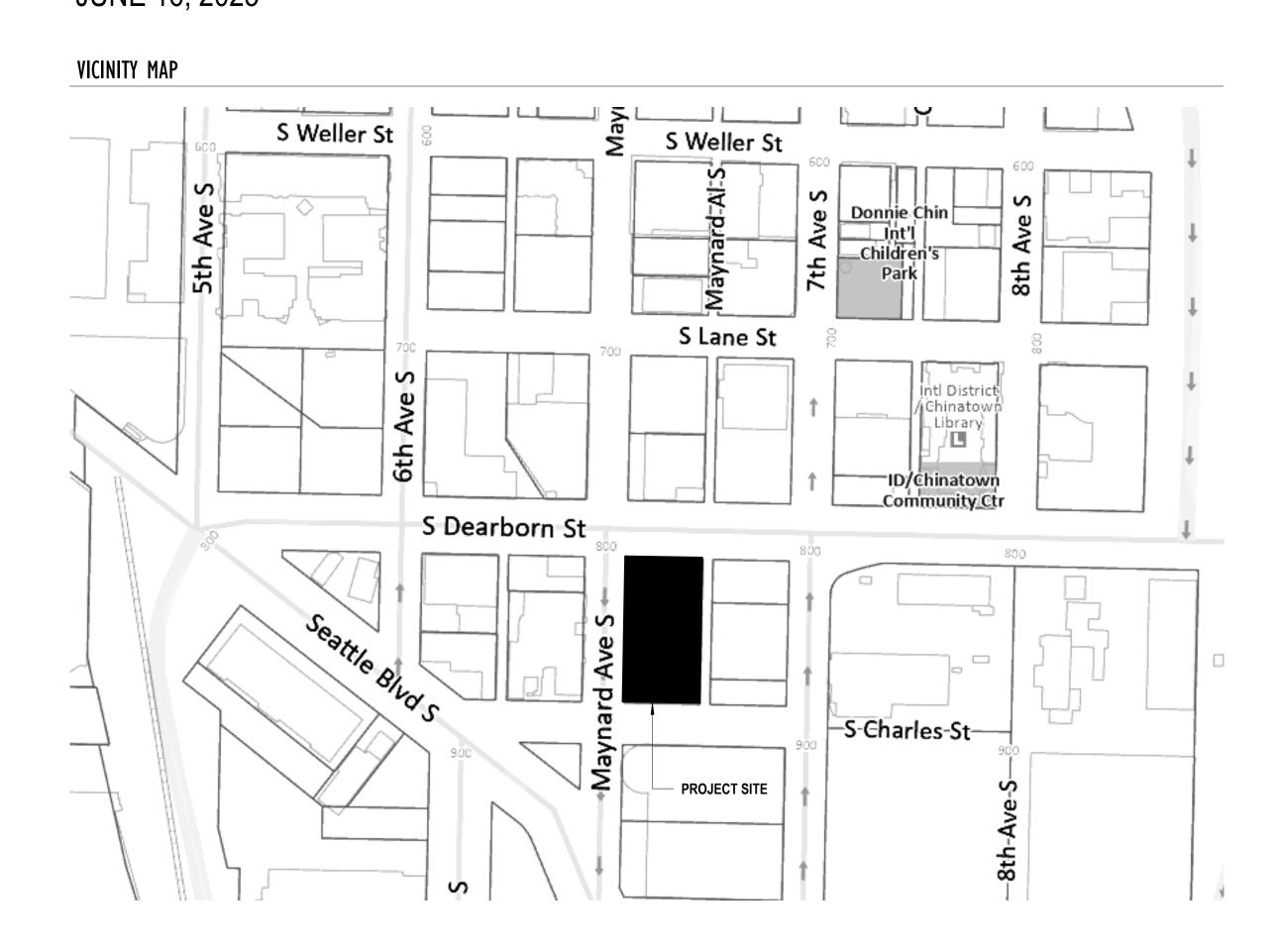


RDA BUILDING SELF-STORAGE

CERTIFICATE OF APPROVAL #2

JUNE 16, 2025

FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 6/13/2025 11:40:09 AM



ISSUANCE LOG				
#	DATE	ISSUANCE		
4	2/14/25	COA 1		
В	3/6/25	DEMO PERMIT		
С	5/16/25	BUILDING PERMIT		
D	5/23/25	COA 2		
Ξ	6/6/25	GMP SET		
F	6/16/25	COA 2 CR1		

PROJECT TEAM

ARCHITECT NEIMAN TABER 1435 34TH AVE SEATTLE, WA 98122 206.760.5550 DAVID NEIMAN dn@neimantaber.com

<u>DEVELOPER</u> TOURBINEAU REAL ESTATE PARTNERS 4311 11TH AVE NE, 5TH FLOOR SEATTLE, WA 98105 425.943.0697 **BEN WONG** bwong@tourbineau.com

STRUCTURAL ENGINEER
QUANTUM CONSULTING ENGINEERS 1511 THIRD AVENUE, SUITE 323 SEATTLE, WA 98101 206.957.3900 SCOTT TINKER scotttinker@quantumce.com

MEPF ENGINEER EJZ ENGINEERING 3100 47TH AVENUE, SUITE 3100 LONG ISLAND CITY, NY 11101 212.933.9580 EDGAR ZEPHYRINE ez@ejzengineering.com

PROJECT INFORMATION

STREET ADDRESS 800 MAYNARD AVE S PROJECT DESCRIPTION
RENOVATE EXISTING 4 STORY OFFICE BUILDING. SEATTLE, WA 98134 CHANGE OF USE FROM OFFICE TO SELF STORAGE.

OWNER TREP 800 MAYNARD LLC <u>LEGAL DESCRIPTION</u>
TERRYS 5TH ADD & 8 BLK 1 PLUMMERS ADD & 7-8 <u>ZONING</u> IDM 165/85-170 BLK 208 S T L & FOR R/W ADJ

OVERLAYS
INTERNATIONAL SPECIAL REVIEW DISTRICT PLAT BLOCK: 8 PLAT LOT: 5-6-7 DOWNTOWN URBAN CENTER FREQUENT TRANSIT SERVICE AREA OPPORTUNITY ZONE TAX PARCEL NUMBER 859290-0345

PROJECT NUMBERS 7073760-CN (DEMOLITION) 7046835-CN (NEW CONSTRUCTION) DONH-COA-01488 (ISSUED: 2/14/25)

BUILDING INFORMATION

CODES:
SEATTLE MUNICIPAL CODE ('SMC') 2021 SEATTLE EXISTING BUILDING CODE ('SEBC') 2021 SEATTLE BUILDING CODE ('SBC')
• ICC-ANSI A117.1-2017 INCLUDED AS REFERENCE STANDARD 2021 SEATTLE MECHANICAL CODE 2021 SEATTLE ELECTRICAL CODE 2021 SEATTLE ENERGY CODE ('SEC')

2021 SEATTLE FIRE CODE ('SFC') PROPOSED USE: SELF-STORAGE FACILITY

OCCUPANCY: S-1 SELF-SERVICE STORAGE FACILITY

GENERAL DRAWING SYMBOLS

FLOOR OR ROOF TAG RAMP OR ROOF SLOPE NORTH ARROW SPOT ELEVATION

BTWN BETWEEN CEM CEMENT CAST IN PLACE CEILING CLEAR CMU CONC CONCRETE MASONRY UNIT CONCRETE CONT CONTINUOUS CONSTR CONSTRUCTION CEMENT BOARD PANEL CARPET DEMOLISH DIAMETER **DIMENSIONS** DOWN DOWNSPOUT DISHWASHER **EXISTING** EACH EXTERIOR FINISH SYSTEM **ELEVATION** ELECTRICAL **EQUAL EXISTING EXCEPTION** EXTERIOR **FACTORY** FLOOR DRAIN FIRE EXTINGUISHER FINISHED FIXTURE FINISHED FLOOR

FACE OF

FOOT/FEET

GAUGE

GENERAL

GYPSUM

HOSE BIBB

HEADER

INCHES

HORIZONTAL

FIRE-RETARDANT TREATED

GYPSUM ASSOCIATION

GENERAL CONTRACTOR

GROSS SQUARE FEET

GYPSUM WALL BOARD

HEATING VENTILATION AIR CONDITIONING WIN

ON CENTER OCCUPANT / OCCUPANCY **OUTSIDE DIAMETER** OVERHEAD PROPOSED PAINT PERFORATED **PLAM** PLASTIC LAMINATE PLYWD PLYWOOD POST TENSION PRESSURE TREATED RUBBER BASE REFLECTED CEILING PLAN REFERENCE REFRIGERATOR REQUIRED ROOM **ROUGH OPENING** SELF ADHERED SELF-ADHERED MEMBRANE SEPARATE SAFETY GLASS SEATTLE GREEN FACTOR SIMILAR SILYL MODIFIED POLYMER SQUARE STAINLESS STEEL SOLID SURFACE STEEL **STRUCT** STRUCTURE, STRUCTURAL TEMPERED TEMPERATURE TEMPORARY TONGUE + GROOVE TOP OF TOP OF CONCRETE TOS TOP OF STEEL TOW TOP OF WALL

TYPICAL

VERTICAL

WITH

WOOD

WINDOW

WITHOUT

VAPOR BARRIER VINYL COMPOSITE TILE

VERIFY IN FIELD

WATER CLOSET

WASHER/DRYER WATER HEATER

WATERPROOFING

WEATHER RESISTANT BARRIER

UNLESS NOTED OTHERWISE

NEIMAN TABER
ARCHITECTURE FOR THE NORTHWEST

1435 34th Avenue Seattle, WA 98122 www.neimantaber.com

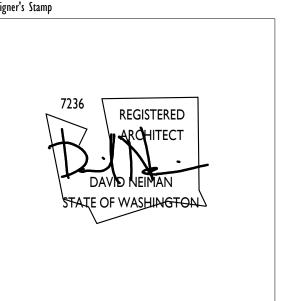
206.760.5550

CERTIFICATE OF APPROVAL #2

TOURBINEAU REAL ESTATE RDA BUILDING

800 MAYNARD AVE S

SEATTLE, WA 98134



Code Official's Approval Stamp

Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

Sheet Number

JUNE 16, 2025

	SHEET IN	DEX			
	SHEET	REVISION			
NUMBER	NAME	#	DATE	ISSUANC	
GENERAL					
G000	COVER	F	6/16/25	COA 2 CR1	
G001	SHEET INDEX	F	6/16/25	COA 2 CR1	
ARCHITEC A100	TURAL SITE PLAN	F	6/16/25	COA 2 CR1	
A110	CODE COMPLIANCE - LAND USE CODE ANALYSIS	F	6/16/25	COA 2 CR1	
A111	CODE COMPLIANCE - FAR	F	6/16/25	COA 2 CR1	
A200	SCHEDULES AND ASSEMBLIES	F	6/16/25	COA 2 CR1	
A210	SPECIFICATIONS	F	6/16/25	COA 2 CR1	
A350	FLOOR PLAN - LEVEL 0	F	6/16/25	COA 2 CR1	
A351	FLOOR PLAN - LEVEL 1	F	6/16/25	COA 2 CR1	
A352	FLOOR PLAN - LEVEL 2	F	6/16/25	COA 2 CR1	
A353	FLOOR PLAN - LEVEL 3	F	6/16/25	COA 2 CR1	
A354	FLOOR PLAN - LEVEL 4	F	6/16/25	COA 2 CR1	
A401	REFLECTED CEILING PLAN - LEVEL 1	F	6/16/25	COA 2 CR1	
A402	REFLECTED CEILING PLAN - LEVEL 2	Н	7/11/25	COA 2 CR3	
A510	STAIRS AND RAMPS	F	6/16/25	COA 2 CR1	
A604	DEMOLITION ELEVATION - SOUTH	F	6/16/25	COA 2 CR1	
A614	ELEVATION - SOUTH	F	6/16/25	COA 2 CR1	
A624	COLORED ELEVATION - SOUTH	F	6/16/25	COA 2 CR1	
A631	WINDOW ARTWORK ELEVATION - WEST	F	6/16/25	COA 2 CR1	
A632	WINDOW ARTWORK ELEVATION - NORTH	F	6/16/25	COA 2 CR1	
A701	ENLARGED ELEVATIONS	F	6/16/25	COA 2 CR1	

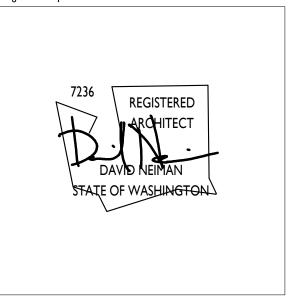
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800 MAYNARD AVE S SEATTLE, WA 98134

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No.	Date	Revision
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(5/16/25	BUILDING PERMIT
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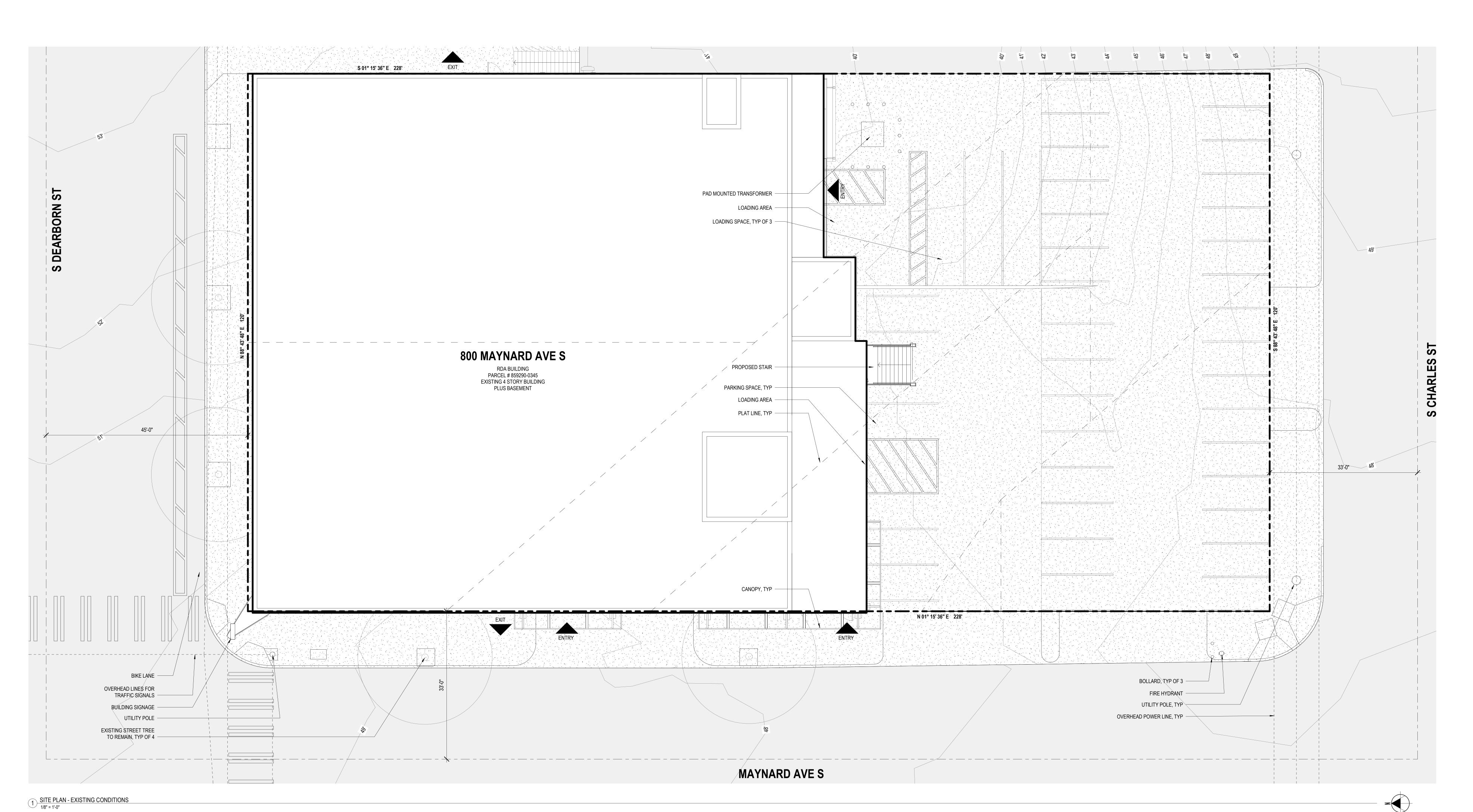
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Sheet Title

SHEET INDEX

Date
Sheet Number

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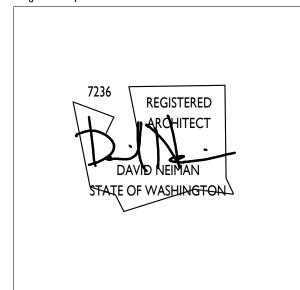
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SEATTLE, WA 98134

Designer's Stamp



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 Revision

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Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

Project Numbers: 7073760-CN (DEMO), 7046835-0 DONH-COA-01746 Sheet Title

Date

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	LAND USE CODE ANALYSIS	
	SEATTLE MUNICIPAL CODE (SMC) TITLE 23	
CODE SECTION 23.49.011 FLOOR AREA RATIO	REQUIREMENT BASE FAR: 3.0 MAX FAR: 7.0	COMMENT NO MODIFICATION TO EXISTING FLOOR AREA IS PROPOSED
23.49.019 PARKING QUANTITY, LOCATION, AND ACCESS REQUIREMENTS	NO PARKING, EITHER LONG-TERM OR SHORT-TERM, IS REQUIRED FOR USES ON LOTS IN DOWNTOWN ZONES, EXCEPT AS FOLLOWS: A. IN THE INTERNATIONAL DISTRICT MIXED AND INTERNATIONAL DISTRICT RESIDENTIAL ZONES, PARKING REQUIREMENTS FOR RESTAURANTS, MOTION PICTURE THEATERS, AND OTHER ENTERTAINMENT USES ARE AS PRESCRIBED BY SECTION 23.66.342. B. IN THE INTERNATIONAL DISTRICT MIXED AND INTERNATIONAL DISTRICT RESIDENTIAL ZONES, THE DIRECTOR OF THE DEPARTMENT OF NEIGHBORHOODS, UPON THE RECOMMENDATION OF THE INTERNATIONAL DISTRICT SPECIAL REVIEW DISTRICT BOARD, MAY WAIVE OR REDUCE REQUIRED PARKING ACCORDING TO THE PROVISIONS OF SECTION 23.66.342 PARKING AND ACCESS. C. BICYCLE PARKING IS REQUIRED AS SPECIFIED IN SUBSECTION 23.54.015.K.	
23.54.015 REQUIRED PARKING	K. BICYCLE PARKING. THE MINIMUM NUMBER OF PARKING SPACES FOR BICYCLES REQUIRED FOR SPECIFIED USES IS SET FORTH IN TABLE D FOR 23.54.015. [] IN THE CASE OF A USE NOT SHOWN ON TABLE D FOR 23.54.015, ONE BICYCLE PARKING SPACE PER 10,000 GROSS SQUARE FEET OF EITHER SHORT- OR LONG-TERM BICYCLE PARKING IS REQUIRED.	
23.58B AFFORDABLE HOUSING IMPACT MITIGATION PROGRAM FOR COMMERCIAL DEVELOPMENT	020.B. APPLICABILITY. EXCEPT AS PROVIDED ACCORDING TO SUBSECTION 23.58B.020.C, THIS CHAPTER 23.58B SHALL APPLY TO DEVELOPMENT THAT INCLUDES MORE THAN 4,000 SQUARE FEET OF GROSS FLOOR AREA IN COMMERCIAL USE THROUGH ONE OF THE FOLLOWING: 1. CONSTRUCTION OF A NEW STRUCTURE; 2. CONSTRUCTION OF AN ADDITION; OR 3. CHANGE OF USE FROM RESIDENTIAL USE TO COMMERCIAL USE.	MHA DOES NOT APPLY. PROPOSED PROJECT DOES NOT INCLUDE CONSTRUCTION OF A NEW STRUCTURE OR ADDITION. NO EXISTING RESIDENTIAL USES.
23.66.320 PERMITTED USES	ALL USES SHALL BE PERMITTED OUTRIGHT EXCEPT THOSE SPECIFICALLY PROHIBITED BY SECTION 23.66.322 AND THOSE SUBJECT TO SPECIAL REVIEW UNDER SECTION 23.66.324.	CHANGE OF USE FROM OFFICE TO SELF-STORAGE IS PROPOSED FOR LEVELS 1 THRU 4
23.66.322 PROHIBITED USES	SELF-STORAGE NOT A PROHIBITED USE	
23.66.324 USES SUBJECT TO SPECIAL REVIEW	SELF-STORAGE NOT SUBJECT TO SPECIAL REVIEW	
23.66.326 STREET LEVEL USES	PROJECT IS NOT LOCATED WITHIN RETAIL CORE PER MAP B, STREET LEVEL USES NOT REGULATED DEARBORN IS CLASS II PEDESTRIAN STREET PER MAP B	
23.66.326 USES ABOVE STREET LEVEL	PROJECT IS NOT LOCATED WITHIN RETAIL CORE PER MAP B, USES ABOVE STREET LEVEL NOT REGULATED DEARBORN IS CLASS II PEDESTRIAN STREET PER MAP B	
23.66.332 HEIGHT AND ROOFTOP FEATURES	NO CHANGE TO STRUCTURE HEIGHT OR ROOFTOP FEATURES IS PROPOSED	
23.66.336 EXTERIOR BUILDING FINISHES	EXTERIOR BUILDING DESIGN OUTSIDE THE ASIAN DESIGN CHARACTER DISTRICT. OUTSIDE THE ASIAN DESIGN CHARACTER DISTRICT, EARTHEN COLORS AND MASONRY CONSTRUCTION WITH NONMETALLIC SURFACES ARE PREFERRED.	SEE COLORED ELEVATIONS ON A620 SERIES SHEETS
23.66.338 SIGNS	G.1. THE TYPES OF SIGNS THAT MAY BE APPROVED ARE BANNERS AND FLAGS, PROJECTING AND NON-PROJECTING SIGNS INTEGRATED INTO THE BUILDING FAÇADE, MARQUEE, AWNING AND WINDOW SIGNS.	SEE ELEVATIONS ON A610 SERIES SHEETS FOR PROPOSED SIGNAGE EXTENTS

R	ICYC	ΙF	PΔ	RKI	N(

SMC 23.54.015 TABLE D

THE MINIMUM NUMBER OF PARKING SPACES FOR BICYCLES REQUIRED FOR SPECIFIED USES IS SET FORTH IN TABLE D FOR 23.54.015. THE MINIMUM REQUIREMENTS ARE BASED UPON GROSS FLOOR AREA OF THE USE IN A STRUCTURE MINUS GROSS FLOOR AREA IN PARKING USES, OR THE SQUARE FOOTAGE OF THE USE WHEN LOCATED OUTSIDE OF AN ENCLOSED STRUCTURE, OR AS OTHERWISE SPECIFIED.

BICYCLE PARKING REQUIRED A.6 SALES AND SERVICES, GENERAL TOTAL	PROVIDED 61,012 SF	LONG TERM None	REQUIRED N/A 0	SHORT TERM 1 PER 10,000 SF	REQUIRED 6.10 7
BICYCLE PARKING PROVIDED			0 COMPLIES		7 COMPLIES



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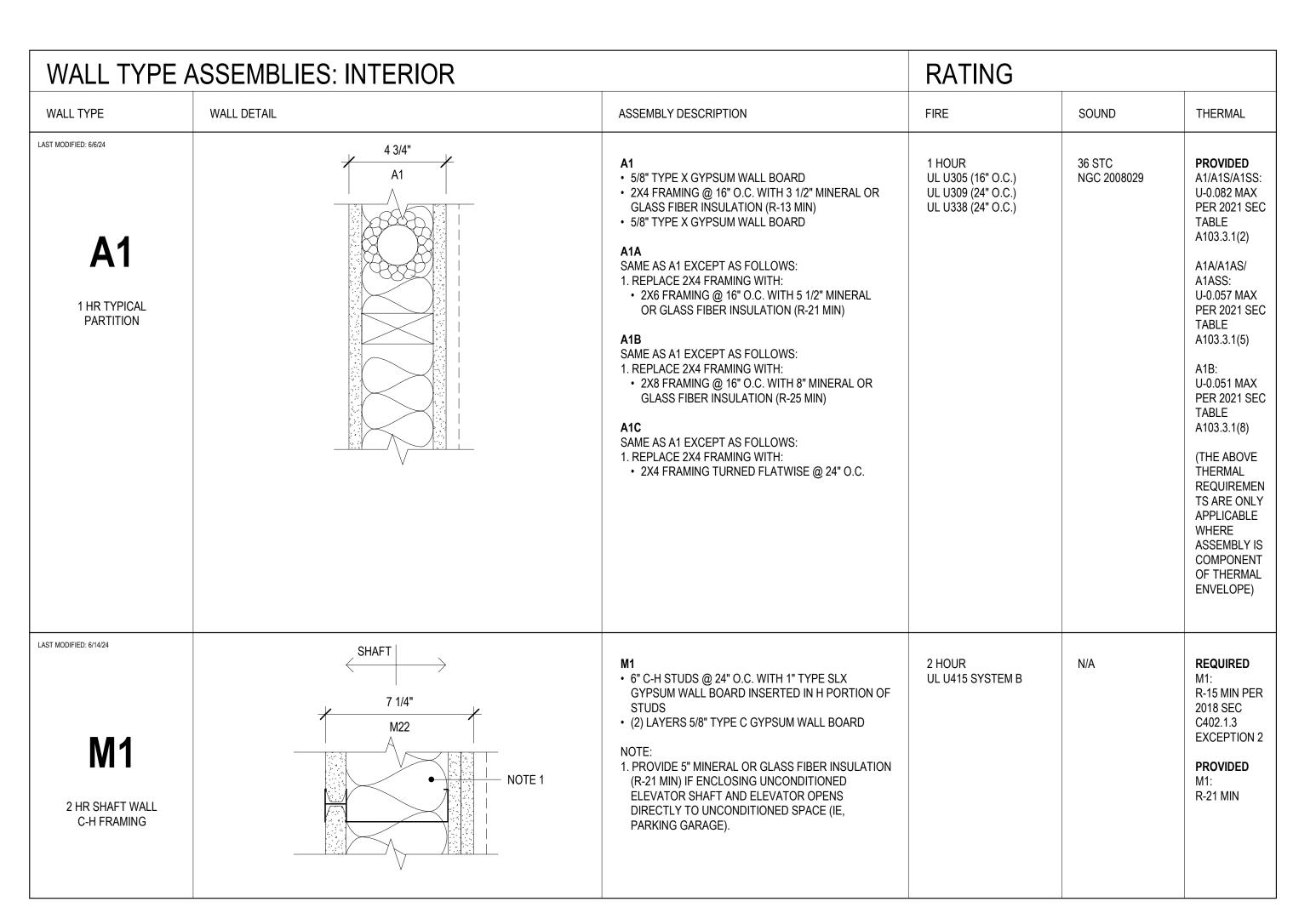
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Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

CODE COMPLIANCE - LAND USE CODE ANALYSIS





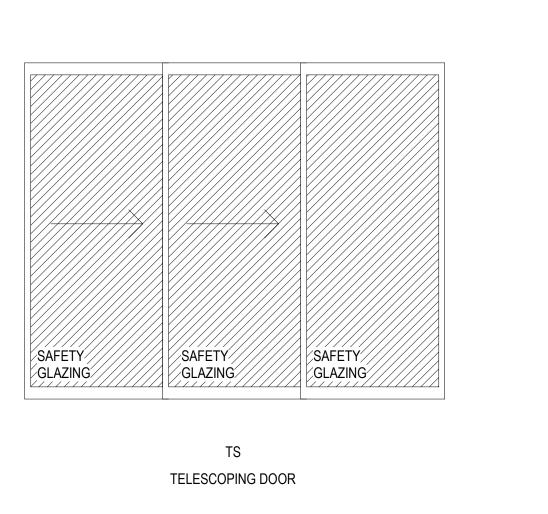
WALL TYPE A	ASSEMBLIES: EXTERIOR (TYPE V CO	ONSTRUCTION)	RATING		
WALL TYPE	WALL DETAIL	ASSEMBLY DESCRIPTION	FIRE	SOUND	THERMAL
E1 UNRATED NONCOMBUSTIBLE WOOD FRAMED WALL	EXTERIOR INTERIOR	 E1 SIDING PER ELEVATION 7/8" GALVANIZED VENTED HAT CHANNEL WRB (1) LAYER 1/2" FIRE RETARDANT TREATED PLYWOOD SHEATHING 2X4 FIRE RETARDANT TREATED FRAMING @ 16" O.C. WITH R-13 MINIMUM BIB INSULATION 2X8 FIRE RETARDANT TREATED STRONGBACK FRAMING (SEE STRUCTURAL) w/ R25 BATT 5/8" TYPE X GYPSUM WALL BOARD (2) LAYER 5/8" TYPE X GWB PVA VAPOR RETARDER PRIMER 	2 HOUR (INTERIOR ONLY) CONSTRUCTED ASSEMBLY MUST COMPLY WITH ONE OF THE FOLLOWING: GENERIC WP-8415 WP-8418 PER 2021 SBC 722.6.2.1 FIRE RESISTANCE RATING OF WOOD FRAME ASSEMBLIES: "THE MEMBRANE ON THE UNEXPOSED SIDE SHALL NOT BE INCLUDED IN DETERMINING THE FIRE RESISTANCE OF THE ASSEMBLY"	N/A	REQUIRED R-25 MIN PER 2021 SEC TABLE C402.1. PROVIDED R-38 MIN
E2 INSULATED FURRING WALL	2 8 8 INTERIOR	E2 • EXISTING HOLLOW CLAY TILE WALL • 2X8 FIRE RETARDANT TREATED STRONGBACK FRAMING (SEE STRUCTURAL) w/ R25 BATT • 5/8" TYPE X GYPSUM WALL BOARD E2A SAME AS E2 EXCEPT AS FOLLOWS: 1. PROVIDE ONE ADDITIONAL LAYER OF 5/8" TYPE X GYPSUM WALL BOARD	E2 1 HOUR (INSIDE ONLY) CALCULATED PER SBC SECTION 722.6 • FRAMING: 20 MINUTES PER SBC TABLE 722.6.2(2) • WALL BOARD MEMBRANE: 40 MINUTES PER SBC TABLE 722.6.2(1) • INSULATION: 15 MINUTES PER SBC TABLE 722.6.2(5) • TOTAL: 75 MINUTES. 60 MINUTES MAX PER 722.6.1.1 E2A 2 HOUR (INTERIOR ONLY) CONSTRUCTED ASSEMBLY MUST COMPLY WITH ONE OF THE FOLLOWING: GENERIC WP-8415 WP-8418 PER 2021 SBC 722.6.2.1 FIRE RESISTANCE RATING OF WOOD FRAME ASSEMBLIES: "THE MEMBRANE ON THE UNEXPOSED SIDE SHALL NOT BE INCLUDED IN DETERMINING THE FIRE RESISTANCE OF THE ASSEMBLY"	N/A	REQUIRED R-25 MIN PER 2021 SEC TABLE C402.1.3 PROVIDED R-25 MIN
EXTERIOR UNRATED SHAFT WALL C-H FRAMING	EXTERIOR INTERIOR SHAFT	E3 • SIDING PER ELEVATION • 7/8" GALVANIZED VENTED HAT CHANNEL • WRB • (1) LAYER 5/8" TYPE X GYPSUM SHEATHING • 6" C-H STUDS @ 24" O.C. WITH 1" TYPE SLX GYPSUM WALL BOARD INSERTED IN H PORTION OF STUDS	N/A EXTERIOR SHAFT WALLS NOT REQUIRED TO BE RATED EXTERIOR NON-LOADBEARING WALLS WITH FSD > 30' NOT REQUIRED TO BE RATED	N/A	

FLOOR ASS	SEMBLIES		RATING		
FLOOR TYPE	FLOOR DETAIL	ASSEMBLY DESCRIPTION	FIRE	SOUND	THERMAL
F1 SLAB ON FOAM			N/A	N/A	N/A

CEILING ASS	SEMBLIES		RATING		
CEILING TYPE	CEILING DETAIL	ASSEMBLY DESCRIPTION	FIRE	SOUND	THERMAL
G1 FRAMED SOFFIT NONCOMBUSTIBLE	DER PLAN	G1 • PLENUM, DEPTH PER PLAN • LIGHT GAUGE STEEL FRAMING • (1) LAYER 5/8" GWB	N/A	N/A	N/A



FLUSH



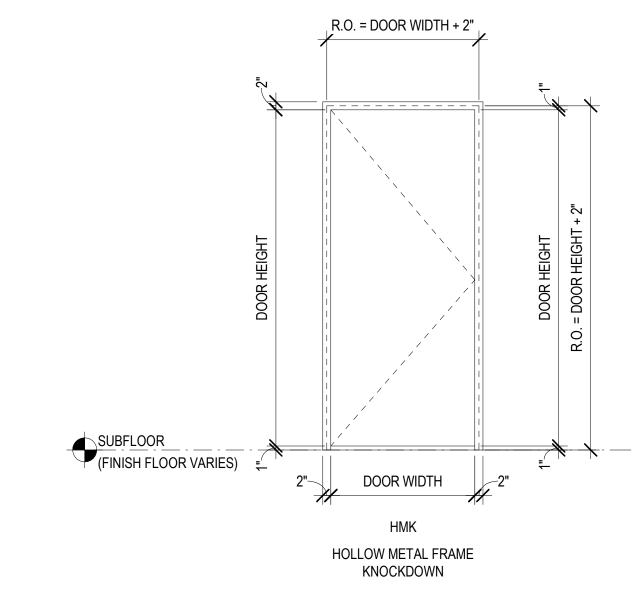
NOMINAL DOOR SIZE ROUGH OPENING

LEVEL 1

X100 7' - 8 1/2" 7' - 1" 8' - 0" 8' - 8 1/4" TELESCOPING TS AL

ROUGH OPENING

WIDTH HEIGHT



EXTERIOR PROPOSED DOOR SCHEDULE

INTERIOR PROPOSED DOOR SCHEDULE

DARK BRONZE ANODIZED HMW AL

DOOR FRAME TYPES

SEE SCHEDULE FOR ACTUAL METHOD OF OPERATION.

DARK BRONZE ANODIZED None

MATERIAL

DOOR MATERIALS AND FINISHES

ALUMINUM

HWD

STL

WD

PERFORMANCE

FIRE RATING

GALVANIZED

HOLLOW WOOD

STEEL

VINYL

SOLID WOOD

NEIMAN TABER
ARCHITECTURE FOR THE NORTHWEST **HOLLOW METAL**

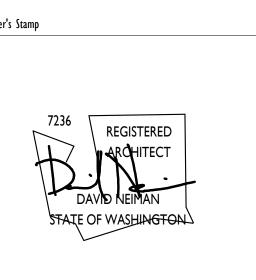
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RDA BUILDING 800 MAYNARD AVE S



SEATTLE, WA 98134

	NOMINA	L DOOR SIZE	ROUGI	1 OPENING	PAN	PANEL			
NUMBER	WIDTH	HEIGHT	WIDTH	HEIGHT	OPERATION	FINISH	FINISH	COMMENTS	HARDWARE
LEVEL 0 XE00	3' - 1 1/2"	7' - 11"			SINGLE SWING	PT-3	PT-3		
XE01	8' - 0"	8' - 0"	8' - 0"	8' - 0"	OVERHEAD SECTIONAL	GALV + PT	PT PT		
LEVEL 0.7	7								
XE11	6' - 1 1/2"	6' - 8 3/4"			DOUBLE SWING	PT-3	PT-3		
XE12	3' - 1 1/2"	6' - 8 3/4"			SINGLE SWING	PT-3	PT-3		
		·							
LEVEL 1									
	3' - 1 1/2"	6' - 10"			SINGLE SWING	PT-3	PT-3		
XE13	3' - 1 1/2"	7' - 0 3/4"			SINGLE SWING	PT-3	PT-3		
ROOF RID									
XER1	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	PT-3	PT-3		
XER2	4' - 0"	7' - 0"	4' - 4 1/2"	7' - 3 1/4"	SINGLE SWING	PT-3	PT-3		
XER3	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	PT-3	PT-3		

OPERATION

 LEVEL 1

 1D1
 3' - 0"
 6' - 8"
 3' - 2"
 6' - 10"
 SINGLE SWING
 F
 HM
 PT

INTERIOR EXISTING DOOR SCHEDULE									
	NOMINAL DOOR SIZE		ROUGH OPENING		PAN	EL	FRAME		
NUMBER	WIDTH	HEIGHT	WIDTH	HEIGHT	OPERATION	FINISH	FINISH	COMMENTS	НА
LEVEL 0									
E0S1	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E0S2	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		+
E001	6' - 0"	6' - 8"	6' - 4 1/2"	6' - 11 1/4"	DOUBLE SWING	EXISTING	EXISTING		
E002	3' - 0"	7' - 0"	3' - 4 1/2"	7' - 3 1/4"	SINGLE SWING	EXISTING	EXISTING	SWING TO BE REVERSED	
E003	3' - 0"	7' - 0"	3' - 4 1/2"	7' - 3 1/4"	SINGLE SWING	EXISTING	EXISTING	SWING TO BE REVERSED	
E005	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E006	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E007	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E009	6' - 0"	6' - 8"	6' - 4 1/2"	6' - 11 1/4"	DOUBLE SWING	EXISTING	EXISTING		
LEVEL 0.7 E100	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E1S2 E102	3' - 0" 3' - 0"	6' - 8" 6' - 8"	3' - 4 1/2" 3' - 4 1/2"	6' - 11 1/4" 6' - 11 1/4"	SINGLE SWING SINGLE SWING	EXISTING EXISTING	EXISTING EXISTING		
LEVEL 2		10. 00	1						
E2S1	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E201	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
LEVEL 3									
	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E3S2	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E301	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
LEVEL 4									
	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
E401	3' - 0"	6' - 8"	3' - 4 1/2"	6' - 11 1/4"	SINGLE SWING	EXISTING	EXISTING		
ROOF RID)GE								
	~ _								

AIR TRANSFER GRILLE							
		ROUGH OPENING					
NUMBER	QUANTITY	WIDTH	HEIGHT	OPERATION	AREA	MATERIAL	MANUFACTURER
ATG1	1	3' - 0"	2' - 8"	LOUVER	8 SF	AL	PRICE
ATG1	1	3' - 0"	2' - 8"	LOUVER	8 SF	AL	PRICE
ATG1	1	3' - 0"	2' - 8"	LOUVER	8 SF	AL	PRICE
ATG1	1	3' - 0"	2' - 8"	LOUVER	8 SF	AL	PRICE

No.	Date	Revision		
A	2/14/25	COA 1		
C	5/16/25	BUILDING PERMIT		
D	5/23/25	COA 2		
E	6/6/25	GMP SET		
F	6/16/25	COA 2 CR1		

Code Official's Approval Stamp

Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488,

SCHEDULES AND ASSEMBLIES

I. GENERAL

A. The intent of the Contract Documents is to include all items necessary for the proper execution and completion of the Work by the Contractor. The Contract Documents are complementary, and what is required by one shall be as binding as if required by all. B. The term "Work" means the construction and services required by the Contract

Documents, and includes all other labor, materials, equipment, and services provided by the Contractor to fulfill the Contractor's obligations. C. The term "Substantial Completion" means the stage in the progress of the Work when the Work is sufficiently complete in accordance with the Contract Documents so the Owner can occupy or utilize the Work for its intended use. After receipt of written notice that the

Work is complete and ready for acceptance by the Owner, the Architect will verify the condition of the Work and issue a Certificate of Substantial Completion that shall establish the date of Substantial Completion, establish the responsibilities of the Owner and Contractor, and fix the time within which the Contractor shall finish all items on the check list (or "punch list") accompanying the Certificate. D. The term "Final Completion" means the stage in the progress of the Work after

Substantial Completion when the Architect finds the Work acceptable, the items on the Substantial Completion checklist adequately resolved, and the Contract fully performed, including the Contractor's obligations to related to equipment start-up and O&M manuals as stipulated below. The Architect will issue a Certificate of Final Completion, and the Contractor shall perform their final clean up duties as required by the Contract.

A. Owner-Furnished Information: The Owner shall furnish all necessary surveys and geotechnical studies of the site.

B. Owner's Right to Stop the Work: If the Contractor fails to correct Work which is not in accordance with the Contract Documents, the Owner may direct the Contractor to stop the Work until the correction is made. C. Owner's Right to Carry Out the Work: If the Contractor defaults or neglects to carry out

the Work in accordance with the Contract Documents and fails within a seven-day period after receipt of written notice from the Owner to commence and continue correction of such default or neglect with diligence and promptness, the Owner may correct such

D. Owner's Right to Perform Construction and to Award Separate Contracts: The Owner reserves the right to perform construction or operations related to the Project, and to award separate contracts in connection with other portions of the Project. The Contractor shall coordinate and cooperate with the Owner's own forces and separate contractors employed by the Owner.

E. Insurance: The Owner shall purchase and maintain liability insurance and shall provide property insurance to cover the value of the Owner's property. The Contractor is entitled to receive an increase in the Contract Sum equal to the insurance proceeds related to a loss for damage to the Work covered by the Owner's property insurance. Prior to commencement of the Work, the Owner shall provide certificates of insurance.

F. Waiver of Rights: Unless specifically precluded by the Owner's property insurance policy, the Owner waives all rights against: 1. The Contractor and any of their subcontractors, suppliers, agents, and

employees; and 2. The Architect, Architect's consultants, and any of their agents and employees, for damages caused by any cause of loss to the extent those losses are covered by any insurance applicable to the Project, except such rights as they have to the proceeds of such insurance.

G. Changes in the Work: The Owner, without invalidating the Contract, may order changes in the Work within the general scope of the Contract.

A. Review of Contract Documents and Field Conditions by the Contractor: Execution of the Contract by the Contractor is a representation that the Contractor has visited the site, become familiar with local conditions under which the Work is to be performed, and correlated personal observations with requirements of the Contract Documents. The Contractor shall carefully study and compare the Contract Documents with each other and with information furnished by the Owner. Before commencing activities, the Contractor

1. Take field measurements and verify field conditions; 2. Carefully compare this and other information known to the Contractor with the Contract Documents; and

3. Promptly report errors, inconsistencies, or omissions discovered to the Architect. B. Contractor's Construction Schedule: The Contractor, promptly after being awarded the Contract, shall provide a Contractor's construction schedule for the Work. C. Contractor's Suppliers and Subcontractors: The Contractor, as soon as practicable after award of the Contract, shall furnish in writing to the Owner the names of subcontractors or suppliers for each portion of the Work. The Contractor shall not contract with any

subcontractor or supplier to whom the Owner or Architect have made a timely and

reasonable objection. D. Insurance: The Contractor shall purchase and maintain the following types of insurance until the time at which the Contractor's obligation to correct the work as stipulated in this

Contract has expired. The Contractor shall provide certificates of insurance prior to commencement of the Work: 1. Commercial General Liability Insurance including an endorsement to provide

coverage for the Contractor's indemnification obligations as subsequently detailed in this Contract. 2. Automobile Liability covering vehicles owned, and non-owned vehicles used, by

the Contractor, for bodily injury, death of any person, and property damage arising out of the ownership, maintenance, and use of those motor vehicles along with any other statutorily required automobile coverage 3. Workers' Compensation at statutory limits 4. Employers' Liability Insurance

5. Builder's Risk insurance to cover the value of the Project on a replacement cost E. Waiver of Rights: The Contractor waives all rights against:

1. The Owner and any of their subcontractors, suppliers, agents, and employees; 2. The Architect, Architect's consultants, and any of their agents and employees, for

damages caused by any cause of loss to the extent those losses are covered by any insurance applicable to the Project, except such rights as they have to the proceeds of such insurance. F. Materials and Labor: The Contractor Shall provide and pay for labor, materials,

equipment, tools, utilities, transportation, and other facilities and services necessary for proper execution and completion of the Work. The Contractor shall enforce strict discipline and good order among the Contractor's employees and other persons carrying out the Work. The Contractor shall not permit employment of unfit persons or persons not skilled in tasks assigned to them. The Contractor shall ensure that all work is performed in accordance with the manufacturers' installation instructions for all products and assemblies. Any conflict between the manufacturers' instructions and the requirements of the Contract Documents shall be brought to the attention of the Architect immediately.

G. Means and Methods: The Contractor shall supervise and direct the Work and shall be solely responsible for and have control over construction means, methods, techniques, sequences, and procedures, and for coordinating all portions of the Work. H. Warranty: The Contractor warrants to the Owner and Architect that:

1. Materials and equipment furnished under the Contract will be new and of good quality unless otherwise required or permitted by the Contract Documents; 2. The Work will be free from defects not inherent in the quality required or permitted; and

3. The Work will conform to the requirements of the Contract Documents. Any material or equipment warranties required by the Contract Documents shall be issued in the name of the Owner, or shall be transferable to the Owner, and shall commence upon Substantial Completion I. Taxes, Permits, Fees, and Notices: The Contractor shall pay sales, consumer, use, and

similar taxes that are legally required when the Contract is executed. The Contractor shall pay for permits and governmental fees, licenses, tests, inspections, and approvals necessary for proper execution and completion of the Work. If the cost of any permit or fee will be passed on to the Owner by the Contractor, the Contractor must give the Owner the option of paying said permit or fee directly so as to avoid any markup by the Contractor. The Contractor shall comply with and give notices required by agencies having jurisdiction over the Work.

J. Governing Law: The Contractor shall perform the Work in accordance with all applicable codes and ordinances adopted by all federal, state and local authorities having jurisdiction. If the Contractor performs Work knowing it to be contrary to applicable laws. statutes, ordinances, codes, rules and regulations, or lawful orders of public authorities, the Contractor shall assume full responsibility for such Work and shall bear the attributable costs. The Contractor shall promptly notify the Architect in writing of any known inconsistencies in the Contract Documents with such governmental laws, rules,

and regulations. K. Submittals: The Contractor shall promptly review, approve in writing, and submit to the Architect shop drawings, product data, samples, and similar submittals required by the Contract Documents. The Contractor shall deliver submittals so as to allow for adequate review time, including re-submittals if necessary and shall give the Architect no less than 14 days for review. The Contractor shall not commence work or begin fabrication or work

that requires review prior to return of an approved submittal. L. Notice of Observation Milestones: The Contractor shall provide the Architect with 14 days advanced notice of all key observation milestones listed in the section below titled "Observation of the Work". The Contractor shall make reasonable accommodations on

site to facilitate the Architect's observation of the Work. M. Use of Site: The Contractor shall confine operations at the site to areas permitted by law, ordinances, permits, easements, the Contract Documents, and the Owner. It is the Contractor's responsibility to provide access, storage, and work space for all those

engaged in the Work. N. Clean Up: The Contractor shall keep the premises and surrounding area free from accumulation of debris and trash related to the Work. At the completion of the Work, the Contractor shall:

1. Remove their tools, construction equipment, machinery, and surplus material; and shall properly dispose of waste materials.

2. Employ experienced workers or professional cleaners for final cleaning. 3. Remove grease, dust, dirt, stains, labels, fingerprints, and other foreign materials from exterior finished surfaces exposed to view; clean all glass, both sides, including lighting fixture lenses and mirrors and polish; vacuum walls, floors and ceilings; repair, patch and touch-up marred surfaces to match adjacent surfaces; clean ducts, blowers and coils and replace filters; dust and clean all counters, shelves and cabinets, inside and out; clean and polish all metal trim. Use only cleaning materials recommended by manufacturer of surface or material to be

O. Protection of Persons and Property: The Contractor shall be responsible for initiating, maintaining and supervising all safety precautions and programs. The Contractor shall take reasonable precautions to prevent damage, injury, or loss to employees on the Work and other persons who may be affected thereby, the Work and materials and equipment to be incorporated therein, and other property at the site or adjacent thereto. The Contractor shall promptly remedy damage and loss to property caused in whole or in part

by the Contractor, or by anyone for whose acts the Contractor may be liable. P. Indemnification: To the fullest extent permitted by law, the Contractor shall indemnify and hold harmless the Owner, Architect, Architect's consultants, and agents and employees of any of them, from and against claims, damages, losses and expenses, including but not limited to attorneys' fees, arising out of or resulting from performance of the Work, provided that such claim, damage, loss, or expense is attributable to bodily injury, sickness, disease or death, or to injury to or destruction of tangible property (other than the Work itself), but only to the extent caused by the negligent acts or omissions of the

FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 6/13/2025 11:26:40 AM

Contractor, a subcontractor, anyone directly or indirectly employed by them or anyone for whose acts they may be liable, regardless of whether or not such claim, damage, loss or expense is caused in part by a party indemnified hereunder.

Q. Correction of the Work: The Contractor shall promptly correct Work rejected by the Architect as failing to conform to the requirements of the Contract Documents. The Contractor shall bear the cost of correcting such rejected Work, including the costs of uncovering, replacement, and additional testing. In addition to the Contractor's other obligations including warranties under the Contract, the Contractor shall, for a period of one year after Substantial Completion, correct work not conforming to the requirements of the Contract Documents.

R. Owner's Operations and Maintenance Manuals: Prior to Final Completion, the Contractor shall assemble all owner's manuals and warranties and provide them to the owner in PDF

S. Start-Up: Prior to Final Completion, the Contractor shall start up all equipment in strict accordance with manufacturer's instruction and test run for sufficient time to demonstrate operation and capacity of equipment. The Contractor shall adjust as required for operation satisfactory to the Owner.

A. Observation of the Work: The Architect and their consultants will make periodic visits to the site to become familiar with the general progress and quality of the Work and to determine in general if the Work is proceeding in accordance with the Contract Documents. Key observation milestones include:

1. Concrete prep prior to waterproofing 2. Waterproofing prior to covering with drain-board 3. Complete waterproofing and drainage prior to backfill

4. PT deck prior to pour 5. Electrical i-box placement prior to wire pull (for all typical units)

6. Accessibility review prior to GWB (including box placement, wall layout, and 7. Window and door flashing and opening prep prior to install of window/door

8. Window and door install sealing prior to install of siding 9. Air barrier transition details mockup 10. Penetration sealing prior to siding

11. Air barrier testing, insulation, sealing prior to siding/GWB 12. Roofing, parapet, penetration installation review prior to pedestal system install 13. Exterior siding layout & transitions (mockup)

14. GWB texture and finish sample unit 15. Acoustical mat and knockout detailing prior to gypsum topping placement 16. Paint color sample unit

17. Cabinet install sample unit 18. Acoustical details prior to gypsum wall board installation (pipe wrap, RC channel, insulation) and acoustical details and testing prior to trim & paint (placement of

sealants, mounting of cabinets) 19. Tile layouts prior to install 20. Punch list

B. Means and Methods: The Architect will not have control over or charge of, and will not be responsible for construction means, methods, techniques, sequences, or procedures, or for safety precautions in connection with the Work. The Architect will not be responsible for any failure on the part of the Contractor to carry out the Work in accordance with the Contract Documents.

C. Rejecting Work: The Architect has authority to reject Work that does not conform to the Contract Documents. D. Submittals: The Architect will promptly review and take appropriate action upon

Contractor's submittals, but only for the limited purpose of checking for general conformance with the Contract Documents. E. Interpretation of the Contract Documents: On written request from either the Owner or Contractor, the Architect will promptly interpret and decide matters concerning performance under, and requirements of, the Contract Documents. Interpretations and decisions of the Architect will be consistent with the intent of, and reasonably inferable from the Contract Documents. When making such interpretations and decisions, the Architect will endeavor to secure faithful performance by both Owner and Contractor, will not show partiality to either and will not be liable for results of interpretations or decisions

rendered in good faith. F. Mutual Consent: The Architect's duties, responsibilities, and limits of authority as described in the Contract Documents shall not be changed without written consent of the Owner, Contractor, and Architect. Consent shall not be unreasonably withheld.

G. Changes in the Work: The Architect may authorize or order minor changes in the Work that are consistent with the intent of the Contract Documents and do not involve an adjustment in the Contract Sum or an extension of the Contract Time. Such authorization or order shall be in writing and shall be binding on the Owner and Contractor. The Contractor shall proceed with such minor changes promptly.

H. Copyright: Documents prepared by the Architect are instruments of the Architect's service for use solely with respect to this Project. The Architect shall retain all rights, including the copyright. The Contractor, subcontractors, sub-subcontractors, and suppliers are authorized to use and reproduce the instruments of service solely and exclusively for execution of the Work. The instruments of service may not be used for other Projects or for additions to this Project outside the scope of the Work without the specific written consent of the Architect.

03 30 00 CONCRETE Work Included:

Work Included:

 Concrete ramp(s) and landing(s) at level 0 loading entry. Footing at bottom of exterior South stair General: See structural notes for detailed specifications

 Shop Drawings: Show proposed location of control joints, construction joints and expansion joints for all concrete pours. Shop drawings to be reviewed by the Structural Engineer and the Architect.

04 21 13 HOLLOW CLAY TILE Work Included: Demolition of existing interior hollow clay tile partitions, reinforcement of existing hollow clay tile exterior walls. Execution: All existing interior hollow clay tile partitions shall be demolished. Existing hollow clay tile exterior walls comprising the south façade of the building shall be reinforced as indicated in the Structural Engineer's

05 50 00 - METAL FABRICATIONS

 Shop welded steel stair comprised of: Outboard stringers constructed of welded steel channel shapes

 Landing constructed of cast-in-place concrete over metal deck Treads constructed of cast-in-place concrete over painted metal tread pans o Guard rails constructed of steel tube with horizontal stainless-steel cables. Steel cables to

be by Feeney Inc or Approved Equal. Exposed turnbuckles and/or ferrules not acceptable. Continuous handrails with extensions as shown in the Drawings. o All components of stair to be primed and painted per 09 97 17 except for stainless steel components of guard rails.

• Field welded steel HSS tubes attached to existing steel canopies to provide mounting point for exterior lighting. Grind existing steel prior to welding. New tubes and points of connection to be primed and painted per 09 97 17.

 Shop welded interior handrails at level 0 ramp(s), primed and painted per 09 90 00 Existing metal signage to be restored and repainted per 09 97 17.

• Shop Drawings: Complete drawings for all steel fabrications, including information on location, type, and size of all members and connections, distinguishing between those made in the shop and those made in the field.

Work Included: Exterior stair

05 51 00 - METAL STAIR

Treads: Shop fabricated and welded to stringers

06 20 00 FINISH CARPENTRY

 Bike Wall Covering: Provide ½" ACX plywood directly on top of unfinished gypsum wall board up to 8' AFF in height. Finish with Benjamin Moore Stays Clear Flat Acrylic Polyurethane or Equal. Performance Requirements: Class C flame spread index of 200 or less, smoke development index of 450 or less, tested in accordance with ASTM E84 or UL 723.

06 40 00 CABINETS AND COUNTERTOPS

Performance Requirements: Lobby casework grade and style: AWI custom. European inset style. No face frame. o Cabinet bodies: 3/4" birch plywood with laminate finish, where indicated in interior

Drawer bodies: 1/2" birch plywood

 Desks: 3/4" birch plywood Exposed end panels: 3/4" birch plywood, finish to match cabinet bodies.

 Exposed hardware: Blum 125 degree self closing or similar o Drawer glides: Blum Tandem concealed drawer runners. Full extension w/ blumatic closer or similar

 Countertops: To be selected by the Architect.

Shop drawings: For all cabinets, countertops, or other custom millwork.

07 46 46.10 EXTERIOR SIDING Product: Hardie Reveal Panel HZ10 system (PS1) by James Hardie Building Products, Inc. Performance Requirements: Rainscreen installation.

Work Included: Area over door X100 Color: per 09 90 00 PAINTING, to match exterior concrete wall Fasteners: Use fastener per manufacturer specifications. Countersunk and putty filled

 Shop Drawings: Show panel sizes, joint locations, fastener locations, support structure, interface with adjacent systems.

07 50 00 ROOFING MEMBRANE Work Included: Patching roof where existing mechanical equipment is being removed. Performance Requirements: Roofing to be compatible with existing adjacent.

07 84 13 PENETRATION FIRESTOPPING Work Included: Infill at locations where existing penetrations were removed during demolition. Performance Requirements: Install firestopping system in accordance with manufacturers installation

08 10 00 DOORS Products: Telescoping door: Basis of Design: Dura-Glide Telescopic 5200, single slide Finish: Dark bronze anodized Submittals: Shop drawings and cut sheet

requirements.

08 11 13 HOLLOW METAL DOORS AND FRAMES Work Included: Knockdown metal frames where indicated in the Door Schedule in the Drawings. Performance Requirements:

 Doors: Minimum 16 gage face sheets for exterior doors; 18 gage face sheets for interior doors. • Frames: Minimum 14 gage for exterior door frames; minimum 16 gage for interior door frames up to and including 4 feet in width; minimum 14 gage for interior door frames greater than 4 feet in

Finish: Prime and paint per 09 90 00; for interior doors and frames: provide manufacturer's standard, factory-applied coat of rust-inhibiting primer.

08 33 00 ROLLING SERVICE DOORS Product: Visionaire Model ESG10 by Cornell Iron with hood and push-up operation or Approved Equal. Finish: Aluminum with clear finish Submittals: Shop Drawings

08 35 00 FOLDING SERVICE GRILLE Product: Visionglide Side Folding Grille ESG30 by Cornell Iron or Approved Equal. Finish: Aluminum with clear finish Submittals: Shop Drawings

Work included: door hardware associated with both existing and new doors. This scope to be bidder Submittals: Product Information.

08 91 00 LOUVERS AND VENTS

09 29 00 GYPSUM WALL BOARD

08 71 00 DOOR HARDWARE

Products: Aire Transfer Grille to be selected by the Mechanical Engineer. Basis of Design is ATG1 Series. Finish: Provide manufacture white finish.

Work Included: All gypsum wall board, gypsum sheathing, gypsum ceiling board, and gypsum soffit board as noted in the Drawings. Provide also fire rated gypsum wall board at recessed fixtures in fire rated walls ("pre-rock") for anywhere an assembly's continuous fire rated membrane is interrupted by recessed equipment. Performance Requirements:

 ASTM C36 Level 3 finish, smooth

Humid locations (bathroom): Moisture and mold resistant

 Exterior Wall Sheathing: Georgia-Pacific DensGlass Gold or Approved Equal. Where waterproofing or roofing membrane will be installed over exterior wall sheathing use Georgia-Pacific DensDeck Prime or Approved Equal

 Tee grid suspended ceiling system and all associated main beams, cross tees, moldings, hanger wires and other components required to install system per manufacturer's standard instructions. Product: Drywall Grid System by Armostrong Ceiling Solutions or Approved Equal.

09 90 00 PAINTING

• Exterior existing concrete walls: Benjamin Moore Element Guard Exterior Paint Exterior cement siding: Sherwin Williams Resilience Exterior Latex K43 Series

 Color to match adjacent • Exterior carbon steel: See 09 97 17 High Performance Metal Coatings.

• GWB: (1) coat latex primer, (2) coats latex paint PT-1 unless noted otherwise in interior elevations. Use low VOC formulation; Greenquard certified. Typical walls: eggshell

 Bathroom walls and ceilings: satin Common Doors

Performance Requirements:

Typical ceilings: flat

 Doors: Minimum 16 gage face sheets for exterior doors; 18 gage face sheets for interior doors. Frames: Minimum 14 gage for exterior door frames; minimum 16 gage for interior door frames up to and including 4 feet in width; minimum 14 gage for interior door frames greater than 4 feet in

Finish: Prime and paint per 09 90 00; for interior doors and frames: provide manufacturer's standard, factory-applied coat of rust-inhibiting primer.

08 33 00 ROLLING SERVICE DOORS Product: Visionaire Model ESG10 by Cornell Iron with hood and push-up operation or Approved Equal. Finish: Aluminum with clear finish Submittals: Shop Drawings

08 35 00 FOLDING SERVICE GRILLE Product: Visionglide Side Folding Grille ESG30 by Cornell Iron or Approved Equal. Finish: Aluminum with clear finish

Submittals: Shop Drawings 08 71 00 DOOR HARDWARE

Work included: door hardware associated with both existing and new doors. This scope to be bidder Submittals: Product Information.

Products: Aire Transfer Grille to be selected by the Mechanical Engineer. Basis of Design is ATG1 Series. Finish: Provide manufacture white finish.

09 29 00 GYPSUM WALL BOARD Work Included: All gypsum wall board, gypsum sheathing, gypsum ceiling board, and gypsum soffit board as noted in the Drawings. Provide also fire rated gypsum wall board at recessed fixtures in fire rated walls ("pre-rock") for anywhere an assembly's continuous fire rated membrane is interrupted by recessed

equipment. Performance Requirements: ASTM C36 Level 3 finish, smooth

08 91 00 LOUVERS AND VENTS

Humid locations (bathroom): Moisture and mold resistant

 Exterior Wall Sheathing: Georgia-Pacific DensGlass Gold or Approved Equal. Where waterproofing or roofing membrane will be installed over exterior wall sheathing use Georgia-Pacific DensDeck Prime or Approved Equal

 Tee grid suspended ceiling system and all associated main beams, cross tees, moldings, hanger wires and other components required to install system per manufacturer's standard instructions. Product: Drywall Grid System by Armostrong Ceiling Solutions or Approved Equal.

09 90 00 PAINTING

• Exterior existing concrete walls: Benjamin Moore Element Guard Exterior Paint

 Exterior cement siding: Sherwin Williams Resilience Exterior Latex K43 Series Color to match adjacent

 Exterior carbon steel: See 09 97 17 High Performance Metal Coatings. • GWB: (1) coat latex primer, (2) coats latex paint PT-1 unless noted otherwise in interior elevations. Use low VOC formulation; Greenguard certified. Typical walls: eggshell Typical ceilings: flat

Common Doors

Bathroom walls and ceilings: satin

Product: Storage unit partitions and accessories by Janus or Equal, sizes based on schedule in drawings Unit corner guard: Diamond plated

Unit wall base: Diamond plated

 Unit protection at top: Wire mesh, provide burglar bars where wire mesh is not practical. Submittal: Cut sheet, and drawings

12 00 00 FURNISHINGS Work Included: bike racks in bicycle storage area Products: Wall mounted Sportworks No Scratch Vertical+ Bike Rack by Sportworks Global, LLC or

Submittal: Cut sheet 12 20 00 WINDOW TREATMENTS

Work Included: Window treatments at North and West windows where noted in the drawings. Custom printed shade cloth by Mecho Shade, Fabric: Classic Blackout in 0701 White Graphic FlexShade by Draper, Inc, Fabric: SunBloc SB9000 ATF RD in White

 Custom printed roller shades by Hunter Douglas, Fabric: Eclipse in White WT-1: CMYK(23%, 86%, 82%, 13%) color to match Benjamin Moore, "Shy Cherry 2007-20"

• WT-2: CMYK(24%, 66%, 62%, 7%) WT-3: CMYK(29%, 85%, 78%, 26%)

 Manufacturer's standard exposed hem bar Manufacturer's standard mounting bracket for manual operation

 No fascia required Full bleed printing on window side only, artwork to be provided by the Architect Window shades to be installed between window jambs at head of window. Install roller shades reverse roll to flush with interior face of wall and provide maximum space between roller shade and

surface of glass. • Sample: provide minimum 12" x 12" swatch of fabric printed with each color

14 20 00 ELEVATORS Work Included: Existing 2100lb passenger elevator to remain. Existing freight elevator to be demolished. In existing freight elevator shaft provide new passenger elevator.

KONE MonoSpace 4500lb capacity or Equal.

21 10 00 FIRE PROTECTION SYSTEM

applicable local, state and federal codes. Modify existing automatic fire extinguishing system to meet all code requirements and as directed by local fire authority. Work shall include all labor, engineering, permits, fees and materials to install a complete system in accordance with Local Fire Department Regulations. Submit shop drawings to building authority or approval prior to installation.

shown on drawings and/or as described herein for completion of work. All work shall conform to all

Contractor shall provide all labor, materials and equipment necessary to complete the job as

22 05 00 UNDER SINK PROTECTION

Work Included: Provide at underside of bathroom sinks Product: Lav Guard 2 E-Z Series by Truebo / IPS Corporation or equal Submittal: Cut sheet

22 42 00 MOP SINK

Work Included: Provide commercial grade, molded stone floor-mount mop sink, with service faucet and Product: 24"x24" MSB2424 by Fiat or Approved Equal

Submittal: Cut sheet

22 47 00 DRINKING FOUNTAINS Work Included: Provide new wall mount bi-level (hi-low) ADA electric drinking fountain / water cooler adjacent to basement bathrooms Product: Elkay VRCTLR8SC or Approved Equal

Submittal: Cut sheet

23 83 00 THERMOSTAT Work Included: Provide thermostats to allow for climate control of entire facility and separate climate control

23 83 00 RADIANT HEATING UNITS Work Included: Provide electric wall heaters at each restroom. See mechanical engineering for wattage. Contractor shall provide all labor, materials and equipment necessary to complete the job as

shown on drawings and/or as described herein for completion of work. All work shall conform to all

26 51 00 LIGHTING Work Included: Interior and exterior lighting fixtures indicated on reflected ceiling plans in the architectural

Drawings, referred to below as "architectural lighting"

applicable local, state and federal codes.

 Provide diming capability for all architectural lighting. Provide diurnal timer for all architectural lighting to allow architectural lighting to be turned on at

sunset and turned off at sunrise each day. • For fixture L1D: provide longest fixture that will fit within each window. Contractor to verify window finished opening widths in field prior to ordering fixtures. Fixture to be installed in center of window opening, typ

• Shop Drawings: Provide shop drawings with field verified dimensions for all window openings, including depth of window from face of glass to inside face of wall. Shop drawings to locate fixture L1D within width and depth of each window.

Mockup: A. In-situ mockup to be approved by the Architect prior to final installation of all L1D fixtures. B. Architect to approve in-situ dimming levels of all architectural lighting once installed.

1435 34th Avenue Seattle, WA 98122 www.neimantaber.com

206.760.5550

TOURBINEAU REAL ESTATE RDA BUILDING 800 MAYNARD AVE S SEATTLE, WA 98134

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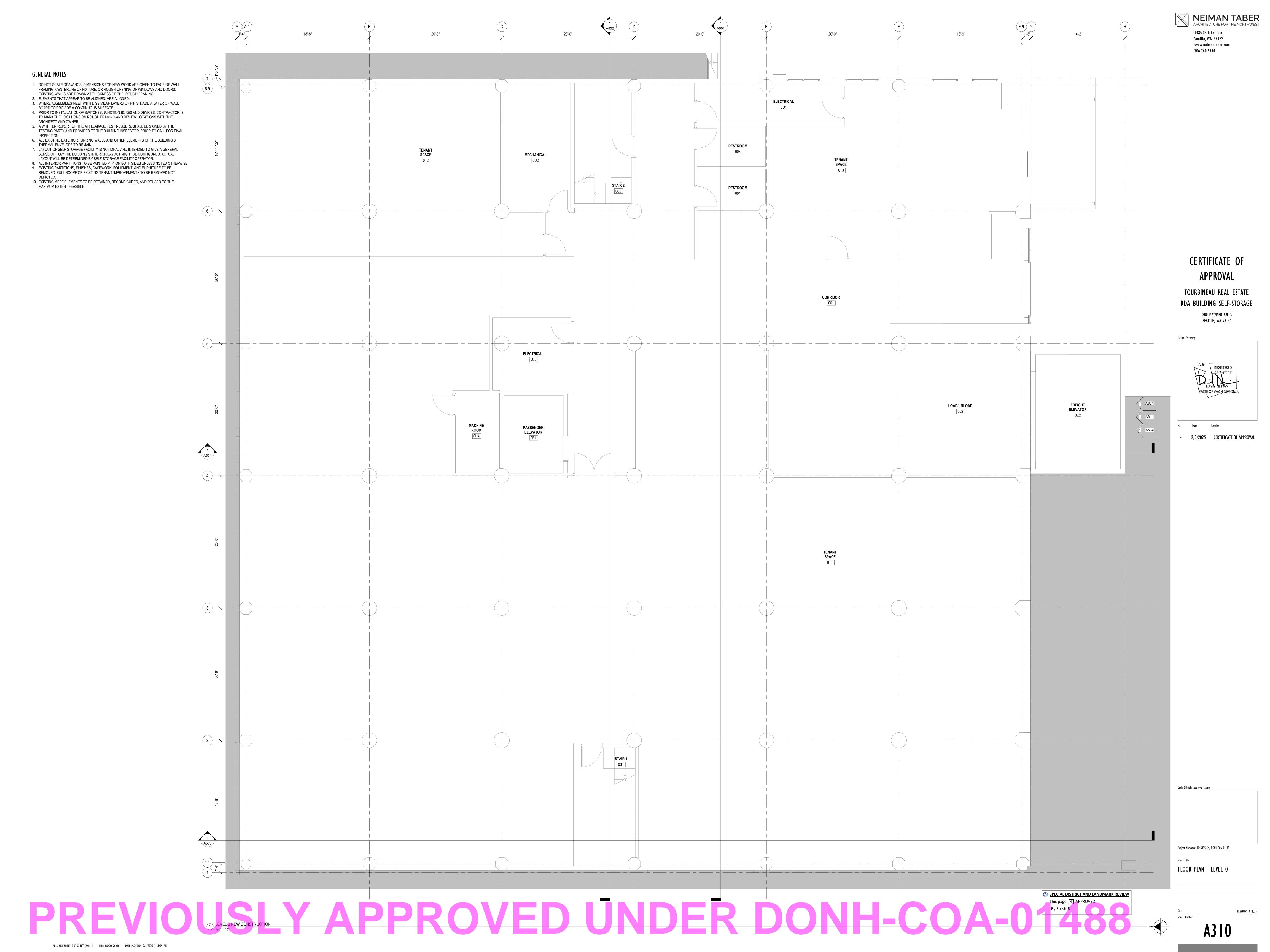
No. Date Revision 5/23/25 COA 2 6/16/25 COA 2 CR1

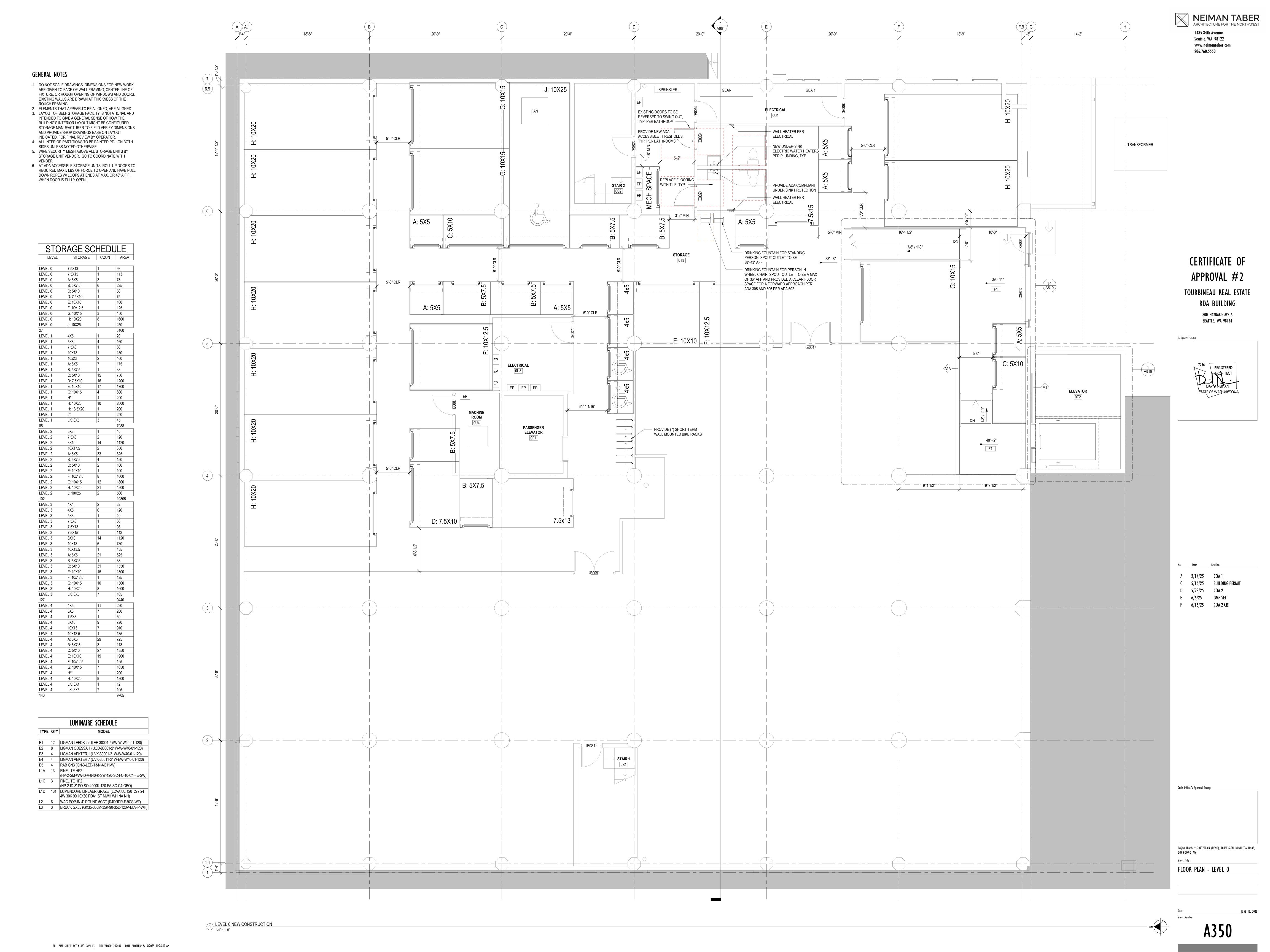
Code Official's Approval Stamp

Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

SPECIFICATIONS

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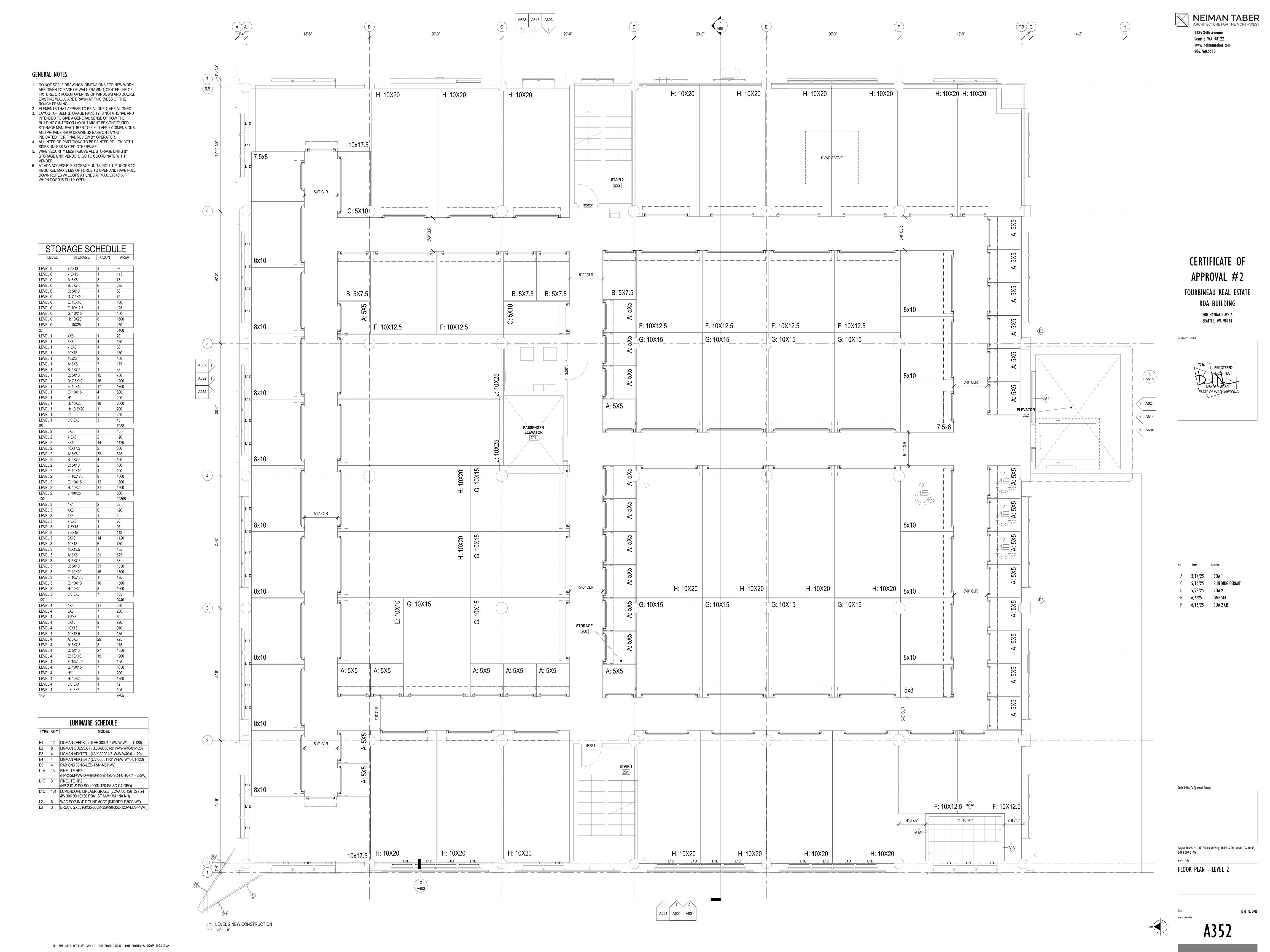


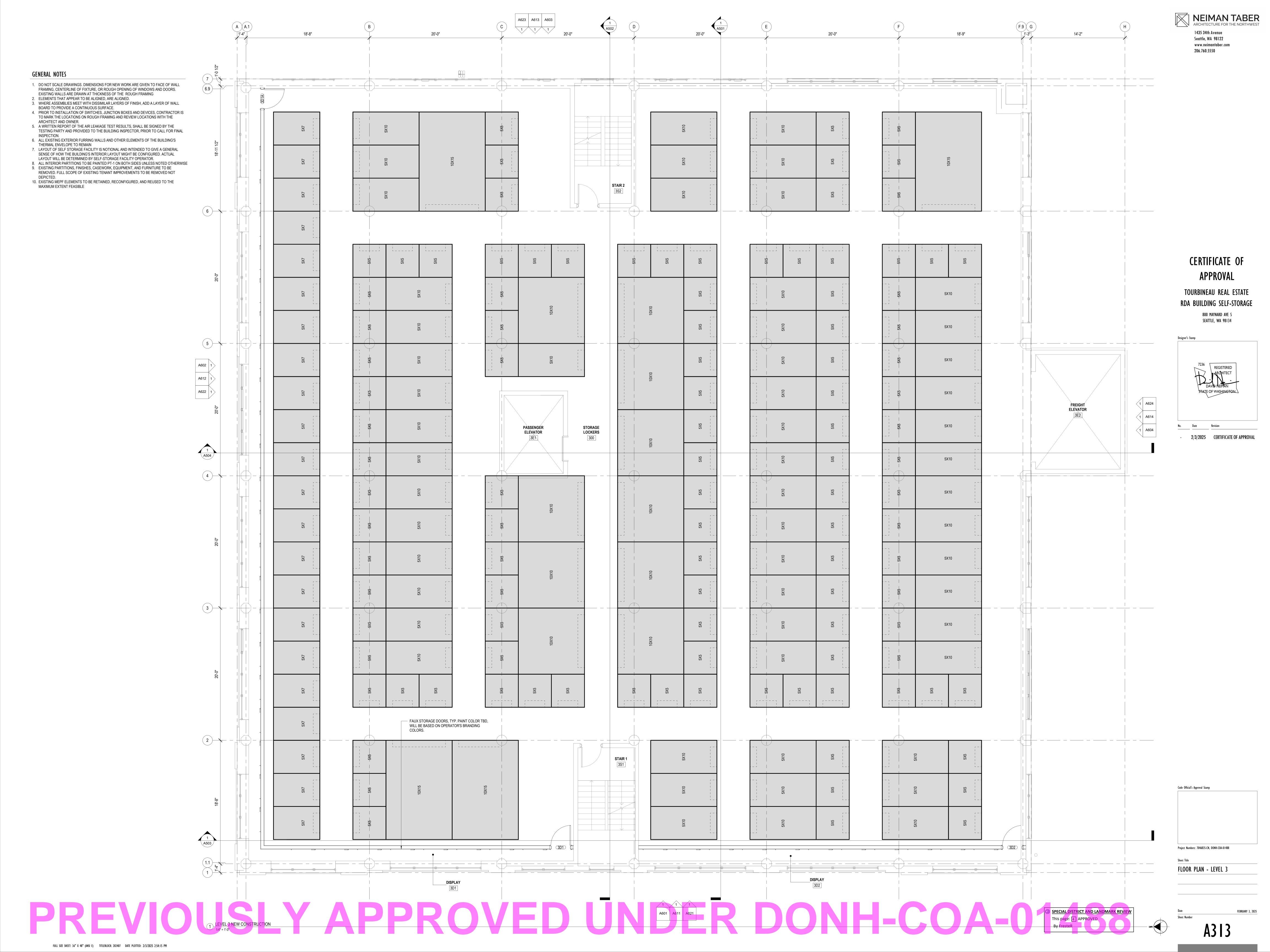


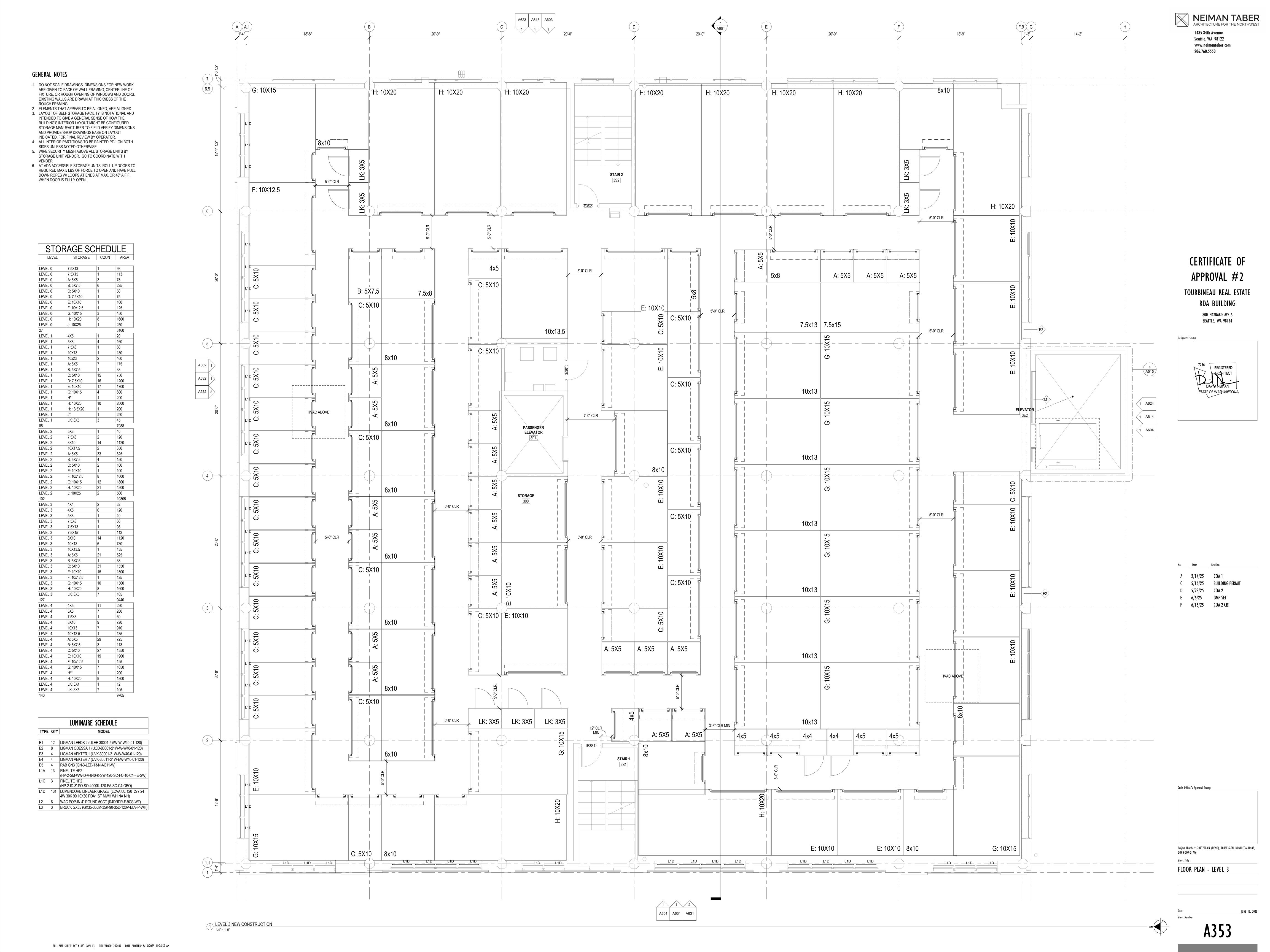
NEIMAN TABER ARCHITECTURE FOR THE NORTHWEST 1435 34th Avenue 18'-8" 20'-0" 18'-9" 14'-2" Seattle, WA 98122 www.neimantaber.com 206.760.5550 GENERAL NOTES 1. DO NOT SCALE DRAWINGS. DIMENSIONS FOR NEW WORK ARE GIVEN TO FACE OF WALL FRAMING, CENTERLINE OF H: 10X20 FIXTURE, OR ROUGH OPENING OF WINDOWS AND DOORS. EXISTING WALLS ARE DRAWN AT THICKNESS OF THE **ROUGH FRAMING** 2. ELEMENTS THAT APPEAR TO BE ALIGNED, ARE ALIGNED. 3. LAYOUT OF SELF STORAGE FACILITY IS NOTATIONAL AND INTENDED TO GIVE A GENERAL SENSE OF HOW THE BUILDING'S INTERIOR LAYOUT MIGHT BE CONFIGURED. STORAGE MANUFACTURER TO FIELD VERIFY DIMENSIONS AND PROVIDE SHOP DRAWINGS BASE ON LAYOUT 5'-5 3/4" 13'-2 1/4" INDICATED, FOR FINAL REVIEW BY OPERATOR. 4. ALL INTERIOR PARTITIONS TO BE PAINTED PT-1 ON BOTH SIDES UNLESS NOTED OTHERWISE **HVAC ABOVE** 5. WIRE SECURITY MESH ABOVE ALL STORAGE UNITS BY STORAGE UNIT VENDOR. GC TO COORDINATE WITH 6. AT ADA ACCESSIBLE STORAGE UNITS, ROLL UP DOORS TO REQUIRED MAX 5 LBS OF FORCE TO OPEN AND HAVE PULL DOWN ROPES W/ LOOPS AT ENDS AT MAX. OR 48" A.F.F. WHEN DOOR IS FULLY OPEN. STAIR 2 51' - 8" • PAINT EXPOSED PORTIONS OF COLUMN AND CAPITAL PT-1, TYP ALL COLUMNS AND CAPITALS IN ROOM 1D1 STORAGE SCHEDULE **HVAC ABOVE** LEVEL STORAGE COUNT AREA CERTIFICATE OF B: 5X7.5 APPROVAL #2 LEVEL 0 7.5X15 A: 5X5 A: 5X5 B: 5X7.5 TOURBINEAU REAL ESTATE C: 5X10 D: 7.5X10 RDA BUILDING E: 10X10 5'-0" CLR F: 10x12.5 G: 10X15 800 MAYNARD AVE S H: 10X20 SEATTLE, WA 98134 J: 10X25 C: 5X10 5'-0" CLR D: 7.5X10 E: 10X10 G: 10X15 H: 10X20 H: 13.5X20 LK: 3X5 B: 5X7.5 D: 7.5X10 E: 10X10 E: 10X10 E: 10X10 E: 10X10 B: 5X7.5 8'-0" CLR E: 10X10 F: 10x12.5 G: 10X15 H: 10X20 EXTERIOR WALL E1 ABOVE DOOR B: 5X7.5 C: 5X10 E: 10X10 F: 10x12.5 G: 10X15 H: 10X20 E: 10X10 E: 10X10 E: 10X10 F 6/16/25 COA 2 CR1 C: 5X10 E: 10X10 _ ___ E: 10X10_ PROVIDE FURRING WALL BEHIND ROLLING DOOR, SEAL SHUT. E: 10X10 FILL VOID WITH INSULATION F: 10x12.5 LEVEL 4 LEVEL 4 LEVEL 4 LEVEL 4 LEVEL 4 G: 10X15 H: 10X20 DESIGN INTENT FOR DISPLAY SPACE TO BE DETERMINED UNDER SEPARATE 51' - 8" CERTIFICATE OF APPROVAL (E102) LULA LUMINAIRE SCHEDULE 12" CLR **ELEVATOR** B: 5X7.5 LIGMAN LEEDS 2 (ULEE-30001-5.5W-W-W40-01-120) LIGMAN ODESSA 1 (UOD-80001-21W-W-W40-01-120) LIGMAN VEKTER 1 (UVK-30001-21W-W-W40-01-120) OVERHEAD DOOR COILING GRILLE COUNTER 4 LIGMAN VEKTER 7 (UVK-30011-21W-EW-W40-01-120) 4 RAB GN3 (GN-3-LED-13-N-AC11-W) L1A 13 FINELITE HP2 (HP-2-SM-WW-D-V-840-K-SW-120-SC-FC-10-C4-FE-SW) L1C 3 FINELITE HP2 (HP-2-ID-8'-SO-SO-4000K-120-FA-SC-C4-OBO) Code Official's Approval Stamp L1D 131 LUMENCORE LINEAER GRAZE (LCVA UL 120_277 24 SIDE FOLDING GRILLE 4W 30K 90 10X30 PDA1 ST MWH WH NA NH) 6 WAC POP-IN 4" ROUND 5CCT (R4DRDR-F-9CS-WT) G: 10X15 G: 10X15 L3 | 3 | BRUCK GX35 (GX35-35LM-35K-90-35D-120V-ELV-P-WH) LINE OF SOFFIT ABOVE E: 10X10 LOBBY H: 10X20 H: 13.5X20 1S3 48' - 2" Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, <A1A>─ DONH-COA-01746 H: 10X20 10X23 L1D L1D L1D L1D L1D L1D JUNE 16, 2025 1 LEVEL 1 NEW CONSTRUCTION 1/4" = 1'-0"

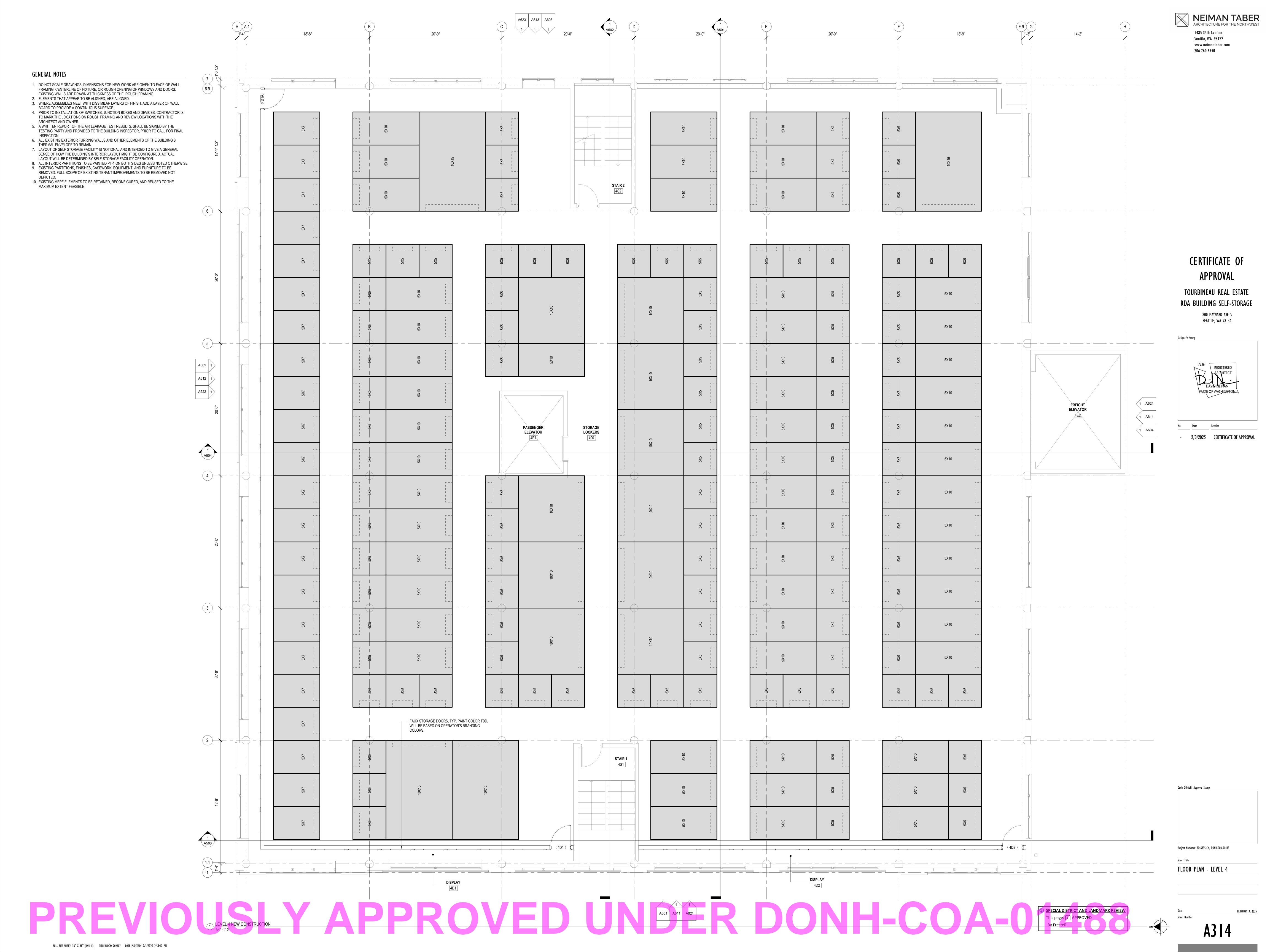
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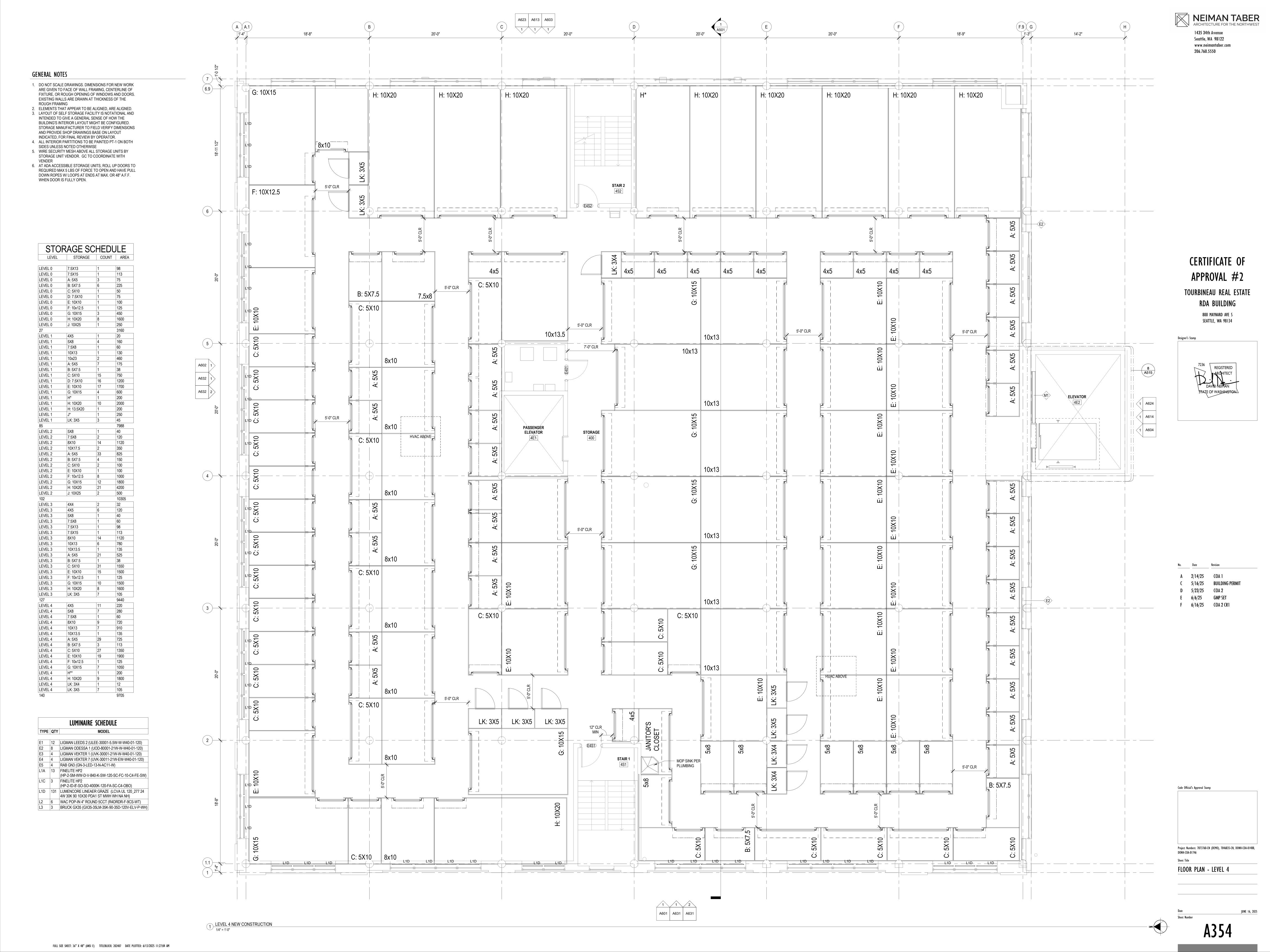


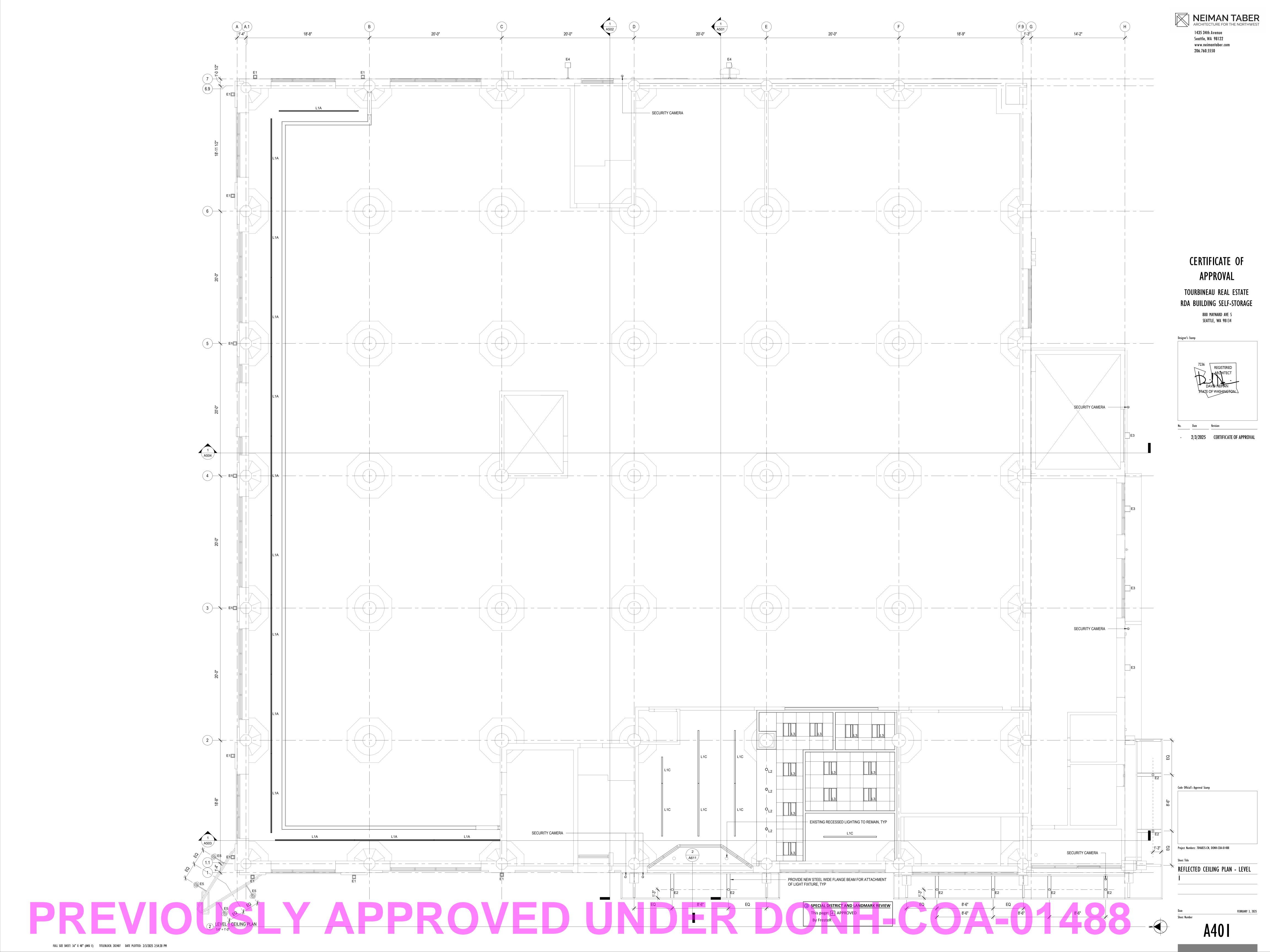


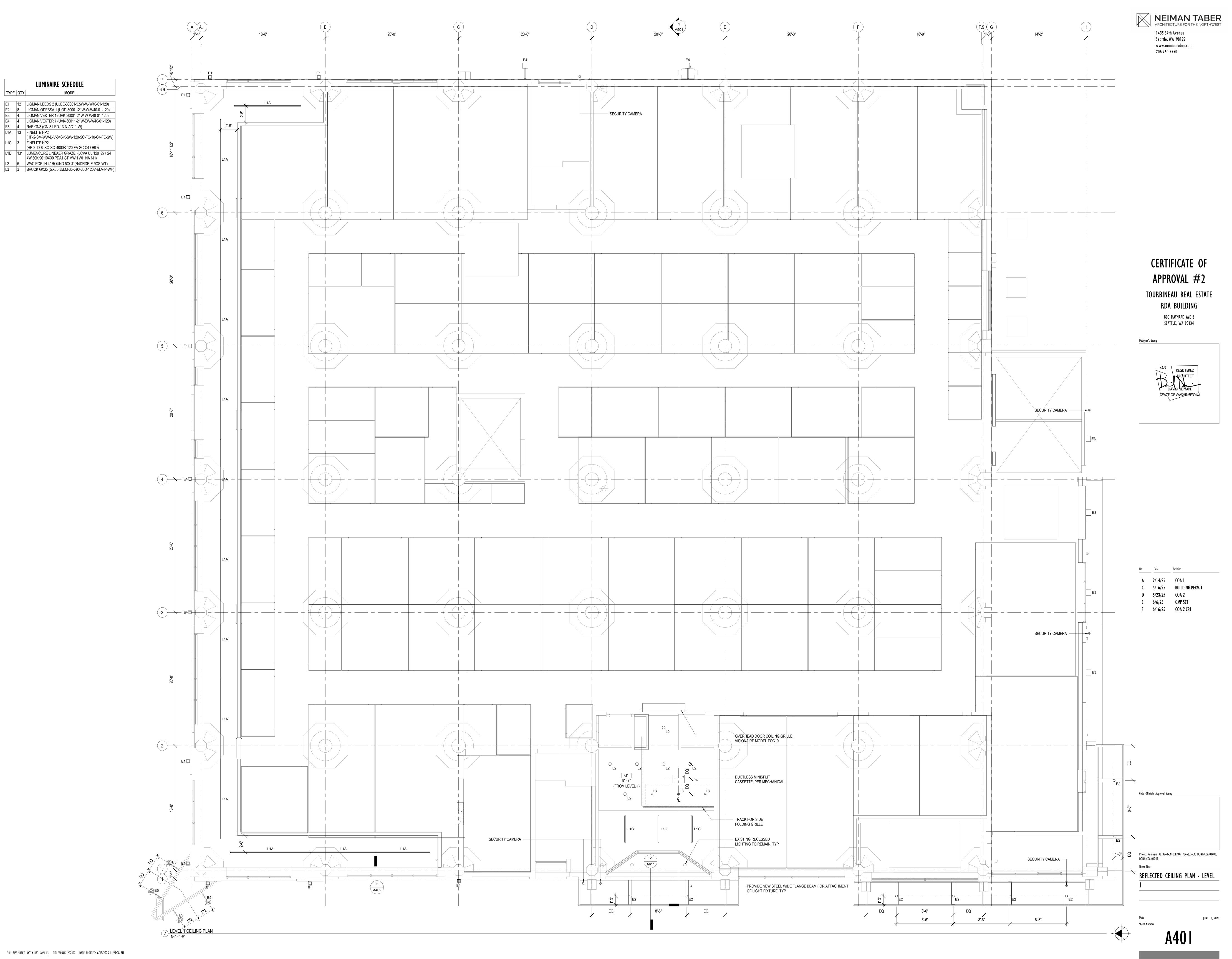


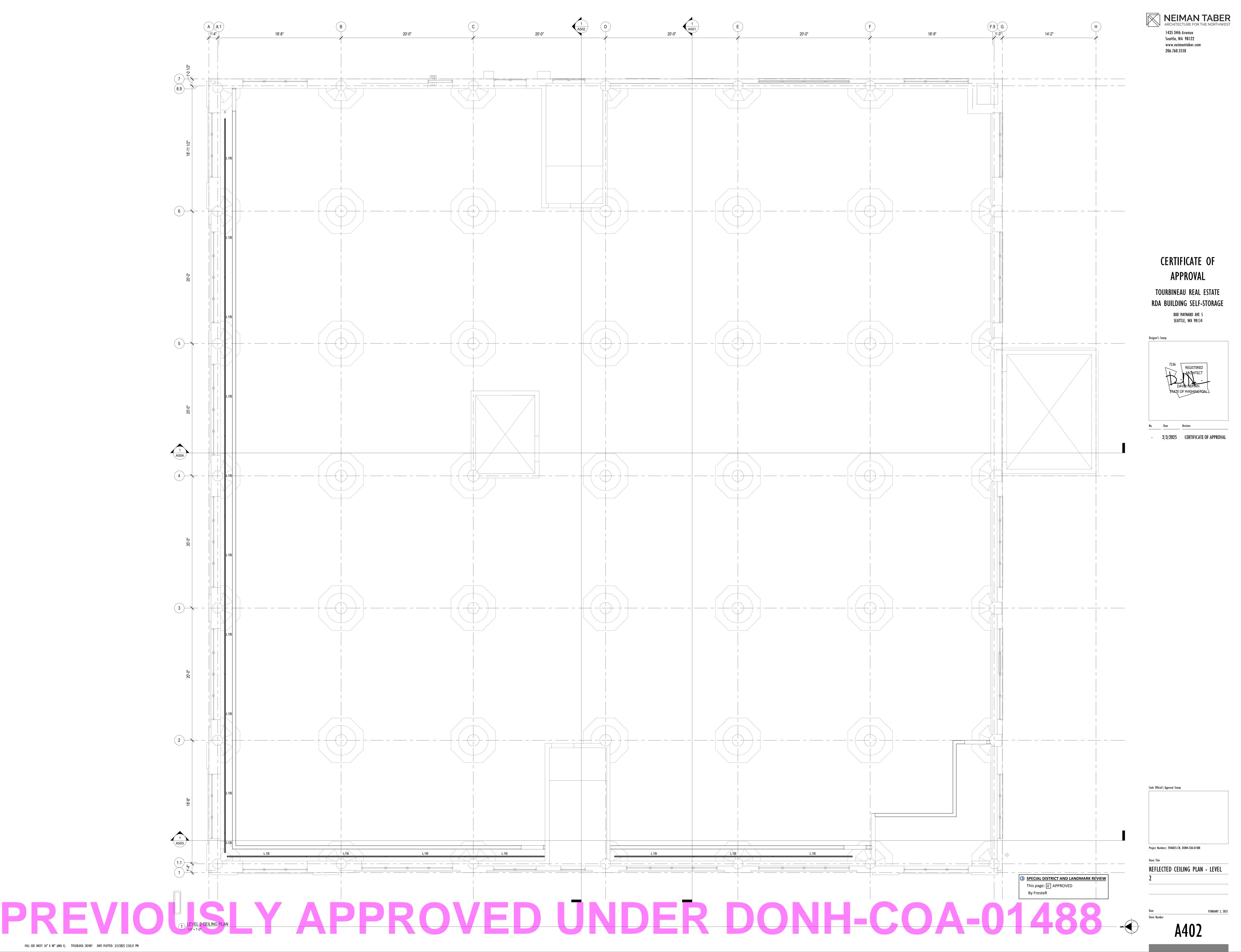


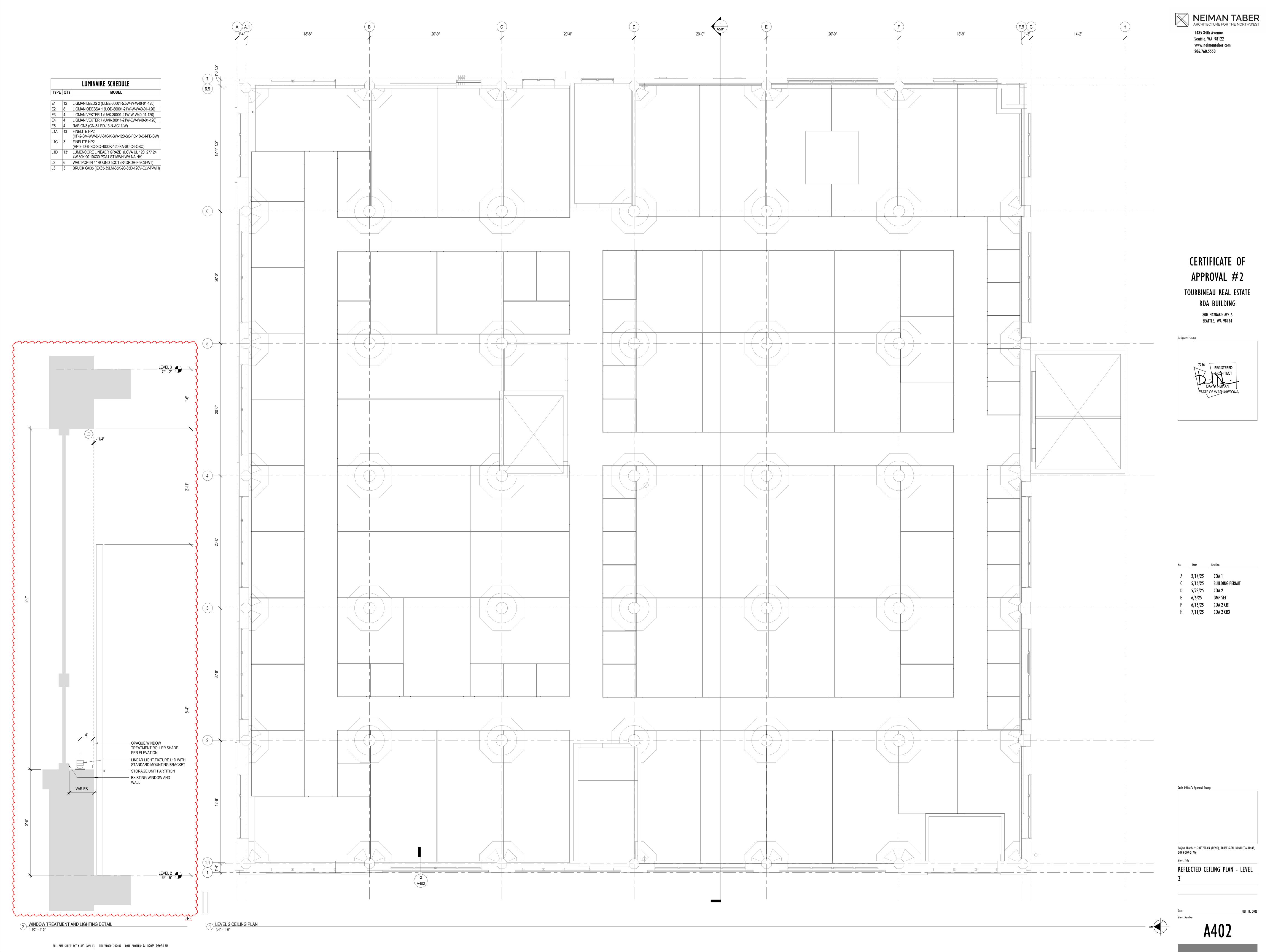


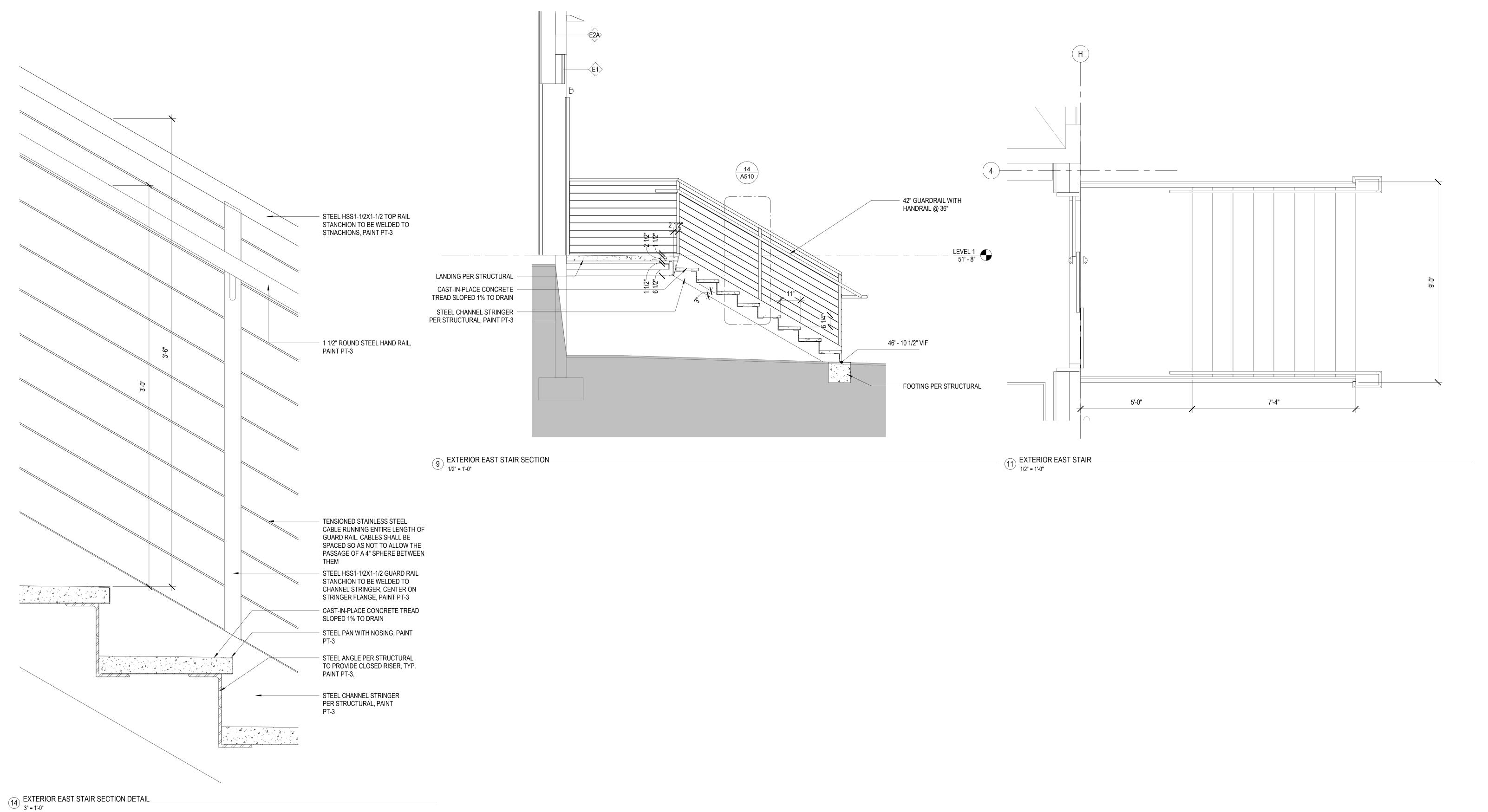












FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 6/13/2025 11:27:11 AM

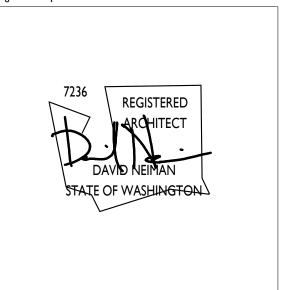


CERTIFICATE OF
APPROVAL #2
TOURBINEAU REAL ESTATE

RDA BUILDING
800 MAYNARD AVE S

SEATTLE, WA 98134

Designer's Stamp



 No.
 Date
 Revision

 C
 5/16/25
 BUILDING PERMIT

 D
 5/23/25
 COA 2

 E
 6/6/25
 GMP SET

 F
 6/16/25
 COA 2 CR1

STAIR NOTES

1. HANDRAILS TO BE 1 1/2" DIA. WITH A CLEAR SPACE OF 1 1/2" BETWEEN HANDRAIL AND WALL.

4. EXTEND AT LEAST 12" BEYOND TOP RISER AND AT LEAST 11" BEYOND BOTTOM RISER.

2. MOUNT HANDRAILS 34"-38" ABOVE STAIR NOSINGS

7. MAINTAIN 80" CLEAR HEADROOM ABOVE NOSING

9. PROVIDE MAX 1" NOSING @ ALL TREADS.

3. EXTEND HANDRAILS FROM TOP RISER TO BOTTOM RISER

5. PROVIDE MIN 42" GUARDRAIL AT TOP LANDINGS. 4" MAX GAP.

6. COMMON USE STAIRS: MAX RISER HEIGHT 7" / MIN TREAD DEPTH 11"

8. GUARDRAILS ALONG STAIRS SHALL BE 34"-38" ABOVE NOSING. 4" MAX GAP.

Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

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STAIRS AND RAMPS

Sneet Number

Δ510

JUNE 16, 2025



FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 6/13/2025 11:27:13 AM

1. WHERE LIGHT FIXTURE IS INDICATED AS DEMOLISHED, ALSO REMOVE ASSOCIATED SURFACE MOUNTED JUNCTION BOX, SURFACE MOUNTED CONDUIT, AND MOUNTING STRUTS. PATCH HOLES IN CONCRETE LEFT BY ANCHORS.

1. EXISTING EXTERIOR MECHANICAL EQUIPMENT AND CELLULAR EQUIPMENT NOT SHOWN. EXISTING WALL MOUNTED CONDUIT SHOWN NOTIONALLY IN ORDER TO CONVEY ARCHITECTURAL IMPACT OF THESE ELEMENTS.

2. SEE A600 SERIES DEMOLITION ELEVATIONS FOR EXTENTS OF DEMOLITION SCOPE.

3. SEE A610 SERIES ELEVATIONS FOR LIGHTING AND SIGNAGE LOCATIONS.

4. SEE A620 SERIES COLORED ELEVATIONS FOR EXTERIOR PAINTING SCOPE.

Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

Code Official's Approval Stamp

F 6/16/25 COA 2 CR1

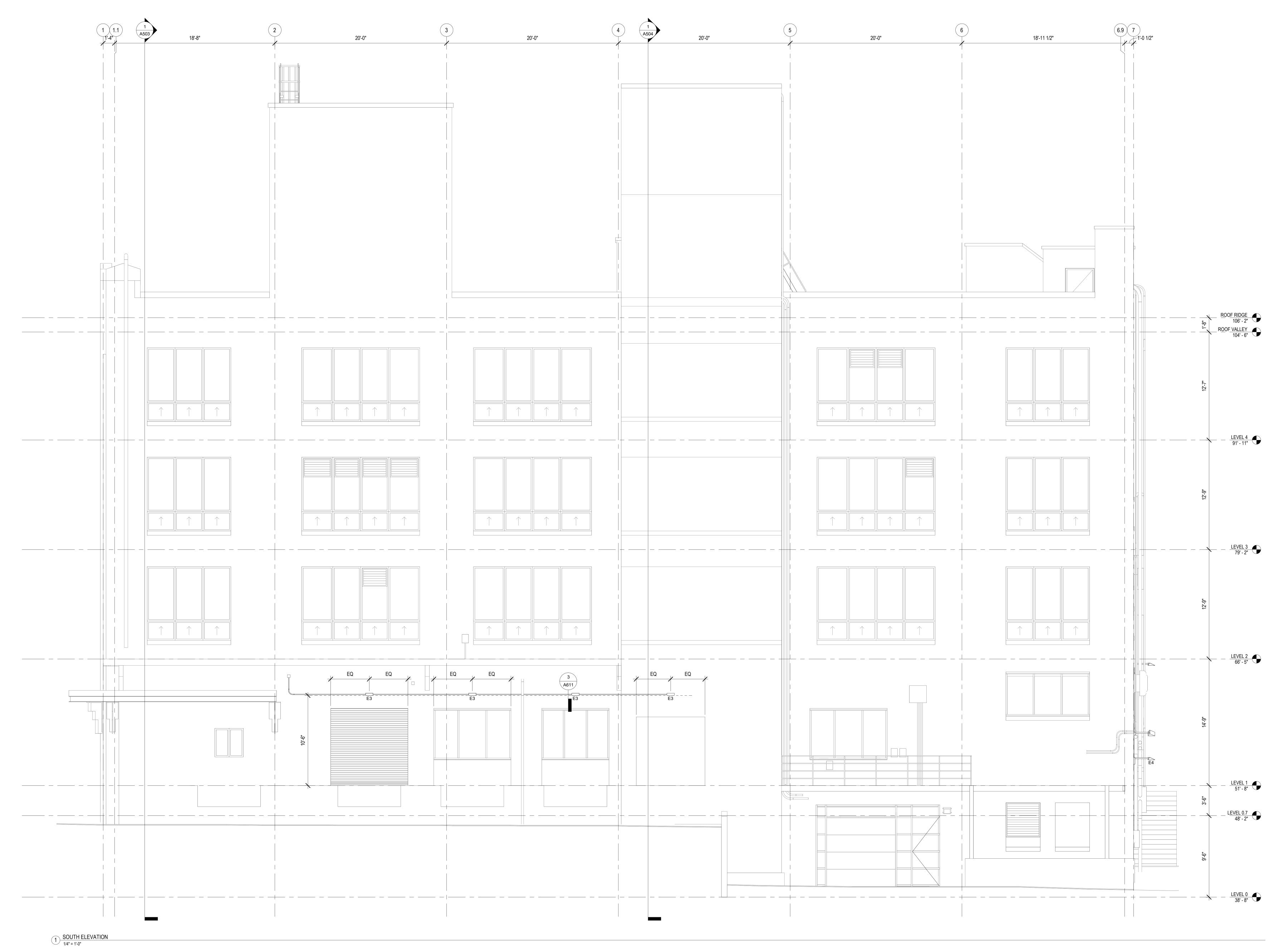
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TOURBINEAU REAL ESTATE

RDA BUILDING



LIGHTING AND SIGNAGE NOTES

1. LOCATIONS OF POSSIBLE SIGNAGE SHOWN DASHED. SPECIFIC SIGNAGE DESIGNS ARE NOT PROPOSED FOR THESE AREAS, TYPE OF SIGNAGE THAT COULD BE

INSTALLED IS DESCRIBED IN GENERAL TERMS.2. SEE A400 FOR LUMINAIRE SCHEDULE.

LIGHTING.

- 3. ALL WALL MOUNTED LIGHTING DIMENSIONED IN ELEVATION. SEE REFLECTED CEILING PLANS FOR DIMENSIONS FOR LOCATING CEILING AND CANOPY MOUNTED
- 4. PROVIDE MANUFACTURER'S COORDINATING DECORATIVE SURFACE MOUNTING BOX IN LIEU OF JUNCTION BOX FOR ALL EXTERIOR WALL MOUNTED FIXTURES.

GENERAL NOTES

- NO CHANGES PROPOSED TO BUILDING THERMAL ENVELOPE.
- 2. EXISTING EXTERIOR MECHANICAL EQUIPMENT AND CELLULAR EQUIPMENT NOT SHOWN. EXISTING WALL MOUNTED CONDUIT SHOWN NOTIONALLY IN ORDER TO
- CONVEY ARCHITECTURAL IMPACT OF THESE ELEMENTS.

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- 4. SEE A610 SERIES ELEVATIONS FOR LIGHTING AND SIGNAGE LOCATIONS.

5. SEE A620 SERIES COLORED ELEVATIONS FOR EXTERIOR PAINTING SCOPE.

SPECIAL DISTRICT AND LANDMARK REVIEW

This page: 4 APPROVED

By FresteR

Date FEBRUARY
Sheet Number

Project Numbers: 7046835-CN, DONH-COA-01488

Code Official's Approval Stamp

Δ614

CERTIFICATE OF

APPROVAL

TOURBINEAU REAL ESTATE

RDA BUILDING SELF-STORAGE

800 MAYNARD AVE S

FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 2/3/2025 2:54:45 PM



FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 6/13/2025 11:27:16 AM

LIGHTING AND SIGNAGE NOTES

LOCATIONS OF POSSIBLE SIGNAGE SHOWN DASHED. SPECIFIC SIGNAGE DESIGNS
 ARE NOT PROPOSED FOR THESE AREAS, TYPE OF SIGNAGE THAT COULD BE
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- 4. PROVIDE MANUFACTURER'S COORDINATING DECORATIVE SURFACE MOUNTING BOX IN LIEU OF JUNCTION BOX FOR ALL EXTERIOR WALL MOUNTED FIXTURES.

GENERAL NOTES

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- SEE A600 SERIES DEMOLITION ELEVATIONS FOR EXTENTS OF DEMOLITION
 SEE A610 SERIES ELEVATIONS FOR LIGHTING AND SIGNAGE LOCATIONS.
- SEE A620 SERIES COLORED ELEVATIONS FOR EXTERIOR PAINTING SCOPE.

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F 6/16/25 COA 2 CR1

Seattle, WA 98122 www.neimantaber.com

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TOURBINEAU REAL ESTATE

RDA BUILDING

Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

Sheet Title

Date Sheet Number

A614



FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 2/3/2025 2:57:10 PM

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Project Numbers: 7046835-CN, DONH-COA-01488

Sheet Number

COLORED ELEVATION - SOUTH

NEIMAN TABER

ARCHITECTURE FOR THE NORTHWEST

CERTIFICATE OF

APPROVAL

TOURBINEAU REAL ESTATE

RDA BUILDING SELF-STORAGE

800 MAYNARD AVE S SEATTLE, WA 98134

- 2/3/2025 CERTIFICATE OF APPROVAL



MATERIAL LEGEND **KEYNOTES** 9.00.01 DO NOT PAINT VINYL WINDOW 9.00.02 DO NOT PAINT LOUVER 9.02.01 STANDPIPE AND SUPPORTS TO BE PAINTED PT-2, DO NOT PAINT VALVES 9.02.02 METAL LADDER TO BE PAINTED PT-2 9.02.04 LOUVER TO BE PAINTED PT-2 (EXTERIOR SIDE ONLY) 9.02.05 PIPING TO BE PAINTED PT-2 9.02.06 CONDUIT AND ASSOCIATE ELECTRICAL BOXES TO BE PAINTED PT-2 9.03.01 PAREPET COPING TO BE PAINTED PT-3 9.03.03 SLAB EDGE AND METAL DRIP EDGE TO BE PAINTED PT-3 9.03.04 STOREFRONT MULLIONS AND ENTRY DOOR FRAMES TO BE PAINTED PT-3 (EXTERIOR SIDE ONLY) 9.03.07 STEEL STRUCTURE TO BE PAINTED PT-3 9.03.08 GUARD RAIL BALUSTERS AND RAILS TO BE PAINTED PT-3 9.03.09 | SECTIONAL DOOR TO BE PAINTED PT-3 (EXTERIOR SIDE ONLY) 9.03.10 FREIGHT ELEVATOR DOOR TO BE PAINTED PT-3 (EXTERIOR SIDE ONLY) 9.03.13 VINYL WINDOW TO BE PAINTED PT-3 (EXTERIOR SIDE ONLY) 9.03.14 STEEL STAIR AND GUARD RAILS TO BE PAINTED PT-3

9.03.15 EXTERIOR SIDING TO BE PAINTED PT-3

FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 6/13/2025 11:28:22 AM

9.04.01 WELDED STEEL CANOPY (INCLUDING NEW WIDE FLANGE BEAMS, CONDUITS, AND JUNCTION BOXES) TO BE PAINTED PT-4

PAINTING NOTES

COLOR: BENJAMIN MOORE IRON MOUNTAIN 2134-30

COLOR: BENJAMIN MOORE BLACK BEAUTY 2128-10

COLOR: BENJAMIN MOORE SHY CHERRY 2007-20

1. ALL EXTERIOR CONCRETE SURFACES TO BE PAINTED PT-2 UNLESS NOTED OTHERWISE. EXCEPTIONS: INSIDE FACES OF PARAPETS

GENERAL NOTES

1. EXISTING EXTERIOR MECHANICAL EQUIPMENT AND CELLULAR EQUIPMENT NOT SHOWN. EXISTING WALL MOUNTED CONDUIT SHOWN NOTIONALLY IN ORDER TO CONVEY ARCHITECTURAL IMPACT OF THESE ELEMENTS.

2. SEE A600 SERIES DEMOLITION ELEVATIONS FOR EXTENTS OF DEMOLITION SCOPE.

3. SEE A610 SERIES ELEVATIONS FOR LIGHTING AND SIGNAGE LOCATIONS.

4. SEE A620 SERIES COLORED ELEVATIONS FOR EXTERIOR PAINTING SCOPE.

Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

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E 6/6/25 GMP SET F 6/16/25 COA 2 CR1

COLORED ELEVATION - SOUTH

NEIMAN TABER
ARCHITECTURE FOR THE NORTHWEST

1435 34th Avenue Seattle, WA 98122 www.neimantaber.com

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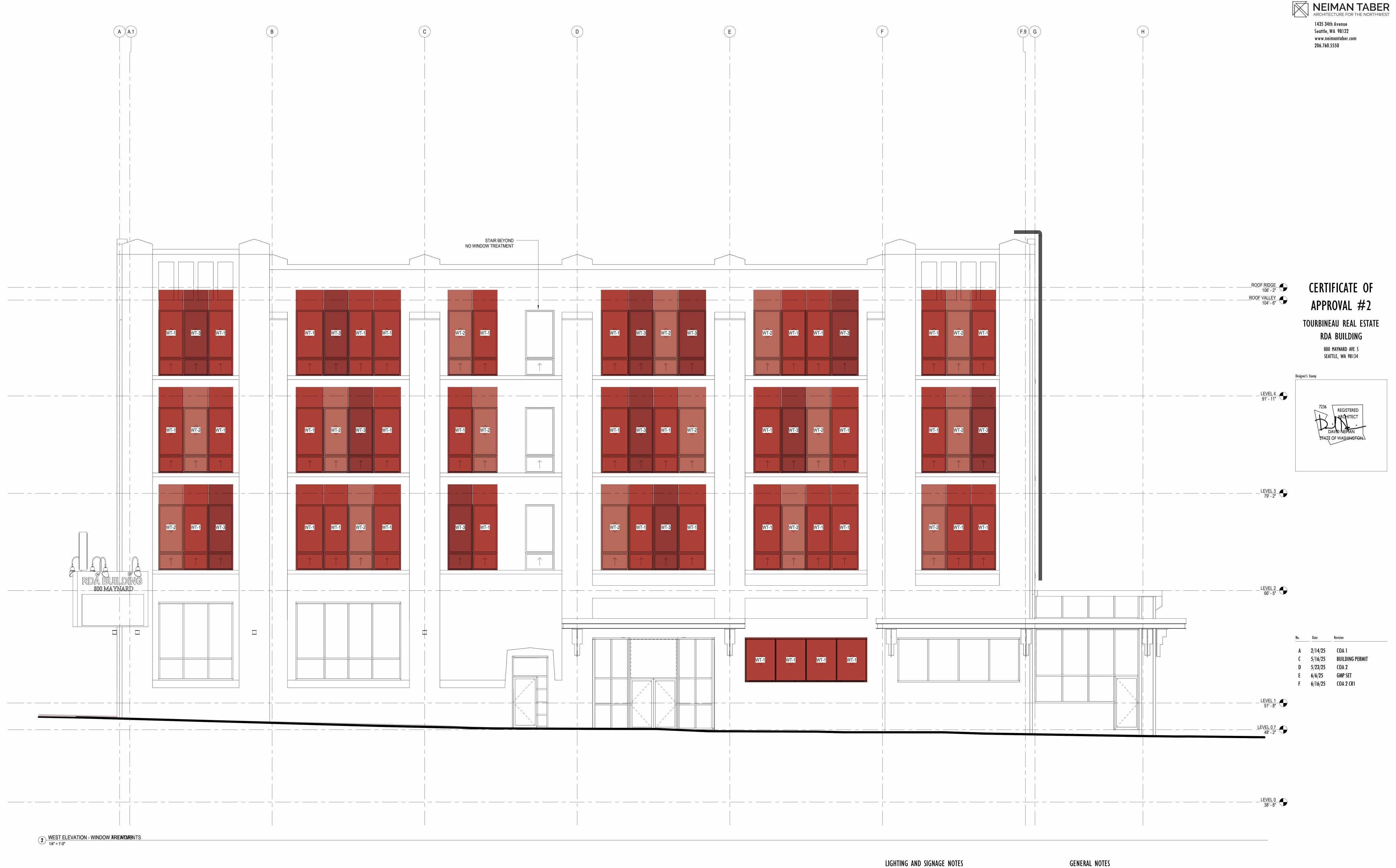
APPROVAL #2

TOURBINEAU REAL ESTATE

RDA BUILDING

800 MAYNARD AVE S SEATTLE, WA 98134

JUNE 16, 2025



FULL SIZE SHEET: 36" X 48" (ANSI E) TITLEBLOCK: 202407 DATE PLOTTED: 6/13/2025 11:28:36 AM

 LOCATIONS OF POSSIBLE SIGNAGE SHOWN DASHED. SPECIFIC SIGNAGE DESIGNS
ARE NOT PROPOSED FOR THESE AREAS, TYPE OF SIGNAGE THAT COULD BE INSTALLED IS DESCRIBED IN GENERAL TERMS.

- 2. SEE A400 FOR LUMINAIRE SCHEDULE.
- 3. ALL WALL MOUNTED LIGHTING DIMENSIONED IN ELEVATION. SEE REFLECTED CEILING PLANS FOR DIMENSIONS FOR LOCATING CEILING AND CANOPY MOUNTED LIGHTING.
- 4. PROVIDE MANUFACTURER'S COORDINATING DECORATIVE SURFACE MOUNTING BOX IN LIEU OF JUNCTION BOX FOR ALL EXTERIOR WALL MOUNTED FIXTURES.

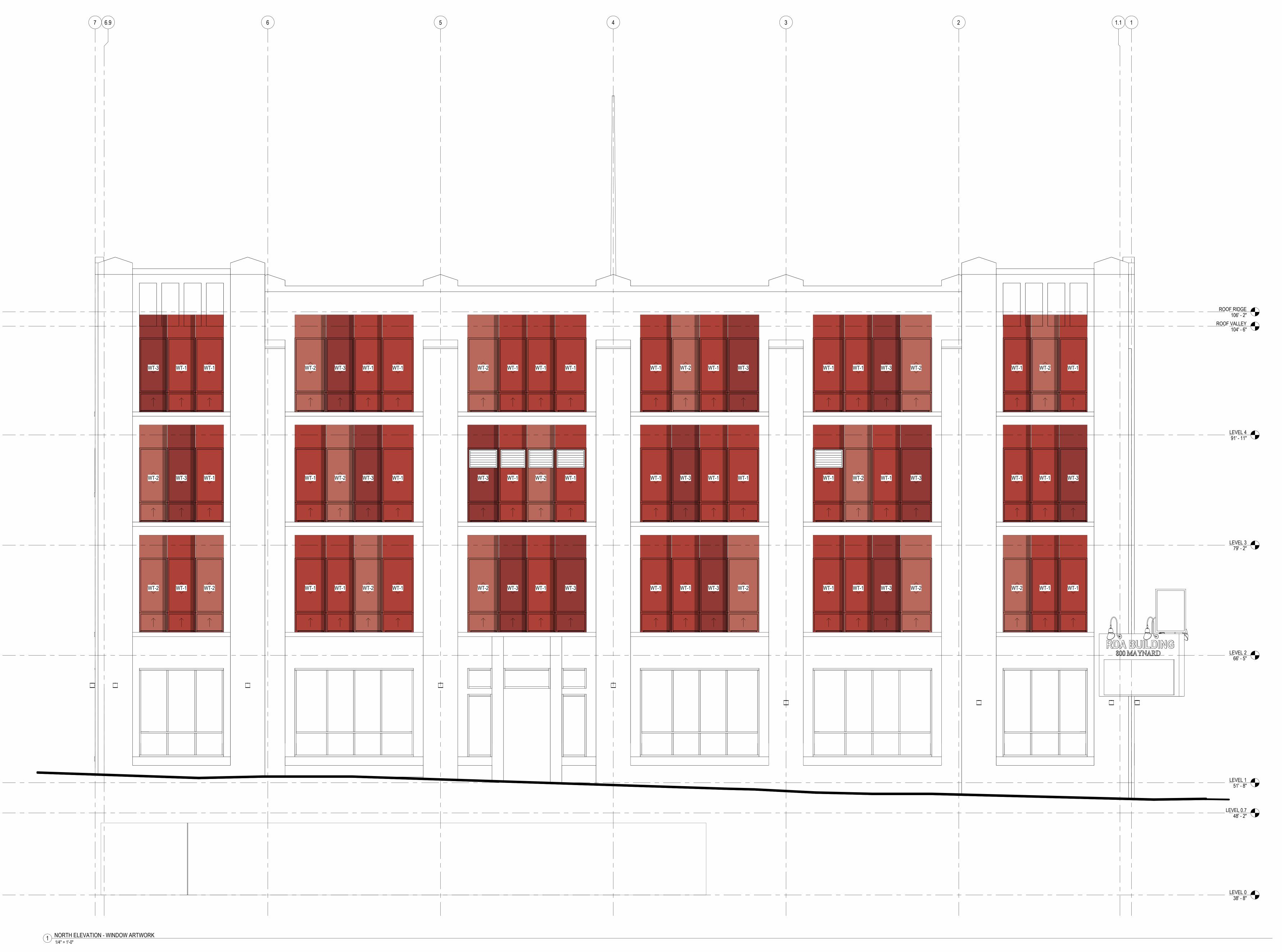
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WINDOW ARTWORK ELEVATION -



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LIGHTING AND SIGNAGE NOTES

1. LOCATIONS OF POSSIBLE SIGNAGE SHOWN DASHED. SPECIFIC SIGNAGE DESIGNS ARE NOT PROPOSED FOR THESE AREAS, TYPE OF SIGNAGE THAT COULD BE INSTALLED IS DESCRIBED IN GENERAL TERMS.

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GENERAL NOTES

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F 6/16/25 COA 2 CR1

NEIMAN TABER
ARCHITECTURE FOR THE NORTHWEST

CERTIFICATE OF

APPROVAL #2

TOURBINEAU REAL ESTATE

RDA BUILDING

800 MAYNARD AVE S SEATTLE, WA 98134

1435 34th Avenue Seattle, WA 98122 www.neimantaber.com

WINDOW ARTWORK ELEVATION -

107'-0 3/4" ATG1 ATG1 ATG1 OPEN TO BEYOND OPEN TO BEYOND DESIGN INTENT FOR DISPLAY SPACE

TO BE DETERMINED UNDER SEPARATE —
CERTIFICATE OF APPROVAL 1) DISPLAY SPACE - LOOKING SOUTH
1/4" = 1'-0" 12'-11 1/2" DESIGN INTENT FOR DISPLAY
SPACE TO BE DETERMINED
UNDER SEPARATE
CERTIFICATE OF APPROVAL OPEN TO BEYOND OPEN TO BEYOND DESIGN INTENT FOR DISPLAY SPACE

TO BE DETERMINED UNDER SEPARATE —
CERTIFICATE OF APPROVAL 2 DISPLAY SPACE LOOKING WEST
1/4" = 1'-0" 3 DISPLAY SPACE - LOOKING EAST

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NEIMAN TABER
ARCHITECTURE FOR THE NORTHWEST 1435 34th Avenue Seattle, WA 98122 www.neimantaber.com 206.760.5550

> CERTIFICATE OF APPROVAL #2 TOURBINEAU REAL ESTATE RDA BUILDING

> > 800 MAYNARD AVE S SEATTLE, WA 98134

No. Date Revision A 2/14/25 COA 1
C 5/16/25 BUILDING PERMIT
D 5/23/25 COA 2
E 6/6/25 GMP SET
F 6/16/25 COA 2 CR1

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Project Numbers: 7073760-CN (DEMO), 7046835-CN, DONH-COA-01488, DONH-COA-01746

ENLARGED ELEVATIONS