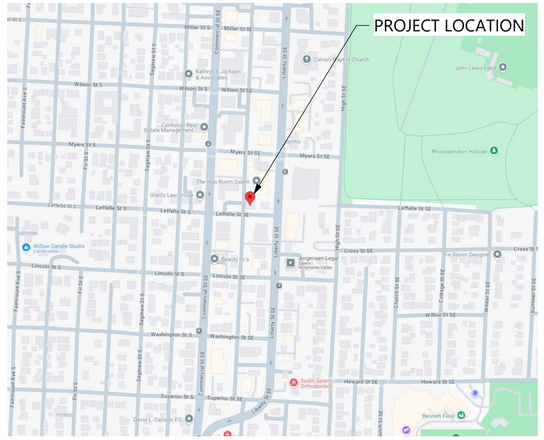
SITE AERIAL IMAGE:

SITE VICINITY MAP:



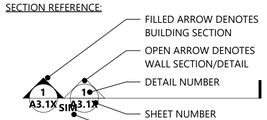
SYMBOL LEGEND:

ELEVATION DATUM:

ELEVATION

ELEVATION DATUM LOCATION:

SECTION REFERENCE:



FILLED ARROW DENOTES BUILDING SECTION

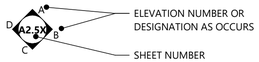
OPEN ARROW DENOTES WALL SECTION/DETAIL

DETAIL NUMBER

SHEET NUMBER

SIDE NOTE IF REQUIRED

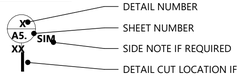
ELEVATION REFERENCE:



ELEVATION NUMBER OR DESIGNATION AS OCCURS

SHEET NUMBER

DETAIL REFERENCE:



DETAIL NUMBER

SHEET NUMBER

SIDE NOTE IF REQUIRED

DETAIL CUT LOCATION IF SHOWN

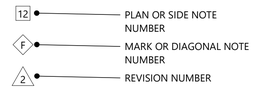
WINDOW TYPE:

REFER TO WINDOW ELEVATIONS SHOWN ON DRAWINGS A5.1X

DOOR NUMBER

DOOR SIZE OR NUMBER

PLAN NOTE DESIGNATION



PLAN OR SIDE NOTE NUMBER

MARK OR DIAGONAL NOTE NUMBER

REVISION NUMBER

ROOM TITLE + NUMER:

ROOM NAME

ROOM NUMBER

WALL TYPE MARK:

WALL OR PARTITION CONSTRUCTION TYPE. SEE LEGEND.

DRAWINGS LIST:

Sheet Number	Sheet Name	Current Revision	Revision Description
	GENERAL DRAWINGS		
G0.01	COVER SHEET		
G0.02	GENERAL NOTES		
G1.01	CODE REVIEW PLAN		
	CIVIL DRAWINGS		
C0.0	CIVIL COVER SHEET		
C1.0	EXISTING CONDITIONS, EROSION CONTROL, DEMOLITION PLAN		
C1.1	POST-DEVELOPED EROSION CONTROL PLAN		
C1.2	EROSION CONTROL NOTES		
C1.3	EROSION CONTROL DETAILS		
C2.0	GRADING AND DRAINAGE PLAN		
C3.0	UTILITY PLAN		
C4.0	SURFACING PLAN		
C5.0	CONSTRUCTION NOTES		
C6.0	CIVIL DETAILS		
	ARCHITECTURAL DRAWINGS		
A0.21	VERTICAL/HORIZONTAL ASSEMBLIES		
A1.01	SITE PLAN		
A1.02	SITE DETAILS		
A1.11	LEVEL 01 - DEMOLITION PLAN		
A1.21	LEVEL 01 - FLOOR PLAN		
A1.22	ROOF PLAN		
A1.61	LEVEL 01 - REFLECTED CEILING PLAN		
A2.01	ELEVATIONS		
A2.02	ELEVATIONS		
A2.51	INTERIOR ELEVATIONS		
A2.52	INTERIOR ELEVATIONS		
A3.01	BUILDING SECTIONS		
A3.02	BUILDING SECTIONS		
A5.21	EXTERIOR DETAILS		
A5.22	EXTERIOR DETAILS		
A5.41	INTERIOR DETAILS		
A6.01	SCHEDULES		
	STRUCTURAL DRAWINGS		
S0.10	STRUCTURAL NOTES		
S0.11	STRUCTURAL SCHEDULES		
S1.01	FOUNDATION PLAN		
S5.10	FOUNDATION DETAILS		
S5.11	FOUNDATION DETAILS		
S8.10	FRAMING DETAILS		
S8.11	FRAMING DETAILS		

Neaman Wellness

Building Addition/Remodel

375 Leffelle St SE, Salem, OR 97302

PROJECT TEAM:

OWNER:
Neaman Holdings LLC
1430 Commercial St SE
Salem, OR 97302

ARCHITECT:
LIFT Architecture
Matt Johnson, AIA
1130 Liberty St SE #230
Salem, OR 97302
P: (503) 420-8520
E: matt@liftarchitecture.com

CIVIL ENGINEER:
Westech Engineering
Josh Wells, P.E.
3841 Fairview Industrial Dr SE #100
Salem, OR 97302
P: (503) 585-2474
E: jwells@westech-eng.com

STRUCTURAL ENGINEER:
Lee Structural Engineers
John Lee, P.E.
PO Box 863
Albany, OR 97321
P: (541) 248-8188
E: john@leestructuralengineers.com

PROJECT DESCRIPTION:

Building remodel and addition for existing outpatient medical clinic under new ownership. Remove existing roof structure and strip existing building to studs, create 677 sf addition. Provide long-distance patient suite with fire sprinklers in portion of new addition.

LIFT ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neaman Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
G0.01
COVER SHEET

PROJECT # 2024-045
DATE: 3/14/2025

GENERAL NOTES:

1. General notes apply to all drawings.
2. All construction shall comply with the current edition of the Oregon Structural Specialty Code and the current edition of the Oregon Fire Code where it has jurisdiction in new construction. Construction shall comply with any titles/rules/laws the local jurisdiction enforces up to and including the current edition of the Oregon Structural Specialty Code. Accessibility shall comply with the ANSI/ICC A117.1.
3. Contractor or its subcontractors shall be responsible for obtaining and paying for all inspections and tests required by any government agency to implement the plans and accept any required special inspections or reports, which shall be paid for by the owner.
4. Work shown on these drawings is to be supplied, furnished, constructed, installed all as per the general conditions and the specifications: exceptions as described by the following abbreviations:
   a. CFCI Contractor Furnished - Contractor Installed
   b. OFCI Owner Furnished - Contractor Installed
   c. OFOI Owner Furnished - Owner Installed
   d. NIC OR N.I.C. Not in contract or not a part of this contract.
5. Do not scale drawings, dimensions govern. The general contractor shall notify the architect of any discrepancies immediately. All dimensions are to face of stud or concrete, unless otherwise noted, those indicated as clear shall be from finish.
6. These drawings have been assembled for use at their current size and scale. The contractor assumes all responsibility for work not conforming to these documents due to the use of reduced scale drawings for estimating or construction purposes.
7. Where construction details are not shown or noted for any part of the work, the work shall be executed consistent with the intent demonstrated by details provided for other work. If questions remain about intent, contact the architect prior to proceeding with the work.
8. All surfaces and materials shall be thoroughly prepared smooth, clean, level and even. By commencing finish installation, the finish contractor signifies its acceptance of the substrate and thereby assumes responsibility for the quality of the installation.
9. Where devices or items or parts thereof are referred to in singular, it is intended that such shall apply to as many such devices, items, or parts as are required to properly complete the work.
10. The contractor shall layout the work prior to proceeding. The contractor shall notify the architect of all discrepancies with the layout. Such inspection shall not relieve the contractor of responsibility to conform to the intent of the contract documents.
11. Unless otherwise noted, dimensions, placements and alignments shown are critical for the installation of furniture and equipment as well as for the use of the space by occupants. Finished dimensions may vary upward by ¼" but may not vary downward. Where +/- is indicated variation of up to 3% shall be allowable. Alignments of new and existing conditions shall be finished to a smooth and monolithic appearance (gap shall be overlapped to an inside or outside corner where practicable to avoid cracking).
12. Do not deviate from the construction documents without the architect's written approval. The contractor agrees to defend indemnify and hold harmless the architect from any claims arising as a result of changes to the work without prior approval from the architect.
13. The general contractor shall be responsible for the timely arrival of all specified finish materials, equipment and any other materials to be utilized on the project. The general contractor shall notify the architect in writing within 10 days of date of contract of those specified items that may not be readily available and substitute items of equal quality and description. If notification is not received by the architect, the contractor accepts responsibility for the proper ordering and follow up of specified cost to the owner to insure availability of all specified items so as not to create a hardship on the owner nor delay progress of the work.
14. If required construction barriers shall be installed by the general contractor, painted, detailed, and illuminated as per the architect's direction. No signs other than those authorized by the architect or owner will be permitted on this barricade.
15. Neither the owner nor the architect will enforce safety measures or regulations. The contractor shall design, install and maintain all safety devices and shall be solely responsible for conforming to all local, state and federal safety and health standards, laws and regulations.
16. All existing facilities to be maintained in-place by the contractor unless otherwise shown or directed. Contractor shall take all precautions necessary to support, maintain or otherwise protect existing utilities and other facilities at all times during construction. Contractor shall leave existing facilities in an equal or better-than-original condition and to the satisfaction of the architect/owner.
17. The general contractor shall locate all existing utilities whether shown hereon or not and to protect them from damage. The general contractor shall bear all expenses of repair or replacement of utilities or other property damaged by operations in conjunction with the execution of his/her work.
18. The general contractor shall secure all permits required by the local jurisdiction, state agency and/or county.
19. Mechanical hvac, plumbing, fire suppression, low voltage and electrical work require separate permits. Trade subcontractors shall secure all required permits affecting their scope of work.
20. Exit doors shall be operable from the inside without the use of a key or any special knowledge or effort. Exit doors shall swing in the direction of exit travel when serving an occupant load greater than 50.
21. Install wall backing for all wall mounted items, including but not limited to the following: door stops, fixtures, wall cabinets, shelving, counters, toilet accessories, security equipment, hand rails, window covering tracks, equipment racks, etc.
22. Coordinate location of recessed or semi-recessed items to avoid back to back installation and to reduce noise transfer through partitions.
23. Provide water resistant gypsum board at bathtub/shower walls and bathroom ceilings.
24. Architect shows fire extinguishers in general logical location: verify requirements and locations with local fire marshal. General contractor to provide fire extinguishers and cabinets (where called out).
25. Specifications of material and equipment by the use of name, model number, and/or general coordinate installations with equipment dimensions, including equipment to be installed by the tenant.
26. All work shall conform to standards of the industry for first quality workmanship and materials and shall conform to manufacturer's recommendations and specifications.
27. Materials are specified by name, model number and description were practicable in order to avoid inaccuracies. The contractor shall review all specifications and notify the architect of any discrepancies in these documents prior to proceeding with the work.
28. Floor material changes shall occur at the centerline of doors except where notes. See threshold details for special conditions (if any).
29. Blocking and grounds at areas which have millwork, shelving, and tenant furnished furniture wall cabinets indicated on the drawings shall be included with the work.

SUBMITTALS:

1. General: the contractor shall submit shop drawings, product data and samples.
2. The general contractor shall thoroughly review and check all submittals, coordinating separate trades and verifying conformance with the contract documents. The designer shall not review and will return without review any drawings or submittals not reviewed and noted by the general contractor.
3. Submittals shall include shop drawings, schedules and manufacturer's product and equipment cuts for all fixtures, equipment, finishes, special materials, specialties, millwork & casework, doors, frames, and hardware.
4. Finish materials: contractor shall submit samples of all finishes and materials, finishes shall be on actual materials.
5. Cut sheets: contractor shall submit manufacturer's cuts and spec sheets for all fixtures, including lighting, equipment, special materials, specialties, doors, frames and hardware.
6. Minimum sample size:
   a. Wood veneered products - 8 ½" x 11" x ¼"
   b. Solid lumber - 50 square inches
   c. Other finishes and miscellaneous materials - 6" x 6"
7. Quantity of submittals:
   a. Material samples: 3
   b. Shop drawings: 1 pdf
   c. Erection drawings: 1 pdf
8. Submittal markings: the samples shall bear identification of the project, designer, general contractor, and the manufacturer.
9. Quality grade of millwork and casework: AWI quality standards and specifications shall govern according to the following grades:
   a. Casework: Premium Grade
   b. Natural finish millwork: Premium Grade
   c. Running trim: Custom Grade
   d. Architectural flush doors (natural finish): Premium Grade

DEFERRED SUBMITTALS:

1. Deferred submittal review process: the portions of the project listed below will be constructed using a design/build approach.
2. The drawings included in this package are preliminary to provide a basis for bidding and planning.
3. Construction drawings for the portions listed are to be provided by the contractor as "deferred submittal" drawings.
4. "Deferred submittal" drawings require approval of both architect/engineer and the authority having jurisdiction prior to construction per O.S.S.C. paragraph 107.3.4.2.
5. The procedure for deferred submittal is as follows:
   a. Contractor to review and provide submittal stamp of approval.
   b. Deferred submittal shall be submitted to the architect for review.
   c. Following the completion of the architects review the contractor shall submit to the authority having jurisdiction.
   d. Work related to deferred submittal items shall not be performed until the deferred submittal documents have been approved by the authority having jurisdiction.
6. The contractor is responsible for the following deferred submittals:
   a. Electrical service design
   b. Mechanical HVAC (Heating Ventilating And Air Conditioning) system design
   c. Plumbing service design
   d. Fire suppression
   e. Fire alarm (where applicable)
7. Design-build coordination, design build services shall include but not be limited to the following:
   a. Electrical system and service design
   b. Mechanical HVAC (Heating Ventilating And Air Conditioning) system design
   c. Plumbing system and service design
   d. Fire suppression
   e. Fire alarm (approved first by general contractor)
8. Final design, engineering and shop drawings shall be submitted to architect for review and approval prior to proceeding, shop drawings shall include all materials, configurations, attachments, and finishes.

DESIGN-BUILD NOTES:

1. Design/Build - mechanical/electrical/plumbing/sprinkler.
2. Design/Build services shall be required of the Contractor for the Mechanical, Electrical, Plumbing, and Sprinkler portions of the work. All systems new and existing shall be designed, modified, provided and/or installed as required by the new layout. Contractor shall submit design drawings and product submittals for all design/build systems to the designer and the building for review and approval.
3. Conform to applicable codes, ordinances, specific building standards and industry standards for first class installations of all systems. Comply with building and lease specific requirements for emergency lighting, electrical service and sub-metering (contractor shall be responsible for the verification of adequacy of service and panel space). Contractor shall field verify and confirm with the building prior to submitting their bid for the work.
4. Contractors shall be responsible for all design and documentation (including required design documents professionally sealed by an engineer where and as required by the local jurisdiction) as may be required for the full and complete installation of HVAC, power, lighting and sprinkler systems, as well as applying and obtaining all permits, approvals, inspections and certificates required for the completion of the project for occupancy.
5. Contractor shall submit HVAC design drawings and product submittals to the designer and the building for review and approval, including clear indications of zones, locations of supply and return diffusers and thermostat locations. Contractor shall provide HVAC balancing report in triplicate to the architect and the building upon completion of the installation and balancing.
6. Fire suppression system: contractor shall modify existing fire suppression system consistent with requirements of code, new use, NFPA, and owner's insurance underwriter. Submit shop drawings for approval of building's engineer.
7. Sprinkler head types:
   a. At gypsum board ceiling: fully recessed flush mounted type with white cover plates.
   b. At suspended acoustic tile ceiling: centering not required, maintain min 6" from grid.
8. Contractor shall be responsible for complete as-built documents at the completion of the project and shall submit reproducible copies to the landlord for their records.

R.C.P. GENERAL NOTES:

1. Light fixtures, exit signs and other ceiling elements shall be located in center of individual ceiling plane or tile unless noted otherwise or as directed by architect.
2. Provide ceiling access as required for equipment and systems maintenance. Verify manufacturer recommendations.
3. Electrical contractor to provide all switches, dimmers and plates as required by design, multiple switches at one location shall be ganged together and furnished with one cover plate.
4. The reflected ceiling plan indicates the location of ceiling types, ceiling fixtures light switches and associated items.
5. Contractor to notify architect of any conflict of light fixture locations with main runners, ducts, etc. Prior to installation.
6. Verify field conditions and locations of all plumbing, mechanical ducts, structural elements and any and all other applicable items. Install new plumbing, mechanical fans, ducts, conduits, and other related items so as to not conflict with lights and any unique field conditions.
7. Furnish and install Underwriters Laboratory, Inc. (UL) labeled devices throughout.
8. Any lighting control systems which utilize an automatic time switch, occupant-sensing device, automatic daylight control device, lumen maintenance control device or interior photocell sensor, shall be installed in accordance with the manufacturers instruction.
9. Automatic daylight control devices and lumen maintenance control devices shall only control luminaries in the day lit area and have photocell sensors that are either ceiling mounted or located so that they are accessible only to authorized personnel.

PLUMBING MECHANICAL GENERAL NOTES:

1. Plumbing systems work for this project is shown for design-build guidance.
2. All new Plumbing construction shall comply with the current edition of the Oregon Plumbing Specialty Code (OPSC).
3. Plumbing fixtures are located on drawings for location only. Confirm fixture selection with owner prior to installation.
4. Equipment schedule does not specify any plumbing fixtures such as grease traps, faucets, pressure reducing valves, etc. Nor does it include final connection to service. Plumbing contractor to provide if necessary.
5. Contractor or its subcontractors shall be responsible for obtaining and paying for all inspections and tests required by any governmental agency to implement the plans and accept any required special inspections or reports, which shall be paid for by the owner.
6. Plumbing requirements shown only for items listed on equipment schedule.
7. Plumbing contractor to provide rough-in and final connect.
8. Although some floor drains may be shown on plans, provide all required floor drains per the plumbing code.

HVAC MECHANICAL GENERAL NOTES:

1. Mechanical HVAC work for this project is shown for design-build guidance.
2. All new HVAC construction shall comply with the current edition of the Oregon Mechanical Specialty Code (OMSC).
3. Mechanical HVAC work for this project consists in air handlers, exhaust fans and duct work as well as any code mandated ventilation.
4. Exhaust fans and circulation fans are located on drawings for general location only. Sizing is the responsibility of the design build contractor. Confirm equipment selection with owner prior to installation.
5. HVAC subcontractor to provide submittal information, including Mechanical COMcheck forms, and receive owner approval prior to ordering equipment.
6. Contractor is required to review the drawings of all divisions of work contractor is responsible for coordination of this work and the work of all subcontractors with all divisions of work. It is this contractor's responsibility to provide all the subcontractors with a complete set of bid documents.
7. Contractor or its subcontractors shall be responsible for obtaining and paying for all inspections and tests required by any governmental agency to implement the plans and accept any required special inspections or reports, which shall be paid for by the owner.
8. The contractor shall furnish and install any additional structural steel required to support any mechanical equipment. This contractor shall coordinate locations and requirements with the general contractor and landlord prior to bid.

ELECTRICAL GENERAL NOTES:

1. Electrical work for this project is shown for design-build guidance.
2. All new Electrical construction shall comply with the current edition of the Oregon Electrical Specialty Code (OESC).
3. Electrical subcontractor to provide submittal information, including Lighting COMcheck forms, and receive owner approval prior to ordering equipment.
4. Contractor and subcontractors are required to review the drawings for all divisions of work. Contractor is responsible for coordination of this work and the work of all subcontractors with all divisions of work including electrical demolition. It is this contractor's responsibility to provide all the subcontractors with a complete set of bid documents.
5. Contractor or its subcontractors shall be responsible for obtaining and paying for all inspections and tests required by any governmental agency to implement the plans and accept any required special inspections or reports, which shall be paid for by the owner.
6. Electrical information provided on architectural floor plans is for reference only, electrical design build sub-contractor to confirm and coordinate all work.
7. Placement of light fixtures in ceiling planes takes precedence over all other services including fire protection or suppression devices.
8. Placement of receptacles, convenience outlets, switches, smoke detectors, etc must meet electrical code requirements, accessibility requirements and must be rationally laid out in the space available.
9. Circuiting indicated on plan is partially diagrammatic for clarity. Circuiting shall be "thru-wiring" where and whenever possible.
10. Field verify exact location and electrical requirements of all HVAC equipment with mechanical contractor prior to ordering related electrical equipment.
11. Coordinate with tenant's equipment power requirements.
12. Electrical contractor shall make all final connections as required for a fully complete and operable system.
13. All stub-up dimensions from finished floor to center of box.
14. Equipment listed on equipment schedule will be uncrated and set in place only. Rough in and final hookup will performed by the electrical contractor.
15. All electrical outlets and connections to be grounded type.
16. Electrical contractor to furnish disconnects where code requires.
17. Equipment listed on the equipment schedule does not include electrical fittings such as relays or disconnects to the electrical service.
18. Plugs should enter receptacle from the dimension side of symbols unless noted otherwise.

FIRE SUPPRESSION SYSTEM GENERAL NOTES:

Contractor qualifications:
1. Established fire protection contractor regularly engaged in the design and installation of automatic fire sprinkler systems.
2. Employ workers experienced and skilled in this trade.
3. System designer: qualified and certified for the design of fire protection sprinkler systems. NICET level III or IV technician or professional engineer experienced in the design of sprinkler systems.

Governing agency: all work in accordance with and accepted by the following hereafter referred to governing agencies:
1. State of Oregon Fire Marshal.
2. City of _____, Fire Marshal.

Design requirements:
1. Comply with the latest issue of NFPA Standard 13.
2. Design, lay out and install hydraulically calculated wet and dry pipe systems, including standpipes, utilizing code approved automatic devices designed particularly for use in this type of system.
3. Provide hydraulic calculation methods design data information in accordance with NFPA 13. Include all friction losses from point of flow test to remote sprinkler area.
4. Fire sprinkler coverage: as required by the governing agency and including fire protection of all areas including the following:
   a. Exterior canopies of combustible construction.
   b. Covered decks and patios.
   c. Covered parking areas.
   d. Attic spaces of combustible construction.
   e. Window wash sprinklers at exposures.
5. Occupancy hazard: occupancy hazard designation in accordance with the governing agency requirements.
6. Seismic restraint: include load calculations for seismic restraints.
7. Contractor shall review all drawings and determine where unheated spaces, concealed combustible spaces, overhead doors, or similar special conditions exist and provide sprinkler protection as required.
8. Revisions to the contractor's design required by the governing agency shall be at the contractor's expense.

LIFT ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neamah Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
G0.02
GENERAL NOTES

PROJECT # 2024-045
DATE: 3/14/2025

CODE REVIEW LEGEND:

ILLUMINATED EXIT SIGN.

EMERGENCY EGRESS LIGHTING. ENSURE MINIMUM 1 FOOT CANDLE AT EXIT PATH. ADDITIONAL LIGHTS MAY BE REQUIRED.

1-HOUR EXTERIOR WALL

2-HOUR FIRE WALL

OCCUPANCY CLASSIFICATION

A-2	15 net
203 SF	**14**

OCCUPANT LOAD FACTOR

OCCUPANT LOAD

AREA CONSIDERED

1 CODE REVIEW PLAN

SCALE: 1/4" = 1'-0"

N

CODE REVIEW:

SEPARATE PERMITS:
- Mechanical
- Electrical
- Plumbing
- Fire Sprinklers

GOVERNING CODES:

• Structural - Life Safety:	2022 Oregon Structural Specialty Code (OSSC)
• Mechanical:	2022 Oregon Mechanical Specialty Code (OMSC)
• Plumbing:	2023 Oregon Plumbing Specialty Code (OPSC)
• Electrical:	2023 Oregon Electrical Specialty Code (OESC)
• Energy:	2021 Oregon Energy Efficiency Specialty Code
• Fire Sprinklers:	NFPA 13
• Fire Alarm:	NFPA 72 - National Fire Alarm Code
• Gas Code:	2022 Oregon Mechanical Specialty Code
• Accessibility	ICC/ANSI A117.1-2017

BUILDING 1: OUTPATIENT MEDICAL OFFICE

CONSTRUCTION TYPE: V-B, Non-sprinklered

USE AND OCCUPANCY CLASSIFICATION:

Proposed: "B" Outpatient Medical

OCCUPANT LOAD:

Waiting:	130sf/15	=	9 occupants
Business Areas:	1,230 sf/150	=	9 occupants
Total:		=	18 occupants

FIRE PROTECTION SYSTEMS:
- Automatic Sprinkler System not required.
- Class 1 Standpipe System not required.
- Portable Fire Extinguishers required per Oregon Fire Code.
- Fire Alarm System not required.

CHAPTER 29 PLUMBING:

Single restroom is sufficient for B-Occupancy with less than 50 occupants. New single-occupant restroom is proposed within tenant area.

BUILDING 2: STUDIO SUITE

CONSTRUCTION TYPE: V-B, Sprinklered w/ NFPA 13D system

USE AND OCCUPANCY CLASSIFICATION:

Proposed: "R-3" Building w/ less than two units

OCCUPANT LOAD:

Suite:	389sf/200	=	2 occupants
Total:		=	2 occupants

FIRE PROTECTION SYSTEMS:
- Automatic Sprinkler System required, 13D system provided.
- Class 1 Standpipe System not required.
- Portable Fire Extinguishers required per Oregon Fire Code.
- Fire Alarm System not required.

CHAPTER 34 - ACCESSIBILITY:

All new construction to be accessible in compliance with ANSI A117.1-2017

• Parking:	Accessible parking provided with this permit.
• Accessible Route:	Concrete ramp provided with this permit.
• Accessible Entry:	New accessible entry provided with this permit.
• Accessible Route:	Accessible route to be provided/maintained.
• Accessible Restroom:	New accessible single-occupant restroom to be added under this permit.

LIFT ARCHITECTURE
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Building Addition/Remodel:
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375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
G1.01
CODE REVIEW PLAN

PROJECT # 2024-045
DATE: 3/14/2025

DRAWINGS FOR:

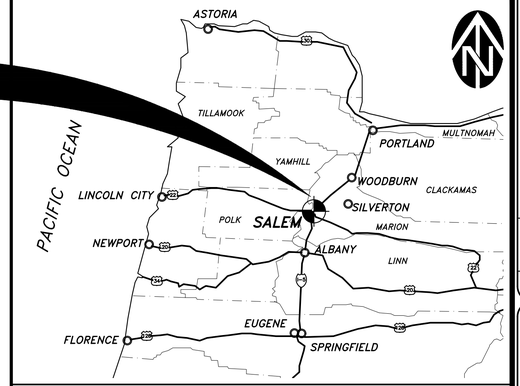
375 LEFFELLE ST
SALEM, OR 97302

FOR:

LIFT ARCHITECTURE LLC,
1130 LIBERTY ST SE, SUITE 230
SALEM, OR 97302

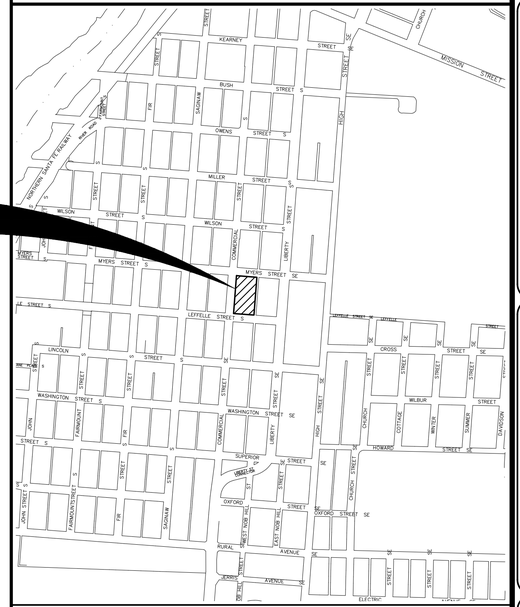
Know what's **below.**
Call before you dig.

PROJECT LOCATION



VICINITY MAP

PROJECT LOCATION



SHEET INDEX

SHT NO	DESCRIPTION
C0.0	COVER SHEET, VICINITY AND LOCATION MAPS, DRAWING INDEX
C1.0	EXISTING CONDITIONS, EROSION CONTROL, AND DEMOLITION PLAN
C1.1	POST-DEVELOPED EROSION CONTROL PLAN
C1.2	EROSION CONTROL NOTES
C1.3	EROSION CONTROL DETAILS
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C5.0	CONSTRUCTION NOTES
C6.0	CIVIL DETAILS
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NO.	DATE	DESCRIPTION	BY
1		REVISIONS	

VERIFY SCALE
BAR IS ONE INCH ON ORIGINAL DRAWING
0 1"
IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY

DSN. JW
DRN. IH
CKD. JW
DATE: FEB 2025

REGISTERED PROFESSIONAL ENGINEER
OREGON
NOV. 12, 2008
WILLIAM J. WELLS
RENEWS: 6/30/2026
REVIEW

WESTECH ENGINEERING, INC.
CONSULTING ENGINEERS AND PLANNERS
3841 Fairview Industrial Dr. S.E., Suite 100, Salem, OR 97302
Phone: (503) 585-2474 Fax: (503) 585-3986
E-mail: westech@westech-eng.com

LIFT ARCHITECTURE
375 LEFFELLE ST

COVER SHEET, VICINITY AND LOCATION MAPS, DRAWING INDEX

DRAWING
C0.0

JOB NUMBER
3552.0000.0

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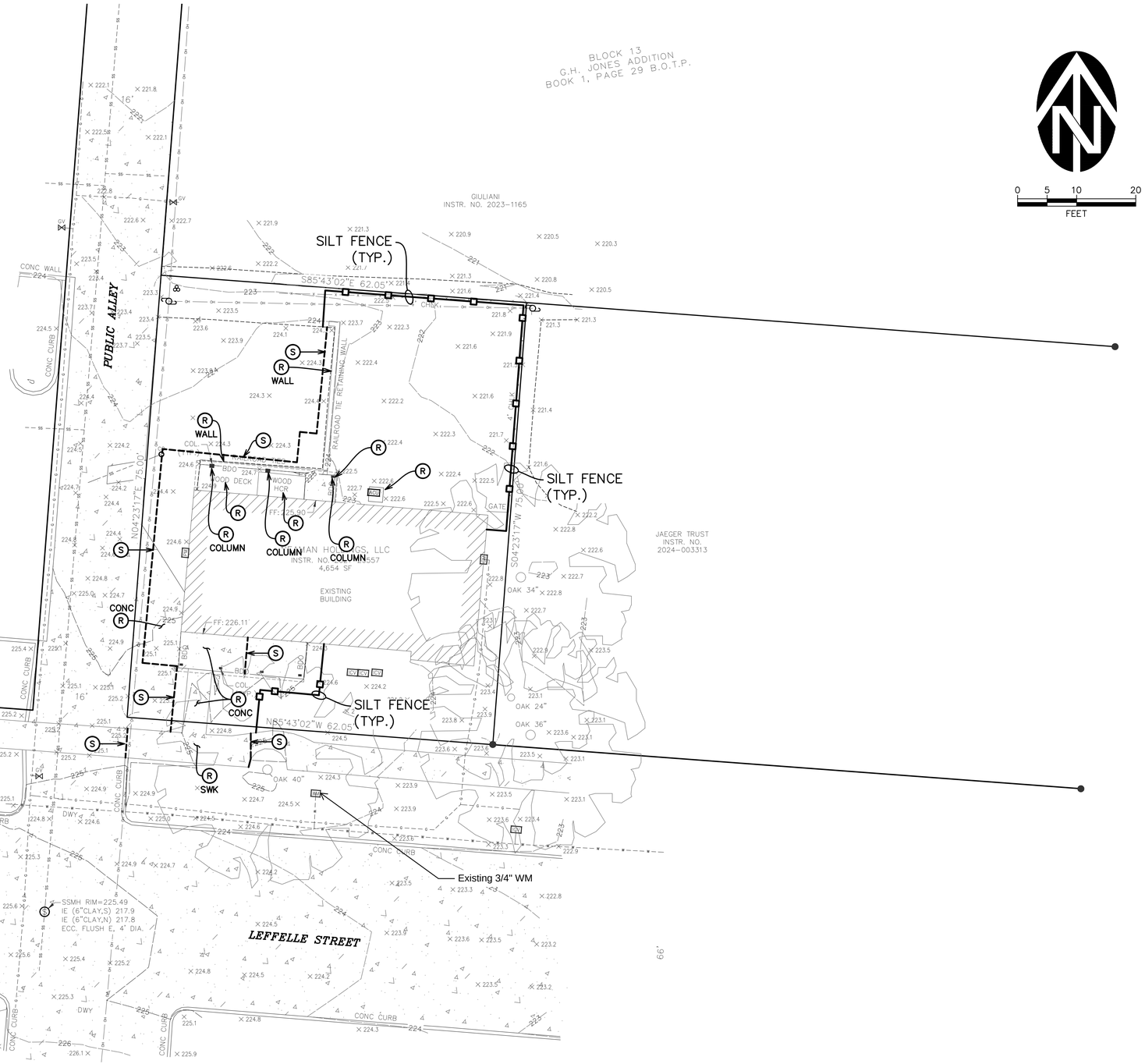
EROSION CONTROL LEGEND

- SILT SACK.
- BIO BAGS.
- SILT FENCE.

DEMOLITION LEGEND

- (S) SAWCUT.
- (R) CONTRACTOR TO REMOVE.
- (P) CONTRACTOR TO PROTECT



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LIFT ARCHITECTURE
375 LEFFELLE ST

EXISTING CONDITIONS, EROSION CONTROL, AND DEMOLITION PLAN

DRAWING
C1.0

JOB NUMBER
3552.0000.0

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EROSION CONTROL LEGEND

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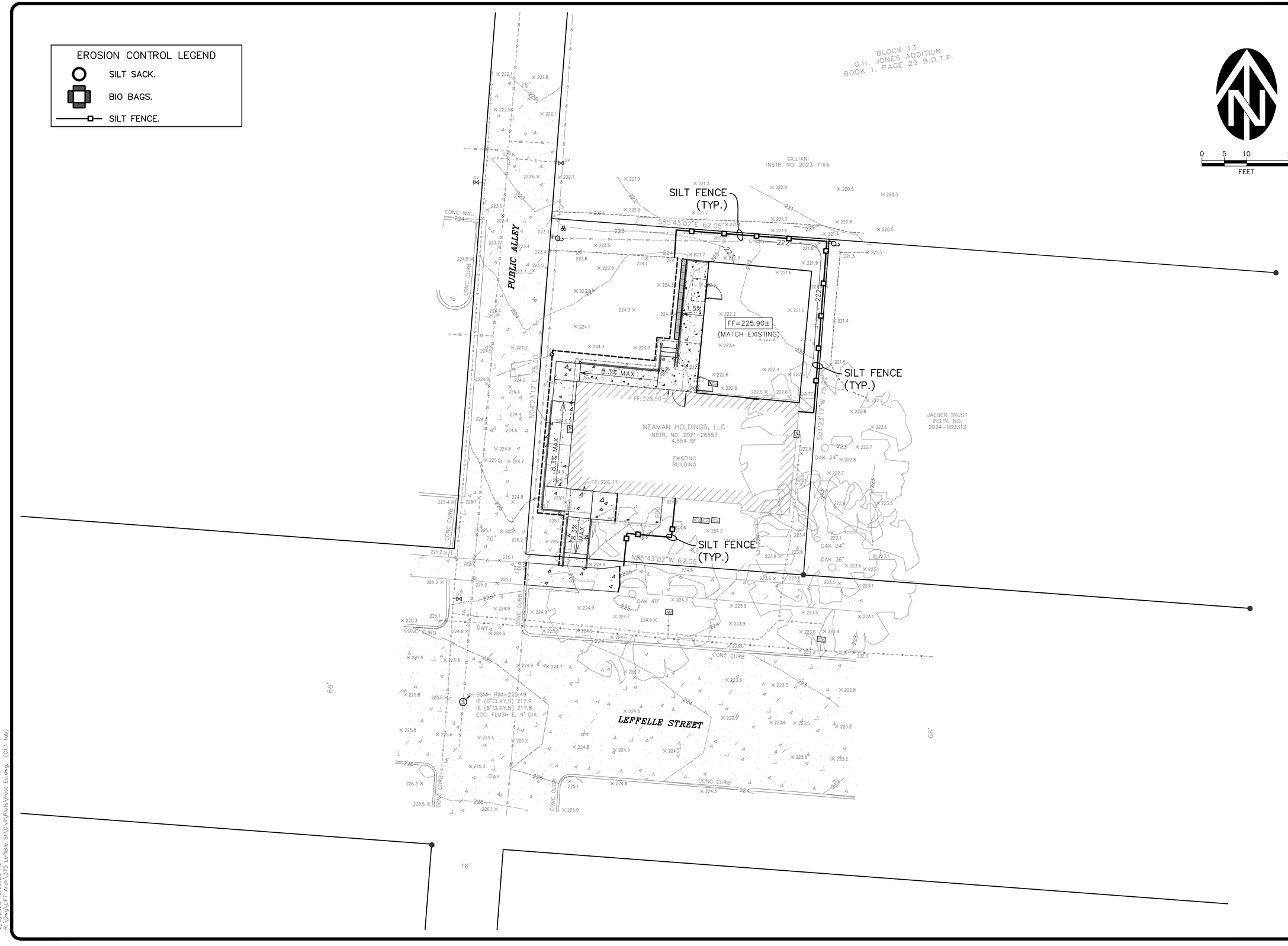
- BIO BAGS.
- SILT FENCE.



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1		REVISIONS	

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REGISTERED PROFESSIONAL ENGINEER
OREGON
NOV. 12, 2008
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RENEWS: 6/30/2026

REVIEW

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E-mail: westech@westech-eng.com

LIFT ARCHITECTURE
375 LEFFELLE ST

POST-DEVELOPED EROSION CONTROL PLAN

DRAWING
C1.1

JOB NUMBER
3552.0000.0

DEQ EROSION CONTROL STANDARD NOTES:

1. Hold a pre–construction meeting of project construction personnel that includes the inspector to discuss erosion and sediment control measures and construction limits. (Schedule A.8.c.i.(3))

2. All inspections must be made in accordance with DEQ 1200–C permit requirements. (Schedule A.12.b and Schedule B.1)

3. Inspection logs must be kept in accordance with DEQ's 1200–C permit requirements. (Schedule B.1.c and B.2)

4. Retain a copy of the ESCP and all revisions on site and make it available on request to DEQ, Agent, or the local municipality. During inactive periods of greater than seven (7) consecutive calendar days, the above records must be retained by the permit registrant but do not need to be at the construction site. (Schedule B.2.c)

5. All permit registrants must implement the ESCP. Failure to implement any of the control measures or practices described in the ESCP is a violation of the permit. (Schedule A 8.a)

6. The ESCP must be accurate and reflect site conditions. (Schedule A.12.c.i)

7. Submission of all ESCP revisions is not required. Submittal of the ESCP revisions is only under specific conditions. Submit all necessary revision to DEQ or Agent within 10 days. (Schedule A.12.c.iv. and v)

8. Phase clearing and grading to the maximum extent practical to prevent exposed inactive areas from becoming a source of erosion. (Schedule A.7.a.iii)

9. Identify, mark, and protect (by construction fencing or other means) critical riparian areas and vegetation including important trees and associated rooting zones, and vegetation areas to be preserved. Identify vegetative buffer zones between the site and sensitive areas (e.g., wetlands), and other areas to be preserved, especially in perimeter areas. (Schedule A.8.c.i.(1) and (2))

10. Preserve existing vegetation when practical and re–vegetate open areas when practicable before and after grading or construction. Identify the type of vegetative seed mix used. (Schedule A.7.a.v)

11. Maintain and delineate any existing natural buffer within the 50–feet of waters of the state. (Schedule A.7.b.i.and (2(a)(b))

12. Install perimeter sediment control, including storm drain inlet protection as well as all sediment basins, traps, and barriers prior to land disturbance. (Schedule A.8.c.i.(5))

13. Control both peak flow rates and total stormwater volume, to minimize erosion at outlets and downstream channels and streambanks. (Schedule A.7.c)

14. Control sediment as needed along the site perimeter and at all operational internal storm drain inlets at all times during construction, both internally and at the site boundary. (Schedule A.7.d.i)

15. Establish concrete truck and other concrete equipment washout areas before beginning concrete work. (Schedule A.8.c.i.(6))

16. Apply temporary and/or permanent soil stabilization measures immediately on all disturbed areas as grading progresses. Temporary or permanent stabilizations measures are not required for areas that are intended to be left unvegetated, such as dirt access roads or utility pole pads.(Schedule A.8.c.ii.(3))

17. Establish material and waste storage areas, and other non–stormwater controls. (Schedule A.8.c.i.(7))

18. Prevent tracking of sediment onto public or private roads using BMPs such as: construction entrance, graveled (or paved) exits and parking areas, gravel all unpaved roads located onsite, or use an exit tire wash. These BMPs must be in place prior to land–disturbing activities. (Schedule A 7.d.ii and A.8.c.i(4))

19. When trucking saturated soils from the site, either use water–tight trucks or drain loads on site. (Schedule A.7.d.ii.(5))

20. Control prohibited discharges from leaving the construction site, i.e., concrete wash–out, wastewater from cleanout of stucco, paint and curing compounds. (Schedule A.6)

21. Use BMPs to prevent or minimize stormwater exposure to pollutants from spills; vehicle and equipment fueling, maintenance, and storage; other cleaning and maintenance activities; and waste handling activities. These pollutants include fuel, hydraulic fluid, and other oils from vehicles and machinery, as well as debris, fertilizer, pesticides and herbicides, paints, solvents, curing compounds and adhesives from construction operations. (Schedule A.7.e.i.(2))

22. Implement the following BMPs when applicable: written spill prevention and response procedures, employee training on spill prevention and proper disposal procedures, spill kits in all vehicles, regular maintenance schedule for vehicles and machinery, material delivery and storage controls, training and signage, and covered storage areas for waste and supplies. (Schedule A. 7.e.iii.)

23. Use water, soil–binding agent or other dust control technique as needed to avoid wind–blown soil. (Schedule A 7.a.iv)

24. The application rate of fertilizers used to reestablish vegetation must follow manufacturer's recommendations to minimize nutrient releases to surface waters. Exercise caution when using time–release fertilizers within any waterway riparian zone. (Schedule A.9.b.iii)

25. If an active treatment system (for example, electro–coagulation, flocculation, filtration, etc.) for sediment or other pollutant removal is employed, submit an operation and maintenance plan (including system schematic, location of system, location of inlet, location of discharge, discharge dispersion device design, and a sampling plan and frequency) before operating the treatment system. Obtain plan approval before operating the treatment system. Operate and maintain the treatment system according to manufacturer's specifications. (Schedule A.9.d)

26. Temporarily stabilize soils at the end of the shift before holidays and weekends, if needed. The registrant is responsible for ensuring that soils are stable during rain events at all times of the year. (Schedule A 7.b)

27. As needed based on weather conditions, at the end of each workday soil stockpiles must be stabilized or covered, or other BMPs must be implemented to prevent discharges to surface waters or conveyance systems leading to surface waters. (Schedule A 7.e.ii.(2))

28. Construction activities must avoid or minimize excavation and bare ground activities during wet weather. (Schedule A.7.a.i)

29. Sediment fence: remove trapped sediment before it reaches one third of the above ground fence height and before fence removal. (Schedule A.9.c.i)

30. Other sediment barriers (such as biobags): remove sediment before it reaches two inches depth above ground height and before BMP removal. (Schedule A.9.c.i)

31. Catch basins: clean before retention capacity has been reduced by fifty percent. Sediment basins and sediment traps: remove trapped sediments before design capacity has been reduced by fifty percent and at completion of project. (Schedule A.9.c.iii& iv)

32. Within 24 hours, significant sediment that has left the construction site, must be remediated. Investigate the cause of the sediment release and implement steps to prevent a recurrence of the discharge within the same 24 hours. Any in–stream clean–up of sediment shall be performed according to the Oregon Division of State Lands required timeframe. (Schedule A.9.b.i)

33. The intentional washing of sediment into storm sewers or drainage ways must not occur. Vacuuming or dry sweeping and material pickup must be used to cleanup released sediments. (Schedule A.9.b.ii)

34. The entire site must be temporarily stabilized using vegetation or a heavy mulch layer, temporary seeding, or other method should all construction activities cease for 30 days or more. (Schedule A.7.f.i)

35. Provide temporary stabilization for that portion of the site where construction activities cease for 14 days or more with a covering of blown straw and a tackifier, loose straw, or an adequate covering of compost mulch until work resumes on that portion of the site. (Schedule A.7.f.ii)

36. Do not remove temporary sediment control practices until permanent vegetation or other cover of exposed areas is established. Once construction is complete and the site is stabilized, all temporary erosion controls and retained soils must be removed and disposed of properly, unless doing so conflicts with local requirements. (Schedule A.8.c.iii(1) and D.3.c.ii and iii)

Rev. 12/15/15 By: Krista Ratliff

YEAR: / MONTH:	'25 04	'25 05	'25 06	'25 07	'25 08	'25 09	'25 10	'25 11	'25 12	'26 01	'26 02	'26 03
CLEARING	X	X	X									
EXCAVATION	X	X	X	X	X	X	X	X	X			
GRADING	X	X	X	X	X	X	X	X	X			
CONSTRUCTION	X	X	X	X	X	X	X	X	X	X	X	X
SEDIMENT CONTROLS:												
Silt Fencing	X	X	X	X	X	X	X	X	X	X	X	X
Sediment Traps	X	X	X	X	X	X	X	X	X	X	X	X
Sediment Basins												
Storm Inlet Protection	X	X	X	X	X	X	X	X	X	X	X	X
Drainage Swales												
Check Dams												
Contour Furrows												
Terracing												
Pipe Slope Drains												
Rock Outlet Protection												
Gravel Construction Entrance												
Grass–lined Channel (Turf Reinforcement Mats)												
Protection of trees with construction fences												
Temporary Seeding and Planting												
Permanent Seeding and Planting											X	X
Other:												

CONTROL MEASURE	PHASE 1	PHASE 2	PHASE 3	PHASE 4	PHASE 5
Silt Fencing	X	X	X	X	
Construction Entrance	X	X			
Sediment Traps	X	X	X	X	X
Storm Inlet Protection	X	X	X	X	
Concrete Washout					
Rock Outlet Protection			X	X	X
Permanent Seeding and Planting					X

Phase 1: Prior to Ground Disturbance
Phase 2: After Completion of Rough Grading
Phase 3: After Installation of Storm Facilities
Phase 4: After Paving & Construction
Phase 5: After Project Completion and Cleanup

INSPECTION FREQUENCY FOR BMP

Site Condition	Minimum Frequency
1. Active period	Daily when stormwater runoff, including runoff from snowmelt, is occurring. At least once every 14 days, regardless of whether stormwater runoff is occurring.
2. Prior to the site becoming inactive or in anticipation of site inaccessibility.	Once to ensure that erosion and sediment control measures are in working order. Any necessary maintenance and repair must be made prior to leaving the site.
3. Inactive periods greater than seven (14) consecutive calendar days	Once every month.
4. Periods during which the site is inaccessible due to inclement weather	If practical, inspections must occur daily at a relevant and accessible discharge point or downstream location.
5. Periods during which discharge is unlikely due to frozen conditions	Monthly. Resume monitoring immediately upon melt, or when weather conditions make discharge likely.

BMP Rationale

A comprehensive list of available Best Management Practices (BMP) options based on DEQ's 1200–C Permit Application and ESCP Guidance Document has been reviewed to complete this Erosion and Sediment Control Plan. Some of the above listed BMPs were not chosen because they were determined to not effectively manage erosion prevention and sediment control for this project based on specific site conditions, including soil conditions, topographic constraints, accessibility to the site, and other related conditions. As the project progresses and there is a need to revise the ESCP, an Action Plan will be submitted.

SOIL TYPE(S): PER MARION CO. SOIL SURVEY THE SITE SOILS INCLUDE, "JORY SILTY CLAY LOAM, 2 TO 7 PERCENT SLOPES".

EROSION HAZARD: PER MARION CO. SOIL SURVEY EROSION HAZARD RANGE IS "SLIGHT"

SITE AREA: 0.11 Ac

DISTURBANCE AREA: 0.04 Ac

SUPPLEMENTAL WESTECH NOTES:

1. Erosion control measures shall be maintained in such a manner as to ensure that sediment and sediment–laden water does not enter the drainge system, roadways, or violate applicable water quality standards.

2. The erosion control construction, maintenance, replacement and upgrading of the erosion control facilities is the responsibility of the Contractor until all construction is completed and approved, and permanent erosion control (i.e. vegetation/landscaping) is established on all disturbed areas.

3. All recommended erosion control procedures are dependent on construction methods, staging, site conditions, weather and scheduling. During the construction period, erosion control facilities shall be upgraded as necessary due to unexpected storm events and to ensure that sediment and sediment laden water does not leave the site.

4. The Contractor is responsible for control of sediment transport within project limits. If an installed erosion control system does not adequately contain sediment on site, then the erosion control measures shall be adjusted or supplemented by the Contractor as necessary to ensure that sediment laden water does not leave the site. Additional measures shall be provided as required to ensure that all paved areas are kept clean for the duration of the project. Additional interim measures will include, at a minimum, installation of silt fences in accordance with the details shown on the drawings. These measures shall be installed along all exposed embankments and cut slopes to prevent sediment transport.

5. All existing and newly constructed storm inlets and drains shall be protected until pavement surfaces are completed and/or vegetation is established.

6. Erosion control facilities and sediment fences on active sites shall be inspected by the Contractor at least daily during any period with measurable precipitation. Any required repairs or maintenance shall be completed immediately. The erosion control facilities on inactive sites shall be inspected and maintained by the Contractor a minimum of once a month or within 24 hours following the start of a storm event.

7. All catch basins and conveyance lines shall be cleaned prior to paving. The cleaning operation shall not flush sediment–laden water into the downstream system. The Contractor shall remove all accumulated sediment from all impacted catch basins and storm pipes prior to acceptance by the Owner.

8. The Contractor is solely responsible for protection of all adjacent property and downstream facilities from erosion and siltation during project construction. Any damage resulting from such erosion and siltation shall be corrected at the sole expense of the Contractor.

9. The Contractor shall provide site watering as necessary to prevent wind erosion of fine–grained soils.

10. Unless otherwise indicated on the drawings, all temporary erosion control facilities, including sediment fences, silt sacks, bio–bags, etc. shall be removed by the Contractor within 30 days after permanent landscaping/vegetation is established.

11. Sediment fences shall be constructed of continuous filter fabric to avoid use of joints. When joints are necessary, filter cloth shall be spliced together only at a support post, with a minimum 6–inch overlap, and both ends securely fastened to a post.

12. Sediment fence shall be installed per drawing details. Sediment fences shall have adequate support to contain all silt and sediment captured.

13. The standard strength filter fabric shall be fastened securely to stitched loops installed on the upslope side of the posts, and 6 inches of the fabric shall be extended into the trench. The fabric shall not extend more than 30 inches above the original ground surface. Filter fabric shall not be stapled to existing trees.

14. Bio–filter bags shall be clean 100 percent wood product waste. Bags shall be 18–inch x 18–inch x 30–inch, weigh approximately 45 lbs., and be contained in a bag made of 1/2–inch plastic mesh.

15. Sediment barriers shall be maintained until the up–slope area has been permanently stabilized. At no time shall more than 10–inches of sediment be allowed to accumulate behind sediment fences. No more than 2 inches of sediment shall be allowed to accumulate behind bio–filter bags. Sediment shall be removed prior to reaching the above stated depths. New sediment barriers shall be installed uphill as required to control sediment transport.

16. Stabilized construction entrances shall be installed at the beginning of construction and maintained for the duration of the project. Additional measures may be required to ensure that all paved areas are kept clean for the duration of the project.

17. The Contractor shall verify that all trucks are well sealed when transporting saturated soils from the site. Water drippage from trucks transporting saturated soils must be reduced to less than 1 gallon per hour prior to leaving the site.

18. The entrance shall be maintained in a condition that will prevent tracking or flow of mud onto the public right–of–way or approved access point. The entrance may require periodic top dressing as conditions demand, and repair and/or cleanout of any structures used to trap sediment.

19. All materials spilled, dropped, washed, or tracked from vehicles onto roadways or into storm drains must be removed immediately, and the Contractor shall provide protection of downstream inlets and catch basins to ensure sediment laden water does not enter the storm drain system.

20. Temporary grass cover measures must be fully established by October 15th, or other cover measures (ie. erosion control blankets with anchors, 3–inches minimum of straw mulch, 6 mil HDPE plastic sheet, etc.) shall be in place over all disturbed soil areas until April 30th. To establish an adequate grass stand for controlling erosion by October 15th, it is recommended that seeding and mulching occur by September 1st. Straw mulch, if used, shall not leave any bare ground visible through the straw.

21. Minimum wet weather slope protection. For slopes steeper than 3H:1V but less than 2H:1V, use Tensar/North American Green Type S150 erosion control blanket. For slopes 2H:1V or steeper, use Tensar/North American Green Type SC150 erosion control blanket. Use a minimum of 2–inches straw mulch or Tensar/North American Green Type S150 for slopes flatter than 3H:1V. Slope protection shall be placed on all disturbed areas immediately after completion of each section of construction activity, until the erosion control seeding has been established. As an option during temporary or seasonal work stoppages, a 6–mil HDPE plastic sheet may be placed on exposed slopes. The plastic sheet shall be provided with an anchor trench at the top and bottom of the slope, and shall be sandbagged on the slopes as required to prevent damage or displacement by wind.

22. Permanent erosion control vegetation on all embankments and disturbed areas shall be re–established as soon as construction is completed.

23. Soil preparation. Topsoil should be prepared according to landscape plans, if available, or recommendations of grass seed supplier. It is recommended that slopes be textured before seeding by rack walking (ie. driving a crawling tractor up and down the slopes to leave a pattern of cleat imprints parallel to slope contours) or other method to provide stable areas for seeds to rest.

24. When used, hydromulch shall be applied with grass seed at a rate of 2000 lbs. per acre between April 30 and June 10, or between September 1 and October 1. On slopes steeper than 10 percent, hydroseed and mulch shall be applied with a bonding agent (tackifier). Application rate and methodology to be in accordance with seed supplier recommendations.

25. When used in lieu of hydromulch, dry, loose, weed free straw used as mulch shall be applied at a rate of 4000 lbs. per acre (double the hydromulch application requirement). Anchor straw by working in by hand or with equipment (rollers, cleat trackers, etc.). Mulch shall be spread uniformly immediately following seeding.

26. When conditions are not favorable to germination and establishment of the grass seed, the Contractor shall irrigate the seeded and mulched areas as required to establish the grass cover.

27. Seeding. Recommended erosion control grass seed mix is as follows. Dwarf grass mix (low height, low maintenance) consisting of dwarf perennial ryegrass (80 % by weight), creeping red fescue (20 % by weight). Application rate shall be 100 lbs. per acre minimum.

28. Grass seed shall be fertilized at a rate of 10 lbs. per 1000 S.F with 16– 16–16 slow release type fertilizer. Development areas within 50 feet of water bodies and wetlands must use a non–phosphorous fertilizer.

29. Prior to starting construction contractor shall acquire the services of a DEQ Certified Erosion and Sediment Control Inspector and shall submit an "Action Plan" to DEQ indentifying their names, contact information, training and experience as required in Schedule A.6.b.i–ii of the 1200–C Permit

30. Contractor shall submit "Notice of Termination" to DEQ to end the 1200–C permit coverage once all soil disturbance activities have been completed and final stabilization of exposed soils has occured.

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DATE: FEB 2025

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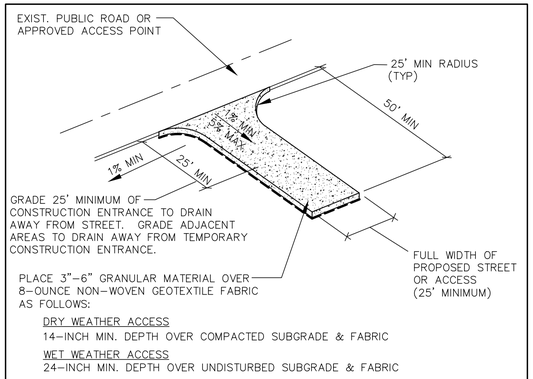
LIFT ARCHITECTURE
375 LEFFELLE ST

EROSION CONTROL NOTES

DRAWING
C1.2

JOB NUMBER
3552.0000.0



DRY WEATHER ACCESS

14–INCH MIN. DEPTH OVER COMPACTED SUBGRADE & FABRIC

WET WEATHER ACCESS

24–INCH MIN. DEPTH OVER UNDISTURBED SUBGRADE & FABRIC

CONSTRUCTION NOTES:

1. THE AREA OF THE CONSTRUCTION ENTRANCE SHALL BE STRIPPED OF ALL TOPSOIL, VEGETATION, ROOTS, AND OTHER NON–COMPACTABLE MATERIAL.
2. SUBGRADE SHALL BE COMPACTED AND PROOFROLLED PRIOR TO PLACEMENT OF GRANULAR MATERIAL. FAILURE TO PASS PROOFROLL WILL REQUIRE USE OF WET WEATHER SECTION.
3. FAILURE OR PUMPING OF THE DRY WEATHER SECTION WILL REQUIRE REMOVAL OF THE GRANULAR MATERIAL AND INSTALLATION OF THE WET WEATHER SECTION.

MAINTENANCE NOTES:

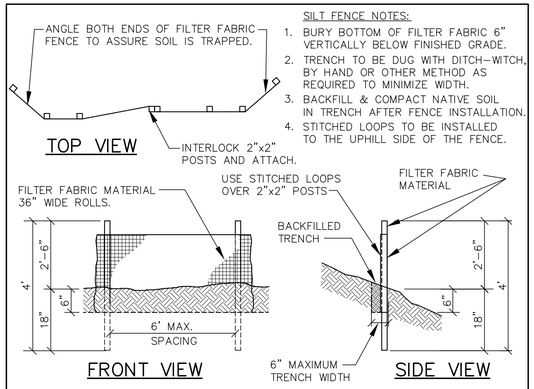
1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOW OF SEDIMENT ONTO PUBLIC RIGHT–OF–WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH 3"–6" INCH STONE AS CONDITIONS DEMAND, AND REPAIR AND/OR CLEAN–OUT OF STRUCTURES USED TO TRAP SEDIMENT.
2. ALL MATERIALS SPILLED, DROPPED, WASHED OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY.
3. ALL TRUCKS TRANSPORTING SATURATED SOILS SHALL BE WELL SEALED. WATER DRIPPAGE FROM TRUCKS MUST BE REDUCED TO 1 GALLON PER HOUR PRIOR TO LEAVING THE SITE.

LAST REVISION DATE:	JO #
MAY 2013	STANDARD

TEMPORARY CONSTRUCTION ENTRANCE

(NTS)

WESTECH ENG.	DETAIL NO. 6100



SILT FENCE NOTES:

1. BURY BOTTOM OF FILTER FABRIC 6" VERTICALLY BELOW FINISHED GRADE.
2. TRENCH TO BE DUG WITH DITCH–WITCH, BY HAND OR OTHER METHOD AS REQUIRED TO MINIMIZE WIDTH.
3. BACKFILL & COMPACT NATIVE SOIL IN TRENCH AFTER FENCE INSTALLATION.
4. STITCHED LOOPS TO BE INSTALLED TO THE UPHILL SIDE OF THE FENCE.

MAINTENANCE NOTES:

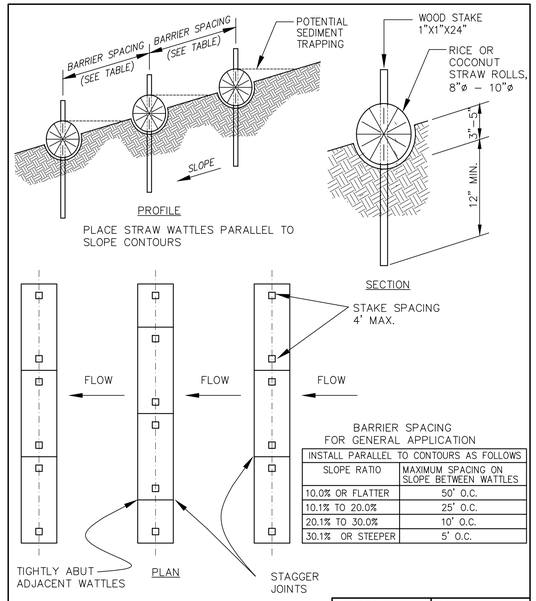
1. SEDIMENT BARRIERS SHALL BE MAINTAINED UNTIL UP–SLOPE AREA IS PERMANENTLY STABILIZED.
2. AT NO TIME SHALL MORE THAN ONE FOOT OF SEDIMENT BE ALLOWED TO ACCUMULATE BEHIND SEDIMENT FENCES OR BIOFILTER BAGS.
3. NEW SEDIMENT BARRIERS SHALL BE INSTALLED UPHILL AS REQUIRED TO CONTROL SEDIMENT TRANSPORT.

LAST REVISION DATE:	JO #
APRIL 2014	STANDARD

SEDIMENT BARRIERS

(NTS)

WESTECH ENG.	DETAIL NO. 6110



BARRIER SPACING FOR GENERAL APPLICATION

INSTALL PARALLEL TO CONTOURS AS FOLLOWS	
SLOPE RATIO	MAXIMUM SPACING ON SLOPE BETWEEN WATTLES
10.0% OR FLATTER	50' O.C.
10.1% TO 20.0%	25' O.C.
20.1% TO 30.0%	10' O.C.
30.1% OR STEEPER	5' O.C.

NOTES:

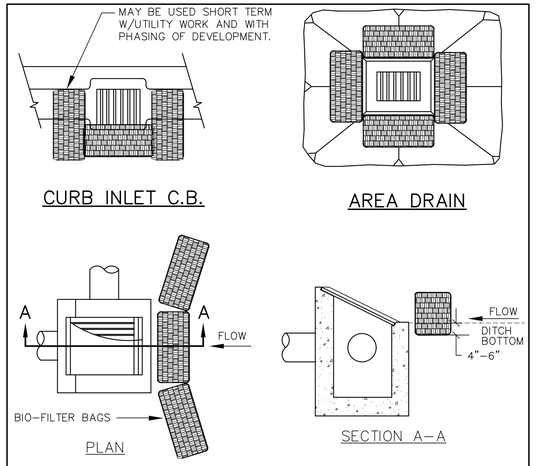
1. ALL MATERIAL SHALL CONFORM TO OSSC (ODOT/APWA) SPECIFICATIONS, CURRENT EDITION.
2. SEDIMENT BARRIERS SHALL BE MAINTAINED UNTIL UP–SLOPE AREA IS PERMANENTLY STABILIZED.
3. AT NO TIME SHALL SEDIMENT BE ALLOWED TO ACCUMULATE ABOVE THE TOP OF THE STRAW WATTLE.
4. NEW SEDIMENT BARRIERS SHALL BE INSTALLED UPHILL AS REQUIRED TO CONTROL SEDIMENT TRANSPORT.

LAST REVISION DATE:	JO #
JUNE 2015	STANDARD

STRAW WATTLE SEDIMENT BARRIER

(NTS)

WESTECH ENG.	DETAIL NO. 6120



MAINTENANCE NOTES:

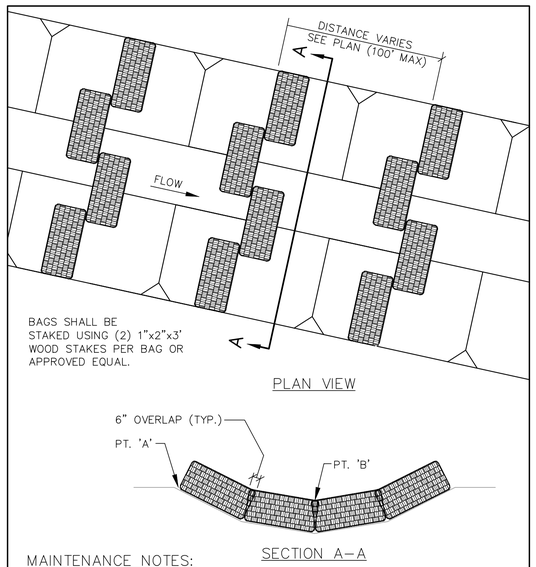
1. SEDIMENT BARRIERS SHALL BE MAINTAINED UNTIL UP–SLOPE AREA IS PERMANENTLY STABILIZED.
2. AT NO TIME SHALL MORE THAN ONE FOOT OF SEDIMENT BE ALLOWED TO ACCUMULATE BEHIND SEDIMENT FENCES OR BIOFILTER BAGS.
3. NEW SEDIMENT BARRIERS SHALL BE INSTALLED UPHILL AS REQUIRED TO CONTROL SEDIMENT TRANSPORT.

LAST REVISION DATE:	JO #
APRIL 2014	STANDARD

INLET SEDIMENT CONTROL

(NTS)

WESTECH ENG.	DETAIL NO. 6130



MAINTENANCE NOTES:

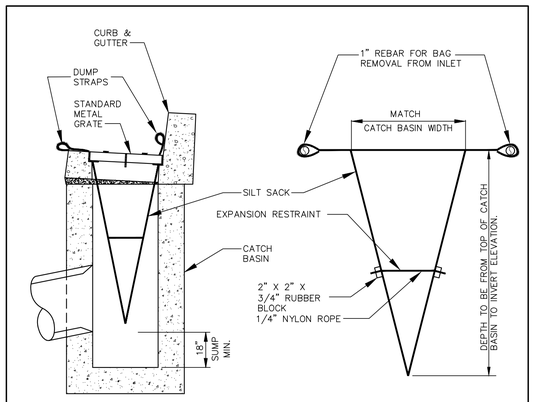
1. SEDIMENT BARRIERS SHALL BE MAINTAINED UNTIL UP–SLOPE AREA IS PERMANENTLY STABILIZED.
2. AT NO TIME SHALL MORE THAN ONE FOOT OF SEDIMENT BE ALLOWED TO ACCUMULATE BEHIND BIOFILTER BAGS.
3. NEW SEDIMENT BARRIERS SHALL BE INSTALLED UPHILL AS REQUIRED TO CONTROL SEDIMENT TRANSPORT.
4. PT. 'A' SHALL BE 6" MIN. HIGHER THAN PT. 'B'.

LAST REVISION DATE:	JO #
APRIL 2014	STANDARD

DITCH AND SWALE EROSION PROTECTION

(NTS)

WESTECH ENG.	DETAIL NO. 6140



NOTES:

1. EMPTY SILT SACK AS NECESSARY.
2. SILTSACK SEDIMENT CONTROL DEVICE AS MANUFACTURED BY ACF ENVIRONMENTAL AND SUPPLIED BY ACF WEST (503) 771–5115 OR APPROVED EQUAL.

LAST REVISION DATE:	JO #
OCT 2002	STANDARD

SILTSACK INLET DETAIL

(NTS)

WESTECH ENG.	DETAIL NO. 6150

NO.	DATE	DESCRIPTION	BY
		REVISIONS	
1			

VERIFY SCALE
BAR IS ONE INCH ON ORIGINAL DRAWING 1"
IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY

DSN. JW
DRN. IH
CKD. JW
DATE: FEB 2025

REGISTERED PROFESSIONAL ENGINEER
OREGON
NOV. 12, 2008
WILLIAM J. WELLS
RENEWS: 6/30/2026

REVIEW

WESTECH ENGINEERING, INC.
CONSULTING ENGINEERS AND PLANNERS
3841 Fairview Industrial Dr. S.E., Suite 100, Salem, OR 97302
Phone: (503) 585–2474 Fax: (503) 585–3986
E–mail: westech@westech–eng.com

LIFT ARCHITECTURE
375 LEFFELLE ST

EROSION CONTROL DETAILS

DRAWING
C1.3

JOB NUMBER
3552.0000.0

NO.	DATE	DESCRIPTION	BY
1		REVISIONS	

VERIFY SCALE
BAR IS ONE INCH ON ORIGINAL DRAWING
0 1"
IF NOT ONE INCH, ADJUST SCALES ACCORDINGLY

DSN. JW
DRN. IH
CKD. JW
DATE: FEB 2025

REVIEW

REGISTERED PROFESSIONAL ENGINEER
OREGON
NOV. 12, 2008
WILLIAM J. WELLS
RENEWS: 6/30/2026

WESTECH ENGINEERING, INC.
CONSULTING ENGINEERS AND PLANNERS
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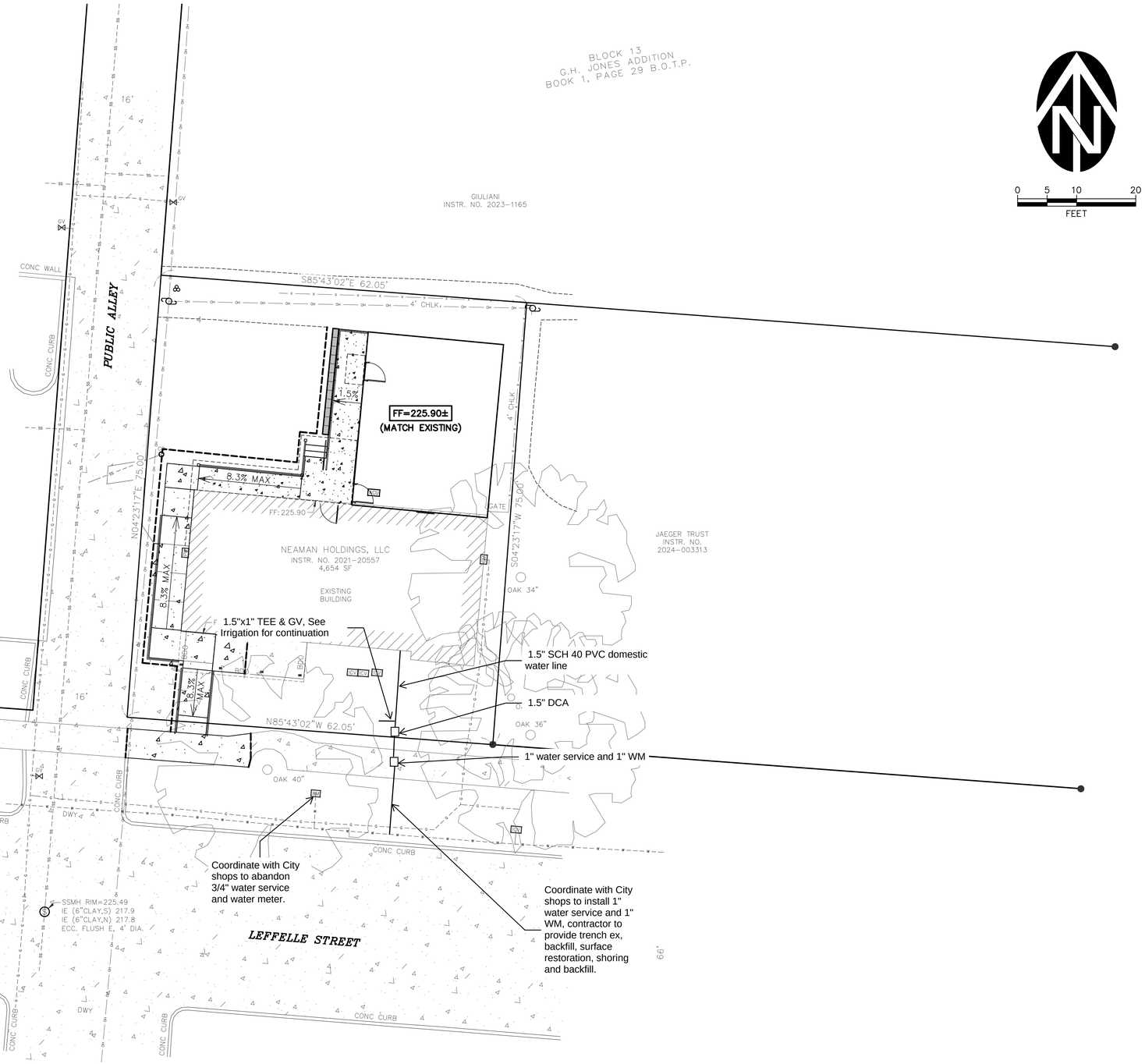
E-mail: westech@westech-eng.com

LIFT ARCHITECTURE
375 LEFFELLE ST

GRADING AND DRAINAGE PLAN

DRAWING
C2.0

JOB NUMBER
3552.0000.0



NO.	DATE	DESCRIPTION	BY
1		REVISIONS	

VERIFY SCALE
BAR IS ONE INCH ON ORIGINAL DRAWING
0 1"
IF NOT ONE INCH, ADJUST THIS SHEET, ADJUST SCALES ACCORDINGLY

DSN. JW
DRN. IH
CKD. JW
DATE: FEB 2025

REGISTERED PROFESSIONAL ENGINEER
OREGON
NOV. 12, 2008
WILLIAM J. WELLS
RENEWS: 6/30/2026

REVIEW

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LIFT ARCHITECTURE
375 LEFFELLE ST

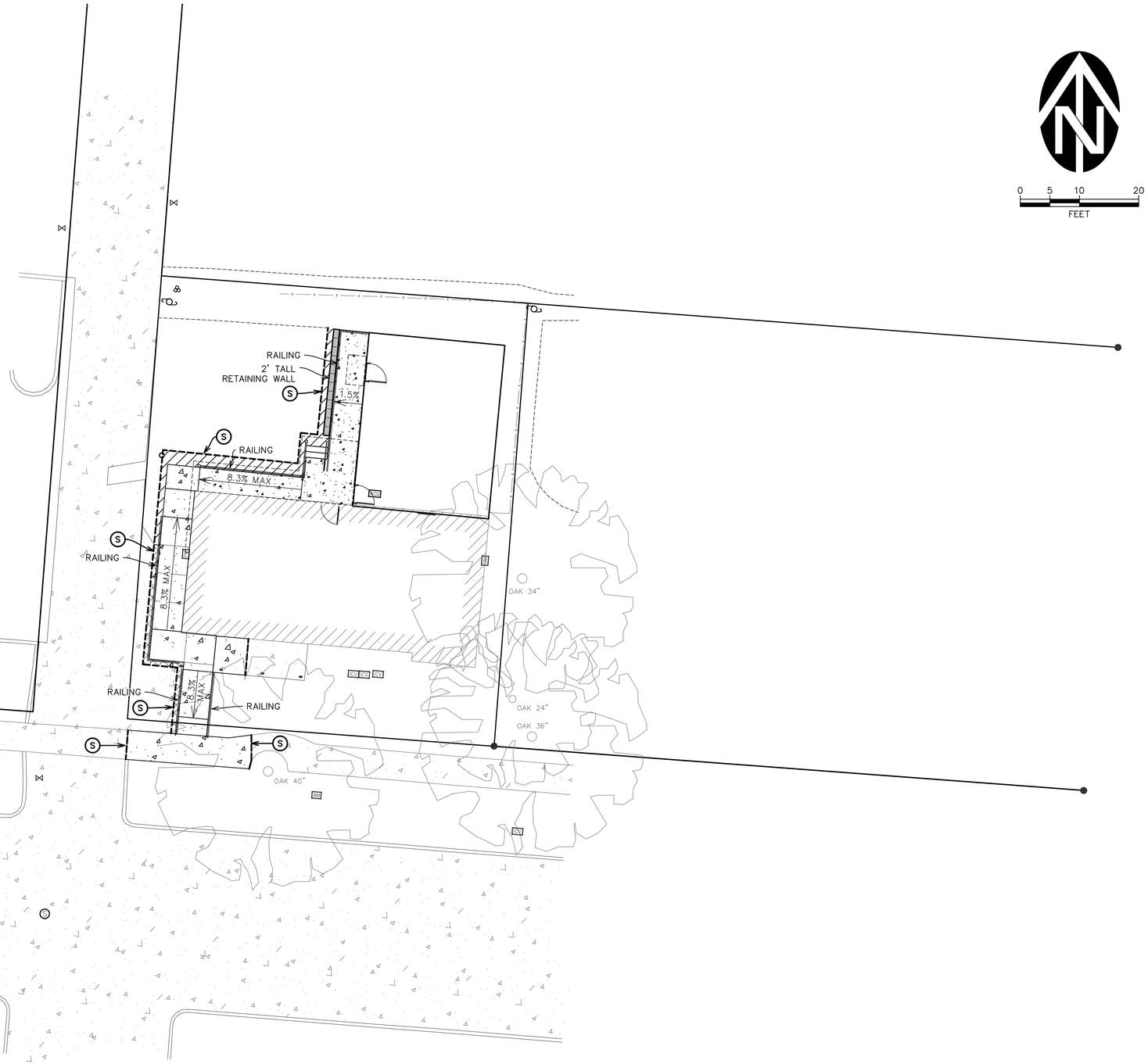
UTILITY PLAN

DRAWING
C3.0

JOB NUMBER
3552.0000.0

SURFACING LEGEND

- 3" OF ½" DENSE-GRADED HMAC (1 LIFT) OVER 8" OF COMPACTED ROCK OVER APPROVED SUBGRADE.
- 4" THICK PCC (4000 PSI) OVER 2" OF COMPACTED 1"-0 OVER APPROVED SUBGRADE.
- HEAVY DUTY PCC 8" THICK PCC OVER 4" OF COMPACTED 1"-0 OVER APPROVED SUBGRADE.
- (C) TYPE "C" CURB.
- (M) MONOLITHIC CURB AND SIDEWALK.
- (S) SAWCUT.



0 5 10 20
FEET

NO.	DATE	DESCRIPTION	BY
		REVISIONS	
1			

VERIFY SCALE
BAR IS ONE INCH ON ORIGINAL DRAWING
0 1"
IF NOT ONE INCH, ADJUST SCALES ACCORDINGLY

DSN. JW
DRN. IH
CKD. JW
DATE: FEB 2025

REGISTERED PROFESSIONAL ENGINEER
OREGON
NOV. 12, 2008
WILLIAM J. WELLS
RENEWS: 6/30/2026

REVIEW

WESTECH ENGINEERING, INC.
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Phone: (503) 585-2474 Fax: (503) 585-3986
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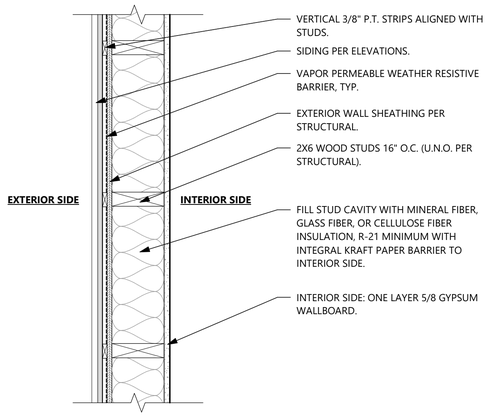
LIFT ARCHITECTURE
375 LEFFELLE ST

SURFACING PLAN

DRAWING
C4.0

JOB NUMBER
3552.0000.0

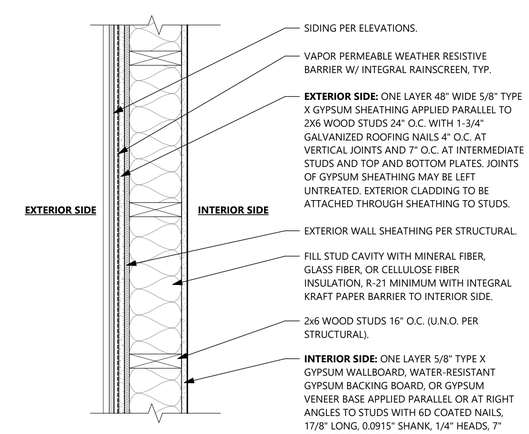
EXTERIOR WALL ASSEMBLY: NOT RATED



F.R. N/A
STC N/A

EXTERIOR WALL TYPE: A

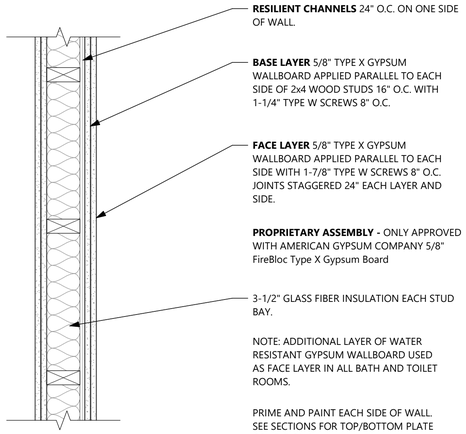
EXTERIOR WALL ASSEMBLY: GA FILE WP 8105
1-HOUR RATING



F.R. 1-HOUR
STC N/A

EXTERIOR WALL TYPE: B

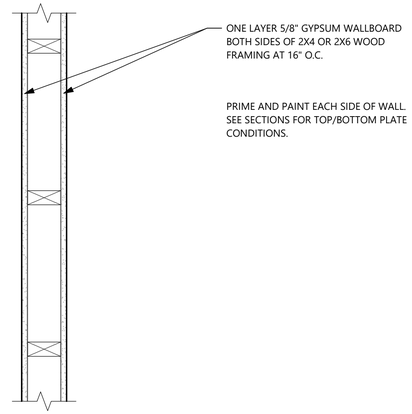
GA FILE NO. WP 3825
2-HOUR RATING



F.R. 2-HOUR
STC 55-59

INTERIOR FIRE WALL: C

INTERIOR WALL ASSEMBLY: NOT RATED



F.R. N/A
STC N/A

TYPICAL INTERIOR PARTITION: D

ROOF/CEILING ASSEMBLY, NON-RATED

F.R. N/A
STC N/A

ROOF/CEILING ASSEMBLY: R-1

INTERIOR FLOOR ASSEMBLY, NON-RATED

F.R. N/A
STC N/A

TYPICAL FLOOR ASSEMBLY: F-1

LIFT ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neamah Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
A0.21
VERTICAL/HORIZONTAL ASSEMBLIES

PROJECT # 2024-045
DATE: 3/14/2025

SITE PLAN NOTES:

1. EXISTING ASPHALT TO REMAIN.
2. NEW CONCRETE WALKWAY AT BUILDING FFE.
3. DASHED LINE/HATCH REPRESENTS BUILDING OVERHANG ABOVE.
4. NEW CONCRETE RAMP.
5. NEW CONCRETE PEDESTRIAN CONNECTION, CONNECT TO BACK OF EXISTING SIDEWALK.
6. (2) INVERTED-U BIKE RACKS, PROVIDES (4) SPACES

ZONING REVIEW:

LOT INFORMATION:

OWNER: NEAMAN HOLDINGS LLC

TAX LOT: 073W27CD04800

LOT SIZE: 4,654 SF (0.11 ACRES)

ZONING: CO - COMMERCIAL OFFICE

BUILDING INFORMATION:

BUILDING AREA:
- EXISTING: 1,198 sf
- ADDITION: 677 sf
- TOTAL: 1,875

BUILDING HEIGHT: 17'-0" (70'-0" maximum)

LOT COVERAGE:

BUILDINGS:	1,875 sf =	40.2%	(60% maximum)
PAVING;	1,456 sf =	31.3%	
LANDSCAPING/VEGETATION:	1,323 sf =	28.5%	(15% minimum, Type A required)

1 SITE PLAN
SCALE: 1" = 10'-0"

N

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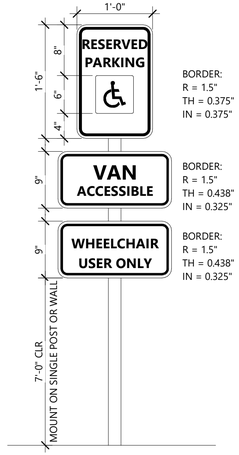
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neaman Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

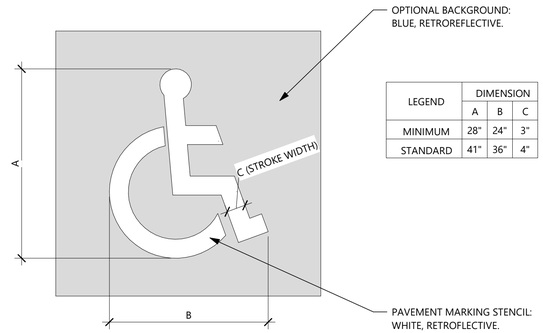
SHEET:
A1.01
SITE PLAN

PROJECT # 2024-045
DATE: 3/14/2025



1 VAN ACCESSIBLE PARKING SIGN

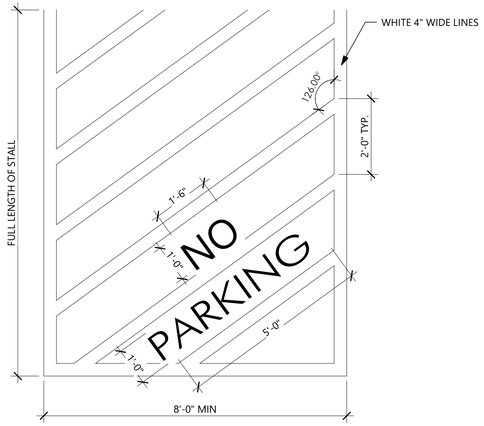
SCALE: 1" = 1'-0"



LEGEND	DIMENSION		
	A	B	C
MINIMUM	28"	24"	3"
STANDARD	41"	36"	4"

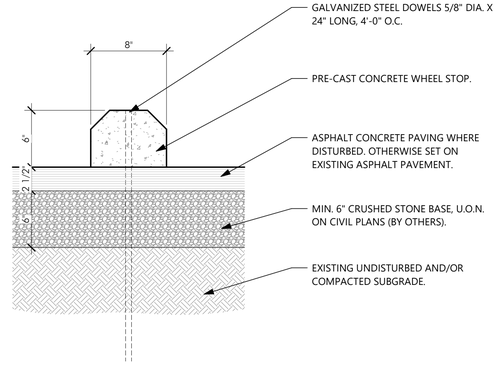
2 HANDICAPPED PARKING SYMBOL

SCALE: 1" = 1'-0"



3 ACCESS AISLE DETAIL

SCALE: 1/2" = 1'-0"



4 CONCRETE WHEEL STOP

SCALE: 1 1/2" = 1'-0"

5 BIKE RACK DETAIL

SCALE: 1/2" = 1'-0"

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Building Addition/Remodel:
Neamana Wellness
375 Leffelle St SE, Salem, OR 97302

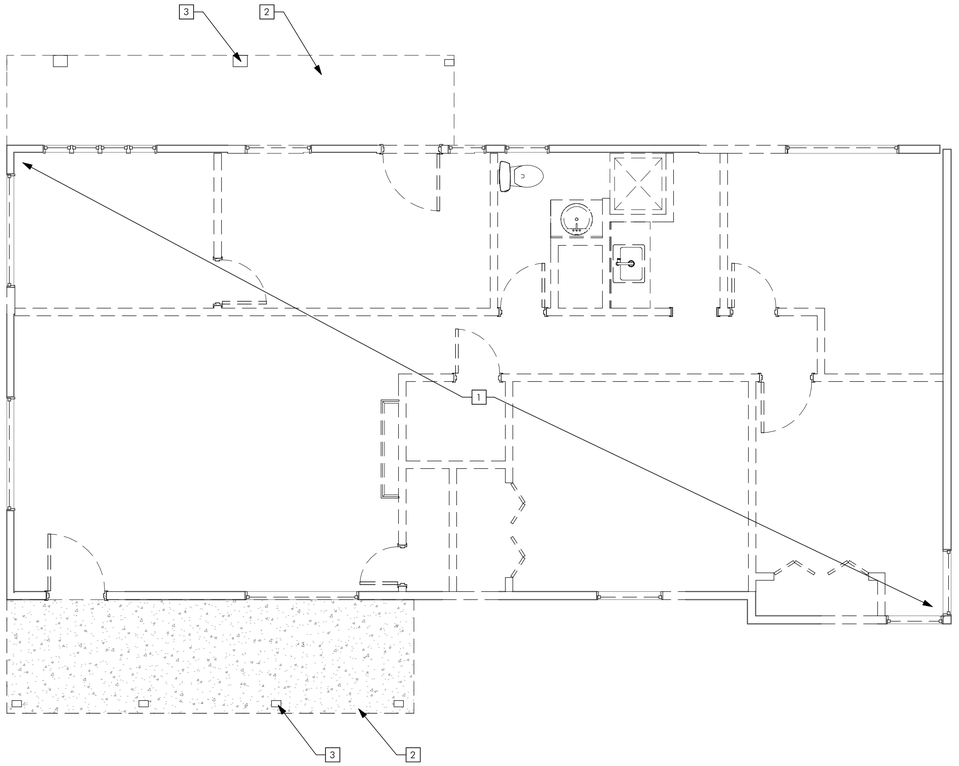
REVISIONS:

SHEET:
A1.02
SITE DETAILS

PROJECT # 2024-045
DATE: 3/14/2025

DEMOLITION PLAN NOTES:

1. EXISTING INTERIOR LAYOUT AND ROOF STRUCTURE TO BE REMOVED. SEE STRUCTURAL FOR FRAMING UPGRADES.
2. EXISTING CONCRETE PORCH/ENTRY TO BE REMOVED.
3. EXISTING POSTS TO BE REMOVED.



1 DEMOLITION PLAN
SCALE: 1/4" = 1'-0"

N

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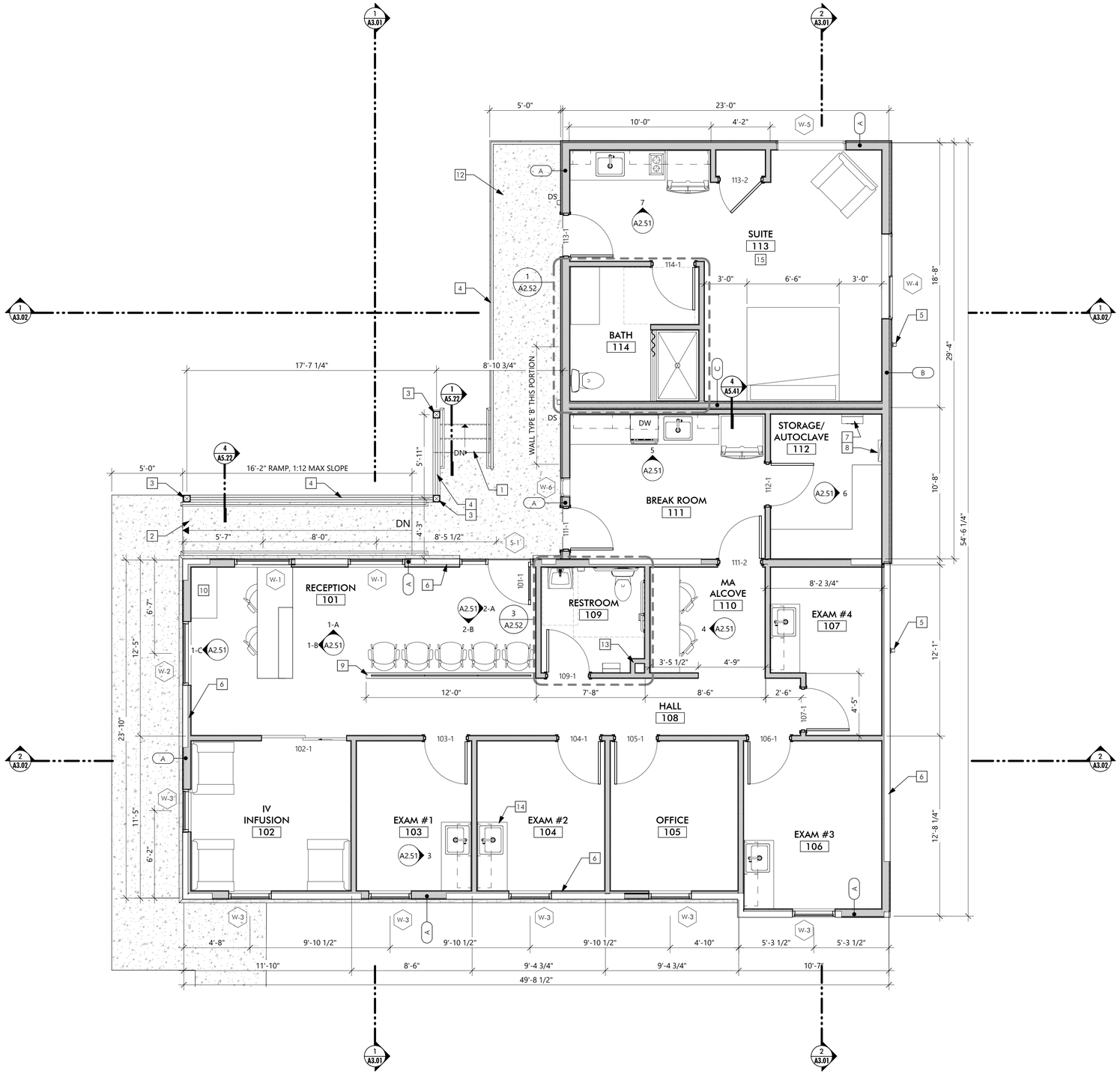
REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neaman Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
A1.11
LEVEL 01 - DEMOLITION PLAN

PROJECT # 2024-045
DATE: 3/14/2025



FLOOR PLAN NOTES:

1. CONCRETE STAIR W/ HANDRAILS EACH SIDE.
2. CONCRETE RAMP W/ HANDRAILS EACH SIDE. MAX 1:12 SLOPE.
3. POST PER STRUCTURAL, WRAP W/ APPEARANCE GRADE DOUGLAS FIR.
4. STEEL GUARDRAIL, ENSURE NO OPENINGS LARGE ENOUGH TO PASS 4" Ø SPHERE.
5. COW'S TONGUE TO DAYLIGHT OVERFLOW ROOF DRAIN.
6. SEE STRUCTURAL FOR FRAMING UPGRADES/REPLACEMENT AT EXISTING 2x4 EXTERIOR WALLS.
7. TANKLESS WATER HEATER.
8. ELECTRICAL PANEL.
9. 4'-0" H WALL W/ GLASS PARTITION ABOVE.
10. PRODUCT DISPLAY CASE PROVIDED BY OWNER. PROVIDE OUTLET FOR LIGHTING.
11. EXISTING ASPHALT TO REMAIN. SEE SITE/CIVIL PLANS FOR SURFACING AND STRIPING.
12. ELEVATED CONCRETE WALKWAY, SLOPE AWAY FROM BUILDING AT 2% MAX.
13. 1'-0" x 1'-0" CHASE FOR ROOF DRAIN ROUTING.
14. TYPICAL AT EXAM ROOMS - SINGLE BASIN STAINLESS STEEL SINK IN PLASTIC LAMINATE COUNTERTOP W/ PLASTIC LAMINATE CABINETS, SEE INTERIOR ELEVATIONS.
15. NFPA 13D SPRINKLER SYSTEM REQUIRED IN R-3 OCCUPANCY PORTION OF BUILDING. TO BE DESIGN-BUILD UNDER SEPARATE PERMIT.

1 NEW FLOOR PLAN
SCALE: 1/4" = 1'-0"

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13288
STATE OF OREGON

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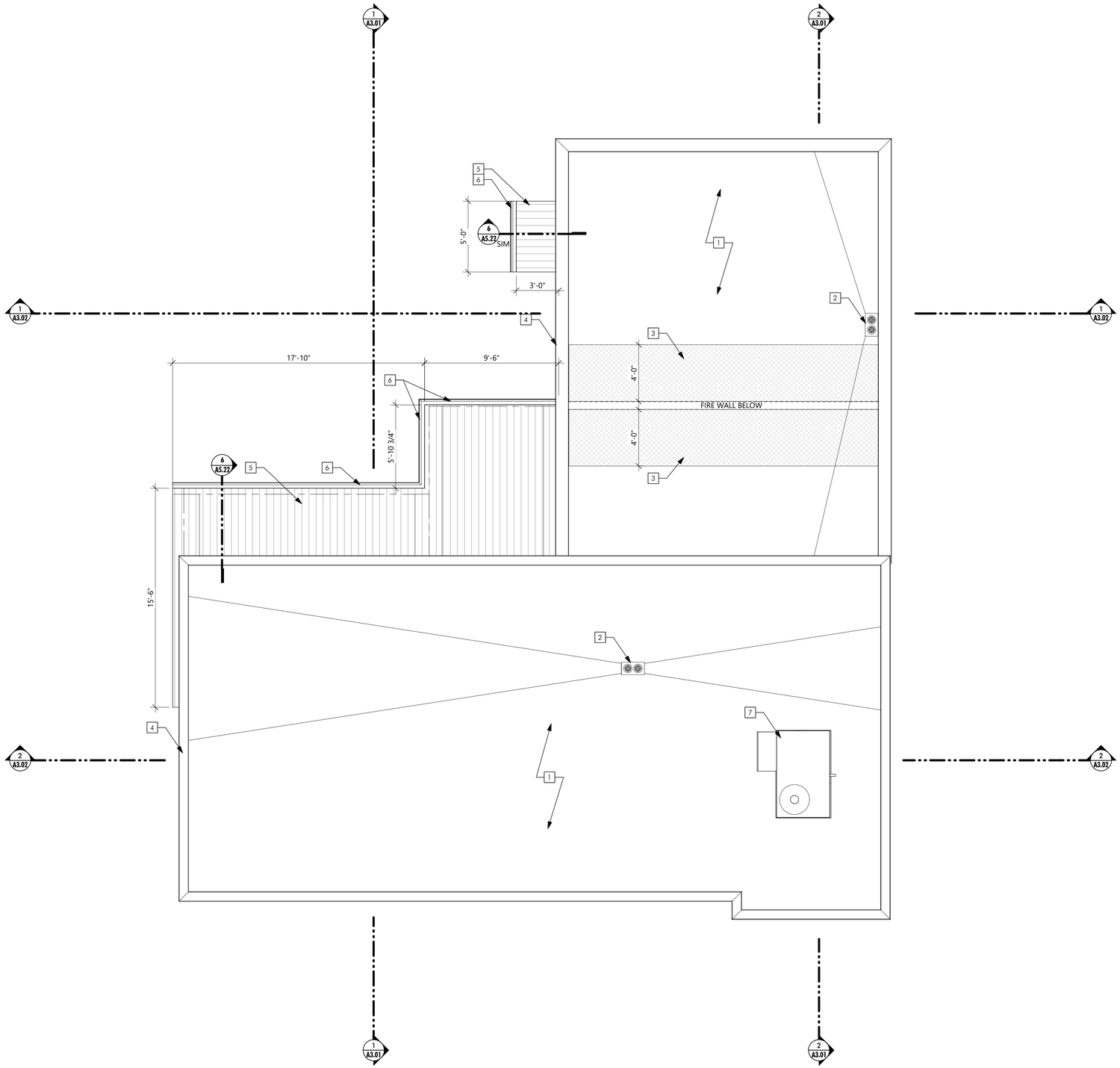
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
A1.21
LEVEL 01 - FLOOR PLAN

PROJECT # 2024-045
DATE: 3/14/2025



ROOF PLAN NOTES:

1. 60 MIL TPO MEMBRANE ROOF OVER 3/8" COVERBOARD OVER R-30 RIGID INSULATION. PROVIDE TAPERED INSULATION CRICKETS PER ROOF PLAN TO ENSURE POSITIVE DRAINAGE TO ROOF DRAIN LOCATIONS.
2. ROOF DRAIN W/ PRIMARY AND INTEGRAL OVERFLOW DRAIN. CONNECT PRIMARY DRAIN TO STORM, SECONDARY TO DAYLIGHT TO COW'S TONGUE, SEE EXTERIOR ELEVATIONS.
3. HATCHED REGION REPRESENTS 4'-0" EITHER SIDE OF 2-HOUR FIRE WALL BELOW. NO OPENINGS PERMITTED.
4. PREFINISHED METAL PARAPET CAP.
5. STANDING SEAM METAL ROOF OVER SYNTHETIC ROOFING UNDERLAYMENT
6. PREFINISHED METAL GUTTER.
7. ROOFTOP UNIT, DESIGN-BUILD BY OTHERS.

1 ROOF PLAN
SCALE: 1/4" = 1'-0"

N

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13288
STATE OF OREGON

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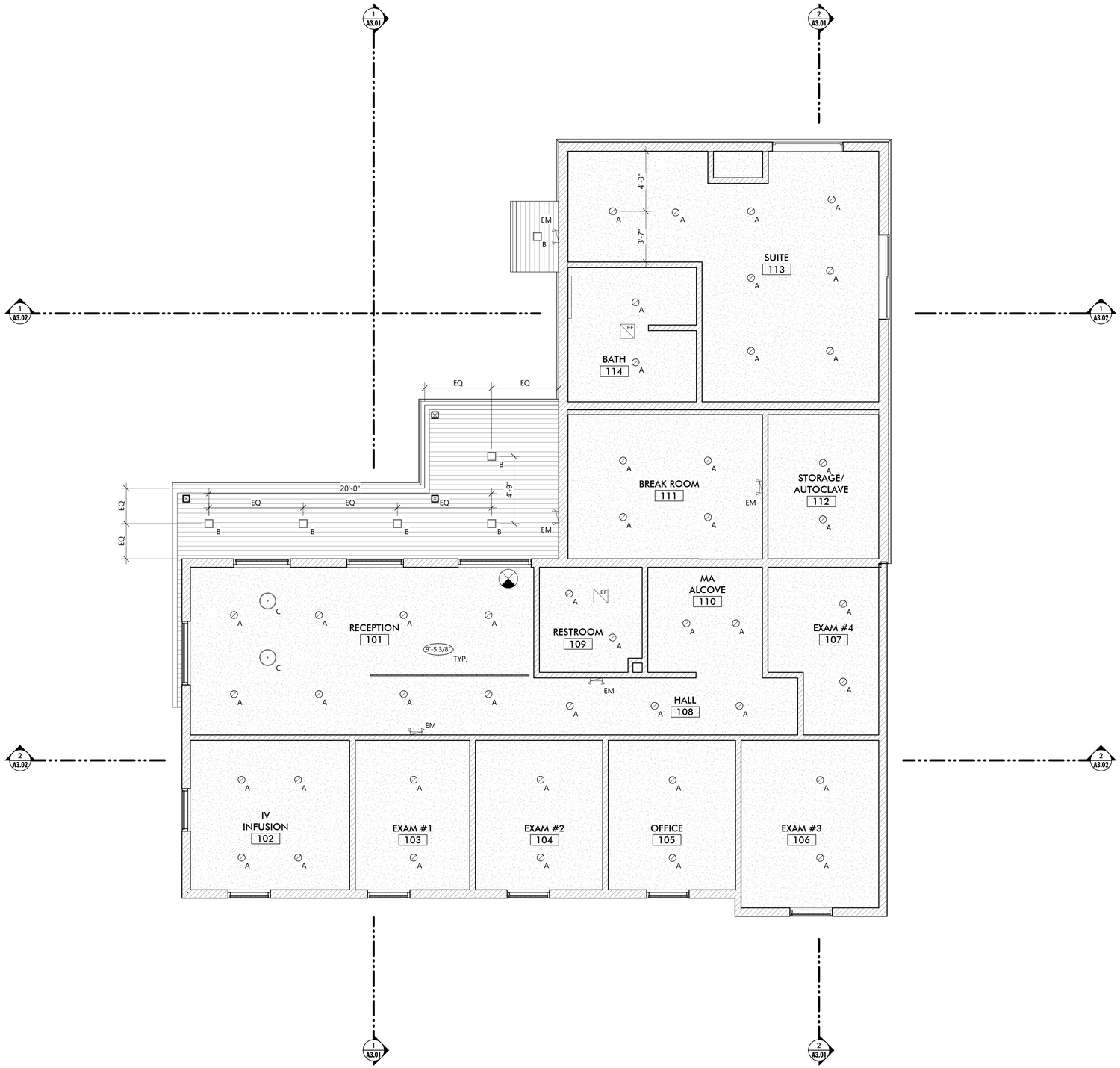
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
A1.22
ROOF PLAN

PROJECT # 2024-045
DATE: 3/14/2025



REFLECTED CEILING PLAN LEGEND:

NEW 5/8" GYPSUM WALLBOARD CEILING ATTACHED TO UNDERSIDE OF ROOF TRUSSES. TEXTURE, PRIME AND PAINT.

A — 6" RECESSED LED LIGHT FIXTURE.

B — 6" SQUARE RECESSED EXTERIOR LED LIGHT FIXTURE.

C — PENDANT LIGHT FIXTURE.

ILLUMINATED EXIT SIGN.

EM — EMERGENCY EGRESS LIGHTING. ENSURE MINIMUM 1 FOOT CANDLE AT EXIT PATH. ADDITIONAL LIGHTS MAY BE REQUIRED.

EF — EXHAUST FAN. DIRECT VENT TO EXTERIOR.

1 REFLECTED CEILING PLAN
SCALE: 1/4" = 1'-0"

N

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ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

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MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neaman Wellness
375 Leffelle St SE, Salem, OR 97302

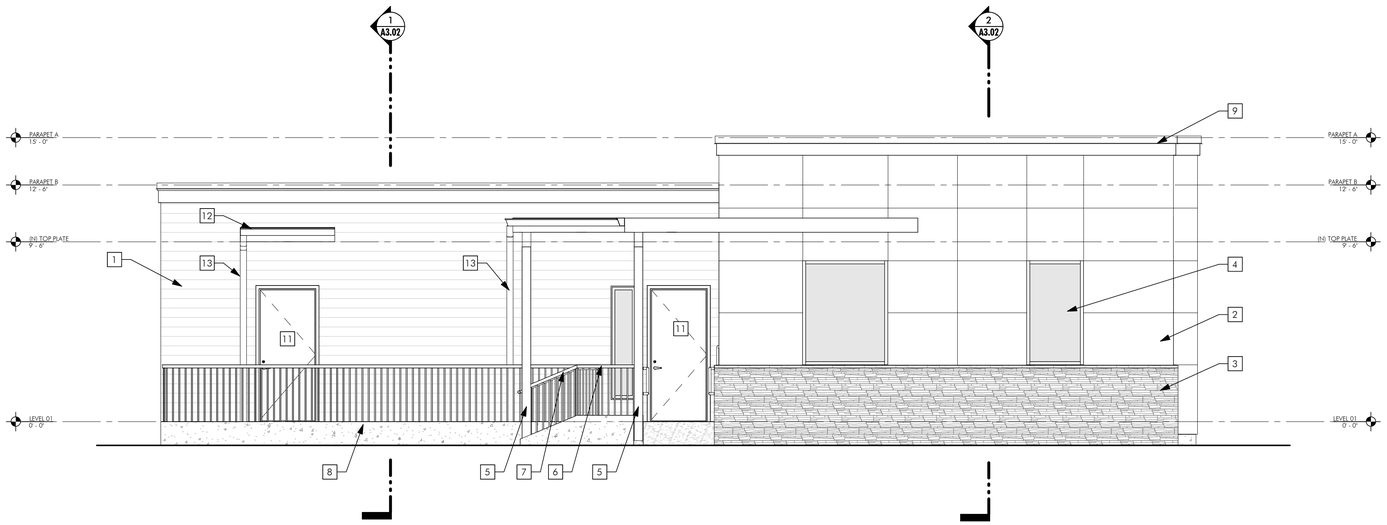
REVISIONS:

SHEET:
A1.61
LEVEL 01 - REFLECTED CEILING PLAN

PROJECT # 2024-045
DATE: 3/14/2025

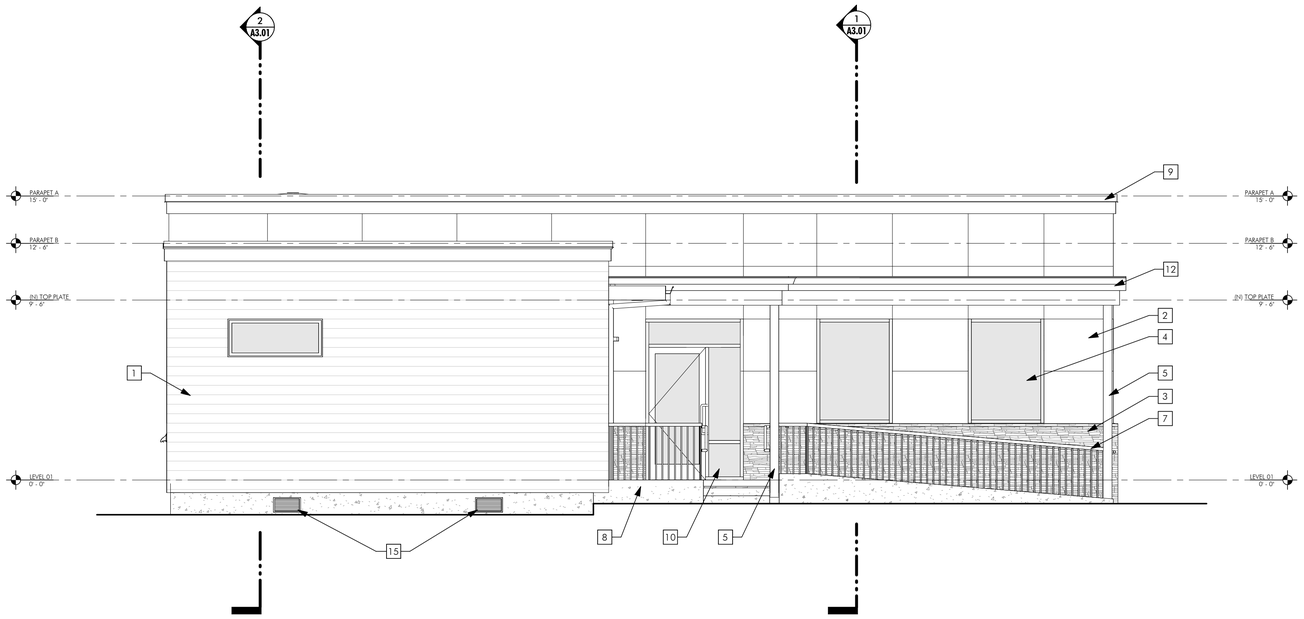
EXTERIOR ELEVATION NOTES:

1. FIBER CEMENT LAP SIDING W/ 6" EXPOSURE.
2. FIBER CEMENT PANEL SIDING W/ 1/2" REVEAL MOLDING AT PANEL JOINTS.
3. STONE VENEER BASE W/ MATCHING SLOPED SILL.
4. ALUMINUM WINDOW ASSEMBLY.
5. POST PER STRUCTURAL, WRAP W/ APPEARANCE GRADE DOUGLAS FIR.
6. STEEL RAILING, 36" H FROM WALKING SURFACE. FIELD VERIFY ELEVATION FROM FINISHED GRADE, NOTIFY ARCHITECT IF ELEVATION DIFFERENCE IS 30" OR GREATER.
7. 1-1/2" Ø STEEL HANDRAIL AT EACH SIDE OF RAMP/STAIR. SEE RAMP/STAIR SECTIONS FOR HANDRAIL EXTENSION CONFIGURATIONS.
8. CONCRETE WALKWAY, SEE GRADING PLANS.
9. PREFINISHED METAL PARAPET CAP.
10. ALUMINUM STOREFRONT DOOR ASSEMBLY.
11. INSULATED HOLLOW METAL DOOR IN HOLLOW METAL FRAME.
12. CANTILEVERED CANOPY OVER DOOR.
13. PREFINISHED METAL DOWNSPOUT, CONNECT TO PERIMETER DRAIN.
14. COW'S TONGUE TO DAYLIGHT OVERFLOW ROOF DRAIN.
15. FOUNDATION VENT W/ INSECT SCREEN.



1 WEST ELEVATION (FACING ALLEY)

SCALE: 1/4" = 1'-0"



2 NORTH ELEVATION

SCALE: 1/4" = 1'-0"

LIFT ARCHITECTURE
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REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

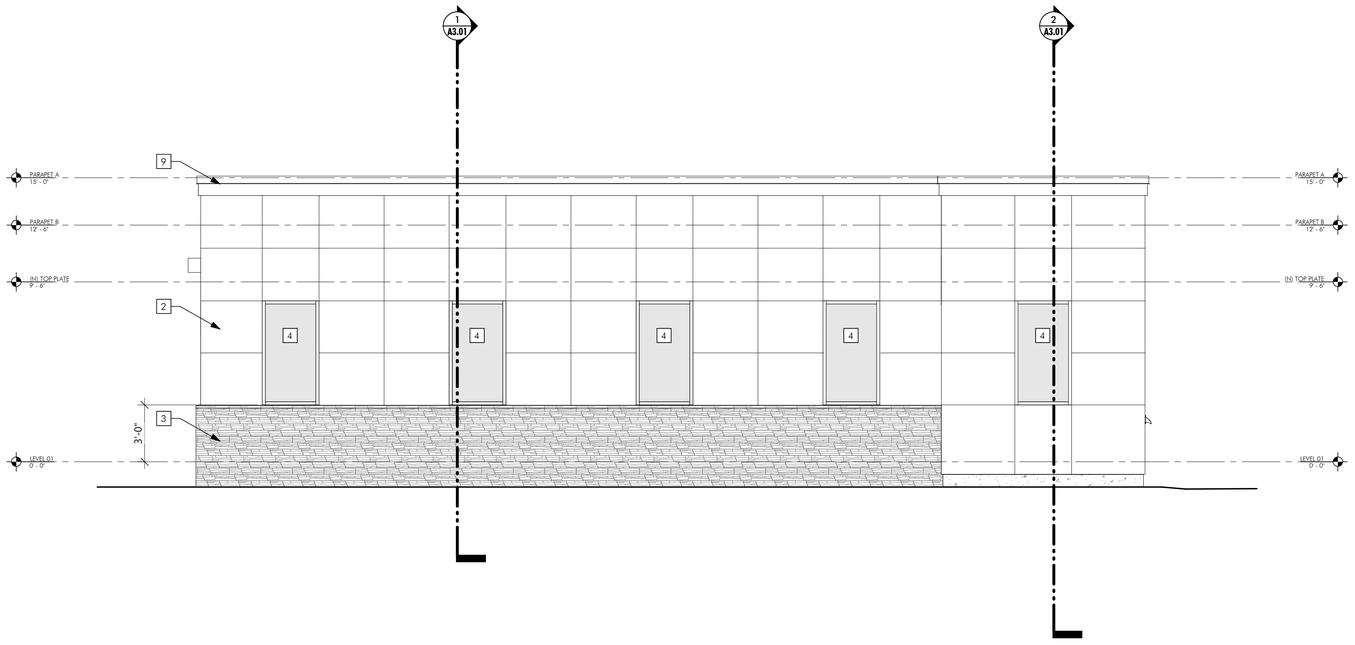
Building Addition/Remodel:
Neamah Wellness

375 Leffelle St SE, Salem, OR 97302

REVISIONS:

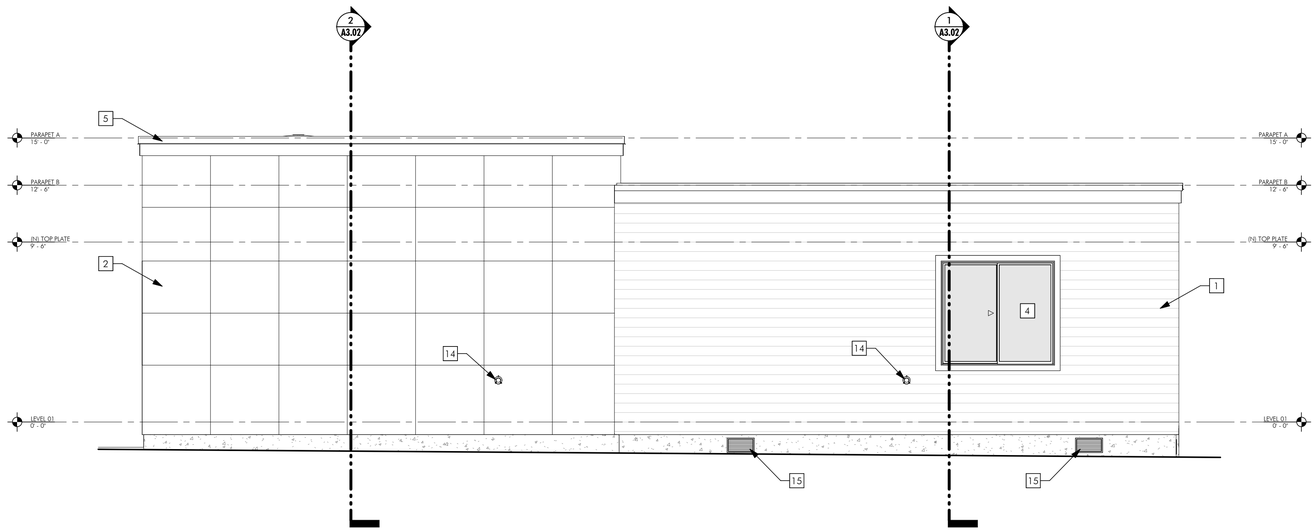
SHEET:
A2.01
ELEVATIONS

PROJECT # 2024-045
DATE: 3/14/2025



1 SOUTH ELEVATION (FACING LEFFELLE STREET)

SCALE: 1/4" = 1'-0"



2 EAST ELEVATION

SCALE: 1/4" = 1'-0"

EXTERIOR ELEVATION NOTES:

1. FIBER CEMENT LAP SIDING W/ 6" EXPOSURE.
2. FIBER CEMENT PANEL SIDING W/ 1/2" REVEAL MOLDING AT PANEL JOINTS.
3. STONE VENEER BASE W/ MATCHING SLOPED SILL.
4. ALUMINUM WINDOW ASSEMBLY.
5. POST PER STRUCTURAL, WRAP W/ APPEARANCE GRADE DOUGLAS FIR.
6. STEEL RAILING, 36" H FROM WALKING SURFACE. FIELD VERIFY ELEVATION FROM FINISHED GRADE, NOTIFY ARCHITECT IF ELEVATION DIFFERENCE IS 30" OR GREATER.
7. 1-1/2" Ø STEEL HANDRAIL AT EACH SIDE OF RAMP/STAIR. SEE RAMP/STAIR SECTIONS FOR HANDRAIL EXTENSION CONFIGURATIONS.
8. CONCRETE WALKWAY, SEE GRADING PLANS.
9. PREFINISHED METAL PARAPET CAP.
10. ALUMINUM STOREFRONT DOOR ASSEMBLY.
11. INSULATED HOLLOW METAL DOOR IN HOLLOW METAL FRAME.
12. CANTILEVERED CANOPY OVER DOOR.
13. PREFINISHED METAL DOWNSPOUT, CONNECT TO PERIMETER DRAIN.
14. COW'S TONGUE TO DAYLIGHT OVERFLOW ROOF DRAIN.
15. FOUNDATION VENT W/ INSECT SCREEN.

LIFT ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

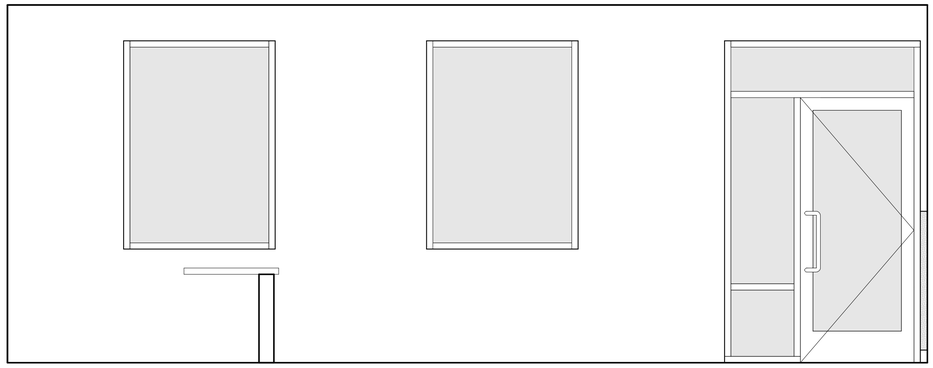
REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neamah Wellness
375 Leffelle St SE, Salem, OR 97302

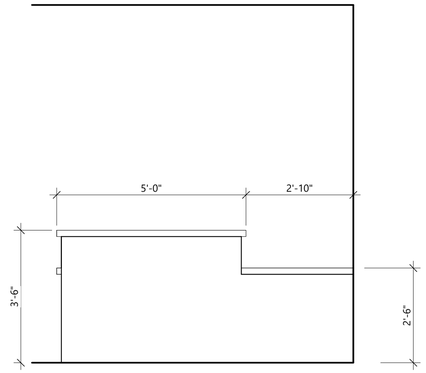
REVISIONS:

SHEET:
A2.02
ELEVATIONS

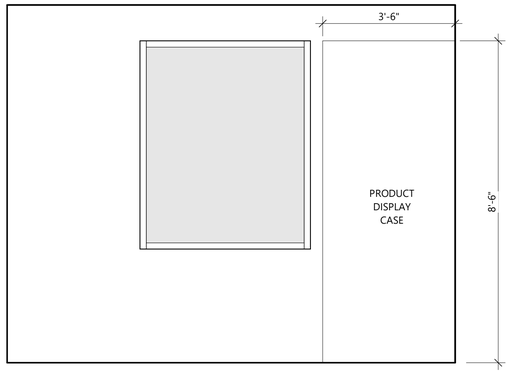
PROJECT # 2024-045
DATE: 3/14/2025



1-A



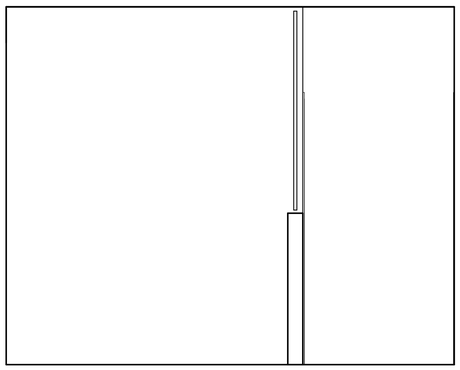
1-B



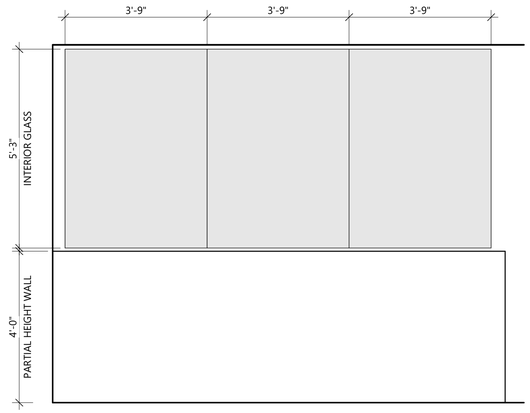
1-C

1 RECEPTION ELEVATIONS

SCALE: 1/2" = 1'-0"



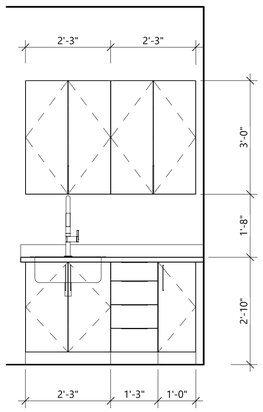
2-A



2-B

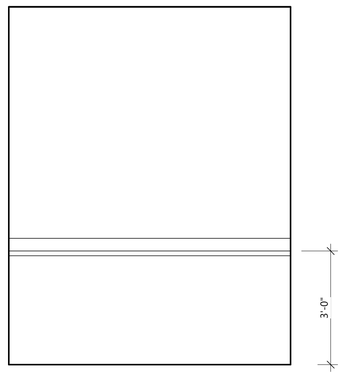
2 RECEPTION ELEVATIONS

SCALE: 1/2" = 1'-0"



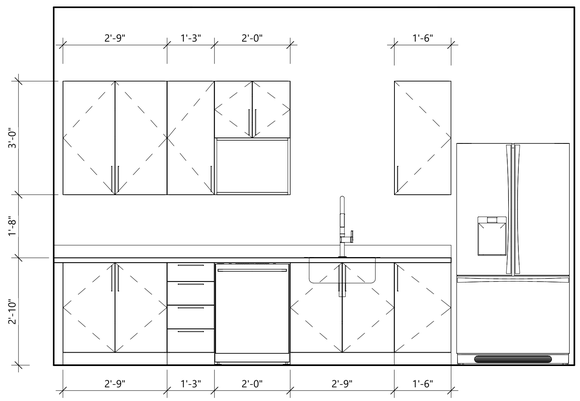
3 TYPICAL EXAM ROOM CASEWORK

SCALE: 1/2" = 1'-0"



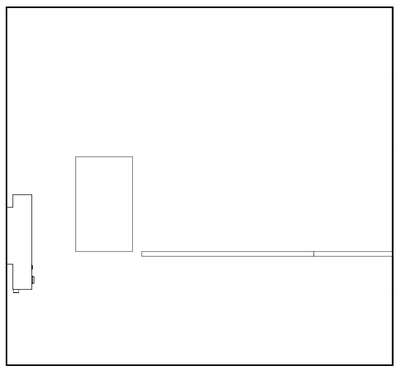
4 MA STATION COUNTER

SCALE: 1/2" = 1'-0"



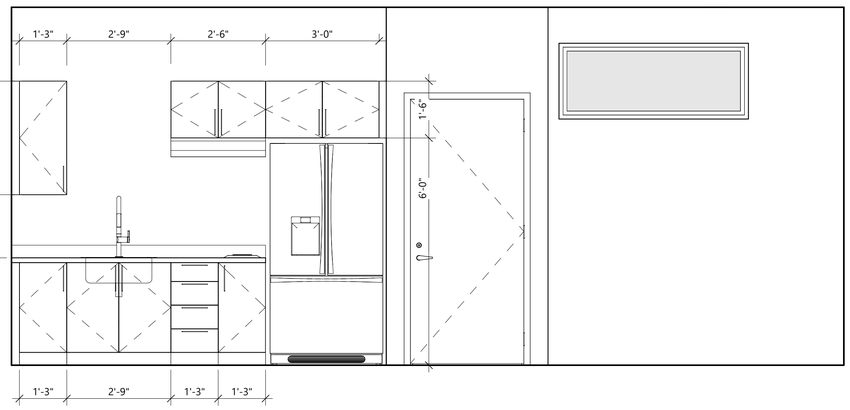
5 BREAK ROOM KITCHENETTE

SCALE: 1/2" = 1'-0"



6 STORAGE ROOM 112

SCALE: 1/2" = 1'-0"



7 RESIDENTIAL KITCHEN ELEVATION

SCALE: 1/2" = 1'-0"

LIFT
ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

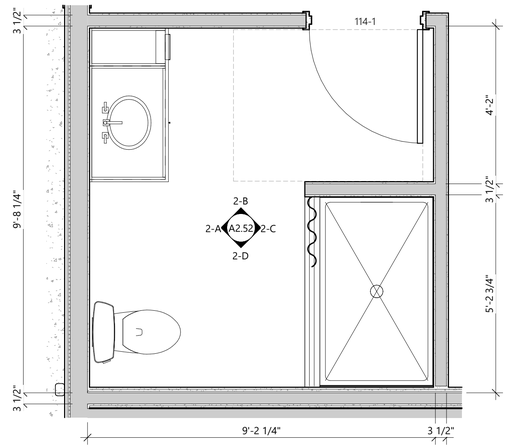
REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neaman Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
A2.51
INTERIOR ELEVATIONS

PROJECT # 2024-045
DATE: 3/14/2025



1 114 - BATHROOM DETAIL PLAN

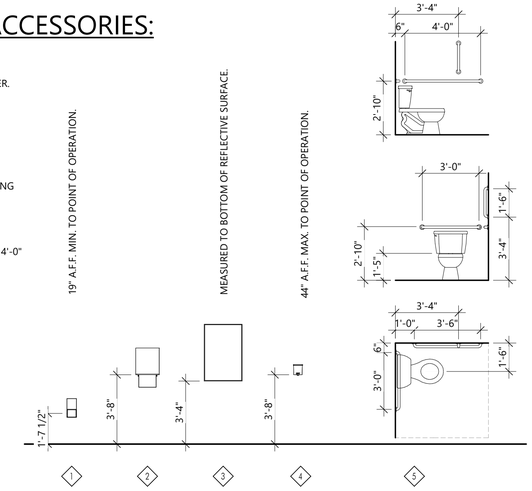
SCALE: 1/2" = 1'-0"

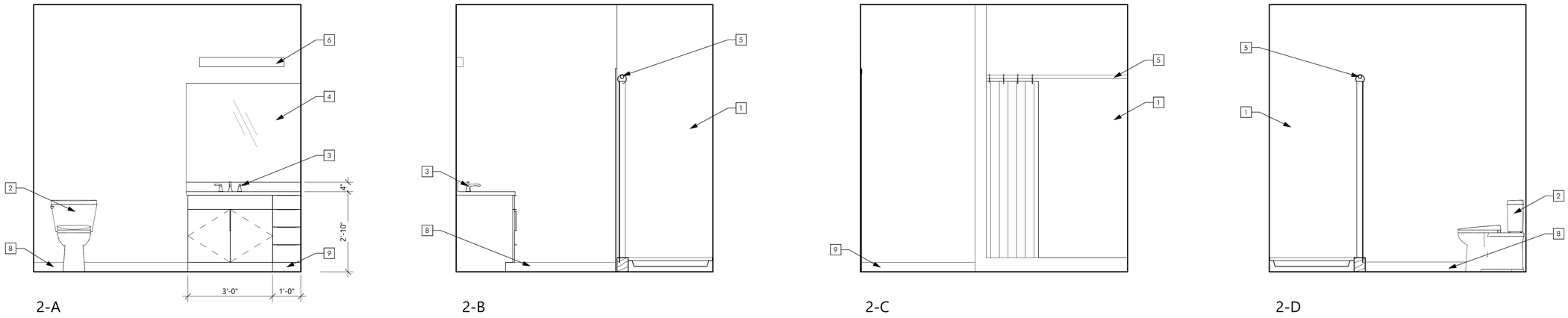
BATHROOM NOTES:

1. PRE-FABRICATED SHOWER SURROUND.
2. TOILET, ACCESSIBLE.
3. BATHROOM SINK WITH FAUCET (LEVER TYPE HANDLES). 2'-10" MAXIMUM HEIGHT FROM FLOOR TO TOP OF SINK RIM.
4. FRAMELESS MIRROR. SIZE AS SHOWN IN ELEVATIONS. VERIFY IN FIELD.
5. SHOWER CURTAIN ROD. PROVIDE SOLID BACKING.
6. LIGHTING AS SELECTED.
7. PROVIDE BLOCKING AT SHOWERS PER G2.02/G2.03.
8. BASEBOARD TRIM.
9. CONTINUOUS TOEKICK.
10. PROVIDE BLOCKING FOR FUTURE INSTALLATION OF REAR, SIDE, AND VERTICAL GRAB BARS.
11. CASEWORK AT VANITY IN TYPE A/B UNITS TO BE REMOVABLE. EXTEND FLOOR FINISHES BEHIND/BENEATH CASEWORK.

TOILET NOTES/ACCESSORIES:

1. TOILET TISSUE DISPENSER.
2. HANDS FREE PAPER TOWEL DISPENSER.
3. 2'-0" X 3'-0" FRAMED MIRROR.
4. WALL-MOUNTED SOAP DISPENSER.
5. HANDICAPPED TOILET PLAN AND ELEVATION WITH GRAB BAR MOUNTING LOCATIONS.
6. WRAP PIPES UNDER SINK.
7. IMPERVIOUS WALL COVERING UP TO 4'-0" MIN.

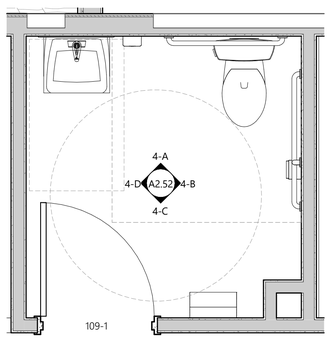




2-A 2-B 2-C 2-D

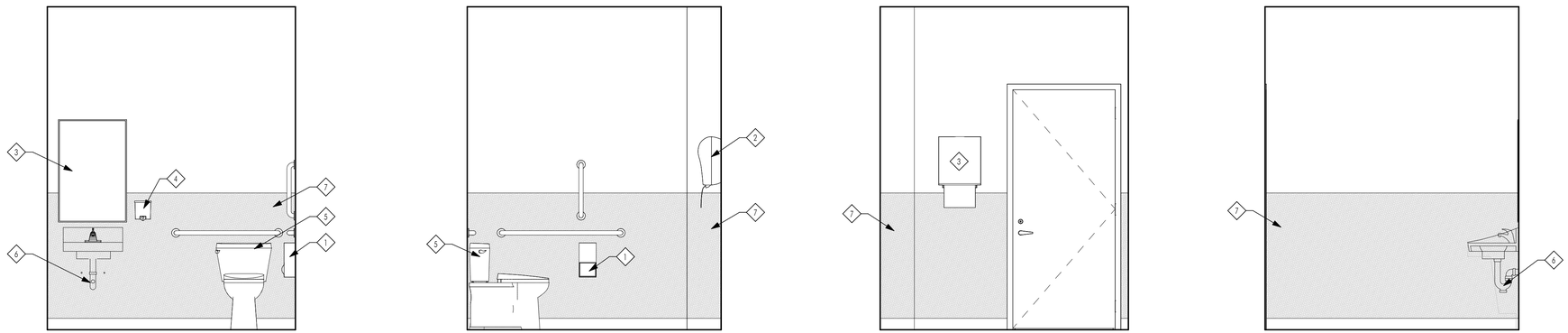
2 114 BATHROOM ELEVATIONS

SCALE: 1/2" = 1'-0"



3 109 - RESTROOM DETAIL PLAN

SCALE: 1/2" = 1'-0"



4-A 4-B 4-C 4-D

4 109 RESTROOM ELEVATIONS

SCALE: 1/2" = 1'-0"

LIFT ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

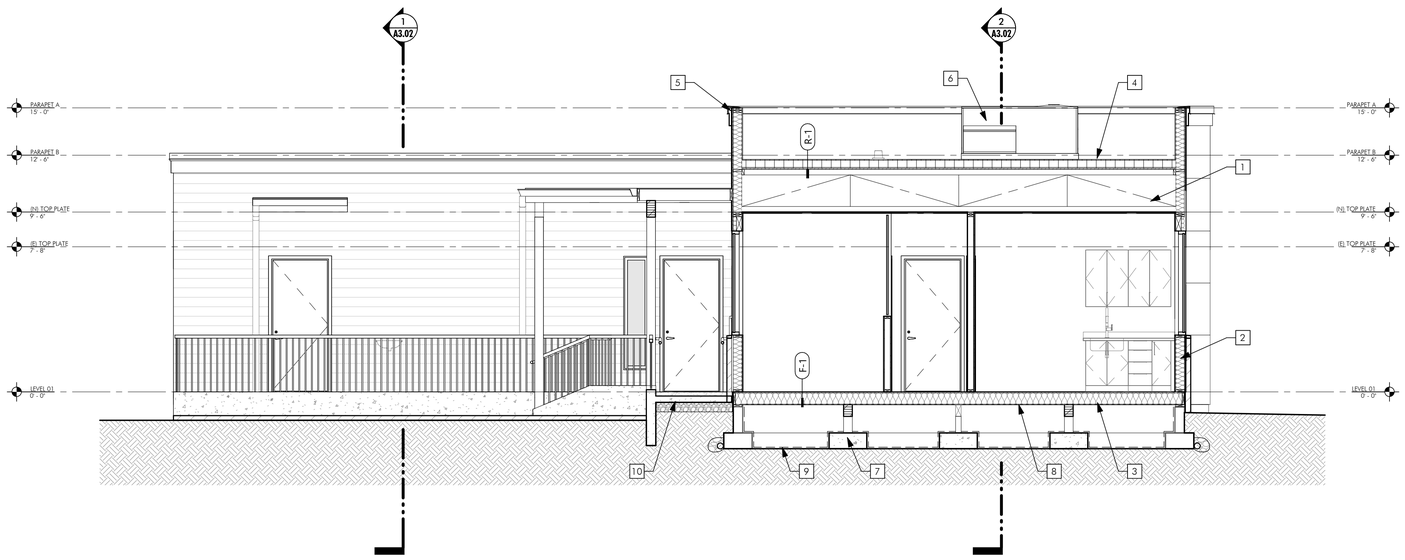
REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neaman Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
A2.52
INTERIOR ELEVATIONS

PROJECT # 2024-045
DATE: 3/14/2025

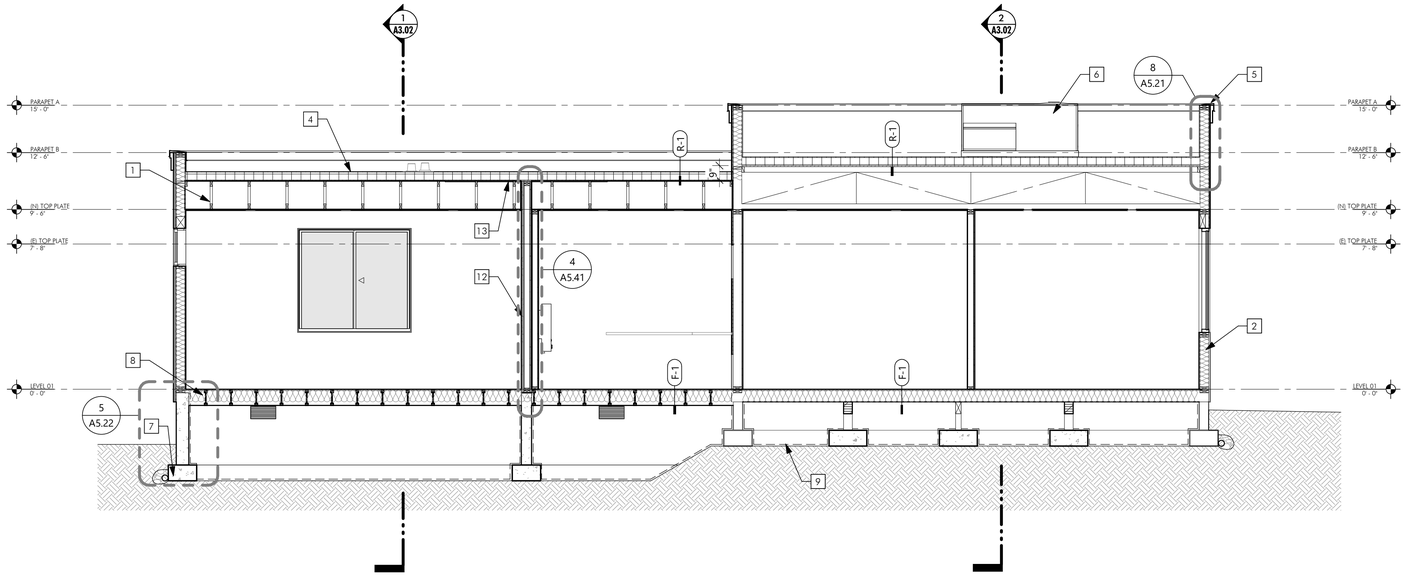


SECTION NOTES:

1. PRE-ENGINEERED ROOF TRUSSES W/ BUILT-IN PARAPET.
2. MINIMUM R-21 INSULATION BATTS EACH STUD BAY AT EXTERIOR WALLS.
3. MINIMUM R-30 BATT INSULATION EACH JOIST BAY AT CRAWLSPACE.
4. 60 MIL TPO MEMBRANE ROOF OVER 3/8" COVERBOARD OVER R-30 RIGID INSULATION. PROVIDE TAPERED INSULATION CRICKETS PER ROOF PLAN TO ENSURE POSITIVE DRAINAGE TO ROOF DRAIN LOCATIONS.
5. PREFINISHED METAL PARAPET CAP.
6. ROOFTOP UNIT, DESIGN-BUILD BY OTHERS.
7. NEW/EXISTING CONCRETE FOOTING PER STRUCTURAL.
8. NEW/EXISTING UNDERFLOOR FRAMING. SEE STRUCTURAL PLANS.
9. CONTINUOUS 10 MIL VAPOR BARRIER, ADHERE TO STEMWALLS.
10. CONCRETE RAMP, 4" CONCRETE OVER 6" COMPACTED GRAVEL BASE OVER COMPACTED FILL.
11. ALUMINUM STOREFRONT WINDOW ASSEMBLY.
12. 2-HOUR FIRE WALL TO BE CONTINUOUS FROM SUBFLOOR TO UNDERSIDE OF SHEATHING.
13. 5/8" TYPE X GYPSUM WALLBOARD AT UNDERSIDE OF ROOF SHEATHING FOR MINIMUM 4'-0" EACH SIDE OF FIRE WALL.

1 SECTION A

SCALE: 1/4" = 1'-0"



2 SECTION B

SCALE: 1/4" = 1'-0"

LIFT
ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

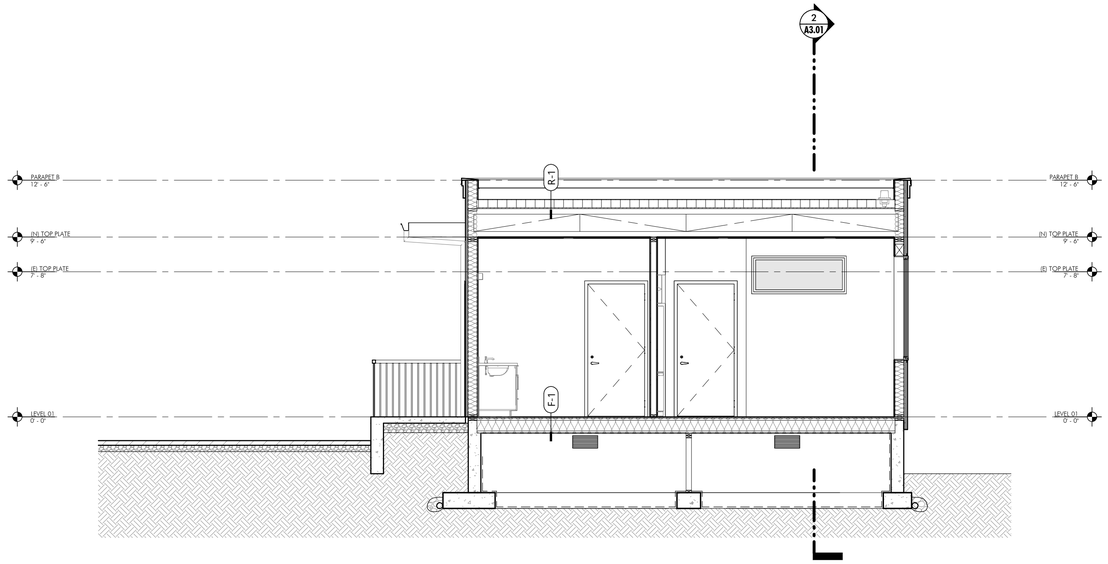
REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neamah Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

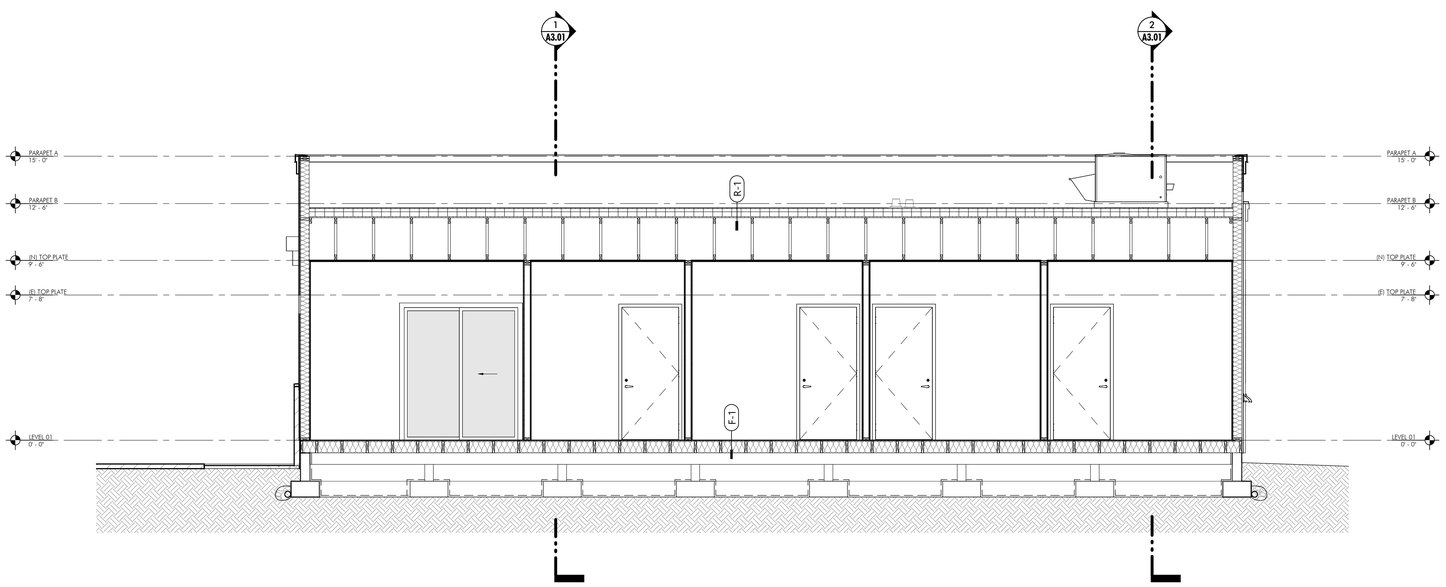
SHEET:
A3.01
BUILDING SECTIONS

PROJECT # 2024-045
DATE: 3/14/2025



1 SECTION C

SCALE: 1/4" = 1'-0"



2 SECTION D

SCALE: 1/4" = 1'-0"

LIFT ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:

Neamah Wellness

375 Leffelle St SE, Salem, OR 97302

REVISIONS:

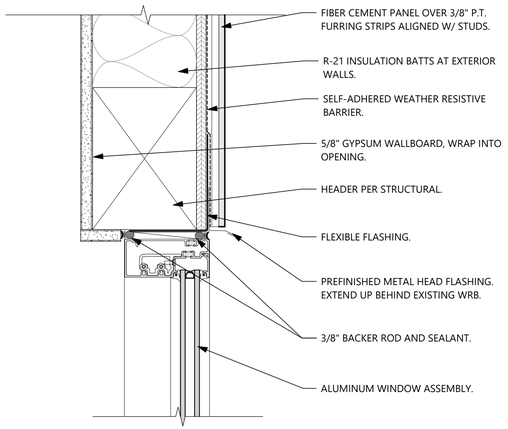
SHEET:

A3.02

BUILDING SECTIONS

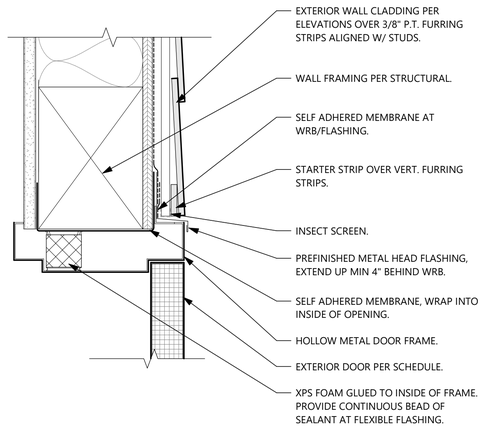
PROJECT # 2024-045

DATE: 3/14/2025



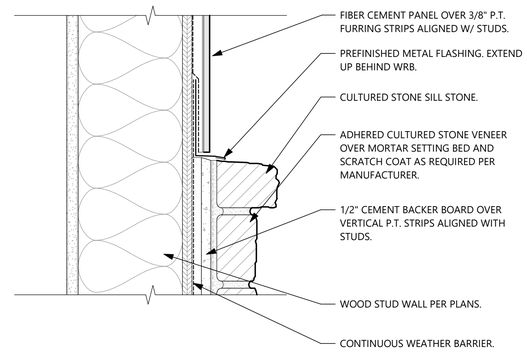
1 ALUMINUM STOREFRONT HEAD

SCALE: 3" = 1'-0"



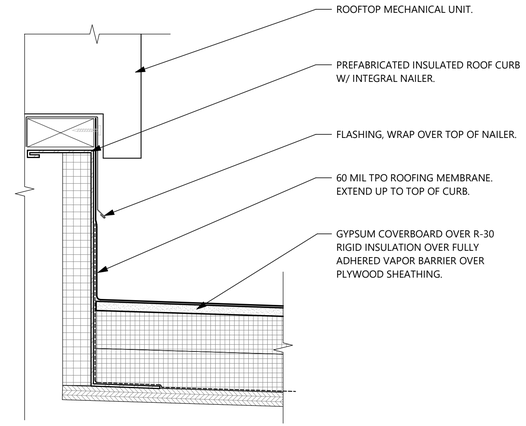
2 EXTERIOR H/M DOOR HEAD

SCALE: 3" = 1'-0"



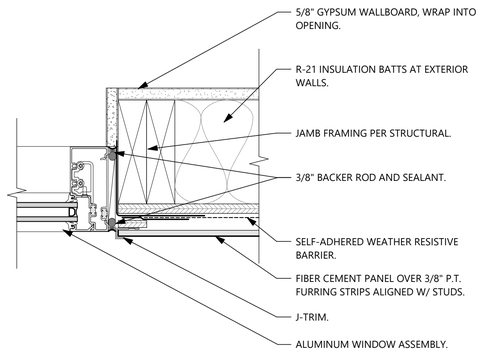
3 FIBER CEMENT/CULTURED STONE FLASHING

SCALE: 3" = 1'-0"



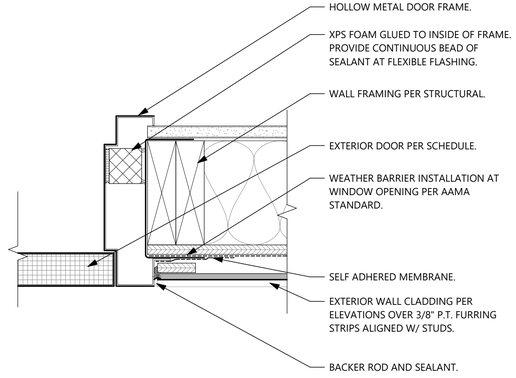
4 ROOF CURB FLASHING

SCALE: 3" = 1'-0"



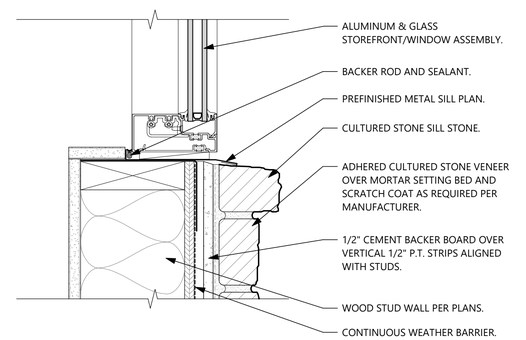
5 ALUMINUM STOREFRONT JAMB

SCALE: 3" = 1'-0"



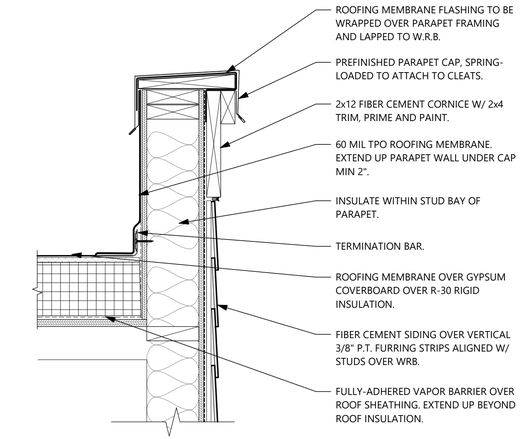
6 EXTERIOR H/M DOOR JAMB

SCALE: 3" = 1'-0"



7 ALUMINUM SILL AT CULTURED STONE BASE

SCALE: 3" = 1'-0"



8 TYPICAL PARAPET

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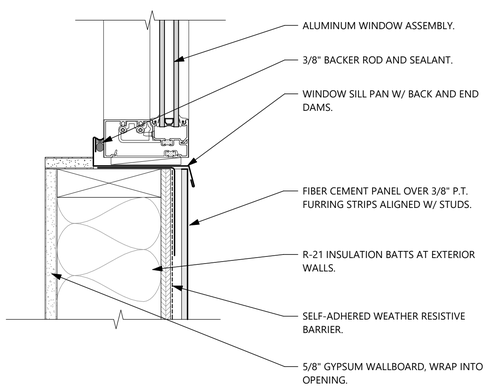
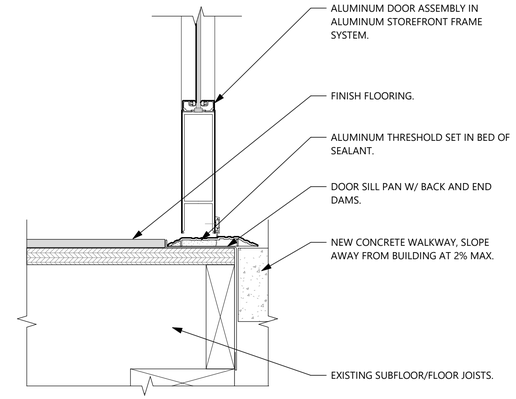


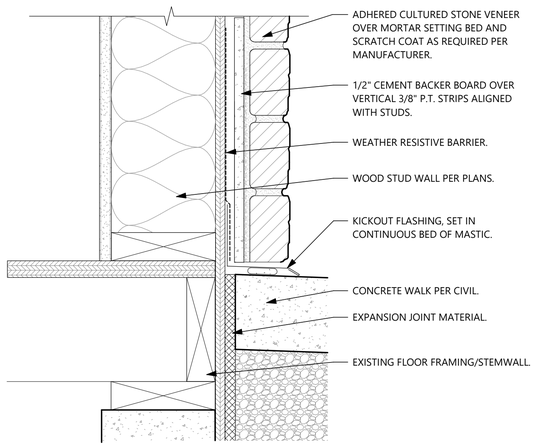
9 ALUMINUM STOREFRONT SILL

SCALE: 3" = 1'-0"



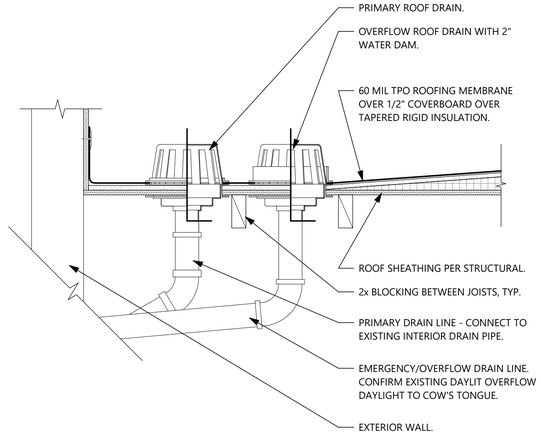
10 ALUMINUM STOREFRONT DOOR SILL

SCALE: 3" = 1'-0"



11 WALL BASE AT STONE

SCALE: 3" = 1'-0"



12 ROOF DRAIN W/ OVERFLOW

SCALE: 1 1/2" = 1'-0"

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SALEM, OREGON
13288
STATE OF OREGON

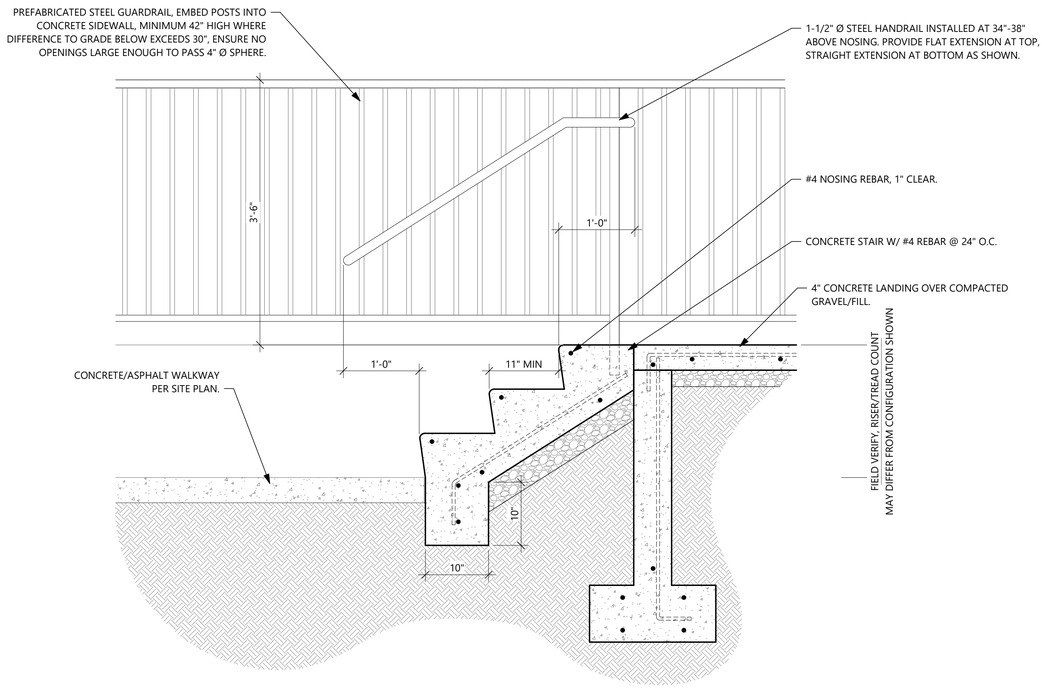
Building Addition/Remodel:
Neamann Wellness

375 Leffelle St SE, Salem, OR 97302

REVISIONS:

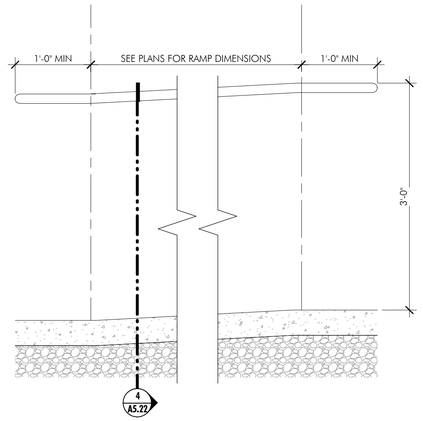
SHEET:
A5.21
EXTERIOR DETAILS

PROJECT # 2024-045
DATE: 3/14/2025



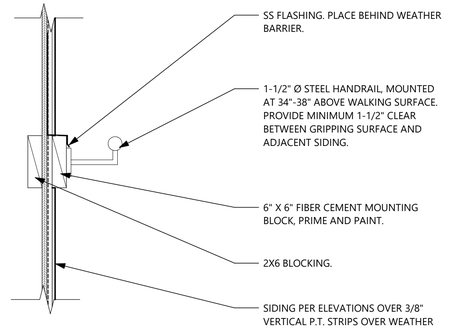
1 CONCRETE STAIR SECTION

SCALE: 1" = 1'-0"



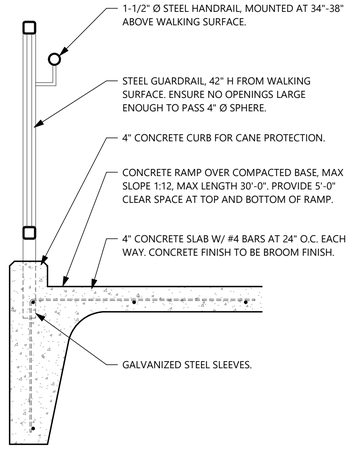
2 HANDRAIL EXTENSIONS AT RAMP

SCALE: 1" = 1'-0"



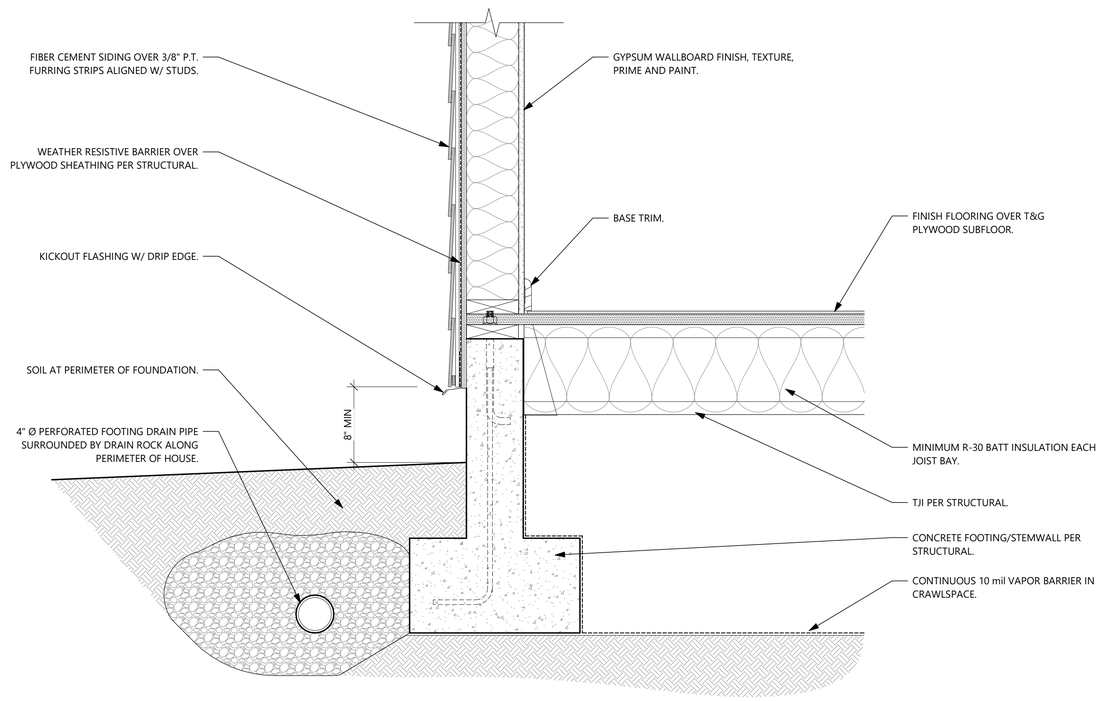
3 HANDRAIL AT BUILDING

SCALE: 1 1/2" = 1'-0"



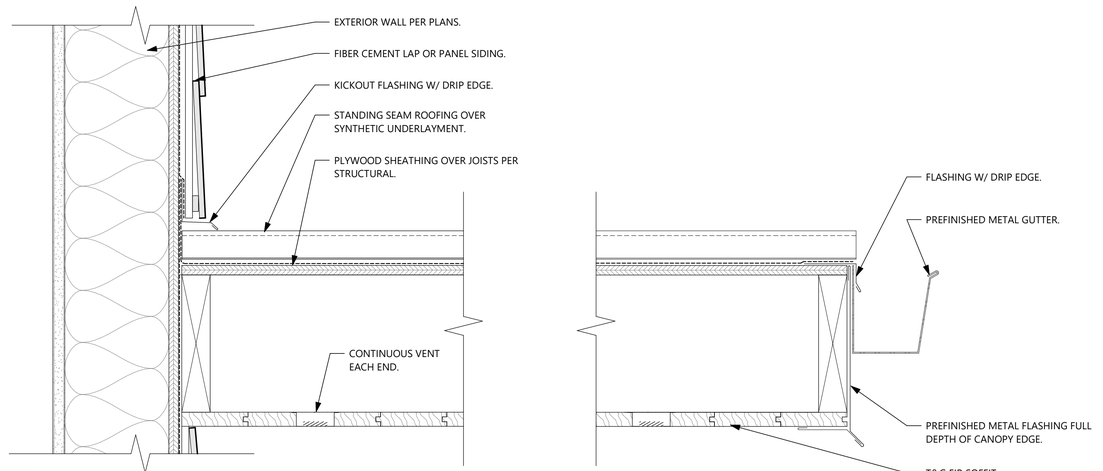
4 RAMP CROSS SECTION

SCALE: 1" = 1'-0"



5 TYPICAL EXTERIOR FOOTING

SCALE: 1 1/2" = 1'-0"



6 CANOPY SECTION

SCALE: 3" = 1'-0"

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375 Leffelle St SE, Salem, OR 97302

REVISIONS:

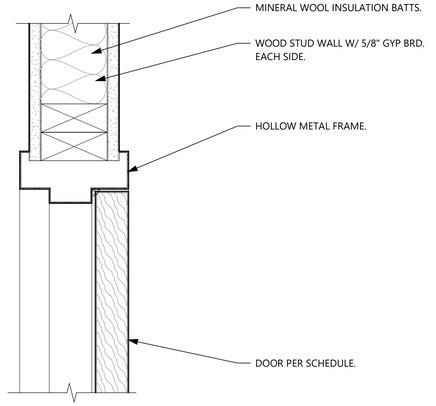
SHEET:

A5.22

EXTERIOR DETAILS

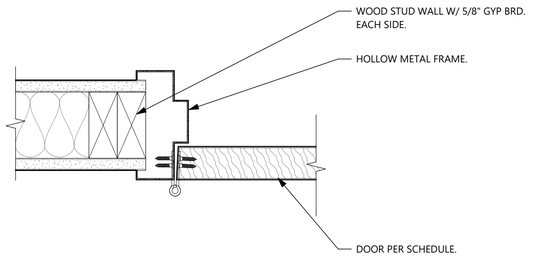
PROJECT # 2024-045

DATE: 3/14/2025



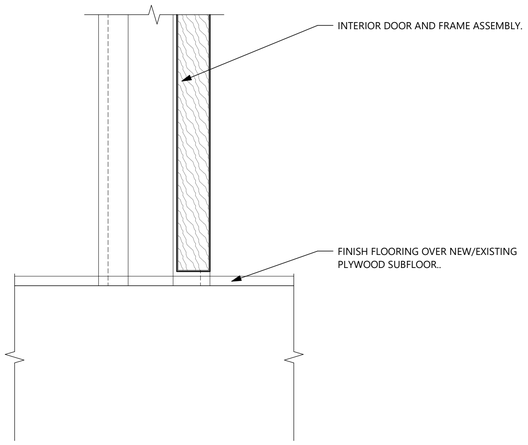
1 H/M DOOR HEAD DETAIL

SCALE: 3" = 1'-0"



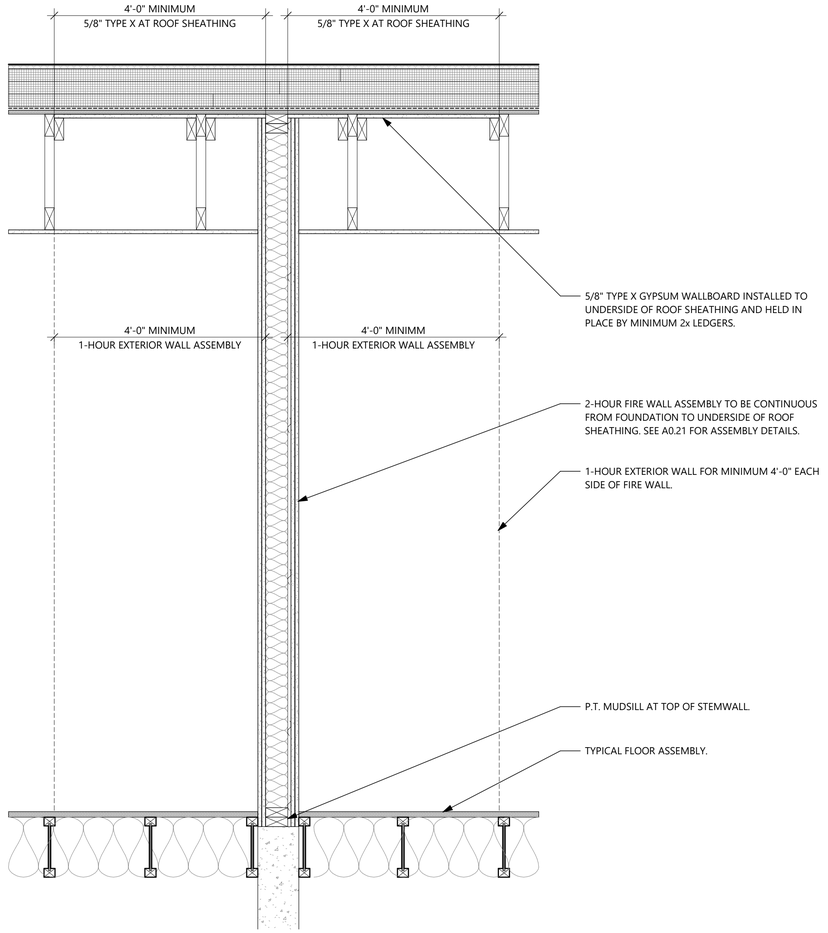
2 H/M DOOR JAMB DETAIL

SCALE: 3" = 1'-0"



3 H/M DOOR SILL DETAIL

SCALE: 3" = 1'-0"



4 2-HOUR FIRE WALL

SCALE: 1" = 1'-0"

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ARCHITECTURE
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13288
STATE OF OREGON

Building Addition/Remodel:
Neamah Wellness

375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:

A5.41

INTERIOR DETAILS

PROJECT # 2024-045

DATE: 3/14/2025

DOOR SCHEDULE

Door Number	Width	Height	Door Type	Door Mat'l	Door Core	Door Glass Type	Door Finish	Frame Mat'l	Detail Head	Detail Jamb	Detail Sill	Fire Rating	Hardware Group	Remarks
101-1	3' - 0"	7' - 0"	S-1	Alum	INSUL	IG-3	Bronze Anodized	Alum	1/A5.21	5/A5.21	10/A5.21		HW-8	
102-1	6' - 0"	7' - 0"	D-2	Alum	-		Bronze Anodized						HW-SL-1	
103-1	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-3	
104-1	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-3	
105-1	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-1	
106-1	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-3	
107-1	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-3	
109-1	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-4	
111-1	3' - 0"	7' - 0"	D-1	H/M	Insulated		Paint	H/M	2/A5.21	6/A5.21	10/A5.21 (SIM)		HW-7	
111-2	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-2	
112-1	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-1	
113-1	3' - 0"	7' - 0"	D-1	H/M	Insulated		Paint	H/M	2/A5.21	6/A5.21	10/A5.21 (SIM)		HW-6	
113-2	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-3	
114-1	3' - 0"	7' - 0"	D-1	Wood	Solid		Clear	H/M	1/A5.41	2/A5.41	3/A5.41		HW-10	

DOOR HARDWARE SCHEDULE

HW-1

3 HINGES
1 LEVER HANDLE SET
1 OFFICE LOCKSET
1 WALL STOP
1 FRAME SILENCER

HW-2

3 HINGES
1 LEVER HANDLE SET
1 CLOSER
1 PASS-THRU LOCKSET
1 WALL STOP

HW-3

3 HINGES
1 LEVER HANDLE SET
1 PASS-THRU LOCKSET
1 WALL STOP

HW-4

3 HINGES
1 LEVER HANDLE SET
1 INTEGRAL OCCUPANCY INDICATOR LOCKSET
1 CLOSER
1 WALL STOP
1 FRAME SILENCER

HW-5

3 HINGES
1 LEVER HANDLE SET
1 STORAGE LOCKSET
1 WALL STOP
1 FRAME SILENCER

HW-6

3 HINGES
1 LEVER HANDLE SET
1 EXTERIOR LOCKSET W/ DEADBOLT
1 CLOSER
1 WEATHERSTRIPPING
1 WALL STOP

HW-7

3 HINGES
1 LEVER HANDLE SET
1 EXTERIOR LOCKSET
1 CLOSER
1 WEATHERSTRIPPING
1 WALL STOP

HW-8

PROVIDED BY STOREFRONT SUPPLIER:

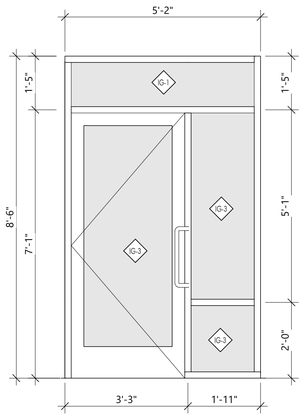
2 PIVOTS
2 PUSH/PULL
1 WEATHERSTRIPPING
1 DOOR SWEEP
1 CLOSER

HW-9

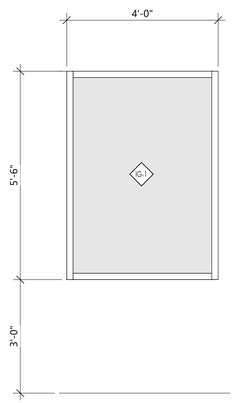
ACCESSIBLE SLIDING DOOR HARDWARE BY MANUFACTURER.

HW-10

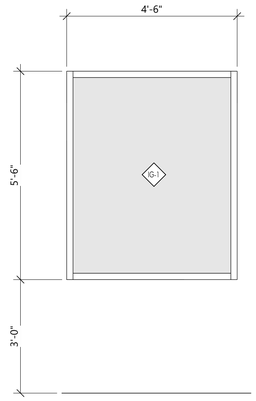
3 HINGES
1 LEVER HANDLE SET
1 PRIVACY LOCKSET
1 WALL STOP



S-1



W-1



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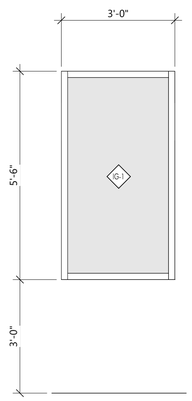

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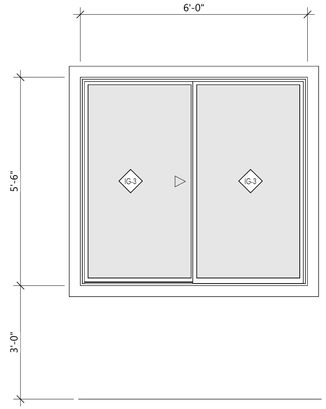

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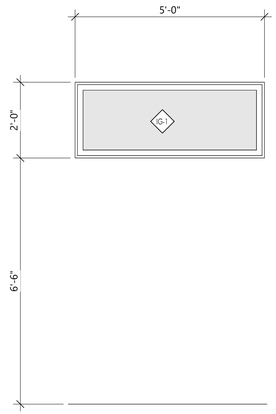
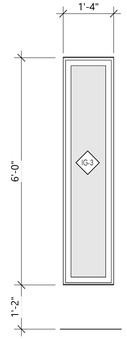


W-5



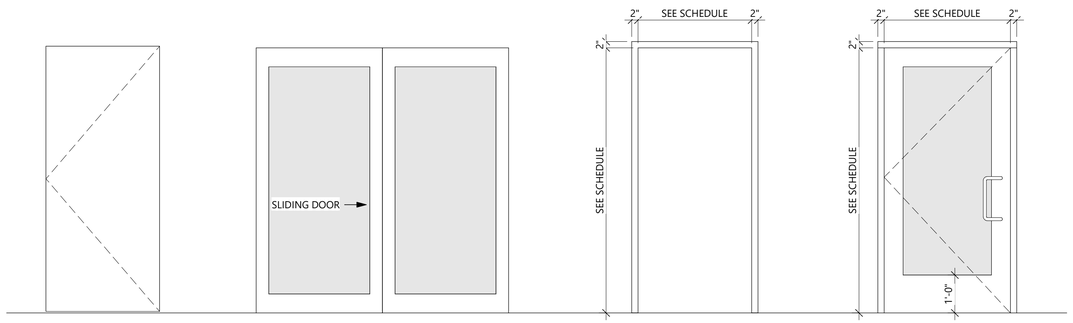
W-6

1 STOREFRONT ELEVATIONS

SCALE: 1/2" = 1'-0"

2 WINDOW ELEVATIONS

SCALE: 1/2" = 1'-0"



D-1 D-2 F-1 S-1

GLAZING TYPES:

IG-1 INSULATED, LOW-E, NO TINT; TYPE IG-1. U - VALUE 0.350 SHGC 0.40

IG-3 TEMPERED, INSULATED, LOW-E, NO TINT; TYPE IG-3. U - VALUE 0.350 SHGC 0.40

3 DOOR/FRAME ELEVATIONS

SCALE: 1/2" = 1'-0"

LIFT ARCHITECTURE
1130 Liberty St SE Suite 230 | Salem, OR 97302

REGISTERED ARCHITECT
MATTHEW D. JOHNSON
SALEM, OREGON
13288
STATE OF OREGON

Building Addition/Remodel:
Neamah Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

SHEET:
A6.01
SCHEDULES

PROJECT # 2024-045
DATE: 3/14/2025

CODES AND STANDARDS:

A. All materials and workmanship shall conform to the requirements of the 2022 Oregon Structural Specialty Code and 2021 Edition International Building Code including Reference Standards listed below:
- American National Standards Institute/American Society of Civil Engineers - (ANSI/ASCE 7-16)
- American Institute of Steel Construction (AISC 360-16)
- American Welding Society Standards for Welding as modified by AISC Spec. (AWS D1.1 - 2015; AWS D1.3 - 1998)
- American Concrete Institute (ACI 301-16, ACI 318-19)
- National Design Specifications for Wood Construction (NDS - 2018)
- American National Standards Institute/Truss Plate Institute (ANSI/TPI 1-2014)

DESIGN LOADS:

A. Roof Loads:
Dead Load = 20 psf
Snow Load = 25 psf (Min.) or p_f + Drift
p_g = 9 psf p_f = 6.3 psf
c_e = 1.0 c_t = 1.0
Floor Load:
Dead Load = 12 psf
Live Load = 65 psf (Includes partition)

B. Wind Design Data:
Ultimate Wind Speed = 98 mph
Exposure = "B"
Risk Category II
Directional Procedure:
K_d = 0.85
G = 0.85
K_{zt} = 1.0

C. Seismic Design Data:
S_S = 0.828 S_1 = 0.416
Site Class = D
S_{DS} = 0.662 S_{D1} = 0.522
Seismic Design Category = D
Basic Seismic Force Resisting System:
- Plywood Shear walls R = 6.5
Equivalent Lateral Force Analysis
Risk Category = II

D. Importance Factors:
Snow (I_s) = 1.0
Seismic (I_e) = 1.0
Wind (I_w) = 1.0

GENERAL REQUIREMENTS:

A. It is the responsibility of the Builder/Contractor to obtain appropriate approvals and necessary permits from city, county, state, or federal agencies, as required.
B. Contractor shall be responsible for all construction methods, techniques, sequencing, and safety required to complete construction.
C. Contractor shall verify all dimensions and details prior to proceeding with construction. All discrepancies shall be approved by the Architect or Engineer of record.
D. Contractor shall verify all required penetrations on Architectural, Mechanical and Electrical plans. All dimensions shall be field verified as early as possible.
E. Contractor shall thoroughly review and redline all shop drawings prior to submittal to the engineer and architect. Submit shop drawings in a timely fashion to allow 10 business days for review by design team. All modifications or comments made during review do not relieve contractor from compliance with the requirements of the plans or specifications.

STRUCTURAL INSPECTION AND TESTING:

A. Contractor shall provide written statement of responsibility to the Building Official and owner prior to commencement of work as required by OSSC Section 1704.4.
B. All construction shall be inspected in conformance with the 2022 Oregon Structural Specialty Code.
C. All items noted as requiring special inspection per the 2022 Oregon Structural Specialty Code in accordance with Section 1704, shall be performed by a qualified person who can demonstrate competence for the particular type of construction being inspected. The special inspections shall be performed in addition to the inspections required by the Oregon Structural Specialty Code, the plans and specifications, the Architect of record, and the building officials.

REQUIRED SPECIAL INSPECTIONS

DESCRIPTION OF WORK IBC SECTION 1704	INSPECTION FREQUENCY		COMMENTS
	CONTINUOUS[3]	PERIODIC[3]	
PREFAB. CONSTRUCTION (1704.2.5)			REF. NOTE 6
STRUCTURAL STEEL (1705.2)			
WELDING OF ANCHORS AND STUDS		X	
SHOP WELDING (1705.2.1 & 1705.2.2)[2]			
SINGLE PASS FILLET WELDS ≤5/16"		X	REF. NOTE 4
PARTIAL / COMPLETE PENETRATION	X		REF. NOTE 5
POST INSTALLED ANCHORS (1705.1.1)			
ADHESIVE ANCHOR INSTALLATION	X		REF. NOTE 7
MECHANICAL ANCHOR INSTALLATION	X		REF. NOTE 7

1. The items marked with an "X" shall be inspected in accordance with 2022 OSSC Section 1705 by a certified special inspector from an established testing agency. For material sampling and testing requirements, refer to the material sampling and testing section, the project specifications and the specific general notes sections. The testing agency shall send copies of all structural testing and inspection reports directly to the architect, engineer, contractor and building official. Any materials which fail to meet the project specifications shall immediately be brought to the attention of the architect. All discrepancies shall be brought to the immediate attention of the contractor for correction, then, if uncorrected, to the proper design authority and to the building official. The special inspector shall submit a final signed report stating whether the work requiring special inspection was to the best of the inspector's knowledge, in conformance with the approved plans and specifications and the applicable workmanship provisions of the code. Special inspection testing requirements apply equally to all bidder designed components.
2. Special inspection is not required for work performed by an approved fabricator per 2022 OSSC Section 1704.2.5.1.
3. Continuous special inspection means that the special inspector is present continuously on the site observing the work requiring the special inspection (2022 OSSC Section 202). Periodic special inspection means that the special inspector is on the site at time intervals necessary to confirm that all work requiring special inspection is in compliance.
4. All welds shall be visually inspected.
5. All complete penetration welds shall be tested ultrasonically or by using another approved method.
6. Inspection for prefabricated construction shall be the same as if the material used in the construction took place on site. Continuous inspection will not be required during prefabrication if the approved agency certifies the construction and furnishes evidence of compliance.
7. Post Installed Anchors require periodic inspection (OSSC Table 1705.3) unless a more stringent requirement is imposed by the individual anchor's research report.

D. Owner or owners representative to retain an approved Special Inspector to observe and approve all required special inspection items.
E. Special inspection reports to be provided to the Building Official & Design Professionals in a timely manner and in accordance with OSSC Section 1704.2.4.

FOUNDATIONS:

A. All footings to rest on firm, undisturbed soil, or structural fill, free of organic material, and capable of supporting a minimum allowable bearing pressure of 1,500 psf. under combined dead and live loads.
B. All slabs-on-grade shall be underlain by a minimum of 6" of free- draining (less than 5% passing the No. 200 Sieve), well graded, crushed rock. The base course materials shall be compacted to at least 95% of maximum dry density. Moisture barrier per Architect.

CONCRETE:

A. All structural concrete shall conform to the following:

Location	Maximum Aggregate	Maximum Slump	Maximum Water/cement	Minimum F'_c
Foundation	1½"	6"	.46	3,000 psi ×
Slabs-on-grade	1½"	4"	.42	3,000 psi ×

× Structural design is based upon F'_c = 2,500 psi. Special Inspection is not required.

B. Concrete mixes shall conform to ACI 318 Chapter 19.
C. Submit a copy of each concrete mix design and 30 break test records to the engineer prior to any delivery to job site.
D. Per ASTM F710 when a floor covering is to be installed over slab, a 10mil vapor retarder with a permeance of 0.1 shall be installed under slab.

REINFORCING STEEL:

A. All reinforcing steel shall be billet steel deformed bars conforming to ASTM A615, Grade 60, except use ASTM A706, Grade 60 bars where welding is required. (No. 3 bars may be Grade 40). Submit mill certificates for all bars requiring welding.
B. Fabrication and placement of reinforcing steel shall be in accordance with CRSI MSP-1-09 "Manual of Standard Practice" and Chapters 20, 25 & 26 of ACI 318-14 "Specifications for Structural Concrete for Buildings".
C. All concrete slab reinforcing steel shall be supported at the required heights by approved bolsters prior to pouring slab concrete.
D. Reinforcing steel lap splices not otherwise indicated shall be ACI standard class B splices staggered between adjacent bars one lap length minimum.

Bar Size "D"	Development Factor	Development Length	Class B Lap Splice Length	
			Bottom Bar	Top Bar
#3	48 x D	18"	23"	30"
#4	48 x D	24"	31"	41"
#5	48 x D	30"	39"	51"
#6	48 x D	36"	47"	61"
#7	60 x D	53"	68"	89"
#8	60 x D	60"	78"	101"

E. Provide corner bars same size and spacing as horizontal bars and project 48 diameters each way or 2'-0" x 2'-0" minimum unless detailed otherwise.
F. Provide (2)-#5 bars around all openings and recesses. Extend these bars 24 inches beyond the corner of the openings.
G. Contractor shall provide and cast in all necessary inserts.

REINFORCING PROTECTION:

A. Concrete deposited against earth: 3 inches.
B. Concrete formed surfaces exposed to ground and weather:
#5 and smaller bar - 1½ inches
#6 and larger bar - 2 inches
C. Concrete surfaces not exposed to weather or in contact with the ground:
#11 and smaller bar - ¾ inches
D. Slabs = ¾ inches

STRUCTURAL STEEL:

A. Structural steel plates, angles, channels and misc. shapes shall conform to structural steel designation ASTM A36.
B. All hollow structural sections (HSS) shall conform to ASTM A500, Grade C designation having a minimum yield strength of 46,000.
C. Fabrication and erection shall conform to the specifications set forth in AISC 360-16 "Specifications for Structural Steel Buildings," 2016, and AISC 303-16 "Code of Standard Practice for Steel Buildings and Bridges," 2016, and the "Standard Code for Arc and Gas Welding in Building Construction."
D. High strength bolts shall be ASTM A325-N, bearing-type connection designed with threads included in the shear plane. High strength bolts are not 'slip-critical,' and therefore shall be 'snug tight.'
E. Threaded rods shall be ASTM F1554, Grade 36.
F. All other bolts shall be ASTM A307.
G. Galvanize all exterior bolts in accordance with ASTM A153.
H. Lock nuts shall be 1F1 100, Grade B prevailing torque type.
I. Plain hardened washers shall be ASTM F436.
J. Beveled washers shall be ANSI B18.23.1.
K. Welding shall conform to AWS D1.1-15 "Structural Welding Code - Steel." Welding filler metal shall be AWS A5.1 or A5.5 E70XX electrodes or AWS A5.18 ER70S-X. All welding shall be performed by welders AWS certified within the past 2 years for the type of welding performed. Welder shall present evidence of qualification within the past two years. Weld electrode E70T-4 is prohibited.
L. After fabrication, but before installation, remove rust scale, grease and oil by wire brushing and chemical treatment.
M. Shop prime steel items with one heavy coat of rust inhibiting metal primer, unless steel is to be galvanized.
N. Galvanizing coat all exposed metal per ASTM A123, G60.

STRUCTURAL WOOD:

A. All structural wood members shall be Coast Region Douglas Fir No.2 or better grade as noted in National Design Specifications for Stress Grade Lumber and its fastenings, unless noted otherwise. All posts shall be Douglas Fir #2 or better.
B. All studs to be Douglas Fir #2 or better as noted in National Design Specifications for Stress Grade Lumber.
C. The Contractor shall furnish and install all bolts, and plates as required to complete the job.
D. Washers shall be used under all bolt heads and nuts bearing on wood.
E. All wood members in contact with concrete or masonry shall be preservative treated Hem-Fir #2.
F. All balcony, deck and exterior wood members shall be preservative treated Hem-Fir #2, U.O.N.
G. Unless Noted Otherwise Headers are to be 4x8 DF/L #2 or better.
H. All nailing not shown shall be as called for in OSSC table 2304.10.1 fastening schedule.
I. All fastening into treated lumber shall be galvanized.
J. Laminating 2x members:
-Minimum of 3 rows 10d (0.148"x3") nails @ 12" o.c.
-If using 16d common nails, the number of nailing rows may be decreased by one.
-Side loaded beams shall be connected with Simpson SDS screws in two rows with spacing 16" o.c.

GLU-LAM BEAMS:

A. Beams to be built in accordance with "Standard Specifications for Structural Glued Laminated Members of the American Institute of Timber Construction".
B. Glue-Laminated members shall be laminated from Coast Region Douglas Fir lumber and shall be 24F-V4 structural grade for single spans, and 24F-V8 Structural grade for continuous and cantilevered spans
C. Stresses:
F_b = 2,400 psi E= 1.8e6 F_v = 265 psi F_c = 650 psi

PLYWOOD:

A. Wall Sheathing:
7/32" Plywood wall sheathing APA rated 24/0 Exposure 1. Lay horizontal and block all edges. Attach with 8d galvanized common nails 6" O.C. edges & 12" O.C. field, unless noted otherwise in Shearwall Schedule.

B. Floor Sheathing:
7/8" T&G Edge Gold Floor Planel (span rating 32"o.c.) Exposure 1 W/ 10d common nails @ 6" O.C. edges and 12" O.C. field, unless noted otherwise on plans. Lay perpendicular to supports and stagger joints.

C. Roof Sheathing:
5/8" Plywood roof sheathing APA rated 40/20 Exterior Glue Exposure 1 W/ 10d galvanized common nails @ 6" O.C. edges and 12" O.C. field, unless noted otherwise on plans. Lay perpendicular to supports and stagger joints. Provide (1) Simpson PSCL5/8 panel sheathing clip per roof sheathing span.

TRUSSES:

A. Truss Design Drawings and Truss Placement Diagram shall be stamped by an engineer licensed in the State of Oregon retained by the truss manufacturer.
B. Roof trusses to be designed to carry all applicable loads noted in Chapter 16, Section 1605 of the 2022 OSSC & Chapter 2 of ASCE 7-16.
C. Roof trusses to be designed to resist all axial loads as specified on the construction documents.
D. Truss manufacturer's design shall include all temporary required bracing and shoring for the erection and installation of the roof trusses.
E. Truss manufacturer's design shall include all blocking, bridging, fastening, and attaching devices to carry the specified loads including ply to ply truss connections.
F. Erection and installation of the roof trusses by the contractor shall be in accordance with the specifications and design set forth by the manufacturer.
G. The truss manufacturer shall supply all trusses, associated load transfer blocks, hangers, bracing, bridging, blocking, and beveled plates as required to complete the roof truss framing.
H. Each truss shall be attached to the double top plate of wall or beam with Simpson H2.5A clips U.O.N on construction documents.
I. Each girder truss shall be attached to a minimum double stud in wall below with Simpson LGT Girder Tiedown U.O.N on construction documents. Edge nail wall sheathing to double stud.
J. Make all bottom chord connections after dead load has been applied. Provide deflection capability unless truss designed for support by interior walls.
K. Truss manufacturer shall submit truss design drawings with all requirements as specified in Section 2303.4.1.1 of the 2022 OSSC as follows:
1. Slope or depth, span and spacing per construction documents.
2. Location of all joints and support locations.
3. Number of plies if greater than one.
4. Required bearing widths assuming an allowable compression perpendicular to grain of 625 psi (DF #2).
5. Design loads as applicable including:
i. Top chord live load of 20 psf (min) or appropriate snow load.
- Cd = 1.25 for roof live load
- Cd = 1.15 for roof snow load
ii. Top chord dead load of 11 psf (min).
iii. Bottom chord live load of 10 psf (min). Need not be applied simultaneously with roof snow or live load.
iv. Bottom chord dead load of 9 psf (min).
v. Additional loads and locations, such as concentrated loads and their points of application.
vi. Environmental design criteria and loads (wind, rain, snow, seismic, etc).
6. Other lateral loads, including drag strut loads if specified on the construction documents.
7. Adjustments to wood member and metal connector plate design value for conditions of use.
8. Maximum reaction force and direction, including maximum uplift reaction forces where applicable.
9. Metal-connector-plate type, size and thickness or gage, and the dimensioned location of each metal connector plate except where symmetrically located relative to the joint interface.
10. Size, species and grade for each member to be specified by the truss manufacturer.
11. Truss-to-truss connections and truss field assembly requirements.
12. Calculated span-to-deflection ratio and maximum vertical and horizontal deflection for live and total loads with the maximum live load deflection limited to L/240 of the span. Long term creep of 1.5 must be applied to dead load deflection.
13. Maximum axial tensile and compression forces in the truss members.
14. Required permanent individual truss member restraint location and the method and details of restraint/bracing to be used in accordance with Section 2303.4.1.2 to be designed and set forth in the truss design drawings by the Truss Design Professional.

PRE-ENGINEERED LUMBER:

A. The joist manufacturer shall supply all joists, associated load transfer blocks, hangers, bracing, blocking and beveled plates as required to complete the floor joist.
B. Erection and installation shall be in accordance with the specifications set forth by the manufacturer.
C. Continuous LVL rim joists shall not be spliced over openings. Splice 3'-0" min. on either side of openings.
D. Stresses for Microlam LVL:
F_b = 2,600 psi E = 2.0e6/ psi
F_v = 285 psi $Fc_\perp$ = 750 psi
E. Stresses for Paralam PSL:
Beams:
F_b = 2,900 psi E = 2.2e6/ psi
F_v = 290 psi $Fc_\perp$ = 750 psi
Columns:
F_b = 2,400 psi E = 1.8e6/ psi
F_v = 190 psi $Fc_\perp$ = 425 psi
F. Stresses for TimberStrand LSL:
F_b = 2,325 psi E = 1.55e6/
F_v = 310 psi $Fc_\perp$ = 900 psi
G. Laminating 1¾" width pieces:
-Minimum of 3 rows 10d (0.148"x3") nails @ 12" o.c.
-Minimum of 4 rows 10d (0.148"x3") nails @ 12" o.c. for 14" or deeper.
-If using 16d common nails, the number of nailing rows may be decreased by one.
-Side loaded beams shall be connected with Simpson SDS screws in two rows with spacing 16" o.c.

LEE STRUCTURAL ENGINEERS LLC
PO BOX 863
ALBANY, OR 97321
(541) 248-8188
WWW.LEESTRUCTURALENGINEERS.COM

REGISTERED PROFESSIONAL ENGINEER
38210
OREGON
MAY 9, 2017
JOHN W. LEE
EXPIRES: DEC. 31, 2026

Building Addition/Remodel:
Neamaan Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

DATE: 2/12/25
JOB No.: 240810
DRAWN BY: JWL

SHEET:

S0.10

SHEAR WALL SCHEDULE NOTES:

A. Contractor shall provide shear transfer from diaphragm to shearwalls. (See appropriate details)
B. The allowable shear values are applicable to studs of Species Group II (Douglas-Fir, Southern Pine).
C. All nails referenced are common nails (i.e. 6d=0.113", 8d=0.131", 10d=0.148", 12d=0.148" and 16d=0.162"), unless referenced otherwise. Values of other standard construction fasteners will require spacing adjustments and must be approved by the engineer-of-record.
D. A.B. - Anchor Bolts
E. Where panels are applied on both sides of the wall and nail spacing is less than 6" o.c. on either side, panel edges shall be offset to fall on different framing members or framing shall be 3" nominal or thicker and nails on either side shall be staggered.
F. Minimum nail penetrations: 6d=1¼", 8d=1½", and 10d=1⅝".
G. Nails for gypsum wallboard can be cooler or wallboard nails.

SEE NOTE 11 FOR ANCHORS IN EXISTING CONCRETE FND.

SHEAR WALL SCHEDULE[1,2,3,4,6,7,8,9]
(NOT ALL WALL TYPES SHOWN MAY BE USED ON PROJECT)

WALL TYPE	STRUCTURAL PANEL SHEATHING	EDGE NAILING	FIELD NAILING	REMARKS	A35 CLIP DOUBLE TOP PLATE CONN.[5]	SILL PLATE CONN. (A.B.) ⅝"ø x10" LONG	SOLE PLATE CONNECTION	SHEAR VALUE (plf) SEISMIC	SHEAR VALUE (plf) WIND
A	¾" OSB or 15/32" PLYWOOD	0.131"ø x 2.5" NAILS @ 6" O.C.	0.131"ø x 2.5" NAILS @ 12" O.C.	See Note 11 for anchors in existing concrete fnd.	24" O.C.	4'-0" O.C.[10,11]	16d NAILS @ 6" O.C.	260	344
B	¾" OSB or 15/32" PLYWOOD	0.131"ø x 2.5" NAILS @ 4" O.C.	0.131"ø x 2.5" NAILS @ 12" O.C.		16" O.C.	2'-8" O.C.[10,11]	16d NAILS @ 4⅜" O.C.	380	515

NOTES:
1. BLOCK ALL EDGES OF SHEATHING U.O.N.
2. DO NOT BREAK SHEATHING SKIN BY OVER DRIVING NAILS.
3. PRE-DRILL AS REQUIRED TO AVOID SPLITTING SILLS, ETC.
4. NAILS SHOULD BE LOCATED ⅜" CLEAR OF PANEL EDGES.
5. USE SIMPSON A35 CLIPS TO ATTACH BLOCKING OR GABLE TO TOP PLATE AT FLOOR LINE. AT ROOF LINE USE SIMPSON H1 CLIPS AT EACH TRUSS (U.O.N.)
6. VALUES OF OTHER STANDARD CONSTRUCTION FASTENERS WILL REQUIRE SPACING ADJUSTMENTS AND MUST BE APPROVED BY THE ENGINEER-OF-RECORD.
7. USE HOT DIPPED GALVANIZED NAILS AT ALL EXTERIOR APPLICATIONS.
8. C-D, C-C SHEATHING, PLYWOOD PANEL SIDING, AND OTHER GRADES COVERED IN APA PLYWOOD DESIGN SPECIFICATION.
9. SHEATHING FACE GRAIN CAN BE APPLIED PERPENDICULAR OR PARALLEL TO WALL STUDS, PROVIDED STUDS ARE SPACED A MAXIMUM OF 16" OC.
10. 3"x3"x⅜" WASHER REQUIRED AT EACH A.B. PLACE WITHIN ½" OF STRUCTURAL PANEL SHEATHING.
11. AT EXISTING FOUNDATION USE SIMPSON TITEN HD ⅝"ø WITH EMBED.=4¾"

HOLDOWN SCHEDULE[1,2,3,4,5]
(NOT ALL HOLDOWN TYPES SHOWN MAY BE USED ON PROJECT)

MARK	HOLDOWN	ANCHOR BOLT	ANCHOR SIZE	EMBED. LENGTH	MINIMUM STEMWALL	MINIMUM MEMBER	ANCHORAGE TO WOOD	REMARKS	ALLOWABLE LOAD (WIND) MID-WALL	CORNER	END	ALLOWABLE LOAD (SEISMIC) MID-WALL	CORNER	END
▽	HDU2	SSTB16	⅝"ø	12⅝"	6"	(2) 2x6[4]	(6) ½"x2½"[7]	See Note 8 for anchors in existing concrete fnd.	3,075#	3,075#	3,075#	2,550#	2,550#	2,550#
▽	HDU4	SSTB20	⅝"ø	16⅝"	6"	(2) 2x6[4]	(10) ½"x2½"[7]		4,145#	3,880#	3,880#	3,145#	2,960#	2,960#
▽	HDU5	SSTB24	⅝"ø	20⅝"	6"	(2) 2x6[4]	(14) ½"x2½"[7]		4,825#	4,295#	4,295#	3,740#	3,325#	3,325#

▽ DENOTES LOCATION OF HOLDOWN AT BOTTOM OF WALL

NOTES:
1. HOLDOWNS BY SIMPSON STRONG-TIE COMPANY, INC. SEE SIMPSON CATALOG FOR PROPER INSTALLATION.
2. HARDMOUNT ALL HOLDOWN ANCHORS PRIOR TO CONCRETE POUR.
3. EDGE NAIL SHEATHING TO ALL POSTS OR BOUNDARY MEMBERS AT HOLDOWNS.
4. LOCATE HD WITHIN 6" OF END OF SHEAR PANEL.
5. INSTALL HD MINIMUM OF 5" CLEAR FROM CORNER.
6. LAMINATE STUDS WITH 16d NAILS AT 12" O.C. STAGGERED. CLINCH TIPS OF NAILS. MAY USE (2) 2x4 BOUNDARY MEMBER.
7. USE SIMPSON SDS ¼"ø WOOD SCREWS.
8. AT EXISTING CONCRETE FOUNDATION USE ⅝"ø THREADED ROD ASTM F1554 GR.36 W/ SIMPSON SET-3G W/ EMBED.=7"

PAD FOOTING SCHEDULE

FTG. MARK	FTG. SIZE	BOTTOM REINFORCEMENT	TOP REINFORCEMENT
PF2020	2'-0"x2'-0"x10"	(3) #4 x1'-6" EA. WAY	N/A
PFE2020	2'-0"x2'-0"x10"	(3) #4 x1'-6" EA. WAY Refer to detail 5/S5.11	(2) #4 EACH WAY Refer to detail 5/S5.11

COLUMN SCHEDULE

SYM	SIZE	MATERIAL
C0	(2) 2x4	D.F.#2
C1	(2) 2x6	D.F.#2
C2	(3) 2x6	D.F.#2
C3	4x4	H.F.#2 - EXTERIOR D.F.#2 - INTERIOR
C4	4x6	
C5	6x6	

LEE STRUCTURAL ENGINEERS LLC
PO BOX 863
ALBANY, OR 97321
(541) 248-8188
WWW.LEESTRUCTURALENGINEERS.COM

REGISTERED PROFESSIONAL ENGINEER
88210
OREGON
MAY 9, 2017
JOHN W. LEE
EXPIRES: DEC. 31, 2026

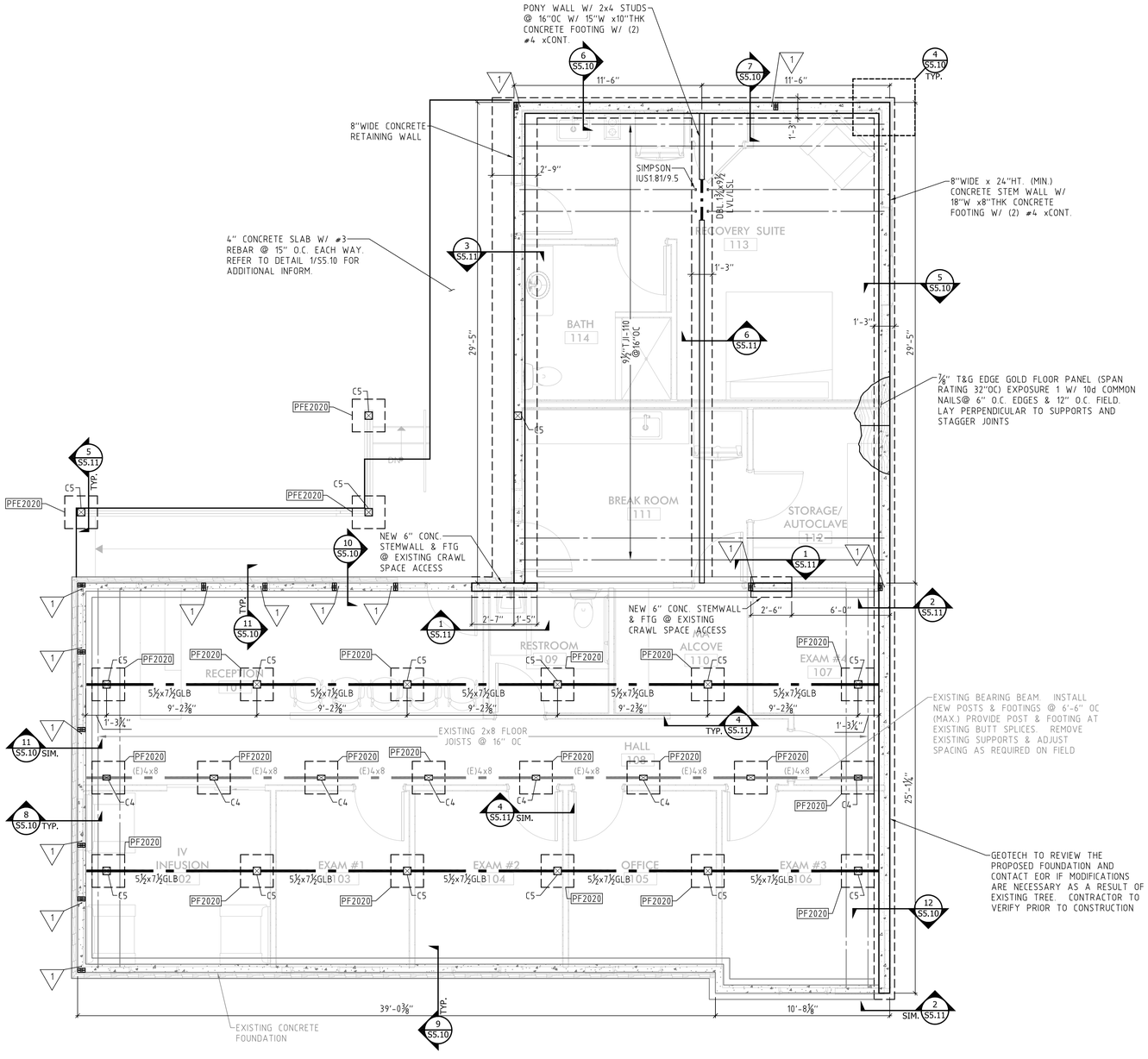
Building Addition/Remodel:
Neamah Wellness
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

DATE: 2/12/25
JOB No.: 240810
DRAWN BY: JWL

SHEET:

S0.11



FOUNDATION PLAN

1/4" = 1'-0"

S.C.: RECOMMENDED SAWCUT

NOTE:
SAWCUTS AND CONSTRUCTION JOINTS ARE PER CONTRACTOR. REFER TO DETAILS 2 & 3/S5.10 FOR RECOMMENDED REQUIREMENTS.

NOTE:
REFER TO S0.10 FOR PAD FOOTING, SHEAR AND HOLDOWN SCHEDULES

INDEX

- BEARING WALLS W/ 2x6 STUDS @ 16" OC AT EXT. WALLS U.O.N. AT EXISTING CONDITION LAMINATE A 2x6 FULL HT. TO EXISTING 2x4 @ 16" OC.
- BALLOON FRAME WALL WITH 2x6 @ 16"OC TO UNDERSIDE OF ROOF SHEATHING.
- SHEARWALL.
- NON-STRUCTURAL WALLS.
- HOLDOWN IDENTIFICATION.
- SHEARWALL IDENTIFICATION.
- SHEATH ENTIRE WALL. ABOVE AND BELOW OPENINGS PER SHEARWALL SCHEDULE.
- EXTENT OF 40 PSF MECHANICAL ALLOWANCE. CONFIRM WITH ARCHITECT AND CONTACT EOR IF DIFFERENT LOCATION IS REQUIRED.

NOTE:
SHORING PER CONTRACTOR

NOTE:
CONTRACTOR TO COORDINATE CRAWL SPACE ACCESS WITH ARCHITECT

NOTE:
EXISTING 2x4 WALLS ARE NOT UTILIZED FOR STRENGTH AND MAY BE REMOVED. THE NEW SPECIFIED WALLS W/ 2x6 STUDS @ 16" OC ARE CAPABLE OF SUPPORTING THE APPLIED LOADS. CONTRACTOR TO COORDINATE WITH ARCHITECT AND EOR IF REMOVING THE EXISTING WALLS IS A DESIRED OPTION.

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PO BOX 863
ALBANY, OR 97321
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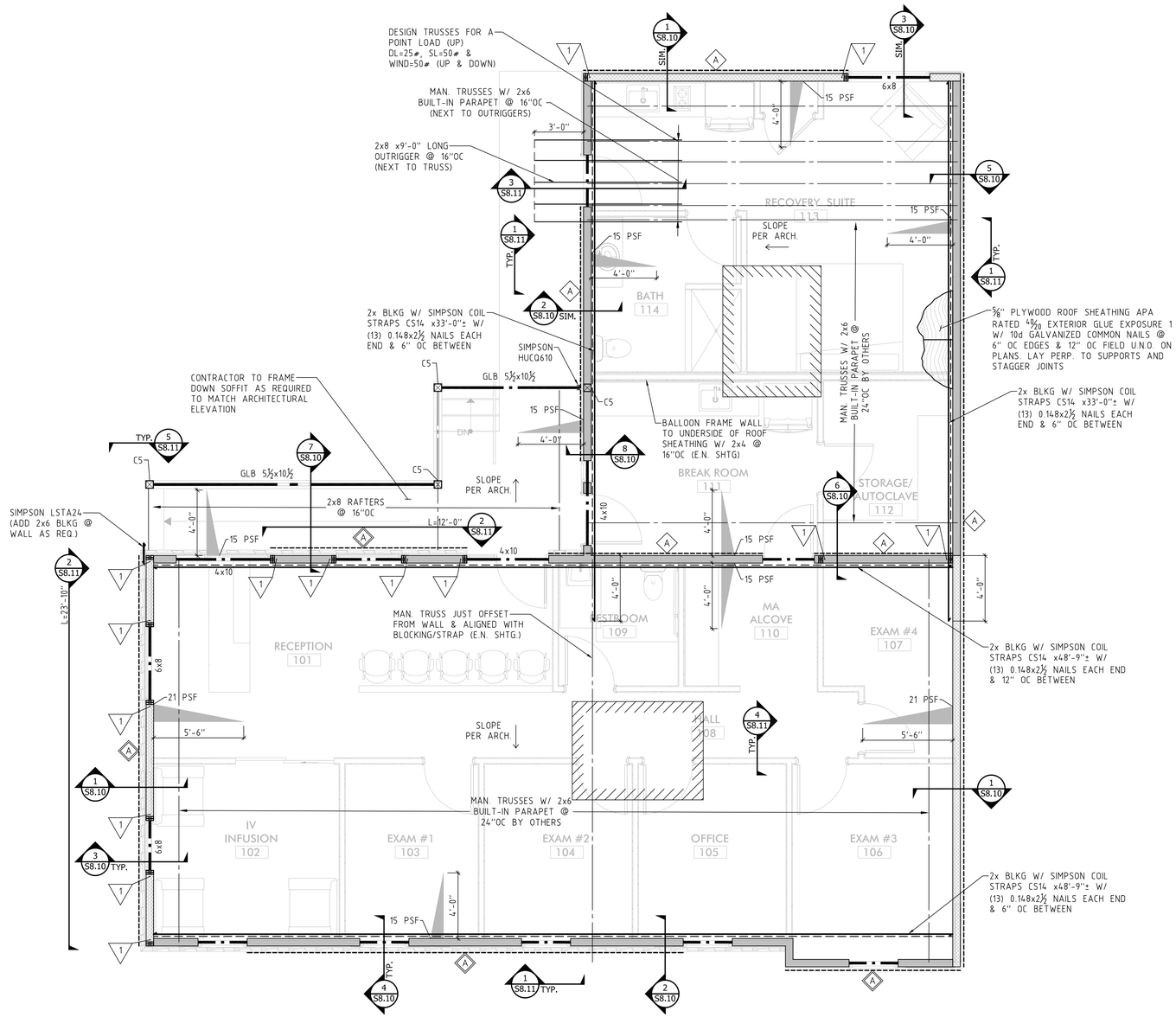
S1.01



INDEX

- BEARING WALLS W/ 2x6 STUDS @ 16" OC AT EXT. WALLS U.O.N. AT EXISTING CONDITION LAMINATE A 2x6 FULL HT. TO EXISTING 2x4 @ 16" OC.
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- SHEARWALL IDENTIFICATION.
- SHEATH ENTIRE WALL. ABOVE AND BELOW OPENINGS PER SHEARWALL SCHEDULE.
- EXTENT OF 40 PSF MECHANICAL ALLOWANCE. CONFIRM WITH ARCHITECT AND CONTACT EOR IF DIFFERENT LOCATION IS REQUIRED.

NOTE:
LAMINATE STUDS W/ 0.148"x3" NAILS @ 12" OC STAGGERED

NOTE:
CONTRACTOR TO COORDINATE ROOF CRICKETS & DRAINAGE WITH ARCHITECT

NOTE:
EXISTING 2x4 WALLS ARE NOT UTILIZED FOR STRENGTH AND MAY BE REMOVED. THE NEW SPECIFIED WALLS W/ 2x6 STUDS @ 16" OC ARE CAPABLE OF SUPPORTING THE APPLIED LOADS. CONTRACTOR TO COORDINATE WITH ARCHITECT AND EOR IF REMOVING THE EXISTING WALLS IS A DESIRED OPTION.

NOTE: TYPICAL HDR TO BE 4x8 U.O.N.

NOTE: TYPICAL TRUSS TO WALL CONNECTION TO BE SIMPSON H1 CLIP U.O.N.

NOTE:
REFER TO S0.10 FOR PAD FOOTING, SHEAR AND HOLDOWN SCHEDULES

ROOF FRAMING PLAN

1/4" = 1'-0"

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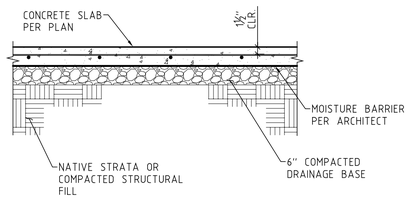
SHEET:

S1.02

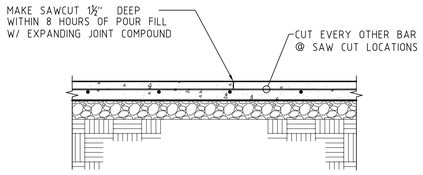
NOTE: PLASTIC SHRINKAGE FIBERMESH MAY BE SUBSTITUTED FOR TEMPERATURE REINF. AT CONTRACTORS DISCRETION. CONTRACTOR TO SUBMIT TYPE AND QUANTITY OF FIBERMESH TO EOR FOR REVIEW AND APPROVAL.



TYP. FLOOR SLAB CONSTRUCTION

1 S5.10

3/4" = 1'-0"



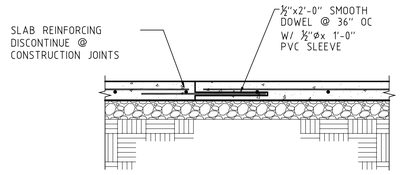
PROVIDE SAWCUT JOINTS @ 300± SQ. F.T. MAXIMUM COORDINATE W/ FLOOR FINISHES

NOTE: REFER TO DETAIL 1/S5.10 FOR ADDITIONAL INFORMATION

TYP. FLOOR SLAB SAW CUT

2 S5.10

3/4" = 1'-0"

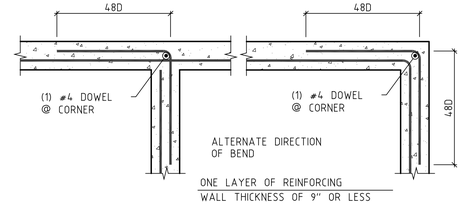


NOTE: REFER TO DETAIL 1/S5.10 FOR ADDITIONAL INFORMATION

TYP. FLOOR SLAB CONSTRUCTION JOINT

3 S5.10

3/4" = 1'-0"



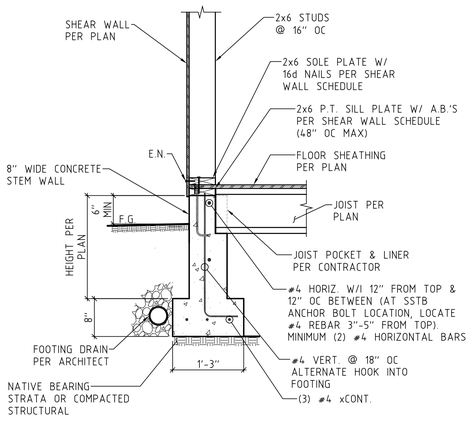
NOTE:
CORNER BARS TO MATCH THE SIZE OF HORIZONTAL REINFORCEMENT
(D) = DIAMETER OF BAR

WALL THICKNESS OF 9" OR LESS

TYPICAL CONCRETE CORNER REBAR DETAIL

4 S5.10

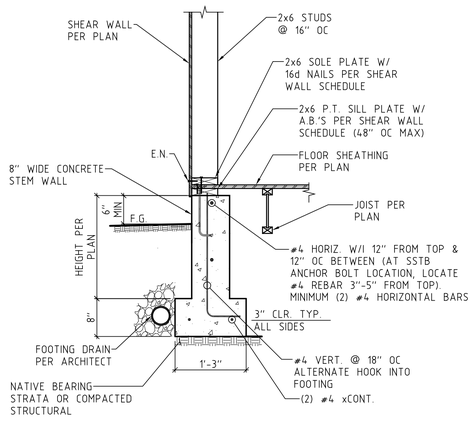
3/4" = 1'-0"



FLOOR JOIST PERP. TO FOOTING

5 S5.10

3/4" = 1'-0"

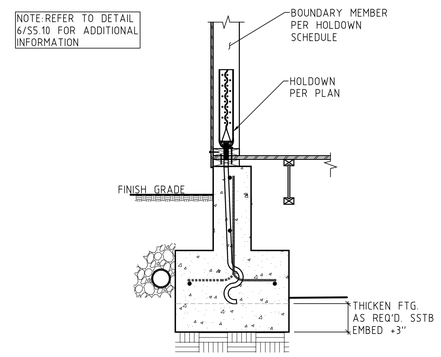


FLOOR JOIST PARALLEL TO FOOTING

6 S5.10

3/4" = 1'-0"

NOTE:REFER TO DETAIL 6/S5.10 FOR ADDITIONAL INFORMATION

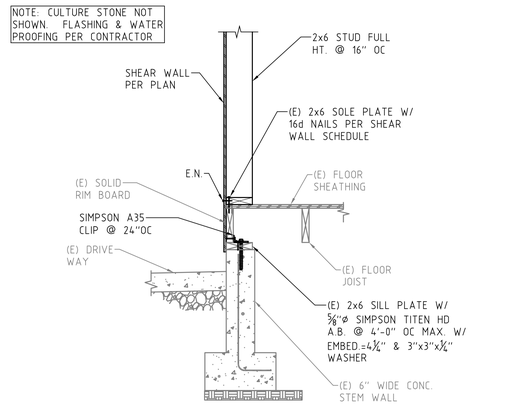


TYP. FOOTING @ HOLDOWN

7 S5.10

3/4" = 1'-0"

NOTE: CULTURE STONE NOT SHOWN. FLASHING & WATER PROOFING PER CONTRACTOR

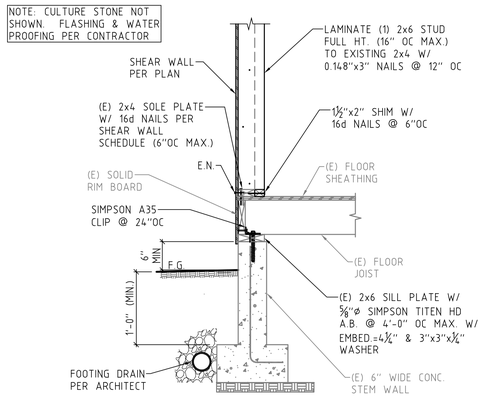


EXISTING FLOOR JOIST PARALLEL TO FOOTING

8 S5.10

3/4" = 1'-0"

NOTE: CULTURE STONE NOT SHOWN. FLASHING & WATER PROOFING PER CONTRACTOR

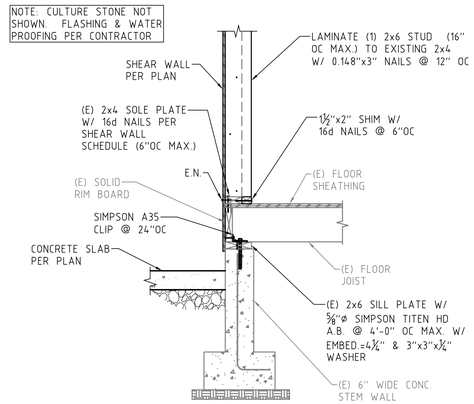


EXISTING FLOOR JOIST PERPENDICULAR TO FOOTING

9 S5.10

3/4" = 1'-0"

NOTE: CULTURE STONE NOT SHOWN. FLASHING & WATER PROOFING PER CONTRACTOR



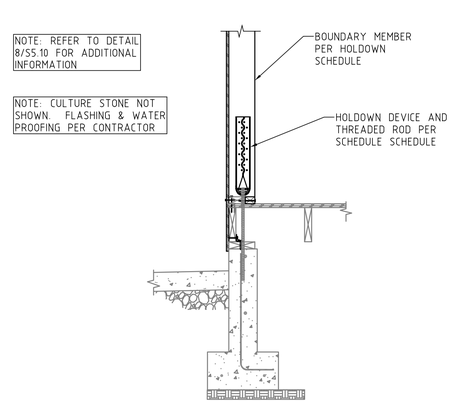
EXISTING FLOOR JOIST PERP. TO FTG @ ENTRY

10 S5.10

3/4" = 1'-0"

NOTE: REFER TO DETAIL 8/S5.10 FOR ADDITIONAL INFORMATION

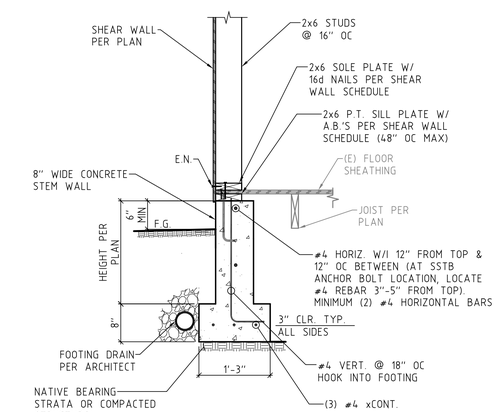
NOTE: CULTURE STONE NOT SHOWN. FLASHING & WATER PROOFING PER CONTRACTOR



TYP. HOLDOWN @ EXISTING FND.

11 S5.10

3/4" = 1'-0"



NEW FND. PARALLEL TO EXISTING FLOOR

12 S5.10

3/4" = 1'-0"

LEE STRUCTURAL ENGINEERS LLC
PO BOX 863
ALBANY, OR 97321
(541) 248-8188
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88210
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REVISIONS:

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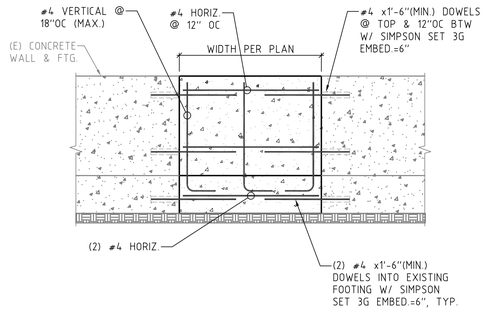
JOB No.:	240810
DRAWN BY:	JWL

SHEET:

S5.10

NOTE: HOLDOWN SSTB ANCHOR BOLT NOT SHOWN. COORDINATE INSTALLATION WITH FND. PLAN



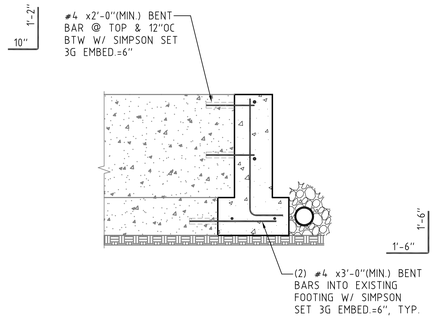
NEW FOOTING & STEM WALL @ EXISTING FND

3/4" = 1'-0"

1 S5.11

NOTE: HOLDOWN SSTB ANCHOR BOLT NOT SHOWN. COORDINATE INSTALLATION WITH FND. PLAN

NOTE:REFER TO DETAIL 5/S5.10 FOR ADDITIONAL INFORMATION



NEW FND. PERP. TO EXISTING FOUNDATION

3/4" = 1'-0"

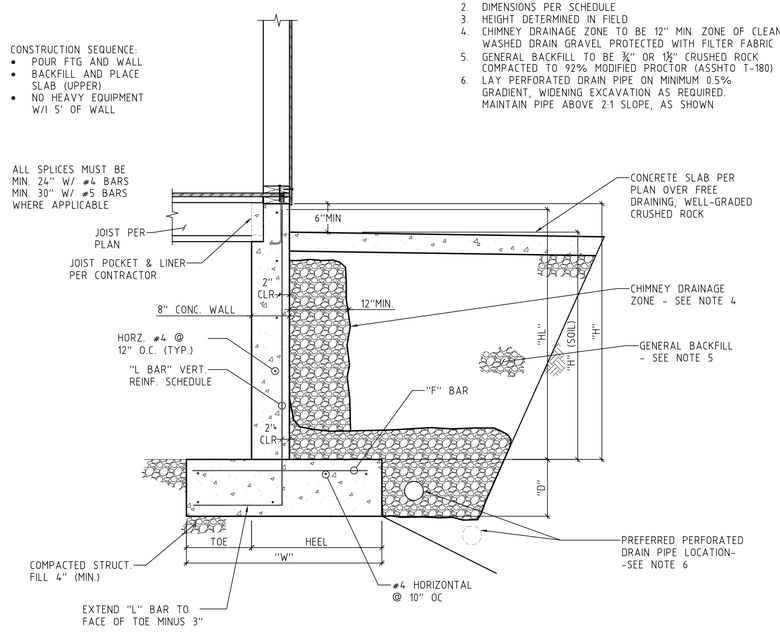
2 S5.11

NOTE:REFER TO DETAIL 5/S5.10 FOR ADDITIONAL INFORMATION

CONSTRUCTION SEQUENCE:
- POUR FTG AND WALL
- BACKFILL AND PLACE SLAB (UPPER)
- NO HEAVY EQUIPMENT W/I 5' OF WALL

NOTES:
1. WATERPROOFING BY OTHERS
2. DIMENSIONS PER SCHEDULE
3. HEIGHT DETERMINED IN FIELD
4. CHIMNEY DRAINAGE ZONE TO BE 12" MIN. ZONE OF CLEAN WASHED DRAIN GRAVEL PROTECTED WITH FILTER FABRIC
5. GENERAL BACKFILL TO BE ¾" OR 1½" CRUSHED ROCK COMPACTED TO 92% MODIFIED PROCTOR (ASSHTO T-180)
6. LAY PERFORATED DRAIN PIPE ON MINIMUM 0.5% GRADIENT, WIDENING EXCAVATION AS REQUIRED. MAINTAIN PIPE ABOVE 2:1 SLOPE, AS SHOWN

ALL SPLICES MUST BE MIN. 24" W/ #4 BARS MIN. 30" W/ #5 BARS WHERE APPLICABLE



SCHEDULE								
"H"	"H"(SOIL)	TOE	HEEL	"W"	"D"	"L" BAR	"HL"	"F" BAR
4'-0"	3'-6"(MAX.)	9"	2'-0"	2'-9"	10"	#4@13"OC	3'-10"	#5@17"OC

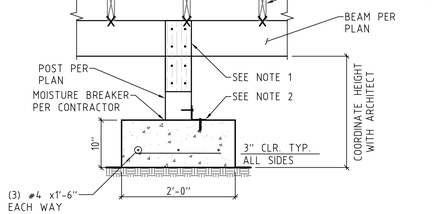
FOUNDATION @ FRONT OF RECOVERY SUITE

3/4" = 1'-0"

3 S5.11

NOTE 1: ½" PLYWOOD GUSSET PLATE EACH SIDE WITH (4) 8d NAILS TO BEAM & POST. MINIMUM WIDTH EQUAL TO POST WIDTH & MINIMUM HEIGHT EQUAL TO TWO TIMES BEAM HEIGHT (OR SIMPSON LTP5 EACH SIDE)

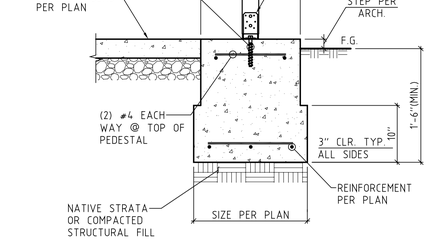
NOTE 2: SIMPSON A33 W/ (4)0.148x3 INTO POST & (2) 3/16"x2" TITEN TURBO SCREWS



TYP. CRAWL SPACE BEAM TO POST CONNECTION

3/4" = 1'-0"

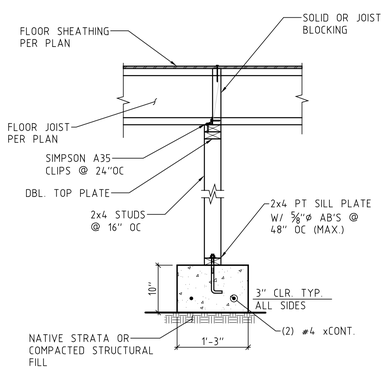
4 S5.11



ISOLATED PAD FOOTING

3/4" = 1'-0"

5 S5.11



CRAWL SPACE PONY WALL

3/4" = 1'-0"

6 S5.11

LEE STRUCTURAL ENGINEERS LLC
PO BOX 663
LAKE OSWEGO, OR 97321
(541) 248-8188
WWW.LEESTRUCTURALENGINEERS.COM

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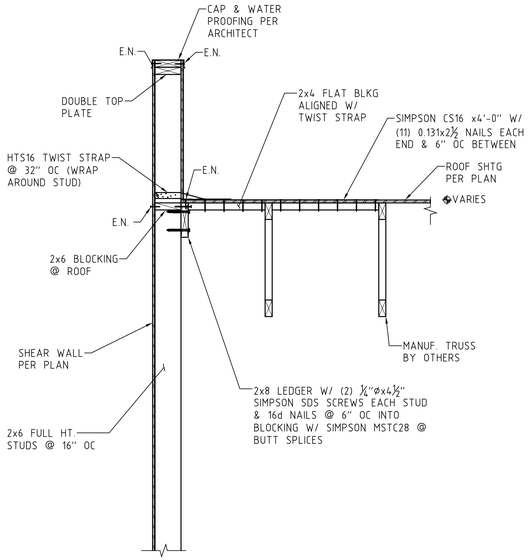
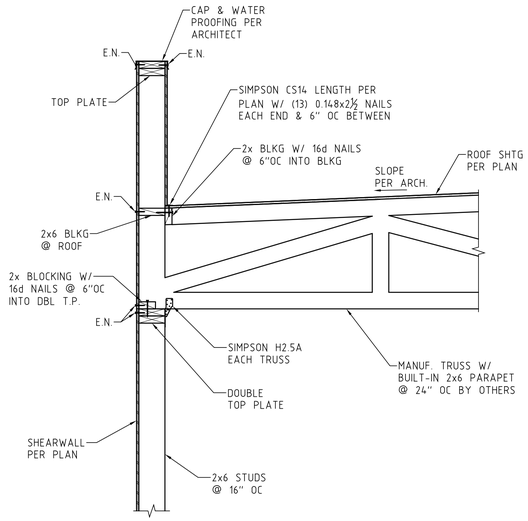


TYP. TRUSS PARALLEL TO WALL

3/4" = 1'-0"

1 S8.10

NOTE: CONTRACTOR TO COORDINATE ROOF CRICKETS, DRAINAGE & WATER PROOFING WITH ARCHITECT

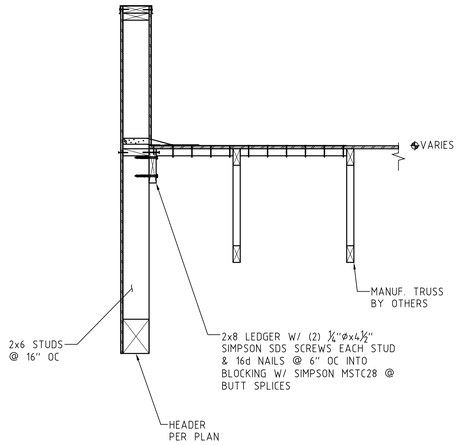


TYPICAL TRUSS PERP. TO WALL

3/4" = 1'-0"

2 S8.10

NOTE: REFER TO DETAIL 1/S8.10 FOR ADDITIONAL INFORMATION

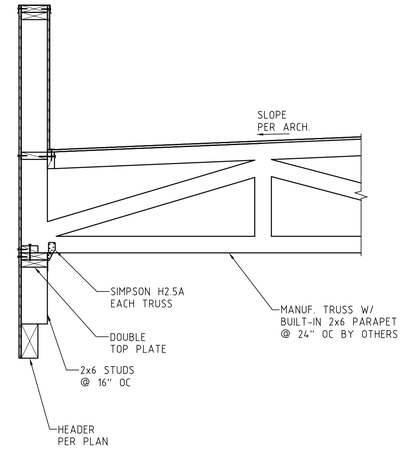


TYP. TRUSS PARALLEL TO HEADER

3/4" = 1'-0"

3 S8.10

NOTE: REFER TO DETAIL 2/S8.10 FOR ADDITIONAL INFORMATION

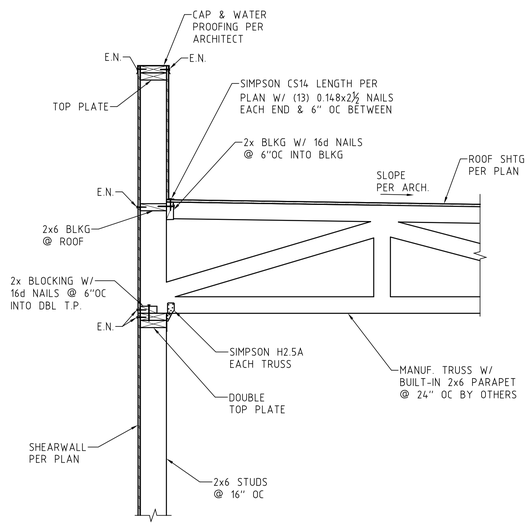


TYPICAL TRUSS PERP. TO HEADER

3/4" = 1'-0"

4 S8.10

NOTE: CONTRACTOR TO COORDINATE ROOF CRICKETS, DRAINAGE & WATER PROOFING WITH ARCHITECT

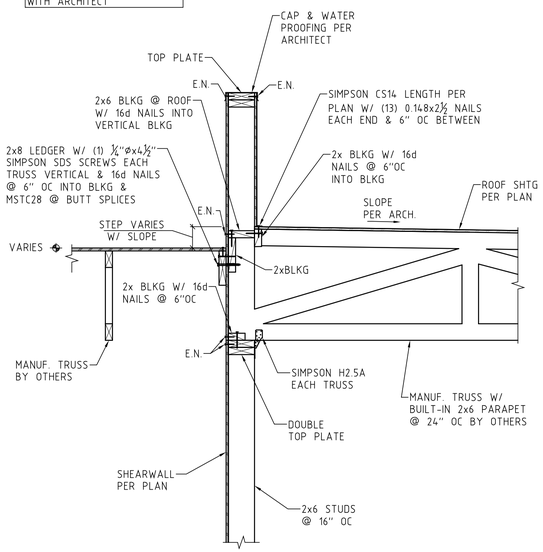


TYPICAL TRUSS PERP. TO WALL

3/4" = 1'-0"

5 S8.10

NOTE: CONTRACTOR TO COORDINATE ROOF CRICKETS, DRAINAGE & WATER PROOFING WITH ARCHITECT



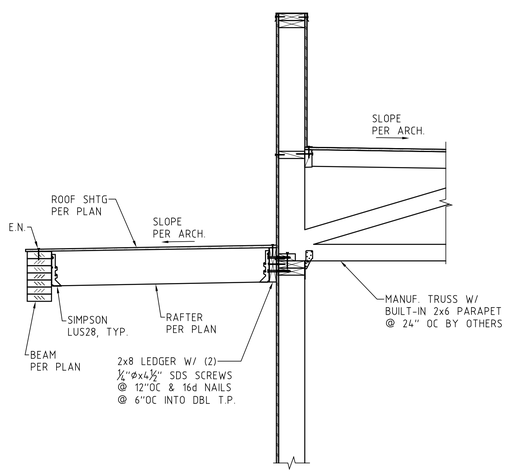
ROOF TRANSITION @ INTERIOR BEARING WALL

3/4" = 1'-0"

6 S8.10

NOTE: REFER TO DETAIL 5/S8.10 FOR ADDITIONAL INFORMATION

NOTE: CONTRACTOR TO FRAME DOWN SOFFIT TO MATCH ARCHITECTURAL ELEVATION

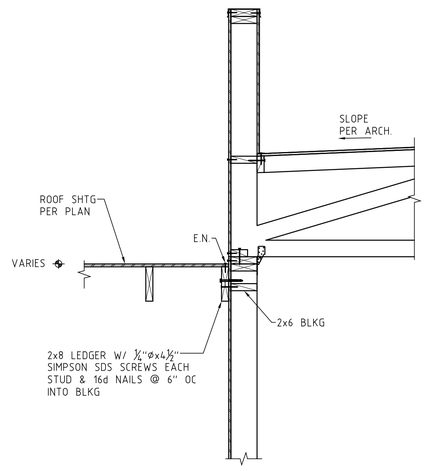


PORCH ROOF PERP. TO WALL

3/4" = 1'-0"

7 S8.10

NOTE: REFER TO DETAIL 2/S8.10 FOR ADDITIONAL INFORMATION



PORCH ROOF PARALLEL TO WALL

3/4" = 1'-0"

8 S8.10

LEE STRUCTURAL ENGINEERS LLC
PO BOX 863
ALBANY, OR 97321
(541) 248-8188
WWW.LEESTRUCTURALENGINEERS.COM

REGISTERED PROFESSIONAL ENGINEER
88210
OREGON
MAY 9, 2017
JOHN W. LEE
EXPIRES: DEC. 31, 2026

Building Addition/Remodel:
Neamah Wellness

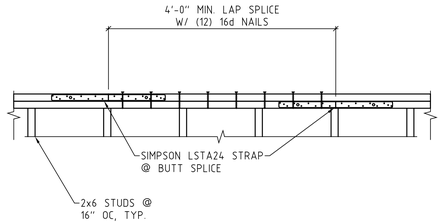
375 Leffelle St SE, Salem, OR 97302

REVISIONS:

DATE:	2/12/25
JOB No.:	240810
DRAWN BY:	JWL

SHEET:

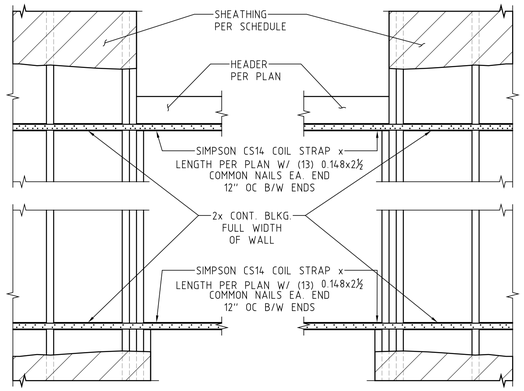
S8.10



TYPICAL
DOUBLE TOP PLATE SPLICE

3/4" = 1'-0"

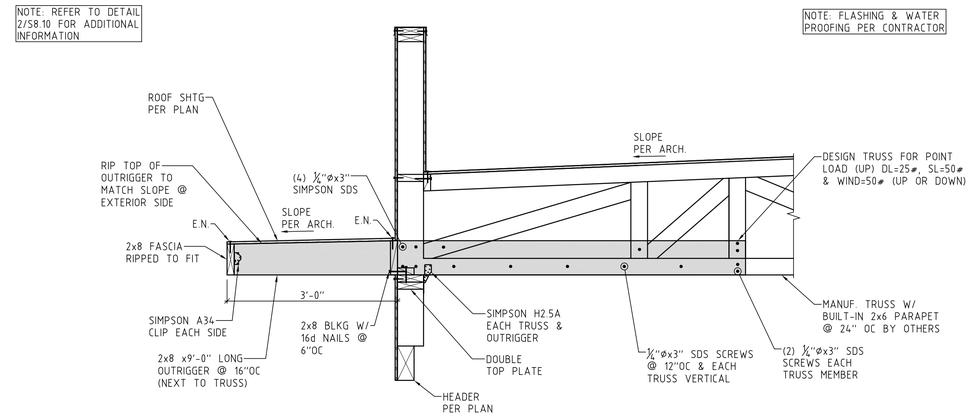
1 S8.11



STRAP TIE @ SILL AND HEADER

3/4" = 1'-0"

2 S8.11



TYPICAL TRUSS PERPENDICULAR TO HEADER

3/4" = 1'-0"

3 S8.11

TYPICAL TRUSS @ NON-BEARING WALL

3/4" = 1'-0"

4 S8.11

TYPICAL POST TO BEAM CONNECTION

3/4" = 1'-0"

5 S8.11

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JOB No.: 240810

DRAWN BY: JWL

SHEET:

S8.11