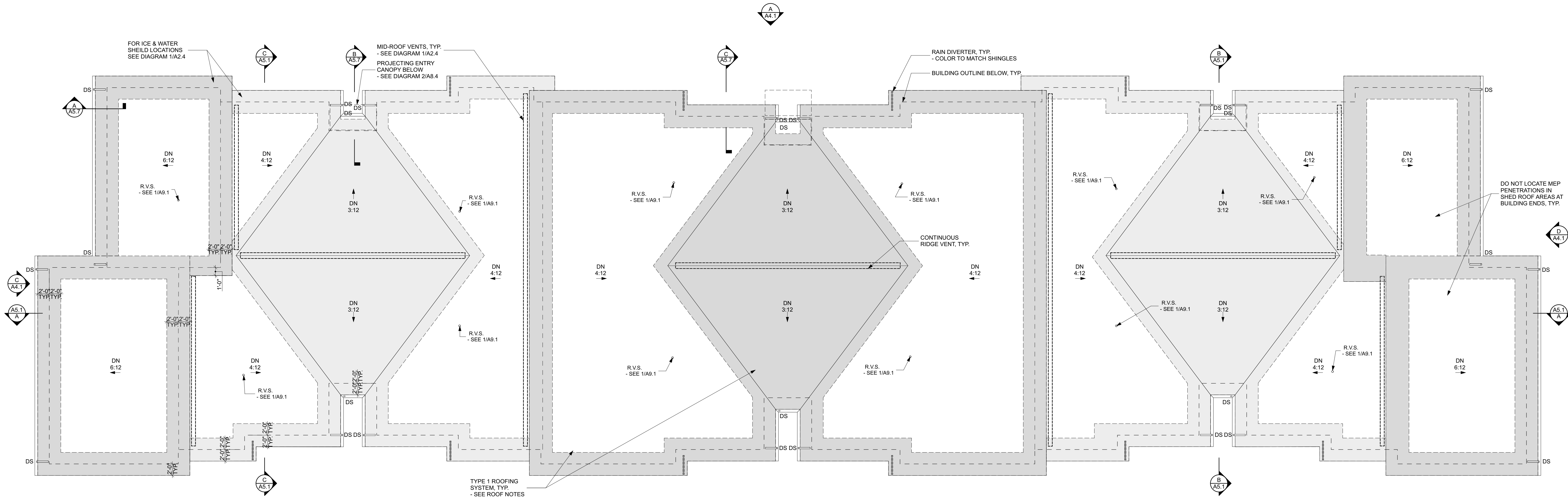
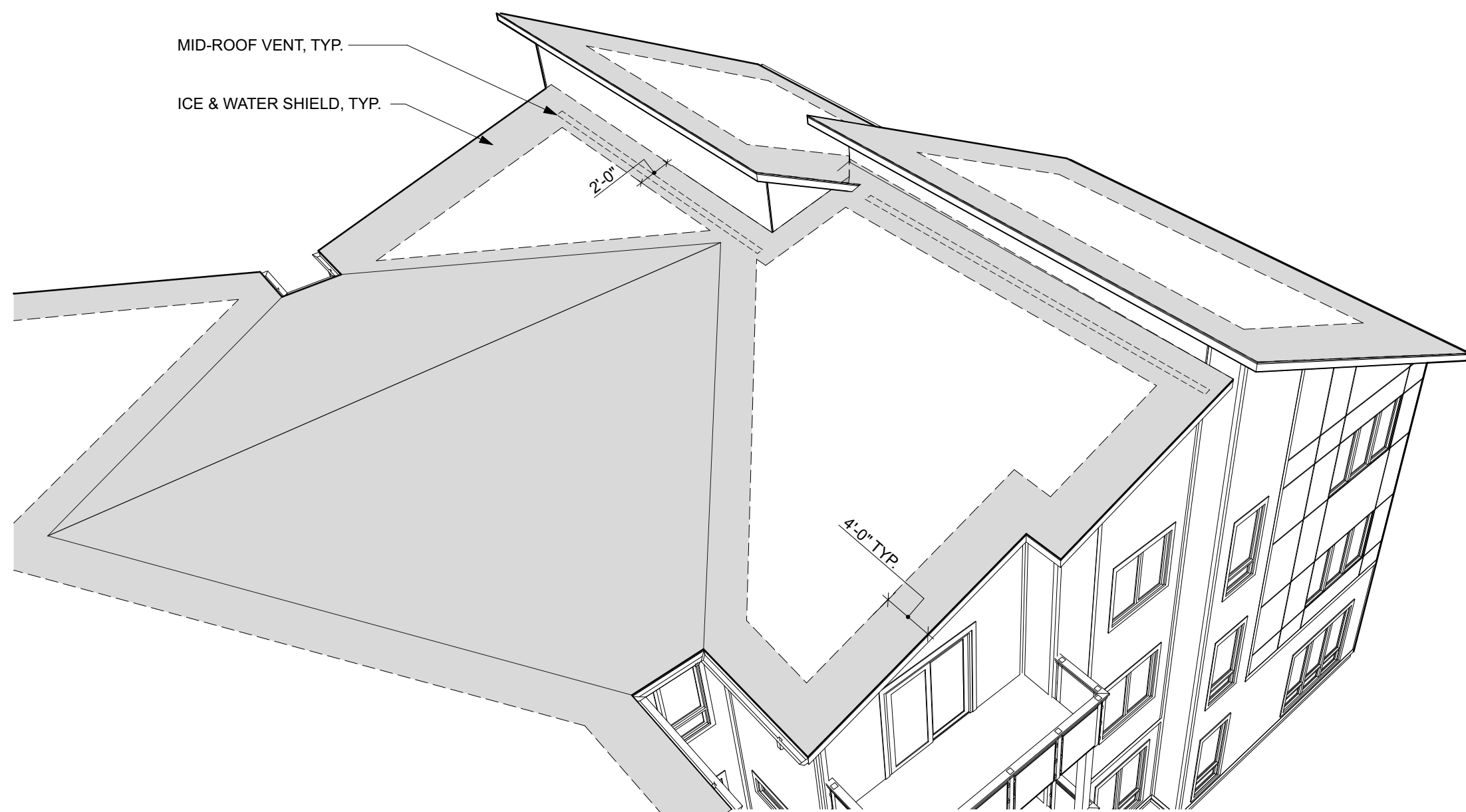


FRONT ELEVATION /
PARKING LOT SIDE



A BUILDING A - ROOF PLAN
SCALE: 1/8" = 1'-0"



1 TYPICAL ICE & WATER SHIELD LOCATIONS
NOT TO SCALE

ROOF NOTES

1. INSTALL ROOF SYSTEMS PER MANUFACTURER'S SPECIFIED REQUIREMENTS.
2. FLASHING SHALL BE PROVIDED AT ALL ROOF PENETRATIONS, ROOF TERMINATIONS, ROOF PITCH CHANGES, VALLEYS AND ROOF/WALL INTERSECTIONS PER MANUFACTURER'S SPECIFIED REQUIREMENTS.
3. INSURE THAT ALL MECHANICAL AND/OR PLUMBING CURBS ARE INSTALLED SO THAT ROOF SLOPE AND DRAINAGE ARE MAINTAINED. PROVIDE CRICKETS WHEN NECESSARY.
4. POWER & PLUMBING PENETRATIONS SHALL BE FLASHED & SEALED.
5. FLASH ALL VENT PIPES PASSING THROUGH ROOF. FLASHING SHALL EXTEND 12" IN ALL DIRECTIONS AND SHALL BE 4 LB. LEAD COATED ON BOTH SURFACES W/ LEAD ASPHALTUM. VENT FLASHING SHALL BE CARRIED UP, OVER & TURNED DOWN INTO VENT PIPES.
6. SEE MEP DRAWINGS FOR ALL MEP PENETRATIONS THROUGH ROOF. DO NOT LOCATE PENETRATIONS IN VALLEYS, WITHIN 15'-0" OF EAVES, ON ROOFS WITH SLOPE LESS THAN 4:12, AND ON OTHER LOCATIONS INDICATED ON ROOF PLAN.
7. TYPE 1 ROOF/CEILING ASSEMBLY SHALL BE VENTILATED BY MEANS OF CONTINUOUS EAVE, MID-ROOF, & RIDGE VENTS. THE MINIMUM NET FREE VENTILATING AREA SHALL BE 1/300 OF EACH AREA BEING VENTILATED W/ 50% OF THE VENTILATING AREA THROUGH RIDGE VENTS.
8. ALL ROOF ASSEMBLIES TO BE 1 HOUR RATED.
9. INSTALL CONT. ICE & WATER SHIELD @ ROOF PERIMETER & VALLEYS PER MFG. REQUIREMENTS. ICE & WATER SHIELD TO EXTEND MIN. 24" INSIDE EXTERIOR WALL LINE OF BUILDING.
10. SEE CIVIL FOR DOWNSPOUT TERMINATION. PROVIDE PRECAST CONCRETE SPLASHBLOCK AND 1'-0" MIN. HORIZONTAL LENGTH DOWNSPOUT LEADER @ BASE WHERE SEWER TIE-IN BELOW GRADE IS NOT REQUIRED BY CIVIL.
11. CONTRACTOR SHALL VERIFY WITH ROOFING MANUFACTURER IF HIGH WIND DESIGN REQUIREMENTS MUST BE FOLLOWED. ANY SUCH REQUIREMENTS SHALL BE STIPULATED ON THE ROOFING SHOP DRAWINGS SUBMITTED TO THE ARCHITECT.
12. APPLY DOUBLE UNDERLAYMENT PER IBC 2015 CODE SECTION 1507 FOR ROOFS W/SLOPES BETWEEN 2:12 & 4:12.
13. INSTALL GUTTER EXPANSION JOINTS IN QUANTITIES AND LOCATIONS PER MANUFACTURER'S INSTRUCTIONS. INSTALL EXPANSION JOINT COVERS AS REQ'D.
14. RADON VENT STACK PENETRATIONS SHALL EXTEND A MINIMUM 1'-0" ABOVE STEEP-SLOPE ROOFS AND MINIMUM 1'-6" ABOVE LOW-SLOPE ROOFING IN ACCORDANCE WITH EPA GUIDELINES.
15. RADON VENT STACKS SHALL BE INSULATED IN ATTIC IN ACCORDANCE WITH EPA GUIDELINES.
16. ROOFING TYPES:
TYPE 1 - SHINGLE ROOFING
- ARCHITECTURAL, CLASS A, DIMENSIONAL, SELF-SEALING FIBERGLASS SHINGLE
- 30-YEAR WARRANTY
- ALGAE-RESISTANT
- CLASS A COVERING AS DEFINED BY ASTM E 180 OR UL 790
- MIN. 100 MPH WIND LOAD
- TAMKO HERITAGE PREMIUM OR CERTAINTED LANDMARK IR
- COLOR AND STYLE BY ARCHITECT
- SEE SECTIONS FOR FULL ASSEMBLY
TYPE 2 - LOW-SLOPE ROOFING
- FULLY ADHERED
- 60 MIL, SINGLE PLY TPO MEMBRANE, WHITE (0.79 ISRV)
- FIRESTONE, GAF, MULE-HIDE, JOHNS MANVILLE
- SEE SECTIONS FOR FULL ASSEMBLY
- MEMBRANE MAY BE NON-FLEECE AT CONTRACTOR'S OPTION

RED HAWK APARTMENTS

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NO.	ISSUED FOR:	DATE
1	100% DESIGN DEVELOPMENT	08/12/19

**NOT FOR
CONSTRUCTION**

STAMP		PROJECT NUMBER:	SHEET NUMBER:
		18836	A2.4
DR. BY:	CK. BY:		
CC & JMK	DZ		

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