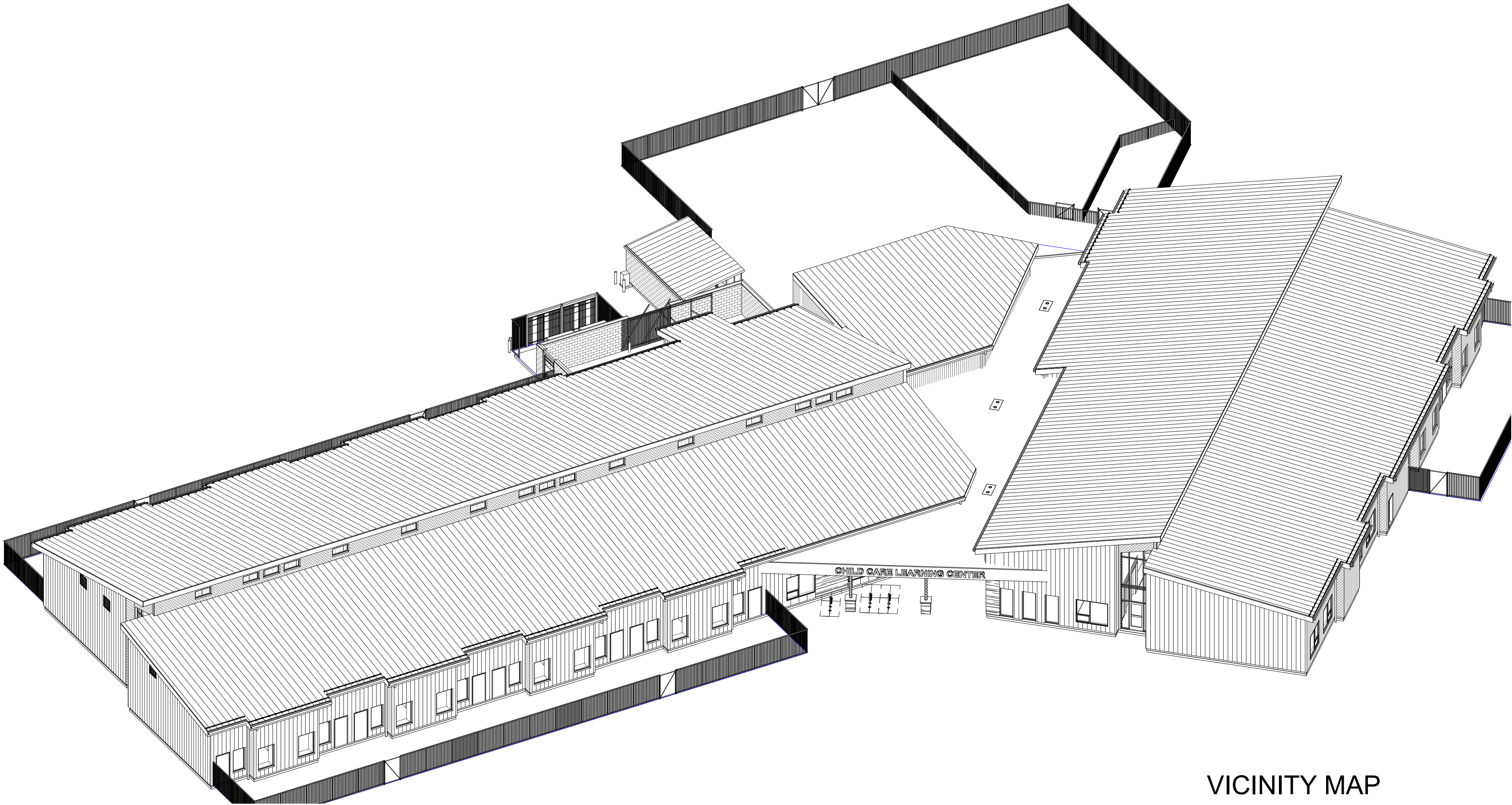


KLAMATH COMMUNITY COLLEGE CHILDCARE LEARNING CENTER

KLAMATH COMMUNITY COLLEGE

7390 S. 6TH ST. KLAMATH FALLS, OR 97603



BID AND PERMIT SET

08/01/2025

2331.00

PROJECT TEAM

OWNER

KLAMATH COMMUNITY COLLEGE
7390 S 6TH STREET
KLAMATH FALLS, OR 97603
PHONE: (541) 880-2244
CONTACT: TIM WILLIAMS

ARCHITECT

PIVOT ARCHITECTURE PC
44 WEST BROADWAY, SUITE 300
EUGENE, OR 97401
PHONE: (541) 342-7281
CONTACT: JOHN STAPLETON, AIA

STRUCTURAL ENGINEER

ZCS ENGINEERING
524 MAIN STREET #2
OREGON CITY, OR 97045
PHONE: (503) 659-2205
CONTACT: ZACH STOKES

CIVIL ENGINEER

ZCS ENGINEERING
900 KLAMATH AVENUE
KLAMATH FALLS, OR 97601
PHONE: (541) 884-7421
CONTACT: JOSH MODIN

MECHANICAL ENGINEER

COLEBREIT
721 SW INDUSTRIAL WAY, SUITE 110
BEND, OR 97702
PHONE: (541) 728-3293
CONTACT: THOMAS KELLY, PE

PLUMBING ENGINEER

COLEBREIT
721 SW INDUSTRIAL WAY, SUITE 110
BEND, OR 97702
PHONE: (541) 728-3293
CONTACT: PAUL GRIFFIN

ELECTRICAL ENGINEER/ LOW VOLTAGE

COLEBREIT
721 SW INDUSTRIAL WAY, SUITE 110
BEND, OR 97702
PHONE: (541) 728-3293
CONTACT: NICK EVANO, PE

LANDSCAPE ARCHITECT

ZCS ENGINEERING
900 KLAMATH AVENUE
KLAMATH FALLS, OR 97601
PHONE: (541) 884-7421
CONTACT: ALAN PARDEE

FOOD SERVICE CONSULTANT

HALLIDAY ASSOCIATES
656 NW NORWOOD
CAMAS, WA 98607
PHONE: (360) 834-6657
CONTACT: LAURA BOURLAND

VICINITY MAP



BID AND PERMIT SET
KLAMATH COMMUNITY COLLEGE
CHILDCARE LEARNING CENTER

PROJECT #: 2331.00
KLAMATH COMMUNITY COLLEGE
7390 S. 6TH ST. KLAMATH FALLS, OR 97603

SHEET TITLE:
TITLE SHEET

REVISIONS:
DESCRP. DATE

ISSUE DATE: 08/01/2025

TITLE

ABBREVIATIONS

@	AT
AB	ANCHOR BOLT
AC	ASPHALTIC CONCRETE
ACOUS	ACOUSTIC
ACT	ACOUSTICAL TILE CEILING SYSTEM
AFF	ABOVE FINISH FLOOR
ALUM	ALUMINUM
BLDG	BUILDING
BO	BOTTOM OF
CB	CATCH BASIN
CFCI	CONTRACTOR FURNISHED/CONTRACTOR INSTALLED
CJ	CONTROL JOINT
CL	CENTER LINE
CLG	CEILING
CLR	CLEAR
CMU	CONCRETE MASONRY UNIT
COL	COLUMN
CONC	CONCRETE
CONT	CONTINUOUS
OPT	CARPET
DBL	DOUBLE
DEMO	DEMOLITION/DEMOLISH
DF	DOUGLAS FIR, DRINKING FOUNTAIN
DIAG	DIAGONAL
DIA	DIAMETER
DISP	DISPENSER
DN	DOWN
DS	DOWNSPOUT
DTL	DETAIL
DWG	DRAWING
(E)	EXISTING
EA	EACH
EJ	EXPANSION JOINT
EL, ELEV	ELEVATION
ELEC	ELECTRICAL
ENAM	ENAMEL
EQ	EQUAL
EW	EACH WAY
EXT	EXTERIOR
FD	FLOOR DRAIN
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET
FFE	FINISH FLOOR ELEVATION
FF	FINISH FLOOR
FIN	FINISH/FINISHED
FLR	FLOOR
FO	FACE OF
FOF	FACE OF FINISH
FRP	FIBER REINFORCED PANEL
FTG	FOOTING
GA	GAUGE
GB	GRAB BAR
GLB	GLUE LAM BEAM
GYP BD	GYP SUM BOARD
GYP	GYP SUM BOARD
HGT	HEIGHT
HORIZ	HORIZONTAL
HR	HANDRAIL
HM	HOLLOW METAL
INSUL	INSULATION
INT	INTERIOR
JT	JOINT
KD	KNOCK DOWN
LAV	LAVATORY
LOC	LOCATION
MAX	MAXIMUM
MECH	MECHANICAL
MFR	MANUFACTURER
MIN	MINIMUM
MISC	MISCELLANEOUS
MTL	METAL
NTS	NOT TO SCALE
OC	ON CENTER
OD	OUTSIDE DIMENSION
OFCI	OWNER FURNISHED CONTRACTOR INSTALLED
OFOI	OWNER FURNISHED OWNER INSTALLED
OS	OUTSIDE FACE OF STUD
OH	OPPOSITE HAND
OPNG	OPENING
OPP	OPPOSITE
PJ	PANEL JOINT
P LAM	PLASTIC LAMINATE
PS	PAINT SYSTEM
PT	PRESSURE TREATED
PTD	PAINTED
PLY	PLYWOOD
R	RADIUS
RB	RUBBER BASE
RD	ROOF DRAIN
RM	ROOM
RO	ROUGH OPENING
ROW	RIGHT OF WAY
RUB	RUBBER
RVL	REVEAL
SD	STORM DRAIN
SECT	SECTION
SHT	SHEET
SIM	SIMILAR
SPECS	SPECIFICATIONS
SQFT, SF	SQUARE FOOT
S STL	STAINLESS STEEL
STD	STANDARD
STL	STEEL
STRUC	STRUCTURAL
T	TEMPERED
T&B	TOP & BOTTOM
T&G	TONGUE AND GROOVE
TEMP	TEMPORARY
TO	TOP OF
TCC	TOP OF CONCRETE
TOW	TOP OF WALL
TOS	TOP OF STRUCTURE
TYP	TYPICAL
UNO	UNLESS NOTED OTHERWISE
VFY	VERIFY
VIF	VERIFY IN FIELD
WA	WALL ASSEMBLY
W/	WITH
WD	WOOD
WP	WATER PROOF
WRB	WATER RESISTIVE BARRIER

ARCHITECTURAL SYMBOLS

	BUILDING ELEVATION
	INTERIOR ELEVATION
	BUILDING SECTION
	WALL SECTION
	DETAIL SECTION
	DETAIL CALLOUT
	SPECIFICATION KEYNOTE* *LETTER IS A DESIGNATOR AND IS NOT LINKED TO A SPECIFIC SPEC ITEM
	KEYNOTE
	FINISH TAG
	CASEWORK
	REVISION TAG
	COLUMN CENTERLINE
	EXISTING COLUMN CENTERLINE
	ACCESS CONTROL

WALL FILL PATTERNS:

	EXISTING WALL ASSEMBLY
	NON FIRE-RATED WALL ASSEMBLY
	NON FIRE-RATED WALL ASSEMBLY
	1-HOUR FIRE-RATED WALL
	2-HOUR FIRE-RATED WALL

	FLOOR MATERIAL TRANSITION
	ROOM NAME & NUMBER
	WINDOW SYMBOL
	STOREFRONT SYMBOL
	DOOR SYMBOL
	CEILING TAG
	VERTICAL ELEVATION
	INTERIOR WALL TYPE WITH NO SOUND ATTENUATION
	INTERIOR WALL TYPE WITH SOUND ATTENUATION
	ROOM FINISH TAG
	FIRE EXTINGUISHER
	EXIT SIGN
	DOOR ACTUATOR
	TEMPERED GLAZING
	SLOPE ARROW (SLOPE AS INDICATED)

GENERAL NOTES - DIM. PLANS

	A. DOORS SHOWN ADJACENT TO A FLANKING WALL OR OTHER FIXED OBSTRUCTION, SHALL BE LOCATED AS SHOWN ABOVE.
	B. OTHER LOCATIONS SHALL BE ON CENTERLINE OF ROOM OR AS SPECIFICALLY DIMENSIONED.

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	C021	CLC SITE CODE PLAN
	C030	TOPOGRAPHIC SURVEY - NORTH
	C031	TOPOGRAPHIC SURVEY - SOUTH
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	C101	CLC DEMOLITION PLAN
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	C706	ESCP - UTILITY INSTALLATION PHASE
	C707	ESCP - VERTICAL CONSTRUCTION PHASE
	C708	ESCP - PAVING & FLATWORK PHASE
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APPLICABLE CODE:

2022 OREGON STRUCTURAL SPECIALTY CODE
2023 OREGON ELECTRICAL SPECIALTY CODE
2024 OREGON ENERGY EFFICIENCY SPECIALTY CODE
2022 OREGON MECHANICAL SPECIALTY CODE
2023 OREGON PLUMBING SPECIALTY CODE
2022 OREGON FIRE CODE
2018 NFPA 1, 10
2016 NFPA 13
ICC A117.1- 2017 ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES

SITE DATA SUMMARY

TOTAL SITE AREA: 4.50 ACRES

EXISTING IMPERVIOUS SURFACE AREA

LOCATION	GSF
ROOF:	0 GSF
PAVING:	0 GSF
TOTAL:	0 GSF

PROPOSED IMPERVIOUS SURFACE AREA

LOCATION:	GSF
ROOF, BUILDING:	31,480 GSF
PAVING:	TBD GSF
TOTAL:	TBD GSF

LAND USE CODE INFORMATION

ADDRESS: 7390 S 6TH ST KLAMATH FALLS, OR 97603

MAP & TAX LOT #: 3909-012AA-01200

ZONE: CO - (CG) GENERAL COMMERCIAL

SETBACKS:
MINIMUM FRONT & INTERIOR YARD: 10' & 25'
MAXIMUM FRONT YARD: N/A

LANDSCAPING:
MINIMUM LANDSCAPE AREA: TBD

BIKE PARKING CALCULATIONS

	TOTAL
ONE SPACE REQUIRED PER CLASSROOM	
TOTAL BIKE SPACES REQUIRED:	14
TOTAL BIKE SPACES PROVIDED:	14

VEHICULAR PARKING SPACE CALCULATIONS

	TOTAL SPACES PROVIDED	ACCESSIBLE SPACES	WHEELCHAIR ONLY SPACE
REQUIRED:	X	X	X
PROVIDED:	X	X	X

ORS 447.233 ADA SPACES REQUIRED FOR LOT xxx-xxx SPACES x REQUIRED ADA SPACES
REQUIRED NUMBER OF VAN ACCESSIBLE SPACES = x SPACE

TOTAL STANDARD PARKING SPACES PROVIDED: XXX PARKING SPACES

PLUMBING FIXTURE CALCULATIONS:

OCCUPANCY PLUMBING FIXTURE CALCULATION - TABLE - 2902.1

SPACE		WATER CLOSETS				URINALS		LAVATORIES				DRINKING FOUNTAIN	
USE	OCC. LOAD	RATIO	MALE	RATIO	FEMALE	RATIO	URINALS	RATIO	MALE	RATIO	FEMALE	RATIO	FOUNTAINS
EDUCATION	1072	1/50	11	1/50	11	-SAME AS ABOVE --		1/50	11	1/50	11	1 PER FLOOR	1
SUBTOTALS			14		14				8		8		1

PLUMBING FIXTURE CALCULATIONS TOTALS

TOTALS	MALE WC / LAV/ URINALS	FEMALE WC / LAV	DRINKING FOUNTAINS	TOILET ROOMS
TOTAL REQUIRED	11 WC / 11 LAV	11 WC / 11 LAV	1	
TOTAL PROVIDED	14 WC / 8 LAV	14 WC / 8 LAV	1	

SDC INFORMATION - PLUMBING FIXTURE COUNT

FIXTURE	REMOVED	ADDED	NET CHANGE
COMMERCIAL WASHER			
DRINKING FOUNTAIN			
FLOOR DRAIN			
FLOOR SINK			
JANITORY SINK			
LAVATORY (RESTROOM)			
SHOWER			
SINK			
URINAL			
WATER CLOSET			

BUILDING CODE INFORMATION

SEISMIC DESIGN:
SEISMIC OCCUPANCY CATEGORY (TABLE 1604.5): II
SEISMIC DESIGN CATEGORY (SECTION 1613): D
SEE STRUCTURAL FOR ADDITIONAL DESIGN CRITERIA

CONSTRUCTION TYPE:
TYPE V-B

AUTOMATIC SPRINKLER SYSTEM (903):
PROVIDED, IN ACCORDANCE WITH NFPA 13 AND SECTION 903.1.

OCCUPANCIES (CHAPTER 3):
E – EDUCATIONAL

ALLOWABLE AREA, BASE (506.2):
E: 38,000 (SPRINKLED)

OCCUPANCY SEPARATIONS (508.4):
N/A

MIXED OCCUPANCY (SECTION 508):
ACCESSORY OCCUPANCIES (508.2): N/A
INCIDENTAL USES (509): AS NOTED ON CODE PLAN
BUILDING IS SINGLE OCCUPANCY (506.2.1)

BUILDING HEIGHT (504.3)
ALLOWABLE: 2 STORY, 60'
PROPOSED: 1 STORY, 27'

DESIGN OCCUPANT LOAD
1,072

ALLOWABLE AREA - MIXED OCCUPANCY, ONE - STORY (506.2.2)

A_u = [A_s + (NS x I_e)]
A_u = [38,000 + (9,500 x 0.75)]
A_u = 45,125 SF

FRONTAGE INCREASE FACTOR (506.3):
I_e = 0.75

PROPOSED AREA: 28,680 SF

DEFERRED SUBMITTALS

- METAL ROOF PANELS
- ALUMINUM STOREFRONT
- SEISMIC ANCHORAGE FOR SUSPENDED ACOUSTICAL CEILINGS
- SEISMIC ANCHORAGE FOODSERVICE EQUIPMENT
- CANOPY HOOD/FIRE PROTECTION
- WALK-IN COLD STORAGE ROOMS
- SEISMIC ANCHORAGE DIVISIONS 21, 23, 26, 27, AND 28 EQUIPMENT, HOODS, PANELS, AND OTHER COMPONENTS OF MECHANICAL, PLUMBING, GAS, AND ELECTRICAL SYSTEMS
- FIRE SUPPRESSION
- FIRE ALARM SYSTEM
- ADDITIONAL REQUIREMENTS FROM SPECIFIC SPECIFICATION SECTIONS IN THE PROJECT MANUAL AND AS SHOWN ON THE DRAWINGS.

SPECIAL INSPECTIONS

- SEE STRUCTURAL

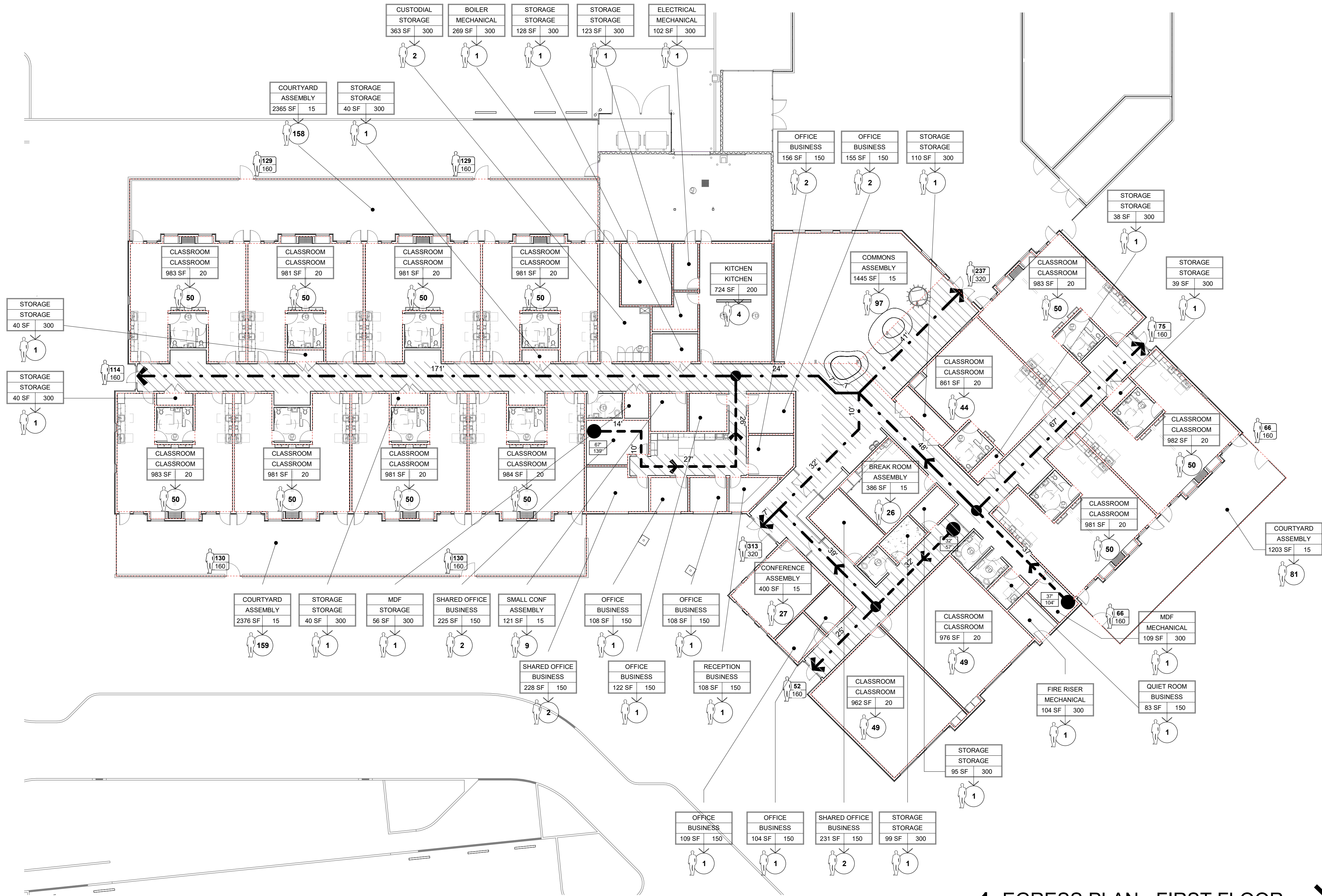
SHEET TITLE:

CODE REVIEW
INFORMATION

REVISIONS:

DESCRP. DATE

ISSUE DATE: 08/01/2025



1 EGRESS PLAN - FIRST FLOOR
1/16" = 1'-0"

OCCUPANCY STATISTICS & EXITING LEGEND

OCCUPANT LOAD ICON

OCCUPANCY: B — OCCUPANCY TYPE
OFFICE — SPACE NAME
BUSINESS — FUNCTION OF SPACE
2550 SF — OCCUPANT LOAD FACTOR
— AREA IN SQUARE FT
— NUMBER OF OCCUPANTS

EGRESS WIDTH ICON

0 — NUMBER OF OCCUPANTS USING EXIT
160 — MAXIMUM NUMBER OF OCCUPANTS ALLOWED THROUGH DOOR PER 1005.3.2.
32" CLEAR DOOR WIDTH / 2 = 160 OCC.;
64" CLEAR WIDTH / 2 = 320 OCC.

ALLOWABLE COMMON PATH OF TRAVEL DISTANCE

COMMON PATH OF EGRESS TRAVEL (1006.2.1). THE DISTANCE TO POINT WHERE TWO EXIT PATHS ARE AVAILABLE:
X=75' (SPRINKLERED BLDG)

ALLOWABLE MAXIMUM TRAVEL DISTANCE

MAXIMUM EXIT ACCESS TRAVEL DISTANCE (TABLE 1017.2). TO NEAREST EXTERIOR EGRESS DOOR OR VERTICAL EXIT ENCLOSURE NOT TO EXCEED:
X=250' (SPRINKLERED BLDG)

0 — ACTUAL COMMON PATH TRAVEL DISTANCE
0 — ACTUAL MAXIMUM TRAVEL DISTANCE TO NEAREST EXIT

12' — COMMON PATH OF TRAVEL (1006.2.1)
12' — TWO EXIT OPTIONS
→ — DIRECTION OF TRAVEL
● — END OF COMMON PATH OF TRAVEL
--- — OCCUPANCY/ INCIDENTAL USE BOUNDARIES

FIRE EXTINGUISHERS

OFFICE AREAS: LIGHT HAZARD
WAREHOUSE/SHOP AREAS: ORDINARY HAZARD
TYPE AND SIZE: 2A-10BC, 10 LB.
CABINET: WHERE OCCURS: NON-LOCKING, PARTIAL GLASS FRONT
MOUNTING HEIGHT: 48" TO TOP OF EXTINGUISHER
LOCATIONS: SEE FLOOR PLAN

EXIT SIGNS:

HATCH INDICATES DIRECTION OF TRAVEL
REFER TO ELECTRICAL DRAWINGS FOR EXIT SIGN LOCATIONS

MEANS OF EGRESS ILLUMINATION WITH EMERGENCY POWER (SECTION 1008.3). SEE ELEC.

* — ASTERISK DESIGNATES SPACE EXCLUDED FROM OCCUPANT LOAD IN ASSEMBLY (A) OCCUPANCY IN ACCORDANCE WITH THE DEFINITION OF "FLOOR AREA, NET" OSSC CHAPTER 2

*** TWO EXITS REQUIRED IF:**

- DESIGN OCCUPANT LOAD OR COMMON PATH EXCEEDS TABLE 1006.2.1

*** MAX. DEAD END CORRIDOR (1020.5) = 50' - 0" (SPRINKLERED E)**

*** CORRIDORS: NO RATING IN SPRINKLERED BUILDING (1020)**

