Development Services

From Concept to Construction

Phone: 503-823-7300 Email: bds@portlandoregon.gov 1900 SW 4th Ave, Portland, OR 97201
More Contact Info (http://www.portlandoregon.gov//bds/article/519984)

APPEAL SUMMARY

Status: Decision Rendered

Appeal ID: 22233	**Project Address:** 729 SW 15th Ave
Hearing Date: 12/18/19	**Appellant Name:** Bashar Wali
Case No.: B-004	**Appellant Phone:** 503-295-2122
Appeal Type: Building	**Plans Examiner/Inspector:** Brian McCall
Project Type: commercial	**Stories:** 8 **Occupancy:** R-1 **Construction Type:** unknown
Building/Business Name: Hotel Deluxe	**Fire Sprinklers:** Yes - NFPA13 throughout
Appeal Involves: other: Occupant Safety Plan appeal	**LUR or Permit Application No.:** 19-126931-REV-01-CO
Plan Submitted Option: mail [File 1]	**Proposed use:** Hotel

APPEAL INFORMATION SHEET

Appeal item 1

Code Section	OSSC 107.2.1. & Existing FM 41 agreement.
Requires	OSSC 107.2.1. & Existing FM 41 agreement. FM 41 agreement states that the Owner agrees that : "1 access to the fire escapes will be maintained and the means of access identified on each floor." and "4. The exterior metal fire escape will be inspected and maintained as necessary to ensure its potential use for emergency exiting." Code Modification or Alternate Requested: Summarize the intent of the appeal, preferably in one sentence. Proposed Occupant Safety Plan will take the occupied building out of compliance with the FM 41 agreement during the proposed work. Plancheck is requiring approval via BDS code Appeals process.
Code Modification or Alternate Requested	
Proposed Design	Code Modification or Alternate Requested: Proposed Occupant Safety Plan will take the occupied building out of compliance with the FM 41 agreement during the proposed work. Plancheck is requiring approval via BDS code Appeals process. Proposed alternate methods to temporarily closed east fire escape. 24/7 staffing of main exit door during all times the fire escape is out of service.

	24/7 staffing of reception desk during all limes the fire escape is out of service. Staff trained to understand the temporary exiting path & provide assistance exiting the hotel in the event of an emergency. Standpipes & fire department access to standpipes to be maintained at all limes. Roof ladder to be usable at all times. Temporary use of service stairs for exiting. Temporary emergency exit through window at second floor guestroom.
Reason for alternative	In order to comply with the requirement for maintenance of the fire escape under the FM 41 agreement [item #4 from agreement above], it will be necessary to temporarily take one of the existing fire escapes out of service for the duration of the work.

APPEAL DECISION

Occupancy safety plan for temporary closure of emergency exit fire escape in FM 41 building: Granted as proposed.

LIFE SAFETY CHECKSHEET

Review Date: November 4, 2019

Application #: **19-126931-REV-01-CO**
IVR #: **4474159**

To:	APPLICANT	**ROBIN CHARD** **HILL ARCHITECTS** **1750 BLANKENSHIP RD SUITE 400** **WEST LINN OR 97068**	Work: Home: Email:	(503) 305-8033 (503) - robin.chard@hillarchitects.com
From:	COMMERCIAL PLANS EXAMINER	**BRIAN MCCALL**	Phone: Email:	(503) 823-7063 Brian.McCall@portlandoregon.gov
cc:	OWNER	**ASPEN MALLORY HOLDINGS LLC** **729 SW 15TH AVE** **PORTLAND, OR 97205-1906**		

PROJECT INFORMATION

Street Address:	**729 SW 15TH AVE**
Description of Work:	**REVISION TO PROVIDE OCCUPANCY SAFETY PLAN DURING REPAIR TO EXISTING FIRE ESCAPE, PROVIDE ADDITIONAL REPAIR DETAILS**

The following assumptions were made when reviewing your project:

Code Edition	Occupancy group	Construction Type	Building Area	Stories	Sprinklers	Alarms
2014 OSSC	**R-1**	**?**	**NA**	**8**	**?**	**?**

PLAN REVIEW

Based on the plans submitted, the items listed below appear to be missing or not in conformance with the Oregon Structural Specialty Code (OSSC), ICC/ANSI A117.1 (ANSI), the Oregon Energy Efficiency Specialty Code (OEESC), and/or other City requirements.

Item #	Location on plans	Code Section	Clarification / Correction Required
1.0	OSP Narrative & Plans	107.2.1	Due to the existing FM 41 agreement and the fact that the proposed Occupant Safety Program for the building will take the occupied building out of compliance with the FM 41 agreement the OSP is required to have approval via the BDS Building Code Appeals process: https://www.portlandoregon.gov/bds/34196 Additional information may be required during the building code appeals process. The following are some suggested items that should be addressed in the OSP.
1.1			• Due to work on the concrete floor of the East Fire Escape, how is exiting and entry through the lobby entrance protected from falling construction debris etc. above? Typically engineered scaffolding is provided to protect occupants.
1.2			• Service stair that is proposed to serve as an Exit from floors 8-3. Does it comply as an exit stair per 1022? Clarify compliance and deficiencies. Is it smoke proof?
1.3			• On the east wing of level 2 notate travel distances, and address dead

1.4			end condition created by work on East Fire Escape and the fact that service/exit stair does not connect directly to the first floor. • Add code summary info to plans, Occupancy Type, Construction Type, Number of stories, Sprinkler Type, Alarm Type, Occupant Loads, Stair Widths.

End of Checksheet

To respond to this checksheet, come to the Bureau of Development Services located at 1900 SW Fourth Ave. The Development Service Center (1st floor) and Permitting Services (2nd floor) are open Monday through Friday from 8:00 a.m. to 3:00 p.m. (close at noon on Thursday). Please update all sets of submitted drawings by either replacing the original sheets with new sheets, or editing the originally submitted sheets. You can review "How to Update Your Plans in Response to a Checksheet" at http://www.portlandoregon.gov/bds/article/93028 Visit the BDS website for more helpful information and a current listing of services available in the Development Services Center.

Please complete the attached Checksheet Response Form and include it with your re-submittal.

If you have specific questions concerning this Checksheet, please call me at the phone number listed above. To check the status of your project, go to https://www.portlandmaps.com/advanced/?action=permits#basic. Or, you may request the status to be faxed to you by calling 503-823-7000 and selecting option 4.

You may receive separate Checksheets from other City agencies that will require separate responses.

RECHECK FEE: Please note that plan review fees for Life Safety, Structural, Site Development and Planning and Zoning will cover the initial review and up to two checksheets and the reviews of the applicant's responses to those checksheets. All additional checksheets and reviews of applicant responses will be charged an additional fee per checksheet.

Appeals: Pursuant to City Code Chapters 24.10, 25.07, 26.03, 27.02, and 28.03, you may appeal any code provision cited in this Checksheet to the BDS Administrative Board of Appeal within 180 calendar days of the review date. For information on the appeals process and costs, including forms, appeal fee, payment methods and fee waivers, go to www.portlandoregon.gov/bds/appeals, call (503) 823-7300 or come in to the Development Services Center. Permit application expiration will not be extended pending resolution of any administrative appeal.

Life Safety Checksheet Response

Permit #: 19-126931-REV-01-CO **Date:** 21-Nov-2019

Customer name and phone number: Robin Chard, Hill Architects 503-305-8033

Note: In the spaces below, please provide specific information concerning the changes that you have made in response to the checksheet. Note the checksheet item number, your response or a description of the revision, and the location of the change on the plans (i.e. page number and/or detail number). Use as many lines as needed. *If the item is not in response to a checksheet, write **"Applicant"** in the column labeled "Checksheet item number."*

Checksheet item number	Description of changes, corrections, additions, etc.	Location on plans
1.0	Building code appeal applied for.	
1.1	Protection from falling debris : The East fire escape terminates at the second floor. The second floor is concrete. In addition the lobby entrance has a steel canopy over the exterior walkway approximately 12 feet wide and projecting approximately 8 feet from the lobby door. These existing features provide protection for pedestrians at the street level. In addition, the contractor will provide a protection barrier at the exterior [open] side of the fire escape to prevent materials, debris, or dust from falling to levels below.	OSP item 6.2.3
1.2	East service stair : The existing service stair does not comply with OSSC 1022. The stair is not smoke proof. There is a door at every level at the bottom of the stair run going up to the next level. The stair run down does not have a door. Therefore each stair is open to the level immediately below it, but not to levels above. The door does not have smoke seals. The width of the stair is approximately 32". A handrail is provided on one side of the stair. Handrail extensions are not provided. Location of the door to the stair encroaches into required landing.	
1.3	Added travel distances and dead end corridor length. Revised proposed exiting to provide emergency exit on 2nd floor through window at guestroom [temporarily converting guestroom as noted on plan.	drawing page 2
1.4	Code summary added. Occupant loads & stair width shown on plans. R-1 occupancy, I-A construction, 8 stories, NFPA-13 sprinklers, alarms as required by FM 41 agreement.	Code summary – drawing page 1 Occupant load – below drawing title Stair width dimensions on plan

Plan Bin Location: Assign to Guy Altman and Joe T. also send over to ZP to verify no req

OCCUPANCY SAFETY PROGRAM

To:	Project Number	Date
City of Portland **Office of Planning and Development Review**	**19840**	**Rev 21-Nov-2019**
From:	Project Name	
Hill Architects	**Hotel Deluxe**	
	In Reference to	
	Occupancy Safety Program	

Hotel Deluxe Occupancy Safety Program for Fire Escape Maintenance & Repairs

1. Scope of Work

1.1. Summary :: Project scope includes maintenance & repair of existing exterior steel fire escapes and adjacent concrete structural floors. Hotel Deluxe is an 8 story hotel located at 729 SW 15th Ave., Portland, OR. The original hotel drawings are dated 1911, long before current codes and exiting requirements.

1.2. FM 41 Agreement :: Based on review of the attached [see Appendix A] FM 41 agreement dated 3 March 1993 the existing fire escapes are intended to be a part of the exiting system for the hotel and are required by the agreement to be maintained. There are two existing fire escapes. Work is to be performed sequentially beginning with west fire escape work. East fire escape work is to be performed following completion, testing, and approval of the west fire escape work.

1.3. Maintenance, Repair, & Testing :: Work to be as shown on plans for maintenance, repair, & testing of the fire escapes prepared by ABHT Structural Engineers dated 31 July 2019. See attached plans for reference.

2. Structural Safety

2.1. Work is limited to the steel fire escapes and the concrete floor at the fire escapes and will not affect the vertical or lateral load capacities of the existing structure.

2.2. ABHT Structural Engineers have provided stamped drawings describing the work. This work has been permitted by the City of Portland.

2.3. Work performed is required to meet current codes as indicated on the drawings.

3. Fire Safety

3.1. The hotel will be occupied during the work. Hotel reception & main entry door will be staffed 24/7. Reception provides monitoring of guestroom phones & alarm systems.

3.2. Fire alarms, fire sprinkler systems including monitoring & alarms, standpipes, exit lighting, fire pump, emergency power & lighting, and fire resistive assemblies to remain operational and unmodified during the work.

3.3. Exit signs to be temporarily modified as described in this plan under "East Fire Escape" and shown on the attached Occupancy Safety Plan in order to provide alternate readily identifiable and safe exit paths at all times.

4. West Fire Escape

4.1. Description :: The west fire escape is located on the southerly end of the west side of the hotel. It extends from the top (8th floor) to a concrete walkway at grade. The walkway provides at grade access to the public sidewalk on SW Yamhill.

4.2. Approximate duration of work :: 4 weeks (this work is completed)

4.3. Work is to be done during the day.

4.4. Fire escape will be intermittently out of service during a repair work day.

4.5. Fire escape to be fully functional at the end of every repair work day.

4.6. Fire escape to be continuously monitored when temporarily out of service.

4.7. Exit assistance to be provided in the event of emergency.

5. East Fire Escape

5.1. Description :: The east fire escape is located on the east side of the hotel above the main entrance on SW 15th Avenue. It extends from the top (8th floor) to top of the entry canopy at the second floor. Access to grade is not provided.

5.2. Approximate duration of work :: 8 weeks

5.3. Work is to be done during the day.

5.4. Fire escape will be out of service for duration of work.

5.5. Temporary Exiting Plan (see attached occupancy safety plans)

5.5.1. Floors 3 thru 8 :: Three exits to be provided – West fire escape [exit at grade to SW Yamhill]; main stair adjacent to elevator [exit thru lobby to SW Yamhill or SW 15th Ave]; service stair to 2nd floor corridor.

5.5.2. 2nd Floor :: Three exits to be provided - West fire escape [exit at grade to SW Yamhill]; main stair adjacent to elevator [exit thru lobby to SW Yamhill or SW 15th Ave]; and temporary exit through window at guestroom.

5.5.3. Ground Floor :: Two exits to be provided – Main exit to SW 15th Ave; Secondary exit to SW Yamhill.

5.6. Exit assistance to be provided in the event of emergency.

5.6.1. Lobby reception and main entrance door to be staffed 24/7 during the time the east fire escape is out of service.

5.6.2. Staff to be trained to understand the temporary exiting path and provide assistance exiting the hotel in the event of emergency.

5.7. Standpipes :: Standpipes are located at the east and west fire escapes. All standpipes to be fully functional at all times. West standpipe to be fully accessible at all times. East standpipe will be inaccessible to public during repair work. Fire department access to east standpipe to be maintained at all times.

5.8. Roof Access :: A ladder to the roof is provided at the east fire escape. The roof access ladder will be usable at all times during repairs. Repair work includes repair of concrete at floor openings where ladder passes thru. At the end of each work day the floor openings at the roof access ladder to be left clear for emergency use.

6. Construction Safety

6.1. Construction access to the areas of work to be through the interior of the hotel. No lifts, booms, or cranes are to be used.

6.2. Work is anticipated to generate dust and debris [outside the building], especially during chipping & cutting. Contractor to ::

6.2.1. Utilize dust collection systems to minimize airborne dust.

6.2.2. Close fire escape landings below work.

6.2.3. Provide protection barrier at exterior side of fire escape to prevent construction materials, debris, or dust from falling to levels below. The East fire escape terminates at the second floor. The second floor is concrete. In addition the lobby entrance has a steel canopy over the exterior walkway approximately 12 feet wide and projecting approximately 8 feet from the lobby door. These existing features provide protection for pedestrians at the street level.

6.3. Debris removal ::

6.3.1. Hand carry through hotel.

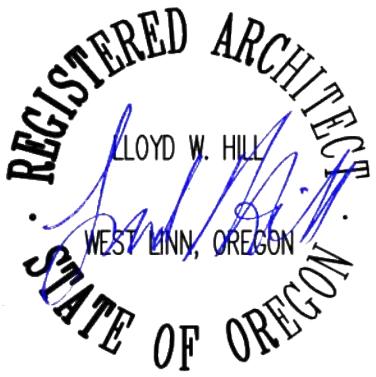
6.3.2. Haul offsite for recycling or approved disposal.

6.4. Concrete work :: Concrete to be mixed in buckets adjacent to area of work.

7. Requirements

7.1. Owner, hotel staff, contractor, sub-contractors shall follow this occupancy safety plan throughout the duration of the work in order to provide the minimal level of life safety as required by the State Building Code.

7.2. This plan has been prepared by Lloyd W. Hill AIA.



End of File

Attachments ::

Appendix A : FM 41 Agreement, dated 3 March 1993

Appendix B : Maintenance, Repair & Testing Plans, ABHT Structural Engineers, dated 31-Jul-2019

Appendix C : Occupancy Safety Plans, Hill Architects, dated 11-Oct-2019

19840/CF

Distribution

City of Portland
Hotel Deluxe
NJP Restoration
Contech Services
ABHT Structural Engineers

CITY OF
PORTLAND, OREGON
FIRE PREVENTION DIVISION

Charlie Hales
Commissioner of Public Safety
Lynn C. Davis, Fire Marshal
55 S.W. Ash Street
Portland, Oregon 97204-3590
(503) 823-3700

FM 41 Agreement
Mallory Hotel
729 S.W. 15th Avenue
Portland, Oregon 97205-1994

This agreement is entered into this 3rd day of March, 1993 by Albert Gentner, representing the building owners hereinafter referred to as Owner and the City of Portland, represented through the Bureau of Buildings and Bureau of Fire, hereinafter referred to as City. The purpose of this agreement is to establish an acceptable plan of improvements for the Mallory Hotel located at 729 S.W. 15th Avenue, Portland, Oregon, pursuant to Oregon Administrative Rule (OAR) Chapter 837, Division 41 (known as FM 41) which is being enforced by the City of Portland.

The owner hereby agrees to:

1. Install a fire sprinkler system throughout the building by January 1998. Design and installation to be in accordance with the National Fire Protection Association Standard 13, "Standard for the Installation of Sprinkler Systems" and in agreement with the Fire Marshal. The installation schedule will be as follows:

   First Phase- Install fire pump and sprinkler riser to all floors by 12-31-93.

   Second Phase- Install full-floor sprinkler coverage on a schedule to be determined by the owner. The fire sprinkler system is to be completed by 12-31-98.

2. Provide a fire alarm system meeting the specification of the National Fire Protection Association and capable of monitoring the detectors in the common areas and water flow and valve supervision of the automatic sprinkler system. The fire alarm control panel shall have sufficient capacity to allow each floor to be individually identified.

System smoke detectors are required in the elevator lobby only. Smoke detectors in other locations or pull stations may be installed but are not required. All fire alarm signals, except those for the sleeping rooms, shall be automatically reported to the fire alarm panel and a central station approved by the Fire Marshal.

3. Install visual alarm signaling devices throughout the building in accordance with the Fire Marshal's Visual Alarm Policy F-6. Installation to be complete by 1998.

4. Provide for self-closing hardware and smoke gasketing on the laundry room in the basement where the laundry shoot terminates.

5. Provide positive latching on all servant stair doors.

6. Emergency power systems and emergency lights other than what currently exists will be installed by 1994.

The Owner also agrees to the following general conditions:

1. Access to the fire escapes will be maintained and the means of access identified on each floor.

   except: The owner does not relinquish the right to request and negotiate future modifications to, or removal of, the fire escape(s).

2. Exit lights will be maintained.

3. Any remodeling activity will meet the intent of the above and all code requirements not in conflict with this agreement. In no case will the remodeling activity create a more hazardous situation than what exists. Two sleeping units may be combined into one large unit on each floor with appropriate building permits and still meet the intent of this agreement.

4. The exterior metal fire escape will be inspected and maintained as necessary to ensure its potential use for emergency exiting.

[redacted] All rooms located off of the lobby will not need to be separated until a room or the lobby is altered or expanded. Redecorating or restroom improvements shall not be considered an alteration under this section. When separation is provided it shall be a minimum of non-rated, self or automatic closing doors with smoke gasketing.

→ mtg. rm 115?

In exchange for accomplishing the above, the City agrees to the following:

1. The elevator lobbies will not be required to be enclosed or otherwise separated from the exit corridor.

2. All doors opening into stairs or rooms containing fire escape access shall be gasketed within the first year of this agreement. All other doors opening onto non-rated corridors need only be gasketed when the door is replaced.

3. Automatic elevator return is existing in the building and no further elevator improvements will be required.

4. Additional fire alarm system features, other than the system described above will not be required.

5. A public address and firemen's communication system will not be required.

6. A mechanical smoke evacuation system will not be required.

7. The Certificate of Occupancy, Building Permits and prior Appeals of the Record for the existing conditions are continued, unless specifically modified by this Agreement.

The Owner and City jointly agree to the following:

1. Any alteration which lessens the structural fire resistance unless specified in the Agreement, or any change in the character of use, would be a violation of this Agreement.

2. This Agreement is intended to be mutually binding and legally enforceable agreement between the parties. So long as the Owner complies with this Agreement, the Building shall be considered in full compliance with the requirements of FM41 regulations.

3. This Agreement is intended to address only issues related to fire safety. Nothing in this Agreement shall limit the City's ability to require improvements unrelated to fire safety (e.g. accessibility, seismic restraint, etc.) when required by the City in its normal course of code enforcement and regulatory authority.

So long as the Owner is in compliance with this agreement, the agreement shall remain in full force and effect until: (1) the City shall have given the Owner written notice of default; (2) the City shall have given the Owner reasonable time to cure the default; and (3) the Owner shall have failed to perform according to the terms of this Agreement or other situations have occurred which cause the building, or its use, to become a high life hazard. This Agreement shall be binding upon the City and the Owner and all successors. The Owner agrees to ensure that this Agreement is made a part of any sales agreement for the building. Any notices shall be mailed by first class certified mail, postage prepaid, to the last known address of the building owner and building agent.

Agreed to and accepted by:

3/3/93 — date — Building Owner

FEB 22, 1993 — date — Fire Marshal

2/24/93 — date — Director, Bureau of Buildings

PROJECT SCOPE

THESE STRUCTURAL DRAWINGS ARE FOR THE REPAIR OF ELEMENTS OF THE EXTERIOR FIRE ESCAPE ON THE EAST AND WEST SIDE OF THE BUILDING THAT HAVE VISIBLE SIGNS OF CORROSION. THE EXTERIOR FIRE ESCAPE ON THE EAST SIDE OF THE BUILDING WAS LOAD TESTED AND REPAIRED IN 2008.

A LOAD TEST WILL BE REQUIRED ON CERTAIN ELEMENTS OF THE FIRE ESCAPES AFTER THE REPAIRS HAVE BEEN COMPLETED IN ORDER TO VERIFY THE LOAD CARRYING CAPACITY OF THE FIRE ESCAPES.

⚠1 FIRE ESCAPE ISSUES NOTICE

IN THE EVENT A FIRE ESCAPE COMPONENT FAILS AND PRESENTS AN UNSAFE/IMMINENT HAZARD, THE FIRE MARSHAL AND BUILDING CODE OFFICIAL SHALL BE NOTIFIED IMMEDIATELY.

CONTACTS:
THE FIRE MARSHAL'S OFFICE 503-823-3770
THE BUREAU OF DEVELOPMENT SERVICES 503-823-2633

GENERAL STRUCTURAL NOTES

GENERAL NOTES:

1. ALL CONSTRUCTION AND DESIGN SHALL CONFORM TO THE 2012 INTERNATIONAL BUILDING CODE AS AMENDED BY THE STATE OF OREGON (2014 OSSC)
2. THE GENERAL STRUCTURAL NOTES ARE INTENDED TO SERVE AS THE STRUCTURAL SPECIFICATIONS.
3. CONSTRUCTION SEQUENCE AND METHODS:
   A. THE STRUCTURAL DRAWINGS ARE INTENDED FOR THE STRUCTURE TO ACT AS A WHOLE ONCE CONSTRUCTION IS COMPLETE. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ENSURE SAFETY AND STABILITY (I.E. TEMPORARY BRACING IF REQUIRED) DURING CONSTRUCTION AS A RESULT OF CONSTRUCTION METHODS AND SEQUENCES.
   B. THE CONTRACTOR SHALL TAKE INTO ACCOUNT COLD WEATHER CONSTRUCTION AND THE EFFECTS OF THERMAL MOVEMENT DURING THE CONSTRUCTION SCHEDULE.
4. THE CONTRACTOR SHALL FIELD VERIFY ALL EXISTING CONDITIONS. THE ARCHITECT AND/OR ENGINEER SHALL BE NOTIFIED OF ANY DISCREPANCY BETWEEN THE EXISTING CONDITIONS AND CONSTRUCTION DOCUMENTS.
5. DESIGN CRITERIA:
   CODE: 2012 INTERNATIONAL BUILDING CODE AS AMENDED BY THE STATE OF OREGON (2014 OSSC). PORTLAND FIRE & RESCUE FMO POLICY CE B-8, MARCH 28, 2017
6. SUBMITTALS:
   A. THE FOLLOWING ITEMS SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW PRIOR TO FABRICATION & CONSTRUCTION:
      1. NON-SHRINK GROUT CONCRETE FOR SPALL REPAIR.
      2. RUST INHIBITING PRIMER FOR CONC. REINFORCING STEEL.

STRUCTURAL STEEL:

1. STEEL DESIGN, FABRICATION, AND ERECTION SHALL CONFORM WITH "AISC SPECIFICATION FOR THE DESIGN, FABRICATION, AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS" AND THE "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES".
2. THE GRADE AND SPECIFICATION OF THE STEEL MEMBERS SHALL BE AS FOLLOWS:

CHANNELS, PLATES AND ANGLES (U.N.O.)	ASTM A36
PIPE	ASTM A53, GRADE B, TYPE E OR S, F_y=35 ksi
BOLTS	TYPE 316 STAINLESS STEEL

3. WELDING SHALL CONFORM TO THE AWS CODES FOR BUILDING CONSTRUCTION. WELDING SHALL BE PERFORMED IN ACCORDANCE WITH A WELDING PROCEDURE SPECIFICATION (WPS) AS REQUIRED IN AWS D1.1 AND APPROVED BY THE ENGINEER OF RECORD. THE WPS VARIABLES SHALL BE WITHIN THE PARAMETERS ESTABLISHED BY THE FILLER-METAL MANUFACTURER.
4. ⚠1 WELDS SHALL UTILIZE E70XX ELECTRODES AND SHALL BE A MINIMUM OF 3/16" IN SIZE UNLESS NOTED OTHERWISE. INNERSHIELD NR-211-MP BY LINCOLN ELECTRIC MAY BE USED AT CONTRACTORS OPTION.
5. ALL CONNECTIONS WITH VISIBLE CORROSION PRESENT SHALL BE TAKEN APART, CLEANED OF RUST, AND PRIMED AND PAINTED. THE CONNECTION SHALL BE REASSEMBLED USING NEW STAINLESS STEEL BOLTS. ALL NEW BOLTS SHALL BE 3/8"Ø MIN. OR MATCH THE DIAMETER OF THE EXISTING BOLTS OR RIVETS THAT ARE BEING REPLACED WHERE THE EXISTING BOLTS ARE LARGER THAN 3/8"Ø. ANY CORROSION PRESENT ON EXISTING STEEL MEMBERS SHALL BE REMOVED TO BARE METAL. THE STEEL SHALL BE PRIMED AND PAINTED WITH ONE FINISH COAT OF RUST INHIBITING PAINT (COLOR BY OWNER).
6. ANY STEEL ELEMENTS THAT HAS LOST MORE THAN 5% OF ITS ORIGINAL THICKNESS DUE TO CORROSION SHALL BE STRENGTHENED. CONTACT ENGINEER OF RECORD FOR REPAIR DETAILS IF THIS CONDITION IS ENCOUNTERED.
7. ALL STRUCTURAL STEEL SHALL HAVE ONE SHOP COAT OF PRIMER. ALL EXPOSED STRUCTURAL STEEL TO HAVE ONE FINISH COAT OF RUST INHIBITING PAINT, COLOR BY OWNER.

LOAD TEST ACCEPTANCE CRITERIA:

THE APPLIED LANDING AND STAIR TEST LOADS SHALL BE LEFT IN PLACE FOR 1 HOUR. INDIVIDUAL FIREMAN'S LADDER AND GUARDRAIL TEST LOADS SHALL BE HELD FOR 10 MINUTES. THE LANDING, STAIR, AND GUARDRAIL STRUCTURAL SYSTEM, INCLUDING CONNECTIONS, SHALL BE VISUALLY INSPECTED BEFORE AND AFTER APPLICATION OF THE TEST LOADS. THE STRUCTURE SHALL BE CONSIDERED TO HAVE SUCCESSFULLY MET THE TEST REQUIREMENTS WHERE THE FOLLOWING CRITERIA ARE SATISFIED:

A. WITHIN 1 HOUR AFTER REMOVAL OF THE TEST LOAD (10 MINUTES FOR STAIR, TREAD AND GUARDRAIL), THE STRUCTURE SHALL HAVE RECOVERED NOT LESS THAN 75% OF THE MAXIMUM DEFLECTION.

B. DURING AND IMMEDIATELY AFTER THE TEST, THE STRUCTURE SHALL NOT SHOW EVIDENCE OF FAILURE.

SEE NOTE 1 BELOW FOR DEFINITION OF STRUCTURAL FAILURE.

NOTES:

1. FOR THE PURPOSES OF THE LOAD TESTING PROCEDURES ABOVE, STRUCTURAL FAILURE IS DEFINED AS THE POINT WHERE PERMANENT DEFORMATION IN ANY OF THE STRUCTURAL ELEMENTS OCCURS, THE EXISTING WELDED OR BOLTED CONNECTIONS BREAK, OR WHERE THE SUPPORTING BUILDING STRUCTURE SHOWS SIGNS OF EXCESSIVE CRACKING OR DISPLACEMENT.
2. THE TEST LOADS SHALL BE APPLIED INCREMENTALLY UP TO THE MAXIMUM STATED TEST LOAD. SHOULD FAILURE OCCUR PRIOR TO APPLICATION OF THE MAXIMUM STATED TEST LOAD, STOP THE TEST IMMEDIATELY AND CONTACT THE STRUCTURAL ENGINEER.
3. STRUCTURAL ELEMENTS WHICH FAIL WILL NEED TO BE RE-ENGINEERED AND REPAIRED TO MEET CURRENT BUILDING CODE (2014 OSSC) REQUIREMENTS.
4. THE TESTING AGENCY SHALL CONTACT THE ENGINEER OF RECORD A MINIMUM OF 2 DAYS PRIOR TO LOAD TESTING. THE ENGINEER OF RECORD SHALL OBSERVE THE LOAD TESTS.

STATEMENT OF SPECIAL INSPECTION

TABLE 1 - REQUIRED STRUCTURAL SPECIAL INSPECTIONS - STEEL INPECTION

SYSTEM OR MATERIAL	IBC CODE REFERENCE	CODE OR STANDARD REFERENCE	FREQUENCY		REMARKS
			CONT.	PERIODIC	
FABRICATION OF STRUCTURAL ELEMENTS	1704.2			X	REFER TO INSPECTION OF FABRICATOR REQUIREMENTS
MATERIAL VERIFICATION OF STRUCTURAL STEEL	1705.2 2203.1	ASTM A6 ASTM STANDARDS SPECIFIED IN CONSTRUCTION DOCUMENTS AISC 360 A3.1 AISC 360 M5.5		X	CERTIFIED MILL TEST REPORTS
MATERIAL VERIFICATION OF WELD FILLER METALS	1705.2	AISC 360 A3.5 APPLICABLE AWS A5 DOCUMENTS		X	MANUFACTURERS CERTIFIED TEST REPORTS
VERIFYING USE OF PROPER WPS'S				X	COPY OF WELDING PROCEDURE SPECIFICATIONS
VERIFYING WELDER QUALIFICATIONS				X	COPY OF QUALIFICATION CARDS
COMPLETE AND PARTIAL PENETRATION GROOVE WELDS	1705.2	AWS D1.1 SECTION 6	X		ALL WELDS VISUALLY INSPECTED PER AWS D1.1 6.9
SINGLE PASS FILLET WELDS LESS THAN OR EQUAL TO 5/16"				X	

SPECIAL INSPECTION FOOTNOTES

SPECIAL INSPECTIONS SHALL CONFORM TO CHAPTER 17 OF THE 2012 "INTERNATIONAL BUILDING CODE" AND OREGON AMENDMENTS. REFER TO THE TABLE FOR SPECIAL INSPECTION AND TESTING REQUIREMENTS.

SPECIAL INSPECTIONS AND ASSOCIATED TESTING SHALL BE PERFORMED BY AN APPROVED ACCREDITED INDEPENDENT AGENCY MEETING THE REQUIREMENTS OF ASTM E329 (MATERIALS), ASTM D3740 (SOILS), ASTM C1077 (CONCRETE), ASTM A880 (STEEL), AND ASTM E543 (NON-DESTRUCTIVE). THE INSPECTION AND TESTING AGENCY SHALL FURNISH TO THE STRUCTURAL ENGINEER A COPY OF THEIR SCOPE OF ACCREDITATION. SPECIAL INSPECTORS SHALL BE CERTIFIED BY THE BUILDING OFFICIAL. WELDING INSPECTORS SHALL BE QUALIFIED PER SECTION 6.1.4.1.1 OF AWS D1.1. THE OWNER SHALL SECURE AND PAY FOR SERVICES OF THE INSPECTION AND TESTING AGENCY TO PERFORM ALL SPECIAL INSPECTIONS AND TESTS.

THE SPECIAL INSPECTOR SHALL OBSERVE THE INDICATED WORK FOR COMPLIANCE WITH THE APPROVED CONSTRUCTION DOCUMENTS. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION, NOTED IN THE INSPECTION REPORTS, AND IF NOT CORRECTED, THEY SHALL BE BROUGHT TO THE ATTENTION OF THE STRUCTURAL ENGINEER AND THE BUILDING OFFICIAL.

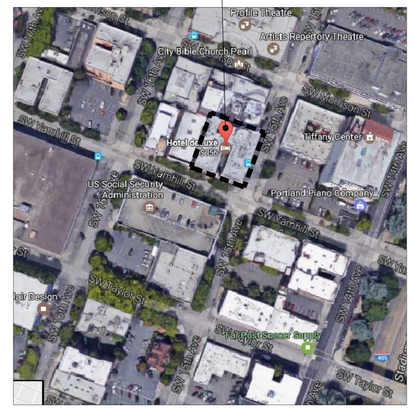
THE SPECIAL INSPECTOR SHALL FURNISH INSPECTION REPORTS FOR EACH INSPECTION TO THE BUILDING OFFICIAL, STRUCTURAL ENGINEER, CONTRACTOR, AND OWNER. THE SPECIAL INSPECTION AGENCY SHALL SUBMIT A FINAL REPORT INDICATING THE WORK REQUIRING SPECIAL INSPECTION WAS INSPECTED AND IS IN CONFORMANCE WITH THE APPROVED CONSTRUCTION DOCUMENTS AND THAT ALL DISCREPANCIES NOTED IN THE INSPECTION REPORTS HAVE BEEN CORRECTED.

STRUCTURAL OBSERVATION:

THE STRUCTURAL ENGINEER OF RECORD WILL PERFORM STRUCTURAL OBSERVATION BASED ON THE REQUIREMENTS OF THE 2014 OREGON STRUCTURAL SPECIALTY CODE (OSSC) AT THE FOLLOWING CRITICAL STAGES OF CONSTRUCTION: DURING STEEL REPAIRS AND LOAD TESTING. COPIES OF SITE OBSERVATION REPORTS AND FINAL OBSERVATION REPORT WILL BE SUBMITTED TO THE BUILDING OFFICIAL, ARCHITECT, CONTRACTOR AND OWNER.

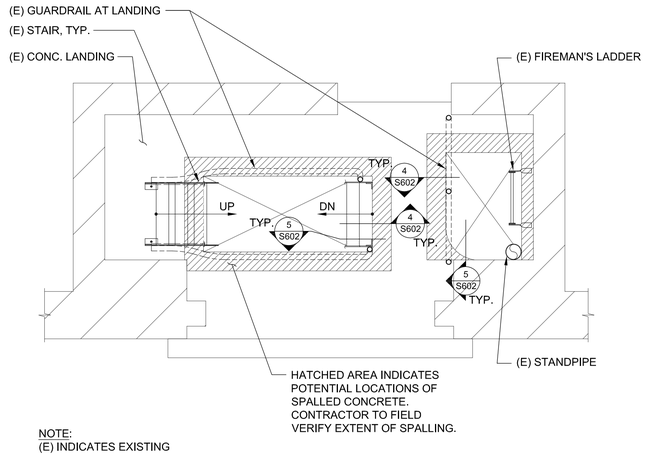
DRAWING INDEX

AREA OF WORK



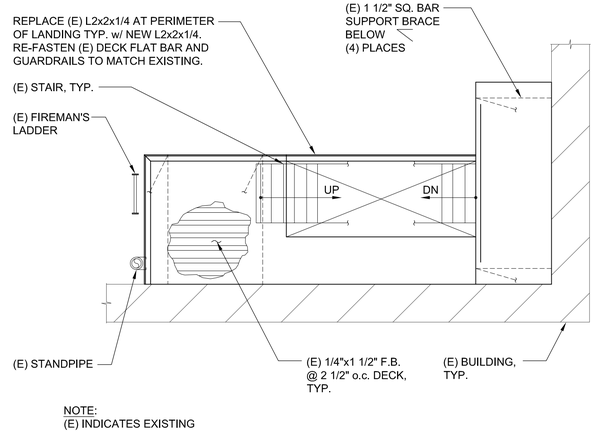
SITE PLAN N

NOTE:
REFERENCE SHEET S601 AND S602 FOR REPAIR DETAILS AT TYPICAL DAMAGED CONDITIONS. CONTACT THE STRUCTURAL ENGINEER IF ADDITIONAL REPAIR CONDITIONS EXIST WHICH ARE NOT SIMILAR TO THE TYPICAL REPAIR DETAILS PROVIDED.



NOTE:
(E) INDICATES EXISTING

2 EAST TYPICAL FIRE ESCAPE FLOOR PLAN ⚠1 N
1/2"=1'-0"



NOTE:
(E) INDICATES EXISTING

1 WEST TYPICAL FIRE ESCAPE LANDING PLAN N
1/2"=1'-0"

ABHT STRUCTURAL ENGINEERS
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EXPIRES 12-31-19

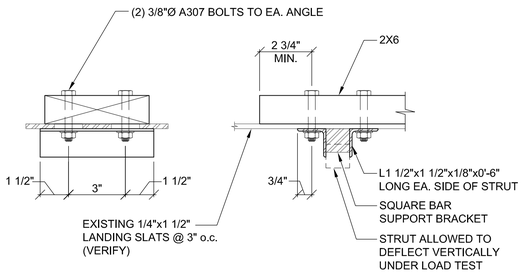
CLIENT:
HOTEL DELUXE
EAST & WEST FIRE ESCAPES
729 SW 15th Avenue
Portland, OR 97205

SHEET TITLE:
GENERAL STRUCTURAL NOTES, STATEMENT OF SPECIAL INSPECTION, DRAWING INDEX, AND FIRE ESCAPE PLANS

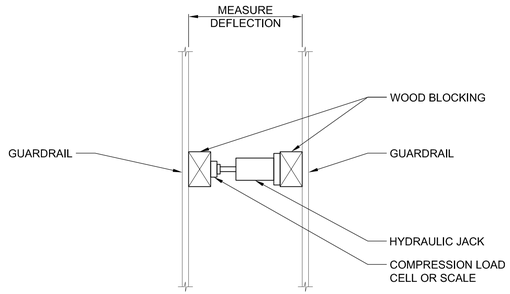
REVISIONS	
⚠1 FIELD REVISIONS	7/31/19

DATE: 6/13/2017
SCALE: AS NOTED
DRAWN: AR

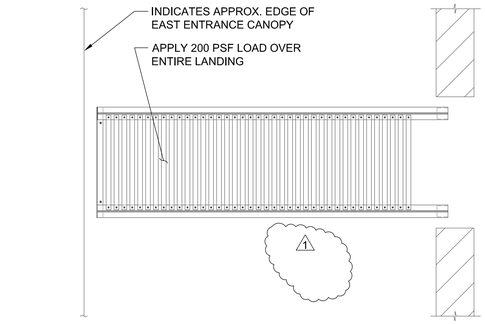
SHEET NUMBER:
S001



10 TEMPORARY LATERAL BRACE CONNECTION
3"=1'-0"



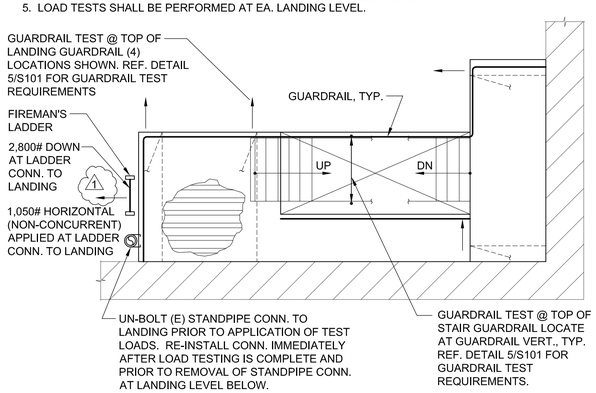
7 TEST PROCEDURE AT STAIR GUARDRAIL
1/2"=1'-0"



4 EAST FIRE ESCAPE AT CANOPY
1/2"=1'-0"

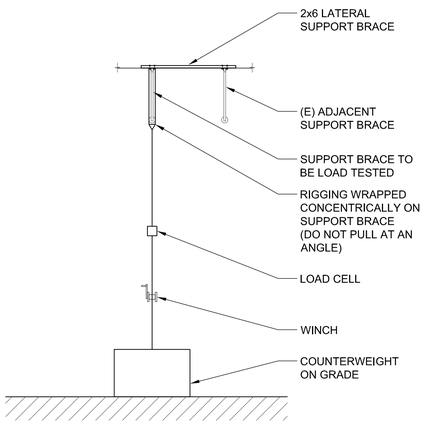
N

NOTES:
1. POINT LOADS SHALL BE APPLIED INDEPENDENTLY. (NON-CONCURRENT)
2. ARROWS SHOW DIRECTION OF POINT LOAD.
3. REF. PLAN DRAWING FOR DETAILS NOT SHOWN.
4. REF. GENERAL STRUCTURAL NOTES TESTING ACCEPTANCE CRITERIA.
5. LOAD TESTS SHALL BE PERFORMED AT EA. LANDING LEVEL.



1 WEST GUARDRAIL AND FIREMAN'S LADDER TEST
1/2"=1'-0"

N



8 TEST PROCEDURE AT LANDING /STAIR SUPPORT BRACE
NTS

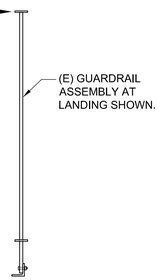
TEST GUARDRAIL ASSEMBLIES FOR THE GREATER OF THE FOLLOWING:

1. APPLY 400-LB POINT LOAD AT TOP OF GUARDRAIL LOCATED AT GUARDRAIL VERTICAL CONNECTION TO LANDING OR STAIR STRINGER.

   OR:

2. EQUIVALENT POINT LOAD RESULTING FROM A LOAD = 100 LBS/LINEAL FOOT OF RAILING APPLIED AT TOP OF GUARDRAIL VERTICAL CONNECTION TO LANDING OR STAIR STRINGER.

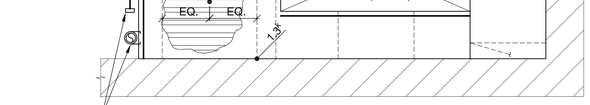
✳ GUARDRAIL TEST LOADS SHALL BE APPLIED FOR 10 MINUTES.



NOTES:

1) REFERENCE SHEET S001 FOR LOAD TESTING ACCEPTANCE CRITERIA.
2) TEST A MINIMUM OF 20% OF STAIR AND LANDING GUARDRAIL VERTICALS. REFERENCE SHEET S/S101 FOR LANDING GUARDRAIL VERTICAL TEST LOCATIONS.
3) REFERENCE 6 & 7/S101 FOR TEST PROCEDURES.

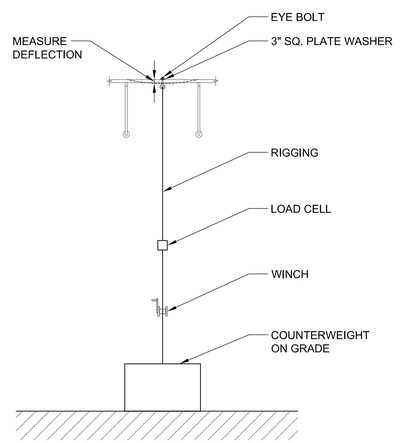
5 GUARDRAIL TEST
NTS



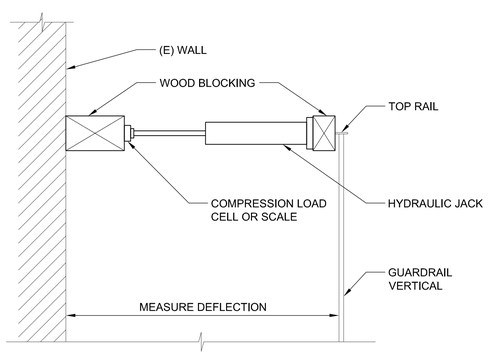
NOTES:
1. FIELD VERIFY DIMENSIONS SHOWN.
2. (E) INDICATES EXISTING.
3. X.XXᵏ INDICATES LOAD TEST POINT LOADS IN KIPS.

2 WEST LANDING TEST POINT LOADS
1/2"=1'-0"

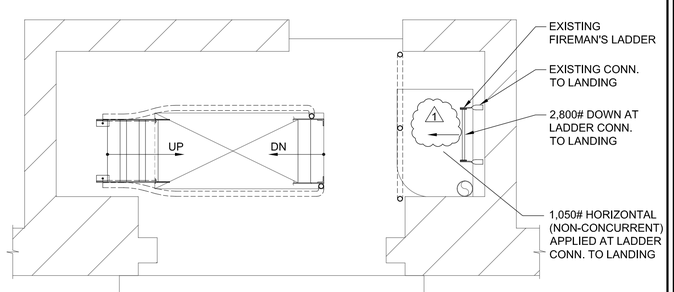
N



9 TEST PROCEDURE AT LANDING SLATS
NTS



6 TEST PROCEDURE AT LANDING GUARDRAIL
NTS



NOTES:
1. POINT LOADS SHALL BE APPLIED INDEPENDENTLY (NON-CONCURRENT).
2. ARROWS INDICATE DIRECTION OF POINT LOAD.
3. LOAD TESTS SHALL BE PERFORMED AT EACH LANDING LEVEL.
4. TEST LOADS SHALL BE LEFT IN PLACE FOR 10 MINUTES.
5. REFERENCE SHEET S001 FOR LOAD TESTING ACCEPTANCE CRITERIA.

3 EAST FIRE ESCAPE - FIREMAN'S LADDER LOAD TEST
1/2"=1'-0"

N

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EXPIRES 12-31-19

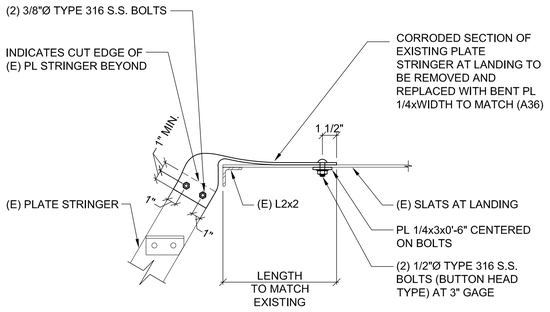
CLIENT: HOTEL DELUXE
EAST & WEST FIRE ESCAPES
729 SW 15th Avenue
Portland, OR 97205

SHEET TITLE: LOAD TESTING PLANS AND DETAILS

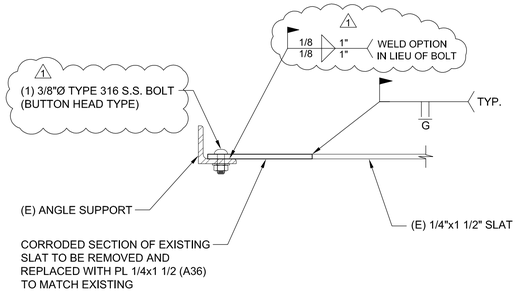
REVISIONS	
1 FIELD REVISIONS	7/31/19

DATE: 6/13/2017
SCALE: AS NOTED
DRAWN: AR
SHEET NUMBER:

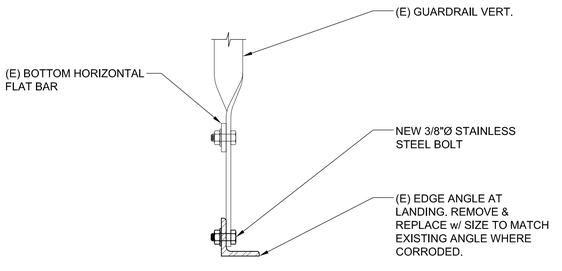
S101



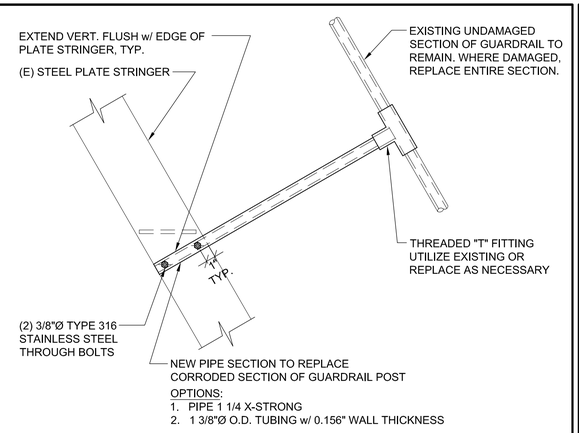
9 PLATE STRINGER REPAIR AT UPPER LANDING
1 1/2"=1'-0"



6 EXISTING LANDING FLOOR SLAT REPAIR
3"=1'-0"

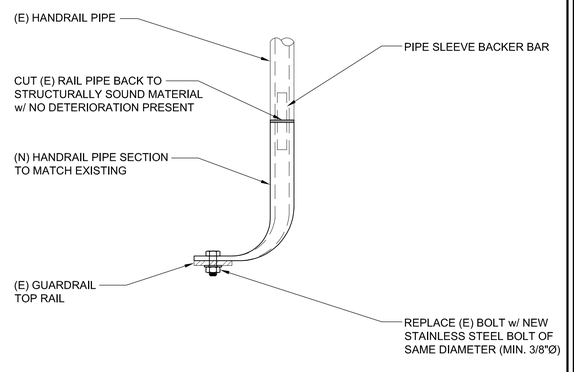


3 GUARDRAIL CONNECTION REPAIR
3"=1'-0"

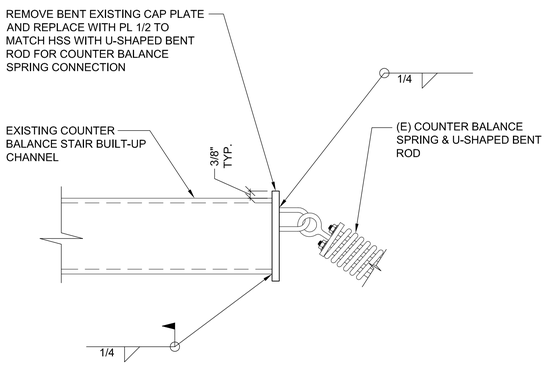


NOTES:
1. STEEL PIPE SHALL BE ASTM A53 GRADE B, F_y = 35 ksi.
2. STEEL TUBING SHALL BE ASTM A513 DOM1020, F_y = 60 ksi.

1 EXISTING GUARDRAIL REPAIR
1 1/2"=1'-0"



REPAIR OPTION 2

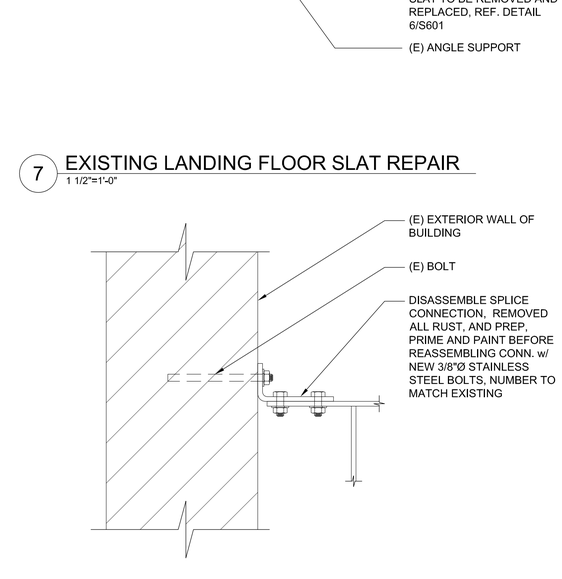


PLAN VIEW

NOTE:
CONTRACTOR TO FIELD VERIFY LENGTH NEEDED FOR ANGLE.

10 REPAIR OF (E) PERIMETER AT LANDING
1 1/2"=1'-0"

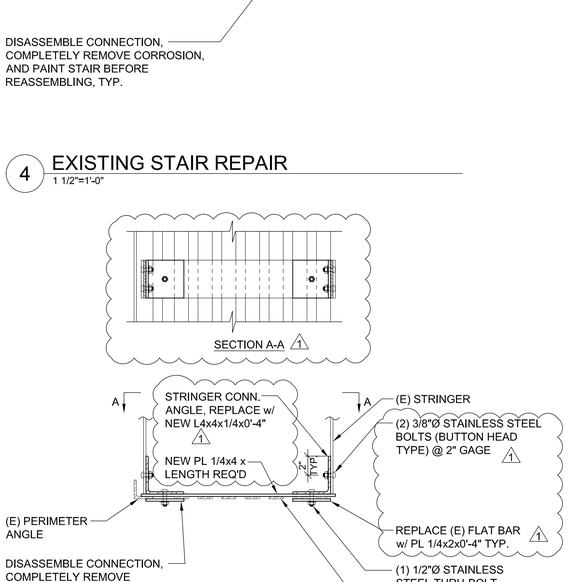
11 COUNTER BALANCE SPRING CONN. REPAIR
3"=1'-0"



7 EXISTING LANDING FLOOR SLAT REPAIR
1 1/2"=1'-0"

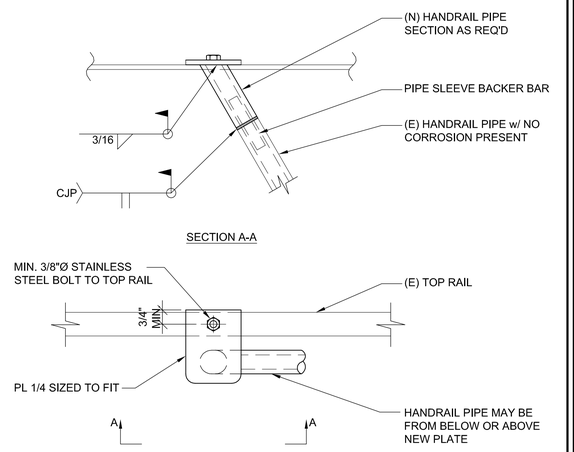
NOTE:
WHERE (E) BOLT TO WALL IS MISSING, PROVIDE NEW 3/8"Ø STAINLESS STEEL THREADED ROD. DRILL & EPOXY 4" INTO WALL w/ HILTI HIT-HY 70 EPOXY.

8 EXISTING TOP RAIL CONN. TO (E) WALL
3"=1'-0"



4 EXISTING STAIR REPAIR
1 1/2"=1'-0"

5 EXISTING STAIR STRINGER TO LANDING CONN.
1 1/2"=1'-0"



REPAIR OPTION 1

2 HANDRAIL CONNECTION REPAIR
3"=1'-0"

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729 SW 15th Avenue
Portland, OR 97205

SHEET TITLE:
REPAIR DETAILS

REVISIONS	
1 FIELD REVISIONS	7/31/19

DATE: 6/13/2017
SCALE: AS NOTED
DRAWN: AR

SHEET NUMBER:
S601

CONCRETE AND REINFORCING STEEL GENERAL NOTES: 1

1. CONCRETE CONSTRUCTION SHALL CONFORM TO ACI 318-11 AND THE 2012 INTERNATIONAL BUILDING CODE AS AMENDED BY THE STATE OF OREGON.
2. THE MINIMUM 28 DAY CONCRETE STRENGTH OF REPAIR CONCRETE:

   f'c = 6500 PSI..... FOR ALL CONCRETE REPAIRS
3. REPAIR CONCRETE SHALL BE SIKACRETE 211 SCC PLUS OR APPROVED EQUAL INSTALLED IN STRICT ACCORDANCE WITH MANUFACTURERS INSTRUCTIONS.
4. IF CONCRETE IS TO BE POURED AGAINST AN EXISTING CONCRETE SURFACE, THE EXISTING SURFACE SHALL BE CLEANED AND ROUGHENED TO A MIN. 1/4" AMPLITUDE. APPLY SIKA ARMATEC 110 EPOCEM BONDING AGENT (OR APPROVED EQUAL) TO ROUGHENED SURFACE PRIOR TO PLACEMENT OF REPAIR CONCRETE.
5. SLEEVES, OPENINGS, CONDUITS, AND OTHER EMBEDDED ITEMS NOT SHOWN ON THE STRUCTURAL DRAWINGS SHALL BE APPROVED BY THE STRUCTURAL ENGINEER BEFORE POURING.
6. SHORING AND RESHORING:

   SHORING AND RESHORING SHALL CONFORM TO ACI347-04 AND ACI347.2R-05. SHORING AND SUPPORTING FORMWORK SHALL NOT BE REMOVED FROM HORIZONTAL MEMBERS BEFORE CONCRETE STRENGTH IS AT LEAST 70 PERCENT OF DESIGN STRENGTH, AS DETERMINED BY FIELD CURED CYLINDERS. IN ADDITION, SHORING SHALL NOT BE REMOVED SOONER THAN RECOMMENDED BY ACI 347-04, SECTION 3.7.2.3 AND AS SHOWN IN THE TABLE BELOW. THE TABLE REPRESENTS THE CUMULATIVE AMOUNT OF TIME DURING WHICH THE CONCRETE HAS A SURROUNDING AIR TEMPERATURE ABOVE 50°F.

LOCATION	MINIMAL REMOVAL TIME	COMMENTS
ONE WAY FLOOR SLABS CLEAR SPAN LESS THAN 10'-0" CLEAR SPAN BETWEEN 10'-0" AND 20'-0" CLEAR SPAN OVER 20'-0"	 4 DAYS 7 DAYS 10 DAYS	WHERE FORMS CAN BE REMOVED WITHOUT DISTURBING SHORES, HALF THE REMOVAL TIME MAY BE USED WITH A MINIMUM OF (3) DAYS.

7. REINFORCING STEEL:
   A. REINFORCING STEEL SHALL BE DETAILED, FABRICATED, AND INSTALLED ACCORDING TO THE "MANUAL OF STANDARD PRACTICE OF REINFORCED CONCRETE CONSTRUCTION" BY THE CONCRETE REINFORCING STEEL INSTITUTE (CRSI).
   B. REINFORCING STEEL SHALL CONFORM TO ASTM A615, GRADE 60 OR WELDABLE ASTM A706 GRADE 60.
   C. ALL LAP SPLICES OF REINFORCEMENT SHALL CONFORM TO CLASS B LAPS AS SHOWN ON THE LAP SPLICE SCHEDULE PER THIS SHEET UNLESS NOTED OTHERWISE.
   D. UNLESS NOTED OTHERWISE, REINFORCING STEEL SHALL HAVE THE MINIMUM COVER OR PROTECTION FOR THE FOLLOWING USES AS NOTED BELOW:
      SLABS..... 1"
8. ADDITIONAL CONCRETE ITEMS
   A. EPOXY ANCHORS OR DOWELS SHALL BE INSTALLED WITH HILTI HIT-HY200 EPOXY IN CONCRETE AND HILTI HIT-HY70 EPOXY IN UNREINFORCED BRICK. AN APPROVED EQUAL WITH ICC REPORTS MAY BE SUBMITTED TO THE ENGINEER FOR APPROVAL.
9. POST-INSTALLED CONCRETE ANCHORS
   A. WHERE THE AUTHORITY HAVING JURISDICTION OVER THIS PROJECT REQUIRES ADHERENCE TO ACI 318-11 SECTION D.9.2.2, MANUFACTURER'S FIELD REPRESENTATIVE SHALL PROVIDE INSTALLATION TRAINING FOR ALL PRODUCTS TO BE USED PRIOR TO THE COMMENCEMENT OF WORK. ONLY TRAINED INSTALLERS SHALL PERFORM POST INSTALLED ANCHOR INSTALLATION. A RECORD OF TRAINING SHALL BE KEPT ON SITE AND BE MADE AVAILABLE TO THE ENGINEER OF RECORD AS REQUIRED.

   ADHESIVE ANCHORS SHALL BE INSTALLED IN CONCRETE HAVING A MINIMUM AGE OF 21 DAYS AT THE TIME OF ANCHOR INSTALLATION IN ACCORDANCE WITH ACI 318-11 D.2.2.

   WHERE THE AUTHORITY HAVING JURISDICTION OVER THIS PROJECT REQUIRES ADHERENCE TO THE ACI 318-11, SECTION D.9.2.2 INSTALLATION OF ADHESIVE ANCHORS IN HORIZONTAL TO VERTICALLY OVERHEAD ORIENTATION SHALL BE DONE BY A CERTIFIED ADHESIVE ANCHOR INSTALL (AAI) AS CERTIFIED THROUGH ACI AND IN ACCORDANCE WITH ACI 318-2011 (SECTION D.9.2.2). PROOF OF CURRENT CERTIFICATION SHALL BE SUBMITTED TO THE ENGINEER FOR APPROVAL PRIOR TO COMMENCEMENT OF INSTALLATION.

LAP SPLICE SCHEDULE

BAR SIZE	f'c = 3,000 psi			
	TOP BARS		OTHER BARS	
	CASE 1	CASE 2	CASE 1	CASE 2
#3	28	42	22	32
#4	37	56	29	43
#5	47	70	36	54

LAP SPLICE SCHEDULE NOTES:

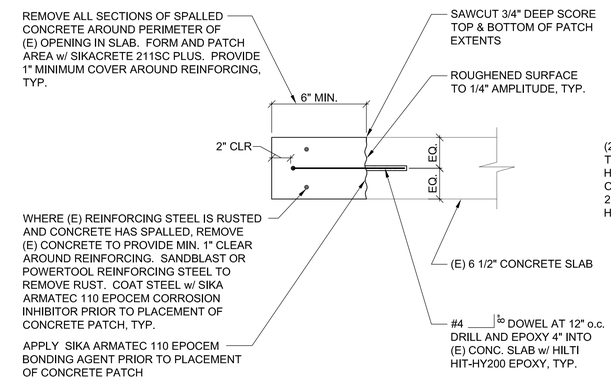
1. LAP LENGTHS ARE IN INCHES AND ARE BASED ON GRADE 60 REINFORCING STEEL AND NORMAL WEIGHT CONCRETE.
2. TOP BARS ARE HORIZONTAL BARS WITH MORE THAN 12 INCHES OF CONCRETE CAST BELOW THE BARS.
3. CASES 1 AND 2 ARE DEFINED AS FOLLOWS (WHERE db=BAR DIAMETER):

   SLABS..... CASE 1: COVER AT LEAST 1.0db AND c.c. SPACING AT LEAST 3.0db
   CASE 2; COVER LESS THAN 1.0db OR c.c SPACING LESS THAN 3.0db

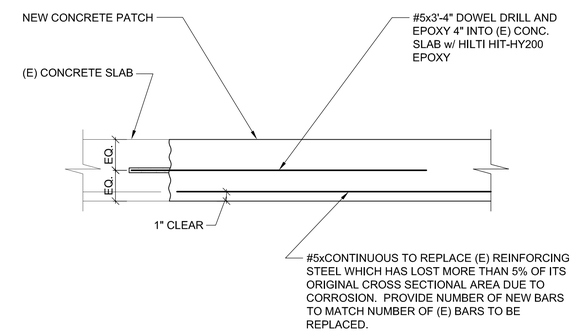
TABLE 1 CONTINUED 1

REQUIRED STRUCTURAL SPECIAL INSPECTIONS

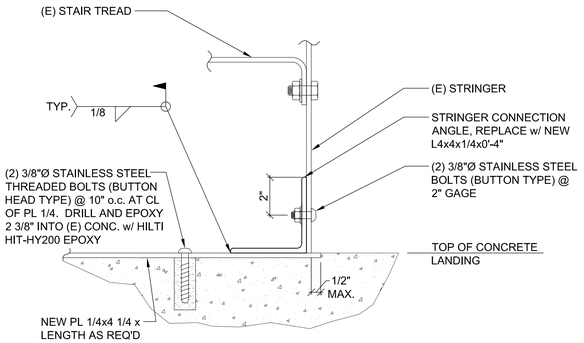
SYSTEM or MATERIAL	INSPECTION				REMARKS
	OSSC CODE REFERENCE	CODE or STANDARD REFERENCE	FREQUENCY		
			CONTINUOUS	PERIODIC	
CONCRETE					
REINFORCING STEEL PLACEMENT	1705.3 1910.4 1901.3.2	ACI 318: 3.5 ACI 318: 7.1-7.7		X	TOLERANCES AND REINFORCING PLACEMENT PER ACI 7.5; SPACING LIMITS FOR REINFORCING ACI 7.6 PROTECTION OF REINFORCEMENT PER ACI 7.7
PLACEMENT OF BOLTS, ANCHORS, AND STEEL EMBEDS CAST-IN-PLACE IN CONCRETE	TABLE 1705.3	ACI 318: 1.3.2.C ACI 318: 21.1.8 ACI 318-APPENDIX D		X	ALL BOLTS, ANCHORS, AND STEEL EMBEDS VISUALLY INSPECTED
VERIFYING USE OF REQUIRED MIX DESIGN(S)	TABLE 1705.3 1904 1904.2 1910.2 1910.3	ACI 318: CHAPTER 4 ACI 318: 5.2-5.4		X	
CONCRETE PLACEMENT	TABLE 1705.3	ACI 318: 1.3.2.D ACI 318: 5.9 - 5.10	X		
CONCRETE CURING	TABLE 1705.3 1910.9.1-3	ACI 318: 5.11-5.13	X		
VERIFICATION OF FORMWORK	TABLE 1705.3	ACI 318: 6.1.1		X	SPECIAL INSPECTIONS APPLY TO SHAPE, LOCATION AND DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED
POST INSTALLED CONCRETE ANCHORS					
INSPECTION OF ANCHORS INSTALLED IN HARDENED CONCRETE	TABLE 1705.3	ICC EVALUATION REPORT ACI 318: 3.8.6, 21.1.8, APPENDIX D	X		SPECIAL INSPECTIONS APPLY TO ANCHOR PRODUCT NAME, TYPE, AND DIMENSIONS, HOLE DIMENSIONS, COMPLIANCE WITH DRILL BIT REQUIREMENTS, CLEANLINESS OF THE HOLE AND ANCHOR, ADHESIVE EXPIRATION DATE, ANCHOR/ADHESIVE INSTALLATION, ANCHOR EMBEDMENT, AND TIGHTENING TORQUE



4 (E) CONCRETE SLAB SPALL REPAIR DETAIL 1
1 1/2"=1'-0"

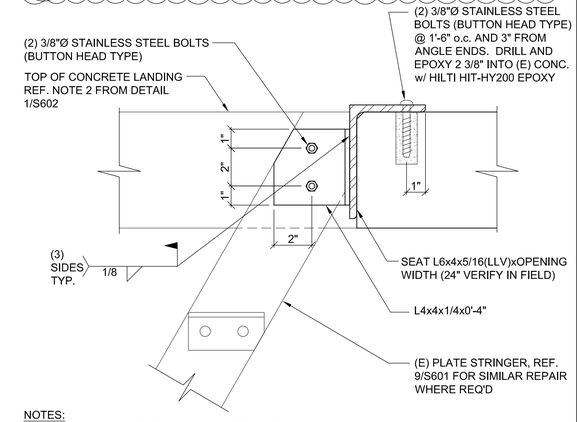


5 LONGITUDINAL REINFORCING IN SLAB SPALL REPAIR 1
1 1/2"=1'-0"



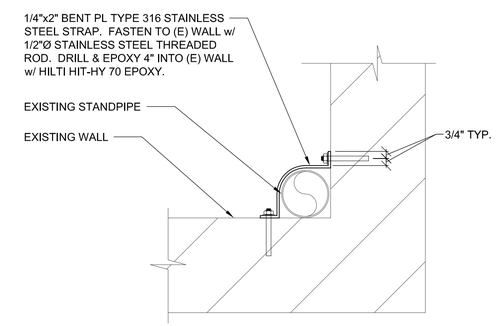
NOTES:
1. DISASSEMBLE CONNECTION, COMPLETELY REMOVE CORROSION, AND PAINT STAIR BEFORE REASSEMBLING, TYP.
2. WHERE EXIST'G CONCRETE IS SPALLED, REF. DETAILS 4 & 5/S602 FOR SPALL REQAIR.

1 EXISTING STAIR STRINGER CONN. AT EAST STAIR
3"=1'-0"



NOTES:
DISASSEMBLE CONNECTION, COMPLETELY REMOVE CORROSION, AND PAINT STAIR BEFORE REASSEMBLING, TYP.

2 EXISTING STAIR STRINGER CONN. AT EAST STAIR
3"=1'-0"



3 (E) STANDPIPE BRACKET REPAIR AT EAST STAIR
1 1/2"=1'-0"

ABHT
STRUCTURAL ENGINEERS
1640 NW JOHNSON STREET
PORTLAND, OR 97209
Tel 503.243.6682
www.abht-structural.com

STRUCTURAL REGISTERED PROFESSIONAL ENGINEER 19,495PE OREGON NOV. 18, 1987 CLINTON J. AMBROSE
EXPIRES 12-31-19

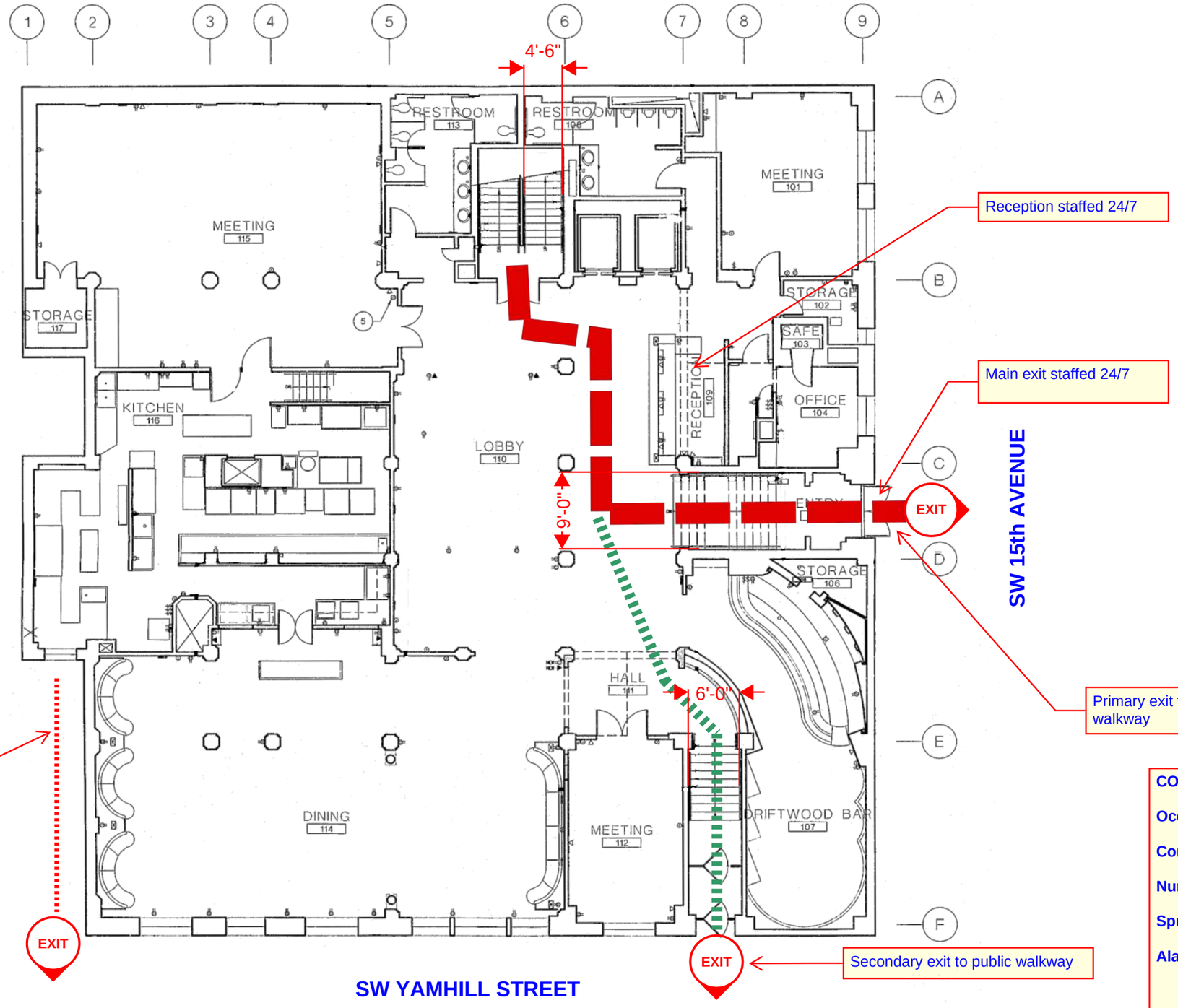
CLIENT: HOTEL DELUXE
EAST & WEST FIRE ESCAPES
729 SW 15th Avenue
Portland, OR 97205

SHEET TITLE: REPAIR DETAILS AND CONCRETE NOTES

REVISIONS	
1 FIELD REVISIONS	7/31/19

DATE: 6/13/2017
SCALE: AS NOTED
DRAWN: AR
SHEET NUMBER:

S602



Reception staffed 24/7

Main exit staffed 24/7

Primary exit to public walkway

Existing external fire escape to ground level sidewalk to public walkway at street

Secondary exit to public walkway

GROUND FLOOR OCCUPANCY SAFETY PLAN

496 Occupants

CODE SUMMARY

Occupancy Type :	**R-1**
Construction Type :	**I-A**
Number of Stories :	**8**
Sprinkler Type :	**NFPA-13**
Alarm Type :	**Alarms per FM 41 agreement**

HILL
ARCHITECTS
1750 BLANKENSHIP ROAD
SUITE 400
WEST LINN, OREGON 97068
TEL 503.305.8033 FAX 503.305.8034

REGISTERED ARCHITECT
LLOYD W. HILL
WEST LINN, OREGON
STATE OF OREGON

21-Nov-2019

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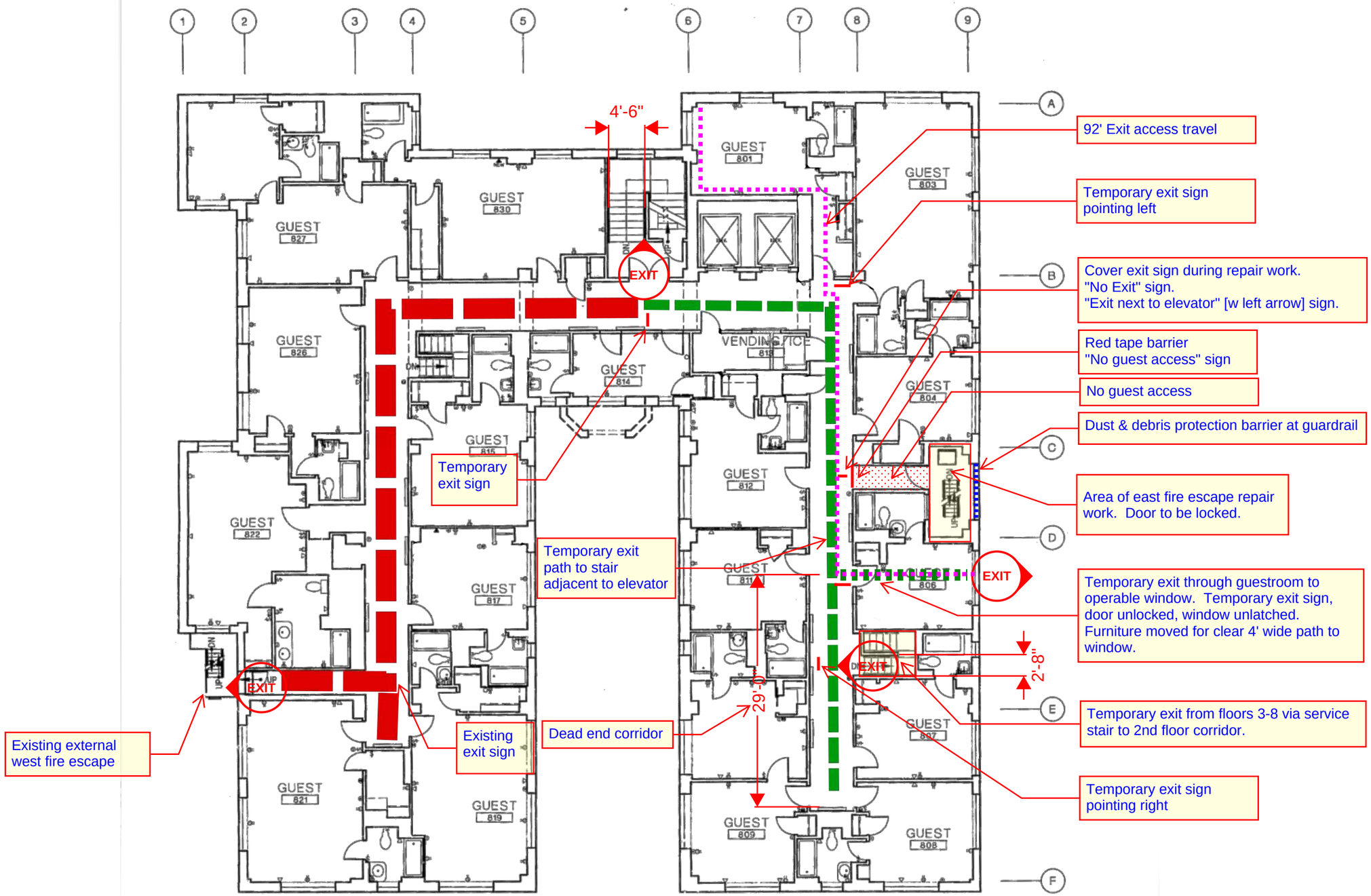
21-Nov-2019



SECOND FLOOR OCCUPANCY SAFETY PLAN

43 Occupants

HILL
ARCHITECTS
1750 BLANKENSHIP ROAD
SUITE 400
WEST LINN, OREGON 97068
TEL 503.305.8033 FAX 503.305.8034

REGISTERED ARCHITECT
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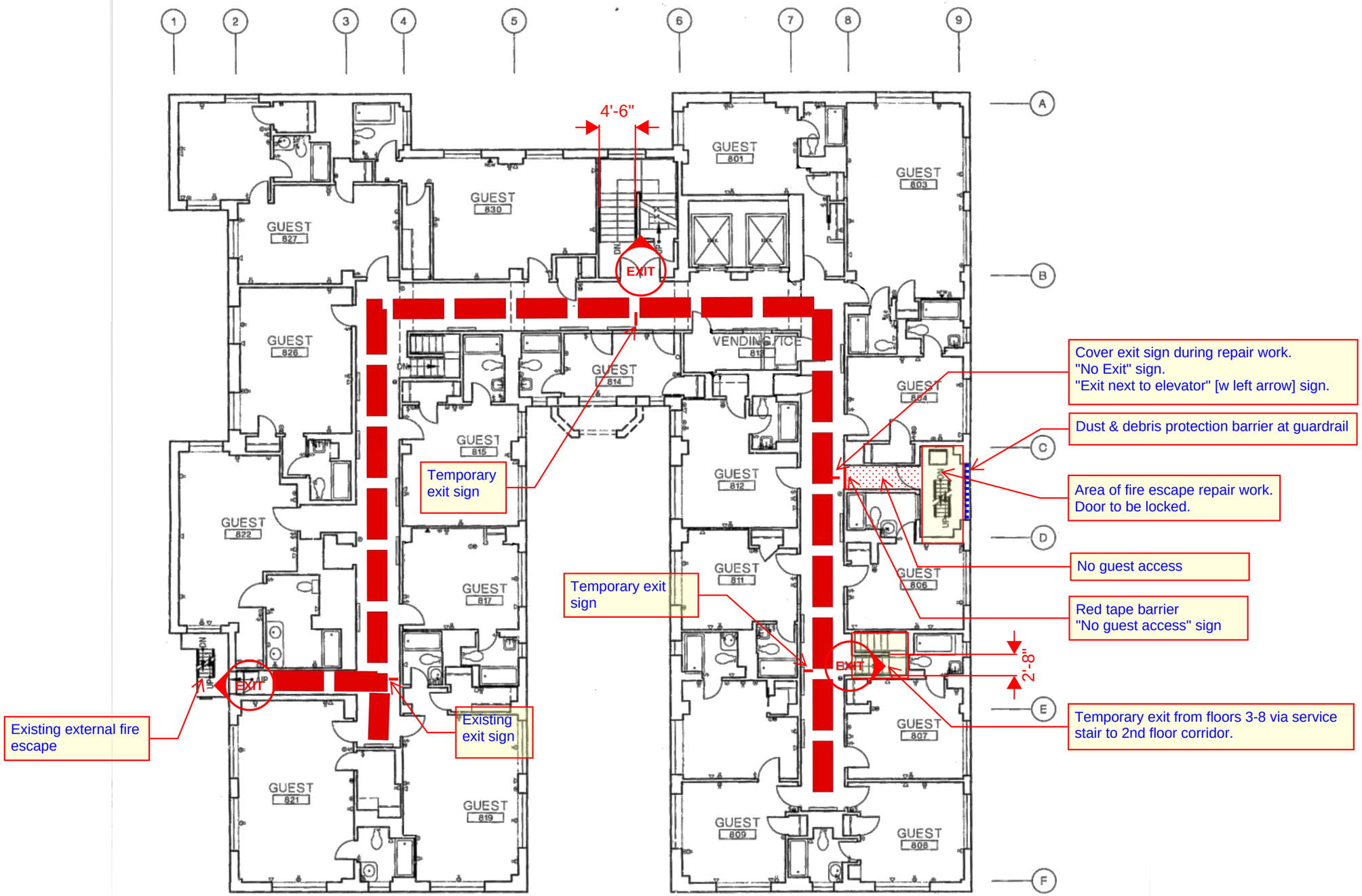
WEST LINN, OREGON
STATE OF OREGON

21-Nov-2019



FLOORS 3 thru 8 OCCUPANCY SAFETY PLAN

43 Occupants