

BSD FIR GROVE ELEMENTARY SCHOOL: 2022 RE-ROOF

BEAVERTON, OR

BEAVERTON SCHOOL DISTRICT

16550 SW MERLO ROAD
BEAVERTON, OR 97003
(T): (503) 356-4462
CONTACT: STEPHEN YAMASAKI

OWNER

TBD

STREET ADDRESS
CITY, STATE, ZIP
(T): (555) 555-5555
(F): (555) 555-5555
CONTACT: --

CONTRACTOR

CCB #:-----

CIDA, INC.

15895 SW 72ND AVE, SUITE 200
PORTLAND, OREGON 97224
(T): (503) 226-1285
(F): (503) 226-1670
CONTACT: DUSTIN JOHNSON

ARCHITECT/ STRUCTURAL ENGINEER

RWDI USA LLC

421 SW 6TH AVE, SUITE 450
PORTLAND, OREGON 97205
(T): (503) 243-2556
CONTACT: JASHA KISTLER

ROOFING CONSULTANT

ACC COST CONSULTANTS LLC

8060 SW PFAFFLE STREET, SUITE 110
TIGARD, OREGON 97223
(T): (541) 913-9386
CONTACT: SETH PSZCZOLKOWSKI

COST CONSULTANT

LEGAL DESCRIPTION

TAX LOT: 1100
TAX MAP: 15121BA
ZONE: R7 (URBAN STANDARD DENSITY RESIDENTIAL)

BUILDING CODE INFORMATION

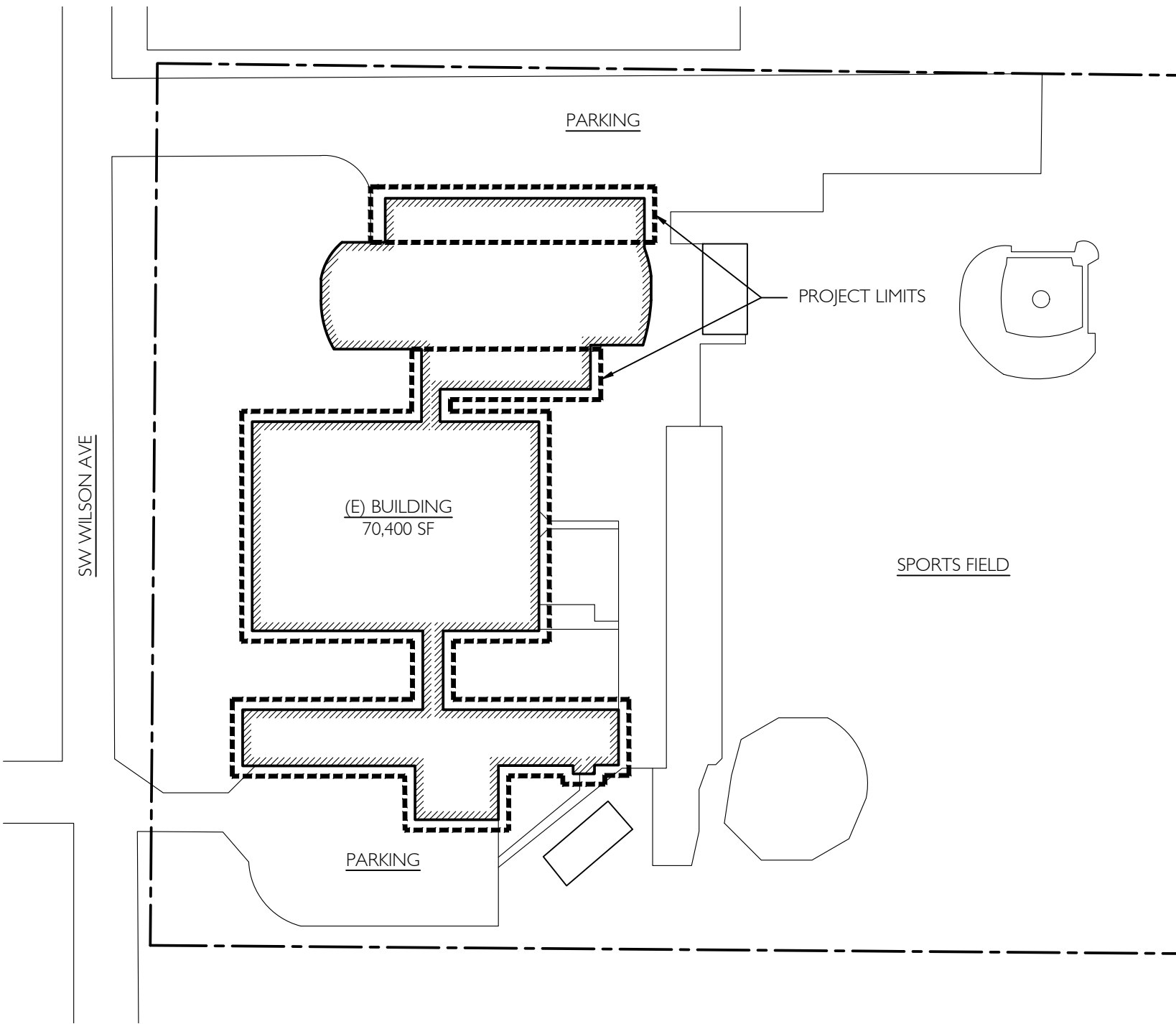
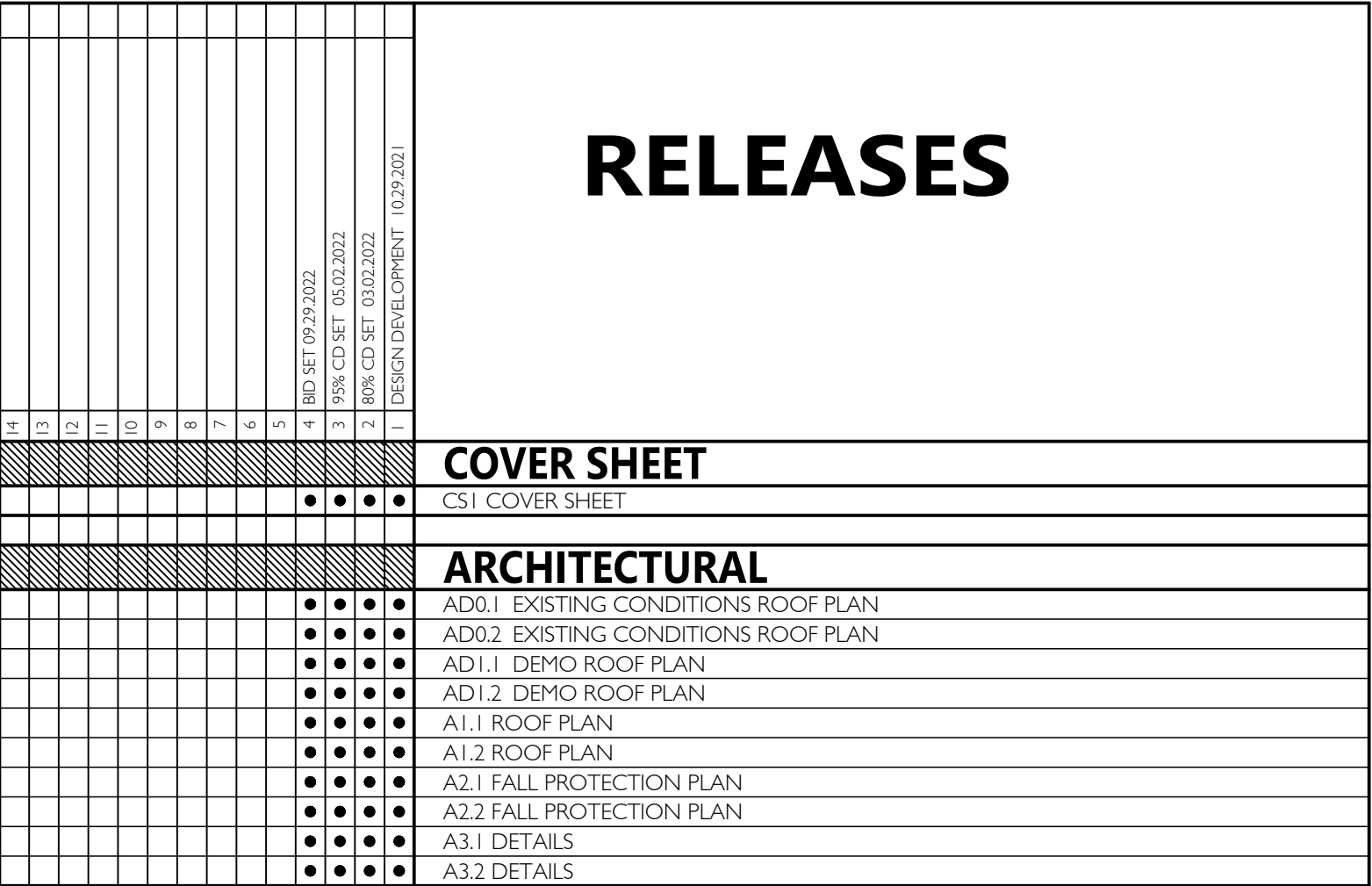
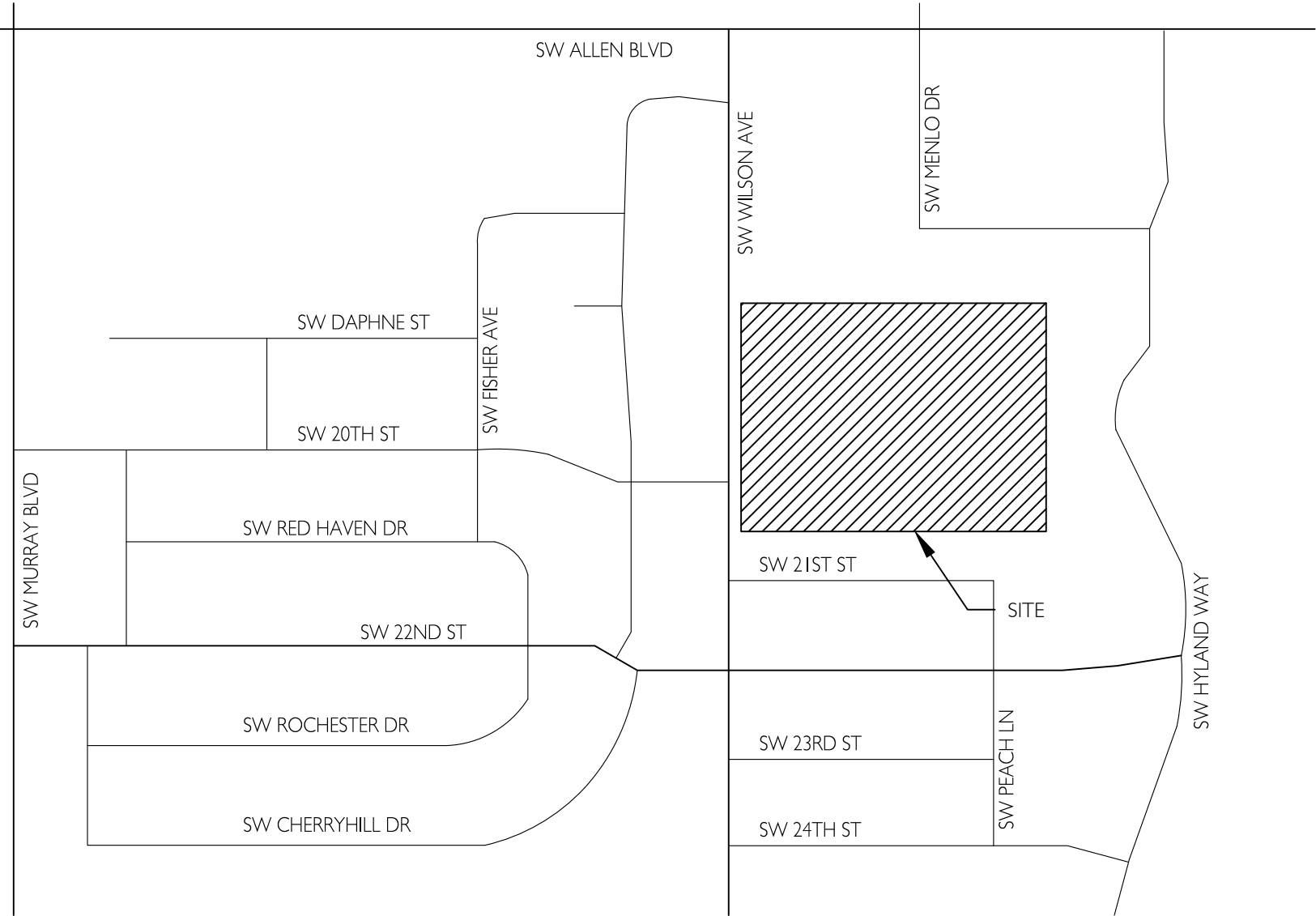
DESIGN CODE:	2019 OREGON STRUCTURAL SPECIALTY CODE (OSSC)
OCCUPANCY:	E (NON-SEPARATED)
CONSTRUCTION TYPE:	III-B (SPRINKLERED)
BUILDING AREA:	70,400 SF

PROJECT DESCRIPTION

THIS PROJECT IS A 53,600 SF RE-ROOF. IT INCLUDES A NEW ROOF OVERLAY OVER EXISTING BUILT-UP ROOFING (FLAT ROOFS), NO NEW INSULATION OR ROOF SHEATHING IS PROPOSED AT OVERLAY AREAS OTHER THAN TO REPLACE SATURATED MATERIALS IF ENCOUNTERED DURING CONSTRUCTION. NEW OVERLAY SYSTEM IS A 25-YEAR SINGLE-PLY TPO MEMBRANE OVER NEW COVERBOARD INCLUDING NEW TAPERED CRICKETS, FLASHING, PITCH POCKETS AND EXPANSION JOINTS. SEE PLANS AND SPECIFICATIONS FOR ADDITIONAL INFO. EXISTING CURB-MOUNTED MECHANICAL EQUIPMENT WILL BE TEMPORARILY RELOCATED AS NEEDED TO ACCOMMODATE ROOFING SCOPE.

DEFERRED SUBMITTALS

MECHANICAL (AS NEEDED)
ELECTRICAL (AS NEEDED)



ISSUED DATE	
1	DESIGN DEVELOPMENT 10.29.2021
2	80% CD SET 03.02.2022
3	95% CD SET 05.02.2022
4	BID SET 09.29.2022



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BSD FIR GROVE ELEMENTARY RE-ROOF 2022

ROOF RE-COVER FOR:

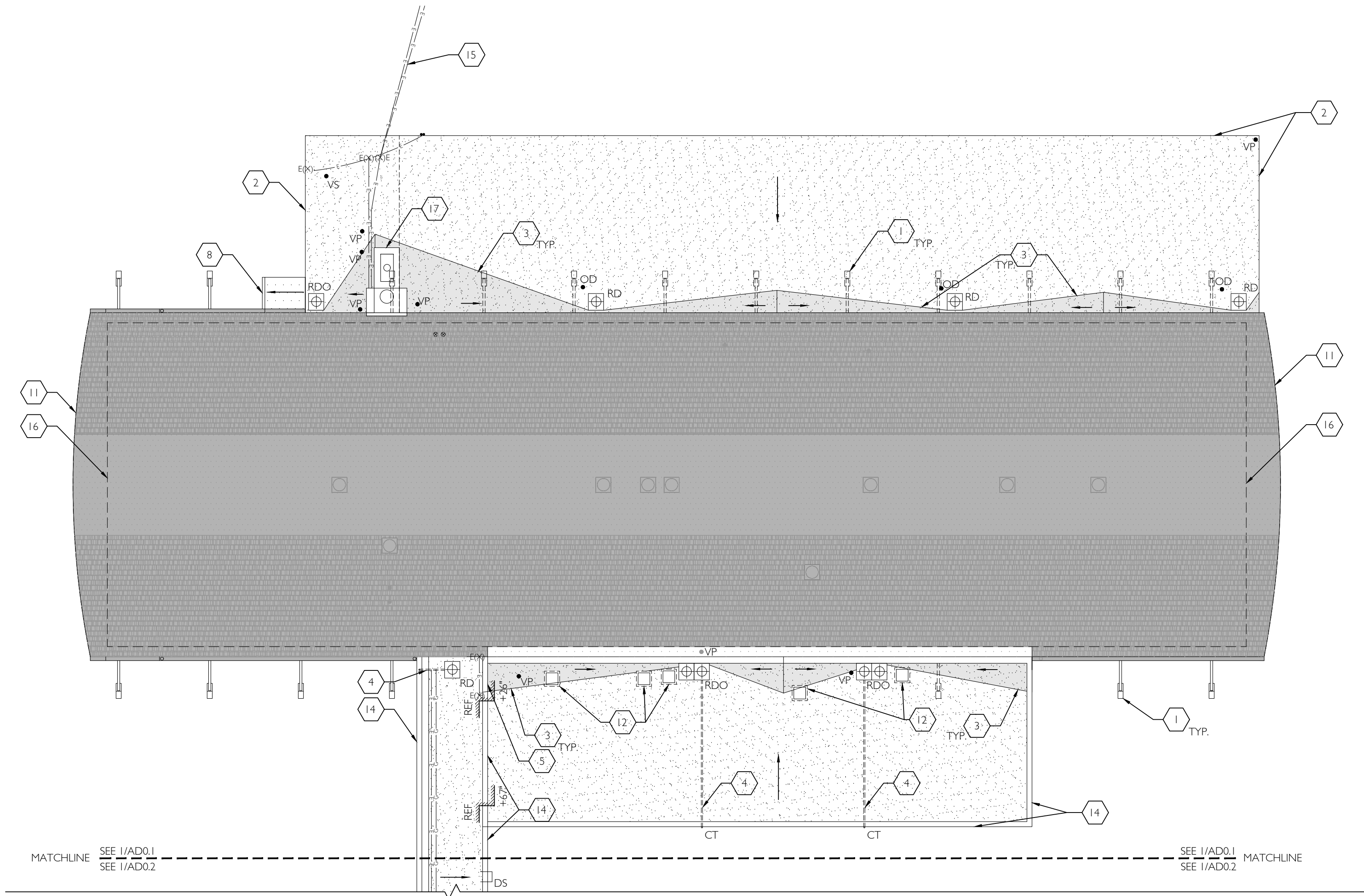
6300 SW WILSON AVE
BEAVERTON, OR 97008

COVER SHEET

CS1

JOB NO. 210307.01

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1 **EXISTING CONDITIONS ROOF PLAN**
1/16" = 1'-0"

EXISTING CONDITIONS ROOF PLAN GENERAL NOTES

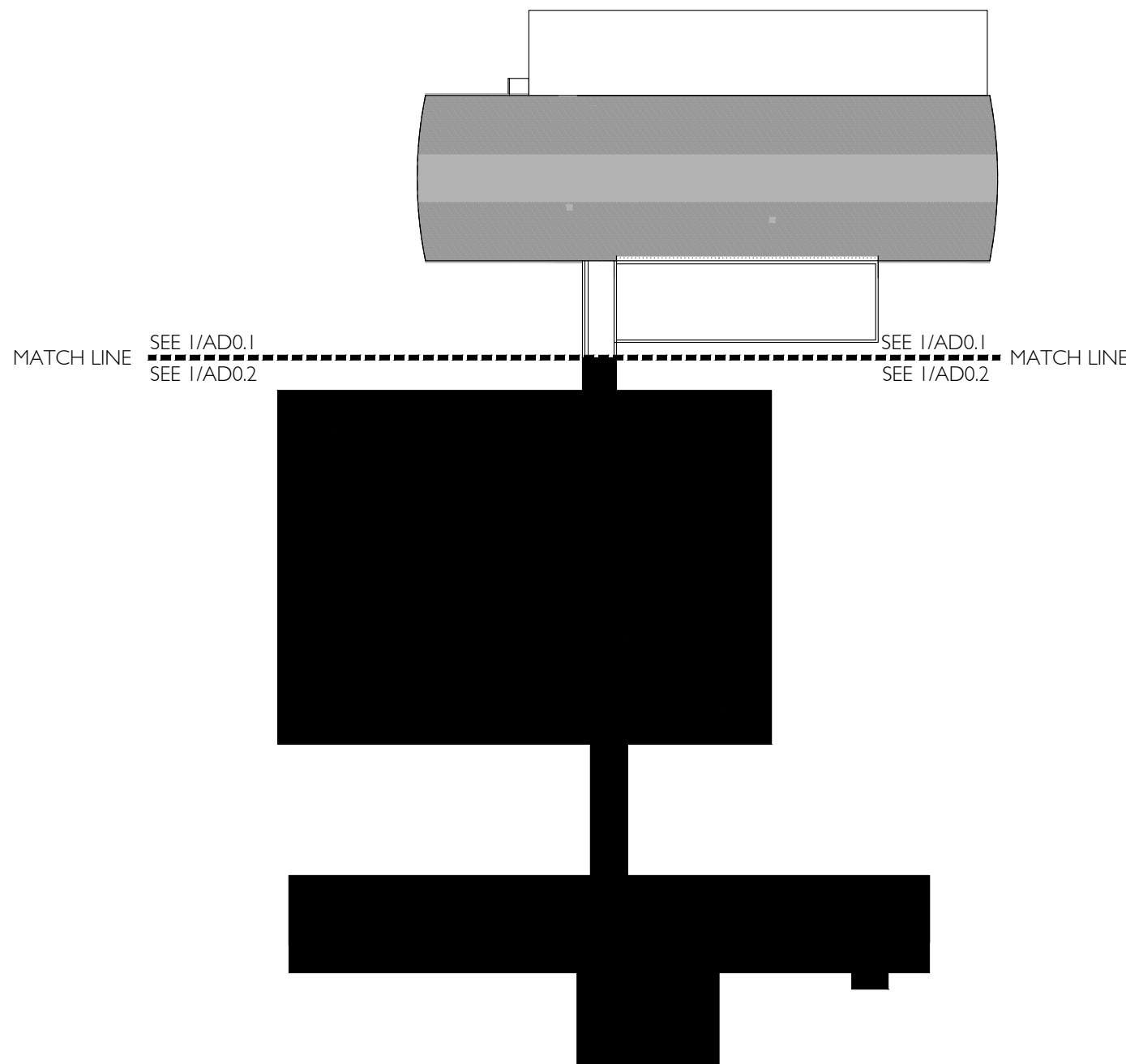
1. CONTRACTOR SHALL VERIFY AND CONFIRM EXISTING CONDITIONS SHOWN OR IMPLIED ON DRAWINGS PRIOR TO START OF CONSTRUCTION. NOTIFY A/E OF ANY DISCREPANCIES.
2. CONTRACTOR TO OBTAIN PRIVATE UTILITY LOCATES AT BUILDING PERIMETER AND ANYWHERE ELSE HEAVY MACHINERY OR VEHICLES POSE RISK OF DAMAGE TO ON-SITE SUBGRADE UTILITIES -- CONTRACTOR IS RESPONSIBLE FOR RECTIFYING ANY DAMAGE TO EXISTING UTILITIES CAUSED BY CONSTRUCTION EQUIPMENT AND VEHICLES AND FOR COSTS OF ANY NECESSARY PERMITS REQUIRED TO PERFORM THAT WORK.
3. EXISTING ROOF PENETRATIONS AND CURBS INDICATED BENEATH MECH. EQUIPMENT ARE DIAGRAMMATIC ONLY -- CONTRACTOR TO FIELD VERIFY PLACEMENT BENEATH UNIT.
4. EXISTING EQUIPMENT CURBS, CRICKETS AND ROOF PENETRATIONS AT SMALL EQUIPMENT ARE NOT SHOWN FOR DRAWING CLARITY. REFER TO LEGEND AND KEYNOTES FOR INDICATION OF CURBED VERSUS NON-CURBED CONDITION.
5. SEE ROOF INSPECTION REPORT BY RWDI DATED 10/15/2021 (LOCATED IN PROJECT MANUAL) FOR ADDITIONAL INFORMATION REGARDING EXISTING CONDITIONS WHICH MAY NOT BE REFLECTED ON THIS PLAN.

EXISTING CONDITIONS ROOF PLAN LEGEND

	- (E) CURB MOUNTED SKYLIGHT		- (E) WALKPADS
	- (E) ROOF VENT		- (E) GAS PENETRATION
	- (E) CURB MOUNTED ROOF VENT		- (E) ELECTRICAL PENETRATION
	- (E) ROOF VENT (HIGH SLOPE)		- (E) WALL BELOW
	- (E) CURBED HVAC EQUIPMENT		- (E) NATURAL GAS LINE
	- (E) VENT PIPE PENETRATION		- (E) ELECTRICAL LINE
	- (E) VENT PIPE PENETRATION (HIGH SLOPE)		- (E) PEA GRAVEL BUILT-UP - ROOFING SYSTEM
	- (E) VENT STACK		- (E) COATED BUILT-UP ROOFING
	- (E) OVERFLOW DRAIN PIPE		AREA OUTSIDE SCOPE OF WORK
	- (E) UTILITY PENETRATION		- DIRECTION OF DRAINAGE
	- (E) DOWN SPOUT	ABBREVIATIONS	
	- (E) CONDENSATE DRAIN PENETRATION	(E) -EXISTING	RV -ROOF VENT
	- (E) COW TONGUE OVERFLOW	(N) -NEW	UP -UTILITY
	- (E) ROOF DRAIN AND PIPED OVERFLOW	TYP. -TYPICAL	PENETRATION
	- (E) ROOF DRAIN	RTU -ROOFTOP UNIT	RDO -ROOF DRAIN
	- (E) THROUGH WALL SCUPPER	VP -VENT PIPE	OVERFLOW
		DS -DOWNSPOUT	RDS -ROOF DRAIN
		DP -DUCT PENETRATION	SCUPPER
			CB -CURB BREAK
			REFERENCE PLANE
			VERTICAL EDGE
			ELEVATION RELATIVE TO REFERENCE PLANE
			VERTICAL ELEVATION CHANGE

EXISTING CONDITIONS ROOF PLAN KEYNOTES

- | | |
|---|---|
| 1 ARCH FRAME ROOF STRUCTURE BELOW | 12 (E) CURBED HVAC EQUIPMENT |
| 2 (E) DRIP EDGE | 13 (E) ABANDONED CURBS |
| 3 (E) CRICKET | 14 (E) RAISED ROOF EDGE WITH DRIP EDGE FLASHING |
| 4 (E) OVERFLOW ROUTED TO EXTERIOR WALL (BELOW DECK) | 15 (E) OVERHEAD ELECTRICAL SERVICE |
| 5 (E) PARAPET WITH SHEET METAL COPING | 16 LINE OF WALL BELOW |
| 6 NOT USED. | 17 (E) CHIMNEY |
| 7 NOT USED. | |
| 8 (E) GUTTER | |
| 9 NOT USED. | |
| 10 NOT USED. | |
| 11 (E) BARREL VAULT ROOF WITH PARABOLIC PROFILE -- NOT IN SCOPE | |



2 **KEY PLAN**
N.T.S.



1 DESIGN DEVELOPMENT 10/29/2021
2 80% CD SET 03/02/2022
3 95% CD SET 03/02/2022
4 BID SET 05/29/2022



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BSD FIR GROVE ELEMENTARY RE-ROOF 2022

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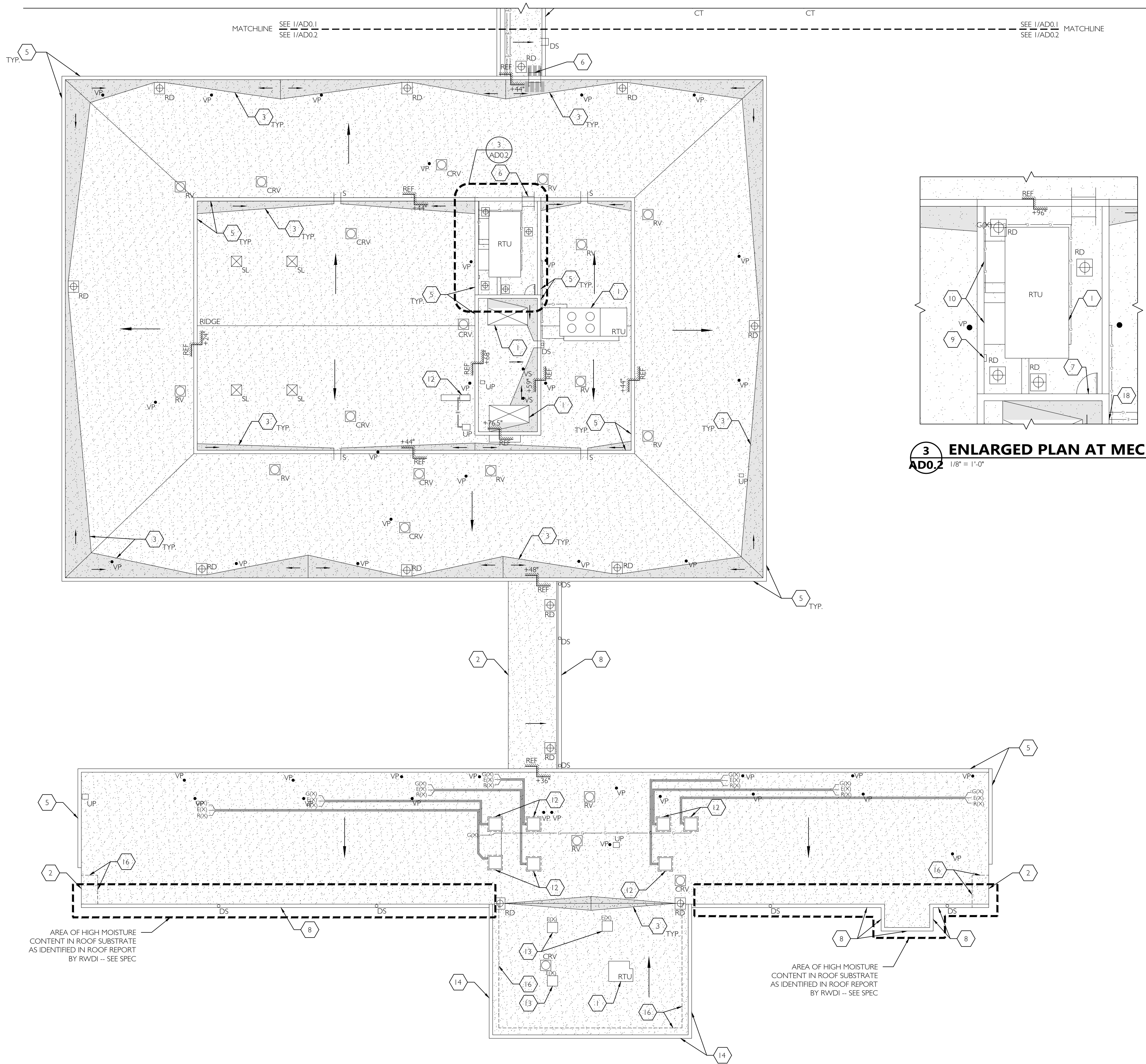
EXISTING CONDITIONS
ROOF PLAN

AD0.1

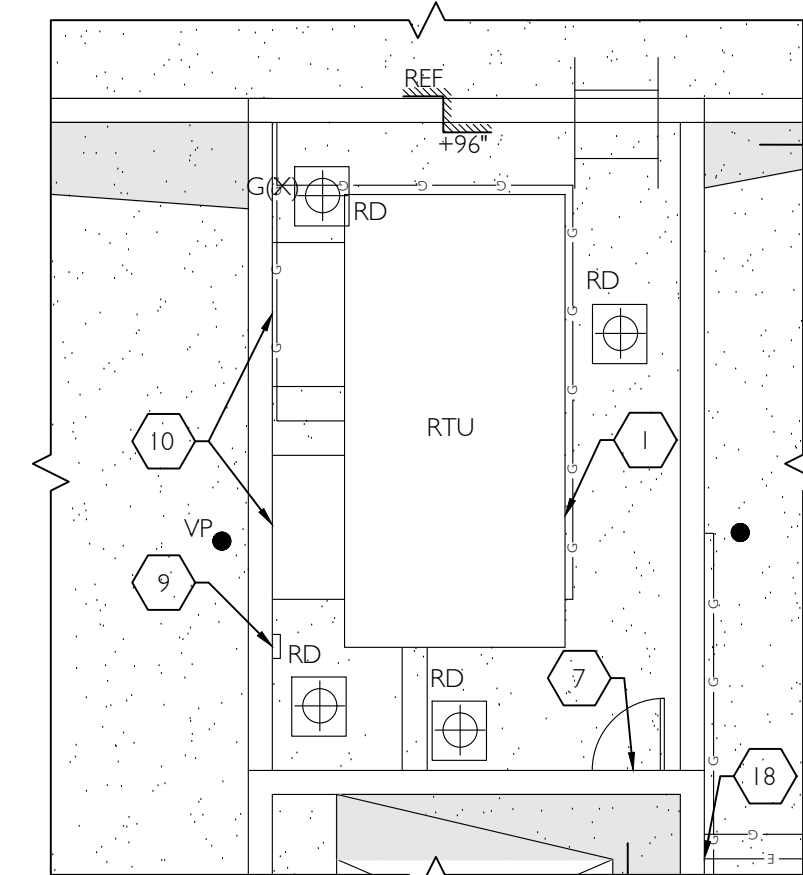
JOB NO. 210307.01

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E:\add01\130701 BSD Greenway & Fir Grove Re-Roof\BFS GreenCurrent\ADD01\ADD01.dwg Sep 29, 2022 - 10:30pm



1 **EXISTING CONDITIONS ROOF PLAN**
1/16" = 1'-0"



3 **ENLARGED PLAN AT MECHANICAL WELL**
1/8" = 1'-0"

EXISTING CONDITIONS ROOF PLAN GENERAL NOTES

SEE AD0.1 FOR EXISTING CONDITIONS ROOF PLAN GENERAL NOTES.

EXISTING CONDITIONS ROOF PLAN LEGEND

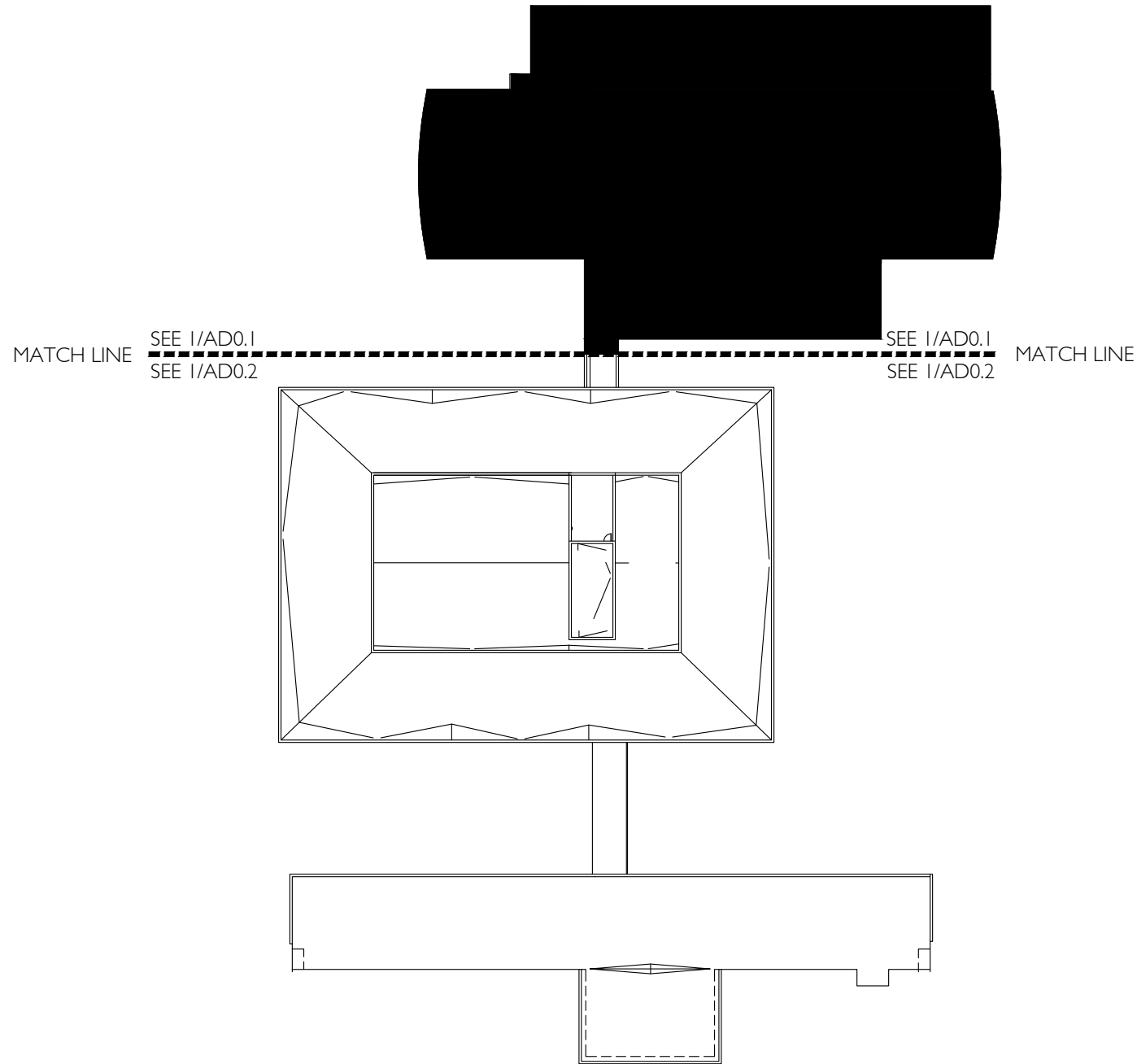
	(E) CURB MOUNTED SKYLIGHT		(E) WALKPADS
	(E) ROOF VENT		(E) GAS PENETRATION
	(E) CURB MOUNTED ROOF VENT		(E) ELECTRICAL PENETRATION
	(E) ROOF VENT (HIGH SLOPE)		(E) REFRIGERATION PENETRATION
	(E) CURBED HVAC EQUIPMENT		(E) WALL BELOW
	(E) VENT PIPE PENETRATION		(E) NATURAL GAS LINE
	(E) VENT PIPE PENETRATION (HIGH SLOPE)		(E) ELECTRICAL LINE
	(E) VENT STACK		(E) PEA GRAVEL BUILT-UP - ROOFING SYSTEM
	(E) OVERFLOW DRAIN PIPE		(E) COATED BUILT-UP ROOFING
	(E) UTILITY PENETRATION		AREA OUTSIDE SCOPE OF WORK
	(E) DOWN SPOUT		DIRECTION OF DRAINAGE
	(E) CONDENSATE DRAIN PENETRATION		
	(E) COW TONGUE OVERFLOW		
	(E) ROOF DRAIN AND PIPED OVERFLOW		
	(E) ROOF DRAIN		
	(E) THROUGH WALL SCUPPER		

ABBREVIATIONS	
(E) -EXISTING	RV -ROOF VENT
(N) -NEW	UP -UTILITY PENETRATION
TYP -TYPICAL	RTU -ROOFTOP UNIT
RTU -ROOFTOP UNIT	RDO -ROOF DRAIN OVERFLOW
VP -VENT PIPE	DS -DOWNSPOUT
DS -DOWNSPOUT	RD -ROOF DRAIN SCUPPER
DP -DUCT PENETRATION	CB -CURB BREAK

REF	REFERENCE PLANE
+32	VERTICAL EDGE
	ELEVATION RELATIVE TO REFERENCE PLANE
VERTICAL ELEVATION CHANGE	

EXISTING CONDITIONS ROOF PLAN KEYNOTES

- (E) MECHANICAL UNIT
- (E) DRIP EDGE
- (E) CRICKET
- NOT USED.
- (E) PARAPET WITH SHEET METAL CORING
- (E) FIXED LADDER
- (E) SIDEWALL ROOF ACCESS
- (E) GUTTER
- (E) ELECTRICAL BOX
- (E) DUCT PENETRATING SIDEWALL
- NOT USED.
- (E) CURBED HVAC EQUIPMENT
- (E) ABANDONED CURBS
- (E) RAISED ROOF EDGE WITH DRIP EDGE FLASHING
- NOT USED.
- LINE OF WALL BELOW
- NOT USED.
- (E) SIDEWALL ELECTRICAL PENETRATION



2 **KEY PLAN**
N.T.S.



DATE: 10/29/2021
DESIGN DEVELOPMENT
80% CD SET 03/02/2022
95% CD SET 05/02/2022
BID SET 09/29/2022

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ROOF RE-COVER FOR:
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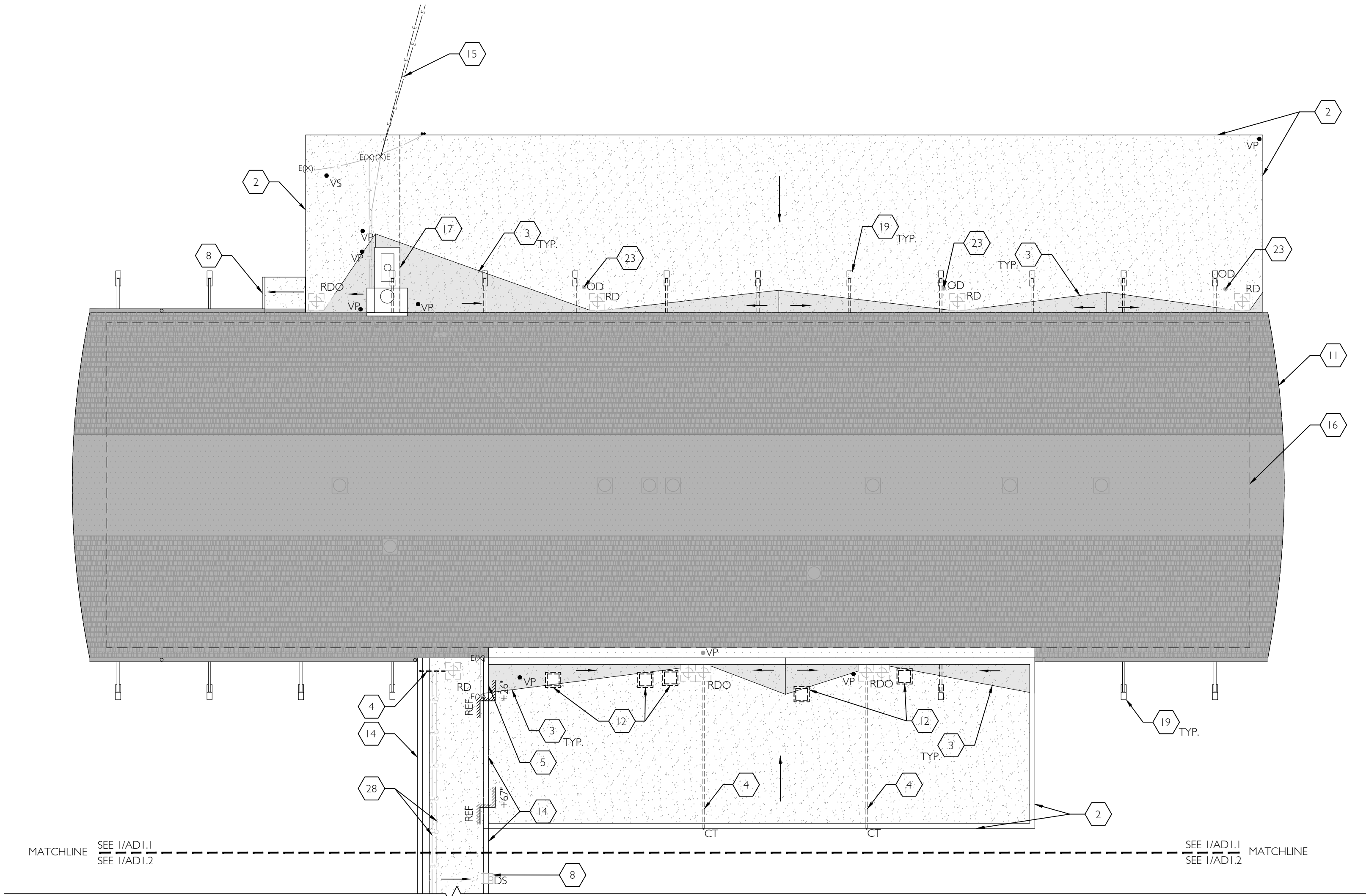
EXISTING CONDITIONS
ROOF PLAN

AD0.2

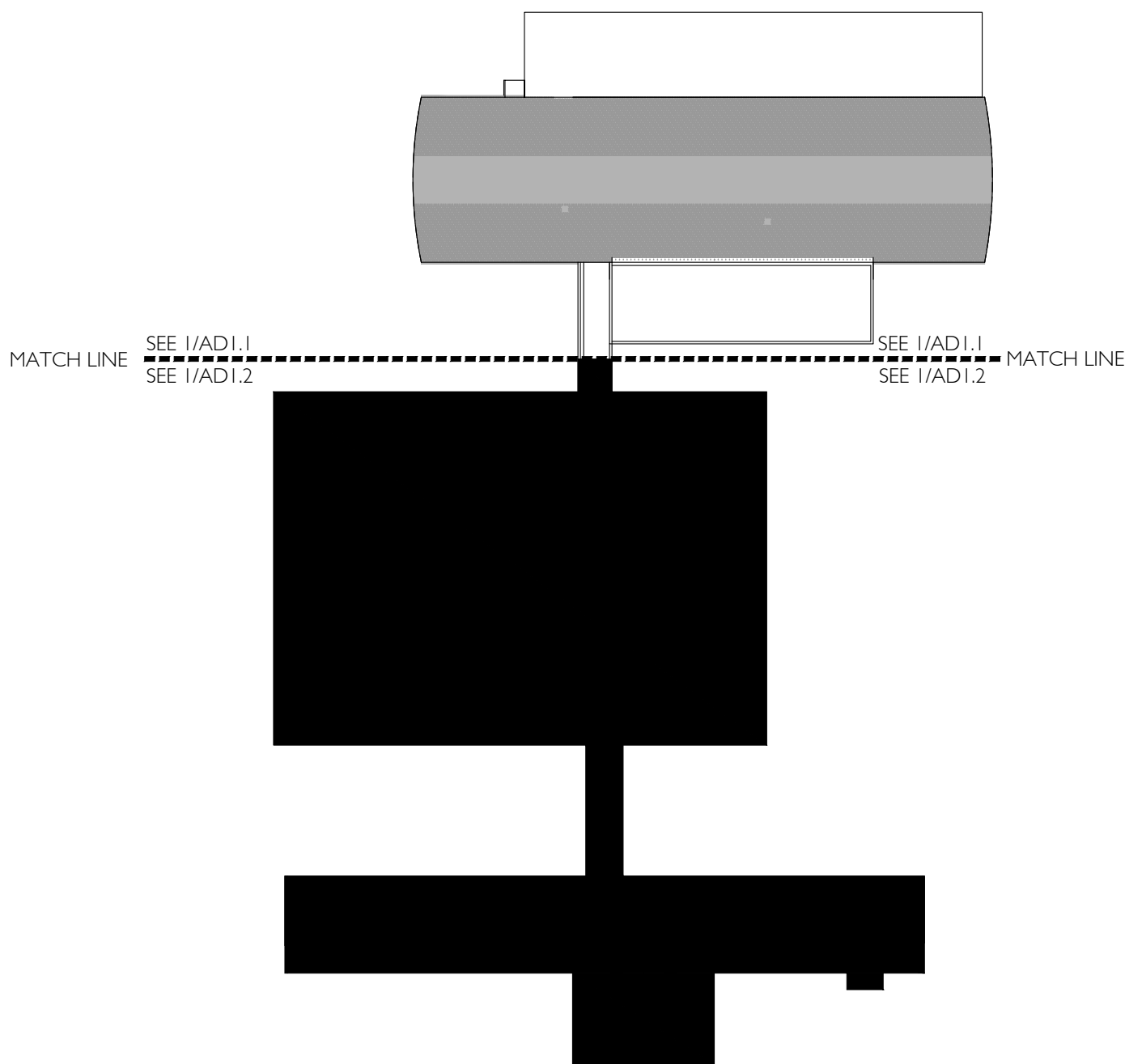
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1
AD1.1
DEMO ROOF PLAN
1/16" = 1'-0"



2
AD1.1
KEY PLAN
NTS.

DEMO ROOF PLAN GENERAL NOTES

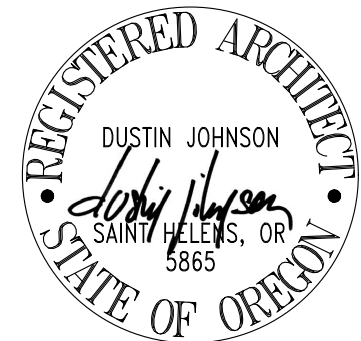
- CONTRACTOR SHALL VERIFY AND CONFIRM EXISTING CONDITIONS SHOWN OR IMPLIED ON DRAWINGS PRIOR TO START OF CONSTRUCTION. NOTIFY A/E OF ANY DISCREPANCIES.
- SEE ROOF INSPECTION REPORT BY RWDI DATED 10/15/2021 (LOCATED IN PROJECT MANUAL) FOR ADDITIONAL INFORMATION REGARDING EXISTING CONDITIONS WHICH MAY NOT BE REFLECTED ON THIS PLAN.
- SEE SPECIFICATION FOR ASBESTOS REPORT BY TRC DATED 11/05/21 FOR MATERIALS CONTAINING ASBESTOS AND ASSOCIATED ABATEMENT REQUIREMENTS.
- APPLICABLE CODES: ALL WORK SHALL BE IN CONFORMANCE WITH ALL FEDERAL, STATE, AND LOCAL CODES. ALL CODE REFERENCES IN THE DRAWINGS AND SPECIFICATIONS SHALL MEAN, AND ARE INTENDED TO BE, THE LATEST EDITION, AMENDMENT OR REVISION OF SUCH REFERENCED STANDARD IN EFFECT AS OF THE DATE OF THE CONTRACT DOCUMENTS.
- EXISTING ROOF PENETRATIONS AND CURBS INDICATED BENEATH MECH EQUIPMENT ARE DIAGRAMMATIC ONLY -- CONTRACTOR TO FIELD VERIFY ACTUAL PLACEMENT BENEATH UNIT.
- EXISTING EQUIPMENT CURBS, CRICKETS AND ROOF PENETRATIONS AT SMALL EQUIPMENT ARE NOT SHOWN FOR DRAWING CLARITY. REFER TO LEGEND AND KEYNOTES FOR INDICATION OF CURBED VERSUS NON-CURBED CONDITION.
- SEE ROOFING SPECIFICATION IN PROJECT MANUAL FOR ALL EXISTING ROOFING COMPONENTS AND ACCESSORIES TO BE REMOVED AND FOR OTHER PROCEDURES REQUIRED IN PREPARATION OF INSTALLING NEW ROOFING SYSTEM.
- UNLESS OTHERWISE NOTED, ROOF CURBS AT EQUIPMENT INDICATED TO BE TEMPORARILY REMOVED SHALL REMAIN IN PLACE.
- CONTRACTOR TO SUBMIT MOISTURE MITIGATION PLAN IN ACCORDANCE WITH ROOFING SPECIFICATION AND OBTAIN ARCHITECT/ BSD APPROVAL PRIOR TO DEMO WORK.
- FOR MECHANICAL EQUIPMENT NOTED TO BE TEMPORARILY REMOVED AND RE-INSTALLED, CONTRACTOR TO COORDINATE ON-SITE STORAGE LOCATION WITH THE DISTRICT. IF TO BE LOCATED OUTSIDE CONTRACTOR IS RESPONSIBLE FOR METHOD OF KEEPING EQUIPMENT CLEAN AND DRY.

DEMO ROOF PLAN LEGEND

SL	- (E) CURB MOUNTED SKY LIGHT TO BE REMOVED / REPLACED	IS	- (E) THROUGH WALL SCUPPER -- REMOVE ASSEMBLY AND REINSTALL UNLESS DAMAGED
CRV	- (E) CURB MOUNTED ROOF VENT TO BE TEMPORARILY REMOVED		- (E) WALKPADS TO BE REMOVED
RV	- (E) CURB MOUNTED HVAC EQUIPMENT TO BE TEMPORARILY REMOVED	G(X)	- (E) GAS PENETRATION
RVH	- (E) CURBLESS ROOF VENT TO BE REMOVED / REPLACED	E(X)	- (E) ELECTRICAL PENETRATION
VP	- (E) CURBED HVAC EQUIPMENT TO BE REMOVED	R(X)	- (E) REFRIGERATION PENETRATION
VPH	- (E) ROOF VENT (HIGH SLOPE) TO BE TEMPORARILY REMOVED	-----	- (E) WALL BELOW
VS	- (E) VENT PIPE PENETRATION TO REMAIN -- REMOVE (E) FLASHINGS	---	- (E) NATURAL GAS LINE TO BE TEMPORARILY REMOVED AS NEEDED TO ACCOMMODATE RE-ROOF SCOPE
OD	- (E) VENT PIPE PENETRATION (HIGH SLOPE) TO REMAIN -- REMOVE (E) FLASHINGS	---	- (E) ELECTRICAL LINE TO BE TEMPORARILY REMOVED AS NEEDED TO ACCOMMODATE RE-ROOF SCOPE
UP	- (E) VENT STACK TO REMAIN -- REMOVE (E) FLASHINGS - NOT USED		- (E) PEA GRAVEL BUILT-UP - ROOFING SYSTEM TO REMAIN -- REMOVE GRAVEL BALLAST AND DECOMMISSION MEMBRANE PER SPEC
DS	- (E) ROOF OVERFLOW DRAIN TO BE REMOVED		- (E) COATED BUILT-UP ROOFING
CD	- (E) UTILITY PENETRATION TO REMAIN -- REMOVE (E) FLASHINGS AND/OR PITCH POCKETS		AREA OUTSIDE SCOPE OF WORK
CT	- (E) SHEET METAL DOWN SPOUT TO BE REMOVED AND REPLACED -- (E) CAST IRON DOWN SPOUT TO REMAIN IF IN ACCEPTABLE CONDITION		- DIRECTION OF DRAINAGE
RDO	- (E) CONDENSATE DRAIN PENETRATION -- REMOVE (E) FLASHINGS	ABBREVIATIONS	
RD	- (E) COW TONGUE OVERFLOW	(E) -EXISTING	RV -ROOF VENT
		(N) -NEW	UP -UTILITY
		TYP. -TYPICAL	PENETRATION
		RTU -ROOFTOP UNIT	RDO -ROOF DRAIN
		VP -VENT PIPE	OVERFLOW
		DS -DOWNSPOUT	RDS -ROOF DRAIN
		DP -DUCT	SCUPPER
		PENETRATION	CB -CURB BREAK
		REF	REFERENCE PLANE
		VERT	VERTICAL EDGE
		ELEV	ELEVATION RELATIVE TO REFERENCE PLANE
		VERT ELEV	VERTICAL ELEVATION CHANGE

DEMO ROOF PLAN KEYNOTES

- | | |
|--|---|
| 1 (E) CURB MOUNTED MECHANICAL EQUIPMENT -- TEMPORARILY REMOVE AND STORE FOR REINSTALLATION. | 16 LINE OF WALL BELOW |
| 2 (E) DRIP EDGE -- REMOVE DRIP EDGE FLASHING | 17 (E) CHIMNEY TO REMAIN |
| 3 (E) CRICKET TO REMAIN | 18 NOT USED. |
| 4 (E) OVERFLOW ROUTED TO EXTERIOR WALL (BENEATH DECK) TO REMAIN | 19 ARCH FRAME STRUCTURE BELOW. |
| 5 (E) PARAPET -- REMOVE SHEET METAL COPING AND COUNTER FLASHING | 20 NOT USED. |
| 6 NOT USED. | 21 NOT USED. |
| 7 NOT USED. | 22 (E) UNIT SKYLIGHT TO BE REMOVED. PREP CURB TO RECEIVE REPLACEMENT SKYLIGHT. |
| 8 (E) GUTTER AND DOWNSPOUT TO BE REMOVED -- CAST IRON DOWNSPOUTS TO REMAIN IF IN ACCEPTABLE CONDITION | 23 (E) ROOF DRAIN OVERFLOW PIPE TO BE REPLACED WITH (N) ROOF DRAIN WITH OVERFLOW ASSEMBLY |
| 9 NOT USED. | 24 NOT USED. |
| 10 NOT USED. | 25 NOT USED. |
| 11 (E) BARREL VAULT ROOF WITH PARABOLIC PROFILE -- NOT IN SCOPE | 26 NOT USED. |
| 12 (E) CURBED HVAC EQUIPMENT TO BE DISCONNECTED AND PERMANENTLY REMOVED -- INRILL ROOF PENETRATION WITH FRAMING, DECKING AND INSULATION TO MATCH ADJACENT CONDITION -- PREP TO RECEIVE ROOF OVERLAY. | 27 NOT USED. |
| 13 NOT USED. | 28 (E) ABANDONED ELECTRICAL AND GAS LINES TO BE REMOVED |
| 14 (E) RAISED ROOF EDGE -- REMOVE DRIP EDGE FLASHING | |
| 15 (E) OVERHEAD ELECTRICAL SERVICE | |



1 DESIGN DEVELOPMENT 10/29/2021
2 80% CD SET 03/02/2022
3 95% CD SET 05/02/2022
4 BID SET 09/29/2022



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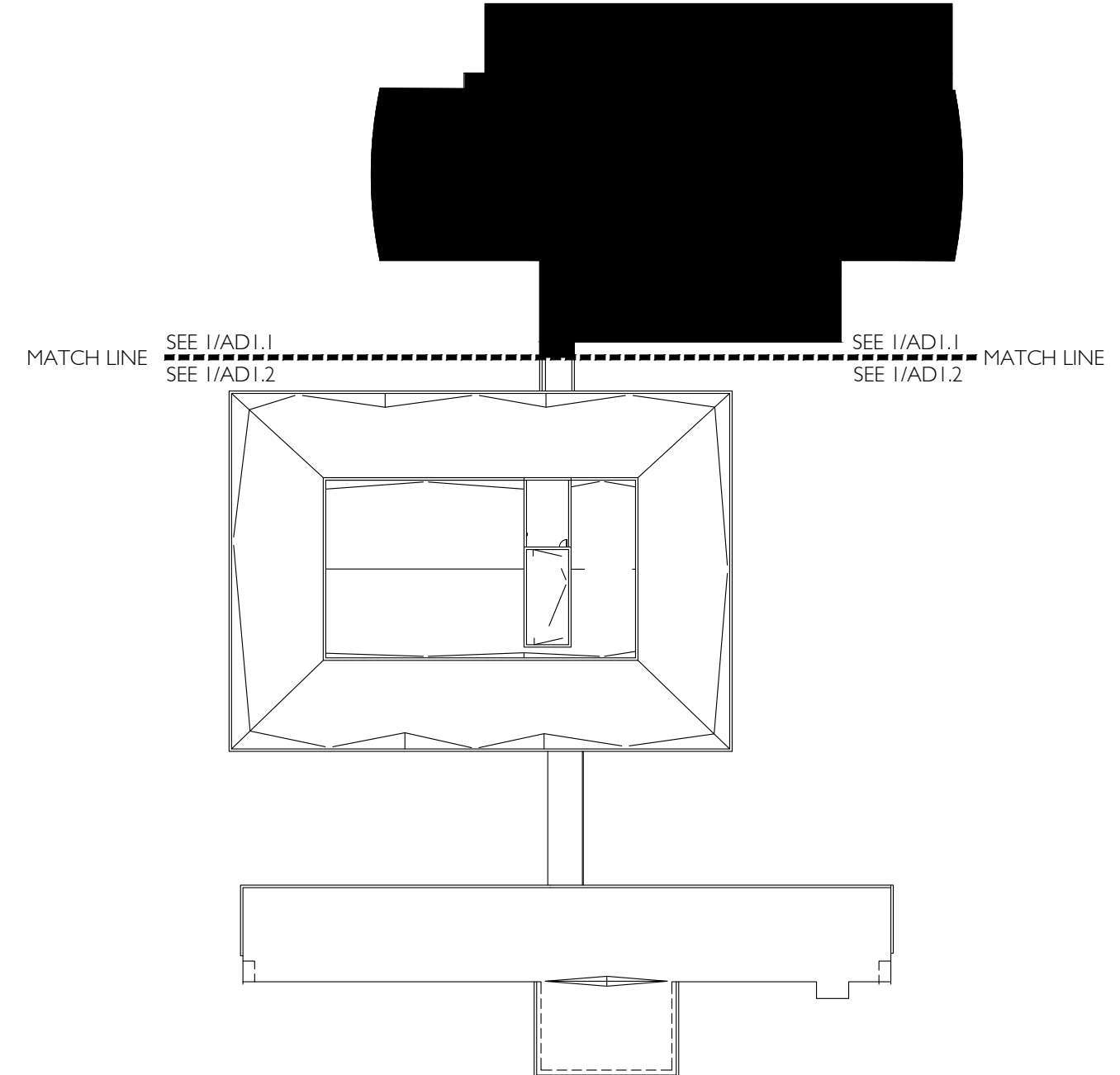
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DEMO ROOF PLAN
AD1.1
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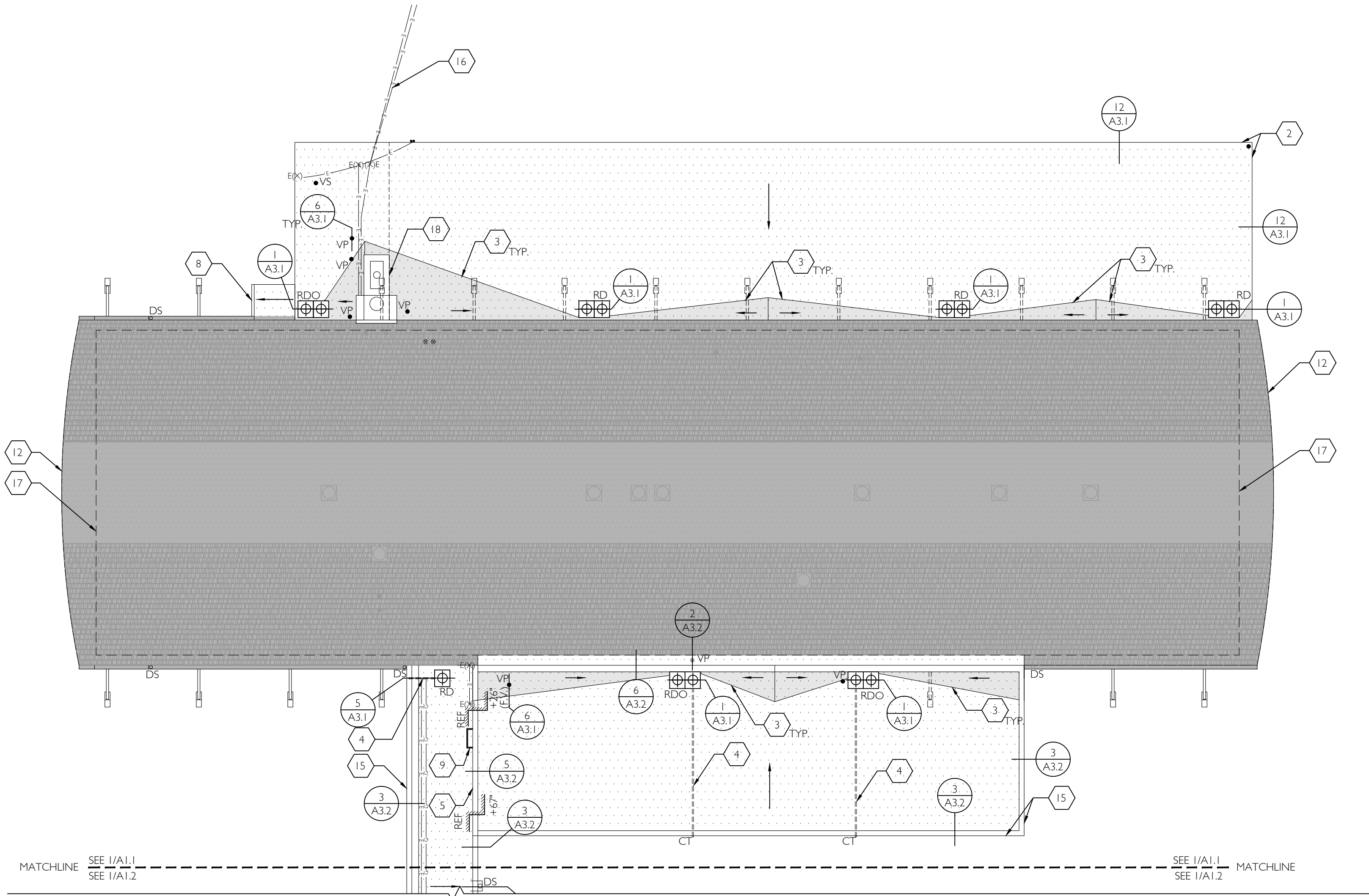


	- (E) CURB MOUNTED SKY LIGHT TO BE REMOVED / REPLACED		- (E) THROUGH WALL SCUPPER -- REMOVE ASSEMBLY AND REINSTALL UNLESS DAMAGED
	- (E) CURB MOUNTED ROOF VENT TO BE TEMPORARILY REMOVED		- (E) WALKPADS TO BE REMOVED
	- (E) CURB MOUNTED HVAC EQUIPMENT TO BE TEMPORARILY REMOVED		- (E) GAS PENETRATION
	- (E) CURBLESS ROOF VENT TO BE TEMPORARILY REMOVED / REPLACED		- (E) ELECTRICAL PENETRATION
	- (E) CURBED HVAC EQUIPMENT TO BE REMOVED		- (E) REFRIGERATION PENETRATION
	- (E) ROOF VENT (HIGH SLOPE) TO BE TEMPORARILY REMOVED		- (E) WALL BELOW
	- (E) VENT PIPE PENETRATION TO REMAIN -- REMOVE (E) FLASHINGS		- (E) NATURAL GAS LINE TO BE TEMPORARILY REMOVED
	- (E) VENT PIPE PENETRATION (HIGH SLOPE) TO REMAIN -- REMOVE (E) FLASHINGS		- (E) ELECTRICAL LINE TO BE TEMPORARILY REMOVED
	- (E) VENT STACK TO REMAIN -- REMOVE (E) FLASHINGS - NOT USED		- (E) PEA GRAVEL BUILT-UP -- ROOFING SYSTEM TO REMAIN -- REMOVE GRAVEL BALLAST AND DECOMMISSION MEMBRANE PER SPEC
	- (E) ROOF OVERFLOW DRAIN TO BE REMOVED		- (E) COATED BUILT-UP ROOFING
	- (E) UTILITY PENETRATION TO REMAIN -- REMOVE (E) FLASHINGS AND/OR PITCH POCKETS		AREA OUTSIDE SCOPE OF WORK
	- (E) SHEET METAL DOWN SPOUT TO BE REMOVED AND REPLACED		- DIRECTION OF DRAINAGE
	-- CAST IRON DOWN SPOUT TO REMAIN IF IN ACCEPTABLE CONDITION		
	- (E) CONDENSATE DRAIN PENETRATION -- REMOVE (E) FLASHINGS	ABBREVIATIONS	
	- (E) COW TONGUE OVERFLOW	(E) -EXISTING (N) -NEW TYP.-TYPICAL RTU -ROOFTOP UNIT VP -VENT PIPE DS -DOWNSPOUT DP -DUCT PENETRATION	RV -ROOF VENT UTILITY PENETRATION RDO -ROOF DRAIN OVERFLOW RDS -ROOF DRAIN SCUPPER CB -CURB BREAK
	- (E) ROOF DRAIN AND PIPED OVERFLOW-- REMOVE ROOF DRAIN ASSEMBLY (DRAIN BOWL TO REMAIN UNLESS DAMAGED) -- REFER TO 'SCHEDULE OF UNIT PRICES' IN SECTION 012200 OF SPEC.		
	- (E) ROOF DRAIN -- REMOVE ROOF DRAIN ASSEMBLY (DRAIN BOWL TO REMAIN UNLESS DAMAGED)		REFERENCE PLANE VERTICAL EDGE ELEVATION RELATIVE TO REFERENCE PLANE VERTICAL ELEVATION CHANGE

1	(E) CURB MOUNTED MECHANICAL EQUIPMENT -- TEMPORARILY REMOVE AND STORE EQUIPMENT FOR REINSTALLATION -- CURB TO REMAIN IN PLACE.	16	LINE OF WALL BELOW
2	(E) DRIP EDGE -- REMOVE DRIP EDGE FLASHING	17	NOT USED.
3	(E) CRICKET TO REMAIN	18	(E) CURB MOUNTED MECHANICAL EQUIPMENT TO REMAIN DURING RE-ROOF
4	(E) DOWNSPOUT TO BE REMOVED AND REPLACED	19	NOT USED
5	(E) PARAPET -- REMOVE SHEET METAL COPING AND COUNTER FLASHING	20	(E) CURBLESS ROOF VENT TO BE REMOVED / REPLACED -- PREP AREA TO RECEIVE NEW ROOF CURB.
6	(E) FIXED LADDER TO BE TEMPORARILY REMOVED	21	NOT USED.
7	(E) SIDEWALL ROOF ACCESS TO REMAIN	22	(E) UNIT SKYLIGHT TO BE REMOVED. PREP CURB TO RECEIVE REPLACEMENT SKYLIGHT.
8	(E) GUTTER AND DOWNSPOUT TO BE REMOVED -- CAST IRON DOWNSPOUTS TO REMAIN IF IN ACCEPTABLE CONDITION	23	NOT USED.
9	(E) ELECTRICAL BOX	24	(E) SIDEWALL ELECTRICAL PENETRATION TO REMAIN
10	(E) DUCT PENETRATING SIDEWALL -- REMOVE SECTION OF DUCT BETWEEN UNIT AND SIDEWALL AS NEEDED TO ACCOMMODATE RE-OF SCOPES AND RE-INSTALL WITH NEW DUCTWORK TO MATCH EXISTING SIZE, GAGE AND MATERIAL.	25	(E) CURB MOUNTED MECHANICAL EQUIPMENT -- TEMPORARILY REMOVE AND STORE EQUIPMENT FOR REINSTALLATION -- CURB TO BE REMOVED AND REPLACED.
11	NOT USED.	26	(E) CURBED OPENING WITH SHEET METAL COVER -- TEMPORARILY REMOVE COVER AND STORE FOR REINSTALLATION
12	NOT USED.	27	(E) ABANDONED SIDEWALL PENETRATION AND METAL COVER -- REMOVE COVER AND LOUVERS AND PREP AREA FOR INFILL.
13	(E) ABANDONED CURBS	28	(E) ABANDONED ELECTRICAL AND GAS LINES TO BE REMOVED -- CONTRACTOR TO CONFIRM UTILITY LINES ARE ABANDONED AND NOT CHARGED PRIOR TO REMOVAL.
14	NOT USED.		
15	NOT USED.		



NORTH
 2 **KEY PLAN**
AD1.2 N.T.S.



1
A1.1 **ROOF PLAN**
1/16" = 1'-0"

ROOF PLAN GENERAL NOTES

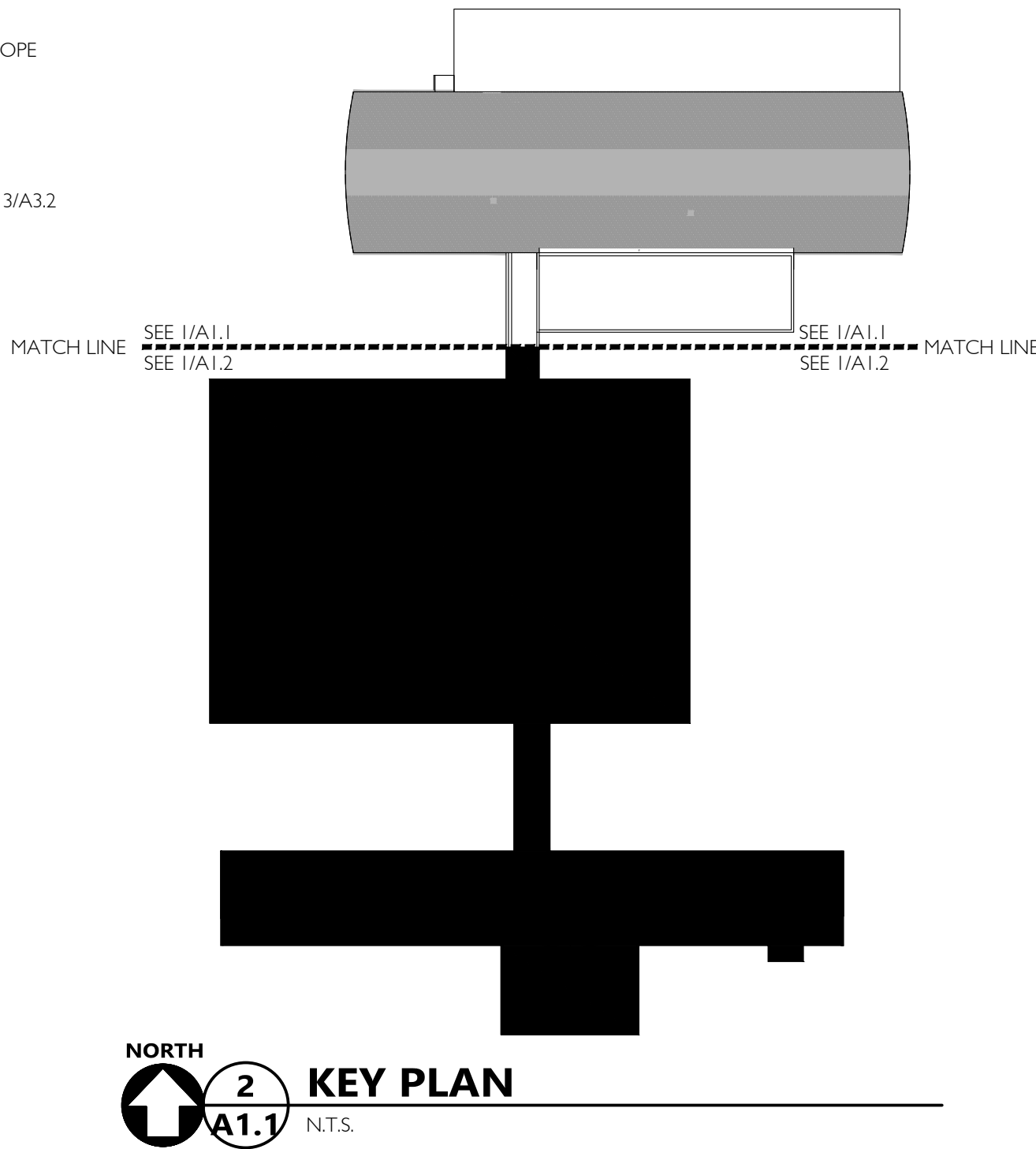
- CONTRACTOR TO VERIFY (E) CONDITIONS SHOWN OR IMPLIED AND NOTIFY ARCHITECT AND ENGINEER OF ANY DISCREPANCIES.
- SEE ROOF INSPECTION REPORT BY VGBM DATED 10/15/21 (LOCATED IN PROJECT MANUAL) FOR ADDITIONAL INFORMATION REGARDING EXISTING CONDITIONS WHICH MAY NOT BE REFLECTED ON THIS PLAN.
- ALL ROOFING REPAIR WORK TO BE PERFORMED BY ROOFING CONTRACTOR CERTIFIED BY ROOFING MANUFACTURER AND AS REQUIRED TO MEET INSTALLATION REQUIREMENTS OF SPECIFIED ROOFING SYSTEM WARRANTY.
- ALL ROOFING REPAIR WORK IS SUBJECT TO INSPECTION AND APPROVAL BY ROOFING MANUFACTURER FIELD REPRESENTATIVE. CONTRACTOR TO SCHEDULE ROOFING INSPECTION AT INTERVALS DETERMINED BY MANUFACTURER FOR ROOFING SYSTEM WARRANTY.
- CONTRACTOR IS RESPONSIBLE FOR COORDINATING LOCATION OF FINAL ROOF PENETRATIONS TO AVOID CONFLICT WITH EXISTING STRUCTURE AND BUILDING SYSTEMS.
- CONTRACTOR TO CONFIRM ROOF PENETRATION SIZES AND EQUIPMENT CURB DIMENSIONS WITH MECHANICAL DRAWINGS.
- WHERE PATCH AND REPAIR WORK IS INDICATED, CONTRACTOR SHALL PATCH AFFECTED AREAS TO MATCH ADJACENT FINISHES AND CONDITIONS FOR 'LIKE NEW' APPEARANCE UNLESS OTHERWISE NOTED. SEE SPECIFICATION SECTION 017329 'CUTTING AND PATCHING' FOR ADDITIONAL INFORMATION.
- SEE STRUCTURAL DRAWINGS FOR BRACING REQUIREMENTS AT NEW ROOFTOP MECHANICAL EQUIPMENT.
- CONTRACTOR TO MAINTAIN SURFACE DRAINAGE PATTERNS OF EXISTING ROOF WITH SLOPE OF NOT LESS THAN 2 PERCENT SLOPE.
- CONTRACTOR TO PROVIDE CRICKETING AT MECH EQUIPMENT CURBS, PARAPETS, ROOF DRAINS AND OTHER LOCATIONS AS REQUIRED TO MAINTAIN POSITIVE SLOPE TO POINT OF ROOF DRAINAGE.
- CONTRACTOR TO CONNECT ALL NEW AND RE-INSTALLED EQUIPMENT TO SUPPORTING UTILITIES (NATURAL GAS, ELECTRICAL, LOW VOLTAGE, ETC.).
- FOR INSIDE AND OUTSIDE MEMBRANE CORNER REINFORCEMENT SEE DETAILS 78/8/A3.1.
- CONTRACTOR TO SUBMIT TAPERED INSULATION SHOP DRAWINGS FOR A/E APPROVAL.
- CONTRACTOR TO SUBMIT WEATHER PROTECTION PLAN FOR A/E & DISTRICT APPROVAL. PER SPEC DIVISION 7.

ROOF PLAN LEGEND

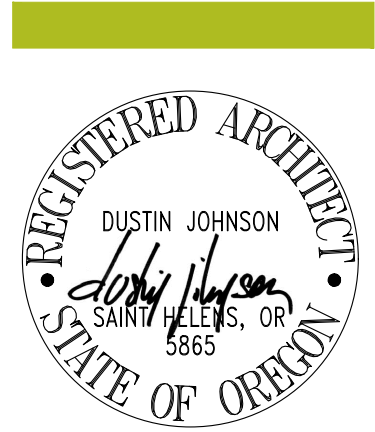
	- (N) CURB MOUNTED SKY LIGHT		- REINSTALL (E) THROUGH WALL SCUPPER	ABBREVIATIONS
	- (N) CURB-MOUNTED ROOF VENT		- (E) GAS PENETRATION -- SEE BOOT DETAIL 6/A3.1	(E) -EXISTING
	- REINSTALL CURB MOUNTED ROOF VENT		- (E) ELECTRICAL PENETRATION -- SEE BOOT DETAIL 6/A3.1	(N) -NEW
	- REINSTALL ROOF VENT (HIGH SLOPE)		- (E) REFRIGERATION PIPING -- SEE BOOT DETAIL 6/A3.1	TYP. -TYPICAL
	- REINSTALL (E) CURB MOUNTED MECHANICAL EQUIPMENT		- (E) WALL BELOW	RTU -ROOFTOP UNIT
	- (E) VENT PIPE PENETRATION TO REMAIN		- REINSTALL (E) NATURAL GAS LINE	VP -VENT PIPE
	- (E) VENT PIPE PENETRATION (HIGH SLOPE) TO REMAIN		- REINSTALL (E) ELECTRICAL LINE	DS -DOWNSPOUT
	- (E) VENT STACK TO REMAIN		- DIRECTION OF DRAINAGE	DP -DUCT PENETRATION
	- (E) UTILITY PENETRATION TO REMAIN -- SEE 10/A3.1		- AREA OF (N) TPO ROOFING SYSTEM OVERLAY OVER 1/2" COVERBOARD PER SPECIFICATION (8/74.5 SF) -- OVERLAY SYSTEM TO BE INSTALLED OVER EXISTING ROOFING AND INSULATION SYSTEM -- DECOMMISSION PER SPEC -- NO NEW INSULATION PROPOSED	RV -ROOF VENT
	- (N) CAST IRON DOWNSPOUT WHERE APPLICABLE -- PAINT EXISTING CAST IRON DOWNSPOUT		- (E) COATED BUILT-UP ROOF	UP -UTILITY PENETRATION
	- (E) CONDENSATE DRAIN PENETRATION		- AREA OUTSIDE SCOPE OF WORK	RDO -ROOF DRAIN OVERFLOW
	- (E) COW TONGUE OVERFLOW		- (N) TPO WALKPADS -- SEE DETAIL 4/A3.2	RDS -ROOF DRAIN SCUPPER
	- ROOF DRAIN AND PIPED OVERFLOW-- NEW ROOF DRAIN ASSEMBLY (DRAIN BOWL TO REMAIN UNLESS DAMAGED) -- REFER TO 'SCHEDULE OF UNIT PRICES' IN SECTION 012200 OF SPEC.		REF. VERTICAL EDGE ELEVATION RELATIVE TO REFERENCE PLANE VERTICAL ELEVATION CHANGE	CB -CURB BREAK
	- ROOF DRAIN -- NEW ROOF DRAIN ASSEMBLY (DRAIN BOWL TO REMAIN UNLESS DAMAGED) -- REFER TO 'SCHEDULE OF UNIT PRICES' IN SECTION 012200 OF SPEC.			

ROOF PLAN KEYNOTES

- NOT USED.
- DRIP EDGE WITH GRAVEL STOP PER DETAIL 12/A3.1
- (E) CRICKET
- (E) OVERFLOW PIPE (BELOW ROOF DECK)
- (E) PARAPET -- INSTALL NEW SUBSTRATE BOARD, COPING AND FLASHINGS PER 3/A3.1
- NOT USED.
- NOT USED.
- NOT USED.
- INSTALL NEW GUTTER ASSEMBLY -- (E) CAST IRON DOWNSPOUTS TO BE PAINTED
- NEW STEEL PIPE LADDER -- CONTRACTOR TO FIELD VERIFY HEIGHT, TYP. -- SEE DETAIL 4/A2.1
- NOT USED.
- NOT USED.
- (E) BARREL VAULT ROOF WITH PARABOLIC PROFILE -- NOT IN SCOPE
- NOT USED.
- NOT USED.
- (E) RAISED ROOF EDGE WITH DRIP EDGE FLASHING -- SEE DETAIL 3/A3.2
- (E) OVER-HEAD ELECTRICAL SERVICE
- LINE OF WALL BELOW
- (E) CHIMNEY -- PROVIDE ALL NEW TIE-INS AND FLASHINGS



2
A1.1 **KEY PLAN**
N.T.S.



1 DESIGN DEVELOPMENT 10/29/2021
2 80% CD SET 03/02/2022
3 95% CD SET 05/02/2022
4 BID SET 09/29/2022

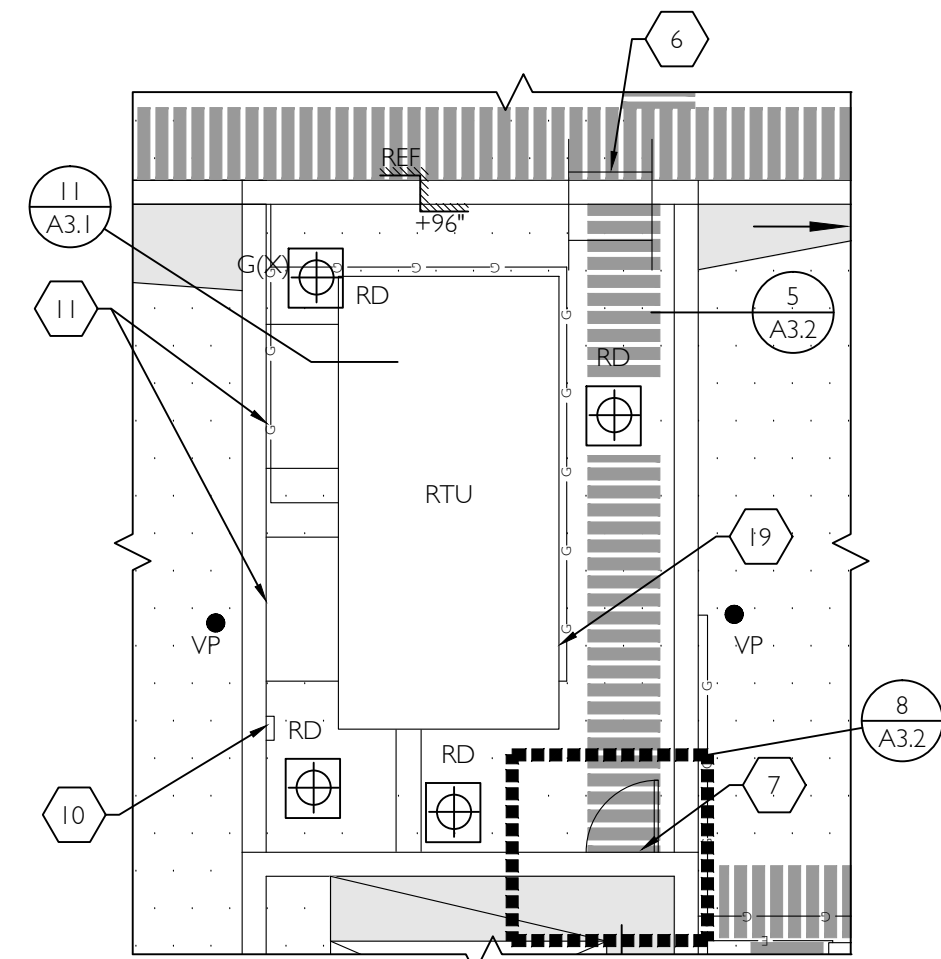
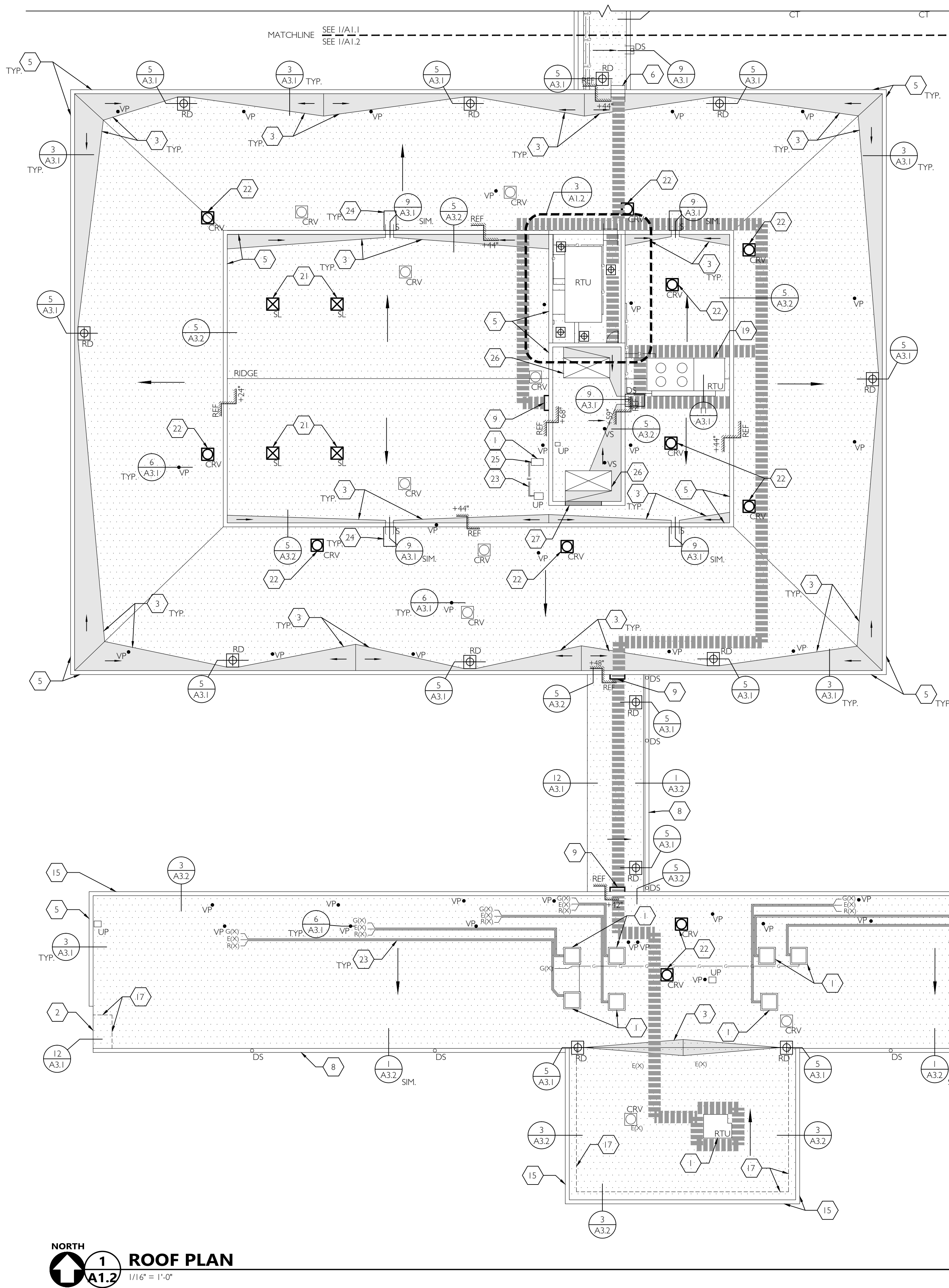


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ROOF RE-COVER FOR:
BSD FIR GROVE ELEMENTARY RE-ROOF 2022
6300 SW WILSON AVE
BEAVERTON, OR 97008

ROOF PLAN
A1.1
JOB NO. 210307.01
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Updated: 10/29/21, BGD, Greenway & Fir Grove Re-Roofing, Greenway/CIDA A1.1, 10/29/21, Cx 03, 2021, 344mm



3
A1.2 1/8" = 1'-0"

ROOF PLAN GENERAL NOTES

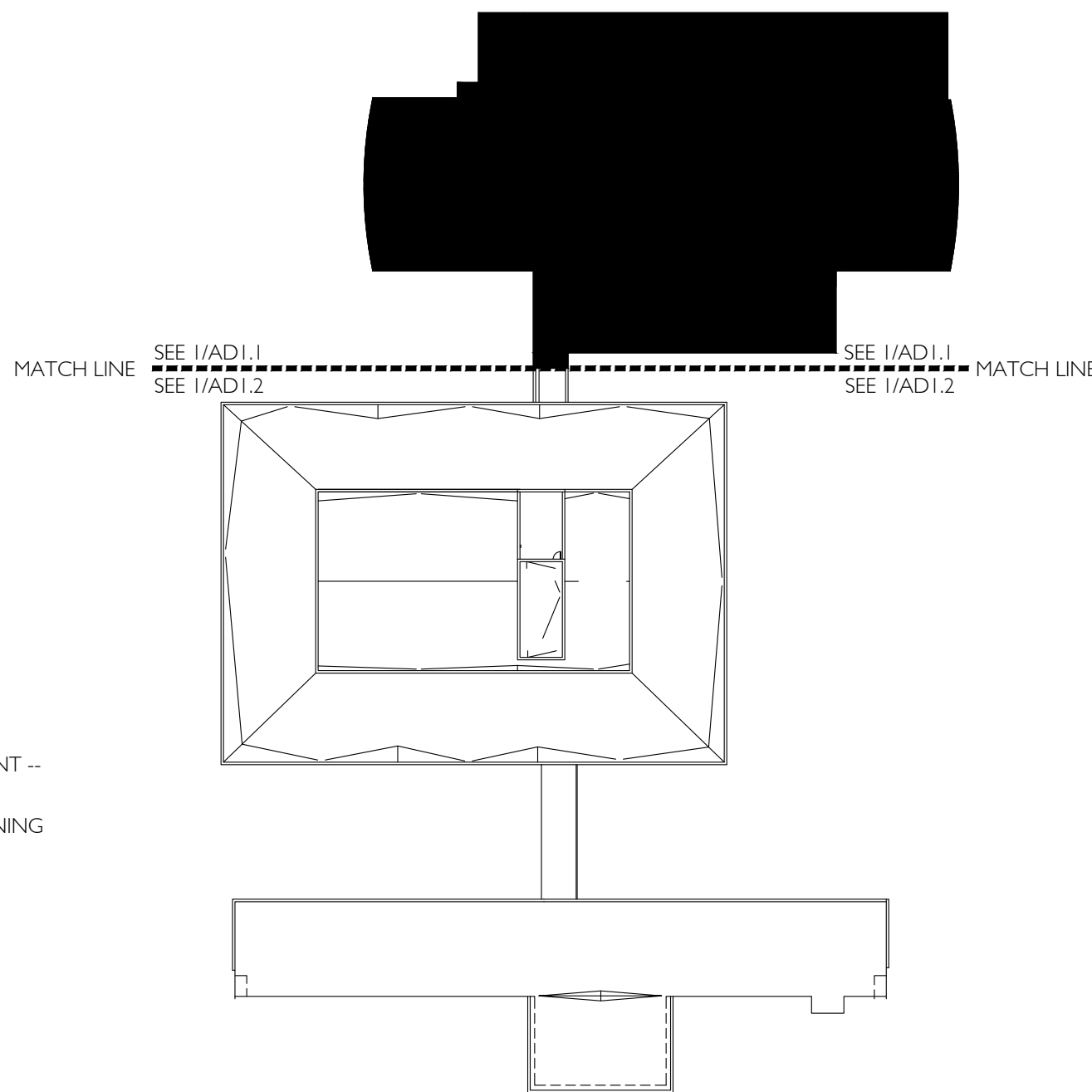
SEE A1.1 FOR ROOF PLAN GENERAL NOTES.

ROOF PLAN LEGEND

	- (N) CURB MOUNTED SKY LIGHT		- REINSTALL (E) THROUGH WALL SCUPPER
	- (N) CURB-MOUNTED ROOF VENT		- (N) LADDER
	- REINSTALL CURB MOUNTED ROOF VENT		- (E) GAS PENETRATION -- SEE BOOT DETAIL 6/A3.1
	- REINSTALL ROOF VENT (HIGH SLOPE)		- (E) ELECTRICAL PENETRATION -- SEE BOOT DETAIL 6/A3.1
	- REINSTALL (E) CURB MOUNTED MECHANICAL EQUIPMENT		- (E) REFRIGERATION PIPING -- SEE BOOT DETAIL 6/A3.1
	- (E) VENT PIPE PENETRATION TO REMAIN		- (E) WALL BELOW
	- (E) VENT PIPE PENETRATION (HIGH SLOPE) TO REMAIN		- REINSTALL (E) NATURAL GAS LINE
	- (E) VENT STACK TO REMAIN		- REINSTALL (E) ELECTRICAL LINE
	- (E) UTILITY PENETRATION TO REMAIN -- SEE 10/A3.1		- DIRECTION OF DRAINAGE
	- (N) CAST IRON DOWNSPOUT WHERE APPLICABLE -- PAINT EXISTING CAST IRON DOWNSPOUTS TO MATCH NEW PENETRATION		- AREA OF (N) TPO ROOFING SYSTEM OVERLAY OVER 1/2" COVERBOARD PER SPECIFICATION (8,744.5 SF) -- OVERLAY SYSTEM TO BE INSTALLED OVER EXISTING ROOFING AND INSULATION SYSTEM -- DECOMMISSION PER SPEC -- NO NEW INSULATION PROPOSED
	- (E) CONDENSATE DRAIN PENETRATION		- (E) COATED BUILT-UP ROOF
	- (E) COW TONGUE OVERFLOW		- AREA OUTSIDE SCOPE OF WORK
	- ROOF DRAIN AND PIPED OVERFLOW-- NEW ROOF DRAIN ASSEMBLY (DRAIN BOWL TO REMAIN UNLESS DAMAGED) -- REFER TO 'SCHEDULE OF UNIT PRICES' IN SECTION 012200 OF SPEC.		- (N) TPO WALKPADS -- SEE DETAIL 4/A3.2
	- ROOF DRAIN -- NEW ROOF DRAIN ASSEMBLY (DRAIN BOWL TO REMAIN UNLESS DAMAGED) -- REFER TO 'SCHEDULE OF UNIT PRICES' IN SECTION 012200 OF SPEC.		REFERENCE PLANE VERTICAL EDGE ELEVATION RELATIVE TO REFERENCE PLANE VERTICAL ELEVATION CHANGE
ABBREVIATIONS			
(E)	-EXISTING	RV	-ROOF VENT
(N)	-NEW	UP	-UTILITY PENETRATION
TYP.	-TYPICAL	RDO	-ROOF DRAIN OVERFLOW
RTU	-ROOFTOP UNIT	DS	-DOWNSPOUT
VP	-VENT PIPE	DP	-DUCT PENETRATION
DS	-DOWNSPOUT	CB	-CURB BREAK
DP	-DUCT		

ROOF PLAN KEYNOTES

- REINSTALL (E) CURB-MOUNTED MECHANICAL EQUIPMENT -- SEE DETAIL 2/A3.1 FOR CURB FLASHING
- DRIP EDGE WITH GRAVEL STOP PER DETAIL 12/A3.1
- (E) CRICKET
- NOT USED.
- (E) PARAPET -- INSTALL NEW SUBSTRATE BOARD, COPING AND FLASHINGS PER 3/A3.1
- REINSTALL (E) LADDER -- REMOVE LADDER SIDERAILS (AND BOTTOM RUNG) TO A POINT 1" MINIMUM ABOVE NEW ROOFING SYSTEM SURFACE -- FINISH CUT ENDS WITH (2) COATS ZINC PAINT
- (E) SIDEWALL ROOF ACCESS
- INSTALL NEW GUTTER ASSEMBLY -- (E) CAST IRON DOWNSPOUTS TO BE PAINTED
- NEW STEEL PIPE LADDER -- CONTRACTOR TO FIELD VERIFY HEIGHT, TYP. -- SEE DETAIL 4/A2.1
- (E) ELECTRICAL BOX
- (E) DUCT PENETRATING SIDEWALL -- REMOVE SECTION OF DUCT BETWEEN UNIT AND SIDEWALL AS NEEDED TO ACCOMMODATE RE-ROOF SCOPE AND RE-INSTALL WITH NEW DUCTWORK TO MATCH EXISTING SIZE, GAGE AND MATERIAL
- NOT USED.
- NOT USED.
- NOT USED.
- (E) RAISED ROOF EDGE WITH DRIP EDGE FLASHING -- SEE DETAIL 3/A3.2
- (E) OVERHEAD ELECTRICAL SERVICE
- LINE OF WALL BELOW
- (E) CHIMNEY -- PROVIDE ALL NEW TIE-INS AND FLASHINGS
- (E) CURB MOUNTED MECHANICAL UNIT TO REMAIN DURING RE-ROOF -- SEE 11/A3.1 FOR CURB FLASHING CONDITION
- NOT USED.
- (N) UNIT SKYLIGHT PER SPEC -- SEE DETAIL 2/A3.1 FOR CURB FLASHING
- (N) CURB AND CURB-MOUNTED ROOF VENT -- SEE DETAIL 2/A3.1 FOR CURB FLASHING
- (N) PIPE INSULATION AT REFRIGERATION
- (N) CONCRETE SPLASH BLOCK
- (N) CURB SIZED FOR EXISTING MECHANICAL EQUIPMENT -- SEE DETAIL 2/A3.1 FOR CURB FLASHING
- RE-INSTALL SHEET METAL COVER ON (E) CURBED OPENING
- IN/FILL WALL -- MATCH ADJACENT CONDITIONS



2
A1.2 N.T.S.



1 DESIGN DEVELOPMENT 10/29/2021
2 80% CD SET 03/02/2022
3 95% CD SET 05/02/2022
4 BID SET 09/29/2022



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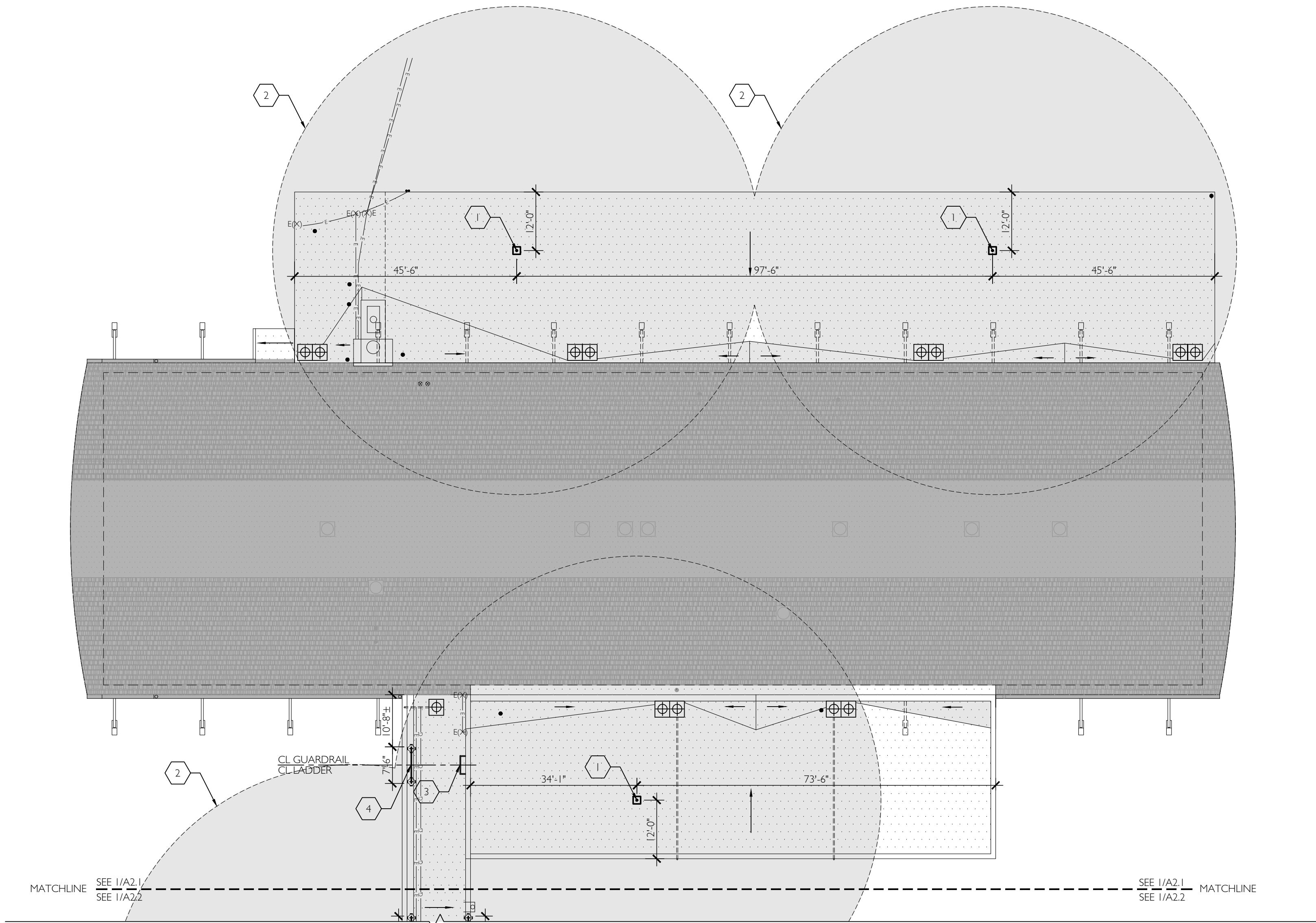
ROOF RE-COVER FOR:
BSD FIR GROVE ELEMENTARY RE-ROOF 2022
6300 SW WILSON AVE
BEAVERTON, OR 97008

ROOF PLAN

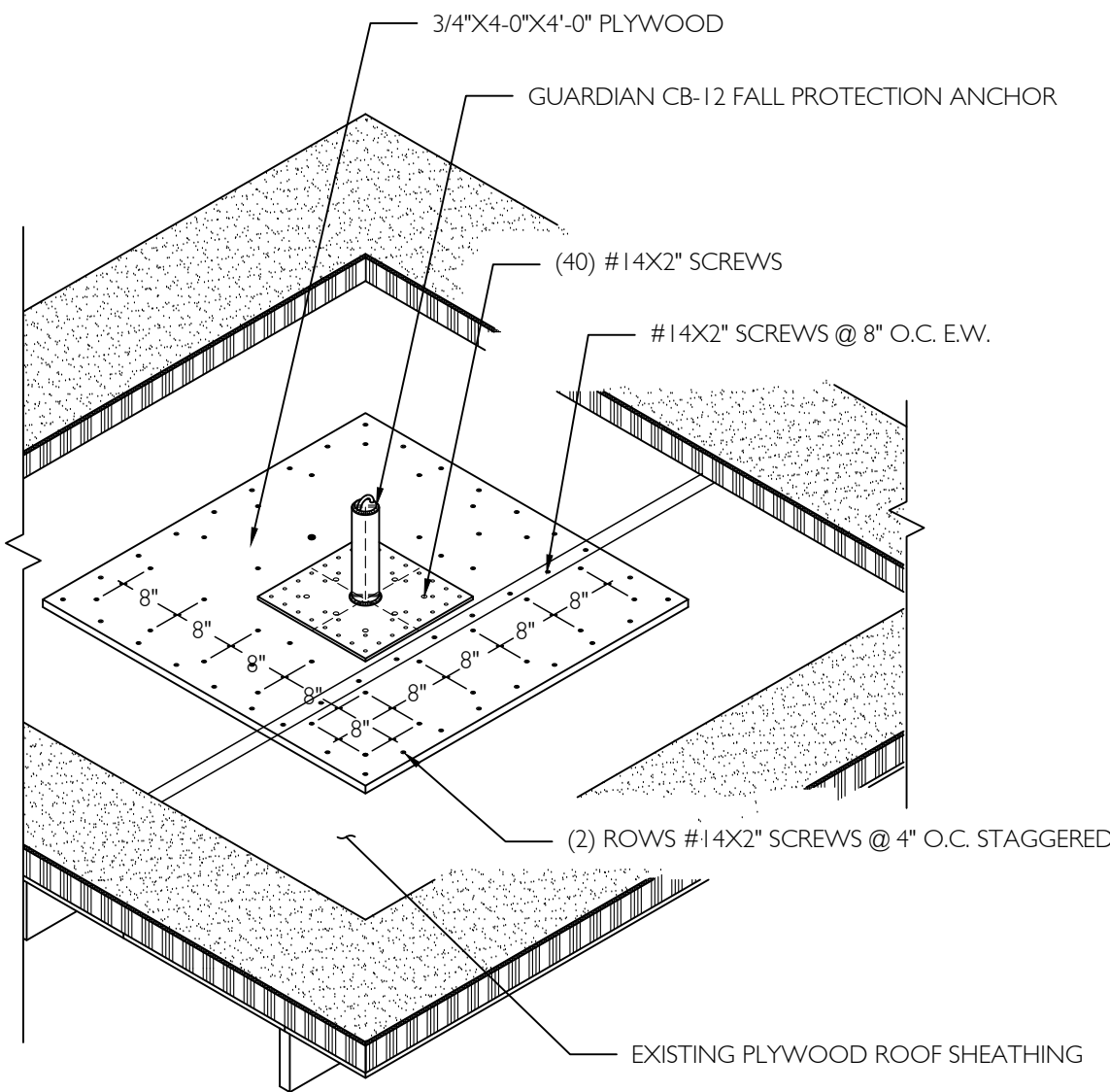
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JOB NO. 210307.01

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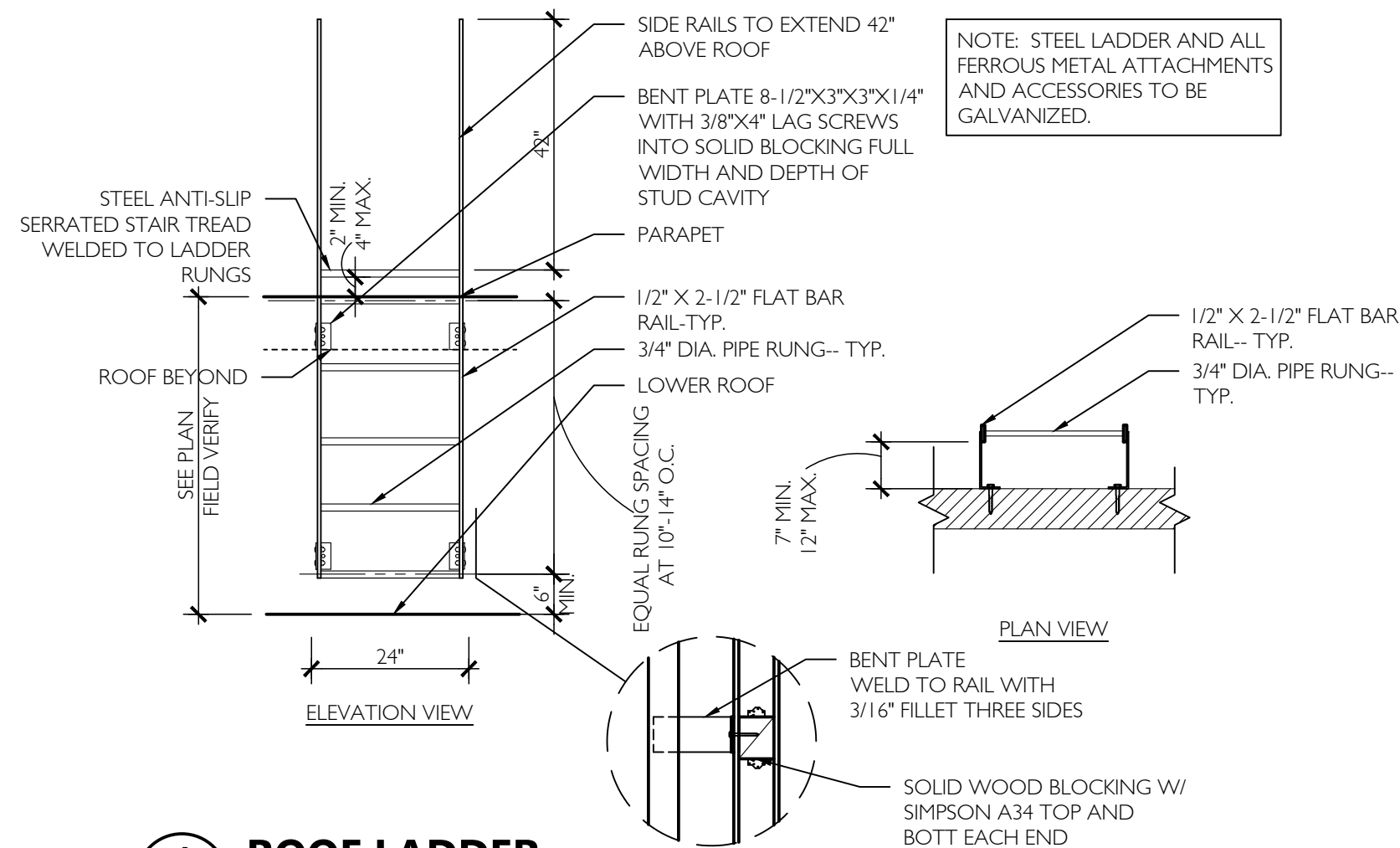


1 FALL PROTECTION PLAN
1/16" = 1'-0"



3 FALL PROTECTION ANCHOR AT PLYWOOD SHEATHING
1/2" = 1'-0"

TYP.



4 ROOF LADDER
1/2" = 1'-0"

FALL PROTECTION PLAN GENERAL NOTES

1. FALL PROTECTION INDICATED IS BASED ON 'FALL RESTRAINT' SAFETY METHOD.

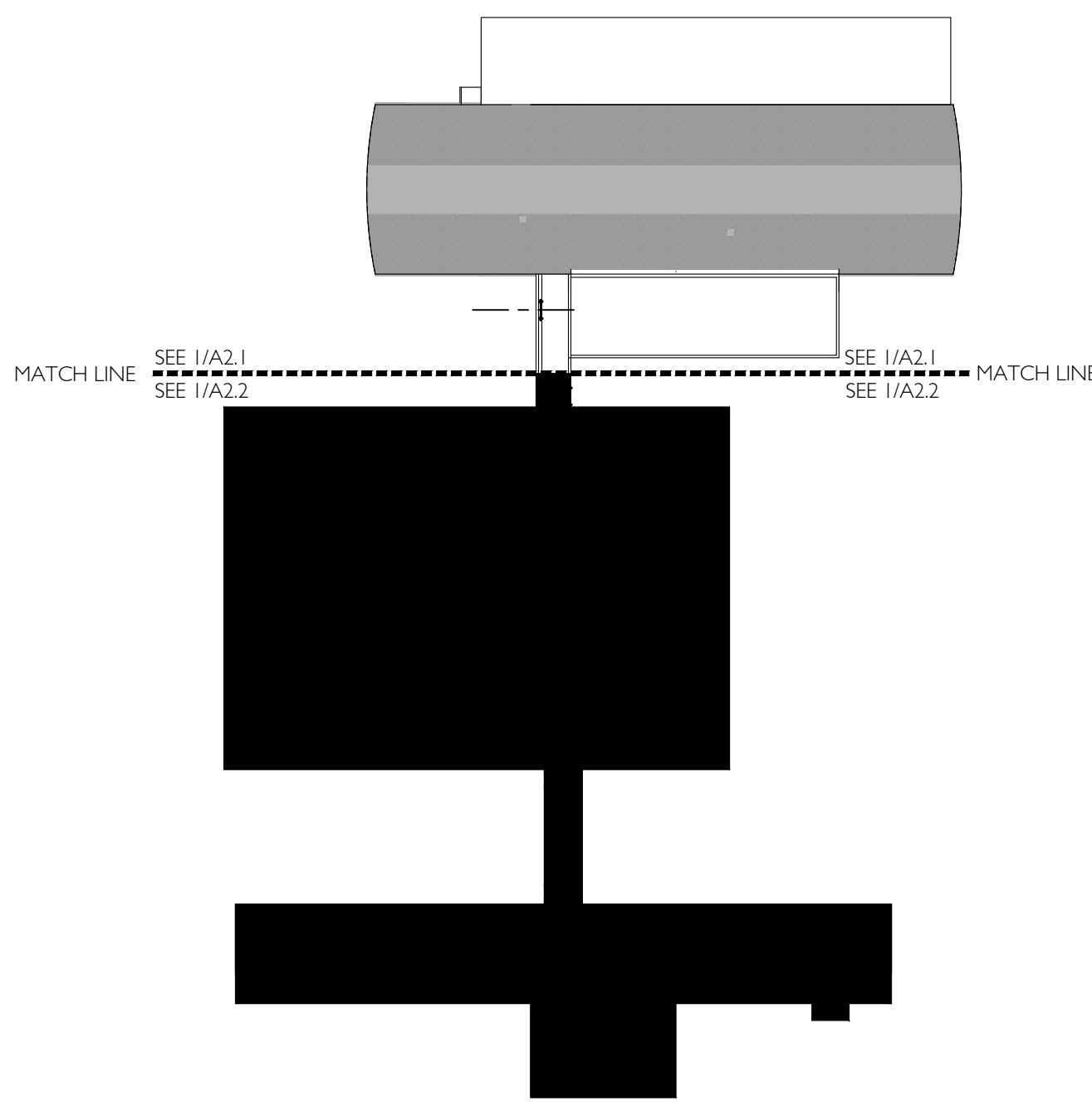
FALL PROTECTION LEGEND

- (N) GUARDIAN CB-12 FALL PROTECTION ANCHOR -- SEE 3/A2.1 FOR ANCHORAGE TO ROOF
- AREA WITHIN ROOF COVERAGE (BASED ON 50' LANYARD)
- AREA OUTSIDE SCOPE OF WORK

REF. VERTICAL EDGE
ELEVATION RELATIVE TO REFERENCE PLANE
VERTICAL ELEVATION CHANGE

FALL PROTECTION KEYNOTES

- (1) (N) GUARDIAN CB-12 FALL PROTECTION ANCHOR -- SEE 3/A2.1 FOR BLOCKING AND ANCHORAGE REQUIREMENTS -- INSTALL BLOCKING FROM INTERIOR SIDE AND PATCH/REPAIR CEILING TO MATCH EXISTING CONDITION AND FINISH, AND PER SPECIFICATION.
- (2) ROOF COVERAGE -- BASED ON 50' LANYARD.
- (3) (N) STEEL PIPE LADDER -- CONTRACTOR TO FIELD VERIFY HEIGHT, TYP. -- SEE DETAIL 4/A2.1
- (4) (N) 42" HIGH GALVANIZED STEEL GUARD RAIL WITH INTERMEDIATE HORIZONTAL RAIL AT 21.5" ABOVE MOUNTING SURFACE -- CONTRACTOR TO COORDINATE FINAL PLACEMENT WITH EXISTING EQUIPMENT AND OTHER OBSTRUCTIONS AND SUBMIT TO ARCHITECT / OWNER FOR APPROVAL PRIOR TO INSTALLATION



2 KEY PLAN
N.T.S.



ISSUED DATE
1 DESIGN DEVELOPMENT 10/29/2021
2 80% CD SET 03/02/2022
3 95% CD SET 05/02/2022
4 BID SET 09/29/2022



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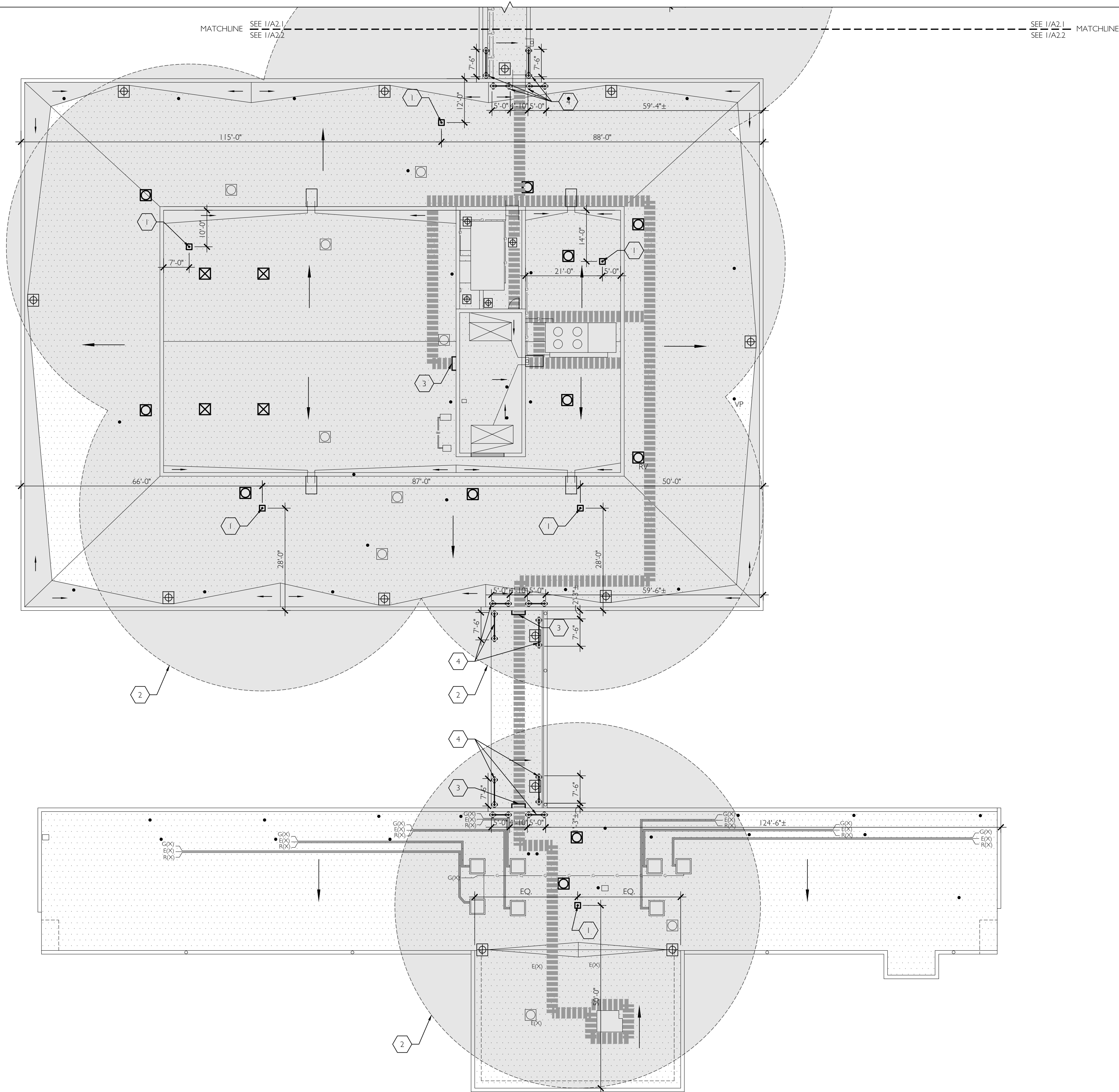
FALL PROTECTION PLAN

A2.1

JOB NO. 210307.01

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FALL PROTECTION PLAN
1
A2.2
1/16" = 1'-0"

FALL PROTECTION PLAN GENERAL NOTES

1. FALL PROTECTION INDICATED IS BASED ON 'FALL RESTRAINT' SAFETY METHOD.

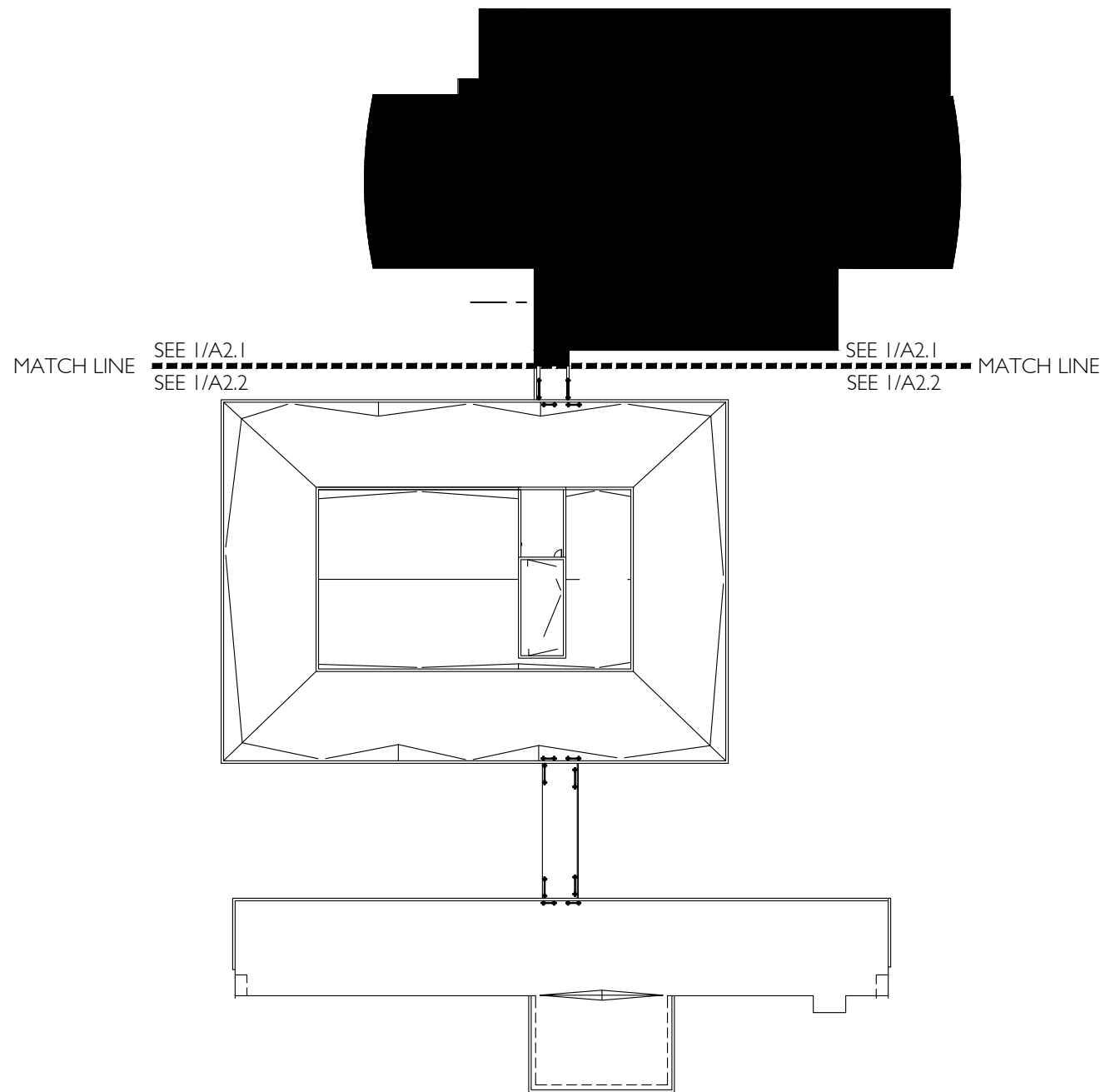
FALL PROTECTION LEGEND

- (N) GUARDIAN CB-12 FALL PROTECTION ANCHOR -- SEE 3/A2.1 FOR ANCHORAGE TO ROOF
- AREA WITHIN ROOF COVERAGE (BASED ON 50' LANYARD)
- AREA OUTSIDE SCOPE OF WORK

REF. VERTICAL EDGE
ELEVATION RELATIVE TO REFERENCE PLANE
VERTICAL ELEVATION CHANGE

FALL PROTECTION KEYNOTES

- (1) (N) GUARDIAN CB-12 FALL PROTECTION ANCHOR -- SEE 3/A2.1 FOR BLOCKING AND ANCHORAGE REQUIREMENTS -- INSTALL BLOCKING FROM INTERIOR SIDE AND PATCH/REPAIR CEILING TO MATCH EXISTING CONDITION AND FINISH, AND PER SPECIFICATION.
- (2) ROOF COVERAGE -- BASED ON 50' LANYARD.
- (3) (N) STEEL PIPE LADDER -- CONTRACTOR TO FIELD VERIFY HEIGHT, TYP. -- SEE DETAIL 4/A2.1
- (4) (N) 42" HIGH GALVANIZED STEEL GUARD RAIL WITH INTERMEDIATE HORIZONTAL RAIL AT 21.5" ABOVE MOUNTING SURFACE -- CONTRACTOR TO COORDINATE FINAL PLACEMENT WITH EXISTING EQUIPMENT AND OTHER OBSTRUCTIONS AND SUBMIT TO ARCHITECT / OWNER FOR APPROVAL PRIOR TO INSTALLATION



KEY PLAN
2
A2.2
N.T.S.



ISSUED DATE
1 DESIGN DEVELOPMENT 10/29/2021
2 80% CD SET 03/02/2022
3 95% CD SET 05/02/2022
4 BID SET 09/29/2022



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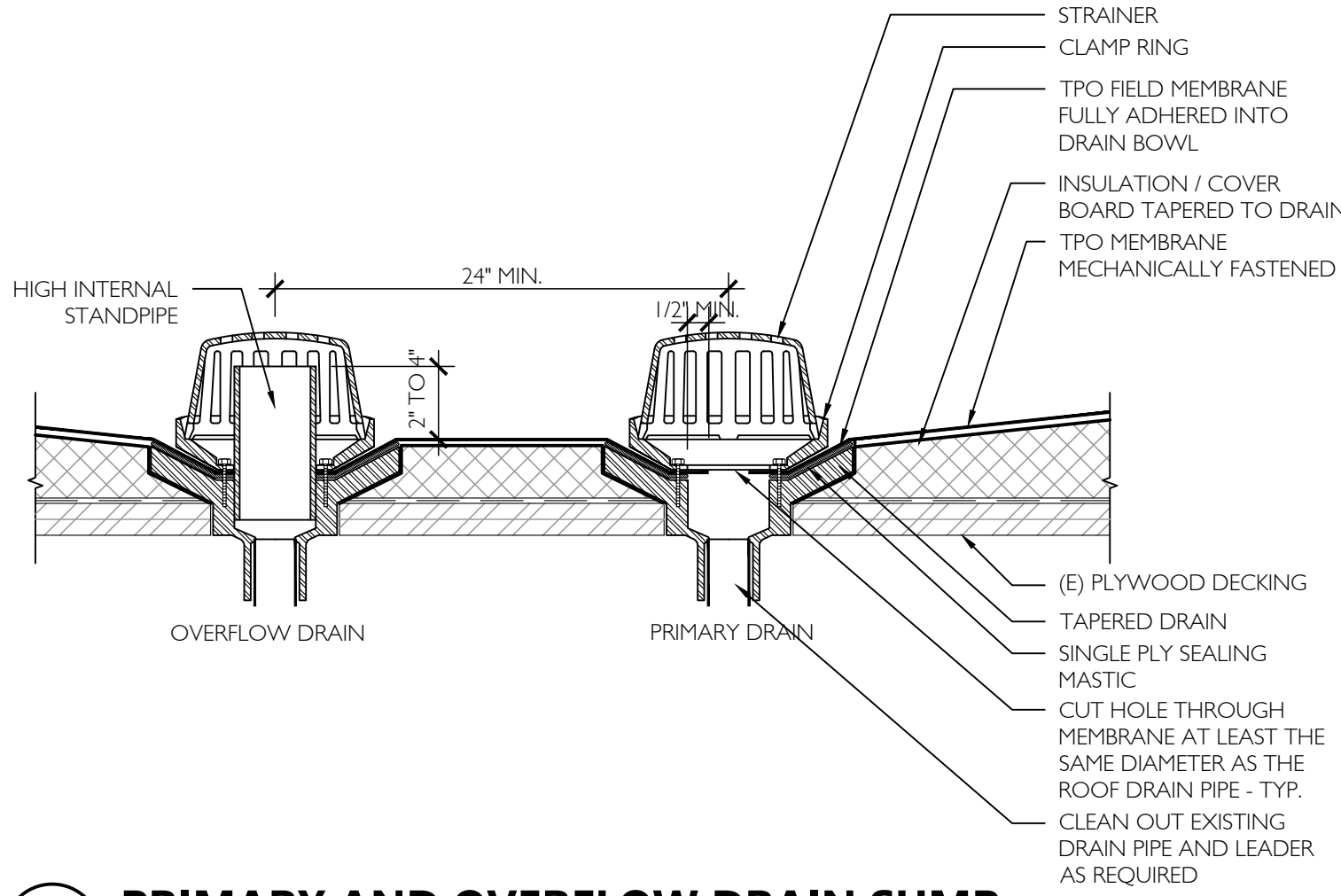
ROOF RE-COVER FOR:
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6300 SW WILSON AVE
BEAVERTON, OR 97008

FALL PROTECTION PLAN

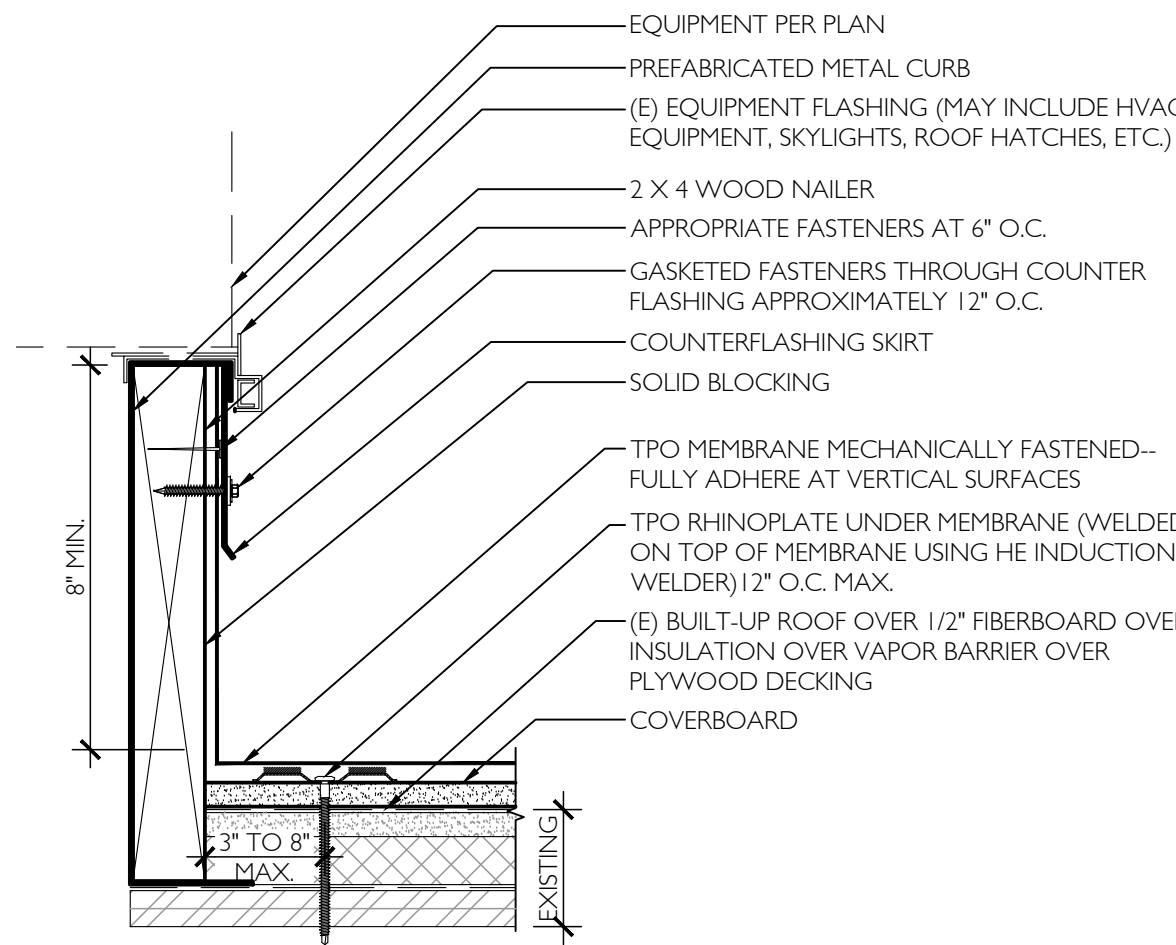
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JOB NO. 210307.01

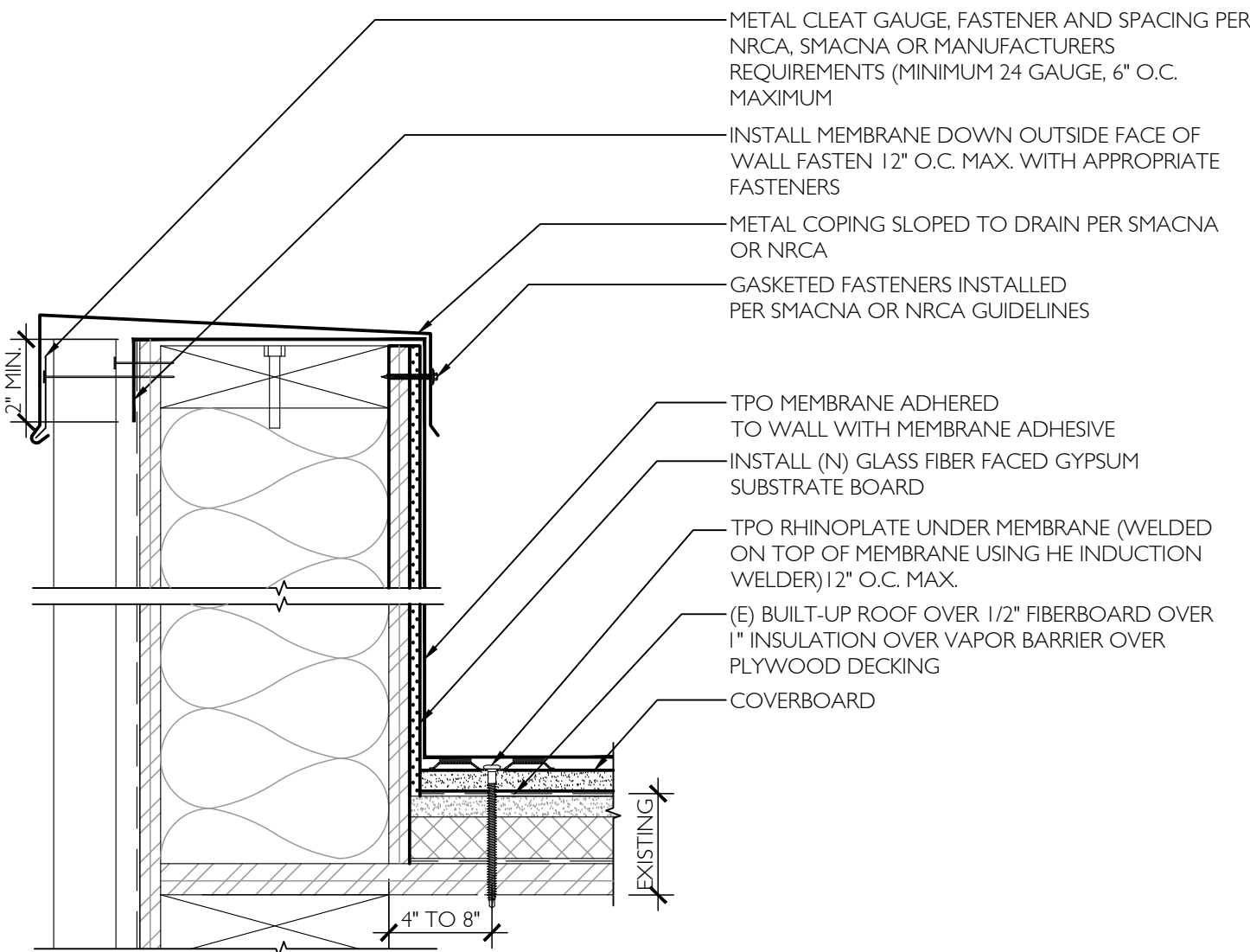
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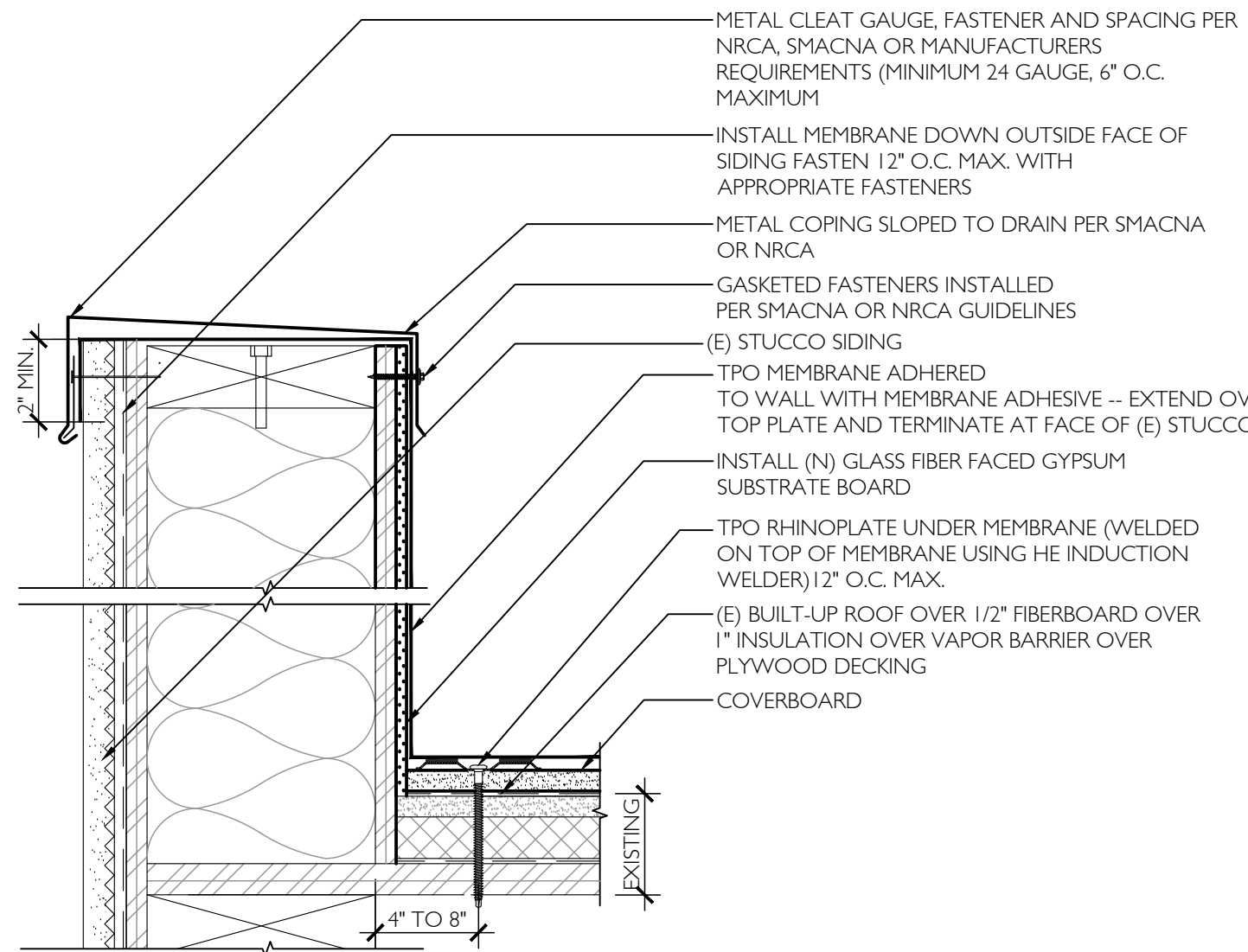
1 PRIMARY AND OVERFLOW DRAIN SUMP
A3.1 3' = 1'-0"



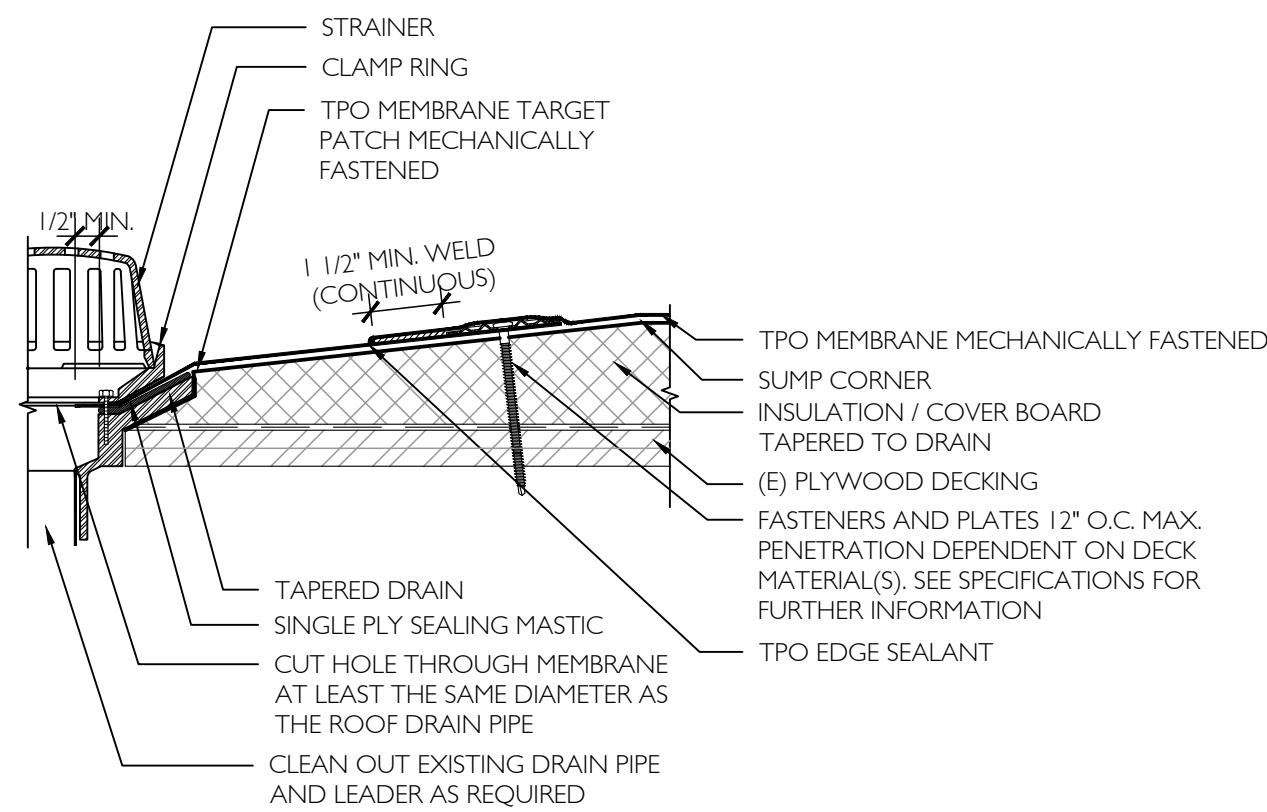
2 EQUIPMENT CURB
A3.1 3' = 1'-0"



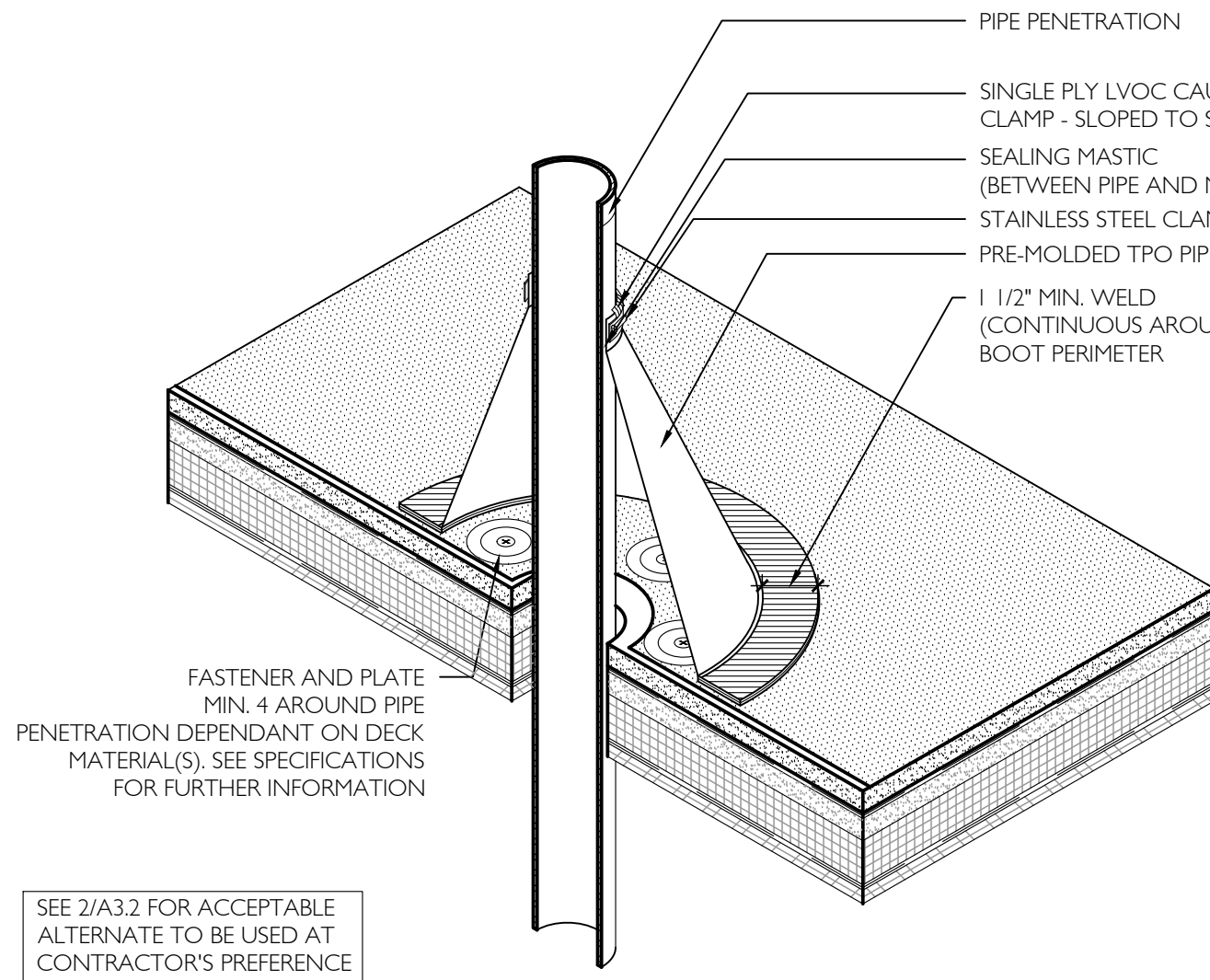
3 PARAPET
A3.1 3' = 1'-0"



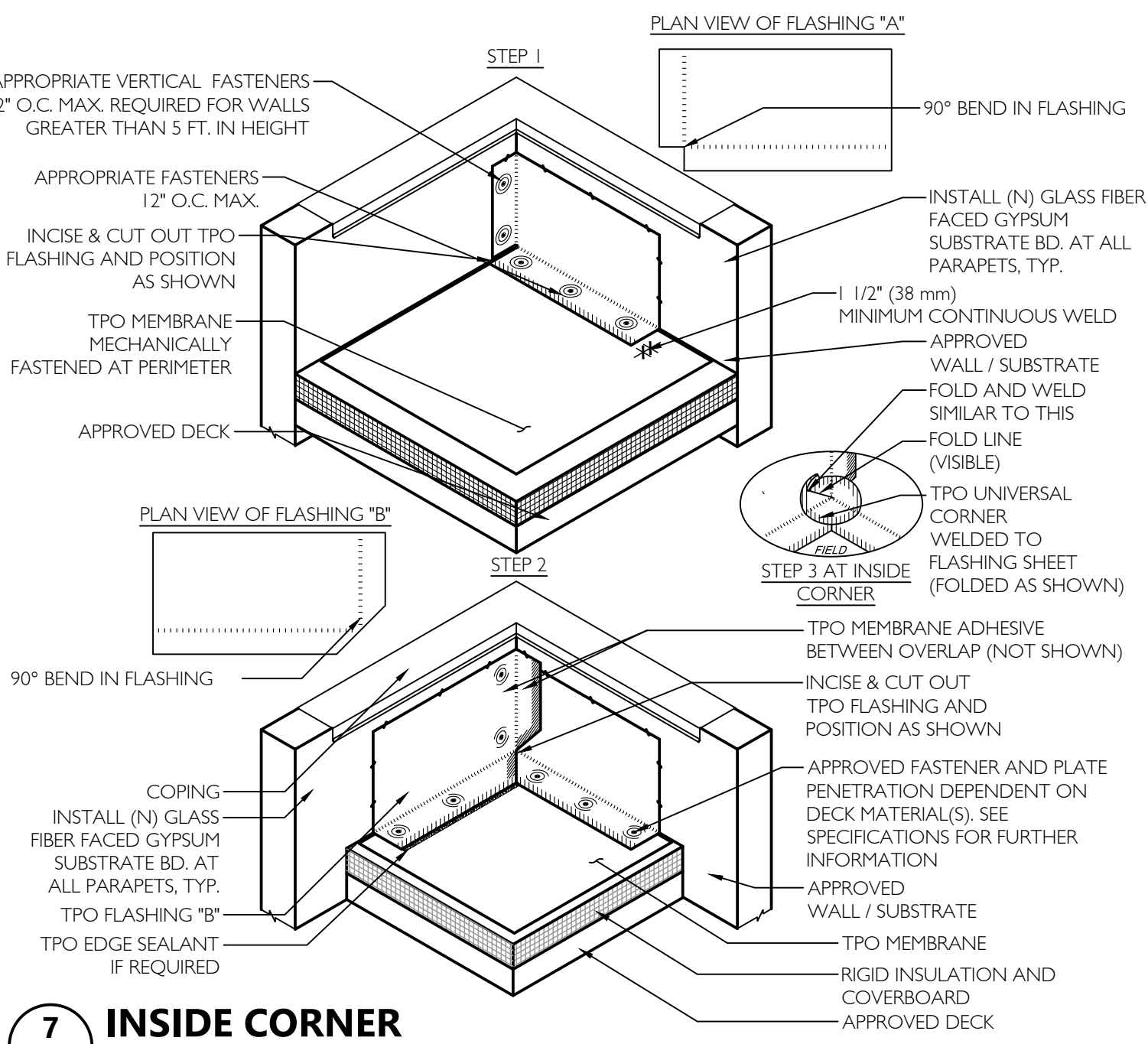
4 STUCCO SIDING AT PARAPET
A3.1 3' = 1'-0"



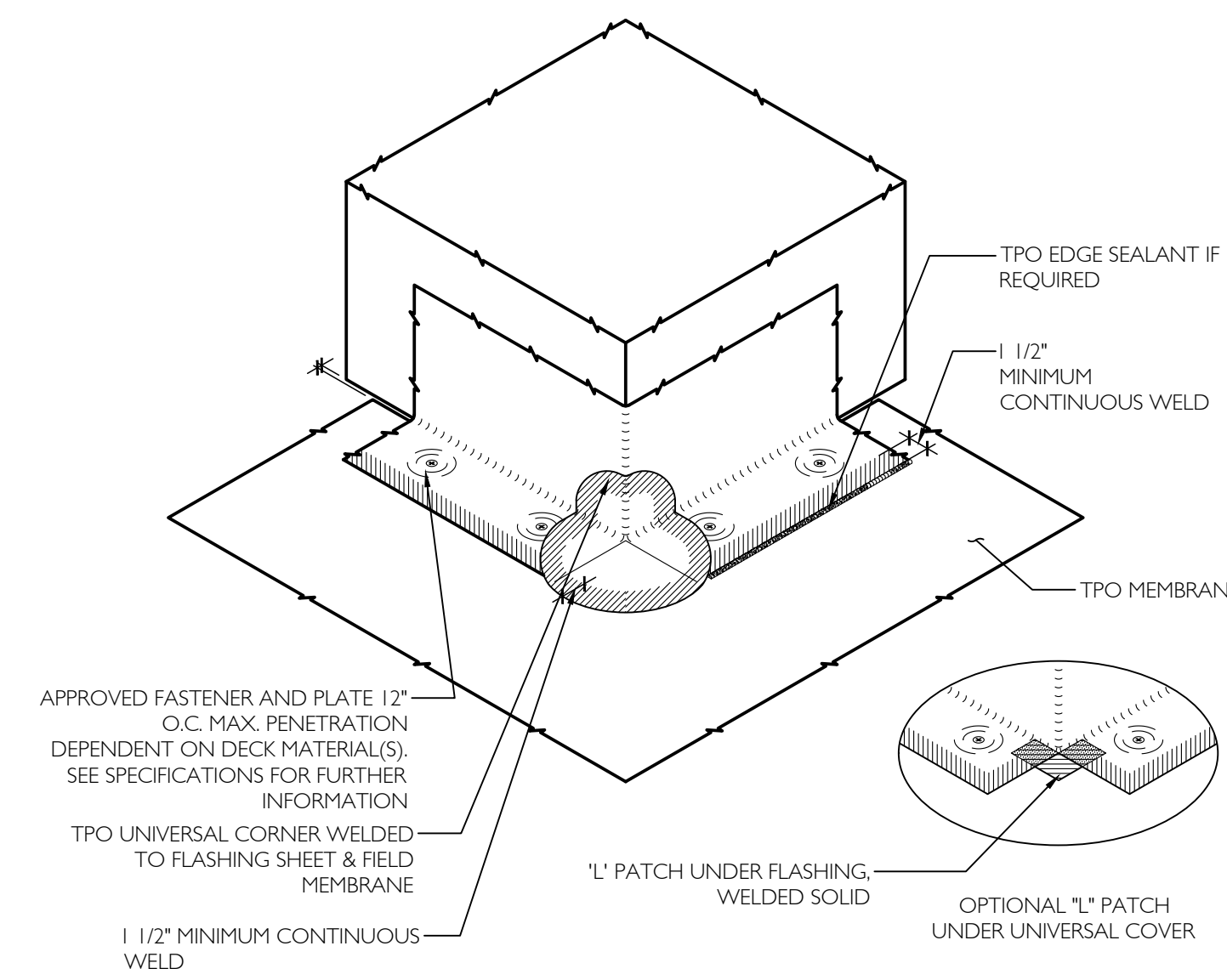
5 PRIMARY DRAIN SUMP
A3.1 3' = 1'-0"



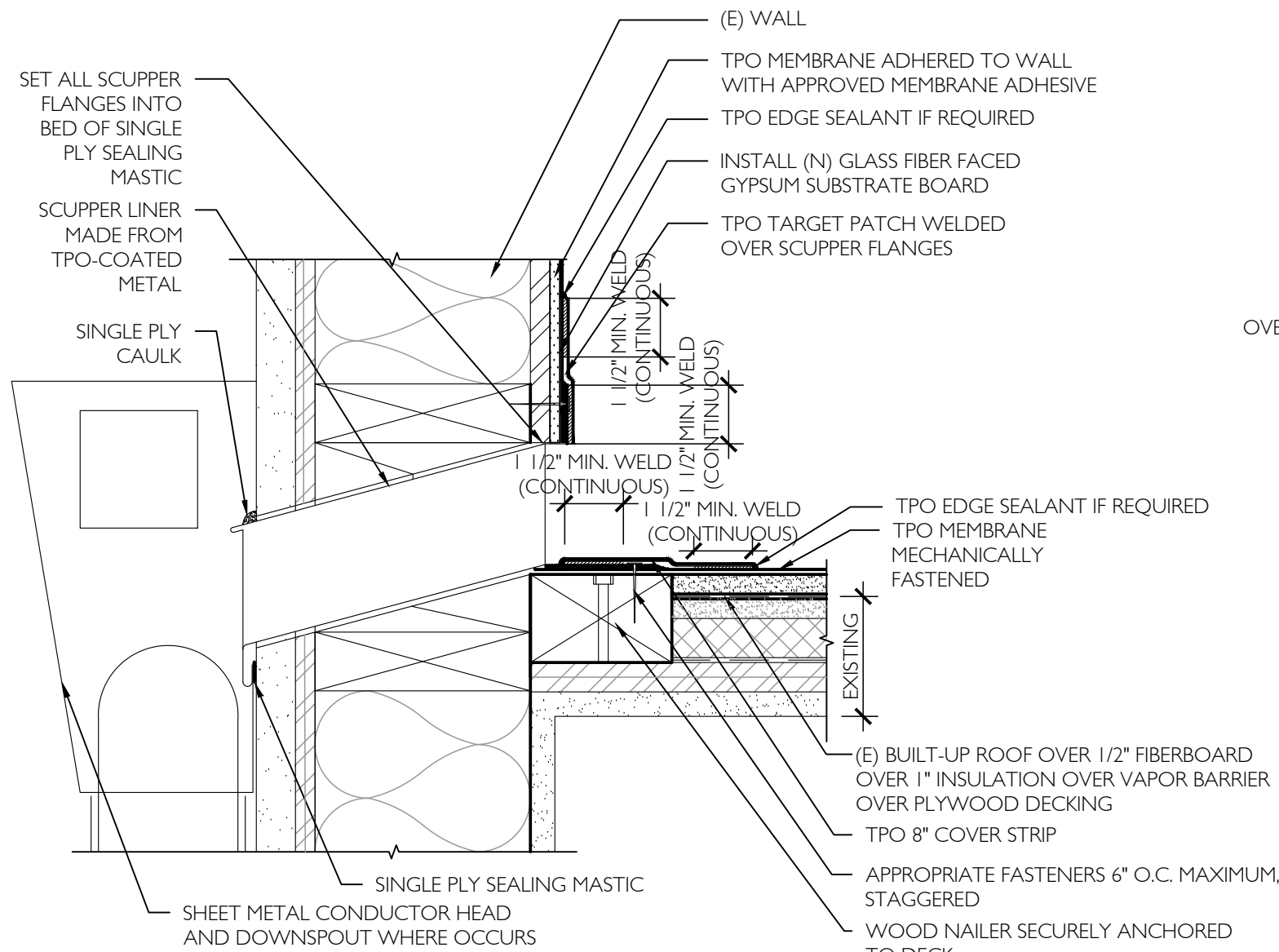
6 PRE-FABRICATED PIPE FLASHING DETAIL
A3.1 N.T.S.



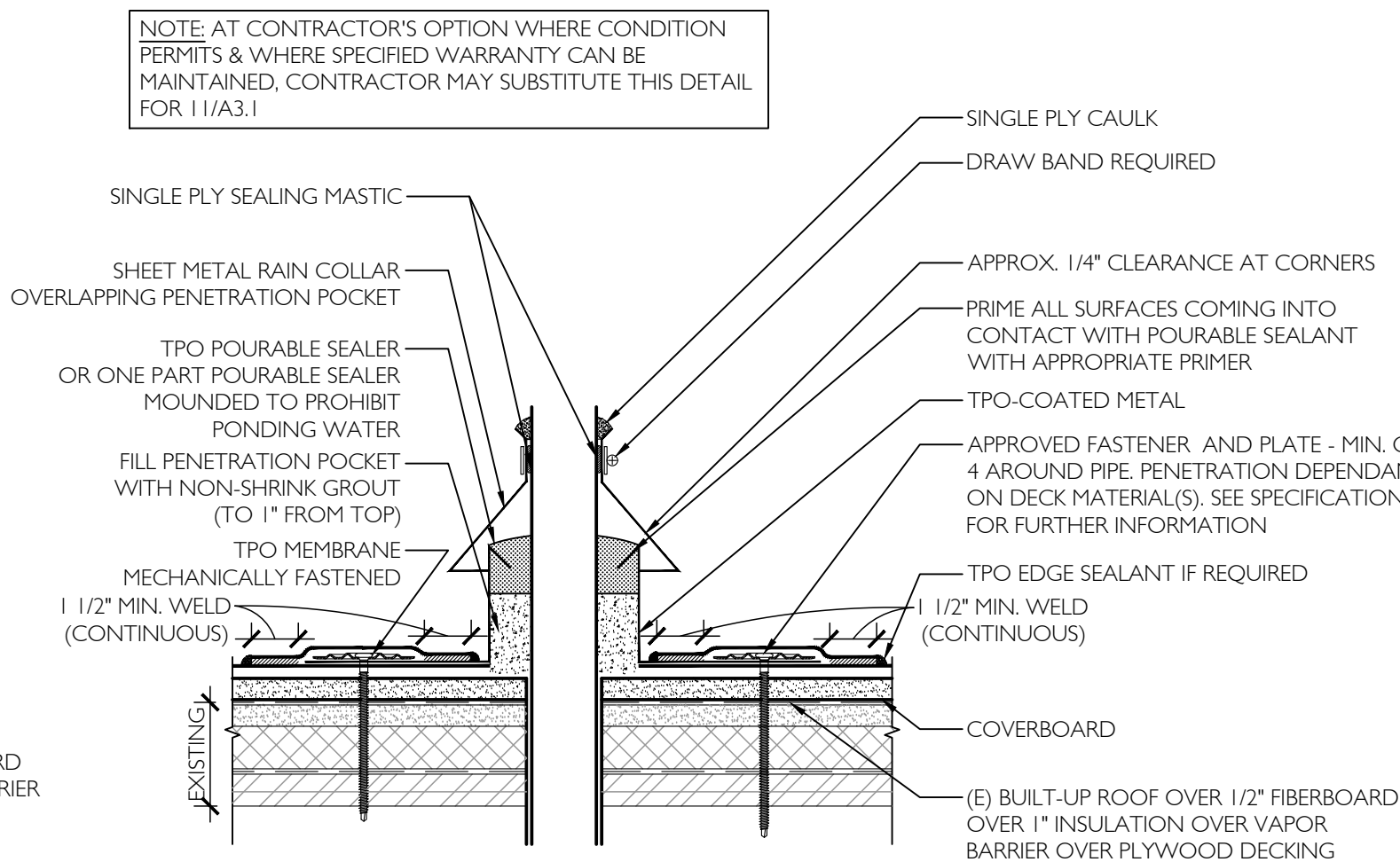
7 INSIDE CORNER
A3.1 N.T.S.



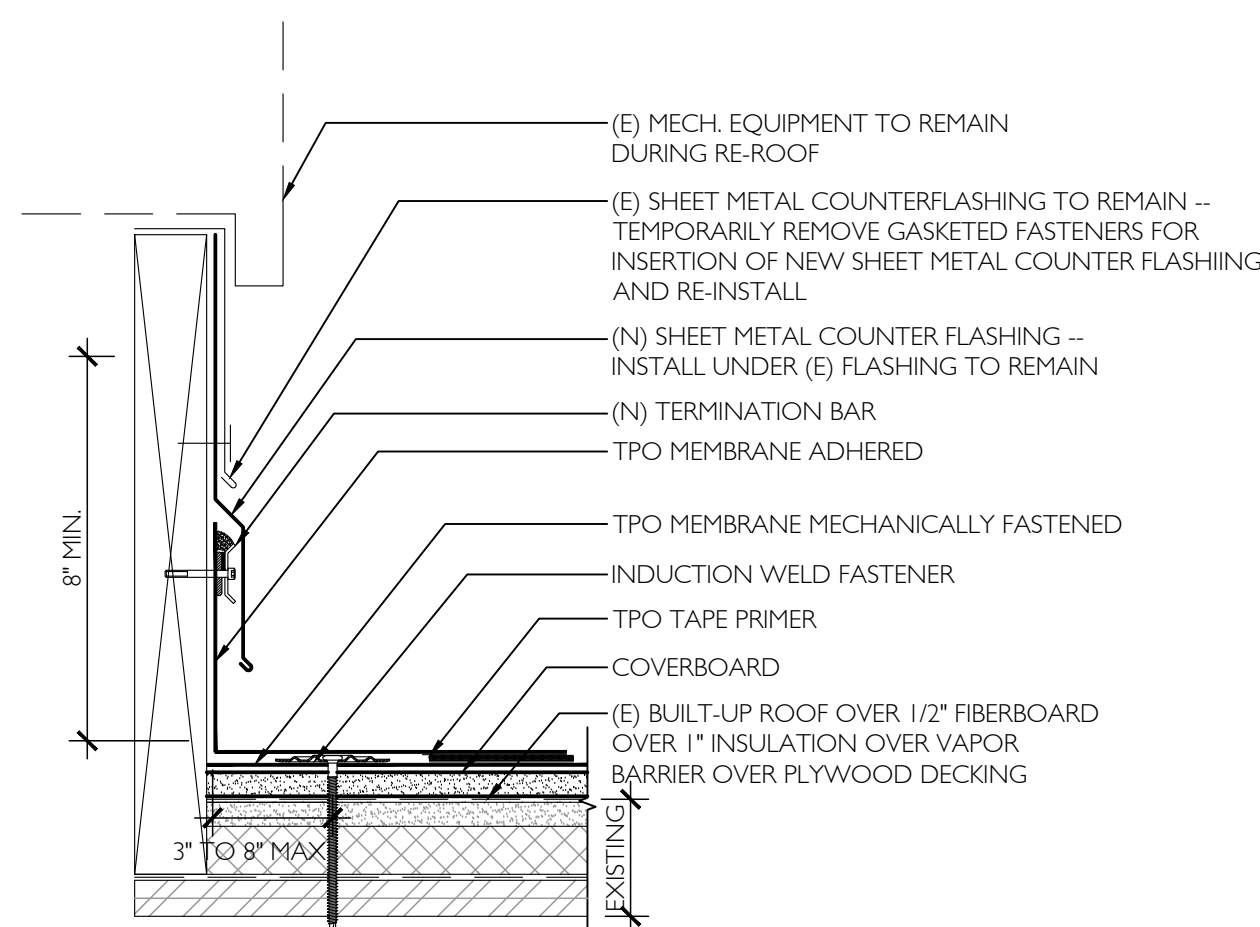
8 OUTSIDE CORNER
A3.1 N.T.S.



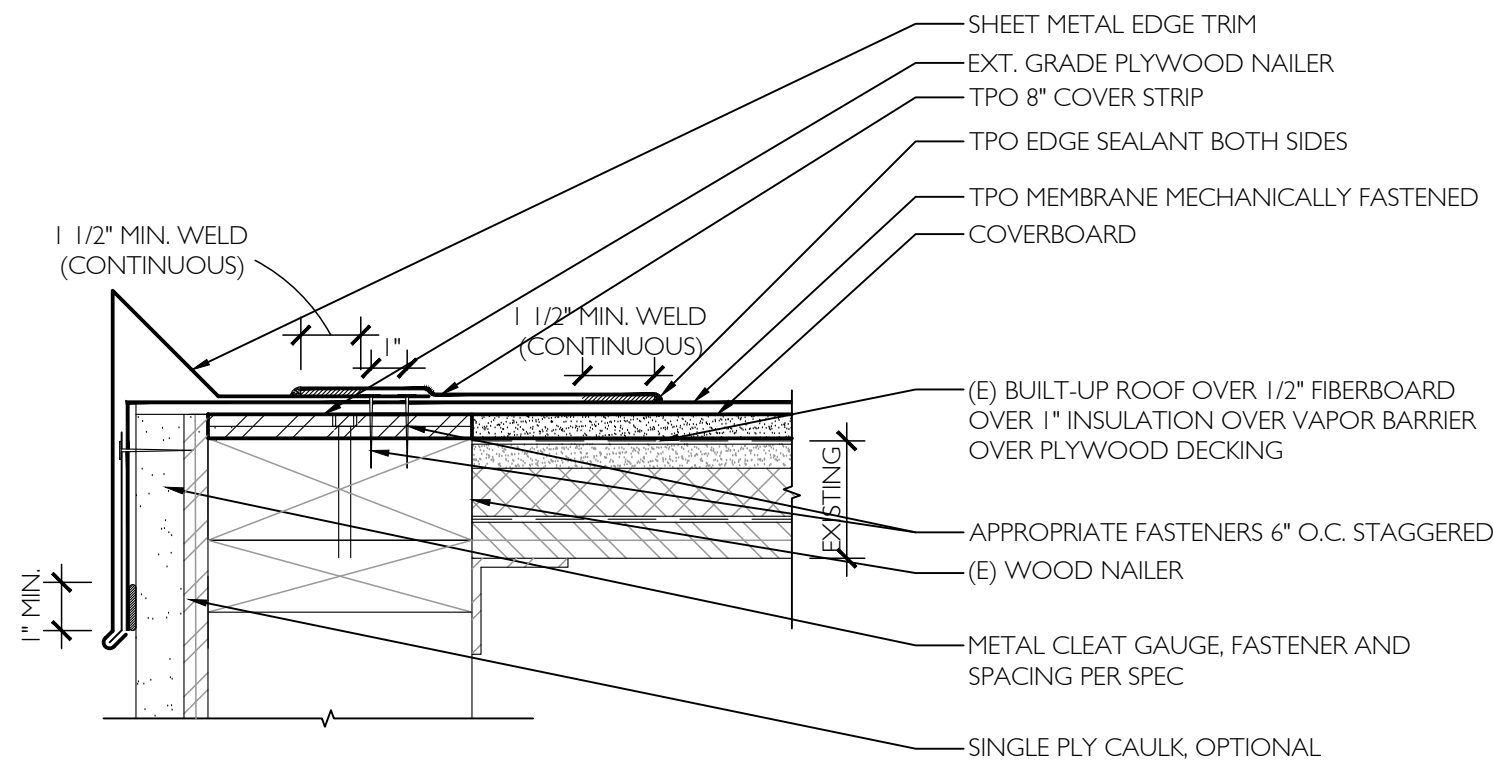
9 THROUGH-WALL SCUPPER
A3.1 3' = 1'-0"



10 METAL PENETRATION POCKET
A3.1 3' = 1'-0"

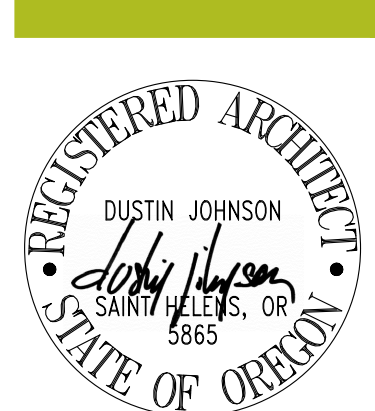


11 EXISTING CURB AT EQUIPMENT TO REMAIN
A3.1 1 1/2' = 1'-0"



12 DRIP EDGE
A3.1 3' = 1'-0"

\\ukad\add\010701\BSD Greenway & Fir Grove Re-Roof\Bd Greenway\CA\A3.1.dwg Oct 03, 2022 5:10pm



ISSUED DATE
1 DESIGN DEVELOPMENT 10/23/2021
2 80% CD SET 03/02/2022
3 95% CD SET 05/02/2022
4 BID SET 09/29/2022



ROOF RE-COVER FOR
BSD FIR GROVE ELEMENTARY RE-ROOF 2022
6300 SW WILSON AVE
BEAVERTON, OR 97008

DETAILS
A3.1
JOB NO. 210307.01
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