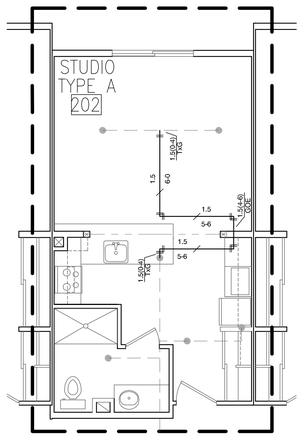
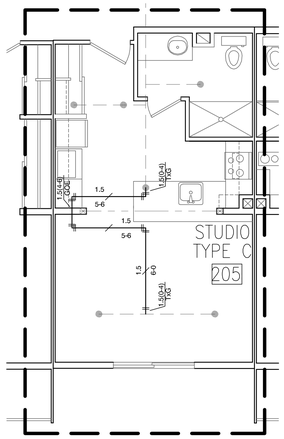
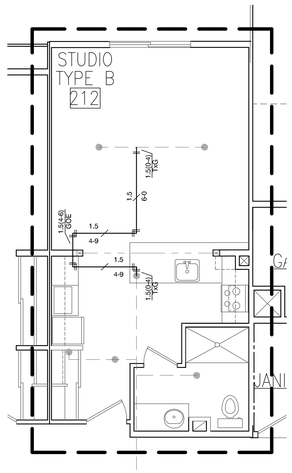
# Must Remain On Site



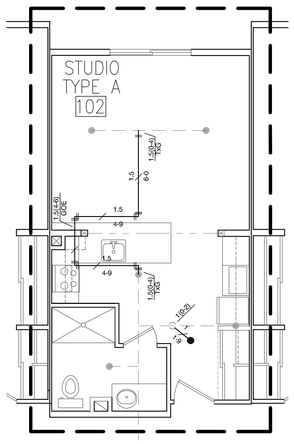

STUDIO LINE RELOCATION PLAN
UNIT 202
SCALE 1/4"=1'-0"



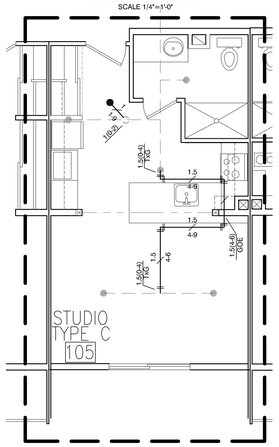

STUDIO LINE RELOCATION PLAN
UNIT 205
SCALE 1/4"=1'-0"



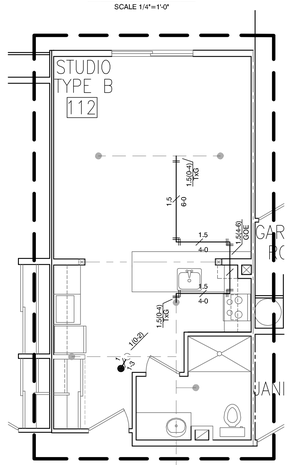

STUDIO LINE RELOCATION PLAN
UNIT 212
SCALE 1/4"=1'-0"



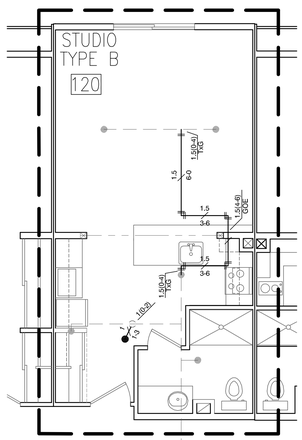

STUDIO LINE RELOCATION PLAN
UNIT 102
SCALE 1/4"=1'-0"



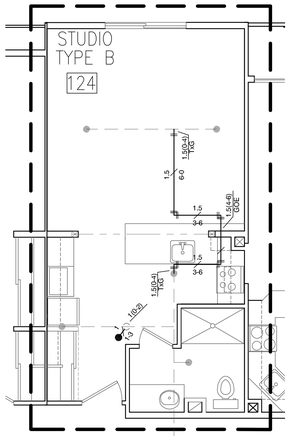

STUDIO LINE RELOCATION PLAN
UNIT 105
SCALE 1/4"=1'-0"



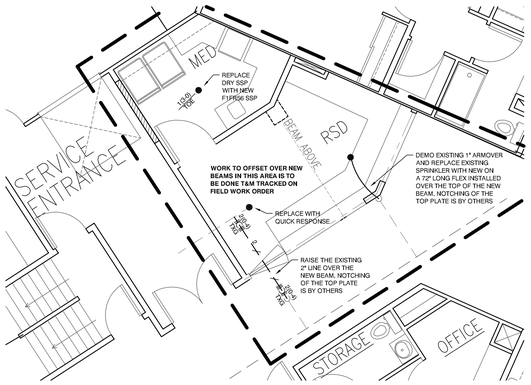

STUDIO LINE RELOCATION PLAN
UNIT 112
SCALE 1/4"=1'-0"



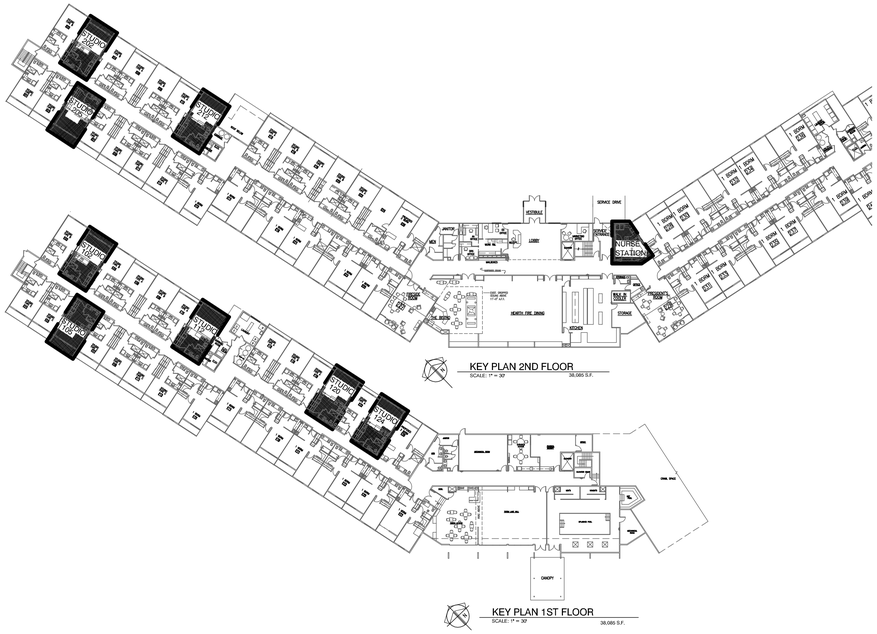

STUDIO LINE RELOCATION PLAN
UNIT 120
SCALE 1/4"=1'-0"




STUDIO LINE RELOCATION PLAN
UNIT 124
SCALE 1/4"=1'-0"

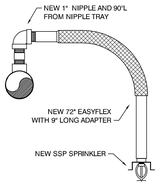



STUDIO LINE RELOCATION PLAN
SCALE 1/4"=1'-0"

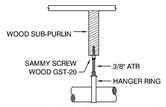



KEY PLAN 2ND FLOOR
SCALE: 1" = 30'
38,085 S.F.

KEY PLAN 1ST FLOOR
SCALE: 1" = 30'
38,085 S.F.




FLEXDROP DETAIL '1'




HANGER DETAIL 'SW'

## FITTER/LISTER NOTES

1. **NOTE:** KIRKLAND AGREED TO ALLOW STRUCTURAL COORDINATION CHANGES AHEAD OF PERMIT IF THEIR INSPECTOR IS ON SITE FOR THE 1ST ONE.
2. ALL FLEXDROPS ARE TO BE PER FLEX DETAIL "1" WITH 72" EASYFLEX U.N.O.
3. FIELD SELECT 1" NIPPLES FOR HARD PIPED DROPS FROM A 1" NIPPLE TRAY.
4. ALL HANGERS ARE TO BE PER DETAIL "**SW**" U.N.O.
5. SEND 60 FT. OF BULK 3/8" ATR FOR CTS HANGER RODS.
6. ALL SPRINKLERS TO BE CENTERED IN 2' DIRECTION ONLY OF 2' x 4' TILES
7. EXCLUDING WORK ON OVERTIME OR AFTER HOURS.
8. EXCLUDING RELOCATING OR MODIFYING THE EXISTING SPRINKLER SYSTEM TO ACCOMMODATE THE WORK OF OTHER TRADES.

## GENERAL NOTES

1. ALL STEEL PIPE TO BE AS FOLLOWS UNLESS NOTED OTHERWISE:

| STEEL PIPE ASTM A - 795 OR BETTER | | | | | | |
|---|---|---|---|---|---|---|
| PIPE SIZE | SCHEDULE | WALL THICKNESS | INTERNAL DIAMETER | END PREP TYPES ALLOWED | WEIGHT OF WATER / PIPE | CAPACITY IN GALLONS |
| 1 | 40 | 0.133 | 1.049 | THREADED, CUT GROOVED, ROLL GROOVED, PLAIN END, POLISHED | 2.05 | 0.044 |
| 1 1/2 | FLOW PIPE | 0.095 | 1.710 | ROLL GROOVED, POLISHED, PLAIN END (FOR BUTT WELDING) | 2.83 | 0.122 |
| 2 | FLOW PIPE | 0.095 | 2.185 | ROLL GROOVED, POLISHED, PLAIN END (FOR BUTT WELDING) | 3.94 | 0.198 |
| | | | | | | |
| ** WALL THICKNESS PER NFPA # 13 | | | | | | |

2. ALL GROOVED COUPLINGS TO BE RIGID TYPE UNLESS NOTED ( | | | ) WHICH ARE FLEXIBLE.

## SCOPE OF WORK

SMITH FIRE SYSTEMS (SFS) WILL MODIFY THE EXISTING SPRINKLER SYSTEM TO ACCOMMODATE THE NEW STRUCTURE, WALLS AND CEILINGS.

## CLARIFICATIONS:

1. ALL AREAS PROTECTED BY A WET PIPE SYSTEM MUST BE MAINTAINED AT 40°F IN ORDER TO PREVENT FREEZING.

## EXCLUSIONS:

1. ANY WORK OUTSIDE THIS TENANT SPACE
2. PAINTING OR LABELING OF PIPE.
3. REPLACEMENT OF PAINTED, DAMAGED, OR CORRODED SPRINKLERS.
4. ELECTRICAL OR ALARM WORK OF ANY KIND.
5. BACKFLOW INSTALLATION, MODIFICATION, OR CERTIFICATION (IF REQUIRED)
6. EXCLUDING REPAIRS OR MODIFICATIONS TO THE EXISTING SYSTEM BEYOND THE SCOPE DESCRIBED ABOVE.

## DESIGN CRITERIA:

PER NFPA 13 2010 AND THE CITY OF KIRKLAND

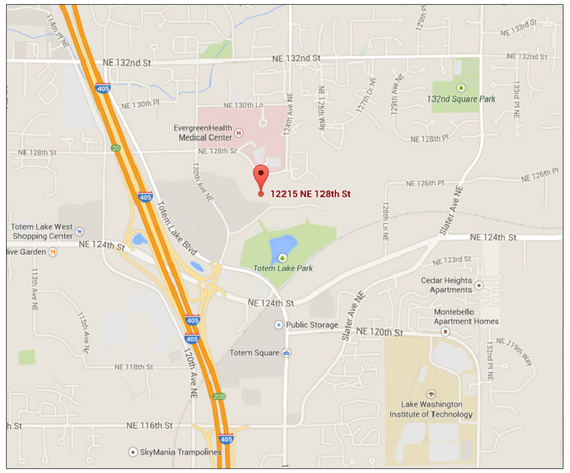
EXISTING CRITERIA:
DWELLING/OFFICE - LIGHT HAZARD

NEW DESIGN CRITERIA:
DWELLING/OFFICE - LIGHT HAZARD

## TENANT IMPROVEMENT:

THIS PROJECT IS A TENANT IMPROVEMENT. THIS FACILITY HAS ALREADY BEEN PROTECTED BY A FIRE SPRINKLER SYSTEM. SMITH FIRE SYSTEMS IS ADDING AND/OR RELOCATING SPRINKLER HEADS TO ACCOMMODATE THE NEW TENANT WALL, CEILING, LIGHTING, AND HVAC LAYOUT. ALL WORK WILL BE DONE WITHOUT AFFECTING THE CAPABILITY OF THE EXISTING SYSTEM. THERE FORE NO NEW HYDRAULIC CALCULATIONS ARE NECESSARY.

SITE PLAN
NTS




AREA MAP
NTS

# PHASE 1: STRUCTURAL CHANGES

### ABBREVIATIONS

| | |
|---|---|
| AFF | ABOVE FINISHED FLOOR |
| BOB | BOTTOM OF BEAM |
| BOD | BOTTOM OF DECK |
| BOJ | BOTTOM OF JOIST |
| BOP | BOTTOM OF PURLIN |
| BOT | BOTTOM OF TRUSS |
| CTS | CUT TO SUIT |
| FO | FIELD ORDER |
| IFOW | INSIDE FACE OF WALL |
| OFOW | OUTSIDE FACE OF WALL |
| NAS | NO AUTO. SPRINKLERS |
| UNO | UNLESS NOTED OTHERWISE |

### SYMBOL LEGEND

| | |
|---|---|
| 12 BOD | CENTERLINE OF PIPE TO REFERENCED STRUCTURE IN INCHES |
| | 2-WAY EARTHQUAKE SWAY BRACE LETTER INDICATES TYPE |
| | 4-WAY EARTHQUAKE SWAY BRACE LETTER INDICATES TYPE |
| | HANGER LOCATION |
| | ELEVATION ABOVE REFERENCED POINT IN FEET AND INCHES |
| | HYDRAULIC CALCULATION NODE |
| | FLEXIBLE COUPLING |
| | RIGID COUPLING |

### SYMBOL LEGEND

| | |
|---|---|
| ◄ | NEW 1" PLUG |
| • | NEW 1/2" PLUG |
| S | NEW STRAP OUTLET |
| MT | NEW MECHANICAL TEE OUTLET |
| R | RELOCATED EXISTING SPRINKLER |
| P | EXISTING THREADED OUTLET |
| (E) | EXISTING SYSTEM COMPONENT |

### PIPE LEGEND

- NEW SPRINKLER PIPE
- EXISTING SPRINKLER PIPE
- RELOCATED EXISTING PIPE
- NEW FLEXDROP
- RELOCATED EXISTING FLEX

### WALL LEGEND

- EXISTING WALL
- NEW WALL TO CEILING
- NEW FULL HEIGHT WALL
- NEW LOW WALL
- NEW SOFFIT WALL

### FLEX LEGEND

| MAKE | TYPE | LEN | NIPPLE | BRKT | SCRW | QNTY |
|---|---|---|---|---|---|---|
| EASY | FM-BRAID | 72" | 1/2"X9" | GWB | WDS | 1 |

BRACKET LEGEND:
ACT = STANDARD OGSB BRACKET
GWB = T-BAR, TBS ENDS , AND SBB CLAMP
4BAR = T-BAR, TBS ENDS , AND SBB CLAMP
TEK = (2) 1/4"x1.5" TEK SCREW
WDS = (2) #10x1.5" WOOD SCREW
90"x1/2" = 90° NIPPLE 5.25" LONG
9"x1/2" = 9" LONG x 1/2" EXTENDED NIPPLE

### SPRINKLER LEGEND

| SYM | MANUFACTURER | S.I.N. | TYPE | MODEL | SPRINKLER FIRRST | SPECIFICATION FIRRST | OR K-55 | T-PILOT NO. | TEMP RATING | UNI BOND ALARM | QUANTY |
|---|---|---|---|---|---|---|---|---|---|---|---|
| EXISTING | | | | | | | | | | | |
| | UNCHANGED | | SSP | | CHR | CHR | 5.6K | 1/2" | 155° | --- | |
| | UNCHANGED | | SSU | | BRZ | --- | 5.6K | 1/2" | 155° | --- | |
| NEW | | | | | | | | | | | |
| ● | RELIABLE | RA1414 | SSP REC | F1FR-56 | CHR | CHR F1 | 5.6K | 1/2" | 155° | --- | 3 |
| ● | RELIABLE | RA1414 | SSP | F1FR-56 | CHR | CHR 401 | 5.6K | 1/2" | 155° | --- | 5 |
| | | | | | | | | | | TOTAL NEW | 8 |

### REVISIONS

| NO. | DATE | BY | REASON FOR REVISION |
|---|---|---|---|
| # | y/y/ww | --- | --- |

### BUILDING INFORMATION

MAINTENANCE CONTACT : _____
MAINTENANCE PHONE : _____
ALARM COMPANY : _____
ALARM PHONE : _____
ALARM CODE : _____
ALARM PASSWORD : _____
FIRE DEPARTMENT : _____
FIRE DEPT. PHONE : _____


CONTRACT WITH
KOELSCH CONSTRUCTION
111 MARKET ST NE SUITE 200
OLYMPIA, WA 98501

PROJECT MANAGER : MITCH STANLEY
OFFICE PHONE : 360-943-5579
CELL PHONE : 503-407-9778
EMAIL : MES@KOELSCHCONSTRUCTION.COM
SUPERINTENDENT : DICK NETZER
PHONE : 360-888-7507
EMAIL : DPN@KOELSCHCONSTRUCTION.COM


KIRKLAND FIRE
XChappell
01/02/2015
WASHINGTON STATE CERTIFICATE OF COMPETENCY FIRE PROTECTION SPRINKLER SYSTEMS
Bassione Sean Van Soest
6027-0110-C Level 3
Smith Fire Systems, Inc.
SMITHFS1360T
12/31/14
Expires
CERTIFICATE OF COMPETENCY STAMP

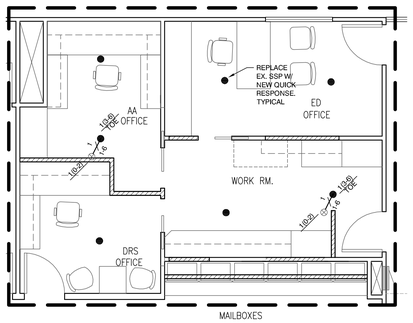

SMITH FIRE SYSTEMS, INC.
1106 54th AVE EAST
TACOMA, WA 98424
CONTR. REG. NO. SMITHFS1360T
Bus: ( 253 ) 926 - 1880 FAX: ( 253 ) 926 - 2350


MADISON HOUSE T.I.

12215 NE 128TH ST
KIRKLAND, WA

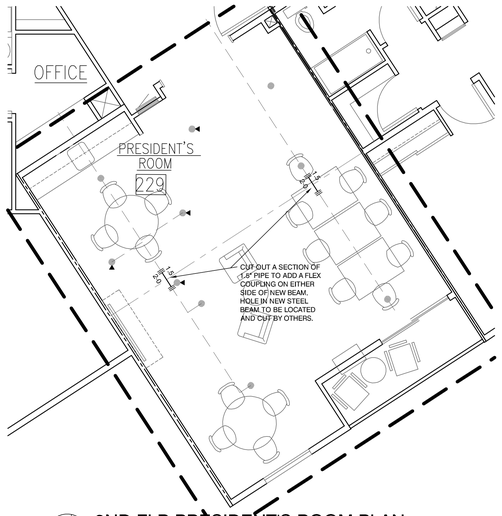
| DESIGNER | PROJECT MGR | DATE | SHEET | JOB NO. |
|---|---|---|---|---|
| JOHN R | LANE L. | 12-22-14 | 1 OF 2 | TI14211 |

# Must Remain On Site



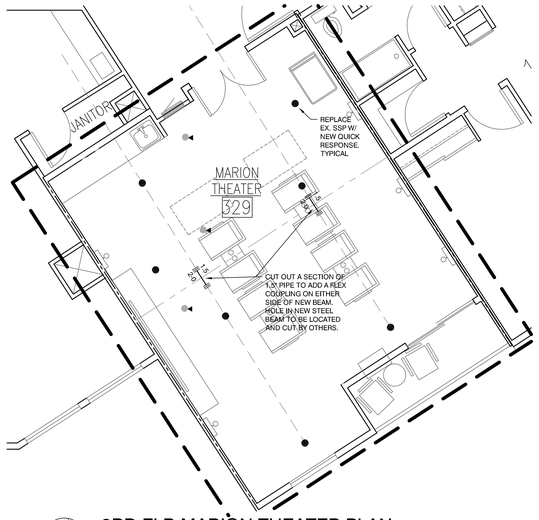

2ND FLR OFFICE PLAN

SCALE 1/4"=1'-0"



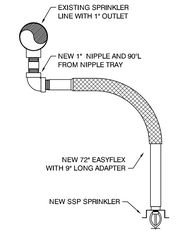

2ND FLR PRESIDENT'S ROOM PLAN

SCALE 1/4"=1'-0"

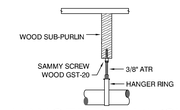



3RD FLR MARION THEATER PLAN

SCALE 1/4"=1'-0"



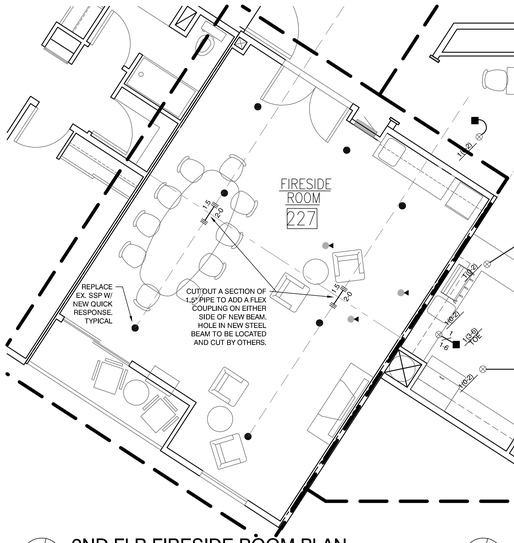

FLEXDROP DETAIL '2'




HANGER DETAIL 'SW'

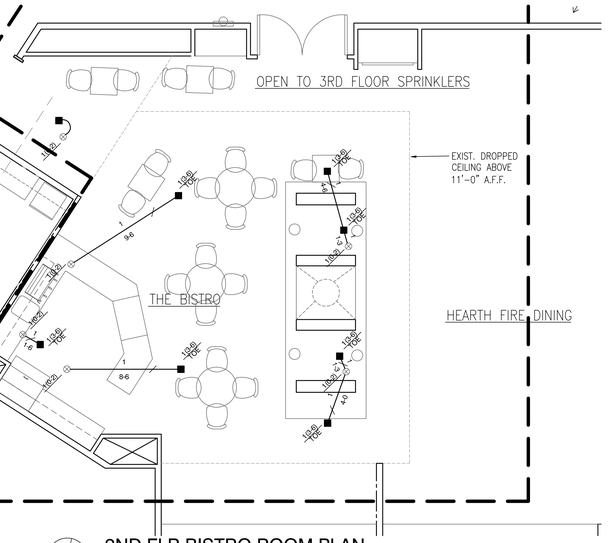
## FITTER/LISTER NOTES

1. ALL FLEXDROPS ARE TO BE PER FLEX DETAIL "**2**" WITH 48" EASYFLEX U.N.O.
2. ALL HANGERS ARE TO BE PER DETAIL "**SW**" U.N.O.
3. SEND 30 FT. OF BULK 3/8" ATR FOR CTS HANGER RODS.
4. IN ISOLATED ROOMS WITHIN THE AREA OF WORK REPLACE EXISTING STD RESPONSE SPRINKLERS WITH NEW QUICK RESPONSE.
5. NOTE: WITHIN AREAS OF WORK V.I.F. THE THICKNESS OF NEW CEILING FINISHES AND ADJUST SPRINKLER ELEVATIONS AS NEEDED.
6. ALL SPRINKLERS TO BE CENTERED IN 2' DIRECTION ONLY OF 2' x 4' TILES
7. EXCLUDING WORK ON OVERTIME OR AFTER HOURS.
8. EXCLUDING RELOCATING OR MODIFYING THE EXISTING SPRINKLER SYSTEM TO ACCOMMODATE THE WORK OF OTHER TRADES.



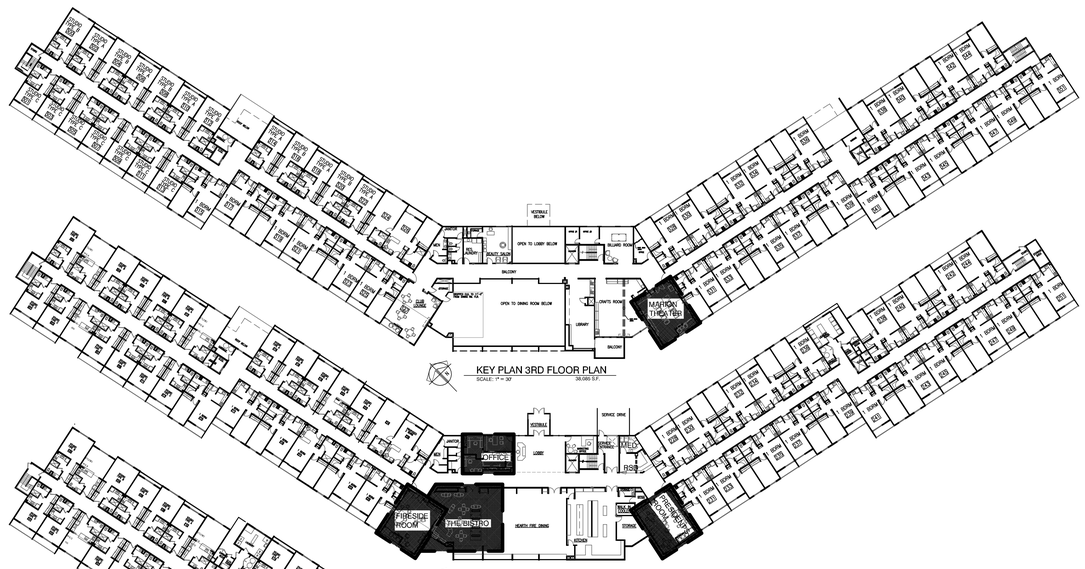

2ND FLR FIRESIDE ROOM PLAN

SCALE 1/4"=1'-0"




2ND FLR BISTRO ROOM PLAN

SCALE 1/4"=1'-0"




KEY PLAN 3RD FLOOR PLAN

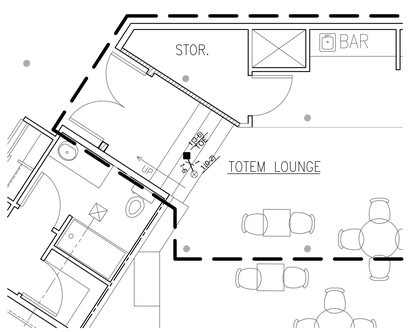
SCALE: 1" = 30'

38,085 S.F.

KEY PLAN 2ND FLOOR

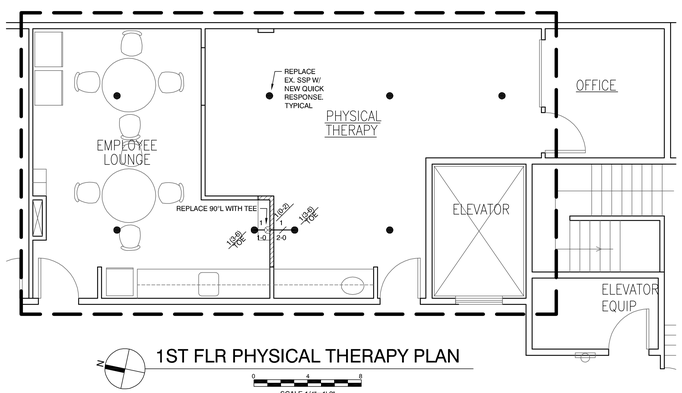
SCALE: 1" = 30'

38,085 S.F.



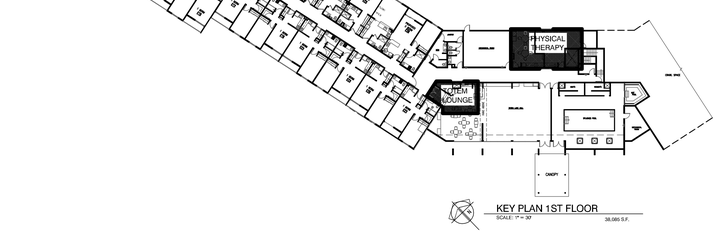

1ST FLR TOTEM LOUNGE PLAN

SCALE 1/4"=1'-0"




1ST FLR PHYSICAL THERAPY PLAN

SCALE 1/4"=1'-0"




KEY PLAN 1ST FLOOR

SCALE: 1" = 30'

38,085 S.F.

# PHASE 2: ROOM REMODELS

## ABBREVIATIONS

| | |
|---|---|
| AFF | ABOVE FINISHED FLOOR |
| BOB | BOTTOM OF BEAM |
| BOD | BOTTOM OF DECK |
| BOJ | BOTTOM OF JOIST |
| BOP | BOTTOM OF PURLIN |
| BOT | BOTTOM OF TRUSS |
| CTS | CUT TO SUIT |
| FO | FIELD ORDER |
| IFOW | INSIDE FACE OF WALL |
| OFOW | OUTSIDE FACE OF WALL |
| NAS | NO AUTO. SPRINKLERS |
| UNO | UNLESS NOTED OTHERWISE |

## SYMBOL LEGEND

| | |
|---|---|
| 12 / BOD | CENTERLINE OF PIPE TO REFERENCED STRUCTURE IN INCHES |
| | 2-WAY EARTHQUAKE SWAY BRACE LETTER INDICATES TYPE |
| 4 | 4-WAY EARTHQUAKE SWAY BRACE LETTER INDICATES TYPE |
| | HANGER LOCATION |
| | ELEVATION ABOVE REFERENCED POINT IN FEET AND INCHES |
| | HYDRAULIC CALCULATION NODE |
| | FLEXIBLE COUPLING |
| | RIGID COUPLING |

## SYMBOL LEGEND

| | |
|---|---|
| | NEW 1" PLUG |
| | NEW 1/2" PLUG |
| S | NEW STRAP OUTLET |
| MT | NEW MECHANICAL TEE OUTLET |
| R | RELOCATED EXISTING SPRINKLER |
| P | EXISTING THREADED OUTLET |
| (E) | EXISTING SYSTEM COMPONENT |

## PIPE LEGEND

- NEW SPRINKLER PIPE
- EXISTING SPRINKLER PIPE
- RELOCATED EXISTING PIPE
- NEW FLEXDROP
- RELOCATED EXISTING FLEX

## WALL LEGEND

- EXISTING WALL
- NEW WALL TO CEILING
- NEW FULL HEIGHT WALL
- NEW LOW WALL
- NEW SOFFIT WALL

## FLEX LEGEND

| MAKE | TYPE | LEN | NIPPLE | BRKT | SCRW | QNTY |
|---|---|---|---|---|---|---|
| EASY | FM-BRAID | 48" | 1/2"X9" | ACT | NA | 1 |

BRACKET LEGEND:

- ACT = STANDARD OGSB BRACKET
- GWB = T-BAR, TBS ENDS, AND SBB CLAMP
- 4'BAR = T-BAR, TBS ENDS, AND SBB CLAMP
- TEK = (2) 1/4"x1.5" TEK SCREW
- WDS = (2) #10x1.5" WOOD SCREW
- 90°x1/2" = 90° NIPPLE 5.25" LONG
- 9"x1/2" = 9" LONG x 1/2" EXTENDED NIPPLE

## SPRINKLER LEGEND

| SYM | MANUFACTURER | S.I.N. | TYPE | MODEL | SPRINKLER FAMILY | DEFLECTOR FAMILY | OR K-FACTOR | THRDD SIZE | TEMP RATING | ORIF SIZE / LEN | QUANTITY |
|---|---|---|---|---|---|---|---|---|---|---|---|
| EXISTING | | | | | | | | | | | |
| | UNCHANGED | | SSP | | CHR | CHR | 5.6K | 1/2" | 155° | --- | |
| | UNCHANGED | | SSU | | BRZ | --- | 5.6K | 1/2" | 155° | --- | |
| NEW | | | | | | | | | | | |
| | RELIABLE | RA1414 | SSP | F1FR-56 | CHR | CHR 401 | 5.6K | 1/2" | 155° | --- | 29 |
| | RELIABLE | RA1314 | SSP | F1-56 | CHR | CHR 401 | 5.6K | 1/2" | 155° | --- | 9 |
| | | | | | | | | | | TOTAL NEW | 38 |

## REVISIONS

| NO. | DATE | BY | REASON FOR REVISION |
|---|---|---|---|
| # | -/-/-- | --- | --- |

## BUILDING INFORMATION

MAINTENANCE CONTACT : _____
MAINTENANCE PHONE : _____
ALARM COMPANY : _____
ALARM PHONE : _____
ALARM CODE : _____
ALARM PASSWORD : _____
FIRE DEPARTMENT : _____
FIRE DEPT. PHONE : _____

CONTRACT WITH

KOELSCH CONSTRUCTION
111 MARKET ST NE SUITE 200
OLYMPIA, WA 98501

PROJECT MANAGER : MITCH STANLEY
OFFICE PHONE : 360-943-5579
CELL PHONE : 503-407-9778
EMAIL : MES@KOELSCHCONSTRUCTION.COM
SUPERINTENDENT : DICK NETZER
PHONE : 360-888-7507
EMAIL : DPN@KOELSCHCONSTRUCTION.COM

KIRKLAND FIRE

JChappell
01/02/2015

WASHINGTON STATE
CERTIFICATE OF COMPETENCY
FIRE PROTECTION SPRINKLER SYSTEMS
Bassione Sean Van Soest
6027-0110-C Level 3
Smith Fire Systems, Inc.
SMITHFS1360T
12/30/14
Expires
12/31/15

CERTIFICATE OF COMPETENCY STAMP


SMITH FIRE SYSTEMS, INC.
1106 54th AVE EAST
TACOMA, WA 98424
CONTR. REG. NO. SMITHFS1360T
Bus: ( 253 ) 926 - 1880 FAX: ( 253 ) 926 - 2350


MADISON HOUSE T.I.

12215 NE 128TH ST
KIRKLAND, WA

| DESIGNER | PROJECT MGR | DATE | SHEET | JOB NO. |
|---|---|---|---|---|
| JOHN R | LANE L. | 12-22-14 | 2 OF 2 | TI14211 |