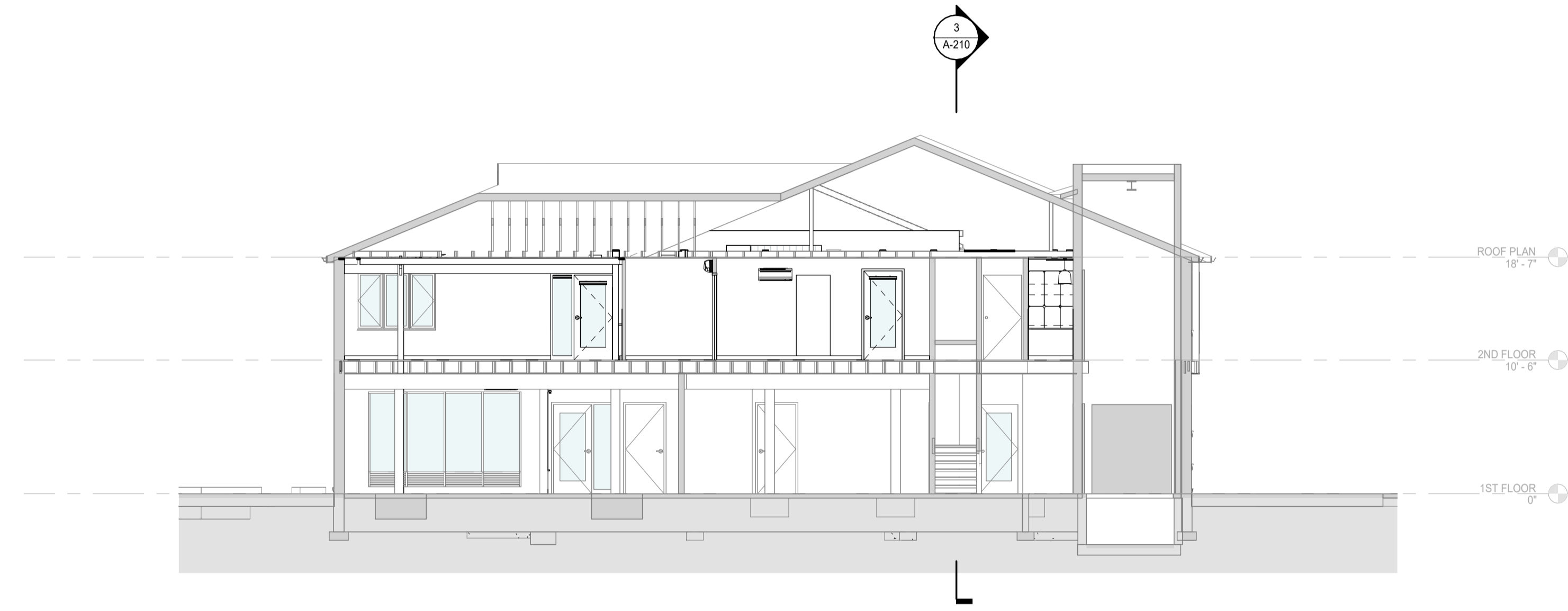


### GENERAL NOTES: BUILDING SECTIONS

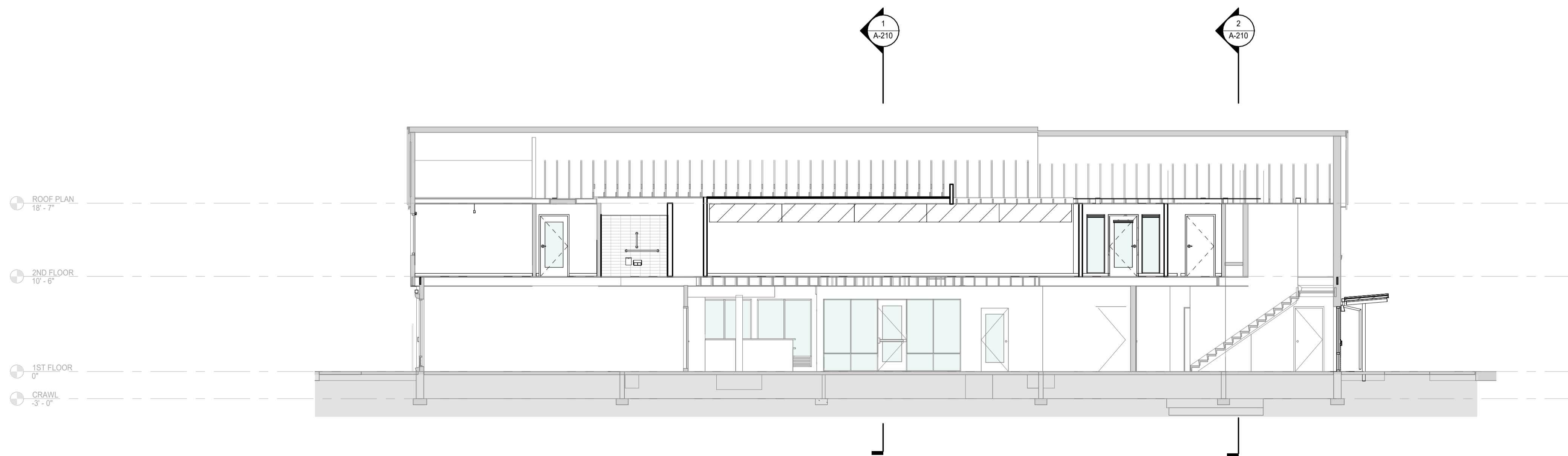
1. LEVEL ELEVATIONS AND BUILDING DIMENSIONS ARE BASED ON ORIGINAL 1950'S CONSTRUCTION DOCUMENTS AND SITE MEASUREMENTS. VERIFY CRITICAL LOCATIONS AND DIMENSIONS IN FIELD.
2. MEP DESIGN IS NOT SHOWN IN THE ARCHITECTURAL SECTIONS. SEE MEPP DOCUMENTS FOR COORDINATION.



**1** N-S SECTION @ MAIN ENTRY  
1/8" = 1'-0" | Ref. 1/A-111



**2** N-S SECTION @ ELEVATOR  
1/8" = 1'-0" | Ref. 1/A-111



**3** E-W SECTION @ HALL & STAIR  
1/8" = 1'-0" | Ref. 1/A-111

### REVISIONS TO THIS SHEET

REV.	DATE	DESCRIPTION
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### SET ISSUE DATE

90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

### PROJECT TRACKING

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

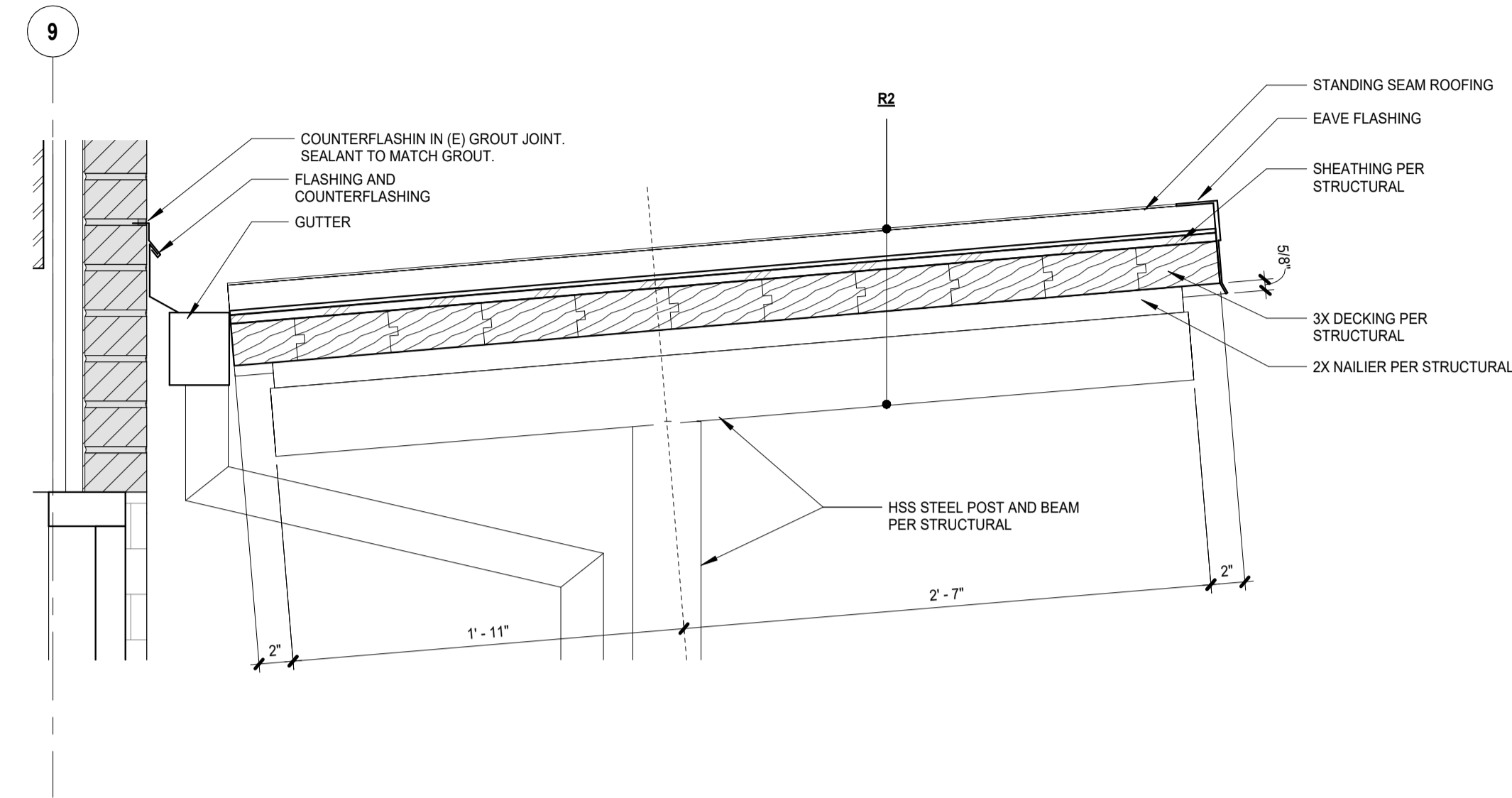
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

### BUILDING SECTIONS

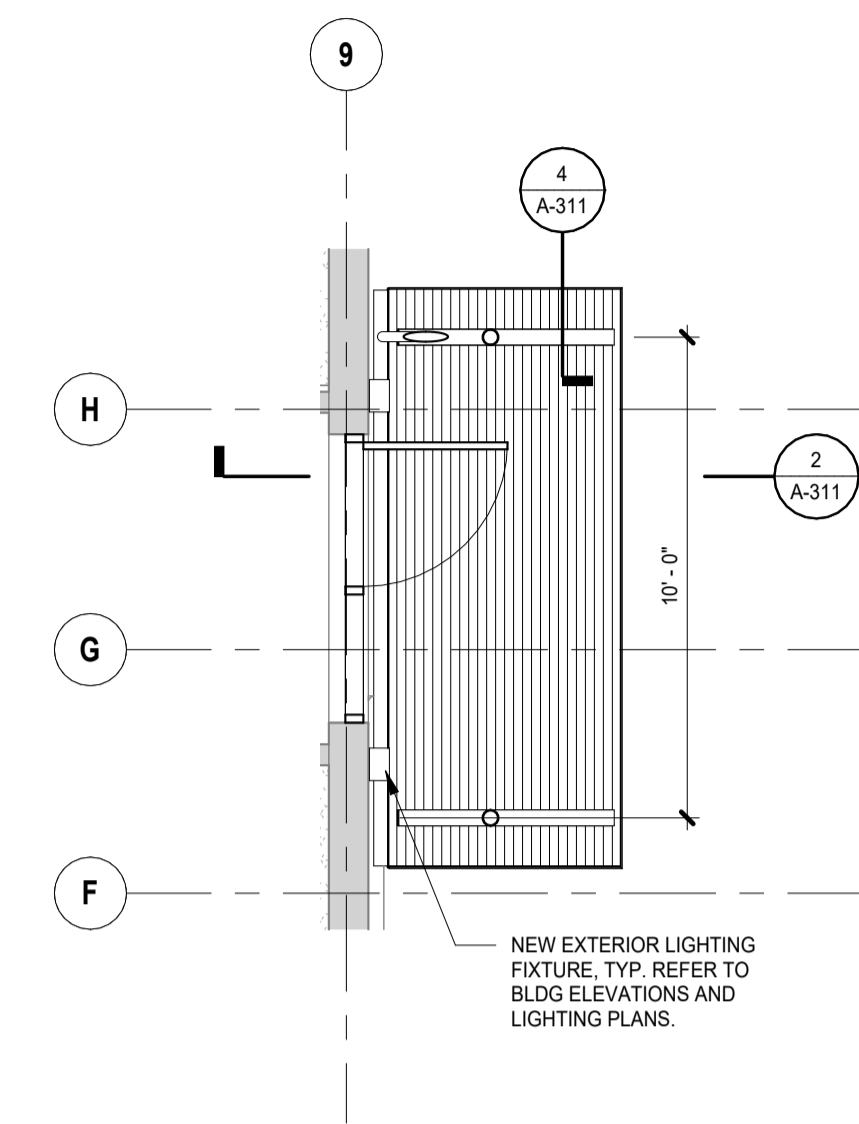
# A-210

**GENERAL NOTES: EXTERIOR DETAILS**

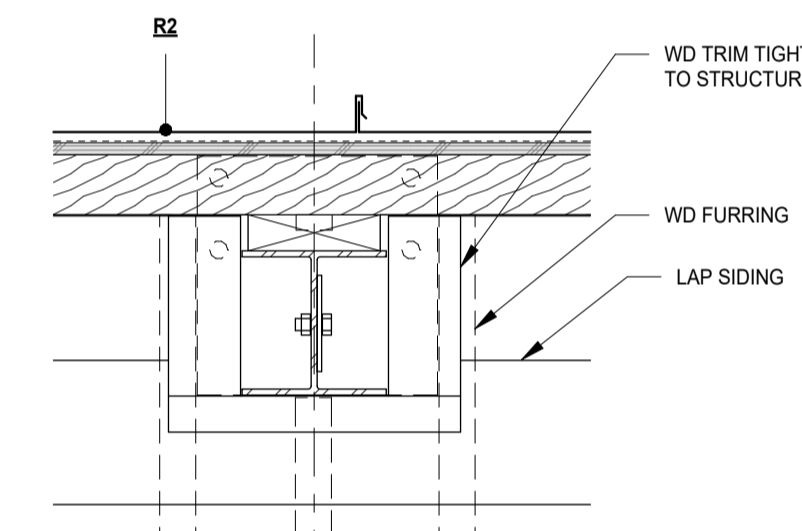
1. LEVEL ELEVATIONS AND EXISTING COMPONENT DIMENSIONS ARE BASE ON ORIGINAL 1950'S CONSTRUCTION DOCUMENTS AND SITE MEASUREMENTS. VERIFY CRITICAL LOCATIONS AND DIMENSIONS IN FIELD.
2. FILL EXISTING EXTERIOR WALL FRAMING CAVITY WITH R-21 MIN. INSULATION WHERE EXPOSED DURING CONSTRUCTION.
3. FILL EXISTING ROOF / ATTIC FRAMING CAVITIES WITH R-49 MIN. INSULATION WHERE EXPOSED DURING CONSTRUCTION.



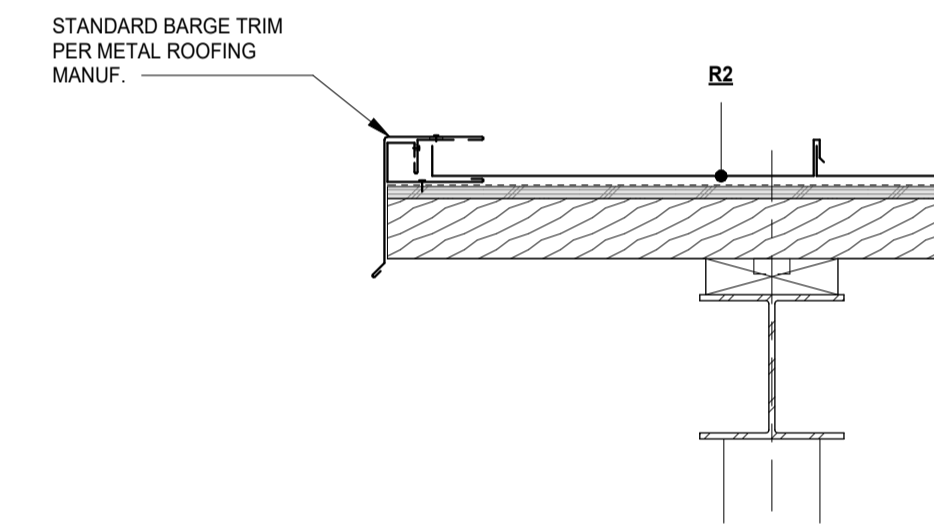
**2** EAST CANOPY SECTION  
1 1/2" = 1'-0" | Ref: 1 / A-111



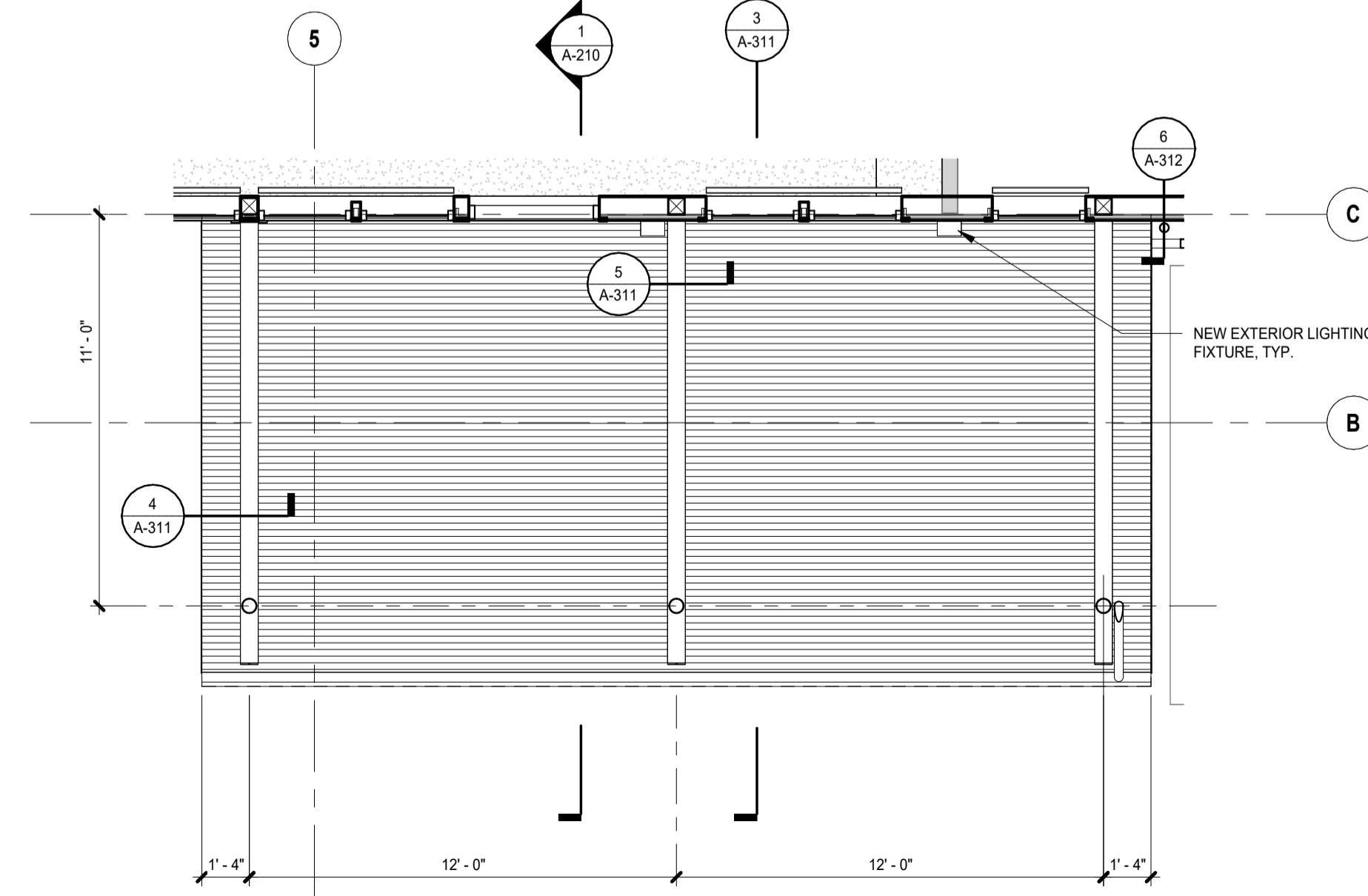
**1** EAST CANOPY - RCP  
1/4" = 1'-0" | Ref: 1 / A-141



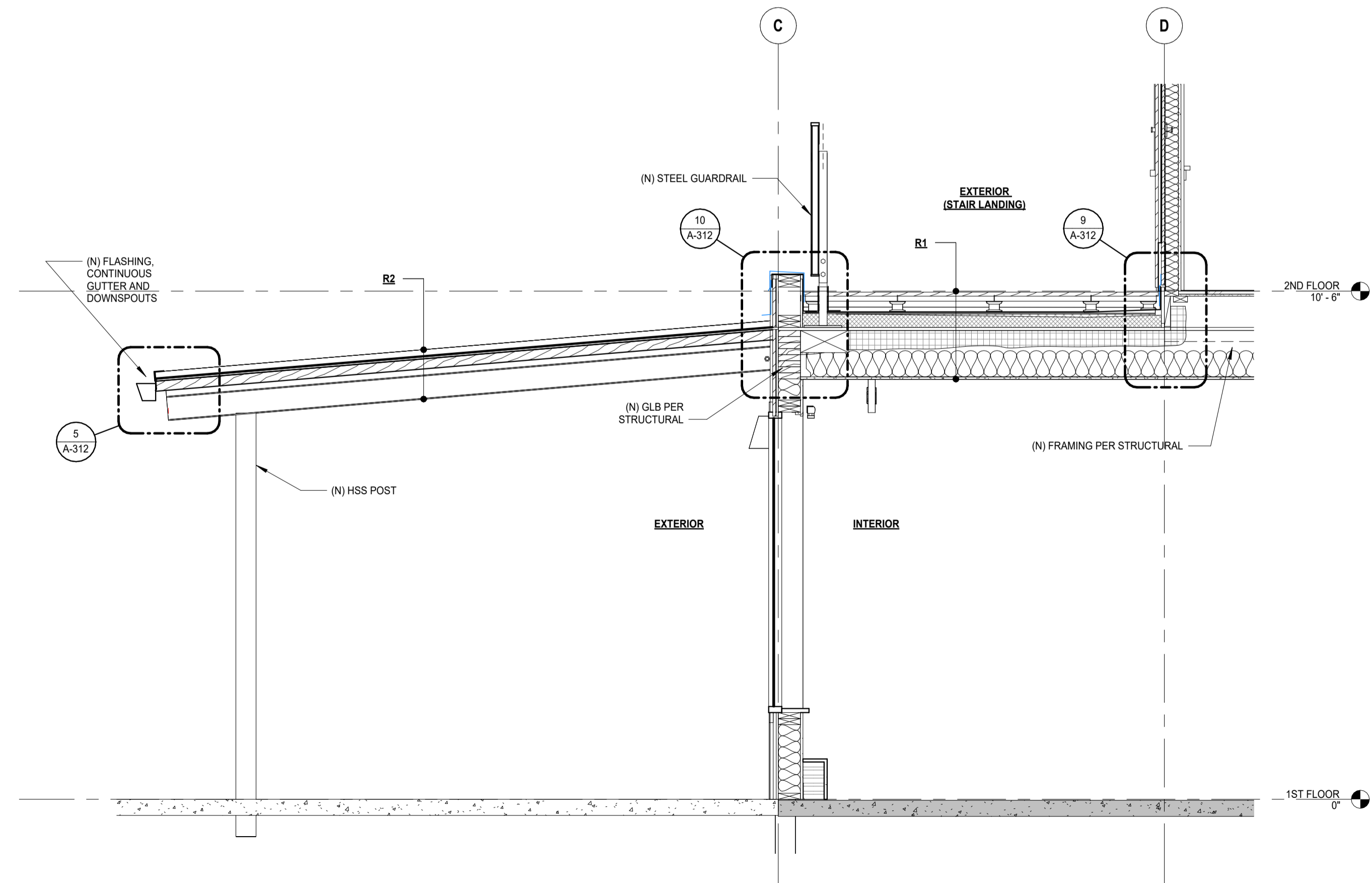
**5** SOUTH CANOPY - ELEVATION DETAIL  
1 1/2" = 1'-0" | Ref: 6 / A-311



**4** SOUTH CANOPY - BARGE  
1 1/2" = 1'-0" | Ref: 1 / A-311



**6** SOUTH CANOPY - REFLECTED CEILING PLAN  
1/4" = 1'-0" | Ref: 1 / A-141



**3** SOUTH CANOPY AND STAIR LANDING SECTION  
1/2" = 1'-0" | Ref: 1 / A-111

**REVISIONS TO THIS SHEET**

REV.	DATE	DESCRIPTION

**SET ISSUE DATE**

90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

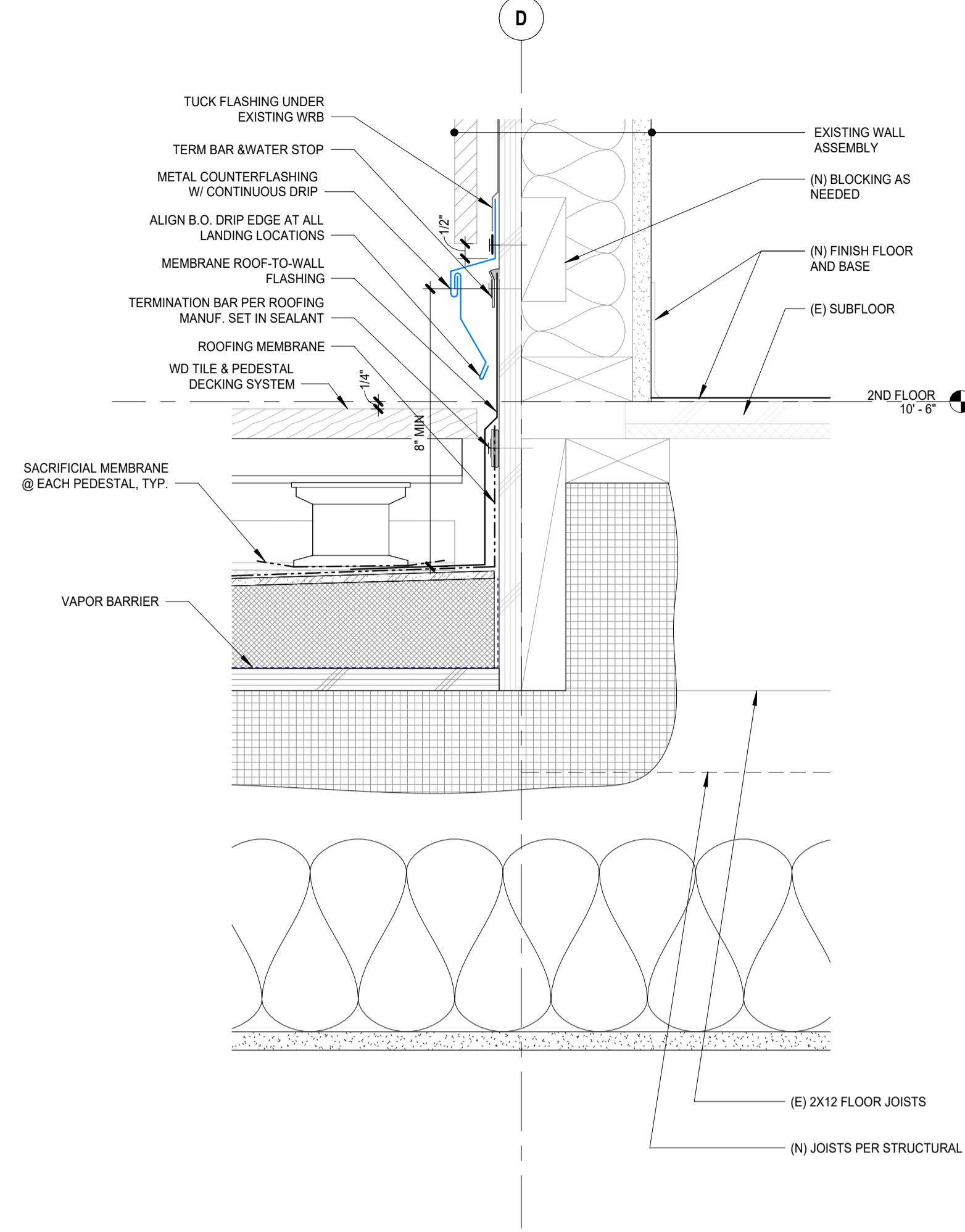
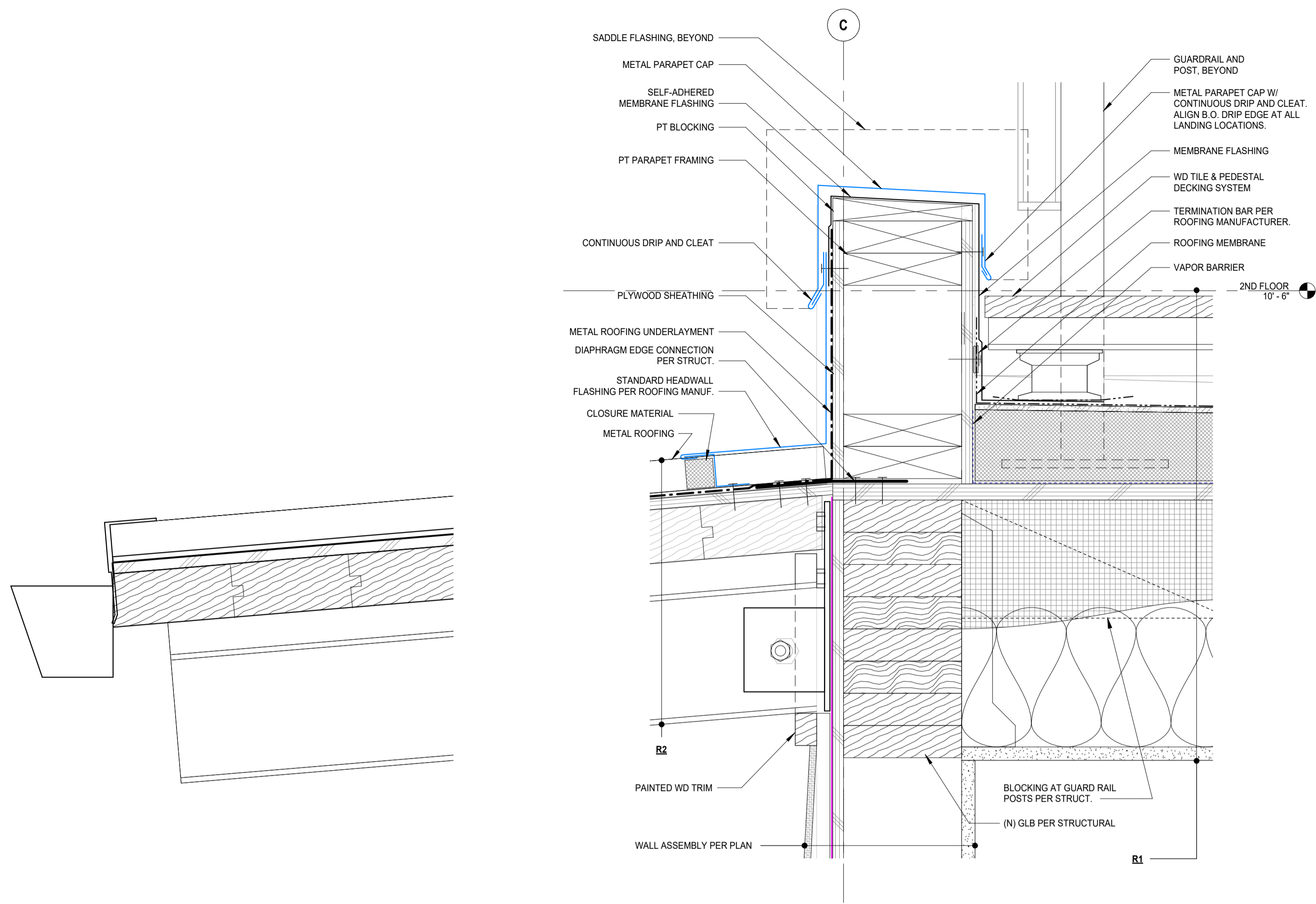
**PROJECT TRACKING**

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**  
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**EXTERIOR DETAILS**



- GENERAL NOTES: EXTERIOR DETAILS**
1. LEVEL ELEVATIONS AND EXISTING COMPONENT DIMENSIONS ARE BASE ON ORIGINAL 1950'S CONSTRUCTION DOCUMENTS AND SITE MEASUREMENTS. VERIFY CRITICAL LOCATIONS AND DIMENSIONS IN FIELD.
  2. FILL EXISTING EXTERIOR WALL FRAMING CAVITY WITH R-21 MIN. INSULATION WHERE EXPOSED DURING CONSTRUCTION.
  3. FILL EXISTING ROOF / ATTIC FRAMING CAVITIES WITH R-49 MIN. INSULATION WHERE EXPOSED DURING CONSTRUCTION.

# ROWELL BROKAW

1203 Willamette Street  
Suite 210  
Eugene, Oregon 97401  
541 485 1003  
rowellbrokaw.com

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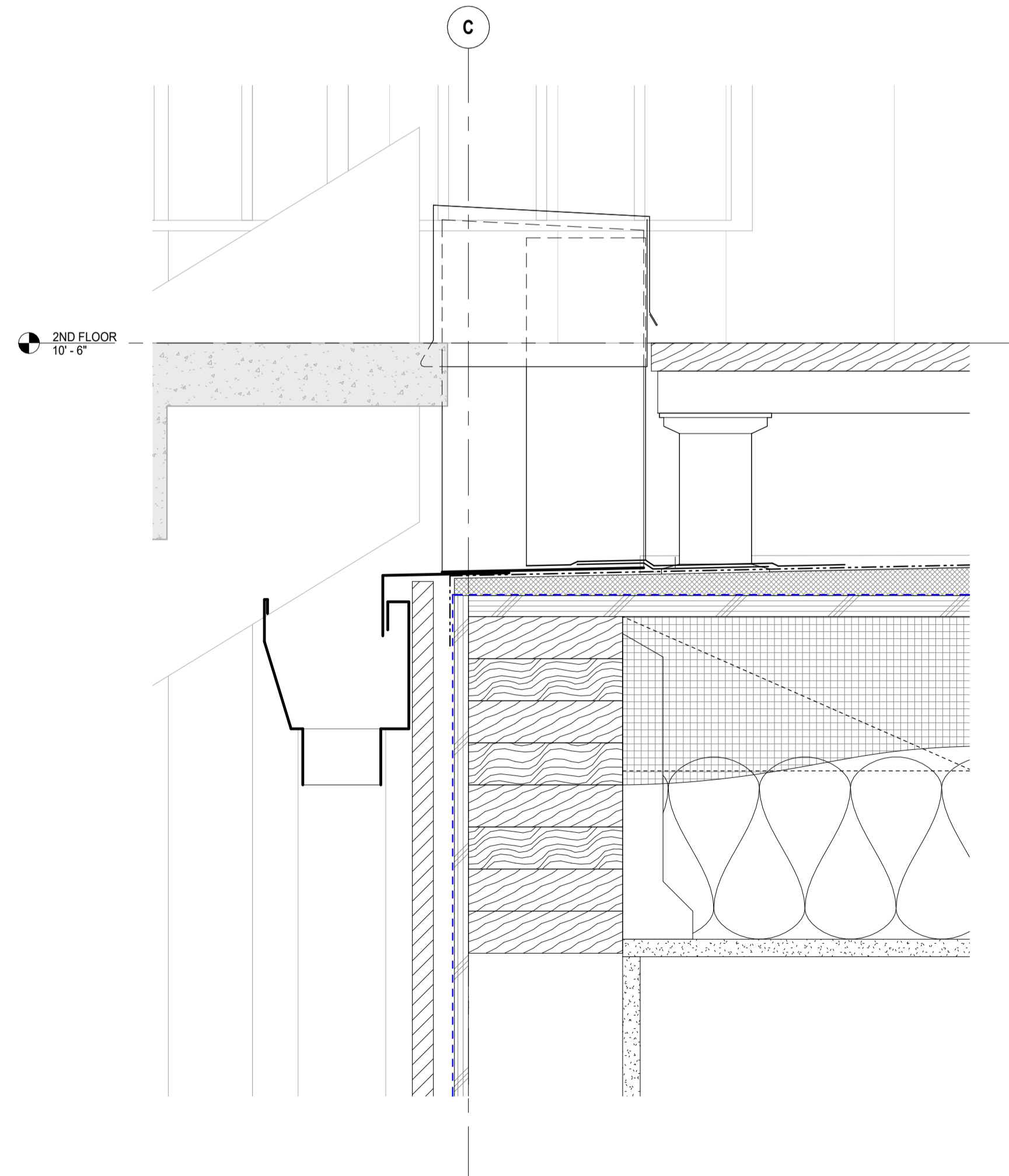


REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION

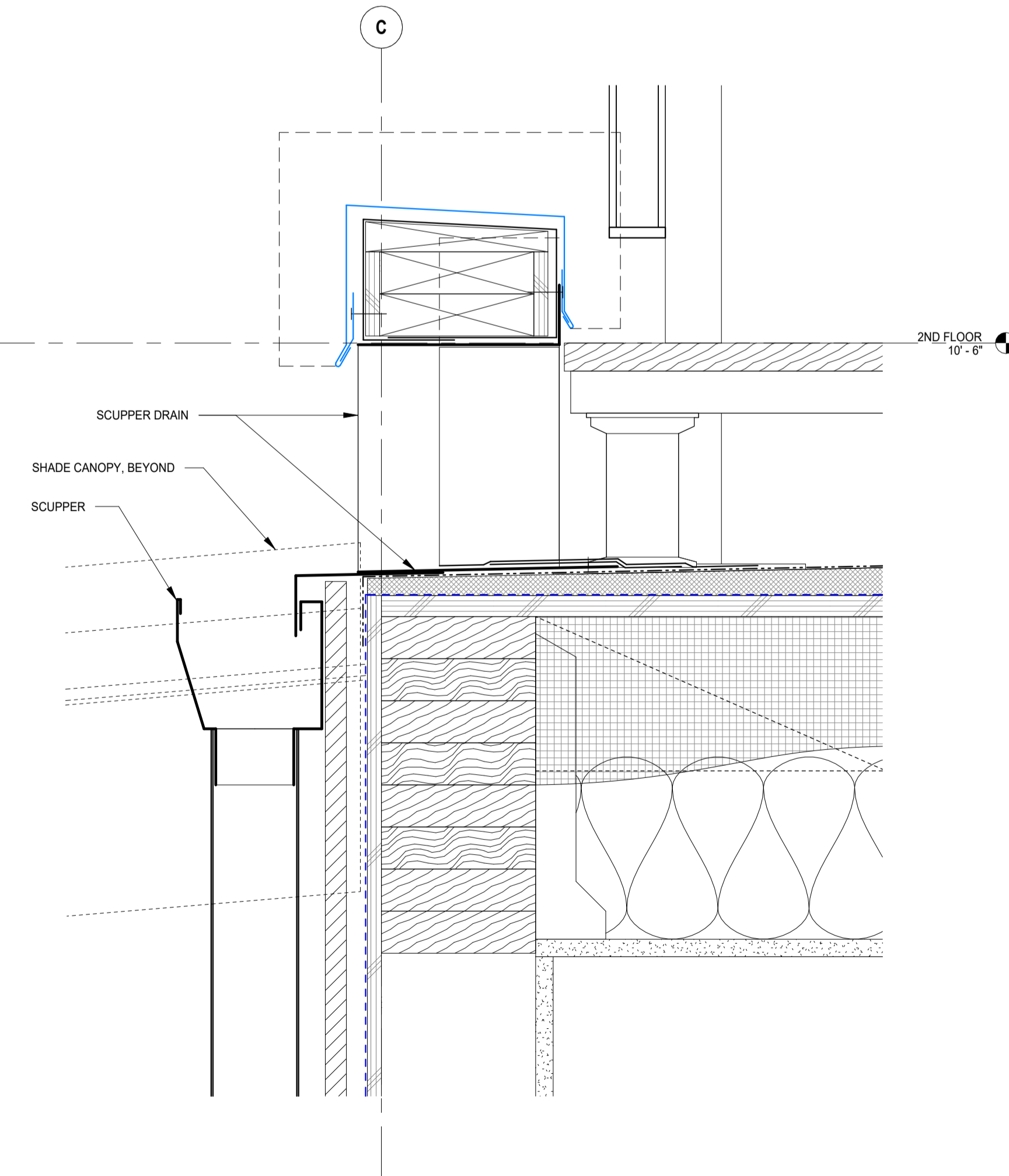
**5** SOUTH CANOPY EAVE  
3" = 1'-0" | Ref: 3 / A-311

**10** EXTERIOR STAIR LANDING PARAPET  
3" = 1'-0" | Ref: 3 / A-311

**9** EXTERIOR STAIR LANDING @ EXTR WALL  
3" = 1'-0" | Ref: 3 / A-311



**1** ROOF / LANDING SCUPPER @ STAIR  
3" = 1'-0" | Ref: 1 / A-112



**6** ROOF / LANDING SCUPPER  
3" = 1'-0" | Ref: 4 / A-200

SET	ISSUE	DATE
90% CD	2024-04-08	
BP / 50%	2024-02-09	
100% DD	2023-12-15	
100% SD	2023-10-28	

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**EXTERIOR DETAILS**

# A-312

**GENERAL NOTES: EXTERIOR DETAILS**

1. LEVEL ELEVATIONS AND EXISTING COMPONENT DIMENSIONS ARE BASE ON ORIGINAL 1950'S CONSTRUCTION DOCUMENTS AND SITE MEASUREMENTS. VERIFY CRITICAL LOCATIONS AND DIMENSIONS IN FIELD.
2. FILL EXISTING EXTERIOR WALL FRAMING CAVITY WITH R-21 MIN. INSULATION WHERE EXPOSED DURING CONSTRUCTION.
3. FILL EXISTING ROOF / ATTIC FRAMING CAVITIES WITH R-49 MIN. INSULATION WHERE EXPOSED DURING CONSTRUCTION.

# ROWELL BROKAW

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541 485 1003  
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**REVISIONS TO THIS SHEET**

REV.	DATE	DESCRIPTION
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**SET ISSUE DATE**

90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

**PROJECT TRACKING**

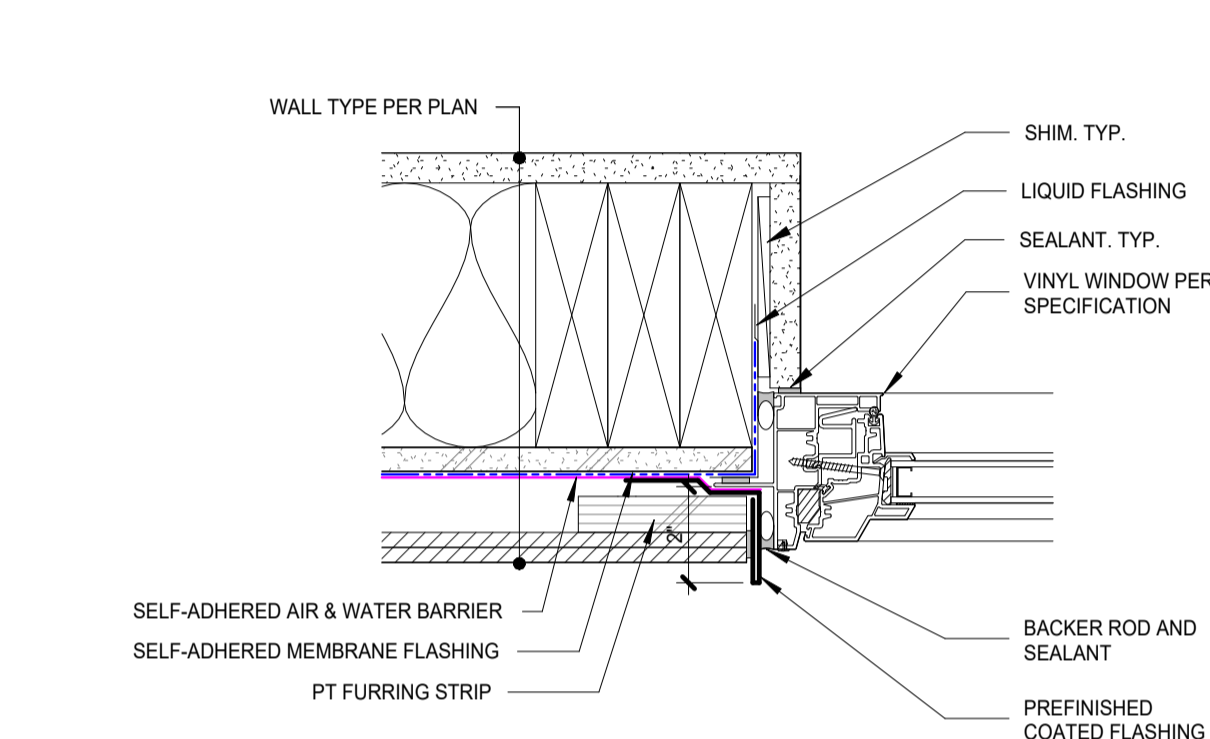
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

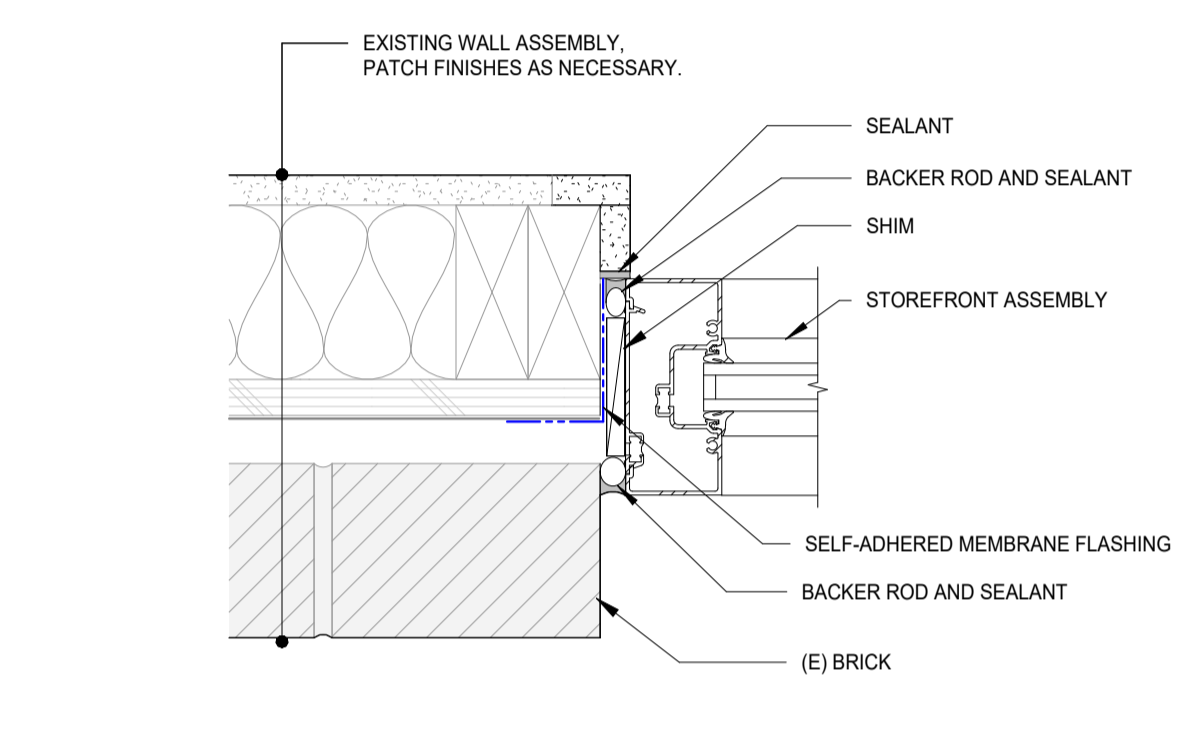
Project Name  
**AZALEA CHILD CARE CENTER**  
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**EXTERIOR DETAILS**

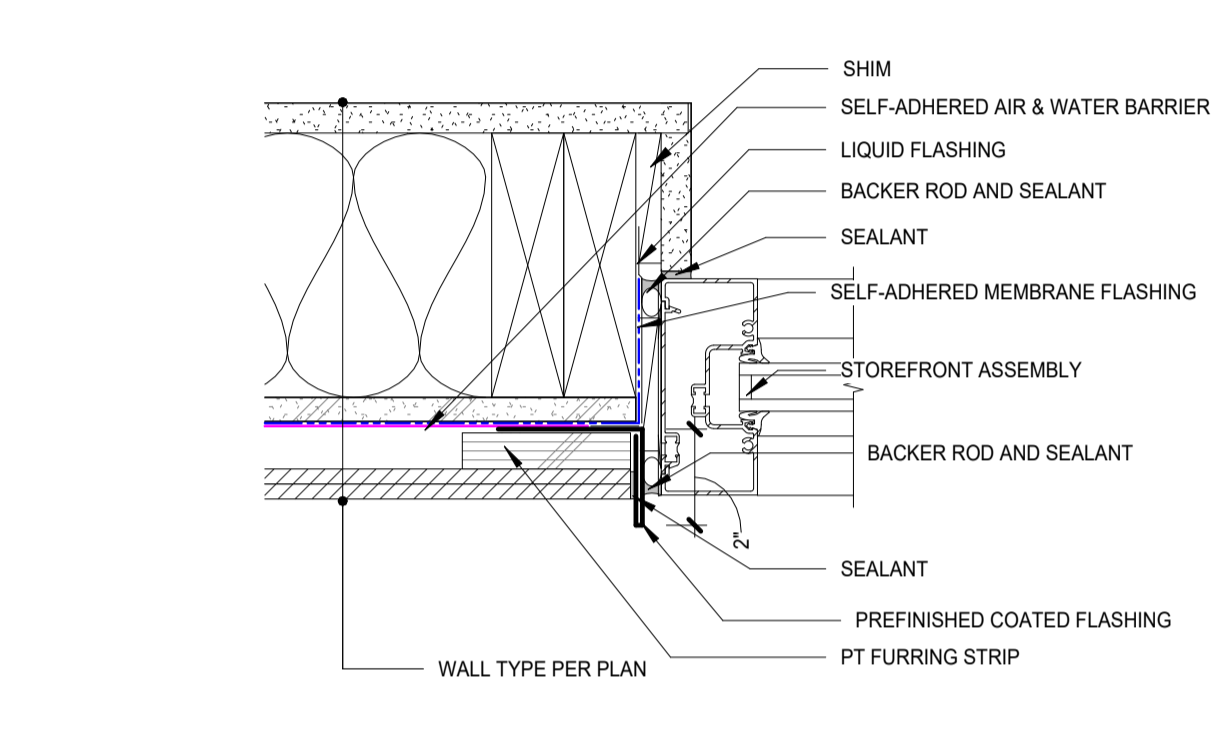
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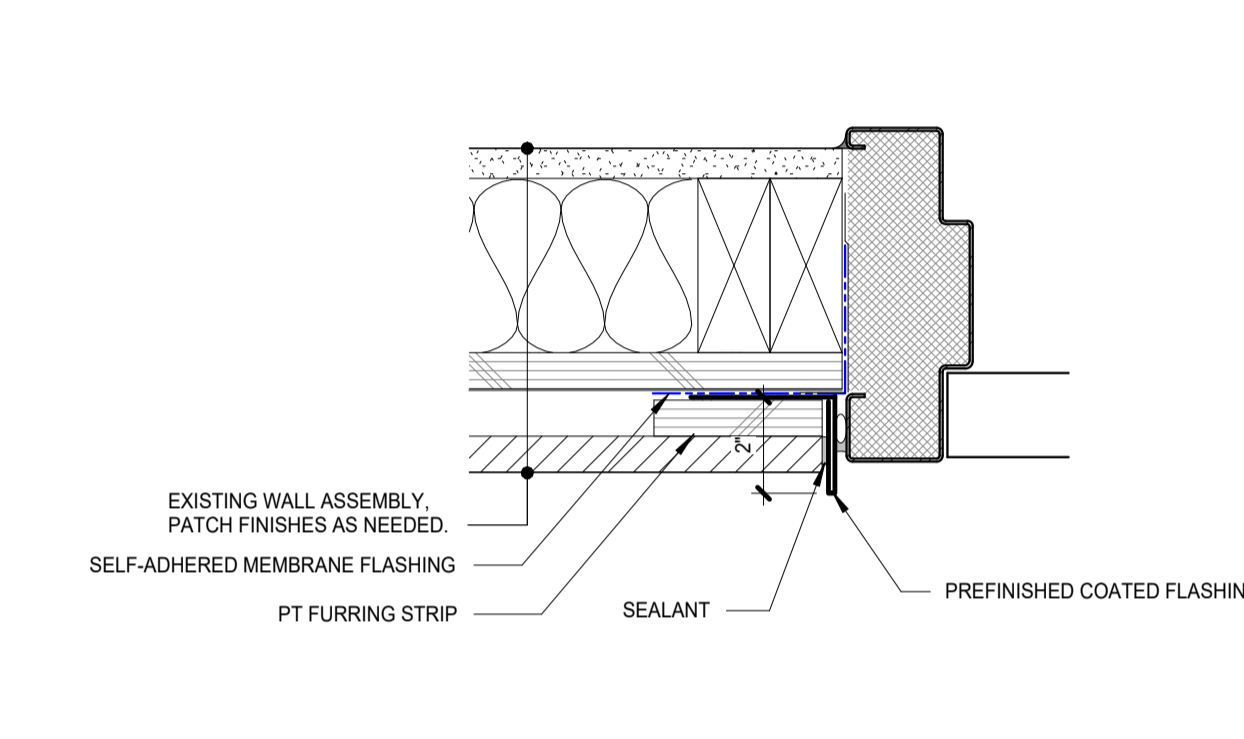
**12** TYP VINYL WINDOW - NEW - JAMB  
3" = 1'-0" | Ref: 3 / A-501



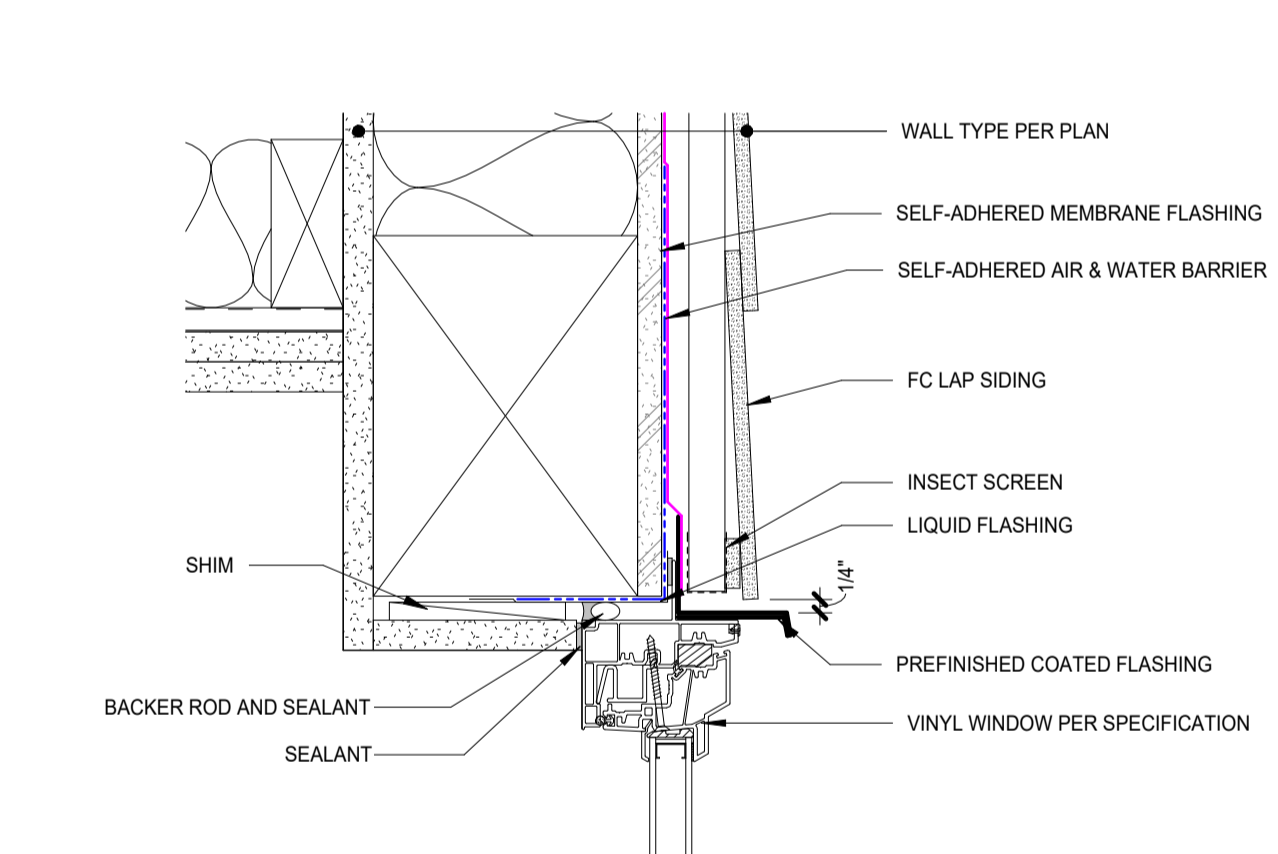
**9** STOREFRONT DOOR JAMB @ BRICK  
3" = 1'-0"



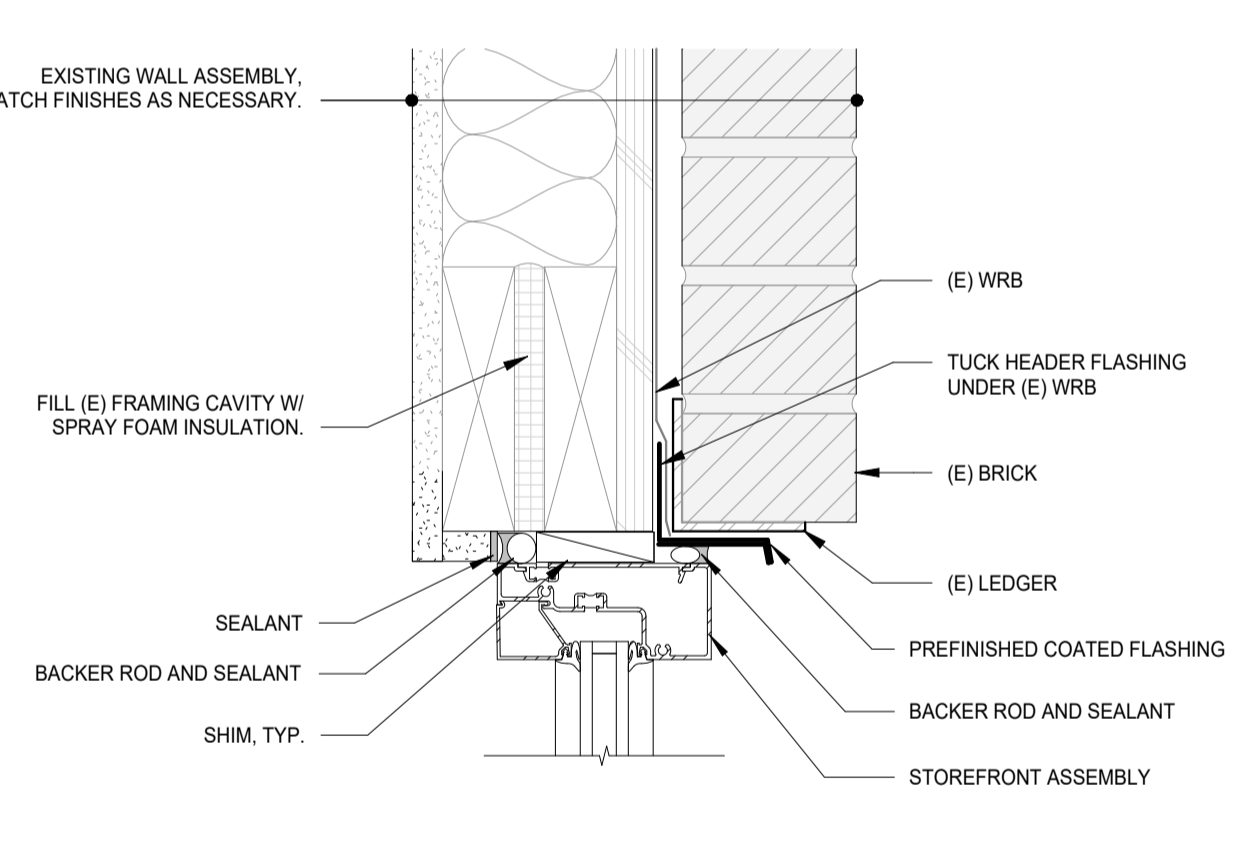
**6** STOREFRONT DOOR JAMB @ WD SIDING  
3" = 1'-0" | Ref: 1 / A-111



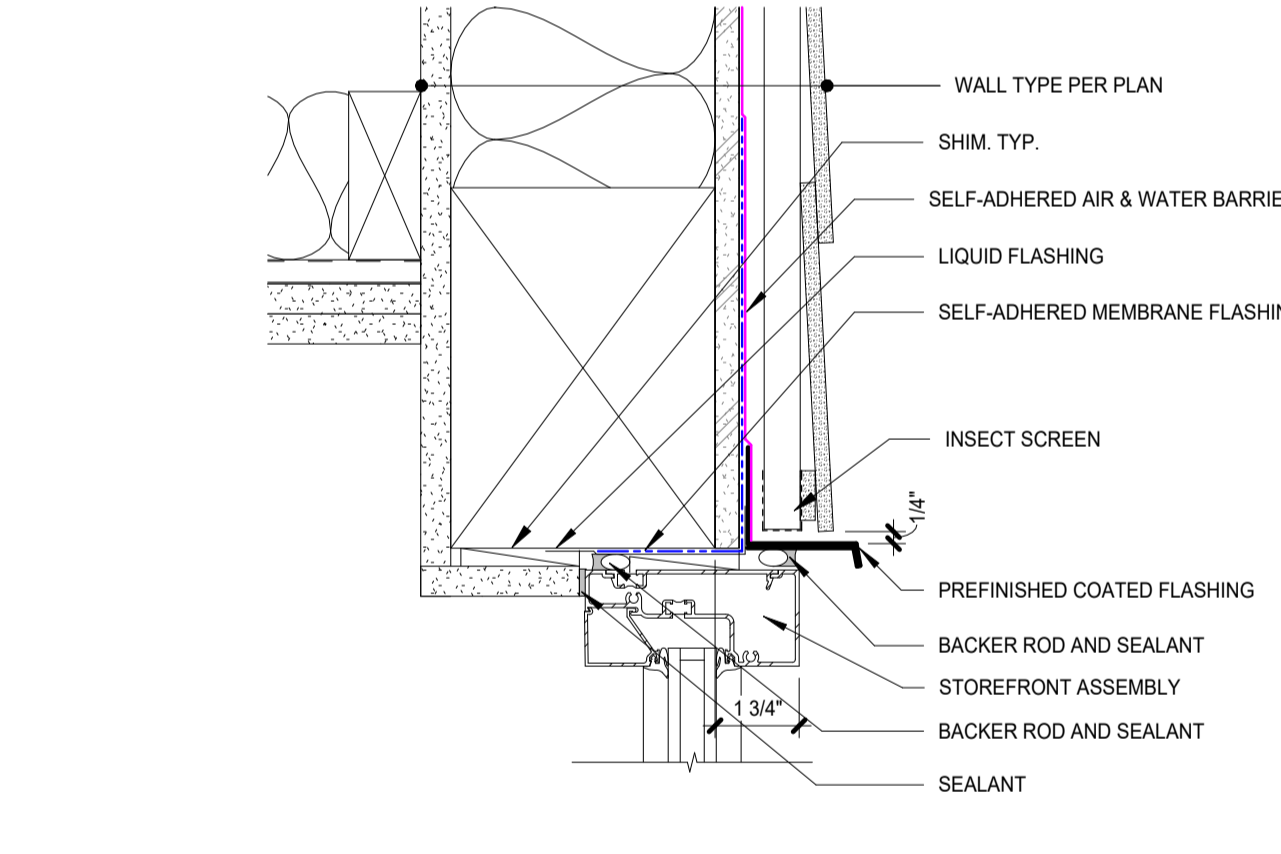
**3** TYP HM DOOR JAMB  
3" = 1'-0" | Ref: 1 / A-112



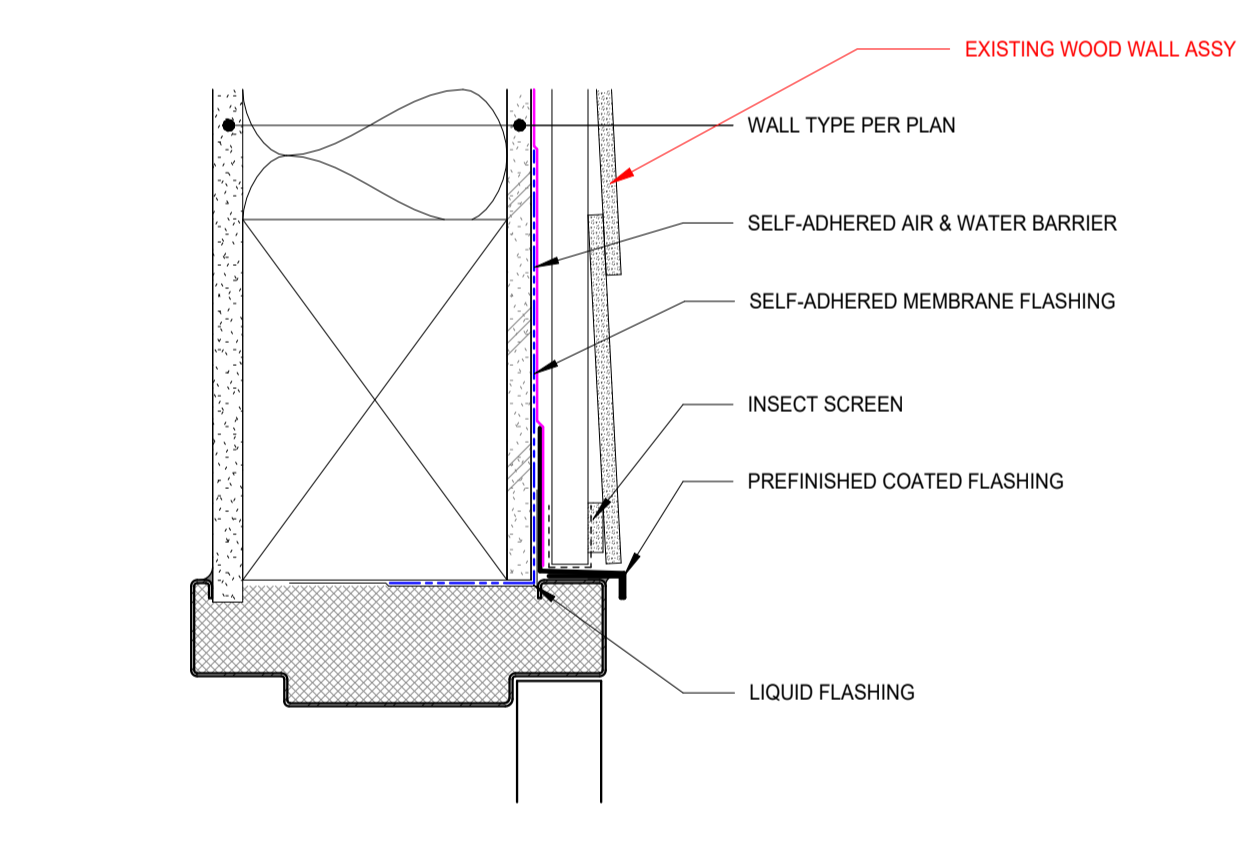
**11** TYP VINYL WINDOW - NEW - HEAD  
3" = 1'-0" | Ref: 3 / A-501



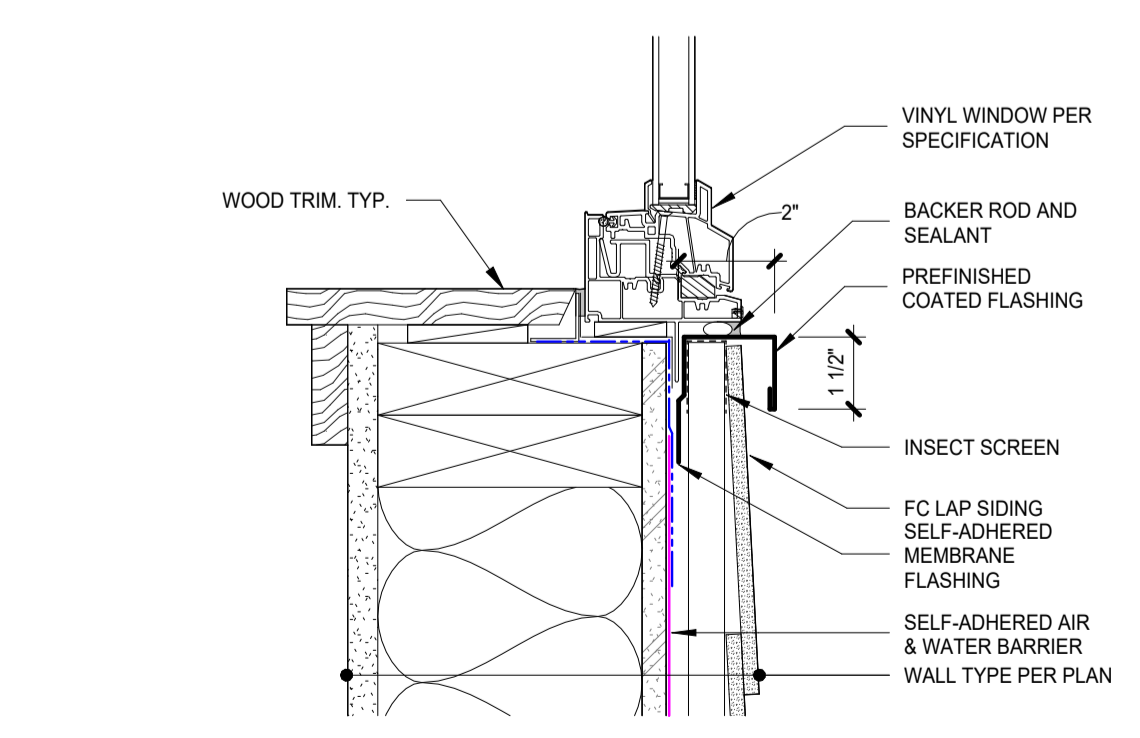
**8** STOREFRONT DOOR HEAD @ BRICK  
3" = 1'-0"



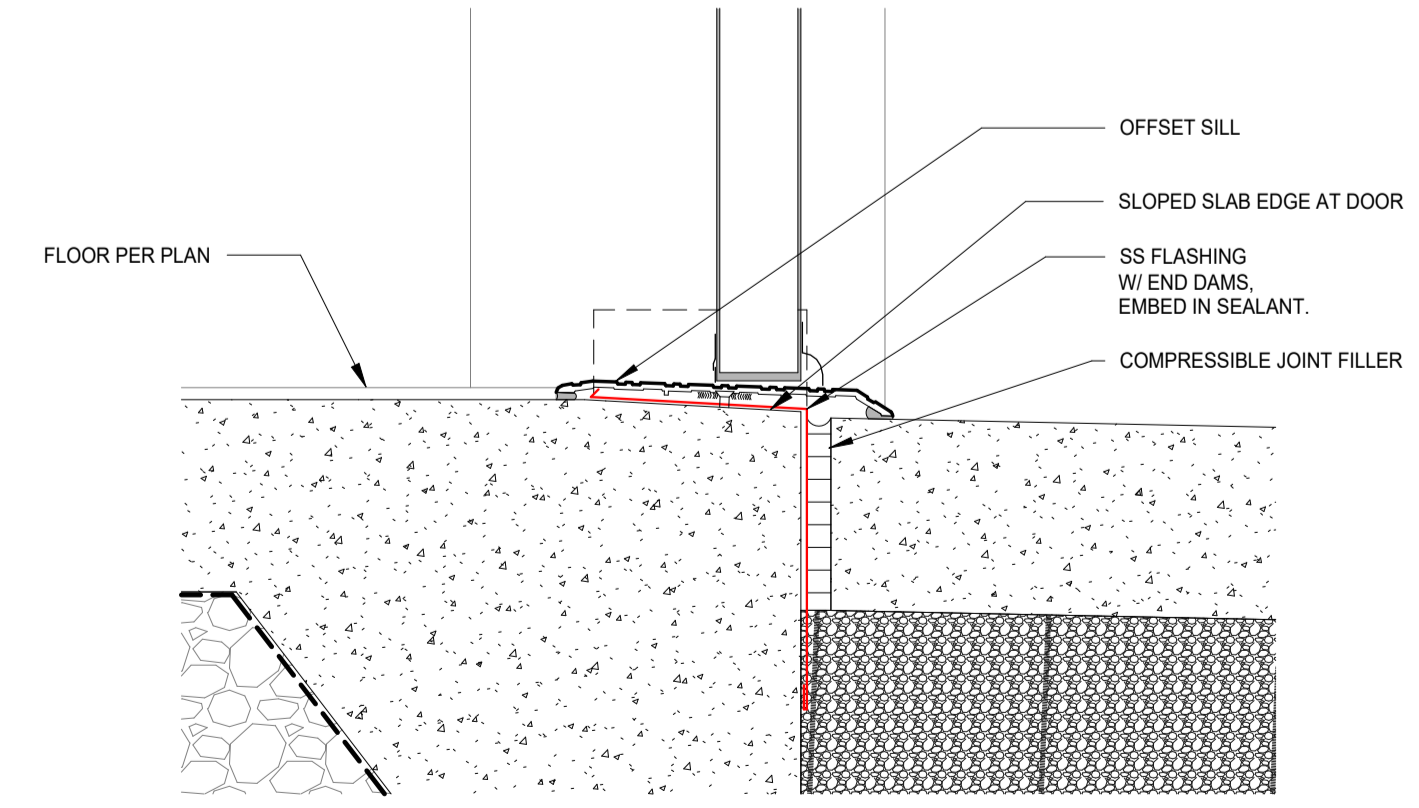
**5** STOREFRONT DOOR HEAD @ WD SIDING  
3" = 1'-0" | Ref: 4 / A-201



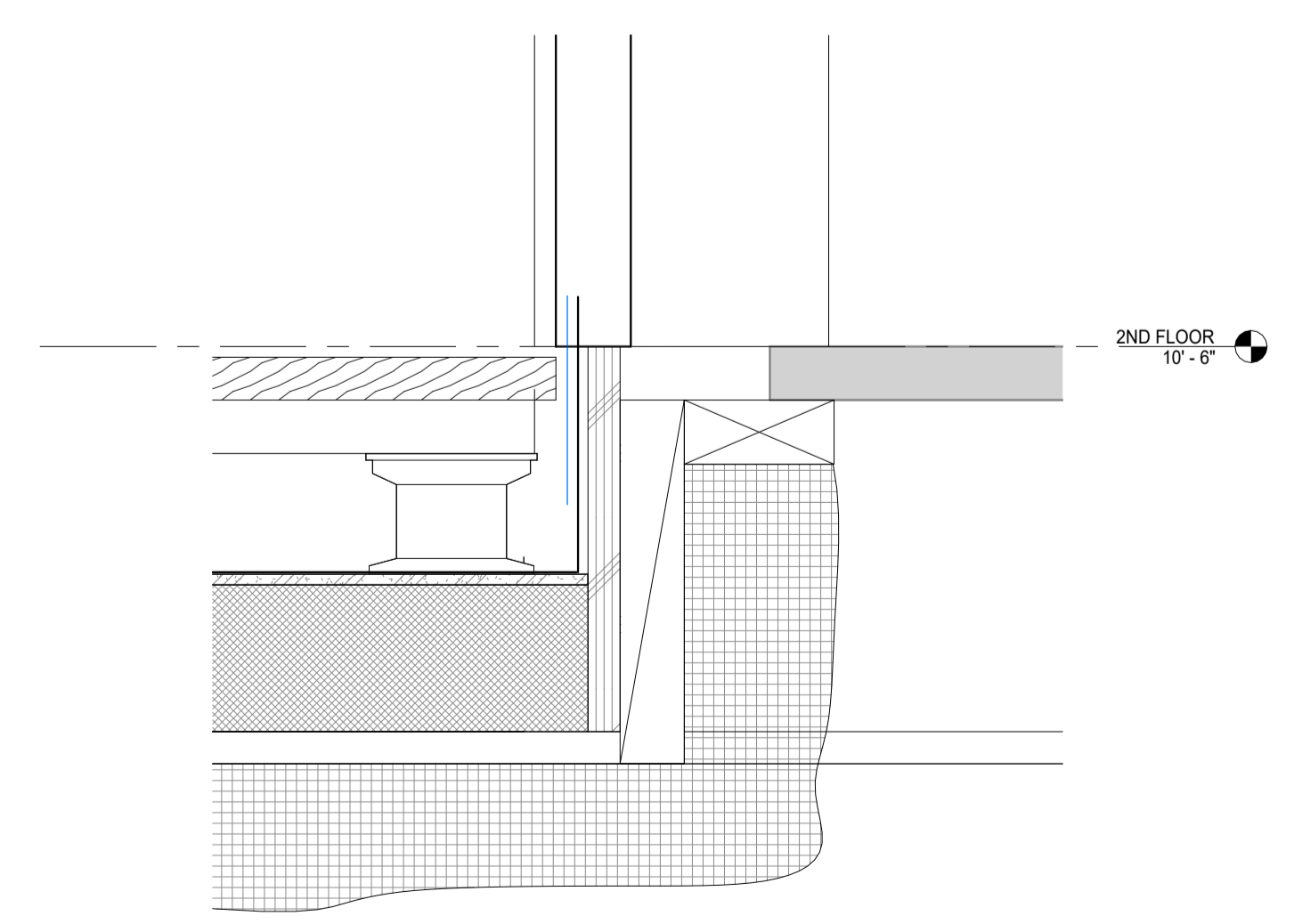
**2** TYP HM DOOR HEAD  
3" = 1'-0" | Ref: 6 / A-201



**10** TYP VINYL WINDOW - NEW - SILL  
3" = 1'-0" | Ref: 3 / A-501



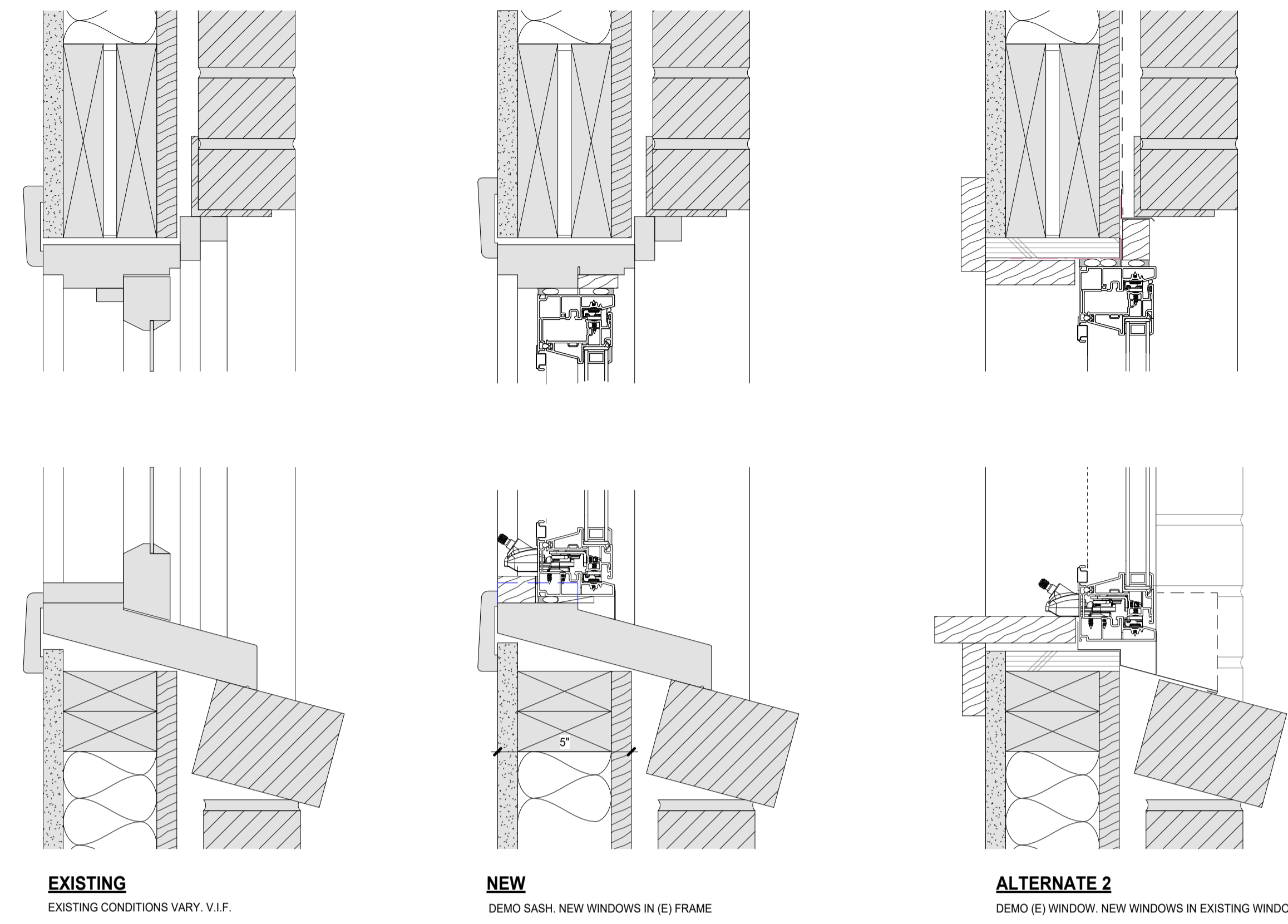
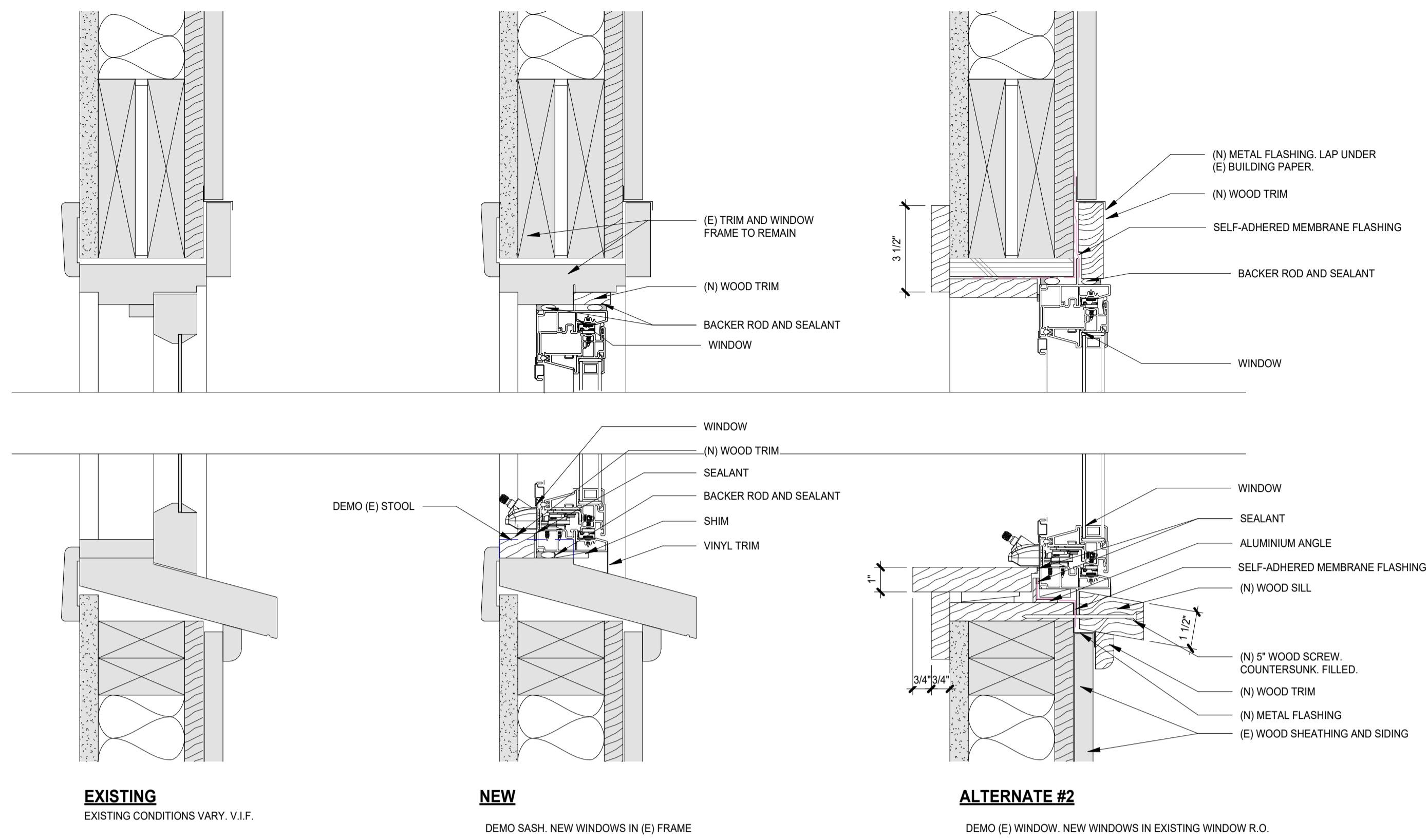
**4** TYP DOOR SILL AT GRADE  
3" = 1'-0" | Ref: 1 / A-111



**1** TYP DOOR SILL AT 2ND FLOOR  
3" = 1'-0" | Ref: 1 / A-112

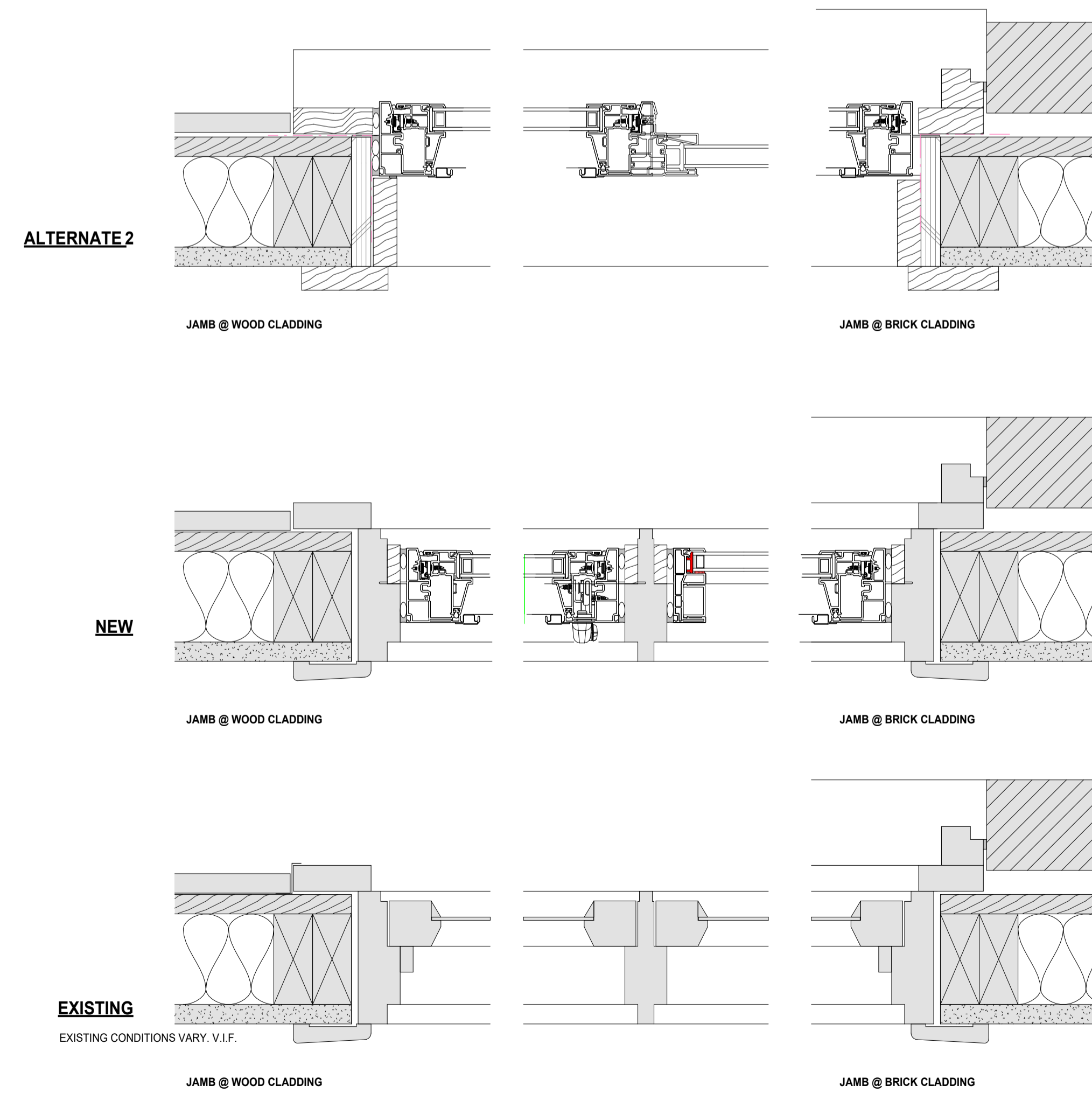
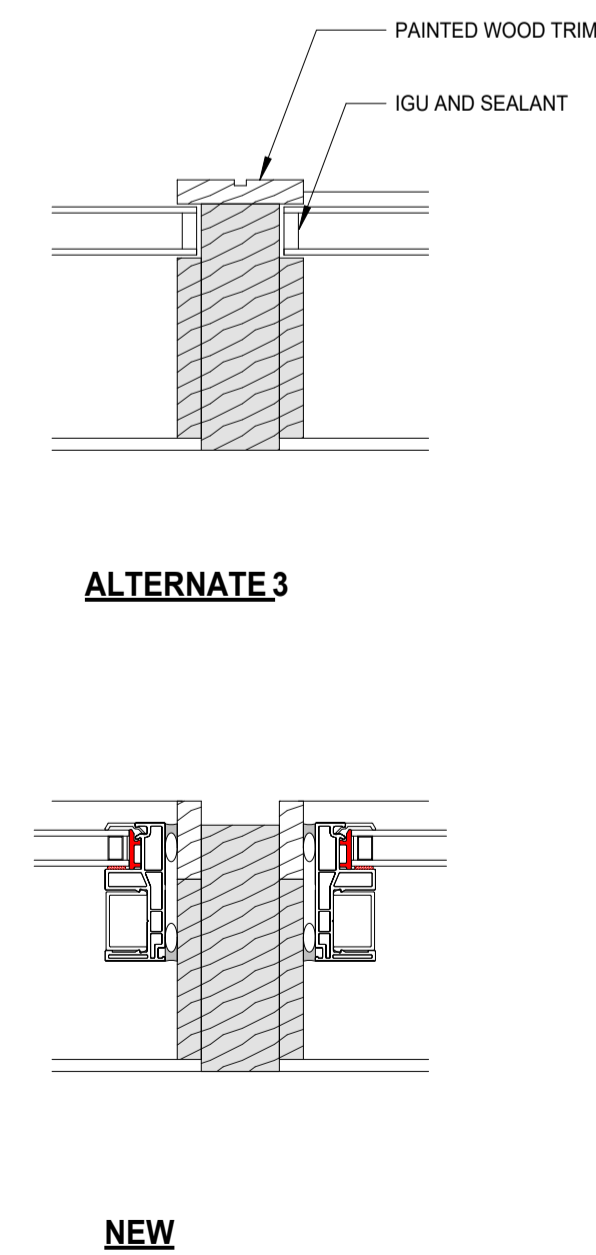
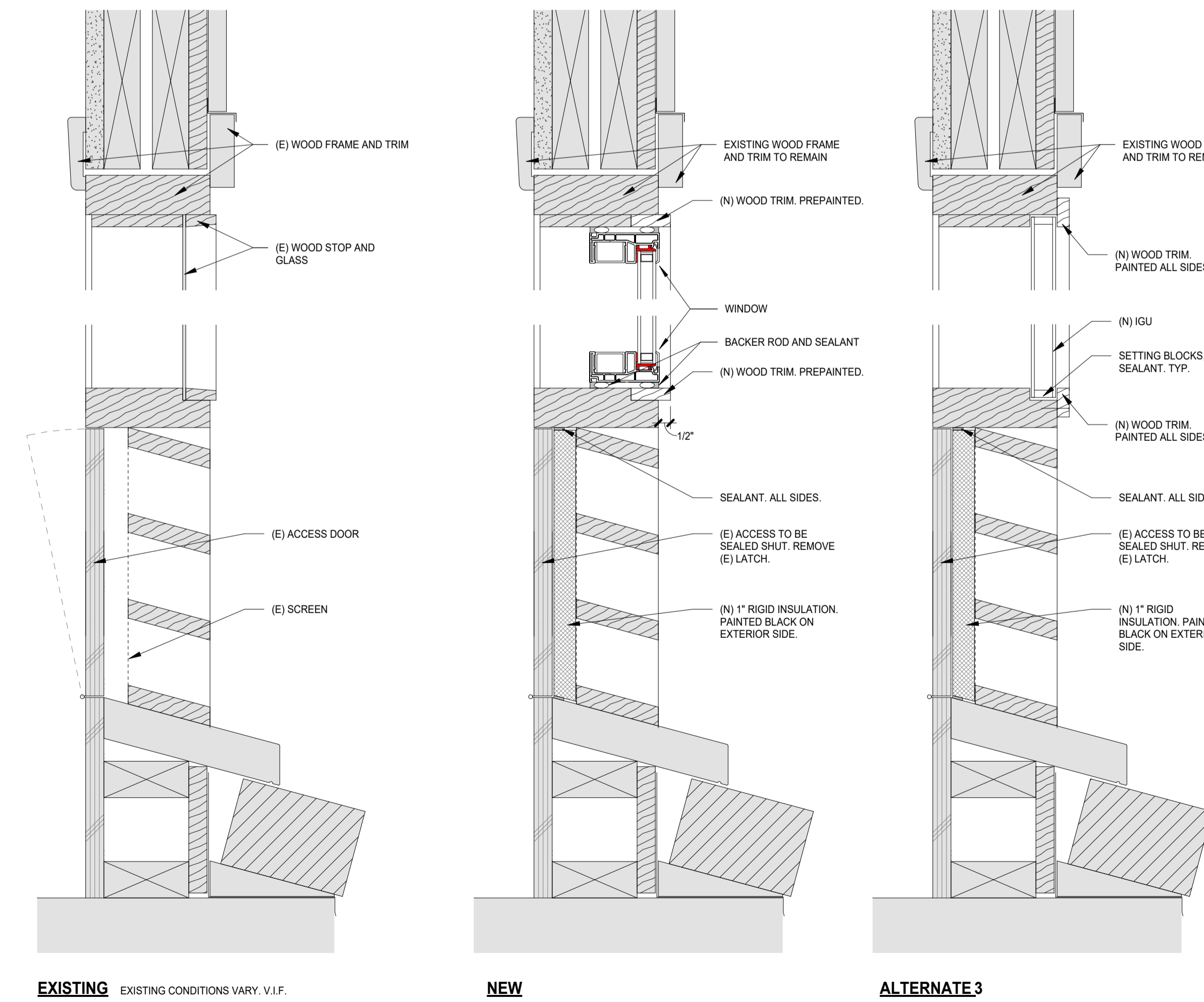
4/8/2024 5:19:43 PM

REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION



**4** CASMT WINDOW SECTION - WOOD CLADDING  
3" = 1'-0"

**2** CASMT WINDOW SECTION - BRICK  
3" = 1'-0"



**5** FIXED W/ LOUVER WINDOW SECTION  
3" = 1'-0"

**3** (FIXED W/ LOUVER WINDOW PLAN  
3" = 1'-0"

**1** CASMT WINDOW PLAN  
3" = 1'-0"

SET ISSUE	DATE
90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**  
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**EXTERIOR DETAILS -  
WINDOW  
REPLACEMENT**

REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION

SET ISSUE DATE	

90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

### PROJECT TRACKING

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

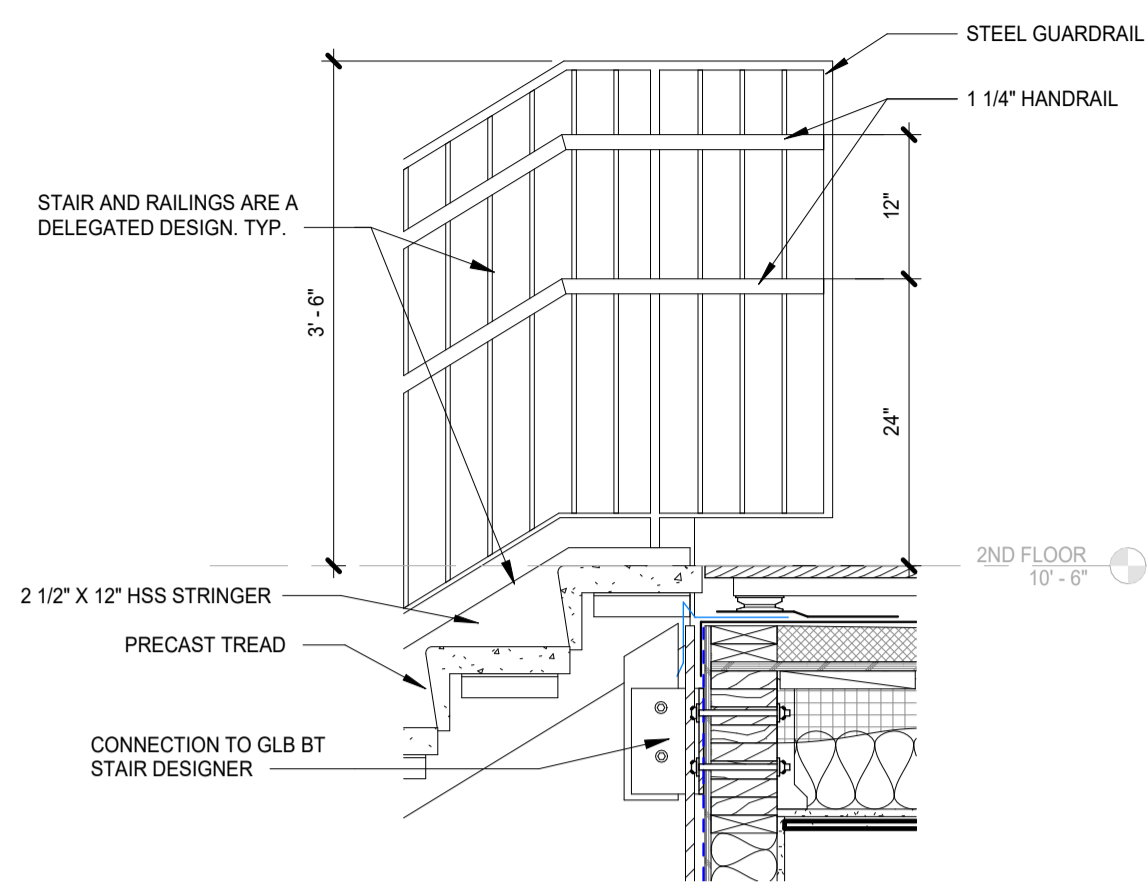
Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

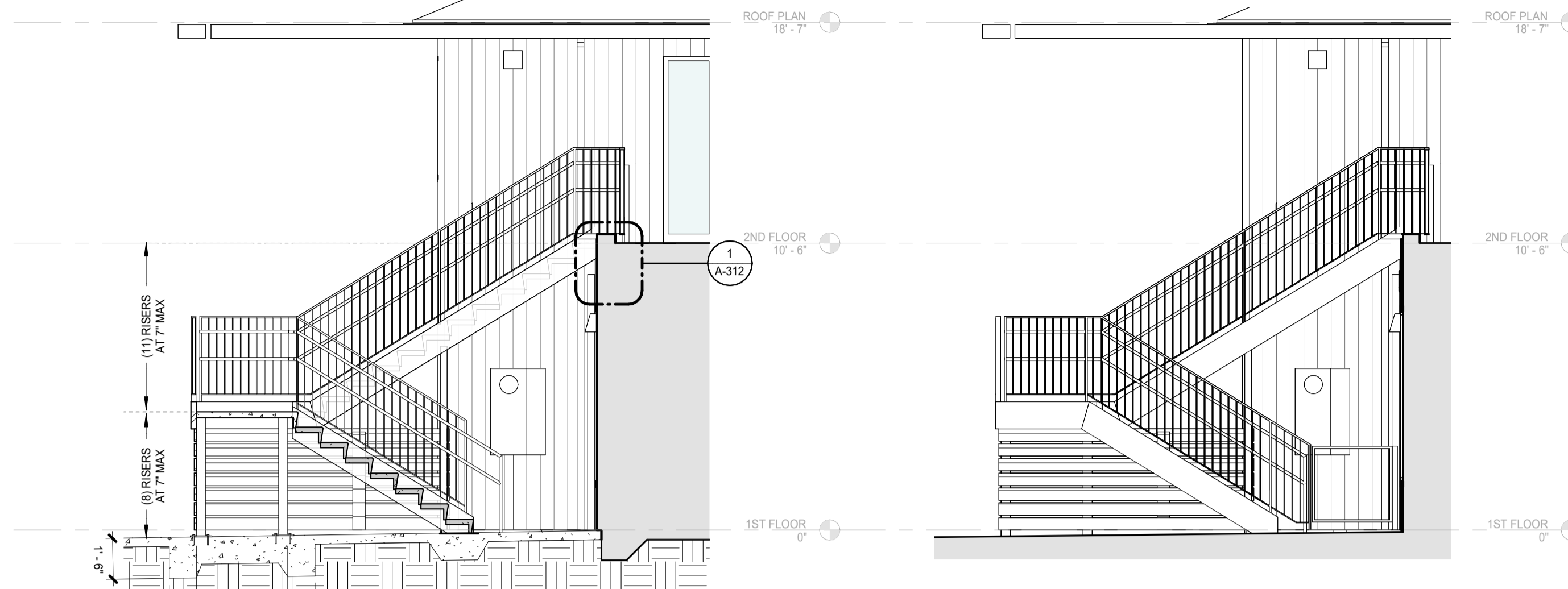
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

### EXTERIOR DETAILS - EXTERIOR STAIR

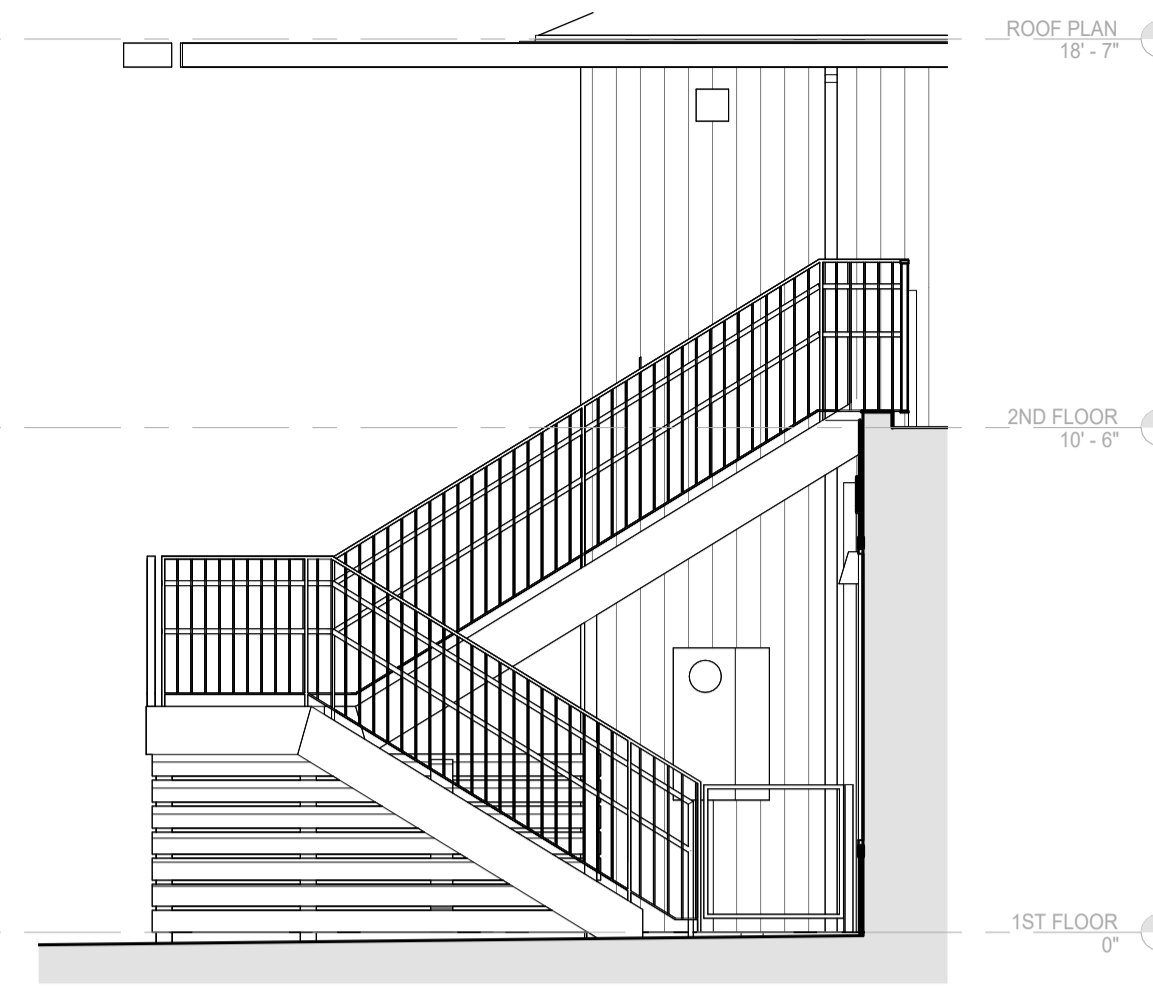
# A-320



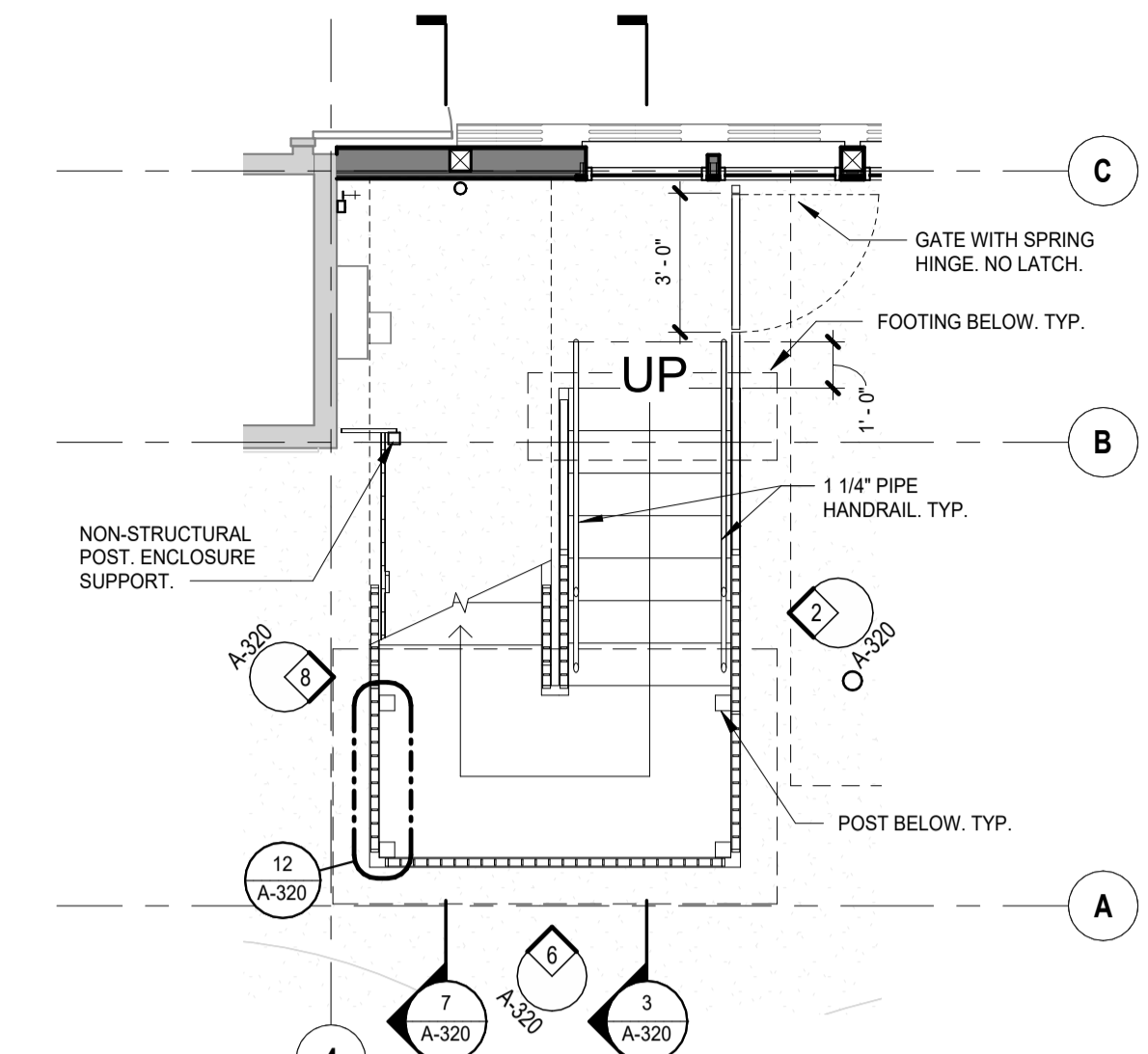
**4** T.O. STAIR  
3/4" = 1'-0" | Ref: 7 / A-320



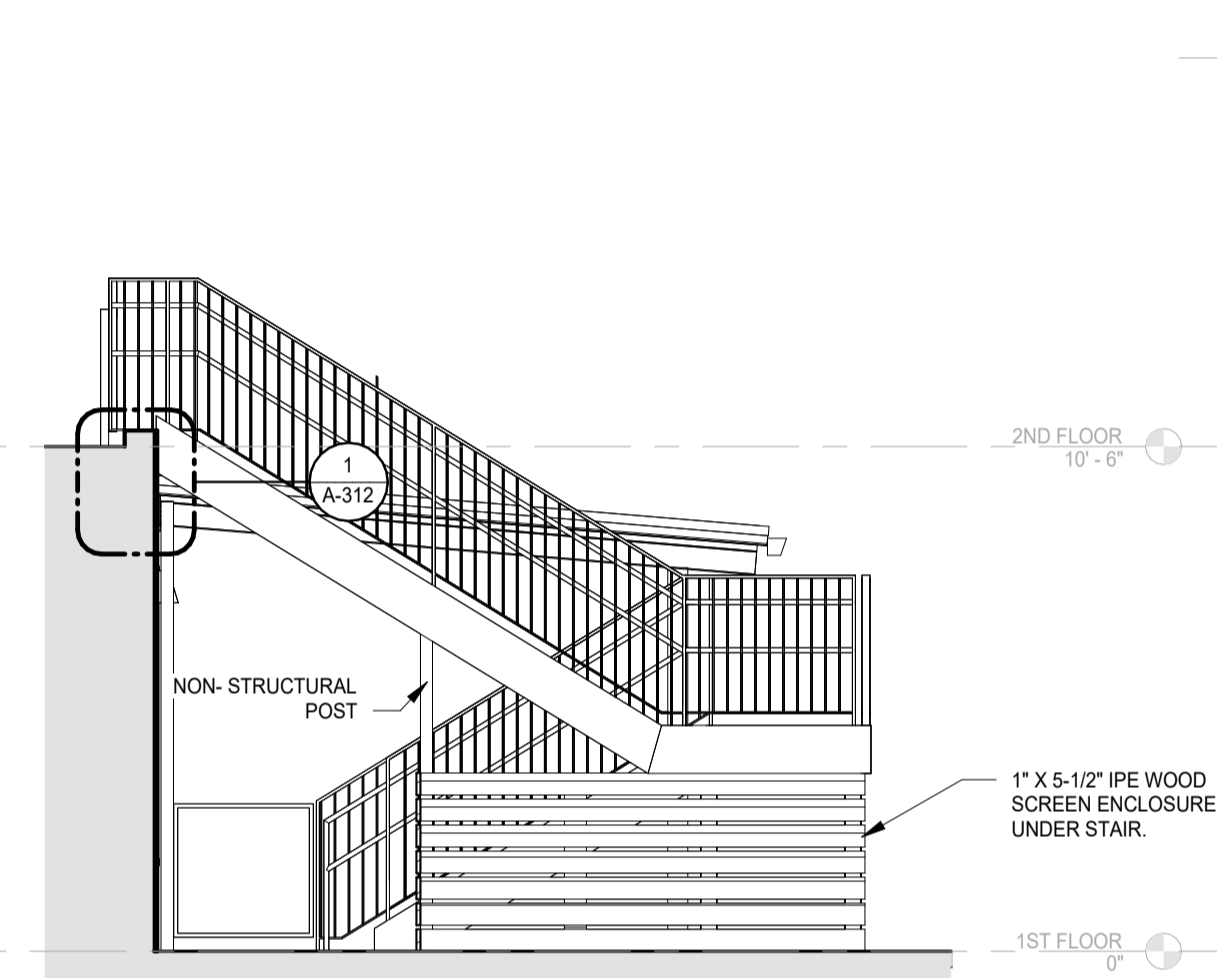
**3** SECTION - STAIR 1  
1/4" = 1'-0" | Ref: 2 / A-114



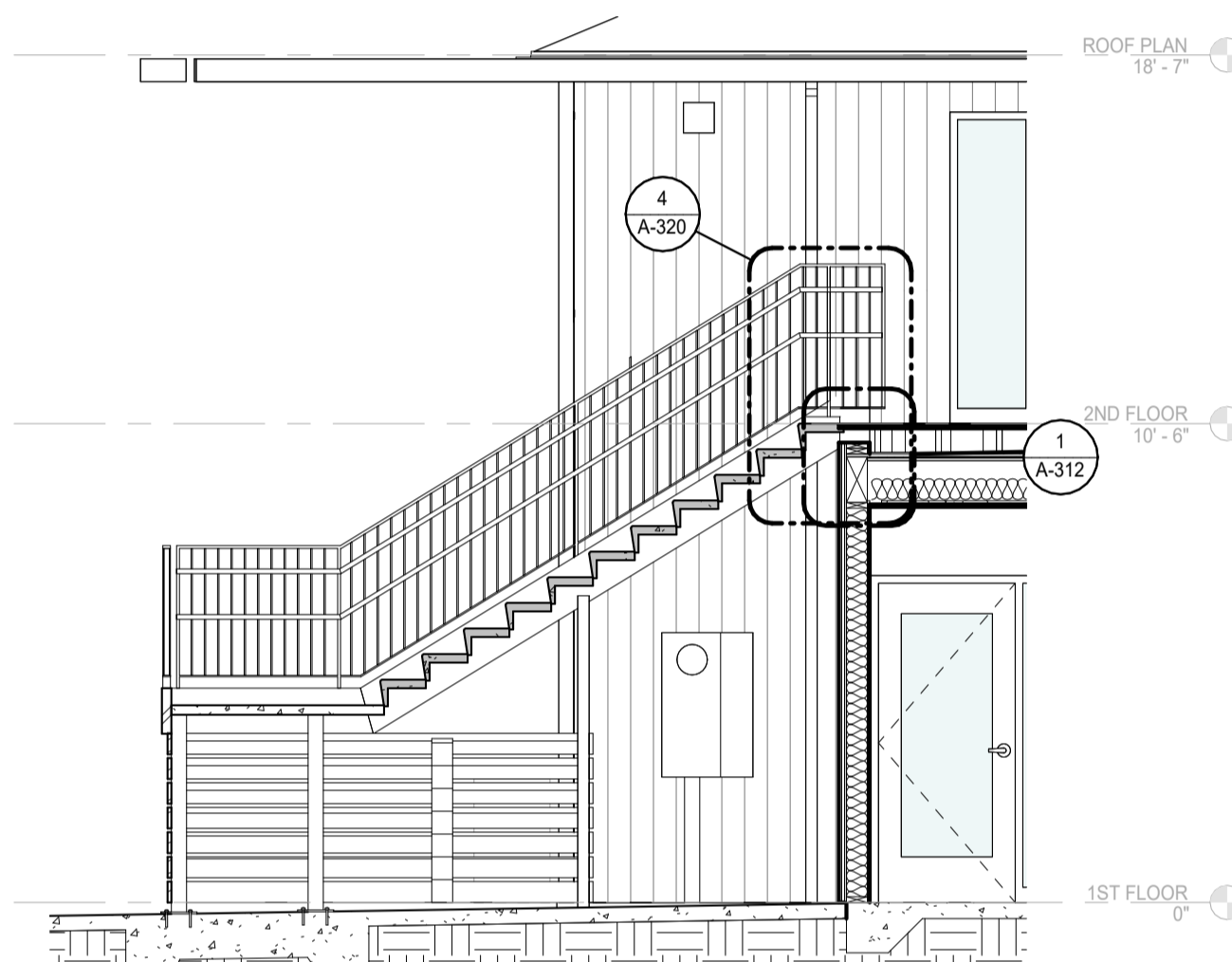
**2** ELEVATION - STAIR - EAST  
1/4" = 1'-0" | Ref: 1 / A-320



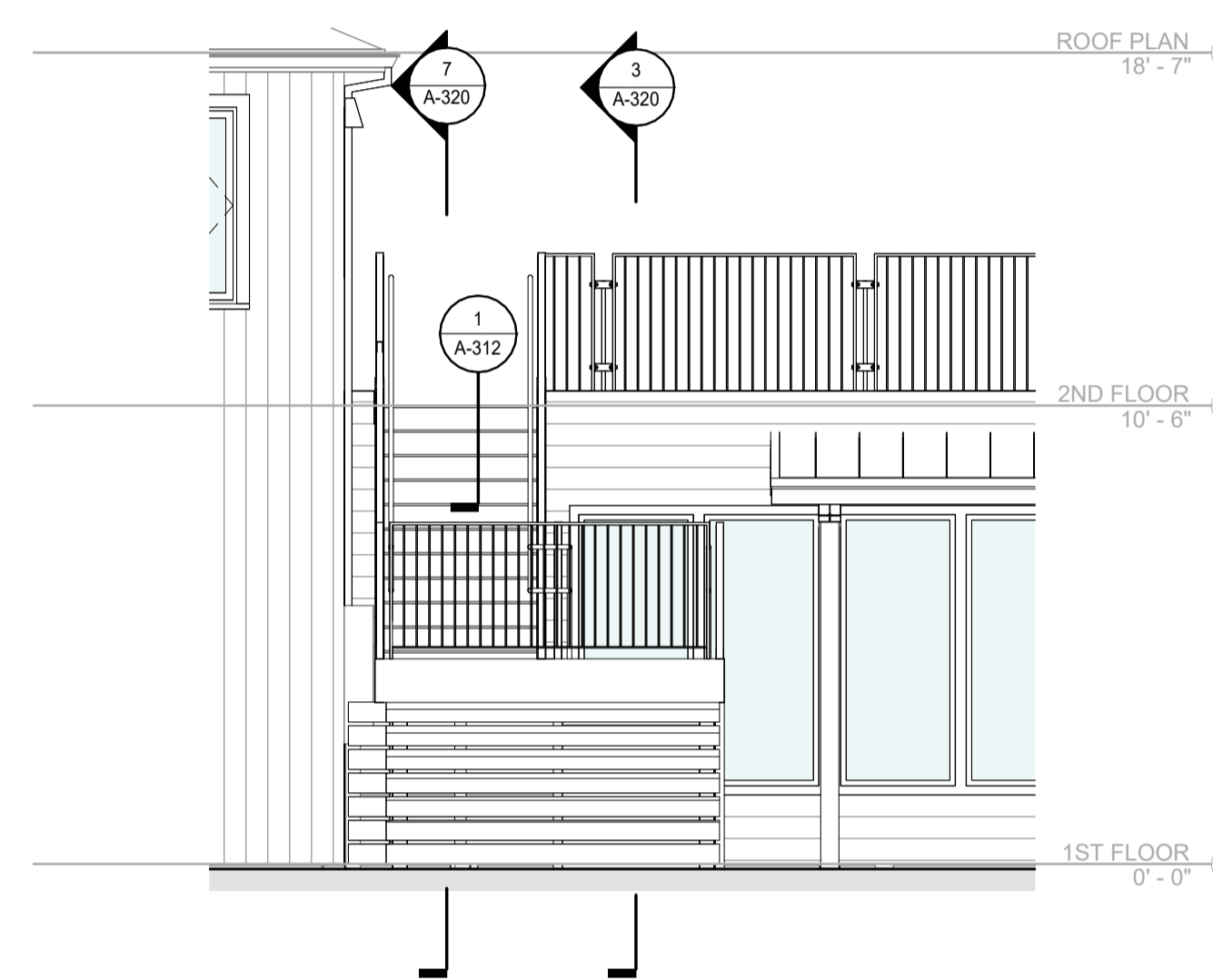
**1** 1ST FLOOR - STAIR PLAN  
1/4" = 1'-0" | Ref: 1 / A-111



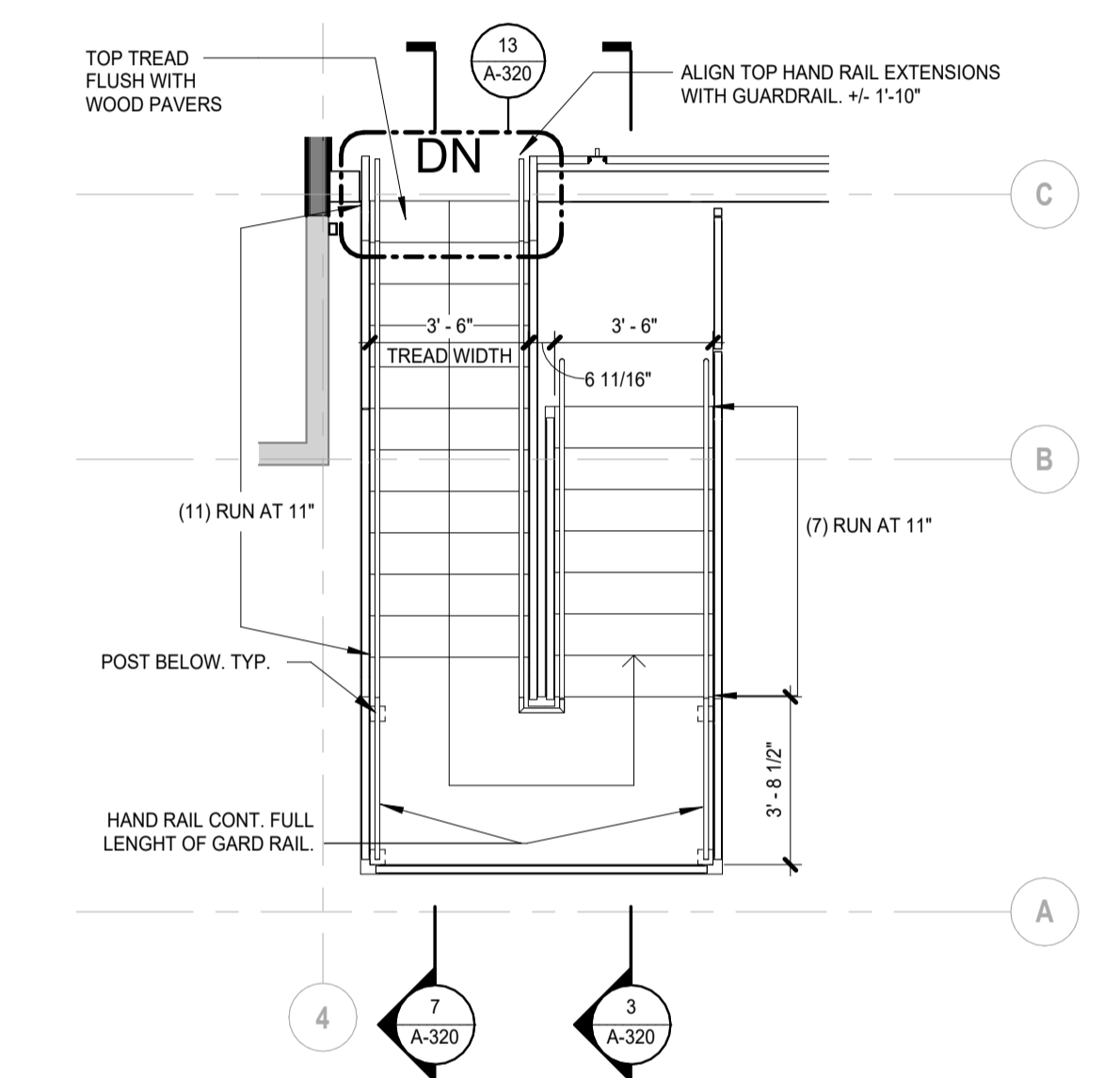
**8** ELEVATION - STAIR - EAST 2  
1/4" = 1'-0" | Ref: 2 / A7



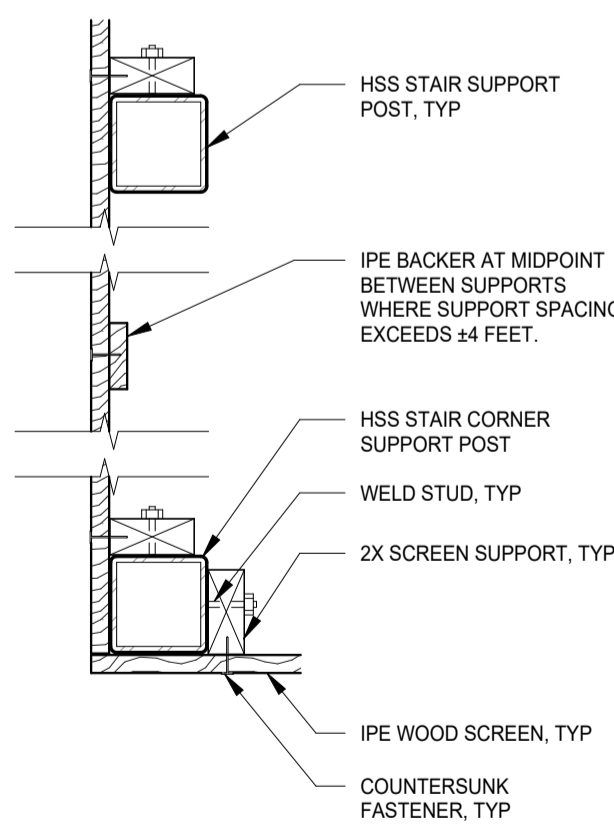
**7** SECTION - STAIR 2  
1/4" = 1'-0" | Ref: 2 / A-114



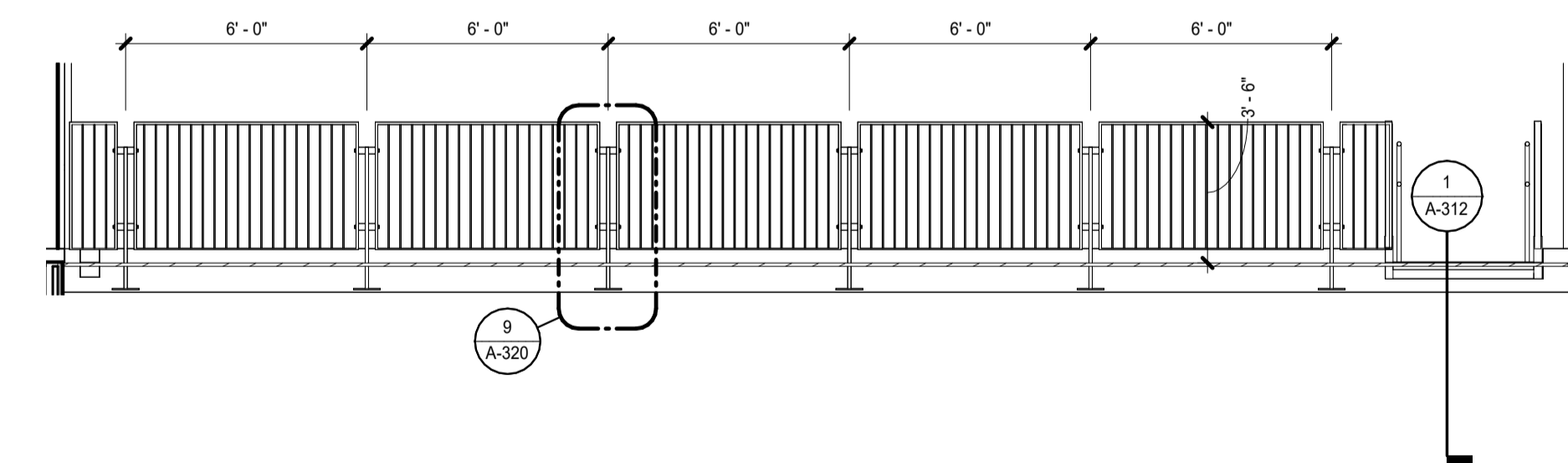
**6** ELEVATION - STAIR - SOUTH  
1/4" = 1'-0" | Ref: 2 / A7



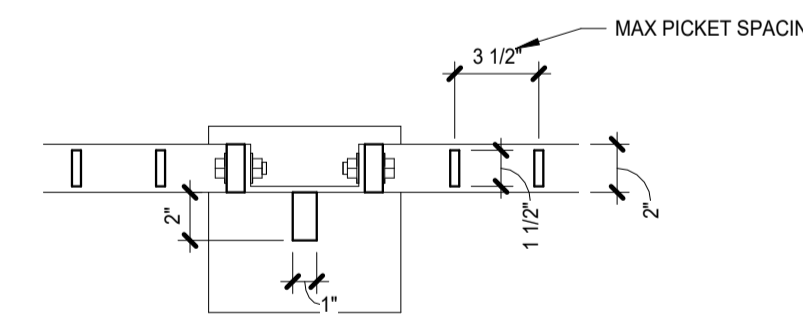
**5** 2ND FLOOR - STAIR PLAN  
1/4" = 1'-0" | Ref: 1 / A-112



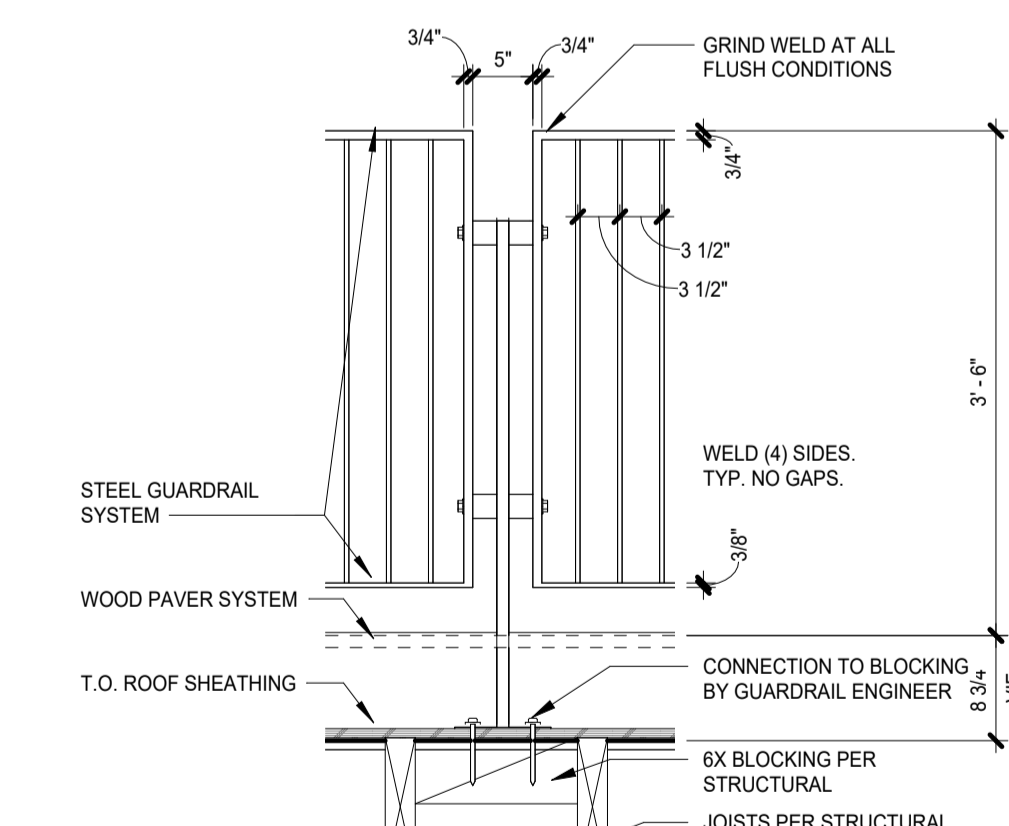
**12** WOOD SCREEN PLAN DETAIL  
1 1/2" = 1'-0" | Ref: 1 / A-320



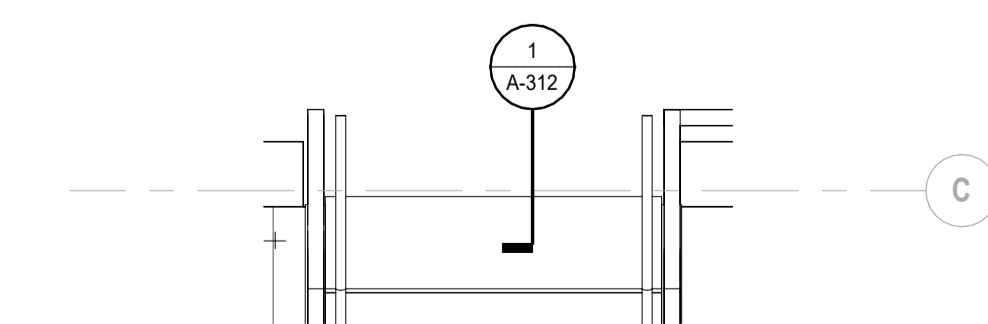
**11** RAIL 1 ELEVATION  
1/4" = 1'-0" | Ref: 2 / A7



**10** RAIL 1 - PLAN  
1 1/2" = 1'-0"



**9** RAIL 1 ELEVATION DETAIL  
3/4" = 1'-0" | Ref: 11 / A-320



**13** TOP OF STAIR PLAN DTL  
1/2" = 1'-0" | Ref: 5 / A-320

### GENERAL NOTES: EXTERIOR STAIRS AND RAILING

1. DELEGATED DESIGN: EXTERIOR STEEL STAIR AND RAILING TO BE A DELEGATED DESIGN. SEE STRUCTURAL NOTES. STAIR AND RAILING CONFIGURATION TO MATCH DESIGN DIRECTION INDICATED ON THIS SHEET.



### GENERAL NOTES: FLOOR PLANS

- ALL DIMENSIONS TO FACE OF FRAMING / MASONRY / CONCRETE U.N.O.
- SEE DOOR FRAMING DIAGRAM THIS SHEET FOR TYPICAL DOOR FRAMING LAYOUTS.
- COORDINATE PLANS AND INTERIOR ELEVATIONS FOR INTERIOR STOREFRONT DIMENSIONS.
- COORDINATE WITH REFLECTED CEILING PLANS FOR SOFFIT AND TOP OF WALL DETAIL CALLOUTS.
- OFFICE FURNITURE IS INDICATED FOR DESIGN CLARITY ON THE FLOOR PLAN WITH A DASHED GRAY LINE. THIS FURNITURE IS N.I.C.
- WINDOW REPLACEMENT: SEE ELEVATIONS FOR LOCATIONS AND CALLOUTS OF REPLACEMENT WINDOWS.
- FILL EXISTING ROOF, FLOOR, AND/OR WALL CAVITIES WITH INSULATION WHERE EXPOSED DURING CONSTRUCTION.
- AT EXISTING CORRIDOR WALLS ABUTTING OFFICES, RESTROOMS, CONFERENCE ROOM, OR PRE-SCHOOL ROOM 216, REMOVE (E) WALL FINISH AND FILL CAVITY WITH ACOUSTIC BATT INSULATION.

### GENERAL NOTES: INTERIOR ELEVATIONS

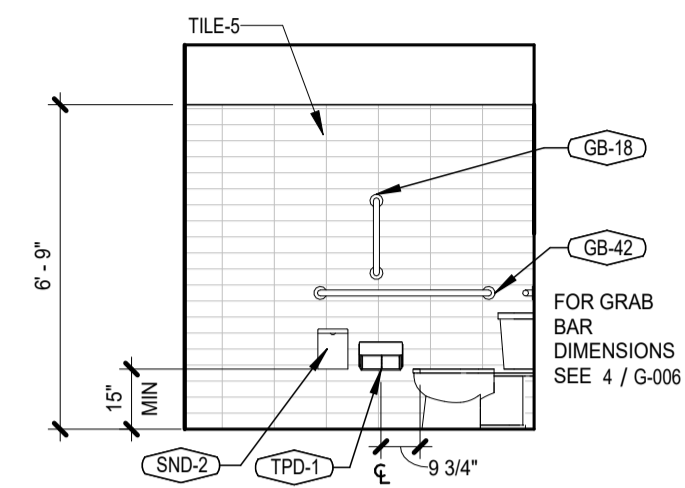
- SEE FLOOR PLANS AND ENLARGED PLANS FOR INTERIOR ELEVATION TAG LOCATIONS.
- PROVIDE GWB AT ALL WALLS AND SOFFIT FACES. SEE WALL ASSEMBLY TYPES FOR LOCATIONS WITH MORE THAN (1) LAYER OF GWB. NOTE THAT GWB WILL BE SUBSTRATE FOR ALL OF THE FINISH MATERIALS.
- ALL WALLS TO BE P-1 U.N.O.
- SEE FINISH SCHEDULES FOR ADDITIONAL INFORMATION ON FINISH MATERIAL LOCATIONS.
- ALL EQUIPMENT CFCI AS NOTED
- SEE SHEET G-006 FOR STANDARD MOUNTING HEIGHTS.

### KEY

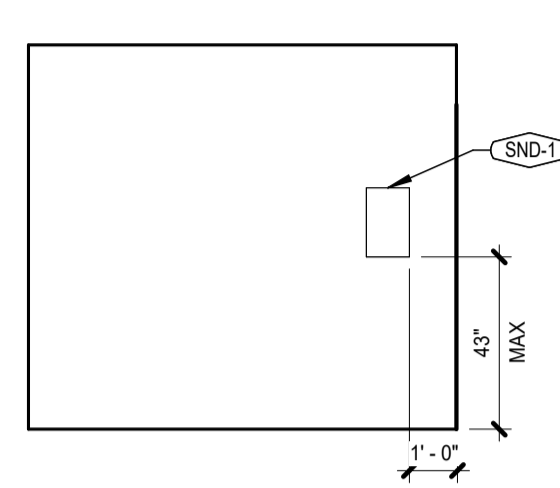
- XX1 PRODUCT CALLOUT. SEE PRODUCT KEY ON SHEET A10-01
- W1 INTERIOR STOREFRONT TAG
- I.D.
- RM. #

### ACCESSORIES KEY

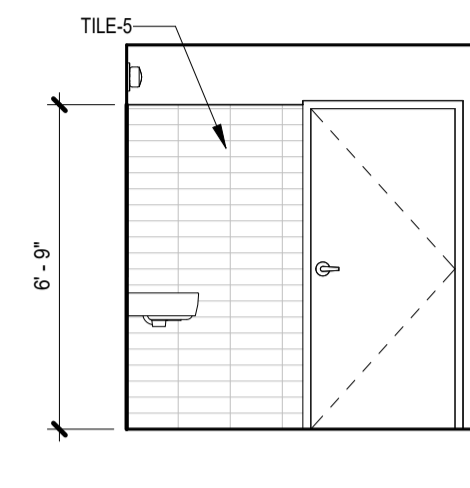
EQUIP. TAG	PRODUCT TYPE
GB-18	GRAB BAR - 18"
GB-36	GRAB BAR - 36"
GB-42	GRAB BAR 42"
M1-2	MIRROR - WALL MOUNTED - SIZE AS NOTED
M1-3	ROUND CLASSROOM MIRRORS
PAR	TOILET ROOM PARTITION
PTD-1	PAPER TOWEL DISPENSER
SCD-1	TOILET SEAT COVER DISPENSER
SD-1	FOAM SOAP DISPENSER
SND-1	SANITARY NAPKIN VENDING
SND-2	SANITARY NAPKIN DISPOSAL - WALL MOUNTED
TPD-1	2 ROLL SIDE BY SIDE TOILET PAPER DISPENSER
TPD-3	TOILET PAPER DISPENSER - SURFACE MOUNT



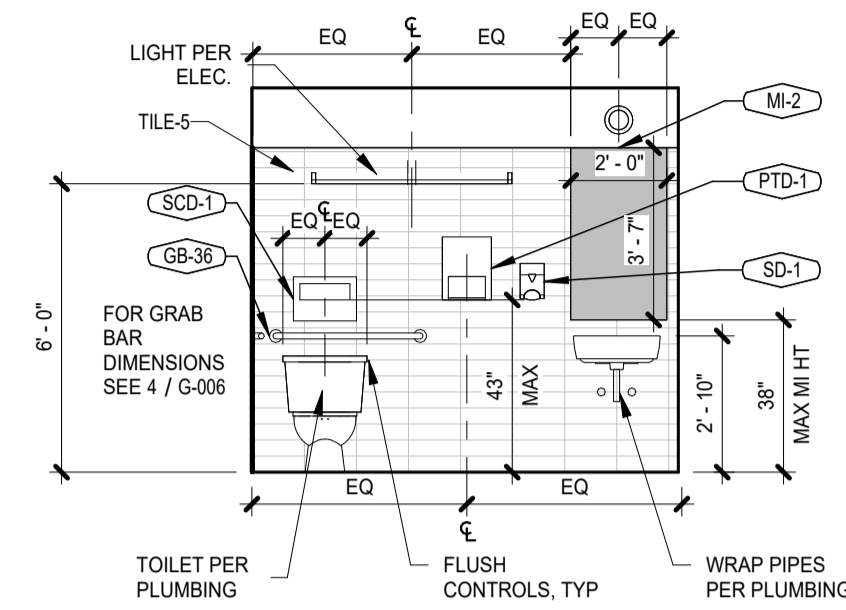
**5** 209 - ADULT WC - WEST  
1/4" = 1'-0" | Ref: 1 / A-401



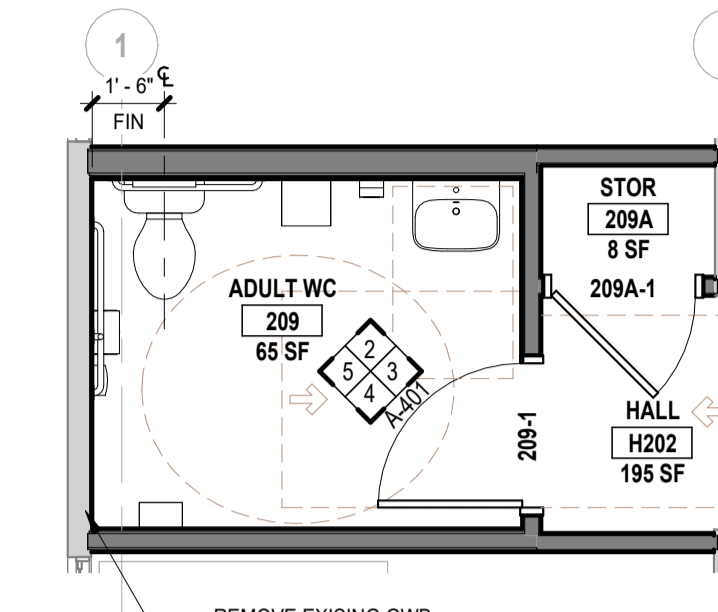
**4** 209 - ADULT WC - SOUTH  
1/4" = 1'-0" | Ref: 1 / A-401



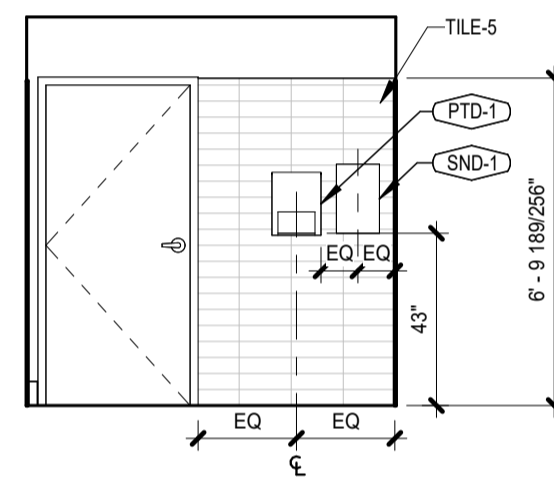
**3** 209 - ADULT WC - EAST  
1/4" = 1'-0" | Ref: 1 / A-401



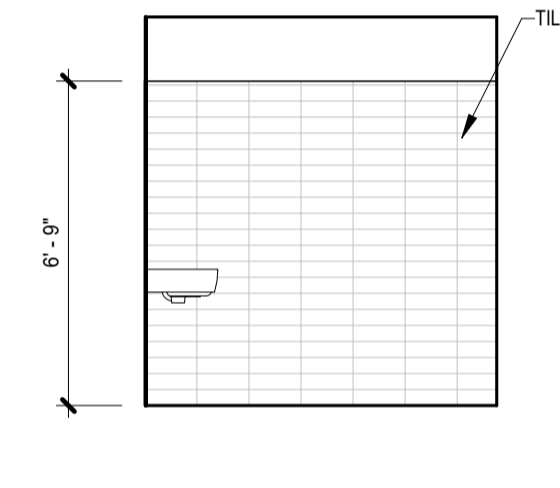
**2** 209 - ADULT WC - NORTH  
1/4" = 1'-0" | Ref: 1 / A-401



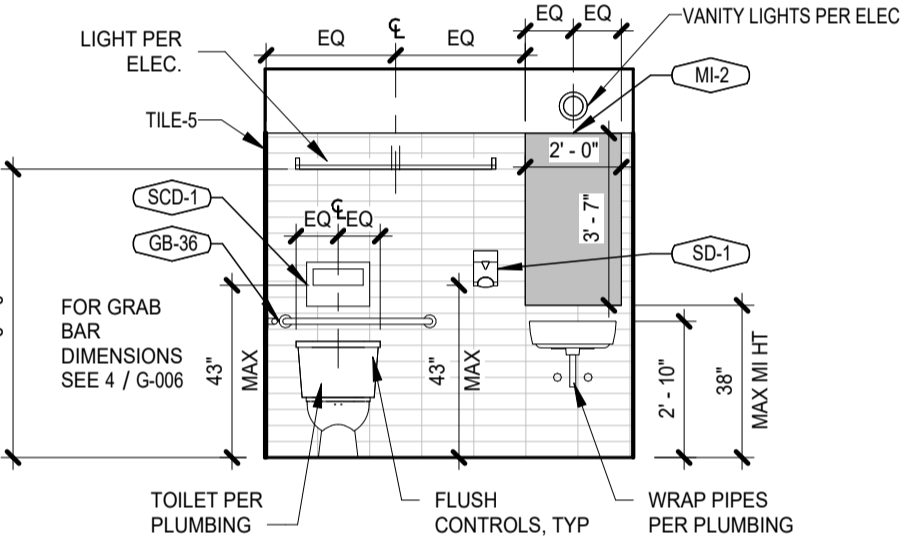
**1** 209 ADULT WC  
1/4" = 1'-0" | Ref: 1 / A-112



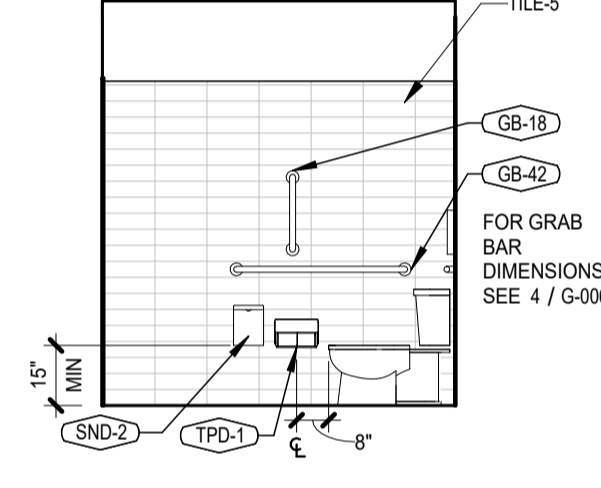
**10** 215 - ADULT WC - WEST  
1/4" = 1'-0" | Ref: 6 / A-401



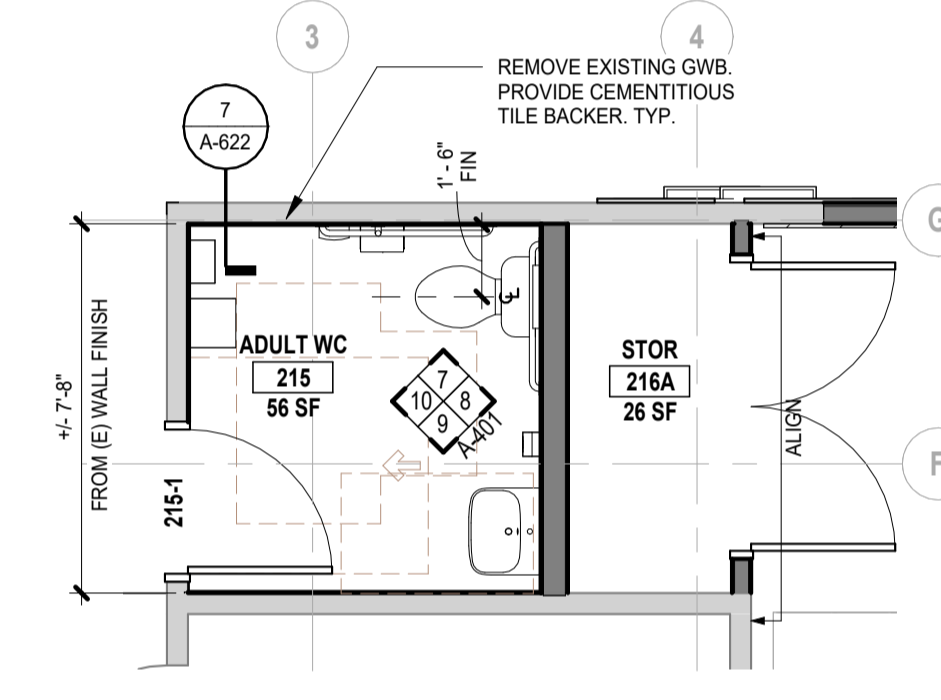
**9** 215 - ADULT WC - SOUTH  
1/4" = 1'-0" | Ref: 6 / A-401



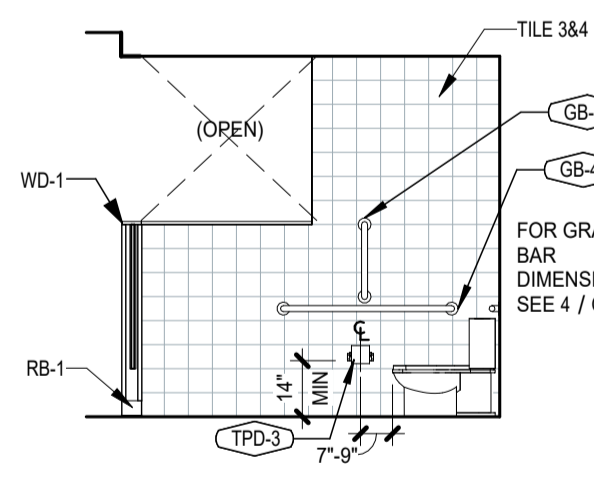
**8** 215 - ADULT WC - EAST  
1/4" = 1'-0" | Ref: 6 / A-401



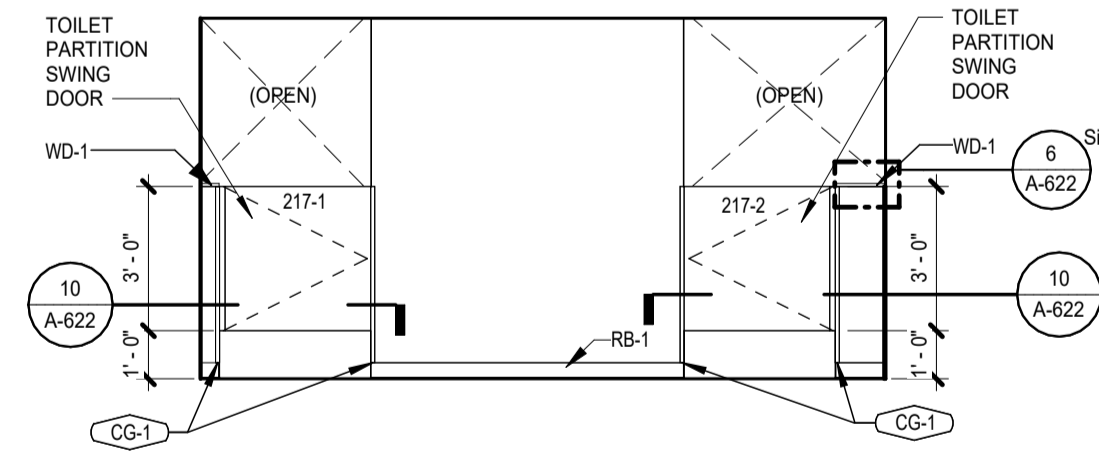
**7** 215 - ADULT WC - NORTH  
1/4" = 1'-0" | Ref: 6 / A-401



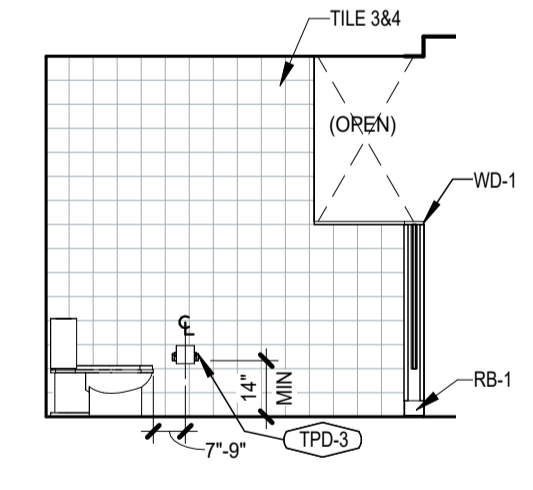
**6** 215 ADULT WC  
1/4" = 1'-0" | Ref: 1 / A-112



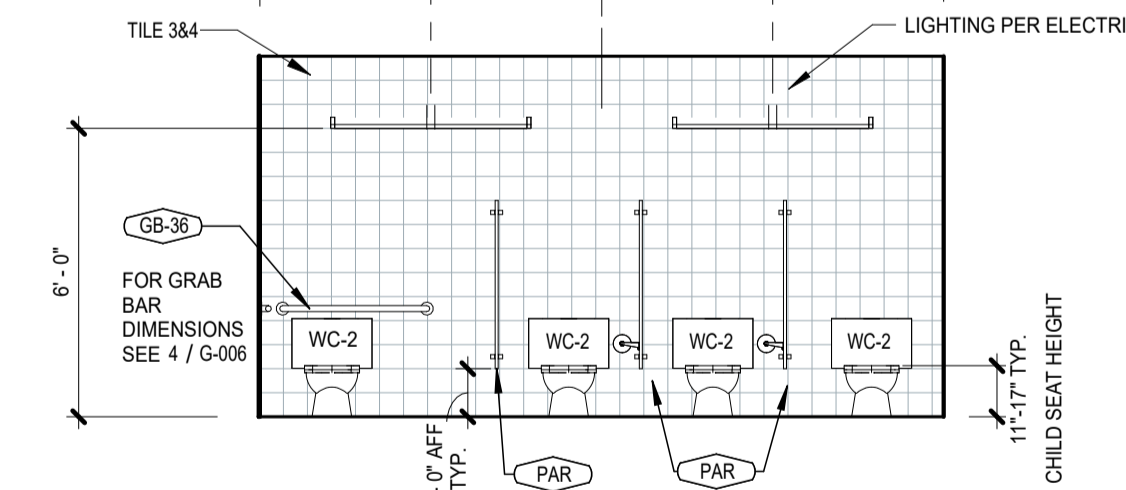
**15** 217 - CHILD WC - WEST  
1/4" = 1'-0" | Ref: 11 / A-401



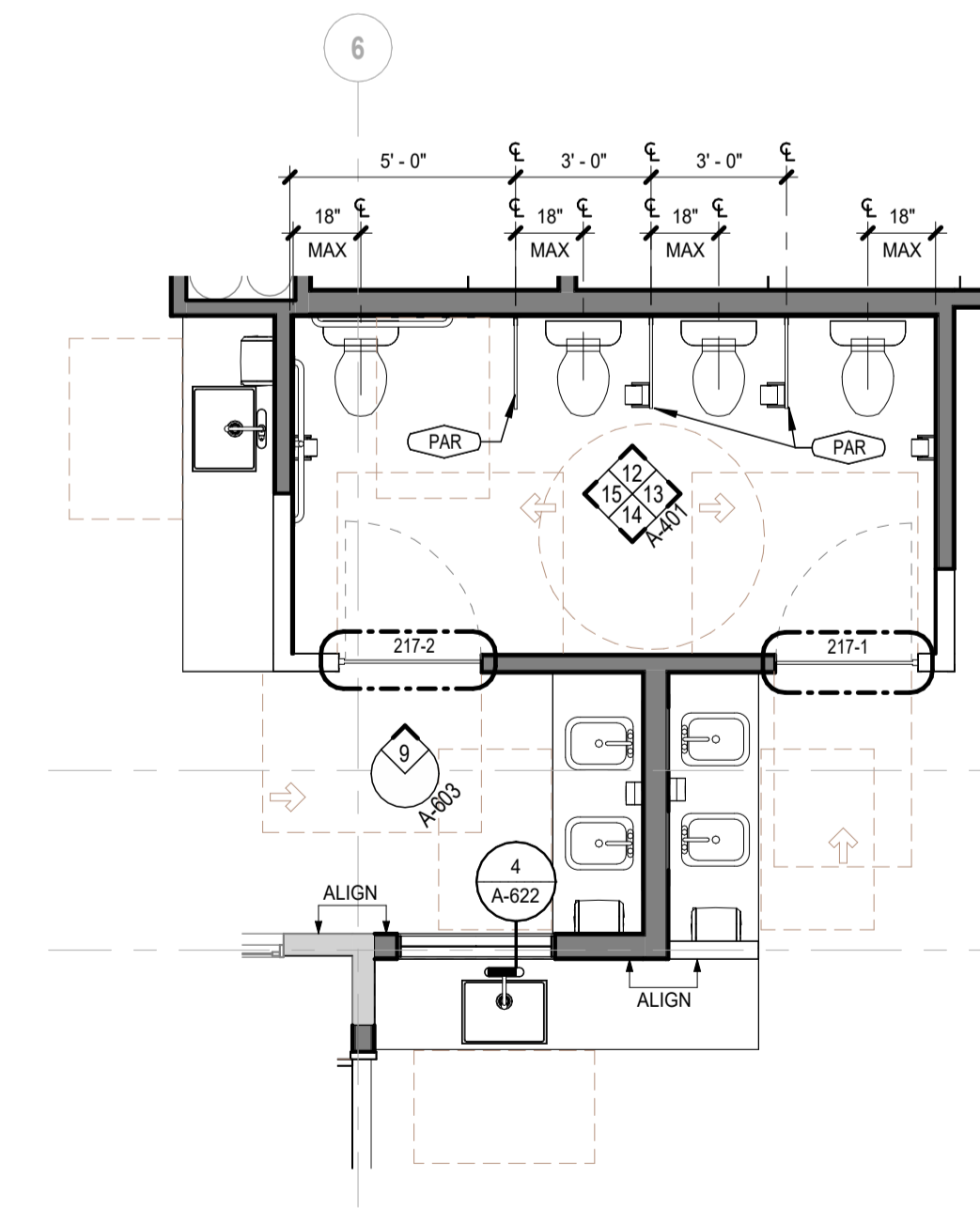
**14** 217 - CHILD WC - SOUTH  
1/4" = 1'-0" | Ref: 11 / A-401



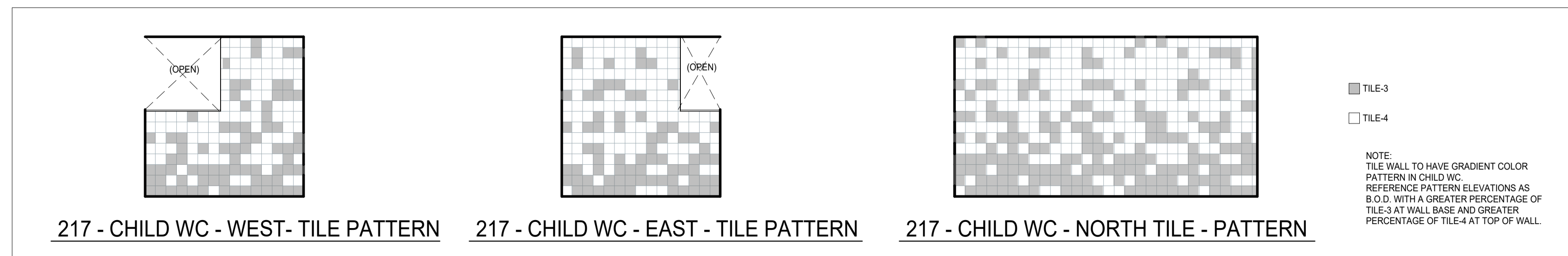
**13** 217 - CHILD WC - EAST  
1/4" = 1'-0" | Ref: 11 / A-401



**12** 217 - CHILD WC - NORTH  
1/4" = 1'-0" | Ref: 11 / A-401



**11** 217 - CHILD WC  
1/4" = 1'-0" | Ref: 1 / A-112



DOOR SCHEDULE										
ID	FROM ROOM	TO ROOM	RATING	PANEL			FRAME		HW OPERATION KEY	NOTES
				HEIGHT	PANEL 1 WIDTH	TYPE	TYPE	MATERIAL		
1ST FLOOR										
105-2	EXTERIOR	(E) COMMON		7'-10"	3'-4"	DP-Full Lite	ALU	SF	ALU	02
S101-1	(E) EAST ENTRY / STAIR	EXTERIOR		7'-0"	3'-0"	DP-Full Lite	ALU	SF	ALU	01
2ND FLOOR										
201-1	FRC WAITING ROOM	LACTATION		6'-8"	3'-0"	DP-Flush	WD	A	HM	08
204-1	HALL	BREAKKITCHEN		6'-8"	3'-0"	DP-Full Lite	WD	A	HM	05
204-2	BREAKKITCHEN	CONFERENCE ROOM		7'-0"	5'-5"	DP-Flush	WD	NA	WD	09
205-1	HALL	CONFERENCE ROOM		6'-8"	3'-0"	DP-Full Lite	WD	A	HM	05
206-1	HALL	OFFICE		6'-8"	3'-0"	DP-Full Lite	WD	A	HM	05
207-1	HALL	DIRECTOR'S OFFICE		6'-8"	3'-0"	DP-Full Lite	WD	A	HM	05
208-1	HALL	OFFICE		6'-8"	3'-0"	DP-Full Lite	WD	C	HM	05
209-1	HALL	ADULT WC		6'-8"	3'-0"	DP-Full Lite	WD	A	HM	07
209A-1	STOR	HALL		6'-8"	3'-0"	DP-Flush	WD	A	HM	08
210-1	HALL	OFFICE		6'-8"	3'-0"	DP-Full Lite	WD	C	HM	05
211-1	SHARED WORKSPACE	OFFICE		6'-8"	3'-0"	DP-Full Lite	WD	C	HM	05
212-1	SHARED WORKSPACE	EXTERIOR STAIR LANDING		6'-8"	3'-0"	DP-Full Lite	HM	C	HM	02
212A-1	STOR	SHARED WORKSPACE		6'-8"	3'-0"	DP-Flush	WD	A	HM	06
212B-1	STOR	SHARED WORKSPACE		6'-8"	3'-0"	DP-Flush	WD	A	HM	06
215-1	HALL	ADULT WC		6'-8"	3'-0"	DP-Flush	WD	A	HM	07
216-1	SECURE ENTRY	PRE-SCHOOL ROOM		6'-8"	3'-0"	DP-Full Lite	WD	C	HM	04
216-2	PRE-SCHOOL ROOM	EXTERIOR STAIR LANDING		6'-8"	3'-0"	DP-Full Lite	HM	A	HM	02
216A-1	PRE-SCHOOL ROOM	STOR		6'-8"	6'-0"	DP-Flush	WD	A2	HM	06
218-1	SECURE ENTRY	PRE-SCHOOL ROOM		6'-8"	3'-0"	DP-Full Lite	WD	C	HM	04
218-2	PRE-SCHOOL ROOM	EXTERIOR STAIR LANDING		6'-8"	3'-0"	DP-Full Lite	HM	C	HM	02
219-1	TEACHER WORK ROOM	IT		6'-8"	3'-0"	DP-Flush	WD	A	HM	10
220-1	SECURE ENTRY	TEACHER WORK ROOM		7'-0"	3'-0"	DP-Full Lite	WD	A	HM	05
221-1	SECURE ENTRY	HALL		6'-8"	3'-0"	DP-Full Lite	WD	A	HM	03
2210-1	STORAGE	HALL		6'-8"	3'-0"	DP-Flush	WD	A	HM	06

### HARDWARE OPERATION KEY

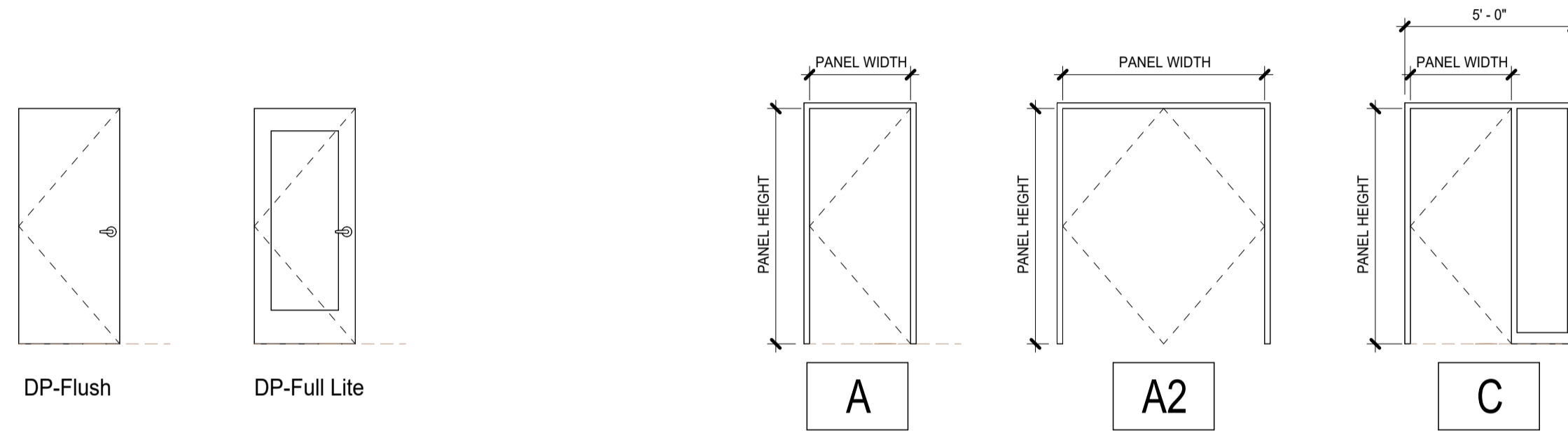
GROUP	OPENING TYPE	FUNCTION	NOTES
01	BUILDING ENTRY WITH ACCESS CONTROL - ADA	PANIC HW, CLOSER, ACCESS CONTROL, OFFSET ALU THRESHOLD, WEATHER STRIPPING, LOCK OPERATOR.	
02	BUILDING ENTRY WITH ACCESS CONTROL - PANIC HW	PANIC HW, CLOSER, ACCESS CONTROL, OFFSET ALU THRESHOLD, WEATHER STRIPPING.	
03	INTERIOR SECURITY	CLASSROOM FUNCTION, LEVER LOCKSET, CLOSER, STOPS, KICK PLATE, ACCESS CONTROL.	2ND FLOOR SECURED CLASS ROOM ENTRY
04	CLASSROOM ENTRY	CLASSROOM FUNCTION, LEVER LOCKSET, CLOSER, STOPS, KICK PLATE	CLASSROOM INTERIOR ENTRY DOORS
05	OFFICE FUNCTION	LEVER LOCKSET, CLOSER, STOPS, KICK PLATE	OFFICE, MEETING ROOM
06	STORAGE/UTILITY RM	STOREROOM FUNCTION, CLOSER, STOPS, KICK PLATE	FLUSH BOLT AT DOUBLE DOORS
07	RESTROOM - OSU STANDARD	LEVER LOCKSET, OSU STANDARD RESTROOM ACCESS CONTROL	2ND FLOOR REST ROOMS
08	PRIVACY	LEVER LOCKSET WITH OCCUPANCY INDICATOR, KICK PLATE	LACTATION RM
09	BARN DOOR	BI-PARTING, SURFACE MOUNTED SLIDING DOOR, NO LATCH, NO KICK PLATES.	
10	SECURE STORAGE	STOREROOM FUNCTION, CLOSER, STOPS, KICK PLATE, ACCESS CONTROL.	

### GENERAL NOTES: DOORS

- PROVIDE GLAZING IN ALL DOORS, FRAMES, AND STOREFRONT SYSTEMS PER SCHEDULE AND SPECIFICATIONS. PROVIDE TEMPERED GLASS IN ALL DOOR LITES, SIDELITES AND TRANSOMS PER CODE.
- COORDINATE LOW VOLTAGE SECURITY SYSTEMS WITH HARDWARE AND FRAMES.
- WHERE A FLOOR MATERIAL CHANGES BETWEEN ROOMS, MAKE TRANSITION AT CENTER LINE OF DOOR.
- VERIFY ALL FLOOR TRANSITIONS AND THRESHOLDS MEET ADA REQUIREMENTS.

### GENERAL NOTES: WINDOWS AND STOREFRONTS

- WINDOW REPLACEMENT:
  - AT EXISTING CASEMENT AND CASMENT/FIXED COMBINATION UNITS, REMOVE EXISTING SASH AND INSTALL NEW WINDOWS IN THE EXISTING WINDOW FRAMES. AT EXISTING LARGE FIXED UNITS WITH WOOD LOUVERS, REMOVE GLASS AND INSTALL THE WINDOWS IN THE EXISTING FRAMES, LOUVERS AND FRAMES TO REMAIN.
  - SEE ALTERNATES FOR FULL SASH AND FRAME REPLACEMENT AT CASEMENT/FIXED COMBO UNITS AND GLASS REPLACEMENT AT THE LOWER LEVEL FIXED UNITS WITH LOUVERS.
- ROUGH OPENINGS: NEW CONSTRUCTION
  - DIMENSIONS SHOWN FOR VINYL WINDOWS, CURTAINWALL, AND STOREFRONT DESIGNATE THE WALL ROUGH OPENINGS (R.O.). WINDOW FRAME DIMENSIONS SHALL ACCOUNT FOR 3/8" MIN. JOINT ON ALL SIDES.
  - VERIFY VERTICAL ALIGNMENT OF ROUGH OPENINGS PRIOR TO WATERPROOFING WINDOW OPENINGS TO ENSURE JAMBS ARE WITHIN 1/4" TOLERANCE ACROSS VERTICAL STACK OF WINDOWS.
- ALL EXTERIOR GLAZING TO BE INSULATED GLAZING UNITS.
- GLAZING TO BE TEMPERED IN THE FOLLOWING LOCATIONS:
  - CLASSROOMS
  - FIXED AND OPERABLE PANELS OF SWINGING OR SLIDING DOORS.
  - GLAZING IN FIXED OR OPERABLE PANELS WITHIN 24" OF A DOOR WHERE THE BOTTOM EDGE IS BELOW 18" AFF AND THE TOP EDGE IS ABOVE 36" AFF.
  - GLAZING IN FIXED OR OPERABLE PANELS > 9 SF WHERE THE BOTTOM EDGE IS BELOW 18" AFF AND THE TOP EDGE IS ABOVE 36" AFF.
  - GLAZING ADJACENT TO THE LANDING AT THE BOTTOM OF A STAIRWAY MEETING REQUIREMENTS OF OSSC 2406.4.7.



### 2 DOOR PANEL INDEX

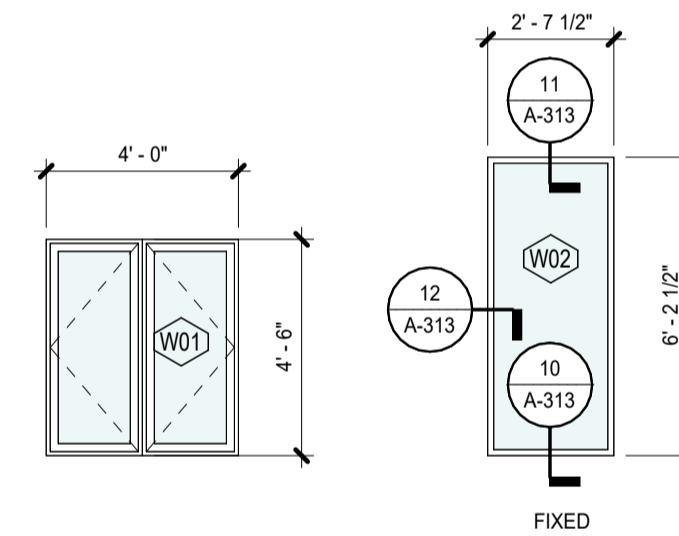
1/4" = 1'-0"

### 1 DOOR FRAME INDEX

1/4" = 1'-0"

CASEMENT * 1'-10 1/2" X 4'-2 1/2" **	FIXED 1'-10 1/2" X 4'-2 1/2" **	CASEMENT * 1'-10 1/2" X 2'-10 1/2" **	FIXED 1'-10 1/2" X 2'-10 1/2" **	FIXED 2'-11" X 6'-2 1/2" **	FIXED / AWNING 2'-11" X 6'-2 1/2" **	FIXED 2'-0" X 2'-0" **	FIXED 2'-0" X 2'-0" **

\* MATCH HANDING OF OPERABLE SASH WITH EXISTING  
 \*\* VERIFY ALL WINDOW DIMENSIONS WITH EXISTING CONDITIONS. ACTUAL REQUIRED SIZES VARY. APPROXIMATE FRAME SIZES NOTED ON THIS SCHEDULE.

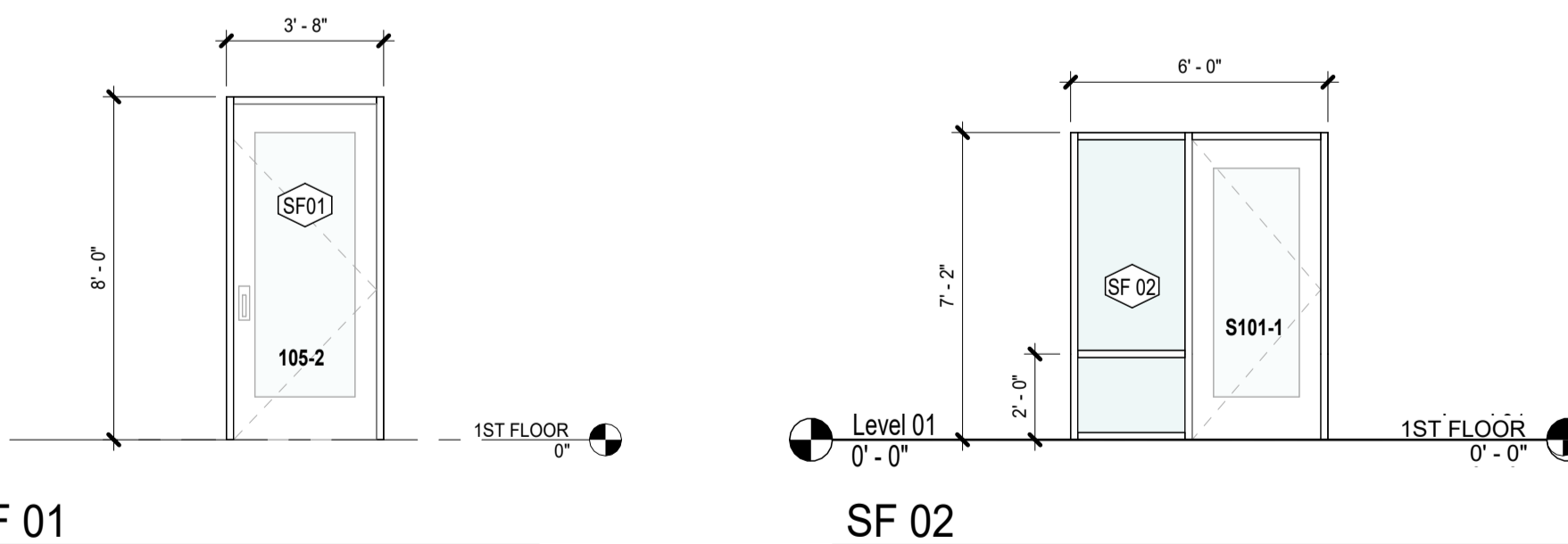


### 3 WINDOW INDEX - NEW OPENINGS

1/4" = 1'-0"

### 4 REPLACEMENT WINDOW TYPES

1/4" = 1'-0"



WINDOW COVERINGS				
Count	RM #	RM NAME	WIDTH*	HT*
Inside Mount				
3	205	CONFERENCE ROOM	2'-4"	3"
1	208	OFFICE	1'-6"	3"
1	210	OFFICE	1'-6"	3"
1	211	OFFICE	1'-6"	3"
1	212	SHARED WORKSPACE	1'-6"	3"
1	216	PRE-SCHOOL ROOM	1'-6"	3"
2	218	PRE-SCHOOL ROOM	1'-6"	3"
2	221	SECURE ENTRY	1'-10"	3"
Outside Mount Above Trim				
1	201	LACTATION	4'-7"	3 1/2"
1	202	FRC WAITING ROOM	6'-2"	3 1/2"
1	203	ADMIN	4'-4"	3 1/2"
1	204	BREAKKITCHEN	6'-2"	3 1/2"
1	205	CONFERENCE ROOM	6'-2"	3 1/2"

WINDOW COVERINGS				
Count	RM #	RM NAME	WIDTH*	HT*
1	206	OFFICE	6'-2"	3 1/2"
2	207	DIRECTOR'S OFFICE	6'-2"	3 1/2"
1	208	OFFICE	6'-2"	3 1/2"
1	210	OFFICE	6'-2"	3 1/2"
1	211	OFFICE	6'-2"	3 1/2"
1	212	SHARED WORKSPACE	4'-0"	3 1/2"
3	216	PRE-SCHOOL ROOM	<varies>	3 1/2"
3	218	PRE-SCHOOL ROOM	6'-2"	3 1/2"
1	220	TEACHER WORK ROOM	6'-2"	3"
Outside Mount for Door				
1	204	BREAKKITCHEN	2'-2"	3 1/2"
1	205	CONFERENCE ROOM	2'-2"	3 1/2"
1	206	OFFICE	2'-2"	3 1/2"
1	207	DIRECTOR'S OFFICE	2'-2"	3 1/2"
1	208	OFFICE	2'-2"	3 1/2"
1	210	OFFICE	2'-2"	3 1/2"

WINDOW COVERINGS				
Count	RM #	RM NAME	WIDTH*	HT*
1	211	OFFICE	2'-2"	3 1/2"
1	212	SHARED WORKSPACE	2'-2"	3 1/2"
2	216	PRE-SCHOOL ROOM	2'-2"	3 1/2"
2	218	PRE-SCHOOL ROOM	2'-2"	3 1/2"
1	221	SECURE ENTRY	2'-2"	3 1/2"

### GENERAL NOTES: WINDOW COVERINGS

\* APPROXIMATE DIMS ARE PROVIDED IN THIS SCHEDULE. VERIFY DIMS IN THE FIELD.

# ROWELL BROKAW

1203 Willamette Street  
 Suite 210  
 Eugene, Oregon 97401  
 541 485 1003  
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Architecture. Design. Strategy.



### REVISIONS TO THIS SHEET

REV.	DATE	DESCRIPTION

### SET ISSUE DATE

90% CD 2024-04-08  
 BP / 50% 2024-02-09  
 100% DD 2023-12-15  
 100% SD 2023-10-28

### PROJECT TRACKING

RBA #: 2327  
 P.I.C.: BJ  
 PM / PA: PK/SL

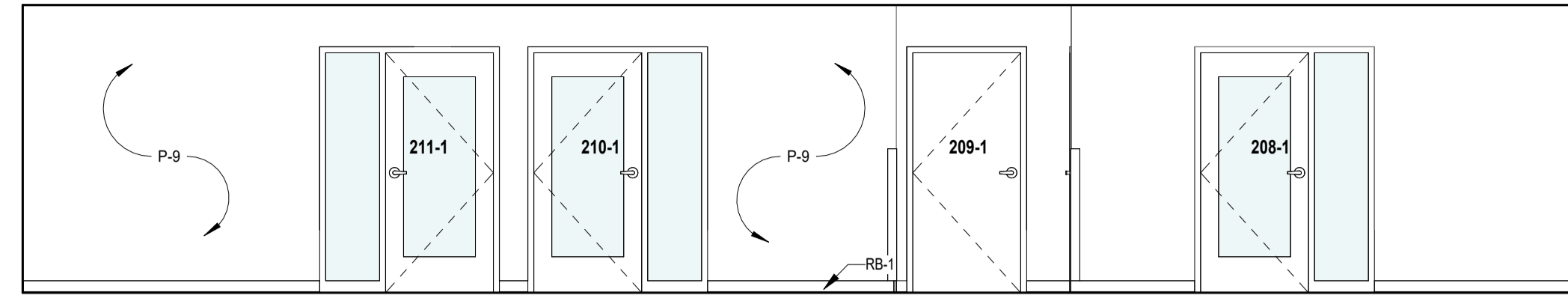
Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

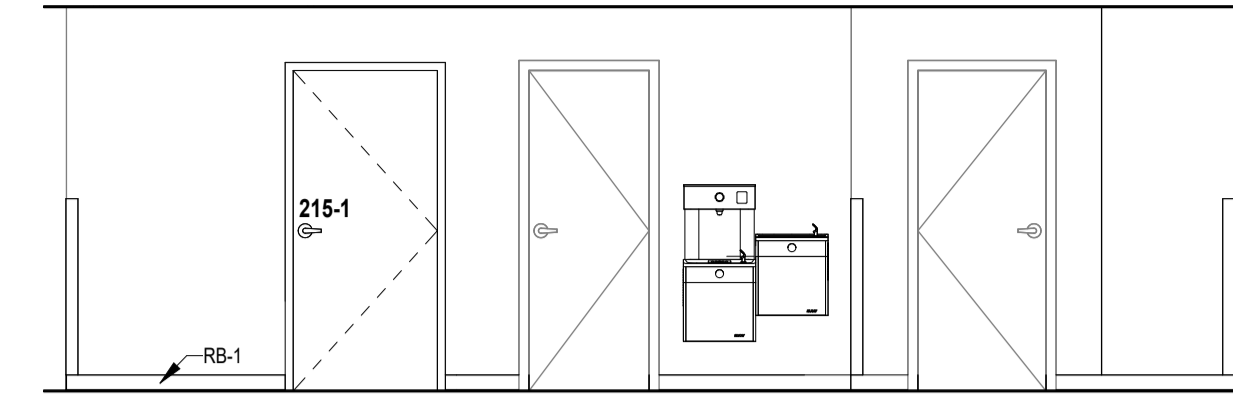
Project Address  
**1050 SW MADISON AVE,  
 CORVALLIS OR 97333**

### DOOR - WINDOW - STOREFRONT SCHEDULES

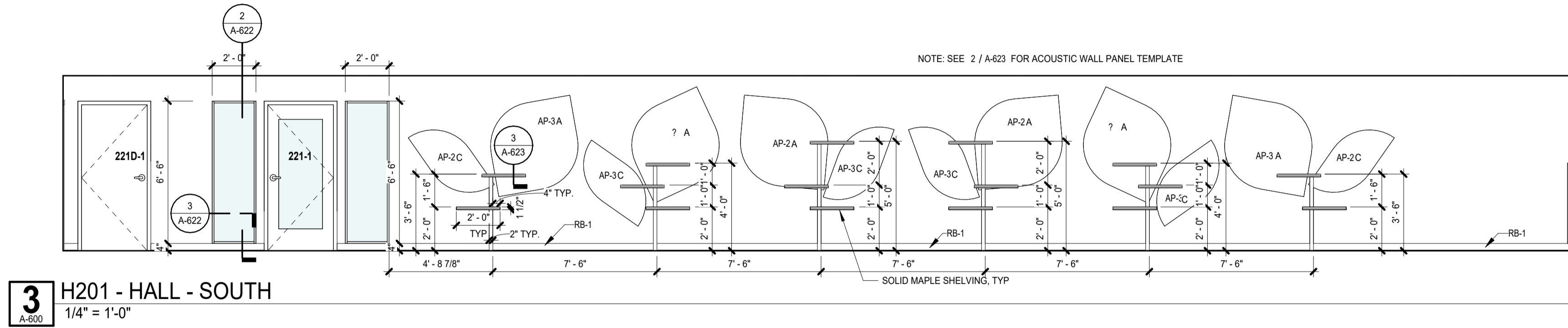
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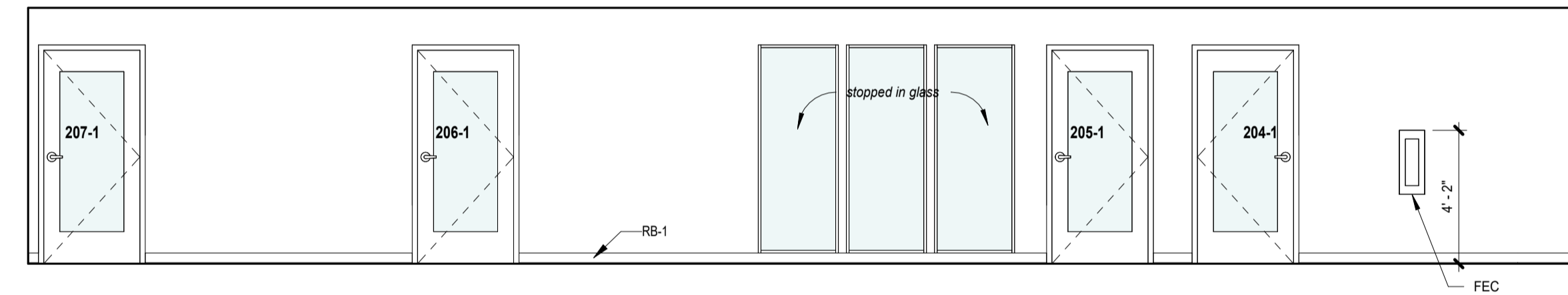
**2** H202 - HALL - WEST  
1/4" = 1'-0"



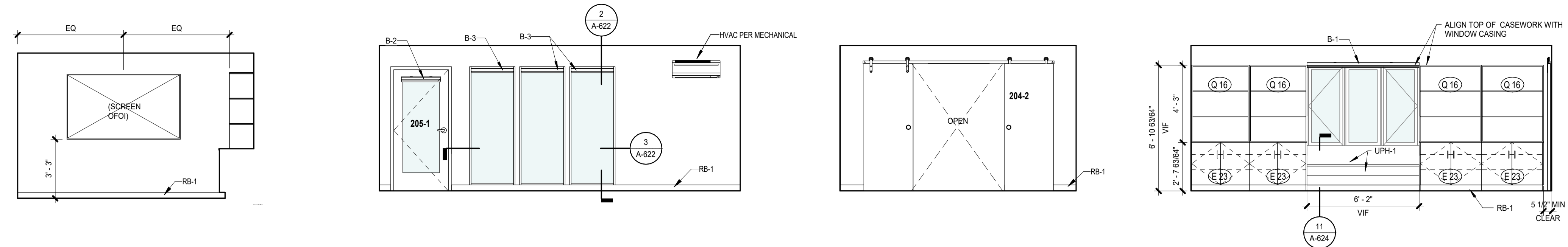
**1** H202 - HALL - EAST  
1/4" = 1'-0"



**3** H201 - HALL - SOUTH  
1/4" = 1'-0"



**4** H201 - HALL - NORTH  
1/4" = 1'-0"

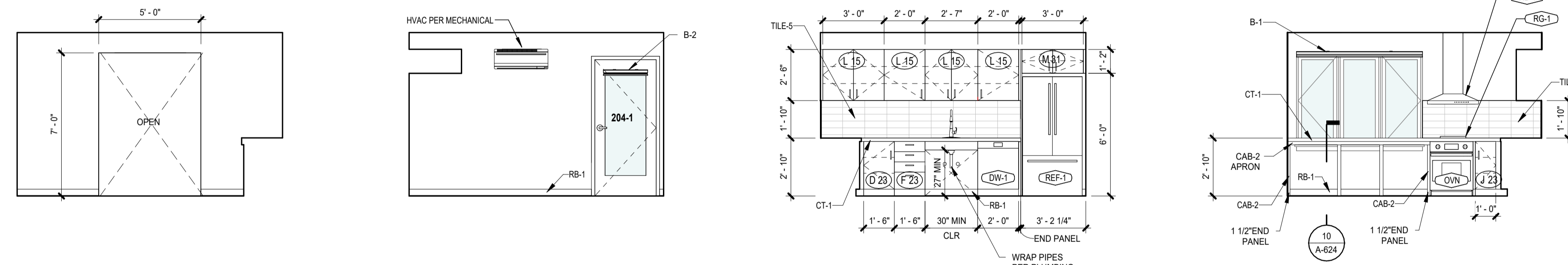


**4** 205 - CONFERENCE ROOM - WEST  
1/4" = 1'-0" | Ref: 1 / A-112

**3** 205 - CONFERENCE ROOM- SOUTH  
1/4" = 1'-0" | Ref: 1 / A-112

**2** 205 - CONFERENCE ROOM - EAST  
1/4" = 1'-0" | Ref: 1 / A-112

**1** 205 - CONFERENCE ROOM - NORTH  
1/4" = 1'-0" | Ref: 1 / A-112

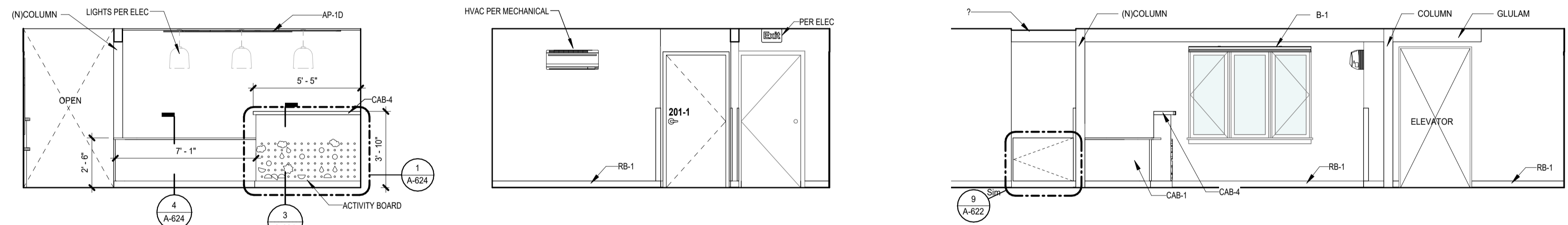


**8** 204 - BREAK/KITCHEN - WEST  
1/4" = 1'-0" | Ref: 1 / A-112

**7** 204 - BREAK/KITCHEN - SOUTH  
1/4" = 1'-0" | Ref: 1 / A-112

**6** 204 - BREAK/KITCHEN - EAST  
1/4" = 1'-0" | Ref: 1 / A-112

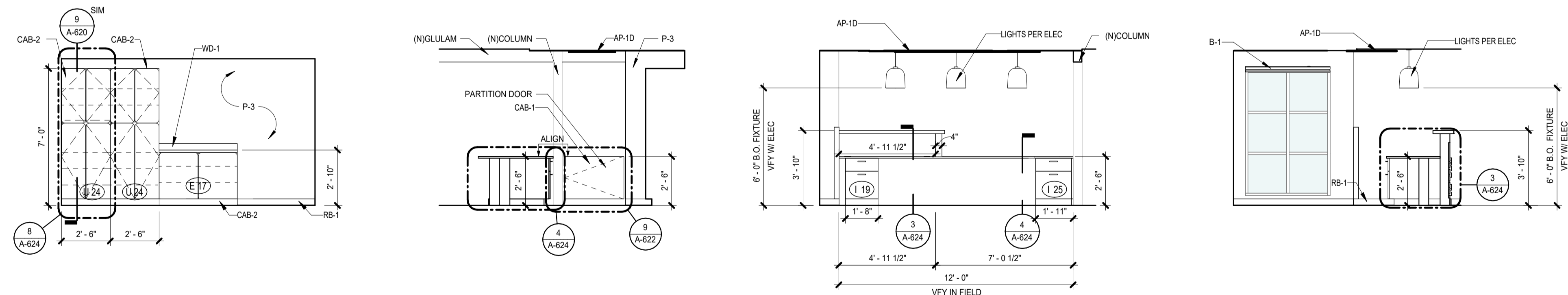
**5** 204 - BREAK/KITCHEN - NORTH  
1/4" = 1'-0" | Ref: 1 / A-112



**11** 202 - WAITING - WEST  
1/4" = 1'-0"

**10** 202 - WAITING EAST  
1/4" = 1'-0"

**9** 202 - WAITING - NORTH  
1/4" = 1'-0"



**15** 203 - ADMIN - WEST  
1/4" = 1'-0"

**14** 203 - ADMIN - SOUTH  
1/4" = 1'-0"

**13** 203 - ADMIN - EAST  
1/4" = 1'-0"

**12** 203 - ADMIN - NORTH  
1/4" = 1'-0"

EQUIPMENT KEY CFCI	
EQUIP. TAG	PRODUCT TYPE
REF-2	UNDERCOUNTER, ADA COMPLIANT
REF-1	REFRIGERATOR, 36"
DW-1	DISHWASHER, ADA COMPLIANT
OWN	WALL OVEN
RS-1	RANGE
HD-1	HOOD
MW-1	MICROWAVE

**GENERAL NOTES: INTERIOR ELEVATIONS**

- SEE FLOOR PLANS AND ENLARGED PLANS FOR INTERIOR ELEVATION TAG LOCATIONS.
- PROVIDE GWB AT ALL WALLS AND SOFFIT FACES. SEE WALL ASSEMBLY TYPES FOR LOCATIONS WITH MORE THAN (1) LAYER OF GWB. NOTE THAT GWB WILL BE SUBSTRATE FOR ALL OF THE FINISH MATERIALS.
- ALL WALLS TO BE P-1 U.N.O.
- SEE FINISH SCHEDULES FOR ADDITIONAL INFORMATION ON FINISH MATERIAL LOCATIONS.
- ALL EQUIPMENT CFCI AS NOTED
- SEE SHEET G-006 FOR STANDARD MOUNTING HEIGHTS.

**KEY**

- XX1 PRODUCT CALLOUT. SEE PRODUCT KEY ON SHEET A10.01
- W1 INTERIOR STOREFRONT TAG
- I.D.
- RM. #

REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION

SET	ISSUE	DATE
90% CD	2024-04-08	
BP / 50%	2024-02-09	
100% DD	2023-12-15	
100% SD	2023-10-28	

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

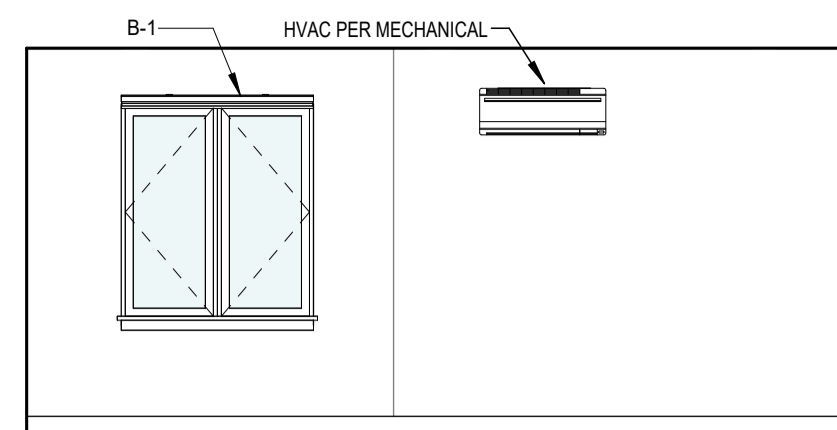
Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

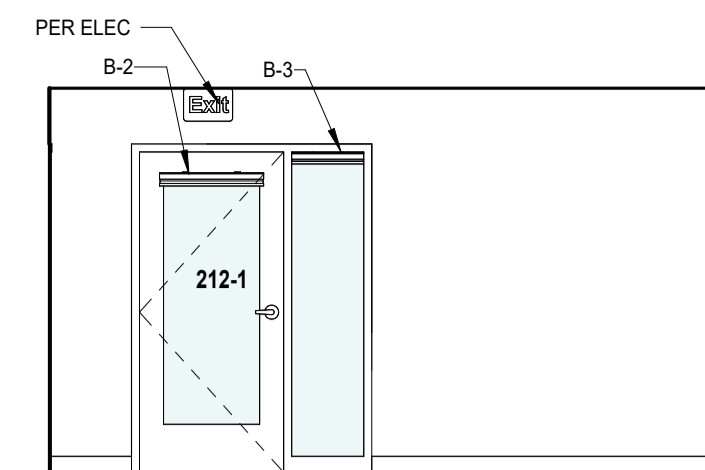
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**INTERIOR ELEVATIONS -  
INFANT CARE,  
LACTATION, TEACHER  
WORK, SHARED  
WORKSPACE**

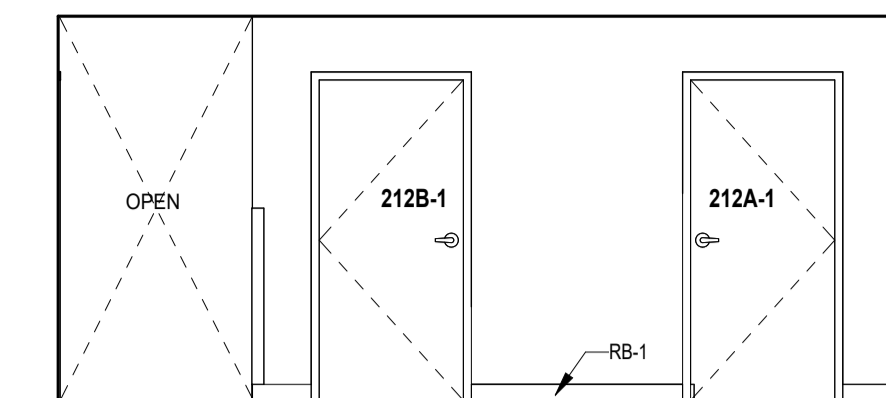
# A-602



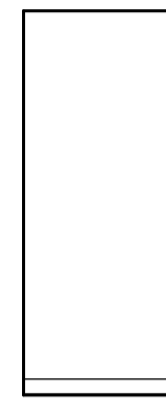
**3** 212 - SHARED WORKSPACE - SOUTH  
1/4" = 1'-0" | Ref: 1 / A-112



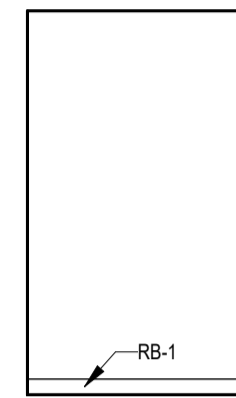
**2** 212 - SHARED WORKSPACE - EAST  
1/4" = 1'-0" | Ref: 1 / A-112



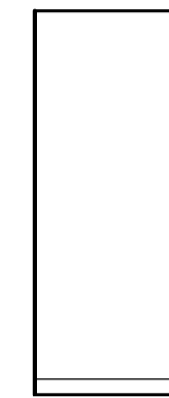
**1** 212 - SHARED WORKSPACE - NORTH  
1/4" = 1'-0" | Ref: 1 / A-112



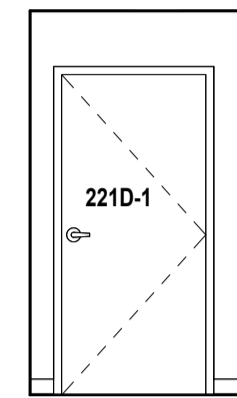
**11** 221D - STOR - WEST  
1/4" = 1'-0" | Ref: 1 / A-112



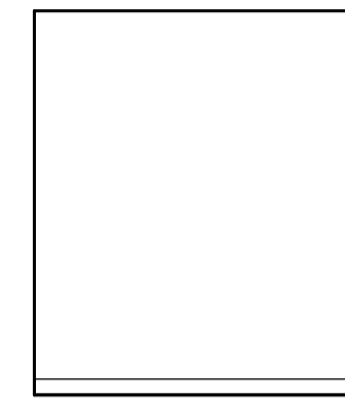
**10** 221D - STOR - SOUTH  
1/4" = 1'-0" | Ref: 1 / A-112



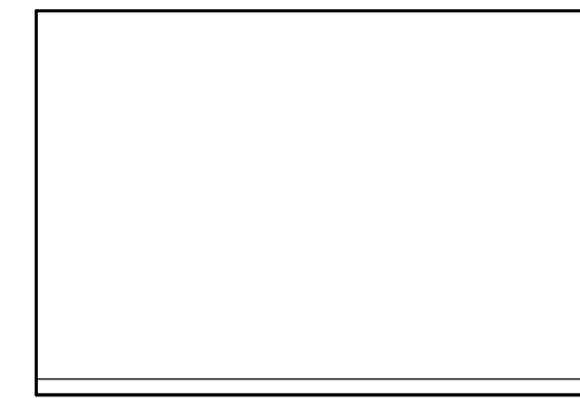
**9** 221D - STOR - EAST  
1/4" = 1'-0" | Ref: 1 / A-112



**8** 221D - STOR - NORTH  
1/4" = 1'-0" | Ref: 1 / A-112



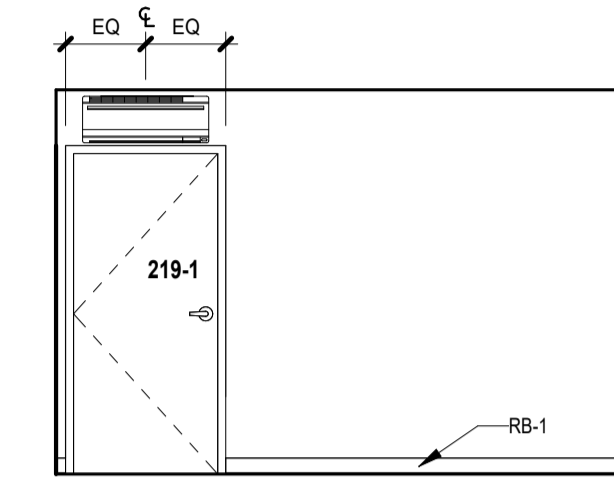
**7** 219 - IT - WEST  
1/4" = 1'-0" | Ref: 1 / A-112



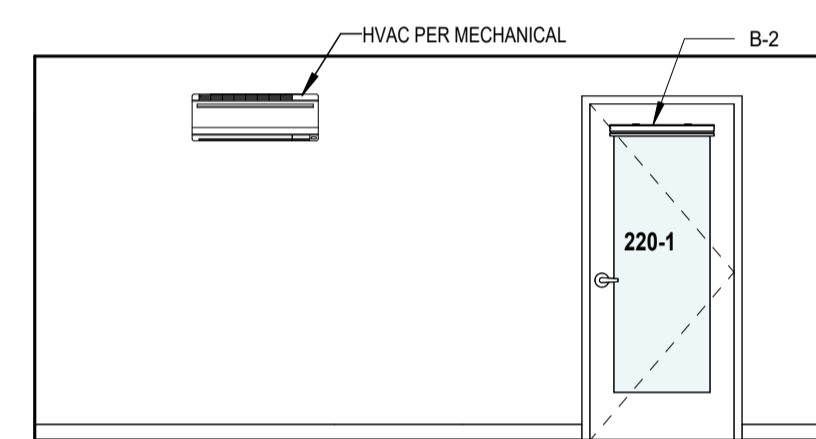
**6** 219 - IT - SOUTH  
1/4" = 1'-0" | Ref: 1 / A-112



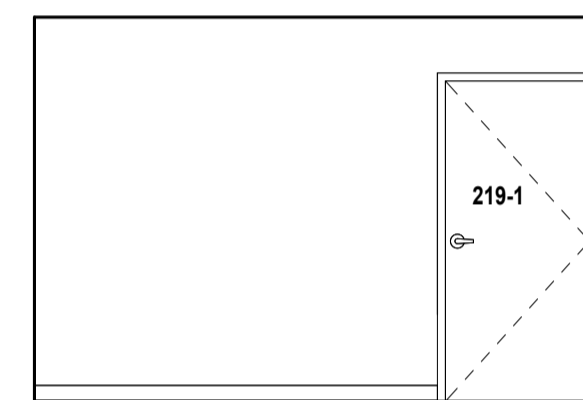
**5** 219 - IT - EAST  
1/4" = 1'-0" | Ref: 1 / A-112



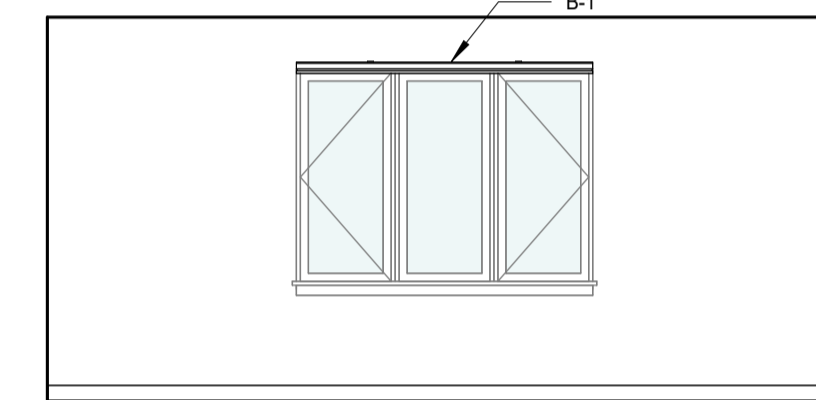
**4** 219 - IT - NORTH  
1/4" = 1'-0" | Ref: 1 / A-112



**15** 220 - TEACHER WORK ROOM - WEST  
1/4" = 1'-0" | Ref: 1 / A-112



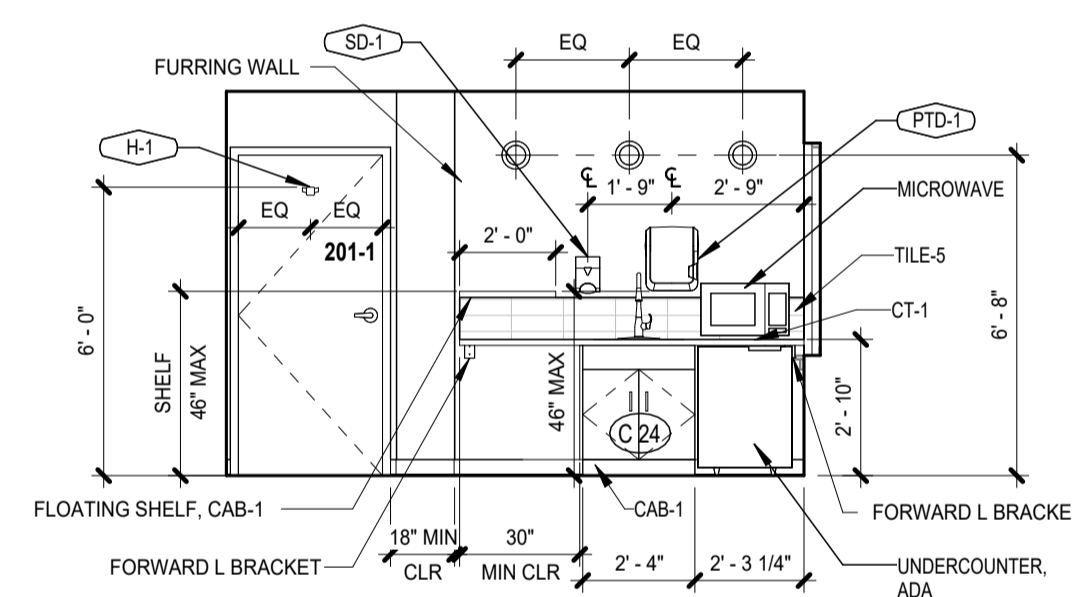
**14** 220 - TEACHER WORK ROOM - SOUTH  
1/4" = 1'-0" | Ref: 1 / A-112



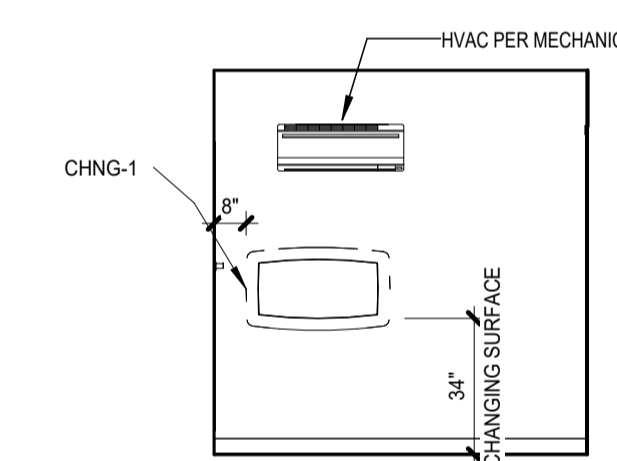
**13** 220 - TEACHER WORK ROOM - EAST  
1/4" = 1'-0" | Ref: 1 / A-112



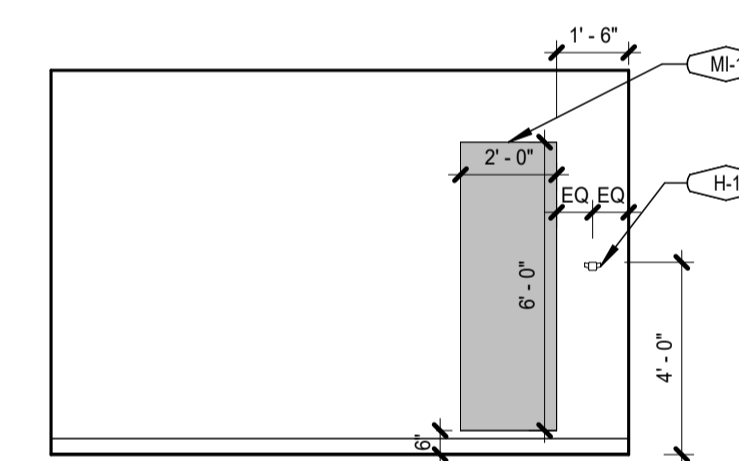
**12** 220 - TEACHER WORK ROOM - NORTH  
1/4" = 1'-0" | Ref: 1 / A-112



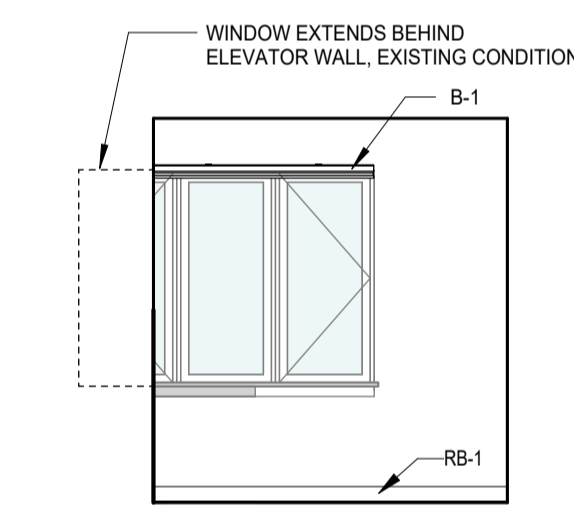
**19** 201 - LACTATION - WEST  
1/4" = 1'-0" | Ref: 1 / A-112



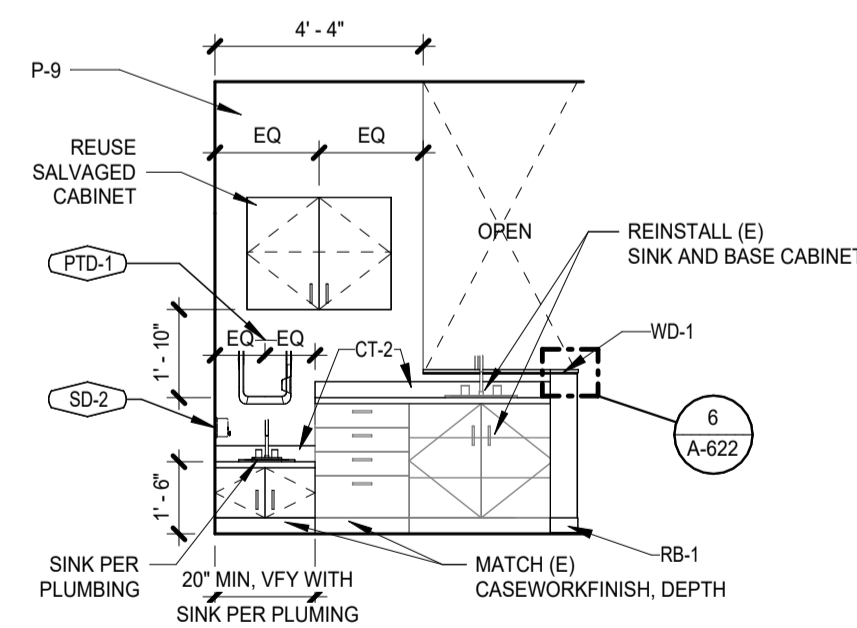
**18** 201 - LACTATION - SOUTH  
1/4" = 1'-0" | Ref: 1 / A-112



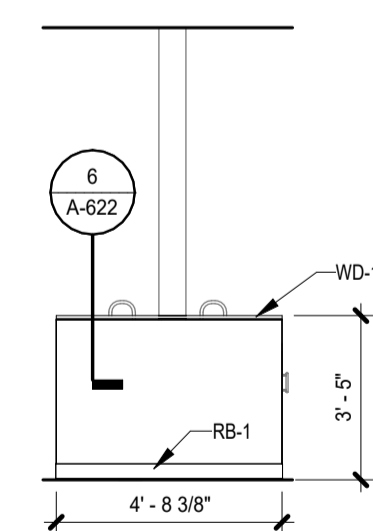
**17** 201 - LACTATION - EAST  
1/4" = 1'-0" | Ref: 1 / A-112



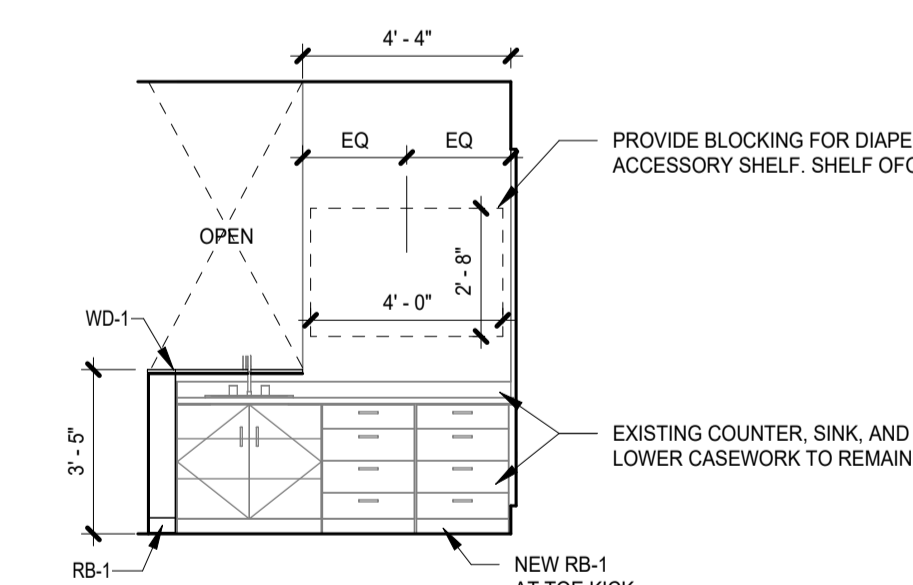
**16** 201 - LACTATION - NORTH  
1/4" = 1'-0" | Ref: 1 / A-112



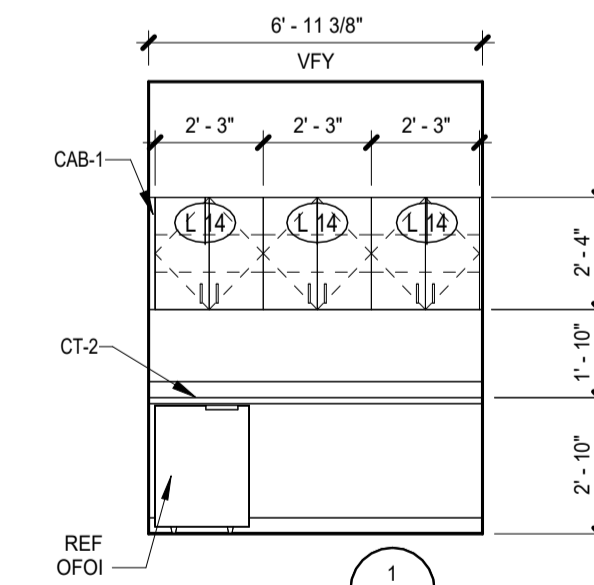
**23** 102 - INFANT CARE A - EAST  
1/4" = 1'-0" | Ref: 1 / A-111



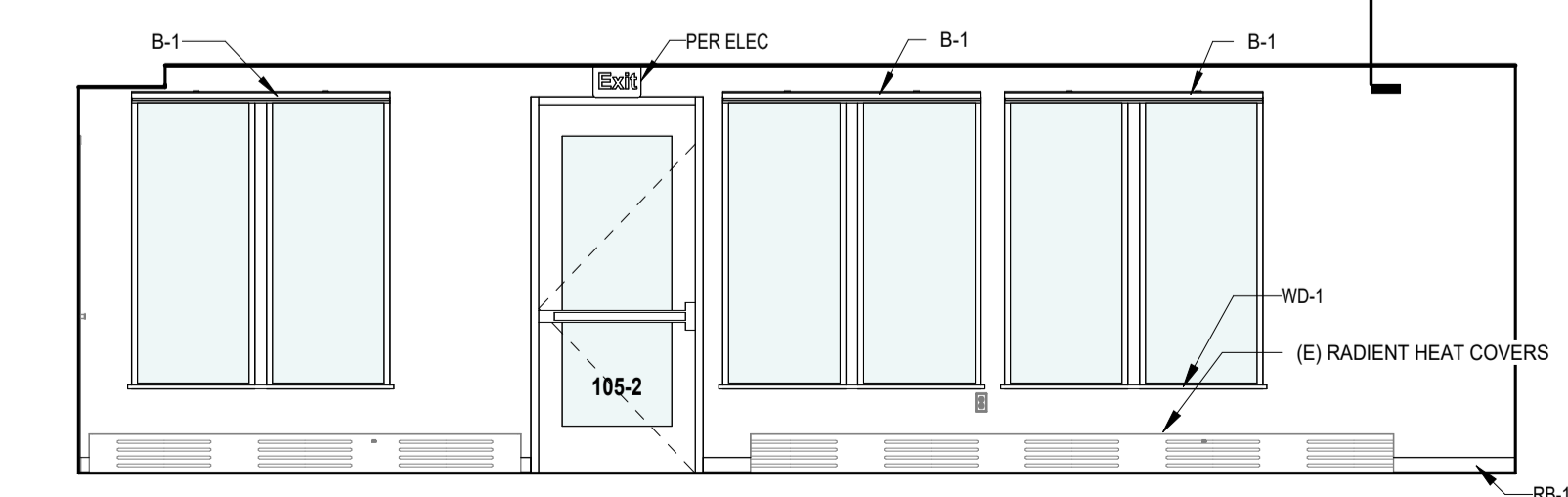
**22** 102-102A - INFANT CARE A - NORTH  
1/4" = 1'-0" | Ref: 1 / A-111



**21** 102A - DIAPER - WEST  
1/4" = 1'-0" | Ref: 1 / A-111



**20** 102A - DIAPER - EAST  
1/4" = 1'-0" | Ref: 1 / A-111



**24** 105 COMMON RM - SOUTH  
1/4" = 1'-0" | Ref: 1 / A-111

**GENERAL NOTES: INTERIOR ELEVATIONS**

- SEE FLOOR PLANS AND ENLARGED PLANS FOR INTERIOR ELEVATION TAG LOCATIONS.
- PROVIDE GWB AT ALL WALLS AND SOFFIT FACES. SEE WALL ASSEMBLY TYPES FOR LOCATIONS WITH MORE THAN 1 LAYER OF GWB. NOTE THAT GWB WILL BE SUBSTRATE FOR ALL OF THE FINISH MATERIALS.
- ALL WALLS TO BE P-1 U.N.O.
- SEE FINISH SCHEDULES FOR ADDITIONAL INFORMATION ON FINISH MATERIAL LOCATIONS.
- ALL EQUIPMENT CFCI AS NOTED
- SEE SHEET G-006 FOR STANDARD MOUNTING HEIGHTS.

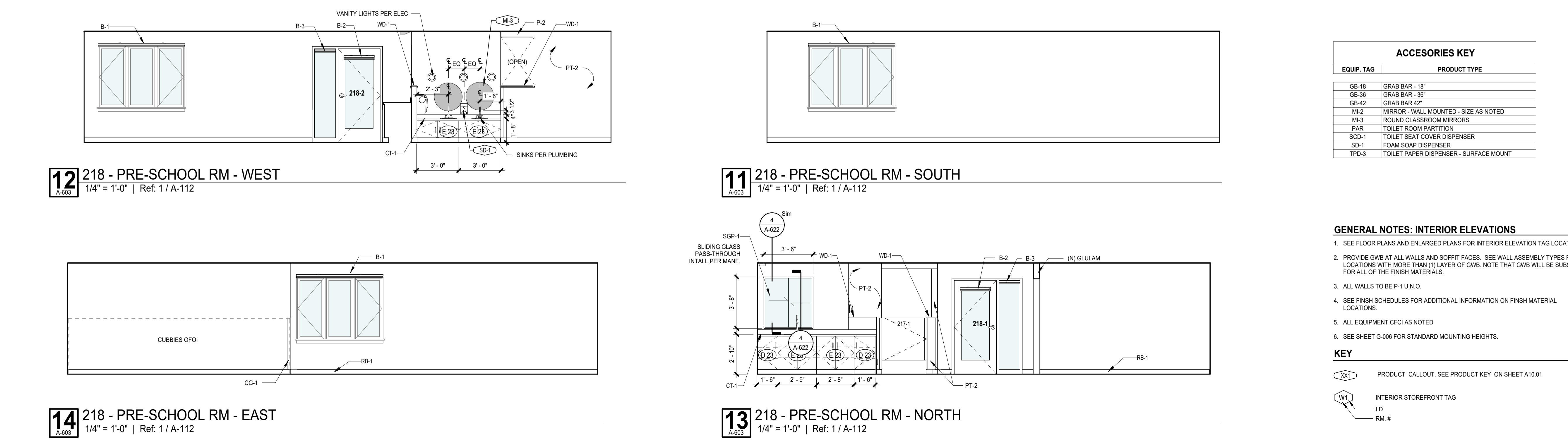
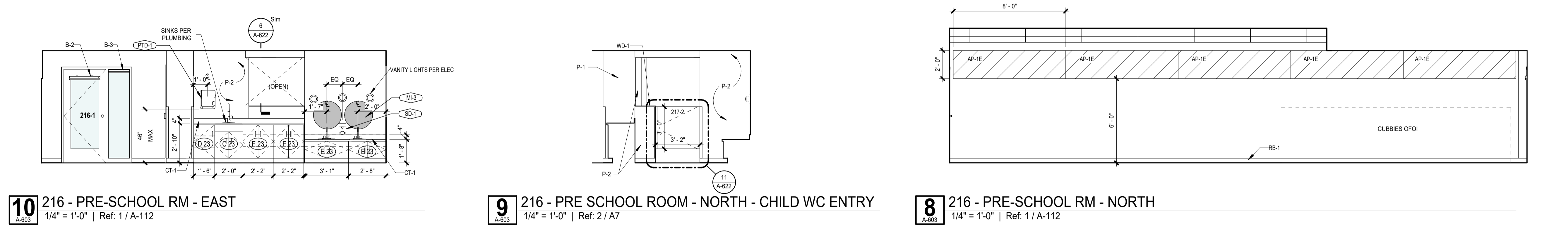
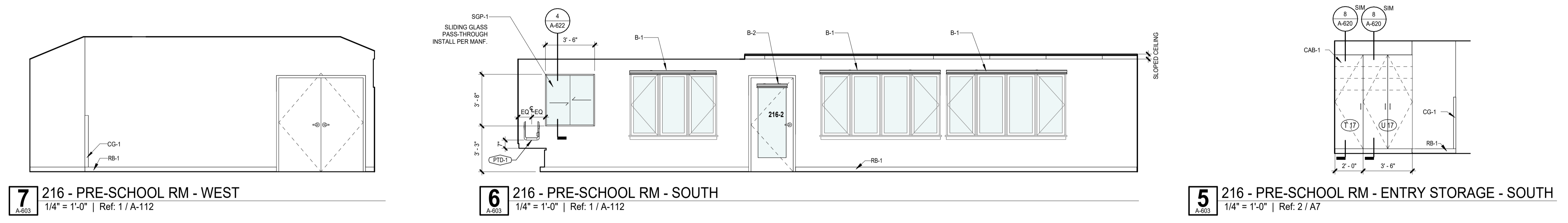
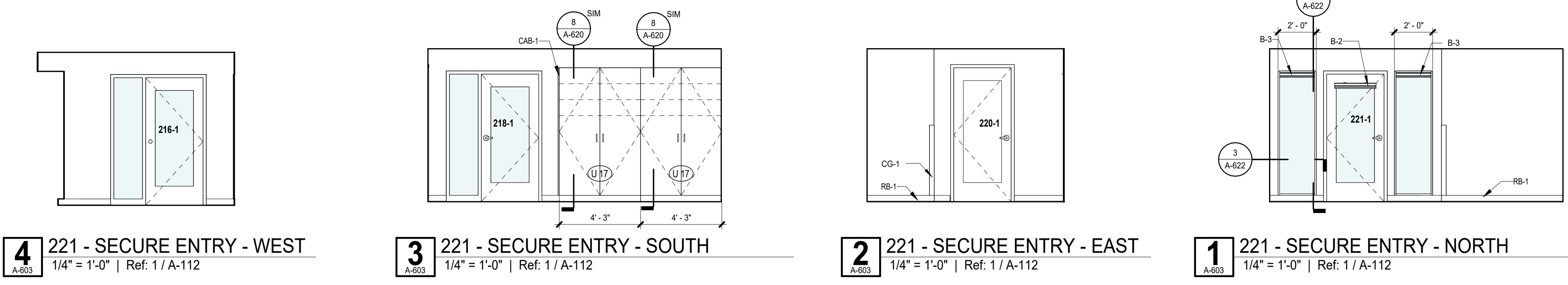
**KEY**

- XX1 PRODUCT CALLOUT. SEE PRODUCT KEY ON SHEET A10.01
- W1 INTERIOR STOREFRONT TAG
- I.D.
- RM. #

ACCESSORIES KEY	
EQUIP. TAG	PRODUCT TYPE
H-1	HOOK
MI-1	FULL HEIGHT MIRROR
SD-1	FOAM SOAP DISPENSER
SD-2	SOAP DISPENSER

EQUIPMENT KEY CFCI	
EQUIP. TAG	PRODUCT TYPE
REF-2	UNDERCOUNTER, ADA COMPLIANT
MW-1	MICROWAVE



ACCESSORIES KEY	
EQUIP. TAG	PRODUCT TYPE
GB-18	GRAB BAR - 18"
GB-36	GRAB BAR - 36"
GB-42	GRAB BAR 42"
Mi-2	MIRROR - WALL MOUNTED - SIZE AS NOTED
Mi-3	ROUND CLASSROOM MIRRORS
PAR	TOILET ROOM PARTITION
SCD-1	TOILET SEAT COVER DISPENSER
SD-1	FOAM SOAP DISPENSER
TPD-3	TOILET PAPER DISPENSER - SURFACE MOUNT

- GENERAL NOTES: INTERIOR ELEVATIONS**
- SEE FLOOR PLANS AND ENLARGED PLANS FOR INTERIOR ELEVATION TAG LOCATIONS.
  - PROVIDE GWB AT ALL WALLS AND SOFFIT FACES. SEE WALL ASSEMBLY TYPES FOR LOCATIONS WITH MORE THAN (1) LAYER OF GWB. NOTE THAT GWB WILL BE SUBSTRATE FOR ALL OF THE FINISH MATERIALS.
  - ALL WALLS TO BE P-1 U.N.O.
  - SEE FINISH SCHEDULES FOR ADDITIONAL INFORMATION ON FINISH MATERIAL LOCATIONS.
  - ALL EQUIPMENT CFCEI AS NOTED
  - SEE SHEET G-006 FOR STANDARD MOUNTING HEIGHTS.

- KEY**
- XX1 PRODUCT CALLOUT. SEE PRODUCT KEY ON SHEET A10.01
  - W1 INTERIOR STOREFRONT TAG
  - I.D.
  - RM. #

**REVISIONS TO THIS SHEET**

REV.	DATE	DESCRIPTION
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**SET ISSUE DATE**

90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

**PROJECT TRACKING**

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

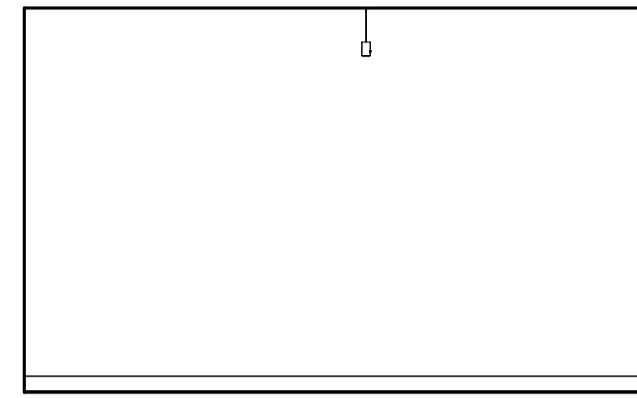
Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**

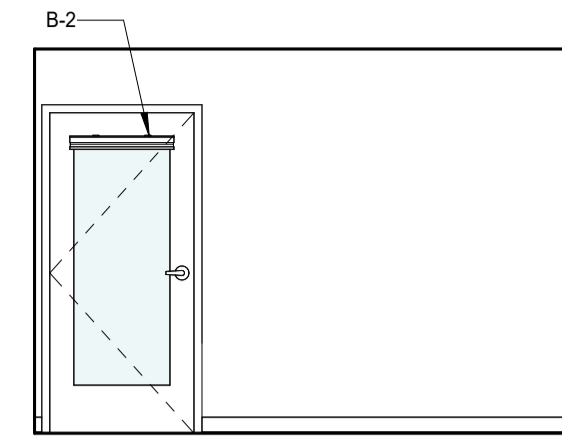
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**INTERIOR ELEVATIONS - OFFICES**

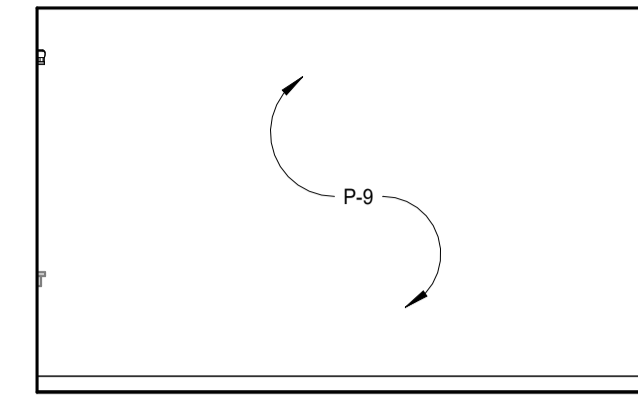
**A-604**



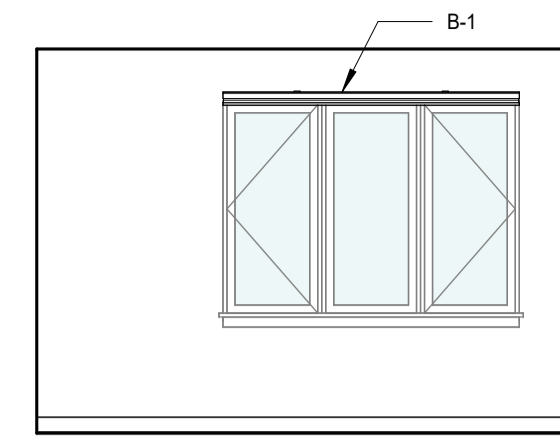
**4**  
A-604  
**206 - OFFICE - WEST**  
1/4" = 1'-0" | Ref: 1 / A-112



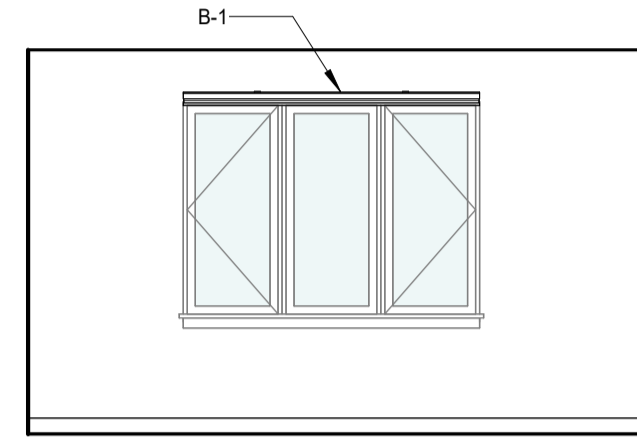
**3**  
A-604  
**206 - OFFICE - SOUTH**  
1/4" = 1'-0" | Ref: 1 / A-112



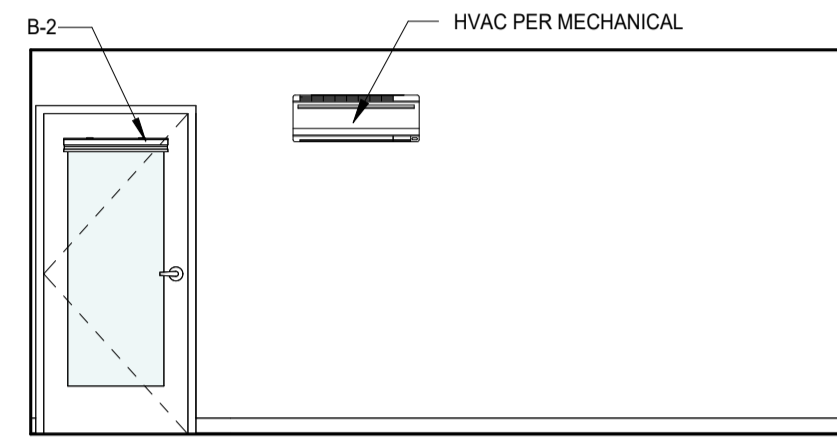
**2**  
A-604  
**206 - OFFICE - EAST**  
1/4" = 1'-0" | Ref: 1 / A-112



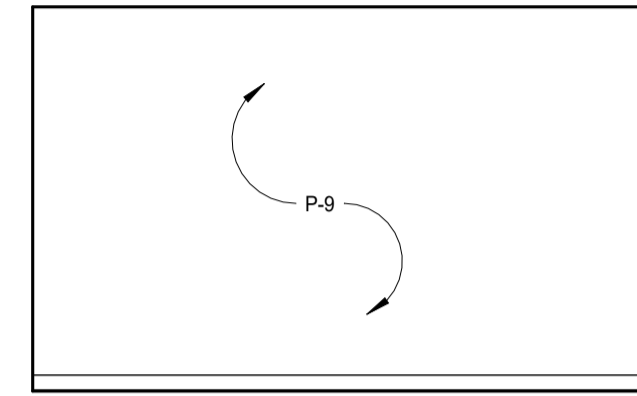
**1**  
A-604  
**206 - OFFICE - NORTH**  
1/4" = 1'-0" | Ref: 1 / A-112



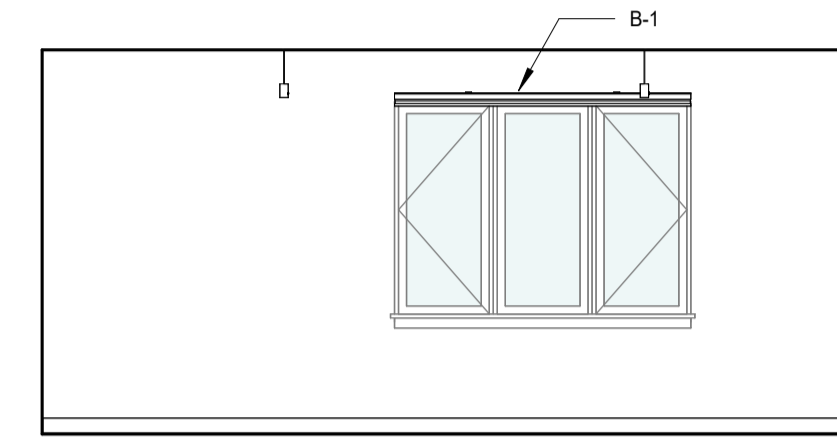
**8**  
A-604  
**207 - DIRECTORS OFFICE - WEST**  
1/4" = 1'-0" | Ref: 1 / A-112



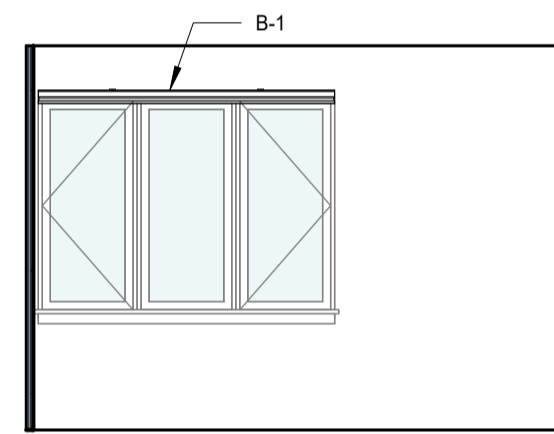
**7**  
A-604  
**207 - DIRECTORS OFFICE - SOUTH**  
1/4" = 1'-0" | Ref: 1 / A-112



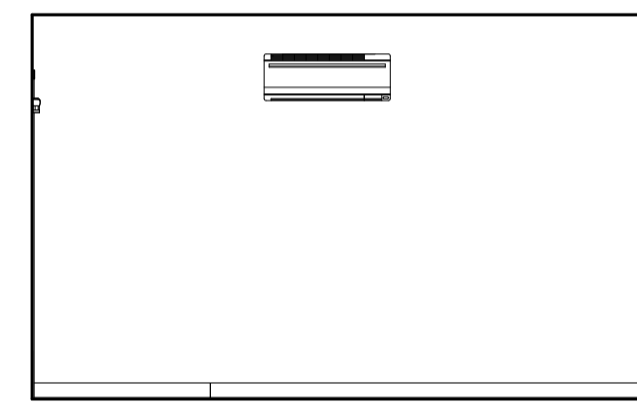
**6**  
A-604  
**207 - DIRECTORS OFFICE - EAST**  
1/4" = 1'-0" | Ref: 1 / A-112



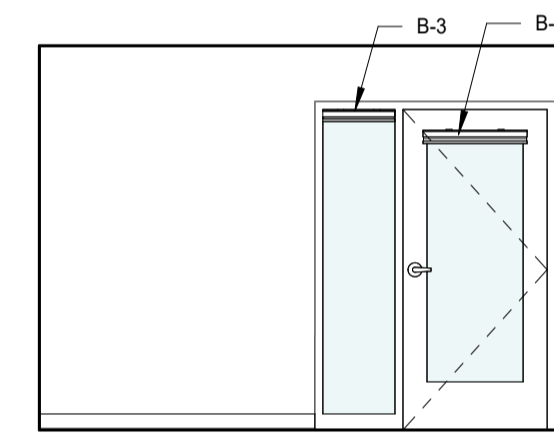
**5**  
A-604  
**207 - DIRECTORS OFFICE - NORTH**  
1/4" = 1'-0" | Ref: 1 / A-112



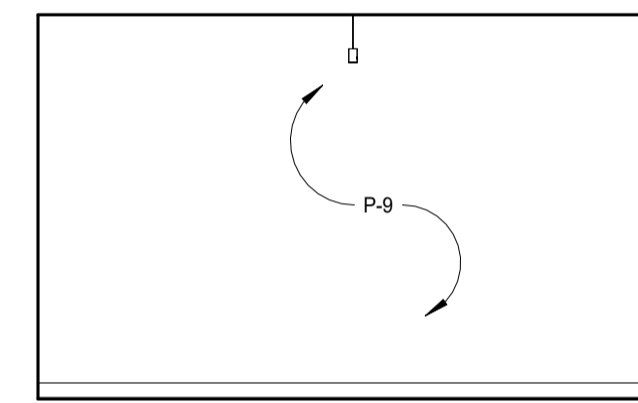
**12**  
A-604  
**208 - OFFICE - WEST**  
1/4" = 1'-0" | Ref: 1 / A-112



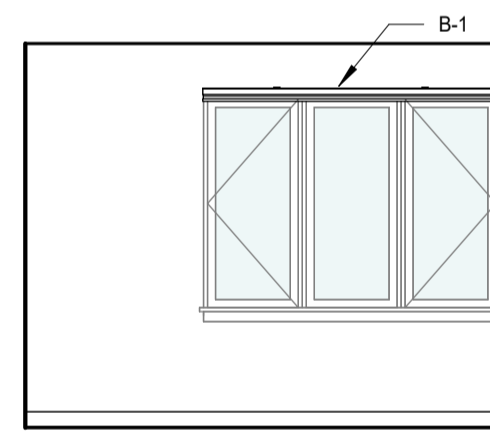
**11**  
A-604  
**208 - OFFICE - SOUTH**  
1/4" = 1'-0" | Ref: 1 / A-112



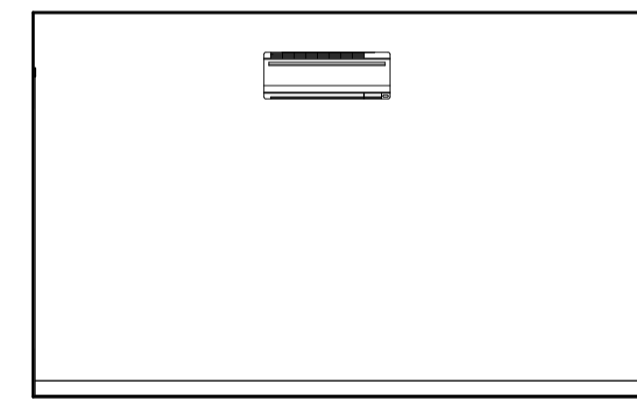
**10**  
A-604  
**208 - OFFICE - EAST**  
1/4" = 1'-0" | Ref: 1 / A-112



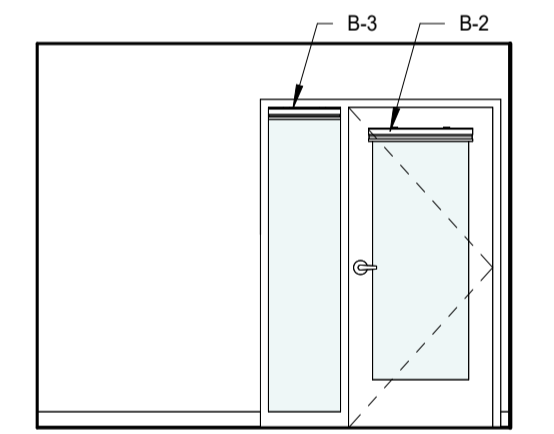
**9**  
A-604  
**208 - OFFICE - NORTH**  
1/4" = 1'-0" | Ref: 1 / A-112



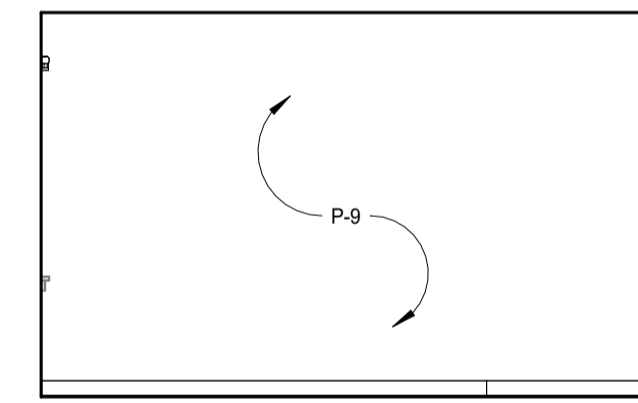
**16**  
A-604  
**210 - OFFICE - WEST**  
1/4" = 1'-0" | Ref: 1 / A-112



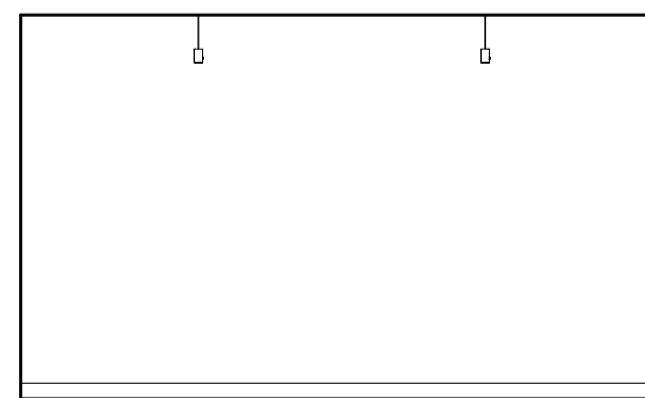
**15**  
A-604  
**210 - OFFICE - SOUTH**  
1/4" = 1'-0" | Ref: 1 / A-112



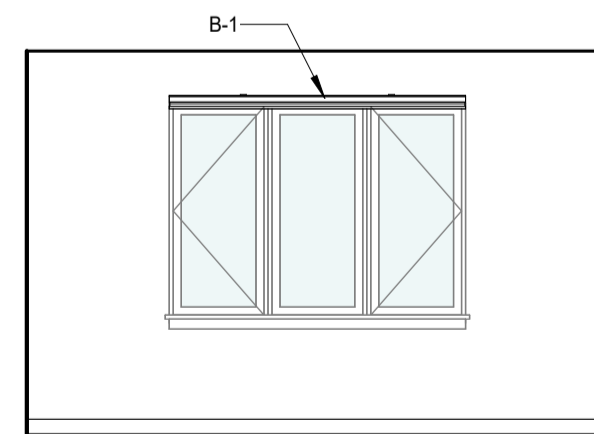
**14**  
A-604  
**210 - OFFICE - EAST**  
1/4" = 1'-0" | Ref: 1 / A-112



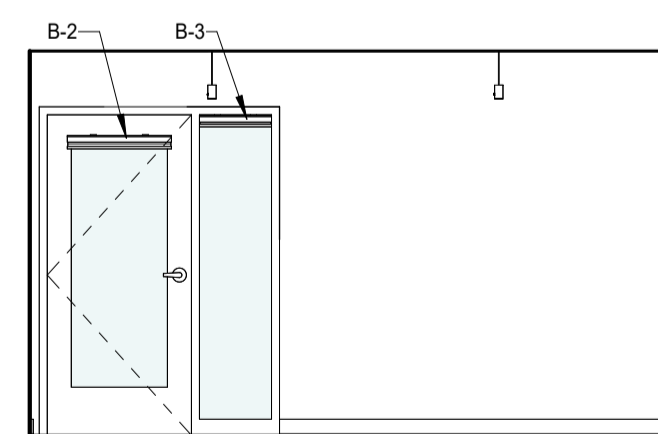
**13**  
A-604  
**210 - OFFICE - NORTH**  
1/4" = 1'-0" | Ref: 1 / A-112



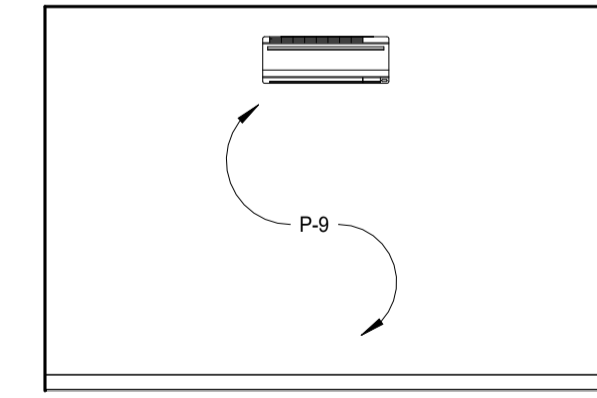
**20**  
A-604  
**211 - OFFICE - WEST**  
1/4" = 1'-0" | Ref: 1 / A-112



**19**  
A-604  
**211 - OFFICE - SOUTH**  
1/4" = 1'-0" | Ref: 1 / A-112



**18**  
A-604  
**211 - OFFICE - EAST**  
1/4" = 1'-0" | Ref: 1 / A-112



**17**  
A-604  
**211 - OFFICE - NORTH**  
1/4" = 1'-0" | Ref: 1 / A-112

**GENERAL NOTES: INTERIOR ELEVATIONS**

- SEE FLOOR PLANS AND ENLARGED PLANS FOR INTERIOR ELEVATION TAG LOCATIONS.
- PROVIDE GWB AT ALL WALLS AND SOFFIT FACES. SEE WALL ASSEMBLY TYPES FOR LOCATIONS WITH MORE THAN (1) LAYER OF GWB. NOTE THAT GWB WILL BE SUBSTRATE FOR ALL OF THE FINISH MATERIALS.
- ALL WALLS TO BE P-1 U.N.O.
- SEE FINISH SCHEDULES FOR ADDITIONAL INFORMATION ON FINISH MATERIAL LOCATIONS.
- ALL EQUIPMENT CFCI AS NOTED
- SEE SHEET G-006 FOR STANDARD MOUNTING HEIGHTS.

**KEY**

- XX1 PRODUCT CALLOUT. SEE PRODUCT KEY ON SHEET A10.01
- W1 INTERIOR STOREFRONT TAG
- I.D.
- RM. #

90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

### GENERAL NOTES: CASEWORK

- SEE INTERIOR ELEVATIONS AND CABINET CONFIGURATION TYPE INDEX FOR TYPICAL CABINET TYPE INFORMATION.
- NON-TYPICAL CUSTOM CASEWORK IS CALLED OUT IN PLANS AND INTERIOR ELEVATIONS.
- COORDINATE CASEWORK CONFIGURATION TYPES AND OTHER CUSTOM CASEWORK WITH ROOM FINISH SCHEDULE FOR CASEWORK FINISHES AND MATERIALS.
- PROVIDE BACKSPLASH AND BACKSPLASH RETURNS AT SIDEWALLS AS INDICATED IN INTERIOR ELEVATIONS.
- WALL FINISH TO BE CONTINUOUS BEHIND ALL CABINETS, COUNTERTOPS, BRACKETS, SHELVING, AND ALL WALL MOUNTED ITEMS.
- SEE SEALANT SCHEDULE FOR TYPICAL REQUIRED SEALANT AT JOINTS BETWEEN CASEWORK, WALLS, AND FLOORS.
- FIELD VERIFY ALL DIMENSIONS PRIOR TO FABRICATION.
- PROVIDE RUBBER BASE AT ALL CABINET BASES AND RETURNS, UNO.
- PROVIDE MIN. 1" FILLERS AT PERPENDICULAR SIDEWALLS, 2" MIN. AT INTERIOR CORNERS, UNO.
- COORDINATE LOCATION OF GROMMETS IN COUNTERTOPS WITH OWNER / ARCHITECT.
- FLOORING AND BASE TO BE CONTINUOUS UNDER AND BEHIND CABINETS, COUNTERTOPS, AND ALL FLOOR MOUNTED ITEMS.

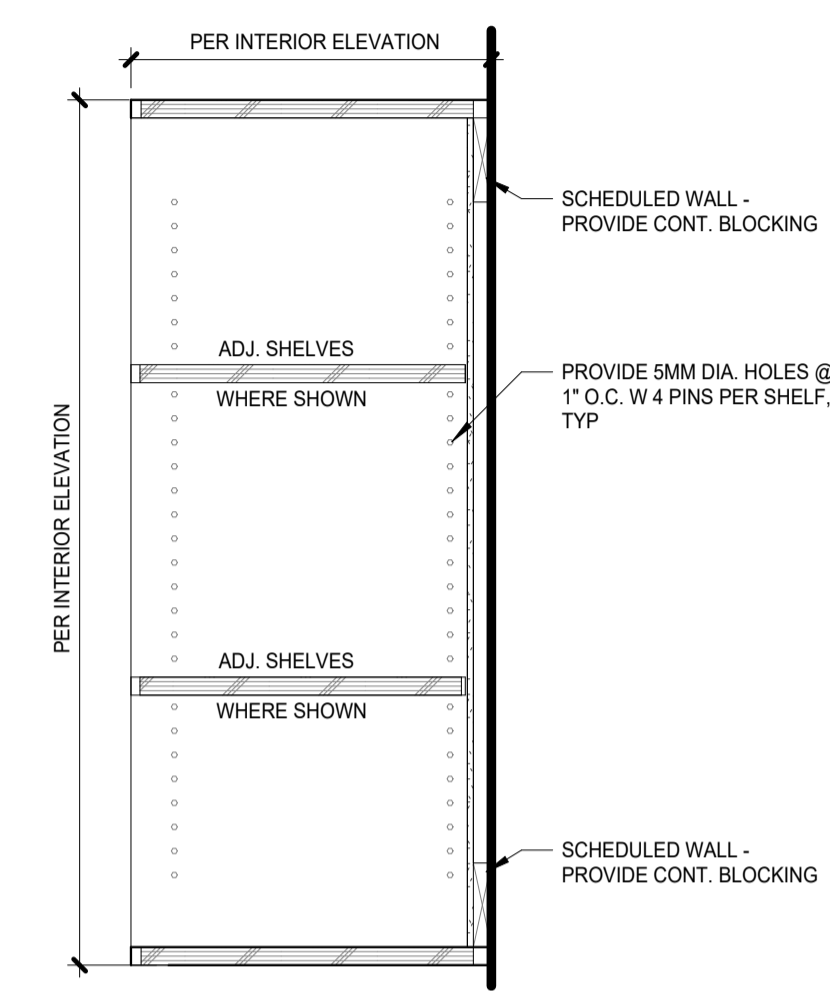
### CASEWORK CONFIGURATION TYPE INDEX USE:

#### CABINET CONFIGURATION TYPE TAG

- CABINET CONFIGURATION TYPE MARK
- CABINET DEPTH

- ALL CABINETS SHOWN IN INTERIOR ELEVATIONS ARE TAGGED WITH A CASEWORK CONFIGURATION TYPE TAG THAT CORRESPONDS TO THE TYPES INDICATED IN THE CONFIGURATION TYPE INDEX ON THIS SHEET.
- SEE INTERIOR ELEVATIONS FOR WIDTH AND HEIGHT OF EACH TYPE SHOWN IN THE ELEVATION.
- CABINET DEPTH IS NOTED IN THE TYPE TAG FOR EACH CABINET IN THE INTERIOR ELEVATIONS. SEE THE KEY ABOVE.
- SEE SECTIONS CALLED OUT IN THE TYPE INDEX FOR DETAILED INFORMATION ABOUT THE NOTED CABINET TYPE.
- COORDINATE NOTED CABINET DEPTH WITH SECTION DETAIL TO DETERMINE COUNTER TOP DEPTH FOR EACH CASEWORK LOCATION WHERE COUNTER TOP IS CALLED OUT.

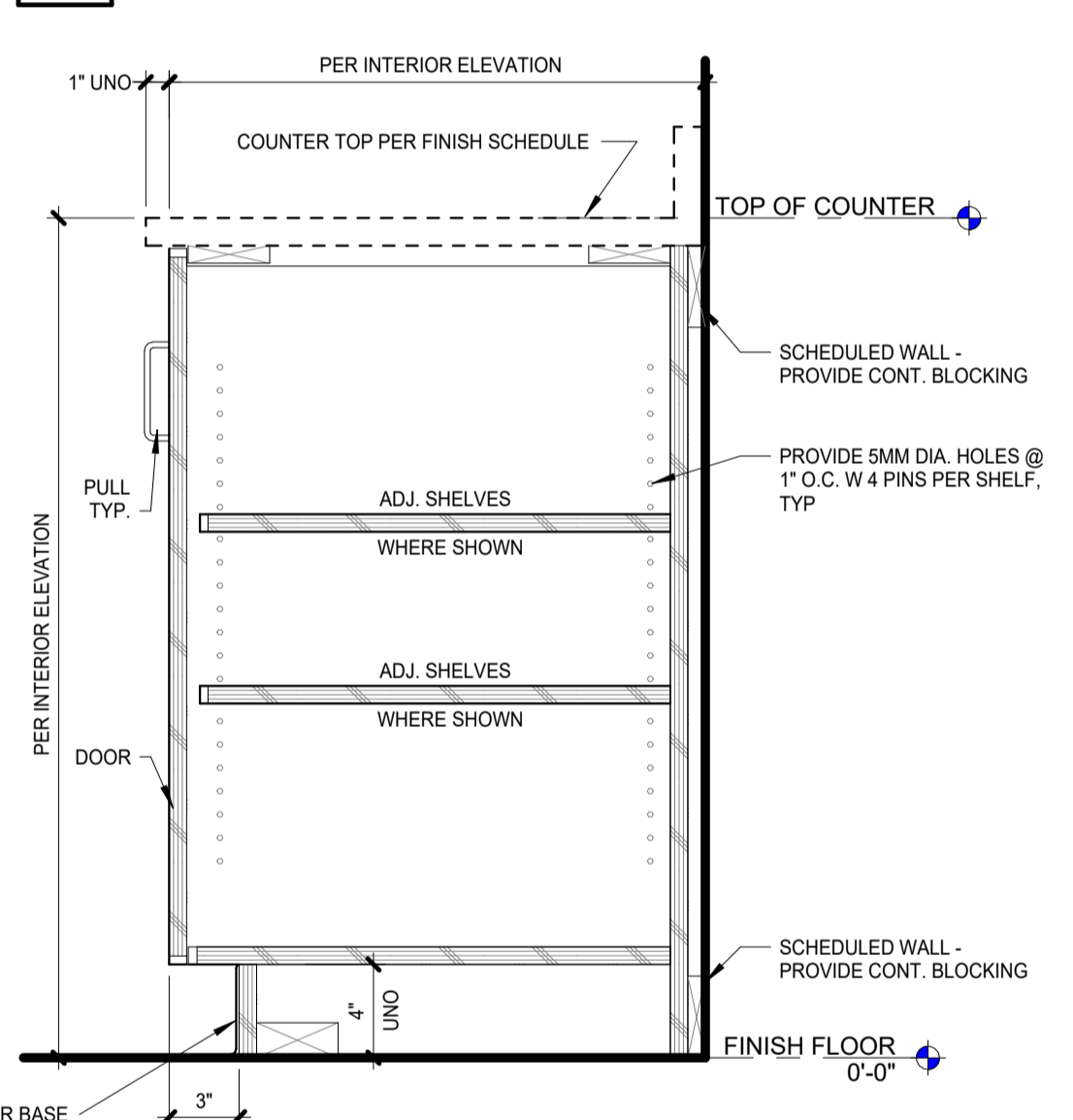
**2** CABINET SECTION - UPPER - 1 DOOR 1 SHELF  
1 1/2" = 1'-0" | Ref: 1 / A-620



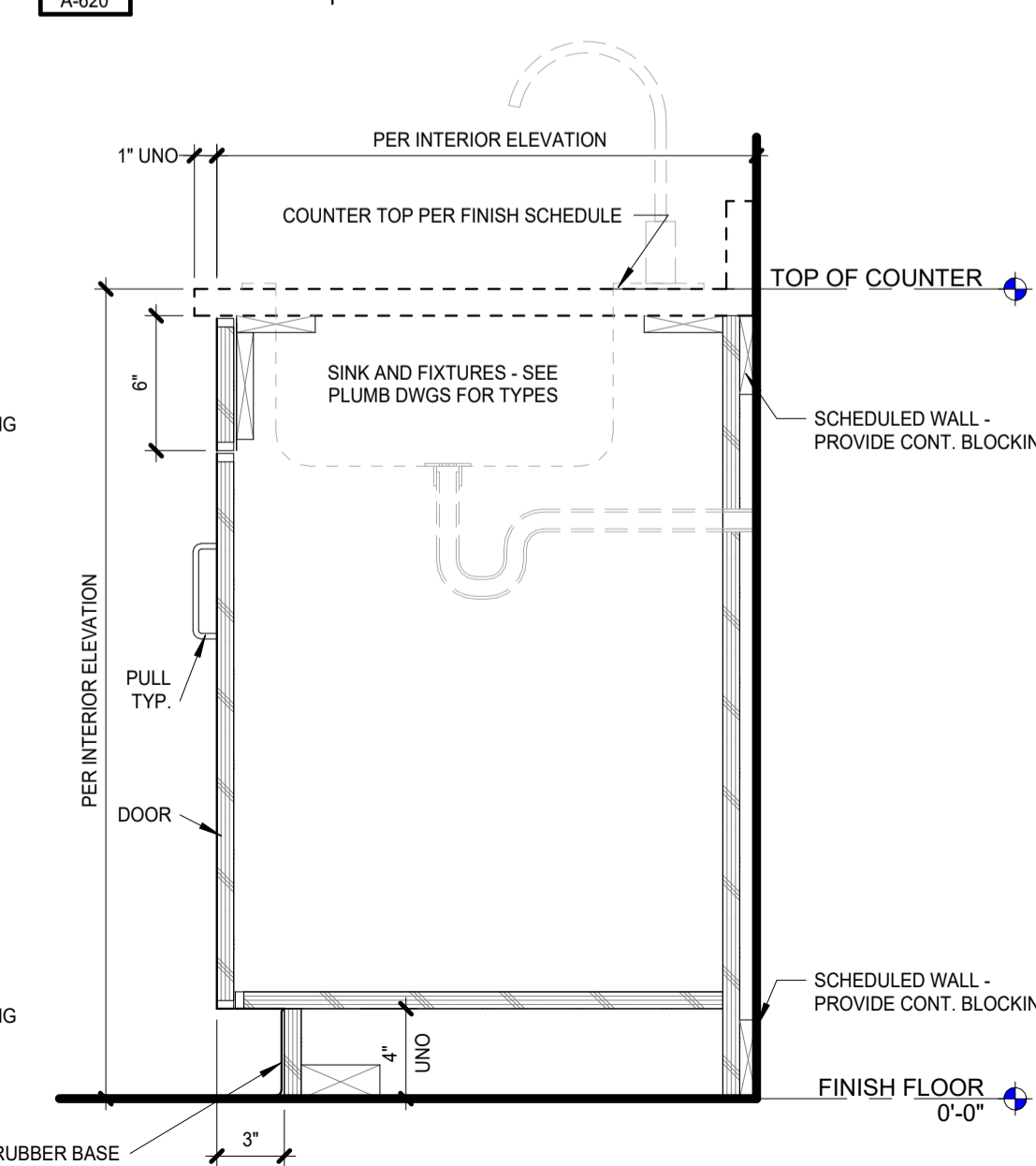
**1** CABINET TYPE INDEX  
1/2" = 1'-0"



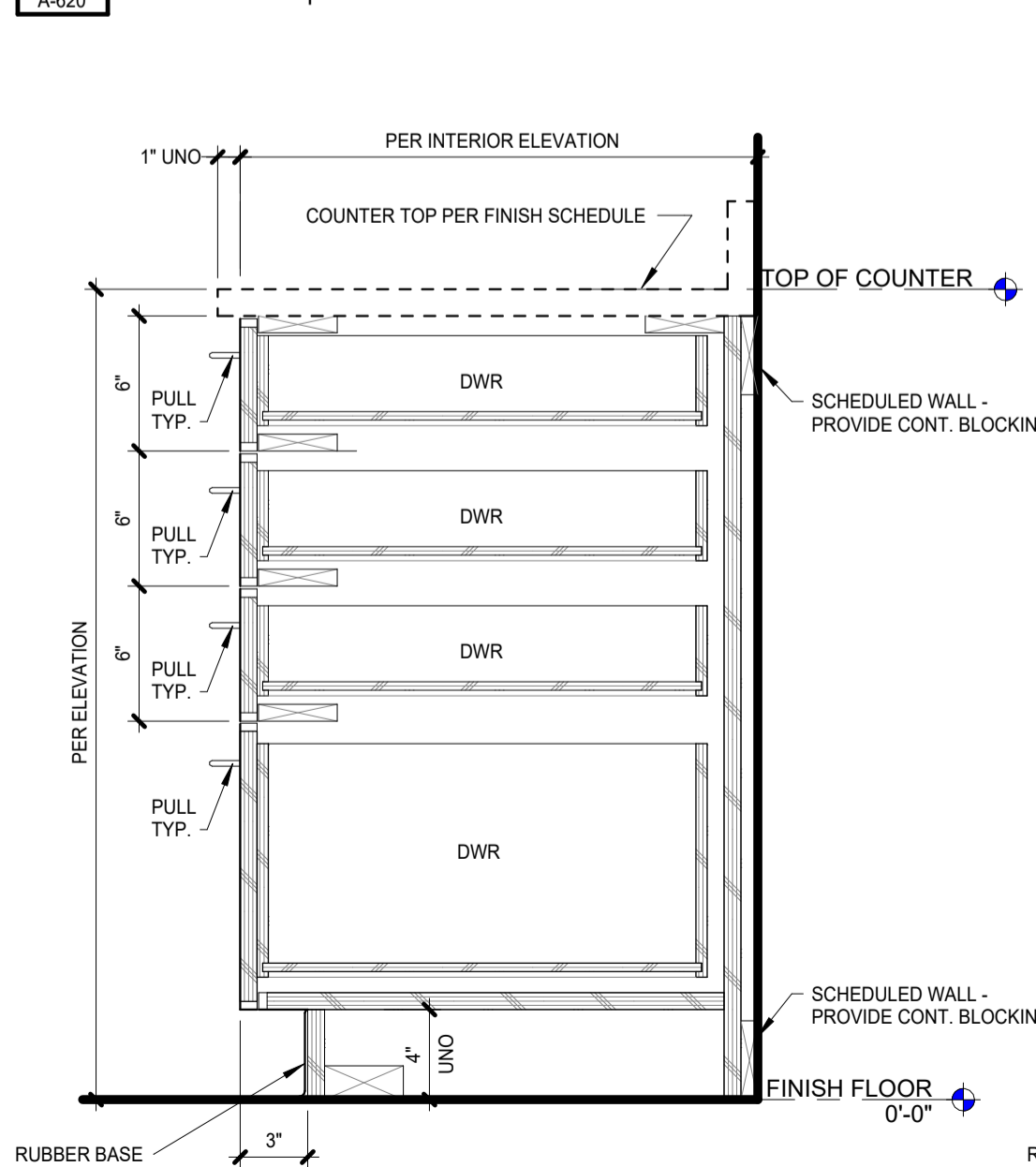
**3** CABINET SECTION - UPPER - OPEN 2 SHELF  
1 1/2" = 1'-0" | Ref: 1 / A-620



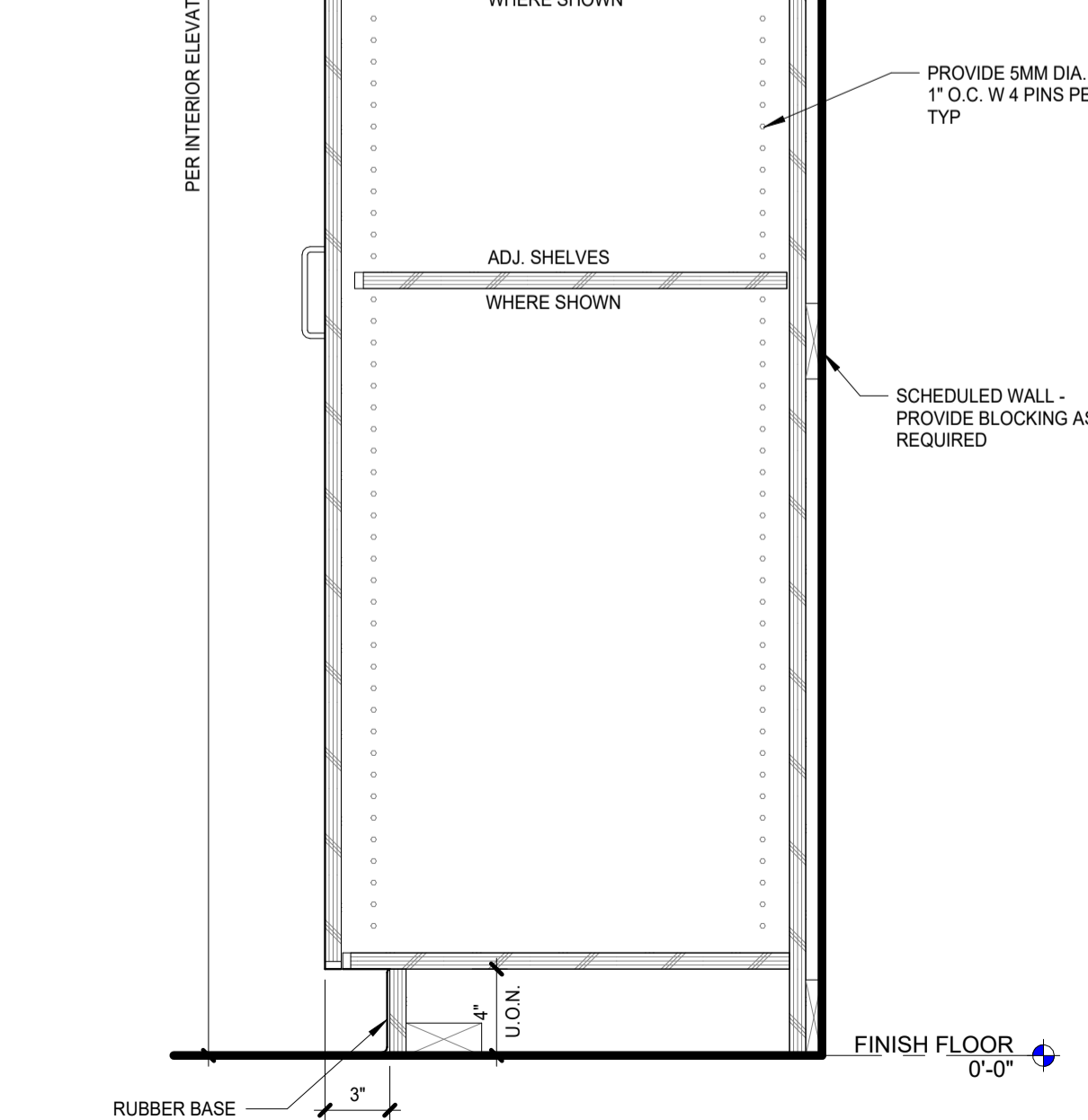
**5** CABINET SECTION - BASE 2 DRAWER  
1 1/2" = 1'-0" | Ref: 1 / A-620



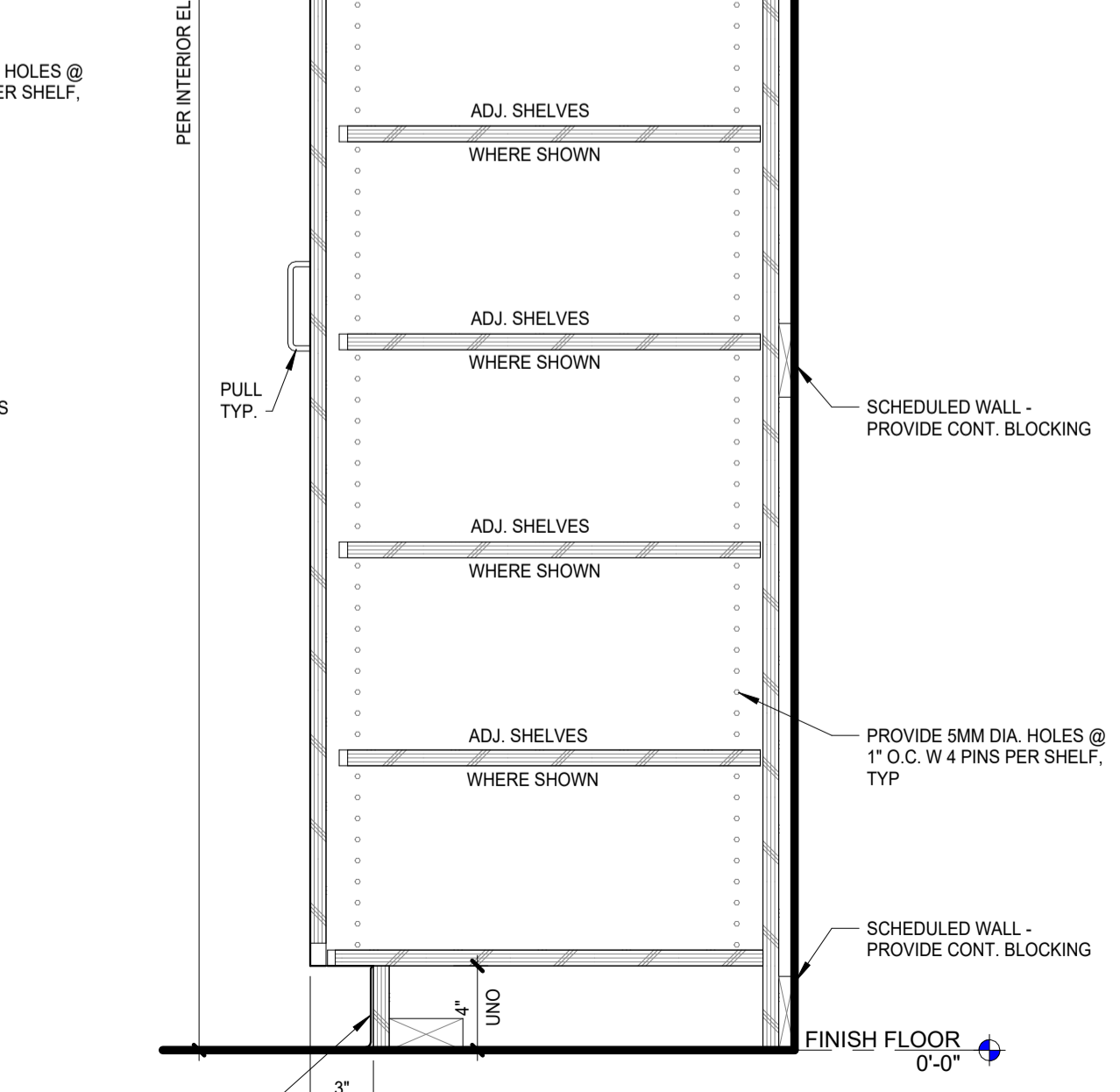
**6** CABINET SECTION - BASE 1 DOOR  
1 1/2" = 1'-0" | Ref: 1 / A-620



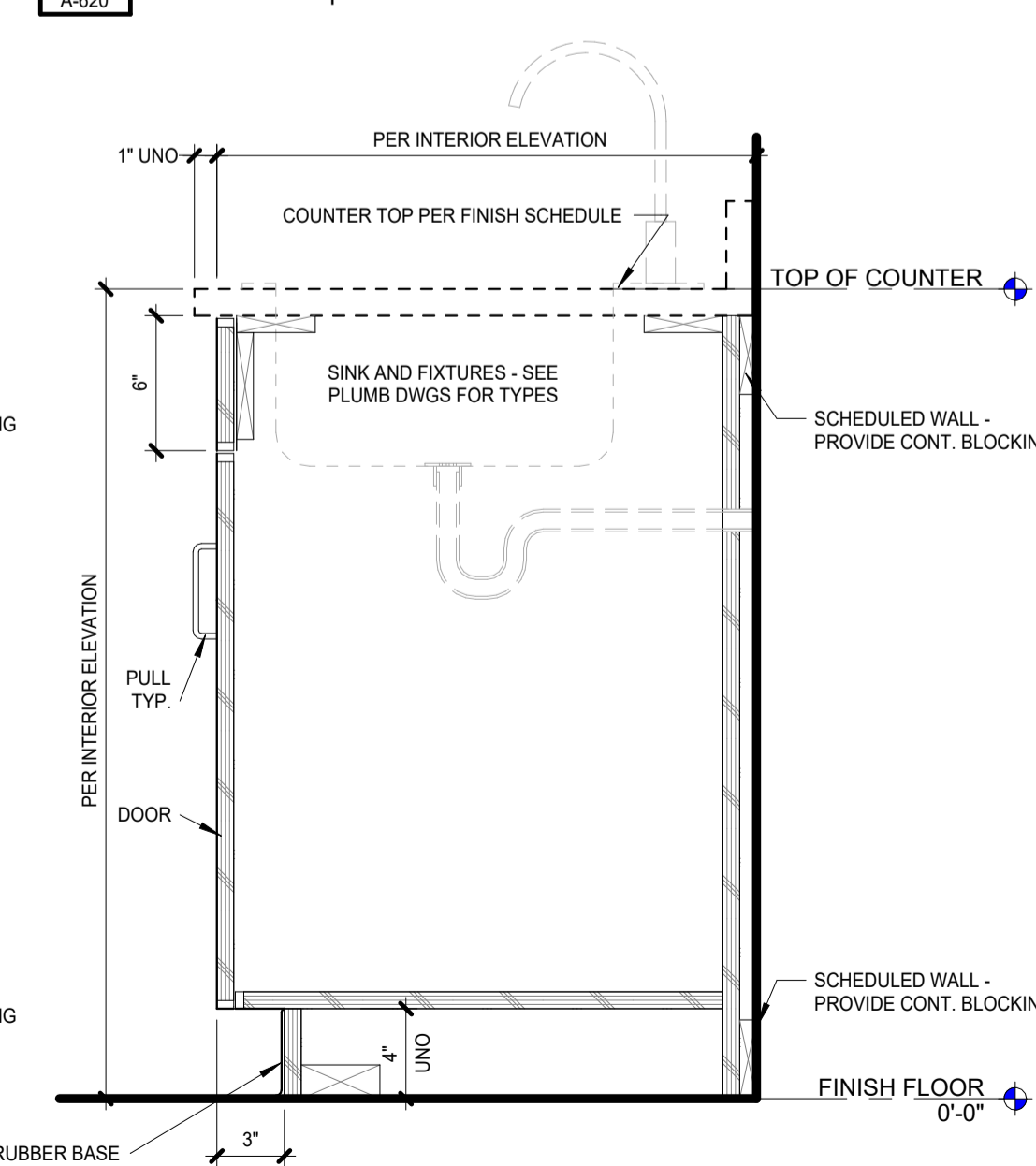
**9** CABINET SECTION - TALL - 2 DOOR  
1 1/2" = 1'-0" | Ref: 15 / A-601



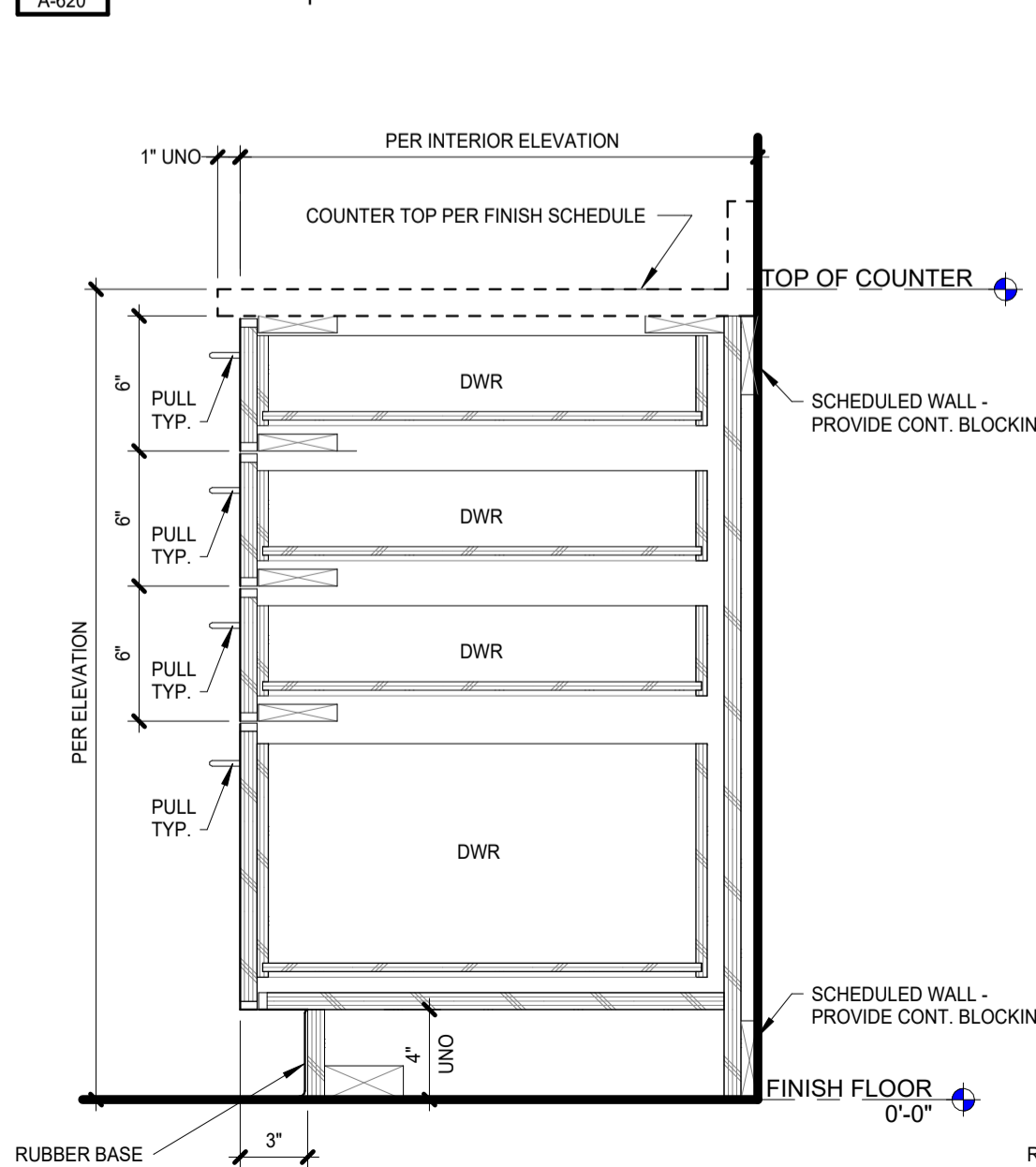
**8** CABINET SECTION - TALL - 1 DOOR SHELVES  
1 1/2" = 1'-0" | Ref: 3 / A-603



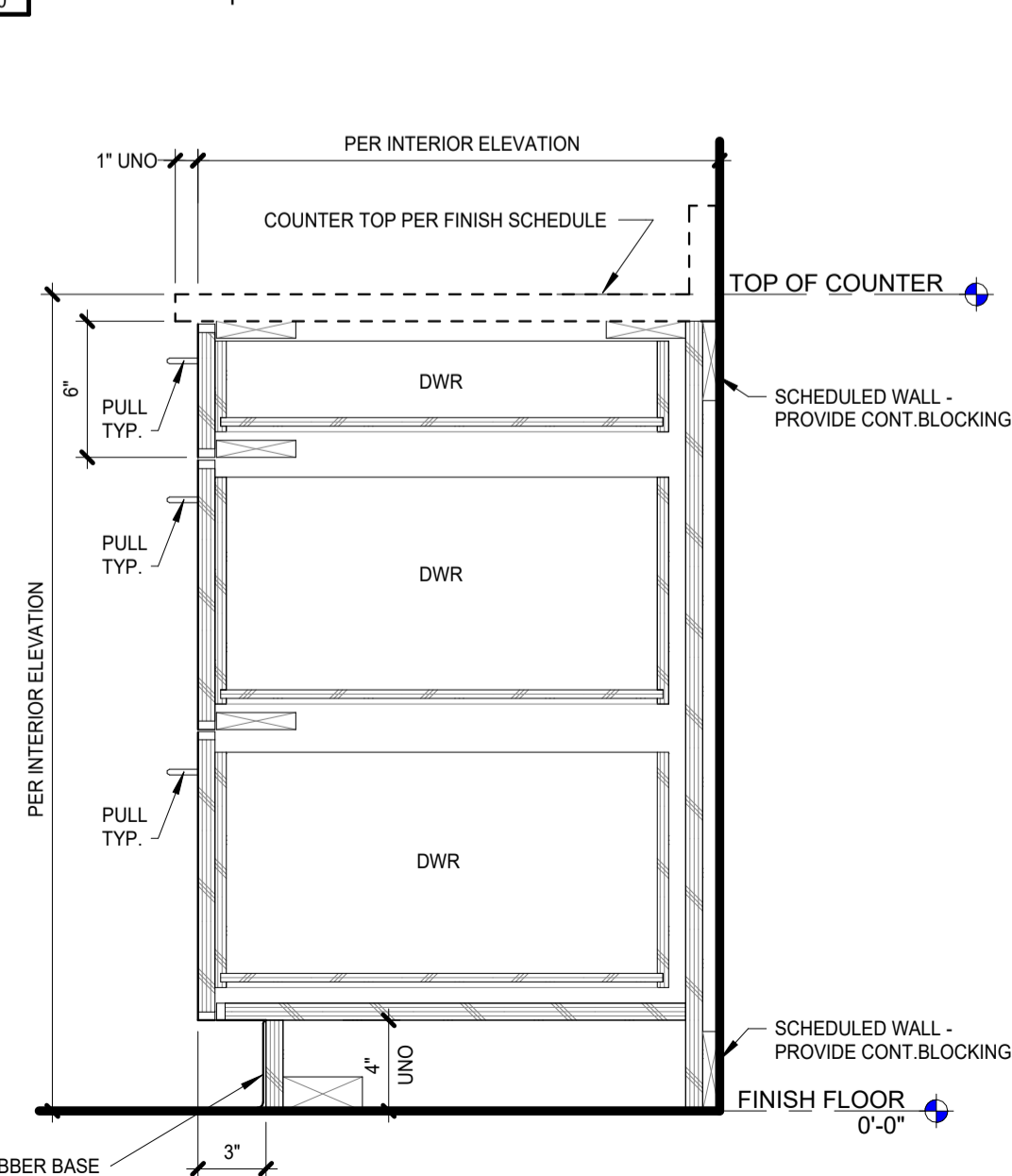
**10** CABINET SECTION - BASE SINK  
1 1/2" = 1'-0" | Ref: 1 / A-620



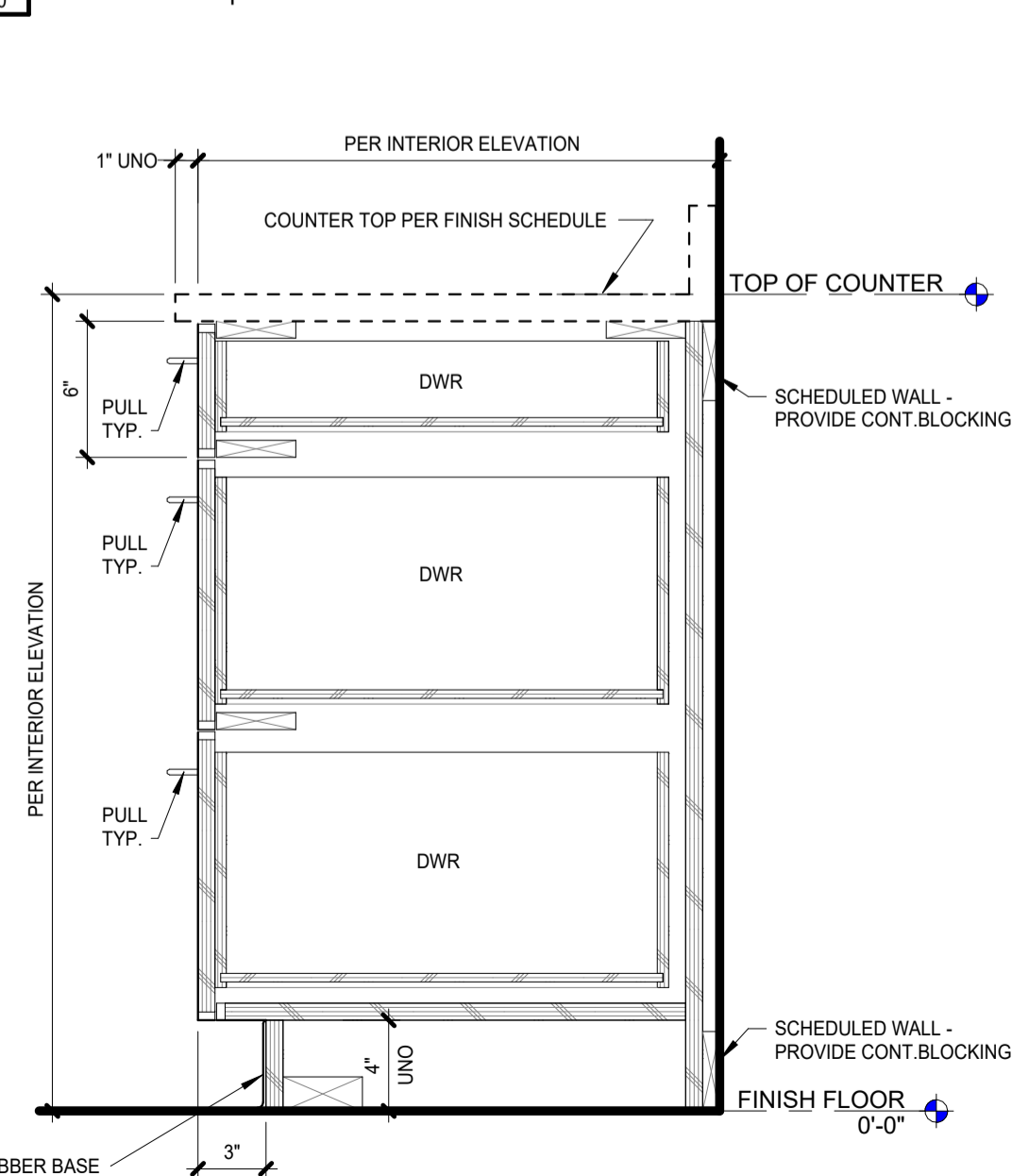
**11** CABINET SECTION - BASE 4 DRAWER  
1 1/2" = 1'-0" | Ref: 1 / A-620



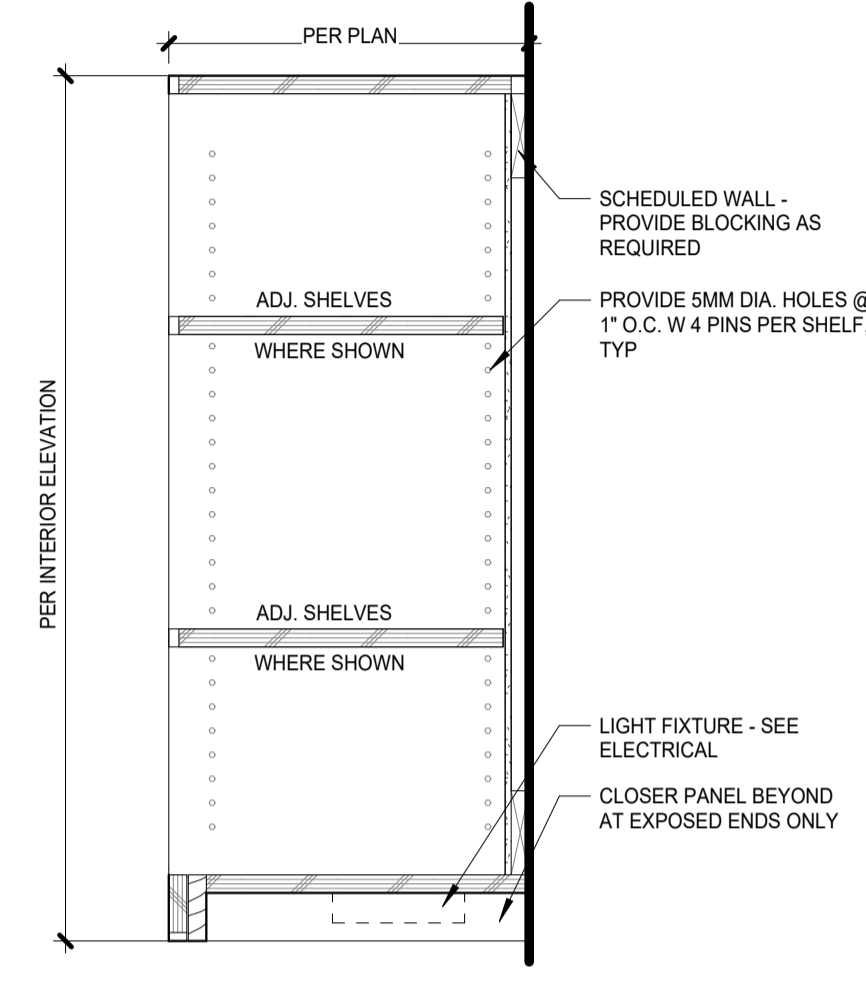
**7** CABINET SECTION - UPPER - 1 DOOR 2 SHELF  
1 1/2" = 1'-0" | Ref: 1 / A-620



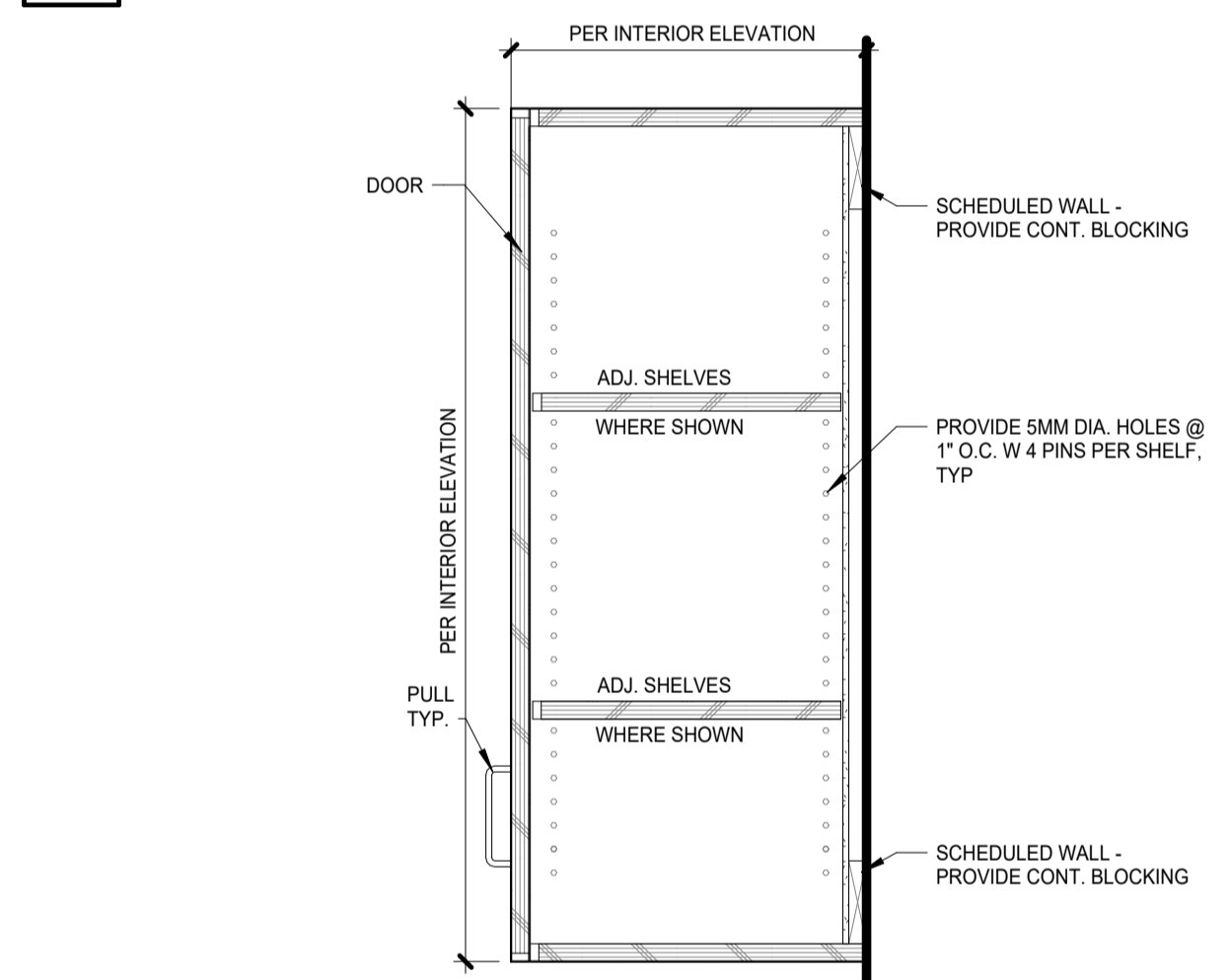
**12** CABINET SECTION - BASE 3 DRAWER  
1 1/2" = 1'-0" | Ref: 1 / A-620



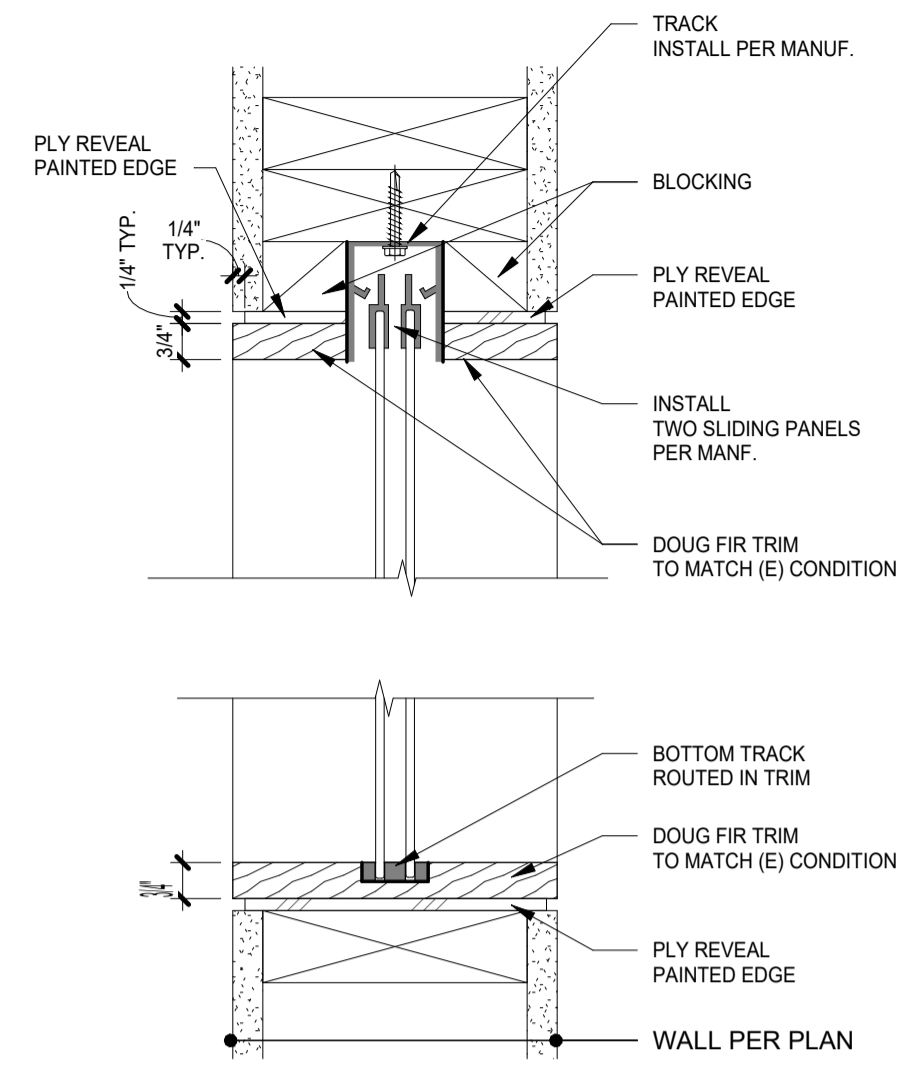
4/8/2024 5:19:57 PM



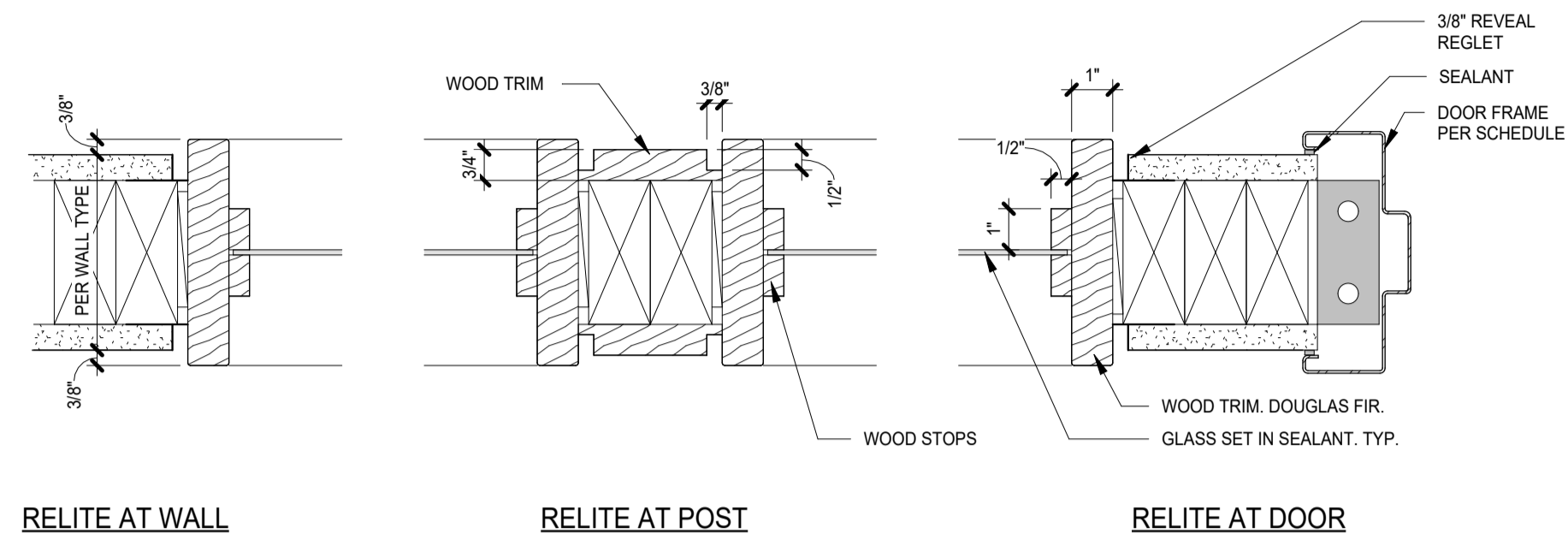
**4** CABINET SECTION - UPPER - OPEN 2 SHELF - VALENCE  
1 1/2" = 1'-0"



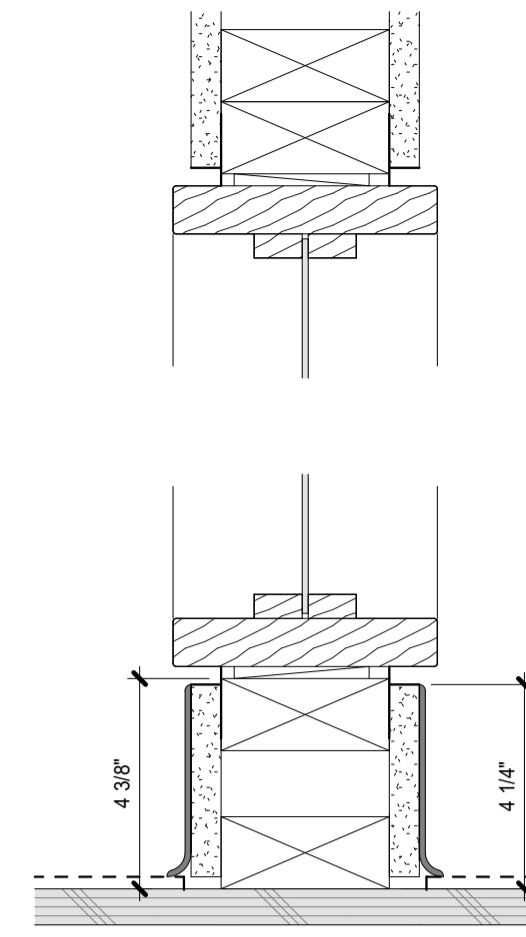




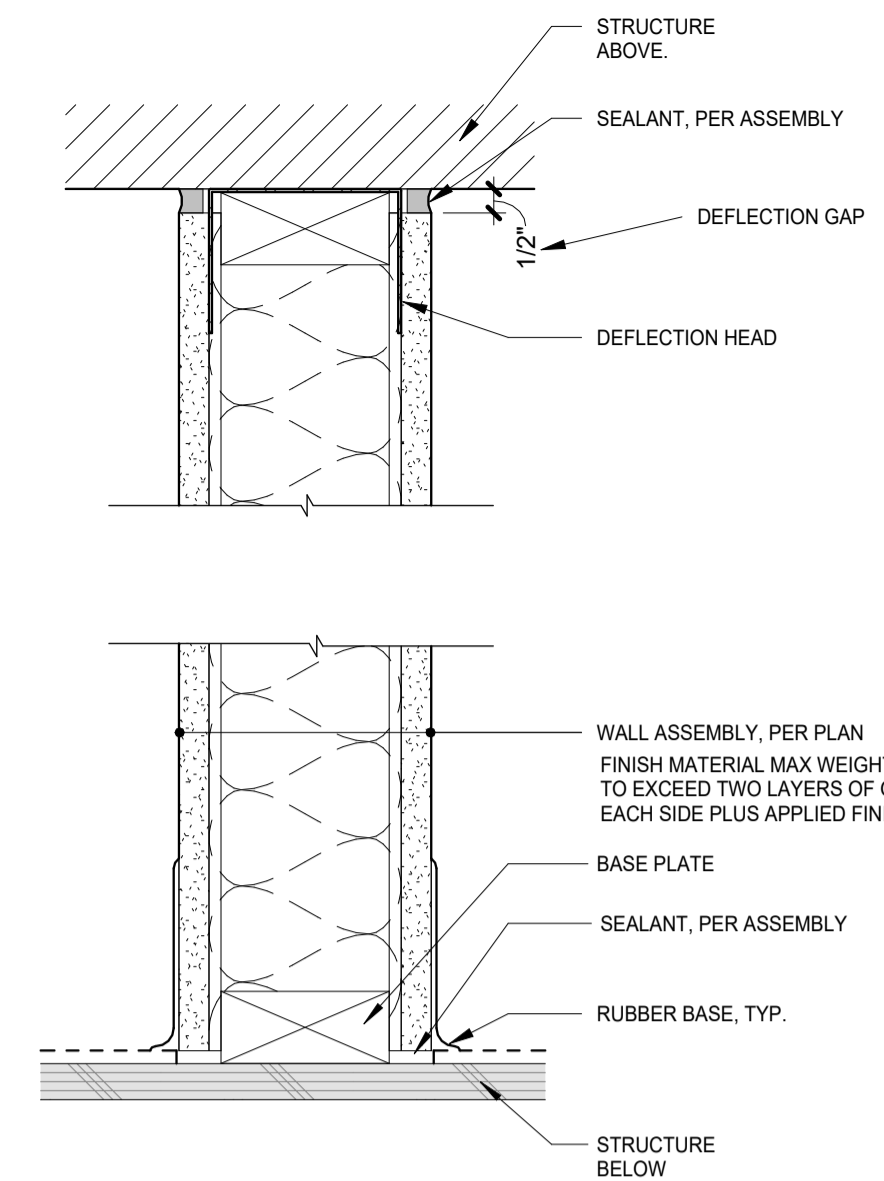
**4** SPG-1 SECTION  
3" = 1'-0" | Ref: 1 / A-112



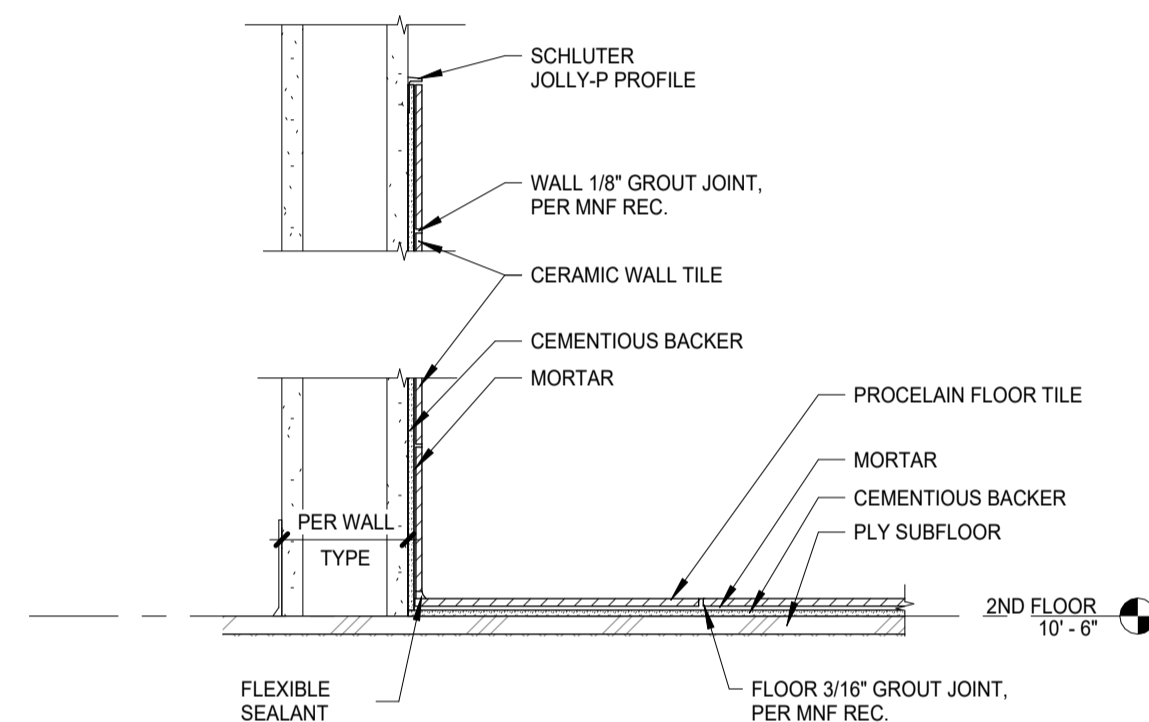
**3** PLAN - INTERIOR RELITE  
3" = 1'-0" | Ref: 1 / A-112



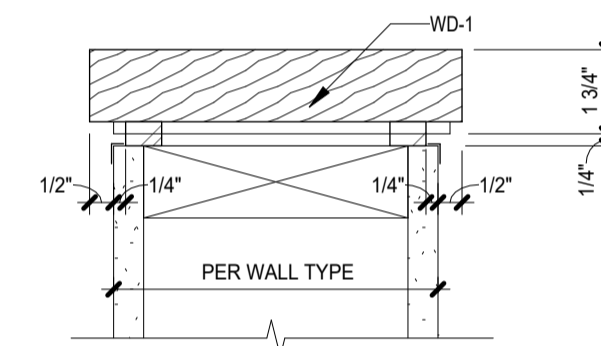
**2** SECTION - INTERIOR RELITE  
3" = 1'-0" | Ref: 3 / A-600



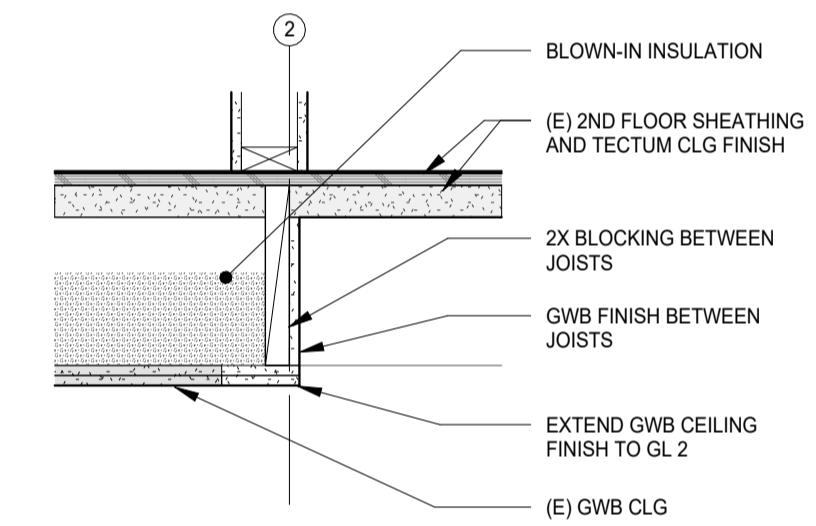
**1** NON-RATED PARTITION TOP / BASE, TYP.  
3" = 1'-0"



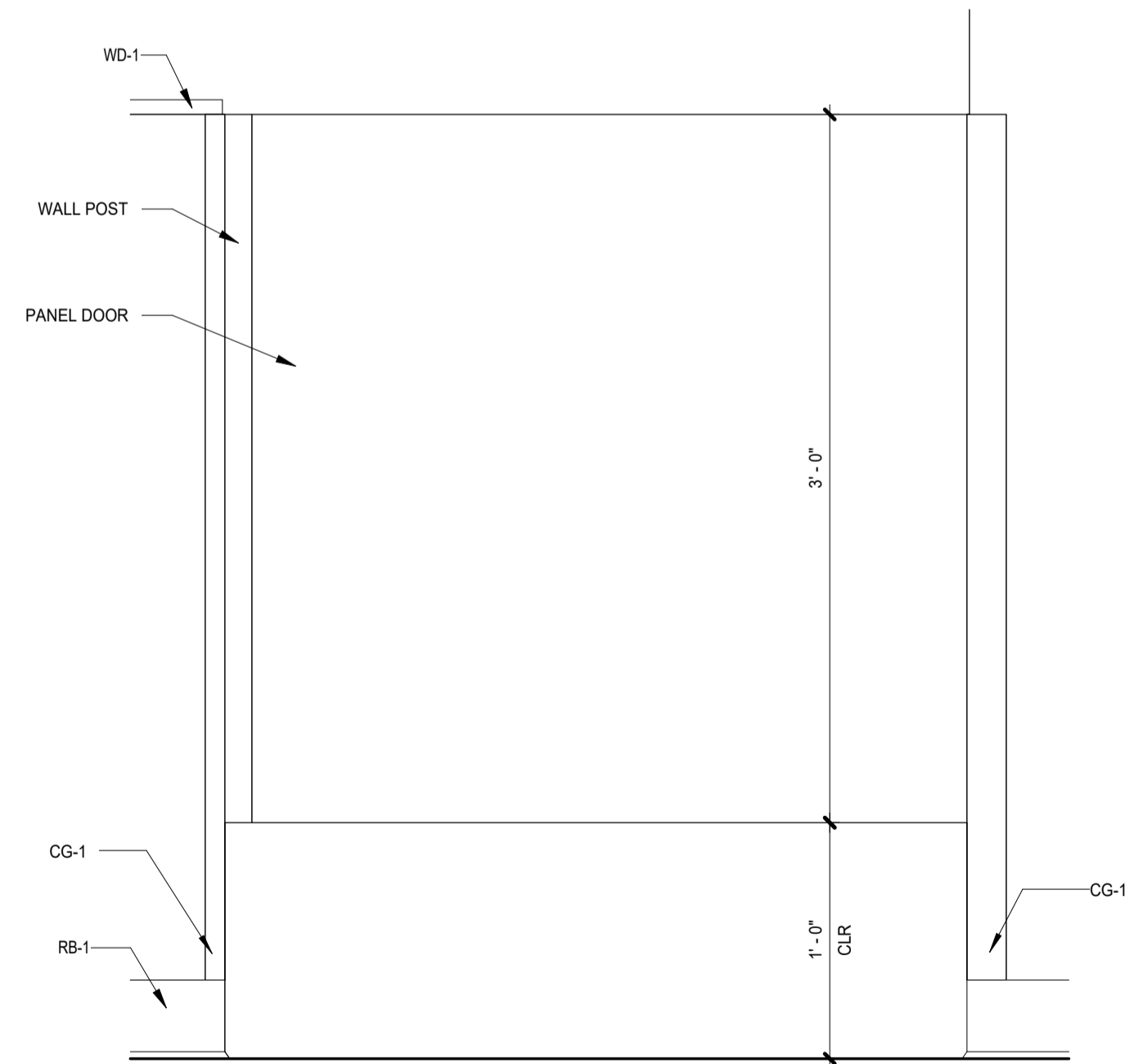
**7** WC WALL TO FLOOR DETAIL  
1 1/2" = 1'-0" | Ref: 1 / A-141



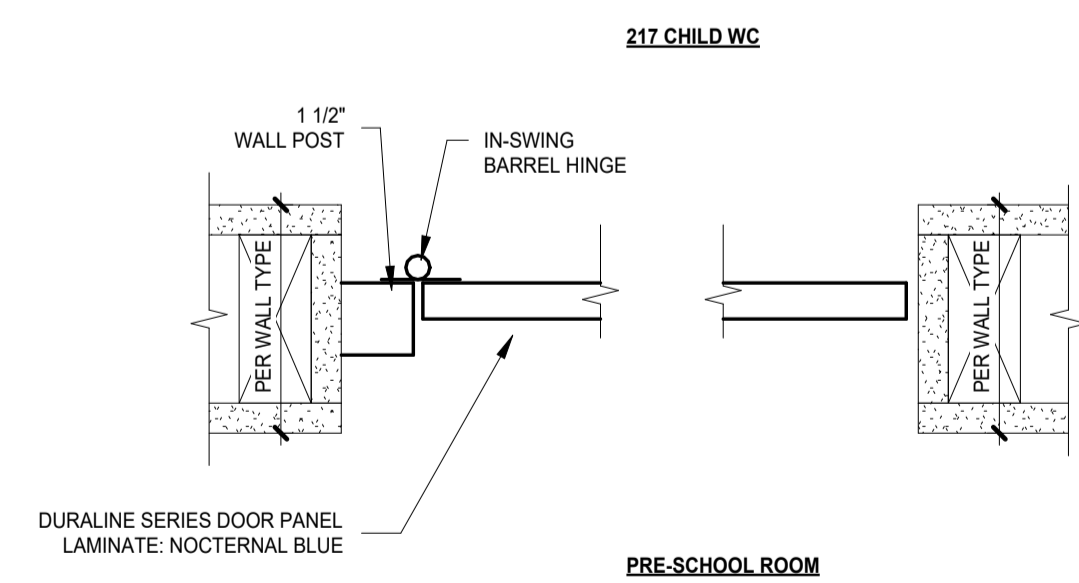
**6** WALL CAP, TYP.  
3" = 1'-0"



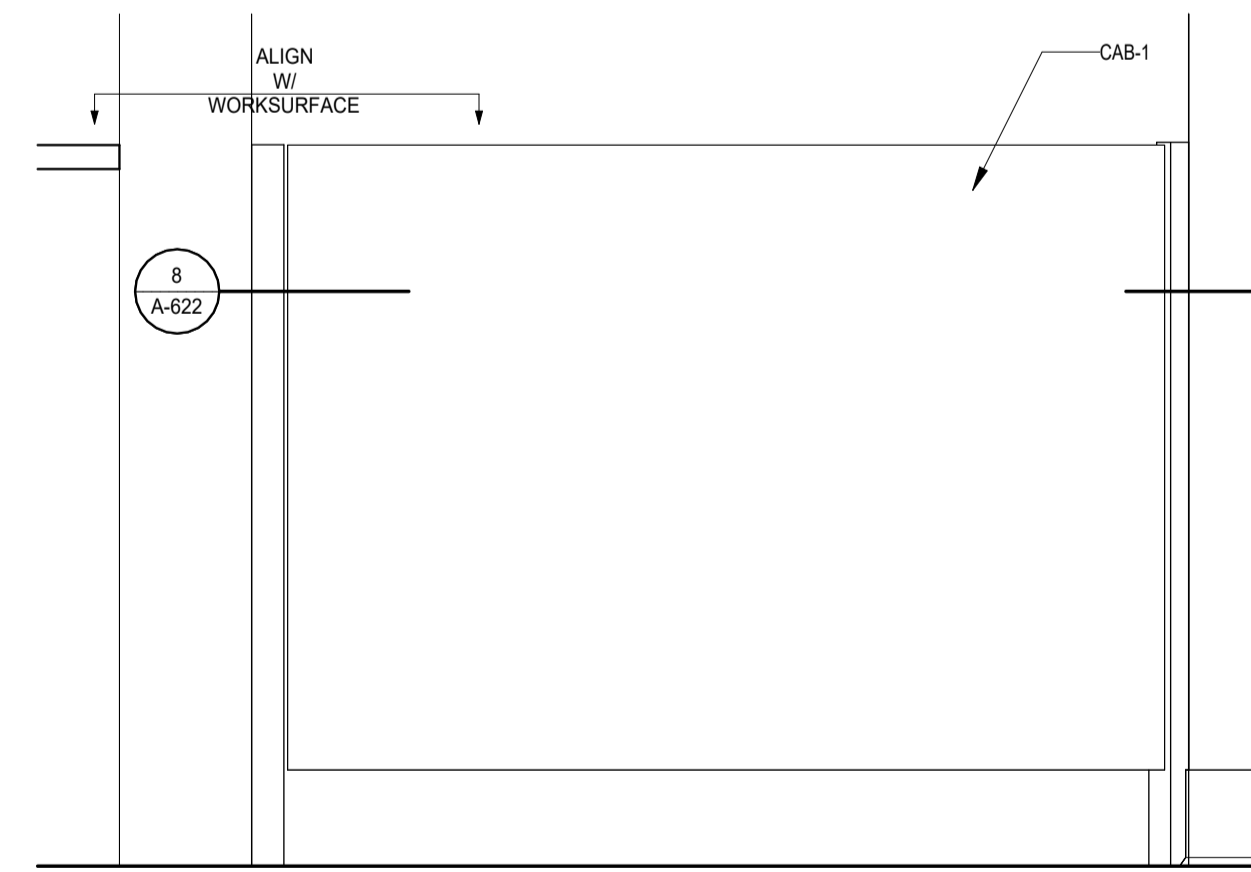
**5** CLG JOIST INFILL SECTION DTL  
1" = 1'-0"



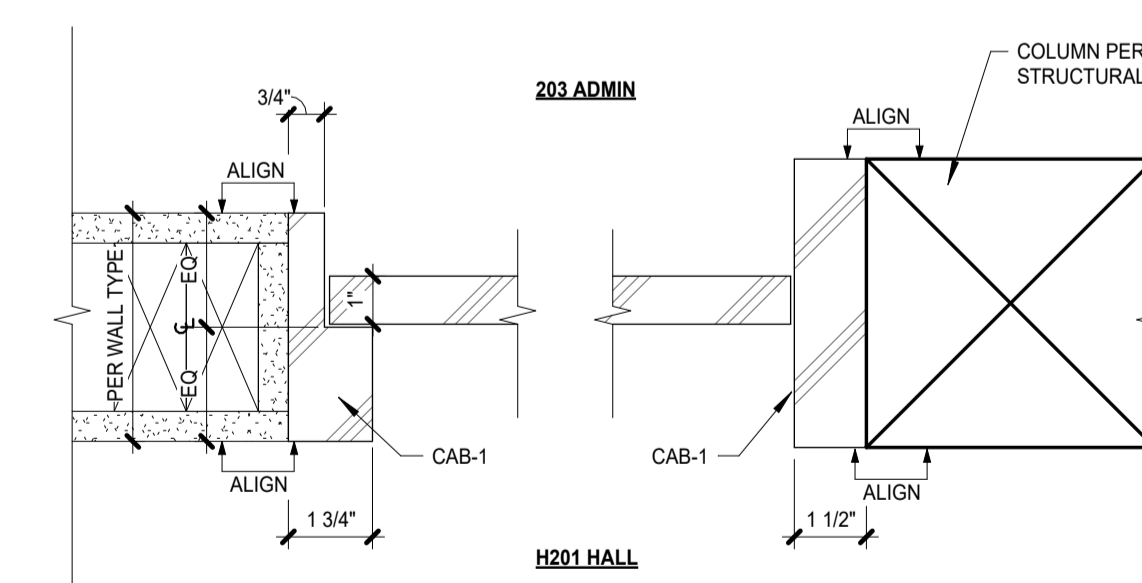
**11** CHILD WC PANEL DOORS ELEVATION  
1 1/2" = 1'-0" | Ref: 9 / A-603



**10** CHILD WC PANEL DOORS PLAN  
3" = 1'-0" | Ref: 11 / A-401



**9** ADMIN PARTITION DOOR ELEVATION  
1 1/2" = 1'-0" | Ref: 9 / A-601



**8** ADMIN PARTITION DOOR PLAN  
3" = 1'-0" | Ref: 1 / A-112

REVISIONS TO THIS SHEET	
REV.	DESCRIPTION

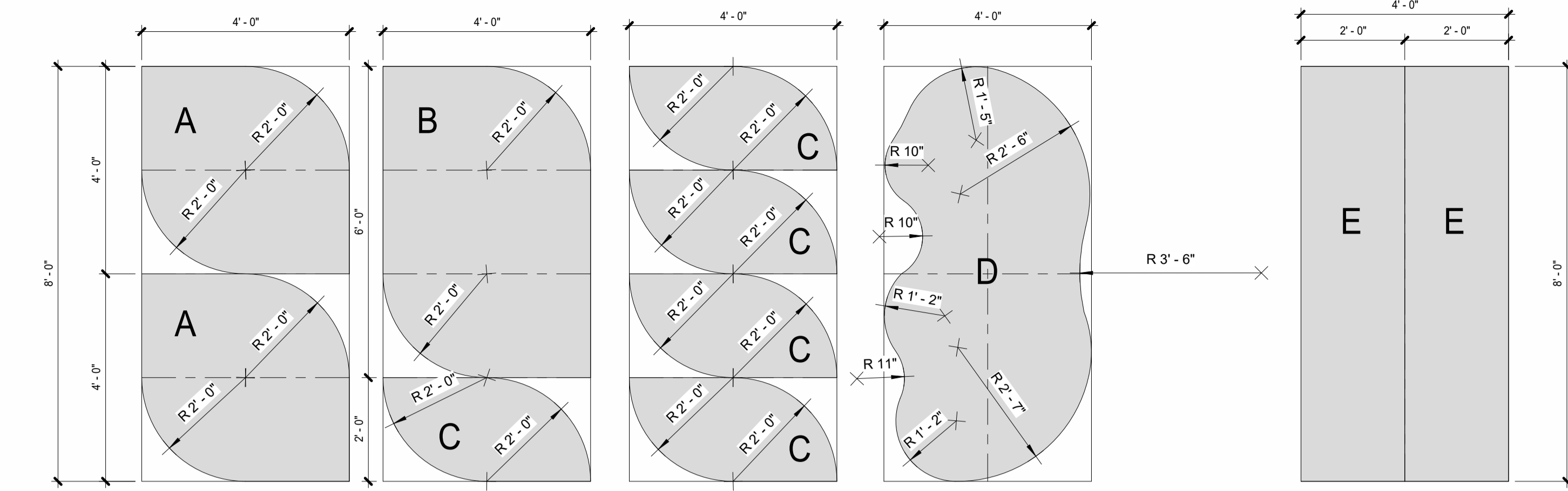
SET ISSUE	DATE
90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

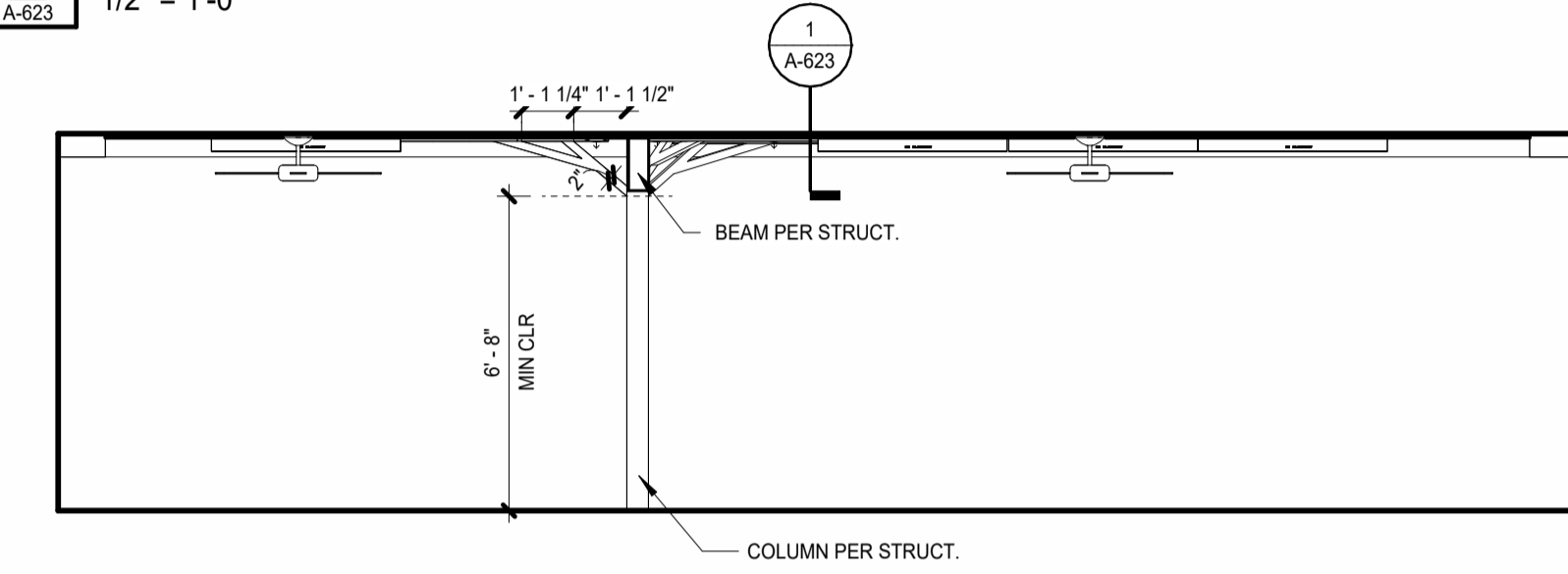
Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**  
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

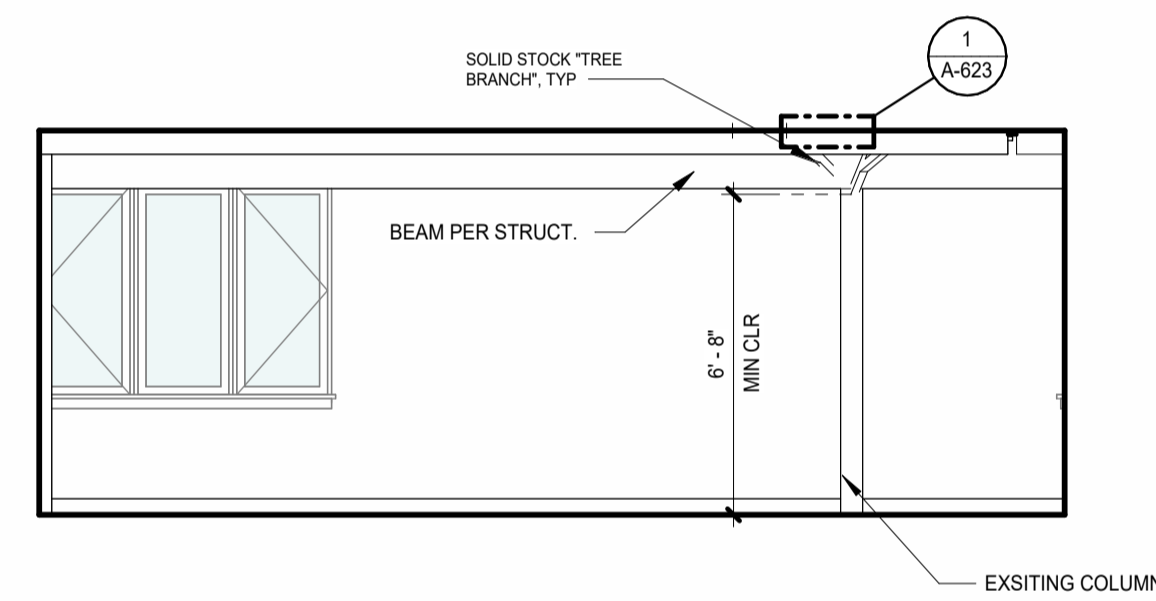
**INTERIOR DETAILS**



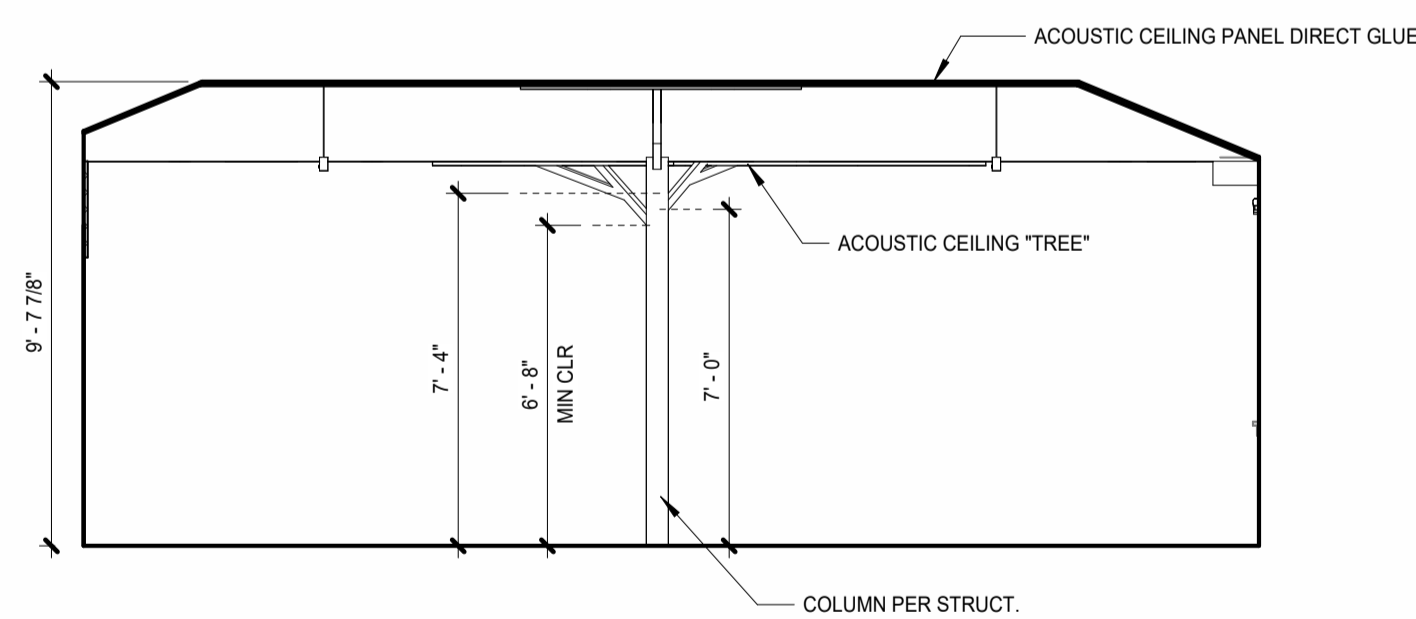
**2** TREE & CLOUD PANEL SHAPE TEMPLATE  
1/2" = 1'-0"



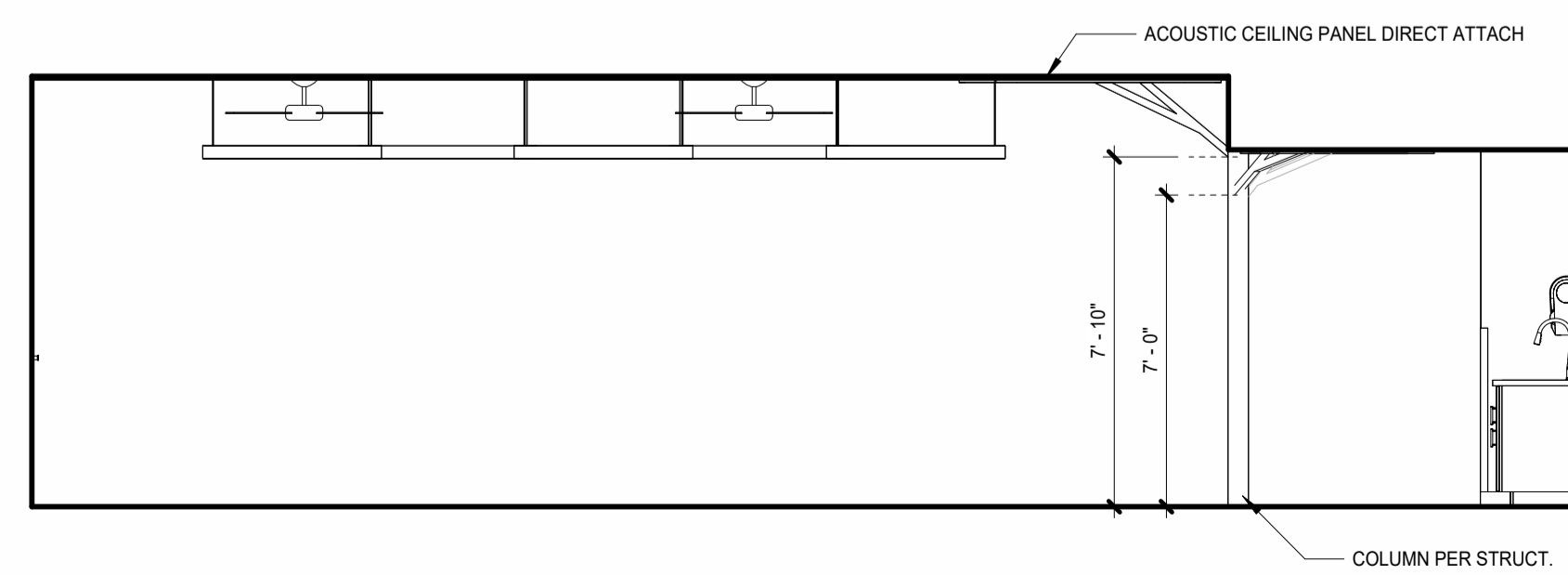
**4** 218 - TREE - SOUTH ELEVATION  
1/4" = 1'-0" | Ref: 2 / A7



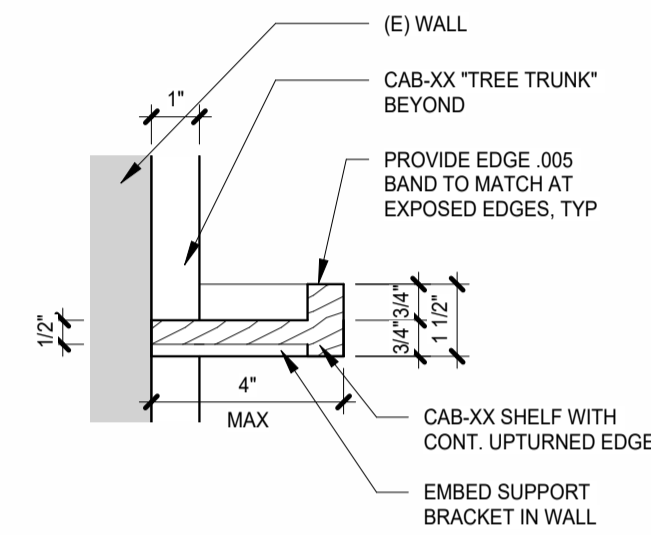
**6** 218 - TREE - EAST ELEVATION  
1/4" = 1'-0" | Ref: 2 / A7



**8** 216 TREE - EAST ELEVATION  
1/4" = 1'-0" | Ref: 2 / A7

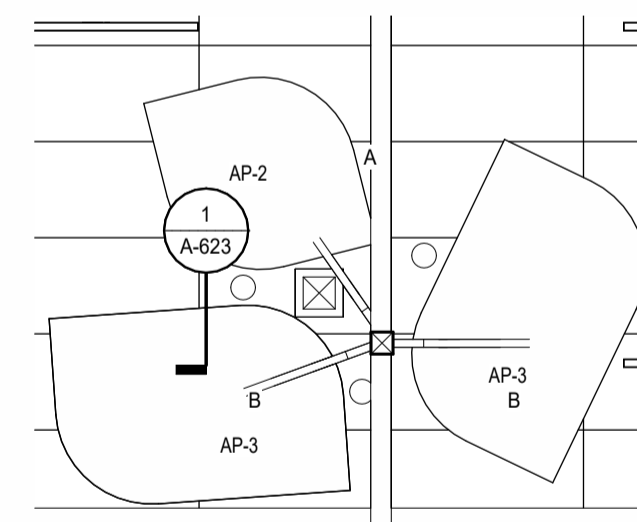


**11** 216 TREE - NORTH ELEVATION  
1/4" = 1'-0" | Ref: 2 / A7



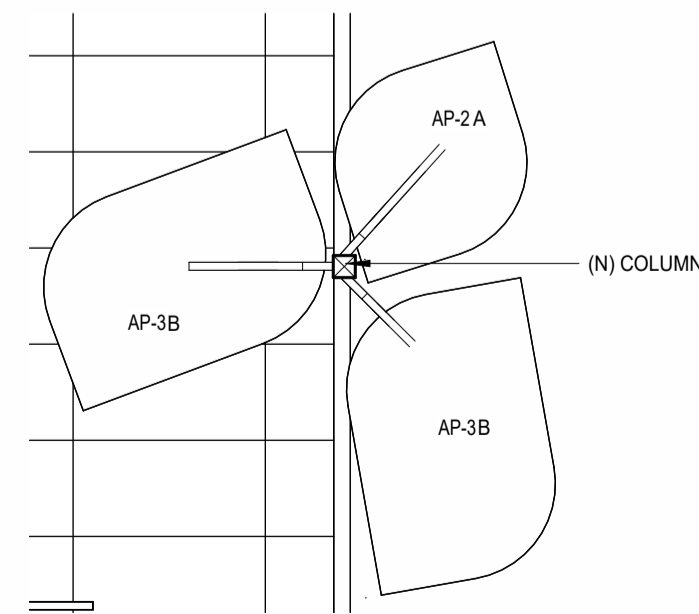
**3** SECTION "TREE" SHELF  
3" = 1'-0"

NOTE: SEE 2 / A-623 FOR ACQUSTIC CEILING PANEL TEMPLATE, TYP

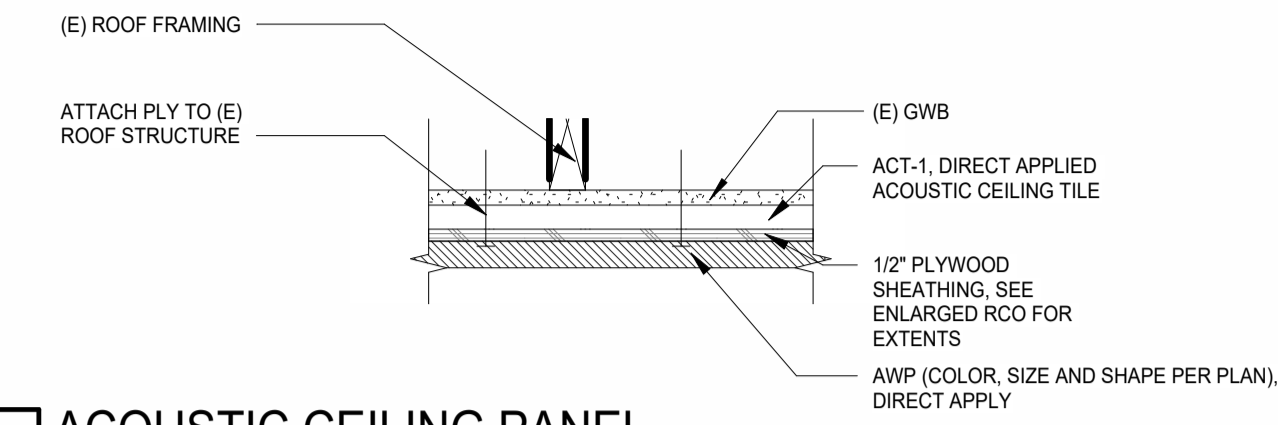


**7** 2ND FLOOR RCP - 218 TREE  
1/4" = 1'-0"

NOTE: SEE 2 / A-623 FOR ACQUSTIC CEILING PANEL TEMPLATE



**10** 2ND FLOOR RCP - 216 TREE  
1/4" = 1'-0"



**1** ACQUSTIC CEILING PANEL  
1 1/2" = 1'-0"



**5** 218 TREE



**9** 216 TREE



REV.	DATE	DESCRIPTION

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90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
100% SD	2023-10-28

PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

Project Name  
**AZALEA CHILD CARE CENTER**  
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**INTERIOR DETAILS -  
CUSTOM ACQUSTIC  
ACCENT**

**A-623**

REVISIONS TO THIS SHEET		
REV.	DATE	DESCRIPTION

SET	ISSUE	DATE
90% CD	2024-04-08	
BP / 50%	2024-02-09	
100% DD	2023-12-15	
100% SD	2023-10-28	

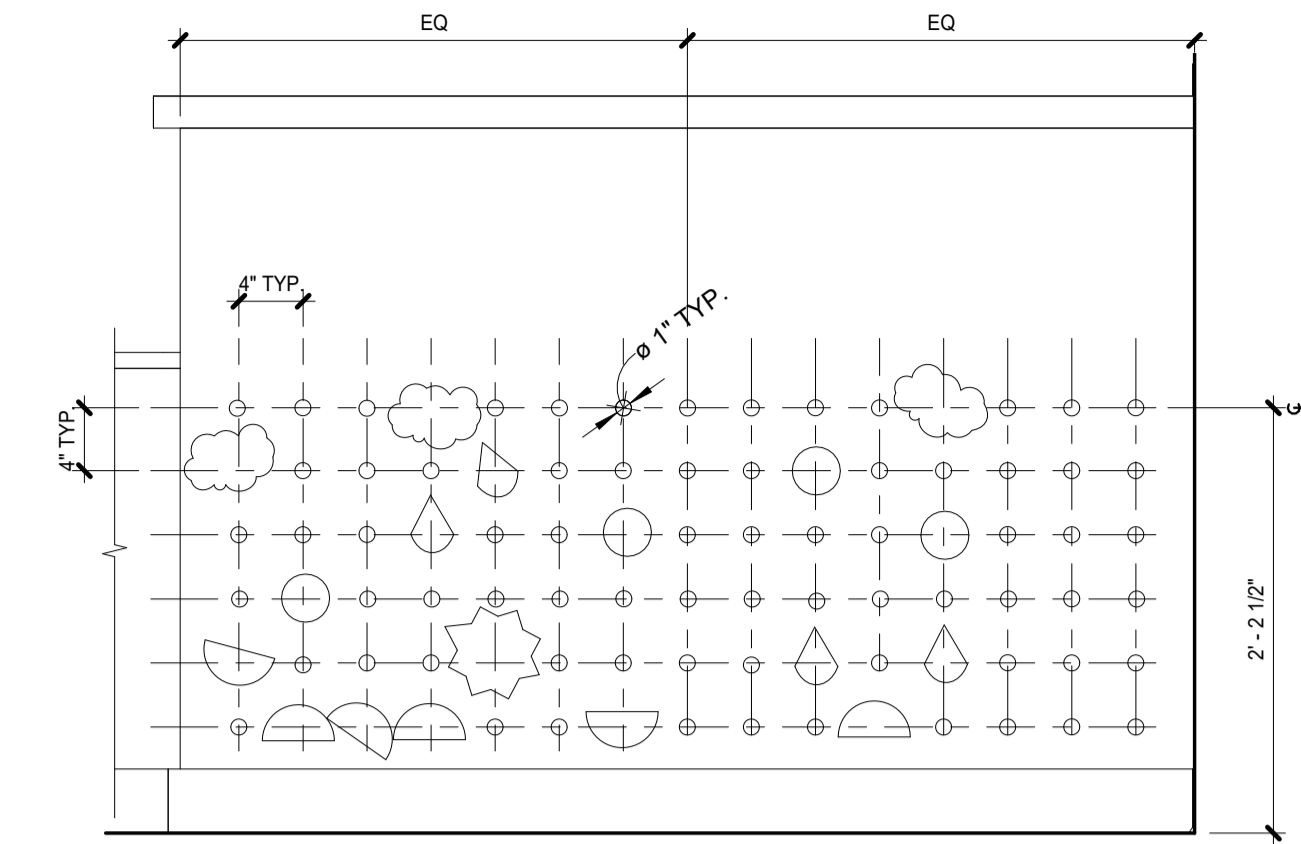
PROJECT TRACKING	
RBA #:	2327
P.I.C.:	BJ
PM / PA:	PK/SL

Owner  
**OSU FRC**

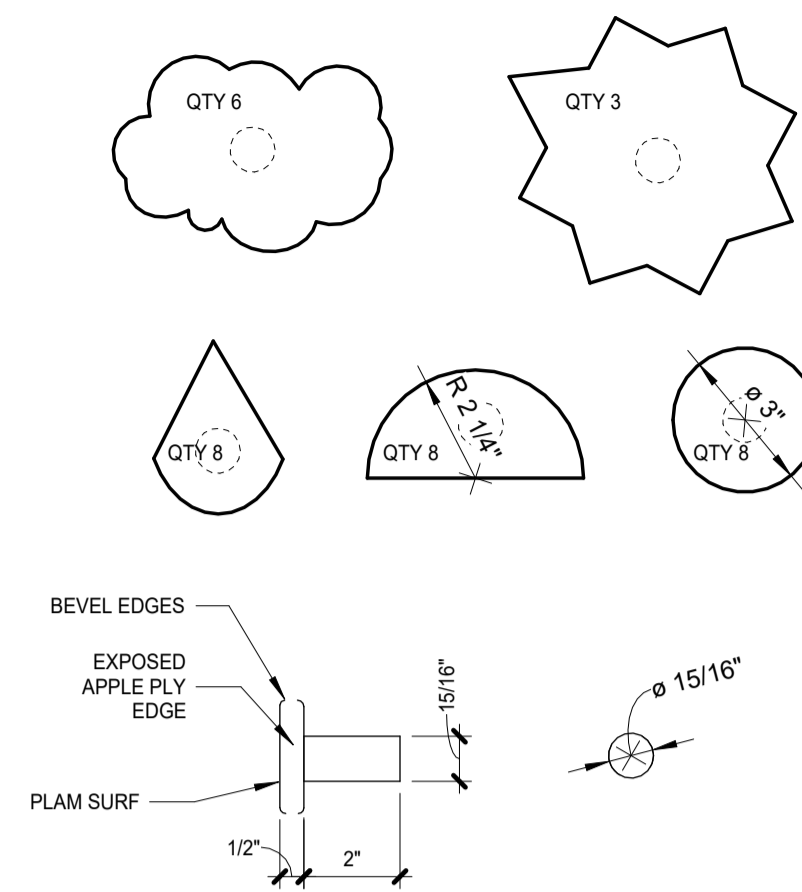
Project Name  
**AZALEA CHILD CARE CENTER**

Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

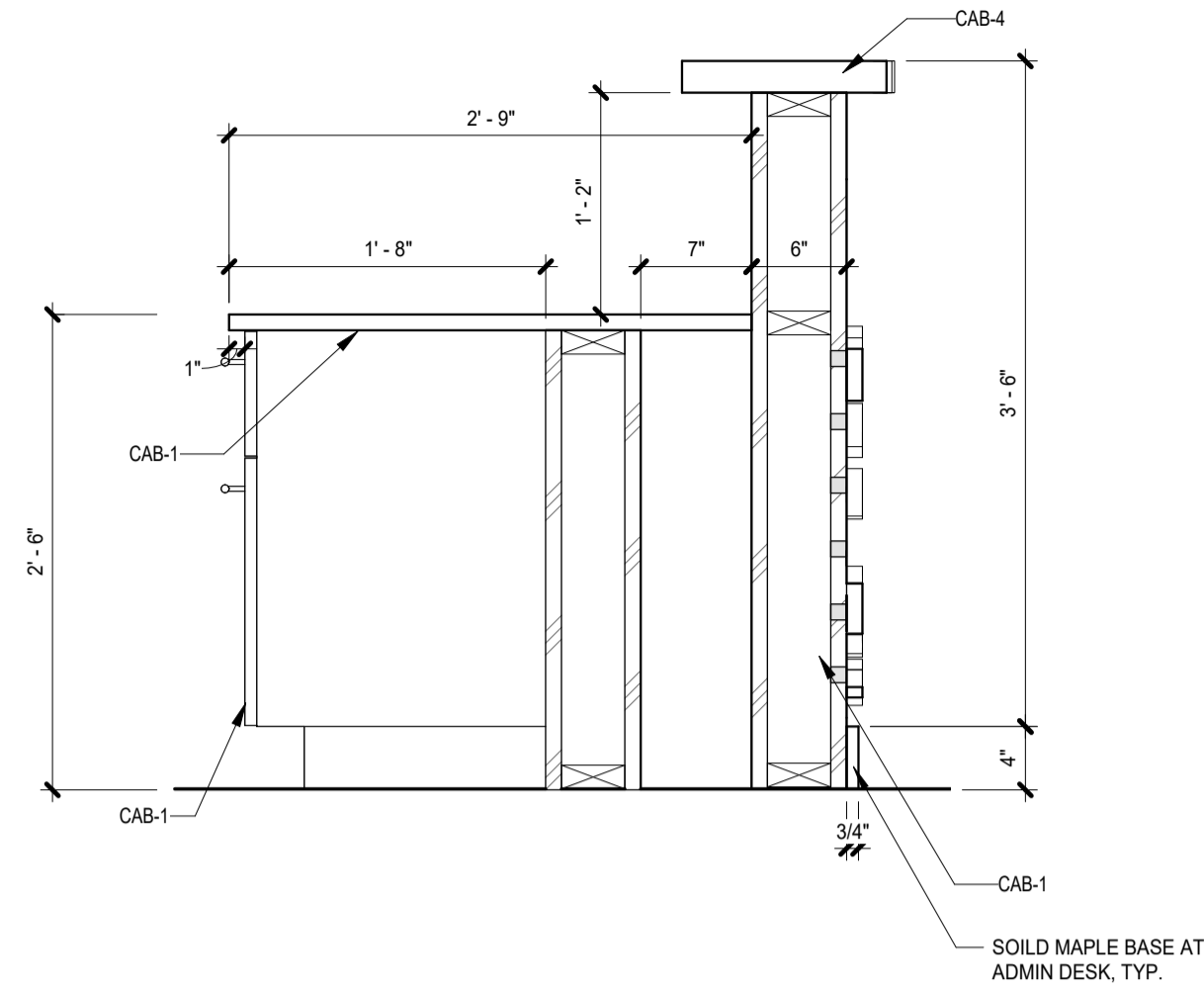
**INTERIOR DETAILS -  
CUSTOM CASEWORK**



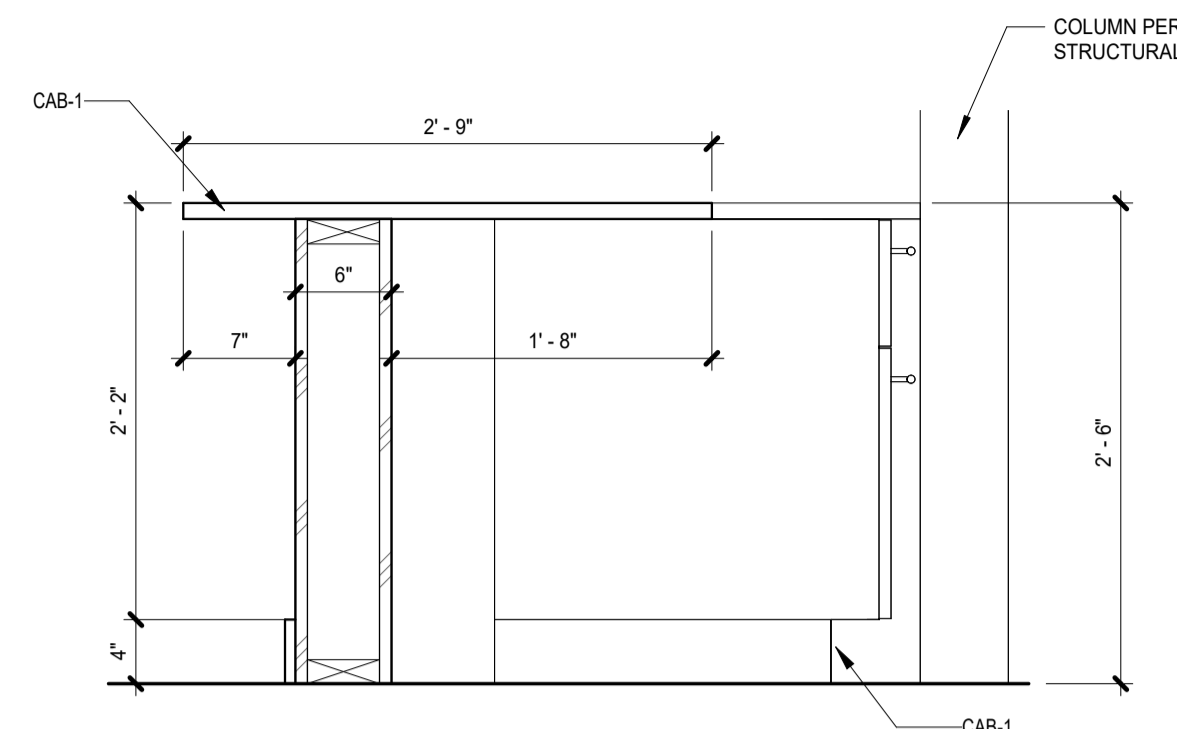
**1** ACTIVITY BOARD ELEVATION  
1" = 1'-0" | Ref: 11 / A-601



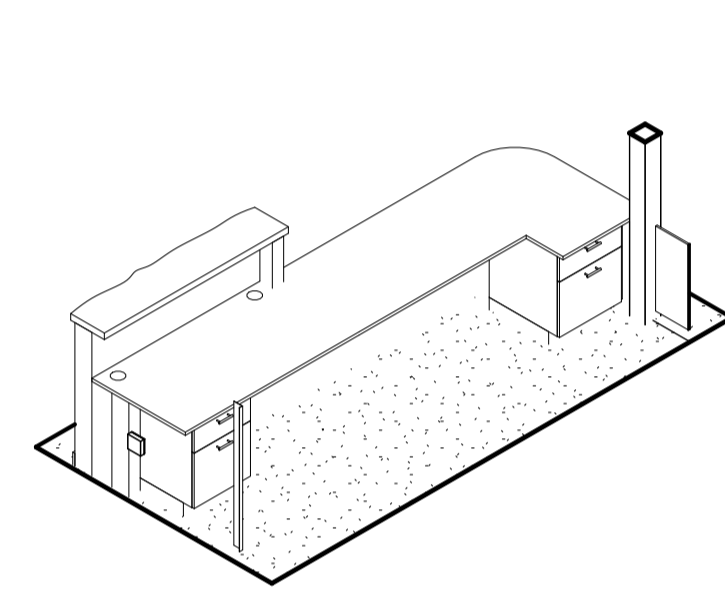
**2** ACTIVITY BOARD PIECES  
3" = 1'-0"



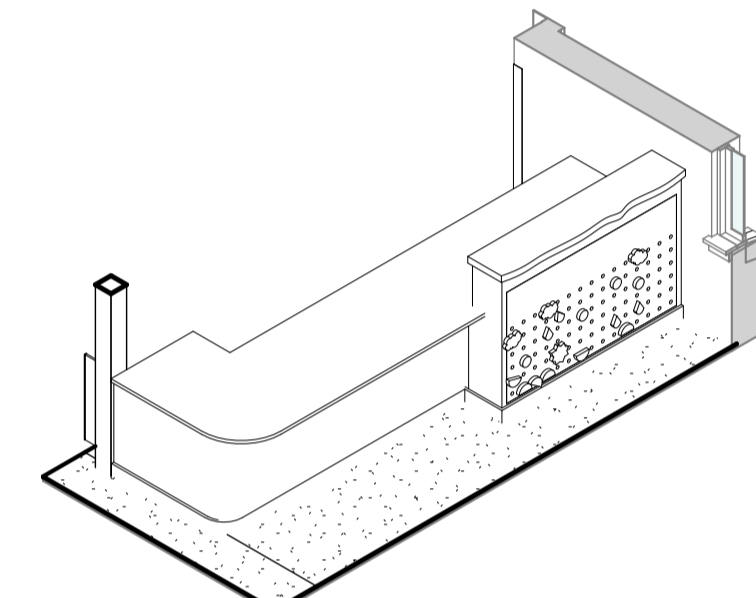
**3** SECTION - DESK HIGH  
1" = 1'-0" | Ref: 11 / A-601



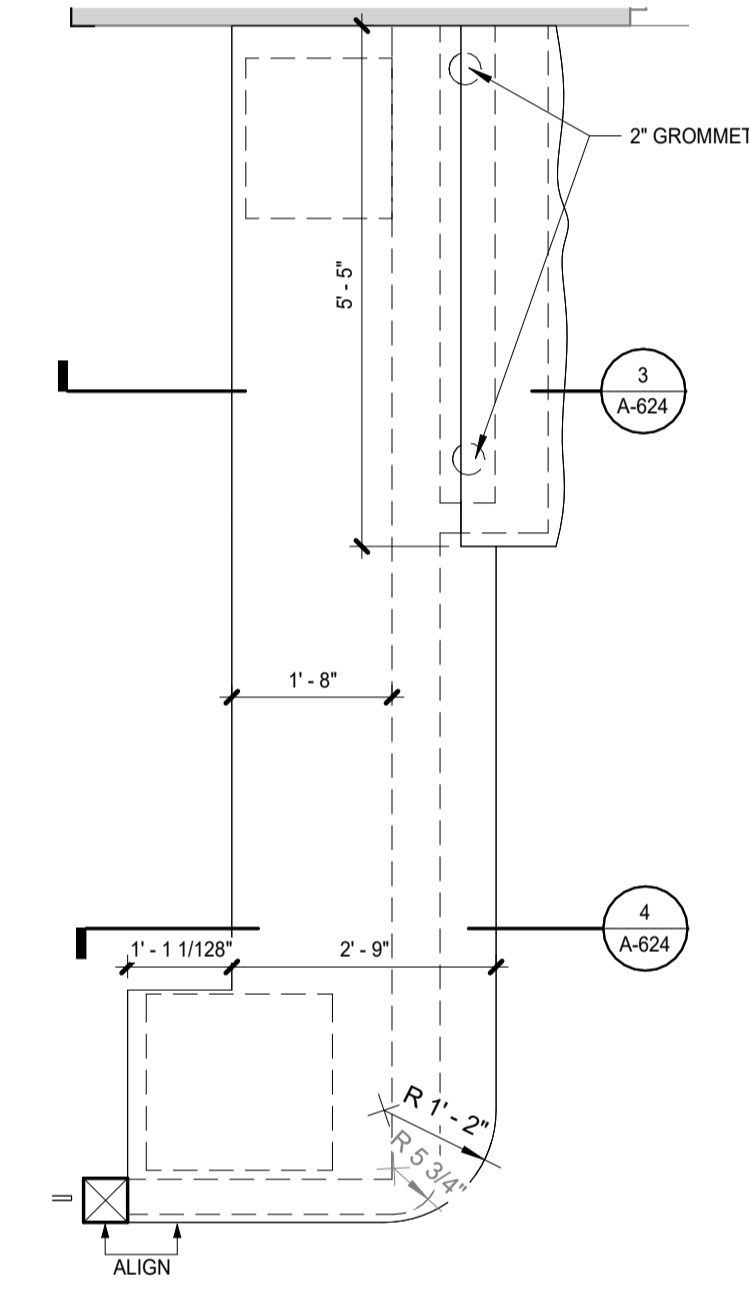
**4** SECTION - DESK LOW  
1" = 1'-0" | Ref: 11 / A-601



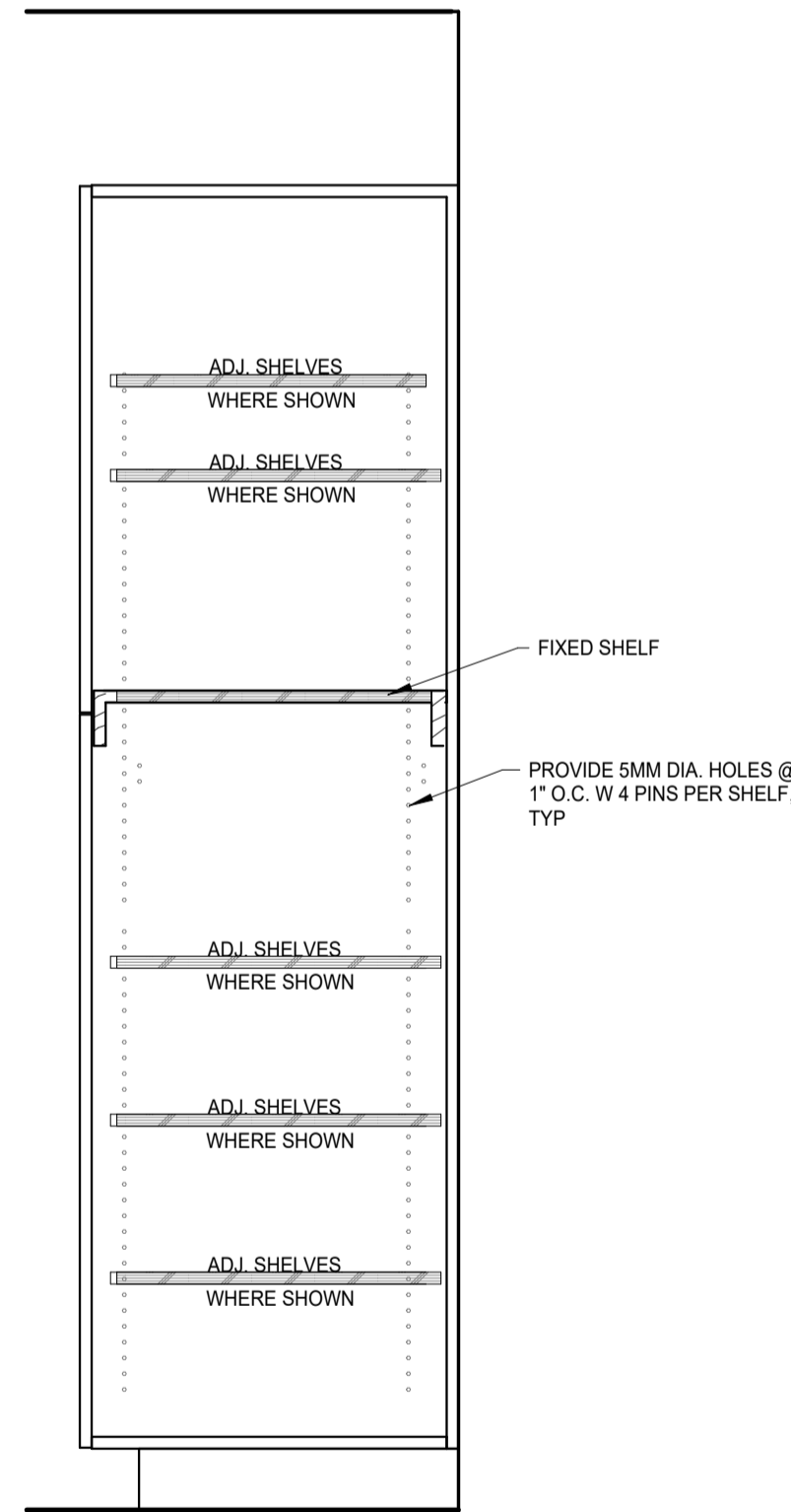
**6** 3D VIEW - DESK BACK  
A-624



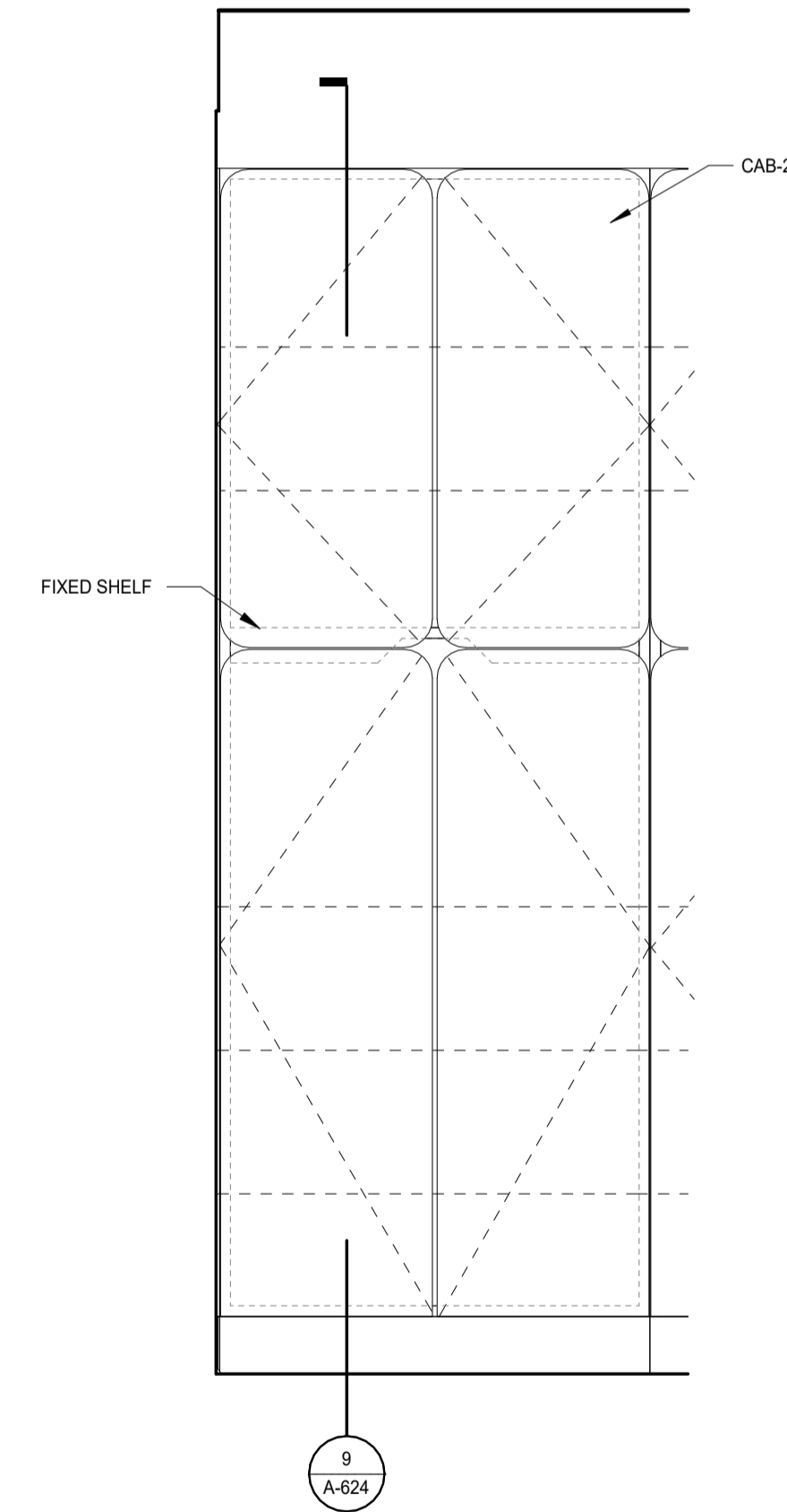
**5** 30 - DESK FRONT  
A-624



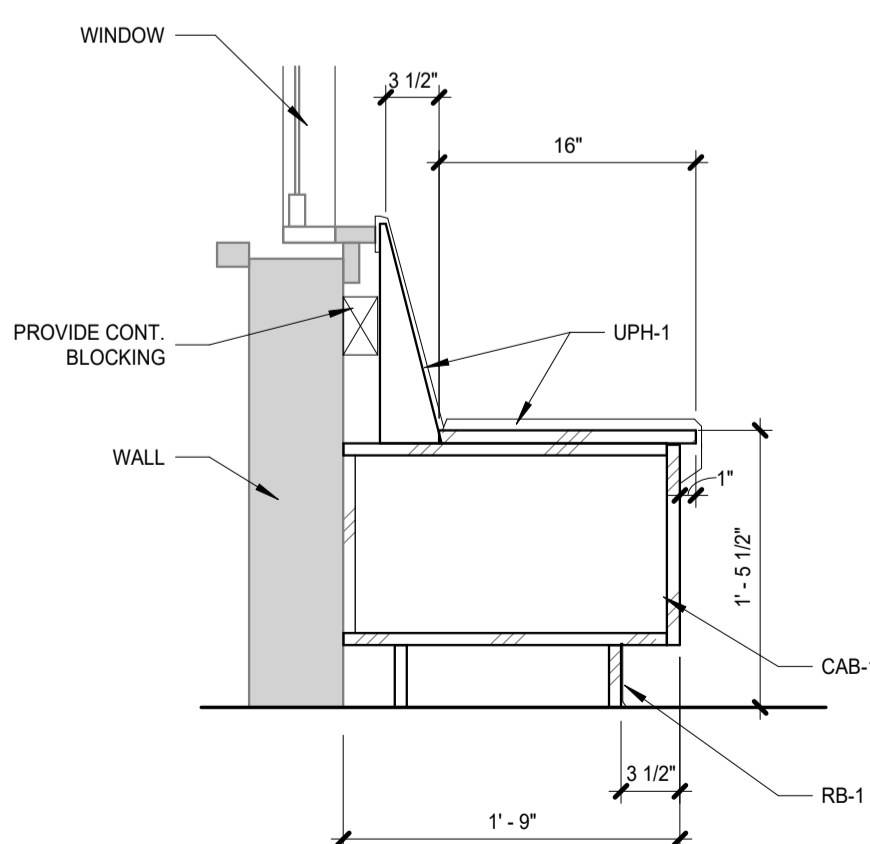
**7** PLAN VIEW - DESK  
1/2" = 1'-0" | Ref: 1 / A-112



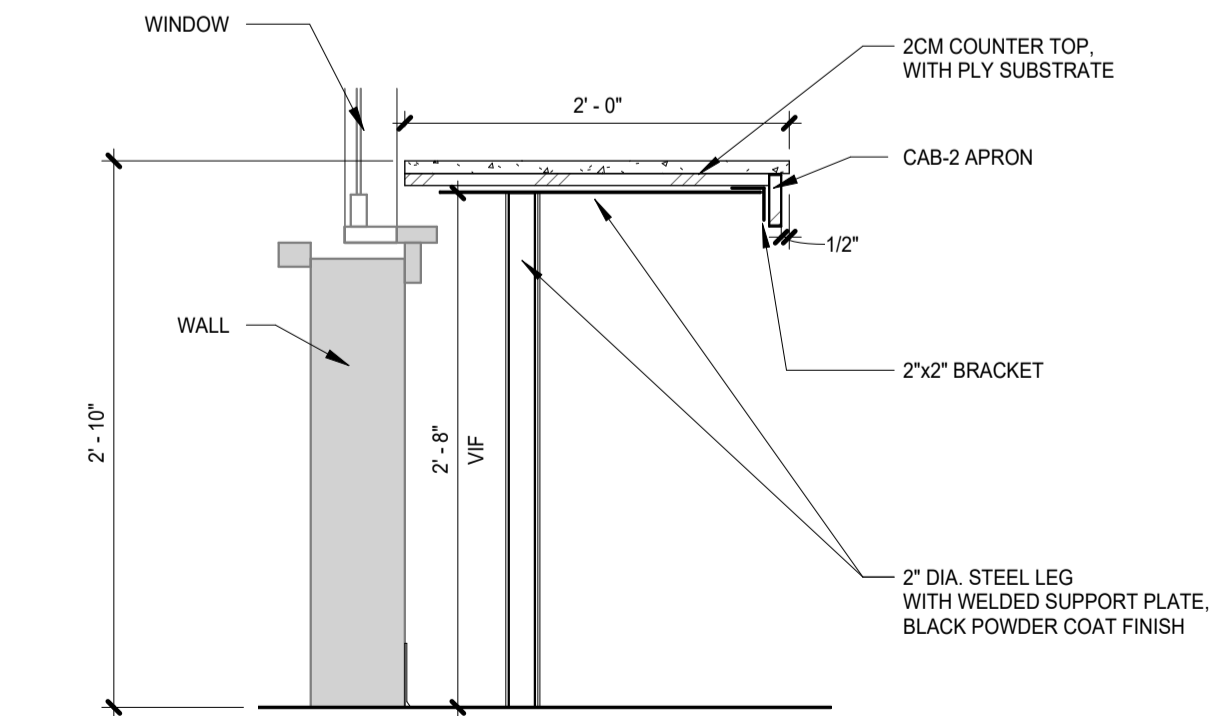
**9** CUSTOM CASEWORK SECTION - ADMIN STORAGE  
1" = 1'-0" | Ref: 8 / A-624



**8** CUSTOM CASEWORK DOORS - ADMIN STORAGE  
1" = 1'-0" | Ref: 15 / A-601

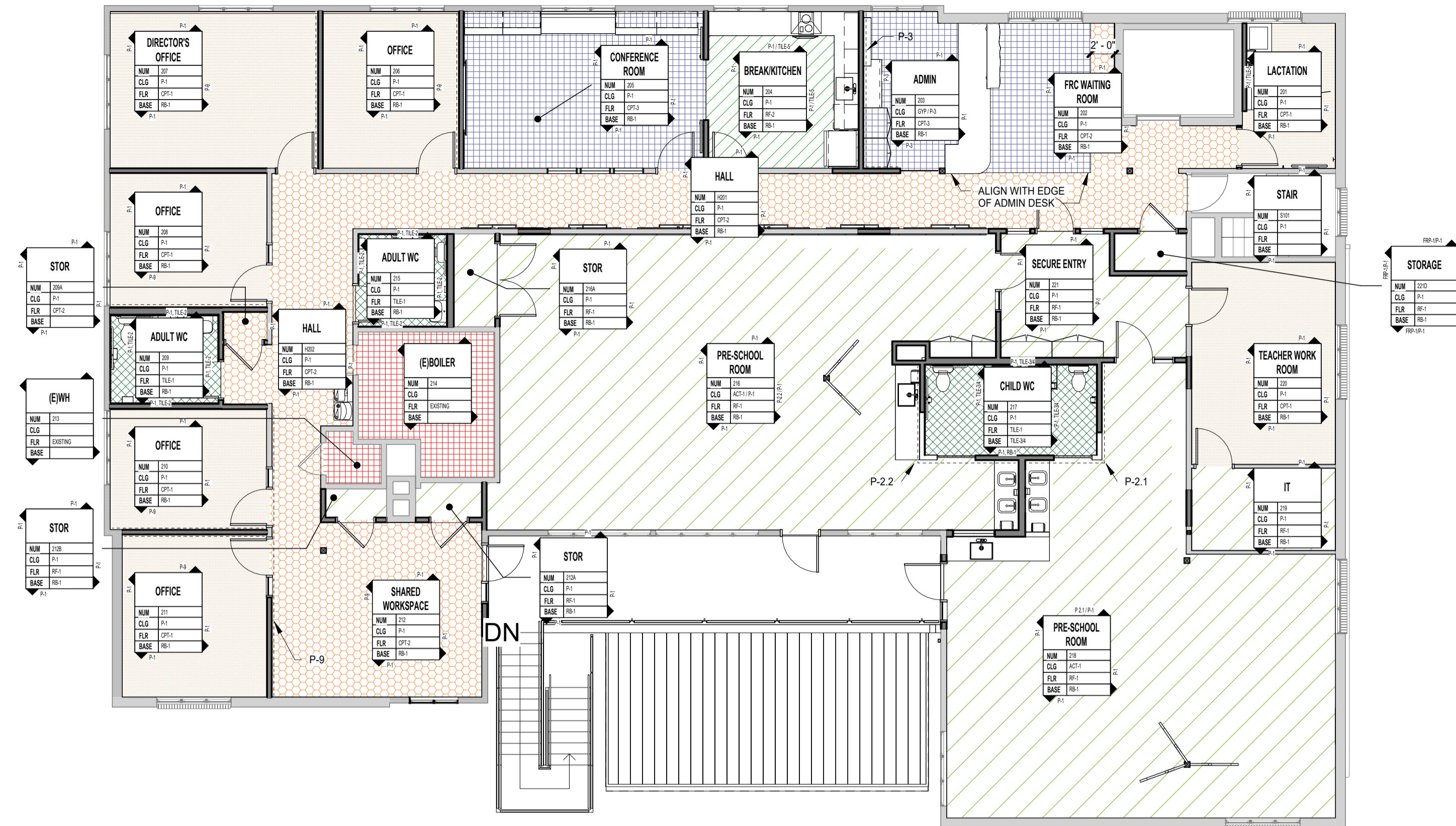


**11** CONFERENCE ROOM BENCH  
1" = 1'-0" | Ref: 1 / A-112

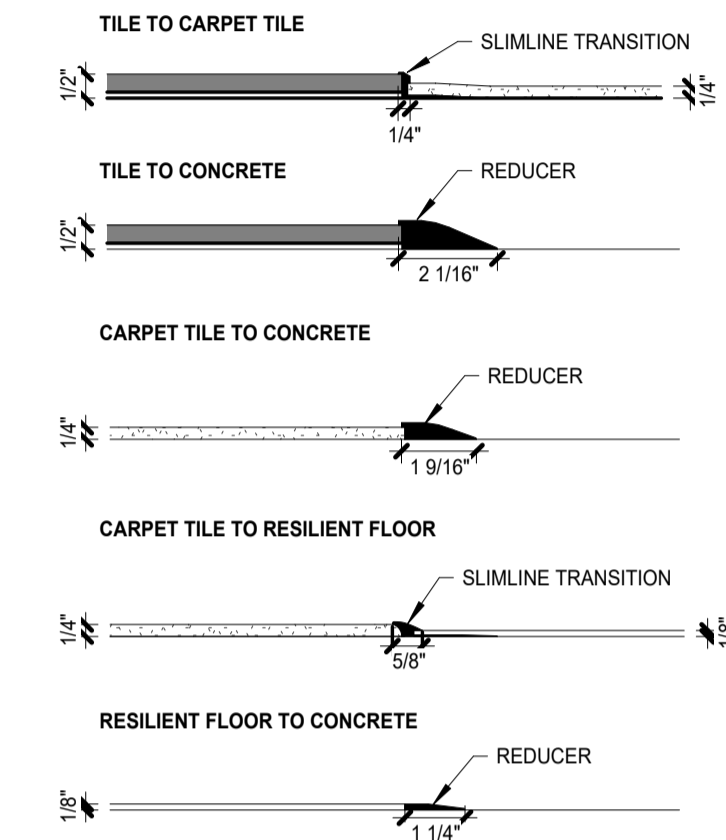


**10** KITCHEN COUNTER  
1" = 1'-0" | Ref: 5 / A-601

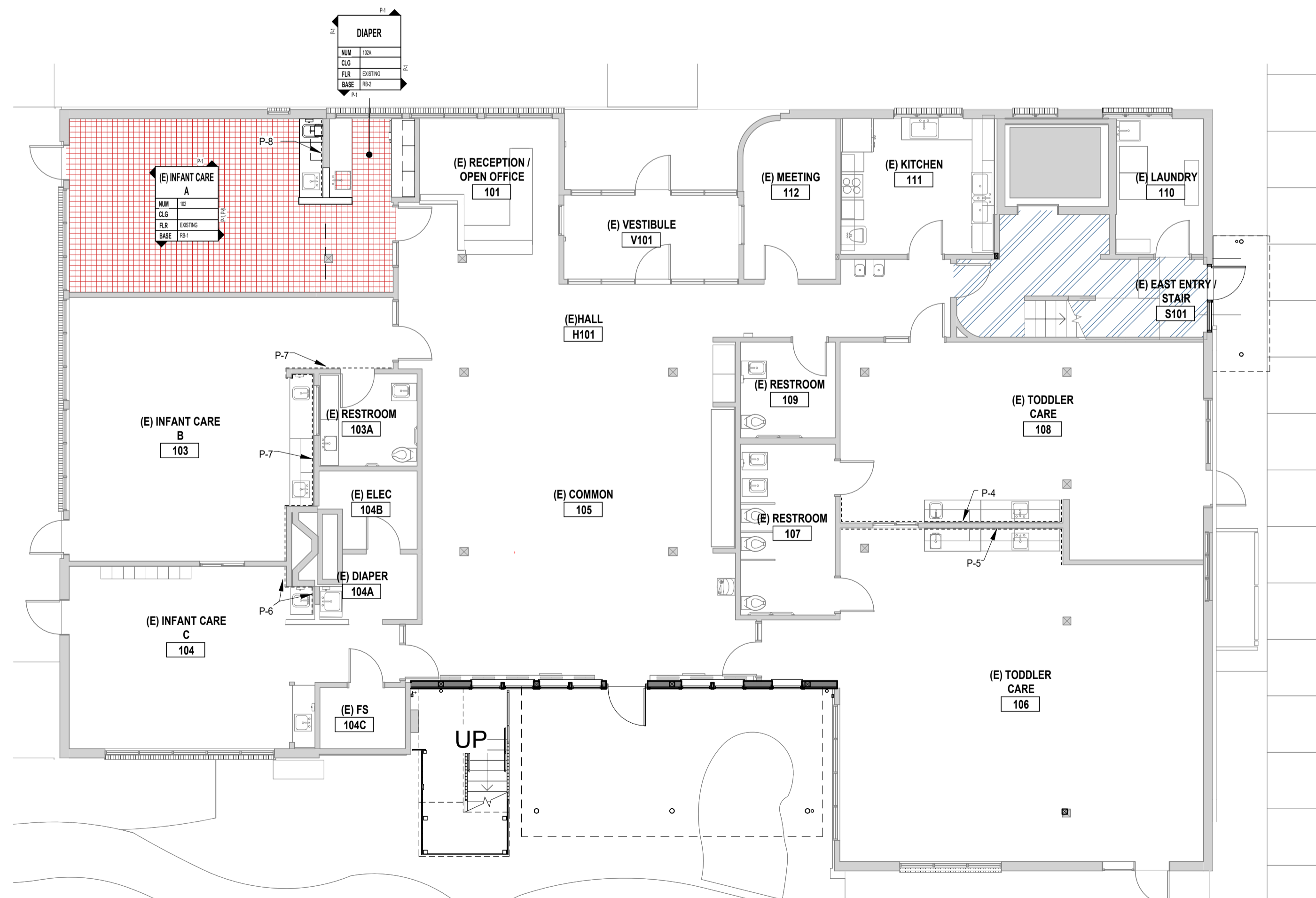
- GENERAL NOTES: FINISH PLANS**
- COORDINATE FINISHES NOTED IN SCHEDULE WITH PROPOSED ALTERNATES. SCHEDULE REPRESENTS BASE BID.
  - PATTERNS SHOWN IN FINISH PLANS AND FLOOR TYPE KEY ARE REPRESENTATIVE. SEE SPECIFICATIONS FOR STYLE AND TYPE. FOR TILE ORIENTATION AND INSTALLATION METHOD SEE FINISH PLANS.
  - PAINT/REPAINT ALL NEW AND EXISTING FIRST AND SECOND FLOOR WALLS AND CEILINGS.
  - ALL WALLS TO RECEIVE FINISH.
  - SEE SPECIFICATIONS FOR PAINT SYSTEMS AND INTERIOR ELEVATIONS FOR PAINT COLORS.
  - COORDINATE WALK OFF MAT TO CARPET TRANSITION TO PROVIDE FOR FLUSH SURFACE
  - PROVIDE ALL TRANSITIONS BETWEEN MATERIAL TYPES
  - WHERE FLOOR MATERIALS CHANGE BETWEEN ROOMS, MAKE TRANSITION AT CENTER LINE OF DOOR.
  - VERIFY ALL FLOOR TRANSITIONS MEET ADA REQUIREMENTS
  - MATCH NOTED COLORS TO SUBMITTED MANUFACTURERS PAINT COLORS.
  - CONCRETE UNDER FLOOR FINISHES TO RECEIVE TROWEL FINISH AND NO SEALERS. COORDINATE WITH FLOORING AND ADHESIVE MANUFACTURER'S RECOMMENDATIONS.



**TYPICAL FLOORING TRANSITION DIAGRAM**



**2** 2ND FLOOR - FINISH PLAN  
1/8" = 1'-0"



**FLOOR FINISH KEY**

- EXISTING
- WOM-1

NOTE: CLEAN AND REPAIR ALL EXISTING FLOORING ON FIRST FLOOR, TYP.  
REPAINT ALL WALLS ON 1ST FLOOR. ALL WALLS TO BE P-1 U.N.O. SEE FINISH PLAN FOR ACCENT PAINT LOCATIONS AND COLORS.

**1** 1ST FLOOR - FINISH PLAN  
1/8" = 1'-0"

**SET ISSUE DATE**

90% CD	2024-04-08
BP / 50%	2024-02-09
100% DD	2023-12-15
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**PROJECT TRACKING**

RBA #:	2327
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Project Name  
**AZALEA CHILD CARE CENTER**  
Project Address  
**1050 SW MADISON AVE,  
CORVALLIS OR 97333**

**FINISH PLANS**

DIV #	SECTION	TAG	IMAGE	NAME	DESCRIPTION / GENERAL LOCATION	MANUFACTURER	STYLE	COLOR / FINISH
<b>DIVISION 06 - WOOD, PLASTICS AND COMPOSITES</b>								
06 2000	FINISH CARPENTRY	WT-1		MDF WDW TRIM	MDF TRIM / WINDOW SILLS			P-1
06 4023	INTERIOR ARCHITECTURAL WOOD WORK	CAB-1		CUSTOM CASEWORK	HARDWOOD VENEER CASEWORK			MAPLE, CLR
		CAB-2		CUSTOM CASEWORK	PLASTIC LAMINATE CASEWORK	WILSONART / LAMINART	VELLUM FINISH	9214-E NOCTURNAL BLUE / EXPOSED EDGES
		CAB-3		CUSTOM CASEWORK	SOLID WOOD CUSTOM "TREES"			MAPLE, CLR
		CAB-4		LIVE EDGE SOLID WOOD	LIVE EDGE COUNTERTOP / 203 ADMIN			
06 4600	WOOD TRIM	WD-1		INTERIOR SOLID WOOD TRIM	PARTIAL HEIGHT WALL CAP, WINDOW TRIM PER DETAILS			MAPLE, CLR
	WOOD TRIM	WD-2		INTERIOR WOOD ACCENT	TREE BRANCHES, SLIDING WINDOW OPENING CASING			DOUG FIR, CLR
06 8200	FIBER REINFORCED PLASTIC	FRP-1		FIBER REINFORCED PLASTIC WALL COVERING	WAINSCOT AT STOR. CLOSET	CRANE COMPOSITES	PEBBLED	85 WHITE
<b>DIVISION 07 - THERMAL AND MOISTURE PROTECTION</b>								
07 7600	ROOF PAVERS			WOOD PAVER TILES	EXTERIOR LANDING	BISON	IPE	CLEAR
<b>DIVISION 08 - OPENINGS</b>								
08 1113	HOLLOW METAL FRAMES			EXTERIOR HOLLOW METAL FRAME				XP-2
				INTERIOR HOLLOW METAL FRAME				MATCH ADJACENT WALL COLOR, TYP
08 1416	FLUSH WOOD DOORS			WOOD DOOR PANELS	THROUGHOUT			MAPLE VENEER FINISH TO MATCH EXISTING
				BARN DOOR TRACK	CONFERENCE ROOM / BREAK ROOM	REAL CRAFT	INDUSTRIAL FLAT TRACK, 2 PANEL MIDDLE OPENING	BLACK
				BARN DOOR PANELS	CONFERENCE ROOM / BREAK ROOM			MAPLE VENEER
08 8300	MIRRORS	MI-1		FULL LENGTH MIRROR	LACTATION ROOM	MERCURY ROW	SNELLER GLAM BATHROOM VANITY MIRROR 59"X20"	BLACK FRAME
		MI-2		VANITY MIRROR	ADULT RESTROOMS		SIZE PER ELEVATION	FRAMELESS
		MI-3		VANITY MIRROR	KID RESTROOMS	AZZURI	WALL MOUNT CIRCULAR FRAMED MIRROR, AVON-M24	MATTE BLACK

DIV #	SECTION	TAG	IMAGE	NAME	DESCRIPTION / GENERAL LOCATION	MANUFACTURER	STYLE	COLOR / FINISH
<b>DIVISION 09 - FINISHES</b>								
09 3000	TILING	TILE-1		BATHROOM TILE FLOORING	RESTROOM FLOOR TILE	DALTILE	VOULUME 1.0 / 12X12	ELECTRIC MOSS
		GRT-1		TILE-1 GROUT		LATICRETE		90 LIGHT PEWTER
		TILE-2		BATHROOM SUBWAY TILE	WAINSCOT WALL TILE, ADULT WC	MOSA	4X12	PLAIN WHITE UNBLEACHED / 16860
		GRT-2		TILE-2 GROUT				ARCHITECT TO SELECT
		TILE-3		WC SQUARE TILE	WALL TILE, CHILD WC	MOSA	6X6, SEE PATTERN ELEVATION FOR MIX	
		TILE-4		WC SQUARE TILE	WALL TILE, CHILD WC	MOSA	6X6, SEE PATTERN ELEVATION FOR MIX	CORNSILK / 18950
		GRT-3/4		TILE-3 / 4 GROUT				ARCHITECT TO SELECT
		TILE-5		SUBWAY TILE	BACKSPLASH TILE, BREAK, LACTATION	DALTILE	3x6 SUBWAY TILE, INSTALL 1/2 OFFSET	0190 ARCTIC WHITE
		GRT-5		TILE-5 GROUT				ARCHITECT TO SELECT
09 6500	RESILIENT FLOORING	RF-1		MARMOLEUM	CLASSROOMS, IT CLOSET	FORBO	SHEET MARMOLEUM / MARBLED	3246 SHRIKE
		RF-2		LVT	BREAK/KITCHEN	MILLIKEN	MERGE FORWARD	HIG121 SUN KISSED / HIGH GROUND
		RB-1		RUBBER WALL BASE	THROUGHOUT, U.N.O.	ROPPE	4" RUBBER BASE	639 BEIGEWOOD
09 6813	TILE CARPETING	CPT-1		CARPET TILE	OFFICES	INTERFACE	OPEN AIR 415 / ASHLAR	NATURAL
		CPT-2		CARPET TILE	HALLWAYS	INTERFACE	OPEN AIR 402 / ASHLAR	STONE
		CPT-3		ACCENT CARPET TILE	ADMIN, CONFERENCE ROOM	INTERFACE	THIRD SPACE 302	STONE
		WO-1		WALK OFF MAT	EAST ENTRY	INTERFACE	STEP REPEAT SR999	KHAKI
09 8400	ACOUSTICAL ROOM COMPONENTS	AP-1		FSORB WALL / CEILING PANEL	ADMIN, CLASSROOMS	FSORB	2", SIZES PER ELEVATION	LIGHT BEIGE FS-300
		AP-2		FSORB TREE CLOUDS	ADMIN HALL, CLASSROOM "TREES"	FSORB	1/2" - SEE ELEVATIONS FOR CUTOUT DIMS	SEAFOAM GREEN FS-600
		AP-3		FSORB TREE CLOUDS	ADMIN HALL, CLASSROOM "TREES"	FSORB	1/2" - SEE ELEVATIONS FOR CUTOUT DIMS	MOSS GREEN FS-600
		AP-4		FSORB TREE CLOUDS	ADMIN HALL, CLASSROOM "TREES"	FSORB	1/2" - SEE ELEVATIONS FOR CUTOUT DIMS	GREEN FS-540
		ACT-1		CEILING PANEL	CLASSROOMS	ARMSTRONG	LYRA 2 X 4, DIRECT APPLY	1" WHITE
09 9123	INTERIOR PAINTING	P-1		INTERIOR PAINT	THROUGHOUT U.N.O	BENJAMIN MOORE		COTTON BALLS OC-122
		P-2.1		INTERIOR PAINT	ACCENT COLOR / 218 PRE-SCHOOL	SHERWIN WILLIAMS		DECISIVE YELLOW SW 6902
		P-2.2		INTERIOR PAINT	ACCENT COLOR / 216 PRE-SCHOOL	SHERWIN WILLIAMS		
		P-3		INTERIOR PAINT	ACCENT COLOR / 203 ADMIN	PPG		WALDEN POND 1159-4
		P-4		INTERIOR PAINT	REPAINT ACCENT COLOR / 108 TODDLER CARE	SHERWIN WILLIAMS		ROBUST ORANGE 6628
		P-5		INTERIOR PAINT	REPAINT ACCENT COLOR / 106 TODDLER CARE	PPG		COPPER RIVER 1196
		P-6		INTERIOR PAINT	REPAINT ACCENT COLOR / 104 INFANT CARE C	PPG		SPRITE TWIST 1226-3
		P-7		INTERIOR PAINT	REPAINT ACCENT COLOR / 103 INFANT CARE B	PPG		CURIOS 1219
		P-8		INTERIOR PAINT	ACCENT COLOR / 102 INFANT CARE A	PPG		FRENCH VIOLET 1175-5
		P-9		INTERIOR PAINT	ACCENT COLOR / OFFICES	BENJAMIN MOORE		TO BE SELECTED BY ARCHITECT
09 9113	EXTERIOR PAINT	XP-1		BODY	EXTERIOR WOOD SIDING			"MEDIUM BLUE"
		XP-2		TRIM AND ACCENT COLOR	EXTERIOR WOOD SIDING			"DARK BLUE"
		XP-3		RAILING	EXTERIOR WOOD SIDING, ACCENT			"BRICK RED"
		XP-4		RAILING	EXTERIOR METAL			"DARK GRAY"

DIV #	SECTION	TAG	IMAGE	NAME	DESCRIPTION / GENERAL LOCATION	MANUFACTURER	STYLE	COLOR / FINISH
<b>DIVISION 10 - SPECIALTIES</b>								
10 2113	TOILET PARTITIONS	PAR		TOILET PARTITIONS	CHILD WC	BOBRICK	FORMICA LAMINATE	GOLD BRAZE 1193 / MATTE
10 2601	WALL AND CORNER GUARDS	CG-1		CORNER GUARD				MATCH EXISTING
<b>DIVISION 12 - FURNISHINGS</b>								
12 2000	WINDOW TREATMENTS	B-1		CELLULAR WINDOW SHADES	EXTERIOR WINDOWS	NORMAN	PORTRAIT HONEYCOMB SHADES / 3/4" SINGLE / CORDLESS	ARCHITECT TO SELECT
		B-2		CELLULAR WINDOW SHADES	GLAZED INTERIOR DOORS	NORMAN	PORTRAIT HONEYCOMB SHADES / 3/4" SINGLE / CORDLESS	ARCHITECT TO SELECT
		B-3		CELLULAR WINDOW SHADES	SIDE LITES AND INTERIOR WINDOW GLAZING	NORMAN	PORTRAIT HONEYCOMB SHADES / 3/4" SINGLE / CORDLESS	ARCHITECT TO SELECT
12 3600	COUNTERTOPS AND SURFACING	CT-1		RECYCLED GLASS SURFACE	LACTATION, CLASSROOMS, ADULT WC BREAK	CURAVA	POLISHED	SAVAII
		CT-2		RECYCLED GLASS SURFACE	INFANT CARE ROOM	GEOS		OCEAN SHELL
12 5219	UPHOLSTERED SEATING	UPH-1		UPHOLSTERY FABRIC	CONFERENCE ROOM	STINSON	FORMATION	REGATTA 66597

# ROWELL BROKAW

1203 Willamette Street  
Suite 210  
Eugene, Oregon 97401  
541 485 1003  
rowellbrokaw.com

Architecture. Design. Strategy.



## REVISIONS TO THIS SHEET

REV. DATE DESCRIPTION

## SET ISSUE DATE

90% CD 2024-04-06  
BP / 50% 2024-02-09  
100% DD 2023-12-15  
100% SD 2023-10-26

## PROJECT TRACKING

RBA #: 2327  
P.I.C.: BJ  
PM / PA: PK/SL

Owner  
**OSU FRC**

Project Name  
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Project Address  
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## FINISH SCHEDULE

# A-702