RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

OWNERSHIP

RODERICK ENTERPRISES
1214 Vine Street
Salt Lake City, Utah 84121
Phone: 801.506.5005

ARCHITECT/STRUCTURAL ENGINEER

aeurbia architects and engineers
909 West South Jordan Parkway
south jordan , utah 84095
phone: 801.746.0456 - fax: 801.575.6456
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GENERAL CONTRACTOR

LANDSCAPE ARCHITECT

RDL DESIGN COMPANY, INC.
1020 East Yale Avenue
Salt Lake City, Utah 84105
Phone: 801.647.3114
Email: rdldesign@comcast.com

CIVIL ENGINEER

CIR CIVIL ENGINEERING, L.L.C.
CIR Civil Engineering
3032 South 1030 West,
Suite 202, Salt Lake City,
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MECHANICAL/ELECTRICAL ENGINEER

ROCKY MOUNTAIN
2117 SOUTH 3600 WEST
SALT LAKE CITY, UTAH 84119
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DESIGN BUILD GROUP
CONSULTING ENGINEERS
4704 CRESTMOOR CT.
WEST JORDAN, UTAH 84088
OFFICE 801.330.1472
FAX 801.999.4341

BUILDING CODES

ALL CONSTRUCTION IN ASSOCIATION WITH THIS PROJECT SHALL COMPLY WITH THE STATE ADOPTED CODES LISTED BELOW:
- 2021 EDITION OF THE INTERNATIONAL BUILDING CODE (IBC), INCLUDING APPENDIX J AND C
- 2020 EDITION OF THE NATIONAL ELECTRICAL CODE (NEC)
- 2021 EDITION OF THE INTERNATIONAL PLUMBING CODE (IPC)
- 2021 EDITION OF THE INTERNATIONAL MECHANICAL CODE (IMC)
- 2021 EDITION OF THE INTERNATIONAL ENERGY CONSERVATION CODE (IECC)
- 2021 EDITION OF THE INTERNATIONAL FUEL GAS CODE (IFGC)
- 2021 INTERNATIONAL FIRE CODE (IFC)
- ICC/ANSI A117.1-2009
- UTAH STATE AMENDMENTS TO THE ABOVE MENTIONED CODES.

DEFERRED SUBMITTALS:

1. DEFERRED SUBMITTALS ARE THOSE PORTIONS OF THE DESIGN, AND OF THE PROJECT THAT ARE NOT SUBMITTED AT THE TIME OF THE BUILDING PERMIT APPLICATION, AND ARE TO BE SUBMITTED TO THE DESIGN PROFESSIONAL AND BUILDING OFFICIAL PRIOR TO DOING THE WORK.

2. DOCUMENTS FOR DEFERRED SUBMITTAL ITEMS SHALL BE SUBMITTED TO THE REGISTERED DESIGN PROFESSIONAL (AE URBIA, INC), WHO SHALL REVIEW AND FORWARD THEM TO THE BUILDING OFFICIAL WITH A NOTATION INDICATING THAT THE DEFERRED SUBMITTAL DOCUMENTS HAVE BEEN REVIEWED AND BEEN FOUND TO BE IN GENERAL CONFORMANCE TO THE DESIGN OF THE PROJECT. THE DEFERRED SUBMITTAL ITEMS SHALL NOT BE INSTALLED UNTIL THE DESIGN AND SUBMITTED DOCUMENTS HAVE BEEN APPROVED BY THE BUILDING OFFICIAL.

3. THE FOLLOWING ARE DEFERRED SUBMITTAL ITEMS:

- FIRE SPRINKLER DRAWINGS/FIRE ALARM
- BUCKLING RESTRAINED BREACES & GUESSET PLATES
- OPEN WEBB STEEL JOISTS

4. FIRE PERMITS SHALL BE IN ACCORDANCE WITH IFC SECTIONS 105.1.1 THROUGH 105.7.16. THE FOLLOWING ITEM(S) REQUIRE A SEPARATE FIRE PERMIT:

A. UNDERGROUND WATER MAINS, LATERALS, FIRE HYDRANTS,
B. AUTOMATIC FIRE SPRINKLER SYSTEMS, AND
C. OCCUPANT NOTIFICATION (FIRE ALARM), INTERCONNECTION WITH FIRE PROTECTION SYSTEMS, AND APPROVED REMOTE STATION.

5. PROVIDE THE TILT UP SHOP DRAWINGS TO THE BUILDING DEPARTMENT ON A DEFERRED SUBMITTAL

6. WEATHERS SEALS ON LOADING DOCK DOORS WILL BE DEFFERED W/ TENANT IMPROVEMENT

SHEET INDEX

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webpage: aeurbia.com

LICENSED ARCHITECT
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JAMES MICHAEL
STATE OF UTAH

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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date
1	CITY COMMENT	05/15/2025

AE2022.290

CONSTRUCTION DOCUMENTS / BID SET

COVER PAGE

DATE: **04/23/2025**

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GENERAL PROJECT NOTES

DEFINITIONS

1. PROVIDE:
MEANS TO PROVIDE, FURNISH AND INSTALL. A COMPLETE SYSTEM AND READY FOR OPERATIONS AND USE FOR PURPOSE INTENDED INCLUDES THOSE ITEMS SPECIFIED WITHIN THE DRAWINGS AND SPECIFICATIONS AS WELL AS THOSE ITEMS THAT ARE REQUIRED TO PROVIDE A COMPLETE SYSTEM. THE CONTRACTOR AND SUB CONTRACTORS ARE REQUIRED TO PROVIDE THE FULL AND COMPLETE SYSTEM.

2. FURNISH:
MEANS TO SUPPLY, PURCHASE, PROCURE AND DELIVER COMPLETE WITH RELATED ACCESSORIES, READY FOR ASSEMBLY, APPLICATION, INSTALLATION, AND SIMILAR OPERATIONS, AS APPLICABLE IN EACH INSTANCE.

3. INSTALL:
MEANS TO CONSTRUCT, ASSEMBLE, ERECT, MOUNT, ANCHOR, PLACE, CONNECT, APPLY AND SIMILAR OPERATIONS, COMPLETE WITH RELATED ACCESSORIES, AS APPLICABLE IN EACH INSTANCE.

4. EQUIVALENT:
MEANS "EQUIVALENT AS ACCEPTED BY THE ARCHITECT." WITH RESPECT TO PRODUCTS, EQUIVALENT MEANS A LIKE DEGREE OF FEATURES, ATTRIBUTES, PERFORMANCES, OR QUALITIES DEEMED ESSENTIAL TO THE DESIGN INDICATED INSTEAD, THE TERM INTENDED TO MEAN ARCHITECT WILL CONSIDER SUBSTITUTION PROPOSALS FOR THE PRODUCT. DO NOT ASSUME THAT SUBSTITUTE PRODUCTS ARE ACCEPTABLE. SUBSTITUTIONS MADE BY THE CONTRACTOR WITHOUT FULL AND FINAL APPROVAL, MAY REQUIRE TO BE REMOVED IF NOT DEEMED ACCEPTABLE BY THE ARCHITECT. ALL COSTS ASSOCIATED TO REMOVAL OF SUBSTITUTION NOT APPROVED, AND INSTALLATION OF ACCEPTED PRODUCTS WILL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.

GENERAL NOTES

1. SITE VISITS
VISITS TO THE JOB SITE BY ANY REPRESENTATIVE OF THE ARCHITECT DO NOT CONSTITUTE APPROVAL OF THE WORK PERFORMED BY THE CONTRACTOR OR HIS SUBCONTRACTORS, AND ARE MERELY FOR THE PURPOSE OF OBSERVING THE WORK PERFORMED.

2. DISCREPANCIES IN THE FIELD
CONTRACTOR SHALL NOTIFY ENGINEER / ARCHITECT OF ANY DISCREPANCIES, OMISSIONS OR CONFLICTS BETWEEN THE VARIOUS ELEMENTS OF THE WORKING DRAWINGS AND / OR SPECIFICATIONS BEFORE PROCEEDING WITH ANY WORK INVOLVED. FIELD CONFIRMATION OF DISCREPANCIES SHALL BE RECORDED ON REPRODUCIBLE DOCUMENT AND IMMEDIATELY TRANSMITTED TO ARCHITECT FOR PROJECT RECORD, COORDINATION, AND NECESSARY RESOLUTION PRIOR TO CONTINUING WITH WORK. IN ALL CASES, UNLESS OTHERWISE DIRECTED, THE MOST STRINGENT REQUIREMENTS SHALL GOVERN AND BE PERFORMED.

3. FIELD MEASUREMENTS
VERIFY FIELD MEASUREMENTS BEFORE ORDERING MATERIALS AND PREFABRICATED ITEMS. ANY NECESSARY ADJUSTMENTS BETWEEN FIELD MEASUREMENTS AND DRAWINGS SHALL BE MADE IN CONSULTATION WITH THE ARCHITECT.

4. SCALE OF DRAWINGS
DO NOT SCALE DRAWINGS. ARCHITECT SHALL NOT BE RESPONSIBLE FOR DIMENSIONS, TAKE-OFFS OR CALCULATIONS BASED ON DIGITAL MEDIA. REFER TO PRINTED DIMENSIONS ONLY. DRAWINGS OF A LARGER SCALE TAKE PRECEDENT OVER DRAWINGS OF A SMALLER SCALE.

5. CONTRACT DOCUMENTS AT SITE
THE CONTRACTOR SHALL MAINTAIN CURRENT PERMIT DRAWINGS; SHOP DRAWINGS; REVISED DRAWINGS; CLARIFICATION DRAWINGS, ADDENDA; CHANGE ORDERS; BULLETINS; INSPECTIONS; TEST CERTIFICATIONS AND RECORDS; PRODUCT SUBMITTAL DATA AND SAMPLES. FIELD OFFICE SHALL CONTAIN A CURRENT COPY OF ALL GOVERNING BUILDING CODE(S). MAKE DOCUMENTS AVAILABLE AT ALL TIMES FOR ARCHITECT'S REVIEW. ALL DRAWINGS MUST BE CLEARLY MARKED AS TO THE FINAL APPROVED DRAWINGS.

6. RECORD DRAWINGS (AS BUILTS)
THE CONTRACTOR SHALL MAINTAIN ACCURATELY DIMENSIONED RECORDS OF ALL UNDERGROUND LINES, SERVICES, AND UTILITIES, AS WELL AS ANY DISCREPANCIES OR REQUIRED CHANGES IN THE CONTRACT DOCUMENTS. AT THE END OF THE PROJECT, FORWARD TO ARCHITECT FOR FUTURE RECORDS, ONE DIGITAL COPY OF COMPLETE RECORD DRAWINGS TO OWNER IN PDF FORMAT AFTER COMPLETING FINAL PUNCH LIST.

7. CONFLICTING DIMENSIONS
WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED SIZES; DO NOT SCALE DRAWINGS TO DETERMINE ANY LOCATIONS. THE ARCHITECT SHALL BE NOTIFIED OF ANY DISCREPANCIES, PRIOR TO CONTINUING WITH WORK.

8. SHOP DRAWING AND SUBMITTAL REVIEW
SHOP DRAWINGS AND SUBMITTALS SHALL BE REVIEWED BY THE ENGINEER / ARCHITECT AND **OWNER** PRIOR TO ORDERING, FABRICATION OR ERECTION FOR ANY PREFABRICATED OR MANUFACTURED - DESIGNED COMPONENTS.

9. SUPPORTING STRUCTURES
SIZES, LOCATIONS, LOADS, AND ANCHORAGE OF EQUIPMENT SHALL BE VERIFIED IN THE FIELD WITH EQUIPMENT MANUFACTURES (SUPPLIERS) PRIOR TO FABRICATION OR INSTALLATION OF SUPPORTING STRUCTURES.

10. TEMPORARY BRACING
TEMPORARY BRACING SHALL BE PROVIDED WHEREVER NECESSARY TO TAKE CARE OF ALL LOADS TO WHICH THE STRUCTURE MAY BE SUBJECTED, INCLUDING WIND. SUCH BRACING SHALL BE LEFT IN PLACE AS LONG AS MAY BE REQUIRED FOR SAFETY, OR UNTIL ALL THE STRUCTURAL ELEMENTS ARE COMPLETED. ALL BRACING SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

11. DESIGN LOADS
DURING AND AFTER CONSTRCITON THE CONTRACTOR AND/OR OWNER SHALL KEEP LOADS ON THE STRUCTURE WITHIN THE LIMITS OF THE DESIGN LOAD.

12. INTENT OF THE DOCUMENTS
DRAWINGS AND SPECIFICATIONS ARE INTENDED TO PROVIDE THE BASIS FOR THE PROPER COMPLETION OF THE PROJECT, SUITABLE FOR THE INTENDED USE OF THE OWNER. ITEMS NOT EXPRESSLY SET FORTH WITHIN THE DRAWINGS AND SPECS, BUT WHICH ARE REASONABLY IMPLIED FOR COMPLETION OF A COMPLETE SYSTEM, OR NECESSARY, FOR THE PROPER PERFORMANCE OF THE WORK SHALL BE INCLUDED.

13. DRAWINGS AND SPECIFICATIONS
SPECIFICATIONS ARE INTENDED TO BE COMPLIMENTARY AND SUPPLEMENTAL TO THE DRAWINGS. NO RELATIVE IMPORTANCE OF DRAWINGS VERSUS SPECIFICATIONS HAS BEEN ESTABLISHED AND NONE SHOULD BE ASSUMED, BUT THE MOST STRINGENT CONDITIONS SHOULD BE ASSUMED FOR ALL BIDDING AND CONSTRUCTION REQUIREMENTS. IN THE EVENT OF DISCREPANCIES OR CONFLICTS, THE ARCHITECT SHALL BE CONSULTED IN ORDER TO RENDER AN INTERPRETATION. BIDDING, PRICING OR CONSTRUCTION DONE PRIOR TO RECEIVING FINAL BUILDING DEPARTMENT PERMITS IS AT THE CONTRACTORS OWN RISK. CHANGES TO THE DRAWINGS MAY BE REQUIRED AS PART OF THE PLAN CHECK AND/ OR OWNER REVIEW PROCESS. J.M. WILLIAMS AND ASSOCIATES/AE URBIA AND ITS CONSULTING ENGINEERS WILL NOT BE HELD LIABLE FOR, NOR COMPENSATE FOR, CHANGES TO THESE DRAWINGS BEFORE FINAL JURISDICTION AND OWNER APPROVAL IS OBTAINED.

14. WORK NOT INCLUDED
ANY ITEM INDICATED ON THE DRAWINGS AS "N.I.C." (NOT IN CONTRACT), OR OTHERWISE DESIGNATED TO BE DONE BY OTHERS IS NOT A PART OF THE CONTRACT. INSTALLATION AND/OR BACKING MAY BE REQUIRED FOR SOME EQUIPMENT FURNISHED BY OWNER OR OWNER'S SUBCONTRACTOR. REFER TO DRAWINGS FOR SPECIFIC REQUIREMENTS.

15. FURNISHINGS BY OWNER
ALL FURNITURE, PLANTS, INTERIOR SIGNAGE, FILES / FILING CABINETS, APPLIANCES, OFFICE EQUIPMENT TO BE FURNISHED, INSTALLED AND PAID FOR BY THE OWNER / TENANT, UNLESS NOTED OTHERWISE.

16. CODE CONFORMANCE
ALL WORK SHALL CONFORM TO THE LATEST ADOPTED EDITIONS OF ALL APPLICABLE BUILDING CODES, THE AMERICANS WITH DISABILITIES ACT, AS WELL AS ALL OTHER LOCAL GOVERNING CODES AND ORDINANCES:

a. PLUMBING:
ALL PLUMBING WORK SHALL BE IN STRICT ACCORDANCE WITH THE LATEST EDITION OF THE INTERNATIONAL PLUMBING CODE. AND LOCAL ORDINANCES. ALL PLUMBING WORK AND FIXTURES MUST MEET THE APPROVAL OF THE OWNER, CONTRACTOR, ARCHITECT/ENGINEER, TENANT AND THE BUILDING OFFICIAL.

b. HVAC:
ALL HVAC WORK SHALL BE IN STRICT ACCORDANCE WITH THE LATEST EDITION OF THE INTERNATIONAL MECHANICAL CODE, AND LOCAL ORDINANCES. HVAC WORK, UNITS, AND CONTROLS, MUST MEET THE APPROVAL OF THE OWNER, CONTRACTOR, ARCHITECT/ENGINEER, TENANT, AND THE BUILDING OFFICIAL.

c. ELECTRICAL:
ALL ELECTRICAL WORK SHALL BE IN STRICT ACCORDANCE WITH THE LATEST EDITION OF THE ICC ELECTRICAL CODE AND LOCAL ORDINANCES. ALL ELECTRICAL WORK, FIXTURES, SWITCHES, ETC... MUST MEET APPROVAL OF THE OWNER, CONTRACTOR, ARCHITECT / ENGINEER, TENANT AND BUILDING OFFICIAL.

d. REST ROOMS, ETC., SHALL COMPLY WITH THE LATEST ADA REQUIREMENTS, NATIONAL AND LOCAL.

e. CONSTRUCTION MUST BE IN COMPLIANCE WITH THE INTERNATIONAL ENERGY CONSERVATION CODE.

f. CONSTRUCTION MUST BE IN COMPLIANCE WITH THE CURRENT INTERNATIONAL FIRE CODE.

17. REFERENCE STANDARDS
COMPLY WITH ASSOCIATION, TRADE, FEDERAL, COMMERCIAL, ASTM, AND OTHER SIMILAR STANDARDS REFERENCED WITHIN INDIVIDUAL SECTIONS, EXCEPT WHERE MORE EXPLICIT OR STRINGENT REQUIREMENTS ARE INDICATED, OR REQUIRED BY APPLICABLE CODES. REFERENCE STANDARDS HAVE SAME FORCE AND EFFECT AS IF BOUND INTO CONTRACT DOCUMENTS. SHOULD SPECIFIED REFERENCE STANDARDS CONFLICT WITH CONTACT DOCUMENTS, REQUEST CLARIFICATION FROM ARCHITECT BEFORE PROCEEDING.

18. APPROVAL
ALL WORK MUST MEET THE APPROVAL OF THE BUILDING OWNERS, THE TENANT (IF APPLICABLE), THE DESIGNER, AND THE BUILDING AND ZONING DEPARTMENTS.

19. CHANGES
ANY AND ALL CHANGES OR VARIATIONS FROM THESE DOCUMENTS MUST BE APPROVED IN WRITING BY THE OWNERSHIP PRIOR TO MAKING THEM.

CONTRACTOR REQUIREMENTS

1 EXISTING CONDITIONS
THE CONTRACTOR SHALL BE RESPONSIBLE TO FIELD VERIFY ALL EXISTING SITE CONDITIONS, UTILITIES, CONNECTIONS, LOCATIONS, ETC, AND NOTIFY THE ARCHITECT/ENGINEER OF ANY DISCREPANCIES PRIOR TO COMMENCEMENT OF CONSTRUCTION.

2 EXISTING UTILITIES
IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE ALL EXISTING UTILITIES, WHETHER SHOWN HEREIN OR NOT, AND TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR SHALL BEAR ALL EXPENSE FOR THE REPAIR OR REPLACEMENT OF UTILITIES AND ALL OTHER PROPERTY DAMAGED BY OPERATIONS IN CONJUNCTION WITH EXECUTION OF WORK.

3 CODE COMPLIANCE
THE CONTRACTOR SHALL BE REQUIRED TO MEET ALL NATIONAL, STATE AND LOCAL, AND RELATED CODES FOR STANDARD CONSTRUCTION PRACTICES.

4 INSTALLATION STANDARDS
ALL MANUFACTURED MATERIALS AND PRODUCTS SHALL BE APPLIED, INSTALLED, CONNECTED, CLEANED AND CONDITIONED IN ACCORDANCE WITH THE MANUFACTURER'S PRINTED INSTRUCTIONS. ALL REFERENCES TO STANDARDS OR TO MANUFACTURER'S SPECIFICATIONS SHALL BE TO THE LATEST EDITIONS OR LATEST AMENDMENTS.

5 INSPECTIONS
ANY SPECIAL INSPECTIONS, TESTS, AND OTHER SERVICES SPECIFIED OR REQUIRED ARE THE RESPONSIBILITY OF THE CONTRACTOR AND ARE TO BE PAID BY THE OWNER. REFER TO INDIVIDUAL SELECTIONS FOR ADDITIONAL REQUIREMENTS. EMPLOYMENT OF TESTING LABORATORY SHALL IN NO WAY RELIEVE CONTRACTOR OF OBLIGATION TO PERFORM WORK IN ACCORDANCE WITH REQUIREMENTS OF CONTRACT DOCUMENTS.

6 PROJECT LOG
MAINTAIN DAILY LOG CONTAINING ALL INFORMATION REGARDING CONSTRUCTION OPERATIONS AND OTHER OCCURRENCES PERTAINING TO THE PROJECT. MAKE LOG AVAILABLE FOR ARCHITECT'S REVIEW.

7 WORK PROGRESS SCHEDULE
MAINTAIN AN UPDATED WORK PROGRESS SCHEDULE POSTED IN A VISIBLE PLACE LOCATED IN FIELD OFFICE. UPDATE SCHEDULE DAILY TO REFLECT WORK PROGRESS.

8 BUILDING PERMITS
THE GENERAL BUILDING PERMITS SHALL BE PAID FOR BY THE OWNER AND SECURED BY THE GENERAL CONTRACTOR. ALL OTHER REQUIRED PERMITS SHALL BE SECURED AND PAID FOR BY THE CONTRACTOR OR SUBCONTRACTOR DIRECTLY RESPONSIBLE.

9 FINAL APPROVALS
CONTRACTOR SHALL ASSIST OWNER IN OBTAINING FINAL APPROVAL OF LOCAL HEALTH DEPARTMENT AND THE TEMPORARY AND FINAL CERTIFICATES OF OCCUPANCY.

10 REQUIRED LICENSES
ADDITIONAL REQUIRED CITY AND COUNTY LICENSES SHALL BE ACQUIRED AND PAID FOR BY THE INDIVIDUAL TRADES.

11 WORKMAN'S COMPENSATION
ALL CONTRACTORS SHALL HAVE VALID CERTIFICATES OF WORKMAN'S COMPENSATION OF FILE WITH THE APPROPRIATE AGENCIES.

12 SAFETY
CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO ENSURE THE SAFETY OF THE OCCUPANTS AND WORKERS AT ALL TIMES, AND SHALL BE RESPONSIBLE FOR SAFETY AND PROTECTION WITHIN AND ADJACENT TO THE JOB SITE.

13. CONTRACTOR'S FIELD OFFICE
PROVIDE AND MAINTAIN A FIELD OFFICE ON THE PREMISES WHERE DIRECTED. OFFICE SHALL BE OF NEAT, SUBSTANTIAL CONSTRUCTION. PROVIDE HANGING PLAN FILES AND MAINTAIN WITH ALL CURRENT DRAWINGS.

a. STORAGE STRUCTURE: PROVIDE AND MAINTAIN, WHERE DIRECTED, A WATERTIGHT STORAGE STRUCTURE FOR ALL MATERIALS WHICH MIGHT BE DAMAGED BY WEATHER, INCLUDING STORAGE FACILITIES FOR CONCRETE TEST SAMPLES, OR OTHER MATERIAL SAMPLES REQUIRED FOR WORK.
b. COSTS: PAY COSTS FOR A LOCAL BUSINESS TELEPHONE FOR USE BY CONTRACTOR, OWNER AND ARCHITECT THROUGHOUT CONTRACT PERIOD.
c. COMMUNICATION EQUIPMENT: PROVIDE A TELEPHONE ON SITE. ASSIGN A RESPONSIBLE PERSON TO ANSWER ALL TELEPHONE CALLS IN EVENT THE SUPERINTENDENT IS ABSENT FROM THE PREMISES. PROVIDE APPROVED MEANS TO ESTABLISH URGENT COMMUNICATIONS (CELLULAR TELEPHONE OR PAGER).

14. TEMPORARY FACILITIES
PROVIDE TEMPORARY FACILITIES AND CONNECTIONS AS REQUIRED FOR THE PROPER COMPLETION OF THE PROJECT. PROVIDE AND MAINTAIN TEMPORARY UTILITY SERVICES. PROVIDE SUITABLE WASTE DISPOSAL UNITSAND EMPTY REGULARLY. DO NOT PERMIT ACCUMULATION OF TRASH AND WASTE MATERIALS. PROVIDE TEMPORARY SANITARY FACILITIES AS REQUIRED.

15. STORAGE AND PROTECTION
STORE AND PROTECT PRODUCTS IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS WITH LABELS INTACT AND LEGIBLE. STORE SENSITIVE PRODUCTS IN WEATHERTIGHT, CLIMATE CONTROLLED ENCLOSURES. PROVIDE OFFSITE STORAGE AND PROTECTION WHEN SITE DOES NOT PERMIT ON SITE STORAGE.

16. FIELD QUALITY CONTROL
EMPLOY ONLY EXPERIENCED INSTALLERS AND FURNISH EVIDENCE OF EXPERIENCE IF REQUESTED. USE OF ANY SUBCONTRACTOR OR INSTALLER IS SUBJECT TO OWNER'S APPROVAL. EMPLOY FULL-TIME, COMPETENT SUPERINTENDENT AS WELL AS NECESSARY ASSISTANTS. SUPERINTENDENT SHALL REPRESENT THE CONTRACTOR AND ALL COMMUNICATIONS GIVEN TO THE SUPERINTENDENT SHALL BE AS BINDING AS IF GIVEN TO THE CONTRACTOR.

17. SOURCE QUALITY CONTROL
PROVIDE PRODUCTS OF ACCEPTABLE MANUFACTURERS, WHICH HAVE BEEN IN SATISFACTORY USE IN SIMILAR SERVICE FOR THREE YEARS, UNLESS MORE STRINGENT CRITERIA ARE SPECIFIED IN INDIVIDUAL SECTIONS. USE OF ANY SUPPLIER IS SUBJECT TO OWNER'S APPROVAL.

18. PRODUCT HANDLING
TRANSPORT AND HANDLE PRODUCTS IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. DELIVER PRODUCTS IN UNDAMAGED CONDITION, IN MANUFACTURER'S ORIGINAL UNOPENED CONTAINER'S OR PACKING, WITH IDENTIFYING LABELS INTACT AND LEGIBLE. PROMPTLY INSPECT SHIPMENTS TO ENSURE THAT PRODUCTS COMPLY WITH REQUIREMENTS OF CONTRACT DOCUMENTS, QUANTITIES ARE CORRECT, AND PRODUCTS ARE UNDAMAGED.

19. COMPLIANCE WITH MANUFACTURER'S INSTRUCTIONS
HANDLE, INSTALL, ERECT, CONNECT, CONDITION, USE, ADJUST, AND CLEAN PRODUCTS IN STRICT ACCORDANCE WITH MANUFACTURER'S INSTRUCTION AND IN CONFORMITY WITH SPECIFIED REQUIREMENTS, INCLUDING EACH STEP IN SEQUENCE. DO NOT OMIT PREPARATORY STEPS OR INSTALLATION PROCEDURES UNLESS SPECIFICALLY MODIFIED OR EXEMPTED BY CONTRACT DOCUMENTS. SHOULD JOB CONDITIONS OR SPECIFIED REQUIREMENTS CONFLICT WITH MANUFACTURER'S INSTRUCTIONS, REQUEST CLARIFICATION IN WRITING FROM ARCHITECT BEFORE PROCEEDING. INSTALL MATERIALS IN PROPER RELATION WITH ADJACENT CONSTRUCTION AND WITH PROPER APPEARANCE.

20. MANUFACTURER'S FIELD SERVICES
WHEN SPECIFIED IN INDIVIDUAL SECTIONS, REQUIRE MATERIAL OR PRODUCT SUPPLIERS OR MANUFACTURERS TO PROVIDE QUALIFIED STAFF PERSONNEL TO OBSERVE SITE CONDITIONS, CONDITIONS OF SURFACES, QUALITY OF WORKMANSHIP, AND CONDITIONS OF INSTALLATION AS APPLICABLE AND TO INITIATE ADDITIONAL INSTRUCTIONS WHEN NECESSARY.

21. SUBSTITUTIONS
PROPOSALS FOR SUBSTITUTION OF MATERIALS, EQUIPMENT, AND METHODS WILL ONLY BE CONSIDERED WHEN ACCOMPANIED BY FULL AND COMPLETE TECHNICAL DATA AS WELL AS ANY OTHER INFORMATION REQUIREDTO EVALUATE THE PROPOSED SUBSTITUTION. SUBSTITUTIONS ARE UNACCEPTABLE UNLESS SPECIFICALLY APPROVED BY THE ARCHITECT. IN THE EVENT OF SUBSTITUTION PROPOSALS AFTER THE CONTRACT HAS BEEN AWARDED, ALL SUCH PROPOSALS SHALL BE ACCOMPANIED BY SUBSTANTIAL COST SAVINGS FOR THE OWNER.

22. AVAILABILITY OF PRODUCTS
VERIFY PRIOR TO CONSTRUCTION START THAT ALL SPECIFIED ITEMS WILL BE AVAILABLE IN TIME FOR INSTALLATION DURING ORDERLY AND TIMELY PROGRESS OF THE WORK. IN THE EVENT SPECIFIED ITEM OR ITEM WILL NOT BE SO AVAILABLE, NOTIFY THE ARCHITECT PRIOR TO START OF CONSTRUCTION. COST OF DELAYS BECAUSE OF NON-AVAILABILITY OF SPECIFIED ITEMS OR SUBSTITUTED ITEMS, WHEN THE CONTRACTOR COULD HAVE AVOIDED SUCH DELAYS, WILL BE BORNE BY THE CONTRACTOR.

23. PRODUCTS AND MATERIALS
PROVIDE PRODUCTS AND MATERIALS SPECIFIED. REQUEST ARCHITECTS SELECTION OF COLORS AND ACCESSORIES IN SUFFICIENT TIME TO AVOID DELAYING PROGRESS OF THE WORK.

24. VERIFICATION OF WORK
CONTRACTOR SHALL VERIFY, AND BE RESPONSIBLE FOR, ALL WORK AND MATERIALS - INCLUDING THOSE FURNISHED BY SUBCONTRACTORS. CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS AND ELEVATIONS, ETC., AT THE SITE AND SHALL COORDINATE WORK PERFORMED BY ALL TRADES.

25. CONFORMANCE WITH DOCUMENTS
ANY AND ALL CHANGES OR VARIATIONS FROM THESE DOCUMENTS MUST BE APPROVED IN WRITING PRIOR TO MAKING THEM.

26. NON-CONFORMING WORK
ANY WORK THAT DOES NOT CONFORM TO THE CONTRACT DOCUMENTS SHALL BE REMOVED AND REPLACED AT NO ADDITIONAL EXPENSE TO THE OWNER.

27. PRODUCT IDENTIFICATIONS
NAMEPLATES, TRADEMARKS, LOGOS, AND OTHER IDENTIFYING MARKS ON PRODUCTS ARE NOT PERMITTED ON SURFACES EXPOSED TO VIEW IN PUBLIC AREAS, INTERIOR OR EXTERIOR. PLUMBING, MECHANICAL, AND ELECTRICAL EQUIPMENT NOT EXPOSED TO PUBLIC VIEW ARE EXCLUDED FROM FOREGOING LIMITATION. REQUIRED UL OR FM LABELS ARE ALSO EXCLUDED.

28. PROTECTION OF ADJACENT WORK
PROVIDE TEMPORARY PROTECTION FOR ADJACENT AREAS TO PREVENT DAMAGE BY INSTALLATION OF NEW WORK OR DEMOLITION OF EXISTING CONSTRUCTION. PROMPTLY REPAIR ANY DAMAGE AT NO ADDITIONAL COST TO THE OWNER. PROTECT ADJACENT AREAS FROM CONTAMINATION BY CONSTRUCTION DUST AND DEBRIS. PROVIDE TEMPORARY BARRICADES AS NECESSARY TO ENSURE PROTECTION OF THE PUBLIC. MAINTAIN EGRESS WITHIN AND AROUND CONSTRUCTION AREAS.

29. DAMAGED PRODUCTS
DO NOT USE PRODUCTS IN WORK, WHICH HAVE DETERIORATED, BECOME DAMAGED, OR ARE OTHERWISE UNFIT FOR USE. RESTORE UNITS DAMAGED DURING INSTALLATION. REPLACE UNITS, WHICH CANNOT BE RESTORED AT NO ADDITIONAL EXPENSE TO THE OWNER.

30. SECURITY
PROVIDE FACILITIES TO PROTECT WORK FROM UNAUTHORIZED ENTRY, VANDALISM, AND THEFT. CONDUCT OPERATIONS IN MANNER TO AVOID RISK OF LOSS, THEFT, OR DAMAGE BY VANDALISM.

31. TEMPORARY CONTROLS

a. HEAT:
PRIOR TO ENCLOSURE, PROVIDE HEATING AS NECESSARY TO PROTECT MATERIALS, PRODUCTS, AND FINISHES FROM DAMAGE DUE TO TEMPERATURE OR HUMIDITY. ENCLOSURE IS DEFINED AS STATE OF CONSTRUCTION WHEN EXTERIOR WALLS ARE ERECTED, DOORS AND WINDOWS ARE INSTALLED AND GLAZED, ROOF DECK AND ROOFING ARE COMPLETE, AND WHEN OTHER OPENINGS IN EXTERIOR ENVELOPE ARE EQUIPPED WITH TEMPORARY CLOSURES. EXCEPT WHERE INDICATED OTHERWISE IN INDIVIDUAL SPECIFICATION SECTIONS, MAINTAIN MINIMUM AMBIENT TEMPERATURE OF 50 DEGREES FIN AREAS WHERE CONSTRUCTION IS IN PROGRESS.

b. VENTILATION:
VENTILATE ENCLOSED AREAS TO ASSIST CURE OF MATERIALS, TO DISSIPATE HUMIDITY, AND TO PREVENACCUMULATION OF DUST, FUMES, VAPORS, OR GASES.

c. BARRIERS AND CLOSURES:
PROVIDE BARRIERS TO PREVENT UNAUTHORIZED ENTRY TO CONSTRUCTION AREAS AND TO PROTECT EXISTING FACILITIES AND ADJACENT PROPERTIES FROM DAMAGE FROM CONSTRUCTION OPERATION

d. FIRE PROTECTION:
COMPLY WITH LOCAL FIRE PROTECTION CODE AND GOVERNING AUTHORITIES. PROVIDE AND MAINTAIN ADEQUATE FIRE PROTECTION INCLUDING, WITHOUT LIMITATION, FIRE EXTINGUISHERS AND OTHER APPROPRIATE EQUIPMENT FOR FIRE EXTINGUISHING READY FOR IMMEDIATE USE. MAINTAIN ANY REQUIRED FIRE ALARM SYSTEMS IN OPERATION DURING CONSTRUCTION. DISTRIBUTE EQUIPMENT AROUND SITE AND PARTICULARLY IN IMMEDIATE VICINITY OF PERFORMANCE OF WELDING OR SIMILAR HAZARDOUS WORK.

32. INTERRUPTION OF SERVICES
INTERRUPTIONS TO ANY SERVICE FOR THE PURPOSE OF MAKING OR BREAKING A CONNECTION SHALL BE MADE ONLY AFTER CONSULTATION WITH THE OWNER AND SHALL BE AT SUCH TIME AND OF SUCH DURATION AS MAY BE DIRECTED.

33. EXCAVATIONS OR TRENCHING
KEEP THE INTERVALS BETWEEN EXCAVATION OR TRENCHING, INSTALLATION OF CONDUIT OR PIPING, AND BACK FILLING OPERATIONS TO AN ABSOLUTE MINIMUM. PROVIDE SUITABLE TEMPORARY COVERS FOR EXCAVATIONS OR TRENCHING CROSSING ROADWAYS, WALKS, OR OTHER TRAFFIC WAYS AS REQUIRED BY GOVERNING AGENCIES.

34. CUTTING AND PATCHING
DO NOT CUT AND PATCH IN A MANNER THAT WOULD RESULT IN A FAILURE OF THE WORK TO PERFORM AS INTENDED, DECREASE FIRE PERFORMANCE, DECREASE ACOUSTICAL PERFORMANCE, DECREASE ENERGY PERFORMANCE, DECREASE OPERATIONAL LIFE, OR DECREASE SAFETY FACTORS. DO NOT REMOVE OR ALTER STRUCTURAL COMPONENTS WITHOUT WRITTEN APPROVAL FROM THE ARCHITECT. CUT WITH TOOLS APPROPRIATE FOR MATERIALS TO BE CUT. PATCH WITH MATERIALS AND METHODS TO PRODUCE PATCH THAT IS NOT VISIBLE FROM A DISTANCE OF THREE FEET.

35. COORDINATION AND CLEARANCES
VERIFY AND COORDINATE CLEARANCES, DIMENSIONS, AND INSTALLATION OF ADJOINING CONSTRUCTION, EQUIPMENT, PIPING, DUCTS, CONDUITS, OR OTHER MECHANICAL OR ELECTRICAL ITEMS OR APPARATUS. VERIFY DIMENSIONS FOR PRODUCTS TO BE FITTED INTO WORK.

a. ATTACHMENTS AND CONNECTIONS:
PROVIDE ATTACHMENT AND CONNECTON DEVICES METHODS FOR SECURING AND ANCHORING WORK. SECURE IN PLACE WITH DEVICES DESIGNATED AND SIZED TO WITHSTAND STRESSES, VIBRATION, PHYSICAL DISTORTION, OR DISFIGUREMENT.

b. EXPANSION AND MOVEMENT:
ALLOW FOR EXPANSION OF MATERIALS AND BUILDING MOVEMENT.

c. ISOLATION OF DISSIMILAR ITEMS:
ISOLATE EACH UNIT OF WORK FROM INCOMPATIBLE WORK AS NECESSARY TO PREVENT DETERIORATION AND ELECTROLYTIC ACTION.

d. MAINTENANCE:
CLEAN AND PERFORM MAINTENANCE ON INSTALLED WORK AS FREQUENTLY AS NECESSARY THROUGH REMAINDER OF CONSTRUCTION PERIOD. LUBRICATE OPERABLE COMPONENTS TO ENSURE OPERABILITY WITHOUT DAMAGING EFFECTS.

e. ADJUSTMENTS: ADJUST OPERATING PRODUCTS AND EQUIPMENT TO ENSURE SMOOTH AND UNHINDERED OPERATION.

36. EXAMINATION OF CONDITIONS
EXAMINE SUBSTRATES AND CONDITIONS UNDER WHICH WORK IS TO BE PERFORMED. DO NOT COMMENCE WORK OVER UNSATISFACTORY CONDITIONS DETRIMENTAL TO PROPER AND TIMELY EXECUTION OF WORK. DO NOT PROCEED WITH WORK UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED. COMMENCEMENT OF INSTALLATION CONSTITUTES ACCEPTANCE OF CONDITIONS AND COSTS OF ANY CORRECTIVE MEASURES ARE RESPONSIBILITY OF CONTRACTOR.

37. BACKING SUPPORT
CONTRACTOR SHALL PROVIDE BACKING SUPPORT OF ALL WALL, CEILING, AND PARTITION MOUNTED ITEMS SUCH AS TABLE BRACKETS, LIGHT FIXTURES, ARTIFACTS, SHELVING, EQUIPMENT, AND TELEVISIONS. COORDINATE LOCATIONS AND REQUIREMENTS WITH THE PLUMBING, MECHANICAL, ELECTRICAL DRAWINGS.

38. SECURE OPENINGS
EXTERIOR OPENINGS SHALL COMPLY WITH ALL SECURITY REQUIREMENTS AS OUTLINED IN ALL LOCAL BUILDING CODES AND ORDINANCES.

39. GLAZING REQUIREMENTS
GLASS AND GLAZING FOR ALL WINDOWS SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES. IN ADDITION ALL WINDOWS MUST MEET THE "AAMA" WINDOW STANDARDS FOR INSTALLATION. THE CONTRACTOR SHALL OBTAIN, AND SHALL FOLLOW ALL REQUIREMENTS OF THE "AAMA" STANDARDS IN ADDITION TO THE MANUFACTURER SPECIFICATIONS AND ARCHITECTURAL DETAILS INCLUDED WITHIN THE DRAWINGS.

40. ROOFING REQUIREMENTS
ROOFING WORK SHALL BE PERFORMED AND ALL PENETRATIONS THROUGH THE ROOFING MEMBRANE SHALL BE PATCHED OR FLASHED AS PER THE MANUFACTURER'S STANDARDS.

41. ROOF ACCESS
ROOF OBSTRUCTIONS SUCH AS TELEVISION ANTENNAE, SOLAR PANELS, AND GUY WIRES SHALL NOT BE LOCATED OR INSTALLED IN SUCH A WAY AS TO PREVENT FIRE DEPARTMENT ACCESS OR EGRESS IN THE EVENT OF A FIRE.

42 FINISH FLAME SPREAD REQUIREMENTS
INTERIOR WALL AND CEILING FINISHES SHALL NOT EXCEED FLAME SPREAD CLASSIFICATIONS DICTATED BY ALL APPLICABLE BUILDING CODES.

43. GYPSUM REQUIREMENTS
GYPSUM BOARD AND SUSPENDED CEILING SYSTEMS SHALL CONFORM TO ALL LOCAL GOVERNING BUILDING CODES AND ORDINANCES.

44. EQUIPMENT IN STRUCTURAL SLAB
PIPES, CONDUITS, OR DUCTS EXCEEDING ONE THIRD OF THE SLAB OR MEMBER THICKNESS SHALL NOT BE PLACED IN STRUCTURAL CONCRETE UNLESS SPECIFICALLY DETAILED. REFER TO MECHANICAL, ELECTRICAL, PLUMBING, AND STRUCTURAL DRAWINGS FOR LOCATION OF SLEEVES AND OTHER ACCESSORIES.

45. FIRE EXTINGUISHERS
VERIFY FIRE EXTINGUISHER REQUIREMENTS AND LOCATIONS WITH FIRE MARSHAL AND OWNER'S REPRESENTATIVE.

46. INSECT CONTROL
CONTRACTOR SHALL SEAL ALL GAPS, HOLES, AND CRACKS IN BUILDING CONSTRUCTION AS REQUIRED TO CONTROL INFILTRATION OF INSECTS.

**47. DISPOSAL OF

4/25/2025 11:55:23 AM

RODERICK CATALYST BLDG #7
NEW OFFICE WAREHOUSE – BUILDING SHELL
2021 IBC CODE ANALYSIS

Code Item Reference	Code Requirement	Actual Building	Comments
Occupancy Chapter 3	B/S-1/S-2/F-1/F-2	B/S-1/S-2/F-1/F-2	Office, Warehouse, Industrial
Construction Type Chapter 6	III-B	III-B	**New Building Shell for future tenants.**
Allowable Height Table 504.3	75'	H<75'	Ok
Allowable Stories Table 504.4	2	1	Ok
Allowable Area Section 507 if unlimited Otherwise table 506.2	Unlimited	68,154 SF	Ok
Frontage Increase 506.3 frontage increase	NA	NA	NA
Mixed Use Section 508	NA	NA	Non-separated use per 508.3
Max. Area of Ext. Wall Unprotected openings Table 705.8	No Limit	No Limit	Ok
Automatic Sprinkler Systems Section 903	Yes	Yes	NFPA-13 ESFR (See footnote below)
Max. Floor Area Allowances per Occupant, Table 1004.5	Load Factors: 150 Office 500 Warehouse	Preliminary occupant load: 6,815/150 = 46 61,339/500 = 123 Total occupants: 169	Note: Actual occupant load to be determined with each future tenant improvement.
Min. Number of Exits Section 1006	2	13	Ok
Common Path Table 1006.2.1	B: 100' max S: 100' max F: 100' max	Less than maximum See plan	Ok
Exit Access Travel Table 1017.2	w/ Sprinkler: S-1, F-1: 400' S-2, F-2: 400' B: 300'	Less than maximum See plan	Section 1017.2.2: S-1, F-1 increase Ok
Accessibility	Chapter 11		Ok
Ventilation, Temperature, Lighting	Chapter 12 and Mechanical code		Ok
Min. Roofing Class. Table 1505.1	C	C	Ok
Plumbing Facilities Table 2902.1 Water Closets Lavatories Drinking Fountain Service Sink	Note: Actual plumbing fixture count to be determined with each future tenant improvement.	Note: Actual plumbing fixture count to be determined with each future tenant improvement.	B/S 1:25 first 50,1:50 / 1:100 1:40 first 80,1:80 / 1:100 1:100 / 1:1,000 1/1
Fire Extinguishers			Per Fire Marshal
Energy Efficiency	Chapter 13	International Energy Conservation Code	Ok

Note: Building area is approximate and portrays gross building area for code compliance only. Additional area plans can be provided at the request of the owner for BOMA calculations, etc. The contractor shall be responsible for determining building areas for bidding purposes.

NFPA-13 ESFR Automatic Sprinkler System to be designed for rack storage class 1-4 commodities and various group "A" plastics.

FIRE-RESISTANCE RATING REQUIREMENTS (hours)

Building Element	Type III-B
Structural Frame Including Columns, Girders, Trusses	0
Bearing Walls Exterior Interior	2-hr 0
Nonbearing Walls and Partitions Exterior Interior	0 0
Floor Construction Including supporting Beams and Joists	0
Roof Construction Including supporting Beams and Joists	0

Corridor fire-resistance rating = 0 hr per table 1020.2

INTERIOR WALL AND CEILING FINISH REQUIREMENTS

Sprinkled	Group S, F	Group B
Exit enclosures and exit passageways	C	B
Corridors	C	C
Rooms and enclosed spaces	C	C

See Table 803.13
Class A flame spread 0-25; Smoke developed 0-450
Class B flame spread 26-75; Smoke developed 0-450
Class C flame spread 76-200; Smoke developed 0-450

BUILDING AIR BARRIER

LOCATION	TYPE	COMMENTS
WALLS	PRE-CAST CONCRETE	SEE DETAIL B&9/A504 FOR JOINT CONDITION
ROOF	GFR FACED POLYISOCYANURATE	SEAMS TO BE TAPED

1. SEE DETAILS ON A503 FOR JOINT CONDITION.
2. SEAMS TO BE TAPED.

BUILDING INSULATION

LOCATION	VALUE	INS Thickness	TYPE	COMMENTS
FOUNDATION	N/A	3"	NOT REQ'D PER CODE ANALYSIS	
EXTERIOR WALLS	R-11	1.75"	DOW THERMAX WHITE FINISH INSULATION	
ROOF	R-30	4.2"	GFR FACED POLYISOCYANURATE	

1. WALL TO ROOF CONNECTION DETAILED AT A504
2. WALL INSULATION TO HAVE TAPED JOINTS. INSULATION TO RUN FROM FLOOR TO ROOF DECK. PROVIDE 'J' TRACK OVER OPENING AS REQ'D.

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LICENSED ARCHITECT
174600
JAMES MICHAEL
STATE OF UTAH

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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

CODE ANALYSIS & COMCHECK'S

DATE: **04/23/2025**

SHEET #:

G002

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C:\Users\jflores\Documents\AE2022.290 Catalyst Building #7_jmatkin@RBZ.rvt

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EGRESS PATHS

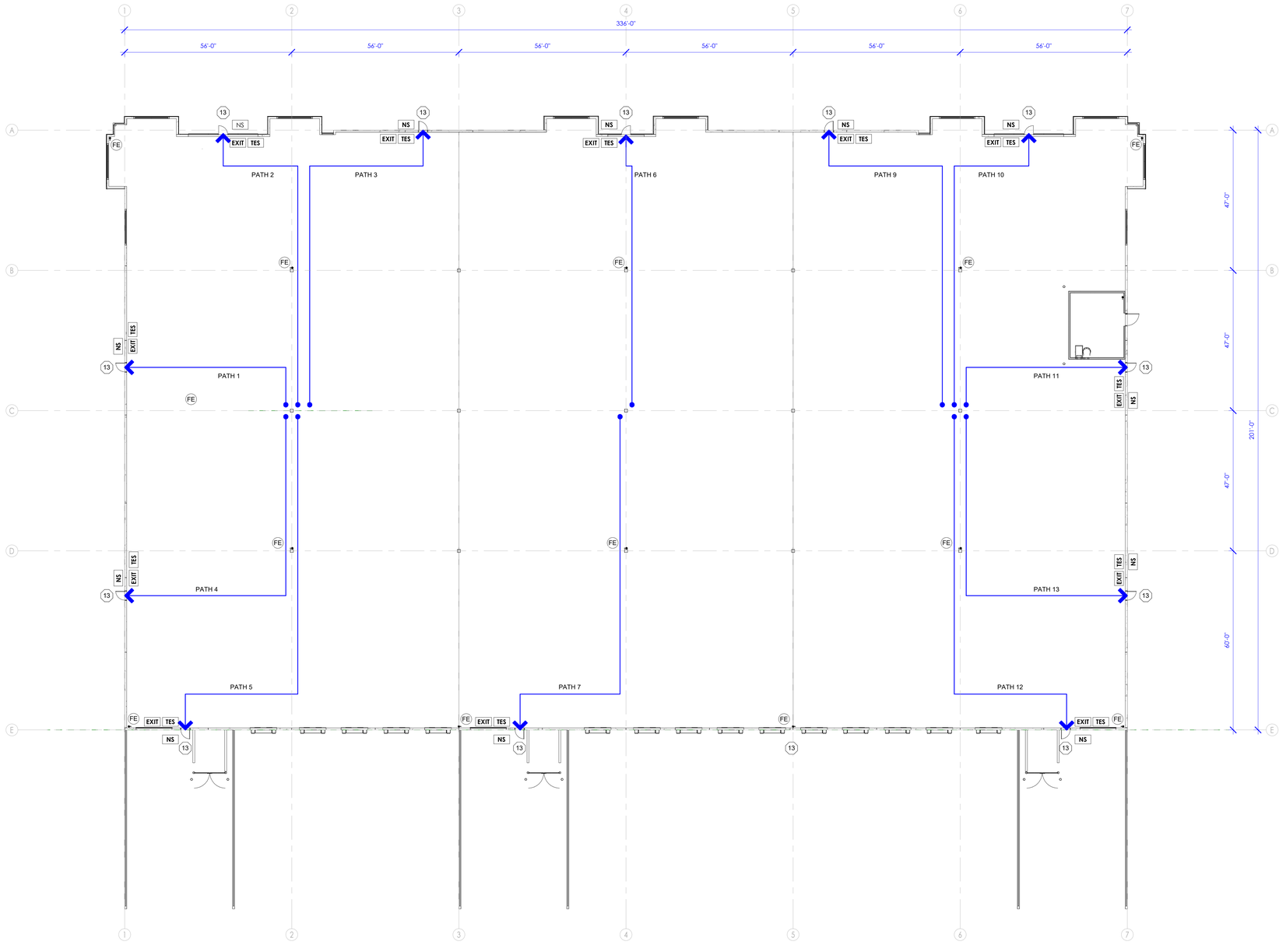
PATH	COMMON PATH	TRAVEL DISTANCE
PATH 1	0"	66' - 6"
PATH 2	0"	115' - 10"
PATH 3	0"	130' - 0"
PATH 4	0"	114' - 0"
PATH 5	0"	142' - 8"
PATH 6	0"	92' - 4"
PATH 7	0"	138' - 6"
PATH 9	0"	130' - 0"
PATH 10	0"	115' - 10"
PATH 11	0"	66' - 6"
PATH 12	0"	142' - 8"
PATH 13	0"	114' - 0"

SIGNAGE LEGEND:

EXIT	=	EXIT SIGN
RM	=	MISC. ROOM SIGN
NS	=	NO SMOKING SIGN
SW	=	STAIRWAY IDENTIFICATION SIGN
FR	=	FIRE RISER ROOM SIGN
RR	=	REST ROOM SIGN
DIR	=	EGRESS DIRECTIONAL SIGN
ID	=	FLOOR IDENTIFICATION SIGN
MO	=	MAXIMUM OCCUPANCY SIGN
ACC	=	ACCESSIBLE AND INACCESIBLE SIGN
TES	=	TACTILE EXIT SIGN

EGRESS PLAN LEGEND:

- - - →	=	COMMON PATH OF EGRESS
→	=	EXIT ACCESS TRAVEL
EXIT	=	EXIT LOCATION SEE ELECTRICAL PLANS FOR LOCATION OF EXIT SIGNAGE
XX (XX)	=	OCCUPANT LOAD (OCCUPANCY GROUP)
FE	=	FIRE EXTINGUISHER
90	=	90 MIN. FIRE RATED DOOR
. . . . .	=	UNRATED FIRE SEPARATION - SMOKE
— · — · —	=	2 HOUR FIRE SEPARATION
— — — —	=	AREA FOR ASSITED RESCUE



1 G003 LEVEL 01 EGRESS PLAN

1/16" = 1'-0"

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RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

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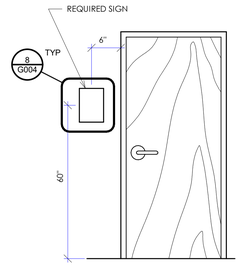
EGRESS PLAN

DATE: 04/23/2025

SHEET #:

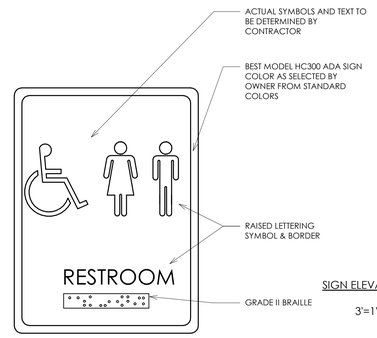
G003



SINGLE DOOR

N.T.S.

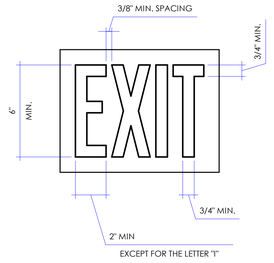
7 G004 RESTROOM SIGN
1/2" = 1'-0"



SIGN ELEVATION

3"=1'-0"

8 G004 REQUIRED SIGN
6" = 1'-0"



NOTES:
1. PROVIDE INTERNALLY LIT SIGN POWERED BY EMERGENCY POWER SYSTEM.
2. SIGN TO REMAIN ILLUMINATED AT ALL TIMES.

9 G004 EXIT SIGN DETAIL
3" = 1'-0"

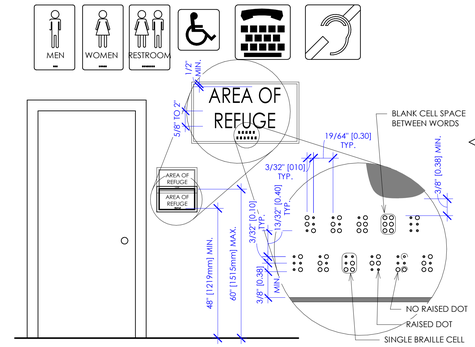
LETTERS AND NUMBER:
1. CHARACTER WIDTH TO BE 55-110% OF THE CHARACTER HEIGHT. STROKE THICKNESS TO BE 10-15% OF CHARACTER HEIGHT.
2. CONTRAST CHARACTERS AND SYMBOLS WITH BACKGROUND. CHARACTERS ARE TO BE SANS SERIF FONT.
3. SEE DETAIL BELOW FOR SIGN LAYOUT.

SIGNS / PICTOGRAMS:
4. PICTOGRAMS / PICTORIAL SYMBOL SIGNS SHALL BE ACCOMPANIED BY THE EQUIVALENT VERBAL DESCRIPTION PLACED DIRECTLY BELOW THE PICTOGRAM. THE BORDER DIMENSION SHALL BE 6" MINIMUM HEIGHT.
5. CHARACTERS AND BACKGROUNDS SHALL BE OF NON-GLARE CONTRASTING COLORS.
6. SIGNS / PICTOGRAMS SHALL BE INSTALLED ON THE WALL ADJACENT TO DOOR LEADING TO THE ROOM OR SPACE THEY DESCRIBE AND AT 60" AFF TO SIGN CENTERLINE AND WHERE A PERSON MAY APPROACH WITHIN 3" OF SIGNAGE WITHOUT ENCOUNTERING PROTRUDING OBJECTS OR STANDING WITHIN THE DOOR SWING AREA.
7. VERTICAL CLEARANCE AT SUSPENDED SIGNS WITH MINIMUM HEADROOM OF 80" REQUIRE MINIMUM 3" CHARACTER HEIGHT MEASURED BY USING UPPERCASE "X". CHARACTERS AND NUMBERS SHALL BE SIZED ACCORDING TO VIEWING DISTANCE FROM WHICH READ. LOWER CASE CHARACTERS PERMITTED.

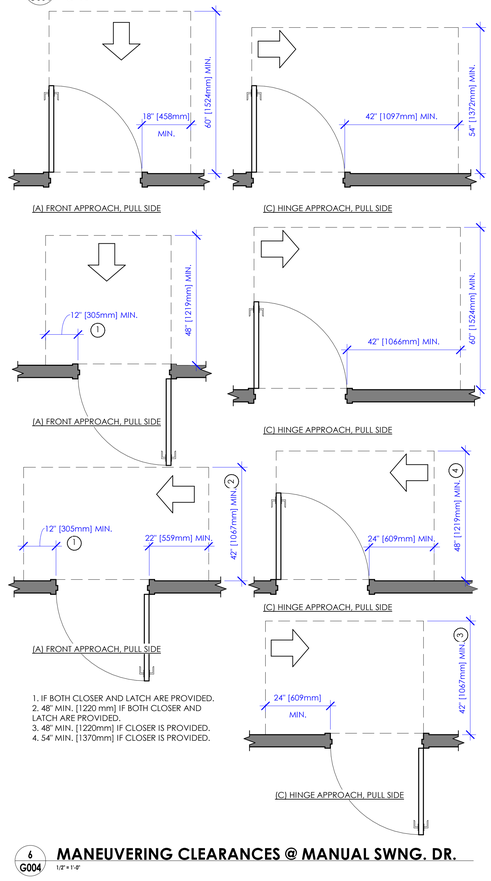
SIGN LOCATIONS:
8. ALL ACCESSIBLE ENTRANCES IDENTIFIED WITH MINIMUM OF ONE STANDARD SIGN.
9. ADDITIONAL DIRECTIONAL SIGNS ALONG ACCESSIBLE PATH OF TRAVEL ARE REQUIRED.
10. BUILDING REMODELED TO PROVIDE ACCESSIBLE SANITARY FACILITIES FOR PUBLIC USE SHALL HAVE INFORMATION POSTED IN THE LOBBY AS PART OF THE BUILDING DIRECTORY.

INTERNATIONAL SYMBOL OF ACCESSIBILITY:
11. STANDARD USED TO IDENTIFY ACCESSIBLE FACILITIES.
12. WHITE FIGURE ON BLUE BACKGROUND, COLOR 15090 ON FEDERAL STANDARD 595A.
13. WHEN ENFORCING AGENCY DETERMINES, IF APPROPRIATE, SPECIAL DESIGNS AND COLORS MAY BE APPROVED.

BRAILLE:
14. USE CONTRASTED GRADE 2 BRAILLE.
15. SEE DETAIL BELOW FOR SPACING & SIZE
16. DOTS TO BE RAISED MINIMUM 0.025 INCH ABOVE BACKGROUND.



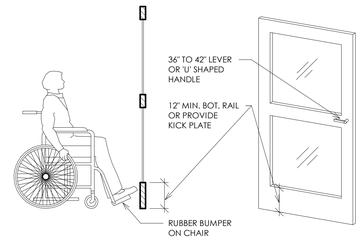
5 G004 TYPICAL SIGNAGE DIMENSIONS & LAYOUT
1/2" = 1'-0"



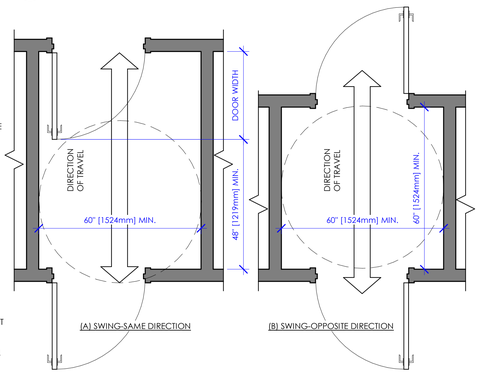
6 G004 MANEUVERING CLEARANCES @ MANUAL SWNG. DR.
1/2" = 1'-0"

DOOR TYPE:
1. MINIMUM 10" HIGH SMOOTH SURFACE AT DOOR BOTTOM, EITHER ATTACHED PANEL OR BOTTOM RAIL.

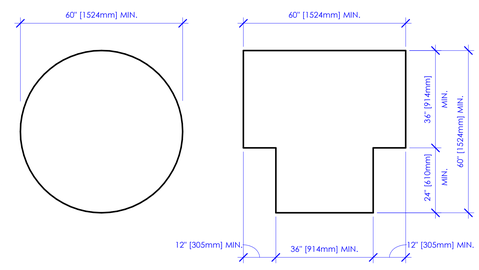
HARDWARE:
2. OPEN FROM INSIDE WITHOUT USE OF KEY OR SPECIAL KNOWLEDGE OR EFFORT.
3. OPEN BY SINGLE EFFORT LEVER-TYPE DEVICE (NOT REQUIRING GRASPING).
4. MOUNTED 36" TO 42".
5. MAXIMUM 8.5 LBS EFFORT TO OPERATE EXTERIOR DOOR, 5 LBS FOR INTERIOR.



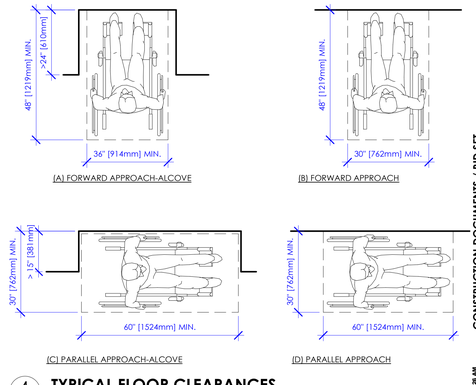
1 G004 ADA DOOR REQUIREMENTS
1/2" = 1'-0"



2 G004 CLEARANCES FOR DOORS IN SERIES
1/2" = 1'-0"



3 G004 TURNING FLOOR CLEARANCES
1/2" = 1'-0"



4 G004 TYPICAL FLOOR CLEARANCES
1/2" = 1'-0"

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Revision Schedule

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ADA GENERAL NOTES & DETAILS

DATE: 04/23/2025

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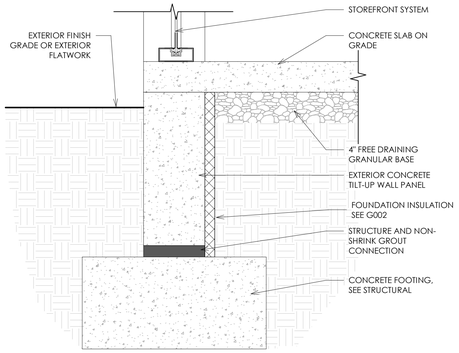
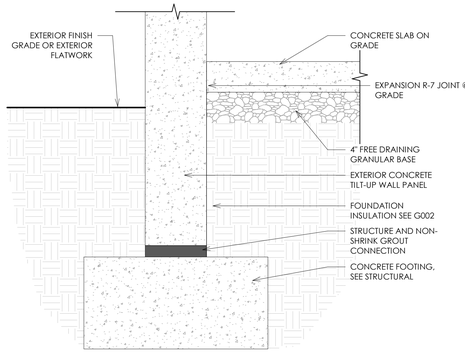
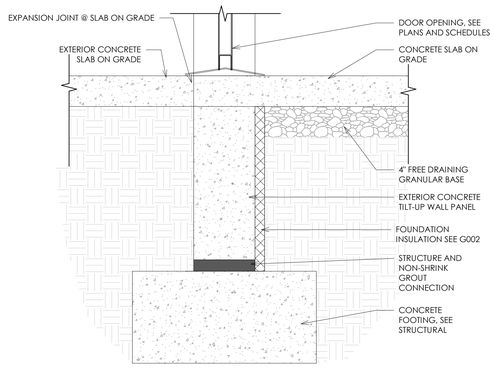
G004



7 G005 INSULATION AT SLAB WAREHOUSE
1 1/2" = 1'-0"

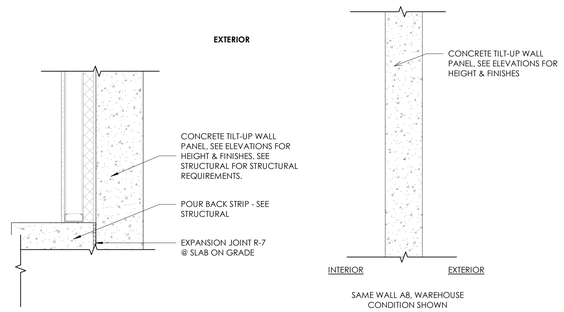


4 G005 INSULATION AT SLAB WAREHOUSE
1 1/2" = 1'-0"



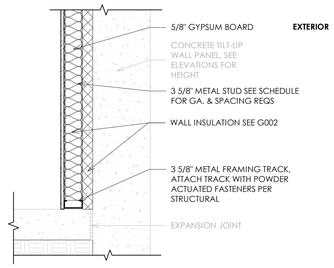
5 G005 INSULATION AT SLAB OPENING
1 1/2" = 1'-0"

FIRE RATING		4 HOUR RATED
* WALL DEPTH	A7.4	7-1/4" CONCRETE TILT-UP WALL
	A8.4	8" CONCRETE TILT-UP WALL
	A9.4	9-1/4" CONCRETE TILT-UP WALL
	A11.4	11" CONCRETE TILT-UP WALL
	A12.4	12" CONCRETE TILT-UP WALL



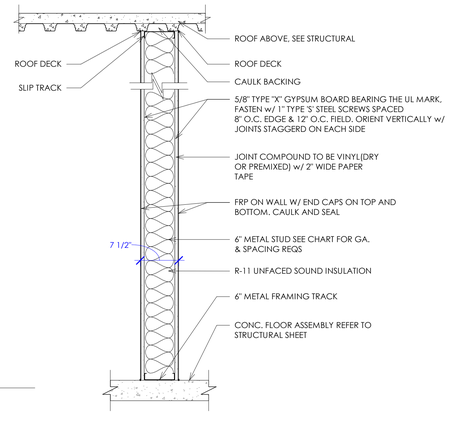
1 G005 A WALL DETAIL - CONCRETE TILT-UP
1" = 1'-0"

FIRE RATING		NON-RATED
* STUD WIDTH	B4.0	3-5/8" METAL STUD



2 G005 B WALL DETAIL - 3-5/8" METAL STUD EXTERIOR FURRING
1" = 1'-0"

FIRE RATING		NON-RATED
* STUD WIDTH	C4.0	3-5/8" METAL STUD
	C6.0	6" METAL STUD



3 G005 C WALL DETAIL - METAL STUD INTERIOR PARTITION
1" = 1'-0"

STUD WIDTH		3-5/8"
FIRE RATING		NON-RATED
* STUD GAUGE & SPACING REQ.	1	3-5/8" X 20 GA. STEEL STUDS AT 24" O.C. (MAX HT. 17'-4")
	2	3-5/8" X 16 GA. STEEL STUDS AT 24" O.C. (MAX HT. 22'-10")
	3	3-5/8" X 20 GA. STEEL STUDS AT 16" O.C. (MAX HT. 21'-3")
	4	3-5/8" X 18 GA. STEEL STUDS AT 16" O.C. (MAX HT. 24'-5")
STC: N/A		
	WALL DESCRIPTION: INTERIOR WALL - -	

STUD WIDTH		6"
FIRE RATING		NON-RATED
* STUD GAUGE & SPACING REQ.	1	6" X 20 GA. STEEL STUDS AT 24" O.C. (MAX HT. 23'-4")
	2	6" X 16 GA. STEEL STUDS AT 24" O.C. (MAX HT. 34'-2")
	3	6" X 14 GA. STEEL STUDS AT 24" O.C. (MAX HT. 36'-7")
	4	6" X 20 GA. STEEL STUDS AT 16" O.C. (MAX HT. 28'-7")
	5	6" X 18 GA. STEEL STUDS AT 16" O.C. (MAX HT. 34'-5")
STC: N/A	6	6" X 18 GA. STEEL STUDS AT 12" O.C. (MAX HT. 39'-8")
	WALL DESCRIPTION: INTERIOR WALL - -	

STUD WIDTH		6"
FIRE RATING		1 HOUR
* STUD GAUGE & SPACING REQ.	1	6" X 20 GA. STEEL STUDS AT 24" O.C. (MAX HT. 23'-4")
	2	6" X 16 GA. STEEL STUDS AT 24" O.C. (MAX HT. 34'-2")
	3	6" X 14 GA. STEEL STUDS AT 24" O.C. (MAX HT. 36'-7")
STC:	4	6" X 20 GA. STEEL STUDS AT 16" O.C. (MAX HT. 28'-7")
	WALL DESCRIPTION: FULL HEIGHT 1 HOUR FIRE RATED INTERIOR WALL	

aeurbia
architects and engineers
909 West South Jordan Parkway
south jordan utah 84095
phone: 801.746.0456 - fax: 801.575.6456
webpage: aeurbia.com

LICENSED ARCHITECT 174600 JAMES MICHAEL [illegible] STATE OF UTAH

4/25/2025 11:55:27 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

4/25/2025 11:55:27 AM

AE2022.290

WALL TYPES

DATE: 04/23/2025

SHEET #:

G005

RODERICK CATALYST-BUSINESS PARK BUILDING #7

LOT 7, RODERICK CATALYST – PHASE 3 SUBDIVISION

68 EAST 1600 SOUTH

AMERICAN FORK, UTAH 84003

JANUARY 12, 2024
REVISED MAY 9, 2024
REVISED JUNE 19, 2024
REVISED JULY 9, 2024
REVISED APRIL 24, 2025

LEGEND

PROPERTY LINE		EXISTING FIRE HYDRANT	
EASEMENT LINE		PROPOSED FIRE HYDRANT	
4240.0 PROPOSED GRADE CONTOURS		EXISTING STREET LIGHT	
4240.0 EXISTING GRADE CONTOURS		PROPOSED STREET LIGHT	
EXISTING CURB		PROPOSED PARKING LOT LIGHT	
PROPOSED CURB AND GUTTER			
PROPOSED CURB WALL		EXISTING WATER METER	
REVERSE PAN CURB & GUTTER		EXISTING WATER VALVE	
SS EXISTING SEWER		EXISTING GATE VALVE	
SS PROPOSED SEWER		EXISTING OVERHEAD POWER POLE	
W EXISTING WATER	TBC	TOP BACK CONCRETE	
W PROPOSED WATER	FF	FINISHED FLOOR	
F EXISTING FIRE LINE	HW	HIGH WATER	
F PROPOSED FIRE LINE	TOG	TOP OF GRATE	
EXISITING STORM DRAIN	TOL	TOP OF LID	
SD PROPOSED STORM DRAIN	IE	INVERT ELEVATION	
RD PROPOSED ROOF DRAIN	EX	EXISTING	
G EXISTING GAS	TNG	TOP OF NATURAL GROUND	
G PROPOSED GAS	TA	TOP OF ASPHALT	
OHP EXISTING OVERHEAD POWER	TC	TOP OF CONCRETE	
UGP EXISTING UNDERGROUND POWER	EC	EDGE OF CONCRETE	
UGP PROPOSED UNDERGROUND POWER	EA	EDGE OF ASPHALT	
T EXISTING TELEPHONE LINE	TOW	TOP OF WALL	
T PROPOSED TELEPHONE LINE	TG	TOP OF GRAVEL	
FO EXISTING FIBER OPTIC LINE	TL	TOP OF LANDSCAPING	
FO PROPOSED FIBER OPTIC LINE	TS	TOP OF SIDEWALK	
	PROP	PROPOSED	
PROPOSED CONCRETE	BW	BACK OF SIDEWALK	
PROPOSED ASPHALT	EXTW	EXISTING TOP OF WALL	
PROPOSED LANDSCAPING	EXBW	EXISTING BOTTOM OF WALL	
	5280	TBC CALLOUT UNLESS OTHERWISE DESIGNATED	

VICINITY MAP
NOT TO SCALE

PROJECT CONSTRUCTION NOTES:

1. CONTRACTOR TO NOTIFY BLUE STAKES PRIOR TO CONSTRUCTION, 1-800-662-4111.
2. CONTRACTOR TO VERIFY LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.
3. SEE SOILS REPORT FOR PAVEMENT SECTION DETAILS, INSTALLATION SPECIFICATIONS AND ALL SITE EARTHWORK REQUIREMENTS. NOTIFY CITY ENGINEER IF RUTTING/PUMPING OCCURS DURING CONSTRUCTION ACTIVITIES.
4. ALL CONSTRUCTION SHALL CONFORM TO CITY STANDARDS AND SPECIFICATIONS. IF A CONFLICT BETWEEN THESE PLANS AND THE CITY STANDARDS AND SPECIFICATIONS OCCURS, THE CITY STANDARDS AND SPECIFICATIONS SHALL GOVERN.
5. ALL HANDICAP PARKING STALLS TO BE INSTALLED PER ADA STANDARDS. SLOPE ON ANY ADA STALL IS TO BE LESS THAN 2% IN ALL DIRECTIONS.
6. CONTRACTOR TO VERIFY PRIOR TO ANY CONSTRUCTION THAT THE BUILDING AND BUILDING LOCATION SHOWN ON CIVIL DRAWINGS MATCHES THE ARCHITECTURAL PLANS.
7. CONTRACTOR TO VERIFY, WITH ARCHITECT, THAT F.F. ELEVATION SHOWN ON CIVIL PLANS EQUALS THE ARCHITECTS 100.0' ELEVATION.
8. CONTRACTOR TO REPLACE IN KIND ANY AREAS THAT ARE DAMAGED DURING CONSTRUCTION.
9. INSTALL ALL SIDEWALKS PER CITY STANDARDS OR APWA PLAN NO. 231, 235, AND 236 WHERE APPLICABLE.
10. INSTALL ALL CONCRETE PAVEMENT JOINTS PER CITY STANDARDS OR APWA PLAN NO. 261.
11. ALL SEWER, WATER AND STORM DRAIN PIPES SHALL BE BACKFILLED WITH SELECT GRANULAR FILL PER AMERICAN FORK CITY STANDARDS AND SPECIFICATIONS. SEE AMERICAN FORK CITY STANDARD PLAN NO. 15.22
12. ALL CATCH BASINS AND MANHOLES TO BE INSTALLED PER CITY STANDARDS.
13. ALL STORM DRAIN PIPING TO BE CUT OFF FLUSH WITH INSIDE WALL OF DRAINAGE BOX. INSIDE WALL TO BE GROUTED SMOOTH WITH A NON-SHRINK GROUT.
14. FOR STORM DRAIN INLET BOXES AND MANHOLES THE I.E. IN AND I.E. OUT ELEVATIONS ARE THE SAME UNLESS OTHERWISE CALLED OUT ON THE PLANS
15. ALL WATER LINES TO HAVE A MINIMUM 4' OF COVER WITH A MINIMUM VERTICAL CLEARANCE OF 1' OF COVER BETWEEN OTHER UTILITY LINES (1.5' VERTICAL SEPARATION WITH SEWER).
16. THRUST BLOCKS TO BE INSTALLED PER AMERICAN FORK CITY PLAN NO 15.21
17. CONTRACTOR SHALL COORDINATE CONSTRUCTION AND INSTALLATION OF ELECTRICAL, TELEPHONE, NATURAL GAS AND CABLE TV SERVICES WITH THE RESPECTIVE UTILITY COMPANY.
18. THE EXISTENCE AND LOCATION OF ALL UNDERGROUND UTILITY PIPES, LINES OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED AND SHOWN FROM SURVEYED INFORMATION AND EXISTING UTILITY LOCATIONS PROVIDED BY OTHERS. THERE IS NO GUARANTEE THAT ALL EXISTING UTILITY INFORMATION IS SHOWN ON THESE PLANS. CONTRACTOR IS RESPONSIBLE FOR CONTACTING BLUE STAKES AND FIELD VERIFYING THE LOCATION AND ELEVATION OF ALL EXISTING UTILITY PIPES, LINES AND STRUCTURES, PRIOR TO CONSTRUCTION.
19. ANY OFF SITE DAMAGE TO EXISTING ASPHALT, CURB & GUTTER, LANDSCAPING AND ALL UTILITIES TO BE REPLACED IN KIND.
20. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL SITE DEMOLITION REQUIRED TO COMPLETE THIS PROJECT.
21. NOTIFY CITY ENGINEER IF RUTTING/PUMPING OCCURS DURING CONSTRUCTION ACTIVITIES.

PROJECT CONTACT INFORMATION:

AF CITY CULINARY WATER	JAY BREMS	(801) 763 3060
AF PRESSURIZED IRRIGATION	JAY BREMS	(801) 763 3060
AF SANITARY SEWER	ASHTON HARDY	(801) 763 3060
AF STORM DRAIN SEWER	ASHTON HARDY	(801) 763 3060
AF FIRE MARSHALL	MAT SACCO	(801) 763 3040
AF CITY INSPECTOR	DEE HOWARD	(801) 763 3060
AF FIBER	KYLE PETERSON	(801) 400 2933
AF FLOOD IRRIGATION COMPANY	ERNIE JOHN	(801) 471 6576
TIMPANOGOS SSD	DAVID BARLOW	(801) 756 5231
ROCKY MOUNTAIN POWER	TERIA WALKER	(801) 756 1310
COMCAST	ELYSIA VALDEZ	(801) 401 3017
CENTURY LINK	RYAN ALLRED	(385) 223 0084
DOMINION ENERGY	TRENT JOHNSON	(801) 853 6548

SHEET INDEX

General Notes:

CONTRACTOR SHALL COORDINATE CONSTRUCTION AND INSTALLATION OF ELECTRICAL, TELEPHONE, NATURAL GAS AND CABLE TV SERVICES WITH THE RESPECTIVE UTILITY COMPANY.

ALL CONSTRUCTION SHALL CONFORM TO CITY STANDARDS AND SPECIFICATIONS. IF A CONFLICT BETWEEN THESE PLANS AND THE CITY STANDARDS AND SPECIFICATIONS OCCURS, THE CITY STANDARDS AND SPECIFICATIONS SHALL GOVERN.

THE EXISTENCE AND LOCATION OF ALL UNDERGROUND UTILITY PIPES, LINES OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED AND SHOWN FROM SURVEYED INFORMATION AND EXISTING UTILITY LOCATIONS PROVIDED BY OTHERS. THERE IS NO GUARANTEE THAT ALL EXISTING UTILITY INFORMATION IS SHOWN ON THESE PLANS. CONTRACTOR IS RESPONSIBLE FOR CONTACTING BLUE STAKES AND FIELD VERIFYING THE LOCATION AND ELEVATION OF ALL EXISTING UTILITY PIPES, LINES AND STRUCTURES, PRIOR TO CONSTRUCTION.

FEMA NOTE:
THIS PROJECT LIES IN A FEMA DESIGNATED FLOOD ZONE AE WHICH IS DEFINED AS AREAS DETERMINED TO BE INSIDE THE 100-YEAR FLOOD PLAIN.
PER MAP NO. 49049C0306F. EFFECTIVE DATE: JUNE 19, 2020.
A FLOOD PLAIN DEVELOPMENT PERMIT IS REQUIRED. THE BASE FLOOD ELEVATION IS 4498 IN NAVD 88. THIS SURVEY FOR THIS PROJECT WAS DONE IN NGVD 29 AND THE BASE FLOOD ELEVATION IN THIS VERTICAL DATUM IS 4495.

DEMOLITION NOTE:
CONTRACTOR TO VISIT SITE AND DETERMINE ALL NECESSARY DEMOLITION REQUIRED TO INSTALL PROPOSED IMPROVEMENTS AND TO FIELD VERIFY ALL NECESSARY DEMOLITION HAS BEEN COMPLETED PRIOR TO CONSTRUCTION.

BENCHMARK
FOUND BRASS CAP MONUMENT FOR THE NORTHEAST CORNER OF SECTION 35, T5S, R1E, SLB&M
ELEVATION: 4499.77
THE DATUM FOR THIS PROJECT IS NGVD 29

PERVIOUS AREA PERCENTAGE 16.05%
IMPERVIOUS AREA PERCENTAGE 83.95%

BASIS OF BEARING
THE BASIS OF BEARING FOR THIS PROJECT IS S89°30'39"E. 2673.60' FROM THE NORTH QUARTER CORNER OF SECTION 36, TO THE NORTHWEST CORNER OF SECTION 36. SEE SHEET C1.0 FOR VISUAL REPRESENTATION.

CIVIL ENGINEER:
CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 – PH: 801-949-6296

OWNER:
RODERICK ENTERPRISES
1214 VINE STREET
SALT LAKE CITY, UTAH 84121
CONTACT PERSON: MIKE RODERICK
PH: (801) 506-5005

ARCHITECT:
AE URBIA
909 WEST SOUTH JORDAN PARKWAY
SOUTH JORDAN, UTAH 84095
CONTACT PERSON: SHAWN EATON
PH: (801) 746-0456

NO.	REVISIONS	BY	DATE
1	CITY COMMENTS	TLH	05/09/24
2	CITY COMMENTS	TLH	06/19/24
3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 – 801-949-6296

RODERICK CATALYST – BUSINESS PARK BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003
COVER SHEET

PROFESSIONAL ENGINEER
No. 12072623
TREVOR L HODGSON
01/09/24
STATE OF UTAH

SHEET NO.
CV

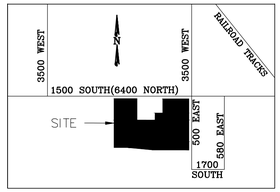
PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE: 1" = 30'

Blue Stakes of UTAH 811 bluestakes.org

C1

ALTA-NSPS LAND TITLE SURVEY

LOCATED IN THE NORTHEAST QUARTER OF SECTION 35
AND THE NORTHWEST QUARTER OF SECTION 36,
TOWNSHIP 5 SOUTH, RANGE 1 EAST,
SALT LAKE BASE AND MERIDIAN
AMERICAN FORK, UTAH COUNTY, UTAH



VICINITY MAP
(N.T.S.)

SURVEYOR'S CERTIFICATE

TO: ***RODERICK ENTERPRISES, A UTAH LIMITED PARTNERSHIP***
OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 5 and 11 from Table A. The field work was completed June 12, 2018.

CORY B. NEERINGS
PLS 5183760

TITLE COMMITMENT DESCRIPTION

Parcel 1

Beginning at a point North 89 deg. 30'39" West 928.16 feet along the section line and South 150.55 feet from the North quarter corner of Section 36, Township 5 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 00 deg. 20'40" West 1260.92 feet to the beginning of a non-tangent curve to the right, having a radius of 23.00 feet; thence along the arc of said curve a length of 4.11 feet, passing through a central angle of 10 deg. 14'22", chord bears South 33 deg. 07'51" West 4.10 feet; thence North 89 deg. 14'38" West 1212.30 feet; thence South 00 deg. 46'58" West 3.00 feet; thence North 89 deg. 14'38" West 131.63 feet; thence North 00 deg. 59'20" East 1012.28 feet; thence South 89 deg. 30'39" East 147.62 feet; thence North 00 deg. 29'21" East 258.89 feet; thence South 89 deg. 01'37" East 1186.55 feet to the point of beginning.

Contains 38.079 Acres

Parcel 2

Beginning at a point located North 89°48'53" West along section line 238.41 feet and South 134.24 feet from the Northeast Corner of Section 35, Township 5 South, Range 1 East, Salt Lake Base and Meridian; thence along a boundary line agreement recorded as Entry 134125:2005 the following two courses and distances: 1) South 0°16'24" East 659.33 feet, and 2) South 89°19'28" East 637.59 feet; thence South 0°59'20" West 614.83 feet; thence North 89°14'38" West 279.74 feet; thence along the arc of a 1464.00 foot radius curve to the right 53.85 feet through a central angle of 2°6'27" (chord bears North 88°11'25" West 53.85 feet); thence North 87°08'11" West 770.37 feet to the beginning of a curve, Said curve turning to the right through an angle of 03°06'32", having a radius of 500.00 feet and a length of 27.13 feet, and whose long chord bears North 85°34'55" West for a distance of 27.13 feet; thence North 84°01'39" West 149.22 feet to the beginning of a curve, Said curve turning to the left through an angle of 05°47'14", having a radius of 572.00 feet and a length of 57.77 feet, and whose long chord bears North 86°55'16" West for a distance of 57.75 feet; thence North 89°48'53" West 453.61 feet; thence North 00°56'07" East 432.47 feet; thence South 75°49'03" East 0.80 feet; thence North 00°20'01" East 73.87 feet; thence North 0°56'07" East 9.67 feet; thence along the Easterly boundary of Adams Boat Storage Plat "A" the following four courses and distances: 1) South 89°59'02" East 3.93 feet, 2) North 0°00'58" East 478.50 feet, 3) North 89°59'02" West 11.48 feet, and 4) North 1°26'58" East 236.56 feet; thence North 56°06'13" East 15.91 feet; thence South 0°56'07" West 1.38 feet; thence South 88°59'22" East 43.05 feet; thence along the arc of a 2461.50 foot radius curve to the right 65.83 feet through a central angle of 1°31'56" (chord bears South 88°13'24" East 65.82 feet); thence South 87 a27'26" East 149.59 feet; thence along the arc of a 2538.50 radius curve to the left 77.87 feet through a central angle of 1°45'27" (chord bears South 88°20'09" East 77.86 feet); thence South 89°12'53" East 803.38 feet to the point of beginning.

Contains 41.768 Acres

BASIS OF BEARINGS

BASIS OF BEARINGS IS SOUTH 89°30'39" EAST BETWEEN THE NORTHWEST CORNER AND NORTH QUARTER CORNER OF SECTION 36, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN

SURVEYOR'S NARRATIVE

I WAS ASKED BY THOSE LISTED IN THE CERTIFICATION ABOVE TO PERFORM A SURVEY IN CONFORMANCE WITH THE MINIMUM STANDARDS FOR AN ALTA/NSPS SURVEY.
THE SUBJECT PROPERTY IS COMPRISED OF TWO PARCELS AS IDENTIFIED IN THE COMMITMENT FOR TITLE INSURANCE PREPARED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, ORDER NO. 7-041885 (REVISED #1) WITH AN EFFECTIVE DATE OF JUNE 21, 2018 AT 7:45 A.M. AND IS ACCORDINGLY IDENTIFIED HEREON.

SURVEY NOTES

1. THE UNDERGROUND PIPES AS SHOWN ON THIS MAP ARE BASED ON PHYSICAL EVIDENCE OBSERVED ABOVE GROUND.
2. THE BENCHMARK FOR THIS SURVEY WAS ESTABLISHED AS NGVD 29 ELEVATION 4502.22' AT THE UTAH COUNTY BRASS CAP REFERENCE MONUMENT FOR THE NORTHEAST CORNER OF SECTION 35.
3. RECORD BEARINGS AND DISTANCES ARE SHOWN IN PARENTHESIS.
4. PROPERTY CORNERS WERE NOT SET FOR THIS SURVEY.

TITLE COMMITMENT

THE FOLLOWING IS A LIST OF THE ITEMS SET FORTH IN SCHEDULE B OF SAID TITLE REPORT:

1 - 10 ***NOT ADDRESSED ON THIS SURVEY***

11 The land described herein is located within the boundaries of American Fork City, and is subject to any assessments levied thereby.
SURVEY FINDINGS: AFFECTS ALL OF THE SUBJECT PROPERTY

12 The land described herein is located within the boundaries of the Central Utah Water Conservancy District, the North Utah County Water Conservancy District, the Timpanogos Special Service District, and the Utah Valley Dispatch Special Service District, and is subject to any assessments levied thereby.
SURVEY FINDINGS: AFFECTS ALL OF THE SUBJECT PROPERTY

13a Subject to the Terms and Conditions in that certain Ordinance recorded January 5, 2016 as Entry No. 858:2016.
SURVEY FINDINGS: AFFECTS BOTH PARCELS AS SHOWN HEREON

13b Subject to the Terms and Conditions in that certain Deed of Dedication recorded November 20, 2017 as Entry No. 114822:2017.
SURVEY FINDINGS: AFFECTS THE RIGHT-OF-WAY AS DESCRIBED IN EXCEPTION 13a AS SHOWN HEREON. PORTION OF SAID RIGHT-OF-WAY WAS CONVEYED TO THE SUBJECT PROPERTY

14 Rights of Way and Easements for any roads, ditches, canals, pipelines, transmission lines, power telephone, sewer, gas, fiver optic, cable, water, cable or other utility lines now existing over, under or across said property.
SURVEY FINDINGS: ANY FINDINGS SHOWN HEREON

15 Subject to the Terms and Conditions in that certain Easement recorded April 24, 1978 as Entry No. 15260 in Book 1639 at Page 610.
SURVEY FINDINGS: AFFECTS THE NORTHEAST PORTION OF PARCEL 1. DESCRIPTION DOES NOT CLOSE. PLOTTED AND SHOWN HEREON AS DESCRIBED

16 Subject to the Terms and Conditions in that certain Grant of Easement recorded January 5, 2016 as Entry No. 850:2016.
SURVEY FINDINGS: AFFECTS A NORTHERLY PORTION OF BOTH PARCELS AS SHOWN HEREON

17 Subject to the Terms and Conditions in that certain Grant of Easement recorded January 5, 2016 as Entry No. 851:2016.
SURVEY FINDINGS: AFFECTS A EASTERLY PORTION OF BOTH PARCEL 1 AS SHOWN HEREON

18 Subject to the Terms and Conditions in that certain Grant of Easement recorded January 5, 2016 as Entry No. 852:2016.
SURVEY FINDINGS: AFFECTS THE PORTION OF PARCEL 2 AS SHOWN HEREON

19 Subject to the Terms and Conditions in that certain Grant of Easement recorded January 5, 2016 as Entry No. 853:2016.
SURVEY FINDINGS: AFFECTS A PORTION OF PARCEL 2 AS SHOWN HEREON

20 Intentionally deleted

21 Subject to the Terms and Conditions in that certain Application for Assessment and Taxation of Agricultural Land recorded May 3, 2016 as Entry No. 38621:2016.
SURVEY FINDINGS: AFFECTS ALL OF PARCEL 1

22 Subject to the Terms and Conditions in that certain Application for Assessment and Taxation of Agricultural Land recorded December 13, 2017 as Entry No. 123322:2017.
SURVEY FINDINGS: AFFECTS PORTIONS OF PARCEL 2

23 Matters as disclosed by that certain Survey dated January 3, 2011, prepared by Hill & Argyle, Registered Surveyor, Project No. 10215.
SURVEY FINDINGS: ANY FINDINGS SHOWN HEREON

24 Improvements from adjoining land appear to encroach onto subject land.
SURVEY FINDINGS: ANY FINDINGS SHOWN HEREON

25 Any water rights, claims or title to water in and under the land.
SURVEY FINDINGS: NOTHING TO PLOT

26 Subject to any prior reservation of any minerals in or under said land in that certain Special Warranty Deed recorded December 18, 2015 as Entry No. 113609:2015.
SURVEY FINDINGS: AFFECTS ALL OF PARCEL 2

27 Subject to the Terms and Conditions in that certain Notice of Interest and Agreement recorded April 6, 2018 as Entry No. 32351:2018.
SURVEY FINDINGS: AFFECTS ALL OF THE SUBJECT PROPERTY

28 Any water rights, claims or title to water in and under the land.
SURVEY FINDINGS: NOTHING TO PLOT

SURVEY FINDINGS - ENCROACHMENTS

A. PROPERTY LINE RUNS ALONG BOUNDARY LINE AGREEMENT 134125:2005
B. PROPERTY LINE RUNS ALONG BOUNDARY LINE AGREEMENT 134125:2005
C. PROPERTY LINE AND BOUNDARY LINE AGREEMENT 134125:2005 OVERLAP 1.65 FEET
D. PROPERTY LINE HAS 1.55 FOOT GAP BETWEEN BOUNDARY LINE AGREEMENT 134125:2005
E. FENCES, CORRALS AND OTHER FEATURES OVERLAP THE SUBJECT PROPERTY UP TO 40 FEET
F. FENCE AND PROPERTY LINE OVERLAP 3.40 FEET
G. FENCE AND PROPERTY LINE OVERLAP 1.0 FEET

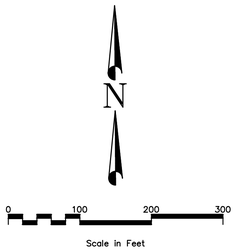
LEGEND ENGINEERING
52 WEST 100 NORTH
HEBER CITY, UT 84032
PHONE: 435-654-4828
www.legendengineering.com

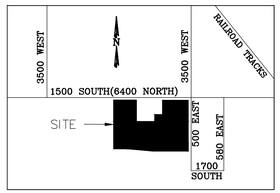
Recorder

REVISION:	
DATE:	7/9/18
SCALE:	NONE
PAGE:	1 OF 2
PROJECT:	S18-049

ALTA-NSPS LAND TITLE SURVEY

LOCATED IN THE NORTHEAST QUARTER OF SECTION 35
AND THE NORTHWEST QUARTER OF SECTION 36,
TOWNSHIP 5 SOUTH, RANGE 1 EAST,
SALT LAKE BASE AND MERIDIAN
AMERICAN FORK, UTAH COUNTY, UTAH





VICINITY MAP
(N.T.S.)

CALCULATED POSITION OF THE NORTH QUARTER CORNER, SECTION 35, T5S, R1E, SLB&M

FOUND BRASS CAP MONUMENT FOR THE NORTHEAST CORNER, SECTION 35, T5S, R1E, SLB&M

N89°48'53"W 2662.94'

238.41'

S89°30'39"E 2673.60'

CALCULATED POSITION OF THE NORTH QUARTER CORNER, SECTION 36, T5S, R1E, SLB&M

928.16'

S0° 56' 07"W 1.38'

S88° 59' 22"E 43.05'

S87° 27' 26"E 149.59'

S89° 12' 53"E 803.40'

N0° 56' 07"E 2633.48'

FOUND UTAH COUNTY BRASS CAP REFERENCE MONUMENT FOR THE NORTHWEST CORNER, SECTION 36, T5S, R1E, SLB&M BENCHMARK ELEV=4502.22' (SEE NOTE 2)

1500 SOUTH(6400 NORTH) (WIDTH VARIES)

S89° 01' 37"E 1186.55'

15.91'

N56° 06' 13"E

N1° 26' 58"E 236.56'

N89° 59' 02"W 11.48'

N0° 00' 58"E 478.50'

N0° 56' 07"E 432.47'

N0° 56' 07"E 9.67'

S89° 59' 02"E 3.93'

N0° 20' 01"E 73.87'

S75° 49' 03"E 0.80'

S0° 16' 24"E 659.34'

S89° 19' 28"E 637.59'

N0° 59' 20"E 1012.28'

S0° 59' 20"W 614.83'

S89° 30' 39"E 147.62'

N0° 29' 21"E 258.89'

S0° 20' 40"W 1260.92'

N89° 48' 53"W 453.61'

N84° 01' 39"W 149.22'

N87° 08' 11"W 770.37'

N89° 14' 38"W 279.74'

N89° 14' 38"W 131.63'

S0° 46' 58"W 3.00'

N89° 14' 38"W 1212.30'

RADIUS=572.00
LENGTH=57.77
DELTA=5°47'14"
CHORD BEARING=S86°55'16"E
CHORD LENGTH=57.75'

RADIUS=500.00'
LENGTH=27.13'
DELTA=3°06'34"
CHORD BEARING=S85°34'55"W
CHORD LENGTH=27.13'

RADIUS=1464.00'
LENGTH=53.85'
DELTA=2°06'27"
CHORD BEARING=N88°11'25"W
CHORD LENGTH=53.85'

RADIUS=2641.50'
LENGTH=65.82'
DELTA=1°25'40"
CHORD BEARING=S88°13'24"E
CHORD LENGTH=65.82'

RADIUS=2538.50'
LENGTH=77.86'
DELTA=1°45'26"
CHORD BEARING=S88°20'10"E
CHORD LENGTH=77.86'

LEGEND

- PROPERTY CORNER (NOT SET)
- FOUND REBAR AND CAP (AS NOTED)
- FOUND REFERENCE MONUMENT
- WATER MANHOLE
- WATER VALVE
- IRRIGATION RISER
- STORM DRAIN MANHOLE
- SEWER MANHOLE
- ELECTRICAL MANHOLE
- TELEPHONE PEDESTAL
- GAS METER
- CATCH BASIN
- POWER POLE
- POWER JUNCTION BOX
- FIRE HYDRANT
- SCHEDULE B EXCEPTION (AS NOTED)
- SURVEY FINDINGS

BOUNDARY LINE
TITLE LINES
GAS LINE
PHONE LINE
POWER LINE(UNDERGROUND)
POWER LINE(OVERHEAD)
WATER LINE
SEWER LINE
STORM DRAIN LINE

TITLE DESCRIPTION
PARCEL 2
41.768 ACRES
1,819,448 SQ. FT(+/-)

TITLE DESCRIPTION
PARCEL 1
38.079 ACRES
1,658,742 SQ. FT.(+/-)

FOUND PK NAIL
FOUND REBAR/CAP
FOUND REBAR/CAP H&A 166385
FOUND R/C JUDCO
FOUND R/C H&A NORTH 1.89 FEET
FOUND R/C H&A (4' EASTERLY ON EXTENDED PROPERTY LINE)
FOUND R/C H&A (38' SOUTH ON PROPERTY LINE)
POINT OF BEGINNING PARCEL 2
POINT OF BEGINNING PARCEL 1 (R/C H&A)
SOUTH LINE
POLE BASE
CONCRETE BRIDGE OVER CONCRETE DITCH
CONCRETE DITCH
TRAIL, LANDSCAPE AND UTILITY EASEMENT
DITCH
GRAVEL ROAD
MULTIPLE DILAPIDATED CONCRETE STRUCTURES
CONC. DEBRIS PILE
DIRT PILE
FILL DIRT
WOOTEN SLOUGH EASEMENT
PULLEY SLOUGH EASEMENT
TEMPORARY UTAH LAKE SHORELINE TRAIL EASEMENT
10" PVC UNKNOWN TERMINATION TO THE EAST
RCP IE= 4497.68
RIM=4498.98' IE=4494.73'
RIM=4500.42' IE=4496.24'
RIM=4501.80' IE=4489.42'
RIM=4502.03' IE=4491.59'
RIM=4502.37' IE=4492.25'
RIM=4502.88' IE=4489.48'
RIM=4502.81' IE=4489.38'
RIM=4499.57' BTTM=4494.57'
RIM=4499.55' BTTM=4494.46' IE W =4496.23' S
RIM=4499.52' BTTM=4491.97' IE S=4494.97'
RIM=4500.28' IE=4490.00'
RIM=4501.55' BTTM=4495.95'
RIM=4501.30' IE=4498.08'
RIM=4501.16' BTTM=4495.76'
RIM=4501.76' IE=4489.96'
RIM=4502.34' IE=4496.88'
RIM=4502.16' IE=4495.92'
RIM=4503.80' IE=4489.80'
RIM=4502.47' IE=4496.35'
RIM=4502.21' IE=4489.80'
RIM=4501.20' BTTM=4498.15'
RIM=4501.31' IE=4495.79'
30" RCP IE=4494.27'
12" RCP IE 4494.82'
DIRT PILE
BLDG
ALMA L. EARL PARCEL 13:076:0032
LOT 3 ADAMS BOAT STORAGE PLAT "A"
SLOUGH TRAIL ADAMS BOAT STORAGE PLAT "A"
AMERICAN FORK CITY PARCEL 13:078:0076
CATALYST DEVELOPMENT LLC PARCEL 13:078:0075
CATALYST DEVELOPMENT LLC PARCEL 13:078:0066
ROBERT AND DESSIE ROGERS PARCEL 13:078:0065
AMERICAN FORK CITY PARCEL 13:078:0070
WILLIAMSON FARMS, LLC PARCEL 13:078:0018
WILLIAMSON FARMS, LLC PARCEL 13:078:0020
WILLIAMSON FARMS, LLC PARCEL 13:078:0021
WILLIAMSON FARMS, LLC PARCEL 13:078:0053
LOT 1 LANDMARK & KAMMANN PARCEL PLAT "A" BOOK 1446, PAGE 1555

LEGEND ENGINEERING
52 WEST 100 NORTH
HEBER CITY, UT 84032
PHONE: 435-654-4828
www.legendengineering.com

Recorder

REVISION:	
DATE:	7/9/18
SCALE:	1" = 100'
PAGE:	2 OF 2
PROJECT:	S18-049

GENERAL NOTES

1. City of American Fork, A.P.W.A, Utah Chapter and Utah Department of Transportation Construction and Material Specifications, current editions, and any supplements thereto (hereafter referred to as Standard Specifications), shall govern all construction items unless otherwise noted. If a conflict between specifications is found, the more strict specification will apply as decided by the City Engineer. Item Numbers listed refer to City of American Fork Item Numbers unless otherwise noted.

2. The City Engineer will not be responsible for means, methods, procedures, techniques, or sequences of construction that are not specified herein. The City Engineer will not be responsible for safety on the work site, or for failure by the Contractor to perform work according to contract documents.

3. The Developer or Contractor shall be responsible to obtain all necessary permits including but not limited to Road Cut Permits and Notices of Intent (NOI), Building Permits, etc.

4. The Contractor shall notify the City of American Fork, Public Works Department in writing at least 7 working days prior to beginning construction and request a pre-construction meeting. Bond for public improvements and inspection fees must be paid in full prior to requesting a pre-construction meeting.

5. The Contractor shall be solely responsible for complying with all federal, state and local safety requirements including the Occupational Safety and Health Act of 1970. The Contractor shall exercise precaution always for the protection of persons (including employees) and property. It shall also be the sole responsibility of the Contractor to initiate, maintain and supervise all safety requirements, precautions and programs in connection with the work, including the requirements for confined spaces per 29 CFR 1910.146.

6. Following completion of construction of the site improvements and before requesting occupancy, a proof survey shall be provided to the City of American Fork, Public Works Department, that documents "as _ built" elevations, dimensions, slopes and alignments of all elements of this project. The proof survey shall be prepared, signed and submitted by the Professional Engineer who sealed the constructions drawings.

7. The Contractor shall restrict construction activity to public right_of_way and areas defined as permanent and/or temporary construction easements, unless otherwise authorized by the City Engineer.

8. The Contractor shall carefully preserve benchmarks, property corners, reference points, stakes and other survey reference monuments or markers. In cases of willful or careless destruction, the Contractor shall be responsible for restorations. Resetting of markers shall be performed by a License Utah Professional Surveyor as approved by the City Engineer.

9. Non_rubber tired vehicles shall not be moved on or across public streets or highways without the written permission of the City Engineer.

10. The Contractor shall restore all disturbed areas to equal or better condition than existed before construction. Drainage ditches or watercourses that are disturbed by construction shall be restored to the grades and cross_sections that existed before construction.

11. Tracking or spilling mud, dirt or debris upon streets, residential or commercial drives, sidewalks or bike paths is prohibited. Any such occurrence shall be cleaned up immediately by the Contractor at no cost to the City. If the Contractor fails to remove said mud, dirt, debris, or spillage, the City reserves the right to remove these materials and clean affected areas, the cost of which shall be the responsibility of the Contractor.

12. Disposal of excess excavation within Special Flood Hazard Areas (100-year floodplain) must be approved by the City Engineer.

13. All signs, landscaping, structures or other appurtenances within right-of-way disturbed or damaged during construction shall be replaced or repaired to the satisfaction of the City Engineer. The cost of this work shall be the responsibility of the Contractor.

14. All field tile broken or encountered during excavation shall be replaced or repaired and connected to the public storm sewer system as directed by the City Engineer. The cost of this work shall be the responsibility of the Contractor.

15. All precast concrete products shall be inspected at the location of manufacture. Approved precast concrete products will be stamped or have such identification noting that inspection has been conducted by the City of American Fork. Precast concrete products without proof of inspection shall not be approved for installation.

16. All trenches within public right-of-way shall be backfilled according to the approved construction drawings or securely plated during nonworking hours.

17. Trenches outside these areas shall be backfilled or shall be protected by approved temporary fencing or barricades during nonworking hours. Clean up shall follow closely behind the trenching operation.

18. All trees within the construction area not specifically designated for removal shall be preserved, whether shown or not shown on the approved construction drawings. Trees to be preserved shall be protected with high visibility fencing placed a minimum 15 feet from the tree trunk. Trees 6 – inches or greater at DBH (Diameter Breast Height) must be protected with fencing placed at the critical root zone or 15 feet, whichever is greater.

19. Trees not indicated on the approved construction drawings for removal may not be removed without prior approval of the Division of Engineering.

20. Permits to construct in the right-of-way of existing streets must be obtained from the City of American Fork, Public Works Department before commencing construction.

21. The Contractor shall be responsible for the condition of trenches within the right-of-way and public easements for a period of one year from the final acceptance of the work, and shall make any necessary repairs at no cost to the City.

22. Pavements shall be cut in neat, straight lines the full depth of the existing pavement, or as required by the City Engineer.

23. The replacement of driveways, handicapped ramps, sidewalks, bike paths, parking lot pavement, etc. shall be provided according to the approved construction drawings and the City of American Fork standard construction drawings.

24. Any modification to the work shown on drawings must have prior written approval by the City Engineer.

25. Traffic control and other regulatory signs shall comply with the Utah Department of Transportation Traffic Control guidelines and MUTCD Manual, current edition

26. Public street signs shall meet all City of American Fork specifications with lettering colored in white displayed over a green background.

27. Private street signs shall meet all City of American Fork specifications with lettering colored in white displayed over a blue background

28. Notify City Engineer if rutting/pumping occurs during construction activities.

⚠1 UTILITIES

1. The following utilities are known to be located within the limits of this project:

COMPANY	CONTACT	PHONE
CULINARY WATER/P.I.	JAY BREMS	(801)763-3060
SEWER/STORM DRAIN	ASHTON HARDY	(801)763-3060
CITY INSPECTOR	DEE HOWARD	(801)763-3060
SWPPP INSPECTOR	HARLAN NIELSON	(801)763-3060
AF FIBER	WILL DAVIS	(801)897-9826
AF FIRE MARSHALL	MAT SACCO	(801)763-3045
AF IRRIGATION COMPANY	ERNIE JOHN	(801)471-6576
BLUE STAKE UT 811		(800)662-4111
COMCAST	ELYSIA VALDEZ	(801)401-3017
CENTURY LINK	BILL WESTFALL	(435)623-4252
DOMINION ENERGY	TRENT JOHNSON	(801)853-6548
T.S.S.D.	DAVID BARLOW	(801)756-5231
MITCHELL HOLLOW IRRIGATION CO.	DALE JONES	(801)768-8150
ROCKY MOUNTAIN POWER	TERIA WALKER	(801)756-1310

2. The Contractor shall give notice of intent to construct to Blue Stake (telephone number 800_662-4111) at least 2 working days before start of construction.

3. The identity and locations of existing underground utilities in the construction area have been shown on the approved construction drawings as accurately as provided by the owner of the underground utility. The City of American Fork and the City Engineer assumes no responsibility for the accuracy or depths of underground facilities shown on the approved construction drawings. If damage is caused, the Contractor shall be responsible for repair of the same and for any resulting contingent damage.

4. Location, support, protection and restoration of all existing utilities and appurtenances, whether shown or not shown on the approved construction drawings, shall be the responsibility of the Contractor.

5. When unknown or incorrectly located underground utilities are encountered during construction, the Contractor shall immediately notify the owner and the City Engineer.

TRAFFIC CONTROL

1. Traffic control shall be furnished, erected, maintained, and removed by the Contractor according to Utah Department Of Transportation, Traffic Control guidelines or Manual of Uniform Traffic Control Devices, current edition.

2. All traffic lanes of public roadways shall be fully open to traffic from 7:00 AM to 9:00 AM and from 4:00 PM to 6:00 PM unless authorized differently by the City Engineer.

3. At all other hours the Contractor shall maintain minimum one _ lane two _ way traffic. Traffic circulation must be supervised by a Certified Flagger.

4. Steady _ burning, Type "C" lights shall be required on all barricades, drums, and similar traffic control devices in use at night.

5. Access from public roadways to all adjoining properties for existing residents or businesses shall be maintained throughout the duration of the project for mail, public water and sanitary sewer service, and emergency vehicles.

6. The Contractor shall provide a traffic control plan detailing the proposed maintenance of traffic procedures. The traffic control plan must incorporate any traffic control details contained herein.

7. The traffic control plan proposed by the Contractor must be approved by the City Engineer prior to construction.

8. Traffic Control requiring road closures and/ or detouring must be approved by the City Council.

EROSION AND SEDIMENT CONTROL

1. The Contractor or Developer is responsible for submitting a Notice of Intent (NOI) to be reviewed and approved by the Utah DWQ.

2. The NOI must be submitted to DWQ 45 days prior to the start of construction and may entitle coverage under the Utah DWQ General Permit for Storm Water Discharges associated with construction activity. A project location map must be submitted with the NOI.

3. A sediment and erosion control plan must be submitted to the City Engineer for approval if a sediment and erosion control plan has not already been included with the approved construction drawings. This plan must be made available at the project site at all times.

4. A UPDES Storm water Discharge Permit may be required. The Contractor shall be considered the Permittee.

5. The Contractor shall provide sediment control at all points where storm water runoff leaves the site, including waterways, overland sheet flow, and storm sewers.

6. Accepted methods of providing erosion/sediment control include but are not limited to: sediment basins, silt filter fence, aggregate check dams, and temporary ground cover. Hay or straw bales are not permitted.

7. The Contractor shall provide adequate drainage of the work area at all times consistent with erosion control practices.

8. Disturbed areas that will remain un-worked for 30 days or more shall be seeded or protected within seven calendar days of the disturbance.

9. Other sediment controls that are installed shall be maintained until vegetative growth has been established. The Contractor shall be responsible for the removal of all temporary sediment devices at the conclusion of construction but not before growth of permanent ground cover.

WATER LINE

1. All water line materials shall be provided and installed according to current specifications of the City of American Fork, Water Department.

2. All public water pipe with a diameter 3 inches to 8 inches shall be Ductile Iron, Class 53. Public water pipe 12 inches in diameter or larger shall be Ductile Iron, Class 54.

3. Only fire hydrants conforming to City of American Fork standards will be approved for use.

4. Public water lines shall be disinfected by the City of American Fork, Water Department. Requests for water line chlorination shall be made through the City of American Fork, Water Department. The cost for chlorination shall be paid for by the Contractor.

5. All water lines shall be disinfected according to City of American Fork Standard specifications. Special attention is directed to applicable sections of American Water Works Association specification C_651, particularly for flushing (Section 5) and for chlorinating valves and fire hydrants (Section 7).

6. Pressure testing shall be performed in accordance with the City of American Fork, Construction and Material Specifications. When water lines are ready for disinfection, the Contractor shall submit two (2) sets of "as-built" plans, and a letter stating that the water lines have been pressure tested and need to be disinfected, to the City of American Fork, Water Department.

7. The Contractor shall be responsible for all costs associated with the disinfection of all water lines construction per this plan. Pressure testing shall be performed in accordance with the City of American Fork, Construction and Material Specifications.

8. The Contractor shall paint all fire hydrants according to City of American Fork standards. The cost of painting fire hydrants shall be included in the contract unit price for fire hydrants.

9. No water taps or service connections (e.g., to curb stops or meter pits) may be issued until adjacent public water lines serving the construction site have been disinfected by the City of American Fork, Water Department and have been accepted by the Public Works Department.

10. The Contractor shall notify the City of American Fork, Water Department at (801) 763 3060 at least 24 hours before tapping into existing water lines.

11. All water main stationing shall be based on street centerline stationing.

12. All bends, joint deflections and fittings shall be backed with concrete per City of American Fork standards.

13. The Contractor shall give written notice to all affected property owners at least 1 working day but not more than 3 working days prior to any temporary interruption of water service. Interruption of water service shall be minimized and must be approved by the City Engineer.

14. All water lines shall be placed at a minimum depth of 4 feet measured from top of finished grade to top of water line. Water lines shall be set deeper at all points where necessary to clear existing or proposed utility lines or other underground restrictions by a minimum of 18 inches.

SANITARY SEWER

1. Sanitary sewage collection systems shall be constructed in accordance with the rules, regulations, standards and specifications of the City of American Fork, Public Works Department and the Utah Department of Health Code and Regulations.

2. The minimum requirements for sanitary sewer pipe with diameters 15 inches and smaller shall be reinforced concrete pipe ASTM C76 Class 3, or PVC sewer pipe ASTM D3034, SDR 35.

3. Pipe for 6-inch diameter house service lines shall be PVC pipe ASTM D3034, SDR 35. PVC pipe shall not be used at depths greater than 28 feet. Pipe materials and related structures shall be shop tested in accordance with City of American Fork Construction Inspection Division quality control requirements.

4. All manhole lids shall be provided with continuous self_sealing gaskets.

5. The approved construction drawings shall show where bolt_down lids are required.

6. Sanitary sewer manholes shall be precast concrete or as approved by the City Engineer and conform to the City of American Fork sanitary manhole standard drawing. Manhole lids shall include the word SEWER.

7. All PVC sewer pipes shall be deflection tested no less than 60 days after completion of backfilling operations.

⚠1 8. At the determination of the City Engineer, the Contractor may be required to perform a TV inspection of the sanitary sewer system prior to final acceptance by the City. This work shall be completed by the Contractor at his expense.

9. Visible leaks or other defects observed or discovered during TV inspection shall be repaired to the satisfaction of the Engineer.

10. Roof drains, foundation drains, field tile or other clean water connections to the sanitary sewer system are strictly prohibited according to the American Fork Code of Ordinances.

11. All water lines shall be located at least 10 feet horizontally and 18 inches vertically, from sanitary sewers and storm sewers, to the greatest extent practicable.

12. Where sanitary sewers cross water mains or other sewers or other utilities, trench backfill shall be placed between the pipes crossing and shall be compacted granular material according to the city Standard Specifications. In the event that a water line must cross within 18 inches of a sanitary sewer, the sanitary sewer shall be concrete encased or consist of ductile iron pipe material.

13. Existing sanitary sewer flows shall be maintained at all times. Costs for pumping and bypassing shall be included in the Contractor's unit price bid for the related items.

14. The Contractor shall furnish all material, equipment, and labor to make connections to existing manholes.

15. All sewer lines shall be placed at a minimum depth of 4 feet measured from top of finished grade to top of sewer line.

16. All sanitary sewer mains and lateral must be inspected and approved by the City inspector before trench backfilling is completed.

17. All lateral connections shall be insert-a-tee of WYE at ten o'clock positioning to the center of the main line and shall be encased in concrete after inspection is made.

STORM SEWER

1. All storm water detention and retention areas and major flood routing swales shall be constructed to finish grade and hydro _ seeded and hydro _ mulched according to the City of American Fork Standard Specifications.

2. Where private storm sewers connect to public storm sewers, the last run of private storm sewer connecting to the public storm sewer shall be Reinforced Concrete Pipe conforming to ASTM Designation C76, Wall B, Class IV for pipe diameters 12 inches to 15 inches, Class III for 18 inches to 24 inch pipes, and 27 inches and larger pipe shall be Class II, unless otherwise shown on the approved construction drawings.

3. Granular backfill shall be compacted granular material according to American Fork City Standard Specifications.

4. All public storm sewers shall be Reinforced Concrete Pipe conforming to ASTM Designation C76, Wall B, Class IV for pipe diameters 12 inches to 15 inches, Class III for 18 inches to 24 inch pipes, and 27 inches and larger pipe shall be Class II, unless otherwise shown on the approved construction drawings.

5. Headwalls and end walls shall be required at all storm sewer inlets or outlets to and from storm water management facilities. Natural stone and/or brick approved by the City Engineer shall be provided on all visible headwalls and/or end walls surfaces.

6. Storm inlets or catch basins shall be channelized and have bicycle safe grates. Manhole lids shall include the word STORM.

7. Storm sewer outlets greater than 18 inches in diameter accessible from storm water management facilities or watercourses shall be provided with safety grates, as approved by the City Engineer.

STRIPING AND SIGNING

1. All striping must be done following Utah Department of Transportation guidelines and MUTCD Manual recommendations, current edition.

2. All signing must be done following MUTCD Manual recommendations, current edition.

3. Only sand-blasting is allowed for removal of existing striping.

4. Contractor is responsible for removal of conflicting existing striping.

5. Materials used for striping must comply with the Utah Department of Transportation standard specifications.

MAIL DELIVERY

1. The Contractor shall be responsible to ensure that US Mail delivery within the project limits is not disrupted by construction operations.

2. This responsibility is limited to relocation of mailboxes to a temporary location that will allow the completion of the work and shall also include the restoration of mailboxes to their original location or approved new location.

3. Any relocation of mailbox services must be first coordinated with the US Postal Service and the homeowner.

4. Before relocating any mailboxes, the Contractor shall contact the U.S. Postal Service and relocate mailboxes according to the requirements of the Postal Service.

USE OF FIRE HYDRANTS

1. The Contractor shall make proper arrangements with the American Fork City, Water Department for the use of fire hydrants when used for work performed under this project's approval.

⚠1 Blue Stakes of UTAH 811 — Bluestakes.org

NO.	REVISIONS	BY	DATE
1.	CITY COMMENTS	TLH	05/09/24
2.	CITY COMMENTS	TLH	06/19/24
3.	CITY COMMENTS	TLH	07/09/24
4.	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

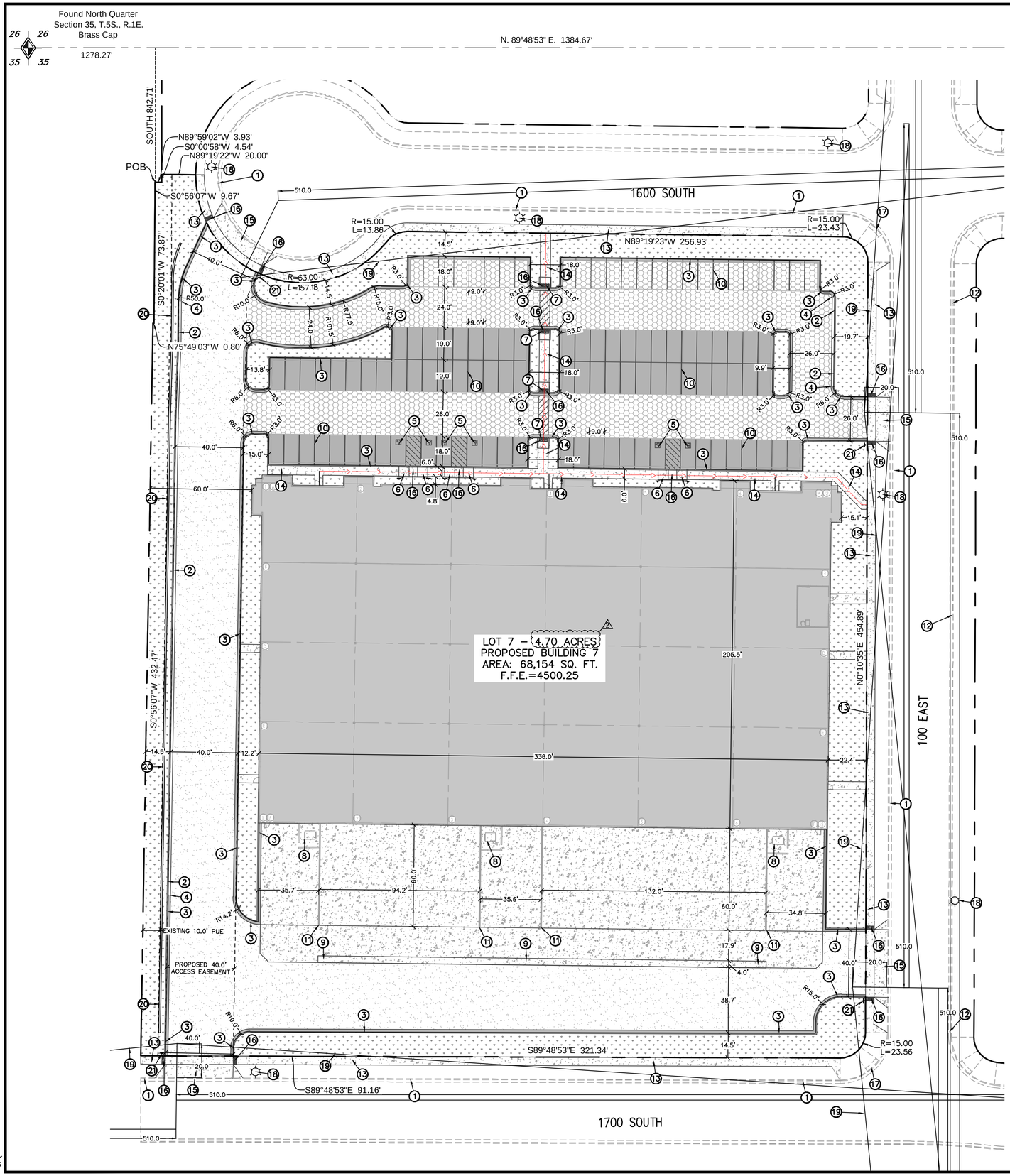
CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 - 801-949-6296

RODERICK CATALYST - BUSINESS PARK BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003
GENERAL NOTES

PROFESSIONAL ENGINEER
No. 12072623
TREVOR L HODGSON
01/09/24
STATE OF UTAH

SHEET NO.
GN

PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE:



Found Northwest Corner
Section 36, T.5S., R.1E.
Brass Cap

S. 89°30'39" E. 2673.60' (BASIS OF BEARING)

Calculated North Quarter
Section 36, T.5S., R.1E.

N. 00°14'13" W. 100.76'

N. 00°14'52" W. 94.88'

Found Reference Monument
Northwest Corner
Section 36, T.5S., R.1E.
Utah County Brass Cap

Found Reference Monument
North Quarter Corner
Section 36, T.5S., R.1E.
Utah County Brass Cap

SHEET LEGEND

- ADA ROUTE
- PROPOSED CONCRETE SECTION (TRUCK DRIVE LANE 10/C4.0)
- PROPOSED ASPHALT SECTION (TRUCK DRIVE LANE 11/C4.0)
- PROPOSED ASPHALT SECTION (PRIMARY ROADWAY 14/C4.0)
- PROPOSED ASPHALT SECTION (PARKING AREA 15/C4.0)

Scale in Feet

SEE COVER SHEET FOR PROJECT LEGEND

BENCHMARK
FOUND BRASS CAP MONUMENT FOR THE NORTHEAST CORNER OF SECTION 35, T5S, R1E, SLB&M
ELEVATION: 4499.77

SITE PLAN NOTES:

1. CURB & GUTTER INSTALLED AS PART OF SUBDIVISION IMPROVEMENTS.
2. PROPOSED 24" CURB & GUTTER. SEE DETAIL 1/C4.0.
3. PROPOSED 24" REV PAN CURB & GUTTER. SEE DETAIL 2/C4.0.
4. PROVIDE A SMOOTH TRANSITION FROM CURB & GUTTER TO REV. PAN CURB & GUTTER.
5. ALL HANDICAP STALLS SHALL HAVE SLOPES OF LESS THAN 2% IN ALL DIRECTIONS AND ARE VAN ACCESSIBLE. SEE DETAIL 12/C4.0 AND 13/C4.0 FOR ADA SIGN DETAILS AND PLACEMENT
6. ADA RAMPS ARE TO BE INSTALLED PER CITY AND ADA STANDARDS AND SPECIFICATIONS. SEE DETAIL 3/C4.0.
7. ADA RAMPS ARE TO BE INSTALLED PER CITY AND ADA STANDARDS AND SPECIFICATIONS. SEE DETAIL 4/C4.0.
8. PROPOSED TRASH ENCLOSURE. SEE ARCHITECTURAL PLANS FOR DETAILS.
9. PROPOSED 4' WIDE ROLL GUTTER. SEE DETAIL 9/C4.0.
10. ALL PARKING LOT STRIPING TO BE REFLECTIVE YELLOW (TYP.) PER M.U.T.C.D. STANDARDS.
11. PROPOSED DOCK WALL. SEE STRUCTURAL PLANS FOR DETAILS.
12. CURB & GUTTER INSTALLED AS PART OF BUILDING 6 IMPROVEMENTS.
13. PROPOSED 5' SIDEWALK PER APWA STANDARD PLAN NO. 231. SEE DETAIL SHEET C4.0. SIDEWALK TO BE 6" THICK AT DRIVE APPROACHES AND 4" AT ALL OTHER LOCATIONS.
14. PROPOSED 6' SIDEWALK PER APWA STANDARD PLAN NO. 231. SEE DETAIL SHEET C4.0. SIDEWALK TO BE 6" THICK AT DRIVE APPROACHES AND 4" AT ALL OTHER LOCATIONS.
15. PROPOSED FLARED DRIVE APPROACH PER AMERICAN FORK STANDARD 15.9. SEE DETAIL SHEET C5.0.
16. INSTALL DETECTABLE WARNING SURFACE PER APWA STANDARD PLAN NO. 238. SEE DETAIL SHEET C4.0.
17. PROPOSED CORNER ADA RAMP PER AMERICAN FORK STANDARDS.
18. STREET LIGHT INSTALLED AS PART OF SUBDIVISION IMPROVEMENTS.
19. SIGHT TRIANGLE.
20. RETAINING WALL INSTALLED AS PART OF SUBDIVISION IMPROVEMENTS SEE SHEET C2.0 FOR ELEVATIONS.
21. INSTALL STOP SIGN PER MUTCD STANDARD R1-1.

STOP

LOT 7 AREAS:

		SQ. FT. / ACRES
LOT 7		204,763 SQ. FT. / 4.70 ACRES
	BUILDING 7 FOOTPRINT	68,154 SQ. FT. / 1.56 ACRES
	PROPOSED ASPHALT	68,080 SQ. FT. / 1.56 ACRES
	PROPOSED LANDSCAPING	32,864 SQ. FT. / 0.75 ACRES
	PROPOSED CONCRETE	35,666 SQ. FT. / 0.82 ACRES
	PERVIOUS AREA PERCENTAGE	16.05%
	IMPERVIOUS AREA PERCENTAGE	83.95%

LOT 7 PARKING REQUIREMENTS:

	SQ. FT.	CITY REQM'T
OFFICE	10,000 SQ. FT.	40.00 (4/1000)
WAREHOUSE	58,154 SQ. FT.	58.15 (1/1000)
TOTAL REQUIRED:		99
TOTAL PROVIDED:		112
ACCESSIBLE SPACES		6 (5 REQ'D 101 TO 150)

REFERENCED CODED:
– OFF-STREET PARKING STANDARDS OF THE AMERICAN FORK CITY, UTAH CODE (FOR CITY REQUIREMENTS)

NO.	REVISIONS	BY	DATE
1	CITY COMMENTS	TLH	05/09/24
2	CITY COMMENTS	TLH	06/19/24
3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 – 801-949-6296

RODERICK CATALYST – BUSINESS PARK BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003

SITE PLAN

PROFESSIONAL ENGINEER
No. 12072623
TREVOR L HODGSON
01/09/24
STATE OF UTAH

Blue Stakes of UTAH 811
Bluestakes.org

SHEET NO.
C1.0

PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE: 1"=30'

1600 SOUTH

1700 SOUTH

100 EAST

LOT 7 – 4.70 ACRES
PROPOSED BUILDING 7
AREA: 68,154 SQ. FT.
F.F.E.=4500.25

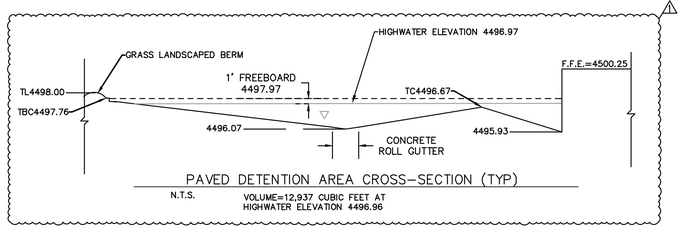
BORING B-18
APPROX.
GROUNDWATER
ELEVATION=4490.95

BORING B-9
APPROX.
GROUNDWATER
ELEVATION=4488.63

BORING B-4
APPROX.
GROUNDWATER
ELEVATION=4490.76

BORING B-19
APPROX.
GROUNDWATER
ELEVATION=4483.84

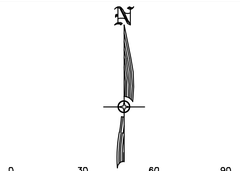
H.W.E.=4496.97



PAVED DETENTION AREA CROSS-SECTION (TYP)

N.T.S.

VOLUME=12,937 CUBIC FEET AT
HIGHWATER ELEVATION 4496.96



SEE COVER SHEET FOR PROJECT LEGEND

SHEET LEGEND

EMERGENCY OVERFLOW ROUTE

DETENTION AREA

GRADING NOTE:
AVERAGE EDGE OF ASPHALT ELEVATION IN ADJACENT 1600 SOUTH = 4498.50
AVERAGE EDGE OF ASPHALT ELEVATION IN ADJACENT 100 EAST = 4497.36
AVERAGE EDGE OF ASPHALT ELEVATION IN ADJACENT 1700 SOUTH = 4496.73

BOTTOM OF FOOTING ELEVATION = 4493.85

NOTE:
WALL AT WEST SIDE OF SITE TO BE INSTALLED AS PART OF SUBDIVISION IMPROVEMENTS

NO.	REVISIONS	BY	DATE
1	CITY COMMENTS	TLH	05/09/24
2	CITY COMMENTS	TLH	06/19/24
3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIR CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 - 801-949-6296

RODERICK CATALYST – BUSINESS PARK BUILDING #7

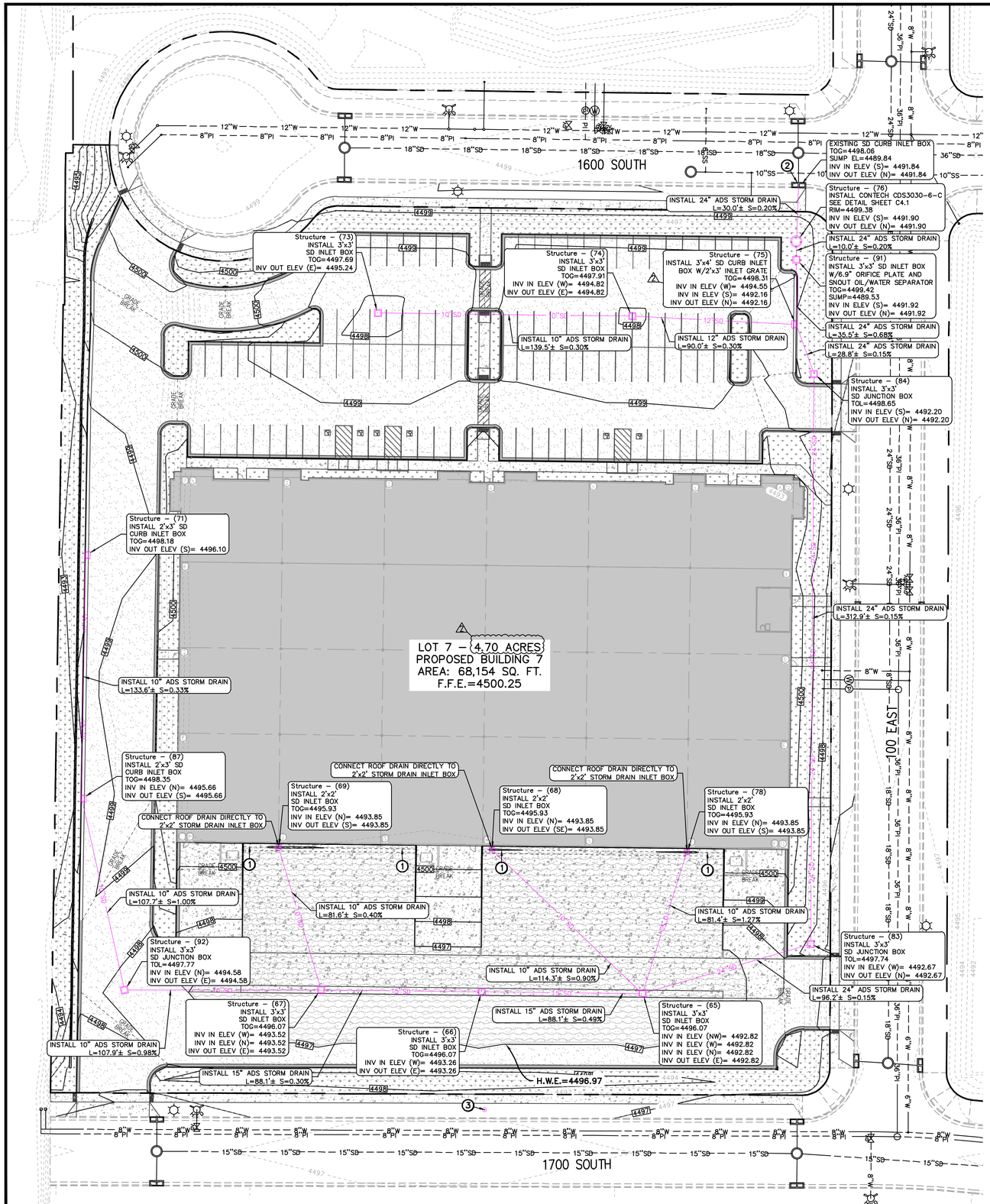
68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003

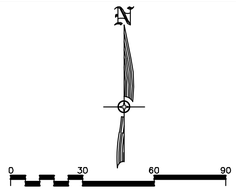
GRADING PLAN

PROFESSIONAL ENGINEER
No. 12072623
TREVOR L HODGSON
01/09/24
STATE OF UTAH

Blue Stakes of UTAH 811 — Bluestakes.org

SHEET NO.	
C2.0	
PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE: 1"=30'





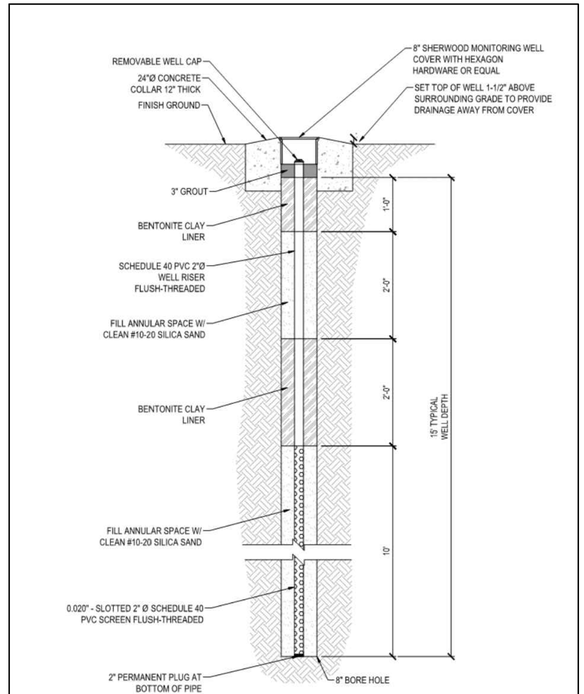
SEE COVER SHEET FOR PROJECT LEGEND

SHEET LEGEND

DETENTION AREA

DRAINAGE PLAN NOTES:

1. SEE DETAIL 5/C4.0 FOR TYPICAL DOCK AREA GRADING AND SHEET C2.0 FOR ELEVATIONS. 4' FROM BUILDING 4' BELOW FINISHED FLOOR ELEVATION. CONCRETE WITHIN 4' OF BUILDING TO BE FORMED TO DIRECT STORM WATER RUNOFF TOWARDS PROPOSED INLET BOXES.
2. CONNECT PROPOSED 24" STORM DRAIN PIPE TO EXISTING STORM DRAIN INLET BOX AT I.E.=4491.84.
3. INSTALL GROUNDWATER MONITORING WELL (W/PIEZOMETER). SEE DETAIL 1 THIS SHEET.



NOTES:
1. WELL TO BE SURGED DURING PLACEMENT OF SANDPACK TO PREVENT VOIDS IN ANNULAR SPACE.
2. A LOCKING WATERTIGHT WELL CAP SHALL BE INSTALLED AT THE TOP OF THE WELL CASING SO THAT SURFACE WATER THAT MAY ENTER THE VAULT WILL NOT ENTER THE WELL.

1 GROUNDWATER MONITORING WELL (W/ PIEZOMETER)
SCALE: NONE

Blue Stakes of UTAH 811 — Blue Stakes.org

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3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIR CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 – 801-949-6296

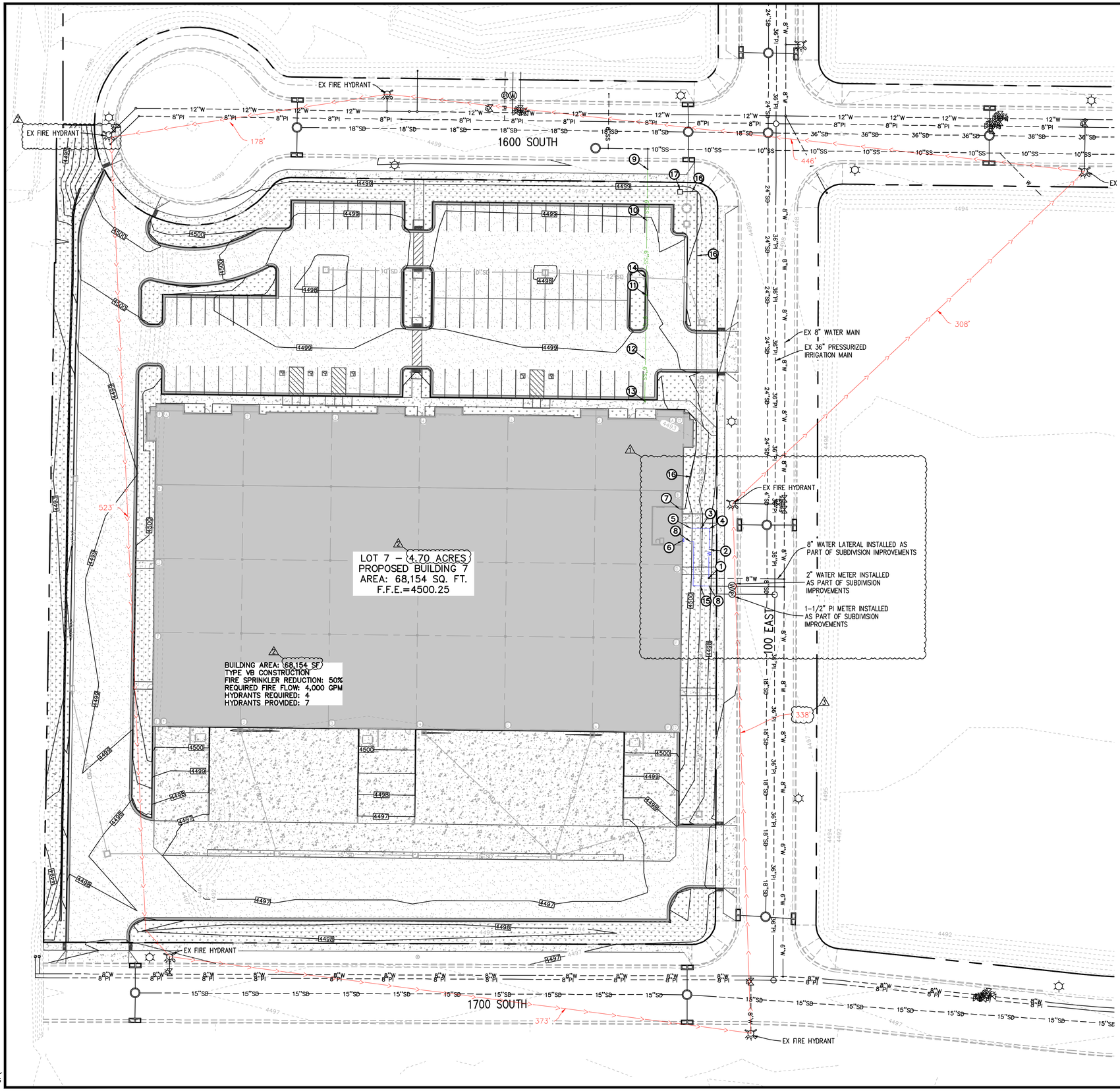
RODERICK CATALYST – BUSINESS PARK BUILDING #7

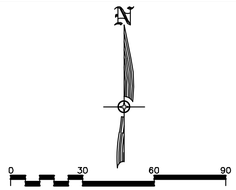
68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003

DRAINAGE PLAN

PROFESSIONAL ENGINEER — No. 12072623 — TREVOR L HODGSON — 01/09/24 — STATE OF UTAH

SHEET NO.	
C2.1	
PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE: 1"=30'





SEE COVER SHEET FOR PROJECT LEGEND

SHEET LEGEND

FIRE HYDRANT SPACING

WATER NOTE:

AREAS WHERE GROUNDWATER IS ENCOUNTERED, MECHANICAL RESTRAINTS ARE TO BE USED INSTEAD OF THRUST BLOCKS. SEE DETAIL SHEET C5.0.

SEWER NOTE:

1. ALL SANITARY SEWER MAINS AND LATERALS MUST BE INSPECTED AND APPROVED BY THE CITY INSPECTOR BEFORE TRENCH BACKFILLING IS COMPLETED.
2. ALL LATERAL CONNECTIONS SHALL BE INSERT-A-TEE OR WYE AT TEN O'CLOCK POSITIONING TO THE CENTER OF THE MAIN LINE.

UTILITY PLAN NOTES:

1. CONNECT TO STUBBED 8" FIRE LINE.
2. INSTALL 8" PVC C-900 FIRE LINE.
3. I.E.(15"SD)=4492.66
   TOP(8"W)=4491.32
   SEPARATION=1.34'
4. INSTALL 8" 90° BEND W/THRUST BLOCKS.
5. INSTALL 8" PVC C-900 FIRE LINE. END 5' FROM BUILDING AND SEE FIRE SPRINKLER PLANS FOR CONTINUATION TO FIRE RISER.
6. INSTALL WALL MOUNTED FDC.
7. INSTALL KNOX BOX 1650 OR 3200 SERIES KEY BOX FOR FIRE DEPARTMENT ACCESS.
8. CONNECT TO STUBBED 2" WATER LINE AND INSTALL 2" POLY PIPE W/BEND. END 5' FROM BUILDING AND SEE MECHANICAL PLANS FOR CONTINUATION TO BUILDING.
9. CONNECT TO STUBBED 6" SEWER LATERAL AT I.E. = 4491.55'
   INSTALL 6" CLEANOUT WYE, TOL=MATCH TOP OF PROPOSED LANDSCAPING. CONTRACTOR TO FIELD VERIFY EXACT LOCATION AND ELEVATION PRIOR TO CONSTRUCTION.
10. INSTALL 80'± OF 6" PVC SDR35 SEWER PIPE, S=1.0%±.
11. INSTALL 6" CLEANOUT WYE, I.E. = 4492.35', TOL=MATCH TOP OF PROPOSED ASPHALT.
12. INSTAL 68'± OF 6" PVC SDR35 SEWER PIPE, S=1.0%±.
13. INSTALL 6" 2-WAY CLEANOUT WYE 5' FROM PROPOSED BUILDING, I.E.=4493.03', TOL=MATCH TOP OF PROPOSED CONCRETE SIDEWALK, SEE MECHANICAL PLANS FOR CONTINUATION TO BUILDING.
14. I.E.(15"SD)=4494.69
    TOP(6"SS)=4492.74
    SEPARATION=1.95'
15. I.E.(15"SD)=4492.82
    TOP(2"W)=4491.32
    SEPARATION=1.50'
16. INSTALL PROPOSED CONDUIT FOR COMMUNICATION INFRASTRUCTURE.
17. INSTALL PROPOSED COMMUNICATIONS BOX.

NO.	REVISIONS	BY	DATE
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DESIGNER: TLH PROJECT ENGINEER: TLH

CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 - 801-949-6296

RODERICK CATALYST – BUSINESS PARK BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003

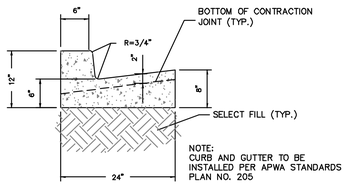
UTILITY PLAN

PROFESSIONAL ENGINEER
No. 12072823
TREVOR L HODGSON
01/09/24
STATE OF UTAH

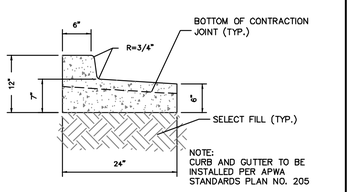
Blue Stakes of UTAH 811
Bluestakes.org

SHEET NO.
C3.0

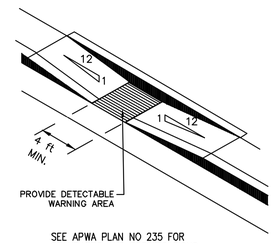
PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE: 1"=30'



1 | 24" CURB & GUTTER
N.T.S.

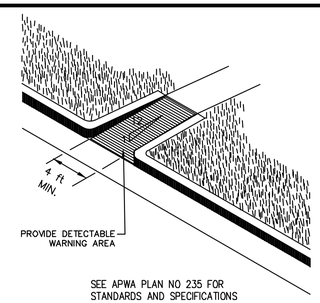


2 | 24" REVERSE PAN CURB & GUTTER
N.T.S.



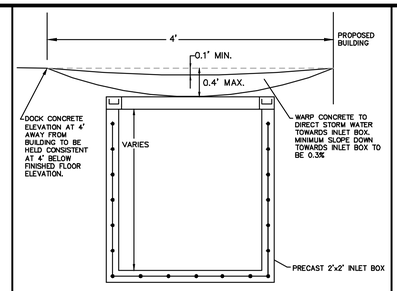
SEE APWA PLAN NO 235 FOR STANDARDS AND SPECIFICATIONS

3 | ADA RAMP
N.T.S.

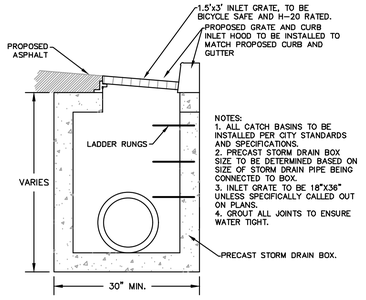


SEE APWA PLAN NO 235 FOR STANDARDS AND SPECIFICATIONS

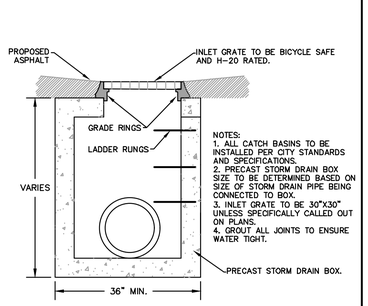
4 | ADA RAMP
N.T.S.



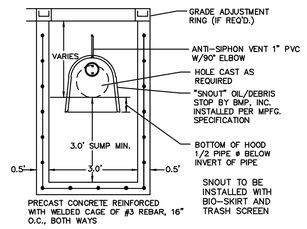
5 | DOCK WARPED CONCRETE DETAIL
N.T.S.



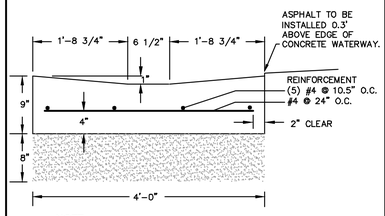
6 | STANDARD STORM DRAIN CURB INLET BOX ⚠
N.T.S.



7 | STANDARD STORM DRAIN INLET BOX ⚠
N.T.S.

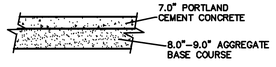


8 | SNOUT OIL & DEBRIS STOP
N.T.S.



NOTE:
1. PER APWA PLAN NO. 211
2. ASPHALT PAVEMENT SECTION TO BE INSTALLED AT 0.03' HIGHER THAT THE TOP EDGE OF THE CONCRETE ROLL GUTTER, BOTH SIDES.

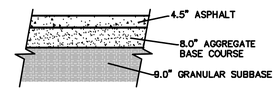
9 | 4'-0" ROLL GUTTER
N.T.S.



OVER SUITABLE STABILIZED NATURAL SOILS AND/OR STRUCTURAL SITE GRADING FILL EXTENDING TO SUITABLE STABILIZED NATURAL SOILS.

PAVEMENT SECTIONS ARE PER THE OCTOBER 3, 2020 GEOTECHNICAL STUDY BY GSH (JOB NO. 1111-020-20). CONTRACTOR TO INSTALL ALL PAVEMENT PER THE GEOTECH REPORT.

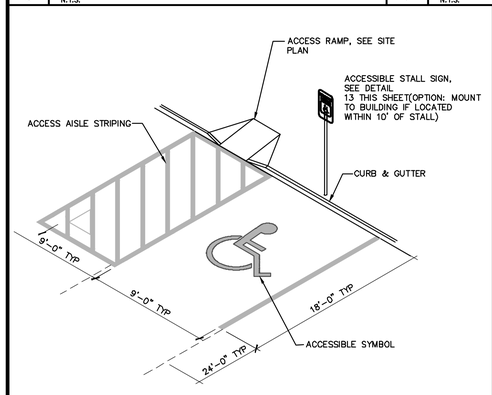
10 | CONCRETE SECTION (TRUCK DRIVE LANE) ⚠
N.T.S.



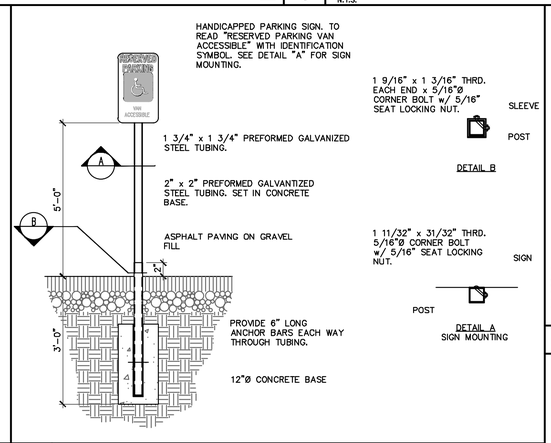
OVER SUITABLE STABILIZED NATURAL SOILS AND/OR STRUCTURAL SITE GRADING FILL EXTENDING TO SUITABLE STABILIZED NATURAL SOILS.

PAVEMENT SECTIONS ARE PER THE OCTOBER 3, 2020 GEOTECHNICAL STUDY BY GSH (JOB NO. 1111-020-20). CONTRACTOR TO INSTALL ALL PAVEMENT PER THE GEOTECH REPORT.

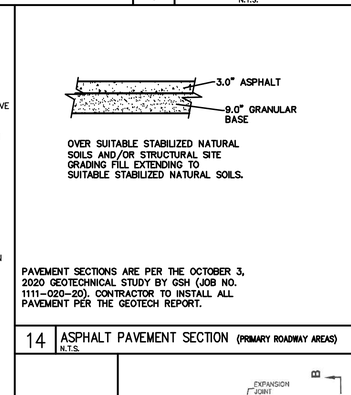
11 | ASPHALT PAVEMENT SECTION (TRUCK DRIVE LANE)
N.T.S.



12 | ACCESSIBLE PARKING STALL
N.T.S.



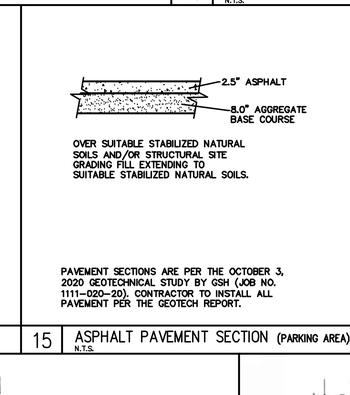
13 | HANDICAPPED PARKING SIGN
N.T.S.



OVER SUITABLE STABILIZED NATURAL SOILS AND/OR STRUCTURAL SITE GRADING FILL EXTENDING TO SUITABLE STABILIZED NATURAL SOILS.

PAVEMENT SECTIONS ARE PER THE OCTOBER 3, 2020 GEOTECHNICAL STUDY BY GSH (JOB NO. 1111-020-20). CONTRACTOR TO INSTALL ALL PAVEMENT PER THE GEOTECH REPORT.

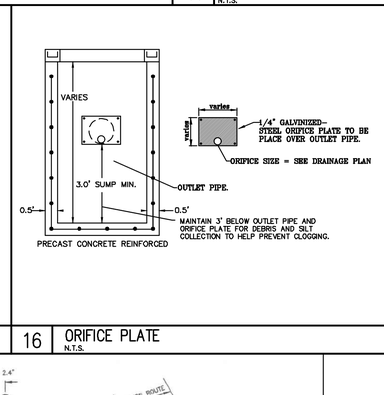
14 | ASPHALT PAVEMENT SECTION (PRIMARY ROADWAY AREAS)
N.T.S.



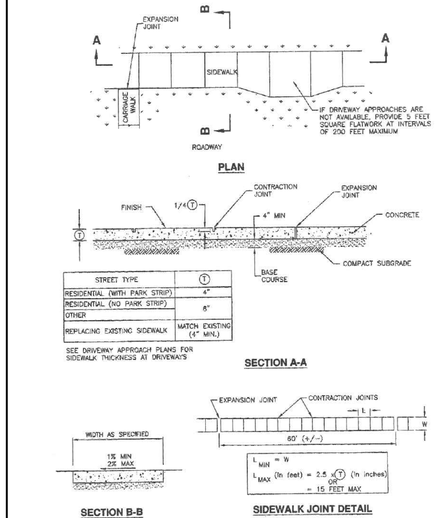
OVER SUITABLE STABILIZED NATURAL SOILS AND/OR STRUCTURAL SITE GRADING FILL EXTENDING TO SUITABLE STABILIZED NATURAL SOILS.

PAVEMENT SECTIONS ARE PER THE OCTOBER 3, 2020 GEOTECHNICAL STUDY BY GSH (JOB NO. 1111-020-20). CONTRACTOR TO INSTALL ALL PAVEMENT PER THE GEOTECH REPORT.

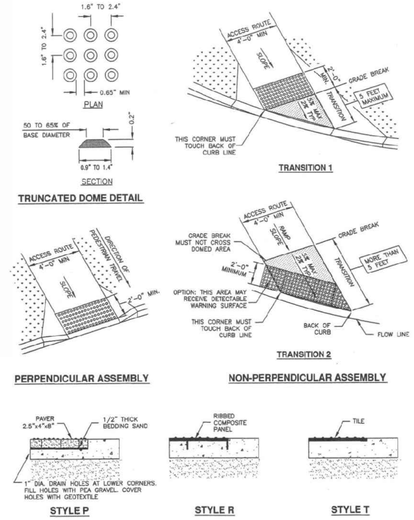
15 | ASPHALT PAVEMENT SECTION (PARKING AREA)
N.T.S.



16 | ORIFICE PLATE
N.T.S.



Sidewalk
Plan 231 March 2009



Detectable warning surface
Plan 238 July 2011

NO.	REVISIONS	BY	DATE
1	CITY COMMENTS	TLH	05/09/24
2	CITY COMMENTS	TLH	06/19/24
3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIR CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 - 801-949-6296

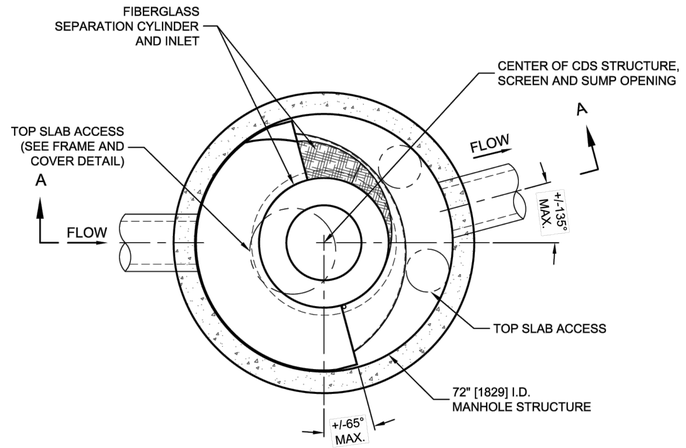
RODERICK CATALYST - BUSINESS PARK BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003
DETAIL SHEET

PROFESSIONAL ENGINEER
No. 12072823
TREVOR L HODGSON
01/09/24
STATE OF UTAH

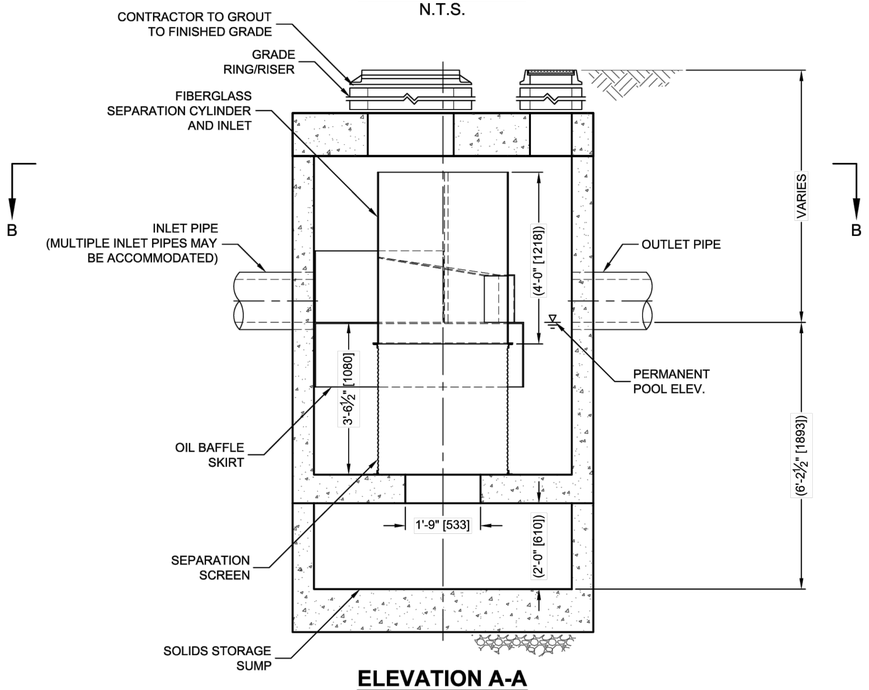
SHEET NO.
C4.0

PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE:

Blue Stakes of UTAH 811 — Always Call Before You Dig



PLAN VIEW B-B
N.T.S.



ELEVATION A-A
N.T.S.

THIS PRODUCT MAY BE PROTECTED BY ONE OR MORE OF THE FOLLOWING U.S. PATENTS: 5,759,848; 6,641,720; 6,511,595; 6,881,793; RELATED FOREIGN PATENTS, OR OTHER PATENTS PENDING.

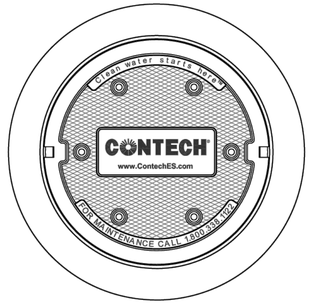
CDS3030-6-C DESIGN NOTES

CDS3030-6-C RATED TREATMENT CAPACITY IS 3.0 CFS [85.0 L/s], OR PER LOCAL REGULATIONS. MAXIMUM HYDRAULIC INTERNAL BYPASS CAPACITY IS 20.0 CFS [566 L/s]. IF THE SITE CONDITIONS EXCEED 20.0 CFS [566 L/s], AN UPSTREAM BYPASS STRUCTURE IS REQUIRED.

THE STANDARD CDS3030-6-C CONFIGURATION IS SHOWN. ALTERNATE CONFIGURATIONS ARE AVAILABLE AND ARE LISTED BELOW. SOME CONFIGURATIONS MAY BE COMBINED TO SUIT SITE REQUIREMENTS.

CONFIGURATION DESCRIPTION
GRATED INLET ONLY (NO INLET PIPE)
GRATED INLET WITH INLET PIPE OR PIPES
CURB INLET ONLY (NO INLET PIPE)
CURB INLET WITH INLET PIPE OR PIPES
SEPARATE OIL BAFFLE (SINGLE INLET PIPE REQUIRED FOR THIS CONFIGURATION)
SEDIMENT WEIR FOR NJDEP / NJCAT CONFORMING UNITS

TREATMENT CAPACITY IS 3.0 CFS, MAXIMUM HYDRAULIC INTERNAL BYPASS CAPACITY IS 20.0 CFS.



FRAME AND COVER
(DIAMETER VARIES)
N.T.S.

SITE SPECIFIC DATA REQUIREMENTS

STRUCTURE ID	
WATER QUALITY FLOW RATE (CFS OR L/s)	*
PEAK FLOW RATE (CFS OR L/s)	*
RETURN PERIOD OF PEAK FLOW (YRS)	*
SCREEN APERTURE (2400 OR 4700)	*

PIPE DATA:	I.E.	MATERIAL	DIAMETER
INLET PIPE 1	*	*	*
INLET PIPE 2	*	*	*
OUTLET PIPE	*	*	*

RIM ELEVATION	*

ANTI-FLOTATION BALLAST	WIDTH	HEIGHT
	*	*

NOTES/SPECIAL REQUIREMENTS:

* PER ENGINEER OF RECORD

GENERAL NOTES
1. CONTECH TO PROVIDE ALL MATERIALS UNLESS NOTED OTHERWISE.
2. DIMENSIONS MARKED WITH ( ) ARE REFERENCE DIMENSIONS. ACTUAL DIMENSIONS MAY VARY.
3. FOR FABRICATION DRAWINGS WITH DETAILED STRUCTURE DIMENSIONS AND WEIGHTS, PLEASE CONTACT YOUR CONTECH ENGINEERED SOLUTIONS LLC REPRESENTATIVE. www.ContechES.com
4. CDS WATER QUALITY STRUCTURE SHALL BE IN ACCORDANCE WITH ALL DESIGN DATA AND INFORMATION CONTAINED IN THIS DRAWING.
5. STRUCTURE SHALL MEET AASHTO HS20 AND CASTINGS SHALL MEET HS20 (AASHTO M 306) LOAD RATING, ASSUMING GROUNDWATER ELEVATION AT, OR BELOW, THE OUTLET PIPE INVERT ELEVATION. ENGINEER OF RECORD TO CONFIRM ACTUAL GROUNDWATER ELEVATION.
6. PVC HYDRAULIC SHEAR PLATE IS PLACED ON SHELF AT BOTTOM OF SCREEN CYLINDER. REMOVE AND REPLACE AS NECESSARY DURING MAINTENANCE CLEANING.

INSTALLATION NOTES
A. ANY SUB-BASE, BACKFILL DEPTH, AND/OR ANTI-FLOTATION PROVISIONS ARE SITE-SPECIFIC DESIGN CONSIDERATIONS AND SHALL BE SPECIFIED BY ENGINEER OF RECORD.
B. CONTRACTOR TO PROVIDE EQUIPMENT WITH SUFFICIENT LIFTING AND REACH CAPACITY TO LIFT AND SET THE CDS MANHOLE STRUCTURE (LIFTING CLUTCHES PROVIDED).
C. CONTRACTOR TO ADD JOINT SEALANT BETWEEN ALL STRUCTURE SECTIONS, AND ASSEMBLE STRUCTURE.
D. CONTRACTOR TO PROVIDE, INSTALL, AND GROUT PIPES. MATCH PIPE INVERTS WITH ELEVATIONS SHOWN.
E. CONTRACTOR TO TAKE APPROPRIATE MEASURES TO ASSURE UNIT IS WATER TIGHT, HOLDING WATER TO FLOWLINE INVERT MINIMUM. IT IS SUGGESTED THAT ALL JOINTS BELOW PIPE INVERTS ARE GROUTED.

CONTECH® ENGINEERED SOLUTIONS LLC
www.ContechES.com
9025 Centre Pointe Dr., Suite 400, West Chester, OH 45069
800-338-1122 513-645-7000 513-645-7993 FAX

CDS3030-6-C
INLINE CDS
STANDARD DETAIL

I:\STORMWATER\COMMOPS\22 CDS\40 STANDARD DRAWINGS\INLINE (CDS-C)\DWG\CDS3030-6-C-DTL.DWG 5/13/2014 6:03 PM

NO.	REVISIONS	BY	DATE
1	CITY COMMENTS	TLH	05/09/24
2	CITY COMMENTS	TLH	06/19/24
3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIR CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 - 801-949-6296

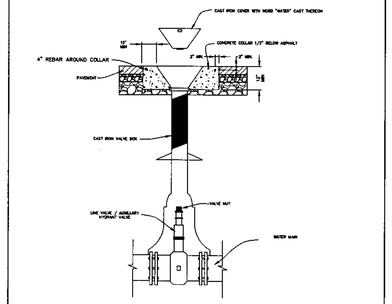
RODERICK CATALYST – BUSINESS PARK BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

DETAIL SHEET

PROFESSIONAL ENGINEER No. 12072623 TREVOR L HODGSON 07/09/14 STATE OF UTAH

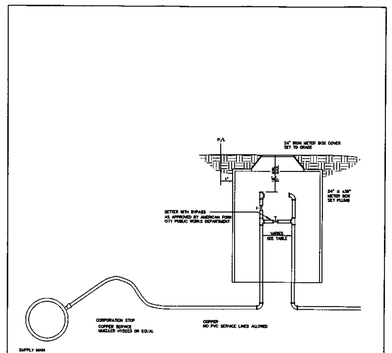
Blue Stakes of UTAH 811 Bluestakes.org

SHEET NO.	
C4.1	
PROJECT ID: E23-125	DATE: 01/12/24
FILE NAME: PRJ-RC7	SCALE:



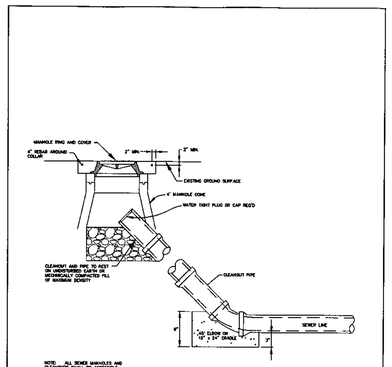
VALVE BOX DETAIL

DESIGN: JRP	Northern ENGINEERING AND PLANNING CONSULTANTS, INC.	AMERICAN FORK CITY	STANDARD DETAIL FOR: VALVE BOX DETAIL	DRAWING NO. 15.4
APPROVED:				
DATE: JULY 2002				
SCALE: VARIES				

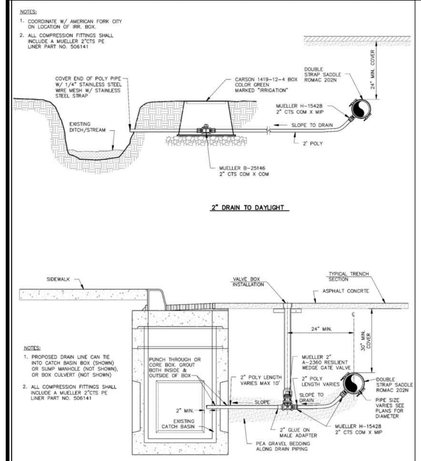


SPACING TABLE	
SIZE	SPACING
3/4"	7 1/2"
1"	10 3/4"
1 1/2"	13"
2"	17"

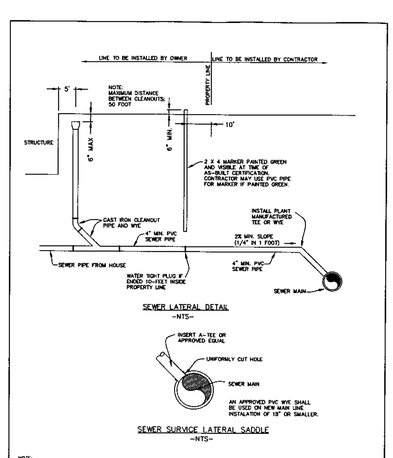
DESIGN: JRP	Northern ENGINEERING AND PLANNING CONSULTANTS, INC.	AMERICAN FORK CITY	STANDARD DETAIL FOR: CULINARY WATER SERVICE CONNECTION	DRAWING NO. 15.5
APPROVED:				
DATE: MAY 2002				
SCALE: VARIES				



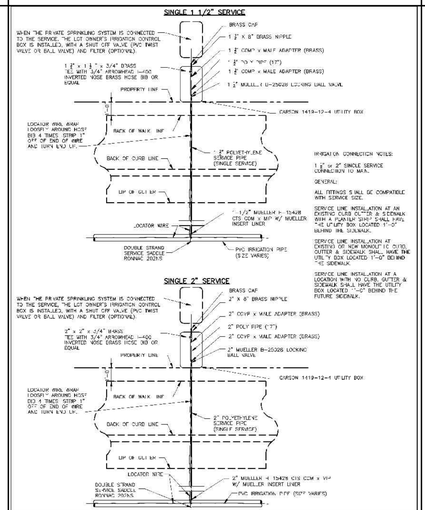
DESIGN: JRP	Northern ENGINEERING AND PLANNING CONSULTANTS, INC.	AMERICAN FORK CITY	STANDARD DETAIL FOR: SEWER CLEANOUT SEWER PIPE INSTALLATION	DRAWING NO. 15.15
APPROVED:				
DATE: MAY 2002				
SCALE: VARIES				



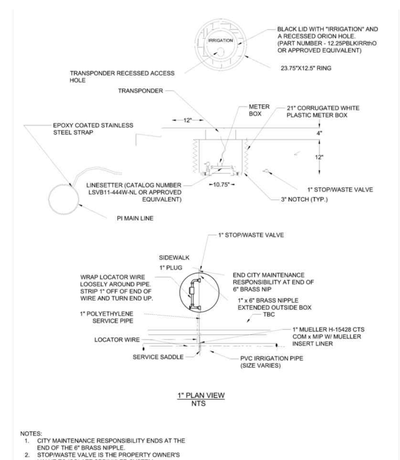
DESIGN: JRP	HORROCKS ENGINEERS	AMERICAN FORK CITY	STANDARD DETAIL FOR: SECONDARY WATER DETAILS	DRAWING NO. 15.31
APPROVED: 11/2010				
DATE:				
SCALE:				



DESIGN: JRP	Northern ENGINEERING AND PLANNING CONSULTANTS, INC.	AMERICAN FORK CITY	STANDARD DETAIL FOR: SANITARY SEWER LATERAL AND CLEAN OUT	DRAWING NO. 15.23
APPROVED: JULY 2002				
DATE:				
SCALE: VARIES				



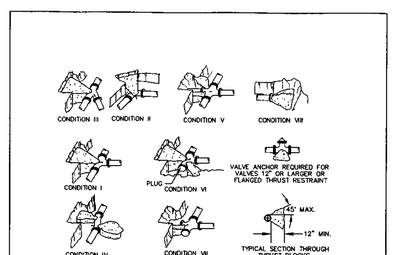
DESIGN: JRP	HORROCKS ENGINEERS	AMERICAN FORK CITY	STANDARD DETAIL FOR: LARGE SERVICE CONNECTION FOR SECONDARY WATER	DRAWING NO. 15.5B
APPROVED: 11/2010				
DATE:				
SCALE:				



1" PLAN VIEW
NTS

NOTES:
1. CITY MAINTENANCE RESPONSIBILITY ENDS AT THE END OF THE 6" BRASS NIPPLE.
2. STOPWASTE VALVE IS THE PROPERTY OWNER'S VALVE TO ISOLATE SPRINKLER SYSTEM.
3. REFER TO SECTION 7.8 OF AMERICAN FORK STANDARDS FOR SECONDARY WATER SERVICE LATERAL CONNECTION.

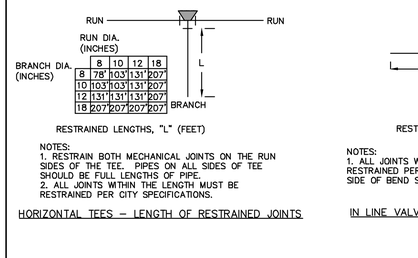
DESIGN: MVU	AMERICAN FORK CITY PUBLIC WORKS 275 EAST 200 NORTH (801) 763-9030	STANDARD DETAIL FOR: 1" PI METER PLACEMENT	DRAWING NO. 15.5D
APPROVED:			
DATE: MAY 2019			
SCALE: VARIES			



THRUST BLOCK BEARING AREA IN SQ. FEET								
PIPE SIZE (IN.)	CONDITION							
	I	II	III	IV	V	VI	VII	VIII
4	1.5	1.8	1	0.5	1.3	1.3	1.3	1.3
6	5	7.1	3.8	2	5	5	5	5
10	7.8	11.1	6	3	7.8	7.8	7.8	7.8
14	15.4	21.7	11.8	6	15.4	15.4	15.4	15.4

WATER LINE THRUST BLOCK DETAILS

DESIGN: JRP	Northern ENGINEERING AND PLANNING CONSULTANTS, INC.	AMERICAN FORK CITY	STANDARD DETAIL FOR: WATERLINE THRUST BLOCKING	DRAWING NO. 15.21
APPROVED:				
DATE: MAY 2002				
SCALE: VARIES				

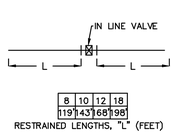


BRANCH DIA. (INCHES)	RUN DIA. 8	10	12	18
8	78'	103'	131'	207'
10	103'	103'	131'	207'
12	131'	131'	131'	207'
18	207'	207'	207'	207'

RESTRAINED LENGTHS, "L" (FEET)

NOTES:
1. RESTRAIN BOTH MECHANICAL JOINTS ON THE RUN SIDES OF THE TEE. PIPES ON ALL SIDES OF TEE SHOULD BE FULL LENGTHS OF PIPE.
2. ALL JOINTS WITHIN THE LENGTH MUST BE RESTRAINED PER CITY SPECIFICATIONS.

HORIZONTAL TEES – LENGTH OF RESTRAINED JOINTS

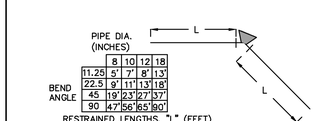


8	10	12	18
119'	143'	168'	198'

RESTRAINED LENGTHS, "L" (FEET)

NOTES:
1. ALL JOINTS WITHIN THE LENGTH MUST BE RESTRAINED PER CITY SPECIFICATIONS. PIPES ON EITHER SIDE OF BEND SHOULD BE FULL LENGTHS OF PIPE.

IN LINE VALVE – LENGTH OF RESTRAINED JOINTS



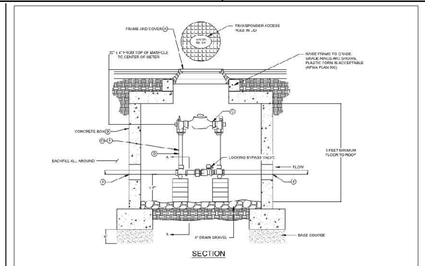
BEND ANGLE	PIPE DIA. 8	10	12	18
11.25	5'	7'	8'	13'
22.5	9'	11'	13'	18'
45	19'	23'	27'	37'
90	47'	56'	65'	90'

RESTRAINED LENGTHS, "L" (FEET)

NOTES:
1. ALL JOINTS WITHIN THE LENGTH MUST BE RESTRAINED PER CITY SPECIFICATIONS. PIPES ON EITHER SIDE OF BEND SHOULD BE FULL LENGTHS OF PIPE.

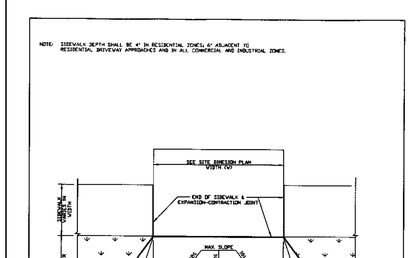
HORIZONTAL BENDS – LENGTH OF RESTRAINED JOINTS

RESTRAINED JOINT LENGTHS
N.T.S.



NO	QTY	LEGEND	DESCRIPTION
A		27" FRAME AND COVER	APWA PLAN 502
B		CONCRETE BOX	APWA PLAN 505
C		5" STAINLESS STEEL METER BOX, 7" INSTALL	5/8" x 2 3/4" BOX DS
D		1-1/2" CUSTOM METER WITH LOCKING BYPASS	
E		2" IDENTION SETTER WITH LOCKING BYPASS	
F		CONTAINER/CIRCUIT THROUGH CAST IRON WALL	PIPE PASSING THROUGH A CONCRETE WALL OR SHALL BE PROTECTED AGAINST EXTERNAL CORROSION BY EITHER (A) WRAPPING OF ANY OTHER MATERIAL SHEATHING OR WRAPPING SHALL ALLOW FOR MOVEMENT INCLUDING SETTLEMENT AND CONTRACTION OF PIPING. (PC 310.1). REMOVING HOLE SHALL BE SEALED

DESIGN: ABW	AMERICAN FORK CITY PUBLIC WORKS 275 EAST 200 NORTH (801) 763-9030	STANDARD DETAIL FOR: 1-1/2" OR 2" METER PLACEMENT	DRAWING NO. 15.5C
APPROVED: 11/2019			
DATE:			
SCALE: VARIES			



FLARED DRIVE APPROACH WITH PLANTER
-NTS-

DESIGN: JRP	Northern ENGINEERING AND PLANNING CONSULTANTS, INC.	AMERICAN FORK CITY	STANDARD DETAIL FOR: FLARED DRIVE APPROACH WITH PLANTER	DRAWING NO. 15.9
APPROVED:				
DATE: MAY 2002				
SCALE: VARIES				

NO.	REVISIONS	BY	DATE
1	CITY COMMENTS	TLH	05/09/24
2	CITY COMMENTS	TLH	06/19/24
3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIR CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 - 801-949-6296

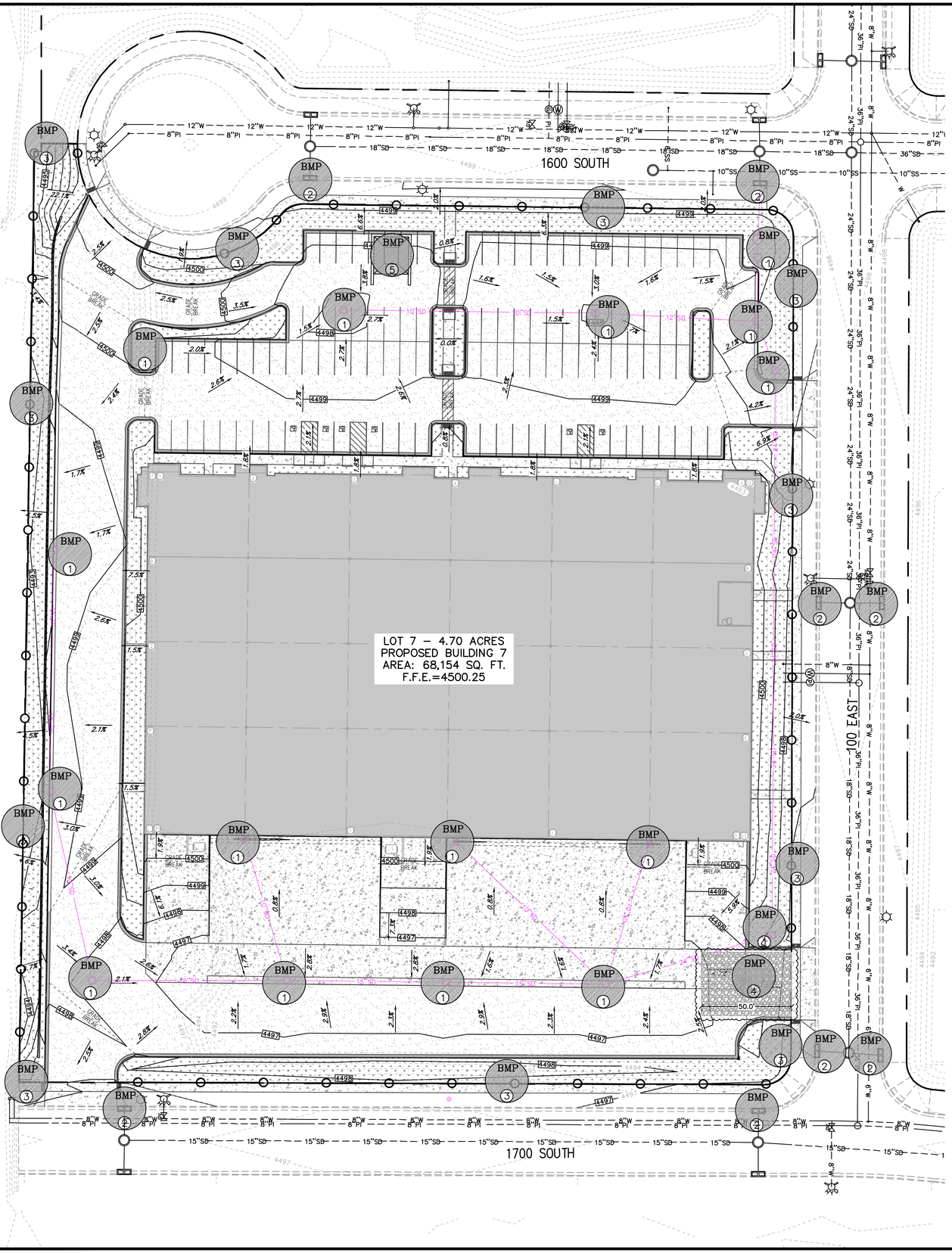
RODERICK CATALYST – BUSINESS PARK BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003
APWA DETAIL SHEET

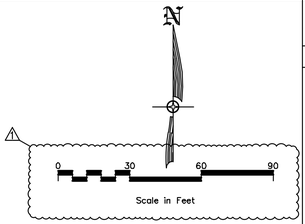
PROFESSIONAL ENGINEER
No. 12072623
TREVOR L HODGSON
07/09/24
STATE OF UTAH

SHEET NO.
C5.0

PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE:

Blue Stakes of UTAH 811 bluestakes.org





LEGEND

SILT FENCE

WHEEL WASH AREA

BMP AREA

CONCRETE WASHOUT

DURING CONSTRUCTION

1. ALL EROSION CONTROL BEST MANAGEMENT PRACTICES SHALL BE INSPECTED AND MAINTAINED REGULARLY (MINIMUM ONCE A WEEK) AND AFTER EVERY STORM EVENT
2. CONTRACTOR TO KEEP LAND DISTURBANCE TO MINIMUM TO CONTROL RUNOFF FROM THE SITE
3. LIMIT LAND CLEARING AND RESTORE ALL GRADING AS SOON AS POSSIBLE
4. STAGED SEEDING TO RE-VEGETATE CUT AND FILL SLOPES AS THE WORK IS IN PROGRESS
5. AT ALL TIMES DURING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR PREVENTING AND CONTROLLING EROSION DUE TO WIND AND OTHER EROSION
6. MAINTENANCE OF STREET: STREETS TO BE KEPT CLEAN AND FREE FROM DEBRIS
7. CONTRACTOR SHALL PROVIDE DUST CONTROL MEASURES AT ALL TIMES DURING CONSTRUCTION.
8. CONTRACTOR TO HAVE WATER TRUCK AVAILABLE AS WATER SOURCE FOR WHEEL WASH AREA, OR ALTERNATE WATER SOURCE MAY BE USED IF APPROVED BY CITY.
9. IF GROUND WATER IS ENCOUNTERED DURING THE CONSTRUCTION ACTIVITIES AND REQUIRES PUMPING OFF THE PROJECT, THE CONTRACTOR IS TO FILTER THE WATER THROUGH THE USE OF SAND BAGS AND/OR GEO FABRIC. THIS IS TO BE DONE PRIOR TO IT BEING INTRODUCED INTO THE PUBLIC STORM DRAIN SYSTEM.
10. A COPY OF THE STORM WATER POLLUTION PREVENTION PLAN SHALL BE KEPT ON THE SITE DURING ALL CONSTRUCTION ACTIVITY

POST CONSTRUCTION

1. EROSION CONTROL STRUCTURES MAY BE REMOVED ONCE FINAL LANDSCAPING IS IN PLACE
2. EROSION CONTROL STRUCTURES BELOW SEEDED AREAS MUST REMAIN IN PLACE UNTIL THE ENTIRE AREA HAS BEEN ESTABLISHED
3. EROSION CONTROL IN PROPOSED PAVEMENT AREAS SHALL REMAIN IN PLACE UNTIL PAVEMENT IS COMPLETE
4. THE FOLLOWING PRECAUTIONS SHALL BE PERFORMED:

A) PERIODIC INSPECTION OF CATCH BASIN SEDIMENT TRAPS AND CLEANING WHEN THE BASIN IS MORE THAN 1/4 FULL. INSPECTION SHALL BE DONE AFTER EVERY MAJOR RAINFALL AND EVERY 6 MONTHS AS A MINIMUM. DISPOSAL OF ANY GREASE OR OIL MUST BE DONE IN ACCORDANCE WITH CURRENT ENVIRONMENTAL REGULATIONS

B) LITTER, DEBRIS AND CHEMICALS MUST BE PICKED UP AND KEPT IN A CONTAINED LOCATION TO PREVENT POLLUTION OF STORM WATER DISCHARGE

C) PARKING AREAS SHALL BE KEPT FREE FROM AUTOMOBILE FLUIDS THAT COULD WASH INTO THE STORM DRAIN SYSTEM

BMP CALLOUTS

1. PLACE A SILT FENCE AROUND THE PERIMETER OF THE INLET, ONCE PAVEMENT AND/OR CURB HAS BEEN INSTALLED PLACE GRAVEL BAGS AROUND THE INLET. GRAVEL BAGS TO BE USED ON PAVED OR CONCRETE SURFACES AND SILT FENCE TO BE USED ON UNIMPROVED SURFACES.
   NOTE: IN HIGH TRAFFIC AREAS CONTRACTOR TO USE INSERT FILTER FABRIC. IF INLET HAS CURB OPENING, THE FILTER FABRIC IS TO BE EXTENDED UP TO COVER THE CURB OPENING AND GRAVEL BAGS PLACED IN GUTTER AT EACH SIDE OF OPENING TO KEEP FILTER FABRIC SNUG AGAINST CURB WALL.
2. PLACE GRAVEL BAGS AS NECESSARY TO PREVENT SEDIMENT FROM DRAINING INTO EXISTING CATCH BASINS. ***SEE NOTE IN CALLOUT 1.***
3. INSTALL TYPICAL SILT FENCE, SILT FENCE TO BE INSTALLED PERPENDICULAR TO STORM WATER FLOW. INSTALLATION TO BE DONE SO AS TO PREVENT SEDIMENT FROM LEAVING THE SITE.
   NOTE: CONTRACTOR TO USE VEGETATIVE BUFFER AND OR CUT BACK INSTEAD OF SILT FENCE WHERE POSSIBLE.
4. CONTRACTOR TO INSTALL A MIMIMUM OF 6" DEEP GRAVEL (3" TO 6") OF SUFFICIENT SIZE (MINIMUM OF 50' IN LENGTH AND 20' WIDE) AS TO PROVIDE A WHEEL WASH AREA TO PREVENT THE TRACKING OF MUD OFFISTE. THE LOCATION OF WHEEL WASH MAY VARY FROM LOCATION SHOWN ON PLANS SO AS TO PROVIDE THE BEST PROTECTION AGAINST TRACKING MUD OFFSITE. CONTRACTOR TO MAINTAIN AND CLEAN WHEEL WASH AREA AS NEEDED TO PREVENT THE TRACKING OF MUD OFFSITE.
5. CONTRACTOR TO INSTALL CONCRETE WASHOUT AREA. THE LOCATION MAY VARY FROM LOCATION SHOWN ON PLANS.

Blue Stakes of UTAH 811 — Bluestakes.org

NO.	REVISIONS	BY	DATE
1	CITY COMMENTS	TLH	05/09/24
2	CITY COMMENTS	TLH	06/19/24
3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIR CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 - 801-949-6296

RODERICK CATALYST – BUSINESS PARK BUILDING #7

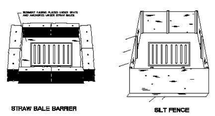
68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003

EROSION CONTROL PLAN (SWPPP)

PROFESSIONAL ENGINEER — No. 12072623 — TREVOR L HODGSON — 01/09/24 — STATE OF UTAH

SHEET NO.	
C6.0	
PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE: 1"=30'

BMP: Inlet Protection - Silt Fence or Straw Bale — IPS



Description:
Sediment barrier erected around storm drain inlet.

Application:
Construct at storm drainage inlets located downgradient of areas to be disturbed by construction (for inlets in paved areas see other information sheets for inlet protection).

Installation/Application Criteria:
- Provide upgradient sediment controls, such as silt fence during construction of inlet.
- When construction of inlet is complete, erect straw bale barrier or silt fence surrounding perimeter of inlet. Follow instructions and guidelines on individual BMP information sheets for straw bale barrier and silt fence construction.

Limitations:
- Recommended maximum contributing drainage area of one acre.
- Limited to inlets located in open unpaved areas.
- Requires shallow slopes adjacent to inlet.

Maintenance:
- Inspect inlet protection following storm event and at a minimum of once monthly.
- Remove accumulated sediment when it reaches 4-inches in depth.
- Repair or realign barrier/fence as needed.
- Look for bypassing or undercutting and recompact soil around barrier/fence as required.

Objectives
- ☐ Housekeeping Practices
- ☐ Contain Waste
- ☐ Minimize Disturbed Areas
- ☐ Stabilize Disturbed Areas
- ☐ Protect Slopes/Channels
- ☒ Control Site Perimeter
- ☒ Control Internal Erosion

ADAPTED FROM SALT LAKE COUNTY BMP FACTSHEET

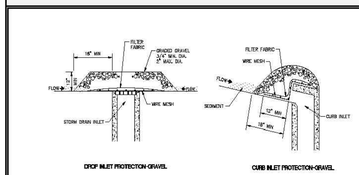
Targeted Pollutants
- ▪ Sediment
- ▫ Nutrients
- ▫ Toxic Materials
- ▫ Oil & Grease
- ▪ Floatable Materials
- ▫ Other Waste

- ■ High Impact
- ☒ Medium Impact
- ☐ Low or Unknown Impact

Implementation Requirements
- ▪ Capital Costs
- ▫ O&M Costs
- ▪ Maintenance
- ▫ Training

■ High ☒ Medium ☐ Low

BMP: Inlet Protection - Gravel — IPG



Description:
Placement of gravel filter over inlet to storm drain to filter storm water runoff.

Application:
Construct at inlets in paved or unpaved areas where upgradient area is to be disturbed by construction activities.

Installation/Application Criteria:
- Place wire mesh (with ½ inch openings) over the inlet grate extending one foot past the grate in all directions.
- Place filter fabric over the mesh. Filter fabric should be selected based on soil type.
- Place graded gravel, to a minimum depth of 12-inches, over the filter fabric and extending 18-inches past the grate in all directions.

Limitations:
- Recommended for maximum drainage area of one acre.
- Excess flows may bypass the inlet requiring down gradient controls.
- Ponding will occur at inlet.

Maintenance:
- Inspect inlet protection after every large storm event and at a minimum of once monthly.
- Remove sediment accumulated when it reaches 4-inches in depth.
- Replace filter fabric and clean or replace gravel if clogging is apparent.

Objectives
- ☐ Housekeeping Practices
- ☐ Contain Waste
- ☐ Minimize Disturbed Areas
- ☐ Stabilize Disturbed Areas
- ☐ Protect Slopes/Channels
- ☒ Control Site Perimeter
- ☒ Control Internal Erosion

ADAPTED FROM SALT LAKE COUNTY BMP FACTSHEET

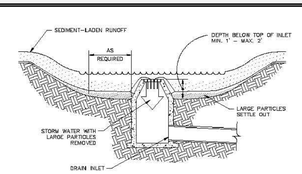
Targeted Pollutants
- ▪ Sediment
- ▫ Nutrients
- ▫ Toxic Materials
- ▫ Oil & Grease
- ▪ Floatable Materials
- ▫ Other Waste

- ■ High Impact
- ☒ Medium Impact
- ☐ Low or Unknown Impact

Implementation Requirements
- ▪ Capital Costs
- ▫ O&M Costs
- ▪ Maintenance
- ▫ Training

■ High ☒ Medium ☐ Low

BMP: Inlet Protection - Excavated — IPE



Description:
An area excavated around a storm drain inlet to impound water below the inlet.

Application:
Construct at storm drainage inlets located downgradient of areas to be disturbed by construction (for inlets in paved areas see other information sheets for inlet protection).

Installation/Application Criteria:
- Provide upgradient sediment controls, such as silt fence during construction of inlet.
- When construction of inlet is complete, excavate adjacent area 1 to 2 feet lower than the grate elevation. Size of excavated area should be based on soil type and contributing acreage.

Limitations:
- Recommended maximum contributing drainage area of one acre.
- Limited to inlets located in open unpaved areas.
- Requires flat area adjacent to inlet.

Maintenance:
- Inspect inlet protection following storm event and at a minimum of once monthly.
- Remove accumulated sediment when it reaches one half of the excavated sump below the grate.
- Repair side slopes as required.

Objectives
- ☐ Housekeeping Practices
- ☐ Contain Waste
- ☐ Minimize Disturbed Areas
- ☐ Stabilize Disturbed Areas
- ☐ Protect Slopes/Channels
- ☒ Control Site Perimeter
- ☒ Control Internal Erosion

ADAPTED FROM SALT LAKE COUNTY BMP FACTSHEET

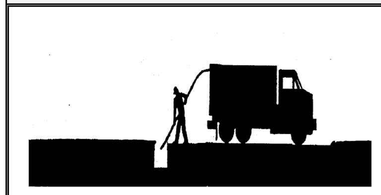
Targeted Pollutants
- ▪ Sediment
- ☐ Nutrients
- ☒ Toxic Materials
- ☐ Oil & Grease
- ■ Floatable Materials
- ☐ Other Waste

- ■ High Impact
- ☒ Medium Impact
- ☐ Low or Unknown Impact

Implementation Requirements
- ☐ Capital Costs
- ☐ O&M Costs
- ☒ Maintenance
- ☐ Training

■ High ☒ Medium ☐ Low

BMP: Catch Basin Cleaning — CBC



Description:
Maintain catch basin and stormwater inlets on a regular basis to remove pollutants, reduce high pollutant concentrations during the first flush of storms, prevent clogging of the downstream conveyance system, and restore the catch basins' sediment trapping capacity. A catch basin is distinguished from a stormwater inlet by having at its base a sediment sump designed to catch and retain sediments below the overflow point. This information sheet focuses on the cleaning of accumulated sediments from catch basins.

Approach:
Regular maintenance of catch basins and inlets is necessary to ensure their proper functioning. Clogged catch basins are not only useless but may act as a source of sediments and pollutants. In general, the key to effective catch basins are:
- At least annual inspections.
- Prioritize maintenance to clean catch basins and inlets in areas with the highest pollutant loading.
- Clean catch basins in high pollutant load areas just before the wet season to remove sediments and debris accumulated during the summer.
- Keep accurate logs of the number of catch basins cleaned.
- Record the amount of waste collected.

Limitations:
There are no major limitations to this best management practice.

Maintenance:
Regular maintenance of public and private catch basins and inlets is necessary to ensure their proper functioning. Clogged catch basins are not only useless but may act as a source of sediments and pollutants. In general, the keys to effective catch basins are:
- Annual/monthly inspection of public and private facilities to ensure structural integrity, a clean sump, and a stenciling of catch basins and inlets.
- Keep logs of the number of catch basins cleaned.
- Record the amount of waste collected.

Program Elements
- ☐ New Development
- ☐ Residential
- ☐ Commercial Activities
- ☐ Industrial Activities
- ☒ Municipal Facilities
- ☒ Illegal Discharges

ADAPTED FROM SALT LAKE COUNTY BMP FACTSHEET

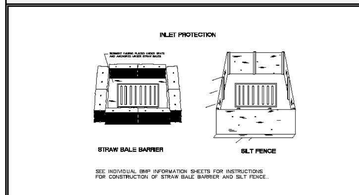
Targeted Pollutants
- ■ Sediment
- ☒ Nutrients
- ■ Heavy Metals
- ☐ Toxic Materials
- ☒ Oxygen Demanding Substances
- ☒ Oil & Grease
- ■ Floatable Materials
- ☐ Bacteria & Viruses

- ■ High Impact
- ☒ Medium Impact
- ☐ Low or Unknown Impact

Implementation Requirements
- ☒ Capital Costs
- ■ O&M Costs
- ☐ Regulatory
- ☒ Training
- ■ Staffing
- ☒ Administrative

■ High ☒ Medium ☐ Low

BMP: Inlet Protection - Silt Fence or Straw Bale — IPS



Description:
Sediment barrier erected around storm drain inlet.

Application:
Construct at storm drainage inlets located downgradient of areas to be disturbed by construction (for inlets in paved areas see other information sheets for inlet protection).

Installation/Application Criteria:
- Provide upgradient sediment controls, such as silt fence during construction of inlet.
- When construction of inlet is complete, erect straw bale barrier or silt fence surrounding perimeter of inlet. Follow instructions and guidelines on individual BMP information sheets for straw bale barrier and silt fence construction.

Limitations:
- Recommended maximum contributing drainage area of one acre.
- Limited to inlets located in open unpaved areas.
- Requires shallow slopes adjacent to inlet.

Maintenance:
- Inspect inlet protection following storm event and at a minimum of once monthly.
- Remove accumulated sediment when it reaches 4-inches in depth.
- Repair or realign barrier/fence as needed.
- Look for bypassing or undercutting and recompact soil around barrier/fence as required.

Objectives
- ☐ Housekeeping Practices
- ☐ Contain Waste
- ☐ Minimize Disturbed Areas
- ☐ Stabilize Disturbed Areas
- ☐ Protect Slopes/Channels
- ☒ Control Site Perimeter
- ☒ Control Internal Erosion

ADAPTED FROM SALT LAKE COUNTY BMP FACTSHEET

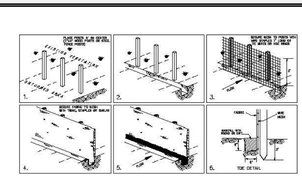
Targeted Pollutants
- ▪ Sediment
- ▫ Nutrients
- ▫ Toxic Materials
- ▫ Oil & Grease
- ▪ Floatable Materials
- ▫ Other Waste

- ■ High Impact
- ☒ Medium Impact
- ☐ Low or Unknown Impact

Implementation Requirements
- ▪ Capital Costs
- ▫ O&M Costs
- ▪ Maintenance
- ▫ Training

■ High ☒ Medium ☐ Low

BMP: Silt Fence — SF



Description:
A temporary sediment barrier consisting of entrenched filter fabric stretched across and secured to supporting posts.

Application:
- Perimeter control: place barrier at downgradient limits of disturbance
- Sediment barrier: place barrier at toe of slope or soil stockpile
- Protection of existing waterways: place barrier near top of stream bank
- Inlet protection: place fence surrounding catchbasins

Installation/Application Criteria:
- Place posts 6 feet apart on center along contour (or use preassembled unit) and drive 2 feet minimum into ground. Excavate an anchor trench immediately upgradient of posts.
- Secure wire mesh (14 gage min. With 6 inch openings) to upslope side of posts. Attach with heavy duty 1 inch long wire staples, tie wires or hog rings.
- Cut fabric to required width, unroll along length of barrier and drape over barrier. Secure fabric to mesh with twine, staples, or similar, with trailing edge extending into anchor trench.
- Backfill trench over filter fabric to anchor.

Limitations:
- Recommended maximum drainage area of 0.5 acre per 100 feet of fence
- Recommended maximum upgradient slope length of 150 feet
- Recommended maximum uphill grade of 2:1 (50%)
- Recommended maximum flow rate of 0.5 cfs
- Ponding should not be allowed behind fence

Maintenance:
- Inspect immediately after any rainfall and at least daily during prolonged rainfall.
- Look for runoff bypassing ends of barriers or undercutting barriers.
- Repair or replace damaged areas of the barrier and remove accumulated sediment.
- Reanchor fence as necessary to prevent shortcutting.
- Remove accumulated sediment when it reaches ½ the height of the fence.

Objectives
- ☐ Housekeeping Practices
- ☐ Contain Waste
- ☐ Minimize Disturbed Areas
- ☐ Stabilize Disturbed Areas
- ☒ Protect Slopes/Channels
- ☒ Control Site Perimeter
- ☒ Control Internal Erosion

ADAPTED FROM SALT LAKE COUNTY BMP FACTSHEET

Targeted Pollutants
- ▪ Sediment
- ☐ Nutrients
- ☐ Toxic Materials
- ☐ Oil & Grease
- ☐ Floatable Materials
- ☐ Other Waste

- ■ High Impact
- ☒ Medium Impact
- ☐ Low or Unknown Impact

Implementation Requirements
- ▪ Capital Costs
- ▪ O&M Costs
- ▪ Maintenance
- ▫ Training

■ High ☒ Medium ☐ Low

NO.	REVISIONS	BY	DATE
1	CITY COMMENTS	TLH	05/09/24
2	CITY COMMENTS	TLH	06/19/24
3	CITY COMMENTS	TLH	07/09/24
4	OWNER COMMENTS	TLH	04/24/25

DESIGNER: TLH PROJECT ENGINEER: TLH

CIVIL ENGINEERING + SURVEYING
10718 SOUTH BECKSTEAD LANE, STE. 102
SOUTH JORDAN, UT 84095 – 801-949-6296

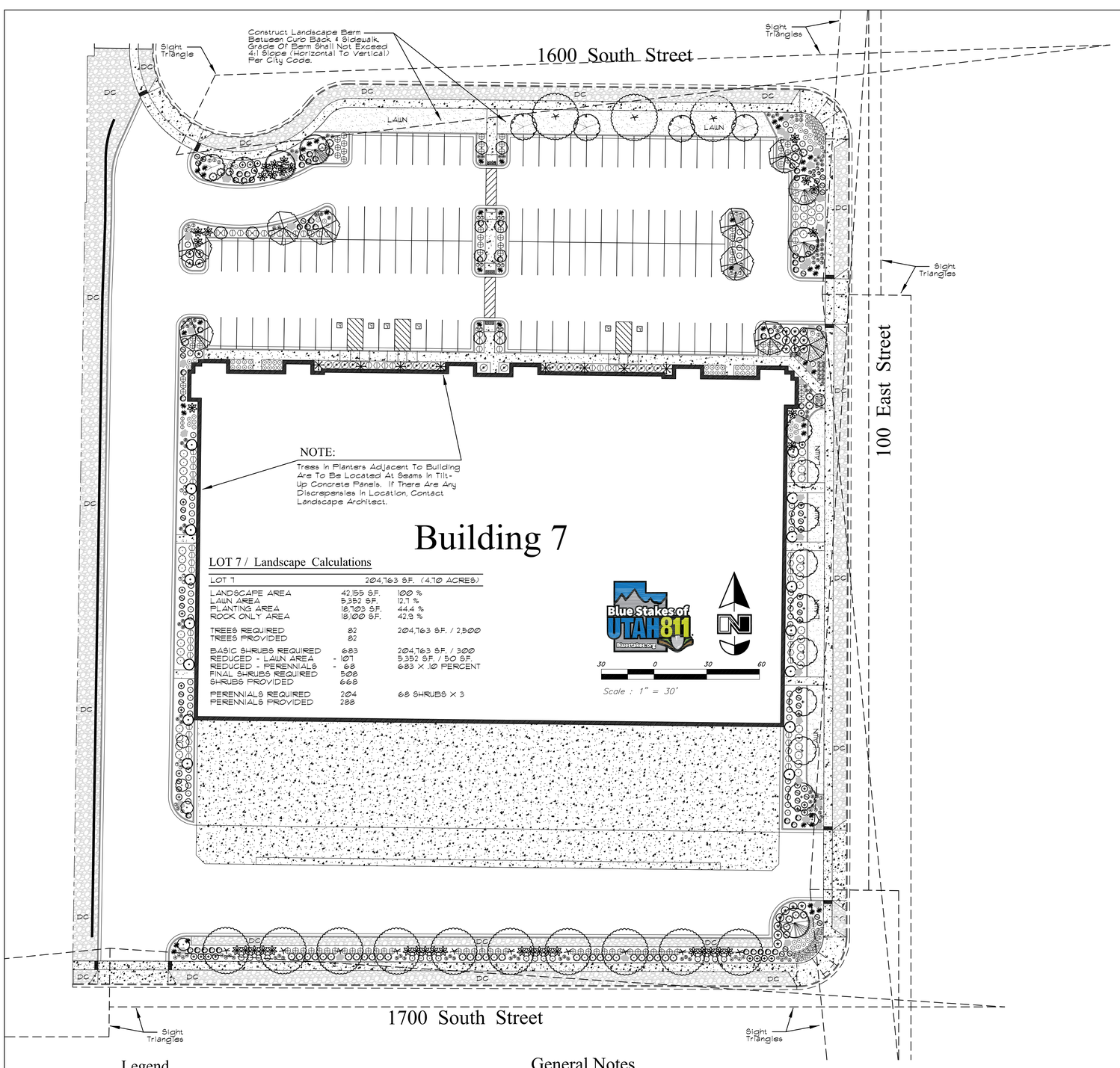
RODERICK CATALYST – BUSINESS PARK BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UT 84003
EROSION CONTROL DETAIL SHEET

PROFESSIONAL ENGINEER No. 12072623 TREVOR L HODGSON 01/09/24 STATE OF UTAH

Blue Stakes of UTAH 811 — Bluestakes.org

SHEET NO. C6.1

PROJECT ID	DATE:
E23-125	01/12/24
FILE NAME: PRJ-RC7	SCALE:



LOT 7 / Landscape Calculations

LOT 7		204,763 S.F. (4.70 ACRES)
LANDSCAPE AREA	42,155 S.F.	100 %
LAWN AREA	5,352 S.F.	12.7 %
PLANTING AREA	18,703 S.F.	44.4 %
ROCK ONLY AREA	18,100 S.F.	42.9 %
TREES REQUIRED	82	204,763 S.F. / 2,500
TREES PROVIDED	82	
BASIC SHRUBS REQUIRED	683	204,763 S.F. / 300
REDUCED - LAWN AREA	- 107	5,352 S.F. / 50 S.F.
REDUCED - PERENNIALS	- 68	683 X .10 PERCENT
FINAL SHRUBS REQUIRED	508	
SHRUBS PROVIDED	668	
PERENNIALS REQUIRED	204	68 SHRUBS X 3
PERENNIALS PROVIDED	288	

Legend

Symbol	Description	Remarks
	Landscape Boulder / 3'-4' Minimum Diameter Size	Boulder Material To Match That Previously Used On Buildings 4 & 5 Of This Same Project.
	4" x 6" Extruded Concrete Moustrip / Natural Color	Install In Straight True Lines And Uniform Curves, And Between All Lawn And Shrub Areas. Compact Sub-grade Prior To Installation.
LAWN	New Lawn Area / Use Water Conservative Mixture	Install New Lawn In Areas Shown And Over 4" Depth Of Topsoil. Provide Drought Tolerant Seed Mixture.
DC	Decorative Rock / 1 1/2" +- Size Product / To Match That Previously Used On Buildings 4 & 5 Of This Same Project.	Install In Areas Shown To A Depth Of 4 Inches Over "DeWitt" Brand Pro-5 Weed Barrier Fabric. Install 2 Applications Of Pre-Emergent Herbicide, 1 Below Fabric, 1 Above Fabric And/Or On Rock.
No Hatch	Shrub Area & Rock / 1"-4" +- Size Product / To Match That Previously Used On Buildings 4 & 5 Of This Same Project.	Install In Areas Shown To A Depth Of 4 Inches Over "DeWitt" Brand Pro-5 Weed Barrier Fabric. Install 2 Applications Of Pre-Emergent Herbicide, 1 Below Fabric, 1 Above Fabric And/Or On Rock.

General Notes

1. All bidding landscape contractors shall have a minimum of 5 years experience in the installation of commercial landscape and irrigation projects, and be able to supply the necessary staff to perform all tasks associated with these drawings, and in a professional and timely manner.
2. The landscape contractor, at all times, shall have personnel on-site experienced in being able to interpret the drawings correctly, and accurately measure the design layout using the specified scale.
3. The contractor shall verify the exact location of all existing and proposed utilities, and all site conditions prior to beginning work. The contractor shall coordinate his work with the project manager and all other contractors working on the site.
4. The finish grade of all planting areas shall be smooth, even and consistent, free of any humps, depressions or other grading irregularities. The finish grade of all landscape areas shall be graded consistently 1/2" below all walks, curbs, etc.
5. The contractor shall provide all materials, labor and equipment required for the proper completion of all landscape work as specified and shown on the drawings.
6. All plant materials shall be approved prior to planting. The Owner/Landscape Architect has the right to reject any and all plant material not conforming to the specifications.
7. The contractor shall plant all plants per the planting details, stake/guy as shown. The top of the rootballs shall be planted flush with the finish grade.

Plant List (TREES)

%	Quan.	Symbol	Botanical Name	Common Name	Size	Remarks
15.9	13		Celtis occidentalis	Common Hackberry	2 1/2" Caliper 10'-12' Height	Full Head Crown Straight Trunk
19.5	16		Koelreuteria paniculata 'G.C.'	Golden Candle Rain Tree	2" Caliper 8'-10' Height	Full Head Crown Straight Trunk
8.5	7		Malus 'Spring Snow'	Spring Snow Crab	2" Caliper 8'-10' Height	Full Head Crown Straight Trunk
9.8	8		Picea abies 'Cupressina'	Columnar Norway Spruce	10' Min. Height Uniform Thick	Full Throughout Specimen
6.1	5		Prunus virginiana 'Canada Red'	Canadian Red Cherry	2" Caliper 8'-10' Height	Full Head Crown Straight Trunk
9.8	8		Pyrus calleryana 'Chanticleer'	Chanticleer Flowering Pear	2" Caliper 8'-10' Height	Full Head Crown Straight Trunk
19.5	16		Quercus x. warei 'Nadler'	Kindred Spirit Oak	2" Caliper 10'-12' Height	Full Head Crown Straight Trunk
10.9	9		Zelcova serrata 'Musashino'	Musashino Zelcova	2 1/2" Caliper 10'-12' Height	Full Head Crown Straight Trunk
100	82					

** Plant quantities are provided for convenience in the bidding and budgeting process ONLY!! The contractor shall supply and install all plant materials either shown or noted on the plans.

Plant List (SHRUBS)

%	Quan.	Symbol	Botanical Name	Common Name	Size	Remarks
5.7	36		Berberis thun. 'Crimson Pygmy'	Crimson Pygmy Barberry	5 Gallon	15"-18" Height
3.3	21		Euonymus alatus 'Compacta'	Dwarf Burning Bush	5 Gallon	18"-24" Height
2.9	18		Hydrangea panic. 'Limelight'	Limelight Hydrangea	5 Gallon	24"-30" Height
5.9	37		Physocarpus opul. 'Diablo'	Summer Wine Ninebark	5 Gallon	24"-30" Height
13.5	85		Pinus mugo 'Sloumound'	Sloumound Mugo Pine	5 Gallon	18"-24" Spread
5.1	32		Potentilla frut. 'Gold Drop'	Gold Drop Cinquefoil	5 Gallon	15"-18" Height
6.9	44		Prunus besseyi 'Pawnee Buttes'	Pawnee Butes Sandcherry	5 Gallon	15"-18" Height
11.4	72		Rhamnus frangula 'Columnaris'	Tallhedge Buckthorn	5 Gallon	15"-18" Height
7.4	47		Rhus aromatic 'Low Grow'	Grow Low Sumac	5 Gallon	18"-24" Spread
7.3	46		Rosa 'Red Knock Out'	Red Knock Out Rose	5 Gallon	18"-24" Height
13.3	84		Spiraea bumalda 'Goldflame'	Goldflame Spiraea	5 Gallon	15"-18" Height
10.3	65		Spiraea japonica 'Neon Flash'	Neon Flash Spiraea	5 Gallon	15"-18" Height
7.0	44		Yucca filamentosa 'Ivory Tower'	Ivory Tower Yucca	5 Gallon	15"-18" Height
TOTAL 100	631					

** Plant quantities are provided for convenience in the bidding and budgeting process ONLY!! The contractor shall supply and install all plant materials either shown or noted on the plans.

Plant List (PERENNIALS)

	Quan.	Symbol	Botanical Name	Common Name	Size	Remarks
14.5	35	①	Hemerocallis 'Little Grapette'	Little Grapette Day Lily	1 Gallon	Full Can
11.5	28	②	Hemerocallis 'Stella d'Oro'	Stella d'Oro Day Lily	1 Gallon	Full Can
4.5	11	③	Iris pallida 'Variegata Aurea'	Variegated Yellow Iris	1 Gallon	Full Can
11.2	27	④	Lavandula angustifolia	English Lavender	1 Gallon	Full Can
8.7	21	⑤	Nepata x. 'Walker's Low'	Walker's Low Catmint	1 Gallon	Full Can
8.3	20	⑥	Rudbeckia fugida 'Goldstrum'	Black-Eyed Susan	1 Gallon	Full Can
12.8	31	⑦	Salvia nem. 'East Friesland'	East Friesland Salvia	1 Gallon	Full Can
14.5	35	⑧	Salvia nem. 'Pink Profusion'	Pink Profusion Salvia	1 Gallon	Full Can
14.0	34	⑨	Veronica x. 'Georgia Blue'	Georgia Blue Speedwell	1 Gallon	Full Can
TOTAL 100	242					

** Plant quantities are provided for convenience in the bidding and budgeting process ONLY!! The contractor shall supply and install all plant materials either shown or noted on the plans.

Planting Notes

1. All lawn areas shall receive a 4 inch depth of topsoil, all shrub planting areas adjacent to the building shall receive an 8 inch depth of topsoil, all other shrubs areas an eight inch depth of topsoil. Topsoil material is not available on-site, and must be imported from an approved local source. All topsoil material shall be of a sandy loam mix.
2. Prior to placement of topsoil, all subgrade areas shall be loosened by scarifying the soil to a depth of 6 inches, by the use of mechanical means, in order to create a transition layer between existing and new soils.
3. All lawn areas shall be sodded using high grade material of a water conservative mixture, and shall be composed of drought tolerant Bluegrass & Fescue. Prior to installation, all areas shall receive a starter fertilizer applied at the rate recommended by the manufacturer.
4. All plant material holes shall be dug twice the diameter of the rootball and 6 inches deeper. Excavated material shall be removed from the site.
5. Plant backfill mixture shall be composed of 3 parts topsoil to 1 part humus additive, and shall be rotary mixed on-site prior to installation.
6. Plant fertilizer shall be 'Agriform' brand 21 gram tablets used as per manufacturers recommendations.
7. All trees located in lawn areas shall receive an 'Arbor Guard' trunk protector, or equal, and have a 36 inch diameter sod-free ring. All trees shall be staked for wind protection, unless otherwise indicated.
8. Upon completion of planting operations, all shrub pits and tree wells shall receive a four inch depth of fine ground bark mulch mixture as a cover. The overall shrub beds themselves shall receive a 4" depth of decorative stone surfacing over Pro-5 weed barrier fabric. The decorative stone material to be "BID" shall match what has been previously installed on Catalyst buildings #4 & #5, and per legend. This material is available from local sources. Contact the Owner or general contractor for all supplier information.
9. In decorative stone beds, cut the fabric from around the water well of each plant, then apply fine ground bark inside water well. The remainder of the planter bed shall receive the depth of decorative stone.
10. Landscape maintenance shall be required for a period through the second mowing of the lawn (30 days minimum) and shall include mowing, weeding, pruning and one fertilization. In addition to the initial maintenance period, the landscape contractor shall provide a separate price as an additive alternate to extend the maintenance period through the one-year warranty period. The one-year contract will be between the landscape contractor and the Owner.
11. The contractor shall comply with all warranties and guarantees set forth by the Owner, and in no case shall that period be less than one year following the date of completion and final acceptance.

Sub-Grade Requirements

1. LAWN AREAS : Six (6) inches below finish grade. This will allow for the installation of a four inch depth of topsoil along with the sodding material, leaving it slightly below finish grade and concrete areas.
2. SHRUB AREAS (Between Walk & Building) : Twelve (12) inches below finish grade. This will allow for the installation of an eight inch depth of topsoil along with a four inch depth of bark mulch or colored stone, leaving it slightly below finish grade and concrete areas.
3. SHRUB AREAS (Beyond Building Planters) : Eight (8) inches below finish grade. This will allow for the installation of a four inch depth of topsoil along with a four inch depth of bark mulch or colored stone, leaving it slightly below finish grade and concrete areas.
4. PERENNIAL-ANNUAL COLOR AREAS : Sixteen (16) inches below finish grade. This will allow for the installation of a twelve inch depth of premium topsoil along with a four inch depth of bark mulch or compost product, leaving it slightly below finish grade and concrete areas.
5. PRODUCT COORDINATION : Early on in the construction process, the landscape contractor shall meet with the earthwork/grading contractor in order to ensure that the proper sub-grade elevations (prior to topsoil installation) will be provided.

Submittal Requirements

1. The contractor shall provide to the Owner/Engineer product samples of all landscape materials such as boulders, decorative stone, bark mulches, weed barrier fabric, soil ammendments & import topsoil in order to obtain approval to be used on the project, and prior to shipment to the site. Failure to provide this in a timely manner will in no way affect or delay the construction schedule and time for project completion.
2. All plant materials shall be secured for the project a minimum of 60 days prior to shipment to the site. The contractor shall provide to the Owner/Engineer written confirmation of this a minimum of 30 days prior to planting of the project. No substitutions will be considered following this time period.

RDL Design Company, Inc.
1210 East Tale Avenue
Salt Lake City, Utah 84105
Phone : 801-647-3114
Email : rdldesign@comcast.net

STATE OF UTAH — LICENSED LANDSCAPE ARCHITECT — 05360 — 06-19-24

STAMP

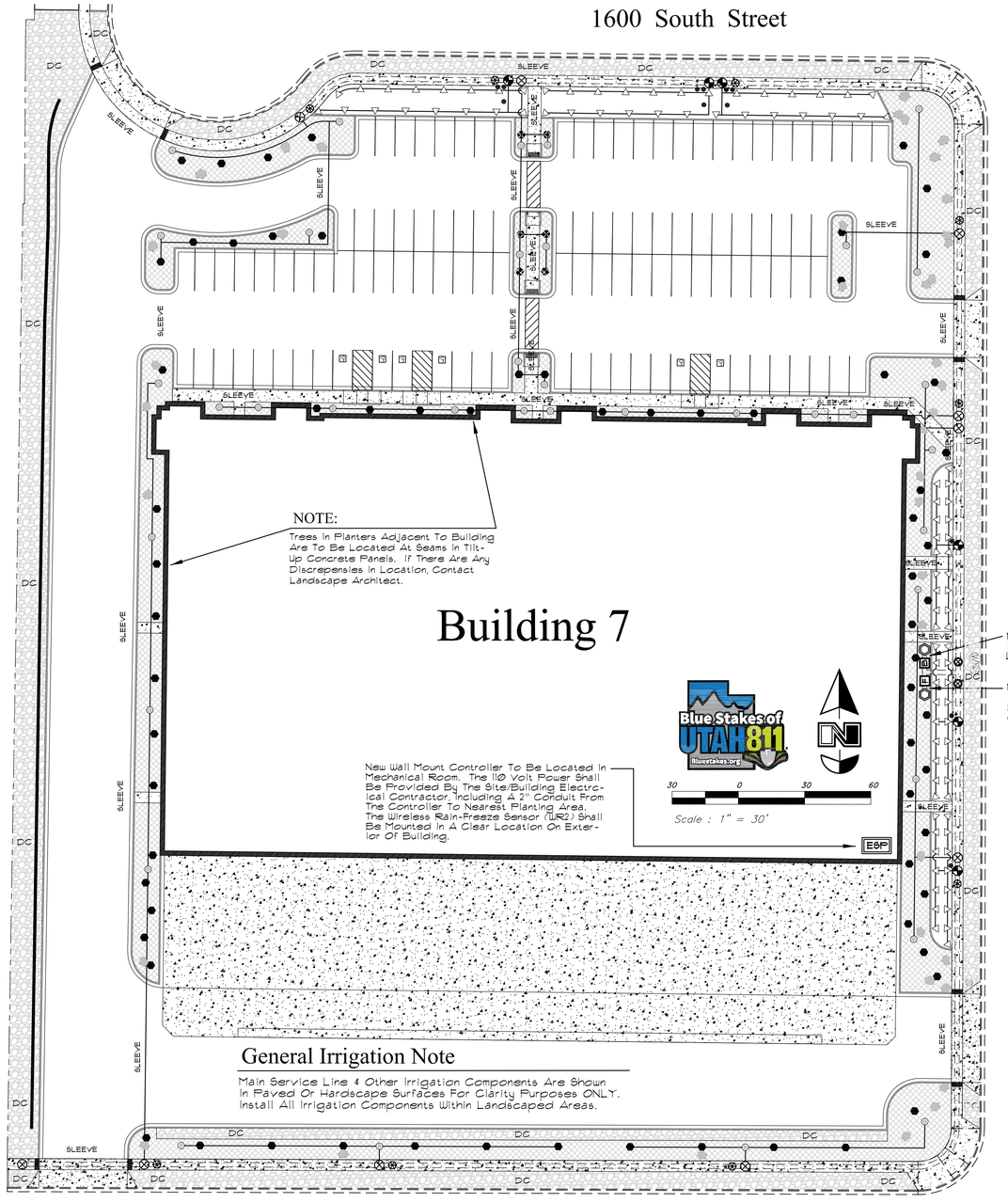
Catalyst Business Park Building #7

For Roderick Enterprises
68 East 1600 South American Fork, Utah 84003

PROJECT:
DRAWN BY: RDL
CHECK BY: RDL
ISSUE DATE: 02-06-24
REVISIONS: 04-29-24, 05-24-24, 06-12-24, 06-19-24

SHEET TITLE
Landscape Planting Plan

SHEET NUMBER
L-1



General Irrigation Note

Main Service Line & Other Irrigation Components Are Shown In Paved Or Hardscape Surfaces For Clarity Purposes ONLY. Install All Irrigation Components Within Landscaped Areas.

Sprinkler List

Symbol	Model-Number	Description	Remarks
▽ ○	Rainbird RD-04-P45-NP	Pop-Up Sprayhead Sprinkler	Provide MPR Series Nozzle As Required
●	Tree Location	Techline In-Line Drip Line	Drip Line Rings / Quantity As Required
	Rainbird 150-PESB-R	Remote Control Valve	1 1/2" Size In Valve Box With Gravel Sump
	Rainbird 100-PESB-R	Remote Control Valve	1" Size In Valve Box With Gravel Sump
	Rainbird XCZ-100-PRBR	Drip Control Zone Kit	1" Size In Valve Box With Gravel Sump
	Apollo (Or Equal) Brass	Line Size Isolation Ball Valve	Install In Valve Box With Gravel Sump
	Rainbird 33DNP	Quick Coupler Valve	3/4" Size In Valve Box With Gravel Sump
	Rainbird (Or Equal)	PVC To PE Pipe Connection	Install Throughout Various Planting Beds
E&P	Rainbird ESP-LXD	2 Wire Modular Controller	Provide Decoders For Control Valves
S	Rainbird WR2-RFC	Wireless Rain-Freeze Sensor	Mount In Clear Location On Building
	Mueller Orseal Mark II	Stop & Waste Valve	2" Size / Install Inside Curb Box
F	Amiad 2T-S	Secondary Water Filter	Install Above Grade With StrongBox
B	Wilkins 2-375-RPZ	Reduced Pressure Backflow	2" / Install Above Grade With StrongBox
= = =	Schedule 40 PVC	Main Service Line	2" Size Throughout
———	Schedule 40 PVC	Lateral Circuit Line / Lawn	Pipe Size As Required / 1" Min. Size
———	Schedule 40 PVC	Lateral Circuit Line / Shrub	Pipe Size As Required / 3/4" Min. Size
	Netafim HCVXR-RW	Techline In-Line Drip Line	Emitter Spacing & GPH As Site Requires

Emitter Installation Guide

PLANT SIZE	EMITTER DEVICE	QUANTITY
1 Gallon Shrub Plant Material	XB-20PC (2 Gal./Hr.)	Two Each
5 Gallon Shrub Plant Material	XB-20PC (2 Gal./Hr.)	Three Each
15 Gallon Tree Or Shrub Plant Material	PC-05 (5 Gal./Hr.)	Three Each
Calipered Plant Material	PC-05 (5 Gal./Hr.)	Six Each

Final selection of emitter type and quantity to be the responsibility of the irrigation contractor, in order to provide the optimum amount of precipitation to each plant, in addition to complying with project warranties.

Sleeving Installation Notes

Contractor shall coordinate the installation of sleeving with the installation of concrete flatwork and paving. All sleeving is by contractor unless otherwise noted. Install sleeving based upon the sizing guide below:

PIPE SIZE / WIRE QUAN.	REQUIRED SLEEVING
3/4" - 1 1/4" Piping	1-2" PVC Sleeve
1 1/2" - 2" Piping	1-4" PVC Sleeve
1-25 Control Wires	1-2" PVC Sleeve

Pipe GPM Design Guide

Pipe Size		Water Flow (GPM)	
(Velocities Not To Exceed 5 Feet/Second)			
1"	Size / NA	0 - 12	GPM
1 1/4"	Size / ●	12 - 22	GPM
1 1/2"	Size / ●●	22 - 30	GPM
2"	Size / ●●●	30 - 50	GPM

NOTE: Contractor shall perform all pipe sizing using the above design guidelins. 1" minimum size piping to be used with schedule 40 pvc.

General Notes

1. The contractor shall verify the exact location of all existing and proposed utilities, and all site conditions prior to beginning construction. The contractor shall coordinate their work with the project manager and all other contractors working on the site.
2. The contractor shall verify the exact location and size of the irrigation waterline stub, and the available water pressure at the point of connection. Any conflicts from what is shown on the plans shall be brought to the attention of the engineer for a resolution.
3. The contractor shall be responsible for the installation of all irrigation sleevings under paving and other hard surface areas, whether shown on the plan, or required otherwise. This shall also include the installation of electical conduit(s) from the controller location to the nearest planting area.
4. The controller shall be hardwired to the available 110 volt power source, with all work being performed per state and local codes. The controller shall be located in a convenient location as determined by the Owner and site/building contractor.
5. The contractor shall provide all materials, labor and equipment required for the proper completion of all irrigation work as specified and shown on the drawings.

Submittal Requirements

1. The contractor shall provide to the Owner/Engineer product data sheets of all irrigation materials such as control valves, control wire, quick coupler valves, control valve boxes, controller(s), pvc piping, drip tube piping, drip emitters & backflow prevention devices in order to obtain approval to be used on the project, and prior to any shipment to the site. Failure to provide this in a timely manner will in no way affect or delay the construction schedule and time for project completion.
2. All irrigation materials shall be located for the project a minimum of 60 days prior to shipment to the site. The contractor shall provide to the Owner/Engineer written confirmation of this a minimum of 30 days prior to beginning work on the project. No substitutions will be considered following this time period.

Irrigation Controller Valve Schedule

VALVE DATA				HYDRAULIC DATA			
#	Size	Sta. #	Head Type	Landscape Zone	Prec. Rate-inch/hr	GPM	PSI
1	1.0"	1	Drip	Plantings-Misc.	NA	5.0	30
2	1.0"	2	Drip	Plantings-Misc.	NA	5.0	30
3	1.0"	3	Drip	Plantings-Misc.	NA	5.0	30
4	1.0"	4	Drip	Plantings-Misc.	NA	5.0	30
5	1.0"	5	Drip	Plantings-Misc.	NA	5.0	30
6	1.0"	6	Drip	Plantings-Misc.	NA	5.0	30
7	1.0"	7	Drip	Plantings-Misc.	NA	5.0	30
8	1.0"	8	Drip	Plantings-Misc.	NA	5.0	30
9	1.0"	9	Drip	Plantings-Misc.	NA	5.0	30
10	1.0"	10	Drip	Plantings-Misc.	NA	5.0	30
11	1.5"	11	Spray	Lawn	1.58	30	30
12	1.5"	12	Spray	Lawn	1.58	30	30
13	1.5"	13	Spray	Lawn	1.58	30	30
14	1.0"	14	Spray	Lawn	1.58	20	30
15	1.0"	15	Spray	Lawn	1.58	20	30
16	1.0"	16	Spray	Lawn	1.58	20	30

NOTE: Minimum static water pressure at the point of connection required is 50 psi. If water pressure is above 80 p.s.i., install pressure reduction valve, & set to an operating pressure of 60 psi at connection point.

RDL Design Company, Inc.
1020 East Tale Avenue
Salt Lake City, Utah 84105
Phone : 801-647-3114
Email : rdldesign@comcast.net

STATE OF UTAH
ROBERTO DIAZ LOPEZ
LICENSED LANDSCAPE ARCHITECT
06-19-24
STAMP

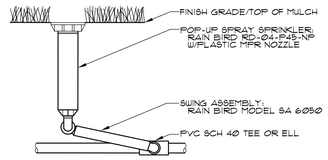
Catalyst Business Park Building #7

For Roderick Enterprises
68 East 1600 South American Fork, Utah 84003

PROJECT:
DRAWN BY: RDL
CHECK BY: RDL
ISSUE DATE: 02-06-24
REVISIONS: 04-29-24
06-12-24
06-19-24

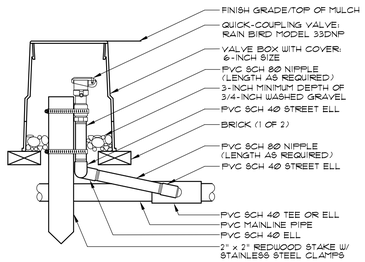
SHEET TITLE
Irrigation Sprinkler Plan

SHEET NUMBER
L-2



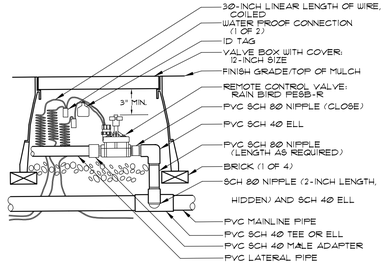
1 L-3 Pop-Up Spray Sprinkler

N. T. S.



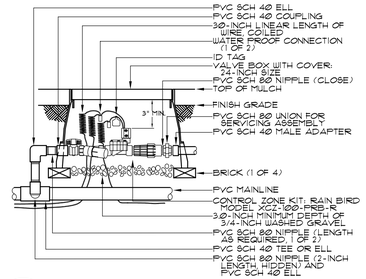
2 L-3 Quick Coupling Valve

N. T. S.



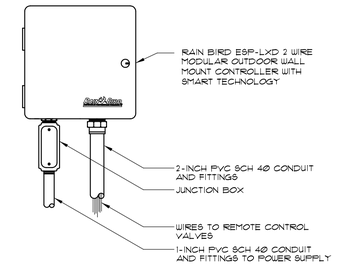
3 L-3 Remote Control Valve

N. T. S.



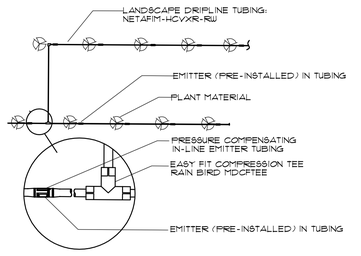
4 L-3 Xerigation Control Zone Kit

N. T. S.



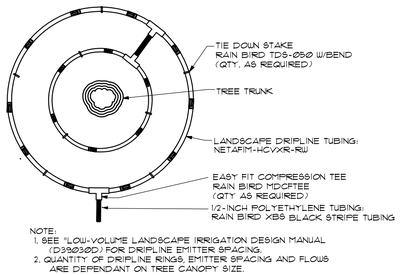
5 L-3 Wall Mount Controller

N. T. S.



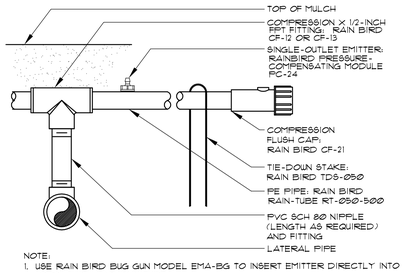
6 L-3 Dripline At Shrubs

N. T. S.



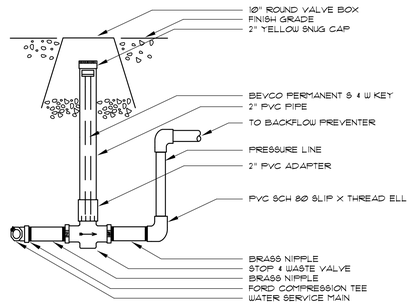
7 L-3 Dripline At Trees

N. T. S.



8 L-3 PVC To PE Pipe Connection

N. T. S.



9 L-3 Stop & Waste Valve

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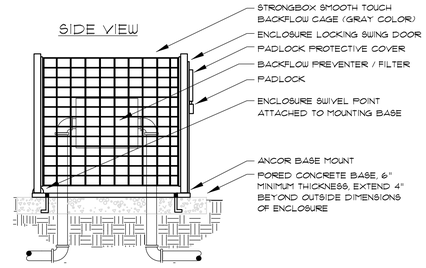
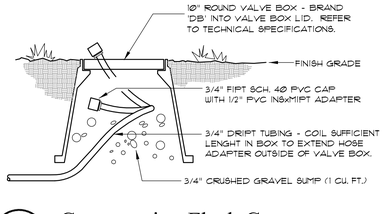


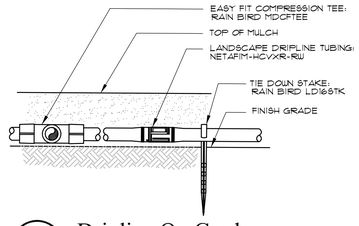
10 L-3 Backflow / Filter Enclosure

N. T. S.



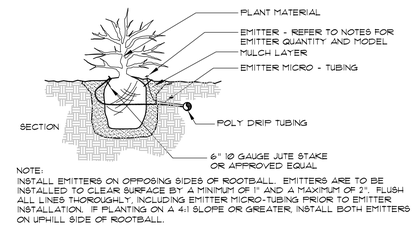
11 L-3 Compression Flush Cap

N. T. S.



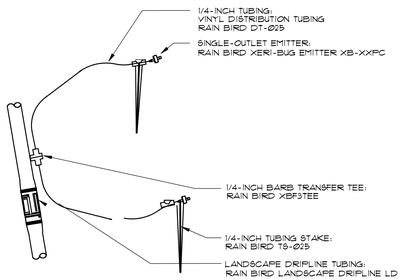
12 L-3 Dripline On Grade

N. T. S.



13 L-3 Drip Emitter

N. T. S.



14 L-3 Dripline - Additional Emitters

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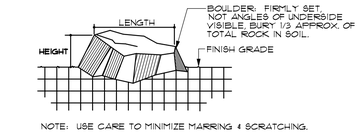
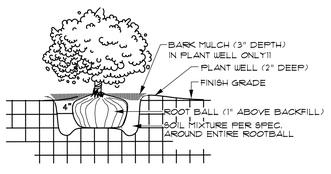


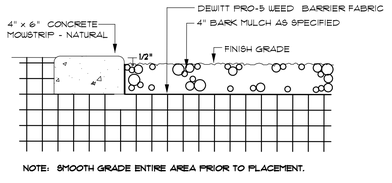
15 L-3 Landscape Boulder

N. T. S.



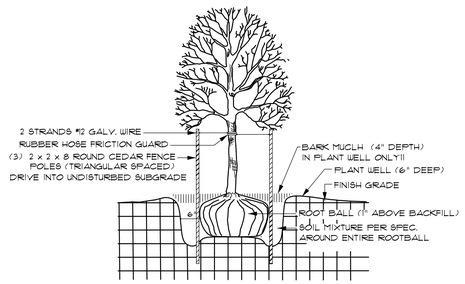
16 L-3 Shrub Planting

N. T. S.



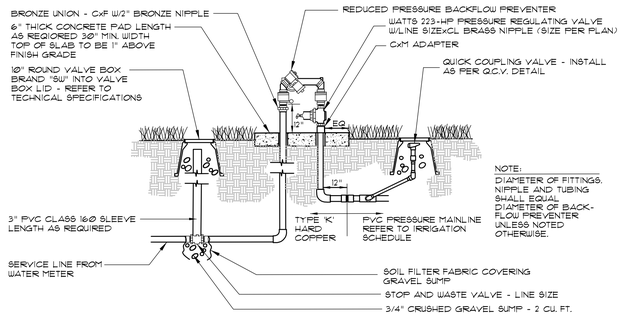
17 L-3 Concrete Mowstrip

N. T. S.



18 L-3 Tree Planting

N. T. S.



19 L-3 Backflow Prevention Device

N. T. S.

RDL Design Company, Inc.
10210 East Tale Avenue
Salt Lake City, Utah 84105
Phone : 801-647-3114
Email : rdldesign@comcast.net

STATE OF UTAH
LICENSED LANDSCAPE ARCHITECT
RICHARD DEAN LEWIS
06360
06-19-24

STAMP

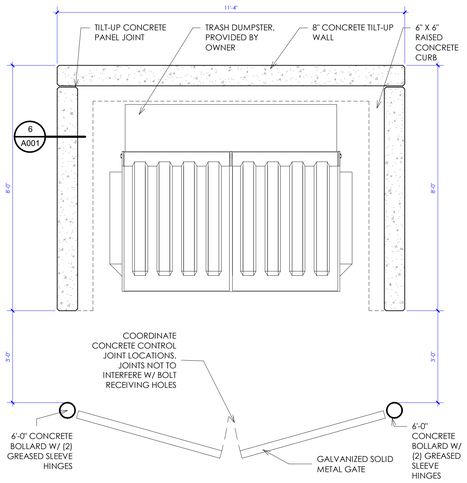
Catalyst Business Park Building #7

For Roderick Enterprises
68 East 1600 South American Fork, Utah 84003

PROJECT:
DRAWN BY: RDL
CHECK BY: RDL
ISSUE DATE: 02-06-24
REVISIONS: 04-29-24
06-12-24
06-19-24

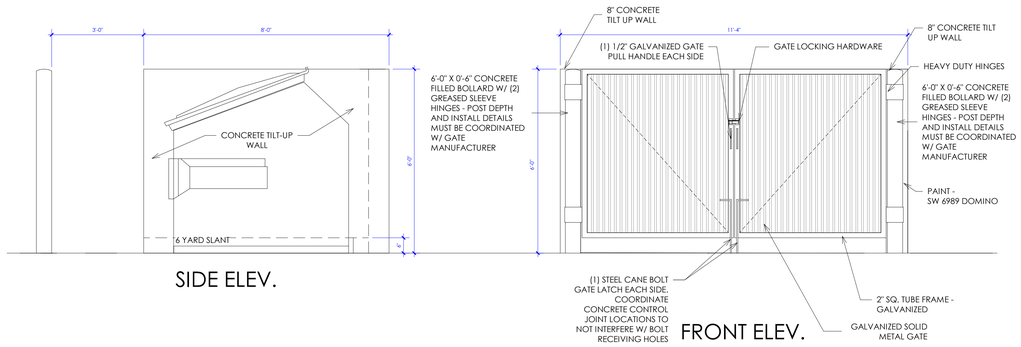
SHEET TITLE
Installation Details Plan

SHEET NUMBER
L-3



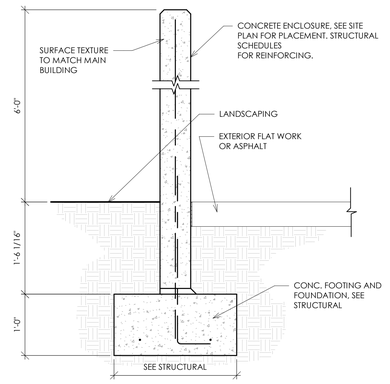
4 A001 DUMPSTER ENCLOSURE PLAN

1/2" = 1'-0"



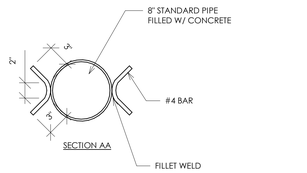
5 A001 DUMPSTER ENCLOSURE ELEVATIONS

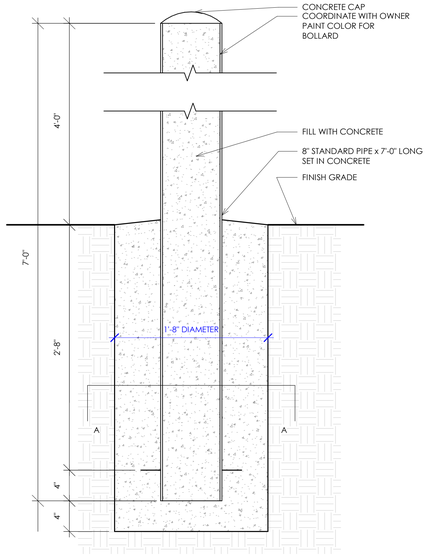
1/2" = 1'-0"



6 A001 CONC. DUMPSTER ENCLOSURE WALL

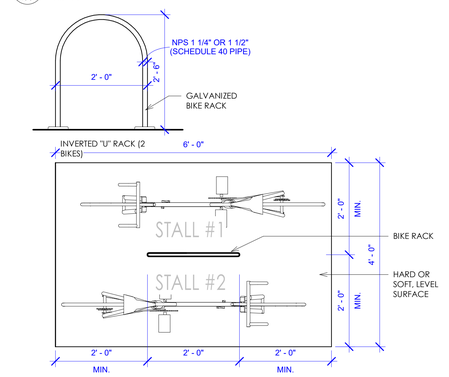
1" = 1'-0"





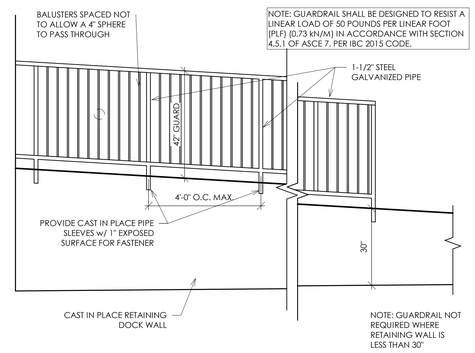
1 A001 PIPE BOLLARD DETAIL

1 1/2" = 1'-0"



2 A001 BIKE RACK DETAIL

3/4" = 1'-0"



3 A001 DOCK GUARD RAIL

1/2" = 1'-0"

aeurbia
architects and engineers
909 West South Jordan Parkway
south jordan, utah 84095
phone: 801.746.0456 - fax: 801.575.6456
webpage: aeurbia.com

LICENSED ARCHITECT
174600
JAMES MICHAEL
STATE OF UTAH

4/25/2025 11:54:44 AM

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

SITE DETAILS

DATE: 04/23/2025

SHEET #:

A001

4/25/2025 11:54:46 AM

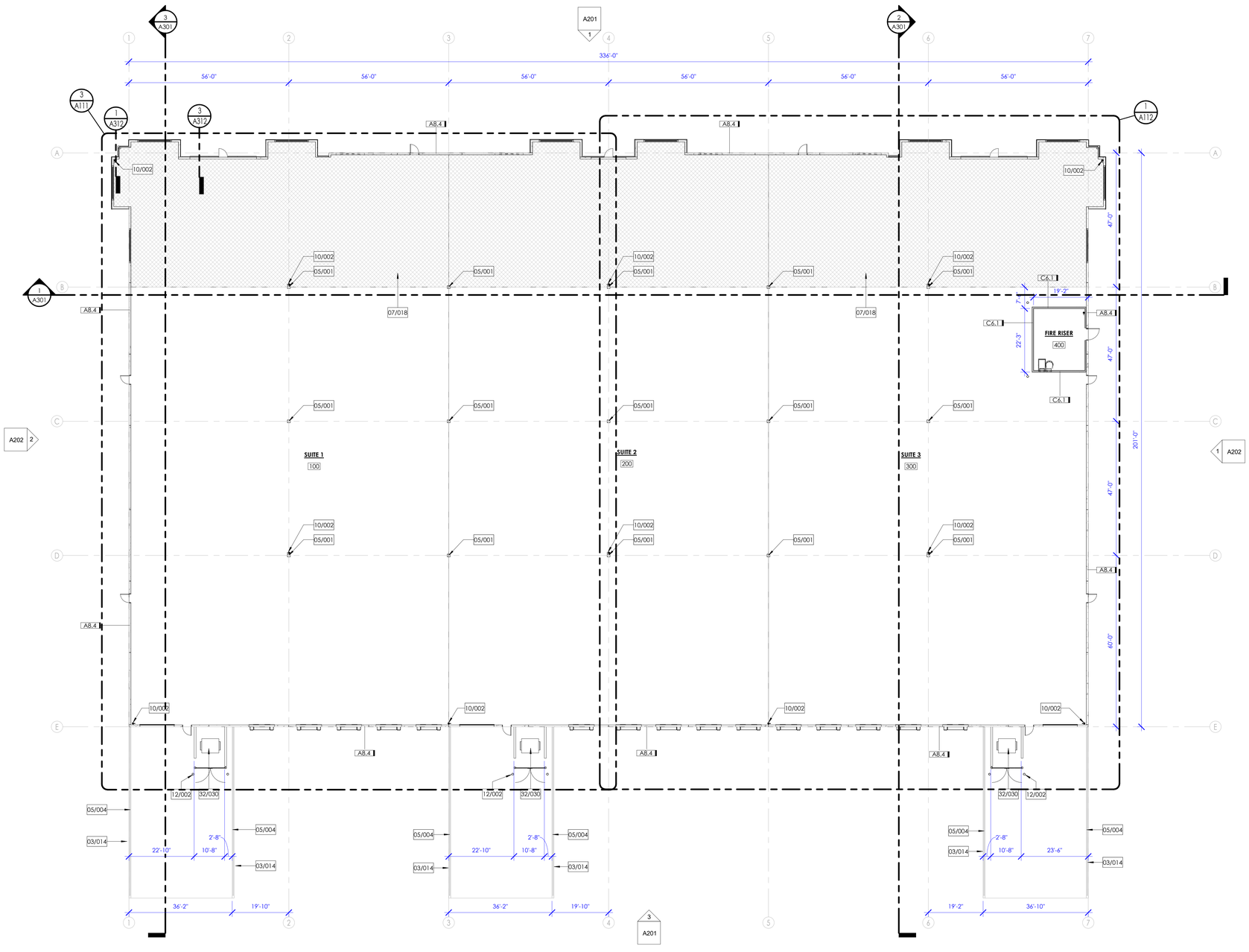
LEGEND

45-2	= DOOR TAGS
A	= STOREFRONT WALL TAGS
xx/xxx	= KEYNOTE TAGS
100	= ROOM NUMBER
C6.0	= WALL TYPE TAGS; SEE WALL TYPES ON G005 "C" = WALL TYPE "6" = STUD SIZE (OR CONCRETE THICKNESS) "0" = FIRE RATING IN HOURS
x / x/x	= DETAILS CALL-OUTS TAGS
x / x.x	= SECTION CUTS TAGS

GENERAL NOTES

1. INTERIOR DIMENSION AT FACE OF STUD, EXTERIOR DIMENSIONS AT FACE OF TILT-UP PANEL.
2. PRIOR TO CONSTRUCTION, CONTRACTOR TO VERIFY ALL COLORS AND MATERIALS.
3. INSTALL ALL MATERIALS PER MANUFACTURERS RECOMMENDATION.
4. ALL GYP. BOARD SURFACES TO BE TAPED, SANDED, AND PRIMED.
5. SEE STRUCTURAL DRAWINGS AND CALCULATIONS FOR ALL STRUCTURAL REQUIREMENTS.
6. COORDINATE ALL WINDOWS HEAD HEIGHTS AND SIZES WITH ELEVATIONS AND SCHEDULES.
7. FIRE RATED ASSEMBLIES SHALL BE CONTINUOUS BOTH HORIZONTALLY AND VERTICALLY AND SHALL EXTEND FROM RATED ASSEMBLY TO RATED ASSEMBLY. FIRE CAULK ALL PENETRATIONS.
8. FIRE EXTINGUISHERS, SMOKE DETECTORS, OTHER EMERGENCY DEVICE LOCATIONS, AND RATINGS SHALL BE APPROVED BY FIRE MARSHAL PRIOR TO INSTALLATION.
9. FRAMING CONTRACTOR SHALL PROVIDE ADDITIONAL BLOCKING THROUGHOUT THE PROJECT AS REQUIRED TO ACCOMMODATE WALL-MOUNTED FURNISHINGS, ARTWORK, ETC.
10. DOORS SHALL BE LOCATED 6" OFF OF ADJACENT WALL UNLESS NOTED OTHERWISE.
11. CONTRACTOR IS TO PROVIDE SUBMITTALS AND SHOP DRAWINGS ON ALL KEYNOTED ITEMS FOR APPROVAL FROM OWNER/ARCHITECT.
12. PRIOR TO ORDERING ANY EXTERIOR FINISHES, THE CONTRACTOR IS TO VERIFY ALL COLORS AND TYPES OF MATERIALS WITH OWNER/ARCHITECT
13. ALL ASPECTS OF THIS PROJECT SHALL COMPLY WITH THE AMERICANS WITH DISABILITIES ACT AND THE ASSOCIATED DETAILS - SEE G004. IF CONFLICTS OCCUR WHICH MAKE COMPLIANCE WITH THE ADA IMPOSSIBLE, NOTIFY ARCHITECT IMMEDIATELY BEFORE CONTINUING THE WORK.
14. ALL FURNITURE/APPLIANCES SHALL BE PROVIDED BY THE OWNER AND INSTALLED BY THE CONTRACTOR, U.N.O.

KEYNOTE LEGEND	
03/014	DOCK CONCRETE RETAINING WALL
05/001	STRUCTURAL STEEL COLUMN - SEE STRUCTURAL
05/004	42" GUARD RAILING GALVANIZED - PROVIDE SUBMITTAL FOR APPROVAL PRIOR TO FABRICATION
07/018	PROVIDE 10 MIL VAPOR BARRIER UNDER SLAB
10/002	FIRE EXTINGUISHER, STANDARD. FIRE MARSHAL TO APPROVE ALL FINAL LOCATIONS
12/002	8" PIPE BOLLARD PAINTED - PROVIDE SUBMITTAL FOR APPROVAL
32/030	DUMPSTER ENCLOSURE, SEE SHEET 8/A001



1 A101 **LEVEL 01 FLOOR PLAN**
1/16" = 1'-0"

GRAPHIC SCALE 0 8' 16' 24'

NORTH

AREA A | AREA B

KEY PLAN

aeurbia architects and engineers
909 West South Jordan Parkway
south jordan utah 84095
phone: 801.746.0456 fax: 801.575.6456
webpage: aeurbia.com

LICENSED ARCHITECT 174600 JAMES MICHAEL STATE OF UTAH

4/25/2025 11:54:46 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

LEVEL 01 FLOOR PLAN - OVERALL

DATE: 04/23/2025

SHEET #: A101

4/25/2025 11:54:46 AM

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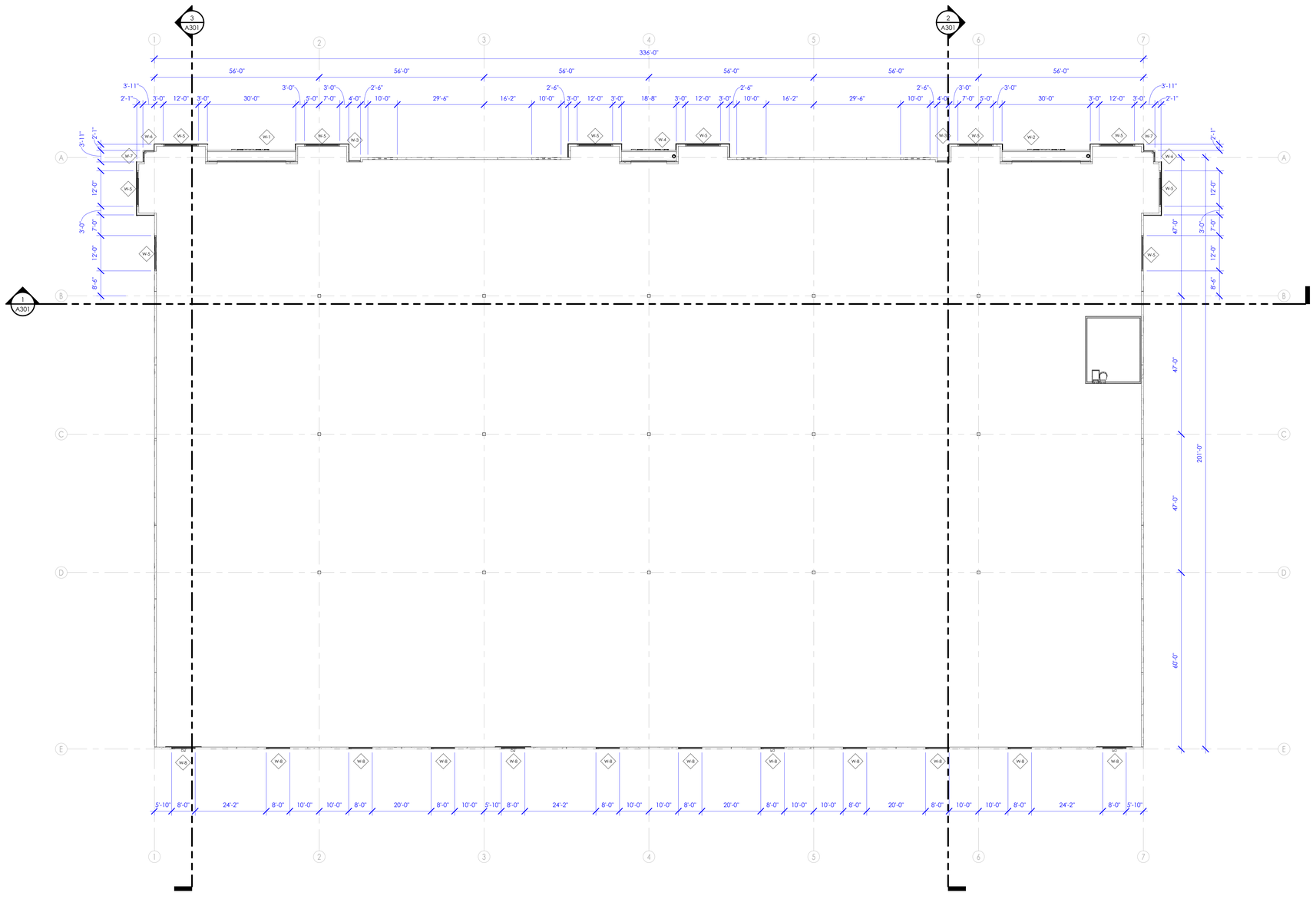
4/25/2025 11:54:48 AM

LEGEND			
(45-2)	= DOOR TAGS	X / X/X	= DETAILS CALL-OUTS TAGS
A	= STOREFRONT WALL TAGS	X / X.X	= SECTION CUTS TAGS
xx/xxx	= KEYNOTE TAGS		
100	= ROOM NUMBER		
C40	= WALL TYPE TAGS; SEE WALL TYPES ON G005 "C" = WALL TYPE "6" = STUD SIZE (OR CONCRETE THICKNESS) "0" = FIRE RATING IN HOURS		

GENERAL NOTES

1. INTERIOR DIMENSION AT FACE OF STUD. EXTERIOR DIMENSIONS AT FACE OF TILT-UP PANEL.
2. PRIOR TO CONSTRUCTION, CONTRACTOR TO VERIFY ALL COLORS AND MATERIALS.
3. INSTALL ALL MATERIALS PER MANUFACTURERS RECOMMENDATION.
4. ALL GYP. BOARD SURFACES TO BE TAPED, SANDED, AND PRIMED.
5. SEE STRUCTURAL DRAWINGS AND CALCULATIONS FOR ALL STRUCTURAL REQUIREMENTS.
6. COORDINATE ALL WINDOWS HEAD HEIGHTS AND SIZES WITH ELEVATIONS AND SCHEDULES.
7. FIRE RATED ASSEMBLIES SHALL BE CONTINUOUS BOTH HORIZONTALLY AND VERTICALLY AND SHALL EXTEND FROM RATED ASSEMBLY TO RATED ASSEMBLY. FIRE CAULK ALL PENETRATIONS.
8. FIRE EXTINGUISHERS, SMOKE DETECTORS, OTHER EMERGENCY DEVICE LOCATIONS, AND RATINGS SHALL BE APPROVED BY FIRE MARSHAL PRIOR TO INSTALLATION.
9. FRAMING CONTRACTOR SHALL PROVIDE ADDITIONAL BLOCKING THROUGHOUT THE PROJECT AS REQUIRED TO ACCOMMODATE WALL-MOUNTED FURNISHINGS, ARTWORK, ETC.
10. DOORS SHALL BE LOCATED 6" OFF OF ADJACENT WALL UNLESS NOTED OTHERWISE.
11. CONTRACTOR IS TO PROVIDE SUBMITTALS AND SHOP DRAWINGS ON ALL KEYNOTED ITEMS FOR APPROVAL FROM OWNER/ARCHITECT.
12. PRIOR TO ORDERING ANY EXTERIOR FINISHES, THE CONTRACTOR IS TO VERIFY ALL COLORS AND TYPES OF MATERIALS WITH OWNER/ARCHITECT
13. ALL ASPECTS OF THIS PROJECT SHALL COMPLY WITH THE AMERICANS WITH DISABILITIES ACT AND THE ASSOCIATED DETAILS - SEE G004. IF CONFLICTS OCCUR WHICH MAKE COMPLIANCE WITH THE ADA IMPOSSIBLE, NOTIFY ARCHITECT IMMEDIATELY BEFORE CONTINUING THE WORK.
14. ALL FURNITURE/APPLIANCES SHALL BE PROVIDED BY THE OWNER AND INSTALLED BY THE CONTRACTOR, U.N.O.



1 A102 UPPER LEVEL WINDOW PLACEMENT

1/16" = 1'-0"

GRAPHIC SCALE 0 8' 16' 24'

NORTH

KEY PLAN: AREA A | AREA B

aeurbia
architects and engineers
909 West South Jordan Parkway
south jordan, utah 84095
phone: 801.746.0456 · fax: 801.575.6456
webpage: aeurbia.com

LICENSED ARCHITECT 174600 JAMES MICHAEL [illegible] STATE OF UTAH

4/25/2025 11:54:48 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

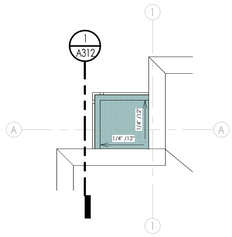
UPPER LEVEL WINDOW PLACEMENT

DATE: 04/23/2025

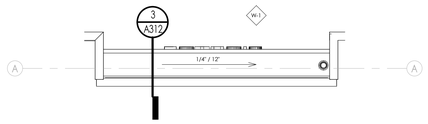
SHEET #: A102

4/25/2025 11:54:48 AM

C:\Users\Revit\Documents\AE2022.290 Catalyst Building #7 Jonathan_central_NEW2022_rvt



3 A103 STOREFRONT CONDITION ENLARGED
1/4" = 1'-0"



2 A103 ENLARGED CANOPY ROOF - TYP
1/8" = 1'-0"

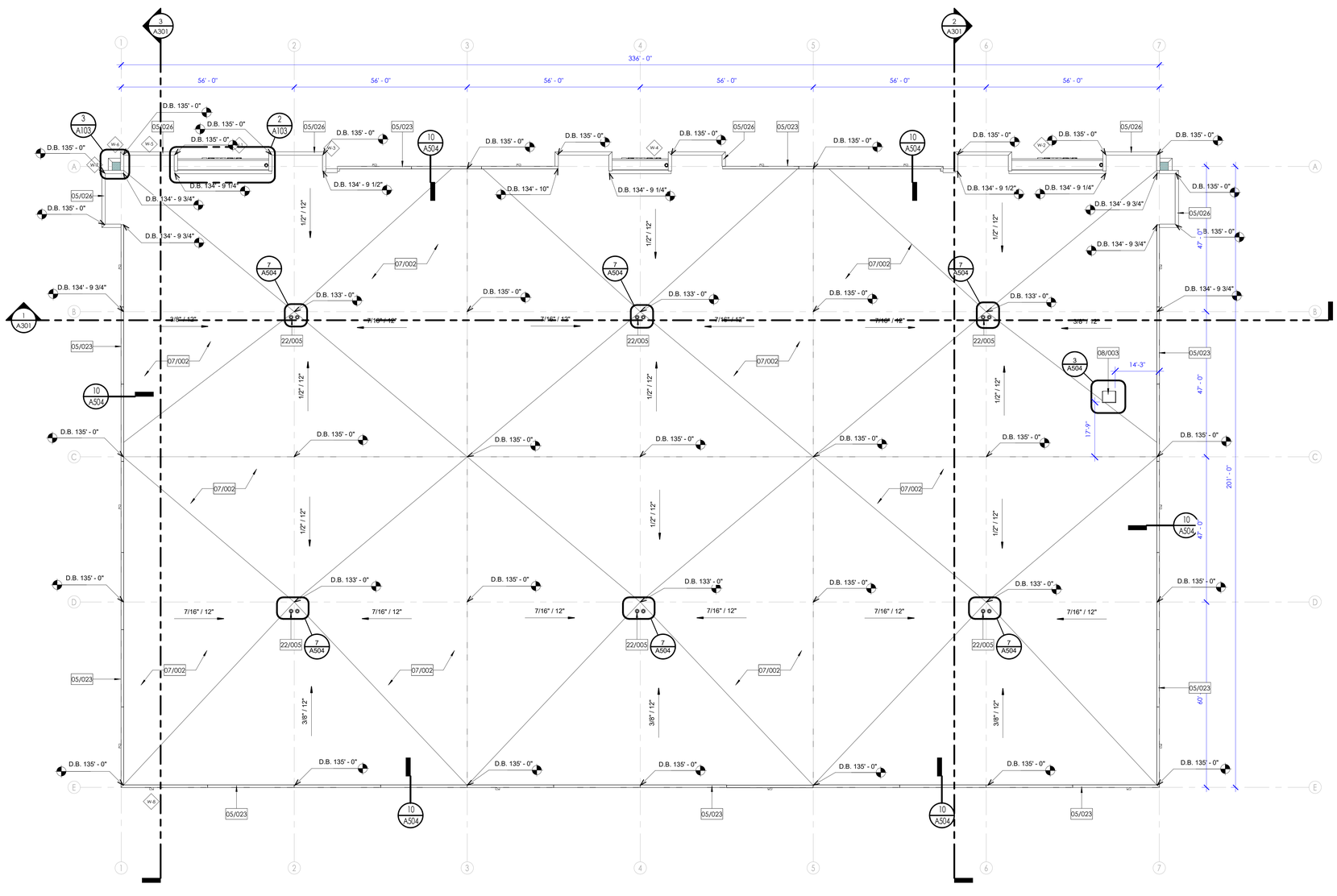
ROOFING NOTES (TYPICAL):

1. PROVIDE FULL MANUFACTURERS WARRANTY ON MATERIALS AND 5 YEAR WARRANTY MIN. ON LABOR, UNO
2. ALL COLORS, ASSEMBLIES AND MATERIALS MUST MEET APPROVAL OF OWNER AND DESIGN PROFESSIONAL.
3. PROVIDE PRODUCT SUBMITTALS FOR PRE APPROVAL PRIOR TO ORDERING AND INSTALLATION
4. FOR TYPICAL ROOF/FLASHING DETAILS, SEE SHEET A503
5. PROVIDE STEP FLASHING COUNTER FLASHING, DRIP EDGES AS REQ'D. CAULK AND SEAL. ROOFING TO EXTEND 18" MIN. UP ADJACENT WALLS AND DISCONTINUITIES TYPICAL.
6. INSTALL ROOF PER MANUFACTURERS RECOMMENDATIONS AND SPECIFICATIONS. MANUFACTURER TO INSPECT INSTALLATION AS REQ'D FOR WARRANTEE. PROVIDE 1/4" PER FOOT MIN. SLOPE.
7. FOR ALL PLUMBING PENETRATIONS REFER TO DETAILS ON A503 AND PLUMBING DRAWINGS.
8. FOR MISC. ROOF DETAILS SEE A503
9. TYPICAL MINIMUM ROOF SLOPE @ 1/4" MIN. PER FOOT ALL PLACES.
10. SEE MECHANICAL PLAN FOR ROOF MOUNTED EQUIPMENT AND CURBS, ET.

LEGEND

45-2	= DOOR TAGS
A	= STOREFRONT WALL TAGS
xx/xxx	= KEYNOTE TAGS
100	= ROOM NUMBER
C-6	= WALL TYPE TAGS; SEE WALL TYPES ON G005 "C" = WALL TYPE "6" = STUD SIZE (OR CONCRETE THICKNESS) "0" = FIRE RATING IN HOURS
x / x/x	= DETAILS CALL-OUTS TAGS
x / x.x	= SECTION CUTS TAGS

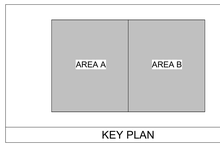
KEYNOTE LEGEND	
05/023	METAL PARAPET WALL CAP
05/026	ACM PANEL BY MANUFACTURE
07/002	45 MIL TPO ROOF OVER RIGID INSULATION ON METAL DECK - PROVIDE SUBMITTAL FOR APPROVAL (PROVIDE ALTERNATE BID FOR 60 MIL OPTION)
08/003	ROOF HATCH ACCESS, PROVIDE SUBMITTAL FOR APPROVAL
22/005	ROOF DRAINS, SEE MECHANICAL FOR TYPE AND SIZE



1 A103 ROOF PLAN
1/16" = 1'-0"

GRAPHIC SCALE 0 8' 16' 24'

NORTH



KEY PLAN

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phone: 801.746.0456 - fax: 801.575.6456
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LICENSED ARCHITECT 174600 JAMES MICHAEL MUELLER STATE OF UTAH

4/25/2025 11:54:50 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

ROOF PLAN

DATE: 04/23/2025

SHEET #: A103

4/25/2025 11:54:50 AM

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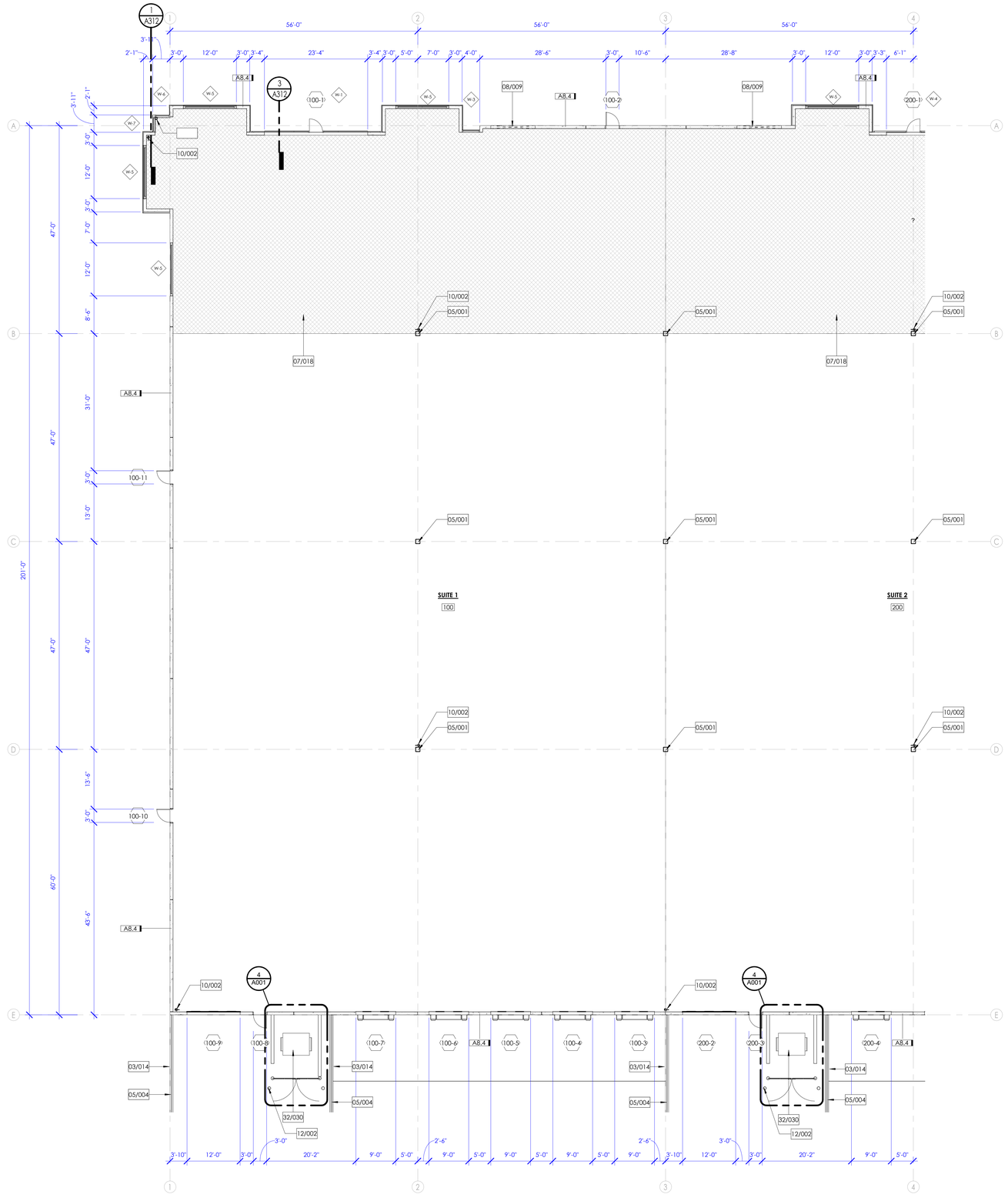

3 A111 ENLARGED LEVEL 01 FLOOR PLAN - AREA A

3/32" = 1'-0"

GENERAL NOTES

1. INTERIOR DIMENSION AT FACE OF STUD. EXTERIOR DIMENSIONS AT FACE OF TILT-UP PANEL.
2. PRIOR TO CONSTRUCTION, CONTRACTOR TO VERIFY ALL COLORS AND MATERIALS.
3. INSTALL ALL MATERIALS PER MANUFACTURERS RECOMMENDATION.
4. ALL GYP. BOARD SURFACES TO BE TAPED, SANDED, AND PRIMED.
5. SEE STRUCTURAL DRAWINGS AND CALCULATIONS FOR ALL STRUCTURAL REQUIREMENTS.
6. COORDINATE ALL WINDOWS HEAD HEIGHTS AND SIZES WITH ELEVATIONS AND SCHEDULES.
7. FIRE RATED ASSEMBLIES SHALL BE CONTINUOUS BOTH HORIZONTALLY AND VERTICALLY AND SHALL EXTEND FROM RATED ASSEMBLY TO RATED ASSEMBLY. FIRE CAULK ALL PENETRATIONS.
8. FIRE EXTINGUISHERS, SMOKE DETECTORS, OTHER EMERGENCY DEVICE LOCATIONS, AND RATINGS SHALL BE APPROVED BY FIRE MARSHAL PRIOR TO INSTALLATION.
9. FRAMING CONTRACTOR SHALL PROVIDE ADDITIONAL BLOCKING THROUGHOUT THE PROJECT AS REQUIRED TO ACCOMMODATE WALL-MOUNTED FURNISHINGS, ARTWORK, ETC.
10. DOORS SHALL BE LOCATED 6" OFF OF ADJACENT WALL UNLESS NOTED OTHERWISE.
11. CONTRACTOR IS TO PROVIDE SUBMITTALS AND SHOP DRAWINGS ON ALL KEYNOTED ITEMS FOR APPROVAL FROM OWNER/ARCHITECT.
12. PRIOR TO ORDERING ANY EXTERIOR FINISHES, THE CONTRACTOR IS TO VERIFY ALL COLORS AND TYPES OF MATERIALS WITH OWNER/ARCHITECT
13. ALL ASPECTS OF THIS PROJECT SHALL COMPLY WITH THE AMERICANS WITH DISABILITIES ACT AND THE ASSOCIATED DETAILS - SEE G004. IF CONFLICTS OCCUR WHICH MAKE COMPLIANCE WITH THE ADA IMPOSSIBLE, NOTIFY ARCHITECT IMMEDIATELY BEFORE CONTINUING THE WORK.
14. ALL FURNITURE/APPLIANCES SHALL BE PROVIDED BY THE OWNER AND INSTALLED BY THE CONTRACTOR, U.N.O.

LEGEND

45-2	= DOOR TAGS
A	= STOREFRONT WALL TAGS
xx/xxx	= KEYNOTE TAGS
100	= ROOM NUMBER
C60	= WALL TYPE TAGS: SEE WALL TYPES ON G005 "C" = WALL TYPE "6" = STUD SIZE (OR CONCRETE THICKNESS) "0" = FIRE RATING IN HOURS
X / X/x	= DETAILS CALL-OUTS TAGS
X / X.X	= SECTION CUTS TAGS

KEYNOTE LEGEND

03/014	DOCK CONCRETE RETAINING WALL
05/001	STRUCTURAL STEEL COLUMN - SEE STRUCTURAL
05/004	42" GUARD RAILING GALVANIZED - PROVIDE SUBMITTAL FOR APPROVAL PRIOR TO FABRICATION
07/018	PROVIDE 10 MIL VAPOR BARRIER UNDER SLAB
08/009	K.O.P. - SEE PANEL ELEVATION SHEETS
10/002	FIRE EXTINGUISHER, STANDARD. FIRE MARSHAL TO APPROVE ALL FINAL LOCATIONS
12/002	8" PIPE BOLLARD PAINTED - PROVIDE SUBMITTAL FOR APPROVAL
32/030	DUMPSTER ENCLOSURE, SEE SHEET 8/A001

GRAPHIC SCALE 0 8' 16' 24'

NORTH

KEY PLAN: AREA A | AREA B

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LICENSED ARCHITECT 174600 JAMES MICHAEL [illegible] STATE OF UTAH

4/25/2025 11:54:52 AM

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

ENLARGED LEVEL 01 FLOOR PLAN - AREA A

DATE: 04/23/2025

SHEET #: A111

4/23/2025 11:54:52 AM

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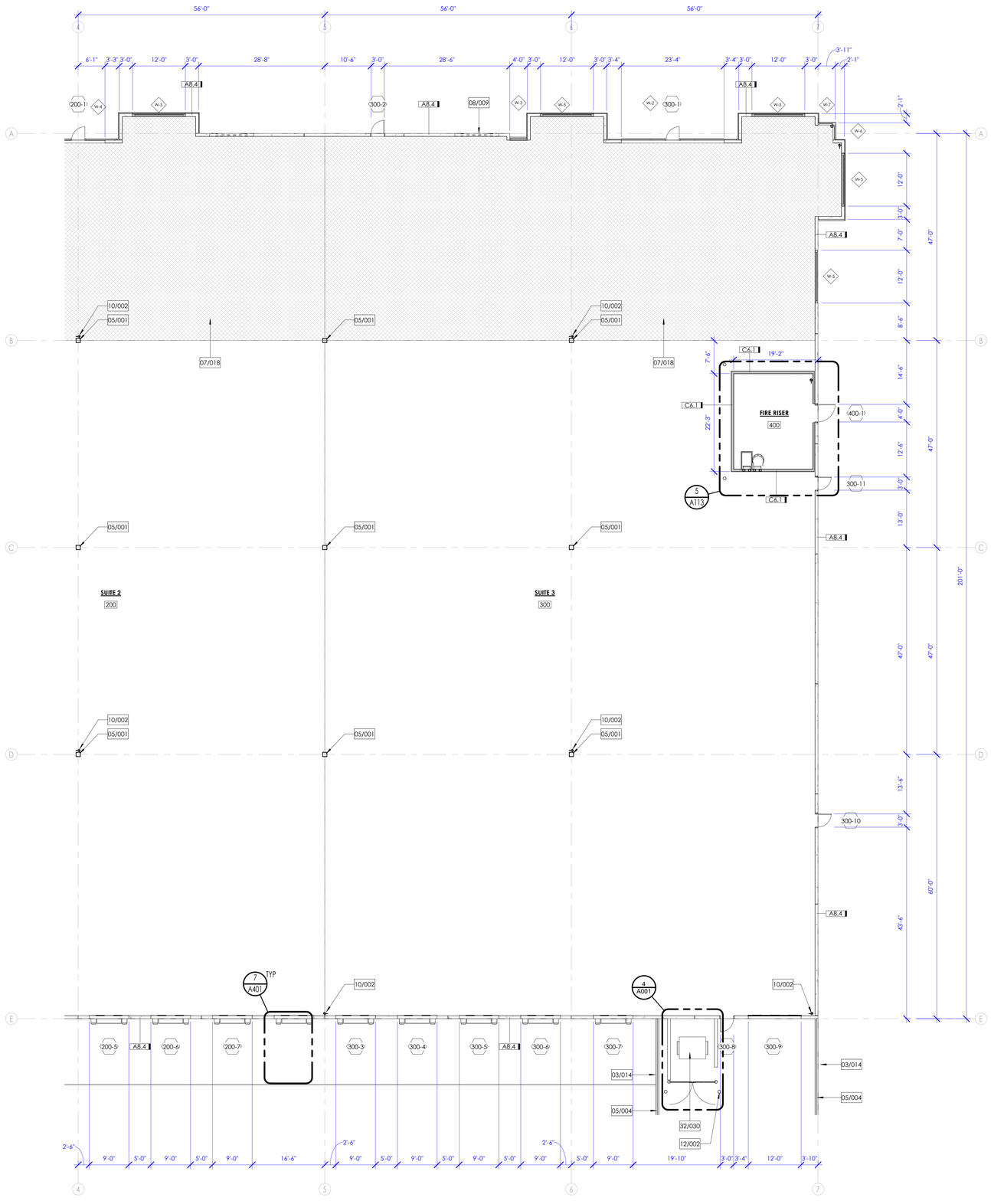


1 A112 ENLARGED LEVEL 01 FLOOR PLAN - AREA B

3/32" = 1'-0"

GENERAL NOTES

1. INTERIOR DIMENSION AT FACE OF STUD. EXTERIOR DIMENSIONS AT FACE OF TILT-UP PANEL.
2. PRIOR TO CONSTRUCTION, CONTRACTOR TO VERIFY ALL COLORS AND MATERIALS.
3. INSTALL ALL MATERIALS PER MANUFACTURERS RECOMMENDATION.
4. ALL GYP. BOARD SURFACES TO BE TAPED, SANDED, AND PRIMED.
5. SEE STRUCTURAL DRAWINGS AND CALCULATIONS FOR ALL STRUCTURAL REQUIREMENTS.
6. COORDINATE ALL WINDOWS HEAD HEIGHTS AND SIZES WITH ELEVATIONS AND SCHEDULES.
7. FIRE RATED ASSEMBLIES SHALL BE CONTINUOUS BOTH HORIZONTALLY AND VERTICALLY AND SHALL EXTEND FROM RATED ASSEMBLY TO RATED ASSEMBLY. FIRE CAULK ALL PENETRATIONS.
8. FIRE EXTINGUISHERS, SMOKE DETECTORS, OTHER EMERGENCY DEVICE LOCATIONS, AND RATINGS SHALL BE APPROVED BY FIRE MARSHAL PRIOR TO INSTALLATION.
9. FRAMING CONTRACTOR SHALL PROVIDE ADDITIONAL BLOCKING THROUGHOUT THE PROJECT AS REQUIRED TO ACCOMMODATE WALL-MOUNTED FURNISHINGS, ARTWORK, ETC.
10. DOORS SHALL BE LOCATED 6" OFF OF ADJACENT WALL UNLESS NOTED OTHERWISE.
11. CONTRACTOR IS TO PROVIDE SUBMITTALS AND SHOP DRAWINGS ON ALL KEYNOTED ITEMS FOR APPROVAL FROM OWNER/ARCHITECT.
12. PRIOR TO ORDERING ANY EXTERIOR FINISHES, THE CONTRACTOR IS TO VERIFY ALL COLORS AND TYPES OF MATERIALS WITH OWNER/ARCHITECT
13. ALL ASPECTS OF THIS PROJECT SHALL COMPLY WITH THE AMERICANS WITH DISABILITIES ACT AND THE ASSOCIATED DETAILS - SEE G004. IF CONFLICTS OCCUR WHICH MAKE COMPLIANCE WITH THE ADA IMPOSSIBLE, NOTIFY ARCHITECT IMMEDIATELY BEFORE CONTINUING THE WORK.
14. ALL FURNITURE/APPLIANCES SHALL BE PROVIDED BY THE OWNER AND INSTALLED BY THE CONTRACTOR, U.N.O.

LEGEND

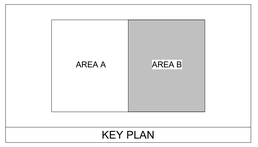
45-2	= DOOR TAGS
A	= STOREFRONT WALL TAGS
xx/xxx	= KEYNOTE TAGS
100	= ROOM NUMBER
C6.1	= WALL TYPE TAGS: SEE WALL TYPES ON G005 "C" = WALL TYPE "6" = STUD SIZE (OR CONCRETE THICKNESS) "0" = FIRE RATING IN HOURS
X / X/X	= DETAILS CALL-OUTS TAGS
X / X.X	= SECTION CUTS TAGS

KEYNOTE LEGEND	
03/014	DOCK CONCRETE RETAINING WALL
05/001	STRUCTURAL STEEL COLUMN - SEE STRUCTURAL
05/004	42" GUARD RAILING GALVANIZED - PROVIDE SUBMITTAL FOR APPROVAL PRIOR TO FABRICATION
07/018	PROVIDE 10 MIL VAPOR BARRIER UNDER SLAB
08/009	K.O.P. - SEE PANEL ELEVATION SHEETS
10/002	FIRE EXTINGUISHER, STANDARD. FIRE MARSHAL TO APPROVE ALL FINAL LOCATIONS
12/002	8" PIPE BOLLARD PAINTED - PROVIDE SUBMITTAL FOR APPROVAL
32/030	DUMPSTER ENCLOSURE, SEE SHEET 8/A001

GRAPHIC SCALE 0 8' 16' 24'

NORTH

KEY PLAN



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LICENSED ARCHITECT 174600 JAMES MICHAEL URBIA STATE OF UTAH

4/25/2025 11:54:53 AM

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

ENLARGED LEVEL 01 FLOOR PLAN - AREA B

DATE: 04/23/2025

SHEET #: A112

4/25/2025 11:54:53 AM

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KEYNOTE LEGEND	
03/010	CONCRETE SLAB ON GRADE - SEE STRUCTURAL FOR THICKNESS AND REINFORCING
05/013	PAINTED ROOF ACCESS LADDER - PROVIDE SUBMITTAL FOR APPROVAL PRIOR TO FABRICATION
05/018	POWDER COATED ROOF ACCESS LADDER WITH CAGE
08/003	ROOF HATCH ACCESS, PROVIDE SUBMITTAL FOR APPROVAL
10/002	FIRE EXTINGUISHER, STANDARD. FIRE MARSHAL TO APPROVE ALL FINAL LOCATIONS
12/002	8" PIPE BOLLARD PAINTED - PROVIDE SUBMITTAL FOR APPROVAL

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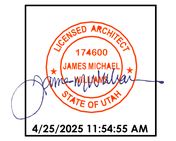


RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

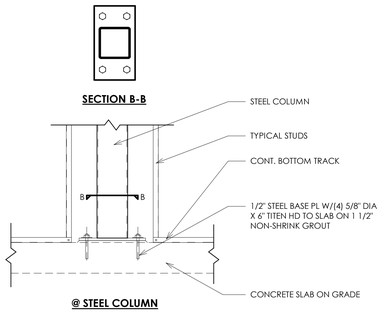
AE2022.290

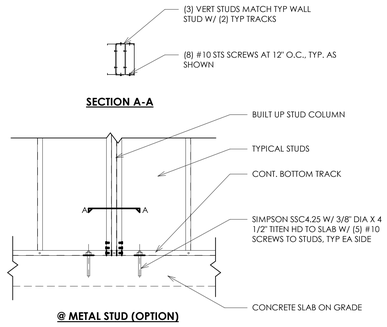
ENLARGED FIRE RISER

DATE: **04/23/2025**

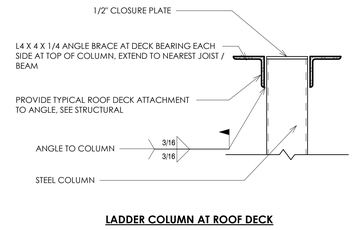
SHEET #:

A113

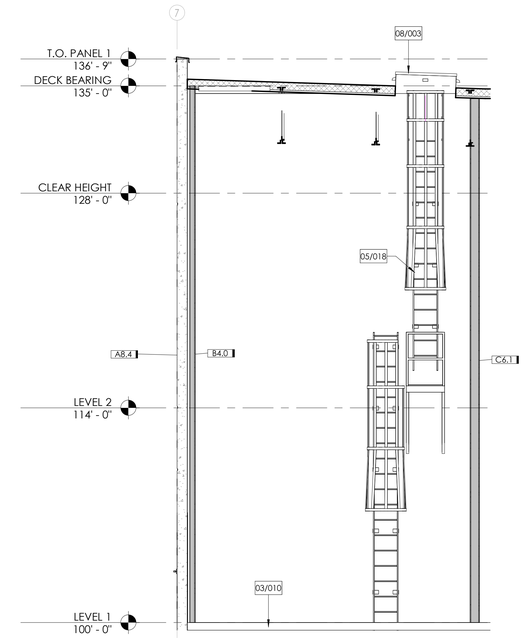




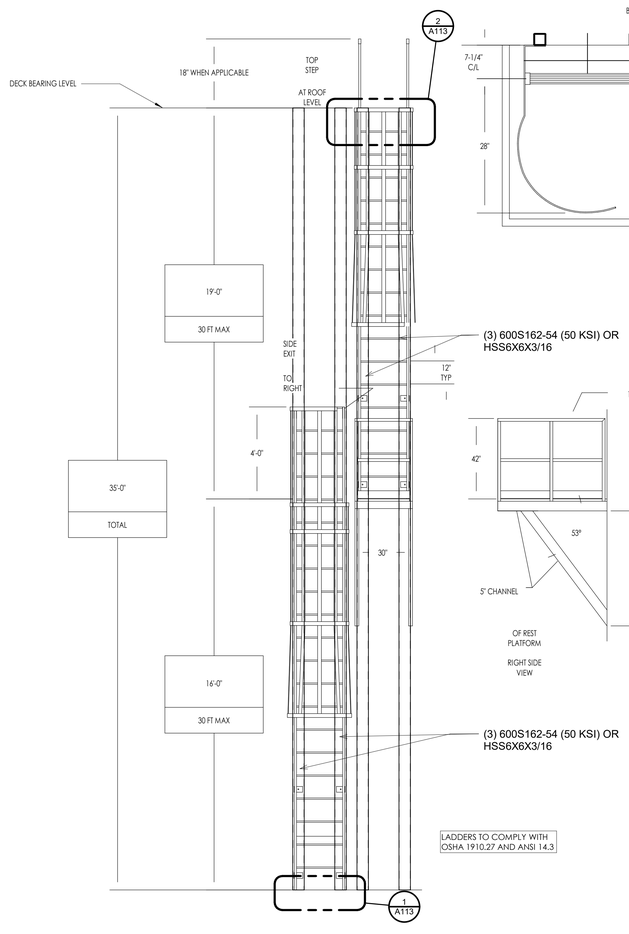
1 A113 LADDER BASE DETAIL1
1" = 1'-0"



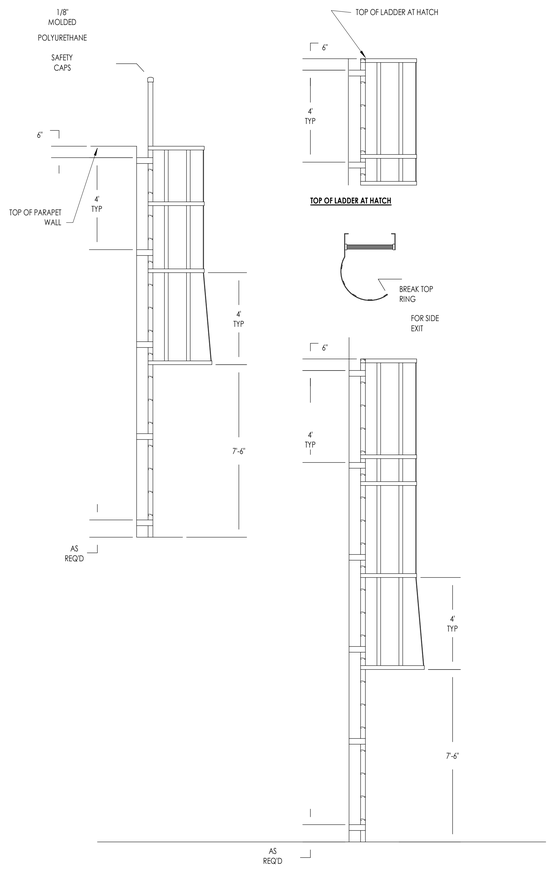
2 A113 LADDER COLUMN AT ROOF DECK
1" = 1'-0"



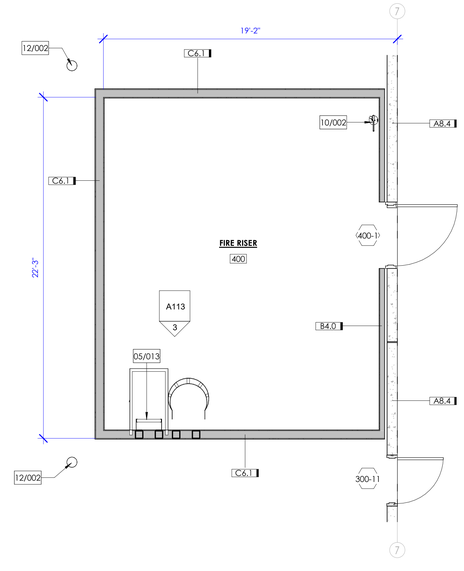
3 A113 ENLARGED ROOF LADDER ELEVATION
1/4" = 1'-0"



4 A113 ROOF ACCESS LADDER WITH LANDING 3
3/8" = 1'-0"



5 A113 ENLARGED FIRE RISER FLOOR PLAN
1/4" = 1'-0"



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EXTERIOR ELEVATION COLOR:

= PAINTED CONCRETE TILT UP PANEL, SHERWIN WILLIAMS (CLIFFSIDE GRAY); ELASTOMERIC , SMOOTH FINISH.

= PAINTED CONCRETE TILT UP PANEL, SHERWIN WILLIAMS (CHARCOAL SLATE); ELASTOMERIC , SMOOTH FINISH

= GREYLITE III / SOLARBAN 60 (3) W/ REFLECTIVE COATING.

= GREYLITE II w/ #3-820 HARMONY GRAY SPANDRAL (MONOLITHIC) W/ REFLECTIVE COATING.

= KNOCK OUT PANEL FOR FUTURE, PAINT SIMILAR TO SURROUNDING PANEL

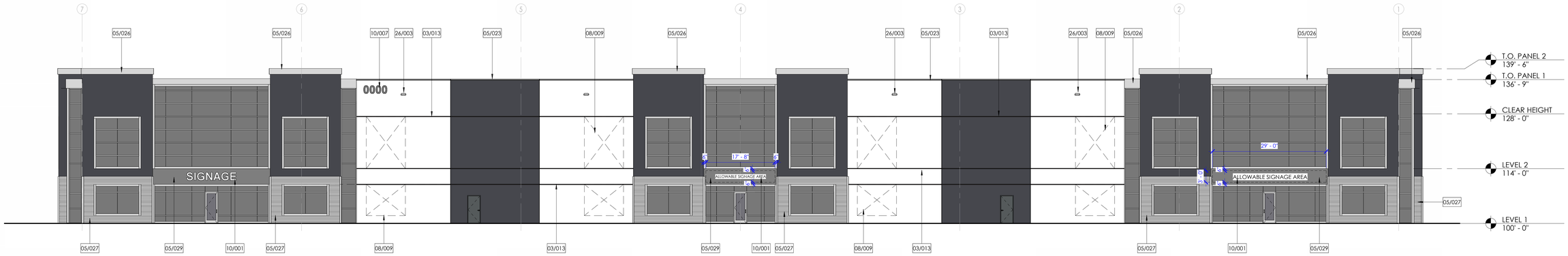
GENERAL EXTERIOR FINISH NOTES:

1. ALL EXTERIOR CONCRETE WALLS THAT REQUIRE PAINTING SHALL BE SACK AND PATCHED PRIOR TO PAINTING.
2. REFER TO ELECTRICAL SHEETS FOR ALL EXTERIOR LIGHTING AND COORDINATE ALL NECESSARY POWER LOCATIONS APPROPRIATELY.
3. SEE DETAILS ON A502 FOR TYPICAL CONCRETE REVEALS AND PANEL JOINTS.
4. CAULK AND SEAL ALL EXTERIOR JOINTS WITH APPROVED POLYURETHANE SEALANT.
5. REFER TO MECHANICAL COM-CHECK FOR GLAZING STANDARDS.

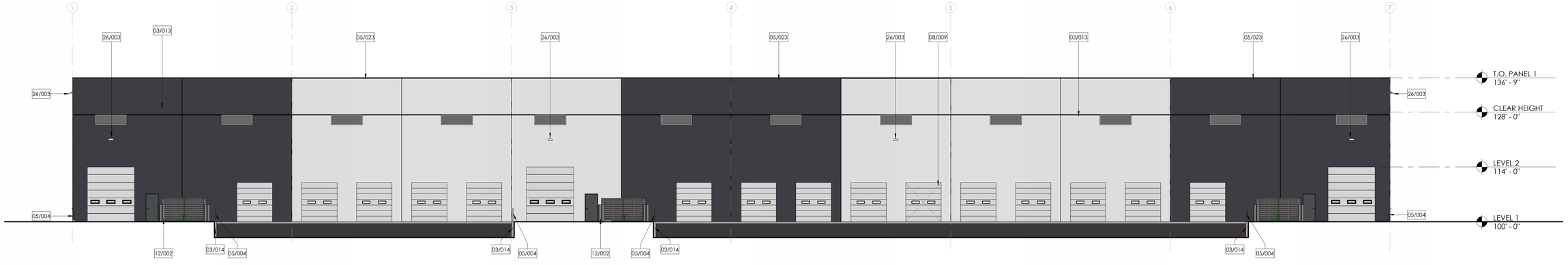
FOR FUTURE TENANTS:

PROVIDE MOUNTING DETAILS FOR WALL-MOUNTED EXTERIOR SIGNS. ALL POLE-MOUNTED SIGNS AND MONUMENT SIGNS EXCEEDING 6 FT. TALL MUST BE ENGINEERED. AWNINGS THAT PROJECT 2FT OR MORE REQUIRE ENGINEERING CALCULATIONS.

KEYNOTE LEGEND	
03/013	CONCRETE WALL REVEAL
03/014	DOCK CONCRETE RETAINING WALL
05/004	42" GUARD RAILING GALVANIZED - PROVIDE SUBMITTAL FOR APPROVAL PRIOR TO FABRICATION
05/023	METAL PARAPET WALL CAP
05/026	ACM PANEL BY MANUFACTURE
05/027	HORIZONTAL SILVER METAL PANELS
05/029	ENTRANCE CANOPY
08/009	K.O.P. - SEE PANEL ELEVATION SHEETS
10/001	BUILDING SIGNAGE, TO BE REVIEWED AND APPROVED WITH SEPARATE PERMIT
10/007	BUILDING ADDRESS LOCATION
12/002	8" PIPE BOLLARD PAINTED - PROVIDE SUBMITTAL FOR APPROVAL
26/003	PAINTABLE EXTERIOR WALL LIGHT FIXTURE. TO BE PAINTED TO MATCH WALL BEHIND. SEE ELECTRICAL



1 NORTH ELEVATION - OVERALL
A201 3/32" = 1'-0"



3 SOUTH ELEVATION - OVERALL
A201 3/32" = 1'-0"

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LICENSED ARCHITECT
174600
JAMES MICHAEL
MURDOCK
STATE OF UTAH
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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

NORTH & SOUTH ELEVATION

DATE: 04/23/2025

SHEET #:

A201

4/25/2025 11:54:58 AM

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4/25/2025 11:55:02 AM

EXTERIOR ELEVATION COLOR:

= PAINTED CONCRETE TILT UP PANEL. SHERWIN WILLIAMS (CLIFFSIDE GRAY): ELASTOMERIC , SMOOTH FINISH.

= PAINTED CONCRETE TILT UP PANEL. SHERWIN WILLIAMS (CHARCOAL SLATE): ELASTOMERIC , SMOOTH FINISH

= GREYLITE III / SOLARBAN 60 (3) W/ REFLECTIVE COATING.

= GREYLITE II w/ #3-820 HARMONY GRAY SPANDRAL (MONOLITHIC) W/ REFLECTIVE COATING.

= KNOCK OUT PANEL FOR FUTURE. PAINT SIMILAR TO SURROUNDING PANEL

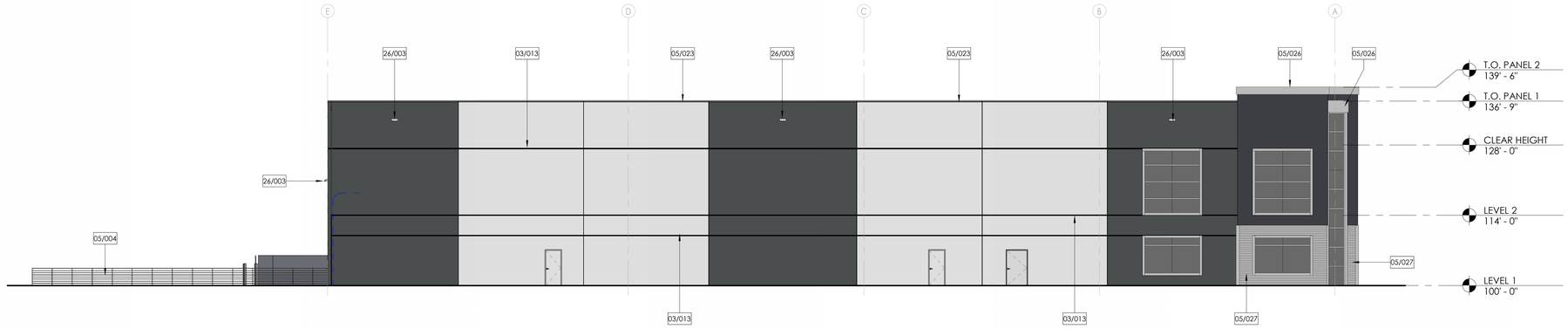
GENERAL EXTERIOR FINISH NOTES:

1. ALL EXTERIOR CONCRETE WALLS THAT REQUIRE PAINTING SHALL BE SACK AND PATCHED PRIOR TO PAINTING.
2. REFER TO ELECTRICAL SHEETS FOR ALL EXTERIOR LIGHTING AND COORDINATE ALL NECESSARY POWER LOCATIONS APPROPRIATELY.
3. SEE DETAILS ON A502 FOR TYPICAL CONCRETE REVEALS AND PANEL JOINTS.
4. CAULK AND SEAL ALL EXTERIOR JOINTS WITH APPROVED POLYURETHANE SEALANT.
5. REFER TO MECHANICAL COM-CHECK FOR GLAZING STANDARDS.

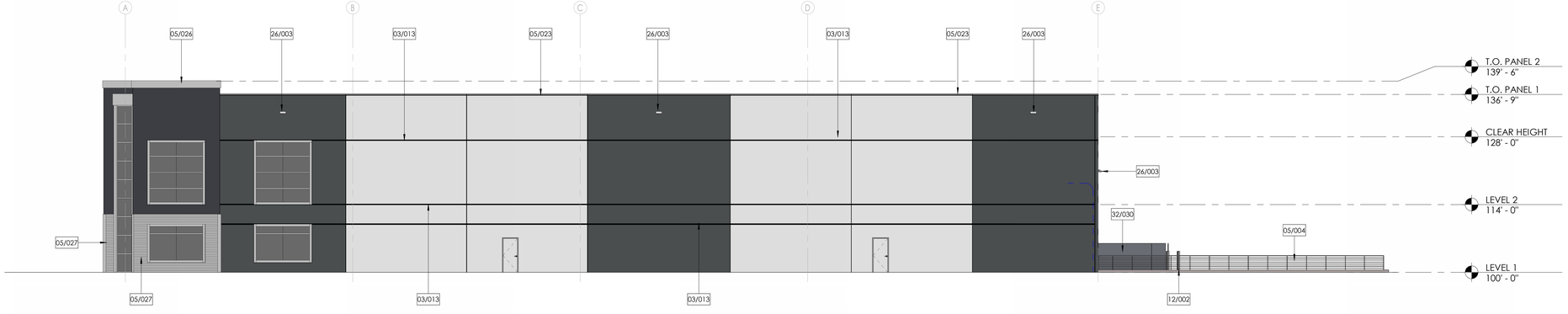
FOR FUTURE TENANTS:

PROVIDE MOUNTING DETAILS FOR WALL-MOUNTED EXTERIOR SIGNS. ALL POLE-MOUNTED SIGNS AND MONUMENT SIGNS EXCEEDING 6 FT. TALL MUST BE ENGINEERED. AWNINGS THAT PROJECT 2FT OR MORE REQUIRE ENGINEERING CALCULATIONS.

KEYNOTE LEGEND	
03/013	CONCRETE WALL REVEAL
05/004	42" GUARD RAILING GALVANIZED - PROVIDE SUBMITTAL FOR APPROVAL PRIOR TO FABRICATION
05/023	METAL PARAPET WALL CAP
05/026	ACM PANEL BY MANUFACTURE
05/027	HORIZONTAL SILVER METAL PANELS
12/002	8" PIPE BOLLARD PAINTED - PROVIDE SUBMITTAL FOR APPROVAL
26/003	PAINTABLE EXTERIOR WALL LIGHT FIXTURE. TO BE PAINTED TO MATCH WALL BEHIND. SEE ELECTRICAL
32/030	DUMPSTER ENCLOSURE, SEE SHEET 8/A001



1 A202 **EAST ELEVATION - OVERALL**
3/32" = 1'-0"



2 A202 **WEST ELEVATION - OVERALL**
3/32" = 1'-0"

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LICENSED ARCHITECT
174600
JAMES MICHAEL
STATE OF UTAH

4/25/2025 11:55:02 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

4/25/2025 11:55:02 AM

AE2022.290

EAST & WEST ELEVATION

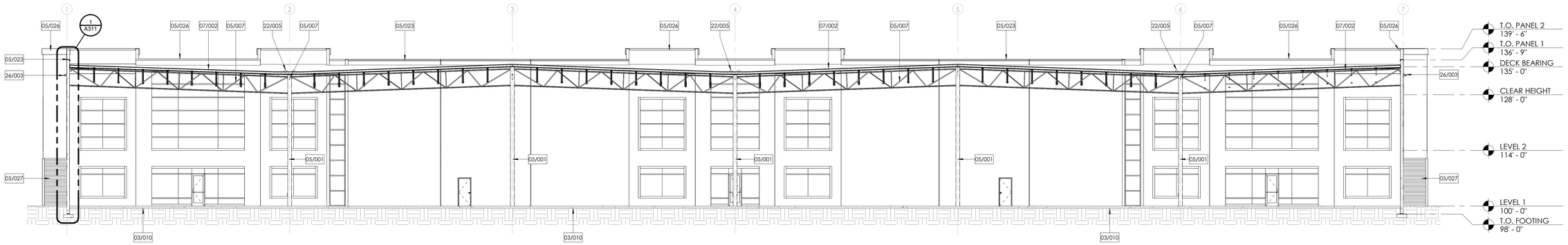
DATE: 04/23/2025

SHEET #:

A202

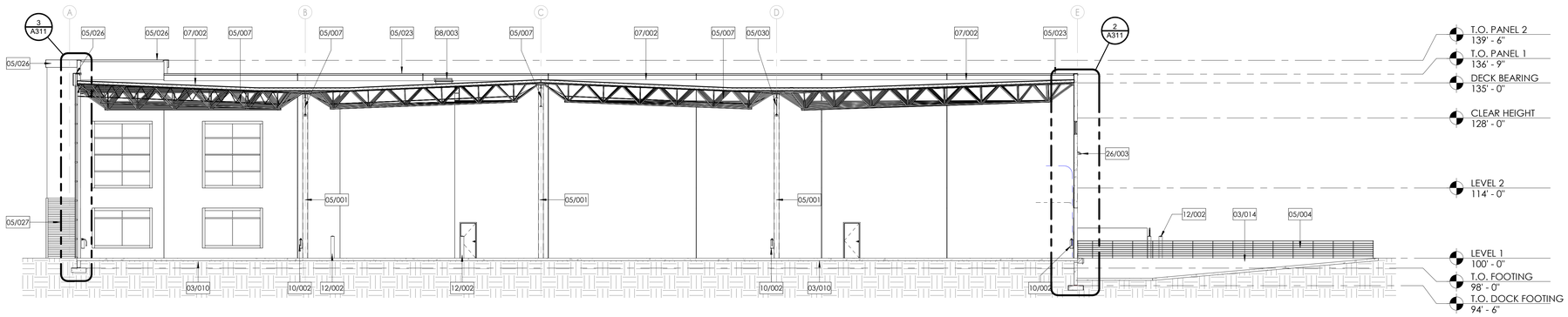
KEYNOTE LEGEND	
03/010	CONCRETE SLAB ON GRADE - SEE STRUCTURAL FOR THICKNESS AND REINFORCING
03/014	DOCK CONCRETE RETAINING WALL
05/001	STRUCTURAL STEEL COLUMN - SEE STRUCTURAL
05/004	42" GUARD RAILING GALVANIZED - PROVIDE SUBMITTAL FOR APPROVAL PRIOR TO FABRICATION
05/007	METAL JOISTS - PER STRUCTURAL FOR SIZE AND SPACING
05/023	METAL PARAPET WALL CAP
05/026	ACM PANEL BY MANUFACTURE
05/027	HORIZONTAL SILVER METAL PANELS
05/030	METAL GIRDER - PER STRUCTURAL FOR SIZE AND SPACING

KEYNOTE LEGEND	
07/002	45 MIL TPO ROOF OVER RIGID INSULATION ON METAL DECK - PROVIDE SUBMITTAL FOR APPROVAL (PROVIDE ALTERNATE BID FOR 60 MIL OPTION)
08/003	ROOF HATCH ACCESS, PROVIDE SUBMITTAL FOR APPROVAL
10/002	FIRE EXTINGUISHER, STANDARD. FIRE MARSHAL TO APPROVE ALL FINAL LOCATIONS
12/002	8" PIPE BOLLARD PAINTED - PROVIDE SUBMITTAL FOR APPROVAL
22/005	ROOF DRAINS, SEE MECHANICAL FOR TYPE AND SIZE
26/003	PAINTABLE EXTERIOR WALL LIGHT FIXTURE. TO BE PAINTED TO MATCH WALL BEHIND. SEE ELECTRICAL



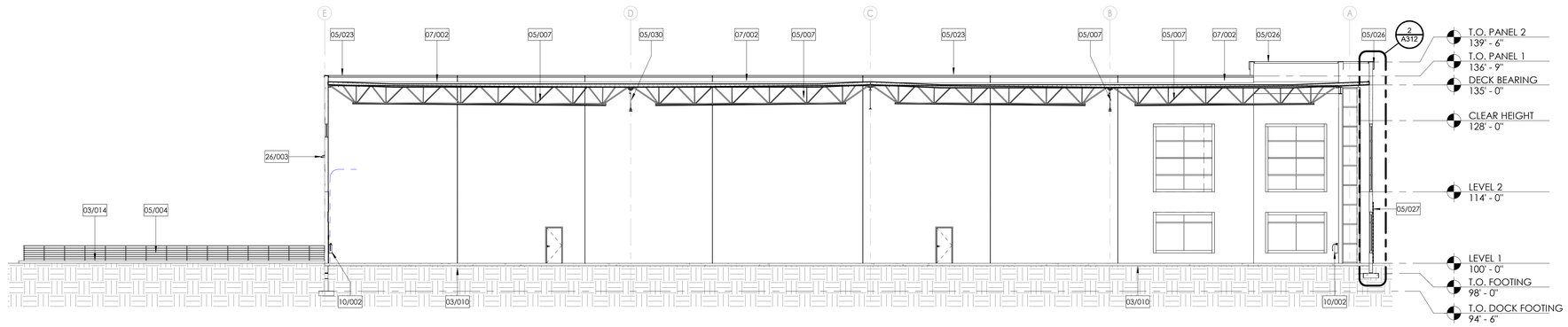
1 BUILDING SECTION 1
1 A301 3/32" = 1'-0"

0 8' 16' 24'
GRAPHIC SCALE



2 BUILDING SECTION 2
2 A301 3/32" = 1'-0"

0 8' 16' 24'
GRAPHIC SCALE



3 BUILDING SECTION 3
3 A301 3/32" = 1'-0"

0 8' 16' 24'
GRAPHIC SCALE

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LICENSED ARCHITECT 174600 JAMES MICHAEL MUELLER STATE OF UTAH

4/25/2025 11:55:05 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

BUILDING SECTIONS

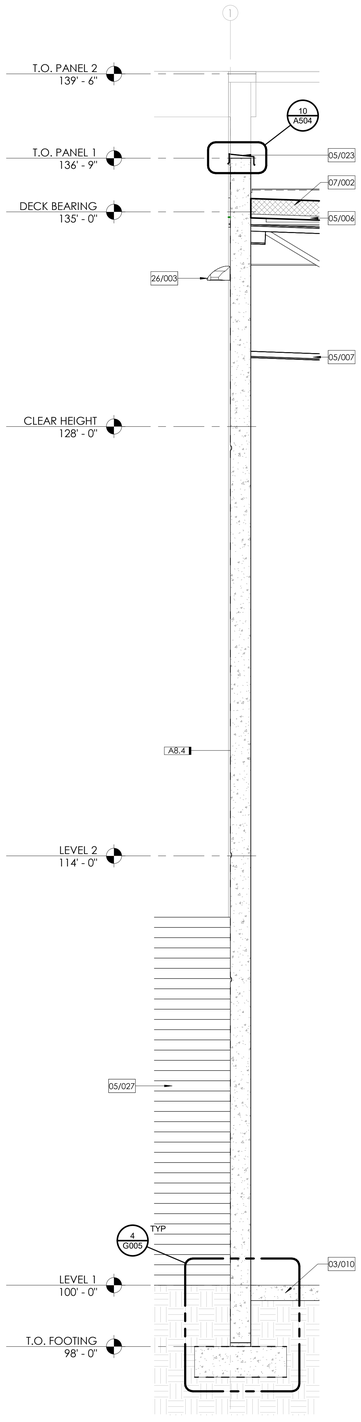
DATE: 04/23/2025

SHEET #:

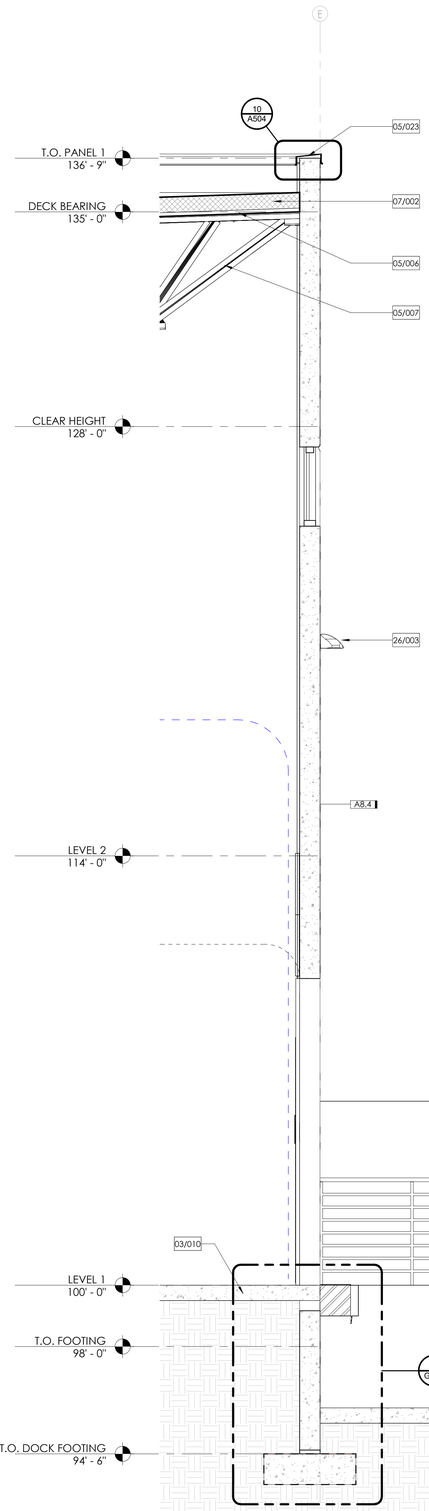
A301

4/25/2025 11:55:05 AM

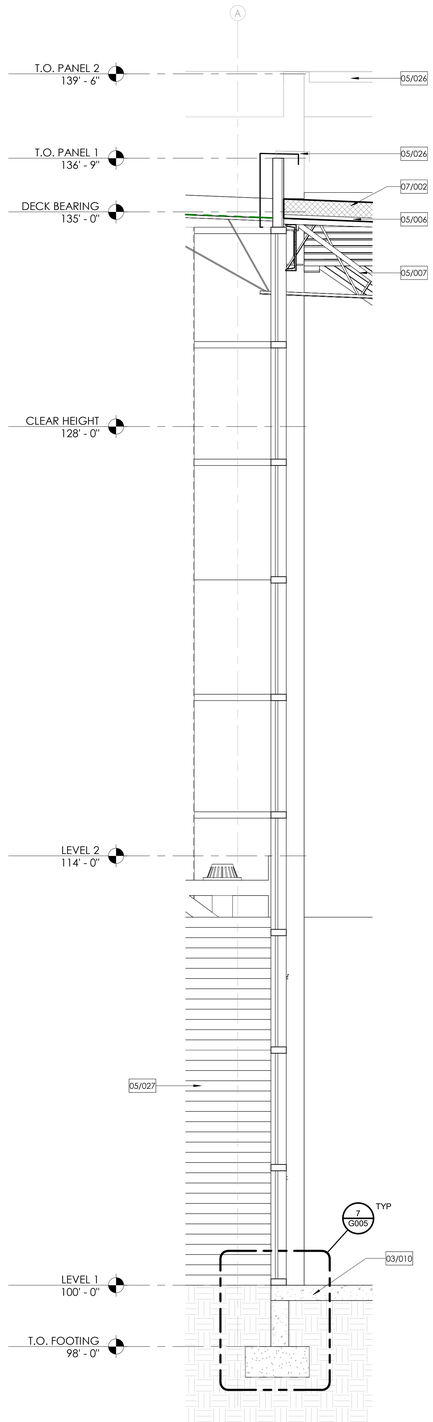
C:\Users\jfrost\Documents\AE2022.290 Catalyst Building #7_jonathanNEW2.rvt



1 A311 **WALL SECTION - 1**
1/2" = 1'-0"



2 A311 **WALL SECTION - 2**
1/2" = 1'-0"



3 A311 **WALL SECTION - 3**
1/2" = 1'-0"

KEYNOTE LEGEND	
03/010	CONCRETE SLAB ON GRADE - SEE STRUCTURAL FOR THICKNESS AND REINFORCING
03/014	DOCK CONCRETE RETAINING WALL
05/004	42" GUARD RAILING GALVANIZED - PROVIDE SUBMITTAL FOR APPROVAL PRIOR TO FABRICATION
05/006	METAL DECK PER STRUCTURAL
05/007	METAL JOISTS - PER STRUCTURAL FOR SIZE AND SPACING
05/023	METAL PARAPET WALL CAP
05/026	ACM PANEL BY MANUFACTURE
05/027	HORIZONTAL SILVER METAL PANELS
07/002	45 MIL TPO ROOF OVER RIGID INSULATION ON METAL DECK - PROVIDE SUBMITTAL FOR APPROVAL (PROVIDE ALTERNATE BID FOR 60 MIL OPTION)
26/003	PAINTABLE EXTERIOR WALL LIGHT FIXTURE. TO BE PAINTED TO MATCH WALL BEHIND. SEE ELECTRICAL

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JAMES MICHAEL
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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

WALL SECTIONS

DATE: 04/23/2025

SHEET #:

A311

4/25/2025 11:55:07 AM

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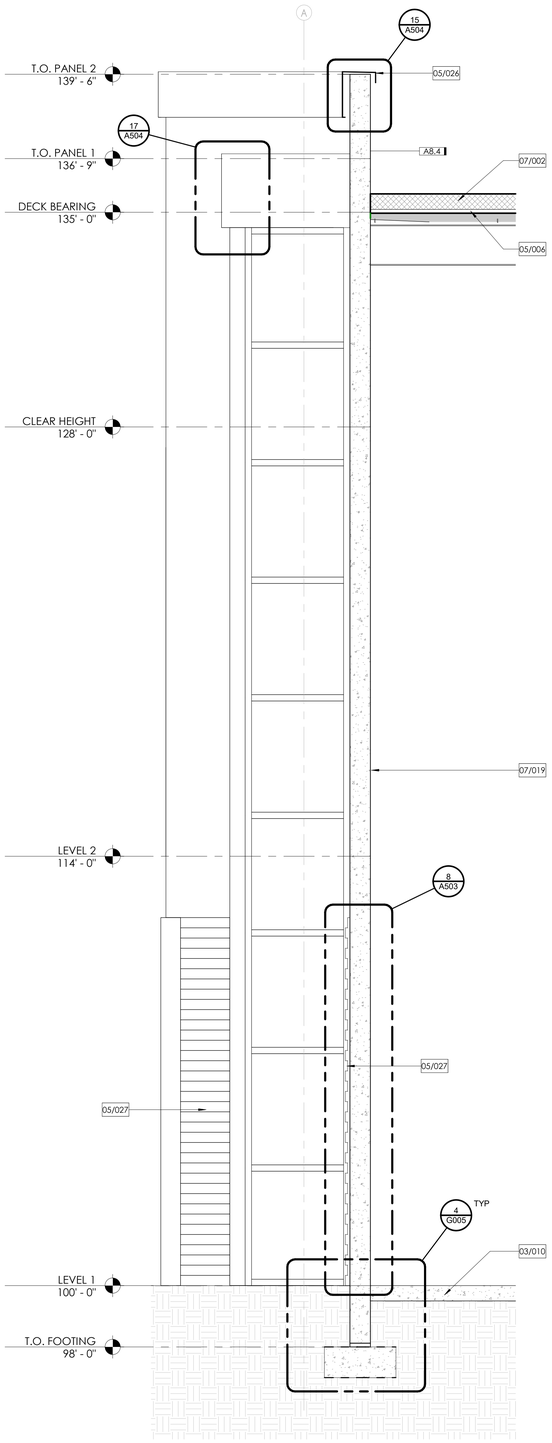
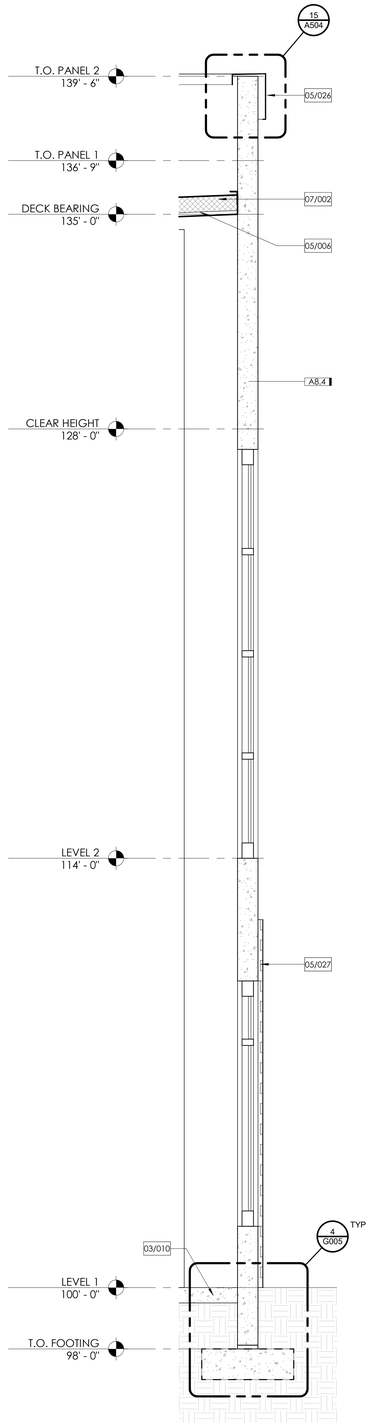


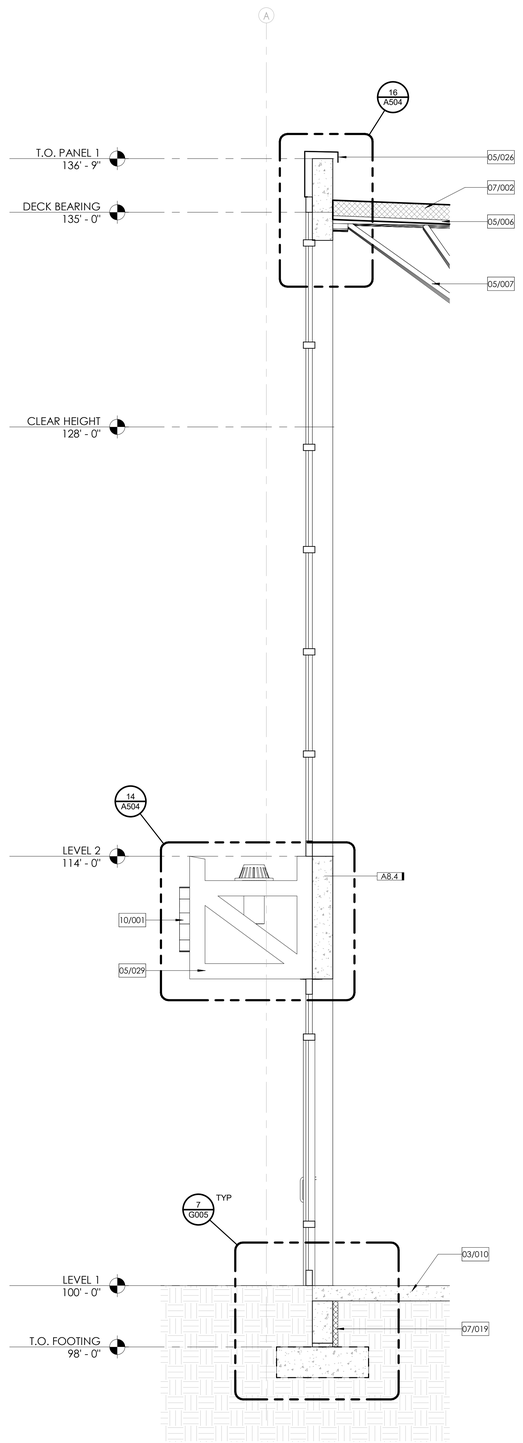
1 A312 WALL SECTION - 4

1/2" = 1'-0"



2 A312 WALL SECTION - 5

1/2" = 1'-0"



3 A312 WALL SECTION - 6

1/2" = 1'-0"

KEYNOTE LEGEND	
03/010	CONCRETE SLAB ON GRADE - SEE STRUCTURAL FOR THICKNESS AND REINFORCING
05/006	METAL DECK PER STRUCTURAL
05/007	METAL JOISTS - PER STRUCTURAL FOR SIZE AND SPACING
05/026	ACM PANEL BY MANUFACTURE
05/027	HORIZONTAL SILVER METAL PANELS
05/029	ENTRANCE CANOPY
07/002	45 MIL TPO ROOF OVER RIGID INSULATION ON METAL DECK - PROVIDE SUBMITTAL FOR APPROVAL (PROVIDE ALTERNATE BID FOR 60 MIL OPTION)
07/019	FOUNDATION INSULATION, SEE SHEET G002
10/001	BUILDING SIGNAGE, TO BE REVIEWED AND APPROVED WITH SEPARATE PERMIT

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JAMES MICHAEL
STATE OF UTAH

4/25/2025 11:55:08 AM

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

WALL SECTIONS

DATE: 04/23/2025

SHEET #:

A312

4/25/2025 11:55:08 AM

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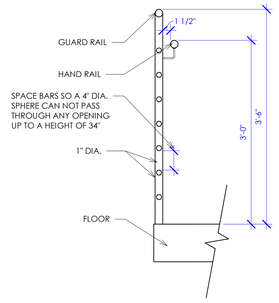
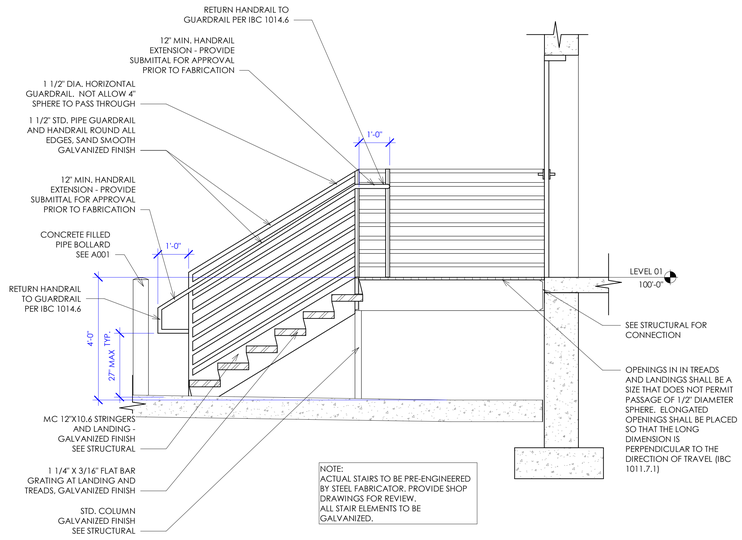
NOTE:

Each door providing access to an exterior area for assisted rescue shall be identified by a sign stating: EXTERIOR AREA FOR ASSISTED RESCUE.
Signage shall comply with the ICC A 117.1 requirements for visual characters and include the International Symbol of Accessibility. Where exit sign illumination is required by Section 1013.3, the signs shall be illuminated. Additionally, visual characters, raised character and braille signage complying with ICC A 117.1 shall be located at each door to an Area of Refuge and exterior Area for Assisted Rescue in accordance with Section 1013.4.

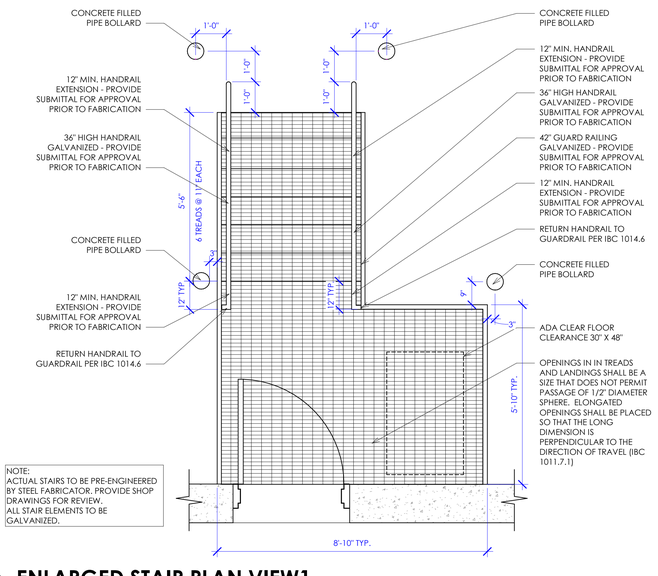
8 A401 STAIR PERSPECTIVE
1/2" = 1'-0"



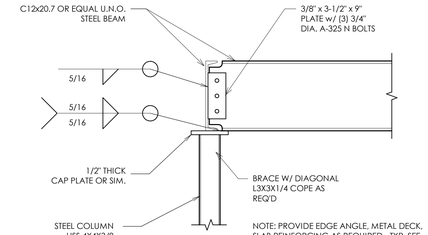
5 A401 GUARDRAIL DETAIL1
1" = 1'-0"



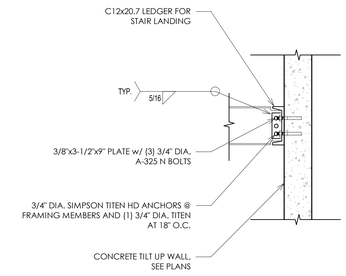
6 A401 ENLARGED STAIR SECTION2
1/2" = 1'-0"



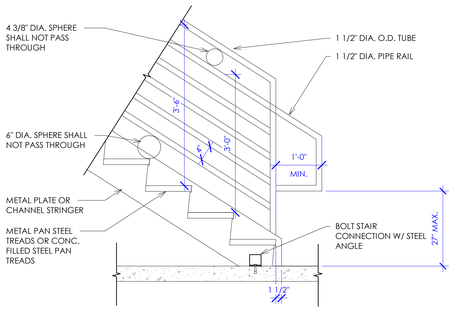
7 A401 ENLARGED STAIR PLAN VIEW1
1/2" = 1'-0"



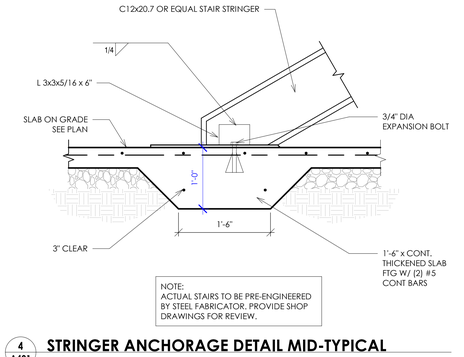
1 A401 LANDING SUPPORT1
1" = 1'-0"



2 A401 STAIR BEAM TO CONCRETE WALL CONNECTION - TYP.
1" = 1'-0"



3 A401 STAIR TO FLOOR ATTACHMENT - TYP.1
3/4" = 1'-0"



4 A401 STRINGER ANCHORAGE DETAIL MID-TYPICAL
1" = 1'-0"

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4/25/2025 11:55:09 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

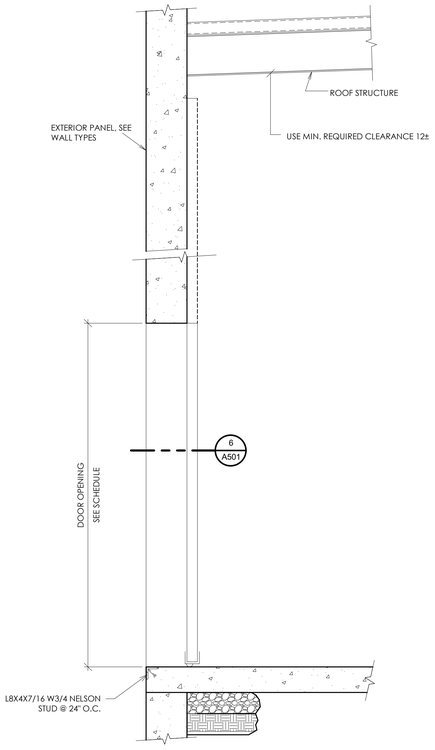
AE2022.290

STAIR PLANS, SECTIONS & DETAILS

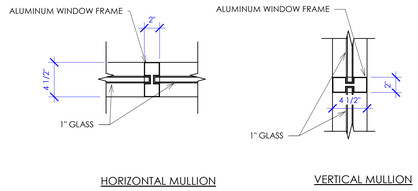
DATE: **04/23/2025**

SHEET #:

A401



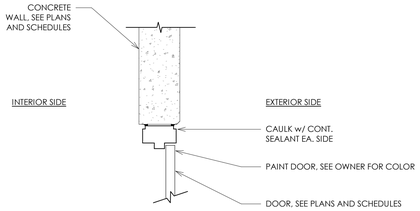
10 A501 HEAD AT SECTIONAL DOOR
1" = 1'-0"



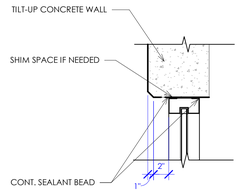
HORIZONTAL MULLION

VERTICAL MULLION

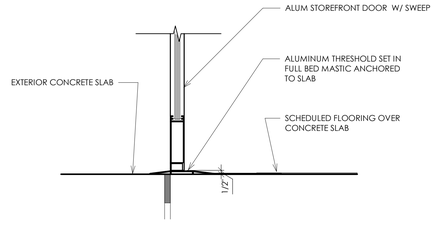
7 A501 WINDOW MULLION DETAIL (STOREFRONT)
1 1/2" = 1'-0"



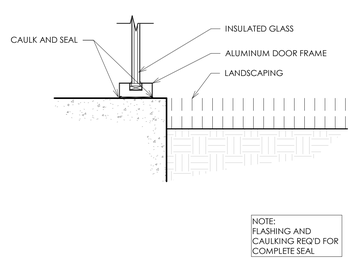
4 A501 DOOR HEADER DETAIL
1" = 1'-0"



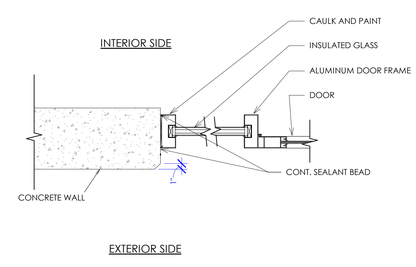
1 A501 WINDOW HEAD TILT PANEL (STOREFRONT)
1 1/2" = 1'-0"



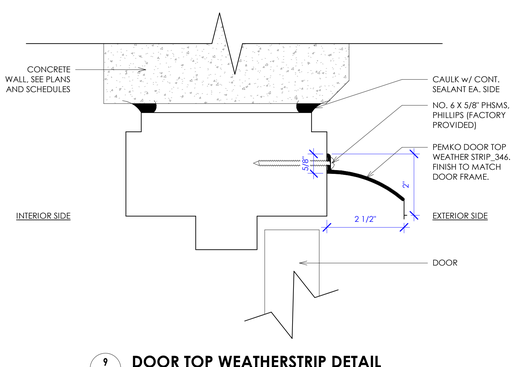
8 A501 ENTRY THRESHOLD DETAIL (STOREFRONT)
1 1/2" = 1'-0"



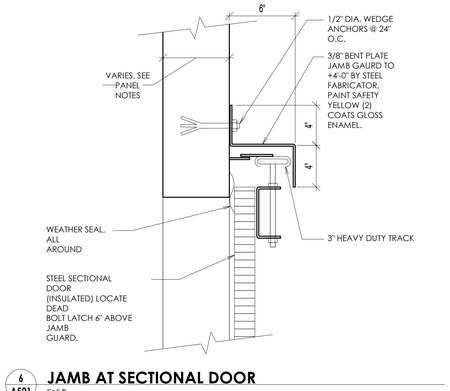
5 A501 WINDOW SILL (STOREFRONT)
1 1/2" = 1'-0"



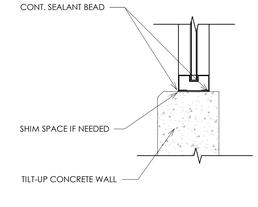
2 A501 WINDOW/DOOR JAMB TILT PANEL (STOREFRONT)
1 1/2" = 1'-0"



9 A501 DOOR TOP WEATHERSTRIP DETAIL
6" = 1'-0"



6 A501 JAMB AT SECTIONAL DOOR
1" = 1'-0"



3 A501 WINDOW SILL TILT PANEL (STOREFRONT)
1 1/2" = 1'-0"

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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

MARK	DESCRIPTION	Revision Date

Revision Schedule

CONSTRUCTION DOCUMENTS / BID SET

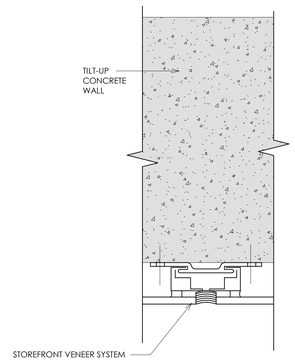
AE2022.290

WINDOW AND DOOR DETAILS

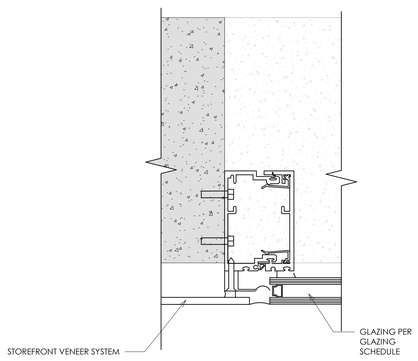
DATE: **04/23/2025**

SHEET #:

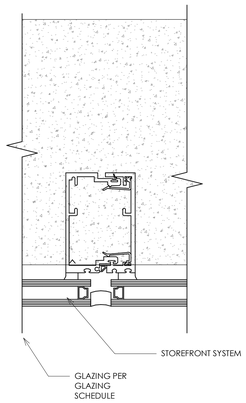
A501



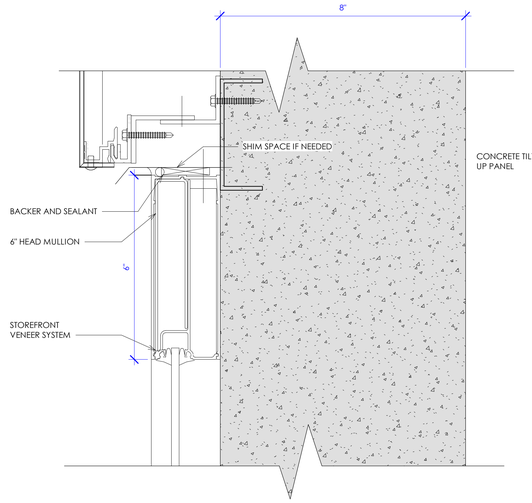
10 A502 STOREFRONT VENEER - PLAN - Thin1
6" = 1'-0"



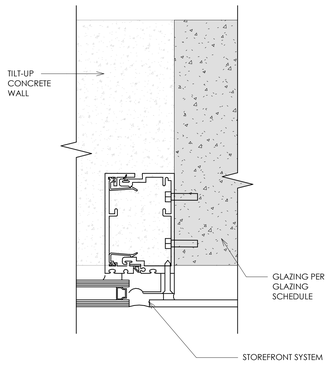
7 A502 STOREFRONT VENEER - PLAN - Transition1
6" = 1'-0"



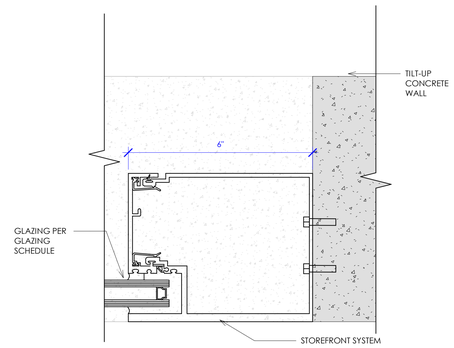
4 A502 STOREFRONT VENEER - PLAN - Middle1
6" = 1'-0"



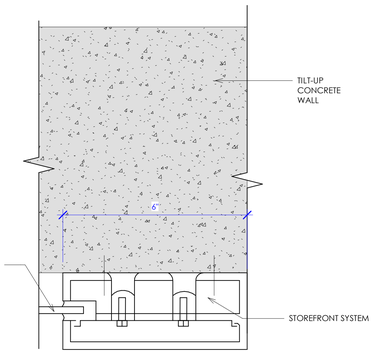
1 A502 STOREFRONT VENEER HEAD1
6" = 1'-0"



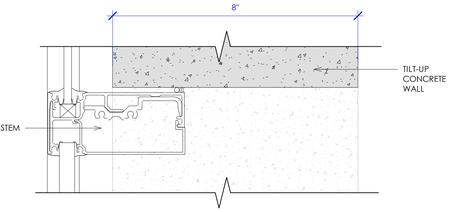
11 A502 STOREFRONT VENEER - PLAN - Transition Right1
6" = 1'-0"



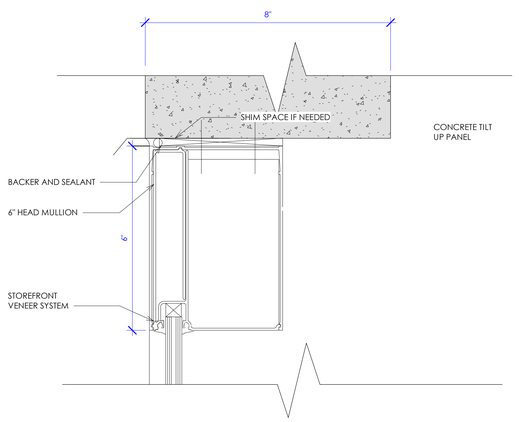
8 A502 STOREFRONT VENEER - PLAN - End1
6" = 1'-0"



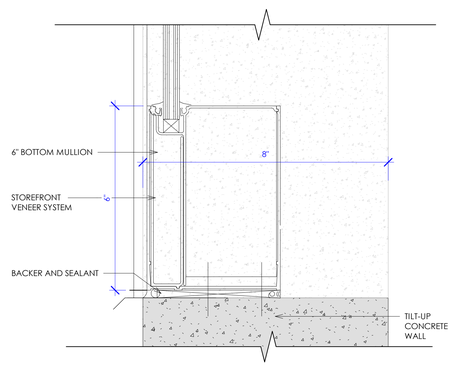
5 A502 STOREFRONT VENEER - PLAN - End - Thin1
6" = 1'-0"



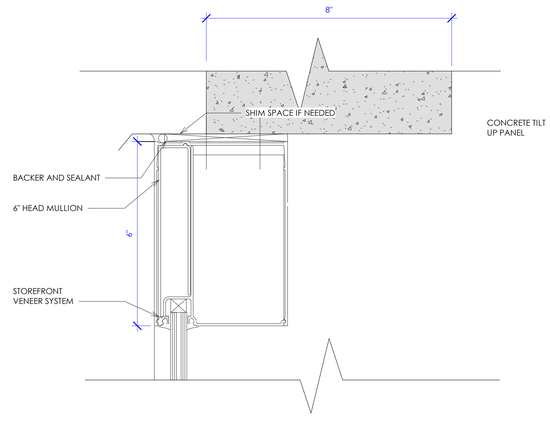
2 A502 STOREFRONT VENEER AT LINTEL - BOTTOM1
6" = 1'-0"



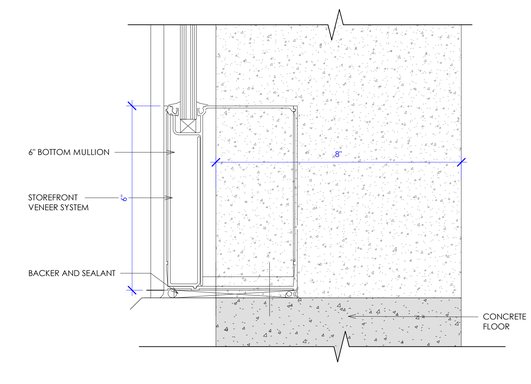
12 A502 STOREFRONT VENEER HEAD 3
6" = 1'-0"



9 A502 STOREFRONT VENEER BOTTOM 3
6" = 1'-0"



6 A502 STOREFRONT VENEER HEAD 1
6" = 1'-0"



3 A502 STOREFRONT VENEER AT BOTTOM
6" = 1'-0"

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STATE OF UTAH

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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

AE2022.290

STOREFRONT DETAILS

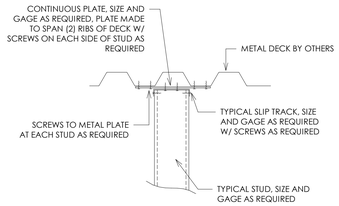
DATE: 04/23/2025

SHEET #:

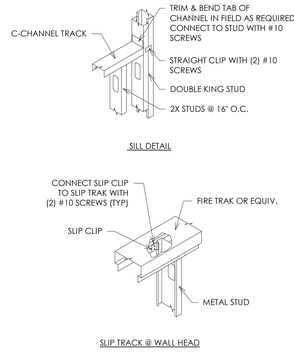
A502

CONSTRUCTION DOCUMENTS / BID SET

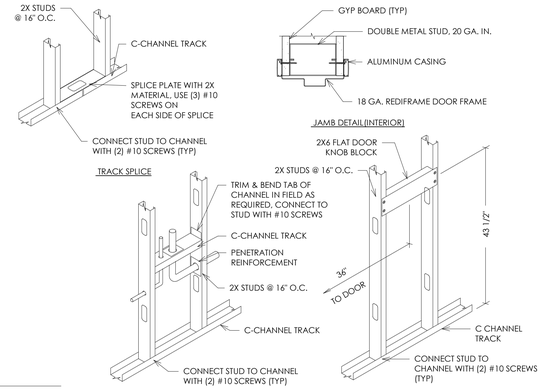
4/25/2025 11:55:11 AM

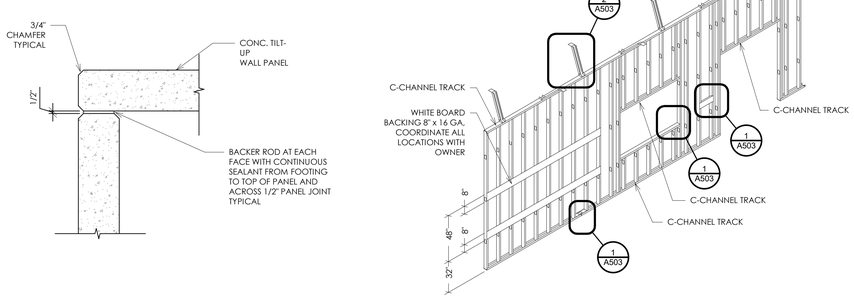


5 A503 — **CONNECTION TO METAL DECK1**
3/4" = 1'-0"

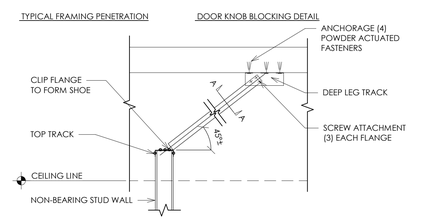


1 A503 — **TYPICAL METAL FRAMING DETAILS**
1" = 1'-0"

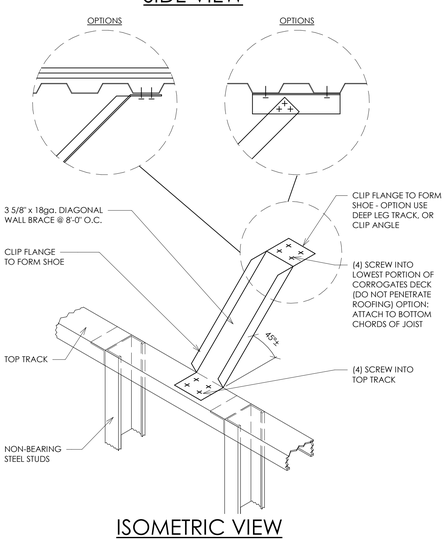




3 A503 — **INTERIOR WALL SECTION**
1" = 1'-0"

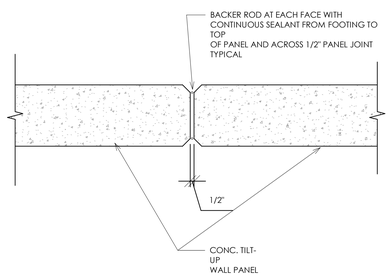


SIDE VIEW

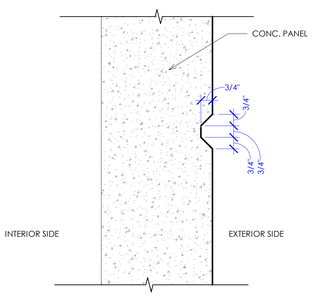


ISOMETRIC VIEW

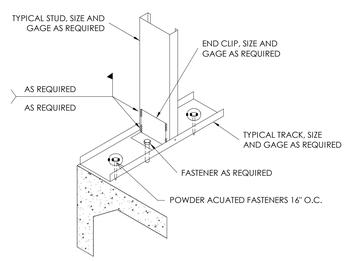
2 A503 — **NON-BEARING INTERIOR WALL W/ BRACE1**
1" = 1'-0"



9 A503 — **CONCRETE TILT-UP DETAIL - PANEL JOINT**
1 1/2" = 1'-0"



7 A503 — **TYPICAL REVEAL DETAIL**
3" = 1'-0"



4 A503 — **TYPICAL BASE CONNECTION1**
3/4" = 1'-0"

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LICENSED ARCHITECT
174600
JAMES MICHAEL
STATE OF UTAH

4/28/2025 11:19:01 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

MARK	DESCRIPTION	Revision Date

Revision Schedule

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

FRAMING DETAILS

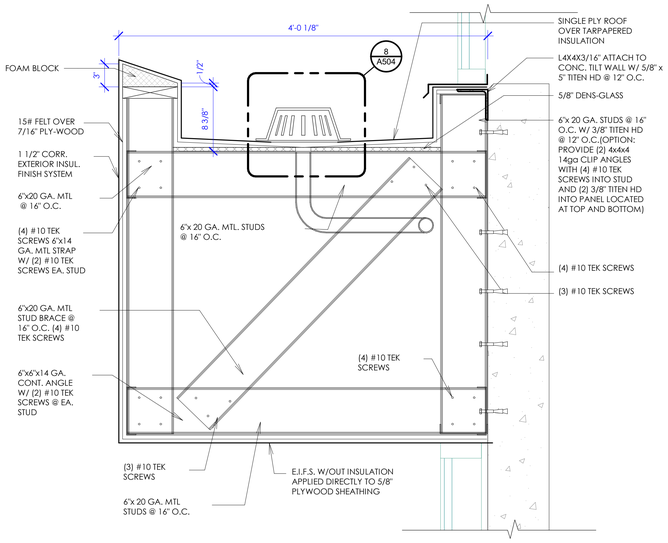
DATE: 04/23/2025

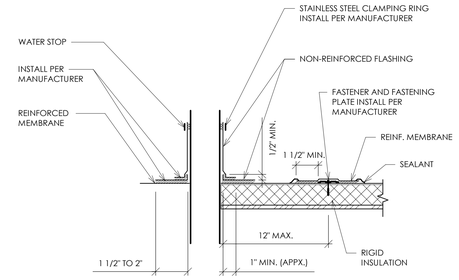
SHEET #:

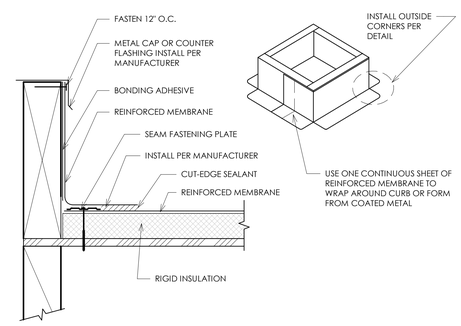
A503

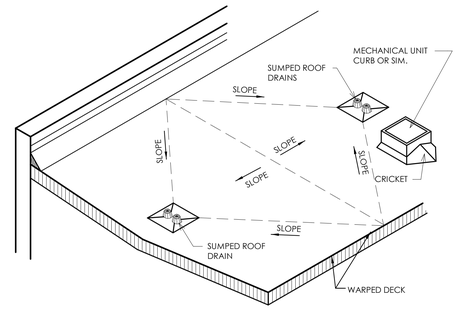
4/28/2025 11:19:01 AM

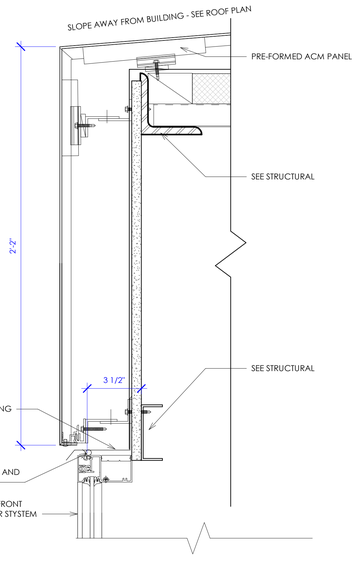
C:\Users\jflores\Documents\AE2022.290 Catalyst Building #7_jonathanNEW2.rvt

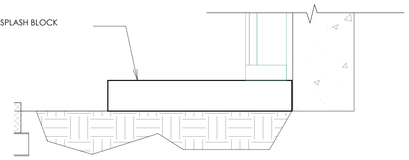




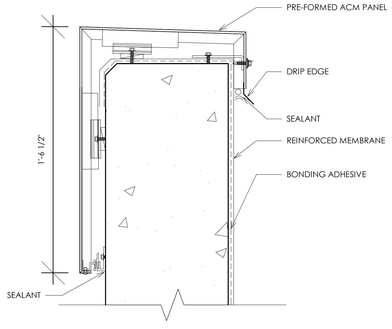




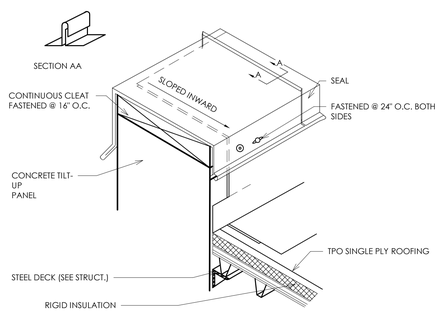




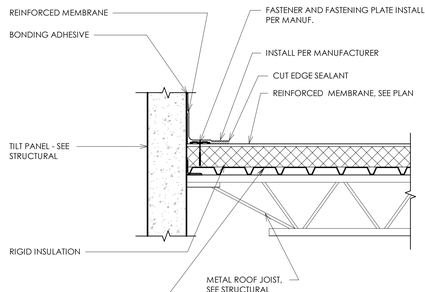
14 A504 ENTRANCE CANOPY SECTION
11/2" = 1'-0"



9 A504 FIELD FABRICATED PIPE FLASHING
1" = 1'-0"

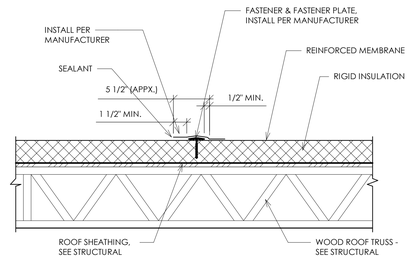


10 A504 COPING DETAIL
1" = 1'-0"

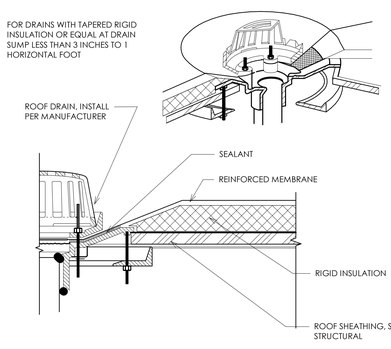


NOTE:
CREASE MEMBRANE AT ANGLE CHANGE TO LIMIT BRIDGING TO 3/4" MAX.

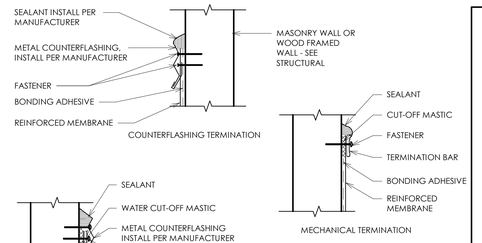
5 A504 CURB FLASHING
1" = 1'-0"



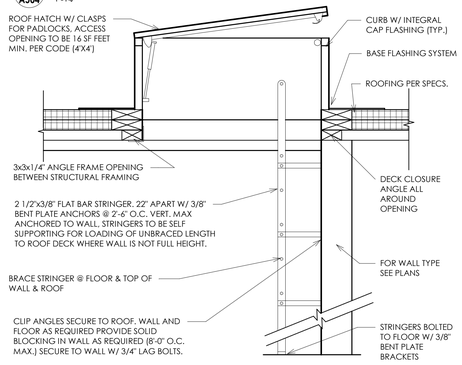
6 A504 LAP CROSS SECTION
1" = 1'-0"



1 A504 CRICKET DETAIL
1" = 1'-0"

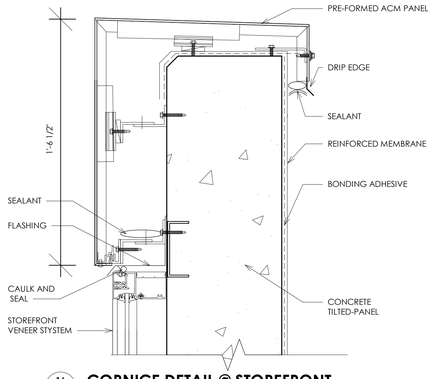


2 A504 FLASHING TERMINATIONS
1" = 1'-0"



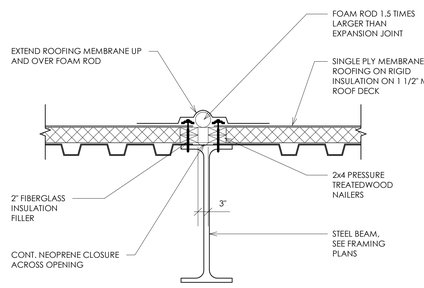
17 A504 CORNICE DETAIL @ CORNER GLASS CONDITION
3" = 1'-0"

15 A504 CORNICE DETAIL
3" = 1'-0"



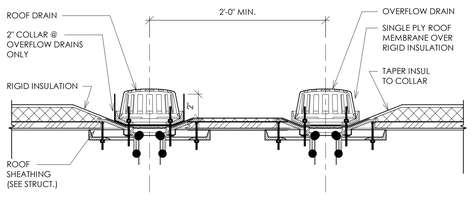
16 A504 CORNICE DETAIL @ STOREFRONT
3" = 1'-0"

11 A504 FLASHING @ TILT PANEL
1" = 1'-0"



12 A504 EXPANSION JOINT DECK TO DECK
1" = 1'-0"

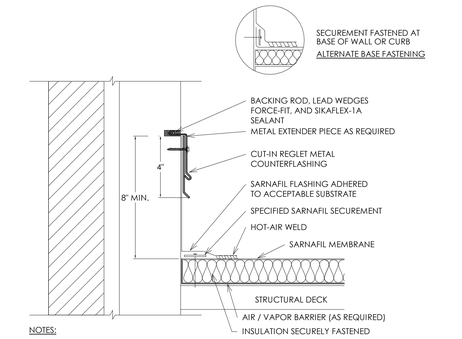
7 A504 ROOF DRAIN
1" = 1'-0"



GENERAL NOTE:
- ROOF DRAINAGE ASSEMBLY INCLUDING COUNTERFLASHING, UNDERDECK CLAMP AND ALL ACCESSORIES TO BE INSTALLED BY PLUMBING CONTRACTOR ONLY. ROOFING CONTRACTOR SHALL NOT INSTALL THE ROOF DRAIN ASSEMBLY AT DIRECTION OF THE OWNER.
- ROOF DRAINAGE PIPING TO BE SUPPORTED AND BRACED AS IT IS ROUTED DOWN COLUMN IN SAME FASHION AS IF IT WAS RUNNING DOWN A WALL INCLUDING UNISTRUT, PIPE CLAMPS, CLEAN OUTS, ETC.
- AS DIRECTED BY THE OWNER, HEAVY DUTY HUBB BANDS TO BE USED FOR ALL ROOF DRAIN TO PVC PIPE CONNECTIONS.

8 A504 ROOF DRAIN SECTION DETAIL
1" = 1'-0"

3 A504 ROOF ACCESS HATCH & LADDER
1" = 1'-0"



NOTES:
1) METAL EXTENDER PIECE EXISTING COUNTERFLASHING IS CONTAMINATED AND OR COUNTERFLASHING FASCIA IS LESS THAN 4-INCHES WIDE.
2) METAL COUNTERFLASHING IS TO BE INSTALLED TO MEET LOCAL CODES AND REQUIREMENTS.
3) VAPOR BARRIER SHALL BE SEALED AT EDGES.

4 A504 CUT IN REGLET - BID ALT.
3" = 1'-0"

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LICENSED ARCHITECT
174600
JAMES MICHAEL
STATE OF UTAH
4/25/2025 11:55:14 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

ROOF DETAILS

DATE: 04/23/2025

SHEET #:

A504

GENERAL NOTES:

1. ALL DOOR HARDWARE TO BE LEVER TYPE MECHANISMS
2. EXIT DOORS SHALL BE OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR ANY SPECIAL KNOWLEDGE OR EFFORT.
3. MASTER KEY ALL LOCKSETS.
4. MANUAL FLUSH BOLTS FOR THE DOUBLE DOORS ARE ONLY ALLOWED IN THE INACTIVE DOOR ACCESSING MECHANICAL AND STORAGE ROOMS.
5. PROVIDE DOOR STOPS OR BUMPERS @ ALL DOOR LOCATIONS WHERE DOOR COMES IN CONTACT WITH ADJACENT WALL. COORDINATE TYPE AND PLACEMENT WITH OWNERS.
6. ALL ALUMINUM FRAMES TO BE MODULEX METAL FRAMES OR EQUAL.
7. ALL KNOCK-DOWN & WELDED FRAMES TO BE PAINT GRADE.
8. THE ROLL UP DOORS WILL NEED TO BE DESIGNED FOR THE LOCAL WIND LOADS AND 3 SECOND GUSTS FOR UTAH VALLEY

FOOT NOTES:

A. ENTRY DEADBOLT TO HAVE INDICATOR OF LOCKED OR UNLOCKED. DOOR TO HAVE SIGN "THIS DOOR TO REMAIN UNLOCKED WHEN BUILDING IS OCCUPIED.
B. THE LOCK MUST BE KEY-OPERATED LOCKING FROM THE EGRESS SIDE AND THE LOCKING DEVICE IS READILY DISTINGUISHABLE AS LOCKED.
C. PROVIDE A SIGN INDICATING "FIRE RISER" 4" LETTERS MIN. w/ CONTRASTING BACKGROUND
D. PROVIDE A SIGN INDICATING "FIRE ALARM PANEL" 4" LATTERS MIN. w/ CONTRASTING BACKGROUND
E. DUMPSTER GATE DOOR. SEE SITE DETAILS - FOR ALL 3 ENCLOSURE DUMPSTER

LEGEND

PVCY	=	PRIVACY LOCKS
KEY	=	KEYED LOCK
RH	=	RIGHT HAND
LH	=	LEFT HAND
DBL	=	DOUBLE ASSEMBLY
LCH	=	INTERIOR LATCH

HARDWARE SCHEDULE

1
HINGES: (3) -4-1/2" HAGAR HINGES
PASSAGE: CRASH BAR - CORBIN 8200 SERIES W/ OUTSIDE TRIM LEVER (KEYED)
CLOSER: LCN 4041
FRAME: WEATHERSTRIPPING, DOOR SWEEP, AND THRESHOLD,

2
SPRING: 25,000 CYCLE MIN
FRAME: WEATHER STRIPPING
PANELS: INSULATED FLUSH PANELS

3
SPRING: 25,000 CYCLE MIN
WEATHER STRIPPING, DOCK BUMPERS, EDGE OF DOCK LEVELER
PANELS: INSULATED FLUSH PANELS

4
HINGES: (4) 4-1/4" X 4-1/4" SATIN CHROME FINISH
PASSAGE: ROCKWOOD PUSH BAR (BF15647) WITH 12" PULL WITH 8814-2 DEADLOCK (F16)
CLOSER: NORTON 7500
FRAME: SILENCERS, DOOR SWEEP, WEATHERSTRIPPING, AND THRESHOLD.

5
HINGES: (3) 4-1/4" X 4-1/4" STATIN CHROME FINISH
PASSAGE: ACTIVE LEAF LEVER W/KEY PER SCHEDULE, INACTIVE LEAF MANUAL FLUSH BOLTS
FRAME: SILENCER, DOOR SWEEP, WEATHER STRIPPING AND THRESHOLD

6
SPRING: 25,000 CYCLE MIN
WEATHER STRIPPING, B410-14F HEAVY-DUTY DOCK BUMPERS, 8'x6' SERCO MECHANICAL PIT LEVELER
PANELS: INSULATED FLUSH PANELS

7
HINGES: (3) 4-1/2" HAGAR HINGES
PASSAGE: CRASH BAR - ED8200
OUTSIDE TRIM LEVER - TRILOGY: DL2700 WP IC / 26D - Y
CLOSER: LCN 4041
FRAME: WEATHERSTRIPPING, DOOR SWEEP, AND THRESHOLD.

DOOR SCHEDULE

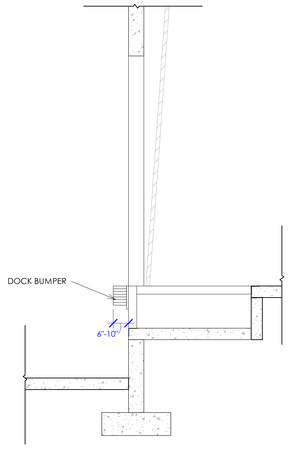
MARK	DOOR Type	WIDTH	HEIGHT	THICKNESS	MATERIAL	FRAMES	SELF CLOSER	HARD WARE	REMARKS
100-1	B	3' - 0"	8' - 0"	1 3/4"	GLASS	HM	YES	4	A,B
100-2	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
100-3	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
100-4	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
100-5	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
100-6	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
100-7	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
100-8	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
100-9	D	12' - 0"	14' - 0"	1 1/2"	STEEL	HM		2	
100-10	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
100-11	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
200-1	B	3' - 0"	8' - 0"	1 3/4"	GLASS	HM	YES	4	A,B
200-2	D	12' - 0"	14' - 0"	1 1/2"	STEEL	HM		2	
200-3	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
200-4	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
200-5	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	

DOOR SCHEDULE

MARK	DOOR Type	WIDTH	HEIGHT	THICKNESS	MATERIAL	FRAMES	SELF CLOSER	HARD WARE	REMARKS
200-6	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
200-7	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
200-9	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
300-1	B	3' - 0"	8' - 0"	1 3/4"	GLASS	HM	YES	4	A,B
300-2	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
300-3	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
300-4	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
300-5	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
300-6	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
300-7	C	9' - 0"	10' - 0"	1 1/2"	STEEL	HM		3	
300-8	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
300-9	D	12' - 0"	14' - 0"	1 1/2"	STEEL	HM		2	
300-10	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
300-11	A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	
400-1	A	4' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	HM	YES	1	

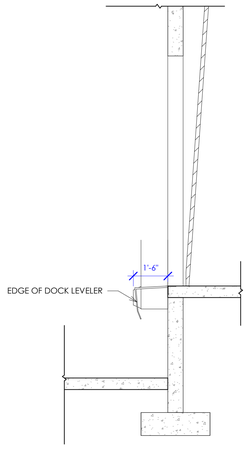
DOOR NOTES
1/4" = 1'-0"

PIT LEVELER: SERCO MECHANICAL DOCK LEVELER; MUST MEET ANSI MH14.1-1987 TEST LOAD SPECS; MUST WITHSTAND 10,000 LB MOVING LOAD - OR EQUAL



PIT LEVELER REQUIREMENTS

EDGE OF DOCK LEVELER: BLUE GIANT MD-CM 72"X27" 30,000 LBS CAPACITY - OR EQUAL

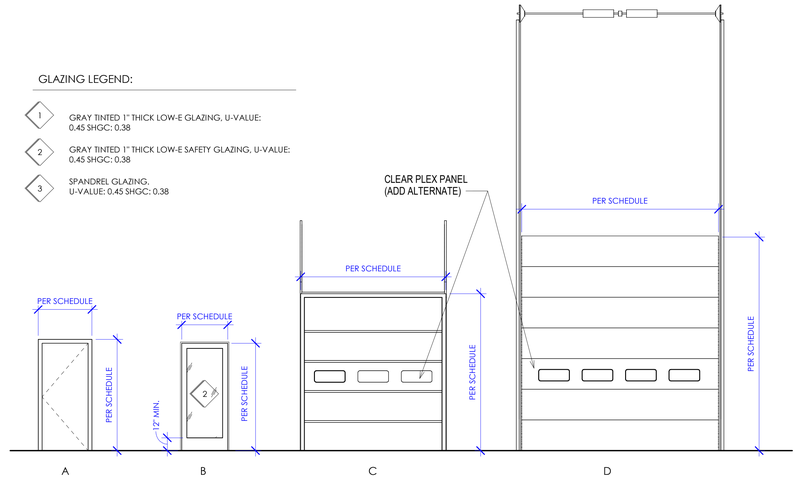


EDGE OF DOCK LEVELER REQUIREMENTS

1 A601 DOCK SEAL REQUIREMENTS
N.T.S

GLAZING LEGEND:

1 GRAY TINTED 1" THICK LOW-E GLAZING, U-VALUE: 0.45 SHGC: 0.38
2 GRAY TINTED 1" THICK LOW-E SAFETY GLAZING, U-VALUE: 0.45 SHGC: 0.38
3 SPANDREL GLAZING, U-VALUE: 0.45 SHGC: 0.38



* PROVIDE 1 3/4" MAX. STOREFRONT FRAME AS SCHEDULED AND TRANSOM IF CEILING HEIGHT PERMITS

DOOR TYPES
1/4"=1'-0"

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LICENSED ARCHITECT 174600 JAMES MICHAEL MURDOCK STATE OF UTAH
4/25/2025 11:55:15 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

AE2022.290

CONSTRUCTION DOCUMENTS / BID SET

DOOR SCHEDULES

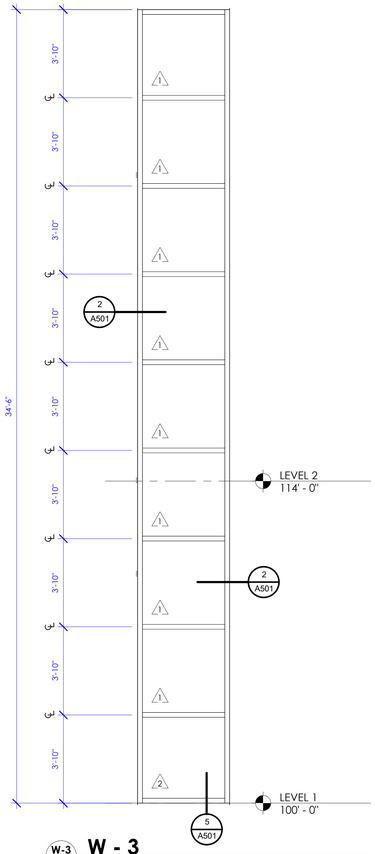
DATE: 04/23/2025

SHEET #:

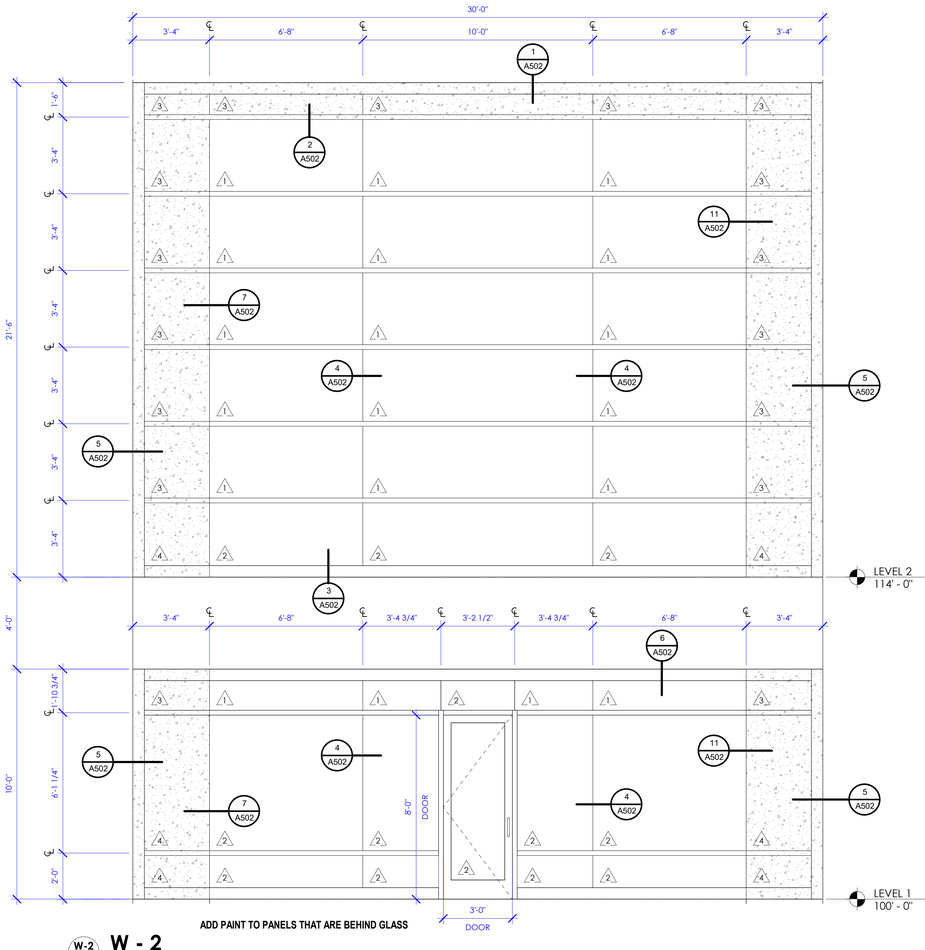
A601

4/23/2025 11:55:15 AM

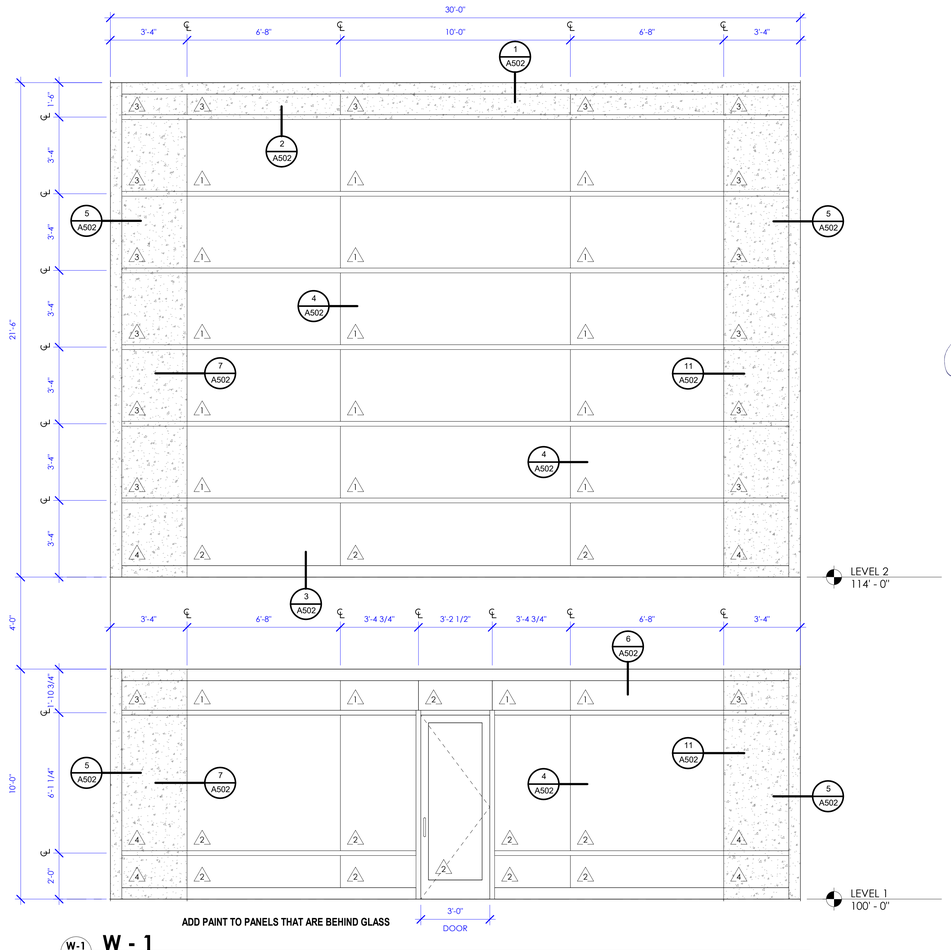
C:\Users\jflores\Documents\AE2022.290 Catalyst Building #7_jonathanHERE.rvt



W-3 A602 **W - 3**
3/8" = 1'-0"



W-2 A602 **W - 2**
3/8" = 1'-0"



W-1 A602 **W - 1**
3/8" = 1'-0"

WINDOW FRAMES:

= ALUMINUM STOREFRONT: SILVER ANODIZED ALUMINUM FINISH

= GRAY TINTED GLAZING WITH MEDIUM REFLECTIVITY COATING. PROVIDE SAMPLES (OR APPROVED EQUAL) (AS PER COMCHECK, SEE MECH)

= GRAY TINTED GLAZING WITH CONCRETE BEHIND. PAINT CONCRETE BEHIND GLASS.

= CLEAR GLAZING

GLASS: TRULITE 1" OA (1/4 - 1/2 AS-1/4) GREYLITE II / SOLARBAN 60 (3)

SPANDREL: TRULITE II WITH #3-820 HARMONY GRAY SPNADREL (MONOLITHIC)

- - OR APPROVED EQUAL - -

NOTES

1. CONTRACTOR TO PROVIDE SUBMITTALS FOR APPROVAL.
2. ALL GLAZING WITHIN 24" INCH OF A DOOR/FLOOR SHALL BE TEMPERED.
3. SEE SHEET A501 FOR WINDOW HEADER, JAMB AND SILL DETAILS.
4. ALL EXTERIOR GLASS TO BE DOUBLE PANE TINTED AND TO BE LOW 'E'. VERIFY GLASS SPECIFICATIONS WITH COM-CHECK PROVIDED BY MECHANICAL ENGINEER.
5. REFER TO MECHANICAL COMCHECK FOR MINIMUM DESIGN STANDARDS FOR GLAZING.

GLAZING LEGEND:

1 GRAY TINTED 1" THICK LOW-E GLAZING, U-VALUE: 0.35 SHGC: 0.25

2 GRAY TINTED 1" THICK LOW-E SAFETY GLAZING, U-VALUE: 0.35 SHGC: 0.25

3 1/4" GRAY TINTED GLASS

4 1/4" GRAY TINTED SAFTEY GLASS

5 1" THICK CLEAR TINTED LOW E GAZING

TEMPERED GLAZING NOTES:

HUMAN IMPACT LOADS. INDIVIDUAL GLAZED AREAS, INCLUDING GLASS MIRRORS, IN HAZARDOUS LOCATIONS AS DEFINED BELOW SHALL COMPLY WITH SECTIONS 2406.1.1 THROUGH 2406.1.5 OF THE IBC(INTERNATIONAL BUILDING CODE).

IDENTIFICATION OF SAFETY GLAZING. EACH PANE OF SAFETY GLAZING INSTALLED IN HAZARDOUS LOCATIONS SHALL BE IDENTIFIED BY A LABEL SPECIFYING THE LABELER, WHETHER THE MANUFACTURER OR INSTALLER, AND THE SAFETY GLAZING STANDARD WITH WHICH IT COMPLIES, AS WELL AS THE INFORMATION SPECIFIED IN SECTION 2403.1 OF THE IBC(INTERNATIONAL BUILDING CODE). THE LABEL SHALL BE ACID ETCHED, SAND BLASTED, CERAMIC FIRED OR AN EMBOSSED MARK, OR SHALL BE OF A TYPE THAT ONCE APPLIED CANNOT BE REMOVED WITHOUT BEING DESTROYED.
EXCEPTIONS:
1. FOR OTHER THAN TEMPERED GLASS, LABELS ARE NOT REQUIRED, PROVIDED THE BUILDING OFFICIAL APPROVES THE USE OF A CERTIFICATE, AFFIDAVIT OR OTHER EVIDENCE CONFIRMING COMPLIANCE WITH THIS CODE.
2. TEMPERED SPANDREL GLASS IS PERMITTED TO BE IDENTIFIED BY THE MANUFACTURER WITH A REMOVABLE PAPER LABEL.

HAZARDOUS LOCATIONS. THE FOLLOWING SHALL BE CONSIDERED SPECIFIC HAZARDOUS LOCATIONS REQUIRING SAFETY GLAZING MATERIALS:
1. GLAZING IN SWINGING DOORS.
2. GLAZING IN FIXED AND SLIDING PANELS OF SLIDING DOOR ASSEMBLIES AND PANELS IN SLIDING AND BIFOLD CLOSET DOOR ASSEMBLIES.
3. GLAZING IN STORM DOORS.
4. GLAZING IN UNFRAMED SWINGING DOORS.
5. GLAZING IN DOORS AND ENCLOSURES FOR HOT TUBS, WHIRLPOOLS, SAUNAS, STEAM ROOMS, BATHTUBS AND SHOWERS. GLAZING IN ANY PORTION OF A BUILDING WALL ENCLOSING THESE COMPARTMENTS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60 INCHES (1524 MM) ABOVE A STANDING SURFACE.
6. GLAZING IN AN INDIVIDUAL FIXED OR OPERABLE PANEL ADJACENT TO A DOOR WHERE THE NEAREST EXPOSED EDGE OF THE GLAZING IS WITHIN A 24-INCH (610 MM) ARC OF EITHER VERTICAL EDGE OF THE DOOR IN A CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60 INCHES (1524 MM) ABOVE THE WALKING SURFACE.
EXCEPTIONS:
1. PANELS WHERE THERE IS AN INTERVENING WALL OR OTHER PERMANENT BARRIER BETWEEN THE DOOR AND GLAZING.
2. WHERE ACCESS THROUGH THE DOOR IS TO A CLOSET OR STORAGE AREA 3 FEET (914 MM) OR LESS IN DEPTH. GLAZING IN THIS APPLICATION SHALL COMPLY WITH SECTION 2406.3, ITEM 7.
3. GLAZING IN WALLS PERPENDICULAR TO THE PLANE OF THE DOOR IN A CLOSED POSITION, OTHER THAN THE WALL TOWARDS WHICH THE DOOR SWINGS WHEN OPENED, IN ONE- AND TWO- FAMILY DWELLINGS OR WITHIN DWELLING UNITS IN GROUP R-2.
7. GLAZING IN AN INDIVIDUAL FIXED OR OPERABLE PANEL, OTHER THAN IN THOSE LOCATIONS DESCRIBED IN PRECEDING ITEMS 5 AND 6, WHICH MEETS ALL OF THE FOLLOWING CONDITIONS:
7.1. EXPOSED AREA OF AN INDIVIDUAL PANE GREATER THAN 9 SQUARE FEET (0.84 M2);
7.2. EXPOSED BOTTOM EDGE LESS THAN 18 INCHES (457 MM) ABOVE THE FLOOR;
7.3. EXPOSED TOP EDGE GREATER THAN 36 INCHES (914 MM) ABOVE THE FLOOR; AND
7.4. ONE OR MORE WALKING SURFACE(S) WITHIN 36 INCHES (914 MM) HORIZONTALLY OF THE PLANE OF THE GLAZING.
EXCEPTION: SAFETY GLAZING FOR ITEM 7 IS NOT REQUIRED FOR THE FOLLOWING INSTALLATIONS:
1. A PROTECTIVE BAR 11/2 INCHES (38 MM) OR MORE IN HEIGHT, CAPABLE OF WITHSTANDING A HORIZONTAL LOAD OF 50 POUNDS PLF (730 N/M) WITHOUT CONTACTING THE GLASS, IS INSTALLED ON THE ACCESSIBLE SIDES OF THE GLAZING 34 INCHES TO 38 INCHES (864 MM TO 965 MM) ABOVE THE FLOOR.
2. THE OUTBOARD PANE IN INSULATING GLASS UNITS OR MULTIPLE GLAZING WHERE THE BOTTOM EXPOSED EDGE OF THE GLASS IS 25 FEET (7620 MM) OR MORE ABOVE ANY GRADE, ROOF, WALKING SURFACE OR OTHER HORIZONTAL OR SLOPED (WITHIN 45 DEGREES OF HORIZONTAL) (0.78 RAD) SURFACE ADJACENT TO THE GLASS EXTERIOR.
8. GLAZING IN GUARDS AND RAILINGS, INCLUDING STRUCTURAL BALUSTER PANELS AND NONSTRUCTURAL IN-FILL PANELS, REGARDLESS OF AREA OR HEIGHT ABOVE A WALKING SURFACE.
9. GLAZING IN WALLS AND FENCES ENCLOSING INDOOR AND OUTDOOR SWIMMING POOLS, HOT TUBS AND SPAS WHERE ALL OF THE FOLLOWING CONDITIONS ARE PRESENT:
9.1. THE BOTTOM EDGE OF THE GLAZING ON THE POOL OR SPA SIDE IS LESS THAN 60 INCHES (1524 MM) ABOVE A WALKING SURFACE ON THE POOL OR SPA SIDE OF THE GLAZING; AND
9.2. THE GLAZING IS WITHIN 60 INCHES (1524 MM) HORIZONTALLY OF THE WATER'S EDGE OF A SWIMMING POOL OR SPA.
10. GLAZING ADJACENT TO STAIRWAYS, LANDINGS AND RAMPS WITHIN 36 INCHES (914 MM) HORIZONTALLY OF A WALKING SURFACE; WHEN THE EXPOSED SURFACE OF THE GLASS IS LESS THAN 60 INCHES (1524 MM) ABOVE THE PLANE OF THE ADJACENT WALKING SURFACE.
11. GLAZING ADJACENT TO STAIRWAYS WITHIN 60 INCHES (1524 MM) HORIZONTALLY OF THE BOTTOM TREAD OF A STAIRWAY IN ANY DIRECTION WHEN THE EXPOSED SURFACE OF THE GLASS IS LESS THAN 60 INCHES (1524 MM) ABOVE THE NOSE OF THE TREAD.
EXCEPTION: SAFETY GLAZING FOR ITEM 10 OR 11 IS NOT REQUIRED FOR THE FOLLOWING INSTALLATIONS WHERE:
1. THE SIDE OF A STAIRWAY, LANDING OR RAMP WHICH HAS A GUARDRAIL OR HANDRAIL, INCLUDING BALUSTERS OR IN-FILL PANELS, COMPLYING WITH THE PROVISIONS OF SECTIONS 1012 AND 1607.7; AND
2. THE PLANE OF THE GLASS IS GREATER THAN 18 INCHES (457 MM) FROM THE RAILING.

aeurbia
architects and engineers
909 West South Jordan Parkway
south jordan, utah 84095
phone: 801.746.0456 - fax: 801.575.6456
webpage: aeurbia.com

LICENSED ARCHITECT 174600 JAMES MICHAEL [illegible] STATE OF UTAH
4/25/2025 11:55:17 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

WINDOW ELEVATIONS

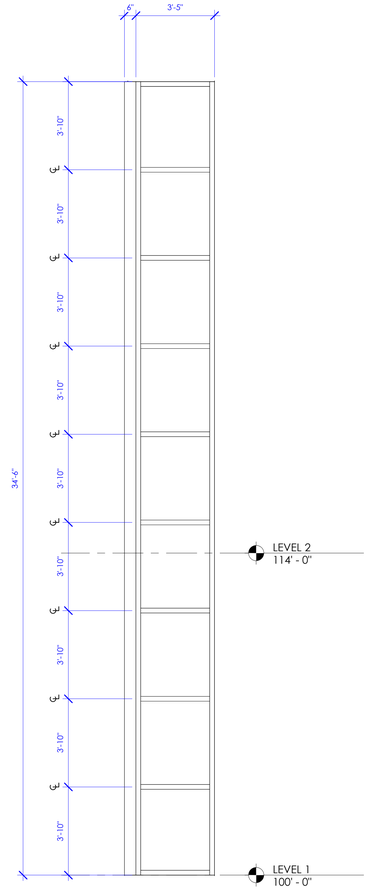
DATE: **04/23/2025**

SHEET #:

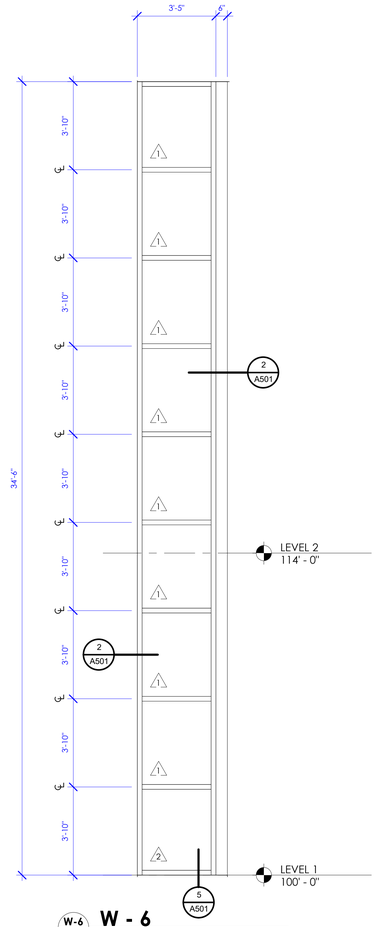
A602

4/25/2025 11:55:17 AM

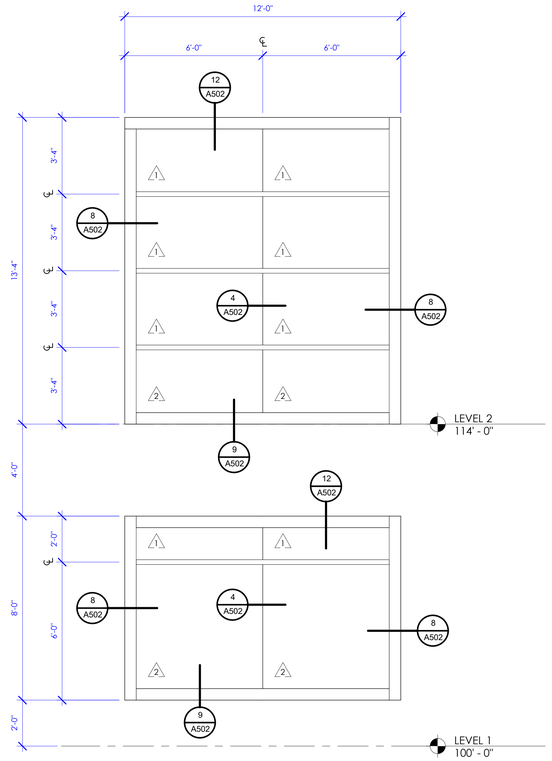
C:\Users\jfrost\Documents\AE2022.290 Catalyst Building #7 (southeast)182.rvt



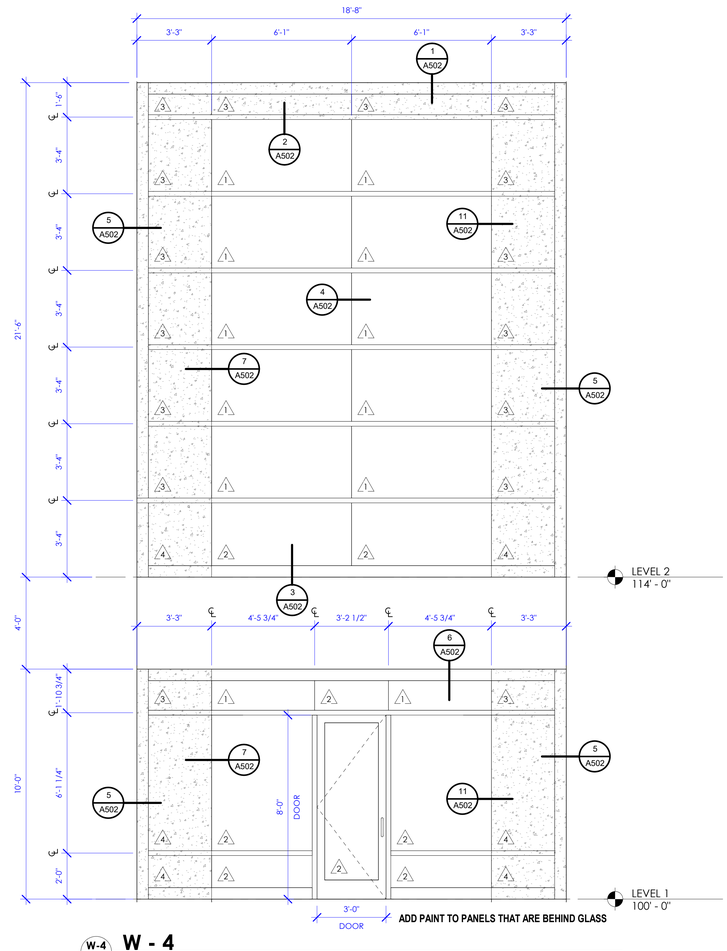
W-7 A603 **W - 7**
3/8" = 1'-0"



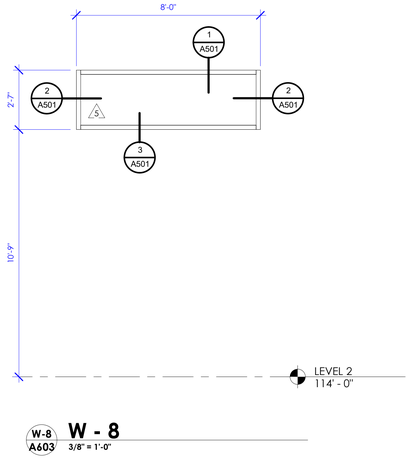
W-6 A603 **W - 6**
3/8" = 1'-0"



W-5 A603 **W - 5**
3/8" = 1'-0"



W-4 A603 **W - 4**
3/8" = 1'-0"



W-8 A603 **W - 8**
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= GRAY TINTED GLAZING WITH CONCRETE BEHIND. PAINT CONCRETE BEHIND GLASS.

= CLEAR GLAZING

GLASS: TRULITE 1" OA (1/4 - 1/2 AS-1/4) GREYLITE II / SOLARBAN 60 (3)

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- - OR APPROVED EQUAL - -

NOTES

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5. REFER TO MECHANICAL COMCHECK FOR MINIMUM DESIGN STANDARDS FOR GLAZING.

GLAZING LEGEND:

1 GRAY TINTED 1" THICK LOW-E GLAZING, U-VALUE: 0.35 SHGC: 0.25

2 GRAY TINTED 1" THICK LOW-E SAFETY GLAZING, U-VALUE: 0.35 SHGC: 0.25

3 1/4" GRAY TINTED GLASS

4 1/4" GRAY TINTED SAFTEY GLASS

5 1" THICK CLEAR TINTED LOW E GAZING

TEMPERED GLAZING NOTES:

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2. GLAZING IN FIXED AND SLIDING PANELS OF SLIDING DOOR ASSEMBLIES AND PANELS IN SLIDING AND BIFOLD CLOSET DOOR ASSEMBLIES.
3. GLAZING IN STORM DOORS.
4. GLAZING IN UNFRAMED SWINGING DOORS.
5. GLAZING IN DOORS AND ENCLOSURES FOR HOT TUBS, WHIRLPOOLS, SAUNAS, STEAM ROOMS, BATHTUBS AND SHOWERS. GLAZING IN ANY PORTION OF A BUILDING WALL ENCLOSING THESE COMPARTMENTS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60 INCHES (1524 MM) ABOVE A STANDING SURFACE.
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EXCEPTIONS:
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2. WHERE ACCESS THROUGH THE DOOR IS TO A CLOSET OR STORAGE AREA 3 FEET (914 MM) OR LESS IN DEPTH. GLAZING IN THIS APPLICATION SHALL COMPLY WITH SECTION 2406.3, ITEM 7.
3. GLAZING IN WALLS PERPENDICULAR TO THE PLANE OF THE DOOR IN A CLOSED POSITION, OTHER THAN THE WALL TOWARDS WHICH THE DOOR SWINGS WHEN OPENED. IN ONE- AND TWO- FAMILY DWELLINGS OR WITHIN DWELLING UNITS IN GROUP R-2.
7. GLAZING IN AN INDIVIDUAL FIXED OR OPERABLE PANEL, OTHER THAN IN THOSE LOCATIONS DESCRIBED IN PRECEDING ITEMS 5 AND 6, WHICH MEETS ALL OF THE FOLLOWING CONDITIONS:
7.1. EXPOSED AREA OF AN INDIVIDUAL PANE GREATER THAN 9 SQUARE FEET (0.84 M2);
7.2. EXPOSED BOTTOM EDGE LESS THAN 18 INCHES (457 MM) ABOVE THE FLOOR;
7.3. EXPOSED TOP EDGE GREATER THAN 36 INCHES (914 MM) ABOVE THE FLOOR; AND
7.4. ONE OR MORE WALKING SURFACE(S) WITHIN 36 INCHES (914 MM) HORIZONTALLY OF THE PLANE OF THE GLAZING.
EXCEPTION: SAFETY GLAZING FOR ITEM 7 IS NOT REQUIRED FOR THE FOLLOWING INSTALLATIONS:
1. A PROJECTIVE BAR 11/2 INCHES (38 MM) OR MORE IN HEIGHT, CAPABLE OF WITHSTANDING A HORIZONTAL LOAD OF 50 POUNDS PLF (730 N/M) WITHOUT CONTACTING THE GLASS, IS INSTALLED ON THE ACCESSIBLE SIDES OF THE GLAZING 34 INCHES TO 38 INCHES (864 MM TO 965 MM) ABOVE THE FLOOR.
2. THE OUTBOARD PANE IN INSULATING GLASS UNITS OR MULTIPLE GLAZING WHERE THE BOTTOM EXPOSED EDGE OF THE GLASS IS 25 FEET (7620 MM) OR MORE ABOVE ANY GRADE, ROOF, WALKING SURFACE OR OTHER HORIZONTAL OR SLOPED (WITHIN 45 DEGREES OF HORIZONTAL) (0.78 RAD) SURFACE ADJACENT TO THE GLASS EXTERIOR.
8. GLAZING IN GUARDS AND RAILINGS, INCLUDING STRUCTURAL BALUSTER PANELS AND NONSTRUCTURAL IN-FILL PANELS, REGARDLESS OF AREA OR HEIGHT ABOVE A WALKING SURFACE.
9. GLAZING IN WALLS AND FENCES ENCLOSING INDOOR AND OUTDOOR SWIMMING POOLS, HOT TUBS AND SPAS WHERE ALL OF THE FOLLOWING CONDITIONS ARE PRESENT:
9.1. THE BOTTOM EDGE OF THE GLAZING ON THE POOL OR SPA SIDE IS LESS THAN 60 INCHES (1524 MM) ABOVE A WALKING SURFACE ON THE POOL OR SPA SIDE OF THE GLAZING; AND
9.2. THE GLAZING IS WITHIN 60 INCHES (1524 MM) HORIZONTALLY OF THE WATER'S EDGE OF A SWIMMING POOL OR SPA.
10. GLAZING ADJACENT TO STAIRWAYS, LANDINGS AND RAMPS WITHIN 36 INCHES (914 MM) HORIZONTALLY OF A WALKING SURFACE; WHEN THE EXPOSED SURFACE OF THE GLASS IS LESS THAN 60 INCHES (1524 MM) ABOVE THE PLANE OF THE ADJACENT WALKING SURFACE.
11. GLAZING ADJACENT TO STAIRWAYS WITHIN 60 INCHES (1524 MM) HORIZONTALLY OF THE BOTTOM TREAD OF A STAIRWAY IN ANY DIRECTION WHEN THE EXPOSED SURFACE OF THE GLASS IS LESS THAN 60 INCHES (1524 MM) ABOVE THE NOSE OF THE TREAD.
EXCEPTION: SAFETY GLAZING FOR ITEM 10 OR 11 IS NOT REQUIRED FOR THE FOLLOWING INSTALLATIONS WHERE:
1. THE SIDE OF A STAIRWAY, LANDING OR RAMP WHICH HAS A GUARDRAIL OR HANDRAIL, INCLUDING BALUSTERS OR IN-FILL PANELS, COMPLYING WITH THE PROVISIONS OF SECTIONS 1012 AND 1607.7; AND
2. THE PLANE OF THE GLASS IS GREATER THAN 18 INCHES (457 MM) FROM THE RAILING.

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phone: 801.746.0456 - fax: 801.575.6456
webpage: aeurbia.com

LICENSED ARCHITECT 174600 JAMES MICHAEL WALKER STATE OF UTAH

4/25/2025 11:55:18 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

WINDOW ELEVATIONS

DATE: 04/23/2025

SHEET #:

A603

4/25/2025 11:55:18 AM

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4/8/2025 10:58:28 AM

DESIGN CODE:

2021 INTERNATIONAL BUILDING CODE (IBC)

DESIGN CRITERIA:

SEISMIC DESIGN CRITERIA

RISK CATEGORY	= II
SEISMIC IMPORTANCE FACTOR, Ie	= 1.0
SOIL SITE CLASS	= D
SEISMIC DESIGN CATEGORY	= D
CALCULATED BUILDING PERIOD, T	= 0.31 SECONDS
MAPPED SPECTRAL RESPONSE ACCELERATIONS	
SHORT PERIOD ACCELERATION, SS	= 1.006G
1-SECOND ACCELERATION, S1	= 0.771G
SEISMIC RESPONSE COEFFICIENTS	
SHORT PERIOD SITE COEFFICIENT, FA	= 1.0
LONG PERIOD SITE COEFFICIENT, FV	= 1.7
DESIGN SPECTRAL RESPONSE ACCELERATIONS	
SHORT PERIOD ACCELERATION, SDS	= 0.671G
1-SECOND ACCELERATION, SD1	= 0.874G

LATERAL FORCE RESISITING SYSTEM

SPECIAL REINFORCED CONCRETE SHEARWALLS:	
RESPONSE MODIFICATION FACTOR, R	= 5.0
SYSTEM OVERSTRENGTH FACTOR, OO	= 2.5
DEFLECTION AMPLIFICATION FACTOR, CD	= 5.0
SEISMIC RESPONSE COEFFICIENT, CS	= 0.134
SEISMIC ANALYSIS PROCEDURE	= E.L.F.
CALCULATED SEISMIC BASE SHEAR, VS	= 542 KIPS

WIND DESIGN CRITERIA

3 SECOND GUST WIND SPEED	= 115 MPH
WIND EXPOSURE	= C
INTERNAL PRESSURE COEFFICIENT	= ± 0.18
COMPONENT & CLADDING DESIGN PRESSURE	= 30 PSF (VARIES BY HT)
WIND ANALYSIS PROCEDURE:	= DIRECTIONAL
CALCULATED WIND BASE SHEAR, VW	= 152 KIPS

DESIGN LOADS:

DESIGN LOADS ARE THOSE RECOMMENDED BY THE IBC, LOCAL BUILDING CODES, AND THOSE RECOMMENDED BY JMWA/AEURBIA. CHANGES TO THE DESIGN LOADS MUST BE SUBMITTED TO AND APPROVED IN WRITING BY THE OWNER AND JMWA/AEURBIA IN WRITING PRIOR TO FABRICATION OR CONSTRUCTION.

1. COLLATERAL LOAD(S) ARE DEFINED AS MECHANICAL AND/OR OTHER LOADS FOR USE IN THE FUTURE.

ROOF LOADS

ROOF DEAD LOAD	= 25 PSF [20 PSF + 5 PSF (COLLATERAL)]
ROOF SNOW LOAD:	
GROUND SNOW LOAD, PG	= 30 PSF
SNOW IMPORTANCE FACTOR, IS	= 1.0
SNOW EXPOSURE FACTOR, CE	= 1.0
THERMAL FACTOR, CT	= 1.0
FLAT ROOF SNOW LOAD, PF	= 21PSF + DRIFT

EARTHWORK:

DESIGN CRITERIA:

SOILS REPORT BY:	GSH GEOTECHNICAL INC.
PROJECT No.:	1111-020-20 & 1111-030-22
DATE:	OCTOBER 3, 2020 & OCTOBER 27, 2022

DESIGN VALUES:

SOIL BEARING PRESSURE:	2000 PSF
FROST PROTECTION:	30 INCHES
ENGINEERED FILL	AS REQ'D ON PLAN & SOILS REPORT
COEFFICIENT OF FRICTION	=0.3

REQUIREMENTS

1. ALL EARTHWORK, MATERIALS, AND PLACEMENT MUST MEET THE APPROVAL OF THE GEOTECHNICAL / SOILS ENGINEER.
2. THE CONTRACTOR AND OWNER SHALL BE RESPONSIBLE FOR FIELD VERIFICATION OF ALL SITE SOIL CONDITIONS.
3. ANY UNFORESEEN CONDITIONS ENCOUNTERED DURING SITE PREPARATION SHALL BE BROUGHT TO THE ATTENTION OF THE SOILS ENGINEER AND ARCHITECT.
4. CONTRACTOR SHALL STRIP THE BUILDING AREA FROM ALL VEGETATION, DEBRIS, AND TOPSOIL. CONTRACTOR SHALL EXCAVATE ANY REMAINING LOOSE NATURAL OR FILL SOILS TO EXPOSE COMPETENT NATURAL SOILS. CONTRACTOR SHALL REMOVE EXISTING FOOTINGS, FOUNDATIONS, SLABS, SITE PAVING, DEBRIS, AND STRUCTURES AS REQUIRED.
5. CONTRACTOR SHALL CHECK FOR SOFT SPOTS OR OTHER UNSUITABLE SOILS BY PROOF ROLLING THE ENTIRE BUILDING PAD AREA WITH NORMAL COMPACTION EQUIPMENT. REMOVE UNSUITABLE MATERIALS AND REPLACE WITH COMPACTED ENGINEERED STRUCTURAL FILL OR 2,000 PSI LEAN CONCRETE. (FLOWABLE FILL).
6. ENGINEERED OR STRUCTURAL FILL MATERIAL BENEATH FOOTINGS SHALL MEET THE REQUIREMENTS OF SOILS REPORT AND SPECIFICATIONS.
7. SEE PLANS FOR THICKNESS OF ALL FLOOR SLABS. UNDERLAY ALL SLABS WITH AT LEAST A 4" THICK LAYER OF FREE-DRAINING GRANULAR MATERIAL. GRANULAR MATERIAL SHALL BE "PEA" GRAVEL OR 1" MINUS CLEAN GAP-GRADED GRAVEL.
8. BACKFILL AROUND FOUNDATION WALLS SHALL BE PERFORMED USING GRANULAR MATERIAL. CARE SHALL BE TAKEN IN PLACING BACKFILL MATERIALS SO AS NOT TO DAMAGE THE FOUNDATION. CONTRACTOR SHALL MONITOR BACKFILL OPERATIONS AS NEEDED.
9. REFER TO THE PROJECT SPECIFICATIONS AND SOILS REPORT FOR FURTHER EARTHWORK REQUIREMENTS.

GENERAL STRUCTURAL NOTES:

1. GENERAL STRUCTURAL NOTES ARE INTENDED TO COMPLEMENT PROJECT STRUCTURAL PLANS AND PROJECT SPECIFICATIONS. SPECIFIC NOTES ON PLANS, DETAILS, AND SCHEDULES SHALL GOVERN OVER THE GENERAL NOTES.
2. TYPICAL DETAILS AND SECTIONS SHALL APPLY WHERE SPECIFIC DETAILS ARE NOT SHOWN.
3. DIMENSIONS SHOWN ON PLANS ARE FOR INFORMATION ONLY. CONSTRUCTION DRAWINGS SHALL NOT BE SCALED FOR DIMENSIONS FOR CONSTRUCTION OR SHOP DRAWINGS.
4. CHANGES TO THE CONTRACT DOCUMENTS MAY BE MADE ONLY BY WRITTEN AUTHORIZATION FROM AN AUTHORIZED REPRESENTATIVE OF J.M. WILLIAMS AND ASSOCIATES JMWA/AE URBIA. JMWA/AE URBIA SHALL BE HELD HARMLESS FOR ANY CLAIMS ARISING DIRECTLY OR INDIRECTLY FROM CHANGES MADE WITHOUT WRITTEN AUTHORIZATION FROM AN AUTHORIZED REPRESENTATIVE OF JMWA/AE URBIA.
5. CONTRACTOR IS RESPONSIBLE TO VERIFY ALL DIMENSIONS, ELEVATIONS, AND SITE CONDITIONS PRIOR TO CONSTRUCTION/FABRICATION AND SHALL IMMEDIATELY NOTIFY ARCHITECT/ENGINEER OF ANY DISCREPANCIES.
6. THE STRUCTURAL DRAWINGS SHALL NOT BE CONSIDERED ALL INCLUSIVE AND DO NOT CONTAIN ALL DIMENSIONS, ELEVATIONS, AND OPENINGS, NEEDED FOR CONSTRUCTION. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE WITH ARCHITECTURAL DRAWINGS, SITE CONDITIONS, AND OTHER TRADES INCLUDING BUT NOT LIMITED TO ARCHITECTURAL, MECHANICAL, CIVIL, ELECTRICAL, AND PLUMBING.
7. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT AND/OR ENGINEER OF ANY DISCREPANCIES, OMISSIONS OR CONFLICTS BETWEEN THE VARIOUS ELEMENTS OF THE CONSTRUCTION DOCUMENTS, SPECIFICATIONS, AND EXISTING CONDITIONS BEFORE PROCEEDING WITH THE CONSTRUCTION/FABRICATION OF ANY AFFECTED ELEMENTS. IN CASE OF CONFLICT, THE MOST STRINGENT REQUIREMENTS AS DIRECTED BY THE ARCHITECT/ENGINEER SHALL GOVERN AND BE PERFORMED AT NO ADDITIONAL COST TO THE OWNER.
8. THE CONTRACTOR SHALL SUBMIT A WRITTEN REQUEST TO THE ARCHITECT/ENGINEER BEFORE PROCEEDING WITH ANY CHANGES, SUBSTITUTIONS, OR MODIFICATIONS. ANY CONSTRUCTION, FABRICATION, OR INSTALLATION PERFORMED BEFORE RECEIVING THE ARCHITECT/ENGINEERS WRITTEN APPROVAL WILL BE AT THE CONTRACTOR'S RISK/EXPENSE.
9. THE CONTRACTOR SHALL COORDINATE THE WORK PERFORMED BY ALL TRADES AND IS ULTIMATELY RESPONSIBLE FOR COMPLIANCE WITH CONTRACT DOCUMENTS AND CODE REQUIREMENTS. THE CONTRACTOR SHALL MEET ALL NOTED REQUIREMENTS AND SHALL INCLUDE THE ASSOCIATED COSTS IN THEIR RESPECTIVE BID.
10. THE CONTRACTOR IS RESPONSIBLE TO COORDINATE WITH ALL TRADES AND SHALL NOTIFY ENGINEER OF SIZE AND LOCATION OF ANY EQUIPMENT OR OTHER ADDITIONAL LOADS NOT SHOWN ON STRUCTURAL PLANS OR TYPICAL DETAILS BEFORE CONSTRUCTION/FABRICATION.
11. FAILURE TO FOLLOW PLANS AND CONSTRUCTION DOCUMENTS CONSTITUTES CHANGE IN PROJECT SCOPE. THE ENGINEER RESERVES THE RIGHT TO REQUEST REPLACEMENT OF ANY PORTION OF THE STRUCTURE DEVIATING FROM THE PLANS WHERE WRITTEN APPROVAL HAS NOT BEEN OBTAINED. DEVIATION FROM CONSTRUCTION DOCUMENTS WITHOUT WRITTEN APPROVAL RELIEVES ENGINEER OF ALL LIABILITY, AND CONTRACTOR ASSUMES FULL LIABILITY. STRUCTURE DEVIATING FROM THE PLANS WHERE WRITTEN APPROVAL HAS NOT BEEN OBTAINED.
12. STRUCTURAL ELEMENTS SHALL NOT BE CUT FOR PIPES, DUCTS, SLEEVES, ETC. UNLESS NOTED OTHERWISE IN THE PLANS AND TYPICAL DETAILS. THE CONTRACTOR SHALL OBTAIN WRITTEN APPROVAL FROM THE ARCHITECT/ENGINEER FOR INSTALLATION OF ANY ADDITIONAL PIPES, DUCTS, OPENINGS, ETC NOT EXPLICITLY SHOWN ON CONTRACT DOCUMENTS.
13. THE CONTRACTOR IS RESPONSIBLE FOR THE MEANS AND METHODS OF CONSTRUCTION.
14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TEMPORARY SHORING AND BRACING AS NECESSARY. SHORING AND SUPPORT BEAMS SHALL SUPPORT ALL LOADS TO WHICH THE STRUCTURE MAY BE SUBJECTED (I.E. WIND, CONSTRUCTION LOADING, ETC.). SHORING SHALL REMAIN IN PLACE AS LONG AS SAFETY REQUIRES AND/OR UNTIL ALL THE STRUCTURAL ELEMENTS ARE IN PLACE AND CONNECTED AS REQUIRED IN THE CONTRACT DOCUMENTS.
15. DURING AND AFTER CONSTRUCTION, THE LOADS IMPOSED ON THE STRUCTURE BY THE CONTRACTOR AND OWNER SHALL BE WITHIN THE LIMITS OF THE OCCUPANCY DESIGN LOADS. SEE STRUCTURAL PLANS AND CALCULATIONS FOR THE OCCUPANCY DESIGN LOADINGS AND CRITERIA.
16. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SAFETY AND PROTECTION WITHIN AND ADJACENT TO THE JOB SITE.
17. VISITS TO THE JOB SITE BY REPRESENTATIVES OF JMWA/AE URBIA DO NOT CONSTITUTE APPROVAL OR SPECIAL INSPECTION OF THE WORK PERFORMED BY THE CONTRACTOR OR HIS SUBCONTRACTORS.
18. JMWA/AE URBIA SHALL RECEIVE COPIES OF ALL SPECIAL INSPECTION REPORTS COMPLETED BY THE REVIEWING AUTHORITY OR THIRD PARTY REGARDING STRUCTURAL ITEMS LISTED FOR SPECIAL INSPECTION.
19. ALL DEFERRED SUBMITTAL ITEMS, COMPONENTS, AND SYSTEMS NOT SPECIFICALLY ENGINEERED BY THE ENGINEER OF RECORD SHALL BE "DESIGN-BUILD" BY THE CONTRACTOR. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING SHOP DRAWINGS OR AS-BUILT DRAWINGS STAMPED BY A PROFESSIONAL ENGINEER IF REQUIRED BY THE REVIEWING AUTHORITY OR JURISDICTION. IF PRE-ENGINEERED SYSTEM IMPACTS THE ORIGINAL DESIGN FOR INTENT OF THE PROJECT IN ANY WAY, CONTRACTOR SHALL COORDINATE WITH ENGINEER OF RECORD PRIOR TO INSTALLATION.
20. JMWA/AEURBIA IS NOT RESPONSIBLE FOR THE COST OF CONSTRUCTION NOR PROJECT BUDGETS. ANY STRUCTURAL CHANGES REQUIRED BY THE CONTRACTOR, OWNER OR ARCHITECT SHALL BE INVOICED BY JMWA/AEURBIA AND TREATED AS ADDITIONAL SERVICES.
21. JMWA/AEURBIA SHALL BE COMPENSATED FOR ADDITIONAL ENGINEERING REQUIRED AS A RESULT OF ANY THIRD PARTY OR CITY REVIEW, PROVIDED ORIGINAL DESIGN IS IN ACCORDANCE WITH THE CURRENT BUILDING CODE.
22. OMISSIONS IDENTIFIED DURING PLAN REVIEW OR CONSTRUCTION SHALL BE ENGINEERED BY THE ENGINEER OF RECORD AT NO ADDITIONAL COST TO THE OWNER. THE OWNER SHALL BE RESPONSIBLE FOR PAYMENT OF OMISSIONS THROUGH AN APPROVED CHANGE ORDER.
23. REVIEW OF SHOP DRAWING SUBMITTAL ITEMS BY JMWA/AE URBIA SHALL BE FOR GENERAL COMPLIANCE WITH THE INFORMATION GIVEN IN THE CONTRACT DOCUMENTS AND IS NOT INTENDED FOR APPROVAL. SHOP DRAWING REVIEW DOES NOT RELIEVE THE CONTRACTOR FROM THE RESPONSIBILITY OF COMPLETING THE PROJECT ACCORDING TO CONTRACT DOCUMENTS.
24. STRUCTURAL SHOP DRAWINGS SHALL BE REVIEWED BY THE ENGINEER AND ARCHITECT OF RECORD PRIOR TO FABRICATION AND ERECTION.
25. THE FOLLOWING LIST INCLUDES, BUT IS NOT LIMITED TO, SPECIFIC ITEMS FOR WHICH SHOP DRAWING SUBMITTALS SHALL BE SUBMITTED BY THE CONTRACTOR TO THE ARCHITECT/ENGINEER FOR REVIEW PRIOR TO FABRICATION/INSTALLATION:
    - A. CONCRETE MIX DESIGN
    - B. CONCRETE REINFORCING
    - C. STRUCTURAL STEEL
    - D. STEEL DECKING
    - E. CONCRETE TILT-UP PANELS
    - F. ALL DEFERRED SUBMITTAL ITEMS

DEFERRED SUBMITTALS:

1. FOR THE PURPOSES OF THIS SECTION, DEFERRED SUBMITTALS ARE DEFINED PER IBC SECTION 107.3.4.1 AS THOSE PORTIONS OF THE DESIGN WHICH ARE NOT SUBMITTED AT THE TIME OF THE APPLICATION AND WHICH ARE TO BE SUBMITTED TO THE BUILDING OFFICIAL WITHIN A SPECIFIED PERIOD.
2. DEFERRAL OF ANY SUBMITTAL ITEMS SHALL HAVE PRIOR APPROVAL OF THE BUILDING OFFICIAL. THE ARCHITECT OR ENGINEER OF RECORD SHALL LIST THE DEFERRED SUBMITTALS ON THE PLANS AND SHALL SUBMIT THE DEFERRED SUBMITTAL DOCUMENTS FOR REVIEW BY THE BLDG OFFICIAL.
3. SUBMITTAL DOCUMENTS FOR DEFERRED SUBMITTAL ITEMS SHALL BE SUBMITTED TO THE ARCHITECT OR ENGINEER FOR REVIEW PRIOR TO FABRICATION AND INSTALLATION AND SHALL INCLUDE:
    - A. COMPLETE CALCULATIONS INDICATING MEMBER FORCES, STRESSES, DURATION FACTORS, DIMENSIONS, AND LOCATIONS.
    - B. MATERIAL GRADES, DIMENSIONS, SIZES AND LOCATIONS.
    - C. INDICATION OF TYPE AND SIZE OF CONNECTION (WHERE REQUIRED) AND DESIGN REACTIONS AT CONNECTION POINTS FOR REVIEW BY ENGINEER OF RECORD.
4. DEFERRED SUBMITTAL ITEMS SHALL NOT BE INSTALLED UNTIL THEIR DESIGN AND SUBMITTAL DOCUMENTS HAVE BEEN APPROVED BY THE BUILDING OFFICIAL.

DEFERRED SUBMITTAL ITEMS:

1. OPEN-WEB STEEL JOIST & GIRDERS

CONCRETE NOTES:

1. ALL WORK SHALL BE IN STRICT ACCORDANCE WITH THE IBC, LOCAL ORDINANCES, AND THE MOST CURRENTLY ADOPTED VERSION OF THE AMERICAN CONCRETE INSTITUTE (ACI) ACI 318.
2. CONTRACTOR SHALL COORDINATE OPENINGS, BLOCK OUTS, CURBS, DOWELS, SLEEVES, CONTROL JOINTS, BOLTS, AND ANY OTHER EMBEDDED ITEMS WITH MECHANICAL, ELECTRICAL, AND ARCHITECTURAL PRIOR TO PLACING CONCRETE.
3. NO OPENINGS, PIPES, DUCTS, SLEEVES, ETC. SHALL BE PLACED IN STRUCTURAL CONCRETE INCLUDING BUT NOT LIMITED TO WALLS, BEAMS, COLUMNS, FOOTINGS, GRADE BEAMS AND SUSPENDED SLABS (INCLUDED CONCRETE OVER METAL DECK) UNLESS SPECIFICALLY DETAILED OR WRITTEN APPROVAL IS GIVEN BY ENGINEER. FOOTINGS SHALL BE STEPPED TO AVOID PIPING UNLESS OTHERWISE DETAILED.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR PROPER PLACEMENT OF ALL ANCHOR BOLTS, SEISMIC ANCHORS OR STRAPS, ETC.,. INSTALL PER MANUFACTURER'S SPECIFICATIONS.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN, DETAILING, CARE, PLACEMENT AND REMOVAL OF ALL FORMWORK AND SHORES. DO NOT REMOVE FORMS AND SHORING UNTIL STRUCTURAL MEMBERS ACQUIRE SUFFICIENT STRENGTH TO SUPPORT THEIR OWN WEIGHT PLUS CONSTRUCTION LOADS.
6. ONLY ONE GRADE OR TYPE OF CONCRETE SHALL BE POURED ON SITE AT ANY GIVEN TIME.
7. CONTRACTOR SHALL SEE CIVIL DRAWINGS AND PROJECT SPECIFICATIONS FOR ADDITIONAL SITE CONCRETE REQUIREMENTS NOT GIVEN IN THIS SECTION.
8. CONSTRUCTION ACTIVITY OR STORAGE OF MATERIALS SHALL NOT TAKE PLACE ON NEWLY PLACED CONCRETE UNTIL CONCRETE HAS ACHIEVED 75% OF SPECIFIED CONCRETE STRENGTH OR 7-DAYS, WHICHEVER IS SOONEST. DAMAGED SLABS OR OTHER STRUCTURAL CONCRETE BECAUSE OF CONSTRUCTION ACTIVITIES SHALL BE REPAIRED OR REPLACED AT NO ADDITIONAL EXPENSE TO THE OWNER.
9. CONTRACTOR SHALL FOLLOW RECOMMENDATIONS IN ACI 305R FOR HOT WEATHER CONCRETE PLACEMENT AND ACI 306R FOR COLD WEATHER CONCRETE PLACEMENT.

CONCRETE MATERIALS

1. ALL CONCRETE ON SITE SHALL BE TYPE I/II CEMENT PER ASTM C150 FOR ALL CONCRETE
2. NO ALUMINUM CONDUIT, PRODUCT CONTAINING ALUMINUM, OR ANY OTHER MATERIAL THAT MAY BE INJURIOUS TO CONCRETE SHALL BE EMBEDDED IN CONCRETE.
3. MAXIMUM SLUMP OF CONCRETE IS EQUAL TO 4 INCHES PLUS OR MINUS 1 INCH. CEMENTITIOUS MATERIALS AND AGGREGATES, UNO:
4. CEMENTITIOUS MATERIALS AND AGGREGATES, UNO:
    - A. MIXING WATER — ASTM C1602
    - B. FLY ASH AND POZZOLAN — ASTM C618
    - C. (25% MAX CEMENTITOUS CONTENT, TYP)
    - D. NORMAL WEIGHT AGGREGATES — ASTM C 33
    - E. LIGHT WEIGHT AGGREGATES — ASTM C330
    - F. MAX AGGREGATE SIZE USED:
        - i. 1/5 NARROWEST DIMENSION BTWN FORMS
        - ii. 1/3 DEPTH OF THE SLAB
        - iii. 3/4 THE MIN CLEAR SPACING BTWN BARS
5. ADMIXTURES WHEN USED, UNO:
    - A. WATER REDUCING AND RETARDING ADMIXTURE — ASTM C494
    - B. AIR ENTRAINING ADMIXTURE — ASTM C260
    - C. CHLORIDE ION CORROSION PREVENTION — ASTM C1582
    - D. CALCIUM CHLORIDE SHALL NOT BE ADDED TO CONCRETE MIX
    - E. ADMIXTURES NOT MENTIONED AS PART OF THIS SECTION SHALL BE SUBMITTED TO ENGINEER FOR REVIEW BEFORE USE.

CONCRETE STRENGTH

CONCRETE SHALL BE SUPPLIED TO MEET THE FOLLOWING STRENGTH REQUIREMENTS AND REQUIREMENTS SPECIFIC TO THE EXPOSURE CLASSES INCLUDING LIMITS ON WATER/CEMENT RATIO AND AIR CONTENT FOR GIVEN IN ACCORDANCE WITH ACI 318:

CONCRETE ELEMENT:	STRENGTH:	EXPOSURE CLASS:
FOOTINGS & FOUNDATION WALLS:	4000 PSI	(F1, S0, W0, C1)
TILT-UP CONCRETE WALL PANELS	4500 PSI	(F2, S0, W1, C1)
INTERIOR SLABS ON GRADE:	3500 PSI	(F0, S0, W0, C0)
SITE CONCRETE:	4500 PSI	(F3, S0, W1, C2)

REINFORCEMENT & ANCHORAGE

1. REINFORCING STEEL
    - A. TYPICAL REINFORCING BAR — ASTM 615 GRADE 60
    - i. TILT WALLS: — ASTM 706 GRADE 60
    - ii. FIELD BENT DOWELS: — ASTM 615 GRADE 40 (OPTIONAL)
2. DEFORMED BAR ANCHORS (DBA): — ASTM A496
3. HEADED STUD ANCHORS (HSA): — ASTM A108
4. ANCHOR BOLTS:
    - B. TYPICAL:
        - i. ANCHOR BOLTS: — ASTM F1554 GRADE 36
        - ii. NUTS: — ASTM A563 NUTS AND
        - iii. HARDENED WASHERS: — ASTM F436 (5/16" THICK UNO)
5. ALL SPLICES IN REINFORCING BARS SHALL MEET THE REQUIREMENTS OF "REINFORCING LAP SPLICE SCHEDULE".
6. DO NOT SPLICE STIRRUPS AND TIES. DO NOT SPLICE VERTICAL BARS IN RETAINING WALLS UNLESS SPECIFICALLY SHOWN IN DETAILS.
7. MECHANICAL SPLICES SHALL BE POSITIVE CONNECTING COUPLERS AND SHALL MEET ALL APPLICABLE CODE REQUIREMENTS. ADJACENT MECHANICAL SPLICES SHALL BE STAGGERED A MINIMUM OF 24 INCHES ALONG THE REINFORCING BARS. TENSILE CAPACITY OF MECHANICAL SPLICES SHALL BE 125% OF THE SPLICED BAR.
8. ALL REINFORCING STEEL SHALL BE DETAILED AND PLACED IN ACCORDANCE WITH THE ACI DETAILING MANUAL AND ACI STANDARDS.
9. CONCRETE TO BE MECHANICALLY CONSOLIDATED DURING PLACEMENT PER ACI STANDARDS.
10. USE CHAIRS OR OTHER SUPPORT DEVICES RECOMMENDED BY THE CRSI TO SUPPORT AND TIE REINFORCEMENT BARS AND WWF PRIOR TO PLACING CONCRETE. WWF SHALL BE ADEQUATELY SUPPORTED ABOVE GRADE OR DECK. IT IS RECOMMENDED THAT CONTINUOUS SUPPORTS ARE PLACED AT 36" O.C. MAXIMUM.
11. LIFTING OF REINFORCING OFF GRADE OR DECK DURING PLACEMENT OF CONCRETE IS NOT PERMITTED.
12. REINFORCING STEEL AND EMBEDS SHALL BE PROPERLY TIED INTO PLACE PRIOR TO PLACING CONCRETE.
13. HORIZONTAL REINFORCEMENT SHALL BE CONTINUOUS THROUGH CONSTRUCTION AND CONTROL JOINTS OR PROVIDE REINFORCING DOWELS TO MATCH MEMBER REINFORCING, UNO.
14. PROVIDE CORNER BARS AT INTERSECTING WALL CORNERS USING THE SAME BAR SIZE AND SPACING AS THE HORIZONTAL WALL REINFORCING, SEE DETAILS.
15. DO NOT WELD REINFORCING BARS. DO NOT SUBSTITUTE REINFORCING BARS FOR DEFORMED BAR ANCHORS OR HEADED STUD ANCHORS.
16. SEE ACI 315 FOR ADDITIONAL DETAILING REQUIREMENTS FOR REINFORCING.
17. CAST-IN-PLACE REINFORCEMENT SHALL HAVE THE FOLLOWING CLEAR COVER:
    - A. CAST AGAINST/PERMANENTLY EXPOSED TO EARTH — 3"
    - B. FORMED CONCRETE EXPOSED TO EARTH/WEATHER:
        - i. #6 THRU #18 BARS — 2"
        - ii. #5 AND SMALLER BARS — 1-1/2"
    - C. CONCRETE NOT EXPOSED EARTH/WEATHER:
        - i. SLABS, WALLS, JOISTS (#11 AND SMALLER) — 3/4"
        - ii. BEAMS, COLUMNS, TIES, STIRRUPS — 1-1/2"
    - D. CONCRETE TILT-UP PANELS
        - i. #8 AND SMALLER BARS — 3/4"
        - ii. #9 THRU #18 BARS — 1-1/2"

CONSTRUCTION AND CONTROL JOINTS:

1. CONSTRUCTION OR CONTROL JOINTS IN ALL EXPOSED CONCRETE NOT SHOWN ON PLANS SHALL BE COORDINATED WITH THE ARCHITECT/ENGINEER BEFORE CONCRETE IS PLACED.
2. SPACING BETWEEN CONSTRUCTION OR CONTROL JOINTS SHALL MEET THE FOLLOWING REQUIREMENTS:
    - A. CONCRETE SLAB ON GRADE OR CONCRETE OVER METAL DECK:
        - i. 4" THICK - 10' O.C. MAX
        - 5" THICK - 10' O.C. MAX
        - 6" THICK - 12' O.C. MAX
        - 8" THICK - 12' O.C. MAX
3. SAWCUT CONTROL JOINTS SHALL BE MADE 1-HR IN HOT WEATHER OR 4-HRS IN COLD WEATHER AFTER COMPLETING THE FINISHING OF THE SLAB IN THAT JOINT LOCATION. CUTTING SHALL BE COMPLETED BEFORE SLAB CONCRETE COOLING OCCURS, SUBSEQUENT TO THE PEAK HEAT OF HYDRATION. USE EARLY ENTRY SAW.
4. CONSTRUCTION JOINTS SHALL NOT EXCEED A DISTANCE OF 125'-0" O.C. IN ANY DIRECTION, HOWEVER DISTANCE MAY BE INCREASE TO 150'-200' UNDER IDEAL CONDITIONS AT CONTRACTORS RISK.
5. THE LENGTH TO WIDTH RATIO OF CONTROL JOINTS SHALL NOT EXCEED 1.25:1.
6. PROVIDE 2 - #4 BARS X 48 INCHES AT ALL DISCONTINUOUS CONTROL OR CONSTRUCTION JOINTS IN SLAB-ON-GRADE.
7. PROVIDE (1) DIAGONAL #3 OR #4 BAR X 48" AT ALL INSIDE CORNERS.
8. CONTRACTOR MAY SUBMIT IN WRITING CHANGES OR MODIFICATIONS TO REQUIREMENTS FOR CONTROL AND CONSTRUCTION JOINTS FOR ARCHITECT, OWNER, AND ENGINEER REVIEW.

FOOTINGS

1. SEE FOOTING SCHEDULE AND DETAILS FOR SIZE AND REINFORCING REQUIREMENTS. TYP. INTERIOR FOOTINGS MAY BE MONOLITHIC WITH SLAB.
2. CONTRACTOR TO ENSURE THAT ALL EXTERIOR FOOTINGS SHALL BEAR BELOW FROST DEPTH AS NOTED IN "EARTHWORK" SECTION. CONTRACTOR SHALL STEP FOOTINGS & FOUNDATION AS REQUIRED.
3. NO FOOTING SHALL BE PLACED IN WATER OR ON FROZEN GROUND.

FOUNDATION AND RETAINING WALLS

1. BRACE WALLS AS REQUIRED UNTIL FLOOR SLABS AND/OR FLOOR FRAMING ARE IN PLACE, AND UNTIL WALLS HAVE PROPERLY CURED.
2. FOUNDATION WALLS AND RETAINING WALLS SHALL NOT BE BACKFILLED UNTIL CONCRETE HAS ACHIEVED THE DESIGN STRENGTH OR IS PROPERLY SHORED.
3. BACKFILL ADJACENT TO FOUNDATION WALLS OR IN LANDSCAPED AREAS SHALL BE PLACED IN 8 INCH MAXIMUM LOOSE LIFTS. FILL SHALL HAVE MOISTURE CONTENT WITHIN 2% OF OPTIMUM AND SHALL BE COMPACTED TO AT LEAST 90% MAXIMUM DENSITY (ASTM D 1557). HEAVY EQUIPMENT SHALL NOT BE USED TO BACKFILL WITHOUT PRIOR CONSENT OF THE ENGINEER.
4. SEE ARCHITECTURAL DRAWINGS AND DETAILS FOR DRAINAGE METHOD BEHIND FOUNDATION AND RETAINING WALLS.
5. CONSTRUCTION JOINTS (COLD JOINTS) IN WALLS SHALL BE WATERPROOFED TO PREVENT LEAKS.
6. CONTRACTOR SHALL COORDINATE ALL STEPS IN WALLS WITH THE ARCHITECTURAL PRIOR TO PLACEMENT.

SLAB ON GRADE

1. THE QUALITY OF THE SLAB-ON-GRADE, INCLUDING CONCRETE AND WORKMANSHIP ARE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR AND THE CONCRETE SUB-CONTRACTOR.
2. THE CONSTRUCTION OF THE SLAB-ON-GRADE IS A MEANS AND METHODS OF CONSTRUCTION. VARIATIONS FROM THESE RECOMMENDATIONS SHALL BE SUBMITTED IN WRITING PRIOR TO DOING THE WORK. CONTRACTOR IS ENCOURAGED TO MAKE APPROVED MODIFICATIONS IN ORDER TO PROVIDE THE BEST SLAB POSSIBLE.
3. THE SLAB-ON-GRADE IS USED TO BRACE TILT-UP WALLS AND IS THEREFORE A STRUCTURAL SLAB, DESIGNED AS AN ALTERNATE DESIGN METHOD AS ALLOWED BY THE IBC AND ACI 318, U.N.O.
4. THE THICKNESS AND REINFORCING OF SLABS ON GRADE SHALL BE AS INDICATED ON THE FOOTING AND FOUNDATION PLAN. ALTERNATE THICKNESS AND REINFORCING MAY BE SUBMITTED TO ARCHITECT FOR OWNER'S CONSIDERATION, BASED ON CONTRACTORS EXPERIENCE.
5. DEPRESSIONS: LOCATION AND DEPTH OF ALL DEPRESSIONS IN SLAB ON GRADE AS REQUIRED IN AREAS OF CERAMIC TILE, SPECIAL ENTRY MATS, HARDWOOD FLOORS, ETC., SHALL BE COORDINATED WITH THE ARCHITECTURAL DRAWINGS.
6. VAPOR RETARDER: PLACEMENT OF SLAB ON GRADE UNDERLAYMENT IS REQUIRED BENEATH FINISHED OFFICE AREAS OR AS OTHERWISE DIRECTED BY ARCHITECT, GEOTECHNICAL ENGINEER, OR OWNER. (OPTION: PROVIDE UNDER ALL SLABS-ON-GRADE.)
    - A. VAPOR RETARDER SHOULD MEET THE FOLLOWING REQUIREMENTS UNLESS NOTED OTHERWISE BY SOILS REPORT:
        - ii. MEET OR EXCEED REQUIREMENTS OF ASTM E1745, CLASS A MINIMUM
        - ii. 10 MIL THICKNESS (MINIMUM)
        - iii. TAPE ALL SEAMS AND PENETRATIONS WITH 6" WIDE TAPE AS RECOMMENDED BY MANUFACTURER.
7. PROVIDE ISOLATION JOINT OR BLOCKOUTS AROUND COLUMNS.
8. SLAB-ON-GRADE SHALL NOT BE IN DIRECT CONTACT WITH INTERIOR FOOTINGS. PROVIDE HORIZONTAL ISOLATION USING FREE-DRAINING GRANULAR MATERIAL OR A VAPOR RETARDER, APPROVED EQUAL, U.N.O.
9. THE SLAB REINFORCING STEEL SHALL BE PLACED IN THE TOP OF THE SLAB AND SHALL BE 2" CLEAR FOR 6" (OR THICKER) SLAB AND 1.5" CLEAR FOR 5" (OR THINNER) SLAB.
10. ALL REINFORCING STEEL SHALL BE PROPERLY CHAIRED TO ENSURE PROPER PLACEMENT. CHAIRS MUST HAVE A BASE FOR SLABS-ON-GRADE.
11. REINFORCING SHALL BE CONTINUOUS THROUGH CONTROL JOINTS U.N.O. EVERY OTHER BAR MAY BE CUT AT JOINTS AT THE DISCRETION OF THE CONTRACTOR, OR #3 X 36" @ 18" O.C. MAY BE USED, U.N.O. SEE PLAN FOR ALTERNATES.
12. SAWCUT CONTROL JOINTS 1" MIN DEEP (BUT NOT DEEPER THAN TOP BAR CLEARANCE). USE AN EARLY-ENTRY DRY-CUT SAW WITH "NEW" OR" LIKE NEW" SKID PLATES. CUT JOINTS 1-HOUR IN HOT WEATHER OR 4 HOURS IN COLD WEATHER AFTER COMPLETING THE FINISHING OF THE SLAB IN THAT JOINT LOCATION. SAW CUTTING SHOULD BE COMPLETED BEFORE SLAB CONCRETE COOLING OCCURS, SUBSEQUENT TO THE PEAK HEAT OF HYDRATION. SAW CUT 1.25" ± 0.25" & OR 1" ~ 1.5".
13. HOT WEATHER CONCRETING IN COMPLIANCE WITH THE MOST RECENT ACI STANDARD. ACI 305R IS REQUIRED WHEN TEMPERATURES REACH 80 DEGREES FAHRENHEIT, OR WHEN THE TEMPERATURE OF FRESHLY MIXED CONCRETE RISES ABOVE 77 DEGREES FAHRENHEIT.
14. COLD WEATHER CONCRETING IN CO

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SPECIAL INSPECTION SCHEDULE

ESTABLISHED PER 2021 IBC

STATEMENT OF SPECIAL INSPECTION (1704.3)

ACCORDING TO CHAPTER 17 OF THE IBC, SPECIAL INSPECTION AND QUALITY ASSURANCE SHALL BE PROVIDED BY AN APPROVED AGENCY OR AGENCIES AS EMPLOYED BY THE OWNER. PRIOR TO THE START OF THE CONSTRUCTION, THE APPROVED AGENCIES SHALL PROVIDE WRITTEN DOCUMENTATION TO THE BUILDING OFFICIAL DEMONSTRATING COMPETENCE AND RELEVANT EXPERIENCE OR TRAINING OF THE SPECIAL INSPECTORS WHO WILL PERFORM THE SPECIAL INSPECTIONS AND TESTS DURING CONSTRUCTION. THE CONSTRUCTION OR WORK REQUIRING SPECIAL INSPECTION SHALL REMAIN ACCESSIBLE AND EXPOSED FOR SPECIAL INSPECTION OR TESTING PURPOSES UNTIL THE REQUIRED SPECIAL INSPECTION OR TESTS ARE COMPLETE. THE SPECIAL INSPECTOR SHALL OBSERVE THE WORK FOR CONFORMANCE WITH THE CONTRACT DOCUMENTS. APPROVED AGENCIES SHALL KEEP RECORDS OF SPECIAL INSPECTIONS AND TESTS. THE APPROVED AGENCY SHALL SUBMIT REPORTS OF SPECIAL INSPECTIONS AND TESTS TO THE BUILDING OFFICIAL, CONTRACTOR, AND TO THE REGISTERED ARCHITECT AND ENGINEER IN RESPONSIBLE CHARGE. REPORTS SHALL INDICATE THAT WORK INSPECTED OR TESTED WAS OR WAS NOT COMPLETED IN CONFORMANCE TO APPROVED CONSTRUCTION DOCUMENTS. DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION. IF THEY ARE NOT CORRECTED, THE DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE BUILDING OFFICIAL AND TO AND TO THE REGISTERED ARCHITECT AND ENGINEER IN RESPONSIBLE CHARGE PRIOR TO THE COMPLETION OF THAT PHASE OF THE WORK. A FINAL REPORT DOCUMENTING REQUIRED SPECIAL INSPECTIONS AND TESTS, AND CORRECTION OF ANY DISCREPANCIES NOTED IN THE INSPECTIONS OR TESTS, SHALL BE SUBMITTED AT A POINT IN TIME AGREED UPON PRIOR TO THE START OF WORK BY THE OWNER OR THE OWNER'S AUTHORIZED AGENT TO THE BUILDING OFFICIAL. SPECIAL INSPECTION IS REQUIRED FOR ALL ITEMS LISTED IN THE SPECIAL INSPECTION SCHEDULE.

SPECIAL INSPCETION NOTES

1. CONTINUOUS SPECIAL INSPECTION MEANS THE FULL-TIME OBSERVATION OF WORK REQUIRING SPECIAL INSPECTION BY AN APPROVED SPECIAL INSPECTOR WHO IS PRESENT IN THE AREA WHERE THE WORK IS BEING PERFORMED. PERIODIC SPECIAL INSPECTION MEANS THE PART-TIME OR INTERMITTENT OBSERVATION OF WORK REQUIRING SPECIAL INSPECTION BY AN APPROVED SPECIAL INSPECTOR WHO IS PRESENT IN THE AREA WHERE THE WORK HAS BEEN OR IS BEING PERFORMED AND AT THE COMPLETION OF THE WORK.
2. ANY CONSTRCTION OR MATERIAL THAT HAS FAILED INSPECTION SHALL BE SUBJECT TO REMOVAL AND REPLACEMENT.
3. EPOXY AND EXPANSION ANCHORS INTO MASONRY OR CONCRETE MAY BE USED ONLY WHEN APPROVED BY ARCHITECT AND / OR ENGINEER USING AN APPROVED PRODUCT WITH CURRENT PUBLISHED ICBO RESEARCH REPORT NUMBERS
4. SPECIAL INSPECTION OF SOILS SHALL REFERENCE THE APPROVED SOILS REPORT TO DETERMINE COMPLIANCE.
5. SPECIAL INSPECTIONS ARE NOT REQUIRED DURING PLACEMENT OF FILL LESS THAN 12 INCHES DEEP.
6. ALL WELDS SHALL BE VISUALLY INSPECTED (IBC 1704.3) AND SHALL BE IN COMPLIANCE WITH AWS D1.1.
7. ALL COMPLETE PENETRATION WELDS SHALL BE TESTED ULTRASONICALLY OR BY USING ANOTHER APPROVED METHOD (AISC 360 N5)
8. SLIP-CRITICAL CONNECTIONS MAY HAVE PERIODIC SPECIAL INSPECTION PROVIDED THAT THE TURN-OF-THE-NUT METHOD WITH MATCH MARKING TECHNIQUES IS USED.

ITEM FOR VERIFICATION	INSPECTION FREQUENCY		COMMENTS
	CONTINUOUS	PERIODIC	
PREFABRICATED CONSTRUCTION (IBC 1704.2.5)			
PREFABRICATED OR PRECAST CONSTRUCTION		●	WHERE FABRICATION OF ELEMENTS FOR STRUCTURAL LOAD-BEARING OR LATERAL LOAD RESISTING MEMBERS IS BEING CONDUCTED ON THE PREMISES OF A FABRICATOR'S SHOP, SPECIAL INPECTIONS OF THE FABRICATED ITEMS SHALL BE PERFORMED DURING FABRICATION, EXCEPT WHERE THE FABRICATOR HAS BEEN APPROVED TO PERFORM WORK WITHOUT SPECIAL INSPECTIONS IN ACCORDANCE WITH IBC 1704.2.5.1. CERTIFICATE OF COMPLIANCE MUST BE SUBMITTED TO THE BUILDING OFFICIAL FOR ALL COMPLETED WORK.

SOILS (IBC 1705.6)			
SPECIAL INSPECTIONS OF THE SOIL SHALL BE PERFORMED FOR COMPLIANCE WITH THE STATED REQUIREMENTS IN THE CONSTRUCTION DOCUMENTS AND APPROVED GEOTECHNICAL REPORT.			
VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE THE DESIGN BEARING CAPACITY.		●	
VERIFY EXCAVATIONS ARE EXTENDED TO THE PROPER DEPTH AND HAVE REACHED PROPER MATERIAL.		●	
PERFORM CLASSIFICATION AND TESTING OF COMPACTED FILL MATERIALS.		●	APPLIES IN ALL AREAS WHERE COMPATED FILL, STRUCTURAL FILL, AND BACKFILL IS REQUIRED
VERIFY USE OF PROPER MATERIALS, DENSITIES AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF COMPATED FILL.	●		APPLIES IN ALL AREAS WHERE COMPATED FILL, STRUCTURAL FILL, AND BACKFILL IS REQUIRED
PRIOR TO PLACEMENT OF COMPATED FILL, INSPECT SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY.		●	APPLIES IN ALL AREAS WHERE COMPATED FILL, STRUCTURAL FILL, AND BACKFILL IS REQUIRED

POST-INSTALLED ANCHORS (IBC 1705.1.1)			
ALL POST-INSTALLED ANCHORS IN CONCRETE OR MASONRY SHALL BE PERFORMED PER MANUFACTURERS INSTALLATION AND QUALITY ASSURANCE REQUIREMENTS. ICC-ES REPORTS SHOULD BE COLLECTED FOR EACH ANCHORAGE TYPE USED.			
ADHESIVE ANCHORS (DRILL & EPOXY)	●		ADHESIVE ANCHORS INSTALLED IN HORIZONTAL OR UPWARDLY INCLINED ORIENTATION TO RESIST SUSTAINED TENSION OR SEISMIC LOADS SHOULD BE CONTINUOUSLY INSPECTED. ALL OTHER INSTALLATION TYPES MAY BE INSPECTED PERIODICALLY.
SCREW OR MECHANICAL ANCHORS		●	

MISCELLANEOUS ITEMS REQUIRING SPECIAL INSPECTION (1705.12.4, 1705.12.5, 1705.12.6, 1705.12.7)			
ARCHITECTURAL COMPONENTS		●	ERECTION AND FASTENING OF INTERIOR & EXTERIOR NON-BEARING WALLS & INTERIOR & EXTERIOR CLADDING. SPECIAL INSPECTIONS ARE NOT REQUIRED WHERE: (1) CLADDING AND WALLS ARE LESS THAN 30 FEET IN HEIGHT. (2) CLADDING AND/OR VENEER WEIGH LESS THAN 5 PSF. (3) INTERIOR NON-BEARING WALLS WEIGHING LESS THAN 15 PSF OR LESS
ANCHORAGE OF ELECTRICAL EQUIPEMENT DESIGNED FOR EMERGENCY AND STANDBY POWER SYSTEMS.		●	IN SDC C, D, E, OR F.
ANCHORAGE OF MECHANICAL AND PLUMBING SYSTEMS CARRYING HAZARDOUS MATERIALS		●	IN SDC C, D, E, OR F.
INSTALLATION AND ANCHORAGE OF M/E/P FOR AUTOMATIC FIRE SUPPRESSION SYSTEMS.		●	IN SDC C, D, E, OR F. REQUIRED ONLY WHEN FLEXIBLE HOSE FITTING ARE NOT USED.
STRAGE RACK ANCHORAGE		●	IN SDC C, D, E, OR F. ANY STORAGE RACK GREATER THAN 8 FEET IN HEIGHT.
INSTALLATION AND ANCHORAGE OF M/E/P FOR AUTOMATIC FIRE SUPPRESSION SYSTEMS.		●	***REQUIRED ONLY WHEN FLEXIBLE HOSE FITTING ARE NOT USED***
DESIGNATED SEISMIC SYSTEMS		●	IN SDC C, D, E, OR F. VERIFY THAT THE LOCATION, LABEL, AND ANCHORAGE CONFORM TO THE MANUFACTURERS CERTIFICATE OF COMPLIANCE
ACCESS FLOORS		●	INSDC D, E, OR F.
SPRAYED FIRE-RESISTANT MATERIAL (1705.7.14)		●	SPECIAL INSPECTION SHALL BE BASED ON THE FIRE RESISTANCE DESIGN PER ARCHITECTURAL CONTRACT DOCUMENTS FOR WALL, FLOOR, AND ROOF ASSEMBLIES. SPECIAL INSPECTION SHALL BE PERFORMED AFTER THE ROUGH INSTALLATION OF ELECTRICAL, FIRE-SPRINKLER, MECHANICAL, PLUMBING SYSTEMS, AND SUSPENDED CEILINGS HAVE BEEN INSTALLED AS APPLICABLE. SPECIAL INSPECTION SHALL INCLUDE (1) CONDITION OF SUBSTRATES, (2) THICKNESS OF APPLICATION, (3) DENSITY OF FIRE RESISTANT MATERIAL (pcf). (4) BOND STRENGTH ADHESION/COHESION. (5) CONDITION OF FINISHED APPLICATION.

ITEM FOR VERIFICATION	INSPECTION FREQUENCY		COMMENTS
	CONTINUOUS	PERIODIC	
CONCRETE CONSTRUCTION (IBC 1705.3)			
CONCRETE ITEMS REQUIRING SPECIAL INSPECTION: CONCRETE FOOTINGS, EXTERIOR CONCRETE FOOTINGS, CONCRETE WALLS, CONCRETE FOOTINGS AND FOUNDATION WALLS, INTERIOR CONCRETE SLAB-ON-GRADE, CONCRETE TILT-UP PANELS, CONCRETE COLUMNS/PIERS. NONE. ALL POST-TENSIONED CONCRETE (SEE BELOW). (NOT REQD WHERE (1) ISOLATED SPREAD FOOTINGS, SUPPORT BLDG 3 STORES OR LESS, FOOTINGS SUPPORTING LIGHT-FRAME CONSTRUCTION, STRUCTURAL DESIGN USES 2500 PSI OR LESS, NON-STRUCTURAL SLAB ON GRADE)			
CONCRETE PLACEMENT	●		
VERIFYING REQUIRED DESIGN MIX		●	VERIFY MIX DESIGN MEETS STRENGTH AND EXPOSURE REQUIREMENTS LISTED ON GENERAL STRUCTURAL NOTES
EMBEDDED BOLTS, PLATES, AND ANCHORS		●	VERIFY TYPE, SIZE, DETAILS, AND LOCATION OF EMBEDS
FORMWORK		●	VERIFY DIMENSIONS AND LOCATION; VERIFY CONSTRUCTION LOADS HAVE BEEN CONSIDERED BY CONTRACTOR; VERITY RATE AND METHOD OF CONCRETE PLACEMENT
CURING TEMPERATURE / TECHNIQUES		●	CURING OF THE CONCRETE SHOULD BE IN COMPLIANCE WITH HOT AND COLD CONDITIONS PER ACI LIMITATIONS.
TILT-UP PANELS / PRECAST MEMBERS		●	VERIFY ALL CONCRETE TILT-UP PANEL CONNECTIONS AND REINFORCING ARE IN PLACE DURING INSTALLATION AND ERECTION.
CONCRETE TILT-UP PANEL CONNECTIONS		●	INCLUDES ALL PANEL-TO-FOOTING AND PANEL-TO-PANEL CONNECTIONS. VERIFY ALL EMBEDS AND CONNECTIONS ARE IN PLACE PER PLAN.
STRENGTH TESTS (COMPRESSION AND/OR FLEXURE), SLUMP, AIR ENTRAINMENT, AND CONCRETE TEMPERATURE	●		TESTING SHALL BE PERFORMED BY A QUALIFIED TESTING AGENCY AND SHALL BE AT A MINIMUM OF (1) ONCE PER DAY (2) ONCE PER 150 CUBIC YARDS OF CONCRETE (3) ONCE PER 1500 SQ FT OF SURFACE AREA FOR SLABS OR WALLS; A MINIMUM OF (5) TOTAL STRENGTH TESTS SHOULD BE PERFORMED RANDOMLY ACROSS BATCHES
REINFORCING STEEL PLACEMENT			
ASTM DESIGNATION AND GRADE OF REINFORCING		●	
TYPE, SIZE, LOCATION, DETAILING, AND EMBEDMENT LENGTH		●	
CONCRETE COVER TO REINFORCING		●	
LOCATION AND LENGTH OF LAP SPLICES		●	
TYPE AND LOCATION OF MECHANICAL SPLICES		●	
ASTM DESIGNATION FOR PROTECTIVE COATINGS		●	
PROPER STORAGE OF REINFORCING		●	VERIFY REINFORCEMENT IS FREE OF DIRT, OIL, AND EXCESSIVE CORROSION
MILL TEST REPORTS FOR ALL REINFORCING		●	
WELDING OF REINFORCMENT	●		WELDING OF REINFORCING BARS SHALL BE PER AWS D1.4
POST-TENSIONED CONCRETE			
POST-TENSIONED CONCRETE SHALL BE INSPECTED TO MEET ALL THE APPLICABLE REQUIREMENTS OF MILDLY REINFORCED CONCRETE (SEE ABOVE), AND SHALL INCLUDE THE ADDITIONAL REQUIREMENTS BELOW:			
PLACEMENT OF REINFORCEMENT, EMBEDMENTS, AND POST-TENSIONING TENDONS	●		
CONCRETE PLACEMENT	●		CONCRETE SHOULD BE PLACED INSUCH A MANNER THAT TENDON ALIGNMENT AND REINFORCING STEEL POSITIONS REMAIN UNCHANGED.
TENSIONING OF PRE-STRESSING STEEL AND GROUTING OF BOUNDED TENDONS	●		
VERIFICATION OF IN-PLACE CONCRETE STRENGTH PRIOR TO STRESSING POST-TENSIONED REINFORCEMENT AND BEFORE REMOVAL OF SHORES AND/OR FORMWORK	●		COCNRETE COMPRESSIVE STRENGTH SHALL BE 2500 PSI MIN (FOR SINGLE-STRAND TENDONS) AND 4000 PSI MIN (FOR MULTI-STRAND TENDONS).

MASONRY CONSTRUCTION (IBC 1705.4 - LEVERL B QUALITY ASSURANCE			
VERIFY PRIOR TO CONSTRUCTION			
COMPLIANCE WITH CONSTRUCTION DOCUMENTS AND SUBMITTALS		●	REVIEW MATERIAL CERTIFICATES, MIX DESIGNS, TEST RESULTS AND CONSTRUCTION PROCEDURES ARE IN COMPLIANCE WITH CONSTRUCTION DOCUMENTS
VERIFICATION OF f'm OF MASONRY UNITS		●	
PROPERTIONS OF SITE PREPARED MORTAR		●	
CONSTRUCTION OF MORTAR JOINTS		●	
TYPE, SIZE, & GRADE OF REINFORCEMENT		●	
TYPE, SIE, & LOCATION OF EMBEDS & ANCHORS		●	
HOT OR COLD WEATHER PROTECTION		●	
GROUT SPACE		●	
VERIFY DURING CONSTRUCTION			
SIZE AND LOCATION OF STRUCTURAL ELEMENTS		●	
PLACEMENT AND SPCING OF REINFORCING		●	
PLACEMENT OF EMBEDS & ANCHORS		●	
PROPORTIONS OF GROUT AND PLACEMENT OF GROUT		●	
PROPORTIONS OF MORTAR AND PLACEMENT OF MORTAR JOINTS		●	
PREPARATION, CONSTRUCTION, AND PROTECTION OF MASONRY DURING COLD OR HOT WEATHER	●		COLD WEATHER IS DEFINED AS TEMPERATURES BELOW 40 DEGREES FAHRENHEIT; HOT WEATHER IS DEFINED AS TEMPERATURES ABOVE 90 DEGREES FAHRENHEIT.
OBSERVE PREPARATION OF GROUT SPECIMENS, MORTAR SPECIMENS, AND/OR PRISMS		●	
VERIFICATION OF SLUMP FLOW AND VISUAL STABILITY INDEX UPON DELIVERY TO THE PROJECT SITE		●	
WELDING OF REINFORCMENT	●		

COLD-FORMED (METAL STUD CONSTRUCTION (1705.11, 1705.12.3			
PRE-FABRICATED COLD-FORM TRUSSES		●	INSPECTION SHALL MEET THE REQUIREMENTS FOR PREFABRICATED MEMBERS PER IBC 1704.2.5 & 1705.2.4
ANCHORAGE AND FASTENING OF SHEARWALLS, DIAPHRAGMS, DRAGS, BLOCKING, AND ALL OTHER APPLICABLE ELEMENTS OF THE LATERAL FORCE RESISTING SYSTME.		●	VERIFY SHEATHING TYPE, SHEATHING THICKNESS & GRADE, NOMINAL SIZE OF FRAMING MEMBERS, AND THE TYPE & SIZE OF FASTENERS USED, MATCHES THE REUIREMENTS OF THE CONSTRUCTION DOCUMENTS. SPECIAL INSPECTIONS ARE NOT REQUIRED WHERE: (1) SHEATHING IS GYPSUM OR FIBERBOARD. (2) SHA=EATHING IS APPLIED ON ONLY ONE SIDE OF THE SHEAR WALL AND THE FASTENER SPACING IS GREATER THAN 4' OC.
HOLDOWNS, STRAPS, AND TIE PLACEMENT AND FASTENING		●	VERIFY PLACEMENT AND ATTACHMENT TO STRUCTURE MATCHES LAYOUT ON PLANS AND MEETS MANUFACTURERS SPECIFICATIONS
EXTERIOR SHEATHING/DECKING (ROOF & WALLS)		●	FASTENING OF DECK TO FRAMING MEMBERS. FRAMING CONNECTIONS TO ROOF & FLOOR DIAPHRAGMS.

ITEM FOR VERIFICATION	INSPECTION FREQUENCY		COMMENTS
	CONTINUOUS	PERIODIC	
STEEL WELDING (AISC 360-16)			
INSPECTION TASKS PRIOR TO WELDING			
WELDER QUALIFICATION RECORDS AND CONTINUITY RECORDS	●		
WELDING PROCEDURE SPECIFICATIONS AVAILABLE	●		
MANUFACTURER CERTIFICATIONS FOR WELDING CONSUMABLES AVAILABLE	●		
MATERIAL IDENTIFICATION (TYPE/GRADE)		●	
WELDER IDENTIFICATION SYSTEM		●	
FIT-UP GROOVE WELDS		●	INCLUDING JOINT GEOMETRY, PREPARATIONS, DIMSNSIONS, CLEANLINESS, TACKING, AND BACKING TYPE FIT (WHERE APPLICABLE)
CONFIGURATION AND FINISH OF ACCESS HOLES		●	
FIT-UP OF FILLET WELDS		●	INCLUDING DIMENSIONS, CLEANLINESS, AND TACKING
CHECKING WELDING EQUIPMENT		●	
INSPECTION TASKS DURING WELDING			
CONTROL AND HANDLING OF WELDING CONSUMABLES		●	INCLUDING PACKAGING AND EXPOSURE CONTROL
USE OF QUALIFIED WELDERS		●	
CRACKED TACK WELDS		●	VERIFY NO WELDING OVER CRACKED TACK WELDS
ENVIRONMENTAL CONDITIONS		●	VERIFY WIND SPEED WITHIN LIMITS, PRECIPITATION, AND TEMPERATURE
WELDING PROCEDURE SPECIFICATIONS FOLLOWED		●	VERIFY SETTINGS ON WELDING EQUIPMENT, TRAVEL SPEED, SELECTED WELDING MATERIALS, SHIELDING GAS TYPE/FLOW RATE, PREHEAT APPLIED, INTERPASS TEMPERATURE (MIN/MAX), PROPER POSITION (F, V, H, OH)
WELDING TECHNIQUES		●	VERIFY INTERPASS AND FINAL CLEANING, EACH PASS WITHIN PROFILE LIMITATIONS, EACH PASS MEETS QUALITY REQUIREMENTS
PLACEMENT AND INSTALLATION OF STEEL HEADED STUD ANCHORS		●	
SINGLE-PASS FILLET WELDS		●	
MULTIPASS FILLET WELDS		●	
COMPLETE AND PARTIAL PENETRATION GROOVE WLDS		●	
INSPECTION TASKS AFTER WELDING			
WELDS CLEANED	●		
SIZE, LENGTH AND LOCATION OF WELDS	●		
WELDS MEET VISUAL ACCEPTANCE CRITERIA: CRACK PROHIBITION, WELD/BASE-METAL FUSION, CRATER CROSS SECTION, WELD PROFILES, WELD SIZE, UNDERCUT, AND POROSITY		●	
ARC STRIKES, K-AREA, BACKING AND WELD TABS REMOVED (WHERE REQUIRED), AND ALL REPAIR ACTIVITIES	●		
DOCUMENT ACCEPTANCE OR REJECTION OF WELDED JOINT OR MEMBER		●	
NO PROHIBITED WELDS HAVE BEEN ADDED WITHOUT THE APPROVAL OF EOR		●	

STEEL BOLTING (AISC 360-16)			
INSPECTION TASKS PRIOR TO BOLTING			
MANUFACTURER'S CERTIFICATIONS AVAILABLE FOR FASTENER MATERIALS	●		
FASTENERS		●	MARKED IN ACCORDANCE WITH ASTM REQUIREMENTS
CORRECT FASTENERS SELECTED FOR THE JOINT DETAIL		●	INCLUDING GRADE, TYPE, BOLT LENGTH IF THREADS ARE TO BE EXSLUDED FROM SHEAR PLANE.
CORRECT BOLTING PROCEDURE SELECTED FOR JOINT DETAIL		●	
CONNECTING ELEMENTS		●	MEET APPLICABLE REQUIREMENTS INCLUDING THE APPROPRIATE FLAYING SURFACE CONDITION AND HOLE PREPARATION, IF SPECIFIED.
PRE-INSTALLATION VERIFICATION TESTING BY INSTALLATION PERSONNEL OBSERVED AND DOCUMENTED FOR FASTENER ASSEMBLIES AND METHODS USED		●	NOT REQUIRED IF ONLY SNUG-TIGHT JOINTS ARE SPECIFIED
PROTECTED STORAGE		●	STORAGE PROVIDED FOR BOLTS, NUTS, WASHERS AND OTHER FASTENER COMPNENTS
INSPECTION TASKS DURING BOLTING			
FASTENER PLACEMENT		●	STORAGE PROVIDED FOR BOLTS, NUTS, WASHERS AND OTHER FASTENER COMPONENTS
JOINT		●	BROUGHT TO THE SNUG-TIGHT CONDITION PRIOR TO THE PRETENSIONING OPERATION
FASTENER COMPONENT		●	FASTENER COMPONENT NOT TURNED BY THE WRENCH PREVENTED FROM ROTATING
PRETENSIONED FASTENERS		●	VERIFY THAT PRETENSIONED FASTENERS ARE PRETENSIONED IN ACCORDANCE WITH THE RCSC SPECIFICATION, PROGRESSING SYSTEMATICALLY FROM THE MOST RIGID POINT TOWARD THE FREE EDGES
INSPECTION TASKS AFTER BOLTING			
DOCUMENT ACCEPTANCE OR REJECTION OF BOLTED CONNECTIONS	●		

METAL ROOF/FLOOR DECK (1705.2.2, 1705.11.3)			
DECK PLACEMENT		●	VERIFY PLACEMENT IS IN COMPLIANCE WITH APPROVED SUBMITTALS AND CONTRACT DOCUMENTS
DECK MATERIALS		●	VERIFY MATERIAL AND GAUGE ARE IN COMPLIANCE WITH CONTRACT DOCUMENTS AND APPROVED SUBMITTALS
FASTENING		●	FASTENER TYPE, SIZE, AND SPECING COMPLIES WITH CONTRACT DOCUMENTS, APPROVED SUBMITTALS, AND MANUFACTURERS REQUIREMENTS.

OPEN WEB STEEL JOISTS AND GIRDERS (1705.2.3)			
CERTIFICATE OF COMPLIANCE		●	CERTIFICATE OF COMPLIANCE MUST BE SUBMITTED TO THE BUILDING OFFICIAL PER 1704.2.5.
JOIST PLACEMENT		●	VERIFY JOIST SIZE AND PLACEMENT IS IN COMPLIANCE WITH APPROVED SUBMITTALS AND CONTRACT DOCUMENTS
END CONNECTIONS		●	WELDED AND/OR BOLTED
BRIDGING		●	HORIZONTAL AND DIAGONAL INSTALLED PER MANUFACTURERS REQUIREMENTS (INCLUDES BOTH STANDARD AND NON-STANDARD BRIDGING PER SJI)

ABBREVIATIONS:

A.B.	ANCHOR BOLTS	JST	JOIST
ABV	ABOVE	JT	JOINT
ACI	AMERICAN CONCRETE INSTITUTE		
ADJ	ADJACENT	K	KIPS
AFF	ABOVE FINISHED FLOOR	KLF	KIPS PER LINEAR FOOT
AISC	AMERICAN INSTITUTE OF STEEL CONSTRUCTION	KSF	KIPS PER SQUARE FOOT
ALT	ALTERNATE	LBS (OR #)	POUNDS
APPROX	APPROXIMATE	LF	LINEAR FOOR
ARCH	ARCHITECT	LL	LIVE LOAD
ARCH'L	ARCHITECTURAL (DRAWINGS)	LLH	LONG LEG HORIZONTAL
ASTM	AMERICAN SOCIETY OF TESTING AND MATERIALS	LLV	LONG LEG VERTICAL
		LSV	LONG SIDE VERTICAL
AWS	AMERICAL WELDING SOCIETY	LSH	LONG SIDE HORIZONTAL
BFC	BRACED FRAME COLUMN	MFR	MANUFACTURER
BFF	BELOW FINISHED FLOOR	MAX	MAXIMUM
BLW	BELOW	MECH	MECHANICAL (DRAWINGS)
BOT	BOTTOM	MIN	MINIMUM
BRB	BUCKLING RESTRAINED BRACE	MISC	MISCELLANEOUS
BRG	BEARING	ML	MASONRY LINTEL
BTWN	BETWEEN	MP	MASONRY PIER
		MSJC	MASONRY STANDARDS JOINT COMMITEE
CJP	COMPLETE JOINT PENETRATION		
CJ	CONTROL JOINT	MSW	METAL STUD WALL
CL	CENTER LINE	MTL	METAL
CLR	CLEAR	MW	MASONRY WALL
CMU	CONCRETE MASONRY UNITS		
COL	COLUMN	NFPA	NATIONAL FIRE PROTECTION ASSOCIATION
COMP	COMPOSITE		
CONC	CONCRETE	NIC	NOT IN CONTRACT
CONN	CONNECTION	NTS	NOT TO SCALE
CONST	CONSTRUCTION	N.R.	NOT REQUIRED
CONT	CONTINUOUS		
CONTR	CONTRACTOR	O.C.	ON CENTER
CP	CONCRETE PIER	OD	OUTSIDE DIAMETER
CRSI	CONCRETE REINFORCING STEEL INSTITUTE	OPP	OPPOSITE
CW	CONCRETE WALL	PAF	POWDER ACTUATED FASTENER
		PCF	POUNDS PER CUBIC FOOT
DB	DECK BEARING	PDF	POWDER DRIVEN FASTENER
DBA	DEFORMED BAR ANCHOR	PFT	PREFABRICATED TRUSS
DB	DECK BEARING	PL	PLATE
DBL	DOUBLE	PLF	POUNDS PER LINEAL FOOT
Ø OR DIA.	DIAMETER	PLUMB	PLUMBING (DRAWINGS)
DIM(S)	DIMINSION(S)	PSF	POUNDS PER SQUARE FOOT
DL	DEAD LOAD	PSI	POUNDS PER SQUARE INCH
DET	DETAIL	PT	POST TENSIONED
DWG(S)	DRAWING(S)		
		REINF	REINFORCING
EA	EACH	REQ'D	REQUIRED
EF	EACH FACE	RTU	ROOF TOP UNIT
EJ	EXPANSION JOINT	SFRS	SEISMIC FORCE RESISTING SYSTEM
ELECT	ELECTRICAL (DRAWINGS)	SBP	STEEL BASE PLATE
ELEV	ELEVATION	SC	STEEL COLUMN
E.L.F.	EQUIVALENT LATERAL FORCE	SCP	STEEL CAP PLATE
EMBED	EMBEDMENT	SCHED	SCHEDULE
EOR	ENGINEER OF RECORD	SF	SQUARE FOOT
EOS	EDGE OF SLAB	SIM	SIMILAR
EQ	EQUAL, EQUALLY	SJI	STEEL JOIST INSTITUTE
EXP	EXPANSION	SL	SNOW LOAD
EXT	EXTERIOR	SPECS	SPECIFICATIONS
EQUIP	EQUIPMENT	STRUCT	STRUCTURAL (DRAWINGS)
EXIST	EXISTING	STS	SELF TAPPING SCREWS
		SW	WOOD SHEAR WALL
FDN	FOUNDATION		
FLR	FLOOR	T&B	TOP AND BOTTOM
FRMG	FRAMING	TO	TOP OF ...
FT	FEET	TOF	TOP OF FOOTING
FTG	FOOTING	TOS	TOP OF SLAB
FV	FIELD VERIFY	TOW	TOP OF WALL
		TYP	TYPICAL
GALV	GALVANIZED	U.N.O.	UNLESS NOTED OTHERWISE
GC	GENERAL CONTRACTOR		
GLB	GLULAM BEAM	VERT	VERTICAL
GSN	GENERAL STRUCTURAL NOTES		
		W/	WITH
HORIZ	HORIZONTAL	W/O	WITHOUT
HSA	HEADED STUD ANCHOR	WP	WORK POINT
HT	HEIGHT	WSW	WOOD STUD WALL
		WWF	WELDED WIRE FABRIC
IBC	INTERNATIONAL BUILDING CODE	WWM	WELDED WIRE MESH
ID	INSIDE DIAMETER		
IN	INCH(ES)		
INT	INTERIOR		

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S CHAD ROBINSON
STATE OF UTAH

4/25/2025 11:55:29 AM

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

MARK	DESCRIPTION	Revision Date
Revision Schedule		

AE2022.290

SPECIAL INSPECTIONS

CONSTRUCTION DOCUMENTS / BID SET

DATE: 04/23/2025

SHEET #:

S002

4/25/2025 11:05:29 AM

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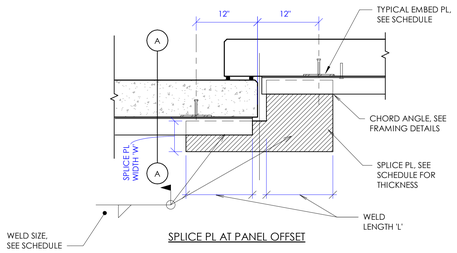
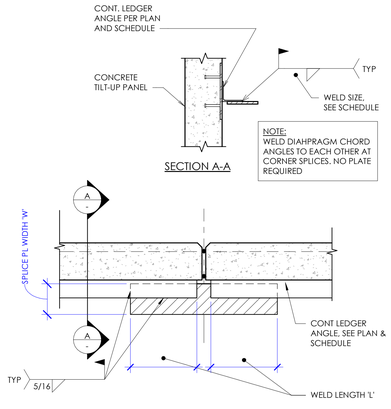
LEDGER SHCEDULE 'L'

MARK	SIZE	PANEL CONNECTION	SPICE PLATE			
			THICKNESS	WIDTH 'W'	WELD SIZE	WELD LENGTH 'L'
'L1'	L4x4x1/4	3/8"x4"x0'-8" EMBED PL w/ (2) 3/4" DIA x 0'-5" HSA @ 4'-0" O.C. (MAX)	3/8"	4 1/2"	3/16"	6"
'L2'	L4x4x5/16	3/8"x4"x0'-8" EMBED PL w/ (2) 3/4" DIA x 0'-5" HSA @ 4'-0" O.C. (MAX)	3/8"	4 1/2"	5/16"	7"
'L3'	L4x4x7/16	3/8"x4"x0'-8" EMBED PL w/ (2) 3/4" DIA x 0'-5" HSA @ 4'-0" O.C. (MAX)	3/8"	6 1/2"	5/16"	11"
'L4'	L6x4x7/16	3/8"x4"x0'-8" EMBED PL w/ (2) 3/4" DIA x 0'-5" HSA @ 4'-0" O.C. (MAX)	3/8"	7 1/2"	5/16"	13"

NOTES:
1. SCHEDULE APPLIES TO DECK LEDGERS AT ROOF AND FLOOR UNLESS NOTED OTHERWISE IN DETAILS.
2. CONTRACTOR OPTION: OMIT SPLICE PL AND PROVIDE FULL PENETRATION WELD AT SPLICE.
3. ALL LEDGERS SHALL HAVE A MINIMUM OF (2) WELD PLATES OR ANCHOR BOLTS AS NOTED.
4. WELD PLATES OR ANCHOR BOLTS SHALL BE LOCATED NOT LESS THAN 6" NOR MORE THAN 1'-4" FROM THE END OF THE LEDGER OR LEDGER SPLICE.
5. SEE DETAIL 7/S701 FOR LEDGER ANGLE TO EMBED CONNECTION & THIS DETAIL FOR EMBED CONFIGURATION.



SPLICE PL AT PANEL OFFSET



SECTION A-A

SPLICE PL AT PANEL OFFSET

14 S003 TYPICAL LEDGER/DIAPHRAM CHORD SPLICE

N.T.S

5 S003 METAL DECK SCHEDULE

N.T.S

METAL DECK SCHEDULE

AREA	DECK TYPE			FASTENERS			SIDE SEAM CONNECTION		MIN. SHEAR CAPACITY (CAPACITY/MAX DECK SPAN)
	DEPTH	TYPE	GAUGE	FASTENER TYPE	AT SUPPORTS PREP. TO FLUTES	AT SUPPORTS PARALLEL TO FLUTES	TYPE	SPACING	
TYP. ROOF	1 1/2"	B'	22	3/4" DIA PUDDLE WELD	36/5	12" O.C.	1 1/2" TSW	12" O.C.	750 PLF/6'-3"
				3/4" DIA PUDDLE WELD	36/5	12" O.C.	PUNCHLOK II	12" O.C.	
				HILTI X-HSN 24	36/7	12" O.C.	PUNCHLOK II	12" O.C.	

WELD PATTERN: 36/5

WELD PATTERN: 36/7

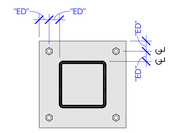
NOTES:
1. PROVIDE 2" MIN BEARING AT ALL SUPPORTS. ALL DECK WITH A PROFILES WITH A DEPTH OF 2" OR LESS SHALL HAVE NESTED OR TELESCOPED END LAPS.
2. USE INTERLACKING SIDE SEAMS FOR ALL DECK TYPES.
3. TOP SEAM WELDS SHALL BE 1 1/2" LONG AND SHALL BE ACCORDING TO SDI STANDARDS.
4. MINIMUM SHEAR CAPACITY IS THE CAPACITY REQUIRED FOR ALTERNATE SYSTEMS, SEE GSN.
5. SUBMIT CURRENT ICC APPROVAL FOR ALL DECKS.
6. SEE GENERAL STRUCTURAL NOTES FOR ADDITIONAL REQUIREMENTS.

STRUCTURAL COLUMN SCHEDULE

COLUMN MARK	COLUMN SIZE	BASE PLATE	CAP PLATE	ANCHOR BOLTS	COMMENTS
SC-6A	HSS 6x6x1/4	1" (SBP-1)	1/2" CL PLATE	(4) 3/4" A.B.	
SC-12A	HSS 12x12x3/8	3/4" (SBP-1)	3/4" (SCP-1)	(4) 3/4" A.B.	

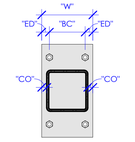
STEEL COLUMN NOTES:

1. TYPICAL ANCHOR RODS SHALL MEET THE FOLLOWING REQUIREMENTS, UNO
   A. ANCHOR BOLTS SHALL PROJECT 3" MINIMUM ABOVE TOP OF THE BASE PLATE.
   B. ANCHOR EMBEDMENT INTO FOOTING SHALL BE 12 x ANCHOR BOLT DIAMETER.
   C. EMBEDED ENDS SHALL HAVE 3" MINIMUM HOOKS.
   D. PROVIDE (4) 3/4" DIA ANCHOR BOLTS AT EACH BASE PLATE, UNO.
2. TYPICAL ANCHOR BOLTS SHALL BE INSTALLED WITH HARDENED WASHERS BENEATH NUT. ANY HOLES LARGER THAN THE BOLT DIAMETER PLUS 5/16" SHALL HAVE 5/16" PLATE WASHERS INSTALLED BENEATH HARDENED WASHERS.
   A. TYPICAL BASE PLATE ANCHOR HOLES SHALL BE PER AISC SPECIFICATION (5/16" MAX OVERSIZE).
3. IF DESIRED SPLICE LOCATIONS DIFFER FROM THOSE LEVELS SHOWN ON PLAN, NOTIFY STRUCTURAL ENGINEER PRIOR TO FABRICATION. WRITTEN APPROVAL REQUIRED.
4. NON-SHRINK GROUT UNDER BASE PLATES SHALL BE 1 1/2" THICK UNO.
5. FLOOR ELEVATIONS SHOWN ARE FOR INFORMATION ONLY. CONTRACTOR TO CONFIRM WITH ARCHITECTURAL.
6. ALL CAP PLATES/BASE PLATES SHALL WELD TO COLUMN WITH 5/16" FILLET WELD, UNO.
7. REFER TO DETAILS FOR ANCHOR BOLT LAYOUT. MODIFICATIONS TO ANCHOR BOLT LAYOUT MAY BE USED WITH WRITTEN APPROVAL OR SUBMITTAL FROM CONTRACTOR.
8. ANCHOR BOLTS SHALL NOT BE WELDED (INCLUDING TACK WELDS).
9. SEE GENERAL STRUCTURAL NOTES FOR MATERIALS AND OTHER REQUIREMENTS.
10. COLUMNS MARKED WITH W-COL ARE FOR TENANT PROVIDED STRUCTURES. BASEPLATE SIZES AND DIMENSIONS WILL BE PROVIDED BY TENANT.



BASE PL SBP-1

BASE PLATE LAYOUT(S)



CAP PL SCP-1

CAP PLATE LAYOUT(S)

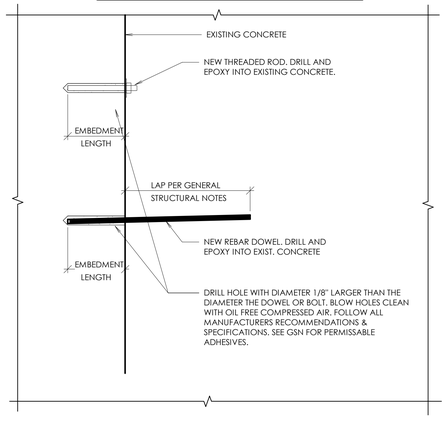
6 S003 STEEL COLUMN BASE CONNECTION SCHEDULE1

N.T.S

EMBEDMENT OF ADHESIVE ANCHORS

REBAR DOWEL DIAMETER	ANCHOR BOLT DIAMETER	EMBEDMENT LENGTH
#4	1/2"	6"
#5	5/8"	7"
#6	3/4"	10"
#7	7/8"	13"
#8	1"	16"

NOTES:
1. EMBEDMENT LENGTHS SHALL BE ADJUSTED WHEN EXISTING WALL IS OF EQUAL OR OF LESS THICKNESS THAN SCHEDULE REQUIRES. IN THESE CASES THE EMBEDMENT LENGTH SHALL BE THE WALL THICKNESS MINUS 1 1/2".
2. INSTALLATION SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS.
3. SEE GENERAL STRUCTURAL NOTES FOR APPROVED EPOXY/ADHESIVE AND ADDITIONAL REQUIREMENTS



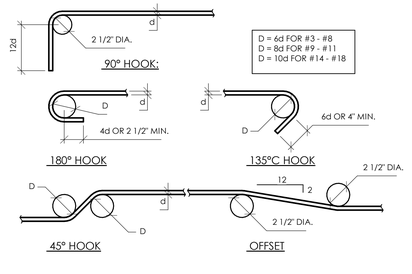
16 S003 POST-INSTALLED ANCHOR EMBEDMENT DETAIL

N.T.S

REINFORCING LAP SPLICE SCHEDULE

BAR SIZE	f'c = 3000 PSI				f'c = 4000 PSI				f'c = 5000 PSI				f'c = 6000 PSI			
	REGULAR		TOP		REGULAR		TOP		REGULAR		TOP		REGULAR		TOP	
	CLASS		CLASS		CLASS		CLASS		CLASS		CLASS		CLASS		CLASS	
	A	B	A	B	A	B	A	B	A	B	A	B	A	B	A	B
#3	13"	17"	17"	21"	12"	16"	16"	21"	12"	16"	16"	21"	12"	16"	16"	21"
#4	17"	22"	22"	28"	15"	19"	19"	25"	13"	17"	17"	22"	12"	16"	16"	21"
#5	21"	27"	27"	35"	18"	24"	24"	31"	16"	21"	21"	27"	15"	19"	19"	25"
#6	27"	36"	36"	46"	24"	31"	31"	40"	21"	28"	28"	36"	20"	25"	25"	33"
#7	37"	48"	48"	63"	32"	42"	42"	54"	29"	38"	38"	49"	27"	34"	34"	44"
#8	49"	64"	64"	82"	42"	55"	55"	71"	38"	49"	49"	64"	35"	45"	45"	58"
#9	62"	80"	80"	104"	54"	70"	70"	90"	48"	62"	62"	81"	44"	57"	57"	74"
#10	78"	102"	102"	132"	68"	88"	88"	115"	61"	79"	79"	102"	56"	72"	72"	94"
#11	96"	125"	125"	162"	83"	108"	108"	141"	76"	97"	97"	126"	68"	88"	88"	115"

NOTE:
1. THESE NOTES SHALL BE USED FOR ALL SPLICES, UNLESS NOTED OTHERWISE.
2. CLASS 'A' SPLICES MAY BE USED ONLY IN CASES WHERE 50% OR LESS OF THE BARS ARE SPLICED WITHIN THE LAP SPLICE LENGTH.
3. CLASS 'B' SPLICES SHALL BE USED FOR ALL SPLICES UNLESS THE REQUIREMENTS OF NOTE #2 ABOVE ARE MET.
4. TIES AND STIRRUPS SHALL NOT BE SPLICED.
5. a. FOR BUNDLED BARS OF THREE OR LESS, LAP SPLICE LENGTHS SHALL BE MULTIPLIED BY 1.2.
   b. FOR BUNDLED BARS OF FOUR OR MORE, LAP SPLICE LENGTHS SHALL BE MULTIPLIED BY 1.33.
   c. INDIVIDUAL BAR SPLICES WITHIN A BUNDLE SHALL NOT OVERLAP.
   d. ENTIRE BUNDLES SHALL NOT BE LAP SPLICED.
6. FOR ALL LIGHTWEIGHT CONCRETE, LAP LENGTHS SHALL BE MULTIPLIED BY 1.3.
7. FOR ALL EPOXY COATED BARS, LAP LENGTHS SHALL BE MULTIPLIED BY 1.3 FOR TOP BARS AND 1.5 FOR REGULAR BARS.
8. TOP BARS ARE CLASSIFIED AS HORIZONTAL BARS WHERE 12", OR MORE, OF FRESH CONCRETE IS CAST BELOW THE REINFORCING BAR.



12 S003 REINFORCING LAP SPLICE SCHEDULE @ BAR BENDING DIAGRAMS

N.T.S

A-325 BOLT SCHEDULE

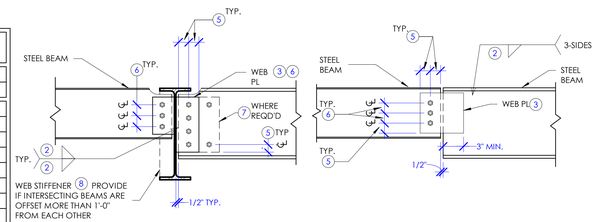
MAXIMUM BEAM SIZE IN EACH BEAM DEPTH GROUP	A-325N BOLTS	
	No. PER BEAM	SIZE
W8	2	3/4" DIA.
W10	2	3/4" DIA.
W12 & C12	3	7/8" DIA.
W14	3	7/8" DIA.
W16	4	7/8" DIA.
W18	5	7/8" DIA.
W21	6	7/8" DIA.
W24	6	7/8" DIA.
W27	7	7/8" DIA.
W30	8	7/8" DIA.
W33	9	1" DIA.
W36	10	1" DIA.

1. HSS COLUMN SHALL HAVE A MINIMUM 1/4" THICKNESS FOR 3/8" SHEAR TABS AND MINIMUM 3/8" THICKNESS FOR 1/2" SHEAR TABS.
2. FILLET WELDS SHALL BE AS FOLLOWS:
   ONE SIDE: PLATE THICKNESS MINUS 1/16" (1/4" MIN.)
   TWO SIDES: 1/2" PLATE THICKNESS PLUS 1/16" (1/4" MIN.) EACH SIDE
3. BEAM WEB CONNECTION PLATE THICKNESS EQUALS BEAM WEB THICKNESS PLUS 1/8" (3/8" MIN).
4. STIFFENER PL THICKNESS EQUALS BEAM FLANGE THICKNESS OF THE BEAM FRAMING INTO COLUMN (3/8" MIN).
5. BOLT EDGE DISTANCE SHALL BE EQUAL TO 2X THE DIAMETER OF THE BOLT (1-1/2" MIN.) AT ALL EDGES.
6. VERTICAL BOLT SPACING SHALL BE 3" O.C. TYP FULL HT OF WEB. SPACING MAY BE REDUCED TO 3X THE DIAMETER OF THE BOLT IF REQ'D TO MAINTAIN A SINGLE ROW OF BOLTS (SINGLE ROW OF BOLTS IS PREFERRED).
7. WHEN MORE THAN ONE COLUMN OF BOLTS IS REQUIRED, THE FIRST COLUMN OF BOLTS SHALL BE COMPLETE WITH THE REMAINDER OF THE BOLTS PLACED IN THE SECOND COLUMN.
8.

STEEL BEAM STIFFENER PLATES		
FLANGE WIDTH	STIFFENER THICKNESS	WELD SIZE
LESS THAN 8 1/4"	1/4"	3/16"
8 1/4" TO 12 1/4"	3/8"	1/4"
12 1/4" TO 16 1/2"	1/2"	5/16"
16 1/2" TO 20 3/4"	5/8"	3/8"

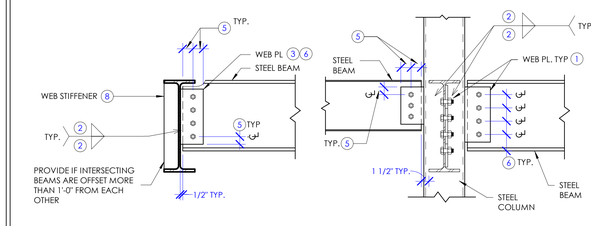
8 S003 TYPICAL BOLTED SHEAR TAB CONNECTION SCHEDULE (SINGLE SHEAR)

N.T.S



BEAM TO BEAM - WEB PLATE CONNECTION

BEAM TO PARALLEL BEAM - WEB PLATE CONNECTION



BEAM TO BEAM - WEB PLATE CONNECTION

BEAM TO TUBE STEEL COLUMN - WEB CONNECTION

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UT LICENSED PROFESSIONAL ENGINEER
No 5568917 2202
S CHAD ROBINSON
STATE OF UTAH

4/25/2025 11:55:31 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

MARK	DESCRIPTION	Revision Date

Revision Schedule

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

GENERAL STRUCTURAL SCHEDULES

DATE: 04/23/2025

SHEET #:

S003

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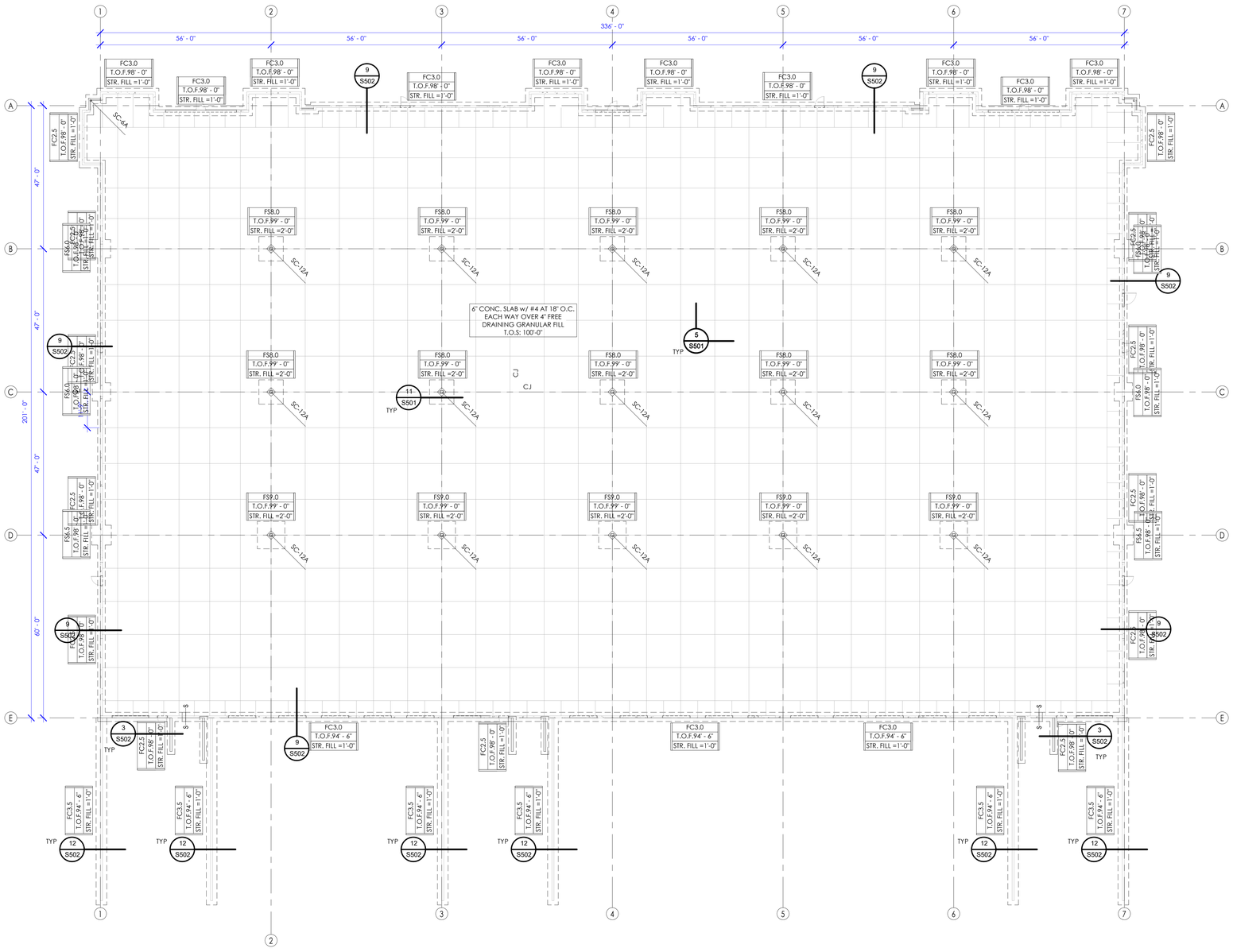
STRUCTURAL COLUMN SCHEDULE

COLUMN MARK	COLUMN SIZE	BASE PLATE	CAP PLATE	ANCHOR BOLTS	COMMENTS
SC-6A	HSS 6x6x1/4	1" (SBP-1)	1/2" CL PLATE	(4) 3/4" A.B.	
SC-12A	HSS 12x12x3/8	3/4" (SBP-1)	3/4" (SCP-1)	(4) 3/4" A.B.	

CONTINUOUS FOOTING SCHEDULE

MARK	WIDTH	LENGTH	DEPTH	REINFORCING CROSSWISE				REINFORCING LENGHTWISE			
				NO	SIZE	LENGTH	SPACING	NO.	SIZE.	LENGTH.	SPACING.
FC2.5	2' - 6"	CONT	1' - 0"	-	#5	2'-0"	14" O.C.	3	#5	CONT	EQ
FC3.0	3' - 0"	CONT	1' - 0"	-	#5	<varies>	14" O.C.	3	#5	CONT	EQ
FC3.5	3' - 6"	CONT	1' - 0"	-	#6	3'-0"	14" O.C.	3	#5	CONT	EQ
FS6.0	6' - 0"	6' - 0"	1' - 0"	6	#5	5'-6"	EQ	6	#5	5'-6"	EQ
FS6.5	6' - 6"	6' - 6"	1' - 0"	6	#5	6'-0"	EQ	6	#5	6'-0"	EQ
FS8.0	8' - 0"	8' - 0"	1' - 4"	7	#6	7'-6"	EQ	7	#6	7'-6"	EQ
FS9.0	9' - 0"	9' - 0"	1' - 4"	8	#6	8'-6"	EQ	8	#6	8'-6"	EQ

1. SEE GENERAL STRUCTURAL NOTES FOR CONCRETE STRENGTH, REINFORCING, AND OTHER REQUIREMENTS
2. ALL REINFORCING STEEL SHALL BE GRADE 60 AND BE PROPERLY TIED INTO PLACE PRIOR TO POUR
3. ALL CONCRETE WORK MUST MEET THE REQUIREMENTS OF THE 2021 IBC, ACI 318 AND LOCAL ORDINANCES
4. ALL BARS MUST BE 3" CLEAR FROM GRADE



1 S101 **FOOTING AND FOUNDATION PLAN**
1/16" = 1'-0"

SLAB-ON-GRADE CURING REQUIRMENTS & MISC.

1. CONTRACTOR SHALL HOLD A PRE-POUR MEETING WITH REPRESENTATIVES FROM THE CONCRETE SUB CONTRACTOR, AND THE PROJECT ARCHITECT/ENGINEER PRIOR TO PLACING CONCRETE.
2. THE CURING OF THE SLAB IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR AND THE CONCRETE SUB-CONTRACTOR AND IS REQUIRED. INSURE THE SLAB IS BEING CURED BASED ON COLD (ACI 306R-16) AND HOT ACI 305R-20) WEATHER CONDITIONS WHEN APPLICABLE.
3. CURE & DENSIFICATION SYSTEM TO BE GREENICE CURE SYSTEM OR APPROVED EQUAL. CONTRACTOR TO PROVIDE SUBMITTAL FOR ARCHITECTS, ENGINEERS AND OWNERS APPROVAL.

CuiSpecTM for Greenice Cure system:
Product IceStart & IceStop
Basic Use: Surface Applied Supplementary Cementitious Material Admixture, the first treatment of a two-part Surface Applied Admixture Cure and Densification System.
For comprehensive manufacturer instructions, visit https://greenumbrellasystems.com/greenice-cure/

IceStartTM & IceStopTM is a concrete cure system designed for Interior or Exterior concrete with a polished concrete sheen—by Green Umbrella® of Rochester, NY (844) 200-7336 R.T.U. (Ready to Use). S.O.L.O. (Spray-On, Leave-On). Green Umbrella IceStartTM is a Surface Applied Supplementary Cementitious Material Admixture, the first treatment of a two-part Surface Applied Admixture Cureand Densification System. Used only on @EarlyAge concrete, IceStartTM is a chemical and mechanical process applied during concrete placement and power troweling. 1) Apply IceStartTM during screeding or bull-floating, prior to breaking open the substrate using pans, @1200 SF per gallon. 2) Next, spray IceStartTM onto the slab in two equal applications of 1200 SF per gallon during initial panning and initial troweling for three total applications with a net coverage rate of 400 SF per gallon. Use a low-pressure, high-volume manual or battery-powered commercial sprayer.Alternatively, a screed mounted unit, and the retardant tanks of ride-on power trowels may be used. Always apply sufficient material for total net coverage of 400 SF per gallon, 3) Work into the surface following second and third applications during power troweling. 4) After the final application of IceStartTM , trowel burn as desired. When the concrete is hard enough for walking, apply Green Umbrella IceStopTM , a Hydro-phobic Fixative for Surface Applied Admixture Cure, the second treatment of a two-part Surface Applied Admixture Cure 5) A single S.O.L.O. application of 400 SF per gallon, Keep wet for a dwell time of 30 minutes. Allow to air dry, No cure & seal, concrete hardener, or wet cure is needed. Apply IceStartTM and IceStopTM only when temperatures are 40°F and rising, not exceeding 90°F.

Contact Technical Sales: info@greenumbrellasystems.com
For full CSI specifications: https://greenumbrellasystems.com/specifications/

4. ALTERNATE CURING COMPOUNDS (APPROVED EQUAL) SHALL COMPLY WITH ASTM C-309 AND ACI 308R-16, CURING COMPOUND MUST BE INSTALLED PER THE MANUFACTURER. CURING COMPOUNDSHALL NOT BE COMBINED WITH BOND BREAKER. USE SEPARATE BOND BREAKER. PROVIDE SUBMITTAL FOR ARCHITECT, ENGINEER AND OWNER TO REVIEW.
5. CONTROL JOINTS TO BE EPOXY FILLED (MM80 OR APPROVED EQUAL). COLD JOINTS TO BE FILLED WITH POLYUREA JOINT FILLER (ADHESIVES TECHNOLOGY CRACKBOND JF OR APPROVED, EQUAL) ALL JOINTS TO BE LEVELED FLUSH WITH FINISH FLOOR. FLOOR SLABS FLATNESS CLASSIFICATION TO MEET OR EXCEED 45 FF & 35FL. ELEVATION DIFFERENCES ARE MEASURED EVERY 10 - FEET WITHIN 72 HOURS AFTER THE CONCRETE IS PLACED.
6. SEE CONCRETE NOTES ON SS001 FOR ADDITIONAL INFORMATION AND REQUIREMENTS. ALSO SEE CONCRETE NOTES / CONSTRUCTION AND CONTROL JOINTS, AND SLAB-ON-GRADE NOTES.
7. CONTRACTOR SHALL PROVIDE ONSITE 'TEMPEST' OR EQUAL WEATHER STATION AND RECORED THE TEMPERATURE, RELATIVE HUMITY, WIND SPEED, AND OTHER WEATHER INFORMATION PERIOR TO, DURING, AND AFTER PLACING AND CURING THE CONCRETE.
8. ALTERNATES MUST BE APPROVED BY THE OWNER.

FOOTING & FOUNDATION NOTES:

1. VERIFY ALL DIMENSIONS WITH ARCHITECTURAL DRAWINGS. DO NOT USE CONCRETE CONTROL JOINTS AS DIMENSION LINES OR TO LOCATE BUILDING ELEMENTS.
2. CONCRETE CONTROL JOINTS-AS SHOWN ON PLAN INDICATES LOCATION OF EITHER KEYED OR SAWCUT CONTROL JOINTS IN SLAB ON GRADE AT CONTRACTORS OPTION. SEE GENERAL STRUCTURAL NOTES AND DETAIL.
3. SEE SHEET SS01 FOR TYPICAL FOOTING & FOUNDATION DETAILS.
4. COORDINATE LOCATIONS OF DEPRESSED SLABS, SLOPED SLABS, AND FLOOR DRAINS WITH ARCHITECTURAL AND PLUMBING.
5. ALL FOOTINGS SHALL BE CENTERED UNDER COLUMNS AND WALLS, U.N.O.

VAPOR RETARDER AND ALTERNATE:

BASE BID:	PROVIDE VAPOR RETARDER UNDER OFFICE AREAS AND WHERE REQUIRED BY GEOTECHNICAL ENGINEER, SEE GSN, SEE PLAN FOR OFFICE LOCATIONS.
ALTERNATE#1:	PROVIDE VAPOR RETARDER UNDER ENTIRE SLAB-ON-GRADE.
ALTERNATE#2:	PROVIDE (2) LAYERS OF VAPOR BARRIER UNDER THE ENTIRE SLAB-ON-GRADE.

CONTROL JOINTS AND ALTERNATIVES:

BASE BID:	SLAB-ONGRADE REINFORCING TO RUN CONTINUOUS THROUGH CONTROL JOINT (AT SAW CUT).
ALTERNATE#1:	CUT EVERY OTHER BAR AT CONTROL JOINT.
ALTERNATE#2:	STOP SLAB-ON-GRADE REINFORCING 4 FROM CONTROL JOINT AND PROVIDE #3 X36" DOWELS AT 18" O.C. MAX.
ALTERNATE#3:	STOP SLAB-ON-GRADE REINFORCING 4" FROM CONTROL JOINT AND PROVIDE #3X36" DOWELS AT 24" O.C. AND ALTERNATE WITH DIAMOND DOWELS AT 24" O.C. (DOWELS ARE 12" O.C. COMBINED).
ALTERNATE#4:	CONTRACTOR MAY SUBMIT ADDITIONAL ALTERNATE DESIGN BASED ON PAST EXPERIENCE / PERFORMANCE.

CONSTRUCTUION JOINTS AND ALTERNATIVES:

BASE BID:	STOP SLAB-ON-GRADE REINFORCING 4" FROM CONSTRUCTION JOINT AND PROVIDE #3X36" DOWELS AT 24" O.C. AND ALTERNATE WITH DIAMOND DOWELS AT 24" O.C. (DOWELS ARE 12" O.C.C. COMBINED)
ALTERNATE#1:	SLAB-ON-GRADE REINFORCING TO RUN CONTINUOUS THROUGH CONSTRUCTION JOINT.
ALTERNATE#2:	CUTE EVERY OTHER BAR AT CONSTRUCTUION JOINT.
ALTERNATE#3:	STOP SLAB-ON-GRADE REINFORCING 4" FROM CONSTRUCTION JOINT AND PROVIDE #3X36" DOWELS AT 18" O.C. MAX.
ALTERNATE#4:	CONTRACTOR MAY SUBMIT ADDITIONAL ALTERNATE DESIGN BASED ON PAST EXPERIENCE / PERFORMANCE.

LEGEND

FSX.X	=	INDICATES SPOT FOOTING, SEE SCHEDULE ON THIS SHEET
FCX.X	=	INDICATES CONTINUOUS FOOTING, SEE SCHEDULE ON THIS SHEET
SC-x	=	INDICATES STEEL COLUMN, SEE 6/S003
C.J.	=	INDICATES CONTROL JOINT LOCATION, SEE 5/SS01
S ——— S	=	INDICATES FOOTING STEP, SEE 12/S501
FC.XX / TOF = XX'-X" / FILL X'-X"	= = =	INDICATES FOOTING DESIGNATION INDICATES TOP OF FOOTING ELEVATION INDICATES STRUCTRAL FILL DEPTH

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STATE OF UTAH

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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

AE2022.290

FOOTING AND FOUNDATION PLAN

DATE: 04/23/2025

SHEET #:

S101

CONSTRUCTION DOCUMENTS / BID SET

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STRUCTURAL COLUMN SCHEDULE

COLUMN MARK	COLUMN SIZE	BASE PLATE	CAP PLATE	ANCHOR BOLTS	COMMENTS
SC-6A	HSS 6x6x1/4	1" (SBP-1)	1/2" CL PLATE	(4) 3/4" A.B.	
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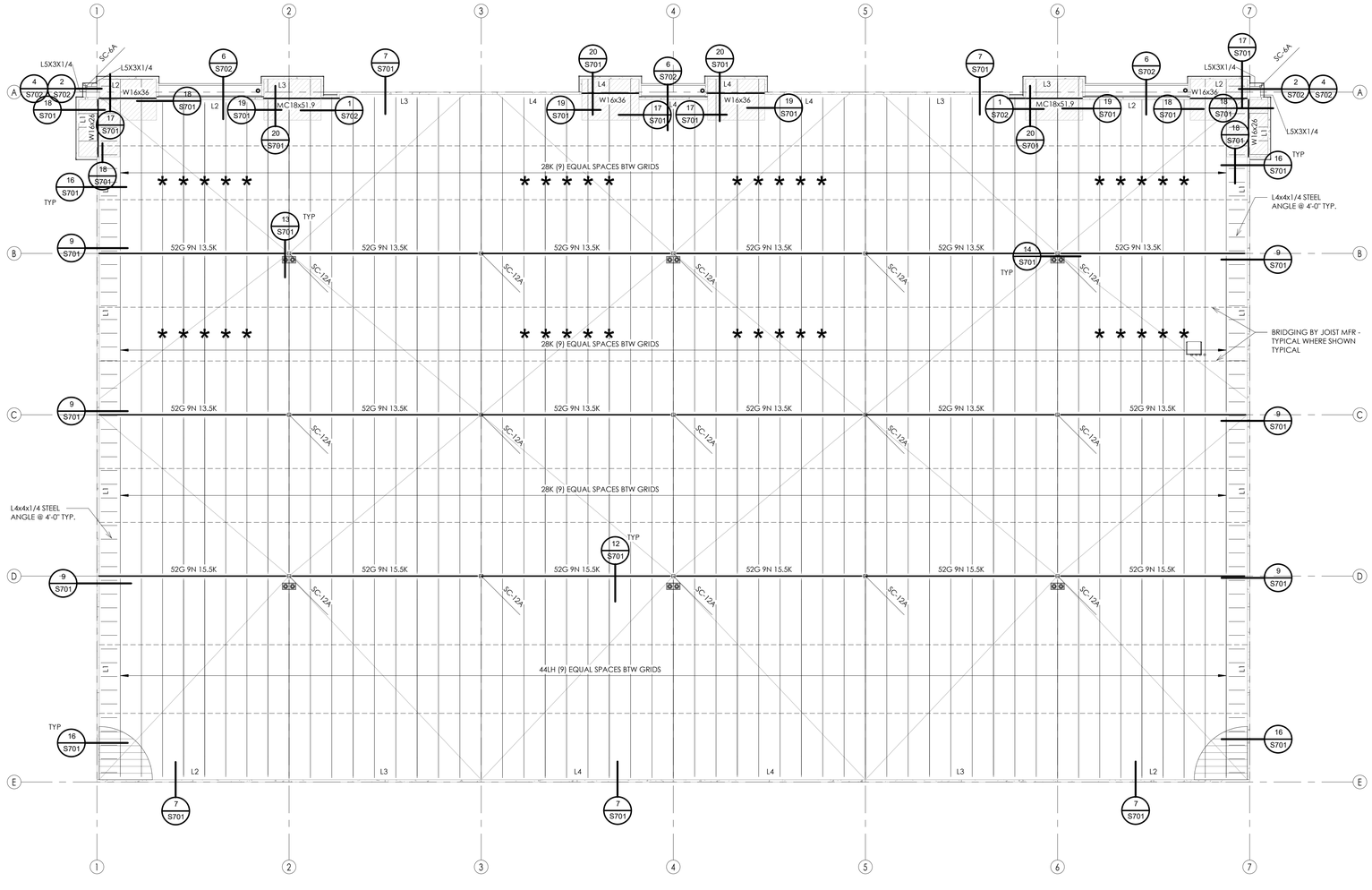

1 ROOF FRAMING PLAN
S102 — 1/16" = 1'-0"

FRAMING NOTES

1. VERIFY ALL DIMENSIONS WITH ARCHITECTURAL DRAWINGS. ROOF AND FLOOR ELEVATIONS, WHERE SHOWN, ARE TO BE PROVIDED AND VERIFIED BY THE ARCHITECT.
2. SEE ARCHITECTURAL DRAWINGS FOR DIMENSIONS TO STEEL COLUMNS AND TYPICAL DIMENSIONS.
3. SEE SHEET S701 FOR ALL TYPICAL ROOF DETAILS.
4. SCHEDULED MARK DESIGNATIONS ARE TYPICAL TO THE PROJECT AND MAY NOT NECESSARILY BE FOUND ON THIS PLAN.
5. FOR CLARITY, DETAILS MAY SHOW ONLY ONE SIDE OF FRAMING CONDITION.
6. FOR CLARITY, ALL FLOOR AND ROOF OPENINGS MAY NOT BE SHOWN ON PLANS. FOR EXACT SIZE, NUMBER AND LOCATION OF OPENINGS, SEE ARCHITECTURAL, MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS.
7. VERIFY EXACT SIZE, WEIGHT AND LOCATIONS OF ALL EQUIPMENT ON AND HANGING FROM ROOF WITH MECHANICAL DRAWINGS. NOTIFY EOR WHERE ANY RTU PLACED ABOVE OR BELOW ROOF DECK THAT IS NOT SHOWN ON THIS SHEET WEIGHS MORE THAN 100 LBS.
8. JOIST BRIDGING SHOWN IS FOR REPRESENTATION ONLY. JOIST MANUFACTURER IS RESPONSIBLE TO DESIGN THE LOCATION, QUANTITY, SIZE, AND TYPE OF JOIST BRIDGING TO BE USED AND SHALL CONFORM TO 'SJI' REQUIREMENTS.
9. WHERE MECHANICAL UNITS, DUCTS, OR SKYLIGHTS INTERRUPT JOIST BRIDGING CONTRACTOR SHALL PROVIDE STANDARD DIAGONAL BRIDGING EA SIDE OF CONFLICT.
10. ALL OPEN-WEB ROOF JOISTS SHALL HAVE 5" DEEP JOIST BEARING ENDS. ALL OPEN-WEB GIRDERS SHALL HAVE 7.1/2" DEEP BEARING ENDS.
11. JOIST DESIGN PER ALLOWABLE STRESS DESIGN (ASD)
12. JOIST MANUFACTURER TO DESIGN TO TRANSFER 7.25K (SEISMIC, ASD) AXIAL LOAD THROUGH. ALL JOIST & GIRDER SHOES, UNO. (FORCES GIVEN INCLUDE OVERSTRENGTH FACTOR PER ASCE 12.11.2.2.2).
13. JOIST MANUFACTURER TO DESIGN ROOF JOISTS FOR A TOTAL NET UPLIFT: .6 (WIND UPLIFT) - .6 (ROOF DL) = 8 PSF (NET UPLIFT, ASD)
14. JOIST DESIGNER TO CONSIDER NET UPLIFT ON JOISTS / GIRDERS

SNOW DRIFT LEGEND

= SNOW DRIFTING (AROUND PARAPET/WALLS)
50 PSF ADDED DRIFT LOAD
STANDARD DEAD & LIVE LOADS, SEE S001
12'-0"

LEGEND

*	=	INDICATES JOISTS TO BE DESIGNED FOR AN ADDITIONAL 750 LBS MIN. VERTICAL POINT AT ANY POINT ON JOIST
	=	1-1/2"X22GA TYPE 'B' STEEL DECK - ATTACH PER DECK SCHEDULE ON SHEET S003
Lx	=	INDICATES LEDGER ANGLE TYPE, SEE 14/S003
SC-x	=	INDICATES STEEL COLUMN, SEE SCHEDULE ON SHEET S004
– – – –	=	INDICATES JOIST BRIDGING, SEE NOTE 8.

DESIGN LOADS:

ROOF DEAD LOAD = 25 PSF
ROOF SNOW LOAD = 21 PSF

TOTAL LOAD = 46 PSF

1. JOIST DESIGNER TO USE DESIGN LOADS AS NOTED AND SHOWN ON SHEET S001 FOR DISTRIBUTE LOADS ON ROOF JOISTS. EQUALLY DISTRIBUTE LOADS TO EA JOIST AND GIRDER PER THE SPACING INDICATED ON PLAN.
2. CALCULATED JOIST LOADS SHALL BE SHOWN ON SUBMITTAL FOR ENGINEER APPROVAL PRIOR TO JOIST FABRICATION.
3. JOIST SUPPLIER SHALL ALSO DESIGN FOR ADDITIONAL LOADS INCLUDING MECHANICAL UNITS, SNOW DRIFT, AND AXIAL LOADS AS INDICATED ON PLANS AND DETAILS

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LICENSED PROFESSIONAL ENGINEER
No 5568917 2202
S CHAD ROBINSON
STATE OF UTAH
4/25/2025 11:55:36 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

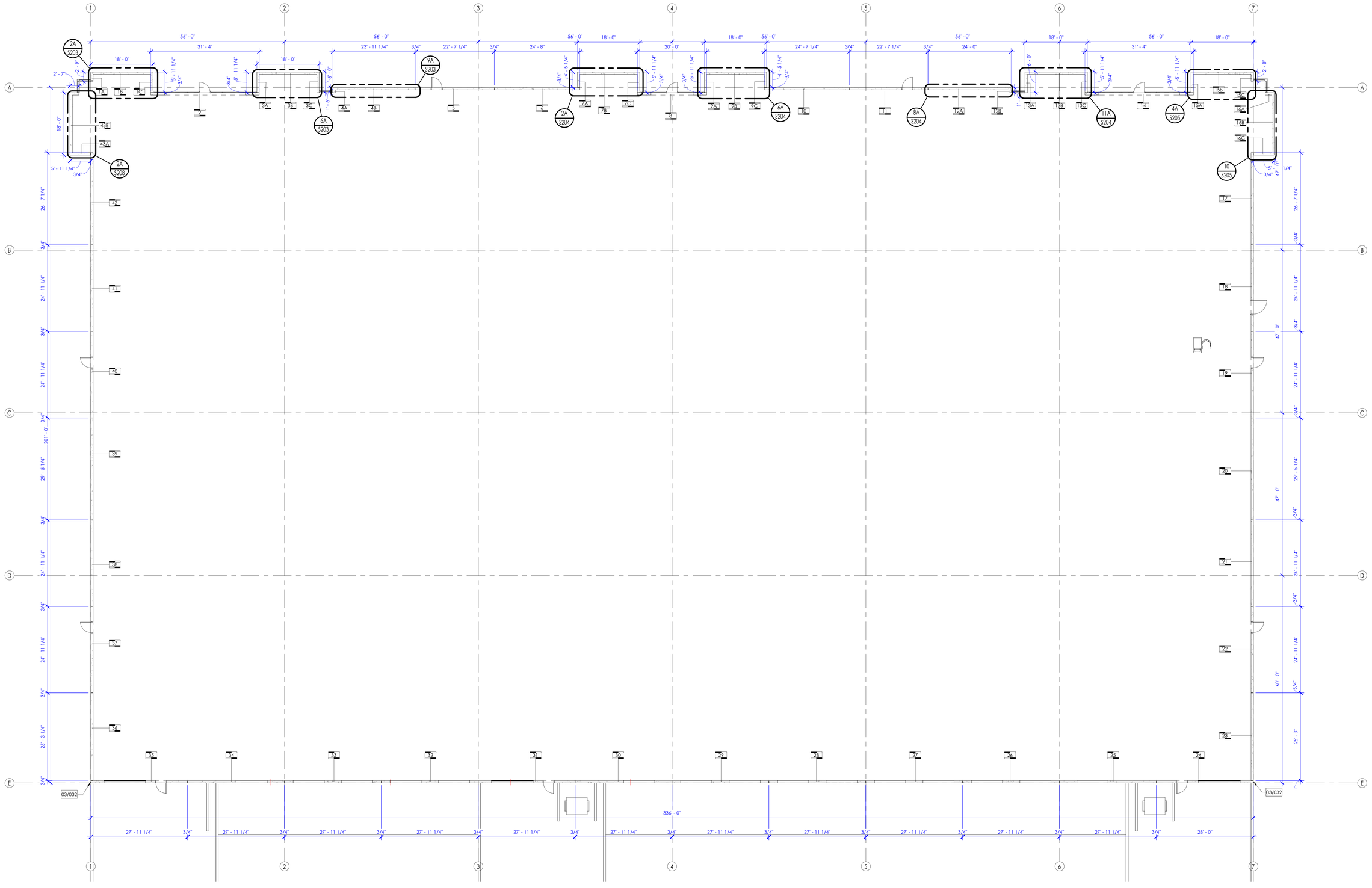
AE2022.290

ROOF FRAMING PLAN

DATE: 04/23/2025

SHEET #: S102

CONSTRUCTION DOCUMENTS / BID SET



1 S201 **LEVEL 1**
3/32" = 1'-0"

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LICENSED PROFESSIONAL ENGINEER
No 5568917 2202
S CHAD ROBINSON
STATE OF UTAH

4/28/2025 4:18:33 PM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

PANEL ELEVATIONS FLOOR PLAN

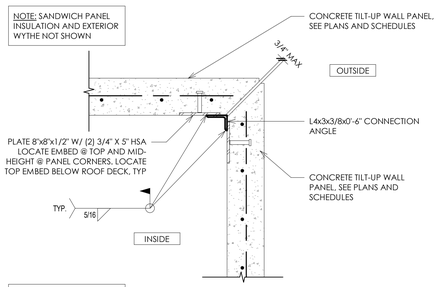
DATE: 04/23/2025

SHEET #:

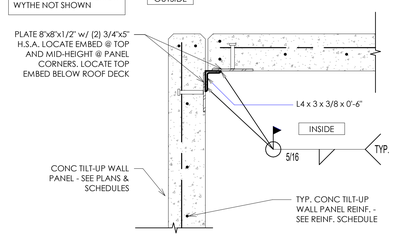
S201

4/28/2025 4:18:33 PM

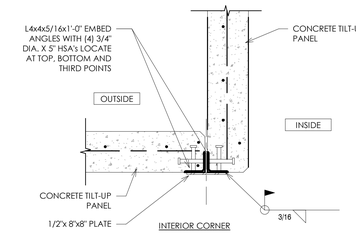
NOTE: SANDWICH PANEL INSULATION AND EXTERIOR WYTHE NOT SHOWN



NOTE: SANDWICH PANEL INSULATION AND EXTERIOR WYTHE NOT SHOWN

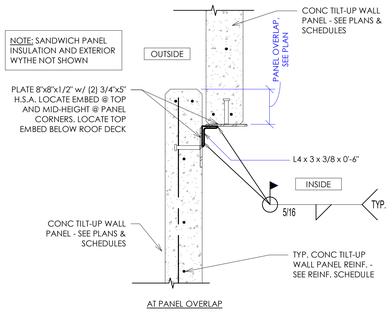


EXTERIOR CORNER



INTERIOR CORNER

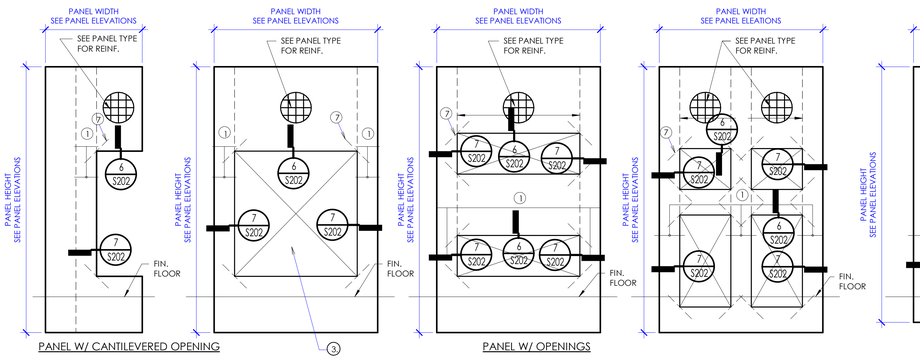
NOTE: SANDWICH PANEL INSULATION AND EXTERIOR WYTHE NOT SHOWN



AT PANEL OVERLAP

19 S202 TYP CONC TILT UP INTERSECTION CONNECTION

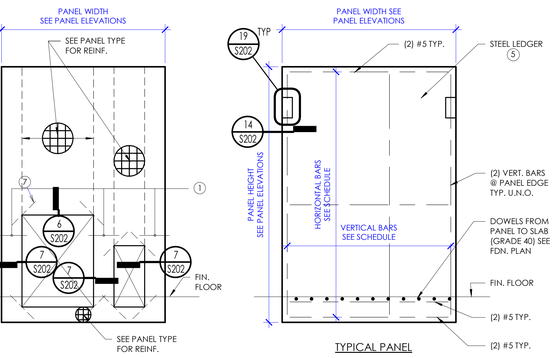
N.T.S



13 S202 PANEL REINF & SCHEDULE - TYPICAL

[SEE SHEETS S200-202 FOR ACTUAL PANEL CONFIGURATIONS]

N.T.S



PANEL NOTES:

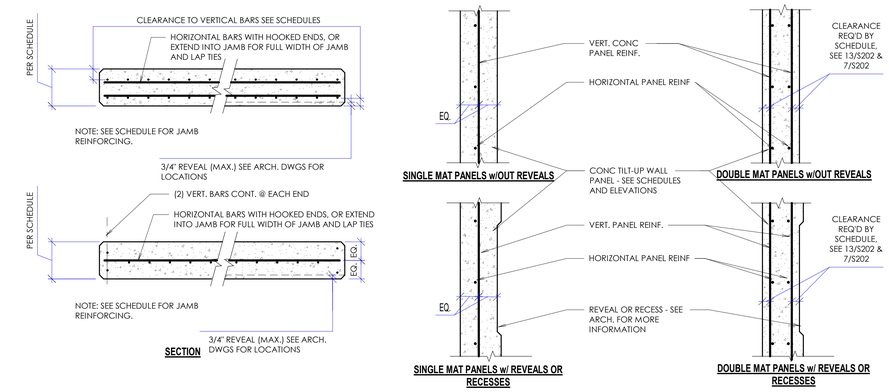
1. SEE PANEL ELEVATIONS AND DETAILS 7/S202 FOR JAMB REINFORCING & SCHEDULE.
2. FOR HEADER/LINTEL BEAM REINFORCING, SEE DETAIL 6/S202.
3. FOR PANEL REINFORCING, SEE SCHEDULE BELOW AND DETAIL 15/S202. ALL PANELS ARE REBAR PANEL TYPE 'A' U.N.O.
4. FOR TYPICAL PANEL JOINT DETAILS SEE 14/S202.
5. FOR REQUIRED CHORD ANGLE, SEE PLANS.
6. SEE ADDITIONAL DETAILS ON OTHER SHEETS AS APPLICABLE.
7. PROVIDE #4 x 48" DIAGONAL BAR @ CORNER OF ALL OPENINGS - TYPICAL

PANEL REBAR SCHEDULE					
PANEL TYP.	PANEL THICKNESS	CONC. STRENGTH	VERTICAL REBAR	HORIZONTAL REBAR (HOOKED ENDS) OR EQUAL	COMMENTS
A	8"	4500 PSI	#5 @ 16" O.C. E.F.	#5 @ 18" O.C. E.F.	3/4" CLR
B	8"	4500 PSI	#5 @ 16" O.C. E.F.	#5 @ 16" O.C. E.F.	3/4" CLR

NOTE: PROVIDE ADDITIONAL REBAR FOR LIFTING AS REQUIRED, TYP.

EF=EACH FACE
HORIZONTAL STEEL TO CONTINUE THROUGH PIER/JAMB U.N.O.
*HORIZONTAL BARS TO HAVE HOOKED ENDS OR EQUAL.

OPTION: CONTINUE STRAIGHT HORIZONTAL BARS SO THEY EXTEND INTO FULL WIDTH OF JAMBS @ EACH END AND OMIT HOOKED ENDS. PROVIDED JAMB WIDTH IS SUFFICENT TO DEVELOP HORIZ. BARS.

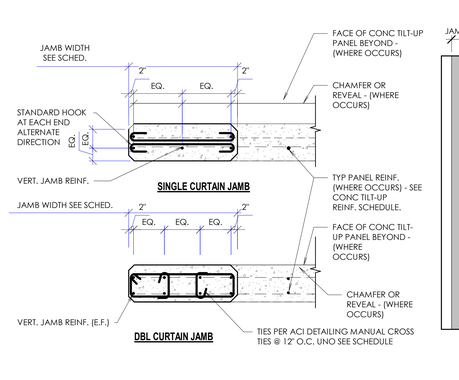


14 S202 PANEL JOINT DETAILS

N.T.S

15 S202 TYP PANEL REINFORCING

N.T.S



CONCRETE TILT-UP PANEL OPENING REINFORCING SCHEDULE - U.N.O.
LINTEL BEAMS/HEADERS

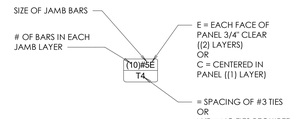
BEAM TYPE	LINTEL REINFORCING			*NOTES
	DEPTH	HORIZ. REINF.	STIRRUPS	
CB-01	24"	(2) #5 BOT	N/R	
CB-02	24"	(3) #5 BOT & (2) #5 TOP	#3 @ 10" O.C.	
CB-03	30"	(3) #6 BOT & (2) #6 TOP	#3 @ 12" O.C.	
CB-04	30"	(3) #7 BOT & (2) #6 TOP	#3 @ 12" O.C.	

NOTES:
1. EXTEND LINTEL REINFORCING BEYOND EDGE OF THE OPENING 4'-0" MINIMUM. WHERE NOT POSSIBLE, EXTEND TO THE EDGE OF PANEL AND TERMINATE WITH A STANDARD 90° HOOK, OR, HEADED BAR. FOR MULTIPLE OPENINGS, RUN LINTEL REINFORCING CONTINUOUS.
2. SEE ARCHITECTURAL FOR PANEL ELEVATIONS AND OPENING LOCATIONS.
3. SEE DETAILS ON THIS SHEET FOR REINFORCING PLACEMENT DIAGRAMS (WALL, LINTEL, AND JAMB COLUMN REINFORCING DIAGRAM).
4. AT PANEL WITH KNOCKOUT PANELS, REINFORCE AROUND KNOCKOUT AS PER THIS SCHEDULE.
5. WHEN (4) BARS ARE REQUIRED, PLACE (2) BARS PER ROW.
6. REINFORCING TO BE CONTINUOUS FROM EDGE OF PANEL TO EDGE OF PANEL, FOR LARGE OPENINGS.

6 S202 TYP LINTEL BEAM/HEADER REINF

N.T.S

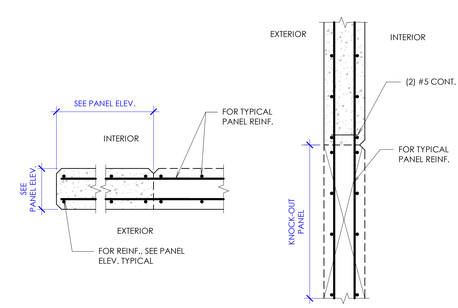
NOTES:
1. VERTICAL REINFORCING SPECIFIED FOR JAMB REPLACES DOUBLE BAR @ EDGE OF OPENING.
2. JAMB REINFORCING (INCLUDING TIES), SHALL EXTEND THE FULL HEIGHT OF THE PANEL CONT., SPACE TIES @ 12" O.C. FROM 2'-0" BEYOND TOP OPENING TO THE TOP OF THE PANEL.
3. JAMB REINFORCING TO BE PLACED ON EACH FACE OF THE PANEL WHEN DOUBLE LAYER JAMB REINFORCING IS USED. (EF=EACH FACE)
4. WIDTH OF JAMB IS TO BE MEASURED FROM EDGE OF PANEL TO EDGE OF OPENING OR EDGE OF OPENING TO EDGE OF OPENING.
5. THICKNESS OF JAMB = THICKNESS OF WALL
6. PROVIDE ADDITIONAL REINFORCING AS REQUIRED FOR LIFTING. OPTION: INCREASE BAR SIZES, TYPICAL.



7 S202 TYPICAL JAMB REINF SCHEDULE

N.T.S

NOTES:
1. MAINTAIN 2'-0" MIN EDGE DISTANCE FROM OPENING TO NEAREST PANEL EDGE.
2. UNSCHEDULED OPENINGS WHICH EXCEED DETAILED DIMENSIONS SHALL BE APPROVED IN WRITING BY EOR.
3. IF REBAR CANNOT BE EXTENDED 4'-0" BEYOND OPENING, EXTEND BAR MAXIMUM ALLOWABLE DISTANCE AND TERMINATE WITH STANDARD HOOK.



8 S202 KNOCK-OUT PANEL DETAIL2

N.T.S

4 S202 MISC. CONC TILT UP PANEL OPENING

N.T.S

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Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

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TYPICAL PANEL DETAILS

DATE: **04/23/2025**

SHEET #:

S202

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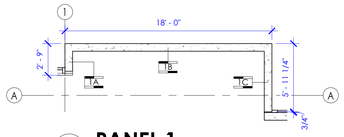
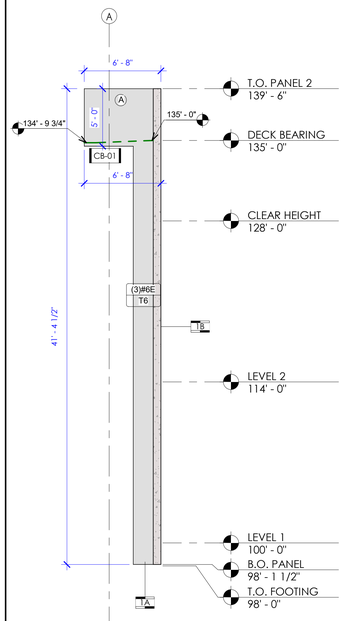
TILT-UP PANEL LEGEND:

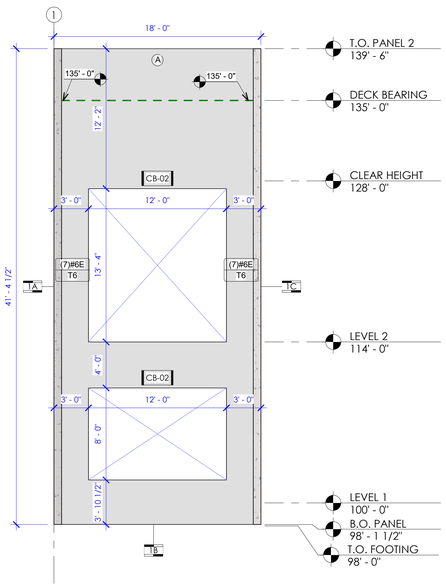
- (A) - PANEL REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- (10)#5E T6 - PANEL JAMB REINFORCING, SEE DETAIL **7/S202**
- CB-xx - PANEL HEADER REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- PANEL OPENING
- FUTURE PANEL OPENING



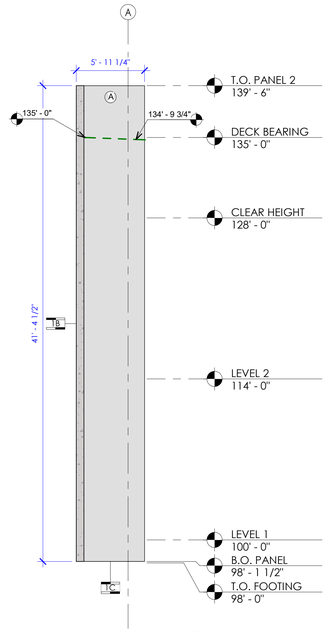
2A/S203 PANEL 1
3/16" = 1'-0"



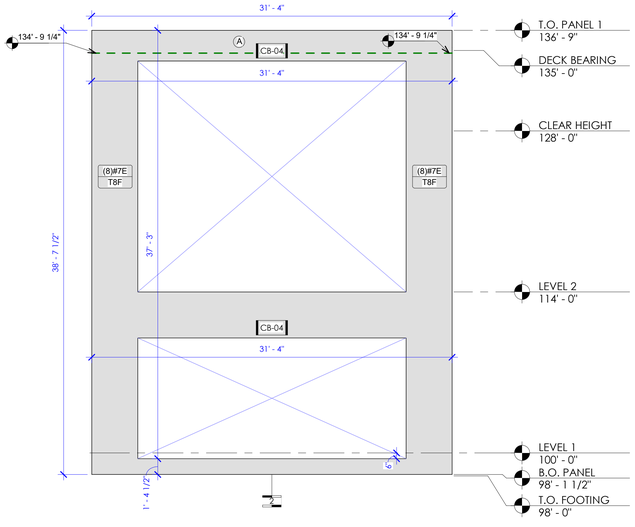
1/S203 PANEL 1A
3/16" = 1'-0"



2/S203 PANEL 1B
3/16" = 1'-0"



3/S203 PANEL 1C
3/16" = 1'-0"



4/S203 PANEL 2
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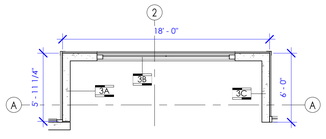
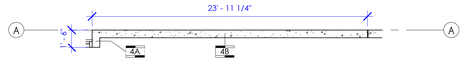
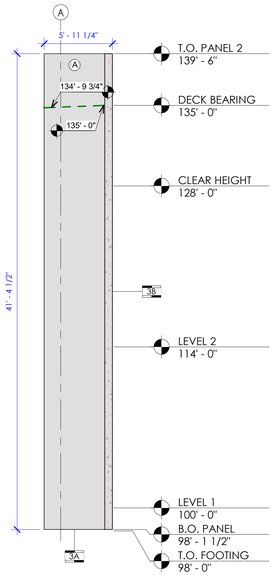


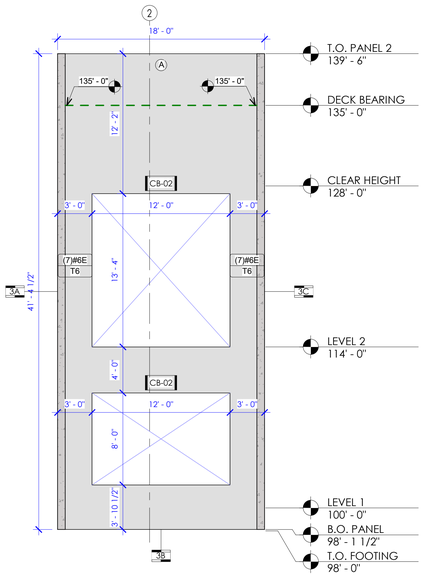
6A/S203 PANEL 3
3/16" = 1'-0"



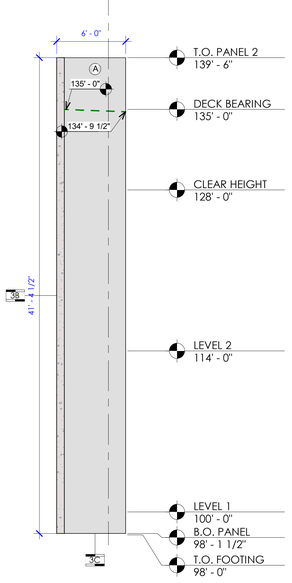
9A/S203 PANEL 4
3/16" = 1'-0"



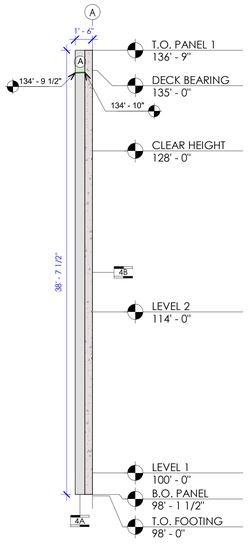
5/S203 PANEL 3A
3/16" = 1'-0"



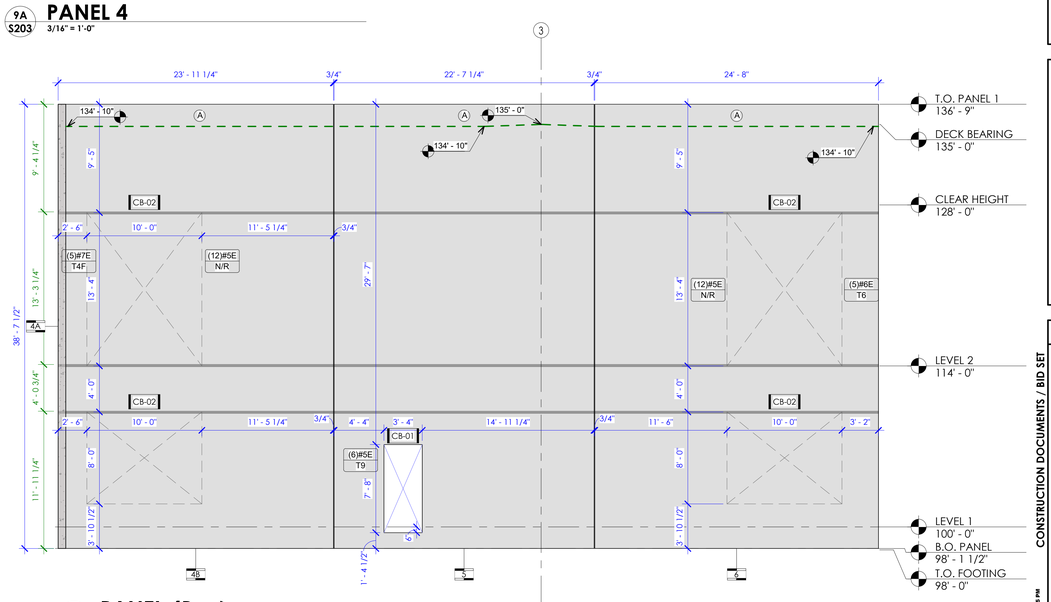
6/S203 PANEL 3B
3/16" = 1'-0"



7/S203 PANEL 3C
3/16" = 1'-0"



8/S203 PANEL 4A
3/16" = 1'-0"



9/S203 PANEL 4B - 6
3/16" = 1'-0"

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Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

PANEL ELEVATIONS 1A - 6

DATE: **04/23/2025**

SHEET #:

S203

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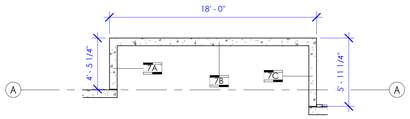
TILT-UP PANEL LEGEND:

- (A) - PANEL REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- (10)#5E T6 - PANEL JAMB REINFORCING, SEE DETAIL **7/S202**
- CB-xx - PANEL HEADER REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- PANEL OPENING
- FUTURE PANEL OPENING



2A S204 **PANEL 7**
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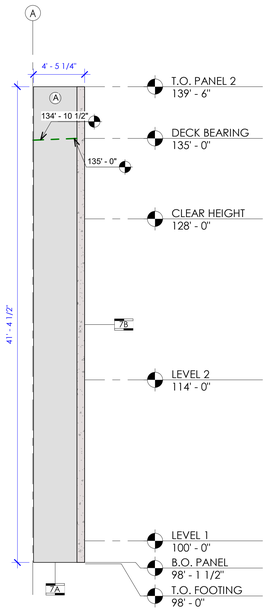
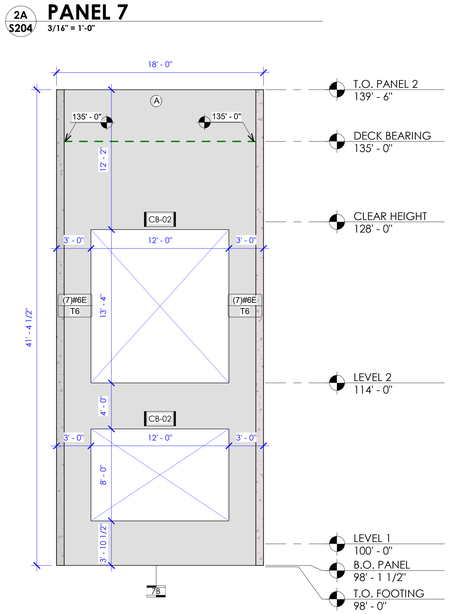
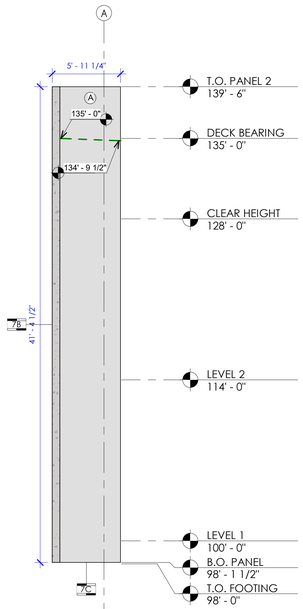


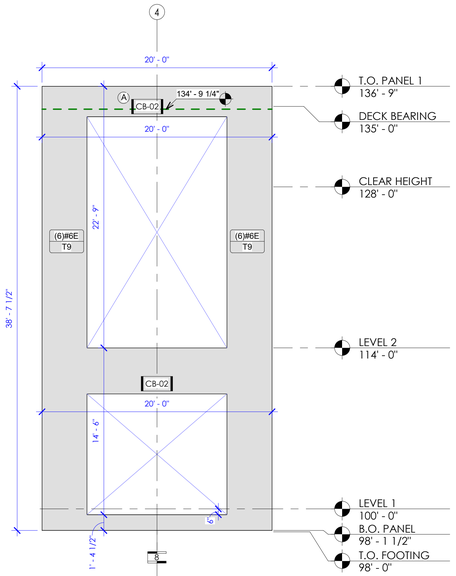
1 S204 **PANEL 7A**
3/16" = 1'-0"



2 S204 **PANEL 7B**
3/16" = 1'-0"



3 S204 **PANEL 7C**
3/16" = 1'-0"



4 S204 **PANEL 8**
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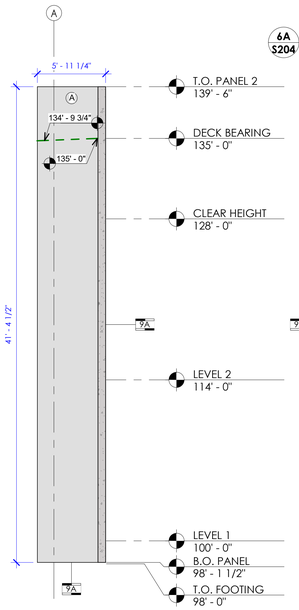

5 S204 **PANEL 9A**
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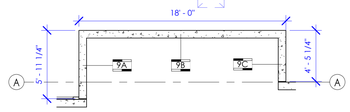

6A S204 **PANEL 9**
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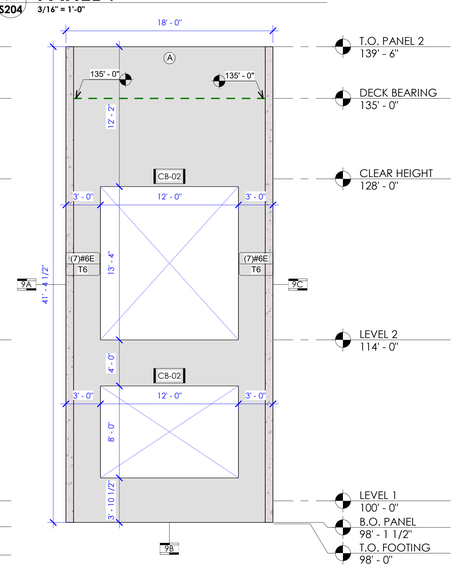
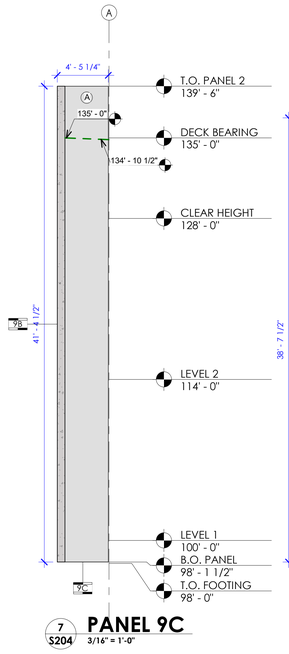
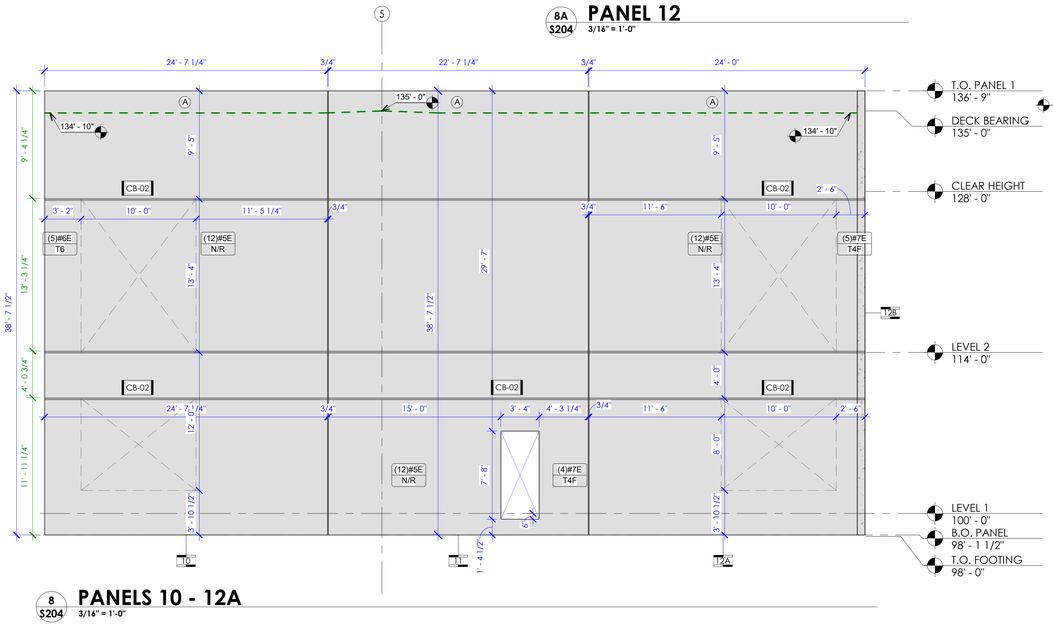


6 S204 **PANEL 9B**
3/16" = 1'-0"

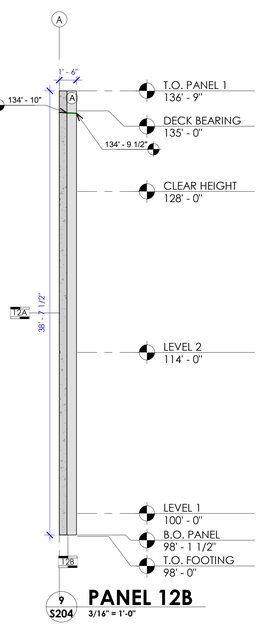
8A S204 **PANEL 12**
3/16" = 1'-0"



7 S204 **PANEL 9C**
3/16" = 1'-0"



8 S204 **PANELS 10 - 12A**
3/16" = 1'-0"



9 S204 **PANEL 12B**
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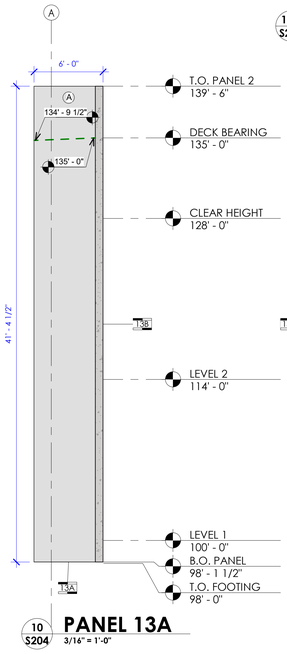
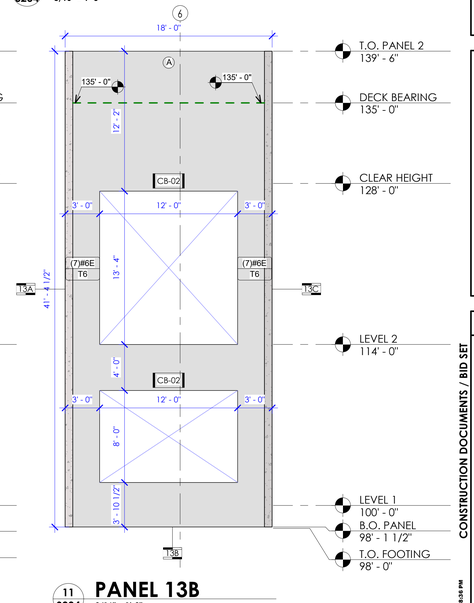
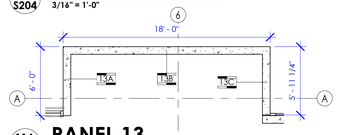


10 S204 **PANEL 13A**
3/16" = 1'-0"



11 S204 **PANEL 13B**
3/16" = 1'-0"



11A S204 **PANEL 13**
3/16" = 1'-0"

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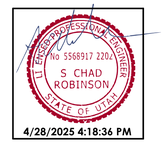

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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

PANEL ELEVATIONS 7A - 13B

DATE: 04/23/2025

SHEET #:

S204

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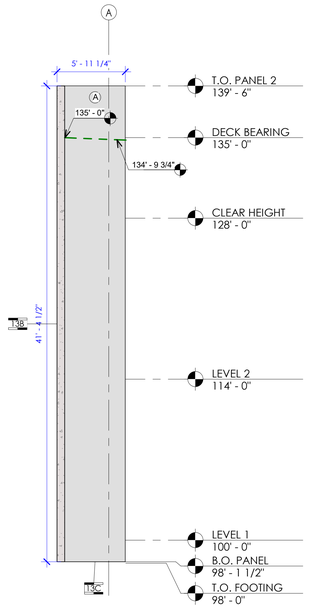
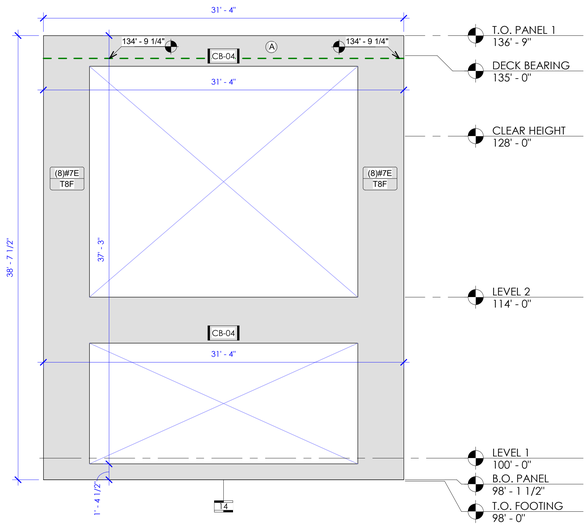
TILT-UP PANEL LEGEND:

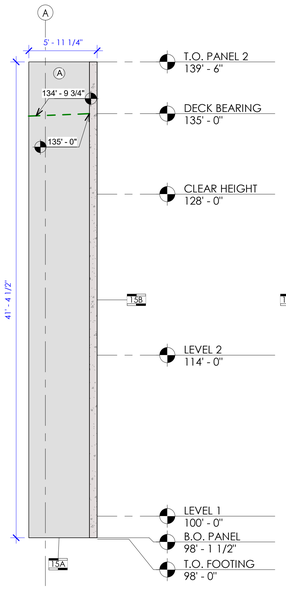
- (A) - PANEL REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- (10)#5E T6 - PANEL JAMB REINFORCING, SEE DETAIL **7/S202**
- CB-xx - PANEL HEADER REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- PANEL OPENING
- FUTURE PANEL OPENING



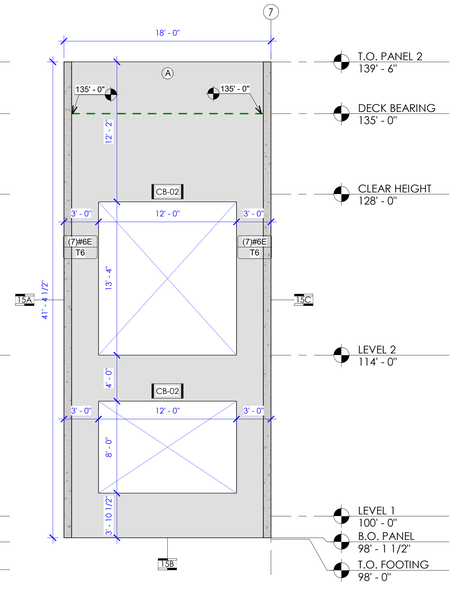
1 / S205 PANEL 13C
3/16" = 1'-0"



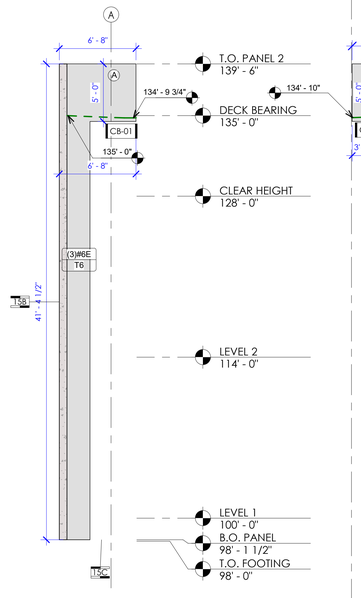
2 / S205 PANEL 14
3/16" = 1'-0"



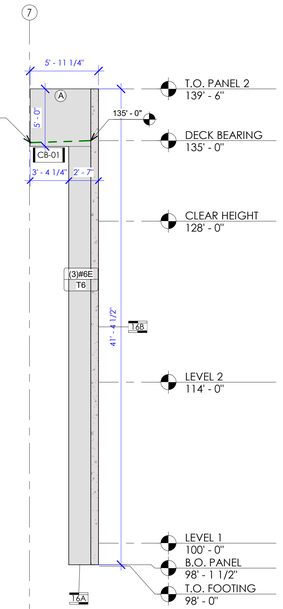
3 / S205 PANEL 15A
3/16" = 1'-0"



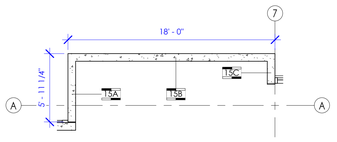
4 / S205 PANEL 15B
3/16" = 1'-0"



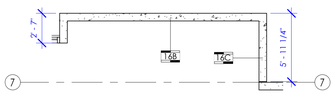
5 / S205 PANEL 15C
3/16" = 1'-0"



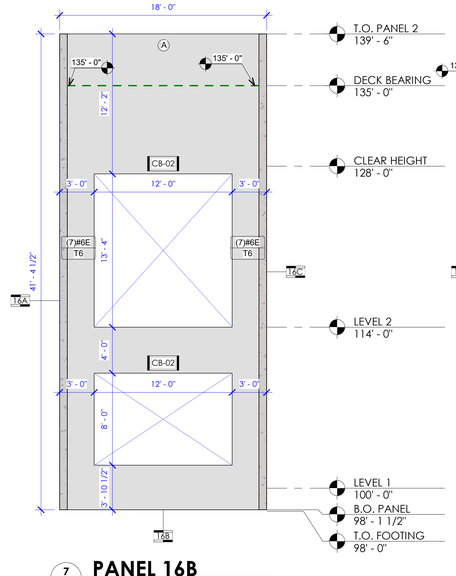
6 / S205 PANEL 16A
3/16" = 1'-0"



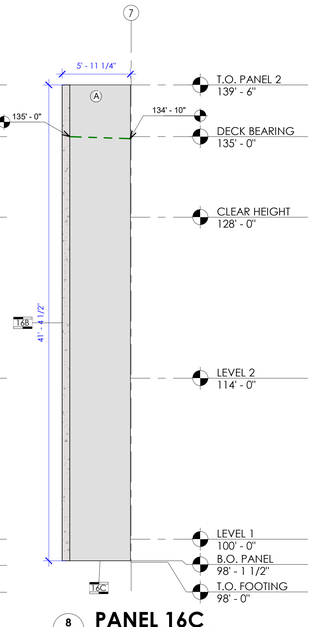
4A / S205 PANEL 15
3/16" = 1'-0"



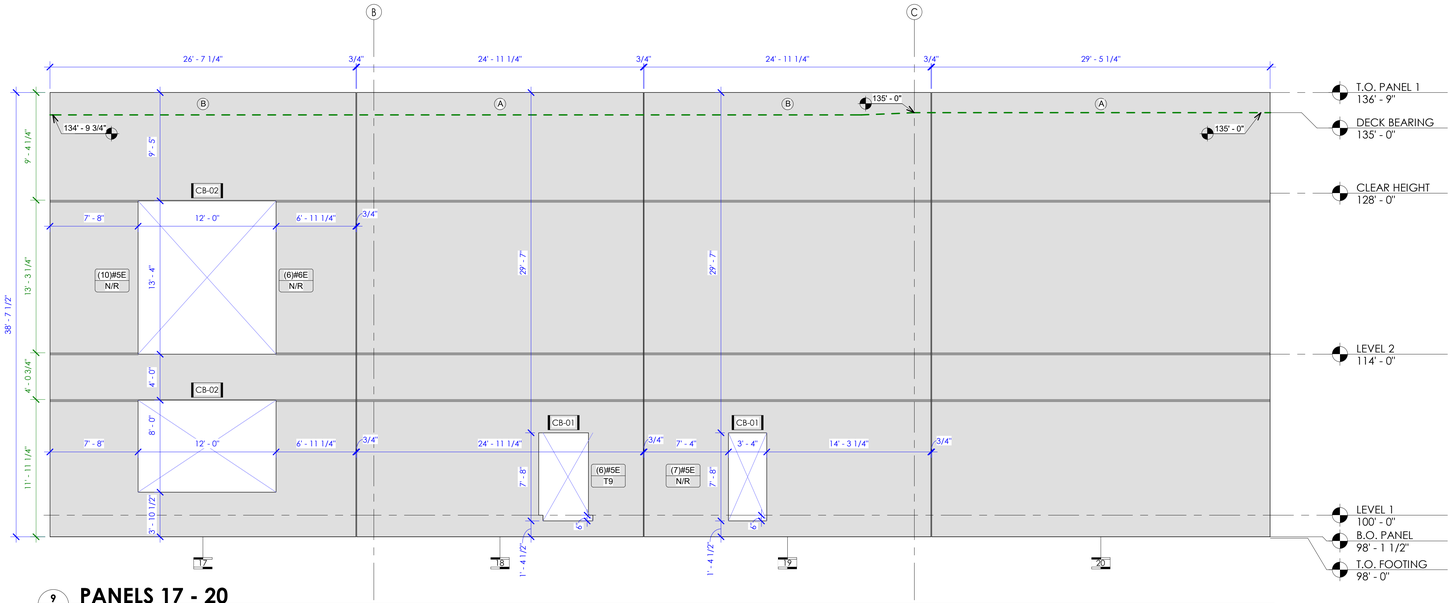
10 / S205 PANEL 16
3/16" = 1'-0"



7 / S205 PANEL 16B
3/16" = 1'-0"



8 / S205 PANEL 16C
3/16" = 1'-0"



9 / S205 PANELS 17 - 20
3/16" = 1'-0"

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No. 5568917 2202
S CHAD ROBINSON
STATE OF UTAH

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RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

PANEL ELEVATIONS 13C - 20

DATE: **04/23/2025**

SHEET #:

S205

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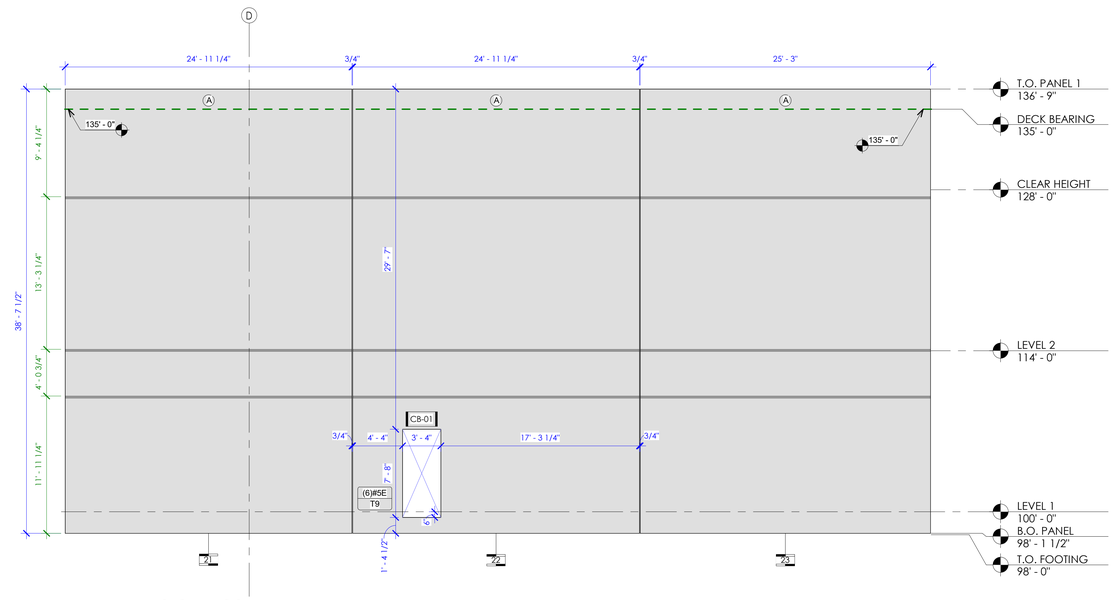
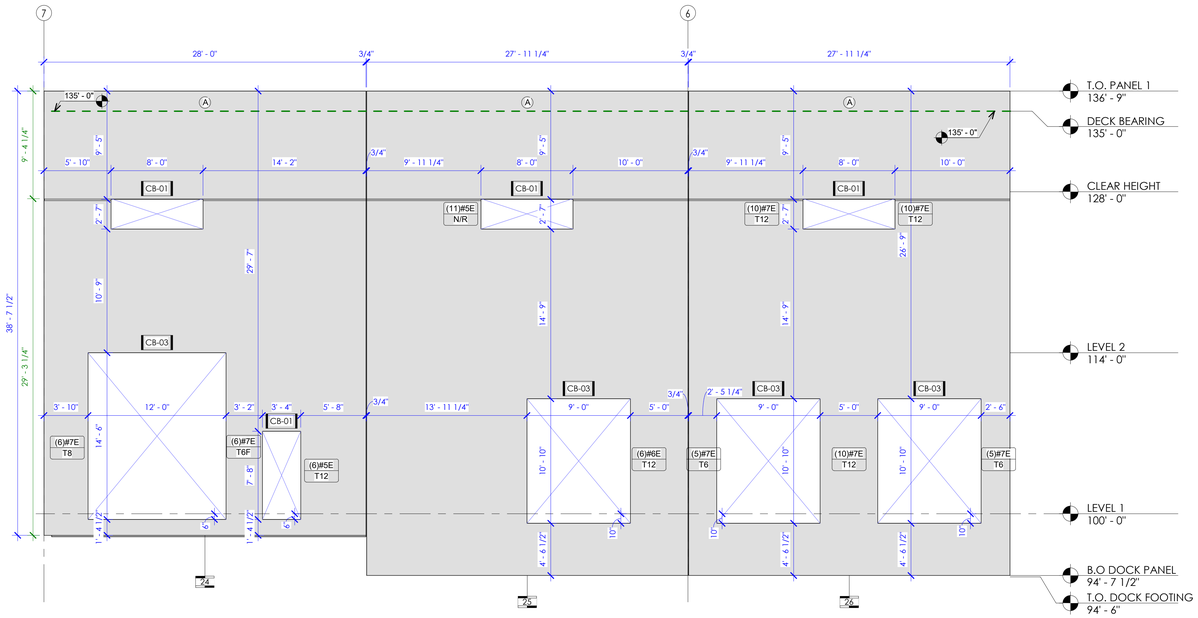
TILT-UP PANEL LEGEND:

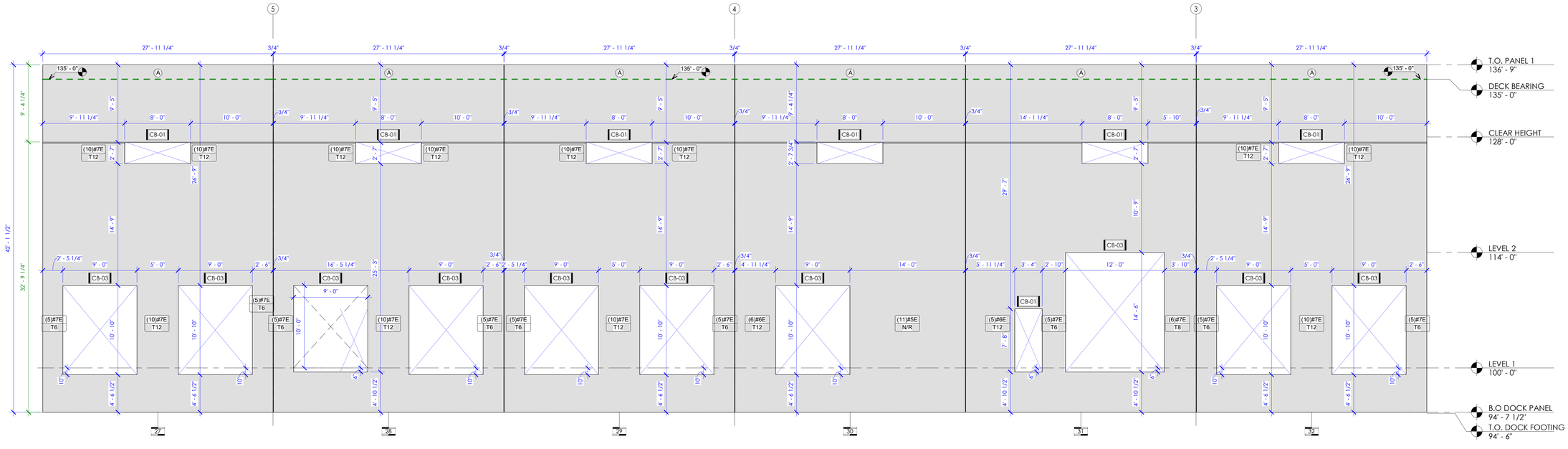
- (A) - PANEL REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- (10)#5E T6 - PANEL JAMB REINFORCING, SEE DETAIL **7/S202**
- CB-xx - PANEL HEADER REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- PANEL OPENING
- FUTURE PANEL OPENING



1 S206 **PANELS 21 - 23**
3/16" = 1'-0"



2 S206 **PANELS 24 - 26**
3/16" = 1'-0"



3 S206 **PANELS 27 - 32**
3/16" = 1'-0"

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RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

PANEL ELEVATIONS 21 - 32

DATE: **04/23/2025**

SHEET #:

S206

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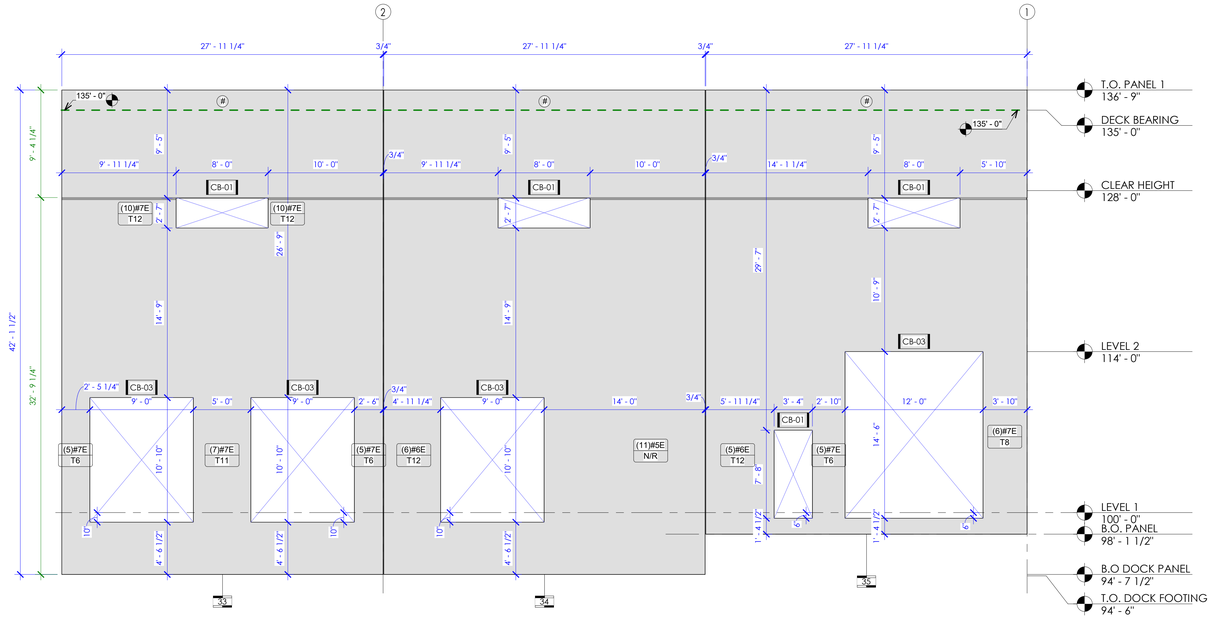
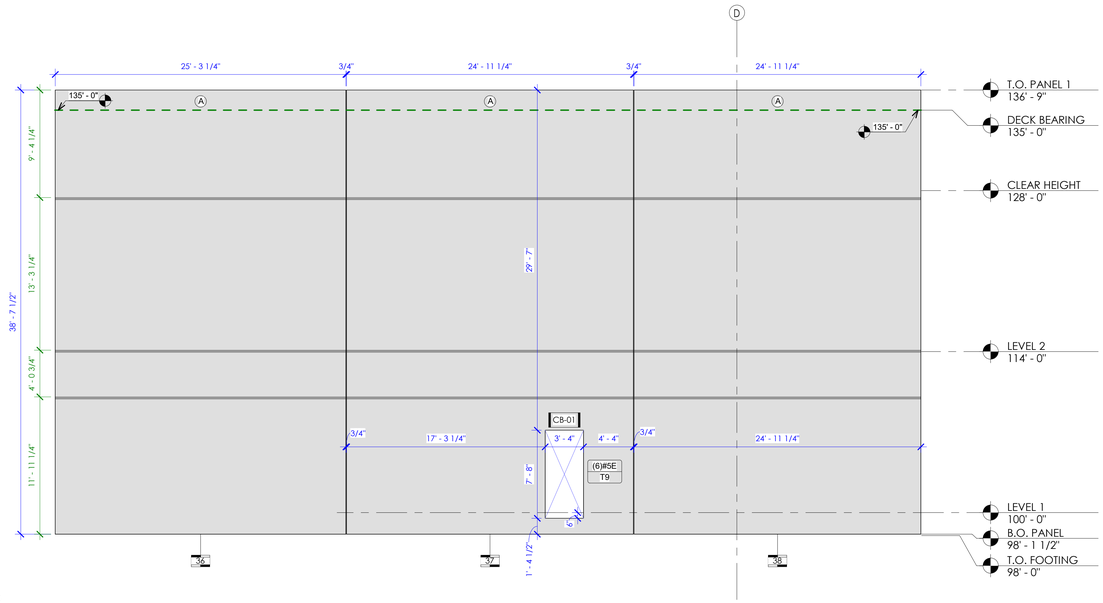
TILT-UP PANEL LEGEND:

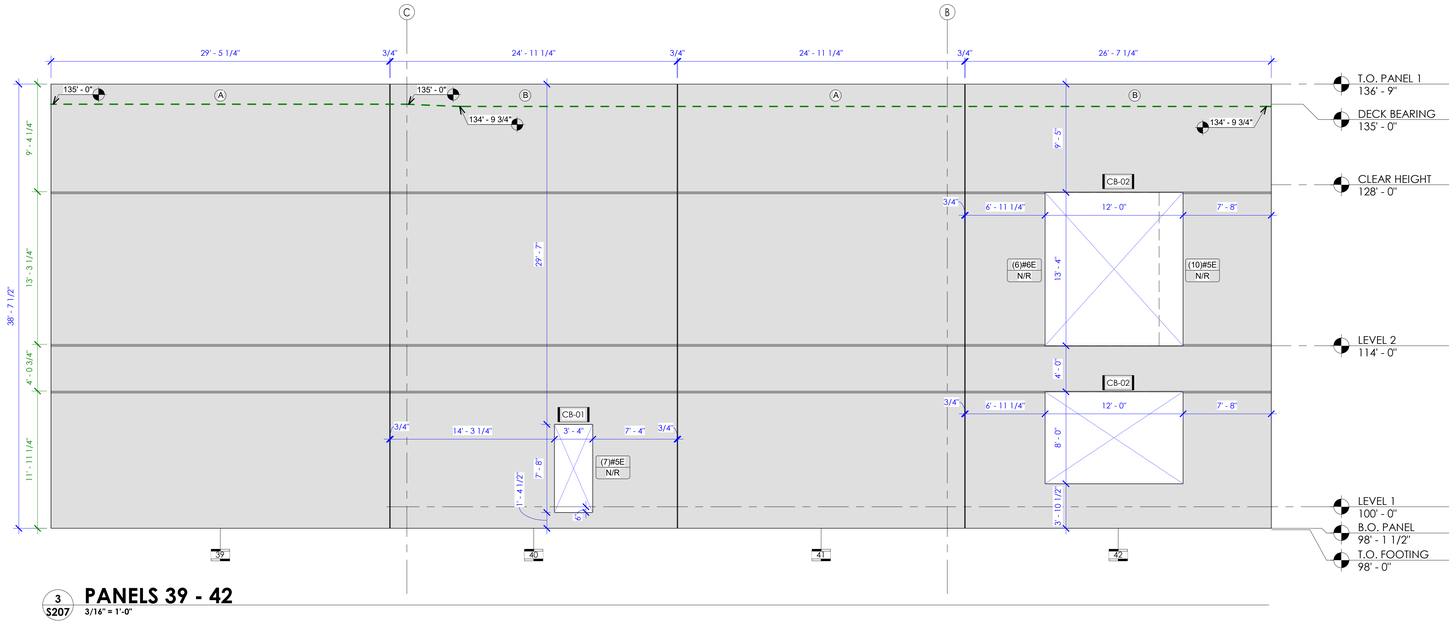
- (A) - PANEL REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- (10)#5E T6 - PANEL JAMB REINFORCING, SEE DETAIL **7/S202**
- CB-xx - PANEL HEADER REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- PANEL OPENING
- FUTURE PANEL OPENING



1 S207 **PANELS 33 - 35**
3/16" = 1'-0"



2 S207 **PANELS 36 - 38**
3/16" = 1'-0"



3 S207 **PANELS 39 - 42**
3/16" = 1'-0"

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RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

MARK	DESCRIPTION	Revision Date

Revision Schedule

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

PANEL ELEVATIONS 33 - 43B

DATE: **04/23/2025**

SHEET #:

S207

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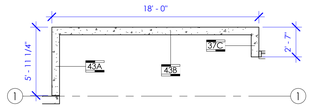
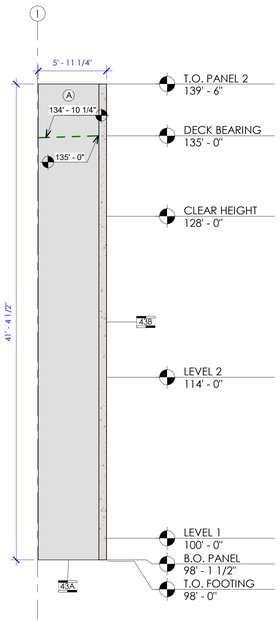
TILT-UP PANEL LEGEND:

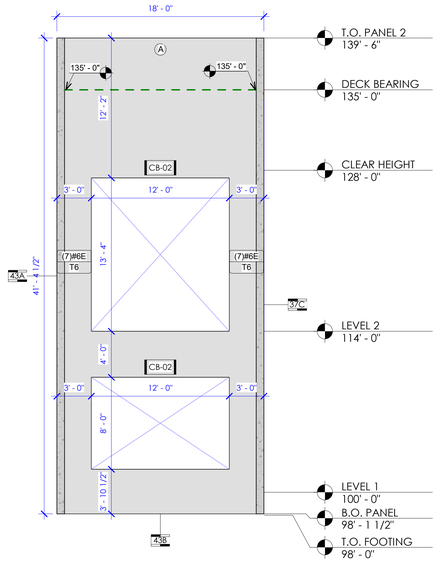
- (A) - PANEL REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- (10)#5E T6 - PANEL JAMB REINFORCING, SEE DETAIL **7/S202**
- CB-xx - PANEL HEADER REINFORCING, SEE SCHEDULE & DETAILS ON SHEET **S202**
- PANEL OPENING
- FUTURE PANEL OPENING



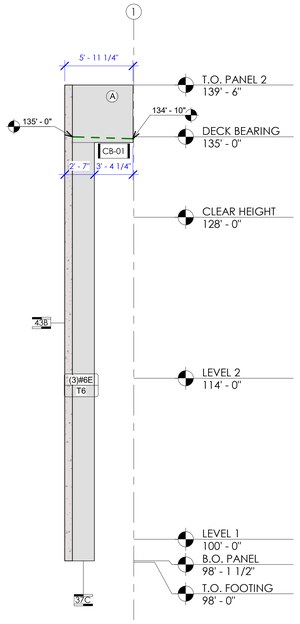
2A / S208 PANEL 43
3/16" = 1'-0"



1 / S208 PANEL 43A
3/16" = 1'-0"



2 / S208 PANEL 43B
3/16" = 1'-0"



3 / S208 PANEL 43C
3/16" = 1'-0"

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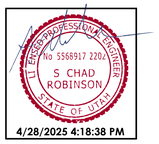

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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule

MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

PANEL ELEVATIONS 43A-43C

DATE: **04/23/2025**

SHEET #:

S208

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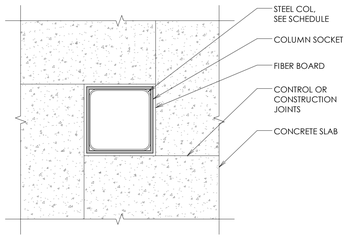
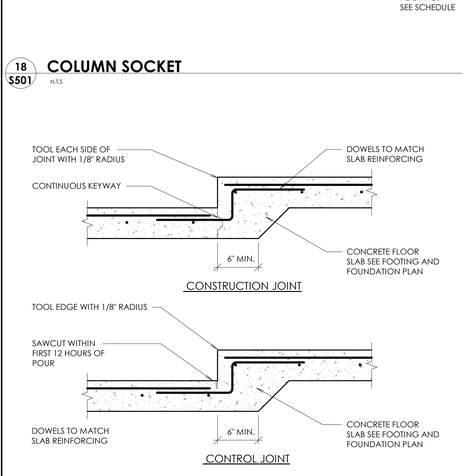


PLAN VIEW

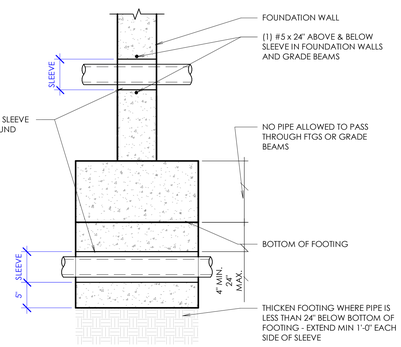
18 S501 COLUMN SOCKET
N.T.S



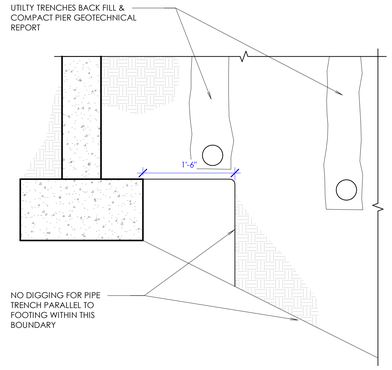
CONSTRUCTION JOINT

CONTROL JOINT

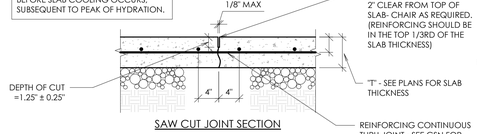
19 S501 TYPICAL SLAB DEPRESSION DETAIL
N.T.S



13 S501 PIPE THROUGH FOOTING DETAIL
N.T.S



NOTES:
SAWCUT SLAB - USE EARLY -ENTRY, DRY-CUT SAW. CUT JOINTS 1-HOUR IN HOT WEATHER OR 4 HOURS IN COLD, AFTER COMPLETING THE FINISHING OF THE SLAB IN THAT JOINT LOCATION. SAW CUTTING MUST BE COMPLETED BEFORE SLAB COOLING OCCURS, SUBSEQUENT TO PEAK OF HYDRATION.

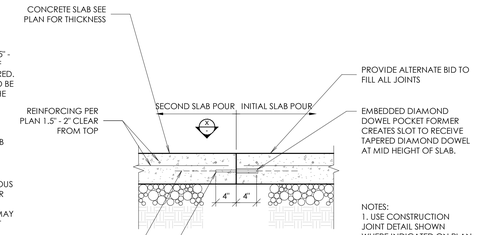


SAW CUT JOINT SECTION

CONTROL JOINTS - SAW CUTS JOINTS

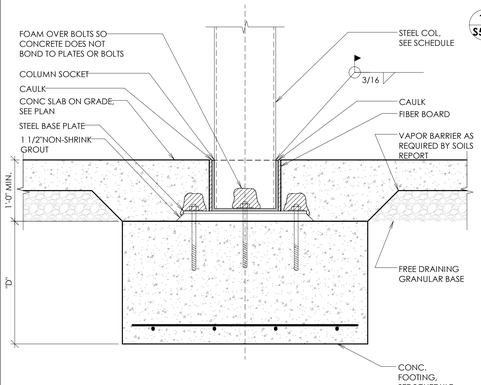
BASE BID: SLAB-ON-GRADE REINFORCING TO RUN CONTINUOUS THROUGH CONTROL JOINT (AT SAW CUT).
ALTERNATE #1: CUT EVERY OTHER BAR AT CONTROL JOINT.
ALTERNATE #2: STOP SLAB-ON-GRADE REINFORCING 4" FROM CONTROL JOINT AND PROVIDE #3 X 36" DOWELS AT 18" O.C. MAX.
ALTERNATE #3: STOP SLAB-ON-GRADE REINFORCING 4" FROM CONTROL JOINT AND PROVIDE #3 X 36" DOWELS AT 24" O.C. AND ALTERNATE WITH DIAMOND DOWELS AT 24" O.C. (DOWELS ARE 12" O.C. COMBINED).
ALTERNATE #4: CONTRACTOR MAY SUBMIT ADDITIONAL ALTERNATE DESIGN BASED ON PAST EXPERIENCE / PERFORMANCE.

5 S501 CONTROL JOINTS - SAW CUT JOINTS
N.T.S

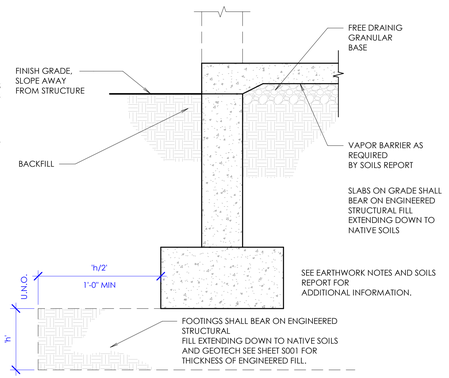


CONSTRUCTION JOINT SECTION
HYBRID

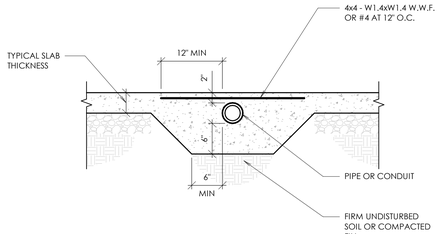
NOTES:
1. USE CONSTRUCTION JOINT DETAIL SHOWN WHERE INDICATED ON PLAN OR BETWEEN SLAB POURS.



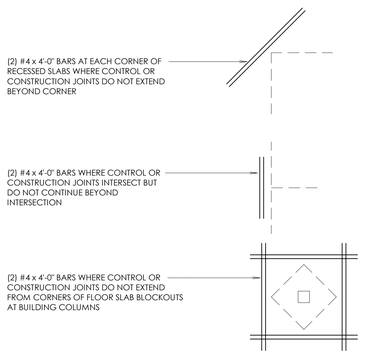
14 S501 TYPICAL ENGINEERED FILL DETAIL
N.T.S

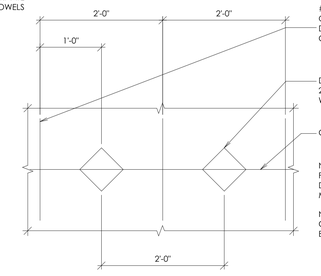


10 S501 SLEEVE FOR PIPE AT SLAB
N.T.S



6 S501 SLAB REINFORCING DETAIL - TYP.
N.T.S





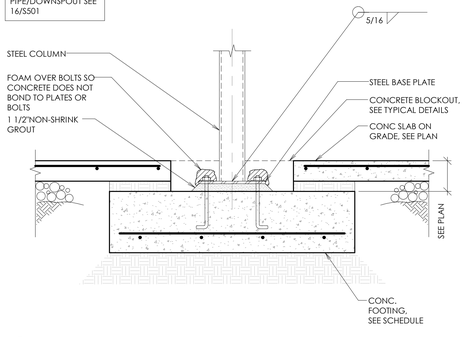
X CONSTRUCTION JOINT PLAN VIEW

CONTROL JOINTS - AND ALTERNATIVES

BASE BID: STOP SLAB-ON-GRADE REINFORCING 4" FROM CONSTRUCTION JOINT AND PROVIDE #3 X 36" DOWELS AT 24" O.C. AND ALTERNATE WITH DIAMOND DOWELS AT 24" O.C. (DOWELS ARE 12" O.C. COMBINED).
ALTERNATE #1: SLAB-ON-GRADE REINFORCING TO RUN CONTINUOUS THROUGH CONSTRUCTION JOINT.
ALTERNATE #2: CUT EVERY OTHER BAR AT CONSTRUCTION JOINT.
ALTERNATE #3: STOP SLAB-ON-GRADE REINFORCING 4" FROM CONSTRUCTION JOINT AND PROVIDE #3 x 36" DOWELS AT 18" O.C. MAX.
ALTERNATE #4: CONTRACTOR MAY SUBMIT ADDITIONAL ALTERNATE DESIGN BASED ON PAST EXPERIENCE / PERFORMANCE.

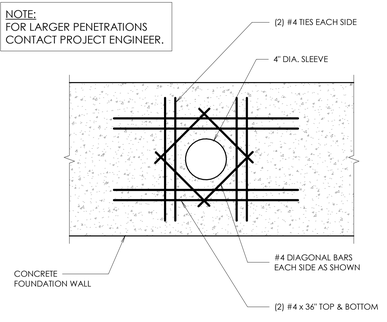
2 S501 CONCTRUCTION JOINTS
N.T.S

NOTE:
FOR STEEL COLUMN AT PIPE/DOWNSPOUT SEE 16/S501

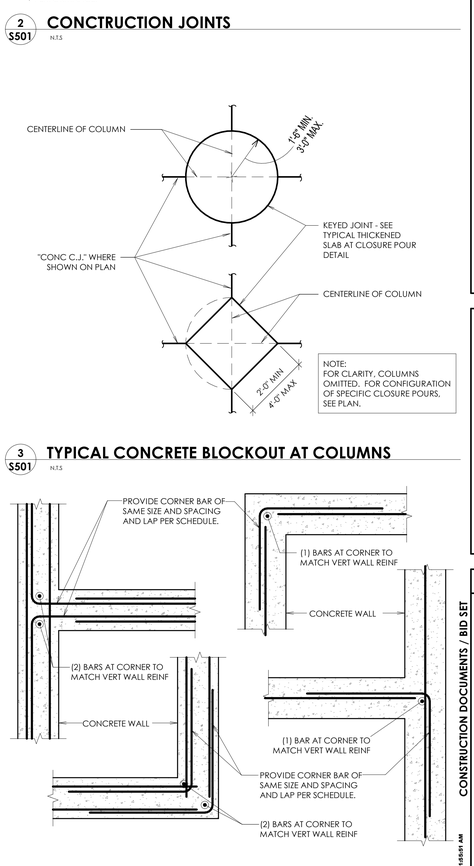


11 S501 STEEL COLUMN AT INTERIOR SPOT FOOTING
N.T.S

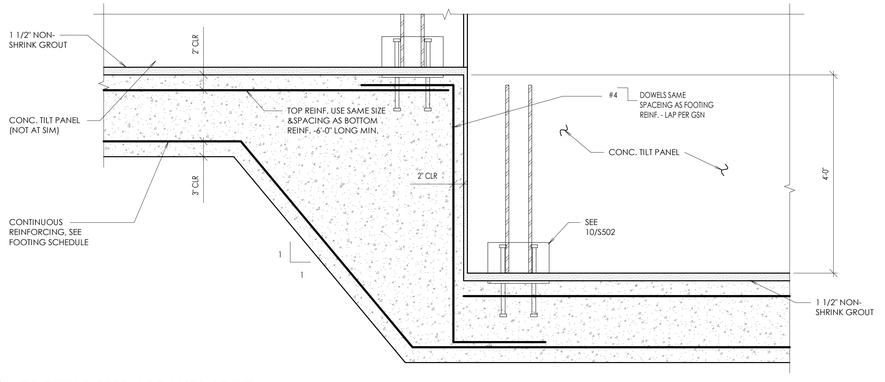
NOTE:
FOR LARGER PENETRATIONS CONTACT PROJECT ENGINEER.



7 S501 TYPICAL WALL PENETRATION DETAIL
N.T.S



3 S501 TYPICAL CONCRETE BLOCKOUT AT COLUMNS
N.T.S



12 S501 FOOTING STEP AT PANEL JOINT
N.T.S

4 S501 TYPICAL CORNER WALL REINF. DETAIL
N.T.S

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4/25/2025 11:55:51 AM

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

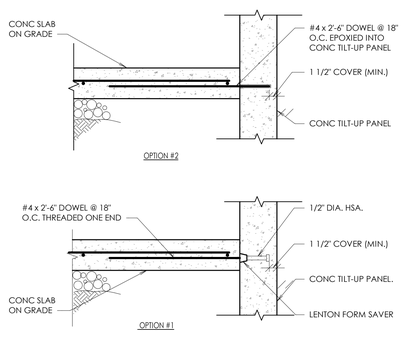
AE2022.290

FOOTING AND FOUNDATION DETAILS

DATE: 04/23/2025

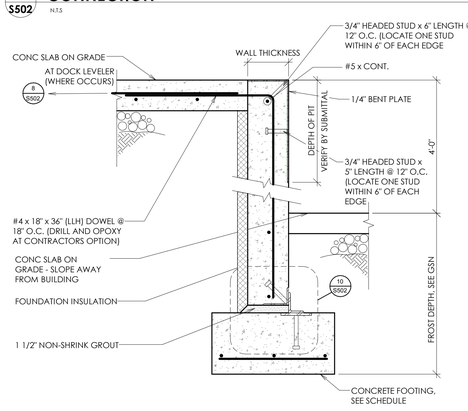
SHEET #:

S501



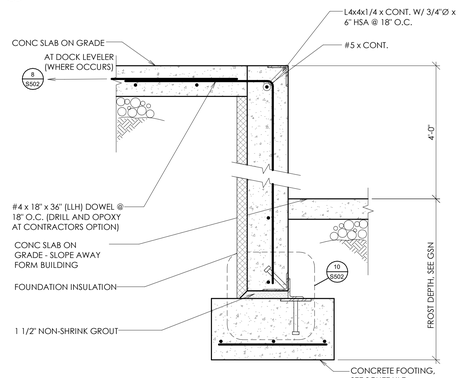
13 S502 OPTIONAL TILT-UP PANEL TO SLAB ON GRADE CONNECTION

N.T.S



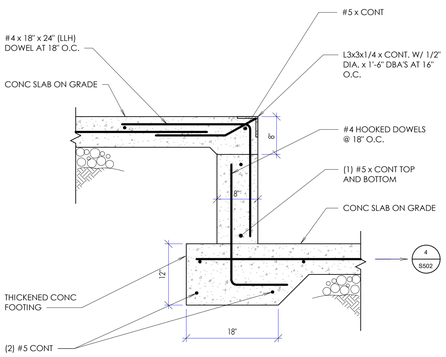
14 S502 BUMPER PLATE AT DOC

N.T.S



15 S502 BUMPER PLATE AT DOC

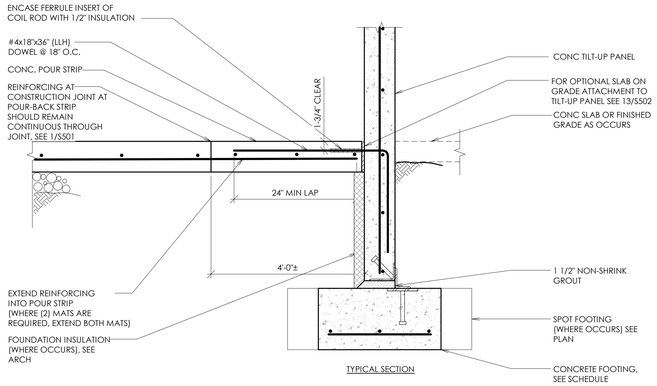
N.T.S



16 S502 TYPICAL DOCK LEVELER PIT DETAIL

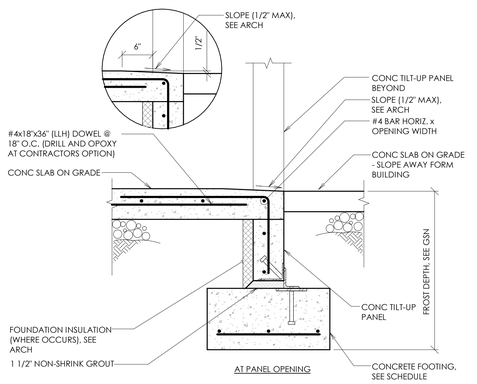
N.T.S

NOTE:
AT CONTRACTORS OPTION THE PANEL CONNECTION TO THE FTG MAY BE MADE FROM THE INSIDE

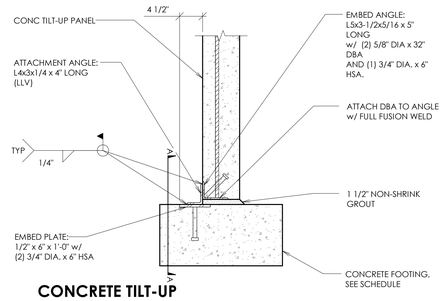


9 S502 TYPICAL CONC-TILT UP WALL AT FOOTING DETAIL

N.T.S



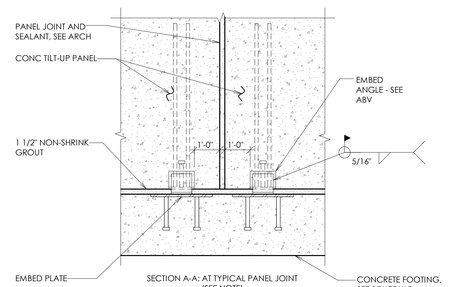
NOTES:
1. AFTER ERECTION OF PANELS, AND WELDING OF CONNECTIONS COAT ALL STEEL PLATES AND ANGLE w/ 1/8" MINIMUM BITUMINOUS CEMENT, TYPICAL
2. PROVIDE TYPICAL PANEL JOINT EMBED AT ALL PANEL JOINTS, PANEL ENDS, AND WINDOW/DOOR JAMBS.

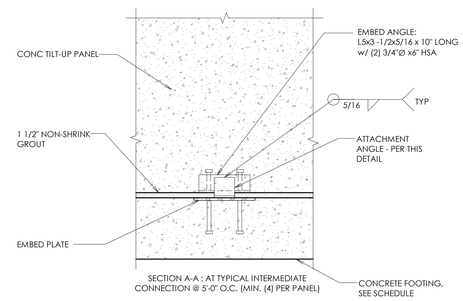


10 S502 CONCRETE TILT-UP PANEL TO FOOTING CONNECTION DETAIL

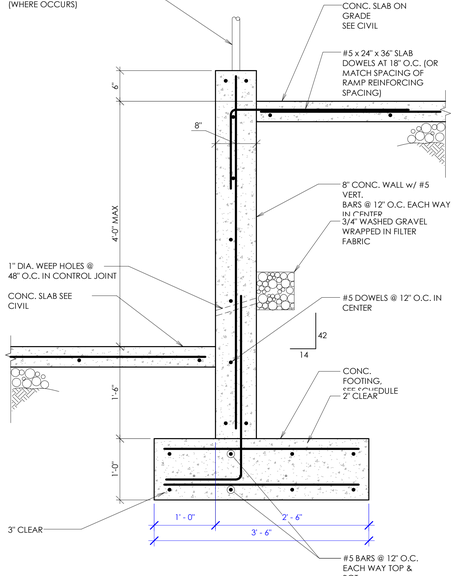
N.T.S

NOTE:
PROVIDE TYPICAL PANEL JOINT EMBED AT ALL PANEL JOINTS AND PANEL ENDS UNLESS NOTED OTHERWISE ON PANEL ELEVATIONS.



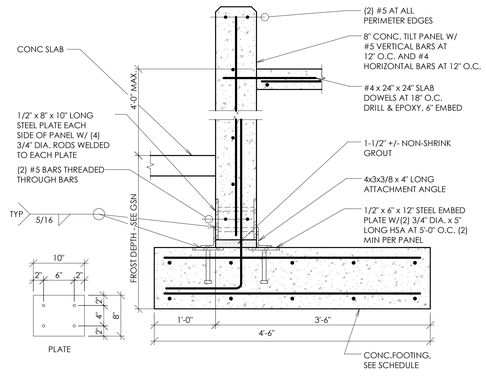


NOTE: SEE DETAIL 7/S502 FOR OPTIONAL TILT-PANEL RETAINING WALL DETAIL



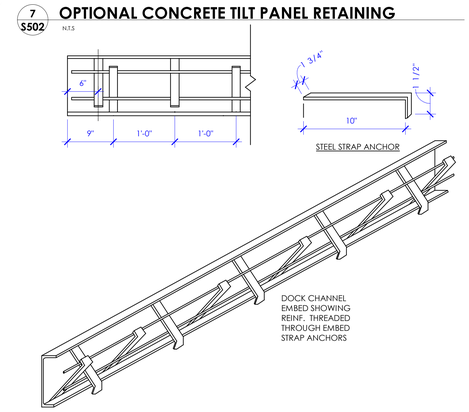
12 S502 CONC WALL AT DOCK RAMP

N.T.S



7 S502 OPTIONAL CONCRETE TILT PANEL RETAINING

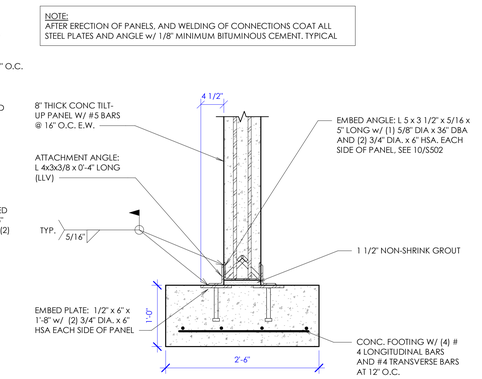
N.T.S



8 S502 OPENING THRU CONC TILT-UP PANEL AT DOCK DOOR

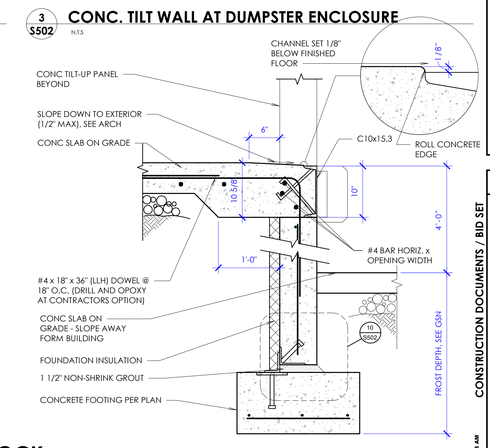
1" = 1'-0"

NOTE:
AFTER ERECTION OF PANELS, AND WELDING OF CONNECTIONS COAT ALL STEEL PLATES AND ANGLE w/ 1/8" MINIMUM BITUMINOUS CEMENT, TYPICAL



3 S502 CONC. TILT WALL AT DUMPSTER ENCLOSURE

N.T.S



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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

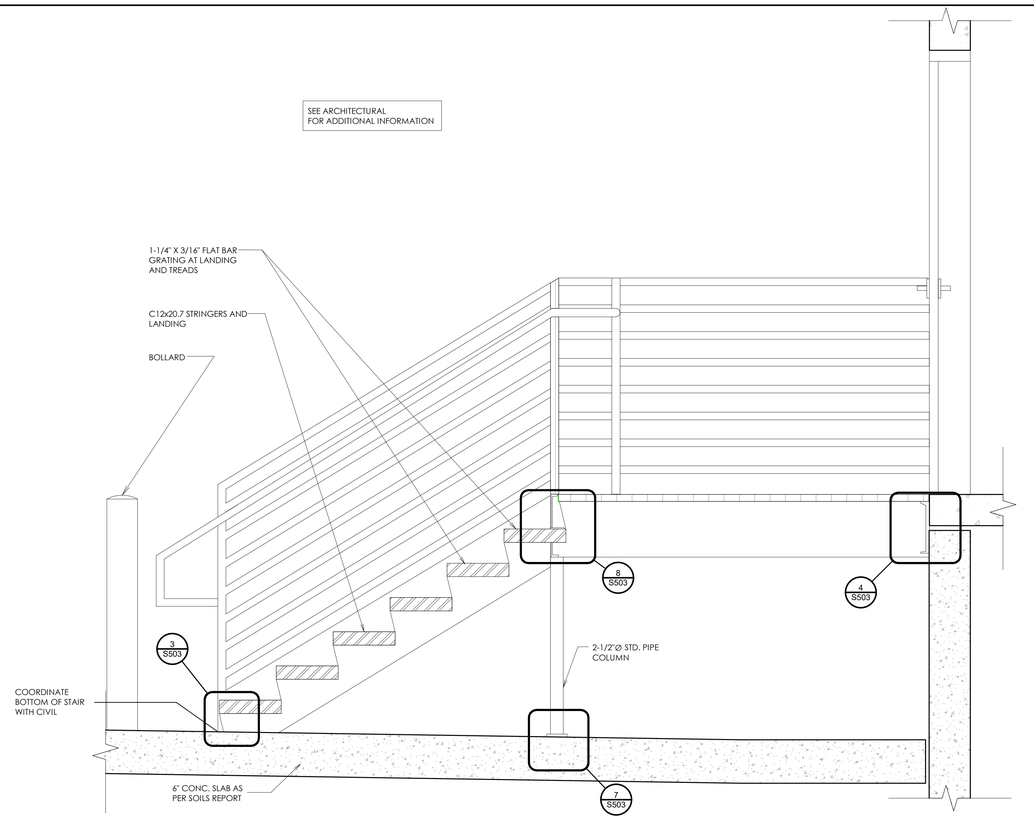
AE2022.290

FOOTING AND FOUNDATION DETAILS

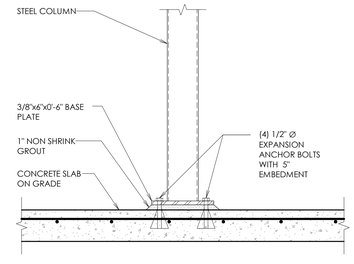
DATE: 04/23/2025

SHEET #:

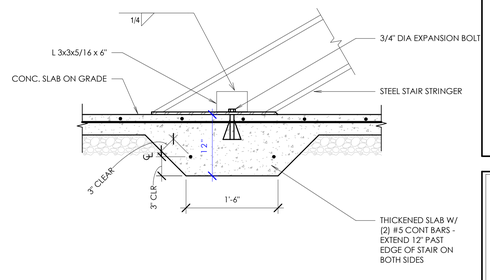
S502



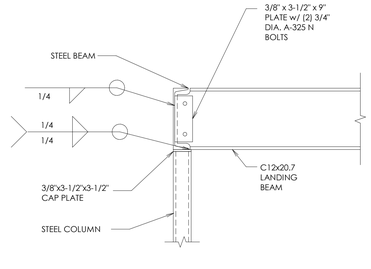
6 S503 STAIR SECTION N.T.S



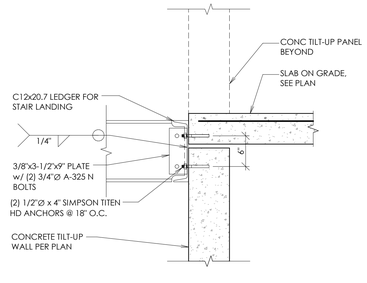
7 S503 COLUMN BASE PLATE N.T.S



3 S503 THICKENED SLAB AT STAIR N.T.S



8 S503 STEEL BEAM TO STEEL COLUMN CONNECTION N.T.S



4 S503 STAIR LANDING TO CONCRETE WALL N.T.S

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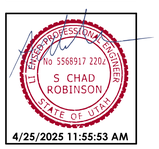

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RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

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EXTERIOR STAIRS

DATE: **04/23/2025**

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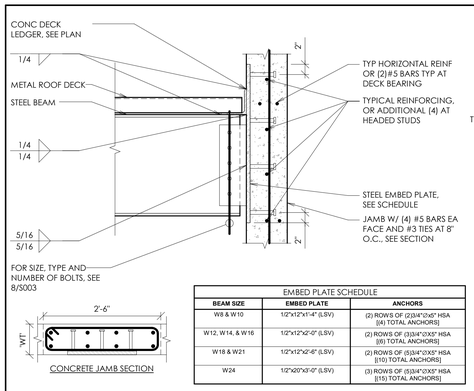
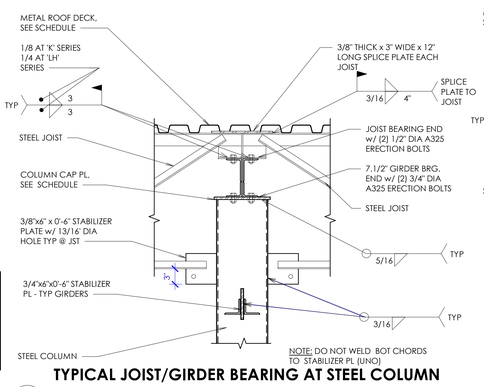
S503

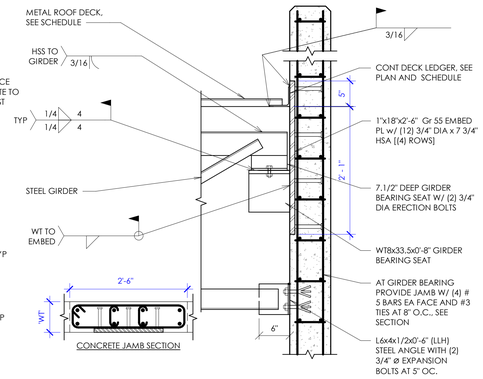


EMBED PLATE SCHEDULE		
BEAM SIZE	**EMBED PLATE**	**ANCHORS**
W8 & W10	1/2"x12"x1'-4" (LSV)	(2) ROWS OF (2)3/4"x2'x5" HSA [(4) TOTAL ANCHORS]
W12, W14, & W16	1/2"x12"x2'-0" (LSV)	(2) ROWS OF (3)3/4"x2'x5" HSA [(6) TOTAL ANCHORS]
W18 & W21	1/2"x12"x2'-6" (LSV)	(2) ROWS OF (5)3/4"x2'x5" HSA [(10) TOTAL ANCHORS]
W24	1/2"x20"x3'-0" (LSV)	(3) ROWS OF (5)3/4"x2'x5" HSA [(15) TOTAL ANCHORS]

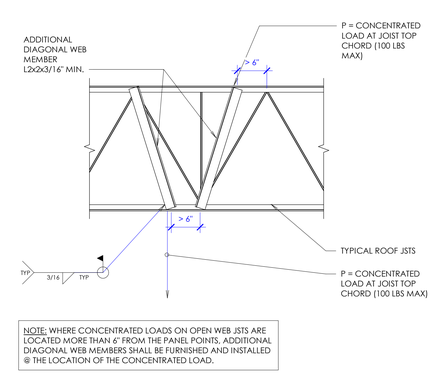
17 / S701 STEEL BEAM AT CONC TILT WALL N.T.S



13 / S701 TYPICAL JOIST/GIRDER BEARING AT STEEL COLUMN DETAIL N.T.S

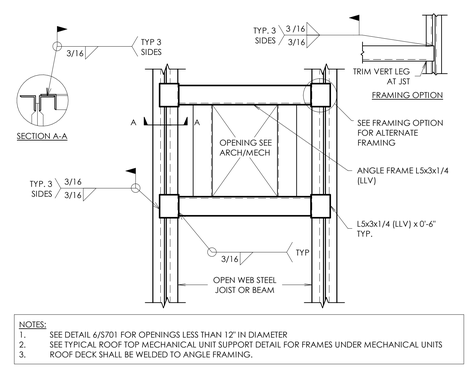


9 / S701 GIRDER AT CONCRETE WALL N.T.S



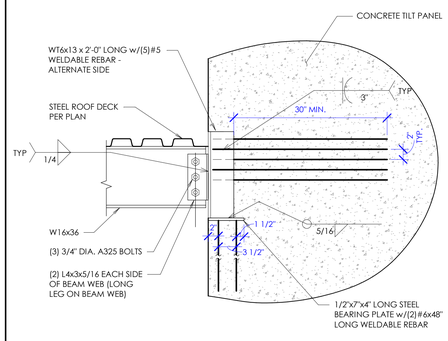
NOTE: WHERE CONCENTRATED LOADS ON OPEN WEB JSTS ARE LOCATED MORE THAN 6" FROM THE PANEL POINTS, ADDITIONAL DIAGONAL WEB MEMBERS SHALL BE FURNISHED AND INSTALLED @ THE LOCATION OF THE CONCENTRATED LOAD.

5 / S701 TYPICAL JOIST REINFORCING DETAIL N.T.S

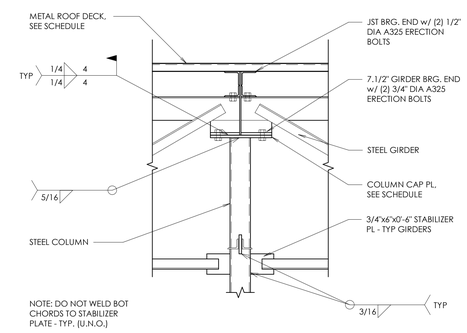


NOTES:
1. SEE DETAIL 6/S701 FOR OPENINGS LESS THAN 12" IN DIAMETER
2. SEE TYPICAL ROOF TOP MECHANICAL UNIT SUPPORT DETAIL FOR FRAMES UNDER MECHANICAL UNITS
3. ROOF DECK SHALL BE WELDED TO ANGLE FRAMING.

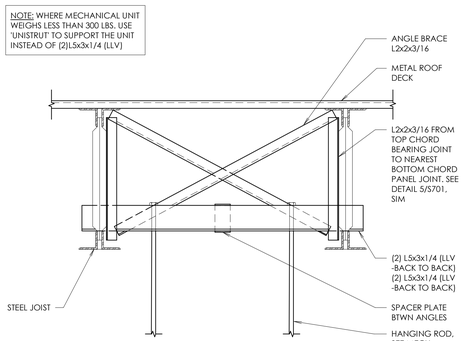
1 / S701 TYPICAL ROOF OPENING DETAIL [PLAN VIEW] N.T.S



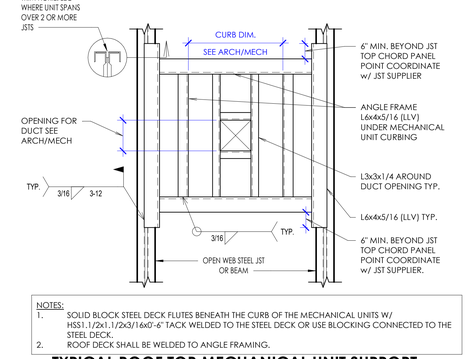
18 / S701 STEEL BEAM AT CONC TILT PANEL N.T.S



14 / S701 TYPICAL JOIST/GIRDER BEARING AT STEEL COLUMN DETAIL N.T.S

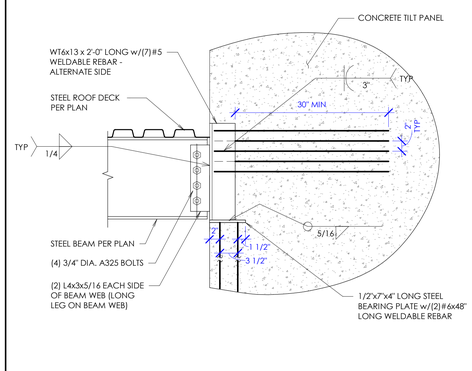


6 / S701 TYPICAL HANGING MECHANICAL UNIT SUPPORT DETAIL N.T.S

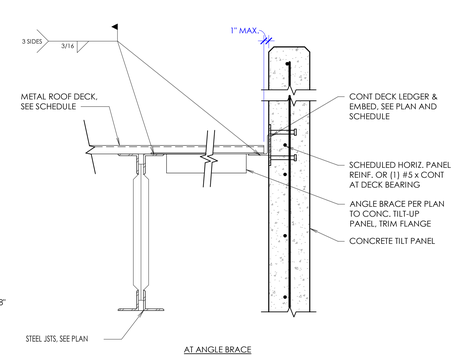


NOTES:
1. SOLID BLOCK STEEL DECK FLUTES BENEATH THE CURB OF THE MECHANICAL UNITS W/ HSS1.1/2x1.1/2x3/16x0'-6" TACK WELDED TO THE STEEL DECK OR USE BLOCKING CONNECTED TO THE STEEL DECK.
2. ROOF DECK SHALL BE WELDED TO ANGLE FRAMING.

2 / S701 TYPICAL ROOF TOP MECHANICAL UNIT SUPPORT DETAIL (PLAN VIEW) N.T.S



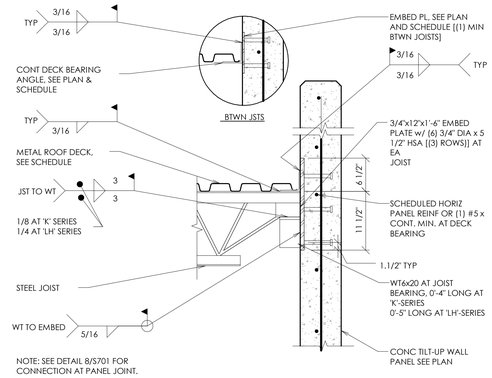
19 / S701 STEEL BEAM AT CONC TILT PANEL N.T.S



AT ANGLE BRACE

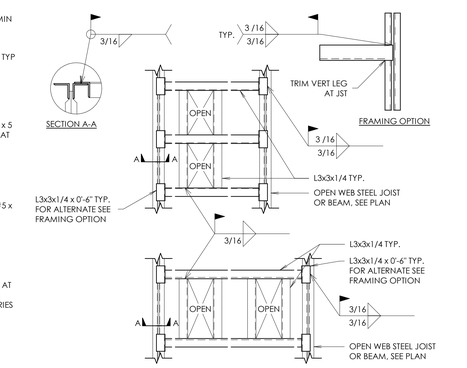
16 / S701 TYPICAL STEEL BRACE TO TILT-UP WALL PANEL N.T.S

12 / S701 TYP JOIST BEARING AT GIRDER DETAIL N.T.S

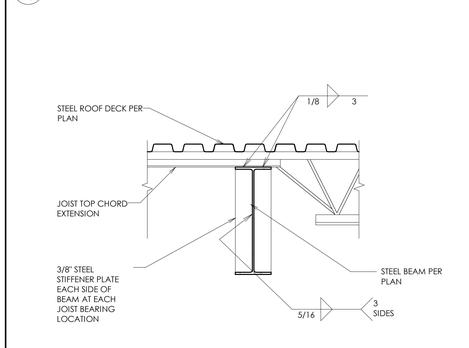


NOTE: DECK & DECK LEDGER ANGLE NOT SHOWN FOR CLARITY

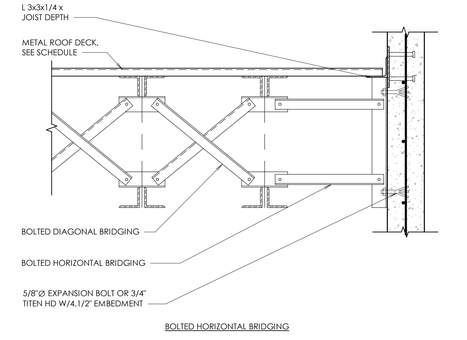
8 / S701 TYPICAL JOIST BEARING AT PANEL JOINT N.T.S



3 / S701 TYPICAL ROOF DRAIN SUPPORT DETAIL (PLAN VIEW) N.T.S

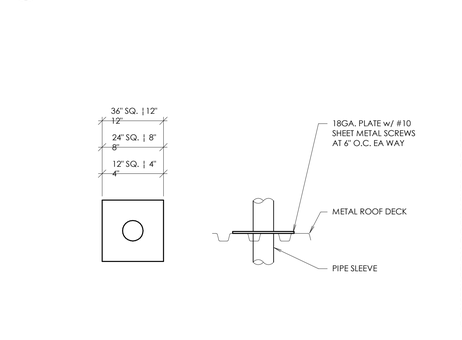


20 / S701 STEEL JOIST AT STEEL BEAM N.T.S



BOLTED HORIZONTAL BRIDGING

16 / S701 TYPICAL STEEL BRACE TO TILT-UP WALL PANEL N.T.S



4 / S701 TYPICAL PIPE THRU DECK (OPENING LESS THAN 12" DIA) N.T.S

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68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

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ROOF FRAMING DETAILS

DATE: 04/23/2025

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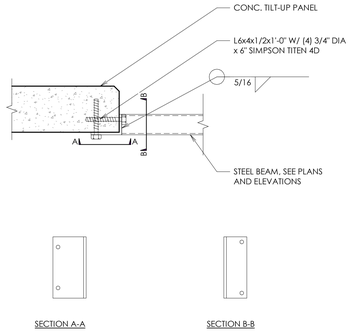
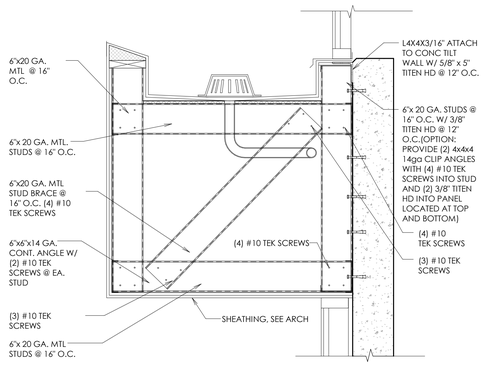


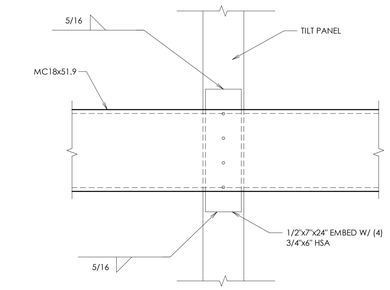
5 S702 WIND GIRT @ TILT-UP PANEL

N.T.S



6 S702 ENTRANCE CANOPY

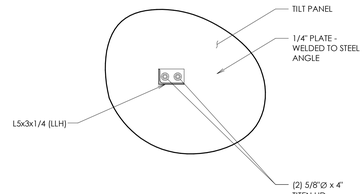
N.T.S



1 S702 STEEL CHANNEL @ TILT PANEL

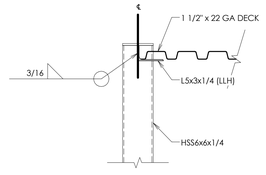
N.T.S

ALONG PANEL FASTEN L5x3x1/4 (LLH) TO TILT PANEL W/ 5/8"Ø x 4" TITEN HD @ 18" O.C.

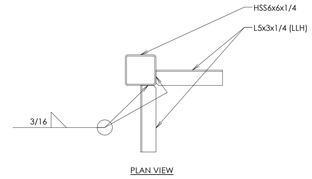


2 S702 STEEL ANGLE TO TILT PANEL

N.T.S



ELEVATION VIEW



PLAN VIEW

4 S702 ANGLE TO COLUMN CONNECTION

N.T.S

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4/25/2025 11:55:57 AM

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

ROOF FRAMING DETAILS

DATE: 04/23/2025

SHEET #:

S702

ELECTRICAL GENERAL NOTES

GENERAL NOTES:

1. THE ELECTRICAL SYSTEMS DEFINED BY THESE PLANS AND THE SPECIFICATIONS ARE TO BE CONSTRUCTED AS COMPLETE AND OPERABLE SYSTEMS AND SHALL BE BID WITH THIS INTENT. THE CONTRACTOR SHALL VISIT THE SITE, READ ALL THE RELEVANT DOCUMENTS, AND BECOME FAMILIAR WITH THE TYPE OF CONSTRUCTION AND WORK TO BE ACCOMPLISHED. SHOULD ANY ERROR, OMISSION, OR CONFLICT EXIST IN EITHER THE PLANS OR SPECIFICATIONS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IN WRITING BEFORE SUBMITTING THEIR BID PRICE SO A CHANGE CAN BE ISSUED IN A PRE-BID ADDENDUM. OTHERWISE, THE CONTRACTOR AND/OR EQUIPMENT SUPPLIERS SHALL SUPPLY THE PROPER MATERIALS AND LABOR TO INSTALL COMPLETE AND OPERABLE SYSTEMS INCLUSIVE OF THE ORIGINAL BID. WHEN EACH ELECTRICAL SYSTEM IS COMPLETE, THE CONTRACTOR SHALL TEST AND CONFIRM ITS PROPER OPERATION. ANY INCOMPLETE SYSTEM SHALL BE MADE COMPLETE AND OPERABLE PRIOR TO PROJECT CLOSEOUT.
2. THE ARCHITECTURAL AND MECHANICAL PLANS ARE CONSIDERED A PART OF THE ELECTRICAL DOCUMENTS SO FAR AS ANY ELECTRICAL ITEMS THEY MAY CONTAIN. THE ELECTRICAL CONTRACTOR SHALL REFER TO AND COORDINATE WITH THEM. NO EXTRA COST SHALL BE ALLOWED FOR FAILURE TO COORDINATE THE CONTRACT DOCUMENTS WITH OTHER TRADES AND/OR IF EQUIPMENT DIMENSIONS ARE GREATER THAN SPECIFIED AND/OR DIMENSIONED ON THE PLANS.
3. THE ELECTRICAL CONTRACTOR SHALL PROVIDE EQUIPMENT, MATERIALS, AND LABOR FOR THE CONNECTIONS OF ALL EQUIPMENT SHOWN ON THE PLANS - ARCHITECTURAL, MECHANICAL, ETC.
4. THIS PROJECT IS TO BE INSTALLED IN STRICT ACCORDANCE WITH THE MOST RECENT LOCAL, STATE, AND NATIONAL CODES. IF AT ANY TIME DURING OR AFTER CONSTRUCTION SOMETHING IS FOUND TO BE INSTALLED IN VIOLATION OF THESE CODES LISTED ABOVE, IT SHALL BE CORRECTED BY THE CONTRACTOR.
5. WHERE A RACEWAY ENTERS A BUILDING OR STRUCTURE FROM THE OUTSIDE, IT SHALL BE SEALED AS PER NEC 225.27.
6. ALL ELECTRICAL EQUIPMENT THAT IS LIKELY TO REQUIRE EXAMINATION, ADJUSTMENT, SERVICING OR MAINTENANCE WHILE ENERGIZED SHALL BE FIELD OR FACTORY LABELED TO WARN QUALIFIED PERSONS OF POTENTIAL ELECTRIC ARC FLASH HAZARDS PER NEC 110.16. THE LABEL SHALL ALSO CONTAIN THE MAXIMUM AVAILABLE FAULT CURRENT AND THE DATE THE FAULT CURRENT CALCULATIONS WERE PERFORMED AS PER NEC 110.24.
7. ALL PANELBOARDS AND SWITCHBOARDS SHALL BE PERMANENTLY MARKED TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THEIR POWER ORIGINATES AS PER NEC 408.4B.
8. ALL EQUIPMENT PROVIDED BY THE EC SHALL BE LISTED AND LABELED BY A NATIONALLY RECOGNIZED TESTING AGENCY, ACCEPTABLE TO THE AUTHORITY HAVING JURISDICTION, AND BE PROPERLY INSTALLED FOR THE CONDITIONS AND SPACE THAT EQUIPMENT IS BEING INSTALLED WITHIN.
9. THE EC SHALL INSTALL A SEPARATE EQUIPMENT GROUNDING CONDUCTOR IN EACH CONDUIT RUN. CONDUIT SHALL NOT BE USED AS AN EQUIPMENT GROUNDING CONDUCTOR. THE EC SHALL GROUND THE ELECTRICAL SYSTEM IN ACCORDANCE WITH LOCAL AND NATIONAL CODES.
10. CONDUIT LAYOUTS SHOWN ON THE PLANS ARE DIAGRAMMATIC, NOT INDICATING THE ROUTING REQUIRED. THE EC SHALL ROUTE THE CONDUITS AS REQUIRED BY THE CONDITIONS OF THE INSTALLATION AND SHALL COORDINATE WITH DUCTWORK, PIPING, EQUIPMENT, BUILDING STRUCTURE, AND OTHER POTENTIAL OBSTRUCTIONS.
11. THE CONTRACTOR SHALL ALLOW THE MOVEMENT, BEFORE ROUGH-IN, OF ANY ELECTRICAL PANEL, DEVICE, LUMINAIRE, ETC. A DISTANCE OF 10 FEET WITHOUT REQUIRING ADDITIONAL COST TO THE PROJECT.
12. THE EC SHALL SECURE ALL CONDUIT TO THE STRUCTURE AS IT IS SET IN PLACE USING INDUSTRY STANDARD METHODS AND PRACTICES. TO ASSURE ALL DEVICES ARE RIGIDLY SET, THE ELECTRICAL CONTRACTOR SHALL SECURE ALL DEVICE BOXES WITH BRACKETS, HANGERS, ETC. DESIGNED FOR THE APPLICATION.
13. MINIMUM SIZE CONDUIT SHALL BE 3/4" UNO. CONDUIT INSTALLED WITHIN THE BUILDING IN DRY LOCATIONS WITHIN WALL, CEILINGS, OR EXPOSED NOT SUBJECT TO PHYSICAL DAMAGE SHALL BE EMT WITH STEEL SET SCREW FITTINGS. IN EXTERIOR LOCATIONS (EXCEPT FOR THE SERVICE ENTRANCE) THE CONDUIT SHALL BE EMT WITH COMPRESSION GLAND TYPE FITTINGS. UNDERGROUND CONDUIT SHALL BE PVC (SCH. 40) WITH GRC ELBOWS AND RISERS WRAPPED IN CORROSION RESISTANT MATERIALS WHERE IN DIRECT CONTACT WITH THE SOIL.
14. FLEXIBLE CONDUIT SHALL BE LIMITED TO CONNECTIONS TO LIGHT FIXTURES AND FINAL CONNECTIONS TO MOTORS OR OTHER EQUIPMENT SUBJECT TO VIBRATION. LENGTHS OF FLEXIBLE OR SEAL-TITE CONDUIT SHALL NOT BE GREATER THAN 72 INCHES.
15. ELECTRICAL CONTRACTOR SHALL PROVIDE ALL EMPTY CONDUITS WITH 200LB RATED NYLON PULL CORD.
16. BEFORE ANY ELECTRICAL CONDUIT, BOXES, ETC. ARE COVERED (FLOOR, CEILINGS, WALLS, ETC.), THEY SHALL BE APPROVED BY THE INSPECTING OFFICER (INSPECTOR).
17. WHERE WIRE SIZE IS NOT SHOWN ON THE DRAWINGS FOR 20A, 120VAC BRANCH CIRCUITS, THE CIRCUIT SHALL CONSIST OF 2#12 (CU,THHN) + 1#12 (CU,THHN) GND IN 3/4" EMT CONDUIT. THIS WIRE SIZE SHALL BE INCREASED TO #10 (CU,THHN) FOR BRANCH CIRCUITS WITH OVERALL LENGTHS EXCEEDING 125' TO ACCOMMODATE FOR VOLTAGE DROP. REFER TO EQUIPMENT SCHEDULES, FEEDER SCHEDULES, AND NOTES ON DRAWINGS FOR ALL OTHER BRANCH CIRCUIT AND FEEDER WIRE/CONDUIT SIZING.
18. CONDUCTORS SHALL BE COPPER, 600VAC RATED, TYPE THHN/THWN-2 UNO. CONDUCTORS UP TO #10AWG SHALL BE SOLID AND CONDUCTORS #8AWG OR LARGER SHALL BE STRANDED.
19. METAL CLAD CABLING MAY BE USED BETWEEN DEVICES SUCH AS LIGHTING, RECEPTACLES, SWITCHES, ETC. UNLESS OTHERWISE REQUIRED BY THE NEC. HOME RUNS SHALL BE INSTALLED IN CONDUIT. MC CABLE SHALL NOT BE INSTALLED EXPOSED.
20. EC SHALL CLEAN THE ENTIRE ELECTRICAL SYSTEM AFTER COMPLETION OF THE INSTALLATION. REMOVE ALL FINGER PRINTS, FOREIGN MATTER, PAINT, DIRT, GREASE, AND UN-NEEDED LABELS OR STICKERS FROM FIXTURES AND EQUIPMENT. REMOVE ALL RUBBISH AND DEBRIS ACCUMULATED DURING INSTALLATION FROM THE PREMISES.
21. IT IS THE INTENT OF THE CONSTRUCTION DOCUMENTS FOR ALL DEVICES TO BE FLUSH MOUNTED AND CONDUIT/CABLING INSTALLED CONCEALED WITHIN WALLS/CEILINGS. IN AREAS WHERE CONDUIT MUST BE INSTALLED EXPOSED IT SHALL BE COORDINATED WITH THE ARCHITECT AND/OR ENGINEER. ALL EFFORTS SHALL BE MADE TO CONCEAL WIRING METHODS.
22. ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES SHALL BE SEALED WITH FIRE STOPPING, IE. 3M BRAND CAULK, PUTTY, STRIP AND SHEET FORMS, DOW CORNING 3-6548 SILICONE RTV FOAM.
23. COORDINATE LOCATION OF WALL MOUNTED DEVICES WITH CABINETRY AND OTHER WALL OBSTRUCTIONS. COORDINATE CEILING MOUNTED DEVICES WITH CEILING OBSTRUCTIONS. ANY DEVICES THAT NEED TO BE RELOCATED MUST BE BROUGHT TO THE ATTENTION OF THE ELECTRICAL ENGINEER PRIOR TO ROUGH-IN FOR NEW LOCATION.
24. IT IS THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR TO COORDINATE PLACEMENT OF ALL DEVICES INSTALLED WITHIN THE CEILING SUCH AS LIGHTING, SPEAKERS, FIRE SPRINKLERS, SMOKE/HEAT DETECTORS, ETC. ANY EXISTING DEVICES THAT NEED TO BE RELOCATED IN ORDER TO ACCOMMODATE NEW CONSTRUCTION/REMODEL MUST BE BROUGHT TO THE ATTENTION OF THE ELECTRICAL ENGINEER PRIOR TO ROUGH-IN FOR RESOLUTION AND FURTHER DIRECTION.
25. THE STATE OF UTAH ADOPTED NEC 2020.

SITE NOTES:

26. ELECTRICAL CONTRACTOR SHALL COORDINATE AND CONFIRM THE EXACT LOCATION OF THE POWER COMPANY SERVICE TRANSFORMER BEFORE INSTALLING THE PAD, PRIMARY CONDUIT, AND SECONDARY SERVICE LATERAL. PROVIDE LABOR AND CONDUIT, CONDUCTORS, WIRE WAYS, TRANSFORMER LUGS, METER BASES, METER CONDUIT, CONDUCTORS, CONCRETE PAD/VAULT, ETC. AS NEEDED FOR A COMPLETE ELECTRIC SERVICE TO THIS FACILITY.
27. THE EC SHALL COORDINATE LOCATION OF TELEPHONE PEDESTAL, ROUTING/SIZE OF TELEPHONE SERVICE CONDUIT, AND THE MAIN TELEPHONE SERVICE BOARD REQUIREMENTS WITH THE TELEPHONE COMPANY PRIOR TO ROUGH-IN. INSTALL A 3/4" CONDUIT WITH (1) #6 BARE COPPER CONDUCTOR FROM TELEPHONE TERMINAL BOARD (TTB) TO THE MAIN BUILDING GROUNDING SYSTEM.
28. UNDERGROUND CONDUIT FOR SITE LIGHTING SHALL BE BURIED 24" B.F.G. AND SHALL HAVE ONE (1) #10 THHN GREEN GROUND CONDUCTOR TO GROUND ALL LUMINAIRES.
29. PRIOR TO TRENCHING IN ANY AREA, THE CONTRACTOR SHALL COORDINATE WITH COMMUNICATIONS/DATA, CABLE TV, GAS, AND WATER UTILITY PROVIDERS (BLUE STAKES), AND HAVE ALL UTILITIES IN THE AREA IDENTIFIED. IN ADDITION, THE CONTRACTOR SHALL OBTAIN THE SERVICES OF A SUBCONTRACTOR SPECIALIZING IN THE LOCATION OF UNDERGROUND STRUCTURES TO IDENTIFY ANY OBSTACLES IN THE PATH OF TRENCHING PRIOR TO COMMENCING WORK. DAMAGE TO ANY UNDERGROUND STRUCTURES SHALL BE REPAIRED BY THE CONTRACTOR.

LIGHTING NOTES:

30. ALL BATTERY POWERED OR CONTINUOUS BURN LUMINAIRES SHOWN ON THE PLANS, SUCH AS EXIT LIGHTS, NIGHT LIGHTS, OR EMERGENCY LIGHTS, SHALL BE CONNECTED TO THE UN-SWITCHED LEG OF THE LIGHTING CIRCUIT FEEDING THAT AREA.
31. LUMINAIRES INSTALLED IN THE MECHANICAL ROOM SHALL BE PLACED SO THAT ALL EQUIPMENT IS ADEQUATELY ILLUMINATED AFTER THE MECHANICAL EQUIPMENT IS IN PLACE.
32. ALL LUMINAIRES SHALL BE SUPPORTED FROM THE BUILDING STRUCTURE AND NOT THE CEILING GRID OR OTHER NONSTRUCTURAL MEMBERS.
33. TO MAINTAIN CONSISTENT LIGHT QUALITY, FOR ANY ONE LAMP TYPE SUPPLIED, LAMPS SHALL BE OF THE SAME MANUFACTURER, SURFACE TEMPERATURE, COLOR RENDERING INDEX, LAMP EFFICACY, LUMEN OUTPUT, AND STARTING CHARACTERISTICS FOR ALL INSTALLED.
34. LIGHT FIXTURES INSTALLED IN DAMP OR WET LOCATIONS SHALL BE UL LISTED FOR INSTALLATION IN THE PROPER ENVIRONMENT. CARE SHOULD BE TAKEN TO ENSURE THAT DIFFUSERS AND LENSES ARE APPROPRIATE FOR THEIR INSTALLED USE AND PREMATURE DISCOLORATION WILL NOT RESULT DUE TO EXPOSURE TO UV LIGHT, CHEMICALS, OR OTHER CONDITIONS.
35. ELECTRICAL CONTRACTOR SHALL PROVIDE LIGHTING CONTROL SHOP DRAWINGS WITH ELECTRICAL SUBMITTAL FOR REVIEW.

POWER NOTES:

36. ELECTRICAL CONTRACTOR SHALL CONFIRM MINIMUM CODE (NEC) WORKING CLEARANCE BEFORE INSTALLING ANY ELECTRICAL PANELS OR CABINETS AND SHALL MOVE THE PANELS IF REJECTED BY AN INSPECTOR. IF CLEARANCE IS NOT POSSIBLE, THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY IN WRITING.
37. WIRING DEVICES SHALL HAVE A NYLON COVER PLATE. COLOR SHALL BE COORDINATED WITH ARCHITECT. EXTERIOR OUTLETS SHALL HAVE CAST COVERS WITH FLIP TYPE LIDS UNO.
38. THE EC SHALL MAINTAIN ELECTRICAL CONTINUITY TO REMAINING EQUIPMENT WHEN ANY EXISTING ELECTRICAL EQUIPMENT IS REMOVED.
39. EC SHALL COORDINATE WITH EQUIPMENT SUPPLIERS ON THE EXACT LOCATIONS OF ALL EQUIPMENT AND ELECTRICAL CONNECTIONS PRIOR TO ROUGH-IN. THE EC SHALL MAKE THE FINAL CONNECTION TO ALL EQUIPMENT UNLESS OTHERWISE DIRECTED BY THE EQUIPMENT SUPPLIER. OBTAIN FROM SUPPLIERS ALL WIRING DIAGRAMS FOR EQUIPMENT PRIOR TO ANY ROUGH-IN. TO ASSURE THAT PROPER CHARACTERISTICS ARE PROVIDED, ANY INCORRECT WIRING OR DEVICES INSTALLED BY THE EC WITHOUT THE WIRING DIAGRAM SHALL BE CORRECTED AT THE EC'S EXPENSE. PROVIDE COPIES OF WIRING DIAGRAMS WITHIN EACH PIECE OF EQUIPMENT AND ADDITIONAL COPIES WITH THE OPERATION AND MAINTENANCE MANUALS.
40. EC SHALL COORDINATE WITH THE MECHANICAL CONTRACTOR TO PROVIDE CONDUIT AND DEVICE MOUNTING BOXES FOR THERMOSTATS AND OTHER MECHANICAL CONTROLS. REFER TO MECHANICAL DRAWINGS FOR THE LOCATION OF THERMOSTATS.
41. PROVIDE A 20AMP, 120VAC RECEPTACLE INSTALLED AT AN ACCESSIBLE LOCATION FOR THE SERVICING OF HEATING, AIR CONDITIONING, AND REFRIGERATION EQUIPMENT PER NEC 210.63. RECEPTACLE SHALL BE OF THE GROUND FAULT CIRCUIT INTERRUPTING TYPE, INSTALLED WITHIN A CAST METAL BOX, AND WITHIN 25' OF ALL REQUIRED EQUIPMENT.

DATA/TELECOM NOTES:

42. THE ELECTRICAL CONTRACTOR SHALL PROVIDE ROUGH-IN ONLY FOR THE TELECOM/CAT6 SYSTEMS. THIS SHALL CONSIST OF A FOUR SQUARE DEVICE MOUNTING BOX WITH CONDUIT TO ABOVE ACCESSIBLE CEILING SPACE OR TO THE CEILING SPACE ABOVE IF OPEN. CABLING, JACKS, FACEPLATES, TESTING AND TERMINATIONS SHALL BE PROVIDED AND INSTALLED BY OTHERS.

FIRE ALARM NOTES:

43. PROVIDE AND INSTALL AN ADDRESSABLE FIRE ALARM SYSTEM TO MEET THE REQUIREMENTS OF CURRENT NFPA 72, IBC, IFC, AND OTHER PERTINENT LOCAL/STATE CODES. THE SYSTEM SHALL MONITOR FLOW/TAMPER SWITCHES ON THE FIRE SPRINKLER RISER, DUCT MOUNTED SMOKE DETECTORS IN ALL AIR HANDLING EQUIPMENT OVER 2000CFM, PULL STATIONS AT EGRESS DOORS, HEAT/SMOKE DETECTORS AS SHOWN ON THE CONSTRUCTION DOCUMENTS, AND PROVIDE ELEVATOR RECALL/SHUNT TRIP WHERE APPLICABLE. THE FIRE ALARM CONTROL PANEL SHALL PROVIDE AUDIO/VISUAL ANNUNCIATION THAT THE BUILDING FIRE ALARM SYSTEM HAS ACTIVATED IN ALL COMMON SPACES AND AS OTHERWISE REQUIRED/SHOWN ON THE DRAWINGS. THE EC SHALL GENERATE FIRE ALARM SHOP DRAWINGS AND SUBMIT THEM TO THE FIRE MARSHAL AND THE ENGINEER FOR APPROVAL. SUBMISSION REQUIREMENTS SHALL CONFORM TO NFPA 72 AND THE FIRE MARSHAL. NO FIRE ALARM WORK SHALL COMMENCE IN THE BUILDING PRIOR TO RECEIPT OF APPROVED FIRE ALARM SHOP DRAWINGS FROM THE FIRE MARSHAL.
44. PLENUM RATED FIRE ALARM WIRE MAY BE RUN EXPOSED ABOVE ACCESSIBLE CEILING SPACES AND WHERE CONCEALED IN WALLS. ALL FIRE ALARM WIRING MUST BE IN 3/4" EMT CONDUIT WHERE IT IS NOT POSSIBLE TO CONCEAL IN WALLS OR CEILING SPACES.
45. SIGNAL LINE CIRCUIT IS TO BE CLASS A, NAC CIRCUIT IS TO BE CLASS B. T-TAPPING OF SLC CIRCUIT IS NOT PERMITTED.
46. FIRE ALARM SYSTEM TO CONFORM TO CURRENT NFPA 72, IBC, AND IFC.
47. INCOMING AND OUTGOING SLC WIRES ARE TO MAINTAIN A 5' SEPARATION WHERE RUNS ARE LONGER THAN 10'.
48. IN ALL AREAS WHERE MORE THAN ONE FIRE ALARM STROBE IS IN SIGHT OF EACH OTHER, THEY ARE TO BE SYNCHRONIZED TO FLASH AT THE SAME RATE AND TIME. PROVIDE A SYNCHRONIZATION MODULE.
49. IN SMALLER AREAS WHERE 15CD HORN/STROBES ARE USED, THE dB LEVEL OF THE HORN SHALL BE TURNED DOWN TO 15dB ABOVE AMBIENT NOISE LEVEL. SEE NFPA 72 TABLE A.7.4.2 FOR AVERAGE AMBIENT SOUND LEVELS.
50. FIRE ALARM SHOP DRAWINGS SHALL BE SUBMITTED TO THE LOCAL AUTHORITY HAVING JURISDICTION FOR REVIEW AND APPROVAL PRIOR TO INSTALLATION. FIRE ALARM SHOP DRAWINGS SHALL BE SIGNED/SEALED BY A PROFESSIONAL FIRE PROTECTION ENGINEER REGISTERED IN THE STATE OF UTAH.
51. BRANCH CIRCUIT BREAKERS PROVIDING POWER TO FIRE ALARM SYSTEMS SHALL BE IDENTIFIED IN POWER PANELS WITH RED LABELS STATING "FIRE ALARM CIRCUIT" AS REQUIRED BY NEC 760.41(B).

ELECTRICAL SYMBOL SCHEDULE

SYMBOL	DESCRIPTION	MOUNTING	NOTES
	LIGHT FIXTURE - SURFACE OR RECESSED	SEE DRAWINGS	1
	EMERGENCY LIGHT FIXTURE - SURFACE OR RECESSED	SEE DRAWINGS	1, 2
	LIGHT FIXTURE - OPEN STRIP	SEE DRAWINGS	1
	EMERGENCY LIGHT FIXTURE - OPEN STRIP	SEE DRAWINGS	1, 2
	LIGHT FIXTURE - WALL MOUNTED	WALL	1
	EMERGENCY LIGHT FIXTURE - WALL MOUNTED	WALL	1, 2
	LIGHT FIXTURE - DOWNLIGHT	CEILING	1
	EMERGENCY LIGHT FIXTURE - DOWNLIGHT	CEILING	1, 2
	LIGHT FIXTURE - WALL WASH DOWNLIGHT	CEILING	1
	LIGHT FIXTURE - CEILING MOUNTED	CEILING	1
	LIGHT FIXTURE - PENDANT/CHANDELIER	CEILING	1
	LIGHT FIXTURE - WALL BRACKET	WALL	1
	EMERGENCY LIGHT FIXTURE - WALL BRACKET	WALL	1, 2
	LIGHT TRACK WITH FIXTURES	SURFACE	1
	EXIT FIXTURE - WALL MOUNT	WALL	1, 2, 3
	EXIT FIXTURE - CEILING MOUNT	CEILING	1, 2, 3
	EXIT FIXTURE W/ EMERGENCY HEADS - WALL MOUNT	WALL	1, 2, 3
	EXIT FIXTURE W/ EMERGENCY HEADS - CEILING MOUNT	CEILING	1, 2, 3
EH	DUAL HEAD EMERGENCY LIGHT FIXTURE	WALL	1, 2
	AREA LIGHT FIXTURE - POLE MOUNTED	POLE	1
	OCCUPANCY SENSOR - CEILING MOUNT	CEILING	1
PC	PHOTO-ELECTRIC CELL WITH RELAY	SURFACE	1
LP	LIGHTING RELAY/POWER PACK	SURFACE	1
TC	TIME CLOCK - 7 DAY	5' - 0"	
$OS	WALL OCCUPANCY SENSOR SWITCH	4' - 0"	
$	SINGLE POLE SWITCH	4' - 0"	
$2	DOUBLE POLE SWITCH	4' - 0"	
$3	THREE WAY SWITCH	4' - 0"	
$4	FOUR WAY SWITCH	4' - 0"	
$D	DIMMER SWITCH	4' - 0"	
$LV	LOW VOLTAGE SWITCH	4' - 0"	
$TH	THERMAL OVERLOAD SWITCH	4' - 0" UNO	
$P	PILOT LIGHT SWITCH	4' - 0"	
	DUPLEX OUTLET, 20A, 120VAC	1' - 6" UNO	
	DUPLEX OUTLET, 20A, 120VAC - GFCI	1' - 6" UNO	
	DUPLEX OUTLET - SPLIT WIRED	1' - 6" UNO	
	DUPLEX OUTLET - ISOLATED GROUND	1' - 6" UNO	
	DUPLEX OUTLET WITH USB PORTS	1' - 6" UNO	
OS	DUPLEX OUTLET - OCCUPANCY SENSOR CONTROLLED	1' - 6" UNO	
	DUPLEX OUTLET, 20A, 120VAC - CEILING	CEILING	
	DUPLEX OUTLET, 20A, 120VAC - FLOOR	FLOOR	
	FOURPLEX OUTLET, 20A, 120VAC	1' - 6" UNO	
	FOURPLEX OUTLET, 20A, 120VAC - GFCI	1' - 6" UNO	
	FOURPLEX OUTLET - ISOLATED GROUND	1' - 6" UNO	
	FOURPLEX OUTLET, 20A, 120VAC - CEILING	CEILING	
	FOURPLEX OUTLET, 20A, 120VAC - FLOOR	FLOOR	
	APPLIANCE OUTLET - 208/240V SINGLE PHASE	18" OR 48"	
	APPLIANCE OUTLET - 208/480V 3-PHASE	18" OR 48"	
	DATA OUTLET	1' - 6" UNO	
	TELEPHONE OUTLET	1' - 6" UNO	
	DUAL TELEPHONE/DATA OUTLET	1' - 6" UNO	
	DATA OUTLET - FLOOR	FLOOR	
	DUAL TELEPHONE/DATA OUTLET - FLOOR	FLOOR	
	CEILING DATA OUTLET/ WIRELESS ACCESS POINT	CEILING	
	CABLE TELEVISION OUTLET	1' - 6" UNO	
	JUNCTION BOX	SURFACE	
	WALL JUNCTION BOX	1' - 6" UNO	
	FLOOR JUNCTION BOX	FLOOR	
	DISCONNECT SWITCH - NON-FUSED	5' - 0" UNO	4
F	DISCONNECT SWITCH - FUSED	5' - 0" UNO	4
	DISCONNECT SWITCH - SHUNT TRIP	5' - 0" UNO	4
	COMBINATION MAGNETIC STARTER/DISCONNECT	5' - 0" UNO	
	MOTOR STARTER	5' - 0" UNO	
	CONTACTOR	5' - 0" UNO	
	MOTOR	SURFACE	
	METER - PLAN VIEW	WALL	
	PUSH BUTTON SWITCH	4' - 0"	
	EMERGENCY POWER SHUTOFF SWITCH	4' - 0"	
	PANELBOARD - SURFACE MOUNTED	6' - 6" TO TOP	
	PANELBOARD - RECESSED	6' - 6" TO TOP	
	TRANSFORMER - PLAN VIEW	PAD/FLOOR	
	TELEPHONE TERMINAL BOARD	WALL	

	FIRE ALARM HORN	7' - 6"	
	FIRE ALARM STROBE	7' - 6"	
	FIRE ALARM HORN STROBE	7' - 6"	
	FIRE ALARM GONG	7' - 6"	
F	FIRE ALARM DUAL ACTION MANUAL PULL STATION	4' - 0"	
AR	FIRE ALARM ADDRESSABLE CONTROL RELAY		
MM	FIRE ALARM MONITOR MODULE		
	FIRE ALARM CONTROL PANEL	6' - 6" TO TOP	
	FIRE ALARM ANNUNCIATOR PANEL	4' - 0"	
	PHOTOELECTRIC SMOKE DETECTOR	SURFACE	
	RATE OF RISE/HEAT DETECTOR	SURFACE	
CO	CARBON MONOXIDE DETECTOR	SURFACE	
	DUCT SMOKE DETECTOR	DUCT	6
	FIRE SMOKE DAMPER		
T	FIRE RISER TAMPER SWITCH		
F	FIRE RISER FLOW SWITCH		
	ELECTROMAGNETIC DOOR HOLDER	2' - 0"	
CR	SECURITY CARD READER	4' - 0"	
KP	SECURITY KEYPAD	4' - 0"	
ES	ELECTRIC STRIKE		
	SECURITY CCTV CAMERA		
S	SPEAKER - CEILING		
S	SPEAKER - WALL		
M	MICROPHONE CONNECTION		
$VC	VOLUME CONTROL SWITCH	4' - 0"	

	CIRCUIT BREAKER		METER - ONE-LINE
	MLO PANEL - ONE-LINE		TRANSFORMER - ONE-LINE
	MCB PANEL - ONE-LINE		PAD MOUNT XFMR - ONE-LINE
	AUTOMATIC TRANSFER SWITCH		GROUND SLEEVE - ONE-LINE
	CT ENCLOSURE - ONE-LINE	400A 4W WYE GND	FUSED DISCONNECT - ONE-LINE
	CURRENT TRANSFORMER		FUSED SWITCH
			GROUND
	OH RISER	XXX	CABLE/WIRE SIZE TAG
X	KEYED NOTE TAG	X/XX EXXX	DETAIL/VIEW NUMBER
XX	MECH/ELEC. EQUIPMENT TAG		DETAIL/VIEW REFERENCE TAG
X	OTHER EQUIPMENT TAG		SHEET NUMBER
	WIRING / CONDUIT		UNDERGROUND/FLOOR WIRING
	CONDUIT TURNED UP		CONDUIT TURNED DOWN
	CIRCUIT HOME RUN TO PANEL: # OF ARROWHEADS INDICATE # OF CIRCUITS (SEPARATE NEUTRAL PER CIRCUIT). BOTH EX. INCLUDE AN EQUIP. GROUND.		

NOTES

1. SEE LIGHT FIXTURE SCHEDULE FOR TYPE, MOUNTING, AND OTHER SPECIFICS.
2. CONNECT EMERGENCY AND/OR EXIT LIGHTS TO THE UNSWITCHED SIDE OF THE AREA LIGHTING BRANCH CIRCUIT.
3. ARROW DENOTES EXIT DIRECTION.
4. USE HEAVY DUTY FOR 480 VOLT.
5. MOUNT SWITCH AT DOOR JAM PER MANUFACTURER'S INSTRUCTIONS.
6. PROVIDE UL LISTED DEVICE TO BE USED WITH THE FIRE ALARM PANEL/SYSTEM OR PROVIDE A MONITOR MODULE TO CONNECT INTO FIRE ALARM SYSTEM.
7. PROVIDE RACEWAY WITH OUTLETS 12" ON CENTER UNO.

ABBREVIATIONS

AFCI - ARC FAULT CKT INTERRUPTER
AFF - ABOVE FINISHED FLOOR
AFG - ABOVE FINISHED GRADE
AIC - AMPS INTERRUPTING CAPACITY
AL - ALUMINUM
ATS - AUTOMATIC TRANSFER SWITCH
BC - BARE COPPER
BFC - BELOW FINISHED CEILING
BFG - BELOW FINISHED GRADE
CKT - CIRCUIT
CND, OR C. - CONDUIT
CLG - INSTALLED IN CEILING
C.R. - CORD REEL
CT - CURRENT TRANSDUCER
CU - COPPER
(E) - EXISTING TO REMAIN
EC - ELECTRICAL CONTRACTOR
EM - EMERGENCY
(F) - FUTURE
FACP - FIRE ALARM CONTROL PANEL
FLA - FULL LOAD AMPS
FVNR - FULL VOLTAGE NON REVERSING
GC - GENERAL CONTRACTOR
GFCI - GROUND FAULT CKT INTERRUPTER
GND - GROUND
HP - HORSEPOWER
IG - ISOLATED GROUND
KW - KILOWATTS
LCP - LIGHTING CONTROL PANEL
LTG - LIGHTING
LV - LOW VOLTAGE
MC - MECHANICAL CONTRACTOR
MCA - MINIMUM CIRCUIT AMPS
MCB - MAIN CIRCUIT BREAKER
MCC - MOTOR CONTROL CENTER
MDP - MAIN DISTRIBUTION PANEL
MLO - MAIN LUGS ONLY
MOCP - MAX. OVERCURRENT PROTECTION
(N) - NEW
NIC - NOT IN CONTRACT
NEC - NATIONAL ELECTRICAL CODE
NFPA - NATIONAL FIRE PROT. ASSN.
NL - NIGHT LIGHT
NR - NOT REQUIRED
NTS - NOT TO SCALE
PC - PLUMBING CONTRACTOR
PH - PHASE
PNL - PANEL
POC - POINT OF CONNECTION
POS - POINT OF SALE
(R) - RELOCATED
REC - RECEPTACLES
RMC - RIGID METAL CONDUIT
SCA - SHORT CIRCUIT AMPERES
SES - SERVICE ENTRANCE SWITCHGEAR
SPD - SURGE PROTECTIVE DEVICE
TL - TWIST LOCK
TTB - TELEPHONE TERMINAL BOARD
TR - TAMPER RESISTANT
TYP - TYPICAL
UNO - UNLESS NOTED OTHERWISE
VA - VOLT/AMPS
VIF - VERIFY IN FIELD
VR - VANDAL RESISTANT
WP - WEATHERPROOF/NEMA 3R
WU - FURNISHED WITH UNIT
XFMR - TRANSFORMER

ELECTRICAL SHEET INDEX

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REGISTERED PROFESSIONAL ENGINEER
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04/25/2025
STATE OF UTAH

RODERICK CATALYST BUILDING #7
68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

ELECTRICAL GENERAL SHEET

DATE: 04/25/2025

SHEET #:

E000

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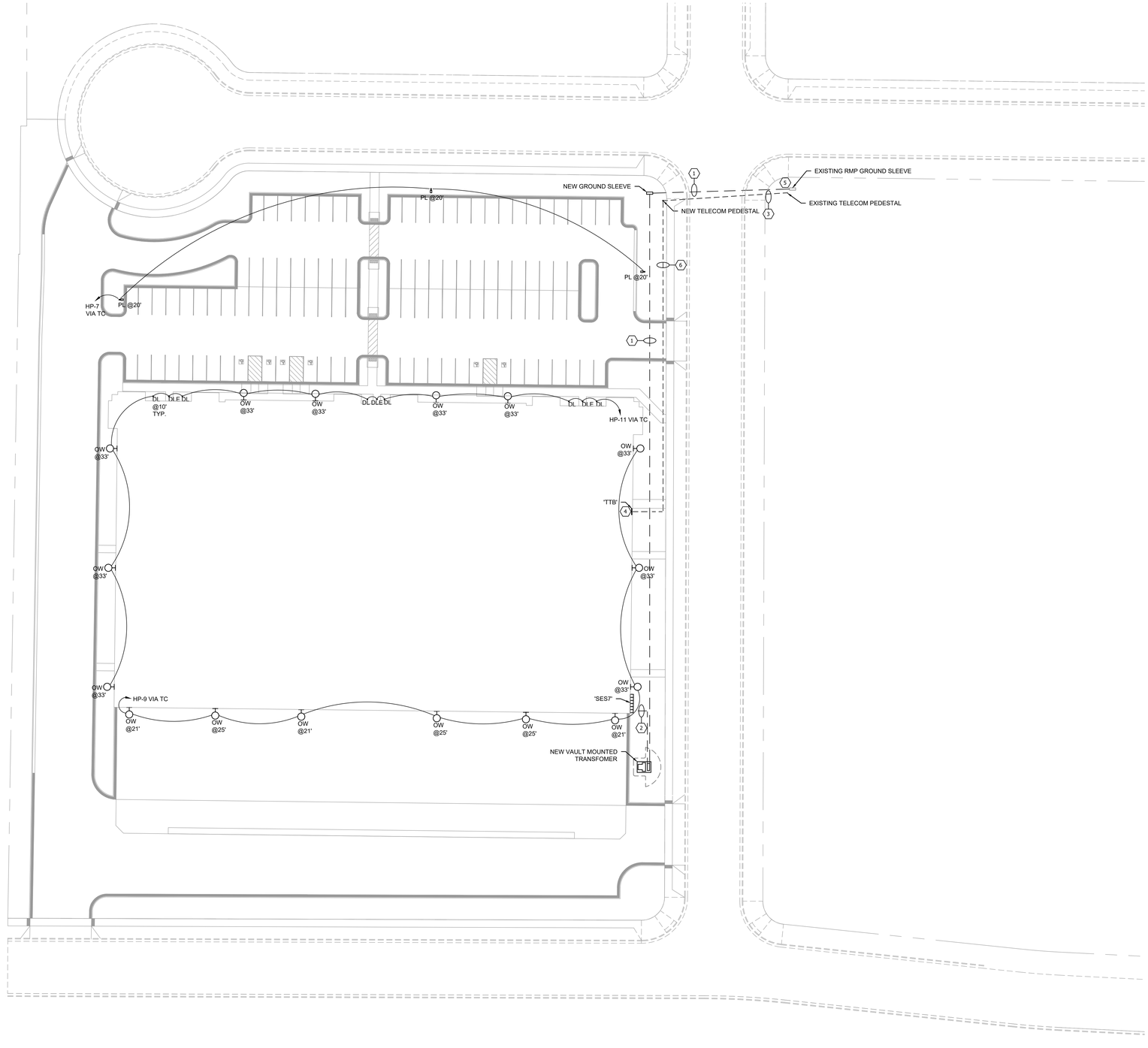


1 E001 ELECTRICAL SITE PLAN

SCALE: 1" = 30'-0"

KEYED NOTES

1. PROVIDE (1) 6"C BURIED 48" BELOW GRADE. PROVIDE MAGNETIC MARKING TAPE BURIED 12" DIRECTLY ABOVE CONDUIT. COORDINATE WITH ROCKY MOUNTAIN POWER PRIOR TO CONSTRUCTION.
2. PROVIDE (6) 6"C FROM TRANSFORMER TO BUILDING DISCONNECT. CONDUITS SHALL BE BURIED IN ACCORDANCE WITH NEC TABLE 300.5.
3. PROVIDE (1) 4" C BETWEEN TELEPHONE PEDESTAL.
4. STUB CONDUITS 12" AFF DIRECTLY BELOW TELEPHONE BOARD.
5. EXTEND CONDUIT(S) TO WITHIN 5' OF UTILITY EQUIPMENT. COORDINATE INTERCONNECTION WITH RMP.
6. PROVIDE (2) 4" AND (2) 2" C FROM EXISTING TELEPHONE PEDESTAL TO BUILDING TTB. COORDINATE WITH LOCAL TELECOM UTILITY PROVIDER PRIOR TO CONSTRUCTION FOR EXACT REQUIREMENTS.

GENERAL NOTES

A. ALL SITE CONDUIT IS TO BE BURIED IN ACCORDANCE WITH NEC TABLE 300.5 UNLESS OTHERWISE NOTED. ALL CONDUIT RUNS SHALL HAVE RED MARKING TAPE BURIED 12" ABOVE CONDUIT RUNS.
B. CONNECT ALL EMERGENCY AND EXIT LIGHT FIXTURES TO THE UNSWITCHED SIDE OF THE LIGHTING BRANCH CIRCUIT. LIGHT FIXTURES WITH EMERGENCY DRIVERS SHALL BE NORMALLY SWITCHED WITH THE AREA LIGHTING, BUT HAVE THEIR EMERGENCY DRIVERS CONNECTED AHEAD OF THE LIGHT SWITCH OR LIGHTING CONTROL PANEL RELAY. FIXTURES WILL REMAIN ON FOR NOT LESS THAN 90 MINUTES IN CASE OF POWER LOSS.
C. IT IS THE INTENT OF THE CONSTRUCTION DOCUMENTS THAT CONDUIT IS TO BE INSTALLED WITHIN WALLS AND ABOVE CEILINGS CONCEALED WHERE POSSIBLE.
D. COORDINATE MOUNTING HEIGHTS OF ALL PENDANT AND WALL MOUNTED LIGHT FIXTURES WITH ARCHITECTURAL ELEVATIONS.
E. ELECTRICIAN TO VERIFY FIXTURE DIMMING CONTROLS AND TO PROVIDE THE NECESSARY WIRING AND DEVICES REQUIRED FOR DIMMING OPERATION.
F. EC TO CONCEAL ALL FIXTURE DRIVERS IN ACCESSIBLE CEILING SPACE OUT OF DIRECT VIEW

LTG CTRL SEQUENCE OF OPERATION

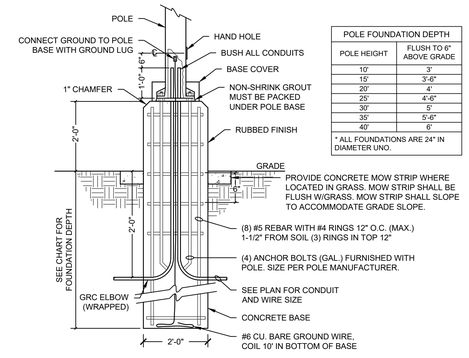
LIGHTING AND CONTROLS ARE DESIGNED TO MEET IECC 2021.

LIGHTING CONTROL PANEL WILL BE PROGRAMMED TO TURN LIGHTS ON AND OFF FOR HOURS OF OPERATION.

EXTERIOR LIGHTING SHALL BE PROGRAMMED TO TURN ON AT 6 A.M. AND OFF AT MIDNIGHT. PHOTOCELL WILL AUTOMATICALLY TURN LIGHTS OFF WHEN DAYLIGHTING IS PRESENT AND SATISFIES THE LIGHTING NEEDS. (C405.2.6.1 - C405.2.6.3)

BUILDING FACADE AND LANDSCAPE LIGHTING SHALL BE PROGRAMMED TO SHUT OFF NOT LATER THAN 1 HOUR AFTER BUSINESS CLOSING TO NOT EARLIER THAN 1 HOUR BEFORE BUSINESS OPENS. (C405.2.6.2)

LUMINAIRES SERVING OUTDOOR PARKING AREAS AND HAVING A RATED INPUT WATTAGE OF GREATER THAN 78 WATTS AND A MOUNTING HEIGHT OF 24 FEET (7315 MM) OR LESS ABOVE THE GROUND SHALL BE CONTROLLED SO THAT THE TOTAL WATTAGE OF SUCH LIGHTING IS AUTOMATICALLY REDUCED BY NOT LESS THAN 50 PERCENT DURING ANY TIME WHERE ACTIVITY HAS NOT BEEN DETECTED FOR 15 MINUTES OR LONGER. NOT MORE THAN 1,500 WATTS OF LIGHTING POWER SHALL BE CONTROLLED TOGETHER.

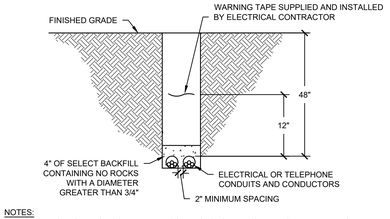


POLE FOUNDATION DEPTH	
POLE HEIGHT	FLUSH TO 6" ABOVE GRADE
10'	3'
15'	3'-6"
20'	4'
25'	4'-6"
30'	5'
35'	5'-6"
40'	6'

* ALL FOUNDATIONS ARE 24" IN DIAMETER UNO.

2 E001 LIGHT POLE BASE DETAIL

NO SCALE



NOTES:
1. ELECTRICAL SERVICE CONDUIT AND CONDUCTORS ARE TO BE PROVIDED AND INSTALLED BY THE ELECTRICAL CONTRACTOR. BURIAL DEPTH SHALL BE PER NEC TABLE 300.5.
2. TELEPHONE SERVICE CONDUIT SHALL BE PROVIDED BY THE ELECTRICAL CONTRACTOR. TELEPHONE SERVICE CABLING SHALL BE PROVIDED BY THE LOCAL TELEPHONE COMPANY. COORDINATE WITH LOCAL TELEPHONE COMPANY FOR ANY SPECIFIC REQUIREMENTS.
3. THE QUANTITY/SIZE OF CONDUITS AND/OR CONDUCTORS SHALL BE AS CALLED OUT ON THE ELECTRICAL DRAWINGS. COORDINATE WITH THE ELECTRICAL ENGINEER.
4. WHERE TELECOMMUNICATIONS AND ELECTRICAL SHARE THE SAME TRENCH, A MINIMUM 12" CLEARANCE SHALL BE MAINTAINED BETWEEN CONDUITS.

3 E001 UNDERGROUND CONDUIT DETAIL

NO SCALE

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68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

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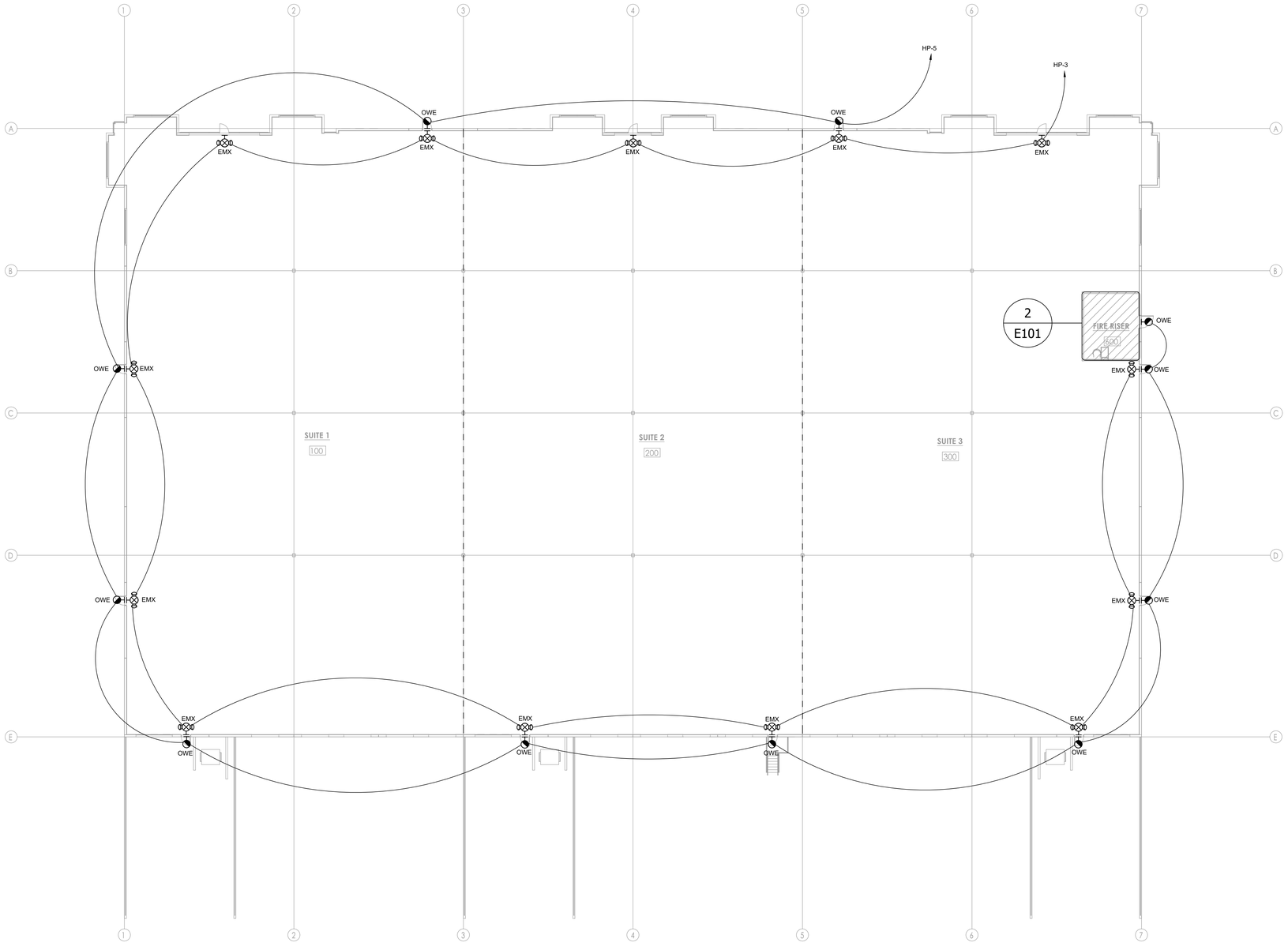
ELECTRICAL SITE PLAN

DATE: 04/25/2025

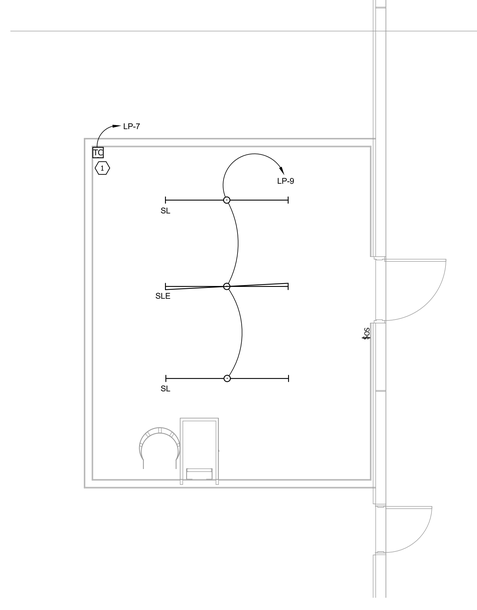
SHEET #:

E001



1 E101 LIGHTING PLAN
SCALE: 1/32" = 1'-0"

N



2 E101 ENLARGED FIRE RISER
SCALE: 1/4" = 1'-0"

KEYED NOTES

1. PROVIDE ASTRONOMICAL 2 CIRCUIT TIMECLOCK TORK EWZ201C WITH A 2 POLE 20A CONTACTOR TO CONTROL BUILDING MOUNT LIGHTING ON THE TIME CLOCK CIRCUIT #1 AND THE POLE LIGHTS ON THE TIME CLOCK CIRCUIT #2. COORDINATE EXTERIOR LIGHTING ON/OFF SWITCHING WITH OWNER PRIOR TO PROGRAMMING.

GENERAL NOTES

A. CONNECT ALL EMERGENCY AND EXIT LIGHT FIXTURES TO THE UNSWITCHED SIDE OF THE LIGHTING BRANCH CIRCUIT. LIGHT FIXTURES WITH EMERGENCY DRIVERS SHALL BE NORMALLY SWITCHED WITH THE AREA LIGHTING, BUT HAVE THEIR EMERGENCY DRIVERS CONNECTED AHEAD OF THE LIGHT SWITCH OR LIGHTING CONTROL PANEL RELAY. FIXTURES WILL REMAIN ON FOR NOT LESS THAN 90 MINUTES IN CASE OF POWER LOSS.
B. IT IS THE INTENT OF THE CONSTRUCTION DOCUMENTS THAT CONDUIT IS TO BE INSTALLED WITHIN WALLS AND ABOVE CEILINGS CONCEALED WHERE POSSIBLE.
C. COORDINATE MOUNTING HEIGHTS OF ALL PENDANT AND WALL MOUNTED LIGHT FIXTURES WITH ARCHITECTURAL ELEVATIONS.
D. EC TO CONCEAL ALL FIXTURE DRIVERS IN ACCESSIBLE CEILING SPACE OUT OF DIRECT VIEW.

LTG CTRL
SEQUENCE OF OPERATION

LIGHTING AND CONTROLS ARE DESIGNED TO MEET IECC 2018.

TIME CLOCK WILL BE PROGRAMMED TO TURN LIGHTS ON AND OFF FOR HOURS OF OPERATION.

OCCUPANCY SENSOR WILL CONTROL LIGHTING IN FIRE RISER ROOM.

EXTERIOR LIGHTING SHALL BE PROGRAMMED TO TURN ON AT 6 A.M. AND OFF AT MIDNIGHT. PHOTOCELL WILL AUTOMATICALLY TURN LIGHTS OFF WHEN DAYLIGHTING IS PRESENT AND SATISFIES THE LIGHTING NEEDS. (C405.2.6.1 - C405.2.6.3)

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LIGHTING PLAN

DATE: 04/25/2025

SHEET #:

E101

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KEYED NOTES

1. HORN STROBES TO BE MOUNTED NO LOWER THAN 80" AFF TO BOTTOM OF FIXTURE ND NO HIGHER THAN 96" TO TOP OF FIXTURE. SEE FIRE ALARM RISER DIAGRAM FOR MORE INFORMATION.
2. PROVIDE A 96"X48"X3/4" FIRE TREATED PLYWOOD BOARD MOUNTED AT 84" TO THE TOP OF THE BOARD.
3. CIRCUIT WITH LP-5.
4. COORDINATE EXACT LOCATION WITH OWNER.

GENERAL NOTES

A. COORDINATE MOUNTING HEIGHTS OF ALL EQUIPMENT WITH ARCHITECTURAL DRAWINGS AND MILL WORK CONTRACTOR PRIOR TO ROUGH IN.
B. VERIFY AND COORDINATE EXACT ELECTRICAL REQUIREMENTS OF ALL EQUIPMENT WITH MANUFACTURER'S RECOMMENDATIONS PRIOR TO INSTALLATION OF EQUIPMENT.

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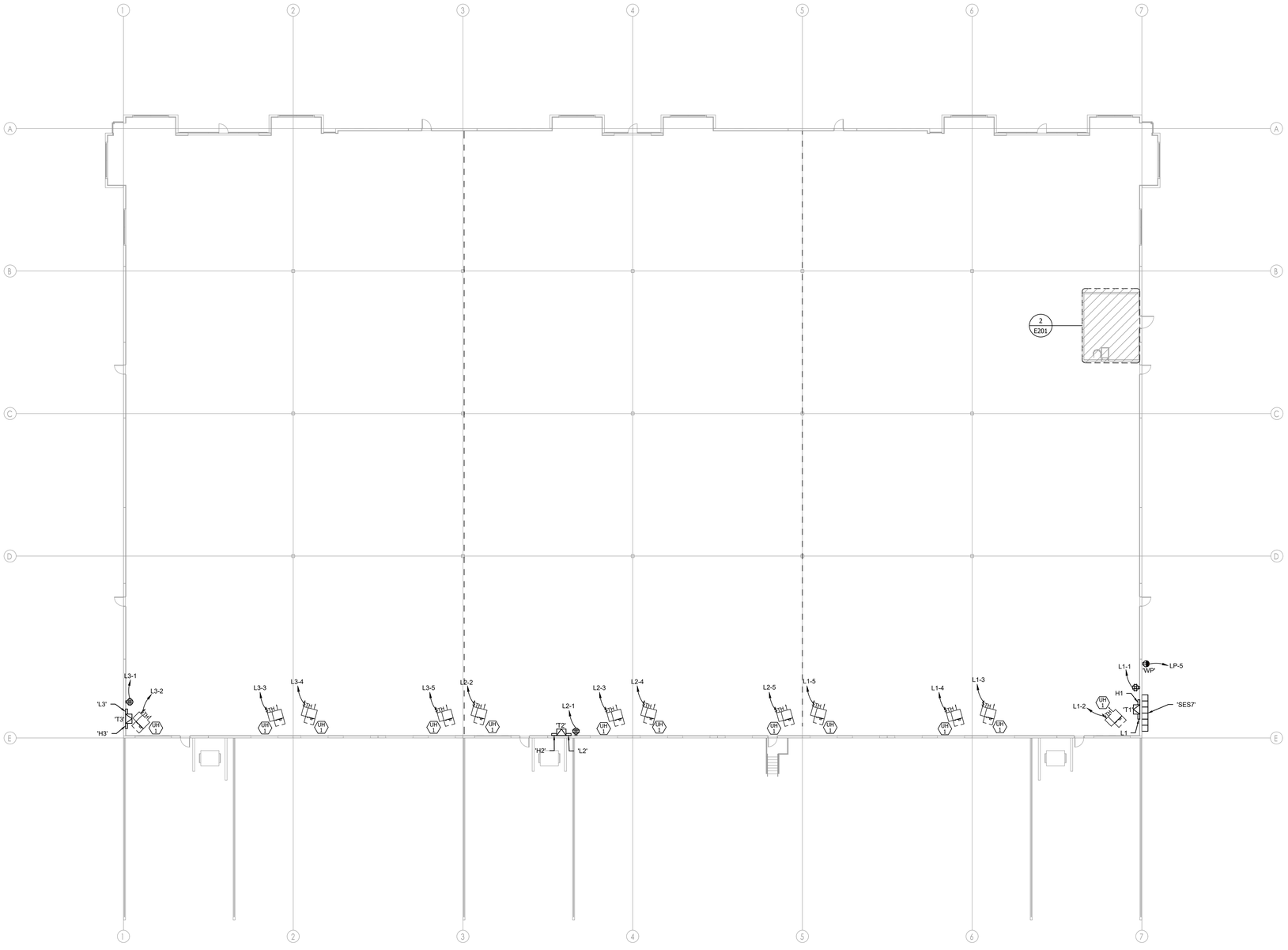
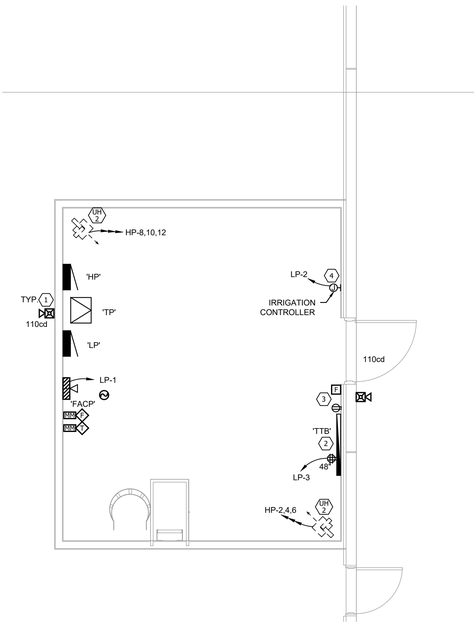


1 E201 POWER PLAN
SCALE: 1/16" = 1'-0"

N



2 E201 ENLARGED FIRE RISER
SCALE: 1/4" = 1'-0"

MARK	DISCRIPTION	Revision Date

Revision Schedule

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AE2022.290

POWER PLAN

DATE: **04/25/2025**

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E201

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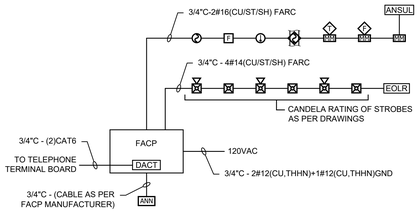
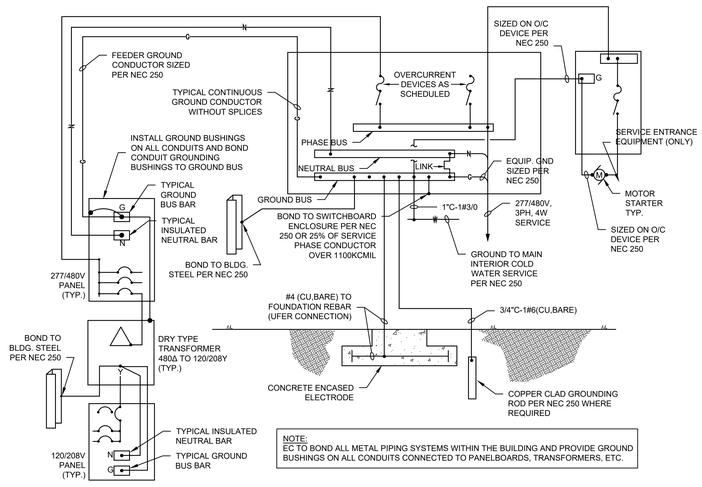


NOTES:

1. NOT ALL DEVICES SHOWN IN THIS RISER MAY BE REQUIRED ON THIS PROJECT AND NOT ALL DEVICES REQUIRED BY THIS PROJECT MAY BE SHOWN ON THIS RISER. HOWEVER, ALL REQUIRED DEVICES SHALL BE PROVIDED BY THE CONTRACTOR NECESSARY FOR A COMPLETE AND OPERATIONAL FIRE ALARM SYSTEM AS REQUIRED BY THE APPLICABLE CODES AND THE AUTHORITY HAVING JURISDICTION. WHEN QUESTIONS ARISE CONTACT THE ENGINEER FOR FURTHER CLARIFICATION.
2. SLC CIRCUIT IS TO BE CLASS B STYLE 4.5, NAC CIRCUIT TO BE CLASS B STYLE Y. T-TAPPING OF SLC IS NOT ACCEPTABLE.
3. FIRE ALARM CONTROL PANEL AND ALL REMOTE FIRE ALARM POWER SUPPLIES ARE TO BE ON A DEDICATED, 20A, 1P LOCKING TYPE. CIRCUIT BREAKER LABELED "FIRE ALARM CIRCUIT" WITH RED MARKING PER NFPA-72: 4.4.1.4.2.2.
4. RISER DIAGRAM IS FOR DIAGRAMMATIC PURPOSES ONLY. ELECTRICAL CONTRACTOR TO VERIFY EXACT NUMBER OF DEVICES IN PROJECT FROM DRAWINGS, NOT FROM THE RISER DIAGRAM.
5. THE LOCATION OF THE CIRCUIT DISCONNECTING MEANS SHALL BE PERMANENTLY IDENTIFIED AT THE FIRE ALARM CONTROL PANEL AND POWER SUPPLIES.
6. PROVIDE A SMOKE OR HEAT DETECTOR ABOVE AND WITH IN 5' OF FIRE ALARM CONTROL PANEL AND EVERY REMOTE FIRE ALARM POWER SUPPLY PER NFPA-72: 4.4.5.
7. THE LOCATION AND NUMBER OF REQUIRED POWER SUPPLIES SHALL BE AS PER THE MANUFACTURER OF THE FIRE ALARM EQUIPMENT. FIRE ALARM SUB-CONTRACTOR SHALL COORDINATE WITH THE ELECTRICAL CONTRACTOR TO ENSURE THAT NECESSARY CONDUIT AND WIRE (NOT NECESSARILY SHOWN ON THE DRAWINGS) ARE PROVIDED TO ALL REQUIRED AUXILIARY POWER SUPPLIES.

1 E501 TYPICAL FIRE ALARM RISER DIAGRAM

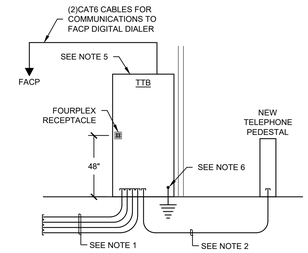
NO SCALE



NOTE:
EC TO BOND ALL METAL PIPING SYSTEMS WITHIN THE BUILDING AND PROVIDE GROUND BUSHINGS ON ALL CONDUITS CONNECTED TO PANELBOARDS, TRANSFORMERS, ETC.

2 E501 TYPICAL GROUNDING/BONDING DETAIL

NO SCALE



NOTES:

1. STUB 2" PVC CONDUIT UNDERGROUND FROM THE TELEPHONE TERMINAL BOARD OUT INTO EACH TENANT SPACE. FUTURE TENANTS SHALL BE RESPONSIBLE FOR EXTENDING FROM THIS LOCATION TO THEIR RESPECTIVE SPACES.
2. PROVIDE A 3" PVC-FOOTAGE TAPE FROM THE NEW TELEPHONE PEDESTAL LOCATION TO THE TELEPHONE TERMINAL BOARD FOR TELEPHONE SERVICE. STUB CONDUIT UP UNDERNEATH THE TERMINAL BOARD.
3. WHERE ELBOW AND/OR SWEEPS PENETRATE FOUNDATION OR FLOOR SLABS THE CONDUIT SHALL BE GALVANIZED RIGID CONDUIT (GRC) WRAPPED WITH CORROSION RESISTANCE TAP.
4. CONDUITS SHALL BE STUBBED UP THROUGH THE FLOOR TO A HEIGHT OF 6" ABOVE FLOOR LEVEL AND CAPPED WITH PLASTIC BUSHINGS.
5. PROVIDE A 4'x8'x3/4" PLYWOOD BACKBOARD PAINTED WITH FIRE RESISTIVE COATING FOR THE TELEPHONE TERMINAL BOARD (TTB) IN THE BUILDING.
6. PROVIDE A #6 GREEN GROUNDING CONDUCTOR FROM THE TTB PLYWOOD BACKBOARD TO THE BUILDING GROUNDING SYSTEM.
7. PROVIDE TYPE 66 PUNCHDOWN BLOCKS FOR LANDING ALL INTERIOR BUILDING TELEPHONE CABLING. CONNECTIONS TO THE TELEPHONE SERVICE DEMARC SHALL BE BY TELECOM COMPANY.
8. INSTALL TWO DEDICATED TELEPHONE LINE (CAT6) CABLES FROM THE TELEPHONE TERMINAL BOARD TO THE FIRE ALARM DIALER.

3 E501 TYPICAL TELECOM RISER DIAGRAM

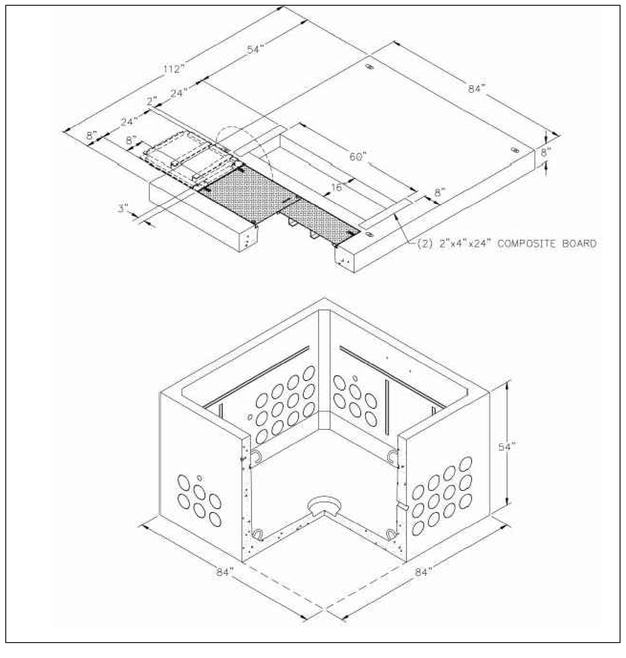
NO SCALE

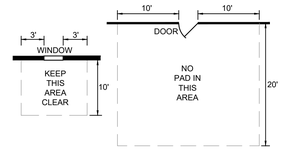
FAULT CURRENT CALCULATIONS					
480 Volts					
Panel	SES7	HP	H1	H2	H3
Feed From	UTILITY	SES7	SES7	SES7	SES7
Available Fault Current	33083	31546	31546	31546	31546
(L) Length to panel	53	166	13	164	354
Conduit Type (P,S)	P	P	P	P	P
Conductor Size	750	1	250	250	250
Conductor Type (c,a)	A	A	A	A	A
No of Runs	5	1	2	2	2
C - from chart	25976	4678	12862	12862	12862
Voltage	480	480	480	480	480
f	0.04871303	4.03926869	0.05752541	0.72570517	1.56646117
m	0.95354971	0.19844149	0.94560376	0.57947326	0.38964159
I s.c. at Panel	31546	6260	29830	18280	12292

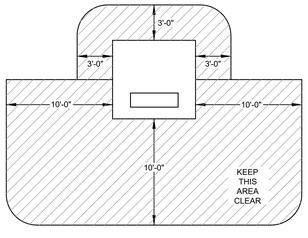
FAULT CURRENT CALCULATIONS				
480 Volts				
Panel	XFMR H	XFMR T1	XFMR T2	XFMR T3
Feed From	HP	H1	H2	H3
Available Fault Current	6260	29830	18280	12292
(L) Length to panel	8	8	8	8
Conduit Type (P,S)	P	P	P	P
Conductor Size	6	250	250	250
Conductor Type (c,a)	C	A	A	A
No of Runs	1	1	1	1
C - from chart	2430	12862	12862	12862
Voltage	480	480	480	480
f	0.07436433	0.06694858	0.04102649	0.02758739
m	0.93078295	0.93725229	0.96059035	0.97315324
I s.c. at Panel	5827	27958	17560	11962

FAULT CURRENT CALCULATIONS				
Transformer	XFMR H	XFMR T1	XFMR T2	XFMR T3
Feed From	HP	H1	H2	H3
Is.c. Primary	5827	27958	17560	11962
%Z	5	5	5	5
KVA	30	150	150	150
Constant	100000	100000	100000	100000
Primary Voltage	480	480	480	480
Secondary Voltage	208	208	208	208
f	8.07347724	7.74778629	4.86611404	3.31490933
m	0.11021133	0.11431464	0.1704706	0.23175458
I s.c. at secondary	1482	7375	6908	6397

FAULT CURRENT CALCULATIONS				
208 Volt				
Panel	LP	L1	L2	L3
Feed From	XFMR H	XFMR T1	XFMR T2	XFMR T3
Available Fault Current	1482	7375	6908	6397
(L) Length to panel	8	8	8	8
Conduit Type (P,S)	P	P	P	P
Conductor Size	1	250	250	250
Conductor Type (c,a)	C	A	A	A
No of Runs	1	2	2	2
C - from chart	7493	12862	12862	12862
Voltage	208	208	208	208
f	0.01317485	0.01909966	0.01788866	0.01656708
m	0.98699647	0.9812583	0.98242572	0.98370291
I s.c. at Panel	1463	7237	6786	6293







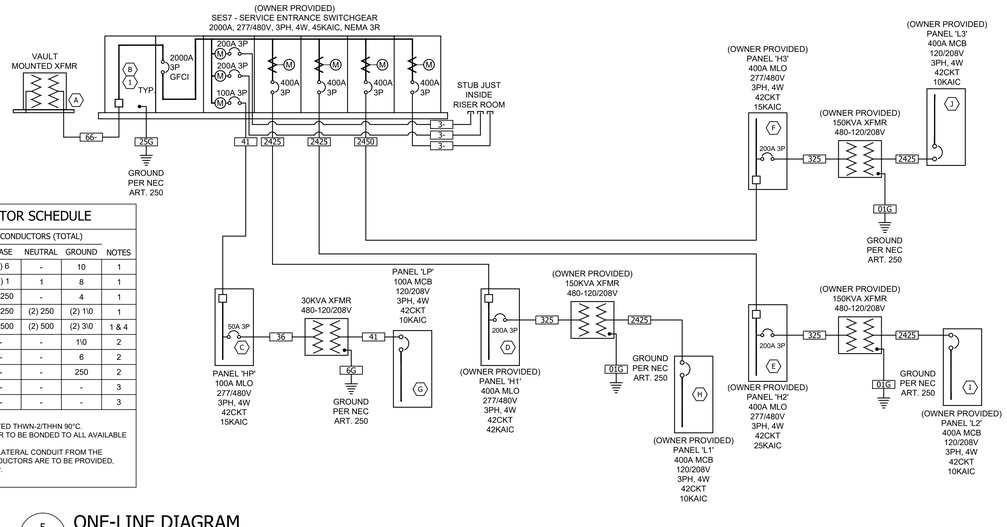
4 E501 RMP TRANSFORMER PAD VAULT DETAILS

NO SCALE

AVAILABLE FAULT CURRENTS

- A 33,083A
- B 31,546A
- C 6,260A
- D 29,830A
- E 18,280A
- F 12,292A
- G 1,463A
- H 7,237A
- I 6,786A
- J 6,293A

NOTE:
AS PER NEC 240.87, A MEANS OF ARC ENERGY REDUCTION SHALL BE PROVIDED FOR ANY CIRCUIT BREAKER RATED 1200A OR HIGHER. EC TO PROVIDE REQUIRED PERFORMANCE TESTING FROM AN AGENCY THAT IS APPROVED BY THE BUILDING DEPARTMENT FOR GROUND-FAULT PROTECTION CIRCUIT BREAKERS RATED 1000A OR MORE AS PER NEC 230.95.



CONDUIT/CONDUCTOR SCHEDULE

MARK	AMPS	CONDUIT	CU/AL	CONDUCTORS (TOTAL) PHASE	NEUTRAL	GROUND	NOTES
36	55	1"	CU	(3) 6	-	10	1
41	100	2"	CU	(3) 1	1	8	1
325	205	2.5"	AL	(3) 250	-	4	1
2425	410	(2) 2.5"	AL	(6) 250	(2) 250	(2) 1\0	1
2450	620	(2) 4"	AL	(6) 500	(2) 500	(2) 3\0	1 & 4
01G	-	-	AL	-	-	1\0	2
6G	-	-	AL	-	-	6	2
25G	-	-	AL	-	-	250	2
3-	-	3"	-	-	-	-	3
66-	-	(6) 6"	-	-	-	-	3

NOTES:
1. CONDUCTOR INSULATIONS TO BE RATED THWN-2/THHN 90°C.
2. GROUNDING ELECTRODE CONDUCTOR TO BE BONDED TO ALL AVAILABLE GROUNDING ELECTRODES.
3. CONTRACTOR TO PROVIDE SERVICE LATERAL CONDUIT FROM THE TRANSFORMER TO THE METER. CONDUCTORS ARE TO BE PROVIDED, INSTALLED, AND TERMINATED BY RMP.
4. SIZED FOR VOLTAGE DROP.

5 E501 ONE-LINE DIAGRAM

NO SCALE

ROCKY MOUNTAIN CONSULTING ENGINEERS, INC.
2332 West 12400 South Suite F, Riverton, UT 84065
(801) 566-0503 www.rmceut.com Project # 24191

KEYED NOTES

1. PROVIDE A NAME PLATE ON EACH ELECTRICAL PANEL AND SERVICE DISCONNECT WITH AVAILABLE FAULT CURRENT AND THE DATE WHICH THE CALCULATIONS WERE PERFORMED (06/06/24) PER NEC 110.24.

GENERAL NOTES

A. COORDINATE MOUNTING HEIGHTS OF ALL EQUIPMENT WITH ARCHITECTURAL DRAWINGS AND MILL WORK CONTRACTOR PRIOR TO ROUGH IN.
B. VERIFY AND COORDINATE EXACT ELECTRICAL REQUIREMENTS OF ALL EQUIPMENT WITH MANUFACTURER'S RECOMMENDATIONS PRIOR TO INSTALLATION OF EQUIPMENT.

aeurbia architects and engineers
909 West South Jordan Parkway
south jordan, utah 84095
phone: 801.746.0456 fax: 801.575.6456
webpage: aeurbia.com

LICENSED PROFESSIONAL ENGINEER
No. 7945859-2202
DAVID W. STEWARD
04/25/2025
STATE OF UTAH

Revision Schedule

MARK	DESCRIPTION	Revision Date

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

AE2022.290

ELECTRICAL DETAILS

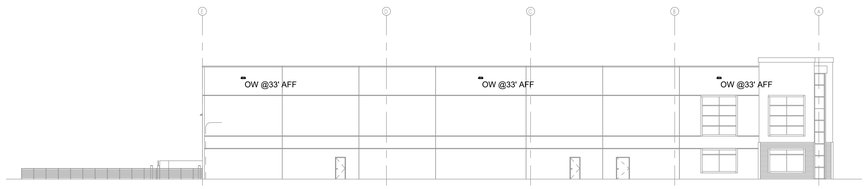
DATE: 04/25/2025

SHEET #:

E501

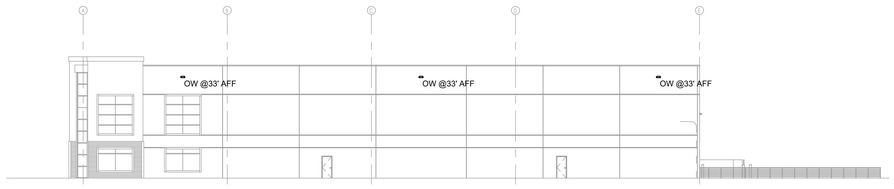
CONSTRUCTION DOCUMENTS / BID SET

6/18/2024 3:48:39 PM



1 E502 EAST ELEVATION LIGHT FIXTURE MOUNTING HEIGHTS

1"=20'



2 E502 WEST ELEVATION LIGHT FIXTURE MOUNTING HEIGHTS

1"=20'

3 E502 NORTH ELEVATION LIGHT FIXTURE MOUNTING HEIGHTS

1"=20'

4 E502 SOUTH ELEVATION LIGHT FIXTURE MOUNTING HEIGHTS

1"=20'

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909 West South Jordan Parkway
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phone: 801.746.0456 fax: 801.575.6456
webpage: aeurbia.com

REGISTERED PROFESSIONAL ENGINEER
No. 7945859-2202
DAVID W. STEWARD
04/25/2025
STATE OF UTAH

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

MARK	DISCRIPTION	Revision Date

Revision Schedule

CONSTRUCTION DOCUMENTS / BID SET

AE2022.290

LIGHT FIXTURE MOUNTING HEIGHT DETAILS

DATE: 04/25/2025

SHEET #:

E502

ROCKY MOUNTAIN
CONSULTING ENGINEERS, INC.
2332 West 12600 South Suite F, Riverton, UT 84065
(801) 566-0503 www.rmceut.com Project # 24191

5/1/2025 3:48:36 PM

LIGHT FIXTURE SCHEDULE

TYPE	MANUFACTURER	CATALOG NO.	VOLTAGE	LAMPING	CONTROL	MOUNTING	LOAD(VA)	DESCRIPTION
DL	COOPER	HC615D010-HM60525840-61WDBB	UNV	LED 1500 LUMENS 4000K	0-10V	RECESSED	15	6" LED DOWNLIGHT W BLACK BAFFLE
DLE	SAME AS "DL" WITH EMERGENCY BATTERY BACKUP							
SL	COOPER	4WNLED-LD4-50SL-F-UNV-L840-CD1-U	UNV	LED 5000 LUMENS 4000K	0-10V	SUSPENDED	42.4	4' LED WRAPAROUND WITH SUSPENSION KIT @ 9'AFF
SLE	SAME AS "SL" WITH EMERGENCY BATTERY BACKUP							
OW	RAB LIGHTING	WPLED 104 SCBA	UNV	LED 14,159 LUMENS 5000K	-	WALL	108	LED WALL PACK WITH A 15 DEGREE CUTOFF. FIXTURE TO BE PAINTED BY PAINTER.
PL	MCGRAW EDISON	GLEON-SA3C-750-U-T4W	UNV	LED 21,442 LUMENS 5000K	0-10V	POLE	166	LED SINGLE HEAD POLE LIGHT WITH MOTION SENSOR FOR DIMMING WITH POLE FOR 20'AFF MOUNTING - SEE POLE BASE DETAIL
OWE	EVENLITE	WLEM BZ CT	UNV	LED 1050 LUMENS 5000K	0-10V	WALL	15	EXTERIOR EGRESS WITH BATTERY BACKUP AND COLD WEATHER RATED @ 8'AFF
EMX	EVENLITE	TCXCOM-G-U-W	UNV	LED	-	WALL	5	THERMOPLASTIC EXIT SIGN WITH LED LAMP HEAD. 1 FC AVG OVER 24' DISTANCE AT 7.5' MOUNTING HEIGHT

NOTES:

1. ALL LIGHT FIXTURES SHOWN HALF SHADED SHALL BE PROVIDED WITH AN EMERGENCY BATTERY PACK CAPABLE OF PROVIDING 90 MIN. OF EGRESS ILLUMINATION.
2. ALL LIGHTING VALUE ENGINEERING PROVIDED FOR THIS PROJECT SHALL BE SUBMITTED TO THE ELECTRICAL ENGINEER FOR REVIEW AND APPROVAL AFTER THE PROJECT HAS BEEN BID AND AWARDED. ANY CREDITS FOR VE SHALL INCLUDE TIME TO COMPENSATE OUR OFFICE FOR ENGINEERING REVIEW AND VERIFICATION OF BRANCH CIRCUIT LOADING AND/OR ENERGY CODE COMPLIANCE. NO VE SUBMITTALS WILL BE APPROVED WITHOUT THIS PROCESS IN PLACE. VE SUBMITTALS SHALL INCLUDE PHOTOMETRIC ANALYSIS TO ENSURE NEW LIGHT FIXTURES PROVIDE COMPARABLE LIGHT LEVELS TO THOSE ORIGINALLY DESIGNED.
3. PRIOR APPROVALS SHALL BE SUBMITTED TO OUR OFFICE NO LESS THAN 5 BUSINESS DAYS OF THE PROJECT BID DATE. ANYTHING SUBMITTED AFTER THIS TIME FRAME WILL NOT BE REVIEWED AND WILL BE CONSIDERED NON-APPROVED FOR BIDDING PURPOSES. ALL LIABILITY ASSOCIATED WITH NON-APPROVED FIXTURES THAT DO NOT MEET THE PROJECT REQUIREMENTS WILL REST SOLELY WITH THE CONTRACTOR.
4. FIXTURES TO MATCH OTHER BUILDINGS. NO EXCEPTIONS.

EQUIPMENT SCHEDULE

MARK	DESCRIPTION	ELECTRICAL V	PH	KW	HP	MCA	FLA	MOCP	CONDUIT SIZE	WIRE QTY.	WIRE SIZE	GND. SIZE	STARTER NEMA SIZE	OVERCURRENT PROTECTION DISCONNECT SIZE/POLE	OVERCURRENT PROTECTION FUSE SIZE	OVERCURRENT PROTECTION REMARKS
UH-1	UNIT HEATER	120	1		1/4		7.5	20	3/4"	2	12	12	-	-	-	4A
UH-2	UNIT HEATER	480	3	10			12	20	3/4"	3	12	12	-	-	-	13A

NOTE: COORDINATE FINAL EQUIPMENT CONNECTIONS WITH EQUIPMENT PROVIDER PRIOR TO ROUGH-IN. VERIFY ALL MOUNTING HEIGHTS.

REMARKS:

1. FUSED DISCONNECT SWITCH
2. NON-FUSED DISCONNECT SWITCH
3. BREAKER IN ENCLOSURE
4. THERMAL OVERLOAD SWITCH
5. TOGGLE SWITCH
6. MAGNETIC STARTER
7. MAGNETIC STARTER/NON-FUSED DISCONNECT SWITCH
8. MAGNETIC STARTER/FUSED DISCONNECT COMBINATION
9. MAGNETIC STARTER/BREAKER COMBINATION
10. REDUCED VOLTAGE STARTER
11. VARIABLE FREQUENCY DRIVE
12. RECEPTACLE/SPECIAL PURPOSE OUTLET/ETC.
13. DIRECT CONNECTION
14. DUCT DETECTOR IN RETURN DUCT
15. SWITCH WITH LIGHTS

A. FURNISHED, INSTALLED AND CONNECTED UNDER DIVISION 26
B. FURNISHED AND INSTALLED UNDER ANOTHER DIVISION REQUIRING CONNECTION UNDER DIVISION 26
C. FURNISHED UNDER ANOTHER DIVISION BUT INSTALLED AND CONNECTED UNDER DIVISION 26
D. FURNISHED, INSTALLED, AND CONNECTED UNDER ANOTHER DIVISION
E. FURNISHED AND INSTALLED UNDER DIVISION 26 REQUIRING CONNECTION UNDER ANOTHER DIVISION

PANEL SCHEDULE H3 (OWNER PROVIDED)

VOLT/PHASE/WIRE: 277/480V/3PH/4W — AIC RATING: 15,000 AIC — MAIN BREAKER:
MOUNT/ENCLOSURE: SURFACE/NEMA 1 — LOCATION: — MAIN LUGS: 400A

CKT NO	DESCRIPTION	LOAD	AMPS	POLES	A	B	C	POLES	AMPS	LOAD	DESCRIPTION	CKT NO
1	SPARE	0	20	1	0			1	20	0	SPARE	2
3	SPARE	0	20	1		0		1	20	0	SPARE	4
5	SPARE	0	20	1			0	1	20	0	SPARE	6
7	SPARE	0	20	1	0			1	20	0	SPARE	8
9	SPARE	0	20	1		0		1	20	0	SPARE	10
11	SPARE	0	20	1			0	1	20	0	SPARE	12
13	SPARE	0	20	1	0			1	20	0	SPARE	14
15	SPARE	0	20	1		0		1	20	0	SPARE	16
17	SPARE	0	20	1			0	1	20	0	SPARE	18
19	SPARE	0	20	1	0			1	20	0	SPARE	20
21	SPARE	0	20	1		0		1	20	0	SPARE	22
23	SPARE	0	20	1			0	1	20	0	SPARE	24
25	SPARE	0	20	1	0			1	20	0	SPARE	26
27	SPARE	0	20	1		0		1	20	0	SPARE	28
29	SPARE	0	20	1			0	1	20	0	SPARE	30
31	SPARE	0	20	1	0			1	20	0	SPARE	32
33	SPARE	0	20	1		0		1	20	0	SPARE	34
35	SPARE	0	20	1			0	1	20	0	SPARE	36
37	SPARE	0	20	1	1260			3	200	1260	XFMR TO PANEL L3	38
39	SPARE	0	20	1		1596		-	-	1596	----------	40
41	SPARE	0	20	1			696	-	-	696	----------	42
TOTALS					1,260	1,596	696					

TOTAL LOAD: 3,552

LOADS	CONTINUOUS	NON-CONTINUOUS	DEMAND FACTOR/CALCULATION				DEMAND LOAD
EXISTING	0	0	125% x	0			0
LIGHTING	0	0	125% x	0	+ 100% x	0	0
RECEPTACLE	0	360	100% x	360	+ 50% x	0	360
MOTOR	0	0	125% x	0	+ 100% x	0	0
FIXED HEAT	0	3,192	100% x	3192			3192
A/C	0	0	100% x	0			
KITCHEN EQUIP.	0	0	100 % x	0			0
MISC	0	0	125% X	0	+ 100% x	0	0
					TOTAL DEMAND LOAD:		3,552 VA
							4 A

PANEL NOTES:
ALL OVERCURRENT PROTECTION DEVICES SHALL HAVE THE SAME AIC RATING AS THE EQUIPMENT THEY ARE LOCATED IN.

PANEL SCHEDULE L1 (OWNER PROVIDED)

VOLT/PHASE/WIRE: 120/208V/3PH/4W — AIC RATING: 10,000 AIC — MAIN BREAKER: 400A
MOUNT/ENCLOSURE: SURFACE/NEMA 1 — LOCATION: — MAIN LUGS:

CKT NO	DESCRIPTION	LOAD	AMPS	POLES	A	B	C	POLES	AMPS	LOAD	DESCRIPTION	CKT NO
1	REC- NEAR PANEL	360	20	1	1260			1	20	900	UNIT HEATER (UH-1)	2
3	UNIT HEATER (UH-1)	696	20	1		1596		1	20	900	UNIT HEATER (UH-1)	4
5	UNIT HEATER (UH-1)	696	20	1			696	1	20	0	SPARE	6
7	SPARE	0	20	1	0			1	20	0	SPARE	8
9	SPARE	0	20	1		0		1	20	0	SPARE	10
11	SPARE	0	20	1			0	1	20	0	SPARE	12
13	SPARE	0	20	1	0			1	20	0	SPARE	14
15	SPARE	0	20	1		0		1	20	0	SPARE	16
17	SPARE	0	20	1			0	1	20	0	SPARE	18
19	SPARE	0	20	1	0			1	20	0	SPARE	20
21	SPARE	0	20	1		0		1	20	0	SPARE	22
23	SPARE	0	20	1			0	1	20	0	SPARE	24
25	SPARE	0	20	1	0			1	20	0	SPARE	26
27	SPARE	0	20	1		0		1	20	0	SPARE	28
29	SPARE	0	20	1			0	1	20	0	SPARE	30
31	SPARE	0	20	1	0			1	20	0	SPARE	32
33	SPARE	0	20	1		0		1	20	0	SPARE	34
35	SPARE	0	20	1			0	1	20	0	SPARE	36
37	SPARE	0	20	1	0			1	20	0	SPARE	38
39	SPARE	0	20	1		0		1	20	0	SPARE	40
41	SPARE	0	20	1			0	1	20	0	SPARE	42
TOTALS					1,260	1,596	696					

TOTAL LOAD: 3,552

LOADS	CONTINUOUS	NON-CONTINUOUS	DEMAND FACTOR/CALCULATION				DEMAND LOAD
EXISTING	0	0	125% x	0			0
LIGHTING	0	0	125% x	0	+ 100% x	0	0
RECEPTACLE	0	360	100% x	360	+ 50% x	0	360
MOTOR	0	0	125% x	0	+ 100% x	0	0
FIXED HEAT	0	3,192	100% x	3192			3192
A/C	0	0	100% x	0			
KITCHEN EQUIP.	0	0	100 % x	0			0
MISC	0	0	125% X	0	+ 100% x	0	0
					TOTAL DEMAND LOAD:		3,552 VA
							10 A

PANEL NOTES:
ALL OVERCURRENT PROTECTION DEVICES SHALL HAVE THE SAME AIC RATING AS THE EQUIPMENT THEY ARE LOCATED IN.

PANEL SCHEDULE HP

VOLT/PHASE/WIRE: 277/480V/3PH/4W — AIC RATING: 15,000 AIC — MAIN BREAKER:
MOUNT/ENCLOSURE: SURFACE/NEMA 1 — LOCATION: — MAIN LUGS: 100A

CKT NO	DESCRIPTION	LOAD	AMPS	POLES	A	B	C	POLES	AMPS	LOAD	DESCRIPTION	CKT NO
1	SPARE	0	20	1	3333			3	20	3333	UNIT HEATER (UH-2)	2
3	LTG - OWE W, N, E	105	20	1		3438		-	-	3333	----------	4
5	LTG - EMX	80	20	1			3413	-	-	3333	----------	6
7	LTG - POLES	500	20	1	3833			3	20	3333	UNIT HEATER (UH-2)	8
9	LTG - SITE 1	893	20	1		4226		-	-	3333	----------	10
11	LTG - SITE 2	850	20	1			4183	-	-	3333	----------	12
13	SPARE	0	20	1	0			1	20	0	SPARE	14
15	SPARE	0	20	1		0		1	20	0	SPARE	16
17	SPARE	0	20	1			0	1	20	0	SPARE	18
19	SPARE	0	20	1	0			1	20	0	SPARE	20
21	SPARE	0	20	1		0		1	20	0	SPARE	22
23	SPARE	0	20	1			0	1	20	0	SPARE	24
25	SPARE	0	20	1	0			1	20	0	SPARE	26
27	SPARE	0	20	1		0		1	20	0	SPARE	28
29	SPARE	0	20	1			0	1	20	0	SPARE	30
31	SPARE	0	20	1	0			1	20	0	SPARE	32
33	SPARE	0	20	1		0		1	20	0	SPARE	34
35	SPARE	0	20	1			0	1	20	0	SPARE	36
37	SPARE	0	20	1	1500			3	50	1500	XFMR TO PANEL LP	38
39	SPARE	0	20	1		488		-	-	488	----------	40
41	SPARE	0	20	1			360	-	-	360	----------	42
TOTALS					8,666	8,152	7,956					

TOTAL LOAD: 24,774

LOADS	CONTINUOUS	NON-CONTINUOUS	DEMAND FACTOR/CALCULATION				DEMAND LOAD
EXISTING	0	0	125% x	0			0
LIGHTING	500	2,556	125% x	500	+ 100% x	2556	3,181
RECEPTACLE	0	720	100% x	720	+ 50% x	0	720
MOTOR	0	0	125% x	0	+ 100% x	0	0
FIXED HEAT	0	19,998	100% x	19998			19998.3
A/C	0	0	100% x	0			
KITCHEN EQUIP.	0	0	100 % x	0			0
MISC	0	1,000	125% X	0	+ 100% x	1000	1,000
					TOTAL DEMAND LOAD:		24,899 VA
							30 A

PANEL NOTES:
ALL OVERCURRENT PROTECTION DEVICES SHALL HAVE THE SAME AIC RATING AS THE EQUIPMENT THEY ARE LOCATED IN.

PANEL SCHEDULE L3 (OWNER PROVIDED)

VOLT/PHASE/WIRE: 120/208V/3PH/4W — AIC RATING: 10,000 AIC — MAIN BREAKER: 400A
MOUNT/ENCLOSURE: SURFACE/NEMA 1 — LOCATION: — MAIN LUGS:

CKT NO	DESCRIPTION	LOAD	AMPS	POLES	A	B	C	POLES	AMPS	LOAD	DESCRIPTION	CKT NO
1	REC- NEAR PANEL	360	20	1	1260			1	20	900	UNIT HEATER (UH-1)	2
3	UNIT HEATER (UH-1)	696	20	1		1596		1	20	900	UNIT HEATER (UH-1)	4
5	UNIT HEATER (UH-1)	696	20	1			696	1	20	0	SPARE	6
7	SPARE	0	20	1	0			1	20	0	SPARE	8
9	SPARE	0	20	1		0		1	20	0	SPARE	10
11	SPARE	0	20	1			0	1	20	0	SPARE	12
13	SPARE	0	20	1	0			1	20	0	SPARE	14
15	SPARE	0	20	1		0		1	20	0	SPARE	16
17	SPARE	0	20	1			0	1	20	0	SPARE	18
19	SPARE	0	20	1	0			1	20	0	SPARE	20
21	SPARE	0	20	1		0		1	20	0	SPARE	22
23	SPARE	0	20	1			0	1	20	0	SPARE	24
25	SPARE	0	20	1	0			1	20	0	SPARE	26
27	SPARE	0	20	1		0		1	20	0	SPARE	28
29	SPARE	0	20	1			0	1	20	0	SPARE	30
31	SPARE	0	20	1	0			1	20	0	SPARE	32
33	SPARE	0	20	1		0		1	20	0	SPARE	34
35	SPARE	0	20	1			0	1	20	0	SPARE	36
37	SPARE	0	20	1	0			1	20	0	SPARE	38
39	SPARE	0	20	1		0		1	20	0	SPARE	40
41	SPARE	0	20	1			0	1	20	0	SPARE	42
TOTALS					1,260	1,596	696					

TOTAL LOAD: 3,552

LOADS	CONTINUOUS	NON-CONTINUOUS	DEMAND FACTOR/CALCULATION				DEMAND LOAD
EXISTING	0	0	125% x	0			0
LIGHTING	0	0	125% x	0	+ 100% x	0	0
RECEPTACLE	0	360	100% x	360	+ 50% x	0	360
MOTOR	0	0	125% x	0	+ 100% x	0	0
FIXED HEAT	0	3,192	100% x	3192			3192
A/C	0	0	100% x	0			
KITCHEN EQUIP.	0	0	100 % x	0			0
MISC	0	0	125% X	0	+ 100% x	0	0
					TOTAL DEMAND LOAD:		3,552 VA
							10 A

PANEL NOTES:
ALL OVERCURRENT PROTECTION DEVICES SHALL HAVE THE SAME AIC RATING AS THE EQUIPMENT THEY ARE LOCATED IN.

PANEL SCHEDULE H2 (OWNER PROVIDED)

VOLT/PHASE/WIRE: 277/480V/3PH/4W — AIC RATING: 25,000 AIC — MAIN BREAKER:
MOUNT/ENCLOSURE: SURFACE/NEMA 1 — LOCATION: — MAIN LUGS: 400A

CKT NO	DESCRIPTION	LOAD	AMPS	POLES	A	B	C	POLES	AMPS	LOAD	DESCRIPTION	CKT NO
1	SPARE	0	20	1	0			1	20	0	SPARE	2
3	SPARE	0	20	1		0		1	20	0	SPARE	4
5	SPARE	0	20	1			0	1	20	0	SPARE	6
7	SPARE	0	20	1	0			1	20	0	SPARE	8
9	SPARE	0	20	1		0		1	20	0	SPARE	10
11	SPARE	0	20	1			0	1	20	0	SPARE	12
13	SPARE	0	20	1	0			1	20	0	SPARE	14
15	SPARE	0	20	1		0		1	20	0	SPARE	16
17	SPARE	0	20	1			0	1	20	0	SPARE	18
19	SPARE	0	20	1	0			1	20	0	SPARE	20
21	SPARE	0	20	1		0		1	20	0	SPARE	22
23	SPARE	0	20	1			0	1	20	0	SPARE	24
25	SPARE	0	20	1	0			1	20	0	SPARE	26
27	SPARE	0	20	1		0		1	20	0	SPARE	28
29	SPARE	0	20	1			0	1	20	0	SPARE	30
31	SPARE	0	20	1	0			1	20	0	SPARE	32
33	SPARE	0	20	1		0		1	20	0	SPARE	34
35	SPARE	0	20	1			0	1	20	0	SPARE	36
37	SPARE	0	20	1	1260			3	200	1260	XFMR TO PANEL L2	38
39	SPARE	0	20	1		1596		-	-	1596	----------	40
41	SPARE	0	20	1			696	-	-	696	----------	42
TOTALS					1,260	1,596	696					

TOTAL LOAD: 3,552

LOADS	CONTINUOUS	NON-CONTINUOUS	DEMAND FACTOR/CALCULATION				DEMAND LOAD
EXISTING	0	0	125% x	0			0
LIGHTING	0	0	125% x	0	+ 100% x	0	0
RECEPTACLE	0	360	100% x	360	+ 50% x	0	360
MOTOR	0	0	125% x	0	+ 100% x	0	0
FIXED HEAT	0	3,192	100% x	3192			3192
A/C	0	0	100% x	0			
KITCHEN EQUIP.	0	0	100 % x	0			0
MISC	0	0	125% X	0	+ 100% x	0	0
					TOTAL DEMAND LOAD:		3,552 VA
							4 A

PANEL NOTES:
ALL OVERCURRENT PROTECTION DEVICES SHALL HAVE THE SAME AIC RATING AS THE EQUIPMENT THEY ARE LOCATED IN.

PANEL SCHEDULE LP

VOLT/PHASE/WIRE: 120/208V/3PH/4W — AIC RATING: 10,000 AIC — MAIN BREAKER: 100A
MOUNT/ENCLOSURE: SURFACE/NEMA 1 — LOCATION: — MAIN LUGS:

CKT NO	DESCRIPTION	LOAD	AMPS	POLES	A	B	C	POLES	AMPS	LOAD	DESCRIPTION	CKT NO
1	FACP*	500	20	1	1000			1	20	500	IRRIGATION CONTROLLER	2
3	TTB	360	20	1		360		1	20	0	SPARE	4
5	REC- OUTSIDE & RISER RM	360	20	1			360	1	20	0	SPARE	6
7	TIMECLOCK	500	20	1	500			1	20	0	SPARE	8
9	LTG - RISER ROOM	128	20	1		128		1	20	0	SPARE	10
11	SPARE	0	20	1			0	1	20	0	SPARE	12
13	SPARE	0	20	1	0			1	20	0	SPARE	14
15	SPARE	0	20	1		0		1	20	0	SPARE	16
17	SPARE	0	20	1			0	1	20	0	SPARE	18
19	SPARE	0	20	1	0			1	20	0	SPARE	20
21	SPARE	0	20	1		0		1	20	0	SPARE	22
23	SPARE	0	20	1			0	1	20	0	SPARE	24
25	SPARE	0	20	1	0			1	20	0	SPARE	26
27	SPARE	0	20	1		0		1	20	0	SPARE	28
29	SPARE	0	20	1			0	1	20	0	SPARE	30
31	SPARE	0	20	1	0			1	20	0	SPARE	32
33	SPARE	0	20	1		0		1	20	0	SPARE	34
35	SPARE	0	20	1			0	1	20	0	SPARE	36
37	SPARE	0	20	1	0			1	20	0	SPARE	38
39	SPARE	0	20	1		0		1	20	0	SPARE	40
41	SPARE	0	20	1			0	1	20	0	SPARE	42
TOTALS					1,500	488	360					

TOTAL LOAD: 2,348

LOADS	CONTINUOUS	NON-CONTINUOUS	DEMAND FACTOR/CALCULATION				DEMAND LOAD
EXISTING	0	0	125% x	0			0
LIGHTING	500	128	125% x	500	+ 100% x	128	753
RECEPTACLE	0	720	100% x	720	+ 50% x	0	720
MOTOR	0	0	125% x	0	+ 100% x	0	0
FIXED HEAT	0	0	100% x	0			0
A/C	0	0	100% x	0			
KITCHEN EQUIP.	0	0	100 % x	0			0
MISC	0	1,000	125% X	0	+ 100% x	1000	1,000
					TOTAL DEMAND LOAD:		2,473 VA
							7 A

PANEL NOTES:
ALL OVERCURRENT PROTECTION DEVICES SHALL HAVE THE SAME AIC RATING AS THE EQUIPMENT THEY ARE LOCATED IN.
*PROVIDE HANDLOCK & PAINT CIRCUIT BRAKERS RED FOR FIRE SAFTY SYSTEM.

PANEL SCHEDULE L2 (OWNER PROVIDED)

VOLT/PHASE/WIRE: 120/208V/3PH/4W — AIC RATING: 10,000 AIC — MAIN BREAKER: 400A
MOUNT/ENCLOSURE: SURFACE/NEMA 1 — LOCATION: — MAIN LUGS:

CKT NO	DESCRIPTION	LOAD	AMPS	POLES	A	B	C	POLES	AMPS	LOAD	DESCRIPTION	CKT NO
1	REC- NEAR PANEL	360	20	1	1260			1	20	900	UNIT HEATER (UH-1)	2
3	UNIT HEATER (UH-1)	696	20	1		1596		1	20	900	UNIT HEATER (UH-1)	4
5	UNIT HEATER (UH-1)	696	20	1			696	1	20	0	SPARE	6
7	SPARE	0	20	1	0			1	20	0	SPARE	8
9	SPARE	0	20	1		0		1	20	0	SPARE	10
11	SPARE	0	20	1			0	1	20	0	SPARE	12
13	SPARE	0	20	1	0			1	20	0	SPARE	14
15	SPARE	0	20	1		0		1	20	0	SPARE	16
17	SPARE	0	20	1			0	1	20	0	SPARE	18
19	SPARE	0	20	1	0			1	20	0	SPARE	20
21	SPARE	0	20	1		0		1	20	0	SPARE	22
23	SPARE	0	20	1			0	1	20	0	SPARE	24
25	SPARE	0	20	1	0			1	20	0	SPARE	26
27	SPARE	0	20	1		0		1	20	0	SPARE	28
29	SPARE	0	20	1			0	1	20	0	SPARE	30
31	SPARE	0	20	1	0			1	20	0	SPARE	32
33	SPARE	0	20	1		0		1	20	0	SPARE	34
35	SPARE	0	20	1			0	1	20	0	SPARE	36
37	SPARE	0	20	1	0			1	20	0	SPARE	38
39	SPARE	0	20	1		0		1	20	0	SPARE	40
41	SPARE	0	20	1			0	1	20	0	SPARE	42
TOTALS					1,260	1,596	696					

TOTAL LOAD: 3,552

LOADS	CONTINUOUS	NON-CONTINUOUS	DEMAND FACTOR/CALCULATION				DEMAND LOAD
EXISTING	0	0	125% x	0			0
LIGHTING	0	0	125% x	0	+ 100% x	0	0
RECEPTACLE	0	360	100% x	360	+ 50% x	0	360
MOTOR	0	0	125% x	0	+ 100% x	0	0
FIXED HEAT	0	3,192	100% x	3192			3192
A/C	0	0	100% x	0			
KITCHEN EQUIP.	0	0	100 % x	0			0
MISC	0	0	125% X	0	+ 100% x	0	0
					TOTAL DEMAND LOAD:		3,552 VA
							10 A

PANEL NOTES:
ALL OVERCURRENT PROTECTION DEVICES SHALL HAVE THE SAME AIC RATING AS THE EQUIPMENT THEY ARE LOCATED IN.

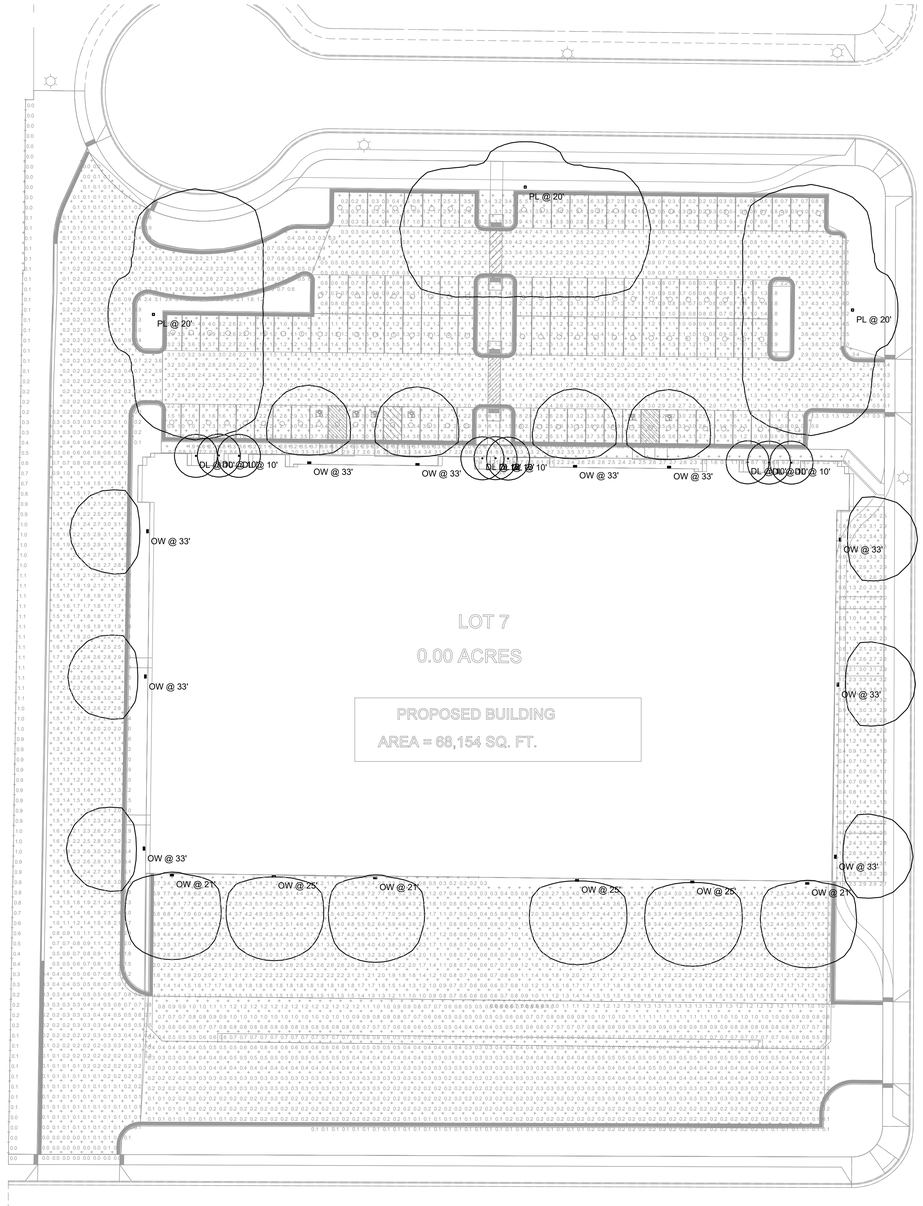
PANEL SCHEDULE H1 (OWNER PROVIDED)

VOLT/PHASE/WIRE: 277/480V/3PH/4W — AIC RATING: 35,000 AIC — MAIN BREAKER:
MOUNT/ENCLOSURE: SURFACE/NEMA 1 — LOCATION: — MAIN LUGS: 400A

CKT NO	DESCRIPTION	LOAD	AMPS	POLES	A	B	C	POLES	AMPS	LOAD	DESCRIPTION	CKT NO
1	SPARE	0	20	1	0			1	20	0	SPARE	2
3	SPARE	0	20	1		0		1	20	0	SPARE	4
5	SPARE	0	20	1			0	1	20	0

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Drive	+	1.2 fc	4.0 fc	0.0 fc	N/A	N/A
East	+	1.9 fc	3.5 fc	0.4 fc	8.8:1	4.8:1
Parking Lot	+	1.8 fc	5.7 fc	0.1 fc	57.0:1	18.0:1
Receiving	+	2.8 fc	8.6 fc	0.2 fc	43.0:1	14.0:1
Walkway	+	4.3 fc	17.7 fc	0.0 fc	N/A	N/A
Western Prop Line	+	0.5 fc	1.1 fc	0.0 fc	N/A	N/A
Back Drive	+	0.4 fc	1.2 fc	0.1 fc	12.0:1	4.0:1

Schedule									
Symbol	Label	QTY	Manufacturer	Description	Number Lamps	Lamp Output	Catalog	LLF	Input Power
□	PL	3	COOPER LIGHTING SOLUTIONS - McGRAW-EDISON (FORMERLY EATON)	GALLEON AREA AND ROADWAY LUMINAIRE (3) 70 CRI, 5000K, 1050mA LIGHTSQUARES WITH 16 LEDS EACH AND TYPE IV WIDE OPTICS	48	376	GLEON-AF-03-LED-E1-T4W-7050	0.9	166
▭	OW	16	RAB LIGHTING INC.	WPLED104	1	14159		0.9	108.41
○	DL	9	COOPER LIGHTING SOLUTIONS - HALO COMMERCIAL (FORMERLY EATON)	HALO COMMERCIAL 6" ROUND, NEW CONSTRUCTION FRAME, WITH 6" WIDE DISTRIBUTION, BLACK BAFFLE TRIM	1	1475	HC615D010-HM6052S840-61WDBB	0.9	14



Plan View

1 ES001 — SITE PHOTOMETRIC - FOR REFERENCE ONLY

SCALE: 1" = 30'-0"

N

Project | Catalog # | Type
Prepared by | Notes | Date

McGraw-Edison

GLEON Galleon

Area / Site Luminaire

Product Features

Interactive Menu

Product Certifications

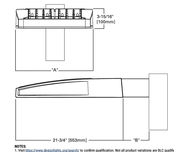
Quick Facts

- Lumen packages range from 4,200 - 80,800 (34W - 640W)
- Efficacy up to 156 LPW
- Options to meet Buy American and other domestic preference requirements

Connected Systems

- WaveLinx PRO Wireless
- WaveLinx LITE Wireless
- Enlighted

Dimensional Details



Number of Light Squares	'A' Width	'B' Standard Arm Length	'B' Extended Arm Length*	'B' QBL Arm Length	'D' QBL Length	'D' OMEA Length
1-4	15-1/2"	7"	10"	10-5/8"	--	16-9/16"
5-6	21-5/8"	7"	10"	10-5/8"	--	16-9/16"
7-8	27-5/8"	7"	13"	10-5/8"	10-5/16"	--
9-10	33-3/4"	7"	16"	--	10-5/16"	--

NOTES
For pole selection requirements and additional line art, see Mounting Details section.

NOTES
1. Mechanical tree descriptions are generic to confirm qualification. Not all product variations are DLC qualified.
2. DA-16 Field for 2020 CET and earlier info.

COOPER Lighting Solutions

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WPLED104W

RAB

LED 104W Wall packs: 3 cutoff options, power grinding thermal management systems – 100,000 hours L70 lifespan, 5-year, non-exemption-time warranty.

Color: White Weight: 27.1 lbs

Project:	Type:
Prepared By:	Date:

Driver Info

Type	Constant Current
120V	0.95A
208V	0.59A
240V	0.51A
277V	0.44A
Input Watts	107.5W

LED Info

Watts	104W
Color Temp	5000K (Cool)
Color Accuracy	71 CRI
L70 Lifespan	100,000 Hours
Lumens	14,159 lm
Efficacy	131.7

Technical Specifications

Compliance

UL Listed:
UL Suitable for Wet Locations as Uplight and Downlight Wall Mount Only

IP Rating:
Ingress protection rating of IP66 for dust and water

IESNA LM-79 & LM-80 Testing:
RAB LED luminaires and LED components have been tested by an independent laboratory in accordance with IESNA LM-79 and LM-80.

DLC Listed:
This product is listed by Design Lights Consortium (DLC) as an ultra-efficient premium product that qualifies for the highest tier of rebates from DLC Member Utilities. Designed to meet DLC 5.1 requirements.
DLC Product Code: P0000178 6

LED Characteristics

LEDs:
Four multi-chip, high-output, long-life LEDs

Color Consistency:
7-step MacAdam Ellipse binning to achieve consistent fixture-to-fixture color

Color Stability:
LED color temperature is warrantied to shift no more than 200K in color temperature over a 5-year period

Color Uniformity:
RAB's range of Correlated Color Temperature follows the guidelines of the American National Standard for Specifications for the Chromaticity of Solid State Lighting (SSL) Products, ANSI C78.377.2011.

Electrical

Driver:
Constant current, Class 1, 120-277V, 50/60 Hz, 4kV Surge Protection, 120V: 0.95A, 208V: 0.59A, 240V: 0.51A, 277V: 0.44A

Dimming Driver:
Driver includes dimming control wiring for 0-10V dimming systems. Requires separate 0-10V DC dimming circuit. Dims down to 10%.

THD:
5.22% at 120V, 7.4% at 277V

Power Factor:
99.7% at 120V, 92.4% at 277V

Performance

Lifespan:
100,000-Hour LED lifespan based on IES LM-80 results and TM-21 calculations

Wattage Equivalency:
Equivalent to 400W Metal Halide

Construction

Maximum Ambient Temperature:
Suitable for use in up to 40°C (104°F)

Housing:
Precision die-cast aluminum housing, door frame arm and wall bracket

Arm:
Die-cast aluminum with wiring access plate

Cutoff:
Standard (15°)

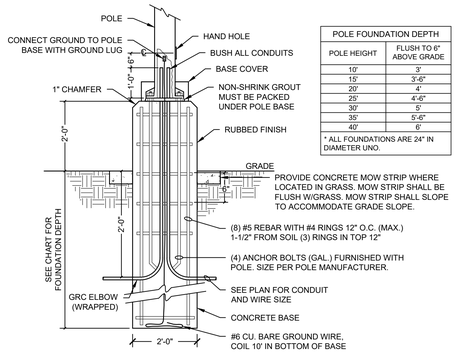
Lens:
Tempered glass

Reflector:
Specular vacuum metallized polycarbonate

Gaskets:
High-temperature silicone

Need help? Tech help line: (888) 722-1000 Email: techsupport@rablighting.com Website: www.rablighting.com
 Note: Specifications are subject to change at any time without notice

Page 1 of 3



POLE FOUNDATION DEPTH	
POLE HEIGHT	FLUSH TO 6" ABOVE GRADE
10'	3'
15'	3'-6"
20'	4'
25'	4'-6"
30'	5'
35'	5'-6"
40'	6'

* ALL FOUNDATIONS ARE 24" IN DIAMETER UNO.

2 ES001 — LIGHT POLE BASE DETAIL

NO SCALE

aeurbia
architects and engineers
909 West South Jordan Parkway
South Jordan, Utah 84095
phone: 801.746.0456 fax: 801.575.6456
webpage: aeurbia.com

RODERICK CATALYST BUILDING #7

68 EAST 1600 SOUTH, AMERICAN FORK, UTAH 84003

Revision Schedule		
MARK	DESCRIPTION	Revision Date

CONSTRUCTION DOCUMENTS / BID SET

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SITE PHOTOMETRIC

DATE: 04/25/2025

SHEET #:

ES001

ROCKY MOUNTAIN CONSULTING ENGINEERS, INC.
2532 West 12600 South Suite F, Riverton, UT 84065
(801) 566-0503 www.rmceut.com Project # 24191