

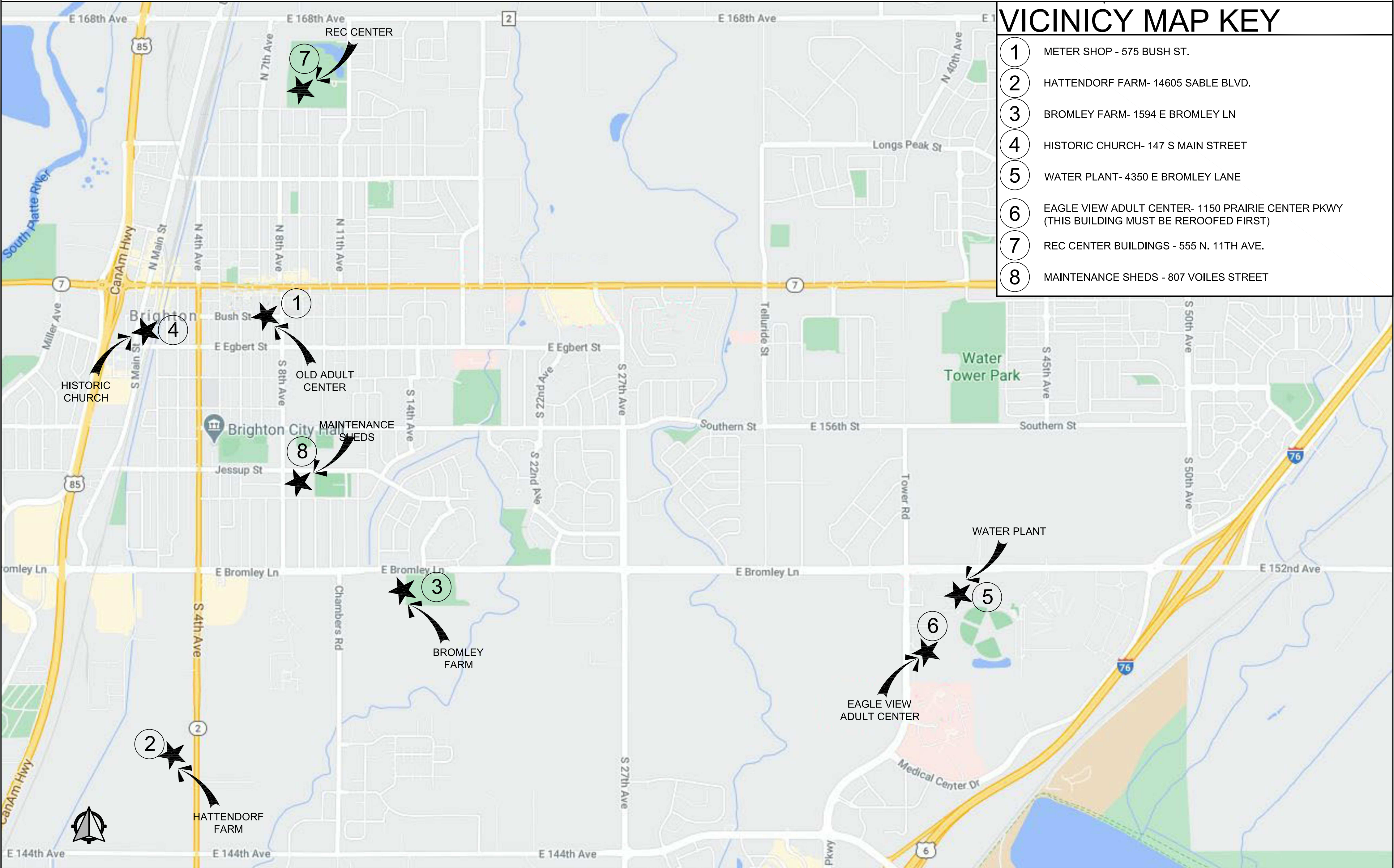
CAVE CONSULTING GROUP, INC
ROOFING AND WATERPROOFING
3496 WEST 125th CIRCLE
BROOMFIELD, COLORADO 80020
(303)-410-8588
caveconsultinggroup.com

DATE: OCTOBER 1, 2020
DRAWN BY: TMH
CHECKED BY: WBG
VERSION: 1.0

2020 REROOFING PROJECT CITY OF BRIGHTON
CITY OF BRIGHTON HAIL DAMAGE
RE-ROOFING & REPAIRS
BRIGHTON, COLORADO

R1

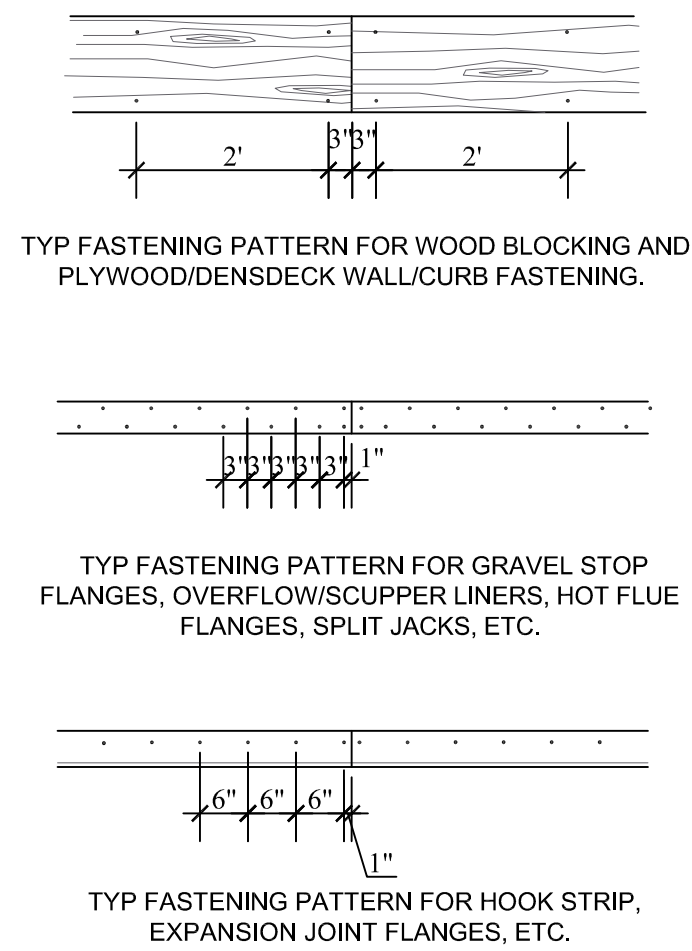
VICINITY MAP



VICINITY MAP KEY

- 1 METER SHOP - 575 BUSH ST.
- 2 HATTENDORF FARM- 14605 SABLE BLVD.
- 3 BROMLEY FARM- 1594 E BROMLEY LN
- 4 HISTORIC CHURCH- 147 S MAIN STREET
- 5 WATER PLANT- 4350 E BROMLEY LANE
- 6 EAGLE VIEW ADULT CENTER- 1150 PRAIRIE CENTER PKWY (THIS BUILDING MUST BE REROOFED FIRST)
- 7 REC CENTER BUILDINGS - 555 N. 11TH AVE.
- 8 MAINTENANCE SHEDS - 807 VOILES STREET

INSTALLATION DIAGRAMS



GENERAL NOTES

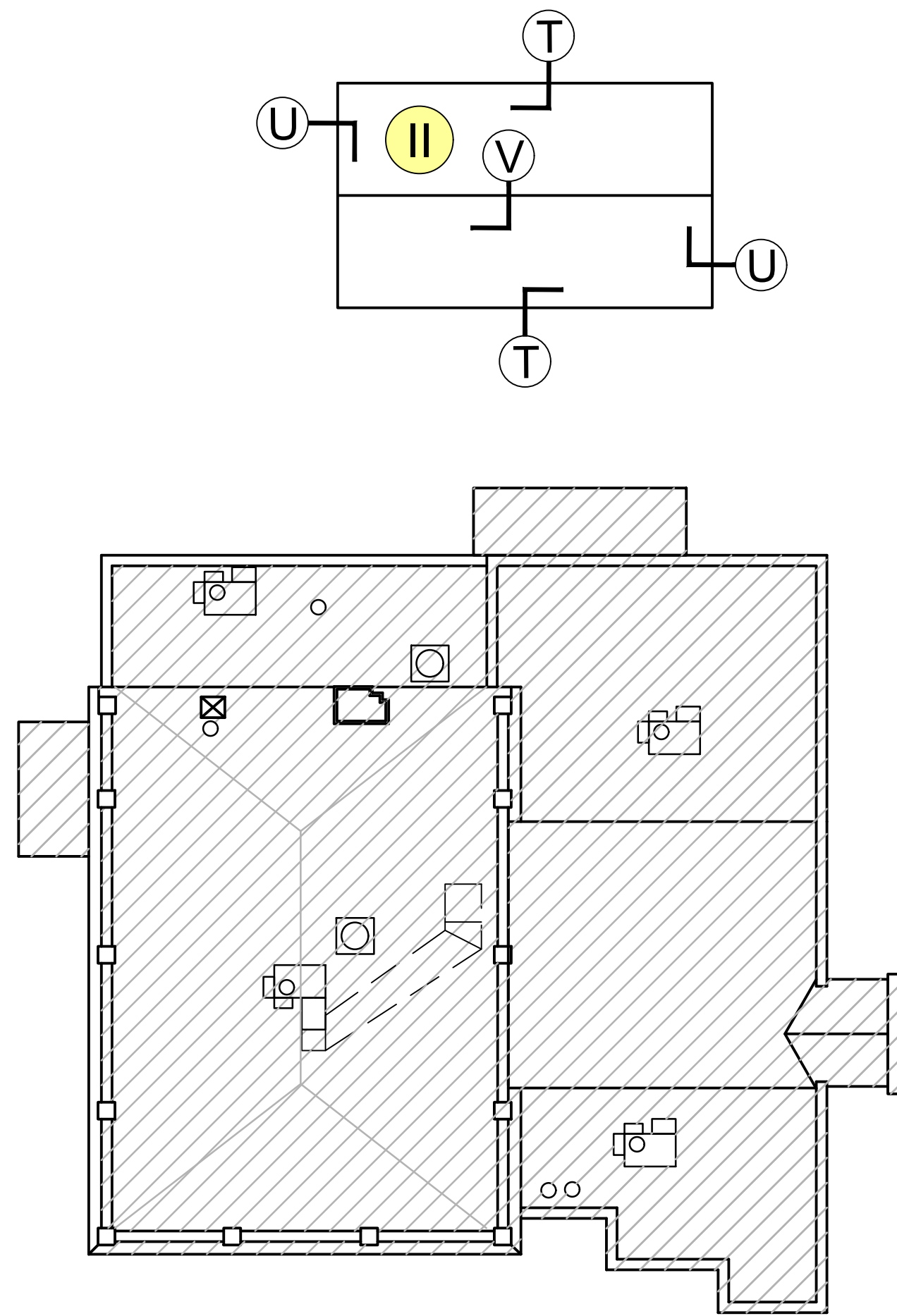
- 1. DO NOT SCALE DRAWINGS.
- 2. REMOVE ABANDONED CURBS AND EQUIPMENT, COORDINATE WITH CAVE CONSULTING GROUP.
- 3. PROVIDE CRICKETS BETWEEN DRAINS AND WALLS. PROVIDE CRICKETS BEHIND ALL CURBS, REGARDLESS OF SIZE. COORDINATE WITH CAVE CONSULTING GROUP.
- 4. ALL CURBS WILL BE COUNTER-FLASHED, NO EXCEPTIONS.
- 5. PROVIDE PAD AND CONC SPLASHBLOCKS AT ALL DOWNSPOUTS.
- 6. THE ROOFING CONTRACTOR IS RESPONSIBLE TO CUT THE LIMBS OF TREES AND/OR SHRUBS THAT INTERFERE WITH THE PROPOSED ROOFING, COORDINATE WITH CAVE CONSULTING GROUP.
- 7. AT THE ENDS OF ALL FLASHING PROVIDE SHEETMETAL CLOSURE, COORDINATE WITH CAVE CONSULTING GROUP.
- 8. IF DURING A DAY'S WORK CONDITIONS ARE OTHER THAN EXPECTED THE ROOFING CONTRACTOR MUST CALL CAVE CONSULTING GROUP TO RESOLVE THE ISSUE. NO CHANGE ORDERS WILL BE APPROVED FOR UNFORESEEN ITEMS IF THE CONSULTANT IS NOT NOTIFIED.
- 9. PROVIDE PADS AND CONC PAVERS AT LADDERS.
- 10. PROVIDE WALK PADS AND CONCRETE PAVERS AT THE SERVICE SIDES OF ROOF TOP UNITS. COORDINATE WITH CAVE CONSULTING GROUP.
- 11. COORDINATE MIN HTS LIKE PLUMBING FIXTURES AND ELECTRICAL CONDUITS AND CLEARANCES WITH APPLICABLE CODES. ENSURE THAT ALL ELECTRICAL CONDUIT AND/OR LIGHTING MUST BE IN WORKING CONDITION AT THE PROJECT COMPLETION.
- 12. METAL STRAPS MUST BE USED TO SECURE CONDENSER UNITS AS DIRECTED BY CAVE CONSULTING GROUP.
- 13. IT IS THE RESPONSIBILITY OF EVERY ROOFING CONTRACTOR BIDDING TO VERIFY THE EXISTING ROOF ASSEMBLY.
- 14. CAVE CONSULTING GROUP WILL INSPECT THE PROJECT ONE TIME AFTER THE ROOFING CONTRACTOR CERTIFIES THAT ALL PUNCH LISTS ITEMS ARE COMPLETE. \$500 WILL BE DEDUCTED FROM THE CONTRACT BALANCE FOR EVERY SUBSEQUENT REINSPECTION.
- 15. ALL CLOSEOUT DOCUMENTS INCLUDING WARRANTIES ARE DUE TO CAVE CONSULTING GROUP WITHIN THIRTY (20) DAYS OF THE ISSUANCE OF THE PUNCH LIST. IF DOCUMENTS ARE NOT SUPPLIED AS REQUIRED BY CAVE CONSULTING GROUP AND/OR THE OWNER LIQUIDATED DAMAGES MAY BE APPLIED.
- 16. NOT ALL EQUIPMENT IS SHOWN. CONTRACTOR NEEDS TO VERIFY EXISTING QUANTITY AND TYPES OF EQUIPMENT AND COORDINATE WITH ARCH AND MEP.
- 17. CONTACT CAVE CONSULTING GROUP WITH ANY QUESTIONS PERTAINING TO THIS PROJECT PRIOR TO BID TIME.
- 18. CONTRACTOR IS RESPONSIBLE TO COMPLY WITH CONSTRUCTION STANDARDS OF THE OWNER.

EXISTING ROOF ASSEMBLIES

- I CEDAR SHAKES
- II ASPHALT SHINGLES
- III STANDING SEAM METAL ROOFING
- IV CORRUGATED METAL ROOFING

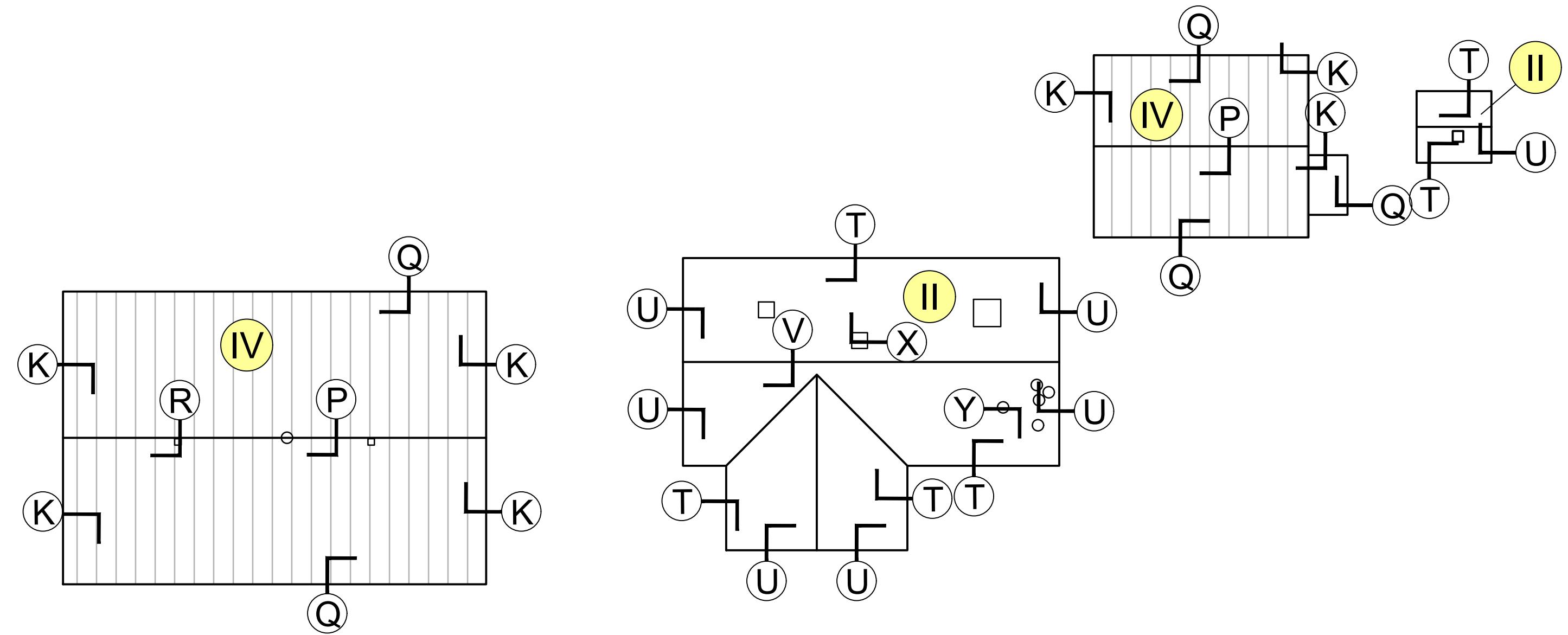
NEW ROOFING ASSEMBLIES

<p>I II ASPHALT SHINGLE ROOF ASSEMBLY</p> <p>DIMENSIONAL ASPHALT SHINGLES*, COLOR BY OWNER. 6 NAILS PER SHINGLE, TYP.</p> <p>ONE ROW OF GRACE HIGH TEMP ICE AND WATER SHIELD AT THE EAVES, 2 LAYERS OF 30# FELT IN THE FIELD.</p> <p>EXISTING WOOD DECK.</p> <p>* ON HISTORIC CHURCH, DECK THE ENTIRE ROOF WITH 2" PLYWD. USE TRIPLE LAMINATE SHINGLES</p>	<p>III STANDING SEAM MTL ROOF ASSEMBLY</p> <p>STANDING SEAM METAL ROOF, MATCH EXISTING. COLOR BY OWNER. INSTALL CLIPS EVERY 18" OC, TYP</p> <p>GRACE HIGH TEMP ICE AND WATER SHIELD THROUGHOUT THE WHOLE THE FIELD</p> <p>EXISTING WOOD DECK (CONTRACTOR TO CONFIRM)</p>	<p>IV CORRUGATED METAL ROOFING</p> <p>CORRUGATED METAL ROOF, COLOR BY OWNER. INSTALL CLIPS EVERY 18" OC, TYP.</p> <p>ONE ROW OF GRACE HIGH TEMP ICE AND WATER SHIELD AT THE EAVES, 2 LAYERS OF 30# FELT IN THE FIELD.</p> <p>EXISTING WOOD DECK OR STEEL STRUCTURE.</p>
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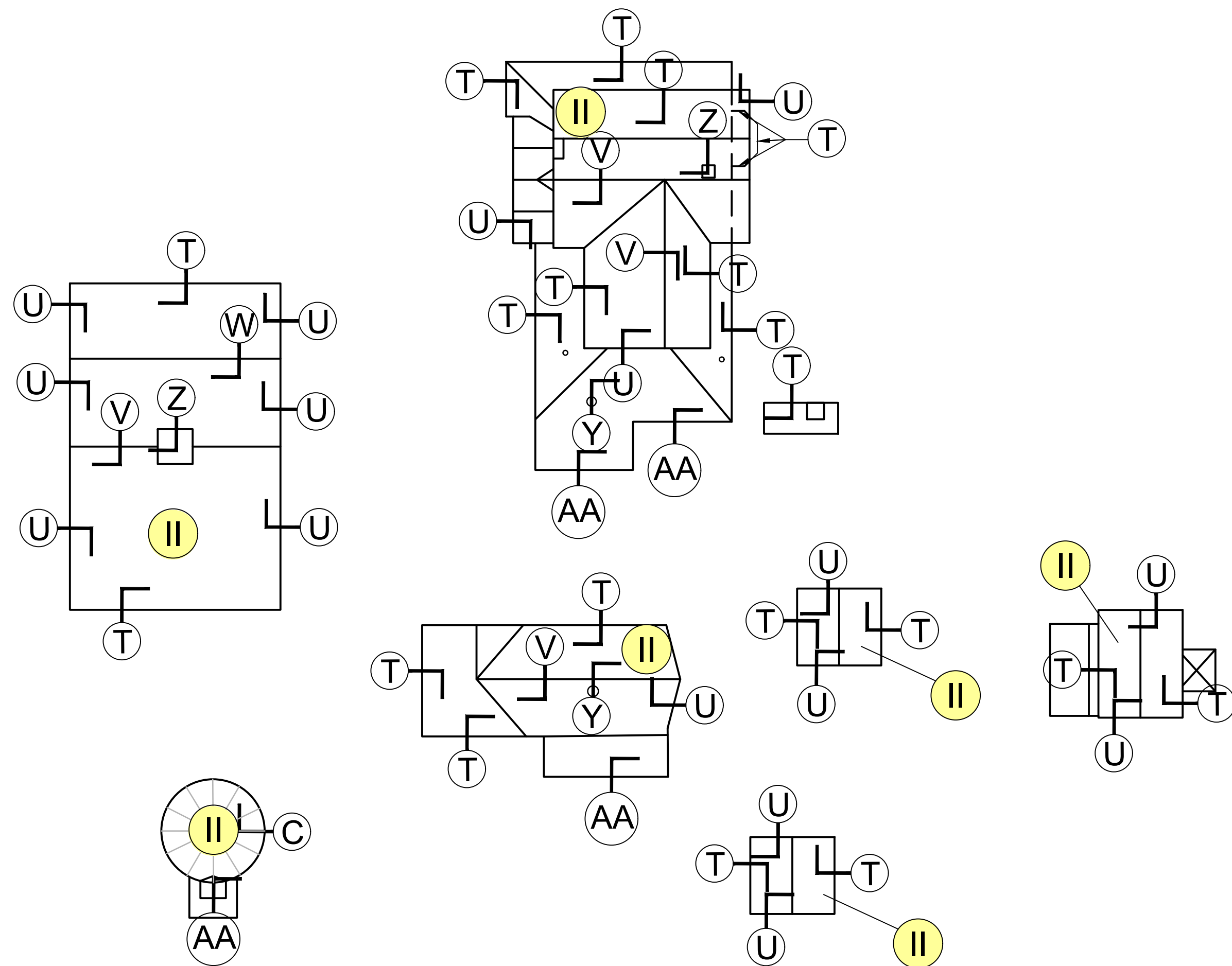


1 METER SHOP - 575 BUSH ST.

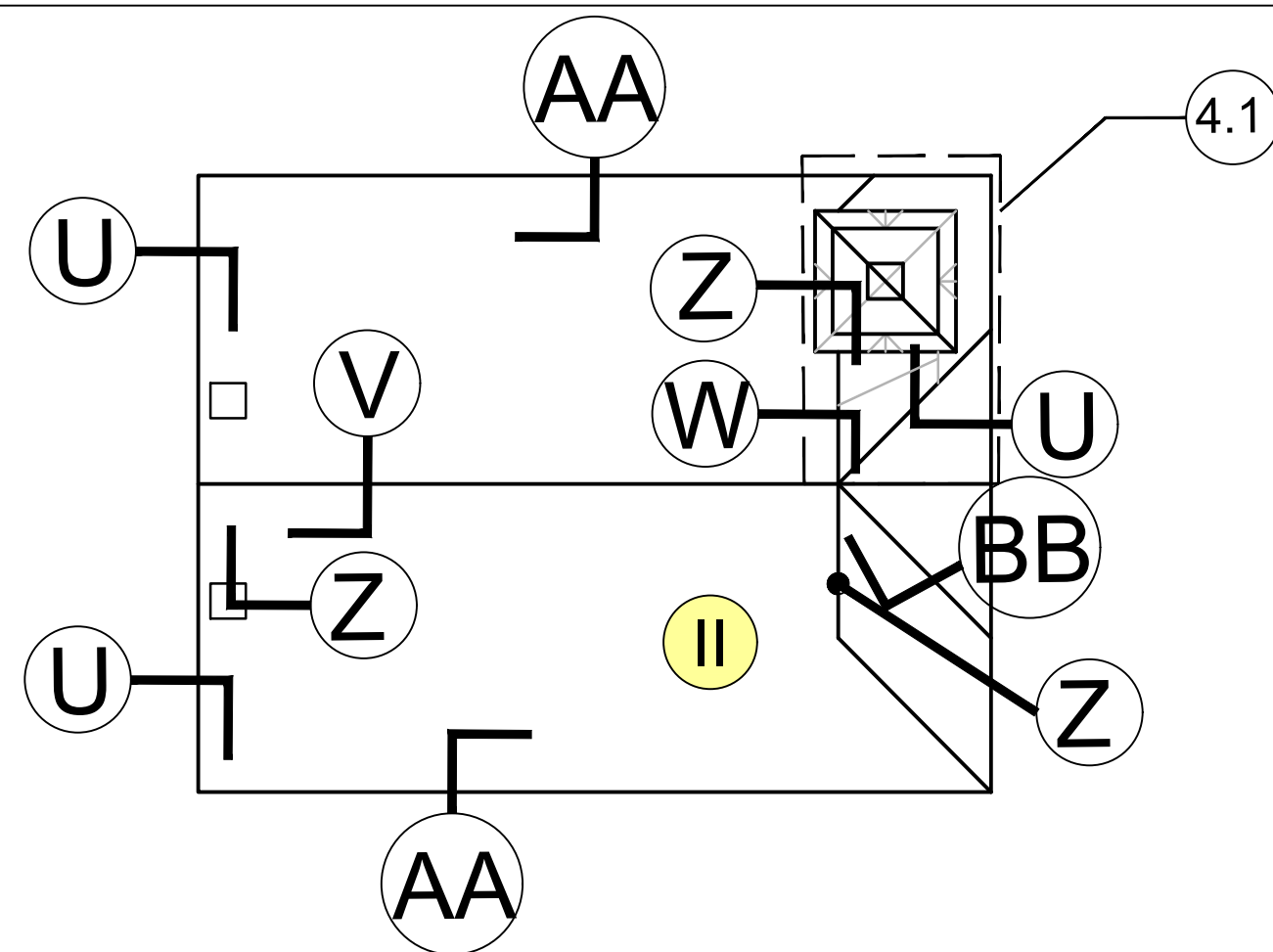
NOT IN CONTRACT



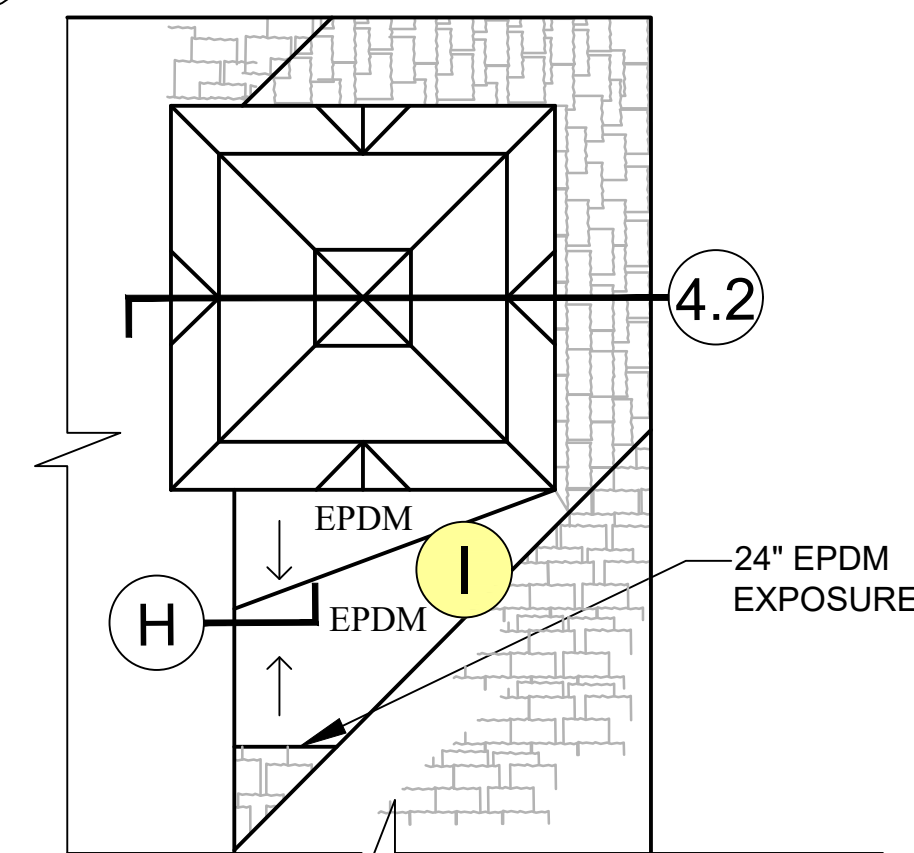
2 HATTENDORF FARM - 14605 SABLE BLD



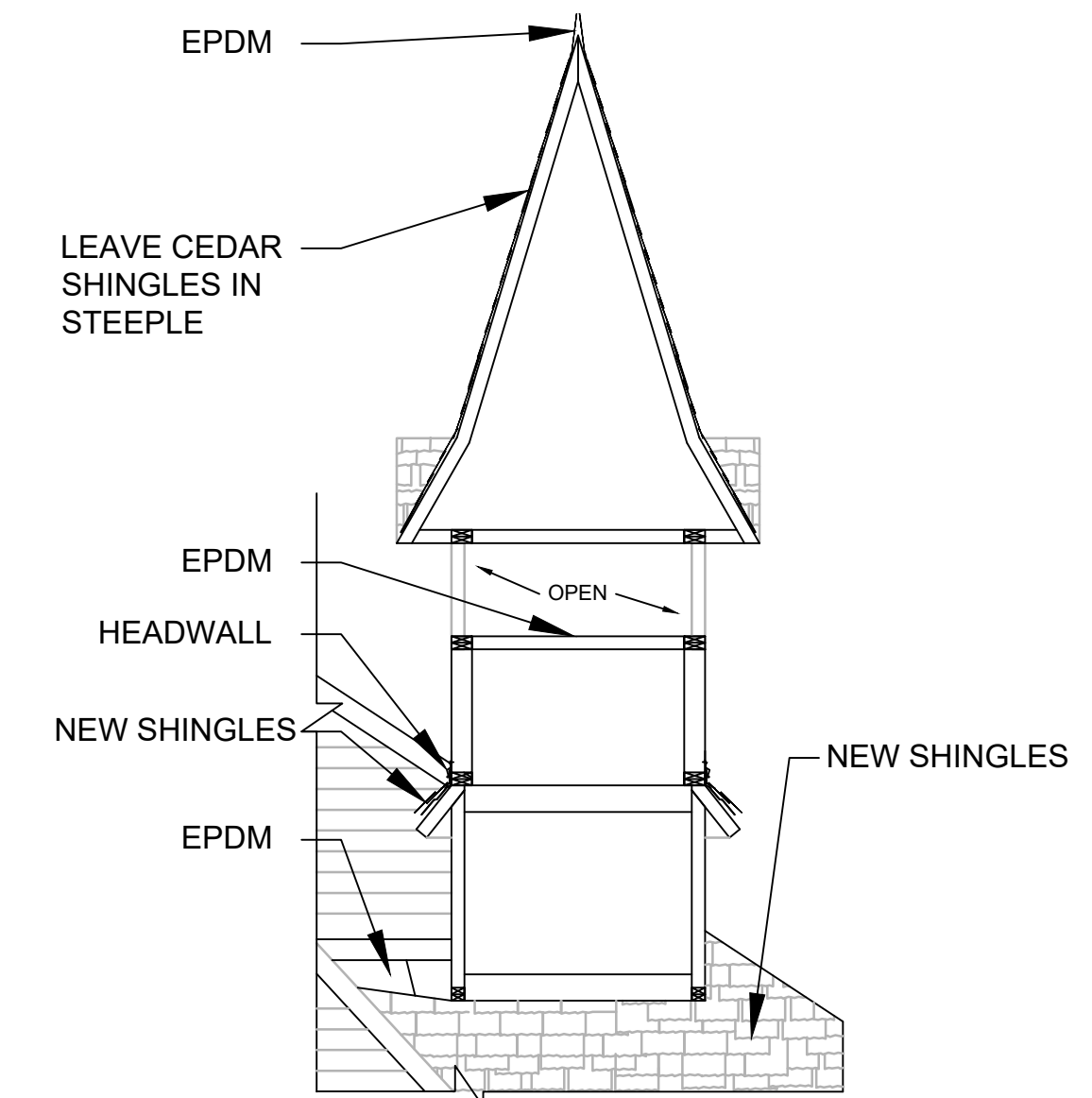
3 BROMLEY FARM - 1594 E BROMLEY LN



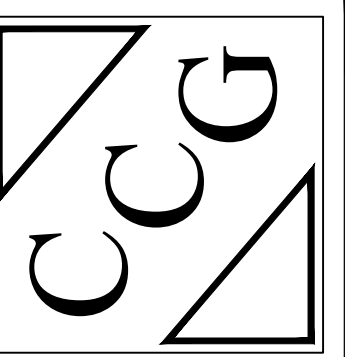
4 HISTORIC CHURCH - 147 S MAIN ST



4.1 HISTORIC CHURCH - STEEPLE PLAN



4.2 HISTORIC CHURCH - STEEPLE SECTION

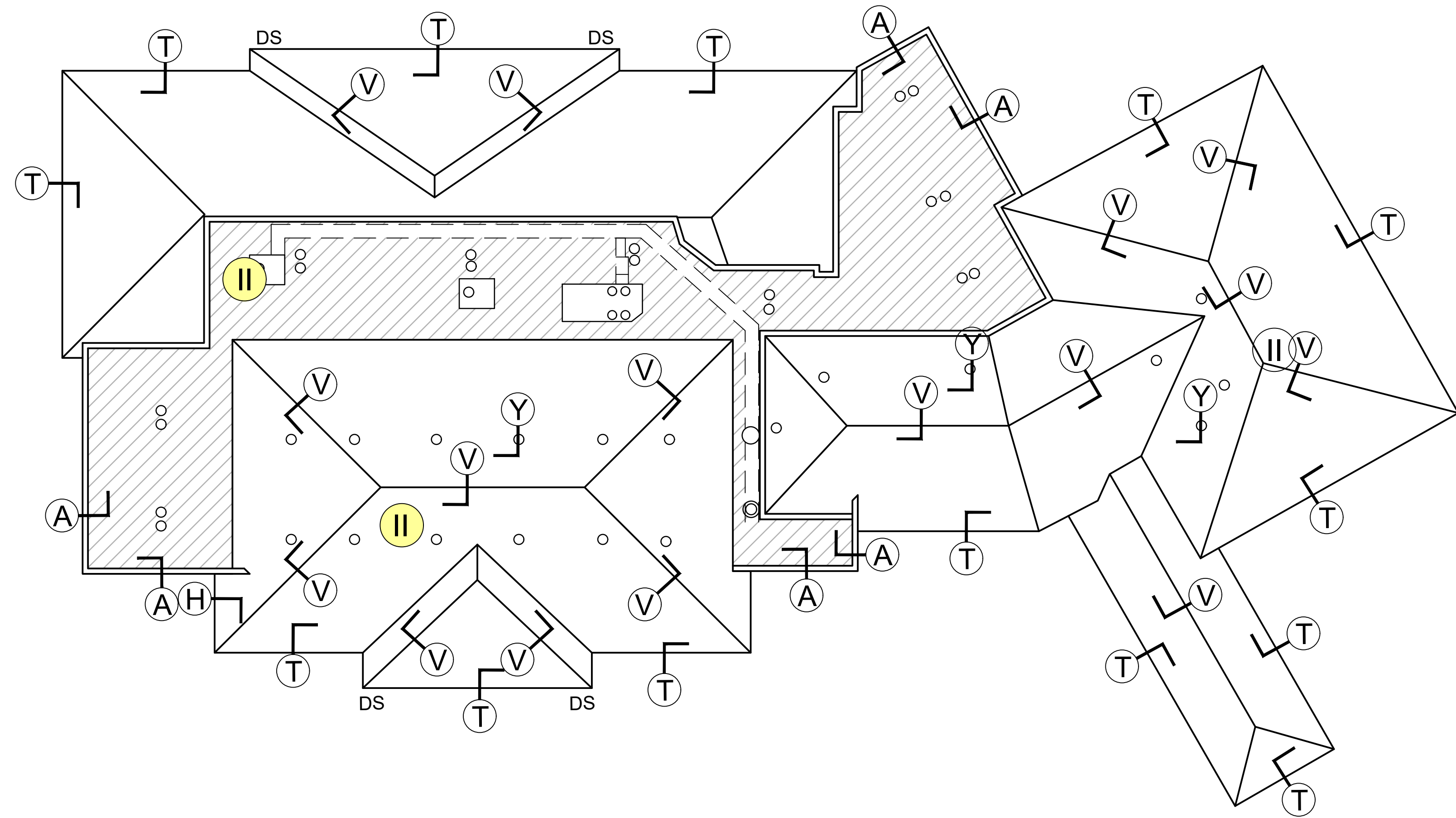


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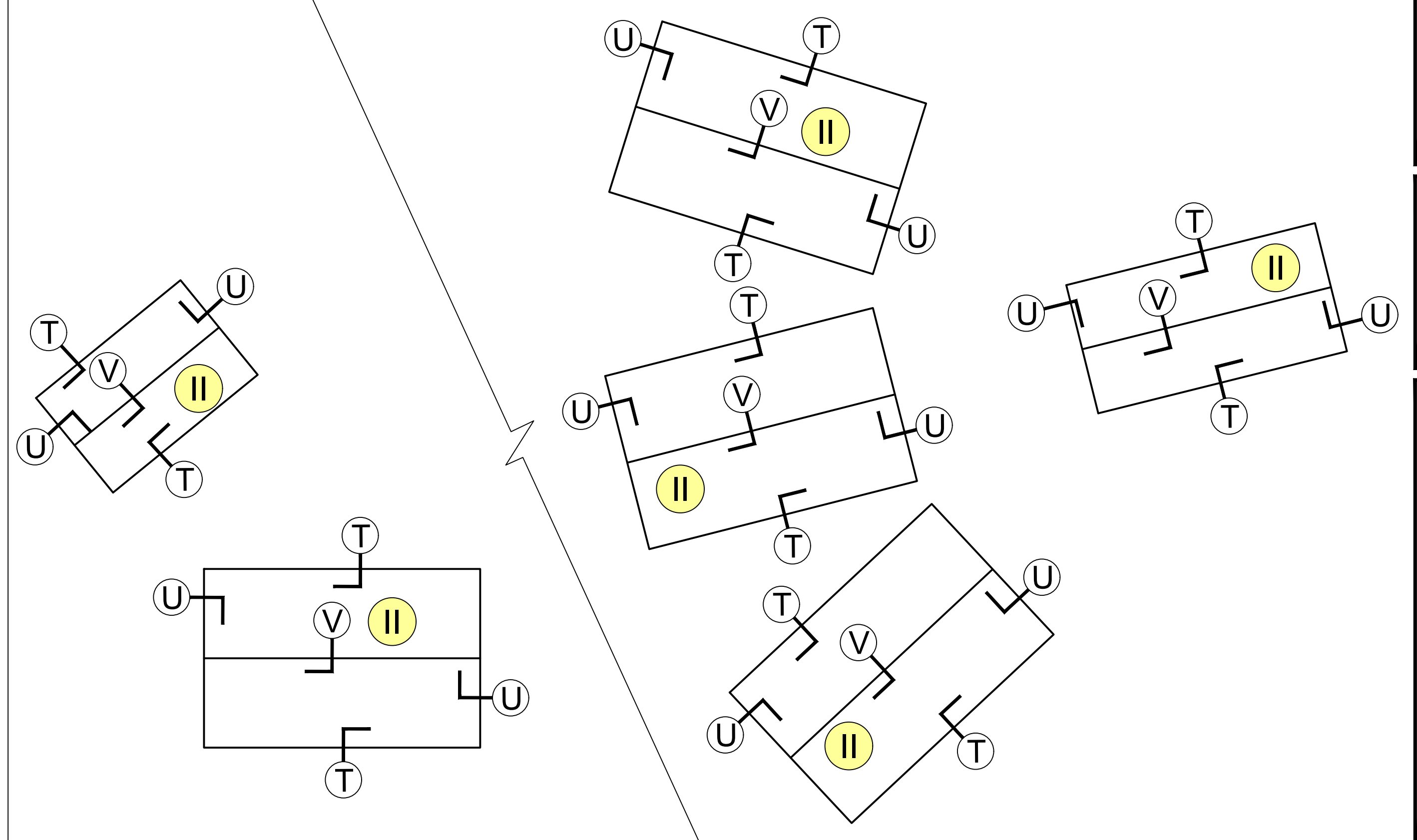
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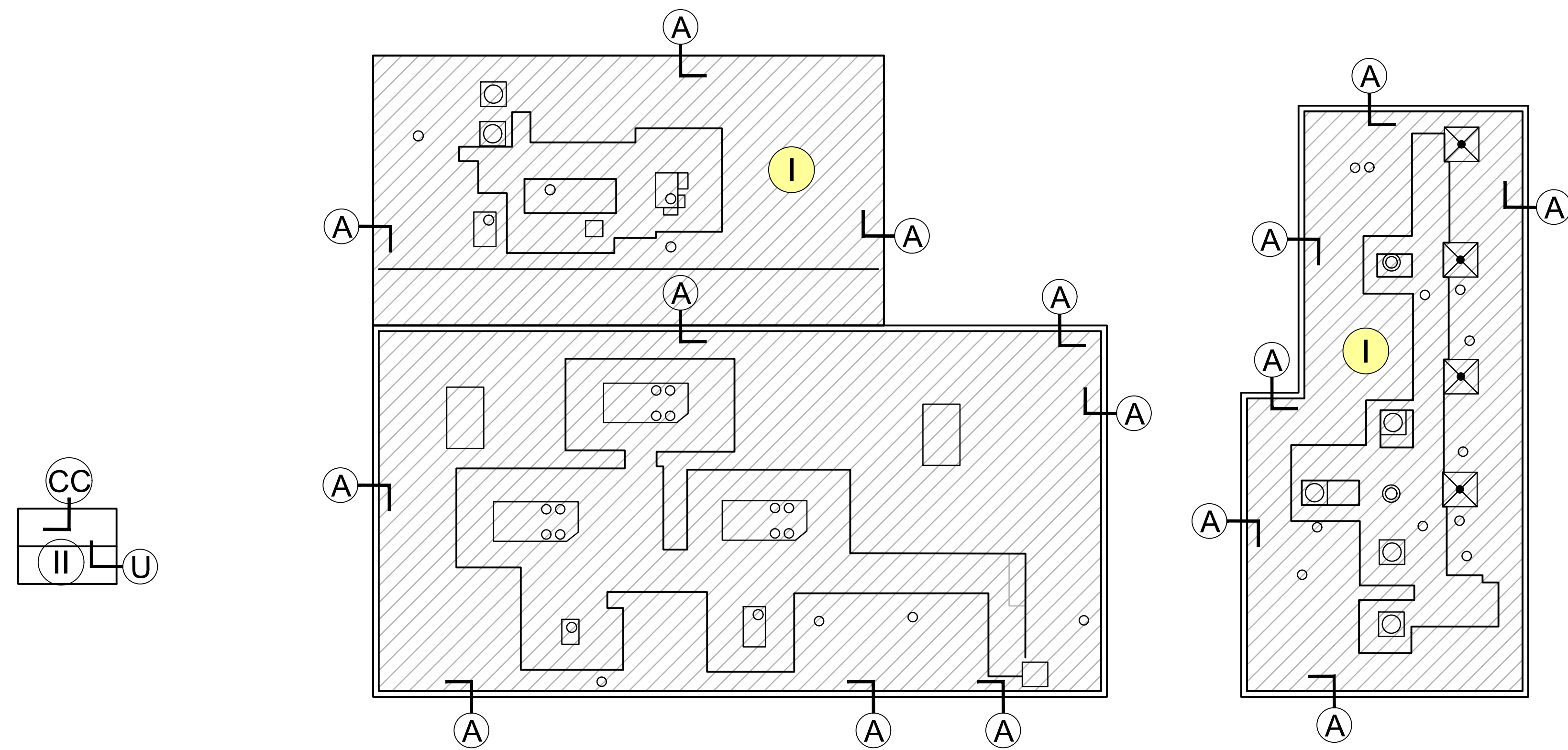
5 EAGLE VIEW ADULT CENTER - 1150 PRAIRIE CENTER

NOT IN CONTRACT

- NOTES:
- 1) REPLACE DAMAGED PARAPET CAP, TYP.
 - 2) MODIFY/PATCH TPO/SHINGLE INTERSECTIONS, COORDINATE WITH CONSULTANT.
 - 3) MATCH EXISTING DOWNSPOUT LOCATIONS

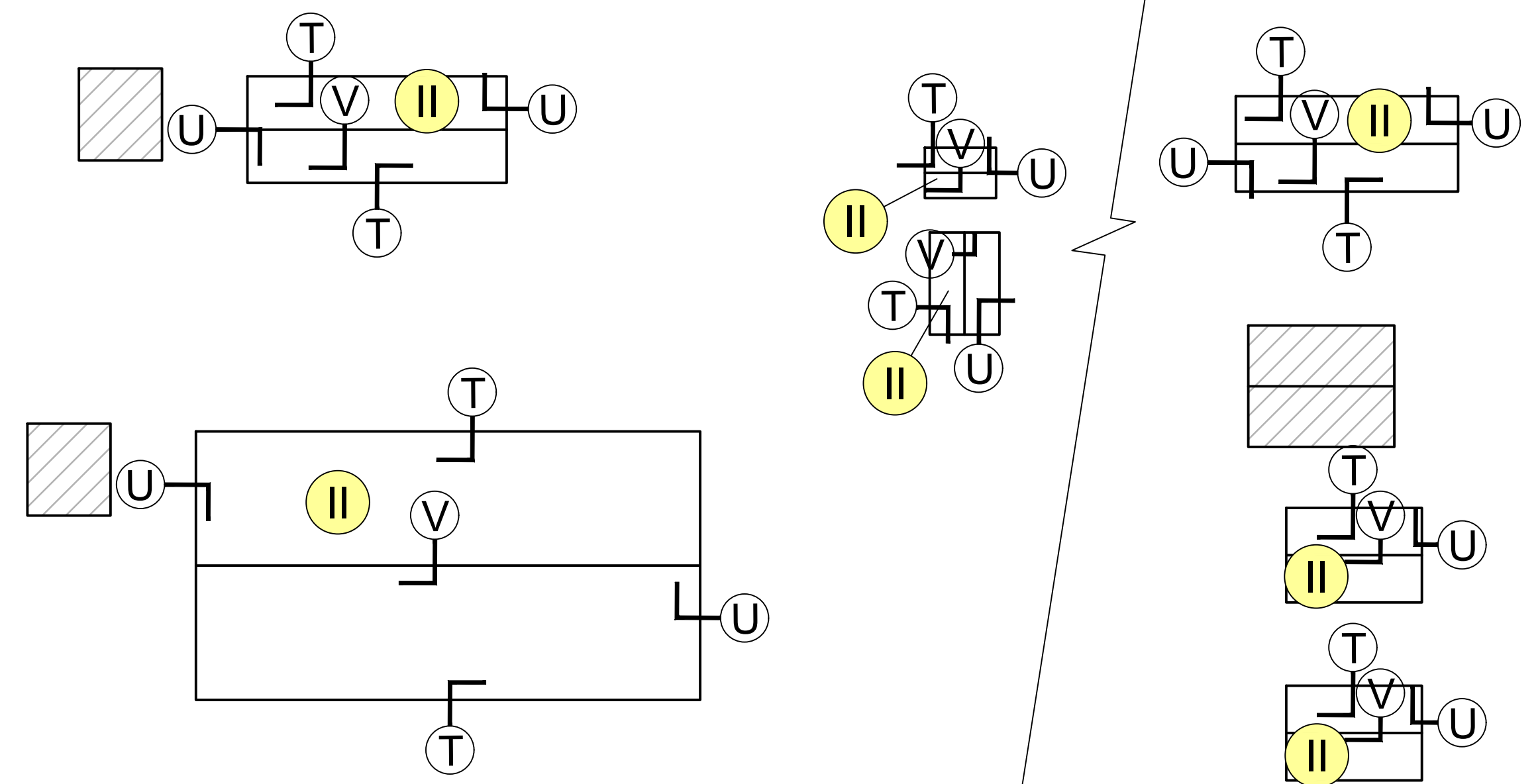


7 REC CENTER - 555 N. 11TH AVE



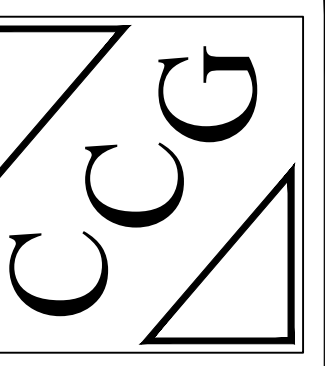
6 WATER PLANT - 4350 E BROMLEY LANE

NOT IN CONTRACT, REPLACE DAMAGED PARAPET CAP METAL, TYP



8 MAINTENANCE SHED - 807 VIOLES ST.

NOT IN CONTRACT



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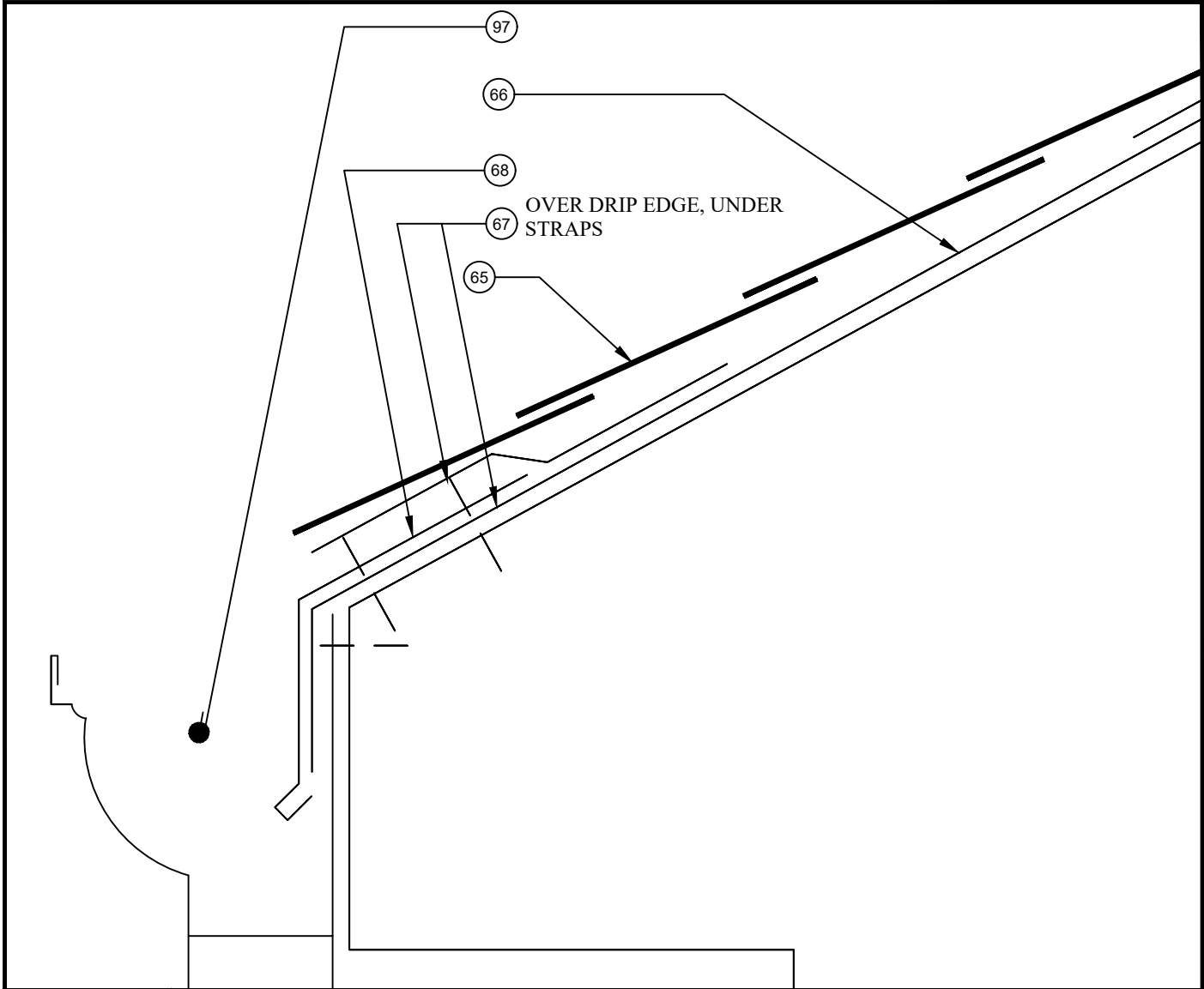
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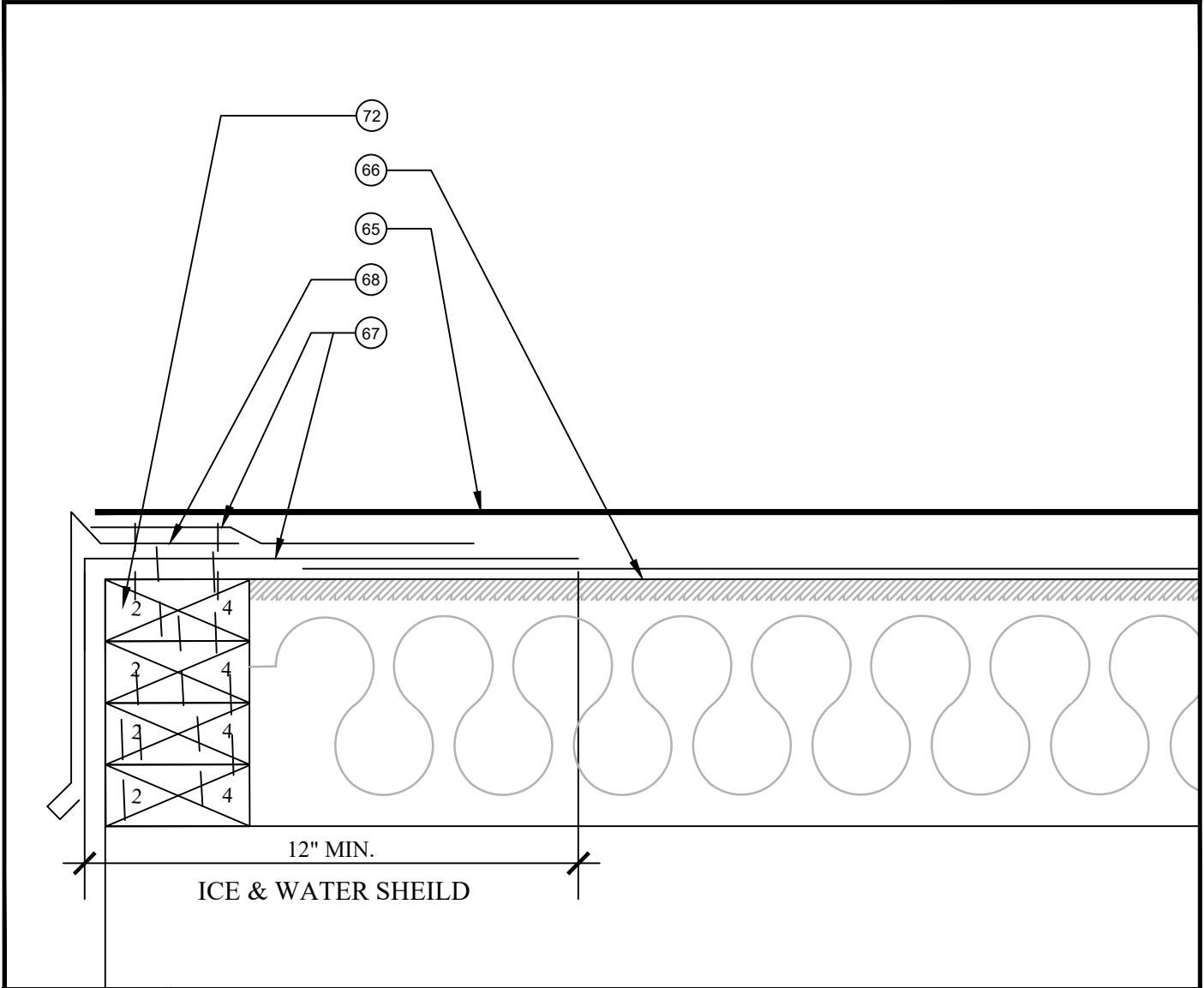
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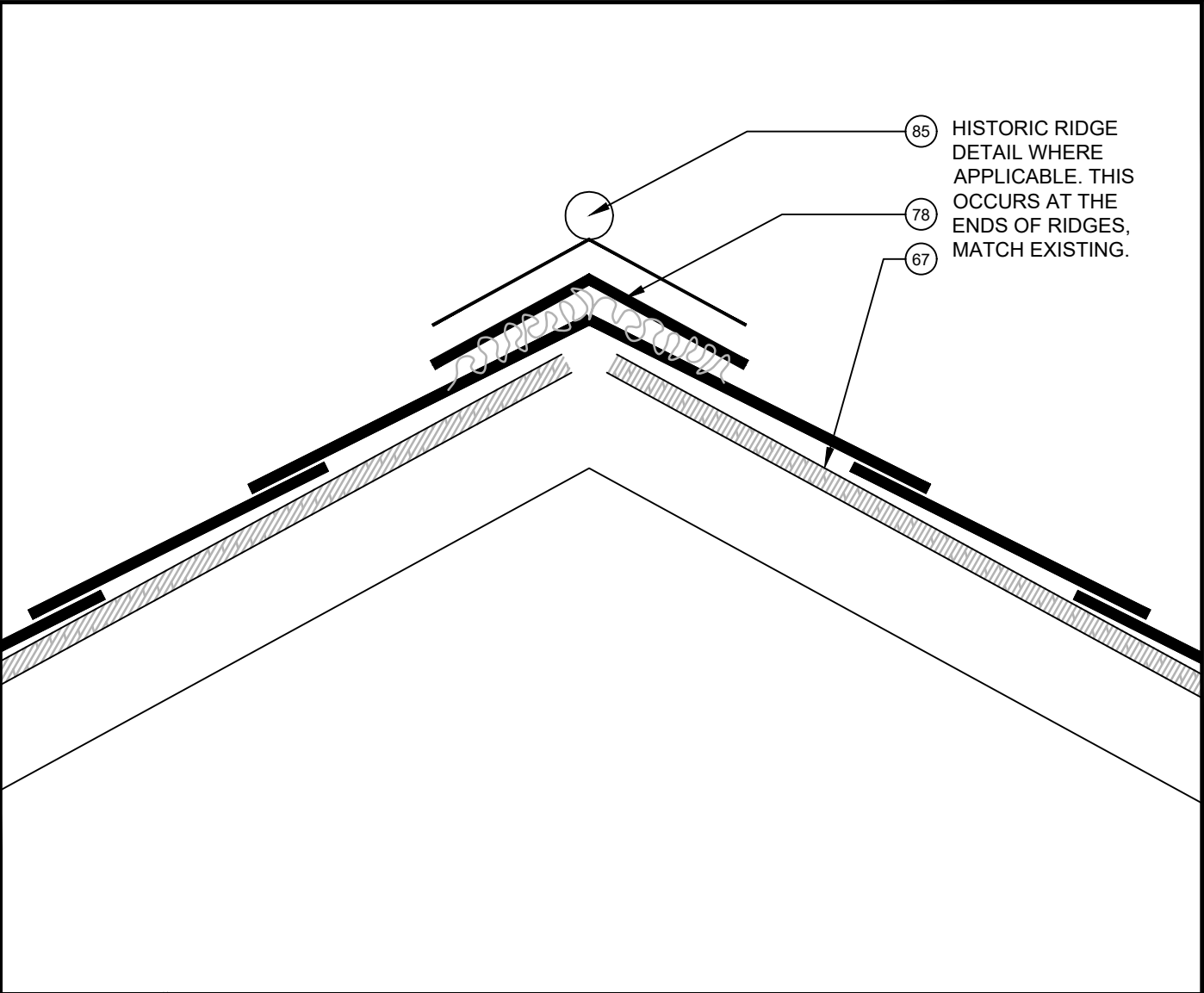
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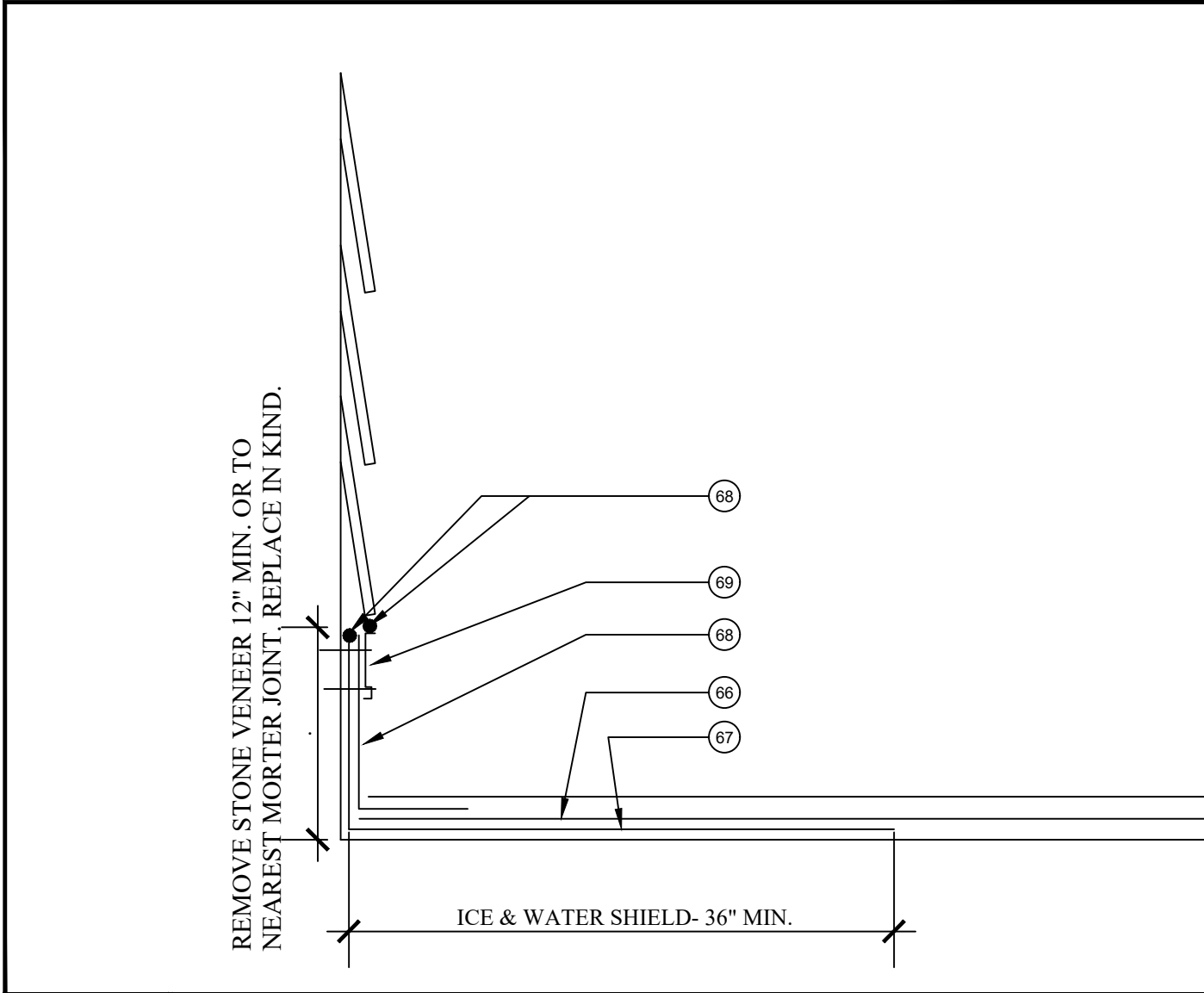
T SHINGLE - EAVE WITH GUTTER



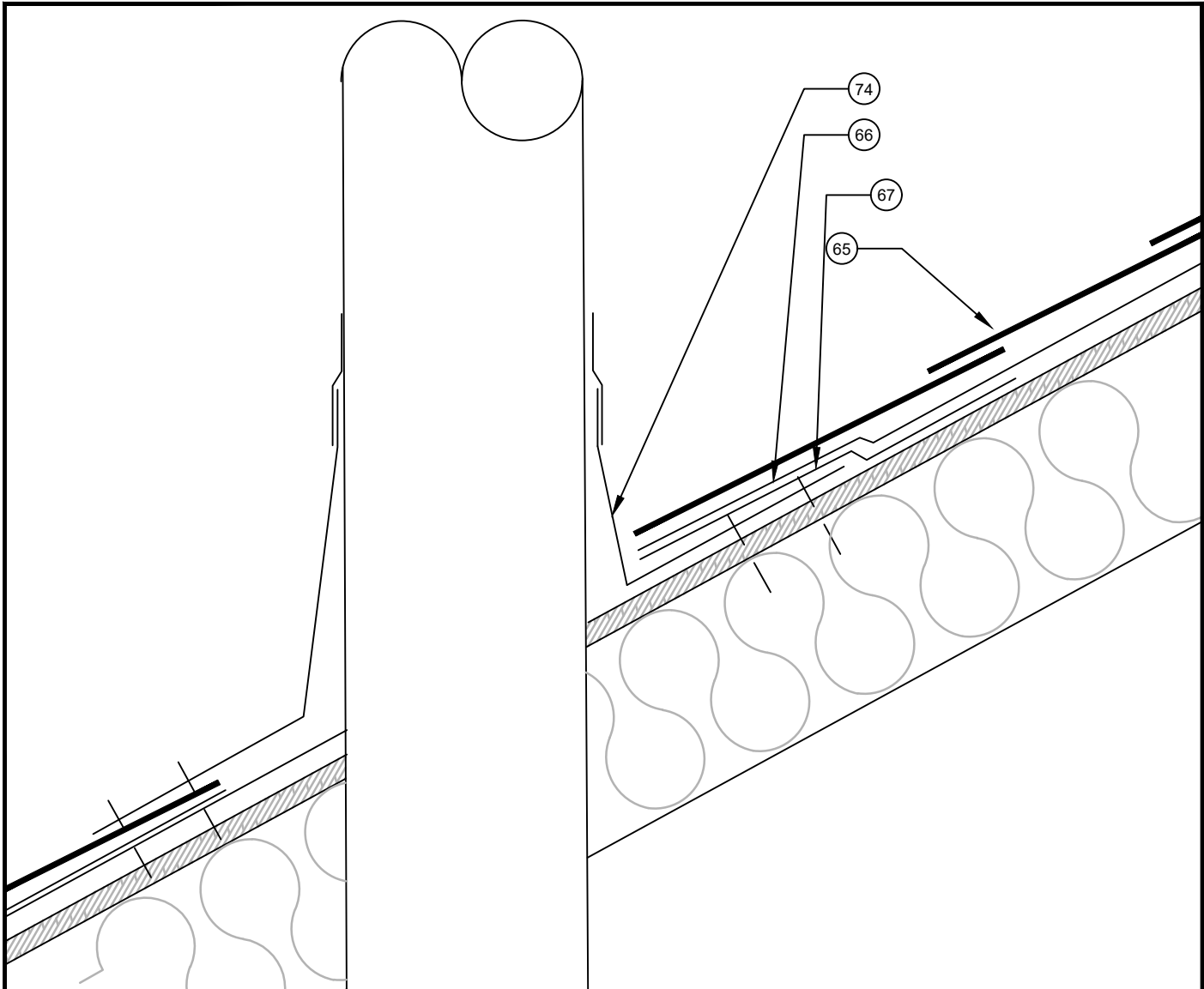
U SHINGLES - RAKE DETAIL



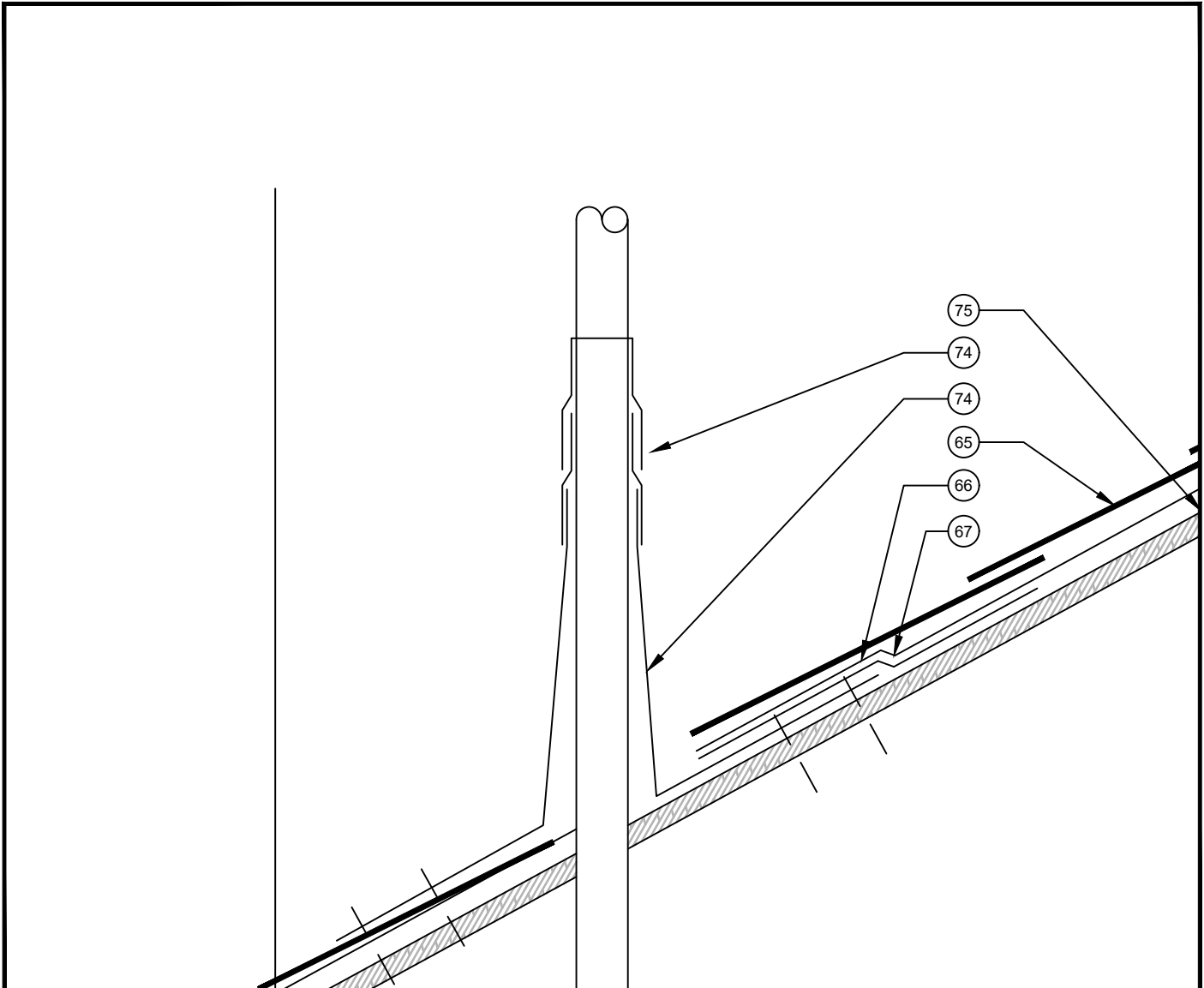
V SHINGLES - RIDGE ROOF



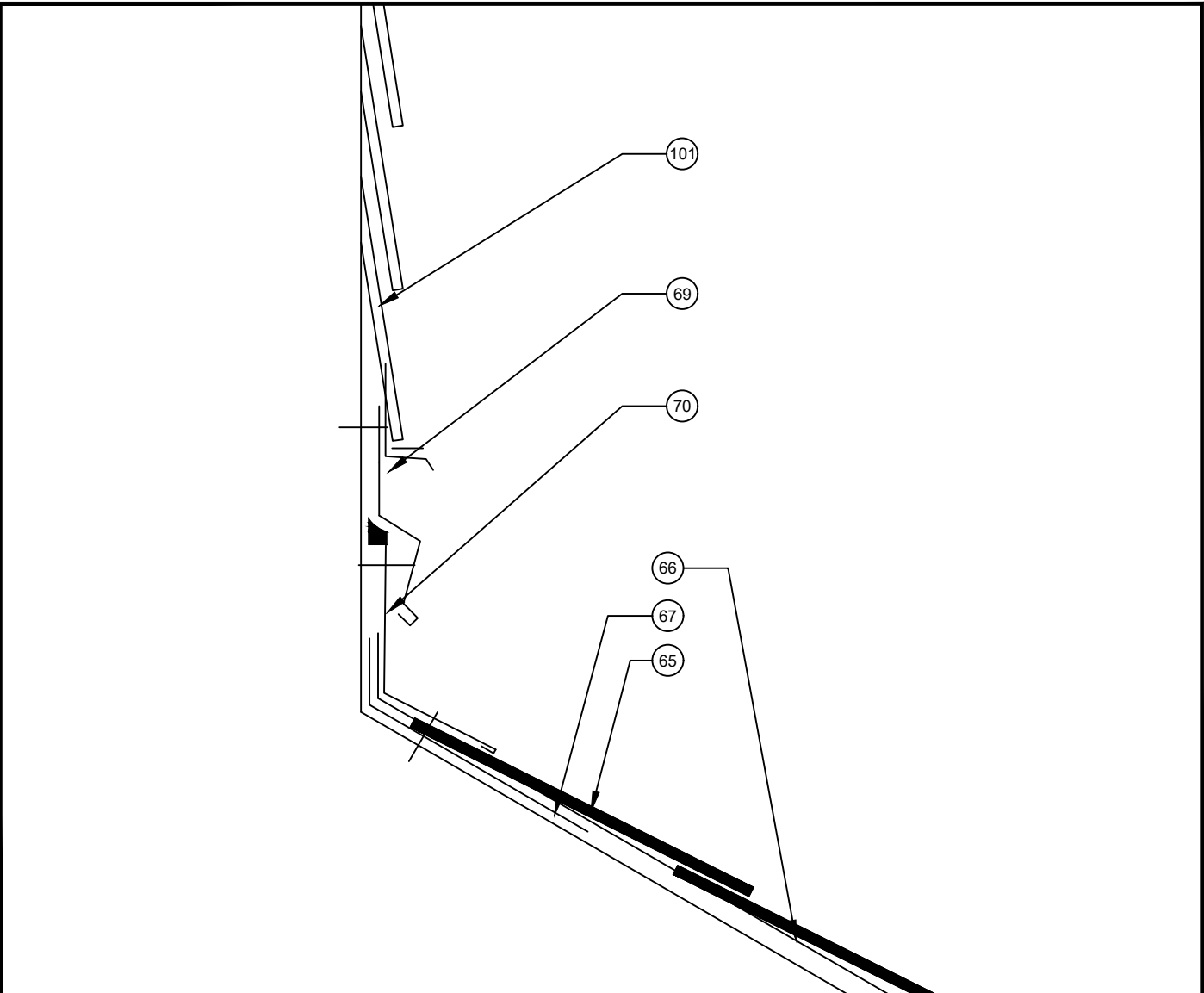
W SHINGLES - STEP FLASH



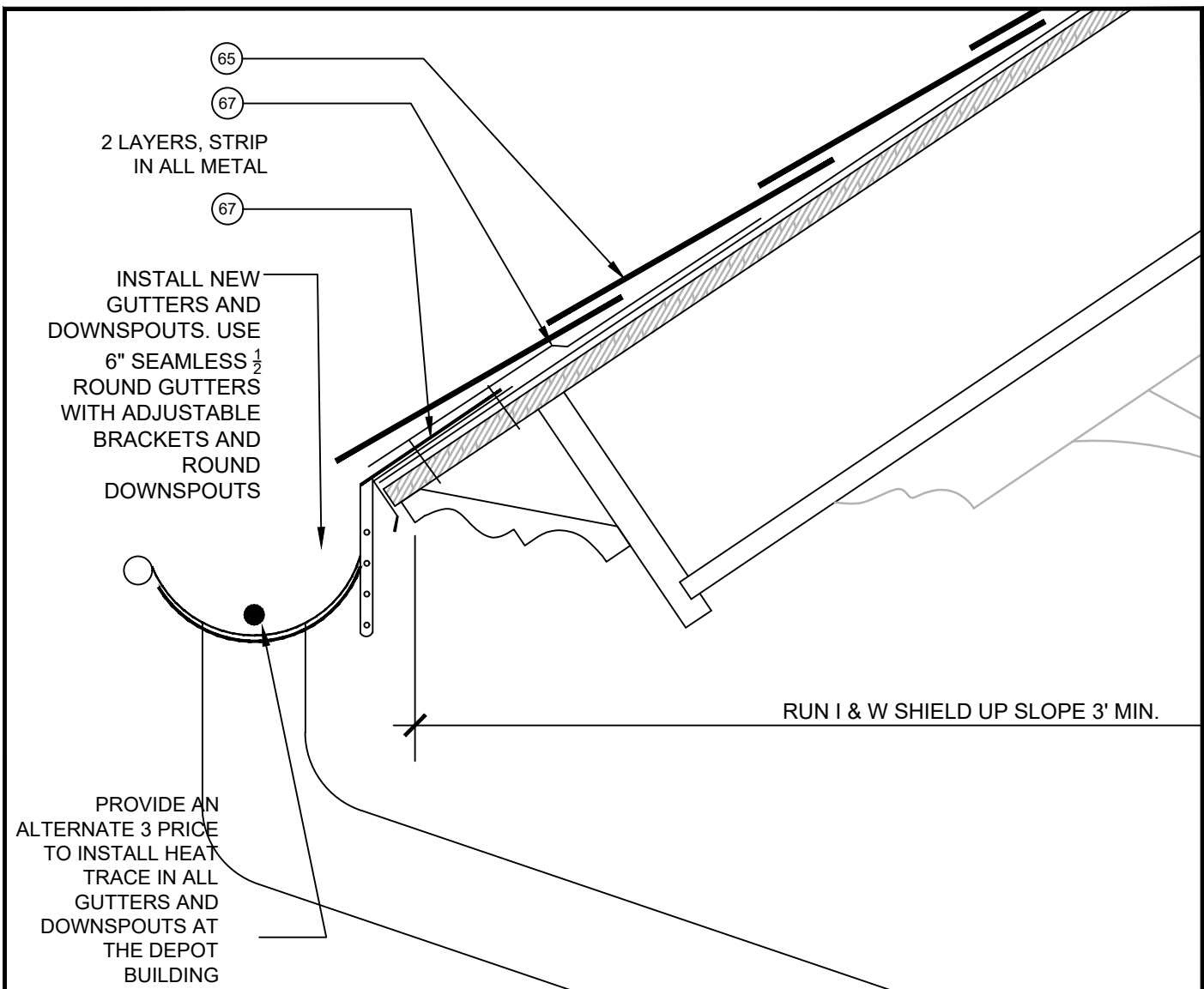
X SHINGLES - HOT FLUE



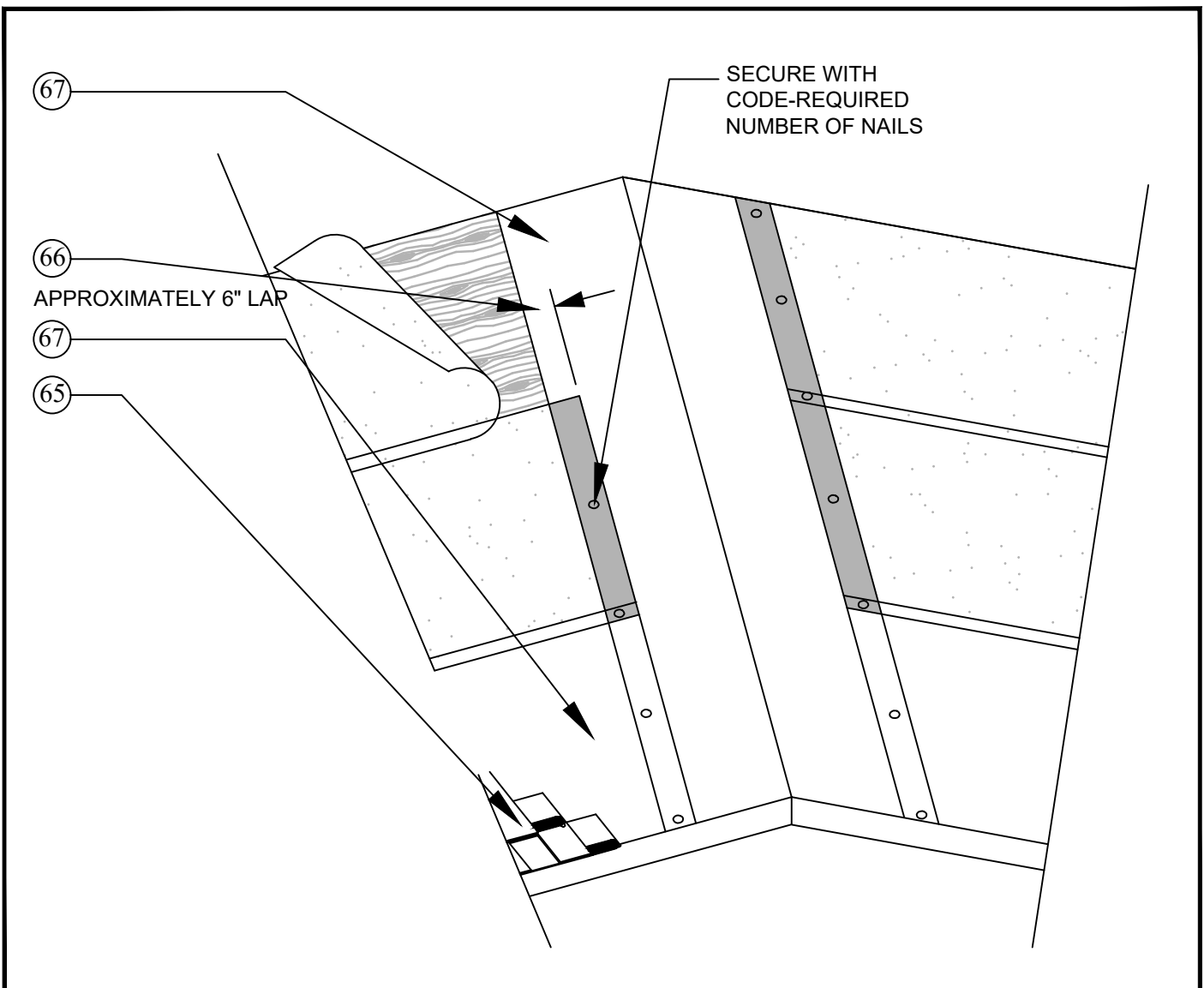
Y SHINGLES - PIPE



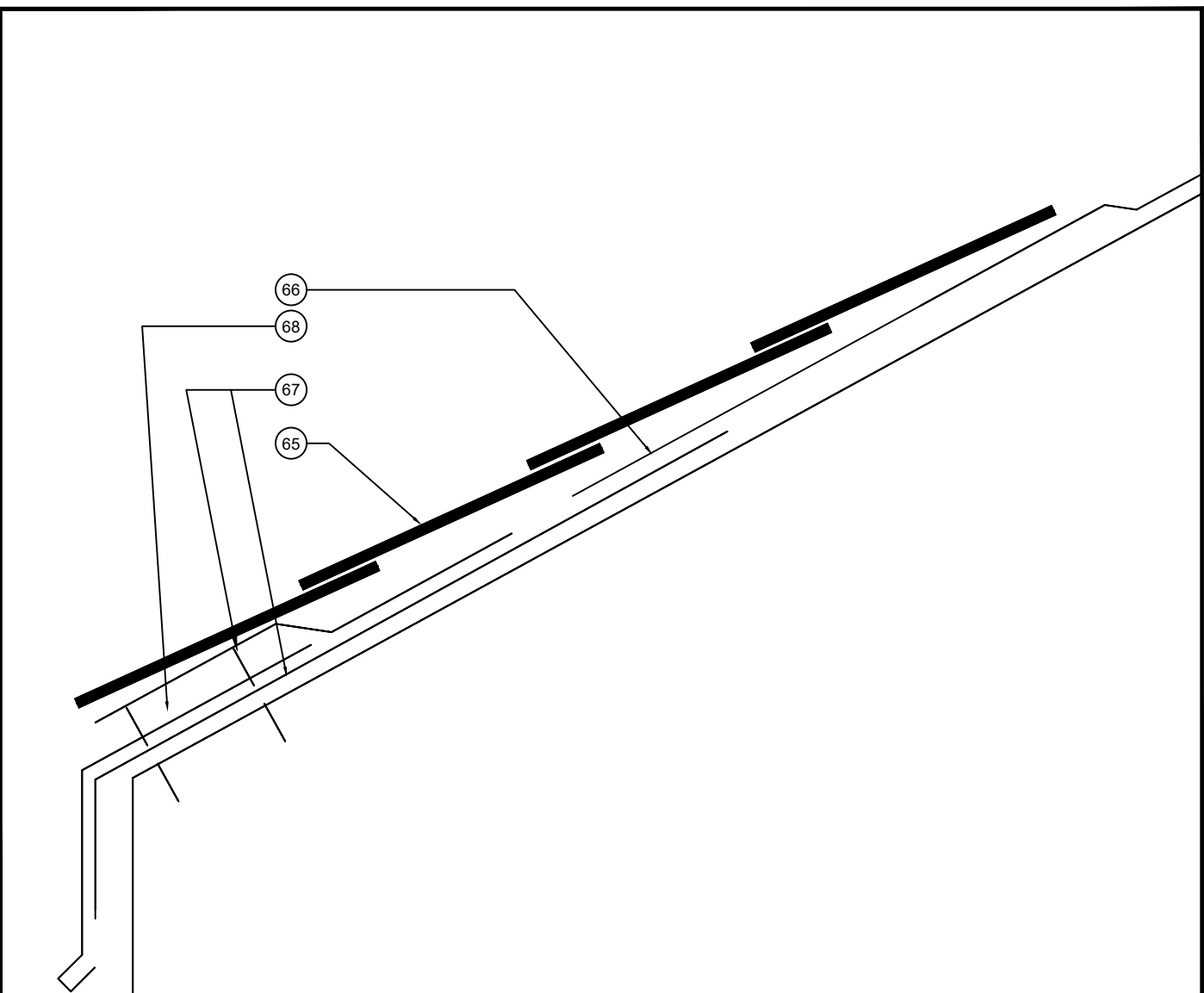
Z SHINGLES - HEAD WALL



AA SHINGLES - HALF ROUND GUTTER



BB HISTORIC CHURCH SHINGLES VALLEY
- ALL OTHER ROOFS - USE WRAPPED (CALIFORNIA) VALLEYS

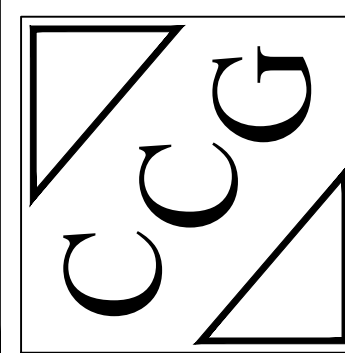


CC EAVE NO GUTTER

NOTES - SHINGLES / METAL ROOFS

- 65) TRIPLE LAMINATE ASPHALT SHINGLES, COLOR AND STYLE PER OWNER.
- 66) TWO LAYERS OF 30# FELTS.
- 67) HIGH TEMPERATURE ICE AND WATER SHIELD BY GRACE. WHERE APPLICABLE, STRIP IN EDGE METAL WITH GRACE HIGH TEMP ICE & WATER . INSTALL GRACE HIGH TEMP ICE & WATER SHIELD OVER ENTIRE FIELD. CAULK PER SPECIFICATIONS
- AT RIDGE VENT ALLOW VENT STRIP AT RIDGE TO VENTILATE.
- 68) SHEET METAL, FASTEN PER INSTALLATION NOTES, NAIL HOOK STRIP (IF APPLICABLE) AT 6" OC.
- 69) SHEET METAL, FASTEN TOP AND BOTTOM WITH SCREWS AND NEOPRENE WASHERS AT 12" OC, STAGGERED.
- 70) SHEET METAL, FASTEN HOOK STRIP (IF APPLICABLE AT 6" OC, FASTEN THE INSIDE FACE WITH SCREWS AND NEOPRENE WASHERS AT 12" OC.
- 71) SHEET METAL, FASTEN BOTTOM WITH SCREWS AND NEOPRENE WASHERS AT 12" OC
- 72) WOOD BLOCKING, FASTEN PER INSTALLATION NOTES.
- 73) CAULK.
- 74) UNCURED EPDM, GLUE SUBSTRATE, CAULK ALL EDGES, PAINT.
- 75) PLYWOOD, FASTEN PER INSTALLATION NOTES.
- 76) BATT INSULATION WITHOUT THE FACER.
- 77) ROOF INSULATION MECHANICALLY FASTENED.
- 78) CONTINUOUS RIDGE VENT.
- 79) GRACE ULTRA ICE AND WATER SHIELD.
- 80) BELLOWS STYLE EXPANSION JOINT.
- 81) BATT INSULATION WITHOUT FACER.
- 82) CURED 60MIL EPDM.
- 83) ½ DENSDECK PRIME.
- 84) TAPERED POLYISO INSUL SET IN LOW-RISE ADHESIVE.
- 85) IF APPLICABLE REUSE AND PAINT EXISTING RIDGE
- 86) EXISTING
- 87) DRIP EDGE METAL, FASTEN PER INSTALLATION DIAGRAMS
- 88) CONTINUOUS CLEAT, FASTEN PER INSTALLATION DIAGRAMS
- 89) NEW METAL ROOF, COLOR BY OWNER
- 90) Z CLIP, CAULK ALL SIDES
- 91) NEW METAL PANELS
- 92) PERFORATED FOR RIDGE VENT Z CLIP, CAULK ALL SIDES
- 93) RIDGE VENT MATERIAL, TYP
- 94) SM JACK
- 95) RAIN COLLAR SEALED WITH HIGH TEMP CAULK
- 96) CONTINUOUS CLEAT
- 97) GUTTER WITH BRACKETS EVERY 12" O.C., WRAP SEAMS WITH UNCURED EPDM
- 98) DOWNSPOUT TO BE STRAPPED EVERY 24" WITH EDGES CONCEALED OR FILED TO BE ROUNDED
- 99) HALF ROUND GUTTER, MATCH EXISTING IF APPLICABLE. INSTALL NEW GUTTERS AND DOWNSPOUTS. USE 6" SEAMLESS ½ ROUND GUTTERS WITH ADJUSTABLE BRACKETS AND ROUND DOWNSPOUTS
- 100) CORRUGATED METAL ROOFING - COLOR AND SIZE TO MATCH EXISTING, VERIFY WITH OWNER
- 101) EIFS

NOTE: NOT ALL KEY NOTES USED.



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