

UNIVERSITY OF MAINE

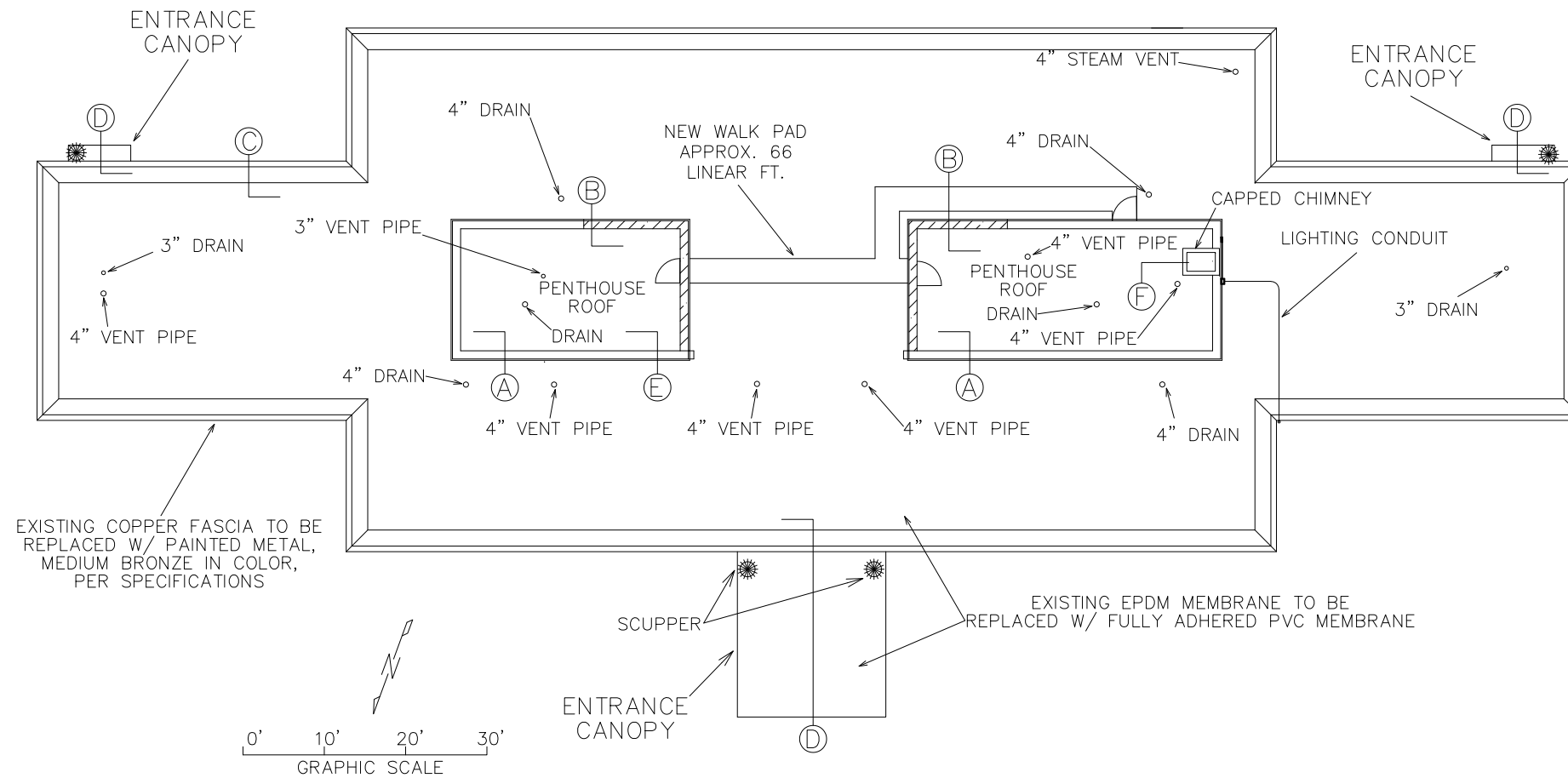
OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT: PENOBSCOT HALL REROOFING – SITE PLAN

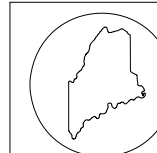
B.H.FOLEY	APP'D. BY:	SCALE: N.T.S.	DATE: 01/20/22	DWG: 1 OF 11
-----------	------------	------------------	-------------------	-----------------

PENOBSCOT HALL ROOF PLAN
APPROX. 11,380 SF.



GENERAL ROOF NOTES:

1. ALL DRAWINGS ARE OF EQUAL IMPORTANCE IN DEFINING THE WORK OF THE CONTRACT DOCUMENTS. CONTRACTORS SHALL REVIEW ALL DRAWINGS BEFORE THE INSTALLATION OF THEIR WORK. SHOULD THERE BE A DISCREPANCY WITHIN AND BETWEEN THE DRAWINGS THAT WOULD CAUSE AN AWKWARD OR IMPROPER INSTALLATION, NOTIFY ENGINEER FOR CLARIFICATION PRIOR TO INSTALLATION OF WORK. ANY WORK INSTALLED IN CONFLICT WITH THE PLANS SHALL BE CORRECTED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE AND AT NO ADDITIONAL COST TO THE OWNER.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND ELEVATIONS IN THE FIELD.
3. DO NOT SCALE DRAWINGS. THE DRAWINGS ARE NOT NECESSARILY TO SCALE - USE GIVEN DIMENSIONS. CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT THE JOBSITE PRIOR TO THE START OF CONSTRUCTION. IF DISCREPANCIES ARE FOUND, NOTIFY ENGINEER FOR CLARIFICATION BEFORE COMMENCING THE WORK.
4. PROVIDE ALL LABOR, MATERIALS, EQUIPMENT, SUPPORT STRUCTURES, MECHANICAL, ELECTRICAL, AND FINISHES TO COMPLETE THE WORK AS INTENDED.
5. CONTRACTOR SHALL INCLUDE AS PART OF THEIR BID ALL PERMIT COSTS AND FEES.
6. CONTRACTOR IS RESPONSIBLE TO VISIT THE SITE PRIOR TO THE BID TO CLEARLY EXAMINE AND UNDERSTAND THE EXISTING CONDITIONS. CONTRACTOR SHALL INCLUDE ALL REQUIRED ALLOWANCES IN THEIR BID. NO ALLOWANCE SHALL BE MADE FOR ERROR RESULTING FROM CONTRACTOR'S FAILURE TO VISIT THE SITE. REVIEW THE COMPLETE DOCUMENTS AND ASK THE ENGINEER FOR CLARIFICATION ON ANY DISCREPANCIES. NO ADDITIONAL COMPENSATION WILL BE GIVEN FOR UNFORESEEN CONDITIONS.
7. REMOVE EXISTING ROOF SYSTEMS TO ROOF DECK AND REPLACE WITH NEW ADHERED PVC MEMBRANE ROOF SYSTEM AS INDICATED ON DRAWINGS AND IN SPECIFICATIONS.
8. ROOF SEAMS, PENETRATIONS, CORNERS AND ALL TRANSITIONS MUST BE HEAT WELDED ONLY. NO PEEL AND STICK SHALL BE USED.
9. THE EXISTING ROOF SYSTEM(S) IS ASSUMED TO CONSIST OF MEMBRANE, INSULATION, VAPOR BARRIER, SECTIONS OF SLOPED LIGHTWEIGHT CONCRETE AND CONCRETE ROOF DECK. EXACT CONDITIONS MAY VARY.
10. SOME EXISTING WALL BASE FLASHINGS MAY NOT ALLOW FOR THE FULL HEIGHT OF THE SPECIFIED TAPERED INSULATION SYSTEM. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND BASE FLASHING CONDITIONS IN FIELD PERTAINING TO INSULATION HEIGHT RESTRICTIONS AND COORDINATE ANY REQUIRED MODIFICATIONS WITH THE ENGINEER PRIOR TO ORDERING MATERIALS.
11. REMOVE AND REINSTALL, REPLACE AND/OR MODIFY TIE-INS TO BUILDING WALL BASE FLASHINGS, TRANSITIONS, TERMINATIONS AND ROOF TOP EQUIPMENT, ETC. PER ROOF SYSTEM MANUFACTURER INSTALLATION REQUIREMENTS AND AS APPROVED BY THE ENGINEER.
12. ALL EDGE METAL SEAMS, TERMINATIONS, TRANSITIONS, ETC. SHALL BE SEALED WATERTIGHT AND SECURED WITH MATCHING FASTENERS. EDGE METAL SHALL BE A SNAP-ON SYSTEM.
13. REMOVE ALL CONSTRUCTION/DEMOLITION DEBRIS FROM ROOF DECK PRIOR TO INSTALLING NEW ROOF SYSTEM, INCLUDING ALL TIRES.
14. DUE TO THE SCALE OF THE DRAWINGS, NOT ALL ROOF PENETRATIONS, FIXTURES OR EQUIPMENT MAY BE SHOWN. THE CONTRACTOR IS RESPONSIBLE TO FLASH ALL ROOF TOP EQUIPMENT AND PENETRATIONS, ETC. AS REQUIRED PER DETAILS AND MANUFACTURER REQUIREMENTS. REMOVE AND REINSTALL ALL FIXTURES AND EQUIPMENT AS REQUIRED FOR A COMPLETE SYSTEM.
15. THE CONTRACTOR SHALL BEGIN REPLACEMENT WORK ON THE HIGHER ROOF SECTIONS FIRST, IN GENERAL, IN ORDER TO AVOID USING ALREADY COMPLETED ROOF SECTIONS AS WORK/STAGING AREAS FOR REPLACEMENT OF OTHER ROOF SECTIONS.
16. INSULATION SYSTEM ATTACHMENT SHALL BE ADHERED BASE LAYERS AND ADHERED TOP LAYER. SEE ATTACHMENT DETAIL AND SPECIFICATIONS.
17. FLASH ALL PENETRATIONS (PIPES, CONDUITS, ETC.) PASSING THROUGH MEMBRANE WITH MOLDED PIPE FLASHING WHERE POSSIBLE. WHERE MOLDED FLASHING CANNOT BE INSTALLED, USE FIELD FABRICATED PIPE SEAL, UNLESS NOTED OTHERWISE. PITCH POCKETS WHERE APPLICABLE.
18. NOTIFY ENGINEER IMMEDIATELY UPON FINDING ANY DAMAGED ROOF DECK OR STRUCTURE.
19. EXISTING WOOD BLOCKING, INSULATION, OR OTHER MATERIALS MAY BE REUSED ONLY AS APPROVED IN ADVANCE BY THE ENGINEER. ALL EXISTING DETERIORATED MATERIALS MUST BE REPLACED.
20. ANY CHANGES TO PLAN AND DETAILS MUST BE APPROVED IN ADVANCE BY THE ENGINEER.
21. INSTALL NEW AND RETRO-FIT ROOF DRAINS IN ALL DRAIN LOCATIONS. - SEE PLANS AND SPECIFICATIONS.
22. KEEP TAPERED INSULATION BLOCKING THICKNESS CONSTANT ALONG EACH SIDE OF ROOF SECTION EDGES TO ASSURE UNIFORM EDGE METAL DEPTH.
23. EXISTING ROOF DECK IS CONCRETE.
24. THE CONTRACTOR SHALL ENSURE THAT VAPOR BARRIER IS INSTALLED ACCORDING TO MANUFACTURER'S RECOMMENDATIONS. VAPOR BARRIER MUST BE SECURELY ADHERED TO EXISTING ROOF DECK, ROOF PENETRATIONS, CURBS, ETC. FORMING AN AIRTIGHT BARRIER.
25. THE CONTRACTOR SHALL REMOVE ALL UNUSED CURBS, PENETRATIONS, SLEEPERS, ETC. INFILL REMOVED ITEMS WITH STRUCTURAL SOLUTION TO MATCH EXISTING.
26. DETAILS ARE MANUFACTURER'S RECOMMENDATIONS, ANY ALTERATIONS TO LAYOUT OR DETAILS SHALL BE APPROVED BY ENGINEER AND MANUFACTURER'S REPRESENTATIVE.

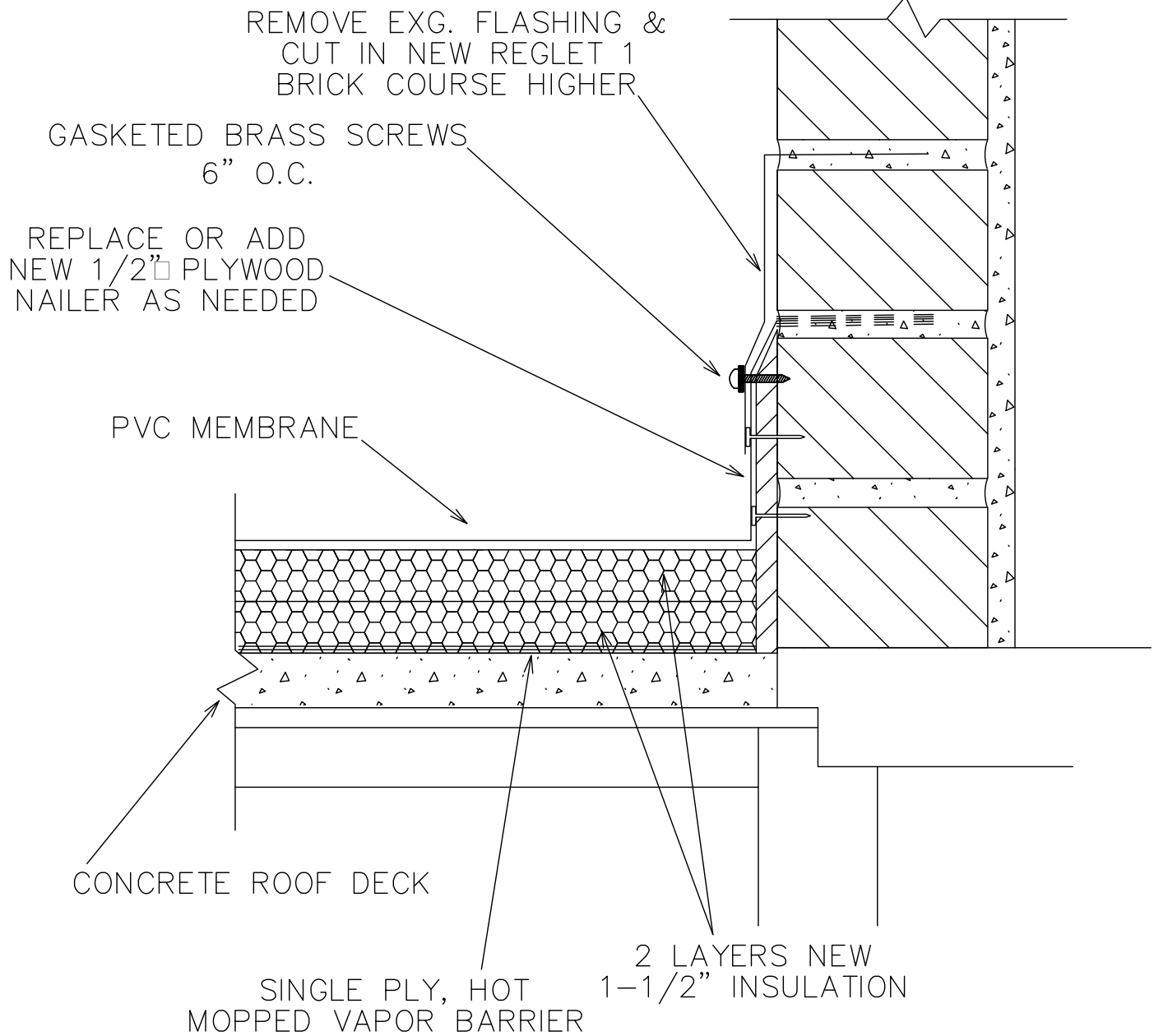


UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT 5765 SERVICE BLDG. RM. 118
ENGINEERING DIV. (207) 581-2682 ORONO, ME. 04469-5765

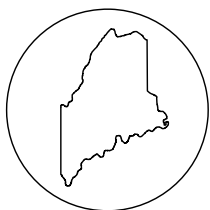
PROJECT: PENOBSCOT HALL REROOFING

B.H.FOLEY	APP'D. BY:	SCALE: N.T.S.	DATE: 01/20/22
			DWG: 2 OF 11



ROOF/WALL DETAIL

SECTION A



UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT:

PENOBSCOT HALL REROOFING

DR. BY:
B.H.FOLEY

APP'D. BY:

SCALE:
N.T.S.

DATE:
01/20/22

DWG:
3 OF 11

TRIM UP EXG. FLASHING &
INSERT NEW SLIP SHEET
UNDERNEATH

GASKETED BRASS SCREWS
6" O.C.

REPLACE OR ADD
NEW 1/2" PLYWOOD
NAILER AS NEEDED

PVC MEMBRANE

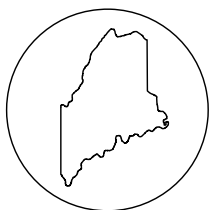
CONCRETE ROOF DECK

SINGLE PLY, HOT
MOPPED VAPOR BARRIER

2 LAYERS NEW
1-1/2" INSULATION

ROOF/WINDOW DETAIL

SECTION B



UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT:

PENOBSCOT HALL REROOFING

DR. BY:
B.H.FOLEY

APP'D. BY:

SCALE:
N.T.S.

DATE:
01/20/22

DWG:
4 OF 11

NEW METAL FLASHING,
MEDIUM BRONZE IN
COLOR, PER
SPECIFICATIONS

EXISTING NAILERS

2 LAYERS NEW 1-1/2"
INSULATION

COVER STRIP FLASHING

PVC MEMBRANE

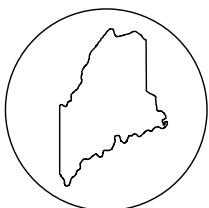
NEW
CONT. METAL
CLIP

CONCRETE ROOF DECK

BRICK WALL

SINGLE PLY, HOT
MOPPED VAPOR BARRIER

ROOF PERIMETER DETAIL - SECTION C



UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT:

PENOBSCOT HALL REROOFING

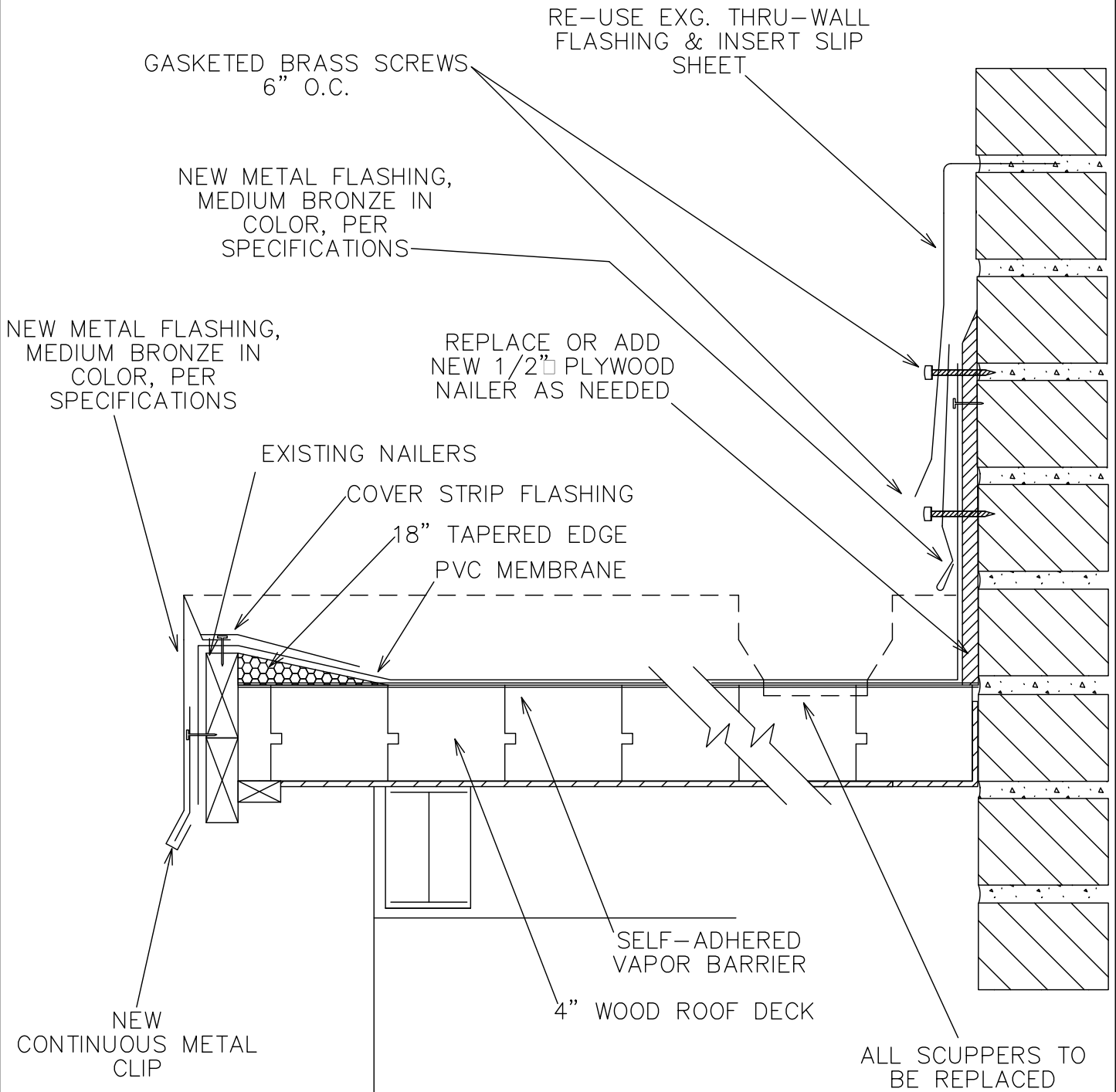
DR. BY:
B.H.FOLEY

APP'D. BY:

SCALE:
N.T.S.

DATE:
01/20/22

DWG:
5 OF 11

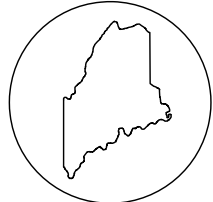


CANOPY DETAIL
SECTION D

UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765



PROJECT: PENOBSCOT HALL REROOFING

DR. BY: B.H.FOLEY	APP'D. BY:	SCALE: N.T.S.	DATE: 01/20/22	DWG: 6 OF 11
----------------------	------------	------------------	-------------------	-----------------

NEW METAL FLASHING,
MEDIUM BRONZE IN
COLOR, PER
SPECIFICATIONS

2 LAYERS NEW 1-1/2"
INSULATION

EXISTING
NAILERS

COVER STRIP FLASHING

PVC MEMBRANE

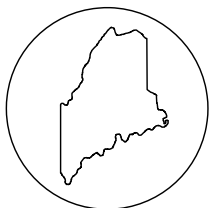
NEW
CONT. METAL
CLIP

BRICK WALL

CONCRETE ROOF DECK

SINGLE PLY, HOT
MOPPED VAPOR BARRIER

PENTHOUSE PERIMETER
DETAIL - SECTION E



UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT:

PENOBSCOT HALL REROOFING

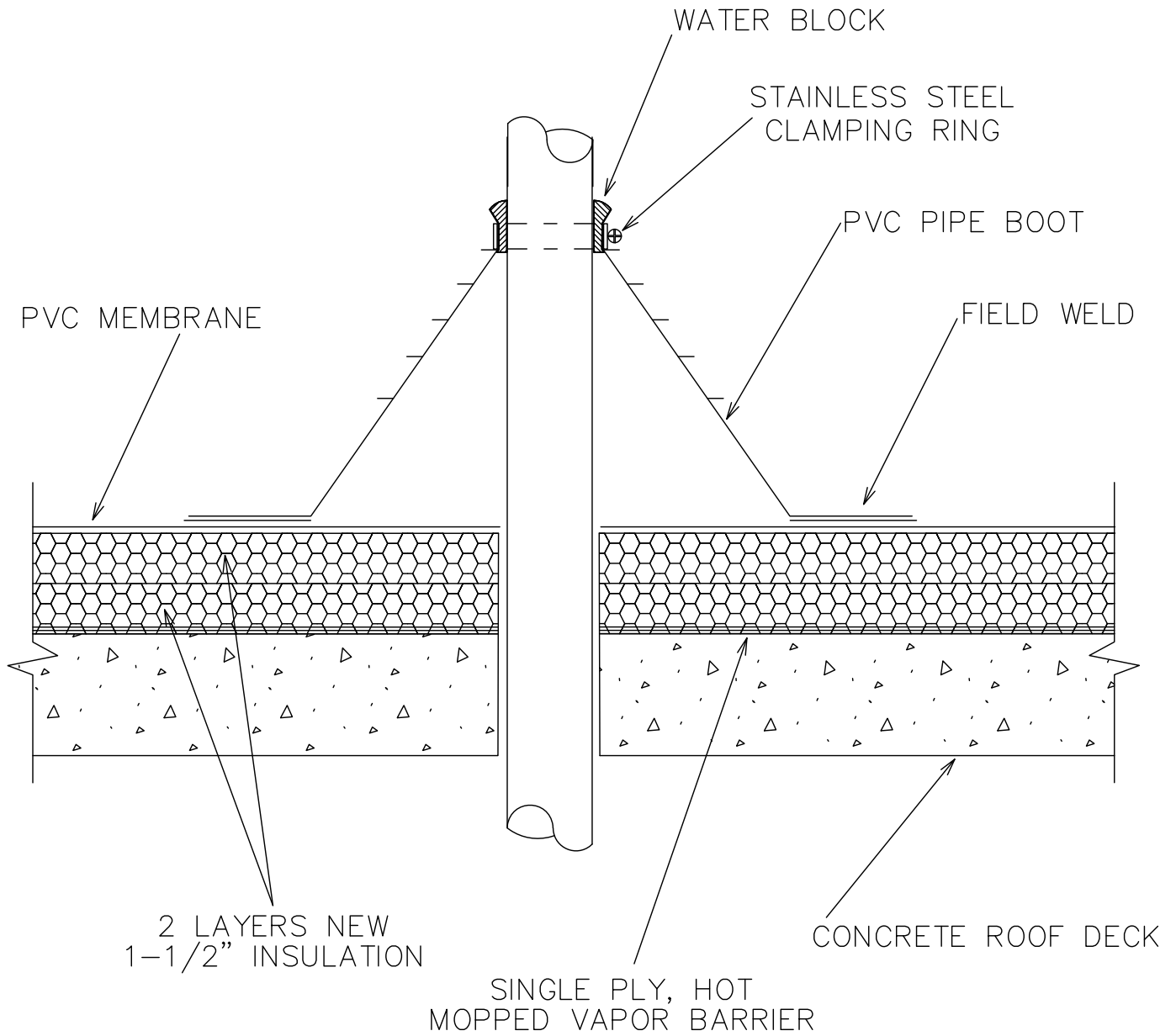
DR. BY:
B.H.FOLEY

APP'D. BY:

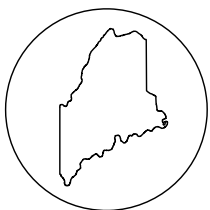
SCALE:
N.T.S.

DATE:
01/20/22

DWG:
7 OF 11



VENT PIPE DETAIL



UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT: **PENOBSCOT HALL REROOFING**

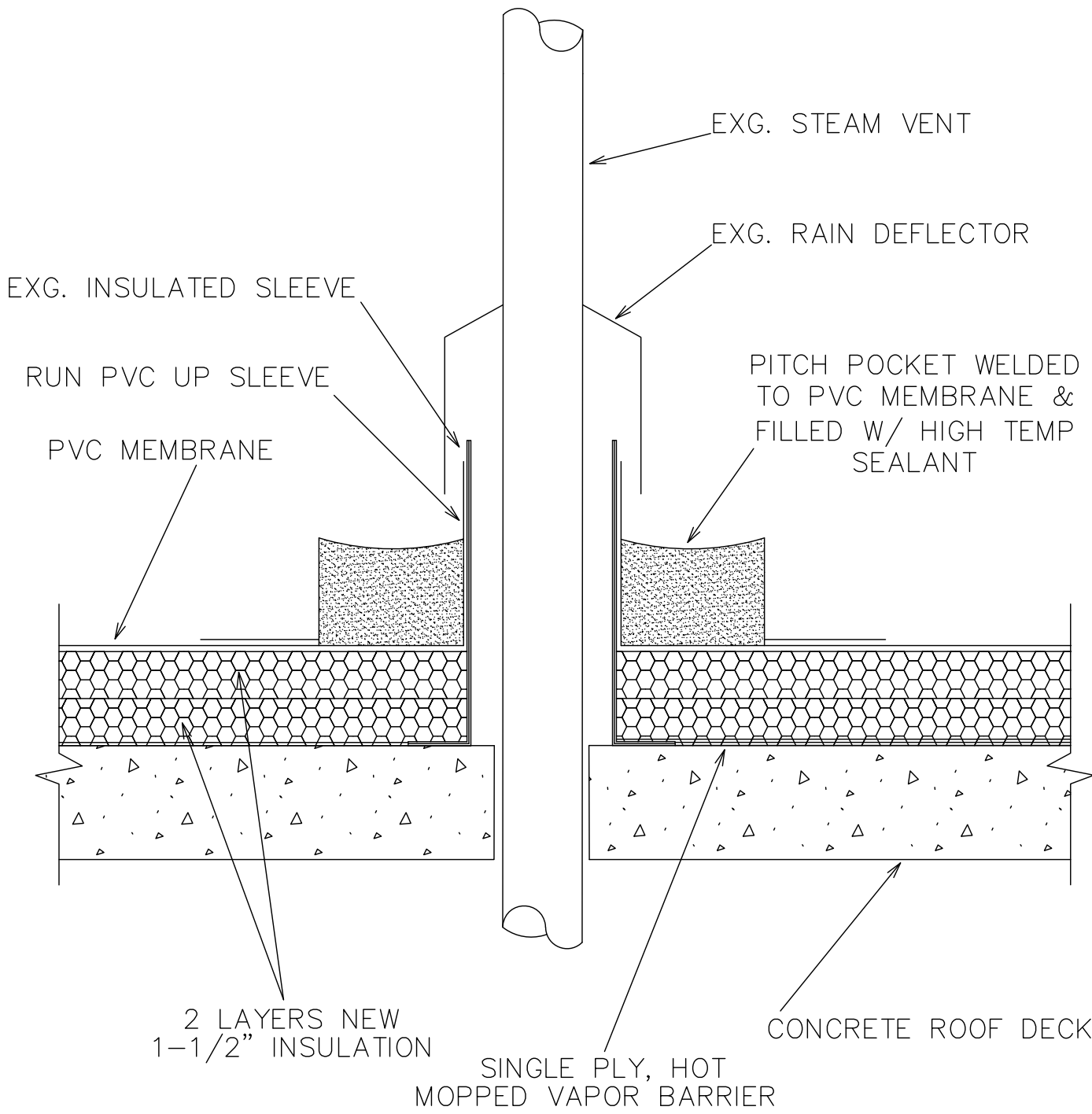
DR. BY:
B.H.FOLEY

APP'D. BY:

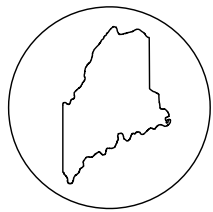
SCALE:
N.T.S.

DATE:
01/20/22

DWG:
8 OF 11



HOT PIPE DETAIL



UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT: PENOBSCOT HALL REROOFING

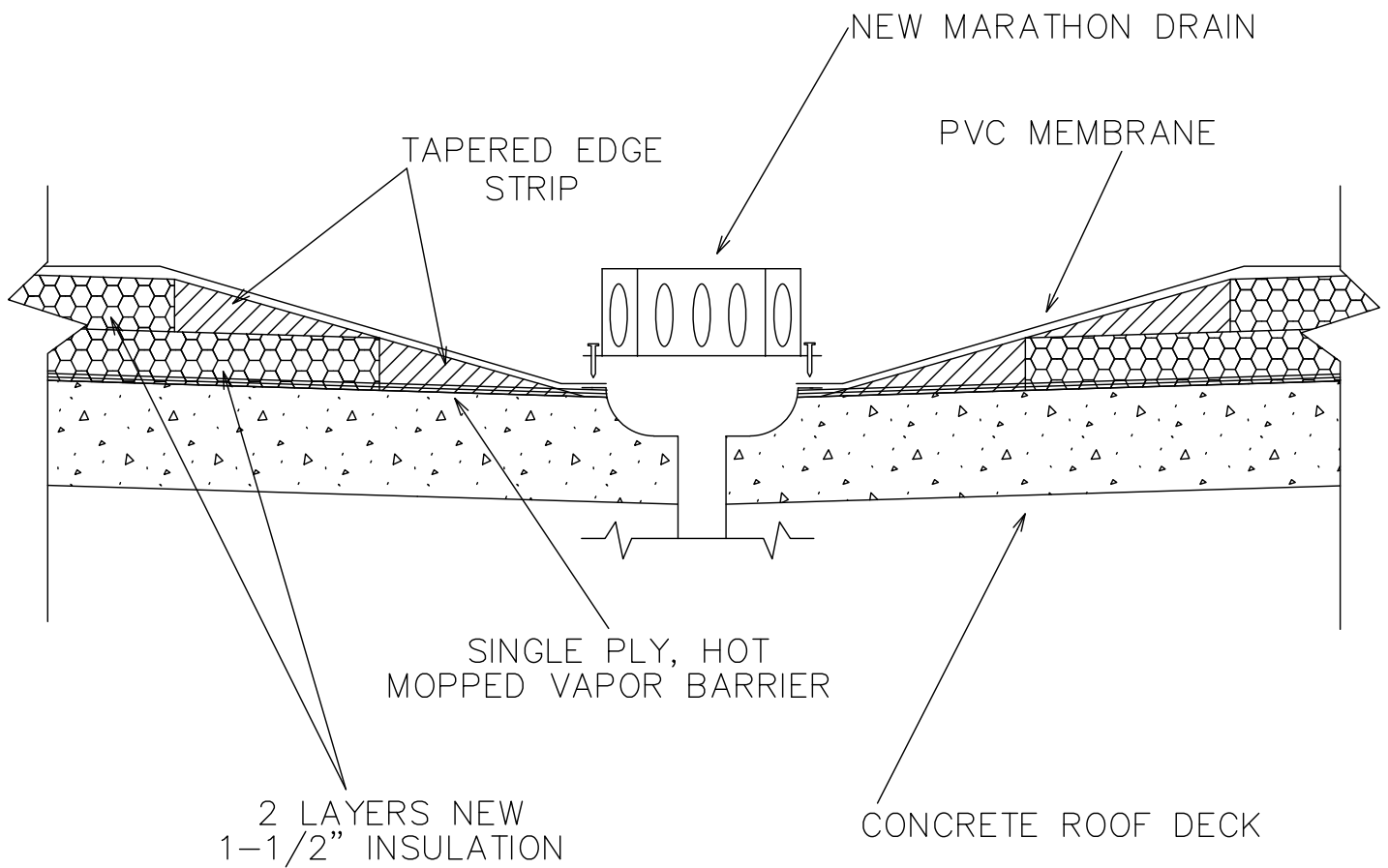
DR. BY:
B.H.FOLEY

APP'D. BY:

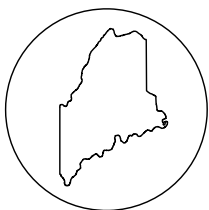
SCALE:
N.T.S.

DATE:
01/20/22

DWG:
9 OF 11



DRAIN DETAIL



UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT:

PENOBSCOT HALL REROOFING

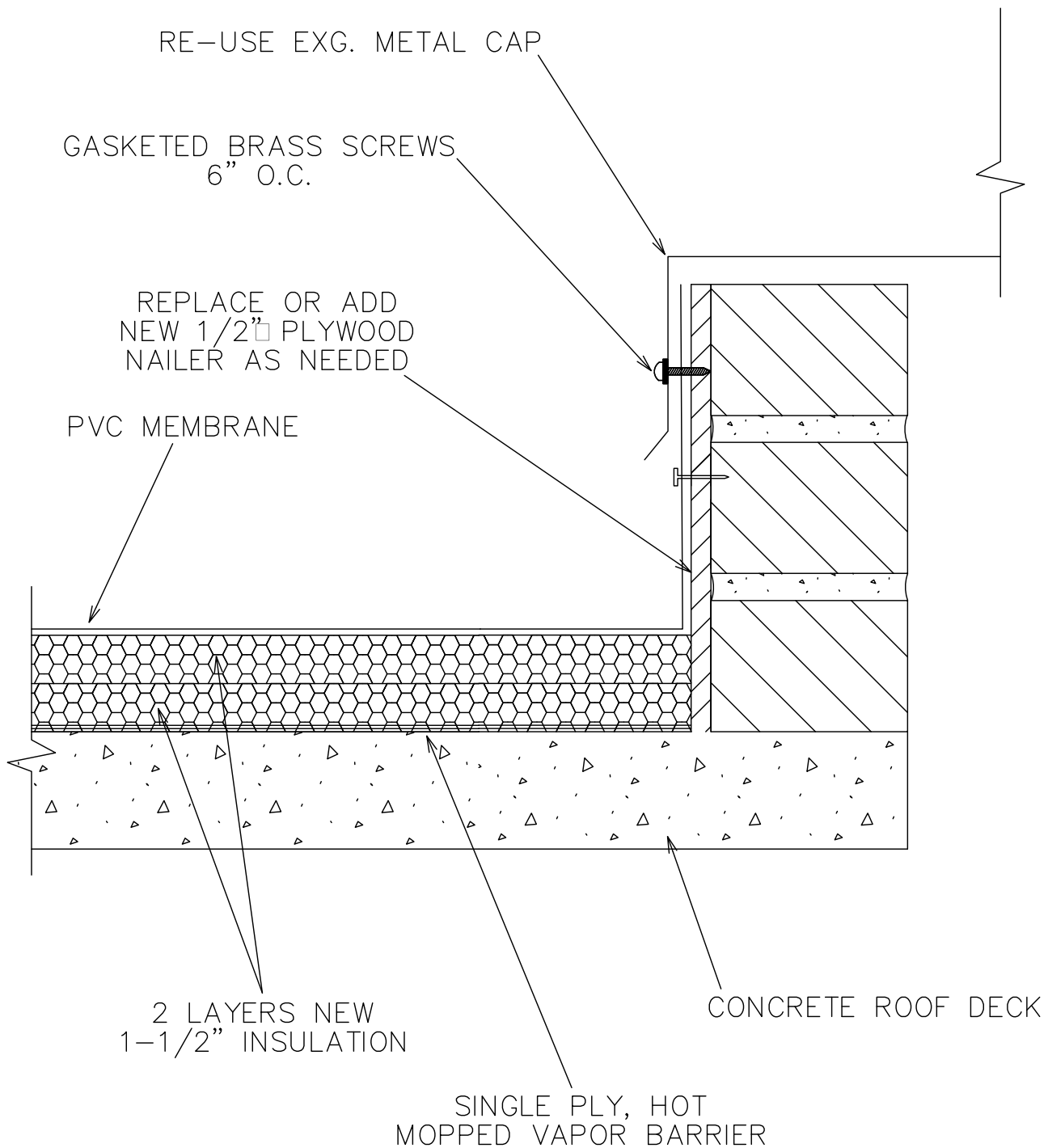
DR. BY:
B.H.FOLEY

APP'D. BY:

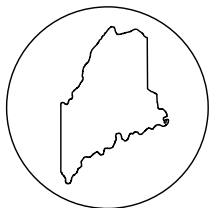
SCALE:
N.T.S.

DATE:
01/20/22

DWG:
10 OF 11



CHIMNEY DETAIL SECTION F



UNIVERSITY OF MAINE

OFFICE OF FACILITIES MANAGEMENT
ENGINEERING DIV. (207) 581-2682

5765 SERVICE BLDG. RM. 118
ORONO, ME. 04469-5765

PROJECT: PENOBSCOT HALL REROOFING

DR. BY:
B.H.FOLEY

APP'D. BY:

SCALE:
N.T.S.

DATE:
01/20/22

DWG:
11 OF 11