#### **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)

Status: Decision Rend	ered - Held over from ID 25010 (7/21	/21) for additional information
Appeal ID: 25058		Project Address: 1 N Center Court St
Hearing Date: 8/11/21		Appellant Name: Josh A Peterson
Case No.: B-011		Appellant Phone: 5037292143
Appeal Type: Building		Plans Examiner/Inspector: Brian Quattlebaum
Project Type: commerc	ial	Stories: 7 Occupancy: A-4 Construction Type: 1-A
Building/Business Nar	ne: Garden Garage (Moda Center)	Fire Sprinklers: Yes - Fully Sprinkled
Appeal Involves: Altera structure, Reconsideration	ation of an existing on of appeal,occ Change from A to	LUR or Permit Application No.: 21-052764-FA
Plan Submitted Option	: pdf [File 1]	Proposed use: Garage
APPEAL INFORMA Appeal item 1	TION SHEET	
Code Section	2019 OSSC 1010.1.9	
Requires		s specifically permitted by this section, egress doors shall be de without the use of a key or special knowledge or effort.
Code Modification or Alternate Requested	Secure Egress doors when not requ transient occupancy, and damage to	ired for emergency egress to prevent unauthorized use, o facilities.
Proposed Design	secure by card reader access from a actuation of the automatic sprinkler controlling the lock or lock mechanis would be monitored by security carr would be provided to allow users to Readily visible signage would be pro-	#8 from the Public Parking Garage, a redundant egress, to be egress side. Secured doors would automatically unlock upon system or automatic fire detection system; loss of power sm; or from a signal from the fire command center. Doors heras that are monitored via 24hr on-site security. A call button request release of door locks ovided at stair and lobby doors providing direction to alternate KIT. DOOR UNLOCKED BY AUTOMATIC FIRE ALARM"
Reason for alternative	using the facilities as a safe space to desired by Ownership to be secured Redundant systems (automatic fire trigger the unlocking of the doors en Signage would note that the doors w	gaining access to egress stairs and either setting up camp or o perform illegal activities, the egress stairs in the garage are d spaces for staff access and emergency egress only. alarm, power loss to door lock, & command center signal) will asuring that they will be open in an emergency event. would open when the fire alarm is active to clearly indicate to the doors will be unlocked. Additional signage can assist with

#### APPEAL DECISION

Doors accessing stairs #7 and #8 from the Public Parking Garage to be secured by card reader access from egress (garage) side: Granted provided the electro-magnetic lock is tied into the fire alarm system such that activation of the fire alarm system or loss of power will unlock this door and provided a communication device is installed with identification signage capable of calling a constantly attended location that is not 911 and provided egress and accessibility is verified at time of plan review.

Appellant may contact Brian Quattlebaum (503 823-0637) with questions.

The Administrative Appeal Board finds with the conditions noted, that the information submitted by the appellant demonstrates that the approved modifications or alternate methods are consistent with the intent of the code; do not lessen health, safety, accessibility, life, fire safety or structural requirements; and that special conditions unique to this project make strict application of those code sections impractical.

Pursuant to City Code Chapter 24.10, you may appeal this decision to the Building Code Board of Appeal within 90 calendar days of the date this decision is published. For information on the appeals process, go to www.portlandoregon.gov/bds/appealsinfo, call (503) 823-7300 or come in to the Development Services Center.

# GBD TRAIL BLAZERS MODA CENTER GARDEN PARKING EXITING PLAN

**ONE CENTER COURT** PORTLAND, **OREGON 97227** 

## DRAFT DOCUMENTS FOR APPEAL REVIEW

### **PROJECT TEAM**

CLIENT / OWNER

**Portland Trail Blazers** 1 Center Court, Suite 150 Portland, OR 97227 Office: (503) 797-9693 John Wallace: John.Wallace@trailblazers.com

### ARCHITECTS

**GBD** Architects 1120 NW Couch Street, Suite 300 Portland, OR 97209 Office: (503)224-9656 Joshua Peterson: joshuap@gbdarchitects.com



#### **GENERAL NOTES**

1. ALL WORK SHALL CONFORM TO APPLICABLE BUILDING CODES AND LOCAL ORDINANCES INCLUDING BUT NOT LIMITED TO: 2014 OREGON STRUCTURAL SPECIALTY CODE, NATIONAL ELECTRICAL CODE, UNIFORM MECHANICAL CODE, AND INTERNATIONAL MECHANICAL CODE. IN CASE OF CONFLICT OCCURRING WHERE METHODS/STANDARDS, INSTALLATION, OR THE MATERIAL SPECIFIED DO NOT MEET OR EXCEED THE REQUIREMENTS OF THE CODE OR ORDINANCES, THE CODES SHALL GOVERN, AND THE ARCHITECT SHALL BE IMMEDIATELY NOTIFIED.

2. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY EXISTING CONDITIONS. NO ALLOWANCE WILL BE MADE FOR UNFAVORABLE CONDITIONS OR EVENT WHICH MIGHT HAVE BEEN UNFORESEEN FROM A THOROUGH EXAMINATION OF THE SITE. CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR THE CONSEQUENCES OF ACTING ON CONCLUSIONS DRAWN FROM INFORMATION AVAILABLE AT THE TIME.

3. NOTIFY THE ARCHITECT IN WRITING, OF ANY DISCREPANCIES PRIOR TO PRECEDING WITH WORK.

4. PROVIDE ALL LABOR, TRANSPORTATION, EQUIPMENT AND SERVICES NECESSARY TO PERFORM WORK SHOWN ON THE DRAWINGS AND DESCRIBED HEREIN.

5. THE CONTRACTOR SHALL CONSULT PLANS OF ALL TRADES FOR ALL OPENINGS AND ROUGH-OUTS THROUGH SLABS, WALLS, CEILINGS, AND ROOFS FOR DUCTS, PIPES, CONDUITS, CABINETS, AND EQUIPMENT, AND SHALL VERIFY SIZE AND LOCATION BEFORE PROCEEDING WITH WORK

6. PROVIDE AND INSTALL ACCESS PANELS AS REQUIRED PER CODE FOR EACH TRADE. OBTAIN ARCHITECT'S APPROVAL IN LOCATING ACCESS DOORS PRIOR TO INSTALLATION.

7. ALL CONTRACTOR FURNISHED ITEMS SHALL BE SUPPLIED WITH REQUIRED MECHANICAL AND ELECTRICAL SERVICES TO PROVIDE PROPER OPERATION OF ITEMS FURNISHED.

8. GENERAL NOTES APPLY TO ALL ARCHITECTURAL DRAWINGS.

9. THE TERM "EQUAL" OR "EQ" IS USED IN LIEU OF ACTUAL DIMENSIONS WHERE EQUAL SPACING OF ELEMENTS IS REQUIRED.

10. THE TERM "CLEAR" IS USED TO DENOTE A MINIMUM DIMENSIONAL REQUIREMENT. THIS MINIMUM DIMENSIONAL REQUIREMENT IS TO BE MAINTAINED BETWEEN ANY AND ALL ELEMENTS INSTALLED WITHIN THE SPACE.

11. LOCATE FLOOR TRANSITIONS AT CENTERLINE OF ADJOINING DOORS UNLESS NOTED OTHERWISE.

12. ALL ENGINEERING AND PROFESSIONAL STAMPS TO BE PROVIDED BY THE DESIGN-BUILD CONTRACTORS(S).

13. THE CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL AREAS AND FINISHES FROM DAMAGE FROM OTHER TRADES.

14. MECHANICAL, PLUMBING, ELECTRICAL AND FIRE PROTECTION SYSTEMS INDICATED ARE FOR INFORMATION ONLY. THESE SYSTEMS ARE SUB-CONTRACTOR DESIGN/BUILD AND ARE TO BE SUBMITTED FOR APPROVAL UNDER THE PROJECT MASTER PERMIT NUMBER. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS.

15. MAINTAIN 100% SPRINKLER COVERAGE.

16. ALL WALLS, DOORS, FLOORS, CEILINGS WITHIN THE LIMITS OF WORK NOTED, ARE TO BE PATCHED, SANDED AND PREPARED READY FOR THE NEW FINISH SPECIFIED.

17. PROVIDE EXIT SIGNS AND EMERGENCY LIGHTING SYSTEM IN CONFORMANCE WITH CITY FIRE MARSHALL REQUIREMENTS.

18. THE DESIGN OF ALL SEISMIC BRACING AND SUPPORTS FOR CEILING, MECHANICAL AND ELECTRICAL ITEMS AND PARTITIONS IS THE RESPONSIBILITY OF THE RESPECTIVE CONTRACTOR/VENDOR TO MEET CITY OF PORTLAND BUILDING CODE.

19. SEAL ALL THROUGH-FLOOR / RATED-WALL PENETRATIONS WITH RATED ASSEMBLIES AS REQUIRED TO MAINTAIN THE INTEGRITY OF FLOOR / WALL ASSEMBLY.

#### DEMOLITION

1. EXISTING STRUCTURE TO BE LEFT UNDISTURBED AND INTACT. PERFORM NO DEMOLITION THAT MAY COMPROMISE THE STRUCTURAL INTEGRITY OF THE BUILDING WITHOUT WRITTEN APPROVAL OF THE ARCHITECT / ENGINEER.

2. EXTREME CARE SHALL BE TAKEN BY THE CONTRACTOR TO PROTECT ALL EXISTING AREAS FROM DAMAGES THAT MIGHT OCCUR DURING DEMOLITION. THE CONTRACTOR WILL BE HELD RESPONSIBLE FOR ALL AREAS THAT HAVE BEEN DAMAGED DUE TO INADEQUATE PROTECTION.

3. MAINTAIN 100% SPRINKLER COVERAGE

4. SALVAGE/RECYCLE REMOVED MATERIALS.

#### MECHANICAL

1. MECHANICAL AND FIRE PROTECTION SYSTEM WORK INDICATED IS FOR INFORMATION ONLY. CONTRACTORS SHALL VERIFY SIZES AND LOCATIONS OF ALL EQUIPMENT, BOTH EXISTING AND NEW. THESE SYSTEMS ARE SUB-CONTRACTOR DESIGN/BUILD AND ARE TO BE SUBMITTED UNDER THE PROJECT MASTER PERMIT NUMBER. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS. DESIGN BUILD DRAWINGS AND/OR COMPREHENSIVE SHOP DRAWINGS SHOWING ANY AND ALL CHANGES TO THE EXISTING SYSTEM SHALL BE SUBMITTED, REVIEWED AND APPROVED BY THE OWNER'S CONSTRUCTION MANAGER AND ARCHITECT PRIOR TO SUBMITTING TO THE CITY OF PORTLAND FOR PERMIT.

2. IN ADDITION TO COMPLIANCE WITH LOCAL AND STATE CODE, THE DESIGN INTENT IS TO BOTH MATCH EXISTING BUILDING STANDARDS AND MEET GENERALLY ACCEPTED INDUSTRY DESIGN STANDARDS. THIS INCLUDES, BUT IS NOT LIMITED TO PROVIDING AND/OR MAINTAINING MECHANICALLY CONTROLLED SPACES BETWEEN A TEMPERATURE RANGE OF 68 - 76 DEGREES AND A HUMIDITY RANGE OF 20 - 60 PERCENT.

#### ELECTRICAL

1. ELECTRICAL WORK INDICATED IS FOR INFORMATION ONLY. CONTRACTORS SHALL VERIFY SIZES AND LOCATIONS OF ALL EQUIPMENT, BOTH EXISTING AND NEW. THESE SYSTEMS ARE SUB-CONTRACTOR DESIGN/BUILD AND ARE TO BE SUBMITTED UNDER THE PROJECT MASTER PERMIT NUMBER. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS. DESIGN BUILD DRAWINGS AND/OR COMPREHENSIVE SHOP DRAWINGS SHALL BE SUBMITTED, REVIEWED AND APPROVED BY THE OWNER'S CONSTRUCTION MANAGER AND ARCHITECT PRIOR TO SUBMITTING TO THE CITY OF PORTLAND FOR PERMIT.

2. IN ADDITION TO COMPLIANCE WITH LOCAL AND STATE CODE, THE DESIGN INTENT IS TO MEET OR EXCEED GENERALLY ACCEPTED INDUSTRY DESIGN STANDARDS FOR ALL SPACES. THIS INCLUDES, BUT IS NOT LIMITED TO PROVIDING LIGHTING LEVELS AND CONTROLS CONSISTENT WITH THE INTENT OF THE SPACE.

3. ALL NEW ELECTRICAL OUTLETS TO BE MOUNTED AT +18" UNLESS NOTED OTHERWISE.

4. ALL RECEPTACLES, SWITCHES AND COVERS TO BE BUILDING STANDARD AND MATCH IN COLOR. FIELD VERIFY COLOR UNLESS OTHERWISE NOTED.

5. SWITCHING FOR ALL LIGHT FIXTURES TO BE COORDINATED WITH ARCHITECT AND OWNER PRIOR TO BEGINNING OF WORK.

6. MODIFY EMERGENCY EGRESS LIGHTING AS NECESSARY TO MATCH PRESCRIBED PATH AND TO CONFORM WITH IBC 2012 EGRESS PATH PROVIDED WITHIN THESE DOCUMENTS.

7. CONTRACTOR TO PROVIDE SHOP DRAWINGS (INCLUDING FOOTCANDLE CALCULATION AND LIGHT FIXTURE LAYOUT) & CUT-SHEETS OF PROPOSED DESIGN FOR OWNER & ARCHITECT APPROVAL PRIOR TO CONSTRUCTION.

#### PLUMBING

1. PLUMBING WORK INDICATED IS FOR INFORMATION ONLY. CONTRACTORS SHALL VERIFY SIZES AND LOCATIONS OF ALL EQUIPMENT, BOTH EXISTING AND NEW. THESE SYSTEMS ARE SUB-CONTRACTOR DESIGN/BUILD AND ARE TO BE SUBMITTED UNDER THE PROJECT MASTER PERMIT NUMBER. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS. DESIGN BUILD DRAWINGS AND/OR SHOP DRAWINGS SHALL BE SUBMITTED, REVIEWED AND APPROVED BY THE OWNER'S CONSTRUCTION MANAGER AND ARCHITECT PRIOR TO SUBMITTING TO THE CITY OF PORTLAND FOR PERMIT.

2. IN ADDITION TO COMPLIANCE WITH LOCAL AND STATE CODE, THE DESIGN INTENT IS TO MEET OR EXCEED GENERALLY ACCEPTED INDUSTRY DESIGN STANDARDS. UNLESS NOTED OTHERWISE, THE SELECTION OF FIXTURES IS TO BE BASED ON BUILDING STANDARDS.

#### **PROJECT DESCRIPTION**

**PROJECT DESCRIPTION** LIMITED REVISIONS TO GARAGE EXITING TO AVOID UNAUTHORIZED ACCESS WHILE THE FACILITY IS NOT IN OPERATION. IMPROVEMENTS TO EXISTING SIGNAGE AND EGRESS ARE INCLUDED.

FIRE PROTECTION

ALARMS REQUIRED (903.4)

TO DEFERRED SUBMITTALS IN

ACCORDANCE WITH OSSC 107.3.4.2

DEFERRED SUBMITTALS

1. FIRE SPRINKLERS

2. MECHANICAL

3. ELECTRICAL

4. PLUMBING

FIRE SPRINKLER (903) REQUIRED THROUGHOUT (903.2.10.3)

DESIGNED AND INSTALLED PER NFPA 13

SPRINKLER SYSTEM MONITORING AND

THE FOLLOWING SYSTEMS ARE SUBJECT

APPLICABLE CODES

2019 OREGON STRUCTURAL SPECIALTY CODE CITY OF PORTLAND TITLE 24, BUILDING REGULATIONS NATIONAL ELECTRICAL CODE UNIFORM MECHANICAL CODE INTERNATIONAL MECHANICAL CODE

#### **PROPERTY INFORMATION**

_		
	PROPERTY OWNER:	RIP CITY MANAGEMENT, LLC One Center Court, Suite 200 Portland, Oregon 97227
	PROPERTY ID#:	R215947
	MAP #:	2930 OLD
	ZONING:	CXd
	BUILDING CODE:	Designed (OSSC 1993) UBC Based; Current (OSSC 2014) IBC Based
	LEGAL DESCRIPTION:	Mc Millens Add, Block 14-17 &22-24 TL 4200, Land only see R215948 (R55300-1201) for IMPS.

PROJECT OCCUPANCY: A4

#### **OCCUPANCY - GROUP A-4 - ASSEMBLY**

BUILDING AREA: Approximately 728,000 SF (NO CHANGE OF AREA OR OCCUPANCY PROPOSED)

EXITING: Existing building exiting designed using TIMED EGRESS ANALYSIS. design considerations and occupancy analysis explained in detail via OREGON ARENA PROJECT: ARENA - FIRE LIFE SAFETY SUMMARY -September 29, 1993

NO CHANGE OF AREA OR OCCUPANCY PROPOSED - Occupancy determined by number OF TICKETED SEATS. NO CHANGE PROPOSED TO THIS NUMBER.

#### ACCESSIBILITY

ALL AREAS TO BE ADA COMPLIANT PER CURRENT 2014 OSSC

#### TYPE OF CONSTRUCTION TYPE 1-A (FULLY SPRINKLERED)

FIRE RESISTIVE REQUIREMENTS (TABLE 601)

STRUCTURAL FRAME: 3 HR (None intended in this Project) Exception: Roof supports: Fire-resistance ratings of structural frame and bearing walls are permitted to be reduced by 1hr where supporting a roof only. EXTERIOR BEARING WALLS 3 HR (None intended in this Project)

EXTENSION BEANING WALLS.	
INTERIOR BEARING WALLS:	3 HR (None intended in this Project)
INTERIOR NON-BEARING WALLS:	0 HR
FLOOR CONSTRUCTION:	2 HR (None intended in this Project)
ROOF CONSTRUCTION:	1.5 HR (None intended in this Project)
INTERIOR PERMINENT PARTITIONS:	1 HR

All interior walls which are not adjacent to an exitway, do not separate different uses and which are occupied by a single tenant may be provided with non-rated assemblies of non-combustible material.

#### **FACILITIES PERMIT**

1. ALL WORK IN THIS BUILDING IS TO BE PERFORMED UNDER THE CITY OF PORTLAND FACILITIES PERMIT PROGRAM. A MASTER PROJECT NUMBER WILL BE ISSUED FOR THE PROJECT. ALL OTHER DESIGN BUILD PERMITS ARE TO BE TAKEN OUT AS SEPARATE PERMITS UNDER THE MASTER PROJECT NUMBER. THROUGH THE FACILITIES PERMIT PROGRAM.

2. MECHANICAL WORK IS PROVIDED THROUGH A CONTRACTOR DESIGN BUILD SYSTEM. MECHANICAL WORK INDICATED IN THESE DOCUMENTS IS FOR INFORMATION ONLY. MECHANICAL CONTRACTOR IS TO FIELD VERIFY ALL EXISTING CONDITIONS AND PROVIDE ENGINEERED DRAWINGS STAMPED BY AN ENGINEER LICENSED IN THE STATE OF OREGON TO MEET THE DESIGN DEPICTED IN THESE DOCUMENTS. DESIGN BUILD DRAWINGS SHALL BE SUBMITTED. REVIEWED AND APPROVED BY THE OWNER'S CONSTRUCTION MANAGER AND ARCHITECT, PRIOR TO ISSUING TO THE CITY OF PORTLAND FOR PERMIT.

3. PLUMBING WORK IS PROVIDED THROUGH A CONTRACTOR DESIGN BUILD SYSTEM. PLUMBING WORK INDICATED IN THESE DOCUMENTS IS FOR INFORMATION ONLY. MECHANICAL CONTRACTOR IS TO FIELD VERIFY ALL EXISTING CONDITIONS AND PROVIDE ENGINEERED DRAWINGS, TO MEET THE DESIGN DEPICTED IN THESE DOCUMENTS. MAINTAIN 100% SPRINKLER COVERAGE THROUGHOUT BUILDING. DESIGN BUILD DRAWINGS SHALL BE SUBMITTED, REVIEWED AND APPROVED BY THE OWNER'S CONSTRUCTION MANAGER AND ARCHITECT. PRIOR TO ISSUING TO THE CITY OF PORTLAND FOR PERMIT.

4. ELECTRICAL WORK IS PROVIDED THROUGH A CONTRACTOR DESIGN BUILD SYSTEM. ELECTRICAL WORK INDICATED IN THESE DOCUMENTS IS FOR INFORMATION ONLY. ELECTRICAL CONTRACTOR IS TO FIELD VERIFY ALL EXISTING CONDITIONS AND PROVIDE ENGINEERED DRAWINGS, SIGNED BY AN ELECTRICAL SUPERVISOR, TO MEET THE DESIGN DEPICTED IN THESE DOCUMENTS. DESIGN BUILD DRAWINGS SHALL BE SUBMITTED, REVIEWED AND APPROVED BY THE OWNER'S CONSTRUCTION MANAGER AND ARCHITECT PRIOR TO ISSUING TO THE CITY OF PORTLAND FOR PFRMIT

5. EXIT AND EGRESS LIGHTING SYSTEM ARE TO BE INSTALLED TO MEET THE IBC AND PRESCRIPTIVE LIGHTING PATH (IBC 2012.) EGRESS PATH PROVIDED WITHIN THESE DOCUMENTS.

6. MAINTAIN EXISTING BUILDING FIRE AND LIFE SAFETY SYSTEMS INCLUDING, BUT NOT LIMITED TO SPRINKLER SYSTEMS, SMOKE DETECTION SYSTEMS, SMOKE EVACUATION SYSTEMS, EXITING SYSTEMS AND EMERGENCY ANNUNCIATION SYSTEMS.

7. REFER TO BUILDING CODE APPEALS ON RECORD WITH THE CITY OF PORTLAND FOR EXISTING AND FULL BUILDING VARIATIONS TO CODE REQUIREMENTS.

#### **PROJECT CLOSE-OUT**

- 1. WHEN REQUESTING THE ARCHITECT'S INSPECTION FOR SUBSTANTIAL COMPLETING:
  - A) KNOWN EXCEPTIONS MUST BE LISTED IN THE REQUEST B) FINAL CLEAN-UP AND TOUCH-UP MUST BE COMPLETED.
  - C) ALL WARRANTIES AND CERTIFICATES MUST BE SUBMITTED TO THE OWNERS'S REPRESENTATIVE.

2. RESULTS OF THE COMPLETED INSPECTION WILL FORM THE "PUNCHLIST" FOR THE FINAL ACCEPTANCE. ONE RE-INSPECTION WILL BE PERFORMED BY THE ARCHITECT TO ESTABLISH CERTIFICATE OF FINAL ACCEPTANCE, FURTHER RE-INSPECTIONS BY THE ARCHITECT SHALL BE AT THE CONTRACTOR'S EXPENSE.

3. RECORD DOCUMENTS INDICATING THE CONDITION OF THE ACTUAL WORK SHALL BE MAINTAINED BY THE CONTRACTOR FOR SUBMITTAL TO THE OWNER'S REPRESENTATIVE AT THE PROJECT COMPLETION.

4. ALL MAINTENANCE AND OPERATIONS MANUALS FOR ALL EQUIPMENT AND MATERIALS PROVIDED SHALL BE ORGANIZED IN BINDERS AND SUBMITTED TO THE OWNERS REPRESENTATIVE AT THE PROJECTS COMPLETION.

#### SHEET INDEX

G0

G000	- COVER SHEET
G001	- GENERAL CONDITIONS, SHEET INDEX,

	AREA PLAN, DOOR SCHEDULE
01	- PARTIAL FLOOR PLANS - LEVEL 01
02	- PARTIAL FLOOR PLANS - LEVEL 02
03	- PARTIAL FLOOR PLANS - LEVEL 03
04	- PARTIAL FLOOR PLANS - LEVEL 04

A105 - PARTIAL FLOOR PLANS - LEVEL 05 A106 - PARTIAL FLOOR PLANS - LEVEL 06 A107 - PARTIAL FLOOR PLANS - LEVEL 07

### OCCUPANCY SCHEDULE

#### OCCUPANT LOADS (GARAGE)

OCCOPANT LOADS (GARAGE)								
							DOOR	MIN DR
LEVEL	USE	AREA	O.L.F.	OCC.	EXITS	EXITS	WIDTH	WIDTH
					REQ.	PROV.	REQ (in)	PROV (in)
P1	S-2	39,335	200	197	2	2	17.73	32
P2	S-2	36,258	200	182	2	2	16.38	32
P3	S-2	62,691	200	314	2	2	28.26	32
P4	S-2	62,740	200	314	2	2	28.26	32
P5	S-2	63,561	200	318	2	2	28.62	32
P6	S-2	61,704	200	309	2	2	27.81	32
P7	S-2	54,501	200	273	2	2	24.57	32

#### OCCUPANT LOADS (ELEVATOR LOBBY)

			(							_
								DOOR	MIN DR	
LE	EVEL	USE	AREA	O.L.F.	OCC.	EXITS	EXITS	WIDTH	WIDTH	
						REQ.	PROV.	REQ (in)	PROV (in)	
	L1	LOBBY	1512	5	303	2	2	27.27	84	
	L2	LOBBY	1395	5	275	2	2	24.75	70	
	L3	LOBBY	2061	5	413	2	2	37.17	140	LEVEL OF DISCHARGE
	L4	LOBBY	1631	5	327	2	2	29.43	32	
	L5	LOBBY	1636	5	328	2	2	29.52	32	
	L6	LOBBY	1435	5	287	2	2	25.83	32	
	L7	LOBBY	1396	5	280	2	2	25.20	32	

#### DOOR SCHEDULE

#### DOOR SCHEDULE

DOOR	SCHEDUL			
LVL	NUMBER	TYPE	PANELS	
7	701-1	MTL	2	
7	707-1	MTL	2	
7	708-1	MTL	1	
6	601-1	MTL	2	
6 6	607-1	MTL	2 1	
6	608-1-V		- 1	
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/ 5	501-1		2	
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5,	-508-1	MTL	1	
4	401-1	MTL	2	
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4	408-1	MTL	2	
4	408-2	MTL	2	
4	408-3	MTL	$\frac{2}{2}$	
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	301-3	MTL	2	
3	307-1	MTL	1	
3	308-1	MTL	1	
2	201-1	MTL		
2	207-1	MTL	2 1	
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LEVEL OF DISCHARGE

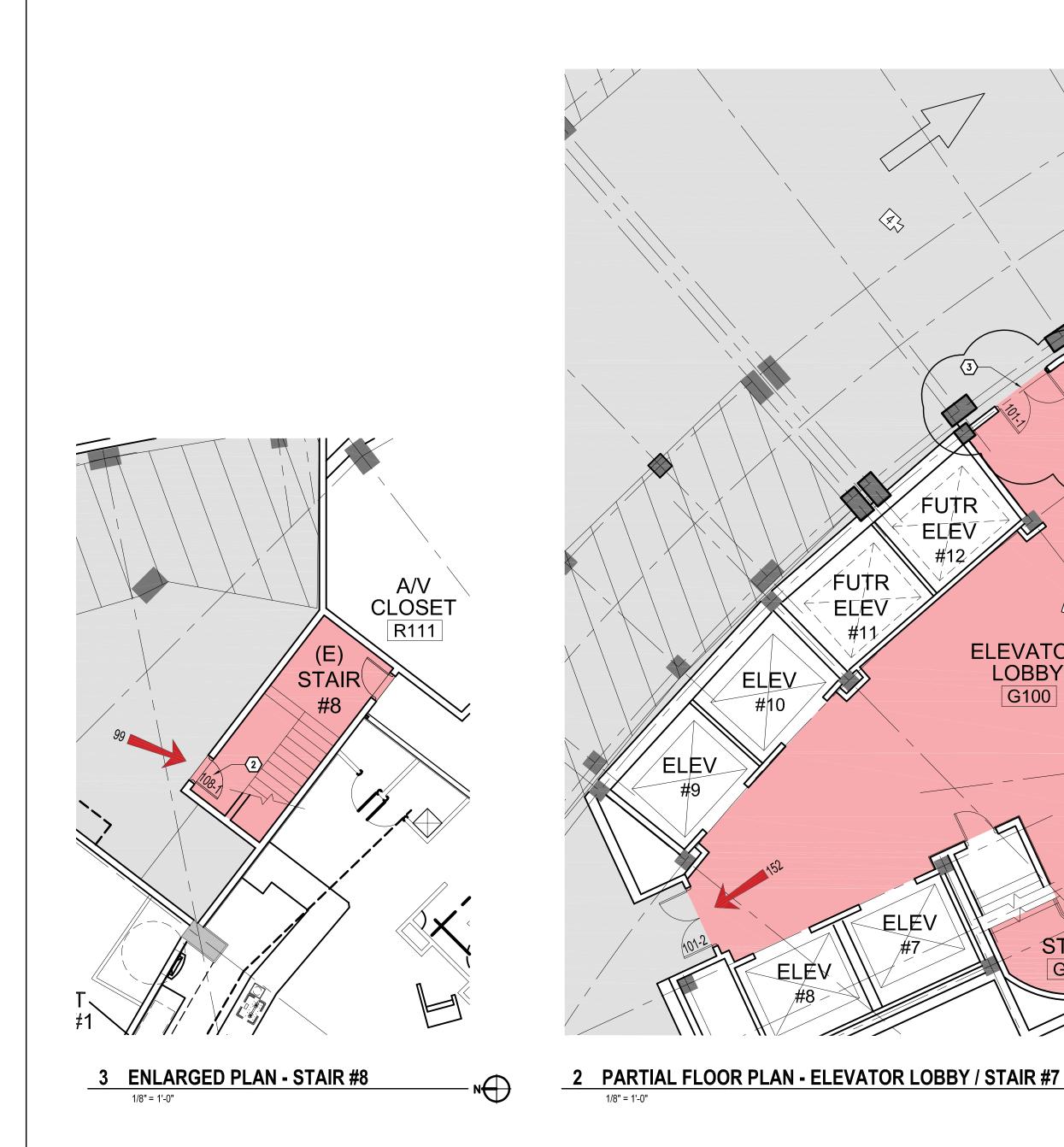
OPE	NING	PANIC	MAG		
W	Н	HDWR	LOCK	COMMENTS	
5'-0"	8'-0"	YES	NO	NO CHANGES	
5'-0"	8'-0"	NO	YES	NEW CAMERA & CALL BUTTON	
5'-0"	8'-0"	NO	YES	<b>NEW CAMERA &amp; CALL BUTTON</b>	
5'-0"	8'-0"	YES	NO	NO CHANGES	
5'-0"	8'-0"	NO	YES	<b>NEW CAMERA &amp; CALL BUTTON</b>	
<u>~"6-7</u>	~ <u>8~0</u> "/	-NØ-	~YES~	NEVY-CAMERA-&-CALL-BUTTON	
5'-0"	8'-0"	NO	NO	PANIC HARDWARE REMOVED ) 🛕	
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<u>~"6-7</u>	<u>~840</u> "/	-NØ-	~YES~	NEVY-CAMERA-&-CALL-BUTTON	
5'-0"	8'-0"	NO	NO	PANIC HARDWARE REMOVED )	
				EXISTING ADA ACCESS TO REMAIN / 加	7
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5'-0"	8'-0"	YES	NO	NO CHANGES (EXIT DISCHARGE)	
6'-0"	8'-0"	YES	NO	NO CHANGES (EXIT DISCHARGE)	
5'-0"	8'-0"	YES	NO	NO CHANGES (EXIT DISCHARGE)	
<u>''-0"</u> ~	<u>~8~0"</u> ~	-YES -	~10~	- NO CHANGES, (EXIT, DISCHARGE)	
5'-0"	8'-0"	NO	NO	PANIC HARDWARE REMOVED )	
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6'-0"	8'-0"	NO	NO	NO CHANGES (EXIT DISCHARGE)	
5'-0"	8'-0"	YES	NO	NO CHANGES	
6'-0"	8'-0"	NO	YES	NEW CAMERA & CALL BUTTON	
5'-0"	8'-0"	YES	NO	NO CHANGES	
5'-0"	8'-0"	NO	YES	NEW CAMERA & CALL BUTTON	
<u>'-0"</u>	<u>~850"</u> ~	-NQ-	, YES√	NEW CAMERA & CALL BUTTON	
6'-0"	8'-0"	YES	NO	PANIC HARDWARE REMOVED )	
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5'-0"	8'-0"	YES	NO	PANIC HARDWARE REMOVED	
			<b>A</b>	EXISTING ADA ACCESS TO REMAIN	7
" 	<u>8'-0"^</u>	                                  	~ŶES~'	~~ NEW GAMERA & GALL-BUTTON /	

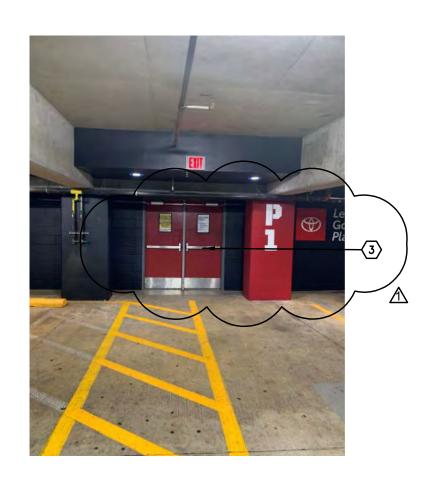
GBD
GBD Architects, Incorporated 1120 NW Couch St. Ste. 300 Portland, OR 97209 Tel. (503) 224-9656 gbdarchitects.com GBD © 2021 STAMP STAMP KEVIN P. JOHNSON
PROJECT MODA CENTER GARDEN PARKING EXITING One Center Court Portland, OR 97227 CLIENT
Owner RIP CITY MANAGEMENT LLC
Notice of Extended Payment Provision: The contract will allow the owner to make payment within 30 days after the date a billing or estimate is submitted. Notice of Alternate Billing Cycle: The contract will allow the owner to require the submission of billings or estimates in billing cycles other than 30-day cycles. Billings or estimates for the contract shall be submitted as follows: Each calendar month ending on the last day of the applicable month. REVISIONS APPEAL REV 08.04.21
DATE JULY 15, 2021
PROJECT NUMBER 20166429
SCALE

As indicated

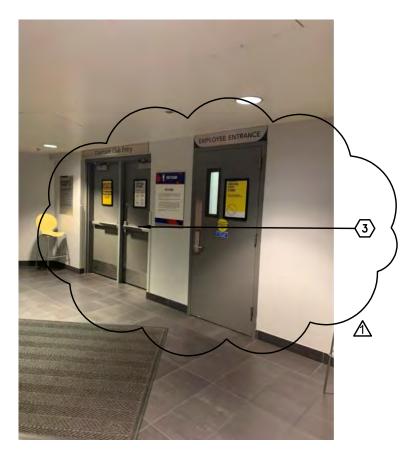
SHEET TITLE

GENERAL NOTES, SHEET INDEX, & VICINITY MAP

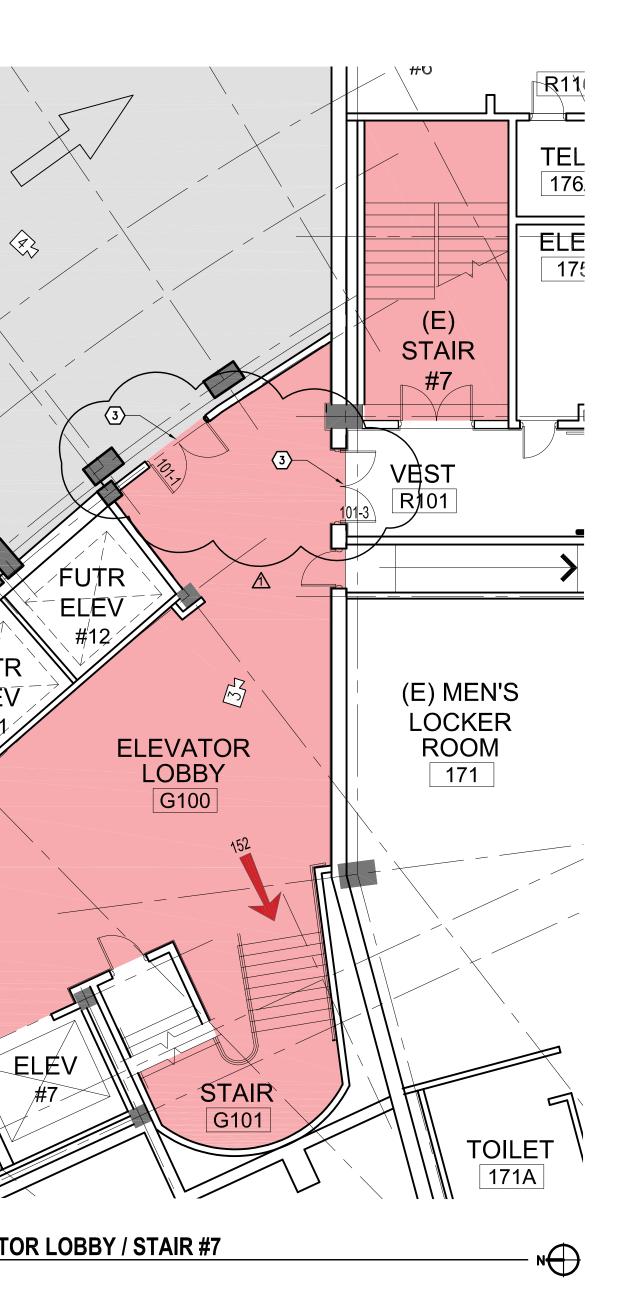


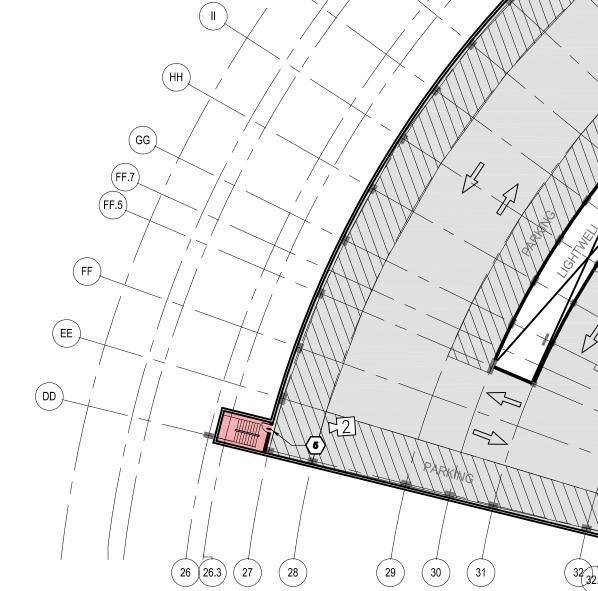


VIEW 4 - LEVEL 01 - LOBBY ENTRY



VIEW 3 - LEVEL 01 - CLUB ACCESS





KK

PARTIAL FLOOR PLAN - GARAGE EGRESS 1/32" = 1'-0"

#### PLAN REFERENCE NOTES

(PP)

NN

- 1 INSTALL NEW (OR SALVAGED WHERE FEASIBLE) LIGHTED EXIT SIGNS BELOW LOWEST POINT OF STRUCTURE REVIEW ALL FIXTURES AND LOCATIONS WITH OWNER AND ARCHITECT PRIOR TO INSTALL.
- 2 PROVIDE AND INSTALL NEW MAGNETIC LOCK TIED TO ALARM AND CARD SCAN SYSTEMS NEW SECURITY CAM AND CALL BUTTON -REMOVE EXISTING PARTIC HANDWARE  $\searrow$
- REMOVE EXISTING PANIC HAP ARE - DOORS NOT REQU EMERGENCY EGRESS - DOORS STILL REQUIRED FOR ADA A

### OCCUPANT LOADS

OCCUPA	NT LOA	DS (GARAG	E)
LEVEL	USE	AREA	0
P1	S-2	39,335	
P2	S-2	36,258	
P3	S-2	62,691	
P4	S-2	62,740	24
P5	S-2	63.561	

P5	S-2	63,561	2
P6	S-2	61,704	2
P7	S-2	54,501	

OCCUPAI	NT LOADS	(ELEVATC

LEVEL	USE	AREA	0
	LOBBY	1512	
L2	LOBBY	1395	
L3	LOBBY	2061	
L4	LOBBY	1631	
L5	LOBBY	1636	
L6	LOBBY	1435	
L7	LOBBY	1396	

VIEW 2 - LEVEL 01 - GARAGE STAIR



VIEW 1 - LEVEL 01 - GARAGE - STAIR 08

4 REPLACE EXISTING EXIT SIGN WITH NEW DIRECTIONAL

 $\overline{5}$  REMOVE EXISTING EXIT SIGN - DOOR NOT REQUIRED FOR EGRESS

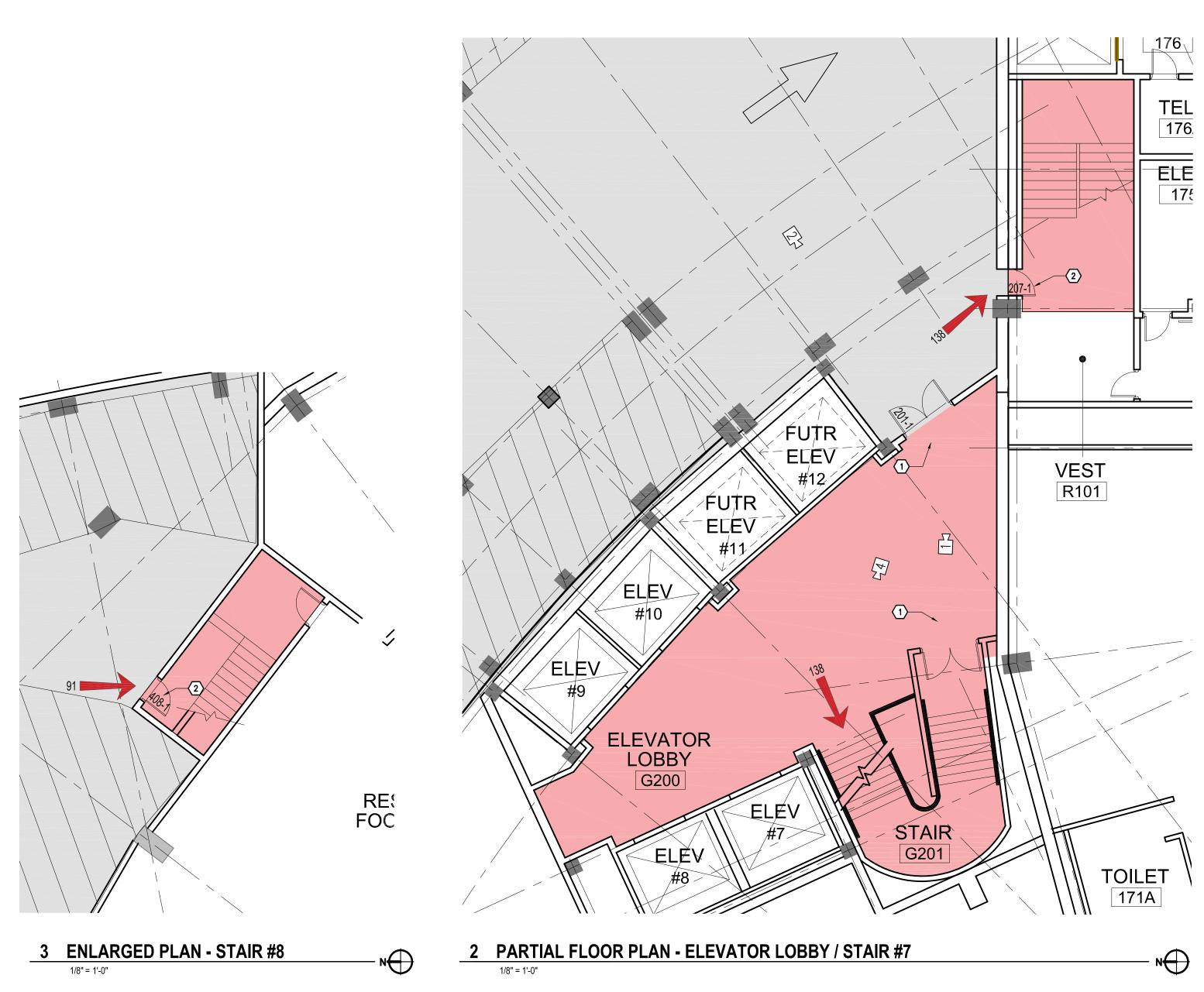


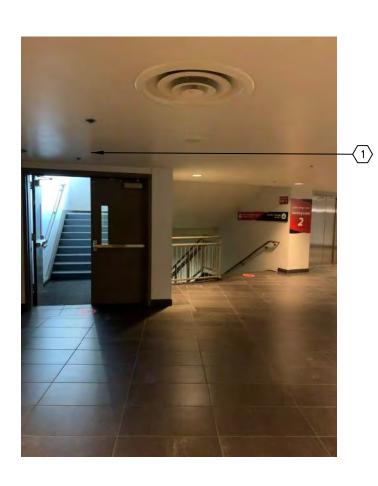
2 29.52 2 25.83

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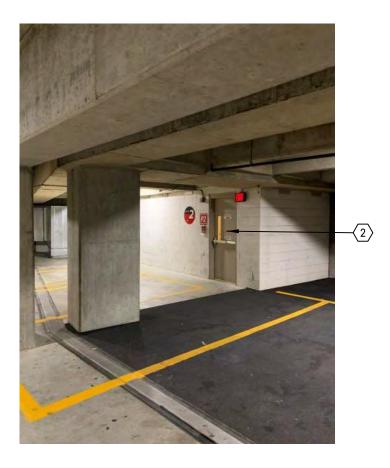
5 280 2 2 25.20

GBD
GBD Architects, Incorporated 1120 NW Couch St. Ste. 300 Portland, OR 97209 Tel. (503) 224-9656 gbdarchitects.com <u>GBD © 2021</u>
STAMP HRED ARCH KEVIN P. JOHNSON PORTLAND, OREGON 2783 OF ORIGIN
PROJECT MODA CENTER GARDEN PARKING EXITING One Center Court Portland, OR 97227 CLIENT CUIENT Owner RIP CITY MANAGEMENT LLC
Notice of Extended Payment Provision: The contract will allow the owner to make payment within 30 days after the date a billing or estimate is submitted. Notice of Alternate Billing Cycle: The contract will allow the owner to require the submission of billings or estimates in billing cycles other than 30-day cycles. Billings or estimates for the contract shall be submitted as follows: Each calendar month ending on the last day of the applicable month. REVISIONS APPEAL REV 08.04.21
DATE JULY 15, 2021
PROJECT NUMBER
SCALE SHEET TITLE PARTIAL FLOOR
PLANS - PARKING LEVEL 01

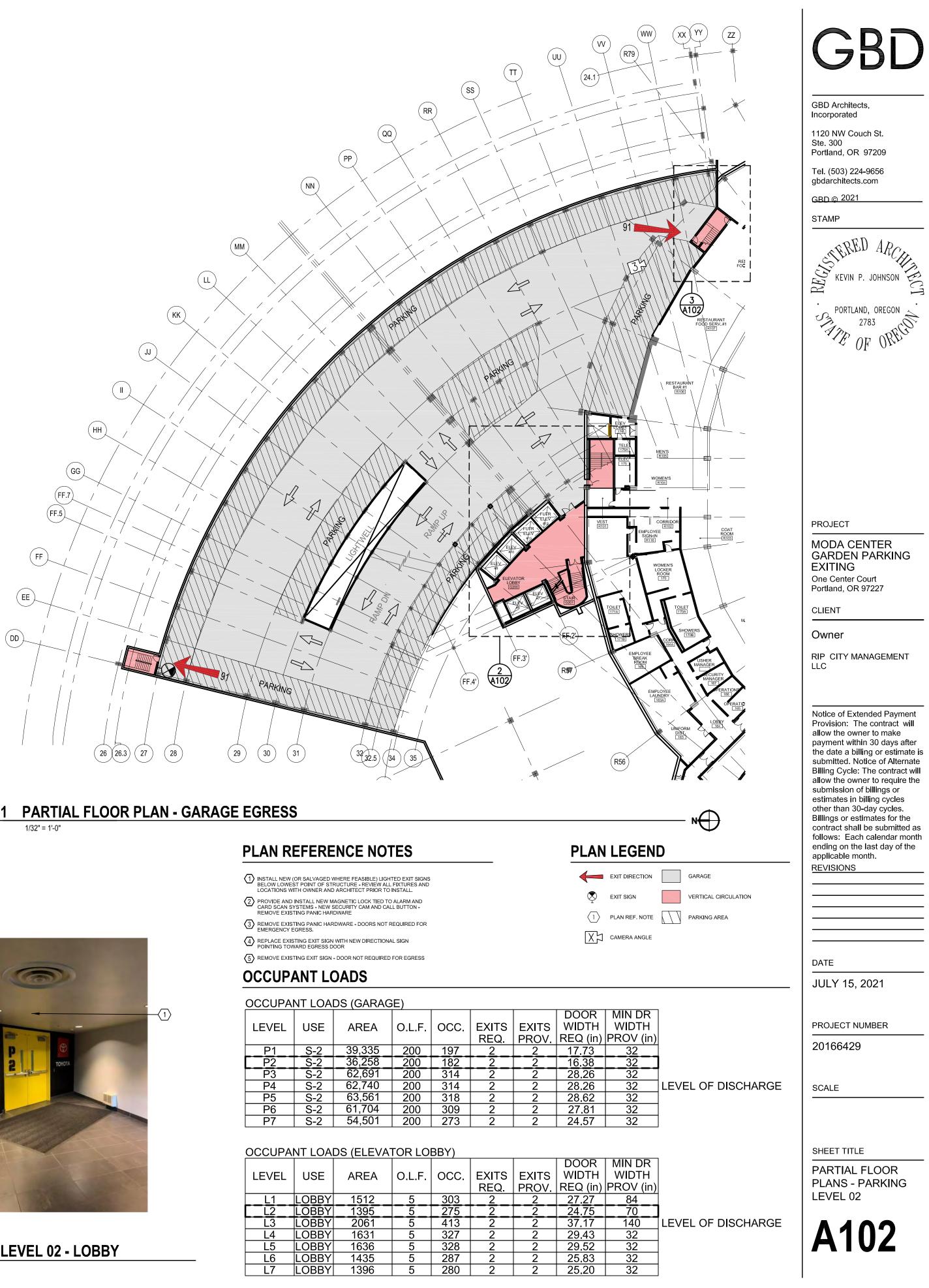




VIEW 4 - LEVEL 02 - ELEV LOBBY



VIEW 3 - LEVEL 02 - GARAGE/STAIR 08

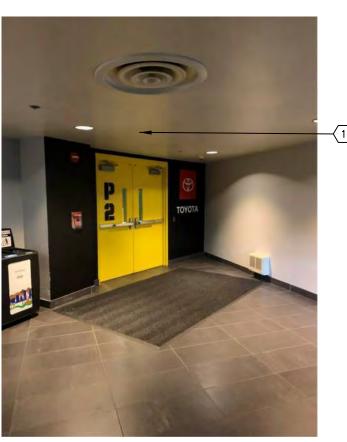


LEVEL	USE	AREA	0
P1	S-2	39,335	
P2	S-2	36,258	
P3	S-2	62,691	
P4	S-2	62,740	
P5	S-2	63,561	
P6	S-2	61,704	
P7	S-2	54,501	

LEVEL	USE	AREA	0
<u>L1</u>	LOBBY	1512	
<u>L2</u>	LOBBY	1395	
L3	LOBBY	2061	
L4	LOBBY	1631	
L5	LOBBY	1636	
L6	LOBBY	1435	
L7	LOBBY	1396	



VIEW 2 - LEVEL 02 - GARAGE/STAIR 07



VIEW 1 - LEVEL 02 - LOBBY





VIEW 3 - LEVEL 03 - GARAGE/STAIR 08

VIEW 3 - LEVEL 03 - GARAGE/STAIR 08



OCCUPA	NT LOA	DS (GARAG	E)
LEVEL	USE	AREA	0
P1	S-2	39,335	
P2	S-2	36,258	
P3	S-2	62,691	
P4	S-2	62,740	
P5	S-2	63,561	
P6	S-2	61,704	
P7	<u>S-2</u>	54 501	-

OCCUPA	DS (ELEVA	ТС

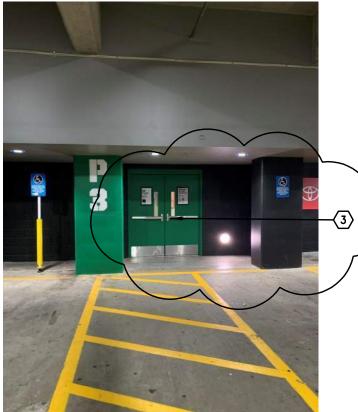
LEVEL	USE	AREA	0
L1	LOBBY	1512	
<u>L2</u>	<u>LOBBY</u>	<u>    1395                                </u>	
L3	LOBBY	2061	
L4	LOBBY	1631	
L5	LOBBY	1636	
L6	LOBBY	1435	
L7	LOBBY	1396	

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2 25.83

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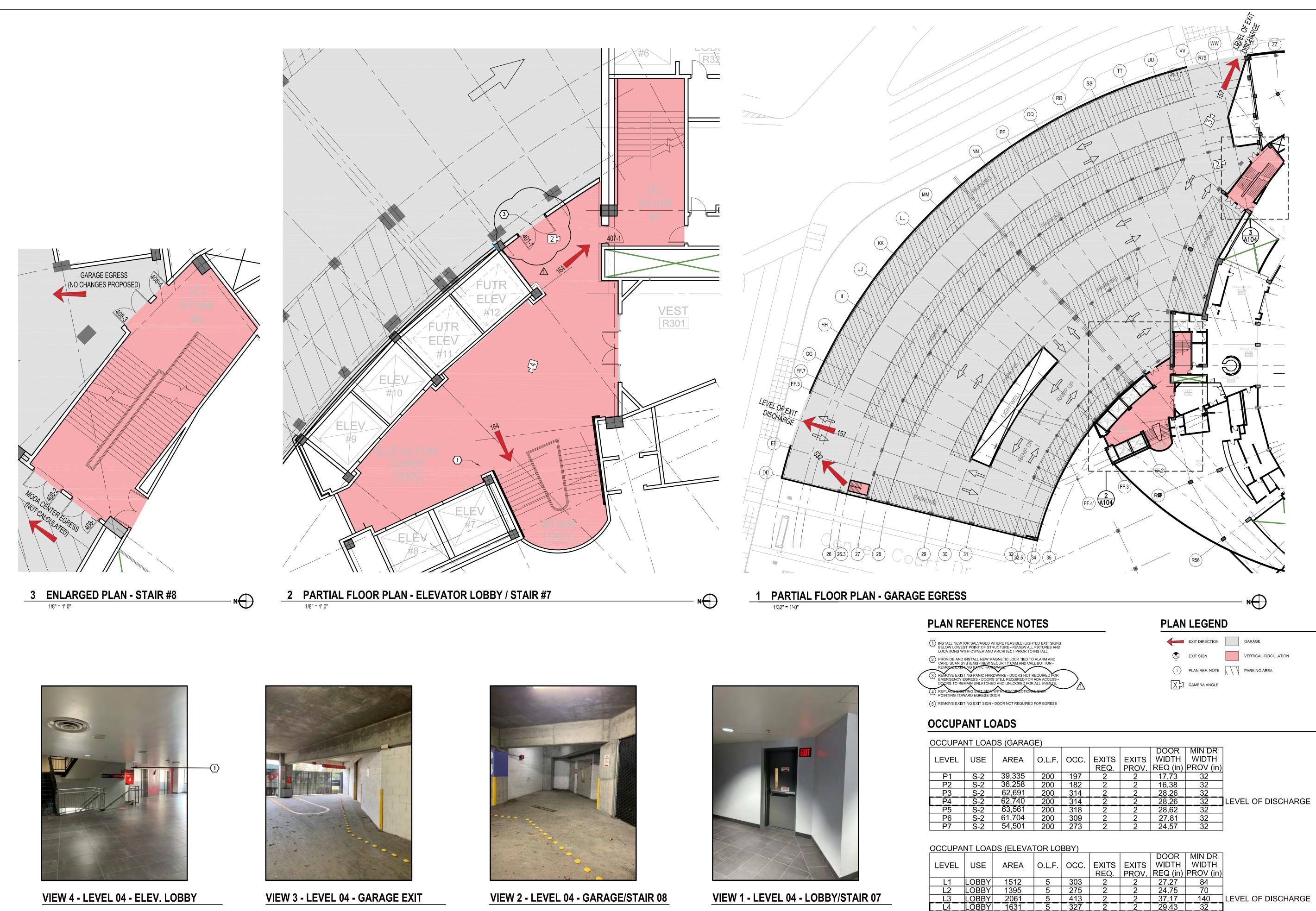


VIEW 2 - LEVEL 03 - LOBBY ENTRY

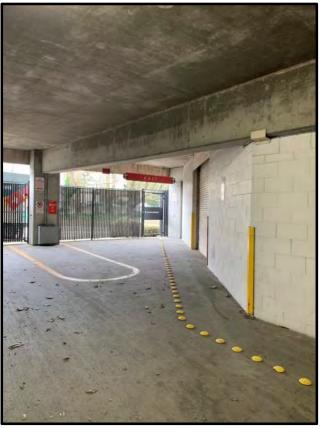


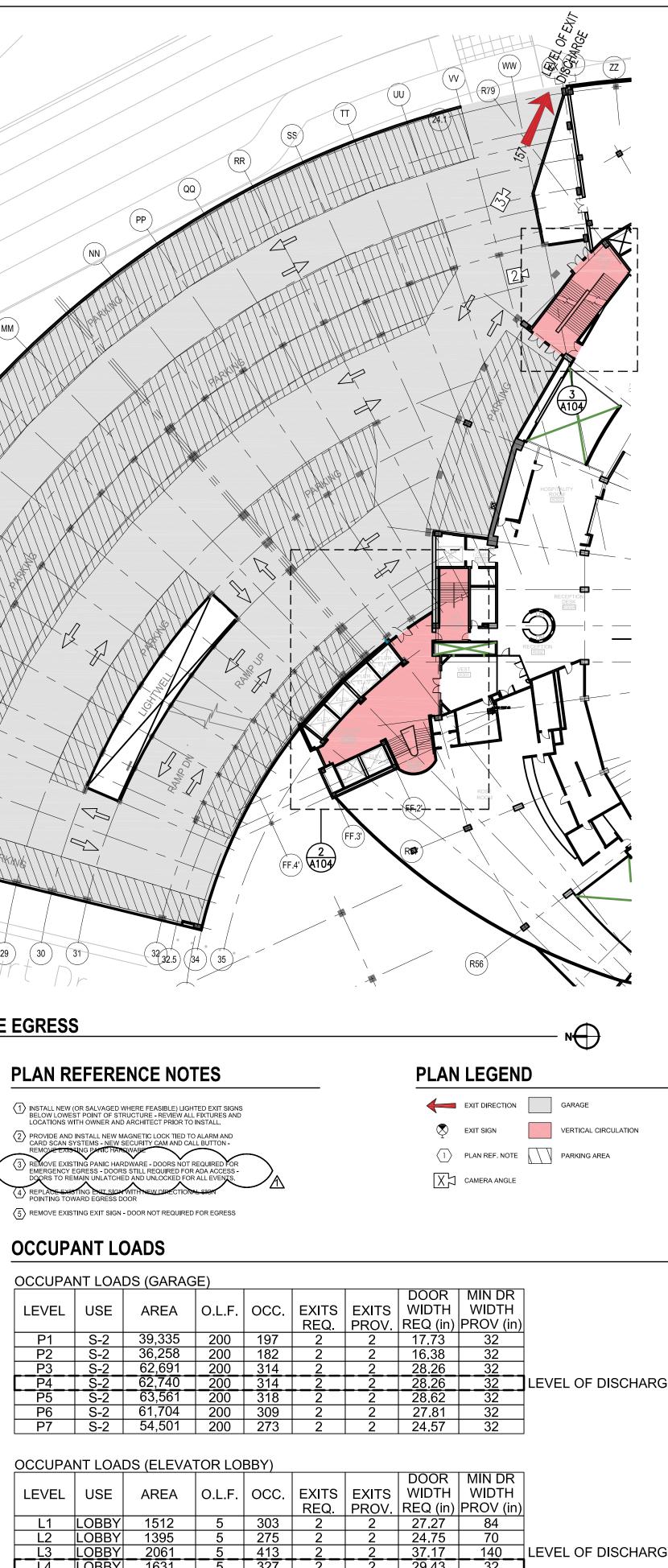
#### VIEW 1 - LEVEL 03 - LOBBY

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GBD Architects, Incorporated 1120 NW Couch St. Ste. 300 Portland, OR 97209 Tel. (503) 224-9656 gbdarchitects.com GBD © 2021 STAMP	-
PORTLAND, OREGON 2783 OF ORTLO	
PROJECT MODA CENTER GARDEN PARKING EXITING One Center Court Portland, OR 97227 CLIENT Owner	_
RIP CITY MANAGEMENT LLC Notice of Extended Payment Provision: The contract will allow the owner to make payment within 30 days after the date a billing or estimate is submitted. Notice of Alternate Billing Cycle: The contract will allow the owner to require the submission of billings or estimates in billing cycles other than 30-day cycles. Billings or estimates for the contract shall be submitted as follows: Each calendar month ending on the last day of the applicable month. REVISIONS APPEAL REV 08.04.21	
DATE JULY 15, 2021	
PROJECT NUMBER 20166429 SCALE	-
SHEET TITLE PARTIAL FLOOR PLANS - PARKING LEVEL 03	_
A103	









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OCCUPA	NT LOA	DS (GARAG	E)
LEVEL	USE	AREA	0
P1	S-2	39,335	
P2	S-2	36,258	
P3	<u>S-2</u>	62,691	
P4	<u>S-2</u>	62,740	
P5	S-2	63,561	
P6	S-2	61,704	
	5	<b>54 501</b>	

LEVEL	USE	AREA	С
L1	LOBBY	1512	
L2	LOBBY	1395	
<u>L3</u>	<u>LOBBY</u>	2061	
	LOBBY	1631	
L5	LOBBY	1636	
L6	LOBBY	1435	
L7	LOBBY	1396	

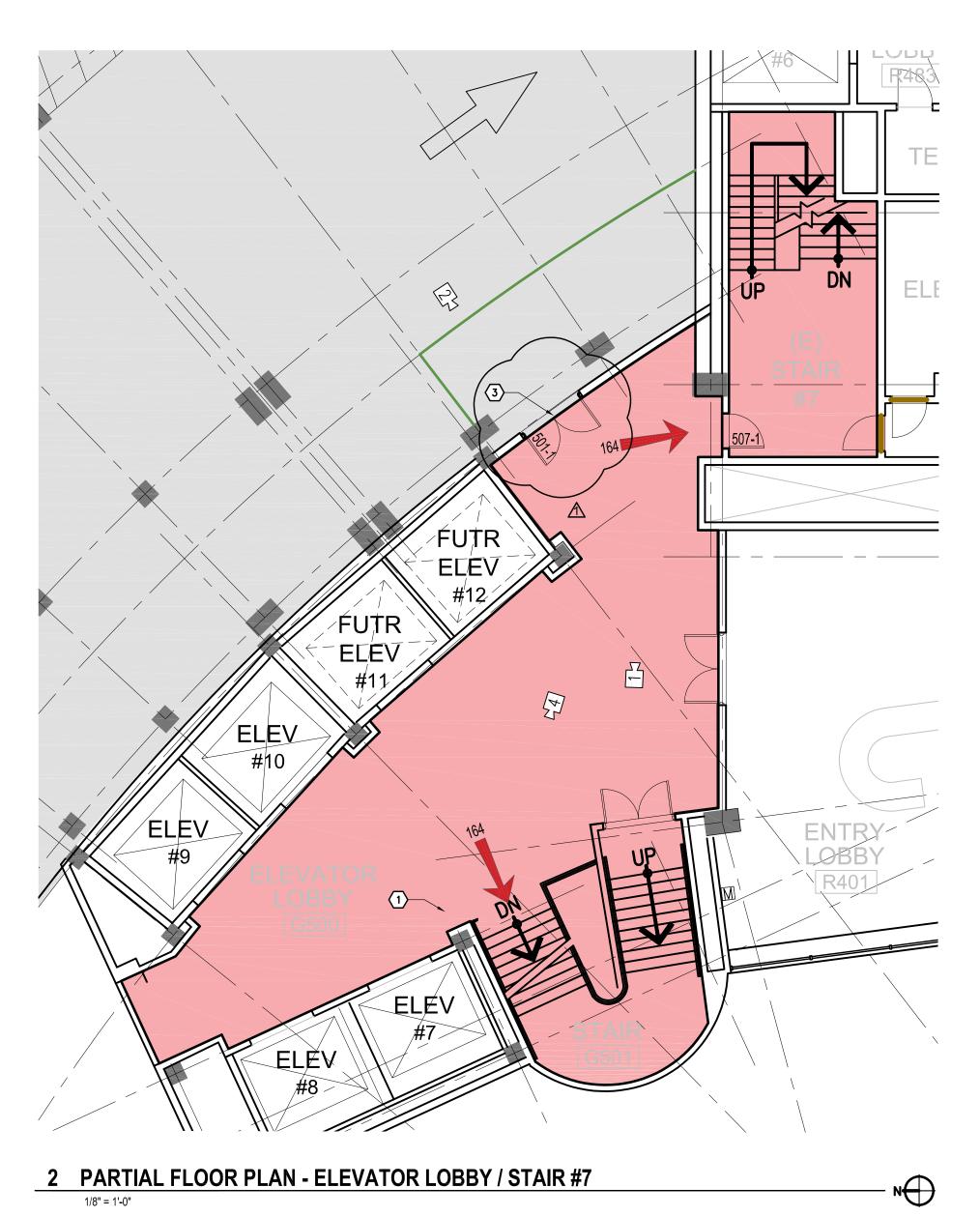


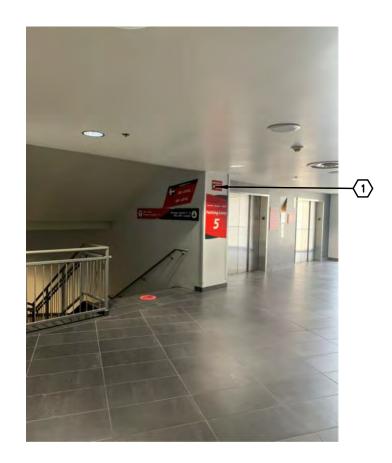


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Inco 1120 Ste. Port Tel. GBE STA UN UN STA	land, OR 97209 (503) 224-9656 architects.com <u>) ©</u> 2021
MC GA EX One Port CLIE	ner
LLC Noti Prov allov pays the subi Billir allov subi estir cont follo endi appl <u>REV</u>	CITY MANAGEMENT ce of Extended Payment vision: The contract will w the owner to make ment within 30 days after date a billing or estimate is mitted. Notice of Alternate ng Cycle: The contract will w the owner to require the mission of billings or mates in billing cycles er than 30-day cycles. ngs or estimates for the tract shall be submitted as ows: Each calendar month ing on the last day of the licable month. <u>VISIONS</u>
	Е LY 15, 2021 DJECT NUMBER
	166429
	EET TITLE

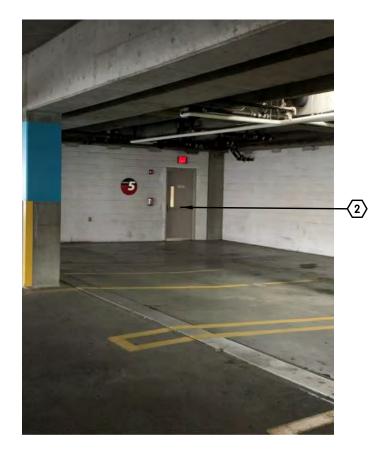


3 ENLARGED PLAN - STAIR #8

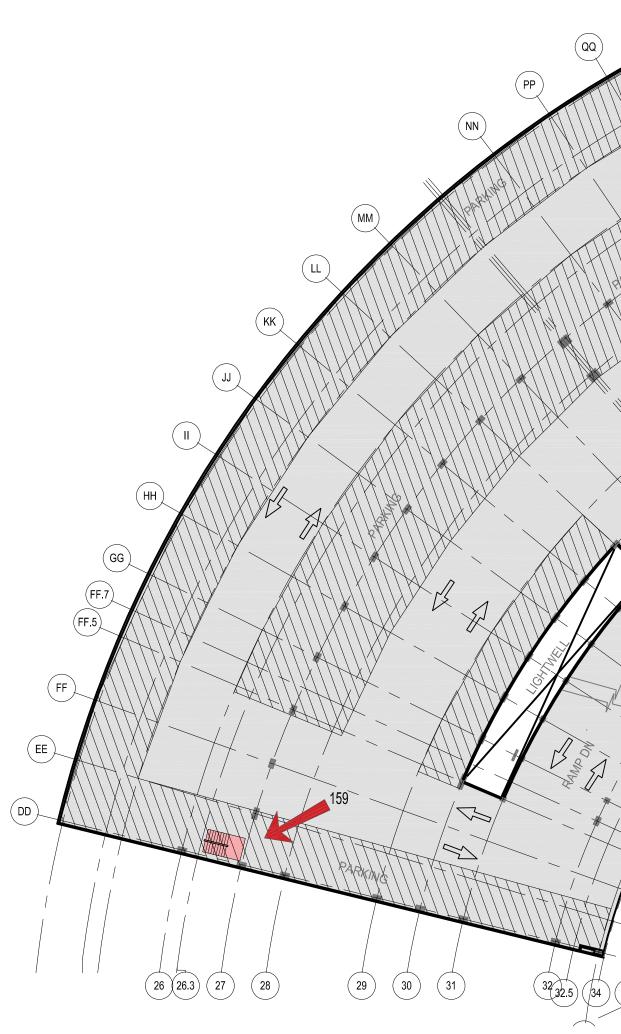




VIEW 4 - LEVEL 05 - ELEV. LOBBY



VIEW 3 - LEVEL 05 - GARAGE/STAIR 08



### 1 PARTIAL FLOOR PLAN - GARAGE EGRESS

### PLAN REFERENCE NOTES

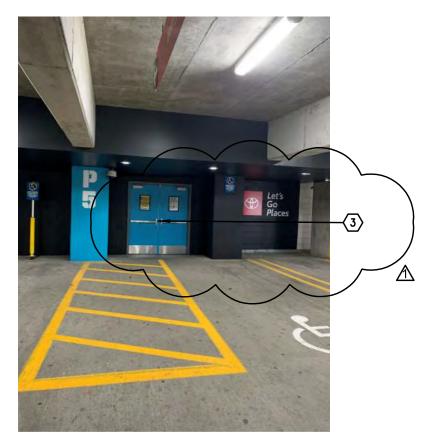
- (1) INSTALL NEW (OR SALVAGED WHERE FEASIBLE) LIGHTED EXIT BELOW LOWEST POINT OF STRUCTURE - REVIEW ALL FIXTURE LOCATIONS WITH OWNER AND ARCHITECT PRIOR TO INSTALL.
- 2 PROVIDE AND INSTALL NEW MAGNETIC LOCK TIED TO ALARM A CARD SCAN SYSTEMS - NEW SECURITY CAM AND CALL BUTTO REMOVE EXISTING PARTIC HARDWARE
- 3 REMOVE EXISTING PANIC HARDWARE DOORS NOT REQUID EMERGENCY EGRESS - DOORS STILL REQUIRED FOR ADA A DOORS TO REMAIN UNLATCHED AND UNLOCKED FOR ALL E
- 4 REPLACE EXISTING EXIL SIGN WITH NEW DIRECTIONAL SIGN POINTING TOWARD EGRESS DOOR
- $\sim$  Pointing toward egress door  $\langle 5 \rangle$  remove existing exit sign - door not required for Eq.

#### OCCUPANT LOADS

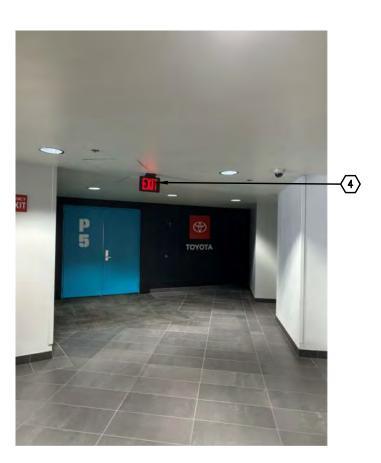
OCCUPA	NT LOA	DS (GARAG	E)
LEVEL	USE	AREA	0.1
P1	S-2	39,335	20
P2	S-2	36,258	20
P3	S-2	62,691	20
P4	<u>S-2</u>	62,740	2(
P5	<u>S-2</u>	63,561	2
P6	S-2	61,704	20
P7	S-2	54,501	2

OCCUPA	NT LOA	DS (EL	EVA	ГOF

LEVEL	USE	AREA	O.L
L1	LOBBY	1512	5
L2	LOBBY	1395	5
L3	LOBBY	2061	5
L4	<u>LOBBY</u>	1631	5
<u>L5</u>	LOBBY	1636	145
L6	LOBBY	1435	5
L7	LOBBY	1396	5



VIEW 2 - LEVEL 05 - GARAGE/STAIR 07

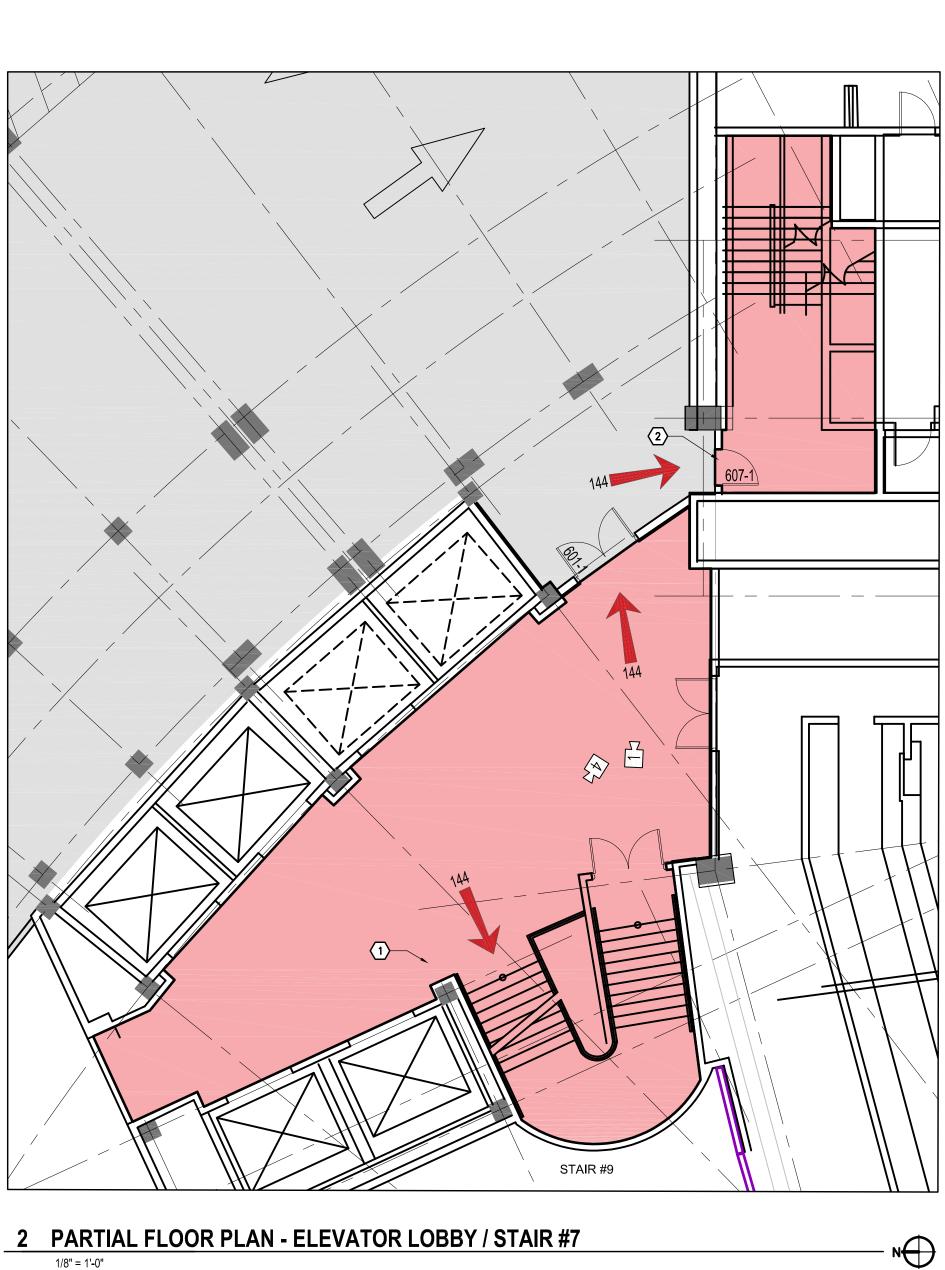


VIEW 1 - LEVEL 05 - ELEV. LOBBY

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SS (77) (224.1)	
RR +++++++++++++++++++++++++++++++++++	GBD Architects, Incorporated
	1120 NW Couch St. Ste. 300 Portland, OR 97209
	Tel. (503) 224-9656 gbdarchitects.com
(E) STAIR #8	GBD © 2021
	STAMP
	KEVIN P. JOHNSON
	ST KEVIN P. JOHNSON FOT
A105-6	PORTLAND, OREGON
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Particular and the second seco	
	PROJECT
	MODA CENTER GARDEN PARKING
	EXITING One Center Court Portland, OR 97227
	CLIENT
	Owner
FF.3' RST CORDOR WWW R472	RIP CITY MANAGEMENT
	Notice of Extended Payment Provision: The contract will allow the owner to make
15 (R56)	payment within 30 days after the date a billing or estimate is submitted. Notice of Alternate
	Billing Cycle: The contract will allow the owner to require the submission of billings or
	estimates in billing cycles other than 30-day cycles. Billings or estimates for the
	contract shall be submitted as follows: Each calendar month ending on the last day of the
r SIGNS PLAN LEGEND	applicable month. REVISIONS APPEAL REV 08.04.21
AND AND NN-	
DFOR PARKING AREA	
	DATE
	JULY 15, 2021
F. OCC. EXITS EXITS WIDTH WIDTH	PROJECT NUMBER  20166429
REQ.         PROV.         REQ (in)         PROV (in)           00         197         2         2         17.73         32           00         182         2         2         16.38         32	
00         314         2         2         28.26         32           00         314         2         2         28.26         32         LEVEL OF DISCHARGE	SCALE
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00 273 2 2 24.57 32	1
	SHEET TITLE
DOOR MIN DR	PARTIAL FLOOR PLANS - GARAGE
F. OCC. EXITS EXITS WIDTH WIDTH REQ. PROV. REQ (in) PROV (in)	PARTIAL FLOOR PLANS - GARAGE LEVEL 05
F. OCC. EXITS EXITS WIDTH WIDTH REQ. PROV. REQ (in) PROV (in)	PARTIAL FLOOR PLANS - GARAGE LEVEL 05
F.       OCC.       EXITS       EXITS       WIDTH       WIDTH         REQ.       PROV.       REQ (in)       PROV (in)         5       303       2       2       27.27         5       275       2       2       24.75	PARTIAL FLOOR PLANS - GARAGE

VET DOCUMENTS FOR APPEAL REVIEW - REV 7.19





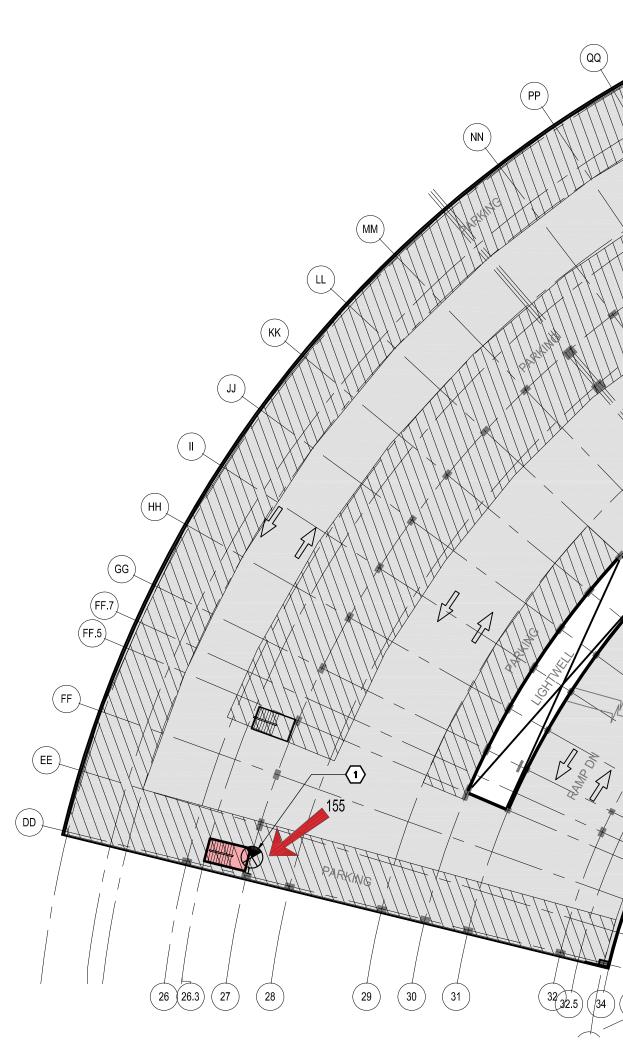
VIEW 4 - LEVEL 06 - ELEV. LOBBY

1/8" = 1'-0"



VIEW 3 - LEVEL 06 - GARAGE/STAIR 08





#### 1 PARTIAL FLOOR PLAN - GARAGE EGRESS 1/32" = 1'-0"

### PLAN REFERENCE NOTES

- 1 INSTALL NEW (OR SALVAGED WHERE FEASIBLE) LIGHTED EXIT BELOW LOWEST POINT OF STRUCTURE REVIEW ALL FIXTURE LOCATIONS WITH OWNER AND ARCHITECT PRIOR TO INSTALL.
- PROVIDE AND INSTALL NEW MAGNETIC LOCK TIED TO ALARM A CARD SCAN SYSTEMS NEW SECURITY CAM AND CALL BUTTO REMOVE EXISTING PANIC HARDWARE
- $\textcircled{3} \begin{array}{l} \text{REMOVE EXISTING PANIC HARDWARE DOORS NOT REQUIRE } \\ \text{EMERGENCY EGRESS.} \end{array}$
- $\left< \frac{4}{4} \right>$  REPLACE EXISTING EXIT SIGN WITH NEW DIRECTIONAL SIGN POINTING TOWARD EGRESS DOOR
- $\overline{\langle 5 \rangle}$  remove existing exit sign door not required for eq

### **OCCUPANT LOADS**

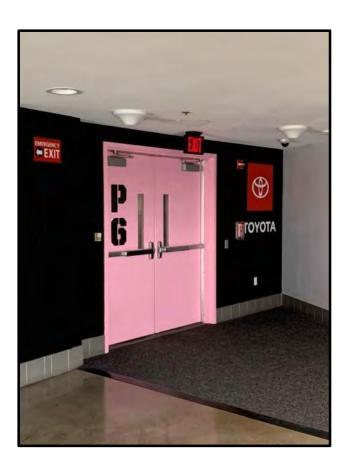
OCCUPANT LOADS (GARAGE)				
LEVEL	USE	AREA	0.1	
P1	S-2	39,335	20	
P2	S-2	36,258	20	
P3	S-2	62,691	20	
P4	S-2	62,740	20	
<u>P5</u> _	<u>S-2</u>	63,561	2(	
P6	S-2	61,704	_2(	
P7	S-2	54,501	20	

#### OCCUPANT LOADS (ELEVATOR

	LEVEL	USE	AREA	0.1
l	L1	LOBBY	1512	ļ
	L2	LOBBY	1395	Ļ
[	L3	LOBBY	2061	Į
	L4	LOBBY	1631	Ļ
	<u>L5</u>	LOBBY	<u>    1636                               </u>	ļ
	L6	LOBBY	1435	Į
I	L7	LOBBY	1396	Į
l	L7	LOBBY	1396	

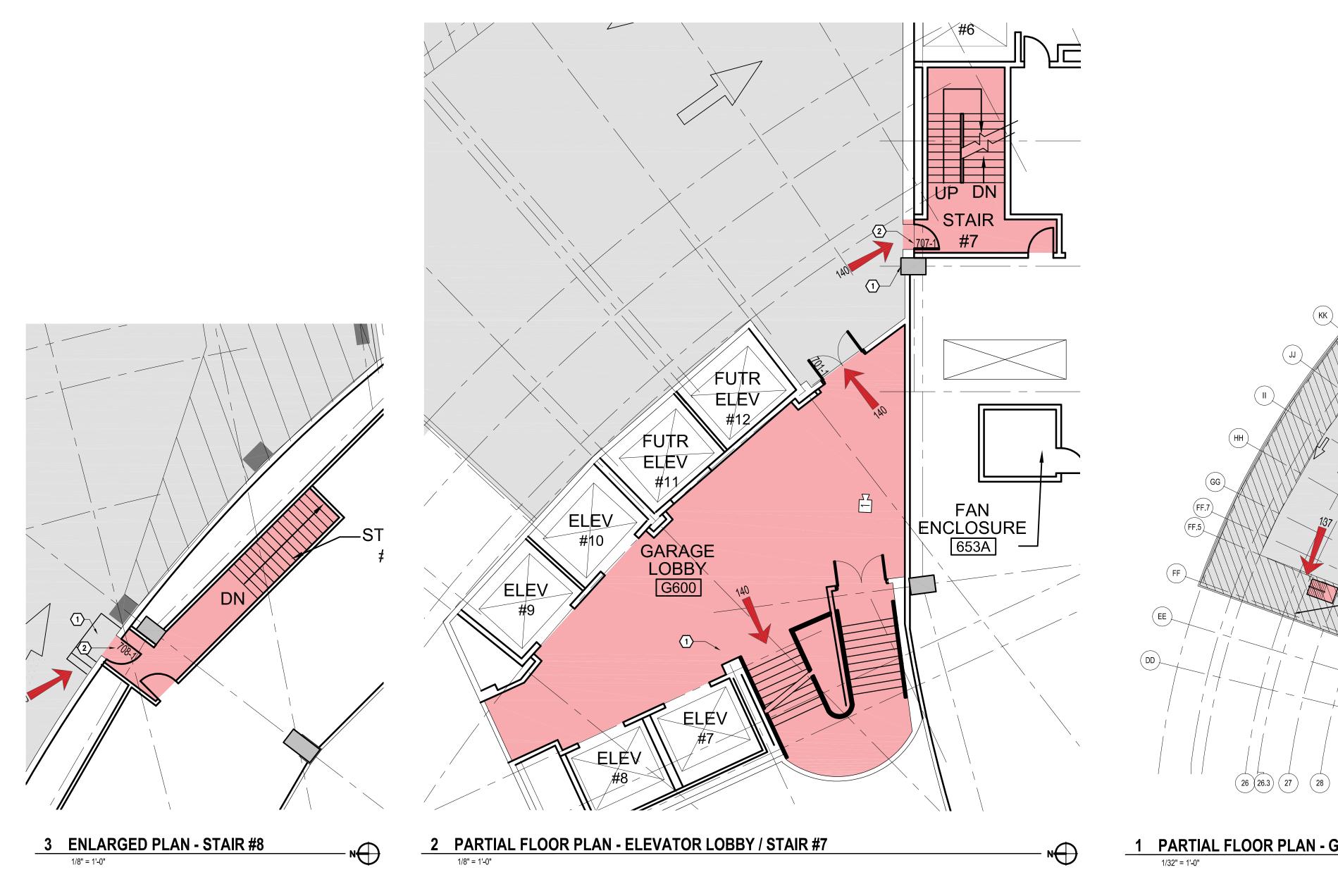


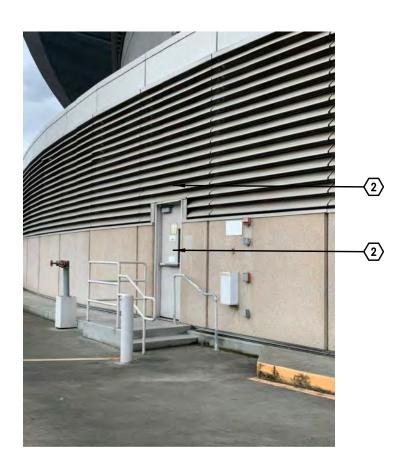
VIEW 2 - LEVEL 06 - GARAGE/STAIR 07



VIEW 1 - LEVEL 06 - ELEV. LOBBY

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× 11/* + + + + + + + + + + + + + + + + + + +	FF	$\sim 2$	FF.3	STATE				One Contract Portlan CLIEN Owne RIP C LLC Notice Provisi allow t payme	nd, OR 97227 T er ITY MANAGEM of Extended Pa ion: The contrac he owner to ma ent within 30 day	ayment ct will ke /s after
35	FF	$\sim 2$	FF.3	state	R56			One Co Portlan CLIEN Owne RIP C LLC Notice Provisi allow t payme the dat submit	nd, OR 97227 T er ITY MANAGEM of Extended Pa ion: The contrac- he owner to ma ent within 30 day te a billing or es tted. Notice of A	ayment ct will ke /s after timate is Iternate
35	FF	$\sim 2$	FF.3	STATE	R56			One Co Portland CLIEN Owne RIP C LLC Notice Provisi allow t payme the dat submit Billing	nd, OR 97227 T er ITY MANAGEM of Extended Pa ion: The contrac he owner to ma ent within 30 day te a billing or es	ayment ct will ke /s after timate is Iternate tract will
35	FF	$\sim 2$	FF.3	STATE	R56			One Co Portland CLIEN Owne RIP C LLC Notice Provisi allow t payme the dat submit Billing allow t submits estima	nd, OR 97227 T er ITY MANAGEM of Extended Pation: The contract he owner to mater ant within 30 day te a billing or est tted. Notice of A Cycle: The cont he owner to req ssion of billings	ayment ct will ke /s after stimate is lternate tract will uire the or cles
35	FF	$\sim 2$	FF.3	STATE	R56			One Contract Portland CLIEN Owne RIP C LLC Notice Provisi allow t payme the dai submit Billing allow t submit Billing allow t submis estima other t	of Extended Pa of Extended Pa ion: The contrac- he owner to ma ent within 30 day te a billing or es tted. Notice of A Cycle: The cont he owner to req ssion of billing cyc han 30-day cycl s or estimates fo	ayment ct will ke vs after timate is lternate tract will uire the or cles les. or the
35	FF	$\sim 2$	FF.3	R\$7	R56			One Contract Portland CLIEN Owne RIP C LLC Notice Provisi allow t payme the dat submit Billing allow t submit Billing allow t submis estima other t Billings contract follows	of Extended Pa ion: The contra- he owner to ma ent within 30 day te a billing or es tted. Notice of A Cycle: The contra- he owner to req ssion of billing cyc han 30-day cycl s or estimates for ct shall be subm s: Each calenda	ayment ct will ke vs after timate is lternate tract will uire the or cles les. or the nitted as ar month
35	FF	$\sim 2$	FF. 3		R56			One Contract Portland CLIEN Owne RIP C LLC Notice Provisi allow t payme the dat submit Billing allow t submit Billing allow t submis estima other t Billings contract follows ending	of Extended Pa ion: The contract he owner to ma ent within 30 day te a billing or es tted. Notice of A Cycle: The cont he owner to req ssion of billing cycl stes in billing cycl s or estimates fo ct shall be subm	ayment ct will ke vs after timate is lternate tract will uire the or cles les. or the nitted as ar month
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VIEW 3 - LEVEL 07 - GARAGE/STAIR 08

### PARTIAL FLOOR PLAN - GARAGE EGRESS

### PLAN REFERENCE NOTES

32,32.5) (34)

29 30 31

PP

(NN)

MM

(LL

(KK)

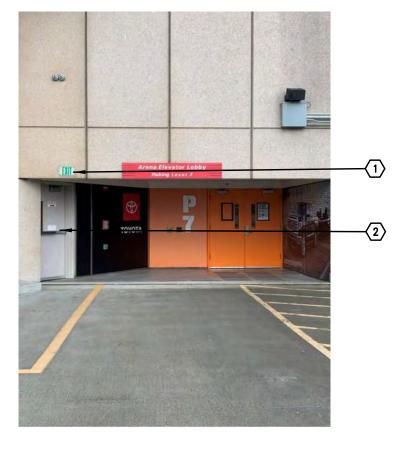
- 1 INSTALL NEW (OR SALVAGED WHERE FEASIBLE) LIGHTED EXIT BELOW LOWEST POINT OF STRUCTURE REVIEW ALL FIXTURE LOCATIONS WITH OWNER AND ARCHITECT PRIOR TO INSTALL.
- PROVIDE AND INSTALL NEW MAGNETIC LOCK TIED TO ALARM A CARD SCAN SYSTEMS NEW SECURITY CAM AND CALL BUTTON REMOVE EXISTING PANIC HARDWARE
- 3 REMOVE EXISTING PANIC HARDWARE DOORS NOT REQUIRED EMERGENCY EGRESS.
- 4 REPLACE EXISTING EXIT SIGN WITH NEW DIRECTIONAL SIGN POINTING TOWARD EGRESS DOOR  $\overline{\langle 5 \rangle}$  remove existing exit sign - door not required for eq

#### **OCCUPANT LOADS**

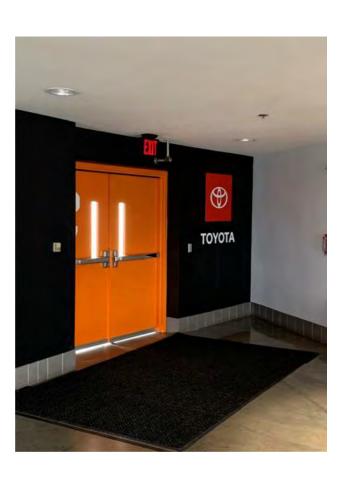
OCCUPA	ANT LOA	DS (GARAC	GE)
LEVEL	USE	AREA	0.
P1	S-2	39,335	2
P2	S-2	36,258	2
P3	S-2	62,691	2
P4	S-2	62,740	2
P5	S-2	63,561	2
P6	<u>S-2</u>	61,704	2
P7	<u>S-2</u>	54,501	2

#### OCCUPANT LOADS (ELEVATOR

LEVEL	USE	AREA	0.1
L1	LOBBY	1512	ļ
L2	LOBBY	1395	ļ
L3	LOBBY	2061	ļ
L4	LOBBY	1631	ļ
L5	LOBBY	1636	ļ
<u>L6</u>	LOBBY	<u>1435</u>	
L7	LOBBY	1396	



VIEW 2 - LEVEL 07 - GARAGE/STAIR 07



#### VIEW 1 - LEVEL 07 - ELEV. LOBBY

UU WW XX YY ZZ	GBD
RR (RR	GBD Architects, Incorporated
	1120 NW Couch St. Ste. 300 Portland, OR 97209 Tel. (503) 224-9656
TAR #8	gbdarchitects.com <u>GBD © 2021</u> STAMP
	KEVIN P. JOHNSON
	PORTLAND, OREGON 2783 OF OPEGN
	PROJECT
ELEV CORRACE LOBEX L	MODA CENTER GARDEN PARKING EXITING One Center Court Portland, OR 97227
	CLIENT Owner
FF.4' (A107) FF.3' R57	RIP CITY MANAGEMENT LLC
35 R56 PAN	Notice of Extended Payment Provision: The contract will allow the owner to make payment within 30 days after the date a billing or estimate is submitted. Notice of Alternate
R56 PAN ENCLOSURE	Billing Cycle: The contract will allow the owner to require the submission of billings or estimates in billing cycles other than 30-day cycles. Billings or estimates for the
S PLAN LEGEND	contract shall be submitted as follows: Each calendar month ending on the last day of the applicable month. REVISIONS
ed For	
I 広口 CAMERA ANGLE	DATE JULY 15, 2021
L.F. OCC. EXITS EXITS WIDTH WIDTH REQ. PROV. REQ (in) PROV (in)	PROJECT NUMBER 
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200     309     2     2     27.81     32       200     273     2     2     24.57     32	SHEET TITLE
L.F. OCC. EXITS EXITS WIDTH WIDTH REQ. PROV. REQ (in) PROV (in)	PARTIAL FLOOR PLANS - GARAGE LEVEL 07
5       303       2       2       27.27       84         5       275       2       2       24.75       70         5       413       2       2       37.17       140         5       327       2       2       29.43       32         5       328       2       2       29.52       32         5       287       2       2       25.83       32         5       280       2       2       25.20       32	A107