RELOCATABLE BUILDING(S)

FOR

CLASS LEASING INC

STOCKPILE # 37

BCSD - Cesar Chavez
STKP# 37
S/N's: 35587-35588

		SERIAL #
JOB # 2765	(1)	34042-43
# 2852	(28)	35581-35636
# 2854	(10)	35686-35693, 35674-35685
# 2900	(2)	36143-36146
# 2818	(30)	35228-35283, 35897-35900
#	(1)	36878-79
	72	

PC-266

72 ~~50~~ - 24' x 40'

BUILDING DATA

BUILDING SIZE	24' X 40'	~~36' X 40'~~	~~48' X 40'~~
OCCUPANCY	E - 2	E - 1	E - 2
TYPE OF CONSTRUCTION	V - N	V - N	V - N
WIND LOAD	70 MPH. EXP. "C"	70 MPH. EXP. "C"	70 MPH. EXP. "C"
FLOOR LIVE LOAD	50 + 20 PSF	50 + 20 PSF	50 + 20 PSF
ROOF LIVE LOAD	20 PSF	20 PSF	20 PSF
BUILDING AREA	960 SF	1440 SF	1920 SF
STRUCTURAL DESIGN	RIGID FRAME	RIGID FRAME	RIGID FRAME

APPLICABLE CODES

- TITLE 24. CCR. PART 2. 1995 CBC (94 UBC W/95 CA AMENDMENTS)
- 1994 UBC & 1995 CA AMENDMENTS (95 CBC - PART 2, TITLE 24, CCR)
- 1993 NEC & 1995 CA AMENDMENTS (95 CEC - PART 3, TITLE 24, CCR)
- 1994 UMC & 1995 CA AMENDMENTS (95 CMC - PART 4, TITLE 24, CCR)
- 1994 UPC & 1995 CA AMENDMENTS (95 CPC - PART 5 TITLE 24, CCR)
- 1994 UNIFORM FIRE CODE W/ STATE AMENDMENTS (CALIFORNIA FIRE CODE - PART 9, TITLE 24, CCR)
- 1994 BUILDING STANDARDS CODE (95 STATE REFERENCED STANDARDS CODE - PART 12, TITLE 24, CCR)
- TITLE 19, CCR, PUBLIC SAFETY, STATE FIRE MARSHALL REGULATIONS.

LEGEND

SYMBOL	DESCRIPTION
(1/—)	DETAIL ON SAME SHEET AS SYMBOL
(1/2)	DETAIL NUMBER (1) ON SHEET NUMBER (2)
[1]	KEY NOTE (1) ON SAME SHEET AS SYMBOL
[4/5]	KEY NOTE NUMBER (4) ON SHEET NUMBER (5)
◇ A/1	WALL PANEL TYPE "A" ON SHEET (1)
A/2	SECTION "A" ON SHEET (2)
△1	REVISION / CHANGE IN DR NG. NO. (1) IS FIRST REVISION
CLOUD	HIGHLIGHTS CHANGED AREA
(1)	DOOR REFERENCE
⟨ ⟩	WINDOW REFERENCE
[ ]	ELECTRICAL ITEM(S) SEE ELECT. DRAWINGS
HV	HEATING/VENTILATING & AIR CONDITIONING ITEM(S) SEE MECHANICAL DRAWINGS
PLG	PLUMBING ITEM(S) SEE MECHANICAL DRAWINGS
STR	STRUCTURAL ITEM(S) SEE STRUCTURAL DRAWINGS

SHEET INDEX

ARCHITECTURAL SITE SET-UP

- A.0 COVER SHEET
- A1.0 FLOOR PLAN 24'X40'
- A3.0 EXTERIOR ELEVATIONS (DUAL PITCH) 24'X40'
- AA3.0 EXTERIOR ELEVATIONS (MONO PITCH) 24'X40'

STRUCTURAL

- FO.2 FOUNDATION PLAN (24 x 40) 50 + 20 PSF LL
- F3.0 FOUNDATION DETAILS (WOOD)
- S4.0 STRUCTURAL DETAILS

MECHANICAL

ELECTRICAL

- E1.0 ELECTRICAL PLAN 24'X40'

RAMP

- R1.0 RAMP / LANDING PLAN
- R2.0 RAMP / STAIRS DETAILS

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998
ACS: J. Schaible

WITH THE SIGNING OF THESE DRAWINGS, WE ACKNOWLEDGE THAT WE HAVE REVIEWED THESE PLANS AND SPECIFICATIONS AND HAVE FOUND THEM TO BE IN GENERAL COMPLIANCE WITH THE BID DRAWINGS, SPECIFICATIONS AND ASSOCIATED ADDENDA. WHEN THESE PLANS AND SPECIFICATIONS HAVE BEEN APPROVED BY THE DIVISION OF THE STATE ARCHITECT. THEY SHALL PRESIDE OVER CONFLICTING AREAS IN THE BID DRAWINGS AND SPECIFICATIONS, AND ANY ADDENDA THERETO.

REVISED

REVISIONS	Electrical Engineer's Seal	Mechanical Engineer's Seal	Structural Engineer's Seal	Architects Seal	Division of the State Architect
△1 △2 △3 △4 △5				LICENSED ARCHITECT, STATE OF CALIFORNIA, No. C 2956, REN. 9-30-99	PC-266

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER:

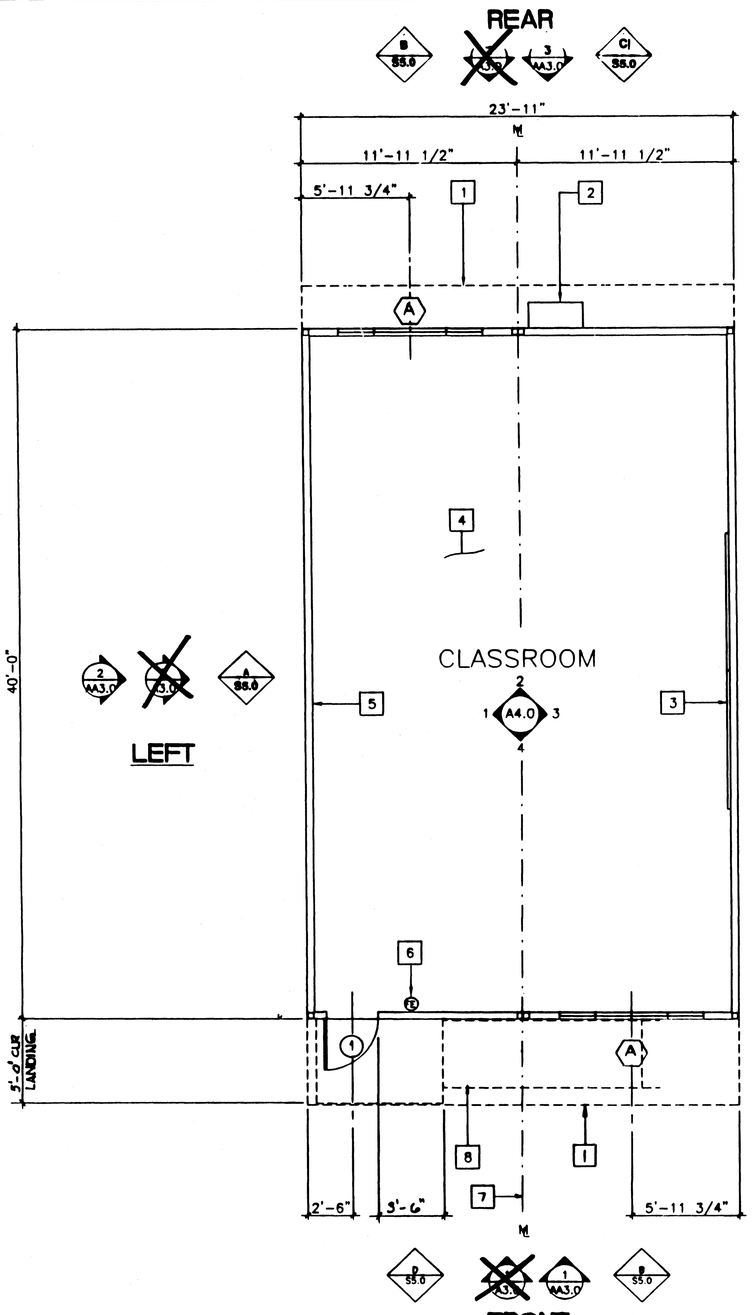
4012-083

STKP-37

Modtech project no: 2765 2852 2854 2900 2818

COVER SHEET

A0.0



KEY NOTES

1. ROOF OVERHANG
2. HVAC UNIT - SEE MECH SHEET
3. 2- 8'X4' MARKER BOARDS (SEE SPEC'S)
4. FINISH FLOORING: (SEE FINISH SCHED.) A5.0
5. TYPICAL INTERIOR FINISH (SEE FINISH SCHEDULE) A5.0
6. FIRE EXTINGUISHER - 5 LBS. DRY CHEMICAL WITH 2A-10BC U.L. RATING ON WALL MTD BRACKET. HANDLE AT 48" A.F.F.
7. MODLINE (M TYPICAL)
8. LINE OF RAMP/LANDING SEE R1.0 & R2.0

NOTES

1. METAL TAG ON ALL MODULES. MECHANICALLY ATTACHED TO REAR EXTERIOR OF BUILDING SHOW D.S.A. APPLICATION NUMBER, MANUFACTURER'S NAME AND SERIAL NUMBER. ROOF & FLOOR DESIGN LIVE LOAD AND DESIGN WIND LOAD.
2. INSULATION MATERIALS INSTALLED WITHIN FLOOR-CEILING ASSEMBLIES, ROOF-CEILING ASSEMBLIES, WALLS, CRAWL SPACES, OR ATTICS SHALL HAVE A FLAMESPREAD RATING NOT TO EXCEED 25 AND A SMOKE DENSITY NOT TO EXCEED 450. EXCEPTIONS: 1. FOAM PLASTIC INSULATION SHALL COMPLY WITH SEC. 2602 2. WHEN MATERIALS ARE INSTALLED IN CONCEALED SPACES OF TYPES I, II, IV, AND V CONSTRUCTION, THE FLAME SPREAD AND SMOKE-DEVELOPED LIMITATIONS DO NOT APPLY TO FACINGS IF THE FACING IS INSTALLED IN SUBSTANTIAL CONTACT WITH THE UNEXPOSED SURFACE OF THE CEILING, FLOOR OR WALL FINISH. (SEC. 707.3 CBC.)

IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

FLOOR PLAN (24' X 40')

SCALE 1/4"=1'-0"

REVISED

STKP-37

REVISIONS	Electrical Engineer's Seal	Mechanical Engineer's Seal	Structural Engineer's Seal	Architects Seal	Division of the State Architect
1				LICENSED ARCHITECT GEORGE C. EDWARDS No. C 9556 REN. 9-30-98 STATE OF CALIFORNIA	IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES PC-266 AC FLS SS DATE JAN 25 1997
2					
3					
4					
5					

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

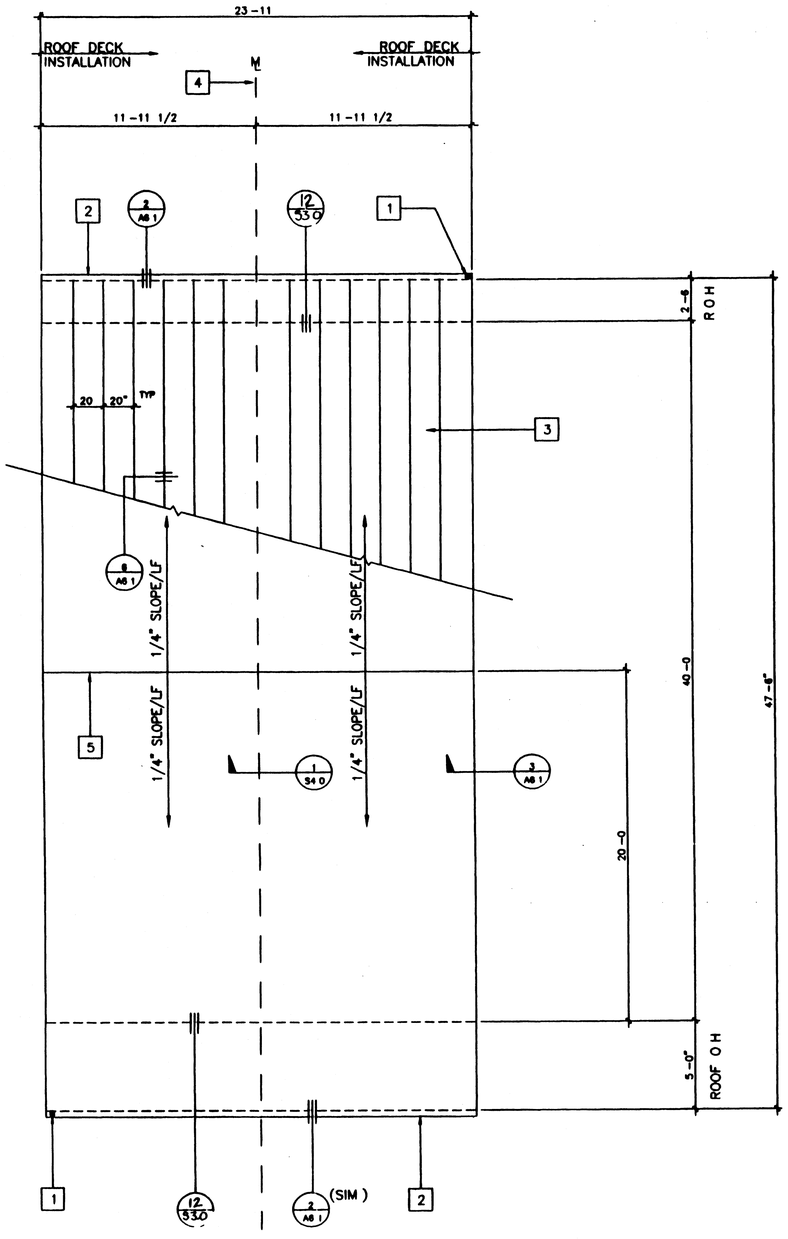
FLOOR PLAN

drawn by: date: 2765
checked by: date: 2852
Modtech project no: 2854
2900
2818

MODTECH Index No.

A1.0

REAR



LEFT

RIGHT

FRONT

REVISED

ROOF PLAN (DUAL SLOPE)

(24' X 40')

SCALE 1/4 =1 -0

KEY NOTES

1. DOWNSPOUT TYPICAL FOR (2) SEE 8/A6 1
2. CONTINUOUS GUTTER
3. 26GA MIN INTERLOCKING ROOF PANELS OVER 3/4 CDX PLYWOOD OVER AQUA BAR (MHI) ROOFING UNDERLAYMENT RADCO LISTING #1109
4. MODLINE
5. RIDGELINE

NOTES

1 BUILDING HOUSING GROUP E OCCUPANCIES SHALL HAVE ROOF COVERINGS AS SPECIFIED IN TABLE 15A C B C CLASS A

FILE # P266A20 DWG

IDENTIFICATION STAMP
DIV OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

STKP-37D

REVISIONS

1			
2			
3			
4			
5			

Electrical Engineer s Seal

Mechanical Engineer s Seal

Structural Engineer s Seal

Architects Seal

LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2956 REN. 9-30-99 STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP
DIV OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC FLS SS
DATE NOV 25 1997

MODTECH INC
2830 BARRETT AVENUE
PERRIS, CALIF 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER 4012-083

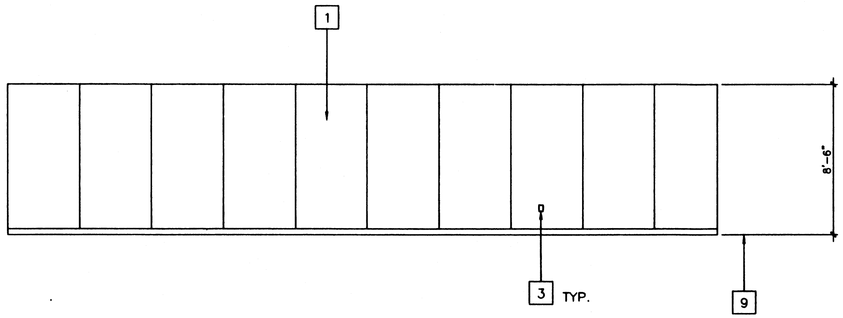
drawn by
checked by
date
Modtech project no 2852 2854

MODTECH Index No.

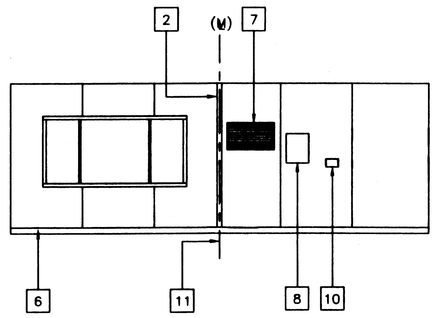
ROOF PLAN

A2.0

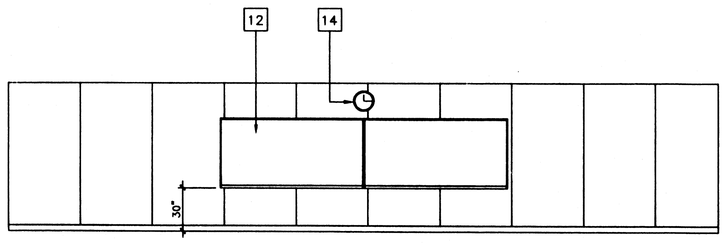
PROJECT NO -266



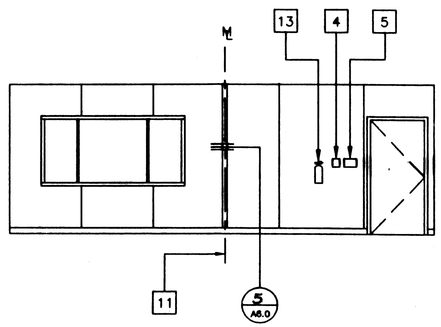
1



2



3



4

KEY NOTES

1. TYPICAL INTERIOR FINISH (SEE A5.0)
2. CLOSURE AT MODULAR JOINT
3. DUPLEX WALL RECEPTACLE (EL)
4. FIRE ALARM PULL STATION (EL)
5. LIGHT SWITCH (EL)
6. TOP SET BASE (TYPICAL) SEE FINISH SCHED.
7. RETURN AIR GRILL
8. ELECTRICAL PANEL (EL)
9. FINISH FLOOR
10. THERMOSTAT (HV)
11. MODULAR JOINT
12. 8040 MARKBOARD. TYPICAL FOR (2)
13. FIRE EXTINGUISHER: 5LBS. DRY CHEMICAL WITH 2A-10BC U.L. RATING ON WALL MTD. BRACKET, HANDLE AT 48" A.F.F.
14. 12" DIA. ELECTRIC CLOCK. (EL)

FILE # P266 A40.DWG

INTERIOR ELEVATIONS (24' X 40')

SCALE 1/4"=1'-0"

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

REVISED

REVISIONS			
1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

Architects Seal

LICENSED ARCHITECT GEORGE C. EDWARDS REG. NO. C 2558 REN. 9-30-99 STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC FLS SS
DATE JUN 23 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER:
2900

4-012-083

STKP-37

drawn by: 2765
date: 2952
checked by: 2954
date: 2100
Modtech project no: 2818

MODTECH Index No.

INTERIOR ELEVATIONS

A4.0

PROJECT NO. 2900

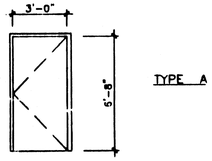
PC-266

DOOR SCHEDULE

DOORS							FRAMES					
DOOR NUMBER	FRAME OPENING SIZE	MATERIAL	TYPE	FIRE RATING	HARDWARE SET NO.	QUANTITY	MATERIAL	HEAD DETAIL	JAMB DETAIL	SILL DETAIL	JAMB THROAT	NOTE NO.
1	3'-0" X 6'-8"	HM	A	NA	1		HM	7/A6.0	8/A6.0	1/A6.0	5-1/8"	

HM – HOLLOW METAL
AL – ALUMINUM
SST – STAINLESS STEEL
STL – STEEL FRAME. 16ga, FULLY WELDED, GALV @ EXTERIOR, REPUBLIC "ME" SERIES. PAINT TO
WWF – WINDOW WALL FRAME
SC – SOLID CORE WOOD
HC – HOLLOW CORE WOOD
SCL – SOLID CORE WOOD (LEGACY)

DOOR ELEVATIONS



TYPE A

DOOR NOTES

1. DOOR HANDLES FOR LOCKSETS TO BE CENTERED @ 40" AFF & DEADBOLTS @ 44" AFF. HARDWARE TO BE OPENABLE FROM THE INSIDE WITHOUT ANY SPECIAL KNOWLEDGE OR EFFORT LEVERS TO RETURN TO WITHIN 1/2" OF DOOR.
2. ALL DOORS SHALL BE 1-3/4" THICK UNO
   DOUBLE LETTERS IN SCHEDULE, INDICATES A PAIR OF DOORS.
3. CLOSURE SHALL BE SET FOR MAXIMUM OPENING PRESSURE OF 8.5 LBS @ EXTERIOR DOORS AND 5.0 LBS @ INTERIOR DOORS.
4. PLACE SIGN OVER EXIT DOORS: "THESE DOORS TO REMAIN UNLOCKED DURING BUSINESS HOURS" SIGNAGE IS NOT IN MODTECH CONTRACT

HARDWARE SCHEDULE

HARDWARE SET #1 (FOR 36x40 BLDG'S. & 48x40 BLDG'S. USE HARDWARE SET #7)
- LOCKSET – SCHLAGE D70PD, RHODES LEVER, OR EQUAL
- BUTTS – 1-1/2 PAIR HAGER 1279 BB 4-1/2 x 4-1/2 NRP 26D OR EQUAL.
- CLOSER – NORTON 8501 BFDP / 900 BFDP CAL ROYAL OR EQUAL.
- THRESHOLD – PEMCO 271A OR EQUAL.
- DOOR BOTTOM – PEMCO 216AV OR EQUAL.
- WEATHERSTRIP – PEMCO 299AV OR EQUAL.

HARDWARE SET #2 (INTERIOR PASSAGE)
- LOCKSET – SCHLAGE D10S WITH RHODES LEVER, OR EQUAL
- BUTTS – 1-1/2 PAIR HAGER 1279 4-1/2 x 4-1/2 OR EQUAL.

HARDWARE SET #3 (INTERIOR / OFFICE LOCKABLE)
- LOCKSET – SCHLAGE D53PD, WITH RHODES LEVER OR EQUAL
- BUTTS – 1-1/2 PAIR HAGER 1279 4-1/2 x 4-1/2 26D

HARDWARE SET #4 (INTERIOR /DOUBLE CLASSROOM LOCKABLE)
- LOCKSET – SCHLAGE D66PD, WITH RHODES LEVER OR EQUAL
- BUTTS – 1-1/2 PAIR HAGER 1279 4-1/2 x 4-1/2 26D

HARDWARE SET #5 (INTERIOR TOILET ROOM / PRIVACY)
- LOCKSET – SCHLAGE D40S OR EQUAL
- BUTTS – 1-1/2 PAIR HAGER 1279 4-1/2 x 4-1/2 26D

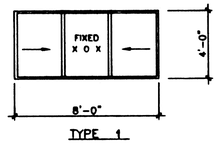
HARDWARE SET #6 (INTERIOR STOREROOM)
- LOCKSET – SCHLAGE D80PD WITH RHODES LEVER OR EQUAL
- BUTTS – 1-1/2 PAIR HAGER 1279 4-1/2 x 4-1/2 26D

HARDWARE SET #7 (PANIC)
- LOCKSET – VON DUPRIN 99L PANIC HARDWARE OR EQUAL
- BUTTS – 1-1/2 PAIR HAGER 1279 BB 4-1/2 x 4-1/2 NRP 26D OR EQUAL.
- CLOSER – NORTON 8501 BFDP / 900 BFDP CAL ROYAL OR EQUAL.
- THRESHOLD – PEMCO 271A OR EQUAL.
- DOOR BOTTOM – PEMCO 216AV OR EQUAL.
- WEATHERSTRIP – PEMCO 299AV OR EQUAL.

WINDOW SCHEDULE

AMT.	TYPE	WIDTH	HEIGHT	FINISH	GLASS TYPE	WIN. NO.
2	1	8'-0"	4'-0"	ANODIZED	7/32" MIN, SOLAR GRAY 46%, DUAL GLAZE	A

WINDOW ELEVATIONS

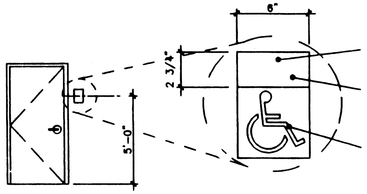


TYPE 1

WINDOW NOTES

1. 8040 XOX ANODIZED ALUMINUM, DUAL GLAZING, 7/32" MIN TEMPERED GLASS OF SOLAR GRAY WITH A LIGHT TRANSMISSION FACTOR OF 46%, ALL OPERABLE SASH SHALL HAVE SCREENS.

ACCESSIBILITY SIGNAGE (BY DISTRICT)



ROOM ID SIGN 1" WHITE LETTERING (HELVITICA)

CONTRACTED GRADE 2 BRAILLE DOTS 1/10" OC, 2'10" BTTN CELLS, SHALL BE RAISED A MIN. OF 1/40"

INTERNATIONAL SYMBOL OF ACCESSIBILITY. 6" HT.

ENTRY DOOR FROM EXTERIOR VIEW

REVISED

ROOM FINISH SCHEDULE

ROOM NUMBER	ROOM NAME	FINISHES								REMARKS
		FLOOR	BASE	WALLS				CEILING	CEILING HEIGHT	
				FRONT	LEFT	REAR	RIGHT			
1	CLASSROOM	A	D	F	F	F	F	L	8'-6"	

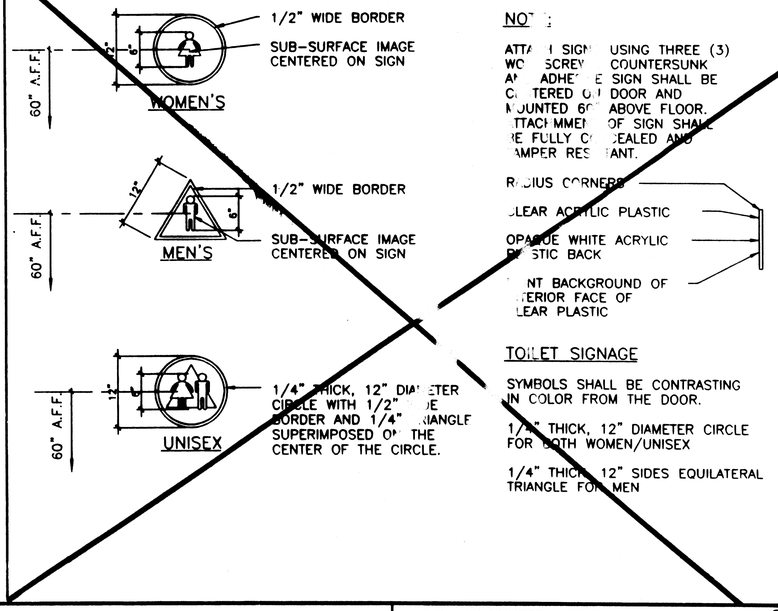
A – CARPET PER STATE OF CALIF SPEC COMPLYING WITH GROUP 1, TYPE A OR TYPE B, CLASS 2, DENSITY 4600, DIRECT GLUE DOWN .
B – VINYL SHEET FLOORING
C – VCT. ARMSTRONG STANDARD OR EXCELON
D – TOP SET BASE. 4" BURKE
E – TOP SET BASE. 6" BRIGANTINE OR SANDOVAL
F – WALL FINISH. 1/2" VINYL TACKBOARD CLASS 1 OVER 1/2" GYP BOARD BACKING
G – 4/2" W.R. GYP BOARD, TAPE, TEXTURE, PAINTED FINISH
H – 3/8" W.R. GYP BOARD, TAPE, TEXTURE, PAINTED FINISH
I – T/2" GYP BOARD, TAPE, TEXTURE, PAINTED FINISH
J – 3/8" GYP BOARD, TAPE, TEXTURE, PAINTED FINISH
K – 3/32" F.R.P. OVER 1/2" W.R. GYP BOARD
L – ACOUSTICAL LAY IN GRID CEILING PANELS (SEE SPECIFICATIONS)

FINISH NOTES

1. SUB-FLOOR PREP:

PREPARATION FOR SUB FLOOR TO ACCEPT FINISH FLOORING IS BY FLOORING CONTRACTOR. PLYWOOD SUB FLOOR IS 2.4.1 PLYWOOD. OUTER PLY IS PLUGGED AND TOUCH SANDED, ANY DEFORMATIES DUE TO STANDARD CONSTRUCTION PRACTICES SHALL BE FILLED AND SANDED BY FLOORING CONTRACTER. THE JOINT AT THE MODULEJOINING SHALL NOT BE LARGER THAN 1/8" AND SHALL BE FILLED AND SANDED BY FLOORING CONTRACTOR.

ACCESSIBILITY SIGNAGE (AS REQUIRED - BY MODTECH)



NOTE:

ATTACH SIGN USING THREE (3) WOOD SCREWS COUNTERSUNK AND ADHESIVE SIGN SHALL BE CENTERED ON DOOR AND MOUNTED 60" ABOVE FLOOR. ATTACHMENT OF SIGN SHALL BE FULLY CONCEALED AND TAMPER RESISTANT.

RADIUS CORNERS

CLEAR ACRYLIC PLASTIC

OPAQUE WHITE ACRYLIC PLASTIC BACK

PAINT BACKGROUND OF INTERIOR FACE OF CLEAR PLASTIC

TOILET SIGNAGE

SYMBOLS SHALL BE CONTRASTING IN COLOR FROM THE DOOR.

1/4" THICK, 12" DIAMETER CIRCLE FOR BOTH WOMEN/UNISEX

1/4" THICK, 12" SIDES EQUILATERAL TRIANGLE FOR MEN

NOTES

1. ALL FINISHES SHALL COMPLY WITH C.B.C. CHAPTERS 3,6,7,8, & 10 & C.F.C. & TITLE 19 C.C.R

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
APPROVED FLS SS
DATE AUG 10 1998

STKP-37

REVISIONS

1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

Architects Seal
LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2556 REN. 8-30-97 STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC FLS SS
DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

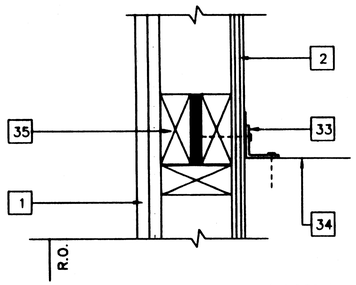
SCHEDULES

drawn by: date
checked by: date
Modtech project no: 2765 2852 2854 2900 2818

MODTECH Index No.

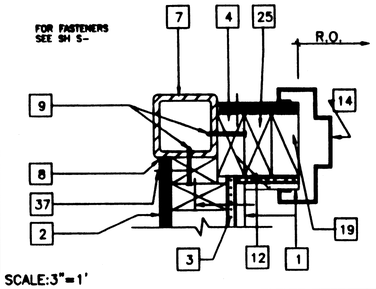
A5.0

PROJECT NO. 2900



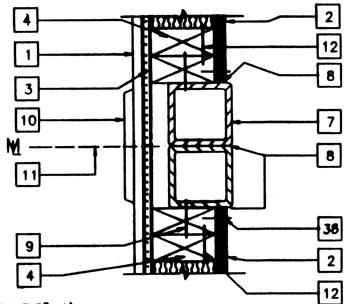
SCALE: NTS AC UNIT ATTACHMENT (SIDES)

UNIT ATTACHMENT 13



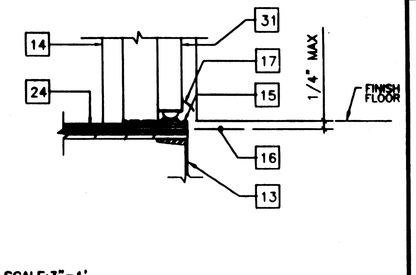
SCALE:3"=1'

DOOR JAMB 9



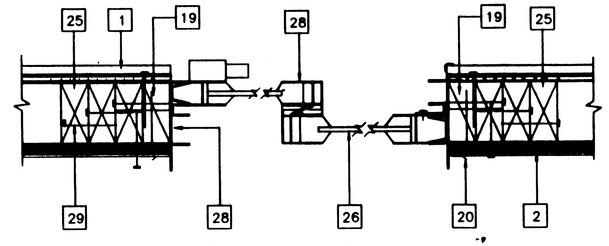
SCALE:3"=1'

COLUMN@MODLINE 5



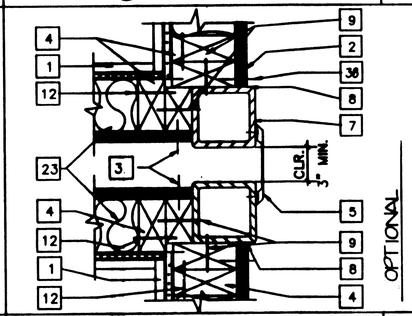
SCALE:3"=1'

THRESHOLD 1

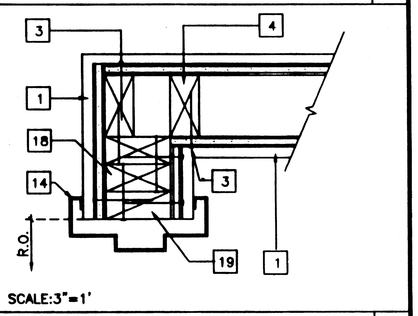


SCALE:3"=1'

WINDOWS SECTION • JAMBS 10

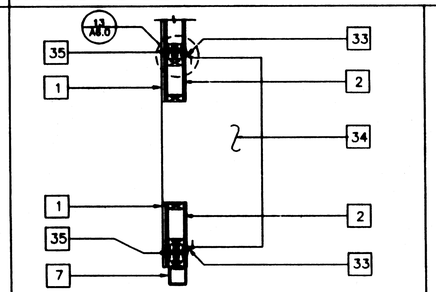


CLOSURE BETWEEN BLDG'S 6



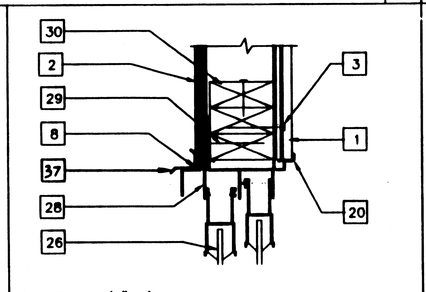
SCALE:3"=1'

INTERIOR DOOR JAMBS 2



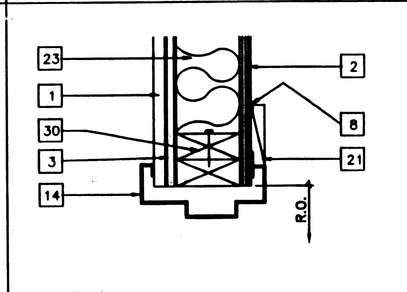
SCALE: NTS REF: SEE C/S5.0

A.C. UNIT (PLAN) 14



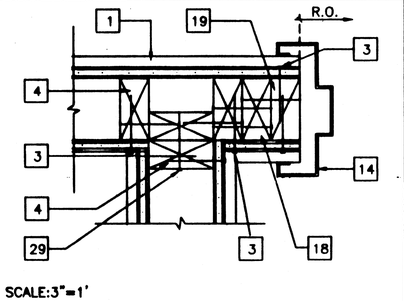
SCALE: 1-1/2"=1'

WINDOW HEADER 11



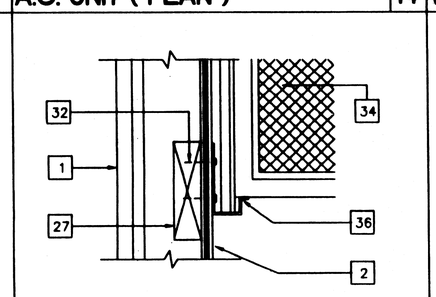
SCALE:3"=1'

DOOR HEADER 7



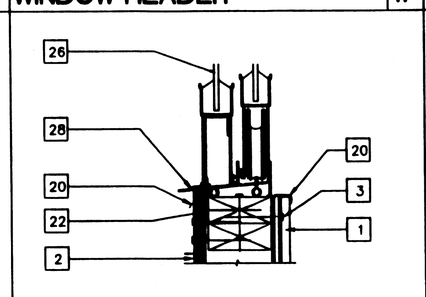
SCALE:3"=1'

INTERIOR DOOR JAMBS 3



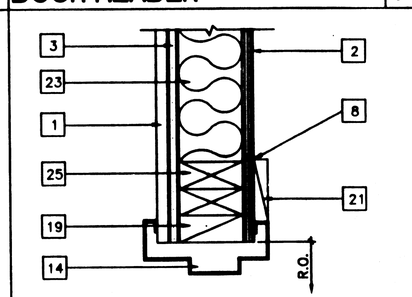
SCALE: 3"=1' REF: SEE C/S5.0

A.C. UNIT (BOTTOM) 15



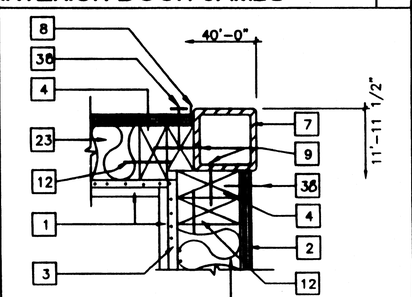
SCALE: 1-1/2"=1'

SILL PLATE REVISED 12



SCALE:3"=1'

DOOR JAMB 8



SCALE:3"=1'

CORNER COLUMN 4

KEY NOTES

1. TYP. INTERIOR FINISH (SEE FINISH SCHEDULE.)
2. TYP. EXTERIOR FINISH
3. 1/2" GYPSUM BOARD BACKING W/ 7d COOLER NAILS @ MAX 7" O.C. TYP. @ EA. STUD
4. 2X4 STUD TYP.@ 16" O.C. MAX.
5. WIRE MESH CLOSURE. ATTACH TO COLUMN W/#10 STSMS @ 12" O.C.
6. NOT USED
7. TUBE STEEL COLUMN (SEE STRUCTURAL)
8. SEALANT TYP. (SEE SPECS.)
9. #10 S.T.S.M.S. @ MAX. 24" O.C. (ALT. HILTI 0.145 SHOT PIN) 2X FILLER TO COLUMN
10. VINYL CLOSURE
11. MODULE JOINT
12. 16d @ 24" O.C. FACE NAIL OR 16d @ 12" O.C. TOE NAIL (SEE SHT. S5.2)
13. FLOOR BEAM (SEE STRUCTURAL)
14. PRESSED STEEL FRAME (K.D. TYPE SEE A5.0)
15. ALUMINUM THRESHOLD (SEE HARDWARE SCHEDULE)
16. FINISH LANDING SEE FLOOR PLAN & FOUNDATION FOR TYPE AND FINISH
17. DOOR BOTTOM (SEE HARDWARE SCHEDULE)
18. (2) 2X4 KING STUD NAILING SCHEDULE (SEE SHT. S5.1 FOR NAILING)
19. 2X4 TRIMMER (SEE SHT. S5.1 NAILING SCHEDULE FOR NAILING)
20. CORNER MOLDING
21. 1X4 WOOD TRIM W/8d ELECTRO GALV. @ 12" O.C.
22. 2-2X4 SILL PLATE W/16D @ 16" O.C.
23. INSULATION (SEE SPECS. FOR SIZE AND TYPE)
24. FINISH FLOORING (SEE FINISH SCHEDULE SHT. A5.0)
25. 2X4 JAMB STUDS (SEE SHT. S5.1 DETAILS FOR NUMBER OF STUDS REQUIRED AND NAILING SCHDULE FOR NAILING)
26. WINDOW GLAZING (SEE WINDOW SCHEDULE SHEET A5.0)
27. 2 X 6 LET IN (SEE WALL FRAMING SHT. S5.0)
28. ALUMINUM WINDOW FRAME WITH NAIL-ON FINISH INSTALL W/MIN. 3" BLDG. PAPER BTWN. FIN. AND FRAMING. INSTALL WITH 8d @ MAX 24" O.C.
29. 16d BOX STAGGERED @ MAX 24" O.C.
30. HEADER (SEE SHT. S5.1 WALL FRAMING DETAILS)
31. DOOR (SEE DOOR SCHED.)
32. 6-3/8" Ø X 2" GALV.LAG SCREWS
33. L 1 1/2"x1 1/2"x1/8"x18" LONG (BY HVAC MFR) ATTACHED TO A/C W/4-#10 SELF TAPPING SHEET METAL SCREWS & ATTACH TO WALL W/3"Ø X 2" GALV. LAG SCREWNS.
34. SIDE OF HVAC UNIT (SEE SHEET M-1)
35. (3) 2X4 W/ PLYWOOD SPACER- BUILT- UP POST. 8d @ O.C. STAGGERED SPACER TO FIRST 2 X 4.16 d @ 12" O.C 2 nd 2 X 4. 12d @12" O.C. STAGGERED 3rd. 2 x 4 ALTERNATE USE 4 X 4 POST.
36. 11GA.X 24" STEEL SUPPORT BRACKET.
37. DRIP FLASH
38. 8d EN @ 6" O.C.

IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES 04 100596 ACCESS FLS SS DATE AUG 1 0 1998

NOTES

1. EN 8d ELECTRO GALV. @ 6" O.C.
2. FN 8d ELECTRO GALV. @ 12" O.C.
3. SEE SHEET S5.1 FOR TYPICAL WALL FRAMING NAILING

STKP-37

REVISIONS			
1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

Architect's Seal — LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2956 REN. 9-30-99 STATE OF CALIFORNIA

Division of the State Architect — IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES PC-266 AC FLS SS DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

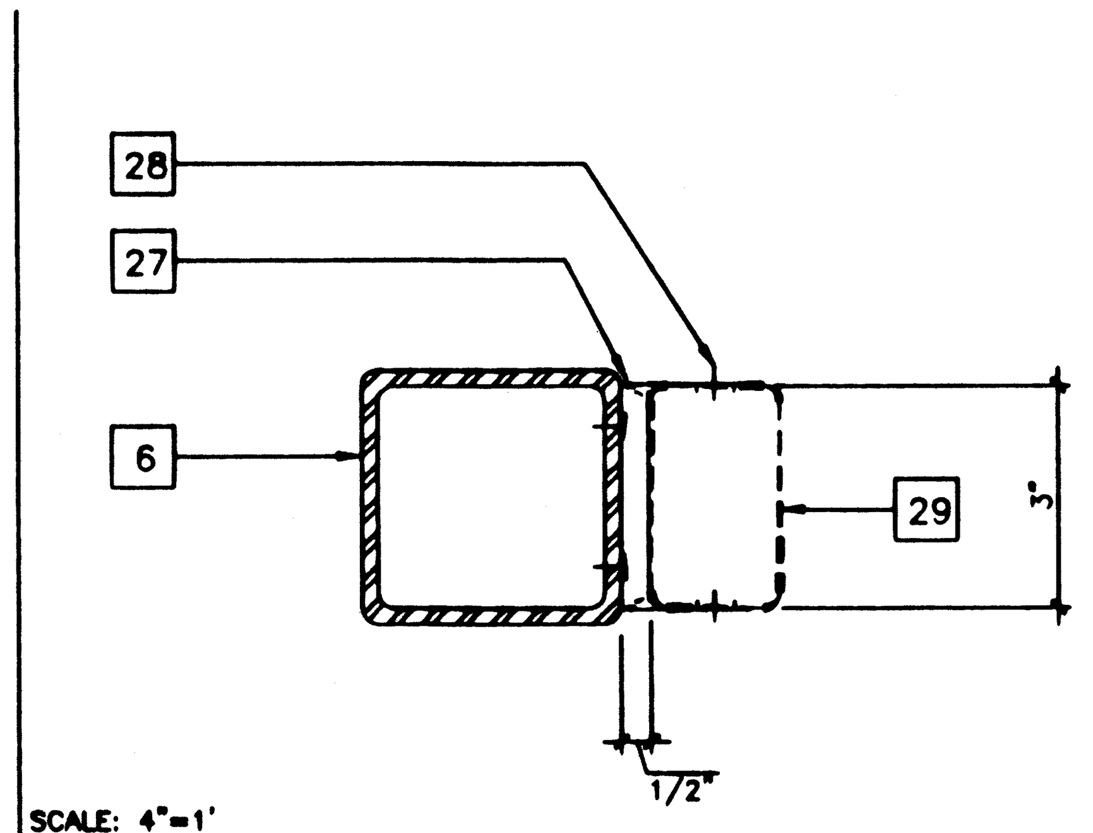
drawn by:
date:
checked by:
date:
Modtech project no: 2765 2852 2854 2900 2818

MODTECH Index No.

ARCHITECTURAL DETAILS

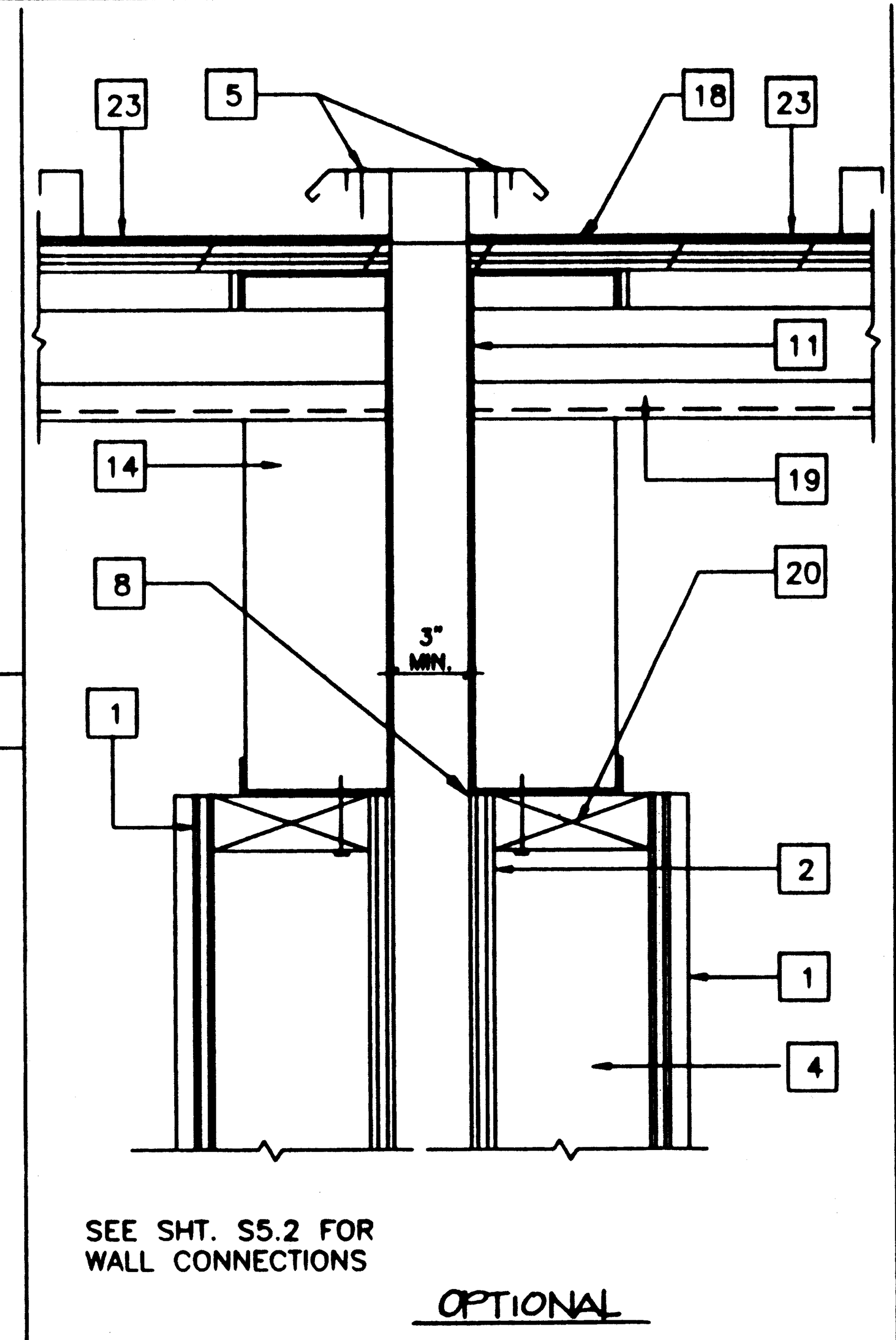
A6.0

2900



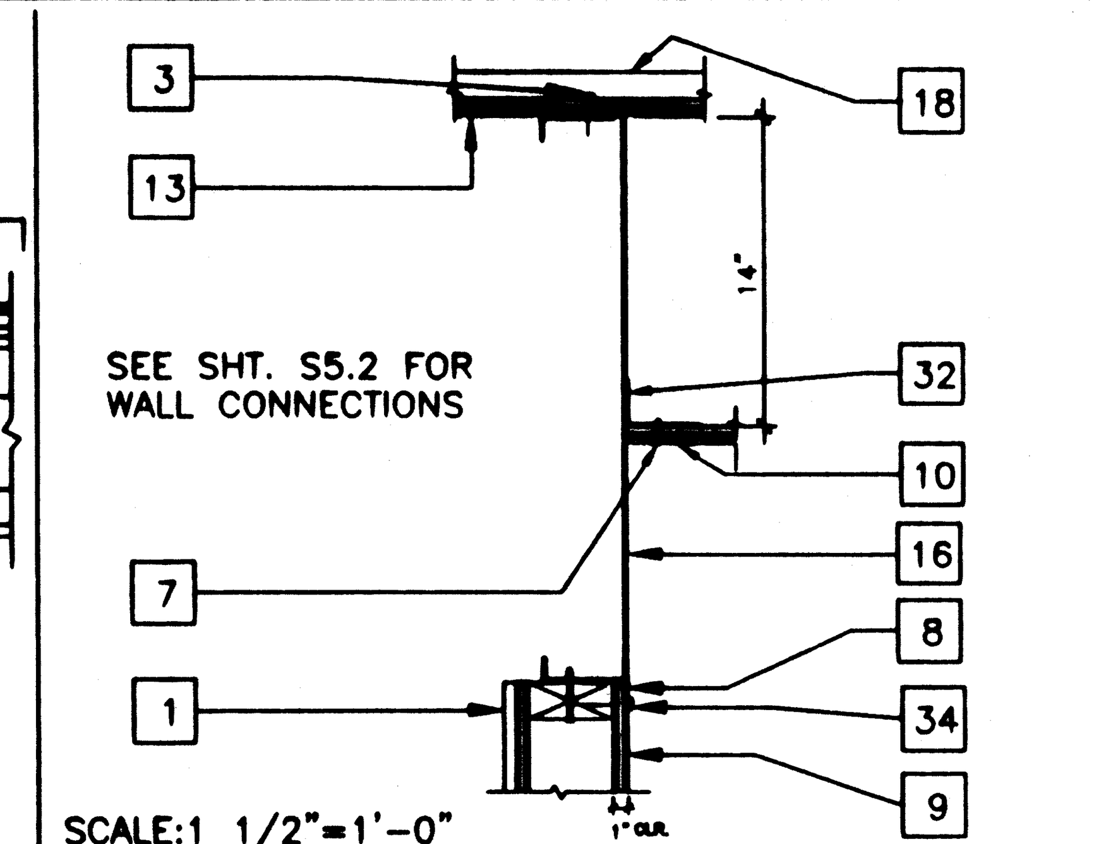
SCALE: 4"=1'

DOWNSPOUT ATTACHMENT 8



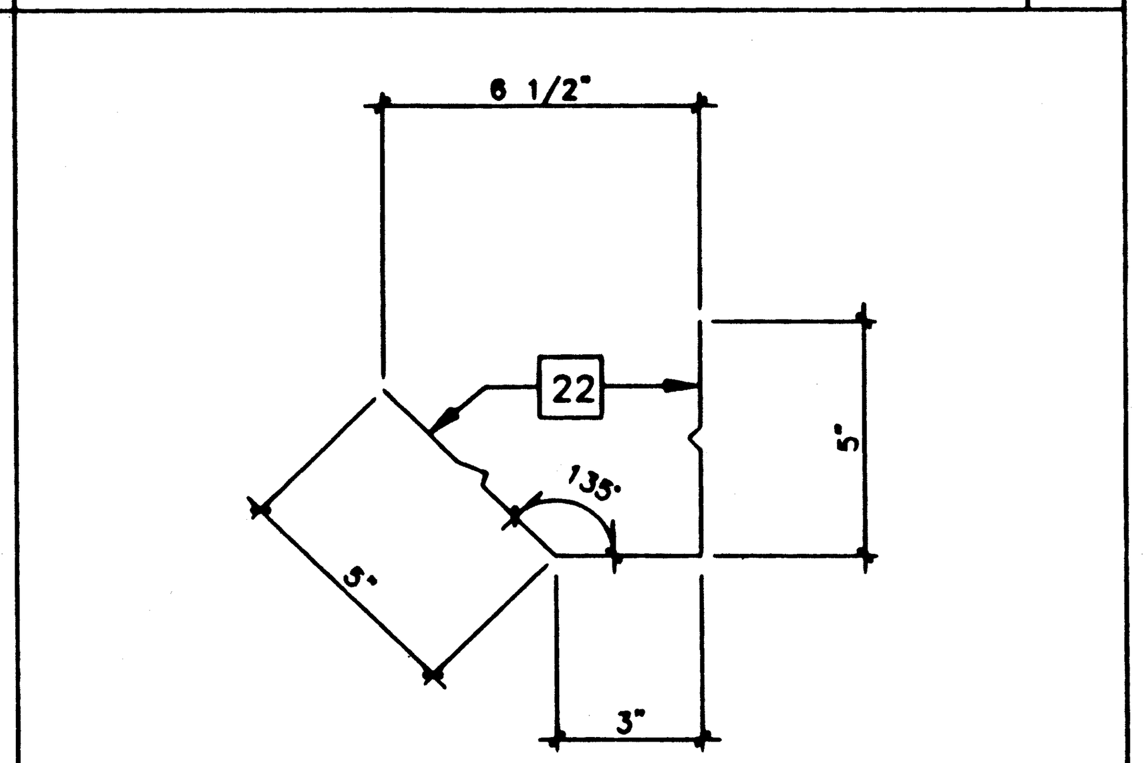
SCALE: 3"=1'

ROOF CAP AT SEP. 5



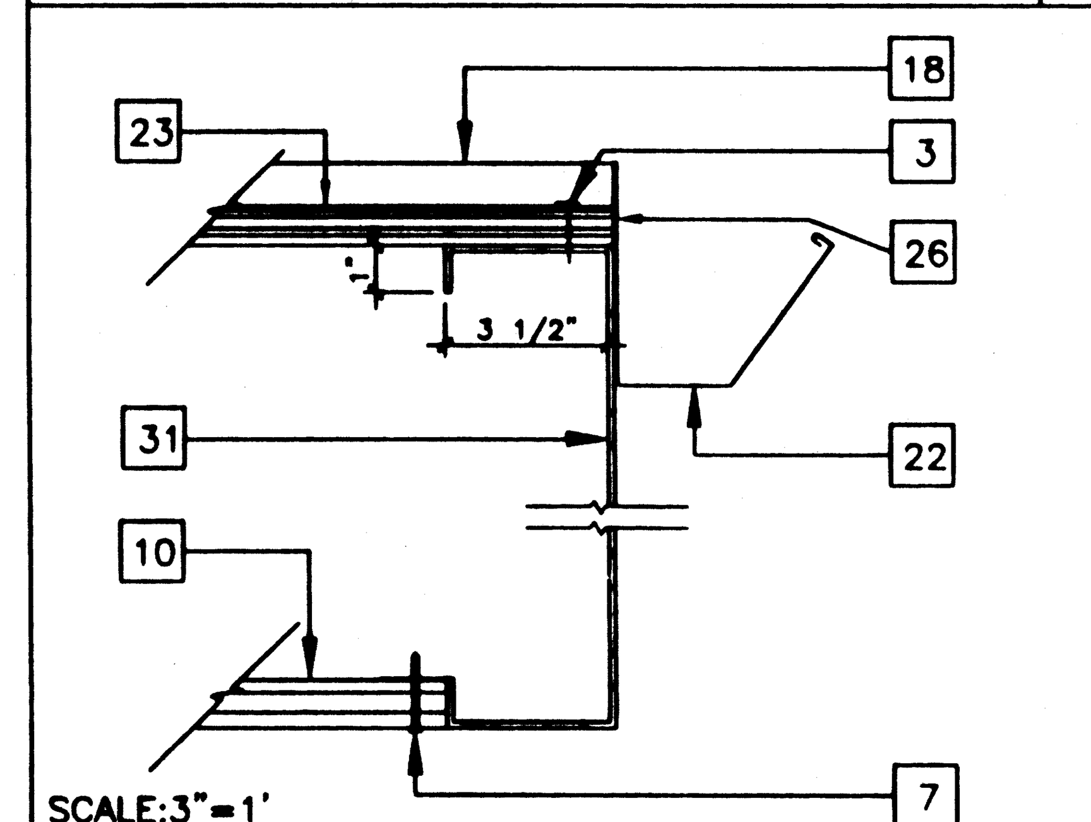
SCALE:1 1/2"=1'-0"

END WALL AT ROOF 1



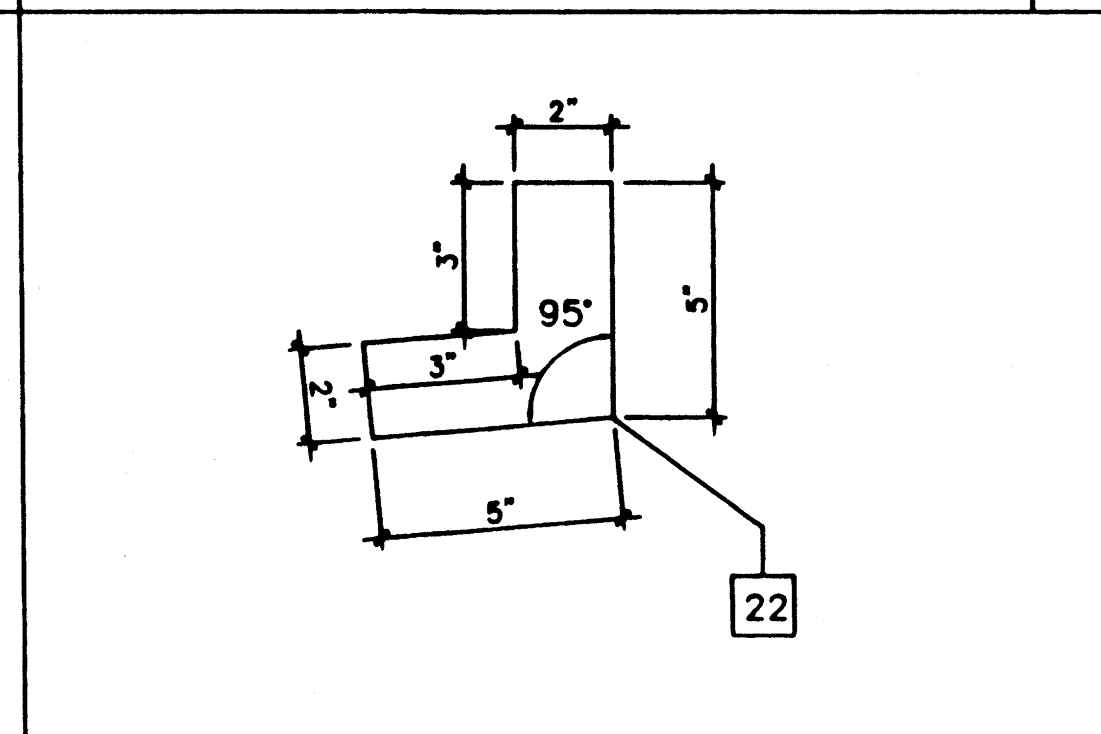
SCALE: 3"=1'

CONTIN'S GUTTER 9



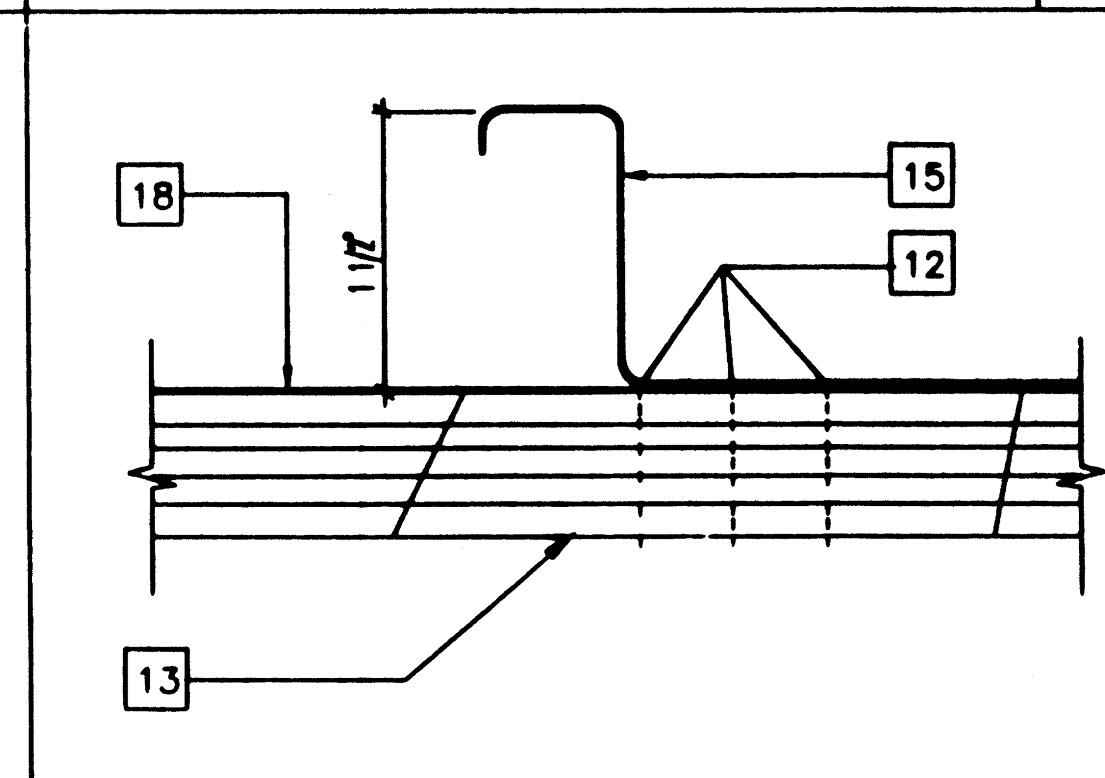
SCALE:3"=1'

GUTTER AT RF. FACIA BM. 2



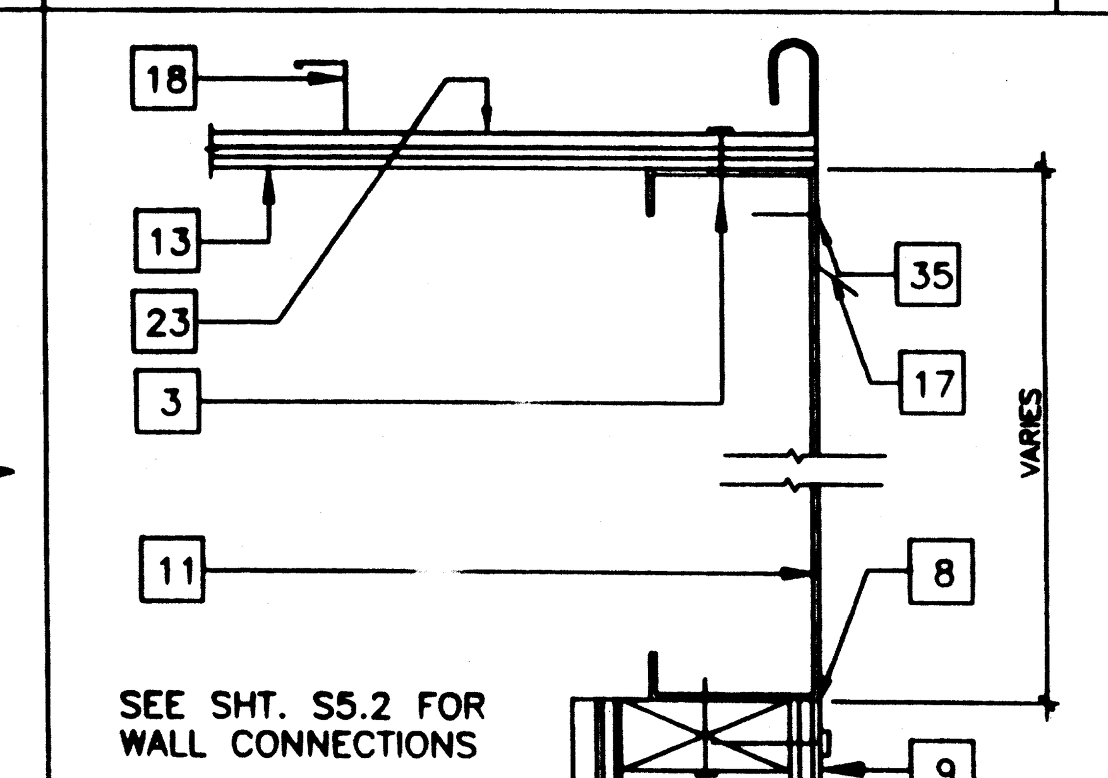
SCALE: 3"=1'

CONTIN'S GUTTER AT BEND 10



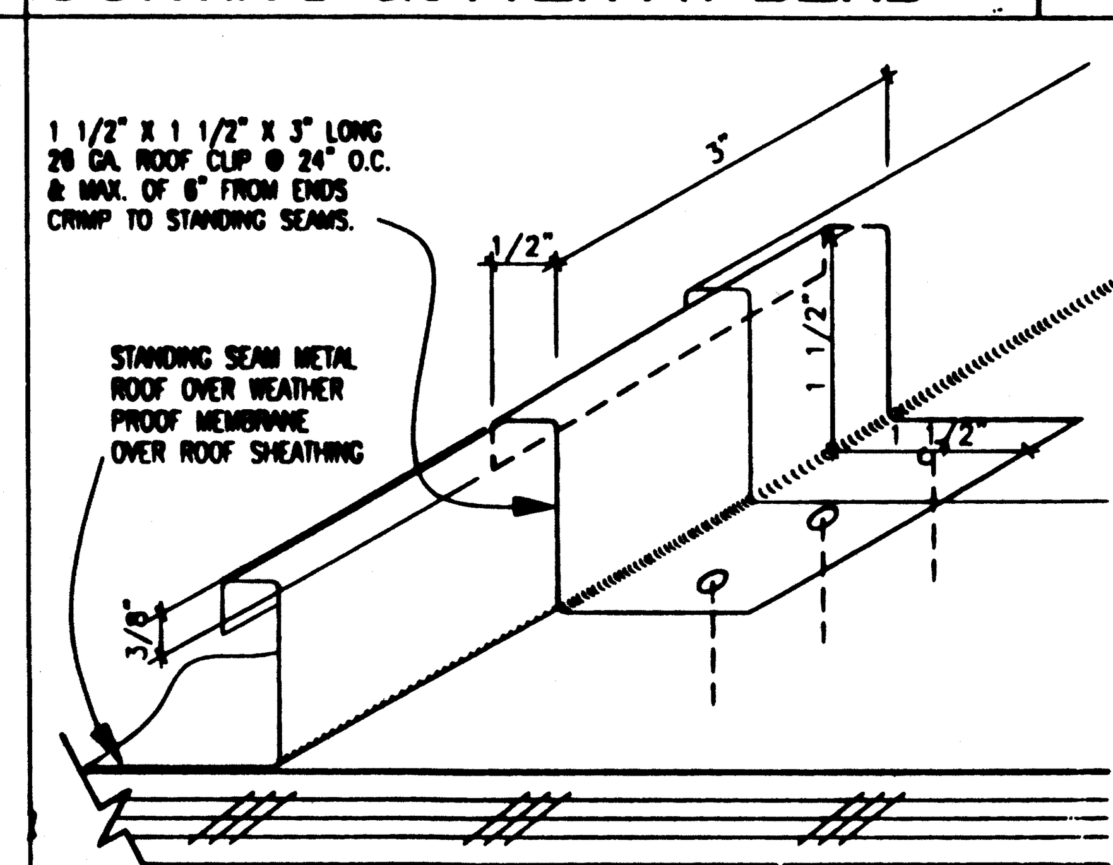
SCALE: FULL

ROOF CLIP 6

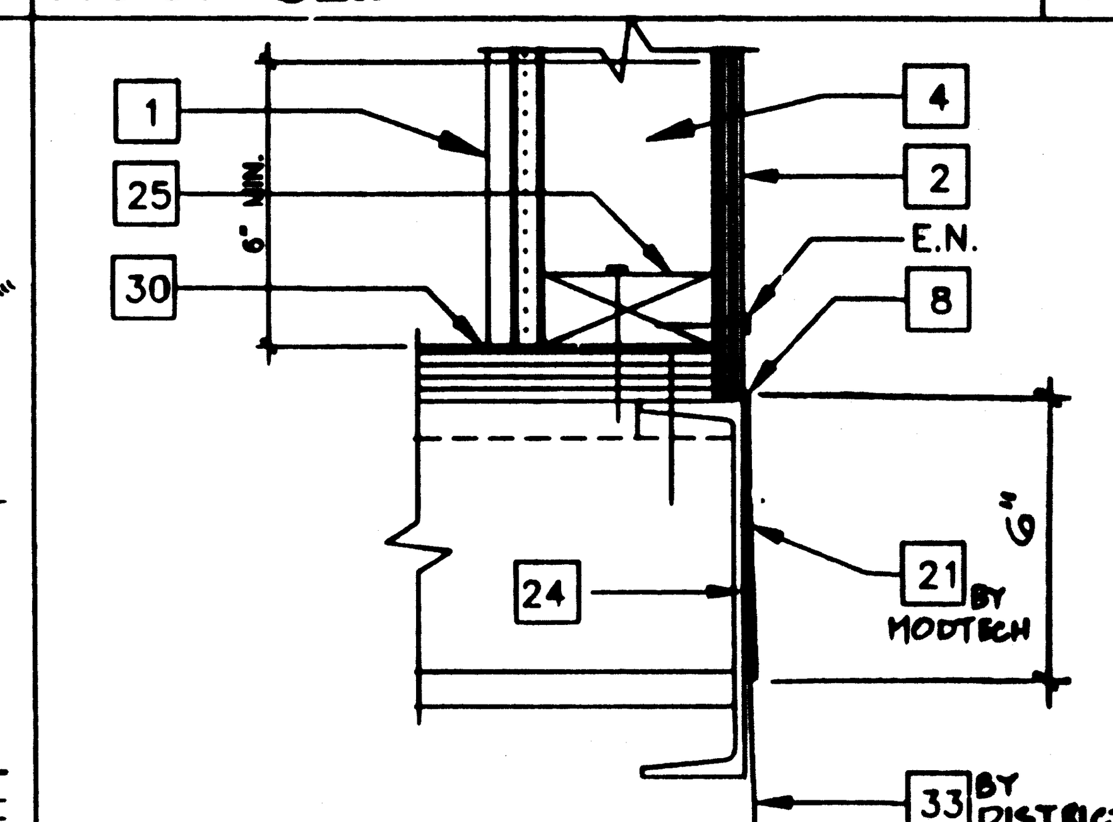


SCALE:3"=1'

ROOF FLASHING AT RF.BM. 3



REVISED 11



SCALE:3"=1'

TYPICAL SILL AT FLOOR 7

4

KEY NOTES

1	TYP. INTERIOR FINISH
2	TYP. EXTERIOR FINISH
3	E.N. RF. PLYWOOD TO BEAM (STR) (DO NOT PENETRATE METAL ROOFING)
4	2X4 STUD TYP.
5	CAP CLOSURE @ RIDGE 26GA. GALV. W/#10 STSMS @ 12" TAGGER W/NEOPRENE WASHERS TO RIB BOTH SIDES OF MODLINE SET CAP IN SEALANT.
6	TUBE STEEL (STR)
7	#10 S.T.S.M.S. @ 6" O.C.EN & 12" O.C. FN / ALT. USE AEROSMITH AKN 144.0175 DRIVE PIN.
8	SEALANT TYP. (SEE SPECIFICATIONS)
9	EXTERIOR WALL (SEE S5.2 FOR CONNECTIONS)
10	SOFFIT (SEE SPECIFICATIONS)
11	ROOF BEAM (STR)
12	.080 X 1 1/2" SCREW SHANK NAILS ROOF CLIP TO ROOF DECKING (SEE NOTE 15 FOR ROOF CLIP)
13	PLYWOOD ROOF SHEATHING (STR)
14	FULL DEPTH STIFFENER PLATE (SEE (STR) FOR LOCATION)
15	ANCHOR CLIPS @ 24" O.C. & WITHIN 6" @ END OF ROOF DECKING
16	ROOF HEADER (STR)
17	G.I. FLASHING 22GA.
18	STANDING SEAM ROOF (SEE A2.0 FOR GA.)
19	ROOF PURLIN (STR)
20	CONTINUOUS 2X4 TOP PLATE
21	GALV. FLASHING (ONLY AT CONCRETE BELOW GRADE FOUNDATION)
22	CONTINUOUS 26GA. GUTTER
23	WEATHERPROOF MEMBRANE (25-30LBS. ASPHALT COATED)
24	FLOOR BEAM (STR)
25	2X4 SILL PLATE ATTACHED PER 4/S5.2
26	SEALANT @ END OF SEAM
27	ATTACHMENT BRACKET (TYP. 3-PLACES, TOP,BTM., & MIDSPAN W/2-#10STSMS BRACKET TO COLUMN)
28	POP RIVETS MIN. 1/8"ø
29	DOWNSPOUT
30	PLYWOOD FLOOR SHEATHING
31	ROOF FACIA HEADER (STR)
32	1/2"X1 1/2"X14GA.< TACK WELD IN PLANT
33	GALVANIZED COUNTER FLASHING (BY OTHERS)
34	EN (8d ELECTRO GALV. @ 6" O.C.)

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

FILE # P266 A61.DWG

STKP-37

REVISIONS

1	
2	
3	
4	
5	

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal — No. 3882 — STRUCTURAL — STATE OF CALIFORNIA — LICENSE EXPIRES 6-30

Architects Seal — LICENSED ARCHITECT — GEORGE C. EDWARDS — C 2950 — REN. 9-30-99 — STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC FLS SS
DATE JUN 2 5 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

© MODTECH, INC. 1997

4012-083

drawn by:
date:
checked by:
date:
Modtech project no: 2765 2852 2854 2900 2818

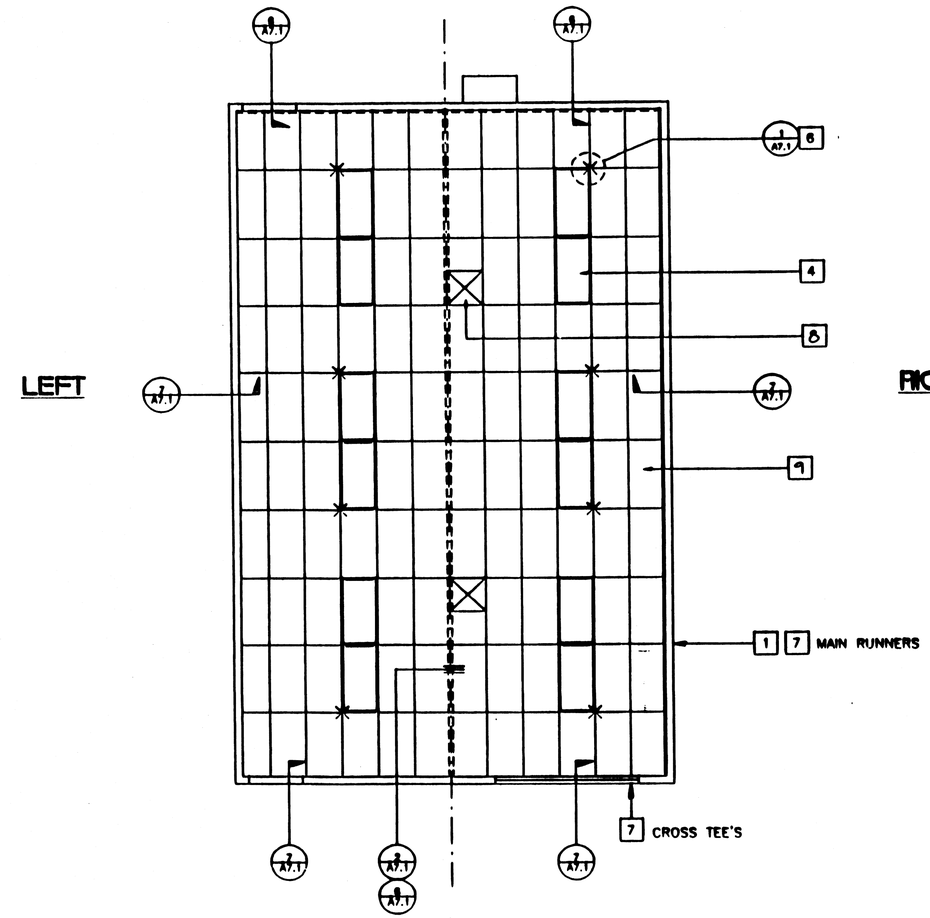
MODTECH Index No.

ARCHITECTURAL DETAILS

A6.1

PROJECT NO. PC-266 2900

REAR



FRONT

REFLECTED CEILING PLAN

SCALE 1/4"=1'-0"

24' X 40'

REVISED

KEY NOTES

1. MAIN RUNNERS @ 4'-0" W/12GA. HANGER WIRES @ END OF EACH RUNNER.
2. NOT USED
3. NOT USED
4. PROVIDE 2-12GA. SLACK WIRES TO HOUSING OF ALL LIGHT FIXTURES AT DIAGONAL CORNERS. WIRES SHALL BE ATTACHED TO STRUCTURE OF LIGHT FIXTURES. 2 X 4' RECESSED, ATTACH FIXTURE TO GRID W/1-#8 SHEET METAL SCREW AT EACH CORNER.
5. NOT USED
6. CEILING AREAS SHALL HAVE 4-WAY SPLAYS PER DETAIL 1 ON SHEET A7.1 IN LOCATIONS INDICATED ON DRAWING. WIRES TAUT BUT NOT TO DISTORT GRID.
7. T-BAR PART NUMBERS

	ARMSTRONG PA-041	CHICAGO METALIC H-47	USG H-47
RUNNER MAIN	7301	200	DS 26
4' CROSS TEE	7342	1210	DX 422
2' CROSS TEE	7328	1226	DX 216
WALL ANGLE	7800	1420-01	M-7

8. REGISTERS SHALL BE POSITIVELY ATTACHED W/4-#8 X A SHEET METAL SCREWS. (TYP. 1- @ EA. CORNER)
9. CEILING PANELS: 2 X 4 LAY-IN PANELS. ASTM FLAME SPREAD CLASS 1 (0-25). FLAME SPREAD SMOKE DEVELOPMENT DENSITY LESS THAN 450 (TYP.)

NOTES

1. AT THE END OF ROWS OF RUNNERS A 12GA. HANGER WIRE SHALL BE ATTACHED WITHIN 8" OF WALL OR SOFFIT.
2. VERTICAL WIRES MORE THAN 1-IN-6 OUT OF PLUMB SHALL HAVE COUNTERBRACING WIRES.
3. RUNNERS MAY BE ATTACHED TO WALLS OR MOLD AT 2-ADJACENT WALLS, OTHER WALLS NO ATTACHMENT. CLEARANCE OF 1/2" BETWEEN END OF RUNNERS AND FACE OF WALL.
4. DUCTWORK SHALL BE RIGIDLY ATTACHED TO BUILDING AND SHALL NOT BE CLOSER THAN 6" TO HANGER WIRES.

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC ELS SS
DATE AUG 10 1998

LEGEND

- T & T BAR CEILING
- 2'X 4' ELEC. FIXTURE RECESSED
- SUPPLY AIR DIFFUSER
- SPLAY WIRE
- INDICATES FIXED SIDE (SEE DETAIL 7/A7.1)
- INDICATES FREE SIDE (SEE DETAIL 6/A7.1)

STKP-37

REVISIONS			
1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

Architects Seal — LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2956 REN. 9-30-99 STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-200
AC FLS SS
DATE NOV 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER 2900

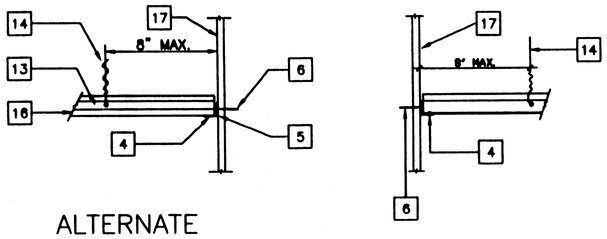
4012-083

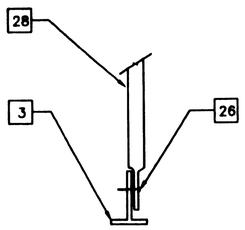
drawn by: 2765
date: 2852
checked by: 2854
date: 2900
Modtech project no: 2818

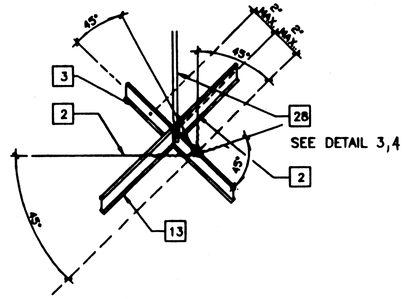
MODTECH Index No.

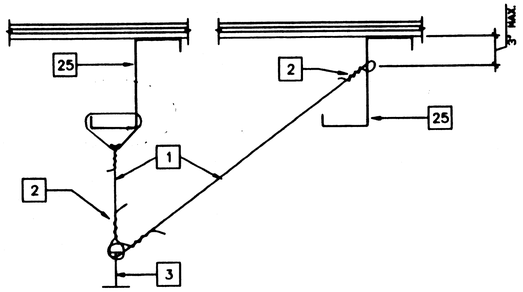
REFLECTED CEILINGPLAN

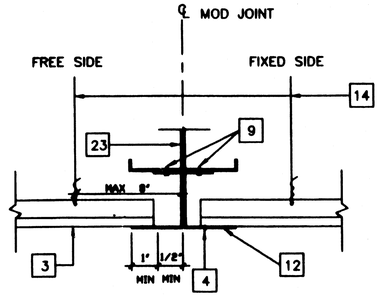
A7.0

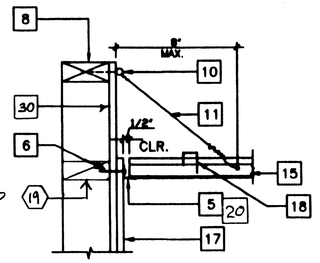


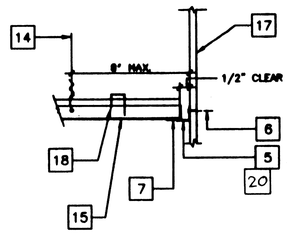


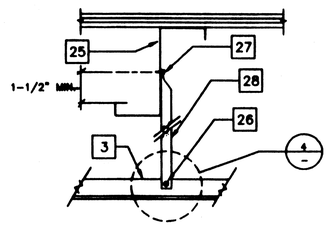












TYPICAL FIXED SIDE

7

NOTE: CONDUIT MAY BE CRIMPED ON EITHER SIDE OF T-BAR, DEPENDING UPON CONDITION & LOCATION 5'-1" MAX LENGTH

ALT. CONN. AT BOTTOM

4

SIESMIC SPLAY - 4 WAY

1

TYP. HANGER WIRE

5

NOTE: LAY-IN CEILING TILE NOT SHOWN FOR CLARITY.

SCALE 3"=1'

GRID AT MOD LINE

2

TYPICAL FREE SIDE

6

NOTE: CONDUIT MAY BE CRIMPED ON EITHER SIDE OF T-BAR DEPENDING UPON CONDITION & LOCATION

3

KEY NOTES

1	12GA. HANGER WIRE @ 4'-0" O.C. IN PUNCHED OR DRILLED HOLE
2	12GA. WIRE WITH 4 WRAPS IN 1 1/2" (TYP.) WIRE TO RUN PERPENDICULAR TO MAIN TEE
3	MAIN RUNNER
4	1/8"ø POP RIVET TO EACH T-BAR
5	WALL ANGLE
6	6d 16" @ FRAMING TO WALL STUD
7	ANGLE WITH 1/8"ø POP RIVET TO EACH T-BAR NO CONNECTION TO WALL ANGLE
8	TOP PLATE
9	#10 S.T.S.M.S. @ 4' O.C.
10	3"X1/4" EYED SCREW W/2" EMBEDMENT
11	HANGER TO WALL WHERE NO RAFTER ABOVE MAX SLOPE 1" IN 6"
12	26 GA. REFLECTED CEILING MOUNT X 2" ⊏
13	CROSS TEE
14	12GA. HANGER WIRE AT THE END ON EACH RUNNER MIN. 4 WRAPS IN MAX 1 1/2"
15	MAIN RUNNERS OR CROSS TEES
16	ACOUSTICAL BOARD
17	FINISH WALL
18	HORIZONTAL STRUTS SHALL RUN CONTINUOUS AT ALL PERIMETERS, NOT POP RIVETED TO THE WALL ANGLE ARMSTRONG #7425 OR #7445 WITH SPRING STEEL SNAP TO RUNNER PER IR 47-4
19	~~NOT USED~~ (FIRE BLOCK TYPICAL CBC 608)
20	NO POP RIVETS
21	NOT USED
22	NOT USED
23	NOT USED
24	NOT USED
25	ROOF PURLIN (STR)
26	CRIMP CONDUIT AND ATTACH TO T-BAR GRID W/#8 TEKSCREWS
27	CRIMP CONDUIT TO RAFTER W/2-#8 TEKSCREW
28	3/4" E.M.T. CONDUIT
29	NOT USED
30	EXTEND GYP BRD TO ROOF

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC ___ FLS ___ SS ___
DATE AUG 10 1998

STKP-37

FILE # P266 A71.DWG

REVISED

REVISIONS			
1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

Architects Seal
GEORGE C. EDWARDS
No. C 2956
REN. 9-30-99

Division of the State Architect
IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC ___ FLS ___ SS ___
DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

© MODTECH, INC. 1997
4012-083

drawn by:
date:
checked by:
date:
Modtech project no: 2765 2852 2854 2900 2818

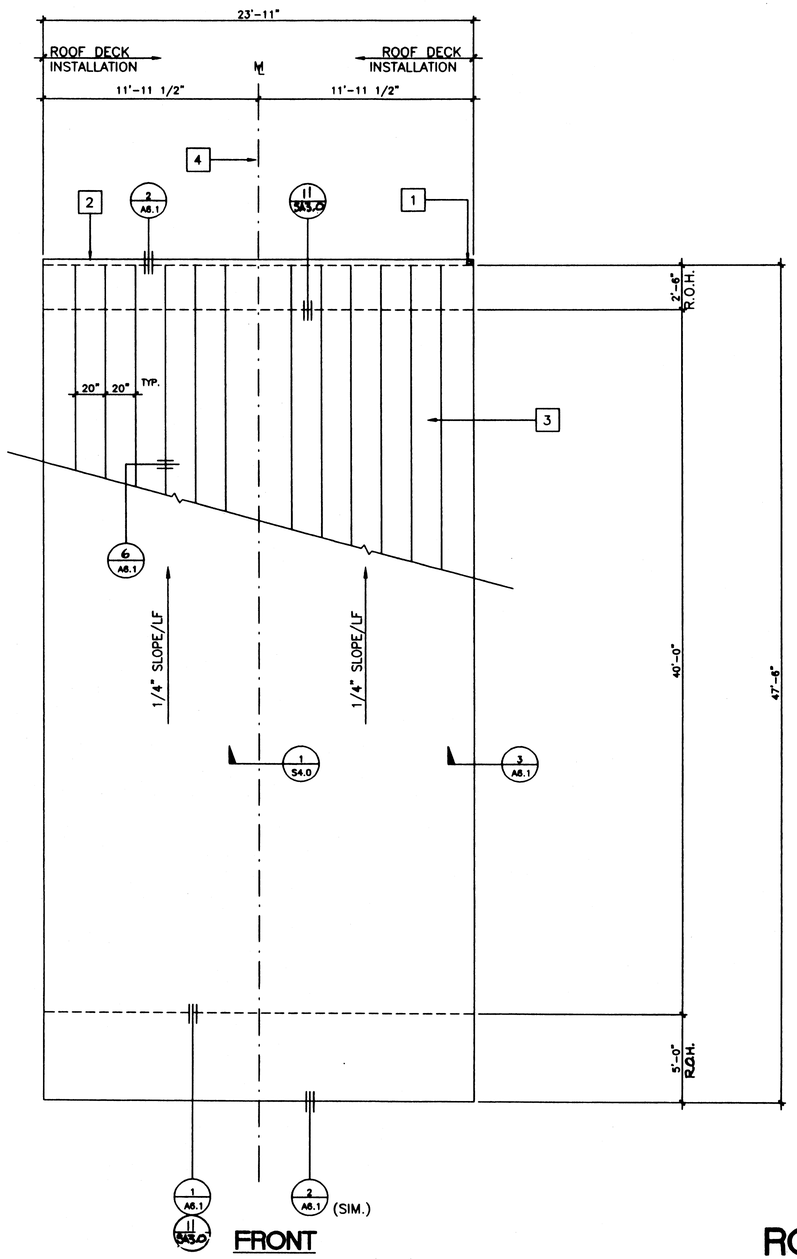
MODTECH Index No.

REFLECTED CEILING DETAILS

A7.1

PROJECT NO.
PC-266 2900

REAR



LEFT

RIGHT

FRONT

ROOF PLAN (MONO SLOPE)

(24' X 40')

SCALE 1/4"=1'-0"

REVISED

KEY NOTES

1. DOWNSPOUT TYPICAL FOR (1) SEE 8/A6.1
2. CONTINUOUS GUTTER
3. 26GA. MIN. INTERLOCKING ROOF PANELS OVER 3/4" CDX PLYWOOD OVER AQUA BAR 15 (MH1) ROOFING UNDERLAYMENT RADCO LISTING #1109
4. MODLINE
5. NOT USED

NOTES

1. BUILDING HOUSING GROUP E OCCUPANCIES SHALL HAVE ROOF COVERINGS AS SPECIFIED IN TABLE 15A. C.B.C. CLASS A

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

FILE # P266AA20.DWG

REVISIONS			
1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

Architects Seal
LICENSED ARCHITECT GEORGE C. EDWARDS No. C-2956 REN. 9-30-97 STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC FLS SS
DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

drawn by:
date: 2765
checked by:
date: 2900
Modtech project no: 2618

MODTECH Index No.

AA2.0

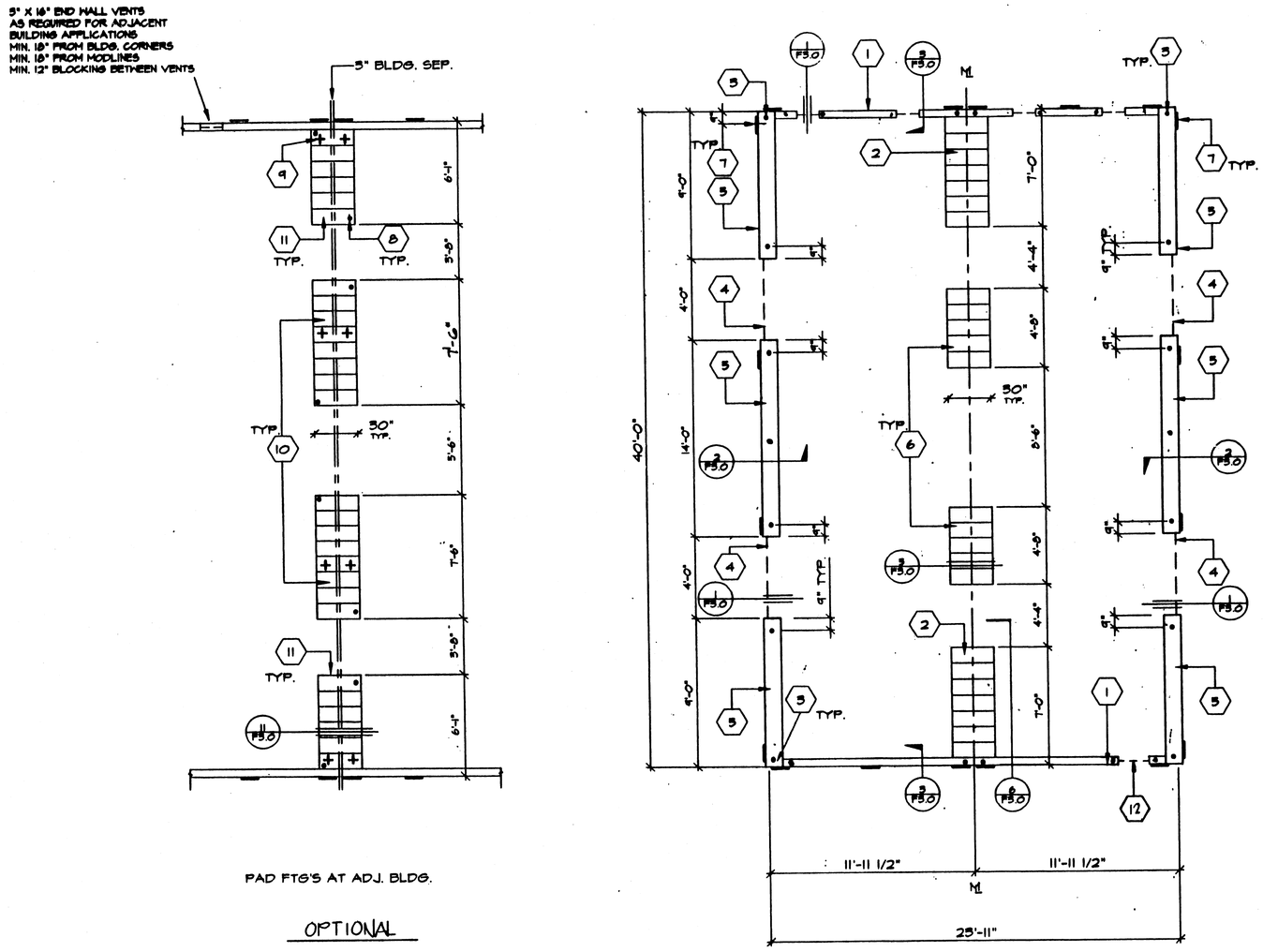
PROJECT NO. STKP-37M

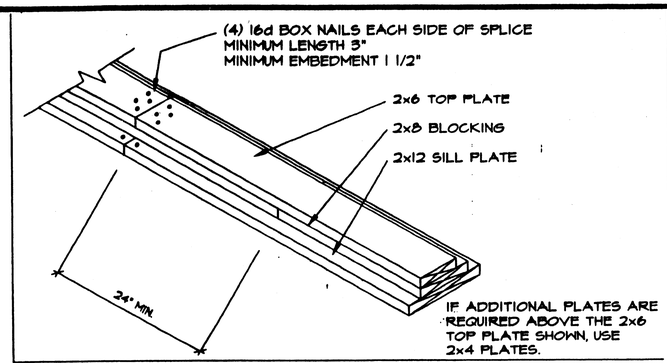
PC-266 2900

ROOF PLAN

"MACHINE APPLIED 16d FASTENERS SHALL HAVE AN EMBEDMENT OF NOT LESS THAN 1 1/2" INTO SECOND MEMBER, AND SHALL BE NOT LESS THAN 3" IN OVERALL LENGTH"

THE ABOVE NAILS SHALL ALSO BE ACCEPTABLE FOR HAND NAILING, PROVIDED THE REQUIRED EMBEDMENT IS MAINTAINED.





FOUNDATION SPLICE DETAIL

KEYNOTES

1. 2"X6" SILL PLATE (ENDWALL)
2. 7 - 2X12X30" LONG SILL PADS
3. PIPE TO GRADE (TYP.)
4. 3" HIGH BY 4'-0" LONG VENT - SIDEWALL
   3" HIGH BY 2'-0" LONG VENT - ENDWALL
5. 2X12 SILL PLATE (SIDE WALL)
6. 5-2X12X30" LONG SILL PADS
7. 6"X12"X10 GA. PLATES
8. 1" ø PIPE EA. END
   EA. PAD AT ADJ. BLDG. LINE
9. 5/8" ø X4" LAG
   (4-PER BLDG. MIN.)
10. 8 - 2X12X30" LONG SILL PADS
11. 6 - 2X12X30" LONG SILL PADS
12. THIS VENT TO BE LOCATED UNDER LANDING. PROVIDE EQUAL AREA SCREENED VENTS IN LANDING SKIRT

NOTES

1. SILL RESTRAINT: ON A.C. PAVING AND ON SOIL 1" O.D. GALVANIZED PIPE AT 10'-0" 12" PENETRATION BELOW SURFACE VERTICALLY. DRILL SILL 1-1/4" MAX. PIPE MAY BE DRIVEN MAX. OF 45° ANGLE TO VERTICAL. (18-1/2" LONG PIPE REQUIRED FOR PENETRATION AT 45° ANGLE.)
2. ON CONCRETE PAVING HILTI DS 82-P10 THRU SILL PLATE:
   END WALLS: 8" O.C.
   SIDE WALLS: 22 "O.C.
3. WHERE SHIM STOCK IS REQUIRED FOR LEVELING USE 1/4", 1/2", OR 3/4" THICK PLYWOOD SAME WIDTH AS BLOCK. P.T.
4. VERIFY DRAINAGE, TO PREVENT WATER FROM PONDING BENEATH THE STRUCTURE, WITH DISTRICT ARCHITECT SITE PLANS
5. ALL FOUNDATION MATERIAL SHALL BE HEM FIR
   GROUND CONTACT: LP-22 (CCA .40)
   ABOVE GROUND: LP-2 (CCA .25)
6. FOUNDATION DESIGNED FOR 1000 PS SOIL BEARING PRESSURE PER ORS IR 23-6.

VENT CALCS.

BLD'G SIZE 24' X 40'= 960 Ø
VENTILATION REQ'D 960÷150= 6.4 Ø
5" X 4'-0" VENT=1.0 Ø
4 VENTS X 1.0 Ø = 4 Ø VENTING PROVIDED
3" X 2'-0" VENT=0.5 Ø
5 VENTS X 0.5Ø = 2.5 Ø VENTING PROVIDED
6.5 Ø 6.4 Ø

FOUNDATION (WOOD SILL)

24 x 40 - 50 + 20 PSF LL

SCALE 1/4"=1'-0"

STKP-37

REVISIONS	ELECTRICAL	MECHANICAL	STRUCTURAL	ARCHITECT	DIVISION OF THE STATE ARCHITECT
△					REVISED 6/27
△					IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES PC 266 AC FLS SS DATE 5-9-96
△					
△					
△					
△					

MODTECH INC.
2850 BARRETT AVE.
PERRIS, CA. 92572
PH. (909) 945-4014
FX. (909) 940-0427

JOB NO: 4012-083
2900

IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

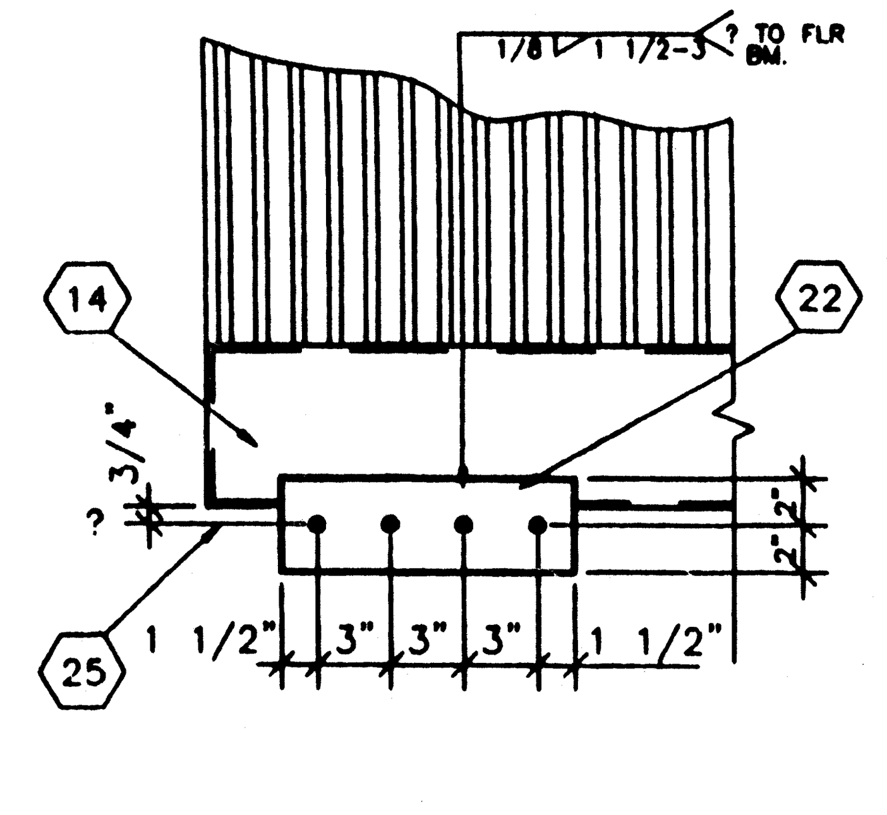
2765
2852
2854
2900
2818

DRAWN BY RN
DATE
CHECKED BY
DATE 8/96

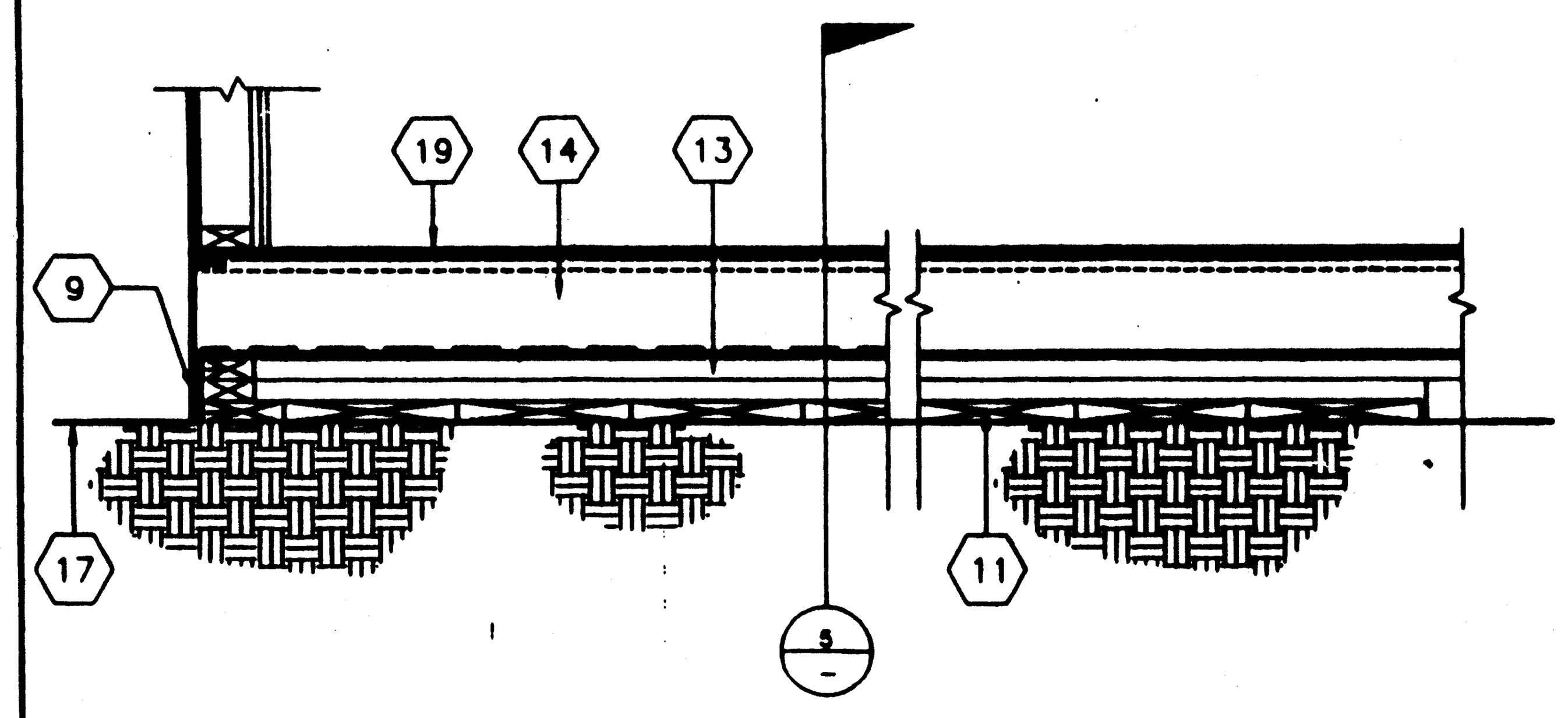
FOUNDATION PLAN

F0.2

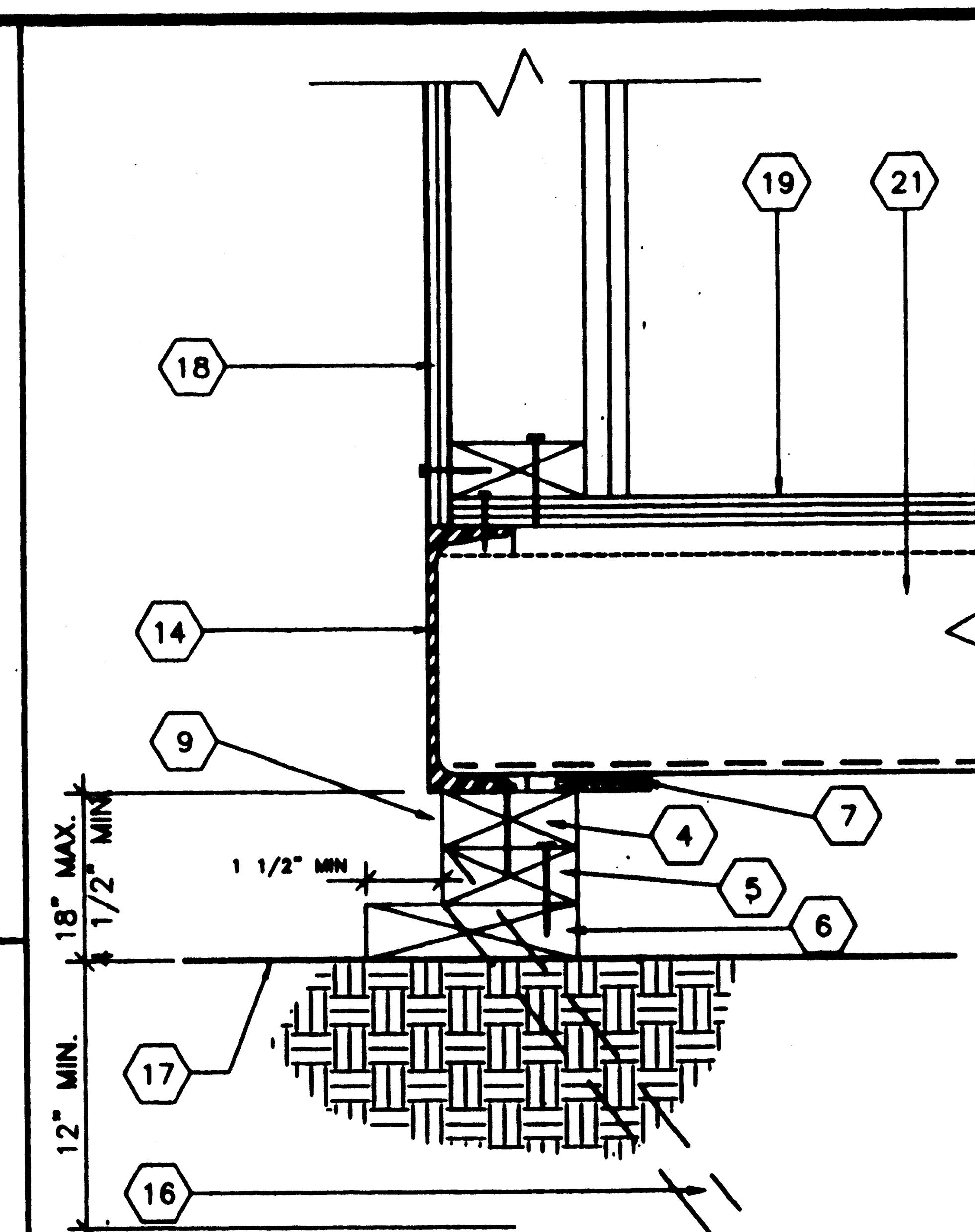
2900



9 SCALE: 1 1/2"=1'-0"
ALTERNATE HOLD DOWN



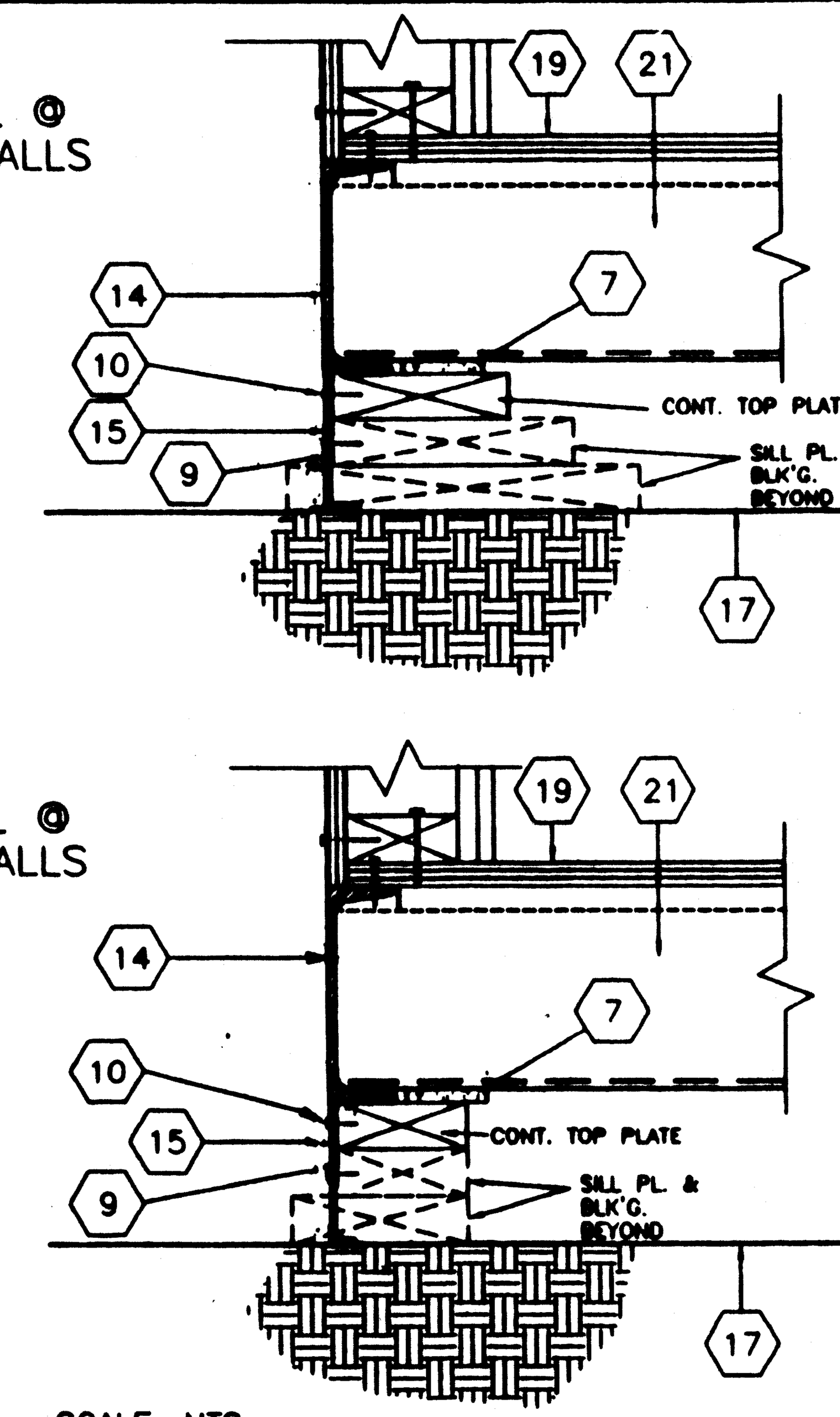
6 SCALE: 1 1/2"=1'-0"
MODLINE PAD @ END WALL



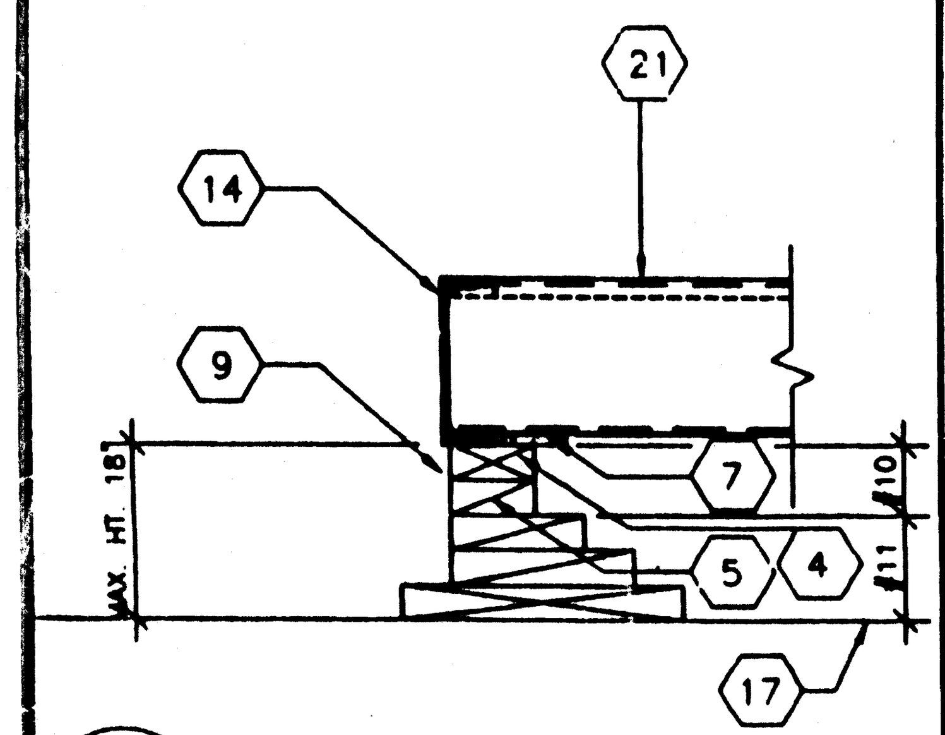
3 SCALE: 3"=1'-0"
FOUNDATION @ END WALL

TYPICAL @ SIDE WALLS

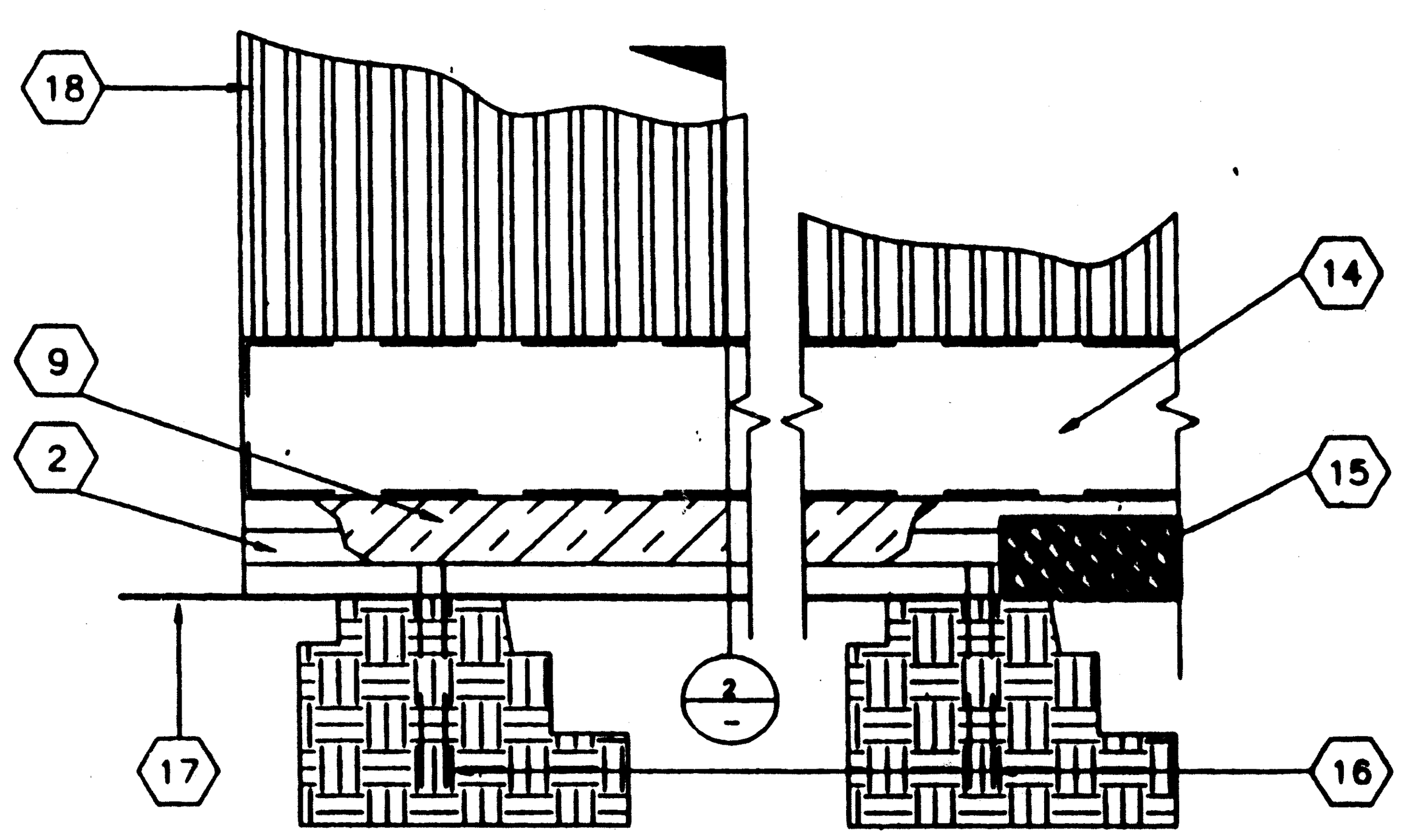
TYPICAL @ END WALLS



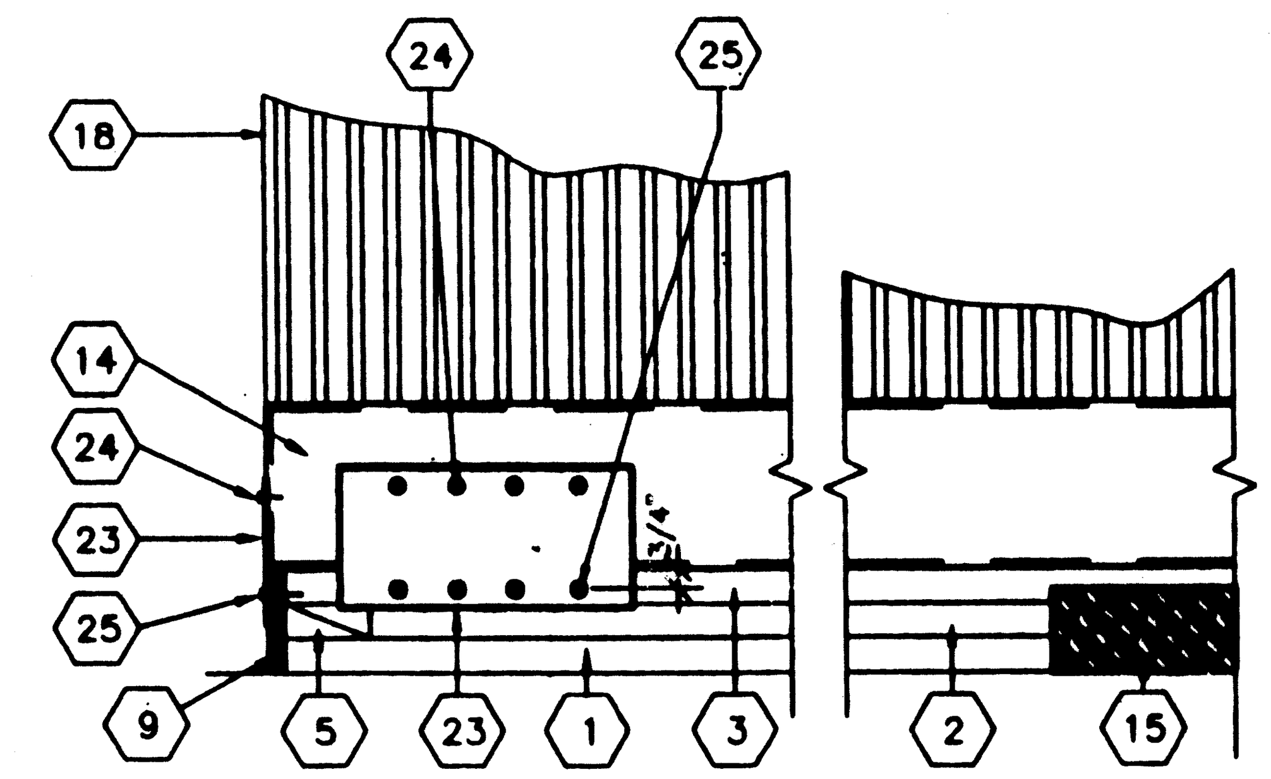
1 SCALE: NTS
FOUNDATION VENT



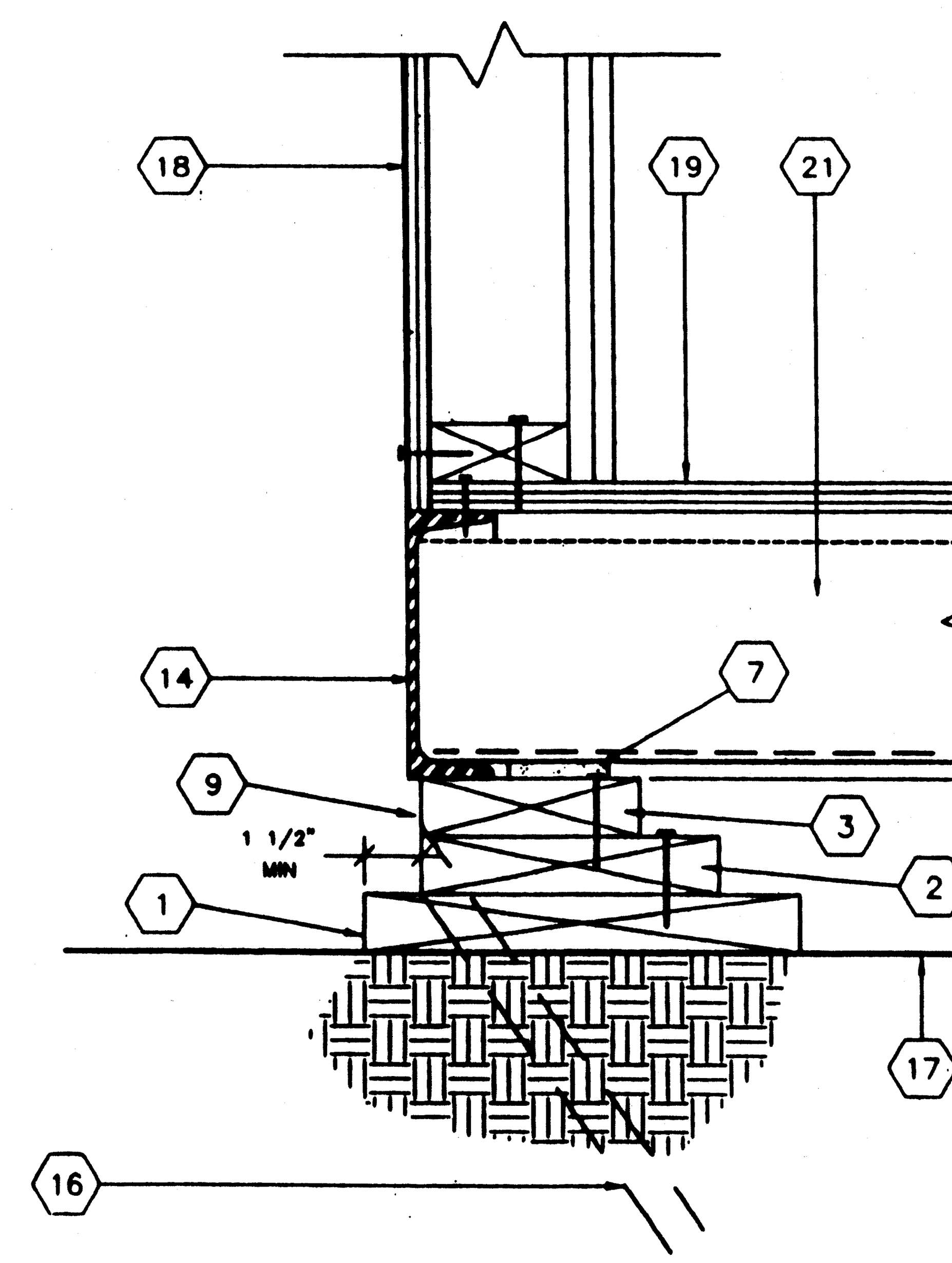
10 SCALE: 1 1/2"=1'-0"
ADD BLK'S/SHIMS TO LEVEL FOUND.



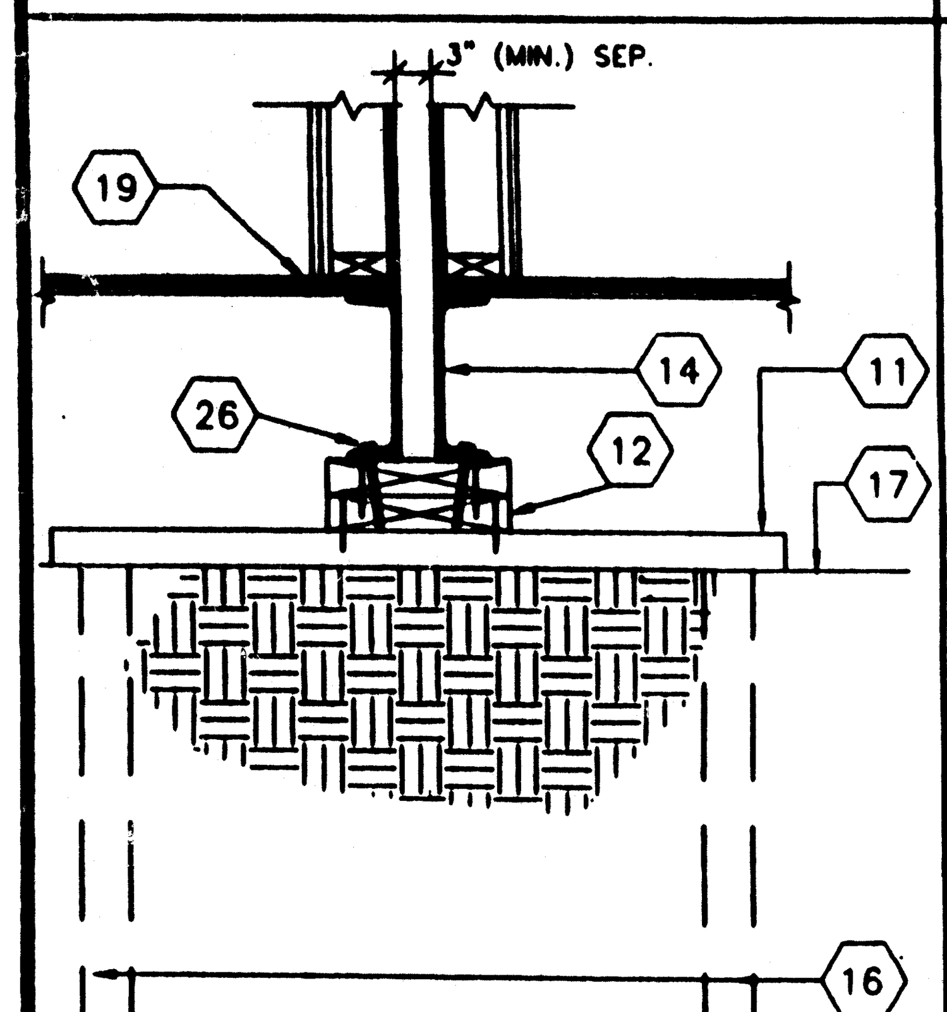
7 SCALE: 1 1/2"=1'-0"
FOUNDATION ELEVATION @ SIDE WALL



4 SCALE: 1 1/2"=1'-0"
DETAIL @ FOUNDATION CORNER

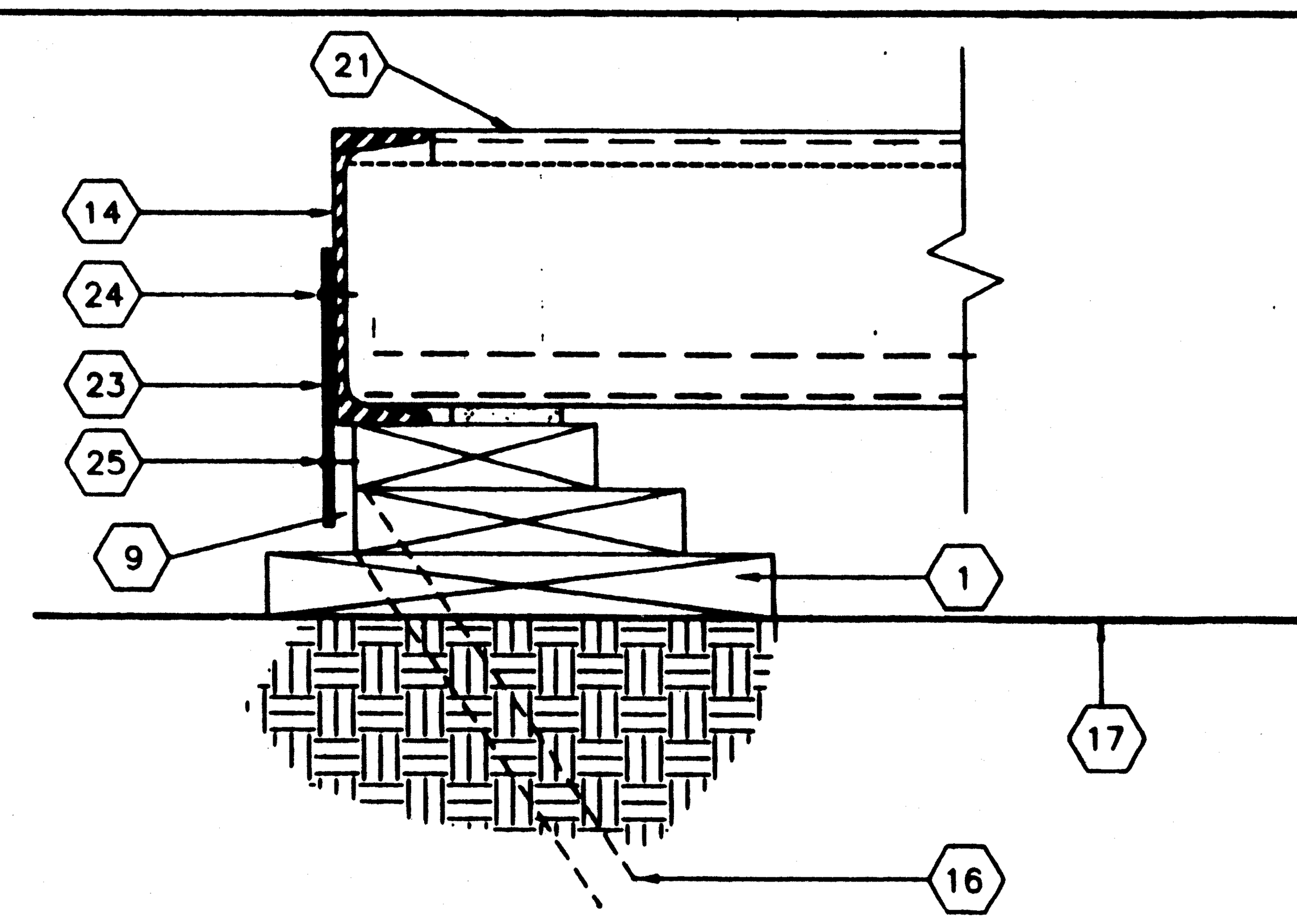


2 SCALE: 3"=1'-0"
FOUNDATION @ SIDE WALL

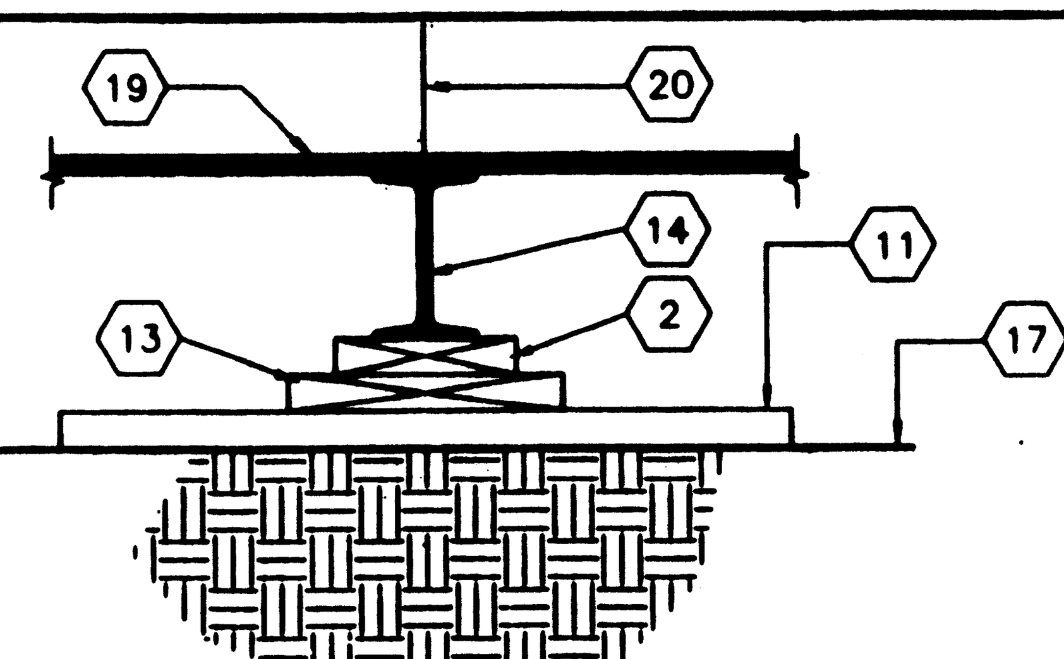


OPTIONAL

11 SCALE: 1 1/2"=1'-0"
FOUND. AT ADJ. BLDG



8 SCALE: 3"=1'-0"
TYPICAL TIE PLATE



5 SCALE: 1 1/2"=1'-0"
FOUNDATION PAD @ MODLINE

KEY NOTES

1. 2X12 SILL PLATE SEE FOUND. PLAN FOR LENGTH
2. 2X8 BLOCKING W/16d @MAX 5" O.C. TO SILL PLATE
3. 2X6 TOP PLATE W/16d @MAX 5" O.C. TO BLOCKING
4. 2X4 TOP PLATE W/16d @ MAX 5" O.C. TO BLOCKING
5. 2X4 BLOCKING W/16d MAX. 5" O.C. TO SILL PLATE
6. 2X6 SILL PLATE SEE FOUND. PLAN FOR LENGTH
7. 5/8"X2 1/2" SHIM (WHEN REQ.)
8. INSERT REQ'D 2X4 BLK'NG OR PLYWD. SHIM W/16d @ 12" O.C. FACE NAIL
9. OPTIONAL - MIN. 3/8" PLYWOOD SHIRTING W/ 10d @ MIN. 4" O.C. @ ENDWALLS & 6" O.C. @ SIDEWALLS E.N. & TYP. 12" O.C. FN. PLATE TO PLATE NAILING FOR THE FOUNDATION MEMBERS CAN BE DECREASED TO 12" O.C. AND FOUNDATION BLOCKING SHALL BE RECESSED SUCH THAT THE SKIRTING SHALL BE INSTALLED FLUSH WITH THE PERIMETER FLOOR CHANNEL.
10. 10d GALV. NAIL @ MAX. 4" O.C.
11. 2X12X2'-6" SILL PLATE SEE FOUND. PLAN FOR QUANITY REQ.'D
12. 2 X 10 PLATES W/ 2-16D BOX @ 6" O.C.
13. 2X10 BLK'NG FACE OR TOE NAIL 16d @ MAX 12" O.C. ADD BLKS. OR SHIMS AS REQ'D
14. FLOOR FRAME BEAM SEE. STRUCTURAL C7X9.8
15. TYPICAL FOUNDATION VENT (SEE FOUNDATION PLAN FOR SIZES AND LOCATIONS).
16. SILL RESTRAINT 1" ø PIPE SEE FOUND. FOR LOCATION
17. FINISH GRADE
18. EXTERIOR FINISH
19. PLYWOOD SUBFLOOR
20. MOD-LINE
21. FLOOR-JOIST
22. 4"X12"X10 GA. PLATE
23. 6"X12"X10 GA. PLATE
24. 1/4" ø S.T.S. TYP. 4-PLACES
25. 1/4" ø X3" LG. LAG SCREW TYP. 4-PLACES
26. 5/8" øX4" LAGS (FOR LOCATION SEE PLAN)

FOUNDATION LUMBER TO BE PRE-CUT AT FACTORY. LUMBER GRADES & PRESSURE TREATING TO BE VERIFIED BY IN-PLANT INSPECTOR.

IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1996

STKP-37

REVISIONS	ELECTRICAL	MECHANICAL	STRUCTURAL	ARCHITECT	DIVISION OF THE STATE ARCHITECT
			LICENSE EXPIRES	LICENSED ARCHITECT GEORGE C. EDWARDS NO. C 2956 REN. 9-30-97 STATE OF CALIFORNIA	IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES REVISED AUG 27 1996 PC 266 AC FLS SS DATE 5-4-96

MODTECH INC,

MODTECH INC.
2830 BARRETT AVE.
PERRIS, CA. 92572
PH. (909) 943-4014
FX. (909) 940-0427

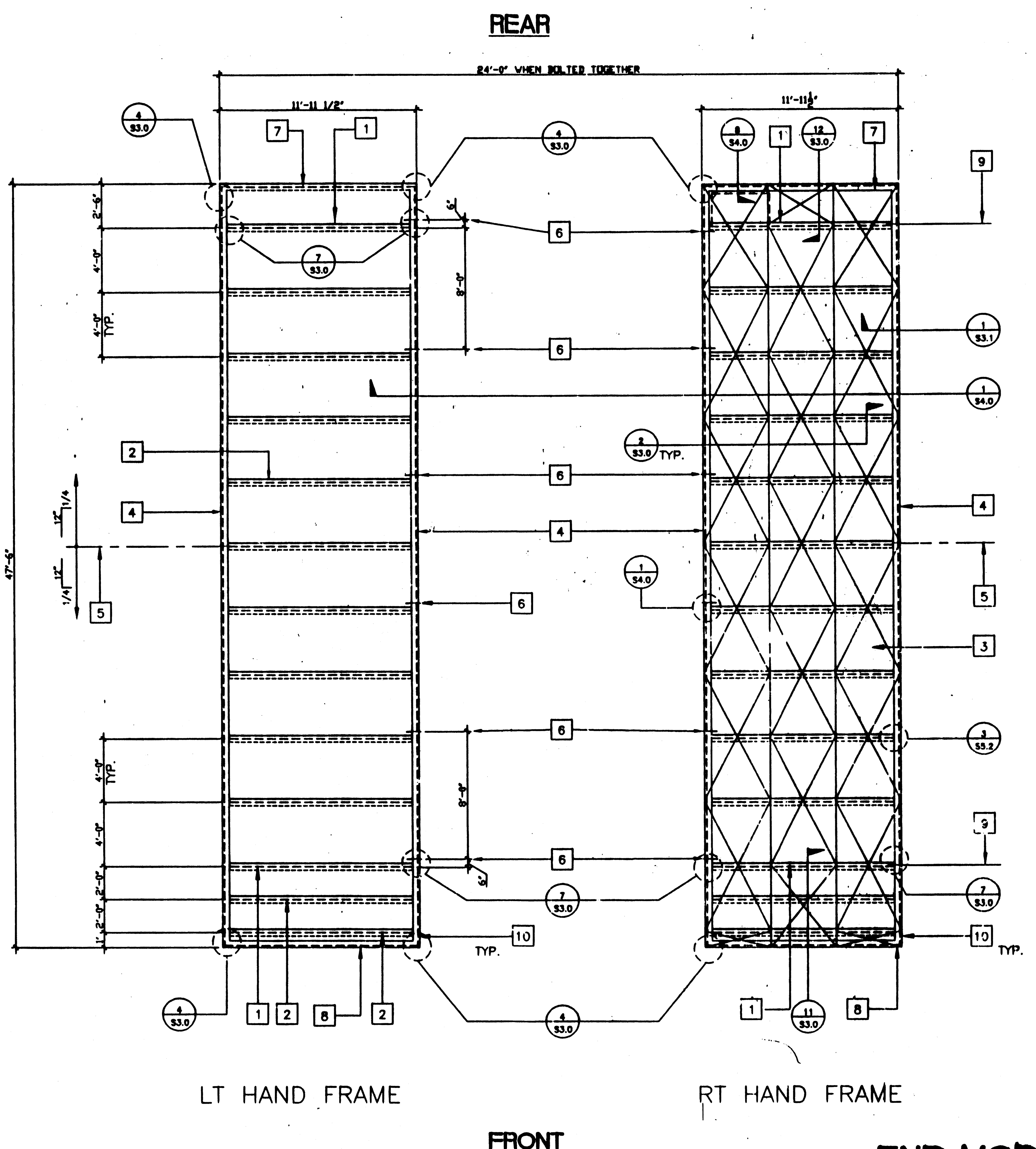
JOB NO. 4012-083
2900

2765
2852
2854
2900
2918

DRAWN BY RH
DATE 8/96
CHECKED BY FH
DATE 8/96

FOUNDATION DETAILS

F3.0



END MODULES FRAMING PLAN

(DUAL SLOPE)

SCALE 1/4"=1'-0"

KEY NOTES

1. C 14 X 12GA. [HEADER
2. 6"X2 1/2X14GA. AT 48" O.C. (TYP.)
3. PLYWOOD ROOF SHEETING 3/4" CD EXPOSURE 1 P.I.I 48/24 PSI-83 PLYCLIPS AT 16" O.C. LONG EDGES. #10-1-1/4" SELF TAPPING FLAT HEAD SCREWS AT 6" O.C. TO PERIMETER FRAME. AEROSMITH AKN 144.0125 DRIVE PINS AT 6" O.C. AT SUPPORTED EDGES AND 6" O.C. FIELD TO PURLINS. PLYWOOD PATTERN SHOWN IS TYPICAL THRU OUT.
   (ALTERNATE: USE AEROSMITH AKN144 0175 DRIVE PINS @6" O.C. PERIMETER.)
4. TAPERED ROOF BEAM 10GA. [SEE 7/S3.1
5. RIDGE-LINE
6. 11/16ø DRILL SEE DETAIL 1/S4.0
7. [13 3/8"X14GA. FACIA @ 2' OVERHANG
8. [12 3/4"X14GA. FACIA @ 5' OVERHANG
9. E.N. THIS LINE
10. 8"X3 1/2"X14GA. ROOF OVERHANG BEAM

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC ___ FLS ___ SS ___
DATE AUG 10 1998

STKP-37D
9/10/98

REVISED

REVISIONS	Electrical Engineer's Seal	Mechanical Engineer's Seal	Structural Engineer's Seal	Architects Seal	Division of the State Architect
1, 2, 3, 4, 5			PROFESSIONAL ... No. 3002 ... LICENSE EXPIRES 6-30-2000	LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2956 REN. 9-30-99 STATE OF CALIFORNIA	IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES PC-266 AC ___ F.S. ___ SS ___ DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: [redacted] HAWTHORNE E.S.D.

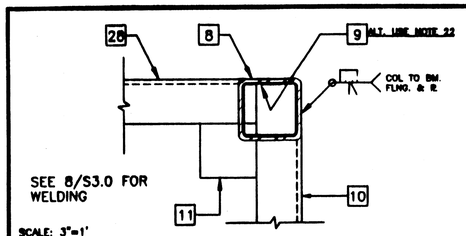
4012-083

drawn by: / date: / checked by: / date: / Modtech project no: 2852 2854

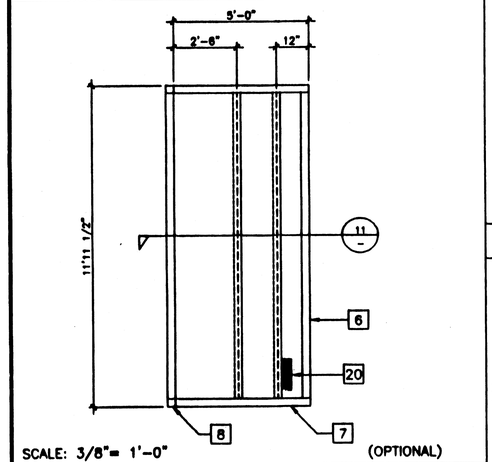
MODTECH File No.

ROOF FRAMING PLAN

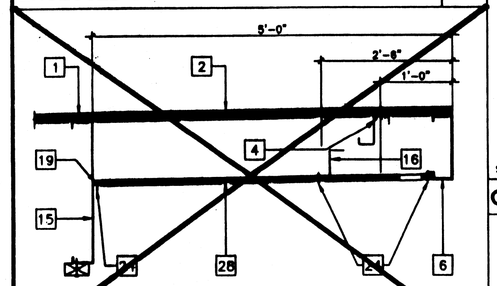
S2.0



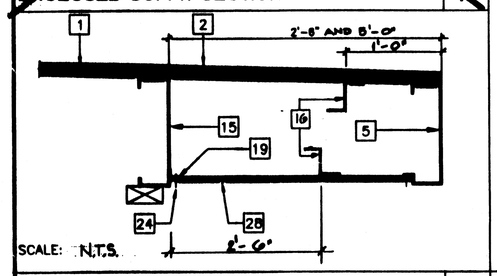
COLUMN • FLOOR | 9



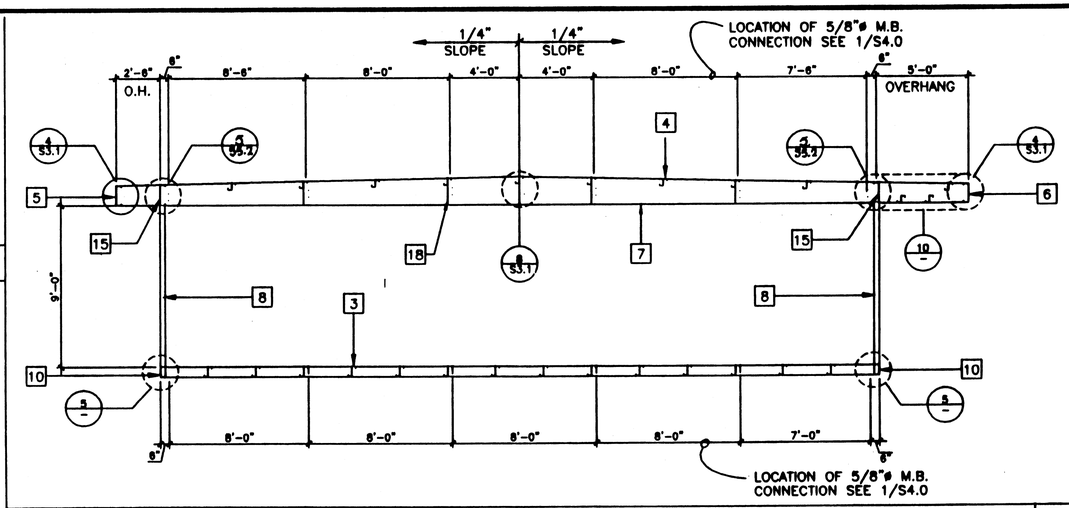
ENCLOSED SOFFIT PLAN | 10



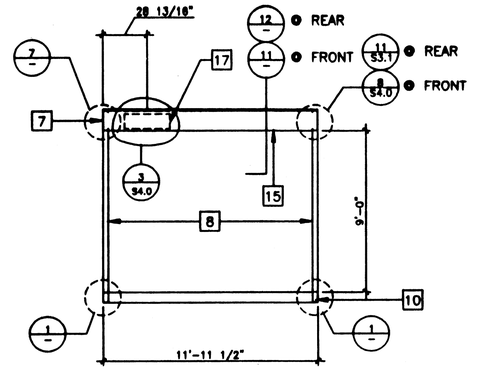
ENCLOSED SOFFIT SECTION | 11



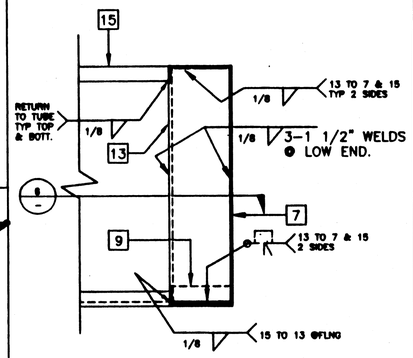
ENCLOSED SOFFIT SECTION | 12



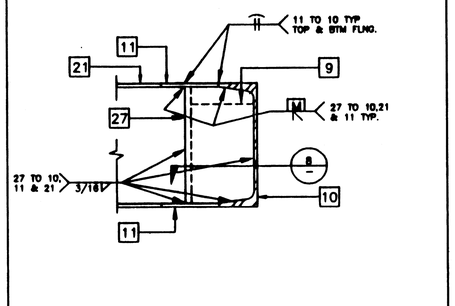
SECTION • SIDEWALL | B



SECTION • ENDWALL | A

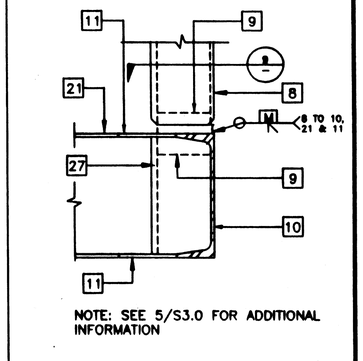


COLUMN CONN. • REAR | 7

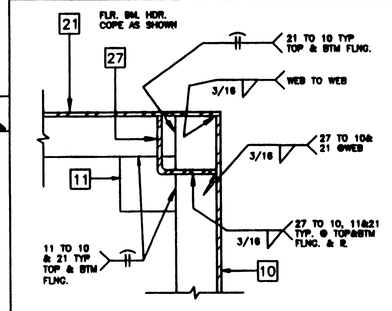


COLUMN CONN. • FLOOR | 5

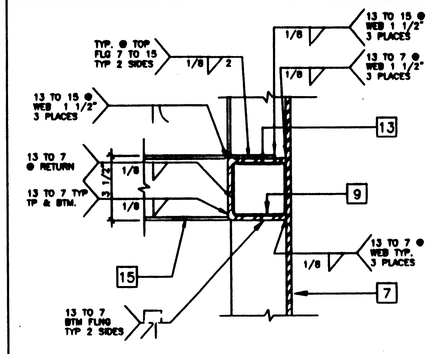
3



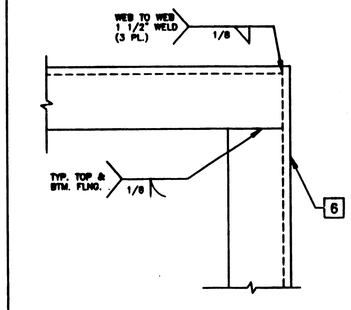
COLUMN CONN. • FLR. | 1



STIFFENER SECTION • FLOOR | 8



STIFFENER SECTION REVISED | 6



PLAN • ROOF OVERHANG | 4

2

KEY NOTES

1. EN @ PLYWOOD EDGES
2. PLYWOOD ROOF SHEATHING
3. 6 3/8"X2 1/2"X12GA. FLR. JOIST 6/S3.1
4. 6X2 1/2"X14GA. ROOF PURLIN 2/S3.1
5. [13 3/8"X3 1/2"X14GA. FACIA 4/S3.1 @ 2' OVERHANG
6. [10"X3 1/2"X14GA. FACIA 4/S3.1 @ 5' OVERHANG
7. [10 GA. TAPERED ROOF BEAM (SEE 3/S3.1) OR 12/S3.1 REFER TO RF. FRAMING PLAN
8. 3 1/2"X3 1/2"X1/4" COLUMN
9. BACK-UP PLATE MIN. 10 GA.
10. [7X9.8 FLOOR CHANNEL
11. 3 1/2"X3 1/2"X1/4" STEEL PLATE WELDED FLUSH TO TOP AND BOTTOM OF CHANNEL FLANGES
12. NOT USED
13. SECTION OF 3 1/2"X3 1/2"X1/4" TUBE STEEL COPE TO FIT ROOF BEAM
14. NOT USED
15. [14"X3 1/2"X12GA. HEADER (SEE 1/S3.1)
16. "Z" STIFFENER @ SOFFIT CLOSURE
17. LOCATION OF HVAC
18. 1/4" FULL DEPTH STIFFNER PLATE AT 8'-0" O.C. U.N.O. ALIGN WITH PURLIN
19. 1/2"X 1 1/2"X16 GA.< TACK WELD IN PLANT
20. SCREENED VENT OPENING (4"X14")
21. [7X9.8 FLOOR HEADER
22. NOT USED
23. NOT USED
24. #10 STSMS @ 6" O.C. TYP. @ EN & 12" OC. FN (ALT. AEROSMITH AKN 144.0175 DRIVE PIN)
25. NOT USED
26. NOT USED
27. 3 1/2"X3 1/2"X1/4" TUBE STEEL CUT TO FIT FLOOR BEAM
28. SOFFIT PLYWOOD

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

STKP-37D
4/10/98

FILE # P266 S30.DWG

PROJECT NO. PC-266

REVISIONS	Electrical Engineer's Seal	Mechanical Engineer's Seal	Structural Engineer's Seal	Architects Seal	Division of the State Architect
1			LICENSE EXPIRES 6-30-2000	LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2956 REN. 9-30-97 STATE OF CALIFORNIA	IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES PC-266 AC FLS SS DATE JUN 25 1997 by
2					
3					
4					
5					

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

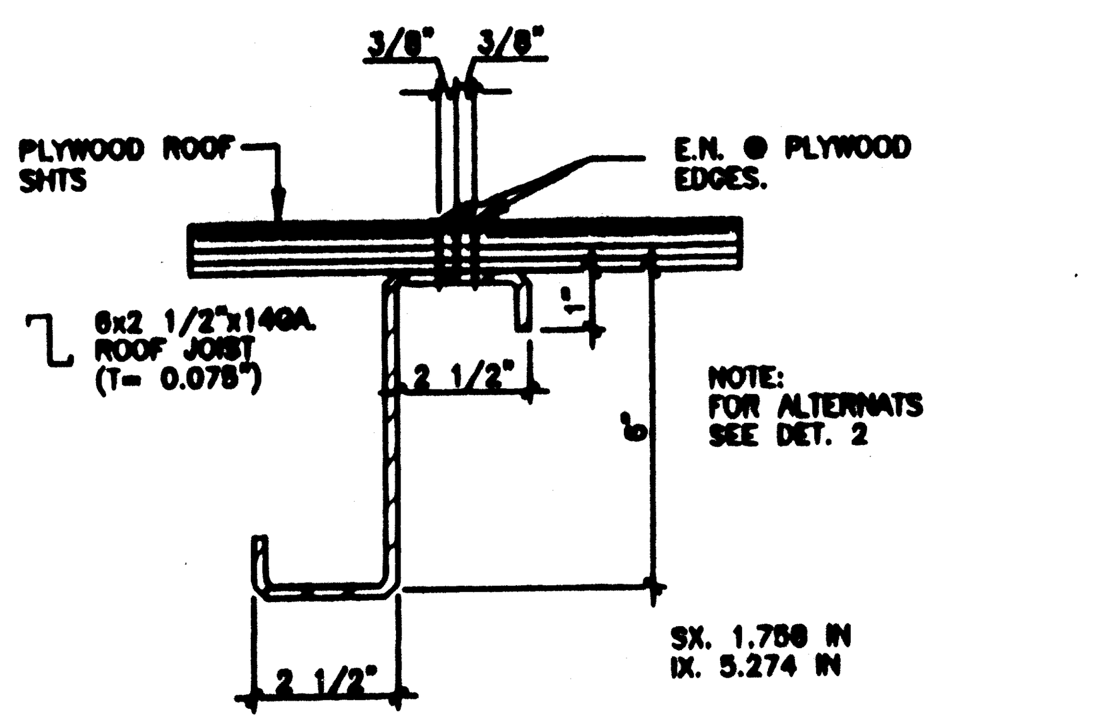
PROJECT NUMBER: J[redacted] C[redacted] INC.
HAWTHORNE E.S.D.

4012-083

drawn by:
date:
checked by:
date:
approved by:
date:
project no: 2852 2854

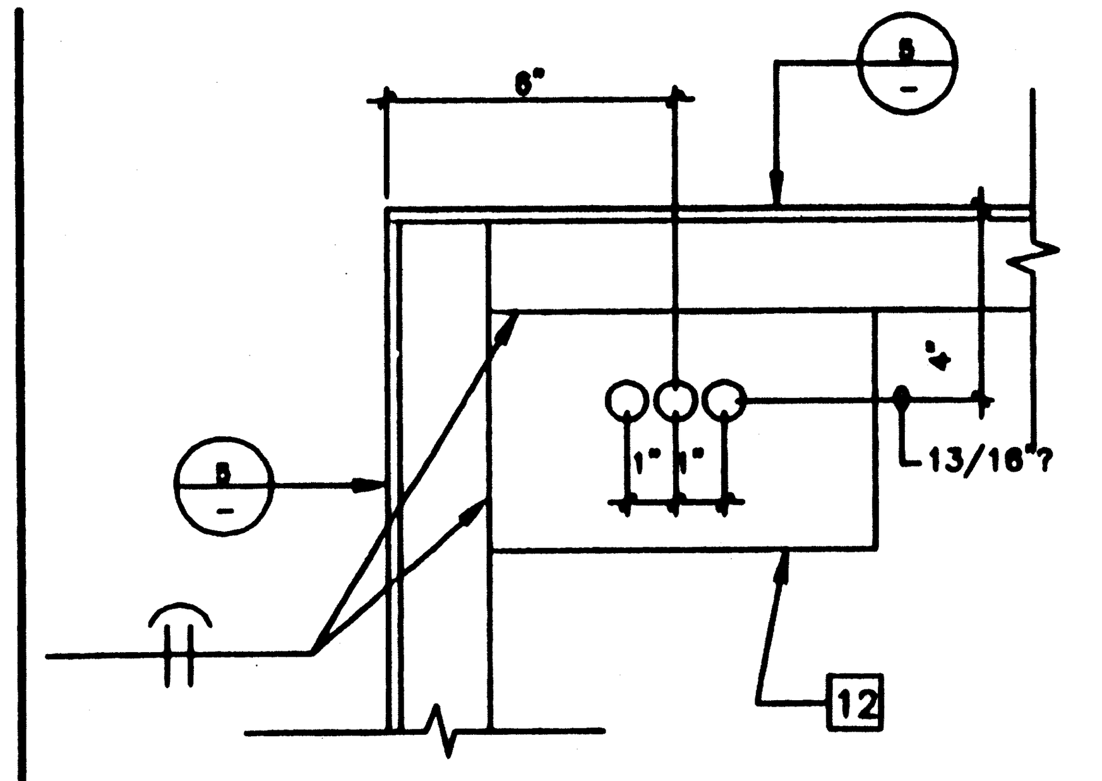
FRAMING ELEVATIONS / DETAILS

S3.0



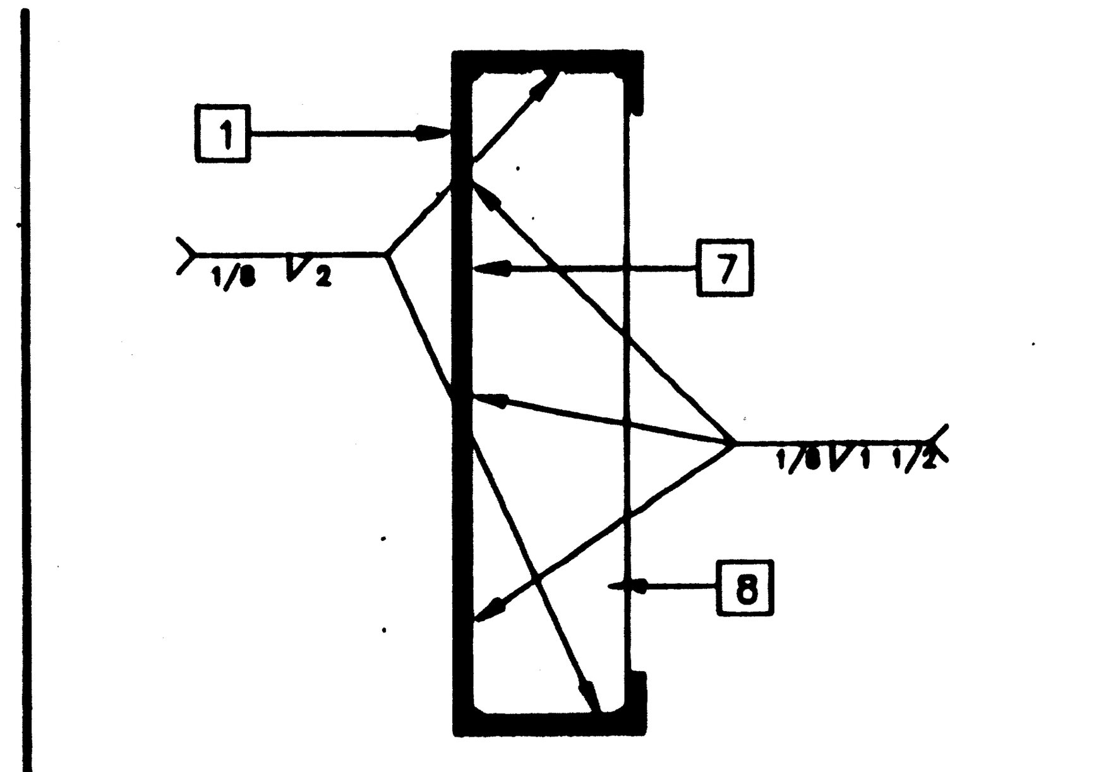
SCALE: 3"=1'

ROOF PURLIN 16



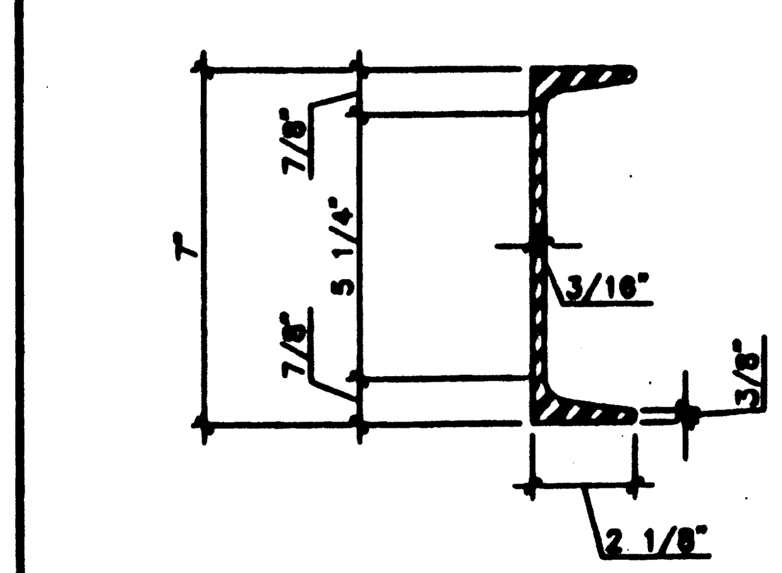
SCALE: 3"=1'

ANCHOR PLATE AT CONC. FOUND. 12



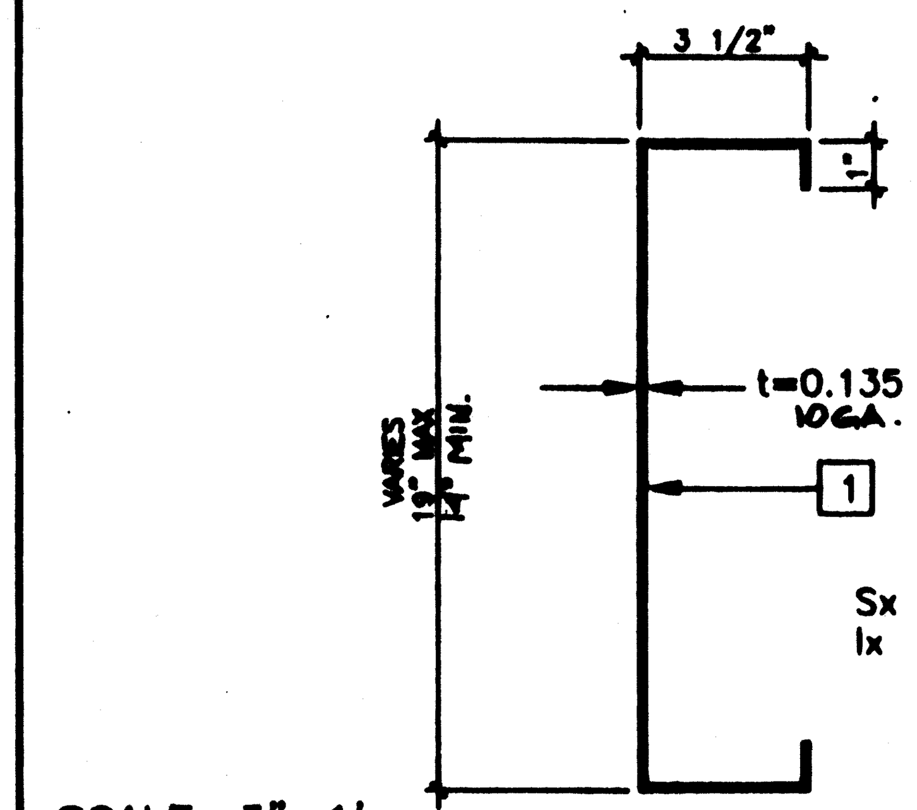
SCALE: 3"=1'

BEAM SPLICE W/STIFFENER 9



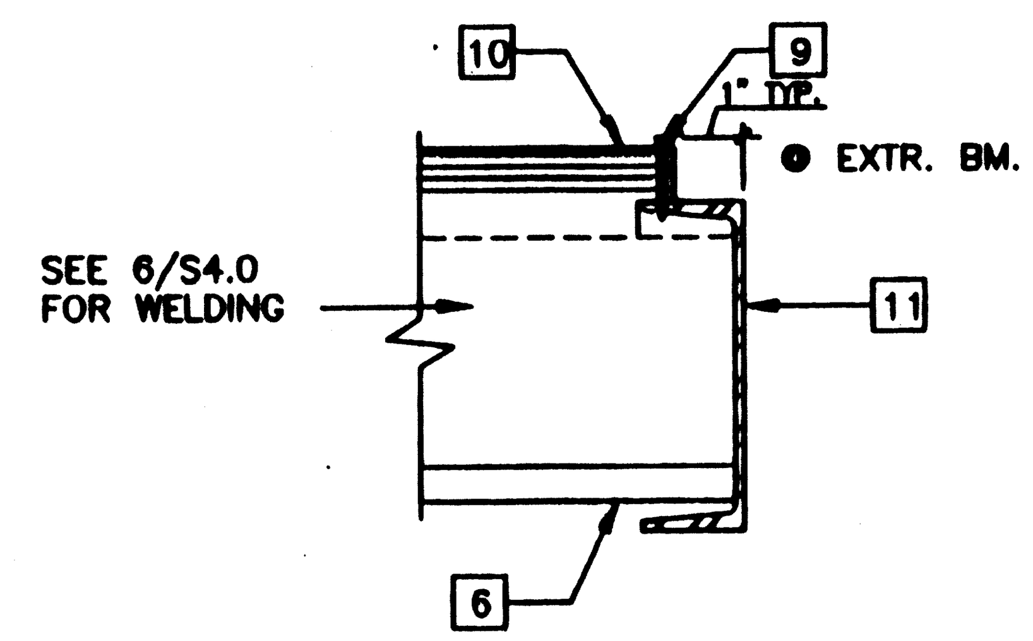
SCALE: 3"=1'

FLOOR BEAM C7X9.8 5



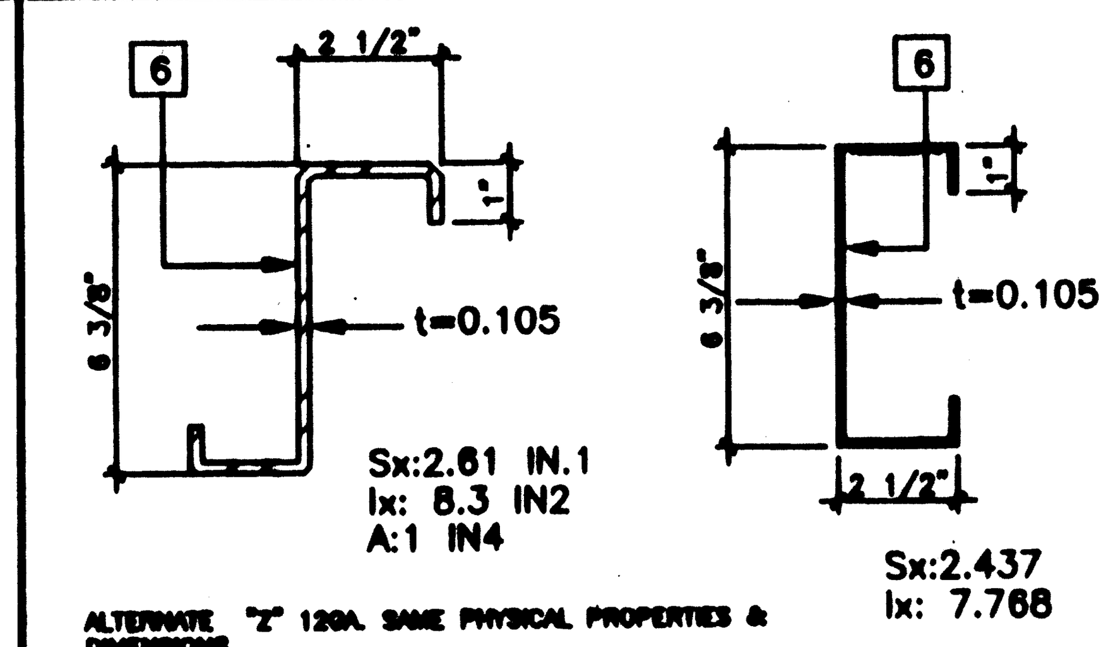
SCALE: 3"=1'

TAPERED ROOF BEAM 1



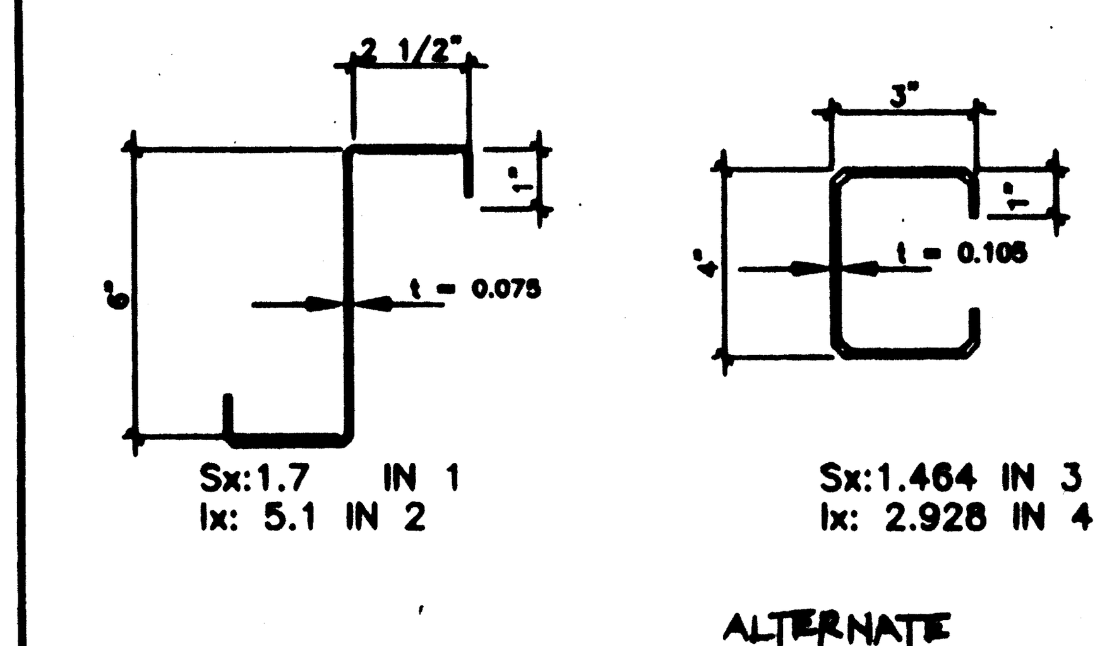
SCALE: 3"=1'

FLOOR AT FLOOR BEAM 10



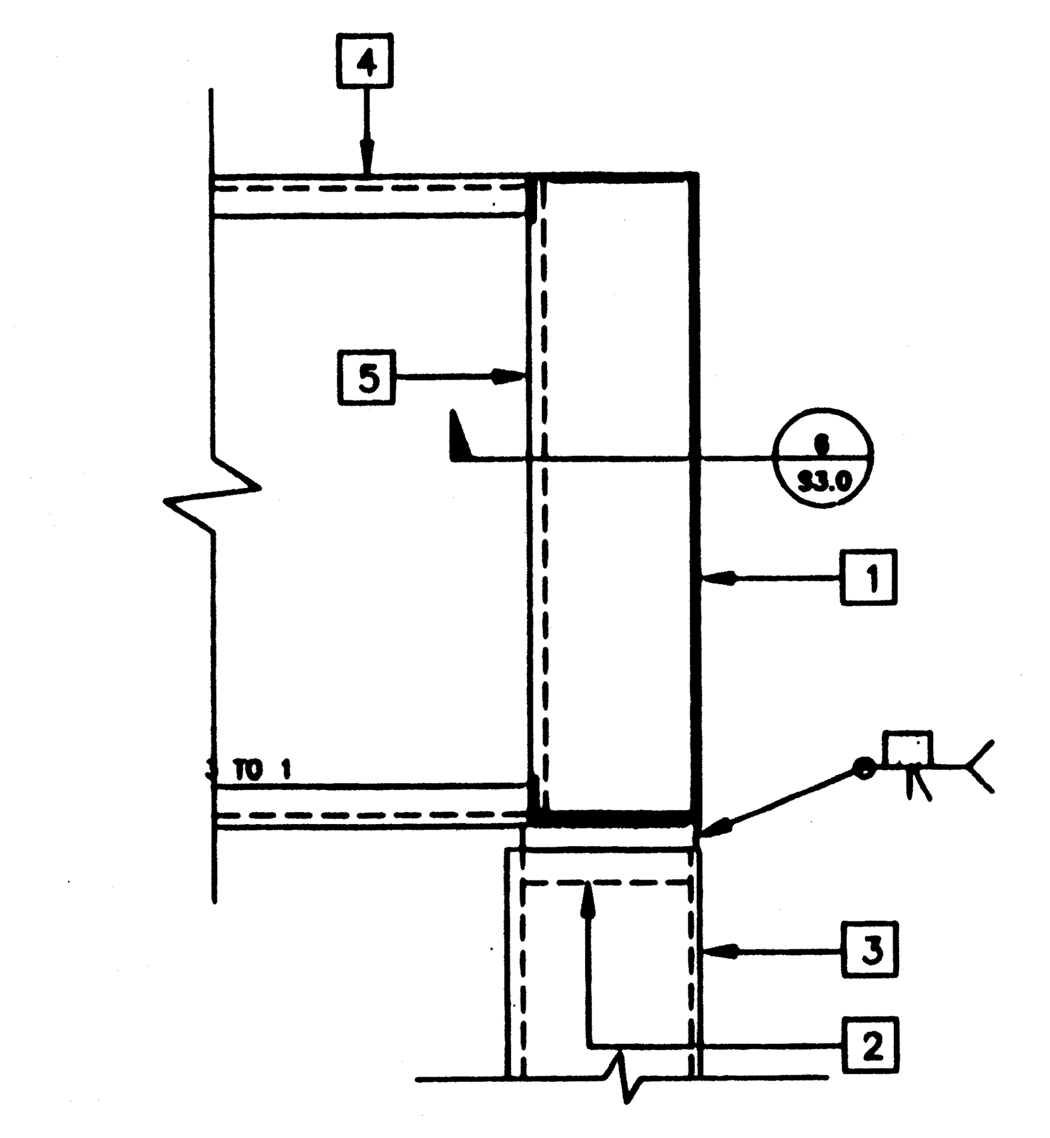
SCALE: 3"=1'

FLOOR JOIST 6



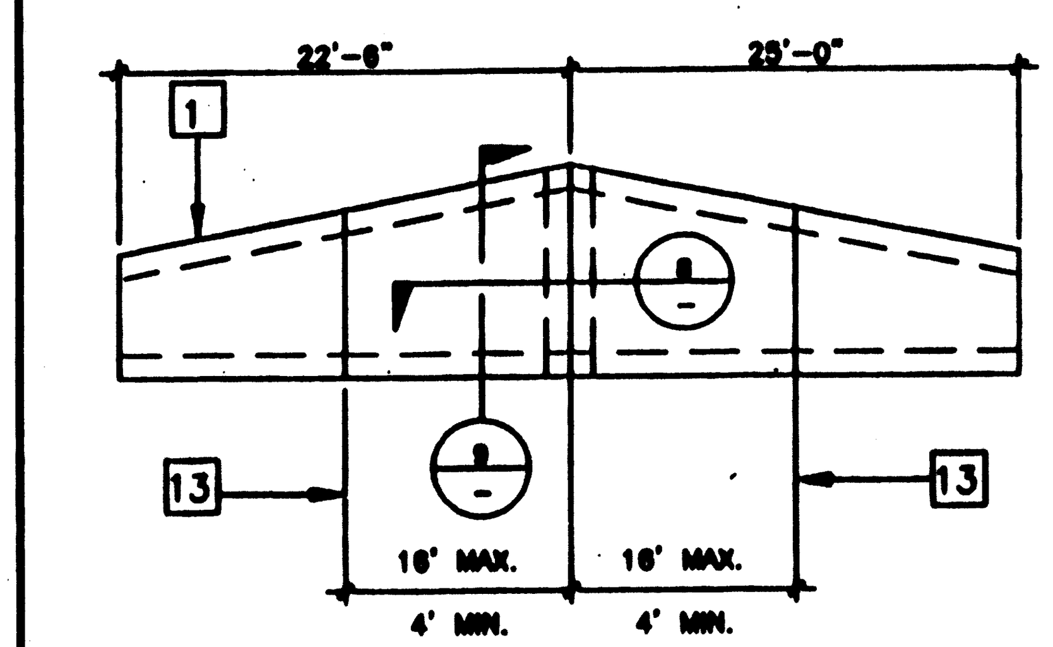
SCALE: 3"=1'

ROOF PURLIN 2



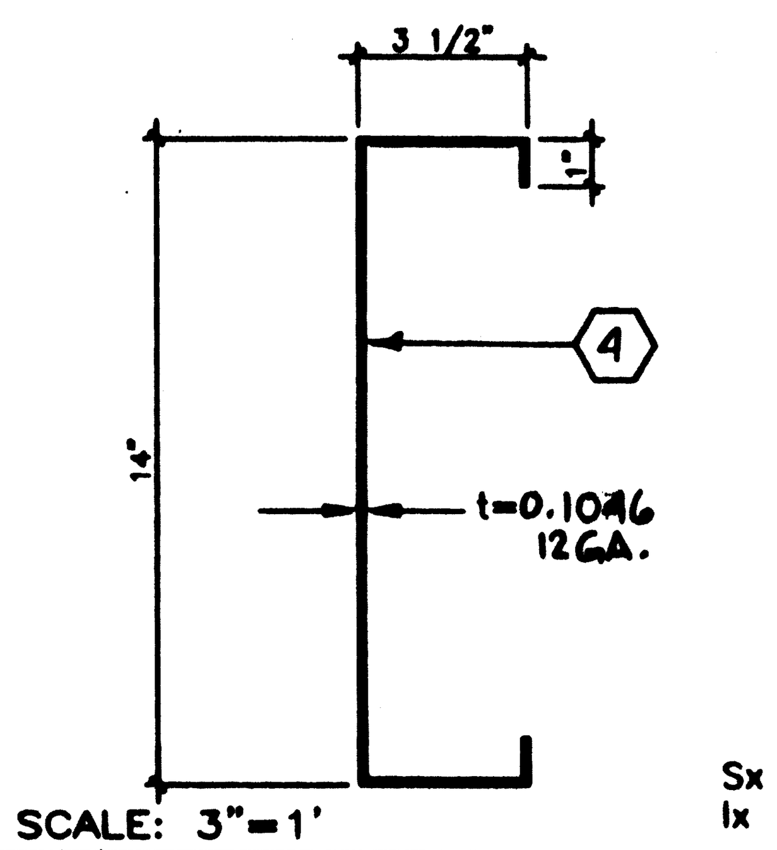
SCALE: 3"=1' REVISED

COLUMN CONN. AT ROOF 11



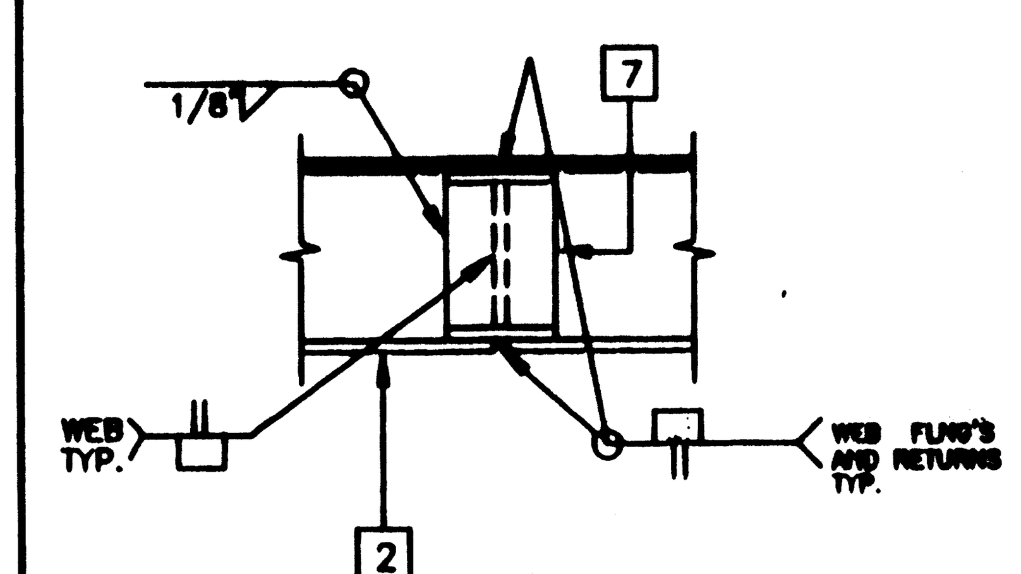
SCALE: NTS

FASCIA AT SIDEWALL 7



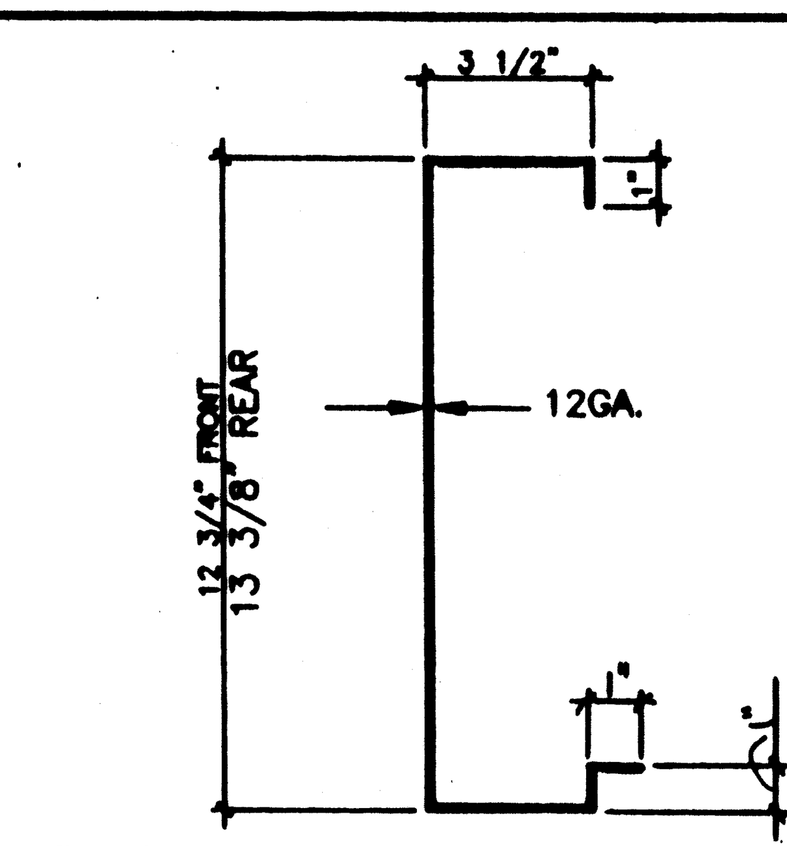
SCALE: 3"=1'

ROOF HEADER AT MODLINE 3



SCALE: 3"=1'

BEAM SPLICE 8



SCALE: 3"=1'

FASCIA AT HEADER 4

KEY NOTES

1. 10GA. TAPERED RF. BM. SEE 7/S3.1
2. BACK-UP PLATE MIN. 10GA.
3. 3 1/2"X3 1/2"X1/4" COLUMN
4. [14"X12GA. RF. HDR. SEE 3/S3.1
5. 3 1/2"X3 1/2"X1/4" TUBE COPE TO FIT RF. BM.
6. FLOOR JOIST SEE 6/S3.1
7. 10GA. BENT PLATE BACK-UP
8. 1/4" STIFFENER
9. #10 STSMS @ 6" O.C. (SEE S1.0)
10. PLYWOOD FLR. SHEATHING
11. FLOOR BEAM SEE 5/S3.1
12. 5"X8"X1/4"?
13. ADDITIONAL SPLICE LOCATION (OPTIONAL)

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

STKP-37D
4/10/98

FILE # P266 S31.DWG

PROJECT NO.

REVISIONS

Electrical Engineer's Seal | Mechanical Engineer's Seal | Structural Engineer's Seal | Architects Seal | Division of the State Architect

LICENSE EXPIRES 6-30-2000

No. C 2956
REN. 9-30-99
STATE OF CALIFORNIA

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: JOB # 2854
CLASS LEASING INC.
HAWTHORNE E.S.D.

4012-083

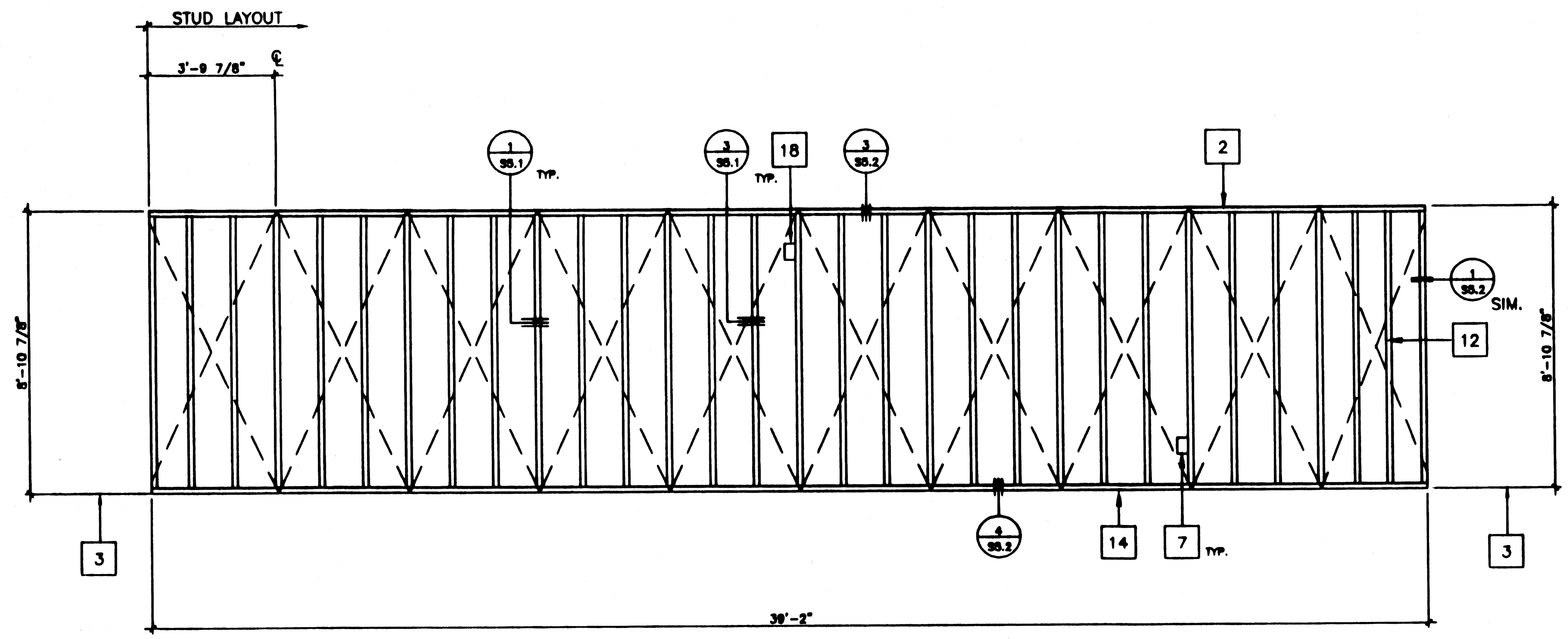
drawn by:
date:
checked by:
date:
Modtech project no: 2852 2854

MODTECH Index No.

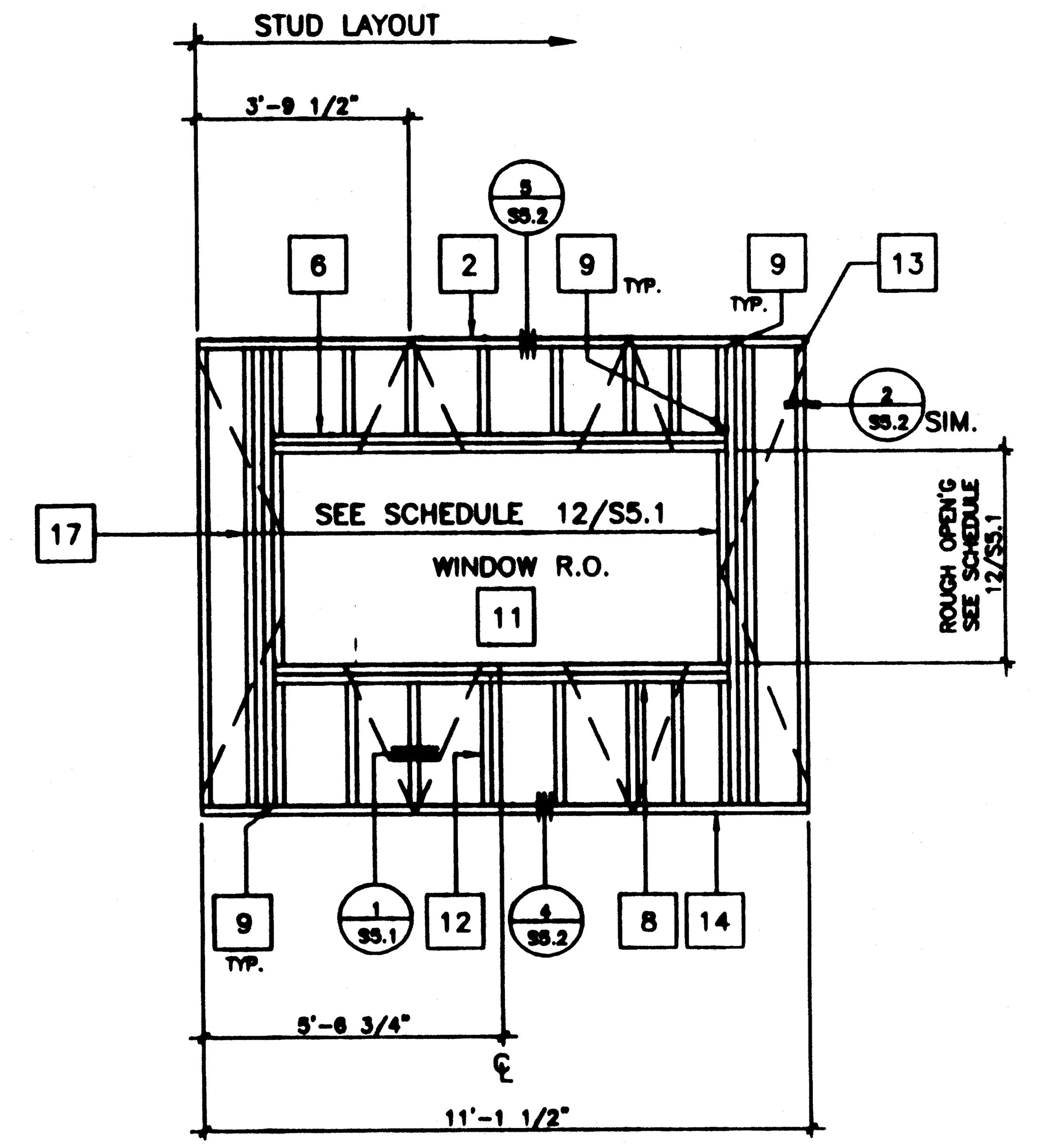
STRUCTURAL DETAILS

S3.1

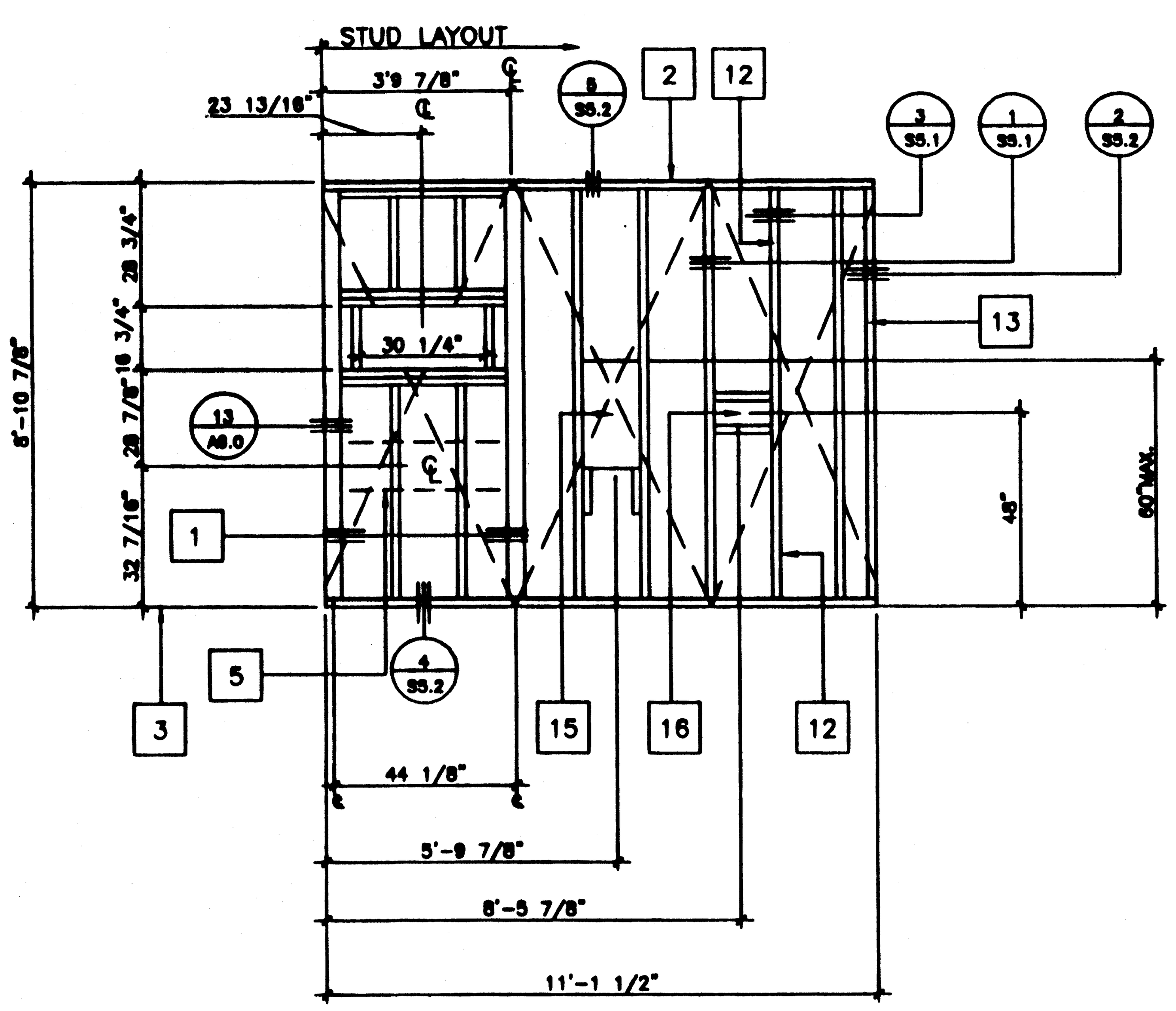
PC-266



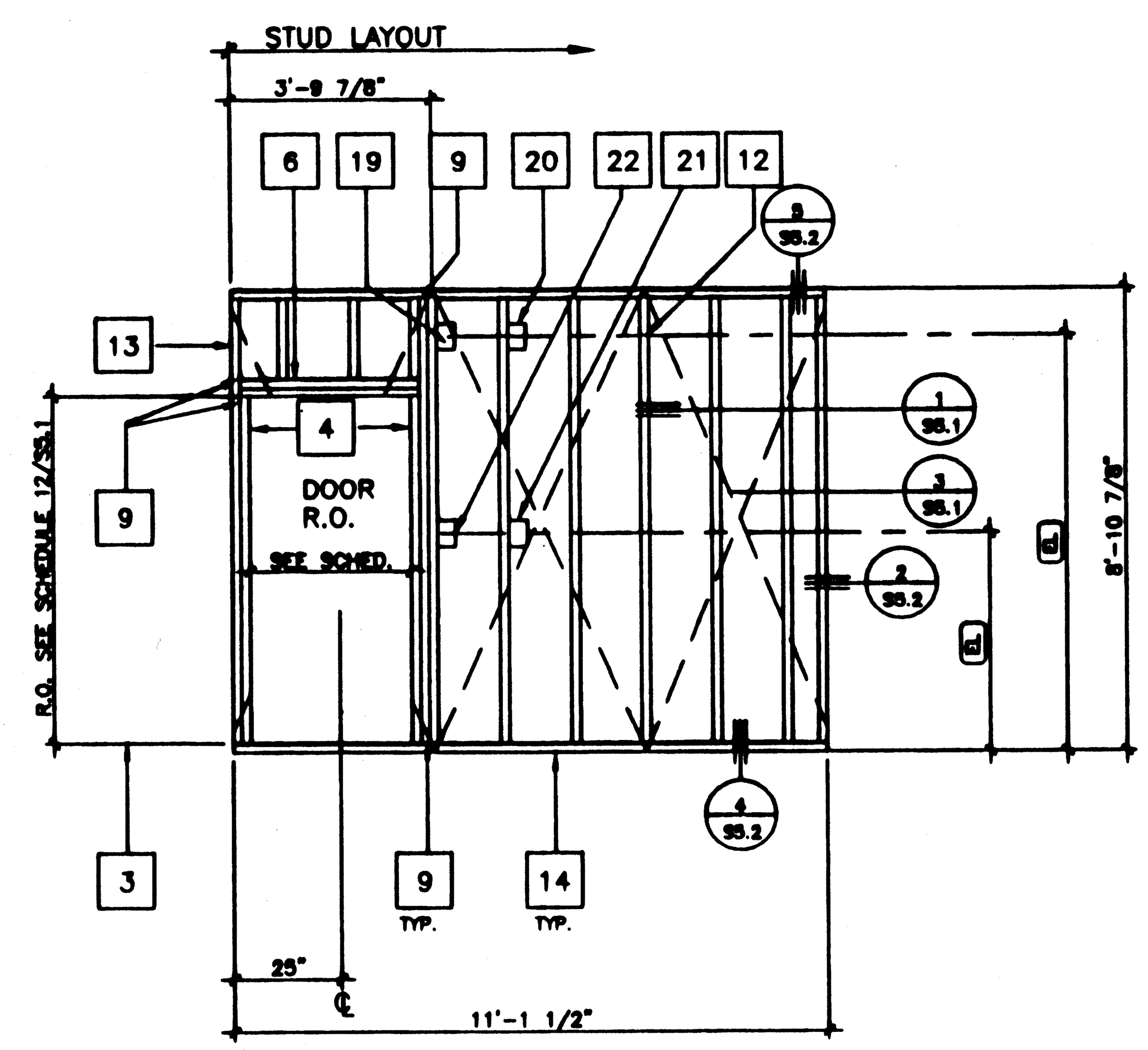
A
A1 OPPOSITE HAND



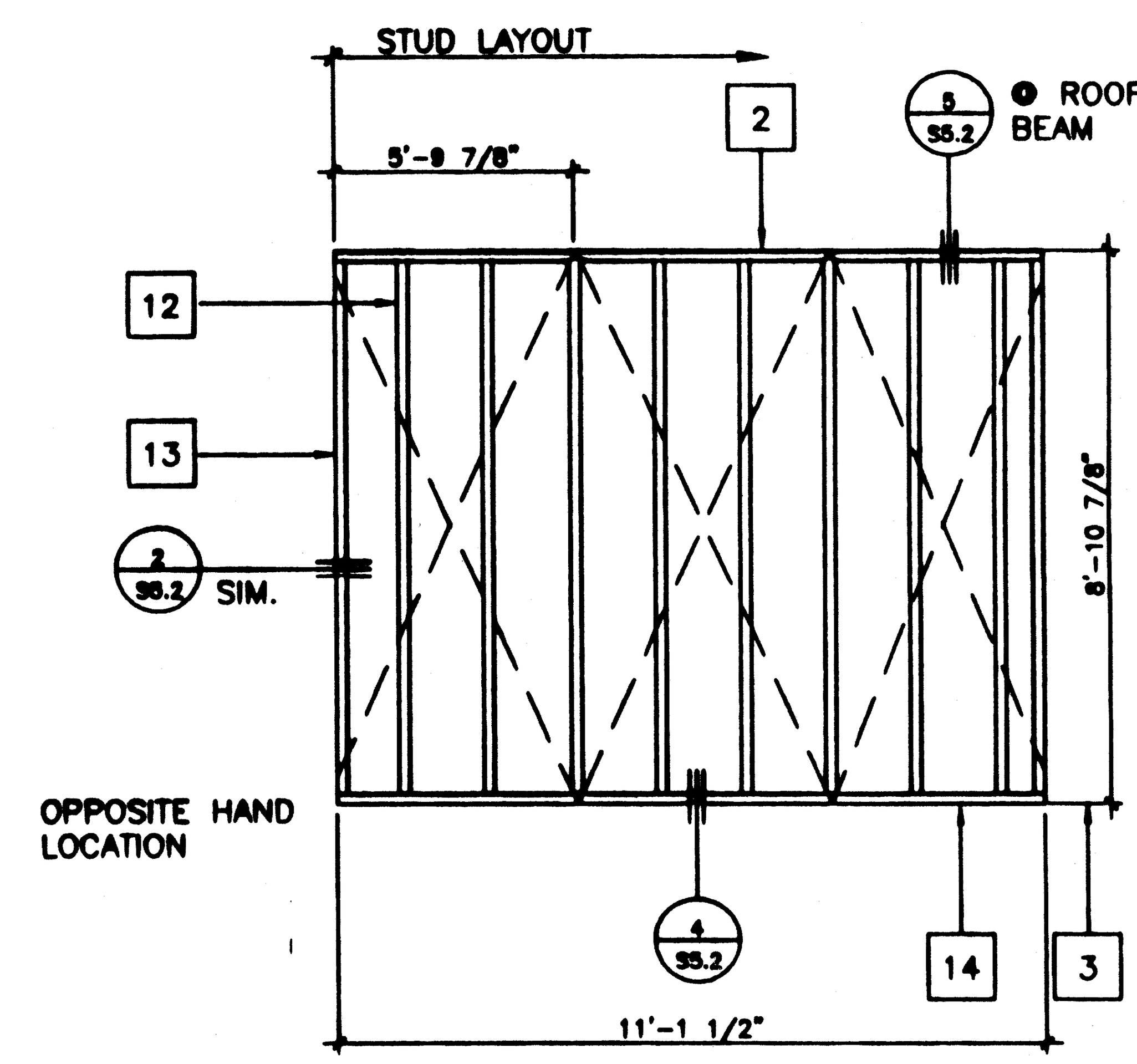
B
B1 OPPOSITE HAND



C
C1 OPPOSITE HAND



D
D1 OPPOSITE HAND



E

SCALE 3/8"=1'

KEY NOTES

1	4 X 4 POST
2	2X4 TOP PLATE
3	FINISH FLOOR
4	2X4 FULL HGT. KING STUDS AND 2X4 TRIMMER (SEE SCHEDULE FOR QUANITY SHT S5.1)
5	2x6 LET IN FOR AC SUPPORT. SEE 15/A6.0
6	HEADER (SEE SCHEDULE)
7	TYPICAL DUPLEX WALL RECEPTICAL. FOR SPECIFIC LOCATION SEE (EL)
8	WINDOW SILL PLATE (SEE SCHEDULE)
9	A 34 CLIPS @ HEADER & SILL TO FULL HGT. STUDS AND FULL HGT. STUDS TO TOP AND BOTTOM PLATES
10	REQUIRED OPENING FOR A 3068 DOOR (SEE DETAIL 7/S5.1)
11	REQUIRED OPENING FOR A 8040 WINDOW (SEE DETAIL 6/S5.1)
12	2X4 STUD @ 16" O.C. TYPICAL
13	2X4 NAILER TYPICAL @ EACH END
14	2X4 SILL PLATE
15	FRAME FOR ELECTRICAL PANEL
16	THERMOSTAT LOCATION 4S BOX
17	FULL HGT. STUDS AND 1-2X4 TRIMMER (SEE WINDOW SCHEDULE FOR JAMB STUDS REQUIRED SHT. S5.1)
18	CLOCK OUTLET (EL)
19	"J" BOX FOR EXTERIOR LIGHT FIXTURE (TO EXTERIOR) (EL)
20	'J' BOX FOR FIRE HORN (TO EXTERIOR) (EL)
21	'J' BOX FOR FIRE PULL STATION (TO INTERIOR) (EL)
22	LIGHT SWITCH BOX (EL)

NOTES

IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

STKP-37

REVISED

REVISIONS

Electrical Engineer's Seal | Mechanical Engineer's Seal | Structural Engineer's Seal | Architects Seal

LICENSE EXPIRES 6-30-2000

LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2998 REN. 9-30-99 STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES
PC-266
AC FLS SS
DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

drawn by: / date: / checked by: / date: / Modtech project no.: 2765 2852 2854 2900 2818

MODTECH Index No.

WALL FRAMING

S5.0

FILE # P266 S5.0

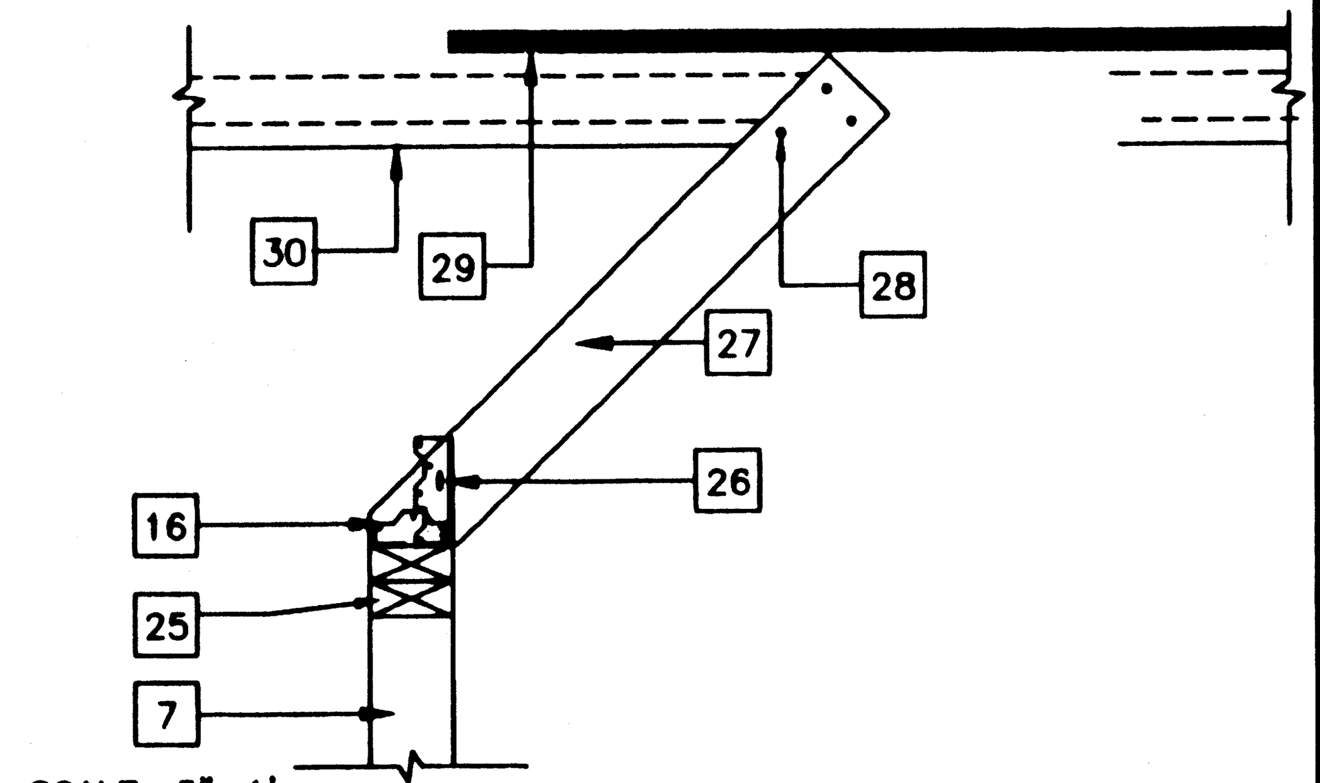
PROJECT NO. 2900

PC-266

NAILING SHEDULE

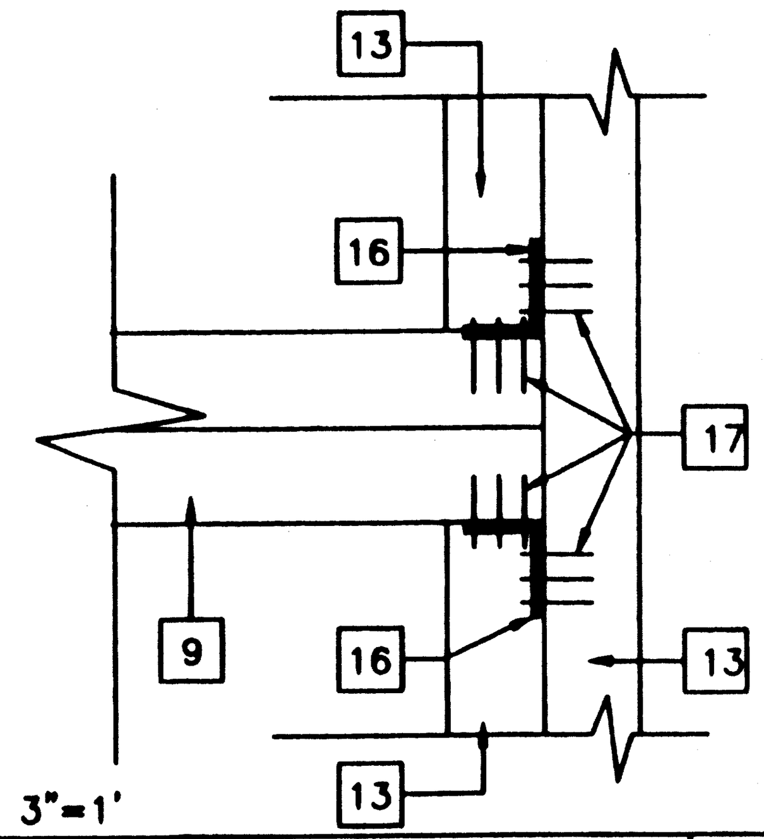
CONNECTION	NAILING [1]
1. JOST TO SILL OR GIRDER,TOENAIL	3-8d
2. BRIDGING TO JOIST, TOENAIL END END	2-8d
3. 1" X 6" (25 mm X 152mm) SUBFLOOR OR LESS TO EACH JOIST, FACE NAIL	2-78d
4. WIDER THAN 1" X 6" (25 mm X 152 mm) SUBFLOOR TO EACH JOIST, FACE NAIL	3-8d
5. 2" (51MM) SUBFLOOR TO LOIST OR GRINDER, BLIND AND FACE NAIL	2-16d
6. SOLE PLATE TO JOIST OR BLOCKING, TYPICAL FACE NAIL	16d at 16" (406mm) o.c.
SOLE PLATETO JOIST OR BLOCKING, AT BRACED WALL PENELS	3-16d per 16" (406mm)
7. TOP PLATE TO STUD, END NAIL	2-16d
8. STUD TO SOLE PLATE	4-8d, toenail or 2-16d, end nail
9. DOUBLE STUDS, FACE NAIL	16d at 24" (610mm) o.c.
10. DUOBLE TOP PLATES, TYPICAL FACE NAIL	16d at 16" (406mm) o.c.
DOUBLE TOP PLATES, LAP SPLICE.	8-16d
11. BLOCKING BETEEN JOISTS OR RAFTERS TO TOP PLATE, TOENAIL.	3-8d
12. RIM JOIST TO TOP PLATE, TOENAIL.	8d at 6" (152mm) o.c.
13. TOP PLATES, LAP AND INTERSECTIONS, FACE NAIL.	2-16d
14. CONTINUOUS HEADER. TWO PIECES.	16d at 16" (406mm) o.c. along each edge
15. CEILING JOIST TO PLATE, TOENAIL.	3-8d
16. CONTINUOUS HEADER TO STUD, TOENAIL.	4-8d
17. CEILING JOISTS, LAP OVER PARTITIONS, FACE NAIL.	3-16d
18. CEILING JOIST TO PARALLEL RAFTERS, FACE NAIL.	3-16d
19. RAFTER TO PLATE, TOENAIL.	3-8d
20. 1" (25 mm) BRACE TO EACH STUD AND PLATE, FACE NAIL.	2-8d
21. 1" X 8" (25 mm X 203 mm) SHEATHING OR LESS TO AECH BEARING, FACE NAIL.	2-8d
22. WIDER THAN 1" X 8" (25mm X 203mm) SHEATHING TO EACH BEARING, FACE NAIL	3-8d
23. BUILT-UP CORNER STUDS	16d at 24" (610mm) o.c.
24. BUILT-UP GIRDER AND BEAMS. BOTTOM AND STAGGERED 2-20d AT ENDS AND AT EACH SPLICE.	20d AT 32" (813 mm) O.C. O.C. AT TOP AND BOTTOM AND STAGGERED 2-20d AT ENDS AND AT EACH SPLICE.
25. 2" (51mm) PLANKS	
26. WOOD STRUCTURAL PANELS AND PARTICLEBOARD: [2] SUBFLOOR, ROOF AND WALL SHEATHING (TO FRAMING): (1 INCH=25.4mm)	
1/2" AND LESS	6d[3]
19/32" - 3/4"	8d[4] OR 6d[5]
7/8" - 1"	8d[3]
1 1/8" - 1 1/4"	10[4] OR 8d[5]
COMBINATION SUBFLOOR-UNDERLAYMENT (TO FRAMING): (1 INCH=25.4mm)	
3/4" AND LESS	6d[5]
7/8" - 1"	8d[5]
1 1/8" - 1 1/4"	10d[4] OR 8d[5]
27. PANEL SIDING (TO FRAMING):	
1/2" (13 mm) OR LESS	6d[6]
5/8" (16 mm)	8d[6]
28. FIBERBOARD SHEATHING	
1/2" (13 mm)	NO. 11 GA.[8] 6d[4] NO. 16 GA.[9]
25/32" (20 mm)	NO 11 GA.[8] 8d[4] NO.16 GA.[9]
29. INTER PANELING	
1/4" (6.4 mm)	4d [10]
3/8" (9.5 mm)	6d [11]

NOTE: All nail shall be box nails unless otherwise noted.



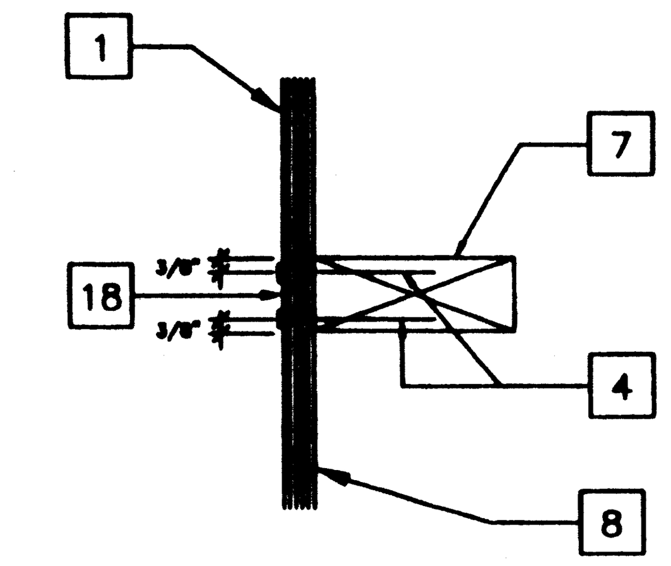
SCALE: 3"=1'

PERPENDICULAR PARTITION CONNECTION 9



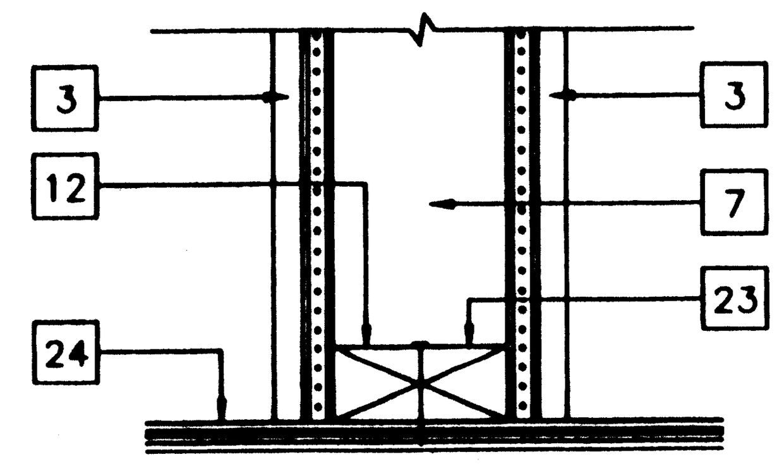
SCALE: 3"=1'

WINDOW SILL AT JAMB 5



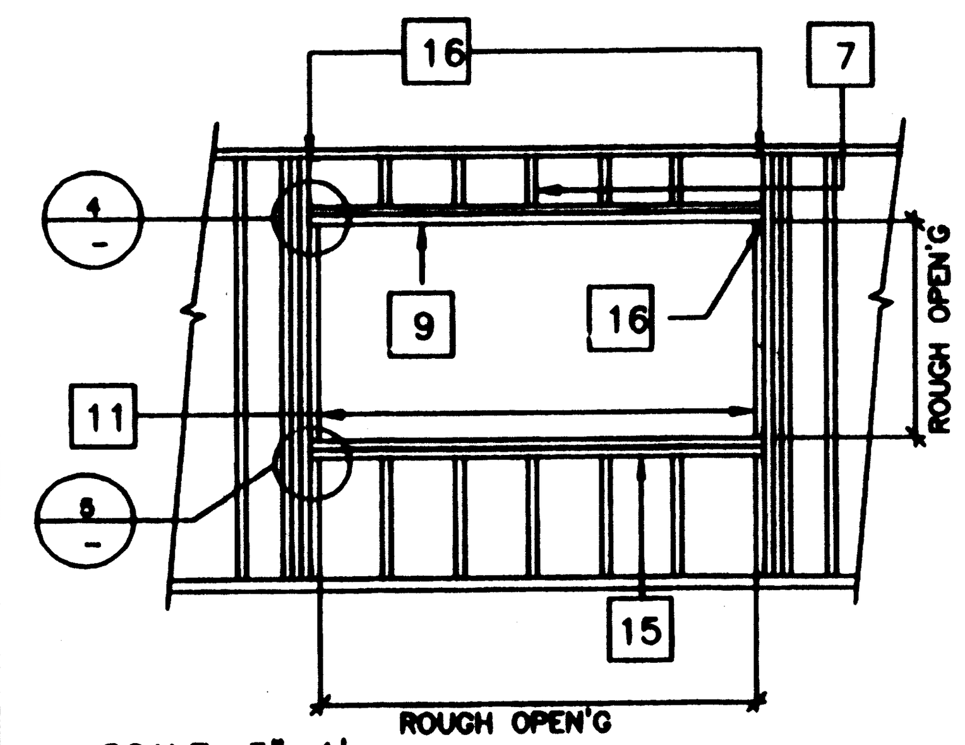
SCALE: 3"=1'

DETAIL AT VERT. PLYWOOD EDGES 1



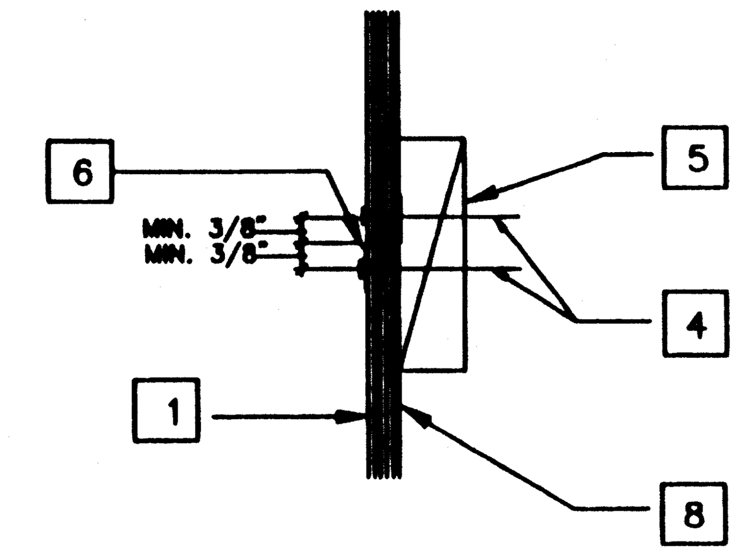
SCALE: 3"=1'

INT. PARTITION CONN AT FLOOR 10



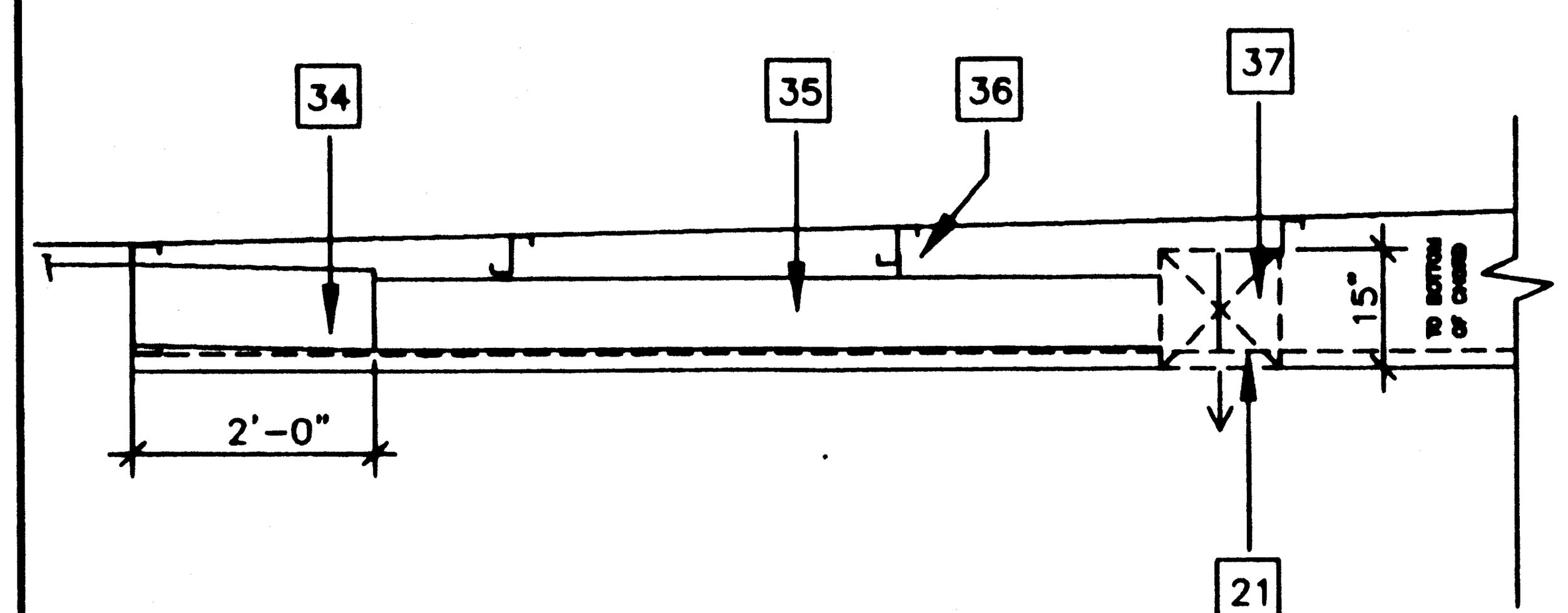
SCALE: 3"=1'

TYP. WINDOW FRAMING 6



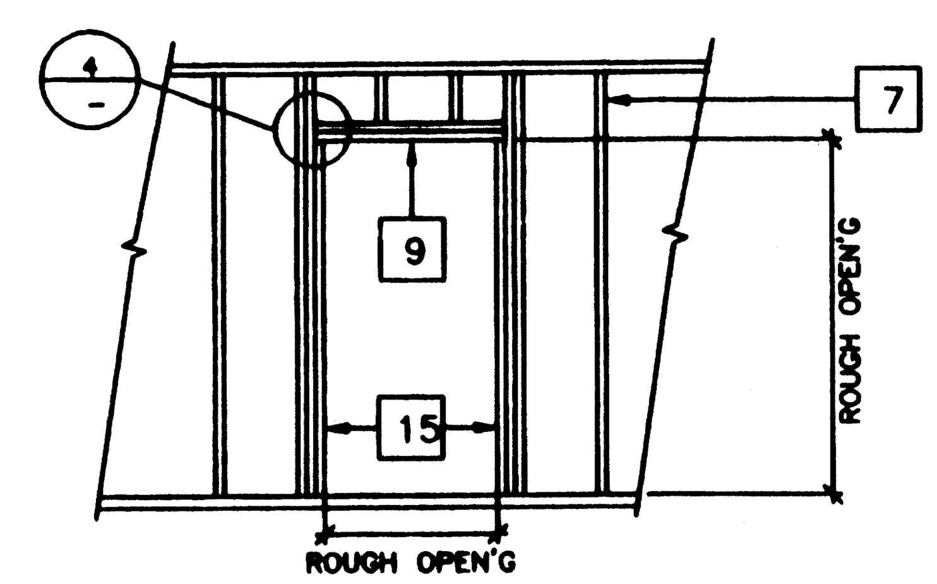
SCALE: 3"=1'

DETAIL AT HORIZ. PLYWOOD JOISTS 2



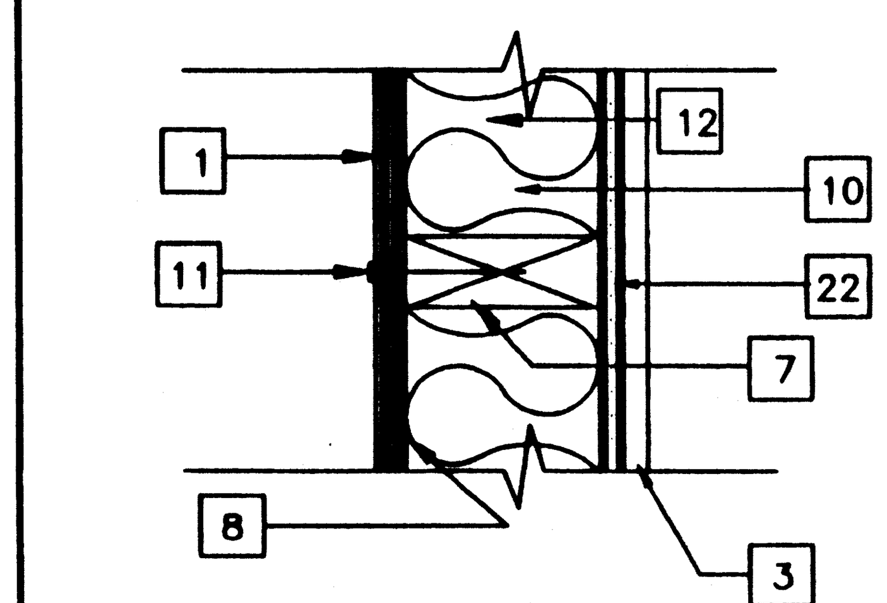
SCALE: 1/2=1'

SECTION: HVAC IN ROOF 11



SCALE: 3"=1'

TYP. DOOR FRAMING 7



SCALE: 3"=1'

SECTION AT STUD 3

KEY NOTES

2	EXTERIOR PLYWOOD SIDING - SHEATHING NAIL W/GALV. BOX NAILS -8d @ 6" O.C. EDGES, 8d @ 12" O.C. IN FIELD
2	GYP. BOARD
3	TYP. INTERIOR FINISH-SEE FINISH SCHEDULE
4	E.N.
5	2X4 BLK'G
6	"Z" FLASHING
7	2X4 @ 16" O.C.
8	WATERPROOF MEMBRANE
9	HEADER SEE SCHEDULE 12/S5.1
10	INSULATION SEE SPECIFICATIONS
11	8d ELECTRO GALV. 12" O.C.FN.
12	2X4 SILL PLATE (BELOW)
13	FULL HEIGHT STUDS AND 1-2X4 TRIMMER (SEE WINDOW SCHEDULE FOR JAMB STUDS REQ'D)
14	NOT USED
15	SILL PLATE (SEE SCHEDULE)
16	A 34 CLIPS @ HEADER AND SILL TO FULL HEIGHT STUDS AND FULL HEIGHT STUDS TO TOP AND BOTTOM PLATES
17	9GA. 8d 1 1/2" NAILS
18	LAP JOINT
19	NOT USED
20	16D @ 16" O.C.
21	ROOF CHANNEL
22	ATTACH GYP. BD. TO STUDS W/6d COOLERS @ 6" O.C.
23	2X4 BOTTOM PLATE W/16d @ 16" O.C.
24	PLYWOOD FLOOR
25	2X4 DBL TOP PLATE
26	SIMPSON A35 W/8d X 2 1/2"
27	2X4 BRACE @ 8'-0" O.C. MAX. @ MAX 45'
28	#12 X 2 TYPE A HEX HEAD SCREWS W/WASHERS (TYP. FOR 3)
29	PLYWOOD SHEATHING
30	ROOF PURLIN
31	ATTACH 12GA. BRACE WIRES TO EYE LAG SCREWS AND TO ROOF PURLINS @8'-0" O.C. ENDS TO HAVE 4 TIGHT WRAPS IN 1-1/2"
32	1/4# 2-1/2" EYE LAG SCREW @8'-0" O.C. (Z " EMBEDMENT)
33	ATTACH PER ROOF FRAMING PLAN (TYP.)
34	PLENUM
35	DUCTWORK
36	ROOF PURLIN
37	TRANSFER BOX

IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

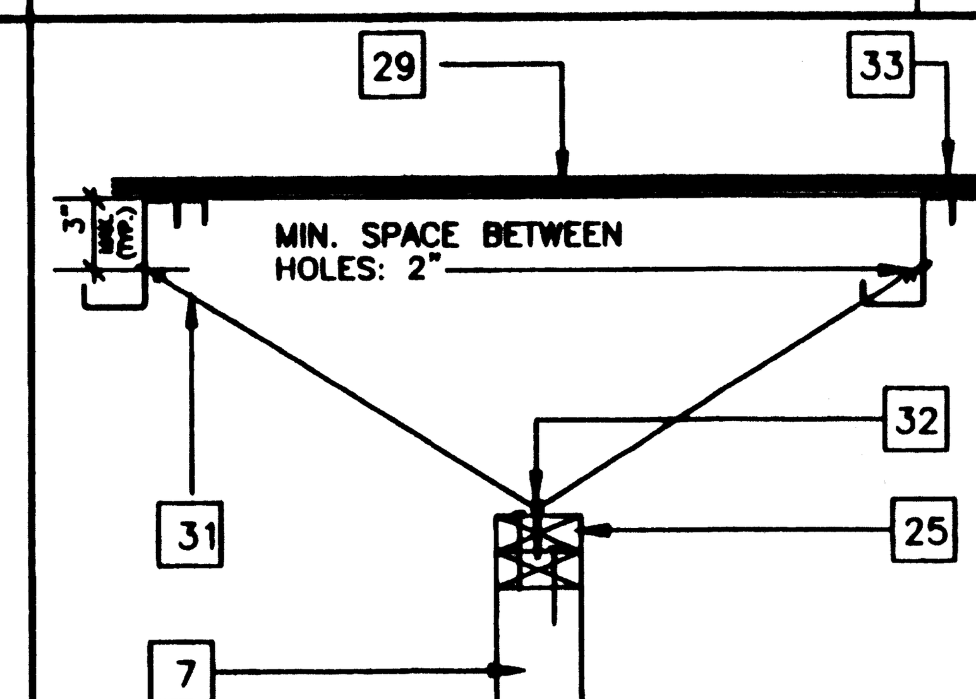
FILE # P266S51.DWG

OPENING SCHEDULE

OPENING	HDR.	SILL	JAMB	ROUGH OPENING HEIGHT	ROUGH OPENING WIDTH
3068	(2) 2X4	(2) 2X4	(2) 2X4	81 1/4"	38"
8040	(3) 2X4	(2) 2X4	(4) 2X4	48 1/8"	96 1/8"

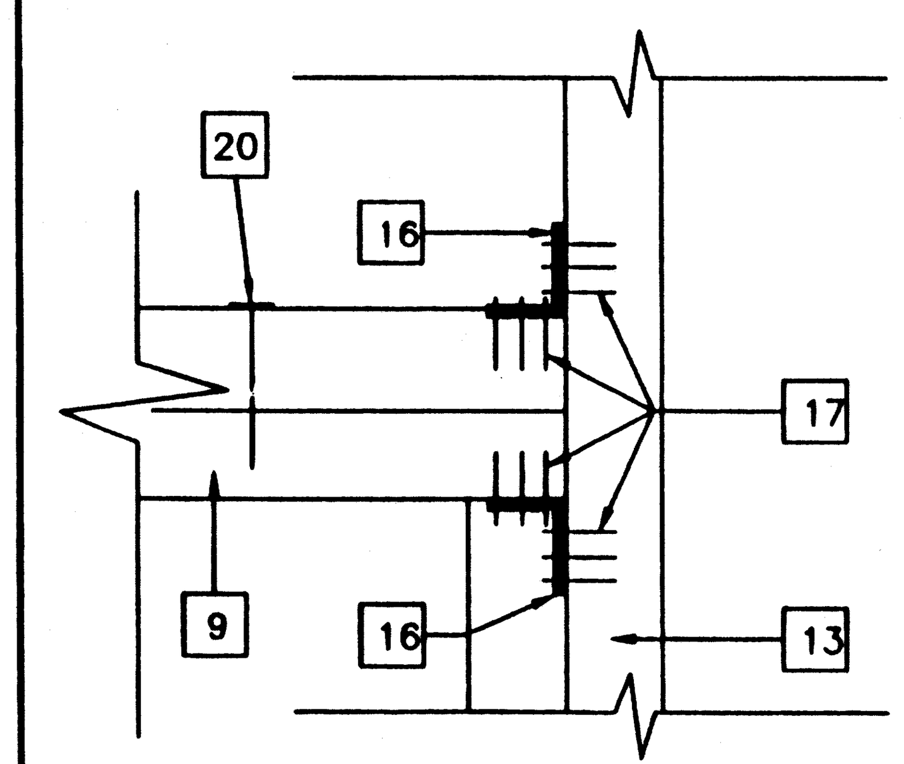
ALTERNATE: METAL STUD 24 HDS350 IN LIEU OF 2X4 WD. STUDS

ROUGH OPENING SCHEDULE REVISED 12



SCALE: 1-1/2"=1'

DETAIL PARALLEL PARTITION CONN. 8



SCALE: 3"=1'

HEADER DETAIL 4

STKP-37

PROJECT NO.

REVISIONS		
1		
2		
3		
4		
5		

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

LICENSE EXPIRES 6-30-2003

Architects Seal

LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2956 REN. 9-30-97 STATE OF CALIFORNIA

Division of the State Architect

IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES

PC-266

AC FLS SS
DATE JUN 2 5 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

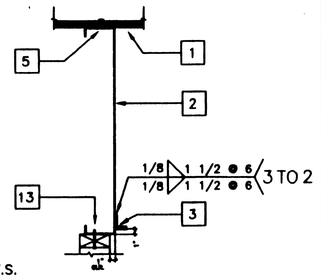
drawn by:
date:
checked by:
date:
Modtech project no: 2765 2852 2864 2900 2818

MODTECH Index No.

FRAMING DETAILS

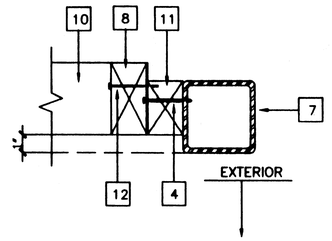
S5.1

PC-266 2900



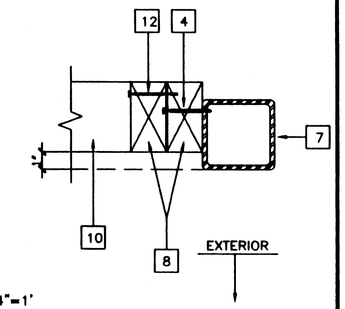
SCALE: N.T.S.

17 | END WALL AT ROOF | 9



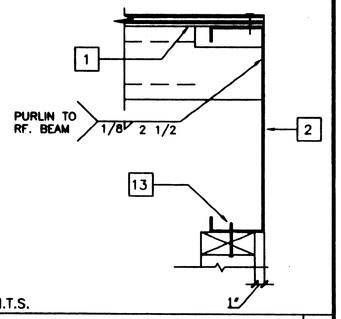
SCALE:3"=1'

1 | COLUMN AT END WALL.



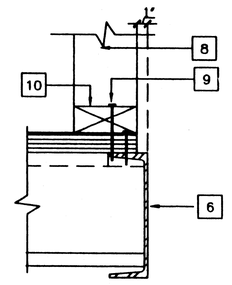
SCALE:4"=1'

18 | COLUMN AT SIDE WALL | 10 | 6 | 2



SCALE: N.T.S.

19 | ROOF PURLIN AT ROOF BEAM | 11 | 7 | 3



SCALE: 3"=1'

20 | WALL SILL AT FLOOR | 16 | REVISED | 12 | 8 | 4

KEY NOTES

1. PLYWOOD ROOF SHEATING
2. [10GA.X HEADER TYPICAL.
3. 1 1/2 X 1 1/2 X 16GA. ∠
4. #10 S.T.S.M.S @24" O.C. OR 0.145ø SHOT PIN AT 24" O.C.
5. E.N. PLYWOOD TO ROOF BEAM. (SEE STRUCTURAL)
6. FLOOR BEAM (SEE STRUCTURAL)
7. TUBE STEEL COLUMN.
8. 2X4 STUD @ 16" O.C. TYP.
9. 16d BOX NAILS @ 8" O.C.
10. 2X4 SILL PLATE.
11. 2X TRIMMER @ CORNER.
12. 16d @ 24"O.C.
13. #10 S.T.S.M.S @ 16"O.C. OR AEROSMITH AKN 144.0175 DRIVE PIN.

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC SSC
DATE OCT 10 1996

FILE # P266 552.DWG

REVISIONS

1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

LICENSE EXPIRES OCT. 31, 2000

Architects Seal

LICENSED ARCHITECT
GEORGE C. EDWARDS
No. C 2956
REN. 9-30-98
STATE OF CALIFORNIA

Division of the State Architect

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC FLS SS
DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

STKP-37

PROJECT NO. 2900

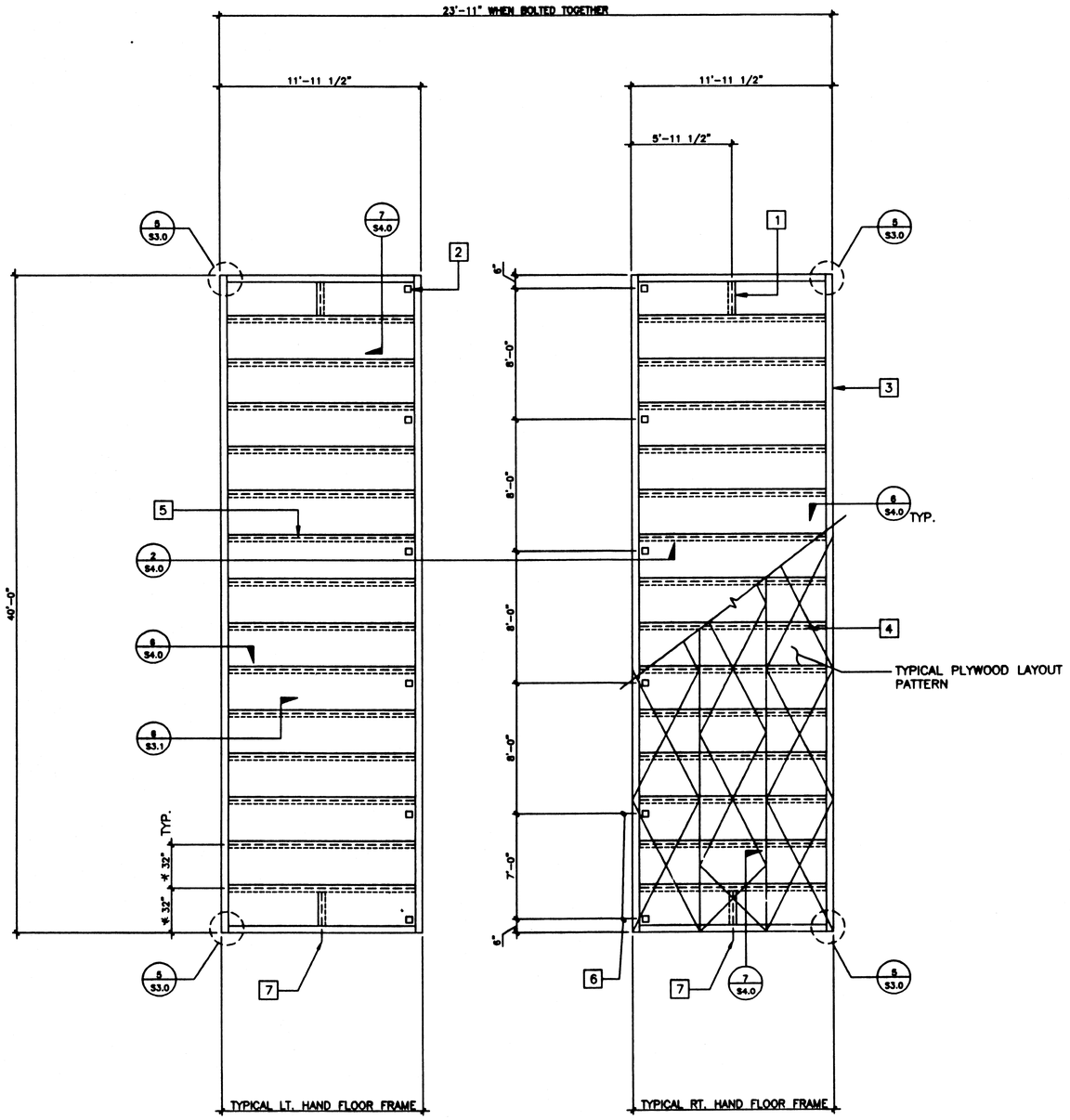
drawn by:	2765
date:	2852
checked by:	2954
date:	2900
Modtech project no:	2918

MODTECH Index No.

WALL FRAMING DETAILS

S5.2

PC-266 2900



* SEE FLOOR JOIST TABLE FOR APPROPRIATE SPACING PER JOB.

FLOOR JOIST TABLE

LIVE LOAD	6 3/8"X2 1/2" 12GA
50 P.S.F. W/ 20 P.S.F. PARTITIONS	32" O.C.
~~SHOP USE CONDITION~~	~~16" O.C.~~

KEY NOTES

1. C 6 3/8 X 2 1/2 X 12GA. BLOCKING AT MIDSPAN OF FLOOR HDR. TYPICAL
2. 5" ø HAND HOLES AT BOLT BM TO BM (12 PLACES)
3. C 7X9.8 PERIMETER CHANNEL (TYPICAL)
4. PLYWOOD FLOOR SHEATHING: APA PS 1-83 1 1/8" THICK, STURD-I-FLOOR W/48" O.C. SPAN RATING. ATTACHED W/#10 X 1 3/4" SELF-TAPPING FLAT HEAD SCREWS AT 6" O.C. TO PERIMETER FRAME, AEROSMITH AKN 144.0175 DRIVE PINS AT 6" O.C. SUPPORTED EDGES AND 6" O.C. FIELD TO JOIST. (TYPICAL)
5. 6 3/8 X 2 1/2 X 12GA. FLOOR PURLIN @ 32" O.C.
6. TYPICAL BOLT HOLE LOCATION (SEE FOUNDATION DETAILS)
7. 11/16" ø HOLE @ MID-DEPTH FOR HANDLING

NOTES

1. FOR CONCRETE FOUNDATIONS SEE SHT. FA1.0 FOR LOCATION OF FLOOR FRAME FOUNDATION ANCHOR PLATES. SEE DETAIL 15/S3.1

FILE # P266 SA10.DWG

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

END MODULES FRAMING PLAN

SCALE 1/4"=1'-0"

FLOOR LIVE LOAD - 50 PSF + 20 PSF PARTITION

REVISED

STKP-37 5/20/98

PROJECT NO.

REVISIONS			
1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal — LICENSE EXPIRES 6-30-2000

Architects Seal — LICENSED ARCHITECT GEORGE C. EDWARDS No. C-2956 REN. 9-30-99 STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC. FLS. SS.
DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 4012-083

drawn by: 2765
date:
checked by: 2652
date: 2854
Modtech project no: 2900
2818

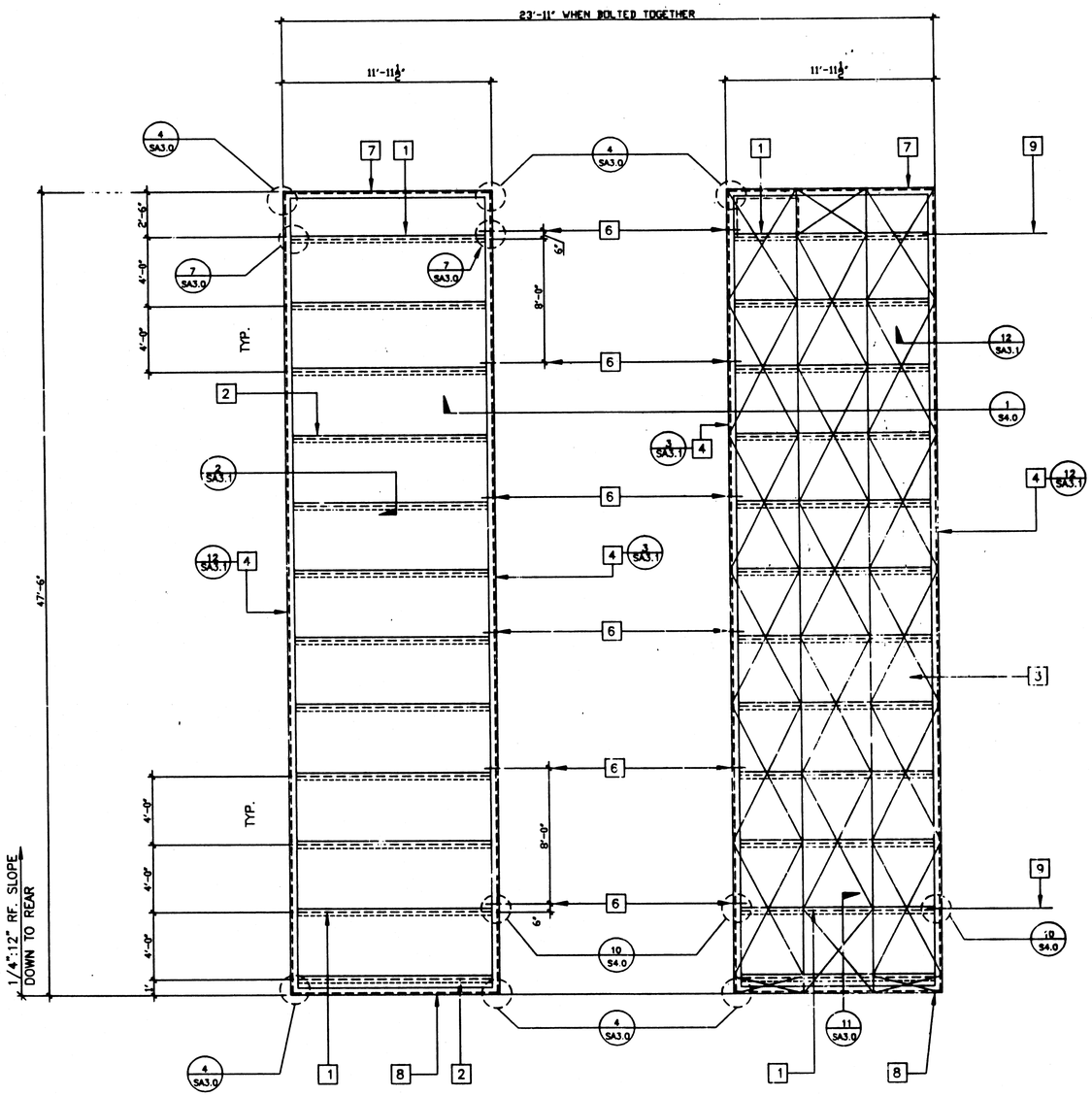
MODTECH Index No.

FLOOR FRAMING PLAN

SA1.0

PC-266

REAR



LT HAND FRAME

RT HAND FRAME

FRONT

REVISED

KEY NOTES

1. C 14 X 12GA. ☐ HEADER
2. ☐ 4 X 3 X 12 GA.
3. PLYWOOD ROOF SHEETING 3/4" CD EXPOSURE 1 P.I.I 48/24 PSI-83 PLYCLIPS AT 16" O.C. LONG EDGES. #10-1-1/4" SELF TAPPING FLAT HEAD SCREWS AT 6" O.C TO PERIMETER FRAME. AEROSMITH AKN 144.0175 DRIVE PINS AT 6" O.C. AT SUPPORTED EDGES AND 6" O.C. FIELD TO PURLINS. PLYWOOD PATTERN SHOWN IS TYPICAL THRU OUT. *(ALTERNATE: USE AEROSMITH AKN 144.0175 DRIVE PINS AT 6" O.C. PERIMETER)
4. TAPERED ROOF BEAM 10GA. ☐ SEE 7/S3.1
5. NOT USED
6. 11/16ø DRILL SEE DETAIL 1/S4.0
7. ☐ 13 3/8"X14GA. FACIA @ 2' OVERHANG
8. ☐ 10" X 12 GA. ROOF FASCIA @ 5' OVERHANG
9. E.N. THIS LINE
10. 8"x3 1/2" x 14 GA. ROOF OVERHANG BEAM

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

MONO ROOF FRAMING PLAN

SCALE 1/4"=1'-0"

STKP-37M

REVISIONS	Electrical Engineer's Seal	Mechanical Engineer's Seal	Structural Engineer's Seal	Architects Seal	Division of the State Architect
1			LICENSE EXPIRES 6-30-2000	LICENSED ARCHITECT GEORGE G. [illegible] No. C 2956 REN. 9-30-99 STATE OF CALIFORNIA	IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES PC-266 AC FLS SS DATE JUN 25

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FA (909) 940-0427

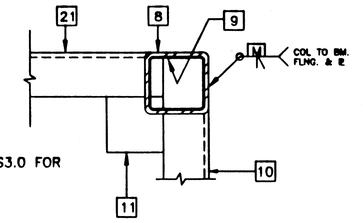
PROJECT NUMBER: 2900 4012-083

drawn by: 2765 date: 2900
checked by: date: 2918
Modtech project no.:
MODTECH Index No.

ROOF FRAMING PLAN

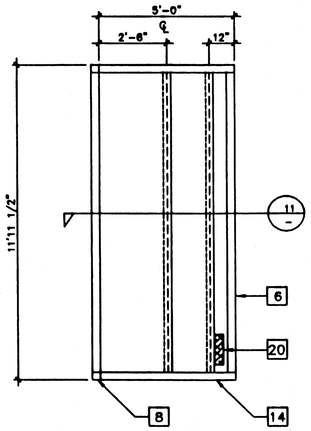
SA2.0

FILE # 2900 DRAWING



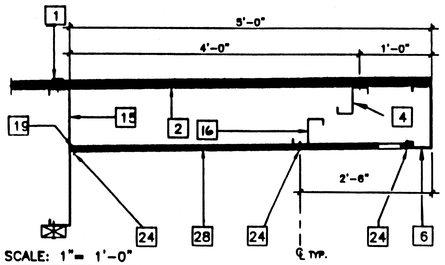
SCALE: 3"=1'

COLUMN AT FLOOR | 9



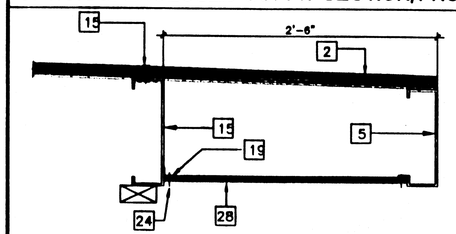
SCALE: 3/8"= 1'-0"

ENCLOSED SOFFIT PLAN - (OPTIONAL) | 10



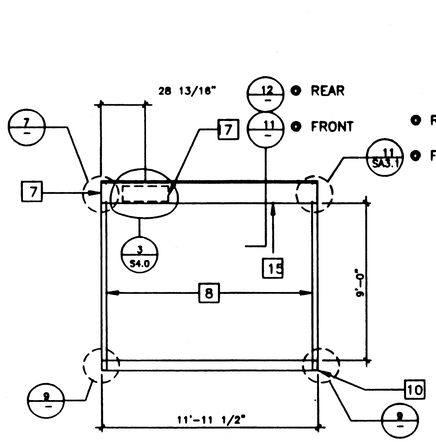
SCALE: 1"= 1'-0"

OPTIONAL ENCLOSED SOFFIT SECTION/FRONT

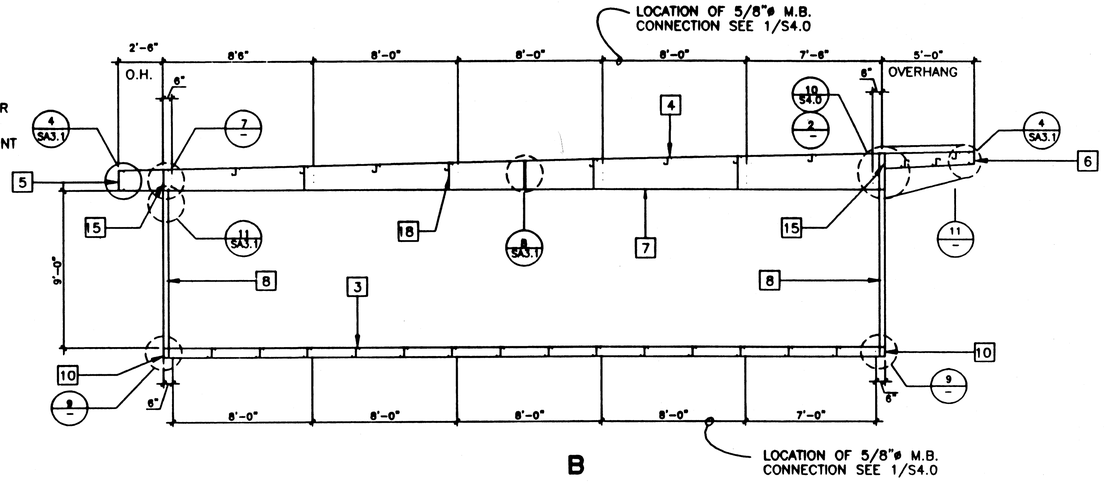


SCALE:1 1/2" = 1'-0"

OPTIONAL ENCLOSED SOFFIT SECTION/REAR | 11



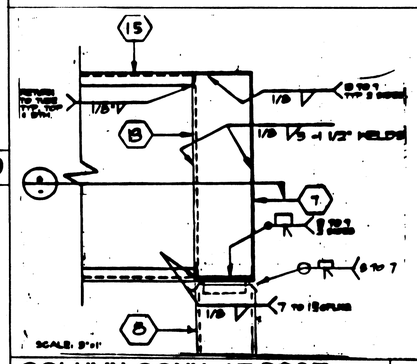
A
SECTION AT ENDWALL



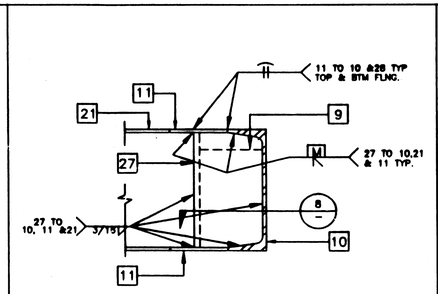
B
SECTION AT SIDEWALL

KEY NOTES

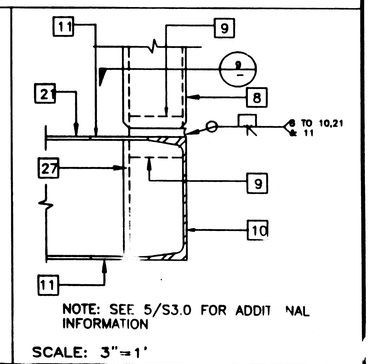
1. EN ⊙ PLYWOOD EDGES
2. PLYWOOD ROOF SHEATHING
3. 6 3/8"X2 1/2"X12GA. FLR. JOIST 6/S3.1
4. 6 X 2 1/2"X 14 GA. ROOF PERLIN 16/S3.1 FOT ALT. ROOF PERLIN SEE 2/S3.1
5. [13 3/8"X3 1/2"X14GA. FASCIA 4/S3.1
6. [8" X 2" X 14 GA. FASCIA 4/S3.1
7. 10 GA. TAPERED ROOF BEAM 13 3/8" TO 24" SEE 12/S3.1 REFER TO RF. FRAMING PLAN
8. 3 1/2"X3 1/2"X1/4" COLUMN
9. BACK-UP PLATE MIN. 10 GA.
10. [7X9.8 FLOOR CHANNEL
11. 3 1/2"X3 1/2"X1/4" STEEL PLATE WELDED FLUSH TO TOP AND BOTTOM OF CHANNEL FLANGES
12. NOT USED
13. SECTION OF 3 1/2"X3 1/2"X1/4" TUBE STEEL COPE TO FIT ROOF BEAM
14. NOT USED
15. [24" X3 1/2" X12 GA.HEADED FRONT [14"X3 1/2"X12GA. HEADER REAR (SEE 1/S3.1 TYP. 2)
16. "Z" STIFFENER @ SOFFIT CLOSURE.
17. LOCATION OF HVAC
18. 1/4" FULL DEPTH STIFFNER PLATE AT 8'-0" O.C. U.N.O. ALIGN WITH PURLIN
19. 1/2"X 1 1/2"X 14 GA.< TACK WELD IN PLANT
20. SCREENED VENT OPENING (4"X14")
21. [7X9.8 FLOOR HEADER
22. NOT USED
23. NOT USED
24. #10 STSMS ⊙ 6" O.C. TYP. ⊙ EN & 12" O.C F.N. (ALT. AEROSMITH AKN 144.0175 DRIVE PIN)
25. NOT USED
26. NOT USED
27. 3 1/2"X3 1/2"X1/4" ANGLE IRON CUT TO FIT FLOOR BEAM
28. SOFFIT PLYWOOD (OPTIONAL)



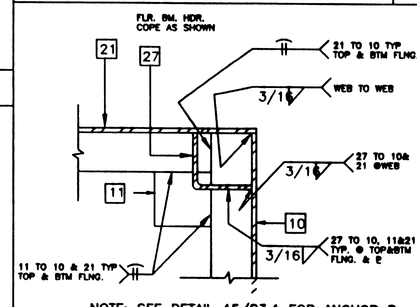
COLUMN CONN. AT ROOF | 7



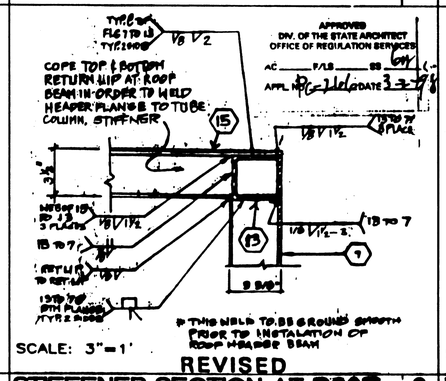
COLUMN CONN. AT FLOOR | 5



COLUMN CONN. AT FLOOR | 1

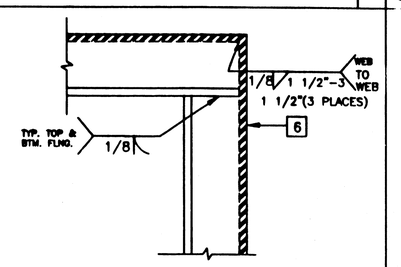


STIFFENER SECTION AT FLOOR | 8



REVISED

STIFFENER SECTION AT ROOF | 6



SCALE: 3"=1'

PLAN AT ROOF OVERHANG | 4

| 3

| 2

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

(MONO SLOPE) STKP-37M

REVISIONS			
1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal
LICENSE EXPIRES 6-30-2000

Architects Seal
LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2956 REN. 9-30-98 STATE OF CALIFORNIA

Division of the State Architect
IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC P/S SS
DATE JUN 05 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

drawn by: 2765 date: 2900
checked by: date: 2818
Modtech project no:
MODTECH Index No.

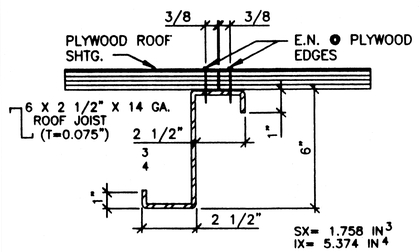
STRUCTURAL ELEVATIONS/DETAILS

SA3.0

PROJECT NO. 2900

PC-266

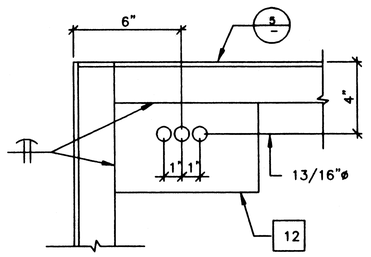
FILE # P266 SA30.DWG



SCALE: 3"=1'

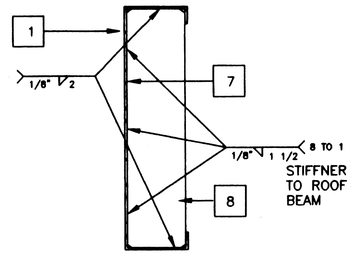
SEE 2/SA3.1

ROOF PURLIN | 16



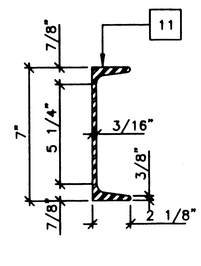
SCALE: 3"=1'

ANCHOR PLATE AT CONC. FOUND. | 12



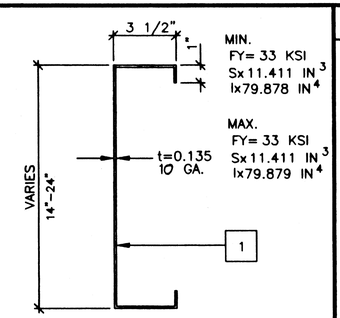
SCALE: 3"=1'

BEAM SPLICE W/STIFFENER | 9



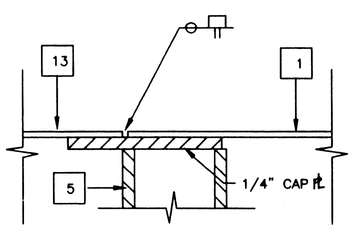
SCALE: 3"=1'

FLOOR BEAM C7X9.8 | 5



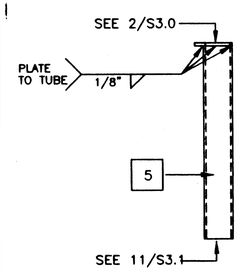
SCALE: 3"=1'

TAPERED ROOF BEAM | 1

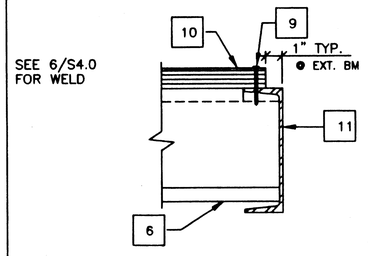


SCALE: NTS

TUBE STEEL SUPPORT AT FRONT HEADER | 13

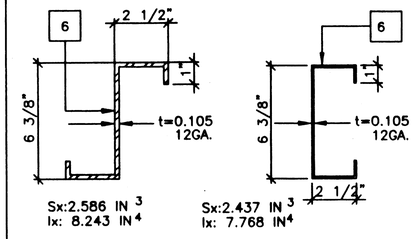


SCALE: NTS



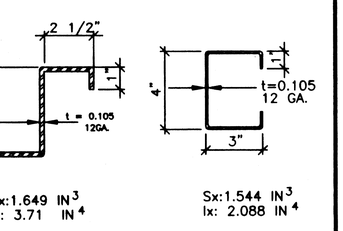
SCALE: 3"=1'

FLOOR ● FLOOR BEAM | 10



SCALE: 3"=1'

FLOOR JOIST | 6

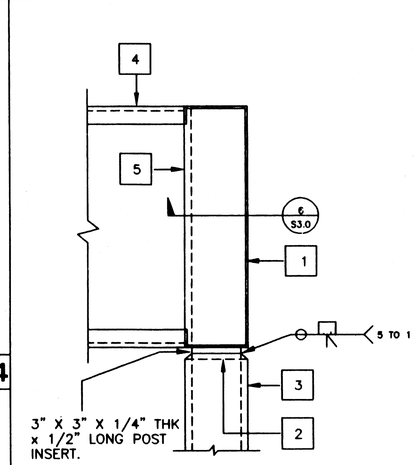


SCALE: 3"-1'

ALT. ROOF PURLIN | 2

SCALE: NTS

COLUMN CAP PLATE (SECTION) | 14

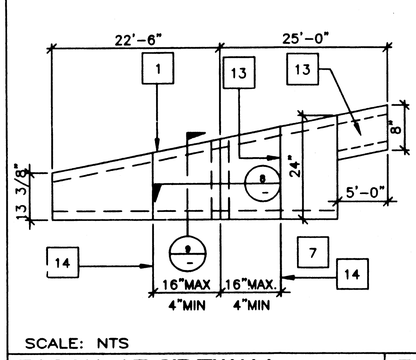


NOTE: SEE DETAIL 7/S3.0 FOR MORE INFORMATION

SCALE: 3"=1'

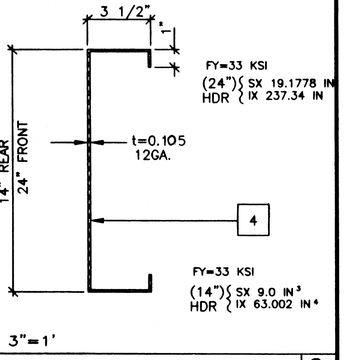
REVISED

COLUMN CONN AT ROOF | 11



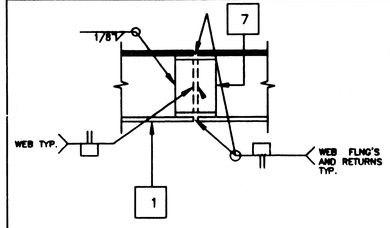
SCALE: NTS

BEAM SPLICE | 8



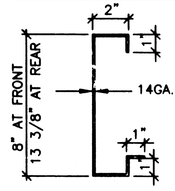
SCALE: 3"=1'

FASCIA | 4



SCALE: 3"=1'

FASCIA AT SIDEWALL | 7



SCALE: N.T.S.

ROOF HEADER | 3

KEY NOTES

1	[10 GA. TAPERED ROOF BEAM (SEE STRUC.) 33 KSI MATERIAL
2	BACK-UP PLATE MIN. 10 GA.
3	3 1/2"X3 1/2"X1/4" COLUMN
4	[10GA.X 24" HEADER SEE 1/S3.1
5	SECTION OF 3 1/2"X3 1/2"X1/4" TUBE STEEL COPE TO FIT ROOF BEAM
6	6 3/8"X2 1/2"X12GA. FLOOR JOIST
7	10GA. BENT PLATE BACK-UP
8	1/4" STIFFENER
9	#10 S.T.S.M.S ● 6" O.C. (SEE S1.0)
10	PLYWOOD FLOOR SHEATHING
11	FLOOR BEAM (SEE STRUCTURAL) SEE 5/S3.1
12	5"X8"X1/4" IP
13	ROOF OVERHANG BEAM 8"x3 1/2" x4 GA.
14	ADDITIONAL SPLICE LOCATION (OPTIONAL)

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

(MONO SLOPE) STKP-37M

REVISIONS			
1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal

LICENSE EXPIRES 6-30-2000

Architects Seal

LICENSED ARCHITECT GEORGE C. EDWARDS No. C 2356 REN. 9-30-99 STATE OF CALIFORNIA

Division of the State Architect

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC-266
AC FLS SS
DATE JUN 25 1997

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

drawn by:
date:
checked by:
date:
Modtech project no: 2765

PROJECT NO. 2900 2818

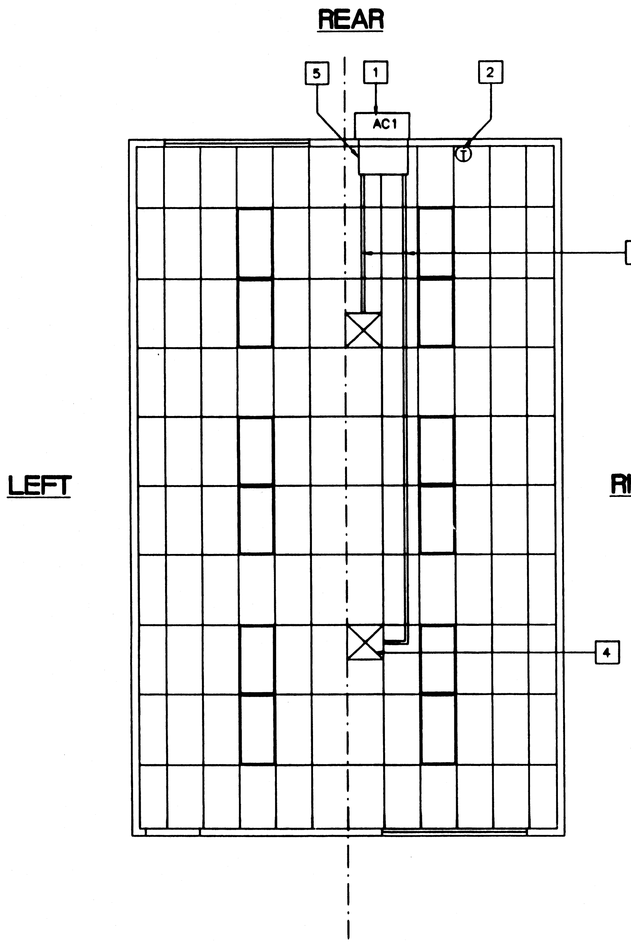
MODTECH Index No.

STRUCTURAL DETAILS

SA3.1

PC-266 2900

FILE # P266 SA31.DWG



KEY NOTES

1. AC1: WALL MOUNT 3.5 TON HEAT PUMP. NOMINAL 42,500 BTUH COOL / 42,500 BTUH HEAT W/5kw HEATER. OLA AND CALIFORNIA STATE ENERGY APPROVED. 208 / 230V, 1 PHASE, MAX FLA 24.1 AMPS. WEIGHT 510 LBS.
2. Ⓣ THERMOSTAT–WHITE ROGERS 1F92 +45' A.F.F.
3. 12" FLEX DUCT
4. ☒ 15 x 15 4W SUPPLY AIR GRILLE
5. 10" X 30" X 2' PLENUM (SEE SPECS.)

NOTES

1. INSULATION APPLIED TO EXTERIOR SURFACE OF DUCTS LOCATED IN BLDGS SHALL HAVE A FLAME SPREAD OF NOT MORE THAN 25 & A SMOKE–DENSITY NOT EXCEEDING 50 WHEN TESTED AS A COMPOSITE INSTALLATION. INCLUDING INSULATION, FACING MATERIALS, TAPES & ADHESIVES AS NORMALLY APPLIED. ~~EXCEPTION: INSULATION HAVING A FLAME SPREAD INDEX NOT EXCEEDING 50 & A SMOKE DENSITY NOT GREATER THAN 150 MAY BE INSTALLED IN DWELLINGS OR APARTMENT HOUSES WHERE THE DUCT SYSTEM SERVES NOT MORE THAN ONE DWELLING UNIT.~~
2. SCHOOL EQUIPMENT ANCHORAGE

THE FOLLOWING IS FOR THE MECHANICAL ENGINEER'S INFORMATION ONLY:

THE SEISMIC ANCHORAGE OF MECHANICAL EQUIPMENT SHALL CONFORM TO C.C.R. TITLE 24, SECTION 2312 (g) AND TABLE 23–P. ANCHORAGE DETAILS FOR ROOF/FLOOR MOUNTED EQUIPMENT WEIGHING LESS THAN 400 LBS. AND HUNG EQUIPMENT WEIGHING LESS THAN 20 LBS. MAY BE OMITTED FROM THE PLANS.

FOR MECHANICAL DRAWINGS:

ALL MECHANICAL EQUIPMENT SHALL BE BRACED OR ANCHORED TO RESIST A HORIZONTAL FORCE ACTING IN ANY DIRECTION USING THE FOLLOWING CRITERIA:

EQUIPMENT ON GRADE	20% OF OPERATING WEIGHT
EQUIPMENT ON STRUCTURE	30% OF OPERATING WEIGHT

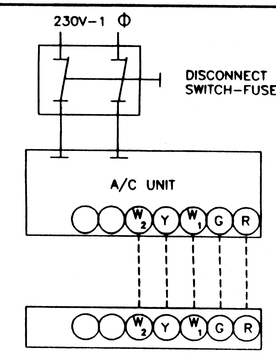
FOR FLEXIBLY MOUNTED EQUIPMENT USE 4 X THE ABOVE VALUES, AND FOR SIMULTANEOUS VERTICAL FORCE USE 1/3 X THE HORIZONTAL FORCE.

THE ABOVE VALUES ARE FOR AN IMPORTANCE FACTOR, I = 1.0 AND SEISMIC ZONE , Z = 0.4.

WHERE ANCHORAGE DETAILS ARE NOT SHOWN ON THE DRAWINGS THE FIELD INSTALLATION SHALL BE SUBJECT TO THE APPROVAL OF THE MECHANICAL ENG.. AND THE FIELD ENGINEER OF THE OFFICE OF THE STATE ARCHITECT.

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
APP FLS KJ SS
DATE AUG 0 1998

CONTROL SCHEMATIC



MECHANICAL PLAN (24' X 40')

SCALE 1/4"=1'–0"

REVISED

FILE # P266 M1.0.DWG

REVISIONS			Electrical Engineer's Seal	Mechanical Engineer's Seal	Structural Engineer's Seal	Architects Seal	Division of the State Architect
1							IDENTIFICATION STAMP DIV. OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES PC-266 AC FLS SS DATE JUN 2 1997
2							
3							
4							
5							

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

PROJECT NUMBER: 2900

4012-083

MECHANICAL (HVAC) PLAN

STKP-37

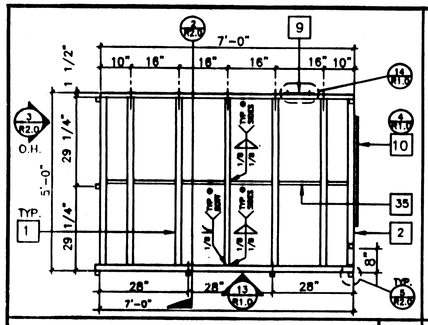
drawn by: 2765
date: 2852
checked by: 2854
date: 2900
modtech project no: 2918

MODTECH Index No.

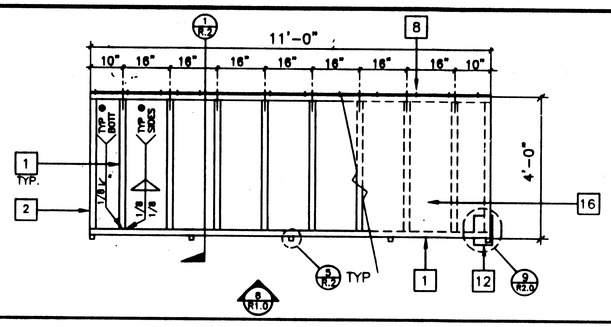
M1.0

PROJECT NO. 2900

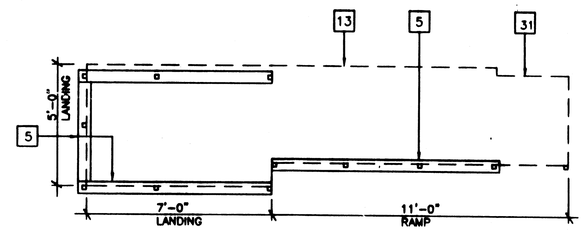
PC-266



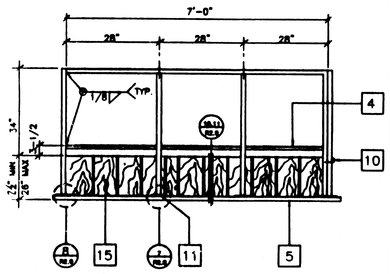
LANDING FRAME | 12



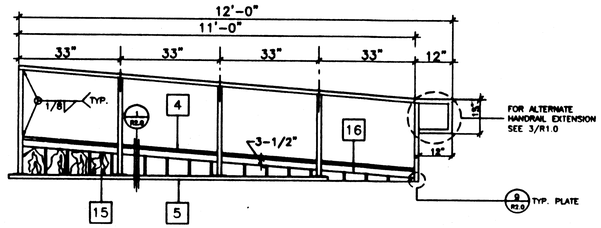
RAMP FRAME | 7



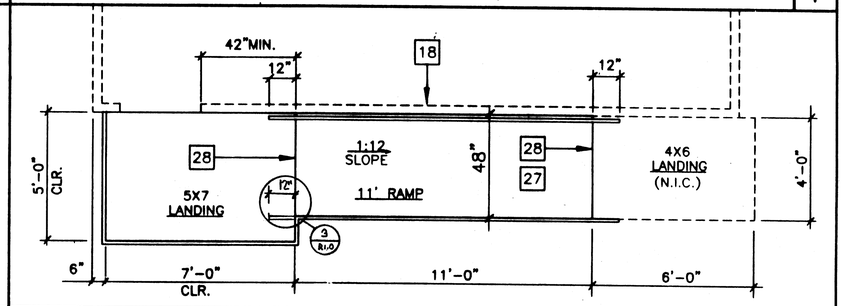
SILL PLAN FOR RAMP AND LANDING 3/8" | 1



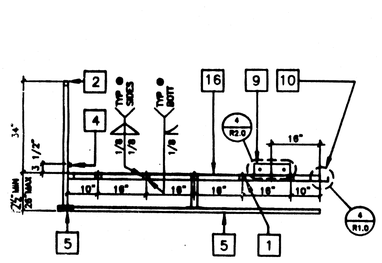
LANDING ELEVATION | 13



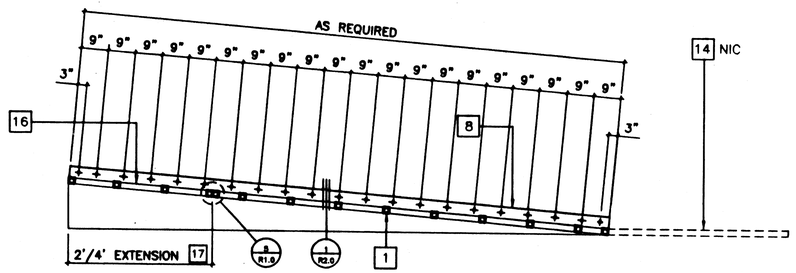
RAMP ELEVATION | 8



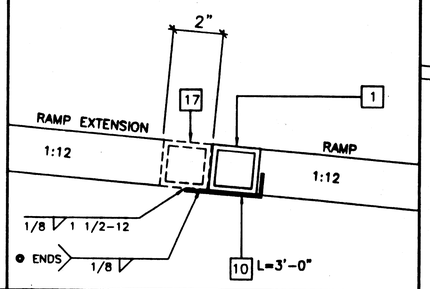
RAMP AND LANDING AT BUILDING 3/8" | 2



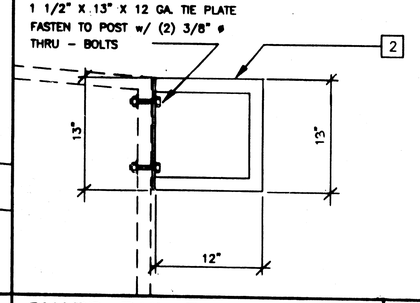
LONG. SECTION @ LANDING | 14



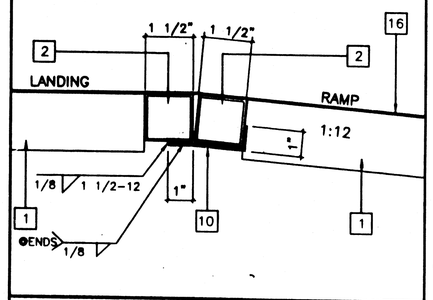
LONGITUDINAL SECTION @ RAMP | 9



RAMP EXTENSION TO RAMP | 5



GUARD RAIL EXTENSION | 3



LANDING TO RAMP | 4

KEY NOTES

1	TS 2" x 2" x 14ga
2	TS 1 1/2" x 1 1/2" x 14ga (Fy = 39KSI)
4	TS 1" x 1" x 16ga WHEELCHAIR GUIDE
5	2 x 6 PT SILL PLATE
8	6" x 10ga CONT. PLATE W/ 1/4" X 2" TEK SCREWS @9"OC INTO WOOD OR FOUND. BLOCKS OR #14 x 2" TEK SCREWS INTO STEEL @ 9" OC
9	6" x 12" x 10ga PLATE W/2-1/4" x 3" LAGS TO STRUCTURAL FRAME OF BUILDING
10	3" x 1" x 3'-0" x 10ga BENT PLATE
11	2" x 4" x 12ga BASE PLATE W/2-1/4" x 1" LAGS
12	6" x 10" x 12ga BASE PLATE @ RAMP TOE
13	LINE OF RAMP/LANDING ABOVE
14	LOWER LANDING BY DISTRICT
15	SKIRTING: PLYWOOD TO MATCH BUILDING SIDING. BLOCK ALL EDGES. ATTACH W/ 8d @ 6" OC EDGES AND 12"OC FIELD. AT EDGE CONNECTION TO T.S. USE #14 x 2" TEK SCREWS @ 6"OC
16	12ga METAL DECK: NON-SLIP SURFACE. DESIGN COEFFICIENT OF FRICTION GREATER THAN 6%. MAINTAINABLE FOR 1 YR.
17	RAMP EXTENSION FRAME.
18	EXISTING BUILDING.
27	RAMP BY MODTECH
28	FLUSH TRANSITION
31	NOTCH BOTTOM PLATE (MUD SILL) AS REQUIRED TO CLEAR RAMP TOE. MAX NOTCH 1 1/2" x 4'-0" LONG.
35	TS 1" x 1" x 16ga

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
04 100596
AC FLS SS
DATE AUG 10 1998

NOTES

1 RAMPS: RAMPS SHALL NOT SLOPE MORE THAN 1" IN 12"

2 HANDRAILS: HANDRAILS AT BOTH SIDES OF RAMP AT 34" HT.

3 SURFACE: LANDING & RAMP TO HAVE NON SLIP SURFACE AMCOR GRIP II AS MANUFACTURED BY AMERICAN CHEMICAL COMPANY (OR EQUAL)

4 GROUNDING: PROVIDE GROUNDING OF RAMP TO BLDG FRAME W/#6 CU TO BOTH GROUND LUGS.

5 ARCHITECT SITE / RAMP / LANDING PLANNING: DUE TO VARYING SITE CONDITIONS THE MAXIMUM HEIGHT OF FINISH FLOOR FROM GRADE IS 28" THEREFORE IT IS POSSIBLE THAT THE ACCESS RAMP ATTACHED TO THE BUILDING COULD BE 26'-0" AT A SLOPE OF 1:12 ARCHITECT MUST TAKE INTO ACCOUNT THAT THE RAMP SUPPLIED BY MODTECH INC. IS 11'-0" AT A SLOPE OF 1:12 THEREFORE THE ARCHITECT WILL HAVE TO DESIGN AND PROVIDE SUFFICIENT DETAILS OF RAMP EXTENSIONS AND BOTTOM LANDING DEPENDING ON PARTICULAR SITE CONDITIONS. IN NO WAY IS MODTECH INC. RESPONSIBLE FOR ANY RAMP EXTENSION EXCEEDING THE ORIGINAL PLAN AS SHOWN ON SHEET R-1.

6 ALL 1 1/4" AND 1 1/2" TUBE STEEL TO BE OF ASTM A500 GRADE A STEEL (Fy = 39 KSI)

REVISIONS

1			
2			
3			
4			
5			

Electrical Engineer's Seal

Mechanical Engineer's Seal

Structural Engineer's Seal
REGISTERED PROFESSIONAL ENGINEER JAMES T. SIMPSON No. 3888 STRUCTURAL STATE OF CALIFORNIA
LICENSE EXPIRES 6-30-2000

Architects Seal
LICENSED ARCHITECT GEORGE C. EPPLEY No. C 2366 REN. 9-30-99 STATE OF CALIFORNIA

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
PC 266
AC FLS SS
DATE JAN 21 1999
REVISED

MODTECH

MODTECH INC.
2830 BARRETT AVENUE
PERRIS, CALIF. 92572
PH (909) 943-4014
FAX (909) 940-0427

Job Number: PC 266

2900

4012-083

STKP-37

RAMP / LANDING

drawn by FVM date
checked by date
Modtech project no: 2765 2852 2854 2900 2918

MODTECH Index No.
R1.0

PC 266