BOTTINEAU RIDGE PH. III APARTMENTS

11700 80TH AVE. N., MAPLE GROVE, MN 55369

PROJECT TEAM:

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DRAWING LOG

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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

Name: DAVID MAJCHRZAK

DEVELOPER:

Duffy Development Company, Inc.

PROPOSED APARTMENT:

BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS

Project No.
19027
Submittal Date:
FEB. 22ND, 2021
Document Set:
PERMIT SET

A001

PLOTTED: 2-22-21 FILE: 19027E COM: 5

BOTTINEAU RIDGE PH. III APARTMENTS

CODE SUMMARY

1. BUILDING DESCRIPTION:

A NEW FOUR-STORY MARKET RATE APARTMENT OVER AN UNDERGROUND GARAGE

UNDERGROUND GARAGE = 18,308 SF
FIRST FLOOR = 17,722 SF
SECOND FLOOR = 17,722 SF
THIRD FLOOR = 17,722 SF
+FOURTH FLOOR = 17,722 SF
GROSS BUILDING = 89,196 SF

2. PARKING SUMMARY:

UNDERGROUND GARAGE = 50 STALLS
STANDARD = 39 STALLS
COMPACT = 8 STALLS
ACCESSIBLE = 3 STALLS
SURFACE PARKING LOT = 53 STALLS
STANDARD = 50 STALLS
COMPACT = 0 STALLS
ACCESSIBLE = 3 STALLS
TOTAL STALLS = 103 STALLS
STANDARD = 89 STALLS (86.5%)
COMPACT = 8 STALLS (7.75%)
ACCESSIBLE = 6 STALLS (5.75%)

3. BLDG. SUMMARY:

APPLICABLE CODES
- 2020 MINNESOTA STATE BUILDING CODE
- MHFA 2019 RENTAL HOUSING DESIGN & CONSTRUCTION STANDARDS
- 2019 MN OVERLAY TO THE 2015 ENTERPRISE GREEN COMMUNITIES
- MHFA UNIVERSAL DESIGN STANDARDS & OTHER RELATED CODES

A. CHAPTER 3 - USE AND OCCUPANCY CLASSIFICATION

R-2 OCCUPANCY - APARTMENT HOUSE - (SECTION 310.3)
S-2 OCCUPANCY - LOW HAZARD UNDERGROUND PRIVATE PARKING GARAGE - (SECTION 311.3)

B. CHAPTER 4 - SPECIAL DETAILED REQUIREMENTS BASED ON USE AND OCCUPANCY

- AUTOMATIC SPRINKLER REQUIRED FOR S-2 (SECTION 406.6)
- WALLS SEPARATING DWELLING UNITS IN R-2 CONSTRUCTED AS 1 HOUR FIRE PARTITIONS (SECTION 420.2)

C. CHAPTER 5 - GENERAL BUILDING HEIGHTS AND AREAS

ALLOWABLE STORIES & HEIGHT (TABLES 504.3 & 504.4):

"R-2 OCCUPANCY" & "S" - 4 STORIES OR 70'-0" - ACTUAL: 4 STORIES / 51'-8"
"S-2 OCCUPANCY" & "S" - 1 STORY ABOVE GRADE PLANE - ACTUAL: UNDERGROUND

ALLOWABLE BUILDING AREA (TABLE 504.2)

"R-2 OCC." & "SM" = 36,000 S.F. (BASIC ALLOWABLE)
"S-2 OCC." & "SI" = 84,000 S.F. (BASIC ALLOWABLE)

ALLOWABLE BUILDING AREA CALCULATIONS

"R-2 OCCUPANCY": SINGLE-OCCUPANY, MULTI-STORY BUILDING (506.2.3)
Aa = [36,000 + (12,000 x 0.67)] x 1 = 44,040 S.F. MAX PER FLOOR (LARGEST FLOOR 17,722 - OKAY)
Aa = [36,000 + (12,000 x 0.67)] x 3 = 132,120 S.F. MAX TOTAL (70,888 TOTAL S.F. - OKAY)

"S-2 OCCUPANCY": BASEMENT PER 506.1.3
18,291 ACTUAL S.F. LESS THAN 84,000 ALLOWABLE S.F. - OKAY

ACCESSORY OCCUPANCIES (508.2):

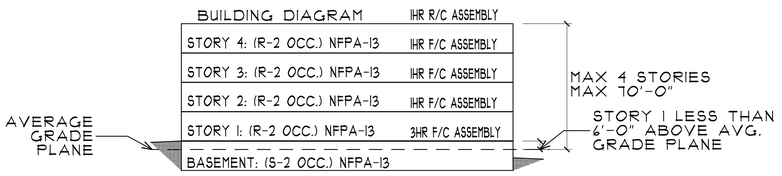
1ST FLOOR: COMMUNITY ROOM 1,284 S.F. / 17,722 S.F. = 7.25%
2ND FLOOR: FITNESS AREA (829 S.F.) = 829 S.F. / 17,722 S.F. = 4.7%
(LESS THAN 10% - OKAY)

NON-SEPARATED OCCUPANCIES (508.3):

BUSINESS AREA (OFFICE & BUSINESS AREA) LESS RESTRICTIVE ("B OCC.") THAN "R-2 OCC." - NO SEPARATION REQUIRED

OCCUPANCY SEPARATION (SECTION 510.0):

R2 OCCUPANCY TO S2 OCCUPANCY
1) BUILDINGS SEPARATED WITH HORIZ. ASSEMBLY HAVING A FIRE-RESISTANCE OF 3 HOURS. (SEE 1/A903)
2) S-2 GARAGE IS BELOW THE AVERAGE GRADE PLANE
3) S-2 GARAGE IS OF TYPE 1A CONSTRUCTION.
EXTERIOR WALLS ALLOWED TO BE NON-RATED PER TABLE 602
4) SHAFT ENCLOSURES HAVE A 2 HOUR FIRE-RESISTANCE RATING.



D. CHAPTER 6 - TYPE OF CONSTRUCTION

TYPE V-A (ONE HOUR COMBUSTIBLE 602.5) OVER
TYPE I-A (3 HOUR NONCOMBUSTIBLE 602.2)

E. CHAPTER 7 - FIRE AND SMOKE PROTECTION FEATURES

EXTERIOR WALL OPENINGS (TABLE 705.8)
FIRE SEPARATION DISTANCE 5-10 FEET - 25% ALLOWABLE AREA
WINDOW AREA = 681 S.F. - EXTERIOR WALL TOTAL = 3,056 S.F.
OPENING AREA = 22.5% OF EXTERIOR WALL
FIRE WALLS (SECTION 706) - NOT REQUIRED
FIRE BARRIER (SECTION 707) - 2HR RATED (SECTION 713)
PROVIDED AT STAIRWAY, TRASH CHUTE & ELEVATOR SHAFTS.
FIRE PARTITION (SECTION 708) - 1HR RATED (SECTION 420.2)
PROVIDED AT WALLS SEPARATING DWELLING UNITS, CORRIDOR WALLS AND EXTERIOR/INTERIOR BEARING WALLS.
SMOKE BARRIERS (SECTION 709) - NOT REQUIRED.
SMOKE PARTITIONS (SECTION 710) - NOT REQUIRED.
HORIZONTAL ASSEMBLIES (SECTION 711) - 1HR RATED FLOOR/CEILING AND ROOF/CEILING REQUIRED AND PROVIDED AT EACH STORY OF R-2 OCC.
HORIZONTAL ASSEMBLIES (SECTION 510) - 3HR RATED FLOOR/CEILING ROOF/CEILING REQUIRED AND PROVIDED AT S-2 & R-2 OCC.

F. CHAPTER 8 - INTERIOR FINISHES

ALL FINISHES SHALL COMPLY WITH INTERIOR FINISH REQUIREMENTS, FLAME SPREAD RATINGS ETC.

G. CHAPTER 9 - FIRE PROTECTION SYSTEMS

S-2 AUTOMATIC SPRINKLER NFPA-13 (SECTION 903.2.10)
R-2 AUTOMATIC SPRINKLER NFPA-13 (SECTION 903.3.1.1 & 903.2.8)

H. CHAPTER 10 - MEANS OF EGRESS

DEAD END CORRIDORS (1018.4):
EXCEPTION 2: DEAD END CORRIDORS NOT TO EXCEED 50'-0"
EXITING REQUIREMENTS (TABLE 1004.1.2):

FOURTH FLOOR:

R-2 OCCUPANCY: 17,722 S.F.
17,122 S.F./200 S.F. PER OCC. = 89

(2) EXITS REQUIRED, (2) EXITS PROVIDED.
(2) INTERIOR STAIR EXITS

THIRD FLOOR:

R-2 OCCUPANCY: 17,722 S.F.
17,122 S.F./200 S.F. PER OCC. = 89

(2) EXITS REQUIRED, (2) EXITS PROVIDED.
(2) INTERIOR STAIR EXITS

SECOND FLOOR:

R-2 OCCUPANCY: 17,722 S.F.
17,122 S.F./200 S.F. PER OCC. = 89

(2) EXITS REQUIRED, (2) EXITS PROVIDED.
(2) INTERIOR STAIR EXITS

FIRST FLOOR (LEVEL OF EXIT DISCHARGE):

R-2 OCCUPANCY: 17,722 S.F.
17,122 S.F./200 S.F. PER OCC. = 89

(2) EXITS REQUIRED AND (2) REQ'D. TO BE ACCESSIBLE (1007.1)
(3) EXITS PROVIDED AND MIN. (2) ARE ACCESSIBLE MEANS OF EGRESS (1007.3)

BASEMENT:

S-2 OCCUPANCY: 18,291 S.F.
18,291 S.F./200 S.F. PER OCC. = 92 OCCUPANTS

(2) EXITS REQUIRED, (2) EXITS PROVIDED.
(2) INTERIOR STAIR EXITS

I. CHAPTER 11 - ACCESSIBILITY

ALL INTERIOR AND EXTERIOR PUBLIC SPACES SHALL COMPLY

REQUIRED UNIT TYPES (SECTION 1107.6.2.1.1):
MHFA REQUIRES 5% TYPE "A" UNITS THE REMAINDER TYPE "B" UNITS
50 TOTAL UNITS PROVIDED
(3) TYPE "A" UNITS ARE REQUIRED PER MHFA - (3) TYPE "A" UNITS ARE PROVIDED.
(1) TYPE "A" UNIT REQUIRED TO HAVE ROLL IN SHOWER PER M.S.B.C. 1107.6.2.2.1.

PUBLIC ENTRANCES (SECTION 1105.1):
60% REQUIRED TO BE ACCESSIBLE, (4) PROVIDED, (3) REQUIRED. SEE CIVIL PLANS.

ACCESSIBLE PARKING SPACES (SECTION 1106.2):
R-2 REQUIRES 2% WHERE PARKING IS PROVIDED. MHFA REQUIRES 3 STALLS BOTH GARAGE PARKING & SURFACE PARKING.
(3) UNDERGROUND PARKING STALLS ARE REQUIRED
(3) UNDERGROUND PARKING STALLS ARE PROVIDED
MINIMUM OF 8'-2" CLEAR FROM GARAGE ENTRANCE OPENING TO THE VAN ACCESSIBLE PARKING STALL REQUIRED.

J. CHAPTER 13 - ENERGY EFFICIENCY

RADON MITIGATION (MN ADMIN RULES 1303.2400):
SUBP. 3. MIXED OCCUPANCIES: ALL ASSEMBLIES THAT SEPARATE THE NON-RESIDENTIAL (UNDERGROUND GARAGE), FROM THE RESIDENTIAL (APARTMENT) SHALL BE COMPLETELY SEALED TO PREVENT THE MOVEMENT OF AIRBORNE GASES.

SEE COM-CHECK CERTIFICATE UNDER SEPARATE COVER

K. CHAPTER 29 - PLUMBING SYSTEMS

PLUMBING FIXTURE REQUIREMENTS (TABLE 2902.1):
R-2 (APARTMENT) = (1) TOILET & SINK PER UNIT
(1) TOILET & SINK PROVIDED PER UNIT
REQUIRED TUB/SHOWERS = (1) PER UNIT
(1) TUB/SHOWER PROVIDED PER UNIT

(1) UNISEX RESTROOM PROVIDED FOR AMENITY SPACES

ONE DRINKING FOUNTAIN REQUIRED, ONE DRINKING FOUNTAIN PROVIDED.
(1) SERVICE SINK REQUIRED, (2) SERVICE SINKS PROVIDED.

L. RECYCLING SPACE (MN ADMIN RULES 1303.1500)

AREA CALCULATIONS BASE ON USE:
GARAGE @ .001
18,291 SF x .001 = 19 SF REQ'D.
APARTMENT @ .0025
SF 70,888 x .0025 = 178 SF REQ'D.

TOTAL ALL AREAS = 197 SF REQUIRED
200 SF PROVIDE

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Name DAVID MAJCHRZAK

DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
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REVISIONS COMMENTS

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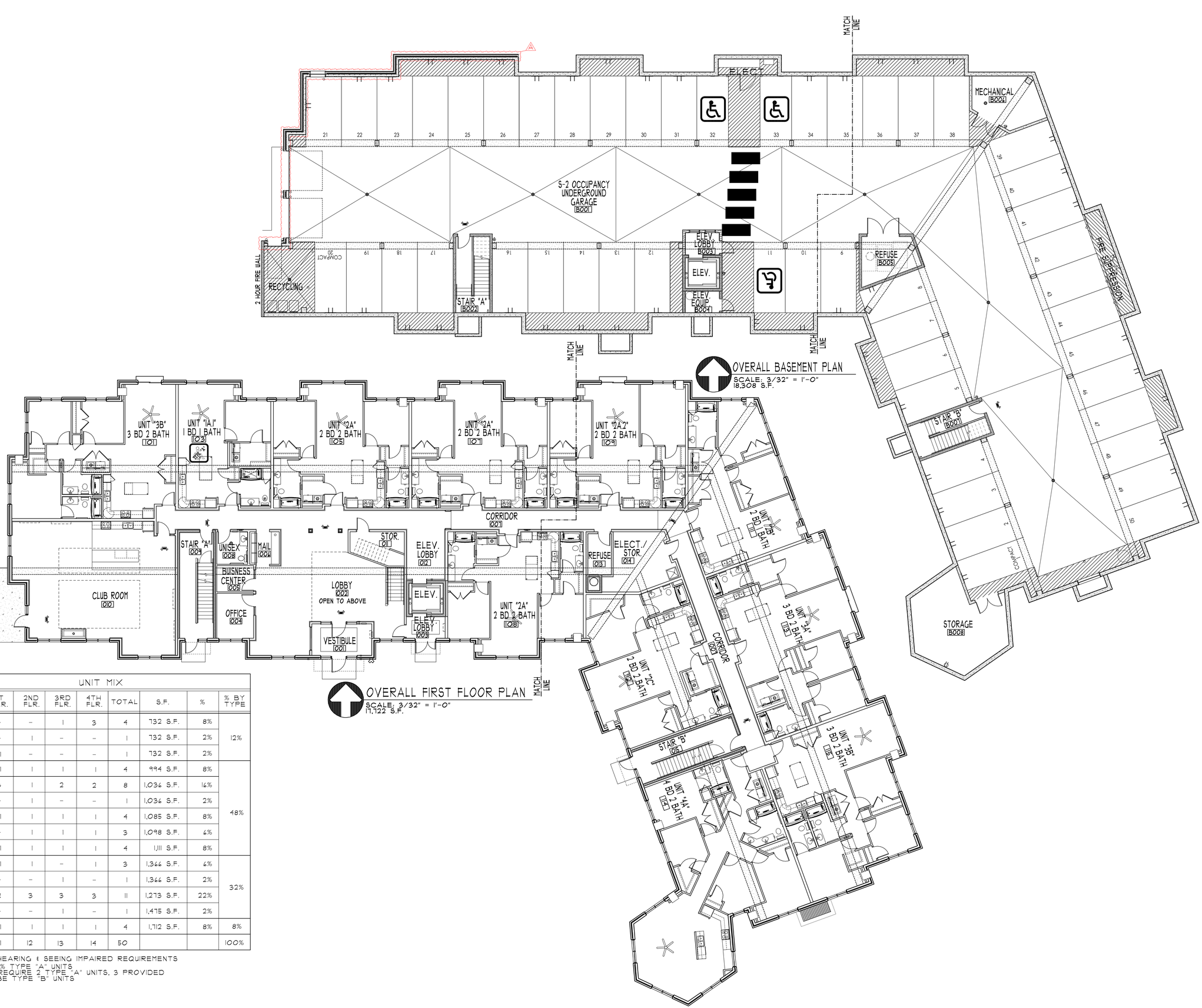
PLOTTED: 2-22-21 FILE: 19027E COM: 5



OVERALL BASEMENT PLAN
SCALE: 3/32" = 1'-0"
18,308 S.F.

OVERALL FIRST FLOOR PLAN
SCALE: 3/32" = 1'-0"
11,122 S.F.

ACCESSIBILITY	UNIT TYPE	1ST FLR.	2ND FLR.	3RD FLR.	4TH FLR.	TOTAL	S.F.	%	% BY TYPE
	UNIT MIX								
B	"1A" (1 BED) (1 BATH)	–	–	1	3	4	732 S.F.	8%	12%
B	"1A*" (1 BED) (1 BATH)	–	1	–	–	1	732 S.F.	2%	
A	"1A.1" (1 BED) (1 BATH)	1	–	–	–	1	732 S.F.	2%	
B	"2B" (2 BED) (1 BATH)	1	1	1	1	4	994 S.F.	8%	48%
B	"2A" (2 BED) (2 BATH)	3	1	2	2	8	1,036 S.F.	16%	
A	"2A.1" (2 BED) (2 BATH)	–	1	–	–	1	1,036 S.F.	2%	
B	"2A.2" (2 BED) (2 BATH)	1	1	1	1	4	1,085 S.F.	8%	
B	"2A.3" (2 BED) (2 BATH)	–	1	1	1	3	1,098 S.F.	6%	
B	"2C" (2 BED) (2 BATH)	1	1	1	1	4	1,111 S.F.	8%	
B	"3A" (3 BED) (2 BATH)	1	1	–	1	3	1,366 S.F.	6%	32%
A	"3A.1" (3 BED) (2 BATH)	–	–	1	–	1	1,366 S.F.	2%	
B	"3B" (3 BED) (2 BATH)	2	3	3	3	11	1,273 S.F.	22%	
B	"3C" (3 BED) (2 BATH)	–	–	1	–	1	1,475 S.F.	2%	
B	"4A" (4 BED) (2 BATH)	1	1	1	1	4	1,712 S.F.	8%	8%
	TOTAL	11	12	13	14	50			100%

* UNIT TO MEET HEARING & SEEING IMPAIRED REQUIREMENTS
MHFA REQUIRES 5% TYPE "A" UNITS
50 TOTAL UNITS REQUIRE 2 TYPE "A" UNITS, 3 PROVIDED
THE REST MUST BE TYPE "B" UNITS

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LICENSED ARCHITECT
DAVID MAJCHRZAK
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DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
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PHASE III
MAPLE GROVE, MN

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		1 2-22-21 PROPOSAL REQUEST #1

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PERMIT SET

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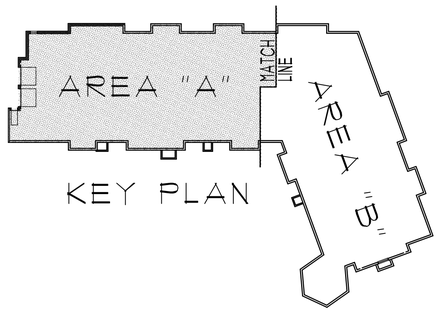
PLOTTED: 2-22-21 FILE: 19027P COM: 5



KEY PLAN

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).

C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT w/ MEP PLANS BY OTHERS.

H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.

J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.

K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE w/ SUPPLIER.

L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.

M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15" FROM THE END OF WALL AND NO MORE THAN 30" HORIZONTALLY.

O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

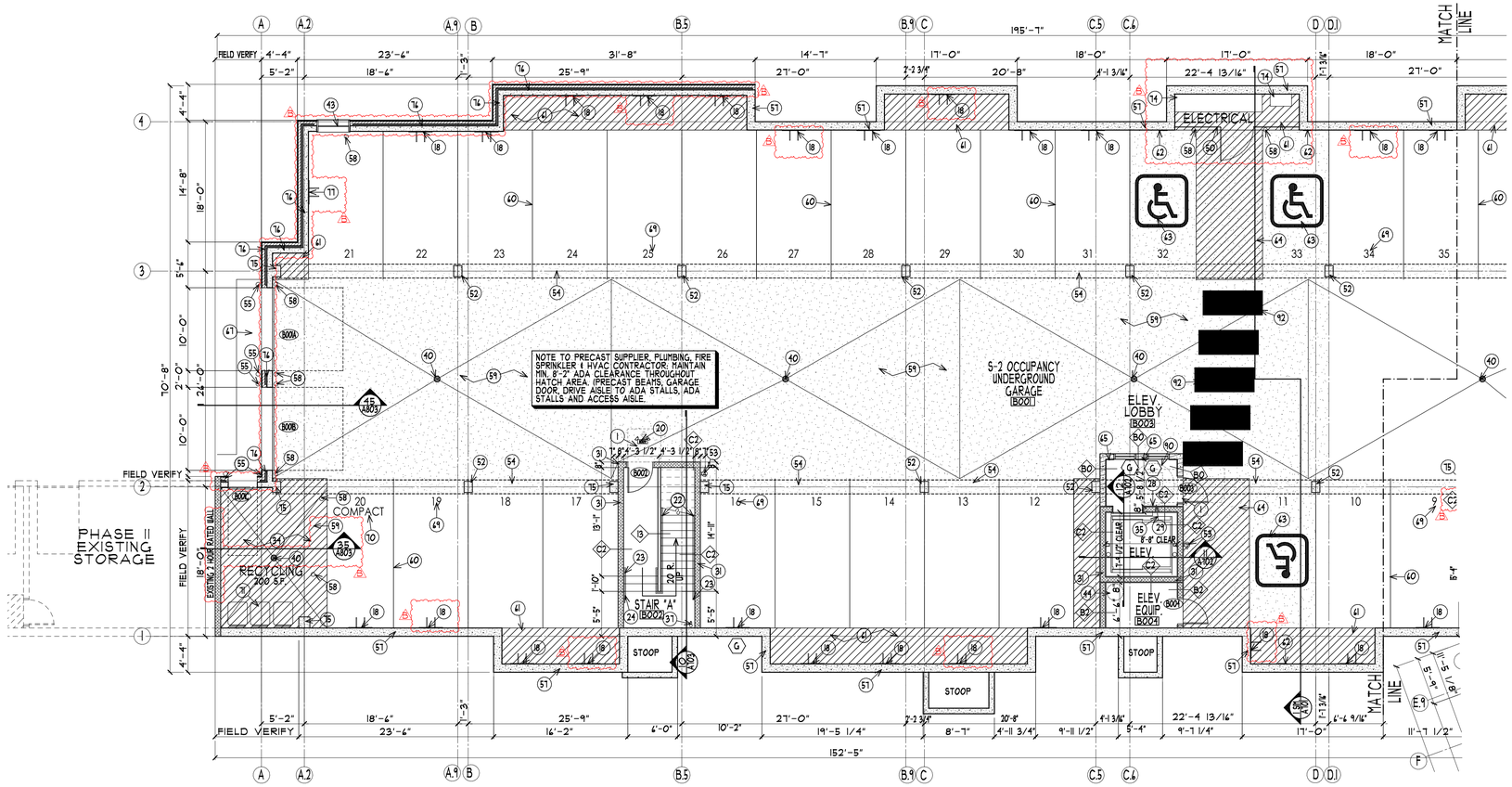
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.

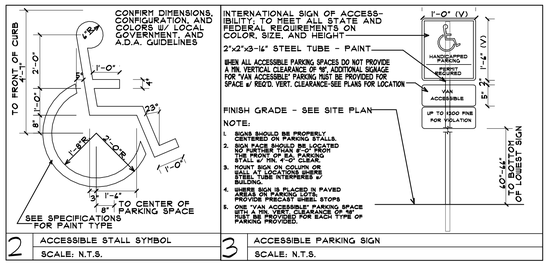
Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.

S) LABEL ALL PLUMBING PIPES IN GARAGE

T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS





2 ACCESSIBLE STALL SYMBOL
SCALE: N.T.S.

3 ACCESSIBLE PARKING SIGN
SCALE: N.T.S.

BASEMENT PLAN AREA "A"

SCALE: 1/8" = 1'-0" 50 PARKING STALLS

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES, SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM. SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" JULIET BALCONY. SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A501.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN w/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN. I LAYER. SEE DETAILS I/A01A, I/A01A & I/NT. ELEVATIONS 45-4I/A602.
14. 1X4 STAINED WOOD TRIM @ 34" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAU(LUSTERS) @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET, TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION IN FLOOR MATERIAL. VERIFY W/ OWNER.
18. BIKE STORAGE EACH STALL (TYP.)
19. SOAP DISPENSER, SEE DETAIL 4C/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY/EXIT LIGHTING PER CODE, SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET. SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY. SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 1" OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER.
25. 42" HIGH RAILING WALL WITH WOOD CAP. SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT.
27. SLIDING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH. VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED, SEE WALL TYPE.
31. 2 HOUR RATED SHAFT FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY 34" A.F.F. W/ ADA SLOPED CABINETRY. SEE DETAILS 41SC, 14/A301.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS. SEE DETAILS 12,31C/A501.
34. RECYCLING SPACE SHOWN HATCHED. SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR. VERIFY SHAFT CLEARANCES W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x36" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STAND PIPE. VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 2 HOUR RATED FIRE BALL THROUGH TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER. SEE DETAIL 4M/A302.

MECH./ELECT./STRUCT. NOTES

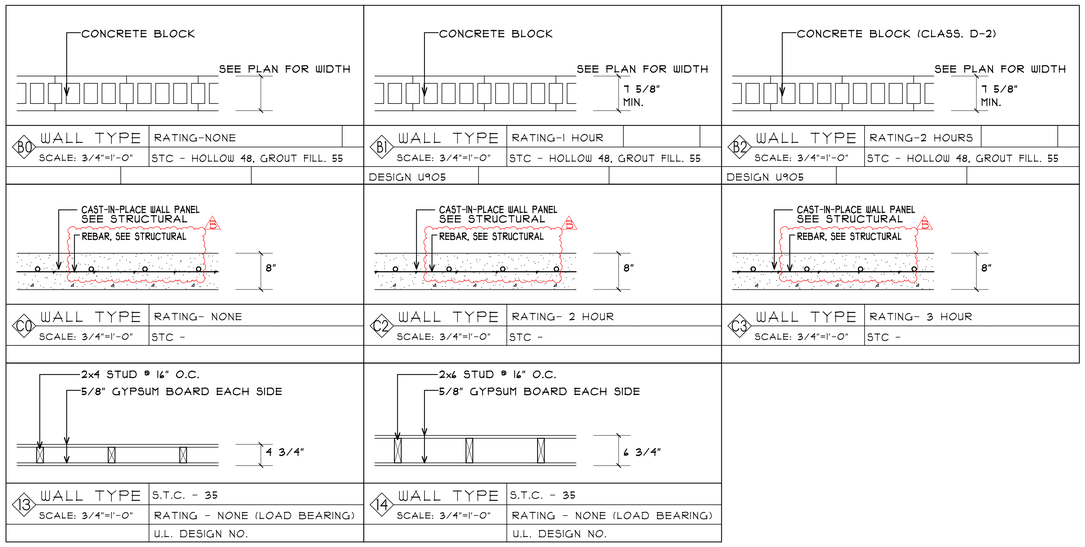
40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK. SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT. SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A102.
48. FLAMMABLE WASTE TRAP. SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET. SEE ELECT. PLANS
50. 6' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP. SEE MECH. PLANS

GARAGE NOTES

52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN. SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD, SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL. SEE STRUCTURAL.
57. 12" CAST-IN PLACE WALL PANEL. SEE STRUCTURAL.
58. BOLT-DOWN STEEL PIPE BOLLARD, SEE DETAIL 42/A803.
59. SLOPE FLOOR 1/8 REQ'D TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN. SEE 3/A100A
63. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL. SEE DETAIL 2/A100A.
64. 8' WIDE MIN. ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48.
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE. (ALT. 1 1/2" METAL FURRING STRIPS)
66. AREA WELL, SEE DETAIL 37/A803, SEE STRUCTURAL, CIVIL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB, SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS. VERIFY LOCATION W/ G.C.
70. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA PROVIDE SEPARTION AS REQ'D.
75. MIN. 3 HOUR RATED CIP PIER, SEE STRUCTURAL PLANS.
76. 4" CAST-IN PLACE WALL PANEL W/ STUD VENEER, SEE STRUCT.
77. 6' HIGH FENCE WITH 10' SLIDING GATE. VERIFY W/ G.C./OWNER.

COMMUNITY & BREAK ROOM / PATIO NOTES

78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 11C/A301.
79. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. TO MATCH EXISTING.
88. GAS FIREPLACE WITH MANTLE, SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE, SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A301.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A301.
91. STONE VENNER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. PAINTED FOR 20'-0" PEDESTRIAN CROSSING
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ AV BEHIND.



B0 WALL TYPE	RATING-NONE	B1 WALL TYPE	RATING-1 HOUR	B2 WALL TYPE	RATING-2 HOURS
SCALE: 3/4"=1'-0"	STC - HOLLOW 48, GROUT FILL. 55	SCALE: 3/4"=1'-0"	STC - HOLLOW 48, GROUT FILL. 55	SCALE: 3/4"=1'-0"	STC - HOLLOW 48, GROUT FILL. 55
		DESIGN U905		DESIGN U905	
C0 WALL TYPE	RATING- NONE	C2 WALL TYPE	RATING- 2 HOUR	C3 WALL TYPE	RATING- 3 HOUR
SCALE: 3/4"=1'-0"	STC -	SCALE: 3/4"=1'-0"	STC -	SCALE: 3/4"=1'-0"	STC -
13 WALL TYPE	S.T.C. - 35	14 WALL TYPE	S.T.C. - 35		
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)	SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)		
	U.L. DESIGN NO.		U.L. DESIGN NO.		

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT — CEILING — BASE — FLOOR — WALLS — REMARKS

CEILING:
P : PAINTED GYPSUM BOARD
ACT : ACOUSTICAL CEILING TILE

BASE
RB : RUBBER BASE
WD : WOOD BASE
CT : CERAMIC TILE

WALLS
CT : CERAMIC TILE
P : PAINTED GYPSUM BOARD & TEXTURED
PC : PAINTED CONCRETE
EP : EPOXY PAINT

FLOOR
C : CARPET
CT : CERAMIC TILE
FT : FLOOR TAT
VP : VINYL PLANK
VCT : VINYL COMPOSITE TILE
RF : RUBBER FLOOR
CONC : CONCRETE

REMARKS:
1. PROVIDE 1X4 WOOD TRIM, STAINED AT 34" A.F.F.
2. SEE INT. ELEV. FOR TERMINATION HEIGHTS
3. SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4. TRUNCATED DOME

GARAGE FLOOR SPACES

GARAGE B001		
10'-0"		-
-		-
-		-
CONC		-

STAIR "A" B002		
10'-0"	PC	-
P	PC	PC
RB	PC	-
RF	4	

ELEV. LOBBY B003		
9'-0"		EP
ACT	EP	EP
-		EP
CT	-	

ELEV. EQUIP. B004		
10'-0"		-
-		-
-		-
CONC		-

REFUSE B005		
10'-0"		-
-		-
-		-
CONC		-

MECHANICAL B006		
10'-0"		-
-		-
-		-
CONC		-

STAIR "B" B007		
10'-0"		-
P		-
-		-
RF	R	

STORAGE B008		
10'-0"		-
-		-
-		-
CONC		-

ELEV.

ELEVATOR		
-		-
-		-
-		-
CT	3	

DEVELOPER:
Duffy Development Company, Inc.

COLE GROUP ARCHITECTS LLC.
214 Park Avenue South
Suite 102
Saint Cloud, MN. 56301
(320) 654-5570
www.colegrparchitects.com

DAVID MACHERZAK
LICENSED ARCHITECT
2-22-21
STATE OF MINNESOTA

These documents are not valid for bidding permit, unless signed in ink, and dated. Copies are not valid.
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.
Name: DAVID MACHERZAK

REVISIONS COMMENTS	REVISIONS COMMENTS
	2-22-21 PROPOSAL REQUEST #

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

Project No.
19027
Submittal Date:
FEB. 22ND, 2021
Document Set:
PERMIT SET

PLOTTED: 2-22-21 FILE: 19027P COM: 5

A100A

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES, SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM, SEE ELECTRICAL PLANS.
7. 7'-0" X 1'-0" JULIET BALCONY, SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A501.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN. 1 LAYER. SEE DETAILS 1/A101A, 1/A201A & INT. ELEVATIONS 45-46/A402.
14. 1X4 STAINED WOOD TRIM @ 34" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAUILSTERS @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET. TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION FLOOR MATERIAL. VERIFY W/ OWNER.
18. BIKE STORAGE RACK, STALL (TYP.)
19. SOAP DISPENSER, SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY EXIT LIGHTING PER CODE. SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET. SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY. SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 1" OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER.
25. 42" HIGH HALF WALL WITH WOOD CAP. SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT.
27. SWINGING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH. VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED, SEE WALL TYPE.
31. 2 HOUR RATED SHAFT FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY. SEE DETAILS 41SC, 14/A301.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS. SEE DETAILS 12,31/C/A301.
34. RECYCLING SPACE SHOWN HATCHED. SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR. VERIFY SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x36" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STAND PIPE. VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 2 HOUR RATED FIRE WALL FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER. SEE DETAIL 4M/A302.

MECH./ELECT./STRUCT. NOTES

40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK. SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT, SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A702.
48. FLAMMABLE WASTE TRAP, SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET, SEE ELECT. PLANS.
50. 7' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP, SEE MECH. PLANS

GARAGE NOTES

52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN, SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD, SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL, SEE STRUCTURAL.
57. 12" CAST-IN PLACE WALL PANEL, SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD, SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN, SEE 3/A100A.
63. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL. SEE DETAIL 2/A100A.
64. 8' WIDE MIN. ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE (ALT. 1 1/2" METAL FURRING STRIPS)
66. AREA LIT-IN, SEE DETAIL 37/A803. SEE STRUCTURAL, CIVIL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB, SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS VERIFY LOCATION W/ G.C.
70. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA. PROVIDE SEPARTION AS REQ'D.
75. MIN. 3 HOUR RATED CIP PIER, SEE STRUCTURAL PLANS.
76. 14" CAST-IN PLACE WALL PANEL W/ STEP, VENEER SEE STRUCT.
77. 6' HIGH FENCE WITH 10' SLIDING GATE. VERIFY W/ G.C./OWNER.

COMMUNITY & BREAK ROOM / PATIO NOTES

78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 11C/A301.
79. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. TO MATCH EXISTING.
88. GAS FIREPLACE WITH MANTLE, SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE, SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A301.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A301.
91. STONE VENNER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. PAINTED FOR ADA PEDESTRIAN CROSSING.
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ A/V BEHIND.

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS W/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).

C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.

E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT W/ MEP PLANS BY OTHERS.

H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.

I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.

J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.

K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE W/ SUPPLIER.

L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.

M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15" FROM THE END OF WALL AND NO MORE THAN 30' HORIZONTALLY.

O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

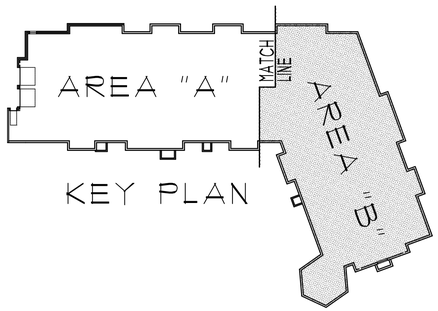
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.

Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

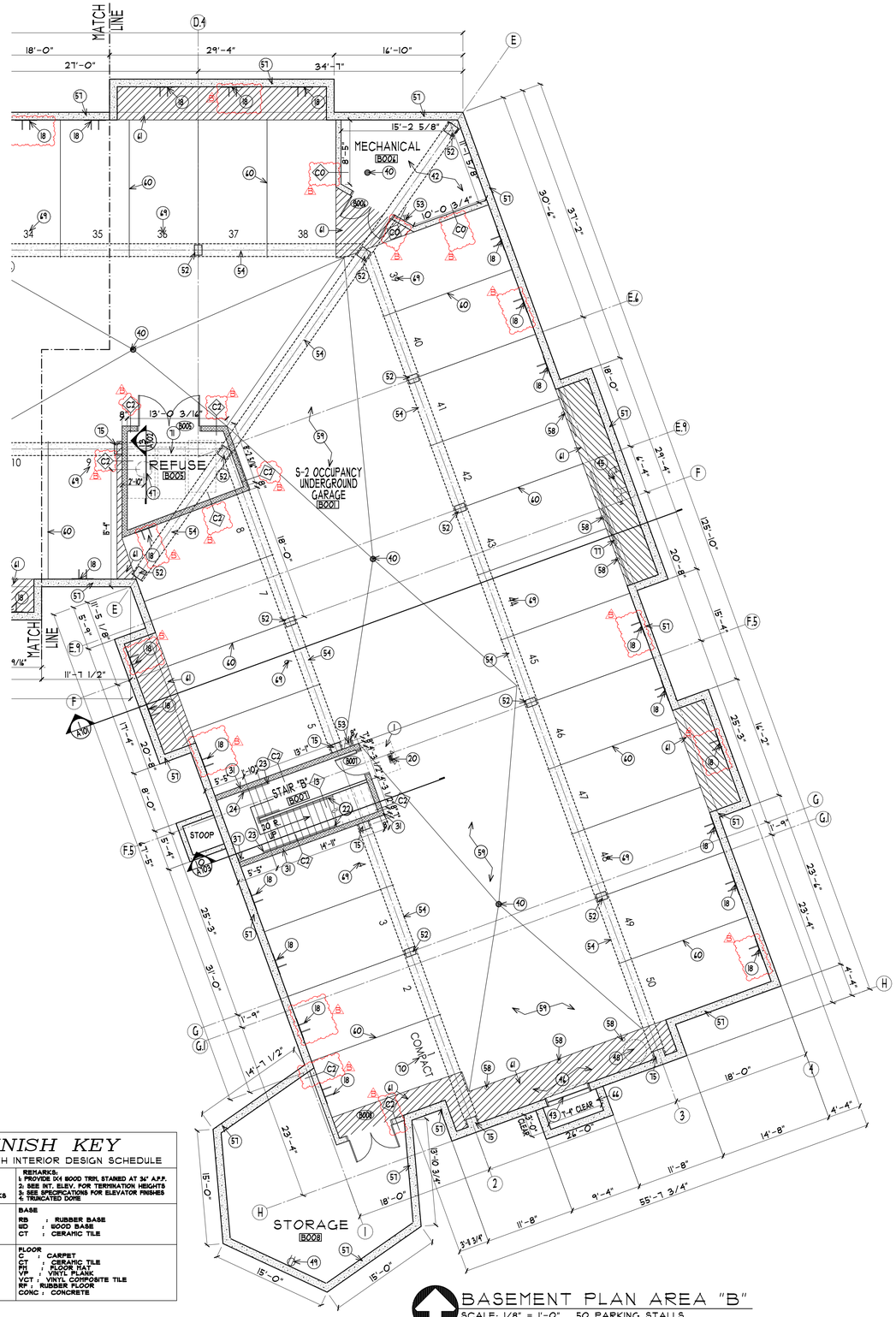
R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.

S) LABEL ALL PLUMBING PIPES IN GARAGE

T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS



KEY PLAN



BASEMENT PLAN AREA "B"
SCALE: 1/8" = 1'-0" 50 PARKING STALLS

CONCRETE BLOCK, SEE PLAN FOR WIDTH	CONCRETE BLOCK, SEE PLAN FOR WIDTH, 7 5/8" MIN.	CONCRETE BLOCK (CLASS. D-2), SEE PLAN FOR WIDTH, 7 5/8" MIN.	
B0 WALL TYPE: RATING-NONE	B1 WALL TYPE: RATING-1 HOUR	B2 WALL TYPE: RATING-2 HOURS	
SCALE: 3/4"=1'-0"	SCALE: 3/4"=1'-0"	SCALE: 3/4"=1'-0"	
STC - HOLLOW 48, GROUT FILL, 55	STC - HOLLOW 48, GROUT FILL, 55	STC - HOLLOW 48, GROUT FILL, 55	
	DESIGN U905	DESIGN U905	
CAST-IN-PLACE WALL PANEL SEE STRUCTURAL, REBAR, SEE STRUCTURAL, 8"	CAST-IN-PLACE WALL PANEL SEE STRUCTURAL, REBAR, SEE STRUCTURAL, 8"	CAST-IN-PLACE WALL PANEL SEE STRUCTURAL, REBAR, SEE STRUCTURAL, 8"	
C0 WALL TYPE: RATING- NONE	C2 WALL TYPE: RATING- 2 HOUR	C3 WALL TYPE: RATING- 3 HOUR	
SCALE: 3/4"=1'-0"	SCALE: 3/4"=1'-0"	SCALE: 3/4"=1'-0"	
STC -	STC -	STC -	
2x4 STUD @ 16" O.C., 5/8" GYPSUM BOARD EACH SIDE, 4 3/4"	2x6 STUD @ 16" O.C., 5/8" GYPSUM BOARD EACH SIDE, 6 3/4"		
13 WALL TYPE: S.T.C. - 35	14 WALL TYPE: S.T.C. - 35		
SCALE: 3/4"=1'-0"	SCALE: 3/4"=1'-0"		
RATING - NONE (LOAD BEARING)	RATING - NONE (LOAD BEARING)		
U.L. DESIGN NO.	U.L. DESIGN NO.		

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT 10'-0" (P) CEILING (CP) BASE (BD) FLOOR (F) — WALLS (P, P, K) — REMARKS

CEILING:
P : PAINTED GYPSUM BOARD
ACT : ACOUSTICAL CEILING TILE

WALLS
CT : CERAMIC TILE
P : PAINTED GYPSUM BOARD & TEXTURED
PC : PAINTED CONCRETE
EP : EPOXY PAINT

REMARKS:
1: PROVIDE 1X4 BOOD TRIM, STAINED AT 34" A.F.F.
2: SEE INT. ELEV. FOR TERMINATION HEIGHTS
3: SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4: TRUNCATED DOME

BASE
RB : RUBBER BASE
BD : EOOD BASE
CT : CERAMIC TILE

FLOOR
C : CARPET
CT : CERAMIC TILE
FH : FLOOR HAT
VP : VINYL PLANK
VCT : VINYL COMPOSITE TILE
RF : RUBBER FLOOR
CONC : CONCRETE

GARAGE FLOOR SPACES

GARAGE B001	STAIR "A" B002	ELEV. LOBBY B003	ELEV. EQUIP. B004	REFUSE B005	MECHANICAL B006	STAIR "B" B007	STORAGE B008
10'-0"	10'-0"	9'-0"	10'-0"	10'-0"	10'-0"	10'-0"	10'-0"
-	P / PC	ACT / EP	-	-	-	P	-
-	PC / PC	EP / EP	-	-	-	RB	-
CONC	RB / RF 4	CT / -	CONC	CONC	CONC	RF	CONC
	PC	EP				R	

ELEV.

ELEVATOR
-
-
-
CT 3

COLE GROUP ARCHITECTS, LLC
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(320) 240-0100
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LICENSED ARCHITECT DAVID M. JACHERZAK 22-21 STATE OF MINNESOTA

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.
Name DAVID M. JACHERZAK

These documents are not valid for building permit unless signed, in ink, and dated. Copies are not valid.

DEVELOPER: Duffy Development Company, Inc.

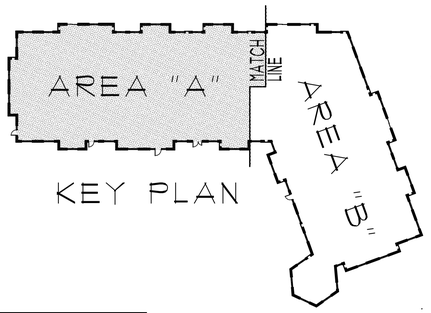
PROPOSED APARTMENT: BOTTINEAU RIDGE PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS
	1 2-25-21 PROPOSAL REQUEST #

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET

A100B

PLOTTED: 2-22-21 FILE: 19027P COM: 5



KEY PLAN

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).

C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT w/ MEP PLANS BY OTHERS.

H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.

J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.

K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE w/ SUPPLIER.

L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.

M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15' FROM THE END OF WALL AND NO MORE THAN 30' HORIZONTALLY.

O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

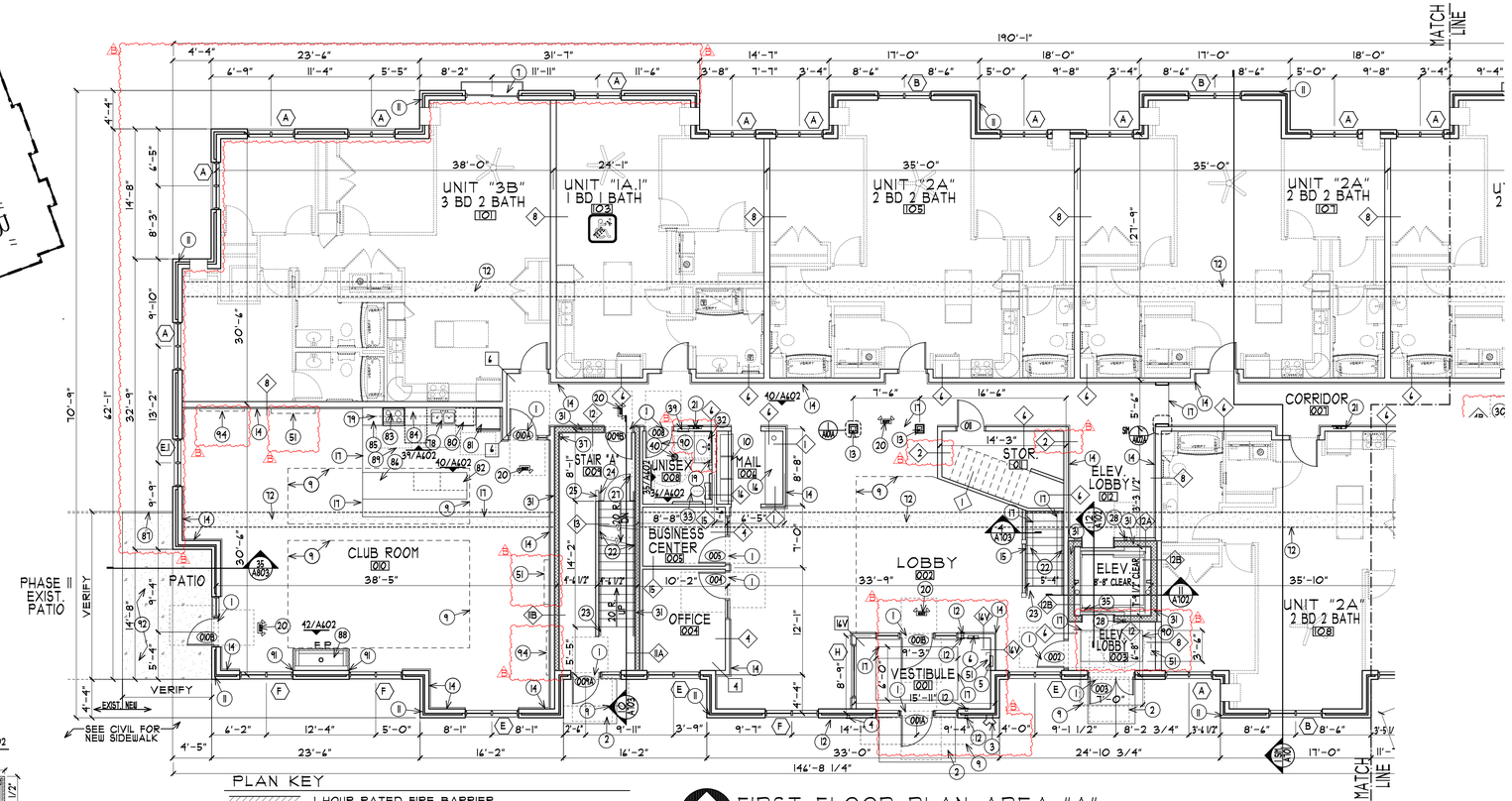
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.

Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.

S) LABEL ALL PLUMBING PIPES IN GARAGE

T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS



1 / A101A — 1ST FLR COLUMN WRAP
SCALE: 1/2" = 1'-0"

PLAN KEY

1 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

FIRST FLOOR PLAN AREA "A"

SCALE: 1/8" = 1'-0" 11 TOTAL UNITS

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES, SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM. SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" JULIET BALCONY. SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A301.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MN. 1 LAYER. SEE DETAILS 1/A101A, 1/A201A & INT. ELEVATIONS 45-46/A402.
14. 6" STUDWALL FROM TOP OF SLAB @ 24" O.C.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAULISTERS) @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET, TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION FLOOR MATERIAL. VERIFY W/ OWNER.
18. BIKE STORAGE RACK, SEE DETAIL 11/A701.
19. SOAP DISPENSER. SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY/EXIT LIGHTING PER CODE. SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET. SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY. SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 1' OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER.
25. 42" HIGH HALF WALL WITH WOOD CAP. SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT.
27. SWINGING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH. VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED. SEE WALL TYPE.
31. 2 HOUR RATED SHAFT FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY. SEE DETAILS 41/C, 14/A301.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS. SEE DETAILS 12/11C/A301.
34. RECYCLING SPACE SHOWN HATCHED. SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR. VERIFY SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x36" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STAND PIPE. VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 2 HOUR RATED FIRE WALL FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER. SEE DETAIL 4M/A302.

MECH./ELECT./STRUCT. NOTES

40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK. SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT. SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A702.
48. FLAMMABLE WASTE TRAP. SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET. SEE ELECT. PLANS.
50. 6' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP. SEE MECH. PLANS.

GARAGE NOTES

52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN. SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD, SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL. SEE STRUCTURAL.
57. 7" CAST-IN PLACE WALL PANEL. SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD. SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN. SEE 3/A100A.
63. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL. SEE DETAIL 2/A100A.
64. 8' WIDE MIN. ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE. (ALT. 1/2" METAL FURRING STRIPS)
66. AREA WELL. SEE DETAIL 37/A803. SEE STRUCTURAL CIVIL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB. SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS VERIFY LOCATION W/ G.C.
70. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA. PROVIDE SEPARTION AS REQ'D.
75. MIN. 3 HOUR RATED CAP PER SEE STRUCTURAL PLANS.
76. 14" CAST-IN PLACE WALL PANEL W/ R.F.B. VENEER. SEE STRUCT.
77. 6' HIGH FENCE WITH 10' SLIDING GATE. VERIFY W/ G.C./OWNER.

COMMUNITY & BREAK ROOM PATIO NOTES

78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 11C/A301.
79. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. (TO MATCH EXISTING)
88. GAS FIREPLACE WITH MANTLE, SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE, SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A301.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 11C/A301.
91. STONE VENNER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. PAINTED FOR ADA PEDESTRIAN CROSSING
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ AV BEHIND.

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT — CEILING — BASE — FLOOR — WALLS — REMARKS

CEILING:
PT : PAINTED GYPSUM BOARD
ACT : ACOUSTICAL CEILING TILE

WALLS
CT : CERAMIC TILE
P : PAINTED GYPSUM BOARD & TEXTURED
PC : PAINTED CONCRETE
EP : EPOXY PAINT

REMARKS:
1. PROVIDE 6X4 WOOD TRIM, STAINED AT 34" A.F.F.
2. SEE INT. ELEV. FOR TERMINATION HEIGHTS
3. SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4. TRUNCATED DOME

BASE
RB : RUBBER BASE
WD : WOOD BASE
CT : CERAMIC TILE

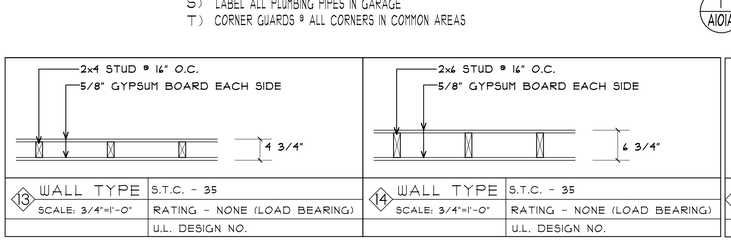
FLOOR
C : CARPET
CT : CERAMIC TILE
PM : FLOOR MAT
VP : VINYL PLANK
VCT : VINYL COMPOSITE TILE
RF : RUBBER FLOOR
CONC : CONCRETE

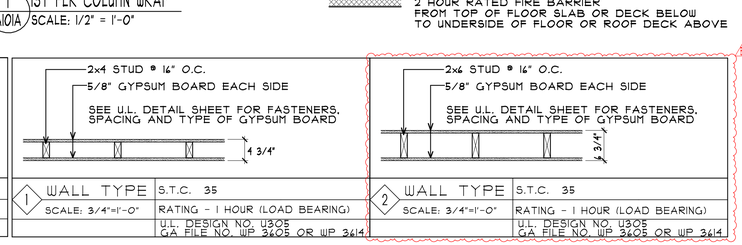
FIRST FLOOR SPACES

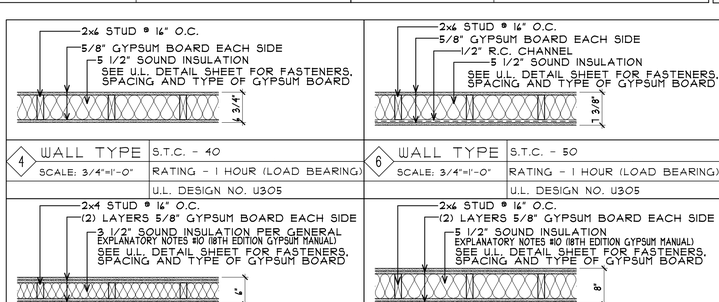
VESTIBULE 001			LOBBY 002			ELEV. LOBBY 003			OFFICE 004			BUSINESS CENTER 005			MAIL 006			CORRIDOR 007*			RESTROOM 008			STAIR "A" 009		
9'-0"	P		9'-0"	P		9'-0"	P		8'-0"	P		8'-0"	P		8'-0"	P		8'-0"	P		9'-0"	P	-	9'-0"	P	-
P	P	P	P	P	P	P	P	P	ACT	P	P	ACT	P	P	ACT	P	P	ACT	P	P	P	CT/P	CT/P	P	P	P
CT		V	P		-	CT		-	WD		P	C		-	WD		P	WD/RB		-	CT	2	CT/P	RB		-
CT/FM		-	C		-	CT/FM		-	C		4	C		_	C		-	C	1	CT	CT	2	CT/P	RF		-

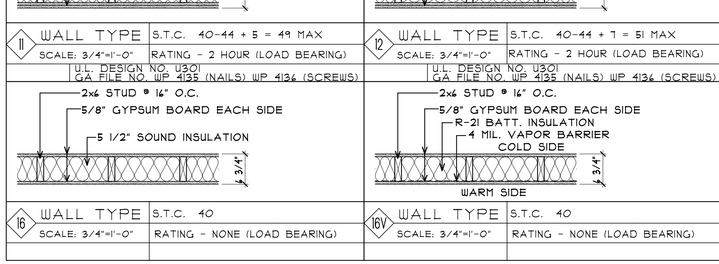
CLUB ROOM 010*			STORAGE 011			ELEV. LOBBY 012			REFUSE 013			ELECT/STORAGE 014			STAIR "B" 015		
9'-0"	P		9'-0"	P		9'-0"	P		9'-0"	P		9'-0"	P		9'-0"	P	
P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
WD		P	-		P	WD		P	RB		P	RB		P	RB		P
C		CONC	_		CONC	C		_	VCT		-	VCT		-	RF		-

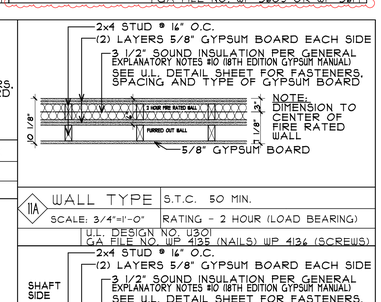
*SEE REFLECTED CEILING PLANS FOR CEILING FINISH SPECIFICATIONS











ELEV.

ELEVATOR			
-			-
-			-
-			-
CT			3

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21st Park Avenue South
Suite 200
Saint Cloud, MN 56301
(320) 654-4510
www.colegrouparchitects.com

DAVID MAJCHRZAK LICENSED ARCHITECT 22-21 STATE OF MINNESOTA

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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.
Name DAVID MAJCHRZAK

REVISIONS/ COMMENTS	REVISIONS/ COMMENTS	A 2-22-21 PROPOSAL REQUEST #

DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

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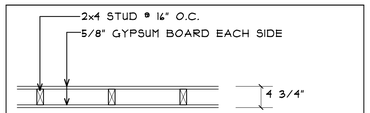

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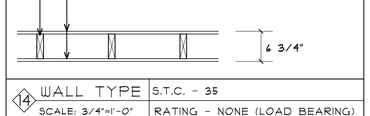
	U.L. DESIGN NO.



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REMARKS:
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3. SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4. TRUNCATED DOME

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FLOOR
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EPT : EPOXY FLAT
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VCT : VINYL COMPOSITE TILE
RF : RUBBER FLOOR
CONC : CONCRETE

ELEV.

ELEVATOR	
-	-
-	-
-	-
CT	3

FIRST FLOOR SPACES

VESTIBULE 001			LOBBY 002			ELEV. LOBBY 003			OFFICE 004			BUSINESS CENTER 005			MAIL 006			CORRIDOR 007*			RESTROOM 008			STAIR "A" 009		
9'-0"		P	9'-0"		P	9'-0"		P	8'-0"		P	8'-0"		P	8'-0"		P	8'-0"		P	9'-0"	CT/P		9'-0"		
P	P		P	P		P	P		ACT	P	P	ACT	P	P	ACT	P	P	ACT	P	P	P	CT/P	CT/P	P	P	P
CT	P		V		P	CT	P		WD		P	WD		P	VD		P	VD/RB		P	CT	CT/P		P		P
CT/FM	-		C	-		CT/FM	-		C	4		C	-		C	-		C	1		CT	2		RB		P
																								RF	-	

CLUB ROOM 010*			STORAGE 011			ELEV. LOBBY 012			REFUSE 013			ELECT/STORAGE 014			STAIR "B" 015		
9'-0"		P	9'-0"		P	9'-0"		P	9'-0"		P	9'-0"		P	9'-0"		P
P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
WD		P	-		P	WD		P	RB		P	RB		P	RB		P
C	-	CONC	C	-		C	-		VCT	-		VCT	-		RF	-	

*SEE REFLECTED CEILING PLANS FOR CEILING FINISH SPECIFICATIONS

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

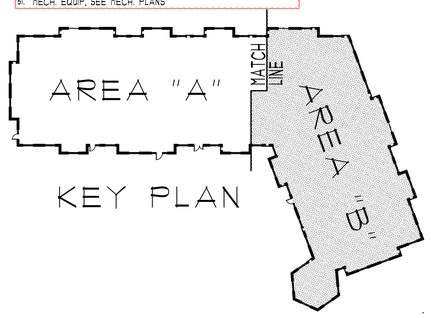
1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 1 & 15C/A301.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES, SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM. SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" JULIET BALCONY, SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A501.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN. I LAYER. SEE DETAILS I/A101A, I/A201A & INT. ELEVATIONS 45-4E/A402.
14. 1X4 STAINED WOOD TRIM @ 34" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAU(LUSTERS) @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET, TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION IN FLOOR MATERIAL. VERIFY W/ OWNER.
18. BIKE STORAGE EACH STALL TYP.
19. SOAP DISPENSER. SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY/EXIT LIGHTING PER CODE. SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET. SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY, SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 11" OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER.
25. 42" HIGH HALF WALL WITH WOOD CAP. SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT.
27. SWINGING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH. VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED, SEE WALL TYPE.
31. 2 HOUR RATED SHAFT FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY SEE DETAILS 4/5C, 14/A301.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS. SEE DETAILS 1,23/C/A301.
34. RECYCLING SPACE SHOWN HATCHED. SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR. VERIFY SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x36" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STAND PIPE. VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 2 HOUR RATED FIRE WALL FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER. SEE DETAIL 4H/A302.

MECH./ELECT./STRUCT. NOTES

40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK. SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT. SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A702.
48. FLAMMABLE WASTE TRAP. SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET. SEE ELECT. PLANS
50. 6' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP. SEE MECH. PLANS



GARAGE NOTES

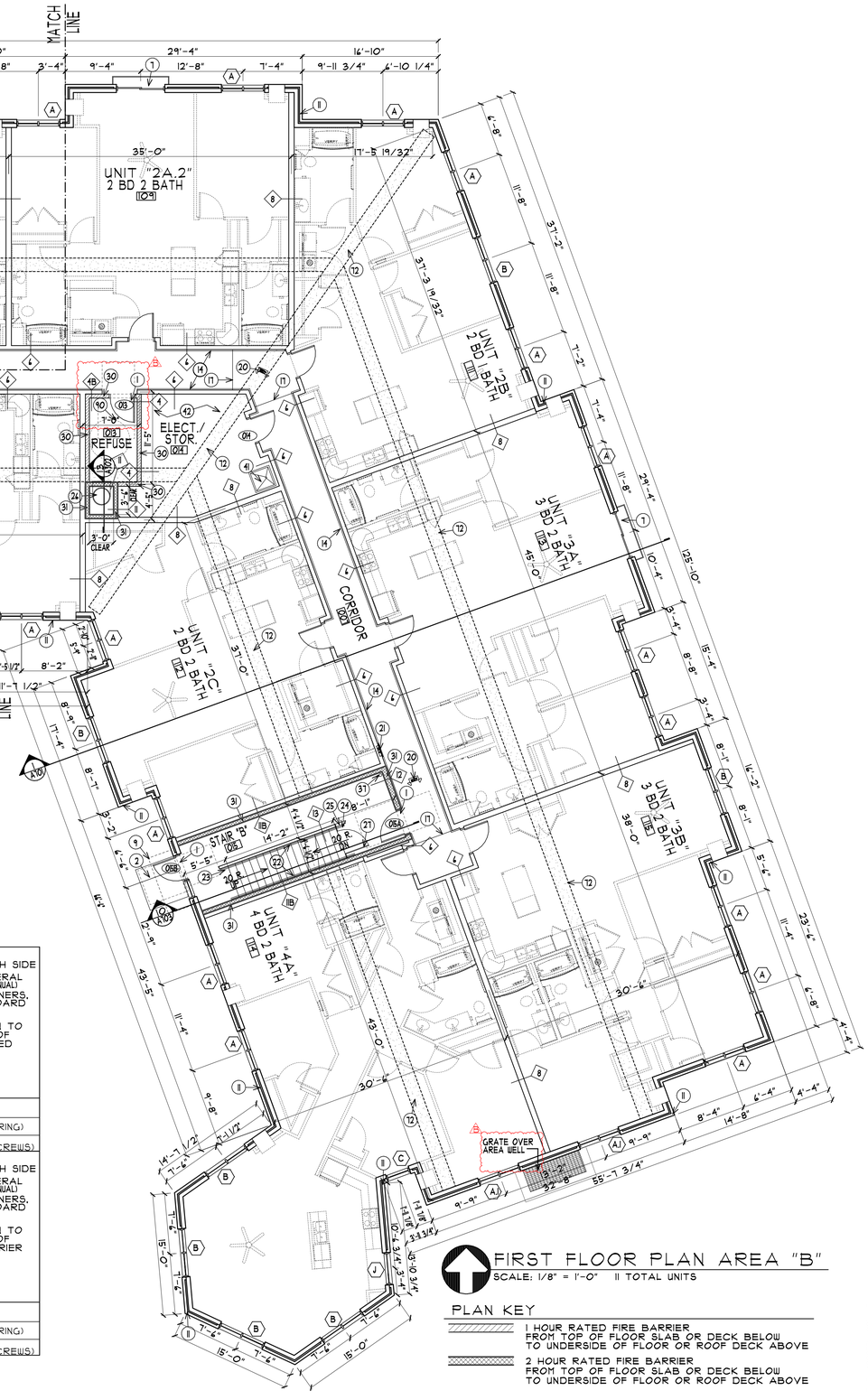
52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN. SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD. SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL. SEE STRUCTURAL
57. 12" CAST-IN PLACE WALL PANEL. SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD. SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN. SEE 3/A100A.
63. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL. SEE DETAIL 2/A100A.
64. 8' WIDE MIN. ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1/48.
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE. (ALT. 1 1/2" METAL FURRING STRIPS)
66. AREA WELL. SEE DETAIL 31/A803. SEE STRUCTURAL, CIVIL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB. SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS VERIFY LOCATION W/ G.C.
70. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA. PROVIDE SEPARTION AS REQ'D.
75. MIN. 3 HOUR RATED CIP PIER. SEE STRUCTURAL PLANS.
76. 4" CAST-IN PLACE WALL PANEL W/ 4" FACE VENEER. SEE STRUCT.
77. 6' HIGH FENCE WITH 10' SLIDING GATE. VERIFY W/ G.C./OWNER.

COMMUNITY & BREAK ROOM / PATIO NOTES

78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 11C/A301.
79. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS.
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. TO MATCH EXISTING.
88. GAS FIREPLACE WITH MANTLE, SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE. SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A30.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A301.
91. STONE VENEER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. PAINTED FOR ADA PEDESTRIAN CROSSING
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ A/V BEHIND.

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS W/ PLANS BY INTERIOR DESIGNER & F.F.I.E. SUPPLIER
B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).
C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.
D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.
E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.
F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.
G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT W/ MEP PLANS BY OTHERS.
H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.
I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.
J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.
K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE W/ SUPPLIER.
L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.
M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.
N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15' FROM THE END OF WALL AND NO MORE THAN 30' HORIZONTALLY.
O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.
Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.
R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.
S) LABEL ALL PLUMBING PIPES IN GARAGE
T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS



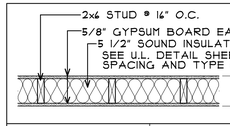
FIRST FLOOR PLAN AREA "B"

SCALE: 1/8" = 1'-0" 11 TOTAL UNITS

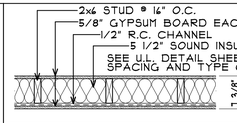
PLAN KEY

1 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

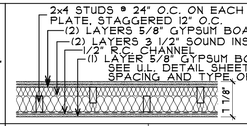
2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE



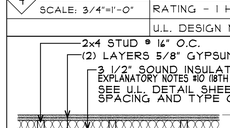
4 WALL TYPE	S.T.C. - 40
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOADBEARING)
	U.L. DESIGN NO. U305



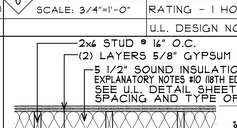
6 WALL TYPE	S.T.C. - 50
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOADBEARING)
	U.L. DESIGN NO. U305



8 WALL TYPE	S.T.C. 40-44 + 5 + 5 = 54 MAX
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOADBEARING)
	U.L. DESIGN NO. U305 GA FILE NO. WP 3380



11 WALL TYPE	S.T.C. 40-44 + 5 = 49 MAX
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOADBEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



12 WALL TYPE	S.T.C. 40-44 + 7 = 51 MAX
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOADBEARING)
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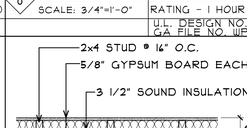
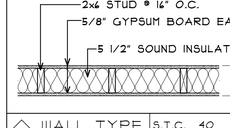
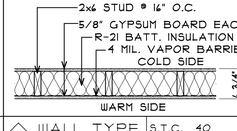


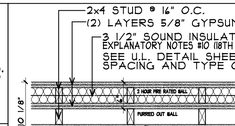
15 WALL TYPE	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOADBEARING)



16 WALL TYPE	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOADBEARING)



16V WALL TYPE	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOADBEARING)



11A WALL TYPE	S.T.C. 50 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOADBEARING)
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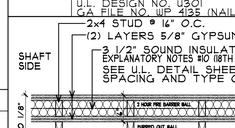
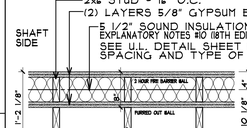


11B WALL TYPE	S.T.C. 50 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOADBEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



12B WALL TYPE	S.T.C. 52 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOADBEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

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LICENSED ARCHITECT
JON MAJCHRZAK
22-21
MINNESOTA

DEVELOPER: Duffy Development Company, Inc.

PROPOSED APARTMENT: BOTTINEAU RIDGE PHASE III
MAPLE GROVE, MN

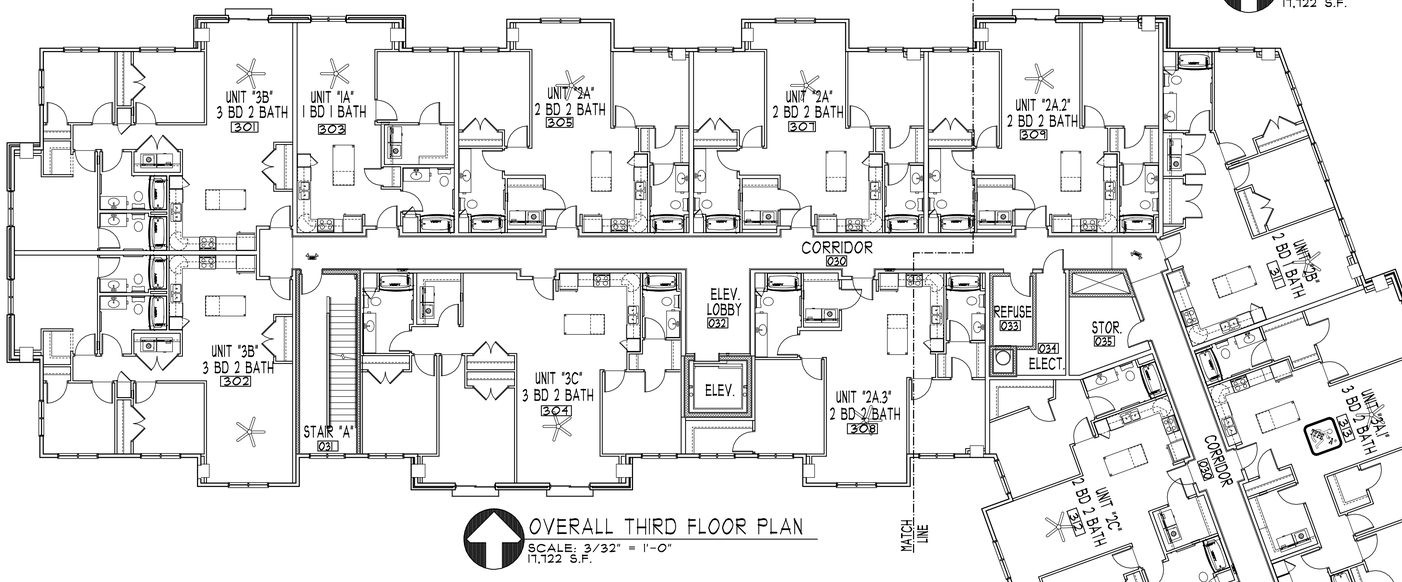
REVISIONS COMMENTS
3 2-22-21 PERMIT SUBMITTAL

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET

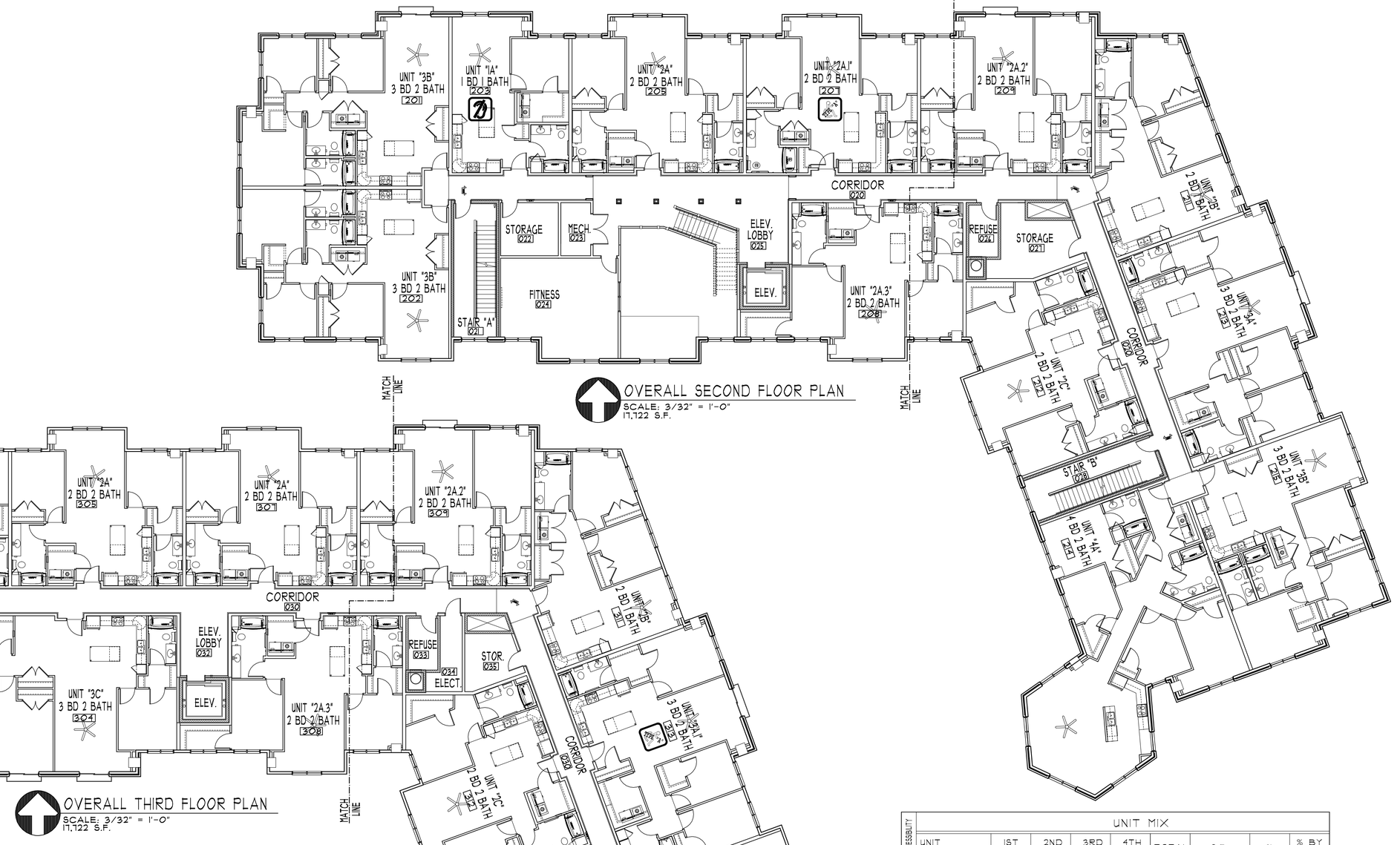
A101B

These documents are not valid for bidding permit unless signed in ink, and over sealed. Copies are not valid.
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.
Name DAVID MAJCHRZAK

PLOTTED: 2-22-21 FILE: 19027P COM: 5



OVERALL THIRD FLOOR PLAN
SCALE: 3/32" = 1'-0"
11,722 S.F.



OVERALL SECOND FLOOR PLAN
SCALE: 3/32" = 1'-0"
11,722 S.F.

ACCESSIBILITY	UNIT TYPE	1ST FLR.	2ND FLR.	3RD FLR.	4TH FLR.	TOTAL	S.F.	%	% BY TYPE
UNIT MIX									
B	"1A" (1 BED) (1 BATH)	–	–	1	3	4	732 S.F.	8%	12%
B	"1A*" (1 BED) (1 BATH)	–	1	–	–	1	732 S.F.	2%	
A	"1A.I" (1 BED) (1 BATH)	1	–	–	–	1	732 S.F.	2%	
B	"2B" (2 BED) (1 BATH)	1	1	1	1	4	994 S.F.	8%	48%
B	"2A" (2 BED) (2 BATH)	3	1	2	2	8	1,036 S.F.	16%	
A	"2A.I" (2 BED) (2 BATH)	–	1	–	–	1	1,036 S.F.	2%	
B	"2A.2" (2 BED) (2 BATH)	1	1	1	1	4	1,085 S.F.	8%	
B	"2A.3" (2 BED) (2 BATH)	–	1	1	1	3	1,098 S.F.	6%	
B	"2C" (2 BED) (2 BATH)	1	1	1	1	4	1,111 S.F.	8%	
B	"3A" (3 BED) (2 BATH)	1	1	–	1	3	1,366 S.F.	6%	32%
A	"3A.I" (3 BED) (2 BATH)	–	–	1	–	1	1,366 S.F.	2%	
B	"3B" (3 BED) (2 BATH)	2	3	3	3	11	1,273 S.F.	22%	
B	"3C" (3 BED) (2 BATH)	–	–	1	–	1	1,475 S.F.	2%	
B	"4A" (4 BED) (2 BATH)	1	1	1	1	4	1,712 S.F.	8%	8%
	TOTAL	11	12	13	14	50			100%

* UNIT TO MEET HEARING & SEEING IMPAIRED REQUIREMENTS
MHFA REQUIRES 5% TYPE "A" UNITS
50 TOTAL UNITS REQUIRE 2 TYPE "A" UNITS, 3 PROVIDED
THE REST MUST BE TYPE "B" UNITS

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DAVID MAJCHRZAK
LICENSED ARCHITECT
2-22-21
STATE OF MINNESOTA

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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.

Name DAVID MAJCHRZAK

DEVELOPER:
Duffy Development Company, Inc.

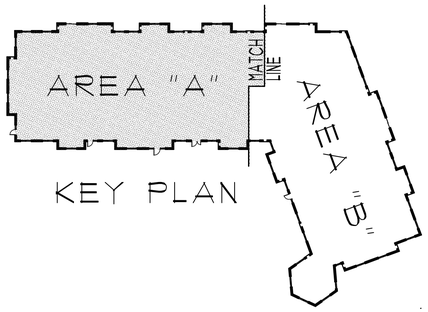
PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS

Project No.
19027
Submittal Date:
FEB. 22ND, 2021
Document Set:
PERMIT SET

A102

PLOTTED: 2-22-21 FILE: 19027P COM: 5



KEY PLAN

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).

C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT w/ MEP PLANS BY OTHERS.

H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.

J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.

K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE w/ SUPPLIER.

L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.

M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15' FROM THE END OF WALL AND NO MORE THAN 30' HORIZONTALLY.

O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.

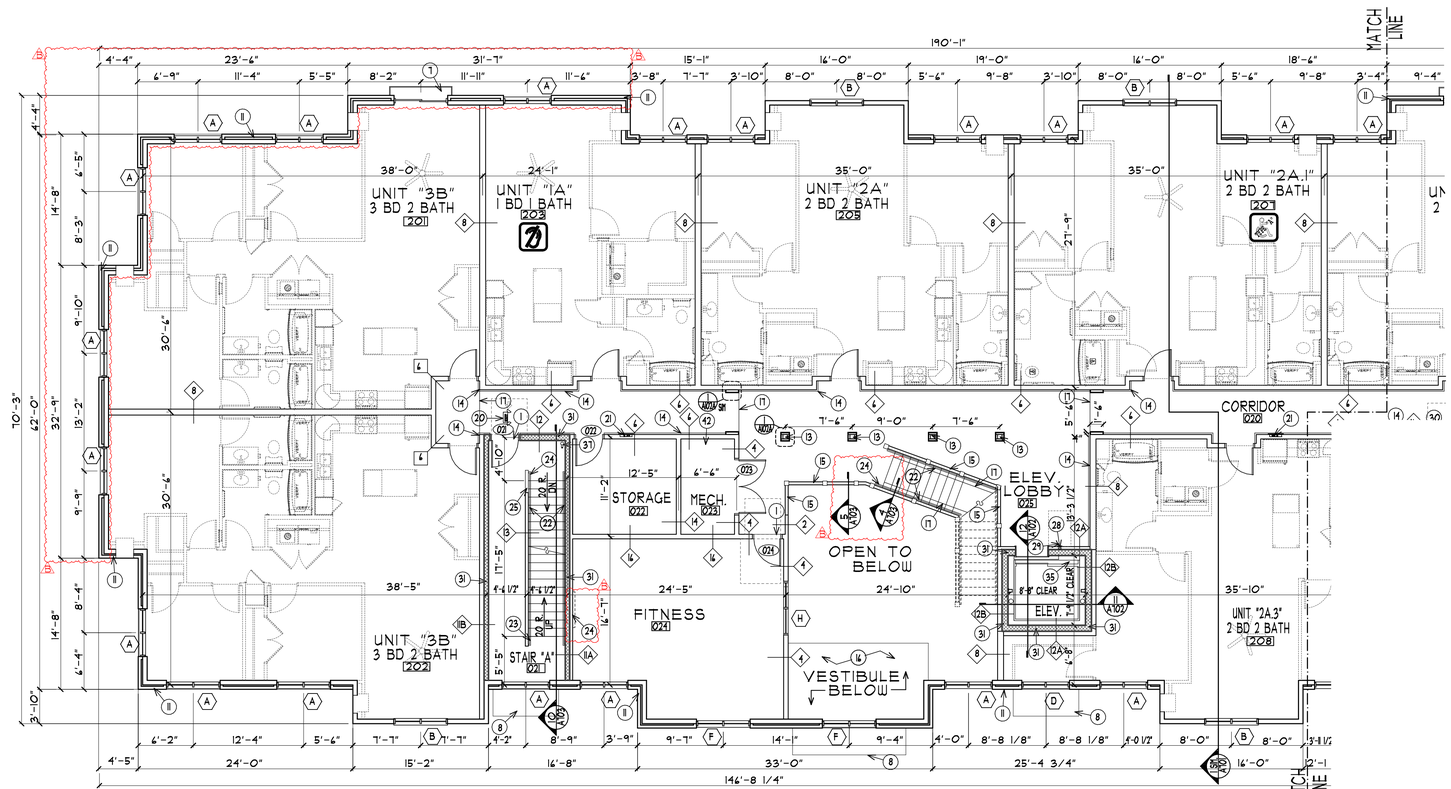
Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.

S) LABEL ALL PLUMBING PIPES IN GARAGE

T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS

1 / A102A — 2ND FLR COLUMN WRAP
SCALE: 1/2" = 1'-0"

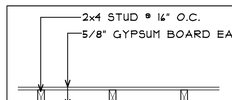


SECOND FLOOR PLAN AREA "A"
SCALE: 1/8" = 1'-0" 12 TOTAL UNITS

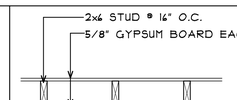
PLAN KEY

1 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

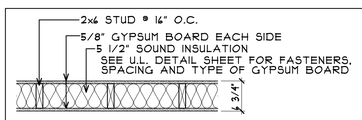
2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE



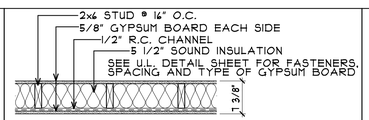
13 / WALL TYPE — S.T.C. - 35
SCALE: 3/4"=1'-0" — RATING - NONE (LOAD BEARING)
U.L. DESIGN NO.



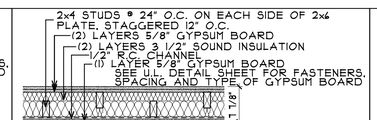
14 / WALL TYPE — S.T.C. - 35
SCALE: 3/4"=1'-0" — RATING - NONE (LOAD BEARING)
U.L. DESIGN NO.



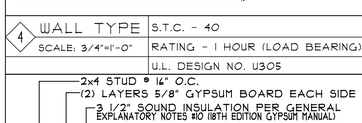
4 / WALL TYPE — S.T.C. - 40
SCALE: 3/4"=1'-0" — RATING - 1 HOUR (LOAD BEARING)
U.L. DESIGN NO. U305



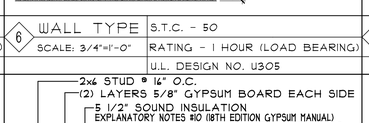
6 / WALL TYPE — S.T.C. - 50
SCALE: 3/4"=1'-0" — RATING - 1 HOUR (LOAD BEARING)
U.L. DESIGN NO. U305



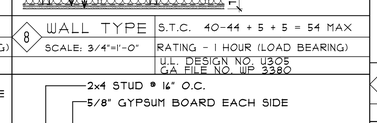
8 / WALL TYPE — S.T.C. 40-44 + 5 + 5 = 54 MAX
SCALE: 3/4"=1'-0" — RATING - 1 HOUR (LOAD BEARING)
U.L. DESIGN NO. U305
GA FILE NO. WP 3380



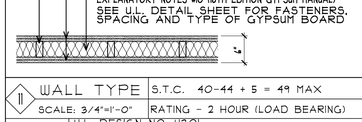
11 / WALL TYPE — S.T.C. 40-44 + 5 = 49 MAX
SCALE: 3/4"=1'-0" — RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



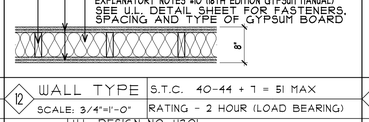
12 / WALL TYPE — S.T.C. 40-44 + 7 = 51 MAX
SCALE: 3/4"=1'-0" — RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



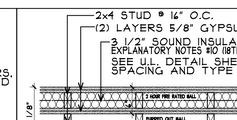
15 / WALL TYPE — S.T.C. 40
SCALE: 3/4"=1'-0" — RATING - NONE (LOAD BEARING)



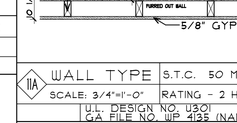
16 / WALL TYPE — S.T.C. 40
SCALE: 3/4"=1'-0" — RATING - NONE (LOAD BEARING)



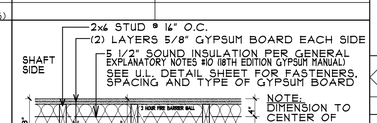
16V / WALL TYPE — S.T.C. 40
SCALE: 3/4"=1'-0" — RATING - NONE (LOAD BEARING)



11A / WALL TYPE — S.T.C. 50 MIN.
SCALE: 3/4"=1'-0" — RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



11B / WALL TYPE — S.T.C. 50 MIN.
SCALE: 3/4"=1'-0" — RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



12B / WALL TYPE — S.T.C. 52 MIN.
SCALE: 3/4"=1'-0" — RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES, SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM. SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" ATTIC ACCESS. SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A501.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN 1 LAYER. SEE DETAILS 1/A101A, 1/A201A & INT. ELEVATIONS 45-4/A402.
14. 1X4 STAINED WOOD TRIM @ 34" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAUILSTERS@ 9 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET, TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION IN FLOOR MATERIAL, VERIFY W/ OWNER.
18. BIKE STORAGE, EACH STALL (TYP.)
19. SOAP DISPENSER, SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY/EXIT LIGHTING PER CODE, SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET, SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY, SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 1' OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER
25. 42" HIGH HALF WALL WITH WOOD CAP. SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT.
27. SWINGING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH. VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED, SEE WALL TYPES.
31. 2 HOUR RATED SHAFT FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY, SEE DETAILS 415C, 14/A301.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS, SEE DETAILS 12.31C/A301.
34. RECYCLING SPACE SHOWN HATCHED, SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR. VERIFY SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x36" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STAND PIPE. VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOUEL DISPENSER, SEE DETAIL 4M/A302.

MECH./ELECT./STRUCT. NOTES

40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK, SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT. SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A702.
48. FLAMMABLE WASTE TRAP, SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET, SEE ELECT. PLANS
50. 6' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP, SEE MECH. PLANS

GARAGE NOTES

52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN, SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD, SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL, SEE STRUCTURAL.
57. 12" CAST-IN PLACE WALL PANEL, SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD, SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D. TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN, SEE 5/A100A.
63. ACCESSIBLE PARKING STALL W/ PAINTED SYMBOL, SEE DETAIL 2/A100A.
64. 8' WIDE MIN. ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48.
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE. PAINT 1 1/2" METAL PARKING STRIPE@
66. AREA WELL, SEE DETAIL 37/A803, SEE STRUCTURAL, CIVIL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB, SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS VERIFY LOCATION W/ G.C.
70. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB, VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA, PROVIDE SEPARTION AS REQ'D.
75. MIN. 3 HOUR RATED CIP PIER, SEE STRUCTURAL PLANS.
76. 4" CAST-IN PLACE WALL PANEL W/ R.S.B. VENEER SEE STRUCT.
77. 6' HIGH FENCE WITH 6' SWING GATE. VERIFY W/ G.C./OWNER.

COMMUNITY & BREAK ROOM / PATIO NOTES

78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK, SEE DETAILS 9 & 11C/A301.
79. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER, SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER, SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS.
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. TO MATCH EXISTING.
88. GAS FIREPLACE WITH MANTLE, SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE, SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED, SEE SHEET A301.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED, SEE DETAIL 14C/A301.
91. STONE VENNER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. PAVERS FOR 10' PEDESTRIAN CROSSING
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ AV BEHIND.

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT — 8'-0" — P — WALLS
CEILING — WD — P
BASE — WD — P
FLOOR — BC — — — REMARKS

CEILING:
P ; PAINTED GYPSUM BOARD
ACT ; ACOUSTICAL CEILING TILE

WALLS
CT ; CERAMIC TILE
P ; PAINTED GYPSUM BOARD & TEXTURED
PC ; PAINTED CONCRETE
EP ; EPOXY PAINT

REMARKS:
1. PROVIDE 6X4 WOOD TRIM, STAINED AT 36" A.F.F.
2. SEE INT. ELEV. FOR TERMINATION HEIGHTS
3. SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4. TRUNCATED DOME

BASE
RB ; RUBBER BASE
WD ; WOOD BASE
CT ; CERAMIC TILE

FLOOR
C ; CARPET
CT ; CERAMIC TILE
FM ; FLOOR MAT
VP ; VINYL PLANK
VCT ; VINYL COMPOSITE TILE
RF ; RUBBER FLOOR
CONC ; CONCRETE

SECOND FLOOR SPACES

CORRIDOR 020		STAIR "A" 021		STORAGE 022		MECH CL 023		FITNESS 024		ELEV. LOBBY 025		REFUSE 026		STORAGE 027		STAIR "B" 028	
8'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P
ACT	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
		RB		RB		RB		RB		WD/RB		RB		RB		RB	
C		C		VCT		VCT		C		WD		VCT		VCT		C	

*SEE REFLECTED CEILING PLANS FOR CEILING FINISH SPECIFICATIONS

ELEV.

ELEVATOR	
-	-
-	-
-	-
CT	CT

DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS
REVISIONS COMMENTS
PROPOSAL REQUEST #1 — 2-22-21

COLE GROUP ARCHITECTS LLC.
2nd Park Avenue South
Suite 200
Sant. Cloud, MN. 56301
(320) 654-6510
www.colegrouparchitects.com

DAVID MAJCHRZAK — LICENSED ARCHITECT — 49552 — 2-22-21 — STATE OF MINNESOTA

These documents are not valid for building permit, unless signed in ink and dated. Copies are not valid.
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.
Name DAVID MAJCHRZAK

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET
-

PLOTTED: 2-22-21 FILE: 19027P CDM: 5

A102A

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES, SEE STRUCTURAL PLANS.
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4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM. SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" JULIET BALCONY, SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A501.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN 1 LAYER. SEE DETAILS 1/A104, 1/A204 & INT. ELEVATIONS 45-4/A402.
14. 1X4 STAINED WOOD TRIM @ 34" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAULSTERS @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION IN FLOOR MATERIAL. VERIFY W/ OWNER.
18. BIKE STORAGE EACH STALL (TYP.)
19. SOAP DISPENSER SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY/EXIT LIGHTING PER CODE. SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET. SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY. SEE INT. DES. SPECS. FOR FINISH/STYLE.
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27. SWINGING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH, VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED SEE WALL TYPE
31. 2 HOUR RATED SHAFT FROM TOP OF TEST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY. SEE DETAILS 41/C, 14/A301.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS. SEE DETAILS 12,31/C/A301.
34. RECYCLING SPACE SHOWN HATCHED. SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR VERT SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x34" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STAND PIPE, VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 2 HOUR RATED FIRE WALL FROM TOP OF TEST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER, SEE DETAIL 4H/A302.

MECH./ELECT./STRUCT. NOTES

40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK. SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT. SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A702.
48. FLAMMABLE WASTE TRAP, SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET, SEE ELECT. PLANS.
50. 2' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP. SEE MECH. PLANS

GARAGE NOTES

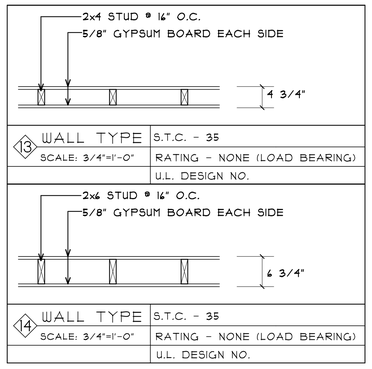
52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN, SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD, SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL, SEE STRUCTURAL.
57. 12" CAST-IN PLACE WALL PANEL, SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD, SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D TO FLOOR DRAINS.
40. PAINTED PARKING STRIPES.
41. PAINTED PARKING STRIPED AREA FOR NO PARKING.
42. ACCESSIBLE PARKING STALL SIGN. SEE 3/A100A.
43. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL. SEE DETAIL 2/A100A.
44. 8' WIDE MIN. ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48.
45. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE. (ALT. 1 1/2" METAL FURRING STRIPS)
46. AREA SEPARATION WALL PANEL. SEE STRUCTURAL AND MECHANICAL FOR FURTHER DETAILS.
47. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
48. HOT / COLD WATER HOSE BIB, SEE PLUMBING PLANS.
49. PAINTED STALL NUMBERS VERIFY LOCATION W/ G.C.
10. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
11. RECYCLING CONTAINER PER CITY SPECS.
12. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
13. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
14. ELECTRICAL EQUIPMENT THIS AREA. PROVIDE SEPARTION AS REQ'D.
15. MIN. 3 HOUR RATED CIP PIER. SEE STRUCTURAL PLANS.
16. 14" CAST-IN PLACE WALL PANEL W/ BRICK VENEER SEE STRUCT.
17. 6' HIGH FENCE WITH 10' SLIDING GATE. VERIFY W/ G.C./OWNER.

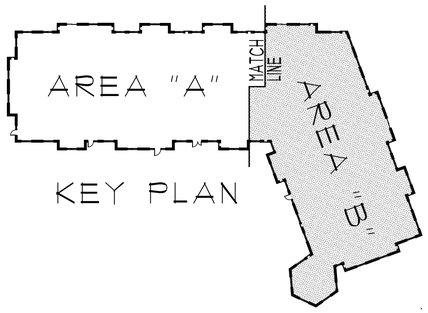
COMMUNITY & BREAK ROOM / PATIO NOTES

18. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 11C/A301.
19. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. TO MATCH EXISTING.
88. GAS FIREPLACE WITH MANTLE SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE. SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A301.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A301.
91. STONE VENNER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. PAINTED TOP OF PRECAST/CONC. COPING
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ A/V BEHIND.

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.I.E. SUPPLIER
B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).
C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.
D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.
E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.
F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.
G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT w/ MEP PLANS BY OTHERS.
H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.
I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.
J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.
K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE w/ SUPPLIER.
L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.
M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.
N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15" FROM THE END OF WALL AND NO MORE THAN 30" HORIZONTALLY.
O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.
Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.
R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.
S) LABEL ALL PLUMBING PIPES IN GARAGE
T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS





ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT	9'-0"	P	WALLS
CEILING	GYP.B	P	
BASE	WD	P	
FLOOR	C	-	REMARKS

REMARKS:
1. PROVIDE 1X4 WOOD TRIM, STAINED AT 34" A.F.F.
2. SEE INT. ELEV. FOR TERMINATION HEIGHTS
3. SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4. TRUNCATED DOME

CEILING:
P : PAINTED GYPSUM BOARD
ACT : ACOUSTICAL CEILING TILE

BASE
RB : RUBBER BASE
WD : WOOD BASE
CT : CERAMIC TILE

WALLS
CT : CERAMIC TILE
P : PAINTED GYPSUM BOARD
T : TEXTURED
FC : PAINTED CONCRETE
EP : EPOXY PAINT

FLOOR
C : CARPET
CT : CERAMIC TILE
FT : FLOOR TAT
VP : VINYL PLANK
VCT : VINYL COMPOSITE TILE
RF : RUBBER FLOOR
CONC : CONCRETE

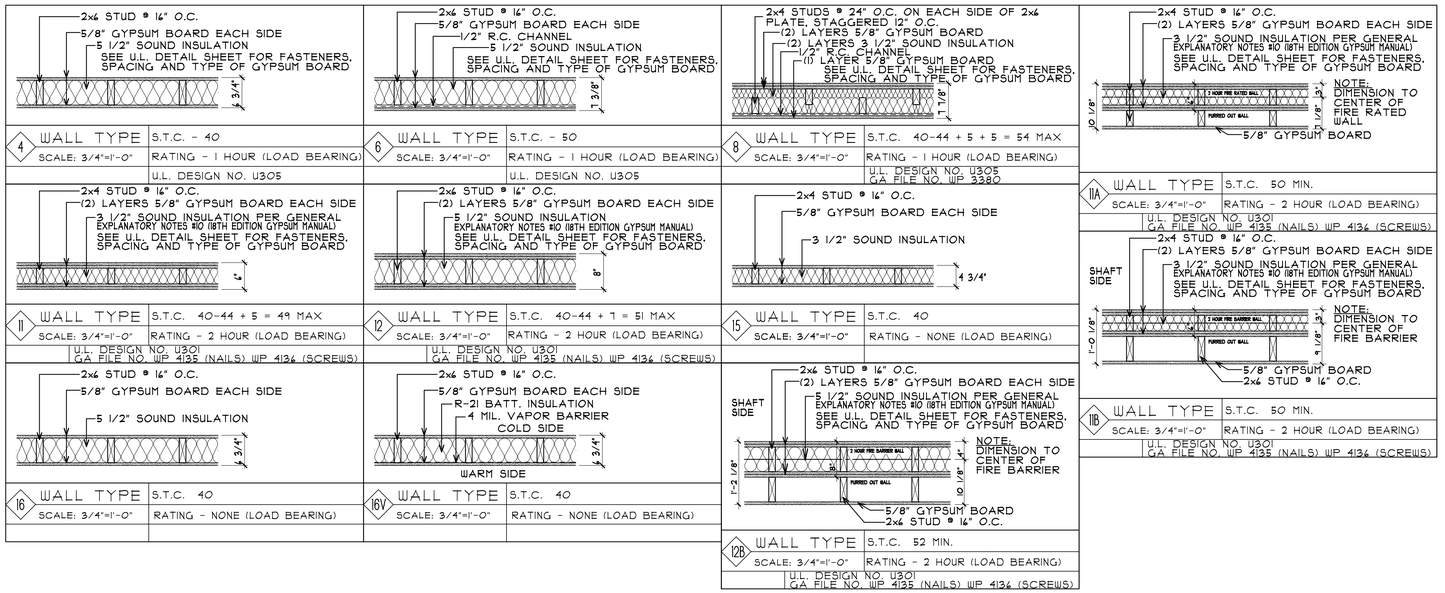
SECOND FLOOR SPACES

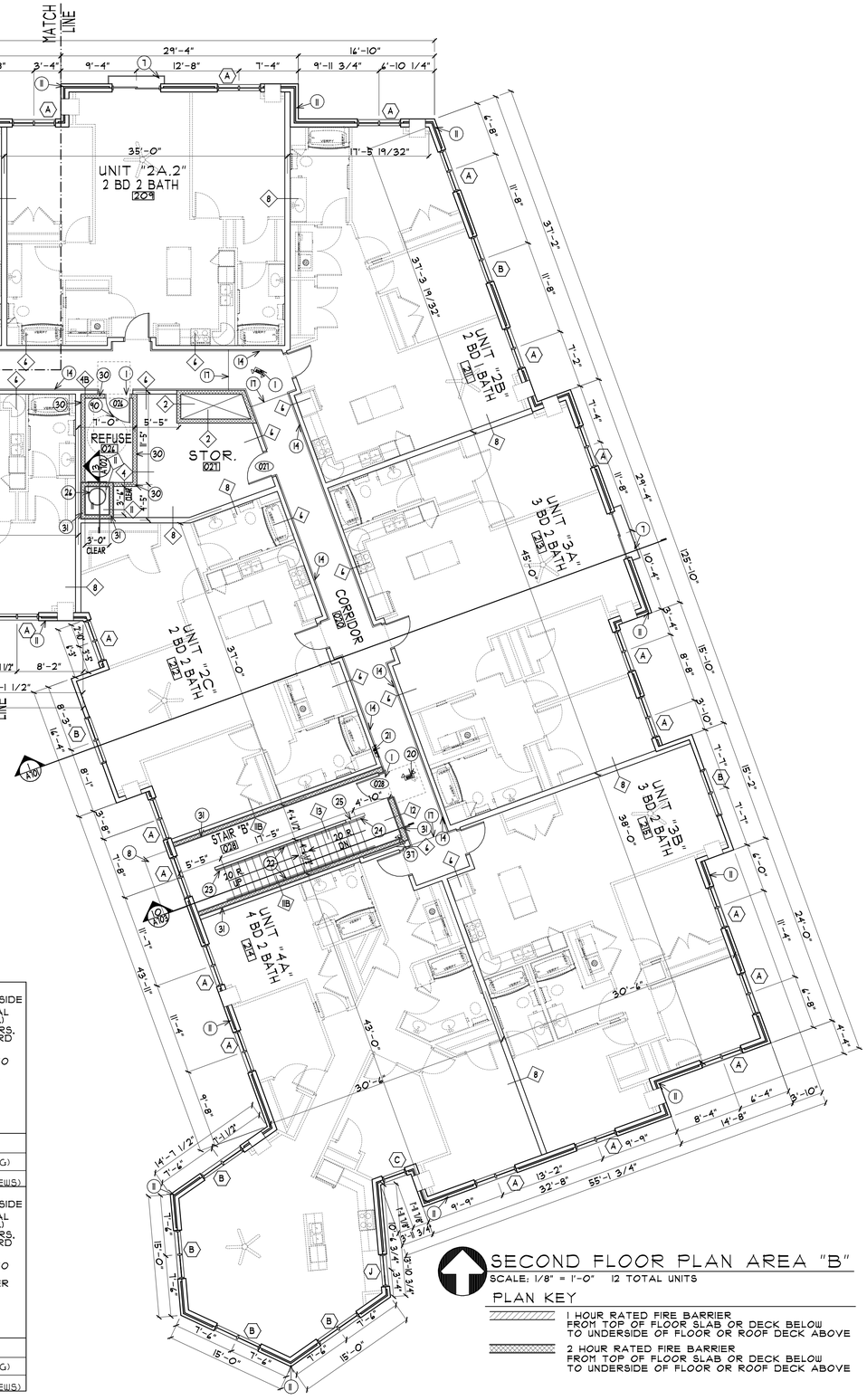
CORRIDOR 020*		STAIR "A" 021		STORAGE 022		MECH CL 023		FITNESS 024		ELEV. LOBBY 025		REFUSE 024		STORAGE 027		STAIR "B" 028	
5'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P
ACT	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
RB		RB		RB		RB		WD	P	WD/RB	P	RB	P	RB	P	RB	P
C	1	C	-	VCT	_	VCT	_	C	_	WD	1	VCT	_	VCT	_	C	_

*SEE REFLECTED CEILING PLANS FOR CEILING FINISH SPECIFICATIONS

ELEV.

ELEVATOR		
-	-	-
-	-	-
-	-	-
CT	3	





SECOND FLOOR PLAN AREA "B"

SCALE: 1/8" = 1'-0" 12 TOTAL UNITS

PLAN KEY

1 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

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MINNESOTA

These documents are not valid for bidding permit, unless signed in ink, and over sealed. Copies are not valid.

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

Name DAVID MAJCHRZAK

DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS	REVISIONS COMMENTS
		3-22-21 PERMIT RESUBMIT #1

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET
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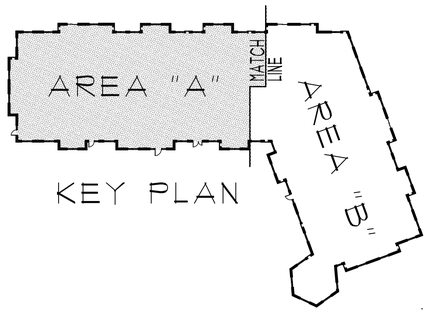
A102B

PLOTTED: 2-22-21 FILE: 19027P COM: 5



KEY PLAN

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).

C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT w/ MEP PLANS BY OTHERS.

H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.

J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.

K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE w/ SUPPLIER.

L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.

M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. IS FROM THE END OF WALL AND NO MORE THAN 30' HORIZONTALLY.

O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

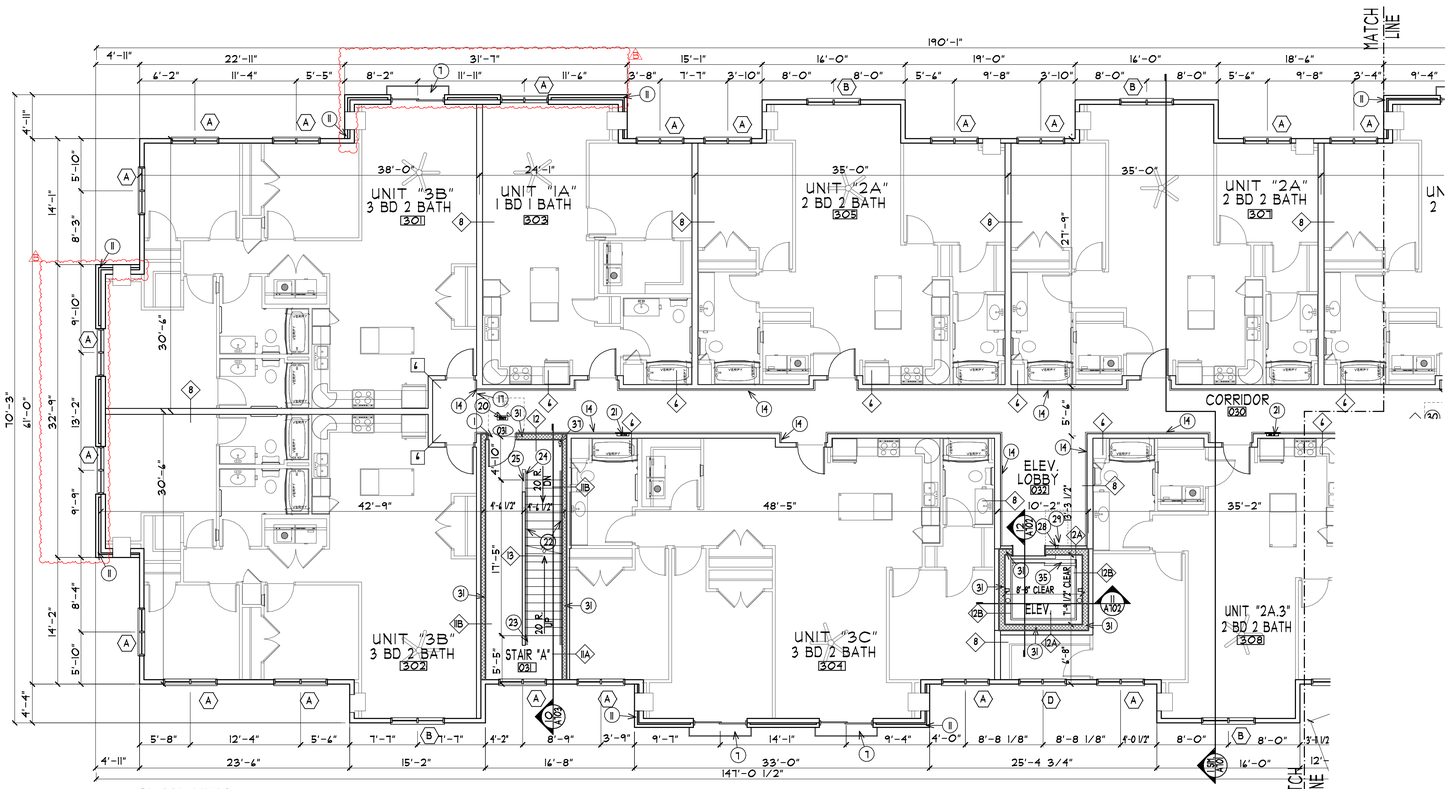
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.

Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.

S) LABEL ALL PLUMBING PIPES IN GARAGE

T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS



PLAN KEY

1 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

THIRD FLOOR PLAN AREA "A"

SCALE: 1/8" = 1'-0" 13 TOTAL UNITS

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 1 & 15C/A301.
2. FROST SLOOPE SLOPED TO ACCOMODATE ADA CLEARANCES. SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM. SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" JULIET BALCONY, SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A501.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN. 1 LAYER SEE DETAILS 1/A001A, 1/A002A & INT. ELEVATIONS 45-4/A402.
14. 1X4 STAINED WOOD TRIM @ 34" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE (HORIZONTAL BAULISTERS) @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET, TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION IN FLOOR MATERIAL. VERIFY W/ OWNER.
18. BIKE STORAGE EACH STAIR TYP.
19. SOAP DISPENSER, SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY/EXIT LIGHTING PER CODE. SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET. SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHALL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY, SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 11" OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER.
25. 42" HIGH HALF WALL WITH WOOD CAP. SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT.
27. SWING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH. VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED, SEE WALL TYPE.
31. 2 HOUR RATED SHAFT FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY SEE DETAILS 415C, 14/A902.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS, SEE DETAILS 1/231C/A301.
34. RECYCLING SPACE SHOWN HATCHED, SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR. VERIFY SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x36" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STACK PIPE. VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 2 HOUR RATED FIRE WALL FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER. SEE DETAIL 4M/A302.

MECH./ELECT./STRUCT. NOTES

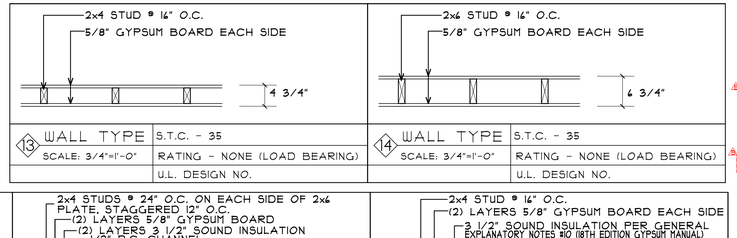
40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK. SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT. SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A102.
48. FLAMMABLE WASTE TRAP. SEE MECH PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET, SEE ELECT. PLANS
50. 6' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP. SEE MECH. PLANS

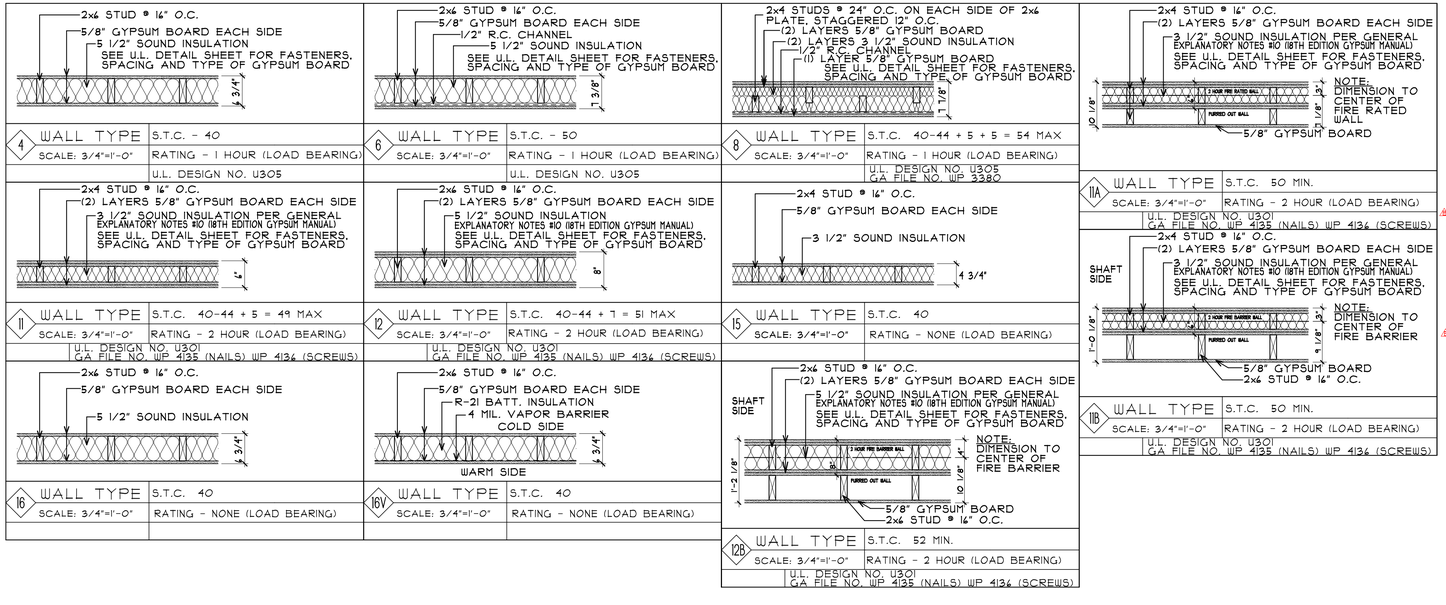
GARAGE NOTES

52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN. SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD, SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL. SEE STRUCTURAL.
57. 12" CAST-IN PLACE WALL PANEL. SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD. SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D. TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN. SEE 3/A100A.
63. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL. SEE DETAIL 2/A100A.
64. 8' CROSS HATCHED ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE. (ALT. 1 1/2" METAL FURRING STRIPS)
66. AREA WELL. SEE DETAIL 37/A803. SEE STRUCTURAL, CIVIL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT 04 DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB, SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS VERIFY LOCATION W/ G.C.
70. CONTRACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA. PROVIDE SEPARTION AS REQ'D.
75. MIN. 2 HOUR RATED PIP PER STRUCTURAL PLANS
76. 4" CAST-IN PLACE WALL PANEL W/ 8" BRICK VENEER. SEE STRUCT.
77. 6' HIGH FENCE WITH 10' SLIDING GATE. VERIFY W/ G.C./OWNER.

COMMUNITY & BREAK ROOM / PATIO NOTES

78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 10C/A301.
79. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS.
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. TO MATCH EXISTING.
88. GAS FIREPLACE WITH MANTLE, SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE. SEE MECH PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A30I.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A301.
91. STONE VENNER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. PAINTED FOR ADA PEDESTRIAN CROSSING
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ AV BEHIND.





ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT — WALLS
CEILING
BASE
FLOOR — REMARKS

CEILING:
C : PAINTED GYPSUM BOARD
ACT : ACOUSTICAL CEILING TILE

WALLS
CT : CERAMIC TILE
P : PAINTED GYPSUM BOARD & TEXTURED
PC : PAINTED CONCRETE
EP : EPOXY PAINT

REMARKS:
1: PROVIDE 1X4 WOOD TRIM, STAINED AT 34" A.F.F.
2: SEE INT. ELEV. FOR TERMINATION HEIGHTS
3: SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4: TRUNCATED DOME

BASE
RB : RUBBER BASE
WD : WOOD BASE
CT : CERAMIC TILE

FLOOR
C : CARPET
CT : CERAMIC TILE
FT : FLOOR TILE
VP : VINYL PLANK
VCT : VINYL COMPOSITE TILE
RF : RUBBER FLOOR
CONC : CONCRETE

THIRD FLOOR SPACES

CORRIDOR 030*			STAIR "A" 031			ELEV. LOBBY 032			REFUSE 033			ELECT. 034			STORAGE 035			STAIR "B" 036		
8'-0"	P		9'-0"	P		8'-0"	P		9'-0"	P		9'-0"	P		9'-0"	P		9'-0"	P	
ACT	P	P	P	P	P	ACT	P	P	P	P	P	P	P	P	P	P	P	P	P	P
RB	P		RB	P		RB	P		RB	P		RB	P		RB	P		RB	P	
C	1		C	-		C	1		VCT	-		VCT	-		VCT	-		C	-	

*SEE REFLECTED CEILING PLANS FOR CEILING FINISH SPECIFICATIONS

ELEV.

ELEVATOR			
-		-	-
-	-	-	
-		-	
CT	3		

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DAVID MAJCHRZAK LICENSED ARCHITECT 44606 4-22-21 STATE OF MINNESOTA

These documents are not valid for building permit, unless signed in ink, and dryer, sealed. Copies are not valid.
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.
Name DAVID MAJCHRZAK

DEVELOPER: Duffy Development Company, Inc.

PROPOSED APARTMENT: BOTTINEAU RIDGE PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS	REVISIONS COMMENTS
		⚠ 2-22-21 PROPOSAL REQUEST #1

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET

PLOTTED: 2-22-21 FILE: 19027P COM: 5

A103A

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A30I.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES. SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM. SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" JULIET BALCONY. SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A50I.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPENER BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN 1 LAYER. SEE DETAILS 1/A10A, 1/A20A & INT. ELEVATIONS 45-4A/A402.
14. 1X4 STAINED WOOD TRIM @ 34" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAULSTERS @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET. TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION IN FLOOR MATERIAL. VERIFY W/ OWNER.
18. BIKE STORAGE EACH STAIR TYPE.
19. SOAP DISPENSER. SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY/EXIT LIGHTING PER CODE. SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET. SEE DETAILS 10/A30I AND 5/A80I. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY. SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 1' OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER.
25. 42" HIGH HALF WALL WITH WOOD CAP. SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT.
27. SWINGING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH. VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED. SEE WALL TYPE.
31. 2 HOUR RATED SHAFT FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY. SEE DETAILS 4/5C, 14/A30I.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS. SEE DETAILS 12/3IOT/A30I.
34. RECYCLING SPACE SHOWN HATCHED. SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR. VERIFY SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x36" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A80I.
37. STAND PIPE. VERIFY LOCATION W/ FIRE MARSHAL & ARCH PLANS.
38. 1 HOUR RATED FIRE WALL FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER. SEE DETAIL 4H/A302.

MECH./ELECT./STRUCT. NOTES

40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK. SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT. SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A702.
48. FLAMMABLE WASTE TRAP. SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET. SEE ELECT. PLANS.
50. 6' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP. SEE MECH. PLANS

GARAGE NOTES

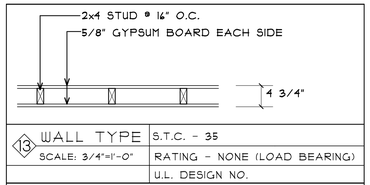
52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN. SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A30I.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD. SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL. SEE STRUCTURAL.
57. 12" CAST-IN PLACE WALL PANEL. SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD. SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D. TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN. SEE 3/A100A.
63. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL. SEE DETAIL 2/A100A.
64. 8' WIDE ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48.
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE. (ALT. 1/2" METAL FURRING STRIPS)
66. AREA WELL. SEE DETAIL 31/A803. SEE STRUCTURAL, CIVIL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB. SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS. VERIFY LOCATION W/ G.C.
70. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA. PROVIDE SEPARTION AS REQ'D.
75. MIN. 3 HOUR RATED CIP PIER. SEE STRUCTURAL PLANS.
76. 12" CAST-IN PLACE WALL PANEL W/ B.R.B. VENEER. SEE STRUCT.
77. 4' HIGH FENCE WITH 10' SLIDING GATE. VERIFY W/ G.C./OWNER.

COMMUNITY & BREAK ROOM / PATIO NOTES

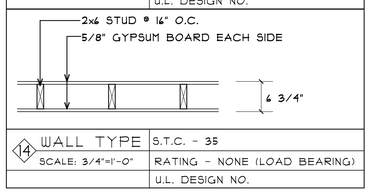
78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 11C/A30I.
79. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A30I.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A30I.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A30I.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A30I.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS.
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. (TO MATCH EXISTING)
88. GAS FIREPLACE WITH MANTLE, SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE, SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A30I.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A30I.
91. STONE VENEER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. PAINTED FOR ADA PEDESTRIAN CROSSING.
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ AV BEHIND.

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS W/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER
B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).
C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.
D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.
E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.
F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.
G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT W/ MEP PLANS BY OTHERS.
H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.
I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.
J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A30I, 28 & 29/A802.
K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE W/ SUPPLIER.
L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.
M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.
N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15' FROM THE END OF WALL AND NO MORE THAN 30' HORIZONTALLY.
O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.
Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.
R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.
S) LABEL ALL PLUMBING PIPES IN GARAGE
T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS



WALL TYPE 13	S.T.C. - 35
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)
	U.L. DESIGN NO.



WALL TYPE 14	S.T.C. - 35
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)
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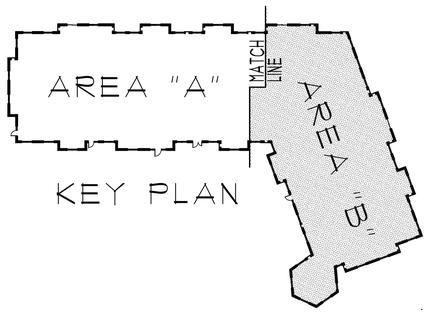


ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT	8'-0"	P	WALLS	REMARKS:
CEILING	GB	P		1: PROVIDE 1X4 WOOD TRIM, STAINED AT 34" A.F.F.
BASE	WD	P		2: SEE INT. ELEV. FOR TERMINATION HEIGHTS
FLOOR	EC	P		3: SEE SPECIFICATIONS FOR ELEVATOR FINISHES
				4: TRUNCATED DOME

CEILING:	BASE
P ; PAINTED GYPSUM BOARD	RB ; RUBBER BASE
ACT ; ACOUSTICAL CEILING TILE	WD ; WOOD BASE
	CT ; CERAMIC TILE

WALLS	FLOOR
CT ; CERAMIC TILE	C ; CARPET
P ; PAINTED GYPSUM BOARD (TEXTURED)	CT ; CERAMIC TILE
PC ; PAINTED CONCRETE	FT ; FLOOR TILE
EP ; EPOXY PAINT	VP ; VINYL PLANK
	VCT ; VINYL COMPOSITE TILE
	RF ; RUBBER FLOOR
	CONC ; CONCRETE

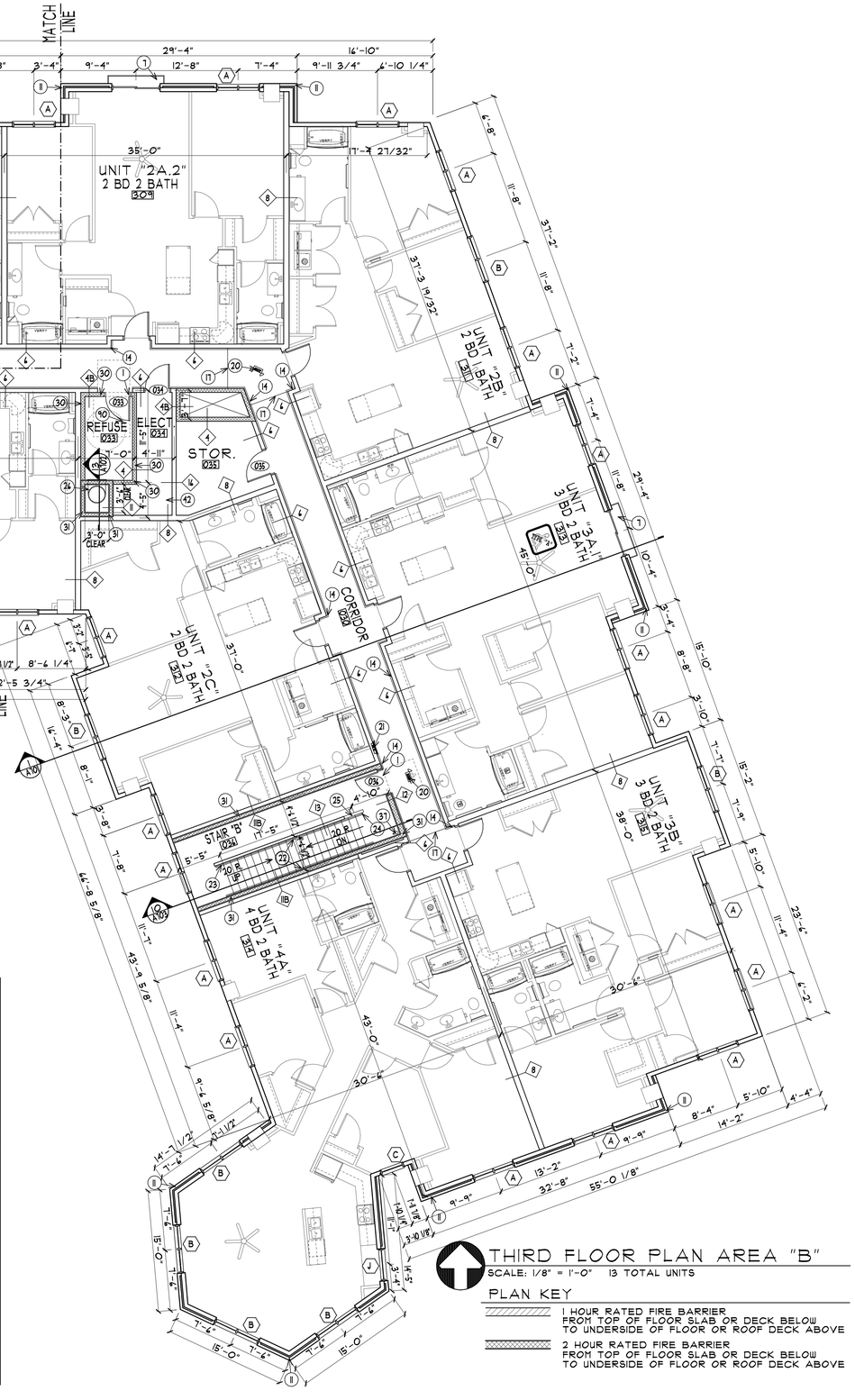
THIRD FLOOR SPACES

CORRIDOR 030*		STAIR "A" 031		ELEV. LOBBY 032		REFUSE 033		ELECT. 034		STORAGE 035		STAIR "B" 036	
8'-0"	P	9'-0"	P	8'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P
ACT	P	P	P	ACT	P	P	P	P	P	P	P	P	P
RB	P	RB	P	RB	P	RB	P	RB	P	RB	P	RB	P
C	1	C	-	C	1	VCT	_	VCT	_	VCT	_	C	_

*SEE REFLECTED CEILING PLANS FOR CEILING FINISH SPECIFICATIONS

ELEV.

ELEVATOR	
-	-
-	-
-	-
CT	3



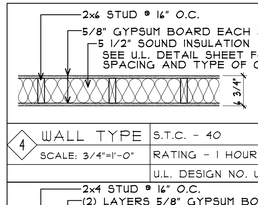
THIRD FLOOR PLAN AREA "B"

SCALE: 1/8" = 1'-0" 13 TOTAL UNITS

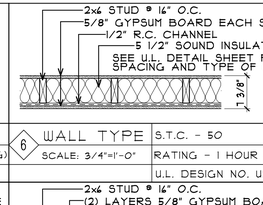
PLAN KEY

1 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

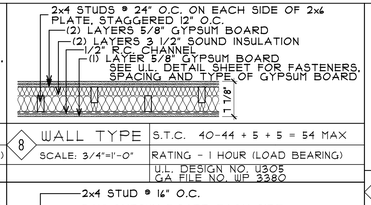
2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE



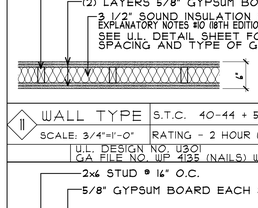
WALL TYPE 4	S.T.C. - 40
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U305



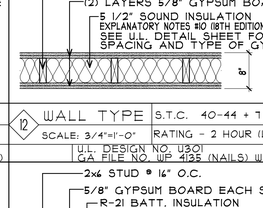
WALL TYPE 6	S.T.C. - 50
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U305



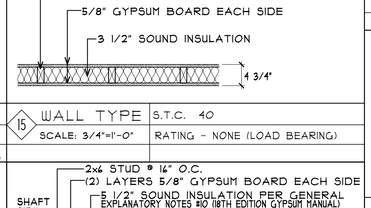
WALL TYPE 8	S.T.C. 40-44 + 5 + 5 = 54 MAX
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U305 GA FILE NO. WP 3380



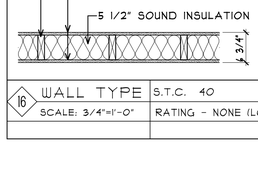
WALL TYPE 11	S.T.C. 40-44 + 5 = 49 MAX
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



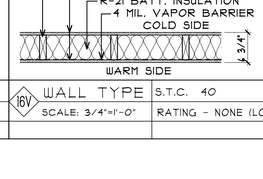
WALL TYPE 12	S.T.C. 40-44 + 7 = 51 MAX
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



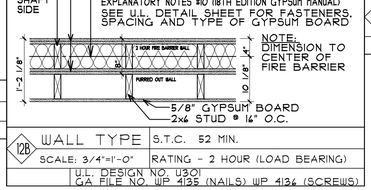
WALL TYPE 15	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)



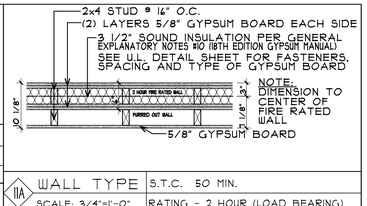
WALL TYPE 16	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)



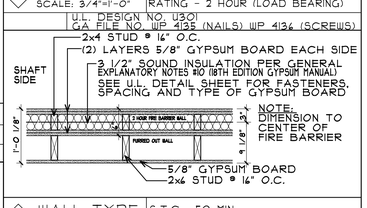
WALL TYPE 16V	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)



WALL TYPE 12B	S.T.C. 52 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



WALL TYPE 11A	S.T.C. 50 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



WALL TYPE 11B	S.T.C. 50 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

COLE GROUP ARCHITECTS LLC.
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LICENSED ARCHITECT DAVID M. MAJCHRZAK DESIGN 2-22-21 49701 STATE OF MINNESOTA

These documents are not valid for building permit, unless signed on ink, and dated, sealed. Copies are not valid.
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.
Name DAVID MAJCHRZAK

DEVELOPER: Duffy Development Company, Inc.

PROPOSED APARTMENT: BOTTINEAU RIDGE PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS
REVISIONS COMMENTS
Δ 2-22-21 PROPOSAL REQUEST #

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET

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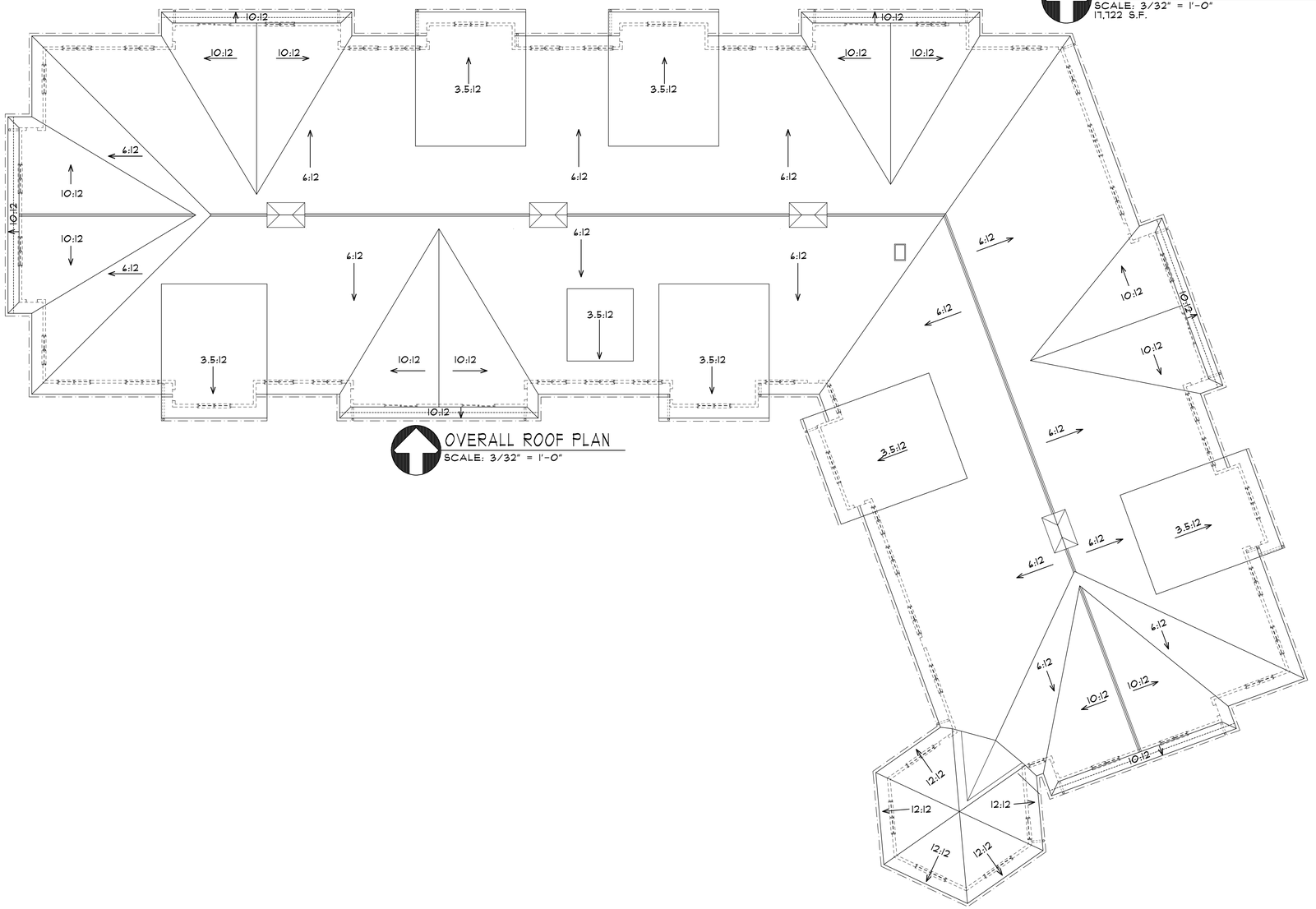
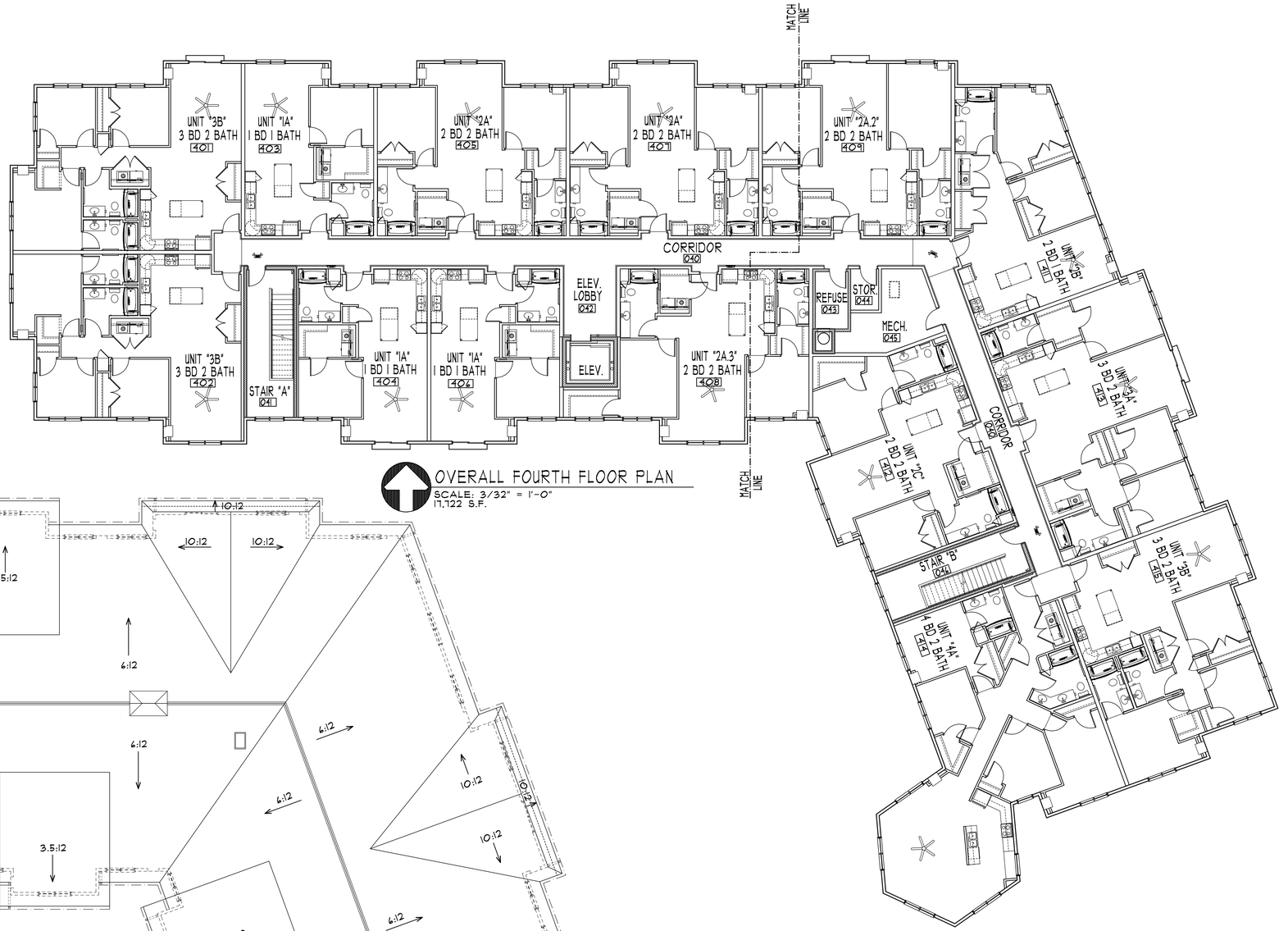
PLOTTED: 2-22-21 FILE: 19027P COM: 5



OVERALL ROOF PLAN
SCALE: 3/32" = 1'-0"



OVERALL FOURTH FLOOR PLAN
SCALE: 3/32" = 1'-0"
17,122 S.F.

ACCESSIBILITY	UNIT TYPE	1ST FLR.	2ND FLR.	3RD FLR.	4TH FLR.	TOTAL	S.F.	%	% BY TYPE
	UNIT MIX								
B	"1A" (1 BED) (1 BATH)	–	–	1	3	4	732 S.F.	8%	12%
B	"1A*" (1 BED) (1 BATH)	–	1	–	–	1	732 S.F.	2%	
A	"1A.1" (1 BED) (1 BATH)	1	–	–	–	1	732 S.F.	2%	
B	"2B" (2 BED) (1 BATH)	1	1	1	1	4	994 S.F.	8%	48%
B	"2A" (2 BED) (2 BATH)	3	1	2	2	8	1,036 S.F.	16%	
A	"2A.1" (2 BED) (2 BATH)	–	1	–	–	1	1,036 S.F.	2%	
B	"2A.2" (2 BED) (2 BATH)	1	1	1	1	4	1,085 S.F.	8%	
B	"2A.3" (2 BED) (2 BATH)	–	1	1	1	3	1,098 S.F.	6%	
B	"2C" (2 BED) (2 BATH)	1	1	1	1	4	1,111 S.F.	8%	
B	"3A" (3 BED) (2 BATH)	1	1	–	1	3	1,366 S.F.	6%	32%
A	"3A.1" (3 BED) (2 BATH)	–	–	1	–	1	1,366 S.F.	2%	
B	"3B" (3 BED) (2 BATH)	2	3	3	3	11	1,273 S.F.	22%	
B	"3C" (3 BED) (2 BATH)	–	–	1	–	1	1,475 S.F.	2%	
B	"4A" (4 BED) (2 BATH)	1	1	1	1	4	1,712 S.F.	8%	8%
	TOTAL	11	12	13	14	50			100%

* UNIT TO MEET HEARING & SEEING IMPAIRED REQUIREMENTS
MHFA REQUIRES 5% TYPE "A" UNITS
50 TOTAL UNITS REQUIRE 2 TYPE "A" UNITS, 3 PROVIDED
THE REST MUST BE TYPE "B" UNITS

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DAVID M. MAJCHRZAK
LICENSED ARCHITECT
2-22-21
STATE OF MINNESOTA

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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 MINNESOTA
Name: DAVID MAJCHRZAK

DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS

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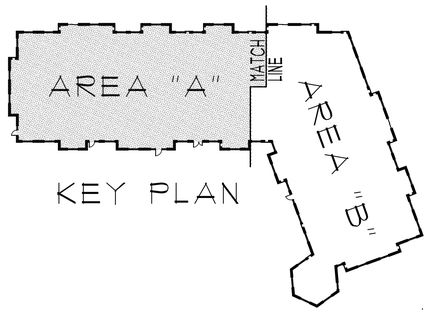
A104

PLOTTED: 2-22-21 FILE: 19027P COM: 5



KEY PLAN

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).

C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT w/ MEP PLANS BY OTHERS.

H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.

J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.

K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE w/ SUPPLIER.

L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.

M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15' FROM THE END OF WALL AND NO MORE THAN 30' HORIZONTALLY.

O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

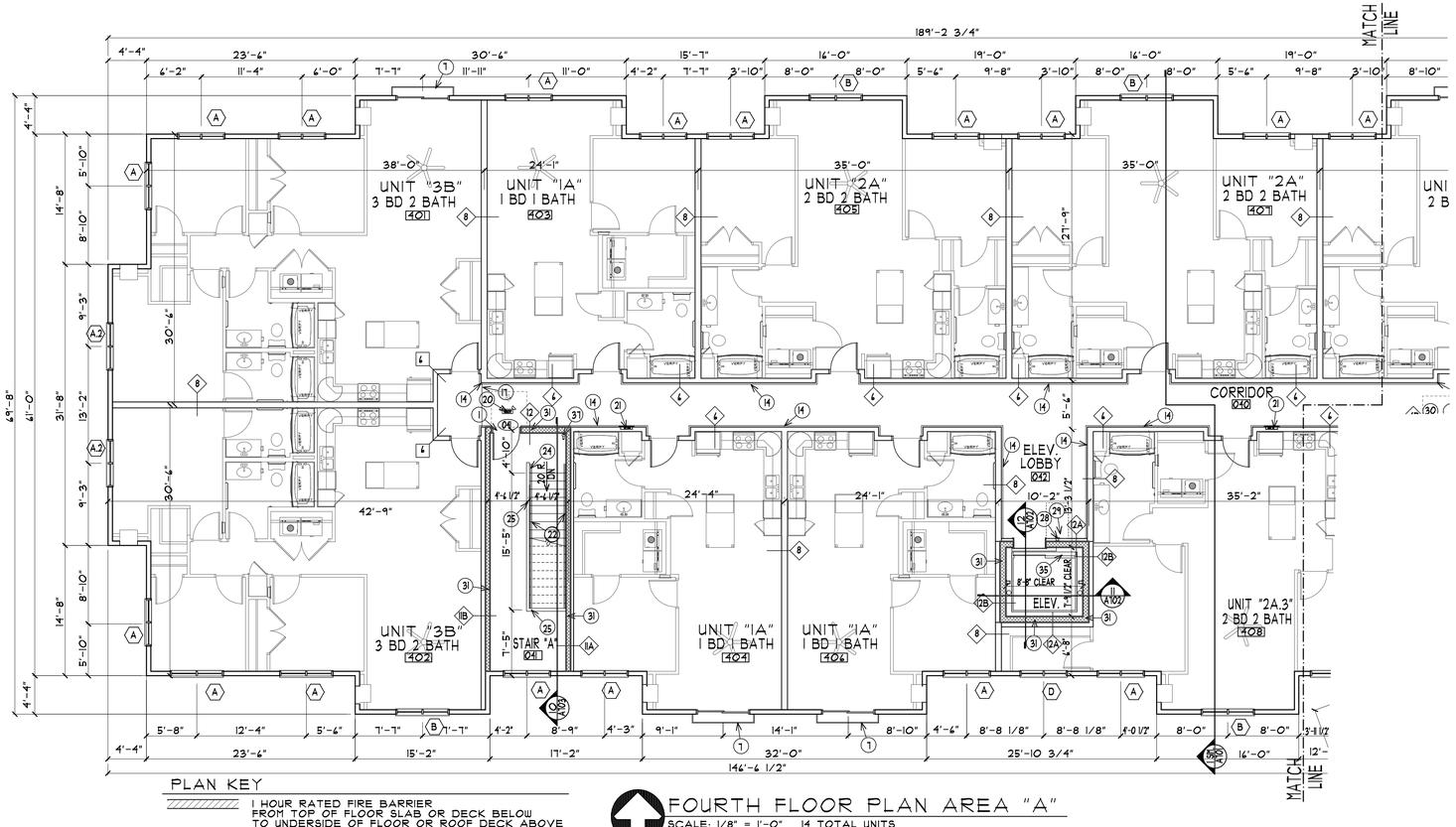
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.

Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.

S) LABEL ALL PLUMBING PIPES IN GARAGE

T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS



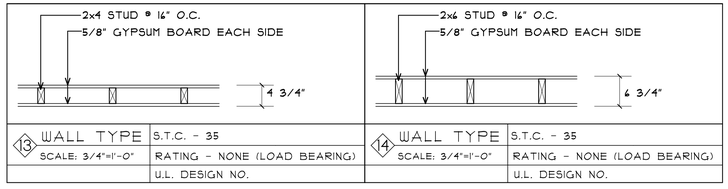
FOURTH FLOOR PLAN AREA "A"

SCALE: 1/8" = 1'-0" 14 TOTAL UNITS

PLAN KEY

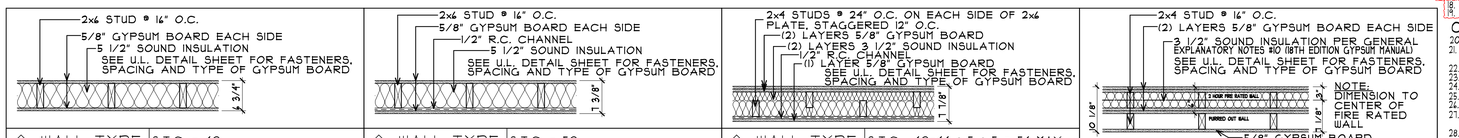
1 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE



13 WALL TYPE	S.T.C. - 35
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)
	U.L. DESIGN NO.

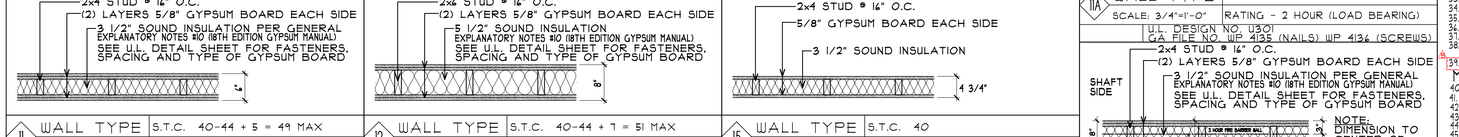
14 WALL TYPE	S.T.C. - 35
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)
	U.L. DESIGN NO.



4 WALL TYPE	S.T.C. - 40
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U305

6 WALL TYPE	S.T.C. - 50
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U305

8 WALL TYPE	S.T.C. 40-44 + 5 + 5 = 54 MAX
SCALE: 3/4"=1'-0"	RATING - 1 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U305 GA FILE NO. WP 3380



11 WALL TYPE	S.T.C. 40-44 + 5 = 49 MAX
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

12 WALL TYPE	S.T.C. 40-44 + 7 = 51 MAX
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

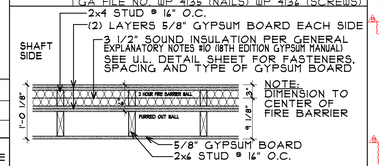
15 WALL TYPE	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)

16 WALL TYPE	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)

16V WALL TYPE	S.T.C. 40
SCALE: 3/4"=1'-0"	RATING - NONE (LOAD BEARING)

12B WALL TYPE	S.T.C. 52 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

11A WALL TYPE	S.T.C. 50 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



11B WALL TYPE	S.T.C. 50 MIN.
SCALE: 3/4"=1'-0"	RATING - 2 HOUR (LOAD BEARING)
	U.L. DESIGN NO. U301 GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

FLOOR PLAN NUMBER NOTES

EXTERIOR/ENTRY/LOBBY NOTES

1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES, SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM, SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" JULIET BALCONY, SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A501.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN. 1 LAYER. SEE DETAILS 1/A301A, 1/A302A & 1NT. ELEVATIONS 45-46/A402.
14. 1X4 STAINED WOOD TRIM @ 24" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAUILSTERS @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION IN FLOOR MATERIAL, VERIFY W/ OWNER.
18. BIKE STORAGE EACH STALL (TYP.)
19. SOAP DISPENSER, SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY EXIT LIGHTING PER CODE, SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET, SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY, SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 1' OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER.
25. 42" HIGH HALF WALL WITH WOOD CAP. SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT.
27. SWINGING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUING DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH. VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED, SEE WALL TYPE.
31. 2 HOUR RATED SHAFT FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY, SEE DETAILS 415C, 14/A301.
33. ACCESSIBLE FAUCETS WITH LEVER OR BAR HANDLES, SEE DETAILS 12.3.1C/A301.
34. RECYCLING SPACE SHOWN HATCHED, SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x36" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STAND PIPE. VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 2 HOUR RATED FIRE WALL FROM TOP OF FIRST FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER, SEE DETAIL 4M/A302.

MECH./ELECT./STRUCT. NOTES

40. FLOOR DRAIN. VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK, SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT. VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP. VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER. SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT. SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT. SEE DETAIL 4/A702.
48. FLAMMABLE WASTE TRAP, SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET, SEE ELECT. PLANS.
50. 7' HIGH FENCE WITH 4' SWINGING GATE. VERIFY W/ G.C./OWNER.
51. MECH. EQUIP. SEE MECH. PLANS

GARAGE NOTES

52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN, SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL. SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD, SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL, SEE STRUCTURAL.
57. 12" CAST-IN PLACE WALL PANEL SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD, SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN, SEE 3/A100A.
63. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL, SEE DETAIL 2/A100A.
64. 8' WIDE MIN. ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE (ALT. 1 1/2" METAL FURRING STRIPS)
66. AREA WELL, SEE DETAIL 37/A903, SEE STRUCTURAL, CIVIL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB, SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS VERIFY LOCATION W/ G.C.
70. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA. PROVIDE SEPARATION AS REQ'D.
75. MIN. 3 HOUR RATED CIP PIER, SEE STRUCTURAL PLANS.
76. 14" CAST-IN PLACE WALL PANEL W/ 5'-8" VENEER, SEE STRUCT.
77. 6' HIGH FENCE WITH 12' SLIDING GATE. VERIFY W/ G.C./OWNER.

COMMUNITY & BREAK ROOM / PATIO NOTES

78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 11C/A301.
79. LINE OF UPPER CABINETS ABOVE.
80. GAS ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OFFSET FROM BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS.
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. TO MATCH EXISTING.
88. GAS FIREPLACE WITH MANTLE, SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE, SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A30I.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A301.
91. STONE VENEER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. CAST STONE FOR PEDESTRIAN CONCRETE
93. COLORED STAMPED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ A/V BEHIND.

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT	8'-0"	P	WALLS
CEILING	9'-0"	C	
BASE	10'-0"	B	
FLOOR		F	REMARKS

REMARKS:
1. PROVIDE 1X4 WOOD TRIM, STAINED AT 34" A.F.P.
2. SEE INT. ELEV. FOR TERMINATION HEIGHTS
3. SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4. TRUNCATED DOME

CEILING:
P ; PAINTED GYPSUM BOARD
ACT ; ACOUSTICAL CEILING TILE

BASE
RB ; RUBBER BASE
WD ; WOOD BASE
CT ; CERAMIC TILE

WALLS
CT ; CERAMIC TILE
P ; PAINTED GYPSUM BOARD & TEXTURED
PC ; PAINTED CONCRETE
EP ; EPOXY PAINT

FLOOR
C ; CARPET
CT ; CERAMIC TILE
FT ; FLOOR MAT
VP ; VINYL PLANK
VCT ; VINYL COMPOSITE TILE
RF ; RUBBER FLOOR
CONC ; CONCRETE

FOURTH FLOOR SPACES

CORRIDOR OHO*		STAIR "A" OH1		ELEV. LOBBY OH2		REFUSE OH3		STORAGE OH4		MECH. OH5		STAIR "B" OH6	
8'-0"	P	9'-0"	P	8'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P
ACT	P	P	P	ACT	P	P	P	P	P	P	P	P	P
RB	P	RB	P	RB	P	RB	P	RB	P	RB	P	RB	P
C	1	C	-	C	1	VCT	_	VCT	_	VCT	_	C	_
												CT	3

*SEE REFLECTED CEILING PLANS FOR CEILING FINISH SPECIFICATIONS

ELEV.

ELEVATOR	
-	-
-	-
-	-
CT	3

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DAVID MAJCHRZAK LICENSED ARCHITECT 49351 2-22-21 STATE OF MINNESOTA

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DEVELOPER: Duffy Development Company, Inc.

PROPOSED APARTMENT: BOTTINEAU RIDGE PHASE III MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS	REVISIONS COMMENTS
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		Δ 2-22-21

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET
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PLOTTED: 2-22-21 FILE: 19027P COM: S

A104A

FLOOR PLAN NUMBER NOTES

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1. MAINTAIN ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301.
2. FROST STOOP SIZED TO ACCOMMODATE ADA CLEARANCES, SEE STRUCTURAL PLANS.
3. FIRE DEPARTMENT HOSE CONNECTION. VERIFY LOCATION WITH FIRE MARSHAL.
4. FIRE DEPARTMENT KEY BOX. VERIFY LOCATION WITH FIRE MARSHAL.
5. FIRE DEPARTMENT SPRINKLER ALARM PANEL. VERIFY LOCATION WITH FIRE MARSHAL.
6. INTERCOM SECURITY SYSTEM. SEE ELECTRICAL PLANS.
7. 1'-0" X 1'-0" JULIET BALCONY, SEE STRUCTURAL PLANS.
8. LINE OF ROOF BELOW.
9. LINE OF ROOF, FLOOR OR BALCONY ABOVE, SHOWN DASHED.
10. RECESSED MAIL BOXES, SEE DETAIL 29/A802.
11. MODULAR FACE BRICK VENEER THIS LOCATION. VERIFY HEIGHT AND LOCATIONS WITH ELEVATIONS ON A501.
12. PROVIDE ACCESSIBLE AUTOMATIC DOOR OPEN BUTTON THIS LOCATION (MAIN ENTRY ONLY).
13. STRUCTURAL COLUMN W/ DECORATIVE COLUMN COVER, SEE STRUCT. MIN 1 LAYER. SEE DETAILS 1/A104, 1/A201A & INT. ELEVATIONS 45-4/A602.
14. 1X4 STAINED WOOD TRIM @ 34" A.F.F.
15. 42" HIGH GUARDRAIL WITH INTERMEDIATE HORIZONTAL BAULSTERS @ 4" O.C. MAX. SLOPE TO MATCH STAIR WHERE REQUIRED.
16. PROVIDED CARPET TRIM FINISHES & OUTLET AT TOP OF WALL FOR ITEMS ABOVE VESTIBULE.
17. TRANSITION IN FLOOR MATERIAL. VERIFY W/ OWNER.
18. BIKE STORAGE EACH STALL (TYP.)
19. SOAP DISPENSER, SEE DETAIL 4K/A302.

CORRIDOR/STAIR/GEN. NOTES

20. EMERGENCY/EXIT LIGHTING PER CODE. SEE ELECTRICAL PLANS FOR LOCATIONS.
21. FIRE EXTINGUISHER IN RECESSED CABINET, SEE DETAILS 10/A301 AND 5/A801. VERIFY LOCATIONS AND QUANTITIES WITH FIRE MARSHAL.
22. HANDRAIL MOUNTED 34-38" A.F.F. ON BOTH SIDES OF STAIRWAY, SEE INT. DES. SPECS. FOR FINISH/STYLE.
23. EXTEND HANDRAIL 11" OR WIDTH OF TREAD MIN. PAST BOTTOM RISER.
24. EXTEND HANDRAIL 12" PAST TOP RISER.
25. 42" HIGH HALF WALL WITH WOOD CAP, SLOPE TO MATCH STAIR WHERE REQUIRED.
26. REFUSE CHUTE IN 2 HOUR RATED SHAFT
27. SWINGING METAL GATE WITH SPRING HINGES TO PREVENT OCCUPANTS FROM CONTINUNG DOWN BELOW LEVEL OF EXIT IN AN EMERGENCY.
28. ELEVATOR CALL BUTTON CENTERED ON A 30"x48" FORWARD APPROACH, VERIFY LOCATION W/ ELEV. MFGR.
29. TWO WAY COMMUNICATION DEVICE & SIGNAGE FOR EMERGENCY CALL PER IBC SECTION 1009.8
30. 1 HOUR RATED FIRE BARRIER SHOWN HATCHED, SEE WALL TYPE
31. 2 HOUR RATED SHAFT FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE (SHOWN HATCHED).
32. ACCESSIBLE WALL MOUNTED LAVATORY AT 34" A.F.F. W/ ADA SLOPED CABINETRY, SEE DETAILS 415C, 14/A301.
33. ACCESSIBLE WATER CLOSET WITH GRAB BARS. SEE DETAILS 12,31C/A301.
34. RECYCLING SPACE SHOWN HATCHED, SEE COVER SHEET FOR CALCS.
35. 2 HOUR RATED ELEVATOR. VERIFY SHAFT CLEARANCES AND REQUIREMENTS W/ ELEV. MFGR. PROVIDE CERAMIC TILE FLOORING.
36. 22"x34" MIN. 1 HOUR RATED LOCKING ATTIC ACCESS DOOR. PROVIDE R-49 MIN. INSULATION AT DOOR. SEE DETAIL 2/A801.
37. STAND PIPE, VERIFY LOCATION W/ FIRE SPRINKLER PLANS.
38. 1 HOUR RATED FIRE WALL FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ROOF DECK OR RATED LID ABOVE (SHOWN HATCHED).
39. RECESSED PAPER TOWEL DISPENSER, SEE DETAIL 4H/A302.

MECH./ELECT./STRUCT. NOTES

40. FLOOR DRAIN, VERIFY LOCATION WITH PLUMBING PLANS.
41. SERVICE SINK, SEE PLUMBING PLANS BY OTHERS. PROVIDE FRP ON ADJACENT WALLS 48" HIGH MIN.
42. FOR EQUIPMENT THIS ROOM, SEE MECHANICAL/PLUMBING/ELECTRICAL PLANS.
43. LOUVER FOR HVAC EQUIPMENT, VERIFY W/ MECH. & STRUCT. DRAWINGS.
44. SUMP PIT W/ PUMP, VERIFY LOCATION W/ MECHANICAL DRAWINGS.
45. SPRINKLER RISER, SEE FIRE SUPPRESSION PLANS.
46. GARAGE H.V.A.C. UNIT, SEE MECHANICAL PLANS.
47. 24" DIA. REFUSE CHUTE IN 2 HOUR RATED SHAFT, SEE DETAIL 4/A702.
48. FLAMMABLE WASTE TRAP, SEE MECH. PLANS.
49. 30 AMP APPLIANCE STYLE OUTLET, SEE ELECT. PLANS.
50. 2' HIGH FENCE WITH 4' SWINGING GATE, VERIFY W/ G.C./OUNER.
51. MECH. EQUIP, SEE MECH. PLANS

GARAGE NOTES

52. MIN. 3 HOUR RATED PRE-CAST CONCRETE COLUMN, SEE STRUCTURAL PLANS.
53. SURFACE MOUNTED FIRE EXTINGUISHER. VERIFY LOCATIONS WITH FIRE MARSHAL, SEE DETAIL 10/A301.
54. MIN. 3 HOUR RATED PRE-CAST CONCRETE BEAM ABOVE, SHOWN DASHED. SEE STRUCTURAL PLANS.
55. CONCRETE FILLED STEEL PIPE BOLLARD, SEE DET. 42/A803.
56. CONCRETE MASONRY UNIT WALL, SEE STRUCTURAL.
57. 12" CAST-IN PLACE WALL PANEL, SEE STRUCT.
58. BOLT-DOWN STEEL PIPE BOLLARD, SEE DETAIL 42/A803.
59. SLOPE FLOOR AS REQ'D TO FLOOR DRAINS.
60. PAINTED PARKING STRIPES.
61. PAINTED PARKING STRIPED AREA FOR NO PARKING.
62. ACCESSIBLE PARKING STALL SIGN. SEE 3/A904.
63. ACCESSIBLE PARKING STALL WITH PAINTED SYMBOL. SEE DETAIL 2/A100A.
64. 8' WIDE MIN. ACCESSIBLE AISLE WITH PAINTED STRIPES MAX. SLOPE 1:48.
65. PROVIDE GYPSUM BOARD FINISH OVER CONCRETE WALLS THIS SPACE. (ALT.: 1 1/2" METAL FURRING STRIPS)
66. AREA SEALED. SEE DETAIL 3/1/A803. SEE STRUCTURAL AND MECHANICAL FOR FURTHER DETAILS.
67. CONCRETE APRON AT O.H. DOOR. VERIFY EXTENTS W/ G.C.
68. HOT / COLD WATER HOSE BIB, SEE PLUMBING PLANS.
69. PAINTED STALL NUMBERS. VERIFY LOCATION W/ G.C.
70. COMPACT PARKING STALL SIGN OR PAINTED ON SLAB. VERIFY W/ CITY.
71. RECYCLING CONTAINER PER CITY SPECS.
72. PRECAST BEAM SHOWN BELOW PRECAST PLANK, SHOWN DASHED.
73. TRASH CONTAINER ON WHEELS, SEE CITY SPECS.
74. ELECTRICAL EQUIPMENT THIS AREA. PROVIDE SEPARTION AS REQ'D.
75. MIN. 3 HOUR RATED CIP PIER. SEE STRUCTURAL PLANS.
76. 14" CAST-IN PLACE WALL PANEL W/ BRICK VENEER, SEE STRUCT.
77. 6' HIGH FENCE WITH 10' SLIDING GATE. VERIFY W/ G.C./OUNER.

COMMUNITY & BREAK ROOM / PATIO NOTES

78. ACCESSIBLE STAINLESS STEEL DOUBLE BOWL SINK. SEE DETAILS 9 & 11C/A301.
79. LINE OF UPPER CABINETS ABOVE.
80. ACCESSIBLE DISHWASHER. SEE DETAILS 9 & 10C/A301.
81. ACCESSIBLE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
82. PROVIDE SHELF FOR MICROWAVE UNDER COUNTER TOP.
83. ACCESSIBLE RANGE & VENTED HOOD. FRONT MOUNTED CONTROLS. SEE DETAILS 9 & 9C/A301.
84. WORK AREA COUNTER TOP OPEN BELOW @ 34" A.F.F. SEE DETAIL 9/A301.
85. P-LAM COUNTER TOP WITH BASE CABINETS BELOW @ 34" A.F.F. PROVIDE BACK SPLASH.
86. P-LAM ISLAND @ 34" A.F.F. SEE INT. ELEVS
87. 42" HIGH GUARDRAIL WITH INTERMEDIATE BALUSTERS @ 4" O.C. MAX. TO MATCH EXISTING.
88. GAS FIREPLACE WITH MANTLE SURROUND AND HEARTH. SEE INTERIOR DESIGN PLANS FOR FINISHES. EXHAUST THROUGH TRUSS SPACE. SEE MECH. PLANS.
89. CLEARANCE FOR FIXTURES OR APPLIANCES SHOWN DASHED. SEE SHEET A301.
90. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A301.
91. STONE VENNER ON FIREPLACE TO BE FLUSH WITH WINDOW JAMBS.
92. FLAT TOP OF PRECAST STEPS. SEE STRUCT.
93. COLORED STAMPED & SEALED CONCRETE FINISH TO MATCH EXISTING.
94. LOCATION FOR WALL MOUNTED T.V. PROVIDE OUTLET/ AV BEHIND.

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS W/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) ALL PUBLIC RESTROOMS TO HAVE TILE FLOOR, COVE BASE AND TILE WAINSCOT 48" A.F.F. ON WET WALLS (MIN.).

C) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

D) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.

E) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

F) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

G) VERIFY REQUIREMENTS FOR ALL SPECIALTY EQUIPMENT W/ MEP PLANS BY OTHERS.

H) PROVIDE EMERGENCY LIGHTING PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.

I) PROVIDE F.R.P. WALL PANELS @ JANITOR SINK AS REQUIRED.

J) FINISHED GYPSUM BOARD OPENING FOR MAILBOXES TO BE VERIFIED BY G.C. MAINTAIN ACCESSIBLE REACH RANGES. SEE DETAILS 10/A301, 28 & 29/A802.

K) VERIFY ELEVATOR SHAFT SIZE, PIT DEPTH AND OVERHEAD CLEARANCE W/ SUPPLIER.

L) HVAC CONTRACTOR TO PROVIDE CLEAR LOCKING THERMOSTAT COVER AT ALL PUBLIC AREAS.

M) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

N) G.C. TO PROVIDE IDENTIFICATION ON ALL FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE PARTITIONS AND SMOKE BARRIERS IN ACCESSIBLE CONCEALED SPACES. MIN. 3" LETTERING AND 3/8" STROKE IN CONTRASTING COLOR. 15' FROM THE END OF WALL AND NO MORE THAN 30' HORIZONTALLY.

O) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

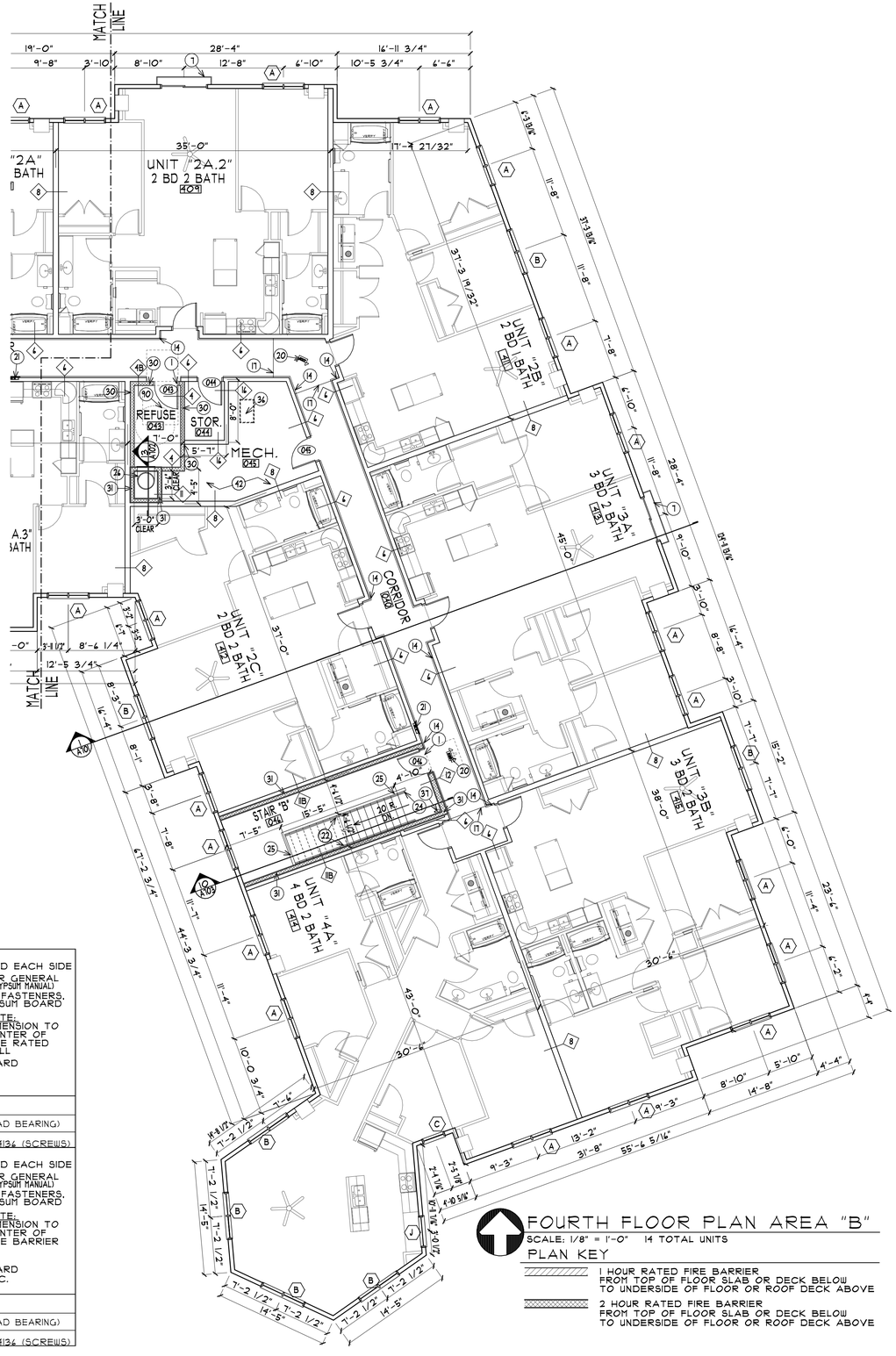
P) ALL STRUCTURAL STEEL SHALL BE FIRE PROTECTED WITH INTUMESCENT PAINT OR PER PROVIDED DETAILS INDEPENDENT OF THE ASSEMBLY THEY ARE WITHIN.

Q) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

R) GUTTERS AND DOWNSPOUTS SHOWN ON SITE & ROOF PLANS AND EXTERIOR ELEVATIONS.

S) LABEL ALL PLUMBING PIPES IN GARAGE

T) CORNER GUARDS @ ALL CORNERS IN COMMON AREAS



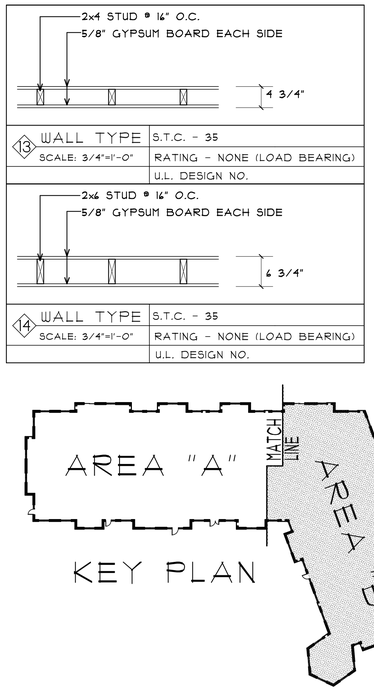
FOURTH FLOOR PLAN AREA "B"

SCALE: 1/8" = 1'-0" 14 TOTAL UNITS

PLAN KEY

1 HOUR RATED FIRE BARRIER
FROM TOP OF FLOOR SLAB OR DECK BELOW
TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE

2 HOUR RATED FIRE BARRIER
FROM TOP OF FLOOR SLAB OR DECK BELOW
TO UNDERSIDE OF FLOOR OR ROOF DECK ABOVE



ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT — P — WALLS
CEILING — GB
BASE — WD
FLOOR — P — REMARKS

REMARKS:
1. PROVIDE 2x4 WOOD TRIM, STAINED AT 34" A.F.F.
2. SEE INT. ELEV. FOR TERMINATION HEIGHTS
3. SEE SPECIFICATIONS FOR ELEVATOR FINISHES
4. TRUNCATED DOME

CEILING:
P ; PAINTED GYPSUM BOARD
ACT ; ACOUSTICAL CEILING TILE

BASE
RB ; RUBBER BASE
WD ; WOOD BASE
CT ; CERAMIC TILE

WALLS
CT ; CERAMIC TILE
P ; PAINTED GYPSUM BOARD
T ; TEXTURED
PC ; PAINTED CONCRETE
EP ; EPOXY PAINT

FLOOR
C ; CARPET
CT ; CERAMIC TILE
FM ; FLOOR MAT
VP ; VINYL PLANK
VCT ; VINYL COMPOSITE TILE
RF ; RUBBER FLOOR
CONC ; CONCRETE

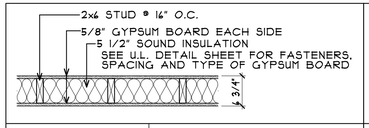
FOURTH FLOOR SPACES

CORRIDOR OH0*		STAIR "A" OH1		ELEV. LOBBY OH2		REFUSE OH3		STORAGE OH4		MECH. OH5		STAIR "B" OH6		
8'-0"	P	9'-0"	P	8'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	9'-0"	P	
ACT	P	P	P	ACT	P	P	P	P	P	P	P	P	P	P
RB	P	RB	P	RB	P	RB	P	RB	P	RB	P	RB	P	
C	1	C	-	C	1	VCT	_	VCT	_	VCT	_	C	_	

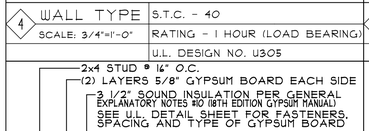
*SEE REFLECTED CEILING PLANS FOR CEILING FINISH SPECIFICATIONS

ELEV.

ELEVATOR		
-		-
-		-
-		-
CT		3

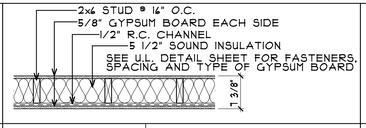


13 WALL TYPE | S.T.C. - 35
SCALE: 3/4"=1'-0" | RATING - NONE (LOAD BEARING)
U.L. DESIGN NO.

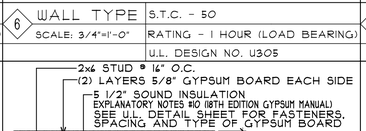


14 WALL TYPE | S.T.C. - 35
SCALE: 3/4"=1'-0" | RATING - NONE (LOAD BEARING)
U.L. DESIGN NO.

16 WALL TYPE | S.T.C. 40
SCALE: 3/4"=1'-0" | RATING - NONE (LOAD BEARING)

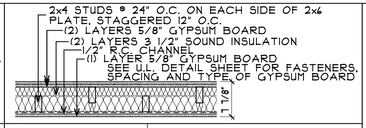


6 WALL TYPE | S.T.C. - 50
SCALE: 3/4"=1'-0" | RATING - 1 HOUR (LOAD BEARING)
U.L. DESIGN NO. U305

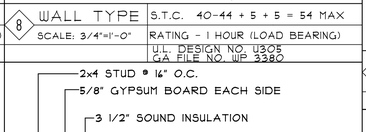


11 WALL TYPE | S.T.C. 40-44 + 5 = 49 MAX
SCALE: 3/4"=1'-0" | RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

16 WALL TYPE | S.T.C. 40
SCALE: 3/4"=1'-0" | RATING - NONE (LOAD BEARING)



12 WALL TYPE | S.T.C. 40-44 + 7 = 51 MAX
SCALE: 3/4"=1'-0" | RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



16V WALL TYPE | S.T.C. 40
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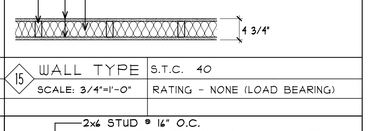
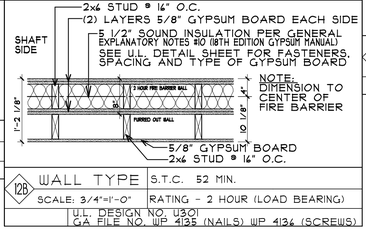
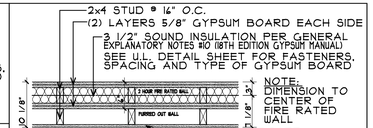


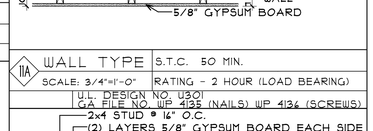
15 WALL TYPE | S.T.C. 40
SCALE: 3/4"=1'-0" | RATING - NONE (LOAD BEARING)



12B WALL TYPE | S.T.C. 52 MIN.
SCALE: 3/4"=1'-0" | RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



11A WALL TYPE | S.T.C. 50 MIN.
SCALE: 3/4"=1'-0" | RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)



11B WALL TYPE | S.T.C. 50 MIN.
SCALE: 3/4"=1'-0" | RATING - 2 HOUR (LOAD BEARING)
U.L. DESIGN NO. U301
GA FILE NO. WP 4135 (NAILS) WP 4136 (SCREWS)

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BRADLEY D. MAJCHRZAK
43024
2-22-21
STATE OF MINNESOTA

These documents are not valid for building permit, unless signed in ink, and dated. Copies are not valid.
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.
Name DAVID MAJCHRZAK

DEVELOPER:
Duffy Development Company, Inc.

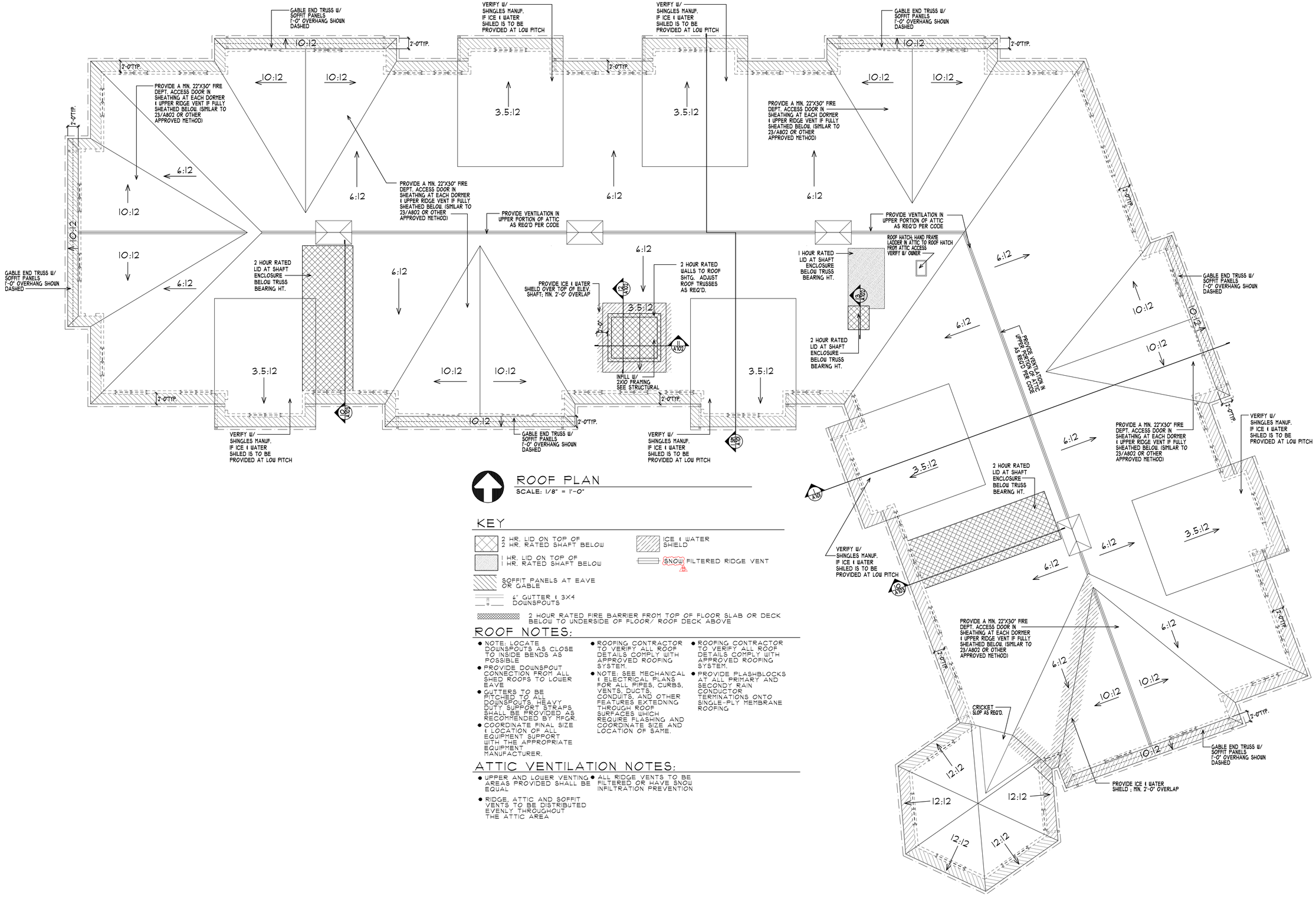
PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS
	4 2-22-21 PROPOSAL REQUEST #1

Project No.
19027
Submittal Date:
FEB. 22ND, 2021
Document Set:
PERMIT SET

A104B

PLOTTED: 2-22-21 FILE: 19027P COM: 5



ROOF PLAN

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

KEY

- 2 HR. LID ON TOP OF 2 HR. RATED SHAFT BELOW
- 1 HR. LID ON TOP OF 1 HR. RATED SHAFT BELOW
- SOFFIT PANELS AT EAVE OR GABLE
- 6" GUTTER & 3X4 DOWNSPOUTS
- ICE & WATER SHIELD
- SNOW FILTERED RIDGE VENT
- 2 HOUR RATED FIRE BARRIER FROM TOP OF FLOOR SLAB OR DECK BELOW TO UNDERSIDE OF FLOOR/ ROOF DECK ABOVE

ROOF NOTES:

- NOTE: LOCATE DOWNSPOUTS AS CLOSE TO INSIDE BENDS AS POSSIBLE
- PROVIDE DOWNSPOUT CONNECTION FROM ALL SHED ROOFS TO LOWER EAVE
- GUTTERS TO BE PITCHED TO ALL DOWNSPOUTS. HEAVY DUTY SUPPORT STRAPS SHALL BE PROVIDED AS RECOMMENDED BY MFGR.
- COORDINATE FINAL SIZE & LOCATION OF ALL EQUIPMENT SUPPORT WITH THE APPROPRIATE EQUIPMENT MANUFACTURER.
- ROOFING CONTRACTOR TO VERIFY ALL ROOF DETAILS COMPLY WITH APPROVED ROOFING SYSTEM.
- NOTE: SEE MECHANICAL & ELECTRICAL PLANS FOR ALL PIPES, CURBS, VENTS, DUCTS, CONDUITS, AND OTHER FEATURES EXTEDNING THROUGH ROOF SURFACES WHICH REQUIRE FLASHING AND COORDINATE SIZE AND LOCATION OF SAME.
- ROOFING CONTRACTOR TO VERIFY ALL ROOF DETAILS COMPLY WITH APPROVED ROOFING SYSTEM.
- PROVIDE FLASHBLOCKS AT ALL PRIMARY AND SECONDY RAIN CONDUCTOR TERMINATIONS ONTO SINGLE-PLY MEMBRANE ROOFING

ATTIC VENTILATION NOTES:

- UPPER AND LOWER VENTING AREAS PROVIDED SHALL BE EQUAL
- RIDGE, ATTIC AND SOFFIT VENTS TO BE DISTRIBUTED EVENLY THROUGHOUT THE ATTIC AREA
- ALL RIDGE VENTS TO BE FILTERED OR HAVE SNOW INFILTRATION PREVENTION

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Sauk Cloud, MN 56301
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www.colegrparchitects.com

DAVID MAJCHRZAK LICENSED ARCHITECT 2-22-21 STATE OF MINNESOTA

These documents are not valid for bidding permit unless signed in ink and over sealed. Copies are not valid.
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.
Name: DAVID MAJCHRZAK

DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS
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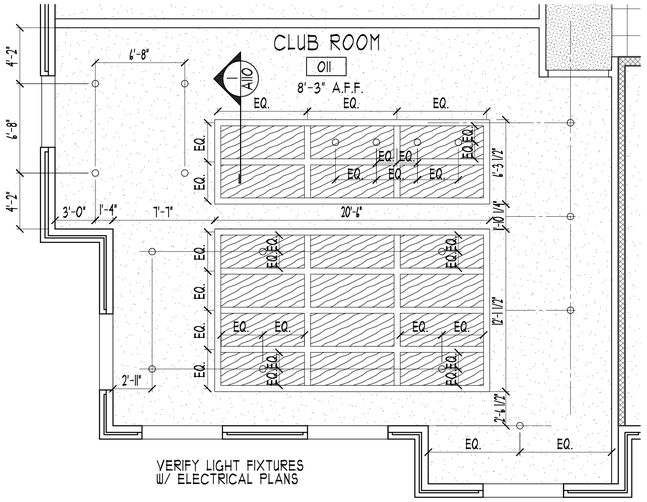
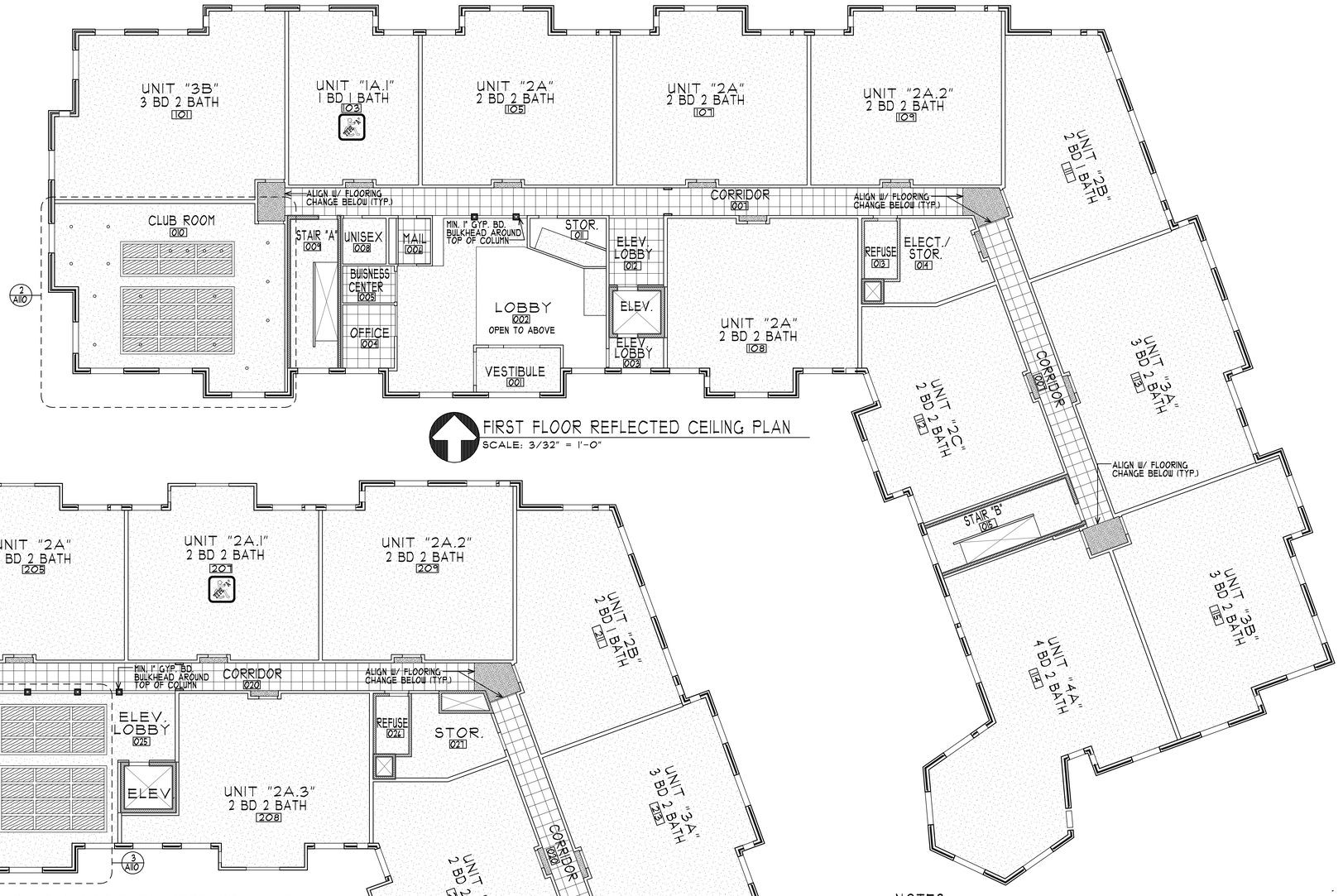
Project No.
19027
Submittal Date:
FEB. 22ND, 2021
Document Set:
PERMIT SET

A105

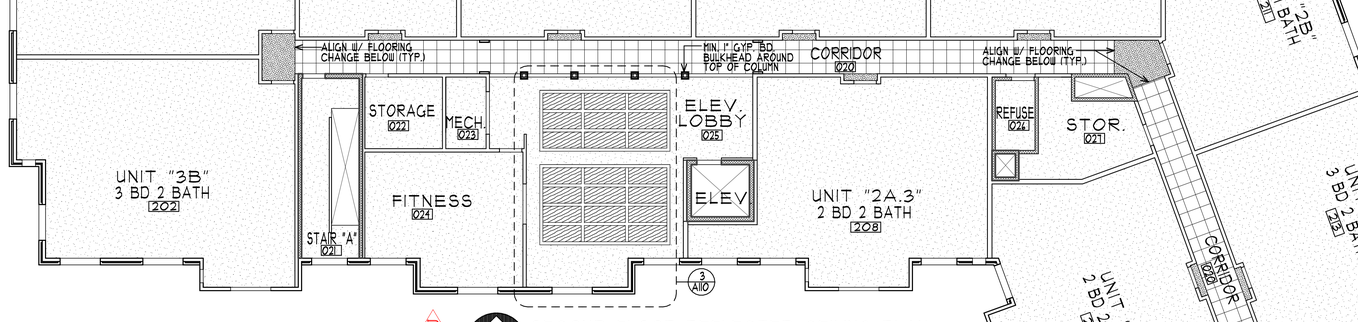
PLOTTED: 2-22-21 FILE: 19027P COM: 5



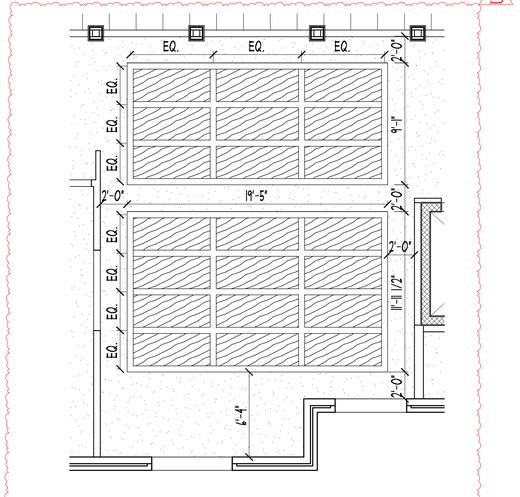
2 CLUB ROOM REFLECTED CEILING PLAN
SCALE 3/16"=1'-0"



FIRST FLOOR REFLECTED CEILING PLAN
SCALE: 3/32" = 1'-0"



SECOND FLOOR REFLECTED CEILING PLAN
SCALE: 3/32" = 1'-0"



3 2 STORY LOBBY REFLECTED CEILING PLAN
SCALE 3/16"=1'-0"

NOTES:
- ALL CEILING GRIDS TO HAVE A FULL WIDTH TILE CENTERED IN THE CORRIDOR AND EQUAL SIZED TILES ON EITHER SIDE TO THE WALLS.
- ALL SUSPENDED CEILINGS TO BE 2'X2' REVEALED EDGE
- SUSPENDED CEILING TO BE 8'-0 1/4" A.F.F MIN.

CEILING FINISH KEY
- PAINTED GYPSUM BOARD CEILING AT BOTTOM OF TRUSS ABOVE (9'-0" A.F.F.)
- PAINTED GYPSUM BOARD SOFFIT, @ 8'-0"
- WOOD TRIM PANELING
- 2'x2' ACOUSTIC CEILING TILE CENTERED IN CORRIDORS (8'-0 1/4" A.F.F.)
- NO CEILING THIS AREA

1 A110 COFFERED CEILING DETAIL
SCALE: 1/2" = 1'-0"

COLE GROUP ARCHITECTS LLC.
214 First Avenue South
Suite 102
Sartell, MN. 56377
(320) 656-6710
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DAVID MAJCHRZAK LICENSED ARCHITECT 49554 2-22-21 STATE OF MINNESOTA

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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 MN
Name DAVID MAJCHRZAK

DEVELOPER: Duffy Development Company, Inc.

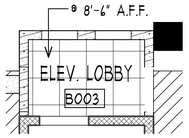
PROPOSED APARTMENT: BOTTINEAU RIDGE PHASE III MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS
	2-22-21 PERMIT SUBMITTAL

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET

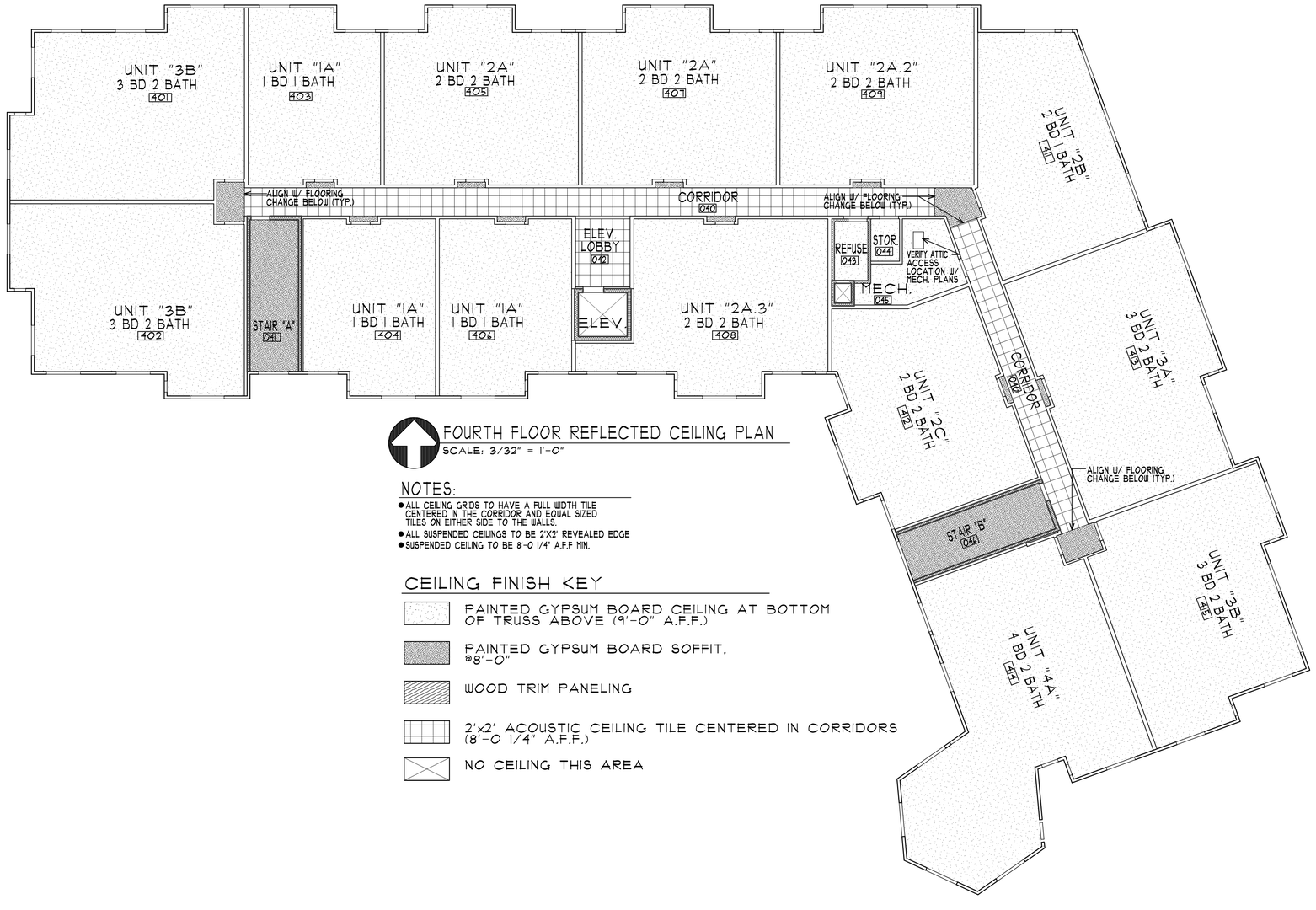
A110

PLOTTED: 2-22-21 FILE: 19027P COM: 5



2 GARAGE ELEV. LOBBY REFLECTED CEILING PLAN
SCALE 3/16"=1'-0"

THIRD FLOOR REFLECTED CEILING PLAN
SCALE: 3/32" = 1'-0"



FOURTH FLOOR REFLECTED CEILING PLAN
SCALE: 3/32" = 1'-0"

NOTES:
- ALL CEILING GRIDS TO HAVE A FULL WIDTH TILE CENTERED IN THE CORRIDOR AND EQUAL SIZED TILES ON EITHER SIDE TO THE WALLS.
- ALL SUSPENDED CEILINGS TO BE 2'X2' REVEALED EDGE
- SUSPENDED CEILING TO BE 8'-0 1/4" A.F.F MIN.

CEILING FINISH KEY
- PAINTED GYPSUM BOARD CEILING AT BOTTOM OF TRUSS ABOVE (9'-0" A.F.F.)
- PAINTED GYPSUM BOARD SOFFIT, @8'-0"
- WOOD TRIM PANELING
- 2'x2' ACOUSTIC CEILING TILE CENTERED IN CORRIDORS (8'-0 1/4" A.F.F.)
- NO CEILING THIS AREA

NOTES:
- ALL CEILING GRIDS TO HAVE A FULL WIDTH TILE CENTERED IN THE CORRIDOR AND EQUAL SIZED TILES ON EITHER SIDE TO THE WALLS.
- ALL SUSPENDED CEILINGS TO BE 2'X2' REVEALED EDGE
- SUSPENDED CEILING TO BE 8'-0 1/4" A.F.F MIN.

CEILING FINISH KEY
- PAINTED GYPSUM BOARD CEILING AT BOTTOM OF TRUSS ABOVE (9'-0" A.F.F.)
- PAINTED GYPSUM BOARD SOFFIT, @ 8'-0"
- WOOD TRIM PANELING
- 2'x2' ACOUSTIC CEILING TILE CENTERED IN CORRIDORS (8'-0 1/4" A.F.F.)
- NO CEILING THIS AREA

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DAVID MAJCHRZAK LICENSED ARCHITECT 48567 2-22-21 STATE OF MINNESOTA

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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.
Name DAVID MAJCHRZAK

DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS

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Project No.
19027
Submittal Date:
FEB. 22ND, 2021
Document Set:
PERMIT SET
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A130

PLOTTED: 2-22-21 FILE: 19027P COM: 5

UNIVERSAL DESIGN NOTES:

ADDITIONAL UNIVERSAL DESIGN FEATURES (THIS PROJECT):

A) HIGH CONTRAST FINISH SELECTIONS THAT INCLUDE FLOOR TO WALL TRANSITIONS, TOP TREADS OF STAIRS, COUNTERS AND ADJACENT FLOORINGS AND WALLS.

B) SINGLE LEVER, HANDS FREE OR TOUCH TYPE FAUCETS ARE PROVIDED THROUGHOUT THE UD DWELLING UNIT.

C) SLIP RESISTANT FLOORING IN KITCHENS AND BATHS IN THE UD DWELLING UNITS

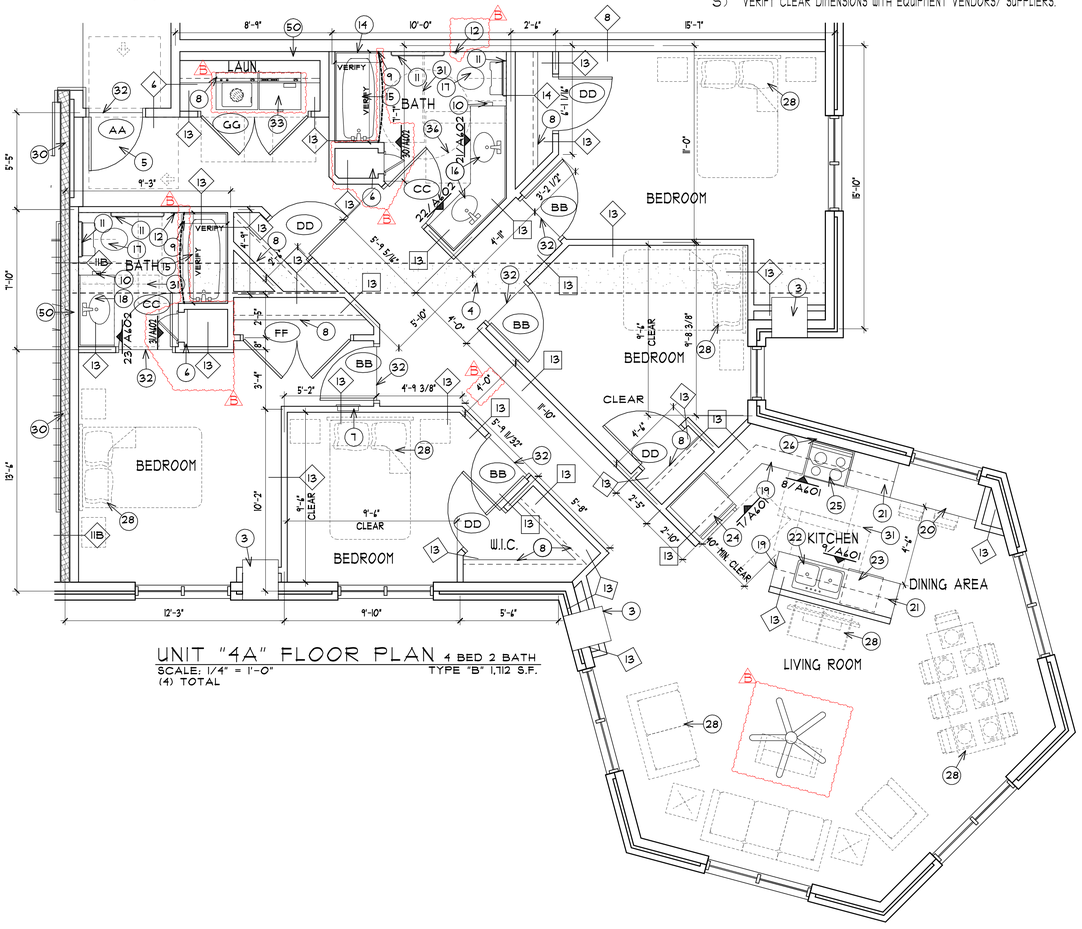
D) ON-SITE ACCESSIBLE PHYSICAL ACTIVITY IS PROVIDED VIA A FITNESS AREA, BIKING PATH, WALKING PATH OR COMMUNITY GARDEN.

E) CABINET HARDWARE WITH "D" TYPE PULL HANDLES OR OPERATION FOR PEOPLE WITH LIMITED DEXTERITY.

F) ZERO THRESHOLD SHOWER OR TRANSFER SPACE AT TUB IS PROVIDED AT A MINIMUM OF HALF THE QUALIFYING UD UNITS, ROUNDED UP TO THE NEARER WHOLE NUMBER.

G) TOILETS WITH SEATS 17" - 19" FROM THE FLOOR.

H) A COVERED CANOPY WITH ADEQUATE LIGHTING IS PROVIDED AT EXTERIOR MAIN UNIT ENTRY. AN INTERIOR OR EXTERIOR BENCH SPACE FOR PARCELS OR GROCERIES IS PROVIDED.



UNIT "4A" FLOOR PLAN 4 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 1,712 S.F.
(4) TOTAL

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

C) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

D) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

E) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

F) VERIFY REQUIREMENTS OF ALL SPECIALTY EQUIPMENT w/ OWNER.

G) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

H) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

J) PROVIDE TENANT DECK / PATIO LIGHTING. SEE ELECTRICAL PLANS BY OTHERS.

K) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

L) ALL BATH FANS SHALL BE LOW ZONE AND WIRED TO LIGHT SWITCH.

M) ALL WINDOW SILLS TO BE CULTURED MARBLE.

N) ALL PRIVATE WATER FIXTURES TO BE WATER SENSE-LABELED.

O) ALL BATHROOM FANS, DISHWASHERS AND REFRIGERATORS TO BE ENERGY STAR RATED.

P) ALL UNITS TO HAVE INDIVIDUAL ELECTRIC METERS.

Q) ALL LAVATORIES SHALL BE 1.28 GALLONS PER FLUSH, SHOWER HEADS AT 2.0 GPM, BATHROOM FAUCETS AT 1.5 GPM & KITCHEN FAUCETS AT 2.0 GPM.

R) PROVIDE ACOUSTIC MAT AT ALL HARD SURFACE AREAS.

S) VERIFY CLEAR DIMENSIONS WITH EQUIPMENT VENDORS/ SUPPLIERS.

UNIVERSAL DESIGN NOTES:

MINIMUM ESSENTIAL UNIVERSAL DESIGN FEATURES REQUIRED:

A) AT LEAST ONE BEDROOM MUST BE ON AN ACCESSIBLE LEVEL AND ON AN ACCESSIBLE ROUTE.

B) AT LEAST 42" MIN. HALLWAYS MUST BE INCLUDED WITHIN A UNIT.

C) AT LEAST ONE, THREE QUARTER BATHROOM ON AN ACCESSIBLE LEVEL WITH A MIN. 5'-0" OPEN RADIUS. ACCESSIBLE "T" TURN CLEARANCE MAY BE ACCEPTED IN LIEU OF 5'-0" OPEN RADIUS.

D) ALL DOORS AND PLUMBING FIXTURES MUST HAVE LEVER HANDLES.

E) WALL BLOCKING MUST BE PROVIDED IN ALL TUB AND SHOWER AREAS.

F) DOOR THRESHOLDS FLUSH WITH THE FLOOR WITH MAX. THRESHOLD HEIGHT OF 1/2" BEVELED OR 1/4" SQUARE EDGE.

G) KITCHEN AND LAUNDRY APPLIANCES MUST HAVE PARALLEL APPROACH. CLEAR FLOOR SPACE WITH ALL CONTROLS WITHIN A MAX. HEIGHT OF 48". OVEN CONTROLS MUST HAVE A LOCK-OUT FEATURE. STACKABLE LAUNDRY UNITS WITH A MAX. REACH RANGE OF 54" WILL MEET THIS REQUIREMENT.

H) IF MICROWAVE/EXHAUST HOOD COMBINATION APPLIANCES ARE PROVIDED IN 95% OF UD UNITS, THEN THE REMAINING 5% OF UD UNITS MUST PROVIDE A COUNTERTOP OR OTHER ACCESSIBLE MICROWAVE OR HAVE ONE IN STOCK AND ON-SITE AND AVAILABLE UPON REQUEST.

I) KITCHEN SINK AREA MUST BE 30" WIDE MIN. WITH A CABINET PANEL CONCEALING PIPING OR A HAVE REMOVABLE BASE CABINET.

J) ALL COMMON SPACE AMENITIES PROVIDED IN THE DEVELOPMENT MUST BE ON AN ACCESSIBLE ROUTE.

K) DECK AND PATIO SPACES MUST HAVE A STEP-LESS TRANSITION MEETING DOOR THRESHOLD REQUIREMENTS ABOVE, WITH DECKING GAPS NO GREATER THAN 1/4". A STEP-LESS TRANSITION AND DOOR THRESHOLD MEETING REQUIREMENTS AS PROMULGATED BY MINNESOTA ACCESSIBILITY CODE FOR TYPE "A" UNITS IS ALSO PERMITTED.

L) UD FEATURES ARE INCORPORATED IN AN AESTHETICALLY PLEASING, MARKETABLE, NON-INSTITUTIONAL MANNER.

UNIT SPACES

LIVING/HALL		
9'-0"		TCB
TCB	TCB	TCB
WD		TCB
V.P.		_

KITCHEN/DINING		
9'-0"		TCB
TCB	TCB	TCB
WD		TCB
V.P.		_

BEDROOM		
9'-0"		TCB
TCB	TCB	TCB
WD		TCB
CARPET		_

UTILITY/LAUNDRY		
9'-0"		TCB
TCB	TCB	TCB
WD		TCB
S.V.		_

BATHROOM		
9'-0"		TCB
TCB	TCB	TCB
WD		TCB
S.V.		_

CLOSET		
9'-0"		TCB
TCB	TCB	TCB
WD		TCB
MATCH ROOM		_

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT — CEILING — BASE — FLOOR — WALLS — REMARKS

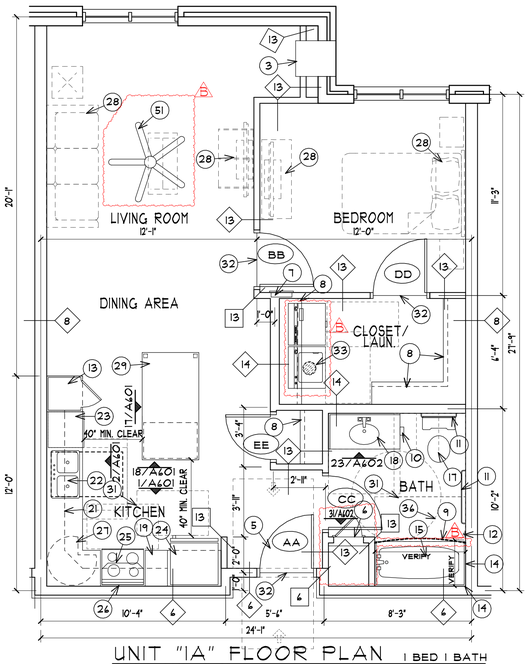
CEILING:
TGB : TEXTURED & PAINTED GYPSUM BOARD

WALLS
TGB : TEXTURED & PAINTED GYPSUM BOARD

REMARKS:
1 : NOT USED

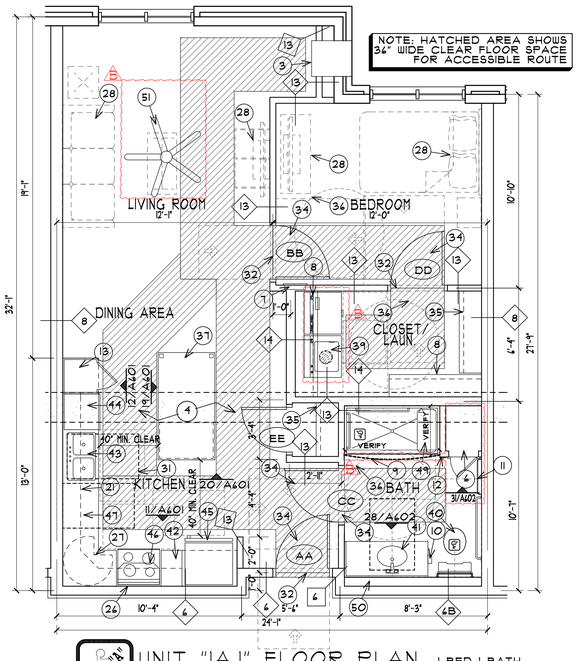
BASE
V : VINYL

FLOOR
C : CARPET
SV : SHEET VINYL
VP : VINYL PLANK



UNIT "1A" FLOOR PLAN 1 BED 1 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 732 S.F.
(4) TOTAL

UNIT "1A" FLOOR PLAN 1 BED 1 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 732 S.F.
(1) TOTAL
HEARING AND VISION IMPAIRED AT 213



UNIT "1A.1" FLOOR PLAN 1 BED 1 BATH
SCALE: 1/4" = 1'-0" TYPE "A" 732 S.F.
(1) TOTAL

UNIT PLAN NUMBER NOTES:

TYPE "B" UNIT NOTES/ GENERAL:

1. PRE-FABRICATED JULIET BALCONY W/ 42" HIGH GUARD RAILS AND BALUSTERS @ 4" O.C.
2. GYP. BD. BULKHEAD AT 80", SHOWN DASHED.
3. THRU-WALL A/C UNIT. SEE MECHANICAL PLANS. PROVIDE REMOTE OR WALL MOUNTED THERMOSTAT WITH IN REACH RANGE. SEE DETAIL 10/A301.
4. PRE-CAST BEAM BELOW FIRST FLOOR SHOWN DASHED. (ADJUST PLUMBING AS REQ'D.)
5. UNIT ENTRY DOOR TO MEET THE REQUIREMENTS OF DETAIL 7/A301.
6. CABINET FACE FRAME W/ DOOR TO ADJUSTABLE LINEN SHELVES; SEE DETAILS 49-50/A402.
7. ELECTRICAL PANEL INSTALL WITH IN ACCESSIBLE REACH RANGE ###TOP BREAKER MAX. 48" A.F.F.### VERIFY LOCATION WITH ELECTRICAL PLANS.
8. CLOTHES ROD & COATED WIRE SHELF, SEE DETS. 51-41/A402.
9. SHOWER CURTAIN ROD, SEE DETAIL 4F/A302.
10. TOILET PAPER HOLDER SEE SHEET A301 FOR MOUNTING LOCATIONS.
11. TOWEL BAR, SEE DETAIL 4E/A302.
12. ROBE HOOK, SEE DETAIL 4V/A302.
13. PANTRY/LINEN CABINET w/ ADJUSTABLE SHELVING BY CABINET SUPPLIER; SEE DET. 49-50/A402.
14. INSTALL 5/8" GYPSUM BOARD BEHIND TUB/SHOWER SURROUND TO MAINTAIN 1 HOUR FIRE RATING. SEE DETAIL 3/A801.
15. BATH TUB WITH FIBERGLASS SURROUND. PROVIDE BLOCKING FOR FUTURE GRAB BARS. SEE DETAILS 11, 1B & 2B/A301.
16. CULTURED MARBLE DOUBLE VANITY TOP WITH SINK. SEE DETAILS 4 & 4B/A301.
17. WATER CLOSET WITH FAN ABOVE. PROVIDE BLOCKING FOR FUTURE GRAB BARS. SEE DETAILS 1, 2, 3, 4B, 7B & 1A/A301.
18. CULTURED MARBLE VANITY TOP WITH SINK. SEE DETAILS 4 & 4B/A301.
19. P-LAM. COUNTERTOP WITH BASE CABINETS AT 34" A.F.F.
20. P-LAM. COUNTERTOP WITH EATING BAR AT 34" A.F.F.
21. LINE OF UPPER CABINETS SHOWN DASHED.
22. STAINLESS STEEL DOUBLE BOWL KITCHEN SINK, PROVIDE LIGHT ABOVE SINK UNDER UPPER CABINETS. SEE ELECTRICAL PLANS. REMOVABLE CABINET FRONT TO MEET THE REQTS OF DETS. 9 & 11/A301. WALLS & FLOOR BELOW SINK TO BE FINISHED, SEE DET. 1A/A2A/A301.
23. DISHWASHER. SEE DETAIL 10B/A301.
24. FROST FREE REFRIGERATOR/FREEZER, SEE DETAIL 8B/A301.
25. RANGE WITH VENTED HOOD, SEE DETAIL 9B/A301.
26. PROVIDE GREASE SHIELD ON ADJACENT WALLS OF THE RANGE.
27. LAZY SUSAN, VERIFY W/ OWNER.
28. FURNITURE BY RESIDENT, SHOWN FOR SPACE PLANNING ONLY.
29. P-LAM. MOVABLE ISLAND, SEE DET. 11-B/A401.
30. FIRE BARRIER SHOWN HATCHED. SEE FLOOR PLANS FOR TYPE AND EXTENTS.
31. DASHED LINES INDICATE REQUIRED ADA CLEARANCES, SEE SHEET A301 FOR MORE INFORMATION.
32. CHANGE IN FLOORING MATERIAL.
33. CLOTHES WASHER W/ DISASTER PAN TIED TO FLOOR DRAIN AND DRYER. SEE PLUMBING AND ELECTRICAL PLANS FOR CONNECTIONS.

ADDITIONAL TYPE "A" UNIT NOTES:

34. THIS DOOR SHALL MEET ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301 OR CLEARNACES SHOWN ON PLAN.
35. CLOTHES ROD & COATED WIRE SHELF. SEE DETAIL 8C/A301 & 41-48/A402.
36. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED, SEE DETAIL 1C/A301.
37. P-LAM. COUNTERTOP WITH EATING BAR AT 34" A.F.F.
38. ACCESSIBLE TUB WITH FIBERGLASS SURROUND. PROVIDE BLOCKING & INSTALL GRAB BARS. SEE DETAILS 11/2 & 3A/A301. VERIFY ROUGH OPENING SIZES WITH CUT SHEETS.
39. ADA COMPLIANT CLOTHES WASHER W/ DISASTER PAN TIED TO FLOOR DRAIN AND DRYER. SEE PLUMBING AND ELECTRICAL PLANS FOR CONNECTIONS.
40. ADA COMPLIANT WATER CLOSET WITH FAN ABOVE. PROVIDE BLOCKING & INSTALL GRAB BARS. SEE DETAILS 1,2,3 & 1C/A301.
41. CULT. MARBLE VANITY WITH SINK. PROVIDE REMOVABLE CABINETRY BELOW SINK TO MEET THE REQUIREMENTS OF DET. 1C/A301. WALLS & FLOOR BELOW VANITY TO BE FINISHED, SEE DETS. 4A & 5A/A301.
42. P-LAM. COUNTERTOP WITH BASE CABINETS AT 34" A.F.F.
43. STAINLESS STEEL DOUBLE BOWL SINK, PROVIDE LIGHT FIXTURE ABOVE SINK UNDER UPPER CABINETS. PROVIDE REMOVABLE CABINETRY BELOW TO MEET THE REQTS OF DETS. 9/A301. WALLS & FLOOR BELOW SINK TO BE FINISHED, SEE DET. 1A/A2A/A301.
44. ADA COMPLIANT DISHWASHER. SEE DETAIL 10C/A301.
45. ADA COMPLIANT FROST FREE REFRIGERATOR/FREEZER, SEE DETAIL 8C/A301.
46. ADA COMPLIANT RANGE WITH FRONT OR SIDE CONTROLS & VENT HOOD ABOVE. SEE DETAILS 9 & 9C/A301.
47. ADA COMPLIANT WORK AREA 30" WIDE MIN. WITH FORWARD APPROACH & REMOVABLE CABINETRY UNDER COUNTER TOP, LOCATED ADJACENT TO RANGE, SEE DETS. 4 & 12A/A301. WALLS & FLOOR BELOW COUNTER TO BE FINISHED.
48. ACCESSIBLE P-LAM. MOVABLE ISLAND, SEE DET. 11-2D/A401.
49. ADA COMPLIANT ROLL-IN SHOWER W/ RUBBER ROLLOVER WATER DAM, SLOPE TO DRAIN. PROVIDE BLOCKING FOR GRAB BARS & INSTALL MAX 1/2" BEVELED TRANSITION. SEE DETAILS 13/13A/A301.
50. 2X FURRING WALL FOR PLUMBING/ ELECTRICAL/, STRUCTURAL. ADD SOUND INSULATION WHEN ADJACENT TO SHAFT.
51. CEILING FAN, SEE ELECTRICAL SPECIFICATIONS.

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DAVID MAJCHRZAK LICENSED ARCHITECT 22-22 MINNESOTA

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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.
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Name DAVID MAJCHRZAK

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PLOTTED: 2-22-21 FILE: 19027N COM: 5

UNIVERSAL DESIGN NOTES:

MINIMUM ESSENTIAL UNIVERSAL DESIGN FEATURES REQUIRED:

A) AT LEAST ONE BEDROOM MUST BE ON AN ACCESSIBLE LEVEL AND ON AN ACCESSIBLE ROUTE.

B) AT LEAST 42" MIN. HALLWAYS MUST BE INCLUDED WITHIN A UNIT.

C) AT LEAST ONE, THREE QUARTER BATHROOM ON AN ACCESSIBLE LEVEL, WITH A MIN. 5'-0" OPEN RADIUS. ACCESSIBLE "T" TURN CLEARANCE MAY BE ACCEPTED IN LIEU OF 5'-0" OPEN RADIUS.

D) ALL DOORS AND PLUMBING FIXTURES MUST HAVE LEVER HANDLES.

E) WALL BLOCKING MUST BE PROVIDED IN ALL TUB AND SHOWER AREAS.

F) DOOR THRESHOLDS FLUSH WITH THE FLOOR WITH MAX. THRESHOLD HEIGHT OF 1/2" BEVELED OR 1/4" SQUARE EDGE.

G) KITCHEN AND LAUNDRY APPLIANCES MUST HAVE PARALLEL APPROACH. CLEAR FLOOR SPACE WITH ALL CONTROLS WITHIN A MAX. HEIGHT OF 48". OVEN CONTROLS MUST HAVE A LOCK-OUT FEATURE. STACKABLE LAUNDRY UNITS WITH A MAX. REACH RANGE OF 54" WILL MEET THIS REQUIREMENT.

H) IF MICROWAVE/EXHAUST HOOD COMBINATION APPLIANCES ARE PROVIDED IN 95% OF UD UNITS, THEN THE REMAINING 5% OF UD UNITS MUST PROVIDE A COUNTERTOP OR OTHER ACCESSIBLE MICROWAVE OR HAVE ONE IN STOCK AND ON-SITE AND AVAILABLE UPON REQUEST.

I) KITCHEN SINK AREA MUST BE 30" WIDE MIN. WITH A CABINET PANEL CONCEALING PIPING OR A HAVE REMOVABLE BASE CABINET.

J) ALL COMMON SPACE AMENITIES PROVIDED IN THE DEVELOPMENT MUST BE ON AN ACCESSIBLE ROUTE.

K) DECK AND PATIO SPACES MUST HAVE A STEP-LESS TRANSITION MEETING DOOR THRESHOLD REQUIREMENTS ABOVE, WITH DECKING GAPS NO GREATER THAN 1/4". A STEP-LESS TRANSITION AND DOOR THRESHOLD MEETING REQUIREMENTS AS PROMULGATED BY MINNESOTA ACCESSIBILITY CODE FOR TYPE "A" UNITS IS ALSO PERMITTED.

L) UD FEATURES ARE INCORPORATED IN AN AESTHETICALLY PLEASING, MARKETABLE, NON-INSTITUTIONAL MANNER.

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER

B) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.

C) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.

D) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.

E) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.

F) VERIFY REQUIREMENTS OF ALL SPECIALTY EQUIPMENT w/ OWNER.

G) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.

H) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.

J) PROVIDE TENANT DECK / PATIO LIGHTING. SEE ELECTRICAL PLANS BY OTHERS.

K) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.

L) ALL BATH FANS SHALL BE LOW ZONE AND WIRED TO LIGHT SWITCH.

M) ALL WINDOW SILLS TO BE CULTURED MARBLE.

N) ALL PRIVATE WATER FIXTURES TO BE WATER SENSE-LABELED.

O) ALL BATHROOM FANS, DISHWASHERS AND REFRIGERATORS TO BE ENERGY STAR RATED.

P) ALL UNITS TO HAVE INDIVIDUAL ELECTRIC METERS.

Q) ALL LAVATORIES SHALL BE 1.28 GALLONS PER FLUSH, SHOWER HEADS AT 2.0 GPM, BATHROOM FAUCETS AT 1.5 GPM & KITCHEN FAUCETS AT 2.0 GPM.

R) PROVIDE ACOUSTIC MAT AT ALL HARD SURFACE AREAS.

S) VERIFY CLEAR DIMENSIONS WITH EQUIPMENT VENDORS/ SUPPLIERS.

UNIT SPACES

LIVING/HALL				KITCHEN/DINING				BEDROOM				UTILITY/LAUNDRY			
9'-0"		TCB		9'-0"		TCB		9'-0"		TCB		9'-0"		TCB	
TCB	TCB		TCB	TCB	TCB		TCB	TCB	TCB		TCB	TCB	TCB		TCB
WD		TCB		WD		TCB		WD		TCB		WD		TCB	
V.P.		_		V.P.		_		CARPET		_		S.V.		_	

BATHROOM				CLOSET			
9'-0"		TCB		9'-0"		TCB	
TCB	TCB		TCB	TCB	TCB		TCB
WD		TCB		WD		TCB	
S.V.		_		MATCH ROOM		_	

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT — CEILING — BASE — FLOOR — WALLS — REMARKS

REMARKS:
! : NOT USED

CEILING:
TCB : TEXTURED & PAINTED GYPSUM BOARD

BASE
V : VINYL

WALLS
TCB : TEXTURED & PAINTED GYPSUM BOARD

FLOOR
C : CARPET
SV : SHEET VINYL
VP : VINYL PLANK

UNIVERSAL DESIGN NOTES:

ADDITIONAL UNIVERSAL DESIGN FEATURES (THIS PROJECT):

A) HIGH CONTRAST FINISH SELECTIONS THAT INCLUDE FLOOR TO WALL TRANSITIONS, TOP TREADS OF STAIRS, COUNTERS AND ADJACENT FLOORINGS AND WALLS.

B) SINGLE LEVER, HANDS FREE OR TOUCH TYPE FAUCETS ARE PROVIDED THROUGHOUT THE UD DWELLING UNIT.

C) SLIP RESISTANT FLOORING IN KITCHENS AND BATHS IN THE UD DWELLING UNITS

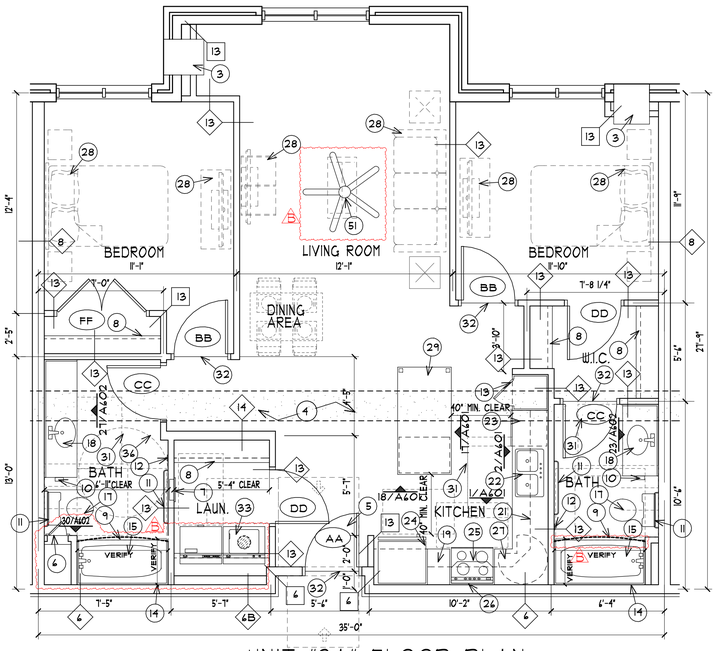
D) ON-SITE ACCESSIBLE PHYSICAL ACTIVITY IS PROVIDED VIA A FITNESS AREA, BIKING PATH, WALKING PATH OR COMMUNITY GARDEN.

E) CABINET HARDWARE WITH "D" TYPE PULL HANDLES OR OPERATION FOR PEOPLE WITH LIMITED DEXTERITY.

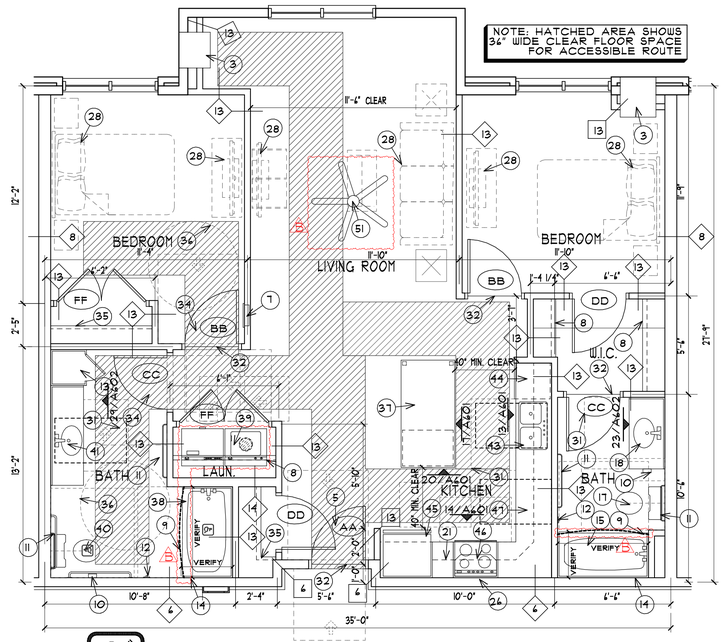
F) ZERO THRESHOLD SHOWER OR TRANSFER SPACE AT TUB IS PROVIDED AT A MINIMUM OF HALF THE QUALIFYING UD UNITS, ROUNDED UP TO THE NEARER WHOLE NUMBER.

G) TOILETS WITH SEATS 17" - 19" FROM THE FLOOR.

H) A COVERED CANOPY WITH ADEQUATE LIGHTING IS PROVIDED AT EXTERIOR MAIN UNIT ENTRY. AN INTERIOR OR EXTERIOR BENCH SPACE FOR PARCELS OR GROCERIES IS PROVIDED.



UNIT "2A" FLOOR PLAN 2 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 1,036 S.F.
(8) TOTAL



TYPE "A" UNIT "2A.1" FLOOR PLAN 2 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "A" 1,036 S.F.
(1) TOTAL

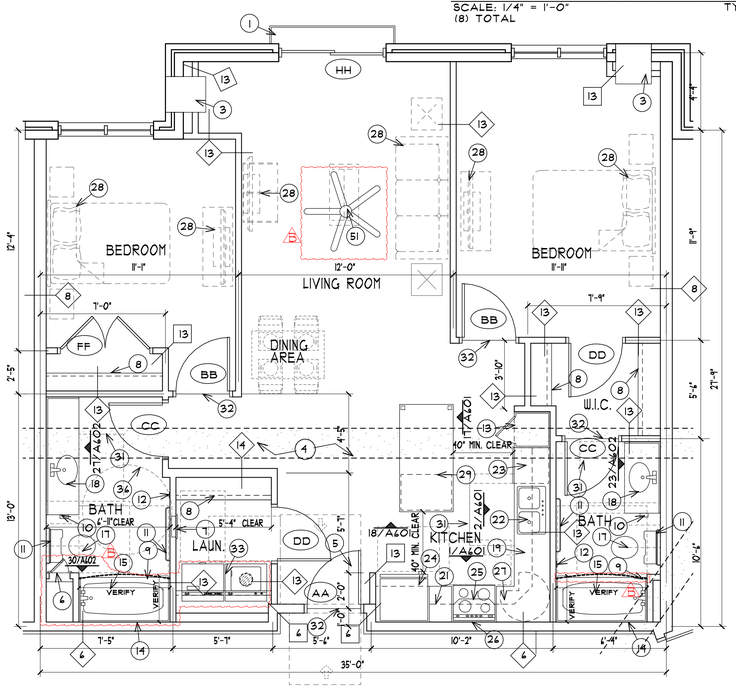
UNIT PLAN NUMBER NOTES:

TYPE "B" UNIT NOTES/ GENERAL:

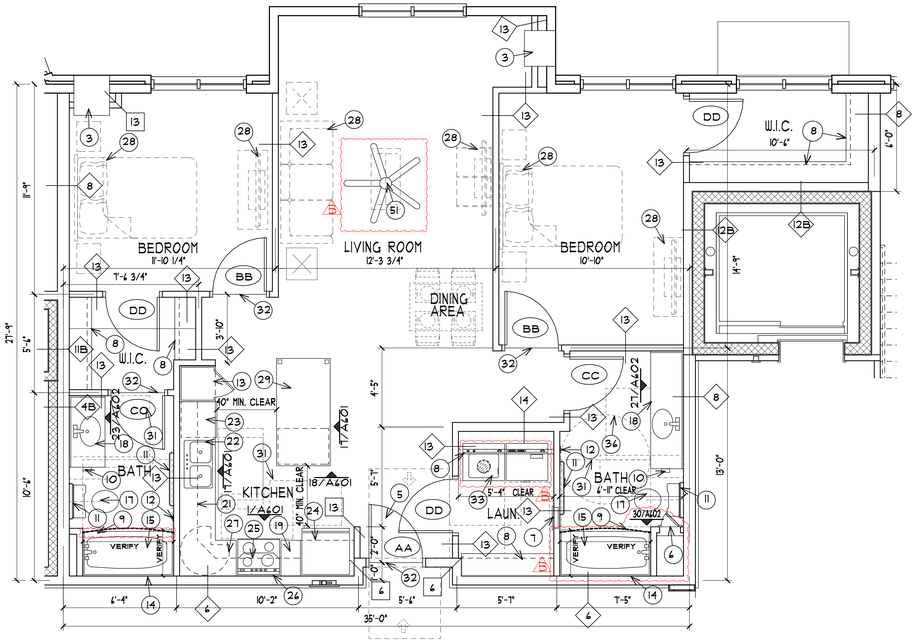
1. PRE-FABRICATED JULIET BALCONY w/ 42" HIGH GUARD RAILS AND BALUSTERS @ 4" O.C.
2. GYP. BD. BULKHEAD AT 80", SHOWN DASHED.
3. THRU-WALL A/C UNIT. SEE MECHANICAL PLANS. PROVIDE REMOTE OR WALL MOUNTED THERMOSTAT WITH IN REACH RANGE. SEE DETAIL 10/A301.
4. PRE-CAST BEAM BELOW FIRST FLOOR. SHOWN DASHED. (ADJUST PLUMBING AS REQ'D.)
5. UNIT ENTRY DOOR TO MEET THE REQUIREMENTS OF DETAIL 2/A301.
6. CABINET FACE FRAME w/ DOOR TO ADJUSTABLE LINEN SHELVES. SEE DETAILS 49-50/A402.
7. ELECTRICAL PANEL INSTALL WITH IN ACCESSIBLE REACH RANGE ***TOP BREAKER MAX. 48" A.F.F.*** VERIFY LOCATION WITH ELECTRICAL PLANS.
8. CLOTHES ROD & COATED WIRE SHELF. SEE DETS. 51-II/A402.
9. SHOWER CURTAIN ROD. SEE DETAIL 49/A302.
10. TOILET PAPER HOLDER SEE SHEET A301 FOR MOUNTING LOCATIONS.
11. TOWEL BAR. SEE DETAIL 46/A302.
12. ROBE HOOK. SEE DETAIL 4V/A302.
13. PANTRY/LINEN CABINET w/ ADJUSTABLE SHELVING BY CABINET SUPPLIER; SEE DET. 49-50/A402.
14. INSTALL 5/8" GYPSUM BOARD BEHIND TUB/SHOWER SURROUND TO MAINTAIN 1 HOUR FIRE RATING. SEE DETAIL 3/A801.
15. BATH TUB WITH FIBERGLASS SURROUND. PROVIDE BLOCKING FOR FUTURE GRAB BARS. SEE DETAILS 1I, 1B & 12B/A302.
16. CULTURED MARBLE DOUBLE VANITY TOP WITH SINK. SEE DETAILS 4 & 4B/A301.
17. WATER CLOSET WITH FAN ABOVE. PROVIDE BLOCKING FOR FUTURE GRAB BARS. SEE DETAILS 1, 2, 3, 4B, 7B & 14/A301.
18. CULTURED MARBLE VANITY TOP WITH SINK. SEE DETAILS 4 & 4B/A301.
19. P-LAM. COUNTERTOP WITH BASE CABINETS AT 34" A.F.F.
20. P-LAM. COUNTERTOP WITH EATING BAR AT 34" A.F.F.
21. LINE OF UPPER CABINETS SHOWN DASHED.
22. STAINLESS STEEL DOUBLE BOWL KITCHEN SINK. PROVIDE LIGHT ABOVE SINK UNDER UPPER CABINETS. SEE ELECTRICAL PLANS. REMOVABLE CABINET FRONT TO MEET THE REQTS. OF DETS. 9 & 11/A301. WALLS & FLOOR BELOW SINK TO BE FINISHED, SEE DET. 11A/12A/A301.
23. DISHWASHER. SEE DETAIL 10B/A301.
24. FROST FREE REFRIGERATOR/FREEZER. SEE DETAIL 8B/A301.
25. RANGE WITH VENTED HOOD, SEE DETAIL 9B/A301.
26. PROVIDE GREASE SHIELD ON ADJACENT WALLS OF THE RANGE.
27. LAZY SUSAN, VERIFY W/ OWNER.
28. FURNITURE BY RESIDENT. SHOWN FOR SPACE PLANNING ONLY.
29. P-LAM. MOVABLE ISLAND; SEE DET. 11-18/A101.
30. FIRE BARRIER SHOWN HATCHED. SEE FLOOR PLANS FOR TYPE AND EXTENTS.
31. DASHED LINES INDICATE REQUIRED ADA CLEARANCES, SEE SHEET A301 FOR MORE INFORMATION.
32. CHANGE IN FLOORING MATERIAL.
33. CLOTHES WASHER W/ DISASTER PAN TIED TO FLOOR DRAIN AND DRYER. SEE PLUMBING AND ELECTRICAL PLANS FOR CONNECTIONS.

ADDITIONAL TYPE "A" UNIT NOTES:

34. THIS DOOR SHALL MEET ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301 OR CLEARNACES SHOWN ON PLAN.
35. CLOTHES ROD & COATED WIRE SHELF. SEE DETAIL 8C/A301 & 47-48/A402.
36. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 9C/A301.
37. P-LAM. COUNTERTOP WITH EATING BAR AT 34" A.F.F.
38. ACCESSIBLE TUB WITH FIBERGLASS SURROUND. PROVIDE BLOCKING, & INSTALL GRAB BARS. SEE DETAILS 1/2, & 1.5A/A301. VERIFY ROUGH OPENING SIZES WITH CUT SHEETS.
39. ADA COMPLIANT CLOTHES WASHER W/ DISASTER PAN TIED TO FLOOR DRAIN AND DRYER. SEE PLUMBING AND ELECTRICAL PLANS FOR CONNECTIONS.
40. ADA COMPLIANT WATER CLOSET WITH FAN ABOVE. PROVIDE BLOCKING & INSTALL GRAB BARS. SEE DETAILS 1,2,3 & 7C/A301.
41. CULT. MARBLE VANITY WITH SINK. PROVIDE REMOVABLE CABINETRY BELOW SINK TO MEET THE REQUIREMENTS OF DET. 4C/A301. WALLS & FLOOR BELOW VANITY TO BE FINISHED, SEE DETS. 4A & 5A/A301.
42. P-LAM. COUNTERTOP WITH BASE CABINETS AT 34" A.F.F.
43. STAINLESS STEEL DOUBLE BOWL SINK. PROVIDE LIGHT FIXTURE ABOVE SINK UNDER UPPER CABINETS. PROVIDE REMOVABLE CABINETRY BELOW TO MEET THE REQTS. OF DETS. 9/A301. WALLS & FLOOR BELOW SINK TO BE FINISHED, SEE DET. 11A/12A/A301.
44. ADA COMPLIANT DISHWASHER. SEE DETAIL 10C/A301.
45. ADA COMPLIANT FROST FREE REFRIGERATOR/FREEZER. SEE DETAIL 8C/A301.
46. ADA COMPLIANT RANGE WITH FRONT OR SIDE CONTROLS & VENT HOOD ABOVE. SEE DETAILS 9 & 9C/A301.
47. ADA COMPLIANT WORK AREA 30" WIDE MIN. WITH FORWARD APPROACH & REMOVABLE CABINETRY UNDER COUNTER TOP, LOCATED ADJACENT TO RANGE, SEE DETS. 9 & 12A/A301. WALLS & FLOOR BELOW COUNTER TO BE FINISHED.
48. ACCESSIBLE P-LAM MOVABLE ISLAND, SEE DET. 14-20/A401.
49. ADA COMPLIANT ROLL-IN SHOWER W/ RUBBER ROLLOVER WATER DAM. SLOPE TO DRAIN. PROVIDE BLOCKING FOR GRAB BARS & INSTALL MAX 1/2" BEVELED TRANSITION. SEE DETAILS 13/13A/A301.
50. 2X FURRING WALL FOR PLUMBING/ ELECTRICAL/ STRUCTURAL. ADD SOUND INSULATION WHEN ADJACENT TO SHAFT.
51. CEILING FAN, SEE ELECTRICAL SPECIFICATIONS.



UNIT "2A.2" FLOOR PLAN 2 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 1,085 S.F.
(4) TOTAL



UNIT "2A.3" FLOOR PLAN 2 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 1,098 S.F.
(3) TOTAL

COLE GROUP ARCHITECTS LLC.
24 First Avenue South
Suite 102
Saint Cloud, MN. 56301
(320) 654-6510
www.colegrouparchitects.com

LICENSED ARCHITECT DAVID M. JACHZRAK 2-22-21 STATE OF MINNESOTA

These documents are not valid for building permit unless signed in ink and over sealed. Copies are not valid.
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
Name DAVID M. JACHZRAK

DEVELOPER:
Duffy Development Company, Inc.

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS
	Δ 1-21-21 ADDENDUM #1
	Δ 2-22-21 PERMIT SUBMITTAL

Project No.
19027
Submittal Date:
FEB. 22ND, 2021
Document Set:
PERMIT SET
-

A202

PLOTTED: 2-22-21 FILE: 19027U COM: S.

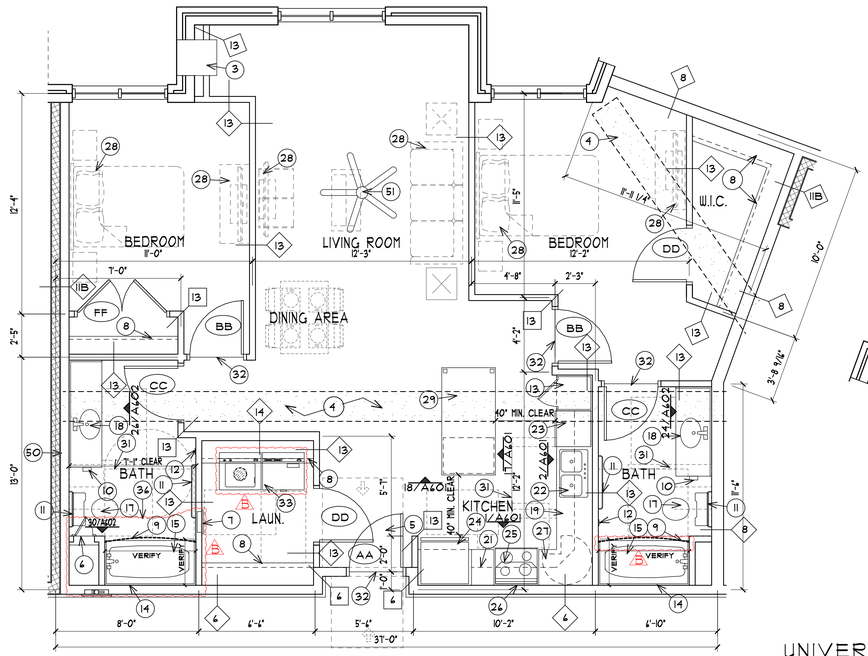
UNIT PLAN NUMBER NOTES:

TYPE "B" UNIT NOTES/ GENERAL:

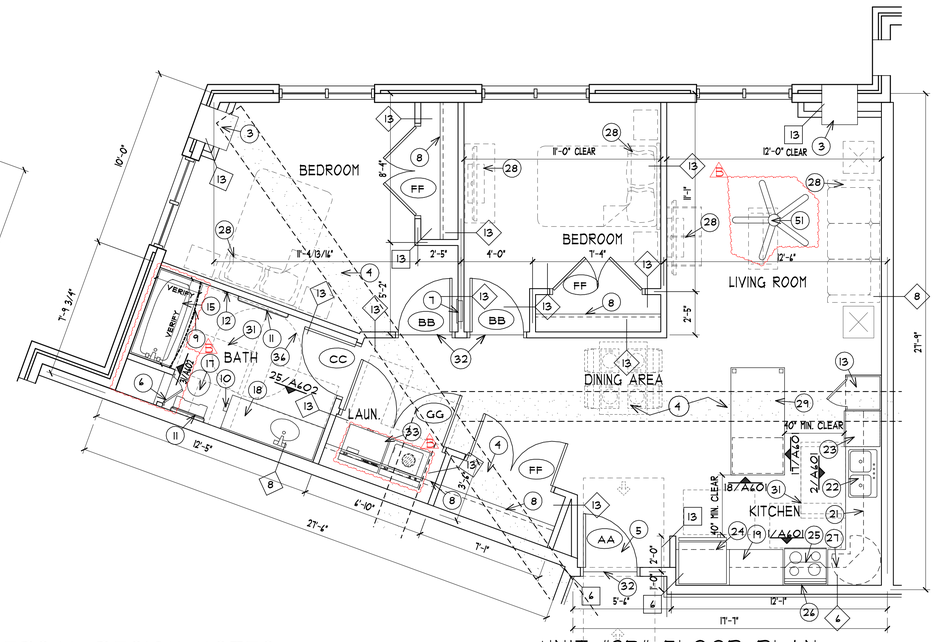
1. PRE-FABRICATED JULIET BALCONY W/ 42" HIGH GUARD RAILS AND BALUSTERS @ 4" O.C.
2. GYP. BD. BULKHEAD AT 80", SHOWN DASHED.
3. THRU-WALL A/C UNIT, SEE MECHANICAL PLANS. PROVIDE REMOTE OR WALL MOUNTED THERMOSTAT WITH IN REACH RANGE. SEE DETAIL 10/A301.
4. PRE-CAST BEAM BELOW FIRST FLOOR. SHOWN DASHED. (ADJUST PLUMBING AS REQ'D.)
5. UNIT ENTRY DOOR TO MEET THE REQUIREMENTS OF DETAIL 7/A301.
6. CABINET FACE FRAME W/ DOOR TO ADJUSTABLE LINEN SHELVES, SEE DETAILS 49-50/A402.
7. ELECTRICAL PANEL INSTALL WITH IN ACCESSIBLE REACH RANGE ###TOP BREAKER MAX. 48" A.F.F.### VERIFY LOCATION WITH ELECTRICAL PLANS.
8. CLOTHES ROD & COATED WIRE SHELF, SEE DETS. 51-61/A402.
9. SHOWER CURTAIN ROD, SEE DETAIL 4F/A302.
10. TOILET PAPER HOLDER SEE SHEET A301 FOR MOUNTING LOCATIONS.
11. TOWEL BAR, SEE DETAIL 4E/A302.
12. ROBE HOOK, SEE DETAIL 4F/A302.
13. PANTRY/LINEN CABINET W/ ADJUSTABLE SHELVING BY CABINET SUPPLIER; SEE DET. 49-50/A402.
14. INSTALL 5/8" GYPSUM BOARD BEHIND TUB/SHOWER SURROUND TO MAINTAIN 1 HOUR FIRE RATING. SEE DETAIL 9/A801.
15. BATH TUB WITH FIBERGLASS SURROUND. PROVIDE BLOCKING FOR FUTURE GRAB BARS. SEE DETAILS 11, 1B & 2B/A301.
16. CULTURED MARBLE DOUBLE VANITY TOP WITH SINK. SEE DETAILS 4 & 4B/A301.
17. WATER CLOSET WITH FAN ABOVE. PROVIDE BLOCKING FOR FUTURE GRAB BARS. SEE DETAILS 1, 2, 3, 4B, 7B & 16/A301.
18. CULTURED MARBLE VANITY TOP WITH SINK, SEE DETAILS 4 & 4B/A301.
19. P-LAM. COUNTERTOP WITH BASE CABINETS AT 34" A.F.F.
20. P-LAM. COUNTERTOP WITH EATING BAR AT 34" A.F.F.
21. LINE OF UPPER CABINETS SHOWN DASHED.
22. STAINLESS STEEL DOUBLE BOWL KITCHEN SINK, PROVIDE LIGHT ABOVE SINK UNDER UPPER CABINETS. SEE ELECTRICAL PLANS. REMOVABLE CABINET FRONT TO MEET THE REQ'TS. OF DETS. 9 & 11/A301. WALLS & FLOOR BELOW SINK TO BE FINISHED, SEE DET. 1A/A2A/A301.
23. DISHWASHER, SEE DETAIL 10B/A301.
24. FROST FREE REFRIGERATOR/FREEZER, SEE DETAIL 8B/A301.
25. RANGE WITH VENTED HOOD, SEE DETAIL 9B/A301.
26. PROVIDE GREASE SHIELD ON ADJACENT WALLS OF THE RANGE.
27. LAZY SUSAN, VERIFY W/ OWNER.
28. FURNITURE BY RESIDENT. SHOWN FOR SPACE PLANNING ONLY.
29. P-LAM. MOVABLE ISLAND, SEE DET. 11-18/A401.
30. FIRE BARRIER SHOWN HATCHED, SEE FLOOR PLANS FOR TYPE AND EXTENTS.
31. DASHED LINES INDICATE REQUIRED ADA CLEARANCES, SEE SHEET A301 FOR MORE INFORMATION.
32. CHANGE IN FLOORING MATERIAL.
33. CLOTHES WASHER W/ DISASTER PAN TIED TO FLOOR DRAIN AND DRYER. SEE PLUMBING AND ELECTRICAL PLANS FOR CONNECTIONS.

ADDITIONAL TYPE "A" UNIT NOTES:

34. DOOR SHALL MEET ACCESSIBLE DOOR CLEARANCES, SEE DETAILS 7 & 15C/A301 OR CLEARNACES SHOWN ON PLAN.
35. CLOTHES ROD & COATED WIRE SHELF, SEE DETAIL 18C/A301 & 41-48/A402.
36. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED, SEE DETAIL 14C/A301.
37. P-LAM. COUNTERTOP WITH EATING BAR AT 34" A.F.F.
38. ACCESSIBLE TUB WITH FIBERGLASS SURROUND. PROVIDE BLOCKING & INSTALL GRAB BARS. SEE DETAILS 1/2 & 3A/A301. VERIFY ROUGH OPENING SIZES WITH CUT SHEETS.
39. ADA COMPLIANT CLOTHES WASHER W/ DISASTER PAN TIED TO FLOOR DRAIN AND DRYER SEE PLUMBING AND ELECTRICAL PLANS FOR CONNECTIONS.
40. ADA COMPLIANT WATER CLOSET WITH FAN ABOVE. PROVIDE BLOCKING & INSTALL GRAB BARS. SEE DETAILS 1,2,3 & 7C/A301.
41. CULT. MARBLE VANITY WITH SINK, PROVIDE REMOVABLE CABINETRY BELOW SINK TO MEET THE REQUIREMENTS OF 4C/A301. WALLS & FLOOR BELOW VANITY TO BE FINISHED, SEE DETS. 4A & 5A/A301.
42. P-LAM. COUNTERTOP WITH BASE CABINETS AT 34" A.F.F.
43. STAINLESS STEEL DOUBLE BOWL SINK, PROVIDE LIGHT FIXTURE ABOVE SINK UNDER UPPER CABINETS. PROVIDE REMOVABLE CABINETRY BELOW TO MEET THE REQ'TS. OF DETS 9/A301. WALLS & FLOOR BELOW SINK TO BE FINISHED, SEE DET. 1A/2A/A301.
44. ADA COMPLIANT DISHWASHER, SEE DETAIL 10C/A301.
45. ADA COMPLIANT FROST FREE REFRIGERATOR/FREEZER, SEE DETAIL 8C/A301.
46. ADA COMPLIANT RANGE WITH FRONT OR SIDE CONTROLS & VENT HOOD ABOVE, SEE DETAILS 9 & 9C/A301.
47. ADA COMPLIANT WORK AREA 30" WIDE MIN. WITH FORWARD APPROACH & REMOVABLE CABINETRY UNDER COUNTER TOP, LOCATED ADJACENT TO RANGE, SEE DETS. 9 & 12A/A301. WALLS & FLOOR BELOW COUNTER TO BE FINISHED.
48. ACCESSIBLE P-LAM. MOVABLE ISLAND, SEE DET. 11-20/A401.
49. ADA COMPLIANT ROLL-IN SHOWER W/ RUBBER ROLLOVER WATER DAM. SLOPE TO DRAIN. PROVIDE BLOCKING FOR GRAB BARS & INSTALL MAX 1/2" BEVELED TRANSITION, SEE DETAILS 13/13A/A301.
50. 2X FURRING WALL FOR PLUMBING/ ELECTRICAL/ STRUCTURAL. ADD SOUND INSULATION WHEN ADJACENT TO SHAFT.
51. CEILING FAN, SEE ELECTRICAL SPECIFICATIONS.



UNIT "2C" FLOOR PLAN 2 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 1,111 S.F.
(4) TOTAL



UNIT "2B" FLOOR PLAN 2 BED 1 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 994 S.F.
(4) TOTAL

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS W/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER
B) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.
C) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION W/ FIRE MARSHALL.
D) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.
E) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.
F) VERIFY REQUIREMENTS OF ALL SPECIALTY EQUIPMENT W/ OWNER.
G) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.
H) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.
J) PROVIDE TENANT DECK / PATIO LIGHTING. SEE ELECTRICAL PLANS BY OTHERS.
K) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.
L) ALL BATH FANS SHALL BE LOW ZONE AND WIRED TO LIGHT SWITCH.
M) ALL WINDOW SILLS TO BE CULTURED MARBLE.
N) ALL PRIVATE WATER FIXTURES TO BE WATER SENSE-LABELED.
O) ALL BATHROOM FANS, DISHWASHERS AND REFRIGERATORS TO BE ENERGY STAR RATED.
P) ALL UNITS TO HAVE INDIVIDUAL ELECTRIC METERS.
Q) ALL LAVATORIES SHALL BE 1.28 GALLONS PER FLUSH, SHOWER HEADS AT 2.0 GPM, BATHROOM FAUCETS AT 1.5 GPM & KITCHEN FAUCETS AT 2.0 GPM.
R) PROVIDE ACOUSTIC MAT AT ALL HARD SURFACE AREAS.
S) VERIFY CLEAR DIMENSIONS WITH EQUIPMENT VENDORS/ SUPPLIERS.

UNIVERSAL DESIGN NOTES:

MINIMUM ESSENTIAL UNIVERSAL DESIGN FEATURES REQUIRED:

A) AT LEAST ONE BEDROOM MUST BE ON AN ACCESSIBLE LEVEL AND ON AN ACCESSIBLE ROUTE.
B) AT LEAST 42" MIN. HALLWAYS MUST BE INCLUDED WITHIN A UNIT.
C) AT LEAST ONE, THREE QUARTER BATHROOM ON AN ACCESSIBLE LEVEL, WITH A MIN. 5'-0" OPEN RADIUS. ACCESSIBLE "T" TURN CLEARANCE MAY BE ACCEPTED IN LIEU OF 5'-0" OPEN RADIUS.
D) ALL DOORS AND PLUMBING FIXTURES MUST HAVE LEVER HANDLES.
E) WALL BLOCKING MUST BE PROVIDED IN ALL TUB AND SHOWER AREAS.
F) DOOR THRESHOLDS FLUSH WITH THE FLOOR WITH MAX. THRESHOLD HEIGHT OF 1/2" BEVELED OR 1/4" SQUARE EDGE.
G) KITCHEN AND LAUNDRY APPLIANCES MUST HAVE PARALLEL APPROACH. CLEAR FLOOR SPACE WITH ALL CONTROLS WITHIN A MAX. HEIGHT OF 48". OVEN CONTROLS MUST HAVE A LOCK-OUT FEATURE. STACKABLE LAUNDRY UNITS WITH A MAX. REACH RANGE OF 54" WILL MEET THIS REQUIREMENT.
H) IF MICROWAVE/EXHAUST HOOD COMBINATION APPLIANCES ARE PROVIDED IN 95% OF UD UNITS, THEN THE REMAINING 5% OF UD UNITS MUST PROVIDE A COUNTERTOP OR OTHER ACCESSIBLE MICROWAVE OR HAVE ONE IN STOCK AND ON-SITE AND AVAILABLE UPON REQUEST.
I) KITCHEN SINK AREA MUST BE 30" WIDE MIN. WITH A CABINET PANEL CONCEALING PIPING OR A HAVE REMOVABLE BASE CABINET.
J) ALL COMMON SPACE AMENITIES PROVIDED IN THE DEVELOPMENT MUST BE ON AN ACCESSIBLE ROUTE.
K) DECK AND PATIO SPACES MUST HAVE A STEP-LESS TRANSITION MEETING DOOR THRESHOLD REQUIREMENTS ABOVE, WITH DECKING GAPS NO GREATER THAN 1/4". A STEP-LESS TRANSITION AND DOOR THRESHOLD MEETING REQUIREMENTS AS PROMULGATED BY MINNESOTA ACCESSIBILITY CODE FOR TYPE "A" UNITS IS ALSO PERMITTED.
L) UD FEATURES ARE INCORPORATED IN AN AESTHETICALLY PLEASING, MARKETABLE, NON-INSTITUTIONAL MANNER.

UNIT SPACES

LIVING/HALL		KITCHEN/DINING		BEDROOM		UTILITY/LAUNDRY	
9'-0"	TCB	9'-0"	TCB	9'-0"	TCB	9'-0"	TCB
TCB	TCB TCB	TCB	TCB TCB	TCB	TCB TCB	TCB	TCB TCB
WD	TCB	WD	TCB	WD	TCB	WD	TCB
V.P.	_	V.P.	_	CARPET	_	S.V.	_

BATHROOM		CLOSET	
9'-0"	TCB	9'-0"	TCB
TCB	TCB TCB	TCB	TCB TCB
WD	TCB	WD	TCB
S.V.	_	MATCH ROOM	_

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

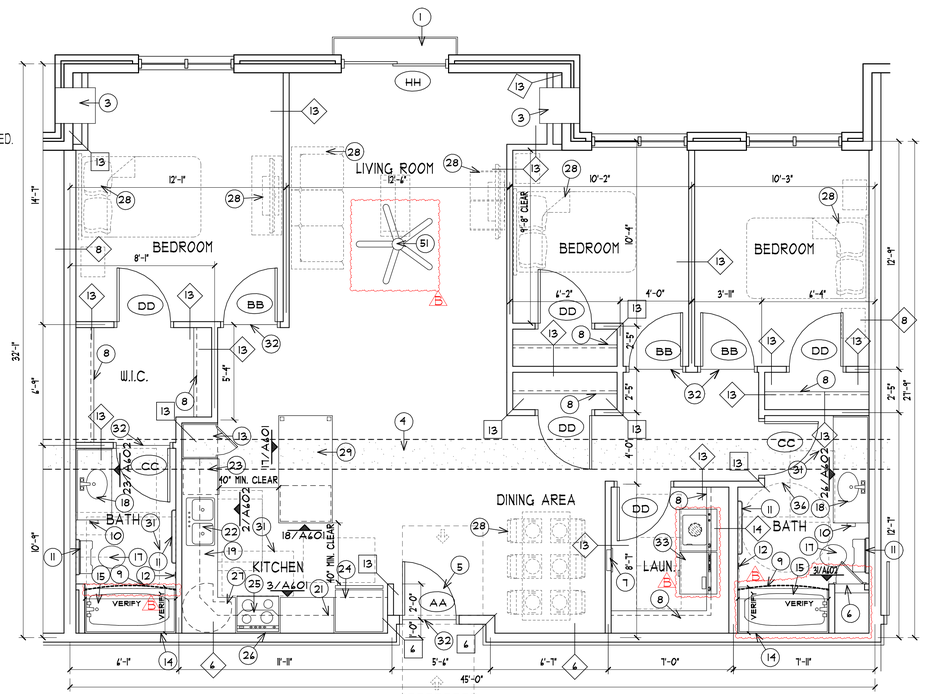
CEILING HGT — BC / TC — WALLS
CEILING — TCB
BASE — MC
FLOOR — BC — REMARKS

CEILING: TCB : TEXTURED & PAINTED GYPSUM BOARD	REMARKS: I : NOT USED
WALLS TCB : TEXTURED & PAINTED GYPSUM BOARD	BASE V : VINYL
	FLOOR C : CARPET SV : SHEET VINYL VP : VINYL PLANK

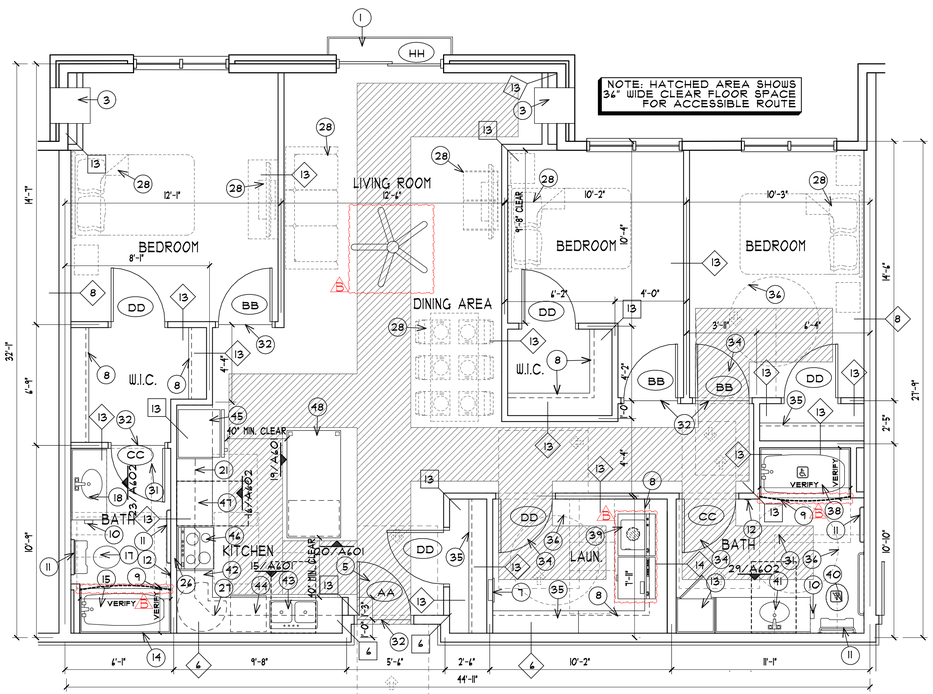
UNIVERSAL DESIGN NOTES:

ADDITIONAL UNIVERSAL DESIGN FEATURES (THIS PROJECT):

A) HIGH CONTRAST FINISH SELECTIONS THAT INCLUDE FLOOR TO WALL TRANSITIONS, TOP TREADS OF STAIRS, COUNTERS AND ADJACENT FLOORINGS AND WALLS.
B) SINGLE LEVER, HANDS FREE OR TOUCH TYPE FAUCETS ARE PROVIDED THROUGHOUT THE UD DWELLING UNIT.
C) SLIP RESISTANT FLOORING IN KITCHENS AND BATHS IN THE UD DWELLING UNITS
D) ON-SITE ACCESSIBLE PHYSICAL ACTIVITY IS PROVIDED VIA A FITNESS AREA, BIKING PATH, WALKING PATH OR COMMUNITY GARDEN.
E) CABINET HARDWARE WITH "D" TYPE PULL HANDLES OR OPERATION FOR PEOPLE WITH LIMITED DEXTERITY.
F) ZERO THRESHOLD SHOWER OR TRANSFER SPACE AT TUB IS PROVIDED AT A MINIMUM OF HALF THE QUALIFYING UD UNITS, ROUNDED UP TO THE NEARER WHOLE NUMBER.
G) TOILETS WITH SEATS 17" - 19" FROM THE FLOOR.
H) A COVERED CANOPY WITH ADEQUATE LIGHTING IS PROVIDED AT EXTERIOR MAIN UNIT ENTRY. AN INTERIOR OR EXTERIOR BENCH SPACE FOR PARCELS OR GROCERIES IS PROVIDED.



UNIT "3A" FLOOR PLAN 3 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 1,366 S.F.
(3) TOTAL



TYPE "A" UNIT "3A.1" FLOOR PLAN 3 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "A" 1,366 S.F.
(1) TOTAL

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DAVID MAJCHRZAK LICENSED ARCHITECT 22-21 STATE OF MINNESOTA

These documents are not valid for building permit, unless signed in ink and over sealed. Copies are not valid. 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. Name: DAVID MAJCHRZAK

DEVELOPER: Duffy Development Company, Inc.

PROPOSED APARTMENT: BOTTINEAU RIDGE PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS
	Δ 2-22-21 PERMIT SET #

Project No. 19027
Submittal Date: FEB. 22ND, 2021
Document Set: PERMIT SET

A203

PLOTTED: 2-22-21 FILE: 19027U COM: 5

GENERAL NOTES:

A) VERIFY ADDITIONAL FINISH REQUIREMENTS w/ PLANS BY INTERIOR DESIGNER & F.F.& E. SUPPLIER
B) PROVIDE FIRE EXTINGUISHERS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL. DO NOT LOCATE IN WALL OPPOSITE OF GRAB BAR LOCATIONS.
C) PROVIDE SMOKE DETECTORS PER CODE. VERIFY LOCATION w/ FIRE MARSHALL.
D) PROVIDE TEMPERED/SAFETY GLASS @ ALL GLAZED OPENINGS WITHIN 24" OF DOOR JAMB AND OTHER LOCATIONS AS REQUIRED BY CODE.
E) ALL DOOR HARDWARE AND PLUMBING CONTROLS TO BE LEVER TYPE.
F) VERIFY REQUIREMENTS OF ALL SPECIALTY EQUIPMENT w/ OWNER.
G) ALL CLOTHES WASHERS TO BE INSTALLED TO THE LEFT OF OR BELOW CLOTHES DRYERS.
H) REFER TO MECHANICAL & ELECTRICAL DRAWINGS BY OTHERS FOR ADDITIONAL REQUIREMENTS.
J) PROVIDE TENANT DECK / PATIO LIGHTING. SEE ELECTRICAL PLANS BY OTHERS.
K) ALL DOOR THRESHOLDS TO BE ACCESSIBLE.
L) ALL BATH FANS SHALL BE LOW ZONE AND WIRED TO LIGHT SWITCH.
M) ALL WINDOW SILLS TO BE CULTURED MARBLE.
N) ALL PRIVATE WATER FIXTURES TO BE WATER SENSE-LABELED.
O) ALL BATHROOM FANS, DISHWASHERS AND REFRIGERATORS TO BE ENERGY STAR RATED.
P) ALL UNITS TO HAVE INDIVIDUAL ELECTRIC METERS.
Q) ALL LAVATORIES SHALL BE 1.28 GALLONS PER FLUSH, SHOWER HEADS AT 2.0 GPM, BATHROOM FAUCETS AT 1.5 GPM & KITCHEN FAUCETS AT 2.0 GPM.
R) PROVIDE ACOUSTIC MAT AT ALL HARD SURFACE AREAS.
S) VERIFY CLEAR DIMENSIONS WITH EQUIPMENT VENDORS/ SUPPLIERS.

UNIVERSAL DESIGN NOTES:

ADDITIONAL UNIVERSAL DESIGN FEATURES (THIS PROJECT):

A) HIGH CONTRAST FINISH SELECTIONS THAT INCLUDE FLOOR TO WALL TRANSITIONS, TOP TREADS OF STAIRS, COUNTERS AND ADJACENT FLOORINGS AND WALLS.
B) SINGLE LEVER, HANDS FREE OR TOUCH TYPE FAUCETS ARE PROVIDED THROUGHOUT THE UD DWELLING UNIT.
C) SLIP RESISTANT FLOORING IN KITCHENS AND BATHS IN THE UD DWELLING UNITS
D) ON-SITE ACCESSIBLE PHYSICAL ACTIVITY IS PROVIDED VIA A FITNESS AREA, BIKING PATH, WALKING PATH OR COMMUNITY GARDEN.
E) CABINET HARDWARE WITH "D" TYPE PULL HANDLES OR OPERATION FOR PEOPLE WITH LIMITED DEXTERITY.
F) ZERO THRESHOLD SHOWER OR TRANSFER SPACE AT TUB IS PROVIDED AT A MINIMUM OF HALF THE QUALIFYING UD UNITS, ROUNDED UP TO THE NEARER WHOLE NUMBER.
G) TOILETS WITH SEATS 17" - 19" FROM THE FLOOR.
H) A COVERED CANOPY WITH ADEQUATE LIGHTING IS PROVIDED AT EXTERIOR MAIN UNIT ENTRY. AN INTERIOR OR EXTERIOR BENCH SPACE FOR PARCELS OR GROCERIES IS PROVIDED.

UNIVERSAL DESIGN NOTES:

MINIMUM ESSENTIAL UNIVERSAL DESIGN FEATURES REQUIRED:

A) AT LEAST ONE BEDROOM MUST BE ON AN ACCESSIBLE LEVEL AND ON AN ACCESSIBLE ROUTE.
B) AT LEAST 42" MIN. HALLWAYS MUST BE INCLUDED WITHIN A UNIT.
C) AT LEAST ONE, THREE QUARTER BATHROOM ON AN ACCESSIBLE LEVEL, WITH A MIN. 5'-0" OPEN RADIUS. ACCESSIBLE "T" TURN CLEARANCE MAY BE ACCEPTED IN LIEU OF 5'-0" OPEN RADIUS.
D) ALL DOORS AND PLUMBING FIXTURES MUST HAVE LEVER HANDLES.
E) WALL BLOCKING MUST BE PROVIDED IN ALL TUB AND SHOWER AREAS.
F) DOOR THRESHOLDS FLUSH WITH THE FLOOR WITH MAX. THRESHOLD HEIGHT OF 1/2" BEVELED OR 1/4" SQUARE EDGE
G) KITCHEN AND LAUNDRY APPLIANCES MUST HAVE PARALLEL APPROACH. CLEAR FLOOR SPACE WITH ALL CONTROLS WITHIN A MAX. HEIGHT OF 48" OVEN CONTROLS MUST HAVE A LOCK-OUT FEATURE. STACKABLE LAUNDRY UNITS WITH A MAX. REACH RANGE OF 54" WILL MEET THIS REQUIREMENT.
H) IF MICROWAVE/EXHAUST HOOD COMBINATION APPLIANCES ARE PROVIDED IN 95% OF UD UNITS, THEN THE REMAINING 5% OF UD UNITS MUST PROVIDE A COUNTERTOP OR OTHER ACCESSIBLE MICROWAVE OR HAVE ONE IN STOCK AND ON-SITE AND AVAILABLE UPON REQUEST.
I) KITCHEN SINK AREA MUST BE 30" WIDE MIN. WITH A CABINET PANEL CONCEALING PIPING OR A HAVE REMOVABLE BASE CABINET.
J) ALL COMMON SPACE AMENITIES PROVIDED IN THE DEVELOPMENT MUST BE ON AN ACCESSIBLE ROUTE.
K) DECK AND PATIO SPACES MUST HAVE A STEP-LESS TRANSITION MEETING DOOR THRESHOLD REQUIREMENTS ABOVE, WITH DECKING GAPS NO GREATER THAN 1/4". A STEP-LESS TRANSITION AND DOOR THRESHOLD MEETING REQUIREMENTS AS PROMULGATED BY MINNESOTA ACCESSIBILITY CODE FOR TYPE "A" UNITS IS ALSO PERMITTED.
L) UD FEATURES ARE INCORPORATED IN AN AESTHETICALLY PLEASING, MARKETABLE, NON-INSTITUTIONAL MANNER.

UNIT SPACES

LIVING/HALL		
9'-0"		TCB
TCB	TCB	TCB
VD		TCB
V.P.		_

KITCHEN/DINING		
9'-0"		TCB
TCB	TCB	TCB
VD		TCB
V.P.		_

BEDROOM		
9'-0"		TCB
TCB	TCB	TCB
VD		TCB
CARPET		_

UTILITY/LAUNDRY		
9'-0"		TCB
TCB	TCB	TCB
VD		TCB
S.V.		_

BATHROOM		
9'-0"		TCB
TCB	TCB	TCB
VD		TCB
S.V.		_

CLOSET		
9'-0"		TCB
TCB	TCB	TCB
VD		TCB
MATCH ROOM		_

ROOM FINISH KEY

CONFIRM ALL FINISHES WITH INTERIOR DESIGN SCHEDULE

CEILING HGT — 9'-0" / 8'-0" / VAULTED
CEILING — TCB / VD
BASE — TCB / VD
FLOOR — C / V / T / _
WALLS
REMARKS

REMARKS:
1 : NOT USED

CEILING:
TCB : TEXTURED & PAINTED GYPSUM BOARD

BASE
V : VINYL

WALLS
TCB : TEXTURED & PAINTED GYPSUM BOARD

FLOOR
C : CARPET
SV : SHEET VINYL
VP : VINYL PLANK

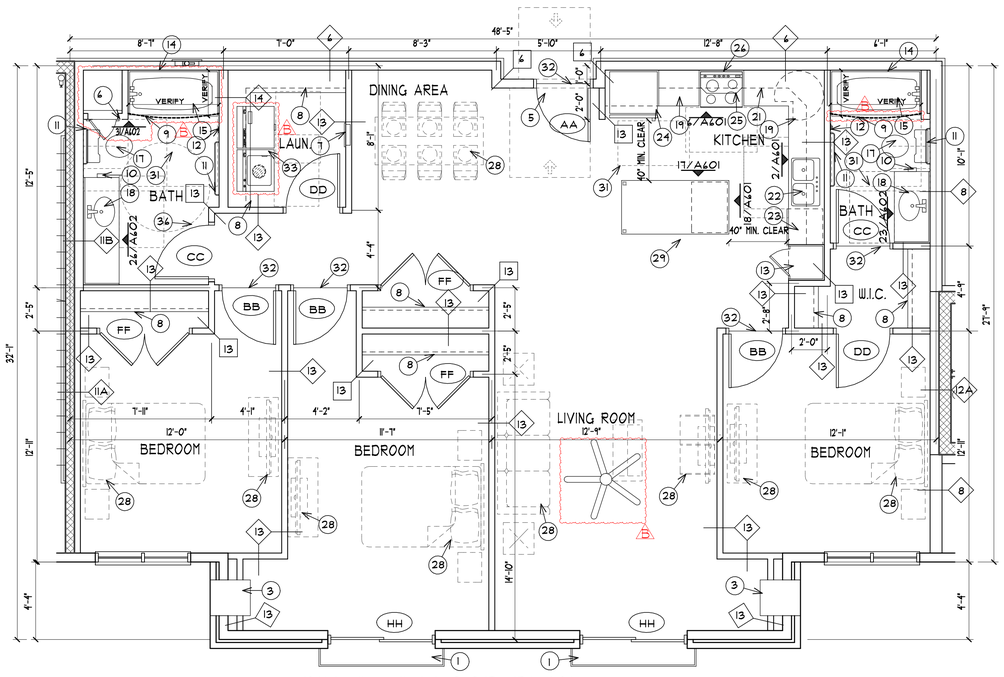
UNIT PLAN NUMBER NOTES:

TYPE "B" UNIT NOTES/ GENERAL:

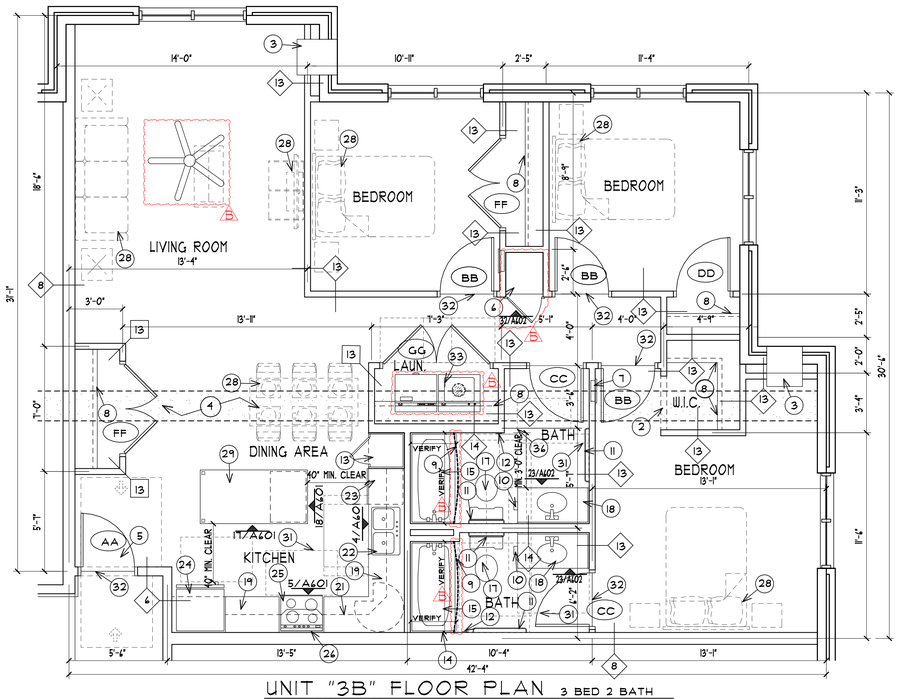
1. PRE-FABRICATED JULIET BALCONY W/ 42" HIGH GUARD RAILS AND BALUSTERS @ 4" O.C.
2. GYP. BD. BULKHEAD AT 80", SHOWN DASHED.
3. THRU-WALL A/C UNIT. SEE MECHANICAL PLANS. PROVIDE REMOTE OR WALL MOUNTED THERMOSTAT WITH IN REACH RANGE. SEE DETAIL 10/A301.
4. PRE-CAST BEAM BELOW FIRST FLOOR. SHOWN DASHED. (ADJUST PLUMBING AS REQ'D.)
5. UNIT ENTRY DOOR TO MEET THE REQUIREMENTS OF DETAIL 7/A301.
6. CABINET FACE FRAME W/ DOOR TO ADJUSTABLE LINEN SHELVES; SEE DETAILS 49-50/A402.
7. ELECTRICAL PANEL INSTALL WITH-IN ACCESSIBLE REACH RANGE ***TOP BREAKER MAX. 48" A.F.F.*** VERIFY LOCATION WITH ELECTRICAL PLANS.
8. CLOTHES ROD & COATED WIRE SHELF. SEE DETS. 57-61/A402.
9. SHOWER CURTAIN ROD. SEE DETAIL 4F/A302.
10. TOILET PAPER HOLDER SEE SHEET A301 FOR MOUNTING LOCATIONS.
11. TOWEL BAR. SEE DETAIL 4E/A302.
12. ROBE HOOK. SEE DETAIL 4V/A302.
13. PANTRY/LINEN CABINET w/ ADJUSTABLE SHELVING BY CABINET SUPPLIER. SEE DET. 49-50/A402.
14. INSTALL 5/8" GYPSUM BOARD BEHIND TUB/SHOWER SURROUND TO MAINTAIN 1 HOUR FIRE RATING. SEE DETAIL 3/A801.
15. BATH TUB WITH FIBERGLASS SURROUND. PROVIDE BLOCKING FOR FUTURE GRAB BARS. SEE DETAILS 1, 1B & 2B/A304.
16. CULTURED MARBLE DOUBLE VANITY TOP WITH SINK. SEE DETAILS 4 & 4B/A301.
17. WATER CLOSET WITH FAN ABOVE. PROVIDE BLOCKING FOR FUTURE GRAB BARS. SEE DETAILS 1, 2, 3, 4B, 7B & 16/A304.
18. CULTURED MARBLE VANITY TOP WITH SINK. SEE DETAILS 4 & 4B/A301.
19. P-LAM. COUNTERTOP WITH BASE CABINETS AT 34" A.F.F.
20. P-LAM. COUNTERTOP WITH EATING BAR AT 34" A.F.F.
21. LINE OF UPPER CABINETS SHOWN DASHED.
22. STAINLESS STEEL DOUBLE BOWL KITCHEN SINK. PROVIDE LIGHT ABOVE SINK UNDER UPPER CABINETS. SEE ELECTRICAL PLANS. REMOVABLE CABINET FRONT TO MEET THE REQTS. OF DETS. 4 & 11A/A301. WALLS & FLOOR BELOW SINK TO BE FINISHED, SEE DET. 11A/2A/A301.
23. DISHWASHER. SEE DETAIL 10B/A301.
24. FROST FREE REFRIGERATOR/FREEZER. SEE DETAIL 8B/A301.
25. RANGE WITH VENTED HOOD, SEE DETAIL 9B/A301.
26. PROVIDE GREASE SHIELD ON ADJACENT WALLS OF THE RANGE.
27. LAZY SUSAN, VERIFY W/ OWNER.
28. FURNITURE BY RESIDENT. SHOWN FOR SPACE PLANNING ONLY.
29. P-LAM. MOVABLE ISLAND, SEE DET. 17-18/A401.
30. FIRE BARRIER SHOWN HATCHED. SEE FLOOR PLANS FOR TYPE AND EXTENTS.
31. DASHED LINES INDICATE REQUIRED ADA CLEARANCES, SEE SHEET A301 FOR MORE INFORMATION.
32. CHANGE IN FLOORING MATERIAL.
33. CLOTHES WASHER W/ DISASTER PAN TIED TO FLOOR DRAIN AND DRYER. SEE PLUMBING AND ELECTRICAL PLANS FOR CONNECTIONS.

ADDITIONAL TYPE "A" UNIT NOTES:

34. THIS DOOR SHALL MEET ACCESSIBLE DOOR CLEARANCES. SEE DETAILS 7 & 15C/A301 OR CLEARNACES SHOWN ON PLAN.
35. CLOTHES ROD & COATED WIRE SHELF. SEE DETAIL 18C/A301 & 41-48/A402.
36. ACCESSIBLE TURNING CLEARANCE SHOWN DASHED. SEE DETAIL 14C/A301.
37. P-LAM. COUNTERTOP WITH EATING BAR AT 34" A.F.F.
38. ACCESSIBLE TUB WITH FIBERGLASS SURROUND. PROVIDE BLOCKING & INSTALL GRAB BARS. SEE DETAILS 1/2 & 3A/A301. VERIFY ROUGH OPENING SIZES WITH CUT SHEETS.
39. ADA COMPLIANT CLOTHES WASHER W/ DISASTER PAN TIED TO FLOOR DRAIN AND DRYER. SEE PLUMBING AND ELECTRICAL PLANS FOR CONNECTIONS.
40. ADA COMPLIANT WATER CLOSET WITH FAN ABOVE. PROVIDE BLOCKING & INSTALL GRAB BARS. SEE DETAILS 1,2,3 & 7C/A301.
41. CULT. MARBLE VANITY WITH SINK. PROVIDE REMOVABLE CABINETRY BELOW SINK TO MEET THE REQUIREMENTS OF DET. 4C/A301. WALLS & FLOOR BELOW VANITY TO BE FINISHED, SEE DETS. 4A & 5A/A301.
42. P-LAM. COUNTERTOP WITH SEATING AT 34" A.F.F.
43. STAINLESS STEEL DOUBLE BOWL SINK. PROVIDE LIGHT FIXTURE ABOVE SINK UNDER UPPER CABINETS. PROVIDE REMOVABLE CABINETRY BELOW TO MEET THE REQTS. OF DETS. 9/A301. WALLS & FLOOR BELOW SINK TO BE FINISHED, SEE DET. 11A/12A/A301.
44. ADA COMPLIANT DISHWASHER SEE DETAIL 10C/A301.
45. ADA COMPLIANT FROST FREE REFRIGERATOR/FREEZER, SEE DETAIL 8C/A301.
46. ADA COMPLIANT RANGE WITH FRONT OR SIDE CONTROLS & VENT HOOD ABOVE, SEE DETAILS 9 & 9C/A301.
47. ADA COMPLIANT WORK AREA 30" WIDE MIN. WITH FORWARD APPROACH & REMOVABLE CABINETRY UNDER COUNTER TOP. LOCATED ADJACENT TO RANGE, SEE DETS. 9 & 12A/A301. WALLS & FLOOR BELOW COUNTER TO BE FINISHED.
48. ACCESSIBLE P-LAM. MOVABLE ISLAND, SEE DET. 19-20/A401.
49. ADA COMPLIANT ROLL-IN SHOWER W/ RUBBER ROLLOVER WATER DAM, SLOPE TO DRAIN. PROVIDE BLOCKING FOR GRAB BARS & INSTALL MAX 1/2" BEVELED TRANSITION, SEE DETAILS 13/13A/A301.
50. 2X FURRING WALL FOR PLUMBING/ ELECTRICAL/ STRUCTURAL. ADD SOUND INSULATION WHEN ADJACENT TO SHAFT.
51. CEILING FAN, SEE ELECTRICAL SPECIFICATIONS.



UNIT "3C" FLOOR PLAN 3 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 1,475 S.F.
(1) TOTAL



UNIT "3B" FLOOR PLAN 3 BED 2 BATH
SCALE: 1/4" = 1'-0" TYPE "B" 1,213 S.F.
(11) TOTAL

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LICENSED ARCHITECT 22 DAVID M. JACHZRAK 2-22-21 MINNESOTA

These documents are not valid for building permit unless signed in ink and over sealed. Copies are not valid.
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.
Date: 2-22-21
Name: DAVID M. JACHZRAK

DEVELOPER: Duffy Development Company, Inc.

PROPOSED APARTMENT:
BOTTINEAU RIDGE
PHASE III
MAPLE GROVE, MN

REVISIONS COMMENTS	REVISIONS COMMENTS
	Δ 2-22-21 PERMIT SET

Project No. 19027
Submittal Date: FEB. 22ND, 2021
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A204

PLOTTED: 2-22-21 FILE: 19027U COM: 5