

SHEET LIST			
A000	COVER SHEET		
A001	CODE REVIEW		
A212	1ST FLOOR PLAN		
A213	MEZZANINE PLAN		
A301	ELEVATIONS		
A302	3D IMAGES		

PROJECT TEAM

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STRUCTURAL ENGINEER DUFFY ENGINEERING **350 HIGHWAY 10 S** ST. CLOUD, MN 56304 JOHN HOLT JOHNH@DUFFYENG.COM PH: 320-259-6575

CIVIL ENGINEER **BLOCH ENGINEERING** 32210 XEON ST. NW CAMBRIDGE, MN 55008 KRYSTLE BLOCH KRYSTLE@BLOCHENGINEERING.COM

SURVEYOR ??

COLOR SCHEDULE

LOCATION		COLOR
SHEET STEEL ROOF EAVE WALLS GABLE WALLS SOFFIT WAINSCOT UPPER SHEATHING	TBD TBD TBD TBD TBD N/A	
SHEET STEEL (INTERIOR) CEILING LINER WALL LINER WAINSCOT PORCH CEILING	TBD TBD TBD N/A	
TRIMS RIDGE CAP GABLE TRIM	TBD TBD	

GABLE TRIM EAVE TRIM CORNER TRIM WAINSCOT CORNER WAINSCOT TRANSITION BASE TRIM	TBD TBD TBD TBD TBD TBD TBD
WINDOW AND DOOR TRIMS SERVICE DOOR TRIM OHD TRIM WINDOW TRIM SLIDER TRACK COVER SLIDER TRIM SLIDER DOOR PANEL	TBD TBD TBD N/A N/A N/A
MISCELLANEOUS VERSETTA STONE BOLLARD COVERS CUPOLA WALLS CUPOLA ROOF	TBD N/A N/A N/A

N/A

TBD

N/A

N/A

WEATHER VANE ROOF VENT TRIM HEADER WRAP **COLUMN WRAP**

Date No.

HOLDINGS CONDO

ACUITY

JOB TITLE:

CUST. INITIAL:

03/10/25

GENERAL NOTES

- THE PLANS AND SPECS AS OUTLINED ARE BASED ON THE DESIGN/BUILD PROCESS OF STRUCTURAL BUILDINGS, THE SUBCONTRACTORS HIRED BY STRUCTURAL BUILDINGS AND THE STRUCTURAL BUILDINGS SALES REPRESENTATIVE. IT IS THE BELIEF OF STRUCTURAL BUILDINGS AND THE CUSTOMER THAT THESE PLANS ARE ACCURATE.
- WHERE LACK OF INFORMATION, OR ANY DISCREPANCY SHOULD APPEAR IN THE DRAWINGS OR SPECIFICATIONS, WRITTEN INTERPRETATION FROM STRUCTURAL BUILDINGS MUST BE RECEIVED BEFORE PROCEEDING WITH THAT PORTION OF WORK.
- 3. NO CHANGES, MODIFICATION OR DEVIATIONS SHALL BE MADE FROM THE PLANS AND SPECS WITHOUT WRITTEN PERMISSION FROM STRUCTURAL BUILDINGS.
- ANY CONTRADICTIONS IN THE PLANS, SPECS, OR APPLICABLE BUILDING CODES MUST BE BROUGHT TO THE ATTENTION OF STRUCTURAL BUILDINGS PRIOR TO WORK BEING PERFORMED. IN THE EVENT OF A CONTRADICTION, THE SUBCONTRACTOR MAY BE REQUIRED TO PERFORM THE MORE STRINGENT REQUIREMENT AT NO ADDITIONAL COST. THIS DECISION RELIES SOLELY ON STRUCTURAL BUILDINGS.
- 5. ALL SUBCONTRACTORS SHALL TAKE NECESSARY PRECAUTIONS TO PROTECT THE PUBLIC AND ADJACENT PROPERTIES FROM DAMAGE.
- SUBCONTRACTORS ARE RESPONSIBLE FOR ANY CUTTING/PATCHING OF NECESSARY PENETRATIONS TO INCLUDE GYPSUM BOARD, STEEL, POLY AND CONCRETE.
- SUBCONTRACTORS ARE RESPONSIBLE FOR SITE ORGANIZATION AND DAILY CLEAN UP
- SUBCONTRACTORS SHALL PROVIDE STRUCTURAL BUILDINGS WITH OPERATION MANUALS AND SHOP DRAWINGS AS REQUESTED.
- UNLESS SPECIFICALLY NOTED IN THE PLANS, THE WINDOW AND DOOR LOCATIONS SHALL BE ALLOWED LEEWAY FOR SIDING AND TRIMS TO BE BEST APPLIED.
- 10. UNLESS OTHERWISE STATED, THE FINAL GRADING, INCLUDING NECESSARY IMPORT OR EXPORT IS THE RESPONSIBILITY OF THE CUSTOMER
- 11. STRUCTURAL DRAWINGS ARE ADDRESS AND PROJECT SPECIFIC AND CAN NOT BE USED FOR ANY OTHER PROJECT OR ADDRESS UNLESS WRITTEN PERMISSION IS PROVIDED BY ORIGINAL ENGINEER OF RECORD.

JOB NAME: <u>Acuity Holdings Condo Develepment</u>	:
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JOB #: 25016

OWNER: Dustin Heggem

ADDRESS: <u>564 Dodge Ave - Ste A</u>

Elk River, MN 55330

PHONE: 612-242-1653

CUSTOMER SIGNATURE:

PRELIMINARY NOT FOR CONSTRUCTION

COVER SHEET

DRAWN BY: MJ

STRUCTURAI BUILDINGS

DEV.



VICINITY MAP NOT TO SCALE



Code Review 2020 MN State Building Code 2020 MN State Accessibility Code

Occupancy (Chapter 3)

Building height (Table 504.3)

Number of stories (Table 504.4)

Warehouse

Group S-1

Allowed 40 ft w/o sprinklers

Actual 29-8 ft

Actual

Allowed 1 w/o sprinklers

1 + future mezzanines

STRUCTURAL

No.

Date

SALES REP:

3/10/25

DATE:

BUILDINGS

<u>Frontage increase</u> (Section 506.3) W = (200' x 30' + 60' x 30' + 200' x 30' + 60' x 30') / 520

W = (6,000 + 1,800 + 6,000 + 1,800) / 520

W = 15,600 / 520

W = 30'

 $I = [520 / 520 - 0.25] \times 30/30$

 $I = [1 - 0.25] \times 1$

 $I = 0.75 \times 1$

I = 0.75

Frontage Increase (Section 506.3) Total allowable area factor

 $9,000 \text{ sf } \times 0.75 = 6,750 \text{ sf}$ 9,000 sf + 6,750 sf = 15,750 sf

<u>Actual</u>

Allowable area factor (Table 506.2) Group S-1

Allowed 9,000 sf

6,750 sf 15,750 sf

Allowed frontage increase Total allowed 11,880 sf Potential future mezzanine areas 3,168 sf 15,048 sf Total

Construction type (Chapter 6) V-B

Concealed spaces (Section 718)

Provide fireblocking in combustible concealed construction at the following locations:

- In walls at ceiling and floor levels
- Horizontally at a maximum of 10'-0".
- Between stair stingers at the top and bottom of the run.

Provide draftstopping in combustible concealed construction at the following locations:

- In floors so that horizontal areas do not exceed 1,000 sf
- In attic spaces so that horizontal areas do not exceed 3,000 sf

- Fire protection required (Section 903)
 Required if fire area exceeds 12,000 sf
- Required if the combined area of all Group S-1 fire areas on all floors, including mezzanines exceeds 24,000 sf

1 per unit provided occupant load does not exceed 29 and the common path of egress travel does not exceed 75 feet.

Occupant load total (Table 1004.5)

Warehouse

Plumbing fixtures (Table 2902.1)

Section 2902.2, Exception 2: Separate sex facilities shall not be required with a total occupant

Restroom facilities to be roughed in and completed as each unit is finished.

Fountain (high/low) as req.

Footnote h, Table 2902.1: A drinking fountain shall not be required in buildings or tenant spaces having an occupant load of less than 50.

Service sink (per unit) 1

Parking stalls
Per local ordinance 11-21-8 no stalls are required for the area of individual storage areas for

NOT **PRELIMINARY**

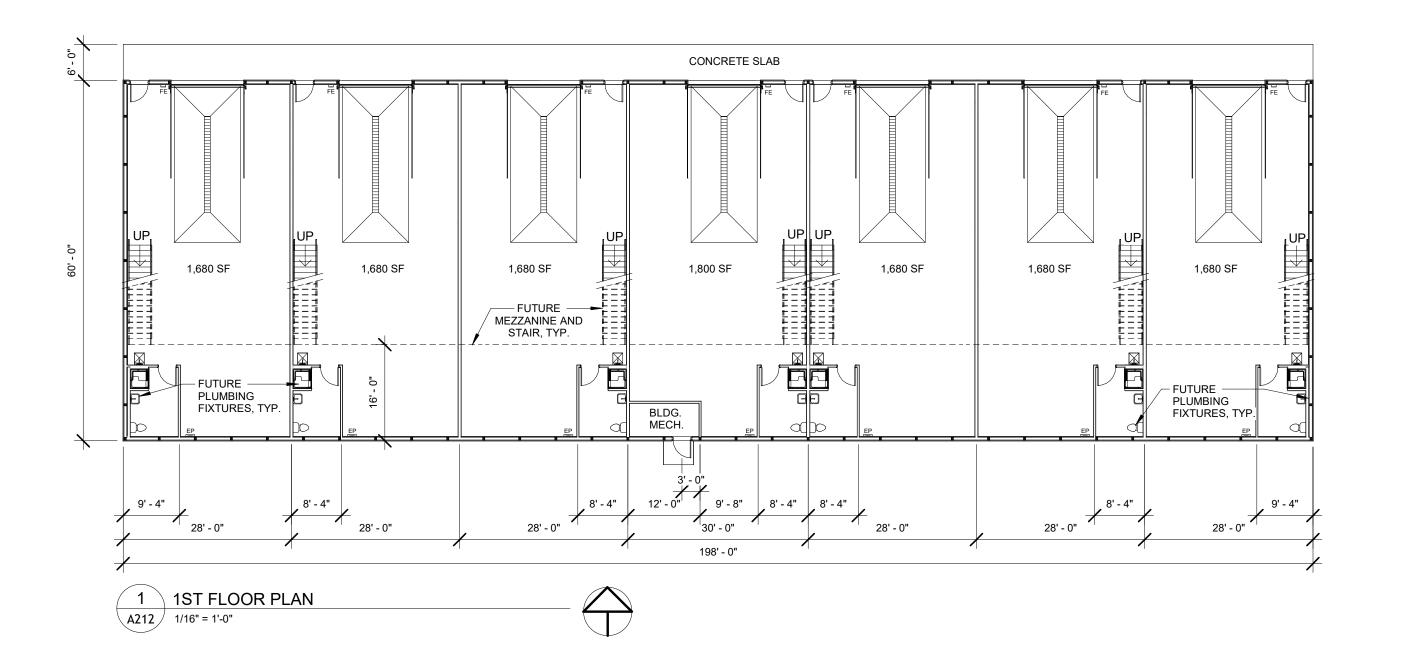
A001

ACUITY HOLDINGS CONDO DEV. FOR CONSTRUCTION JOB TITLE:

CUST. INITIAL:

DRAWN BY: MJ

CODE REVIEW



A212

DRAWN BY: MJ

1ST FLOOR PLAN

PRELIMINARY NOT FOR CONSTRUCTION

STRUCTURAL

No.

ACUITY HOLDINGS CONDO DEV.

JOB TITLE:

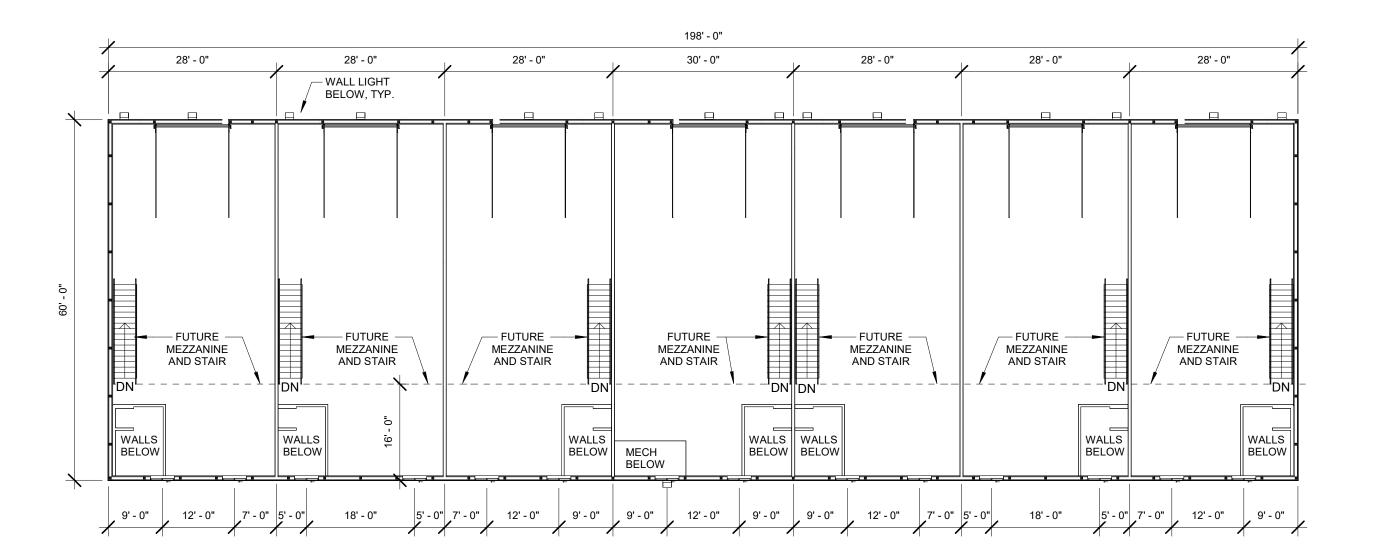
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SALES REP:

DATE: 03/10/25

Date

BUILDINGS







STRUCTURAL
BUILDINGS

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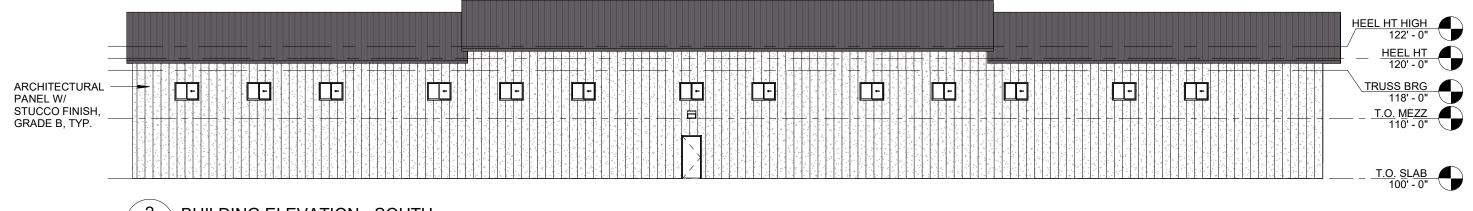
03/10/25 DRAWN BY: MJ JOB TITLE: DATE:

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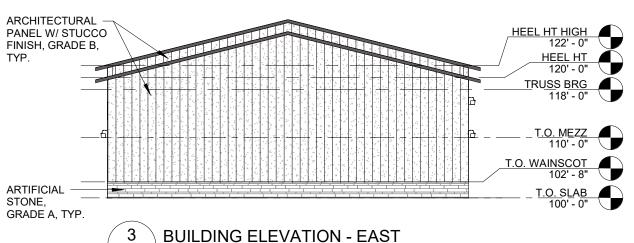
MEZZANINE PLAN

A213

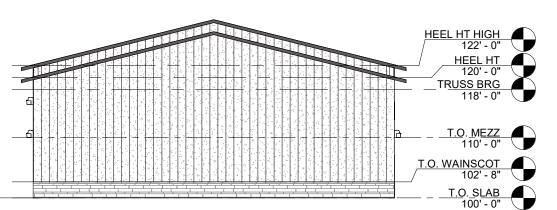




BUILDING ELEVATION - SOUTH A301 1/16" = 1'-0"



BUILDING ELEVATION - EAST A301 1/16" = 1'-0"



BUILDING ELEVATION - WEST A301 1/16" = 1'-0"

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ELEVATIONS

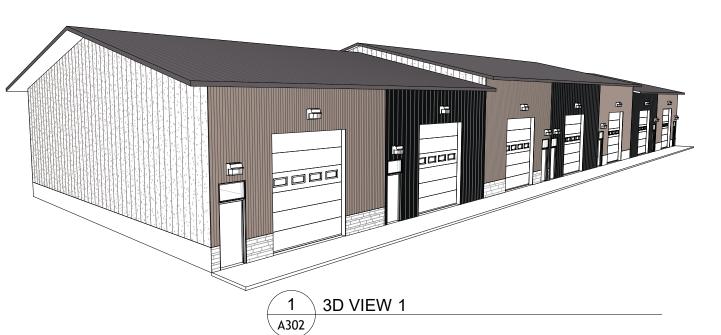
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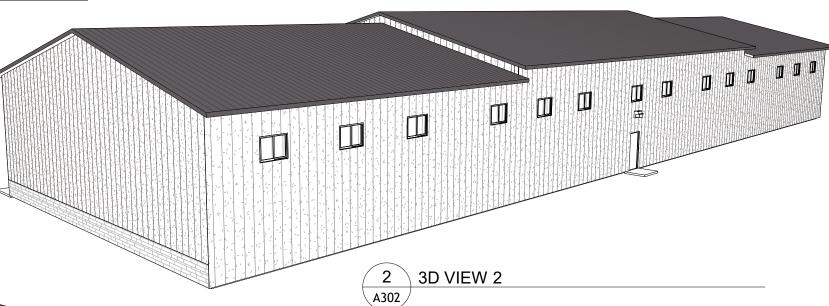
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A301

Date







3 3D VIEW 3 A302

PRELIMINARY NOT FOR CONSTRUCTION

A302

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I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the state of Minnesota.

Signature:

Typed or Printed name: Michael Juhl
Date: 03/10/25
License Number: 46568

No. Date

ACUITY HOLDINGS CONDO DEV. CUST. INITIAL: SALES REP:

DATE: 03/10/25 DRAWN BY: MJ JOB TITLE:

3D IMAGES