

GBD

HDR Pearl West
20137549

1455 NW Irving St, Suite 800
Portland, OR 97209

PERMIT SET
05.06.2025

PROJECT TEAM

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Portland, OR 97204
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Email: caitlin.blackstock@hdrinc.com

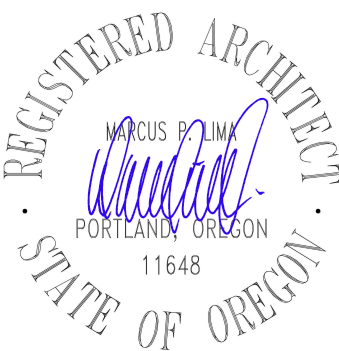
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GBD

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STAMP



PROJECT

HDR Pearl West
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1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

SHEET TITLE

COVER SHEET

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA

G000

FACILITY PERMIT - GENERAL NOTES

1. ALL WORK IN THIS BUILDING IS TO BE PERFORMED UNDER THE CITY 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. DESIGN BUILD SYSTEMS INFORMATION SHOWN IN THESE DOCUMENTS IS FOR INFORMATION ONLY. DESIGN BUILD SYSTEMS CONTRACTORS ARE TO FIELD VERIFY ALL EXISTING CONDITIONS AND PROVIDE ENGINEERED DRAWINGS TO MEET THE DESIGN DEPICTED IN THESE DOCUMENTS. DESIGN BUILD DRAWINGS SHALL BE SUBMITTED AND APPROVED BY THE OWNER'S CONSTRUCTION MANAGER AND ARCHITECT, PRIOR TO THE DESIGN BUILD SUB CONTRACTOR ISSUING TO THE CITY OF PORTLAND FOR PERMIT.
- MECHANICAL
 - ELECTRICAL
 - PLUMBING
 - SPRINKLER SYSTEM
 - SMOKE DETECTION, SMOKE EVACUATION, AND EMERGENCY ANNUNCIATION SYSTEMS
 - LOW VOLTAGE
 - SECURITY SYSTEMS

GENERAL NOTES

1. ALL WORK SHALL CONFORM TO APPLICABLE BUILDING CODES AND ORDINANCES, AS MODIFIED FOR THIS BUILDING ON RECORD WITH THE AUTHORITY HAVING JURISDICTION. IN CASE OF CONFLICT WHERE THE METHODS OR STANDARDS OF INSTALLATION OF THE MATERIALS SPECIFIED DO NOT EQUAL OR EXCEED THE REQUIREMENTS OF THE LAWS OR ORDINANCES, THE LAW OR ORDINANCE SHALL GOVERN. NOTIFY ARCHITECT IN WRITING OF CONFLICTS.
2. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY EXISTING CONDITIONS. NO ALLOWANCE WILL BE MADE FOR UNFAVORABLE CONDITIONS OR EVENTS WHICH MIGHT HAVE BEEN DISCOVERED THROUGH 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. NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES PRIOR TO PRECEDING WITH WORK.
3. PROVIDE ALL LABOR, TRANSPORTATION, EQUIPMENT AND SERVICES NECESSARY TO PERFORM WORK SHOWN ON THE DRAWINGS AND DESCRIBED HEREIN.
4. 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.
5. 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 BUILDING CODE.

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. THE EXISTING SUSPENDED CEILING TRACK WILL BE RE-USED UNLESS NOTED OTHERWISE ON THE DRAWINGS. TAKE EXTREME CARE IN THE REMOVAL OF THE FULL HEIGHT PARTITIONS FROM THE TRACK.
4. MAINTAIN 100% SPRINKLER COVERAGE.
5. SALVAGE/RECYCLE REMOVED MATERIALS PER OWNER'S STANDARD PROCEDURES AND REQUIREMENTS.
6. REMOVE ALL EXISTING SIGNAGE, PICTURES, NAILS, HOOKS, EQUIPMENT, ETC., LEFT BEHIND FROM PRIOR TENANT, FROM ALL WALLS, DOORS, DOOR FRAMES, AND CEILINGS INDICATED ON DRAWINGS.
7. MAINTAIN EXISTING FIRE SEPARATION RATING WHERE ELEMENTS HAVE BEEN REMOVED FROM THE FLOOR STRUCTURE OR RATED WALL ASSEMBLIES.
8. ALL ABANDONED LOW VOLTAGE, ELECTRICAL WIRING AND CONDUIT, PLUMBING, AND CONSTRUCTION ELEMENTS ARE TO BE REMOVED FROM THE CEILING PLENUM.

CONSTRUCTION

1. PERFORM ALL WORK IN ACCORDANCE WITH ESTABLISHED BUILDING STANDARDS FOR TENANT IMPROVEMENTS.
2. ALL DIMENSIONS ARE TO FACE OF FINISHED SURFACE UNLESS NOTED OTHERWISE.
3. ALL PARTITIONS TERMINATE AT UNDERSIDE OF SUSPENDED CEILING SYSTEM UNLESS OTHERWISE NOTED.
4. MECHANICAL, ELECTRICAL AND FIRE PROTECTION SYSTEMS INDICATED ARE FOR INFORMATION ONLY. THESE SYSTEMS ARE SUB-CONTRACTOR DESIGN/BUILD AND ARE TO BE SUBMITTED UNDER SEPARATE PERMIT. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS. CONTRACTORS SHALL VERIFY SIZES AND LOCATIONS OF ALL MECHANICAL AND ELECTRICAL EQUIPMENT, BOTH EXISTING AND NEW.
5. ALL WALLS, WITHIN THE LIMITS OF WORK NOTED ARE TO BE PATCHED, PLASTERED, SANDED AND PREPARED READY FOR THE NEW FINISH SPECIFIED UNLESS OTHERWISE NOTED.
6. DOORS NOTED TO REMAIN SHOULD BE TOUCHED UP AS NEEDED TO "LIKE NEW" CONDITION. DAMAGED DOORS SHOULD BE REVIEWED WITH ARCHITECT AND REPLACED AS NEEDED.
7. ALL CEILINGS SHOWN AS ACT SYSTEM REPRESENTS EXISTING OR NEW GRID AT EXISTING HEIGHT ABOVE FINISH FLOOR. IT IS CONTRACTOR'S RESPONSIBILITY TO PROVIDE ONE UNIFORM GRID. REPLACE DAMAGED GRID AND CEILING TILE AS REQUIRED TO PROVIDE A "LIKE NEW" CEILING. REVIEW WITH ARCHITECT.
8. PROVIDE EXIT SIGNS AND EMERGENCY LIGHTING SYSTEM IN CONFORMANCE WITH FIRE MARSHALL REQUIREMENTS.
9. 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 APPLICABLE BUILDING CODE REQUIREMENTS.
10. SEAL ALL THROUGH FLOOR/WALL RATED PENETRATIONS WITH APPROVED RATED ASSEMBLIES TO MAINTAIN THE FIRE RATING OF FLOOR / WALL ASSEMBLY.
11. ALL TENANT STANDARD PARTITIONS ARE TO BE METAL STUDS WITH 5/8" TYPE X GYPSUM BOARD EACH SIDE WITH ACOUSTIC INSULATION, UNLESS NOTED OTHERWISE.

MECHANICAL

1. DESIGN/BUILD SUB-CONTRACTORS SHALL BE THE ENGINEER OF RECORD. THE DESIGN/BUILD SUB-CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SYSTEM, EXISTING AND NEW, IDENTIFIED IN THE AREA OF WORK. DESIGN/BUILD SUB-CONTRACTOR IS RESPONSIBLE TO SUBMIT COMPLETE DESIGN/BUILD DRAWINGS TO THE ARCHITECT FOR APPROVAL, PRIOR TO SUBMITTING TO THE AUTHORITY HAVING JURISDICTION FOR PERMIT. ONCE APPROVED BY THE ARCHITECT, THE DESIGN/BUILD SUB-CONTRACTOR SHALL SUBMIT DRAWINGS TO THE AUTHORITY HAVING JURISDICTION AS A DEFERRED SUBMITTAL UNDER THE PROJECT PERMIT. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS.
2. MECHANICAL DESIGN/BUILD CONTRACTOR TO PROVIDE THE FOLLOWING INFORMATION FOR ALL SPACES WITHIN THE "AREA OF WORK", WHETHER THE ROOM OR EQUIPMENT IS NEW OR EXISTING, FOR ARCHITECTS REVIEW.
- THE BUILDING IS DESIGNED FOR LOW TEMPERATURE SUPPLY VIA SERIES FAN POWERED BOXES, PROVIDE BASIS OF DESIGN FOR SUPPLY AIR TEMPERATURE OF THE BASE BUILDING AHU.
 - PROVIDE CALCULATIONS TO INDICATE OCCUPANCY TYPE, SPACE AREA, NUMBER OF OCCUPANTS AND THE PERCENTAGE OF OUTSIDE AIR FROM THE AIR-HANDLING UNIT SERVING THE SPACE TERMINAL UNITS.
 - PROVIDE ENERGY CALCULATIONS FORMS DEMONSTRATING COMPLIANCE FOR THE MECHANICAL SYSTEMS AS REQUIRED PER CODE.
 - PROVIDE PLANS AND DOCUMENTATION SHOWING COMPLETE LAYOUT OF ALL SIZES AND LOCATIONS OF EQUIPMENT DUCTING, CFM DELIVERY FOR EACH REGISTER, TRANSFER RETURN BETWEEN SPACES, LOAD CALCULATIONS, SUPPLY AIRFLOWS, AND ALL INFORMATION TO DEMONSTRATE A COMPLETE MECHANICAL DESIGN WITHIN THE "AREA OF WORK". OWNER RESERVES THE RIGHT TO PERFORM A PRIOR REVIEW OF THE INFORMATION PROVIDED, CONTRACTOR TO PROVIDE ALL INFORMATION NECESSARY TO COMPLETE THE REVIEW AND NOT DELAY THE PROJECT. PROVIDE ARCHITECT AS BUILT DRAWINGS AND DIGITAL FILE (CAD OR BIM) OF FINAL DESIGN.

3. MECHANICAL SYSTEM WITHIN THE "AREA OF WORK" TO BE SEPARATED FROM ALL ADJACENT TENANTS / SUITES. RETURN AIR PATH ABOVE CEILING IS TO BE MAINTAINED, AND CONTRACTOR SHALL PROVIDE CALCULATIONS TO DEMONSTRATE THAT THE APPROPRIATE RETURN AIRFLOW HAS BEEN MAINTAINED. AT FULL HEIGHT DEMISING WALLS, PROVIDE ACCOUSTICAL "Z" BOOTS ABOVE CEILING TO LIMIT SOUND TRANSMISSION BETWEEN SUITES.

ELECTRICAL

1. ELECTRICAL WORK INDICATED IS FOR INFORMATION ONLY. THE SYSTEM IS SUB-CONTRACTOR DESIGN/BUILD, AND THE DESIGN/BUILD SUB-CONTRACTORS SHALL BE THE ENGINEER OF RECORD. THE DESIGN/BUILD SUB-CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SYSTEM, EXISTING AND NEW, IDENTIFIED IN THE AREA OF WORK. DESIGN/BUILD SUB-CONTRACTOR IS RESONSIBLE TO SUBMIT COMPLETE DESIGN/BUILD DRAWINGS TO THE ARCHITECT FOR APPROVAL, PRIOR TO SUBMITTING TO THE AUTHORITY HAVING JURISDICTION FOR PERMIT. ONCE APPROVED BY THE ARCHITECT, THE DESIGN/BUILD SUB-CONTRACTOR SHALL SUBMIT DRAWINGS TO THE AUTHORITY HAVING JURISDICTION AS A DEFERRED SUBMITTAL UNDER THE PROJECT PERMIT. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS.
2. ELECTRICAL DESIGN/BUILD CONTRACTOR TO PROVIDE THE FOLLOWING INFORMATION FOR ALL SPACES WITHIN THE "AREA OF WORK", WHETHER THE ROOM OR EQUIPMENT IS NEW OR EXISTING, FOR ARCHITECTS REVIEW.
- PROVIDE CONSTRUCTION DRAWINGS SHOWING ALL REQUIRED LUMINAIRE SCHEDULE(S), LIGHTING CONTROL SCHEDULE, LIGHT SWITCHING, PANEL SCHEDULE(S), AND PLANS SHOWING ELECTRICAL, LIGHTING, FIRE ALARM, DIAGRAMS, AND DETAILS NECESSARY TO SHOW A COMPLETE DESIGN. COORDINATE WITH ARCHITECTURAL DRAWINGS.
 - PROVIDE FOOT CANDLE MAP SHOWING THE PROPOSED LIGHTING LAYOUT MEETS THE FOLLOWING LIGHT LEVELS.
 - OFFICES AND OPEN OFFICE AREAS – APPROX. 30 FCS
 - HALLWAYS – APPROX. 12 FCS
 - PROVIDE ARCHITECT AS BUILT DRAWINGS AND DIGITAL FILE (CAD OR BIM) OF FINAL DESIGN.

3. EXIT AND EGRESS LIGHTING SYSTEMS ARE TO BE INSTALLED TO MEET THE APPLICABLE BUILDING CODE REQUIREMENTS AND PRESCRIPTIVE LIGHTING PATH. EGRESS PLAN IS INDICATED IN THESE DOCUMENTS.

4. LOW VOLTAGE OUTLETS SHOWN REPRESENT OUTLET ROUGH-IN ONLY (RING AND STRING). IT THE RESPONSIBILITY OF THE ELECTRICAL SUBCONTRACTOR TO COORDINATE WITH TENANT'S LOW VOLTAGE VENDOR FOR SPECIFIC OUTLET REQUIREMENTS.

5. CONTRACTOR TO GET FIRE LIFE SAFETY DESIGN AND PRICING FROM OWNERS CONSULTANT, AND INCLUDE IN THEIR BID.

6. ALL ELECTRICAL OUTLETS TO BE MOUNTED AT +18" ABOVE FINISHED FLOOR UNLESS NOTED OTHERWISE.

7. CONFIRM COLOR OF ELECTRICAL OUTLET COVER PLATES WITH ARCHITECT PRIOR TO PROCUREMENT / INSTALLATION. ALL COVER PLATES AND OUTLET DEVICES TO BE UNIFORM IN COLOR.

8. ELECTRICAL AND LIGHTING SYSTEMS WITHIN THE "AREA OF WORK" TO BE SEPARATED FROM ALL ADJACENT TENANTS / SUITES.

PLUMBING

1. PLUMBING WORK INDICATED IS FOR INFORMATION ONLY. THE SYSTEM IS SUB-CONTRACTOR DESIGN/BUILD, AND THE DESIGN/BUILD SUB-CONTRACTORS SHALL BE THE ENGINEER OF RECORD. THE DESIGN/BUILD SUB-CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SYSTEM, EXISTING AND NEW, IDENTIFIED IN THE AREA OF WORK. DESIGN/BUILD SUB-CONTRACTOR IS RESONSIBLE TO SUBMIT COMPLETE DESIGN/BUILD DRAWINGS TO THE ARCHITECT FOR APPROVAL, PRIOR TO SUBMITTING TO THE AUTHORITY HAVING JURISDICTION FOR PERMIT. ONCE APPROVED BY THE ARCHITECT, THE DESIGN/BUILD SUB-CONTRACTOR SHALL SUBMIT DRAWINGS TO THE AUTHORITY HAVING JURISDICTION AS A DEFERRED SUBMITTAL UNDER THE PROJECT PERMIT. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS.

2. UNLESS OTHERWISE NOTED, NEW PLUMBING FIXTURES ARE TO MATCH BUILDING STANDARD.

3. FLOOR DRAINS TO BE INSTALLED WITH AUTOMATIC TRAP PRIMER.

FIRE PROTECTION

1. FIRE ALARM / FIRE SPRINKLER WORK INDICATED IS FOR INFORMATION ONLY. THE SYSTEM IS SUB-CONTRACTOR DESIGN/BUILD, AND THE DESIGN/BUILD SUB-CONTRACTORS SHALL BE THE ENGINEER OF RECORD. THE DESIGN/BUILD SUB-CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SYSTEM, EXISTING AND NEW, IDENTIFIED IN THE AREA OF WORK. DESIGN/BUILD SUB-CONTRACTOR IS RESONSIBLE TO SUBMIT COMPLETE DESIGN/BUILD DRAWINGS TO THE ARCHITECT FOR APPROVAL, PRIOR TO SUBMITTING TO THE AUTHORITY HAVING JURISDICTION FOR PERMIT. ONCE APPROVED BY THE ARCHITECT, THE DESIGN/BUILD SUB-CONTRACTOR SHALL SUBMIT DRAWINGS TO THE AUTHORITY HAVING JURISDICTION AS A DEFERRED SUBMITTAL UNDER THE PROJECT PERMIT. IT IS THE RESPONSIBILITY OF THE DESIGN/BUILD SUB-CONTRACTOR TO OBTAIN THESE PERMITS.

2. SUBCONTRACTOR TO COORDINATE WITH BUILDING ENGINEER TO ENSURE FIRE PROTECTION SCOPE IN AREA OF WORK IS PROPERLY CONNECTED TO MAIN FIRE ALARM SYSTEM.

3. ALL FIRE STROBE DEVICES TO HAVE WHITE HOUSINGS / COVERS.

4. ALL FIRE PROTECTION DEVICES INSTALLED IN CEILING TILES SHOULD BE CENTERED WITHIN THE TILE.

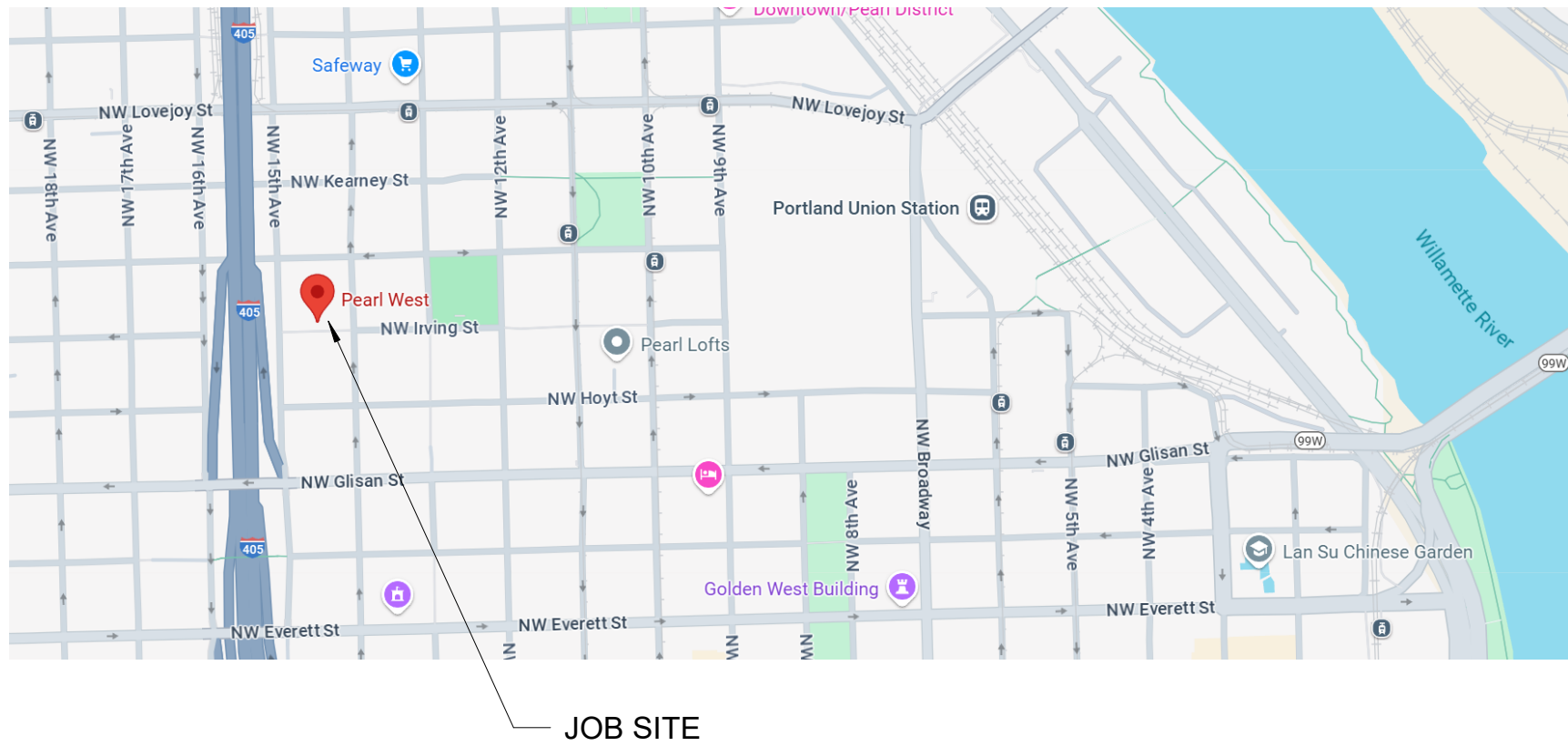
LEGEND

NAME	ROOM TAG		1'-0"	CEILING HEIGHT
101	ROOM NAME			
	ROOM NUMBER			
##	REFERENCE NOTE			
##	ALTERNATE NOTE			
1	ELEVATION REFERENCE			
A101	SHEET REFERENCE			
1	DETAIL REFERENCE			
A101	SHEET REFERENCE			
	EXISTING PARTITION			
	NEW PARTITION			
	WALL TYPE, SEE DETAILS FOR ASSEMBLY			
	EXISTING RELITE			
	NEW RELITE			
	EXISTING DOOR			
	NEW DOOR			
	DOOR NUMBER			
N +42"	NEW DUPLEX			
	HEIGHT ABOVE FINISHED FLOOR			
N +42"	NEW TELECOM J-BOX			
	HEIGHT ABOVE FINISHED FLOOR			
	BLANK OUTLET			
	THERMOSTAT			
	LIGHT SWITCH / OCCUPANCY SENSOR			

PROJECT DESCRIPTION

FULL FLOOR TENANT IMPROVEMENT BUILD OUT ON FLOORS 8 & 9. SELECTIVE DEMOLITION AND RECONFIGURATION OF OFFICE SPACE FOR NEW TENANT. NEW CONSTRUCTION TO INCLUDE WALLS, CEILINGS AND FINISHES FOR NEW OFFICE SPACE, MEETING ROOMS & BREAK ROOMS.

VICINITY MAP



JOB SITE

SHEET INDEX

G000	COVER SHEET	A108	LEVEL 08 - FLOOR PLAN
G001	PROJECT INFORMATION	A108F	LEVEL 08 - FINISH PLAN
G002	ACCESSIBLE DETAILS (OR)	A109	LEVEL 09 - FLOOR PLAN
G003	ACCESSIBLE DETAILS (OR)	A109F	LEVEL 09 - FINISH PLAN
G010	CODE SHEET - LEVEL 08	A708	LEVEL 08 - RCP
G011	CODE SHEET - LEVEL 09	A709	LEVEL 09 - RCP
G020	SCHEDULES	A800	INTERIOR ELEVATIONS
G021	SCHEDULES	A900	DETAILS
G030	SPECIFICATIONS	A901	DETAILS
G031	SPECIFICATIONS	A902	DETAILS
G032	SPECIFICATIONS		
D108	LEVEL 08 - DEMO FLOOR PLAN	PP-1.0_FURN	SECURITY PLAN
D109	LEVEL 09 - DEMO FLOOR PLAN	PP-1.1_FURN	SECURITY PLAN
D708	LEVEL 08 - DEMO CEILING PLAN		
D709	LEVEL 09 - DEMO CEILING PLAN		
		AV 3.0	STANDING HUDDLE
		AV 4.0	SMALL CONFERENCE
		AV 5.4	MEDIUM CONFERENCE
		AV 7.0	LARGE CONFERENCE
		AV 9.0	LARGE CONFERENCE

DEFERRED SUBMITTALS

PLUMBING
HVAC
SPRINKLER
SECURITY
LOW VOLTAGE
ELECTRICAL

City of Portland
Reviewed for
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REVISIONS

1 04/30/2025 ASI 3

DATE

05.06.2025

PROJECT NUMBER

20137549

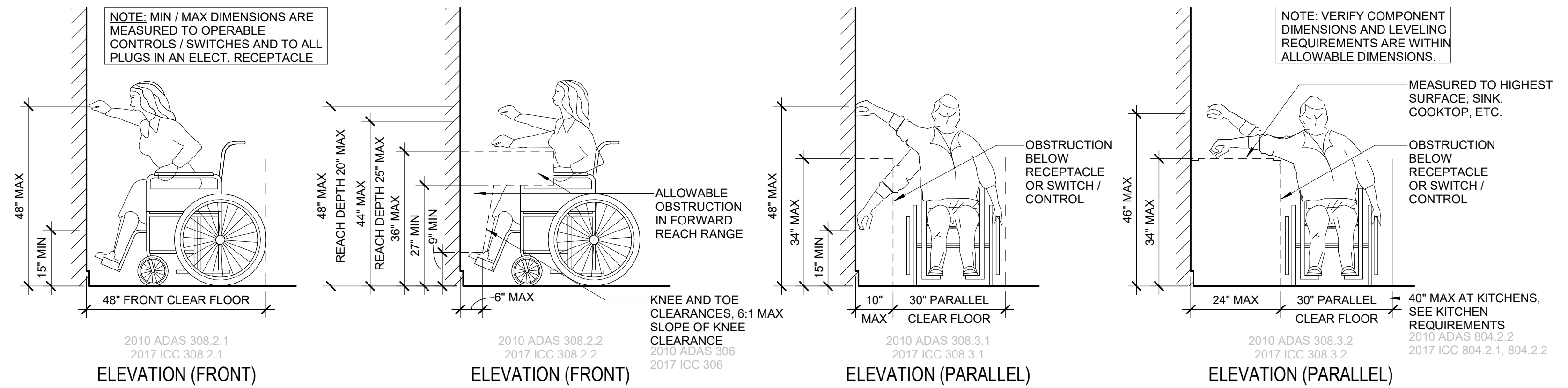
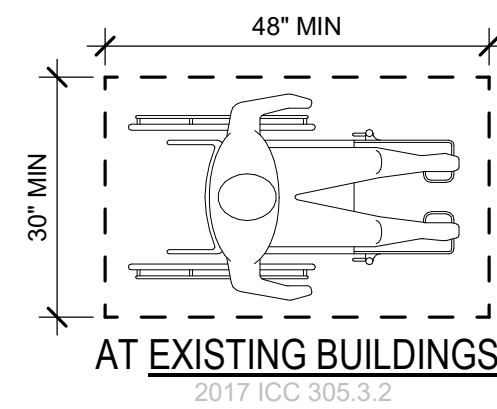
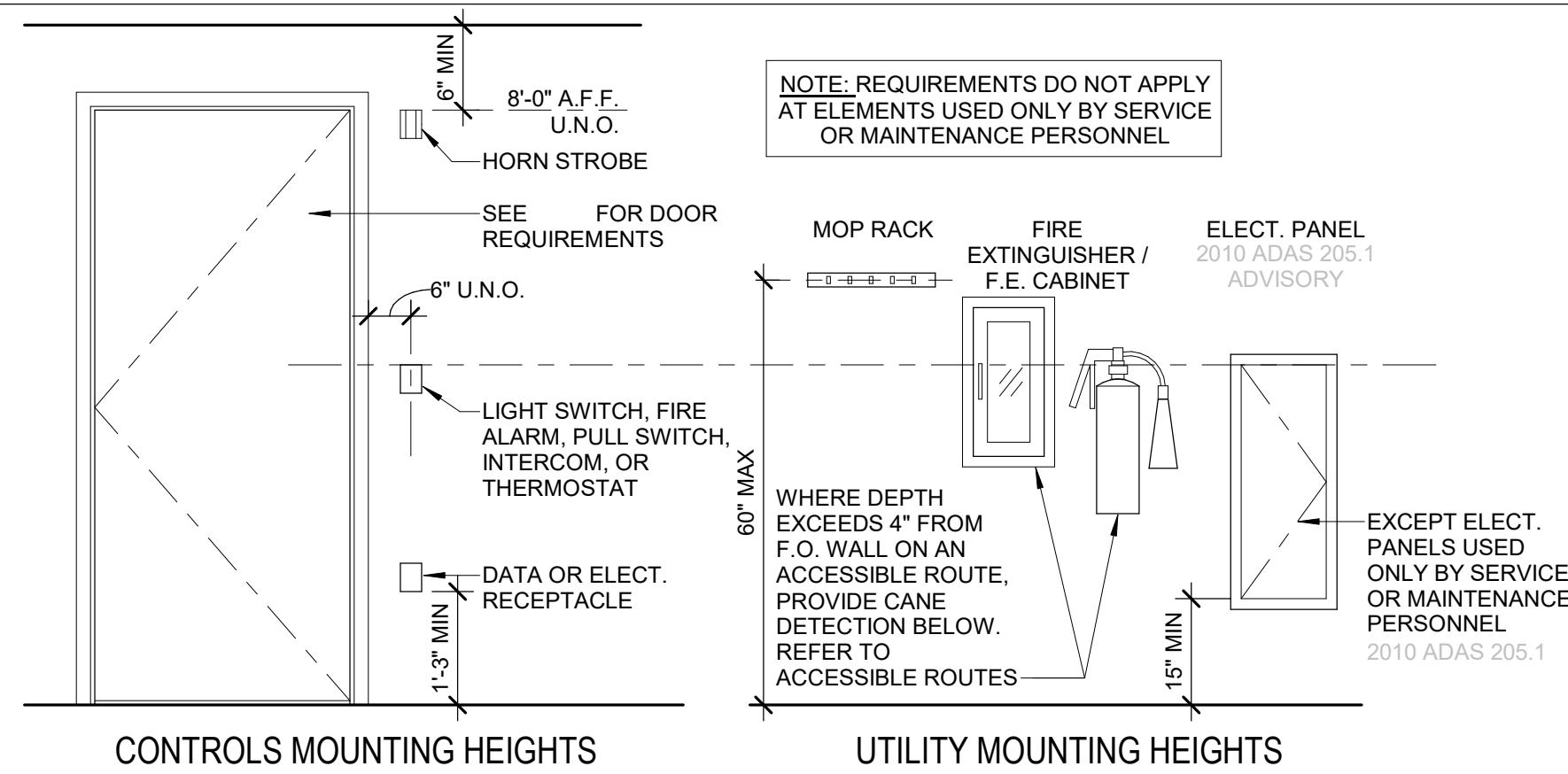
SCALE

1/8" = 1'-0"

SHEET TITLE

PROJECT
INFORMATION

G001



GBD

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Incorporated

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el. (503) 224-9656
bdarchitects.com

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STAMP

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REVISIONS

DATE _____

05.06.2025

PROJECT NUMBER

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SCALE

$$1/2'' = 1'-0''$$

SHEET TITLE

ACCESSIBLE DETAILS
(OR)

G002

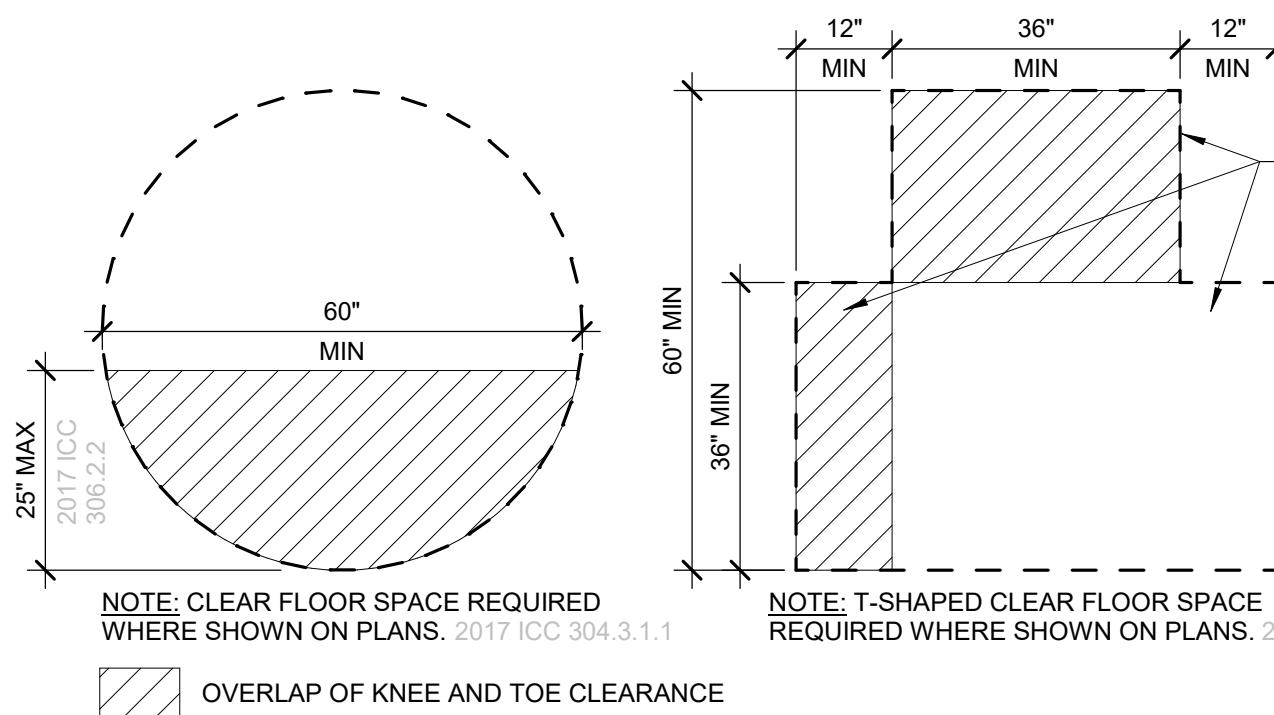
PERMIT SET

City of Portland
Reviewed for
Code Compliance

**Reviewed for
Code Compliance**

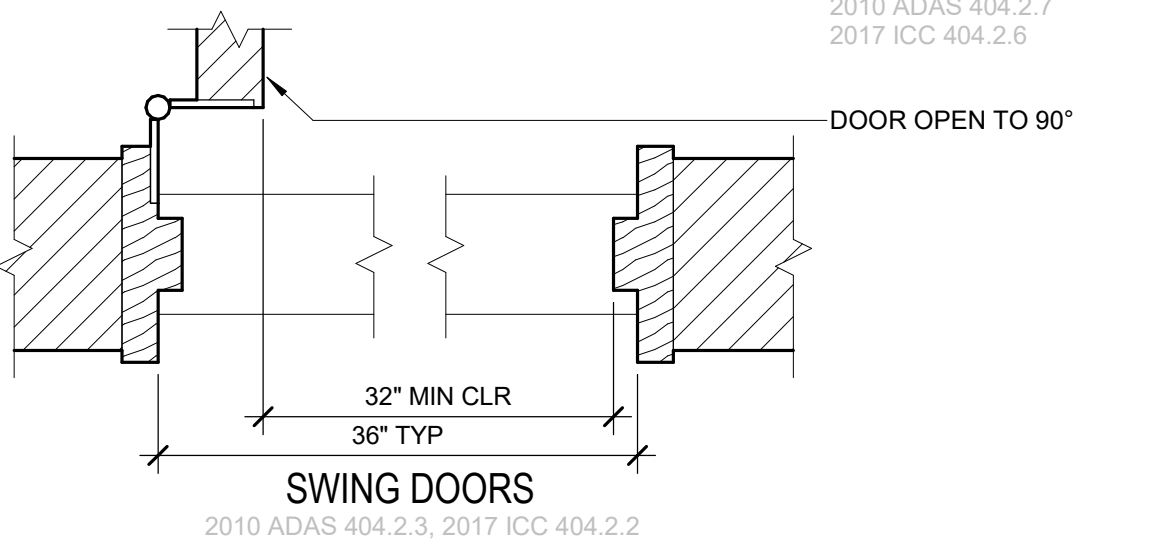
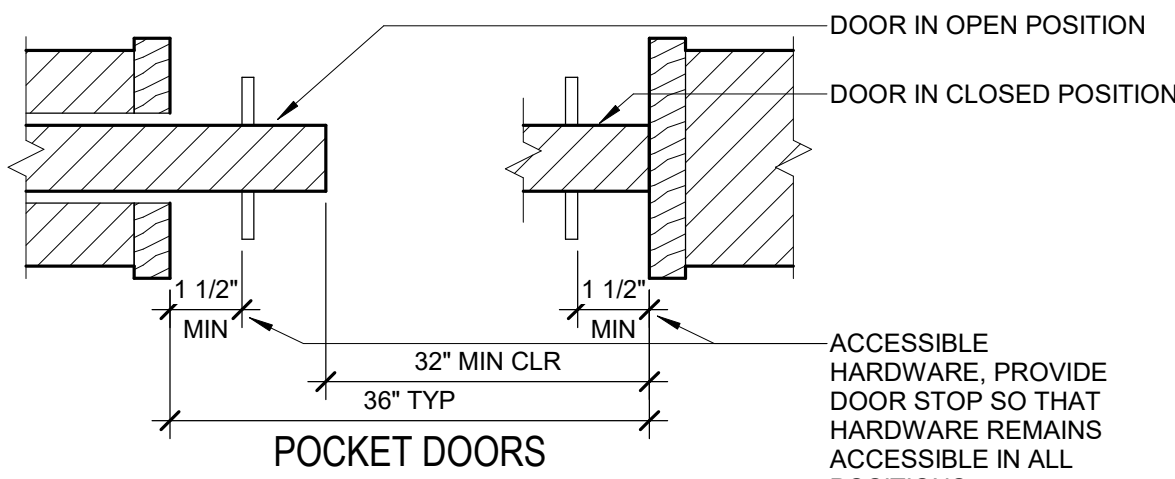
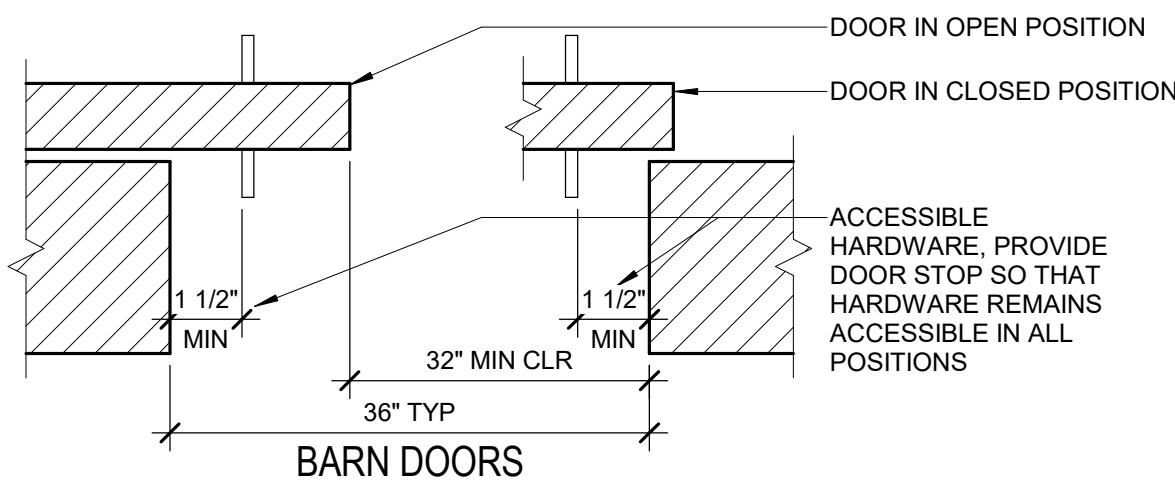
Date:5/22/2025
Permit #: 25-037217-000-00-FA

G003 ACCESSIBLE DETAILS (OR)
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5/6/2025 8:53:11 AM



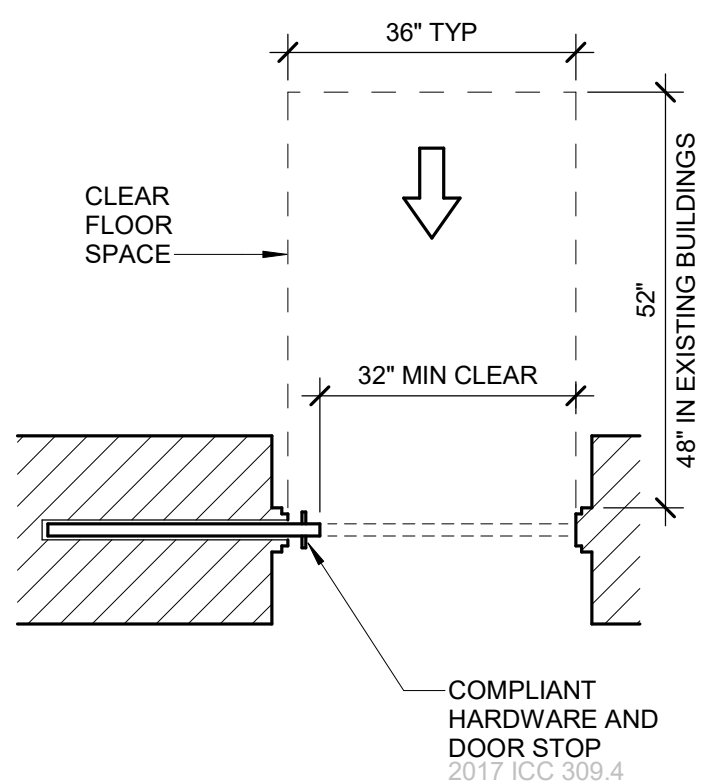
17 ACCESSIBLE FLOOR CLEARANCE - EXISTING BUILDINGS

1/2" = 1'-0"



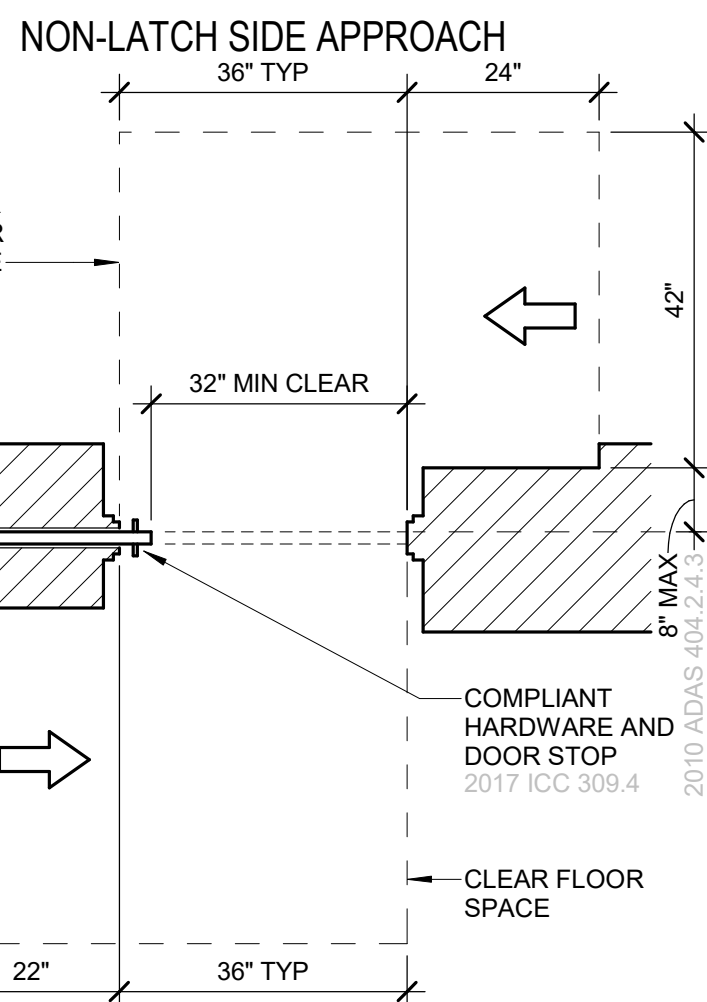
19 PASSAGE DOOR WIDTH

3" = 1'-0"



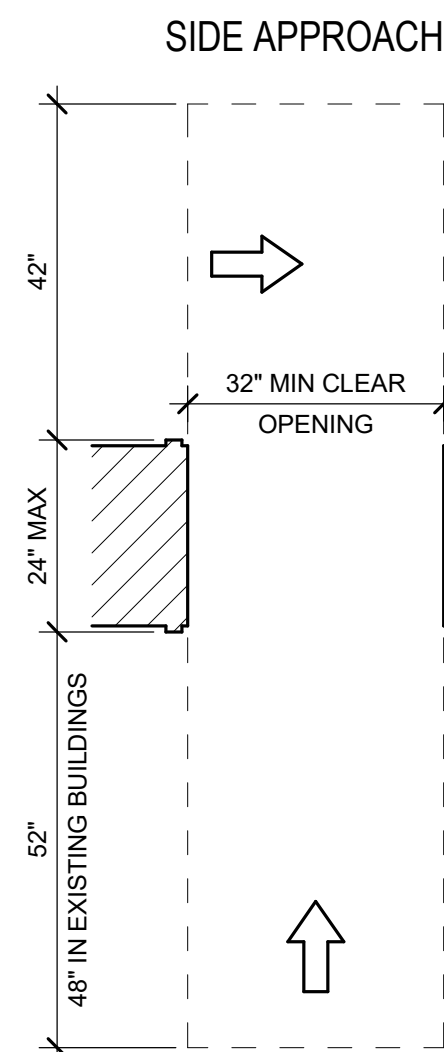
FRONT APPROACH

2010 ADAS 404.2.4.2
2017 ICC 404.2.3.3



LATCH SIDE APPROACH

2010 ADAS 404.2.4.2
2017 ICC 404.2.3.3



FRONT APPROACH

2010 ADAS 404.2.4.2
2017 ICC 404.2.3.4

20 MANUEVERING CLEARANCES AT POCKET/SLIDING DOORS & OPEN DOORWAYS

1/2" = 1'-0"

14 ACCESSIBLE FLOOR CLEARANCE - NEW BUILDINGS

1/2" = 1'-0"

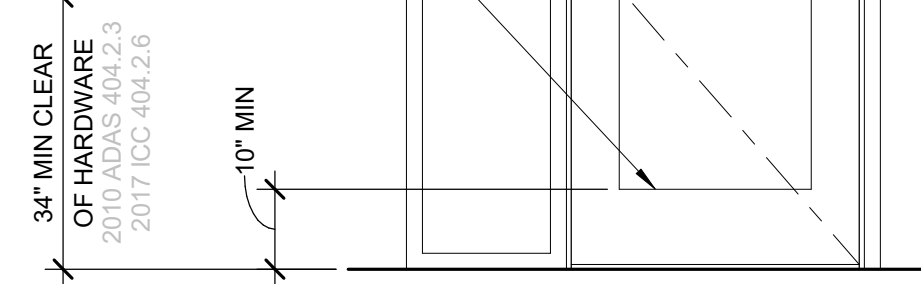
DOOR OR SIDE LITES WITH VISION LITE UNDER 68" NEED TO PROVIDE A VISION LITE PANEL AT EITHER DOOR OR SIDE LITE WITH BOTTOM 43" MAX A.F.F. 2010 ADAS 404.2.11, 2017 ICC 404.2.10

DOOR AND GATE SURFACE ON PUSH SIDE SHALL BE SMOOTH EXCEPT FOR SLIDING DOORS OR TEMPERED GLASS DOORS WITHOUT STILES WITH COMPLIANT BOTTOM SHOE. 2010 ADAS 404.2.10, 2017 ICC 404.2.9

NOTE: OPERATING FORCE FOR DOORS/GATES:
-EXTERIOR DOORS: 8.5 LBF
-INTERIOR DOORS: 5 LBF
-PRESSURIZED STAIR DOORS: 15 LBS AT EXT. DOORS
-WHERE ENVIRONMENTAL CONDITIONS REQUIRE GREATER CLOSING PRESSURE, POWER-OPERATED DOORS SHALL BE USED WITHIN THE ACCESSIBLE ROUTE.
-FIRE DOORS SHALL HAVE MIN FORCE NECESSARY TO CLOSE AND LATCH THE DOOR.

2022 OSSC 1102.1.2.5
2010 ADAS 404.2.9

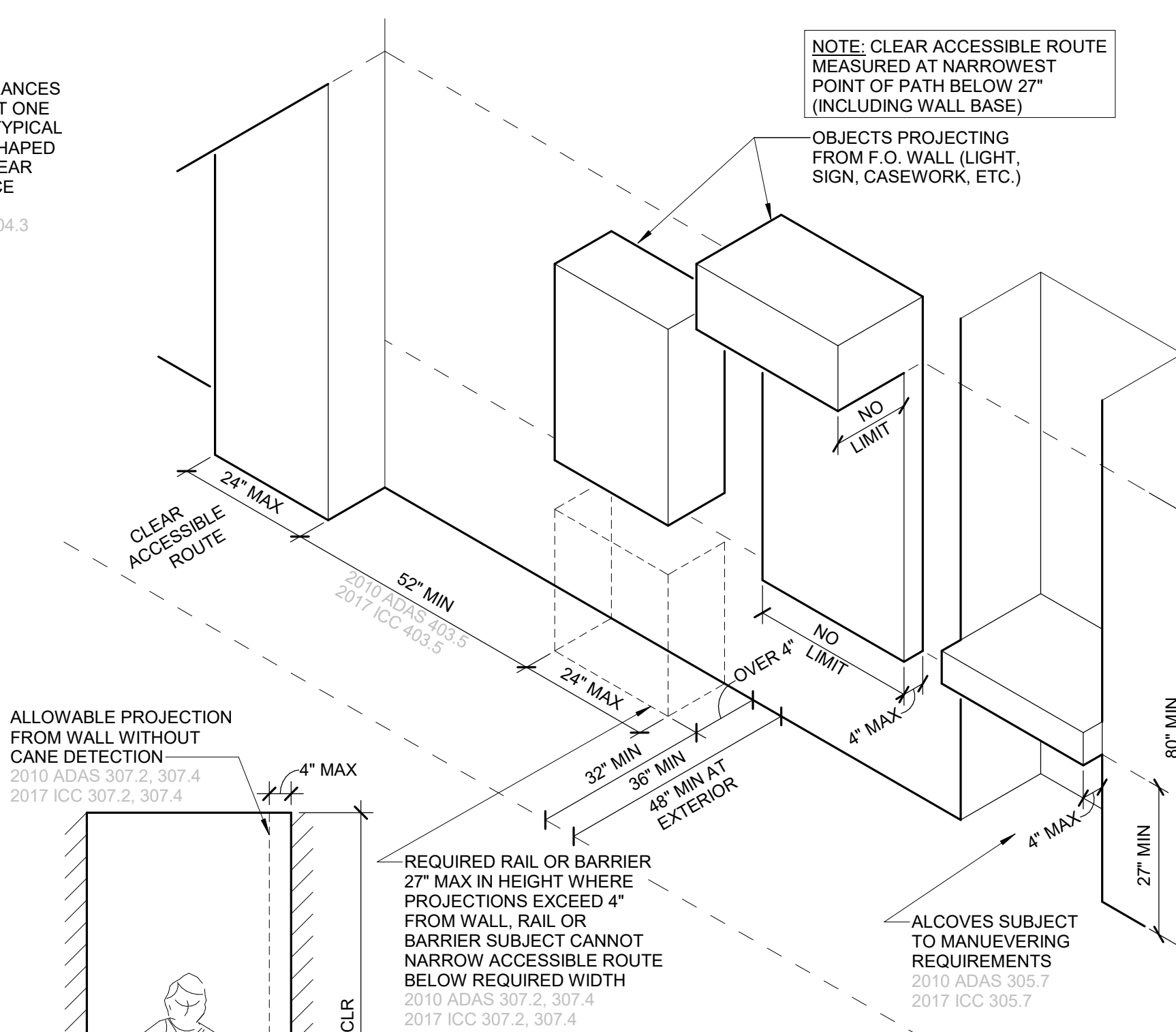
OPERABLE DOOR HARDWARE, MUST BE OPERABLE WITH ONE HAND WITHOUT TIGHT GRASPING, PINCHING, OR TWIST OF THE WRIST. 2010 ADAS 404.2.7, 2017 ICC 404.2.6



DOOR ELEVATION

15 DOOR ELEVATION

1/2" = 1'-0"

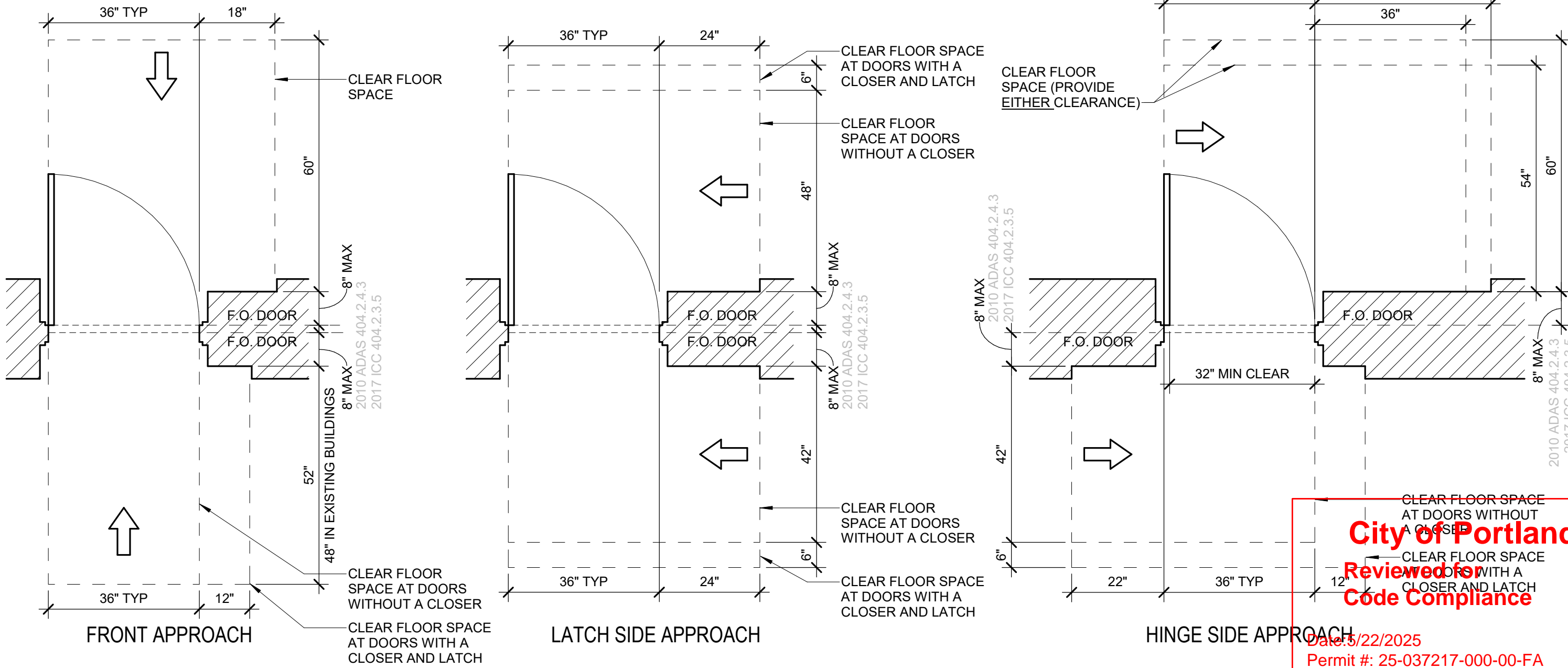


ACCESSIBLE ROUTE AXONOMETRIC

ACCESSIBLE ROUTE WIDTH

11 ACCESSIBLE ROUTE AND CANE DETECTION

1/2" = 1'-0"



FRONT APPROACH

2010 ADAS 404.2.4.3
2017 ICC 404.2.3.5

LATCH SIDE APPROACH

2010 ADAS 404.2.4.3
2017 ICC 404.2.3.5

HINGE SIDE APPROACH

2010 ADAS 404.2.4.3
2017 ICC 404.2.3.5

12 MANUEVERING CLEARANCES AT MANUAL SWING DOORS

2010 ADAS 404.2, 2017 ICC 404.2

1/2" = 1'-0"

ACCESSIBLE DETAILS SPECIFIC TO COMMON USE AND PUBLIC AREAS

GENERAL ACCESSIBILITY NOTES

- COMMON AREAS SHALL COMPLY WITH U.S. GOVERNMENT FAIR HOUSING ACT AND APPLICABLE STATE REGULATIONS. ALL OTHER AREAS TO COMPLY WITH AMERICANS WITH DISABILITIES ACT AND SECTIONS OF CURRENT OREGON STRUCTURAL SPECIALTY CODE.
- UNLESS NOTED OTHERWISE, ALL DIMENSIONS AND DOOR MANUEVERING CLEARANCES ON THIS SHEET ARE MEASURED FROM FACE OF FINISH. CLEAR DIMENSIONS SHOULD BE MEASURED FROM THE FACE OF BASE BOARDS, CHAIR RAILS, WAINSCOT, ETC.
- MOUNTING HEIGHTS ARE MEASURED ON THIS SHEET FROM FINISH FLOOR ELEVATION.
- VERIFY COMPONENT DIMENSIONS AND LEVELING REQUIREMENTS ARE WITHIN ALLOWABLE DIMENSIONS.
- DIMENSIONS AND CONFIGURATIONS SHOWN ARE FOR REFERENCE ONLY. ACTUAL DIMENSIONS AND CONFIGURATIONS MAY VARY. MINIMUMS AND MAXIMUMS INDICATED IN THE DOCUMENTS MAY BE MORE STRINGENT THAN THOSE DIMENSION INDICATED ON THIS SHEET. CONTRACTOR SHALL NOTIFY ARCHITECT OF ANY DIMENSIONS THAT DO NOT MEET OR EXCEED THE GUIDELINES ON THIS SHEET.
- VERIFY CLEARANCES WITH MANUFACTURER'S PRODUCT SIZES AND REQUIREMENTS TO ENSURE ACCESSIBLE CLEARANCES ARE MET.
- PROVIDE BACKING AS INDICATED FOR INSTALLED OR FUTURE GRAB BARS SHALL WITHSTAND MINIMUM 250 LBS. OF FORCE. SEE SPECIFICATIONS.
- AT ALL CASEWORK INDICATED AS REMOVABLE: EXTEND FLOOR FINISH UNDER CASEWORK AND COMPLETE FINISH OF ADJACENT WALL AND/OR CASEWORK SURFACES.

GBD

GBD Architects,
Incorporated

1120 NW Couch St.
Ste. 300
Portland, OR 97209

Tel. (503) 224-9656
gbdarchitects.com

GBD @ 2025

STAMP

REGISTERED ARCHITECT
MARCUS R. JUMA
PORTLAND, OREGON
11648
STATE OF OREGON

PROJECT

HDR Pearl West

1455 NW Irving St, Suite 800
Portland, OR 97209

CLIENT

HDR

1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

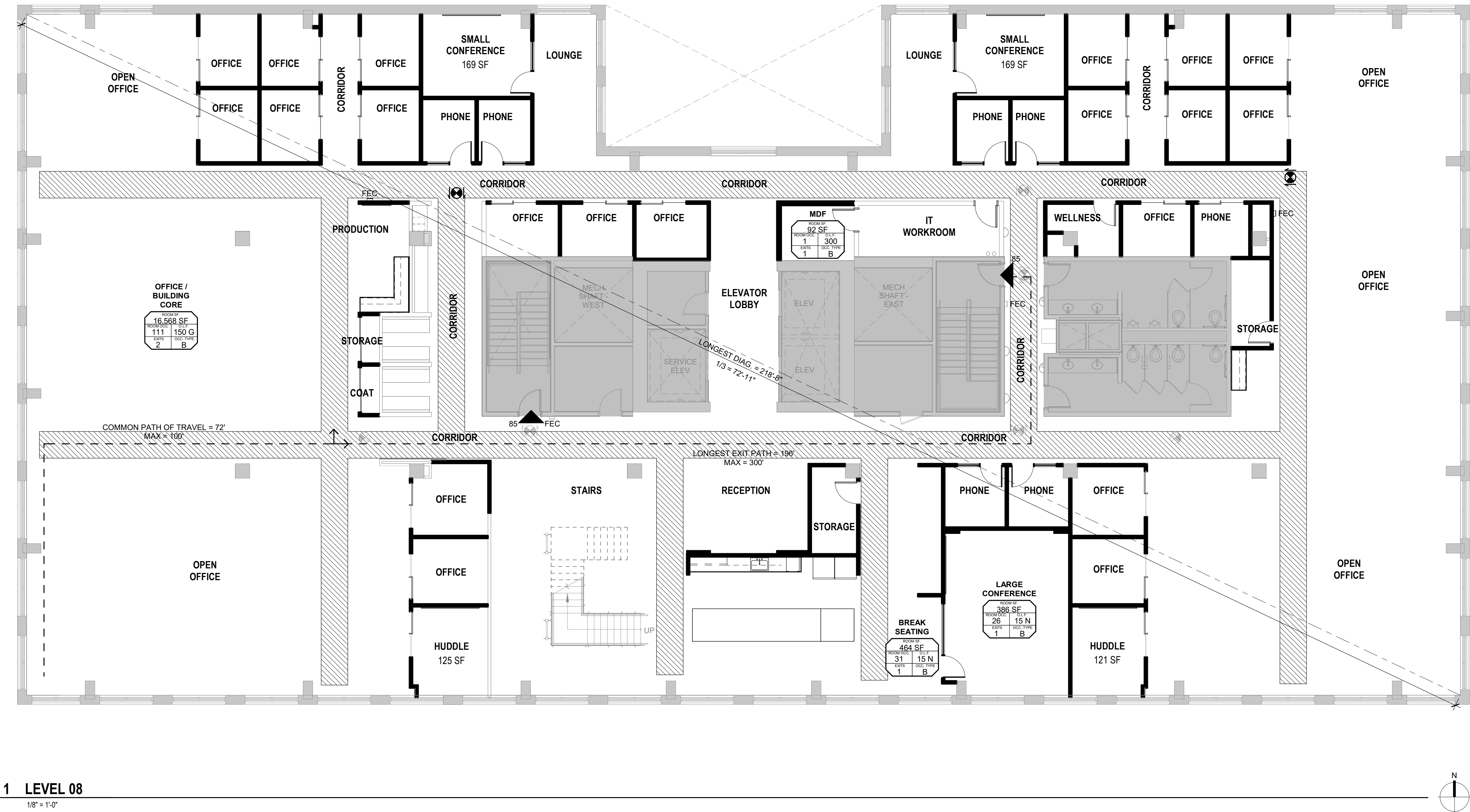
As indicated

SHEET TITLE

ACCESSIBLE DETAILS (OR)

G003

PERMIT SET



CODE SUMMARY

OREGON STRUCTURAL SPECIALTY CODE
2022

CONSTRUCTION TYPE: 1A
OCCUPANCY TYPE(S): B
ZONING: EX

FIRE PROTECTION
100% SPRINKLERED
SMOKE DETECTION SYSTEM
SMOKE CONTROL SYSTEM

OCCUPANCY SUMMARY

EGRESS OCCUPANCY - LEVEL 08

OCC. TYPE	TOTAL AREA	OCC. LOAD FACTOR	OCCUPANT TOTAL
B	850 SF	15	57
B	16,568 SF	150	111
B	92 SF	300	1
TOTAL:	17,510 SF		169

EGRESS PLAN LEGEND

- EXIT SIGN
- EXIT
- DESIGNATED EGRESS PATH (44" MIN. WIDTH)
- EGRESS PATH TO BE ILLUMINATED TO AT LEAST CODE MINIMUM LIGHTING LEVELS
- AREA NOT INCLUDED IN SCOPE OF WORK
- FEC
- FIRE EXTINGUISHER CABINET
- OCC.
- OCCUPANT LOAD SIGNAGE

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REVISIONS

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

1/8" = 1'-0"

SHEET TITLE

CODE SHEET - LEVEL
08

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA

G010

FINISH CODE LEGEND				
CODE	NAME	MANUFACTURER	DESCRIPTION	COMMENTS
ACT-1	ACOUSTICAL CEILING TILE	ARMSTRONG	DUNE (OR SIMILAR), 2X2 BUILDING STANDARD CEILING GRID & TILE W/ AXIOM TRIM (4"H, WHITE)	
CONC-1	CAST IN PLACE CONCRETE		EXISTING POLISHED CONCRETE	GC TO RETAIN POLISHED EXPOSED CONCRETE FINISH. PROVIDE LIGHT 2-STEP GRIND FINISH W/ MATTE SEALER. PROVIDE MOCK UP AREA AT PROPOSED CARPET AREA, FOR APPROVAL OF GRIND FINISH & TYPE OF SEALER.
CPT-1	CARPET TILE	SHAW	SPACEWORX-SURROUND TILE 5T125; STORM CLOUD 17597	ASHLAR
CPT-2	CARPET TILE	SHAW	SPACEWORX-CENTRIC TILE 17597; STORM CLOUD 17597	ASHLAR
GF-1	GLAZING FILM	3-M FILM	DUSTED CRYSTAL	
P-1	PAINT	SHERWIN WILLIAMS	EXTRA WHITE SW7006	
P-2	PAINT	SHERWIN WILLIAMS	DORIAN GRAY SW7017	
P-3	PAINT	SHERWIN WILLIAMS	GAUNTLET GREY SW7019	
P-4	PAINT	SHERWIN WILLIAMS	CRUISING SW6782	
P-5	PAINT	SHERWIN WILLIAMS	REAL RED SW6868	
PL-1	PLASTIC LAMINATE	WILSONART	SOLICORE; DESIGNER WHITE D354	COUNTERTOPS
PL-2	PLASTIC LAMINATE	WILSONART	ASIAN SAND 7952	CABINETS
Q-1	QUARTZ	CAESARSTONE	ICE SNOW 9141	
RB-1	RUBBER BASE	ROPPE	700 SERIES, 4" HIGH, COVED, BLACK, P100	
RF-1	RESILIENT FLOORING	SHAW	UNITE COVE 0927V, COLOR: TBD, 9"X48"	
SDT-1	STATIC DISSIPATIVE TILE	ROPPE	ESD TILE, CUMULUS WHITE	
TB-1	TACK BOARD			NIC, OFOI
WB-1	WHITE BOARD			NIC, OFOI
WC-1	WALLCOVERING	ACOUFELT	FRACTURE TWO-TONE THREAD; COLOR: TBD	
WC-2	WALLCOVERING	ACOUFELT	FRACTURE TWO-TONE BARCODE; COLOR: TBD	
WC-3	WALLCOVERING	ACOUFELT	FRACTURE BARCODE 1,2; COLOR: CHARCOAL	
WC-4	WALLCOVERING	ACOUFELT	TBD, COLOR: CLIFFSIDE	
WD-1	WOOD			

FINISH SCHEDULE - LEVEL 8												
Room Number	Room Name	Floor Finish	Base Finish	Ceiling Finish	WALL FINISH				CASEWORK			Comments
					North	East	South	West	Base Cabinets	Countertop	Upper Cabinets	
801	CORRIDOR	CONC-1	RB-1	-	-	-	-	-	-	-	-	
802	MDF	SDT-1	RB-1	ACT-1	-	-	-	-	-	-	-	
803	IT WORKROOM	SDT-1	RB-1	EXISTING	-	-	-	-	-	-	-	
804	LOUNGE	CONC-1	RB-1	-	-	P-3	-	-	-	-	-	
805	PHONE	CPT-2	RB-1	ACT-1	WC-2	-	-	-	-	-	-	
806	SMALL CONFERENCE	CPT-2	RB-1	ACT-1	-	P-3	-	-	-	-	-	
807	PHONE	CPT-2	RB-1	ACT-1	WC-2	-	-	-	-	-	-	
808	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
809	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
810	CORRIDOR	CONC-1	RB-1	-	P-3	-	-	-	-	-	-	
811	WELLNESS	CPT-2	RB-1	ACT-1	-	-	P-1/P-2	-	-	-	-	
812	OFFICE	CPT-2	RB-1	ACT-1	-	-	P-2	-	-	-	-	
813	CORRIDOR	CONC-1	RB-1	-	P-4	P-3	-	P-3	-	-	-	
814	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
815	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
816	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
817	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
818	PHONE	CPT-2	RB-1	ACT-1	-	-	WC-2	-	-	-	-	
819	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	-	-	P-3	-	-	-	
820	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	-	-	-	PL-2	PL-1	PL-2	
821	STORAGE	CONC-1	RB-1	ACT-1	-	-	-	-	-	-	-	
822	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	-	-	P-3	-	-	-	
823	HUDDLE	CPT-2	RB-1	ACT-1	-	-	-	P-3	-	-	-	
824	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
825	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
826	LARGE CONFERENCE	CPT-2	RB-1	ACT-1	WC-3WC-4	-	-	-	-	-	-	
827	PHONE	CPT-2	RB-1	ACT-1	-	-	WC-2	-	-	-	-	
828	CORRIDOR	CONC-1	RB-1	-	-	-	-	-	-	-	-	
829	CORRIDOR	CONC-1	RB-1	-	-	-	-	-	-	-	-	
830	PHONE	CPT-2	RB-1	ACT-1	-	-	WC-2	-	-	-	-	
831	CORRIDOR	CONC-1	RB-1	-	P-3	WC-1	P-3	P-3	-	-	-	
832	STORAGE	CONC-1	RB-1	ACT-1	-	-	-	-	-	-	-	
833	BREAK ROOM	CONC-1	RB-1	-	P-3	P-3	-	-	PL-2	Q-1	PL-2	
834	RECEPTION	CPT-1	RB-1	-	-	P-3	P-3/P-4	-	-	-	-	
835	ELEVATOR LOBBY	CONC-1	RB-1	-	-	P-4	-	P-4	-	-	-	
836	STAIRS	CPT-1	RB-1	-	-	P-3	-	P-3	-	-	-	CARPET INSERTS ON OPEN STAIR TO BE REPLACED WITH NEW CPT-1
837	HUDDLE	CPT-2	RB-1	ACT-1	-	WC-4	-	-	-	-	-	
838	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
839	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
840	CORRIDOR	CONC-1	RB-1	-	-	-	P-3	-	-	-	-	
841	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	P-3	-	-	-	-	-	
842	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	P-3	-	-	-	-	-	-	
843	COAT	CONC-1	RB-1	-	-	-	-	-	-	-	-	
844	STORAGE	CONC-1	RB-1	-	-	-	-	-	-	-	-	
845	CORRIDOR	CONC-1	RB-1	-	-	-	-	-	-	-	-	
846	PRODUCTION	CONC-1	RB-1	-	-	-	-	-	PL-2	PL-1	PL-2	
847	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	P-3	-	-	-	-	-	
848	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
849	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
850	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
851	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
852	CORRIDOR	CONC-1	RB-1	-	P-4	P-3	-	P-3	-	-	-	
853	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
854	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
855	PHONE	CPT-2	RB-1	ACT-1	WC-2	-	-	-	-	-	-	
856	SMALL CONFERENCE	CPT-2	RB-1	ACT-1	-	-	-	P-3	-	-	-	
857	PHONE	CPT-2	RB-1	ACT-1	WC-2	-	-	-	-	-	-	
858	CORRIDOR	CONC-1	RB-1	-	P-3	-	-	-	-	-	-	
859	OFFICE	CPT-2	RB-1	ACT-1	-	-	P-2	-	-	-	-	
860	LOUNGE	CONC-1	RB-1	-	-	-	P-3	-	-	-	-	
861	OFFICE	CPT-2	RB-1	ACT-1	-	-	P-2	-	-	-	-	
862	OFFICE	CPT-2	RB-1	ACT-1	-	-	P-2	-	-	-	-	

FINISH SCHEDULE - LEVEL 9												
Room Number	Room Name	Floor Finish	Base Finish	Ceiling Finish	North	WALL FINISH			Base Cabinets	CASEWORK		Comments
						East	South	West		Countertop	Upper Cabinets	
901	CORRIDOR	CONC-1	RB-1	-	-	-	-	-	-	-	-	
902	IDF	SDT-1	RB-1	ACT-1	-	-	-	-	-	-	-	
903	STORAGE	CONC-1	RB-1	ACT-1	-	-	-	-	-	-	-	
904	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	P-3	-	-	-	-	-	
905	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
906	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
907	OFFICE	CPT-2	RB-1	ACT-1	-	-	P-2	-	-	-	-	
908	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
909	CORRIDOR	CONC-1	RB-1	-	P-3	-	-	-	-	-	-	
910	WELLNESS	CPT-2	RB-1	ACT-1	-	-	-	-	-	-	-	
911	COLLAB	CONC-1	RB-1	ACT-1	-	-	WC-1	-	-	-	-	
912	COLLAB	CONC-1	RB-1	ACT-1	-	-	WC-1	-	-	-	-	
913	CORRIDOR	CONC-1	RB-1	-	-	-	P-3	P-3	-	-	-	
914	MEDIUM CONFERENCE	CPT-2	RB-1	ACT-1	-	-	P-3	-	-	-	-	
915	BREAK ROOM	CONC-1	RB-1	-	-	-	-	-	-	-	-	
916	TRAINING ROOM	CPT-2	RB-1	-	P-1WC-1	-	-	WC-3WC-4	PL-2	Q-1	PL-2	
917	CORRIDOR	CONC-1	RB-1	-	-	-	P-3	P-3	PL-2	PL-1	PL-2	
918	CORRIDOR	CONC-1	RB-1	-	-	-	-	-	-	-	-	
919	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
920	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
921	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
922	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	P-3	-	P-3	-	-	-	
923	HUDDLE	CPT-2	RB-1	ACT-1	-	-	-	P-3	-	-	-	
924	MEDIUM CONFERENCE	CPT-2	RB-1	ACT-1	-	P-3	-	-	-	-	-	
925	CORRIDOR	CONC-1	RB-1	-	-	-	P-3	-	-	-	-	
926	ELEVATOR LOBBY	CONC-1	RB-1	-	-	P-5	-	P-5	-	-	-	
927	STAIRS	CPT-1	RB-1	-	-	P-3	-	P-5	-	-	-	CARPET INSERTS ON OPEN STAIR TO BE REPLACED WITH NEW CPT-1
928	HUDDLE	CPT-2	RB-1	ACT-1	-	P-3	-	-	-	-	-	
929	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
930	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
931	CORRIDOR	CONC-1	RB-1	-	-	-	P-5	-	-	-	-	
932	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	P-3	-	-	-	-	-	
933	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	P-3	-	-	-	-	-	-	
934	COAT	CONC-1	RB-1	-	-	-	-	-	-	-	-	
935	STORAGE	CONC-1	RB-1	-	-	-	-	-	-	-	-	
936	CORRIDOR	CONC-1	RB-1	-	-	-	-	-	-	-	-	
937	PRODUCTION	CONC-1	RB-1	-	-	-	-	-	PL-2	PL-1	PL-2	
938	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	P-3	-	-	-	-	-	
939	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
940	OFFICE	CPT-2	RB-1	ACT-1	-	P-2	-	-	-	-	-	
941	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
942	OFFICE	CPT-2	RB-1	ACT-1	-	-	-	P-2	-	-	-	
943	OPEN OFFICE	CPT-1	RB-1	ACT-1/P-3	-	-	-	P-3	-	-	-	
944	CORRIDOR	CONC-1	RB-1	-	-	-	-	-	-	-	-	
945	OFFICE	CPT-2	RB-1	ACT-1	-	-	P-2	-	-	-	-	
946	OFFICE	CPT-2	RB-1	ACT-1	-	-	P-2	-	-	-	-	
947	OFFICE	CPT-2	RB-1	ACT-1	-	-	P-2	-	-	-	-	

GENERAL FINISH NOTES (L8 & L9)

1. ALL WALLS TO BE PAINTED P-1, UNO.
2. ALL CEILINGS TO REMAIN EXPOSED, UNO.
3. ALL SOFFITS TO RECEIVE P-1, FLAT FINISH.
4. PROVIDE (1) COAT OF PRIMER - SHERWIN WILLIAMS PREPRITE PROBLOCK LATEX PRIMER (B51W620) OR TINT PRIMER FOR ACCENT LOCATIONS ON ALL WALLS. PROVIDE (2) COATS OF PAINT - SHERWIN WILLIAMS PRO MAR SERIES 200 OR EQUAL (TYP) IN EGGSHELL ON ALL WALLS. PROVIDE ACCENT PAINTS AS INDICATED. NOTE THAT SOME ACCENT PAINTS MAY REQUIRE ADDITIONAL COATS BEYOND TYPICAL. ALL PAINT TO BE LOW VOC & LEED COMPLIANT.
5. AT ALL POLISHED CONCRETE FLOOR LOCATIONS, GRIND AND POLISH THE ENTIRE SCOPE REGARDLESS OF IF EXISTING POLISHED CONCRETE EXISTS.

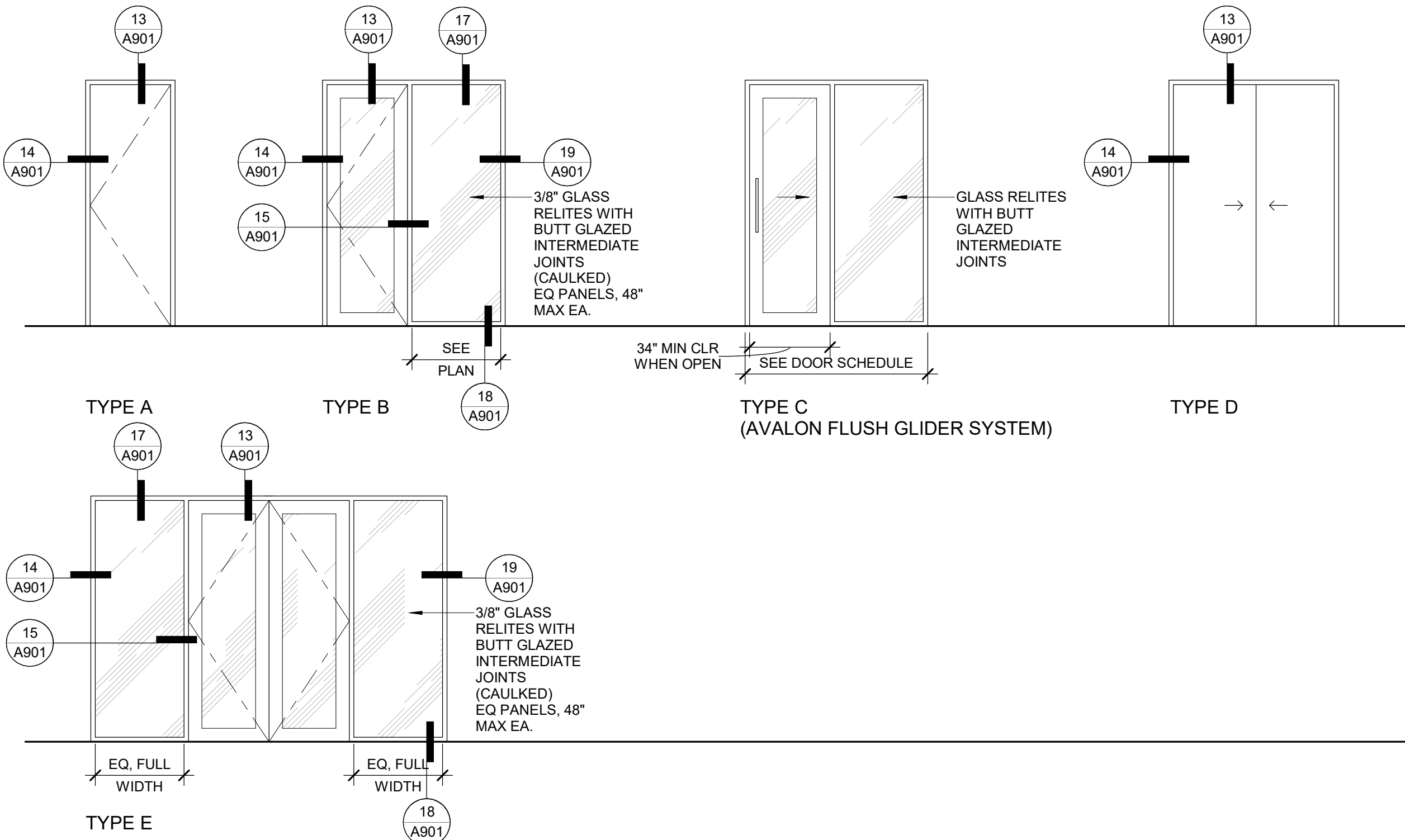
EQUIPMENT SCHEDULE	
Number	Product
BEVI-1	BEVI WATER DISPENSER, OFOI. PROVIDE WATER LINE.
CB-1	COLD BREW MACHINE, OFOI. NO WATER LINE REQUIRED
DW-1	DISHWASHER; MANUFACTURER: GE, PRODUCT: 24" STAINLESS STEEL DISHWASHER, MODEL #GDT225SSLSS, ADA HEIGHT
ICE-1	ICE MAKER; MANUFACTURER: FOLLETT, PRODUCT: SYMPHONY 50 CI SERIES, MODEL # 50CI425A-S, COUNTERTOP
ICE-2	ICE MAKER; MANUFACTURER: FOLLETT, PRODUCT: SYMPHONY 50 CI SERIES, MODEL # 50FB414A-S, FREESTANDING
KEG-1	MANUFACTURER: PRODUCT. PRODUCT INFO
MW-1	MICROWAVE; OFOI
REF-1	REFRIGERATOR; OFOI
REF-2	UNDERCAB. REFRIGERATOR; MANUFACTURER: ULINE, PRODUCT. PRODUCT: U-ADA24RS-13B

City of Portland

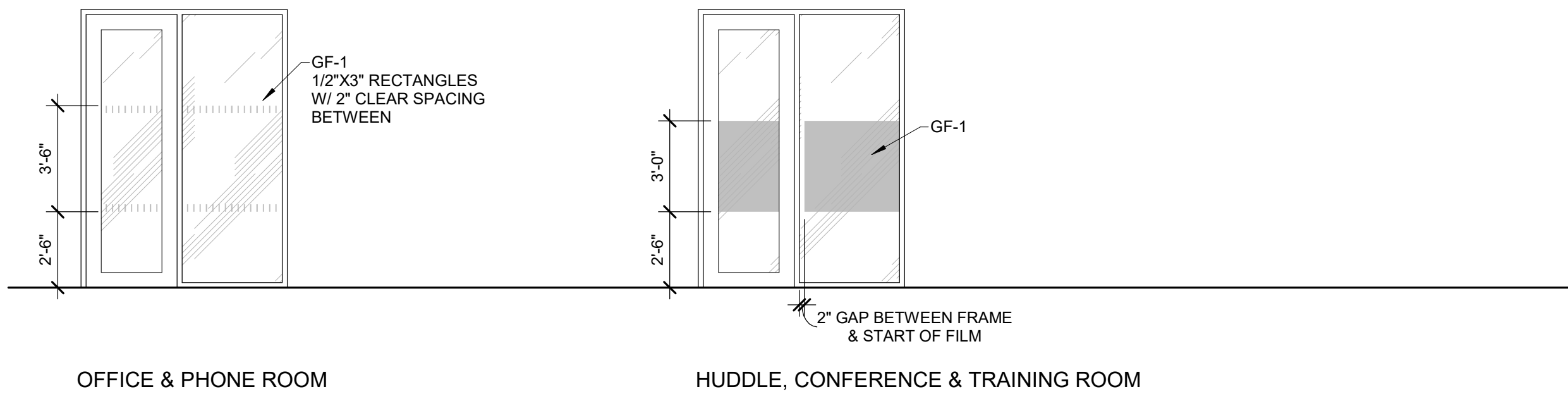
Reviewed for Code Compliance

DOOR SCHEDULE										
DOOR NUMBER	HARDWARE GROUP	DOOR TYPE	DOOR				FRAME		NOTES	
			NUMBER OF LEAVES	OPENING WIDTH	OPENING HEIGHT	MATERIAL	FINISH	MATERIAL		FINISH
802-1	6	A	1	3'-0"	8'-0"	WD	PTD	AL	BK	PAINT: WHITE PAINT: WHITE
803-1	6	A	1	3'-0"	8'-0"	WD	PTD	AL	BK	
805-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	PAINT: WHITE
806-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	
807-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	
808-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
809-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
811-1	7	A	1	3'-0"	8'-0"	WD	PTD	AL	BK	
812-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
814-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
815-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
816-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
817-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
818-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	PAINT: WHITE
821-1	3	A	1	3'-0"	8'-0"	WD	PTD	AL	BK	
823-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
824-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
825-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
826-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	EXISTING DOOR TO REMAIN. GC TO REPLACE EXISTING HARDWARE PER INFORMATION IN HARDWARE GROUP. EXISTING DOOR TO REMAIN. GC TO CONFIRM HARDWARE IS IN GOOD CONDITION & REPAIR ANY DAMAGE AS REQUIRED. EXISTING DOOR TO REMAIN. GC TO CONFIRM HARDWARE IS IN GOOD CONDITION & REPAIR ANY DAMAGE AS REQUIRED.
827-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	
828-1	5	-	-	3'-0"	8'-0"	-	-	-	-	
828-2	-	-	-	3'-0"	8'-0"	-	-	-	-	
828-3	-	-	-	3'-0"	8'-0"	-	-	-	-	
830-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	PAINT: WHITE
832-1	3	A	1	3'-0"	8'-0"	WD	PTD	AL	BK	
837-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
838-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	EXISTING DOOR TO REMAIN. GC TO REPLACE EXISTING HARDWARE PER INFORMATION IN HARDWARE GROUP. PAINT: WHITE PAINT: WHITE
839-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
840-1	5	-	-	3'-0"	8'-0"	-	-	-	-	
843-1	4	D	2	6'-0"	8'-0"	WD	PTD	AL	BK	
844-1	4	D	2	6'-0"	8'-0"	WD	PTD	AL	BK	
848-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	PAINT: WHITE PAINT: WHITE
849-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
850-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
851-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
853-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
854-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
855-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	
856-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	
857-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	
859-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
861-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	PAINT: WHITE PAINT: WHITE
862-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
902-1	6	A	1	3'-0"	8'-0"	WD	PTD	AL	BK	
903-1	3	A	1	3'-0"	8'-0"	WD	PTD	AL	BK	
905-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
906-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	PAINT: WHITE PAINT: WHITE
907-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
908-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
910-1	7	A	1	3'-0"	8'-0"	WD	PTD	AL	BK	
914-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	
914-2	5	-	-	3'-0"	8'-0"	-	-	-	-	
915-1	5	-	-	3'-0"	8'-0"	-	-	-	-	
915-2	5	-	-	3'-0"	8'-0"	-	-	-	-	
915-3	5		2	8'-0"	8'-0"	ALG		AL		
916-1	1	E	2	6'-0"	8'-0"	ALG	BK	AL	BK	
916-2	1	E	2	6'-0"	8'-0"	ALG	BK	AL	BK	
916-3	5	-	-	3'-0"	8'-0"	-	-	-	-	
918-1	5	-	-	3'-0"	8'-0"	-	-	-	-	
918-2	-	-	-	3'-0"	8'-0"	-	-	-	-	
918-3	-	-	-	3'-0"	8'-0"	-	-	-	-	
919-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	EXISTING DOOR TO REMAIN. GC TO REPLACE EXISTING HARDWARE PER INFORMATION IN HARDWARE GROUP. PAINT: WHITE PAINT: WHITE PAINT: WHITE
920-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
921-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
923-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
924-1	1	B	1	3'-0"	8'-0"	ALG	BK	AL	BK	
928-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
929-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
930-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
931-1	5	-	-	3'-0"	8'-0"	-	-	-	-	
934-1	4	D	2	6'-0"	8'-0"	WD	PTD	AL	BK	
935-1	4	D	2	6'-0"	8'-0"	WD	PTD	AL	BK	
939-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
940-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
941-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
942-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
945-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
946-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	
947-1	2	C	1	6'-4"	8'-0"	ALG	FFB	AL	FFB	

DOOR AND RELITE TYPES



GLAZING FILM TYPES



HARDWARE GROUP

* ALL HARDWARE TO MATCH BUILDING STANDARD			
GROUP 1: MEETING PASSAGE SET HINGES SILENCERS HOLD OPEN FUNCTION FLOOR STOP	GROUP 3: STORAGE STORAGE LOCKSET HINGES SILENCERS FLOOR STOP	GROUP 5: CARD READER ELECTRIC STRIKE: HES 1500-C CARD READER	GROUP 7: PRIVACY THUMBTURN OCC. INDICATOR LOCK W/ PASSAGE SET (SCHLAGE B571 OR FALCON D271 SERIES), OR PRIVACY LOCK W/ OCCUPANCY INDICATOR (VIZILOCK OCCUPANCY INDICATOR LEVERSET)
GROUP 2: OFFICE DOOR PULLS: SS 24" STRAIGHT AVALON SUPPLIED HARDWARE	GROUP 4: CLOSET RECESSED BYPASS PULL ROLLER TRACK RUBBER STOP IN TRACK	GROUP 6: CARD READER ELECTRIFIED LOCKSET ELECTRIC STRIKE: HES 5300 HINGES SILENCERS CLOSER FLOOR STOP CARD READER	

DOOR SCHEDULE LEGEND

GLASS TYPE: SEE SECTION 08 8000 "GLAZING" FOR DESCRIPTION

MATERIAL:	FINISHES:
AL ALUMINUM	BK BLACK ANODIZED FINISH
ALG ALUMINUM - GLASS	FFB FACTORY FINISH, BLACK
WD WOOD	PTD PAINTED

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA

GBD

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STAMP



PROJECT
HDR Pearl West
1455 NW Irving St, Suite 800
Portland, OR 97209

CLIENT
HDR
1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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
1 03/26/2025 ASI 1

DATE
05.06.2025

PROJECT NUMBER
20137549

SCALE
As indicated

SHEET TITLE
SCHEDULES

G021

- 3.01 **INSTALLATION - GENERAL**
 - A. Install tile and thresholds and grout in accordance with applicable requirements of ANSI A108.1a through ANSI A108.19, manufacturer's instructions, and TCNA (HB) recommendations.
 - B. Lay tile to pattern indicated. Do not interrupt tile pattern through openings.
- 3.02 **INSTALLATION - FLOORS - THIN-SET METHODS**
 - A. Over interior concrete substrates, install in accordance with the TCNA (HB) Method best suited for the substrate and location, with standard grout, unless otherwise indicated.
 1. Use uncoupling membrane under all tile unless other underlayment is indicated.
 2. Use waterproofing membrane at wet areas.
 - B. Over wood substrates, install in accordance with the TCNA (HB) Method best suited for the substrate and location, with standard grout, unless otherwise indicated.
- 3.03 **INSTALLATION - SHOWERS AND BATHTUB**
 - A. At tiled showers and bathtubs install in accordance with the TCNA (HB) Method best suited for the substrate and location. Wall tile shall be set thin-over waterproof membrane on cementitious backer units.
 - B. Grout with standard grout as specified above.
- 3.04 **INSTALLATION - WALL TILE**
 - A. Over cementitious backer units on studs, install in accordance with TCNA (HB) Method best suited to the application, using membrane at toilet rooms.
 - B. Over coated glass mat backer board on studs, install in accordance with TCNA (HB) Method best suited to the application.

END OF SECTION
SECTION 09 5100
ACOUSTICAL CEILINGS

- PART 1 GENERAL**
- 1.01 **SECTION INCLUDES**
 - A. Suspended metal grid ceiling system.
 - B. Acoustical units.
- 1.02 **SUBMITTALS**
 - A. Shop Drawings: Indicate grid layout and related dimensioning.
 - B. Product Data: Provide data on suspension system components and acoustical units.
- 1.03 **FIELD CONDITIONS**
 - A. Maintain uniform temperature of minimum 60 degrees F, and maximum humidity of 40 percent prior to, during, and after acoustical unit installation.
- 1.04 **ADDITIONAL STOCK**
 - A. Provide no less than 1 full case of each type of Acoustic Panel to Owner's designated storage location.
- PART 2 PRODUCTS**
- 2.01 **PERFORMANCE REQUIREMENTS**
 - A. Fire-Resistance Rating: Determine in accordance with test procedures in ASTM E119.
 - B. Seismic Performance: Ceiling systems designed to withstand the effects of earthquake motions determined according to ASCE 7 for Seismic Design Category D, E, or F and complying with the following:
 1. Local authorities having jurisdiction.
- 2.02 **ACOUSTICAL UNITS**
 - A. Match Building Standard U.O.
 - B. Acoustical Units - General: ASTM E1264, Class A.
- 2.03 **SUSPENSION SYSTEM(S)**
 - A. Match Building Standard U.O.
 - B. Metal Suspension Systems - General: Complying with ASTM C636/C635M; die cut and interlocking components, with perimeter moldings, hold down clips, stabilizer bars, clips, and splices as required.
- PART 3 EXECUTION**
- 3.01 **PREPARATION**
 - A. Install after major above-ceiling work is complete.
 - B. Coordinate the location of hangers with other work.
- 3.02 **INSTALLATION - SUSPENSION SYSTEM**
 - A. Install suspension system in accordance with ASTM C636/C636M, ASTM C638/C636M, and ASTM C638/C636M and as supplemented in this section.
- 3.03 **INSTALLATION - ACOUSTICAL UNITS**
 - A. Install acoustical units in accordance with manufacturer's instructions.
 - B. Fit acoustical units in place, free from damaged edges or other defects detrimental to appearance and function.

END OF SECTION
SECTION 09 6500
RESILIENT FLOORING

- PART 1 GENERAL**
- 1.01 **SECTION INCLUDES**
 - A. Resilient sheet flooring.
 - B. Resilient vinyl plank flooring.
 - C. Resilient base.
 - D. Installation accessories.
- 1.02 **SUBMITTALS**
 - A. Product Data: Provide data on specified products, describing physical and performance characteristics; including sizes, patterns and colors available; and installation instructions.
 - B. Verification Samples: Submit two samples, 12 by 12 inch in size illustrating color and pattern for each resilient flooring product specified.
- 1.03 **FIELD CONDITIONS**
 - A. Maintain temperature in storage area between 55 degrees F and 90 degrees F.
- PART 2 PRODUCTS**
- 2.01 **MATCH BUILDING STANDARD U.O. IN FINISH LEGEND**
- 2.02 **SHEET FLOORING**
 - A. Vinyl Sheet Flooring: Color and pattern throughout wear layer thickness, with backing.
 1. Minimum Requirements: Comply with ASTM F1303, Type II, with Class A fibrous backing.
 - B. Vinyl Welding Rod: Solid vinyl bead produced by manufacturer of vinyl flooring for heat welding seams, in color matching field color.
- 2.03 **TILE FLOORING**
 - A. Vinyl Tile: Printed film type, with transparent or translucent wear layer; acoustic interlayer or backing.
 1. Minimum Requirements: Comply with ASTM F1700, Class III.
- 2.04 **RESILIENT BASE**
 - A. Resilient Base: ASTM F1861, Type TS rubber, vulcanized thermoset; top set Style B, Cove.
 1. Critical Radium Flux (CRF): Minimum 0.45 watt per square centimeter, when tested in accordance with ASTM E 648 or ASTM E 648.
 2. Accessories: Premolded external corners and internal corners.
- 2.05 **ACCESSORIES**
 - A. Subfloor Filler: White premix latex; type recommended by adhesive material manufacturer.
 - B. Primers and Adhesives: Waterproof; types recommended by flooring manufacturer with emission limits of VOC's: 10 mg/qsq m/hr; formaldehyde: 0.05 mg/qsq m/hr; ethylhexanol: 3.0 mg/qsq m/hr
- PART 3 EXECUTION**
- 3.01 **INSTALLATION - GENERAL**
 - A. Starting installation constitutes acceptance of subfloor conditions.
 - B. Install in accordance with manufacturer's written instructions.
 - C. Spread only enough adhesive to permit installation of materials before initial set.
 - D. Fit all joints tightly.
 - E. Set flooring in place, press with heavy roller to attain full adhesion.
- 3.02 **INSTALLATION - SHEET FLOORING**
 - A. Lay flooring with joints and seams parallel to longer room dimensions, to produce minimum number of seams. Lay out seams to avoid widths less than 1/3 of roll width; match patterns at seams.
- 3.03 **INSTALLATION - PLANK FLOORING**
 - A. Mix tile from container to ensure shade variations are consistent when tile is placed, unless otherwise indicated in manufacturer's installation instructions.
 - B. Lay flooring with joints and seams parallel to building lines to produce symmetrical pattern.
- 3.04 **INSTALLATION - RESILIENT BASE**
 - A. Ensure subfloor/background meets the requirements of ASTM F1861.
 - B. Fit joints tightly and make vertical. Maintain minimum dimension of 18 inches between joints.

END OF SECTION
SECTION 09 6813
CARPET

- PART 1 GENERAL**
- 1.01 **SECTION INCLUDES**
 - A. Carpet tile, fully adhered.
 - B. Broadcast Carpet.
- 1.02 **SUBMITTALS**
 - A. Product Data: Provide data on specified products, describing physical and performance characteristics; sizes, patterns, colors available, and method of installation.
 - B. Shop Drawings: Indicate layout of seams and layout of joints.
 - C. Samples: Submit two carpet samples illustrating color and pattern design for each carpet color selected.
- PART 2 PRODUCTS**
- 2.01 **MATCH BUILDING STANDARD U.O.**

2.02 MATERIALS

A. Broadloom Carpeting:

1. Critical Radiant Flux: Minimum of 0.22 watts/sq cm, when tested in accordance with ASTM E648 or NFPA 253.
2. Surface Flammability Ignition: Pass ASTM D2859 (the "pill test").
3. VOC Content: Provide CRI (GLP) certified product; in lieu of labeling, independent test report showing compliance is acceptable.

B. Tile Carpeting:

1. Critical Radiant Flux: Minimum of 0.22 watts/sq cm, when tested in accordance with ASTM E648 or NFPA 253.
2. Surface Flammability Ignition: Pass ASTM D2859 (the "pill test").
3. VOC Content: Provide CRI (GLP) certified product; in lieu of labeling, independent test report showing compliance is acceptable.

2.03 ACCESSORIES

A. Cushion: broadloom carpet locations where indicated on drawings.

1. VOC Content: Provide CRI (GL) certified product; in lieu of labeling, independent test report showing compliance is acceptable.

B. Subfloor Filler: White premix latex; type recommended by flooring material manufacturer.

C. Edge Strips: Premium Vinyl or Rubber, color as selected by Architect.

D. Adhesives: Acceptable to carpet tile manufacturer, compatible with materials being adhered; maximum VOC of 50 g/L; CRI Green Label certified; in lieu of labeled product, independent test report showing compliance is acceptable.

PART 3 EXECUTION

3.01 INSTALLATION - BROADLOOM

A. Install carpet and cushion in accordance with manufacturer's instructions and CRI 104.

B. Lay out carpet and locate seams in accordance with shop drawings.

1. Locate seams in area of least traffic, out of areas of pivoting traffic, and parallel to main traffic.
2. Align run of pile in same direction as anticipated traffic and in same direction on adjacent pieces.

C. Double cut carpet seams, with accurate pattern match. Make cuts straight, true, and unfrayed. Apply seam adhesive to cut edges of woven carpet immediately.

3.02 INSTALLATION - TILE

A. Install carpet and cushion in accordance with manufacturer's instructions and CRI 104.

B. Blend carpet from different cartons to ensure minimal variation in color match.

C. Cut carpet tile clean. Fit carpet tight to intersect with vertical surfaces without gaps.

D. Lay carpet tile in square pattern, with pile direction parallel to next unit, set parallel to building lines.

END OF SECTION

SECTION 09 1213

INTERIOR PAINTING

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Surface preparation.

B. Field application of paints.

C. Scope: Finish interior surfaces exposed to view, unless fully factory-finished and unless otherwise indicated.

1.02 SUBMITTALS

A. Product Data: Provide complete list of products to be used, with the following information for each:

1. Manufacturer's name, product name and/or catalog number, and general product category (e.g. "alkyd enamel").
2. Samples: Submit three-ply "draw down" samples, 8-1/2 by 11 inches in size, illustrating range of colors available for each finishing product specified.
1. Where sheen is specified, submit samples in only that sheen.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Provide paints and finishes from the same manufacturer to the greatest extent possible.

2.02 PAINTS AND FINISHES - GENERAL

A. Paints and Finishes: Ready mixed, unless intended to be a field-catalyzed paint.

1. Where MPI paint numbers are specified, provide products listed in Master Painters Institute Approved Product List, current edition available at www.paintinfo.com, for specified MPI categories, except as otherwise indicated.
2. Supply each paint material in quantity required to complete entire project's work from a single production run.
2. Do not reduce, thin, or dilute paint or finishes or add materials unless such procedure is specifically described in manufacturer's product instructions.

B. Volatile Organic Compound (VOC) Content:

1. Provide paints and finishes that comply with the most stringent requirements specified in the following:
 - a. 40 CFR 59, Subpart D-National Volatile Organic Compound Emission Standards for Architectural Coatings.
 - b. SCAQMD 1113 Rule.

2.03 PAINT SYSTEMS - INTERIOR

A. Interior Surfaces to be Painted, Unless Otherwise Indicated: Including gypsum board, plaster, and shop primed steel.

1. Two top coats and one coat primer.
2. Top Coat(s): Interior Low Odor/VOC Interior Latex; MPI #143, 144, 145, 146, 147, or 148.
3. Primer: As recommended by top coat manufacturer for specific substrate.

B. Medium Duty Door/Trim: For surfaces subject to frequent contact by occupants, including metals and wood:

1. Two top coats and one coat primer.
2. Top Coat(s): Interior Alkyd, Water Based; MPI #157, 167, 168, or 169.

C. Interior Surfaces to be Finished with Dry Erase Coating.

1. One top coat.
2. Top Coat(s): Dry Erase Coating, Waterbased Polyurethane.

2.04 PRIMERS

A. Primers: Provide the following unless other primer is required or recommended by manufacturer of top coats.

1. Interior Institutional Low Odor/VOC Primer Sealer; MPI #149.

PART 3 EXECUTION

3.01 EXAMINATION

A. Measure moisture content of surfaces using an electronic moisture meter. Do not apply finishes unless moisture content of surfaces are below the following maximums:

1. Gypsum Wallboard: 12 percent.
2. Interior Wood: 15 percent, measured in accordance with ASTM D4442.

3.02 PREPARATION

A. Clean surfaces thoroughly and correct defects prior to application.

B. Prepare surfaces using the methods recommended by the manufacturer for achieving the best result for the substrate under the project conditions.

C. Remove or repair existing paints or finishes that exhibit surface defects.

D. Remove or mask surface appurtenances, including electrical plates, hardware, light fixture escutcheons, and fittings, prior to preparing surfaces or finishing.

E. Seal surfaces that might cause bleed through or staining of topcoat.

F. Gypsum Board: Fill minor defects with filler compound. Spot prime defects after repair.

3.03 APPLICATION

A. Apply products in accordance with manufacturer's written instructions and recommendations in "MPI Architectural Painting Specification Manual".

B. Do not apply finishes to surfaces that are not dry. Allow applied coats to dry before next coat is applied.

END OF SECTION

[illegible]

	A.	Product Data: Provide manufacturer's standard catalog pages and data sheets, including materials, finishes, fabrication details, dimensions, profiles, mounting requirements, and accessories.
	1.	Motorized Shades: Include power requirements and standard wiring diagrams for specified products.
	B.	Shop Drawings: Include shade schedule indicating size, location and keys to details, head, jamb and sill details, mounting dimension requirements for each product and condition, and operation direction.
	C.	Selection Samples: Include fabric samples in full range of available colors and patterns.
	D.	Verification Samples: Minimum size 6 inches square, representing actual materials, color and pattern.
1.03		WARRANTY
	A.	Provide manufacturer's warranty from Date of Substantial Completion, covering the following: <ul style="list-style-type: none"> 1. Shade Hardware: One year. 2. Electric Motors: One year. 3. Fabric: One year. 4. Aluminum and Steel Coatings: One year.
PART 2 PRODUCTS		
2.01		ROLLER SHADES
	A.	General: <ul style="list-style-type: none"> 1. Shade system to match building standard. 2. Motorized Shades: Motor system housed inside roller tube, controlling shade movement via motor controls indicated; listed or recognized to UL 325. <ul style="list-style-type: none"> a. Comply with NFPA 70. b. Motors: Size and configuration as recommended by manufacturer for the type, size, and arrangement of shades to be operated; integrated into shade operating components and concealed from view; fully compatible with controls to be installed.
	B.	Roller Shades: <ul style="list-style-type: none"> 1. Brackets and Mounting Hardware: As recommended by manufacturer for mounting indicated and to accommodate shade fabric roll-up size and weight. 2. Roller Tubes: As required for type of shade operation. 3. Hembars: Designed to maintain bottom of shade straight and flat. 4. Manual Operator for Interior Shades: <ul style="list-style-type: none"> a. Clutch Operator: Manufacturer's standard material and design, permanently lubricated. b. Drive Chain: Continuous loop beaded ball chain, 95 lb minimum breaking strength. Provide upper and lower limit stops. 5. Chain Retainer: <ul style="list-style-type: none"> 1) Chain tensioning device complying with WCMA A100.1.
2.02		SHADE FABRIC
	A.	Fabric: Nonflammable, color-fast, impervious to heat and moisture, and able to retain its shade under normal operation. <ul style="list-style-type: none"> 1. Performance Requirements: <ul style="list-style-type: none"> a. Flammability: Pass NFPA 701 large and small tests.
2.03		MOTOR CONTROLS
	A.	Where motorized shades are scheduled, provide all required equipment, conduit, boxes, wiring, connectors, hardware, supports, accessories, software, system programming, etc. as necessary for a complete operating system that provides the control intent indicated.
PART 3 EXECUTION		
3.01		INSTALLATION
	A.	Install in accordance with manufacturer's instructions and approved shop drawings, using mounting devices as indicated.
	B.	Adjust level, projection, and shade centering from mounting bracket. Verify there is no telescoping of shade fabric. Ensure smooth shade operation.
END OF SECTION		
SECTION 22 0100		
PLUMBING DESIGN-BUILD		
PART 1 - GENERAL		
1.01		CONTRACT CONDITIONS
	A.	The General Contractor shall retain a competent Design-build Plumbing contractor to execute the design-build responsibilities described in this specification.
	B.	Plumbing systems shall be designed by an engineer licensed in the state of the project and drawings and specifications prepared for the Project shall bear the registration stamp of the designing engineer.
1.02		CONTRACTOR'S DESIGN RESPONSIBILITIES
	A.	Design-build contractor is responsible for designing a full plumbing system as described in 1.03 below.
	B.	Design-build contractor is responsible for preparation of permit drawings, construction drawings, and as-built drawings describing the final plumbing systems installation.
	C.	Design build contractor is responsible for all necessary coordination with other design-build contractors and the General Contractor.
	D.	Design-build contractor shall coordinate layout of plumbing system with Architect.
1.03		DESCRIPTION OF SYSTEM
	A.	Provide Plumbing Work specified herein. All work shall conform to applicable national, state, and local codes. Contractor is responsible for installation of complete and operating plumbing systems.
	B.	Provide U.L. labels for all equipment falling under testing capabilities of U.L.
	C.	Procure licenses and permits, and pay fees, deposits, assessments and tax charges required for Plumbing Work.
	D.	Arrange for and pay for inspections and tests required by codes and ordinances during construction.
1.04		REFERENCE STANDARDS
	A.	The publications listed below form a minimum part of this specification to the extent referenced. The current editions of the publications are referred to in the text by the basic designation only. <ul style="list-style-type: none"> 1. Underwriters Laboratories (UL). <ul style="list-style-type: none"> 2. National Fire Protection Association (NFPA), specifically: <ul style="list-style-type: none"> a. NFPA 70 - National Electric Code. b. NFPA 72 - National Fire Alarm Code. c. NFPA 101 - Life Safety Code. d. NFPA 90A - Installation of Air Conditioning and Ventilating Systems. 3. Oregon Plumbing Specialty Code 4. International Building Code (IBC) with State of Oregon Amendments 5. City, County, and State Codes and Ordinances.
PART 2 - PRODUCTS (NOT USED)		
PART 3 - EXECUTION (NOT USED)		
END OF SECTION		
SECTION 22 4000		
PLUMBING FIXTURES		
PART 1 GENERAL		
1.01		SECTION INCLUDES
	A.	Flush valve water closets.
	B.	Bidets.
	C.	Wall hung urinals.
	D.	Lavatories.
	E.	Under-lavatory pipe supply covers.
1.02		SUBMITTALS
	A.	Product Data: Provide catalog illustrations of fixtures, sizes, rough-in dimensions, utility sizes, trim, and finishes.
PART 2 PRODUCTS		
2.01		GENERAL REQUIREMENTS
	A.	Match building standard fixtures U.N.O.
	B.	Potable Water Systems: Provide plumbing fittings and faucets that comply with NSF 61 and NSF 372 for maximum lead content; label pipe and fittings.
2.02		WATER CLOSETS
	A.	Water Closets: Vitreous china, ASME A112.19.2, floor mounted or wall hung per building standard; siphon jet flush action, china bolt caps.
	B.	Flush Valves where scheduled: ASME A112.18.1, diaphragm type, complete with vacuum breaker stops and accessories.
	C.	Wall Carrier: ASME A112.6.1M; adjustable cast iron frame, integral drain hub and vent, adjustable spud, lugs for floor and wall attachment, threaded fixture studs with nuts and washers.
	D.	Seat: Building Standard. If no building standard, then Solid white plastic, open front, extended back, less cover, complete with self-sustaining hinge.
2.03		WALL HUNG URINALS
	A.	Vitreous china, ASME A112.19.2, wall hung with side shields and concealed carrier.
	B.	Flush Valves:
	C.	Urinal Carriers: <ul style="list-style-type: none"> 1. ASME A112.6.1M; cast iron and steel frame with tubular legs, lugs for floor and wall attachment, threaded fixture studs for fixture hanger, bearing studs.
2.04		LAVATORIES
	A.	Refer to plumbing fixture schedule for lavatory and faucet manufacturer and model, or match building standard.
	B.	Vitreous China Counter Top Basin: ASME A112.19.2; vitreous china self-rimming counter top lavatory, size as scheduled with drillings on 4 inch centers, front overflow, seal of putty, calking, or concealed vinyl gasket.

005

UNDER-LAVATORY PIPE SUPPLY COVERS

A.

General:

1.

Insulate exposed drainage piping including hot, cold and tempered water supplies under lavatories or sinks per ADA Standards.

2.

Exterior Surfaces: Smooth nonsorbent with no finger recessed indentations for easy cleaning.

3.

Construction: 1/8 inch PVC with antimicrobial, antifungal and UV resistant properties.

a.

Comply with ASME A112.18.9 for covers on accessible lavatory piping.

b.

Comply with ICC A117.1.

PART 3 - EXECUTION

3.01

INSTALLATION

A.

Install components level and plumb.

B.

Install and secure fixtures in place with wall supports and bolts.

END OF SECTION

SECTION 23 0100

HVAC DESIGN-BUILD

PART 1 - GENERAL

001

CONTRACT CONDITIONS

A.

The General Contractor shall retain a competent Design-build HVAC contractor to execute the design-build responsibilities described in this specification.

B.

HVAC systems shall be designed by an engineer licensed in the state of the project and drawings and specifications prepared for the Project shall bear the registration stamp of the designing engineer.

1.02

CONTRACTOR'S DESIGN RESPONSIBILITIES

A.

Design-build contractor is responsible for preparing a full HVAC system as described in 1.03 below.

B.

Design-build contractor is responsible for preparation of permit drawings, construction drawings, and as-built drawings describing the final HVAC systems installation.

C.

Design-build contractor is responsible for all necessary coordination with other design-build contractors and the General Contractor.

D.

Design-build contractor shall coordinate layout of HVAC system with Architect.

1.03

DESCRIPTION OF SYSTEM

A.

All work shall conform to applicable national, state, and local codes. Contractor is responsible for installation of complete and operating HVAC systems.

B.

HVAC system shall be limited to the suite under construction; under no circumstances shall equipment, ductwork, sensors, dampers, and controls be located in an adjoining suite or in a building common area.

1.

Exception: connections to building common supply and return systems or central air handling systems.

C.

Duct static pressure calculations.

D.

Hydronic calculations.

E.

Details of all equipment attached to structure.

F.

Details of all equipment connected to ductwork or piping.

G.

Specialty systems.

H.

Equipment schedules for all equipment connected to power, air, or water sources.

I.

Riser diagrams.

J.

Control sequences of operation and diagrams.

K.

Ductwork and piping plans.

L.

HVAC zoning plans aligned with control sensor placement.

M.

Procure licenses and permits, and pay fees, deposits, assessments and tax charges required for Mechanical Work.

N.

Arrange for and pay for inspections and tests required by codes and ordinances during construction.

1.04

REFERENCE STANDARDS

A.

The publications listed below form a minimum part of this specification to the extent referenced. The current editions of the publications are referred to in the text by the basic designation only.

1.

ASHRAE - American Society of Heating, Refrigeration, and Air Conditioning Engineers

2.

AWS - American Welding Society

3.

SMACNA - Sheet Metal and Air Conditioning Design Builders National association

4.

AABC - American Air Balance Council

5.

ASPE - American Society of Plumbing Engineers

6.

NETA - International Electrical Test and Acceptance Association

PART 2 - PRODUCTS - NOT USED

PART 3 - EXECUTION - NOT USED

END OF SECTION

SECTION 26 0100

ELECTRICAL DESIGN-BUILD

PART 1 - GENERAL

001

CONTRACT CONDITIONS

A.

The General Contractor shall retain a competent Design-build Electrical contractor to execute the design-build responsibilities described in this specification.

B.

Electrical systems shall be designed by an engineer licensed in the state of the project and drawings and specifications prepared for the Project shall bear the registration stamp of the designing engineer

1.02

CONTRACTOR'S DESIGN RESPONSIBILITIES

A.

Design-build contractor is responsible for preparing a full electrical system as described in 1.03 below.

B.

Design-build contractor is responsible for preparation of permit drawings, construction drawings, and as-built drawings describing the final electrical systems installation.

C.

Design-build contractor is responsible for all necessary coordination with other design-build contractors and the General Contractor

D.

Design-build contractor shall coordinate layout of electrical system with Architect.

1.03

DESCRIPTION OF SYSTEM

A.

All work shall conform to applicable national, state, and local codes. Contractor is responsible for installation of complete and operating electrical systems.

B.

Electrical system shall be limited to the suite under construction; under no circumstances shall panels, sensors, switches, and other controls dedicated to the suite be located in or shared with an adjoining suite or a building common area.

1.

No circuits shall be shared between suites except circuits identified by the building owner and designated as building controlled circuits.

C.

Load calculations.

D.

Lighting plan with photometrics.

E.

One-line diagram.

F.

Electrical and lighting floor plans.

G.

Light fixture schedule.

H.

Coordination study with breaker settings.

I.

Fault analysis.

J.

Lighting control schematic.

K.

Panel schedules.

1.04

REFERENCE STANDARDS

A.

The publications listed below form a minimum part of this specification to the extent referenced. The current editions of the publications are referred to in the text by the basic designation only.

1.

ASTM E 329 - Evaluation of Testing and Inspection Agencies as Used in Construction.

2.

NETA - International Electrical Test and Acceptance Association.

3.

IESNA - Illuminating Engineering Society of North America.

4.

IEEE - Institute of Electrical and Electronic Engineers.

5.

All other standards as referenced throughout this set of specification.

PART 2 - PRODUCTS - NOT USED

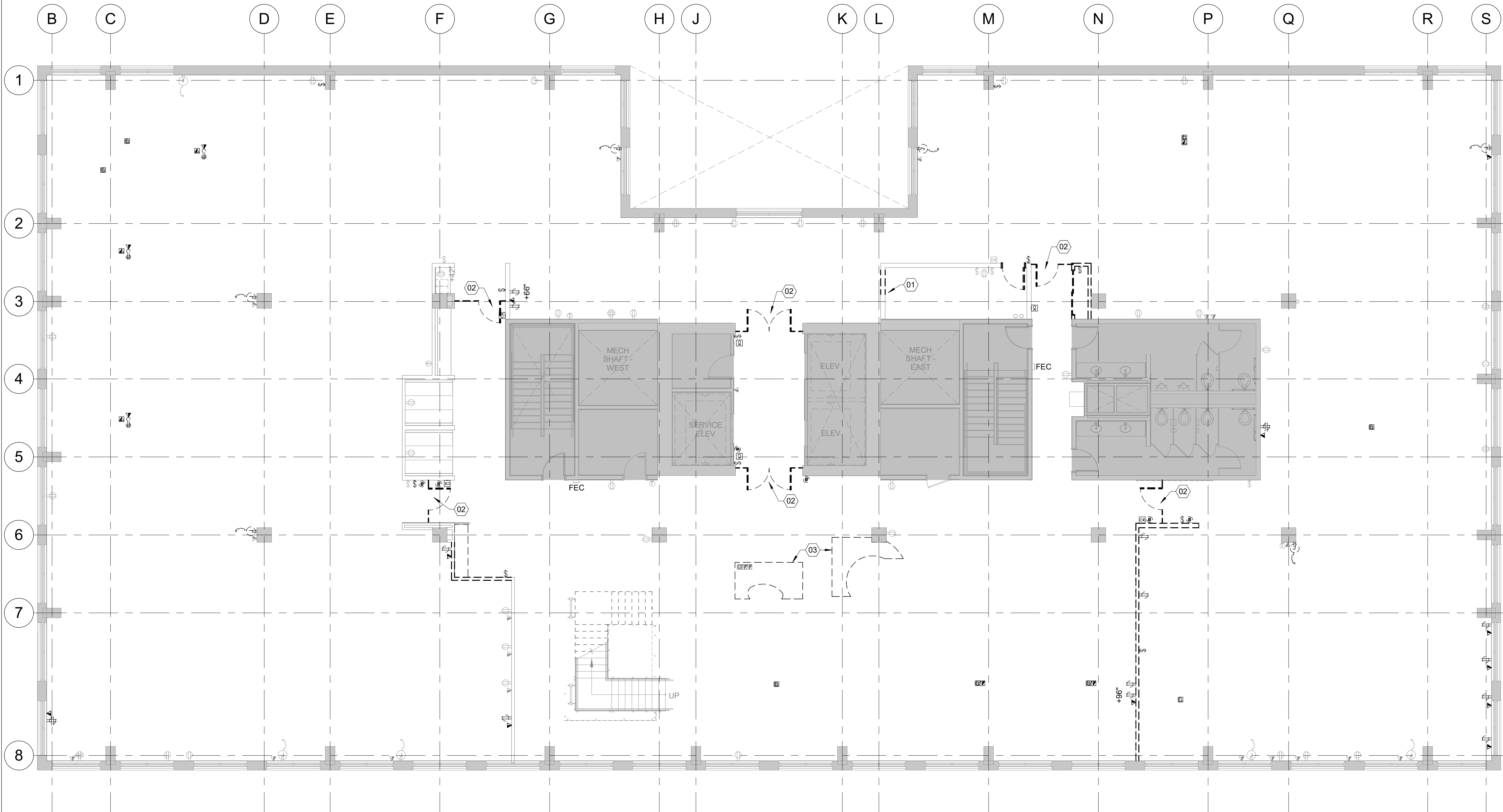
PART 3 - EXECUTION - NOT USED

END OF SECTION

City of Portland

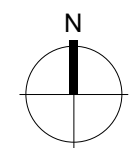
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Date: 5/22/2025
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1 LEVEL 08 DEMO FLOOR PLAN

1/8" = 1'-0"



GENERAL NOTES

1. REMOVE ALL ITEMS SHOWN DASHED.
2. REMOVE ALL EXISTING CARPET THROUGHOUT SCOPE OF WORK, INCLUDING CARPET INSETS AT THE STAIR TREADS. PATCH & FILL HOLES OR DAMAGED AREAS AS REQUIRED.
3. REMOVE ALL EXISTING RUBBER BASE THROUGHOUT SCOPE OF WORK. AT EXISTING WALLS TO REMAIN, PATCH & REPAIR WOOD BASE TO MATCH EXISTING.
4. PATCH & REPAIR ANY DISTURBED CONSTRUCTION & FINISHES AT EXISTING SHELL CONSTRUCTION.

REFERENCE NOTES

- ##
- 01 (E) FIRE EQUIPMENT LOCATED ON THIS WALL TO BE REMOVED.
 - 02 REMOVE EXISTING GLASS ENTRY DOORS & ASSOCIATED INFRASTRUCTURE/HARDWARE. PATCH/REPAINT WALLS AS NEEDED.
 - 03 REMOVE EXISTING RECEPTION DESK AND WAITING BENCH.

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STAMP



PROJECT

HDR Pearl West

1455 NW Irving St, Suite 800
Portland, OR 97209

CLIENT

HDR

1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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

2	04/30/2025	ASI 3
1	04/02/2025	ASI 2

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

As indicated

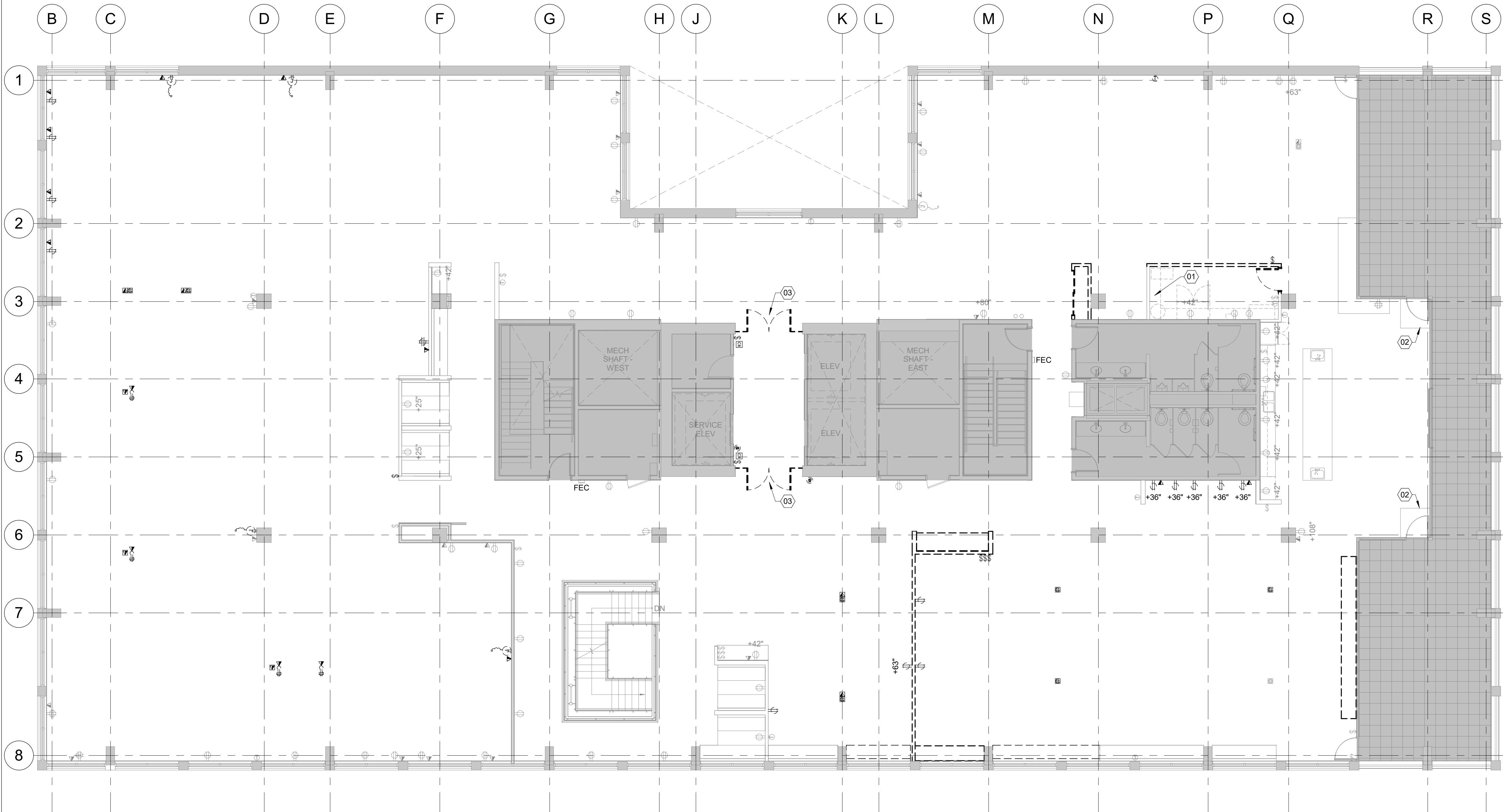
SHEET TITLE

LEVEL 08 - DEMO
FLOOR PLAN

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA

D108



1 LEVEL 09 DEMO FLOOR PLAN

1/8" = 1'-0"

GENERAL NOTES

1. REMOVE ALL ITEMS SHOWN DASHED.
2. REMOVE ALL EXISTING CARPET THROUGHOUT SCOPE OF WORK, INCLUDING CARPET INSETS AT THE STAIR TREADS. PATCH & FILL HOLES OR DAMAGED AREAS AS REQUIRED.
3. REMOVE ALL EXISTING RUBBER BASE THROUGHOUT SCOPE OF WORK. AT EXISTING WALLS TO REMAIN, PATCH & REPAIR WOOD BASE TO MATCH EXISTING.
4. PATCH & REPAIR ANY DISTURBED CONSTRUCTION & FINISHES AT EXISTING SHELL CONSTRUCTION.

REFERENCE NOTES

- 01 (E) SPECIALTY EQUIPMENT TO BE REMOVED.
- 02 EXISTING WALK OFF MAT TO REMAIN.
- 03 REMOVE EXISTING GLASS ENTRY DOORS & ASSOCIATED INFRASTRUCTURE/HARDWARE. PATCH/REPAINT WALLS AS NEEDED.

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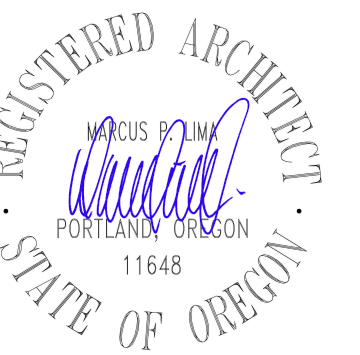
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REVISIONS

1	04/30/2025	ASI 3
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DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

As indicated

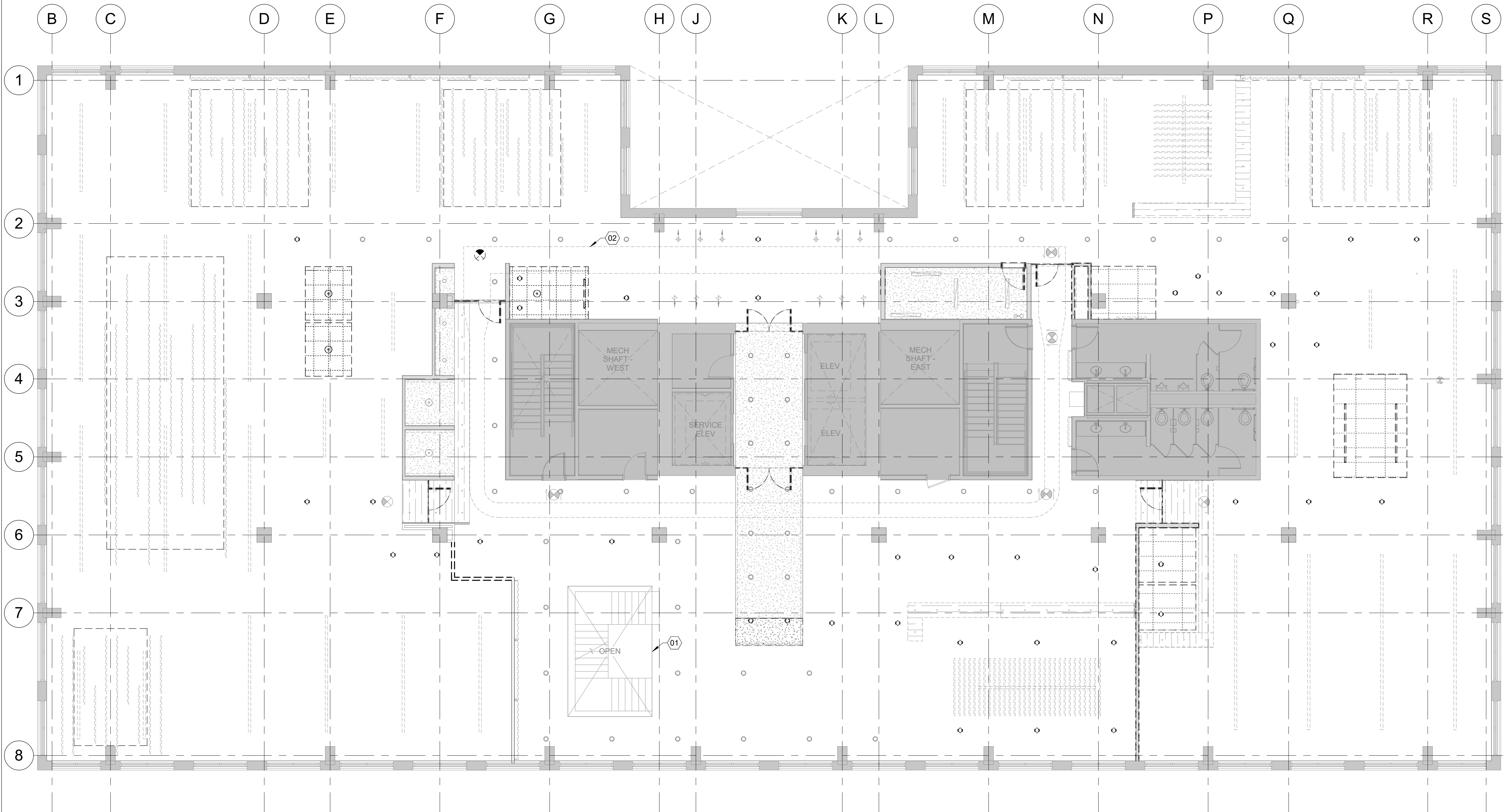
SHEET TITLE

LEVEL 09 - DEMO
FLOOR PLAN

D109

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA



1 LEVEL 08 DEMO RCP
1/8" = 1'-0"

GENERAL NOTES

1. REMOVE ALL ITEMS SHOWN DASHED.
2. REMOVE & SALVAGE EXISTING CYLINDER FIXTURES THROUGHOUT CIRCULATION AREA FOR REUSE PER PLAN.

REFERENCE NOTES

- 01 (E) GLASS DRAFT CURTAIN TO REMAIN
- 02 (E) MEDIUM PRESSURE DUCT TO REMAIN.

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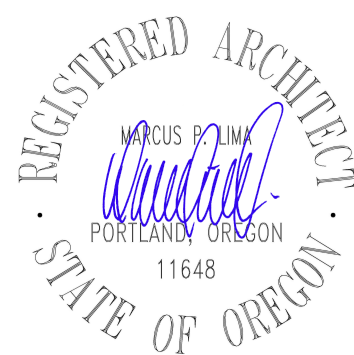
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REVISIONS

1 04/02/2025 ASI 2

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

As indicated

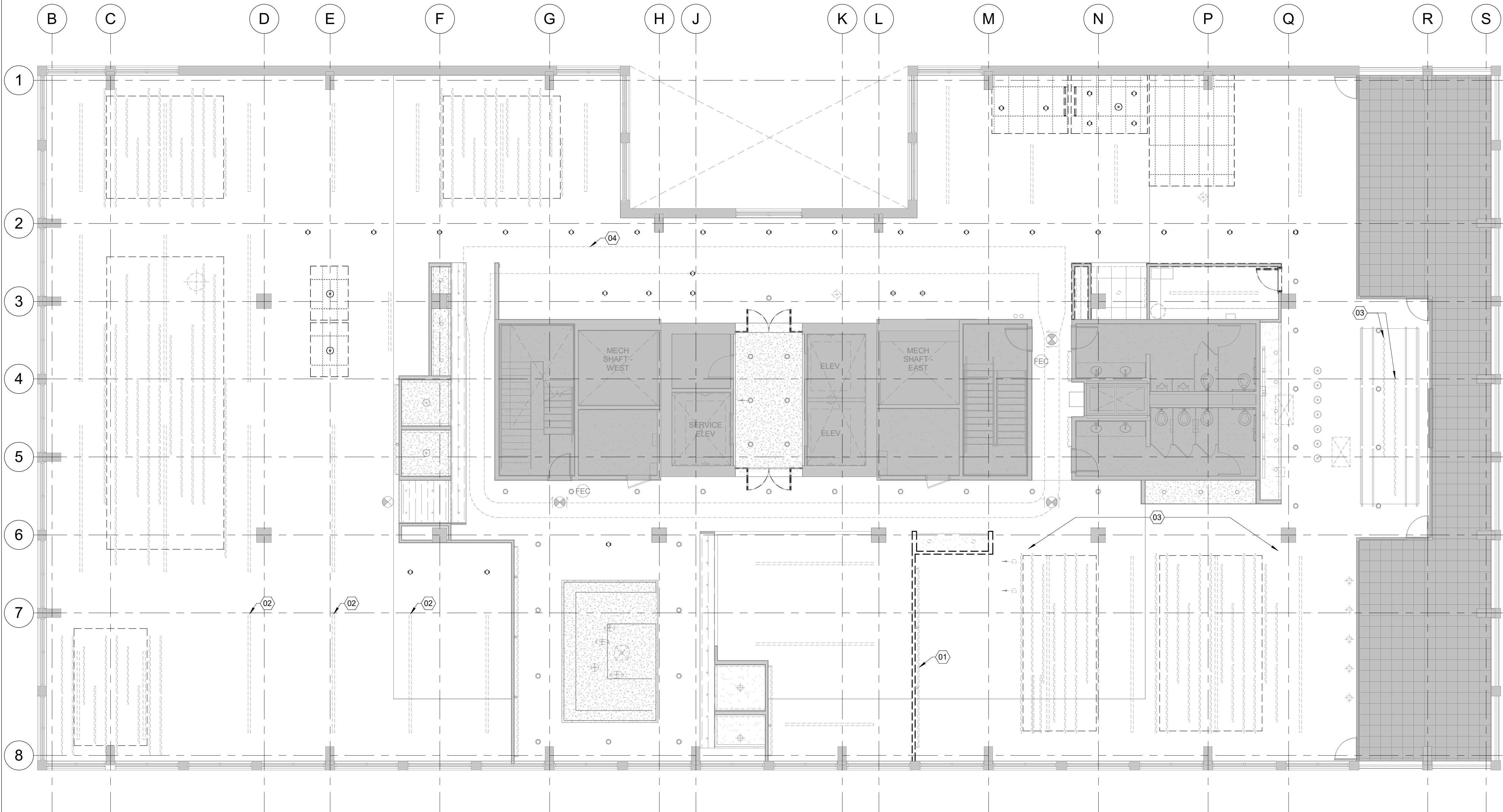
SHEET TITLE

LEVEL 08 - DEMO
CEILING PLAN

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA

D708



1 LEVEL 09 DEMO RCP

1/8" = 1'-0"

GENERAL NOTES

1. REMOVE ALL ITEMS SHOWN DASHED.
2. REMOVE & SALVAGE EXISTING CYLINDER FIXTURES THROUGHOUT CIRCULATION AREA FOR REUSE PER PLAN.

REFERENCE NOTES

- 01 (E) SPECIALTY EQUIPMENT TO BE REMOVED.
- 02 REMOVE & SALVAGE EXISTING SUSPENDED LINEAR FOR REUSE.
- 03 REMOVE & SALVAGE EXISTING SUSPENDED ACOUSTIC BAFFLES FOR REUSE.
- 04 (E) MEDIUM PRESSURE DUCT TO REMAIN.

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REVISIONS	
1	04/02/2025 ASI 2

DATE
05.06.2025

PROJECT NUMBER
20137549

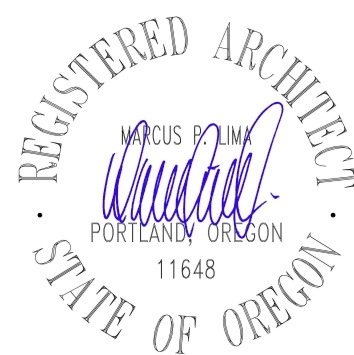
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SHEET TITLE
LEVEL 09 - DEMO
CEILING PLAN

D709

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Date: 5/22/2025
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REVISIONS

2	04/30/2025	ASI 3
1	03/26/2025	ASI 1

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

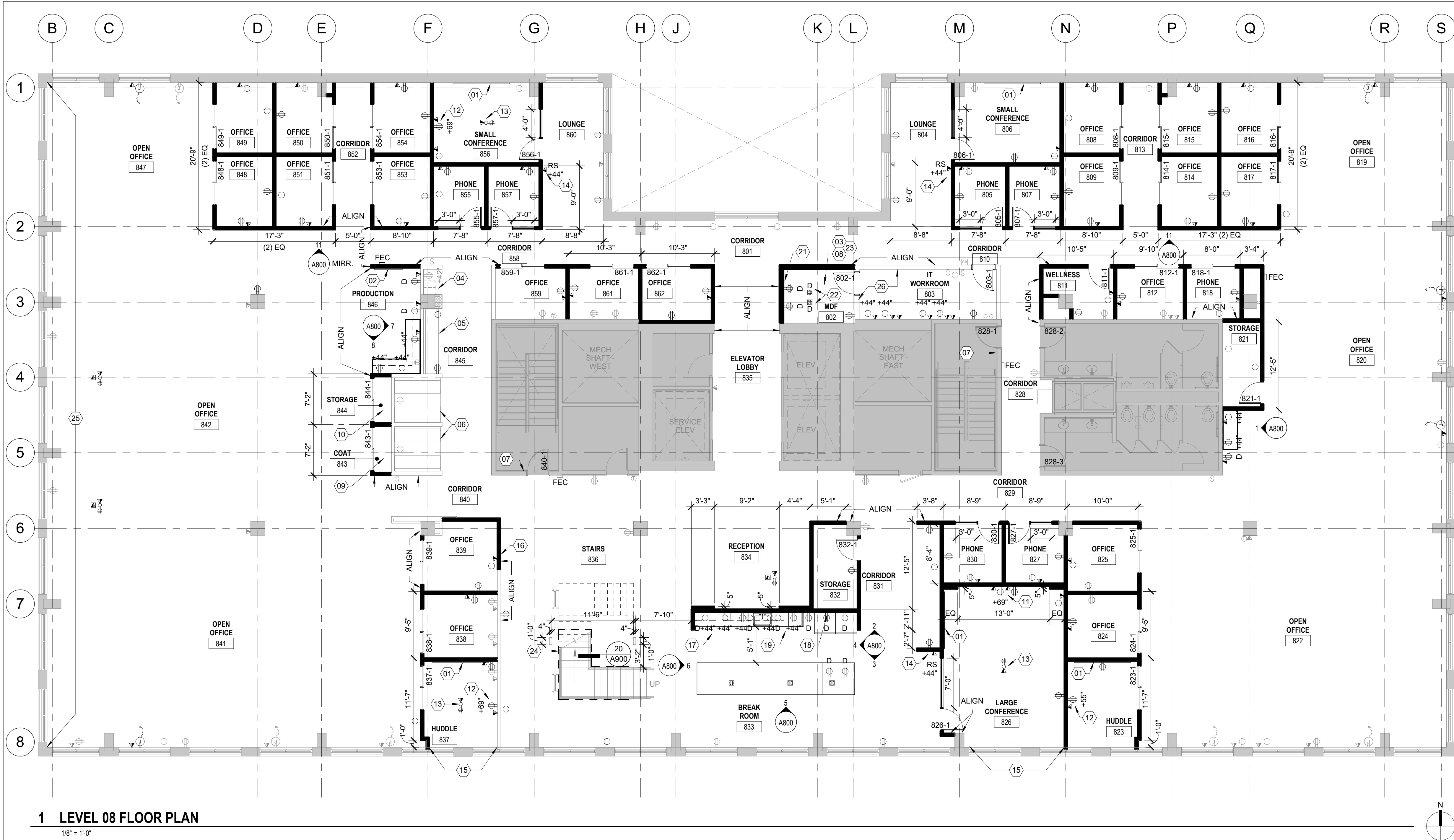
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SHEET TITLE

LEVEL 08 - FLOOR
PLAN

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA

A108**1 LEVEL 08 FLOOR PLAN**

1/8" = 1'-0"

GENERAL NOTES

1. PROVIDE BLOCKING IN WALL FOR ALL WALL MOUNTED MILLWORK SUPPLIED & INSTALLED BY CONTRACTOR AND/OR TENANT.
2. PROVIDE NEW BUILDING STANDARD SHADES AT EXTERIOR WINDOWS AS NEEDED TO ACCOMMODATE NEW LAYOUT AND REPAIR DAMAGED SHADES. ALL NEW SHADES TO BE BUILDING STANDARD, CONFIRM WITH LL.
3. PROVIDE NEW ELECTRICAL, TELEPHONE & DATA OUTLETS AS INDICATED. ALL DEVICES TO BE WHITE.
4. ANY NEW PENETRATIONS IN CONCRETE DEEPER THAN 3/4" MUST BE GPR SCANNED BEFORE DRILLING.
5. ABANDONED FLOOR CORES MUST BE FILLED IN TO LL SATISFACTION, CORES GREATER THAN 2" DIA. TO BE FILLED ACCORDING TO LL'S STRUCTURAL ENGINEER.
6. ALL ANGLE STOPS SHALL HAVE WATER SENSORS WITH AUTO SHUTOFF AND LOCAL ENUNCIATION.

REFERENCE NOTES

- | | |
|----|---|
| 01 | WHITEBOARD, OFOI. |
| 02 | TACK BOARD, OFOI. |
| 03 | CONFIRM SPECIALTY OUTLET REQUIREMENTS W/ TENANT IT. GC TO GROUND ONE OF THE QUAD OUTLETS IN THE ROOM. |
| 04 | EXISTING CASEWORK TO REMAIN. TOUCH UP CABINETRY / REPLACE OR REPAIR HARDWARE AS NEEDED. |
| 05 | EXISTING BOOTH TO REMAIN. CLEAN EXISTING UPHOLSTERY / REPAIR ANY DAMAGE. |
| 06 | EXISTING BOOTH TO REMAIN. REMOVE EXISTING UPHOLSTERY & INSTALL NEW UPHOLSTERY PROVIDED BY FURNITURE VENDOR. |
| 07 | EXISTING DOOR AND HARDWARE TO REMAIN. PROVIDE AND INSTALL NEW CARD READER AT STAIRWELL SIDE. |
| 08 | PROVIDE FIRE EXTINGUISHER USING DUPONT FE-36 EXTINGUISHING AGENT AT MDF ROOM. |
| 09 | PROVIDE CLOSET ROD / SHELF W/ 30% PORTION OF SHELF AT 34". |

- | | |
|----|--|
| 10 | PROVIDE 18"D ADJUSTABLE MELAMINE SHELVING (5 SHELVES) ON HEAVY DUTY BRACKETS & STANDARDS. PLACE BRACKETS EVENLY ON BACK WALL & PROVIDE BACKING IN PARTITION AS REQUIRED. |
| 11 | PROVIDE A/V BACK BOX CHIEF PAC525F. LOCATE FRAMING AS REQUIRED. PROVIDE BLOCKING AT INTERIOR PARTITION FOR TV MOUNT. PROVIDE POWER DUPLEX AT BOTTOM LEFT KNOCKOUT. PROVIDE (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING W/ MUD RING AT TOP LEFT KNOCKOUT & PULL STRING FOR DATA VENDOR DATA. FROM TOP RIGHT KNOCKOUT PROVIDE (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING W/ MUD RING AT TOP LEFT KNOCKOUT & PULL STRING FOR AV VENDOR. FROM BOTTOM RIGHT KNOCKOUT PROVIDE (1) 1.25" CONDUIT TO THE FLOORCORE LOCATION IN ROOM (IF APPLICABLE - OR LEAVE BLANK). NO HANDY BOXES TO BE USED. FULL JUNCTION BOXES ONLY. ADDITIONAL POWER AT STD RECEPTICAL HEIGHT TO BE CENTERED W/ TV BACKBOXES. CONFIRM EXACT LOCATION & HEIGHT PRIOR TO INSTALLATION. |

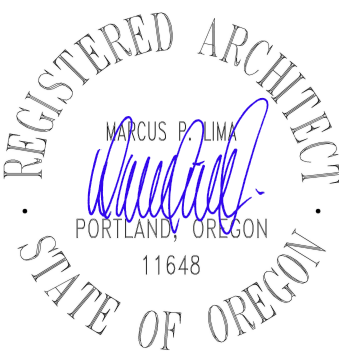
- | | |
|----|--|
| 12 | PROVIDE A/V BACK BOX CHIEF PAC525F. LOCATE FRAMING AS REQUIRED. PROVIDE BLOCKING AT INTERIOR PARTITION FOR TV MOUNT. PROVIDE POWER DUPLEX OUTLET AT BOTTOM LEFT KNOCKOUT. PROVIDE JUNCTION BOX AT TOP LEFT KNOCKOUT W/ (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING W/ MUD RING AT TOP LEFT KNOCKOUT & PULL STRING FOR DATA VENDOR DATA. FROM TOP RIGHT KNOCKOUT PROVIDE (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING W/ PULL STRING FOR AV VENDOR. FROM BOTTOM RIGHT KNOCKOUT PROVIDE (1) 1.25" CONDUIT TO THE FLOORCORE LOCATION IN ROOM (IF APPLICABLE - OR LEAVE BLANK). NO HANDY BOXES TO BE USED. FULL JUNCTION BOXES ONLY. ADDITIONAL POWER AT STD RECEPTICAL HEIGHT TO BE CENTERED W/ TV BACKBOXES. CONFIRM EXACT LOCATION & HEIGHT PRIOR TO INSTALLATION. |
| 13 | PROVIDE FLUSH FLOOR ELECTRICAL, DATA & TELEPHONE FLOOR BOX. X-RAY & CORE DRILL SLAB AS REQUIRED. PROVIDE A DEVICE SIMILAR TO A-4" CORE W/ A WIREMOLD EVOLUTION BATCFF (INCLUDE SOFT & HARD CONNECTIONS). CONFIRM EXACT SPEC FOR THIS TYPE OF INSTALLATION W/ HDR PRIOR TO CONSTRUCTION. PROVIDE BLACK COVER W/ A BLACK FINISH FLANGE. PROVIDE A SEPARATE 1.25" CONDUIT FROM FLOOR BOX TO ABOVE CEILING W/ PULL STRING FOR TENANT PROVIDED DATA CABLING. DO NOT RUN POWER & DATA CONDUIT THROUGH TV BOXES. CONFIRM EXACT LOCATION W/ HDR PRIOR TO INSTALLATION. |

- | | |
|----|---|
| 14 | NEW ROOM SCHEDULER (RS) / WALL PANEL LOCATION (NIC). PROVIDE 2-GANG BOX W/ CONDUIT STUB OUT ABOVE CEILING. W/ PULL STRING AT DRYWALL LOCATIONS. PROVIDE FRAMING TO ALLOW FOR 2-GANG BOX CENTERED BETWEEN ADJOINING WALLS & JOINING WALL. CONFIRM EXACT LOCATIONS PRIOR TO INSTALLATION. REFER TO PLAN FOR GLASS LOCATIONS THAT REQUIRE SIDELITE FRAMING PATHWAYS. |
| 15 | ALL EXTERIOR WINDOWS AT MEETING ROOMS TO RECEIVE MANUAL BLACKOUT MECHO SHADES WITH SURFACE MOUNTED CLEAR ALUMINUM HOUSING. LOCATED INTERIOR TO BUILDING STANDARD ROLLER-BLINDS (OR EQUAL). |
| 16 | PROVIDE BACKING FOR TENANT PROVIDED RAKKS SHELVING. CONFIRM LOCATION W/ TENANT PRIOR TO START OF CONSTRUCTION. |
| 17 | PROVIDE WATERLINE CONNECTIONS IN BASE CABINET W/ CORE DRILL IN CABINET FOR OWNER MACHINES. |
| 18 | WATERLINE TO BE STUBBED OUT W/ A CONTROL VALVE COPPER WATERLINE. GC TO MAKE ALL PLUMBING CONNECTIONS IF NOT EXISTING. |
| 19 | BEVI LOCATION (NIC). PROVIDE DEDICATED POWER & WATERLINE AS INDICATED W/ DEDICATED POWER SUPPLY. |

- | | |
|----|---|
| 21 | PROVIDE 3/4" CDX 5 PLY FIRE RATED PLYWOOD TO ENTIRE BACK WALL BEHIND RACK NON-PAINTED. REFER TO SERVER ROOM PLAN. ON BOARD. PROVIDE GROUND BUS W/ #6 STRANDED COPPER WIRE TO ISOLATED BUILDING GROUND. LOCATE NEAR TOP OF MOUNTING BOARD. TAGS TO BE LEFT UNPAINTED. |
| 22 | NEW NOTE FOR MDF/IDFGC TO PROVIDE HARDWIRED AND DEDICATED 20 AMP CIRCUIT IN 3/4" CONDUIT FOR TENANT PROVIDED SECURITY SYSTEM PANEL MOUNTED ON GC PROVIDED PLYWOOD. IF THERE IS NOT A DEDICATED CIRCUIT AVAILABLE, THEN THE EXISTING CIRCUIT USED MUST ALSO BE 20 AMP MINIMUM. |
| 23 | PROVIDE BUILDING STANDARD AIRFLOW TO ROOM. DO NOT LOCATE WATER CONNECTIONS ABOVE SERVER EQUIPMENT. ROOM TO HAVE HIGH TEMPERATURE SPRINKLER HEADS. PROVIDE THERMOSTAT IN SERVER ROOM TO MAINTAIN BUILDING SET POINT. PROVIDE EXHAUST FAN THAT IS HARDWIRED TO A T-STAT SET TO PULL AIR OUT AT 80 DEGREES. FAN TO BE LOCATED IN CEILING BEHIND SERVER RACK, 400CFM MINIMUM EXHAUST. PROVIDE LOUVER, PAINTED TO MATCH DOOR, IN SERVER ROOM DOOR. |

- | | |
|----|---|
| 25 | ADD ALTERNATE: PROVIDE AND INSTALL AUTOMATIC MOTORIZED SHADES AT WEST EXPOSURE. |
| 26 | EXTEND INDICATED WALLS TO UNDERSIDE OF HVAC/DECK. |

- | | |
|----|---|
| 24 | DASHED LINE REPRESENTS LOCATION OF NEW CANE DETECTION RAIL BELOW EXISTING STAIR. VERIFY REQUIRED EXTENTS IN FIELD: REFERENCE VIEWS 20/A900 AND 11/G003. |
|----|---|



PROJECT

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REVISIONS

1 04/30/2025 ASI 3

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

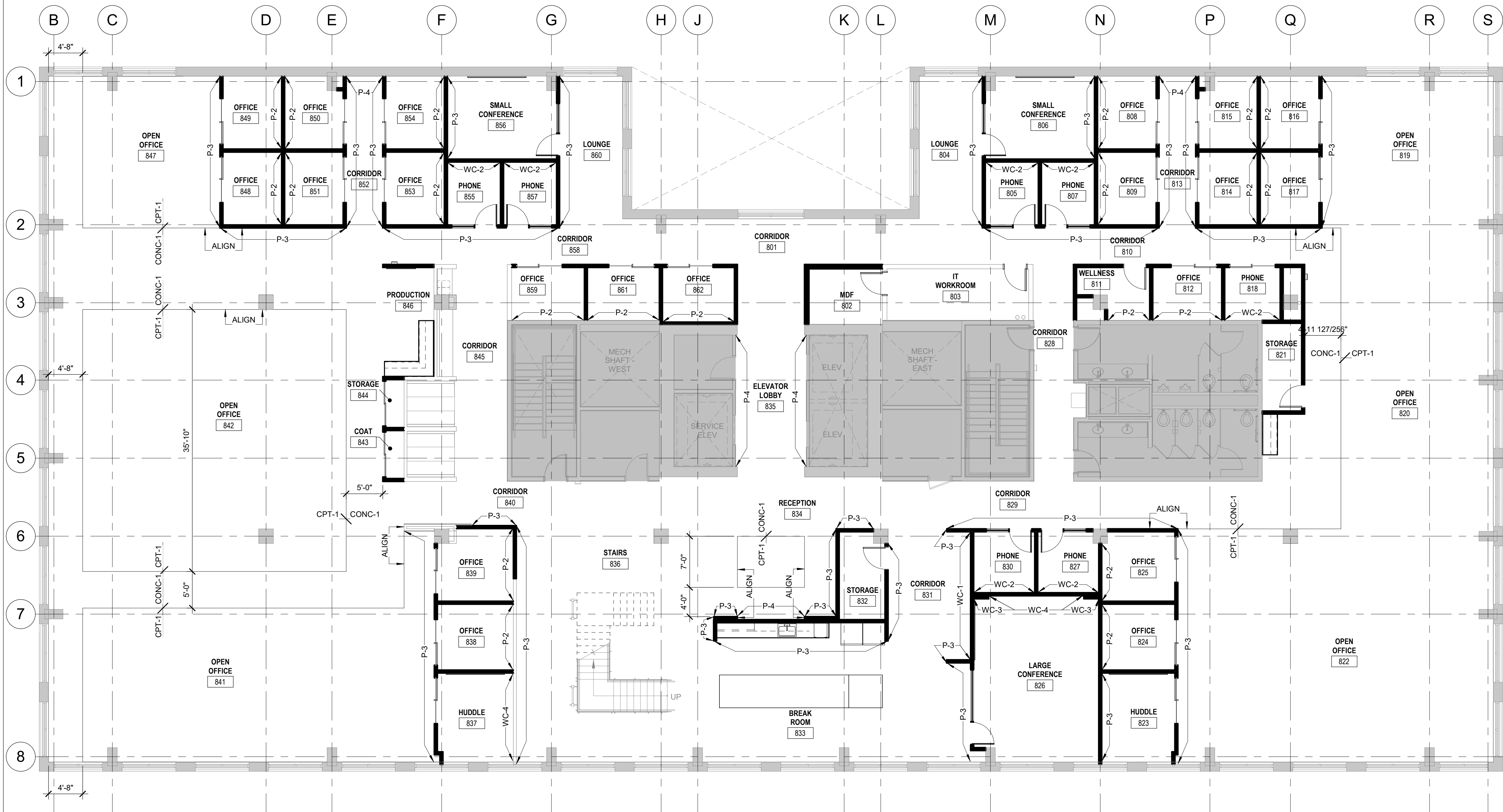
1/8" = 1'-0"

SHEET TITLE

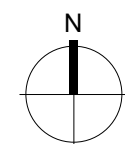
LEVEL 08 - FINISH
PLAN

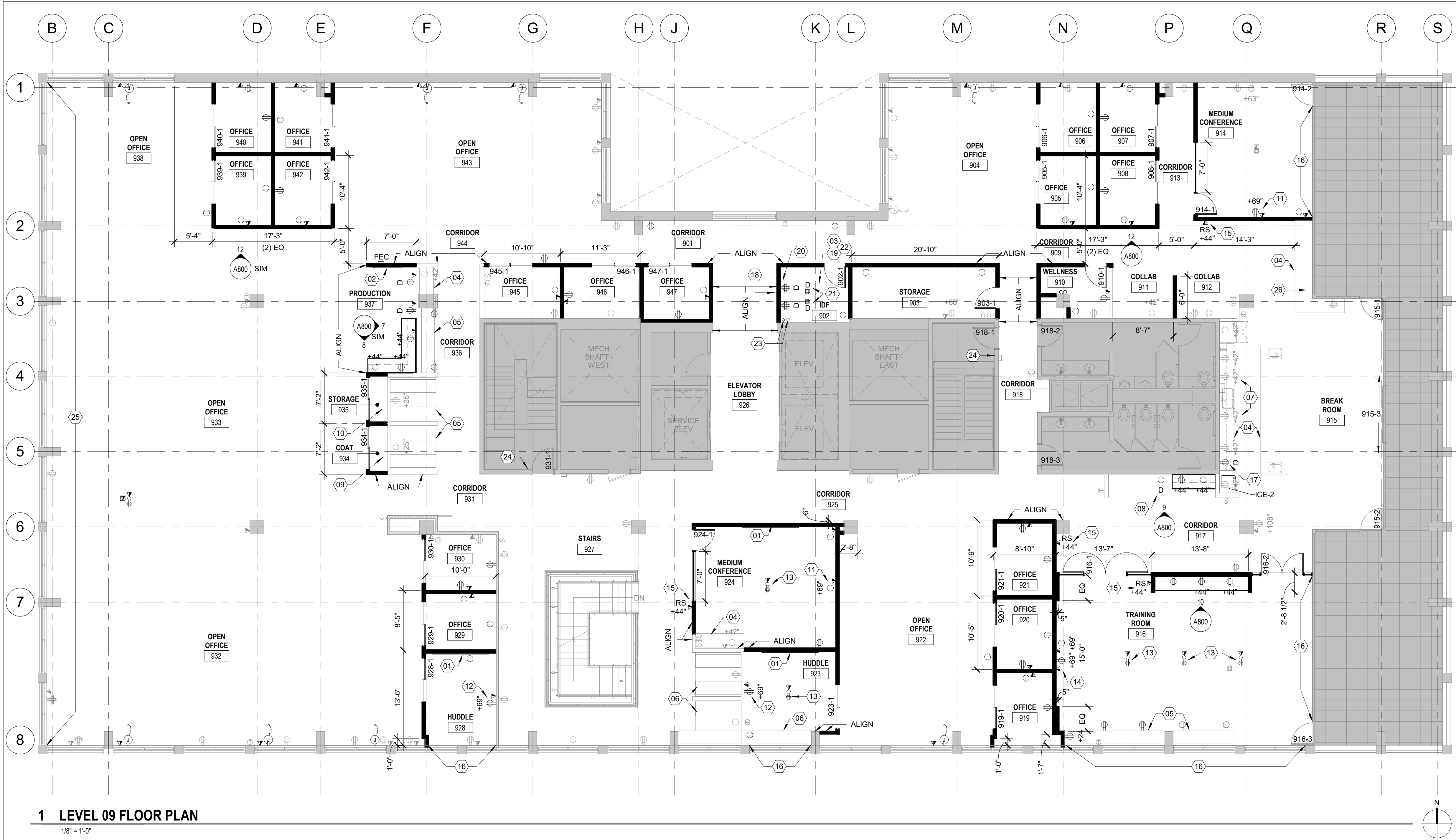
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Date: 5/22/2025
Permit #: 25-037217-000-00-FA

A108F**1 LEVEL 08 FINISH PLAN**

1/8" = 1'-0"





1 LEVEL 09 FLOOR PLAN

$$1/8'' = 1'-0''$$

REFERENCE NOTES

1. PROVIDE BLOCKING IN WALL FOR ALL WALL MOUNTED MILLWORK SUPPLIED & INSTALLED BY CONTRACTOR AND/OR TENANT.
2. PROVIDE NEW BUILDING STANDARD SHADES AT EXTERIOR WINDOWS AS NEEDED TO ACCOMMODATE NEW LAYOUT AND REPAIR DAMAGED SHADES. ALL NEW SHADES TO BE BUILDING STANDARD, CONFIRM WITH LL.
3. PROVIDE NEW ELECTRICAL, TELEPHONE & DATA OUTLETS AS INDICATED. ALL DEVICES TO BE WHITE.
4. ANY NEW PENETRATIONS IN CONCRETE DEEPER THAN 3/4" MUST BE GPR SCANNED BEFORE DRILLING.
5. ABANDONED FLOOR CORES MUST BE FILLED IN 2" LL SATISFACTION, CORES GREATER THAN 2" DIA. TO BE FILLED ACCORDING TO LL'S STRUCTURAL ENGINEER.
6. ALL ANGLE STOPS SHALL HAVE WATER SENSOR WITH AUTO SHUTOFF AND LOCAL ENCUSSION.

- 01 WHITEBOARD, OFOI.
- 02 TACK BOARD, OFOI.
- 03 CONFERENCE SPECIALTY OUTLET REQUIREMENTS W/ TENANT IT. GC TO GROUND ONE OF THE QUAD OUTLETS IN THE ROOM.
- 04 EXISTING CASEWORK TO REMAIN. TOUCH UP CABINENTRY / REPLACE OR REPAIR HARDWARE AS NEEDED.
- 05 EXISTING BOOTH TO REMAIN. CLEAN EXISTING UPHOLSTERY / REPAIR ANY DAMAGE.
- 06 EXISTING BOOTH TO REMAIN. REMOVE EXISTING UPHOLSTERY & INSTALL NEW UPHOLSTERY PROVIDED BY FURNITURE VENDOR.
- 07 GC TO PROVIDE NEW ADA HEIGHT GE S.S. DISHWASHER #6SD722SSSLSS (CONFIRM FINISH PRIOR TO ORDER).
- 08 COPIER LOCATION (N.I.C.). CONFIRM SPECIAL NEMA OUTLET REQUIREMENTS & CLEARANCES PRIOR TO CONSTRUCTION. PROVIDE DEDICATED OUTLET.
- 09 PROVIDE CLOSET ROD / SHELF W/ 30% PORTION OF SHELF AT 34".

- 10 PROVIDE 18" ADJUSTABLE MELAMINE SHELVING (5 SHELVES) ON HEAVY DUTY BRACKETS & STANDARDS. PLACE BRACKETS EVENLY ON BACK WALL & PROVIDE BACKING IN PARTITION AS REQUIRED.
- 11 PROVIDE A/V BACK BOX CHIEF CAC525F. LOCATE FRAMING AS REQUIRED. PROVIDE BLOCKING AT INTERIOR PARTITION FOR TV MOUNT. PROVIDE 1/2" X 4" X 6" FLEX PLATE FOR TV MOUNT KNOCKOUT PROVIDE (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING W/ MUD RING AT TOP LEFT KNOCKOUT & PULL-STUB FOR DATA AND TIE DATA LINE FROM TOP LEFT KNOCKOUT PROVIDE (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING W/ PULL-STUB FOR A/V VENDOR. FROM BOTTOM RIGHT KNOCKOUT PROVIDE (1) 1.25" CONDUIT TO A/V BACK BOX IN REAR (IF APPLICABLE - OR LEAVE BLANK). NO HANDY BOXES TO BE USED, FULL JUNCTION BOXES ONLY. ADDITIONAL POWER AT STD RECEPTICAL HOOKUP TO BE CENTERED W/ TV BACK WALL. CONFIRM EXACT LOCATION & HEIGHT PRIOR TO INSTALLATION.

- 12 PROVIDE A/V BACK BOX CHIEF PAC525F. LOCATE FRAMING AS REQUIRED. PROVIDE BLOCKING AT INTERIOR PARTITION FOR TV MOUNT. PROVIDE POWER DUPLEX OUTLET AT BOTTOM LEFT. KNOCKOUT PROVIDE JUNCTION BOX AT TOP LEFT. KNOCKOUT W/ (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE THE FINISHED CEILING W/ MUD RING AT TOP LEFT KNOCKOUT & PULL-STRING FOR DATA VENDOR DATA. FROM TOP LEFT KNOCKOUT PROVIDE (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE FINISHED CEILING W/ PULL-STRING FOR A/V VENDOR. FROM BOTTOM RIGHT KNOCKOUT PROVIDE (1) 1.25" CONDUIT TO THE FLOOR/ORE LOCATION IN ROOM (IF APPLICABLE - OR HAVE BLANK). NO HANDY (OR PULL) TO BE USED. FULL HEIGHT ONLY. ADDITIONAL POWER AT 20" RECEPTICAL HEIGHT TO BE CENTERED W/ TV BACK BOXES. CONFIRM EXACT LOCATION & HEIGHT PRIOR TO INSTALLATION.
- 13 PROVIDE FLUSH FLOOR ELECTRICAL, DATA & TELEPHONE FLOOR BOX. X-RAY & CORE DRILL SLAB AS REQUIRED. PROVIDE A DEVICE SIMILAR TO A 4" X 4" WIREMOLD EVOLUTION 6ATCF6P (INCLUDE SPEC FOR HARD CONNECTORS). CONFIRM EXACT SPEC FOR THIS TYPE OF INSTALLATION. W/ HDR PRIOR TO CONSTRUCTION. PROVIDE BLACK COVER W/ A BLACK FINISH FLANGE. PROVIDE A SEPARATE 1.25" CONDUIT FROM FLOOR BOX TO ABOVE CEILING W/ PULL STRING FOR TENANT PROVIDED DATA. NO HANDY (OR PULL) TO BE USED. FULL HEIGHT THROUGH TV BOXES. CONFIRM EXACT LOCATION W/ HDR PRIOR TO INSTALLATION.

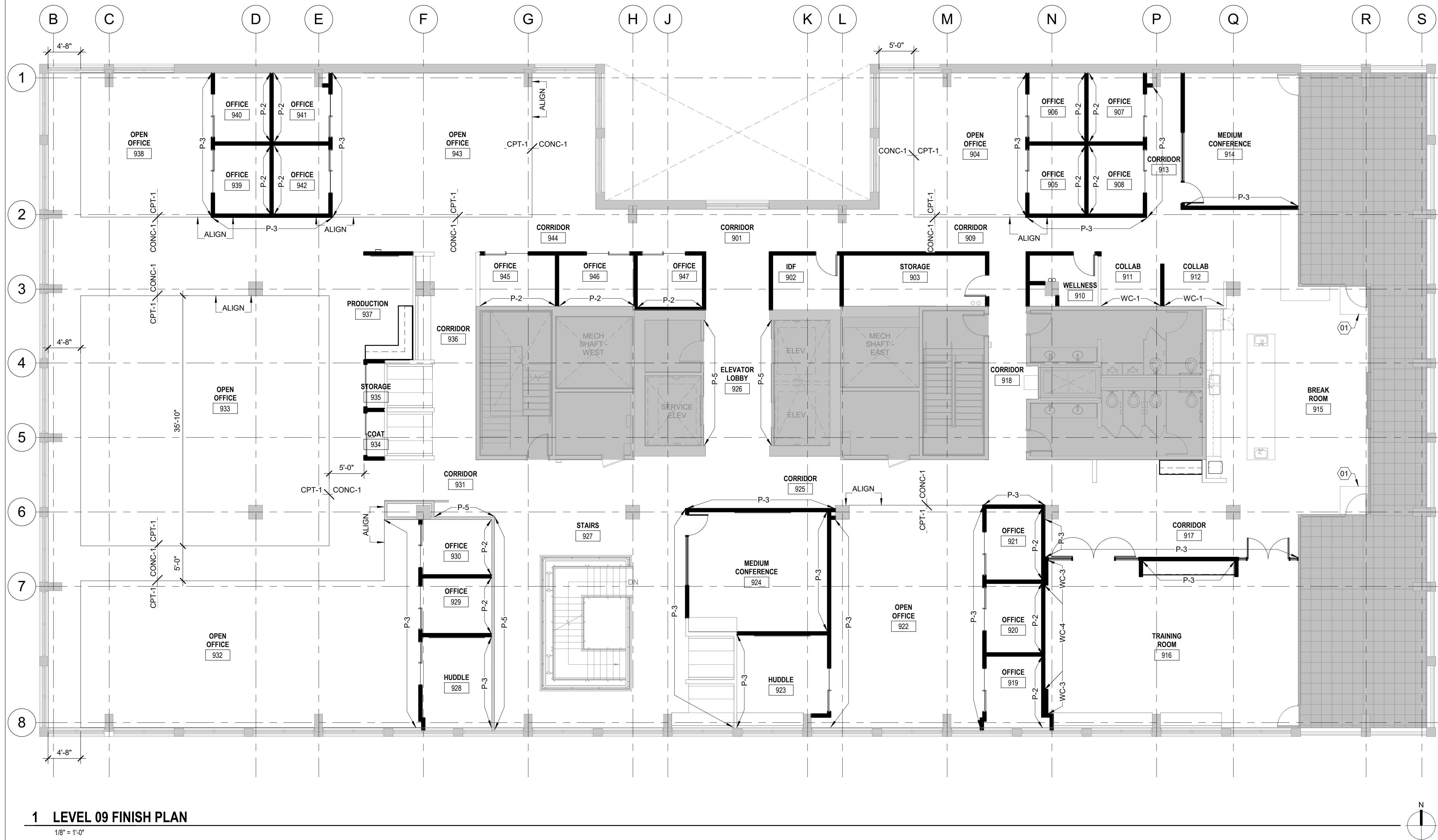
- 14 PROVIDE DUAL WALLMATE RVP A/V BACK BOX . LOCATE FRAMING AS REQUIRED. PROVIDE BLOCKING AT INTERIOR PARTITION FOR TV MOUNT. PROVIDE POWER DUPLEX OUTLET AT BOTTOM LEFT KNOCKOUT PROVIDE JUNCTION BOX AT TOP LEFT KNOCKOUT W/ (Q) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE FINISHED CEILING W/ PULL-STRING FOR DATA VENDOR. FROM TOP RIGHT KNOCKOUT PROVIDE (1) 1.25" CONDUIT STUBBED UP TO AN ACCESSIBLE LOCATION ABOVE FINISHED CEILING W/ PULL-STRING FOR DATA VENDOR. FROM BOTTOM RIGHT KNOCKOUT PROVIDE (1) 1.25" CONDUIT TO CORE LOCATION IN ROOM (IF APPLICABLE - OR LEAVE BLANK). NO HANDY BOXES TO BE USED. FULL JUNCTION BOXES ONLY. ADDITIONAL POWER AT STD RECEPTAL HEIGHT TO BE LOCATED W/ TV BACK BOX VENDOR. PROVIDE EXACT LOCATION & HEIGHT PRIOR TO INSTALLATION.
- 15 NEW ROOM SCHEDULER (RS) / WALL PANEL LOCATION (NUE) PROVIDE 2-GANG BOX / CONDUIT SCHEDULER ABOVE CEILING W/ PULL-STRING AT DRYWALL LOCATIONS. PROVIDE FRAMING TO ALLOW FOR 2-GANG BOX CENTERED BETWEEN ADJOINING WALLS & JOINING WALL. CONFIRM EXACT LOCATIONS PRIOR TO INSTALLATION. REFER TO PLAN FOR GLASS LOCATIONS THAT REQUIRE SIDELITE FRAMING PATHWAYS.
- 16 ALL EXTERIOR WINDOWS AT MEETING ROOMS TO RECEIVE MAJAL BLINDS. PROVIDE SCHEDULO SHADING WITH SURFACE MOUNTED CLEAR ALUMINUM HORIZONTAL LOCATED INTERIOR TO BUILDING STANDAR ROLLER-BLINDS (OR EQUAL).

- 17 COFFEE & ICE/WATER LOCATION (NIC), PROVIDE DEDICATED POWER & WATERLINE AS INDICATED W/ DEDICATED POWER SUPPLY (IF NOT EXISTING).
- 18 LOGO, OFCL.
- 19 PROVIDE FIRE EXTINGUISHER USING DUPONT FE-36 EXTINGUISHING AGENT AT MDF ROOM.
- 20 PROVIDE 3/4" CDX 5 PLY FIRE RATED PLYWOOD TO ENTIRE BACK WALL BEHIND RACK NON-PAINTED. REFER TO SERVER ROOM PLAN ON BOARD. PROVIDE GROUND BUS W/ 8 STRANDED COPPER WIRE TO ISOLATED BUILDING GROUND. LOCATE NEAR TOP OF MOUNTING BOARD. TAGS TO BE LEFT UNPAINTED.
- 21 NEW NOTE FOR MDF/IDFSGC TO PROVIDE HARDWIRED AND DEDICATED 20 AMP CIRCUIT IN 3/4" CONDUIT FOR TENANT PROVIDED SECURITY SYSTEM PANEL MOUNTED ON GROUND PLYWOOD. IF THERE IS NOT A DEDICATED CIRCUIT AVAILABLE, THEN THE EXISTING CIRCUIT USED MUST ALSO BE 20 AMP MINIMUM.

- 22 PROVIDE BUILDING STANDARD AIRFLOW TO ROOM. DO NOT LOCATE WATER CONNECTIONS ABOVE SERVER EQUIPMENT. ROOM TO HAVE HIGH TEMPERATURE SPRINKLER HEADS. PROVIDE THERMOSTAT IN SERVER ROOM TO MAINTAIN BUILDING SET POINT. PROVIDE EXHAUST FAN THAT IS HARDWIRED TO A T-STAT SET TO PULL AIR OUT AT 80 DEGREES FAN TO BE LOCATED IN CEILING BEHIND SERVER RACK, 400CFM MINIMUM EXHAUST. PROVIDE LOUVER, PAINTED TO MATCH DOOR, IN SERVER ROOM DOOR.
- 23 PROVIDE (2) CUTS IN FLOOR FOR 4" POWER/DATA SLEEVE. CONTRACTOR TO SCAN SLAB BEFORE DRILLING, AND MAINTAIN EXISTING FIRE RATING OF FLOOR ASSEMBLY.
- 24 EXISTING DOOR AND HARDWARE TO REMAIN. PROVIDE AND INSTALL NEW CARD READER AT STAIRWELL SIDE.
- 25 ADD ALTERNATE: PROVIDE CITY OF PORTLAND AUTOMATICALLY MOTORIZED SHADES AT WEST EXPOSURE.
- 26 LOCATION OF ODO CB-1, PROVIDE GROMMET IN COUNTER FOR POWER CORD.

City of Portland
Reviewed for
Code Compliance

Date:5/22/2025
Permit #: 25-037217-000-00-FA



REFERENCE NOTES

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Reviewed for
Code Compliance

Date:5/22/2025
Permit #: 25-037217-000-00-FA

1 LEVEL 08 RCP
1/8" = 1'-0"



GENERAL NOTES

- ALL DIMENSIONS ARE TO FINISH FACE OF WALL, UNO.
- ALL LIGHT FIXTURE DIMENSIONS ARE TO CENTERLINE OF FIXTURE.
- ALL CEILING HEIGHTS ARE MEASURED FROM STRUCTURAL FLOOR LEVEL TO FINISH CEILING, UNO.
- ALL NEW CEILINGS TO BE AT 9'-0" AFF UNO.
- WHEN A SINGLE LIGHT FIXTURE IN A ROOM IS NOT DIMENSIONED, CENTER THE FIXTURE IN THE ROOM.
- ALL CIRCULAR FIXTURES LOCATED IN NEW ACT CEILING GRIDS TO BE CENTERED WITHIN THE CEILING TILE.
- PROVIDE NEW DIMMER SWITCHING W/ NEW LIGHTING LAYOUT.
- PROVIDE OCCUPANCY SENSOR SWITCHING AT ALL NEW / EXISTING OFFICES, CONFERENCE ROOMS, PRODUCTION / COPY AREAS, & HUDDLE ROOMS. ALL SWITCHES TO BE WHITE. ADJUST ANY EXISTING SENSORS AS NEEDED FOR NEW LAYOUT & CEILING GRIDS.
- REPAIR OR REPLACE ANY INOPERABLE LIGHT FIXTURES TO REMAIN.

REFERENCE NOTES

- (E) GLASS DRAFT CURTAIN TO REMAIN
- FIXTURE TO BE INSTALLED ON SEPARATE DIMMER SWITCH.
- EXISTING DRYWALL/HARDID CEILING TO REMAIN. EXISTING LIGHTING TO REMAIN. REPLACE BULBS AS NEEDED. CIRCUIT TOGETHER ON A DIMMER SWITCH IF NOT EXISTING.
- PROVIDE SWITCH FOR UNDER CABINET LIGHTING.
- POWER/DATA SLEEVES FROM FLOOR ABOVE.

LUMINAIRE SCHEDULE

- | | |
|------|---|
| L1 | TO MATCH EXISTING CYLINDRICAL FIXTURES IN CIRCULATION AREA; GOTHAM 6" EVO CYLINDER |
| L2 | MANUFACTURER: TBD, PRODUCT: RECESSED CAN LIGHT |
| L3 | EXISTING SUSPENDED LINEAR TO BE SALVAGED AND REUSED. |
| L4-A | MANUFACTURER: FINELITE, PRODUCT: HP-6 RECESSED LINEAR, 6'L |
| L4-B | MANUFACTURER: FINELITE, PRODUCT: HP-6 RECESSED LINEAR, 8'L |
| L5-A | MANUFACTURER: FINELITE, PRODUCT: HP-4 RECESSED LINEAR, 4'L |
| L5-B | MANUFACTURER: FINELITE, PRODUCT: HP-4 RECESSED LINEAR, 6'L |
| L5-C | MANUFACTURER: FINELITE, PRODUCT: HP-4 RECESSED LINEAR, 8'L |
| L6-A | MANUFACTURER: FINELITE, PRODUCT: HP-4 RECESSED LINEAR WALL WASHER, 6'L |
| L6-B | MANUFACTURER: FINELITE, PRODUCT: HP-4 RECESSED LINEAR WALL WASHER, 8'L |
| L7 | MANUFACTURER: VISO LIGHTING, PRODUCT: GLOBO PENDANT #VS0731434, MATTE BLACK CANOPY, 12"DIA, LENGTH AS INDICATED IN DRAWINGS |
| L8 | MANUFACTURER: KUZCO LIGHTING, PRODUCT: MOTIF LED MINI PENDANT #K20002, BLACK, 3000K, 26"H PENDANT, LENGTH AS INDICATED IN DRAWINGS |
| L9 | MANUFACTURER: BOVER, PRODUCT: CIRCULAR LED CHANDELIER WHITE, OUTWARD LIGHT DIRECTION, 2700K, 47"DIA LENGTH AS INDICATED IN DRAWINGS |
| L10 | LOW PROFILE LED UNDER CABINET LIGHTING |

GBD

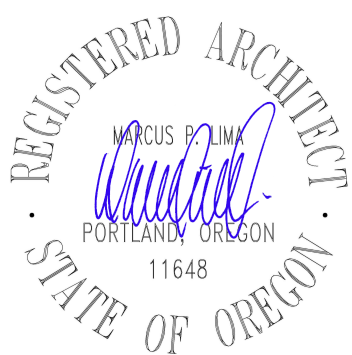
GBD Architects,
Incorporated

1120 NW Couch St.
Ste. 300
Portland, OR 97209

Tel. (503) 224-9656
gbdarchitects.com

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STAMP



PROJECT

HDR Pearl West

1455 NW Irving St, Suite 800
Portland, OR 97209

CLIENT

HDR

1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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

2	04/30/2025	ASI 3
1	04/02/2025	ASI 2

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

As indicated

SHEET TITLE

LEVEL 08 - RCP

A708

1 LEVEL 09 RCP
1/8" = 1'-0"



GENERAL NOTES

1. ALL DIMENSIONS ARE TO FINISH FACE OF WALL, UNO.
2. ALL LIGHT FIXTURE DIMENSIONS ARE TO CENTERLINE OF FIXTURE.
3. ALL CEILING HEIGHTS ARE MEASURED FROM STRUCTURAL FLOOR LEVEL TO FINISH CEILING, UNO.
4. ALL NEW CEILINGS TO BE AT 9'-0" AFF UNO.
5. WHEN A SINGLE LIGHT FIXTURE IN A ROOM IS NOT DIMENSIONED, CENTER THE FIXTURE IN THE ROOM.
6. ALL CIRCULAR FIXTURES LOCATED IN NEW ACT CEILING GRIDS TO BE CENTERED WITHIN THE CEILING TILE.
7. PROVIDE NEW DIMMER SWITCHING W/ NEW LIGHTING LAYOUT.
8. PROVIDE OCCUPANCY SENSOR SWITCHING AT ALL NEW / EXISTING OFFICES, CONFERENCE ROOMS, PRODUCTION / COPY AREAS, & HUDDLE ROOMS. ALL SWITCHES TO BE WHITE. ADJUST ANY EXISTING SENSORS AS NEEDED FOR NEW LAYOUT & CEILING GRIDS.
9. REPAIR OR REPLACE ANY INOPERABLE LIGHT FIXTURES TO REMAIN.

REFERENCE NOTES

- 01 NEW FIXTURES TO BE INSTALLED IN PREVIOUS FIXTURE LOCATIONS AT VARYING DROP LENGTHS PER DRAWINGS.
- 02 FIXTURES TO BE CIRCUITED TOGETHER AND INSTALLED ON DIMMER SWITCH.
- 03 FIXTURE TO BE INSTALLED ON SEPARATE DIMMER SWITCH.
- 04 EXISTING FULL ROWS OF ACOUSTIC BAFFLES TO REMAIN. GC TO ADJUST ACOUSTIC BAFFLES IN OTHER ROWS TO MATCH, ADDING SALVAGED BAFFLES WHERE NEEDED.
- 05 EXISTING DRYWALL/HARDLID CEILING TO REMAIN. EXISTING LIGHTING TO REMAIN, REPLACE BULBS AS NEEDED. CIRCUIT TOGETHER ON A DIMMER SWITCH IF NOT EXISTING.
- 06 PROVIDE SWITCH FOR UNDER CABINET LIGHTING.
- 07 PROVIDE ACOUSTIC BAFFLES, SALVAGED FROM EXISTING LAYOUT.

LUMINAIRE SCHEDULE

- | | |
|------|--|
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| L4-A | MANUFACTURER: FINELITE, PRODUCT: HP-6 RECESSED LINEAR, 6'L |
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| L8 | MANUFACTURER: KUZCO LIGHTING, PRODUCT: MOTIF LED MINI PENDANT #K201072, BLACK, 3000K, 26"H PENDANT, LENGTH AS INDICATED IN DRAWINGS |
| L9 | MANUFACTURER: BOVER, PRODUCT: CIRCULAR LED CHANDELIER WHITE, OUTWARD LIGHT DIRECTION, 2700K, 47"DIA, LENGTH AS INDICATED IN DRAWINGS |
| L10 | LOW PROFILE LED UNDER CABINET LIGHTING |

GBD

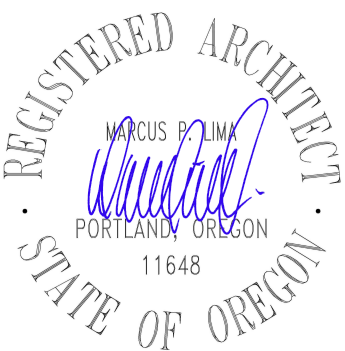
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REVISIONS

1 04/02/2025 ASI 2

DATE

05.06.2025

PROJECT NUMBER

20137549

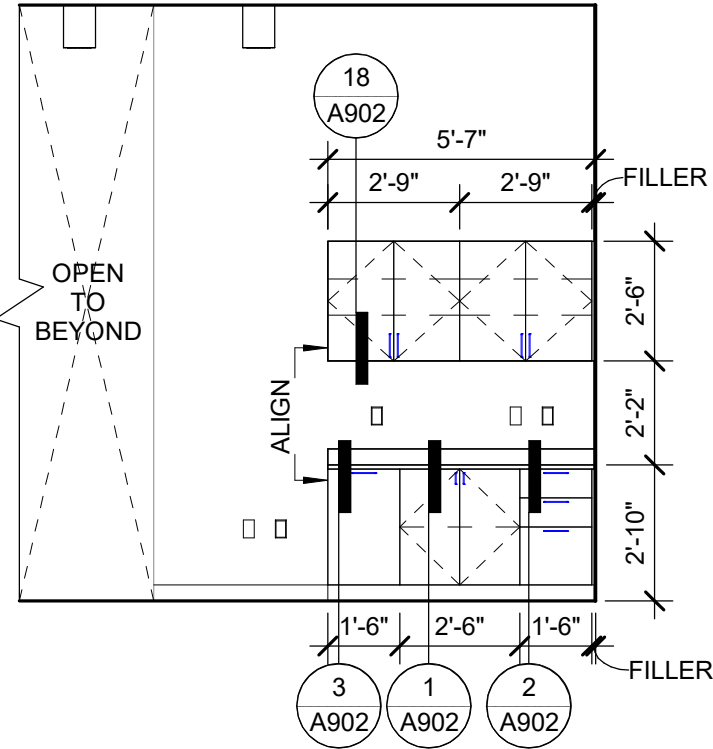
SCALE

As indicated

SHEET TITLE

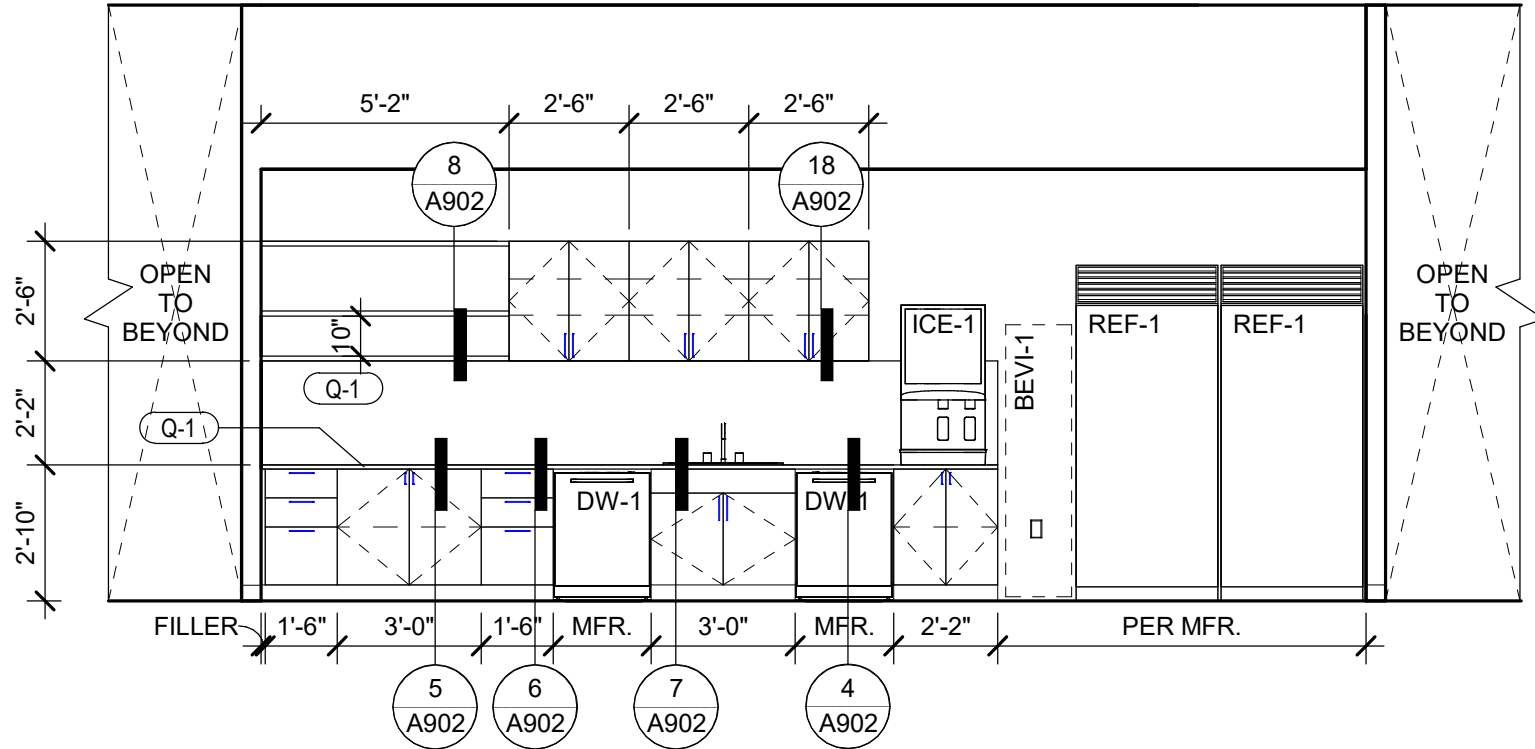
LEVEL 09 - RCP

A709



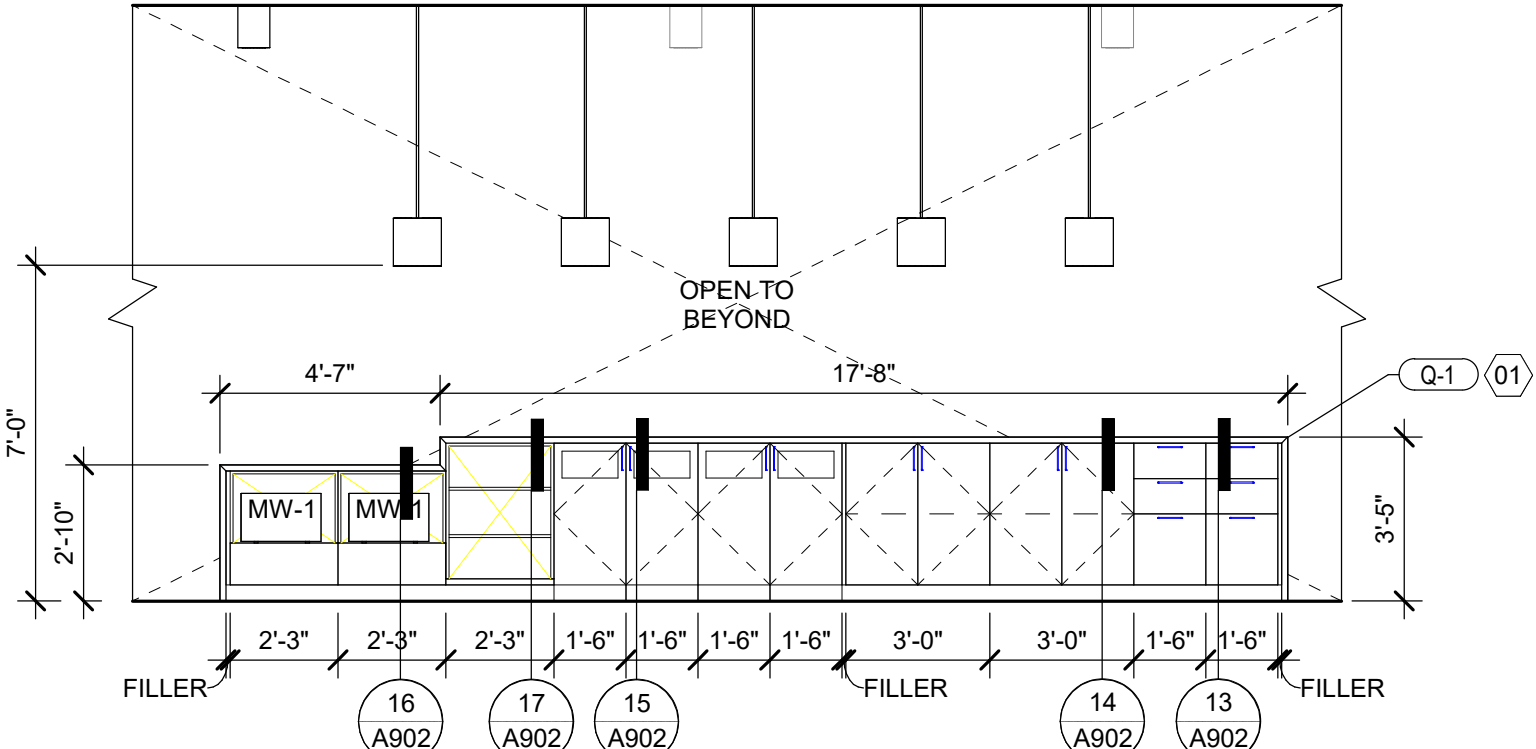
1 OPEN OFFICE 820 - WEST

1/4" = 1'-0"



2 BREAK ROOM 833 - NORTH

1/4" = 1'-0"

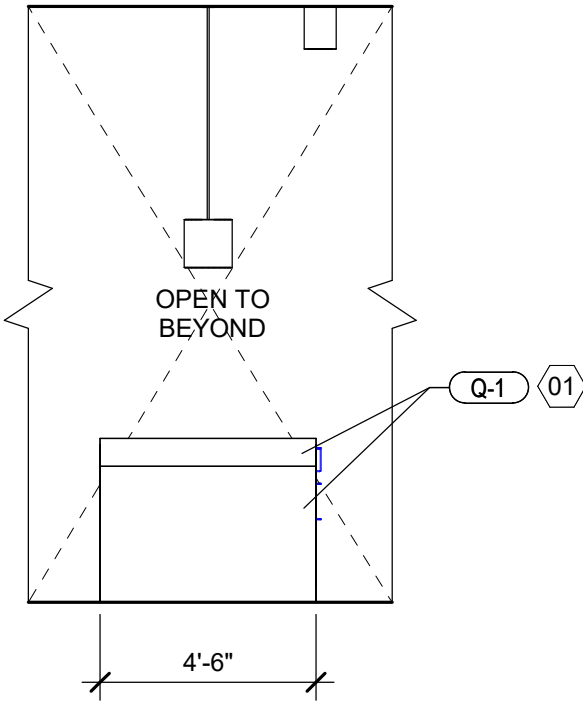


3 BREAK ROOM 833 - SOUTH

1/4" = 1'-0"

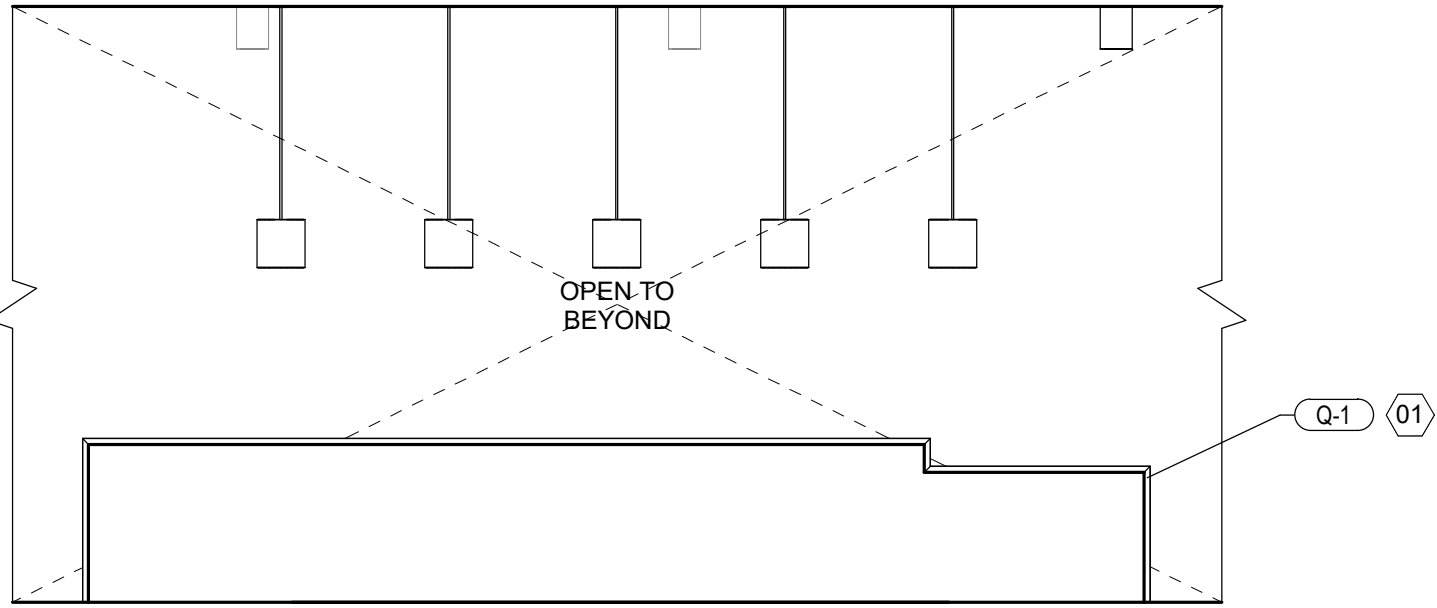
REFERENCE NOTES

01 WATERFALL EDGE COUNTER, 1-1/2" EDGE THICKNESS W/ MITERED CORNERS.



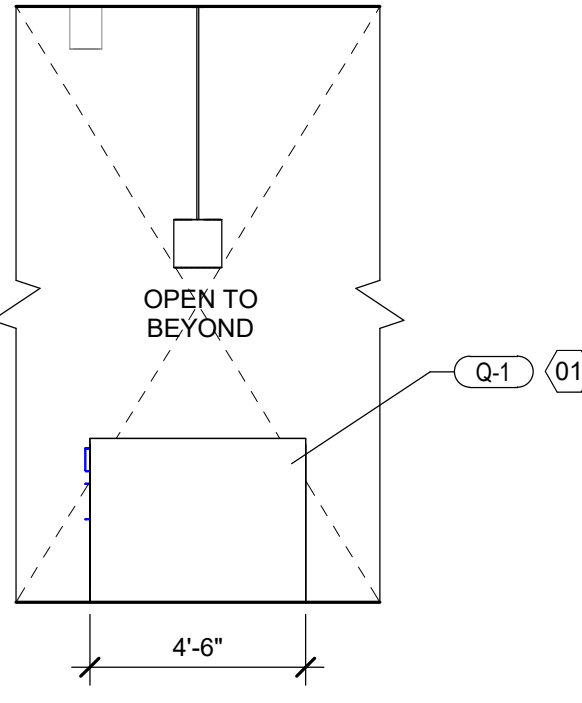
4 BREAK ROOM 833 - WEST

1/4" = 1'-0"



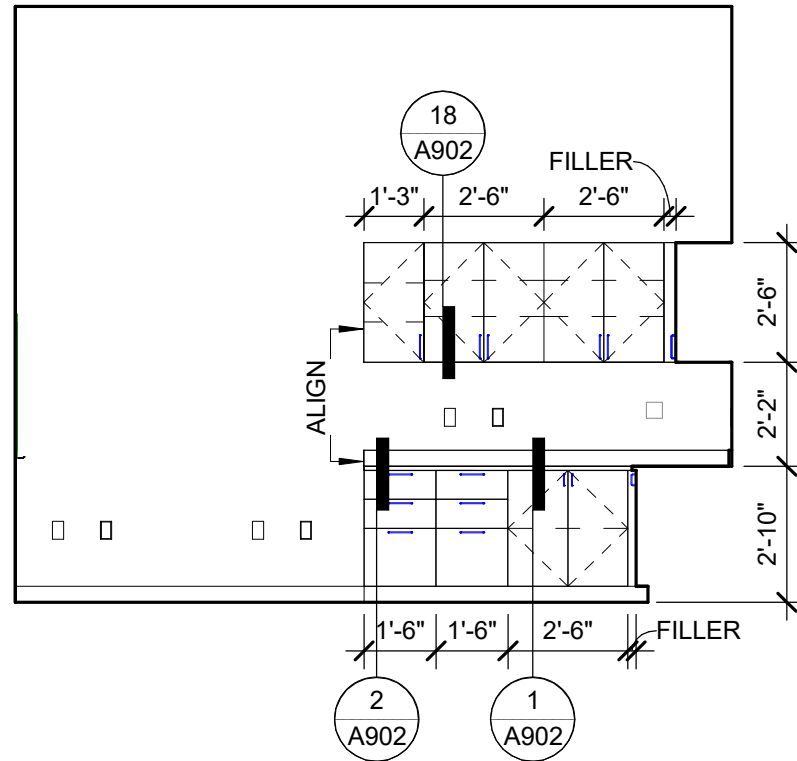
5 BREAK ROOM 833 - NORTH 2

1/4" = 1'-0"



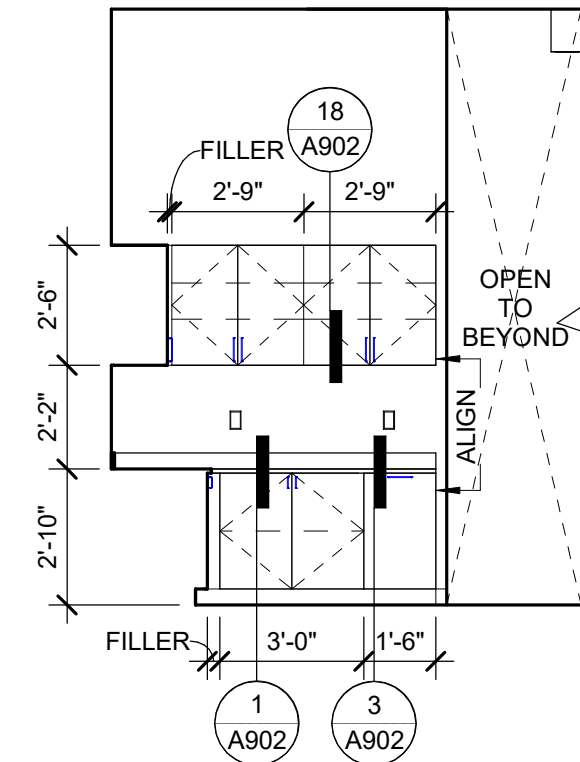
6 BREAK ROOM 833 - EAST

1/4" = 1'-0"



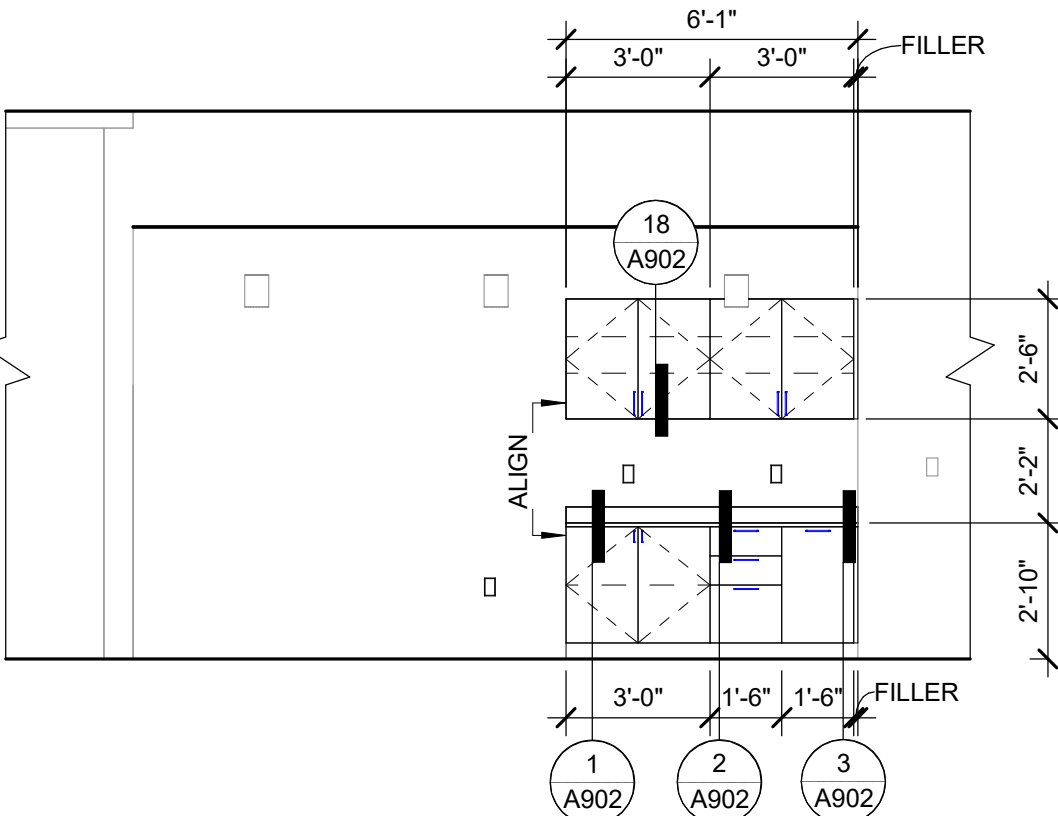
7 PRODUCTION 846 - EAST

1/4" = 1'-0"



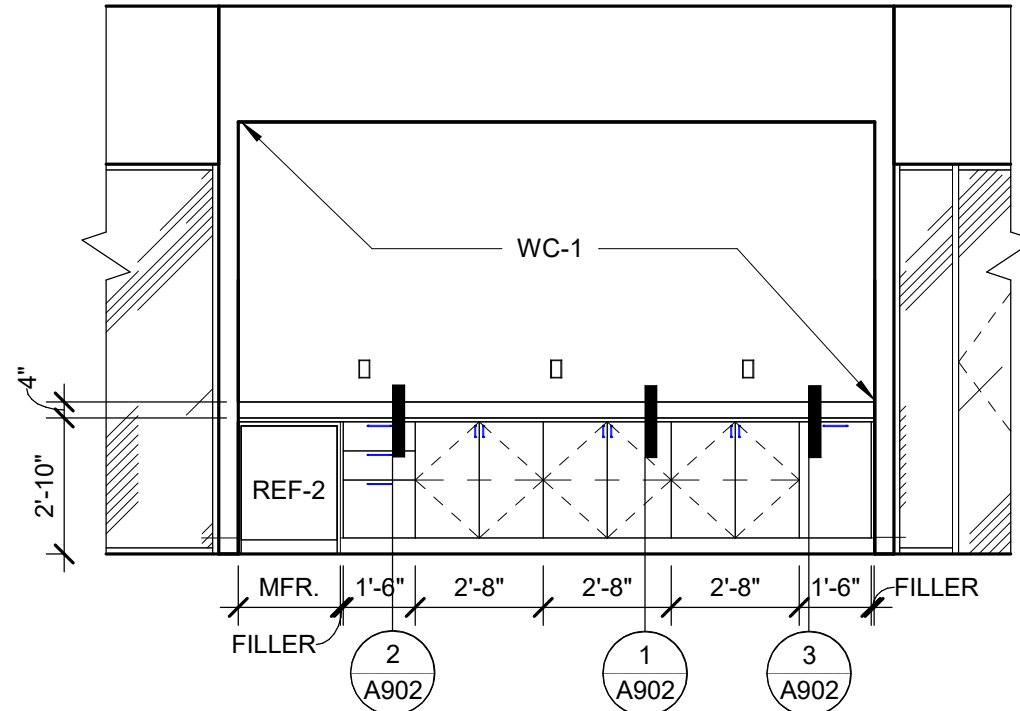
8 PRODUCTION 846 - SOUTH

1/4" = 1'-0"



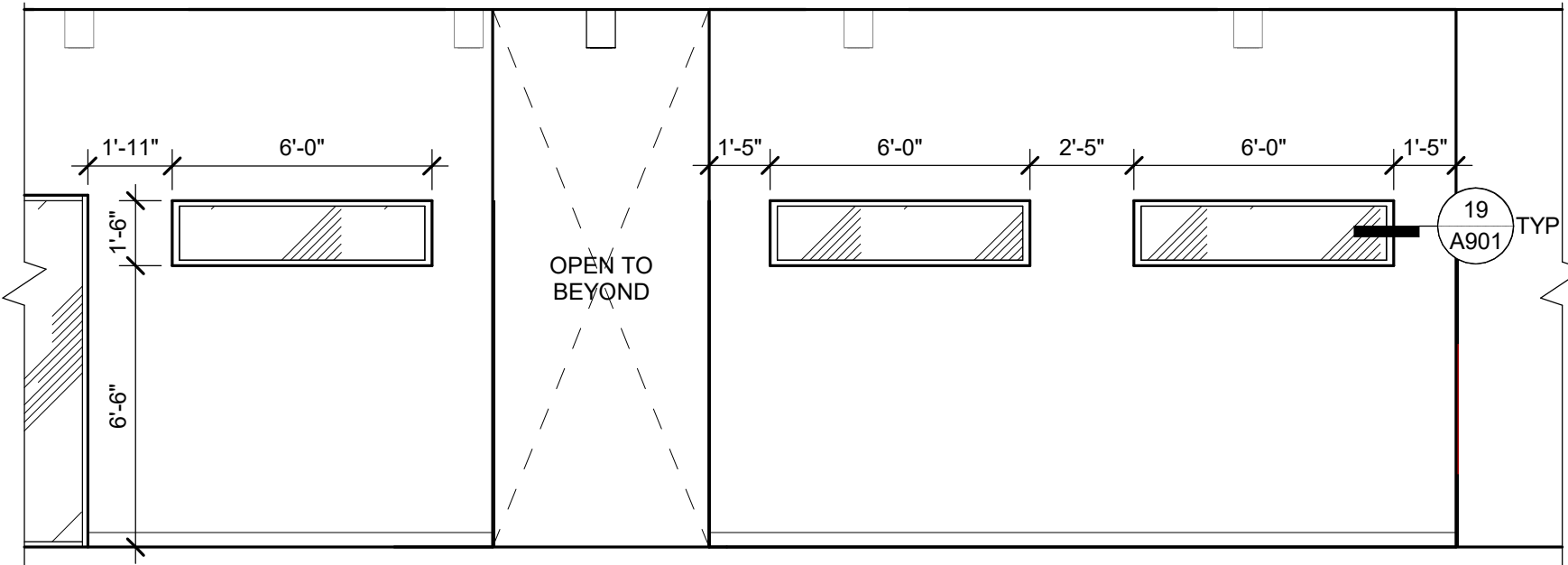
9 CORRIDOR 917 - NORTH

1/4" = 1'-0"



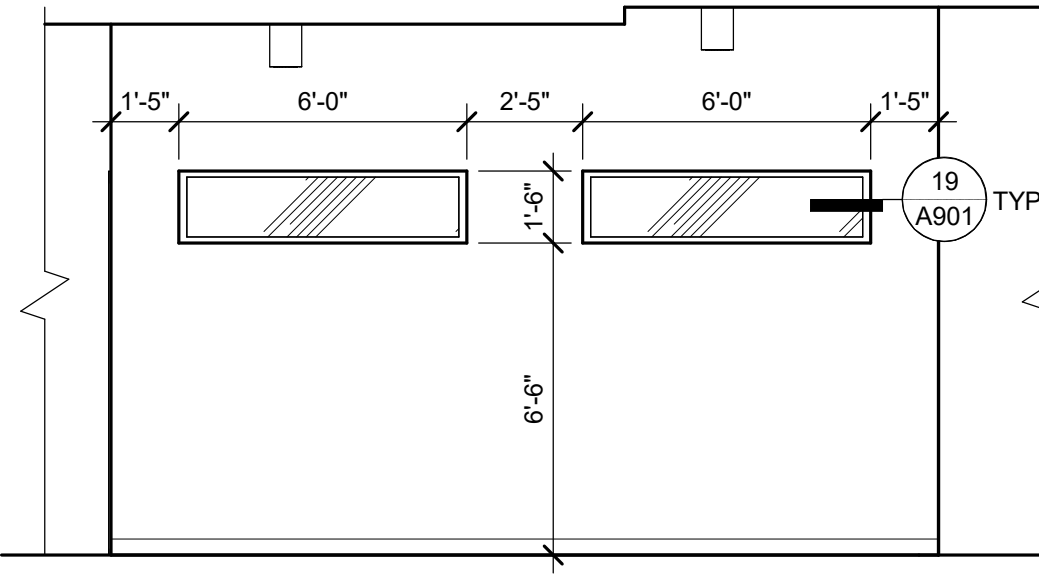
10 TRAINING ROOM 916 - NORTH

1/4" = 1'-0"



11 CORRIDOR 810 - NORTH

1/4" = 1'-0"



12 CORRIDOR 909 - NORTH

1/4" = 1'-0"

City of Portland
Reviewed for
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Date: 5/22/2025
Permit #: 25-037217-000-00-FA

GBD

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STAMP

REGISTERED ARCHITECT
VOCALUS R. JAMES
PORTLAND, OREGON
11648
STATE OF OREGON

PROJECT

HDR Pearl West

1455 NW Irving St, Suite 800
Portland, OR 97209

CLIENT

HDR

1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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REVISIONS

2 04/30/2025 ASI 3
1 03/26/2025 ASI 1

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

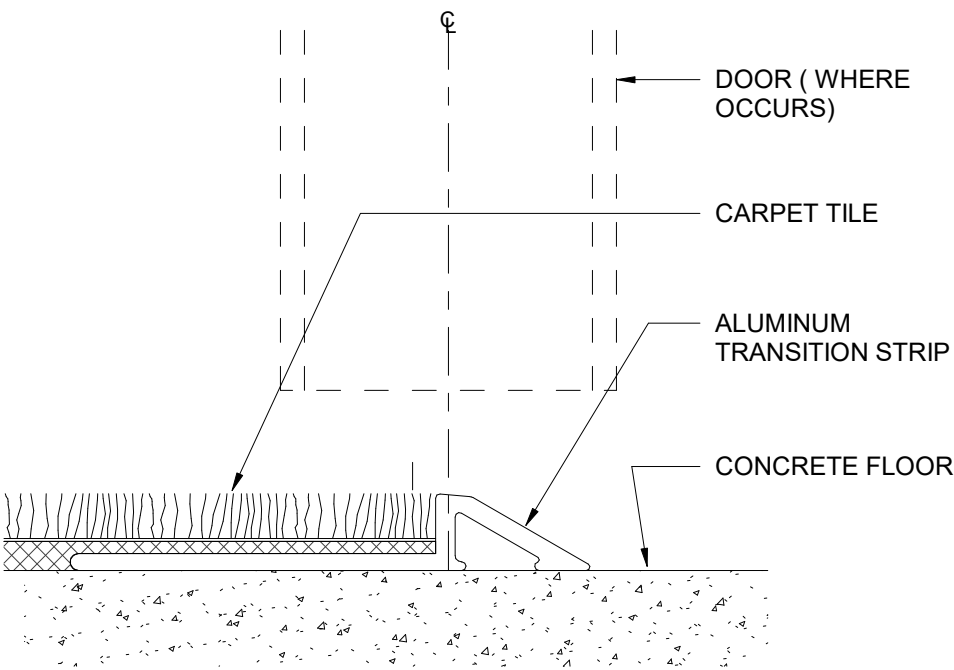
1/4" = 1'-0"

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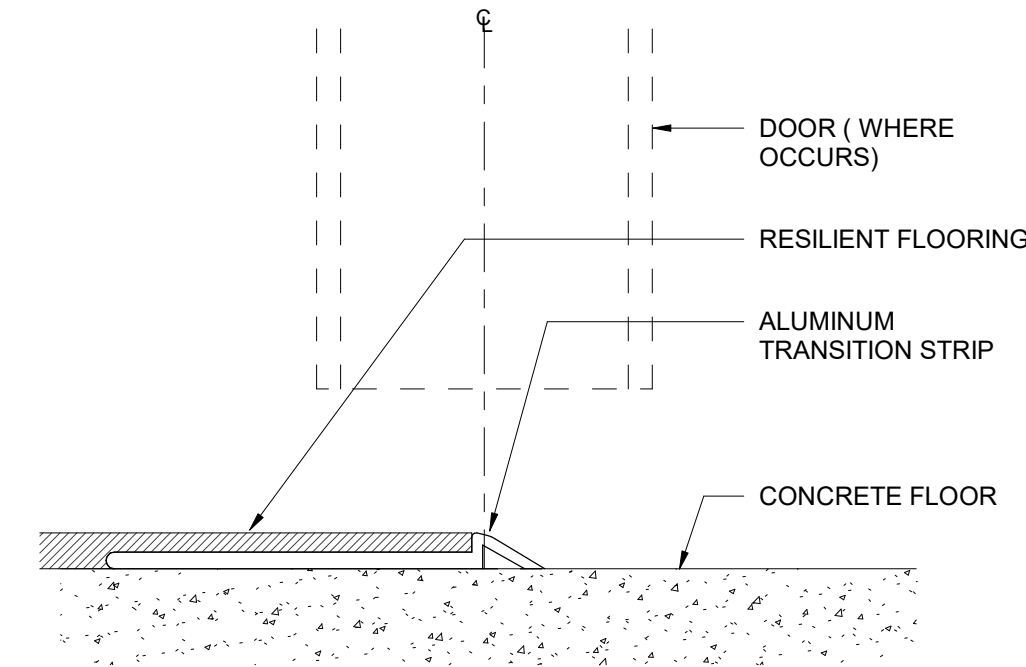
INTERIOR
ELEVATIONS

A800

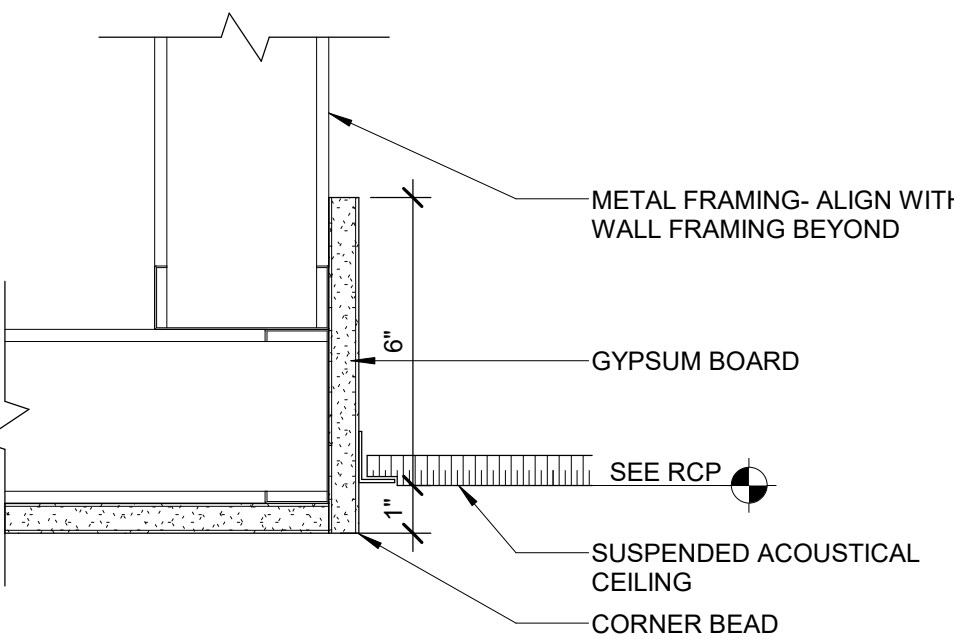
PERMIT SET



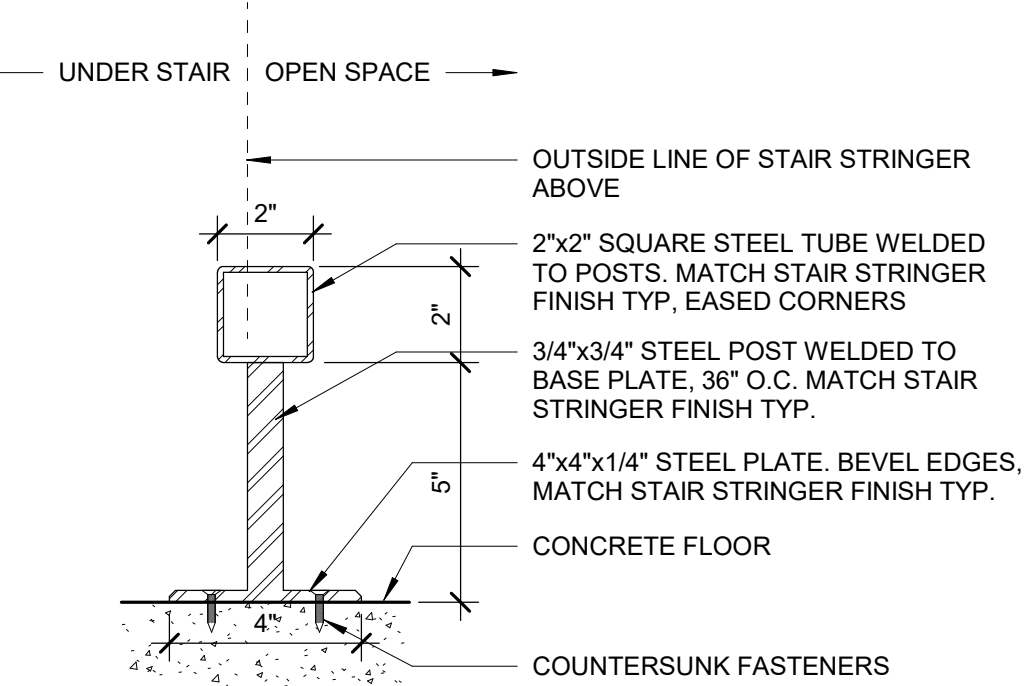
17 TRANSITION - CARPET TO CONCRETE



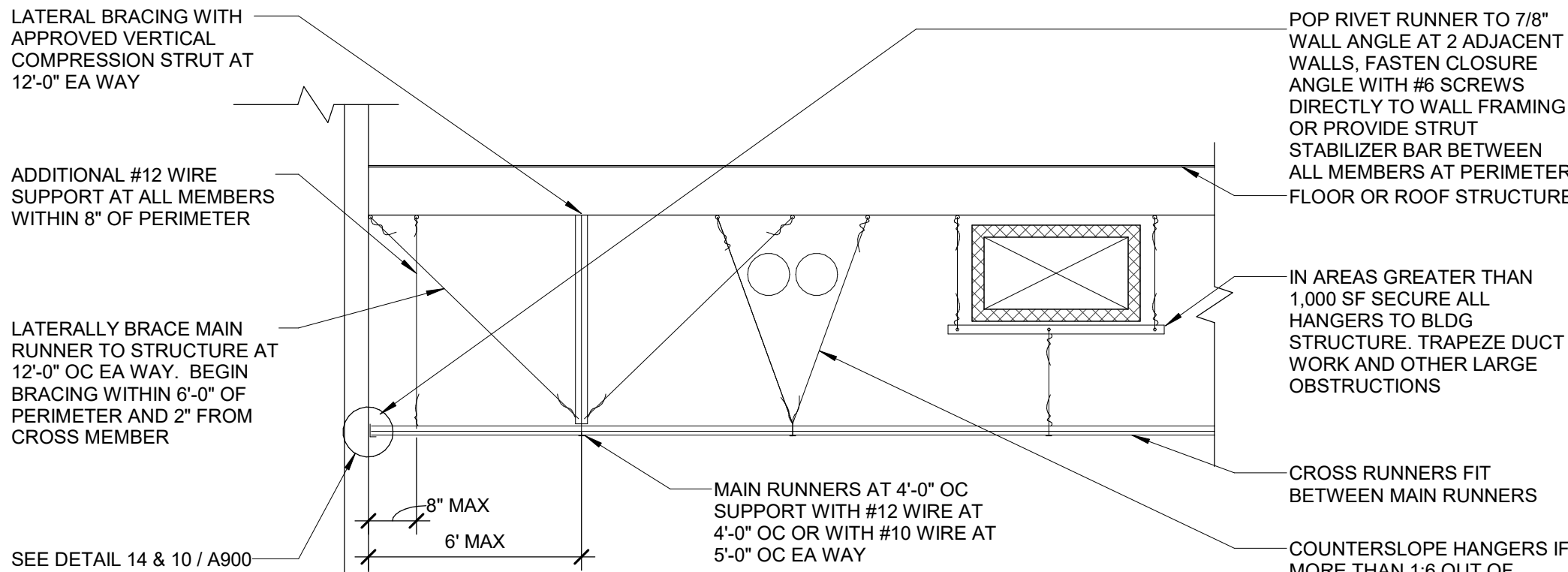
18 TRANSITION - RF TO CONCRETE



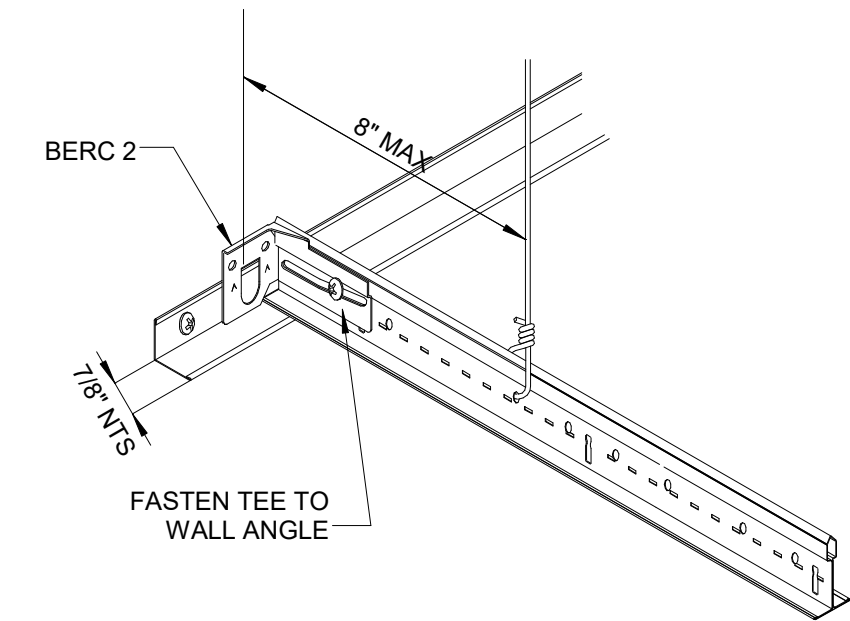
19 TYP CEILING TRANSITION



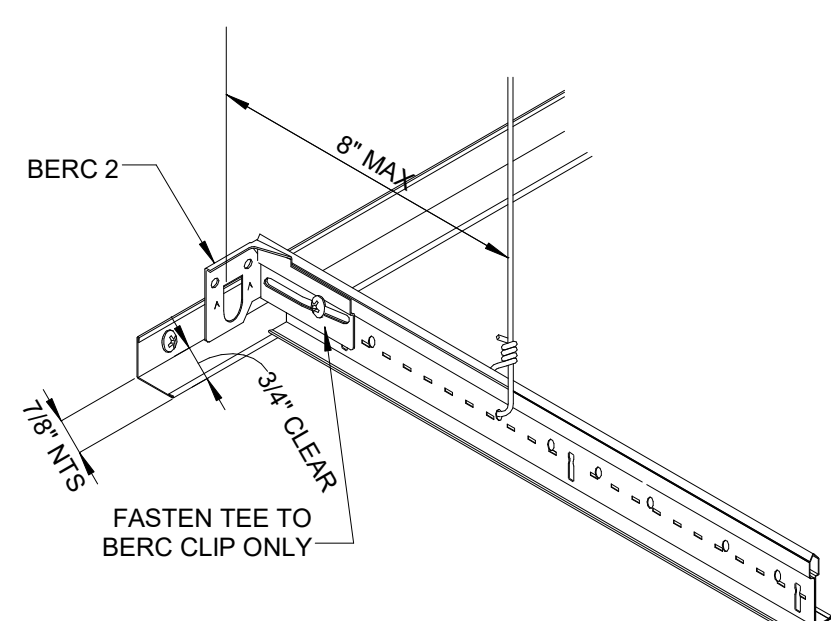
20 STAIR CANE DETECTION DETAIL



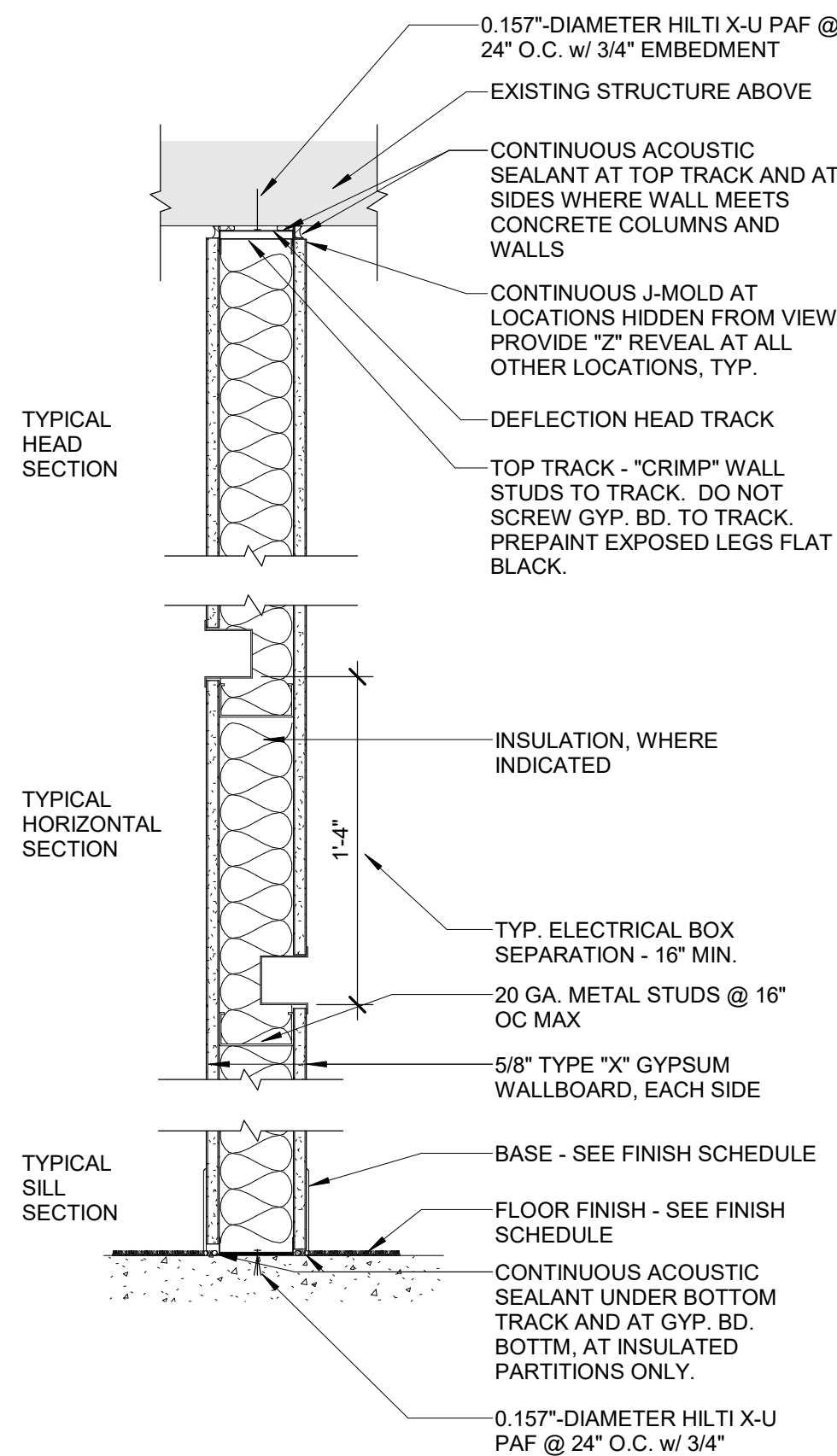
13 LATERAL BRACING FOR SUSPENDED CEILING SYSTEM



14 CEILING EDGE - ATTACHED

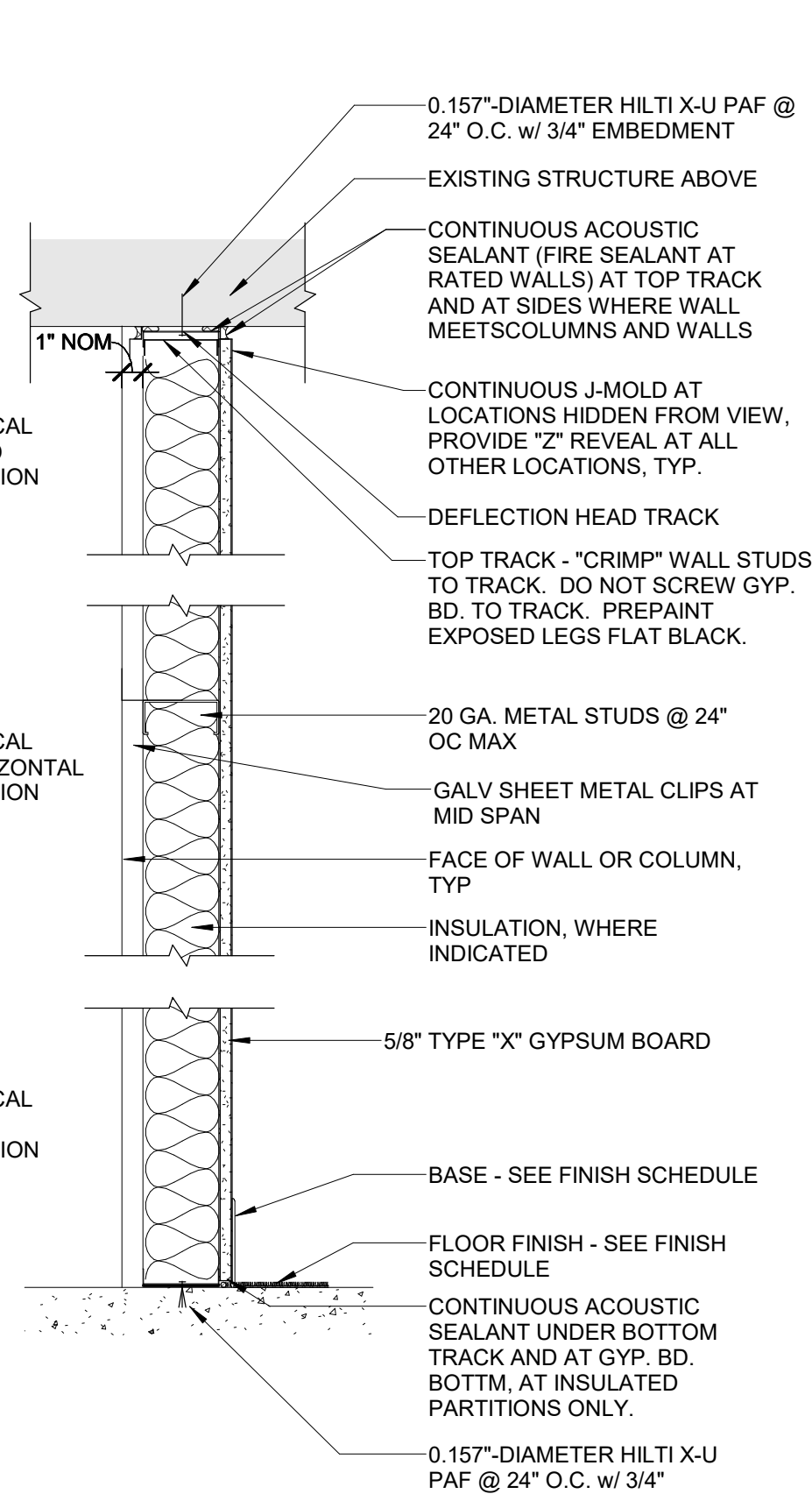


10 CEILING EDGE - UNATTACHED



M1 NON-RATED WALL

UL: N/A - NON-RATED, STC 39, TEST# VENEKLASEN STUDY



M2 NON-RATED FURRING WALL

UL: N/A - NON-RATED, STC 34, TEST# NGC2013012

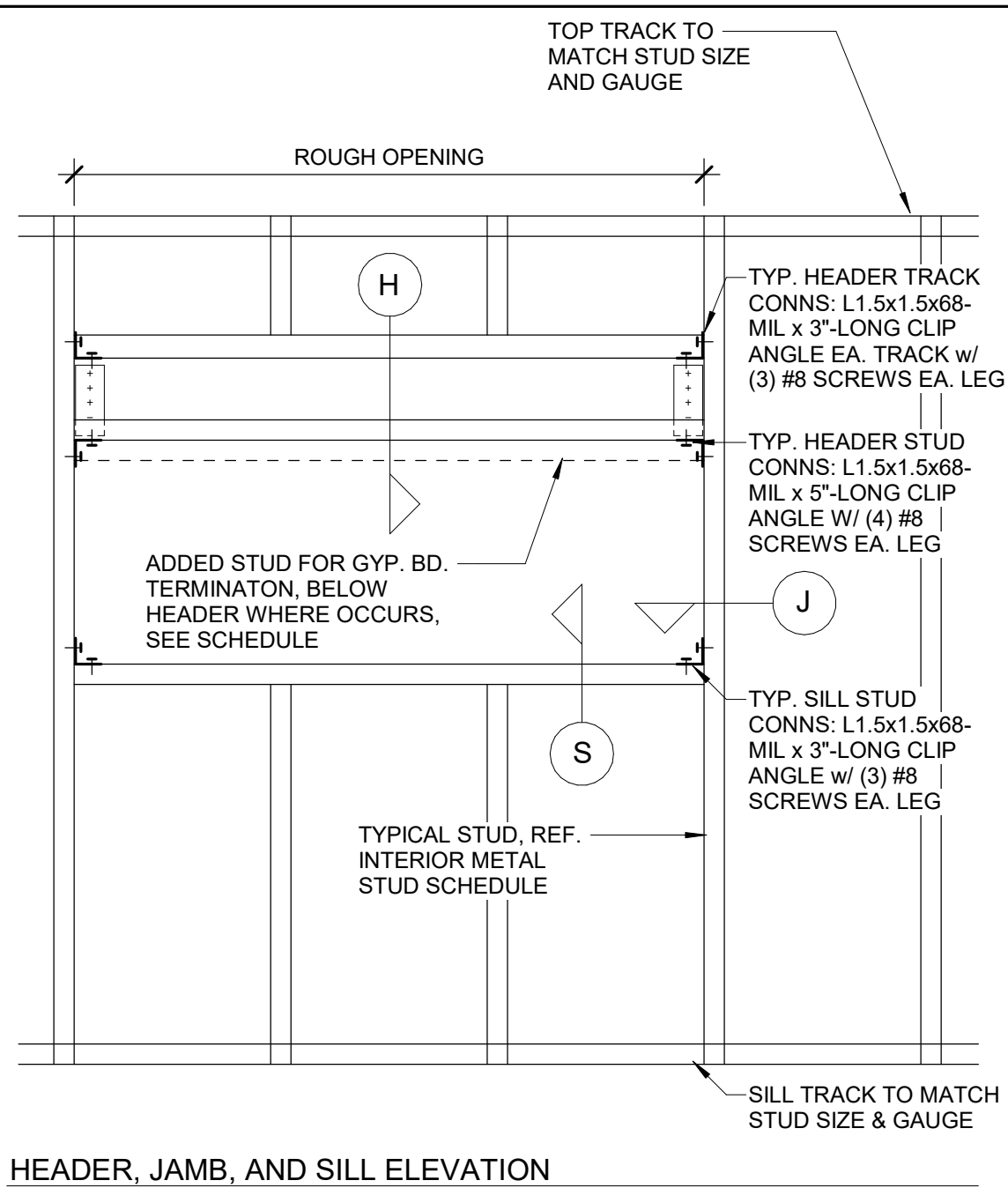
INTERIOR METAL STUD SCHEDULE

STUD SIZE	MAX. WALL HEIGHT	BOTTOM TRACK	TYPICAL STUD	DEFLECTION TRACK
2 1/2"	12'-10"	250T125-33	250S162-33 @ 16" O.C.	33MIL MIN.
3 5/8"	12'-10"	362T125-30	362S125-30 @ 24" O.C.	33MIL MIN.
4"	12'-10"	400T125-30	400S125-30 @ 24" O.C.	33MIL MIN.
6"	12'-10"	600T125-30	600S125-30 @ 24" O.C.	33MIL MIN.

NOTES:

- SCHEDULE FRAMING IS DESIGNED FOR 5 PSF INTERIOR PRESSURE AND L/240 MAX. DEFLECTION.
- DEFLECTION TRACK FLANGE WIDTH SHALL BE AS REQUIRED TO ACCOMMODATE DEFLECTION HEAD MOVEMENT. REF. DETAILS FOR MOVEMENT REQUIREMENTS.

INTERIOR PARTITION HEADER, SILL, AND JAMB SCHEDULE (3 5/8" STUD WALLS)



HEADER, JAMB, AND SILL ELEVATION

OPENING WIDTH	HEADER (H)	SILL (S)	JAMB (J)
0-4 FEET AT 3 5/8" FRAMING	(1) 362T200-54 OPT. ADD'L STUD FOR GYP. BD. TERMINATION, MATCH JAMBS	(1) 362T150-33	(2) 362S162-33
4-8 FEET AT 3 5/8" FRAMING	362T125-33 T&B (2) 362S162-33 OPT. ADD'L STUD FOR GYP. BD. TERMINATION, MATCH JAMBS	(1) 362T125-33	(2) 362S162-33
4-12 FEET AT 3 5/8" FRAMING	362T250-43 T&B (2) 600S162-43 OPT. ADD'L STUD FOR GYP. BD. TERMINATION, MATCH JAMBS	(1) 362T250-43	(2) 362S162-43
12-16 FEET AT 3 5/8" FRAMING	362T300-68 T&B (2) 800S162-43 OPT. ADD'L STUD FOR GYP. BD. TERMINATION, MATCH JAMBS	(1) 362T300-68	(2) 362S162-97

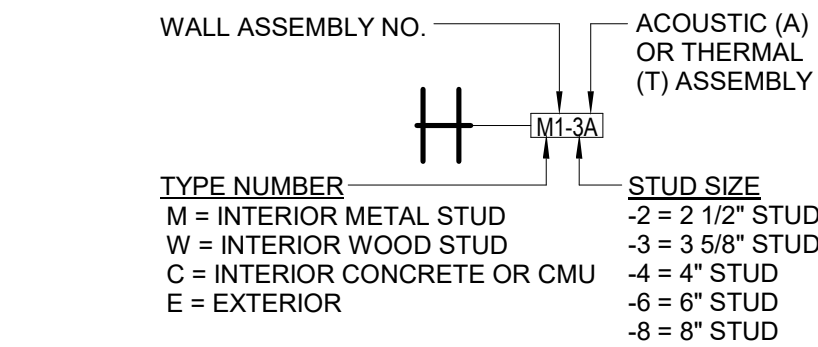
NOTE:

LAP ALL MEMBERS w/ #8 SCREWS @ 12" O.C. TYP.
DESIGN FOR WALL HEIGHT UP TO 12'-10", 5PSF INTERIOR PRESSURE, L/240 MAX. DEFLECTION.
MEMBERS NOT DESIGNED FOR COMPOSITE ACTION.
OPENINGS BEYOND SCHEDULE DESIGN LIMITS REQUIRE ADDITIONAL ENGINEERING.

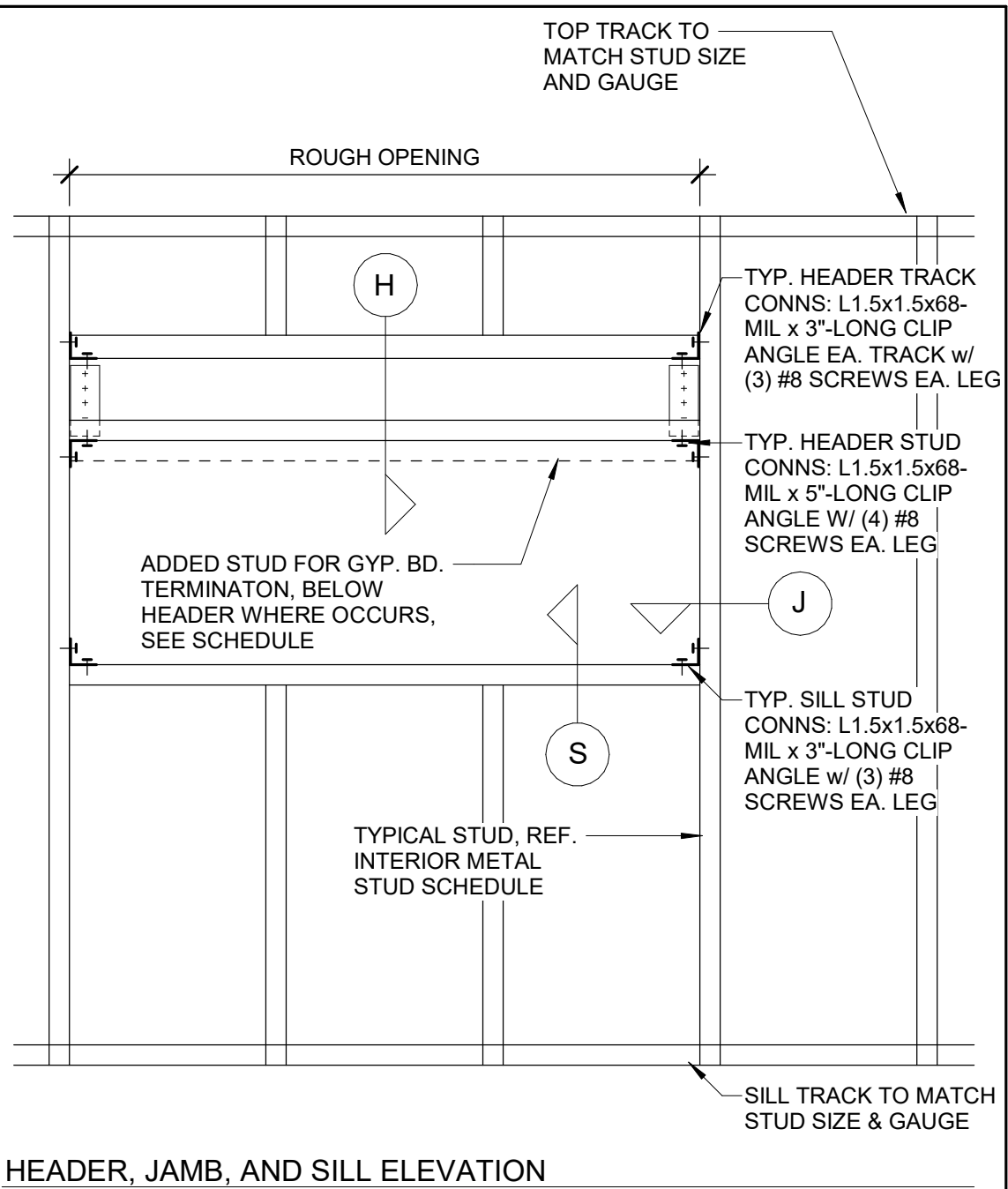
GENERAL WALL TYPE NOTES

- ALL STC RATINGS LISTED ARE LAB TESTED NUMBERS. ACTUAL FIELD TESTING NUMBERS MAY VARY FROM LAB NUMBERS.
- STUD SPACING NOTED IS THE MAXIMUM ALLOWED SPACING PER THE UL DESIGN NO. REFER TO SPECIFICATIONS FOR ADDITIONAL STUD SPACING CRITERIA.

METAL FRAMED WALL TYPE LEGEND



INTERIOR PARTITION HEADER, SILL, AND JAMB SCHEDULE (6" STUD WALLS)



HEADER, JAMB, AND SILL ELEVATION

OPENING WIDTH	HEADER (H)	SILL (S)	JAMB (J)
0-4 FEET AT 6" FRAMING	(1) 600T200-54 OPT. ADD'L STUD FOR GYP. BD. TERMINATION, MATCH JAMBS	(1) 600T150-33	(2) 600S162-33
4-8 FEET AT 6" FRAMING	600T125-33 T&B (2) 362S162-33 OPT. ADD'L STUD FOR GYP. BD. TERMINATION, MATCH JAMBS	(1) 600T125-33	(2) 600S162-33
4-12 FEET AT 6" FRAMING	600T125-43 T&B (2) 600S162-43 OPT. ADD'L STUD FOR GYP. BD. TERMINATION, MATCH JAMBS	(1) 600T150-43	(2) 600S200-43
12-16 FEET AT 6" FRAMING	600T125-43 T&B (2) 800S162-43 OPT. ADD'L STUD FOR GYP. BD. TERMINATION, MATCH JAMBS	(1) 600T200-43	(2) 600S162-68

NOTE:

LAP ALL MEMBERS w/ #8 SCREWS @ 12" O.C. TYP.
DESIGN FOR WALL HEIGHT UP TO 12'-10", 5PSF INTERIOR PRESSURE, L/240 MAX. DEFLECTION.
MEMBERS NOT DESIGNED FOR COMPOSITE ACTION.
OPENINGS BEYOND SCHEDULE DESIGN LIMITS REQUIRE ADDITIONAL ENGINEERING.

City of Portland
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Code Compliance
Date: 5/22/2025
Permit #: 25-037217-000-00-FA

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GBD Architects,
Incorporated

1120 NW Couch St.
Ste. 300
Portland, OR 97209

Tel. (503) 224-9656
gbdarchitects.com

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STAMP

REGISTERED ARCHITECT
STATE OF OREGON
11648

PROJECT

HDR Pearl West

1455 NW Irving St, Suite 800
Portland, OR 97209

CLIENT

HDR

1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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

DATE

05.06.2025

PROJECT NUMBER

20137549

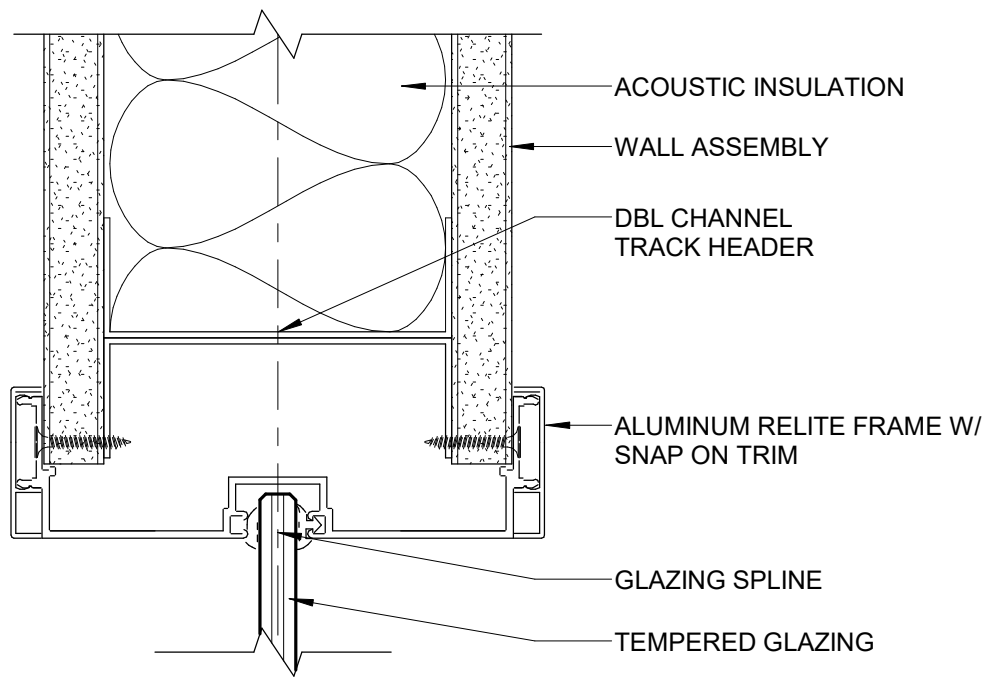
SCALE

As indicated

SHEET TITLE

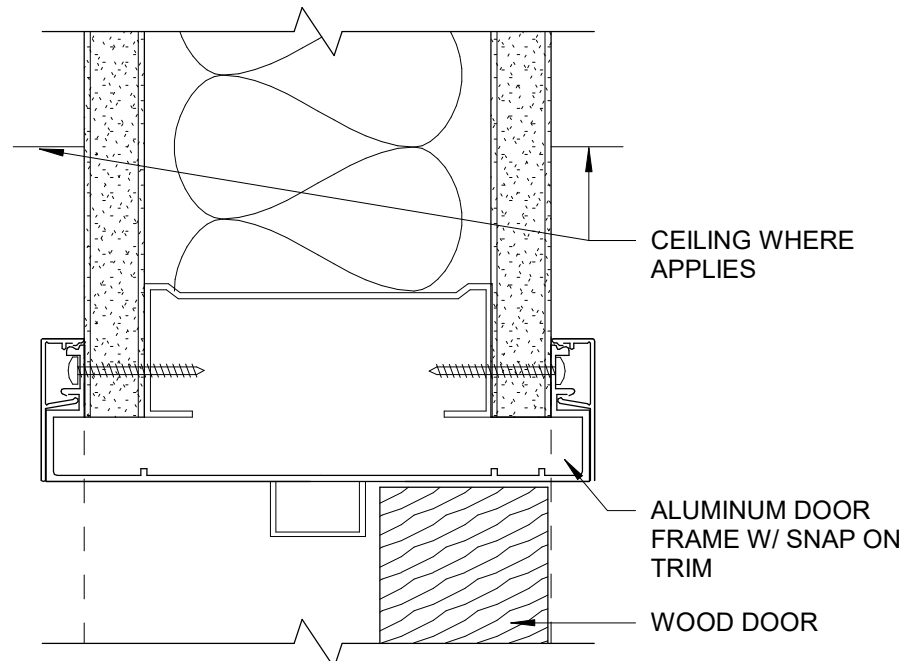
DETAILS

A900



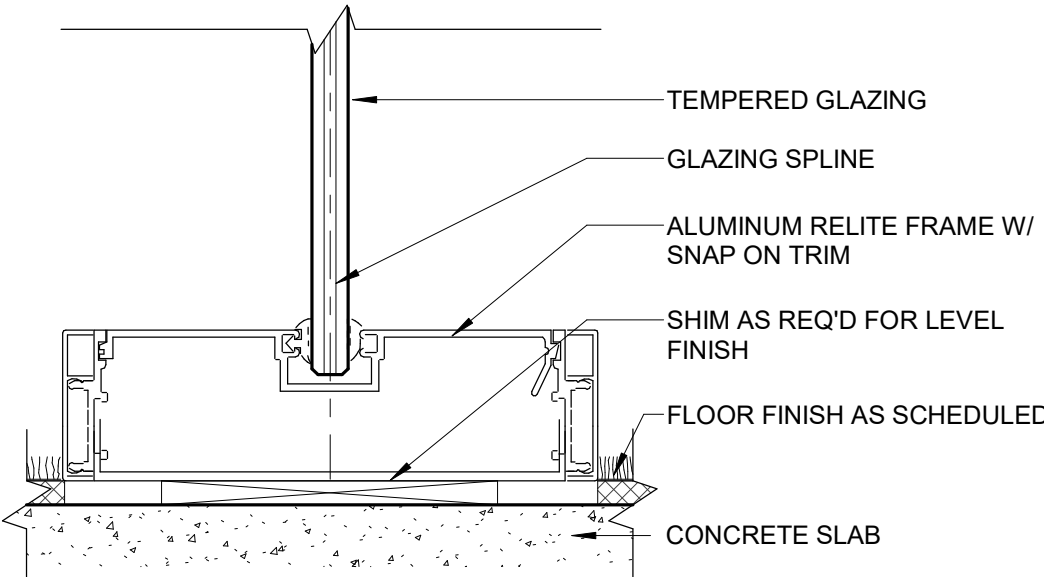
17 TYP ALUMINUM RELITE @ HEAD

6" = 1'-0"



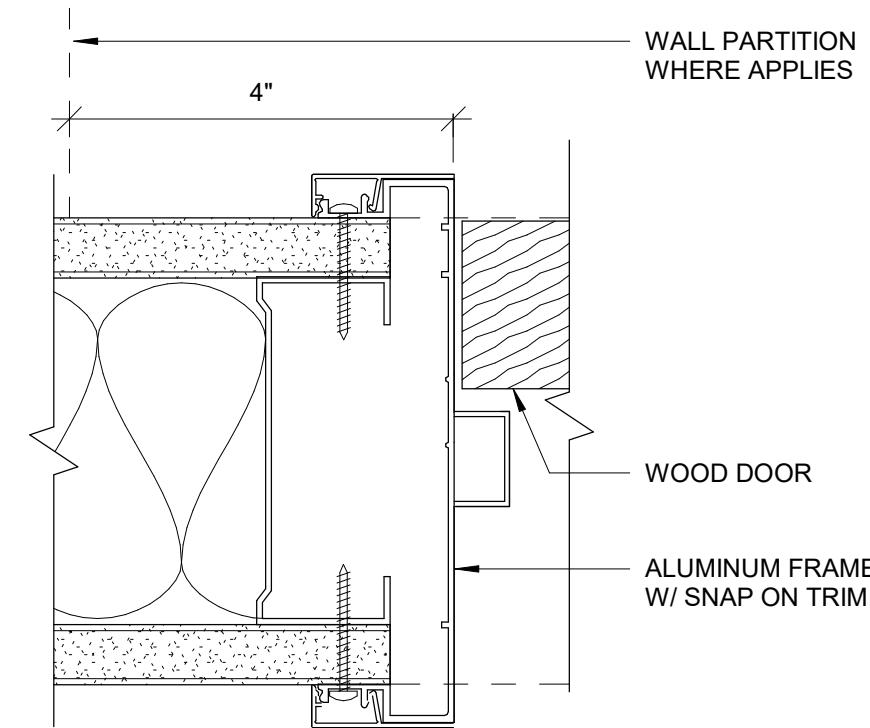
13 TYP DOOR @ HEAD

6" = 1'-0"



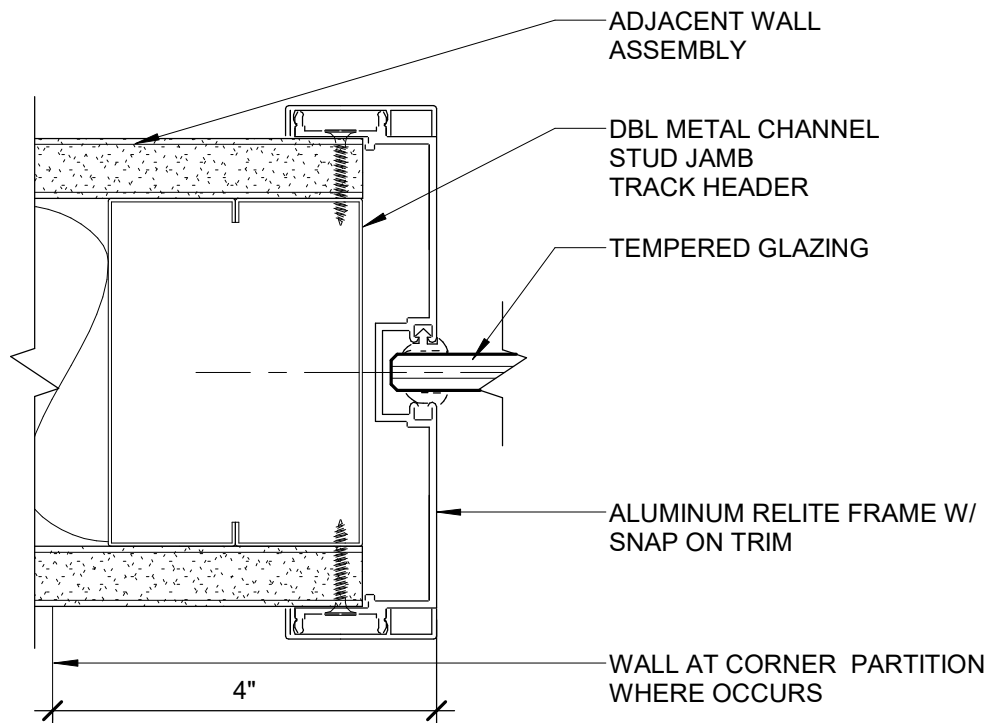
18 TYP ALUMINUM RELITE @ SILL

6" = 1'-0"



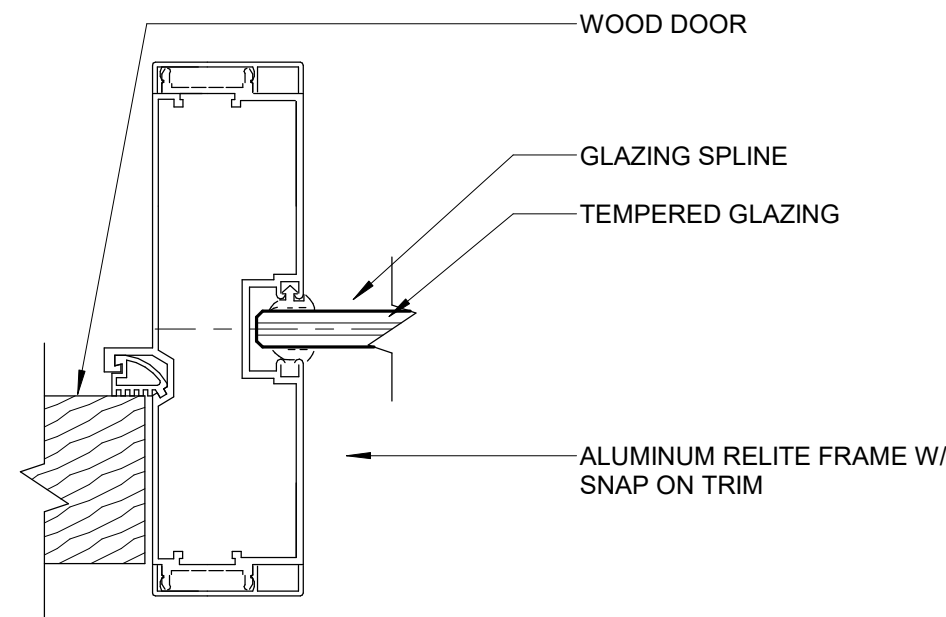
14 TYP DOOR @ JAMB

6" = 1'-0"



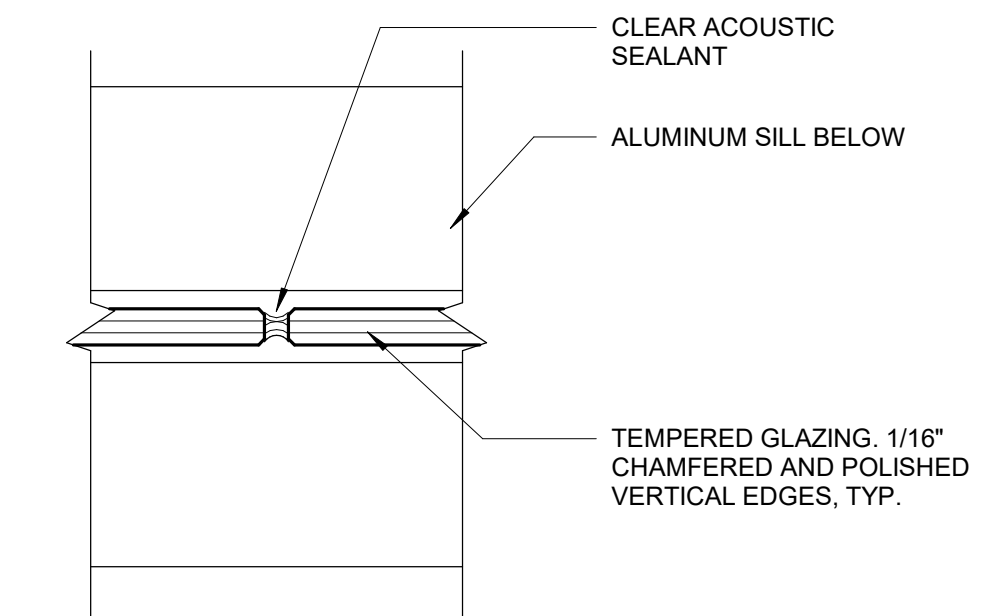
19 TYP ALUMINUM RELITE @ JAMB

6" = 1'-0"



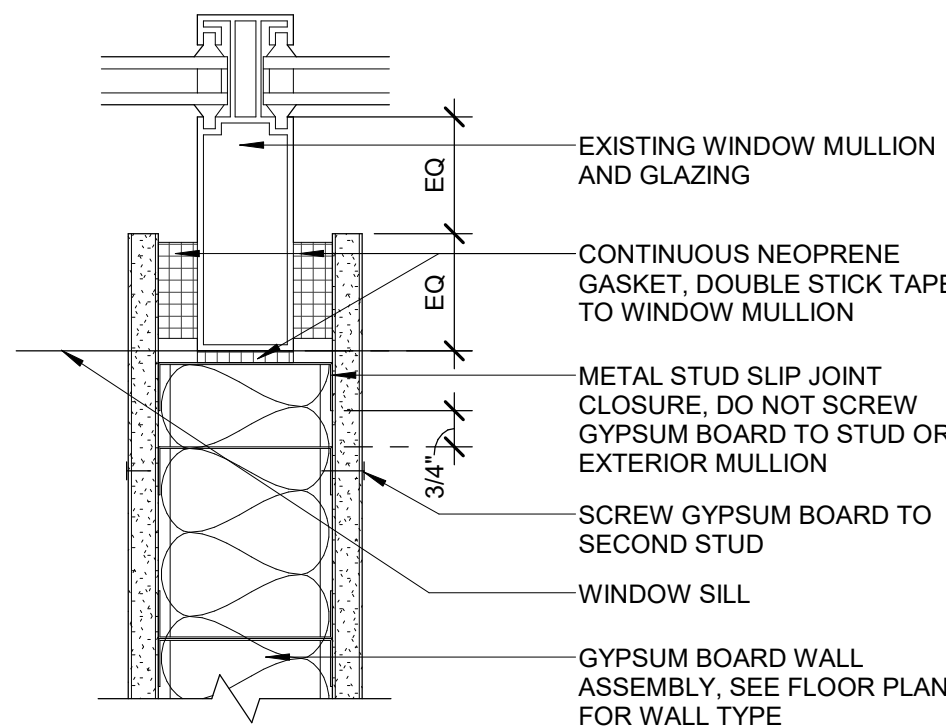
15 TYP ALUMINUM DOOR/RELITE JAMB

6" = 1'-0"



20 RELITE BUTT JOINT

6" = 1'-0"



16 PARTITION @ EXTERIOR MULLION

3" = 1'-0"

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1120 NW Couch St.
Ste. 300
Portland, OR 97209

Tel. (503) 224-9656
gbdarchitects.com

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STAMP



PROJECT

HDR Pearl West

1455 NW Irving St, Suite 800
Portland, OR 97209

CLIENT

HDR

1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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

1	04/30/2025	ASI 3
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DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

As indicated

SHEET TITLE

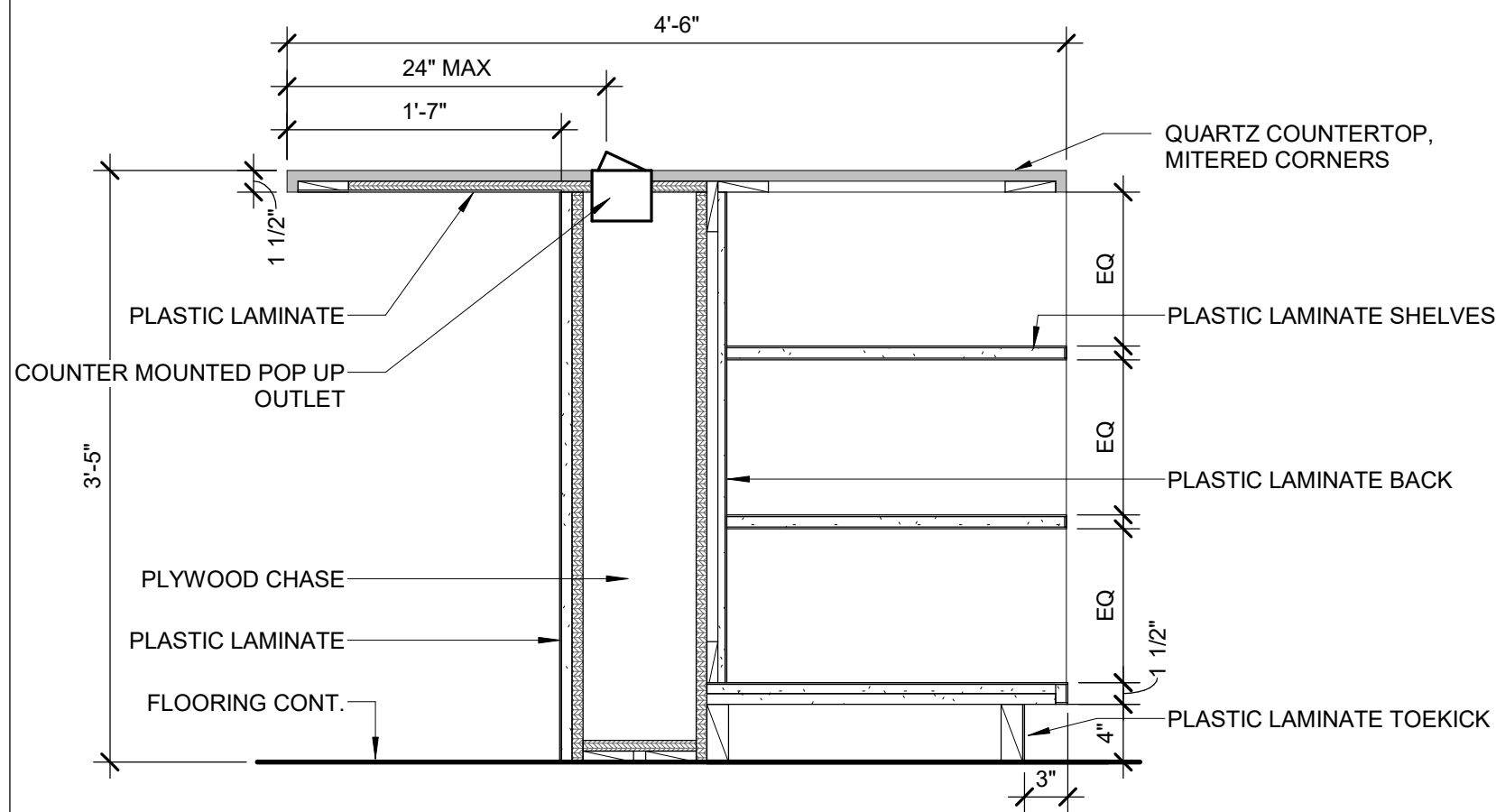
DETAILS

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA

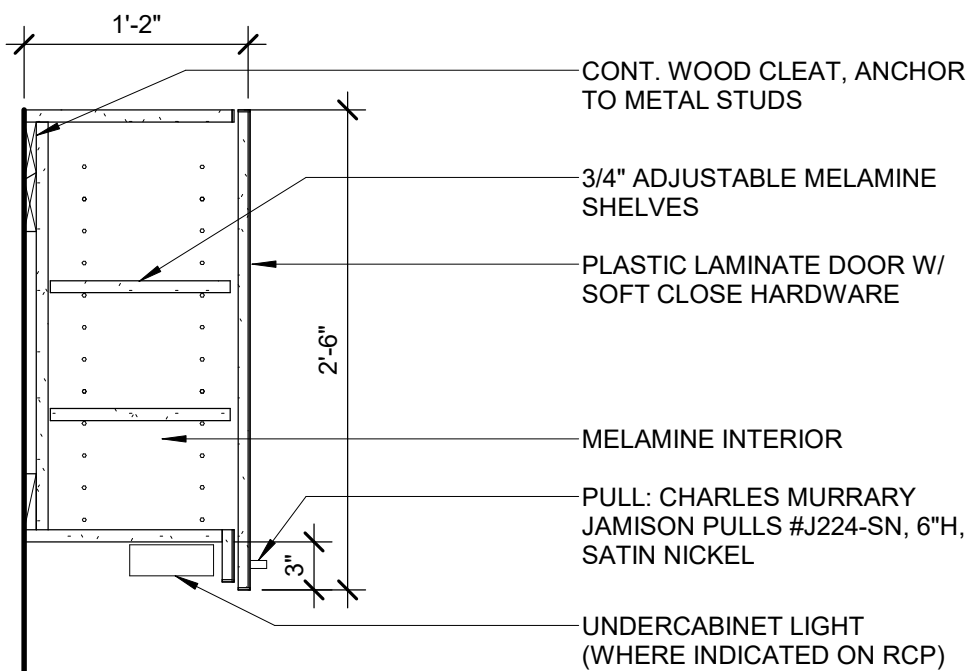
A901

PERMIT SET



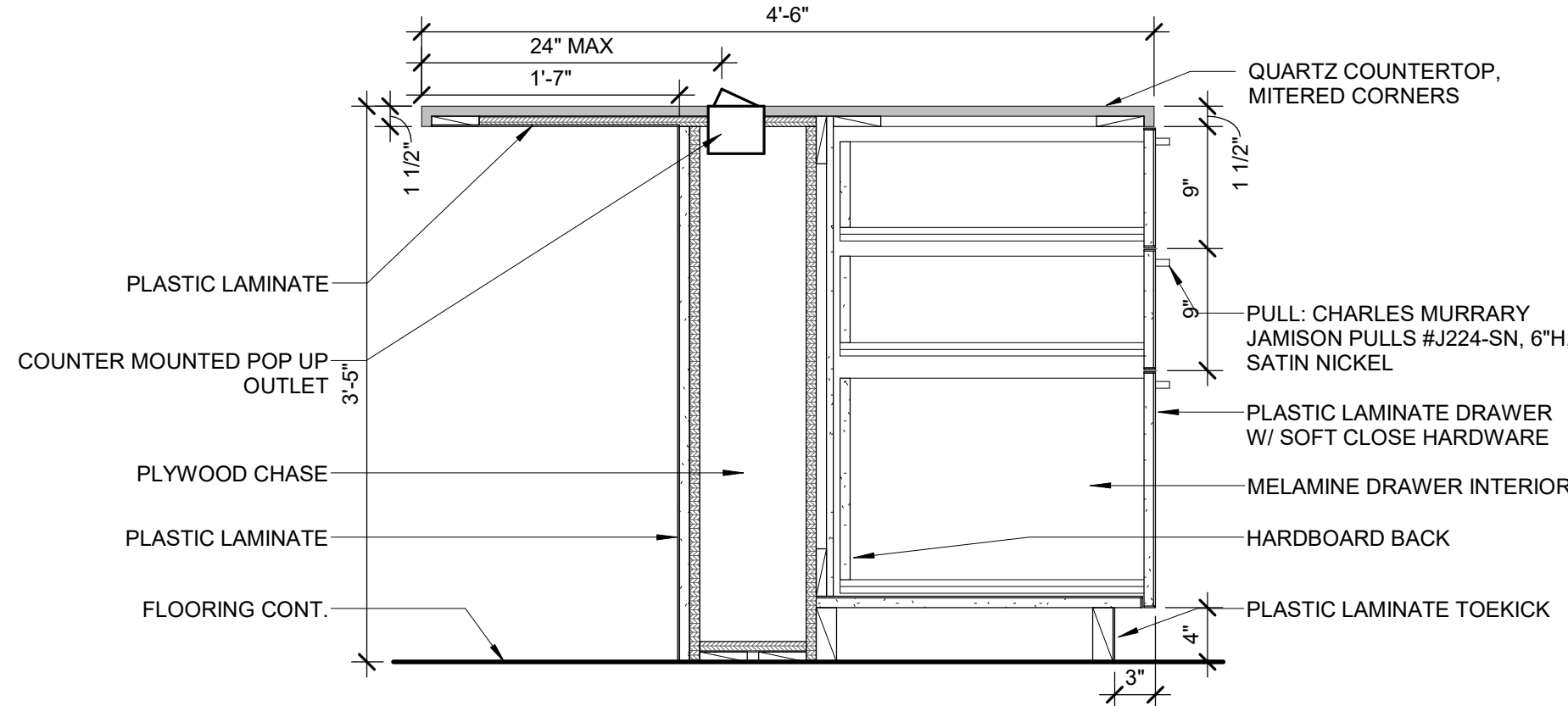
17 BREAK ROOM ISLAND - OPEN SHELVES

1" = 1'-0"



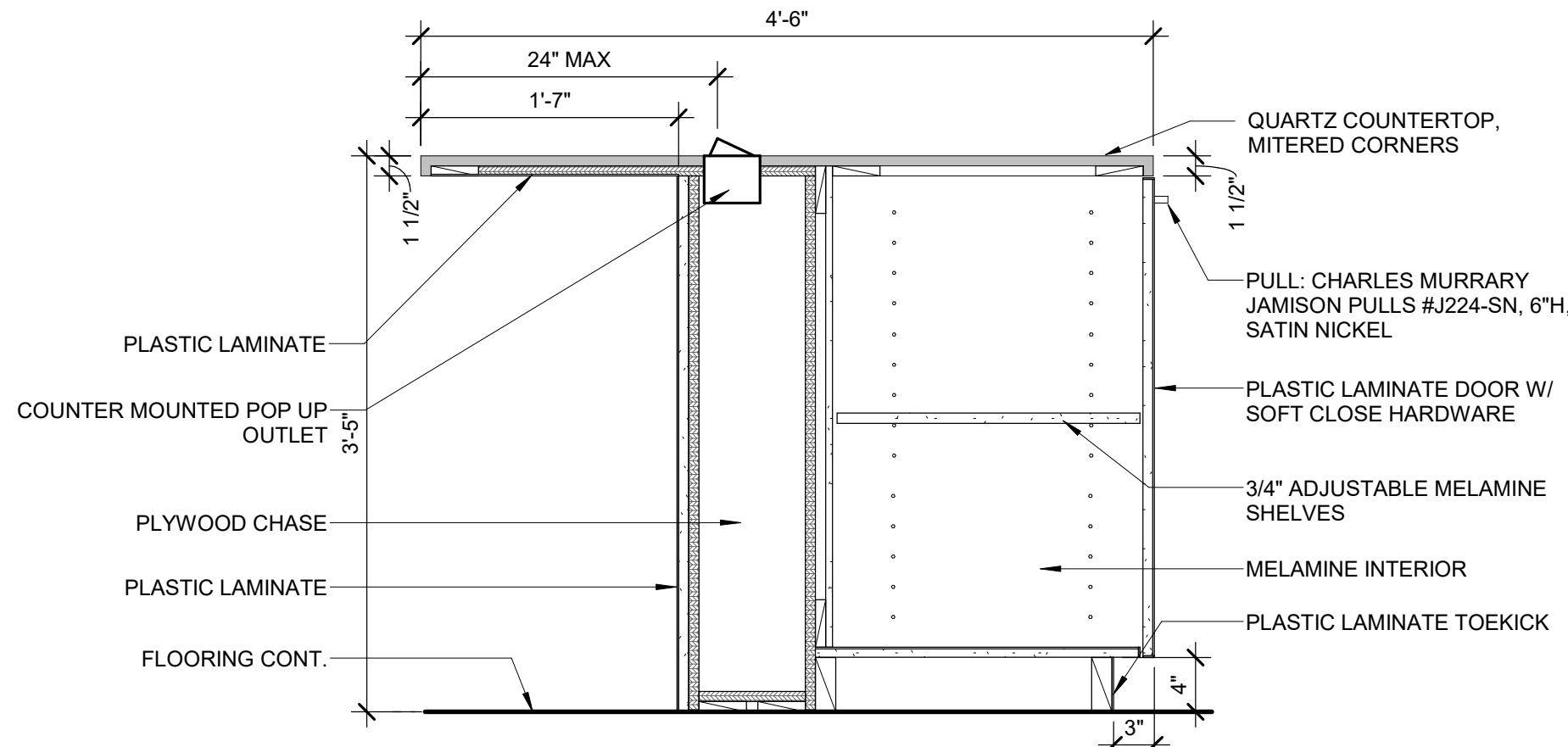
18 TYPICAL UPPER CABINET

1" = 1'-0"



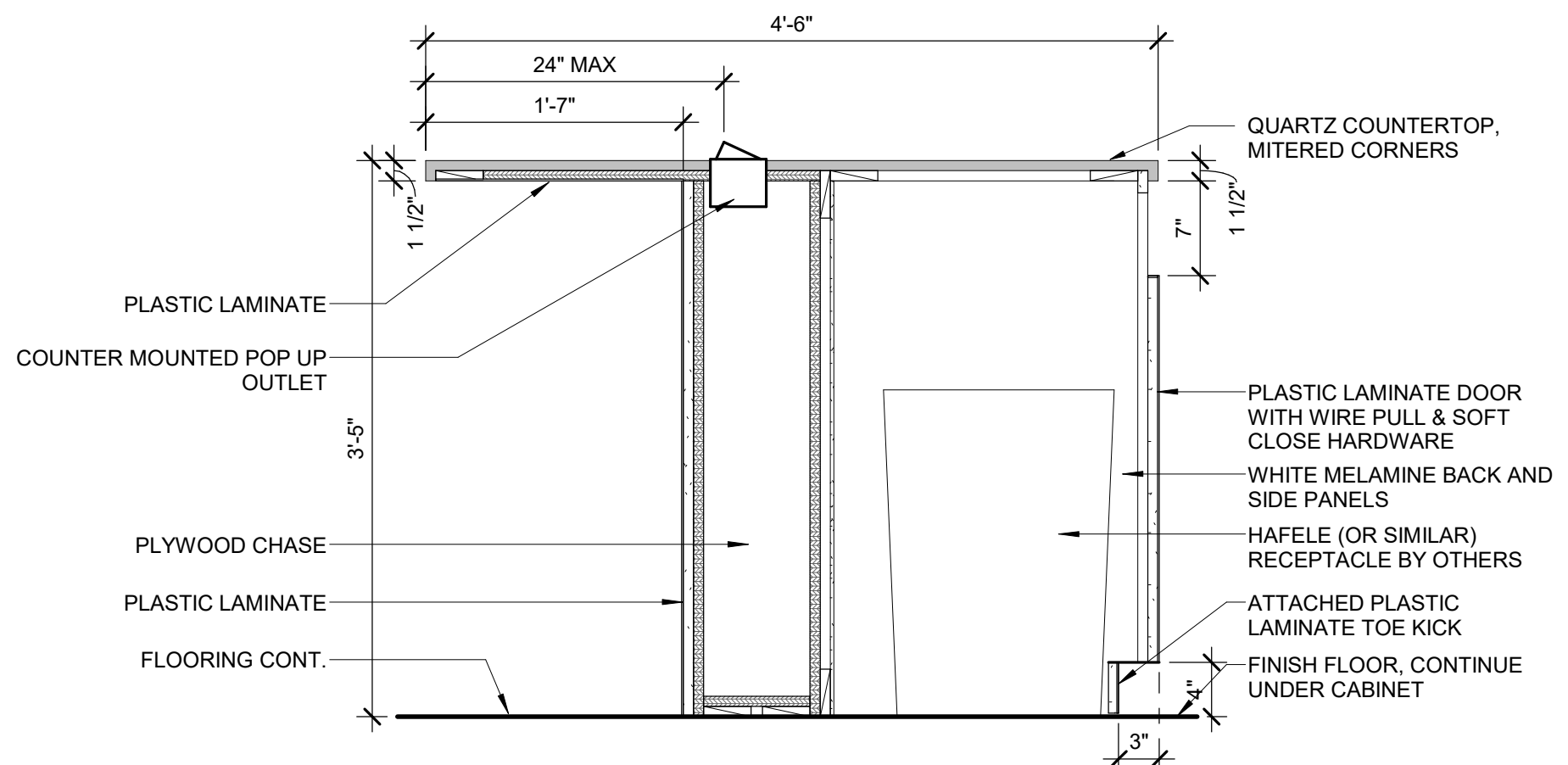
13 BREAK ROOM ISLAND - DRAWERS

1" = 1'-0"



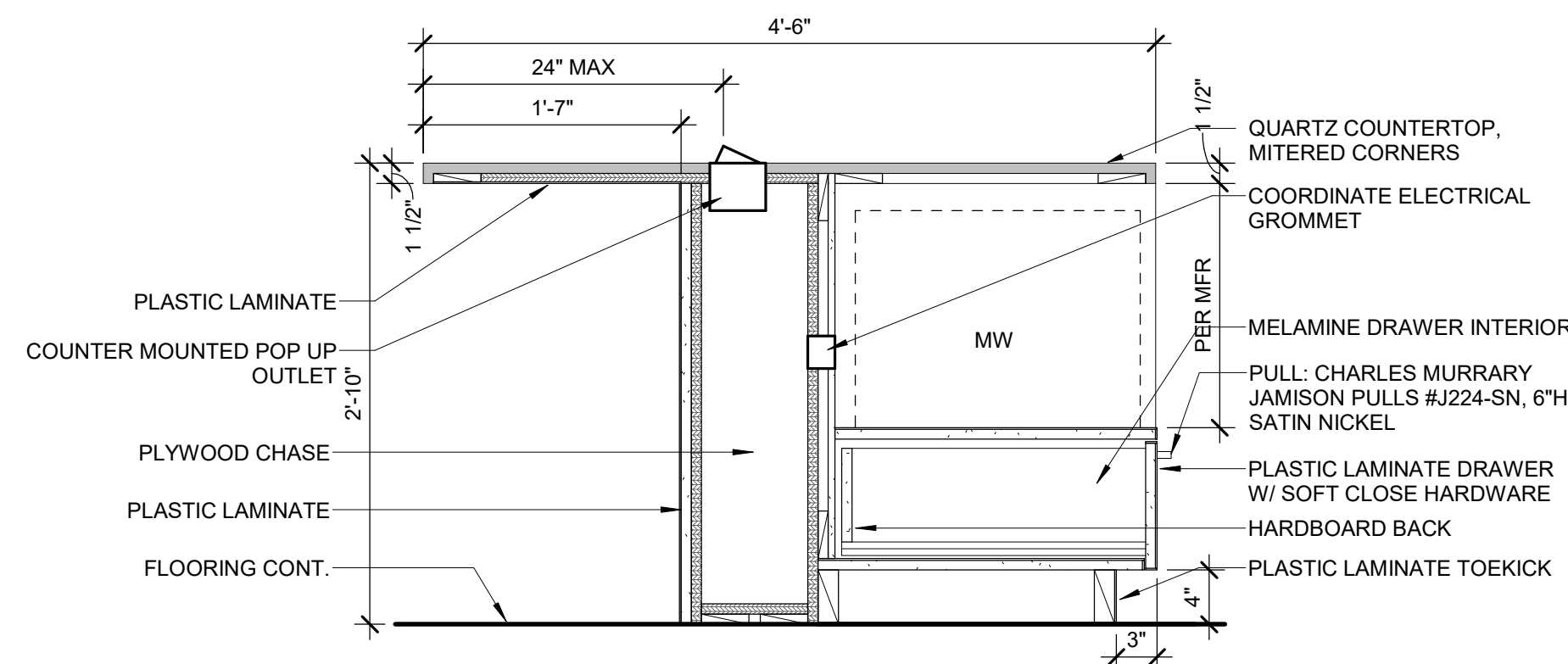
14 BREAK ROOM ISLAND - DOOR

1" = 1'-0"



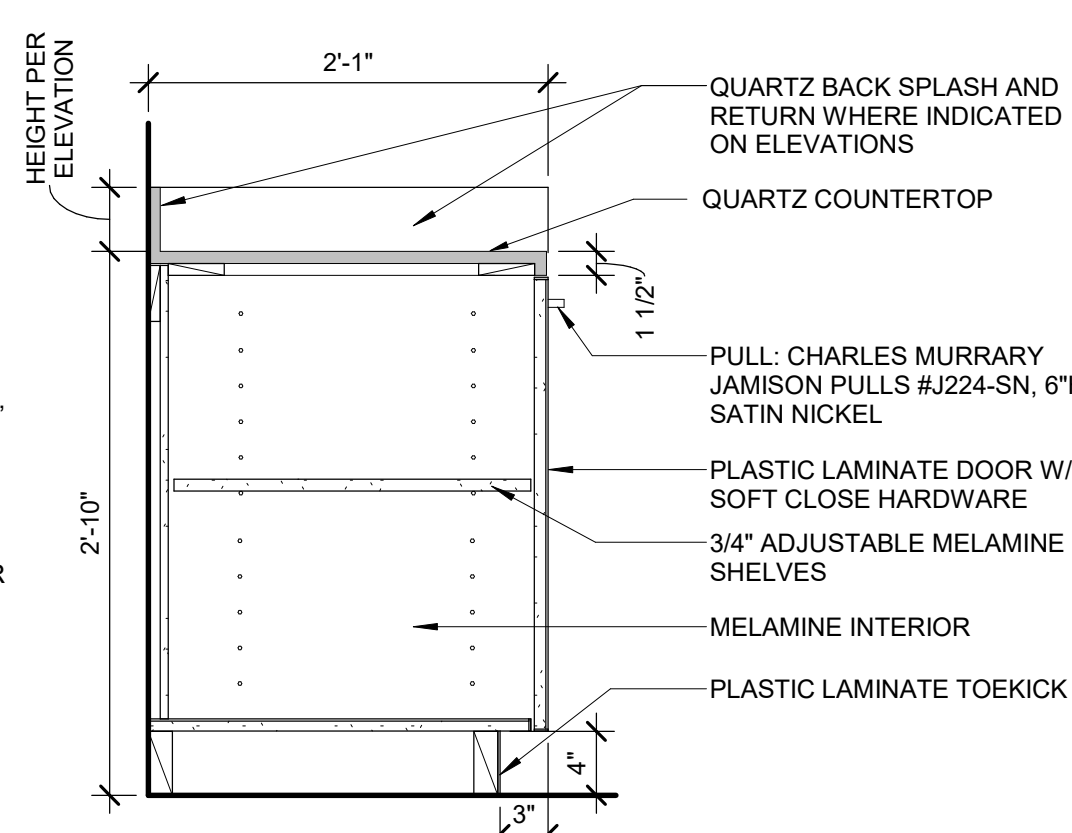
15 BREAK ROOM ISLAND - TRASH

1" = 1'-0"



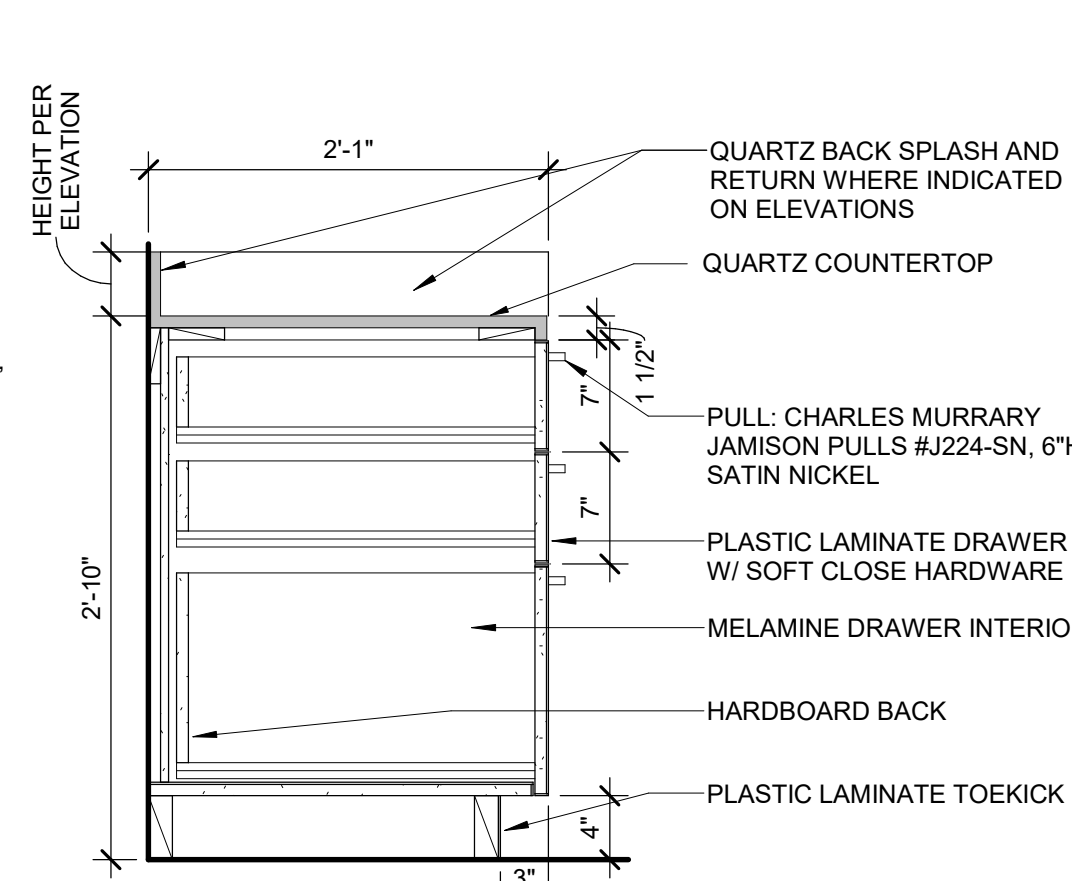
16 BREAK ROOM ISLAND - UNDERCOUNTER MICROWAVE

1" = 1'-0"



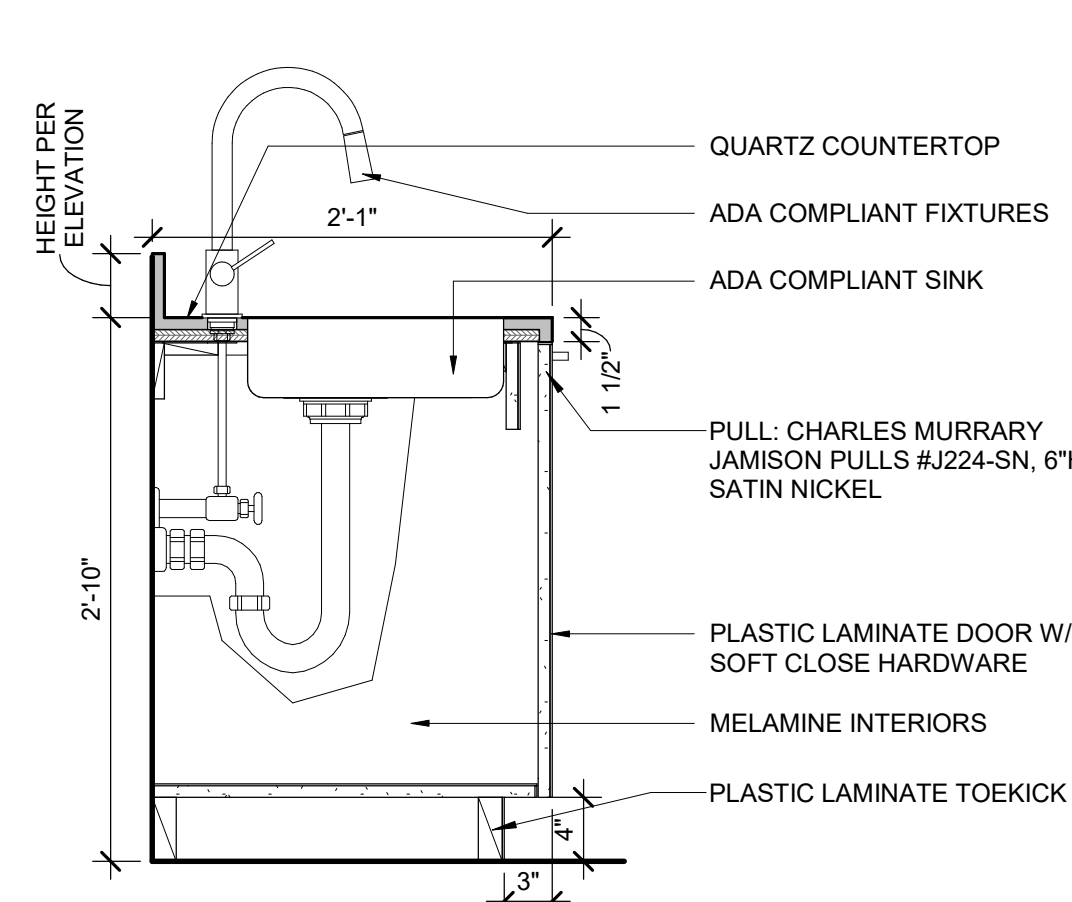
5 TYP BASE CABINET WITH DOOR 2

1" = 1'-0"



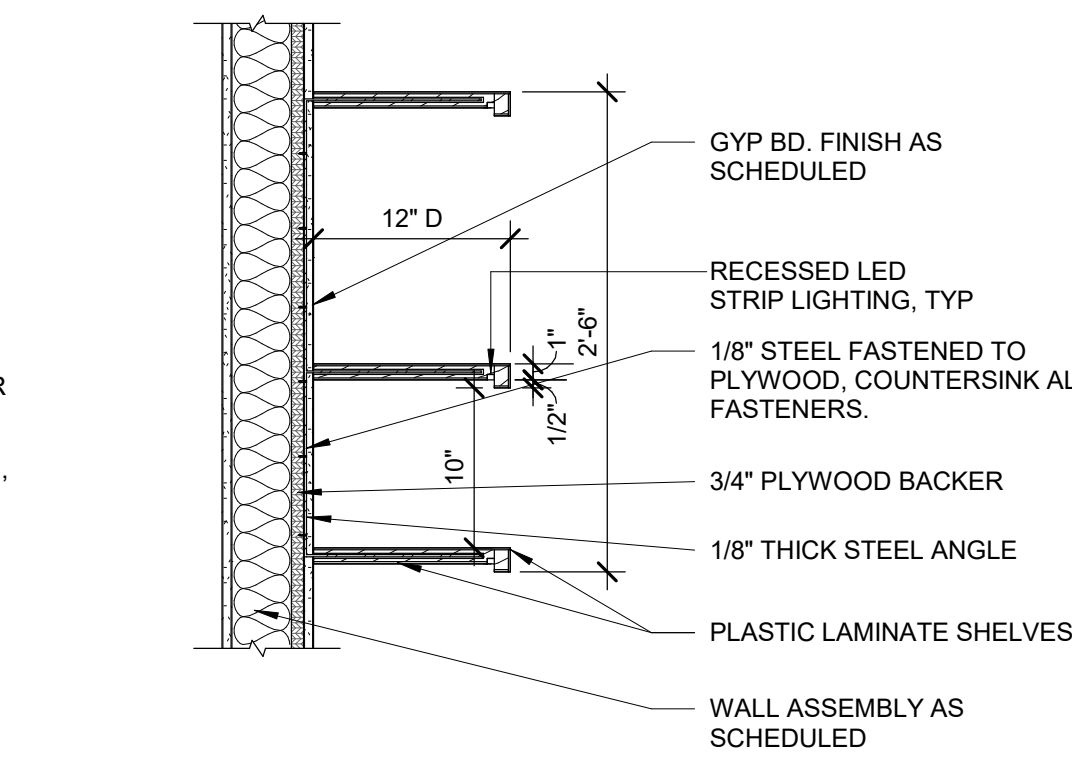
6 TYPICAL BASE CABINET WITH DRAWERS 2

1" = 1'-0"



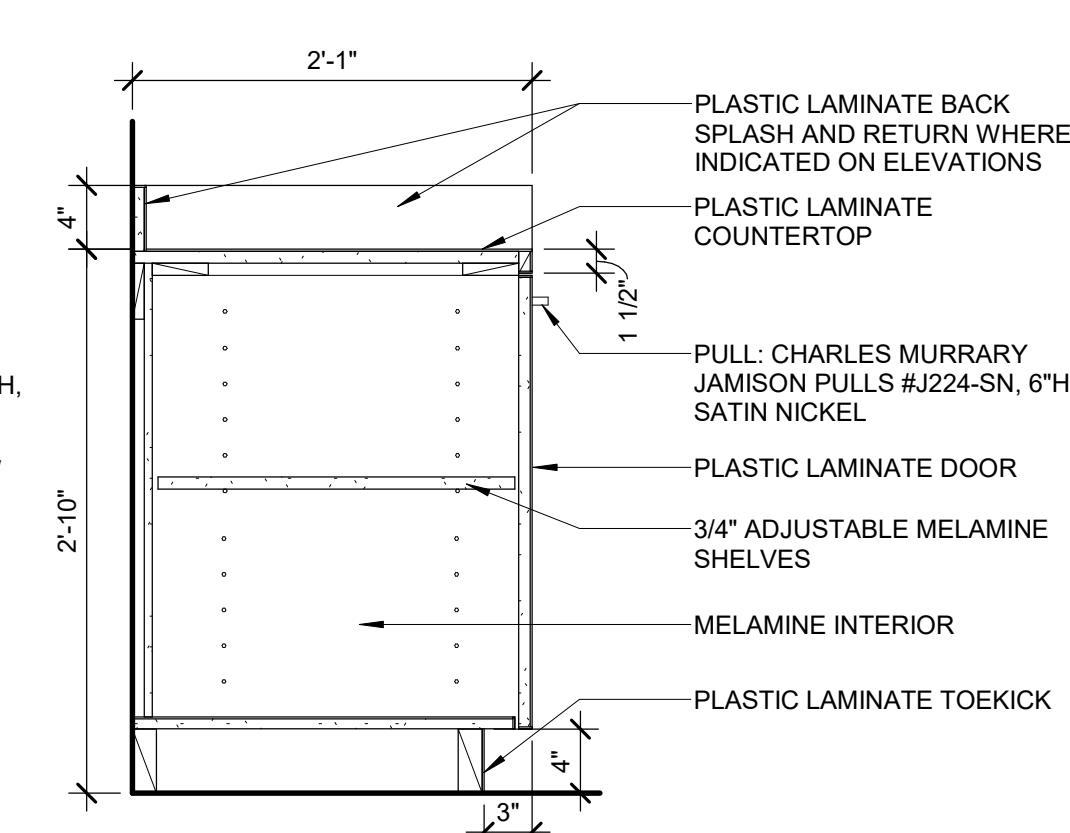
7 BASE CABINET @ ADA SINK

1" = 1'-0"



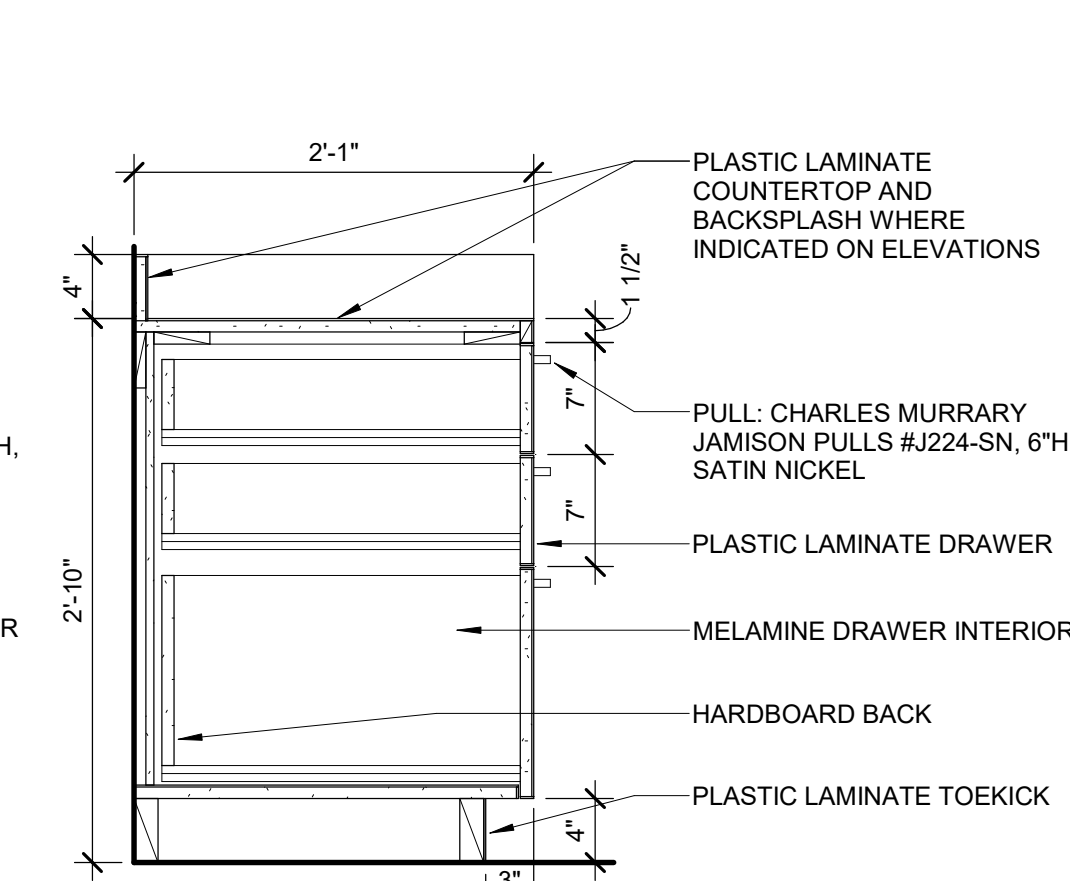
8 OPEN SHELVES

1" = 1'-0"



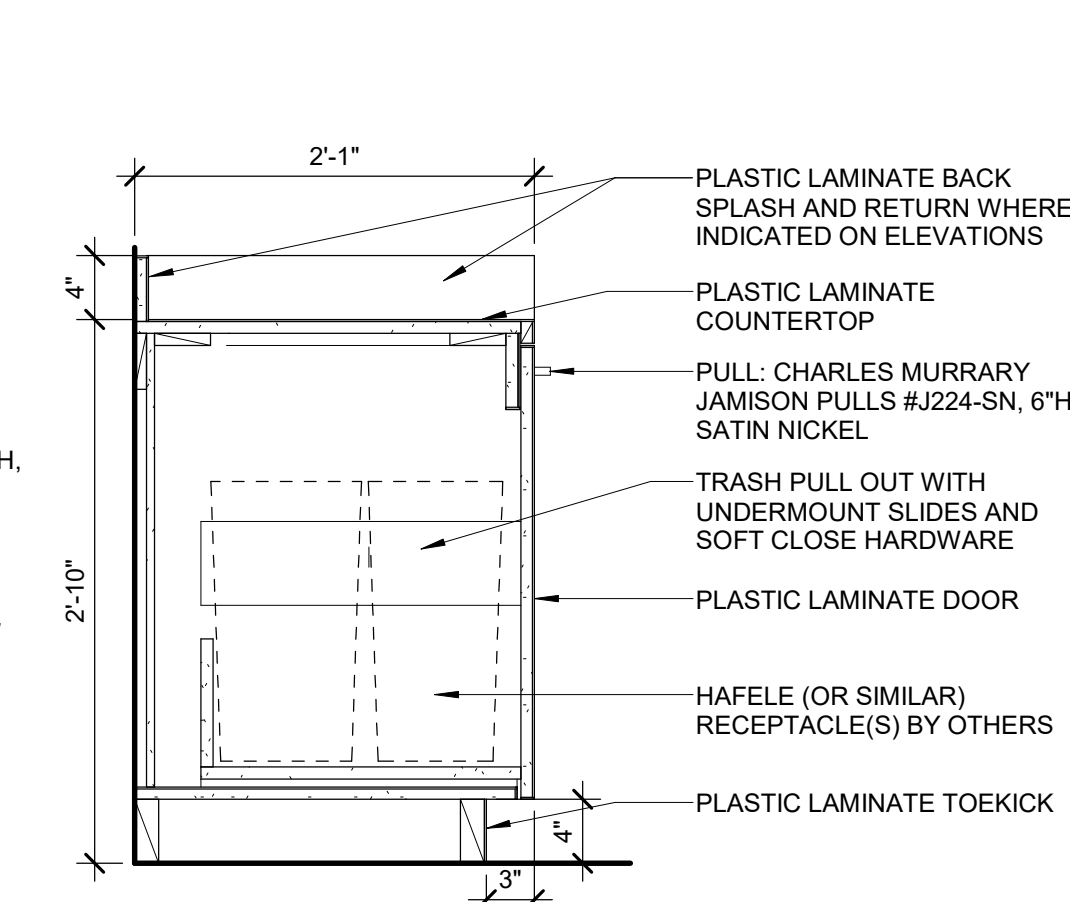
1 TYP BASE CABINET WITH DOOR 1

1" = 1'-0"



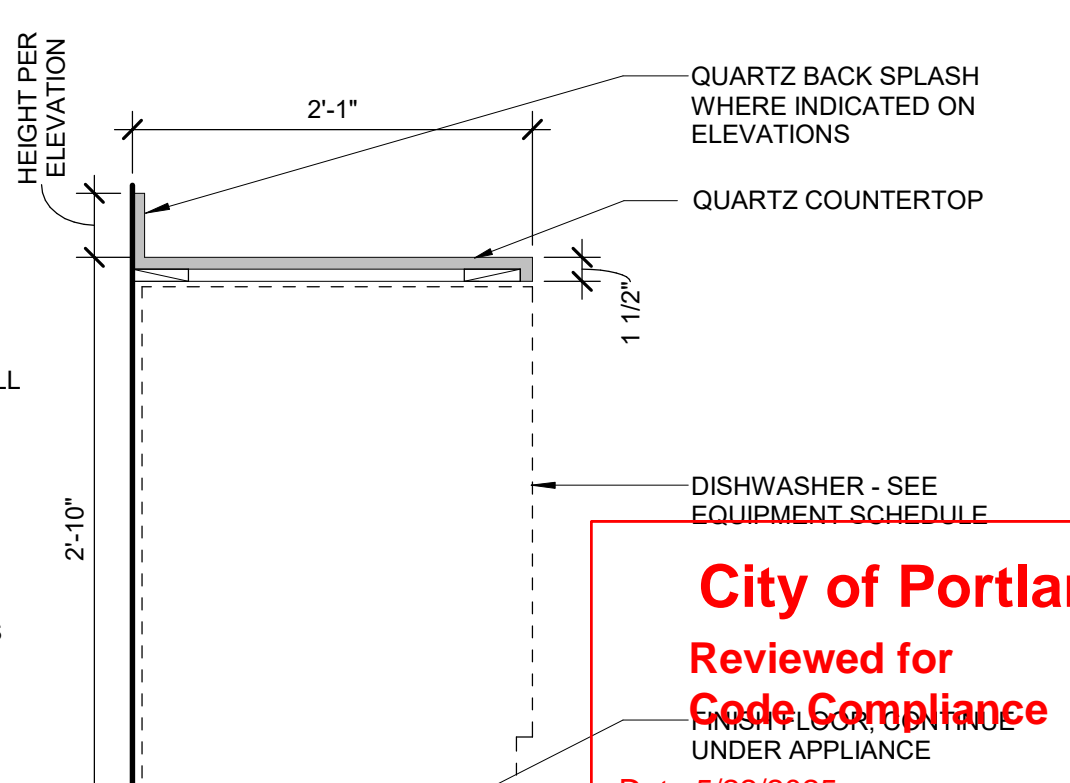
2 TYPICAL BASE CABINET WITH DRAWERS 1

1" = 1'-0"



3 BASE CABINET @ TRASH PULL OUT

1" = 1'-0"



4 BASE CABINET @ DW

1" = 1'-0"

GBD

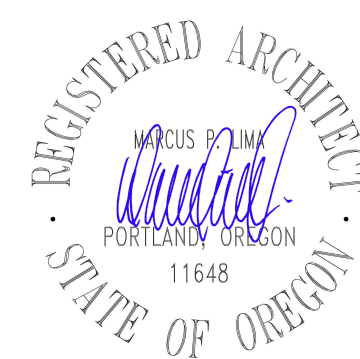
GBD Architects,
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1120 NW Couch St.
Ste. 300
Portland, OR 97209

Tel. (503) 224-9656
gbdarchitects.com

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PROJECT

HDR Pearl West

1455 NW Irving St, Suite 800
Portland, OR 97209

CLIENT

HDR

1050 SW 6th Ave, Suite 1800
Portland, OR 97204

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

2 04/30/2025 ASI 3

1 03/26/2025 ASI 1

DATE

05.06.2025

PROJECT NUMBER

20137549

SCALE

1" = 1'-0"

SHEET TITLE

DETAILS

A902



HDR PORTLAND — PEARL WEST — 8TH FLOOR

SCALE: 1/8"=1'-0" APPROX. 16,300 USF



HDR Connections Legend		
	Description	Quantity
1	1 - CAT6 SOUND MASKING PATCH CABLE	1
2	1 - CAT6 AV DROP	2
3	1 - CAT6 DROP	1
4	1 - CAT6 DROP	52
5	1 - CAT6 MODULAR FURNITURE	2
6	1 - CAT6 MODULAR FURNITURE	53
7	1 - CAT6 ROOM SCHEDULER DROP	4
8	1 - CAT6 SECURITY DROP	4
9	1 - CAT6A WAP	14
10	2 - CAT6 AV DROP	3
11	2 - CAT6 SECURITY DROP	1
12	3 - CAT6 AV DROP	4
13	4 - CAT6 AV DROP	1
14	5 - CAT6 AV DROP	1
15	6 - CAT6 DROP	4
16	SECURITY PATCH CABLE	1

187 WIRED CONNECTIONS

8 - VLAN50 PORTS NEEDED

HDR Security Legend		
	Description	Quantity
1	ACCESS CARD READER	1
2	ACCESS CARD READER	1
3	ACCESS CARD READER	1
4	ACCESS CARD READER	1
5	ACCESS CONTROL PANEL	1
6	CCTV VMS SERVER	1
7	SINGLE SENSOR CCTV CAMERA	1
8	SINGLE SENSOR CCTV CAMERA	1
9	SINGLE SENSOR CCTV CAMERA	1
10	SINGLE SENSOR CCTV CAMERA	1

HDR Sound Masking Legend		
	Description	Quantity
1	Z1 CH1 SM Speaker	13
2	Z1 CH2 SM Speaker	13
3	Z2 CH1 SM Speaker	10
4	Z2 CH2 SM Speaker	9
5	Z3 CH1 SM Speaker	24
6	Z3 CH2 SM Speaker	22
7	Z4 CH1 SM Speaker	13
8	Z4 CH2 SM Speaker	15

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-0053417-000-00-FA



PROJECT FOR
HDR PORTLAND
1455 NW IRVING ST
STE #800
PORTLAND, OR

ISSUE	DATE	PHASE
	10.21.2024	6K1.0
	11.04.2024	6K1.1
	11.06.2024	6K1.2
	11.11.2024	6K1.3
	11.11.2024	6K1.4/FINAL
ISSUE	11.18.2024	PP1.0

MARK DATE DESCRIPTION

DRAWN BY: SA

SHEET NAME
**FURNITURE
PLAN**

SCALE: 1/8"=1'-0"

SHEET NUMBER

PP-1.0_FURN

FILE NAME

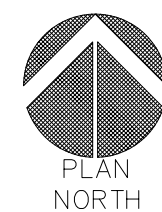
FOR REFERENCE ONLY

FOR REFERENCE ONLY



HDR PORTLAND – PEARL WEST – 9TH FLOOR

SCALE: 1/8"=1'-0" APPROX. 16,300 USF



FOR REFERENCE ONLY

HDR Connections Legend		
	Description	Quantity
	1 - CAT6 SOUND MASKING PATCH CABLE	1
	1 - CAT6 AV DROP	4
	1 - CAT6 AV MIC. DROP	2
	1 - CAT6 DROP	20
	1 - CAT6 MODULAR FURNITURE	1
	1 - CAT6 MODULAR FURNITURE	65
	1 - CAT6 ROOM SCHEDULER DROP	3
	1 - CAT6 SECURITY DROP	5
	1 - CAT6A WAP	12
	2 - CAT6 AV DROP	2
	2 - CAT6 SECURITY DROP	1
	3 - CAT6 AV DROP	2
	4 - CAT6 AV DROP	2
	6 - CAT6 AV DATA DROP	1

139 WIRED CONNECTIONS

8 - VLAN50 PORTS NEEDED

HDR Security Legend		
	Description	Quantity
	ACCESS CARD READER	1
	ACCESS CARD READER	1
	ACCESS CARD READER	1
	ACCESS CARD READER	1
	ACCESS CONTROL PANEL	1
	Dual Sensor CCTV Camera	1
	SINGLE SENSOR CCTV CAMERA	1
	SINGLE SENSOR CCTV CAMERA	1
	SINGLE SENSOR CCTV CAMERA	1
	SINGLE SENSOR CCTV CAMERA	1

HDR Sound Masking Legend		
	Description	Quantity
	Z1 CH1 SM Speaker	16
	Z1 CH2 SM Speaker	16
	Z2 CH1 SM Speaker	5
	Z2 CH2 SM Speaker	5
	Z3 CH1 SM Speaker	19
	Z3 CH2 SM Speaker	17
	Z4 CH1 SM Speaker	8
	Z4 CH2 SM Speaker	6

City of Portland
Reviewed for
Code Compliance

Date: 5/22/2025
Permit #: 25-037217-000-00-FA



PROJECT FOR
HDR PORTLAND
1455 NW IRVING ST
STE #800
PORTLAND, OR

ISSUE	DATE	PHASE
	10.21.2025	SK1.0
	11.04.2025	SK1.1
	11.06.2025	SK1.2
	11.11.2025	SK1.3
	11.11.2025	SK1.4/FINAL
ISSUE	11.18.2025	PP1.0

MARK DATE DESCRIPTION

DRAWN BY SA

SHEET NAME
FURNITURE PLAN

SCALE 1/8"=1'-0"

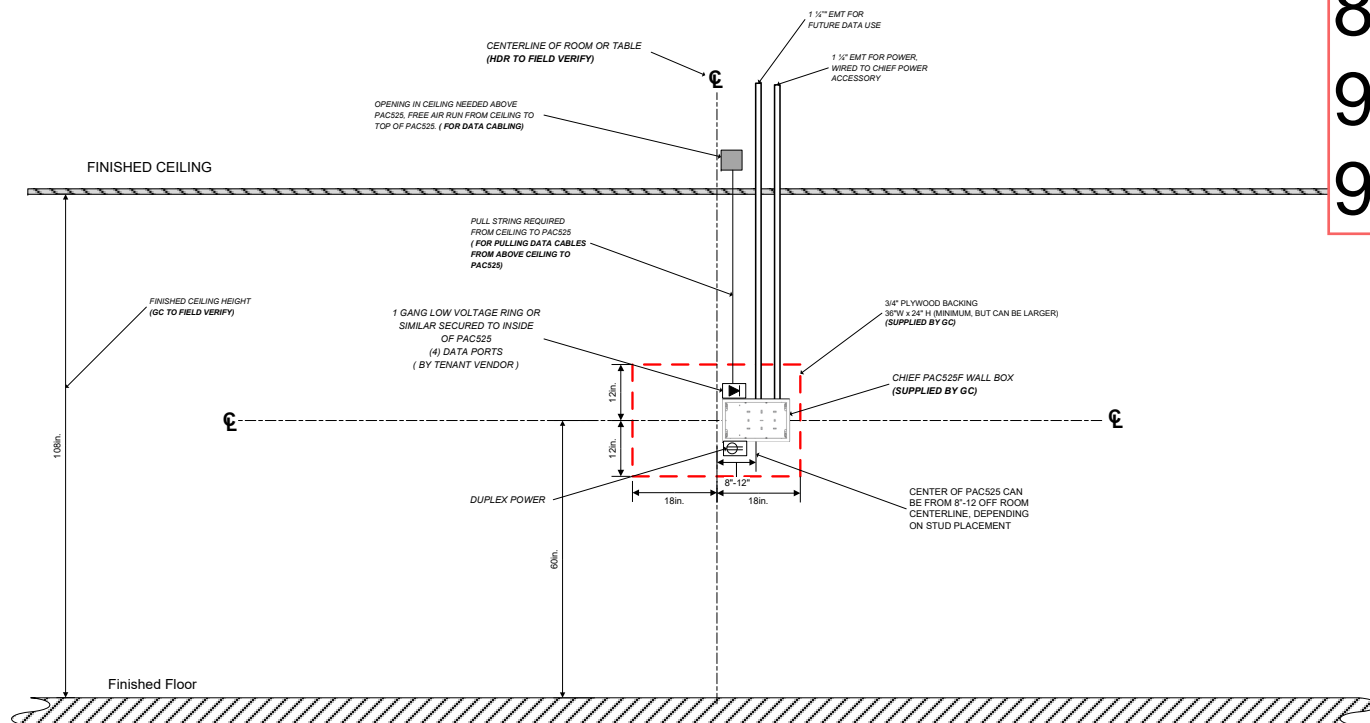
SHEET NUMBER

PP-1.0_FURN

FILE NAME

FOR REFERENCE ONLY

Rooms:
823
923
928



1455 NW Irving St,
Ste 800,
Portland, OR 97209.

Standing Huddle Room - Infrastructure Elevation

STANDARD ROOM

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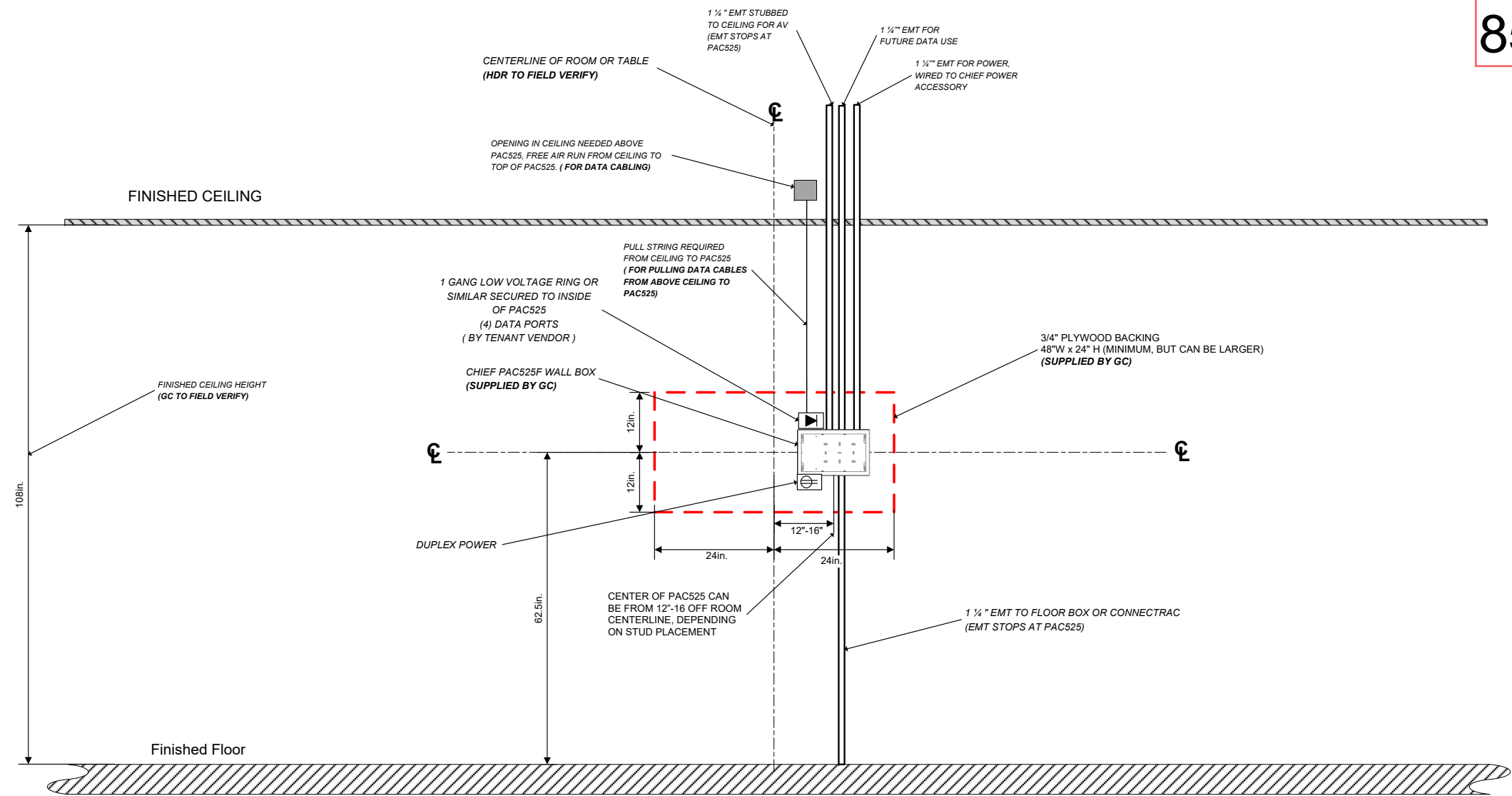
Version Control
Issue Date: 12/17/2024
EPM
CMD
CMD

City of Portland
Reviewed for
Code Compliance
Date: 5/22/2025
Permit #: 25-037217-000-00-FA

Designed by: CMD/TCJ
Drawing Set: V2.0
Drawing Reference Sheet: n/a
Sheet No.
AV 3.0

FOR REFERENCE ONLY

Rooms:
806
856



1455 NW Irving St,
Ste 800,
Portland, OR 97209.

Small Conference Room - Infrastructure Elevation

STANDARD ROOM

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COMPUTACENTER
2 BRYANT ST, SUITE 150, SAN FRANCISCO, CA 94105

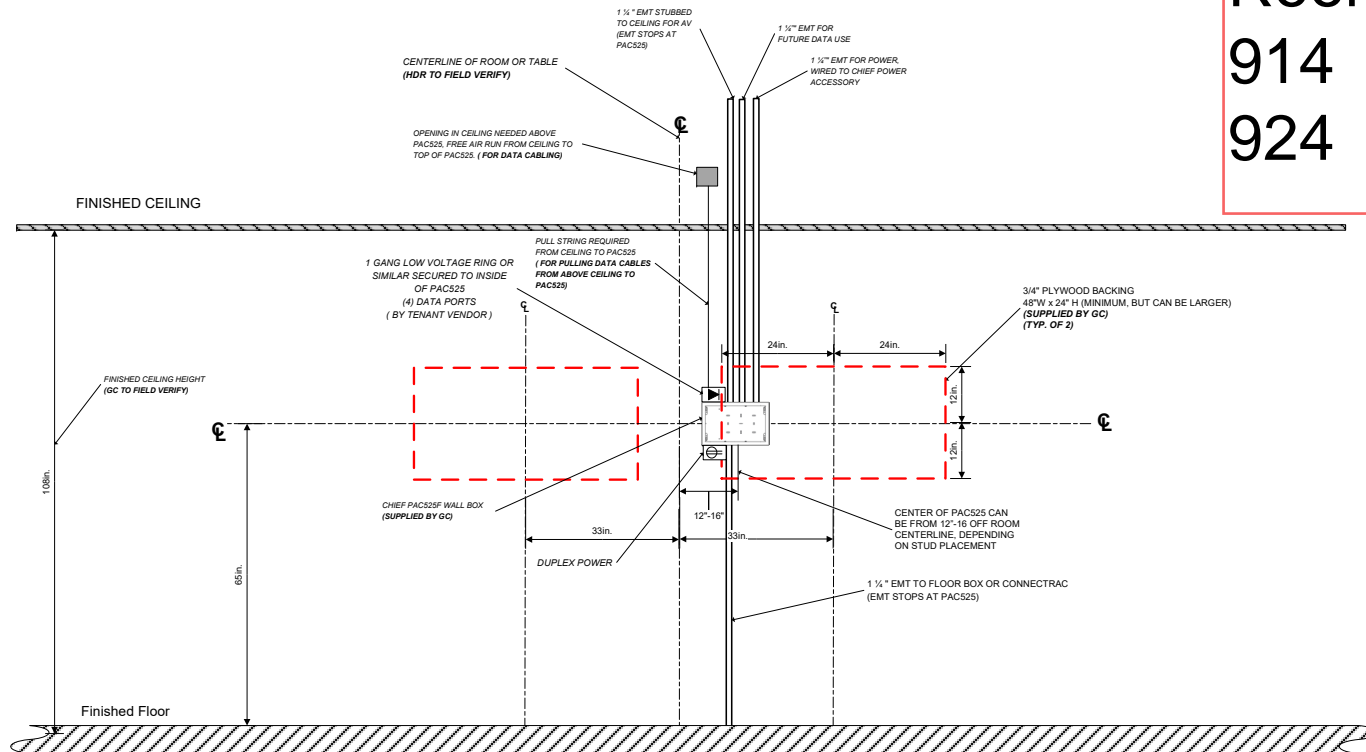
Version Control			Issue Date: 12/17/2024			SCALE:		
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2.	CMD	7.		12.	-			
3.		8.		13.	-			
4.		9.		14.	-			
5.		10.		15.	-			

City of Portland
Reviewed for
Code Compliance
Date: 5/22/2025
Permit #: 25-037217-000-00-FA

AV 4.0

FOR REFERENCE ONLY

Rooms:
914
924



1455 NW Irving St,
Ste 800,
Portland, OR 97209.

Medium Conference Room - Dual 75"- Infrastructure Elevation

STANDARD ROOM

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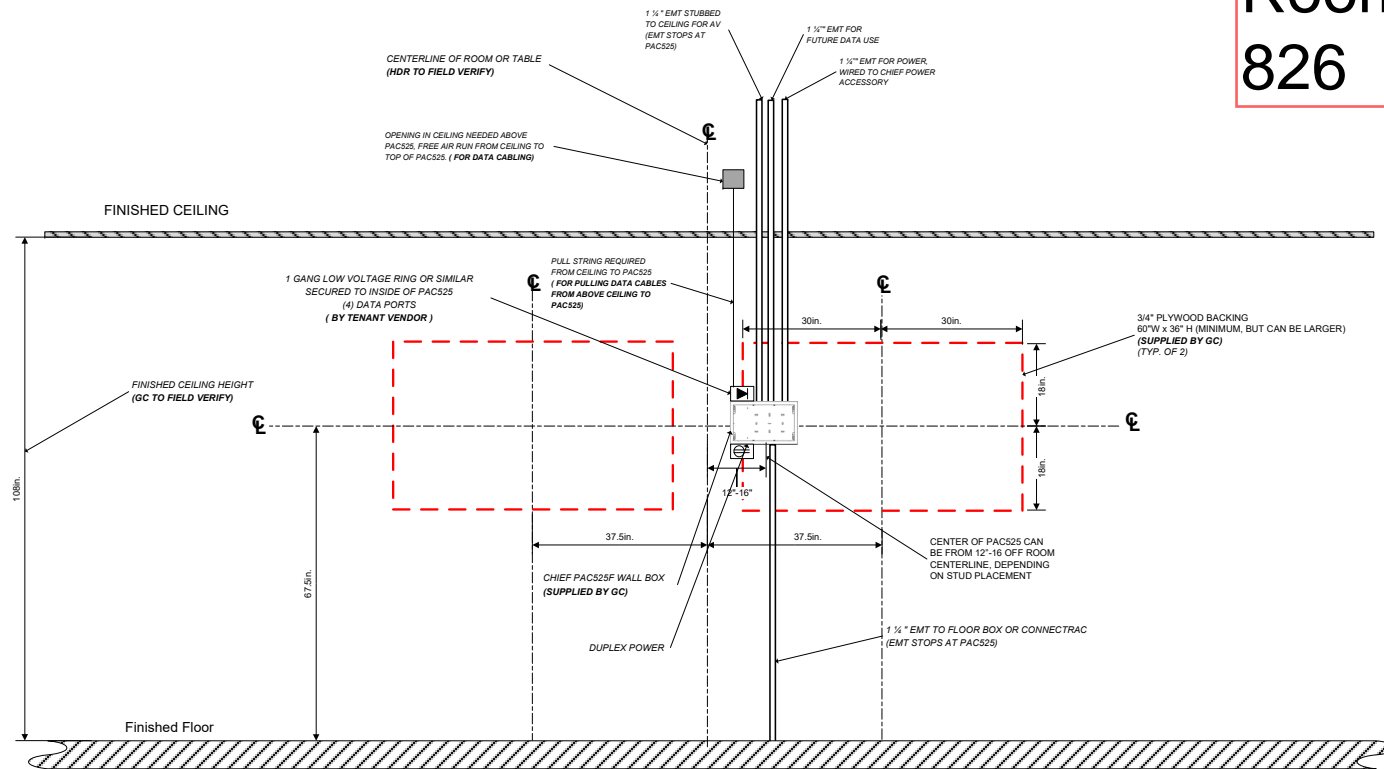
Version Control
Issue Date: 12/17/2024
EPM
CMD
CMD

City of Portland
Reviewed for
Code Compliance
Date: 5/22/2025
Permit #: 25-037217-000-00-FA

Designed by: CMD/TCJ
Drawing Set: V2.B
Drawing Reference Sheet: n/a
Sheet No.
AV 5.4

FOR REFERENCE ONLY

Rooms:
826



1455 NW Irving St,
Ste 800,
Portland, OR 97209.

Large Conference Room - Dual 85" - Infrastructure Elevation

STANDARD ROOM

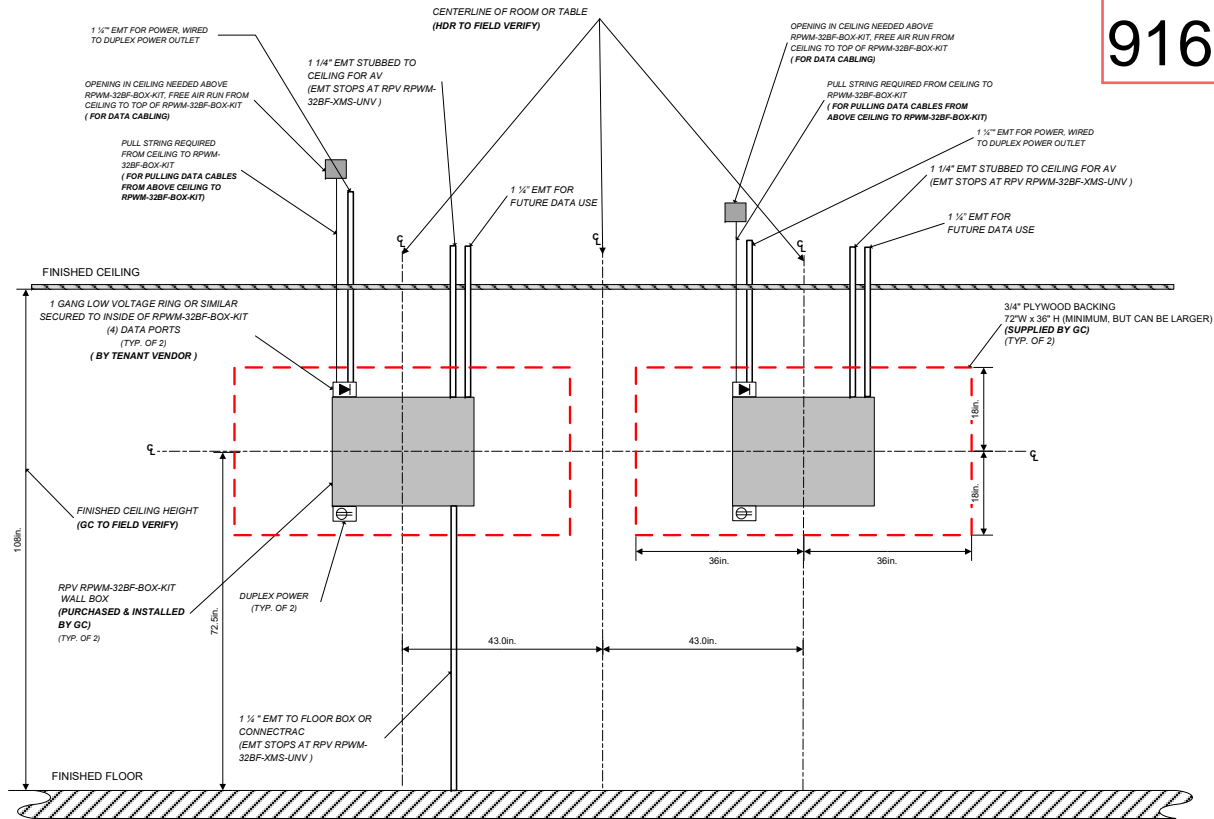
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Version Control
Issue Date: 12/17/2024
EPM
CMD
Date: 5/22/2025
Permit #: 25-037217-000-00-FA

City of Portland
Reviewed for
Code Compliance
Designed by: CMD/TCJ
Drawing Set: V2.0
Drawing Reference Sheet: n/a
Sheet No.
AV 7.0

FOR REFERENCE ONLY

Rooms:
916



1455 NW Irving St,
Ste 800,
Portland, OR 97209.

Large Conference Room - Dual 98" - Infrastructure Elevation

STANDARD VARIATION

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Version Control	
Issue Date: 12/17/2020	
1: EFM	
2: CMD	
3:	
4:	
5:	

City of Portland
Reviewed for
Code Compliance
Date: 5/22/2025
Permit #: 25-037217-000-00-FA

Designed by: CMD/TCJ
Drawing Set: V2.8
Drawing Reference Sheet: n/a

AV 9.0

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