



## **YWCA Summary (color coded throughout photos/drawings):**

- REPLACE FORMER WINDOW WITH NEW EXHAUST GRILLE AT LEVEL 1 (ALLEY).
- REPLACE NON-ORIGINAL, NON-OPERABLE, METAL WINDOWS (ALLEY & LIGHTCOURT).
- REPLACE NON-ORIGINAL, METAL WINDOWS ON LEVEL 7 & 8 (SENECA ST. & 5TH AVE).
- INSTALL NEW CONCRETE SHEAR WALLS (ALLEY & LIGHTCOURT) BEHIND EXIST. WINDOW OPENINGS, FRAMES, SASHES (TO REMAIN).
- INSTALL NEW ROOFTOP UTILITY EQUIPMENT (MECH./ELEC).

YWCA  
Exterior Looking West on Seneca St.  
October 2020

NON-ORIG, METAL,  
NON-OPERABLE WINDOWS  
TO BE REPLACED



NON-ORIG./METAL  
WINDOWS ON LEVEL  
7 & 8 (ALONG SENECA &  
5TH AVE) TO BE REPLACED



PROPOSED EXHAUST  
GRILLE FOR EMERGENCY  
GENERATOR IN BSMT.



YWCA  
Exterior Looking SW on Seneca St.  
October 2020

**PROPOSED EXHAUST  
ROUTE FOR EMERGENCY  
GENERATOR IN BSMT.**

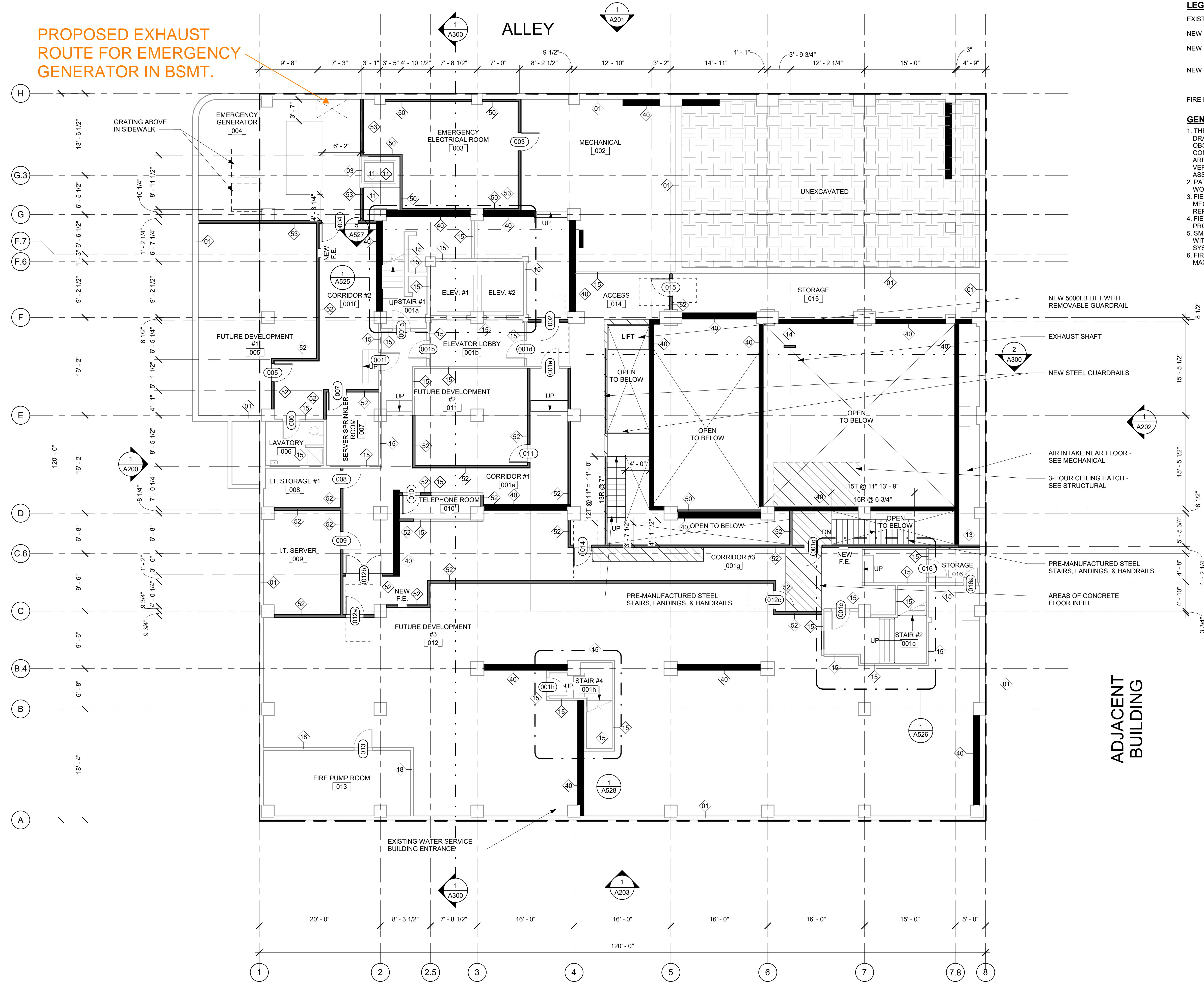
- LEGEND**
- EXISTING WALL/ELEMENT TO REMAIN
  - NEW WALL/ELEMENT
  - NEW CONCRETE WALL/ELEMENT
  - NEW FLOOR INFILL
  - FIRE EXTINGUISHER

- GENERAL NOTES**
1. THESE DRAWINGS ARE BASED ON INFORMATION AND DRAWINGS PROVIDED BY OTHERS AND/OR LIMITED SITE OBSERVATIONS AND GENERALLY REPRESENT EXISTING CONDITIONS. ALL REPRESENTATIONS AND DIMENSIONS ARE APPROXIMATE AND ARE SUBJECT TO FURTHER FIELD VERIFICATION. EXISTING WALL CONSTRUCTION IS ASSUMED AND MUST BE VERIFIED IN FIELD.
  2. PATCH ALL DAMAGED AREAS RESULTING FROM NEW WORK.
  3. FIELD VERIFY AND COORDINATE WITH ELECTRICAL & MECHANICAL SUB-CONTRACTORS FOR ADDITIONAL REPAIR WORK DUE TO NEW INSTALLATIONS.
  4. FIELD VERIFY ALL DIMENSIONS BEFORE PRODUCTION/INSTALLATION.
  5. SMOKE DETECTORS SHALL BE INSTALLED TO COMPLY WITH IFC907 AND CONNECTED TO THE FIRE ALARM SYSTEM.
  6. FIRE EXTINGUISHERS SHOULD BE LOCATED WITHIN 75' MAX. THROUGHOUT THE BUILDING.

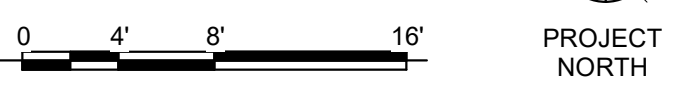
SENECA STREET

ADJACENT BUILDING

FIFTH AVENUE



**1 BASEMENT B**  
SCALE: 1/8" = 1'-0"



PROPOSED EXHAUST GRILLE FOR EMERGENCY GENERATOR IN BSMT.

SENECA STREET



FIFTH AVENUE

ADJACENT BUILDING

- LEGEND**
- EXISTING WALL/ELEMENT TO REMAIN
  - NEW WALL/ELEMENT
  - NEW CONCRETE WALL/ELEMENT
  - NEW FLOOR INFILL
  - FIRE EXTINGUISHER

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SMR Architects  
117 S. Main St., Suite 400  
Seattle, WA 98104  
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FX: 206.623.5285

YWCA  
5TH & SENECA

1118 FIFTH AVE.  
SEATTLE, WA 98101



8551 REGISTERED ARCHITECT  
DOUGLAS J. ITO  
STATE OF WASHINGTON

REVISIONS / NOTES

NO	DATE	DESCRIPTION
12/14/20		PERMIT SUBMITTAL

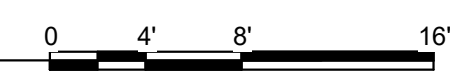
SDCI STAMP

TITLE  
PLAN - LEVEL 1

PERMIT #	#6748272-CN
DRAWN	DK, JA
CHECKED	DI, AP
ISSUE DATE	12/14/20
JOB NO.	20009
SHEET NO.:	

A101

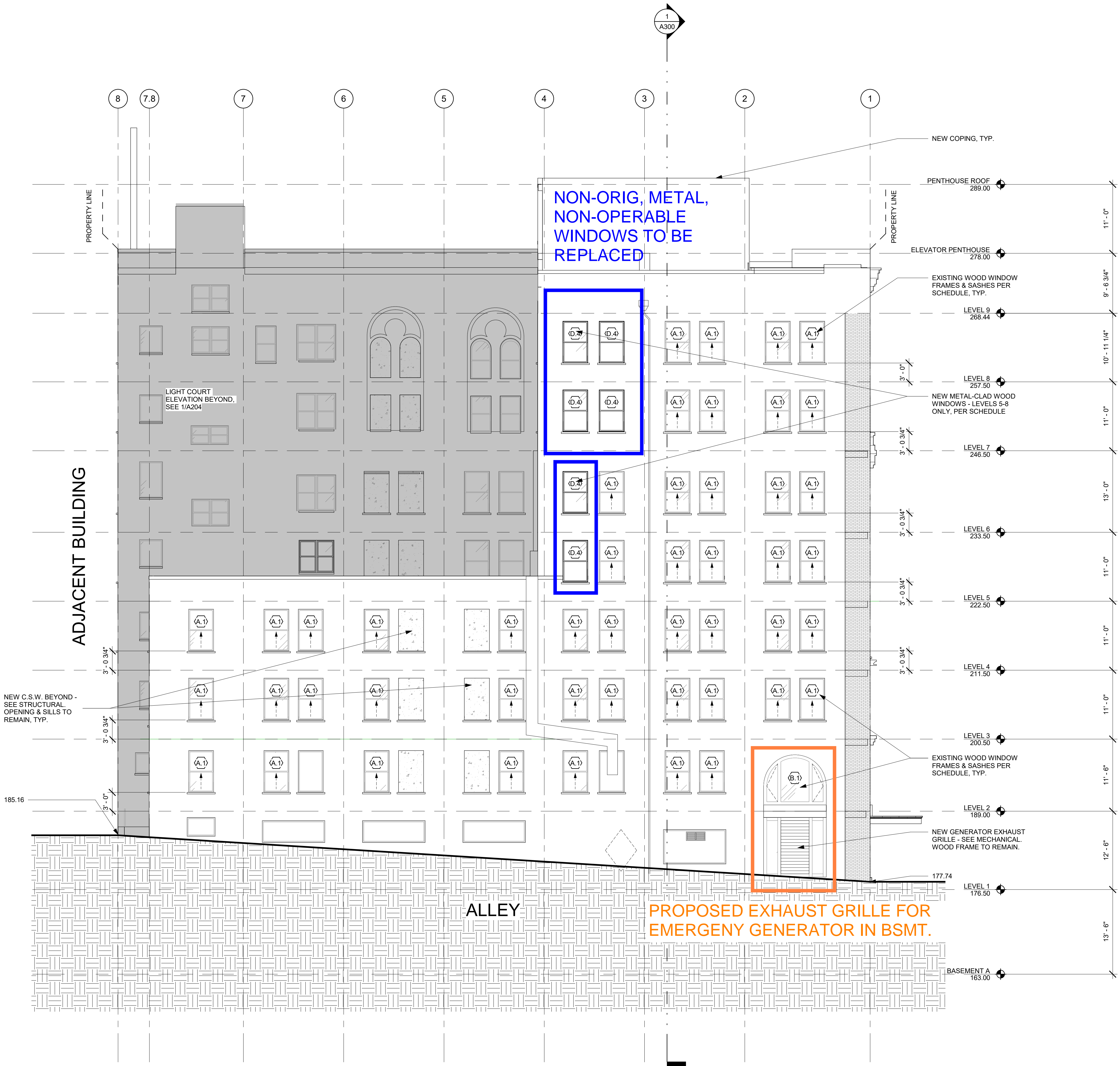
1 LEVEL 1  
SCALE: 1/8" = 1'-0"



12/13/2020 6:16:50 PM

**LEGEND**  
EXISTING WALL/ELEMENT TO REMAIN  
NEW WALL/ELEMENT

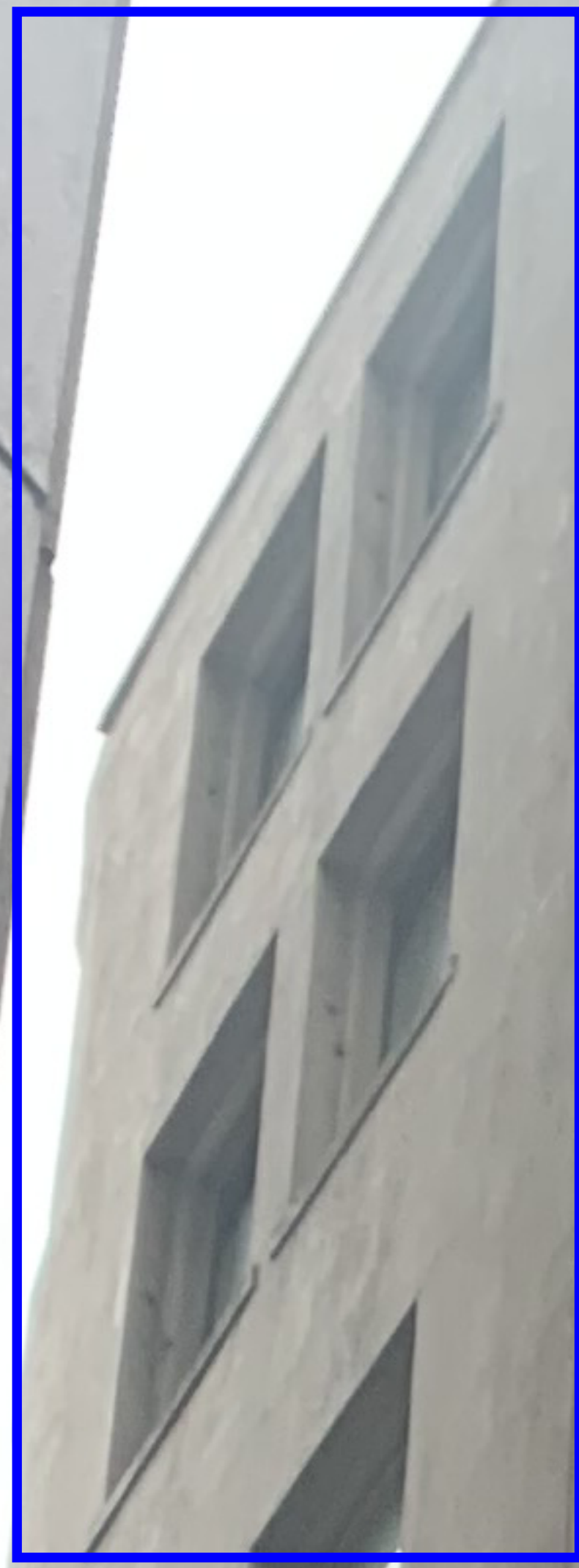
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**1 ELEVATION - EAST**  
SCALE: 1/8" = 1'-0"

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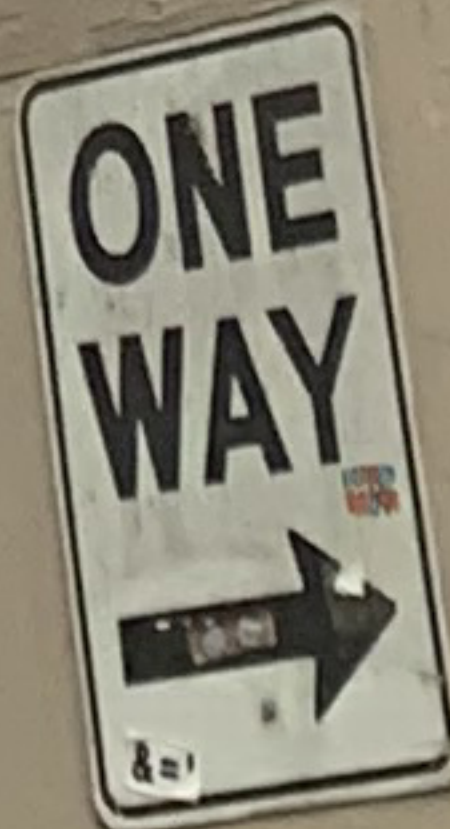
NON-ORIG, METAL,  
NON-OPERABLE WINDOWS  
TO BE REPLACED



YWCA

YWCA  
Exterior Looking SW on Alley  
October 2020

PROPOSED EXHAUST  
GRILLE FOR EMERGENCY  
GENERATOR IN BSMT.



NON-ORIG, METAL,  
NON-OPERABLE  
WINDOWS TO BE  
REPLACED





YWCA  
Interior - L7 - non-operable/obscured glazing window to be replaced - Alley  
October 2020



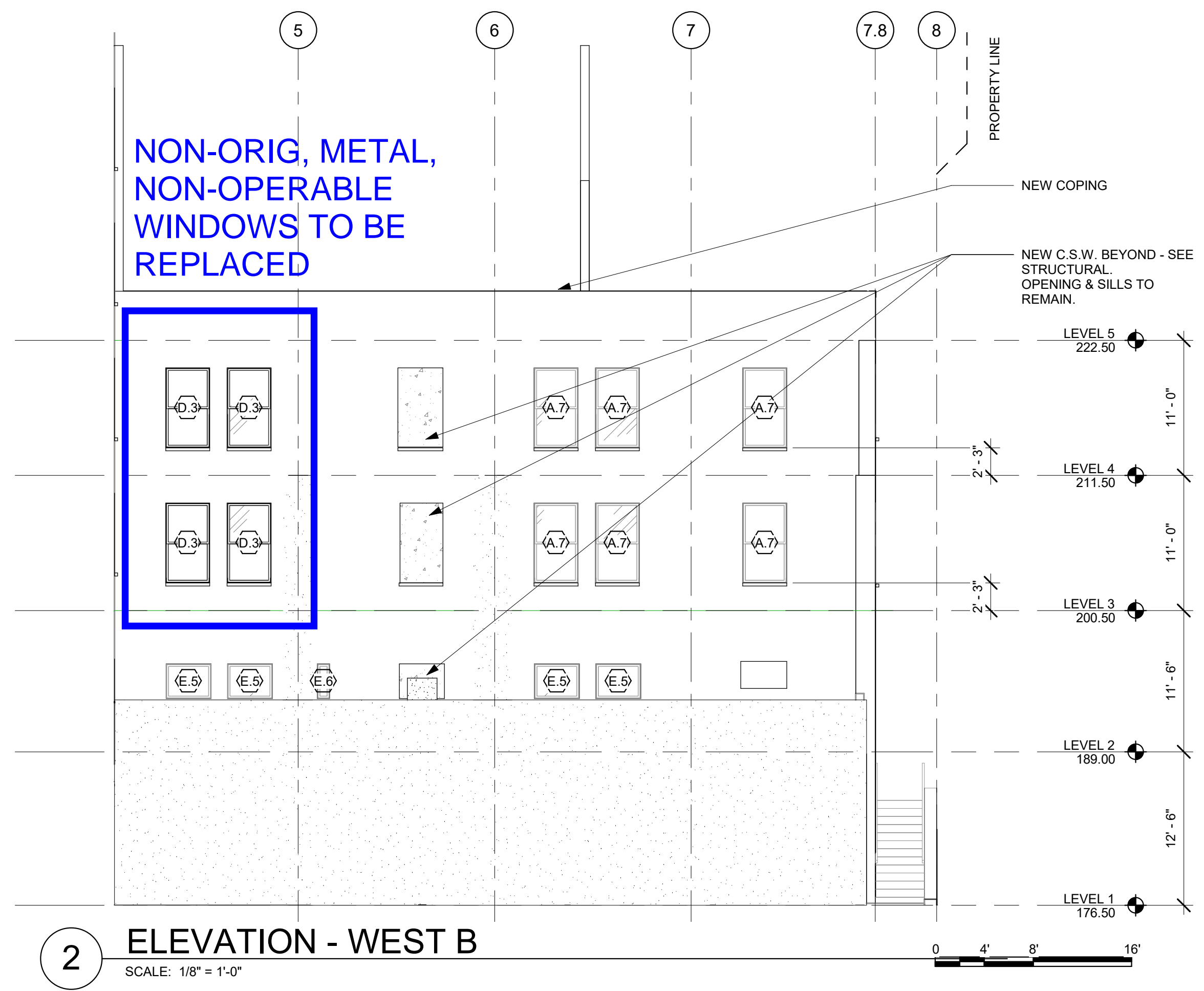
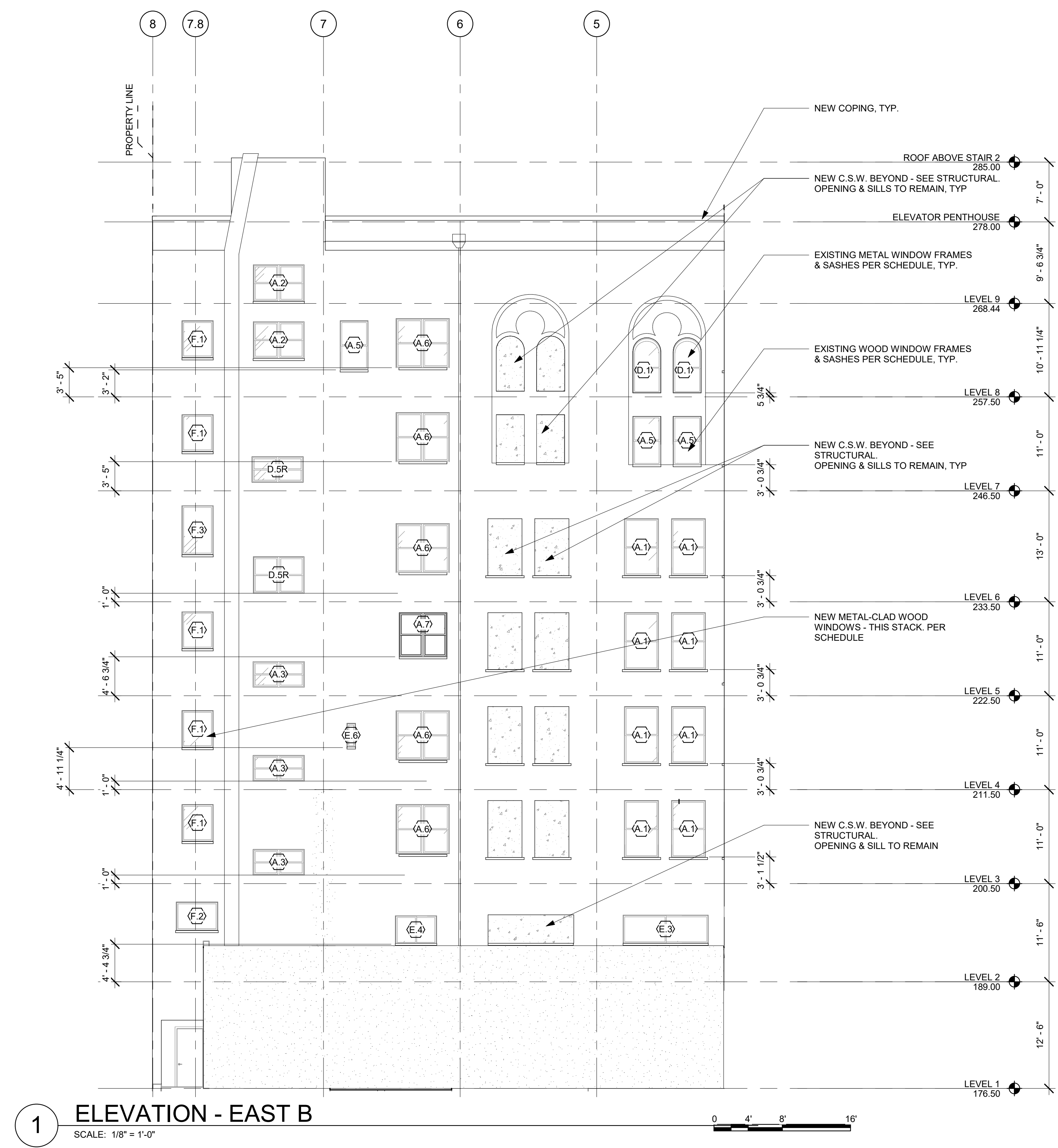
YWCA  
Interior - L7 - non-operable/obscured glazing window to be replaced - Alley  
October 2020

**LEGEND**

- EXISTING WALL/ELEMENT TO REMAIN
- NEW WALL/ELEMENT

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**LEGEND**

EXISTING WALL/ELEMENT TO REMAIN

NEW WALL/ELEMENT

NEW CONCRETE WALL/ELEMENT

NEW FLOOR INFILL

FIRE EXTINGUISHER

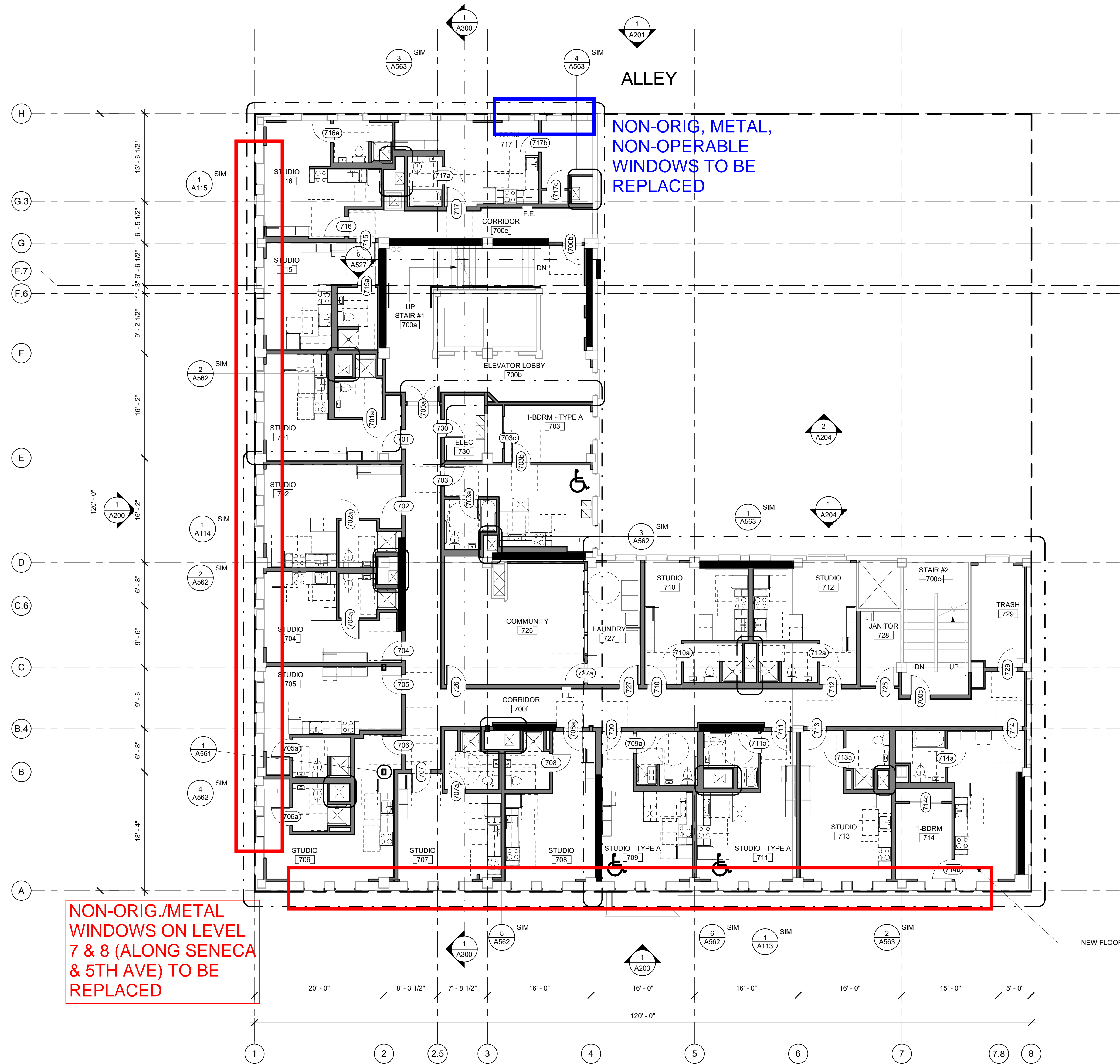
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**UNIT DRAWING INDEX REFERENCE**

SHEET NO.	SHEET NAME
A450	ENLARGED VIEWS UNIT KITCHENS 1-3
A451	ENLARGED VIEWS UNIT KITCHENS 4-5 & STORAGE
A452	ENLARGED UNIT BATHS 1-3
A453	ENLARGED UNIT BATHS 4-7
A454	ENLARGED UNIT BATHS 8-10

**LEVEL 7 UNIT KITCH. AND BATH TYPES**

NO.	NAME	KITCHEN TYPE	BATH TYPE
701	STUDIO	4	8
702	STUDIO	3	7
703	1-BDRM - TYPE A	1	3
704	STUDIO	3	7
705	STUDIO	2	4
706	STUDIO	2	5
707	STUDIO	2	6
708	STUDIO	2	6
709	STUDIO - TYPE A	1	1
710	STUDIO	3	4
711	STUDIO - TYPE A	1	2
712	STUDIO	3	4
713	STUDIO	2	7
714	1-BDRM	2	9
715	STUDIO	4	4
716	STUDIO	2	4
717	1-BDRM	5	10

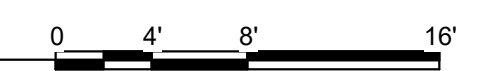


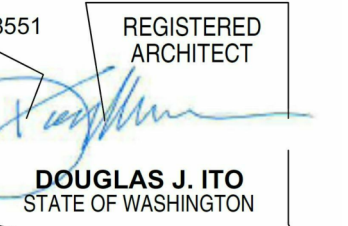
**NON-ORIG./METAL WINDOWS ON LEVEL 7 & 8 (ALONG SENECA & 5TH AVE) TO BE REPLACED**

**NON-ORIG, METAL, NON-OPERABLE WINDOWS TO BE REPLACED**

NEW FLOORING THROUGHOUT ENTIRE FLOOR

**1 LEVEL 7**  
SCALE: 1/8" = 1'-0"





REVISIONS / NOTES

NO	DATE	DESCRIPTION
12/14/20		PERMIT SUBMITTAL

SDCI STAMP

TITLE  
**ELEVATION - NORTH**

PERMIT #	#6748272-CN
DRAWN	DK, JA
CHECKED	DI, AP
ISSUE DATE	12/14/20
JOB NO.	20009
SHEET NO.:	

**A200**

**LEGEND**

- EXISTING WALL/ELEMENT TO REMAIN
- NEW WALL/ELEMENT

**GENERAL NOTES**

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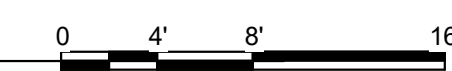
**NON-ORIG./METAL WINDOWS ON LEVEL 7 & 8 (ALONG SENECA & 5TH AVE) TO BE REPLACED**

**5TH AVE.**

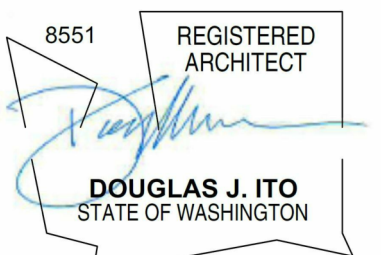
**SENECA ST.**



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



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REVISIONS / NOTES

NO	DATE	DESCRIPTION
12/14/20		PERMIT SUBMITTAL

SDCI STAMP

TITLE  
**ELEVATION - WEST**

PERMIT #	#6748272-CN
DRAWN	DK, JA
CHECKED	DI, AP
ISSUE DATE	12/14/20
JOB NO.	20009
SHEET NO.:	

**A203**

**LEGEND**

EXISTING WALL/ELEMENT TO REMAIN

NEW WALL/ELEMENT

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**NON-ORIG./METAL WINDOWS ON LEVEL 7 & 8 (ALONG SENECA & 5TH AVE) TO BE REPLACED**

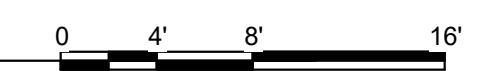
ADJACENT BUILDING

SENECA ST.

5TH AVE.

**ELEVATION - WEST A**

SCALE: 1/8" = 1'-0"



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NON-ORIG./METAL  
WINDOWS ON LEVEL  
7 & 8 (ALONG SENECA &  
5TH AVE) TO BE REPLACED

YWCA  
Exterior Looking SE - corner of Seneca & 5th Ave.  
October 2020

NON-ORIG./METAL  
WINDOWS ON LEVEL  
7 & 8 (ALONG  
SENECA & 5TH AVE)  
TO BE REPLACED

YWCA  
Exterior Looking South along Seneca St.  
October 2020

Seneca St 1100

YWCA

NON-ORIG./METAL  
WINDOWS ON LEVEL  
7 & 8 (ALONG SENECA &  
5TH AVE) TO BE REPLACED



YWCA  
Exterior - close-up of Level 7& 8 of metal window to be replaced  
October 2020



YWCA  
Interior - Level 7 metal window to be replaced  
October 2020



YWCA  
Interior - Level 8 metal window to be replaced  
October 2020



YWCA  
Exterior - Level 8 metal window to be replaced  
October 2020



YWCA  
Exterior - Level 7 metal window to be replaced  
October 2020





**1** LEVEL 3  
SCALE: 1/8" = 1'-0"

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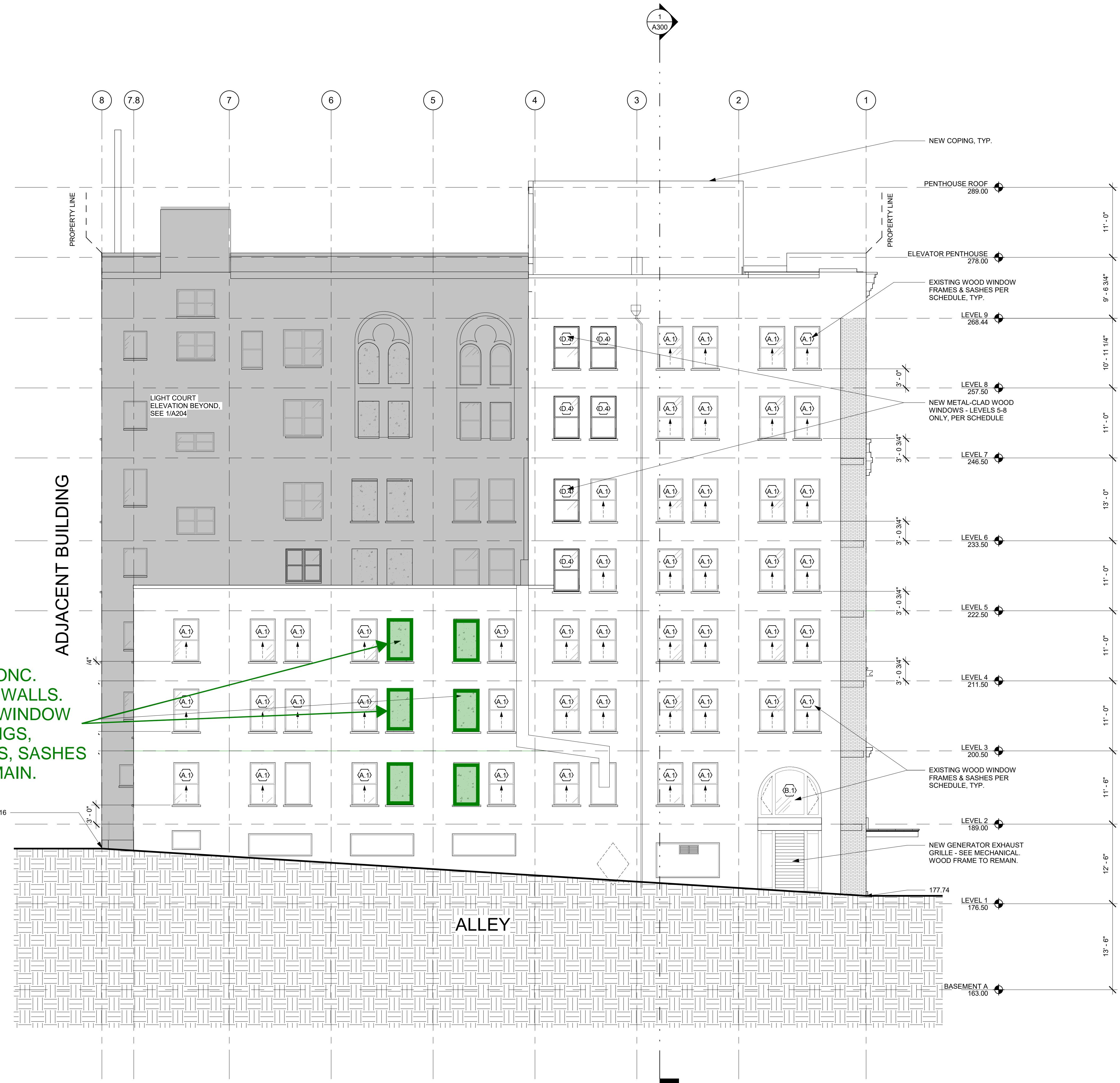


**LEGEND**

EXISTING WALL/ELEMENT TO REMAIN   
NEW WALL/ELEMENT 

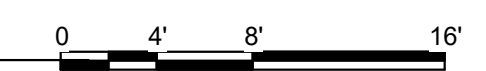
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NEW CONC.  
SHEAR WALLS.  
EXIST. WINDOW  
OPENINGS,  
FRAMES, SASHES  
TO REMAIN.

**1 ELEVATION - EAST**  
SCALE: 1/8" = 1'-0"



REVISIONS / NOTES

NO	DATE	DESCRIPTION
12/14/20		PERMIT SUBMITTAL

SDCI STAMP

TITLE  
**ELEVATION - MISC.**

PERMIT # #6748272-CN

DRAWN	DK, JA
CHECKED	DI, AP
ISSUE DATE	12/14/20
JOB NO.	20009
SHEET NO.:	

**A204**

**LEGEND**

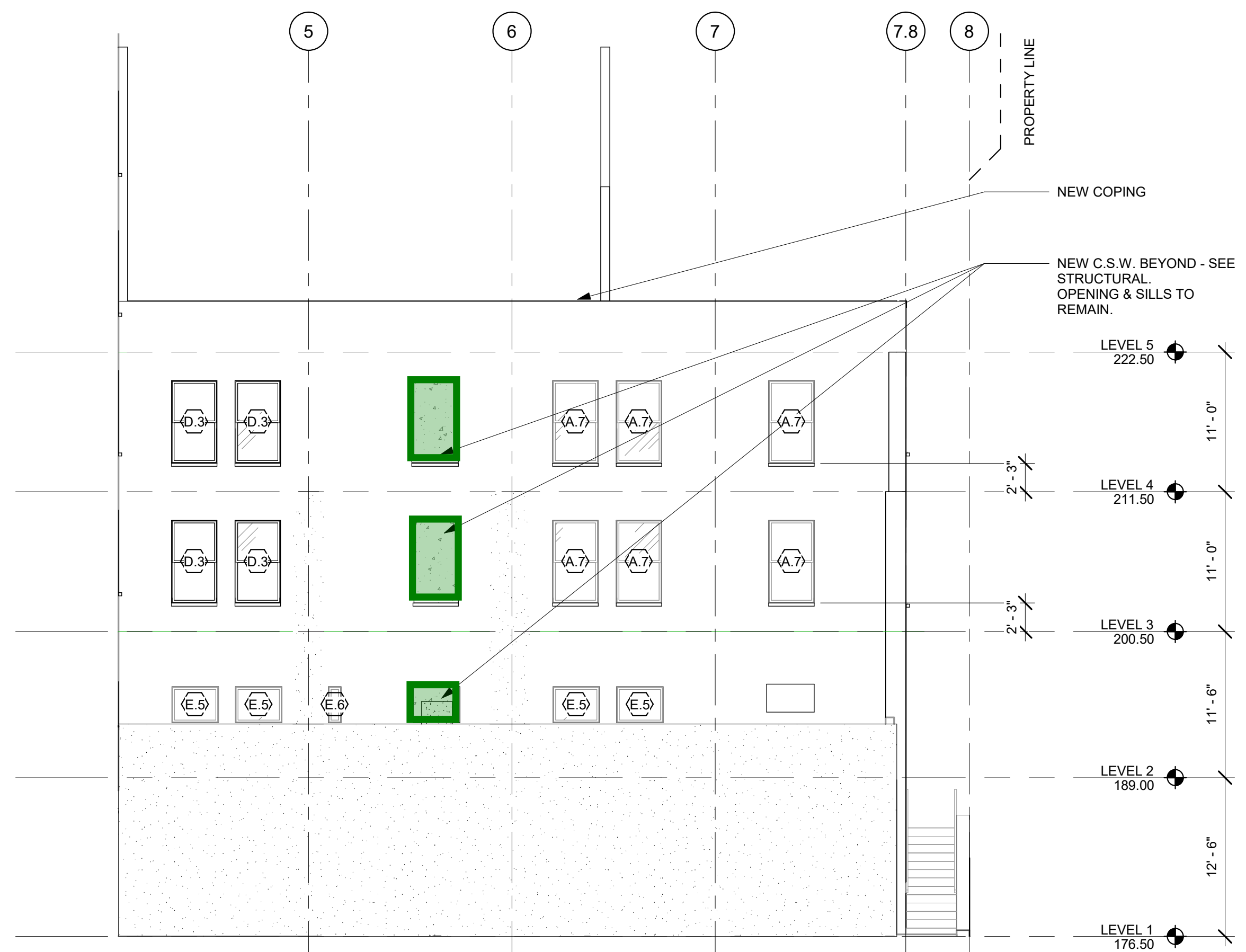
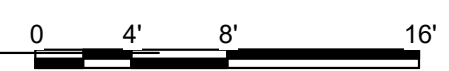
- EXISTING WALL/ELEMENT TO REMAIN
- NEW WALL/ELEMENT

**GENERAL NOTES**

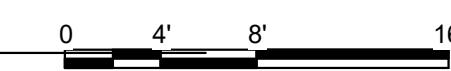
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**1 ELEVATION - EAST B**  
SCALE: 1/8" = 1'-0"



**2 ELEVATION - WEST B**  
SCALE: 1/8" = 1'-0"

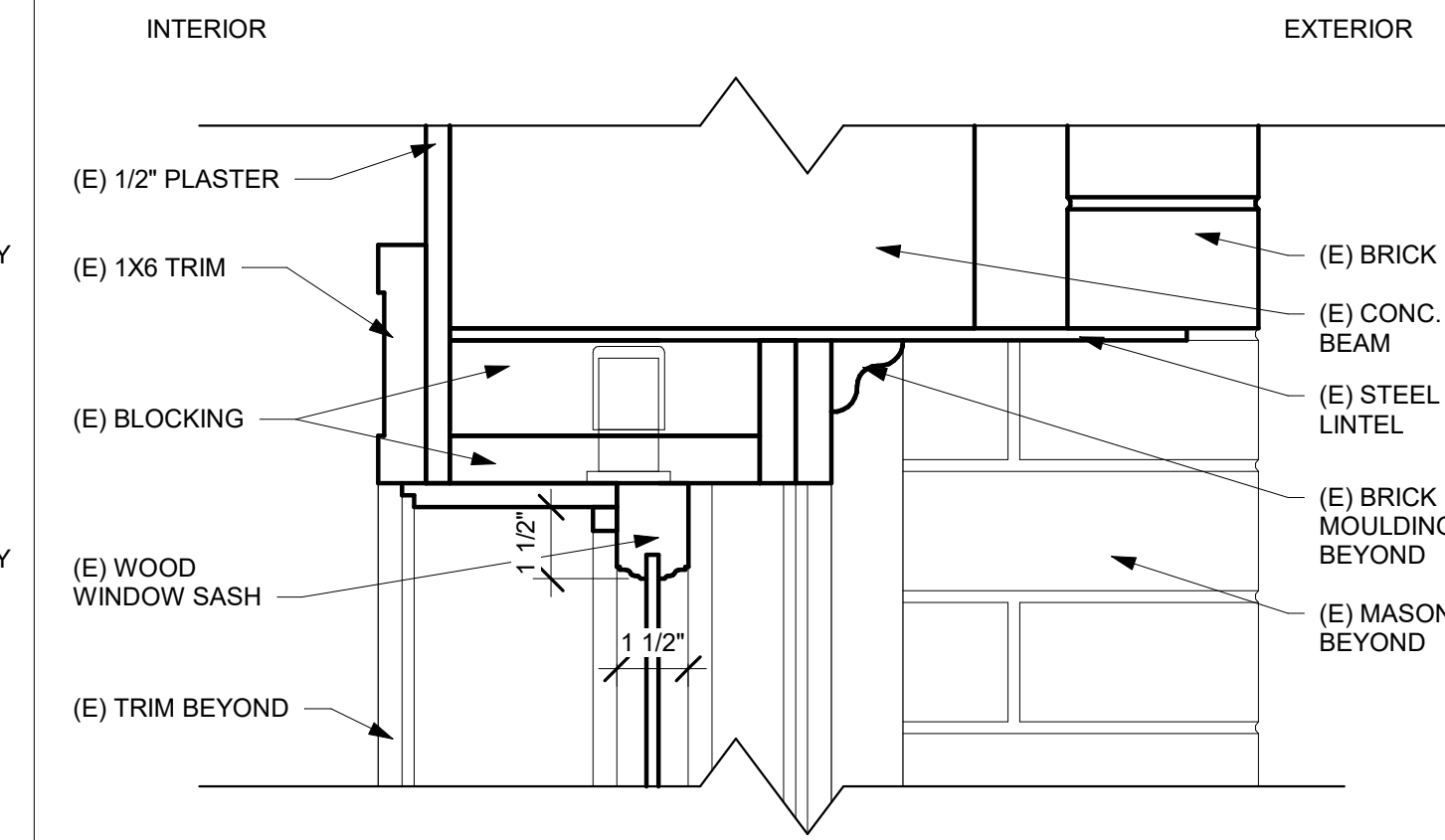
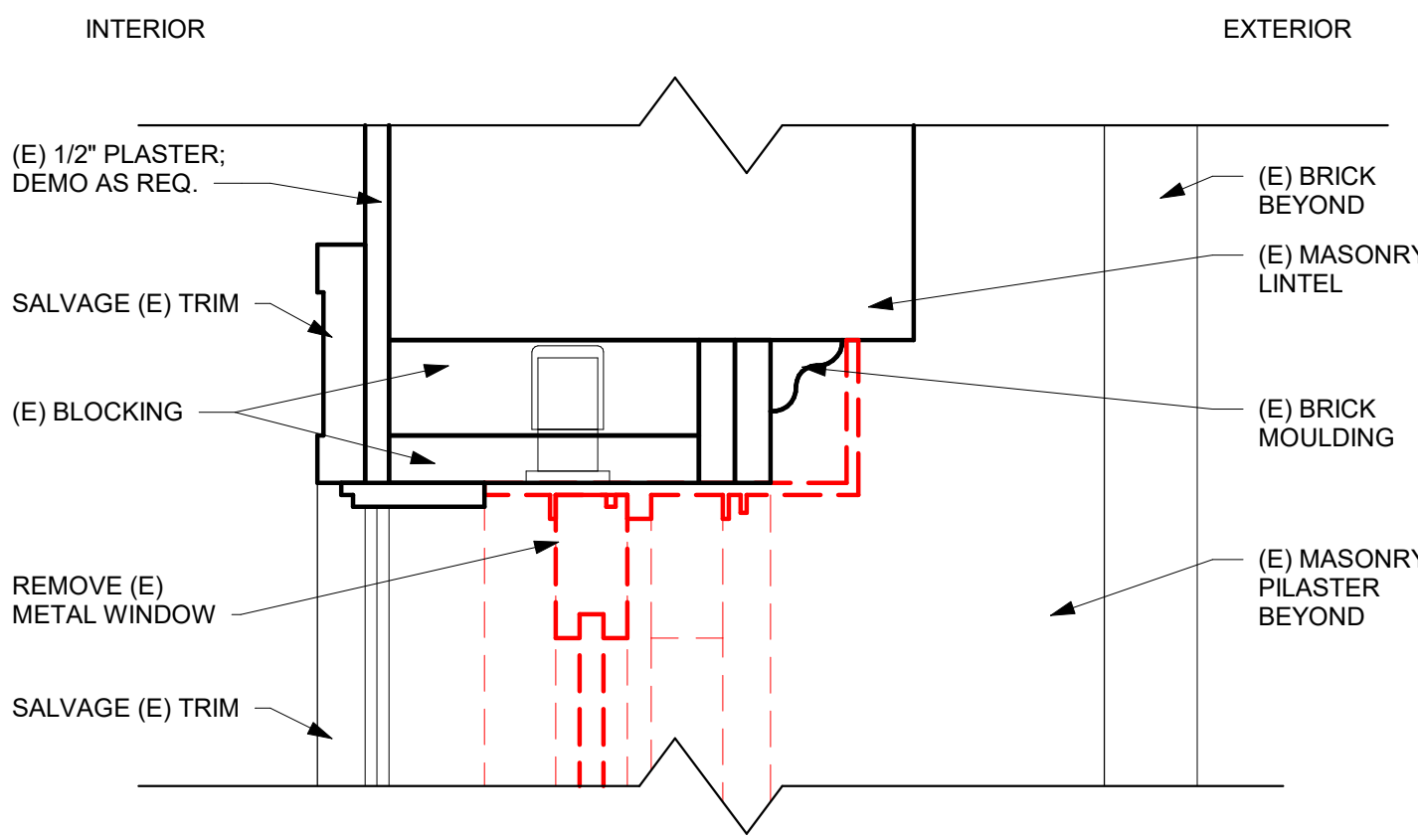
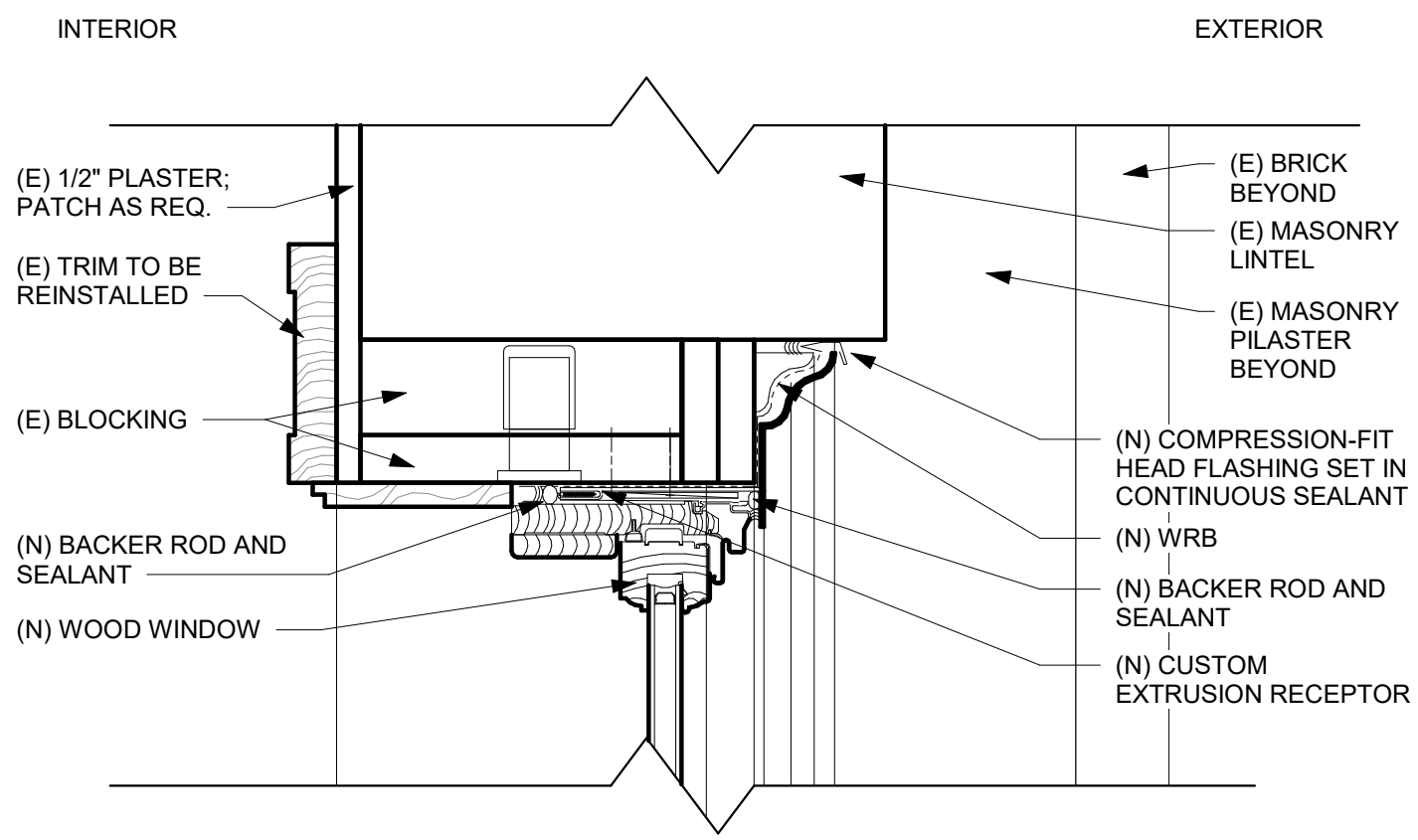
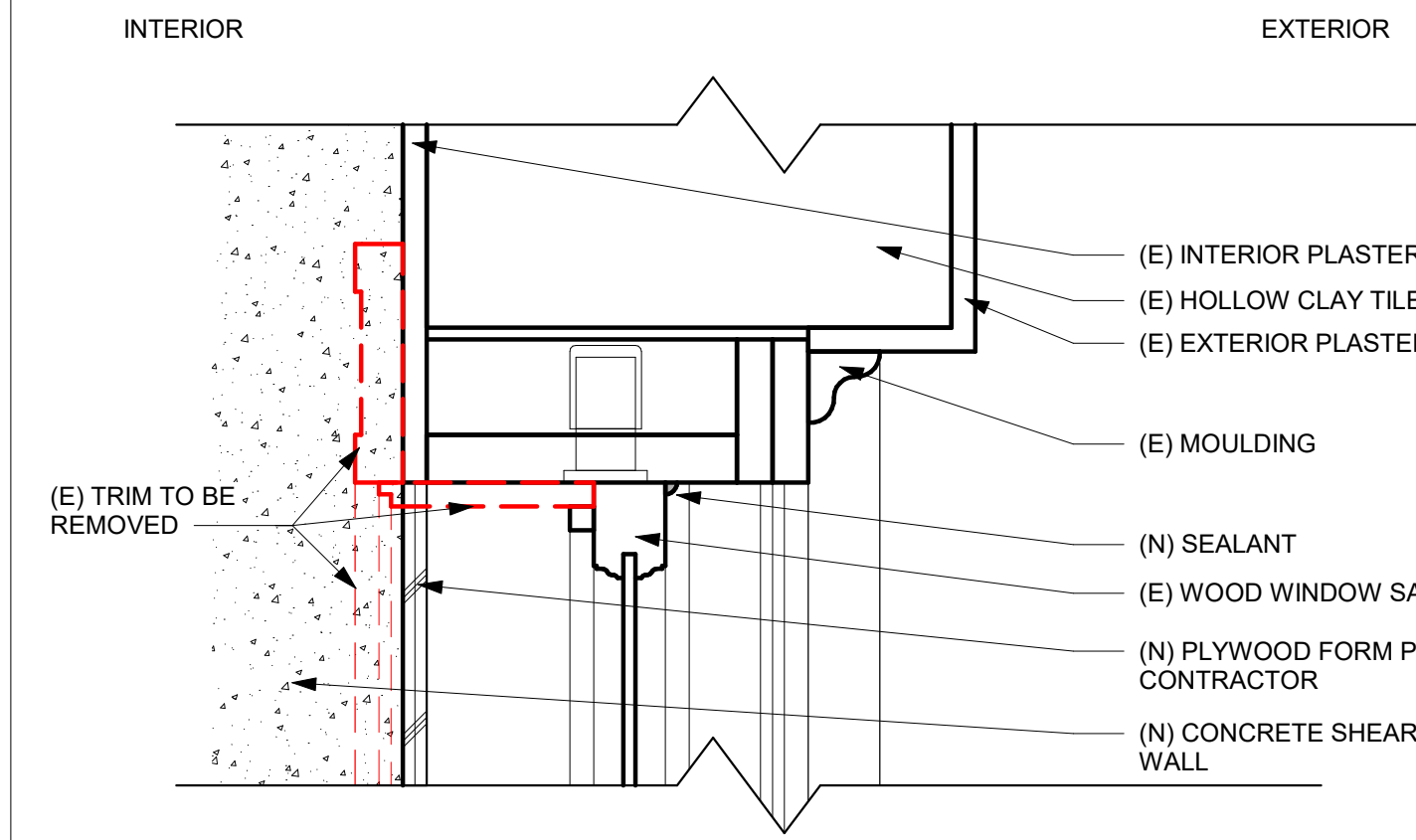


NEW CONC.  
SHEAR WALLS.  
EXIST. WINDOW  
OPENINGS,  
FRAMES, SASHES  
TO REMAIN.

**NEW CONC. SHEAR WALLS. EXIST. WINDOW OPENINGS, FRAMES, SASHES TO REMAIN.**

**NON-ORIG./METAL WINDOWS ON LEVEL 7 & 8 (ALONG SENECA & 5TH AVE) TO BE REPLACED  
NON-ORIG, METAL, NON-OPERABLE WINDOWS TO BE REPLACED**

**EXISTING ORIGINAL WOOD WINDOW - FOR REFERENCE ONLY**

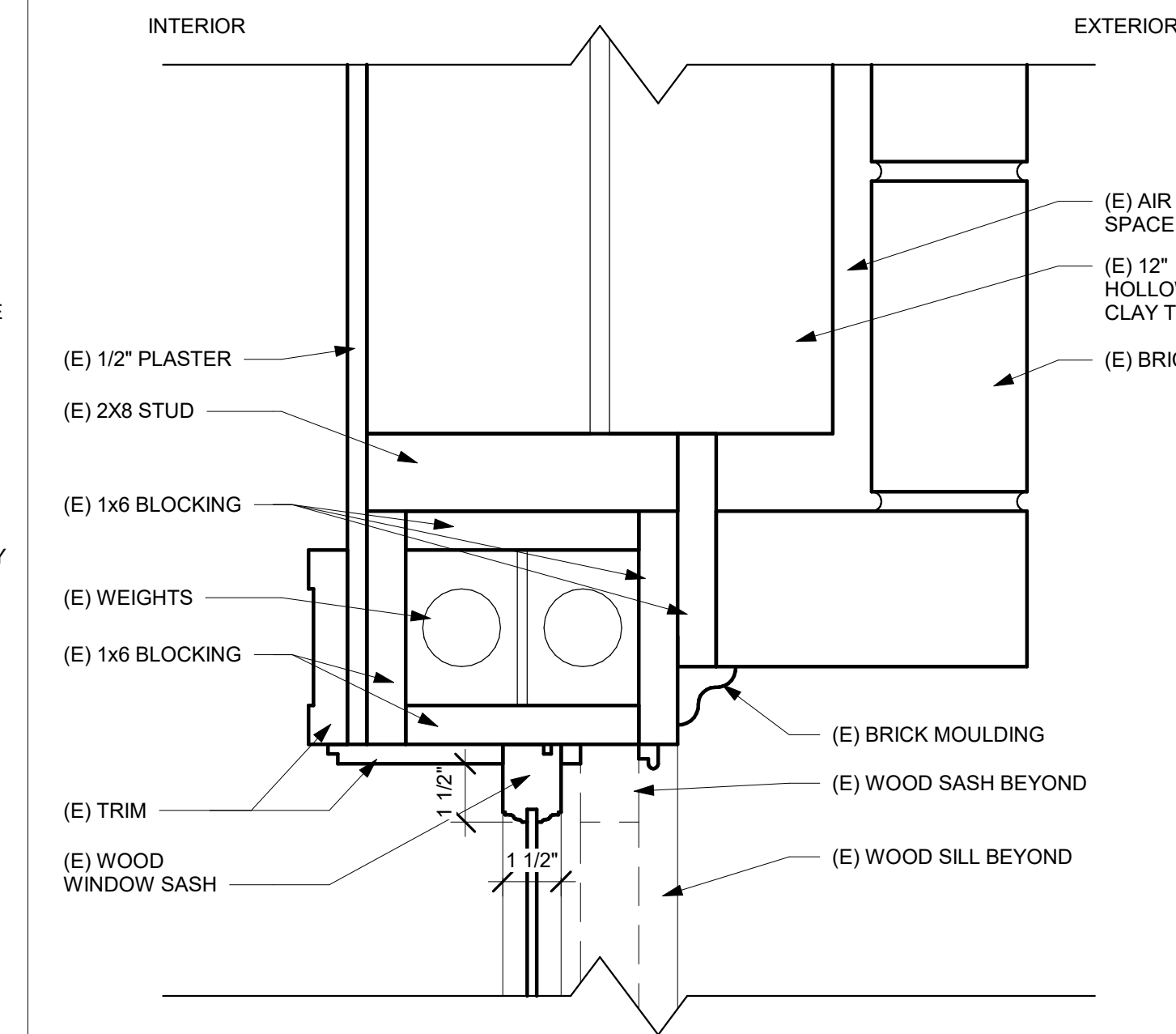
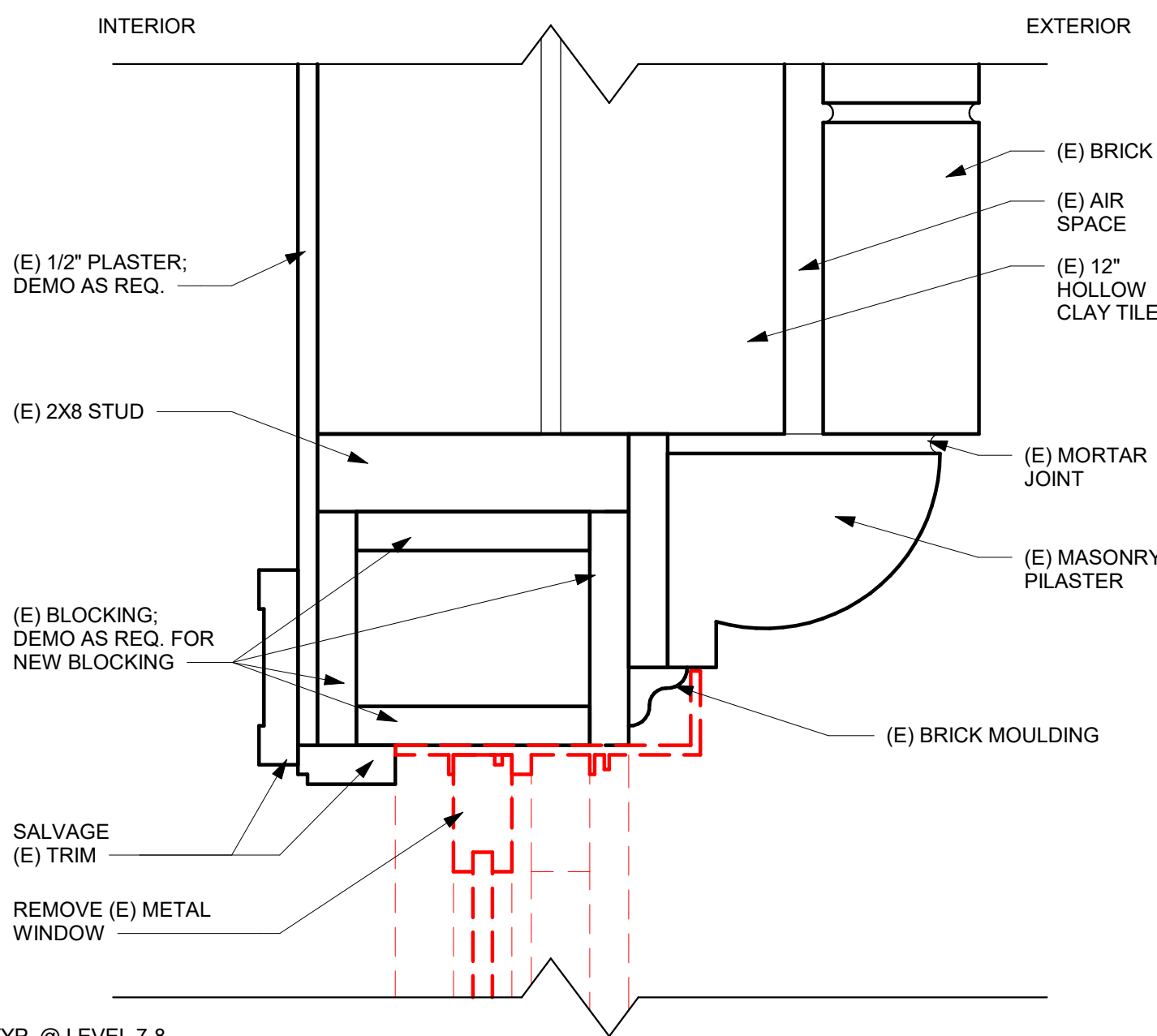
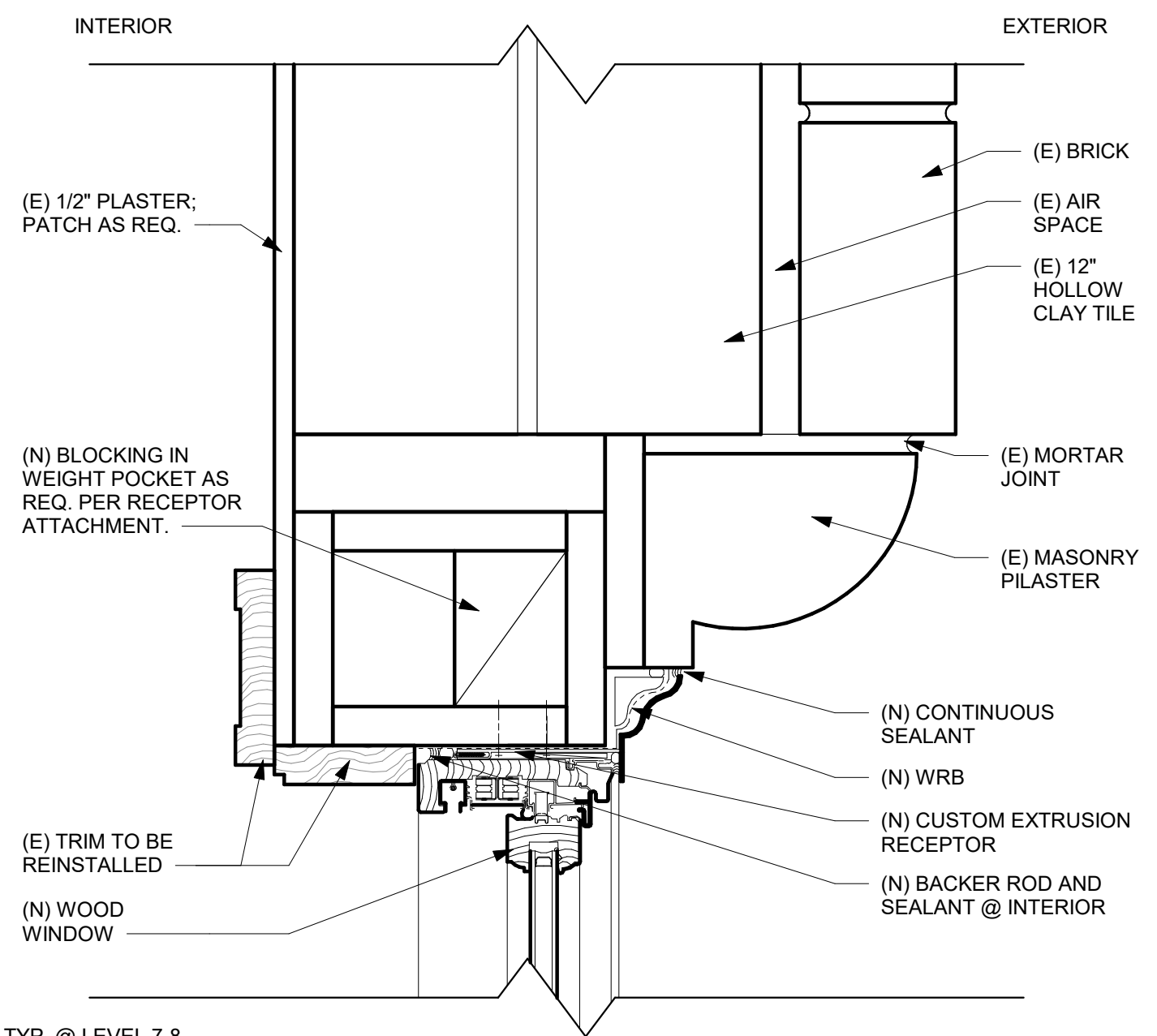
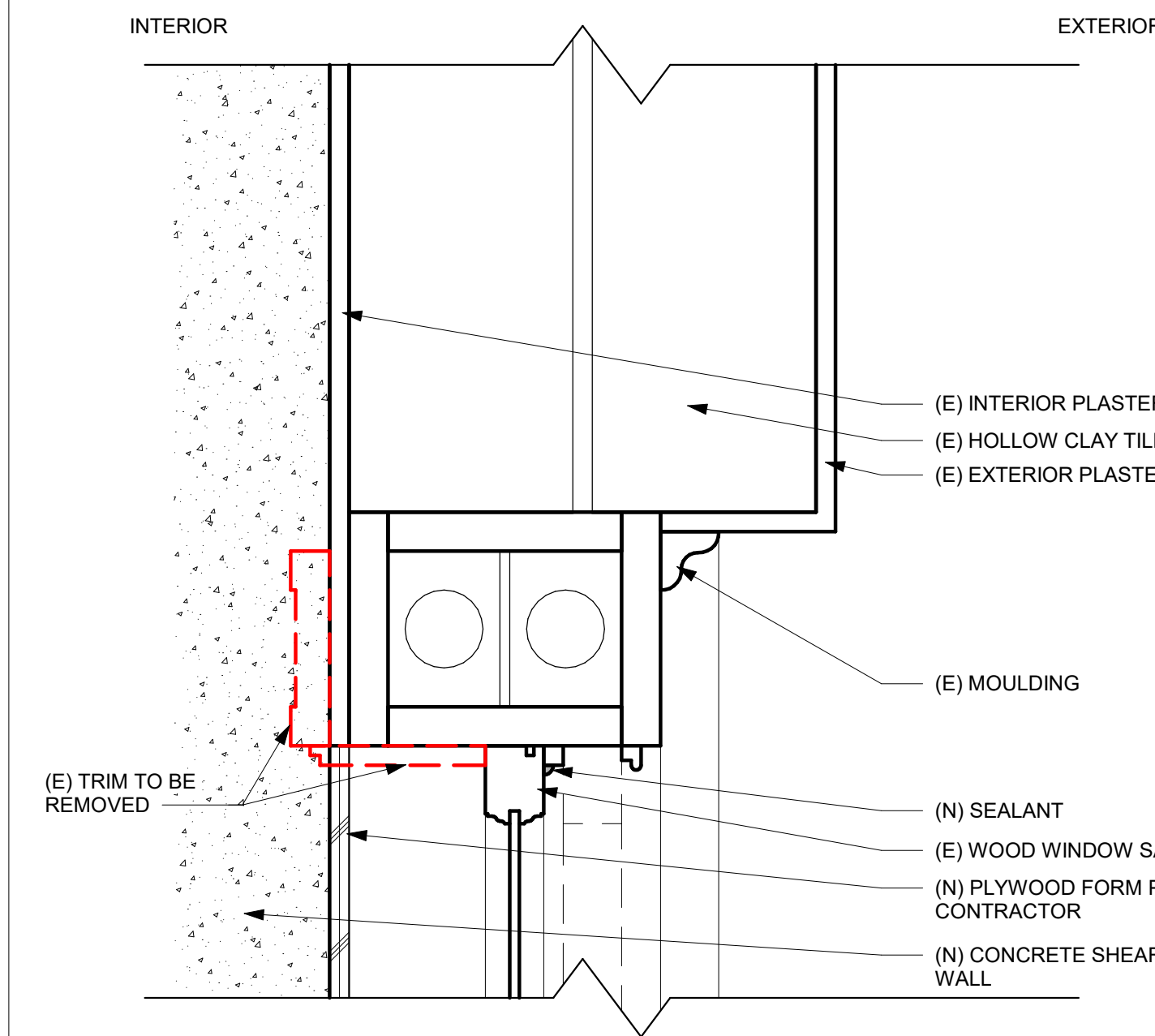


**12 SECTION - EXIST. WOOD WINDOW HEAD @ NEW C.S.W.**  
SCALE: 3" = 1'-0"

**9 SECTION - NEW WINDOW HEAD - TYP.**  
SCALE: 3" = 1'-0"

**6 SECTION - DEMO WOOD WINDOW HEAD - TYP.**  
SCALE: 3" = 1'-0"

**3 SECTION - EXISTING WOOD WINDOW HEAD - TYP.**  
SCALE: 3" = 1'-0"

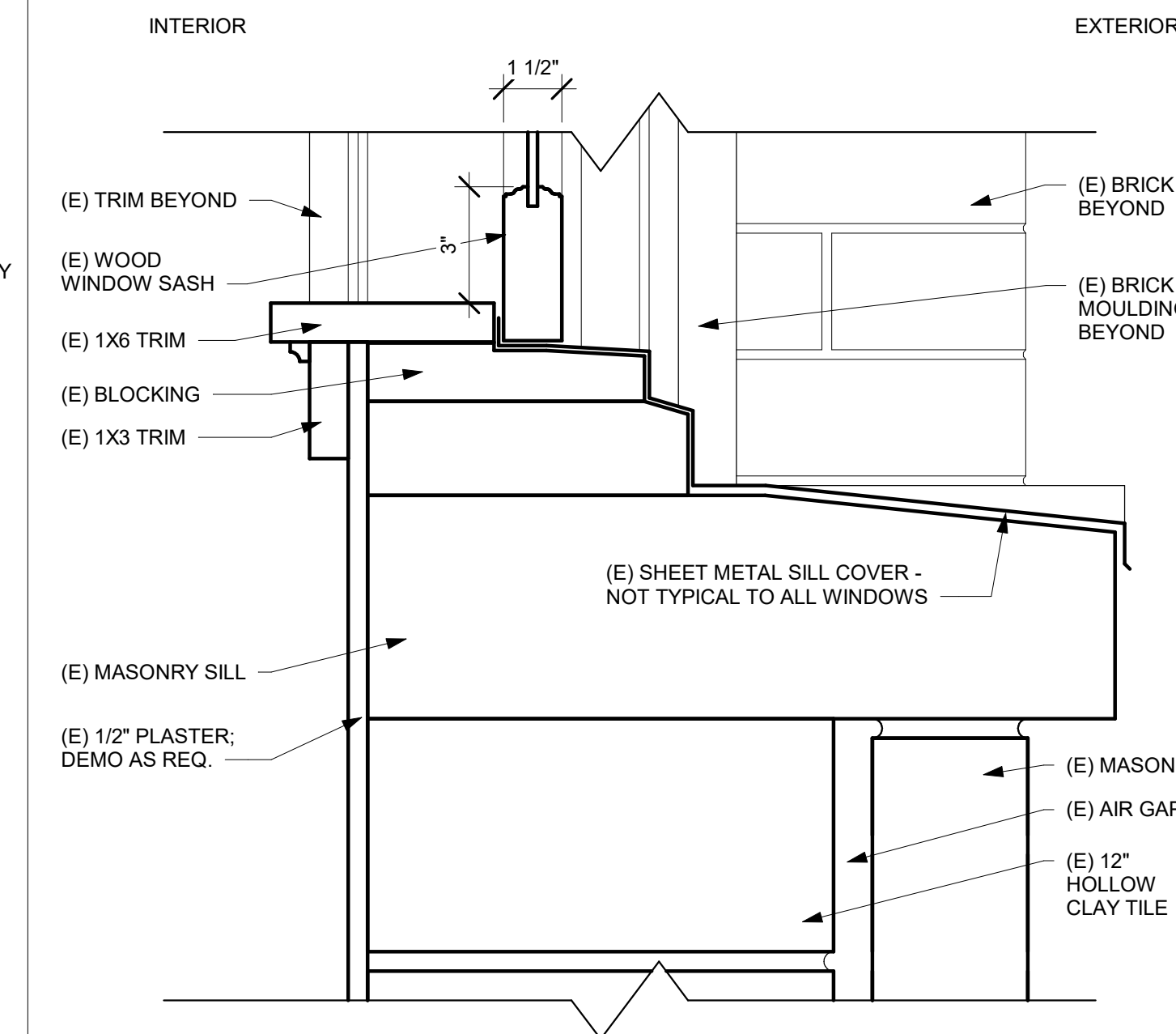
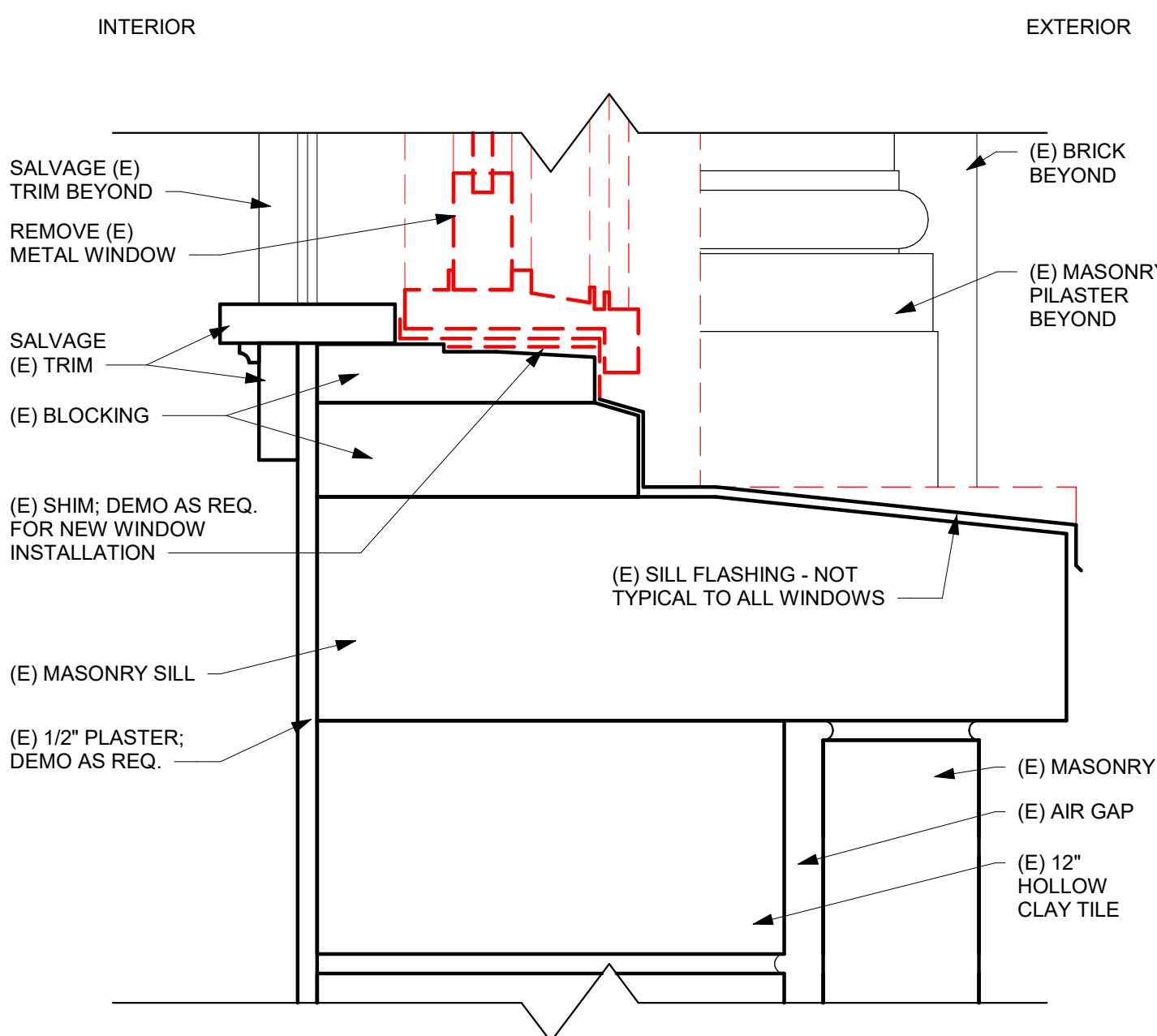
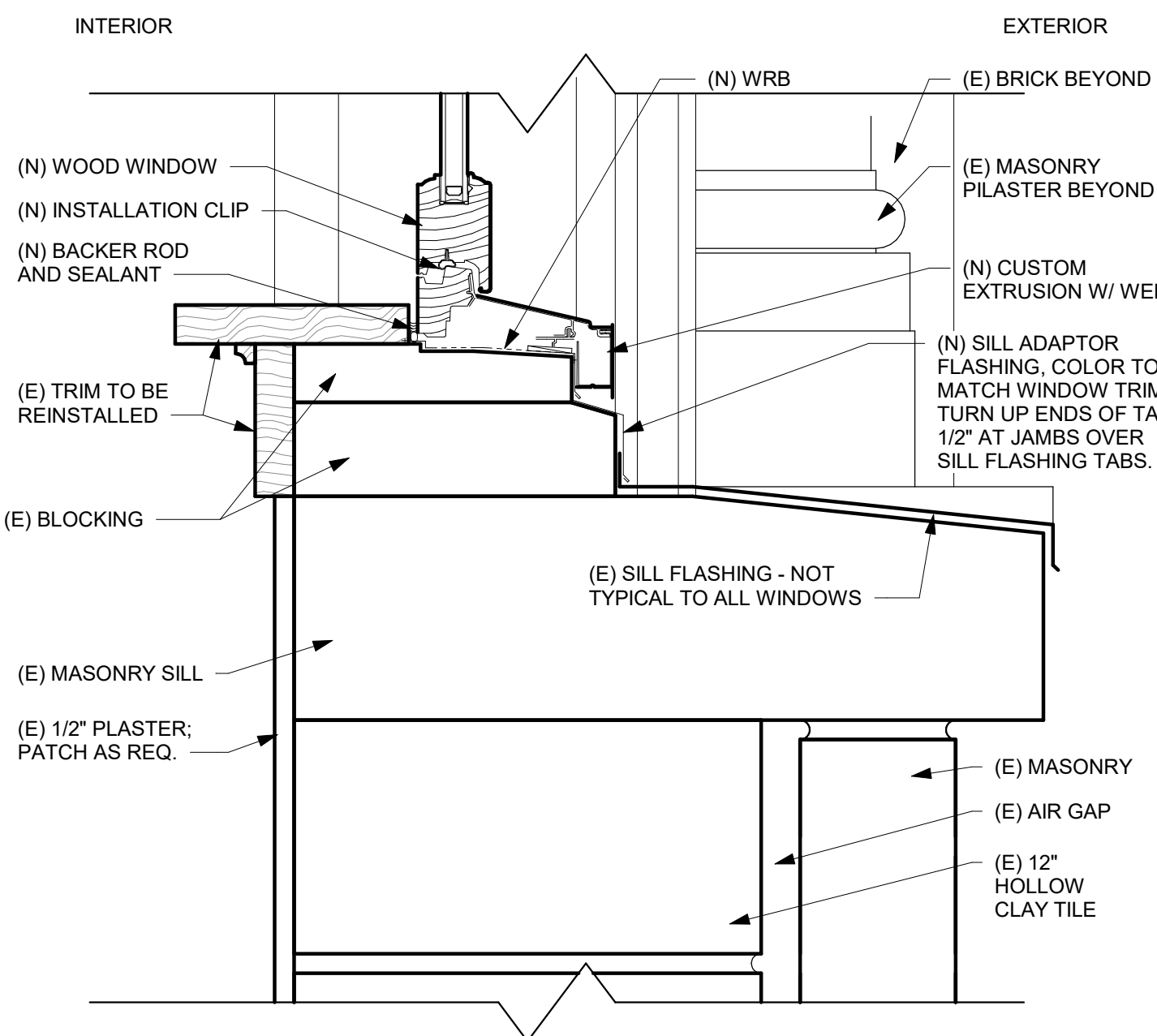
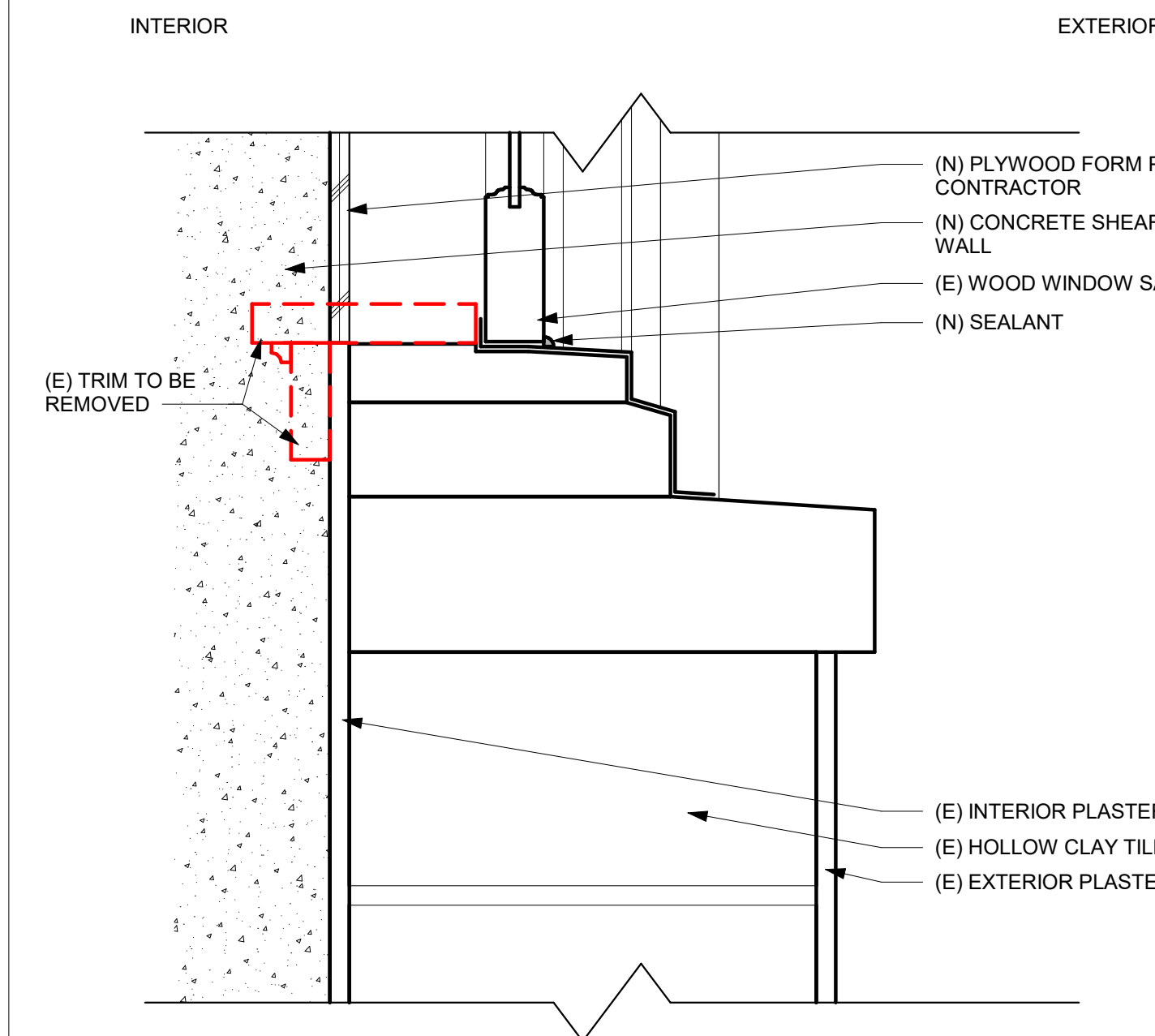


**11 PLAN - EXISTING WOOD WINDOW JAMB @ NEW C.S.W.**  
SCALE: 3" = 1'-0"

**8 PLAN - NEW WOOD WINDOW JAMB - TYP.**  
SCALE: 3" = 1'-0"

**5 PLAN - WINDOW JAMB - DEMO - TYP.**  
SCALE: 3" = 1'-0"

**2 PLAN - EXISTING WOOD WINDOW JAMB - TYP.**  
SCALE: 3" = 1'-0"



**10 SECTION - EXIST. WOOD WINDOW SILL @ NEW C.S.W.**  
SCALE: 3" = 1'-0"

**7 SECTION - NEW WINDOW SILL - TYP.**  
SCALE: 3" = 1'-0"

**4 SECTION - WINDOW SILL - DEMO - TYP.**  
SCALE: 3" = 1'-0"

**1 SECTION - EXISTING WOOD WINDOW SILL - TYP.**  
SCALE: 3" = 1'-0"



SMR Architects  
117 S. Main St., Suite 400  
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**YWCA**  
5TH & SENECA  
1118 FIFTH AVE.  
SEATTLE, WA 98101



REVISIONS / NOTES  
NO DATE DESCRIPTION  
12/14/20 PERMIT SUBMITTAL

SDCI STAMP

TITLE  
**DETAILS - EXTERIOR WINDOWS**

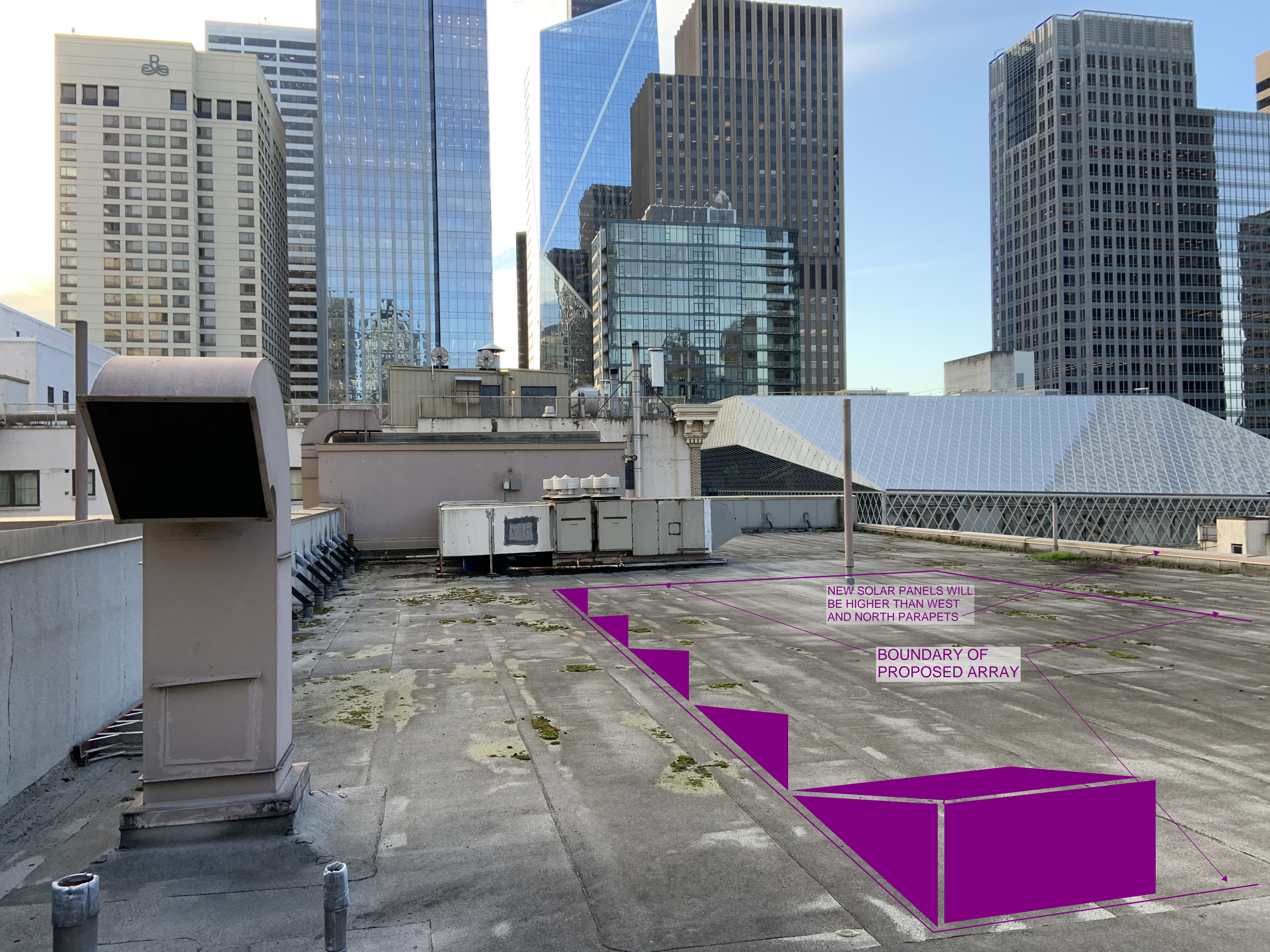
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DRAWN DK, JA  
CHECKED DI, AP  
ISSUE DATE 02/24/21  
JOB NO. 20009  
SHEET NO.:

**A575**

3/2/2021 10:28:29 AM







NEW SOLAR PANELS WILL BE HIGHER THAN WEST AND NORTH PARAPETS

BOUNDARY OF PROPOSED ARRAY



NEW HOT WATER  
HEATERS WILL BE  
DISGUISED BY HIGH  
PARAPET

YWCA  
Exterior - Roof - corner of Seneca & Alley  
October 2020



HEIGHT OF BUILDING WILL DISGUISE THE NEW SOLAR PANELS WHERE PARAPETS ARE LOW

YWCA  
Exterior Looking SE - corner of Seneca & 5th Ave.  
October 2020