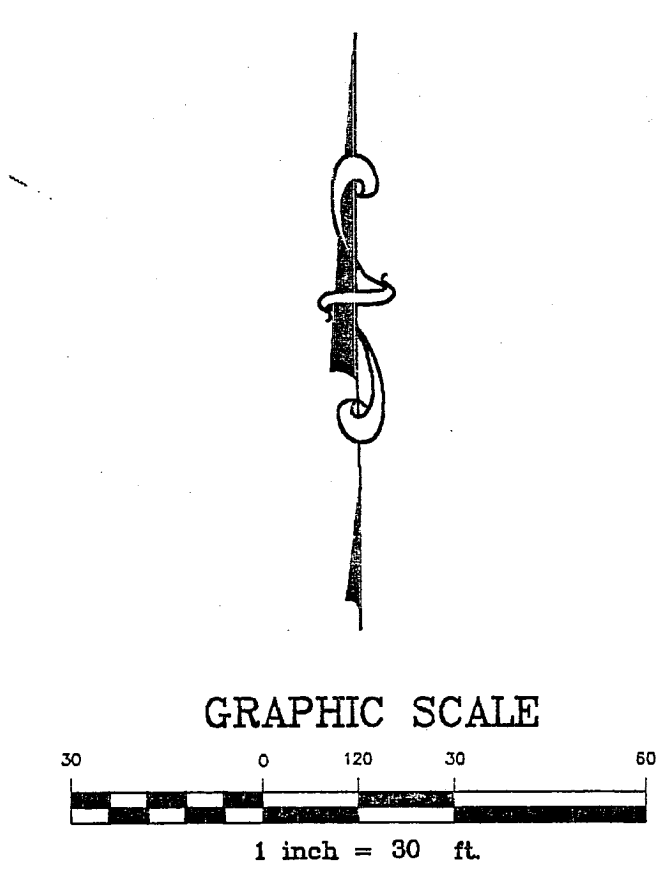
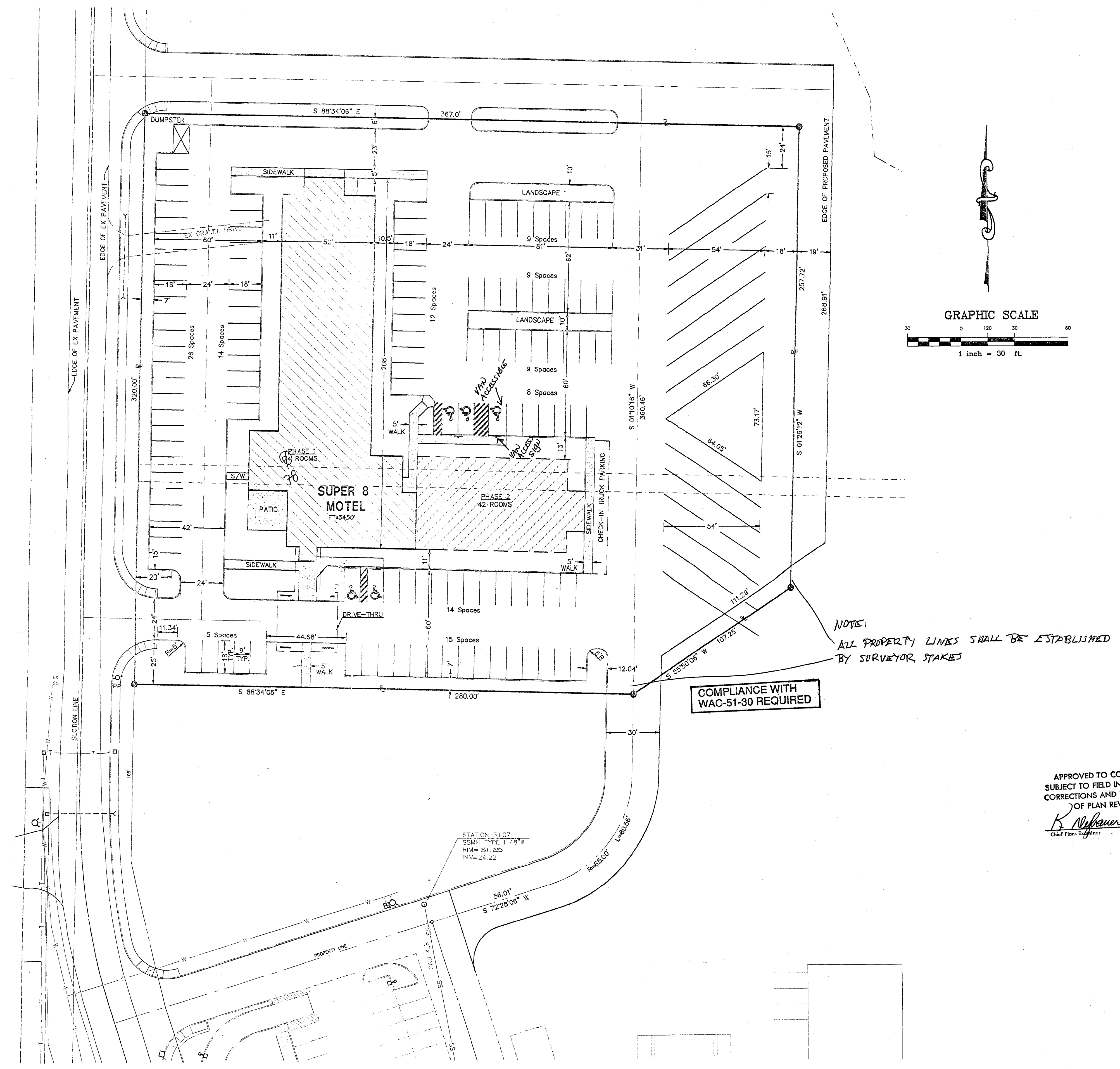


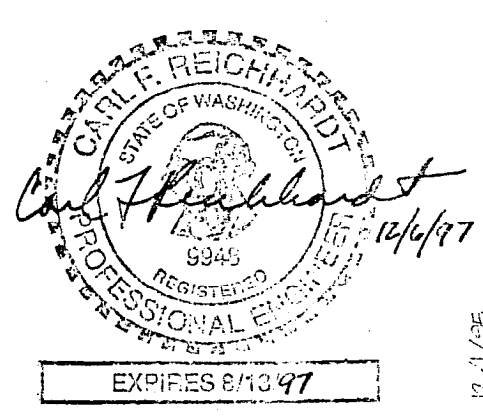
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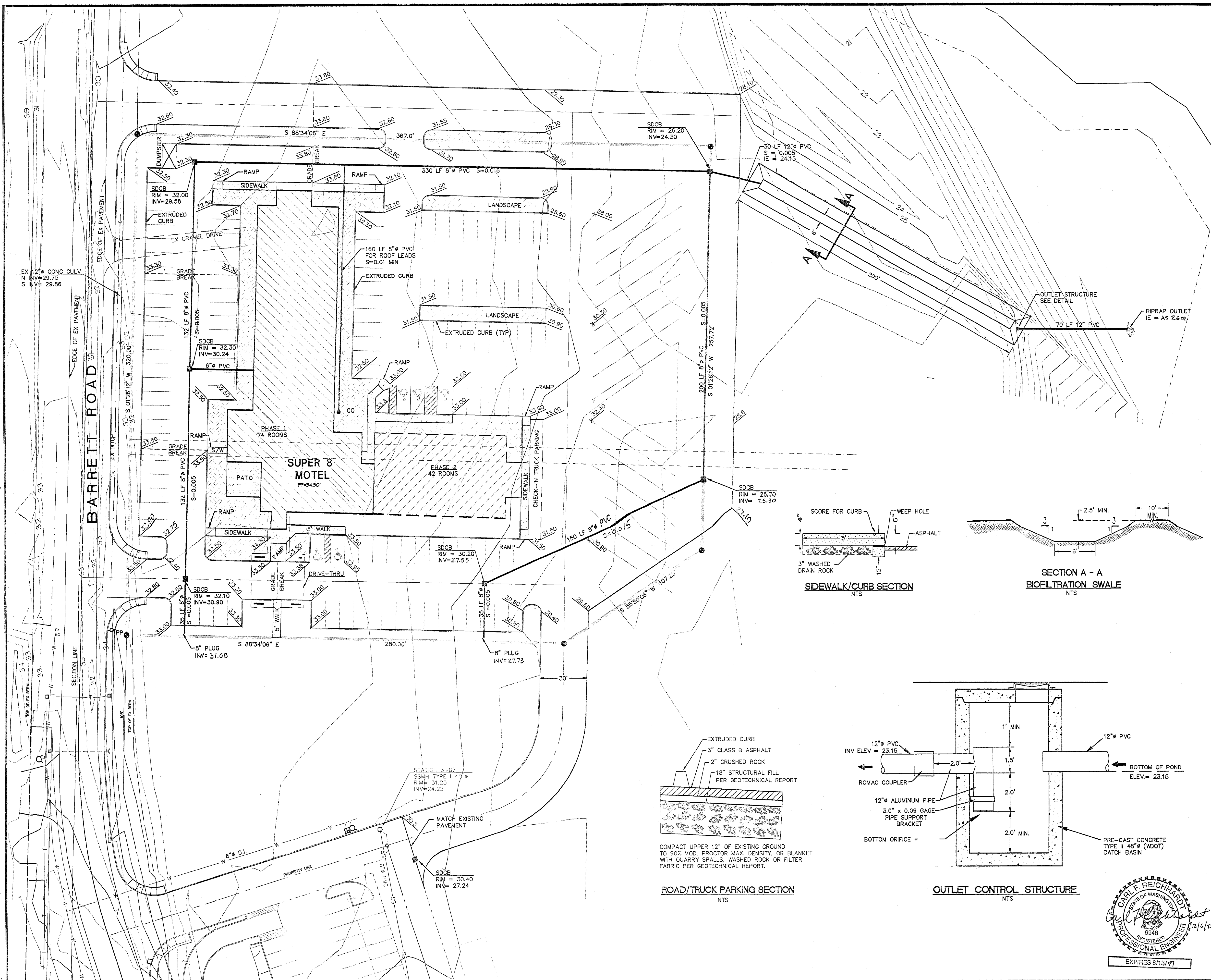


APPROVED TO CONSTRUCT
SUBJECT TO FIELD INSPECTIONS,
CORRECTIONS AND PROVISIONS
OF PLAN REVIEW
K. Nyman
Chief Plans Engineer

RECEIVED
DEC 06 1995
#952500



DESIGNED BY CFR		REICHARDT & EBE ENGINEERING, INC. CONSULTING ENGINEERS 2285 Grandview Rd. Ferndale, Washington 98248 Phone 366-3455 Fax 366-3415	NO.	DATE	REVISION	BY	THE PENINSULA GROUP, INC 7515 TERMINAL ST. SW TUMWATER, WA 98501	SITE DIMENSIONS FERNDALE SUPER 8 MOTEL FERNDALE, WASHINGTON	JOB# / DWG 5062-S DIM.DWG	DATE 11/30/95
DRAWN BY TRP									SCALE H: 1"=30' v: n/a	SHEET C1 of
CHECKED BY										



SPECIFICATIONS FOR SITE DEVELOPMENT WORK

- Standards.
 - Standard Specifications shall be the "1994 Standard Specifications for Road, Bridge and Municipal Construction", By WSDOT and APWA. Standard Plans shall be the "Standard Plans for Road, Bridge and Municipal Construction", By WSDOT and APWA.
 - All work and materials for site development shall be in accordance with the Standard Specifications and the City of Ferndale Standards, and a Geotechnical Engineering Report prepared by GeoSource Engineering, Inc. Dated October 10, 1995.
- Existing Improvements and Utilities.
 - Existing Utilities which may be encountered and/or damaged during excavation shall be properly repaired, abandoned, removed, plugged or capped as applicable. The appropriate Utility Companies shall be notified as required.
 - All materials from demolition and removal of unsuitable and excess excavation shall be removed from the site and disposed of by the Contractor in an approved and permitted waste site.
- Excavation.
 - All topsoil and unsuitable material shall be removed from under areas which will be paved or which will have driveways constructed upon them. All overexcavation/stripping shall be performed to the satisfaction of the Geotechnical Engineer.
- Streets, Driveways and Parking Lots.
 - Subgrade preparation, compaction, placement of structural fill shall be done in accordance with the Geotechnical Report and to the satisfaction of the Geotechnical Engineer. All fill soils must be approved by the Geotechnical Engineer.
 - Class B asphalt shall be placed and compacted to the depth shown on the plans and in accordance with the Standard specifications.
 - Crushed rock, pit run ballast and asphalt treated base shall be placed and compacted in accordance with the Standard Specifications.
 - Utility trenches excavated within the paved area and shoulders shall be replaced with granular ballast material and compacted to 95% maximum dry density.
 - Curbs shall be concrete, poured in accordance with the drawings. Extruded concrete curbs shall be Type 5, Standard Plan F-20. Concrete curbs shall be Cement Concrete Barrier Curb, standard Plan F-1. All curbs including extruded shall have weep holes cast in place on minimum 30' centers. Planters shall have at least 2 per side.
 - Parking lot striping, arrows, and accessible parking lot signs shall be provided in accordance with all state, federal and city standards and requirements.
- Storm Drainage System.
 - Pipe shall be either PVC or corrugated polyethylene pipe meeting the requirements of AASHTO M294, ADS or equal.
 - Catch basins shall be Type I.
 - Roof drains shall be separate from perforated footing drains, and shall be tied directly into the storm drainage system.
- Water Service.
 - Water service to the building shall be 3" pvc, schedule 40 for domestic water, and 4" ductile iron pipe for the fire sprinkler system. A separate metered 1" service shall be provided for landscaping. All landscaping piping from the meter connection shall be by others. The remote fire connection for the sprinklers shall be 3" schedule 40 pvc. The 3" potable supply and 1" irrigation supply shall be protected by separate Watts 007 or equal double check valve assemblies installed together in a concrete meter box with a double hatch cover. Pipe between the corporation stop and the meter shall be galvanized iron or copper, Type K. A separate backflow preventer for the fire system shall be installed in the building by others. The 3" and 1" meters shall be Sensus, approved by the City of Ferndale.
 - Water mains shall be ductile iron, installed in accordance with Section 7-11 of the Standard Specifications. Ductile iron pipe shall meet the requirements of Section 9-30.1. Gate Valves shall be resilient seated, conforming to AWWA C509.
 - Fire hydrants shall conform to AWWA C502 and shall be of standard manufacture and of a pattern approved by the City of Ferndale and Fire District 7. Storz fittings shall be installed on each hydrant and the remote fire connection for the sprinkler system.
- Sanitary Sewer Service.
 - Pipe and fittings for sanitary sewers shall be PVC, ASTM D3034-SDR 35. Pipe shall be bedded in pea gravel.
- Erosion and Sedimentation Control.
 - A separate Erosion and Sedimentation Control Plan was prepared and submitted to the City of Ferndale for a grading permit. All work under this section shall conform to the terms of the grading permit.
 - The Contractor shall place a stabilized construction entrance at all points where vehicles leave the site. The entrance shall be maintained as required to prevent mud and dirt from being tracked onto City streets.
 - Filter fabric fences shall be provided as required to control silt and sand laden runoff from entering City right of way and storm systems. Storm and sub-surface drainage pipes shall be protected by filtration through a gravel bed or filter fabric. All storm drainage facilities shall be cleaned prior to being placed in service.
 - Catch basins, storm drainage systems and offsite ditches which receive runoff shall be protected with hay bales, sediment traps and other methods as may be required to keep drainage systems free from silt and erosion.
 - Steep slopes shall be protected with jute mats and hydroseeding immediately after grading has been completed. During the months of November through March, barren side slopes shall be protected with plastic sheeting, anchored in place.
 - Prior to placing the facility in service all storm drainage facilities shall be cleaned, removing all sediment and other deleterious material.
- Trench and Excavation Safety.
 - The Contractor shall be responsible for design and monitoring all trench and excavation safety systems which may be required by State and Federal Regulations.

DESIGNED BY
CFR
DRAWN BY
TRP
CHECKED BY
CFR



REICHHARDT & EBE
ENGINEERING, INC.
CONSULTING ENGINEERS

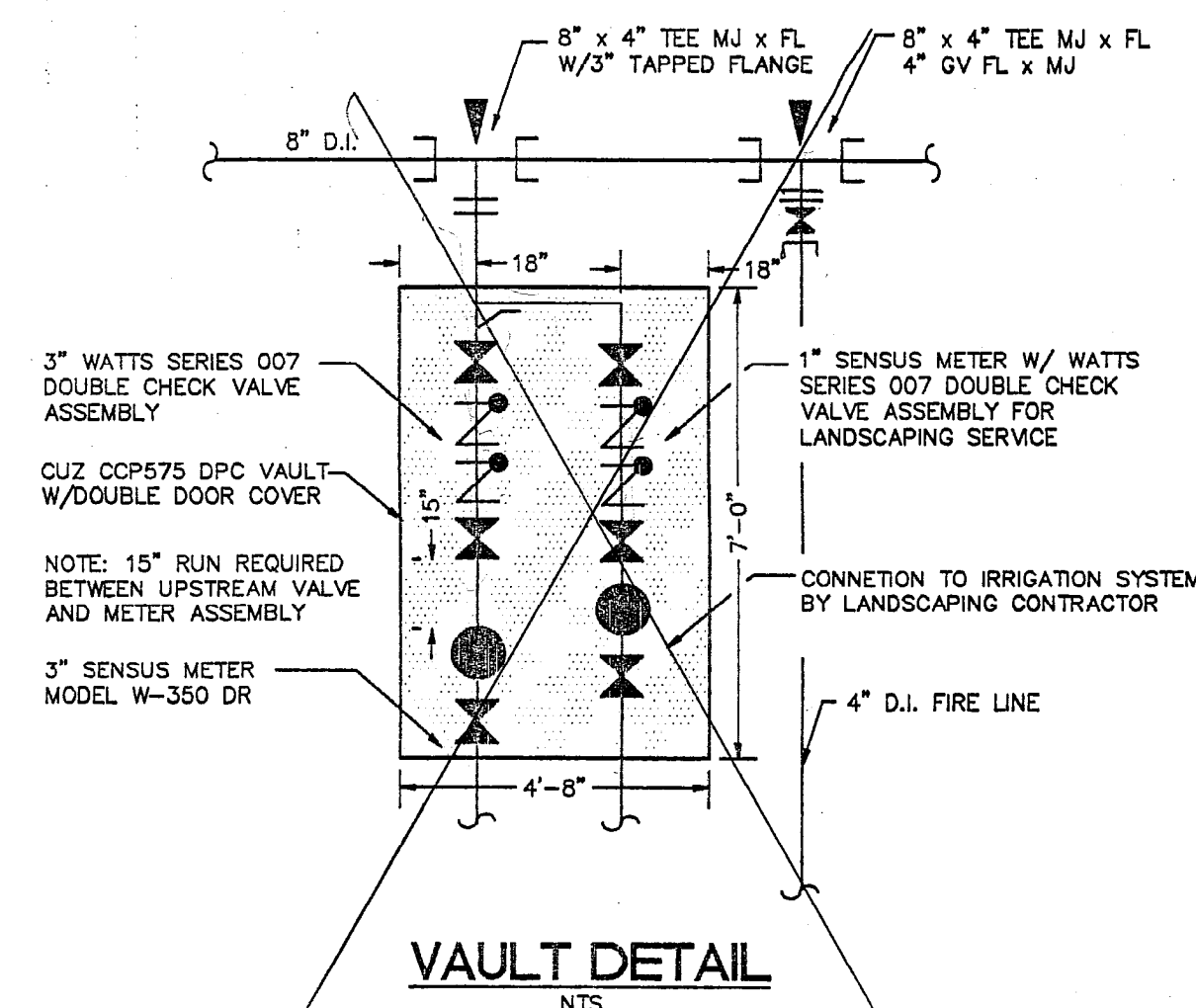
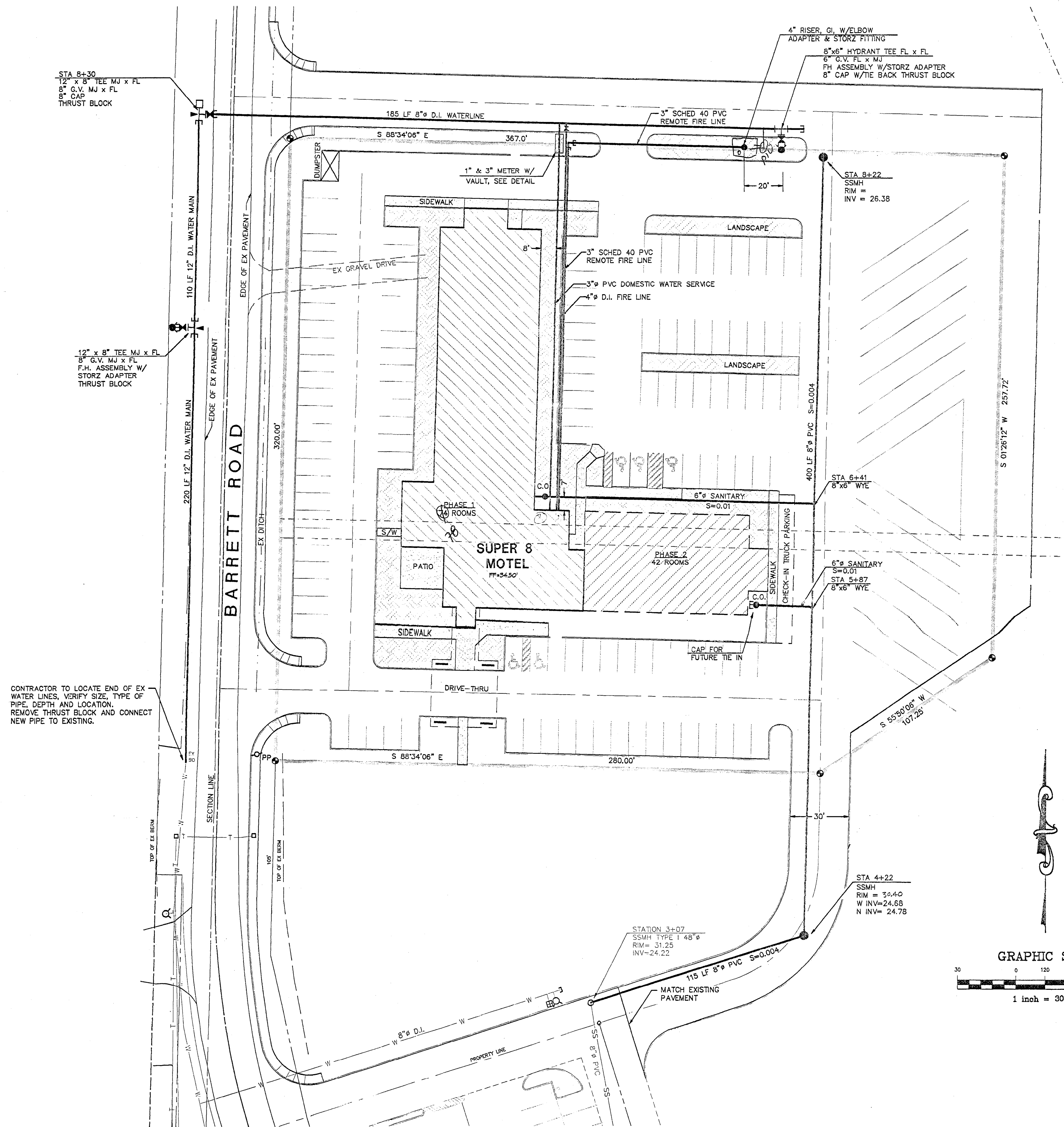
PO Box 978 423 Front St., Ste 201 Ph (360) 354-3687
Lynden, Washington 98264 Fax (360) 354-0407

THE PENINSULA GROUP, INC
7515 TERMINAL ST. SW
TUMWATER, WA 98501

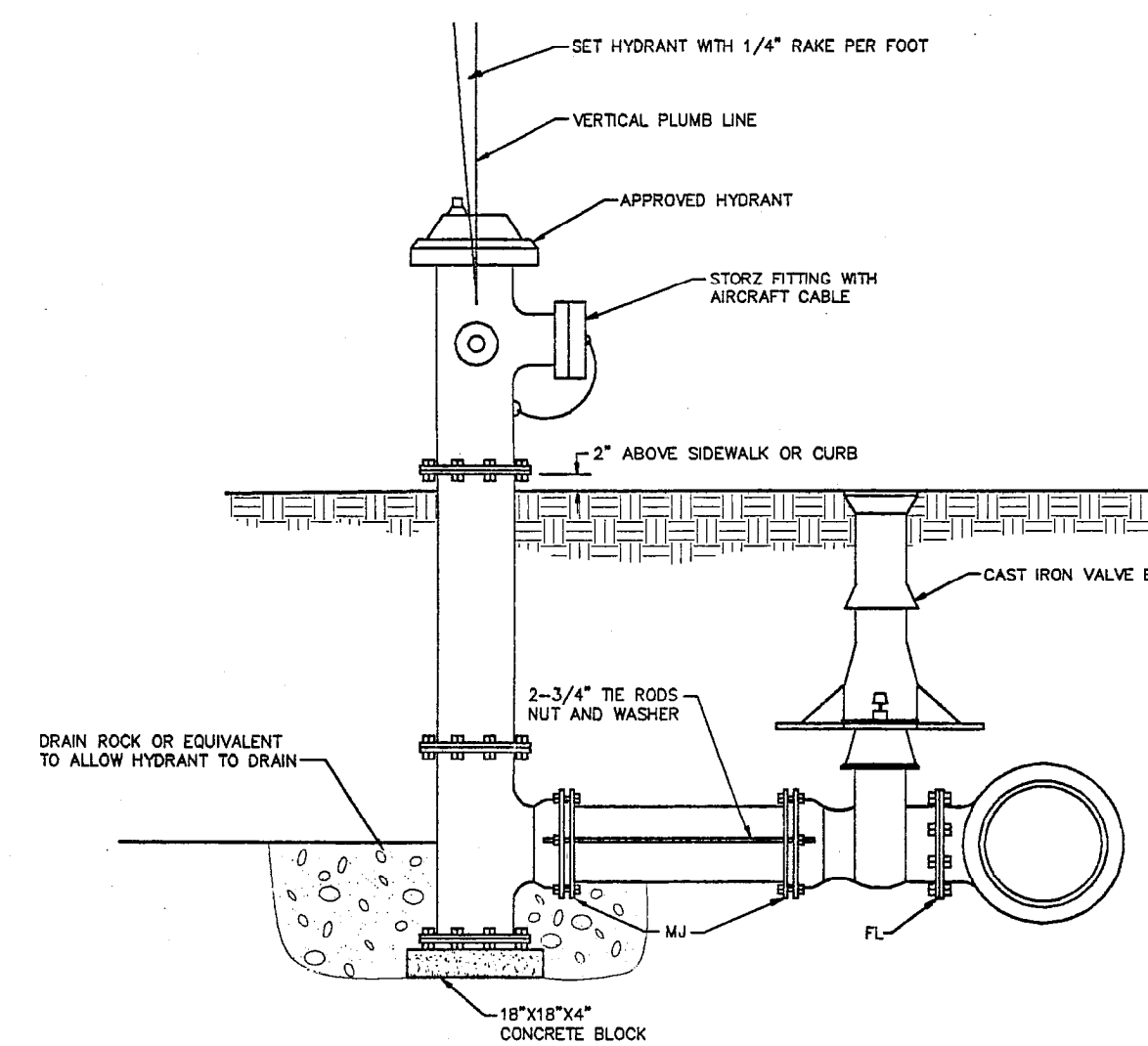
SITE GRADING & DRAINAGE
FERNDAL SUPER 8 MOTEL
FERNDAL, WASHINGTON

JOB# / DWG 5062-S	SITEDWG	DATE 11/30/95
SCALE H: 1"=30'	V: n/a	SHEET C2 of

12/15/95



REFER TO VAULT DETAIL
DATED 3/7/96

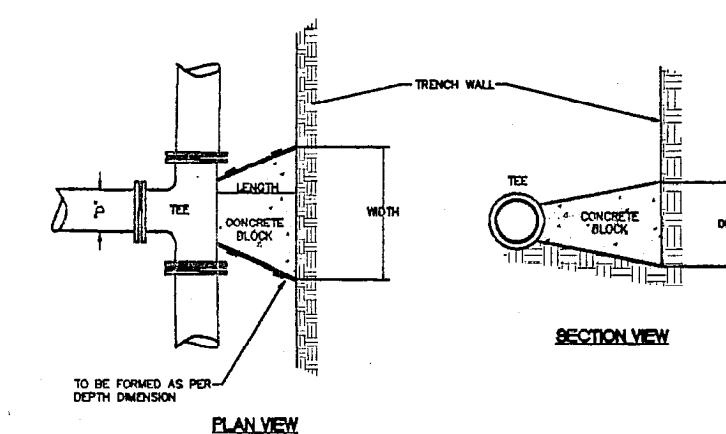


HYDRANT INSTALLATION DETAIL

HYDRANTS SHALL BE PAINTED WHITE
WITH BLUE TOP AND RED PORTS. NOTE:
DO NOT PAINT STORZ FITTING

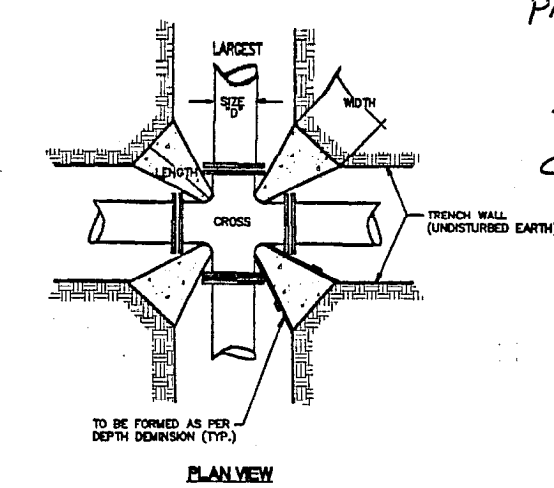
PAINT COLOR NUMBERS ARE
PRESERVATIVE PAINT

WHITE - 10-550
BLUE - 43-113
ORIENTAL RED - 10-14



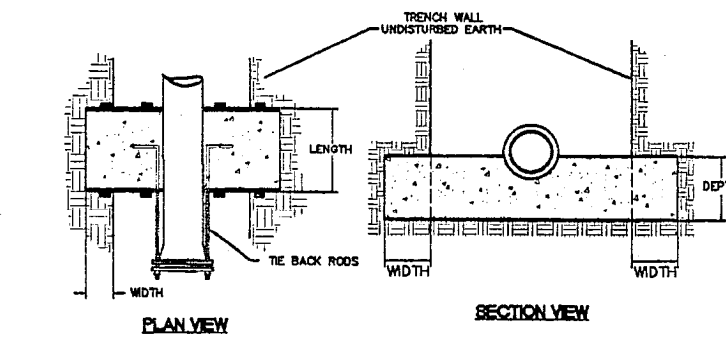
SIZE	LENGTH	11 1/4"	22 1/2"	45"
8"	12"	1.2	1.2	1.2
10"	12"	1.2	1.2	1.2
12"	12"	1.2	1.2	1.2

VOL. = Approx. Volume of Blocking Material Required in cu. ft.



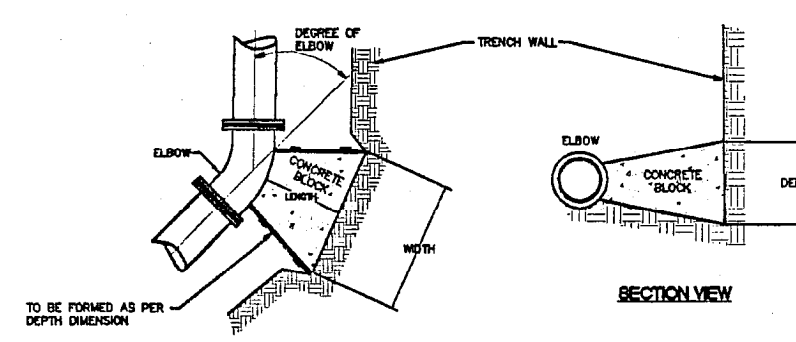
SIZE	LENGTH	11 1/4"	22 1/2"	45"
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VOL. = Approx. Volume of Blocking Material Required in cu. ft.



SIZE	LENGTH	11 1/4"	22 1/2"	45"
8"	12"	1.2	1.2	1.2
10"	12"	1.2	1.2	1.2
12"	12"	1.2	1.2	1.2

VOL. = Approx. Volume of Blocking Material Required in cu. ft.

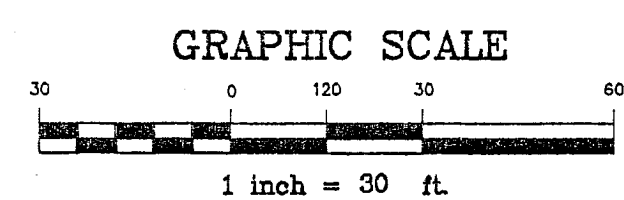


SIZE	LENGTH	11 1/4"	22 1/2"	45"
8"	12"	1.2	1.2	1.2
10"	12"	1.2	1.2	1.2
12"	12"	1.2	1.2	1.2

VOL. = Approx. Volume of Blocking Material Required in cu. ft.

TYPICAL THRUST BLOCKING DETAILS

SOL. BEARING CAPACITY 1500 PSF MINIMUM
100 P.S.I. OPERATING PRESSURE



DESIGNED BY
CFR
DRAWN BY
TRP
CHECKED BY
CFR

REICHHARDT & EBE
ENGINEERING, INC.
CONSULTING ENGINEERS
PO Box 978 423 Front St., Ste 201
Lynden, Washington 98264
Ph (360) 354-3687
Fax (360) 354-0407

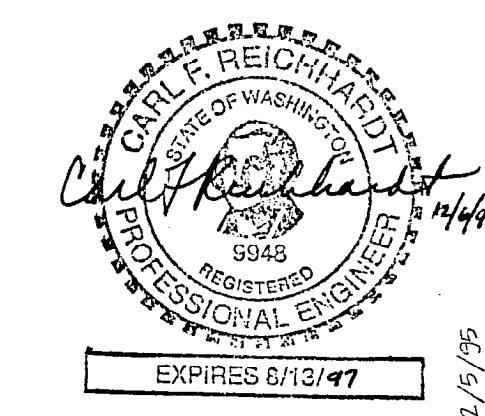
NO. DATE REVIEW SET REVISION BY

THE PENINSULA GROUP, INC
7515 TERMINAL ST. SW
TUMWATER, WA 98501

UTILITY PLAN & DETAILS
FERNDAL SUPER 8 MOTEL
FERNDAL, WASHINGTON

JOB# / DWG
5062-S UTILDWG
SCALE
H: 1"=30' V: n/a

DATE
11/30/95
SHEET
C4 of



DESIGNED BY C.R.	DRAWN BY T.R.P.	CHECKED BY C.R.
		
REICHHARDT & EBE ENGINEERING, INC. CONSULTING ENGINEERS P.O. Box 978 423 Front St. Ste 201 Fox (360) 354-3687 Lynden, Washington 98264 Fax (360) 354-0407		
NO.	DATE	REVISION
1	3/7/96	WATER SYST./VAULT DETAIL
BY	DATE	REVISION
C.R.		Review Copy Not For Construction
THE PENINSULA GROUP, INC. 7515 TERMINAL ST. SW TUMWATER, WA 98501		
UTILITY PLAN & DETAILS FERNDALE SUPER 8 MOTEL FERNDALE, WASHINGTON		
JOB # / DWG	SCALE	H: 1" = 30'
5062-S		V. N/D
DATE: 11/30/95	SHEET	14 of 1

d. The Contractor shall be responsible for design and monitoring all trench and excavation safety systems which may be required by State and Federal Regulations.

- a. A separate Erosion and Sedimentation Control Plan was prepared and submitted to the City of Portland for grading permit.
- b. The Contractor shall place a stabilized construction entrance at all points where vehicles leave the site. The entrance shall be maintained as required to prevent mud and dirt from being tracked onto City streets.
- c. From existing City right of way and storm systems. Storm and/or local drainage pipes shall be protected by filtration through a gravel pad or filter fabric. All storm drainage facilities shall be cleaned prior to being placed in service.
- d. Each catch basin, storm drainage system and outlet devices which receive runoff shall be cleaned during storm events and other methods as may be required to keep drainage systems free from silt and erosion.
- e. Storm slopes shall be protected with just mats and hydrosowing immediately after grading is completed with proper seeding, anchoring or placing.
- f. Prior to placing the facility in service all storm drainage facilities shall be cleaned, removing all sediment and other deleterious material.

8. Erosion and Sedimentation Control.

7. Sanitary Sewer Service.

a. Pipe and fittings for sanitary sewers shall be PVC, ASTM D3034—SDR 35. Pipe

[illegible]

6. Water Service.

b. Catch basins shall be Type I.
of AASHIO M294, ADS or equal.

5. Storm Drainage System.

a. Pipe shall be either PVC or corrugated polyethylene pipe meeting the requirements

f. Parking lot striping, arrows, and accessible parking lot signs shall be provided in accordance with all state, federal and city standards and requirements.

e. Curbs shall be concrete, poured in accordance with the drawings. Extruded concrete granular ballast material and compacted to 95% maximum dry density.

c. Crushed rock, pit run ballast and asphalt treated base shall be placed and compacted in accordance with the Standard specifications.

d. Class B asphalt shall be placed and compacted to the depth shown on the plans and

Engineer.

4. Streets, Driveways and Parking Lots.

Subgrade preparation, compaction, placement of structural fill shall be done in

d. All topsoil and unsuitable material shall be removed from under areas which will be paved or which will have driveways constructed upon them. All overexcavation/stripping shall be performed to the satisfaction of the Geotechnical

be removed from the site and disposed of by the Contractor in an approved and permitted waste site.

c. Existing buried utility lines shall be indicated, removed, plugged or capped as applicable. The appropriate Utility Companies shall be notified as required.

Report prepared by Geosource Engineering, Inc. Dated October 10, 1995.

b. All work and materials for site development shall be in accordance with the Standard Specifications and the City of Ferndale Standards, and a Geotechnical Engineering

a. Standard Specifications shall be the "1994 Standard Specifications for Road, Bridge and Municipal Construction". By WSDOT and APWA. Standard Plans shall be the "Standard Plans for Road, Bridge and Municipal Construction". By WSDOT and APWA.

SPECIFICATIONS FOR SITE DEVELOPMENT WORK

NOT TO SCALE

STANDPIPE DETAIL

THRUST BLOCKING

1 C.Y. WASHED DRAIN
ROCK AROUND STANDPIPE

3' C.Y. ROCK

OVER

1/8" DRAIN HOLE



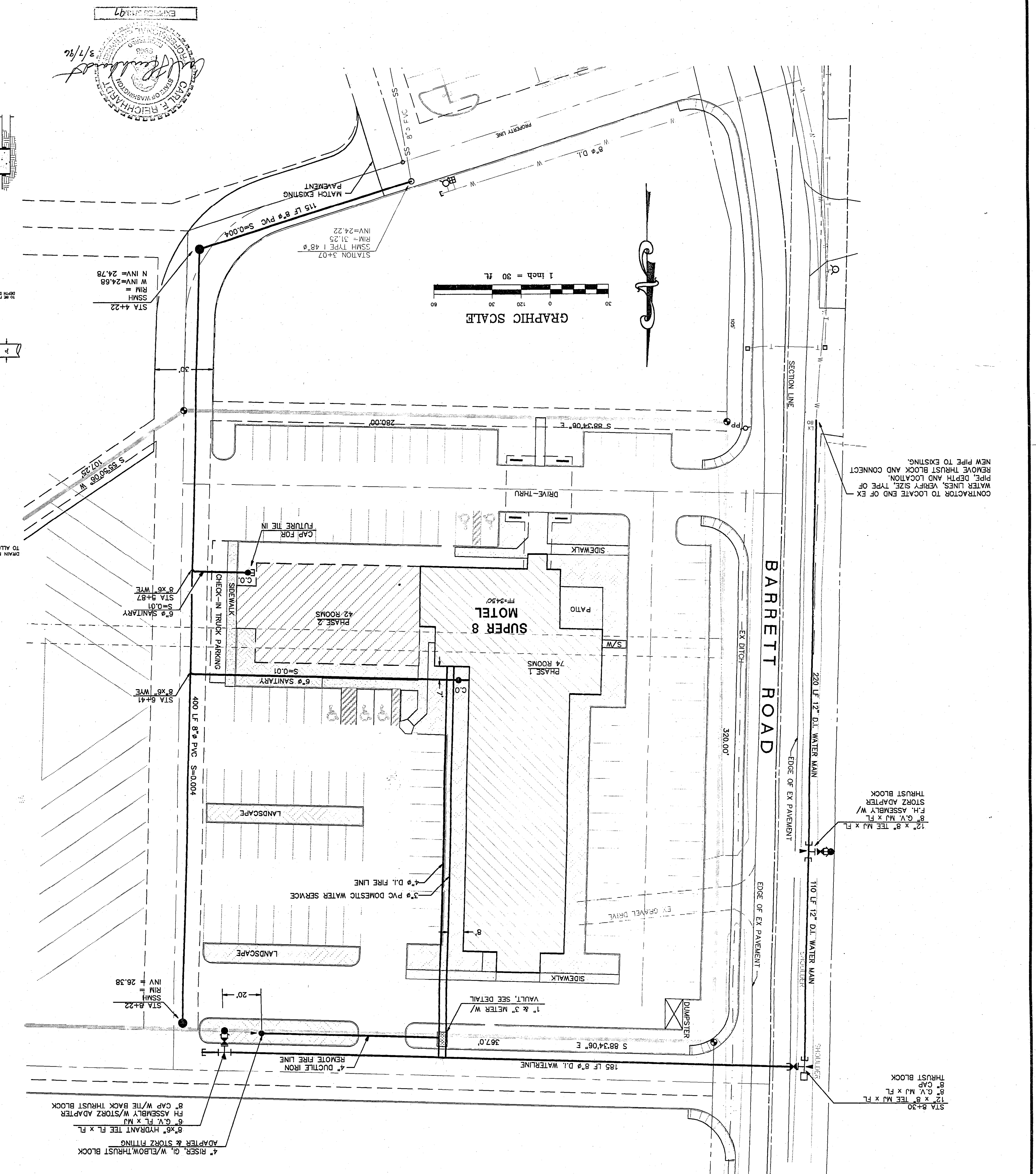
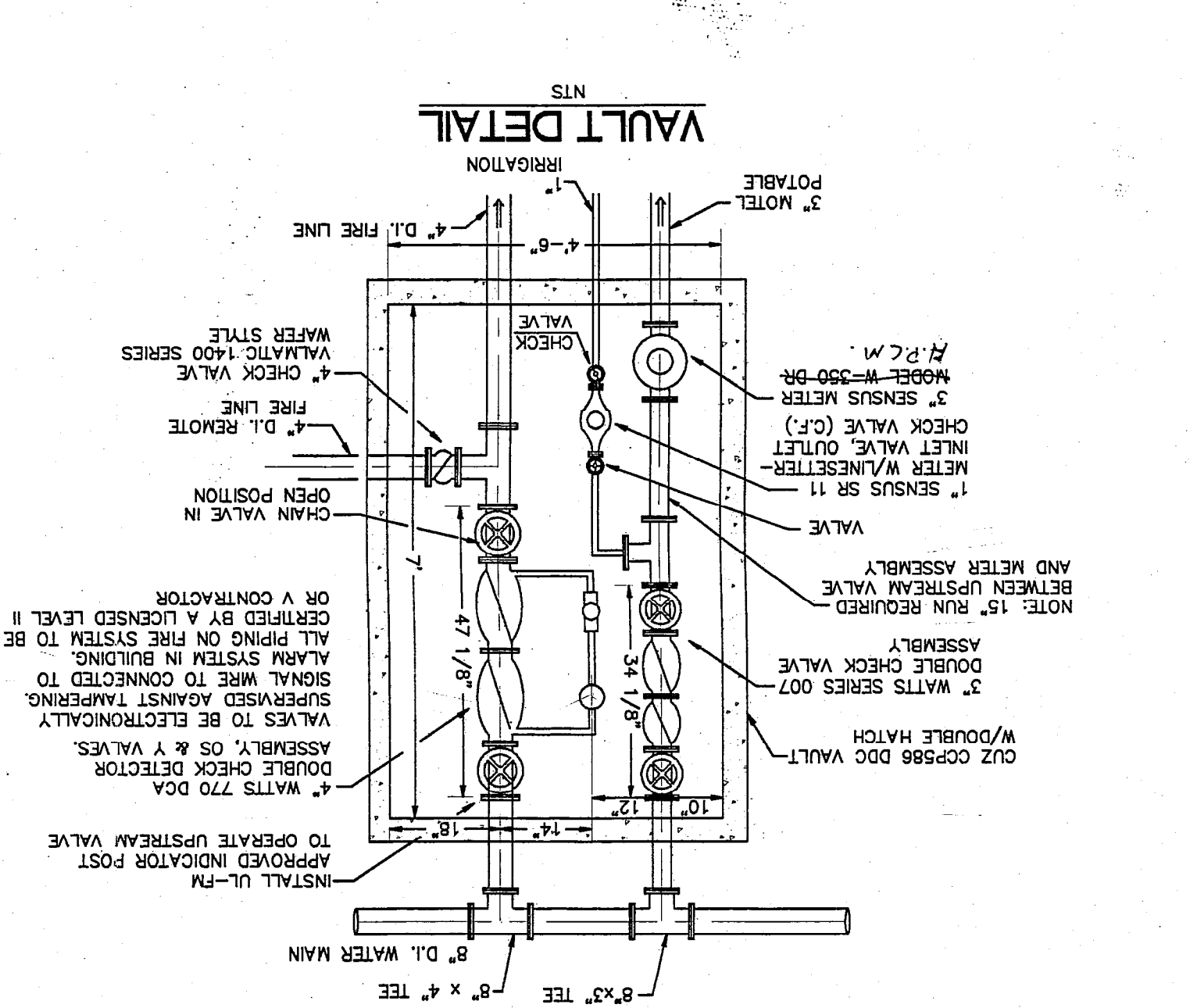
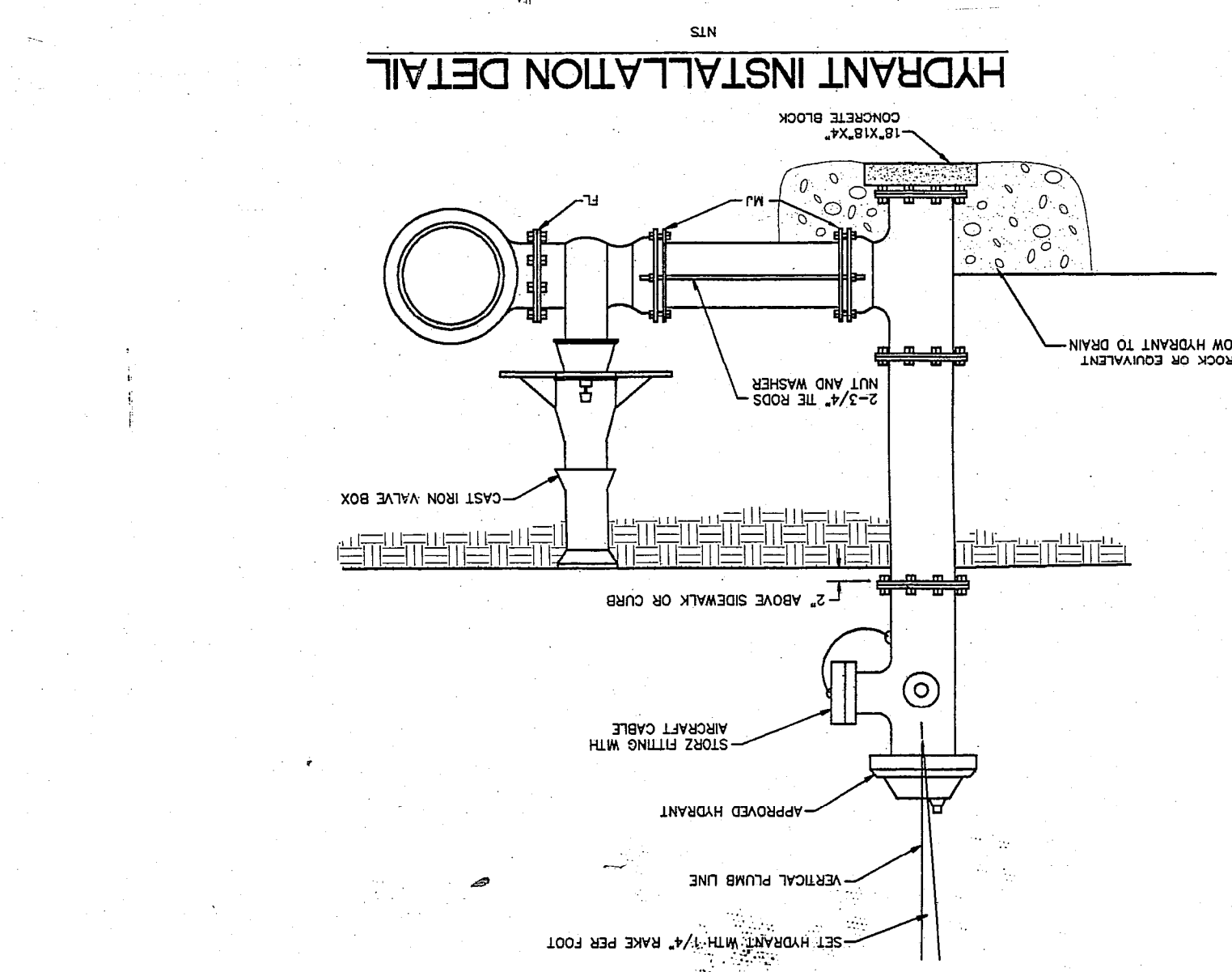
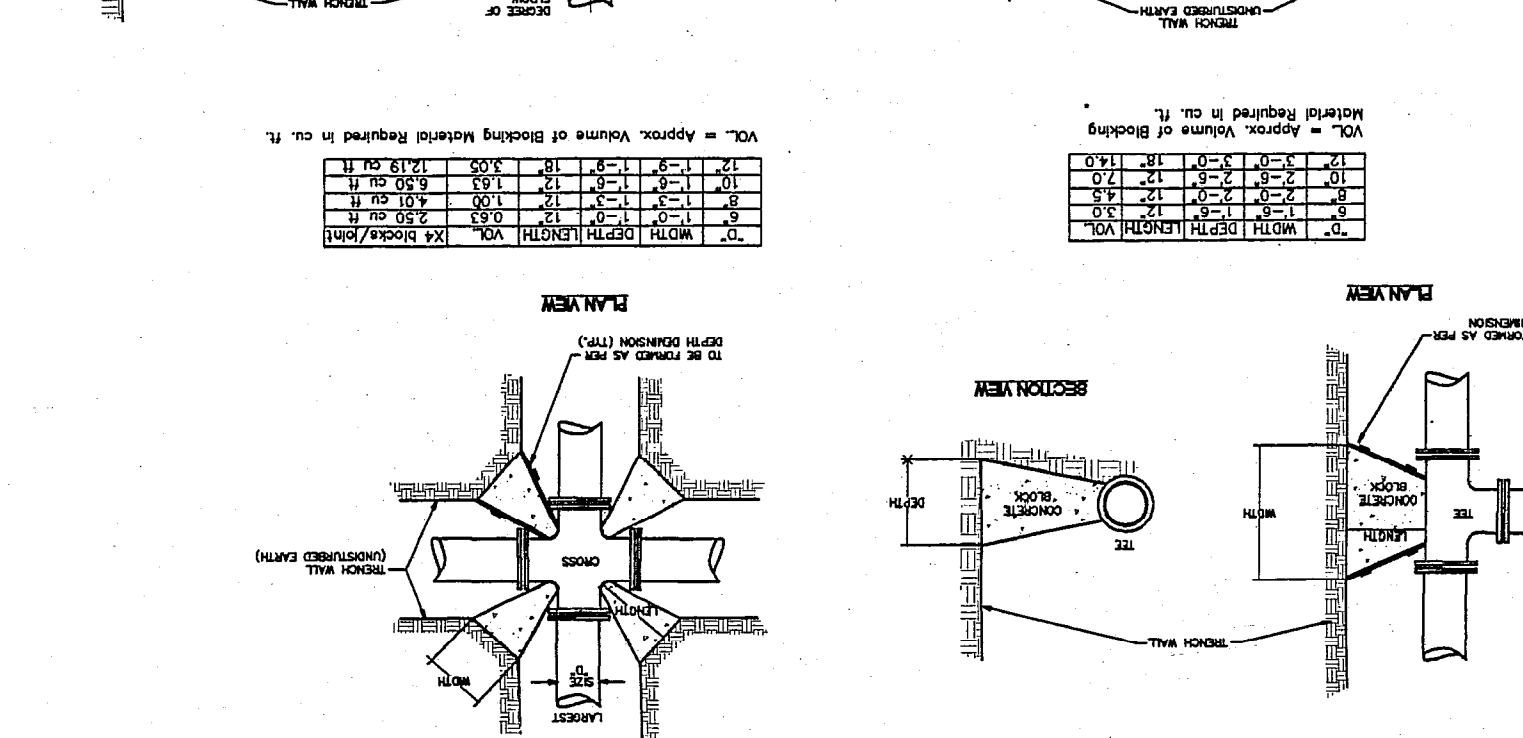
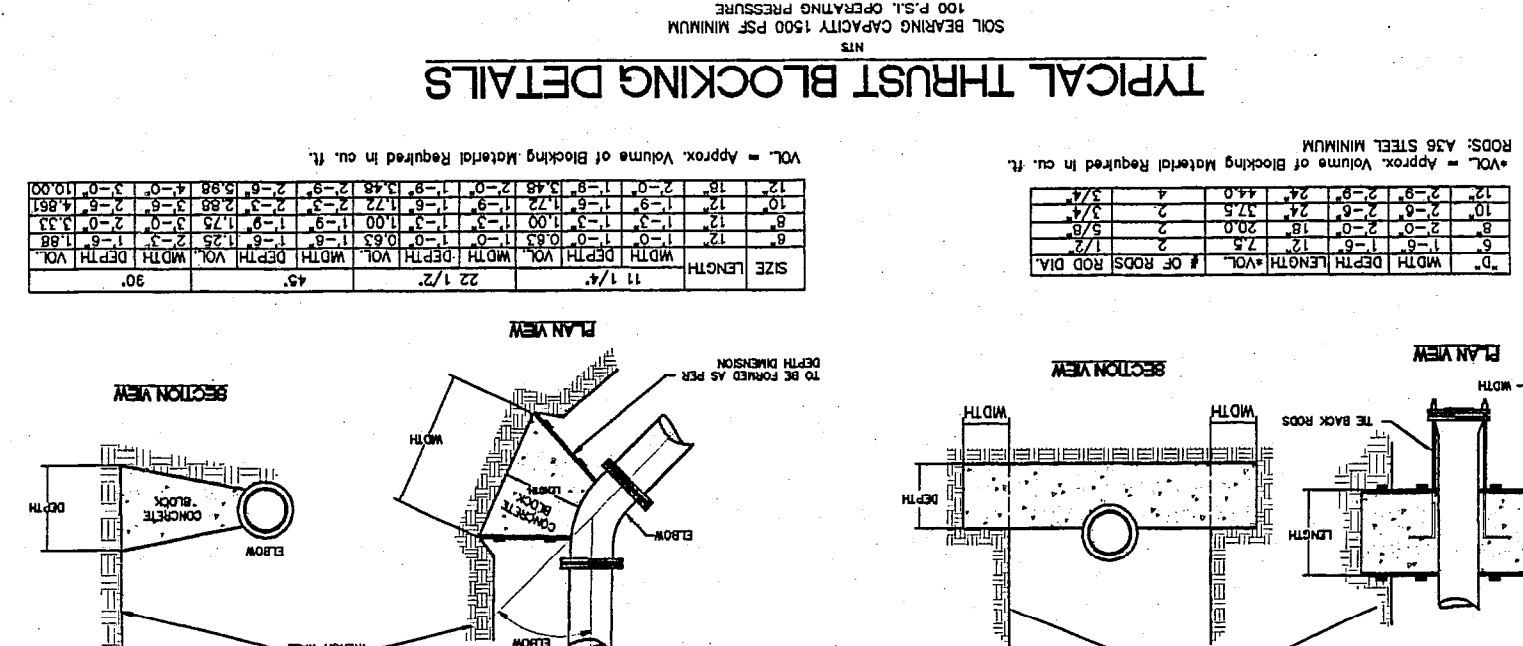
4" RISER

A diagram of a stone arch. The keystone is at the top, and the voussoirs are the stones on either side. Arrows point to the keystone and the voussoirs.

90° BEND
22° BEND
- STORTZ EITING

MAR 08 1996

RECEIVED



RECEIVED
MAR 08 1996

FERNDALE SUPER 8 MOTEL

PROJECT INFORMATION

PROJECT DATA

PROJECT LOCATION: BARRETT RD.
BUILDING CODE: 1994 U.B.C.
OCCUPANCY: GROUP R, DIVISION 1
ZONING: HC - HIGHWAY COMMERCIAL
SITE AREA: 2.6 ACRES
SEISMIC ZONE: 3
WIND LOAD: EXPOSURE B
CONSTRUCTION: TYPE V, 1-HOUR, SPRINKLED
NUMBER OF ROOMS: 78
PARKING: 116 STANDARD SPACES
0 COMPACT SPACES
5 BARRIER-FREE SPACES
121 TOTAL SPACES + 15 TRUCK PARKING
FLOOR AREA: FIRST FLOOR: 12,148 S.F.
SECOND FLOOR: 10,202 S.F.
THIRD LEVEL: 11,579 S.F.
TOTAL: 33,929 S.F.
GLAZING TYPE: MILGARD VINYL - SERIES 5120,
CLEAR W/ ARGON GAS,
NFC CERTIFIED U-VALUE: 0.47

DESIGN TEAM

OWNER: THE PENINSULA GROUP, INC.
P.O. BOX 7399
OLYMPIA, WASHINGTON 98507
ARCHITECT: RICHERT & ASSOCIATES
9311 SOUTHEAST 36th STREET
MERCER ISLAND, WASHINGTON
CONTACT: MR. DAVID HUFFMAN
(206) 232-1700
STRUCTURAL ENGINEER: ANDERSON - PEYTON ENGINEERS
130 ANDOVER PARK EAST SUITE #302
TUKWILA, WASHINGTON 98188
CONTACT: MR. DEAN PEYTON
(206) 431-7950
MECHANICAL ENGINEER: deMONTIGNY ENGINEERS, INC.
24602 MILITARY ROAD SOUTH
KENT, WASHINGTON
CONTACT: MR. CHARLES deMONTIGNY
(206) 941-2139
ELECTRICAL ENGINEER: ENGINEERED ELECTRICAL SYSTEMS, INC.
201 J. S. DITTY BUILDING
612 BELLEVUE WAY NORTHEAST
BELLEVUE, WASHINGTON
CONTACT: MR. DICK BECKER
(206) 454-5440
CIVIL ENGINEER: REICHARDT & EBE ENGINEERING
2285 GRANDVIEW RD.
FERNDALE, WA 98248
CONTACT: MR. KARL REICHARDT
(360) 366-3456
FIRE PROTECTION ENGINEER: W B LEHNER & ASSOCIATES
524 132nd STREET SOUTHWEST, SUITE B105
EVERETT, WASHINGTON 98204
CONTACT: MR. BILL LEHNER
(206) 743-7452
LANDSCAPE ARCHITECT: GLEN HUNT & ASSOCIATES
559 NORTHEAST 80th
SEATTLE, WASHINGTON 98115
CONTACT: MR. NEIL BUCHANAN
(206) 522-2334

SPECIAL INSPECTIONS ARE REQUIRED PER U.B.C. SECTION 1701

Concrete
Reinforcing Steel/Prestressing Steel
Welding
High-Strength Bolting
Structural Masonry
Sprayed-On Fireproofing
Pillings/Drilled Piers
Other: STRUCTURAL OBSERVATION BY ENGINEER OF RECORD

INFORM OUR OFFICE OF FIRM PERFORMING THE INSPECTIONS
PRIOR TO COMMENCEMENT OF CONSTRUCTION.

LEGAL DESCRIPTION

LOT A
SUPER 8 SHORT PLAT
CITY OF FERNDALE, WASHINGTON

ABBREVIATIONS

ACT	ACOUSTICAL TILE	HDWR	HARDWARE
ADJ	ADJUSTABLE	HM	HOLLOW METAL (DOOR OR FRAME)
A.F.F.	ABOVE FINISH FLOOR	HT	HEIGHT
ALT	ALTERNATE	INSUL	INSULATION
ALUM	ALUMINUM	INT	INTERIOR
ASPH	ASPHALT PAVEMENT	LAV	LAVATORY
BBH	BASE BOARD HEATER	LB	POUND
BD	BOARD	M	MOBILE
BL	BUILDING LINE	MAX	MAXIMUM
BLDG	BUILDING	MECH	MECHANICAL
BLK'G	BLOCKING	MFR	MANUFACTURER
BM	BEAM	MH	MAN HOLE
B.U.R.	BUILT-UP ROOF	MIN	MINIMUM
CAB	CABINET	MTL	METAL
CB	CHALK BOARD	NIC	NOT IN CONTRACT
CJ	CONTROL JOINT	NO.	NUMBER
CLR	CLEAR	NTS	NOT TO SCALE
CMU	CONCRETE MASONRY UNIT	OPP	OPPOSITE
CO	CLEAN OUT	P	PERMANENT
COL	COLUMN	P	PLATE
CONC	CONCRETE	P-LAM	PLASTIC LAMINATE
CONT	CONTINUOUS	PLYWD	PLYWOOD
COORD	COORDINATE	PNL	PANEL
CP	COVER PLATE	P.T.	PRESSURE TREATED
CPT	CARPET	Q.T.	QUARRY TILE
CUST	CERAMIC TILE	R	RADIATOR, RADIUS, RISER
CUST	CUSTODIAN	R/A	RETURN AIR
DBL	DOUBLE	RES	RESILIENT BASE
DEMO	DEMOLITION	R.D.	ROOF DRAIN
DF	DRINKING FOUNTAIN	REQ'D	REQUIRED
DK'G	DECKING	RFG	ROOFING
D.N.P.	DO NOT PAINT	RM	ROOM
DS	DOWNSPOUT	R.O.	ROUGH OPENING
DWGS	DRAWINGS	S	SINK
EA	EACH	S.C.	SOLID CORE (WOOD DOOR)
ELECT	ELECTRICAL	SCH	SCHEDULE
ELEV	ELEVATION	SH	SHELVES
EQ	EQUAL	SIM	SIMILAR
E.R.	EPOXY RESIN	STL	STEEL
EX	EXISTING	STOR	STORAGE
EXT	EXTERIOR	SUSP	SUSPENDED
FD	FLOOR DRAIN	T & G	TONGUE AND GROOVE
FDN	FOUNDATION	TB	TACK BOARD
F.E.	FIRE EXTINGUISHER	THRU	THROUGH
FIN	FINISH(ED)	TOP OF	TOP OF
FL	FLOOR(ING)	T.S.	TUBE STEEL
FLG	FLASHING	TYR	TYPICAL
FOS	FACE OF STUDS	U.N.O.	UNLESS NOTED OTHERWISE
FTG	FOOTING	U.V.	UNIT VENTILATOR
GB	GRAB BAR	VCT	VINYL COMPOSITION TILE
GLB	GLU-LAMINATED BEAM	VP	VEENER PLASTER
GSB	GYP-SUM WALL BOARD	VTR	VENT THROUGH ROOF
GYP	GYP-SUM	W	WITH
HC	HOLLOW CORE (WOOD DOOR)	WD	WOOD
HDR	HEADER	W.H.	WATER HEATER

DRAWING INDEX

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A 2	SITE PLAN
A 3	FIRST FLOOR PLAN
A 4	SECOND FLOOR PLAN
A 5	THIRD FLOOR PLAN
A 6.1	EXTERIOR ELEVATIONS
A 6.2	EXTERIOR ELEVATIONS
A 7	LOBBY AREA FLOOR PLAN
A 8	ENLARGED FLOOR PLANS
A 9	SCHEDULES, INTERIOR ELEVATIONS
A 10	WALL SECTIONS
A 11	ELEVATOR SHAFT SECTION, TYPICAL BATHROOM EXHAUST FAN VENTING
A 12	BUILDING SECTIONS
A 13	DETAILS, ROUGH FRAMING ELEVATIONS
S 1	STRUCTURAL NOTES
S 2	FOUNDATION PLAN, DRIVE THRU FOUNDATION PLAN
S 3	SECOND FLOOR FRAMING PLAN, DRIVE THRU ROOF FRAMING PLAN
S 4	THIRD FLOOR FRAMING PLAN, NOTES AND TABLES
S 5	ROOF FRAMING PLAN, NOTES AND TABLES
S 6	LATERAL DETAILS AND MISCELLANEOUS CONCRETE DETAILS
M 1	LEGEND, SCHEDULES, SPECIFICATIONS, GENERAL NOTES
M 2	BELOW GRADE PLUMBING PLAN
M 3	FIRST FLOOR MECHANICAL PLAN
M 4	SECOND FLOOR MECHANICAL PLAN
M 5	THIRD FLOOR MECHANICAL PLAN
M 6	PARTIAL MECHANICAL PLAN, BOILER DETAIL
M 7	RISER DIAGRAMS, DETAILS
FP 1	SITE PLAN AND FIRST FLOOR SPRINKLER PLAN
FP 2	SECOND FLOOR SPRINKLER PLAN, SPECIFICATIONS
FP 3	THIRD FLOOR SPRINKLER PLAN, SECTION
E 1	ELECTRICAL SITE PLAN
E 2	ELECTRICAL LEGEND, SPECIFICATIONS, RISER AND SCHEDULES
E 3	PANEL SCHEDULES
E 4	LOBBY AREA ELECTRICAL FLOOR PLAN
E 5	FIRST FLOOR ELECTRICAL PLAN
E 6	SECOND FLOOR ELECTRICAL PLAN
E 7	THIRD FLOOR ELECTRICAL PLAN
E 8	TYPICAL UNIT ELECTRICAL PLANS
L 1	LANDSCAPE PLAN
L 2	IRRIGATION PLAN
C1	SITE DIMENSIONS
C2	SITE GRADING AND DRAINAGE
C3	BARRETT ROAD IMPROVEMENTS
C4	UTILITY PLAN AND DETAILS

Reviewed
Hawthorne Northwest
360-384-1307

[] Preliminary
[] Final

Review limited to life safety and fire protection provisions of
the codes, standard and ordinances cited. Approval can be
granted only by the authority having jurisdiction.
2-1-96 Robert G. Hawley

JOB COPY These plans shall remain on job site

ANY DEVIATION IN CONSTRUCTION FROM APPROVED
PLANS REQUIRES PRIOR REVIEW AND APPROVAL

LEGEND

	WOOD (FINISH)
	WOOD (ROUGH)
	WOOD (BLOCKING)
	CONCRETE
	RIGID INSULATION
	BATT INSULATION
	PLYWOOD
	DOOR SYMBOL
	DETAIL OR SECTION DESIGNATION
	DRAWING WHERE LOCATED
	INTERIOR ELEVATION DESIGNATION
	DRAWING WHERE LOCATED (OMITTED IF ON SAME DRAWING)
	DIRECTION OF VIEW
	SIGN SYMBOL

RECEIVED

DEC 06 1995

95250C

APPROVED TO CONSTRUCT
SUBJECT TO FIELD INSPECTIONS,
CORRECTIONS AND PROVISIONS
OF PLAN REVIEW

Chief Plans Engineer

1249
REGISTERED
ARCHITECT
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STATE OF WASHINGTON

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INDEX, PROJECT DATA

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