



TENANT
CONSTRUCTING HOPE
405 NE CHURCH STREET
& 5620 NE MLK BLVD
PORTLAND OR 97211
503.281.1234

OWNER
LINA VUONG
18290 SW MONTE VERDI BLVD
ALPHA OR 97007
971.270.8805

PROJECT
CONSTRUCTING HOPE
TENANT IMPROVEMENTS

Constructing Hope

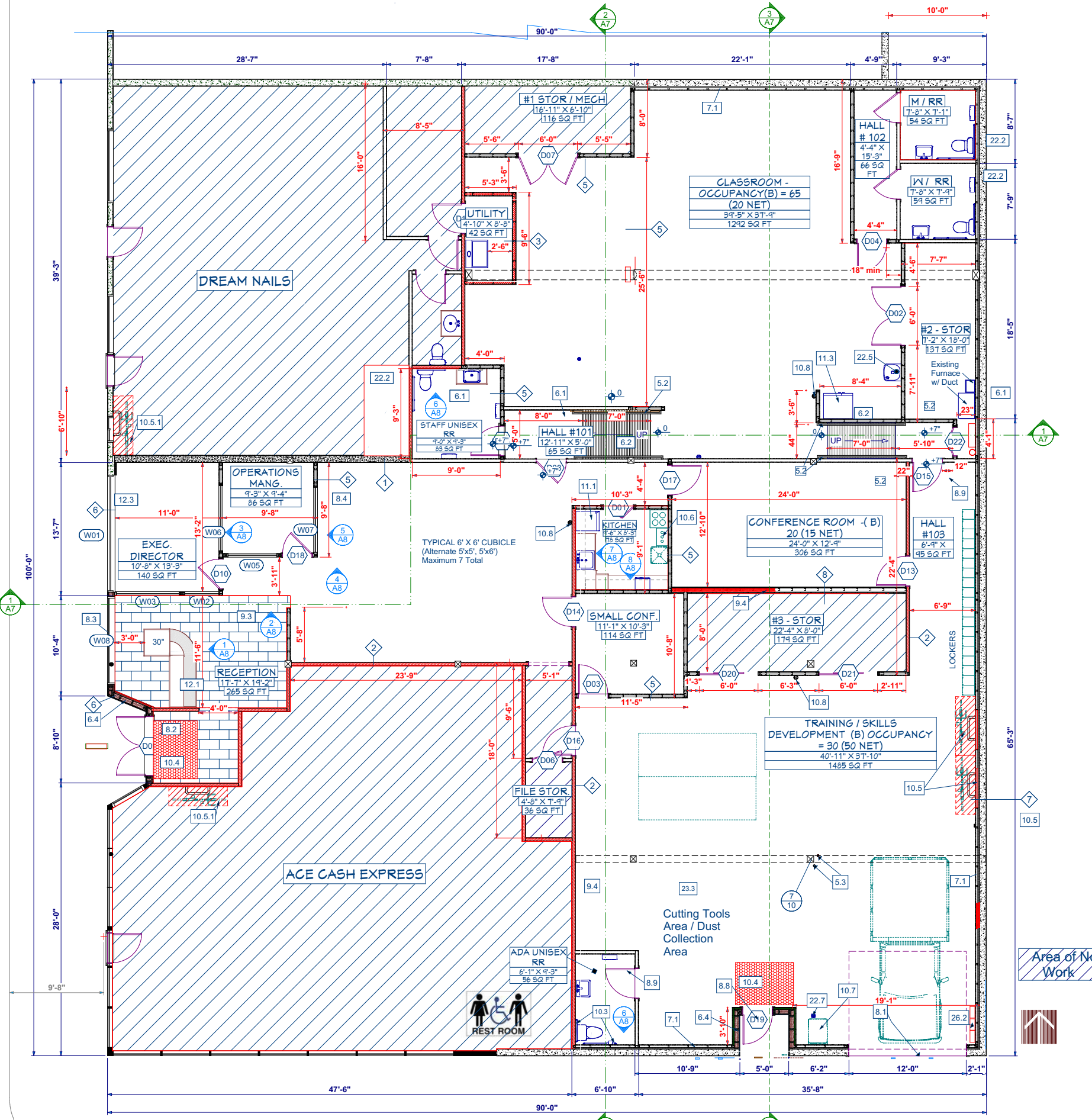
FLOOR PLAN

NUMBER	REVISION
NO #1	8/28/18
NO #2	9/12/18
NO #3	1/22/19
NO #4	

SHEET NO:
A4 OF # 11

GENERAL CONSTRUCTION NOTES AND KEY NOTES

- DIV 3 CONCRETE
- DIV 4 MASONRY - Not used
- DIV 5 METALS
 - 5.1 Cold framed metal stud framing - 3 5/8" x 2 1/2
 - 5.2 1 1/2" Metal handrails @ railing. Extend Level 34" height 12" top and bottom. See Detail #3/A8
 - 5.3 3" Steel Bollard: See Detail 7/A8
- DIV 6 WOOD Wood, Plastics and Composites
 - 6.1 New Floor and Landing - Raise Floor 7"
 - 6.2 New Ramp - Ramp up to 7"; 1:12
 - 6.3 Manufactured Cabinets @ Kitchen and Staff RR
 - 6.4 New Stucco Exterior Recessed Wall as per Wall Types.
- DIV 7 THERMAL AND MOISTURE PROTECTION AS PER GOMGHECK PRESCRIPTIVE ENERGY CODE
 - 7.1 Roof Deck insulation R-29ei R-38
 - 7.2 Concrete Wall Insulation R-11.4c
 - 7.3 Wood Framed Walls: R-21
- DIV 8 OPENINGS
 - 8.1 Replace garage door
 - 8.2 New metal doors and frames
 - 8.3 New Storefront glazing at entrance: See 1/A10
 - 8.4 Glazed relites: See Detail 4/A10
 - 8.5 New molded composite MDF Doors
 - 8.6 Accessible Door hardware at all doors
 - 8.7 Panic hardware at all exterior doors
 - 8.8 Reverse door swing; provide panic hardware.
 - 8.9 Reverse door swing; provide accessible hardware
- DIV 9 FINISHES
 - 9.1 Gypsum board assemblies; See Wall Type
 - 9.2 Acoustical tile ceilings: installed by PACIFIC NORTHWEST CARPENTERS INSTITUTION
 - 9.3 Porcelain Tile flooring
 - 9.4 Noise Control Insulation wall: See Wall Type
 - 9.5 Low VOC Paint: Benjamin Moore Low VOC
 - 9.6 Partial Wall; 5' High
 - 9.7 The floors of toilet and bathing rooms shall have a smooth, hard, non-absorbent surface. The intersections of such floors with walls shall have a smooth hard non-absorbent vertical base that extends up the wall a minimum of 4". Walls and partitions within 2 feet of service sinks, urinals, toilets shall have a smooth, hard, non-absorbent surface to a height of 4 feet above the floor. Walls to be finished with epoxy paint. Apply Corotech Pre-Catalyzed Waterborne Epoxy by Benjamin Moore.
- DIV 10 SPECIALTIES
 - 10.1 ADA identification signs
 - 10.2 Toilet Accessories
 - 10.3 ADA grab bars at all Rest Rooms: See A8 Typical Detail
 - 10.4 Walk off mat at Entrances
 - 10.5 LONG TERM BICYCLE PARKING; 2'X6' Area; Staple Wall Rack by Hunto; Flush-Mount Backing by metal-ite; 6x1-1/4 x 15 Ga. Mount with #10 screws.
 - 10.5.1 LONG TERM BICYCLE PARKING; 2'X6' Area; Staple Wall Rack by Hunto; Anchor bicycle racks securely in place with 1/2 inch x 4 inch anchor bolts through flange holes; Anchor to concrete wall; wood frame wall or furred wall with backing
 - 10.6 Recycle Containers & Solid Waste Receptacle Storage
 - 10.7 Solid Waste Receptacle Pick Up Location
 - 10.8 (3) Fire extinguisher: Minimum rating of 2A:10BC; Attach to wall.
- DIV 11 EQUIPMENT
 - 11.1 Magic Chef - 10.1 CU-Energy Star Refrigerator
 - 11.2 Energy Star Microwave oven
 - 11.3 Existing Refrigerator relocated from corridor
- DIV 12 FURNISHINGS
 - 12.1 New Reception desk by NATIONAL BUSINESS FURNITURE (SEE SPECS); 42" High with 30" Accessible counter.
 - 12.2 Kitchen casework
 - 12.3 Louver blinds at exterior glazing
- DIV 13 TO DIV 21 NOT USED
- DIV 22 PLUMBING (MAZZETTI SPECS)
 - 22.1 Connection to systems
 - 22.2 New Low Flow toilet @ new location to clear insulation
 - 22.3 Low Flow ADA toilet
 - 22.4 Faucet aerators: M-9
 - 22.5 ADA Drinking Fountain / Filtered/ Bottle Filler: Elkay Enhanced EZH2O, LZS8WSP
 - 22.6 ADA sink w/ aerator
 - 22.7 Existing Floor Drain
- DIV 23 HEATING, VENTILATING AND AIR CONDITIONING (MAZZETTI SPECS)
 - 23.1 Mechanical systems
 - 23.2 HRV Indoor Unit
 - 23.3 Sawdust Collection Systems
 - 23.4 Central Cooling Equipment
- DIV 26 ELECTRICAL (MAZZETTI)
 - 26.1 Basic electrical materials and system
 - 26.2 New Electric Panel, Raceways and boxes
 - 26.3 Interior luminaries:
 - 26.4 Alarms
 - 26.5 Exit signs
 - 26.6 Occupancy Sensor: L-4
- DIV 27 COMMUNICATIONS (X FINITY / ALARM TRACK)
 - 27.1 Data communication
- DIV 28 ELECTRONIC SAFETY AND SECURITY (ALARM TRACK)
 - 28.1 Access control



FLOOR PLAN

EXISTING SIDEWALK