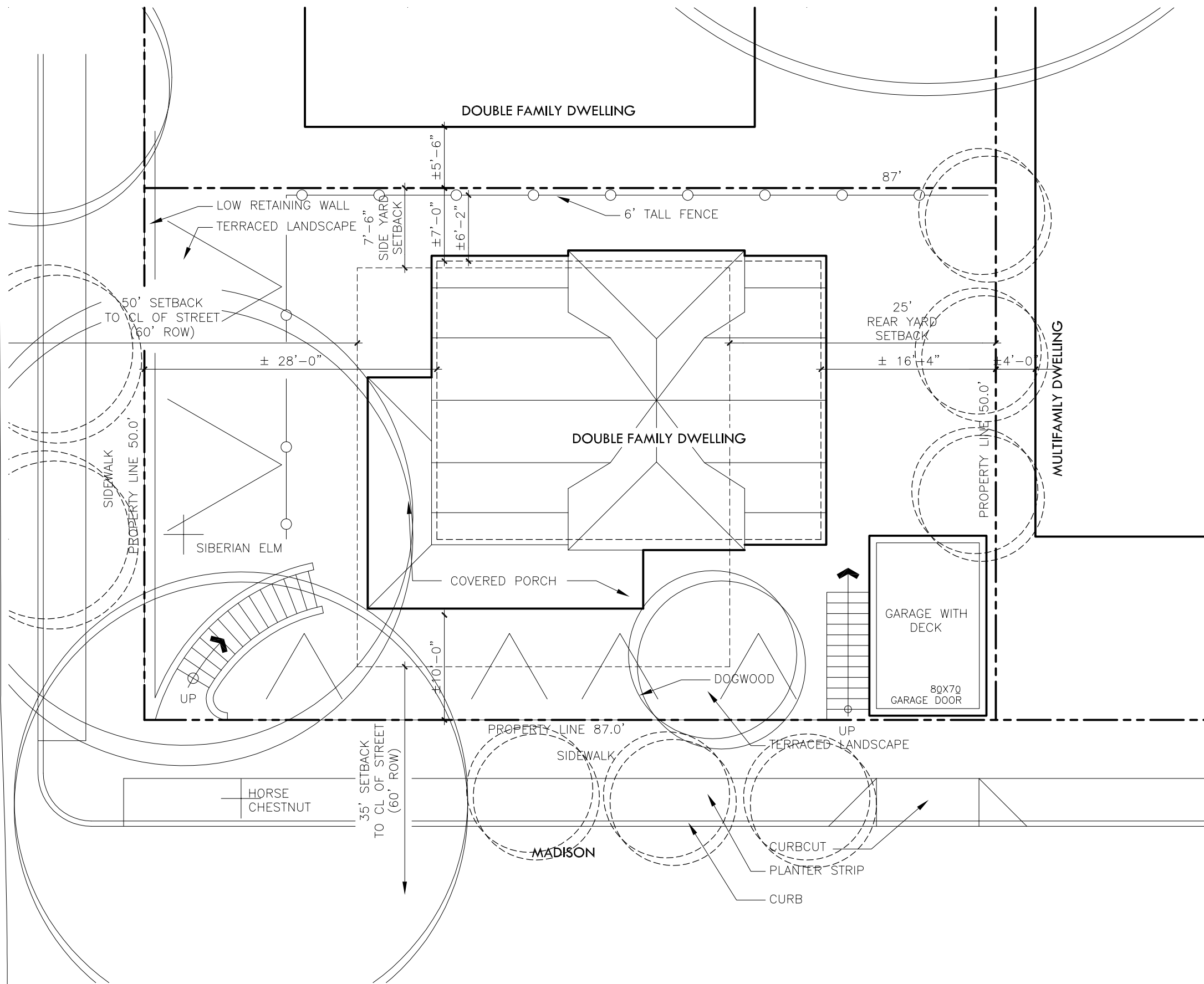
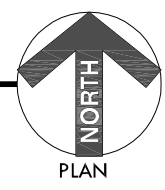


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## Site Plan

1" = 10'



## Project Data

### SHEET INDEX

- A1 SITE PLAN
- A2 BASEMENT AND FIRST FLOOR FRAMING
- A3 FIRST FLOOR PLAN AND SECOND FLOOR FRAMING
- A4 SECOND FLOOR PLAN AND ROOF FRAMING
- A5 PLUMBING PLAN
- A6 ELECTRICAL PLAN
- A7 FINISH PLAN
- A8 SECTION
- A9 DETAILS

### PROJECT ADDRESS / OWNER/CONTACT:

**JEFF AND JENNY BURNS**  
 1336 SE 20TH  
 PORTLAND, OR 97214  
 619.871.7102 CELL  
 jeff@organicmodern.com

### PROJECT DESCRIPTION:

REMODEL OF EXISTING 120 SF BATHROOM AND 120 SF KITCHEN, INCLUDING NEW FIXTURES, FLOORING, AND STRUCTURAL MODIFICATIONS. PERMITTING OF WORK UNDER PREVIOUS OWNERS INCLUDING CHIMNEY REMOVAL, FURNACE INSTALLATION, AND ELECTRICAL. NO NEW AREA OR PAVING TO BE ADDED.

### ASSESSOR'S PARCEL #:

R196906; 1S1E02AD-17300; LEVY CODE 201

### LEGAL DESCRIPTION:

LOT 4, BLOCK 10, KENWORTHY'S ADDITION TO THE CITY OF PORTLAND, IN THE CITY OF PORTLAND, COUNTY OF MULTNOMAH, STATE OF OREGON

### SETBACKS:

FRONT: 50' FROM C.L. OF STREET  
 EXTERIOR SIDE YARD: 35' FROM C.L. OF SIDE: 7 1/2'  
 REAR: 25'

### EXISTING ZONING:

R2.5

### TOTAL LOT AREA:

.092 ACRES (4,005 SF)

### BUILDING SQUARE FOOTAGE:

	EXISTING
GARAGE	187 SF
BASEMENT	420 SF
FIRST FLOOR	1008 SF
SECOND FLOOR	935 SF
PORCH	180 SF

### TOTAL LIVABLE:

1943 SF

### YEAR CONSTRUCTED:

1903

### CONSTRUCTION:

TYPE V-A - NONSPRINKLERED

### OCCUPANCY:

R-3

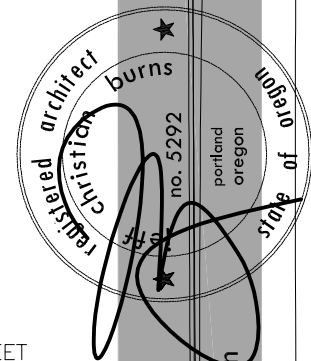
### CODES:

2007 OREGON RESIDENTIAL CODE

### PREVIOUS PERMITS:

- 12.21.99 #073474 SEWER LINE
- 12.23.88 #188117 WATER LINE
- 11.25.69 #78587 ELECTRIC PANEL
- 12.04.63 #409182 REBUILD 2 CHIMNEYS
- 09.23.48 #300660 COVERT BACK PORCH TO UTILITY ROOM AND TOILET

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PERMIT DRAWINGS

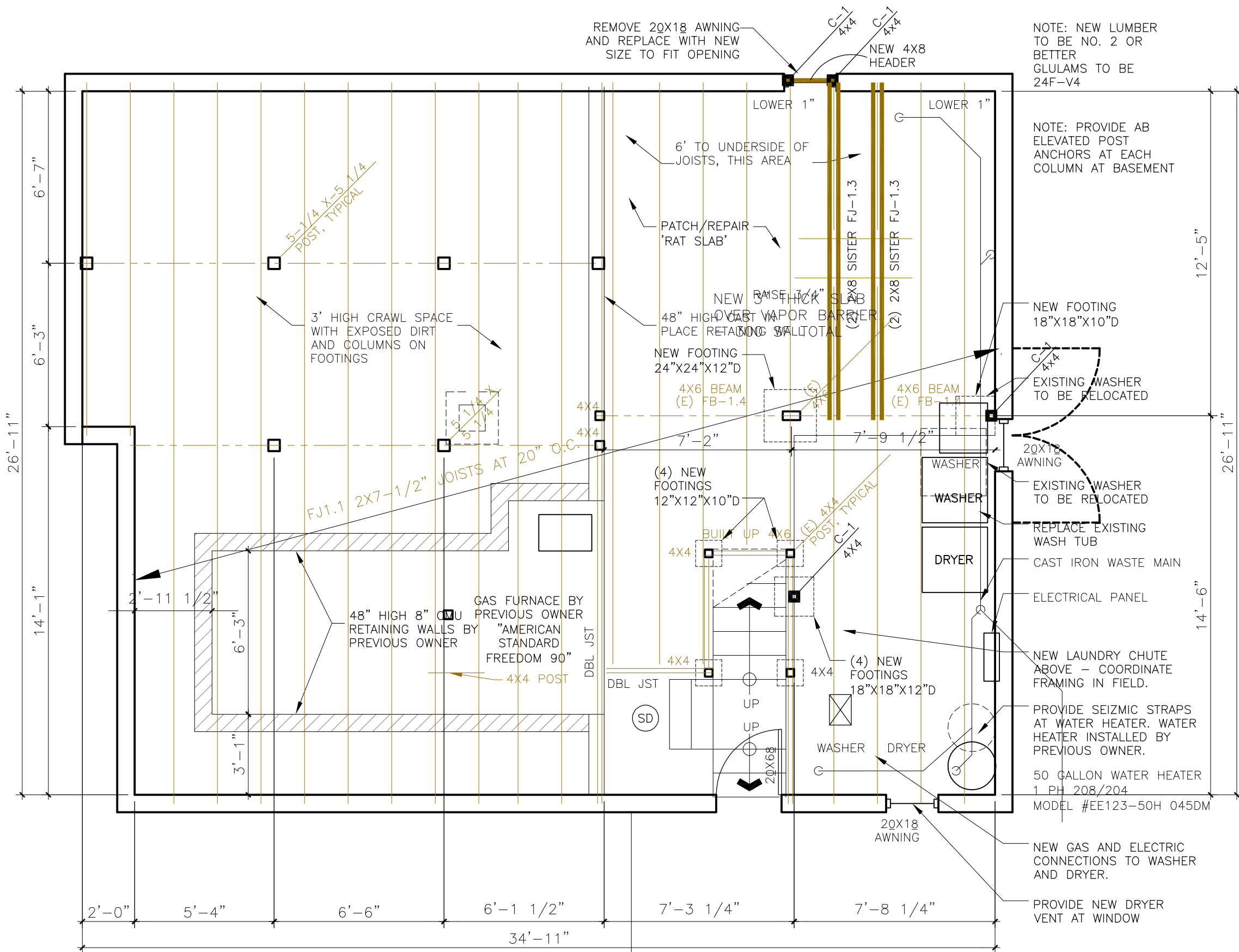
2008.03.19

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A1 Site Plan

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## General Notes

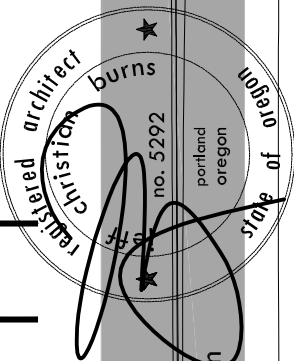
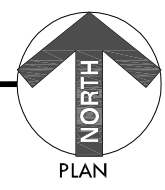
- CONDITIONS SHOWN ARE EXISTING, UNLESS NOTED OTHERWISE WITH 'NEW', 'PROVIDE', 'PROPOSED' OR 'RELOCATED'. SCOPE OF WORK LIMITED TO BATHROOM, KITCHEN DEMISING WALL, AND SUPPORTING STRUCTURE.
- ALL CRITICAL DIMENSIONS TO BE FIELD VERIFIED. DIMENSIONS SHOWN BASED ON ROUGH FIELD MEASUREMENTS.
- EXISTING DIMENSIONAL LUMBER OLD GROWTH ROUGH CUT DOUGLAS FIR.
- WORK MODIFIED UNDER PREVIOUS OWNERS NOTED ON PLANS AS FOUND IN FIELD. ADDITIONAL WORK MAY BE PRESENT.
- FOUNDATIONS AND BASEMENT WALL STRUCTURAL SIZES UNKNOWN.

## Legend

- EXISTING WALL
- DEMOLISH WALL
- NEW WALL
- SD SMOKE DETECTOR
- OLD GROWTH FRAMING
- NEW FRAMING

## Basement Plan & First Floor Framing

1/4" = 1'-0"



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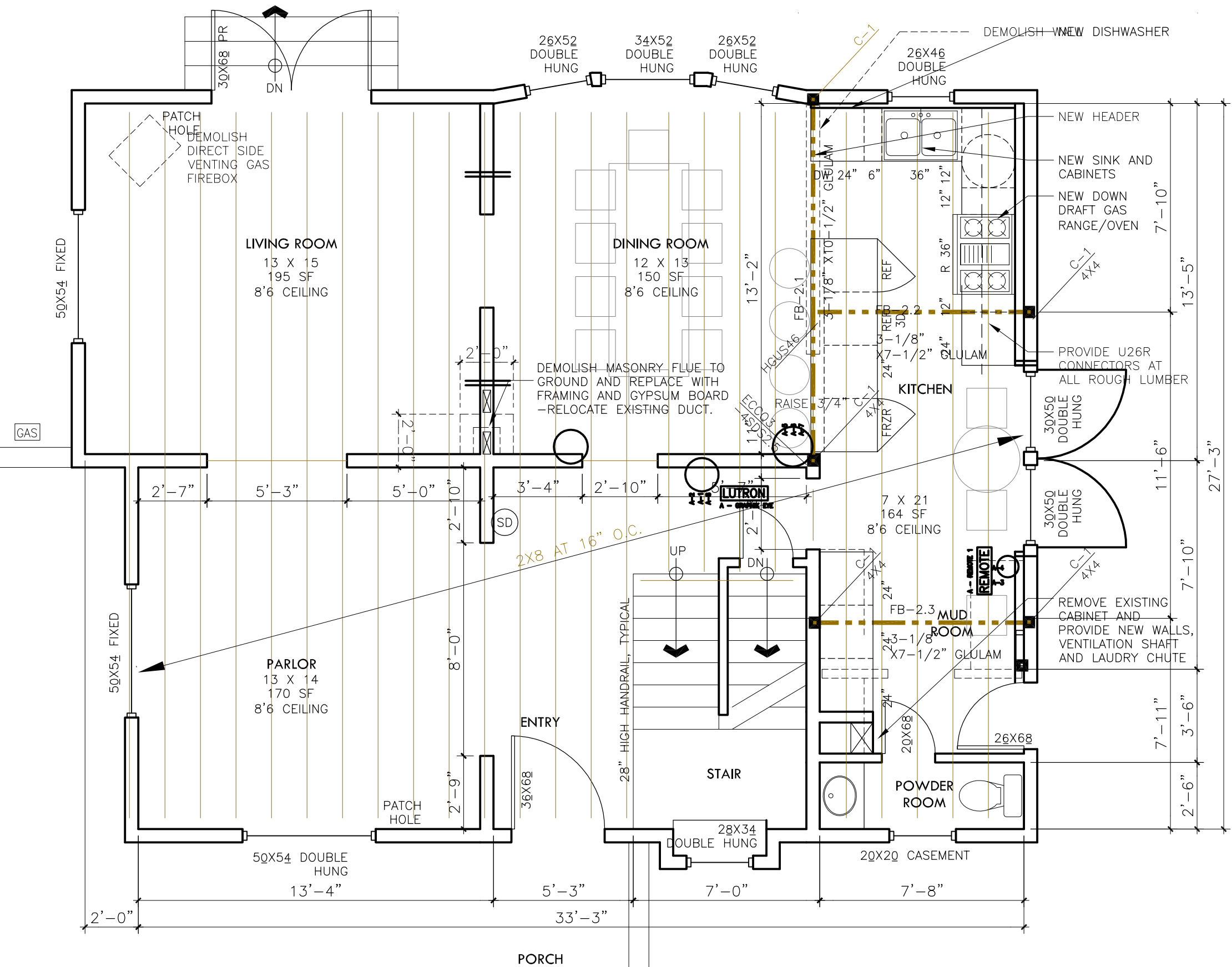
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A2 Basement

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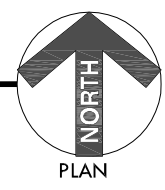
- EXISTING FLOOR (WITH NEW TILE AT BATHROOM)**
- 7.0 PSF - 3/8" CERAMIC TILE
  - THINSET
  - 3/8" RADIANT HEATING SYSTEM IN THINSET
  - 6.0 PSF - 1/2" TILE BACKER BOARD
  - 2.3 PSF - 1X T&G OR NEW 3/4" PLYWOOD
  - 3.1 PSF - 2X JOIST
  - 8.0 PSF - TRADITIONAL LATH AND PLASTER
- 26.5 DL WITH TILE  
13.5 DL WITHOUT TILE

- EXISTING ROOF**
- ASPHALTIC SHINGLE ROOFING OVER ROOFING FELTS AND PAPERS
  - 1/2" OSB PLYWOOD
  - 1X4 AT 24" ON CENTER
  - 2X4 ROOF JOIST AT 16" O.C.

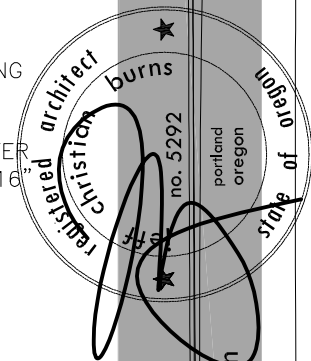
- EXISTING WALL**
- 2X4 BALLON FRAMING AT 16" O.C.
  - LATH AND PLASTER INTERIOR
  - 1X T&G SIDING
  - PAINTED CEMENTITIOUS SIDING OVER BUILDING PAPER

**First Floor Plan and Second Floor Framing**

1/4" = 1'-0"



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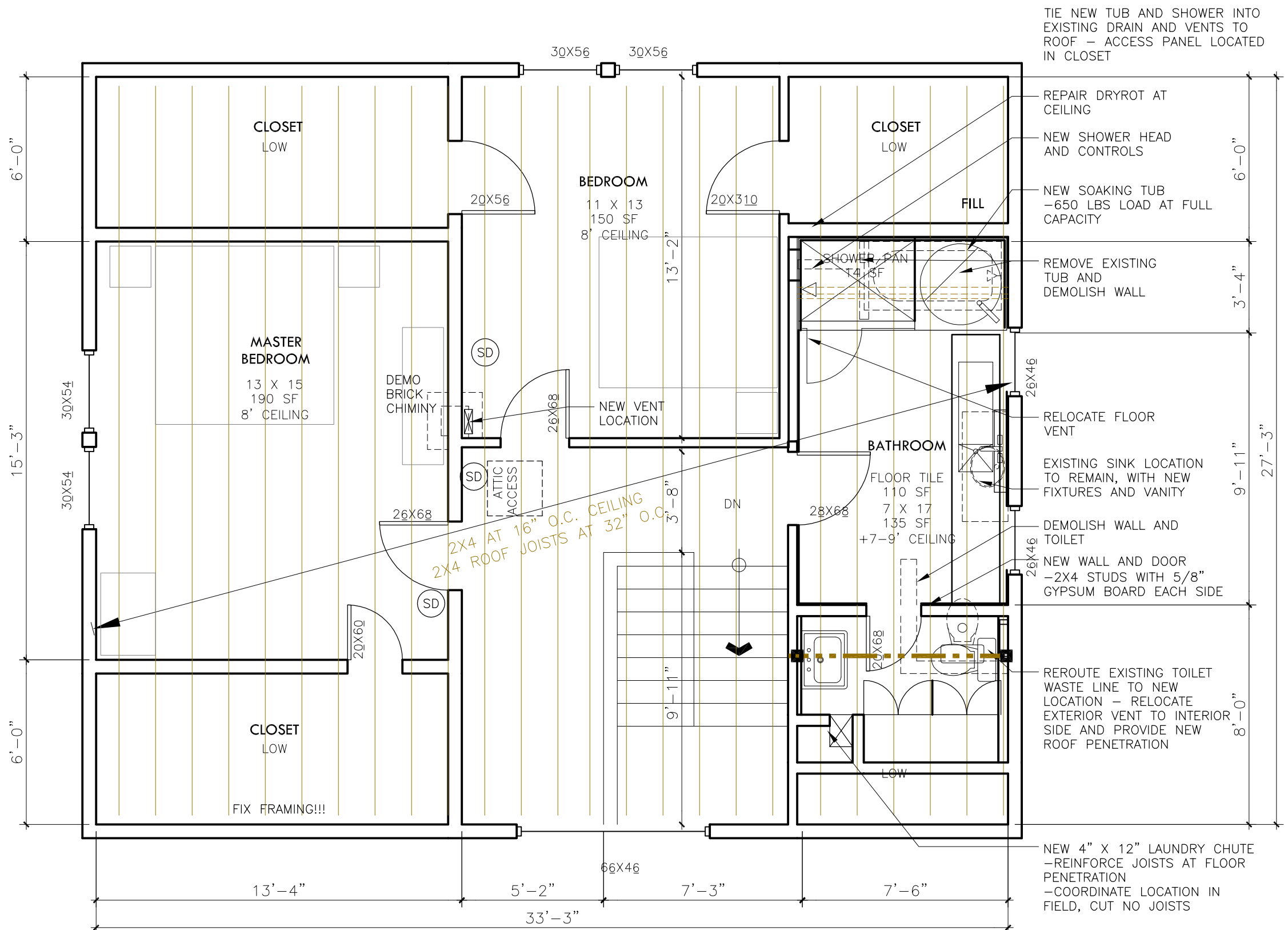
**1st Floor**

**A3**

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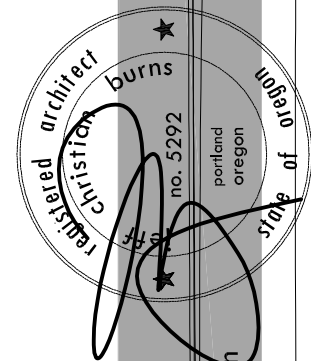
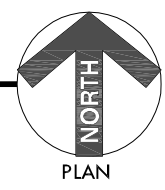
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## Second Floor Plan and Roof Framing

1/4" = 1'-0"



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A4 2nd Floor

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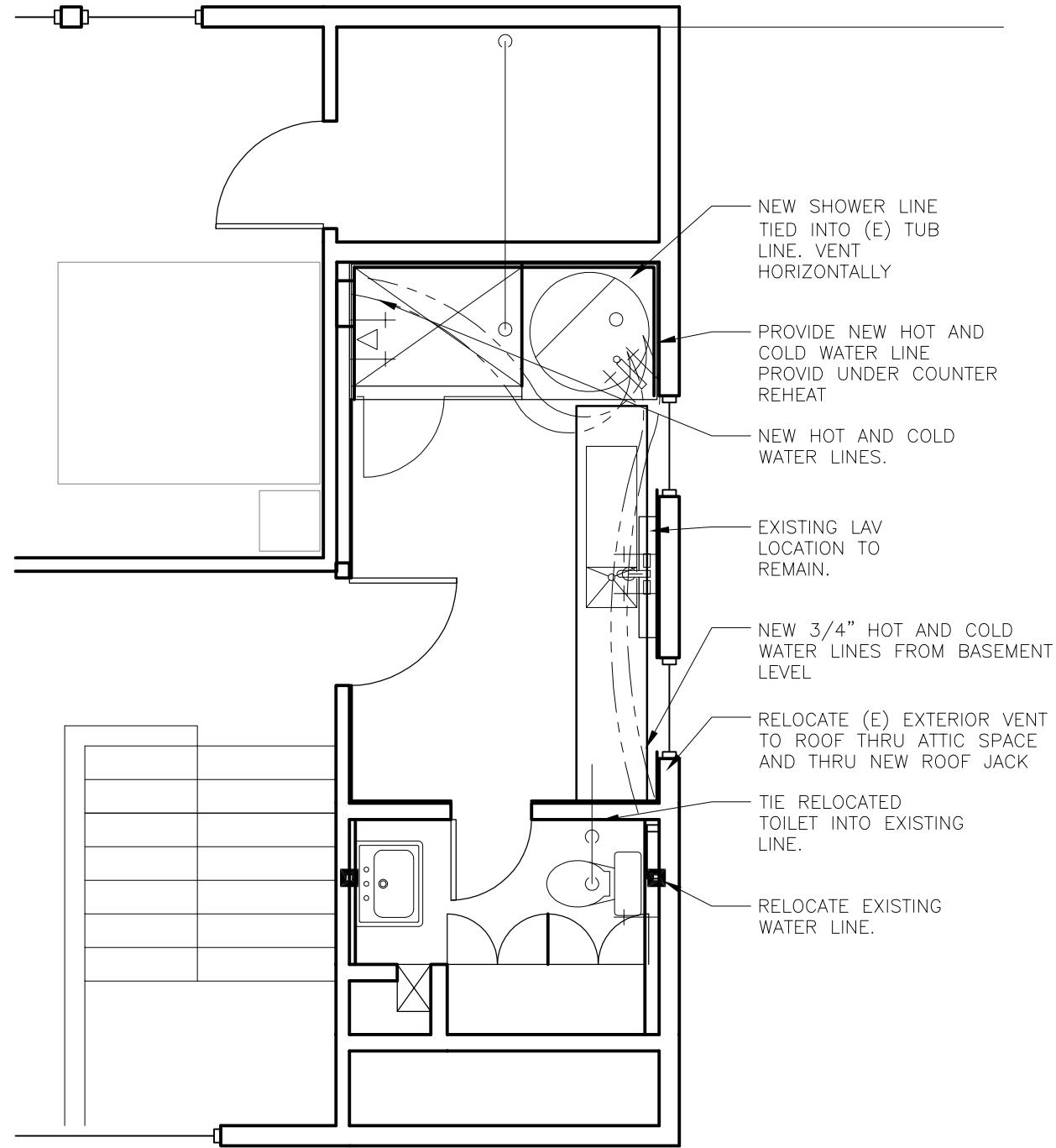
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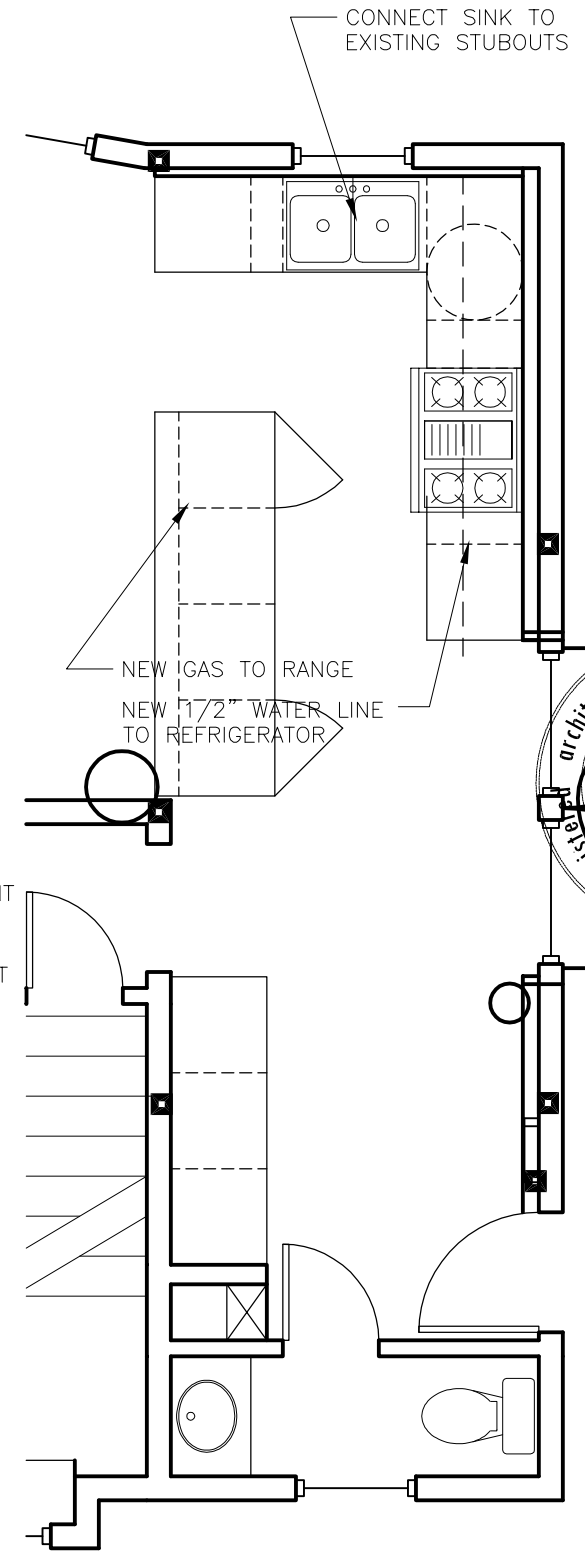
# PLUMBING RISER DIAGRAM

NO SCALE



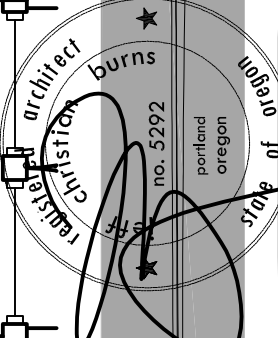
## 2nd Floor Plumbing

1/4" = 1'-0"



## 1st Floor Plumbing

1/4" = 1'-0"



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A5 Plumbing






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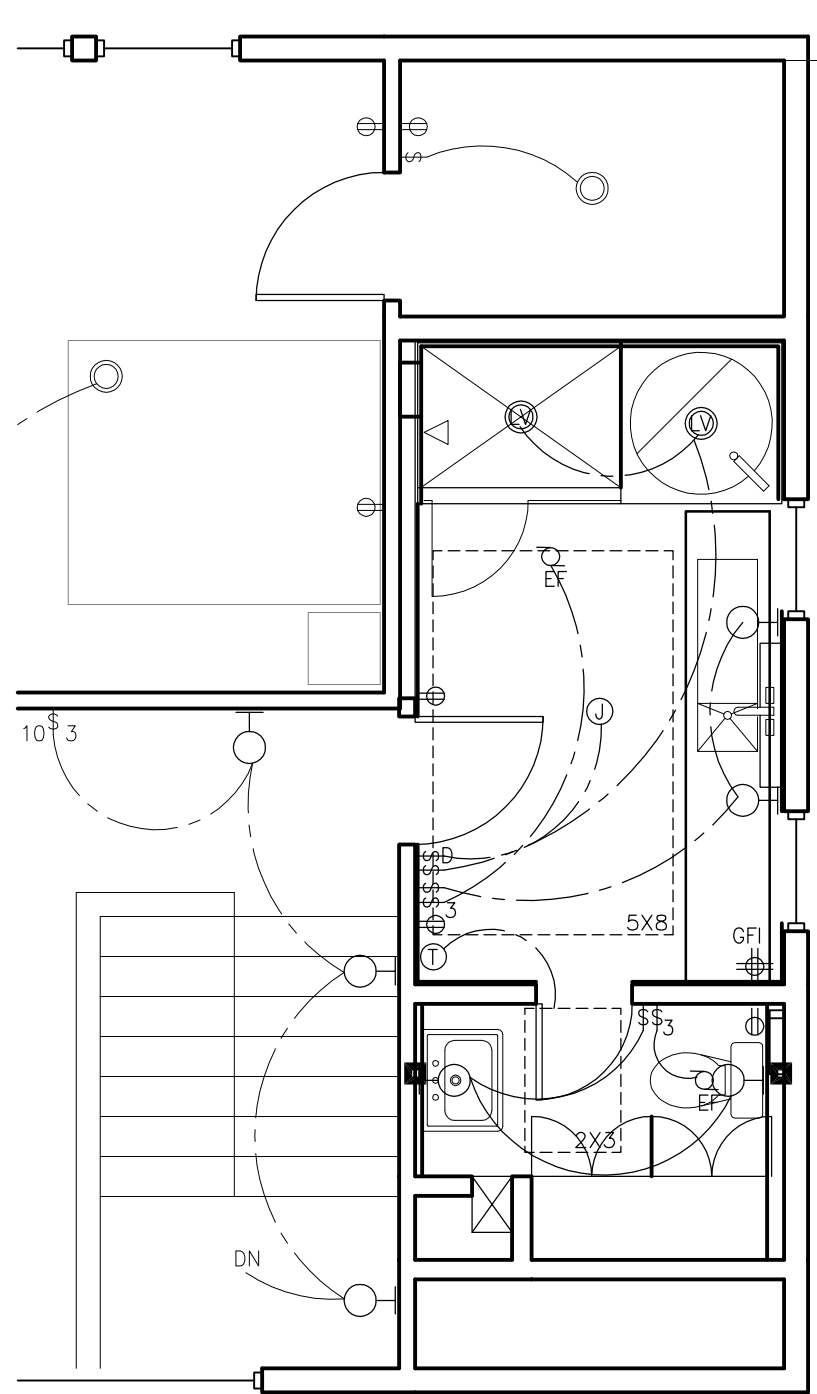
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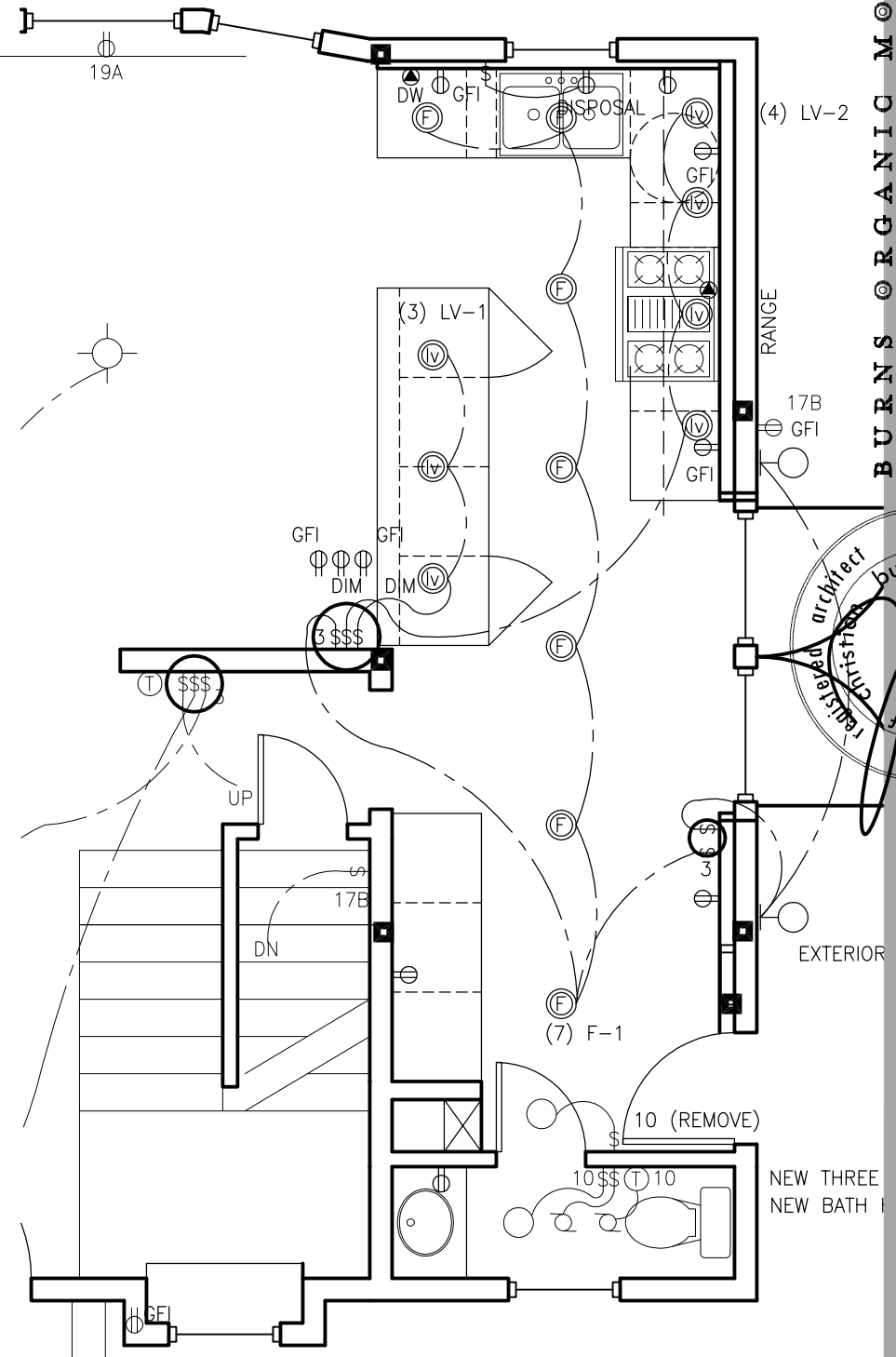
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ELECTRICAL PANEL			60 AMP SERVICE Voltage 240/120V 1PH		
Description	A		A	Description	
DRYER	20	1	2	30	WATER HEATER
----	20	3	4	"	
RANGE	30	5	6	60	MAIN
"		7	8	"	
REFRIGERATOR	30	9	10	20	FURNACE
DISH WASHER		11	12	20	MASTER BEDROOM
KIT. LIGHTS	20	13	12	20	BEDROOM
KIT. OUTLETS	20	15	14	20	LIVING / DINING
KIT. & BATH OUTLET	20	17	16	20	BATH FLOOR HEAT
KIT. ISLAND OUTLET	20	19	18	15	BATH OUTLETS
			18	15	BATH LIGHTS
			20	20	BSMNT LIGHTS
			20	20	BSMNT & EXT OUTLET

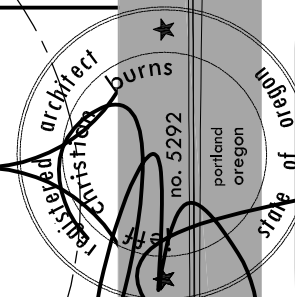
-  WALLS SCONCE EACH SIDE OF MEDICINE CABINET
-  RECESSED FLORESCENT FIXTURE
-  NEW 4 PLEX GFI OUTLET CONNECTED TO (E) CIRCUIT
-  NEW DUPLEX OUTLET CONNECTED TO EXISTING CIRCUIT
-  NEW EXHAUST FAN



**2nd Floor Electrical**  
1/4" = 1'-0"



**1st Floor Electrical**  
1/4" = 1'-0"



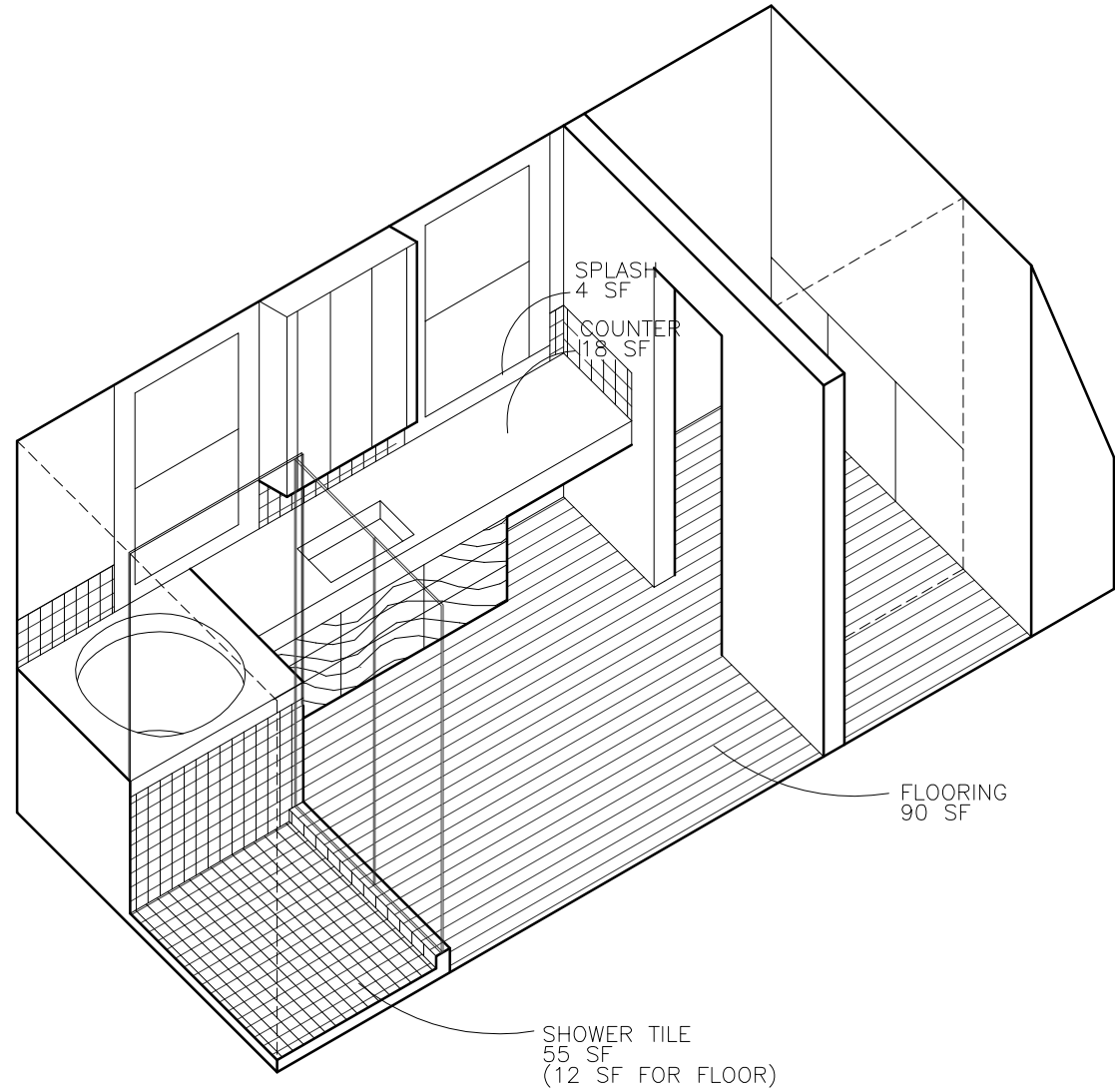
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**A6 Electrical**

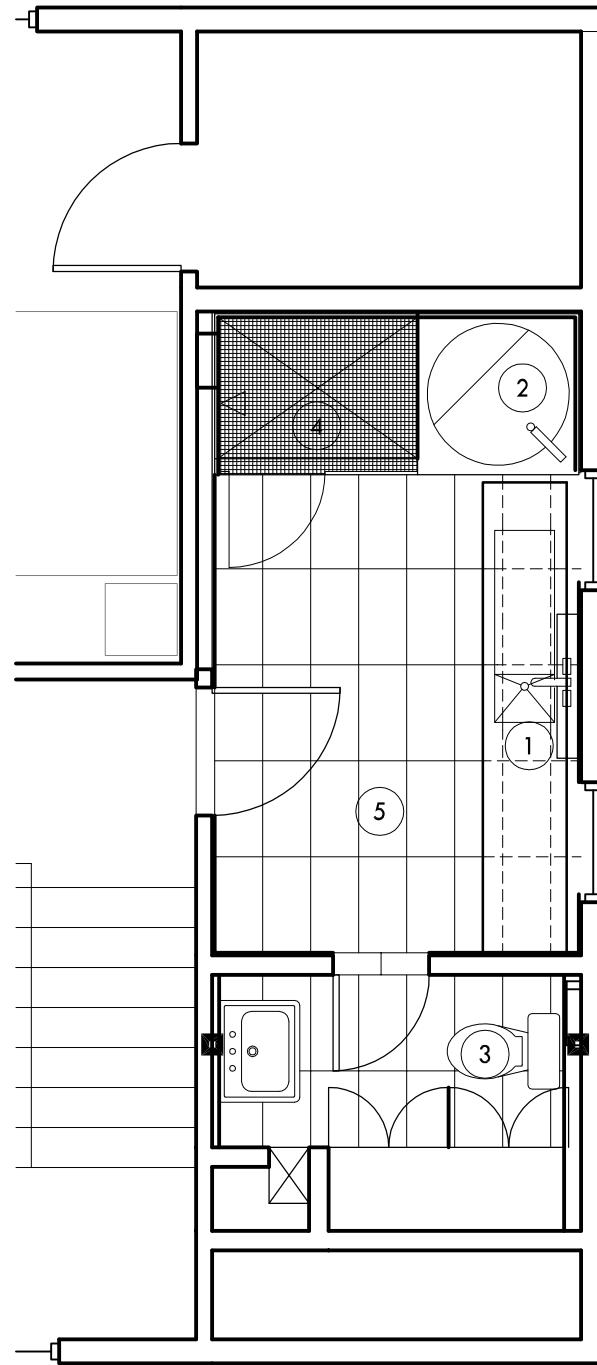
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### Axonometric

1/4" = 1'-0"

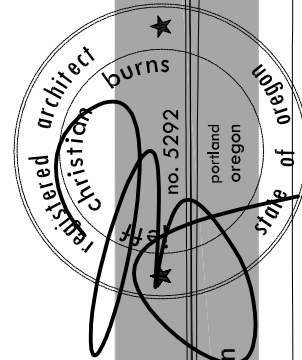


### Finish Plan

1/4" = 1'-0"

## Materials And Fixtures

- 1 LAVATORY:  
FAUCET: BARCLAY U201/64PE  
BASE CABINETS:  
COUNTERTOP:  
LIGHTING:
- 2 TUB:  
TUB FILLER: BARCLAY 4601-MC-SN  
WITH 5577-SN
- 3 TOILET:  
EXHAUST FAN:  
LIGHTING:
- 4 SHOWER CONTROLS: BARCLAY U218/64 PE  
WITH SHOWER HEAD  
SHOWER DOORS:  
SHOWER TILE A:  
SHOWER TILE B:
- 5 FLOOR TILE: PENTAL 'FEEL - LOFT'  
WALL BASE:
- 6 PAINTED CEILING:  
PAINTED WALLS:  
PAINTED ACCENT:
- 7 LIGHTING OVERHEAD:



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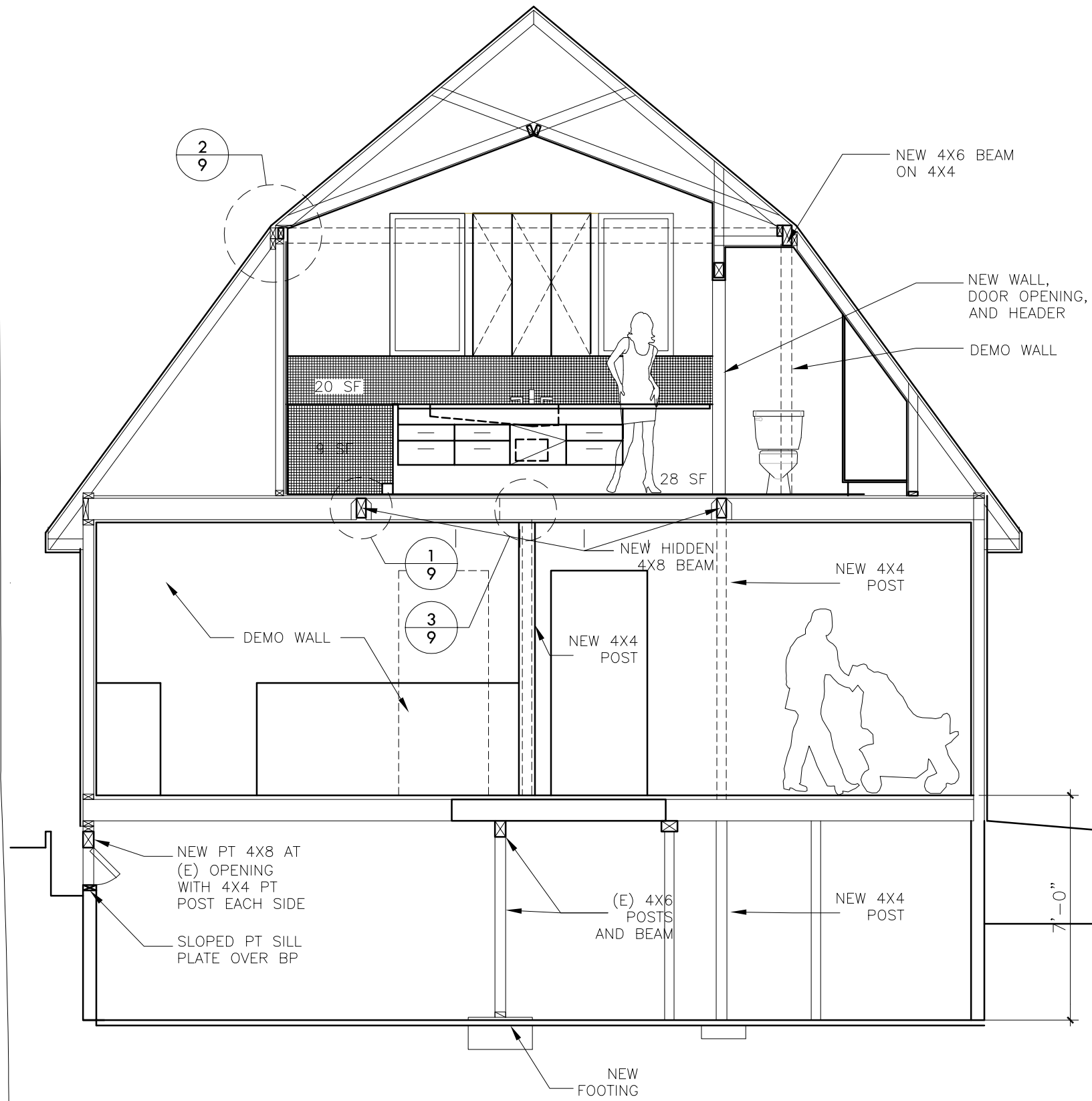
**Finishes**

**A7**

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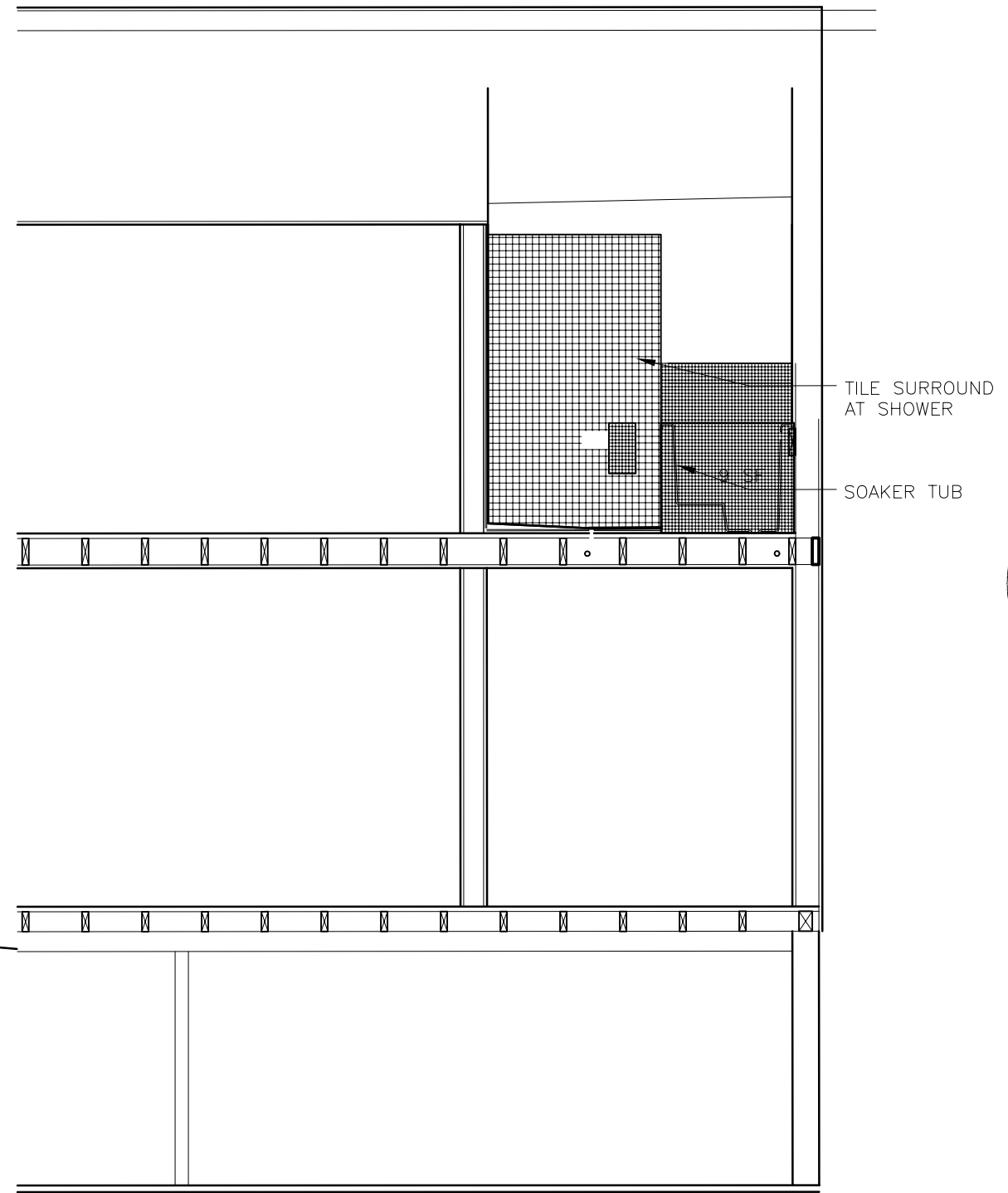
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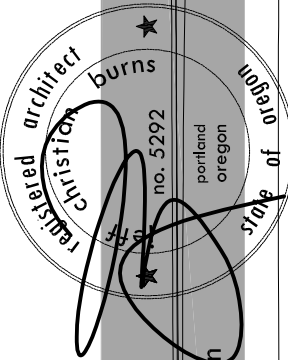
**North-South Section**

1/4" = 1'-0"



**East-West Section**

1/4" = 1'-0"



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**A8 Sections**

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