

# PFEFFER DEVELOPMENT 716 W 4TH AVE. Renovation

08.27.2013

ANCHORAGE, ALASKA



## CIVIL ENGINEER

EBSC ENGINEERING  
11301 OLIVE LANE  
ANCHORAGE, ALASKA 99515  
Ph: 907.222.1085 Fax: 907.222.5210

## STRUCTURAL ENGINEER

REID MIDDLETON, INC.  
4300 B STREET SUITE 302  
ANCHORAGE, ALASKA 99503  
Ph: 907.562.3439 Fax: 907.561.5319

## MECHANICAL ENGINEER

RSA ENGINEERING, INC.  
2522 ARCTIC BOULEVARD, SUITE 200  
ANCHORAGE, ALASKA 99503  
Ph: 907.276.0521 Fax: 907.276.1751

## ELECTRICAL ENGINEER

EIC ENGINEERS  
6927 OLD SEWARD HWY  
ANCHORAGE, ALASKA 99518  
Ph: 907.349.9712 Fax: 907.349.9713

## DEVELOPER

PFEFFER DEVELOPMENT, LLC  
425 G STREET, SUITE 210  
ANCHORAGE, ALASKA 99501  
Ph: 907.646.4644 Fax: 907.646.4655

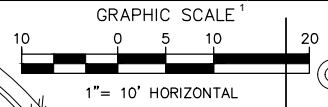
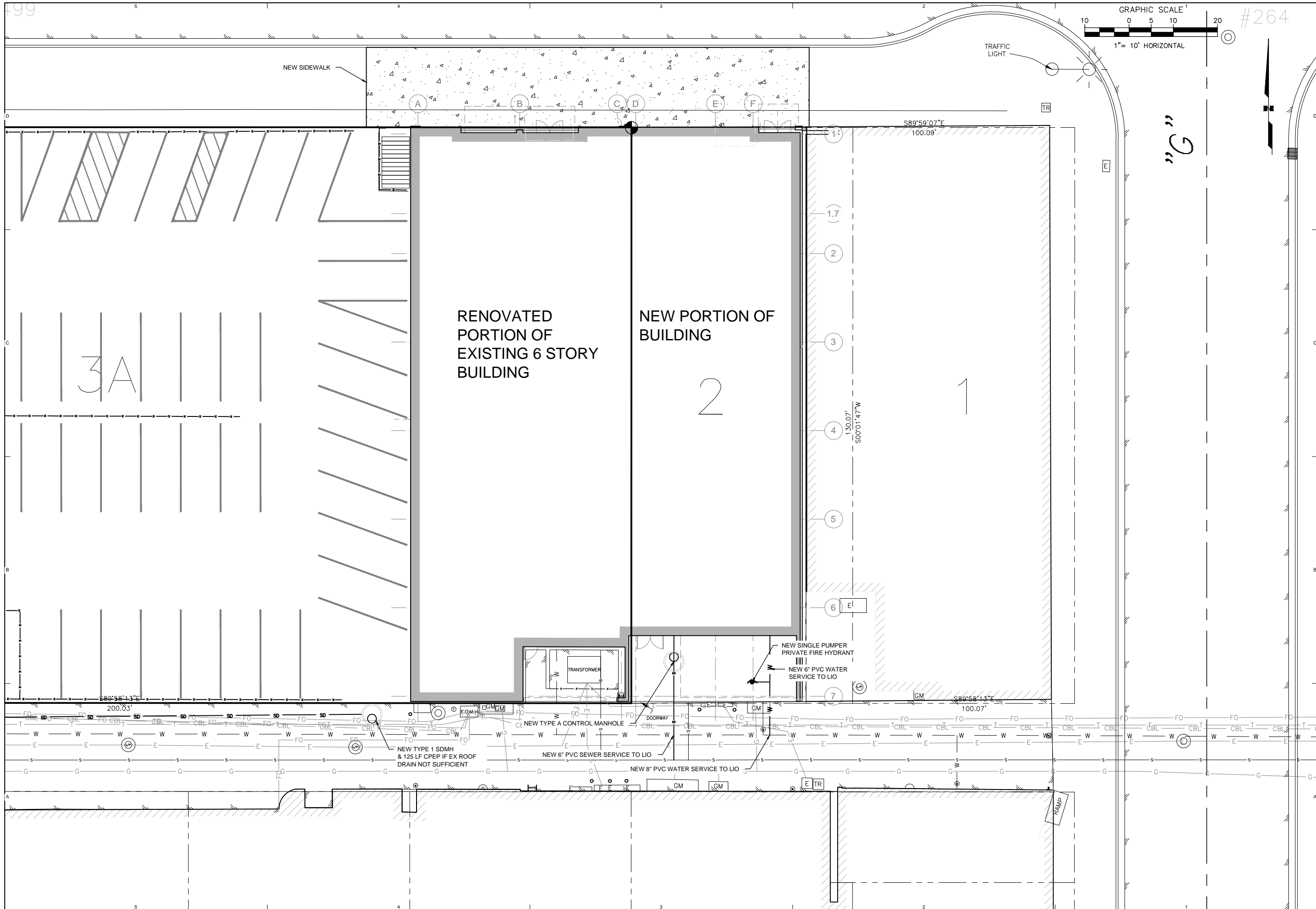
## CONTRACTOR / TEAM LEAD

CRITERION GENERAL, INC.  
2820 COMMERCIAL DRIVE  
ANCHORAGE, ALASKA 99501  
Ph: 907.277.3200 Fax: 907.272.8544

## ARCHITECT

kpb architects  
425 G STREET, SUITE 800  
ANCHORAGE, ALASKA 99501  
Ph: 907.274.7443 Fax: 907.274.7407





#264

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 433 E Street, Suite 800 Anchorage, Alaska 99501  
 907.242.6241 907.242.7407 www.kpbarchitects.com

**BSC engineering**  
 11301 OLIVE LN. ANCHORAGE AK 99515  
 Phone: 222-1085 Fax: 222-5210  
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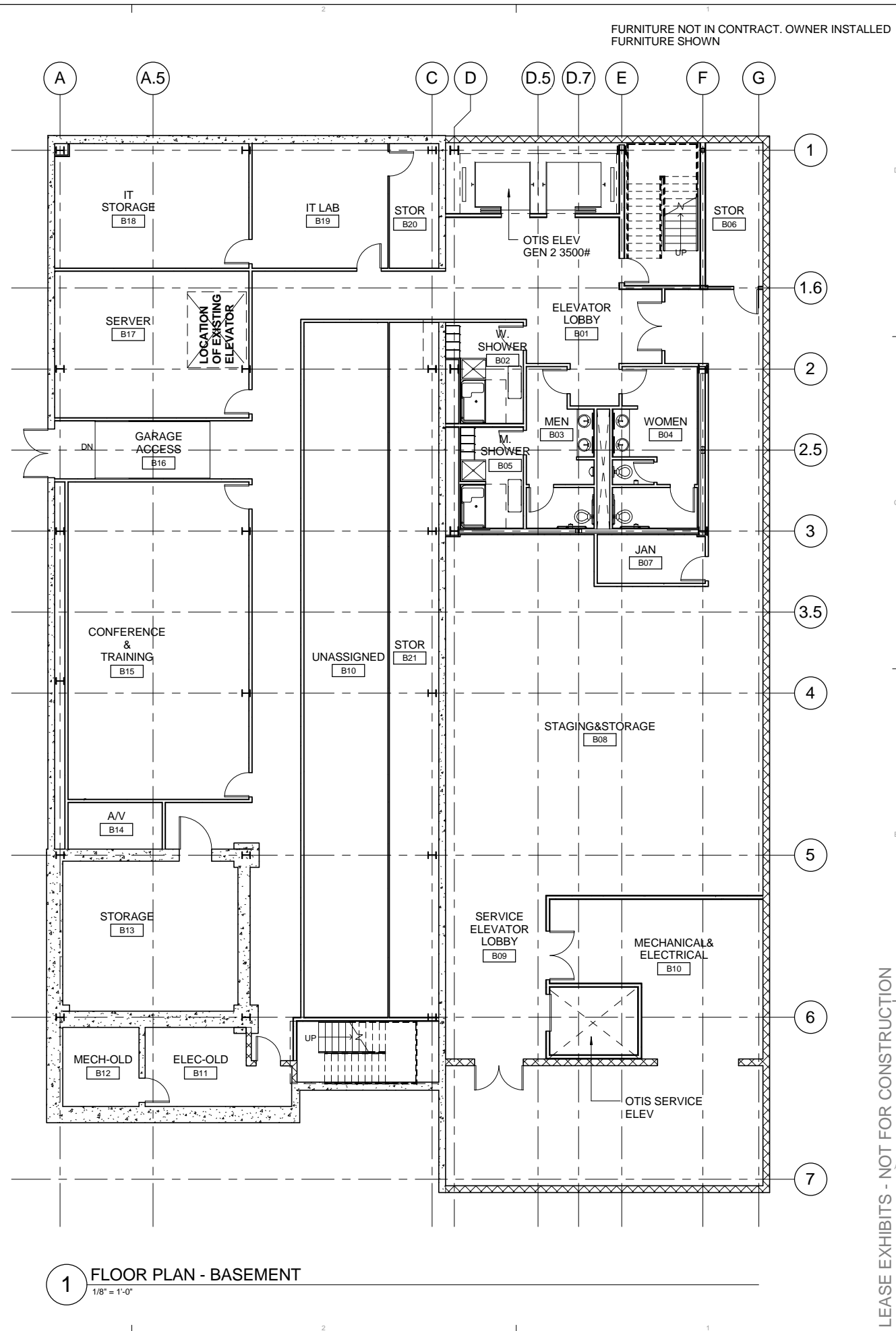
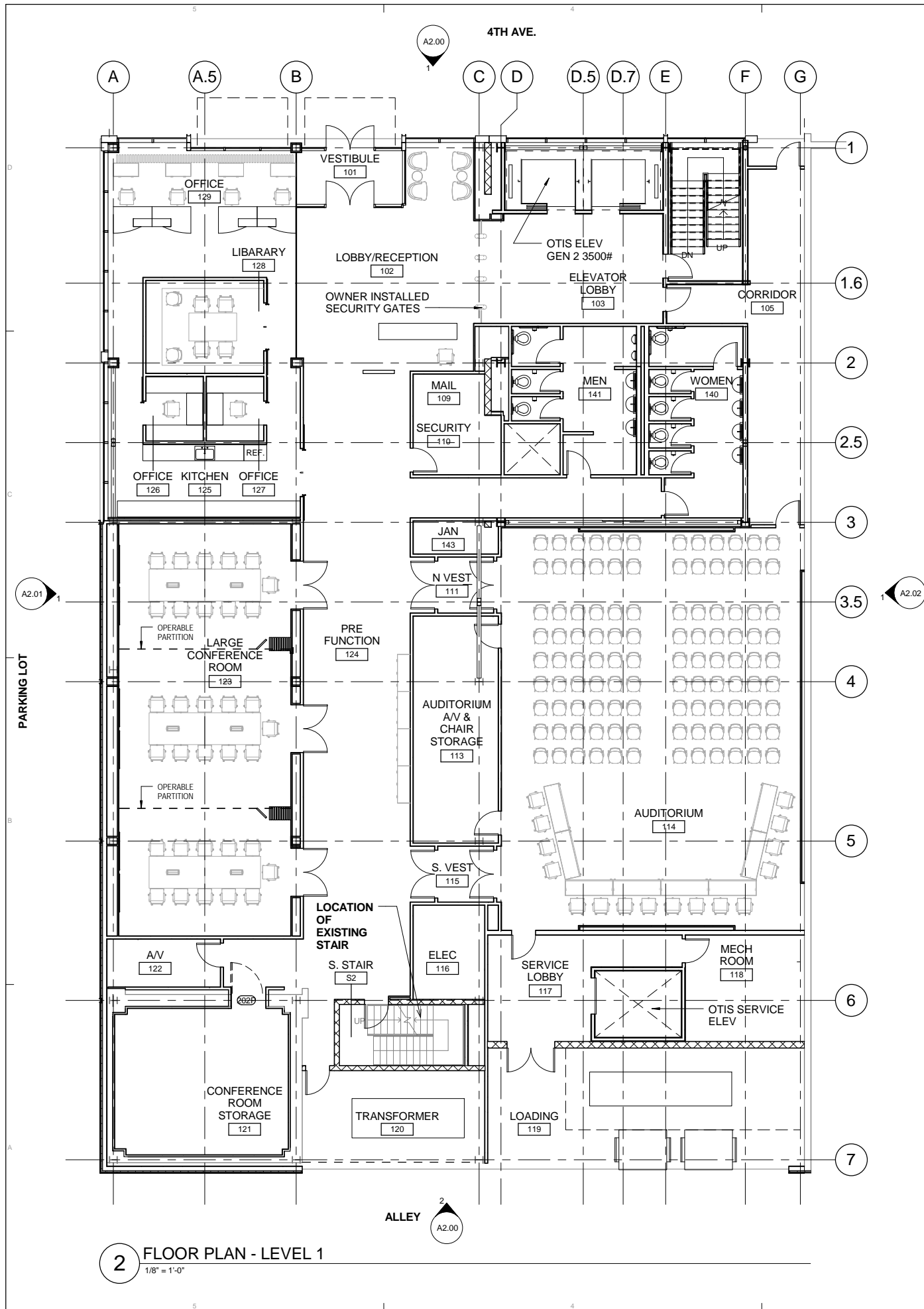
**PFEFFER DEVELOPMENT**  
**716 W 4TH AVE. Renovation**  
**716 W. 4th Ave, Anchorage AK 99501**

REVISION	SCHEDULE	DATE

JOB NO.	11076_19
DATE	07.03.2013
DRAWN	LDM
REVIEWED	ELH

SHEET NAME  
 PROPOSED SITE PLAN

SHEET NO.  
 C1.01



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716 W 4TH AVE. Renovation  
Anchorage AK 99501

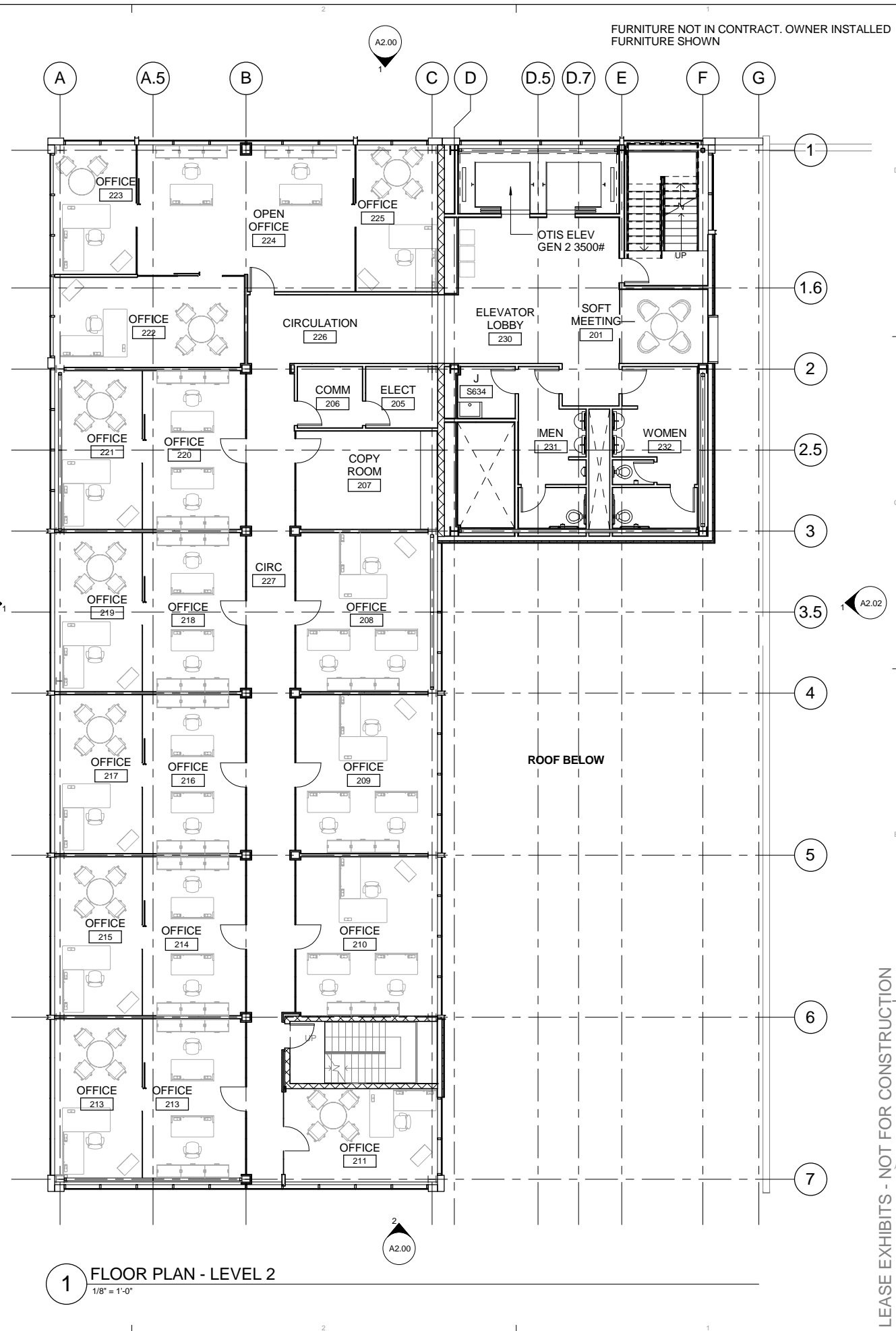
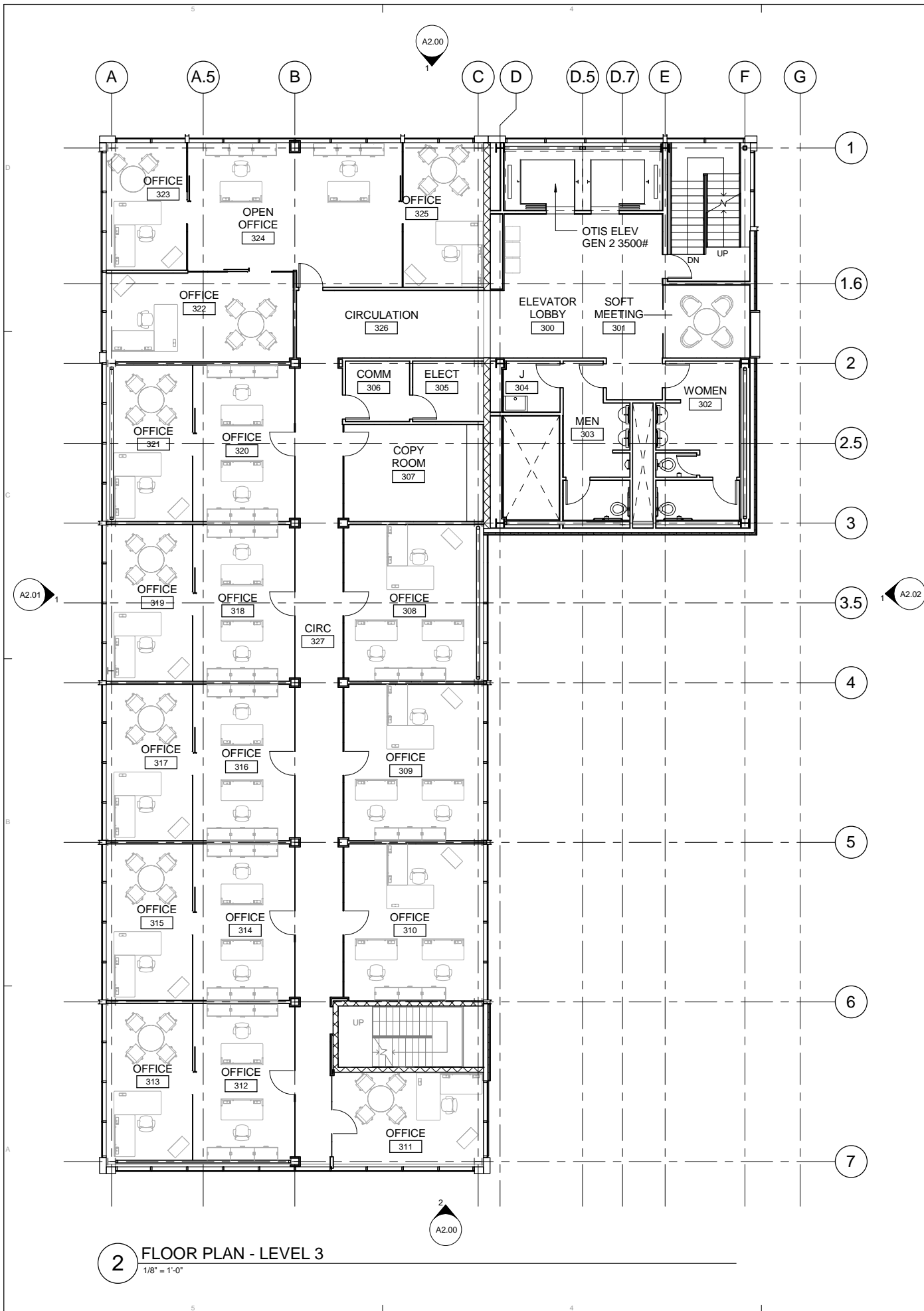
REVISION SCHEDULE		DATE
#	DESCRIPTION	

JOB NO. 11076\_19  
DATE 08.27.2013  
DRAWN bk  
REVIEWED mp

SHEET NAME  
FLOOR PLANS - BASEMENT AND LEVEL 1

SHEET NO.  
**A1.00**

LEASE EXHIBITS - NOT FOR CONSTRUCTION



FURNITURE NOT IN CONTRACT. OWNER INSTALLED  
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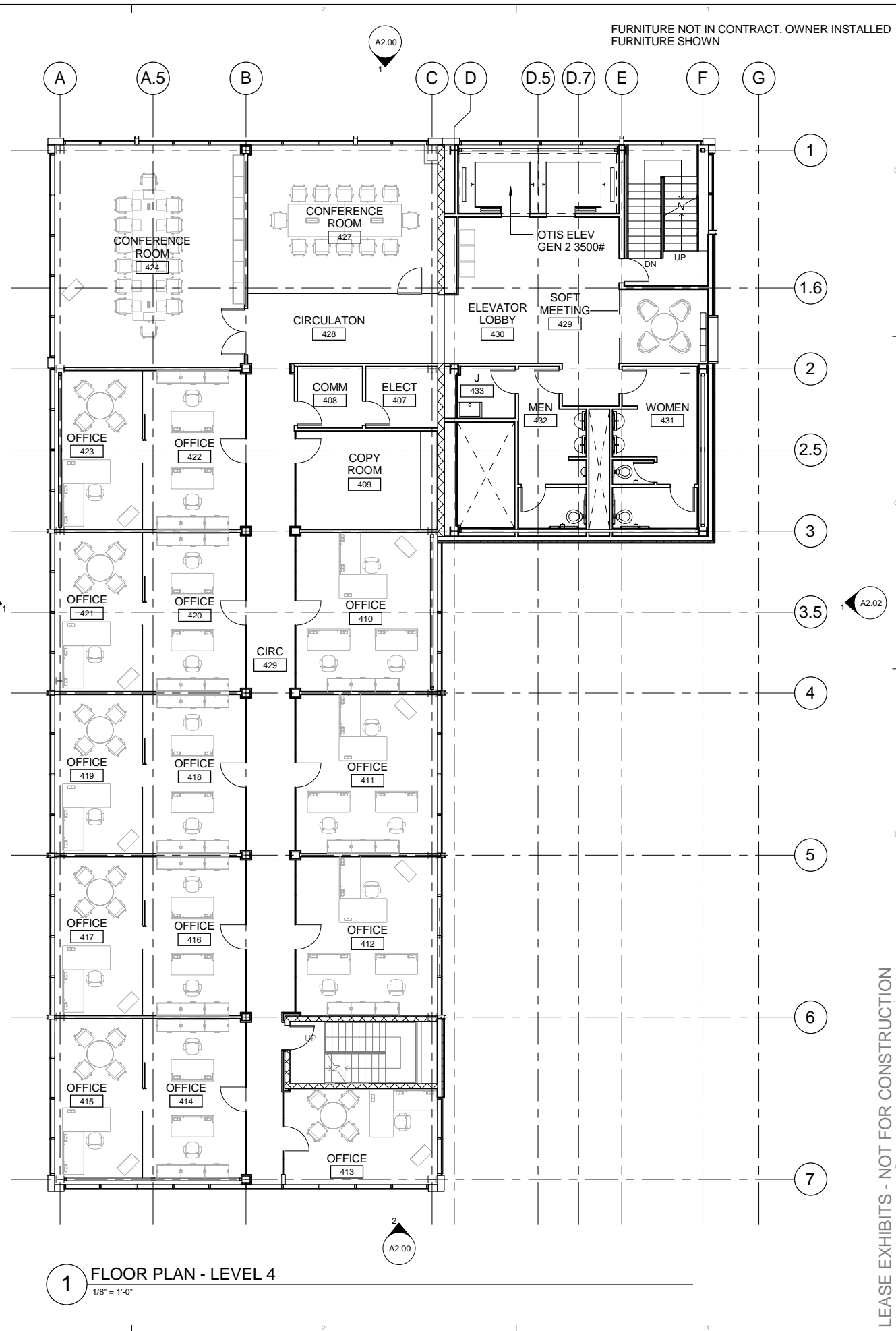
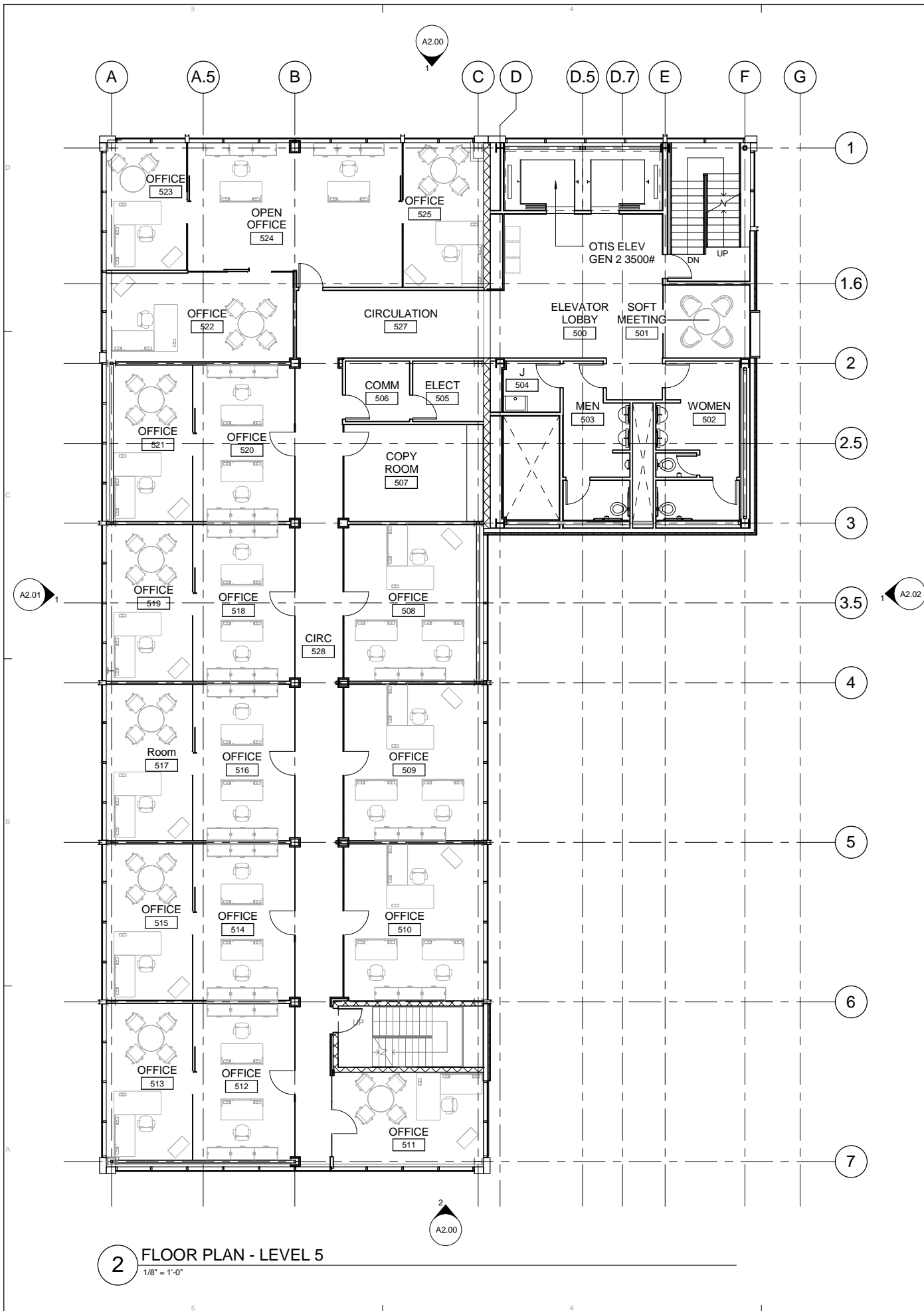
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Anchorage AK 99501

REVISION SCHEDULE		DATE
#1	DESCRIPTION	

JOB NO.	11076_19
DATE	08.27.2013
DRAWN	Author
REVIEWED	Checker

SHEET NAME  
FLOOR PLANS - LEVEL 2 & 3

SHEET NO.  
**A1.01**



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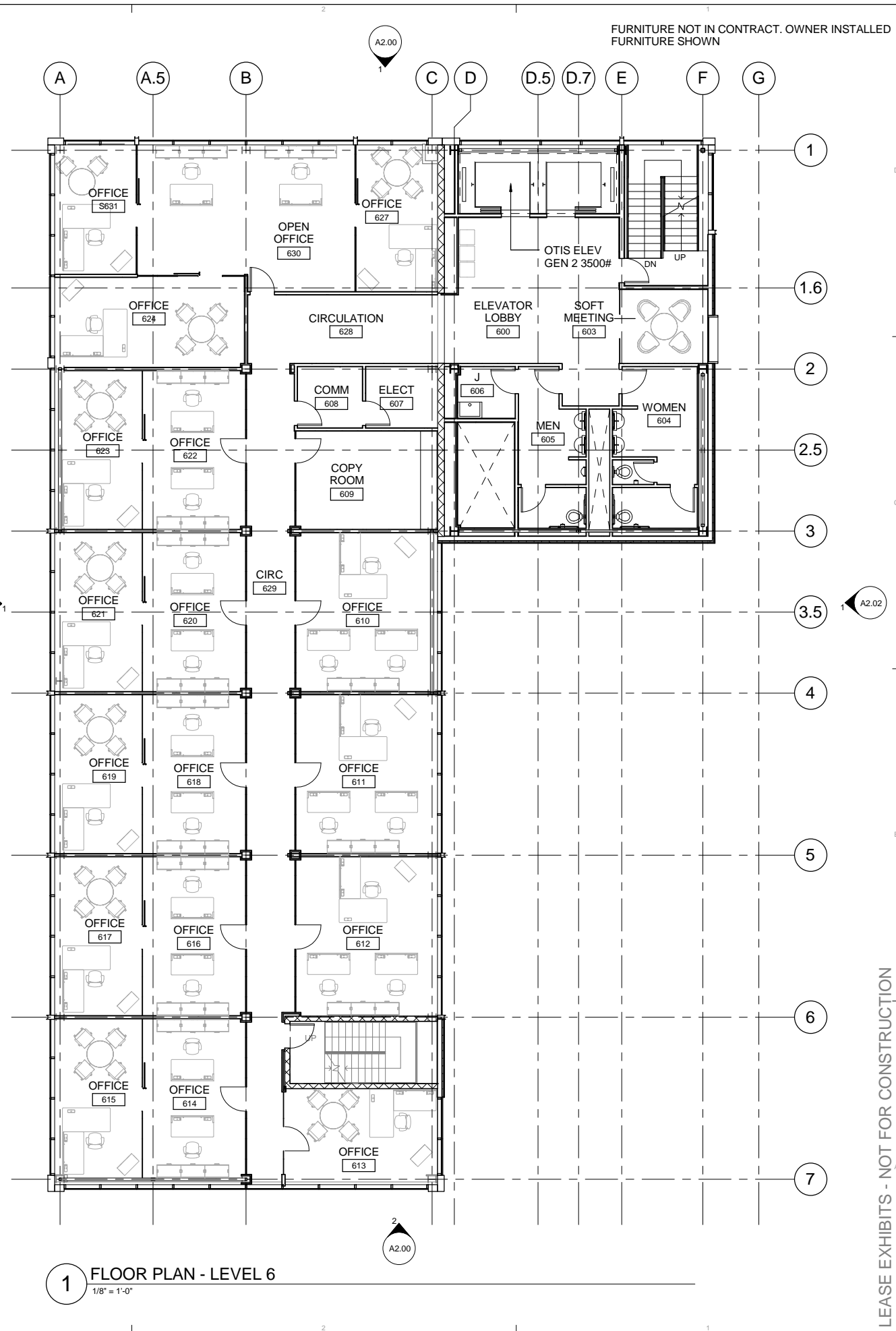
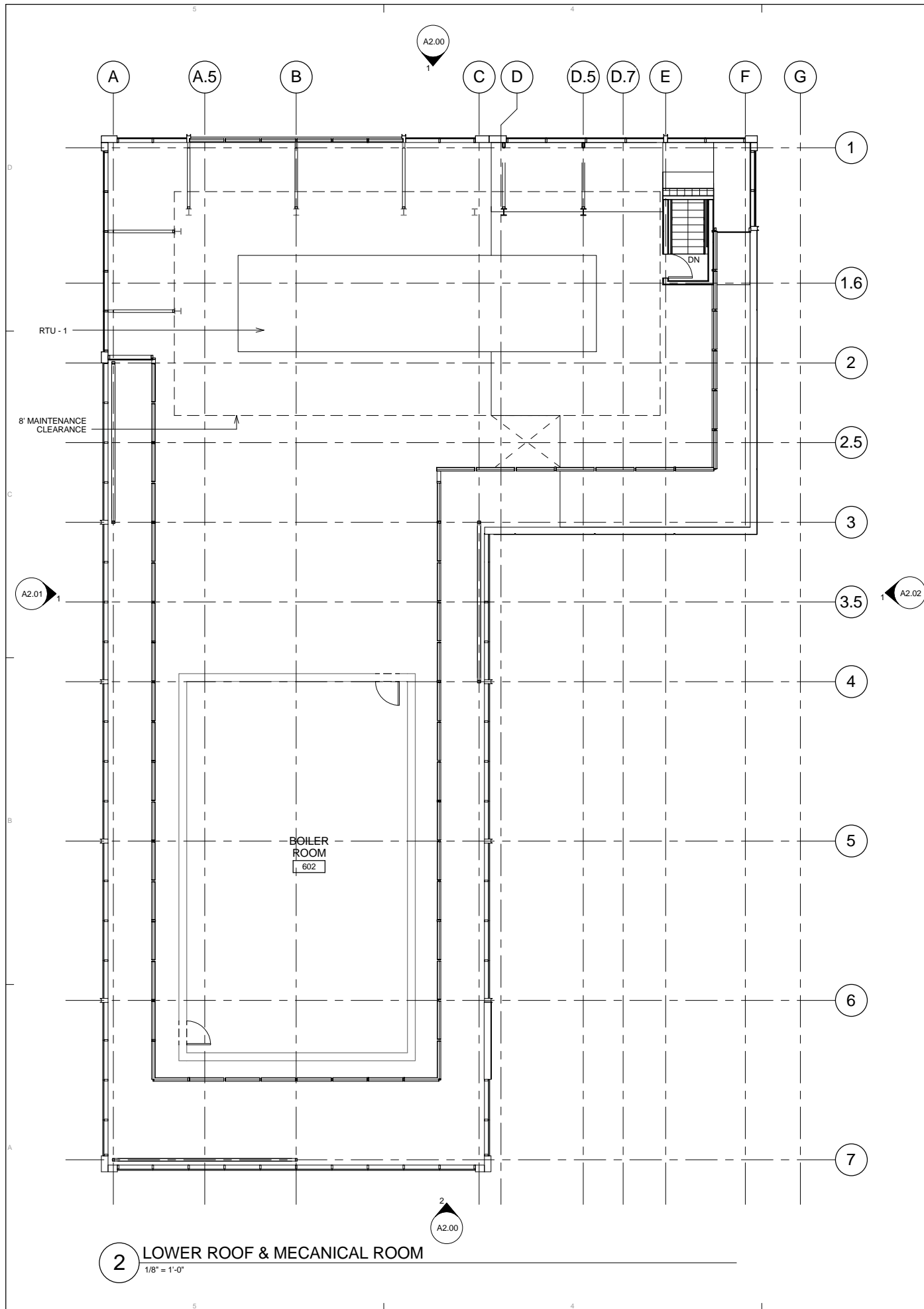
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#1	DESCRIPTION	

JOB NO. 11076\_19  
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DRAWN Author  
REVIEWED Checker

SHEET NAME  
FLOOR PLANS - LEVEL 4 & 5

SHEET NO.  
**A1.02**

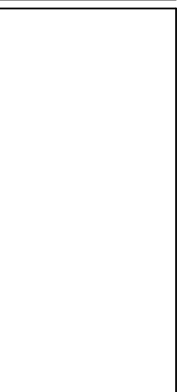


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Anchorage AK 99501

REVISION SCHEDULE	
NO.	DATE
1	

JOB NO. 11076\_19  
DATE 08.27.2013  
DRAWN Author  
REVIEWED Checker

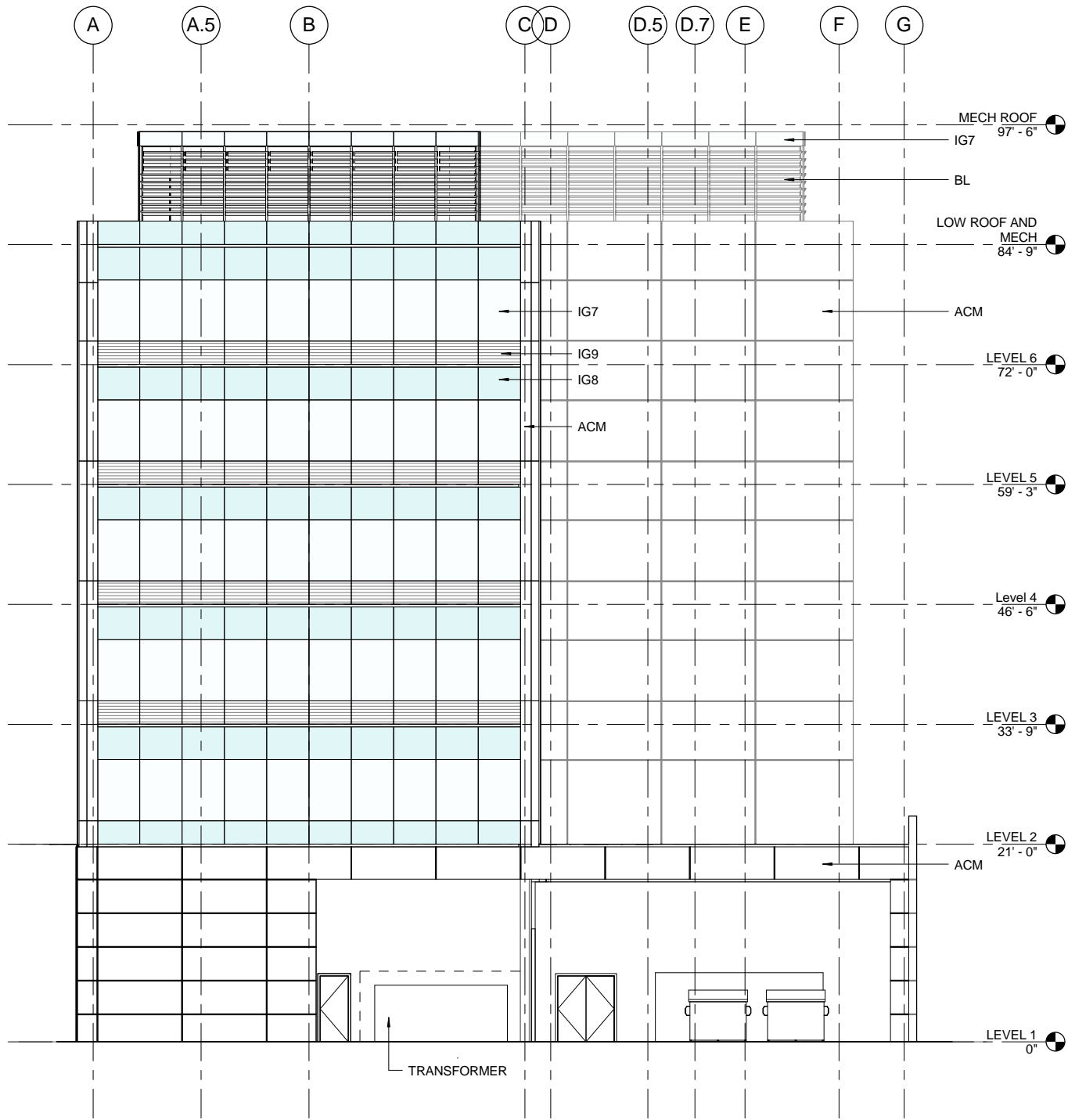
SHEET NAME  
FLOOR PLANS - LEVEL 6 & ROOF

SHEET NO.  
**A1.03**

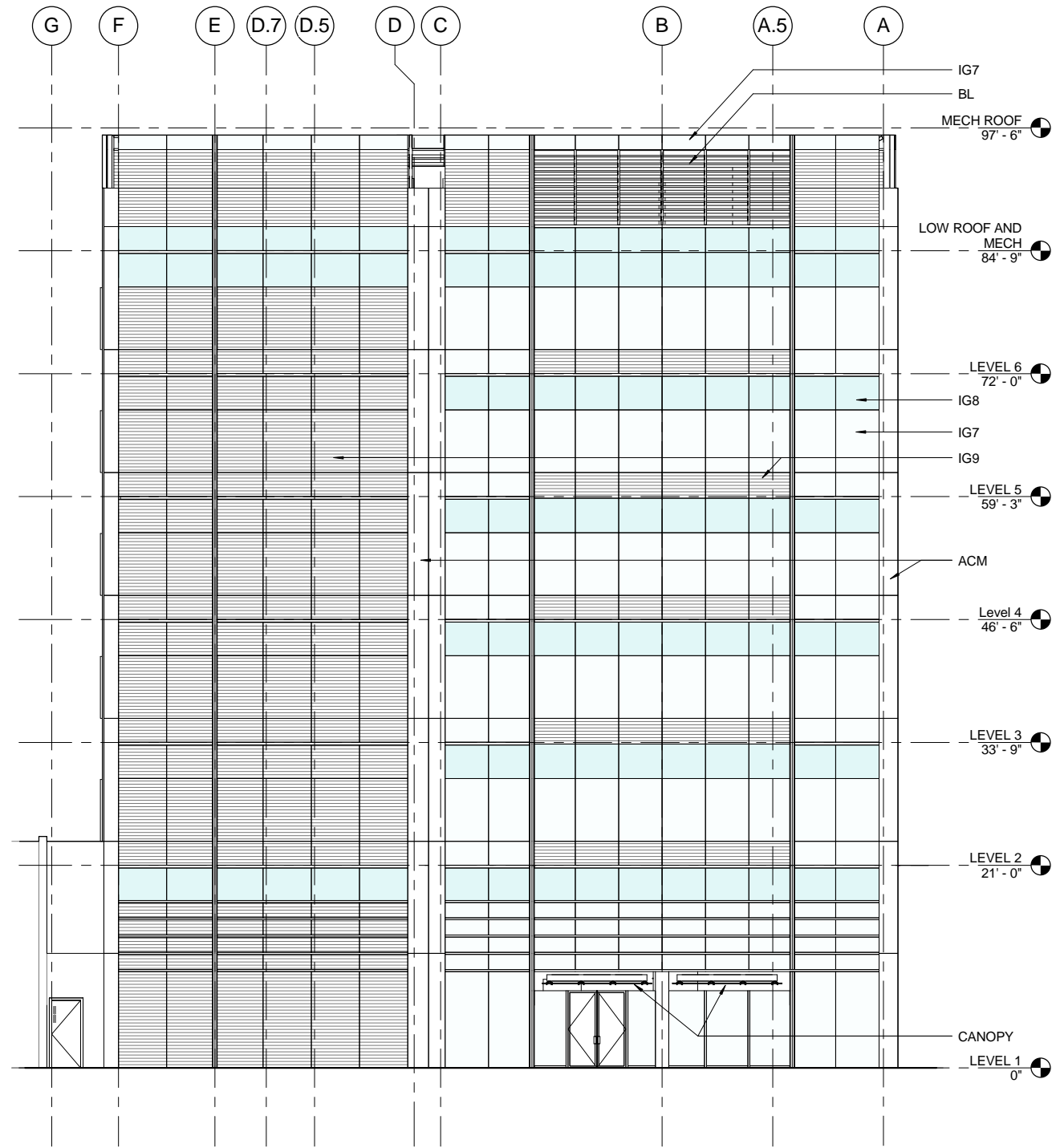
LEASE EXHIBITS - NOT FOR CONSTRUCTION

EXTERIOR MATERIAL LEGEND	
GLASS	
IG7	TEMPERED VISION GLASS - PPG 1/4" SOLARBAN 70 XL(2) SOLEXIA-1/2" AIR GAP-1/4" CLEAR
IG8	OPAQUE SPANDREL GLASS - PPG 1/4" SOLARBAN 70 XL(2) SOLEXIA-1/2" AIR GAP-1/4" CLEAR W/ICD VISTA RIDGE ON #3 SURFACE
IG9	FRITTED GLASS GLASS - PPG 1/4" SOLARBAN 70 XL(2) SOLEXIA-1/2" AIR GAP-1/4" CLEAR W/WHITE 60% HORIZONTAL LINE PATTERN
BL	KAWNEER VERSOLEIL 6" BLADES IN LINE WITH CURTAIN WALL SYSTEM
PANELS	
ACM	NORTHCLAD ACM SYSTEM - COLOR TBD
CL	NORTHCLAD CL SERIES EXTERIOR COLUMN COVER
CANOPY	
	C.R. LAURENCE 10 7313 SPIDER FITTING POINT-SUPPORTED GLASS AWNING SYSTEM

NOTE: ALL CURTAIN WALL ALUMINUM TO BE CLEAR ANODIZED



**2** SOUTH ELEVATION  
1/8" = 1'-0"



**1** NORTH ELEVATION  
1/8" = 1'-0"

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JOB NO. 11076\_19  
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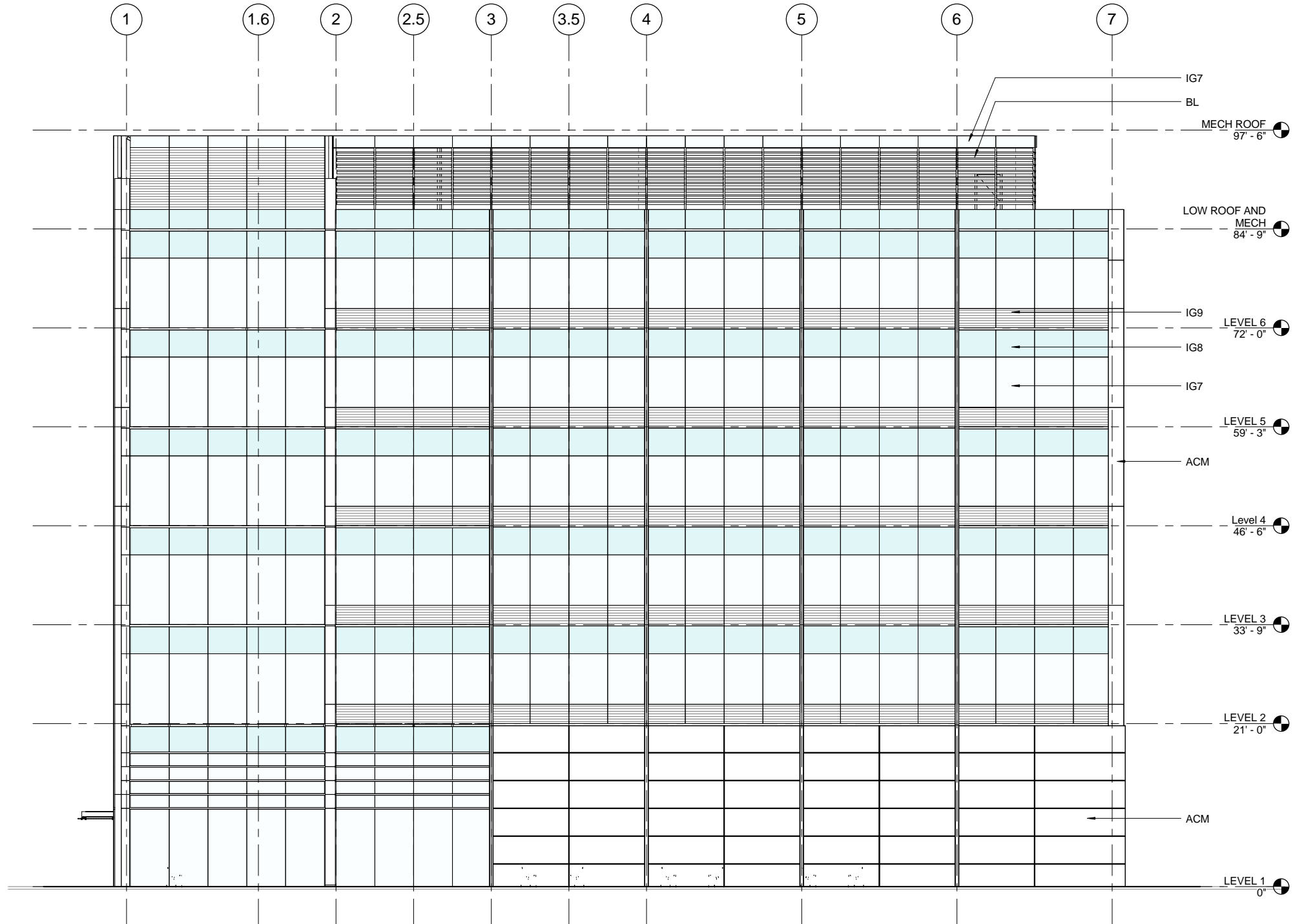
SHEET NAME  
EXTERIOR ELEVATIONS -  
NORTH & SOUTH

SHEET NO.  
**A2.00**



EXTERIOR MATERIAL LEGEND	
GLASS	
IG7	TEMPERED VISION GLASS - PPG 1/4" SOLARBAN 70 XL(2) SOLEXIA-1/2" AIR GAP-1/4" CLEAR
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BL	KAWNEER VERSOLEIL 6" BLADES IN-LINE WITH CURTAIN WALL SYSTEM
PANELS	
ACM	NORTHCLAD ACM SYSTEM - COLOR TBD
CL	NORTHCLAD CL SERIES EXTERIOR COLUMN COVER
CANOPY	C.R. LAURENCE 10 7313 SPIDER FITTING POINT-SUPPORTED GLASS AWNING SYSTEM

NOTE: ALL CURTAIN WALL ALUMINUM TO BE CLEAR ANODIZED



**1 WEST ELEVATION**  
1/8" = 1'-0"

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SHEET NAME  
EXTERIOR ELEVATIONS - WEST

SHEET NO.  
**A2.01**

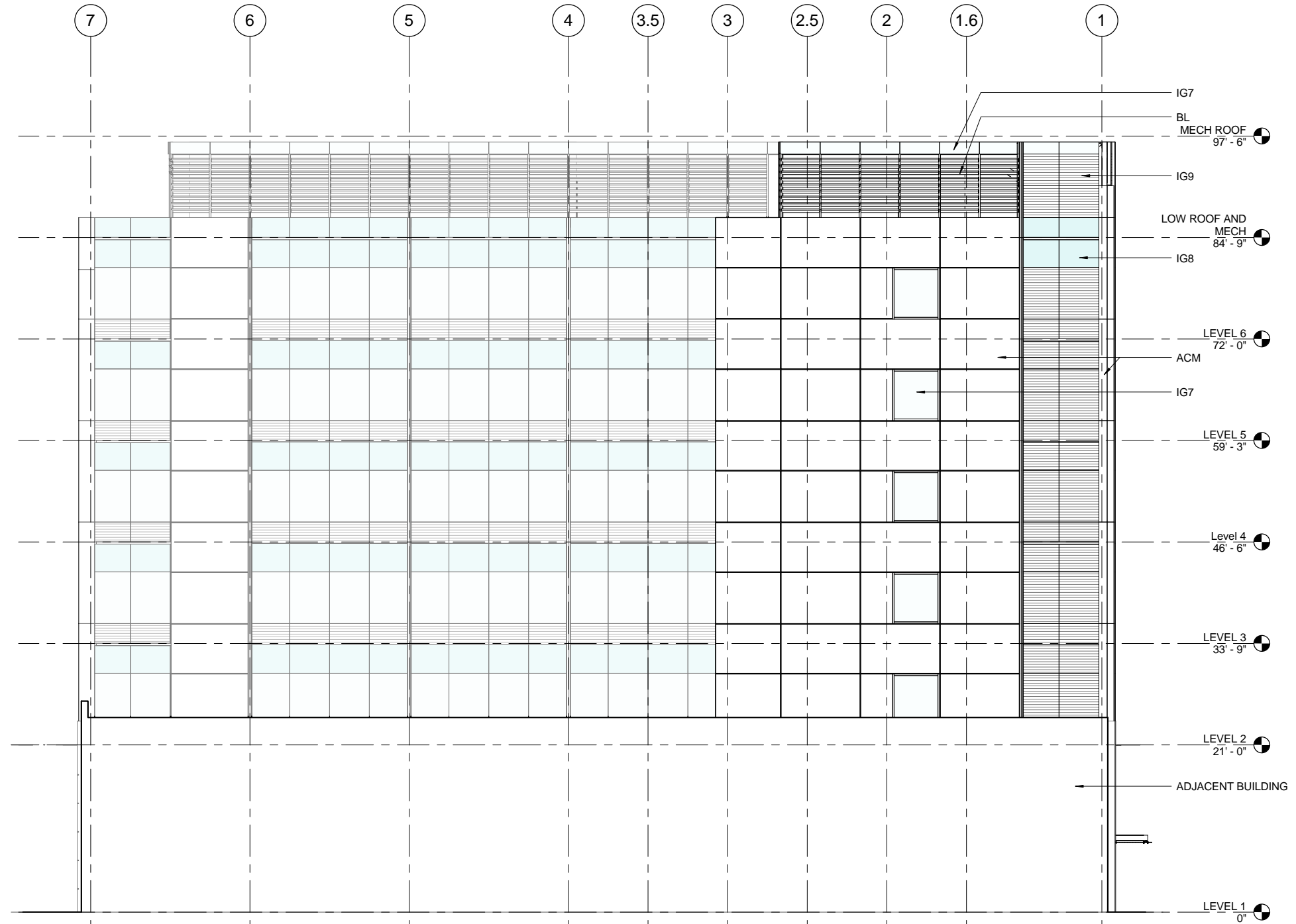
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NOTE: ALL CURTAIN WALL ALUMINUM TO BE CLEAR ANODIZED

EXTERIOR WALL OPENING  
6' 7" SETBACK FROM PROPERTY LINE @ EAST FACADE  
ALLOWABLE (UNPROTECTED, SPRINKLERED) - 25%

TOTAL WALL 3024.6 SQ FT  
GLAZING @ STAIR - 565.5 SQ FT (18.8%) - 730 SQ FT  
GLAZING @ MEETING ROOMS - 165 SQ FT (5.4%)

TOTAL GLAZING AREA = 24.2 %



1 EAST ELEVATION  
1/8" = 1'-0"

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SHEET NAME  
EXTERIOR ELEVATION - EAST

SHEET NO.  
A2.02