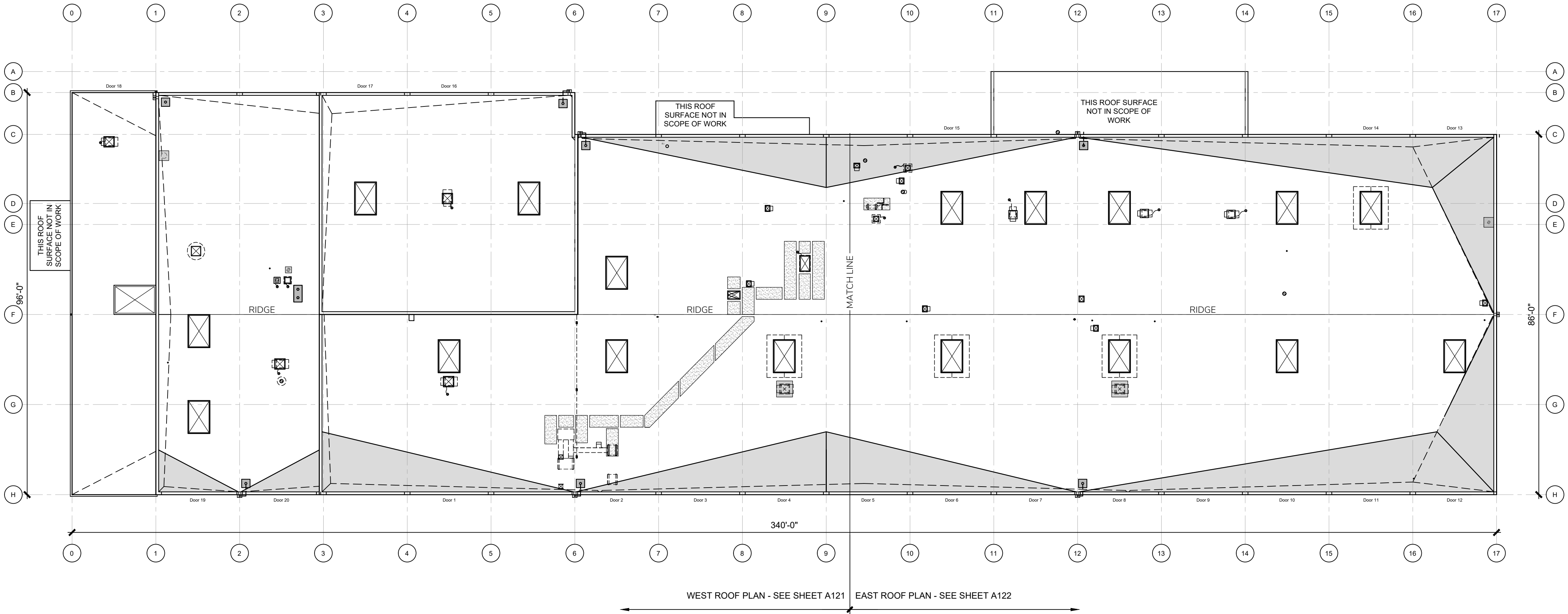




SCOPE OF WORK - ROOF REPLACEMENT

EXISTING CONDITIONS

- A. EXISTING ROOF AREA SCHEDULED FOR IMPROVEMENT IS APPROXIMATELY 30,600 sf.
- B. EXISTING ROOF SYSTEM IS BUILT-UP ROOFING (BUR), AND ASSUMED TO BE THE ORIGINAL ROOF, CIRCA 1970-71.
- C. BASED ON FIELD VERIFICATION ON 3/23/2022, THE EXISTING ROOF SYSTEM IS ONE LAYER OF BUR, APPROXIMATELY 3/8 in. THICK, AND ADHERED DIRECTLY TO THE ROOF SHEATHING WITHOUT A SEPARATION LAYER.
- D. THE OWNER WILL COORDINATE THE EXISTING ROOF TO BE CORED TO THE ROOF DECK AT MULTIPLE LOCATIONS AND AVAILABLE TO VIEW AT THE PRE-BID MEETING.
- E. SEE SHEETS A121-2 AND A171-3 FOR INFORMATION ABOUT EXISTING ELEMENTS ON THE ROOF. UNLESS NOTED TO BE REMOVED, EXISTING ELEMENTS TO REMAIN AND THE NEW ROOFING SYSTEM TO TERMINATE AT THE TOP OF THE CURBS OR WITH FLASHING BOOTS PER THE MANUFACTURER'S REQUIREMENTS. FIELD VERIFY THE LOCATIONS AND DIMENSIONS OF ALL ELEMENTS. NOTIFY THE ARCHITECT PRIOR TO THE FIVE DAYS BEFORE THE BID OPENING IF BIDDER RECOMMENDS THE CURB OF ANY EXISTING ELEMENT TO BE INCREASED IN HEIGHT.
- F. AN ASBESTOS EVALUATION WAS PERFORMED AND ASBESTOS-CONTAINING MATERIALS WERE FOUND IN ISOLATED AREAS. THE OWNER WILL ABATE THE MATERIAL UNDER A SEPARATE CONTRACT. SEE THE TECHNICAL SPECIFICATIONS FOR MORE INFORMATION.
- G. THE EXISTING ROOF STRUCTURE IS 2x WOOD T&G DECKING OVER WOOD PURLINS WITH 1/2" PLYWOOD OVER DECKING. THE PURLINS ARE SPACED AT APPROXIMATELY 7 ft O.C., SPANNING FROM WOOD BEAMS. THE WOOD BEAMS ARE LOCATED AT EACH NORTH-SOUTH GRID LINE.
- H. THE EXISTING PERIMETER WALLS ARE CONCRETE TILT UP WALLS. THE ORIGINAL DRAWINGS INDICATE THE WALLS ARE 6 in. THICK.
- I. EXISTING ROOFING TO REMAIN EXCEPT AT VERTICAL LOCATIONS (CURBS AND WALLS) AND ELSEWHERE NOTED IN THESE DRAWINGS. SEE 5A/A161 AND 6/A162 FOR MORE INFORMATION.
- J. NOTE THERE ARE THREE LOW-ROOF BUILDING AREAS, TWO ON THE NORTH AND ONE ON THE WEST THAT ARE NOT INCLUDED IN THE SCOPE OF WORK. THE EXISTING ROOFING ON THESE BUILDING AREAS TO REMAIN.
- K. EXISTING COUNTERFLASHING TO BE REMOVED AND REPLACED WITH NEW UNLESS NOTED OTHERWISE.
- L. SEQUENCE WORK ACTIVITY SO THAT EXISTING ROOF SURFACE IS PROTECTED THE EXISTING ROOF SHEATHING ASSEMBLY AGAINST WATER EXPOSURE AT THE END OF EACH WORK DAY.
- M. COORDINATE WITH OWNER OR ARCHITECT THE INSPECTION OF ALL EXISTING ROOF DECKING AFTER IT IS EXPOSED AND PRIOR TO COVERING. DAMAGED ROOF DECKING WILL BE REPAIRED AS ADDITIONAL WORK.



SCOPE OF WORK - ROOF REPLACEMENT (Cont.)

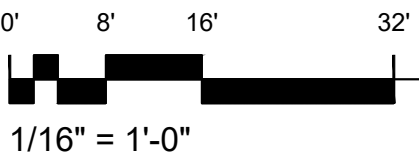
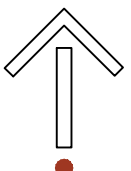
ROOF REPLACEMENT

- N. PREP EXISTING SURFACES FOR ATTACHMENT OF ROOFING SYSTEM PER MANUFACTURER'S REQUIREMENTS.
- O. PROVIDE WOOD FRAMED ROOF CRICKETS PER THE DRAWINGS TO IMPROVE ROOF DRAINAGE AT THE ROOF PERIMETER. IN LIEU OF WOOD FRAMED ROOF CRICKETS, CONTRACTOR CAN CHOOSE TO INSTALL TAPERED POLYISOCYANURATE INSULATION OF THE SAME DIMENSIONS AS THE NEW CRICKETS.
- P. PROVIDE NEW ROOF DRAINS IN FRAMED SUMPS NEAR EXISTING SCUPPERS TO IMPROVE ROOF DRAINAGE PER THE DRAWINGS.
- Q. ROUTE NEW DRAIN PIPING HORIZONTALLY TIGHT TO UNDERSIDE OF ROOF STRUCTURE WITH ADEQUATE DRAINAGE TO PERIMETER WALL, THEN DOWN INSIDE FACE OF WALL TO NEW CORED OPENING IN WALL 28'-40in. ABOVE FINISH FLOOR LEVEL, THEN CONNECT TO EXISTING DOWN SPOUT MIN. 6 in ABOVE EXISTING DOWNSPOUT CLEANOUT ASSEMBLY.
- R. INSTALL ROOF ASSEMBLY, INCLUDING FLASHINGS AND TERMINATIONS PER MANUFACTURER'S REQUIREMENTS.

Bid and Permit Set

City of Roseburg

Fulton Shop Bldg Reroof



1/16" = 1'-0"

Roof Plan
Upper Roof

1

PROJECT: 21101
CHECKED: CW

DATE: 03.14.2022 REVISIONS: ADD 2 - 3/31/2022

Roof Plan - Overall

A120



KEYNOTES - ROOF PLAN EAST & WEST

1. ROOF MEMBRANE - EXST ROOFING SYSTEM TO REMAIN, EXCEPT AT EXISTING CURBS AND PARAPET TRANSITIONS. SEE 5A/A161 AND 6A/A162 FOR MORE INFORMATION. NEW ROOFING ASSEMBLY OVER EXISTING PER THESE DRAWINGS AND AS SPECIFIED.
2. CRICKET - EXST
3. PARAPET OR WALL - EXST
4. SCUPPER LEADERHEAD - EXST
5. ROOF ACCESS HATCH - EXST. SEE 1/A171.
6. SKYLIGHT - EXST. SEE 2/A171.
7. SKYLIGHT OVER PENTHOUSE - EXST. SEE 3/A171.
8. ROOF CURB WITH SHT MTL CAP - EXST. SEE 4/A171.
9. SCUPPER OPENING THROUGH WALL. SEE 7/A161.
10. DOWNSPOUT - EXST
11. GUTTER - EXST. SEE 7/162.
12. ROOF DRAIN - SEE 5/A161.
13. Not Used
14. NEW WALKWAY PADS. INSTALL TO NOT PROHIBIT DRAINAGE.
15. HVAC UNIT - TYPE 1 - EXST. SEE 5/A171. OWNER TO RELOCATE APPROXIMATELY 7ft TO NORTH AND PROVIDE ROOF CURB ATTACHED TO ROOF DECK PRIOR TO START OF ROOFING WORK.
16. HVAC UNIT - TYPE 2 - EXST. SEE 6/A171. OWNER TO RELOCATE APPROXIMATELY 7ft TO NORTH. PRIOR TO START OF ROOFING WORK. ROOFER TO LIFT UNIT FOR NEW ROOFING WORK AND PROVIDE WALKWAY PAD BELOW UNIT.
17. HVAC UNIT - TYPE 3 - EXST. SEE 7/A171.
18. HVAC UNIT - TYPE 4 - CONDENSING UNIT - EXST. SEE 8/A171. ROOFER TO LIFT UNIT FOR NEW ROOFING WORK AND PROVIDE WALKWAY PAD BELOW UNIT.
19. HVAC UNIT AIR INTAKE - EXST. SEE 9/A171.
20. HVAC DUCT - EXST. SEE 1/A172.
21. HVAC DUCT PENETRATION THROUGH ROOF - EXST. 2/A172.
22. POWERED VENT CAP - TYPE 1A - EXHAUST - EXST. 3/A172.
23. POWERED VENT CAP - TYPE 1B - EXHAUST - EXST. 4/A172.
24. POWERED VENT CAP - TYPE 1C - EXHAUST - EXST. 5/A172.
25. POWERED VENT CAP - TYPE 1D - EXHST (SM) - EXST. 6/A172.
26. POWERED VENT CAP - TYPE 1E - EXHST (SM) - EXST. 7/A172.
27. POWERED VENT CAP - TYPE 1F - EXHAUST - EXST. SEE 8/A172.
28. VENT CAP - TYPE 2A - MUSHROOM (LG) - EXST. SEE 9/A172.
29. VENT CAP - TYPE 2B - MUSHROOM (SM) - EXST. SEE 1/A173.
30. VENT CAP - TYPE 3A - EXST. SEE 2/A173.
31. Not Used.
32. VENT CAP - TYPE 4 - WELDING HOOD - EXST. SEE 4/A173.
33. FLUE - TYPE 1 - EXST. SEE 5/A173.
34. FLUE - TYPE 2 - EXST. SEE 5/A173.
35. FLUE - TYPE 3 - FROM LOWER ROOF - EXST. SEE 5/A173.
36. PLUMBING VENT - TYPE 1 - EXST. SEE 6/A173.
37. PLUMBING VENT - TYPE 2 - (LABELED "ROOF DRAIN" - EXST)
38. PLUMBING VENT - TYPE 3 - EXST. SEE 6/A173.
39. PIPE PENETRATION - TYPE 1 - SM - EXST. SEE 7/A173.
40. PIPE PENETRATION - TYPE 2 - EXST. SEE 7/A173.
41. CRICKET - NEW. SEE 6/A161
42. ROOF PENETRATION - TYPE TO BE DETERMINED - EXST (I)
43. ROOF PENETRATION - TYPE TO BE DETERMINED - EXST (U)
44. HOSE BIB - EXST. SEE 8/A173.
45. HOSE BIB SUPPORTING ANTENNA - EXST. SEE 8/A173.
46. CABLE WEATHERHEAD AND PENETRATION. SEE 9/A173.
47. HOLE IN ROOF - FILL VOID AT ROOF SHEATHING LEVEL. SEE 5/A162, TYP.
48. CONDUIT ROUTED ABOVE ROOF
49. CONDUIT SUPPORT CHAIR
50. CONDUIT PENETRATION. PROVIDE PENETRATION FLASHING.
51. ROOF SUMP ASSEMBLY 1 - SINGLE DRAIN. SEE 1/A161. FIELD VERIFY LOCATIONS WITH ARCHITECT.

GENERAL NOTES - ROOF PLAN EAST & WEST

- A. BASE BID TO INCLUDE ALLOWANCE TO EXTEND EXST CURBS BY 6 in. VERTICALLY PER DETAIL 6/A162. QUANTITY TO INCLUDE (4) EXST SKYLIGHT CURBS, AND (6) OTHER CURBS WITH DIMENSION LESS THAN 36 in x 36 in. OWNER TO VERIFY THE EXST CURBS TO EXTEND DURING CONSTRUCTION.

KEYNOTES - ROOF PLAN EAST & WEST (Cont.)

52. DEMO EXST ELEMENT. INFILL OPENING IN ROOF DECK. SEE 5/A162.
53. AT EXST PENETRATION IN NEW CRICKET ZONE, RAISE EXST CURB TO PROVIDE MIN 8" VERTICAL EXPOSURE FROM FINISH SURFACE OF ROOF AT CRICKET TO TERMINATION FLASHING.
54. 6" DIA. PIPING FROM NEW ROOF DRAIN. CONNECT TO EXST SCUPPER PIPING.
55. ROOF SUMP ASSEMBLY 2 - DOUBLE DRAIN. SEE 1/A161. FIELD VERIFY LOCATIONS WITH ARCHITECT. ROUTE DRAIN TO EXST DOWNSPOUT.

Bid and Permit Set

City of Roseburg

Fulton Shop Bldg Reroof

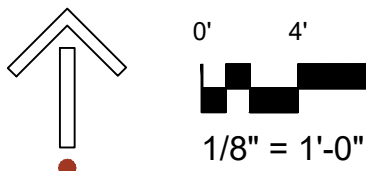
Roof Plan - West

PROJECT: 21101
CHECKED: CW

DATE: 03.14.2022 REVISIONS: ADD 2 - 3/31/2022

A121

Roof Plan
West 1





KEYNOTES - ROOF PLAN EAST & WEST

1. ROOF MEMBRANE - EXST ROOFING SYSTEM TO REMAIN, EXCEPT AT EXISTING CURBS AND PARAPET TRANSITIONS. SEE 5A/A161 AND 6/A162 FOR MORE INFORMATION. NEW ROOFING ASSEMBLY OVER EXISTING PER THESE DRAWINGS AND AS SPECIFIED.
2. CRICKET - EXST
3. PARAPET OR WALL - EXST
4. SCUPPER LEADERHEAD - EXST
5. ROOF ACCESS HATCH - EXST. SEE 1/A171.
6. SKYLIGHT - EXST. SEE 2/A171.
7. SKYLIGHT OVER PENTHOUSE - EXST. SEE 3/A171.
8. ROOF CURB WITH SHT MTL CAP - EXST. SEE 4/A171.
9. SCUPPER OPENING THROUGH WALL. SEE 7/A161.
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19. HVAC UNIT AIR INTAKE - EXST. SEE 9/A171.
20. HVAC DUCT - EXST. SEE 1/A72.
21. HVAC DUCT PENETRATION THROUGH ROOF - EXST. 2/A172.
22. POWERED VENT CAP - TYPE 1A - EXHAUST- EXST. 3/A172.
23. POWERED VENT CAP - TYPE 1B - EXHAUST- EXST. 4/A172.
24. POWERED VENT CAP - TYPE 1C - EXHAUST - EXST. 5/A172.
25. POWERED VENT CAP - TYPE 1D - EXHST (SM) - EXST. 6/A172.
26. POWERED VENT CAP - TYPE 1E - EXHST (SM) - EXST. 7/A172.
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28. VENT CAP - TYPE 2A - MUSHROOM (LG) - EXST. SEE 9/A172.
29. VENT CAP - TYPE 2B - MUSHROOM (SM)- EXST. SEE 1/A173.
30. VENT CAP - TYPE 3A - EXST. SEE 2/A173.
31. Not Used.
32. VENT CAP - TYPE 4 - WELDING HOOD - EXST. SEE 4/A173.
33. FLUE - TYPE 1 - EXST. SEE 5/A173.
34. FLUE - TYPE 2 - EXST. SEE 5/A173.
35. FLUE - TYPE 3 - FROM LOWER ROOF - EXST. SEE 5/A173.
36. PLUMBING VENT - TYPE 1- EXST. SEE 6/A173.
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51. ROOF SUMP ASSEMBLY 1 - SINGLE DRAIN. SEE 1/A161. FIELD VERIFY LOCATIONS WITH ARCHITECT.

GENERAL NOTES - ROOF PLAN EAST & WEST

- A. BASE BID TO INCLUDE ALLOWANCE TO EXTEND EXST CURBS BY 6 in. VERTICALLY PER DETAIL 6/A162. QUANTITY TO INCLUDE (4) EXST SKYLIGHT CURBS, AND (6) OTHER CURBS WITH DIMENSION LESS THAN 36 in x 36 in. OWNER TO VERIFY THE EXST CURBS TO EXTEND DURING CONSTRUCTION.

KEYNOTES - ROOF PLAN EAST & WEST (Cont.)

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53. AT EXST PENETRATION IN NEW CRICKET ZONE, RAISE EXST CURB TO PROVIDE MIN 8" VERTICAL EXPOSURE FROM FINISH SURFACE OF ROOF AT CRICKET TO TERMINATION FLASHING.
54. 6" DIA. PIPING FROM NEW ROOF DRAIN. CONNECT TO EXST SCUPPER PIPING.
55. ROOF SUMP ASSEMBLY 2 - DOUBLE DRAIN. SEE 1/A161. FIELD VERIFY LOCATIONS WITH ARCHITECT. ROUTE DRAIN TO EXST DOWNSPOUT.

Bid and Permit Set

City of Roseburg

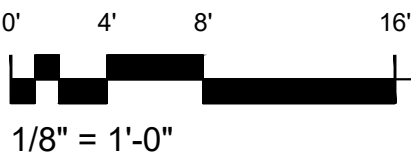
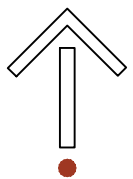
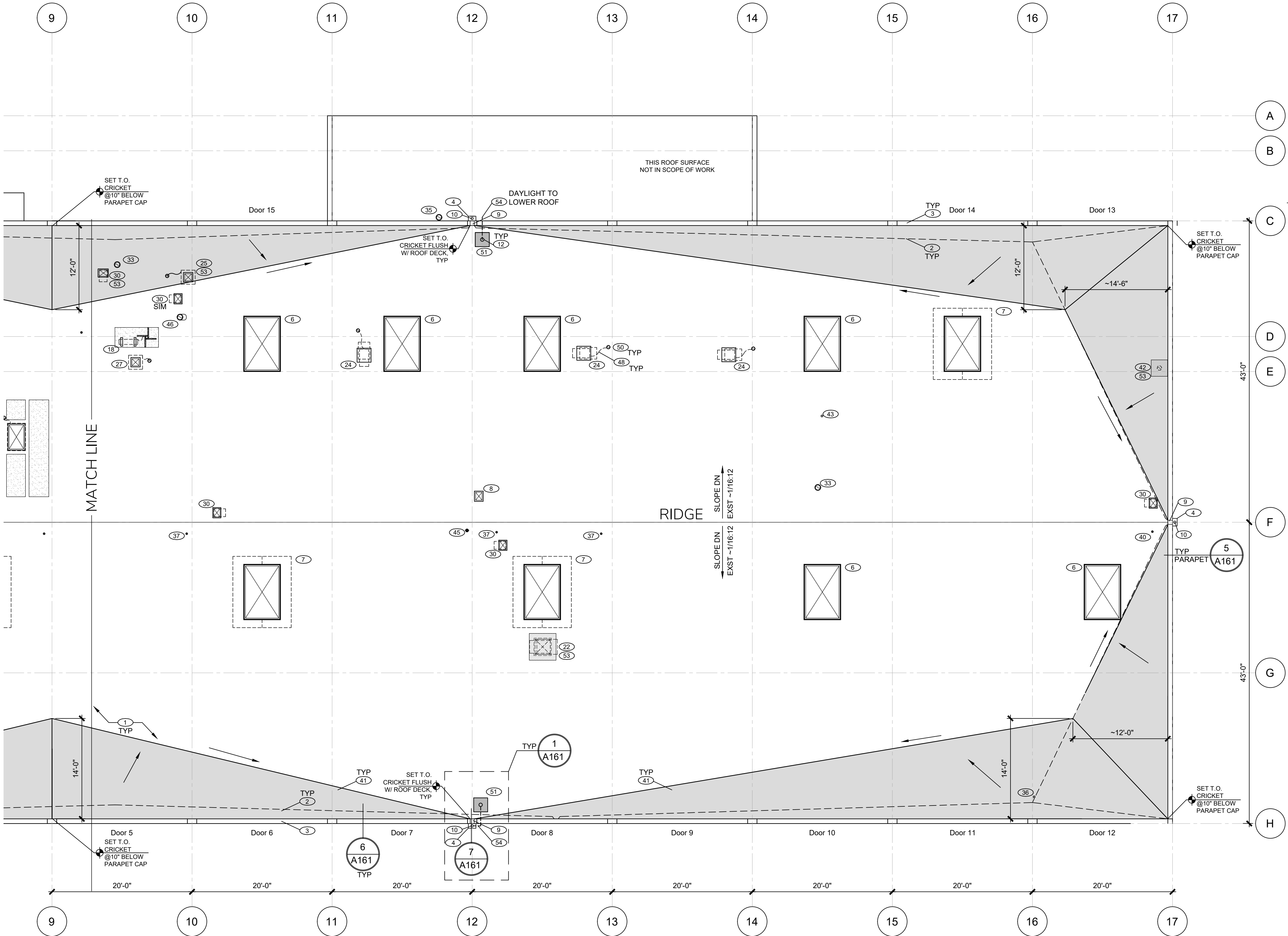
Fulton Shop Bldg Reroof

Roof Plan - East

PROJECT: 21101

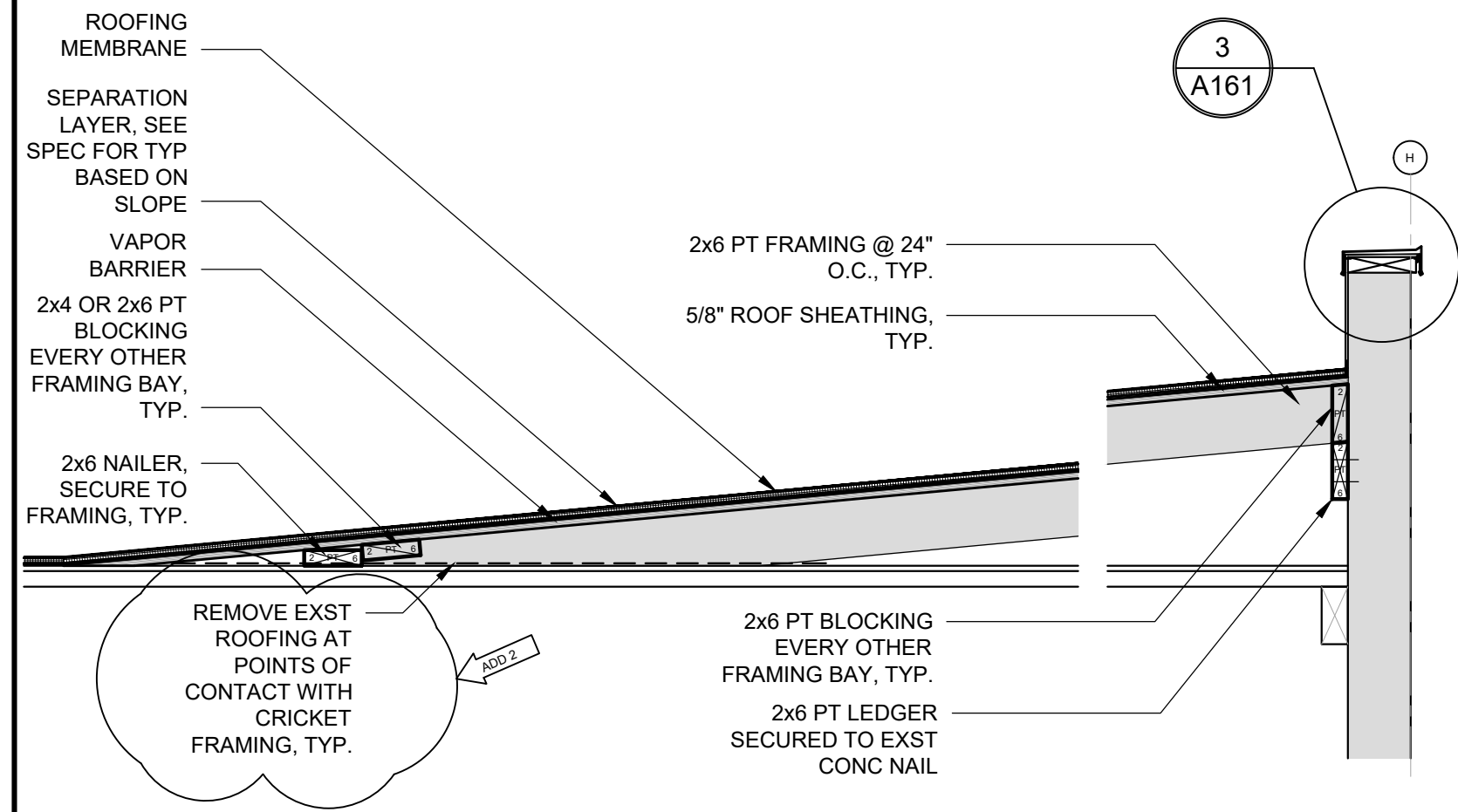
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DATE: 03.14.2022 REVISIONS: ADD 2 - 3/31/2022



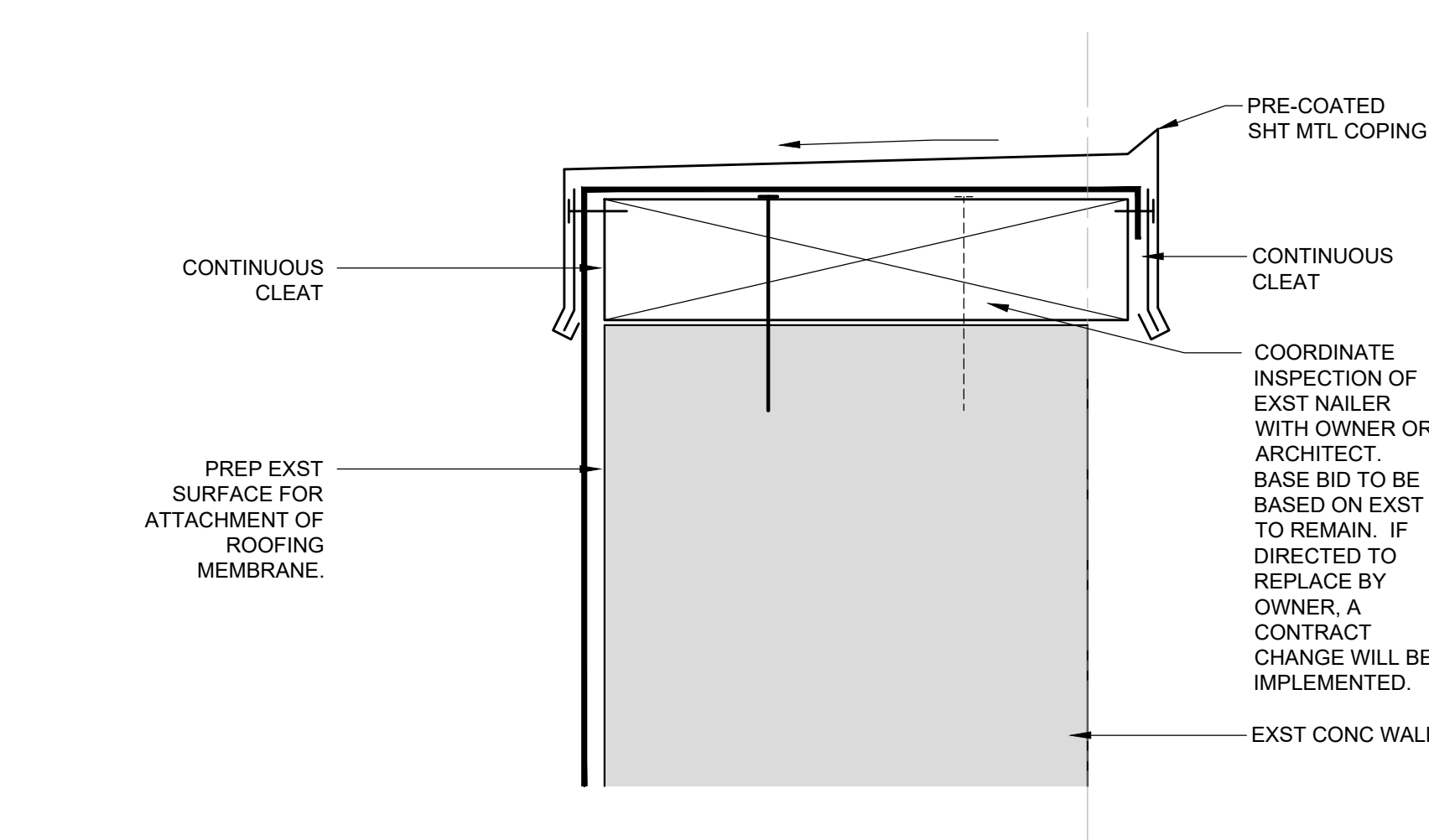
Roof Plan
West

1



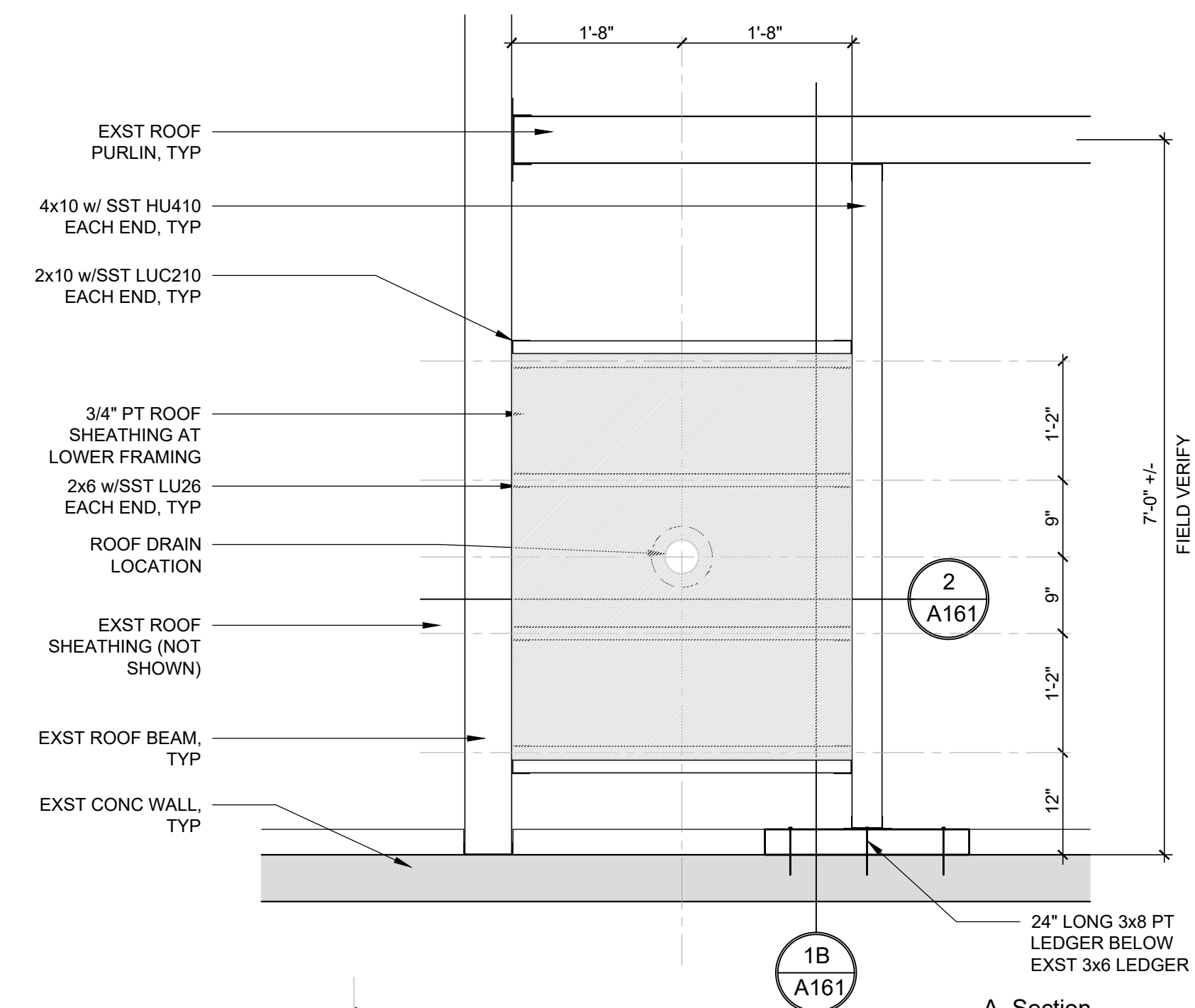
Cricket 6
Section

3/4" = 1'-0"

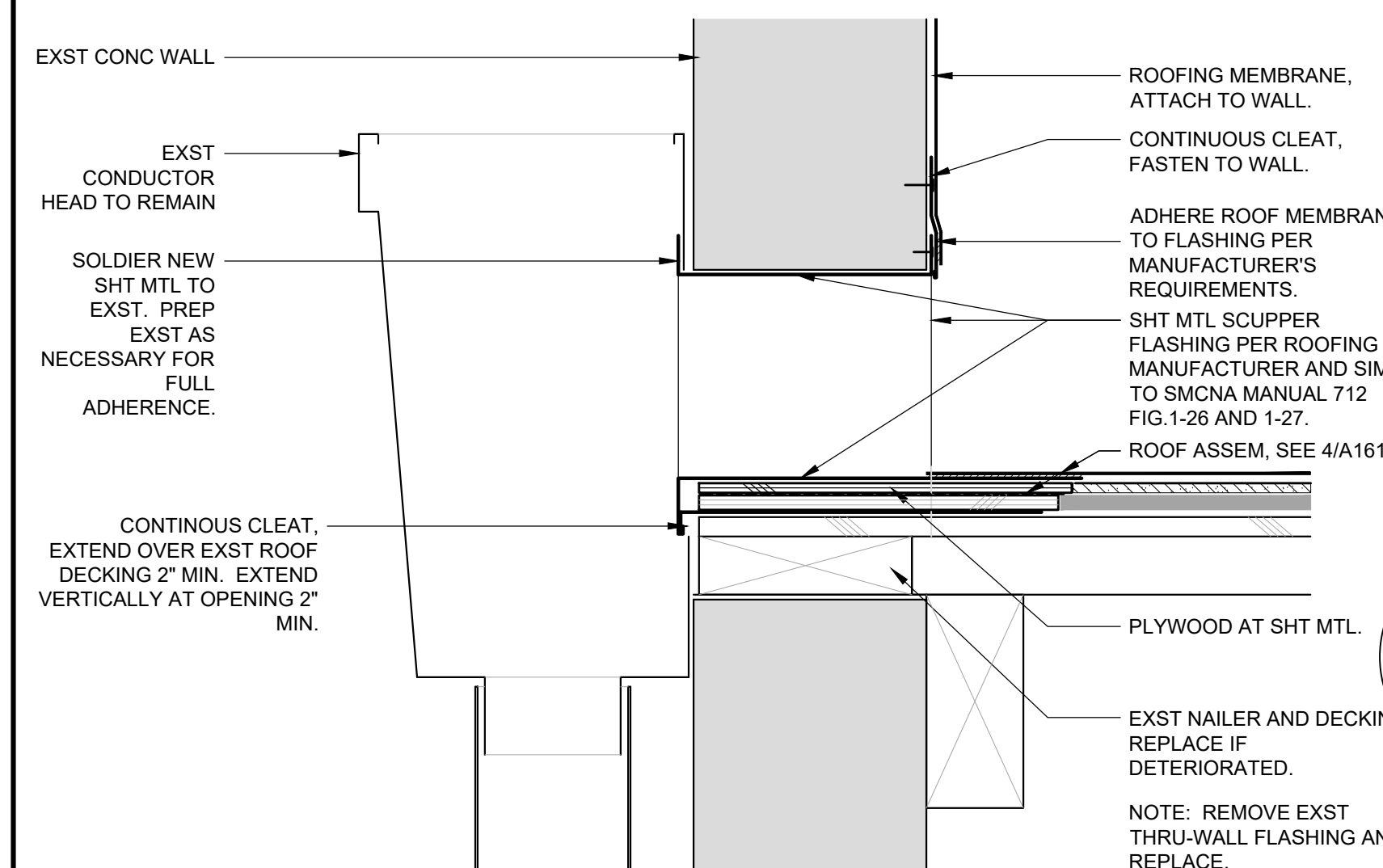


Coping at Parapet Wall 3
Section

6" = 1'-0"

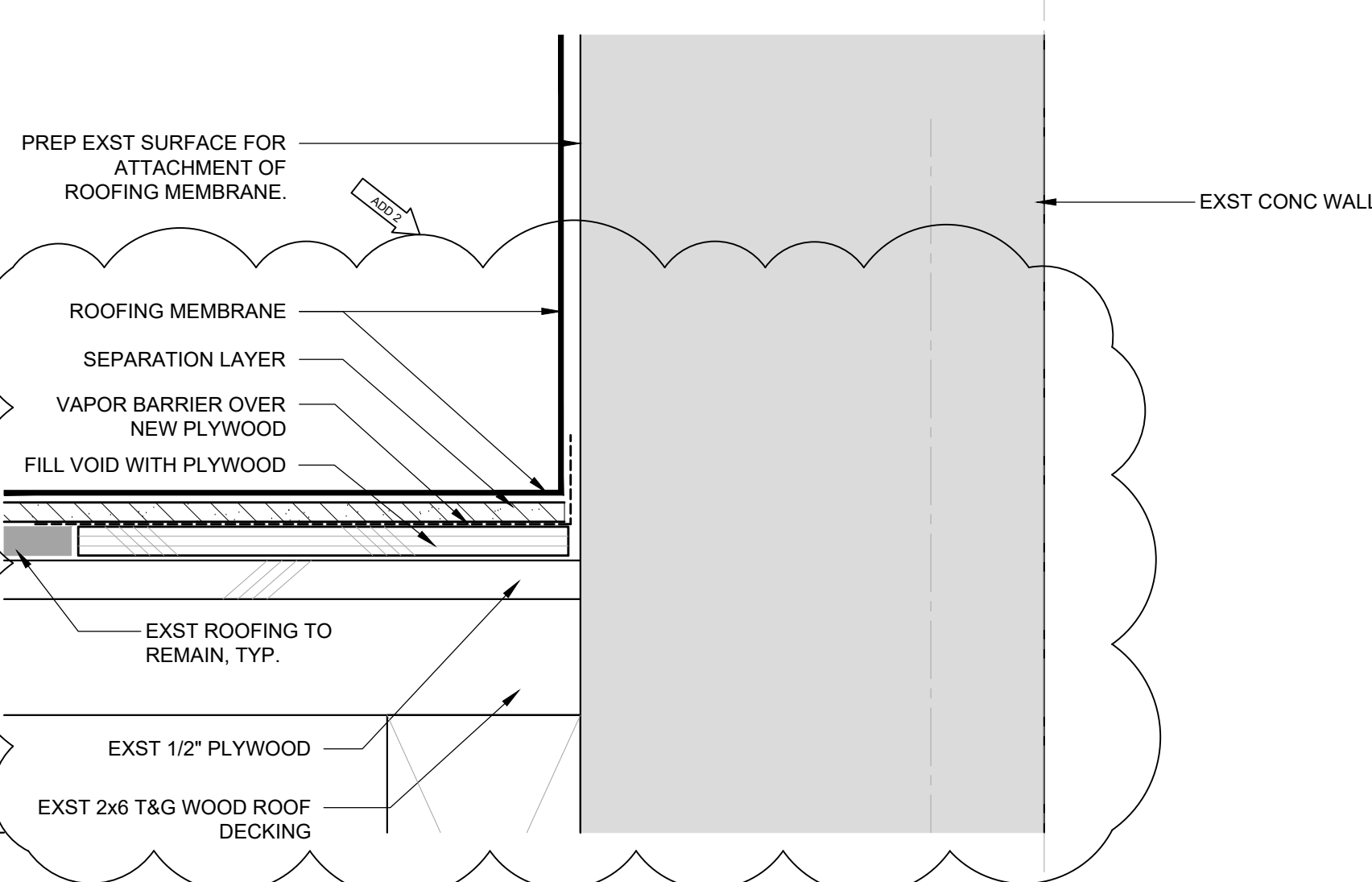


A. Section



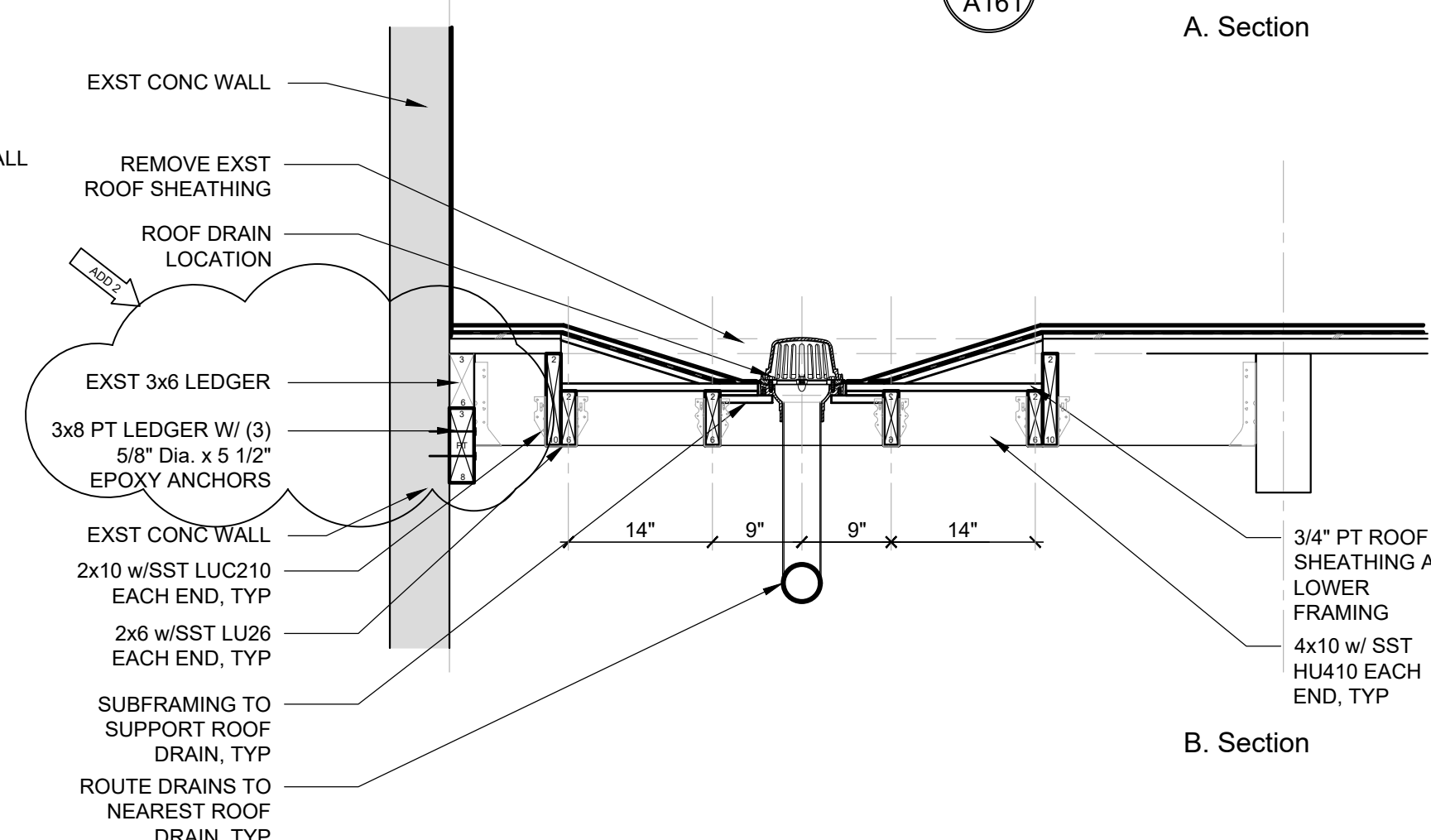
Scupper 7
Section

3" = 1'-0"



Roof to Wall Transition 4
Typical - Section

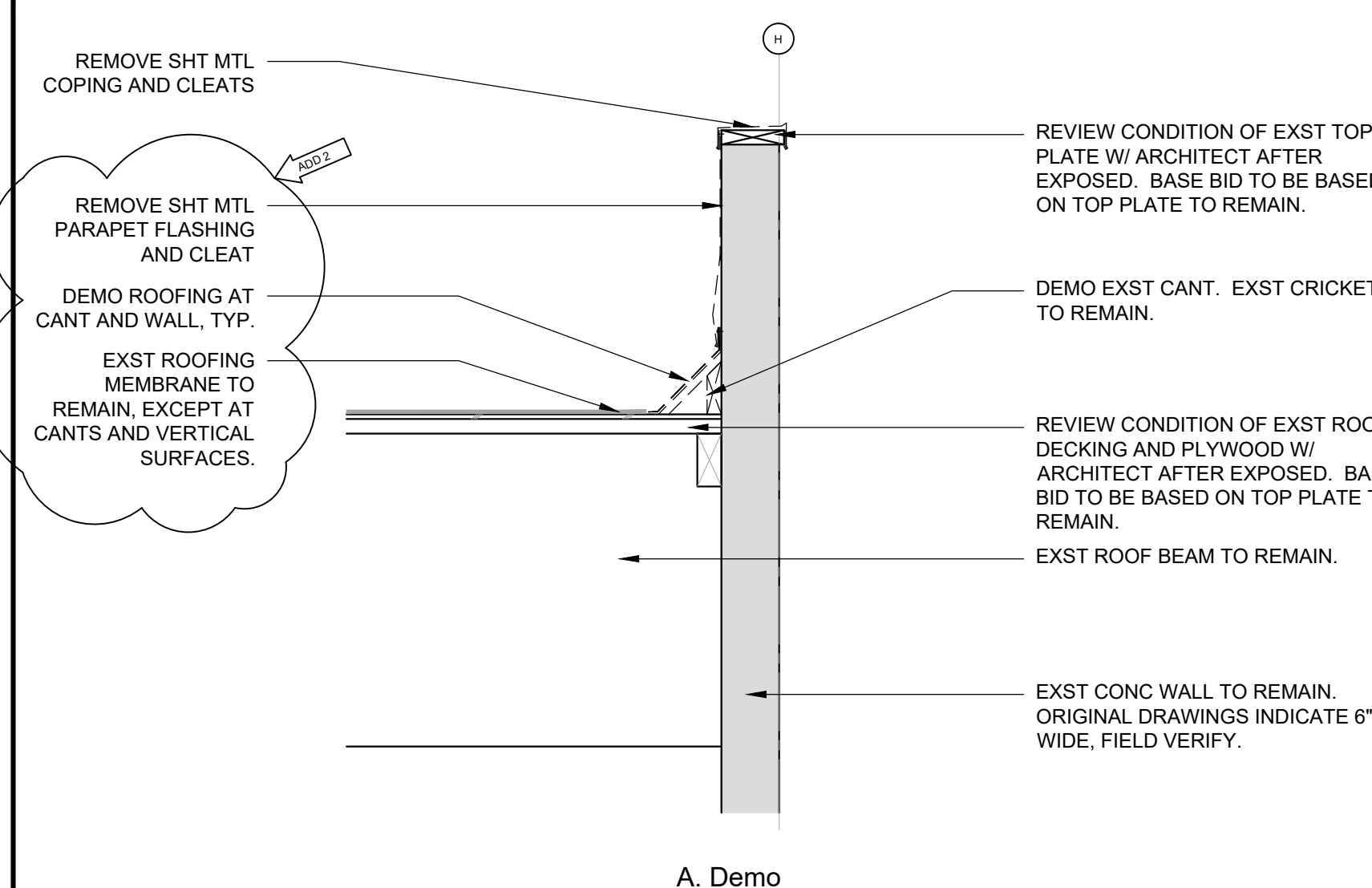
6" = 1'-0"



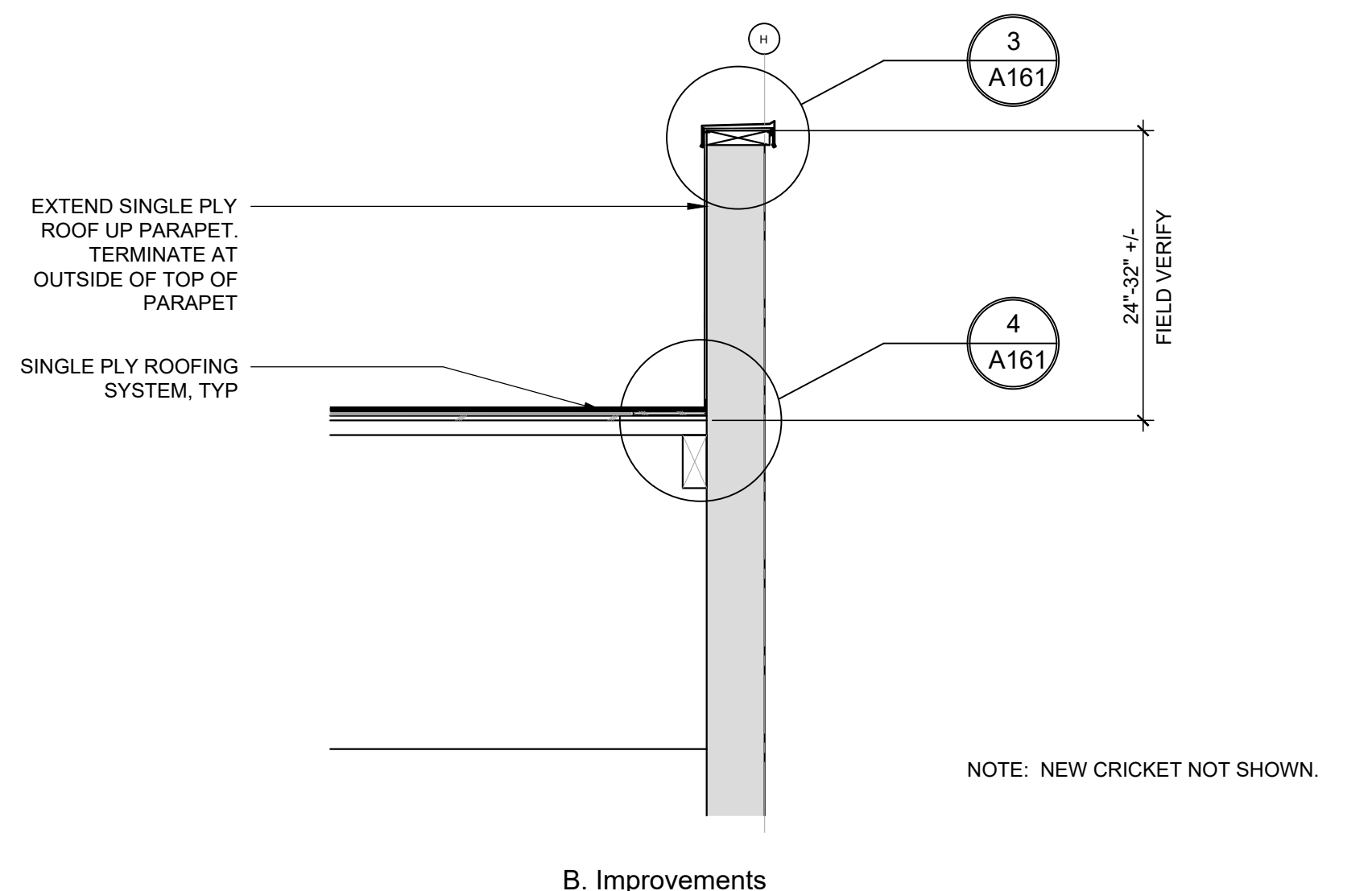
B. Section

Roof Drain Sump Assembly 1
Roof Drain

3/4" = 1'-0"



A. Demo

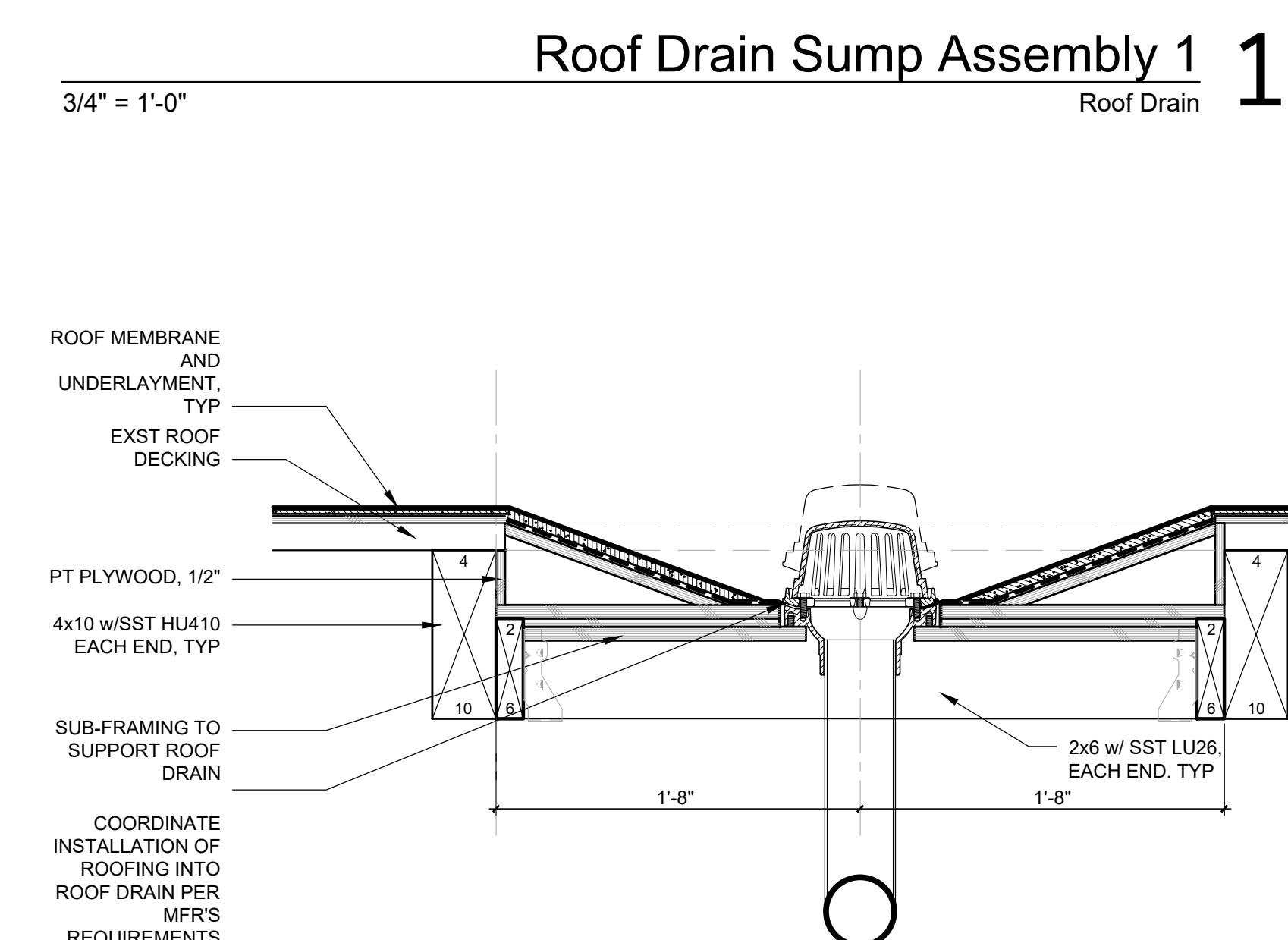


B. Improvements

NOTE: NEW CRICKET NOT SHOWN.

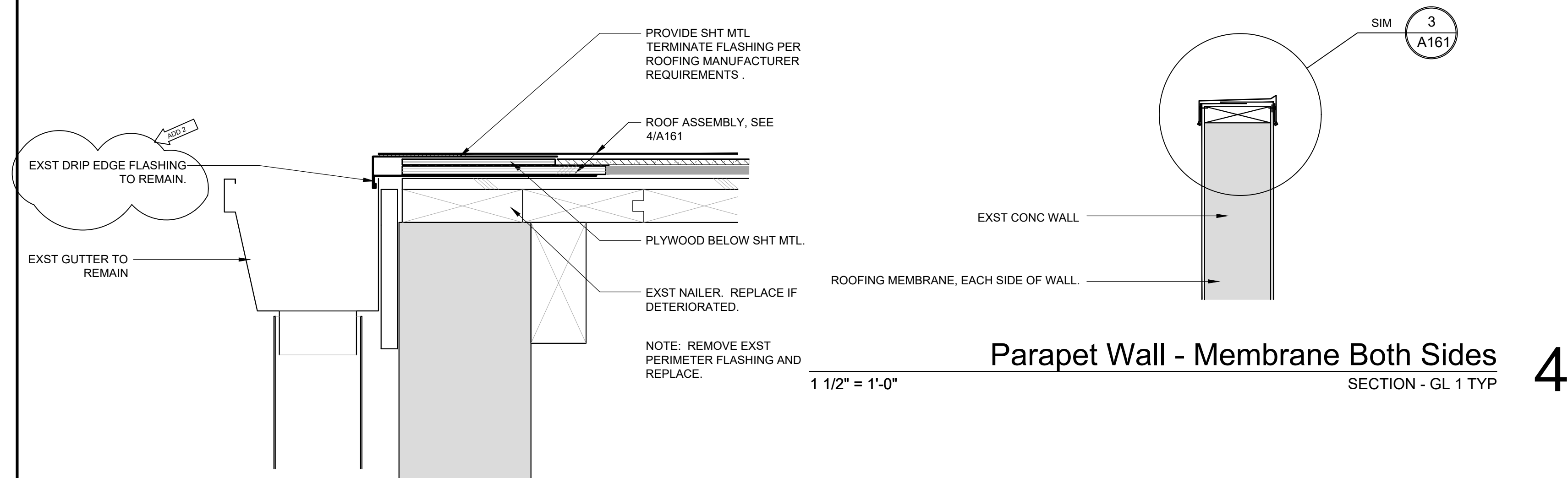
Parapet 5
Subtitle

3/4" = 1'-0"



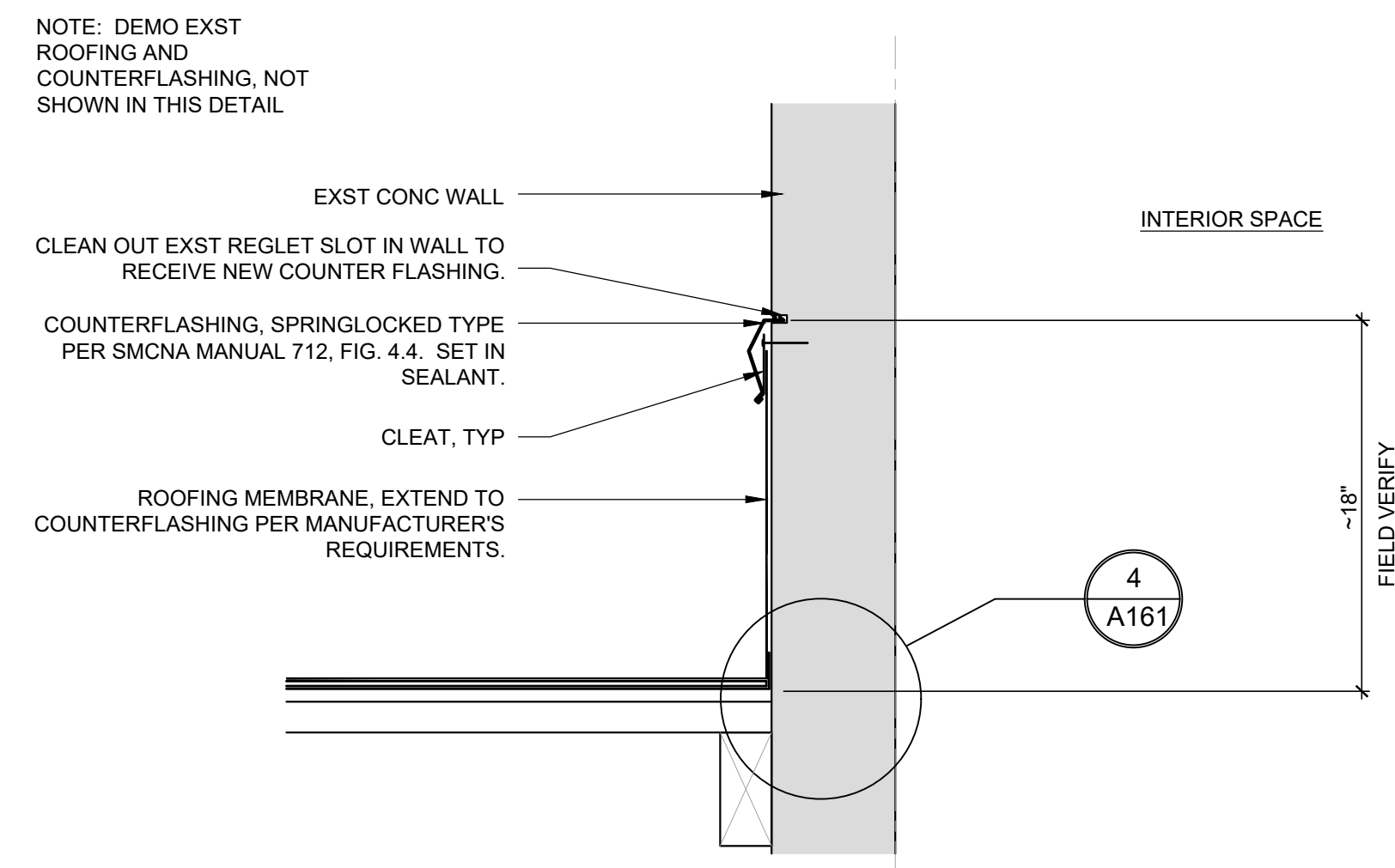
Roof Drain and Sump 2
SECTION

1 1/2" = 1'-0"



Parapet Wall - Membrane Both Sides
SECTION - GL 1 TYP

4

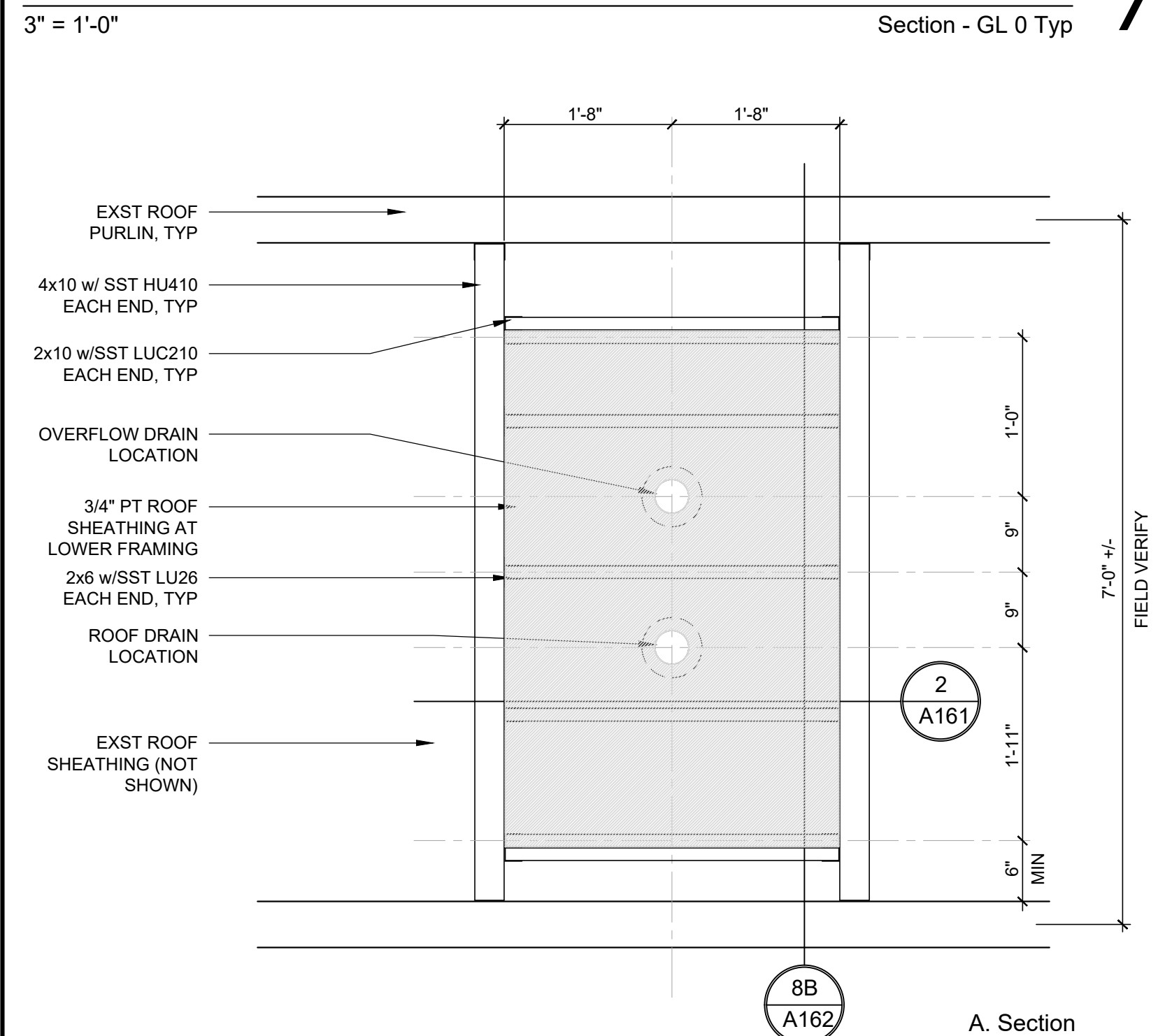


Membrane Termination at Cut-In Reglet
SECTION - GL 3 TYP

1

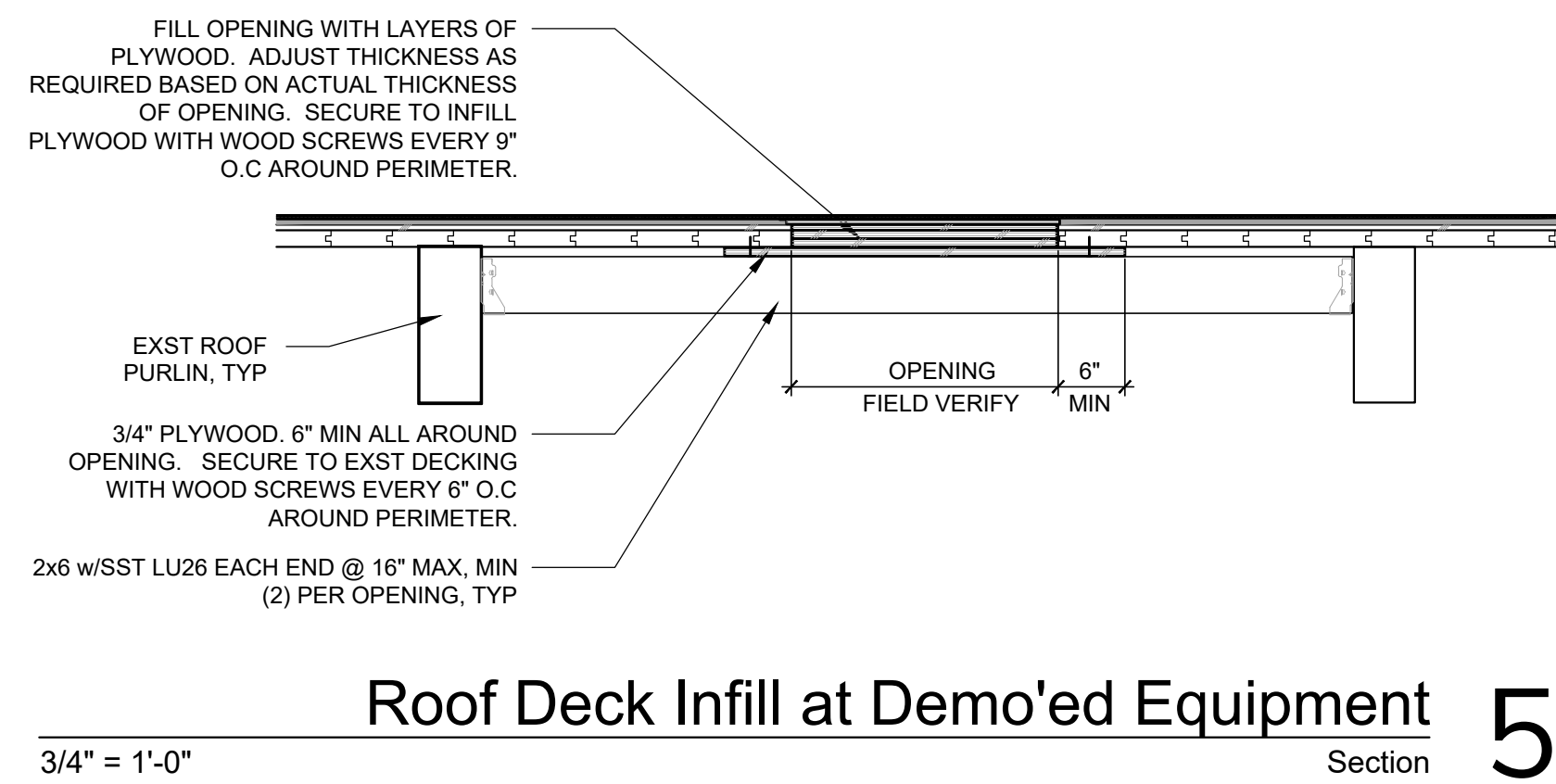
Membrane Termination at Exst Gutter
Section - GL 0 TYP

7



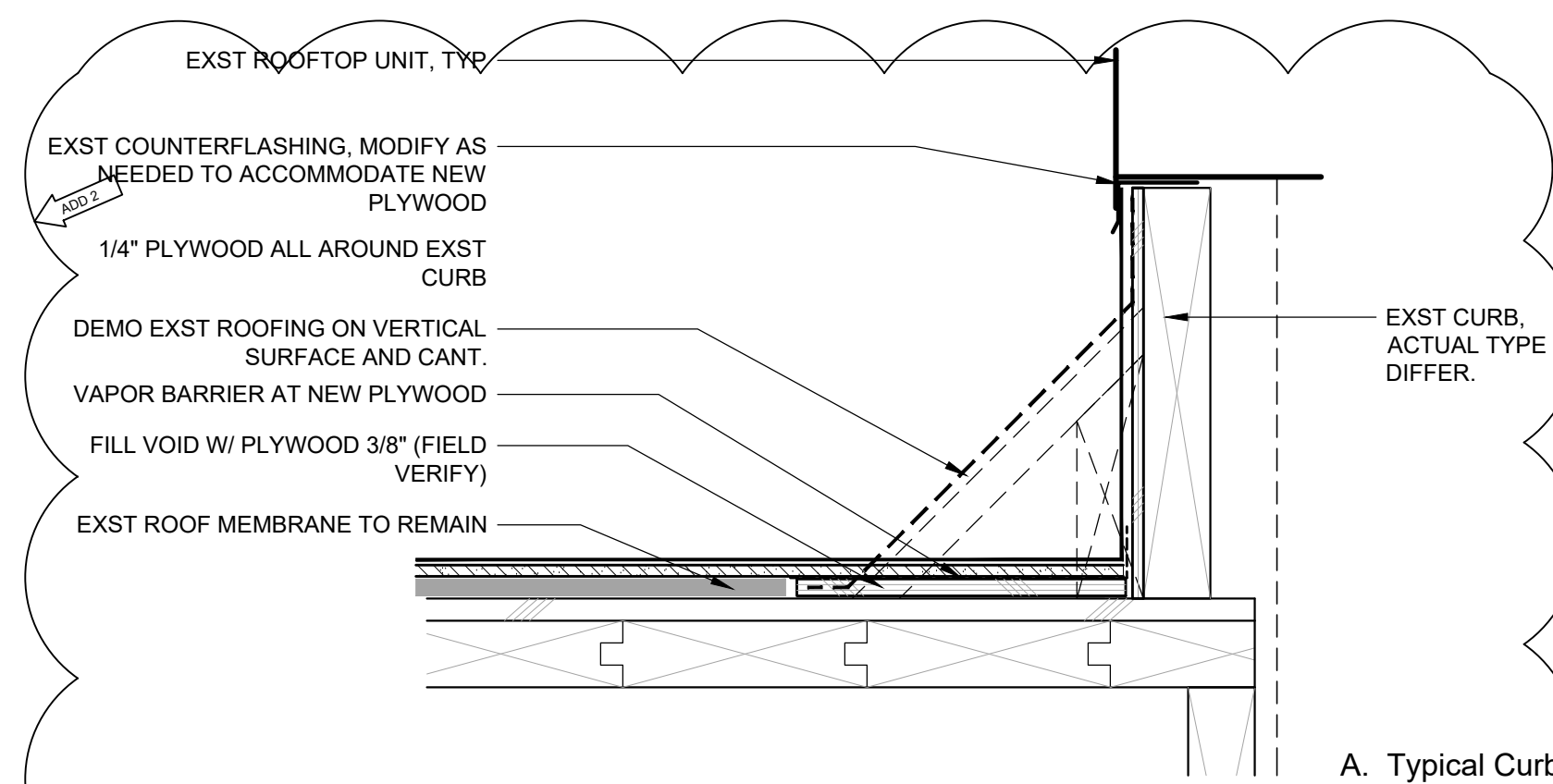
Roof Drain Sump Assembly 2
Roof Drain and Overflow Drain

8



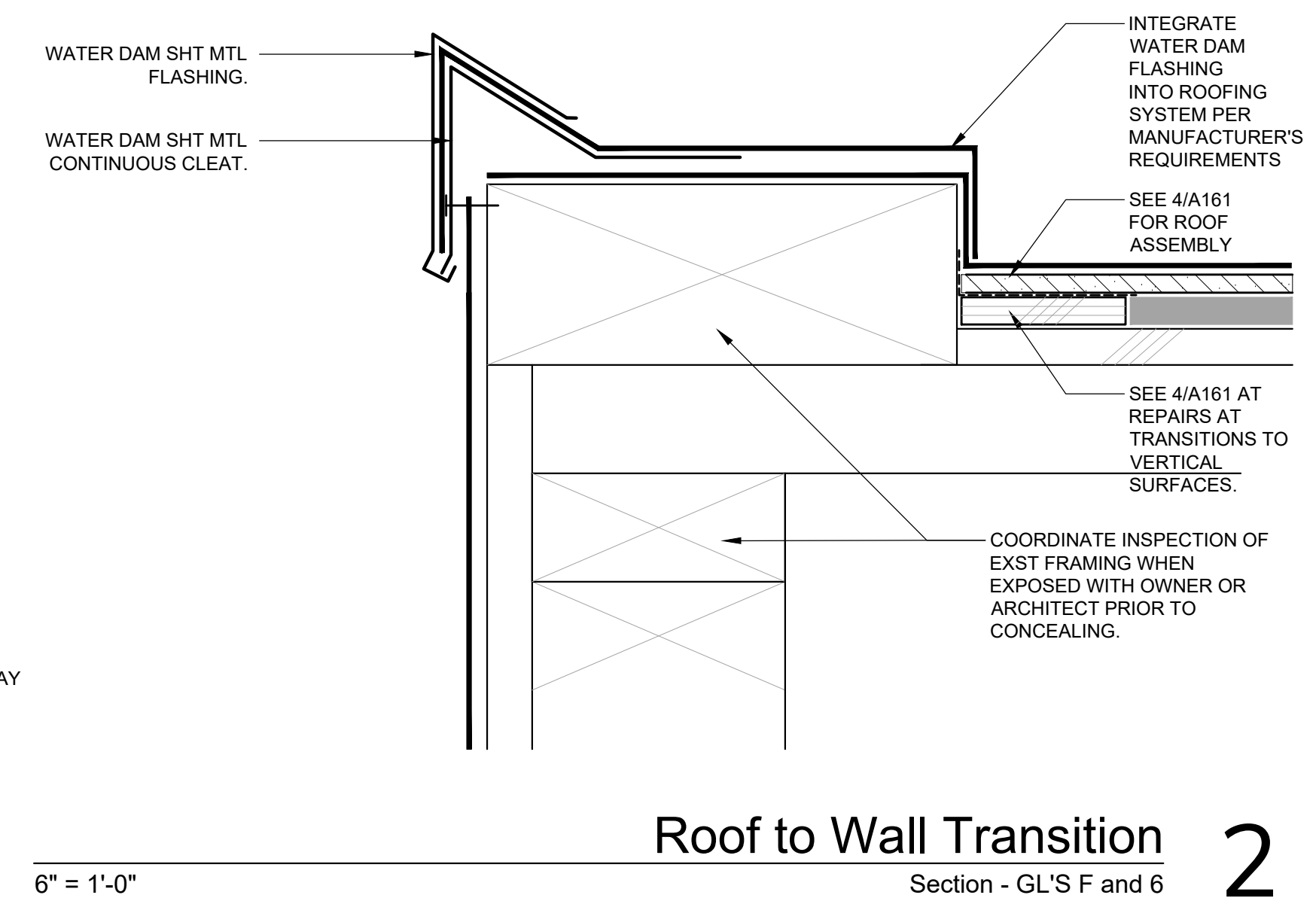
Roof Deck Infill at Demo'd Equipment
Section

5



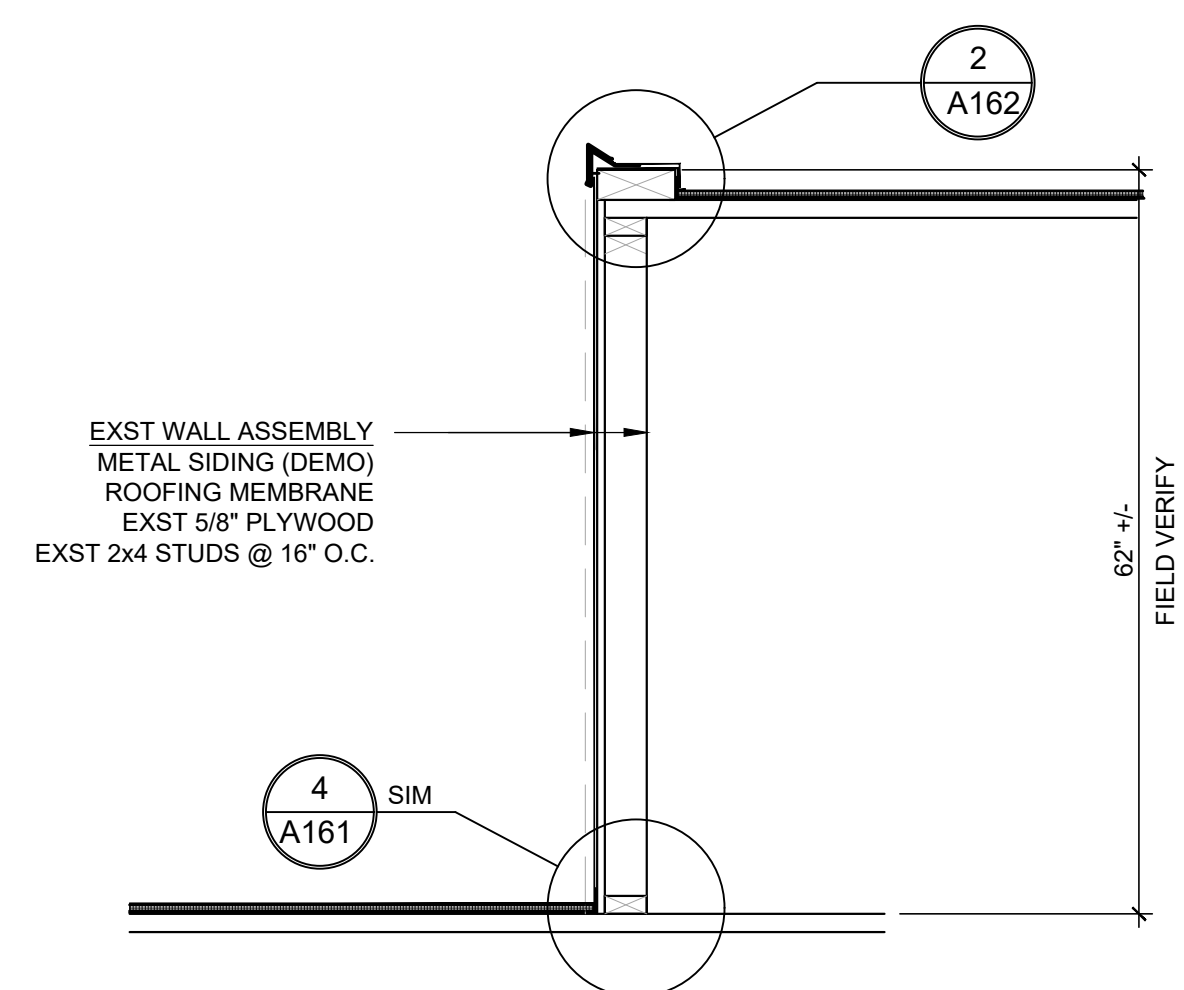
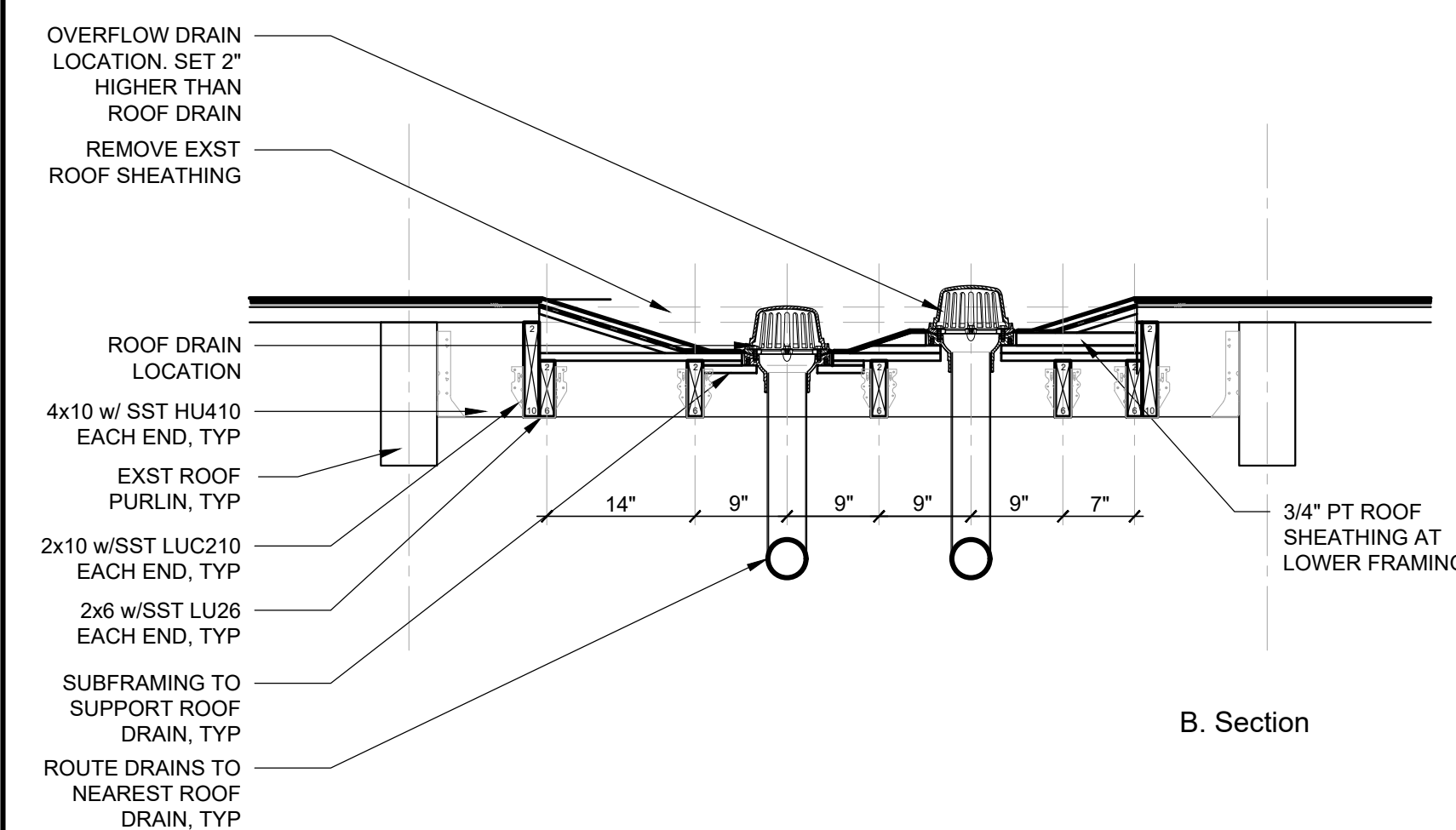
New Roofing at Curbs
Section

6



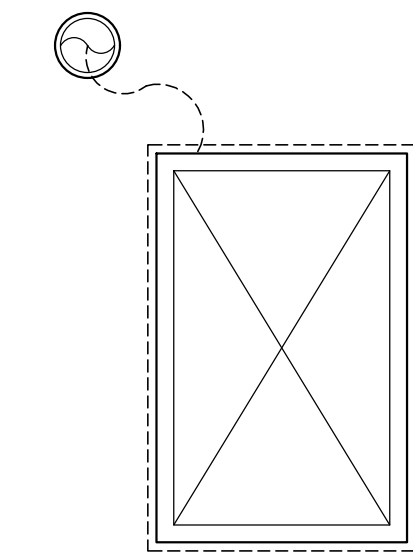
Roof to Wall Transition
Section - GL'S F and 6

2



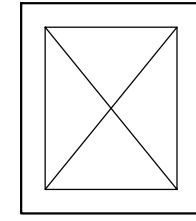
Upper Wall - Demo Mtl Siding
Section - GL's F and 6

3



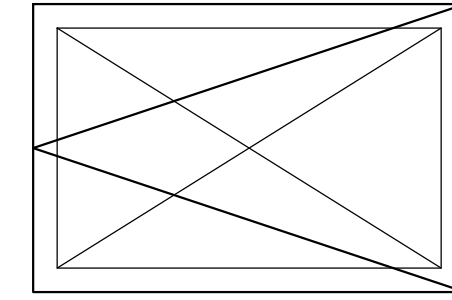
17. HVAC Unit
Type 3 - Exst

9



8. Roof Curb
Sht Mtl Cap - Exst

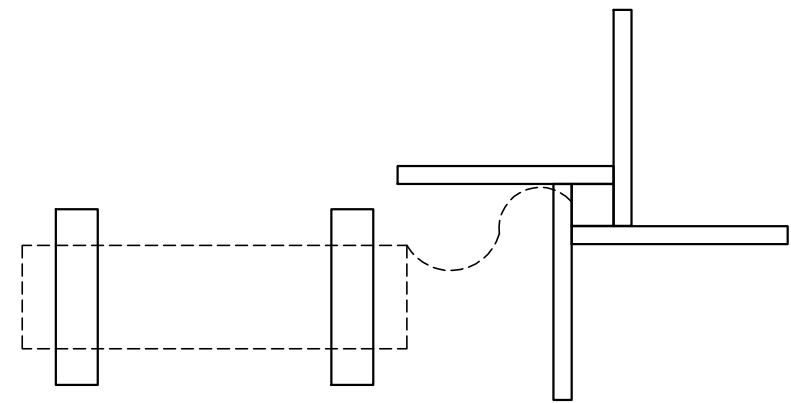
4



5. Roof Access Hatch
Exst

1

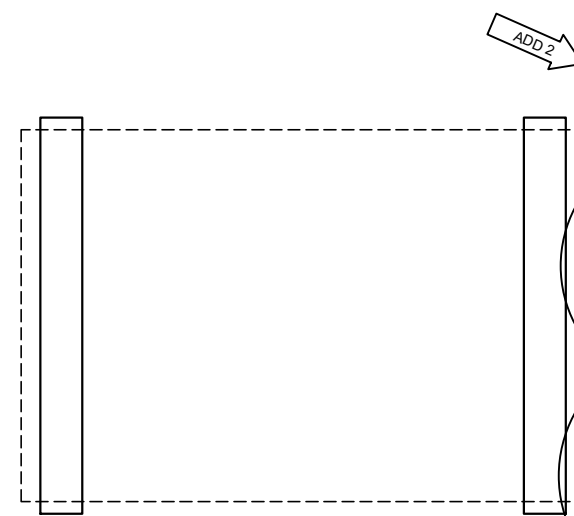
NTS



18. HVAC Unit
Type 4 - Condensing Unit - Exst

8

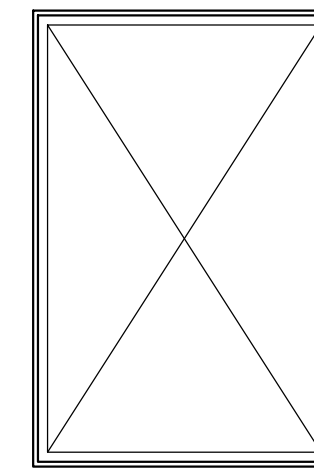
NTS



15. HVAC Unit
Type 1 - Exst

5

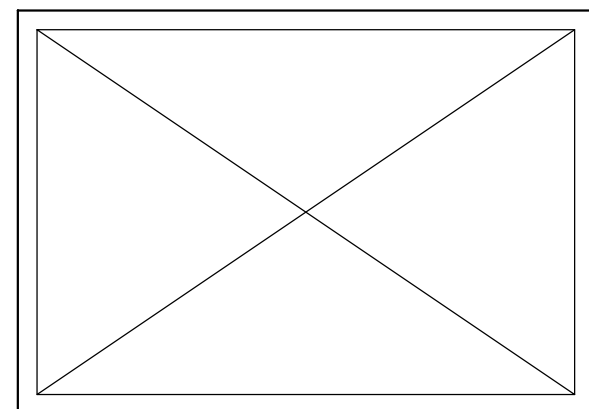
NTS



6. Skylight
Exst

2

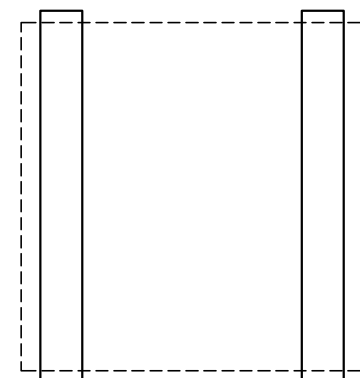
NTS



19. HVAC Unit
Air Intake - Exst

9

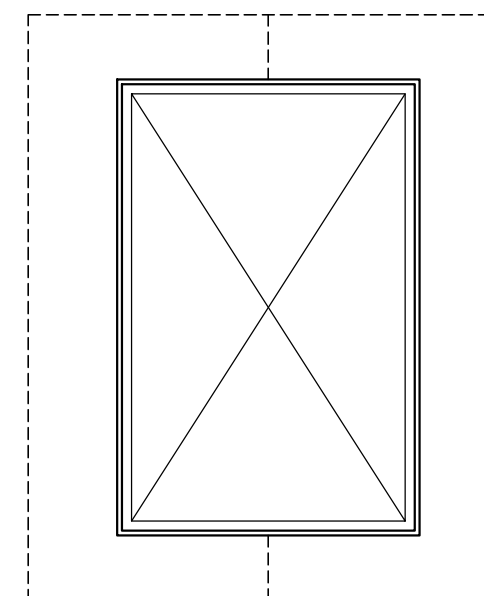
NTS



16. HVAC Unit
Type 2 - Exst

6

NTS



7. Skylight Over Penthouse
Exst

3

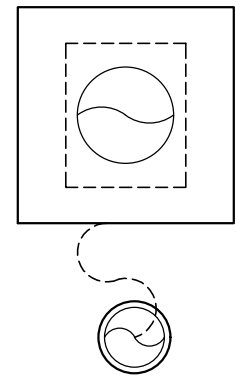
THIS PHOTO SHOWS THE EXISTING CONDITIONS FOR HVAC UNIT 15 AS OF 3/23/2022. HOWEVER, THE OWNER WILL RELOCATE THE UNIT AND ASSOCIATED DUCTWORK AND PENETRATION IN THE ROOF APPROXIMATELY 7 ft TO THE NORTH PRIOR TO THE START OF THE ROOF REPLACEMENT WORK.

WHEN UNIT 15 IS RELOCATED, THE UNIT WILL BE PLACED ON A WOOD CURB SECURED TO THE EXISTING ROOF DECK. THE HEIGHT OF THE NEW CURB WILL BE APPROXIMATELY 10 in. ABOVE THE EXISTING ROOF DECK. THE NEW ROOFING TO EXTEND UP THE CURB AND TERMINATE AT COUNTER FLASHING BY OWNER.

WHEN THE EXISTING UNIT AND ASSOCIATED WORK IS RELOCATED, ANY PENETRATIONS IN THE ROOF WILL BE PATCH WITH THE EXPECTATION IT WILL REMAIN IN PLACED AND COVERED BY THE NEW ROOFING. CONTRACTOR TO REVIEW PATCH WITH ARCHITECT AT PRE-CONSTRUCTION MEETING. IF IT IS DETERMINED TO MODIFY THE PATCH, THE MODIFICATION WILL BE MANAGED AS A CHANGE TO THE CONTRACT.

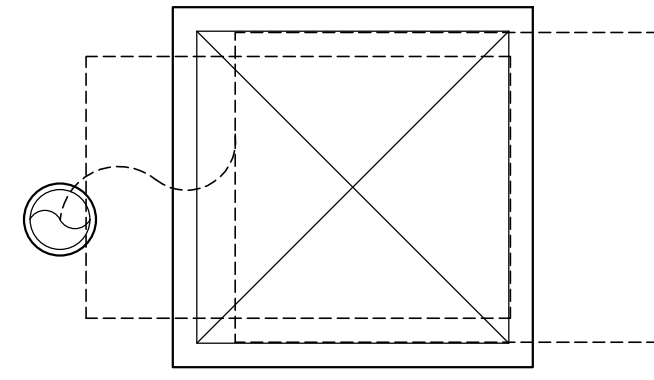
THE EXISTING SKYLIGHT CURBS INCORPORATE A CANT FOR THE HORIZONTAL TO VERTICAL TRANSITION OF THE EXISTING BUR SYSTEM. IN ADDITION, THE CANT MARGINALLY FUNCTIONS AS A DIVERTER CRICKET ON THE HIGH SIDE OF THE CURB RELATIVE TO THE ROOF SLOPE.

REMOVE THE EXISTING CANTS ON THE SIDES PARALLEL TO THE ROOF SLOPE, AND ON THE LOW SIDE FACING THE DRAINS. RETAIN THE CANT ON THE HIGH SIDE.



26. Powered Vent Cap
Type 1E - Exhaust (Small) - Exst

9



23. Powered Vent Cap
Type 1B - Exhaust - Exst

4



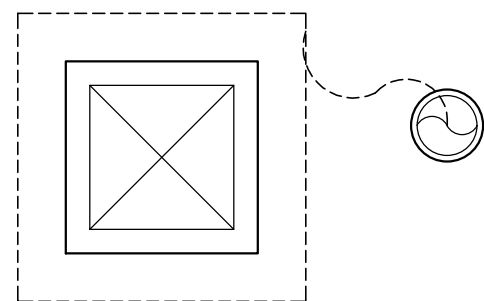
20. Duct
Exst

1

THIS PHOTO SHOWS THE EXISTING CONDITIONS FOR HVAC UNIT 15 AND ASSOCIATED DUCTWORK AS OF 3/23/2022. HOWEVER, THE OWNER WILL RELOCATE THE UNIT AND ASSOCIATED DUCTWORK AND PENETRATION IN THE ROOF APPROXIMATELY 7 ft TO THE NORTH PRIOR TO THE START OF THE ROOF REPLACEMENT WORK.

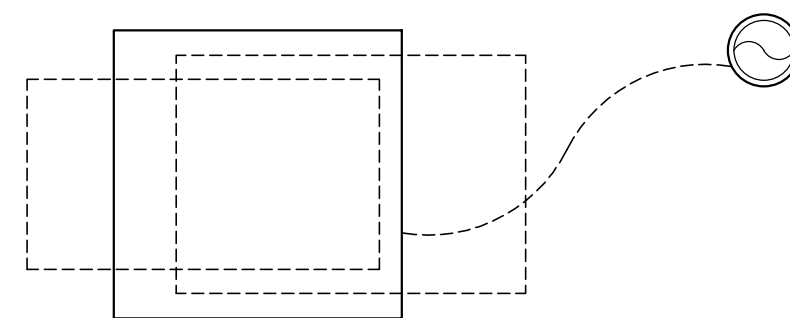
WHEN UNIT 15 IS RELOCATED, EXISTING PENETRATION IN THE ROOF DECK WILL BE FILLED IN BY THE OWNER, AND PATCHED. THE PENETRATION WILL HAVE A VERTICAL SURFACE OF 10 in. MIN ALL AROUND. EXTEND ROOFING UP VERTICAL SURFACE AND TERMINATE PER MANUFACTURER'S INSTALLATION REQUIREMENTS.

WHEN THE EXISTING UNIT AND ASSOCIATED WORK IS RELOCATED, ANY PENETRATIONS IN THE ROOF WILL BE PATCH WITH THE EXPECTATION IT WILL REMAIN IN PLACED AND COVERED BY THE NEW ROOFING. CONTRACTOR TO REVIEW PATCH WITH ARCHITECT AT PRE-CONSTRUCTION MEETING. IF IT IS DETERMINED TO MODIFY THE PATCH, THE MODIFICATION WILL BE MANAGED AS A CHANGE TO THE CONTRACT.



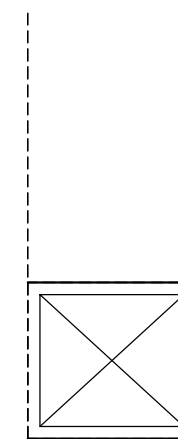
27. Powered Vent Cap
Type 1F - Exhaust - Exst

8



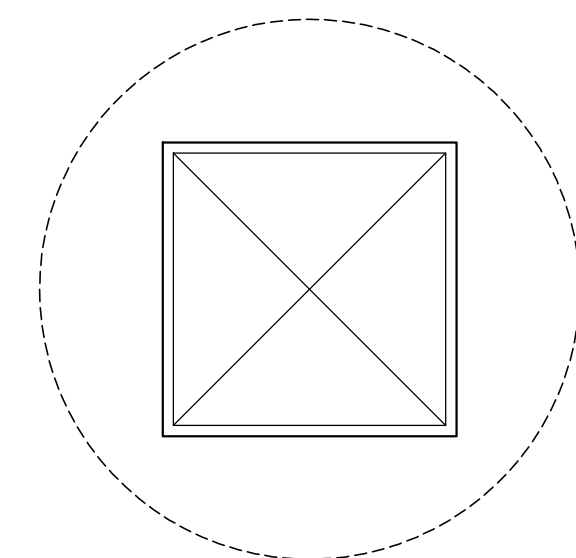
24. Powered Vent Cap
Type 1C - Exhaust - Exst

5



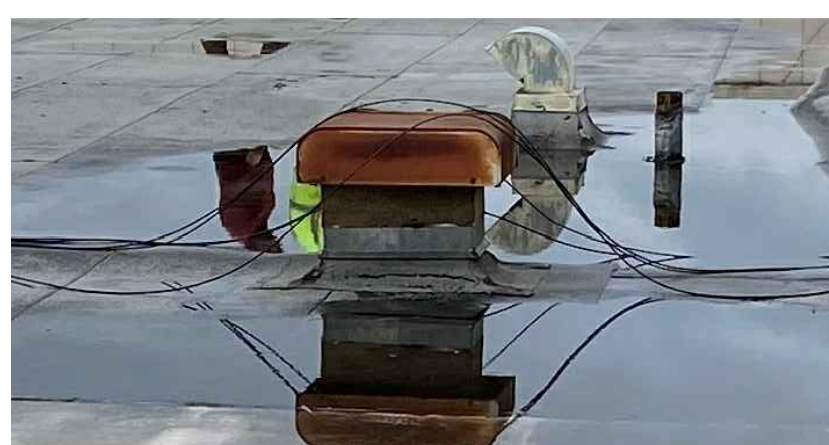
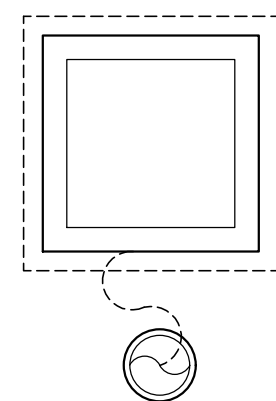
21. Duct Penetration
Exst

2



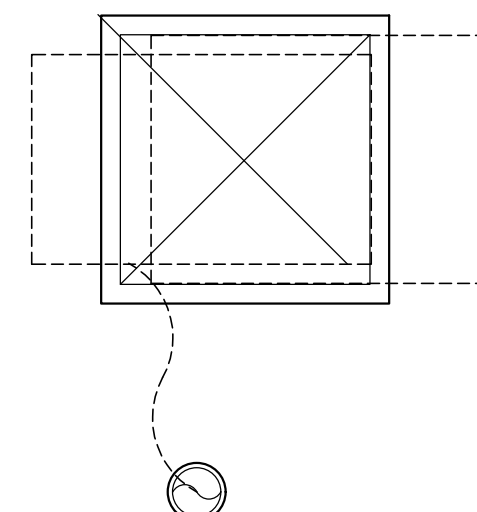
28. Vent Cap
Type 2A - Mushroom (Large) - Exst

9



25. Powered Vent Cap
Type 1D - Exhaust (Small) - Exst

6



22. Powered Vent Cap
Type 1A - Exhaust - Exst

3

Bid and Permit Set
City of Roseburg
Fulton Shop Bldg Reroof

PROJECT: 21101
CHECKED: CW
DATE: 03.14.2022 REVISIONS: ADD 2 - 3/31/2022

Roof Penetrations