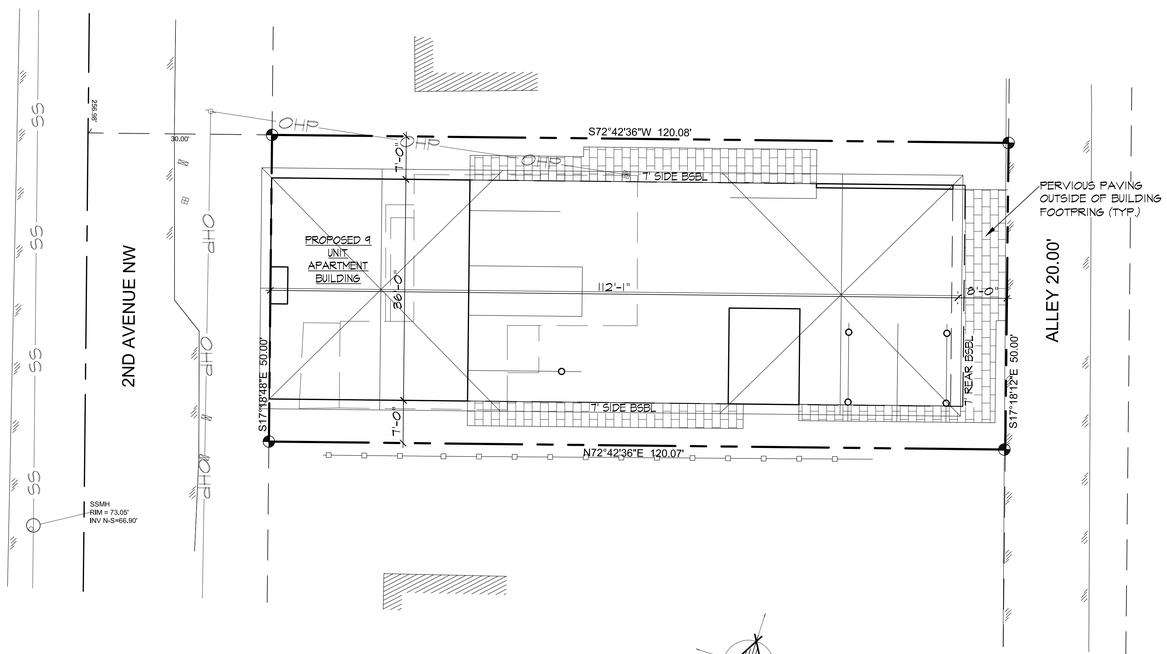


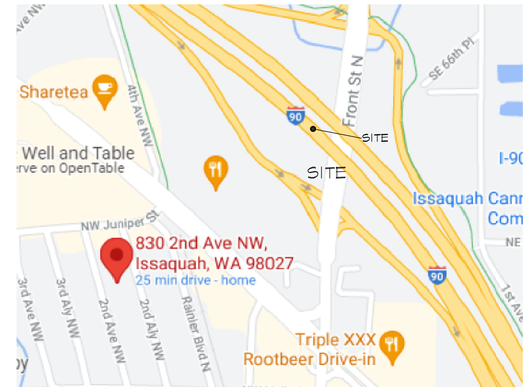
SITE PLAN

SCALE : 1" = 10'-0"

0 10 20 40

NORTH

VICINITY MAP



PARCEL NUMBER

884390-0188

SITE ADDRESS

830 2ND AVENUE NW
ISSAQUAH, WA 98027

LEGAL DESCRIPTION

LOT 38, BLOCK 1, HERBERT S. UPPER'S SECOND ADDITION TO ISSAQUAH, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 21 OF PLATS, PAGE 4, IN KING COUNTY, WASHINGTON:

SITUATE IN THE CITY OF ISSAQUAH, COUNTY OF KING, STATE OF WASHINGTON.

LOT AREA:

6,004 S.F. (AS SURVEYED)

OWNER

XXX
XXXX
XXXXX
(XXX) XXX-XXXX
XXX

APPLICANT

SAZEI DESIGN GROUP
HAMID KORASANI
6608 110TH AVE. N.E.
KIRKLAND, WASHINGTON 98033
425-214-2280
HAMIDKORASANI@YAHOO.COM

PROJECT DESCRIPTION:

CONSTRUCT NEW MIXED USE BUILDING WITH (9) APARTMENT UNITS AND (1) OFFICE SPACE

UNIT SUMMARY

(1)	STUDIO 'A' (BF)	491 SF
(2)	2 BDRM 'A'	947 SF
(2)	2 BDRM 'B'	754 SF
(2)	2 BDRM 'C'	793 SF
(2)	2 BDRM 'D'	951 SF
(9)	TOTAL UNITS	

ZONING CODE REVIEW:

ZONING:	MUR (MIXED-USE RESIDENTIAL)
F.A.R. ALLOWED:	
RESIDENTIAL (2.0):	6,004x2.00= 12,008 SF
F.A.R. PROPOSED:	
RESIDENTIAL:	8,779 SF
MAX. STRUCTURE HEIGHT ALLOWED:	65'-0"
STRUCTURE HEIGHT PROPOSED:	39'-7 1/4"
SETBACK REQUIRED:	
FRONT:	0'
SIDE:	7'-0"
REAR:	7'-0"
SETBACKS PROPOSED:	
FRONT:	0'-11"
SIDE:	7'-0"
REAR:	7'-0"
IMPERVIOUS COVERAGE ALLOWED (80%):	6,004 x .80= 4,803 SF
IMPERVIOUS COVERAGE PROPOSED:	4,489 SF
PRIVATE COMMUNITY SPACE REQUIRED (48 SF PER UNIT):	9x48= 423 SF
PRIVATE COMMUNITY SPACE PROPOSED:	462 SF
PARKING SPACES REQUIRED:	(1) PER UNIT
PARKING SPACES PROPOSED:	9 STALLS
BICYCLE PARKING REQUIRED:	(0.15 PER BEDRM) 17x0.15 = 2.55 SPACES REQ'D
BICYCLE PARKING PROPOSED:	--- SPACES

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SITE PLAN

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

Revisions
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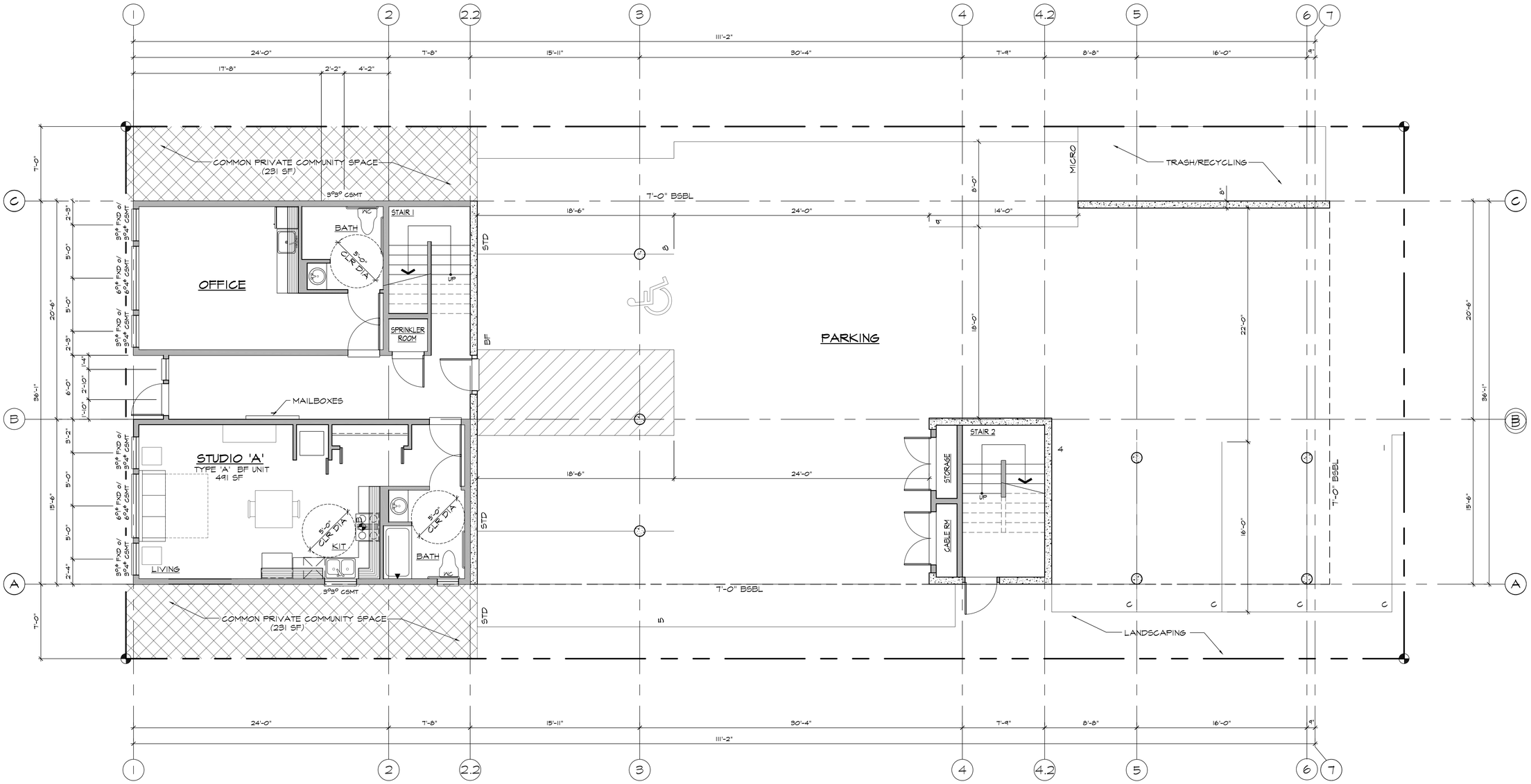
Date FEBRUARY 2,2021	
Sheet A1.1	
Scale 1/4"=1'-0"	Job 15008



SITE/ LEVEL ONE FLOOR PLAN

SCALE: 1/4" = 1'-0"

SBC 718.2 FIREBLOCKING

FIREBLOCKING SHALL BE PROVIDED TO CUT OFF ALL CONCEALED DRAFT OPENINGS (BOTH VERTICAL AND HORIZONTAL) AND TO FORM AN EFFECTIVE FIRE BARRIER BETWEEN STORIES, AND BETWEEN TOP STORY AND THE ROOF SPACE. FIREBLOCKING SHALL BE PROVIDED IN WOOD-FRAME CONSTRUCTION IN THE FOLLOWING LOCATIONS:

1. IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS, INCLUDING FURRED SPACES AND PARALLEL ROWS OF STUDS OR STAGGERED STUDS; AS FOLLOWS:
   1.1 VERTICALLY AT THE CEILING AND FLOOR LEVELS.
   1.2 HORIZONTALLY AT INTERVALS NOT EXCEEDING 10 FEET (3048 MM).
2. AT ALL INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS OCCUR AT SOFFITS, DROP CEILINGS AND COVE CEILINGS.
3. IN CONCEALED SPACES BETWEEN STAIR STRINGERS AT THE TOP AND BOTTOM OF THE RUN. ENCLOSED SPACES UNDER STAIRS SHALL COMPLY WITH SBC SECTION 1011.7.3
4. AT OPENINGS AROUND VENTS, PIPES AND DUCTS AT CEILING AND FLOOR LEVEL, WITH AN APPROVED MATERIAL TO RESIST THE FREE PASSAGE OF FLAME AND PRODUCTS OF COMBUSTION.

FLOOR PLAN NOTES:

1. CONTRACTOR SHALL VERIFY ALL NOTES, DIMENSIONS & CONDITIONS PRIOR TO CONSTRUCTION.
2. WINDOWS & DOORS ARE SHOWN & NOTED AS NOMINAL SIZES.
3. TOP OF DOORS/WINDOWS @ 6'-8" ABOVE FINISHED FLOOR UNLESS NOTED OTHERWISE.
4. EXTERIOR WALLS TO BE 2x6 STUDS @ 16" O.C. U.N.O.
5. PROVIDE A VENTED WINDOW IN EACH HABITABLE ROOM. BATHROOMS, TOILET ROOMS, CLOSETS, HALLS, STORAGE OR UTILITY SPACES AND SIMILAR AREAS ARE NOT CONSIDERED HABITABLE ROOMS.
6. SEE SHEET A1.3 FOR ADDITIONAL NOTES.
7. SEE SHEET A1.4-A1.8 FOR VENTILATION SCHEDULE.
8. SEE SHEET A2.6 FOR ALARM SCHEDULE.

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LEVEL ONE FLOOR PLAN

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

Revisions
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Date FEBRUARY 2,2021

Sheet A2.1

Scale 1/4"=1'-0" | Job 15008

LEVEL TWO FLOOR PLAN

SCALE: 1/4" = 1'-0"

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LEVEL 2 FLOOR PLAN

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

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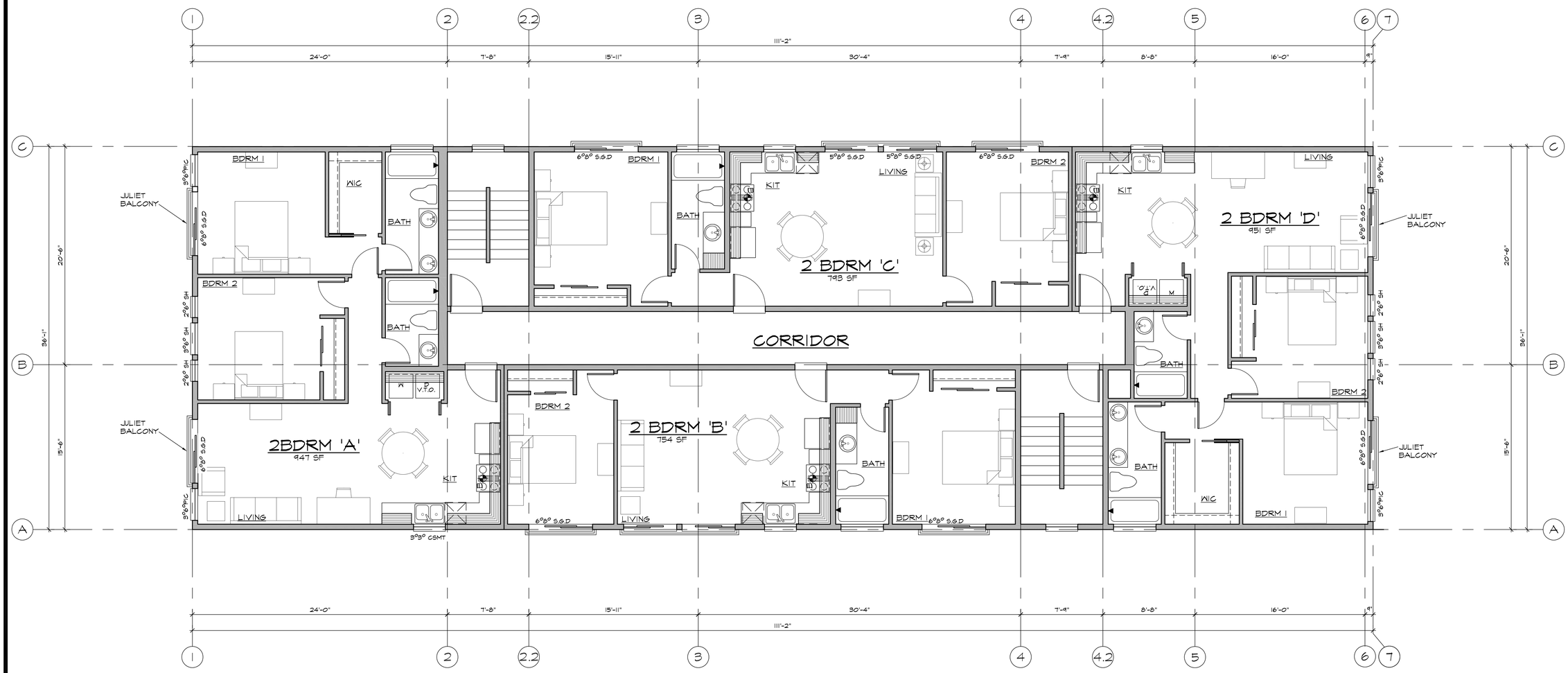
Date: FEBRUARY 2,2021

Sheet: A2.2

Scale	Job
1/4"=1'-0"	15008



SBC 718.2 FIREBLOCKING

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6. SEE SHEET A1.3 FOR ADDITIONAL NOTES.
7. SEE SHEET A1.4-A1.8 FOR VENTILATION SCHEDULE.
8. SEE SHEET A2.6 FOR ALARM SCHEDULE.

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LEVEL 3 FLOOR PLAN

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

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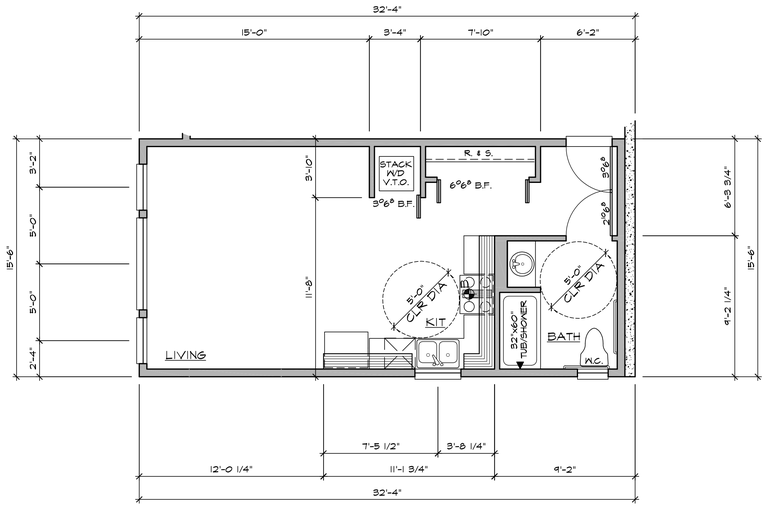
Date FEBRUARY 2,2021

Sheet A2.3

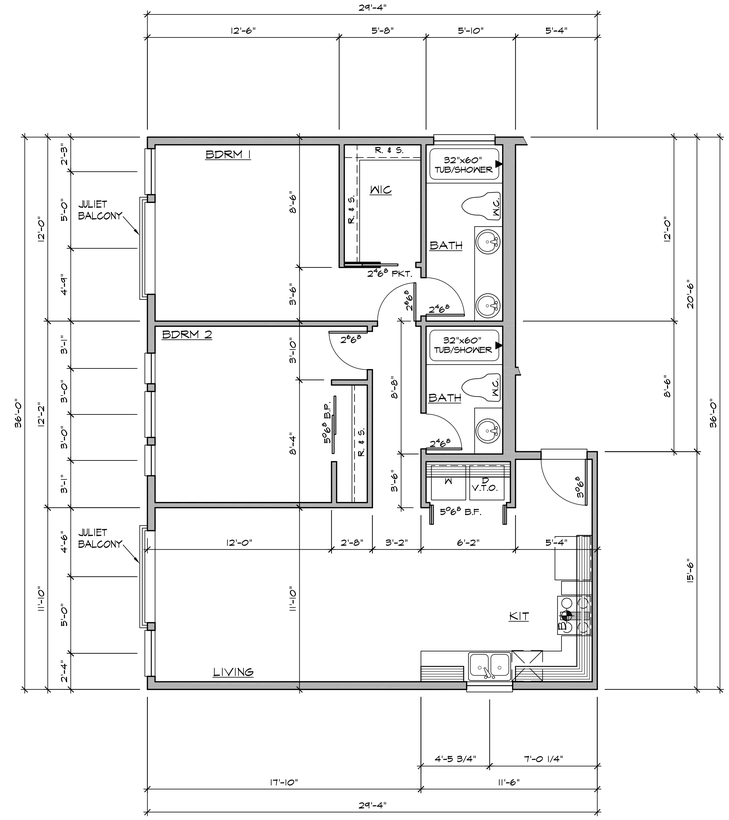
Scale	Job
1/4"=1'-0"	15008



STUDIO 'A'

TYPE 'A' 491 SF

SCALE: 1/4" = 1'-0"



2 BEDROOM 'A'

947 SF

SCALE: 1/4" = 1'-0"

TYPE 'A' UNIT NOTES:

(ICC A117.1-2017)

1. DOORS REQUIRING PASSAGE TO HAVE A MIN. OF 32" CLEAR OPENING.
2. DOOR THRESHOLDS SHALL HAVE A MAX. HEIGHT OF 1/4"
3. WHERE A DOOR IS PULLED OPEN, AN UNOBSTRUCTED FLOOR SPACE SHALL EXTEND 18" BEYOND STRIKE JAMB.
4. WHERE A DOOR IS PUSHED OPEN AND IS EQUIPPED WITH CLOSER AND LATCH, AN UNOBSTRUCTED FLOOR SPACE SHALL EXTEND 12" BEYOND STRIKE JAMB.
5. WINDOW HANDLES TO BE OPERABLE FROM 15" TO 48" ABOVE THE FLOOR.
6. SWITCHES TO BE A MAX. OF 48" ABOVE THE FLOOR.
7. ELECTRICAL OUTLETS TO BE A MIN OF 15" ABOVE THE FLOOR.
8. FLOORS SUBJECT TO WET CONDITIONS TO HAVE SLIP-RESISTANT FLOORING.
9. BATHTUB TO HAVE A PORTABLE, REMOVABLE SEAT 12" WIDE.
10. ALL GRAB BAR BLOCKING TO BE 2x6.

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6. SEE SHEET A1.9 FOR ADDITIONAL NOTES.
7. SEE SHEET A1.4-A1.8 FOR VENTILATION SCHEDULE.
8. SEE SHEET A2.6 FOR ALARM SCHEDULE.

ALL TUBS & SHOWER STALLS

1. FIREBLOCK BETWEEN STUDS
2. LIMIT SHOWER FLOW TO 3 GPM.
3. WALLS SHALL BE WATERPROOF TO 70" MIN. ABOVE DRAIN OUTLET.
4. ALL GLAZING, INCLUDING WINDOWS WITHIN 70" OF DRAIN INLET, SHALL BE SAFETY GL.
5. THE WATER RESISTANT GWB BASE FOR TILE IN SHOWER ENCLOSURES SHOULD NOT BE USED OVER A VAPOR BARRIER OR ON THE CEILING.

SBC 718.2 FIREBLOCKING

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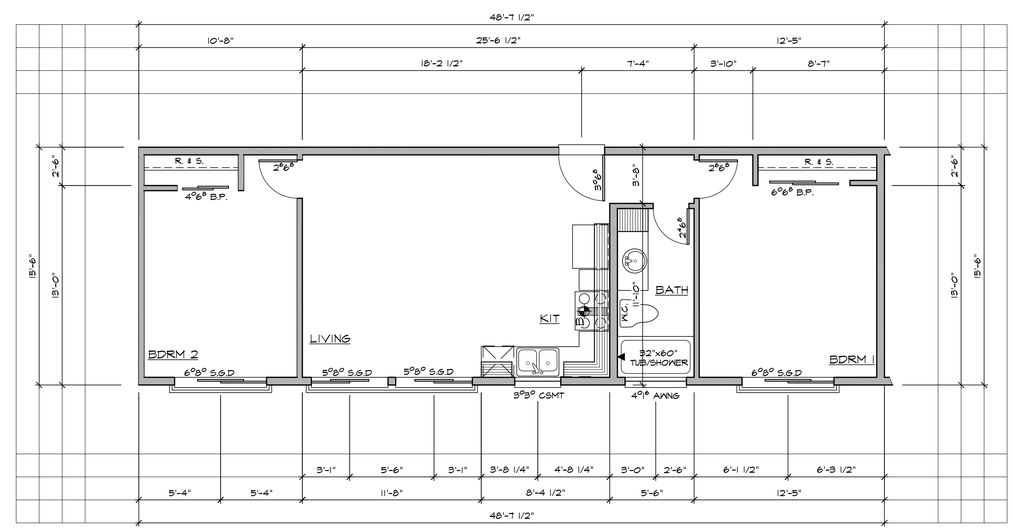

2 BEDROOM 'B'

754 SF

SCALE: 1/4" = 1'-0"

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UNIT PLANS

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

Revisions

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Date: FEBRUARY 2,2021

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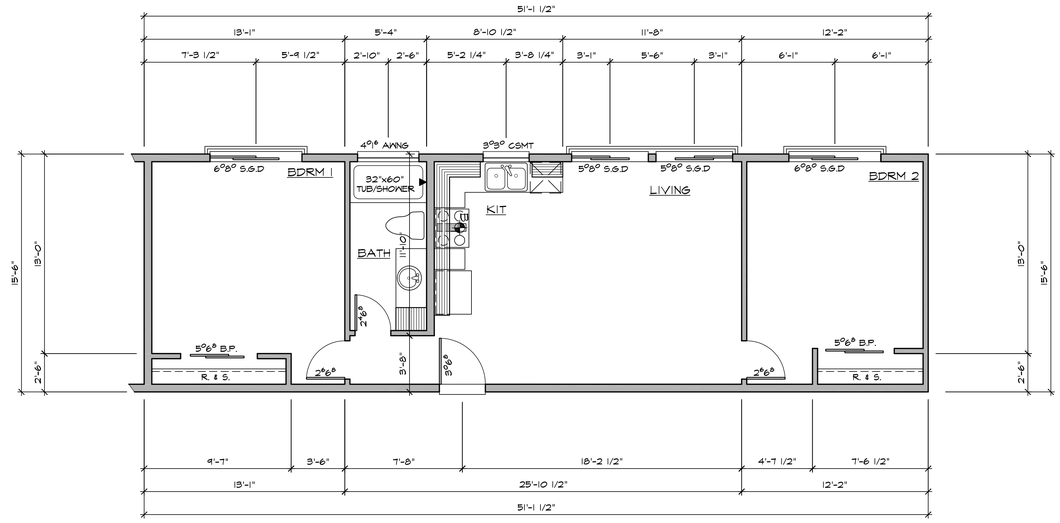
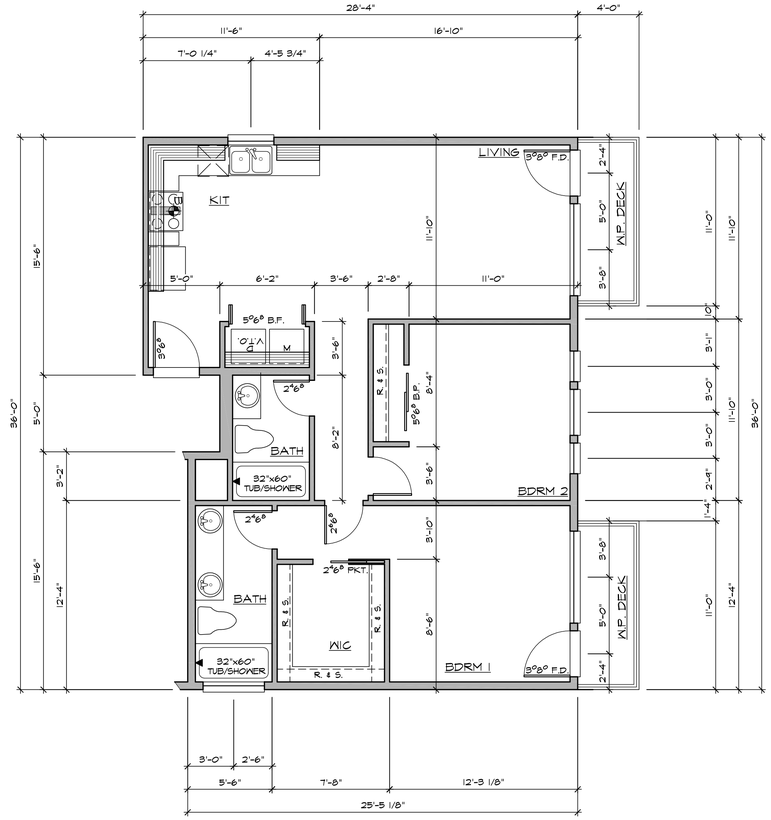
Scale	Job
1/4"=1'-0"	15008



2 BEDROOM 'C'

743 SF

SCALE: 1/4" = 1'-0"



FLOOR PLAN NOTES:

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6. SEE SHEET A1.3 FOR ADDITIONAL NOTES.
7. SEE SHEET A1.4-A1.8 FOR VENTILATION SCHEDULE.
8. SEE SHEET A2.6 FOR ALARM SCHEDULE.

ALL TUBS & SHOWER STALLS

1. FIREBLOCK BETWEEN STUDS
2. LIMIT SHOWER FLOW TO 3 GPM.
3. WALLS SHALL BE WATERPROOF TO 70" MIN. ABOVE DRAIN OUTLET.
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UNIT PLANS

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

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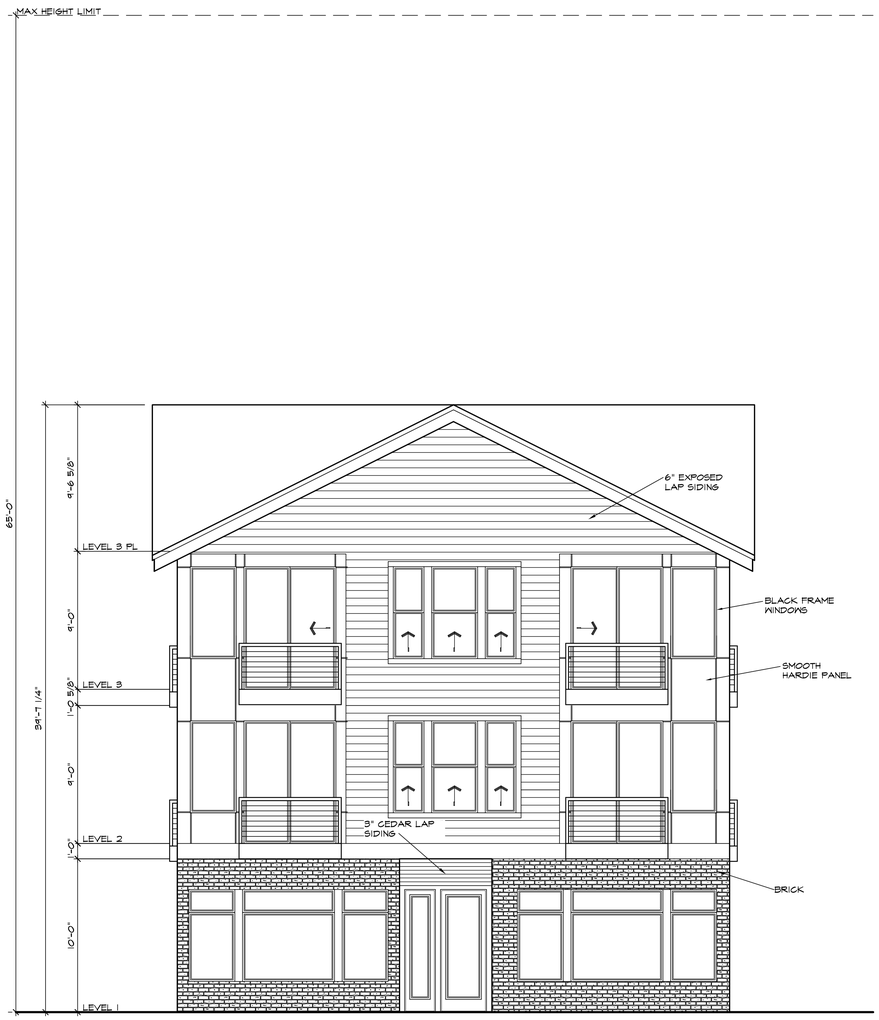
Date FEBRUARY 2,2021

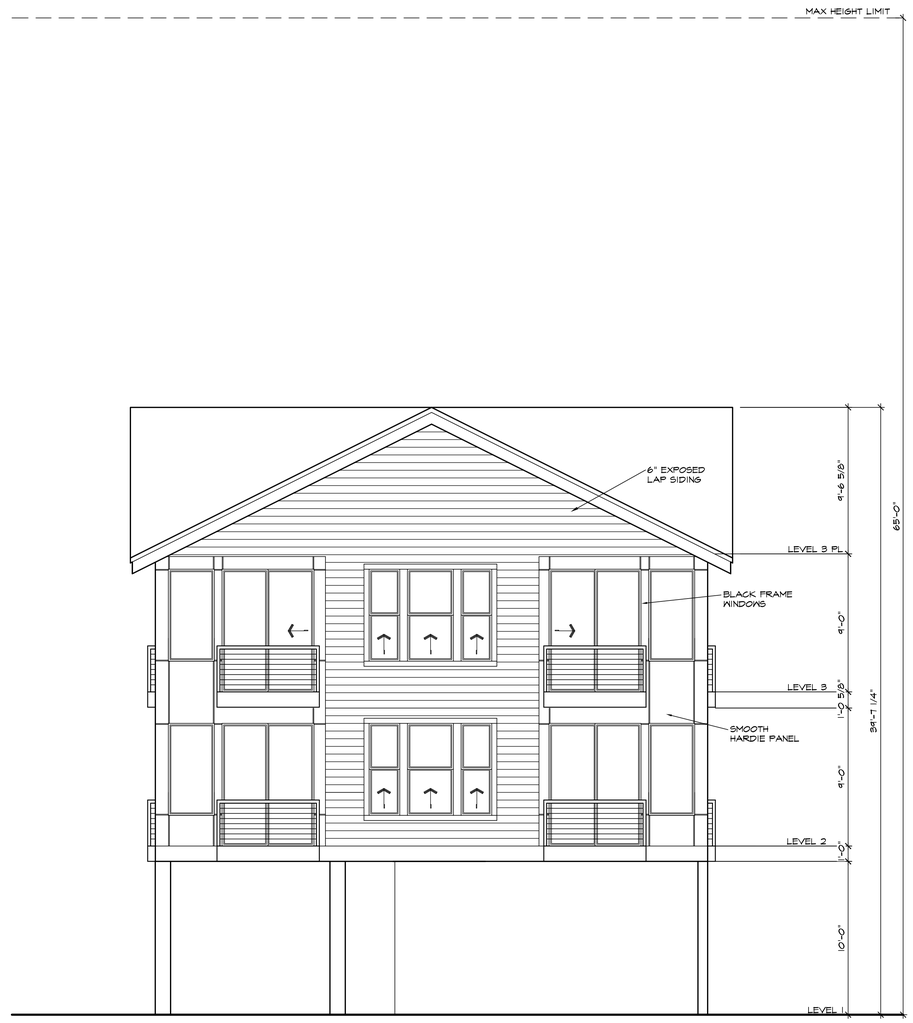
Sheet A2.5

Scale	Job
1/4"=1'-0"	15008



FRONT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"

ELEVATION NOTES

1. PROVIDE CONTINUOUS METAL GUTTERS TYPICAL.
2. PROVIDE ROOF VENTS PER IRC SECTION R806.1 TYPICAL.
3. PROVIDE GALVANIZED SHEET METAL FLASHING AND COUNTER FLASHING AT ALL ROOF PENETRATIONS INCLUDING CHIMNEYS.
4. REFER TO SECTION R1001 IRC, FOR CHIMNEY CONSTRUCTION.
5. PROVIDE WEATHER-STRIPPING AT ALL DOORS AND WINDOWS. CAULK ALL JOINTS AND PENETRATIONS IN EXTERIOR WALL.
6. BRICK TO BE SUPPORTED BY STEEL LINTELS AND SHALL NOT BEAR ON WOOD FRAMING.
7. FINISHED EXTERIOR GRADE TO SLOPE AWAY FROM BUILDING AT A SLOPE OF AT LEAST 2% FOR A MINIMUM OF 5 FEET.
8. POST APPROVED NUMBERS OR ADDRESS ON THE DWELLING. ADDRESS SHALL BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET FRONTING THE DWELLING.

WALL FLASHING NOTES:

APPROVED CORROSION RESISTIVE FLASHING SHALL BE PROVIDED IN THE EXTERIOR WALL ENVELOPE IN SUCH A MANNER AS TO PREVENT ENTRY OF WATER INTO THE WALL CAVITY OR PENETRATION OF WATER TO THE BUILDING STRUCTURAL FRAMING COMPONENTS. THE FLASHING SHALL EXTEND TO THE SURFACE OF THE EXTERIOR WALL FINISH AND SHALL BE INSTALLED TO PREVENT WATER FROM REENTERING THE EXTERIOR WALL ENVELOPE. APPROVED CORROSION-RESISTANT FLASHINGS SHALL BE INSTALLED AT ALL OF THE FOLLOWING LOCATIONS AS APPLICABLE.

AT THE TOP OF ALL EXTERIOR WINDOW AND DOOR OPENINGS IN SUCH A MANNER AS TO BE LEAK PROOF EXCEPT THAT SELF FLASHING WINDOWS HAVING A CONTINUOUS LAP OF NOT LESS THAN 1 1/2" OVER THE SHEATHING MATERIAL AROUND THE PERIMETER OF THE OPENING INCLUDING CORNERS, DO NOT REQUIRE ADDITIONAL FLASHING. JAMB FLASHING MAY ALSO BE OMITTED WHEN SPECIFICALLY APPROVED BY THE BUILDING OFFICIAL.

AT THE INTERSECTION OF CHIMNEYS OR OTHER MASONRY CONSTRUCTION WITH FRAME OR STUCCO WALLS, WITH PROJECTING LIPS ON BOTH SIDES UNDER STUCCO COPINGS.

UNDER AND AT THE ENDS OF MASONRY, METAL OR WOOD COPINGS AND SILLS

CONTINUOUSLY ABOVE ALL PROJECTING WOOD TRIM

WHERE EXTERIOR PORCHES, DECKS OR STAIRS ATTACH TO A WALL OR FLOOR ASSEMBLY OF WOOD FRAME CONSTRUCTION

AT WALL AND ROOF INTERSECTIONS

AT BUILT-IN GUTTERS

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FRONT & REAR ELEVATIONS

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

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Date FEBRUARY 2,2021

Sheet A3.1

Scale 1/4"=1'-0" | Job 15008

RIGHT ELEVATION

SCALE: 1/4" = 1'-0"

ELEVATION NOTES

1. PROVIDE CONTINUOUS METAL GUTTERS TYPICAL.
2. PROVIDE ROOF VENTS PER IRC SECTION R806.1 TYPICAL.
3. PROVIDE GALVANIZED SHEET METAL FLASHING AND COUNTER FLASHING AT ALL ROOF PENETRATIONS INCLUDING CHIMNEYS.
4. REFER TO SECTION R1001 IRC. FOR CHIMNEY CONSTRUCTION.
5. PROVIDE WEATHER-STRIPPING AT ALL DOORS AND WINDOWS. CAULK ALL JOINTS AND PENETRATIONS IN EXTERIOR WALL.
6. BRICK TO BE SUPPORTED BY STEEL LINTELS AND SHALL NOT BEAR ON WOOD FRAMING.
7. FINISHED EXTERIOR GRADE TO SLOPE AWAY FROM BUILDING AT A SLOPE OF AT LEAST 2% FOR A MINIMUM OF 5 FEET.
8. POST APPROVED NUMBERS OR ADDRESS ON THE DWELLING. ADDRESS SHALL BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET FRONTING THE DWELLING.

WALL FLASHING NOTES:

APPROVED CORROSION RESISTIVE FLASHING SHALL BE PROVIDED IN THE EXTERIOR WALL ENVELOPE IN SUCH A MANNER AS TO PREVENT ENTRY OF WATER INTO THE WALL CAVITY OR PENETRATION OF WATER TO THE BUILDING STRUCTURAL FRAMING COMPONENTS. THE FLASHING SHALL EXTEND TO THE SURFACE OF THE EXTERIOR WALL FINISH AND SHALL BE INSTALLED TO PREVENT WATER FROM REENTERING THE EXTERIOR WALL ENVELOPE. APPROVED CORROSION-RESISTANT FLASHINGS SHALL BE INSTALLED AT ALL OF THE FOLLOWING LOCATIONS AS APPLICABLE.

AT THE TOP OF ALL EXTERIOR WINDOW AND DOOR OPENINGS IN SUCH A MANNER AS TO BE LEAK PROOF EXCEPT THAT SELF FLASHING WINDOWS HAVING A CONTINUOUS LAP OF NOT LESS THAN 1 1/2" OVER THE SHEATHING MATERIAL AROUND THE PERIMETER OF THE OPENING INCLUDING CORNERS, DO NOT REQUIRE ADDITIONAL FLASHING. JAMB FLASHING MAY ALSO BE OMITTED WHEN SPECIFICALLY APPROVED BY THE BUILDING OFFICIAL.

AT THE INTERSECTION OF CHIMNEYS OR OTHER MASONRY CONSTRUCTION WITH FRAME OR STUCCO WALLS, WITH PROJECTING LIPS ON BOTH SIDES UNDER STUCCO COPINGS.

UNDER AND AT THE ENDS OF MASONRY, METAL OR WOOD COPINGS AND SILLS

CONTINUOUSLY ABOVE ALL PROJECTING WOOD TRIM

WHERE EXTERIOR PORCHES, DECKS OR STAIRS ATTACH TO A WALL OR FLOOR ASSEMBLY OF WOOD FRAME CONSTRUCTION

AT WALL AND ROOF INTERSECTIONS

AT BUILT-IN GUTTERS

SAZEI DESIGN GROUP, LLC
6608 110TH AVE. N.E.
KIRKLAND, WA. 98033
TEL. (425) 214-2280
FAX. (425) 889-6887

RIGHT ELEVATION

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

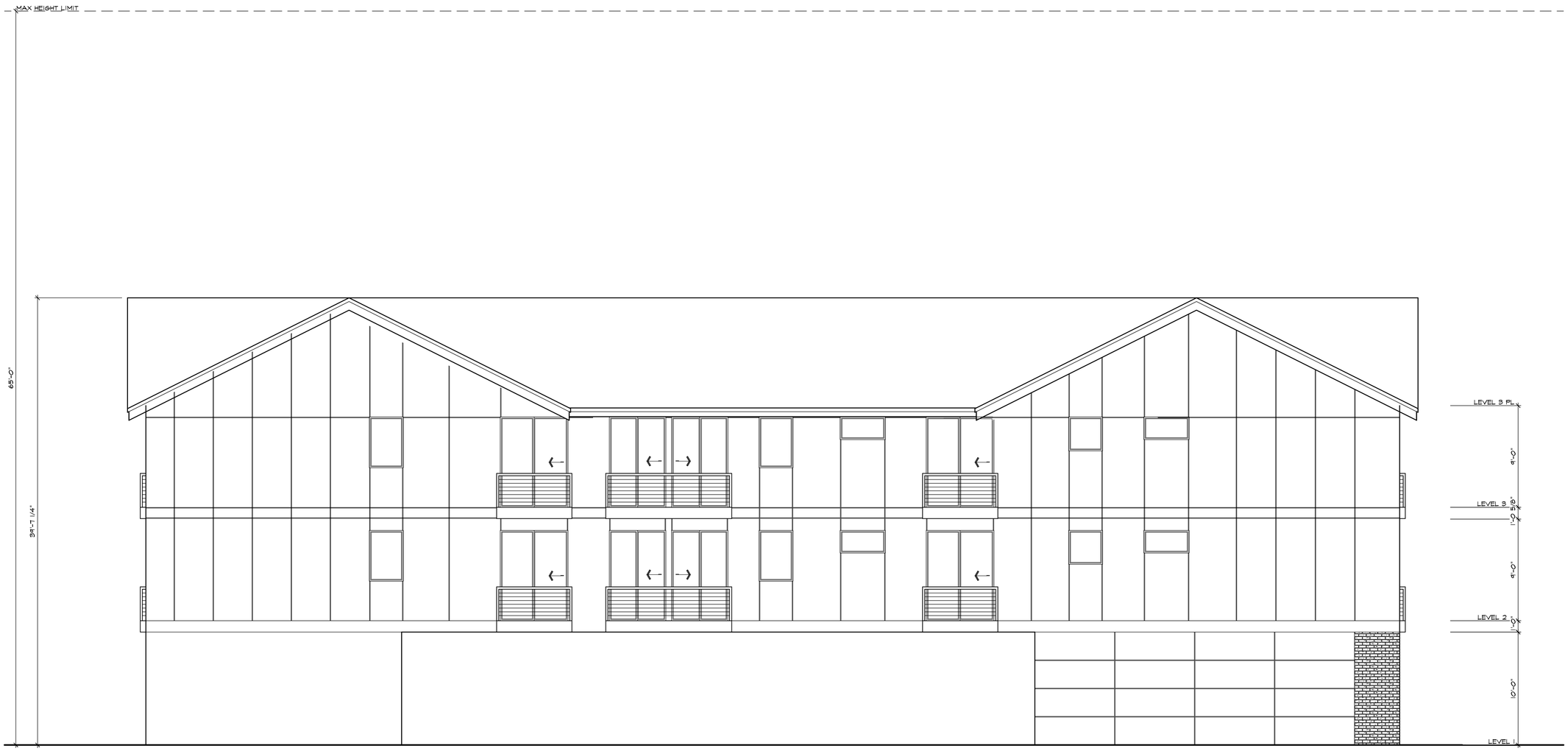
Revisions
1 –
2 –
3 –
4 –
5 –

Drawn | Checked

Date FEBRUARY 2,2021

Sheet A3.2

Scale 1/4"=1'-0" | Job 15008



LEFT ELEVATION

SCALE: 1/4" = 1'-0"

ELEVATION NOTES

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2. PROVIDE ROOF VENTS PER IRC SECTION R806.1 TYPICAL.
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LEFT ELEVATION

2ND AVENUE APARTMENTS

830 2ND AVE NW, ISSAQUAH, WA 98027

Revisions
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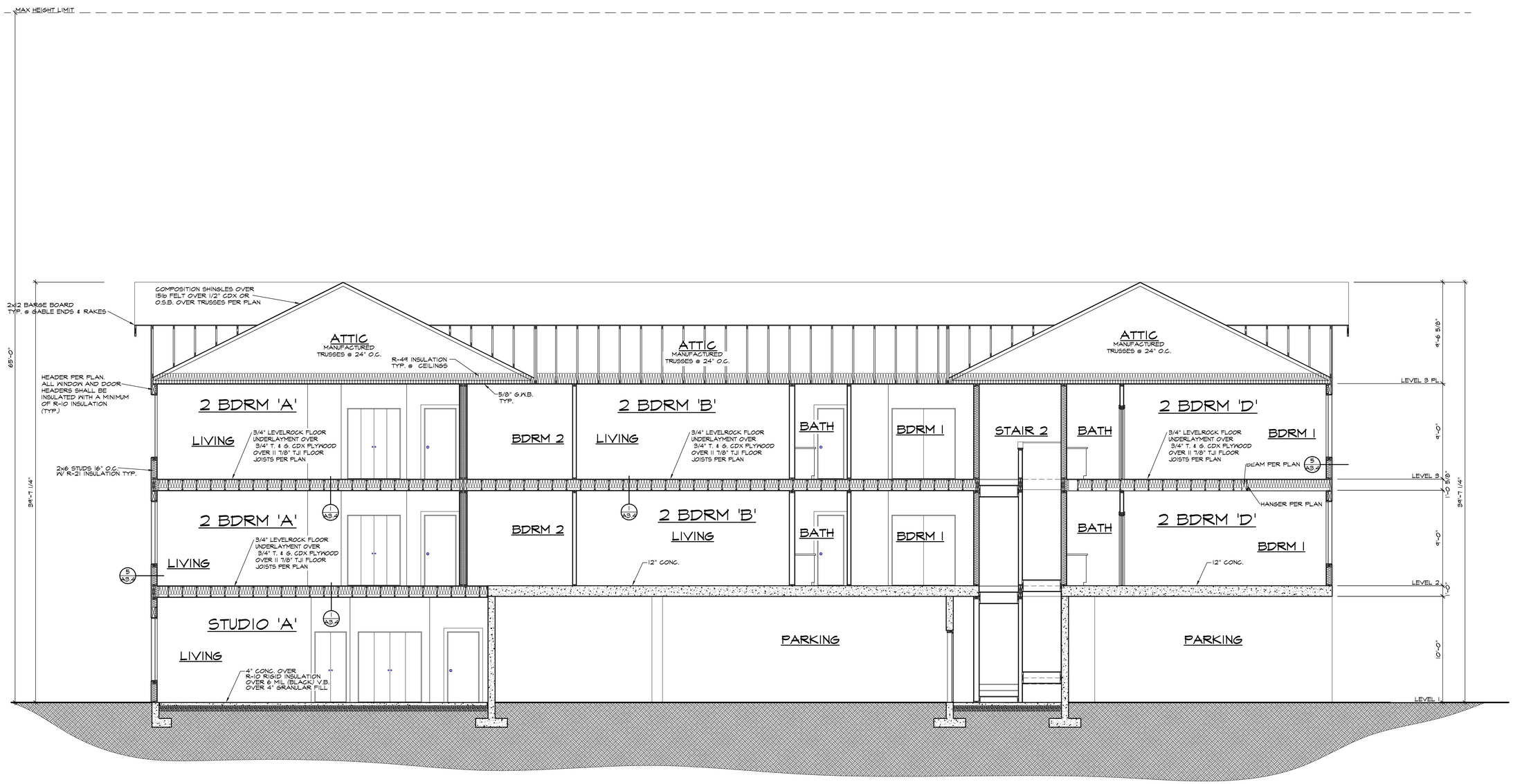
2 –
3 –
4 –
5 –

Drawn | Checked

Date: FEBRUARY 2,2021

Sheet: A3.3

Scale: 1/4"=1'-0" | Job: 15008



BUILDING SECTION 'A'

SCALE: 1/4" = 1'-0"

UL DES L5670

FLOOR COVERING - ENGINEERED HARDWOOD SHEET VINYL OR CARPET & PAD

SOUND MAT - SRM-25 OR SRB

FLOOR UNDERLAYMENT - 3/4 IN. OR 1 IN. THICK, LEVELROCK FLOOR UNDERLAYMENT

SUBFLOORING - NOM 19/32 IN. THICK WOOD STRUCTURAL PANELS INSTALLED PERPENDICULAR TO THE JOISTS WITH END JOINTS STAGGERED. PLYWOOD OR PANELS SECURED TO JOISTS WITH CONSTRUCTION ADHESIVE AND NO. 6D RINGED SHANK NAILS, SPACED 12 IN. OC ALONG EACH JOIST.

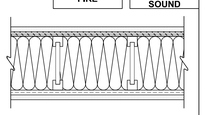
STRUCTURAL MEMBERS - 9 1/2" DEEP "I" SHAPED WOOD JOIST 24" O.C 16 IN. OC

BATTS AND BLANKETS - GLASS FIBER INSULATION, SECURED TO THE SUBFLOORING WITH STAPLES, OR TO THE WOOD JOISTS WITH 0.090 IN. DIAM GALV STEEL WIRES, OR DRAPED OVER THE RESILIENT CHANNEL/GYPSUM PANEL (OR STEEL FRAMING MEMBERS/GYPSUM PANEL) CEILING MEMBRANE. ANY THICKNESS OF GLASS FIBER INSULATION BEARING THE UL CLASSIFICATION MARKING AS TO SURFACE BURNING CHARACTERISTICS AND/OR FIRE RESISTANCE.

FURRING CHANNELS - FORMED FROM 25 MSG GALV STEEL INSTALLED PERPENDICULAR TO THE JOISTS. WHEN NO INSULATION IS INSTALLED IN THE CONCEALED SPACE THE RESILIENT CHANNELS ARE SPACED 24 IN. OC. WHEN INSULATION IS INSTALLED TO THE UNDERSIDE OF THE SUBFLOOR THE RESILIENT CHANNELS ARE SPACED , 16 IN. TWO COURSES OF RESILIENT CHANNEL POSITIONED 6 IN. OC AT GYPSUM PANEL BUTT-JOINTS (3 IN. FROM EACH END OF WALLBOARD). CHANNELS ORIENTED OPPOSITE AT GYPSUM PANEL BUTT-JOINTS. CHANNEL SPLICES OVERLAPPED 4 IN. BENEATH WOOD TRUSSES. CHANNELS SECURED TO EACH TRUSS WITH 1-1/4 IN. LONG TYPE S SCREWS.

GYPSUM BOARD -TWO LAYERS 1/2" SHEETROCK FIRECODE C CORE GYPSUM PANELS. INSTALLED PERPENDICULAR TO RESILIENT CHANNELS. THE BASE LAYER OF PANELS SCREW-ATTACHED TO THE RESILIENT CHANNELS WITH 1 IN. LONG TYPE S SCREWS SPACED 8 IN. OC AT THE BUTT JOINTS AND 16 IN. OC IN THE FIELD OF THE PANEL. THE FACE LAYER SCREW-ATTACHED TO THE RESILIENT CHANNELS WITH 1-5/8 IN. TYPE S SCREWS SPACED 8 IN. OC AND 1-1/2 IN. TYPE G SCREWS SPACED 8 IN. OC AT THE BUTT JOINTS LOCATED MID-SPAN BETWEEN RESILIENT CHANNELS.

1 HOUR FIRE | **64 - 66 STC / 51-62 IIC SOUND**



FIRE TEST: UL L570

FIELD SOUND TEST:

64 STC/ 58 IIC	RAL-OTO3-05/06 1" LEVELROCK, VINYL, SRM-25, 3-1/2" INSULATION
64 STC/ 62IIC	RAL-OTO3-07/08 1" LEVELROCK, ENGINEERED WOOD LAMINATE, SRM-25, 3-1/2" INSULATION
66 STC/ 54 IIC	RAL-OTO3-09/10 1" LEVELROCK, CERAMIC TILE, SRM-25 3-1/2" INSULATION
65 STC/ 54IIC	RAL-OTO3-01/02 3/4" LEVELROCK, VINYL, SRB, 3-1/2" INSULATION
66 STC/ 51 IIC	RAL-OTO3-03/04 3/4" LEVELROCK, CERAMIC TILE, SRB, 3-1/2" INSULATION

1 FLOOR/CEILING ASSEMBLY

UL U340

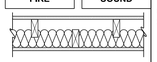
GYPSUM WALLBOARD, WOOD STUDS

One layer 5/8" type X plain or predecorated gypsum wallboard,water resistant gypsum backing board, or gypsum veneer base applied at right angles to each side of 2x4 wood studs spaced 16" o.c. staggered 8" o.c. on 2x6 plate with 6d coated nails 1-7/8" long, 0.0915" shank, 1/4" heads, 7" o.c. Wallboard nailed to top and bottom plates at 7" o.c. Joints of square edge, bevel edge or predecorated wall board may be left exposed.

Joints staggered 16" on opposite sides. (LOAD BEARING)
Sound rating with 3 1/2" glass fiber insulation in cavity

Where the 1hr wall intersects exterior walls, extend wall tight to the exterior walls.

1 HOUR FIRE | **45 STC SOUND**



Thickness: 6 3/4"
Fire Test: UL U340
Sound Test: NGC 2375

2 INTERIOR WALL DETAIL

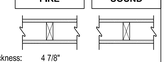
GA FILE NO. WP 3605

GYPSUM WALLBOARD, WOOD STUDS

One layer 5/8" type X plain or predecorated gypsum wallboard,water resistant gypsum backing board, or gypsum veneer base applied parallel with or at right angles to each side of 2x4 wood studs spaced 16" o.c. with 6d coated nails 1-7/8" long, 0.0915" shank, 1/4" heads, 7" o.c. Wallboard nailed to top and bottom plates at 7" o.c. Joints of square edge, bevel edge or predecorated wall board may be left exposed.

Joints staggered 16" on opposite sides. (LOAD BEARING)

1 HOUR FIRE | **30 to 34 STC SOUND**



Thickness: 4 7/8"
Aprox. Weight: 7 psf
Fire Test: ULR1319-4,-6, 6-17-52
ULR2717-39, 1-20-66
UL R3501-52, 3-15-66
DESIGN U305; ULC DESIGN W301
Sound Test: OR64-8, 2-4-64

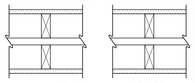
4 INTERIOR WALL DETAIL

GA FILE NO. WP 5512

GYPSUM WALLBOARD, WOOD STUDS

One layer 5/8" type X gypsum wallboard or veneer base applied parallel with or at right angles to each side of double row of 2x4 wood studs spaced 16" o.c. on separate plates 1" apart with 6d coated nails 1-7/8" long, o.0915" shank, 1/4" heads, 7" o.c. Wallboard nailed to top and bottom plates at 7" o.c. Stagger joints each side. Horizontal bracing required at mid height. (LOAD-BEARING)

1 HOUR FIRE | **45 to 49 STC SOUND**



Thickness: 10-1/2"
Aprox. Weight: 8 psf
Fire Test: See WP3605
Sound Test: Estimated

3 PARTY WALL DETAIL

GA FILE NO. WP 8105

GYPSUM WALLBOARD, GYPSUM SHEATHING, WOOD STUDS

Exterior Side: One layer 5/8" type X gypsum sheathing, 48" wide, applied parrallel to studs with galvanized roofing nails, 1-3/4" long, 0.0120" shank, 7/16" or 1/2" heads, 7" o.c. in field, 4" o.c. perimeter. Joints of gypsum sheathing may be left untreated. Exterior cladding to be attached through sheathing to studs. Wallboard and sheathing nailed to top and bottom plates at 7" o.c. Interior Side: One layer 5/8" type X gypsum wallboard or water resistant backer board or veneer base applied parrellel with or at right angles to 2x4 wood studs, 24" o.c. with 6d coated nails 1-7/8" long, 0.0915" shank, 1/4" heads, 7" o.c. (LOAD-BEARING)

- OPTIONAL INSULATION
- OPTIONAL PLYWOOD OR OSB FOR SHEAR PURPOSES

1 HOUR FIRE

Thickness: Varies
Aprox. Weight: 7 psf
Fire Test: See WP3610

5 EXTERIOR WALL DETAIL

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