

**DRAFT DRAWING SET.  
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**TABLE OF CONTENTS**

SHEET #	DESCRIPTION
1- G1.0:	COVER SHEET
2- G1.1:	GENERAL AND CODE NOTES
3- AD1.0:	DEMOLITION PLAN
4- A1.0:	ROOF PLAN
5- A2.0:	ROOF DETAILS
6- A2.1:	ROOF DETAILS
7- A3.0:	TAPERED INSULATION LAYOUT

# GASTINEAU ELEMENTARY SCHOOL ROOF REPLACEMENT

FOR THE CITY & BOROUGH OF JUNEAU  
AND THE JUNEAU SCHOOL DISTRICT  
JUNEAU, AK

CITY & BOROUGH OF JUNEAU

ENGINEERING DEPT.  
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Sheet Title:  
COVER SHEET

Scale: NTS

Date:  
SEPTEMBER 4, 2018

**G1.0**

Sheet number:  
1 of 7

GASTINEAU ELEMENTARY SCHOOL  
ROOF REPLACEMENT

CBJ CONTRACT NO.  
-Architecture Division  
CITY/BOROUGH OF JUNEAU Alaska's Capital City

## GENERAL NOTES

1. THE CONTRACTOR IS RESPONSIBLE FOR THE FABRICATION AND INSTALLATION OF ALL MATERIALS AND EQUIPMENT IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE (IBC 2009 EDITION) AND ALL ITS RELATED DOCUMENTS AND AMENDMENTS. ALL MATERIALS SHALL BE STORED, HANDLED, AND INSTALLED PER MANUFACTURERS' OR MATERIAL ASSOCIATIONS' INSTRUCTIONS AND RECOMMENDATIONS.
2. THE CONTRACTOR SHALL VERIFY ALL CONDITIONS AFFECTING THE PROJECT SCOPE OF WORK, AND WILL NOTIFY THE OWNER OF ANY DISCREPANCIES, AND/OR VARYING CONDITIONS. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION RELATED ACTIVITIES WITH THE OWNER PRIOR TO EXECUTING ANY WORK OF THIS CONTRACT.
3. CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL DIMENSIONS IN THE FIELD PRIOR TO THE FABRICATION AND INSTALLATION OF ANY MATERIALS. CONTRACTOR SHALL PROTECT ALL WORK AREAS FROM DAMAGE DUE TO CONSTRUCTION, RELATED WORK, AND WEATHER. DAMAGED AREAS WILL BE RESTORED TO THEIR ORIGINAL CONDITION AT NO ADDITIONAL COST TO THE OWNER.
4. ALL ELEVATIONS ARE BASED FROM REFERENCE DATUM ELEVATION OF 100'-0" FOR TOP OF CONCRETE FLOOR IN COMMONS 101. ALL INDICATED ELEVATIONS ARE APPROXIMATE AND SHOULD BE VERIFIED AS REQUIRED.
5. CONTRACTOR IS RESPONSIBLE FOR THE DESIGN OF ALL ROOF, CEILING, AND FLOOR MOUNTED CONSTRUCTION RIGGING. AVOID STACKING ANY CONCENTRATED LOADS ON THE EXISTING ROOF AND CEILING FRAMING STRUCTURES. CONTRACTOR WILL BE RESPONSIBLE FOR ALL TEMPORARY SHORING AND ANY TEMPORARY WORK OPENINGS. PATCH ALL OPENINGS WITH MATERIAL TO MATCH EXISTING SHEATHING THICKNESS.
6. USE OF THE SITE/STAGING AREA: CONTRACTOR WILL HAVE ACCESS TO THE LIBRARY PARKING AREA AND THE ENTRY DRIVE AS INDICATED ON DRAWINGS. CONTRACTOR WILL BE RESPONSIBLE FOR CONSTRUCTION SITE SECURITY AND SECURITY OF THE SCHOOL PERIMETER THROUGH THE DURATION OF THE CONTRACT.
7. INSPECTION: THE CONTRACTOR IS TO NOTIFY OWNER OF DAMAGED MATERIALS OBSERVED DURING CONSTRUCTION. REPLACE DAMAGED MATERIALS AS DIRECTED AND AUTHORIZED BY THE OWNER. WORK OUTSIDE THE SCOPE OF THIS CONTRACT SHALL, ON THE AUTHORIZATION OF THE OWNER, BE REPLACED AT ADDITIONAL NEGOTIATED COST TO THE CONTRACT.

## CODE NOTES

SCOPE OF WORK: WORK INCLUDES REPAIRS AND REPLACEMENT OF AREAS OF ROOF ASSEMBLY AS INDICATED ON THE DRAWINGS. ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE PROVISIONS OF THE 2009 IBC.

OCCUPANCY TYPE: E (School), A-4 (Gymnasium w/ bleacher seating)  
 TYPE OF CONSTRUCTION: TYPE III-B  
 LOCATION ON PROPERTY: SEPARATION ON 4 SIDES GREATER THAN 30'-0"  
 2-HR FIRE WALL EXISTING BETWEEN A-4 & E  
 2-HR FIRE WALL EXISTING BETWEEN GYM & COVERED PLAY AREA

SPRINKLER SYSTEM: YES

BASIC ALLOWABLE FLOOR AREA: E =14,500 SF  
 A-4 =9,500 SF

ALLOWABLE FLOOR AREA W/  
 LOCATION ON PROPERTY, SPRINKLER SYSTEM: E = 68,875 SF  
 A-4 = 44,125 SF

ACTUAL FLOOR AREA: 44,800 SF

ALLOWABLE HEIGHT AND NUMBER OF STORIES: 2 STORY

ACTUAL HEIGHT AND NUMBER OF STORIES: 1 STORY

WIND LOADS: V<sub>fm</sub> = 100 MPH, EXPOSURE C, IMPORTANCE FACTOR 1.15  
 V<sub>3s</sub> = 120 MPH

## DRAWING INDEX

GENERAL		ARCHITECTURAL	
G1.0	GENERAL NOTES, CODE NOTES, DRAWING INDEX	A1.0	DEMOLITION PLAN
G1.1	ABBREVIATIONS, DRAWING SYMBOLS LEGEND	A2.0	ROOF PLAN
		A10.0	ROOF DETAILS
		A10.1	ROOF DETAILS
		A10.2	ROOF DETAILS
		A10.3	ROOF DETAILS
		A10.4	ROOF DETAILS
		A10.5	ROOF DETAILS

HAZARDOUS MATERIALS  
 SEE NOTES, SHEET A1.0

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GASTINEAU ELEMENTARY SCHOOL  
 ROOF REPLACEMENT  
 CBJ CONTRACT NO. E1 3-302  
 -Architecture Division  
 CITY/BOROUGH OF JUNEAU Alaska's Capital City

Sheet Title:  
 GENERAL AND CODE  
 NOTES

Scale: NTS

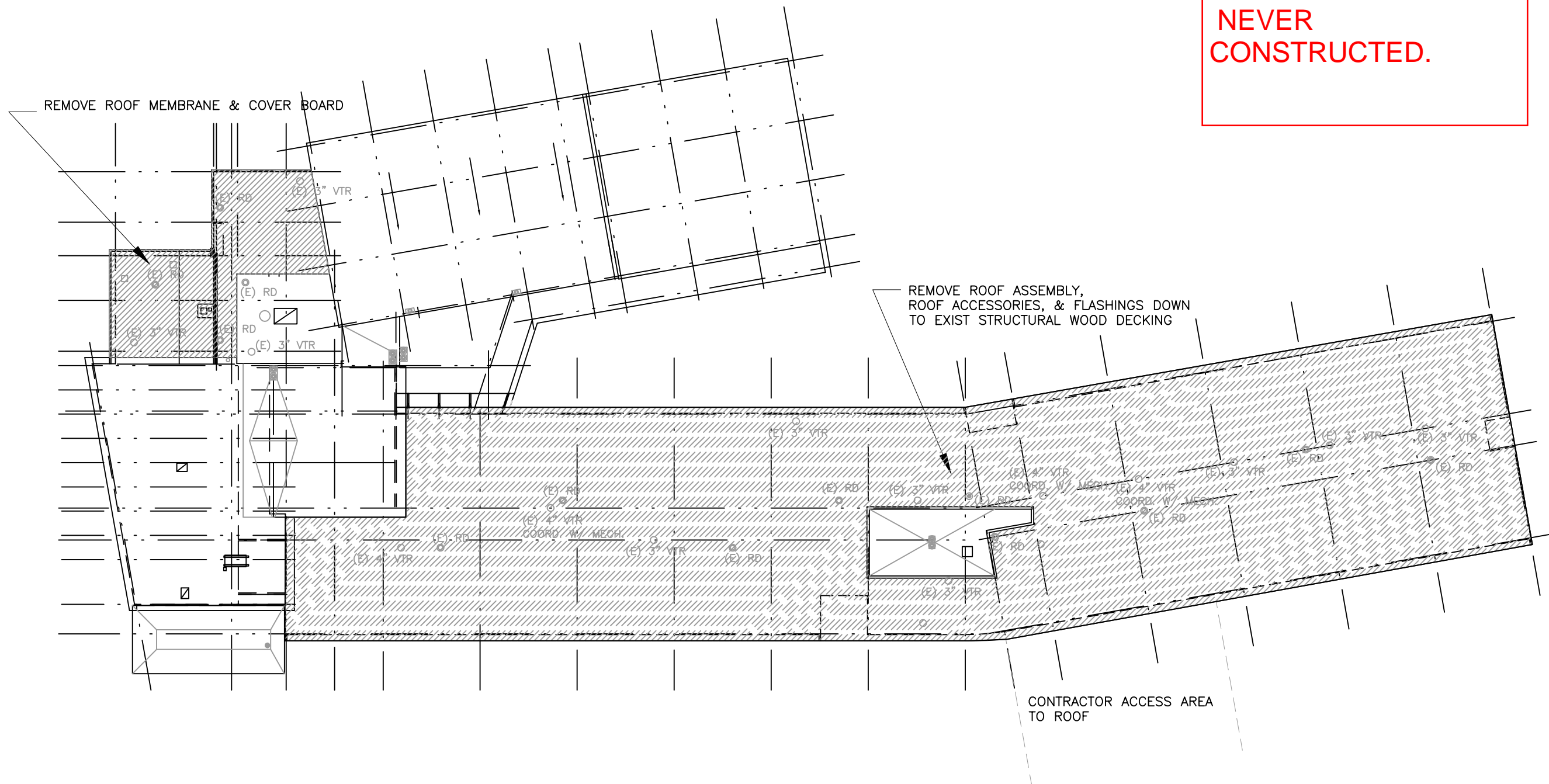


Date:  
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**G1.1**

Sheet number:  
 2 of 7

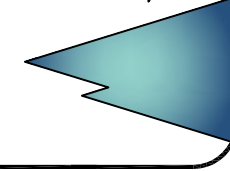
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1 DEMOLITION PLAN NTS



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ROOF REPLACEMENT  
CBJ CONTRACT NO. E13-302  
-Architecture Division  
CITY/BOROUGH OF JUNEAU Alaska's Capital City



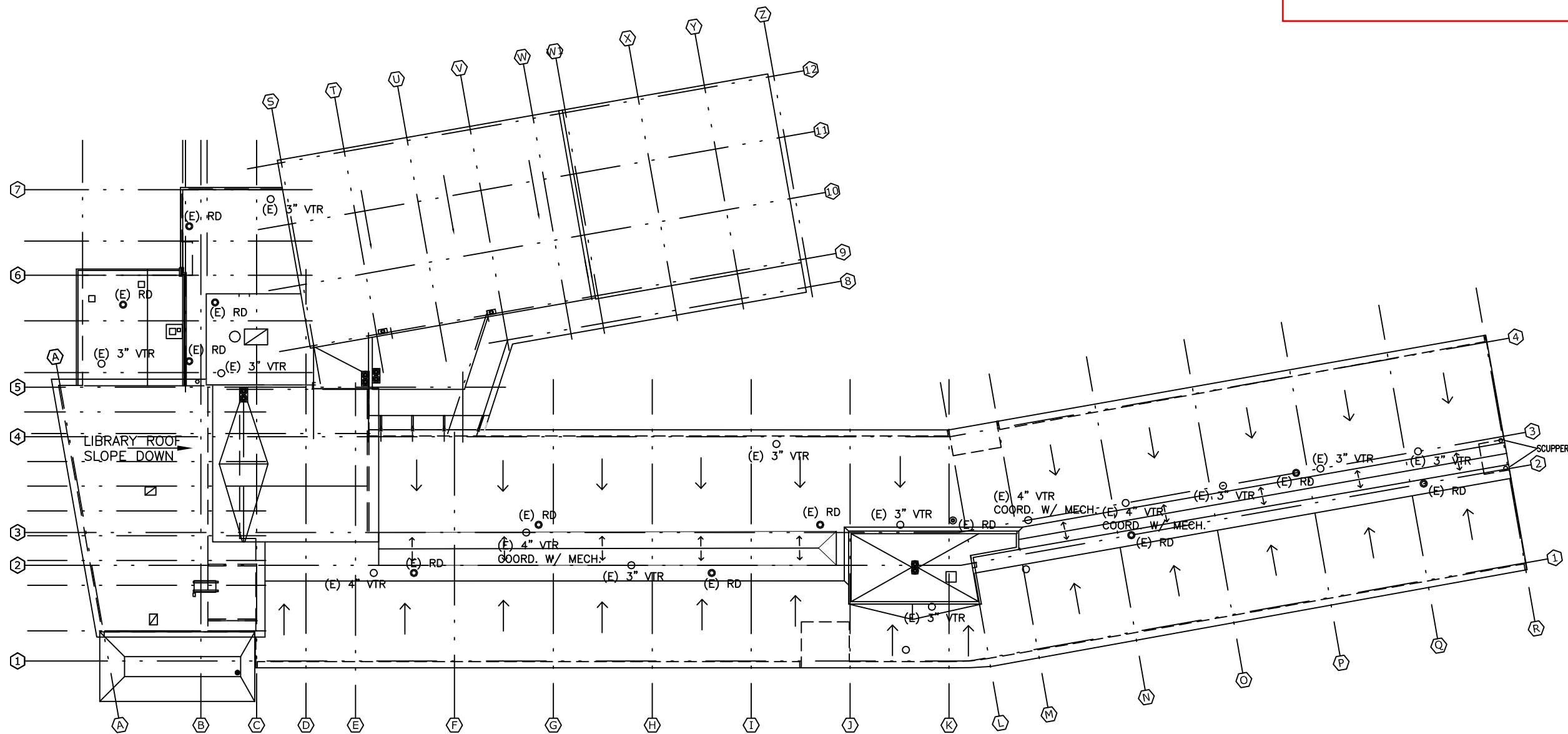
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**AD1.0**  
Sheet number:  
3 of 7

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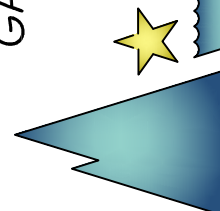


1 ROOF PLAN NTS

GASTINEAU ELEMENTARY SCHOOL  
ROOF REPLACEMENT

CBJ CONTRACT NO. E13-302

Architecture Division  
CITY/BOROUGH OF JUNEAU Alaska's Capital City



Sheet Title:  
ROOF PLAN

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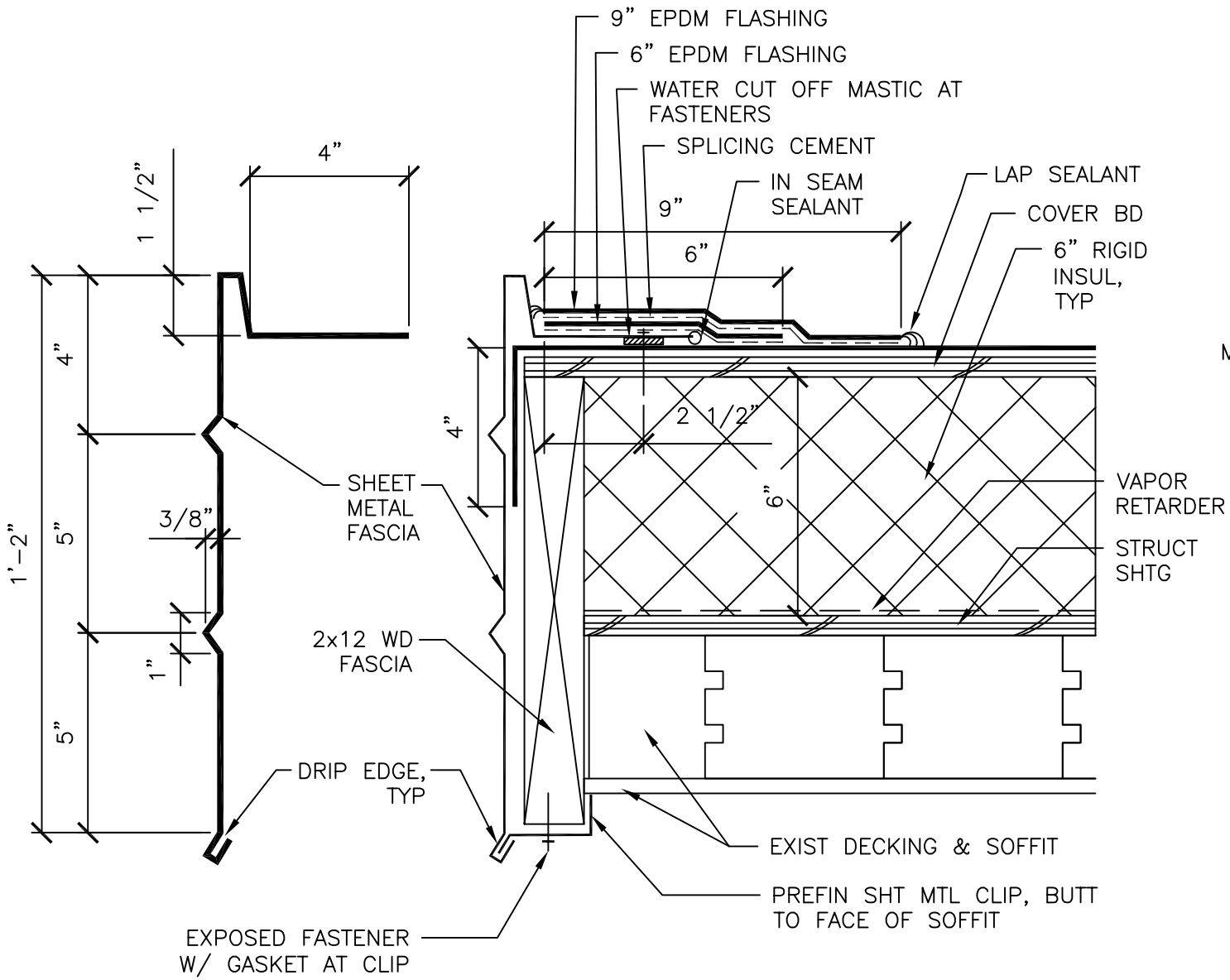


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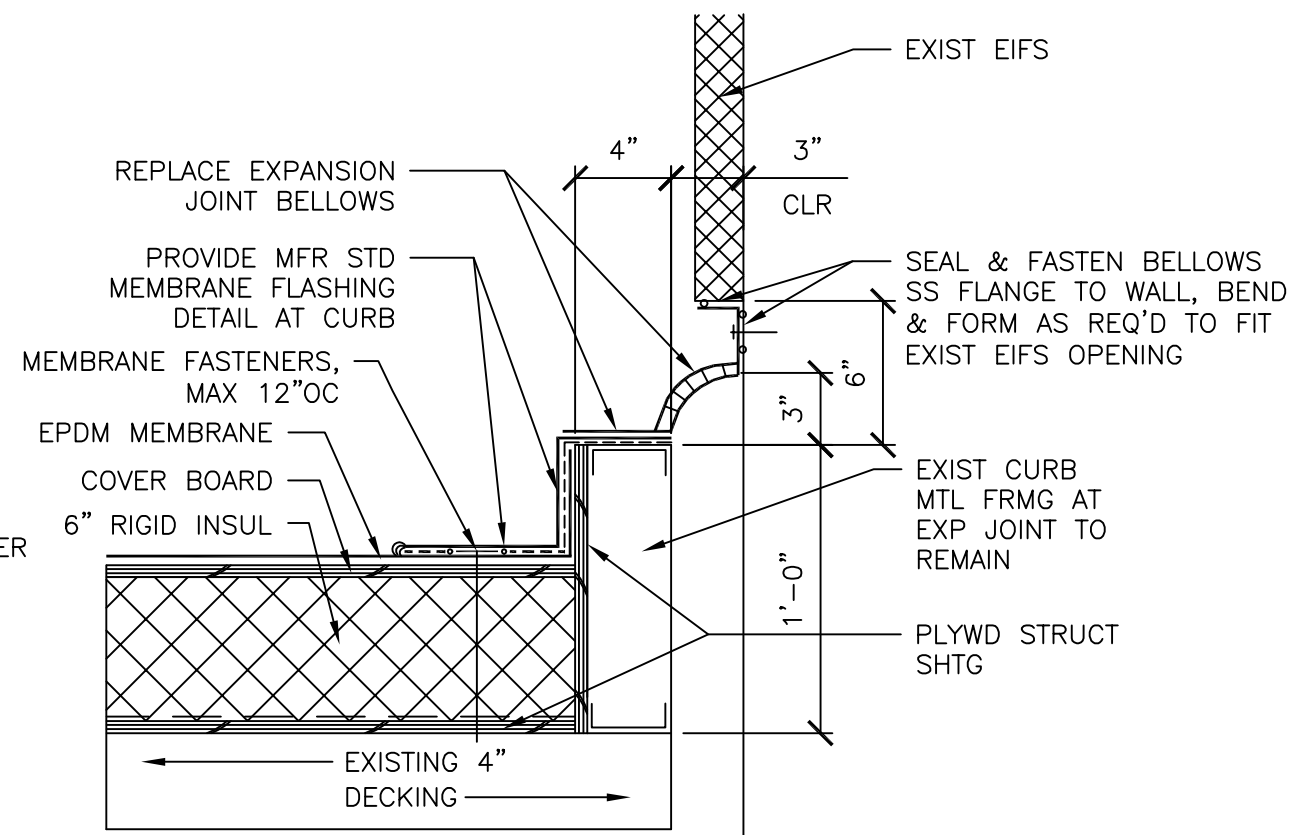
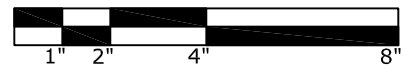
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Sheet number:  
4 of 7

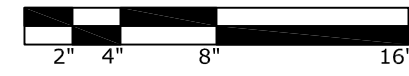
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**1** TYPICAL ROOF EDGE, FASCIA  
3" = 1'-0"



**2** TAPERED INSULATION PLAN  
1 1/2" = 1'-0"



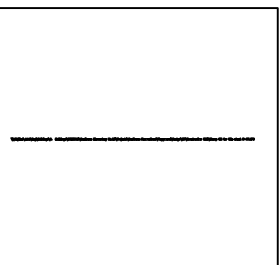
**GASTINEAU ELEMENTARY SCHOOL  
ROOF REPLACEMENT**

Architecture Division  
CITY/BOROUGH OF JUNEAU

Alaska's Capital City



Sheet Title:  
ROOF DETAILS



Scale: NTS

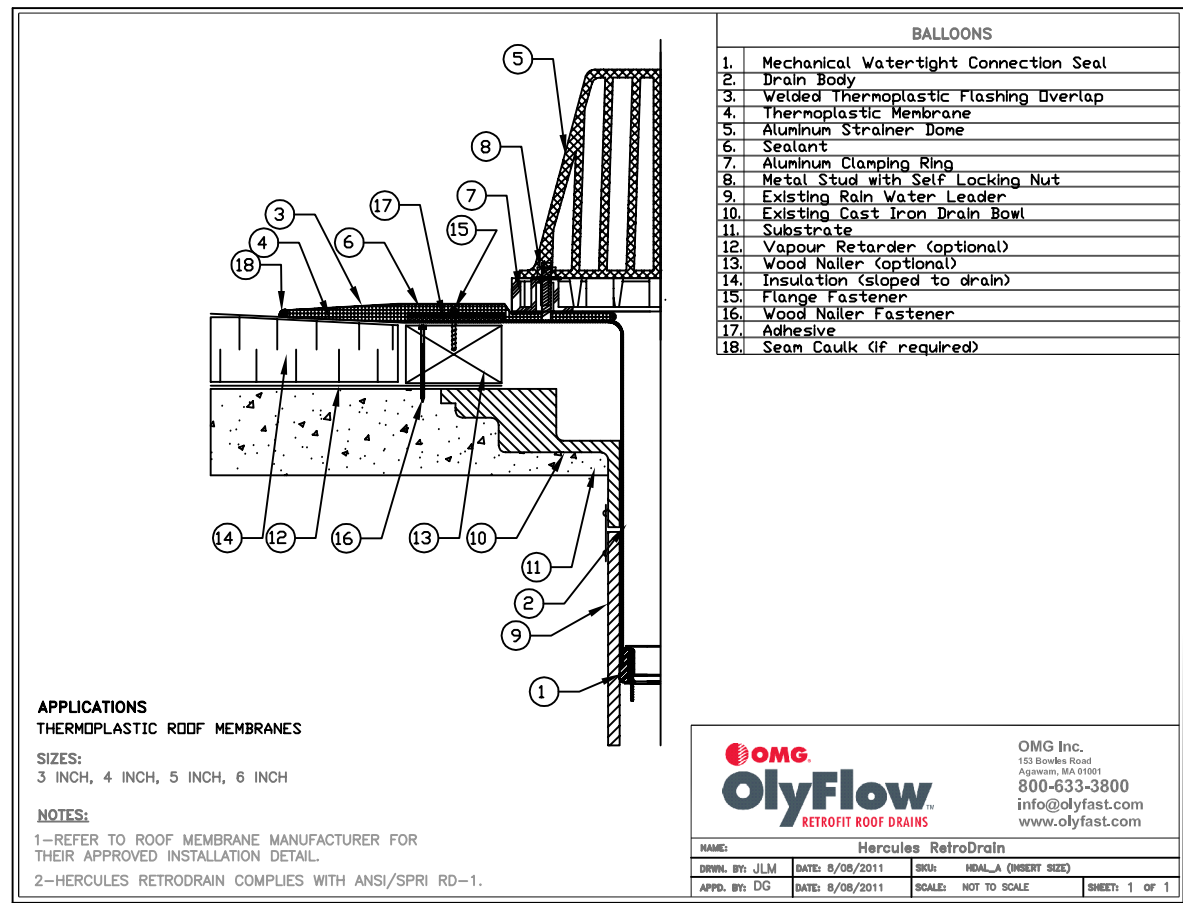


Date:  
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**A2.0**

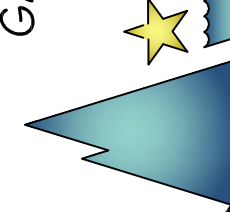
Sheet number:  
5 of 7

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1 ROOF DRAIN DETAIL NTS

GASTINEAU ELEMENTARY SCHOOL  
ROOF REPLACEMENT  
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CITY/BOROUGH OF JUNEAU Alaska's Capital City



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Date:  
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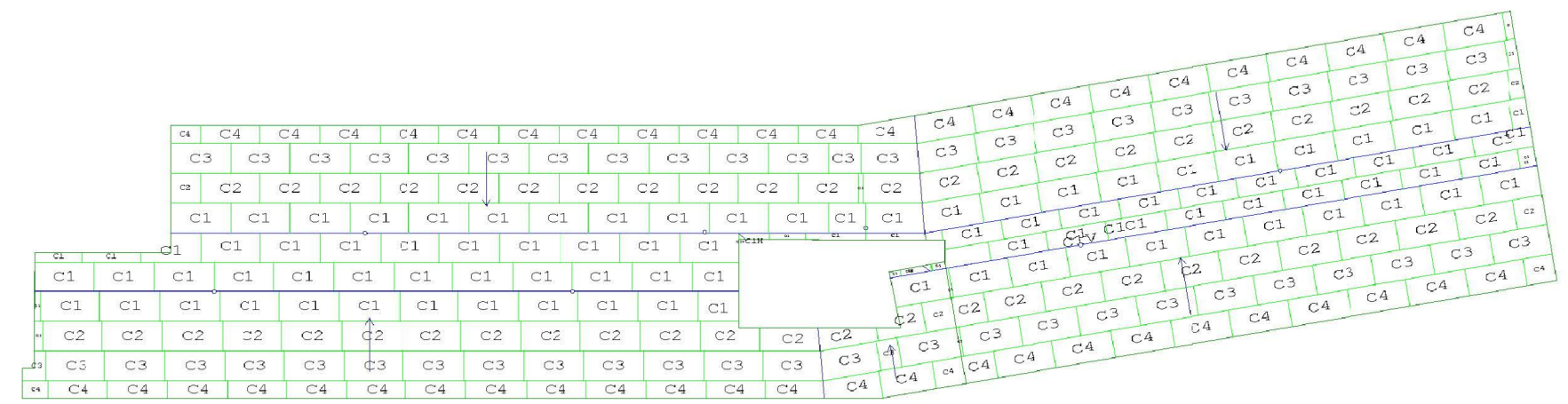
**A2.1**

Sheet number:  
6 of 7



**Insulfoam®**

SECTION TAPERED PANELS: (EPS 1: 4.0 X 8.0) EPS  
 C1 0.500 - 1.500  
 C2 1.500 - 2.500  
 C3 2.500 - 3.500  
 C4 3.500 - 4.500  
 C1V 0.500 - 1.500  
 C1H 0.500 - 1.500



Scale

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**David C. Haug**  
 Territory Manager

**INSULFOAM**  
 A CHELSEA COMPANY

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 dhaug@insulfoam.com

- Insulfoam Advantage over other Rigid Insulations
- #1. Environmentally Friendly. It contains no CFC's or HCFC's.
  - #2. Stable R-Value no thermal drift with a 20 year thermal Warranty
  - #3. Proven Performance, EPS has been in use since the 1950s

PROJECT: Gastineau Elementary School  
 ADDRESS: Juneau, AI  
 City  
 Total Square feet = 7131.2  
 Average R-Value = 8.70

- #4. Water Resistant, does not readily absorb moisture from the environment
- #5. Code Compliant. Evaluated and approved by International Code Council Evaluations Service and has numerous Underwriters Laboratory and Factory Mutual Approvals

A review and approval of this drawing is required for Insulfoam, Inc. to order for production until our sales office has received the signed shop drawing by the subcontractor, General Contractor, Owner or Owner's Representative. Insulfoam, Inc. assumes no responsibility for the correctness or compliance of field conditions and dimensions.

Approved as noted \_\_\_\_\_  
 Disapproved \_\_\_\_\_  
 Revised and Resubmit \_\_\_\_\_

Signed \_\_\_\_\_ Date \_\_\_\_\_  
 Company \_\_\_\_\_ Insulfoam Kent, Wa.

Sheet Title:  
 TAPERED  
 INSULATION PLAN

Scale: NTS

Date:  
 SEPTEMBER 4, 2018

**A3.1**  
 Sheet number:  
 7 of 7

**GASTINEAU ELEMENTARY SCHOOL**  
**ROOF REPLACEMENT**  
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