

# PORT OF TACOMA

## TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE ROOF REPAIRS

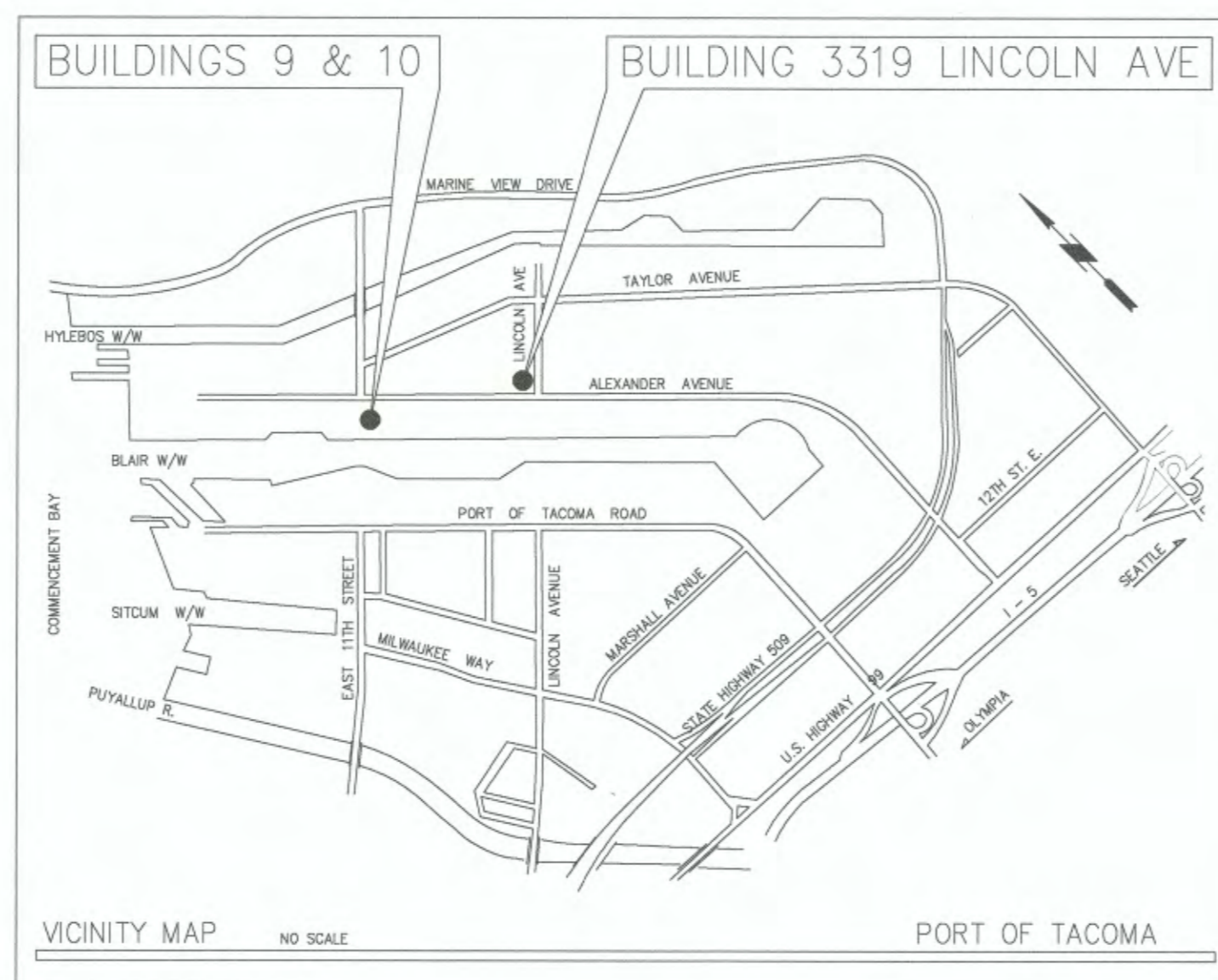
PROJECT NO. 201064.01 / 101284.01  
CONTRACT NO. 071099

### PORT COMMISSIONERS:

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ELLY BULEGA  
Project Manager



CONSULTANT:  
**INNOVA**  
architects  
950 Pacific Avenue, Suite 450  
Tacoma, WA 98402  
253-572-4903

#### PROJECT BUILDING 9 & 10 :

1. ADDRESS: BLDG 9: 3116 E. 11TH ST., TACOMA, WA 98421  
BLDG 10: 1102 E. ALEXANDER AVE., TACOMA, WA 98421
2. ACCESSOR'S PARCEL: # 0320022003
3. PARCEL NUMBERS: BLDG 9: 2275200322  
BLDG 10: 2275200330
4. USE: INDUSTRIAL MARINE
5. OCCUPANCY: MIXED OCCUPANCY - FACTORY INDUSTRIAL F-1 (PRIMARY) & OFFICE B (ACCESSORY)
6. CONSTRUCTION TYPE: II-B, SPRINKLERED
7. ROOF AREA: BLDG 9: 8,450 SF  
BLDG 10: 15,674 SF

#### PROJECT BUILDING 3319 LINCOLN AVE :

1. ADDRESS: 3319 LINCOLN AVE., TACOMA, WA 98421
2. ACCESSOR'S PARCEL: # 0321352014
3. PARCEL NUMBERS: 2275200330
4. USE: WAREHOUSE
5. OCCUPANCY: MIXED OCCUPANCY - S-1 (PRIMARY) & OFFICE B (ACCESSORY)
6. CONSTRUCTION TYPE: II-B, SPRINKLERED
7. ROOF AREA: 81,377 SF

DRAWING INDEX	
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**Port of Tacoma**  
P.O. BOX 187 TACOMA, WA 98401 (202)383-3441

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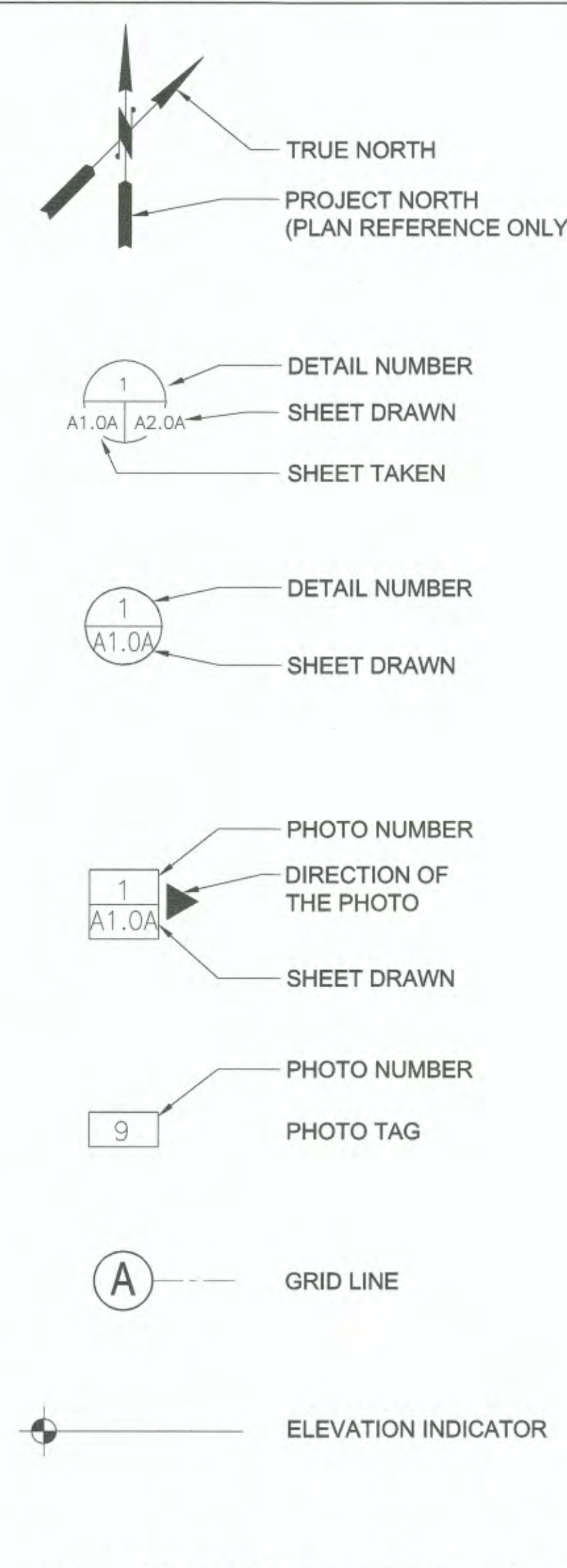
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6605 / 6606  
**G1.0**  
TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE ROOF REPAIR TITLE SHEET  
CONT/CONS: 071099 TOWNSHIP: \*\* RANGE: \*\* SECTION: \*\*  
M. ID: 201064.01/101284.01 DAT-HRZ: \*\* VERT: \*\*  
PHASE: BID SET PARCEL: DRAWING SCALE: AS NOTED

ABBREVIATIONS

Table of abbreviations and their corresponding full names, organized in columns. Includes terms like AND, ANGLE, ANCHOR BOLT, etc.

SYMBOLS



REFER TO INDIVIDUAL DISCIPLINE SHEETS FOR ADDITIONAL SYMBOLS AND ABBREVIATIONS

MATERIAL DESIGNATION



PROJECT GENERAL NOTES

- 1. DO NOT SCALE THE DRAWINGS.
2. ALL DIMENSIONS SHOWN ARE: a. FACE OF STUD b. FACE OF CONCRETE OR MASONRY c. CENTER OF STRUCTURAL COLUMNS UNLESS NOTED OTHERWISE
3. ALL PHOTOS SHOW TYPICAL CONDITIONS AND SCOPE OF WORK. CONTRACTOR IS RESPONSIBLE FOR WEATHER TIGHT ROOF.
4. CONFLICTS: SHOULD ANY CONFLICTS ARISE WHEREIN THE METHODS OF STANDARDS OF INSTALLATION OR THE PRODUCT OR MATERIAL SPECIFIED DO NOT MEET OR EXCEED THE REQUIREMENTS OF THE LAWS OR ORDINANCES, THE LAWS OR THE ORDINANCES GOVERN. NOTIFY THE ENGINEER OF ANY AND ALL DISCREPANCIES.
5. VERIFY ALL DIMENSIONS AND CONDITIONS PRIOR TO COMMENCING OF WORK. SHOULD ANY DISCREPANCIES FROM THE DRAWINGS, CONTACT THE ENGINEER. DO NOT PROCEED WITH ANY DIRECT OR SUPPORT WORK RELATED TO THE DISCREPANCY UNTIL THE DISCREPANCY HAS BEEN RESOLVED AND APPROVED BY THE OWNER.
6. EACH INSTALLER SHALL BE RESPONSIBLE FOR VERIFICATION AND COORDINATION WITH OTHER TRADES AND INSTALLERS TO SECURE COMPLIANCE OF DRAWINGS, SPECIFICATIONS, EXISTING AND SUITABLE CONDITION FOR CONSTRUCTION / INSTALLATION OF THEIR EQUIPMENT AND / OR MATERIALS. SHOULD CONDITION NOT BE SUITABLE CONTACT THE ENGINEER. DO NO WORK UNTIL SUITABLE CONDITION FOR THE PROPER INSTALLATION OF EQUIPMENT OR MATERIALS EXIST.
7. TAKE ALL PRECAUTIONS TO PREVENT GALVANIC ACTION BETWEEN DISSIMILAR MATERIALS.
8. WHERE NOTES DIRECT CONTRACTOR TO INSTALL NEW MATERIAL, CONTRACTOR SHALL REMOVE EXISTING MATERIAL TO SUITABLE BASE SUBSTRATE PRIOR TO INSTALLATION OR CONSTRUCTION OF NEW MATERIAL UNLESS DIRECTED OTHERWISE.

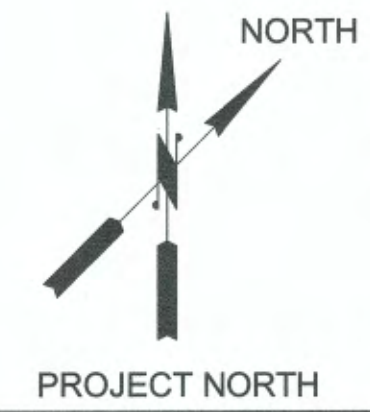
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CONSTRUCTION STAGING AREAS - BUILDINGS 9, 10

SCALE: NOT TO SCALE



6605  
**A1.0A**

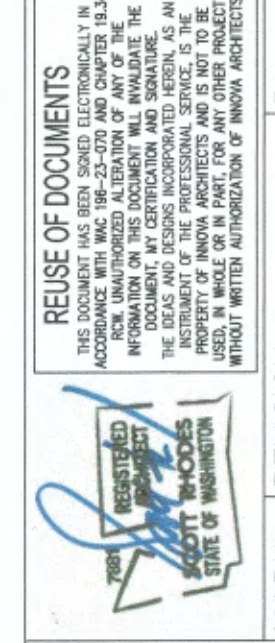
TOTE MAINTENANCE BUILDINGS 9, 10  
AND 3319 LINCOLN AVE  
ROOF REPAIR

CONTRACT/CONS:	071099
M. ID:	201064.01
PHASE:	BID SET
TOWNSHIP:	
DAT-HRZ:	**
PARCEL:	2275200327/2275200330
RANGE:	
VERT:	**
SECTION:	
DRAWING SCALE:	AS NOTED

APPROVED:  
DIRECTOR ENG. DATE: *[Signature]* 4/12/19

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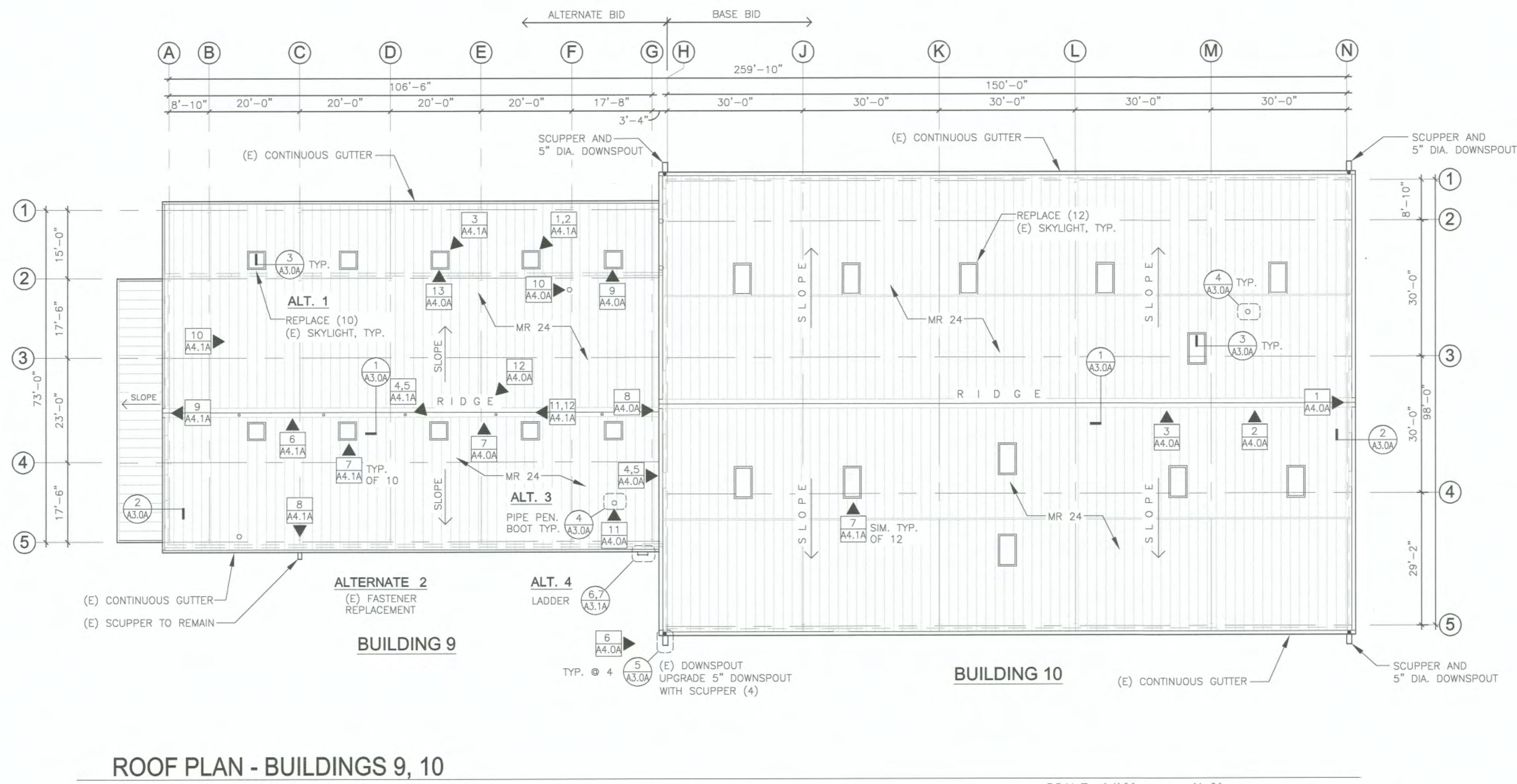
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ROOF PLAN - BUILDINGS 9, 10

SCALE: 1/16" = 1'-0"

ROOF PLAN NOTES

- CLEAN BUILDING 9 ROOF, ESTIMATED 15% AT 8,450 S.F.
- CLEAN BUILDING 10 ROOF, ESTIMATED 15% AT 15,674 S.F.
- VERIFY INTEGRITY & CLEAN TILE LINES

GENERAL NOTES

- MAINTAIN FUNCTIONALITY OF ROOFTOP MECHANICAL EQUIPMENT OR RELATED ROOF PENETRATION TO THE MAXIMUM EXTENT POSSIBLE THROUGHOUT RE-ROOFING OPERATIONS.
- FIELD VERIFY ALL EXISTING CONDITIONS AND CONNECTION POINTS PRIOR TO STARTING WORK. CONTRACTOR SHALL COORDINATE ALL PORTIONS OF THE WORK AS DESCRIBED IN THE CONTRACT DOCUMENTS. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND RELATIONS TO OTHER WORK. NOTIFY ENGINEER FOR RESOLUTION OF ALL DISCREPANCIES OR CONFLICTS PRIOR TO EXECUTION OF THE WORK.
- ALL WORK SHALL COMPLY WITH THE FOLLOWING INCLUDING CITY OF TACOMA AMENDMENTS AS APPLICABLE:
  - 2015 INTERNATIONAL EXISTING BUILDING CODE (IEBC)
  - 2015 INTERNATIONAL MECHANICAL CODE (IMC)
  - 2015 INTERNATIONAL FIRE CODE (IFC)
  - 2015 WASHINGTON STATE BUILDING CODE, FIRE CODE & ENERGY CODE INCLUDING AMENDMENTS

ALL REFERENCES TO OTHER STANDARDS AND CODES SHALL BE THE LATEST EDITION, UNO

NO PERMITS ARE ANTICIPATED, PROJECT IS FOR REPAIR AND MAINTENANCE REPLACING LIKE FOR LIKE, UNO

- DO NOT SCALE DRAWINGS.
- MAINTAIN CLEAR EXIT PATHS TO REQUIRED MEANS OF EGRESS.
- PROTECT ALL WORK SCHEDULED TO REMAIN.
- PROTECTION: PROJECT BUILDING WILL BE OCCUPIED AND OPERATIONAL DURING THE CONTRACT PERIOD. CONTRACTOR IS RESPONSIBLE TO PROTECT PEOPLE AND PROPERTY. PROTECT BUILDING, EQUIPMENT, PAVING, VEHICLES, PEDESTRIANS AND TENANT OPERATIONS FROM ROOFING OPERATIONS INCLUDING DUST, DEBRIS, PAINT ETC. SEAL OFF OPENINGS, AND AREAS DURING OPERATIONS THAT WOULD ALLOW DUST, WATER INFILTRATION, FALLING OBJECTS, OR ANY OTHER ENVIRONMENTAL CONTAMINANT TO ENTER THE BUILDING OR EFFECT OUTDOOR OPERATIONS. CONTRACTOR TO USE ALL APPROPRIATE DUST CONTROL MEASURES. COORDINATE DUST CONTAINMENT MEASURES WITH ENGINEER PRIOR TO INITIATING WORK. PROTECT ADJACENT AREAS WHERE THERE IS NO WORK TO BE PERFORMED. PROJECT WORK IN PROGRESS OR FINISHED WORK DURING OTHER CONTRACT TASKS. LEAVE PROTECTION IN PLACE AS MUCH AS PRACTICABLE UNTIL LUNCH LIST. COORDINATE WITH ENGINEER FOR SAFETY NOTICES AND PROCEDURES THAT WOULD AFFECT THE TENANT.

- PROVIDE MAINTENANCE, CLEANING AND VERIFY INTEGRITY OF EXIST GUTTER, DOWN SPOUTS, AND STORM DRAIN/TILE LINE. USING A VACTOR TRUCK OR EQUIVALENT, REMOVE ANY FOREIGN DEBRIS, SILT, DIRT, AND ROOTS TO RESTORE ORIGINAL FLOW. CAMERA VERIFY LINES ARE FLOWING FREE AND CLEAR, INTACT UNBROKEN NOR COLLAPSED BETWEEN THE DOWNSPOUT AND SITE WATER TREATMENT, DETENTION OR DISCHARGE POINT. IF A FOREMENTIONED STRUCTURE LIES PRIOR TO DISCHARGE, VISUALLY INSPECT AND INFORM ENGINEER OF ANY MAINTENANCE REQUIRED, NOT CAUSED BY ACTIVITIES ASSOCIATED WITH ROOF REPAIRS.

- CLEAN, REMOVE SEALANT/PATCHING: REMOVE ALL FOREIGN DEBRIS, AND EXIST. ROOF REPAIRS, INCLUDING BUT NOT LIMITED TO: ASPHALTIC OR TAR BASED REPAIRS AND ASSOCIATED MEMBRANES, FLEXIBLE FLASHING TAPE, EXPOSED SEALANTS AND MASTICS, AND OTHER REPAIR SYSTEMS NOT LISTED, DOWN TO METAL ROOF PANEL. PREPARE THE METAL PANELS PER MANUFACTURERS RECOMMENDATIONS FOR LIQUID FLASHING OR FIELD COAT SYSTEM, REMOVING LOOSE DEBRIS, PAINT, RUST, AND CONTAMINANTS. CONTRACTOR IS RESPONSIBLE FOR THE SAFE COLLECTION AND LAWFUL DISPOSAL OF ALL DEBRIS, DUST, CLEANING AGENTS, METAL PREPARATION, AND WATER GENERATED DURING PREPARATION OF METAL SURFACES. DISCHARGE NOTHING TO ANY STORM OR SEWER SYSTEM ON SITE. PROVIDE ENGINEER WITH ANY REPORT, TESTING, OR CERTIFICATION SHOWING COMPLIANCE WITH LAWFULL DISPOSAL OF FOREMENTIONED PRODUCTS AND BYPRODUCTS, PER PORT OF TACOMA STANDARDS.

- FLASHINGS & COPINGS: ALL FLASHINGS AND COPINGS SHALL BE ASSEMBLED PER SMACNA. SHEET STOCK SHALL BE 24GA STAINLESS STEEL UNO. ROOFING PANELS PER SPECIFICATIONS. ALL CUSTOM SHEET METAL AND IRONWORK WILL REQUIRE SHOP DRAWING SUBMITTALS.

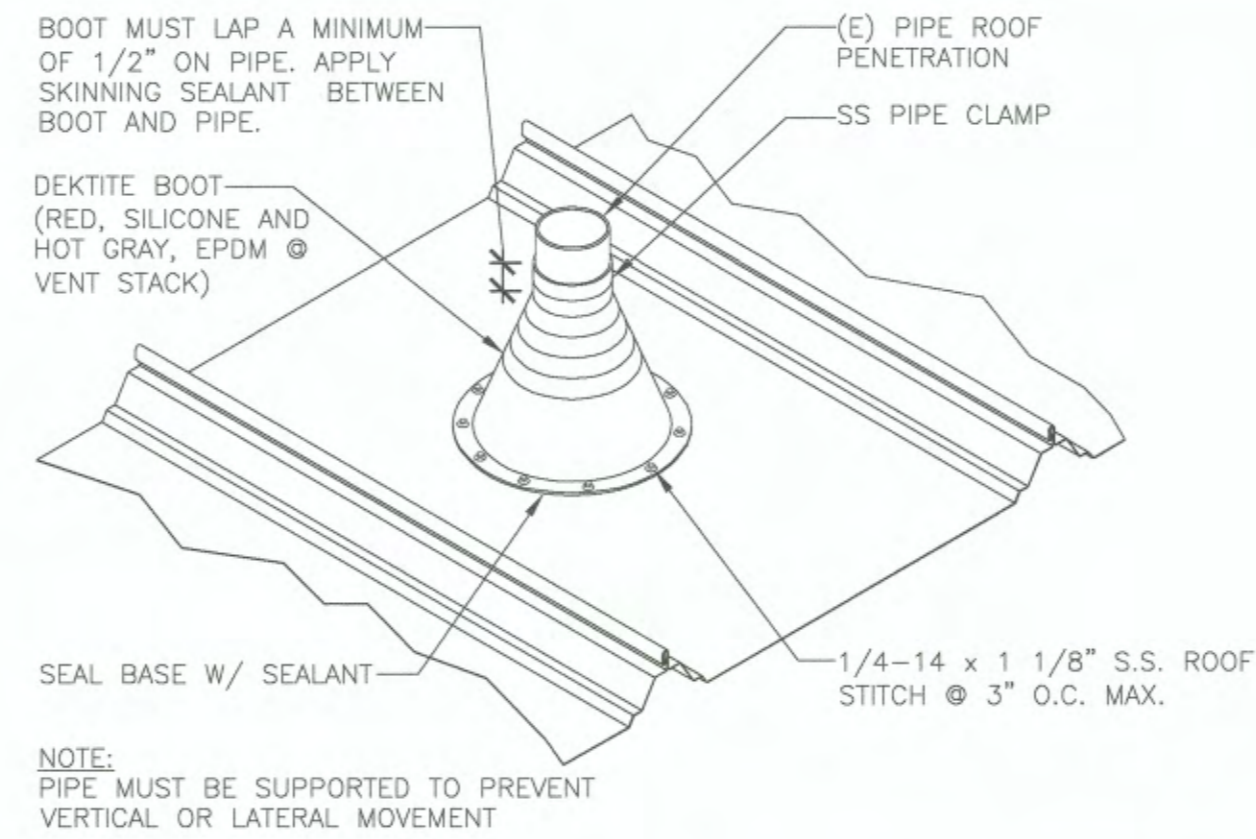
- FASTENERS: ALL FASTENERS SHALL BE GALVANIZED AND PAINTED, SELF-TAPPING TEK SCREWS, WITH UV STABILIZED EPDM WASHERS, AS RECOMMENDED BY THE MANUFACTURER, OR TRADE/INDUSTRY GUIDELINES, UNO. REPLACE EXISTING FASTENERS WITH THE SAME LENGTH, TWO SIZES IN WIDTH LARGER. FOR ALL OTHER TYPES OF FASTENERS, MEET SMACNA REQUIREMENTS.

- ALL WOOD (IF ANY) USED IN THE WORK SHALL BE FIRE-TREATED.

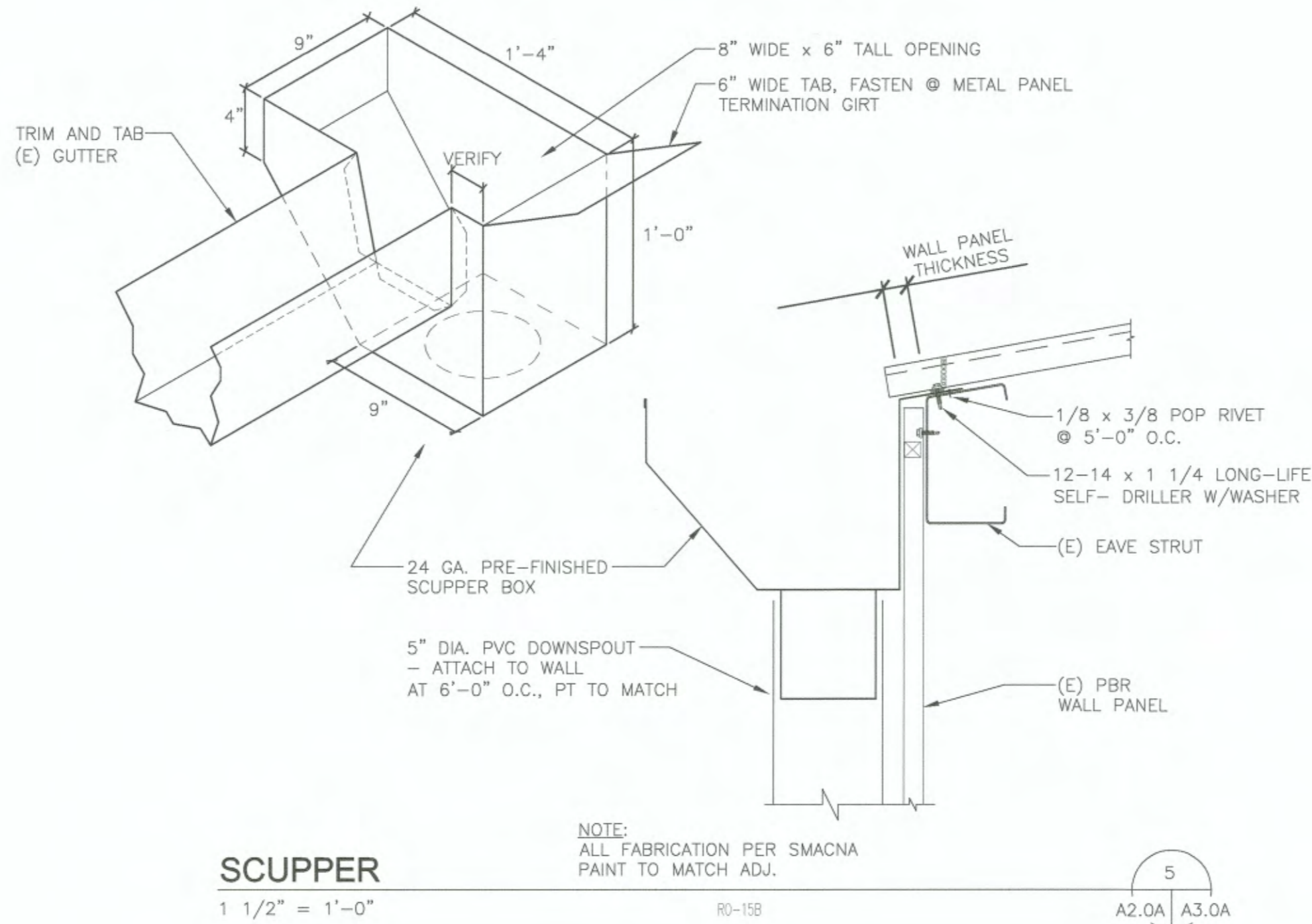


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CONT/CONS: 071099 M. ID: 201064.01 PHASE: BID SET	RANGE: BUILDINGS 9, 10 VERT: **	DRAWING SCALE: AS NOTED PARCEL: 22752003322/22752003330

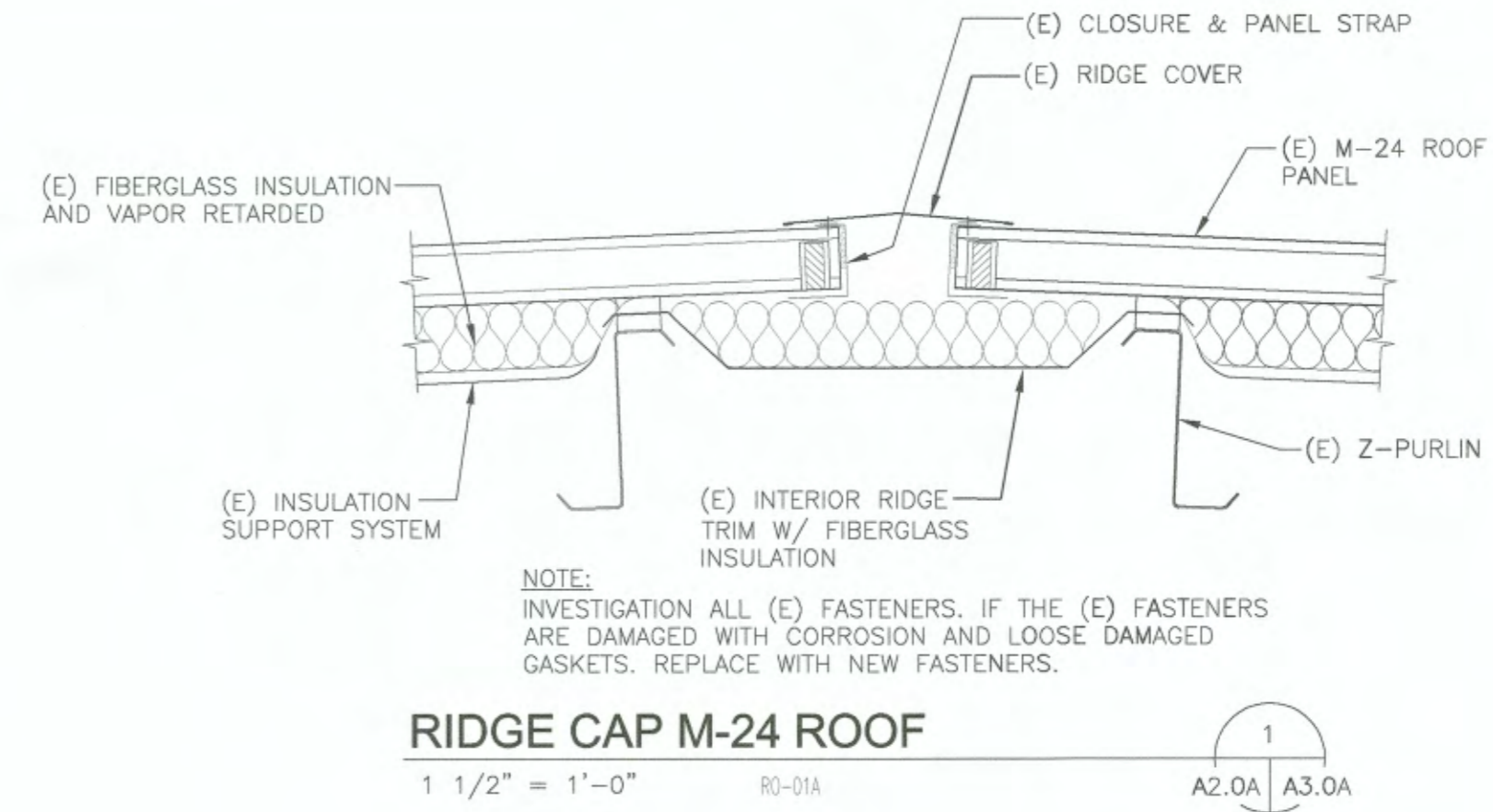
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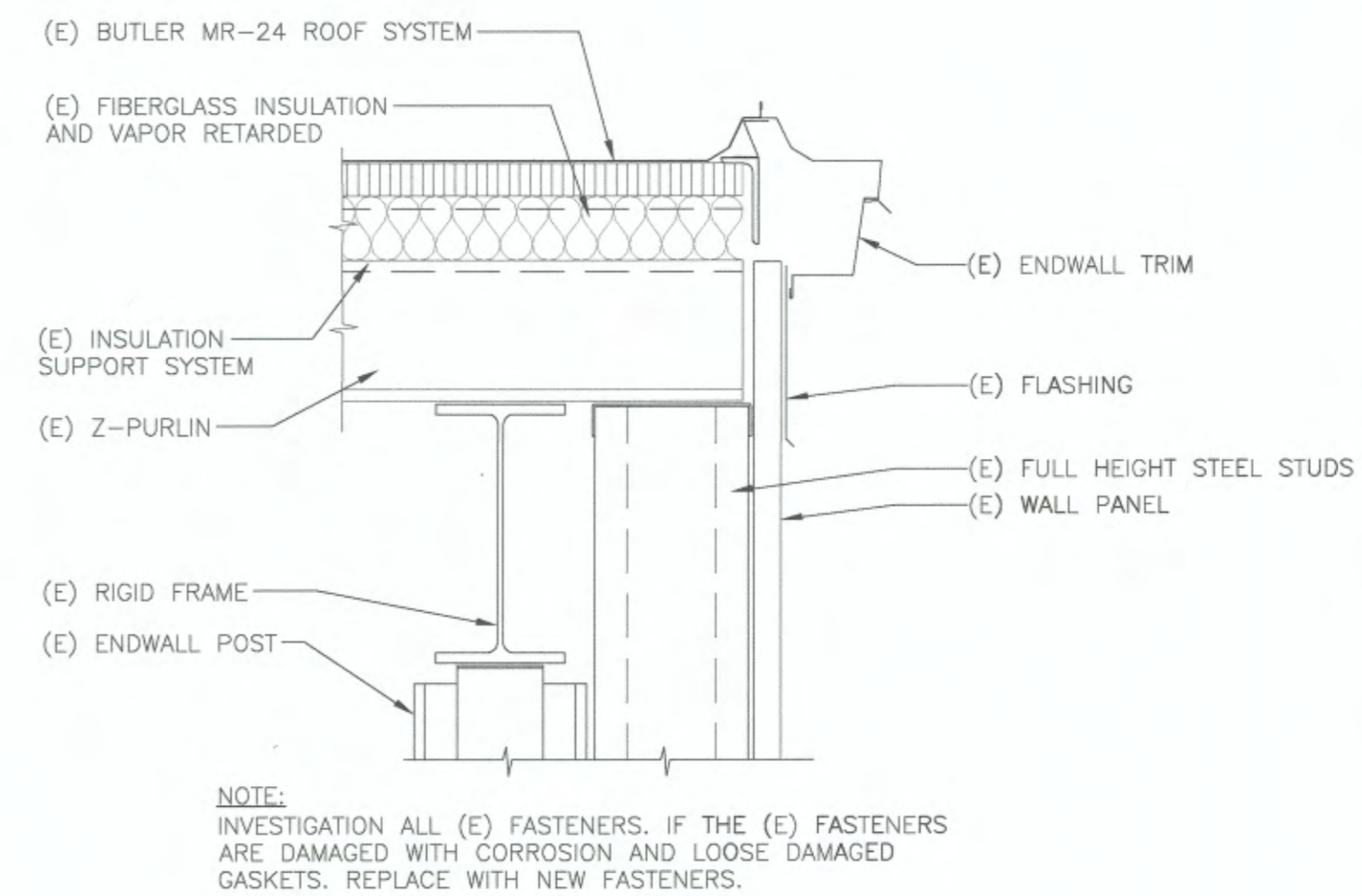
**PIPE PEN. BOOT @ M-24 ROOF PANEL**  
 3" = 1'-0" RO-08A A2.0A A3.0A



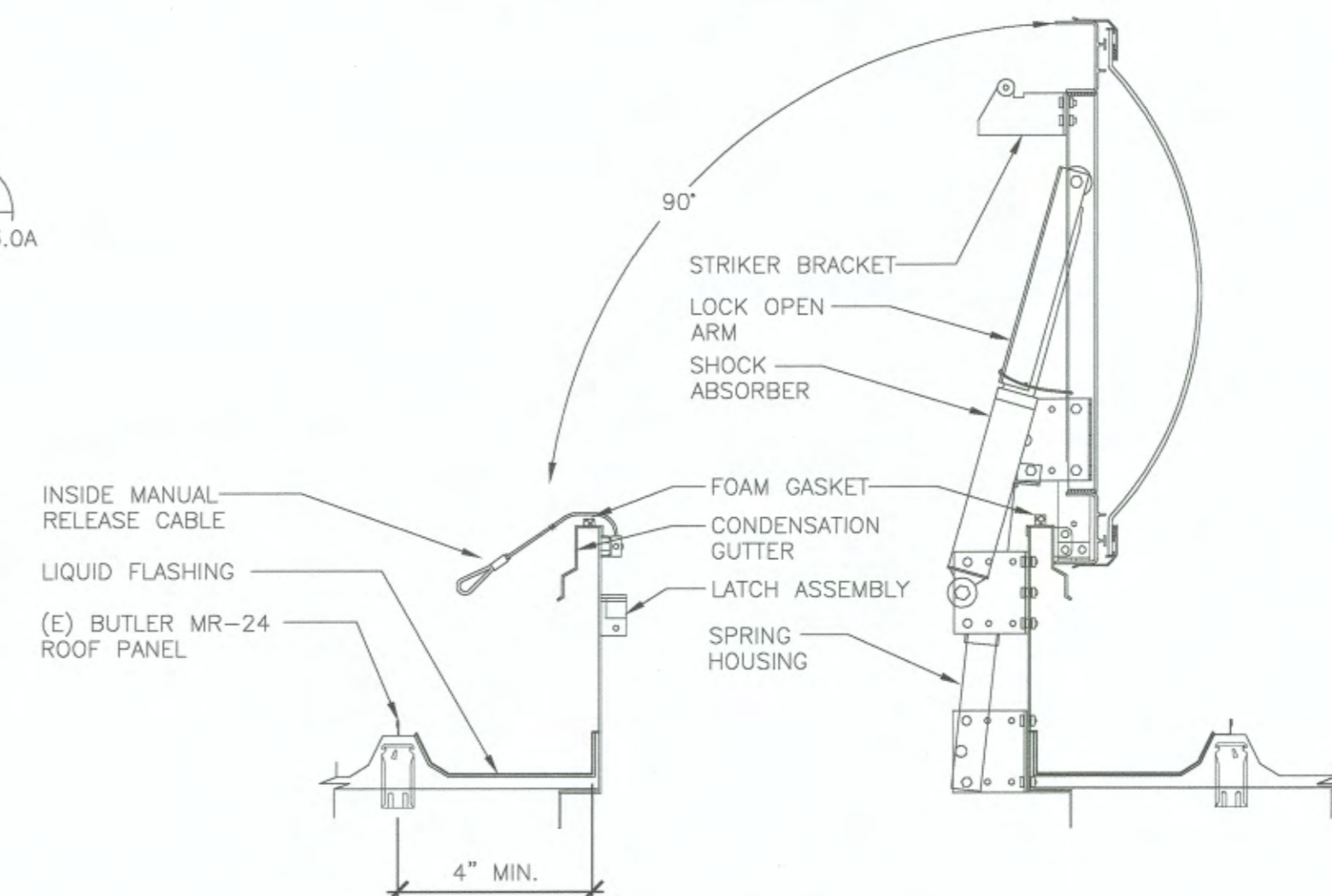
**SCUPPER**  
 1 1/2" = 1'-0" RO-15B A2.0A A3.0A



**RIDGE CAP M-24 ROOF**  
 1 1/2" = 1'-0" RO-01A A2.0A A3.0A



**GABLE @ M-24 ROOF**  
 1 1/2" = 1'-0" RO-02A A2.0A A3.0A



**(E) SKYLIGHT / SMOKE VENT CURB @ M-24 ROOF**  
 1 1/2" = 1'-0" RO-05A A2.0A A3.0A

**6605 A3.0A**

**TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE ROOF REPAIR DETAILS - BUILDINGS 9, 10**

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PRINTED BY: Harper Apr 15, 2019

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 TACOMA, WA 98401-1837

TOWNSHIP: 071099 SECTION: \*\*

DATE: 201064.01 VER: \*\*

PARCEL: 2275200322/2275200333 DRAWING SCALE: AS NOTED

CONTRACTOR: 071099

M. ID: 201064.01

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DATE: \_\_\_\_\_

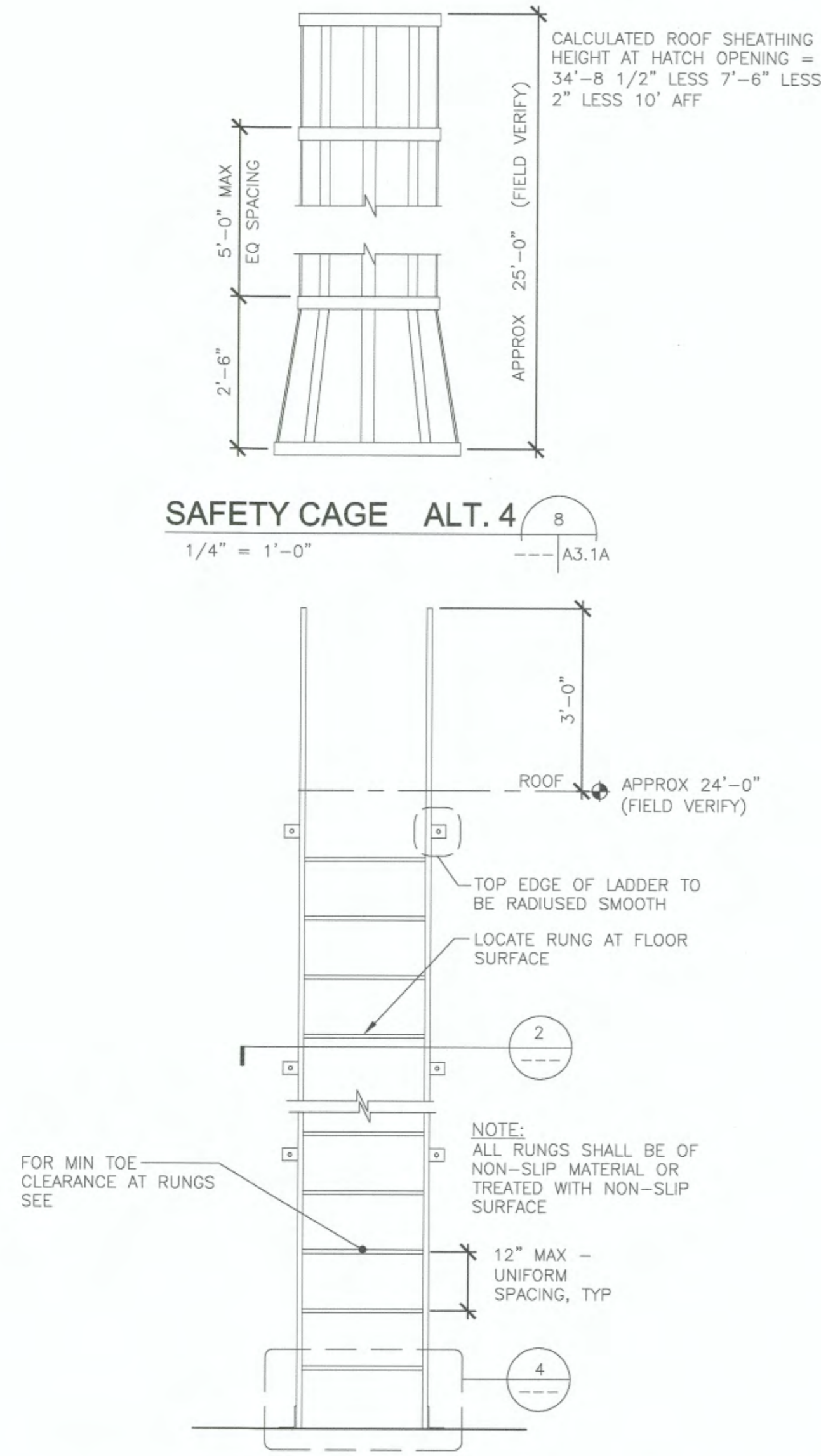
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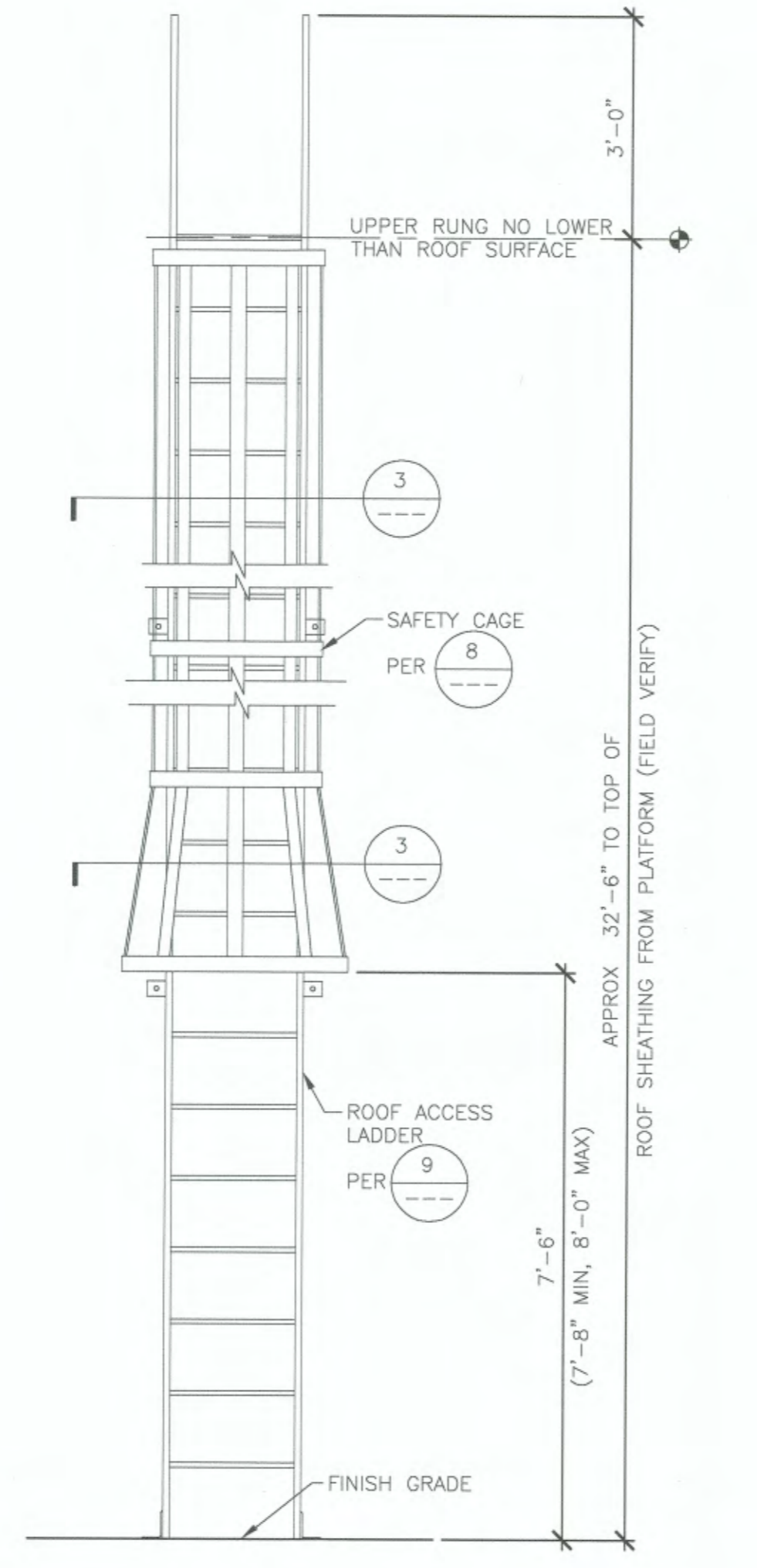
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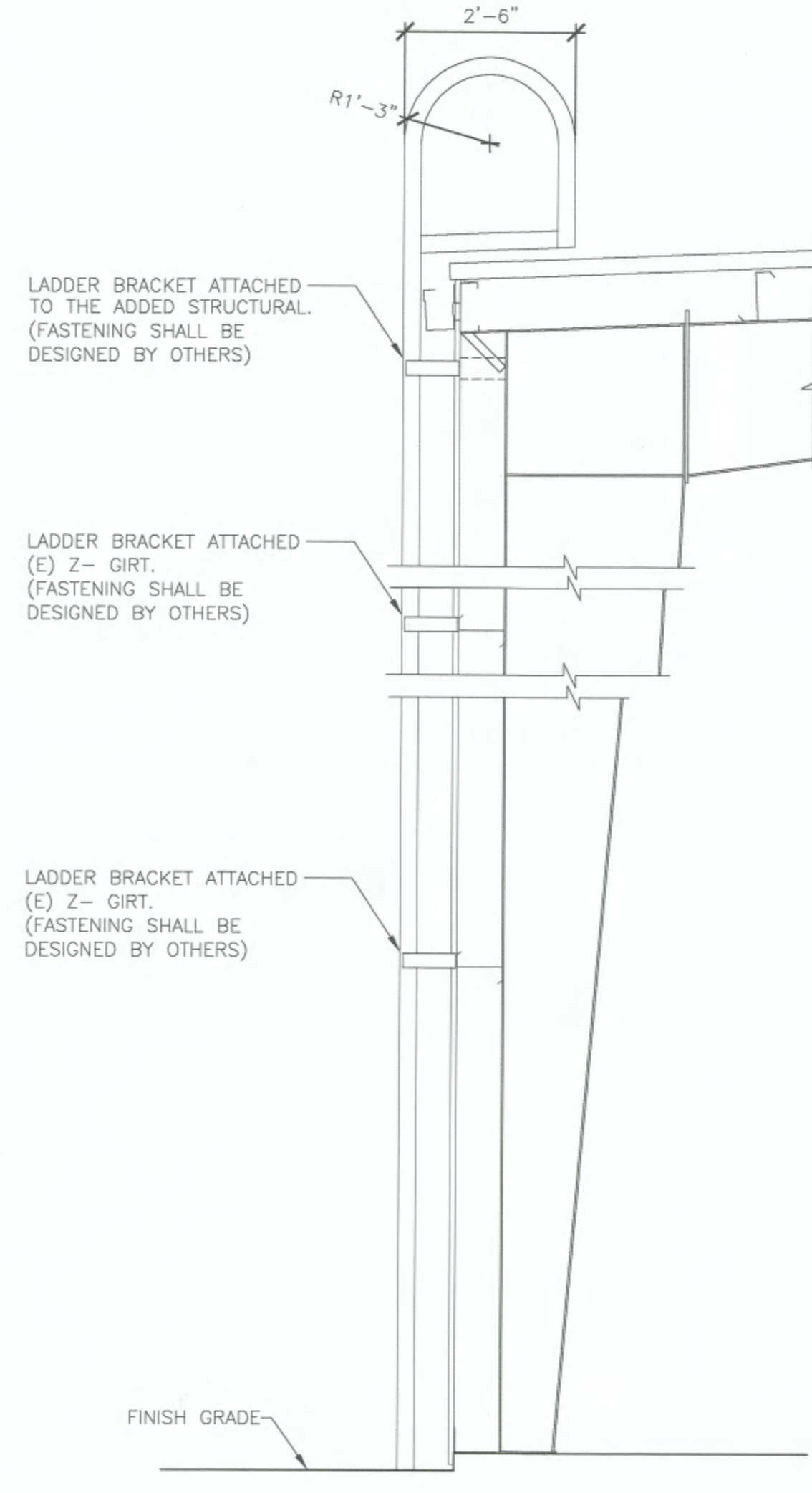
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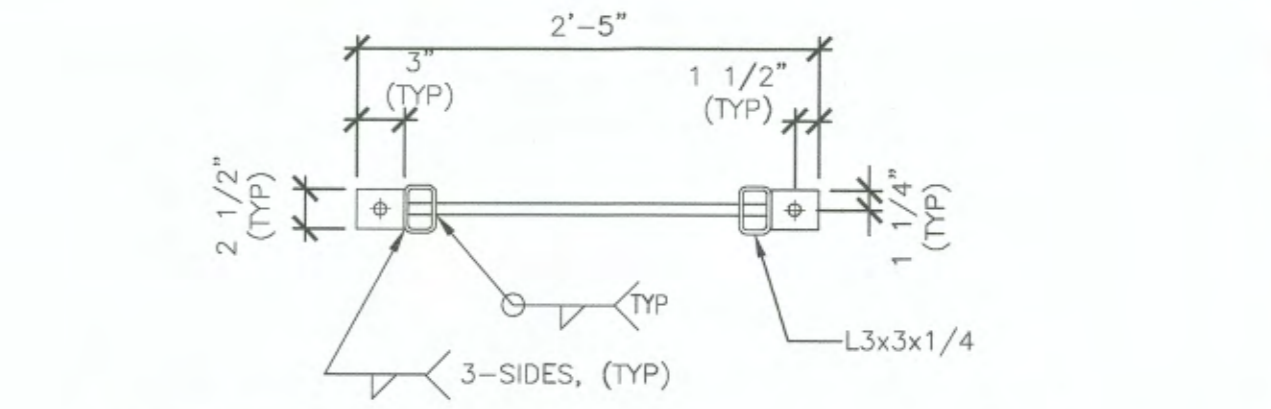
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1/2" = 1'-0" RO-10A A3.1A



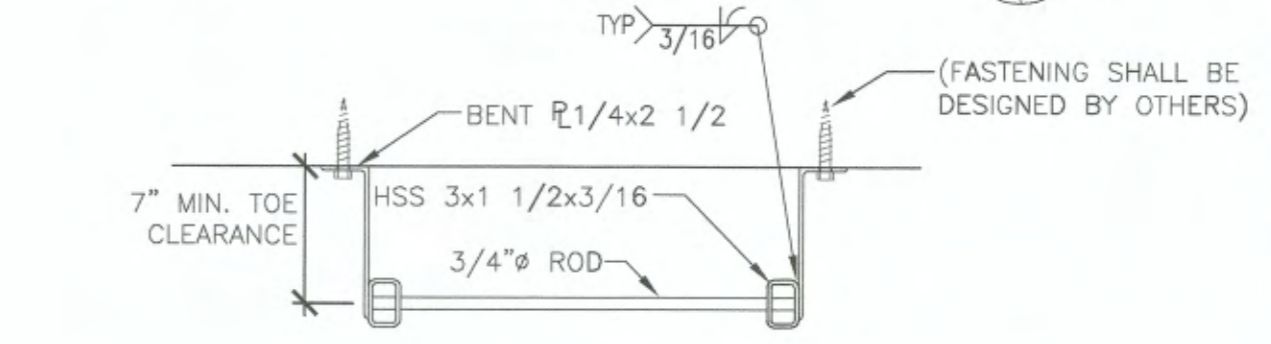
**LADDER ELEVATION FRONT ALT. 4**  
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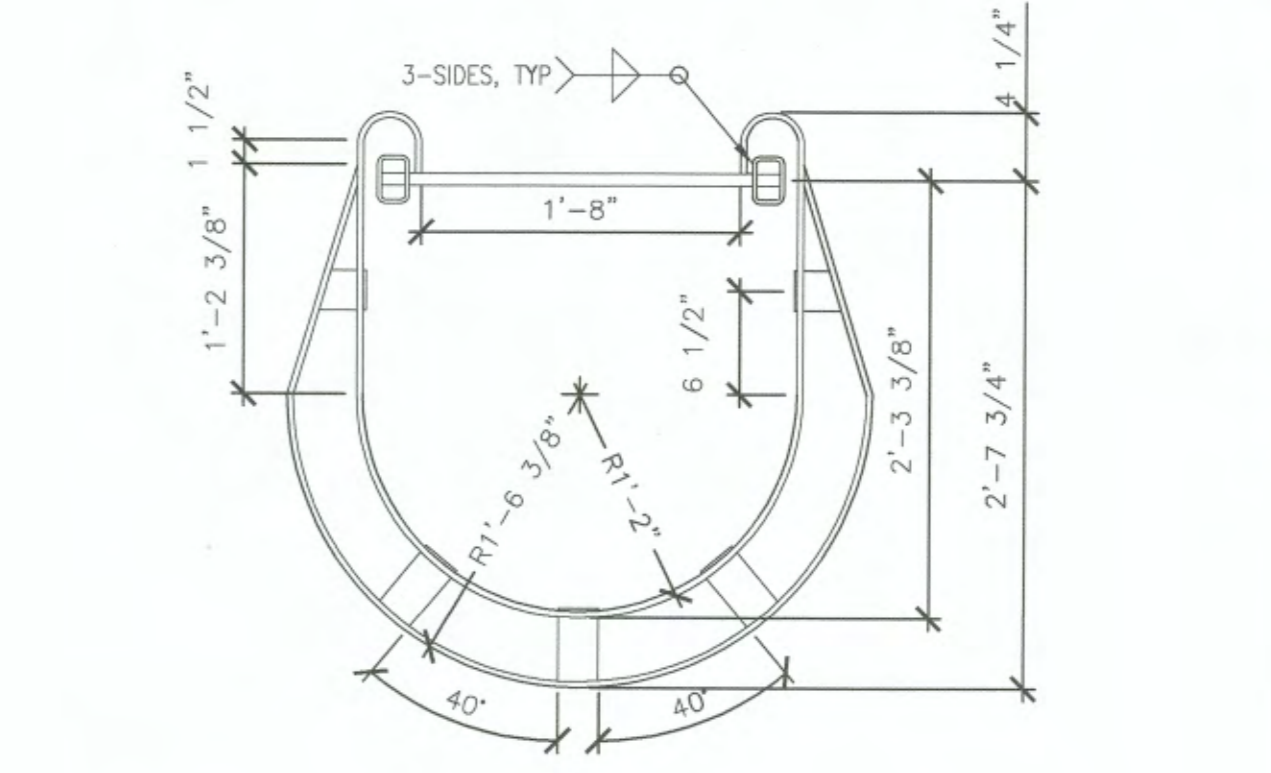
**LADDER ELEVATION SIDE ALT. 4**  
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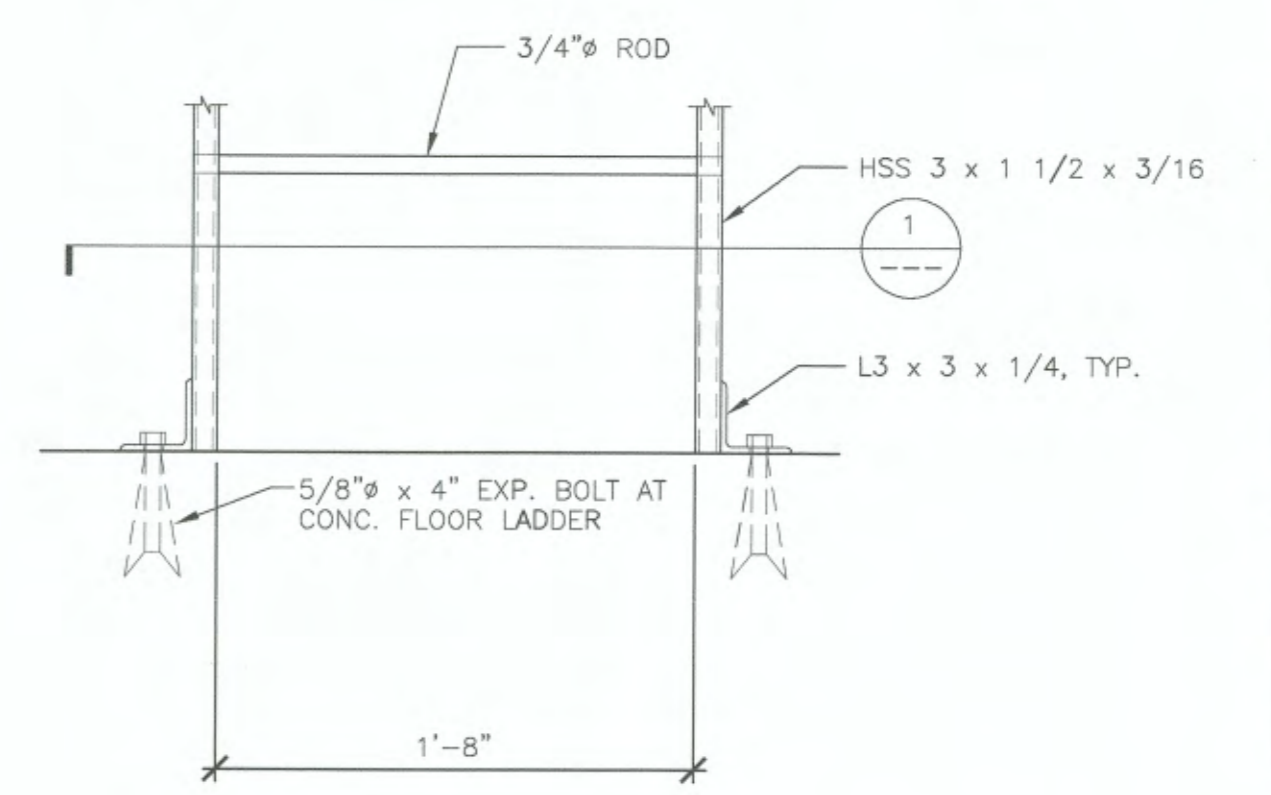
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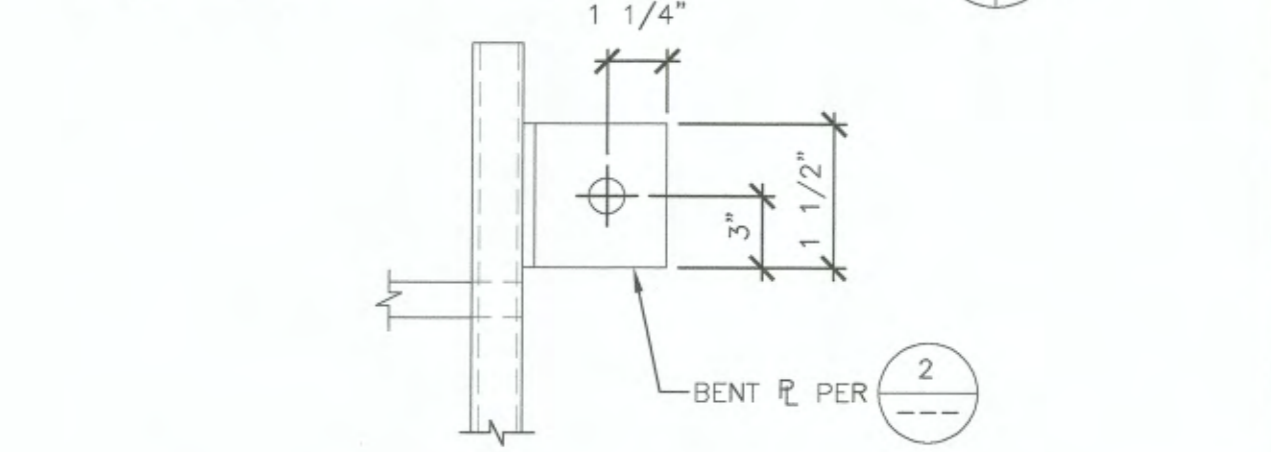
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**LADDER SECTION A ALT. 4**  
1" = 1'-0" RO-13A A3.1A



**LADDER BASE FASTENER ALT. 4**  
1 1/2" = 1'-0" RO-12B A3.1A



**LADDER BRACKET ALT. 4**  
3" = 1'-0" RO-11A A3.1A

**6605 A3.1A**

**TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE ROOF REPAIR**

**DETAILS - BUILDINGS 9, 10**

CONTRACT/CONS: 071099  
M. ID: 201064.01  
PHASE: BID SET

TOWNSHIP: \*\*  
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PARCEL: 2275200322/2275200330

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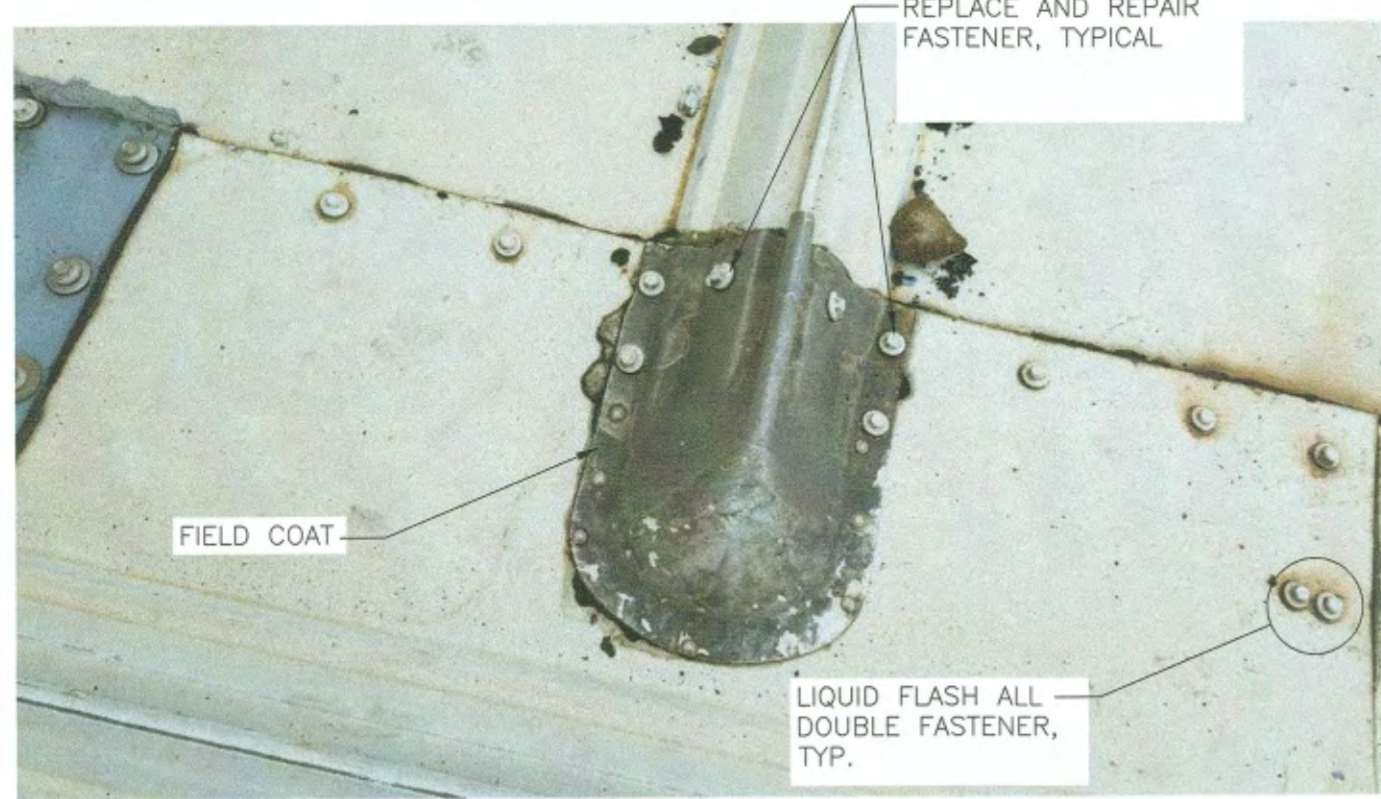
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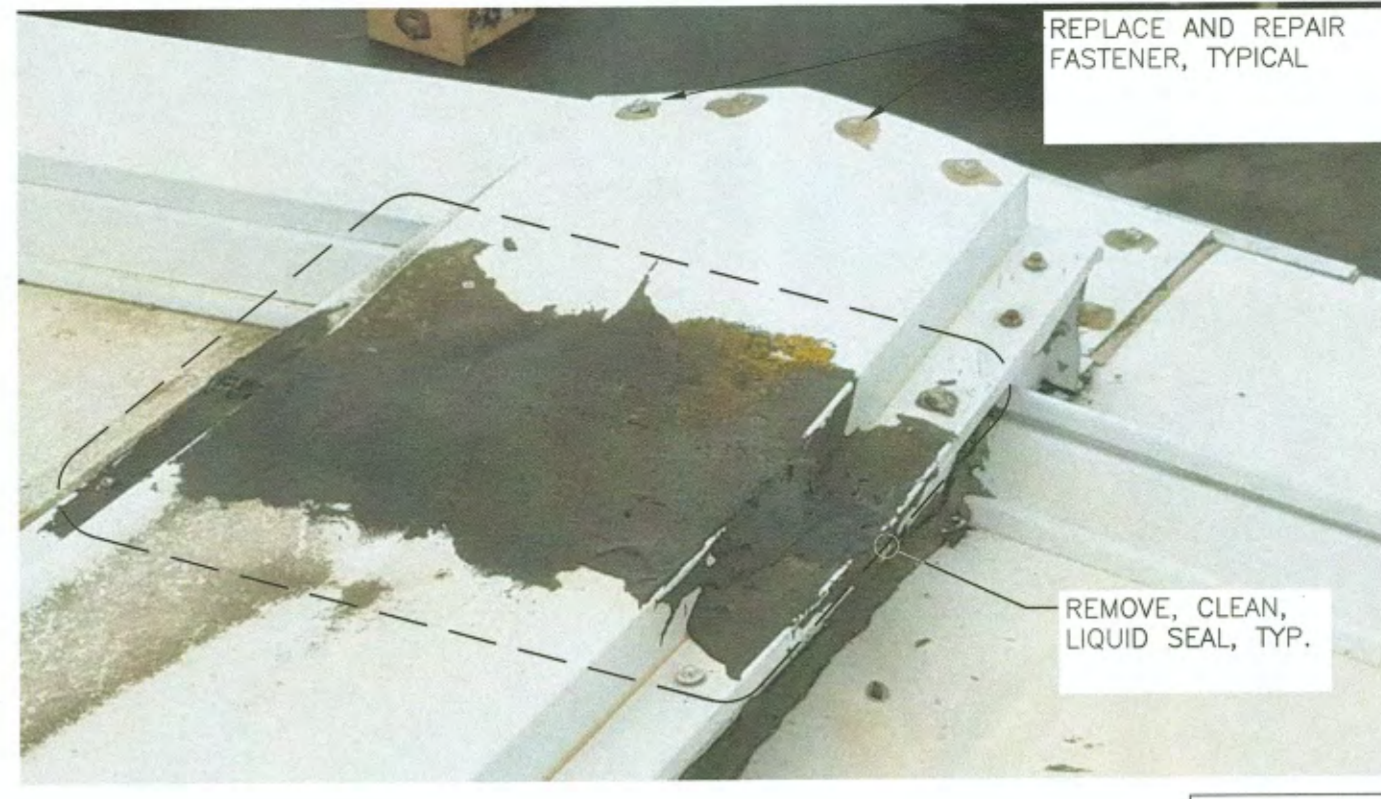
PH-3357 **12**



PH-3335 **8**



PH-3627 **5**



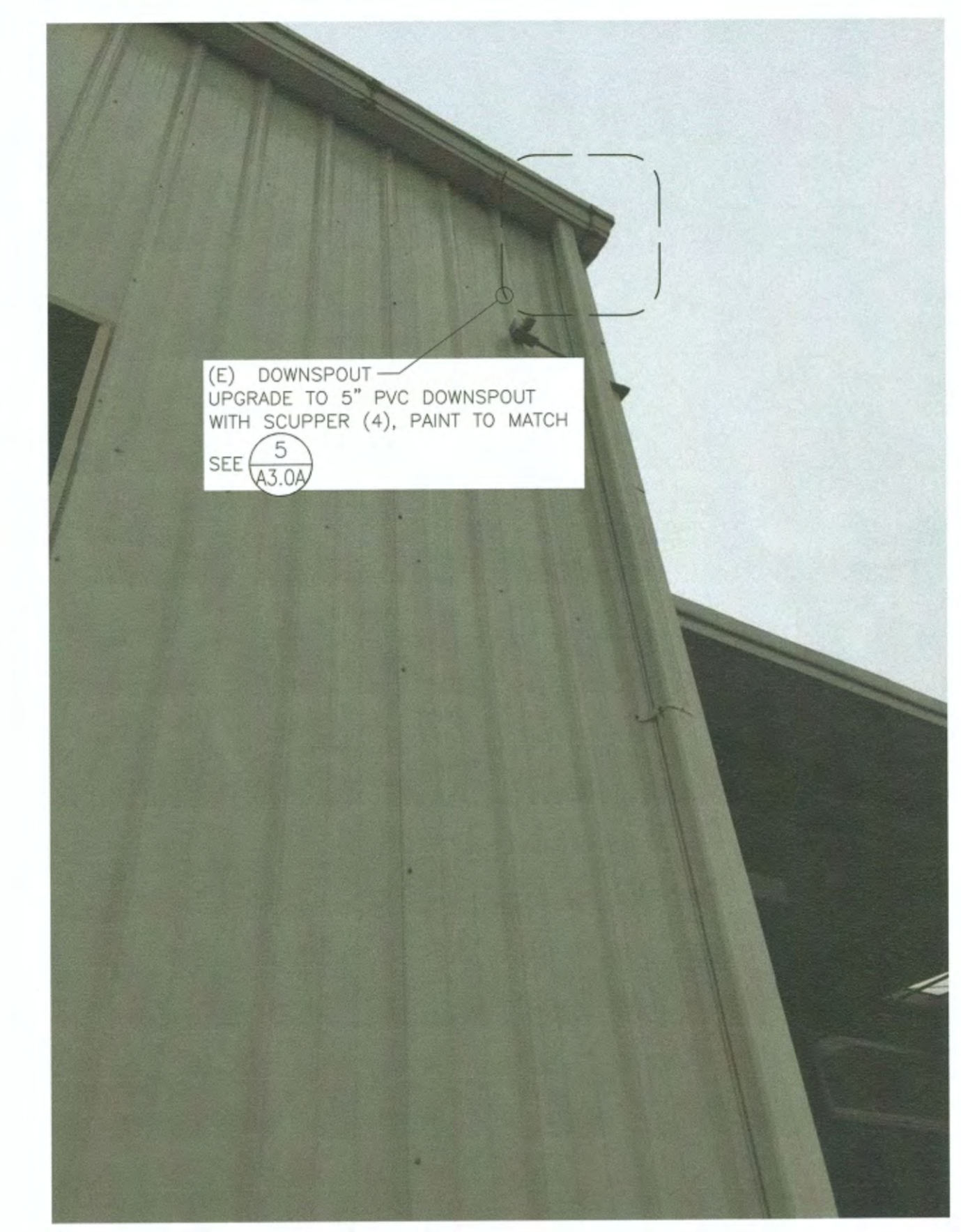
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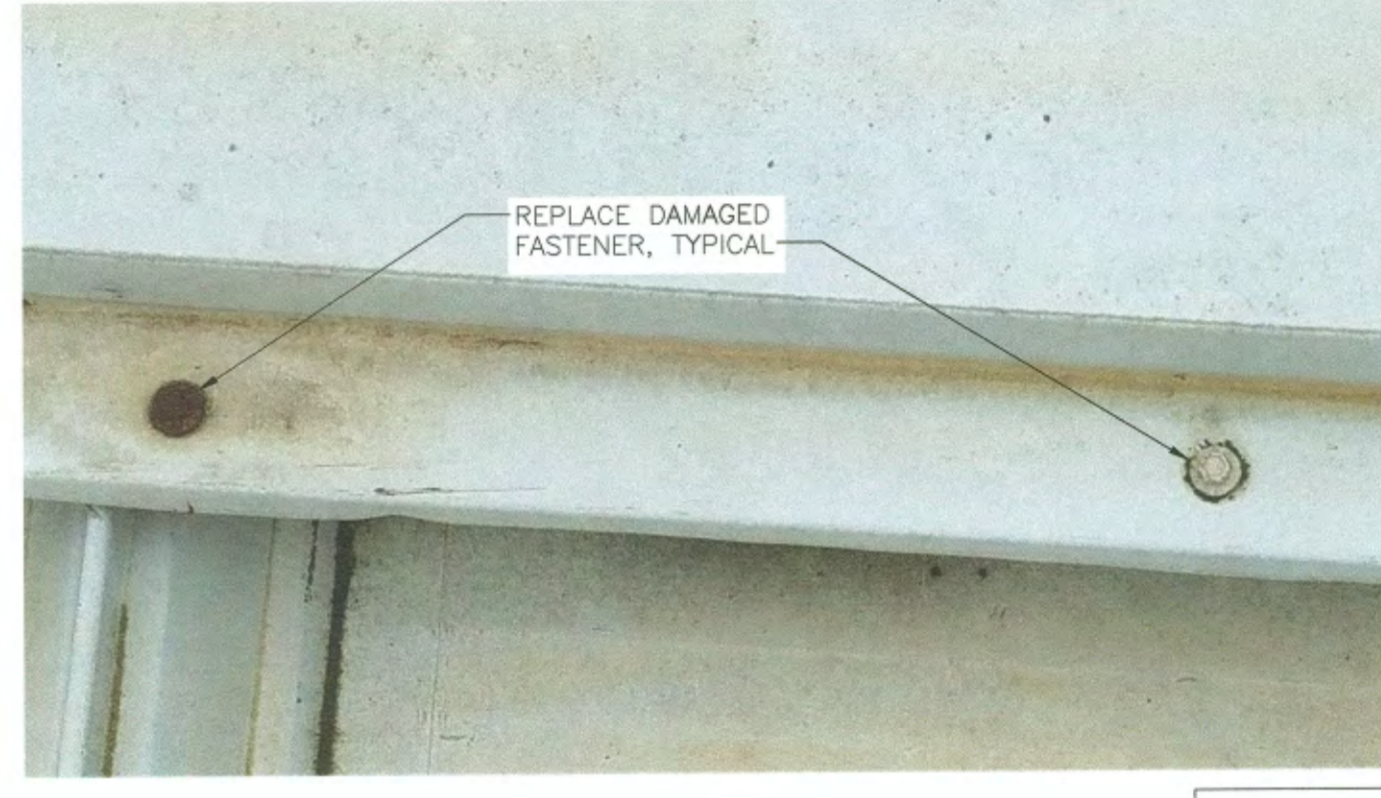
PH-2031 **13**



PH-1940 **9**



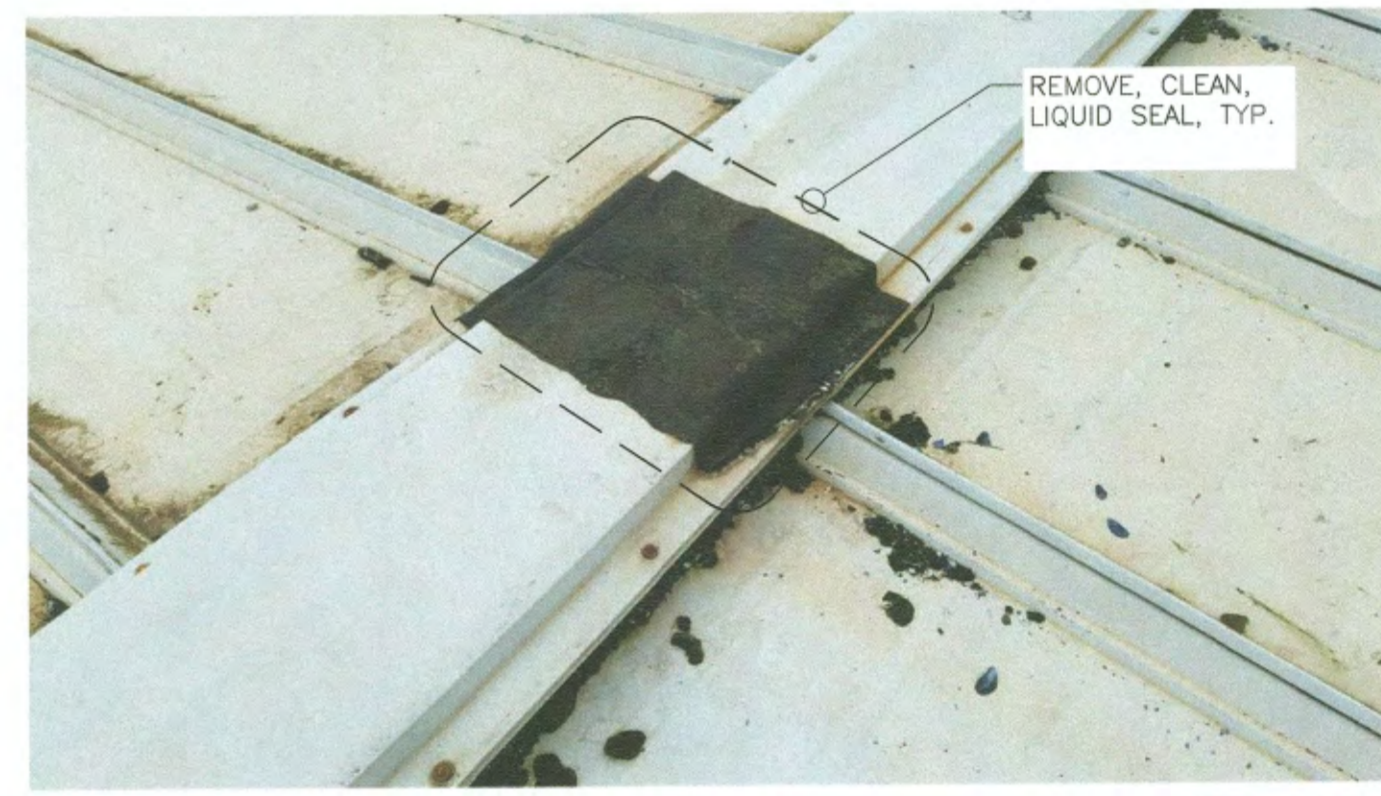
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PH-2623 **2**



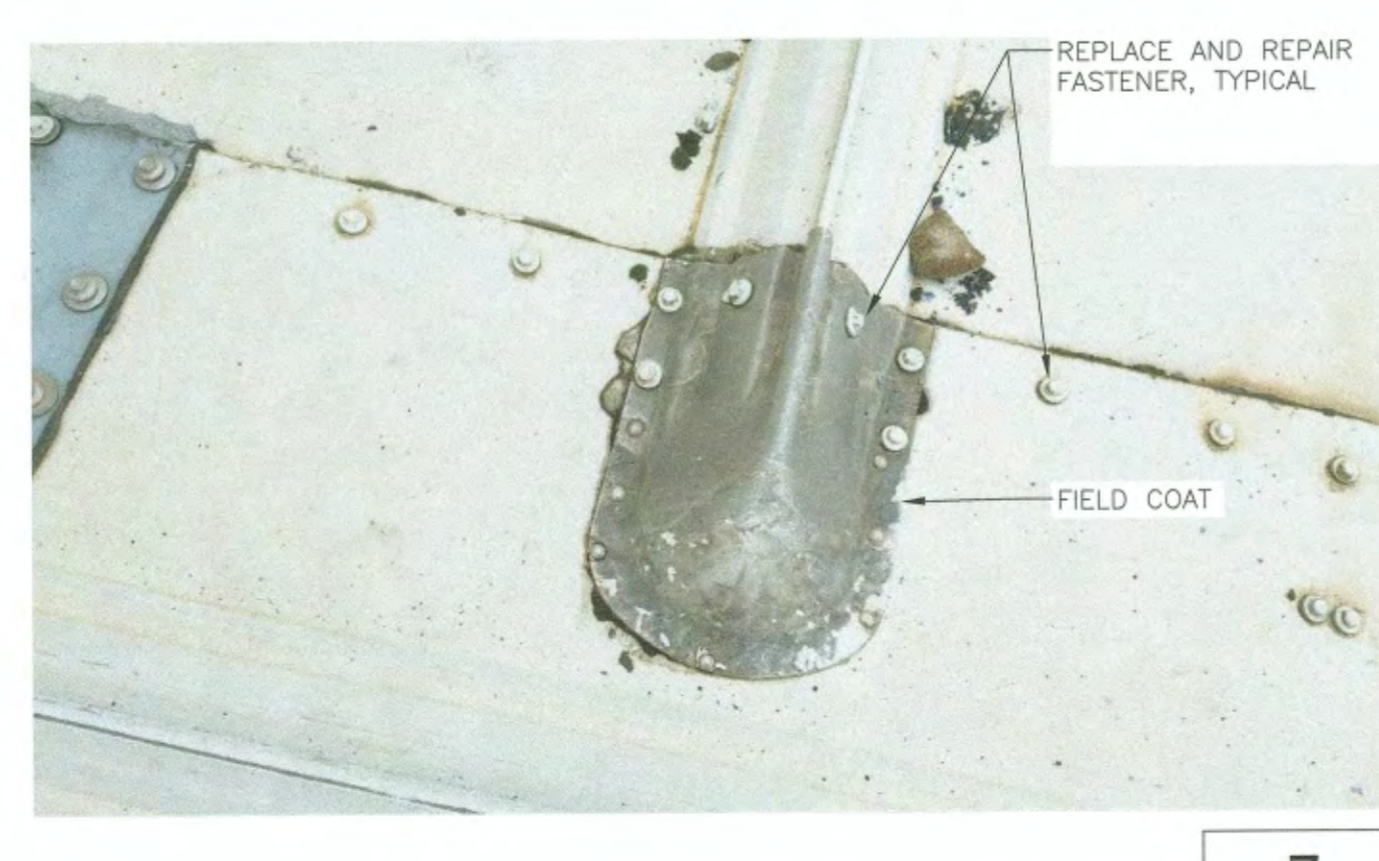
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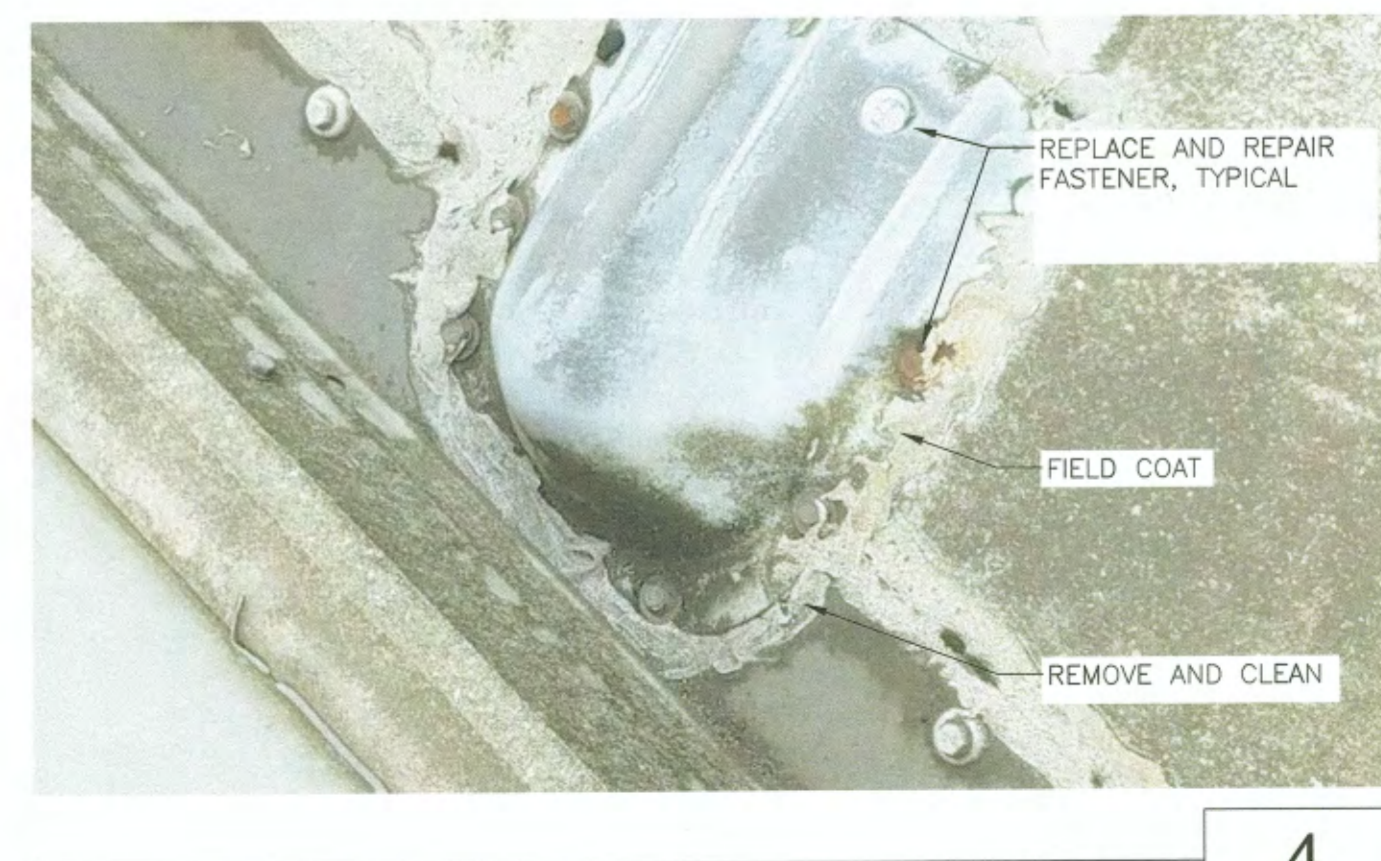
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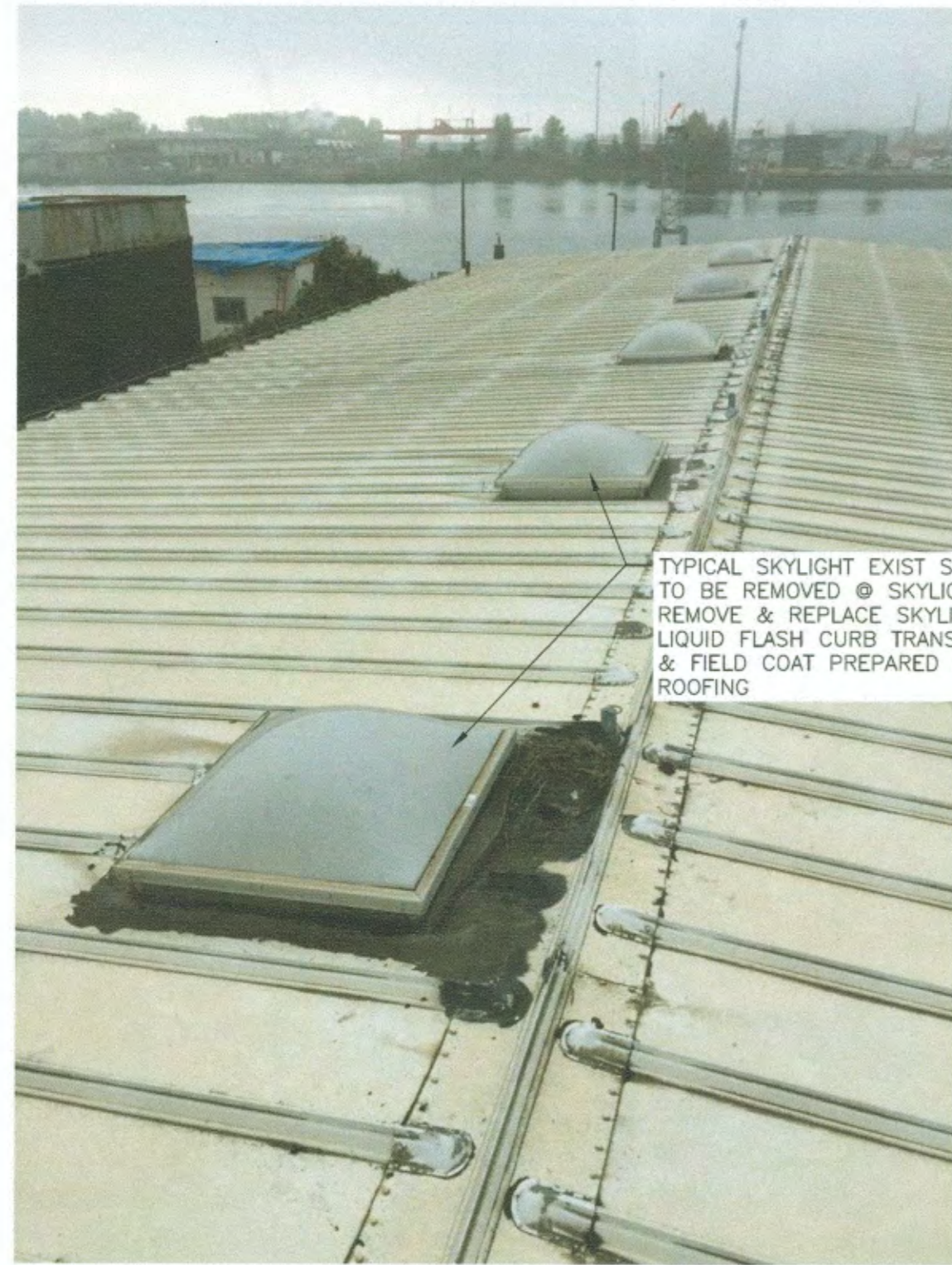


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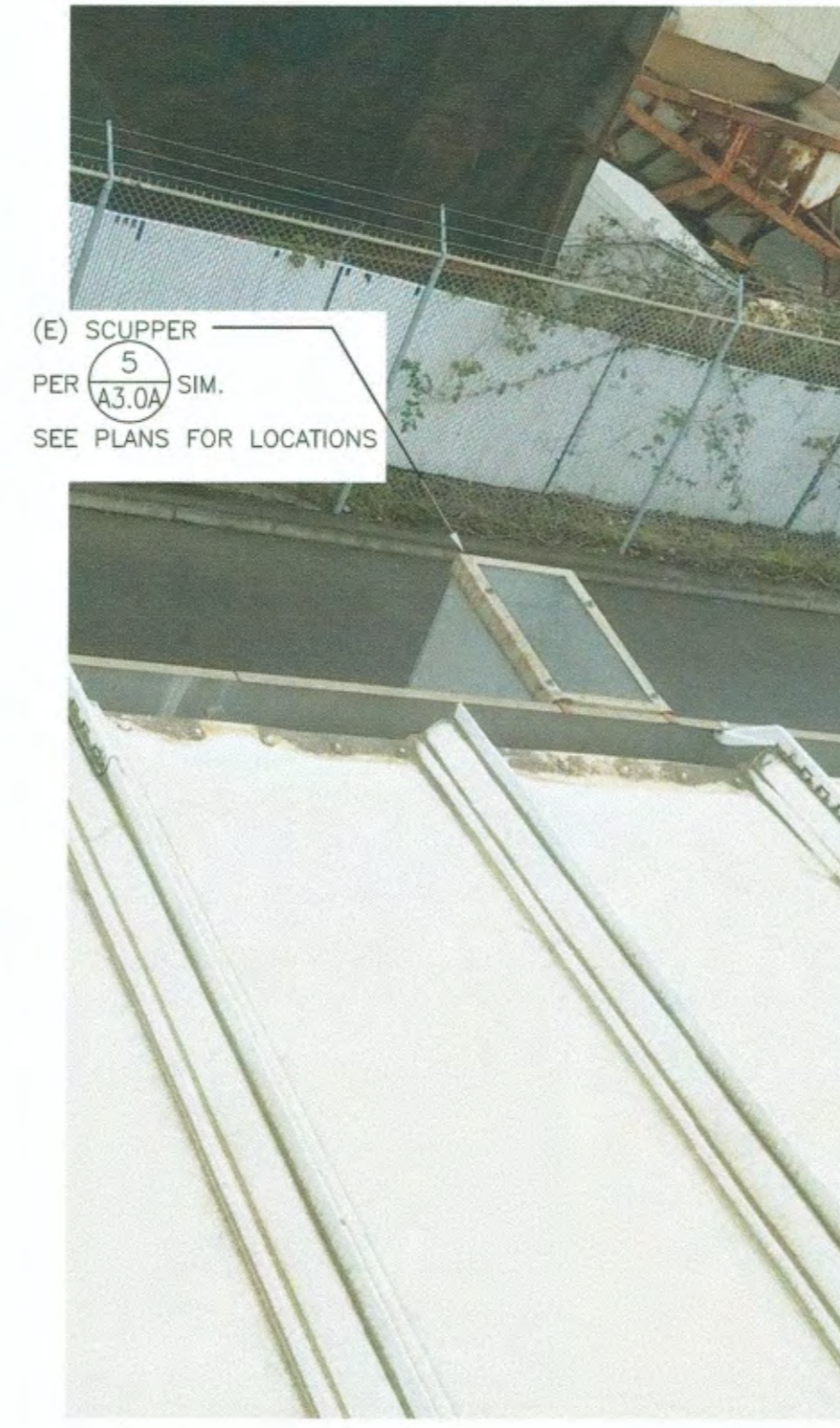
PH-3621 **4**

<p><b>6605</b></p> <p><b>A4.0A</b></p>	<p><b>TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE ROOF REPAIR</b></p> <p>PHOTOS - BUILDINGS 9, 10</p>		<p>APPROVED: <i>[Signature]</i></p>	<p>CHECKED BY: <i>[Signature]</i></p>	<p>INNOVA architects</p> <p>950 Pacific Avenue, Suite 450 Tacoma, WA 98402 253-572-4903</p>	<p>REUSE OF DOCUMENTS</p> <p>THIS DOCUMENT HAS BEEN SHOWN ELECTRONICALLY TO ALL PROJECT PARTICIPANTS AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN PERMISSION OF THE ARCHITECT. THE ARCHITECT'S LIABILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE PROJECT. THE ARCHITECT IS NOT RESPONSIBLE FOR THE PERFORMANCE OF THE PROJECT OR FOR ANY OTHER MATTER.</p>
	<p>CONT./CONS: 071099</p> <p>M. ID: 201064-01</p> <p>PHASE: BID SET</p>	<p>TOWNSHIP: **</p> <p>DATE-HRZ: **</p> <p>PARCEL: 2275200332/2275200339</p>	<p>SECTION: **</p> <p>VERT: **</p> <p>DRAWING SCALE: AS NOTED</p>	<p>DIRECTOR ENG. DATE: 4/1/19</p> <p>PRINTED BY: Chorper Apr 15, 2019</p> <p>PORT ADDRESS: ONE SITCUM PLAZA TACOMA, WA 98401-1837</p>	<p>MARK: REVISION:</p>	<p>APPR: <i>[Signature]</i></p> <p>DATE: <i>[Blank]</i></p>



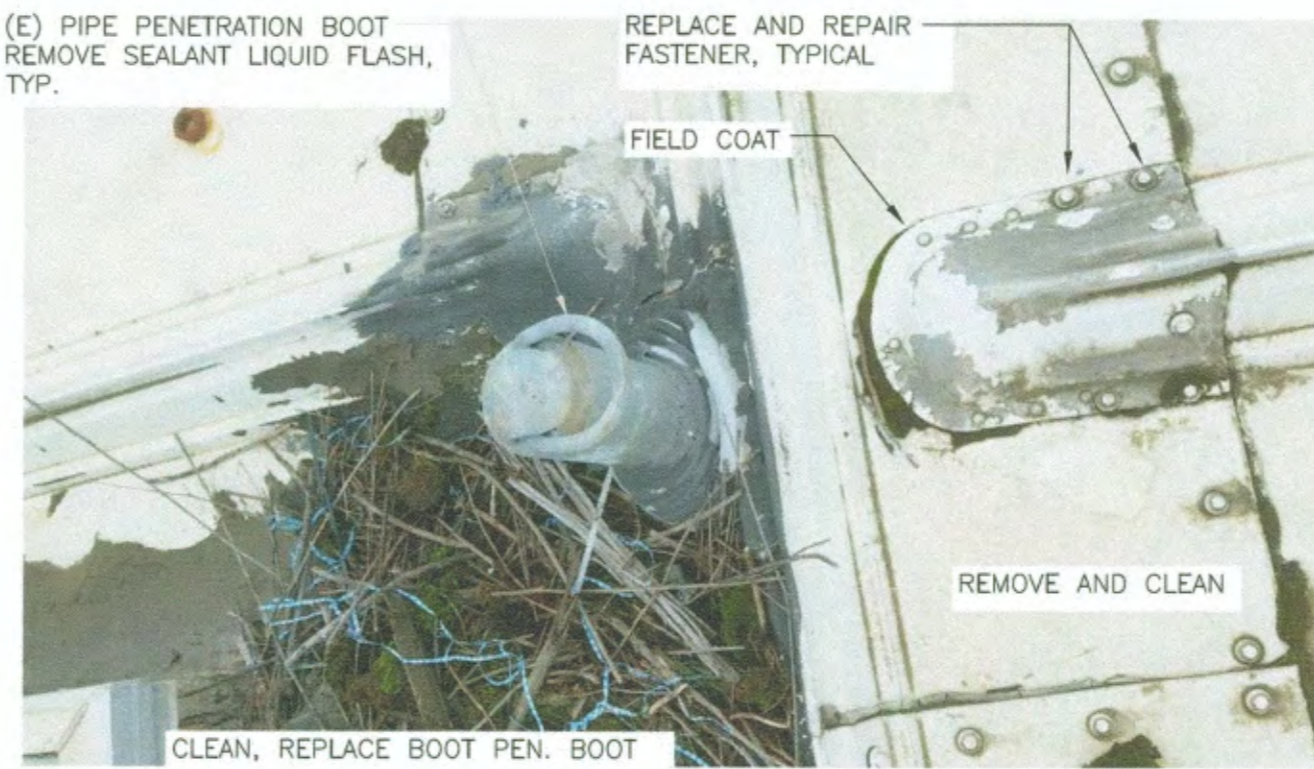
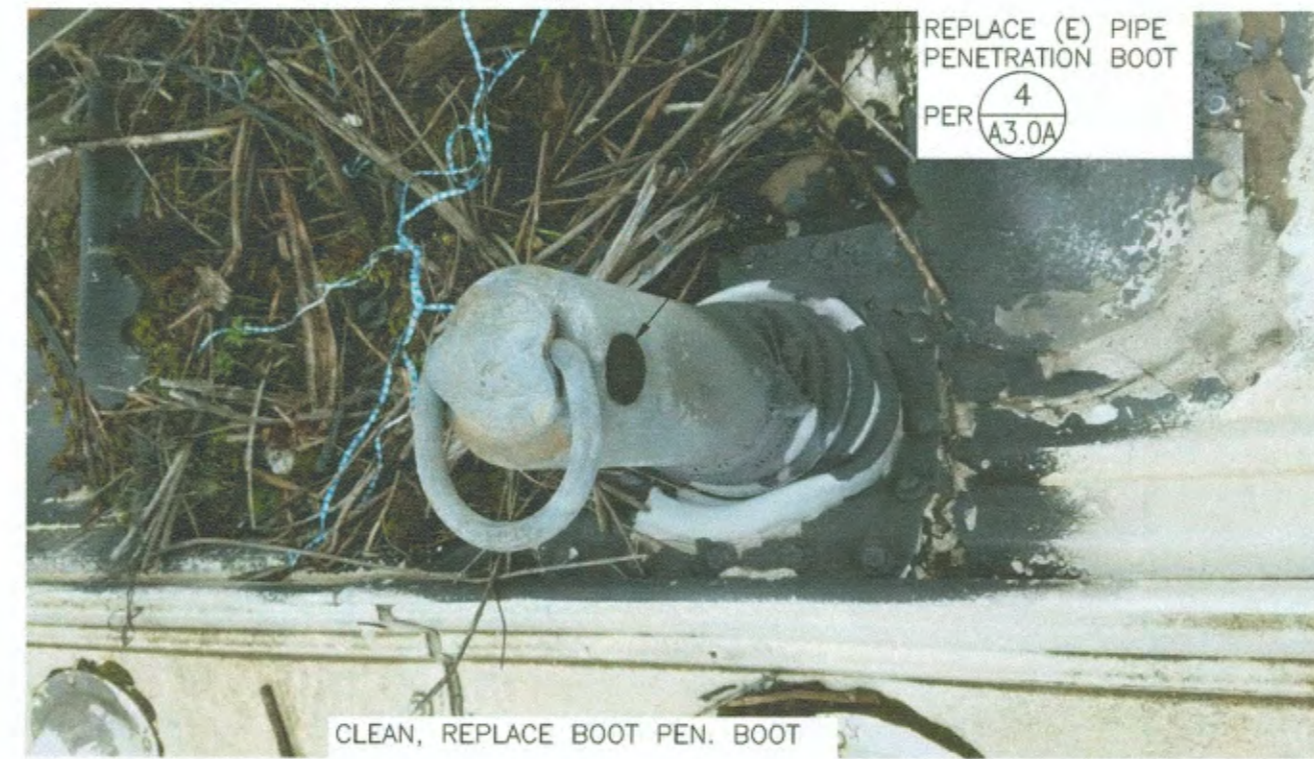
TYPICAL SKYLIGHT EXIST SEALANT TO BE REMOVED @ SKYLIGHTS, REMOVE & REPLACE SKYLIGHT, LIQUID FLASH CURB TRANSITIONS & FIELD COAT PREPARED METAL ROOFING

PH-3934 11



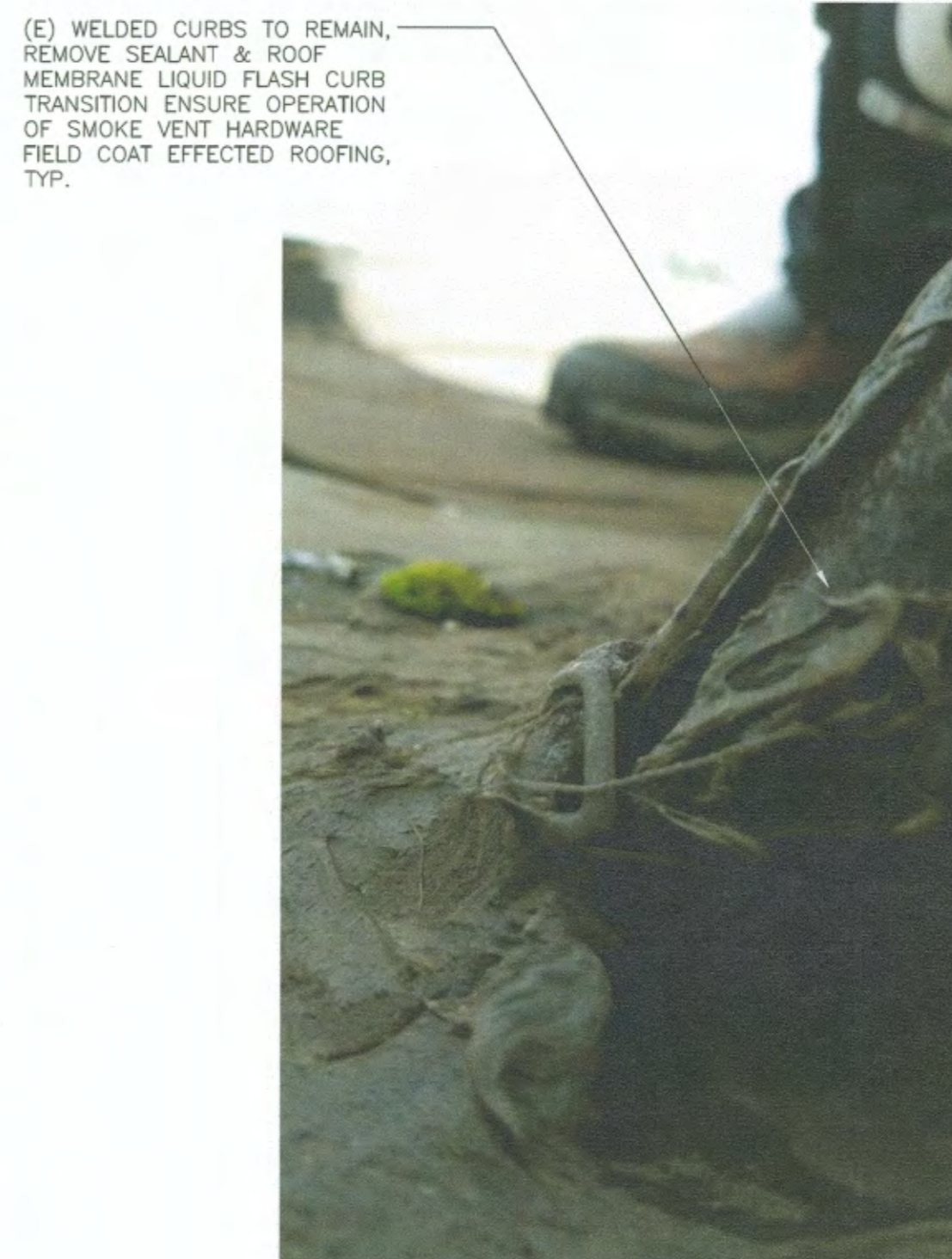
(E) SCUPPER PER 5 (A3.0A) SIM. SEE PLANS FOR LOCATIONS

PH-3732 8



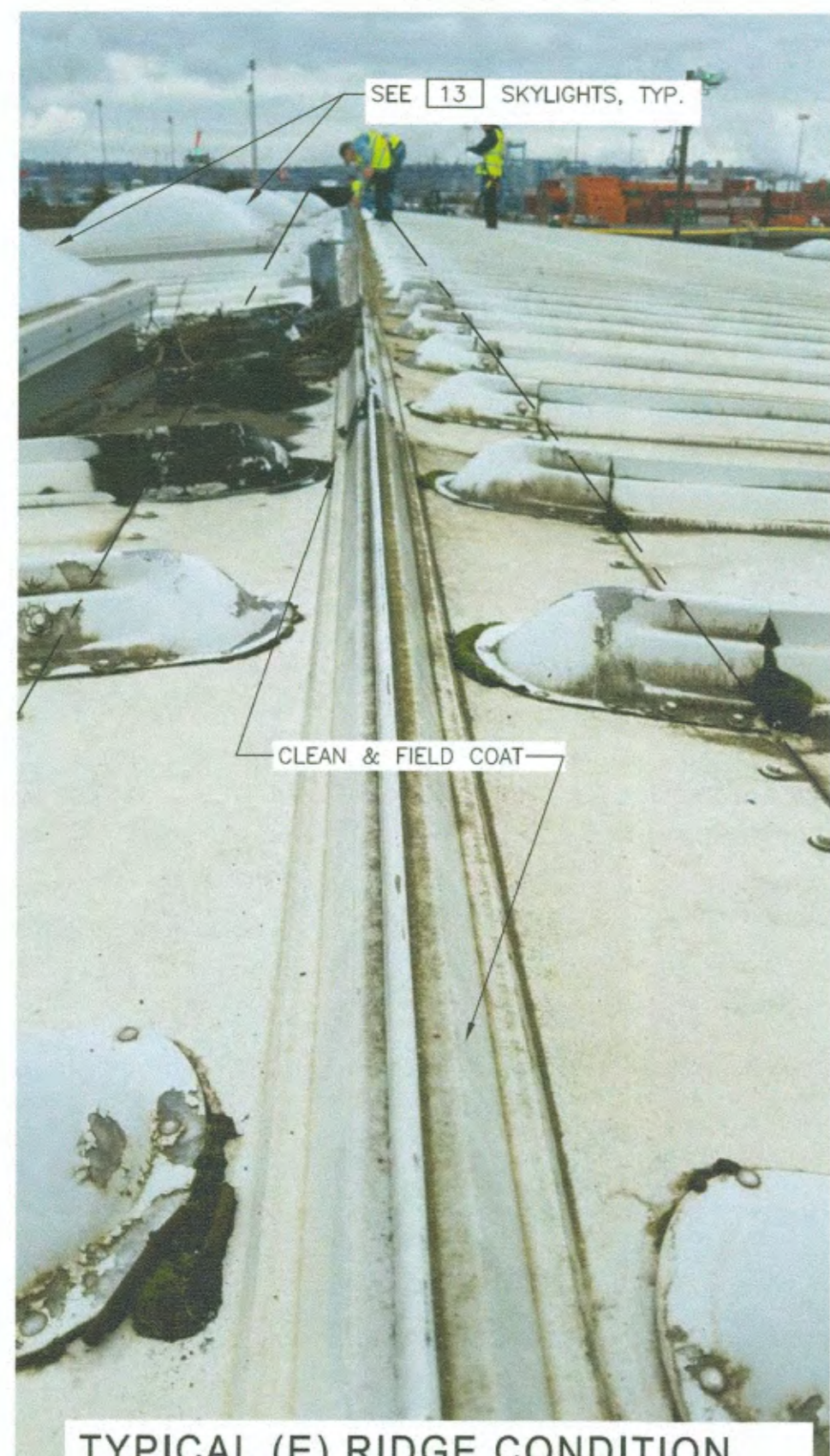
(E) PIPE PENETRATION BOOT REMOVE SEALANT LIQUID FLASH, TYP. REPLACE AND REPAIR FASTENER, TYPICAL. FIELD COAT. REMOVE AND CLEAN. CLEAN, REPLACE BOOT PEN. BOOT

PH-3426 5



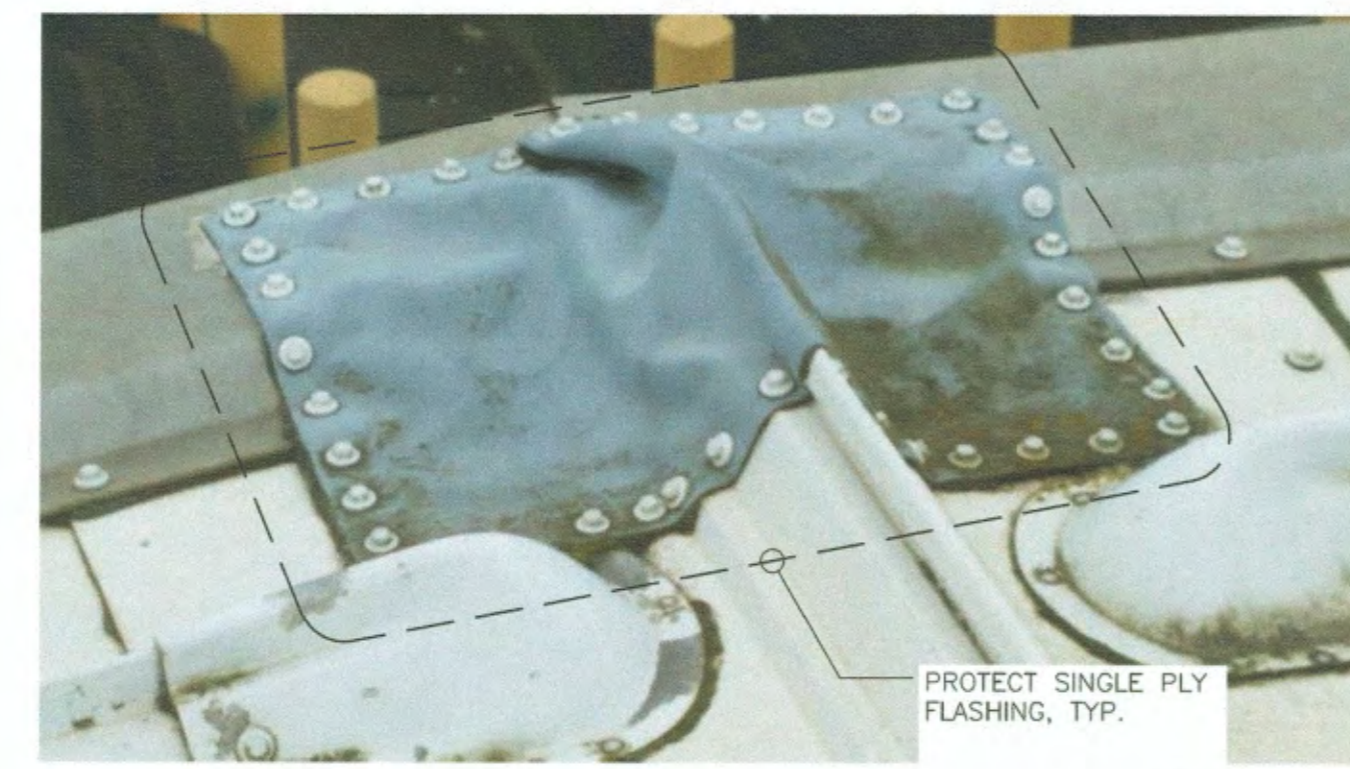
(E) WELDED CURBS TO REMAIN, REMOVE SEALANT & ROOF MEMBRANE LIQUID FLASH CURB TRANSITION ENSURE OPERATION OF SMOKE VENT HARDWARE FIELD COAT EFFECTED ROOFING, TYP.

PH-2516 1



TYPICAL (E) RIDGE CONDITION

PH-3353 12



PROTECT SINGLE PLY FLASHING, TYP.

PH-3806 9



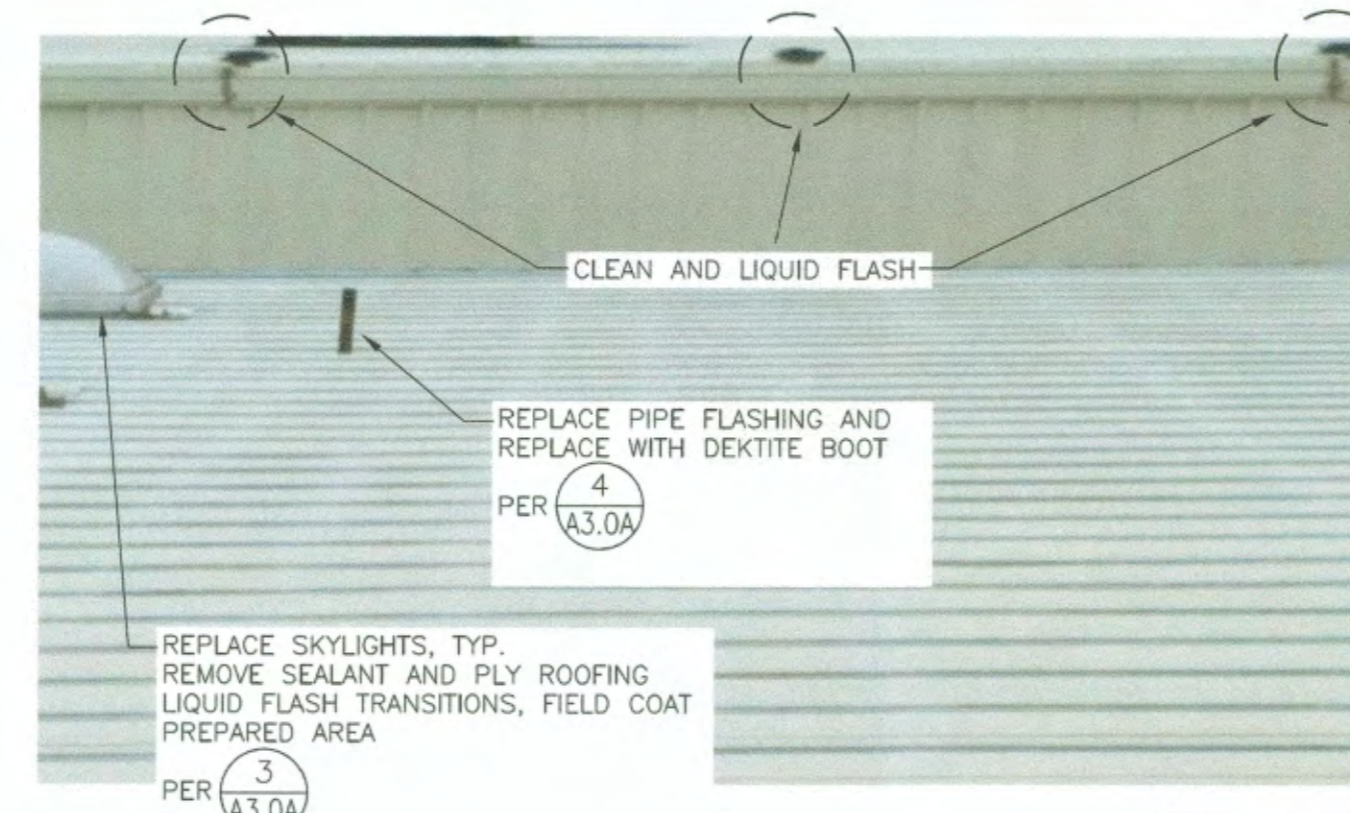
CLEAN, LIQUID FLASHING

PH-2639 6



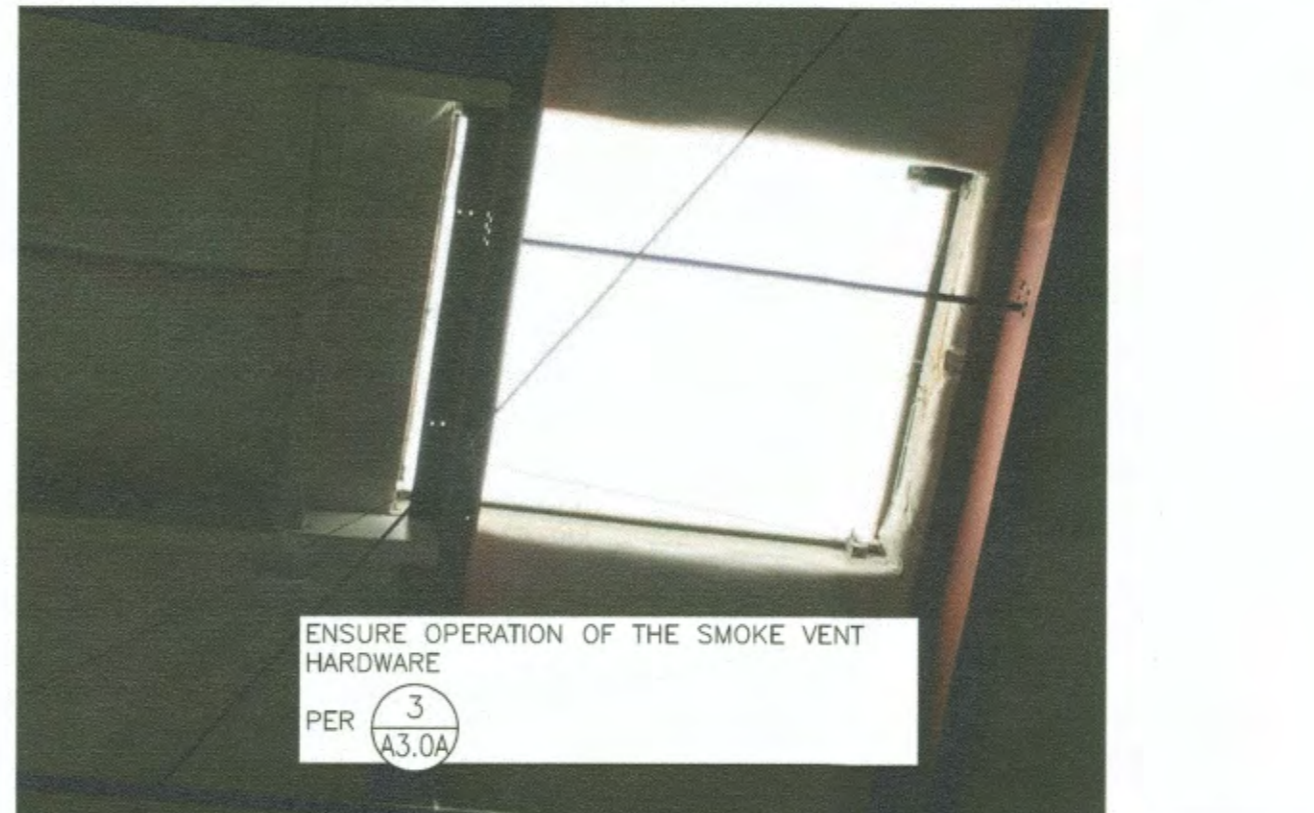
REPLACE SKYLIGHTS, TYP. REMOVE SEALANT AND PLY ROOFING LIQUID FLASH TRANSITIONS, FIELD COAT PER 3 (A3.0A). TYPICAL (E) SKYLIGHT & BITUMINOUS ROOFING TO BE REMOVED, FIELD COAT TO EXTENT OF DEMO, TYP.

PH-2136 2



CLEAN AND LIQUID FLASH. REPLACE PIPE FLASHING AND REPLACE WITH DEKITE BOOT PER 4 (A3.0A). REPLACE SKYLIGHTS, TYP. REMOVE SEALANT AND PLY ROOFING LIQUID FLASH TRANSITIONS, FIELD COAT PREPARED AREA PER 3 (A3.0A)

PH-3826 10



ENSURE OPERATION OF THE SMOKE VENT HARDWARE PER 3 (A3.0A)

PH-3951 7



REPLACE SKYLIGHTS, TYP. REMOVE SEALANT AND PLY ROOFING LIQUID FLASH TRANSITIONS, FIELD COAT PER 3 (A3.0A). REPLACE AND REPAIR FASTENER, TYPICAL. REMOVE SEALANT @ FIELD COAT

PH-2052 3

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	TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE ROOF REPAIR PHOTOS - BUILDINGS 9, 10	APPROVED: [Signature] DIRECTOR ENGR. DATE: [Blank] PROJECT ENGR. DATE: [Blank]	PRINTED BY: Charper Apr. 15, 2019 PORT ADDRESS: ONE SITCUM PLAZA TACOMA, WA 98401-1837	RANGE: ** SECTION: ** TOWNSHIP: ** DAT-HRZ: **	M. ID: 201064.01 PHASE: BID SET



CONSTRUCTION STAGING AREAS - BUILDING 3319 LINCOLN AVE

SCALE: NOT TO SCALE



6606  
**A1.0B**

CONT/CONS: 071099  
M. ID: 101284.01  
PHASE: BID SET

**TOTE MAINTENANCE BUILDINGS 9, 10  
AND 3319 LINCOLN AVE  
ROOF REPAIR**

CONSTRUCTION STAGING AREAS - BUILDING 3319 LINCOLN AVE  
TOWNSHIP: RANGE: SECTION:  
DAT-HRZ: \*\* VERT: \*\*  
PARCEL: 0321.352014 DRAWING SCALE: AS NOTED

APPROVED:

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**INNOVA**  
architects

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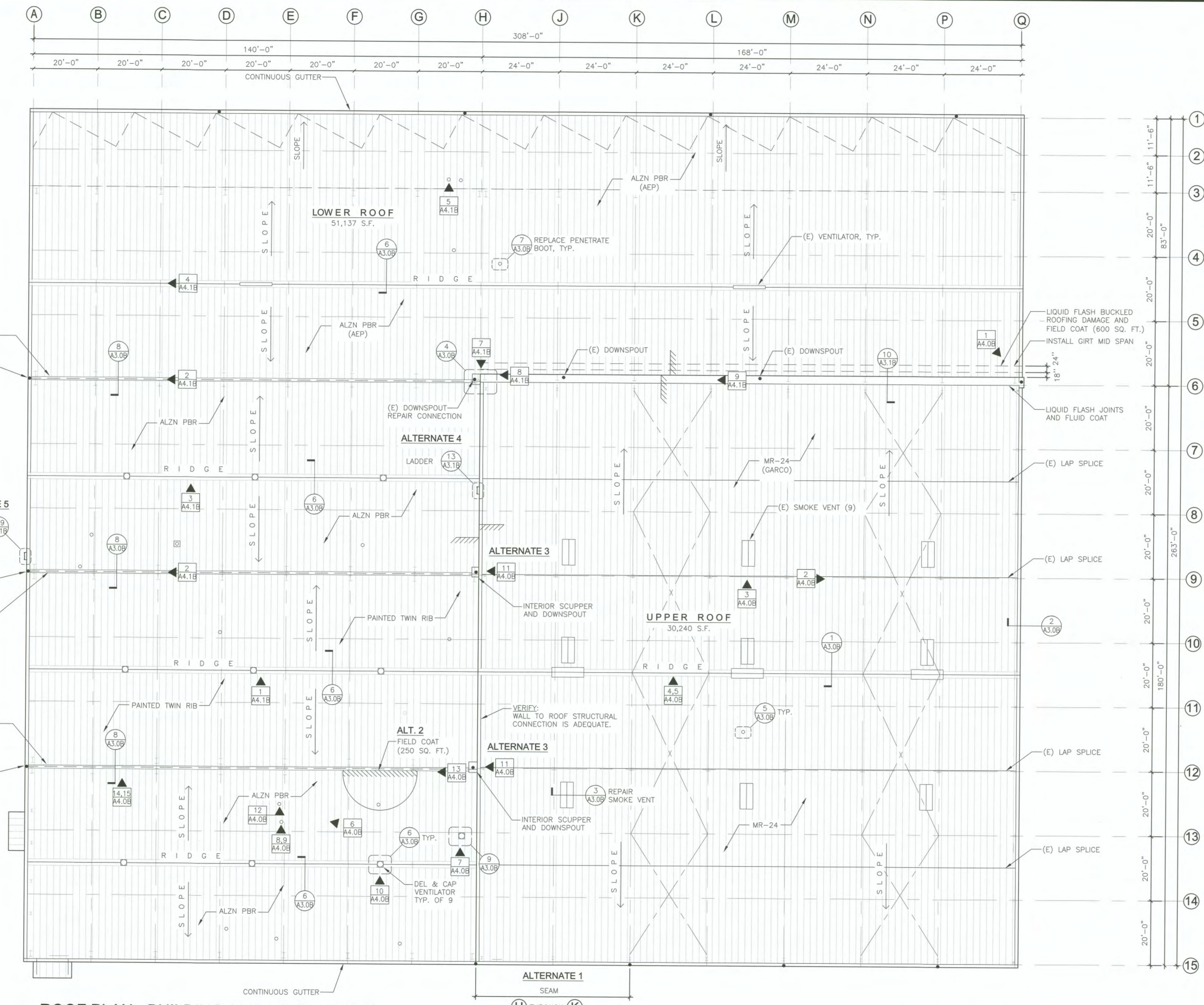


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PORT OF TACOMA FILE: P:\2018\18-046.05 Port of Tacoma Building 8 and Tote Vessel Maintenance Roof Repair Bid Documents\Drawings\01\_Arch\18-046.05-A2.0 - ROOFPLAN



ROOF PLAN - BUILDING 3319 LINCOLN AVE

SCALE: 1/16" = 1'-0"

**ROOF PLAN NOTES**

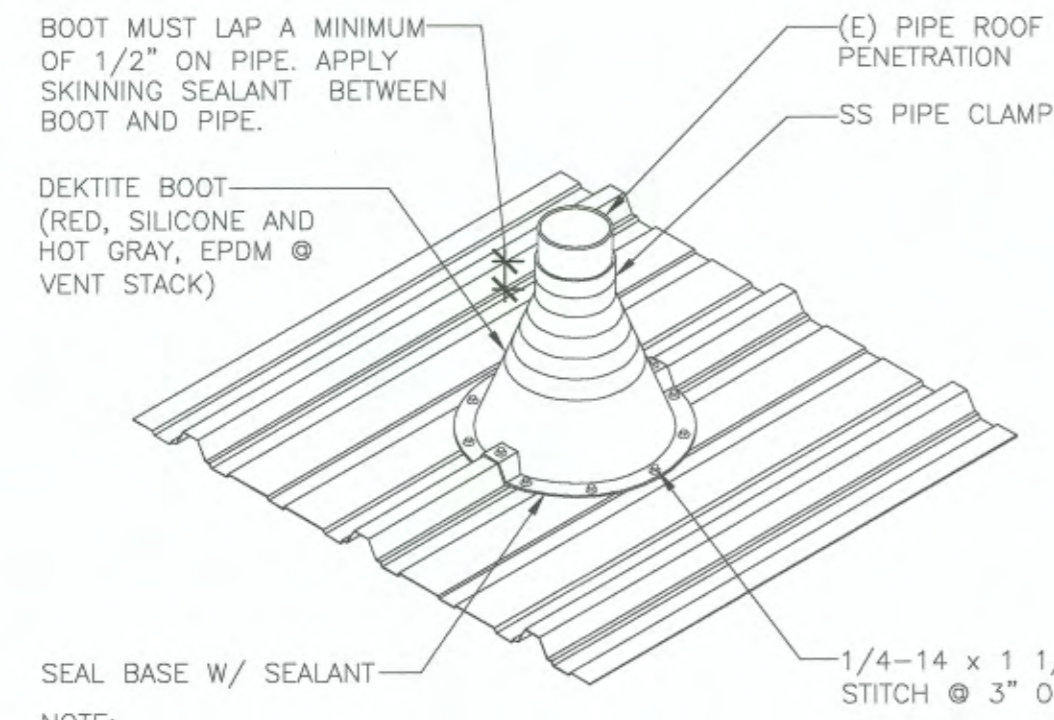
- CLEAN LOWER ROOF ESTIMATED 15% AT 51,137 S.F.
- VERIFY INTEGRITY & CLEAN TITE LINES

**GENERAL NOTES**

- MAINTAIN FUNCTIONALITY OF ROOFTOP MECHANICAL EQUIPMENT OR RELATED ROOF PENETRATION TO THE MAXIMUM EXTENT POSSIBLE THROUGHOUT RE-ROOFING OPERATIONS.
- FIELD VERIFY ALL EXISTING CONDITIONS AND CONNECTION POINTS PRIOR TO STARTING WORK. CONTRACTOR SHALL COORDINATE ALL PORTIONS OF THE WORK AS DESCRIBED IN THE CONTRACT DOCUMENTS. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND RELATIONS TO OTHER WORK. NOTIFY ENGINEER FOR RESOLUTION OF ALL DISCREPANCIES OR CONFLICTS PRIOR TO EXECUTION OF THE WORK.
- ALL WORK SHALL COMPLY WITH THE FOLLOWING INCLUDING CITY OF TACOMA AMENDMENTS AS APPLICABLE:
  - 2015 INTERNATIONAL EXISTING BUILDING CODE (IEBC)
  - 2015 INTERNATIONAL MECHANICAL CODE (IMC)
  - 2015 INTERNATIONAL FIRE CODE (IFC)
  - 2015 WASHINGTON STATE BUILDING CODE, FIRE CODE & ENERGY CODE INCLUDING AMENDMENTS
- ALL REFERENCES TO OTHER STANDARDS AND CODES SHALL BE THE LATEST EDITION, UNO
- NO PERMITS ARE ANTICIPATED, PROJECT IS FOR REPAIR AND MAINTENANCE REPLACING LIKE FOR LIKE, UNO
- DO NOT SCALE DRAWINGS.
- MAINTAIN CLEAR EXIT PATHS TO REQUIRED MEANS OF EGRESS.
- PROTECT ALL WORK SCHEDULED TO REMAIN.
- PROTECTION: PROJECT BUILDING WILL BE OCCUPIED AND OPERATIONAL DURING THE CONTRACT PERIOD. CONTRACTOR IS RESPONSIBLE TO PROTECT PEOPLE AND PROPERTY. PROTECT BUILDING, EQUIPMENT, PAVING, VEHICLES, PEDESTRIANS AND TENANT OPERATIONS FROM ROOFING OPERATIONS INCLUDING DUST, DEBRIS, PAINT ETC. SEAL OFF OPENINGS, AND AREAS DURING OPERATIONS THAT WOULD ALLOW DUST, WATER INFILTRATION, FALLING OBJECTS, OR ANY OTHER ENVIRONMENTAL CONTAMINANT TO ENTER THE BUILDING OR EFFECT OUTDOOR OPERATIONS. CONTRACTOR TO USE ALL APPROPRIATE DUST CONTROL MEASURES. COORDINATE DUST CONTAINMENT MEASURES WITH ENGINEER PRIOR TO INITIATING WORK. PROTECT ADJACENT AREAS WHERE THERE IS NO WORK TO BE PERFORMED. PROJECT WORK IN PROGRESS OR FINISHED WORK DURING OTHER CONTRACT TASKS. LEAVE PROTECTION IN PLACE AS MUCH AS PRACTICABLE UNTIL PUNCH LIST. COORDINATE WITH ENGINEER FOR SAFETY NOTICES AND PROCEDURES THAT WOULD AFFECT THE TENANT.
- PROVIDE MAINTENANCE, CLEANING AND VERIFY INTEGRITY OF EXIST GUTTER, DOWN SPOUTS, AND STORM DRAIN/TITE LINE. USING A VACTOR TRUCK OR EQUIVALENT, REMOVE ANY FOREIGN DEBRIS, SILT, DIRT, AND ROOTS TO RESTORE ORIGINAL FLOW. CAMERA VERIFY LINES ARE FLOWING FREE AND CLEAR. INTACT, UNBROKEN NO. COLLAPSED BETWEEN THE DOWNSPOUT AND SITE WATER TREATMENT, DETENTION OR DISCHARGE POINT. IF A FOREMENTIONED STRUCTURE LIES PRIOR TO DISCHARGE, VISUALLY INSPECT AND INFORM ENGINEER OF ANY MAINTENANCE REQUIRED, NOT CAUSED BY ACTIVITIES ASSOCIATED WITH ROOF REPAIRS.
- CLEAN, REMOVE SEALANT/PATCHING: REMOVE ALL FOREIGN DEBRIS, AND EXIST. ROOF REPAIRS, INCLUDING BUT NOT LIMITED TO: ASPHALTIC OR TAR BASED REPAIRS AND ASSOCIATED MEMBRANES, FLEXIBLE FLASHING TAPE, EXPOSED SEALANTS AND MASTICS, AND OTHER REPAIR SYSTEMS NOT LISTED, DOWN TO METAL ROOF PANEL. PREPARE THE METAL PANELS PER MANUFACTURERS RECOMMENDATIONS FOR LIQUID FLASHING OR FIELD COAT SYSTEM. REMOVING LOOSE DEBRIS, PAINT, RUST, AND CONTAMINANTS. CONTRACTOR IS RESPONSIBLE FOR THE SAFE COLLECTION AND LAWFUL DISPOSAL OF ALL DEBRIS, DUST, CLEANING AGENTS, METAL PREPARATION, AND WATER GENERATED DURING PREPARATION OF METAL SURFACES. DISCHARGE NOTHING TO ANY STORM OR SEWER SYSTEM ON SITE. PROVIDE ENGINEER WITH ANY REPORT, TESTING, OR CERTIFICATION SHOWING COMPLIANCE WITH LAWFULL DISPOSAL OF AFOREMENTIONED PRODUCTS AND BYPRODUCTS, PER PORT OF TACOMA STANDARDS.
- FLASHINGS & COPINGS: ALL FLASHINGS AND COPINGS SHALL BE ASSEMBLED PER SMACNA. SHEET STOCK SHALL BE 24GA STAINLESS STEEL UNO. ROOFING PANELS PER SPECIFICATIONS. ALL CUSTOM SHEET METAL AND IRONWORK WILL REQUIRE SHOP DRAWING SUBMITTALS.
- FASTENERS: ALL FASTENERS SHALL BE GALVANIZED AND PAINTED, SELF-TAPPING TEK SCREWS, WITH UV STABILIZED EPDM WASHERS, AS RECOMMENDED BY THE MANUFACTURER, OR TRADE/INDUSTRY GUIDELINES, UNO. REPLACE EXISTING FASTENERS WITH THE SAME LENGTH, TWO SIZES IN WIDTH LARGER. FOR ALL OTHER TYPES OF FASTENERS, MEET SMACNA REQUIREMENTS.
- ALL WOOD (IF ANY) USED IN THE WORK SHALL BE FIRE-TREATED.

6606 <b>A2.0B</b>		TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE ROOF PLAN - BUILDING 3319 LINCOLN AVE	
CONT/CONS: 071099 M. ID: 101284-01 PHASE: BID SET	TOWNSHIP: DAT-HRZ: ** PARCEL: 0321352014	RANGE: ** VERT: ** SECTION: DRAWING SCALE: AS NOTED	PRINTED BY: Charbor Apr 15, 2019 PORT ADDRESS: ONE SITCUM PLAZA TACOMA, WA 98401-1837
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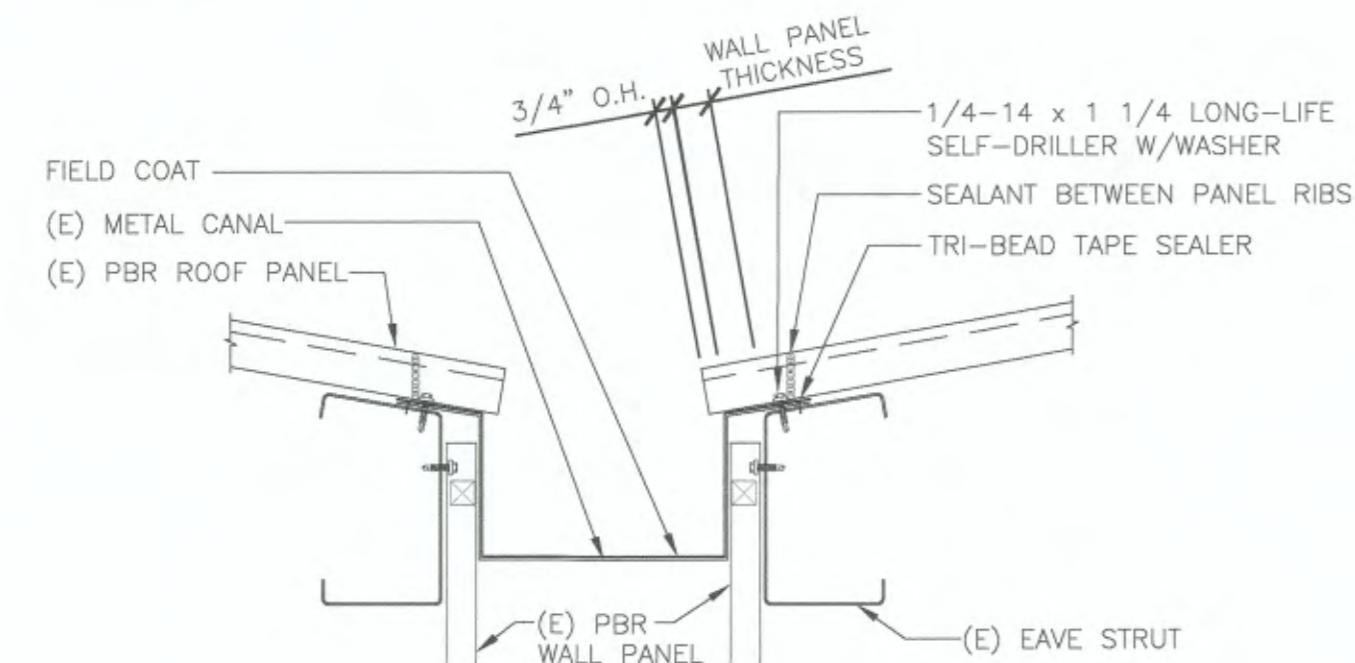
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NOTE:  
PIPE MUST BE SUPPORTED TO PREVENT VERTICAL OR LATERAL MOVEMENT

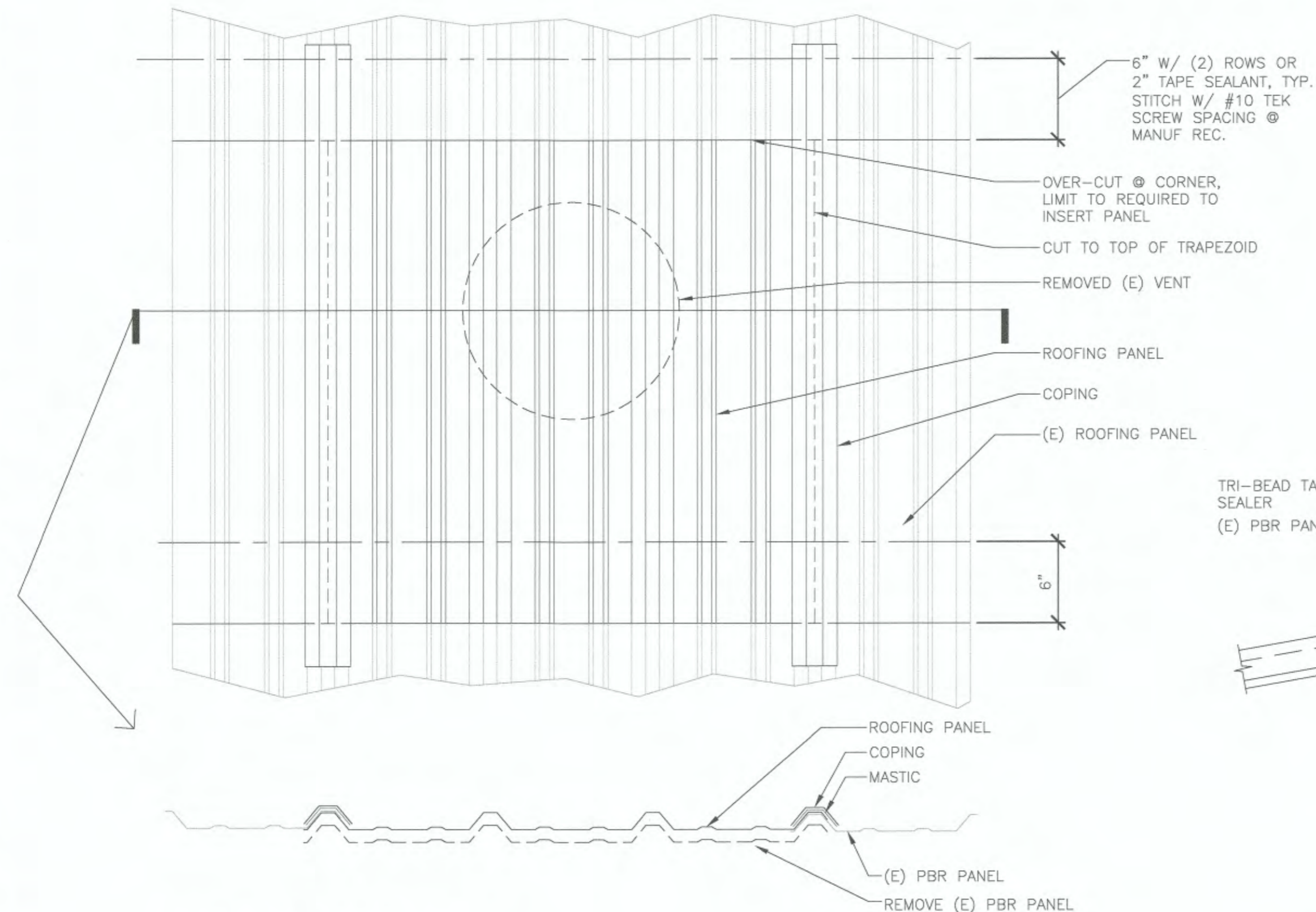
**BOOT @ PBR ROOF PANEL**

3" = 1'-0" RO-09B A2.0B A3.0B



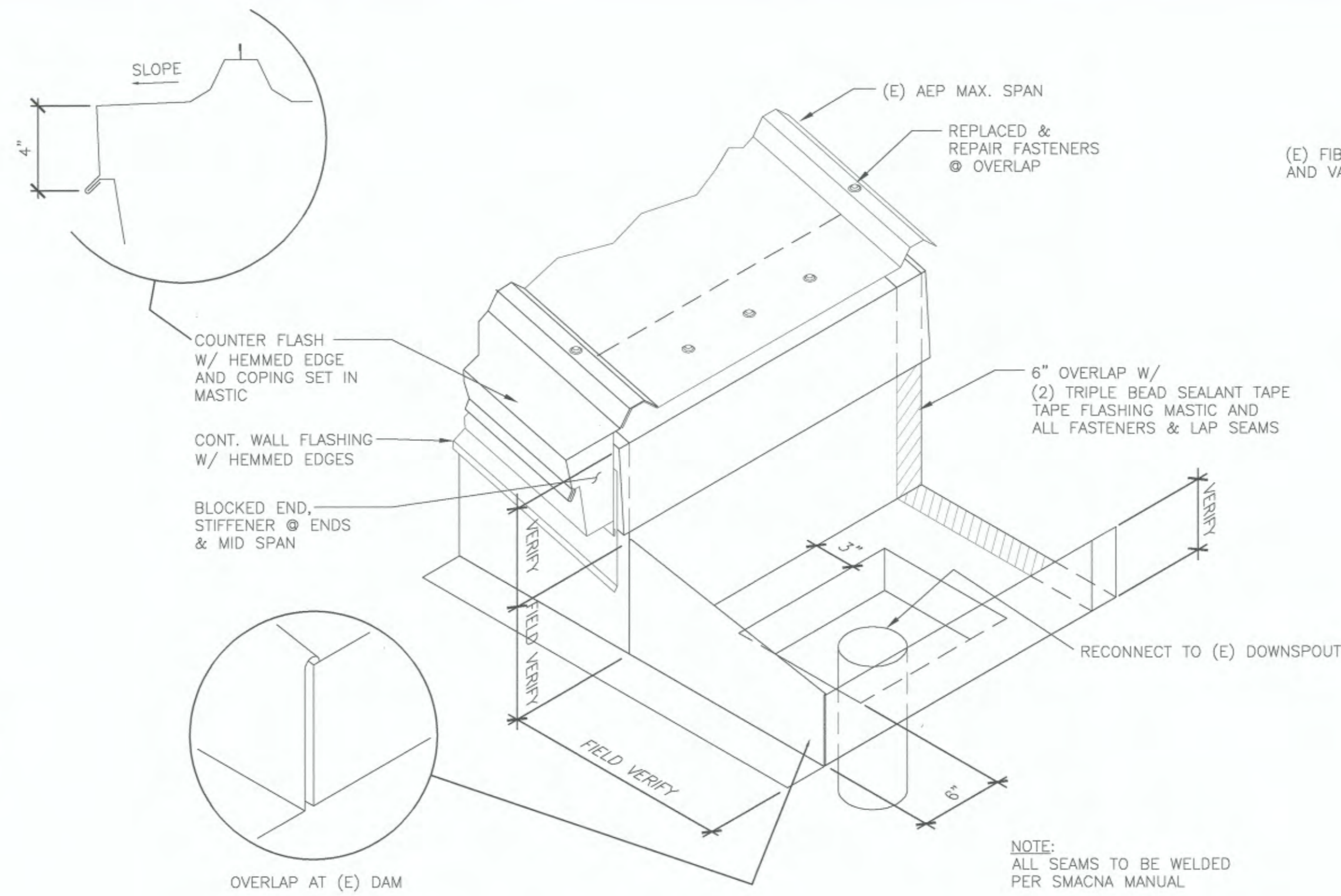
**INTERIOR GUTTER @ PBR ROOFS**

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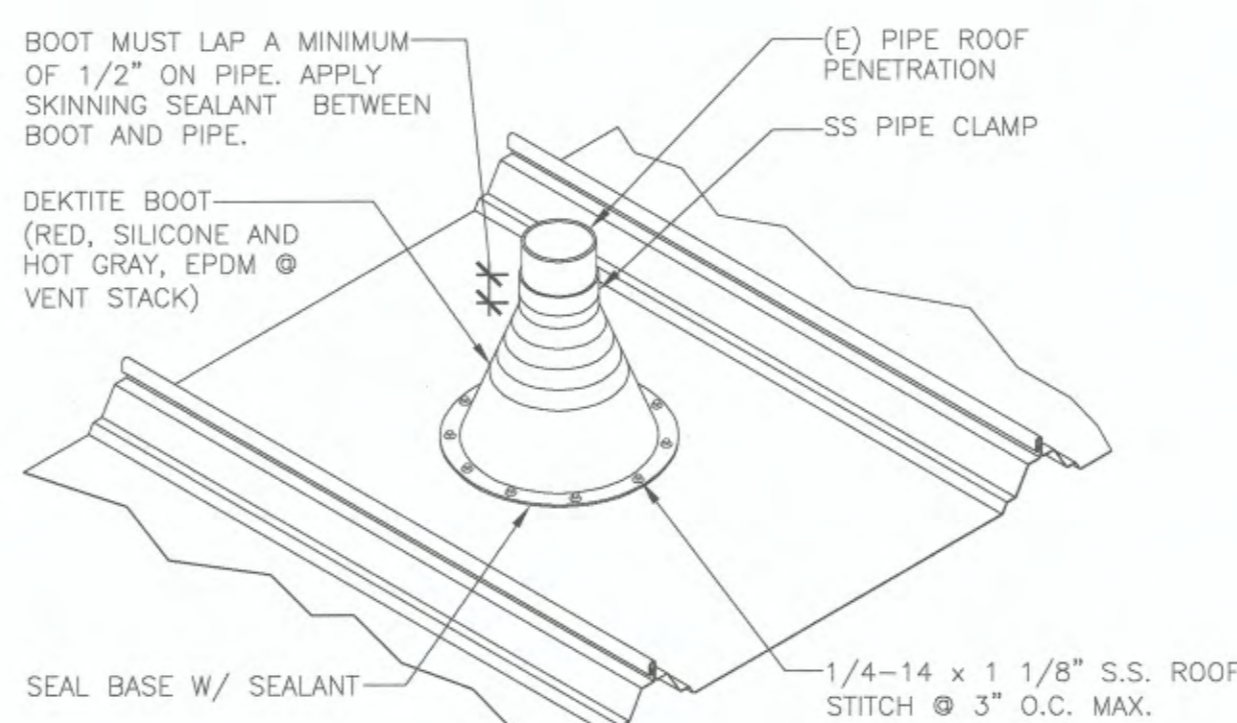
**REPLACE PBR PANEL**

1 1/2" = 1'-0" RO-15B A2.0B A3.0B



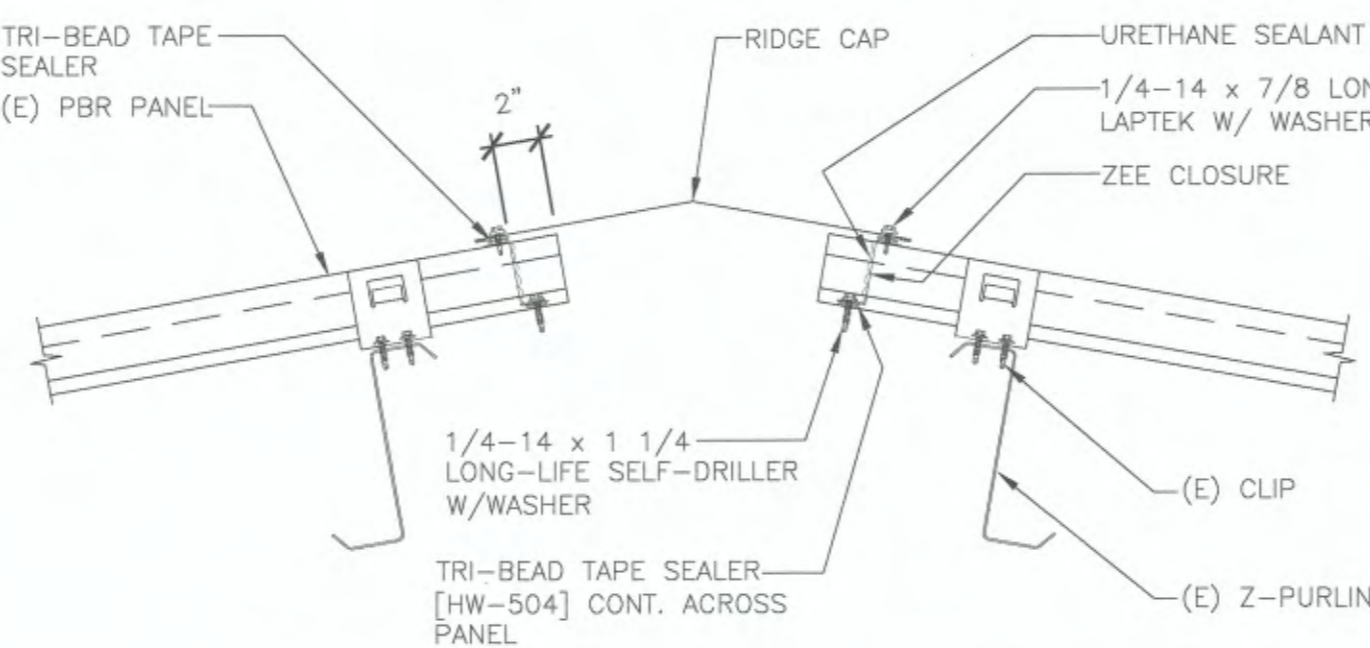
**CORNER SCUPPER**

1 1/2" = 1'-0" RO-03B A2.0B A3.0B



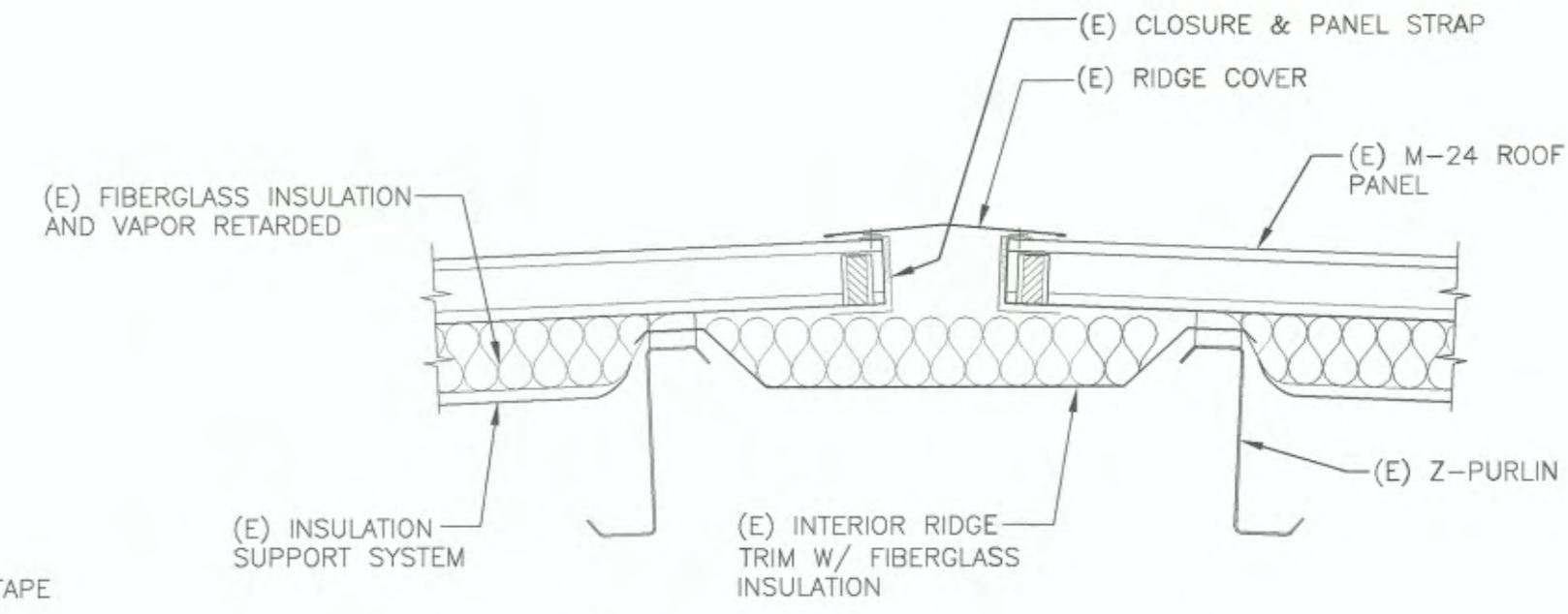
**BOOT @ M-24 ROOF PANEL**

3" = 1'-0" RO-08B A2.0B A3.0B



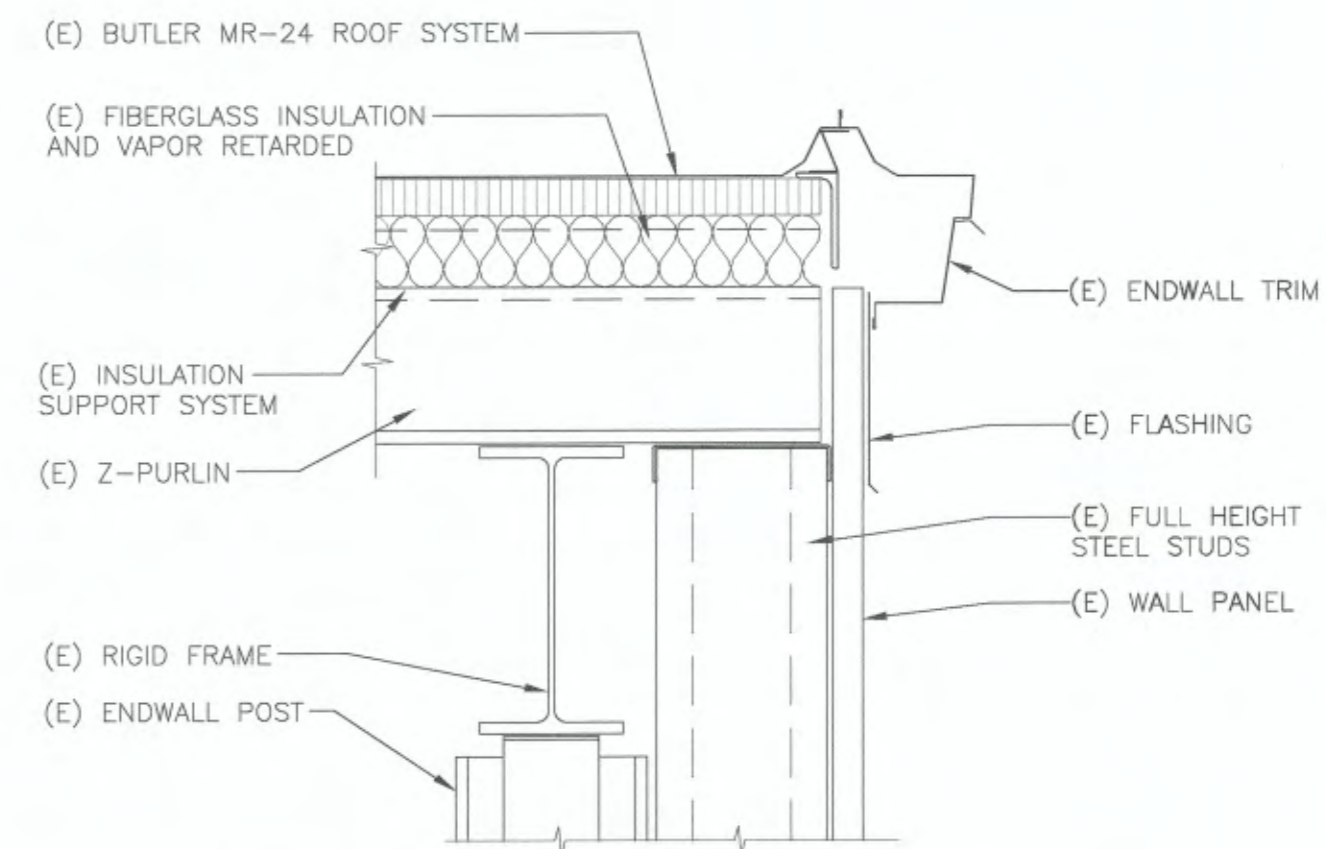
**RIDGE CAP @ PBR ROOF**

1 1/2" = 1'-0" RO-07B A2.0B A3.0B



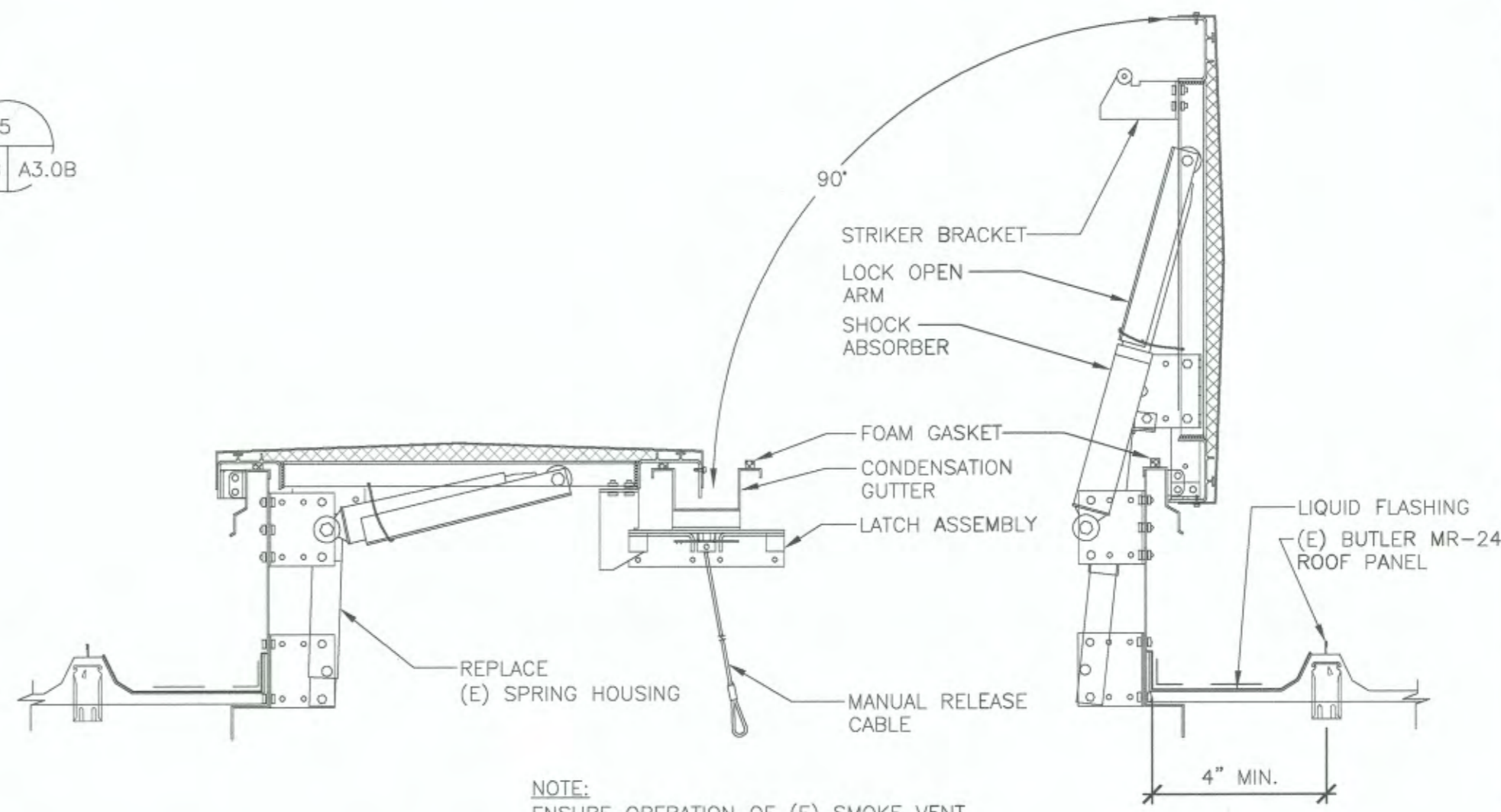
**RIDGE CAP M-24 ROOF**

1 1/2" = 1'-0" RO-01B A2.0B A3.0B



**GABLE @ M-24 ROOF**

1 1/2" = 1'-0" RO-02B A2.0B A3.0B



**(E) SMOKE VENT @ M-24 ROOF**

1 1/2" = 1'-0" RO-05B A2.0B A3.0B

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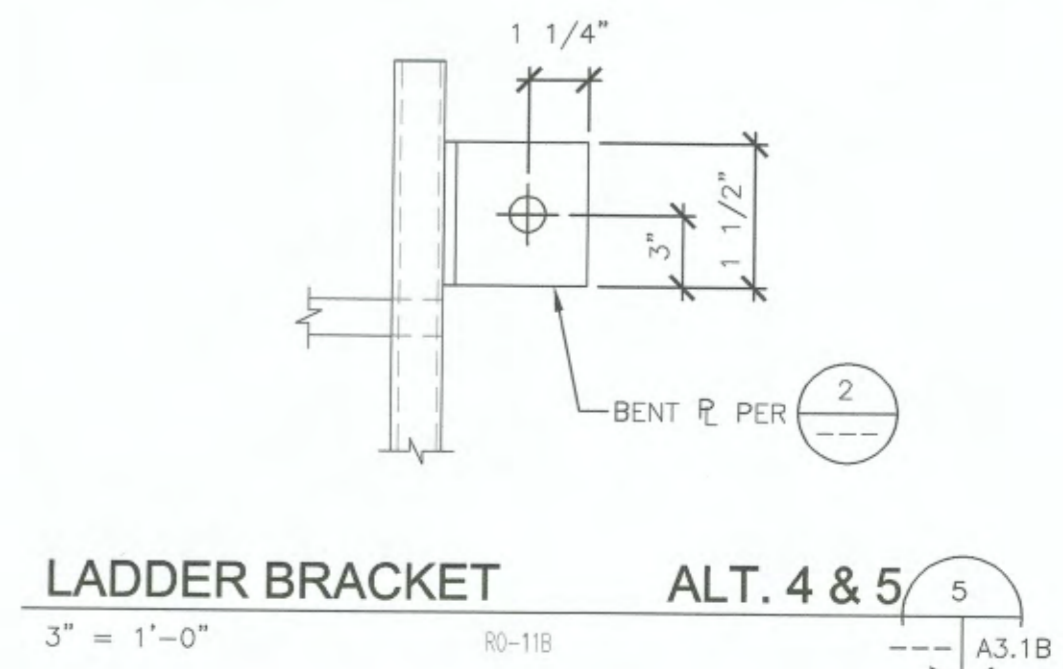
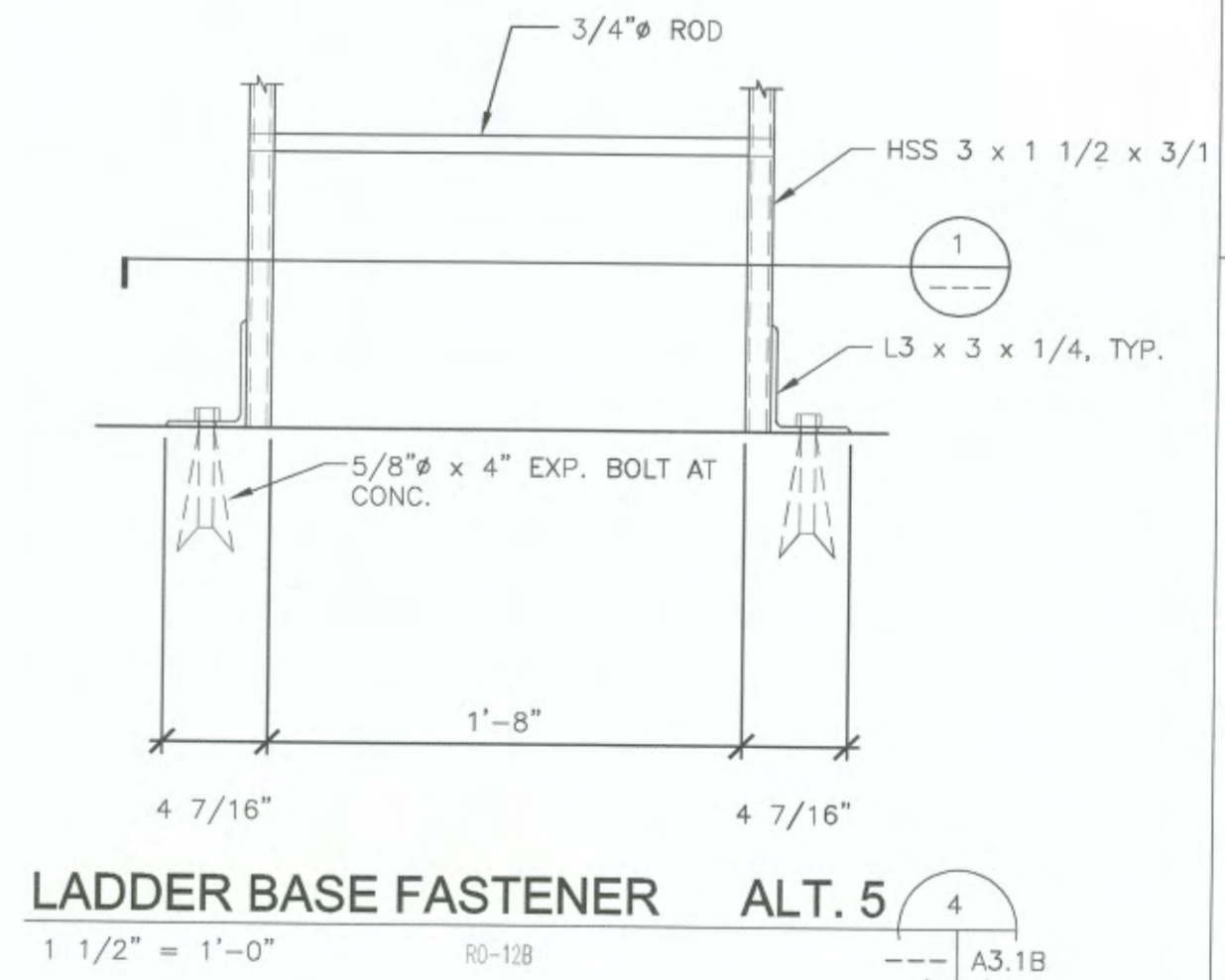
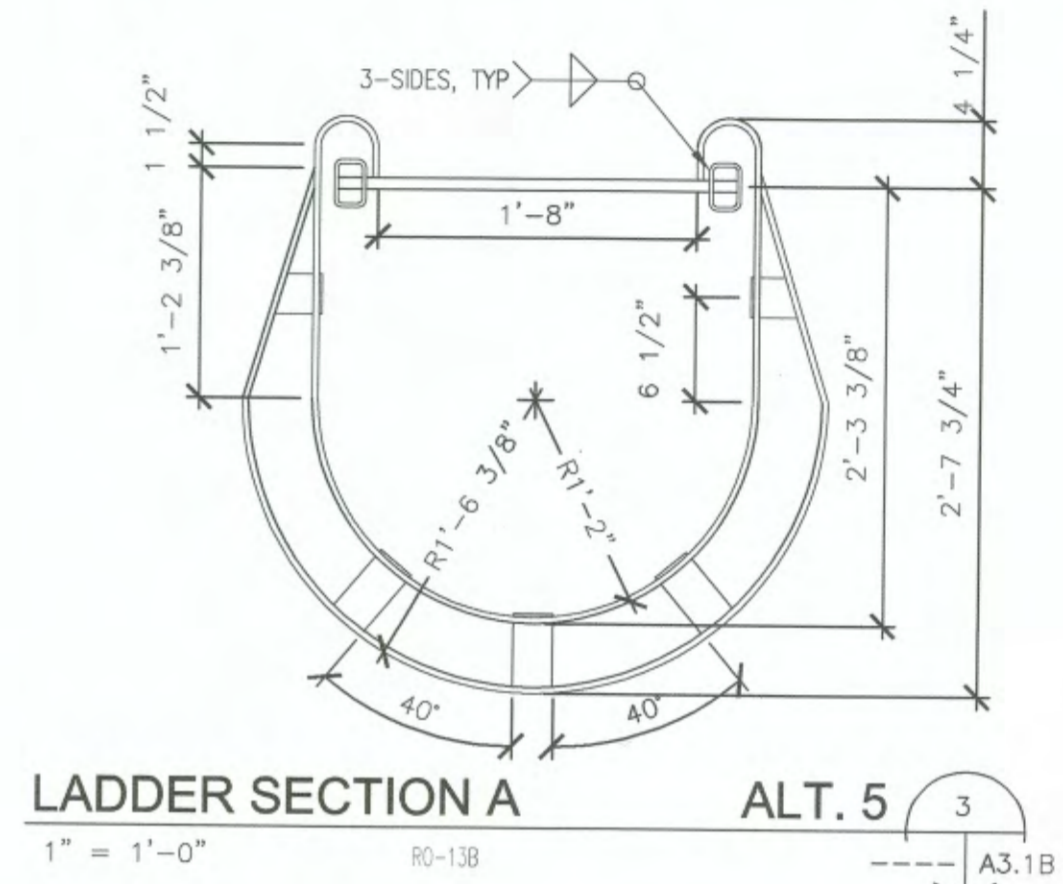
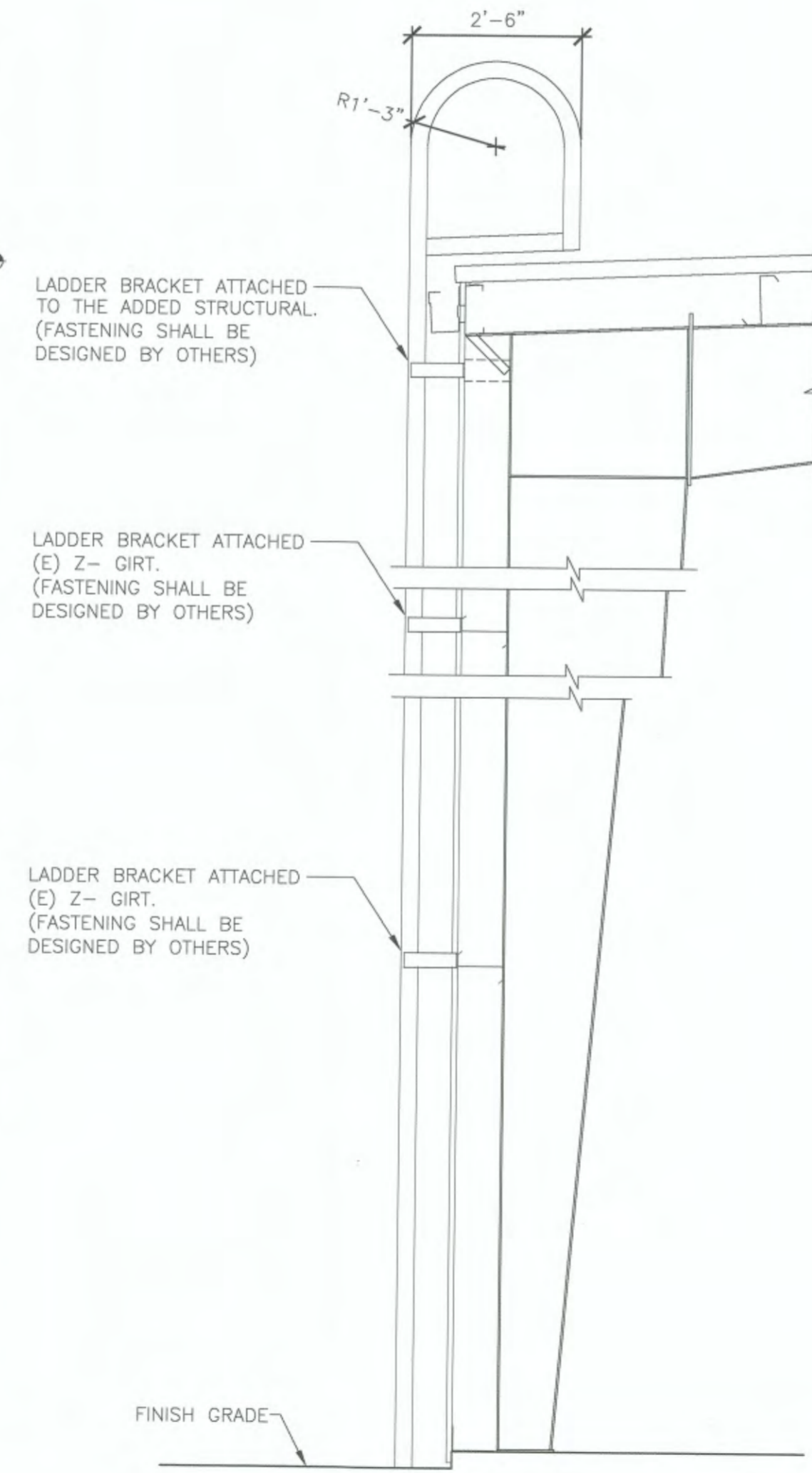
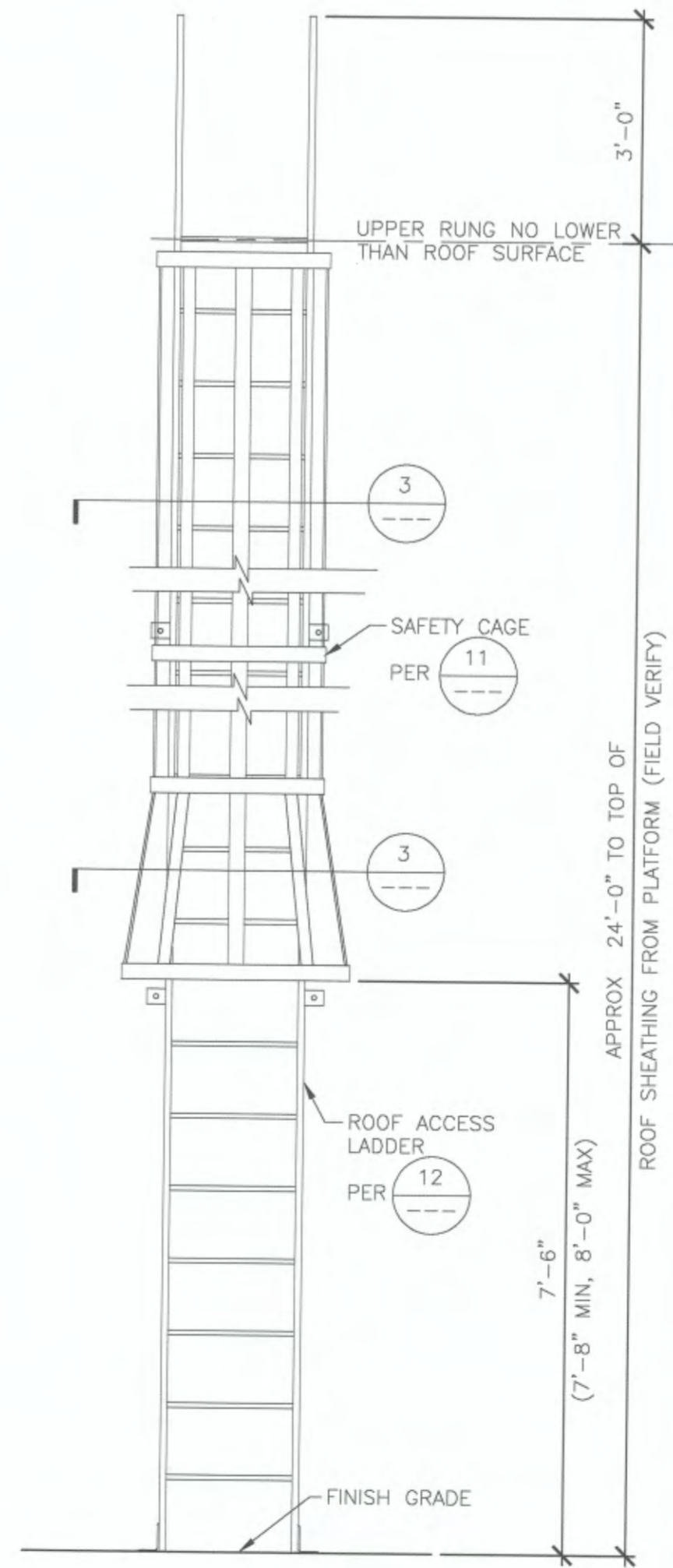
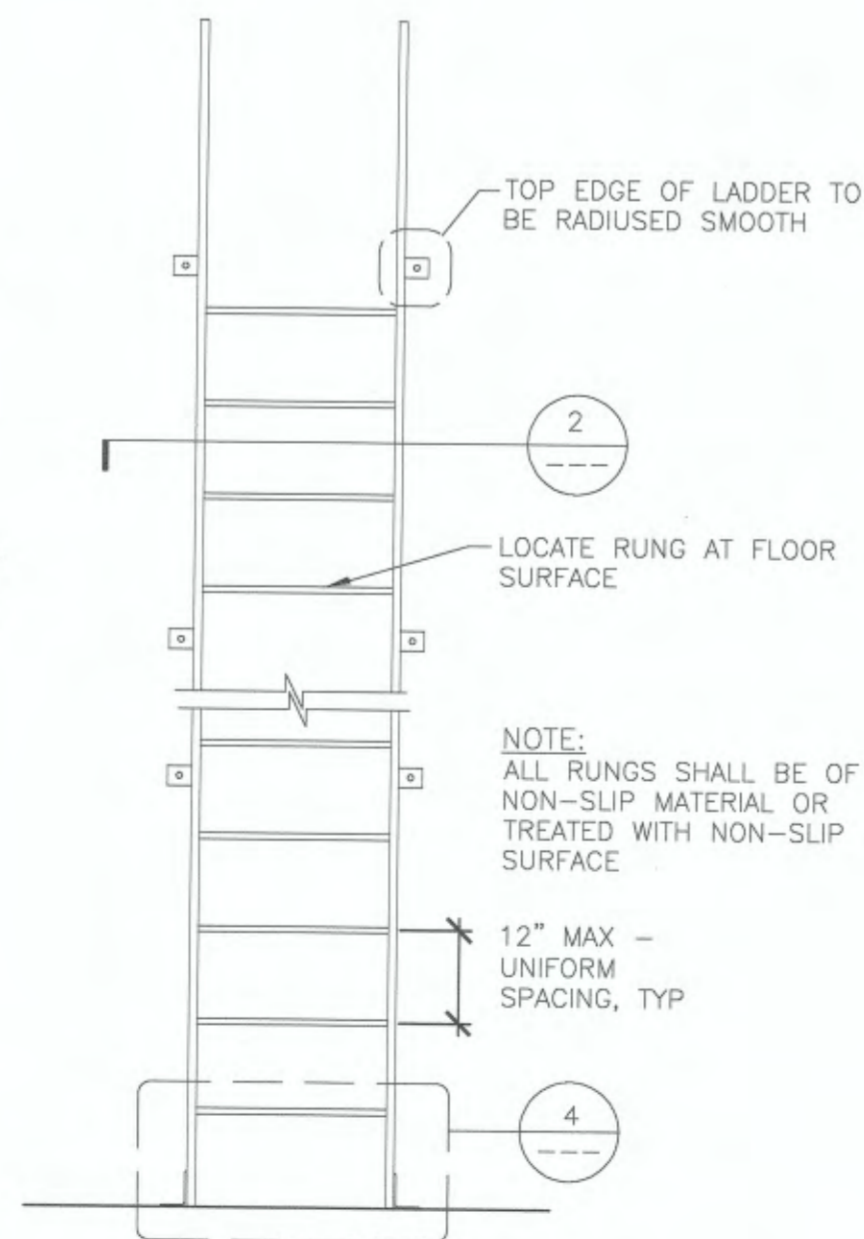
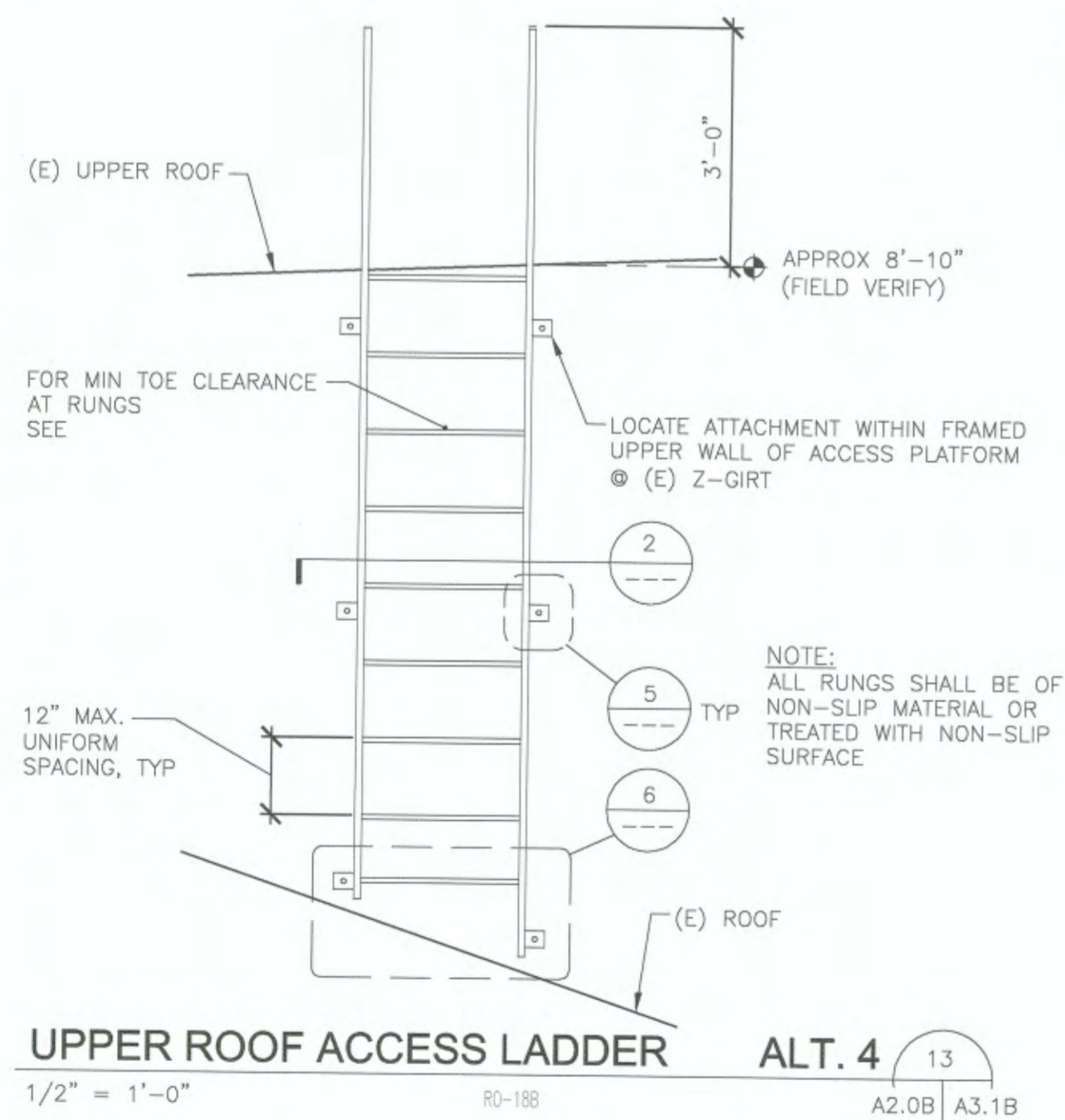
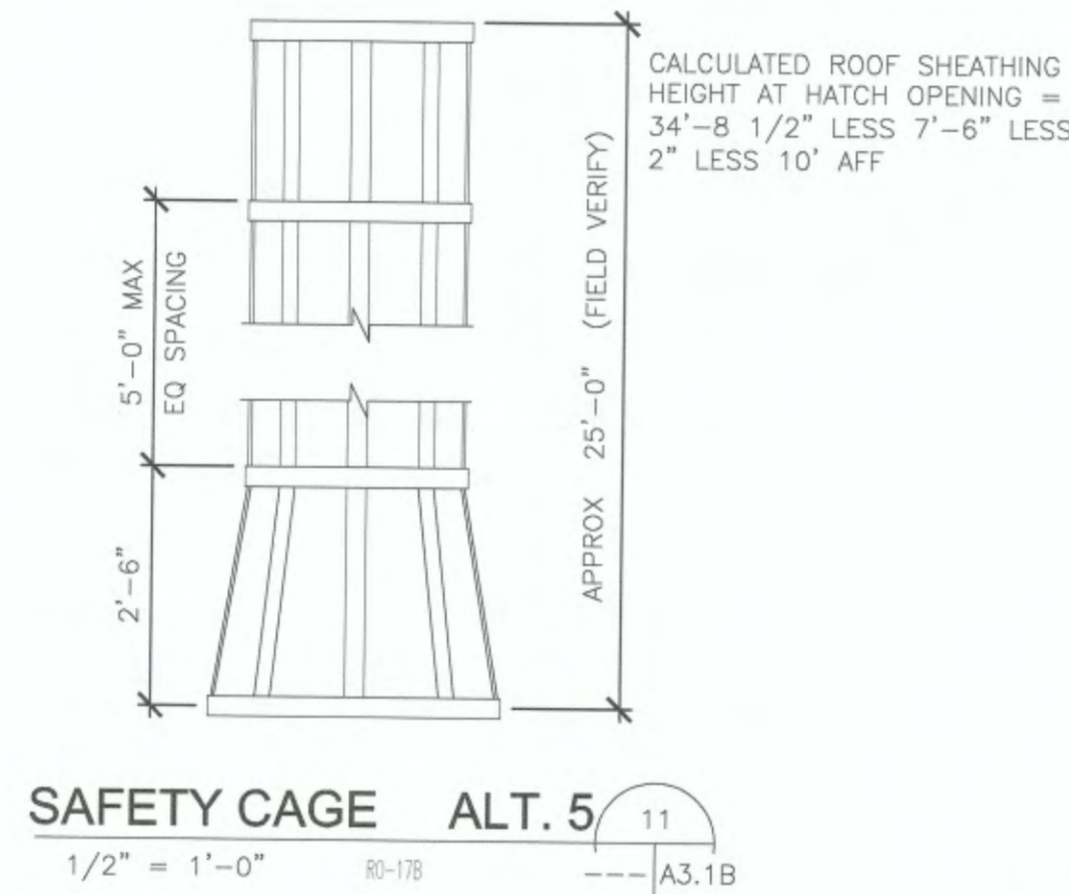
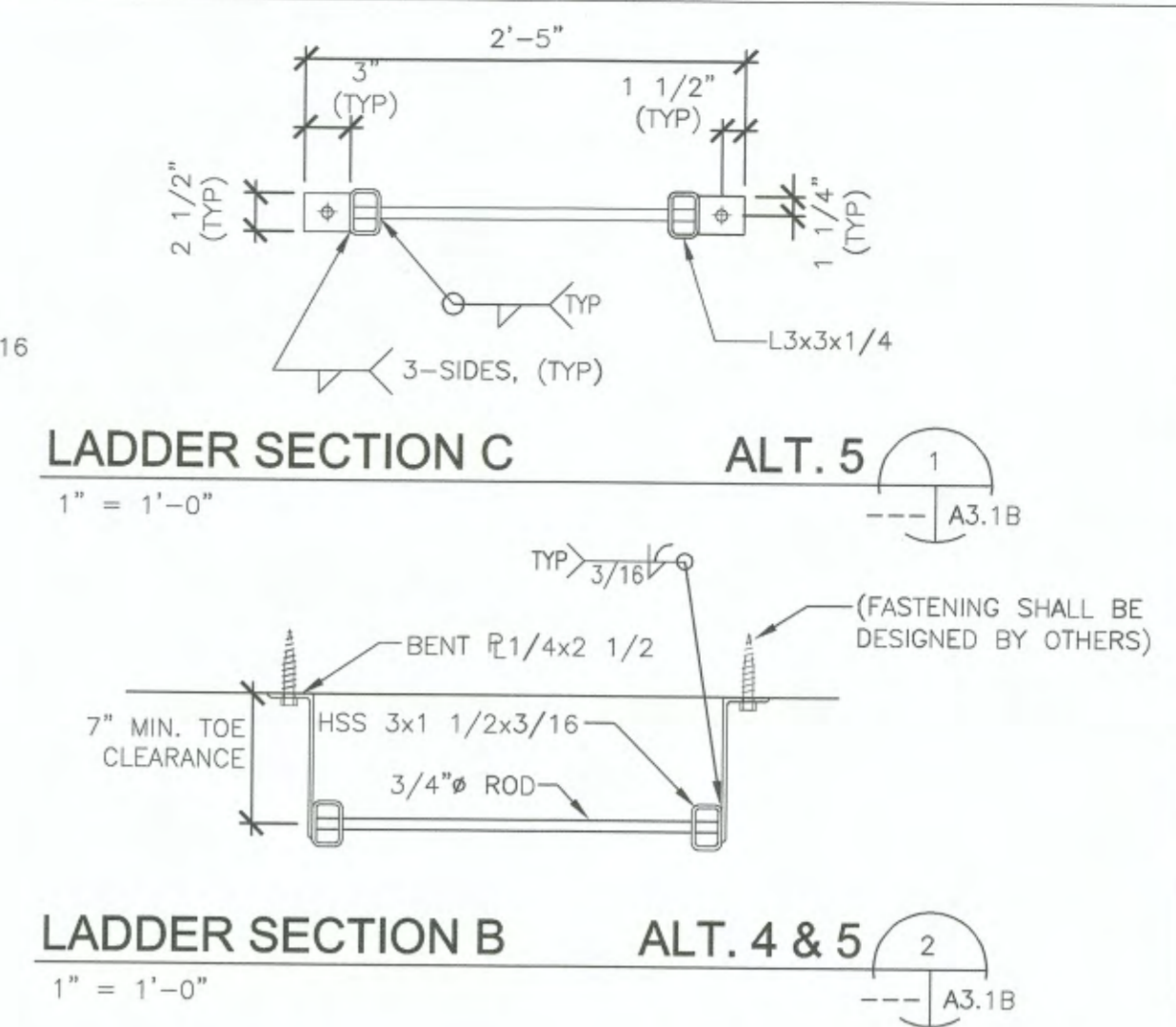
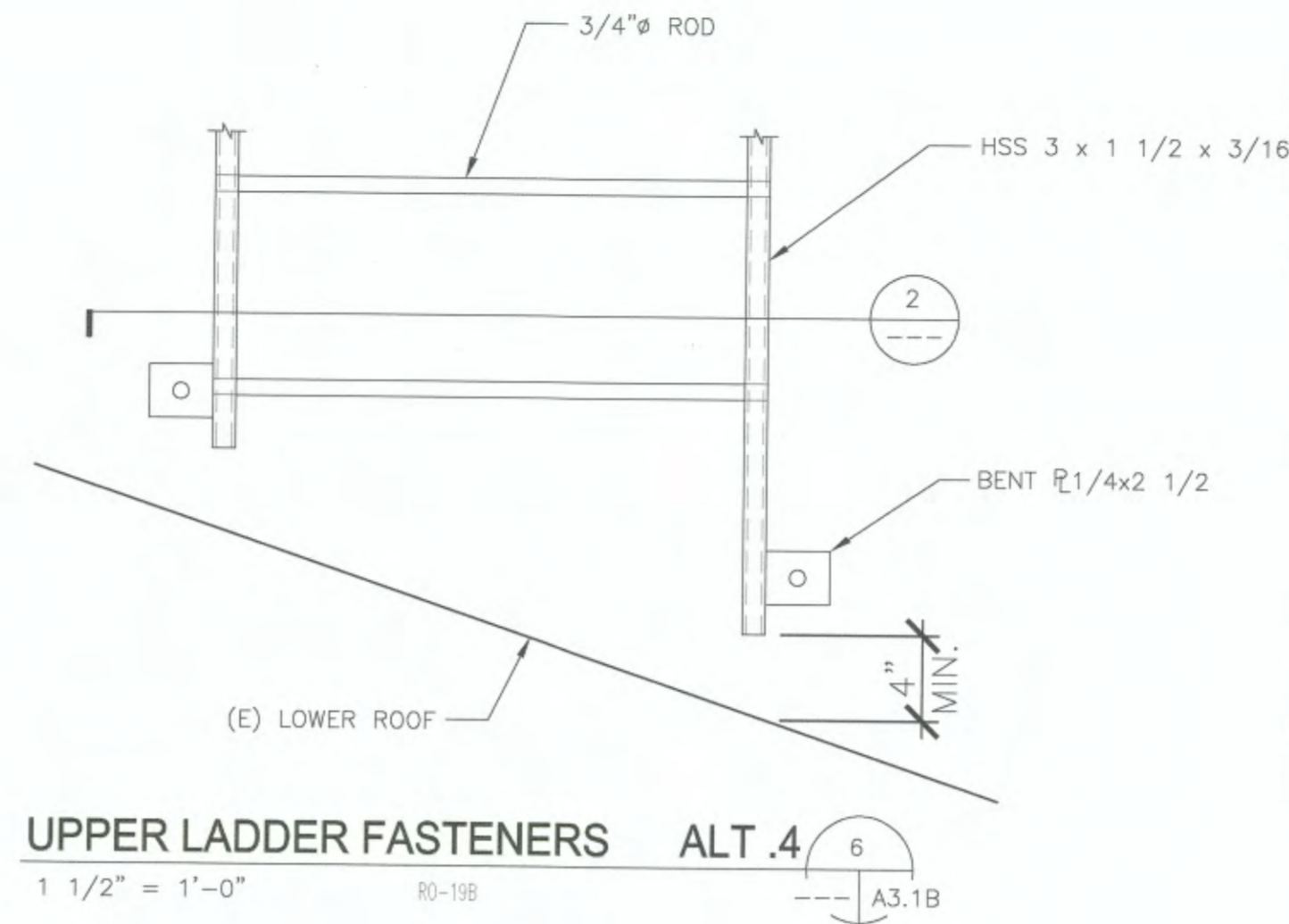
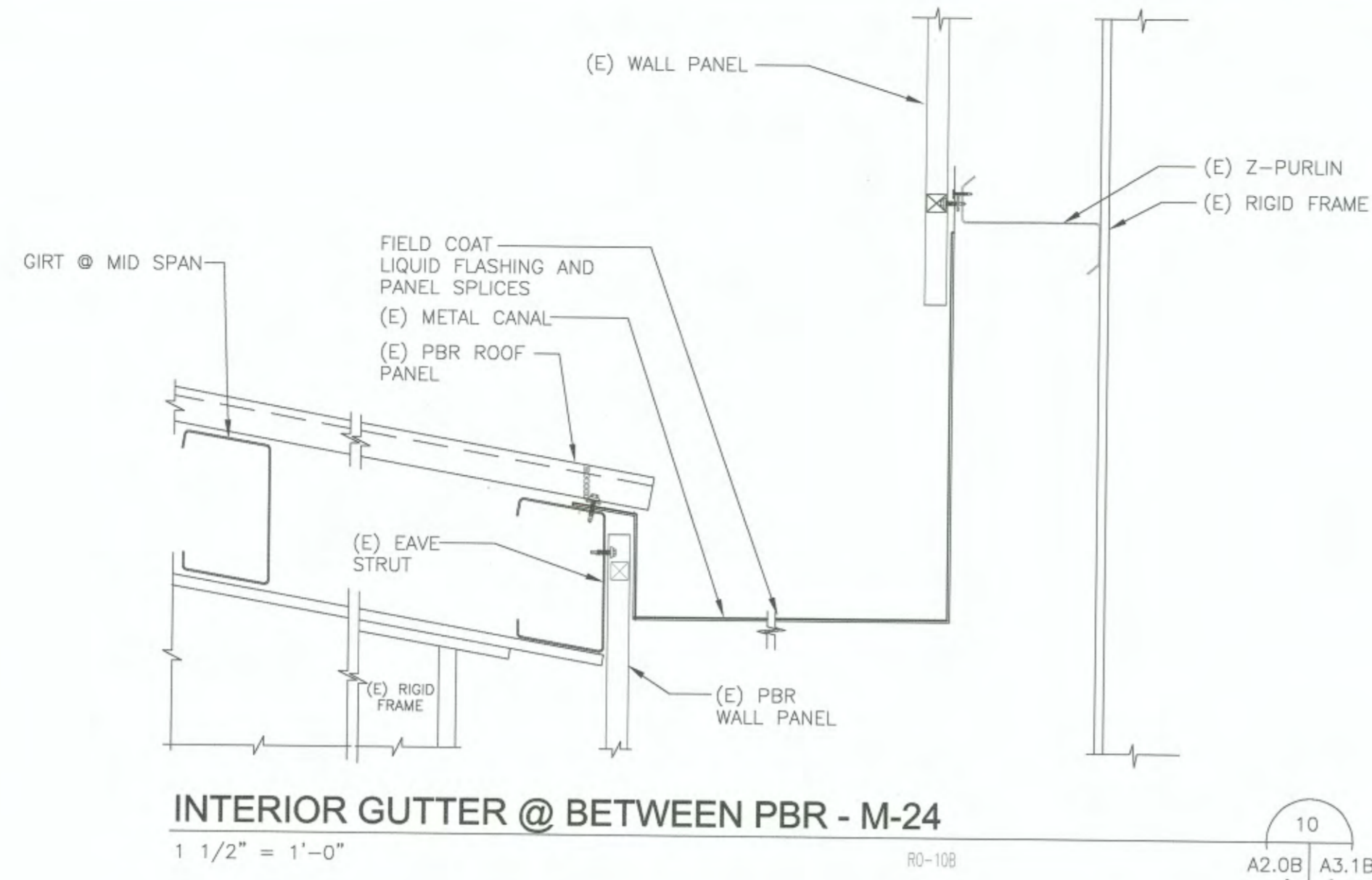
**TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE ROOF REPAIR**

DETAILS - BUILDING 3319 LINCOLN AVE SECTION: \*\*  
RANGE: \*\*  
TOWNSHIP: \*\*  
DATE-HRZ: \*\*  
PARCEL: 0321352014  
DRAWING SCALE: AS NOTED

6606 **A3.0B**

CONT./CONS: 071099  
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**TOTE MAINTENANCE BUILDINGS 9, 10 AND 3319 LINCOLN AVE**  
**DETAILS - BUILDING 3319 LINCOLN AVE**

APPROVED: *[Signature]* 4/17/19  
 DIRECTOR ENG. DATE  
 PRINTED BY: Charper Apr 15, 2019  
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TOWNSHIP: 071099  
 DAT-HRZ: \*\*  
 PARCEL: 0321352014  
 DRAWING SCALE: AS NOTED

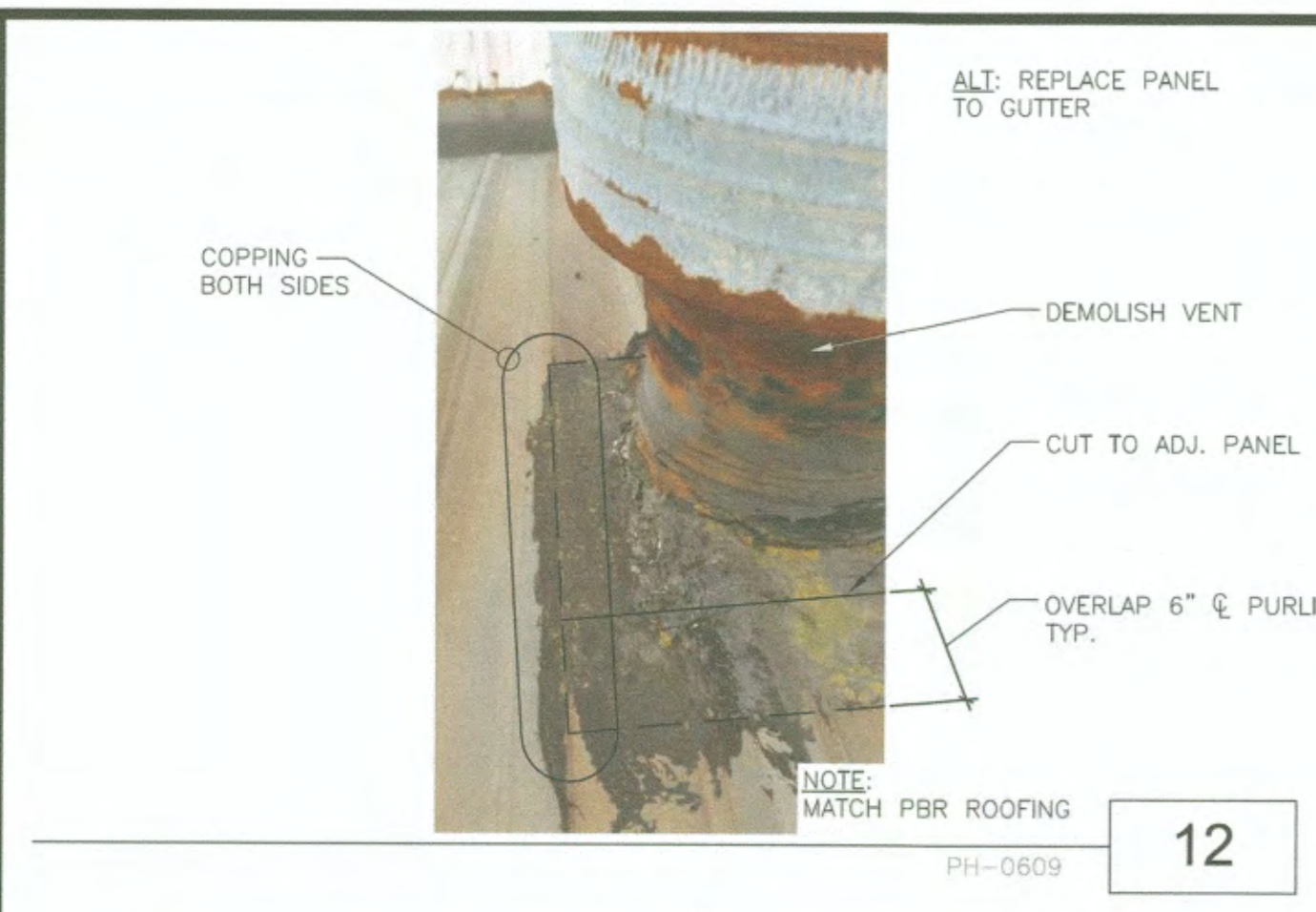
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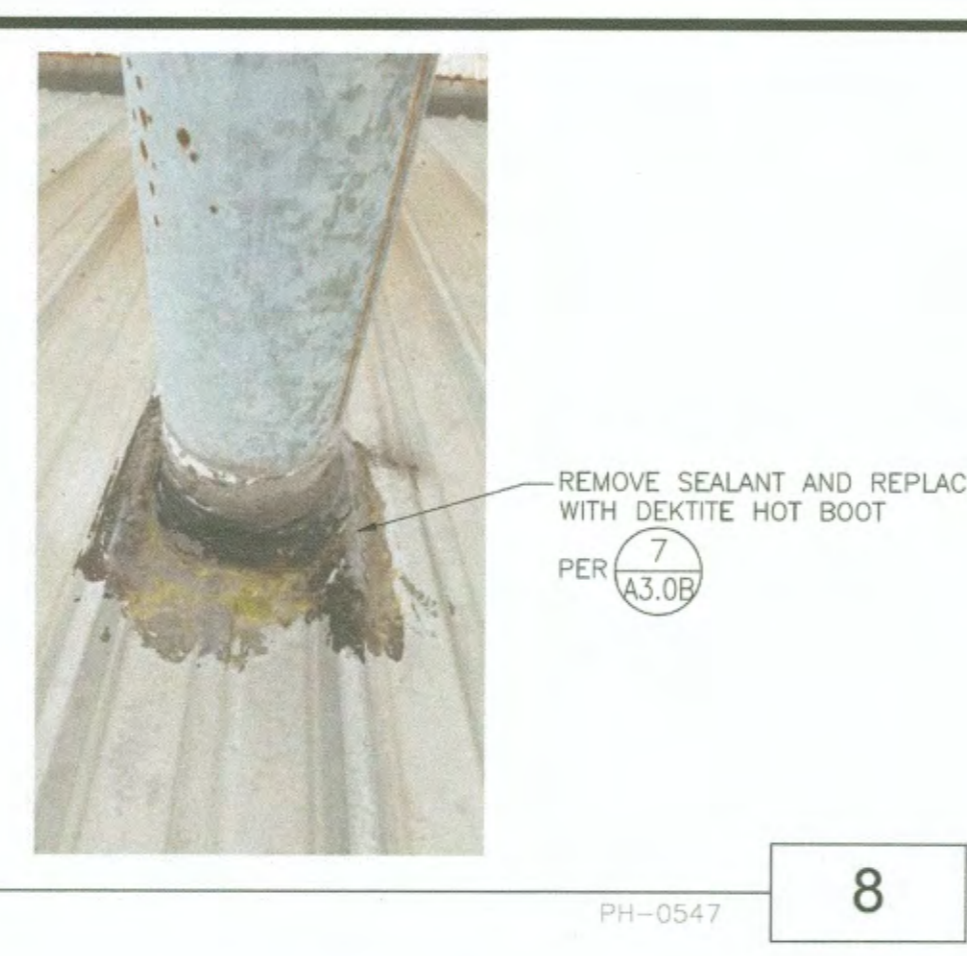
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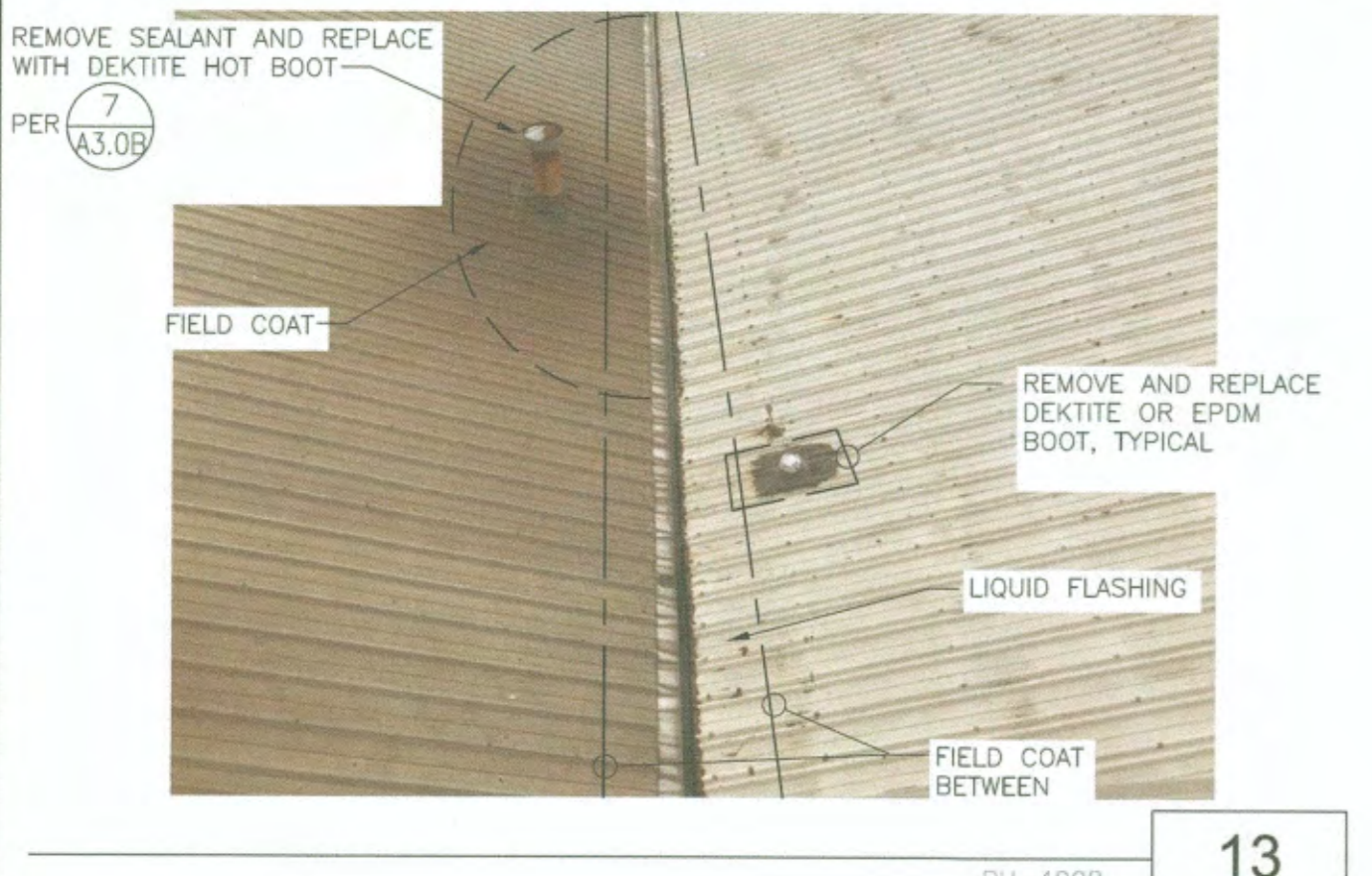
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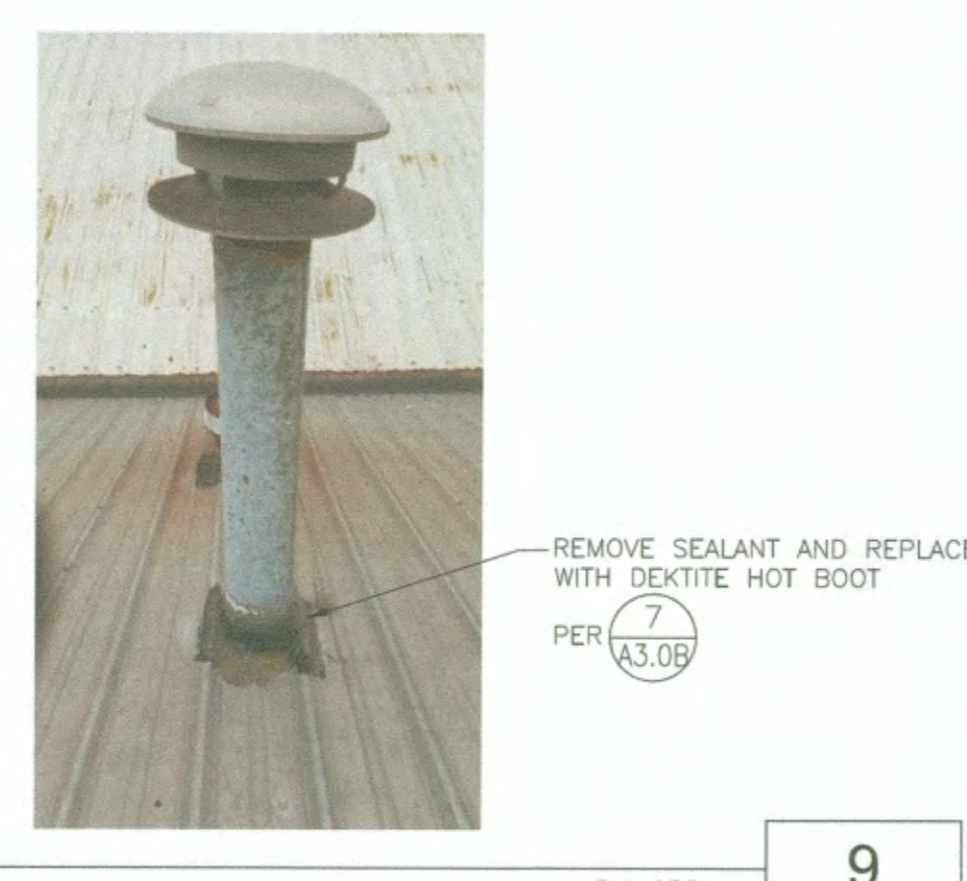
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1



13



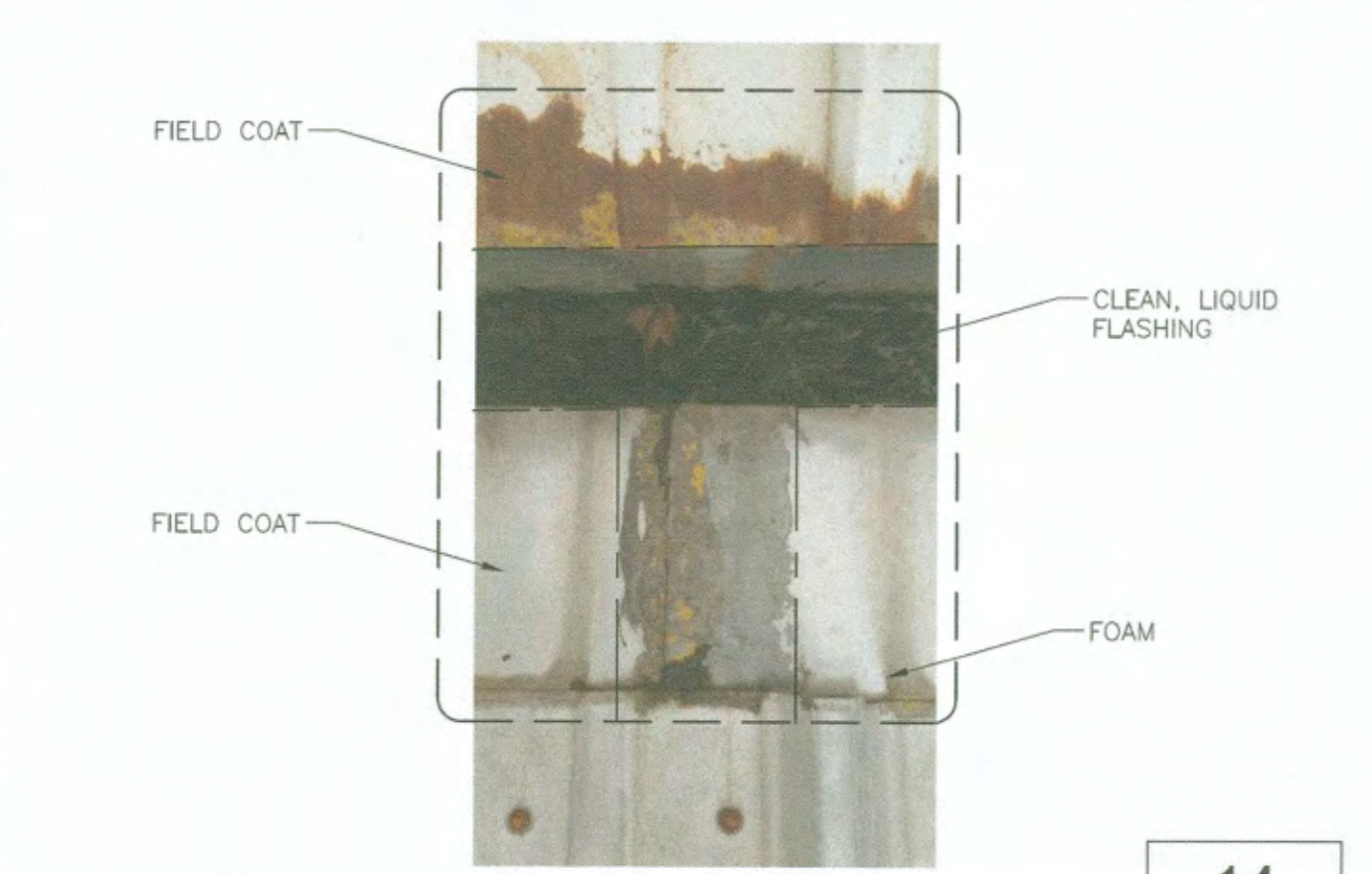
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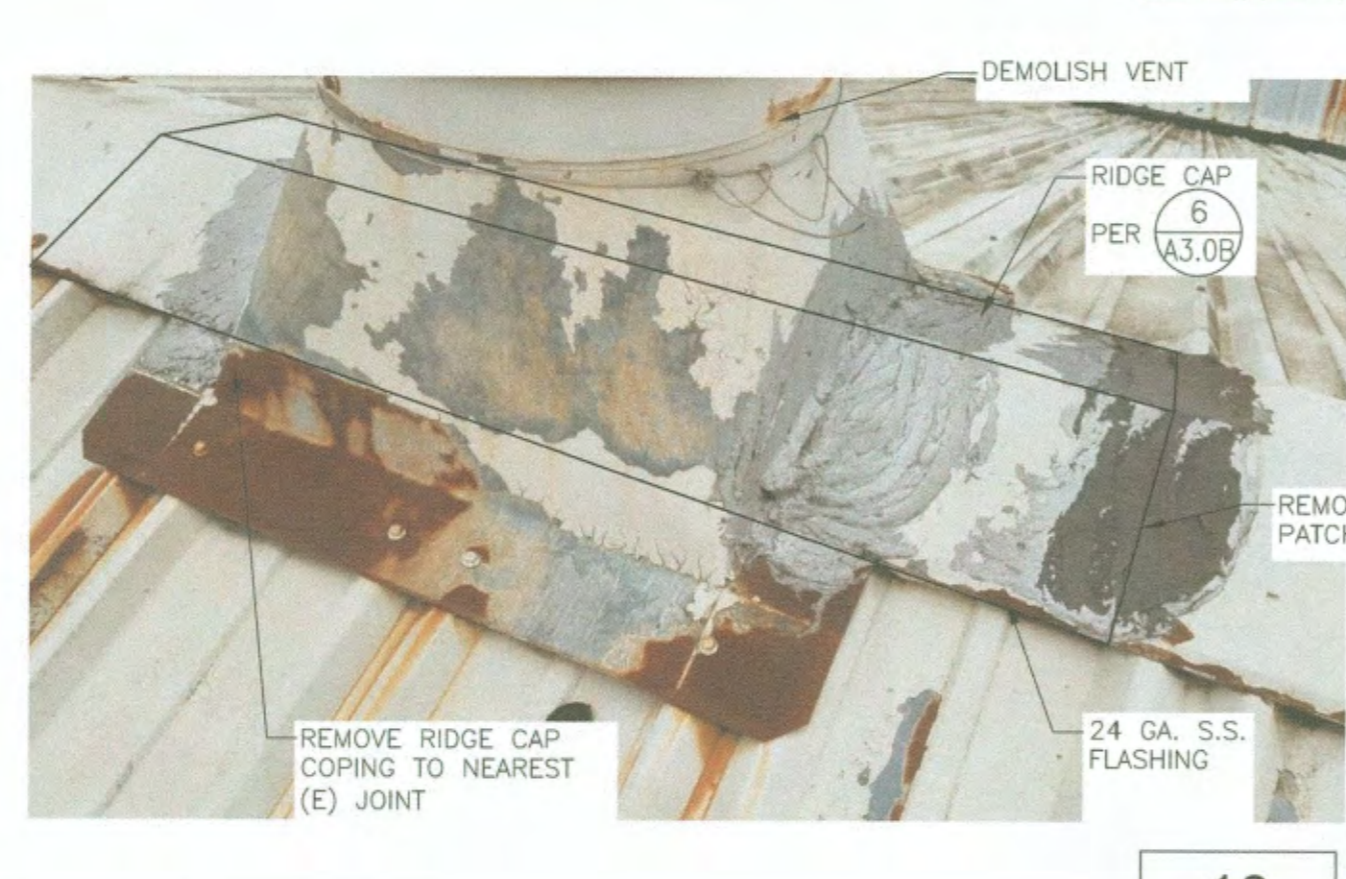
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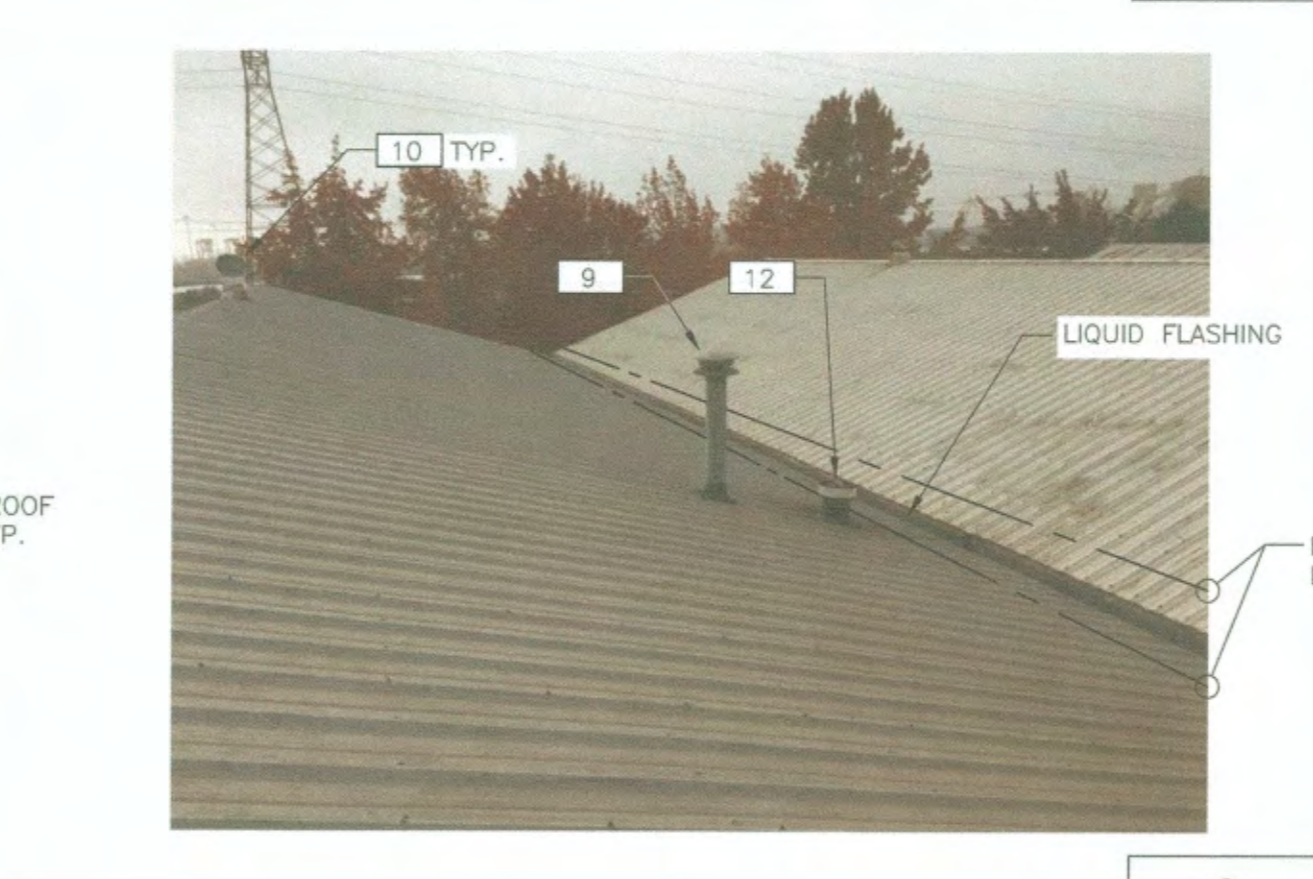
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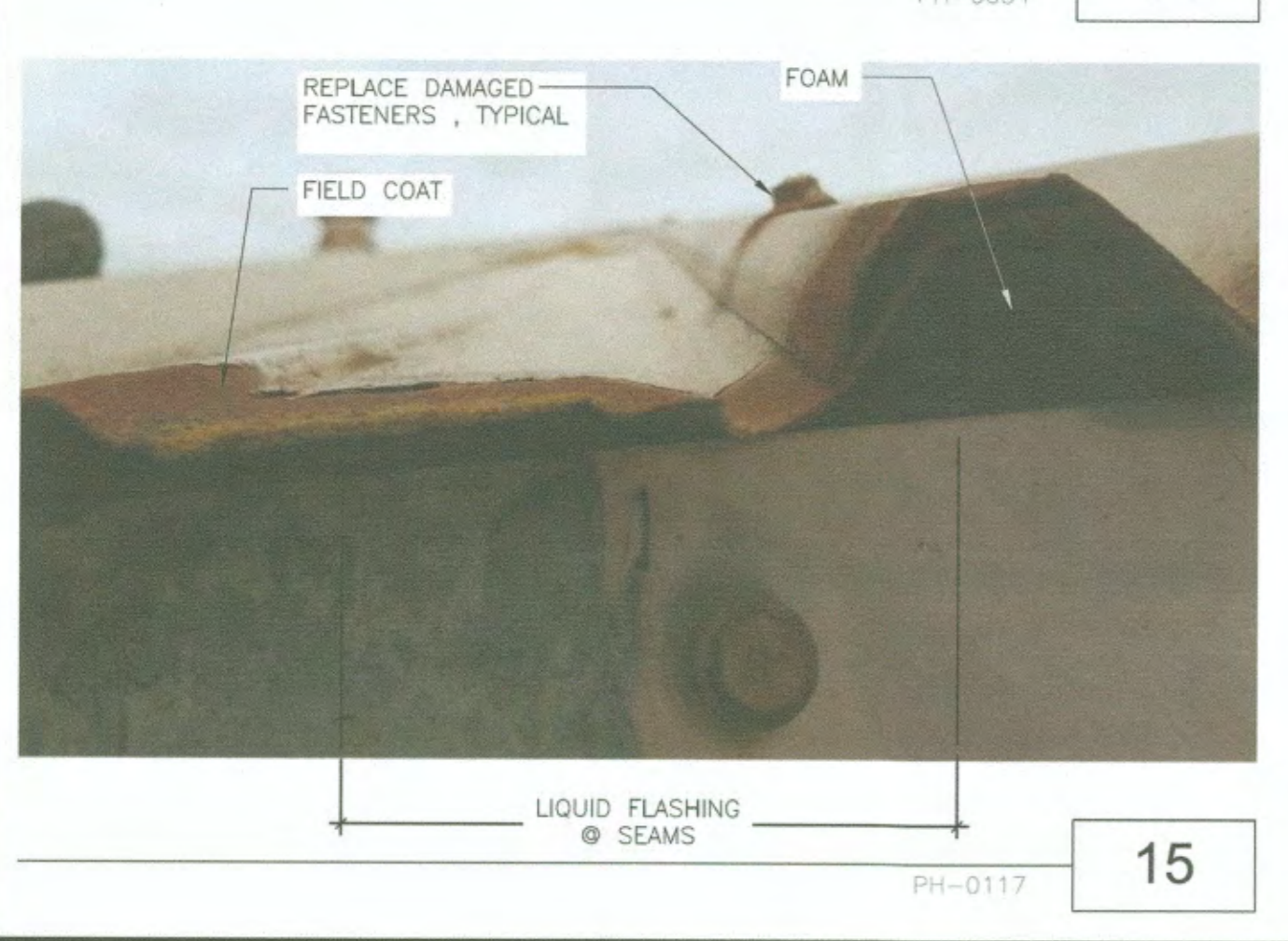
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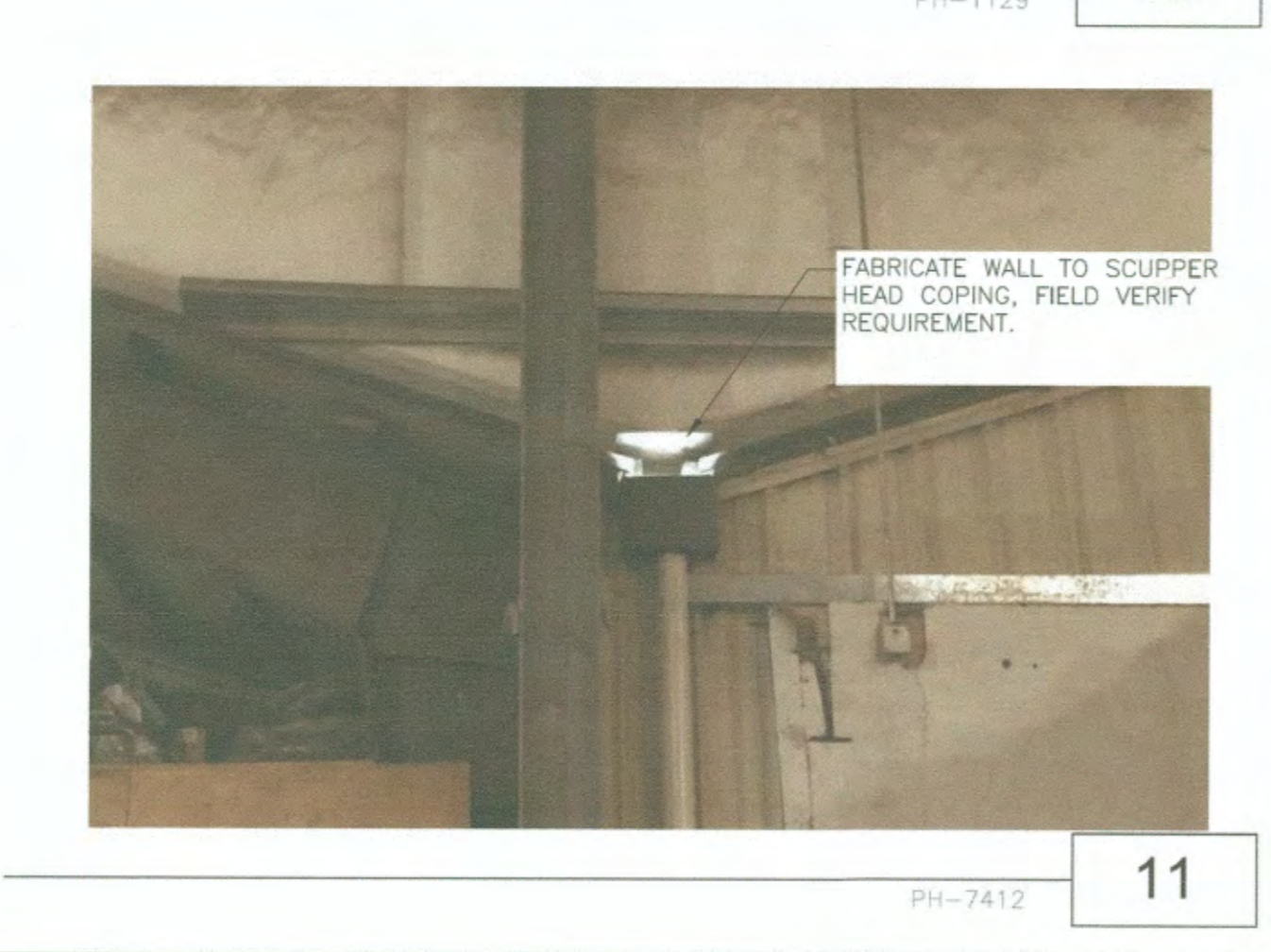
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3

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 TOTE MAINTENANCE BUILDINGS 9, 10  
 AND 3319 LINCOLN AVE  
 ROOF REPAIR  
 PHOTOS - BUILDING 3319 LINCOLN AVE

CONTRACTOR: 071099  
 M. ID: 101284.01  
 PHASE: BID SET

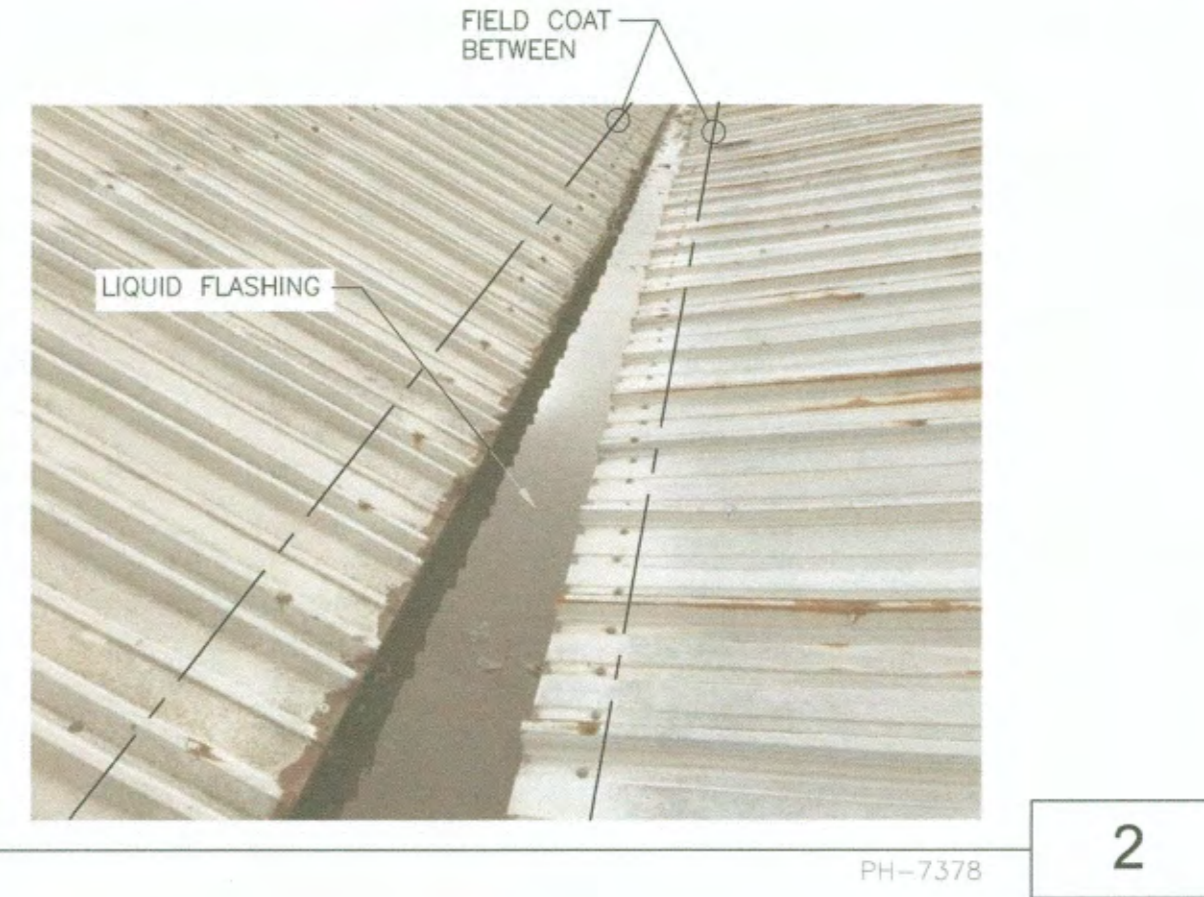
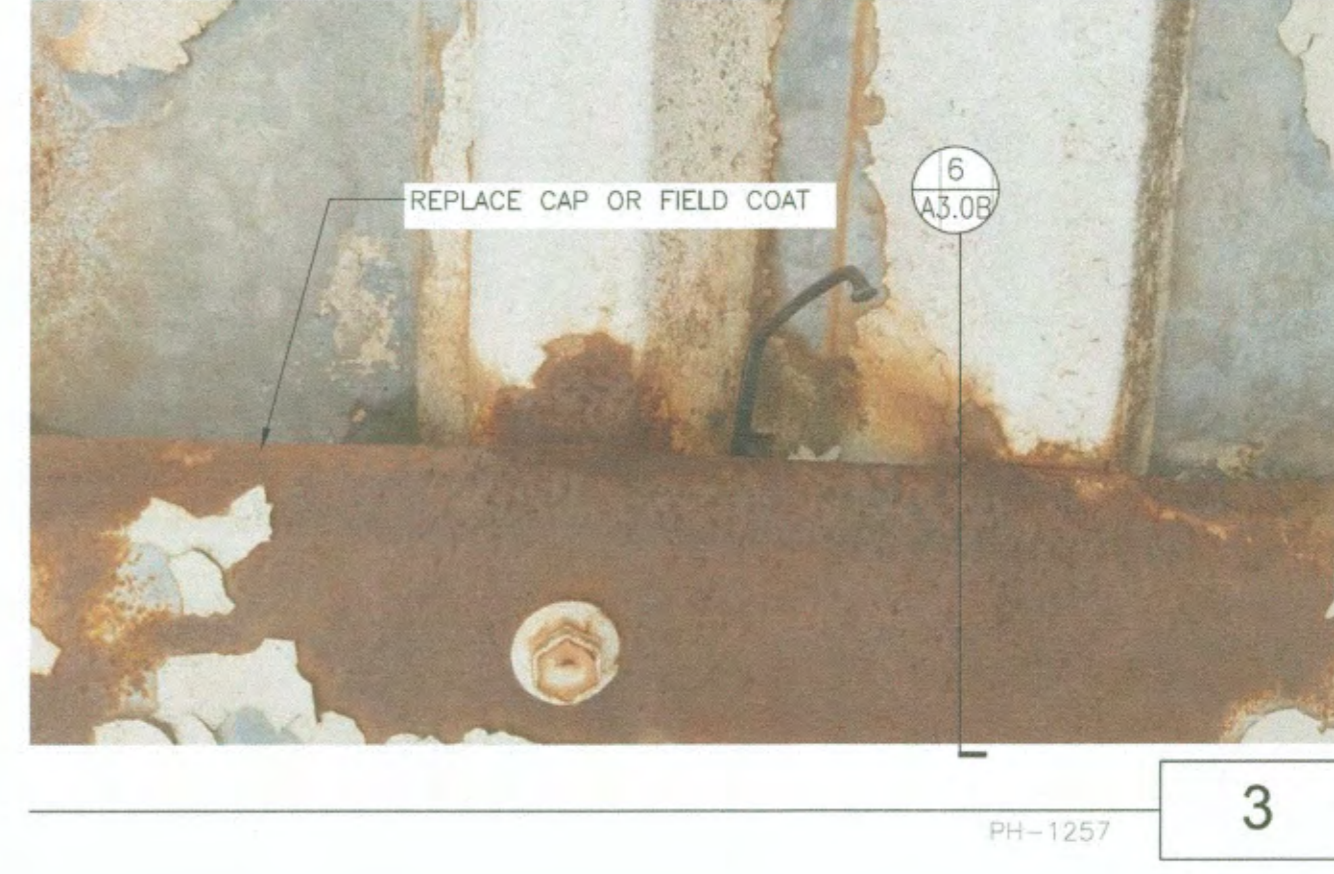
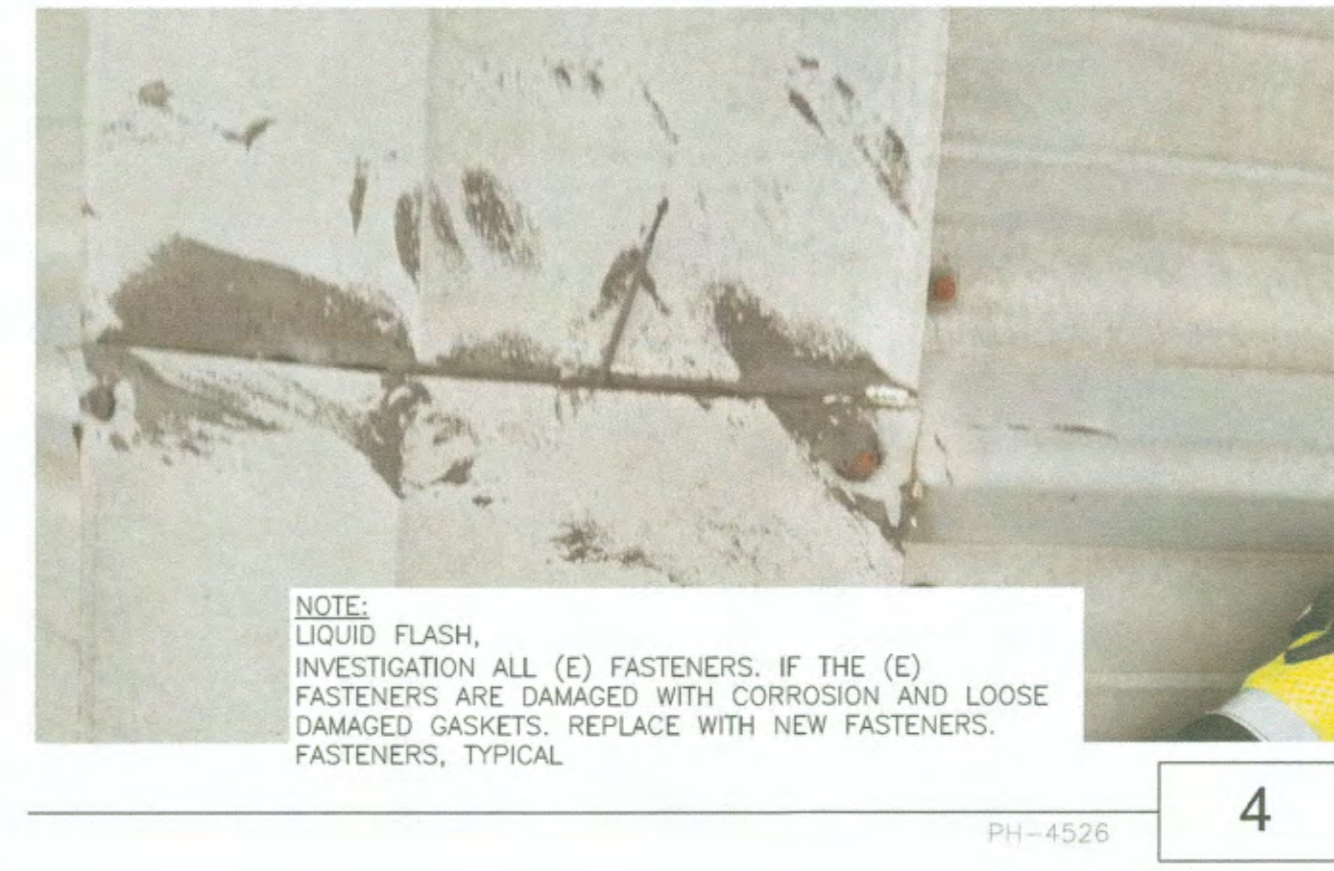
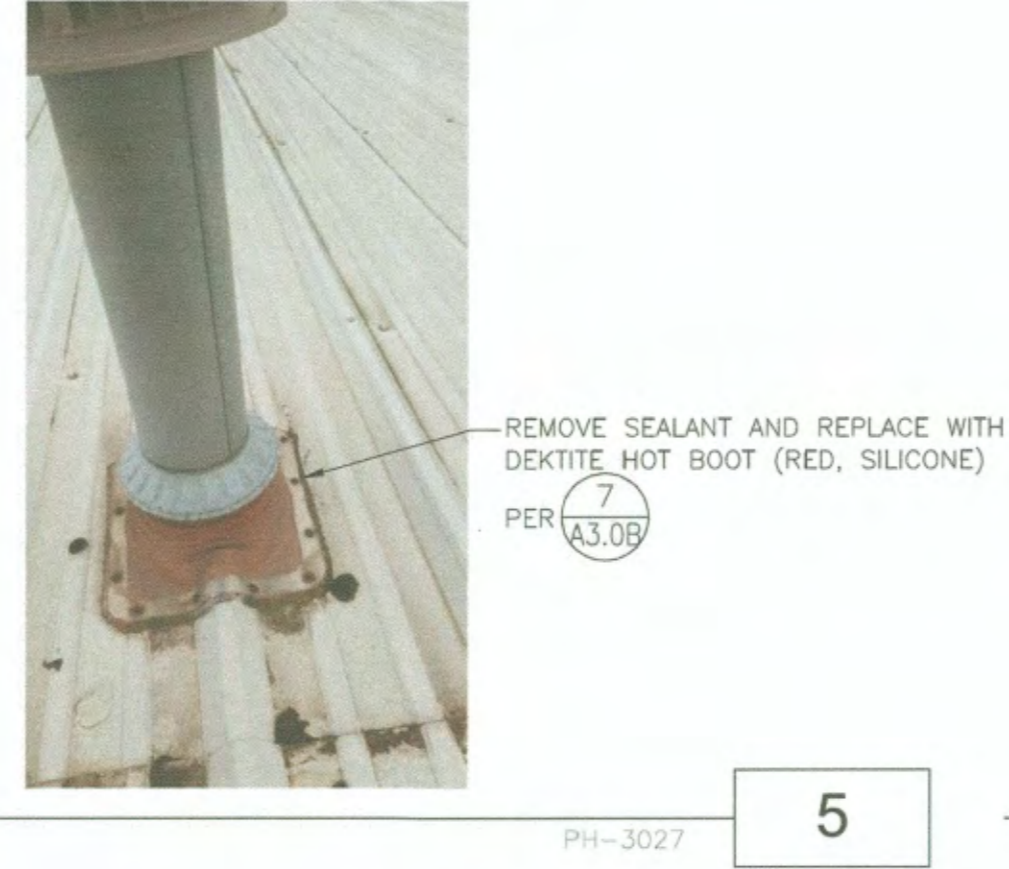
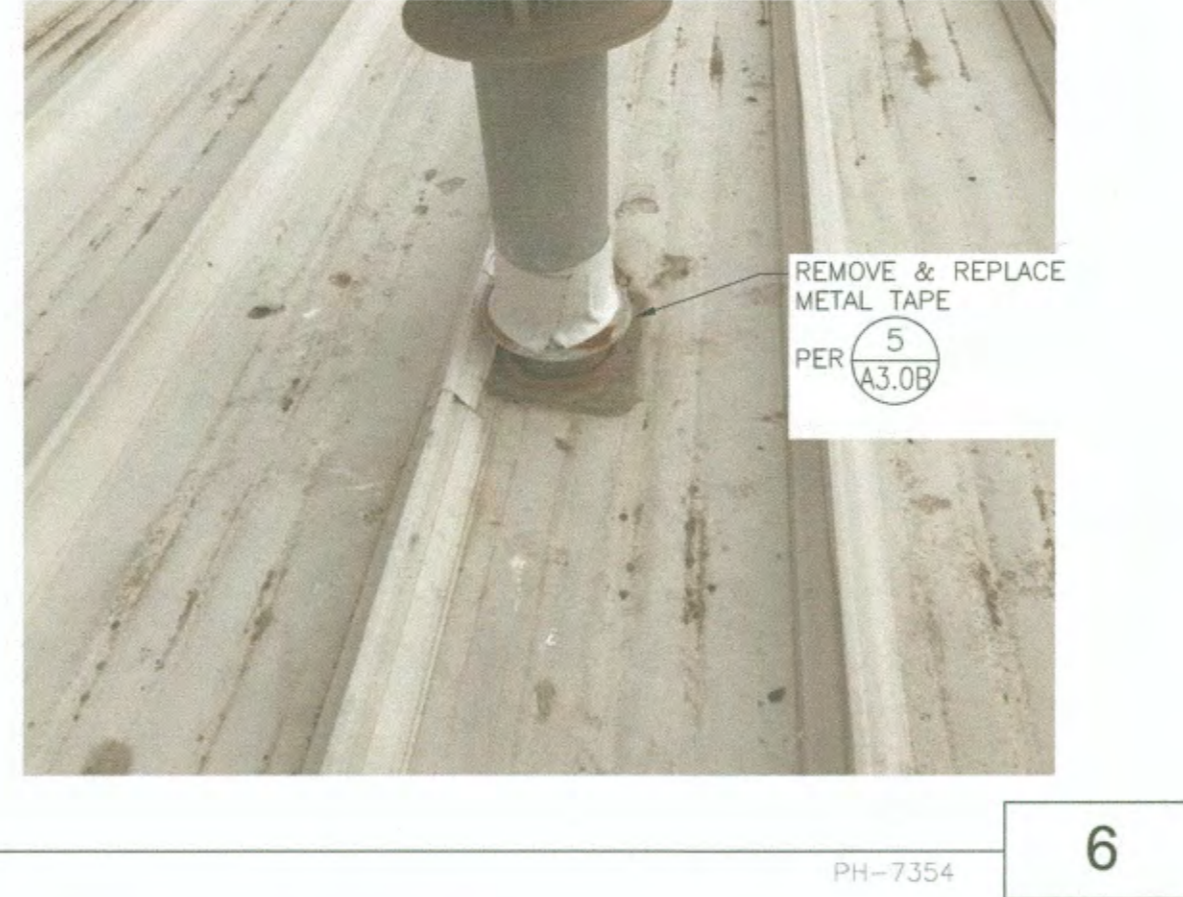
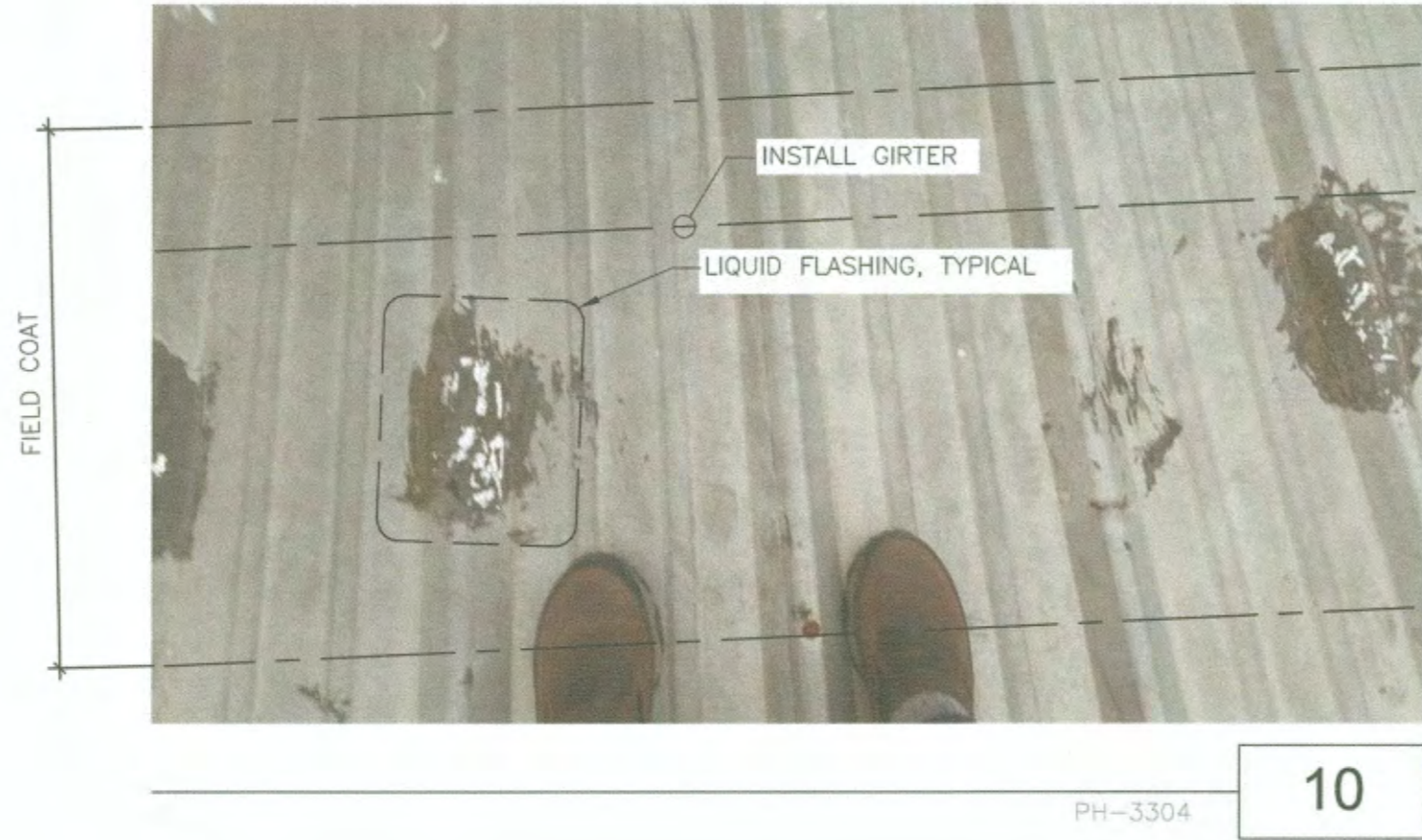
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ROOF REPAIR  
PHOTOS - BUILDING 3319 LINCOLN AVE

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		VERT:	**
		DRAWING SCALE:	AS NOTED

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