AGENDA
CITY OF STURGEON BAY
AESTHETIC DESIGN & SITE PLAN REVIEW BOARD
Monday, August 24, 2020
6:00 p.m.
Council Chambers, City Hall
421 Michigan Street, Sturgeon Bay, WI

1. Roll call.

2. Adoption of agenda.

3. Approval of minutes from July 27, 2020.

4. Consideration of: Building facade and site improvements for Sunrise Elementary School, located at 1414 Rhode Island Street.

5. Consideration of: Building addition and site improvements for Sawyer Elementary School, located at 60 Willow Drive.

6. Consideration of: Building addition and site improvements for Sturgeon Bay High School, located at 1230 Michigan Street.

7. Consideration of: Facade restoration for Shirley Young, 234-236 N. 3rd Avenue.

8. Adjourn.

NOTE: DEVIATION FROM THE AGENDA ORDER SHOWN MAY OCCUR.

Committee members
Mark Lake – Chair
Dennis Statz – Vice-Chair
Jon Burk
Cindy Weber
Mark Struck
Dave Augustson
Cheryl Frank

8/19/20
12:30 p.m.
CN

AESTHETIC DESIGN AND SITE PLAN REVIEW BOARD
Monday, July 27, 2020

The Aesthetic Design and Site Plan Review Board meeting was called to order at 6:00 p.m. by Chairperson Mark Lake in the Council Chambers, City Hall, 421 Michigan Street.

Roll Call: Members Mark Lake, Dennis Statz, Dave Augustson, Cindy Weber, and Jon Burk were present. Excused: Member Mark Struck. Absent: Member Cheryl Frank. Also present were Tim Bagley, owner of Anna's Healthcare, Contractor Rick Walschinski, Planner/Zoning Administrator Christopher Sullivan-Robinson, and Community Development Secretary Cheryl Nault.

Adoption of Agenda: Moved by Ms. Weber, seconded by Mr. Augustson to adopt the following agenda:

1. Roll call.
2. Adoption of agenda.
3. Approval of minutes from June 8, 2020.
4. Consideration of: Construction of a 30' x 24' garage for Anna's Healthcare, 839 S 18th Avenue.
5. Adjourn.

All ayes. Carried.

Approval of minutes from June 8, 2020: Moved by Mr. Statz, seconded by Mr. Burk to approve the minutes from June 8, 2020. All ayes. Carried.

Consideration of: Construction of a 30' x 24' garage for Anna's Healthcare, 839 S 18th Avenue: Mr. Sullivan-Robinson stated that the proposal is for an accessory building to be used for site maintenance. It is to be located on the northwest side of Anna's Healthcare by the garbage enclosure. After conferring with the City Engineer, he had no problems with stormwater management.

Mr. Bagley and Mr. Walschinski stated that the siding and colors of the building will match the color of Anna's. The garage door will be white or match the soffit color. The building will have no windows. There will be one service door. They do plan on paving the driveway.

The Board members discussed the proposal. Moved by Ms. Weber, seconded by Mr. Burk to issue a certificate of appropriateness as presented. All ayes. Carried.

Adjourn: Moved by Mr. Statz, seconded by Mr. Augustson to adjourn. All ayes. Carried. The meeting adjourned at 6:05 p.m.

Respectfully submitted,
Cheryl Nault
Cheryl Nault
Community Development Secretary

CITY OF STURGEON BAY

AESTHETIC DESIGN & SITE PLAN REVIEW BOARD

APPLICATION FOR ***CERTIFICATE OF APPROPRIATENESS***

Name: Sunrise Elementary School Renovations

Owner of Premises: Sturgeon Bay Schools

Address or Legal Description of Premises:
1414 Rhode Island St., Sturgeon Bay, WI 54235

Statement of Specific Item Requested for Approval:
Request approval of a full window and exterior door replacement for the building including associated trim and flashing components. Included in the project scope of work is site work for landscape restoration of areas disturbed by site utility improvements, and pavement demolition and replacement of south building entrance walk for ADA compliance.

August 17, 2020
Date

Applicant
Gary G. Woodward RA, NCARB

Date Received: _____

Staff Signature: _____

Date Approved/Denied: _____

Aesthetic Design and Site Plan Review Board: *Checklist*

The applicant or architect will need to attend the Aesthetic Design and Site Plan Review Board meeting and is expected to give a presentation/summary on the various project elements listed below, answer questions, and make modifications to the design per committee conditions. The submittal must included all applicable items listed below.

☒ **SITE PLAN including the following:**

- Lot lines and dimensions shown and labeled
- Existing and proposed building footprints
- Existing and proposed parking areas and access driveways
- Existing and proposed sidewalks, stairways, ramps, etc.
- Any other defined areas within the project area

☒ **GRADING, DEMOLITION, AND UTILITY PLAN including the following:**

- Existing and proposed final grades
- All structures and materials to be removed from the site
- Existing and proposed electric, water, sewer services, and all other abutting infrastructure

☒ **STORMWATER MANAGEMENT PLAN including the following:** **** Full stormwater management plan is not required due to area of site disturbed by scope of construction.***

- Water flow directionality
- Defined drainage areas with elevation lines
- All stormwater and erosion control measures

☒ **COLORED BUILDING RENDERINGS & ELEVATIONS including the following:**

- All proposed structures illustrated from all directions
- All materials and depictions accurately shown and labeled

☐ **LANDSCAPE PLAN including the following:** **** There is no new landscaping other than turf replacement /restoration where existing is disturbed by construction operations.***

- All proposed plants and landscaped areas
- All landscape materials labeled
- All plant types and species identified with sizes at the time of planting and at full maturity

☐ **LIGHTING PLAN including the following:** **** No new building lighting planned for the project.***

- All light fixtures shown with light intensities measured to the property lines
- Light fixture product specifications
- Types of light bulbs and wattage / lumen's identified

☐ **SIGNAGE PLAN including the following:** **** No new site signage or parking lot lighting planned for the project.***

- Signage renderings shown from all directions, including dimensions of the sign and fascia
- Night rendering
- Site plan showing location on the lot with setbacks labeled

☒ **MATERIAL LIST including the following:** **** Material sample board coordinated with drawing materials list will be presented at the Board meeting.***

- Parking lots, access driveways, plants and landscaped areas, lighting, signage, and building exterior.
- Specific colors for all materials, samples, and specifications.

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

CITY OF STURGEON BAY
AESTHETIC DESIGN & SITE PLAN
REVIEW BOARD SUBMITTAL

DESIGN DEVELOPMENT

100% DESIGN DEVELOPMENT

08/12/2020

PROJECT NUMBER: 318509-01

© Eppstein Uhen Architects, Inc.

ABBREVIATIONS

A	
AC	air condition
ACT	acoustical ceiling tile
ADJ	adjacent
ADDL	additional
ADDM	aluminum
ADJ	adjustable
AFC	above finished ceiling
AFF	above finished floor
AFG	above finished grade
AFS	above finished slab
ALT	alternate
APPU	appurtenance
APPR	approved
APT	apartment
AP	acoustical panel
ASC	above suspended ceiling
B	
BLDG	building
BLT	borrowed lite
BLW	below
BPL	base plate
BO	bottom of
BOS	bottom of steel
C	
CB	catch basin, combination bullnite
CFCC	contractor furnished, contractor installed
CFCI	contractor furnished, contractor installed
CFM	cubic meter/hour
CFW1	contractor furnished, owner installed
CG	corner guard
CIP	cast in place
CMTR	counter
CL	centerline
CLG	ceiling
C	
CLR	clear
CM	construction management
CMU	concrete masonry unit
CO	cleanout
COL	column
CONC	concrete
CONT	continuous
CPET	carpet
CTRM	ceramic
CT	ceramic tile
CH	cold water
CTB	ceramic tile base
D	
DEMO	demolition
DEPT	department
DF	drinking fountain
DIA	diameter
DP	dampproofing panel
DR	door
DR FR	door frame
DT	door tag
DTL	detail
DW	dishwasher
DWG	drawing
E	
EA	each
EP 3	exterior insulation & finish system
EL	elevation
EJ	expansion joint
ELEC	electric
ELEV	elevator
EQ	equal
EQUIP	equipment
EXT	exterior
F	
F	female
F	fire
FA	fire alarm
FAB	fabricated
FABR	fabric
FC	fire cabinet
FD	floor drain
FE	fire extinguisher
FEC	fire extinguisher cabinet
FHC	fire hose cabinet
FLR	floor
FM	factory mutual
FO	floor cut
FP	fireplace/opening
FPL	fireplace
FPT	fireplace
FRP	fiberglass reinforced plastic
FT	foot
FTG	footing
G	
GA	gauge
GALV	galvanized
GB	grab bar
GC	general contractor
GL	glass
GLU LAM	glue laminated
GR	grade
GR	grade, grading
GT	grout
GYP BD	gypsum
H	
HB	hose bibb
HC	hollow core
HM	hollow metal
HORIZ	horizontal
HSKP	housekeeping
HGT	height
HVAC	heating, ventilating & air conditioning
HW	hot water
HWY	highway
I	
ID	inside diameter
INSUL	insulation
INT	interior
J	
JS	janitor sink
K	
KB	kickboard
LAV	lavatory
LL	live load
M	
MC	mechanical contract lite
MECH	mechanical
MFR	manufacturer
MICRO	microwave
MIN	minimum
MISC	miscellaneous
MOC	manufacturer furnished, owner installed
MO	masonry opening
MTL	metal
MTL	metal
N	
N	north
NA	not applicable
NIC	not in contract
NOM	nominal
NR	nominal
NS	no scale
NTS	not to scale
O	
OC	on center
OD	outside diameter
OFCI	owner furnished, contractor installed
OFCI	owner furnished, contractor installed
OFI	owner furnished, owner installed
OFWI	owner furnished, owner installed
OH DR	overhead door
OPN	opposite hand
OPNG	opening
P	
PT	paint/paint
PLAM	plastic laminate
PLYWD	plywood
PNL	panel
PRESTRS	prestressed
PREFAB	prefabricated
PSF	pounds per square foot
PT	point
PTN	partition
Q	
QT	quarry tile
QTB	quarry tile base
QTZ	quartz
R	
RA	return air
RCP	reflected ceiling plan
RS	rest room
RTDWR	reinforcing steel bars
RD	roof drain
RFG	roofing
REF	refrigerator
RWD	resilient flooring
RVS	reverse
RFS	room finish schedule
RO	rough opening
S	
SC	south
SCBD	cabinet
SC	sealed concrete
SE	solid core
SCHED	schedule
SCHED	schedule
SF	square foot
SH	shelf
SR	solid surface
SST	stainless steel
ST	stair
ST	stair
STRL	stairs base
STRUCT	structure
T	
TBM	bench mark/elevation
TEMP	temperature
TEMP	temporary
TER	terrazzo
TERR	terrazzo base
TFF	top of finished floor
TFO	top of footing
TG	top of grate
TOR	top of beam
TOC	top of concrete
TOJ	top of joist
TOPO	topography
TOS	top of slab
TOS	top of steel
TYP	typical
U	
UNO	unless noted otherwise
V	
VCT	vinyl composition tile
VFGI	vendor furnished, contractor installed
VFOI	vendor furnished, owner installed
VFWI	vendor furnished, vendor installed
VGR	vacuum
VIF	verify in field
W	
W	west
WC	with
WCO	without
WC	water closet
WD	wood
WG	wire glass
WGB	wood base
WGW	wire glass window
WH	water heater
WP	wall protection
WSP	wall paper
WW	window (in drawings)
X	
XPS	extruded polystyrene board (insulation)

SYMBOL LEGEND

CALLOUTS

- 19 / TITLE / 1/2" = 1'-0" — VIEW NUMBER, VIEW NAME, VIEW SCALE
- 1 level / 0'-0" — ELEVATION DATUM
- 3B / A000 — BUILDING SECTIONS
- 3B / A000 — OTHER SECTIONS
- A2 / A400-A01 / A4 — ELEVATIONS
- 1000 / A000 — DETAILS

TAGS

- AAA / 100 — PARTITION TYPE
- 100 — DOOR
- CKN-AB — KEYNOTE
- 100 — FURNITURE
- 100 — EQUIPMENT
- 100 / 0'-0" x 0'-0" — WINDOW
- 100 / 0" x 0" x 0" — CASEWORK
- FLOOR / BASE / WALL / REMARKS — FINISH PLAN
- TYPE / HEIGHT — CEILING
- NAME / 0000 — ROOM

GRAPHICS

- PLAN / TRUE — NORTH ARROW
- DIMENSION REFERENCES — TO OBJECT CENTER; TO OBJECT FACE OR OTHER GEOMETRY
- CONSTRUCTION PHASES — EXISTING; DEMOLITION; NEW
- GRID AND GRID IDENTIFICATION — NEW; EXISTING

VICINITY MAP

PROJECT SITE

PROJECT TEAM

OWNER
STURGEON BAY SCHOOL DISTRICT

1230 Michigan Street
Sturgeon Bay, WI 54235
PHONE: (920) 746-2800

PROJECT CONTACT: Dan Tjernage, District Admin
DIRECT PHONE: (920) 746-2801
EMAIL ADDRESS: dtjernagel@cbcsdmail.net

CONSTRUCTION MANAGER
MIRON CONSTRUCTION COMPANY, INC.

10700 Research Drive
Suite 100
Milwaukee, WI 53226
PHONE: (414) 308-1510

PROJECT CONTACT: Kurt Wollgram
DIRECT PHONE: (920) 569-7094
EMAIL ADDRESS: kurt.wollgram@miron-construction.com

ARCHITECTURAL
EPPSTEIN UHEN ARCHITECTS, INC.

333 East Chicago Street
Milwaukee, WI 53202
PHONE: (414) 271-5350
www.eua.com

PROJECT CONTACT: Jenni Eschner, Sr. Project Architect
DIRECT PHONE: (608) 442-6698
EMAIL ADDRESS: jennie@eua.com

CIVIL & LANDSCAPE
KAPUR & ASSOCIATES, INC.

7711 North Port Washington Road
Milwaukee, WI 53217
PHONE: (262) 758-6008
www.kapurinc.com

PROJECT CONTACT: Brad Jore
DIRECT PHONE: (262) 881-3519
EMAIL ADDRESS: bjore@kapur-assoc.com

STRUCTURAL
AMBROSE ENGINEERING, INC.

W66 N215 Commerce Court
Cedarburg, WI 53012
PHONE: (262) 377-7602
www.ambroseengineering.com

PROJECT CONTACT: Tyler Loehrl
DIRECT PHONE: (262) 377-7602
EMAIL ADDRESS: tyler.loehrl@ambeng.com

PLUMBING/FIRE PROTECTION
MSA PROFESSIONAL SERVICES, INC.

116 Fremont Street
Kiel, WI 53042
PHONE: (920) 894-7800

PROJECT CONTACT: Justin Monk, DE
DIRECT PHONE: (920) 267-6088
EMAIL ADDRESS: jmonk@msa-pa.com

MECHANICAL
FREDERICKSEN ENGINEERING, INC.

12308 Corporate Parkway
Suite 400
Mequon, WI 53092
PHONE: (262)243-9090
www.fei-hvac.com

PROJECT CONTACT: Randy All, PE
DIRECT PHONE: (262) 243-9090
EMAIL ADDRESS: randya@fei-hvac

ELECTRICAL
MSA PROFESSIONAL SERVICES, INC.

116 Fremont Street
Kiel, WI 53042
PHONE: (920) 894-7800

PROJECT CONTACT: John Russell
DIRECT PHONE: (920) 319-8712
EMAIL ADDRESS: jrussel@msa-ps.com

SHEET INDEX

GENERAL	
G000	INDEX
G010	ABBREVIATIONS
G101	LIFE SAFETY PLANS
CIVIL	
C001	SITE DEMOLITION PLAN
C002	SITE LAYOUT PLAN
C003	SITE GEOMETRIC PLAN
C004	SITE GRADING PLAN
C005	SITE UTILITY PLAN
C006	SITE EROSION CONTROL PLAN
C201	SITE DETAILS
C202	SITE DETAILS
ARCHITECTURAL DEMOLITION	
AD101	1ST FLOOR DEMOLITION PLAN - OVERALL
AD101A	1ST FLOOR DEMOLITION PLAN - AREA A
AD101B	LOWER LEVEL & 1ST FLOOR DEMOLITION PLAN - AREA B
AD101C	1ST FLOOR DEMOLITION PLAN - AREA C
ARCHITECTURAL	
A000	BUILDING SYSTEMS, NOTES, & PARTITION TYPES
A010	ADA REQUIREMENTS
A101	1ST FLOOR PLAN - OVERALL
A101A	1ST FLOOR PLAN - AREA A
A101B	LOWER LEVEL & 1ST FLOOR PLAN - AREA B
A101C	FIRST FLOOR PLAN - AREA C
A111	1ST FLOOR CEILING PLAN - OVERALL
A111A	1ST FLOOR CEILING PLAN - AREA A
A111B	1ST FLOOR CEILING PLAN - AREA B
A111C	1ST FLOOR CEILING PLAN - AREA C
A121	1ST FLOOR FINISH PLAN - OVERALL
A121A	1ST FLOOR FINISH PLAN - AREA A
A121B	1ST FLOOR FINISH PLAN - AREA B
A121C	1ST FLOOR FINISH PLAN - AREA C
A105	MATERIAL SCHEDULE & NOTES
A200	EXTERIOR ELEVATIONS
A201	EXTERIOR ELEVATIONS
A310	WALL SECTIONS
A500	EXTERIOR PLAN DETAILS
A501	EXTERIOR PLAN DETAILS
A510	EXTERIOR SECTION DETAILS
A511	EXTERIOR SECTION DETAILS
A520	DOOR AND FRAME SCHEDULE
PLUMBING	
P000	LEGEND AND GENERAL NOTES
P100	LOWER LEVEL & FOUNDATION PLAN - AREA C PLUMBING
P101	1ST FLOOR PLAN - AREA C PLUMBING
P400	DETAILS
P0100	LOWER LEVEL & FOUNDATION DEMO PLAN - AREA C PLUMBING
P0101	1ST FLOOR DEMO PLAN - AREA C PLUMBING
MECHANICAL	
H000	SCHEDULES
H0101A	FIRST FLOOR DEMOLITION PLAN - AREA A
H0101B	FIRST FLOOR DEMOLITION PLAN - AREA B
H0101C	FIRST FLOOR DEMOLITION PLAN - AREA C
H101A	FIRST FLOOR DUCTWORK PLAN - AREA A
H101B	FIRST FLOOR DUCTWORK PLAN - AREA B
H101C	FIRST FLOOR DUCTWORK PLAN - AREA C
H111A	FIRST FLOOR PIPING PLAN - AREA A
H111B	FIRST FLOOR PIPING PLAN - AREA B
H111C	FIRST FLOOR PIPING PLAN - AREA C
H200	FIREALARM DEVIANCE, ROOM PLANS
ELECTRICAL	
E0101AC	AREA A & C - DEMOLITION
E0101BD	AREA B - DEMOLITION
E1101AC	AREA A & C - ELECTRICAL
E1101B	AREA B - ELECTRICAL
E201	FIRE ALARM PLAN
E202	SECURITY ENTRY & CCTV PLAN
E301	ONE LINE & SCHEDULES
E401	DETAILS

OWNER SIGN-OFF
DESIGN DEVELOPMENT DOCUMENTS

THE UNDERSIGNED CLIENT APPROVES THE FINAL DESIGN CONCEPT ON ALL UNIT PLANS, ALL FLOOR PLANS, ROOF PLAN, ALL EXTERIOR ELEVATIONS AND MATERIALS, MEP SYSTEMS AND STRUCTURAL DESIGN.

IF THERE ARE SUBSTANTIAL CHANGES TO THE PROJECT SCOPE AFTER CLIENT SIGN-OFF, CHANGES WILL BE SUBJECT TO ADDITIONAL SERVICES.

THE ARCHITECT IS HEREBY AUTHORIZED TO PROCEED INTO CONSTRUCTION DOCUMENTS.

EPPSTEIN UHEN ARCHITECTS, INC.

CLIENT SIGNATURE DATE

eu:a

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5350

madison 320 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5230

des moines 699 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.216.5840

denver 1899 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.595.4520

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St,
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/12/2025	DESIGN DEVELOPMENT

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	3185009-01

INDEX

G000

© Eppstein Uhen Architects, Inc.

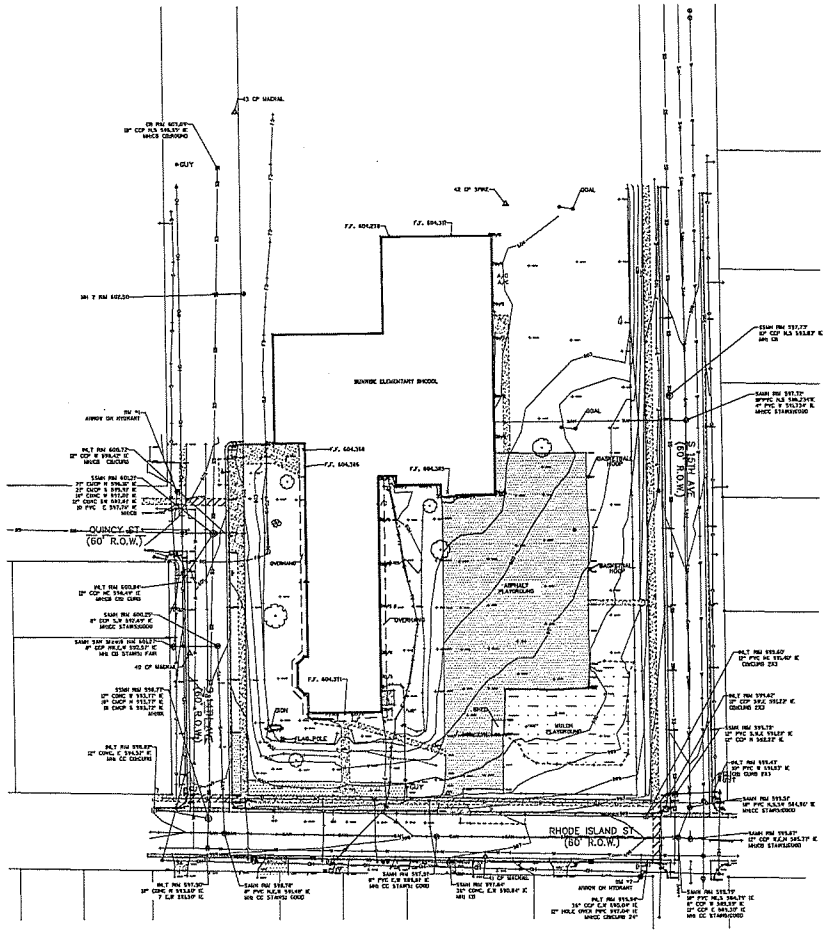
TOPOGRAPHIC SURVEY

SUNRISE ELEMENTARY SCHOOL
1414 RHODE ISLAND ST, STURGEON BAY, WI 54235

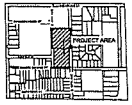
LEGEND

- = BENCH MARK
- = CONTROL POINT
- = IRON PIPE FOUND OR AS NOTED
- = CHISELED CROSS
- = SECTION CORNER MON.
- = DOWN SPOUT
- O.D. = OUTSIDE DIAMETER
- = WATER VALVE
- = FIRE HYDRANT
- = SPOT ELEVATION
- = BUSH, SHRUB
- = POLE/POST/BOLLARD
- = BOULDER
- = PULLBOX
- = MANHOLE TYPE NOTED
- = SANITARY SEWER MANHOLE
- = STORM SEWER MANHOLE
- = ELECTRIC MANHOLE
- = TELEPHONE MANHOLE
- = WATER MANHOLE
- = UTILITY METER
- = GUY WIRE POLE
- = LIGHT POLE
- = PEDESTAL
- = POWER POLE
- = INLET
- = CURB INLET
- = GAS VALVE
- = LIGHT POLE WITH MAST
- = TREE (CONIFEROUS) DRIP LINE SCALABLE
- = TREE (DECIDUOUS) DRIP LINE SCALABLE
- = CLEANOUT
- = UTILITY MARKER POST
- = SIGN ON POST
- = UTILITY CONTROL BOX
- = UNKNOWN UTILITY VALVE
- F.F. = FIRST FLOOR ELEVATION

- = MINOR CONTOUR
- = MAJOR CONTOUR
- = FENCE
- = BEAM GUARD
- = CHAINLINK FENCE
- = WOODED AREA/SHRUB EDGE
- = WATER MAIN
- = STORM SEWER
- = SANITARY SEWER
- = NATURAL GAS MAIN
- = UNDERGROUND TELEPHONE
- = UNDERGROUND ELECTRIC
- = OVERHEAD UTILITY LINES
- = UNDERGROUND FIBER OPTIC
- = UNDERGROUND CABLE TV
- = COMMUNICATION CONDUIT
- = ASPHALT SURFACE
- = CONCRETE SURFACE
- = CROSSWALK
- = MULCH
- = BUILDING OUTLINE



VICINITY MAP
(NOT TO SCALE)



CONTROL POINTS				
POINT NO.	NORTHING	EASTING	ELEV.	DESCRIPTION
BM 1	157195.16	498814.95	604.60	BM ARROW ON HYDRANT
BM 2	157249.14	498617.30	598.71	BM ARROW ON HYDRANT
40	157467.34	498803.60	600.26	CP MAGNAIL
41	157305.45	498295.40	596.81	CP MAGNAIL
42	157821.53	498315.06	603.94	CP SPIKE
43	157898.06	498581.85	601.33	CP MAGNAIL

BEARING BASED ON
WisCRS-DOOR COUNTY (2012)
VERTICAL DATUM: NAVD 88

ALTHOUGH DIGGER HOTLINE HAS NOTIFIED THIS SURVEY DOES NOT GUARANTEE THAT ALL UTILITIES HAVE BEEN LOCATED ON SITE. SOME OF THE UTILITIES MAY HAVE BEEN DRAWN IN FOR PLAN BASED ON MAPS RECEIVED FROM MEMBERS NOTIFIED. LACKING EVALUATION THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ASSURATELY, COMPLETELY AND ACCURATELY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EVALUATION MAY BE NECESSARY.

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

PROJECT:
SUNRISE ELEMENTARY SCHOOL

LOCATION:
1414 RHODE ISLAND ST, STURGEON BAY, WI 54235

CLIENT:
STURGEON BAY SCHOOL DISTRICT

RELEASE:
PROGRESS

REVISIONS:

#	DATE	DESCRIPTION

NORTH ARROW:

SCALE: 1"=30'

SEAL:
WISCONSIN ROBERT J. CLARK III S-2718 OCONTO FALLS, WISCONSIN LAND SURVEYOR

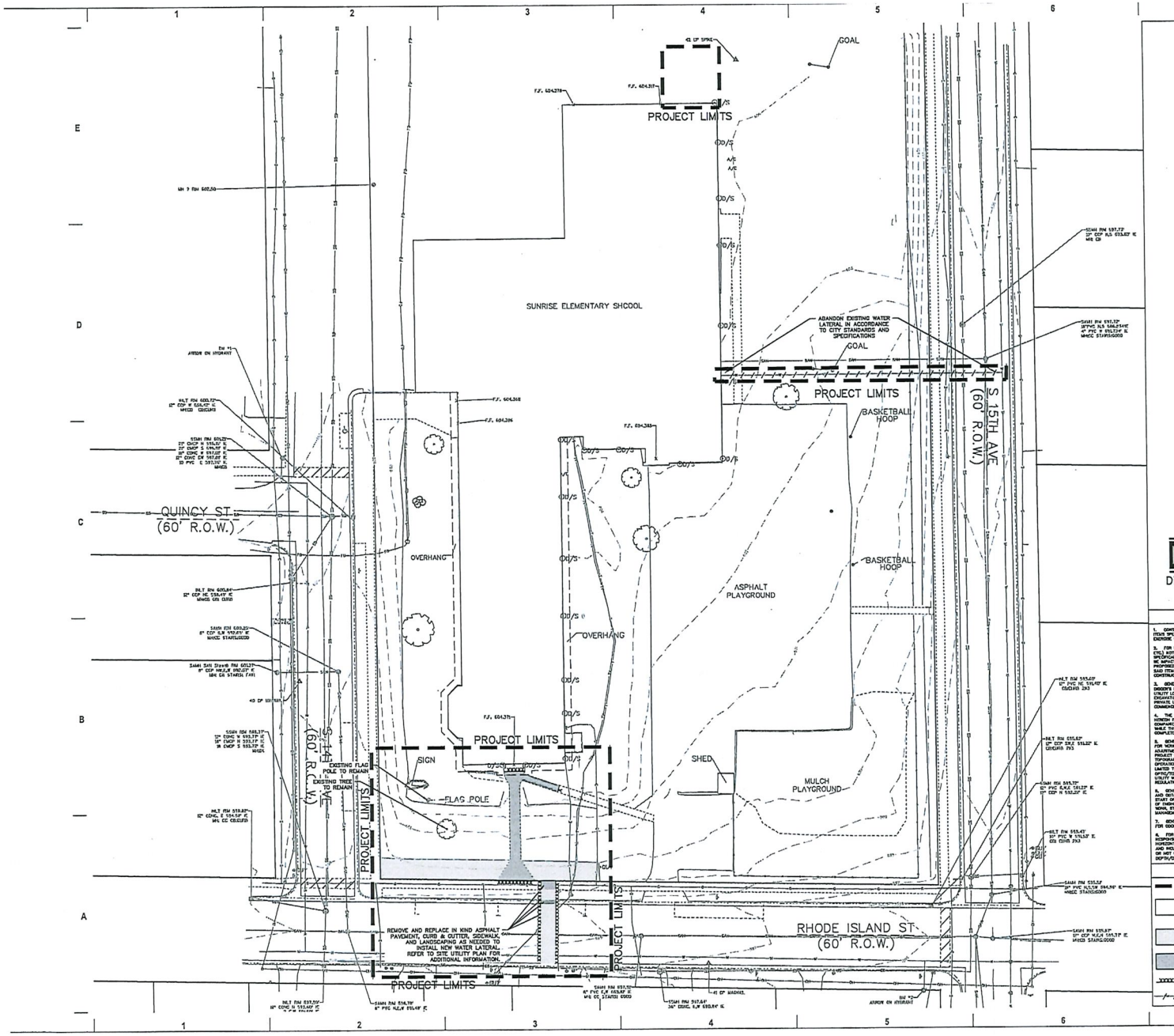
all in

SHEET:
PLAT OF SURVEY

PROJECT MANAGER:	BES
PROJECT NUMBER:	200395.01
DATE:	01/10/2020

SHEET NUMBER:
1 OF 1

FILENAME: S:_SiteDsgn\Eppstein\200393 Sturgeon Bay SD\200395 SB Sunrise Elementary School\SURVEY\DWG\200395_PLAT-temp 30x42.dwg



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

DEMOLITION NOTES

1. CONSULT WITH OWNER TO DETERMINE A SAFE STORAGE LOCATION OF ITEMS SPECIFICALLY CALLED OUT IN THE SITE DEMOLITION PLAN. EXERCISE CARE DURING REMOVAL AND TRANSPORT TO PREVENT DAMAGE.

2. FOR EXISTING SITE FEATURES/OBJECTS (TREES, UTILITIES, PAVEMENT, ETC.) NOT SHOWN ON THE SITE SURVEY OF EXISTING CONDITIONS OR NOT SPECIFICALLY CALLED OUT IN THE SITE DEMOLITION PLAN THAT NEED TO BE IMPACTED DUE TO DEMOLITION AS DELEGATED TO COMPLETE THE BID DOCUMENTS, THE CONTRACTOR SHALL CONTACT OWNER OF SAID ITEMS TO DETERMINE APPROPRIATE COURSE OF ACTION PRIOR TO CONSTRUCTION ACTIVITIES.

3. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGERS HOTLINE AND PRIVATE UTILITY LOCATOR FOR PUBLIC AND PRIVATE UTILITY LOCATES PRIOR TO THE COMMENCEMENT OF ANY MOWING AND EXCAVATION ACTIVITIES. CONTRACTOR SHALL ALLOW DIGGERS HOTLINE AND PRIVATE LINES SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

4. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

5. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR VERIFYING OWNERSHIP OF AND COORDINATING THE DEMOLITION, ADJUSTMENT, AND/OR RELOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS. ALSO, DUE TO THE TIME LAPSE BETWEEN THE SITE TOPOGRAPHICAL CHANGES TO THE EXISTING SITE SHOWN, CONSTRUCTION OPERATIONS AND SEQUENCING, UTILITY CONFLICTS, ETC. INCLUDING BUT NOT LIMITED TO ELECTRICAL/POWER OPTIC/TELEPHONE/CABLE/GAS/WATER/SANITARY/STORM. DEMOLITION OF THIS UTILITY MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, & LOCAL REGULATIONS.

6. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL THEIR REQUIRED PERMITS AND APPROVALS PRIOR TO THE START OF WORK. THIS INCLUDES, BUT IS NOT LIMITED TO, OBTAIN FROM ENGINEER COPIES OF CONSTRUCTION DESIGN APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO NDNR, STATE OR LOCAL PLUMBING, MUNI, COUNTY, AND STORM WATER MANAGEMENT.

7. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.

8. FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR THEIR OWN SUBMITTALS, VERIFYING THE VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS, AND INCLUDE IN THEIR CONTRACT THE RELOCATION OF SAID UTILITIES (NOTED OR NOT ON THE BID DOCUMENTS) AS NECESSARY TO PROVIDE PROPER DEPTH/CLEARANCE FOR UTILITY OWNER'S REQUIREMENTS.

KEY INDEX

- PROJECT LIMITS
- VEGETATION TO BE REMOVED & DISPOSED OF OFFSITE IN ACCORDANCE WITH ALL STATE, FEDERAL, & LOCAL LAWS. IF STOCKPILED UNUSED & UNSUITABLE TOPSOIL TO BE REMOVED OFFSITE, TOPSOIL THICKNESS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- ASPHALT PAVEMENT & BASE MATERIAL TO BE REMOVED TO SUB-BASE & DISPOSED OF OFFSITE. PAVEMENT & BASE THICKNESS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- CONCRETE & BASE MATERIAL TO BE REMOVED TO SUB-BASE & DISPOSED OF OFFSITE. CONCRETE & BASE THICKNESS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- SAWCUT FULL DEPTH
- REMOVES UTILITIES TO BE ABANDONED & REMOVED.

eua
milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3200
madison 370 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.2300
des moines 555 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.5840
denver 1899 Wynkoop Street, Suite 200 Denver, Colorado 80202 303.295.4000

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/25/2020	SCHEMATIC DESIGN
08/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

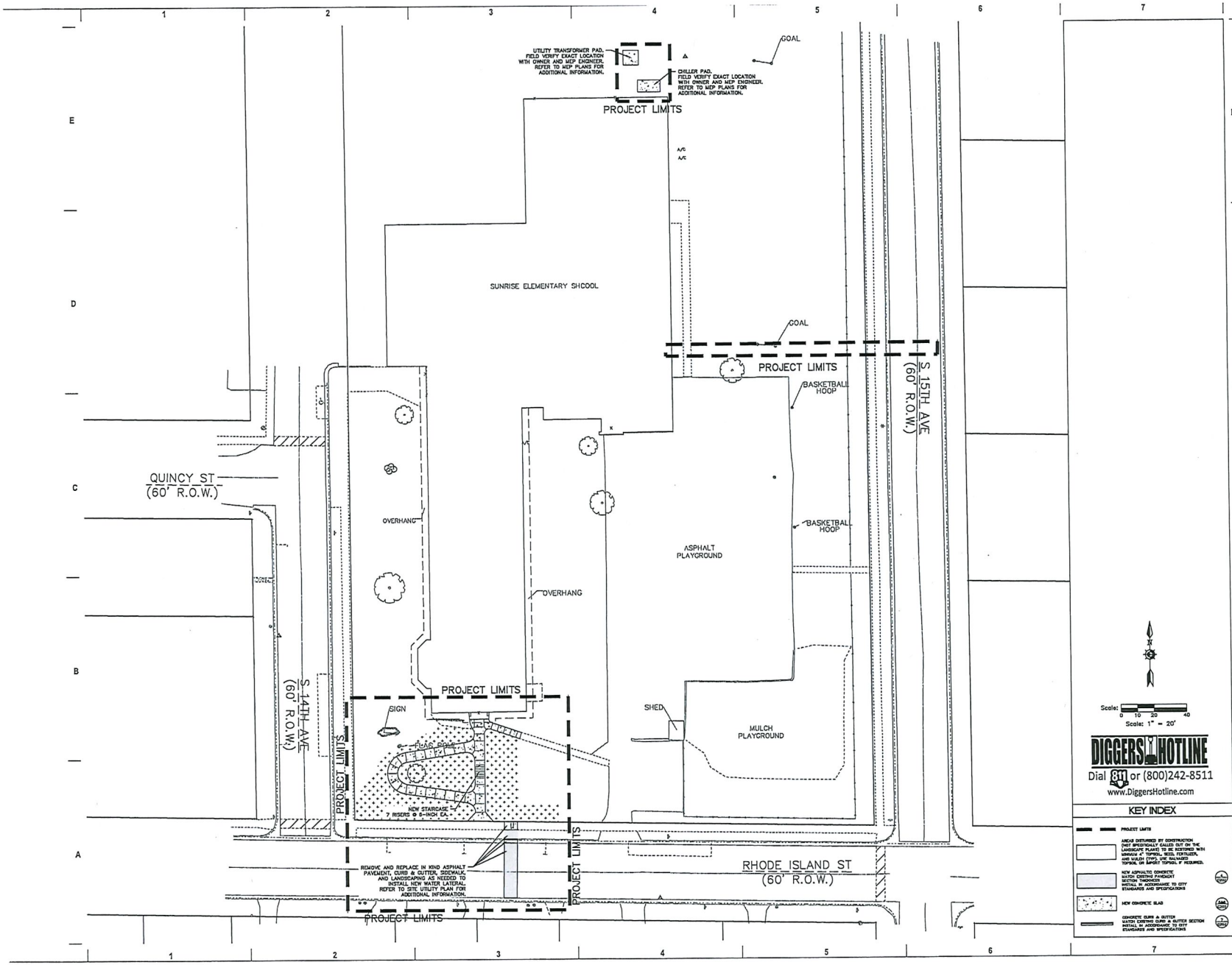
PROGRESS DOCUMENTS NOT FOR CONSTRUCTION
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction/permitted purposes.

PROJECT MANAGER TS
PROJECT NUMBER 318509-01

SITE DEMOLITION PLAN

C101

© Engelsby Ulven Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

KEY INDEX

PROJECT LIMITS

AREAS DISTURBED BY CONSTRUCTION ONLY SPECIFICALLY CALLED OUT ON THE LANDSCAPE PLANS TO BE RESTORED WITH MINIMUM 4" TOPSOIL, SEED, FERTILIZER, AND MULCH (TYP). USE SALVAGED TOPSOIL OR IMPORT TOPSOIL IF REQUIRED.

NEW ASPHALTIC CONCRETE. MATCH EXISTING PAVEMENT ASPHALTIC CONCRETE. INSTALL IN ACCORDANCE TO CITY STANDARDS AND SPECIFICATIONS (1 SITE PLAN)

NEW CONCRETE SLAB (2 SITE PLAN)

CONCRETE CURB & GUTTER. MATCH EXISTING CURB & GUTTER SECTION. INSTALL IN ACCORDANCE TO CITY STANDARDS AND SPECIFICATIONS (3 SITE PLAN)

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3300
madison 375 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.3300
des moines 606 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.274.5649
denver 1899 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.295.6129

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/29/2025	SCHEMATIC DESIGN
08/12/2026	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

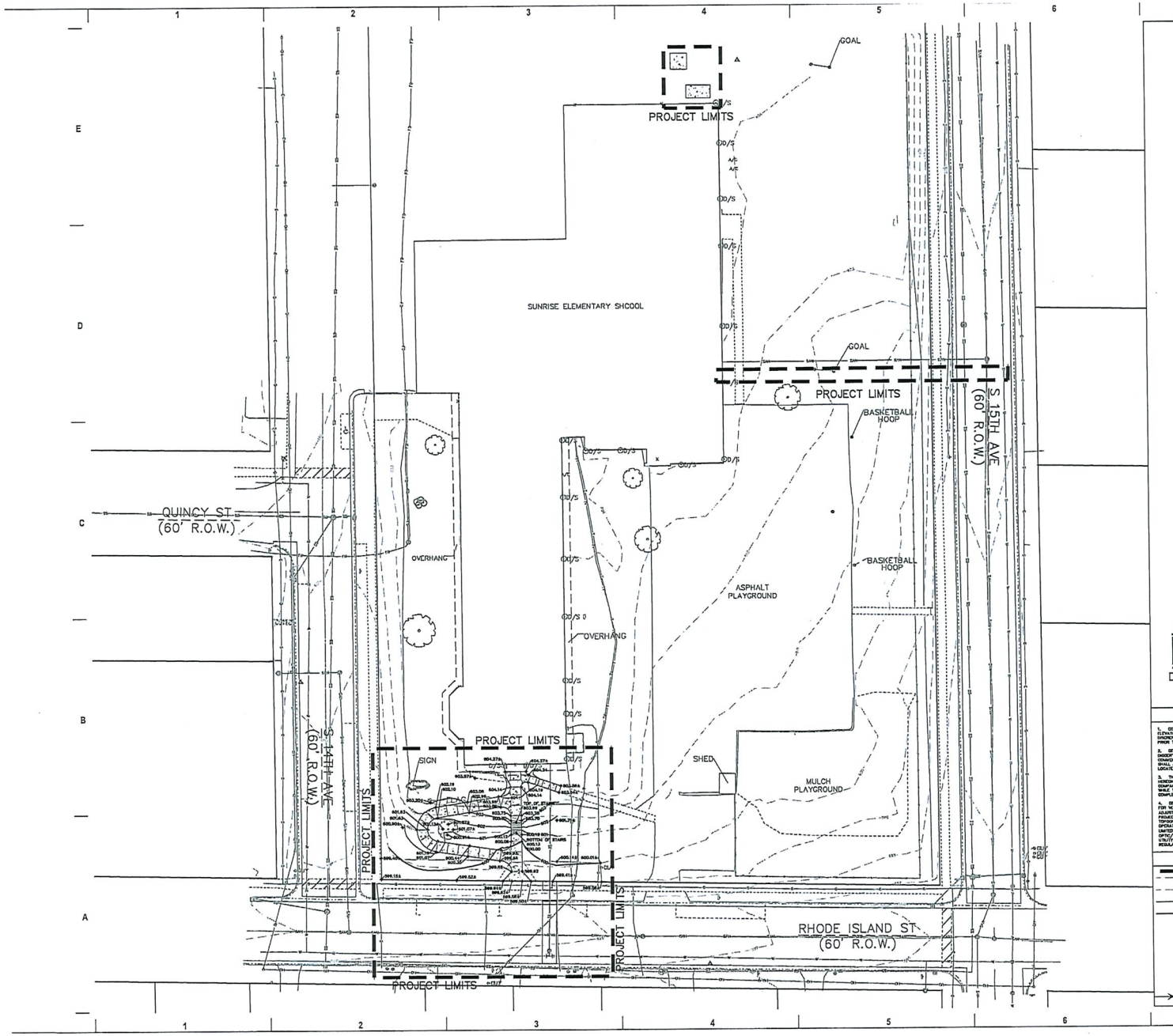
PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction/permitted purposes.

PROJECT MANAGER TS
PROJECT NUMBER 318500-01

SITE LAYOUT PLAN

C102

© Eppstein Uhen Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

GRADING NOTES

1. CONTRACTOR SHALL FIELD VERIFY ALL EXISTING MATCH GRADE ELEVATIONS PRIOR TO GRADING ACTIVITIES. CONTACT ENGINEER IF DISCREPANCIES EXIST BETWEEN FIELD VERIFIED GRADES AND PLAN GRADES PRIOR TO GRADING ACTIVITIES.

2. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGERS HOTLINE AND PRIVATE UTILITY LOCATES FOR PROR TO THE COMMENCEMENT OF ANY WORK AND CONSTRUCTION ACTIVITIES. CONTRACTOR SHALL ALLOW DIGGERS HOTLINE AND PRIVATE LINES SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

3. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

4. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR VERIFYING OWNERSHIP OF AND COORDINATING THE DEMOLITION, ABANDONMENT, AND/OR RELOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS AS NOTED IN THE PLANS AND OF ANY ADDITIONAL UTILITIES ENCOUNTERED DURING CONSTRUCTION. CONTRACTOR SHALL PERFORM OPERATIONS AND SEQUENCING, UTILITY CONFLICTS, ETC., INCLUDING BUT NOT LIMITED TO ELECTRICAL/FIBER OPTIC/TELEPHONE/GAS/LIQUIDS/WATER/SANITARY/STORM. DEMOLITION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, & LOCAL REGULATIONS.

KEY INDEX

PROJECT LIMITS	
515	EXISTING CONTOUR MINOR
510	EXISTING CONTOUR MAJOR
995	PROPOSED CONTOUR MINOR
990	PROPOSED CONTOUR MAJOR
970.00	PROPOSED SPOT GRADE
970.04	MATCH EXISTING GRADE
1970.00	PROPOSED TOP OF CURB
1965.50	PROPOSED BOTTOM OF CURB
1970.04	MATCH EXISTING TOP OF CURB
1965.04	MATCH EXISTING BOTTOM OF CURB
1969.00	PROPOSED TOP OF WALL
1966.00	PROPOSED BOTTOM OF WALL
1969.04	MATCH EXISTING TOP OF WALL
1966.04	MATCH EXISTING BOTTOM OF WALL
	DRAINAGE SWALE

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3350
madison 375 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.2350
des moines 910 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.274.2840
denver 1559 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.320.4505

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/23/2020	SCHEMATIC DESIGN
09/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

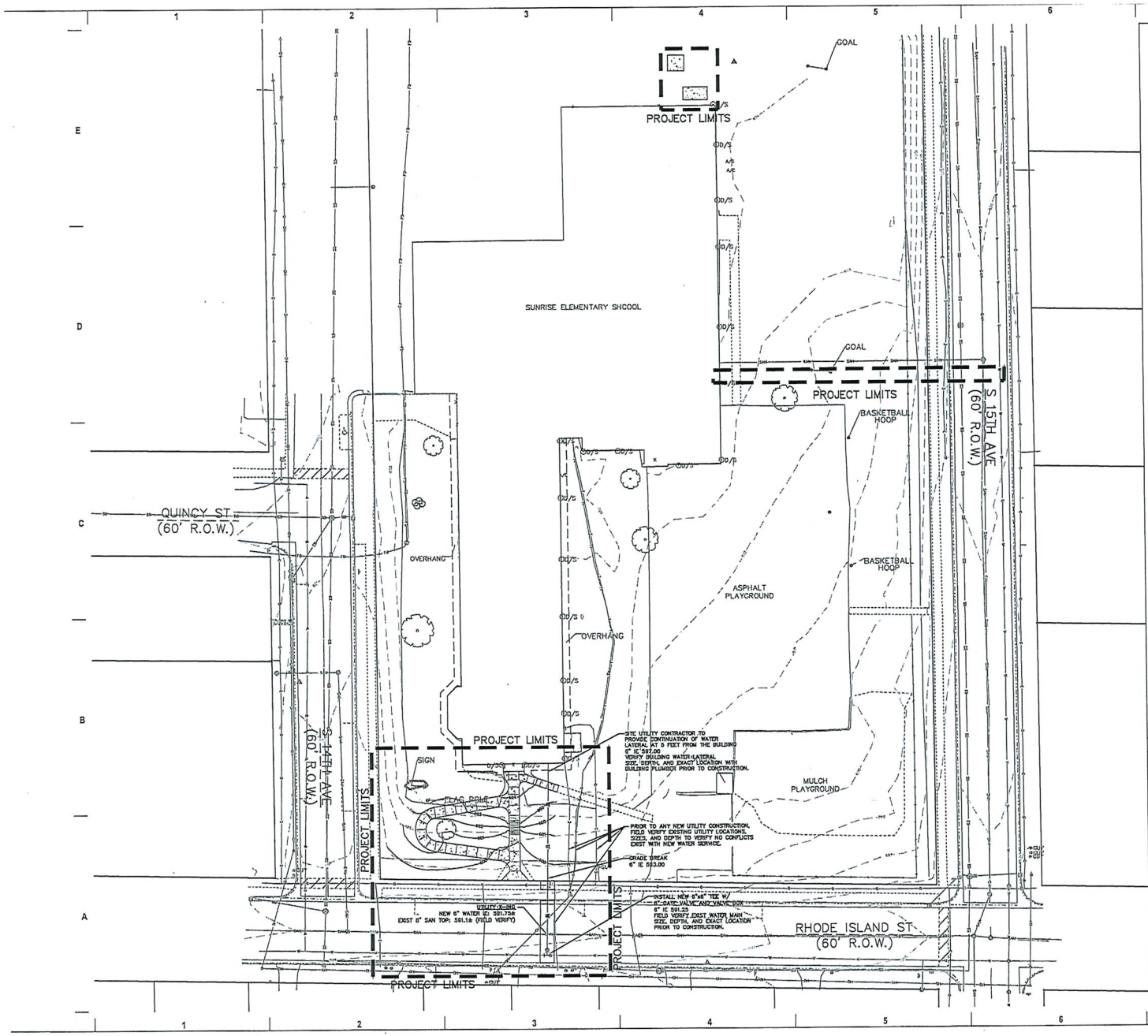
PROJECT MANAGER TS

PROJECT NUMBER 318509-01

SITE GRADING PLAN

C104

© Eppstein Uhen Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

UTILITY NOTES

PROJECT LIMITS

CAUTION

KNOWN UTILITY AND POTENTIAL CONFLICT EXIST WITH EXISTING UNDERGROUND UTILITIES. PRIOR TO UTILITY INSTALLATION, CONTRACTOR TO EXCAVATE AND EXPOSE EXISTING UTILITY TO VERIFY LOCATION, SIZE, DEPTH, AND CONTACT ENGINEER IF CONFLICTS EXIST WITH PROPOSED CONSTRUCTION AND EXISTING UNDERGROUND UTILITIES.

1. PER PROJECT SPECIFICATIONS AND THE STANDARD SPECIFICATIONS FOR SEWER AND MAIN CONSTRUCTION IN WISCONSIN, THE POINT OF COMMENCEMENT FOR THE LAYING OF SEWER PIPE SHALL BE AT THE LOWEST POINT IN THE PROPOSED SEWER LINE. THE PIPE SHALL BE LAID WITH THE BELL END OF THE BELL AND SPIGOT PIPE, OR WITH THE FOUNDING GROOVE END OF THE GROOVE AND TONGUE PIPE, POINTING UPHILL. WHEN A NEW SEWER IS TO BE CONNECTED TO AN EXISTING SEWER NOT TERMINATING IN A MANHOLE, THE CONTRACTOR SHALL UNCOVER THE EXISTING SEWER TO ALLOW ANY ADJUSTMENTS IN LINE AND GRADE TO BE MADE BEFORE PIPE IS LAID.

2. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

3. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL THEIR REQUIRED PERMITS AND APPROVALS PRIOR TO THE START OF THEIR WORK. CONSULT WITH AND OBTAIN FROM EXISTING OWNER OF CONSTRUCTION DESIGN APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO THOSE FROM THE LOCAL PLUMBING, WDNR, COUNTY, AND STORM WATER MANAGEMENT.

4. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGER'S HOTLINE TO ALLOW THEM SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

5. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.

6. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR TURNING UNDERGUP OF AND DISCONNECTING THE DEMOLITION AND / OR RELOCATION / ELEVATION ADJUSTMENT OF ALL EXISTING PUBLIC OR PRIVATE UTILITIES WITHIN THE PROJECT LIMITS THAT MAY BE AFFECTED BY THE TOPOGRAPHICAL CHANGES, UTILITIES, OR OTHER CONSTRUCTION ON THE PROJECT SITE. THESE UTILITIES INCLUDE BUT NOT LIMITED TO ELECTRICAL / FIBER OPTIC / TELEPHONE / CABLE / GAS / WATER / SANITARY / STORM; DEVELOPER / RELOCATION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, LOCAL AND UTILITY OWNER REGULATIONS.

7. FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR REVIEWING SEO DOCUMENTS, VERIFYING THE VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS, AND INCLUDE IN THEIR CONTRACT THE RELOCATION OF SAID UTILITIES DEPICTED OR NOT ON THE SEO DOCUMENTS AS NECESSARY TO PROVIDE PROPER DEPTH/CLEARANCE PER UTILITY OWNER'S REQUIREMENTS.

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.2300
madison 375 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.2350
des moines 699 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.224.5840
denver 1700 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.893.4300

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/22/2020	SCHEMATIC DESIGN
08/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

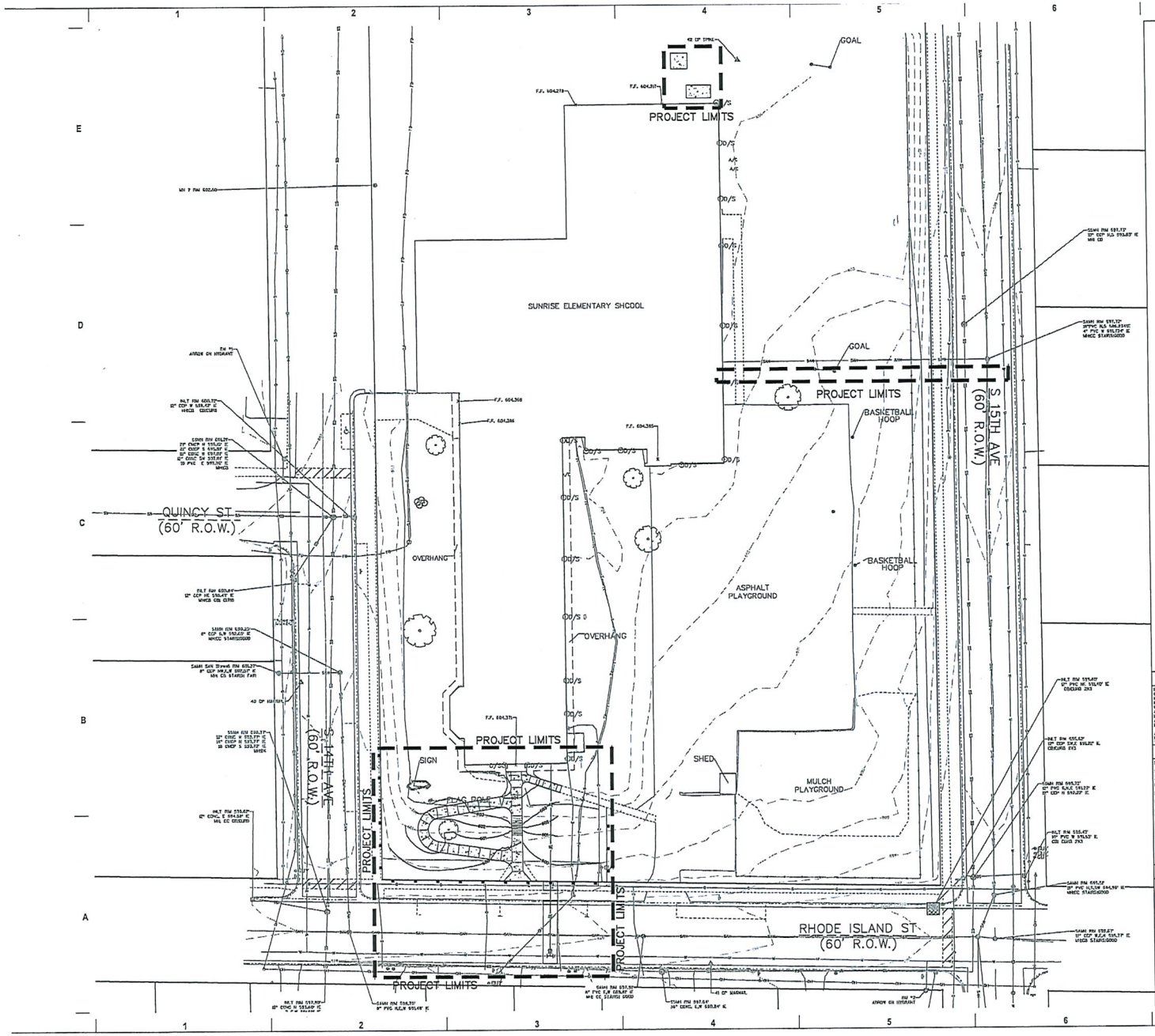
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for bid bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

SITE UTILITY PLAN

C105

© Eppstein Uhen Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

EROSION NOTES

INSPECT ALL EROSION CONTROL MEASURES PRIOR TO COMMENCING GRADING, GRUBBING OR OTHER LAND DISTURBING ACTIVITIES. EROSION CONTROL MEASURES MUST BE INSPECTED WEEKLY AND WITHIN 24 HOURS OF EVERY PRECIPITATION EVENT OF 0.5 INCHES OR GREATER. MAINTAIN A LOG OF ALL EROSION CONTROL DAILY INSPECTIONS AND DOCUMENT CONDITIONS AND REPAIRS MADE ALONG WITH DATE. TIME OF INSPECTION AND WEATHER CONDITIONS IN A DAILY LOG BOOK. THE DAILY LOG BOOK, WEEKLY / 0.50 INCH PRECIPITATION REPORTS, APPROVED PLANS AND WPDES PERMIT SHALL BE KEPT IN AN ACCESSIBLE LOCATION, LIKE A MAILBOX, WITHIN THE STAGING AREA.

AT ABSOLUTELY NO TIME MAY CONSTRUCTION EQUIPMENT, DEBRIS, FILL, ETC. BE PLACED WITHIN WETLANDS, WATERWAYS OR FLOOD PLAINS UNLESS SPECIFIED IN THE PLANS.

POINTS OF CONTACT

LAND OWNER:
STURGEON BAY SCHOOL DISTRICT
3230 MICHIGAN STREET
STURGEON BAY, WI 54235
PHONE: (920) 746-2300

PROJECT ENGINEER:
KAPUR & ASSOCIATES, INC
715 NORTH PORT WASHINGTON ROAD
MILWAUKEE, WI 53217
PHONE: (414) 351-4444

CONSTRUCTION MANAGER:
MINOR CONSTRUCTION COMPANY, INC.
3171 MIDWAYSH DRIVE
MCFARLAND, WI 53558
PHONE: (608) 849-1200

KEY INDEX

PROJECT LIMITS

INSTALL EROSION MAT ON ALL SLOPES GREATER THAN 4:1 AND ALL DRAINAGE SWALES

USE CLASS I, TYPE A FROM WISDOT PRODUCT APPROVED LIST FOR ALL DISC SLOPES

USE CLASS I, TYPE B FOR ALL DRAINAGE SWALES. INSTALL EROSION MAT ON THE BOTTOM OF AND A MINIMUM OF 2 FEET VERTICALLY UP THE SIDE SLOPES OF ALL DRAINAGE SWALES. CLASS I, TYPE A MAT WE USED FOR THE REMAINDER OF THE SWALE SIDE SLOPES EXCEEDING 3 FEET VERTICALLY.

FILTER FABRIC FENCE (1 SHT)

DESIGNATED EXISTING INLETS THAT MUST BE PROTECTED (2 SHT)

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.2250
madison 305 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5200
des moines 600 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.5660
denver 1555 Blake Street, Suite 300 Denver, Colorado 80202 303.595.4870

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/23/2020	SCHEMATIC DESIGN
09/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER TS
PROJECT NUMBER 318509-01

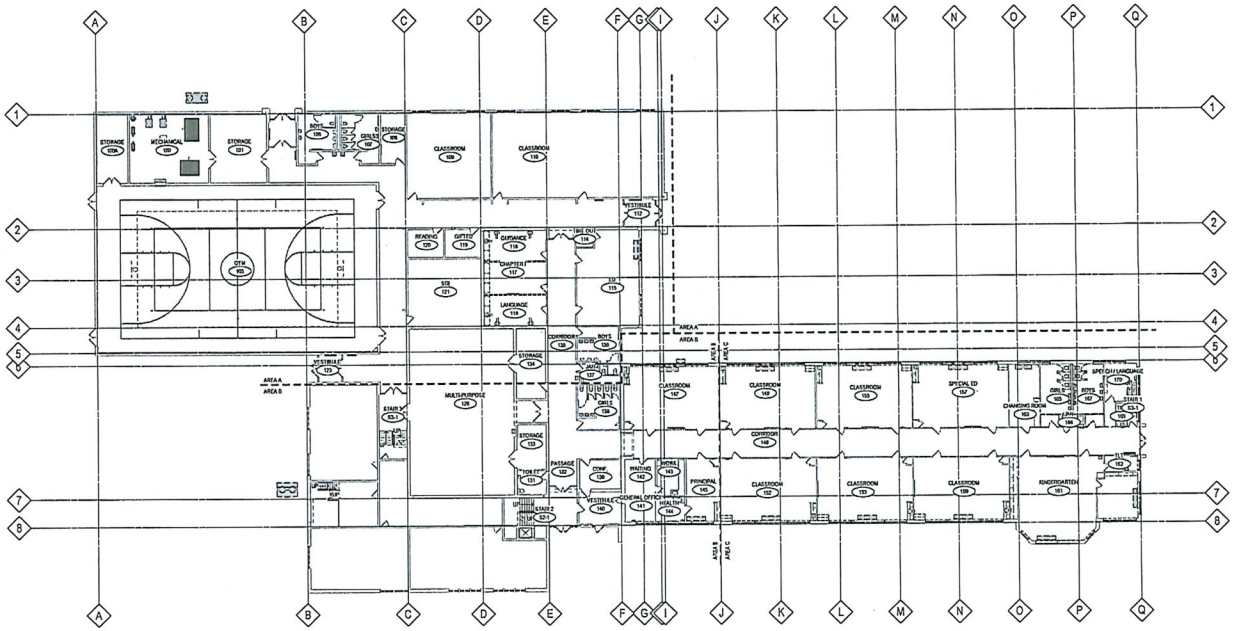
SITE EROSION CONTROL PLAN

C106

© Eppstein Uhen Architects, Inc.

SHEET NOTES - DEMOLITION

1. PRIOR TO BEGINNING WORK, NOTIFY ARCHITECT IMMEDIATELY IF DISCREPANCIES ARE DISCOVERED BETWEEN THE PROPOSED SCOPE OF WORK AND THE EXISTING CONDITIONS.
2. CONTRACTOR TO COORDINATE DEMOLITION WORK WITH NEW CONSTRUCTION AS SHOWN ON DRAWINGS. REPORT ANY CONFLICTS TO ARCHITECT BEFORE DEMOLITION WORK BEGINS.
3. SEE SPECIFICATIONS FOR ADDITIONAL DEMOLITION REQUIREMENTS AND NOTES.
4. SCOPE OF DEMOLITION AND REMOVAL WORK SHALL NOT BE LIMITED BY THESE DRAWINGS BUT SHALL INCLUDE ALL WORK NECESSARY TO FACILITATE NEW CONSTRUCTION.
5. PRIOR TO BIDDING, CONTRACTOR SHALL VISIT THE SITE TO VIEW EXISTING CONDITIONS, PRODUCTS TO BE USED, AND QUANTITIES REQUIRED.
6. IT IS NOT EXPECTED THAT HAZARDOUS MATERIALS WILL BE ENCOUNTERED IN THIS WORK. IF MATERIALS SUSPECTED OF CONTAINING HAZARDOUS MATERIALS ARE ENCOUNTERED, DO NOT DISTURB IMMEDIATELY NOTIFY ARCHITECT AND OWNER. OWNER WILL REMOVE HAZARDOUS MATERIALS UNDER A SEPARATE CONTRACT.
7. REFER TO FINISH PLANS TO IDENTIFY ALL AREAS REPAINTED INCLUDING ROOMS WHERE ALTERATIONS ARE LIMITED TO NEW FINISHES. AT ALL ALTERED LOCATIONS, REMOVE ALL INTERIOR AND WALL MOUNTED ITEMS, REMOVE ALL FINISHES AND REMOVAL GLUE.
8. COORDINATE REMOVAL OF EXISTING CABINETS AND CASEWORK WITH OWNER. SALVAGE OR REMOVE AS DIRECTED.
9. COORDINATE REMOVAL OF EXISTING DOORS, FRAMES AND HARDWARE WITH OWNER. SALVAGE OR REMOVE AS DIRECTED.
10. CONTRACTOR TO PROTECT AREAS ADJACENT TO DEMOLITION. ANY INADVERTENT DAMAGE DONE TO ADJACENT AREAS NOT SPECIFICALLY SCHEDULED FOR DEMOLITION SHALL BE REPLACED BY THE CONTRACTOR AT N...
11. SEE FINISH PLANS FOR EXTENT OF NEW WALL FINISHES, INCLUDING INSULATION/FRAMING, WALL TILE, PAINT, PANELING, WALL PROTECTION, CORNER GUARDS AND/OR BASE+. PROPER WALL PREP, INCLUDING BUT NOT LIMITED TO, REMOVING EXISTING WALL FINISHES AND ADHESIVE RESIDUE, PATCHING SUBSTRATES, AND FRAMING AND LEVELING, SHALL BE INCLUDED IN BASE BID AND NOT CONSIDERED AN EXTRA CHARGE.
12. WHERE EXISTING OPENINGS ARE REMOVED & WALLS BUILT UP, PREPARE ALL SUBSTRATES AND MATCH ALL FINISH MATERIALS ON BOTH SIDES OF WALL TO ELIMINATE ANY EVIDENCE OF THE PREVIOUS OPENING LOCATION.
13. REMOVE AND SALVAGE THE FOLLOWING ITEMS UNLESS SPECIFICALLY DIRECTED BY THE OWNER:+MEDICAL EQUIPMENT, WINDOW TREATMENTS, CLASSROOM, SECURITY DEVICES, SIGNAGE, NURSE CALL SYSTEM, ARTWORK, TELEVISIONS, TOILET ACCESSORIES, FULL CEILING TILES IN GOOD CONDITION, CROWN MOLDING, CHAIR RAILS, OTHER WOOD TRIM, BUMPER RAILS, CUBICLE CURTAINS, ANCHOR STRACKS, RAILINGS AND LIGHT FIXTURES+.
14. VERIFY EXTENT OF EXISTING LEAD SHIELDING, SALVAGE AND TURN OVER TO THE OWNER (FOR OWNER'S DIRECTION) OR DISPOSE OF LEAD ACCORDING TO APPLICABLE LAWS.
15. DURING SITE PREPARATIONS, DURING NEW CONSTRUCTION, CONTRACTOR TO INSTALL TEMPORARY CONSTRUCTION BARRIERS TO CONTROL DUST AND PROTECT THE PUBLIC FROM HARM FOR THE DURATION OF ALL CONSTRUCTION WORK. PROPER EGRESS TO BE MAINTAINED THROUGHOUT CONSTRUCTION.



1 ST FLOOR DEMOLITION PLAN - OVERALL
1/16" = 1'-0"

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5350

madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5350

des moines 699 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.3840

denver 1899 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.595.4200

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
08/12/2020	DESIGN DEVELOPMENT

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318529-01

1ST FLOOR DEMOLITION PLAN - OVERALL

AD101

© Eppstein Uhen Architects, Inc.

SHEET NOTES - FLOOR PLAN

1. BEFORE BEGINNING WORK, VERIFY THE EXISTENCE AND LOCATION OF PLUMBING, MECHANICAL AND ELECTRICAL SYSTEMS AND OTHER CONSTRUCTION AFFECTING THE WORK. IF DISCREPANCIES ARE DISCOVERED, NOTIFY ARCHITECT PROMPTLY.
2. ALL DIMENSIONS STRINGS ARE TO FINISHFACE OF WALL UNLESS NOTED OTHERWISE.
3. ABORT STRUCTURAL ELEMENTS INCLUDING BUT NOT LIMITED TO POST TENSION CABLES OR OTHER REINFORCEMENT EMBEDDED IN FLOOR SLABS PRIOR TO CORING OR CUTTING. COORDINATE VERIFICATION METHOD WITH <OWNER> <OWNER REPRESENTATIVE> <BUILDING FACILITY MANAGER>.
4. REFER TO SHEET <#001> FOR KEYNOTE PROVIDED FOR WALL TYPES AND TO WALL WALLS NOT TAGGED ON THESE PLANS SHALL BE PARTITION TYPE <GWB-S1>.
5. ALL WALLS DIRECTLY BEHIND OR ADJACENT TO PLUMBING FIXTURES SHALL RESIST MOISTURE AND MOLD RESISTANT OR PLUM BOARD, UNLESS NOTED OTHERWISE.
6. LOCATE ALL DOOR JAMBS 4" FROM ADJACENT PERPENDICULAR WALL, UNLESS NOTED OTHERWISE.
7. REPAIR, PATCH AND CLEAN ALL EXISTING SURFACES SCHEDULED TO REMAIN THAT ARE AFFECTED BY DEMOLITION OR NEW CONSTRUCTION. MAKE APPEAR NEW, MATCHING ADJACENT CONSTRUCTION. PREPARE ALL SURFACES AS REQUIRED FOR SCHEDULED FINISHES, SKIM COAT AND PREPARE ALL DAMAGED OR UNFINISHED SURFACES.
8. PATCH ALL WALL BASE SCARS AT EXISTING WALL SURFACES, PREPARE SMOOTH TO RECEIVE NEW WALL BASE FOR UNIFORM APPEARANCE.
9. PATCH WALLS TO MATCH ADJACENT SURFACES AT ALL ABANDONED OR REMOVED OUTLET AND SWITCH LOCATIONS. BLANK COVER PLATES ARE NOT ACCEPTABLE.
10. PREPARE FLOOR LEVEL AND SMOOTH FOR NEW HARD SURFACE FINISHES. PATCH EXISTING PENETRATIONS AND ABNORMALITIES IN CONCRETE FLOOR.
11. ALL AREAS DISTURBED BY DEMOLITION SHALL BE PATCHED AND PROPERLY PREPARED FOR NEW FINISH APPLICATIONS. WHERE ADJACENT FINISHES ARE EXISTING TO REMAIN, PATCH AND MATCH EXISTING FINISHES. CONSULT WITH THE OWNER TO IDENTIFY ATTIC STOCK AND/OR PREVIOUS MATERIAL SPECIFICATIONS.
12. PROVIDE BLOCKING AND FRAMING AS INDICATED AND AS REQUIRED TO SUPPORT FACING MATERIALS, FIXTURES, SPECIALTY ITEMS, MILLWORK AND TRIM.
13. PROVIDE 3/4" FIRE-RETARDANT TREATED PLYWOOD AS BACKING PANELS FOR TELEPHONE & ELECTRICAL EQUIPMENT AT <RECEPTAINE AND NURSE>. INSTALL IN 1'-0" AFF TO FINISHED CEILING. PAINT PLYWOOD TO MATCH ADJACENT WALL FINISH. COORDINATE FINAL SIZE AND LOCATION WITH <EQUIPMENT> <OWNER>.
14. COORDINATE NEW LEAD LINED WALLS, WINDOW AND DOORS WITH PM SCOPE REPORT.

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3300

madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5300

des moines 699 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.5040

denver 1899 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.595.4500

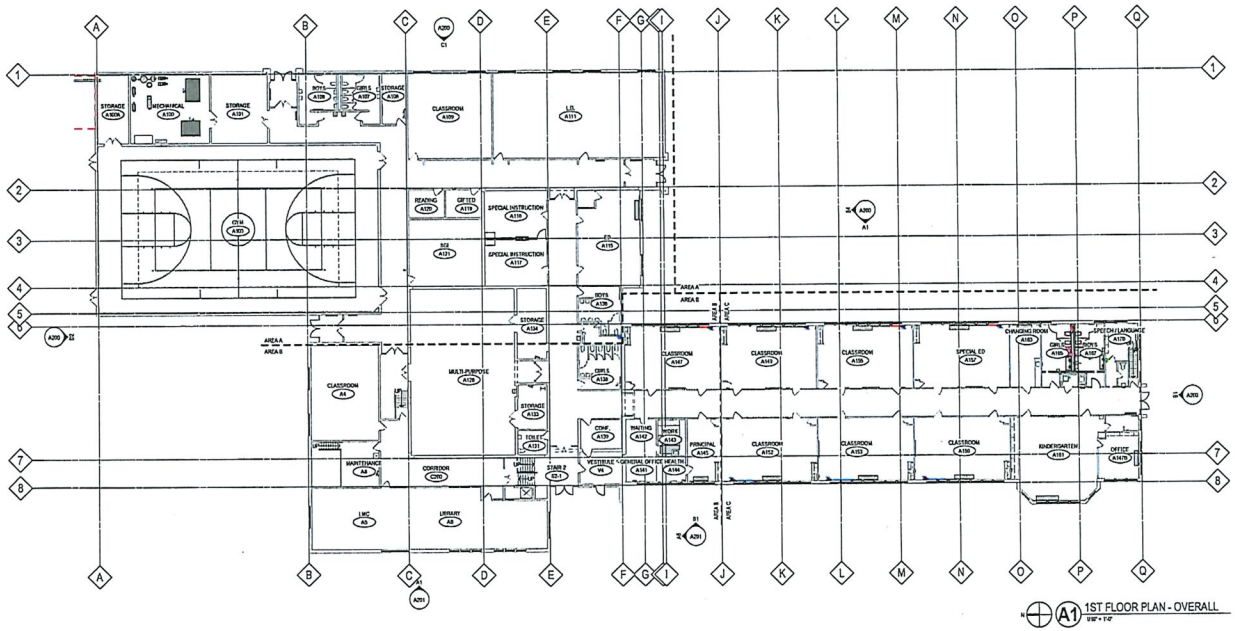
PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

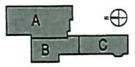
ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/10/2020	DESIGN DEVELOPMENT



1ST FLOOR PLAN - OVERALL
1/16" = 1'-0"

KEY PLAN



SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

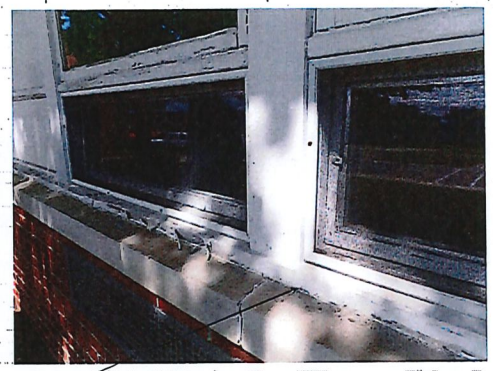
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	TG
PROJECT NUMBER	318509-01

1ST FLOOR PLAN - OVERALL

A101

© Eppstein Uhen Architects, Inc.



EXISTING CONDITIONS

FB-1: FACE BRICK 1
- MODULAR
- VERTICAL MATT
- BASIS OF DESIGN - STATEVILLE BRICK - VERATEX CARDINAL

SF-1: STOREFRONT SYSTEM
BASIS OF DESIGN - KAWNEER, TBIFAB VERSAGLAZE 451T
FRAMING SYSTEM
- THERMALLY BROKEN ALUMINUM FRAMING SYSTEM
- MULLION DIMENSIONS: 2" wide X 4 1/2" deep
- FINISH - ALUCOBOND, POLYVINYLIDENE FLUORIDE FINISH (PVDF)
- COLOR - FLUROPON DARK BRONZE

GLASS AND ALUMINUM DOOR (MAIN ENTRY ONLY)
BASIS OF DESIGN - KAWNEER 360 SERIES INSULCLAD THERMAL PERFORMANCE DOORS
- FINISH - ALUCOBOND, POLYVINYLIDENE FLUORIDE FINISH (PVDF)
- COLOR - FLUROPON DARK BRONZE

FRP-1: FRP/ALUMINUM HYBRID DOORS
- SPECIALITE, INC
- SL-20 SANDSTONE TEXTURE FRP/ALUMINUM HYBRID DOOR
- DARK BRONZE

GLAZING
SEALED INSULATING, LOW-E GLASS VISION
- COLOR - ANODIZED ALUMINUM
- TINT- VITRO ARCHITECTURAL GLASS, CLEAR
- COATING- LOW-E T1E PPG, SOLARBARN 72 (2) ACUITY ON THE #2 SURFACE

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3350

madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5350

des moines 828 Walnut Street, Suite 403 Des Moines, Iowa 50309 515.724.5840

denver 1999 Broadway Street, Suite 300 Denver, Colorado 80202 303.565.4500

PROJECT INFORMATION

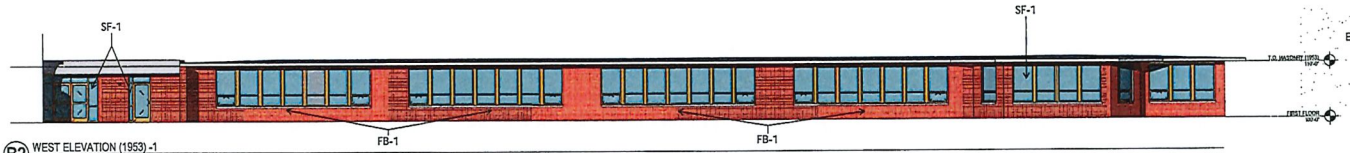
Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

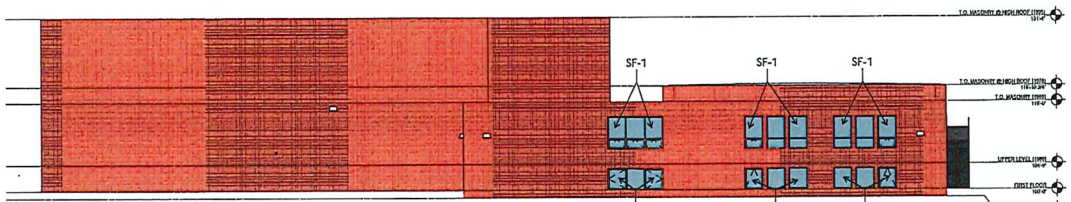
ISSUANCE AND REVISIONS

DATE	DESCRIPTION

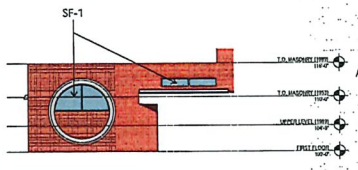
KEY PLAN



B2 WEST ELEVATION (1953) -1
1/8" = 1'-0"



A1 WEST ELEVATION (1989)-2
1/8" = 1'-0"



A6 SOUTH ELEVATION (1989) -3
1/8" = 1'-0"

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

- These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final pricing or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

EXTERIOR ELEVATIONS

PC - 001

© Eppstein Uhen Architects, Inc.

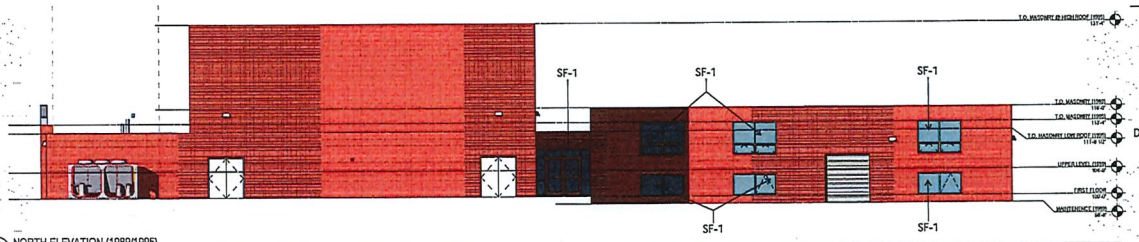
eu:a

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3200

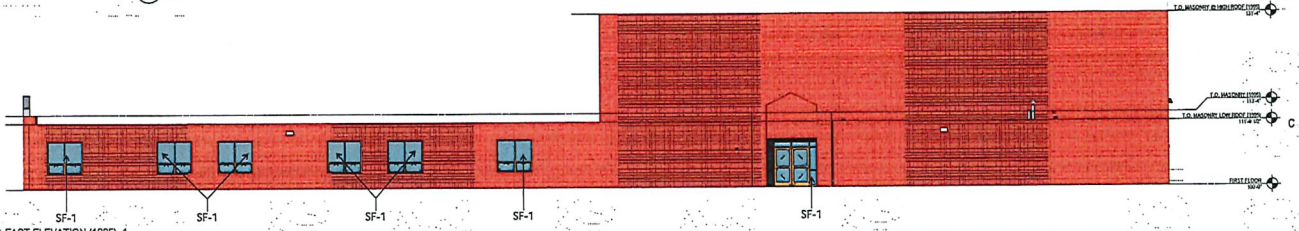
madison 320 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5350

des moines 600 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.5840

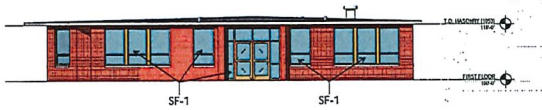
denver 1439 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.595.4370



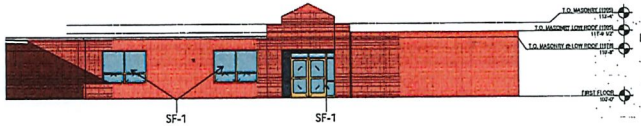
D3 NORTH ELEVATION (1989/1995)
1/8" = 1'-0"



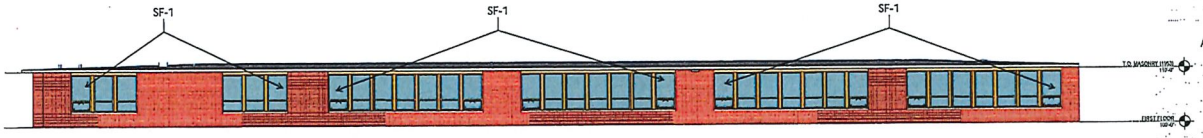
D2 EAST ELEVATION (1995) -1
1/8" = 1'-0"



B2 SOUTH ELEVATION (1953) -2
1/8" = 1'-0"



B5 SOUTH ELEVATION (1989/1995)-1
1/8" = 1'-0"



A2 EAST ELEVATION (1953) -2
1/8" = 1'-0"

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

EXTERIOR ELEVATIONS

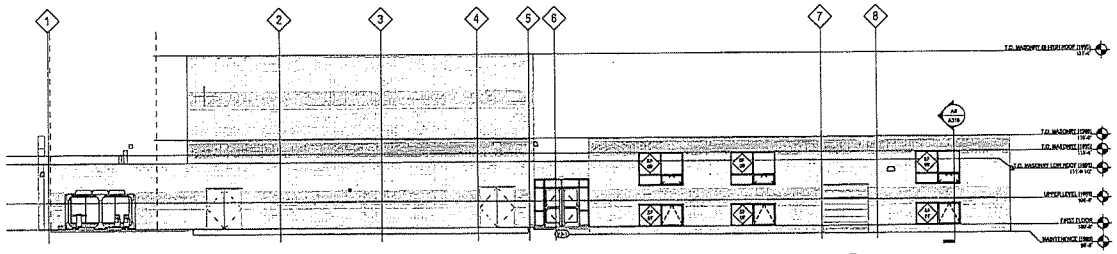
PC - 002

© Eppstein Uhen Architects, Inc.

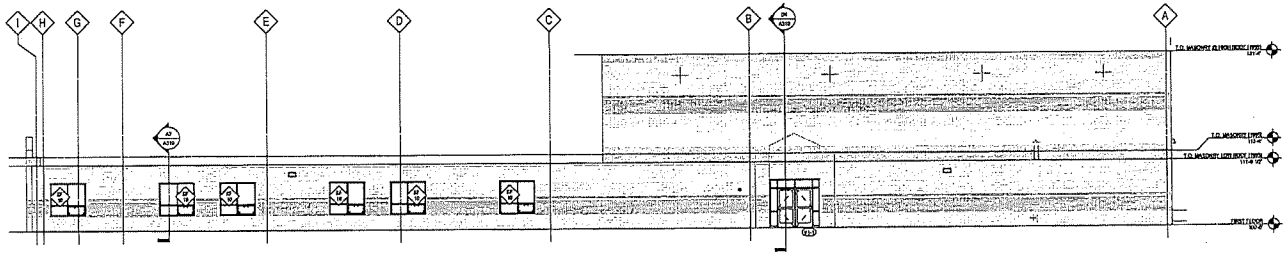
KEYNOTES PER SHEET

07G21	SHALE METAL TO MATCH STONE/MORTAR

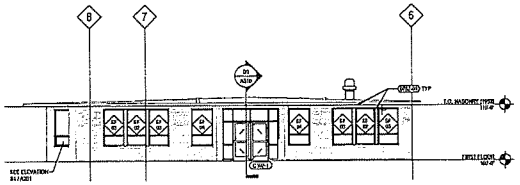
GENERAL NOTE:
ALLOWANCE TO PROVIDE TUCK POINTING AND NEW SEALANT AS NECESSARY PENDING WALK THROUGH



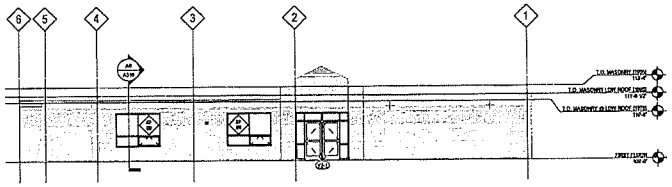
D2 NORTH ELEVATION (1989/1995)
1/8" = 1'-0"



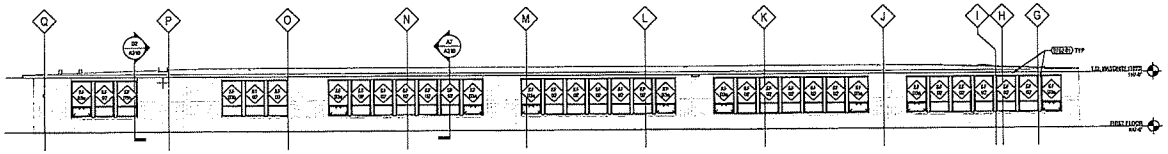
C1 EAST ELEVATION (1995) -1
1/8" = 1'-0"



B1 SOUTH ELEVATION (1953) -2
1/8" = 1'-0"



B4 SOUTH ELEVATION (1989/1995)-1
1/8" = 1'-0"



A1 EAST ELEVATION (1953) -2
1/8" = 1'-0"

eua

milwaukee
370 East Chicago Street
Milwaukee, Wisconsin 53202
414.271.5206

madison
300 West Johnson Street, Suite 202
Madison, Wisconsin 53703
608.442.3300

des moines
888 Walnut Street, Suite 420
Des Moines, Iowa 50309
515.274.3440

denver
1999 Broadway Street, Suite 300
Denver, Colorado 80202
303.295.4300

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
08/30/2019	DESIGN DEVELOPMENT

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and belief and may be subject to change, including additional detail. These are not final construction documents and shall not be used for bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

EXTERIOR ELEVATIONS

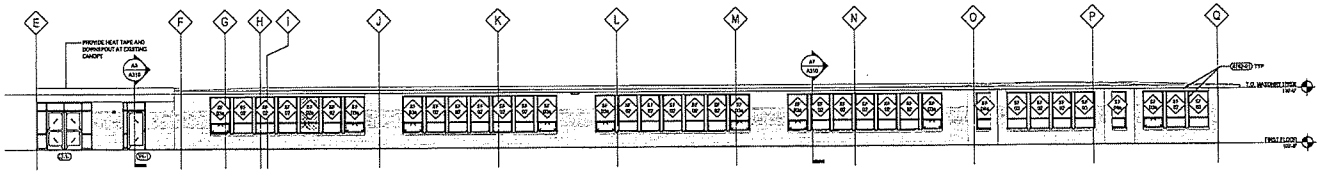
A200

© Eppstein Uhen Architects, Inc.

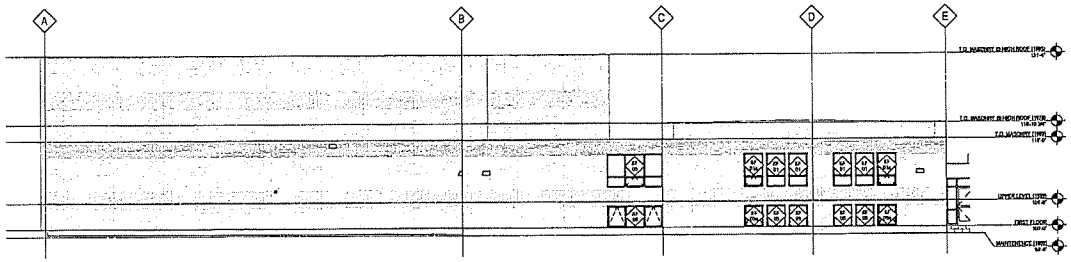
KEYNOTES PER SHEET

01A21	MAPLE LEAF TEXTURED CONCRETE

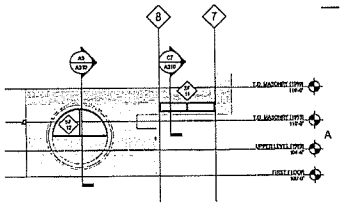
GENERAL NOTE:
ALLOWANCE TO PROVIDE TUCK POINTING AND NEW SEALANT AS NECESSARY PENDING WALK THROUGH



B1 WEST ELEVATION (1953) -1
1/8" = 1'-0"



A1 WEST ELEVATION (1989)-2
1/8" = 1'-0"



A6 SOUTH ELEVATION (1989) -3
1/8" = 1'-0"

eua

milwaukee 332 East Chicago Street Milwaukee, Wisconsin 53202 414.271.1,3000
madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.441.4200
des moines 666 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.274.1449
denver 1660 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.388.4300

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/10/2020	DESIGN DEVELOPMENT

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

PROJECT MANAGER	TS
PROJECT NUMBER	318500-01

EXTERIOR ELEVATIONS

A201

© Cornerstone Urban Architects, Inc.

DOOR AND FRAME SCHEDULE

NUMBER	LEAF QTY	DOOR SIZE WIDTH	DOOR SIZE UNEVEN A	DOOR SIZE UNEVEN B	DOOR SIZE HGT	DOOR TYPE	DOOR MAT	DOOR FIN	DOOR GL	SIDELITE & TRANSOM SIDE SL WIDTH	SIDELITE & TRANSOM SIDE SL SILL HGT	SIDELITE & TRANSOM SIDE TRNS HGT	SIDELITE & TRANSOM SIDE GL	FRAME TYPE	FRAME MAT	FRAME FIN	FRAME DETAIL HEAD	FRAME DETAIL JAMB	FRAME DETAIL SILL	HDWE TAG	RATING (MIN)	REMARKS	NUMBER
A101-1	1	3'-0"			7'-0"	F	HM							01A	HM								A101-1
A102-1	1	3'-0"			7'-0"	F	HM							01A	HM								A102-1
C102-1	2	3'-0"			7'-0"	SR20A-A	FRP		IG-3	1'-0"		7'-0 1/2"	IG-3	11R	ALUM							L2	C102-1
S3-1-1	2	3'-0"			7'-0"	SR20A-A	FRP		IG-3	1'-0"		7'-0"	IG-3	11R	ALUM							L2	S3-1-1
V1-1	2	3'-0"			7'-0"	SR20A-A	FRP		IG-3	1'-1 1/2"		7'-0"	IG-3	11R	ALUM							1	V1-1
V2-1	2	3'-0"			7'-0"	SR20A-A	FRP		IG-3	1'-4 1/2"		7'-0"	IG-3	11R	ALUM							L2	V2-1
V3-1	2	3'-0"			7'-0"	SR20A-A	FRP		IG-3	1'-6 1/4"		7'-0"	IG-3	11R	ALUM							L2	V3-1
V4-1	1	3'-0"			7'-0"	SR20A-A	FRP		IG-3	9"		7'-0"	IG-3	01A	ALUM							L2	V4-1

WINDOW FRAME NOTES AND REMARKS

GENERAL NOTES:

A. ALL OPENING DIMENSIONS TO BE FIELD VERIFIED. DIMENSIONS ARE SHOWN FOR DIMENSIONAL PURPOSES ONLY AND MUST BE CONFIRMED PRIOR TO WINDOW FABRICATION.

B. SEE ELEVATION SHEETS FOR LOCATIONS OF WINDOW SYMBOLS.

C. ALL CAMPUS STYLE EQ-1 UNLESS NOTED OTHERWISE.

D. ALL SIGHT LINE TYPE CENTER GLAZED UNLESS NOTED OTHERWISE.

E. ALL PANELS TO BE ALUMINUM PER SPECIFICATION UNLESS NOTED OTHERWISE.

F. ALL PANELS TO BE 1/8" ALUMINUM WITH STIFFENERS AS REQUIRED TO MEET WINDOW SYSTEM WIND LOAD REQUIREMENTS. STIFFENERS MUST BE FIELD WELDED TO PANEL.

G. ALL PANEL INTERIOR TO BE FINISHED AS SPECIFIED.

H. ALL PANEL INTERIOR TO BE SMOOTH GLAZING.

REMARKS:

1. SAMPLE REMARK
2. SAMPLE REMARK

DOOR AND FRAME SCHEDULE GENERAL NOTES AND REMARKS

GENERAL NOTES:

A. REFER TO ELECTRICAL DOCUMENTS FOR ADDITIONAL ELECTRICAL HARDWARE AND SECURITY INFORMATION.

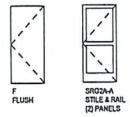
B. SAMPLE NOTE

REMARKS:

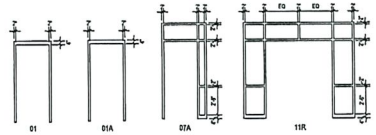
1. 1/8" X 1/4" TRANSOM GRILLE
2. CONNECT TO FIRE ALARM HEADER
3. SAMPLE REMARK

DIMENSION NOTES

WIDTH AND HEIGHT AS SCHEDULED UNLESS NOTED OTHERWISE. ADDITIONAL DIMENSIONS AS SPECIFIED.



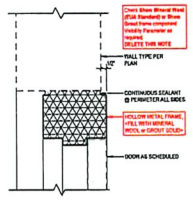
DOOR TYPES
1/4" = 1'-0"



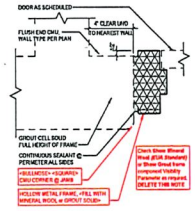
DIMENSION NOTES

SIDELITE SILL HEIGHT, SIDELITE WIDTH, TRANSOM HEIGHT, DOOR HEIGHT AND DOOR WIDTH AS SCHEDULED UNLESS NOTED OTHERWISE.

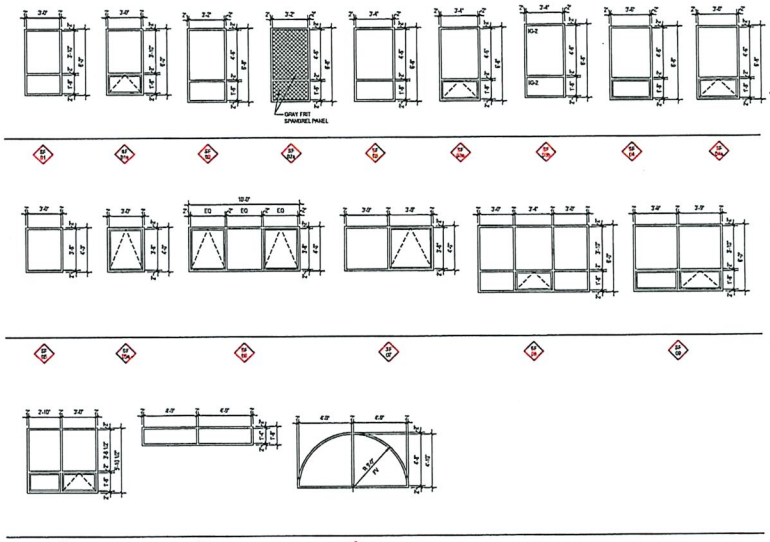
FRAME TYPES
1/4" = 1'-0"



B3 HM DOOR HEAD-CMU
3" = 1'-0"



A3 HM DOOR JAMB-CMU
3" = 1'-0"



EXTERIOR FRAME TYPES
1/4" = 1'-0"

eu:a

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.2200

madison 300 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5330

des moines 666 Walnut Street, Suite 420 Des Moines, Iowa 50309 515.224.5840

denver 1899 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.595.9500

PROJECT INFORMATION

Sunrise Elementary Renovations

1414 Rhode Island St, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
04/12/2021	DESIGN DEVELOPMENT

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

DOOR AND FRAME SCHEDULE

A600

© Eppstein Uhen Architects, Inc.

CITY OF STURGEON BAY

AESTHETIC DESIGN & SITE PLAN REVIEW BOARD

APPLICATION FOR ***CERTIFICATE OF APPROPRIATENESS***

Name: Sawyer Elementary School Addition

Owner of Premises: Sturgeon Bay Schools

Address or Legal Description of Premises:
60 Willow Dr., Sturgeon Bay, WI 54235

Statement of Specific Item Requested for Approval:
Request approval for a new 8,116 SF building addition to the east side of existing school building, including site work for landscape restoration and new sidewalk installation.

August 17, 2020
Date

Applicant
Gary G. Woodward RA, NCARB

Date Received: _____

Staff Signature: _____

Date Approved/Denied: _____

Aesthetic Design and Site Plan Review Board: *Checklist*

The applicant or architect will need to attend the Aesthetic Design and Site Plan Review Board meeting and is expected to give a presentation/summary on the various project elements listed below, answer questions, and make modifications to the design per committee conditions. The submittal must included all applicable items listed below.

☒ **SITE PLAN including the following:**

- Lot lines and dimensions shown and labeled
- Existing and proposed building footprints
- Existing and proposed parking areas and access driveways
- Existing and proposed sidewalks, stairways, ramps, etc.
- Any other defined areas within the project area

☒ **GRADING, DEMOLITION, AND UTILITY PLAN including the following:**

- Existing and proposed final grades
- All structures and materials to be removed from the site
- Existing and proposed electric, water, sewer services, and all other abutting infrastructure

☒ **STORMWATER MANAGEMENT PLAN including the following:** **** Full stormwater management plan is not required due to area of site disturbed by scope of construction.***

- Water flow directionality
- Defined drainage areas with elevation lines
- All stormwater and erosion control measures

☒ **COLORED BUILDING RENDERINGS & ELEVATIONS including the following:**

- All proposed structures illustrated from all directions
- All materials and depictions accurately shown and labeled

☐ **LANDSCAPE PLAN including the following:** **** There is no new landscaping other than turf replacement /restoration where existing is disturbed by construction operations.***

- All proposed plants and landscaped areas
- All landscape materials labeled
- All plant types and species identified with sizes at the time of planting and at full maturity

☐ **LIGHTING PLAN including the following:** **** New building entrance lighting is concealed in the canopy/entrance overhang soffits. Wall pack light cut sheets over exit doors with cut-off lenses will be presented with material samples.***

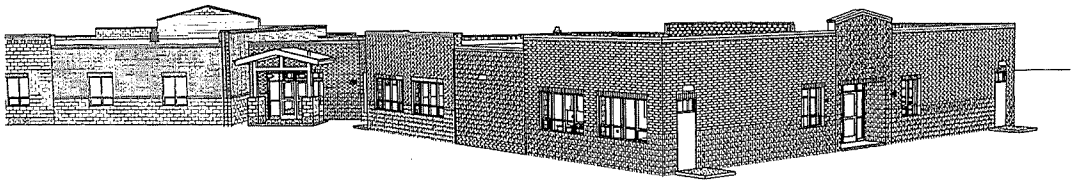
- All light fixtures shown with light intensities measured to the property lines
- Light fixture product specifications
- Types of light bulbs and wattage / lumen's identified

☐ **SIGNAGE PLAN including the following:** **** No new site signage or parking lot lighting planned for the project.***

- Signage renderings shown from all directions, including dimensions of the sign and fascia
- Night rendering
- Site plan showing location on the lot with setbacks labeled

☒ **MATERIAL LIST including the following:** **** Material sample board coordinated with drawing materials list will be presented at the Board meeting.***

- Parking lots, access driveways, plants and landscaped areas, lighting, signage, and building exterior.
- Specific colors for all materials, samples, and specifications.



SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

CITY OF STURGEON BAY
AESTHETIC DESIGN & SITE PLAN
REVIEW BOARD SUBMITTAL

eu:a

DESIGN DEVELOPMENT

100% DESIGN DEVELOPMENT

08/12/2020

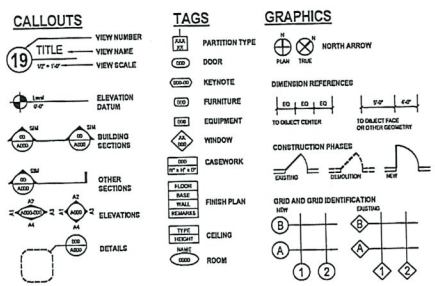
PROJECT NUMBER: 318509-01

© Lepsden Uhen Architects, Inc.

ABBREVIATIONS

A	
AB	air barrier
AE	Architect/Engineer
ACT	acoustical ceiling tile
ADDL	additional
ADJ	adjustable
ADJ	adjacent
A/C	air conditioning
ACT	acoustic ceiling tile
AFF	above finished floor
AFG	above finished grade
AFS	above finished slab
ALT	alternate
ALUM	aluminum
APPD	approved
APT	apartment
AP	acoustical panel
ASC	above suspended ceiling
B	
BR	baseboard
BLDG	building
BLT	buttered tile
BLW	below
BPL	base plate
BO	bottom of
BOS	bottom of steel
C	
CB	catch basin, construction bulletin
CFCI	construction furnished, contractor installed
CFCR	construction furnished, contractor installed, owner installed
CFIO	construction furnished, owner installed
CG	corner guard
CIP	cast in place
CMTN	counter
CL	centerline
CLG	ceiling
C	
CM	clear
CM	construction manager
CMU	concrete masonry unit
CO	cleanout
COL	column
CONC	concrete
CORR	corridor
CPT	carpet
CRWN	crown
CT	ceramic tile
CW	cold water
CTR	ceramic tile base
D	
DEMO	demolition
DFCT	dispenser/cart
DF	drinking fountain
DIA	diameter
DP	decorative panel
DR	door
DS	down spout
DTL	detail
DS	dry standpipe
DW	dishwasher
DWG	drawing
E	
EIFS	exterior insulation & finish system
EL	elevation
EJ	expansion joint
ELES	electric
ELEV	elevator
EP	epoxy
EPS	expanded polystyrene board
EQ	equal
ETR	exiting in remote
EXIST	existing
EXT	exterior
F	
F	female
F	filler
FA	fire alarm
FA	field applied
FB	fiber
FC	fire cabinet
FD	floor drain
FE	fire extinguisher
FEC	fire extinguisher cabinet
FHC	fire hose cabinet
FLR	floor
FM	factory mutual
FM	field mark
FO	finished opening
FP	fire protection
FP	fireproof
FPL	fireplace
FRP	fiberglass reinforced plastic
FT	fire hosebib
FVG	footing
G	
GA	gauge
GALV	galvanized
GB	grab bar
GC	general contractor
GL	glass
GLULAM	glued laminated wood
GR	grade, grading
GT	grout
GYP BD	gypsum
H	
HB	hose bibb
HC	hollow core
HM	hollow metal
HORIZ	horizontal
HSAP	housekeeping
HGT	height
HVAC	heating, ventilating & air conditioning
HW	hot water
HWT	hydrant
I	
ID	inside diameter
INSUL	insulation
INT	interior
J	
JB	junction box
J	
JAN	janitor
JOINT	joint
K	
KAP	kalamein
KD	kiln dried
KL	kitchen
L	
LAM	laminate
LAV	lavatory
LB	pound
LL	live load
M	
MAX	maximum
MC	modular caption tile
MECH	mechanical
MFR	manufacturer
MICRO	microwave
MIN	minimum
MISC	miscellaneous
MOD	module
MO	masonry opening
MS	mild steel
MTL	metal
N	
NA	not applicable
NIC	not in contract
NO	number
NOM	nominal
NS	no scale
NTS	not to scale
O	
OC	on center
OD	outside diameter
OFCI	owner furnished, contractor installed
OFCR	owner furnished, contractor installed, owner installed
OFIO	owner furnished, owner installed
OHDR	overhead door
OPN	opening
OPNG	opening
P	
PT	paint
PLAM	plastic laminate
PLYWD	plywood
PNL	panel
PREFAB	prefabricated
PREFIN	prefinished
PSF	pounds per square foot
PSI	pounds per square inch
PT	point
PTDL	partition
Q	
QT	quart
QTD	quarry tile base
QTZ	quartz
R	
RB	rubber base
RCP	reflected ceiling plan
RD	roof drain
REINF	reinforcing steel bars
REQ	required
REF	reference
REFR	refrigerator
RF	roof
RFP	roofing
RFS	roofing system
RGL	rough opening
S	
SAN	sanitary
SC	solid core, ceramic
SCHED	schedule
SF	square feet
SH	sash
SS	solid surface
STL	stainless steel
ST	stain
STD	standard
STR	steel
STRUCT	structural
T	
TBM	base of materials
TEMP	temperature
TEMP	temporary
TER	terrazzo
TERRB	terrazzo base
TFF	top of finished floor
TFRAD	top of finished radiator
TGB	top of grab bar
TOB	top of beam
TOC	top of concrete
TOF	top of footing
TOPO	topography
TOS	top of slab
TOS	top of steel
TYP	typical
U	
UNO	unless noted otherwise
V	
VERT	vertical
VFCI	vendor furnished, contractor installed
VFCR	vendor furnished, owner installed
VFIO	vendor furnished, owner installed
VGR	vapor barrier
VIF	verify in field
W	
W	wide, with
WF	wide flange
WD	water closet
WC	wall covering
WD	wood
WDW	wood frame
WDW	wood casement
WPM	waterproofing
WP	wall protection
WP	work point
WT	weather tri-element
X	
XPS	extruded polystyrene board (insulation)

SYMBOL LEGEND



VICINITY MAP

PROJECT TEAM

OWNER
STURGEON BAY SCHOOL DISTRICT

1230 Michigan Street
Sturgeon Bay, WI 54235
PHONE: (920) 746-2800

PROJECT CONTACT: Dan Tjernagel, District Admin
DIRECT PHONE: (920) 746-2801
EMAIL ADDRESS: dtjernagel@sbsdmail.net

CONSTRUCTION MANAGER
MIRON CONSTRUCTION COMPANY, INC.

10700 Research Drive
Suite 100
Milwaukee, WI 53226
PHONE: (414) 308-1510

PROJECT CONTACT: Kurt Wollgram
DIRECT PHONE: (920) 969-7094
EMAIL ADDRESS: kurt.wollgram@miron-construction.com

ARCHITECTURAL
EPPSTEIN UHEN ARCHITECTS, INC.

333 East Chicago Street
Milwaukee, WI 53202
PHONE: (414) 271-5350
www.eua.com

PROJECT CONTACT: First and Last Name, Role or Title
DIRECT PHONE: (000) 000-0000
EMAIL ADDRESS: xxx@xxx.com

CIVIL & LANDSCAPE
KAPUR & ASSOCIATES, INC.

7711 North Port Washington Road
Milwaukee, WI 53217
PHONE: (262) 758-6008
www.kapurinc.com

PROJECT CONTACT: Brad Jors
DIRECT PHONE: (262) 881-3519
EMAIL ADDRESS: bjors@kapur-assoc.com

STRUCTURAL
AMBROSE ENGINEERING, INC.

W66 N215 Commerce Court
Cedarburg, WI 53012
PHONE: (262) 377-7602
www.ambroseengineering.com

PROJECT CONTACT: Tyler Loehrl
DIRECT PHONE: (262) 377-7602
EMAIL ADDRESS: tyler.loehrl@amberg.com

PLUMBING
MSA PROFESSIONAL SERVICES, INC.

116 Fremont Street
Kiel, WI 53042
PHONE: (920) 894-7800

PROJECT CONTACT: Justin Monk, DE
DIRECT PHONE: (920) 267-6088
EMAIL ADDRESS: jmonk@msa-ps.com

MECHANICAL
FREDERICKSEN ENGINEERING, INC.

12308 Corporate Parkway
Suite 400
Mequon, WI 53092
PHONE: (262)243-9090
www.fel-hvac.com

PROJECT CONTACT: Randy Alt, PE
DIRECT PHONE: (262) 243-9090
EMAIL ADDRESS: randya@fel-hvac

ELECTRICAL
MSA PROFESSIONAL SERVICES, INC.

116 Fremont Street
Kiel, WI 53042
PHONE: (920) 894-7800

PROJECT CONTACT: John Russel
DIRECT PHONE: (920) 319-6712
EMAIL ADDRESS: jrussel@msa-ps.com

SHEET INDEX

GENERAL
G000 INDEX
G101 1ST FLOOR LIFE SAFETY PLAN

CIVIL
C101 SITE DEMOLITION PLAN
C102 SITE LAYOUT PLAN
C103 SITE GEOMETRIC PLAN
C104 SITE GRADING PLAN
C105 SITE EROSION CONTROL PLAN
C201 SITE DETAILS
C202 SITE DETAILS

STRUCTURAL
S001 GENERAL NOTES AND ABBREVIATIONS
S002 PRODUCT SCHEDULES AND NOTES
S101 STRUCTURAL
S102 FOUNDATION PLAN
S103 ROOF FRAMING PLAN
S500 FOUNDATION SECTIONS & DETAILS
S501 FOUNDATION SECTIONS & DETAILS
S510 FRAMING SECTIONS & DETAILS
S511 FRAMING SECTIONS & DETAILS
S512 FRAMING SECTIONS & DETAILS

ARCHITECTURAL DEMOLITION
AD101 1ST FLR DEMOLITION PLAN

ARCHITECTURAL
A000 BUILDING SYSTEMS & NOTES
A010 PARTITION TYPES
A020 ADA REQUIREMENTS
A101 1ST FLOOR PLAN - OVERALL
A101A 1ST FLOOR PLAN - ADDITION
A111A 1ST FLOOR CEILING PLAN - ADDITION
A121A 1ST FLOOR FINISH PLAN
A125 MATERIAL SCHEDULE AND NOTES
A200 EXTERIOR ELEVATIONS
A230 INTERIOR ELEVATIONS
A240 INTERIOR ARCHITECTURE VIEWS
A310 WALL SECTIONS
A400 ENLARGED FLOOR PLANS
A510 EXTERIOR SECTION DETAILS
A511 EXPANSION JOINT DETAILS
A600 MILLWORK/INTERIOR DETAILS
A800 DOOR AND FRAME SCHEDULE

PLUMBING
P000 LEGEND AND GENERAL NOTES
P100 FOUNDATION PLAN - ADDITION - PLUMBING
P101 1ST FLOOR PLAN - ADDITION - PLUMBING
P400 DETAILS
P500 SCHEDULES

MECHANICAL
H000 SCHEDULES
H0101 FIRST FLOOR DEMOLITION PLAN
H101A FIRST FLOOR DUCTWORK PLAN - ADDITION
H101B FIRST FLOOR DUCTWORK PLAN - EXISTING BUILDING
H111A FIRST FLOOR PIPING PLAN - ADDITION
H111B FIRST FLOOR PIPING PLAN - EXISTING BUILDING
H201 ENLARGED MECHANICAL MEZZANINE PLANS
H301 FIRST FLOOR PLENUM PLAN

ELECTRICAL
E0101 FIRST FLOOR PLAN - DEMOLITION
E101 OVERALL FLOOR PLAN - ELECTRICAL
E101L FIRST FLOOR PLAN - ADDITION - LIGHTING
E101P FIRST FLOOR PLAN - ADDITION - POWER
E201 FIRE ALARM PLAN
E202 KEYLESS ENTRY & CCTV PLAN
E301 ONE LINE & SCHEDULES
E401 DETAILS

eua

milwaukee 333 East Chicago Street
Milwaukee, Wisconsin 53202
414.271.5350

madison 300 West Johnson Street, Suite 202
Madison, Wisconsin 53703
608.442.5350

des moines 600 Walnut Street, Suite 400
Des Moines, Iowa 50309
515.224.5840

denver 1899 Wynkoop Street, Suite 300
Denver, Colorado 80202
303.595.4200

PROJECT INFORMATION

SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/01/2020	100% Design Development

KEY PLAN

OWNER SIGN-OFF
DESIGN DEVELOPMENT DOCUMENTS

THE UNDERSIGNED CLIENT APPROVES THE FINAL DESIGN CONCEPT ON ALL UNIT PLANS, ALL FLOOR PLANS, ROOF PLAN, ALL EXTERIOR ELEVATIONS AND MATERIALS, MEP SYSTEMS AND STRUCTURAL DESIGN.

IF THERE ARE SUBSTANTIAL CHANGES TO THE PROJECT SCOPE AFTER CLIENT SIGN-OFF, CHANGES WILL BE SUBJECT TO ADDITIONAL SERVICES.

THE ARCHITECT IS HEREBY AUTHORIZED TO PROCEED INTO CONSTRUCTION DOCUMENTS.

EPPSTEIN UHEN ARCHITECTS, INC.

CLIENT SIGNATURE DATE

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or manufacture-related purposes.

PROJECT MANAGER	PM
PROJECT NUMBER	318509-01

INDEX

G000

© Eppstein Uhen Architects, Inc.

PROJECT DATA

OWNER	
STURGEON BAY SCHOOL DISTRICT	
LOCATION	
MUNICIPALITY	CITY OF STURGEON BAY
COUNTY	DOOR COUNTY
STATE	WI
APPLICABLE BUILDING CODES	
2015 IBC AS MODIFIED BY CHAPTER 53, SPS 361-366 MAY 1, 2018	
CONSTRUCTION CLASSIFICATION	
TYPE IIB	
OCCUPANCY GROUP	
E (EDUCATION)	
PROJECT TYPE	
ADDITION & LEVEL 2 ALTERATION	
NUMBER OF STORIES	
1 STORY	
BLDG GROSS AREA (SQ FT)	
EXISTING: 28,205 SF	
ADDITION: 2,415 SF	
FIRE PROTECTION	
FIRE ALARM	NONE
FIRE SUPPRESSION	NONE
FIRE RESISTIVE RATINGS	
FLOORS	1 HOUR
ROOFS	1 HOUR
EXTERIOR WALLS	1 HOUR

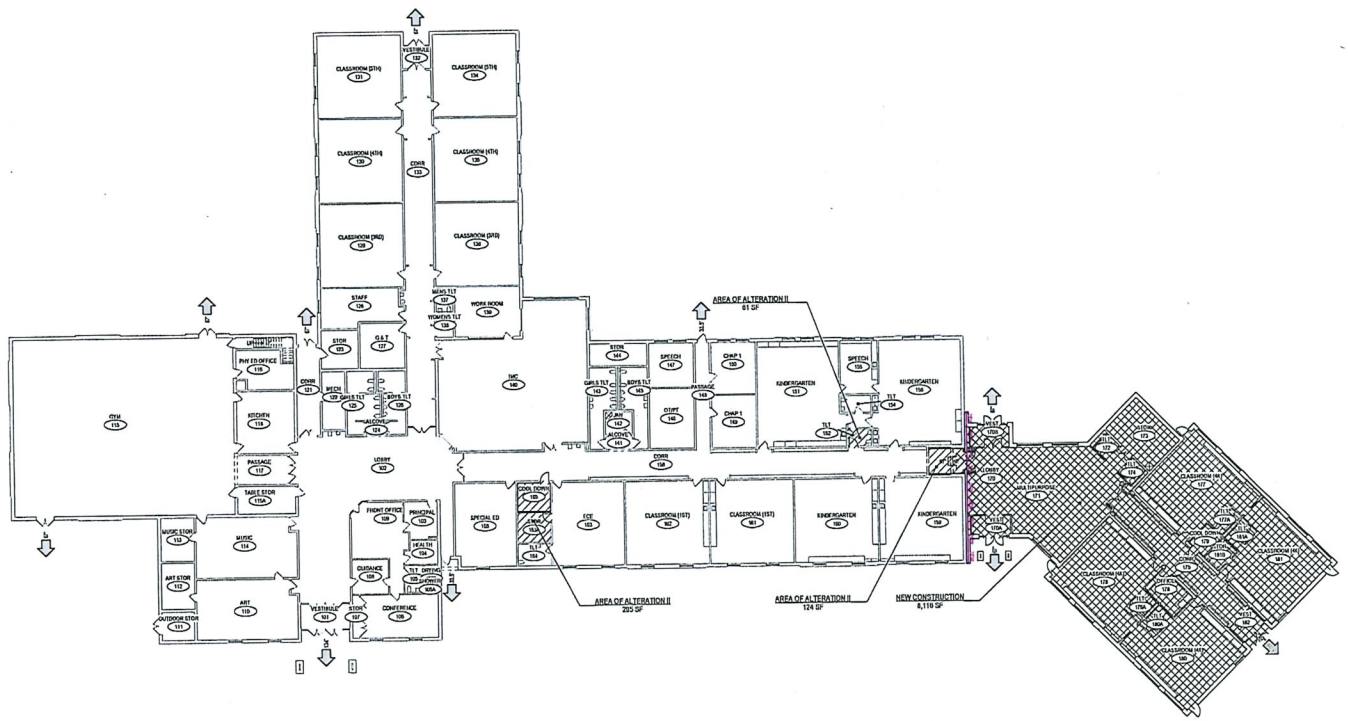
MEANS OF EGRESS

- EXIT ROOM ON LEVEL — A = CLEAR WIDTH OF OPENING IN INCHES
- EXIT DISCHARGE — A = CLEAR WIDTH OF OPENING IN INCHES
- A — HANGER REQUIRED
- HC — HORIZONTAL 1-WAY
- HC — HORIZONTAL 2-WAY
- AR — AREA OF RESCUE ASSISTANCE
- ACCESSIBLE EGRESS COMPONENT
- EXIT ACCESS CORRIDOR
- EXIT PASSAGEWAY
- EXIT PASSAGE – SUITE
- VERTICAL EXIT ENCLOSURE
- STAIRWAY (NON-REQUIRED MEANS OF EGRESS)
- SUITE DESIGNATIONS
- AREA OF ALTERATION
- NEW CONSTRUCTION

FIRE RESISTIVE LEGEND

FIRE WALLS

2FW 3FW 3FW 2FW 3FW 3FW 2FW — 2 HOUR FIRE WALL



A1 1ST FLR LIFE SAFETY PLAN
1/16" = 1'-0"

eu:a

milwaukee 333 East Chicago Street, Milwaukee, Wisconsin 53202, 414.271.5200

madison 308 West Johnson Street, Suite 202, Madison, Wisconsin 53703, 608.442.5350

des moines 505 Walnut Street, Suite 400, Des Moines, Iowa 50309, 515.724.5440

denver 1999 Broadway Street, Suite 300, Denver, Colorado 80202, 303.595.4200

PROJECT INFORMATION

SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
08/12/20	90% Design Development

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	PM
PROJECT NUMBER	318509-01

1ST FLOOR LIFE SAFETY PLAN

G101

© Eppstein Uhen Architects, Inc.

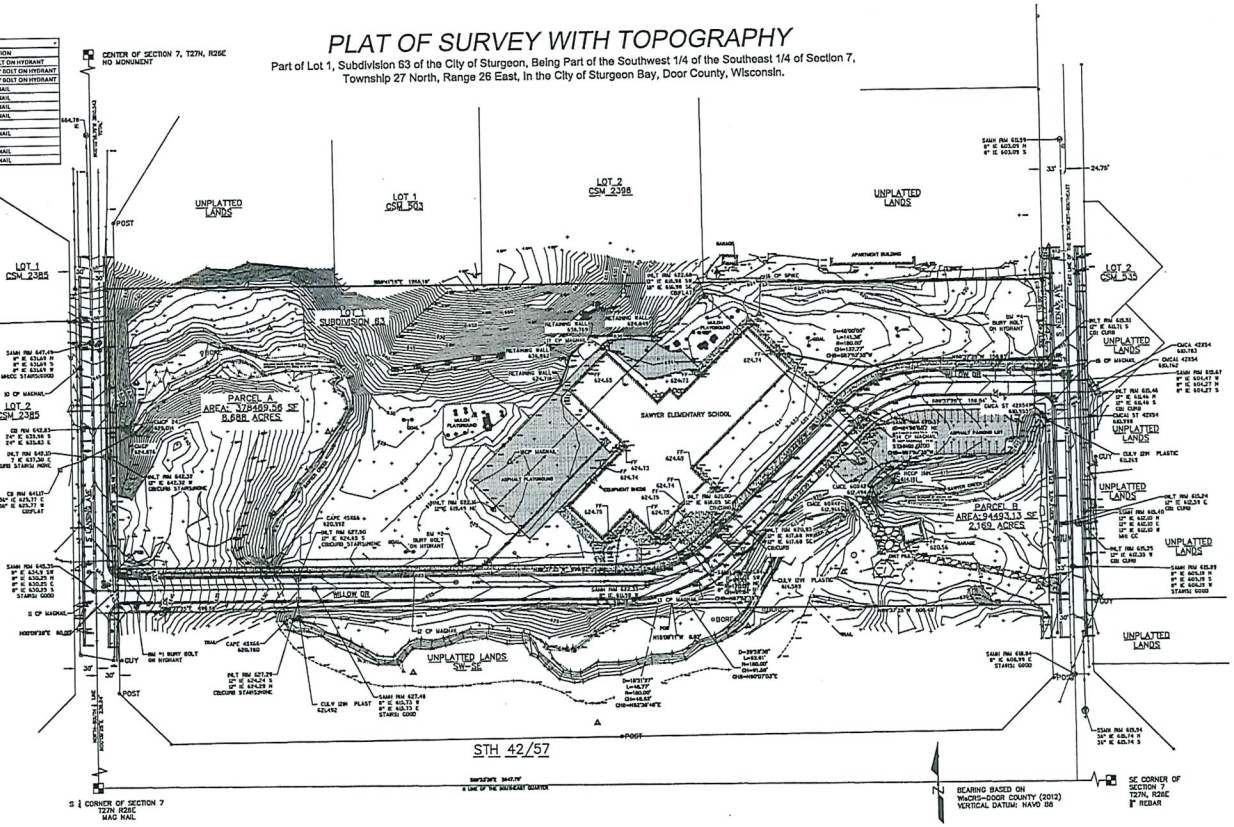
PLAT OF SURVEY WITH TOPOGRAPHY

Part of Lot 1, Subdivision 63 of the City of Sturgeon, Being Part of the Southwest 1/4 of the Southeast 1/4 of Section 7, Township 27 North, Range 26 East, In the City of Sturgeon Bay, Door County, Wisconsin.

CONTROL POINTS				
POINT NO.	NORTHING	EASTING	ELEVATION	DESCRIPTION
1	153642.518	491726.88	645.484	BURY BOLT ON HYDRANT
2	153895.633	491665.861	627.012	NW BURY BOLT ON HYDRANT
4	154149.164	492453.588	617.685	NW BURY BOLT ON HYDRANT
10	154167.266	491155.949	645.577	CP MAGNAIL
11	153846.436	491157.974	645.579	CP MAGNAIL
12	153876.975	491604.044	625.501	CP MAGNAIL
13	153862.042	491987.721	621.839	CP MAGNAIL
14	154080.326	492220.75	620.399	CP SPIKE
15	154100.195	492472.313	615.806	CP MAGNAIL
16	154237.187	492075.476	623.625	CP SPIKE
17	154185.857	491863.623	623.903	CP MAGNAIL
18	154031.380	491734.968	622.935	CP MAGNAIL

LEGEND

- = BENCH MARK
- = CONTROL POINT
- = IRON PIPE O.D.FOUND OR AS NOTED
- = FOUND CHISELED CROSS
- = 1"X18" IRON PIPE SET
- = SECTION CORNER MON.
- = FOUND 3/4" REBAR
- = SET CHISELED CROSS
- CO = CLEANOUT
- = WATER VALVE
- = FIRE HYDRANT
- 976.96x = SPOT ELEVATION
- = BUSH, SHRUB
- = POLE/POST/BOLLARD
- = BOULDER
- = PULLBOX
- = MANHOLE TYPE NOTED
- = SANITARY SEWER MANHOLE
- = STORM SEWER MANHOLE
- = ELECTRIC MANHOLE
- = TELEPHONE MANHOLE
- = WATER MANHOLE
- = UTILITY METER
- = GUY WIRE POLE
- = LIGHT POLE
- = PEDESTAL
- = POWER POLE
- = INLET
- = GAS VALVE
- = LIGHT POLE WITH MAST
- = TREE (CONIFEROUS) DRIP LINE
- = TREE (DECIDUOUS) DRIP LINE
- = CLEANOUT
- = FLAG POLE
- = UTILITY MARKER POST
- = SIGN ON POST
- = UTILITY CONTROL BOX
- = UNKNOWN UTILITY VALVE
- FF = FIRST FLOOR ELEVATION
- BORE = SOIL BORING
- = WETLANDS
- = SAWYER CREEK
- = FENCE
- = TRAIL
- = CULVERT
- = WOODED AREA/BRUSH EDGE
- = WATER MAIN
- = STORM SEWER
- = SANITARY SEWER
- = NATURAL GAS MAIN
- = UNDERGROUND TELEPHONE
- = UNDERGROUND ELECTRIC
- = OVERHEAD UTILITY LINES
- = UNDERGROUND FIBER OPTIC
- = UNDERGROUND CABLE TV
- C = COMMUNICATION CONDUIT
- = ASPHALT SURFACE
- = CONCRETE SURFACE
- = GRAVEL
- = CROSSWALK
- = BUILDING OUTLINE



LEGAL DESCRIPTION

Parcel 'A', described as follows:

Commencing at the South X corner of Section 7, Township 27 North, Range 26 East, thence N 0°09'28" E along the North-South X line, 440.42 feet; thence S 89°37'25" E, 30.00 feet to the Easterly Right of way line of S. Lansing Ave; thence N 0°09'28" E, 60.00 feet, to the Point of Beginning;

Thence N 0°09'28" E, 380.46 feet; thence S 89°41'15"E, 1255.19 feet; thence S 0°12'40" E, 110.00; thence N 89°37'25" W, 158.93 feet; thence along a curve 141.38 feet, said curve containing a radius of 180.00 feet, and a chord bearing S 67°52'33" W, 137.77 feet, thence S 45°22'25" W, 260.20 feet; thence along a curve 94.24 feet, said curve containing a radius of 120.00 feet and a chord bearing S 67°52'33" W, 91.84 feet; thence N 89°37'25" W, 699.82 feet, to the Point of Beginning.

Said parcel contains 8.688 acres (378,469 sf).

Also, Parcel 'B', described as follows:

Commencing at the South X corner of Section 7, Township 27 North, Range 26 East, thence N 0°09'28" E along the North-South X line, 440.42 feet; thence S 89°37'25" E, 30.00 feet to the Easterly Right of way line of S. Lansing Ave; thence N 89°37'25" W, 699.59 feet; thence along a curve 48.77 feet, said curve containing a radius of 180.00 feet and a chord bearing N 82°37'07" E, 48.62 feet, to the Point of Beginning;

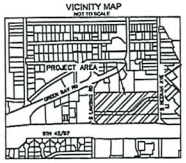
Thence along a curve 92.81 feet, said curve containing a radius of 180.00 feet and a chord bearing N 60°07'03" E, 91.59 feet; thence N 45°22'25" E, 260.20 feet; thence along a curve 94.24 feet, said curve containing a radius of 120.00 feet and a chord bearing N 67°52'33" E, 91.84 feet; thence S 89°37'25" E, 159.54 feet; thence S 0°12'40" E, 271.87 feet; thence N 88°37'25" W, 508.45 feet; thence N 15°09'11" W, 6.82 feet, to the Point of Beginning.

Said parcel contains 2.169 acres (94,493 sf).

Address: 60 Willow Drive, Sturgeon Bay, WI 54235

VICINITY MAP

NOT TO SCALE



SURVEYOR'S CERTIFICATE:

I, Robert J. Clark III do hereby certify that that under my direction and control the above described property was surveyed on 05/28/2020 in accordance with AE-7 of the Wisconsin Administrative Code and is correct to the best of my knowledge and belief.

Robert J. Clark III — S-2710

June 8, 2020

DIGGERS HOTLINE

Toll Free (800)242-8511
Milwaukee Area (414)259-1181
Hearing Impaired TDD (800)542-2289
www.DiggersHotline.com
PROMPT/SAFE HOTLINE TICKETS
20202010395, 20202010396, 20202010851

ALTHOUGH DIGGERS' HOTLINE WAS NOTIFIED THAT SURVEY DOES NOT GUARANTEE THAT ALL UTILITIES HAVE BEEN LOCATED ON SITE. SOME OF THE UTILITIES MAY HAVE BEEN DRAWN IN FOR PLAN BASED ON MAPS RECEIVED FROM MEMBERS NOTIFIED. LACKING EXCAVATION THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION MAY BE NECESSARY.

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

PROJECT: SAWYER ELEMENTARY SCHOOL

LOCATION: 60 WILLOW DRIVE STURGEON BAY, WI 54235

CLIENT: STURGEON BAY SCHOOL DISTRICT

RELEASE: PROGRESS

REVISIONS:

#	DATE	DESCRIPTION

NORTH ARROW:

SCALE: 1" = 60'

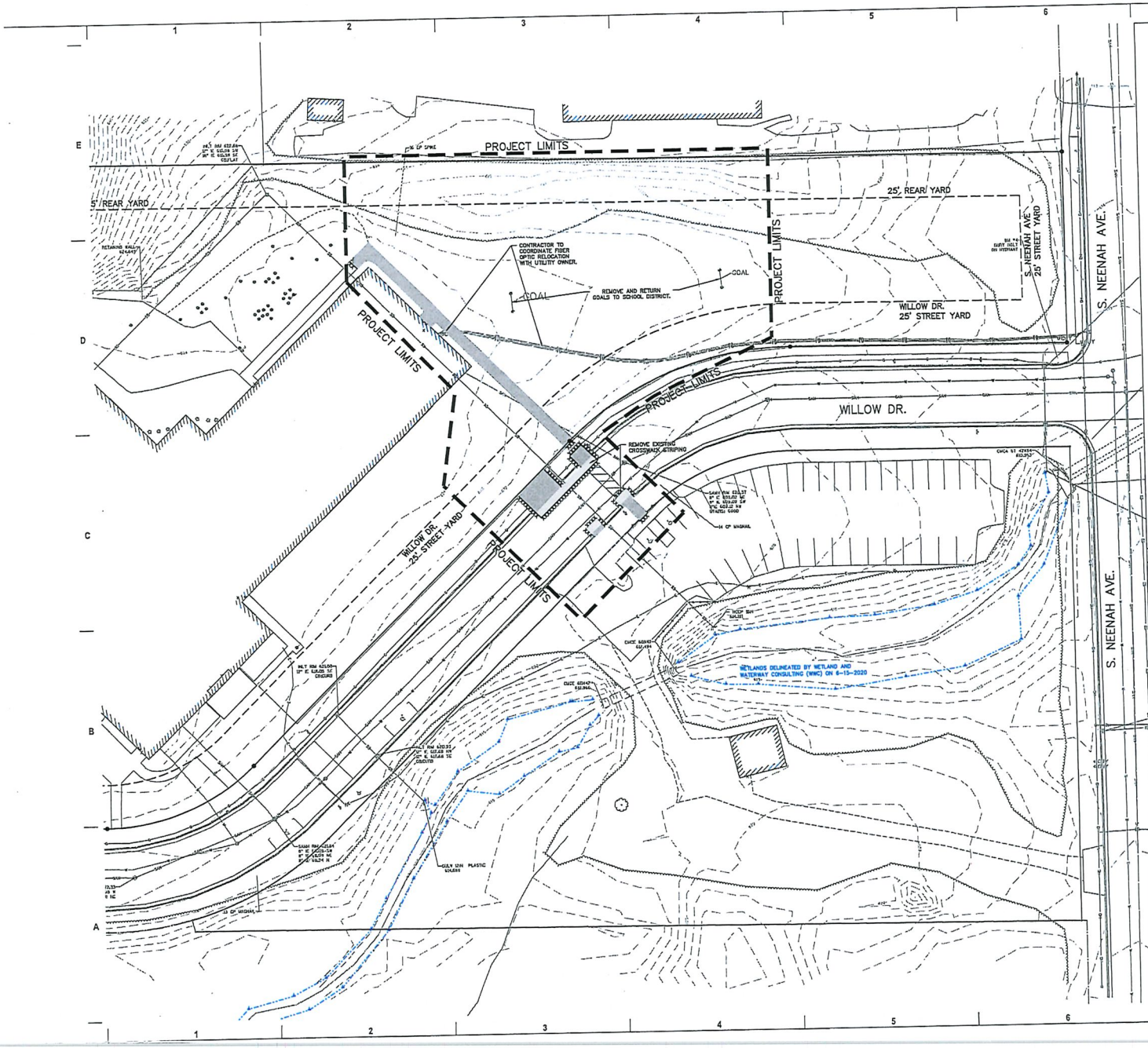
SEAL: WISCONSIN ROBERT J. CLARK III S-2710 OCONTO FALLS, WISCONSIN LAND SURVEYOR

all in

SHEET: PLAT OF SURVEY

PROJECT MANAGER:	BES
PROJECT NUMBER:	20.0204.01
DATE:	06/10/2020

SHEET NUMBER: 1 OF 1



DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

DEMOLITION NOTES

1. GENERALLY WITH OWNER TO DETERMINE A SAFE STORAGE LOCATION OF ITEMS SPECIFICALLY CALLED OUT TO BE SALVAGED FOR OWNER REUSE. EXERCISE CARE DURING REMOVAL AND TRANSPORT TO PREVENT DAMAGE.

2. FOR EXISTING SITE FEATURES/OBJECTS (TREES, UTILITIES, PAVEMENT, ETC.) NOT SHOWN ON THE SITE SURVEY OF EXISTING CONDITIONS OR NOT SPECIFICALLY CALLED OUT IN THE SITE DEMOLITION PLAN THAT MAY NEED TO BE REMOVED, REQUIRED, ADJUSTED OR RELOCATED TO COMPLETE THE PROPOSED SITE IMPROVEMENTS, THE CONTRACTOR SHALL CONTACT OWNER OF SAID ITEM(S) TO DETERMINE APPROPRIATE COURSE OF ACTION PRIOR TO CONSTRUCTION ACTIVITIES.

3. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGER'S HOTLINE AND PRIVATE UTILITY LOCATOR FOR PUBLIC AND PRIVATE UTILITY LOCATIONS PRIOR TO COMMENCEMENT OF ANY WORK AND CONSTRUCTION ACTIVITIES. CONTRACTOR SHALL ALLOW DIGGERS HOTLINE AND PRIVATE LINES SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

4. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREIN IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

5. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR VERIFYING OWNERSHIP OF AND COORDINATING THE DEMOLITION, ADJUSTMENT, AND/OR RELOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS AS NOTED ON THE PLANS AND AS NECESSARY TO COORDINATE WITH THE PROPOSED SITE IMPROVEMENTS, CONSTRUCTION TEMPORARY AND MODIFYING UTILITY CONFLICTS, ETC. INCLUDING BUT NOT LIMITED TO ELECTRICAL/FIBER OPTIC/TELEPHONE/CABLE/GAS/WATER/SANITARY/STORM. DEMOLITION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL & LOCAL REGULATIONS.

6. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL THEIR REQUIRED PERMITS AND APPROVALS PRIOR TO THE START OF THEIR WORK. CONSULT WITH AND OBTAIN FROM ENGINEER COPIES OF ENGINEERING DESIGN APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO WDNR, STATE OR LOCAL PLUMBING, BOILT, COUNTY, AND STORM WATER MANAGEMENT.

7. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.

8. FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR REVIEWING BID DOCUMENTS, NOTIFYING THE OWNER AND ENGINEER OF HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS, AND INCLUDE IN THEIR CONTRACT THE RELOCATION OF SUBE UTILITIES (NOTED OR NOT ON THE BID DOCUMENTS) AS NECESSARY TO PROVIDE PROPER DEPTH/CLEARANCE FOR UTILITY OWNER'S REQUIREMENTS.

KEY INDEX

- PROJECT LIMITS
- VEGETATION TO BE REMOVED & DISPOSED OF OFFSITE, IF SUITABLE FOR REUSE, TOPSOIL TO BE STOCKPILED, SHAPED & UNDISTURBED TOPSOIL TO BE SALVAGED FOR REUSE. REMOVAL DEPTHS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- ASPHALT PAVEMENT & BASE MATERIAL TO BE REMOVED TO SUB-BASE & DISPOSED OF OFFSITE. PAVEMENT & BASE THICKNESS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- CONCRETE & BASE MATERIAL TO BE REMOVED TO SUBGRADE & DISPOSED OF OFFSITE. PAVEMENT & BASE THICKNESS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- CLEAR & GRUB VEGETATION, REMOVE ROOTS & STUMPS. REMOVE & DISPOSE OF OFFSITE.
- SAWCUT FULL DEPTH
- X TREES & STUMPS TO BE REMOVED

eua

milwaukee 233 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3350
madison 303 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.3300
des moines 801 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.274.5848
denver 1600 Wynkoop Street, Suite 200 Denver, Colorado 80202 303.585.4579

PROJECT INFORMATION

SAWYER ELEMENTARY-ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/23/2020	SCHEMATIC DESIGN
09/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

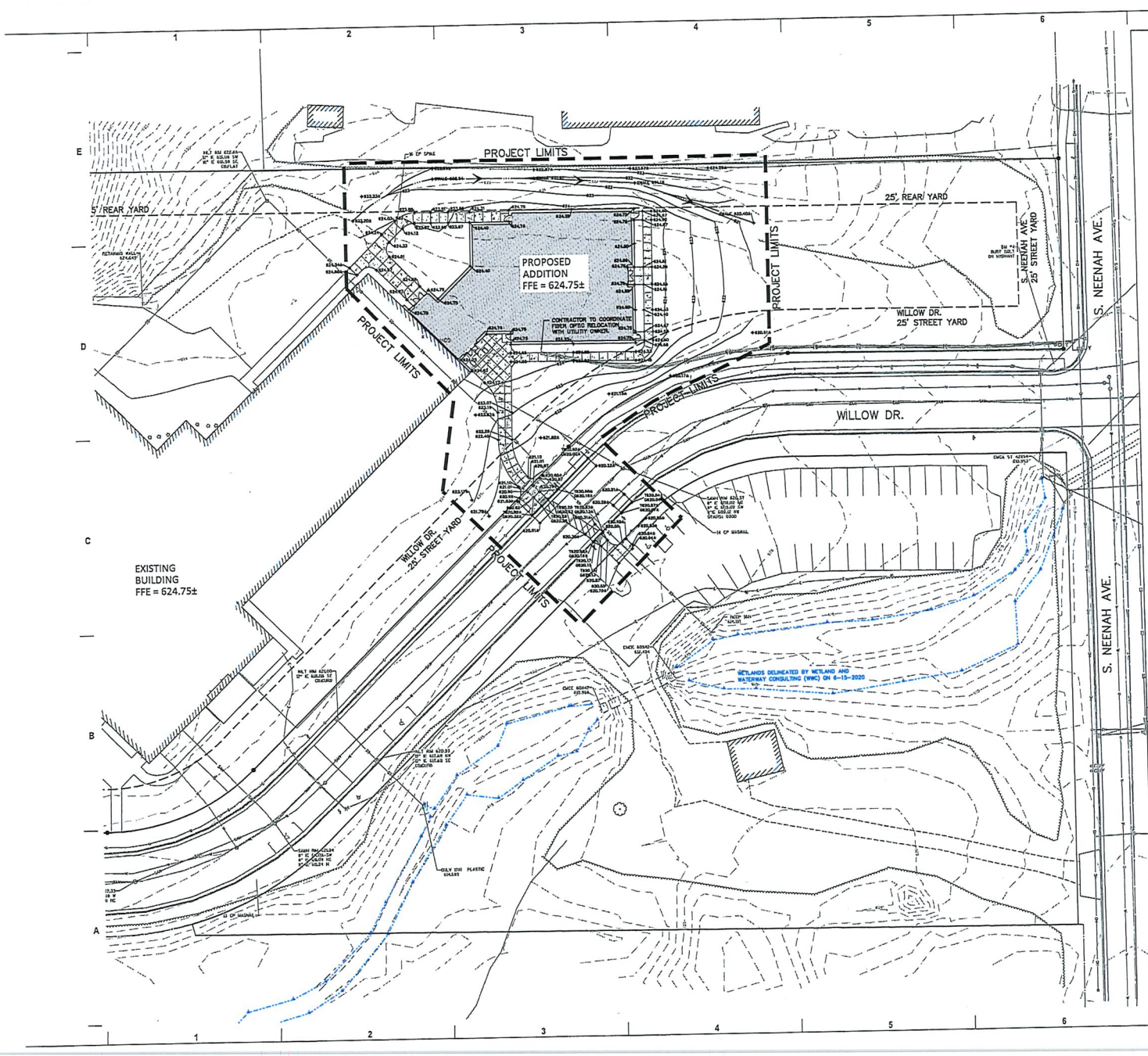
PROJECT MANAGER PM

PROJECT NUMBER 318509-01

SITE DEMOLITION PLAN

C101

© Epsilon Urban Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

GRADING NOTES

1. CONTRACTOR SHALL FIELD VERIFY ALL EXISTING MATCH GRADE ELEVATIONS PRIOR TO LAND DISTURBANCE. CONTACT ENGINEER IF DISCREPANCIES EXIST BETWEEN FIELD VERIFIED GRADES AND PLAN GRADES PRIOR TO GRADING ACTIVITIES.

2. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGERS HOTLINE AND PRIVATE UTILITY LOCATES FOR PRIOR TO THE COMMENCEMENT OF ANY WORK AND EXCAVATION ACTIVITIES. CONTRACTOR SHALL ALLOW DIGGERS HOTLINE AND PRIVATE LINES SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

3. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR VERIFIED TO.

4. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR NOTIFYING OWNERSHIP OF AND COORDINATING THE DEMOLITION, ADJUSTMENT, AND/OR RELOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS AS NEEDED TO ACCOMMODATE THE PROPOSED SITE IMPROVEMENTS AND ADJACENT TO THE EXISTING SITE. DURING CONSTRUCTION OPERATIONS AND REGARDING UTILITY CONFLICTS, ETC. INCLUDING BUT NOT LIMITED TO ELECTRICAL/FIBER OPTIC/TELEPHONE/CABLE/GAS/WATER/SANITARY/STORM. DEMOLITION OF THESE UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL & LOCAL REGULATIONS.

KEY INDEX

PROJECT LIMITS	
678	EXISTING CONTOUR MINOR
678	EXISTING CONTOUR MAJOR
676	PROPOSED CONTOUR MINOR
676	PROPOSED CONTOUR MAJOR
670.00	PROPOSED SPOT GRADE
670.00	MATCH EXISTING GRADE
7870.00 GW10.00	PROPOSED TOP OF CURB / PROPOSED BOTTOM OF CURB
7870.00 GW10.00	MATCH EXISTING TOP OF CURB / MATCH EXISTING BOTTOM OF CURB
7869.00 BW68.00	PROPOSED TOP OF WALL / PROPOSED BOTTOM OF WALL
7869.00 BW68.00	MATCH EXISTING TOP OF WALL / MATCH EXISTING BOTTOM OF WALL
	DRAINAGE SWALE

eua

milwaukee 333 East Chicago Street, Milwaukee, Wisconsin 53202, 414.271.2350
madison 376 West Johnson Street, Suite 202, Madison, Wisconsin 53703, 608.442.2350
des moines 698 Walnut Street, Suite 400, Des Moines, Iowa 50309, 515.274.1840
denver 1890 Wynkoop Street, Suite 300, Denver, Colorado 80202, 303.295.4429

PROJECT INFORMATION

SAWYER ELEMENTARY-ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/23/2020	SCHEMATIC DESIGN
09/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

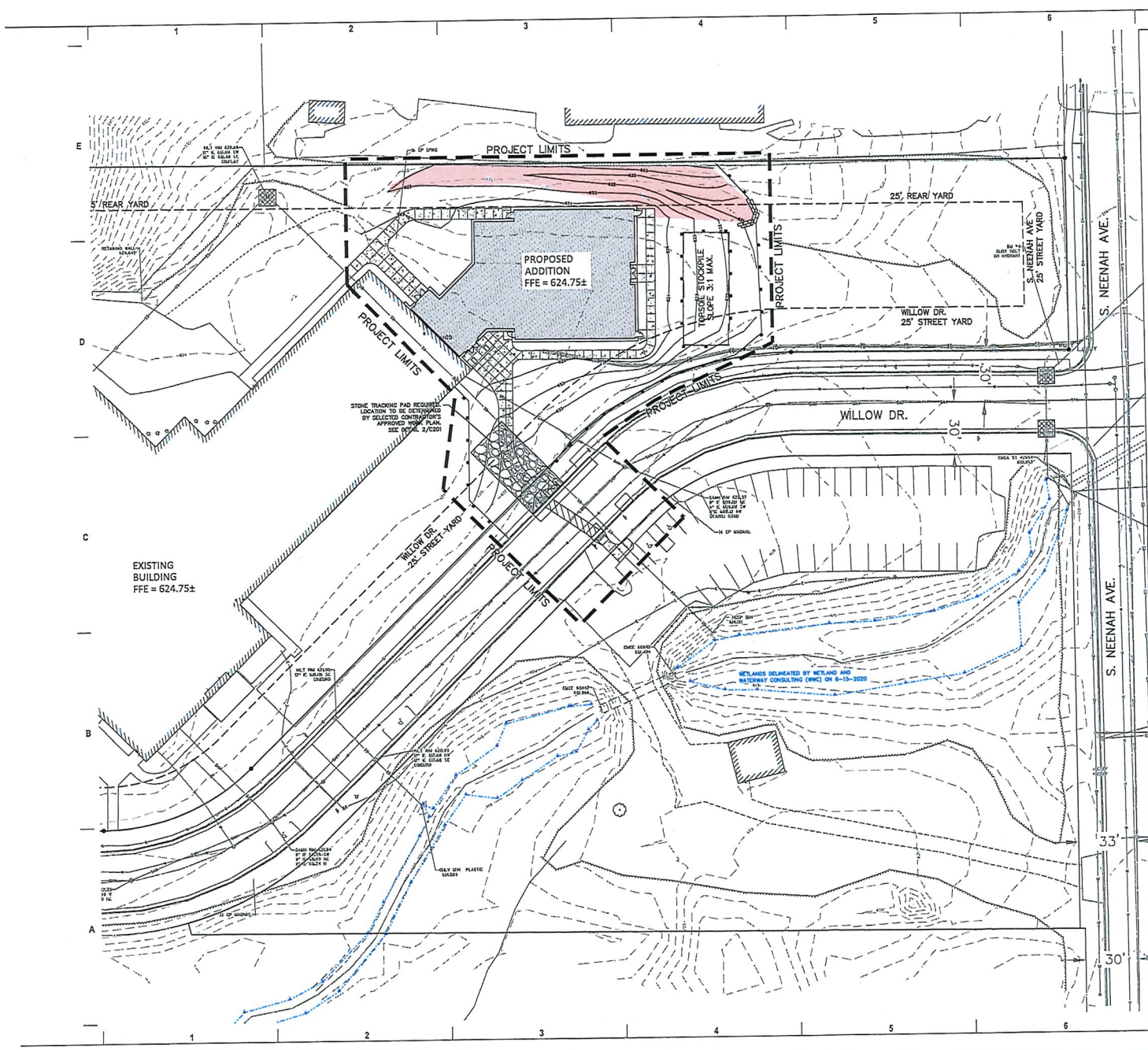
These documents are not yet complete and shall not be used for final construction purposes and shall not be used for final bidding or construction purposes.

PROJECT MANAGER PM
PROJECT NUMBER 318509-01

SITE GRADING PLAN

C104

© Eppstein Uhen Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

EROSION NOTES

INSPECT ALL EROSION CONTROL MEASURES PRIOR TO COMMENCING GRADING, GRUBBING OR OTHER LAND DISTURBING ACTIVITIES. EROSION CONTROL MEASURES MUST BE INSPECTED WEEKLY AND WITHIN 24 HOURS OF ANY PRECIPITATION EVENT OF 0.50 INCH OR GREATER. IN ADDITION THE CONDITIONS AND REPAIRS MADE TO THE EROSION CONTROL MEASURES MUST BE RECORDED AND REPAIRS MADE ALONG WITH DATE, TIME OF INSPECTION AND WEATHER CONDITIONS IN A DAILY LOG BOOK. THE DAILY LOG BOOK, WEEKLY / 0.50 INCH PRECIPITATION REPORTS, APPROVED PLANS AND WPDES PERMIT SHALL BE KEPT IN AN ACCESSIBLE LOCATION, LIKE A MAILBOX, WITHIN THE STAGING AREA.

AT ABSOLUTELY NO TIME MAY CONSTRUCTION EQUIPMENT, DEBRIS, FILL, ETC. BE PLACED WITHIN WETLANDS, WATERWAYS OR FLOOD PLAINS UNLESS IDENTIFIED IN THE PLANS.

POINTS OF CONTACT

LAND OWNER:
STURGEON BAY SCHOOL DISTRICT
5218 HIGHWAY STREET
STURGEON BAY, WI 54235
PHONE: (920) 746-2800

PROJECT ENGINEER:
KAPUR & ASSOCIATES, INC.
7711 NORTH PORT WASHINGTON ROAD
MILWAUKEE, WI 53217
PHONE: (920) 351-6444

CONSTRUCTION MANAGER:
WRON CONSTRUCTION COMPANY, INC.
1571 MCMAHON DRIVE
NEENAH, WI 54956
PHONE: (920) 969-1000

KEY INDEX

PROJECT LIMITS

INSTALL EROSION MAT ON ALL SLOPES GREATER THAN 4:1 AND ALL DRAINAGE SWALES

USE CLASS I, TYPE A FOR WEET SOIL ON APPROVED LIST FOR ALL SIDE SLOPES

USE CLASS I, TYPE B FOR ALL DRAINAGE SWALES. INSTALL EROSION MAT ON THE BOTTOM 1/3 OF THE SIDE SLOPES UP 2 FEET VERTICALLY OF THE SIDE SLOPES OF ALL DRAINAGE SWALES. CLASS I, TYPE A MAY BE USED FOR THE REMAINDER OF THE SIDE SLOPES IN DRAINAGE SWALES EXCEEDING 2 FEET VERTICALLY.

FILTER FABRIC FENCE

TRIANGULAR SILT DIKES

DESIGNATES EXISTING TREES THAT MUST BE PROTECTED

eu:a

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5260
madison 308 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5360
des moines 600 Walnut Street, Suite 420 Des Moines, Iowa 50309 515.274.5840
denver 1899 Wyncoop Street, Suite 300 Denver, Colorado 80202 303.595.4300

PROJECT INFORMATION

SAWYER ELEMENTARY-ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/23/2020	SCHEMATIC DESIGN
09/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION

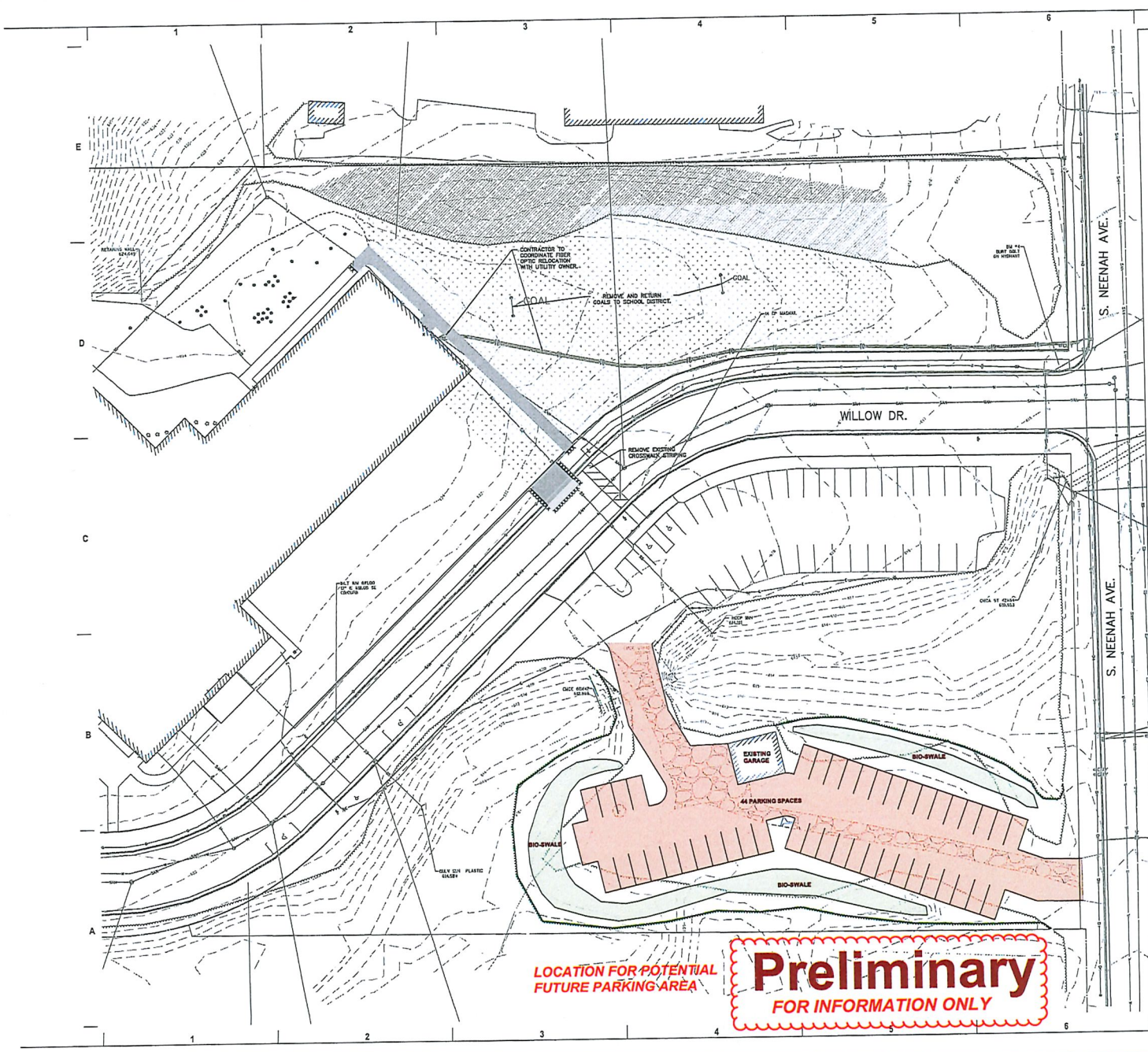
These documents are in progress and have not yet been subject to review, coordination and detail. These documents are subject to change, from drawings and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER PM
PROJECT NUMBER 318509-01

SITE EROSION CONTROL PLAN

C105

© Eppstein Uhen Architects, Inc.



Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

DEMOLITION NOTES

1. CONSULT WITH OWNER TO DETERMINE A SAFE STORAGE LOCATION OF ITEMS SPECIFICALLY CALLED OUT TO BE SALVAGED FOR OWNER REUSE. EXERCISE CARE DURING REMOVAL AND TRANSPORT TO PREVENT DAMAGE.

2. FOR EXISTING SITE FEATURES/OBJECTS (TREES, UTILITIES, PAVEMENTS, ETC.) NOT SHOWN ON THE SITE SURVEY DRAWING, OR WHICH ARE NOT SPECIFICALLY CALLED OUT ON THE DEMOLITION PLAN THAT MAY NEED TO BE REMOVED, ADJUSTED, ADAPTED OR RELOCATED TO COMPLETE THE PROPOSED SITE IMPROVEMENTS, THE CONTRACTOR SHALL CONTACT OWNER OF SAID ITEM(S) TO DETERMINE APPROPRIATE COURSE OF ACTION PRIOR TO CONSTRUCTION ACTIVITIES.

3. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGER'S HOTLINE AND PRIVATE UTILITY LOCATOR FOR PUBLIC AND PRIVATE UTILITY LOCATES PRIOR TO THE COMMENCEMENT OF ANY WORK AND EXCAVATION ACTIVITIES. CONTRACTOR SHALL ALLOW DIGGERS HOTLINE AND PRIVATE LOCATOR SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

4. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION PROVIDED BY DIGGERS HOTLINE COMPANIES, LOCAL MUNICIPALITY, OWNER AND OTHERS. DIGGERS HOTLINE, OWNER AND OTHERS CANNOT BE CONSIDERED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

5. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR DETERMINING OWNERSHIP OF AND COORDINATING THE DEMOLITION, REMOVAL, AND/OR RELOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS AS NOTED ON THE PLANS AND AS DETERMINATED BY TOPOGRAPHICAL CHANGES TO THE EXISTING SITE GRADES, CONSTRUCTION OPERATIONS AND SEQUENCING, UTILITY CONFLICTS, ETC. INCLUDING BUT NOT LIMITED TO: ELECTRICAL/FIBER OPTIC/TELEPHONE/GAS/CABLE/WATER/SANITARY/STORM. DEMOLITION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, & LOCAL REGULATIONS.

6. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL NECESSARY PERMITS AND APPROVALS PRIOR TO THE START OF ANY WORK. CONSULT WITH AND OBTAIN FROM ENGINEER CERTIFICATE OF ENGINEERING DESIGN APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO WORK, STATE OR LOCAL PLUMBING, NEST, COUNTY, AND STORM WATER MANAGEMENT.

7. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.

8. FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR CONTACTING DIGGERS HOTLINE, VERIFYING THE VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS, AND INCLUDE IN THEIR CONTRACT THE RELOCATION OF SAID UTILITIES (NOTED OR NOT ON THE BID DOCUMENTS) AS NECESSARY TO PROVIDE PROPER DEPTH/CLEARANCE PER UTILITY OWNER'S REQUIREMENTS.

KEY INDEX

- PROJECT LIMITS
- VEGETATION TO BE REMOVED & DISPOSED OF OFFSITE, IF SUITABLE FOR REUSE, TOPSOIL TO BE STOCKPILED. UNUSED & UNSUITABLE TOPSOIL TO BE REMOVED OFFSITE. TOPSOIL THICKNESS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- ASPHALT PAVEMENT & BASE MATERIAL TO BE REMOVED TO SUB-GRADE & DISPOSED OF OFFSITE. ASPHALT & BASE THICKNESS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- CONCRETE & BASE MATERIAL TO BE REMOVED TO SUB-BASE & DISPOSED OF OFFSITE. CONCRETE & BASE THICKNESS MAY VARY, REFER TO GEOTECHNICAL REPORT.
- CLEAR & GRUB VEGETATION, REMOVE ROOTS & STUMPS. REMOVE & DISPOSE OF OFFSITE.
- SAWCUT FULL DEPTH
- X TREES & STUMPS TO BE REMOVED

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.1360
madison 303 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5320
des moines 600 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.274.1840
denver 1559 Wynkoop Street, Suite 200 Denver, Colorado 80202 303.330.6205

PROJECT INFORMATION

SAWYER ELEMENTARY-ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
04/23/2020	SCHEMATIC DESIGN

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION

These documents, when prepared and bared and may be subject to change, including additional detail. These are not for final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	PM
PROJECT NUMBER	318509-01

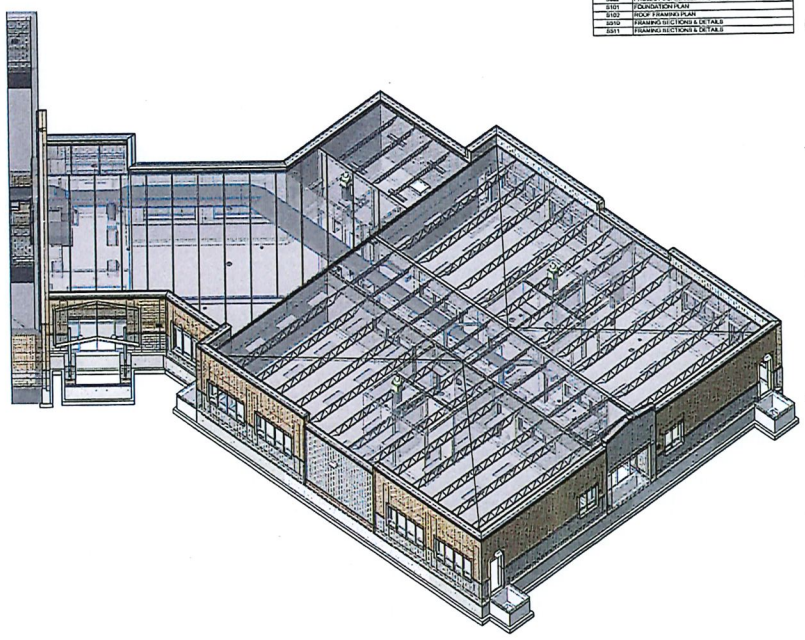
SITE PLAN DETAIL

CXXX

© Eppstein Uhen Architects, Inc.

GENERAL NOTES

ABBREVIATIONS



SHEET INDEX	
S001	GENERAL NOTES AND ABBREVIATIONS
S002	PROJECT SCHEDULES AND NOTES
S101	FOUNDATION PLAN
S102	ROOF FRAMING PLAN
S510	FRAMING SECTIONS & DETAILS
S511	FRAMING SECTIONS & DETAILS

eu:a

milwaukee 333 East Chicago Street
Milwaukee, Wisconsin 53202
414.271.5300

madison 308 West Johnson Street, Suite 202
Madison, Wisconsin 53703
608.442.5320

des moines 806 Walnut Street, Suite 400
Des Moines, Iowa 50309
515.724.5940

denver 1899 Wynkoop Street, Suite 300
Denver, Colorado 80202
303.565.4580

PROJECT INFORMATION

SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

AMBROSE ENGINEERING
PHONE: 262-377-7922
AE PROJECT# 1309-164

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/12/09	100% Design Development

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. They are not final construction documents and shall not be used for bid building or construction-related purposes.

PROJECT MANAGER

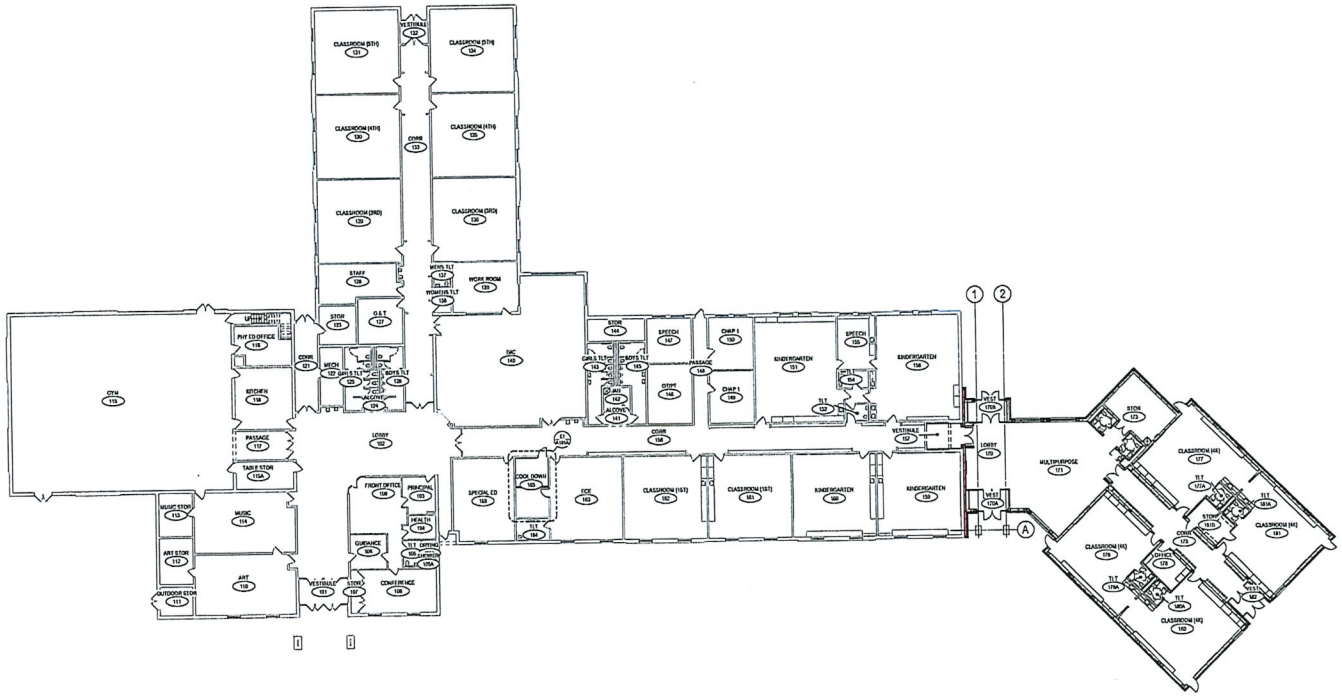
PROJECT NUMBER 318509-01

GENERAL NOTES AND ABBREVIATIONS

S001

© Eppstein Uhen Architects, Inc.

KEYNOTES PER SHEET



A6 1ST FLOOR PLAN - OVERALL
1/16" = 1'-0"

eu:a

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5360

madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5300

des moines 606 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.224.5840

denver 1509 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.545.4300

PROJECT INFORMATION

SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/12/23	100% Design Development

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

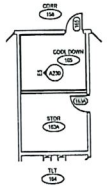
These documents reflect progress and intent and may be subject to change, including additional detail, are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	PM
PROJECT NUMBER	318509-01

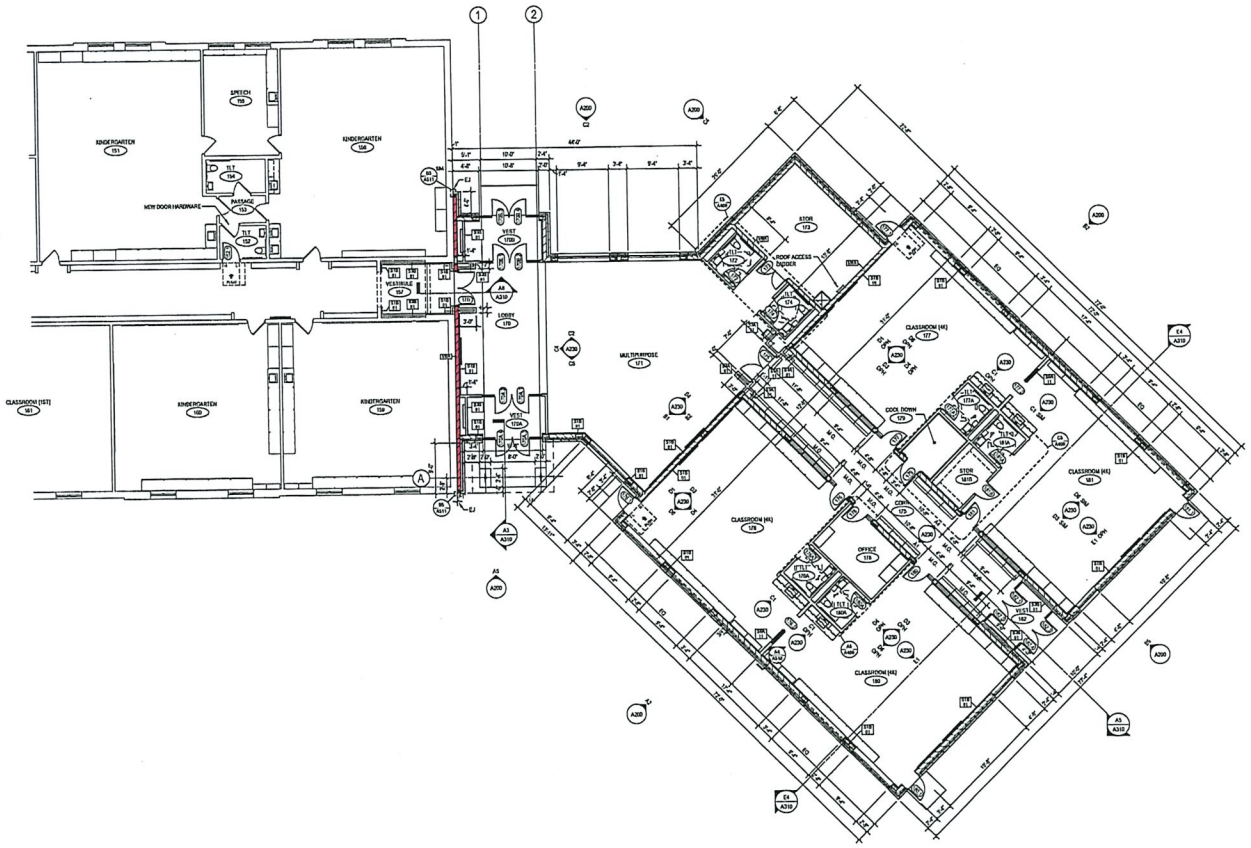
1ST FLOOR PLAN - OVERALL

A101

© Eppstein Uhen Architects, Inc.



E1 1ST FLR PLAN - RENOVATION
1/8" = 1'-0"



A1 1ST FLOOR PLAN - ADDITION
1/8" = 1'-0"

SHEET NOTES - FLOOR PLAN

L.	SEE CIVIL DRAWINGS FOR UTILITIES LOCATIONS AND REPORT THE EXISTENCE AND LOCATION OF MECHANICAL AND ELECTRICAL SYSTEMS AND OTHER CONSTRUCTION AFFECTING THE WORK. IF SIGNS/PHASES ARE DISCONNECTED, NOTIFY ARCHITECT PROMPTLY.
J.	PROVIDE ELE. UNDERFLOOR RUNWAYS TO EQUIPMENT, FURNISHINGS AND APPLIANCES. COORDINATE FIELD INVESTIGATE WITH <OWNER> <TENANT>.
L.	SHEETROCK GYP LOCK PLENUM AND TO THE UNDERSIDE OF WALLS UNLESS NOTED OTHERWISE.
L.	VERIFY STRUCTURAL ELEMENTS INCLUDING BUT NOT LIMITED TO POST TENSION CABLES OR OTHER REINFORCEMENT EMBEDDED IN FLOOR SLABS PRIOR TO CORING OR CUTTING. COORDINATE VERIFICATION METHOD WITH <OWNER> <OWNER REPRESENTATIVE> <BUILDING FACILITY MANAGER>.
L.	PROVIDE ALL FINISH SAMPLES TO ARCHITECT <OWNER> FOR REVIEW AND APPROVAL PRIOR TO INSTALLATION INCLUDING BUT NOT LIMITED TO CARPET, WALL COVERINGS, PAINT (WAR DENSE, WHITE BASE, <OTHER>.
L.	ALL WALLS SHALL BE PARTITION TYPE 1 UNLESS NOTED OTHERWISE. SEE PARTITION TYPES <AROH>.
J.	PROVIDE MOISTURE RESISTANT AND MOLD RESISTANT GYPSUM BOARD AT PLUMBING FIXTURE WALLS.
L.	LOCATE ALL DOOR JAMBS 4" FROM ADJACENT PERPENDICULAR WALL UNLESS NOTED OTHERWISE.
L.	PROVIDE BLOCKING AND FRAMING AS INDICATED AND AS REQUIRED TO SUPPORT FACING MATERIALS, FIXTURES, SPECIALTY ITEMS, MILLWORK AND TRIM.
N.	PROVIDE 3/4" FIRE RETARDANT PLYWOOD TO ROOFTOP EQUIPMENT MOUNTING PADS FOR TELEPHONE & ELECTRICAL EQUIPMENT AT <ROOFTOP> AS REQUIRED. INSTALLAT 1/4" AFF TO FINISHED CEILING. PAINT PLYWOOD TO MATCH ADJACENT WALL FINISH. COORDINATE FINAL SIZE AND LOCATION WITH <TENANT> <OWNER>.

KEYNOTES PER SHEET

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5300

madison 308 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5300

des moines 699 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.5840

denver 1999 Broadway Street, Suite 300 Denver, Colorado 80202 303.595.4500

PROJECT INFORMATION

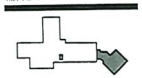
SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/11/20	100% Design Development

KEY PLAN



SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final building or construction-related purposes.

PROJECT MANAGER	PM
PROJECT NUMBER	318509-01

1ST FLOOR PLAN - ADDITION

A101A

© Eppstein Uhen Architects, Inc.

ADDTION

EXISTING

FACE BRICK AND SPLITFACE BLOCK
INSTALLED IN BOND TO MATCH EXISTING WITH TOOLED CONCAVE JOINTS. TWO (2) BRICK TYPES/COLORS WITH TINTED MORTAR. SAMPLES TO BE COMPARED TO BRICK IN PLACE TO CONFIRM COLOR AND TEXTURE MATCH.

FB-1: FACE BRICK 1
- UTILITY
- VELOUR
- MIDDLE BAND AND LINTEL COURSE ABOVE THE WINDOWS
- BASIS OF DESIGN - BOWERSTONE - #501 CORDOVAN W/C

FB-2: FACE BRICK 2
- UTILITY
- VELOUR
- UPPER FIELD BRICK ABOVE MIDDLE BAND AND LINTEL COURSE
- BASIS OF DESIGN - HEBRON MISTY GRAY VELOUR BLEND

SFB-1: DECORATIVE SPLIT FACE CMU BLOCK
- CMU
- SPLITFACE
- BASIS OF DESIGN - COUNTY BRICK - 18-082C SIENNA CREAM SPLIT FACE

MC-1: METAL COPING 1
- FINISH - ALUCOBOND, POLYVINYLIDENE FLUORIDE FINISH (PVDF)
- COLOR - COLOR TO MATCH EXISTING ROOF ELEMENTS

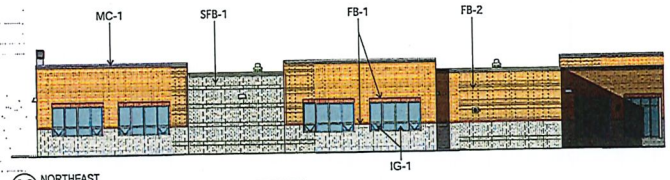
SF-1: STOREFRONT SYSTEM
BASIS OF DESIGN - KAWNEER 451T
- THERMALLY BROKEN ALUMINUM FRAMING SYSTEM
- FRONT SET GLAZING
- MULLION DIMENSIONS: 2" wide X 4 1/2" deep
- FINISH - CLEAR ANODIZED ALUMINUM
- COLOR - TO MATCH EXISTING BUILDING WINDOW SYSTEM

ALUMINUM STOREFRONT SWING DOORS
BASIS OF DESIGN - KAWNEER 350T SERIES INSULPOUR THERMAL PERFORMANCE DOORS
- FINISH - CLEAR ANODIZED ALUMINUM
- COLOR - TO MATCH EXISTING BUILDING WINDOW SYSTEM

OPERABLE VENT WINDOWS
BASIS OF DESIGN - KAWNEER SERIES HINGED INERIOR OPENING HOPPER VENT WINDOWS WITH LOCKING INTERIOR LATCHES
- FINISH - CLEAR ANODIZED ALUMINUM
- COLOR - TO MATCH EXISTING BUILDING WINDOW SYSTEM

IG-1: GLAZING
BASIS OF DESIGN - OLDCASTLE SOLARBAN 70 LOW E INSULATING GLASS
- COATING - LOW-E, SOLARBARN 70
- NON-REFLECTIVE
- SHADING COEFFICIENT 0.31
- SOLAR HEAT GAIN COEFFICIENT .26
- ULTRA-VIOLET TRANSMISSION LESS THAN 0.5%

EXTERIOR CANOPY
- PRE-FINISHED METAL: STANDING SEAM SYSTEM TO MATCH EXISTING BUILDING CANOPIES
- COLUMNS AT MAIN ENTRY TO BE HSS 8X8 WITH HSS 8X8 GIRTS AT TWO INTERMEDIATE ELEVATIONS. COLOR - VALPAK FLUROPON SANDSTONE TO BE FIELD VERIFIED



A3 NORTHEAST
1/8" = 1'-0"

A6 NORTH
1/8" = 1'-0"

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5200

madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5200

des moines 505 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.274.5840

denver 1600 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.595.4500

PROJECT INFORMATION

SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	PM
PROJECT NUMBER	310509-01

EXTERIOR ELEVATIONS

PC - 001

© Eppstein Uhen Architects, Inc.

ADDTION

EXISTING

FACE BRICK AND SPLITFACE BLOCK
INSTALLED IN BOND TO MATCH EXISTING WITH TOOLED CONCAVE JOINTS. TWO (2) BRICK TYPES/COLORS WITH TINTED MORTAR. SAMPLES TO BE COMPARED TO BRICK IN PLACE TO CONFIRM COLOR AND TEXTURE MATCH.

FB-1: FACE BRICK 1
- UTILITY
- VELOUR
- MIDDLE BAND AND LINTEL COURSE ABOVE THE WINDOWS
- BASIS OF DESIGN - BOWERSTONE - #501 CORDOVAN W/C

FB-2: FACE BRICK 2
- UTILITY
- VELOUR
- UPPER FIELD BRICK ABOVE MIDDLE BAND AND LINTEL COURSE
- BASIS OF DESIGN - HEBRON MISTY GRAY VELOUR BLEND

SFB-1: DECORATIVE SPLIT FACE CMU BLOCK
- CMU
- SPLITFACE
- BASIS OF DESIGN - COUNTY BRICK - 18-082C SIENNA CREAM SPLIT FACE

MC-1: METAL COPING 1
- FINISH - ALUCOBOND, POLYVINYLIDENE FLUORIDE FINISH (PVDF)
- COLOR - COLOR TO MATCH EXISTING ROOF ELEMENTS

SF-1: STOREFRONT SYSTEM
BASIS OF DESIGN - KAWNEER 451T
- THERMALLY BROKEN ALUMINUM FRAMING SYSTEM - FRONT SET GLAZING
- MULLION DIMENSIONS: 2" wide X 4 1/2" deep
- FINISH - CLEAR ANODIZED ALUMINUM
- COLOR - TO MATCH EXISTING BUILDING WINDOW SYSTEM

ALUMINUM STOREFRONT SWING DOORS
BASIS OF DESIGN - KAWNEER 350T SERIES INSULFOUR THERMAL PERFORMANCE DOORS
- FINISH - CLEAR ANODIZED ALUMINUM
- COLOR - TO MATCH EXISTING BUILDING WINDOW SYSTEM

OPERABLE VENT WINDOWS
BASIS OF DESIGN - KAWNEER SERIES HINGED INERIOR OPENING HOPPER VENT WINDOWS WITH LOCKING INTERIOR LATCHES.
- FINISH - CLEAR ANODIZED ALUMINUM
- COLOR - TO MATCH EXISTING BUILDING WINDOW SYSTEM

IG-1: GLAZING
BASIS OF DESIGN - OLDCASTLE SOLARBAN 70 LOW E INSULATING GLASS
- COATING - LOW-E, SOLARBARN 70
- NON-REFLECTIVE
- SHADING COEFFICIENT 0.31
- SOLAR HEAT GAIN COEFFICIENT .26
- ULTRA-VIOLET TRANSMISSION LESS THAN 0.5%

EXTERIOR CANOPY
- PRE-FINISHED METAL: STANDING SEAM SYSTEM TO MATCH EXISTING BUILDING CANOPIES
- COLUMNS AT MAIN ENTRY TO BE HSS 8X8 WITH HSS 8X8 GIRTS AT TWO INTERMEDIATE ELEVATIONS, COLOR - VALSPAR FLUOPON SANDSTONE TO BE FIELD VERIFIED

eua

milwaukee 333 East Chicago Street
Milwaukee, Wisconsin 53202
414.271.5200

madison 308 West Johnson Street, Suite 202
Madison, Wisconsin 53703
608.442.5300

des moines 606 Walnut Street, Suite 400
Des Moines, Iowa 50309
515.724.5840

denver 1999 Broadway Street, Suite 300
Denver, Colorado 80202
303.585.4100

PROJECT INFORMATION

SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

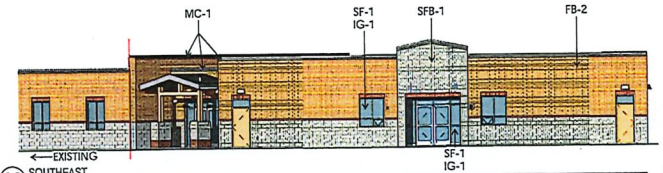
PROJECT MANAGER	PM
PROJECT NUMBER	318509-01

EXTERIOR ELEVATIONS

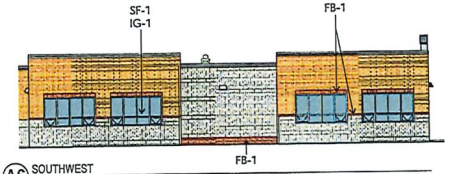
PC - 002

© Eppstein Uhen Architects, Inc.

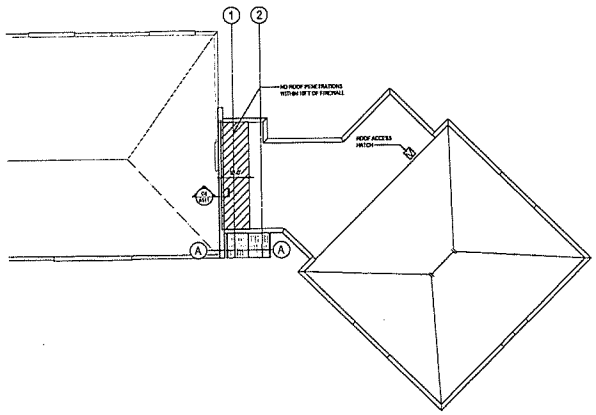
A2 SOUTH
1/8" = 1'-0"



A3 SOUTHEAST
1/8" = 1'-0"



A6 SOUTHWEST
1/8" = 1'-0"



D2 ROOF PLAN
1/8" = 1'-0"

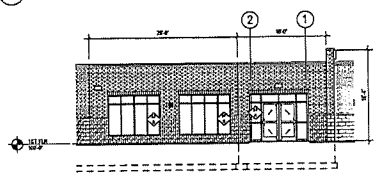
ROOF PLAN LEGEND

RD	INDICATES ROOF DRAIN
OFD	INDICATES OVERFLOW DRAIN
→	INDICATES SLOPE DIRECTION OF ROOF AND TAPERED INSULATION
(X)	INDICATES SADDLE INSULATION THICKNESS ON TOP OF TYPICAL 6 INCH ROOF INSULATION
	INDICATES FLAT INSULATION ON SLOPED STRUCTURE
	INDICATES SADDLE INSULATION

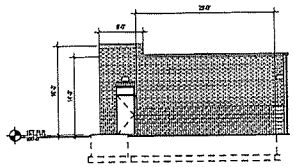
EXTERIOR MATERIAL LEGEND

- FACE BRICK 1
- FACE BRICK 2
- FACE BRICK 3
- SPLIT-FACE BLOCK

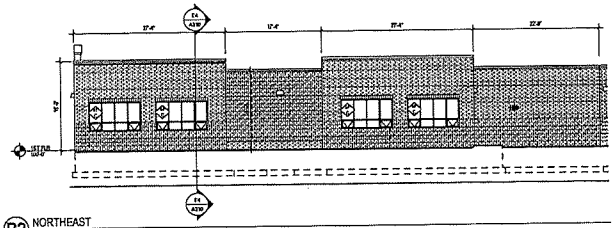
KEYNOTES PER SHEET



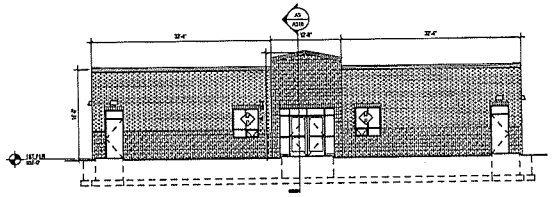
C2 NORTH
1/8" = 1'-0"



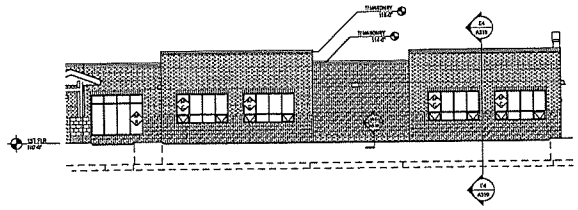
C4 NORTHWEST
1/8" = 1'-0"



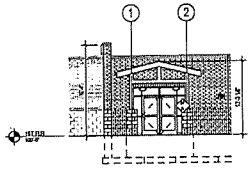
B2 NORTHEAST
1/8" = 1'-0"



B5 SOUTHEAST
1/8" = 1'-0"



A2 SOUTHWEST
1/8" = 1'-0"



A5 SOUTH
1/8" = 1'-0"

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5200

madison 708 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5350

des moines 500 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.274.5442

denver 1600 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.446.4400

PROJECT INFORMATION

SAWYER ELEMENTARY - ADDITION

60 Willow Dr, Sturgeon Bay, WI 54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
08/13/08	75% Design Development

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION

These documents reflect progress and sketches that are subject to change, revising, additions and deletions as and that may be incorrect or incomplete and not to be used for bid building or construction purposes.

PROJECT MANAGER	PM
PROJECT NUMBER	3108025-01

EXTERIOR ELEVATIONS

A200

© Eppstein Uhen Architects, Inc.

6.

CITY OF STURGEON BAY

AESTHETIC DESIGN & SITE PLAN REVIEW BOARD

APPLICATION FOR ***CERTIFICATE OF APPROPRIATENESS***

Name: High School / Middle School Renovations

Owner of Premises: Sturgeon Bay Schools

Address or Legal Description of Premises:
1230 Michigan St., Sturgeon Bay, WI 54235

Statement of Specific Item Requested for Approval:
Request approval for a new 305 SF High School and District Office Secure Entrance Addition, and a new 1,814 SF Main High School Secure Entrance and Lobby Addition to the south side of the existing High School building. Site improvements included are a new bus lane for student drop-off and pick-up area on the east side of North 12th Avenue adjacent the existing building southwest secure building entrance, with associated landscape restoration and new sidewalks to accommodate the new building additions.

August 17, 2020
Date

Applicant
Gary G. Woodward RA, NCARB

Date Received: _____

Staff Signature: _____

Date Approved/Denied: _____

Aesthetic Design and Site Plan Review Board: *Checklist*

The applicant or architect will need to attend the Aesthetic Design and Site Plan Review Board meeting and is expected to give a presentation/summary on the various project elements listed below, answer questions, and make modifications to the design per committee conditions. The submittal must included all applicable items listed below.

☒ **SITE PLAN including the following:**

- Lot lines and dimensions shown and labeled
- Existing and proposed building footprints
- Existing and proposed parking areas and access driveways
- Existing and proposed sidewalks, stairways, ramps, etc.
- Any other defined areas within the project area

☒ **GRADING, DEMOLITION, AND UTILITY PLAN including the following:**

- Existing and proposed final grades
- All structures and materials to be removed from the site
- Existing and proposed electric, water, sewer services, and all other abutting infrastructure

☒ **STORMWATER MANAGEMENT PLAN including the following:** **** Full stormwater management plan is not required due to area of site disturbed by scope of construction.***

- Water flow directionality
- Defined drainage areas with elevation lines
- All stormwater and erosion control measures

☒ **COLORED BUILDING RENDERINGS & ELEVATIONS including the following:**

- All proposed structures illustrated from all directions
- All materials and depictions accurately shown and labeled

☐ **LANDSCAPE PLAN including the following:** **** There is no new landscaping other than turf replacement /restoration where existing is disturbed by construction operations.***

- All proposed plants and landscaped areas
- All landscape materials labeled
- All plant types and species identified with sizes at the time of planting and at full maturity

☐ **LIGHTING PLAN including the following:*** ***New building entrance lighting is concealed in the canopy/entrance overhang soffits.***

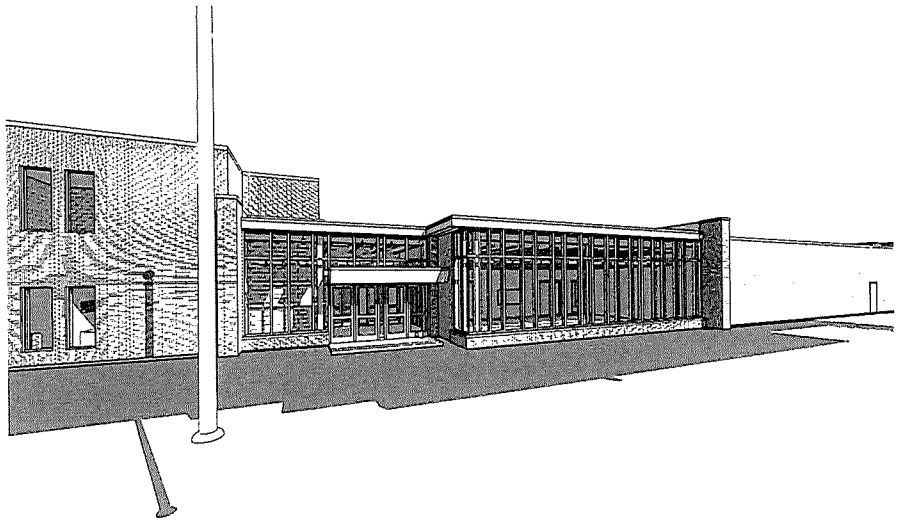
- All light fixtures shown with light intensities measured to the property lines
- Light fixture product specifications
- Types of light bulbs and wattage / lumen's identified

☐ **SIGNAGE PLAN including the following:** **** No new site signage or parking lot lighting planned for the project.***

- Signage renderings shown from all directions, including dimensions of the sign and fascia
- Night rendering
- Site plan showing location on the lot with setbacks labeled

☒ **MATERIAL LIST including the following:** **** Material sample board coordinated with drawing materials list will be presented at the Board meeting.***

- Parking lots, access driveways, plants and landscaped areas, lighting, signage, and building exterior.
- Specific colors for all materials, samples, and specifications.



Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI 54235

CITY OF STURGEON BAY
AESTHETIC DESIGN & SITE PLAN
REVIEW BOARD SUBMITTAL

eu:a

DESIGN DEVELOPMENT

100% DESIGN DEVELOPMENT

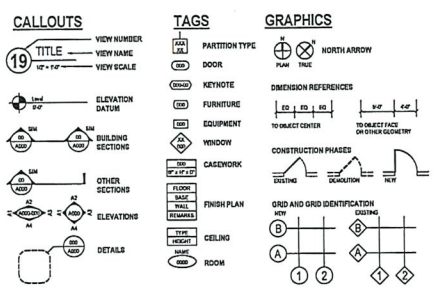
08/12/2020

PROJECT NUMBER: 318509-01

ABBREVIATIONS

A	
AC	air conditioning
AIA	Architect/Engineer
ACT	acoustical ceiling tile
ABBL	additional
ADDN	addition
ADJ	adjustable
A/C	above finished ceiling
AFF	above finished floor
AFG	above finished grade
AFS	above finished slab
ALT	alternate
ALUM	aluminum
APPD	approved
APPT	apartment
AP	acoustical panel
ASC	above suspended ceiling
B	
BD	baseboard
BLDG	building
BLT	basement lite
BLW	below
BPL	base plate
BOT	bottom of
BOS	bottom of steel
C	
CB	catch basin, construction bulletin
CFACT	construction furnished, contractor installed
CFCE	construction furnished, owner installed
CFXI	contractor furnished, vendor installed
CG	corner guard
CIP	cast-in-place
CMTR	counter
CL	centerline
CLG	ceiling
C	
CJ	control joint
CH	chalkboard
CM	construction manager
CMU	concrete masonry unit
COL	column
CONC	concrete
CONN	connection
CPT	carpet
CTRPL	centerpoint
CT	ceramic tile
CW	cold water
CTB	ceramic tile base
D	
DIAG	diagonal
DIFFT	different
DIM	dimension
DIN	diameter
DP	dispenser panel
DF	drinking fountain
DRTB	door
DTL	detail
DS	downspout
DW	dishwasher
DWG	drawing
E	
EA	each
EJ	exterior insulation & finish system
EL	elevation
ELEC	expansion joint
ELEV	electric
EM	electrical
EQ	elevator
EQUIP	equipment
EQ	equal
EXT	existing to remain
EXIST	existing
EXT	exterior
F	
FA	fire alarm
FAP	fire alarm panel
FC	fire control
FD	floor drain
FE	fire extinguisher
FEC	fire extinguisher cabinet
FHC	fire hose cabinet
FLR	floor
FM	factory mutual
FOC	face of concrete
FO	finished opening
FP	fire protection
FPL	fireplace
FRP	fiberglass reinforced plastic
FT	foot
FTG	footing
G	
GA	gauge
GALV	galvanized
GB	grab bar
GC	general contractor
GL	glass
GLULAM	glue laminated wood
GR	grade
GT	grout
GYP BD	gypsum
H	
HC	hose bibb
HD	hollow core
HM	hollow metal
HORIZ	horizontal
HSKP	housekeeping
HGT	height
HVAC	heating, ventilating & air conditioning
HW	hot water
HWY	highway
I	
INSUL	insulation
INT	interior
J	
JS	janitor sink
L	
LAM	laminate
LAV	lavatory
LL	live load
M	
MAX	maximum
MBL	modular chalkboard
MECH	mechanical
MFR	manufacturer
MICRO	microwave
MIN	minimum
MISC	miscellaneous
MO	masonry opening
MOD	modular
MTD	mounted
MTL	metal
N	
NIC	not in contract
NO	number
NOM	nominal
NR	not to scale
NTS	
O	
OC	on center
OD	outside diameter
OFCI	owner furnished, contractor installed
OFCI	owner furnished, owner installed
OFCI	owner furnished, vendor installed
OH	overhead door
OPG	opening
OPNG	overhead door opening
P	
PL	plate
PLAM	plastic laminate
PLYWD	plywood
PR	pair
PREFAB	prefabricated
PREFIN	prefinished
PSI	pounds per square inch
PT	point
PTN	partition
Q	
QT	quarry tile
QTB	quarry tile base
QTZ	quartz
R	
RA	return air
RCP	reflected ceiling plan
RD	roof drain
REBAR	reinforcing steel bars
REC	receptacle
REF	reference
REFT	refrigerator
RF	roof
RFP	roofing
RFG	revision
RO	rough opening
S	
SAN	sanitary
SC	solid ceramic
SD	solid core
SCHED	schedule
SCWD	solid core wood
SF	square foot
SH	shelf
SS	solid surface
STF	stainless steel
ST	stain
STL	steel
STR	stair
STRUCT	structural
T	
T&G	tongue & groove
TEMP	temperature
TER	terrazzo
TERR	terrazzo base
TERB	top of finished floor
TFF	top of footing
TFG	top of
TO	top of concrete
TOC	top of curb
TOCB	top of joist
TOJ	top of masonry
TOM	top of slab
TOS	top of steel
TYP	typical
U	
UNO	unless noted otherwise
V	
VAT	vinyl asbestos tile
VCT	vinyl composition tile
VERT	vertical
VIF	verify in field
W	
W	west
WC	water closet
WD	wood
WDW	window
WF	wide flange
WG	wire glass
WP	waterproof
WR	water resistant
WSCT	wood screen
WT	weight
WP	wall protection
WW	wire mesh
WT	western red cedar
X	
XPS	extruded polystyrene board (insulation)

SYMBOL LEGEND



VICINITY MAP

PROJECT TEAM

OWNER
STURGEON BAY SCHOOL DISTRICT

1230 Michigan Street
Sturgeon Bay, WI 54235
PHONE: (920) 746-2800

PROJECT CONTACT: Dan Tjernage, District Admin
DIRECT PHONE: (920) 746-2801
EMAIL ADDRESS: djternage@sbsdmail.net

CONSTRUCTION MANAGER
MIRON CONSTRUCTION COMPANY, INC.

10700 Research Drive
Suite 100
Milwaukee, WI 53226
PHONE: (414) 308-1510

PROJECT CONTACT: Kurt Wollgram
DIRECT PHONE: (920) 969-7094
EMAIL ADDRESS: kurt.wollgram@miron-construction.com

ARCHITECTURAL
EPPSTEIN UHEN ARCHITECTS, INC.

333 East Chicago Street
Milwaukee, WI 53202
PHONE: (414) 271-5350
www.eua.com

PROJECT CONTACT: First and Last Name, Role or Title
DIRECT PHONE: (000) 000-0000
EMAIL ADDRESS: xxx@xxx.com

CIVIL & LANDSCAPE
KAPUR & ASSOCIATES, INC.

7711 North Port Washington Road
Milwaukee, WI 53217
PHONE: (262) 758-6008
www.kapurinc.com

PROJECT CONTACT: Brad Jore
DIRECT PHONE: (262) 881-3519
EMAIL ADDRESS: bjore@kapur-assoc.com

STRUCTURAL
AMBROSE ENGINEERING, INC.

W66 N215 Commerce Court
Cedarburg, WI 53012
PHONE: (262) 377-7602
www.ambroseengineering.com

PROJECT CONTACT: Tyler Loehrl
DIRECT PHONE: (262) 377-7602
EMAIL ADDRESS: tyler.loehrl@ambeng.com

PLUMBING/FIRE PROTECTION
MSA PROFESSIONAL SERVICES, INC.

116 Fremont Street
Kiel, WI 53042
PHONE: (920) 894-7800

PROJECT CONTACT: Justin Monk, DE
DIRECT PHONE: (920) 267-6068
EMAIL ADDRESS: jmonk@msa-ps.com

MECHANICAL
FREDERICKSEN ENGINEERING, INC.

12308 Corporate Parkway
Suite 400
Mequon, WI 53092
PHONE: (262)243-9090
www.fei-hvac.com

PROJECT CONTACT: Randy All, PE
DIRECT PHONE: (262) 243-9090
EMAIL ADDRESS: randya@fei-hvac

ELECTRICAL
MSA PROFESSIONAL SERVICES, INC.

116 Fremont Street
Kiel, WI 53042
PHONE: (920) 894-7800

PROJECT CONTACT: John Russel
DIRECT PHONE: (920) 319-8712
EMAIL ADDRESS: jrussel@msa-ps.com

SHEET INDEX

GENERAL
G000 INDEX
G010 ALTERNATES
G101 1ST FLR LIFE SAFETY PLAN
G102 2ND FLR LIFE SAFETY PLAN

CIVIL
C101 SITE DEMOLITION PLAN
C102 SITE LAYOUT PLAN
C103 SITE GEOMETRIC PLAN
C104 SITE GRADING PLAN
C105 SITE UTILITY PLAN
C106 SITE EROSION CONTROL PLAN
C201 SITE DETAILS
C202 SITE DETAILS

ARCHITECTURAL SITE
A0100 ARCHITECTURAL SITE PLAN

STRUCTURAL
S001 GENERAL NOTES AND ABBREVIATIONS
S002 PROJECT SCHEDULES AND NOTES
S101 SECURE ENTRY ADDITION PLANS
S102 TECH ED RENOVATION PLANS
S301 FINISHES SECTIONS
S501 SECTIONS AND DETAILS
S502 SECTIONS AND DETAILS
S503 SECTIONS AND DETAILS
S504 SECTIONS AND DETAILS
S505 SECTIONS AND DETAILS
S506 SECTIONS AND DETAILS

ARCHITECTURAL DEMOLITION
AD101 1ST FLR DEMOLITION PLAN OVERALL
AD101A 1ST FLR DEMOLITION PLAN - AREA A
AD101B 1ST FLR DEMOLITION PLAN - AREA B
AD101C 1ST FLR DEMOLITION PLAN - AREA C
AD101D 1ST FLR DEMOLITION PLAN - AREA D
AD102 2ND FLR DEMOLITION PLAN OVERALL
AD102A 2ND FLR DEMOLITION PLAN - AREA A
AD102C 2ND FLR DEMOLITION PLAN - AREA C
AD102D 2ND FLR DEMOLITION PLAN - AREA D
AD103 ROOF DEMOLITION PLAN OVERALL
AD103A ROOF DEMOLITION PLAN - AREA A
AD103B ROOF DEMOLITION PLAN - AREA B
AD111 1ST FLR CEILING DEMOLITION OVERALL
AD112 2ND FLR CEILING DEMOLITION OVERALL

ARCHITECTURAL
A000 BUILDING SYSTEMS & NOTES
A010 PARTITION TYPES
A020 ADA REQUIREMENTS
A101 1ST FLR PLAN OVERALL
A101A 1ST FLR PLAN - AREA A
A101B 1ST FLR PLAN - AREA B
A101C 1ST FLR PLAN - AREA C
A101D 1ST FLR PLAN - AREA D
A102 2ND FLR PLAN OVERALL
A102A 2ND FLR PLAN - AREA A
A102C 2ND FLR PLAN - AREA C
A102D 2ND FLR PLAN - AREA D
A103 ROOF PLAN OVERALL
A103A ROOF PLAN - AREA A
A103B ROOF PLAN - AREA B
A111 1ST FLR CEILING PLAN OVERALL
A111A 1ST FLR CEILING PLAN - AREA A
A111B 1ST FLR CEILING PLAN - AREA B
A111C 1ST FLR CEILING PLAN - AREA C
A111D 1ST FLR CEILING PLAN - AREA D
A112 2ND FLR CEILING PLAN OVERALL
A112A 2ND FLR CEILING PLAN - AREA A
A112C 2ND FLR CEILING PLAN - AREA C
A121A 1ST FLR FINISH PLAN - AREA A
A121B 1ST FLR FINISH PLAN - AREA B
A121C 1ST FLR FINISH PLAN - AREA C
A121D 1ST FLR FINISH PLAN - AREA D
A122A 2ND FLR FINISH PLAN - AREA A
A125 MATERIAL SCHEDULE AND NOTES
A140 1ST FLR EQUIPMENT PLAN - AREA D
A200 EXTERIOR ELEVATIONS
A230 INTERIOR ELEVATIONS
A231 INTERIOR ELEVATIONS
A232 INTERIOR ELEVATIONS
A233 INTERIOR ELEVATIONS
A234 INTERIOR ELEVATIONS
A235 INTERIOR ELEVATIONS
A300 BUILDING SECTIONS
A310 WALL SECTIONS
A400 ENLARGED FLOOR PLANS - TOILET ROOMS
A500 EXTERIOR PLAN DETAILS
A510 EXTERIOR SECTION DETAILS
A511 EXTERIOR SECTION DETAILS
A520 INTERIOR DETAILS
A540 HEAD, JAMB & SILL DETAILS
A600 DOOR AND FRAME SCHEDULE

PLUMBING
P000 LEGEND AND GENERAL NOTES
P100A FOUNDATION PLAN - AREA A - PLUMBING
P100B FOUNDATION PLAN - AREA B - PLUMBING
P100C FOUNDATION PLAN - AREA C - PLUMBING
P100D FOUNDATION PLAN - AREA D - PLUMBING
P100E FOUNDATION PLAN - AREA E - PLUMBING
P101A 1ST FLR PLAN AREA A - PLUMBING
P101B 1ST FLR PLAN AREA B - PLUMBING
P101C 1ST FLR PLAN AREA C - PLUMBING
P101D 1ST FLR PLAN AREA D - PLUMBING
P101E 1ST FLR PLAN AREA E - PLUMBING
P102A 2ND FLR PLAN AREA A - PLUMBING
P102C 2ND FLR PLAN AREA C - PLUMBING
P400 DETAILS
P500 SCHEDULES
P01B1A 1ST FLR DEMOLITION PLAN - AREA A - PLUMBING
P01B1B 1ST FLR DEMOLITION PLAN - AREA B - PLUMBING
P01B1C 1ST FLR DEMOLITION PLAN - AREA C - PLUMBING
P01B1D 1ST FLR DEMOLITION PLAN - AREA D - PLUMBING
P01B1E 1ST FLR DEMOLITION PLAN - AREA E - PLUMBING
P01B2A 2ND FLR DEMOLITION PLAN - AREA A - PLUMBING
P01B2C 2ND FLR DEMOLITION PLAN - AREA C - PLUMBING

MECHANICAL
M000 SCHEDULES
M01B1A FIRST FLOOR DEMOLITION PLAN - AREA A
M01B1B FIRST FLOOR DEMOLITION PLAN - AREA B
M01B1C FIRST FLOOR DEMOLITION PLAN - AREA C
M01B1D FIRST FLOOR DEMOLITION PLAN - AREA D
M01B2A SECOND FLOOR DEMOLITION PLAN - AREA A
M01B2C SECOND FLOOR DEMOLITION PLAN - AREA C
M101A FIRST FLOOR DUCTWORK PLAN - AREA A
M101B FIRST FLOOR DUCTWORK PLAN - AREA B
M101C FIRST FLOOR DUCTWORK PLAN - AREA C
M101D FIRST FLOOR DUCTWORK PLAN - AREA D
M102A SECOND FLOOR DUCTWORK PLAN - AREA A
M102C SECOND FLOOR DUCTWORK PLAN - AREA C

ELECTRICAL
E001 OVERALL FLOOR PLANS - ELECTRICAL
E01B1A FIRST FLOOR PLAN - AREA A - DEMOLITION
E01B1B FIRST FLOOR PLAN - AREA B - DEMOLITION
E01B1C FIRST FLOOR PLAN - AREA C - DEMOLITION
E01B1D FIRST FLOOR PLAN - AREA D - DEMOLITION
E01B1E FIRST FLOOR PLAN - AREA E - DEMOLITION
E01B2A SECOND FLOOR PLAN - AREA A - DEMOLITION
E01B2C SECOND FLOOR PLAN - AREA C - DEMOLITION
E101AL FIRST FLOOR PLAN - AREA A - LIGHTING
E101AP FIRST FLOOR PLAN - AREA A - POWER
E101BL FIRST FLOOR PLAN - AREA B - LIGHTING
E101BP FIRST FLOOR PLAN - AREA B - POWER
E101C FIRST FLOOR PLAN - AREA C - ELECTRICAL
E101DL FIRST FLOOR PLAN - AREA D - LIGHTING
E101DP FIRST FLOOR PLAN - AREA D - POWER
E101E FIRST FLOOR PLAN - AREA E - ELECTRICAL
E102AL SECOND FLOOR PLAN - AREA A - LIGHTING
E102AP SECOND FLOOR PLAN - AREA A - POWER
E102C SECOND FLOOR PLAN - AREA C - ELECTRICAL
E201 OVERALL FLOOR PLANS - FIRE ALARM
E202 FIRE ALARM DETAILS
E301 OVERALL FLOOR PLANS - SECURITY, ENTRY & CCTV
E401 ONE LINE & SCHEDULES
E501 DETAILS
E502 DETAILS

OWNER SIGN-OFF
DESIGN DEVELOPMENT DOCUMENTS

THE UNDERSIGNED CLIENT APPROVES THE FINAL DESIGN CONCEPT ON ALL UNIT PLANS, ALL FLOOR PLANS, ROOF PLAN, ALL EXTERIOR ELEVATIONS AND MATERIALS, MEP SYSTEMS AND STRUCTURAL DESIGN.

IF THERE ARE SUBSTANTIAL CHANGES TO THE PROJECT SCOPE AFTER CLIENT SIGN-OFF, CHANGES WILL BE SUBJECT TO ADDITIONAL SERVICES.

THE ARCHITECT IS HEREBY AUTHORIZED TO PROCEED INTO CONSTRUCTION DOCUMENTS.

EPPSTEIN UHEN ARCHITECTS, INC.

CLIENT SIGNATURE DATE

eua

milwaukee 333 East Chicago Street
Milwaukee, Wisconsin 53202
414.271.5350

madison 308 West Johnson Street, Suite 202
Madison, Wisconsin 53703
608.442.5350

des moines 608 Walnut Street, Suite 400
Des Moines, Iowa 50309
515.724.5840

denver 1999 Broadway Street, Suite 300
Denver, Colorado 80202
303.595.4500

PROJECT INFORMATION

Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/25/2018	SCHEMATIC DESIGN
06/12/2020	DESIGN DEVELOPMENT - 100%

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER TS
PROJECT NUMBER 318509-01

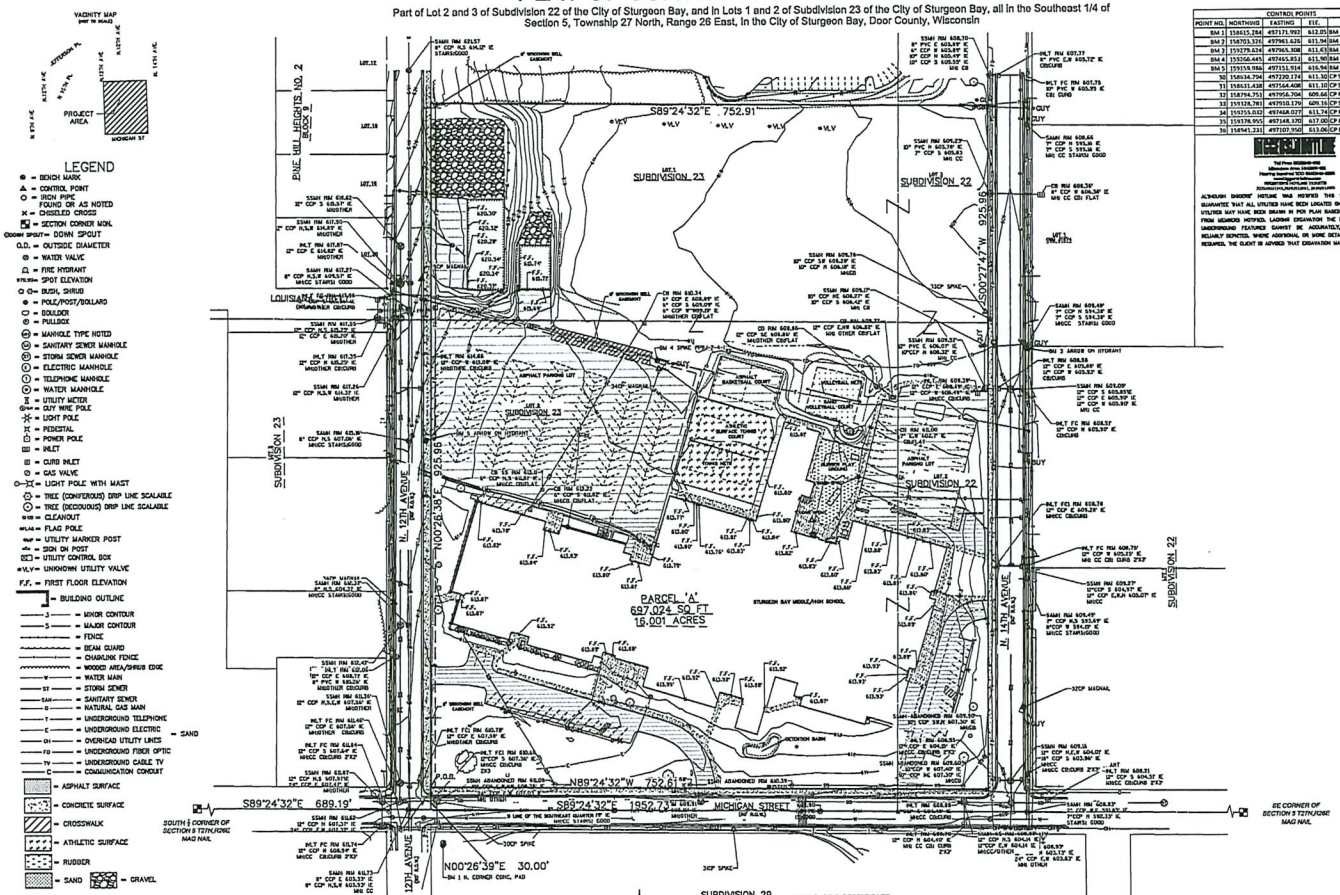
INDEX

G000

© Eppstein Uhen Architects, Inc.

PLAT OF SURVEY WITH TOPOGRAPHY

Part of Lot 2 and 3 of Subdivision 22 of the City of Sturgeon Bay, and in Lots 1 and 2 of Subdivision 23 of the City of Sturgeon Bay, all in the Southeast 1/4 of Section 5, Township 27 North, Range 26 East, in the City of Sturgeon Bay, Door County, Wisconsin



CONTROL POINTS				
POINT NO.	NORTHING	EASTING	ELE.	DESCRIPTION
BM 1	358615.284	497171.992	612.05	BM N CORNER CONC
BM 2	358703.326	497961.626	611.94	BM ARROW ON HYD
BM 3	359279.624	497965.308	611.63	BM ARROW ON HYD
BM 4	359256.645	497445.853	611.90	BM SPIKE PPB:2-4-1
BM 5	359159.986	497151.914	616.94	BM ARROW ON HYD
30	358634.794	497230.174	611.30	CP SPIKE
31	358631.438	497164.408	611.10	CP SPIKE
32	358794.753	497956.704	609.66	CP MAGNAIL
33	359326.741	497936.176	609.16	CP SPIKE
34	359356.032	497468.077	611.74	CP MAGNAIL
35	359378.955	497148.107	617.00	CP MAGNAIL
36	358941.231	497107.950	613.06	CP MAGNAIL

DIGGERS HOTLINE

Toll Free: (800)242-8511
Milwaukee Area: (414)259-1181
Hearing Impaired: TDD (800)542-2289
DIGGERS HOTLINE
DOES NOT LOCATE PRIVATE UTILITIES
INCLUDING LATERALS, SERVICES, OR PRIVATE LINES

ALTHOUGH DIGGERS' HOTLINE WAS NOTIFIED THIS SURVEY DOES NOT GUARANTEE THAT ALL UTILITIES HAVE BEEN LOCATED ON SITE. SOME OF THE UTILITIES MAY HAVE BEEN DRAWN IN PER PLAN BASED ON MAPS RECEIVED FROM MEMBERS NOTIFIED. LACKING ORGANIZATION THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION MAY BE NECESSARY.

LEGAL DISCRIPTION

Part of Lot 2 and 3 of Subdivision 22 of the City of Sturgeon, and in Lots 1 and 2 of Subdivision 23 of the City of Sturgeon Bay, all in the Southeast 1/4 of Section 5, Township 27 North, Range 26 East, in the City of Sturgeon Bay, Door County, Wisconsin

Parcel 'A', described as follows: Commencing at the South ¼ corner of Section 5, Township 27 North, Range 26 East, thence S 89°24'32" E along the South line of said section 5, 689.19 feet; thence N 00°26'39" E, 30.00 feet, to a found 1" iron pipe, to the NE corner of Michigan Street and North 12th Avenue, to the Point of Beginning; Thence N 0°26'39" E, along the easterly right of way of said North 12th Avenue, 925.96 feet, to a found 1" iron pipe; thence S 89°24'32" E, 752.92 feet, to the westerly right of way of North 14th Avenue, to a found 1" iron pipe; thence S 0°27'47" W, along said westerly right of way of North 14th Avenue, 925.96 feet, to the northerly right of way of Michigan Street, to a set chiseled cross; thence N 89°24'32" W, along said northerly right of way of Michigan Street, 752.61 feet, to the Point of Beginning.

Said parcel contains 16.001 acres (697,024 sf).

BEARING BASED ON WisCRS–DOOR COUNTY (2012) VERTICAL DATUM: NAVD 88

SURVEYOR'S CERTIFICATE:

I, Robert J. Clark III do hereby certify that that under my direction and control the above described property was surveyed on 08/18/2020 in accordance with AE-7 of the Wisconsin Administrative Code and is correct to the best of my knowledge and belief.

Robert J. Clark III S-2710
June 16, 2020

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

PROJECT:
STURGEON BAY HIGH/MIDDLE SCHOOL

LOCATION:
1230 MICHIGAN ST
STURGEON BAY, WI 54235

CLIENT:
STURGEON BAY SCHOOL DISTRICT

RELEASE:
PROGRESS

REVISIONS:

#	DATE	DESCRIPTION

NORTH ARROW:

SCALE: 1" = 60'

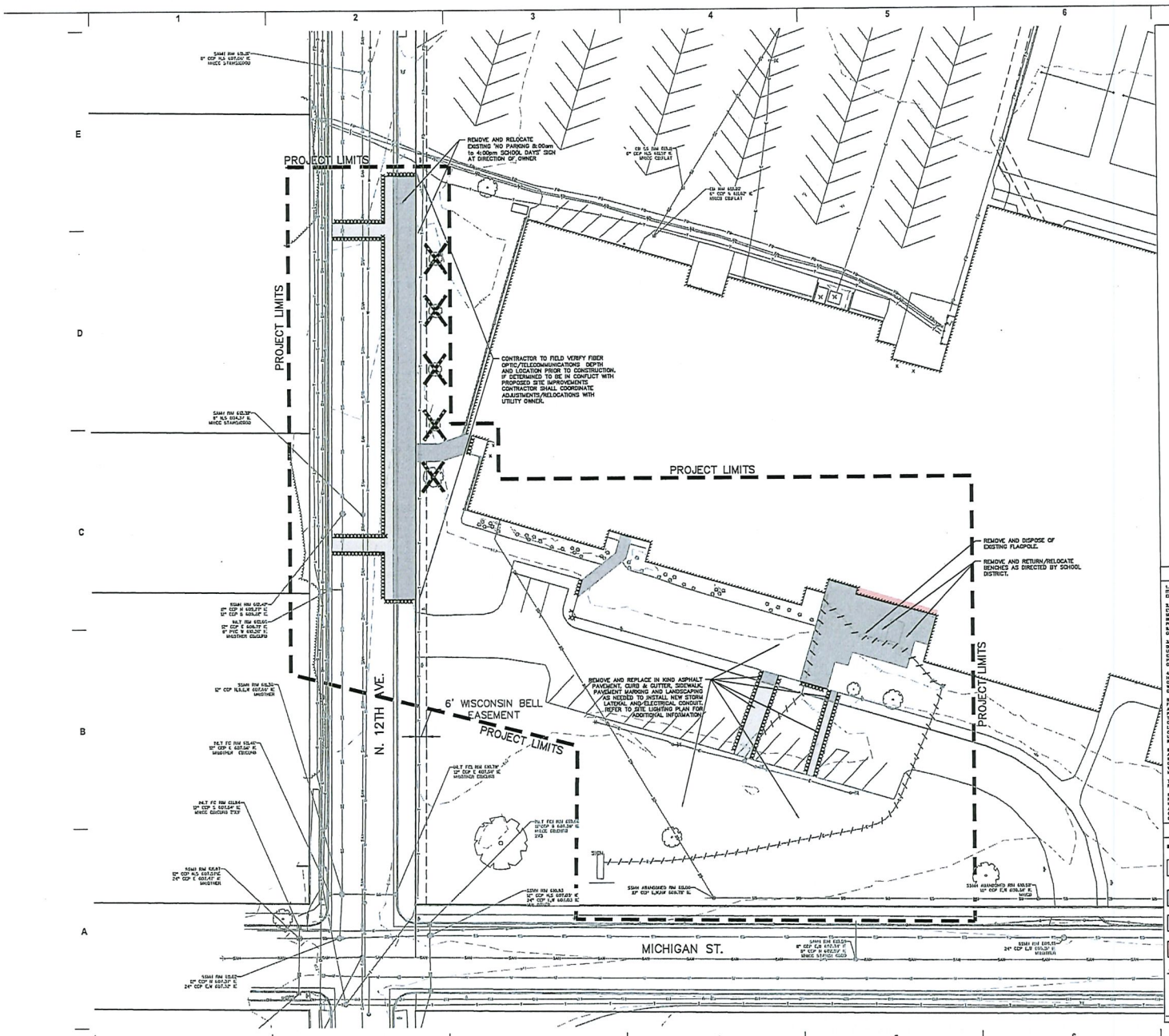
SEAL: WISCONSIN ROBERT J. CLARK III S-2710 OCONTO FALLS, WISCONSIN LAND SURVEYOR

all in

SHEET:
PLAT OF SURVEY

PROJECT MANAGER:	BES
PROJECT NUMBER:	20.0310.01
DATE:	06/11/2020

SHEET NUMBER:
1 OF 1



DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

DEMOLITION NOTES

1. CONSULT WITH OWNER TO DETERMINE A SAFE STORAGE LOCATION OF ITEMS SPECIFICALLY SALVAGED, AND ITEMS SPECIFICALLY REQUESTED TO EXERCISE CARE DURING REMOVAL AND TRANSPORT TO PROVIDE SAFAGE.

2. FOR EXISTING SITE FEATURES/OBJECTS (TREES, UTILITIES, PAVEMENT, ETC.) NOT SHOWN ON THE SITE SURVEY OF EXISTING CONDITIONS OR NOT SPECIFICALLY CALLED OUT IN THE SITE DEMOLITION PLAN, BUT DEEMED TO BE IN CONFLICT WITH OR NOT REQUISITE TO COMPLETE THE PROPOSED SITE IMPROVEMENTS, THE CONTRACTOR SHALL CONTACT OWNER OF SAID ITEM(S) TO DETERMINE APPROPRIATE COURSE OF ACTION PRIOR TO CONSTRUCTION ACTIVITIES.

3. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGERS HOTLINE AND PRIVATE UTILITY LOCATER FOR PUBLIC AND PRIVATE UTILITY LOCATES PRIOR TO THE COMMENCEMENT OF ANY WORK AND EXCAVATION ACTIVITIES. CONTRACTOR SHALL ALLOW DIGGERS HOTLINE AND PRIVATE LINES SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

4. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR DERIVED TO.

5. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR MAINTAINS OWNERSHIP OF AND COORDINATING THE RELOCATION, ADJUSTMENTS, AND/OR RELOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS AS NEEDED TO ACCOMMODATE NEW CONSTRUCTION AS DIRECTED BY TOPOGRAPHICAL CHANGES TO THE EXISTING SITE GRADES, CONSTRUCTION OPERATIONS AND SEQUENCING, UTILITY CONFLICTS, ETC. INCLUDING BUT NOT LIMITED TO ELECTRICAL/FIBER OPTIC/TELEPHONE/CABLE/GAS/WATER/SANITARY/STORM. DEMOLITION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, & LOCAL REGULATIONS.

6. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL THEIR REQUIRED PERMITS AND APPROVALS PRIOR TO THE START OF CONSTRUCTION ACTIVITIES. ALL COPIES OBTAIN FROM ENGINEER COPIES OF ENGINEERING DESIGN APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO NDNR, STATE OR LOCAL PLANNING, WDOT, COUNTY, AND STORM WATER MANAGEMENT.

7. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.

8. FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR DETERMINING BID DOCUMENTS, WHETHER THE VERTICAL AND HORIZONTAL LOCATIONS OF ALL UNDERGROUND UTILITIES WITHIN THE PROJECT LIMITS, AND INCLUDE IN THEIR CONTRACT THE RELOCATION OF SAID UTILITIES (NOTED OR NOT ON THE BID DOCUMENTS) AS NECESSARY TO PROVIDE PROPER DEPTH/CLEARANCE FOR UTILITY OWNER'S REQUIREMENTS.

KEY INDEX

- PROJECT LIMITS
- VEGETATION TO BE REMOVED & DISPOSED OF OFFSITE. 6" BATSAGE FOR REUSE. 6" TOPSOIL & SOD TO BE INSTALLED. & UNSUITABLE SOIL TO BE REMOVED OFFSITE. DEPTH, THICKNESS MAY VARY. REFER TO GEOTECHNICAL REPORT.
- CONCRETE & BASE MATERIAL TO BE REMOVED TO SUB-GRADE & DISPOSED OF OFFSITE. CONCRETE & BASE THICKNESS MAY VARY. REFER TO GEOTECHNICAL REPORT.
- ASPHALT PAVEMENT & BASE MATERIAL TO BE REMOVED TO SUB-GRADE & DISPOSED OF OFFSITE. PAVEMENT & BASE THICKNESS MAY VARY. REFER TO GEOTECHNICAL REPORT.
- EXISTING BUILDING & FOUNDATION TO BE RAZED. REFER TO ARCHITECTURAL & STRUCTURAL DRAWINGS FOR ADDITIONAL INFORMATION.
- SAWCUT FULL DEPTH
- X TREES & STUMPS TO BE REMOVED
- DENOTES UTILITIES TO BE ABANDONED & REMOVED.

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.2350
madison 370 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.2200
des moines 801 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.3949
denver 1700 Wynkoop Street, Suite 200 Denver, Colorado 80202 303.595.4309

PROJECT INFORMATION

Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/23/2020	SCHEMATIC DESIGN
09/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents in field progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction related purposes.

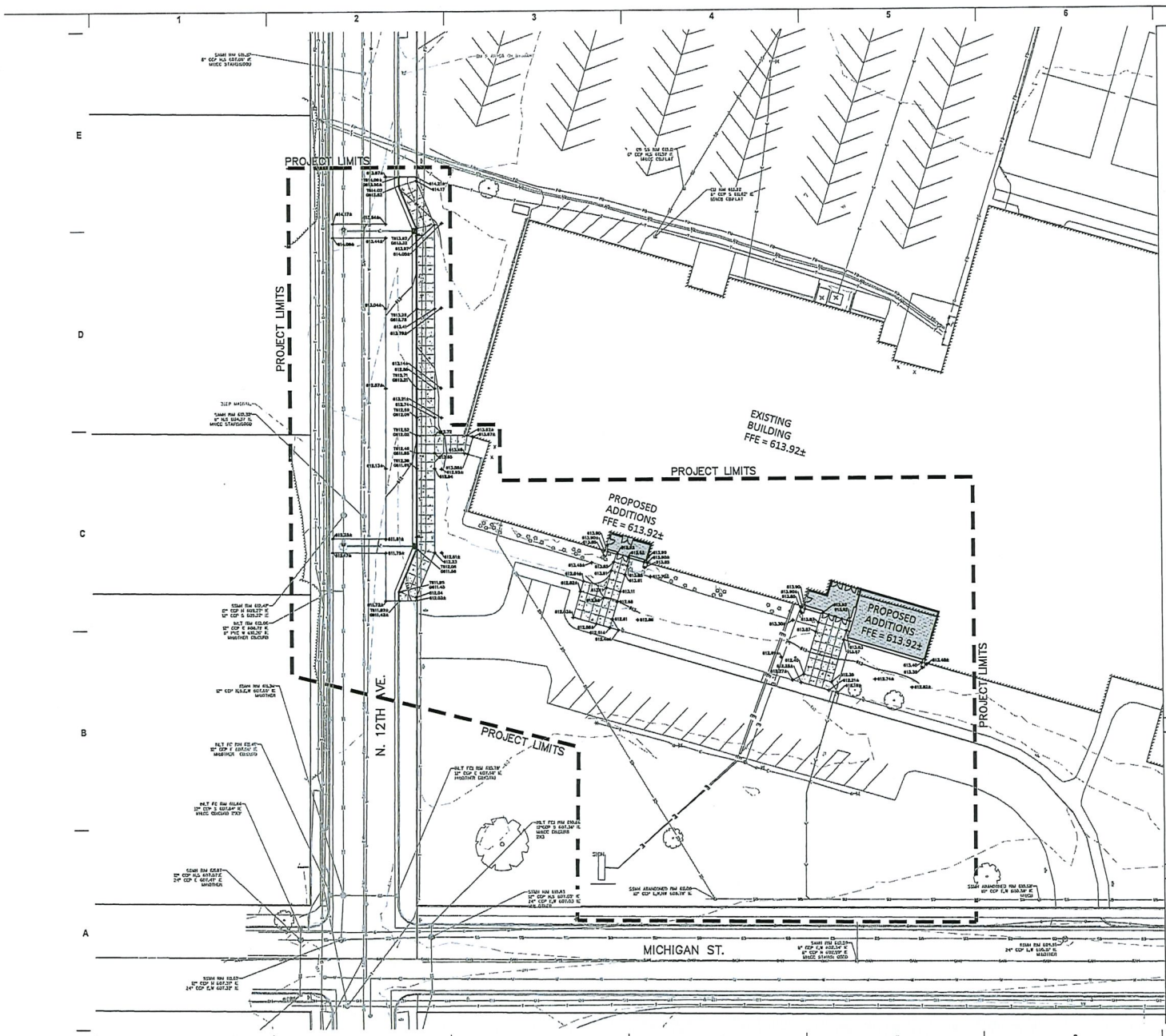
PROJECT MANAGER TS

PROJECT NUMBER 318509-01

SITE DEMOLITION PLAN

C101

© Eppstein Uhen Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

GRADING NOTES

1. CONTRACTOR SHALL FIELD VERIFY ALL EXISTING MATCH GRADE ELEVATIONS PRIOR TO LAND DISTURBANCE. CONTACT ENGINEER IF DISCREPANCIES EXIST. METHOD FIELD VERIFIED GRADES AND PLAN GRADES PRIOR TO GRADING CONSTRUCTION.

2. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS SHALL CONTACT DIGGER'S HOTLINE AND PRIVATE UTILITY LOCATES FOR PRIOR TO THE COMMENCEMENT OF ANY WORK AND PRIVATE UTILITY LOCATES. CONTRACTOR SHALL ALLOW SUFFICIENT AND ADEQUATE LEAD TIME SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.

3. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN ON THE PLAN IS BASED ON THE INFORMATION PROVIDED TO US BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

4. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR VERIFYING OWNERSHIP OF AND COORDINATING THE DEMOLITION, ADJUSTMENT, AND/OR RELOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS AS NOTED IN THE PLANS AND AS NECESSITATED BY TOPOGRAPHICAL CHANGES TO THE EXISTING SITE GRADES, CONSTRUCTION OPERATIONS AND SEQUENCING, UTILITY CONFLICTS, ETC. INCLUDING BUT NOT LIMITED TO ELECTRICAL/TELEPHONE/CABLE/GAS/WATER/SANITARY/STORM. DEMOLITION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, & LOCAL REGULATIONS.

KEY INDEX

	PROJECT LIMITS
772	EXISTING CONTOUR MINOR
774	EXISTING CONTOUR MAJOR
772	PROPOSED CONTOUR MINOR
774	PROPOSED CONTOUR MAJOR
870.00	PROPOSED SPOT GRADE
870.04	MATCH EXISTING GRADE
T870.00 / BW870.00	PROPOSED TOP OF CURB / PROPOSED BOTTOM OF CURB
T870.04 / BW870.04	MATCH EXISTING TOP OF CURB / MATCH EXISTING BOTTOM OF CURB
TW870.00 / BW870.00	PROPOSED TOP OF WALL / PROPOSED BOTTOM OF WALL
TW870.04 / BW870.04	MATCH EXISTING TOP OF WALL / MATCH EXISTING BOTTOM OF WALL
	DRAINAGE SWALE

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.2350
madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.3350
des moines 505 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.274.5440
denver 1670 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.595.4303

PROJECT INFORMATION

Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/23/2020	SCHEMATIC DESIGN
09/12/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

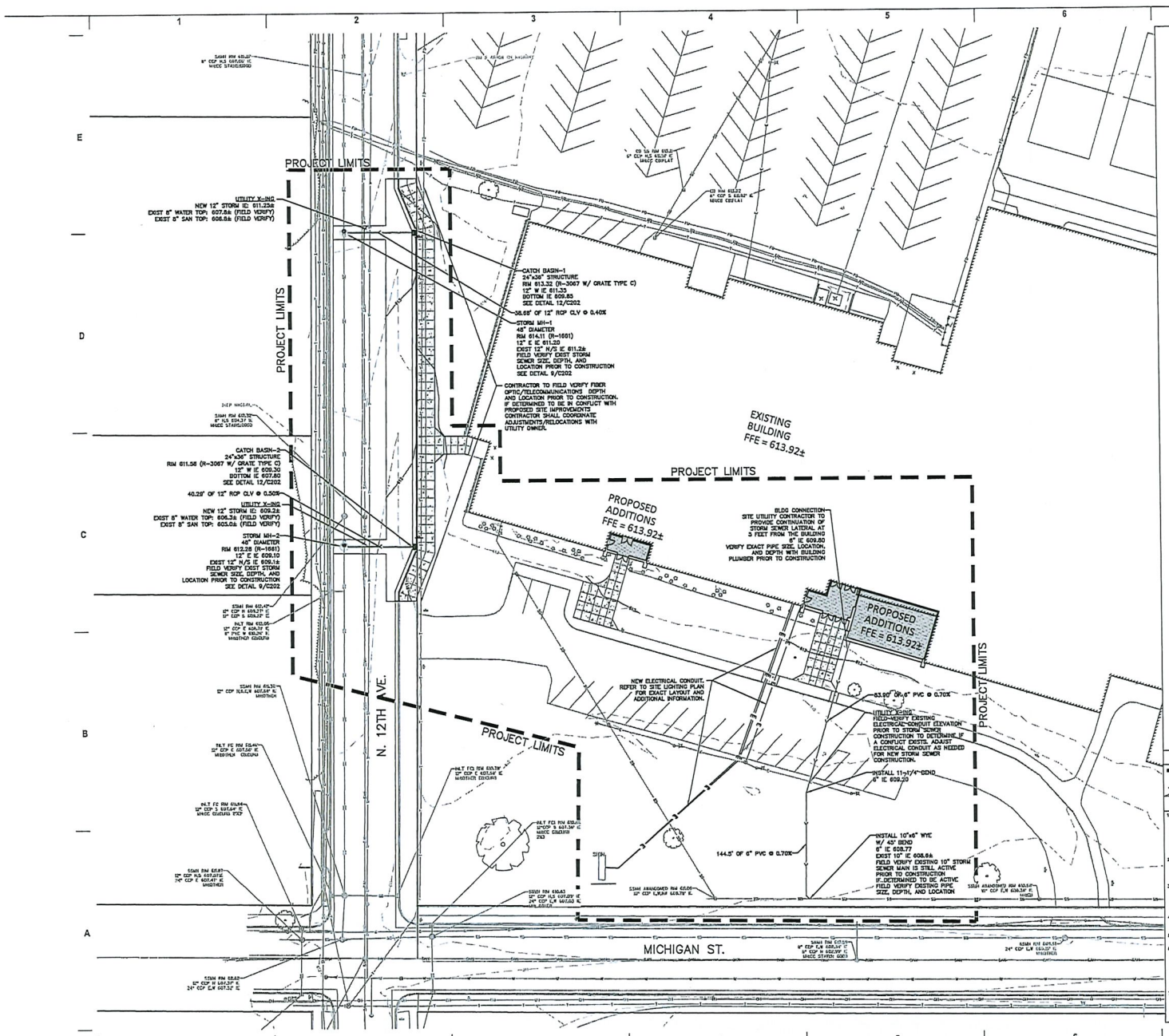
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER TS
PROJECT NUMBER 318509-01

SITE GRADING PLAN

C104

© Eppstein Uhen Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

UTILITY NOTES

PROJECT LIMITS

CAUTION

KNOWN UTILITY AND POTENTIAL CONFLICT EXIST WITH EXISTING UNDERGROUND UTILITIES. PRIOR TO UTILITY INSTALLATION, CONTRACTOR SHALL VERIFY LOCATIONS AND ELEVATIONS OF EXISTING UTILITIES, LOCATIONS AND ELEVATIONS, AND CONTACT OWNERS IF CONFLICTS EXIST WITH PROPOSED CONSTRUCTION AND EXISTING UNDERGROUND UTILITIES.

1. PER PROJECT SPECIFICATIONS AND THE STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN WISCONSIN, THE POINT OF CONNECTION FOR THE LAYING OF SEWER PIPE SHALL BE AT THE LOWEST POINT IN THE PROPOSED SEWER LINE. THE PIPE SHALL BE LAID TO BALL CHECK THE WELL AND SHALL BE LAID TO FIT WITH THE MINIMUM DISTANCE BELOW THE FINISHED GROUND PIPE, POINTING UPGRADE. WHEN A NEW SEWER IS TO BE CONNECTED TO AN EXISTING SEWER NOT TERMINATED IN A MANHOLE, THE CONTRACTOR SHALL UNCOVER THE EXISTING SEWER TO ALLOW ANY ADJUSTMENTS IN LINE AND GRADE TO BE MADE BEFORE PIPE IS LAID.
2. THE UNDERGROUND AND OVERHEAD UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES, LOCAL MUNICIPALITY, PROPERTY OWNER, AND DIGGERS HOTLINE. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.
3. GENERAL CONTRACTOR ON THEIR SUB CONTRACTORS SHALL APPLY FOR AND OBTAIN ALL THEIR REQUIRED PERMITS AND APPROVALS PRIOR TO THE START OF THEIR WORK. CONSULT WITH AND OBTAIN FROM OWNER THE PROJECT PLANS FOR EXCLUSIVE SEWER APPROVAL PERMITS, INCLUDING BUT NOT LIMITED TO: CONSULTING OR LOCAL PLUMBING, WOOD, COUNTY, AND STORM WATER MANAGEMENT.
4. GENERAL CONTRACTOR ON THEIR SUB CONTRACTORS SHALL CONTACT DIGGER'S HOTLINE TO ALLOW THEM SUFFICIENT TIME TO LOCATE EXISTING UTILITIES PRIOR TO COMMENCEMENT OF WORK.
5. GENERAL CONTRACTOR ON THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR COORDINATING THEIR WORK WITH ALL OTHER CONTRACTORS.
6. GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR VERIFYING SEQUENCE OF AND COORDINATING THE DEMOLITION AND / OR RELOCATION / ELEVATION ADJUSTMENT OF ALL EXISTING PUBLIC OR PRIVATE UTILITIES WITHIN THE PROJECT LIMITS THAT MAY BE AFFECTED BY CONSTRUCTION ON TOPOGRAPHICAL, GRADING, UTILITY, AND SITE PLAN SHEETS. SUCH UTILITIES INCLUDE BUT NOT LIMITED TO ELECTRICAL / FIBER OPTIC / TELEPHONE / CABLE / GAS / WATER / SANITARY / STORM; DEMOLITION / RELOCATION OF THIS UTILITY WORK MUST BE IN ACCORDANCE WITH ALL STATE, FEDERAL, LOCAL, AND UTILITY OWNER REGULATIONS.
7. FOR ALL WORK, GENERAL CONTRACTOR OR THEIR SUB CONTRACTORS ARE RESPONSIBLE FOR REVIEWING BID DOCUMENTS, VERIFYING THE VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE PROJECT LIMITS, AND INCLUDE IN THEIR CONTRACT THE RELOCATION OF SAID UTILITIES (NOTED OR NOT ON THE BID DOCUMENTS) AS NECESSARY TO PROVIDE PROPER DEPTH/CLEARANCE PER UTILITY OWNER'S REQUIREMENTS.

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5350
madison 370 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5350
des moines 600 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.3840
denver 1888 Wynkoop Street, Suite 200 Denver, Colorado 80202 303.550.6309

PROJECT INFORMATION

Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/23/2020	SCHEMATIC DESIGN
09/10/2020	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

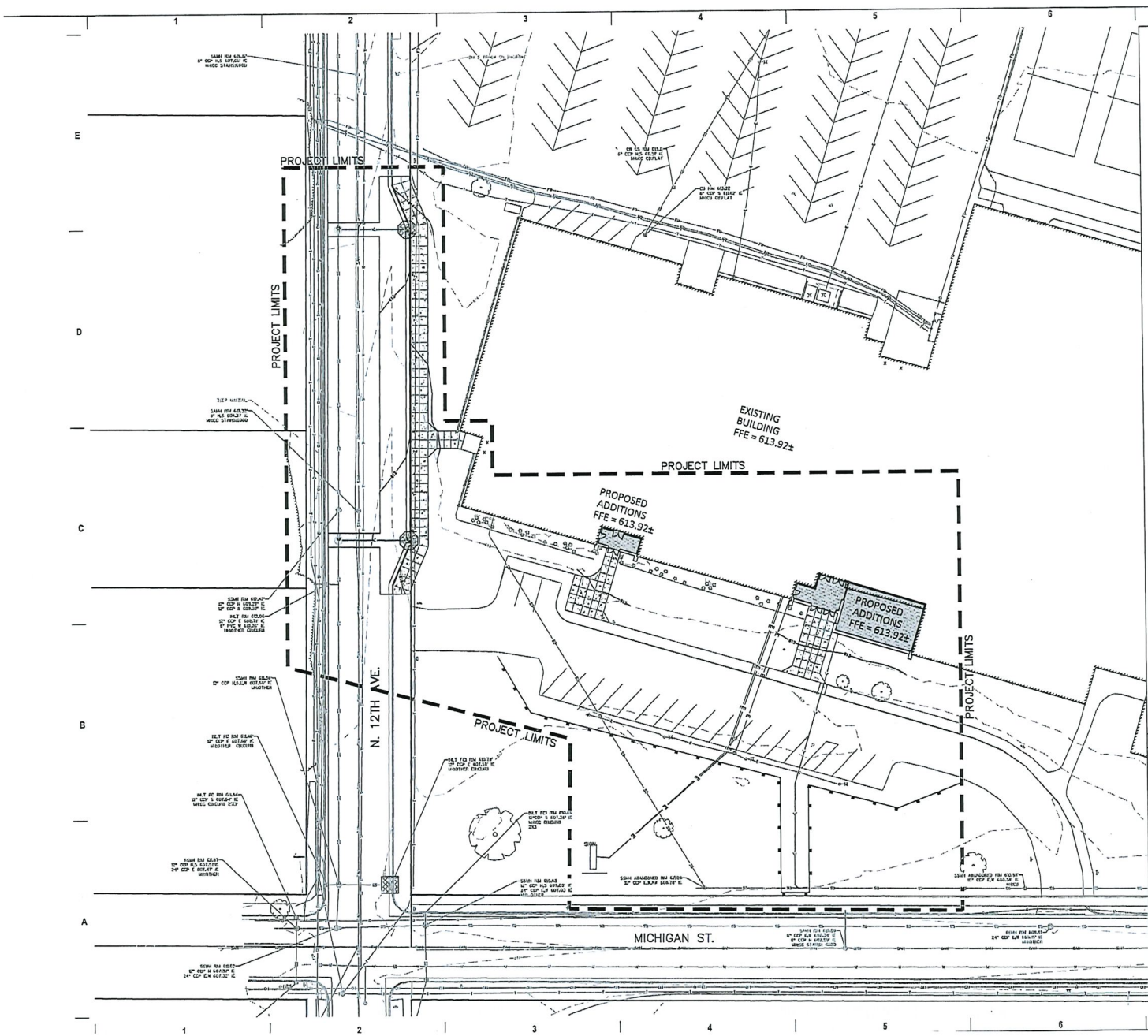
These documents in their progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER TS
PROJECT NUMBER 318509-01

SITE UTILITY PLAN

C105

© Engstrom Urban Architects, Inc.



Scale: 0 10 20 40
Scale: 1" = 20'

DIGGERS HOTLINE
Dial 811 or (800)242-8511
www.DiggersHotline.com

EROSION NOTES

INSPECT ALL EROSION CONTROL MEASURES PRIOR TO COMMENCING GRADING, DIGGING OR OTHER LAND DISTURBING ACTIVITIES. EROSION CONTROL MEASURES MUST BE MAINTAINED AT ALL TIMES UNTIL THE SITE IS STABILIZED. ALL EROSION CONTROL MEASURES MUST BE INSPECTED BY OWNER, BY AGENTS OF THE OWNER, BY THE CONTRACTOR SHALL CONDUCT DAILY INSPECTIONS AND DOCUMENT CONDITIONS AND REPAIRS MADE ALONG WITH DATE, TIME OF INSPECTION AND WEATHER CONDITIONS IN A DAILY LOG BOOK. THE DAILY LOG BOOK, WEEKLY / 0.50 INCH PRECIPITATION REPORTS, APPROVED PLANS AND NPDES PERMIT MUST BE KEPT IN AN ACCESSIBLE LOCATION, LIKE A MAILBOX, WITHIN THE STAGING AREA.

AT ABSOLUTELY NO TIME MAY CONSTRUCTION EQUIPMENT, DEBRIS, FILL, ETC. BE PLACED WITHIN WETLANDS, WATERWAYS OR FLOOD PLAINS UNLESS IDENTIFIED IN THE PLANS.

POINTS OF CONTACT

LAND OWNER:
STURGEON BAY SCHOOL DISTRICT
1230 MICHIGAN STREET
STURGEON BAY, WI 54235
PHONE: (920) 746-2900

PROJECT OWNER:
KAPUR & ASSOCIATES, INC
778 NORTH PORT WASHINGTON ROAD
MILWAUKEE, WI 53217
PHONE: (414) 351-5466

CONSTRUCTION MANAGER:
MRON CONSTRUCTION COMPANY, INC.
1411 MONROEN DRIVE
NEENAH, WI 54956
PHONE: (920) 969-7000

KEY INDEX

PROJECT LIMITS
FILTER FABRIC FENCE
DESIGNATES PROPOSED INLETS THAT MUST BE PROTECTED AFTER THEY HAVE BEEN CONSTRUCTED.
DESIGNATES EXISTING INLETS THAT MUST BE PROTECTED

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3200
madison 375 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.2200
des moines 505 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.224.5840
denver 1600 Wynkoop Street, Suite 200 Denver, Colorado 80202 303.585.4369

PROJECT INFORMATION

Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/23/2020	SCHEMATIC DESIGN
04/12/2021	DESIGN DEVELOPMENT

KEY PLAN

kapur
7711 N. Port Washington Road
Milwaukee, Wisconsin 53217
kapurinc.com

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

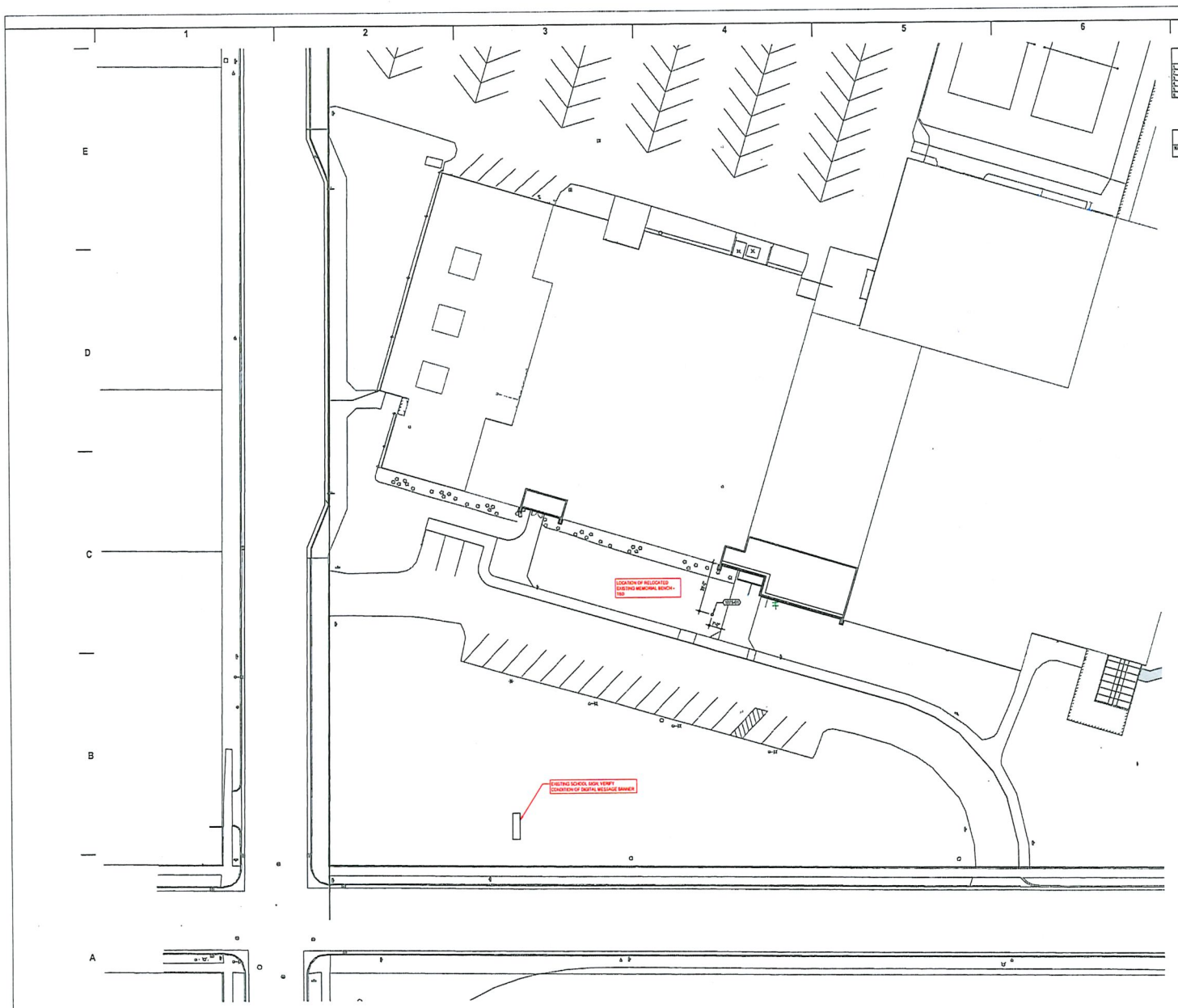
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER TS
PROJECT NUMBER 318509-01

SITE EROSION CONTROL PLAN

C106

© Eppstein Uhen Architects, Inc.



A1 ARCHITECTURAL SITE PLAN
1" = 20'-0"

GENERAL NOTES

1.	SHEET NOTE
2.	SHEET NOTE
3.	SHEET NOTE
4.	SHEET NOTE
5.	SHEET NOTE
6.	SHEET NOTE

KEYNOTES PER SHEET

1025-01	NEW FLAG POLE; COORDINATE EXACT LOCATION WITH NEW UTILITY WORK, SEE ELECTRICAL FOR SITE LIGHTING

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5350

madison 308 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5350

des moines 699 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.5840

denver 1899 Wynkoop Street, Suite 300 Denver, Colorado 80202 303.545.4503

PROJECT INFORMATION

Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/23/2025	SCHEMATIC DESIGN
08/12/2025	DESIGN DEVELOPMENT - 50%

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

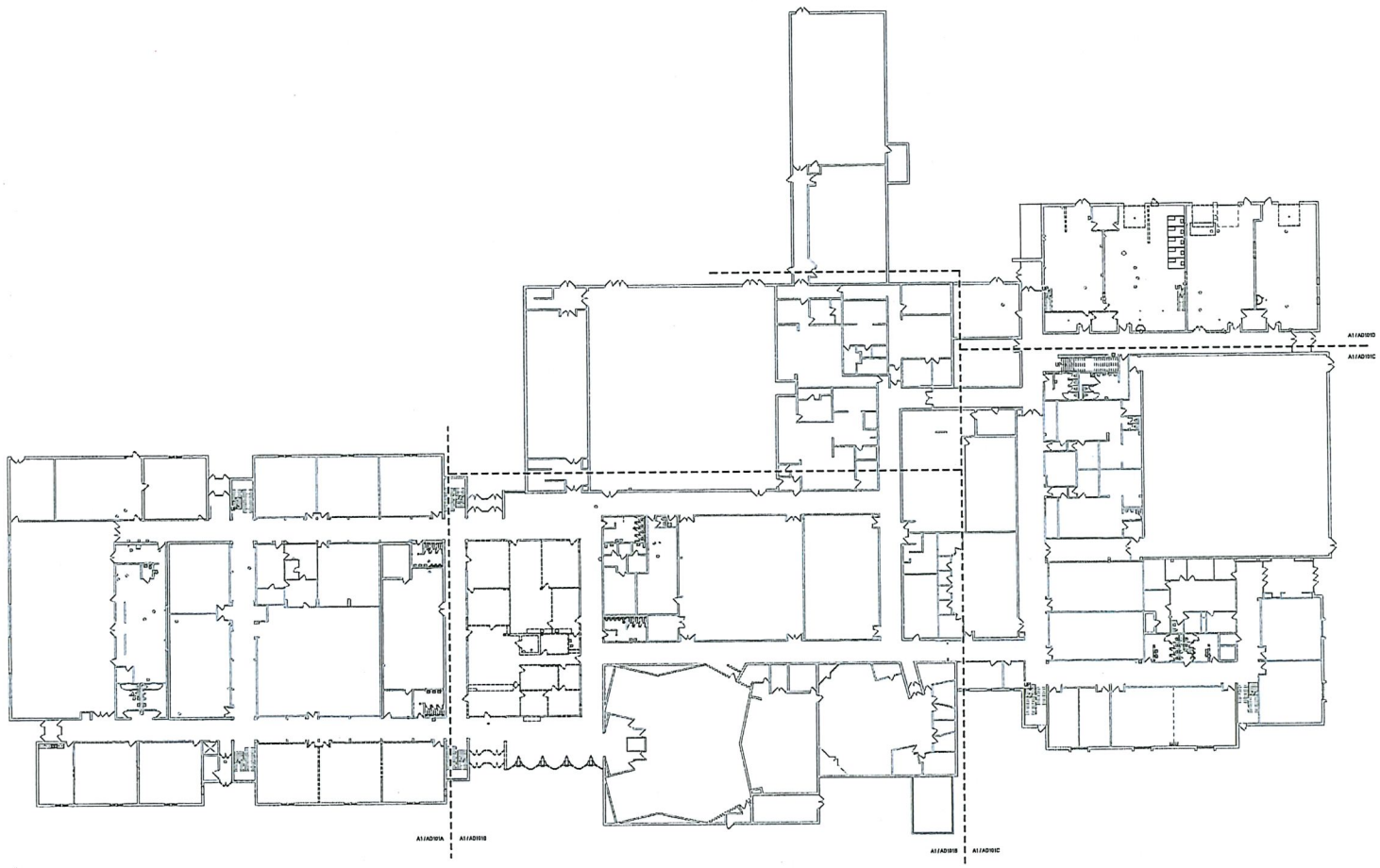
These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or permit/construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

ARCHITECTURAL SITE PLAN

AS100

© Eppstein Uhen Architects, Inc.



N PLAN A1 1ST FLR DEMOLITION PLAN OVERALL
1" = 20'-0"

eua

milwaukee 333 East Chicago Street
Milwaukee, Wisconsin 53202
414.271.3350

madison 309 West Johnson Street, Suite 202
Madison, Wisconsin 53703
608.442.3350

des moines 606 Walnut Street, Suite 400
Des Moines, Iowa 50309
515.274.3840

denver 1629 Wynkoop Street, Suite 300
Denver, Colorado 80202
303.595.4500

PROJECT INFORMATION

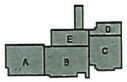
Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/11/2025	DESIGN DEVELOPMENT - 100%

KEY PLAN



SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

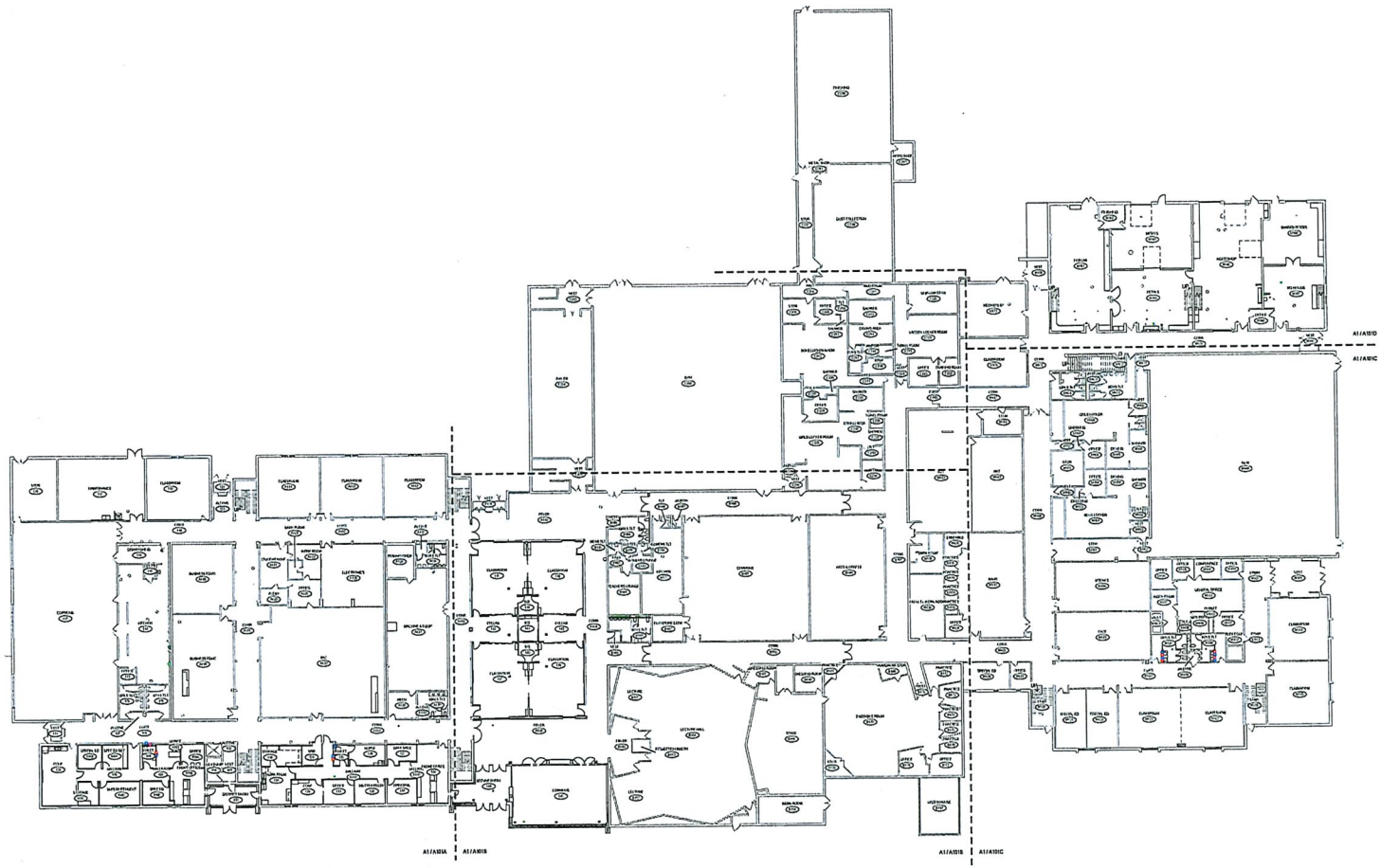
PROJECT MANAGER TS

PROJECT NUMBER 318509-01

1ST FLR DEMOLITION PLAN OVERALL

AD101

© Eppstein Uhen Architects, Inc.



A1 1ST FLR PLAN OVERALL
1" = 20'-0"

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5050

madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5050

des moines 666 Walnut Street, Suite 420 Des Moines, Iowa 50309 515.724.5640

denver 1888 Sherman Street, Suite 300 Denver, Colorado 80202 303.595.4500

PROJECT INFORMATION

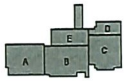
Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/23/2020	SCHEMATIC DESIGN
08/12/2020	DESIGN DEVELOPMENT - 100%

KEY PLAN



SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

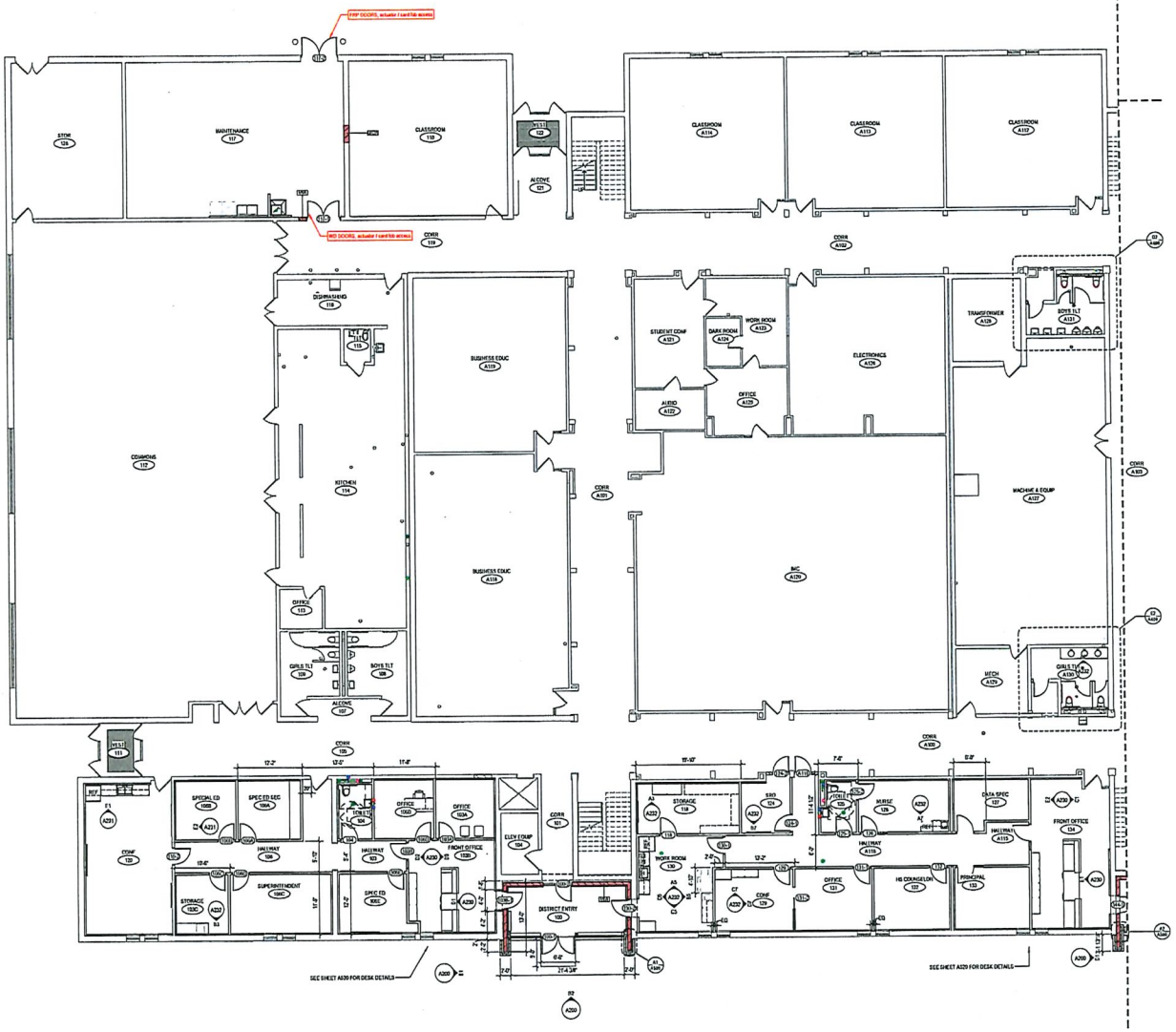
These documents reflect progress and mixed and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

1ST FLR PLAN OVERALL

A101

© Eppstein Uhen Architects, Inc.



SHEET NOTES - FLOOR PLAN

1. MAKING ELEVATIONS, INVESTIGATE AND VERIFY THE LOCATIONS AND LOCATION OF MECHANICAL AND ELECTRICAL SYSTEMS AND OTHER CONSTRUCTION AFFECTING THE WORK. IF DISCREPANCIES ARE DISCOVERED, NOTIFY ARCHITECT PROMPTLY.
2. PROVIDE REQUIRED UTILITY SERVICES TO EQUIPMENT, FURNISHINGS AND APPLIANCES. COORDINATE REQUIREMENTS WITH <OWNER> & <TENANT>.
3. DIMENSIONS OFF DOOR PLANS ARE TO FRIGHTFACE OF WALLS UNLESS NOTED OTHERWISE.
4. NOTIFY STRUCTURAL ELEMENTS INCLUDING BUT NOT LIMITED TO POST TENSION CABLES OR OTHER REINFORCEMENT EMBEDDED IN FLOOR SLABS PRIOR TO CORING OR CUTTING. COORDINATE VERIFICATION METHOD WITH <OWNER> <OWNER REPRESENTATIVE> <BUILDING FACILITY MANAGER>.
5. PROVIDE ALL FINISH SAMPLES TO <ARCHITECT> <OWNER> FOR REVIEW AND APPROVAL PRIOR TO INSTALLATION INCLUDING BUT NOT LIMITED TO CARPET, WALL COVERINGS, PAINT DRAW-DOWNS, VINYL BASE, <OTHER>.
6. ALL WALLS SHALL BE PARTISEN TYPE S3A-11 UNLESS NOTED OTHERWISE. SEE PARTISEN TYPES <ACS>.
7. PROVIDE MOISTURE RESISTANT AND MOLD RESISTANT GYPSUM BOARD AT PLUMBING FIXTURE WALLS.
8. LOCATE ALL DOOR JAMBS 4" FROM ADJACENT PERPENDICULAR WALL UNLESS NOTED OTHERWISE.
9. PROVIDE BLOCKING AND FRAMING AS INDICATED AND AS REQUIRED TO SUPPORT FACING MATERIALS, FIXTURES, SPECIALTY ITEMS, MILLWORK AND TRIM.
10. PROVIDE 3/4" FIRE RETARDANT TREATED PLYWOOD AS BACKING PANELS FOR TELEPHONE & ELECTRICAL EQUIPMENT AT <ROOM NAME AND NUMBER>. INSTALL AT TOP 4FF TO FINISHED CEILING. PAINT PLYWOOD TO MATCH ADJACENT WALL FINISH. COORDINATE FINAL SIZE AND LOCATION WITH <TENANT> <OWNER>.

KEYNOTES PER SHEET

PIPP DOORS, actuator / card fob access

MD DOORS, actuator / card fob access

A1 1ST FLR PLAN - AREA A
1/8" = 1'-0"

eua

milwaukee 333 East Chicago Street
Milwaukee, Wisconsin 53202
414.271.3308

madison 309 West Johnson Street, Suite 202
Madison, Wisconsin 53703
608.442.5050

des moines 606 Walnut Street, Suite 400
Des Moines, Iowa 50309
515.724.5840

denver 1899 Wynkoop Street, Suite 300
Denver, Colorado 80202
303.396.4500

PROJECT INFORMATION

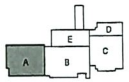
Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
05/21/2020	SCHEMATIC DESIGN
06/22/2020	DESIGN DEVELOPMENT - 100%

KEY PLAN



SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and need and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER TS

PROJECT NUMBER 318503-01

1ST FLR PLAN - AREA A

A101A

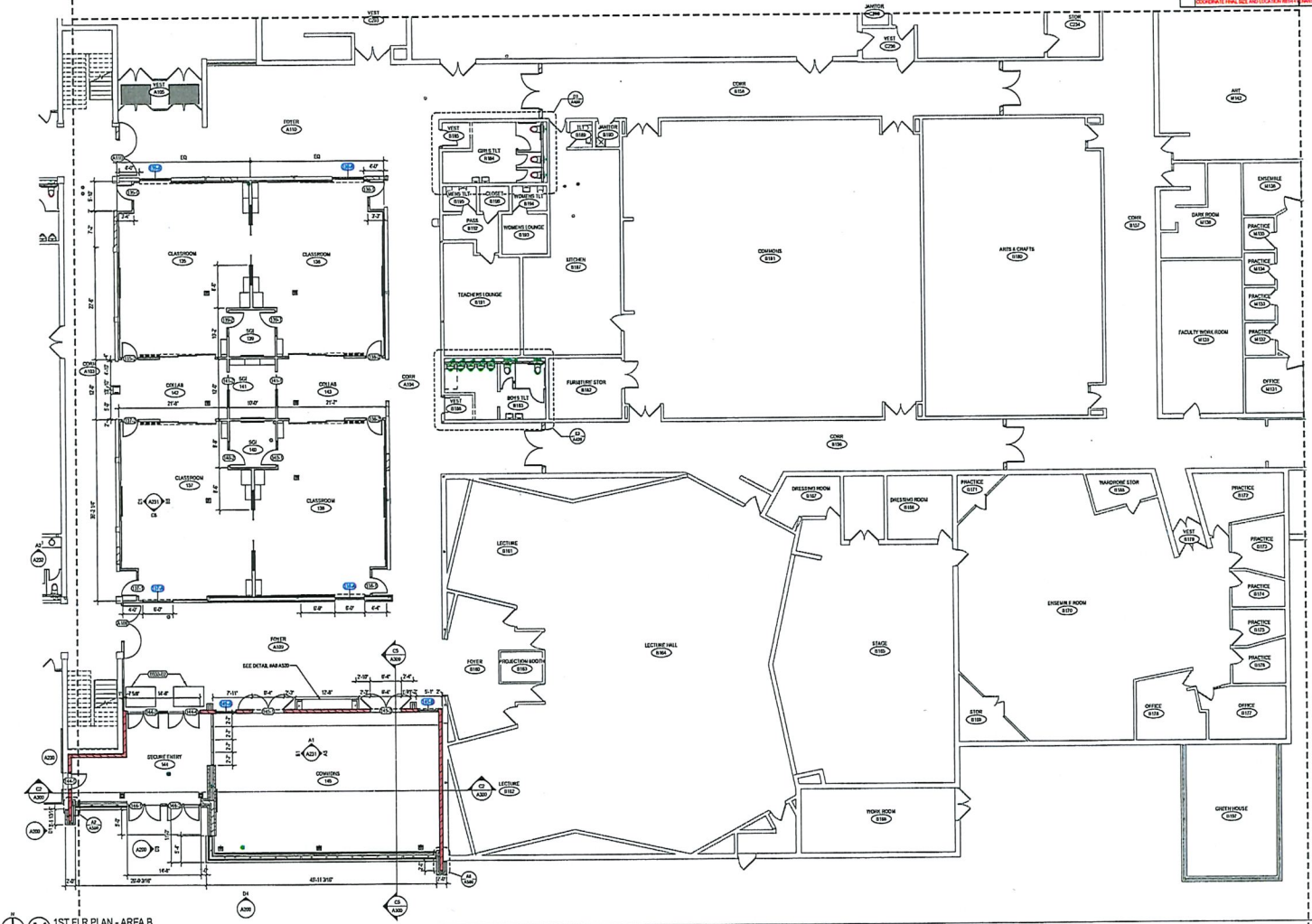
© Eppstein Uhen Architects, Inc.

KEYNOTES PER SHEET

03XX-02	FILL EXISTING MAP RECESS WITH CONCRETE.

SHEET NOTES - FLOOR PLAN

1. BEFORE BEGINNING WORK, INVESTIGATE AND VERIFY THE EXISTENCE AND LOCATION OF MECHANICAL AND ELECTRICAL SYSTEMS AND OTHER CONSTRUCTION AFFECTING THE WORK. IF DISCREPANCIES ARE DISCOVERED, NOTIFY ARCHITECT PROMPTLY.
2. PROVIDE REQUIRED UTILITY SERVICES TO EQUIPMENT, FURNISHINGS AND APPLIANCES. COORDINATE INSTALLATION WITH <OWNER> <TENANT>.
3. DIMENSIONS ON FLOOR PLANS ARE TO FRONT FACE OF WALLS UNLESS NOTED OTHERWISE.
4. VERIFY STRUCTURAL ELEMENTS INCLUDING BUT NOT LIMITED TO POST TENSION CABLES OR OTHER REINFORCEMENT LOCATED IN FLOOR SLAB PRIOR TO CORING OR CUTTING. COORDINATE VERIFICATION WITH <OWNER> <OWNER REPRESENTATIVE> <BUILDING FACILITY MANAGER>.
5. PROVIDE ALL FINISH SAMPLES TO <ARCHITECT> <OWNER> FOR REVIEW AND APPROVAL PRIOR TO INSTALLATION INCLUDING BUT NOT LIMITED TO CARPET, WALL COVERINGS, PAINT (SWM-CORNS), VINYL BASE, <OTHER>.
6. ALL WALLS SHALL BE PARTITION TYPE SM-11 UNLESS NOTED OTHERWISE. SEE PARTITION TYPES <NOTE>.
7. PROVIDE MOISTURE RESISTANT AND MOLD RESISTANT GYPSUM BOARD AT PLUMBING FIXTURE WALLS.
8. LOCATE ALL DOOR JAMBS 4" FROM ADJACENT PERPENDICULAR WALL UNLESS NOTED OTHERWISE.
9. PROVIDE BLOCKING AND FRAMING AS INDICATED AND AS REQUIRED TO SUPPORT FACING MATERIALS, FIXTURES, SPECIALTY ITEMS, MILLWORK AND TRIM.
10. PROVIDE 3/4" FIRE-RETARDANT-TREATED PLYWOOD BACKING PANELS FOR TELEPHONE & ELECTRICAL EQUIPMENT AT <ROOM NAME AND NUMBER>. INSTALL AT 1'-0" AFF TO FINISHED CEILING. PAINT PLYWOOD TO MATCH ADJACENT WALL FINISH. COORDINATE FINAL SIZE AND LOCATION WITH <OWNER>.



A1 1ST FLR PLAN - AREA B
1/8" = 1'-0"

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.3250

madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.3350

des moines 866 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.5640

denver 1999 Broadway Street, Suite 300 Denver, Colorado 80202 303.595.4300

PROJECT INFORMATION

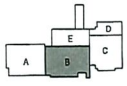
Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
09/30/2021	SCHEMATIC DESIGN
08/12/2021	DESIGN DEVELOPMENT - 100%

KEY PLAN



SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

1ST FLR PLAN - AREA B

A101B

© Eppstein Uhen Architects, Inc.

EXISTING

ADDTION - SECURE MAIN ENTRANCE

EXISTING

ADDTION - SECURE DISTRICT ENTRANCE

FB-1: FACE BRICK 1
- MODULAR
- VELOUR
- DARK WALNUT COLOR, DESIGN INTENT TO CLOSELY MATCH EXISTING FACE BRICK

MP-1: ALUMINUM COMPOSITE METAL PANEL 1
- ALUCOBOND BASIS OF DESIGN
- COLOR - CLEAR ANODIZED

MC-1: METAL COPING 1
- FINISH - ALUCOBOND, POLYVINYLIDENE FLUORIDE FINISH (PVDF)
- COLOR - COLOR TO MATCH MP-1

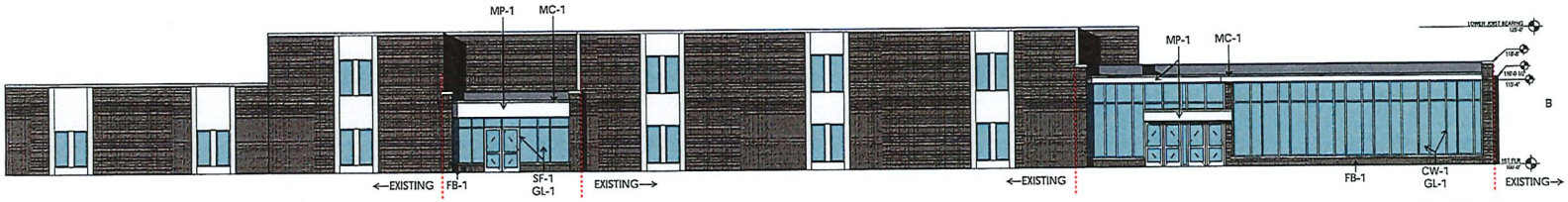
SF-1: STOREFRONT SYSTEM
BASIS OF DESIGN - KAWNEER, TRIFAB VERSAGLAZE 451T FRAMING SYSTEM
- THERMALLY BROKEN ALUMINUM FRAMING SYSTEM
- MULLION DIMENSIONS: 2"=wide X 4 1/2" deep
- FINISH - ALUCOBOND, POLYVINYLIDENE FLUORIDE FINISH (PVDF)
- COLOR - ANODIZED ALUMINUM

GLASS AND ALUMINUM DOOR (MAIN ENTRY ONLY)
BASIS OF DESIGN - KAWNEER 340 SERIES INSULCLAD THERMAL PERFORMANCE DOORS
- FINISH - ALUCOBOND, POLYVINYLIDENE FLUORIDE FINISH (PVDF)
- COLOR - ANODIZED ALUMINUM

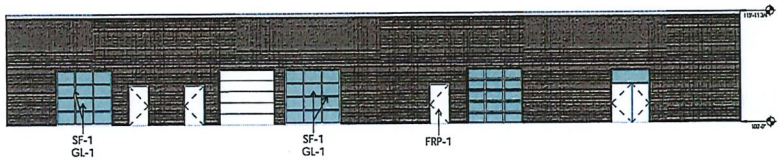
FRP-1: FRP/ALUMINUM HYBRID DOORS
- SPECIAL-LITE, INC
- LIGHT GREY

CW-1: CURTAIN WALL STEM
KAWNEER 1600, SYSTEM 1 (OUTSIDE GLAZED CAPTURED)
- THERMALLY BROKEN ALUMINUM CURTAINWALL FRAMING SYSTEM
- MULLION DIMENSIONS: 2 1/2"=wide X 7 1/2" deep, TYP.
- FINISH - ALUCOBOND, POLYVINYLIDENE FLUORIDE FINISH (PVDF)
- COLOR - ANODIZED ALUMINUM

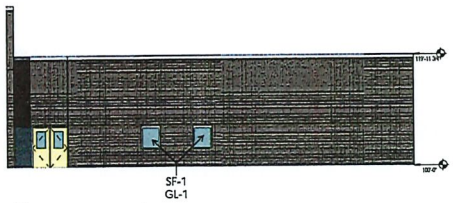
GL-1: GLAZING
SEALED INSULATING, LOW-E, LOW-IRON CLEAR, VISION UNITS
- COLOR - ANODIZED ALUMINUM
- TINT- VITRO ARCHITECTURAL GLASS, ACUITY
- COATING- LOW-E TYE PPG, SOLARBAN 72 (2) ACUITY
- OPACIFIER- CERAMIC FRIT, ON #4 SURFACE



B1 MAIN ENTRY - SOUTH
1/8" = 1'-0"



A2 TECH ED - NORTH Copy 1
1/8" = 1'-0"



A6 TECH ED - EAST Copy 1
1/8" = 1'-0"

eua

milwaukee 333 East Chicago Street Milwaukee, Wisconsin 53202 414.271.5350
madison 309 West Johnson Street, Suite 202 Madison, Wisconsin 53703 608.442.5050
des moines 1501 Walnut Street, Suite 400 Des Moines, Iowa 50309 515.724.5840
denver 1999 Broadway Street, Suite 300 Denver, Colorado 80202 303.585.4500

PROJECT INFORMATION

Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and shall not be used for final bidding or construction-related purposes.

PROJECT MANAGER	TS
PROJECT NUMBER	318509-01

EXTERIOR ELEVATIONS

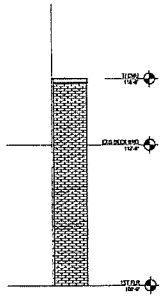
PC - 001

© Eppstein Uhen Architects, Inc.

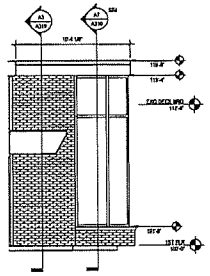
KEYNOTES PER SHEET

SHEET NOTES - EXTERIOR ELEVATIONS

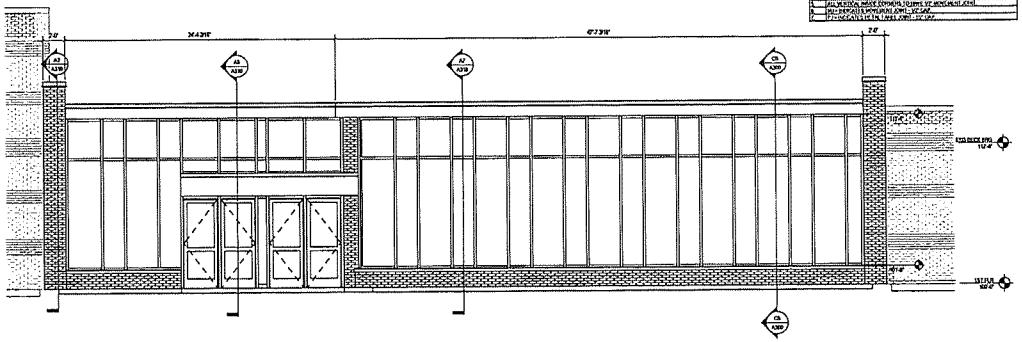
1. [illegible]
2. [illegible] CONTINUOUS SEALANT AND BACKER ROD AT ALL PRECAST CONCRETE JOINTS.
3. [illegible]
4. [illegible] ARCHITECT, OWNER AND SEALANT VENDOR.
5. [illegible]
6. [illegible]
7. [illegible]



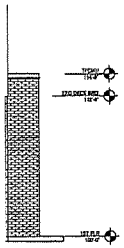
D1 SECURE ENTRY FIREWALL - WEST
1/4" = 1'-0"



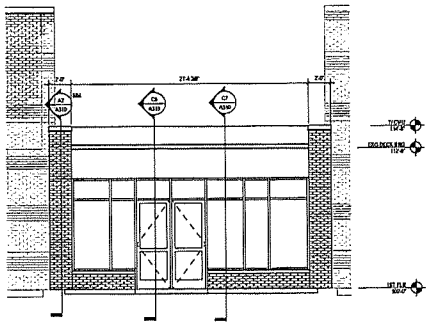
D3 SECURE ENTRY - WEST
1/4" = 1'-0"



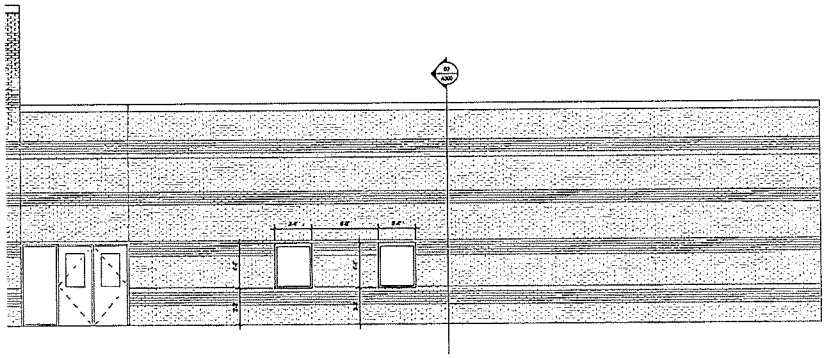
D4 SECURE ENTRY - SOUTH
1/4" = 1'-0"



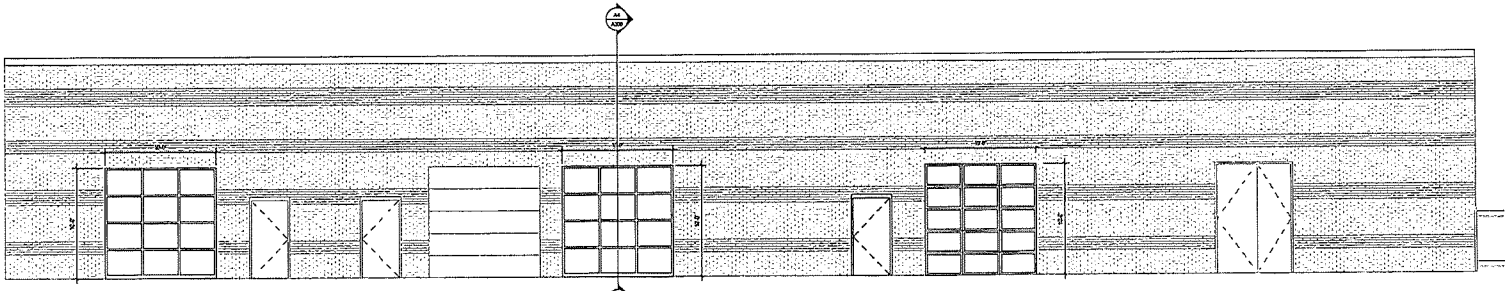
B1 DISTRICT ENTRY FIREWALL - WEST
1/4" = 1'-0"



B2 DISTRICT ENTRY - SOUTH
1/4" = 1'-0"



B4 TECH ED - EAST
1/4" = 1'-0"



A1 TECH ED - NORTH
1/4" = 1'-0"

eua

milwaukee 320 East Chicago Street
Milwaukee, Wisconsin 53202
414.271.5500

madison 309 West Johnson Street, Suite 202
Madison, Wisconsin 53703
608.442.5300

des moines 606 Walnut Street, Suite 420
Des Moines, Iowa 50309
515.274.5840

denver 1999 Broadway Street, Suite 300
Denver, Colorado 80202
303.861.4000

PROJECT INFORMATION

Sturgeon Bay High School/Middle School Renovations

1230 Michigan Street
Sturgeon Bay, WI
54235

ISSUANCE AND REVISIONS

DATE	DESCRIPTION
06/20/08	SCHEMATIC DESIGN
09/22/08	DESIGN DEVELOPMENT - 50%

KEY PLAN

SHEET INFORMATION

PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION

These documents, whether progress and bidding sets, are subject to change, revisions, and additions. These are not final construction documents and must not be used for final bidding or construction purposes.

PROJECT MANAGER TS
PROJECT NUMBER 318509-01

EXTERIOR ELEVATIONS

A200

© Eppstein Uhen Architects, Inc.

7.

CITY OF STURGEON BAY

AESTHETIC DESIGN & SITE PLAN REVIEW BOARD

APPLICATION FOR ***CERTIFICATE OF APPROPRIATENESS***

Name: Shirley Weese Young

Owner of Premises: Shirley Weese Young

Address or Legal Description of Premises:
234/236 North Third Ave Sturgeon Bay

Statement of Specific Item Requested for Approval:

Facade Restoration for 234-236 North Third Avenue LLC

8/18/2020
Date

Shirley Weese Young
Applicant

Date Received: 8-19-20

Staff Signature: CN

Date Approved/Denied:

FACADE RESTORATION FOR:
234-236 NORTH THIRD AVENUE LLC
234-236 N. 3RD AVENUE
STURGEON BAY, WISCONSIN 54235

DRAWING INDEX

SHEET NO.	SHEET NAME	REVISION DATE
G0.01	PROJECT INFORMATION, DRAWING INDEX, AREA MAP	
S1.01	FRAMING PLANS	
SR1.01	SELECTIVE REMOVAL PLANS & ELEVATION	
A1.01	FLOOR PLANS & ELEVATION	
A3.01	SECTIONS	
A6.01	DOOR AND WINDOW SCHEDULES	
SHEET TOTAL: 6		

ABBREVIATIONS

A.C.T.	ACOUSTICAL CEILING TILE
A.F.F.	ABOVE FINISH FLOOR
ALUM.	ALUMINUM
APPROX.	APPROXIMATE
ARCH.	ARCHITECT
BLDG.	BUILDING
BLKG.	BLOCKING
BOT.	BOTTOM
BTWN.	BETWEEN
B.W.	BOTH WAYS
℄	CENTERLINE
CLG.	CEILING
CLR.	CLEAR
C.M.U.	CONCRETE MASONRY UNIT
COL.	COLUMN
CONC.	CONCRETE
CONT.	CONTINUOUS
C.T.	CERAMIC TILE
D.F.	DRINKING FOUNTAIN
DIA.	DIAMETER
DIAG.	DIAGONAL
DN.	DOWN
DS.	DOWNSPOUT
DWG.	DRAWING
EA.	EACH
E.I.F.S.	EXTERIOR INSULATION & FINISH SYSTEM
EL.	ELEVATION
ELEC.	ELECTRICAL
ELEV.	ELEVATION
EQ.	EQUAL
EQUIP.	EQUIPMENT
E.W.	EACH WAY
EXIST.	EXISTING
EXT.	EXTERIOR
F.A.	FIRE ALARM
F.D.	FLOOR DRAIN
F.D.C.	FIRE DEPARTMENT CONNECTION
F.E.	FIRE EXTINGUISHER
F.E.C.	FIRE EXTINGUISHER CABINET
FIN.	FINISH
FLR.	FLOOR
FLUOR.	FLUORESCENT
FND.	FOUNDATION
FT.	FOOT or FEET
FTG.	FOOTING
GA.	GAUGE
GALV.	GALVANIZED
G.C.	GENERAL CONTRACTOR
GYP. BD.	GYPSUM BOARD
H.B.	HOSE BIB
HDWR.	HARDWARE
H.M.	HOLLOW METAL
HVAC	HEATING, VENTILATION & AIR CONDITIONING
I.D.	INSIDE DIAMETER
INSUL.	INSULATION
INT.	INTERIOR
JAN.	JANITOR
MAX.	MAXIMUM
MECH.	MECHANICAL
MIN.	MINIMUM
MISC.	MISCELLANEOUS
M.O.	MASONRY OPENING
MTL.	METAL
N.I.C.	NOT IN CONTRACT
NO.	NUMBER
NOM.	NOMINAL
N.T.S.	NOT TO SCALE
O.C.	ON CENTER
O.D.	OUTSIDE DIMENSION
OH.	OVERHEAD
OHD.	OVERHEAD DOOR
OPG.	OPENING
O.S.B.	ORIENTED STRAND BOARD
P.C.	PRE-CAST
P. LAM.	PLASTIC LAMINATE
PR.	PAIR
P.T.	PRE-TREATED
R.	RISER
R.D.	ROOF DRAIN
RE:	REFER TO...
REQ'D.	REQUIRED
R.O.	ROUGH OPENING
S.F.	SQUARE FOOT or SQUARE FEET
SHT.	SHEET
SIM.	SIMILAR
SPEC.	SPECIFICATION
SQ.	SQUARE
S.S.	STAINLESS STEEL
STL.	STEEL
STRUCT'L	STRUCTURAL
T.	TREAD
T.O.	TOP OF
T & B	TOP & BOTTOM
T.B.	TOWEL BAR
T & G	TONGUE & GROOVE
TH.	THICK
T.P.	TOILET PAPER DISPENSER
T.R.	TOWEL RING
TYP.	TYPICAL
U.O.N.	UNLESS OTHERWISE NOTED
V.C.T.	VINYL COMPOSITION TILE
VER.	VERIFY
VERT.	VERTICAL
V.I.F.	VERIFY IN FIELD
V.W.C.	VINYL WALL COVERING
W/	WITH
W.C.	WATER CLOSET
WD.	WOOD
W/O	WITHOUT

LEGEND

MATERIAL DESIGNATIONS

ELEVATION: CONCRETE, STONE, BRICK, CERAMIC TILE, GLAZING, SHINGLES

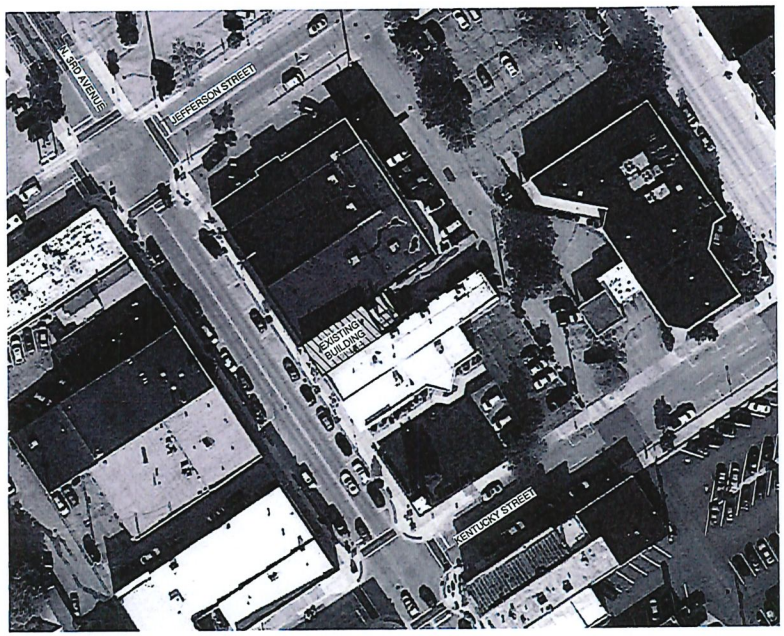
PLAN & SECTION: EARTH, GRAVEL, CONCRETE, CONCRETE BLOCK, BRICK, METAL, WOOD or METAL STUDS, WOOD BLOCKING, FINISHED WOOD, PLYWOOD or O.S.B., GYPSUM BOARD, RIGID INSULATION, SPRAY, FOAM INSULATION, LOOSE FILL or BATT INSULATION

ARCHITECTURAL SYMBOLS

LAYOUT DESIGNATION: VIEW NUMBER / SHEET NUMBER
SECTION:
DETAIL:
ELEVATION:
NORTH DESIGNATION:
REVISION:
ROOF SLOPE INDICATION:
COLUMN GRID:
CENTER LINE:
WALL TYPE:
WINDOW TYPE:
DOOR NUMBER:
ROOM NUMBER:
ELEVATION TAG:
SPOT ELEVATION:
EXISTING CONTOUR LINE:
NEW CONTOUR LINE:

NOTES

ALTHOUGH EVERY EFFORT HAS BEEN MADE IN PREPARING THESE PLANS AND CHECKING THEM FOR ACCURACY, THE CONTRACTOR MUST CHECK ALL DETAILS AND DIMENSIONS AND BE RESPONSIBLE FOR THE SAME. INFORMATION PERTAINING TO EXISTING PROJECT CONDITIONS, SUCH AS PRESENT LOCATIONS OF ARCHITECTURAL AND STRUCTURAL BUILDING COMPONENTS, MECHANICAL AND ELECTRICAL EQUIPMENT, PIPING, DUCTWORK, ROUGH-INS, AND OTHER MISCELLANEOUS CONSTRUCTION, APPEARS IN THE DRAWINGS. WHILE SUCH INFORMATION HAS BEEN BASED ON AVAILABLE RECORDS AND COLLECTED WITH REASONABLE CARE, THE ARCHITECT AND OWNER DO NOT ASSUME ANY EXPRESSED OR IMPLIED GUARANTEE THAT CONDITIONS SO INDICATED ARE SHOWN ENTIRELY COMPLETE, CORRECT, AND REPRESENTATIVE OF THOSE ACTUALLY EXISTING. ALL CONTRACTORS SHALL SATISFY THEMSELVES AS TO ALL EXISTING JOB CONDITIONS PRIOR TO CONSTRUCTION AND VERIFY ALL DIMENSIONS AT THE SITE. THE EXACT LOCATION OF ALL UTILITIES MUST BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO BEGINNING ANY CONSTRUCTION.



2 G0.01 SITE PLAN
N.T.S.

1 G0.01 AREA MAP
N.T.S.

PROJECT DIRECTORY

OWNER
234-236 NORTH THIRD AVENUE LLC
STURGEON BAY, WI 54235
(920) 493-2490

ARCHITECT
LEGACY ARCHITECTURE, INC.
JENNIFER L. LEHRKE, AIA, NCARB
605 ERIE AVENUE, SUITE 101
SHEBOYGAN, WI 53081
(920) 783-6303

STRUCTRAL ENGINEER
BARBER ENGINEERING, LLC
LYNN BARBER, PE
325 W. VINE STREET
MILWAUKEE, WI 53212
(414) 263-5500

SITE DESCRIPTION

ASSESSOR'S PLAT N 1/2 LOT 9 BLK 33

PROJECT INFORMATION

CODE	IBC 2015, IEBC 2015, ANSI A117.1-2009
OCCUPANCY TYPE	ASSEMBLY (A-3), RESIDENTIAL (R-3)
CONSTRUCTION CLASS	TYPE III-B
NUMBER OF FLOORS	2 STORIES + BASEMENT
SPRINKLERED	NO
TOTAL BUILDING AREA	4,605 SF
PROJECT AREA	150 SF

FOR CONSTRUCTION

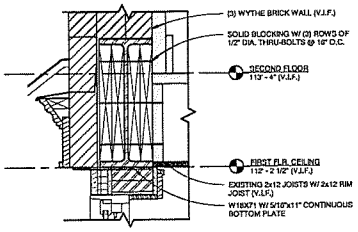
NO.	REVISIONS	DATE

LEGACY architecture
605 Erie Avenue
Sheboygan, Wisconsin 53081
(920) 783-6303
www.legacy-architecture.com

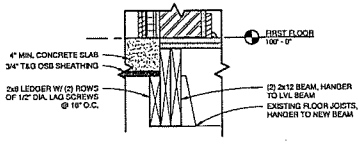
FACADE RESTORATION FOR:
234-236 NORTH THIRD AVENUE LLC
234-236 N. 3RD AVENUE
STURGEON BAY, WISCONSIN 54235

PROJECT NUMBER: 20.018
DRAWN BY: B. SHORT
CHECKED BY: J. LEHRKE
DATE: 07/30/20
SHEET TITLE: PROJECT INFORMATION, DRAWING INDEX, AREA MAP
SHEET NUMBER: G0.01

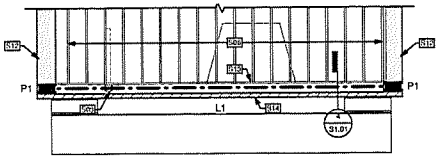
7/31/2020 12:17:22 PM



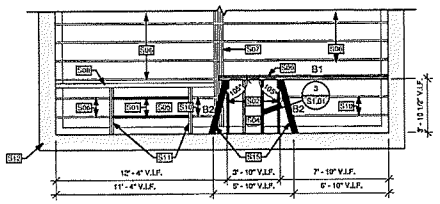
4 / S1.01 STOREFRONT LINTEL DETAIL
1 1/2" = 1'-0"



3 / S1.01 NEW BEAM DETAIL @ SIDE OF RECESSED ENTRY
1 1/2" = 1'-0"



ACTUAL PLAN 2 / S1.01 PARTIAL SECOND FLOOR FRAMING PLAN
1/4" = 1'-0"



ACTUAL PLAN 1 / S1.01 PARTIAL FIRST FLOOR FRAMING PLAN
1/4" = 1'-0"

MASONRY PIER SCHEDULE

MARK	PIER DIMENSIONS	TYPE	PIER REINFORCING		REMARKS
			VERTICAL	TIES	
P1	8" x 16"	B	(4) #5	#3 @ 16" O.C.	NOTE #1

MASONRY PIER NOTES

1. INSULATION INSIDE THE MASONRY WALL SHALL BE REMOVED AT MASONRY PIERS AS NECESSARY FOR INSTALLATION OF REINFORCING AND GROUT.

STRUCTURAL NOTES

S01	2x12 JOISTS @ 16" O.C.
S02	2x8 JOISTS @ 16" O.C., JOIST HANGER TO NEW LVL
S03	HSS 6" x 6" x 3/8" COLUMN
S04	4" CONCRETE SLAB OVER WATER BARRIER OVER 3/4" T&G OSB DECKING
S05	3/4" T&G OSB DECK
S06	EXISTING 2x12 JOISTS @ 16" O.C. TO REMAIN
S07	EXISTING (3) 2x10 BEAM & LOG POSTS TO REMAIN
S08	EXISTING 4X10 BEAM TO REMAIN
S09	REMOVE PORTION OF EXISTING JOISTS AND DECK AS REQ'D FOR CONSTRUCTION OF CONCRETE LANDING
S10	PORTION OF EXISTING 2x12 JOISTS @ 16" O.C. TO REMAIN
S11	MIN. (2) 2x12 EXISTING WOOD BEAM TO REMAIN (V.I.F. AND REPORT BACK TO ARCHITECT)
S12	EXISTING MASONRY WALLS TO REMAIN, TYP.
S13	EXISTING 2x12 RIM JOIST TO REMAIN
S14	WINDOW MANUFACTURER TO PROVIDE STRUCTURAL HORIZONTAL MULLION TO SUPPORT TRANSOM WINDOW ABOVE RECESSED ENTRANCE. OPTION TO PROVIDE HSS 4"x4"x1/4" ATTACHED TO STRUCTURAL VERTICAL MULLIONS, BY MANUFACTURER. OPTIONAL LINTEL NOT DESIGNED FOR AWNING LOADS.
S15	2x8 LEDGER W/ (2) ROWS OF 1/2" DIA. LAG SCREWS @ 16" O.C.

DESIGN LIVE LOADS

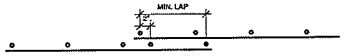
ROOF LOADING	
LIVE LOAD	20 PSF
GROUND SNOW LOAD (PG)	50 PSF
ROOF SLOPE FACTOR (CS)	1.0
EXPOSURE FACTOR (CE)	1.0
IMPORTANCE FACTOR (IS)	1.0
THERMAL FACTOR (CT)	1.1
ROOF SNOW LOAD (PF)	38.5 PSF
DRIFT (NOT TO EXCEED)	83.8 PSF
FLOOR LOADING:	
ASSEMBLY	100 PSF
RESIDENTIAL	40 PSF
WIND LOADING	
BASIC WIND SPEED (3-SECOND GUST)	90 MPH
EXPOSURE CATEGORY	B
EXPOSURE FACTOR (CW)	1.0
IMPORTANCE FACTOR (IW)	1.0
NET LATERAL ON END ZONE WALLS	21 PSF
NET LATERAL IN INT. ZONE WALLS	14 PSF
GROSS UPLIFT	25 PSF
EARTHQUAKE	
SITE CLASS	D
IMPORTANCE FACTOR (IE)	1.0
SEISMIC USE RISK CATEGORY	II
SEISMIC DESIGN CATEGORY	A

DESIGN STRESSES

CAST-IN-PLACE CONCRETE	
FOOTINGS	F'C = 3,000 PSI
WALLS, PIER	F'C = 4,000 PSI
MASONRY, OTHER	F'C = 2,500 PSI
REINFORCEMENT	
TIES, STIRRUPS, FIELD BENT BARS	FY = 40,000 PSI
WELDED WIRE FABRIC	FY = 65,000 PSI
OTHER	FY = 60,000 PSI
STRUCTURAL STEEL	
WIDE FLANGE SECTIONS ASTM A992	FY = 50,000 PSI
OTHER (36 KSI) ASTM A36	FY = 30,000 PSI
TUBE SECTIONS ASTM A500, GR B	FY = 46,000 PSI
MASONRY	F'M = 2,000 PSI
WELDING ELECTRODES	E7.0XX
WOOD	
STRUCTURAL	#2 DOUGLAS FIR-LARCH
ALLOWABLE SOIL BEARING CAPACITY	Q = 2,000 PSF

REINFORCING NOTES

1. REINFORCING SHALL BE DETAILED IN ACCORDANCE WITH ACI 315.
2. ALL LAPS SHALL BE CLASS 'B' PER ACI 318 U.O.N. ON THE DESIGN DRAWINGS OR UNLESS THE DETAILER TAKES SPECIAL CARE TO PROVIDE STAGGERED LAPS. USE BAR LAP LENGTHS FOR ALL HORIZONTAL WALL BARS AND FOR TOP BARS IN SLAB AND BEAMS OVER 14' DEEP.
3. LAP LENGTH SHALL BE SPECIFICALLY NOTED ON PLACING DRAWINGS WHERE MORE THAN ONE BAR MAKES UP A CONTINUOUS STRING.
4. CORNER BARS WITH CLASS 'B' LAPS SHALL BE PROVIDED AT ALL CORNERS AND INTERSECTIONS, PER ACI 315.
5. HORIZONTAL BARS, EXCEPT FOR CONTINUOUS STRINGS FROM ONE CORNER OR OPENING TO ANOTHER SHALL BE DETAILED TO SHOW THE DISTANCE FROM AT LEAST ONE END OF THE BAR TO THE NEAREST BUILDING GRID LINE OR WALL.
6. FIBERMESH OR WELDED WIRE FABRIC SHALL BE LAPPED AND/OR ANCHORED TO DEVELOP Fy PER ACI 315.



BEAM SCHEDULE

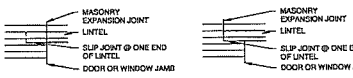
MARK	DESCRIPTION	BEARING
B1	(2) 1-3/4" x 11-1/4" LVL	-
B2	(2) 2x12 W/ 2x8 LEDGER	-

LINTEL SCHEDULE

MARK	DESCRIPTION	BEARING
L1	W18x71 W/ 5/16" x 11" CONT. BOTTOM PLATE	7-1/2" x 14" x 1/2" BEARING PLATE

LINTEL NOTES

1. PROVIDE MINIMUM 12" BEARING AT EACH END OF LINTEL UNLESS OTHERWISE INDICATED.
2. CENTER LINTEL IN WALL U.O.N.
3. BOTTOM PLATES, WHERE CALLED FOR SHALL EXTEND FULL LENGTH OF LINTEL.
4. WELD MULTIPLE STEEL SECTION LINTELS INTO SINGLE UNITS.
5. SET BEARING PLATES FLUSH W/ TOP OF CONCRETE MASONRY UNIT.
6. BEARING PLATES SHALL HAVE (4) 3/4" DIAMETER HEADED STUDS WELDED TO BOTTOM SIDE OF PLATE TO BE SET IN MASONRY WALL.
7. ALL NON-SCHEDULED NON-LOAD BEARING LINTELS SHALL BE 8" DEEP X REQUIRED WALL WIDTH CMU BOND BEAMS W/ 2 - #5.
8. ALL LINTELS FOR EXTERIOR MASONRY AND EXTERIOR PORTIONS OF MULTI-WYTHE EXTERIOR WALLS SHALL HAVE SLIP JOINTS AT ONE END.
9. VERIFY WIDTH OF WALLS ARE NOT GREATER THAN THE BOTTOM OF THE STEEL SECTION WIDTH + 1".



NO.	REVISIONS	DATE

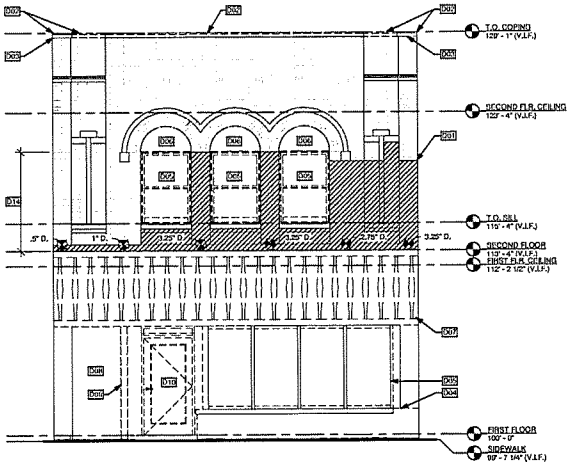
LEGACY architecture
605 Erie Avenue
Sheboygan, Wisconsin 53081
(920) 452-4083
www.legacy-architecture.com

FOR CONSTRUCTION

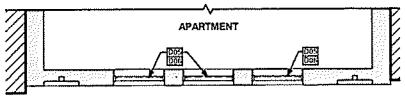
FACADE RESTORATION FOR:
234-236 NORTH THIRD AVENUE LLC
234-236 N. 3RD AVENUE
STURGEON BAY, WISCONSIN 54235

PROJECT NUMBER	20.018
DRAWN BY	B. SHORT
CHECKED BY	J. LEHRKE
DATE	07/30/20
SHEET TITLE	FRAMING PLANS
SHEET NUMBER	S1.01

7/31/2020 12:17:23 PM

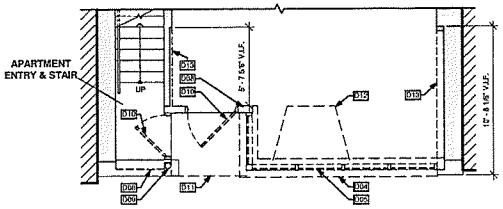


3 SR1.01 FRONT SELECTIVE REMOVAL ELEVATION
1/4" = 1'-0"



3 SR1.01

ACTUAL PLAN 2 SR1.01 PARTIAL SECOND FLOOR SELECTIVE REMOVAL PLAN
1/4" = 1'-0"



1 SR1.01

ACTUAL PLAN 1 SR1.01 PARTIAL FIRST FLOOR SELECTIVE REMOVAL PLAN
1/4" = 1'-0"

SELECTIVE REMOVAL & DISMANTLING DEFINITIONS

- DISMANTLE: TO DISASSEMBLE OR DETACH A HISTORIC ITEM FROM A SURFACE, OR A NONHISTORIC ITEM FROM A HISTORIC SURFACE, USING GENTLE METHODS AND EQUIPMENT TO PREVENT DAMAGE TO HISTORIC ITEMS AND SURFACES; DISPOSING OF ITEMS UNLESS INDICATED TO BE SALVAGED OR REINSTALLED.
- EXISTING TO REMAIN: EXISTING ITEMS THAT ARE NOT TO BE REMOVED OR DISMANTLED, EXCEPT TO THE DEGREE INDICATED FOR PERFORMING REQUIRED WORK.
- REMOVE: TO TAKE DOWN OR DETACH A NONHISTORIC ITEM LOCATED WITHIN A HISTORIC SPACE, AREA, OR ROOM, USING METHODS AND EQUIPMENT TO PREVENT DAMAGE TO HISTORIC ITEMS AND SURFACES; DISPOSING OF ITEMS UNLESS INDICATED TO BE SALVAGED OR REINSTALLED.
- RETAIN: TO KEEP EXISTING ITEMS THAT ARE NOT TO BE REMOVED OR DISMANTLED.
- SALVAGE: TO PROTECT REMOVED OR DISMANTLED ITEMS AND DELIVER THEM TO OWNER READY FOR REUSE.

SELECTIVE REMOVAL PLAN NOTES

D01	DISMANTLE FAILING FACE BRICK (INDICATED BY HATCH). SEE ELEVATION 3/A1.01
D02	REMOVE METAL COPING
D03	DISMANTLE & RE-INSTALL STONE COPING
D04	REMOVE BULKHEAD
D05	REMOVE WINDOW
D06	REMOVE METAL PANEL
D07	REMOVE WOOD PANELS
D08	REMOVE WALL OR PORTION THEREOF
D09	REMOVE STEEL COLUMN
D10	REMOVE DOOR, FRAME & TRANSOM
D11	REMOVE CONCRETE RAMP
D12	DISMANTLE PORTION OF FLOOR FRAMING
D13	REMOVE PORTION OF FURRING
D14	PORTION OF MULTI-WYTHE BRICK WALL BOWING OUT TO STREET; SPOT ELEVATIONS INDICATE APPROXIMATE DEPTH OUT OF PLUMB. INVESTIGATE AND REPORT BACK TO ARCHITECT. IF ONLY FACE BRICK IS BOWED CAUSING A LARGE GAP, REBUILD FACE BRICK. IF ENTIRE WALL HAS BOWED, REPORT BACK TO ARCHITECT FOR RE-DESIGN OF STEEL LINTEL TO FULLY SUPPORT BRICK.

NO.	REVISIONS	DATE

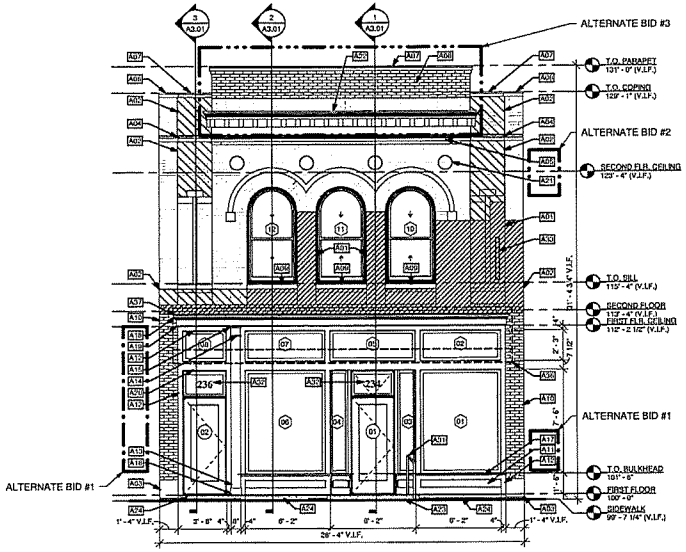
LEGACY architecture
605 Erie Avenue
Sheboygan, Wisconsin 53081
(920) 452-1515
www.legacyarchitecture.com

FACADE RESTORATION FOR:
234-236 NORTH THIRD AVENUE LLC
234-236 N. 3RD AVENUE
STURGEON BAY, WISCONSIN 54235

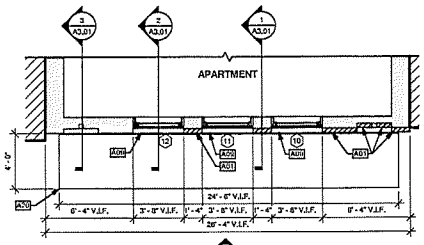
FOR CONSTRUCTION

PROJECT NUMBER	20.016
DRAWN BY	B. SHORT
CHECKED BY	J. LEHRKE
DATE	07/30/20
SHEET TITLE	SELECTIVE REMOVAL PLANS & ELEVATION
SHEET NUMBER	SR1.01

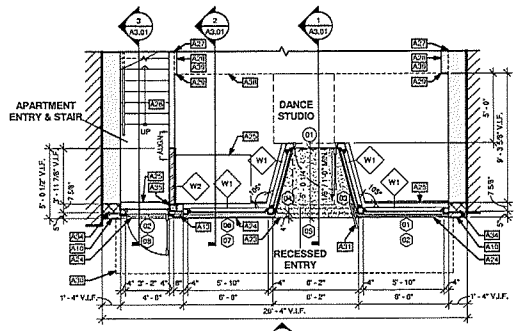
7/31/2020 12:17:21 PM



3 A1.01 FRONT ELEVATION 1/4" = 1'-0"



ACTUAL PLAN 2 A1.01 PARTIAL SECOND FLOOR PLAN 1/4" = 1'-0" FLOOR ELEVATION = 113' - 4" (V.I.F.) U.O.N.



ACTUAL PLAN 1 A1.01 PARTIAL FIRST FLOOR PLAN 1/4" = 1'-0" FLOOR ELEVATION = 100' - 0" U.O.N.

CORRIDORS (IBC 1020)

1020.2 MINIMUM CORRIDOR WIDTH
- WITH AN OCCUPANT LOAD OF LESS THAN 50 — 36" MIN.
- WITHIN A DWELLING UNIT — 36" MIN.

1020.4 DEAD ENDS
- NON-SPRINKLERED BUILDING — 20'-0" MAX.

SOUND TRANSMISSION (IBC 1207.2)

WALLS, PARTITIONS AND FLOOR/CEILING ASSEMBLIES SEPARATING DWELLING UNITS AND SLEEPING UNITS FROM EACH OTHER OR FROM PUBLIC OR SERVICE AREAS SHALL HAVE A SOUND TRANSMISSION CLASS OF NOT LESS THAN 50, OR NOT LESS THAN 45 IF FIELD TESTED.

ALTERNATE BIDS

ALTERNATE BID #1: SMOOTH COMPOSITE EXTERIOR SIDING PANELS & TRIM IN LIEU OF WOOD
ALTERNATE BID #2: STONE TRIM AND RESIN APPLIQUES
ALTERNATE BID #3: EXTEND HEIGHT OF PARAPET AND INSTALL POLYURETHANE CORNICE

GENERAL NOTES

- PATCH OR REPAIR WALL FINISHES AS REQUIRED AT ALL REMOVED MATERIAL OR FIXTURES
- ALIGN FINISH FACE OF NEW WALLS WITH FINISH FACE OF ADJACENT EXISTING WALLS, U.O.N.
- INSTALL BLOCKING AT MID-HEIGHT AT ALL NEW WALLS TALLER THAN 10'-0" IN HEIGHT WITHOUT INSULATION

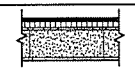
MASONRY NOTES

MASONRY REPOINTING AND REPAIR
- DETERIORATED, CRACKED, AND LOOSE MORTAR SHALL BE REMOVED ONLY IN AREAS THAT REQUIRE WORK TO A MINIMUM DEPTH OF 2 TO 2½ TIMES THE WIDTH OF THE MORTAR JOINT TO ENSURE ADEQUATE BONDING OF THE REPOINTING MORTAR AND PREVENT FUTURE POP OUTS. THIS DETERIORATED AND CRACKED MORTAR SHALL BE CAREFULLY REMOVED BY HAND CHISELING.
- REPOINTING MORTAR SHALL MATCH THE COLOR, TEXTURE, STRENGTH, JOINT WIDTH, AND JOINT PROFILE OF THE EXISTING HISTORIC MORTAR. WHEN MATCHING THE COLOR, THE UN-WEATHERED COLOR SHALL BE MATCHED, AND THE MORTAR SHALL BE ALLOWED TO WEATHER NATURALLY TO MATCH. THE MORTAR SHALL NOT BE ARTIFICIALLY WEATHERED OR STAINED TO MATCH THE EXISTING. LABORATORY MORTAR ANALYSIS IS RECOMMENDED, BUT NOT REQUIRED, IN AREAS IN NEED OF REPAIR TO CREATE A REPOINTING MORTAR TO MATCH THE ORIGINAL HISTORIC MORTAR AS CLOSELY AS POSSIBLE IN TERMS OF COMPOSITION (I.E., RATIO OF LIME, CEMENT, SAND, AND ANY ADDITIVES), STRENGTH, AND COLOR. ASSUMING THE STRUCTURE WAS REPOINTED EVERY 25-30 YEARS, IT COULD DEMONSTRATE SEVERAL DIFFERENT MORTAR COLORS FROM VARIOUS POINTS IN TIME. NEW REPOINTING MORTAR SHALL MATCH THE PREDOMINANT COLOR OF THE WALL TO BE AS VISUALLY UNOBTRUSIVE AS POSSIBLE.
- REPLACE DAMAGED BRICK OR STONE IN KIND WITH NEW TO MATCH EXISTING IN SIZE, COLOR, AND TEXTURE.

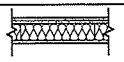
MASONRY PAINT REMOVAL AND CLEANING
- CLEANING OF MASONRY WILL BE ACCOMPLISHED USING THE GENTLEST MEANS POSSIBLE WITHOUT DAMAGING THE SURFACE OF THE MASONRY. SUCCESSFUL CLEANING MAY REQUIRE A COMBINATION OF METHODS, AND THE GENTLEST METHODS SHOULD BE TRIED FIRST.
- AN ORGANIC SOLVENT IS RECOMMENDED FOR MASONRY CLEANING, SUCH AS PROSOCO SURE KLEAN OR DIEDRICH TECHNOLOGIES. ADJUSTMENTS TO THE PRESCRIBED TREATMENT, SUCH AS UTILIZING LONGER SOAKING PERIODS OR UTILIZING ALTERNATIVE MASONRY CLEANING PRODUCTS SHALL BE REVIEWED BY ARCHITECT.
- THE MANUFACTURER'S WRITTEN INSTRUCTIONS SHALL BE AMENDED TO A MAXIMUM OF 400 POUNDS PER SQUARE INCH (PSI) OF PRESSURE AND 6 GALLONS PER MINUTE (GPM) FLOW RATE AND BUFFERED BY A MINIMUM OF A 45 DEGREE FAN NOZZLE.

NEW MASONRY
- NEW MASONRY SHALL MATCH EXISTING IN SIZE, COLOR, AND TEXTURE, AND THE MORTAR SHALL MATCH EXISTING IN COMPOSITION (I.E., RATIO OF LIME, CEMENT, SAND, AND ANY ADDITIVES), STRENGTH, COLOR, TEXTURE, AND TOOLING.

WALL TYPES



W1 — 6" STEEL STUD FRAMED NON-COMBUSTIBLE EXTERIOR WALL WITH WOOD PANEL FINISH
1/2" PAINTED WOOD PANEL, 1.5" RIGID INSULATION (R-7.5) WITH TAPED SEAMS, (1) LAYER 1/2" GYPSUM SHEATHING, 6" STEEL STUDS @ 16" O.C., BLOWN-IN CELLULOSE INSUL. (R-19), 6 MIL VAPOR RETARDER, (1) LAYER 5/8" GYPSUM BOARD



W2 — 1-HR. RATED 3-5/8" STEEL STUD FRAMED PARTITION WALL
GA FILE NO. WP 1055, 50 TO 54 STC
ONE LAYER 5/8" TYPE 'X' GYPSUM WALLBOARD OR GYPSUM VENEER BASE APPLIED PARALLEL OR AT RIGHT ANGLES TO EACH SIDE OF 3-5/8" 18 MIL STEEL STUDS @ 24" O.C. WITH 1" TYPE S SCREWS 8" O.C. AT VERTICAL JOINTS AND 12" O.C. AT WALL PERIMETER AND INTERMEDIATE STUDS. FACE LAYER 5/8" TYPE 'X' GYPSUM WALLBOARD OR GYPSUM VENEER BASE APPLIED PARALLEL OR AT RIGHT ANGLES TO ONE SIDE WITH 1-5/8" TYPE S SCREWS 12" O.C. JOINTS STAGGERED 24" EACH LAYER. SOUND TESTED WITH 3-1/2" GLASS FIBER FRICTION FIT IN STUD SPACE.

KEYNOTES

A01	RE-INSTALL FACE BRICK (INDICATED BY HATCH) AS REQUIRED, SEE MASONRY NOTES
A02	REPOINT MASONRY (INDICATED BY HATCH) AS REQUIRED, SEE MASONRY NOTES
A03	STONE BASE
A04	CLEAN EXISTING STONE TRIM
A05	STONE TRIM TO MATCH EXISTING
A06	INSTALL THRU-WALL FLASHING & RE-INSTALL STONE COPING
A07	STONE COPING TO MATCH EXISTING
A08	BRICK MASONRY PARAPET WALL TO MATCH EXISTING, SEE MASONRY NOTES
A09	STONE SILL TO REMAIN
A10	REPAIR MASONRY WALL & INSTALL NEW FACE BRICK, SEE MASONRY NOTES
A11	1/2" WOOD PANEL, PAINT
A12	2x4x4 WOOD TRIM, PAINT
A13	WOOD PILASTER, PAINT
A14	1x1 WOOD TRIM PILASTER TRIM, PAINT
A15	2x2 WOOD TRIM PILASTER CAPITAL, PAINT
A16	2x6 WOOD TRIM PILASTER BASE, PAINT
A17	WOOD SILL, SLOPE EDGE 15°, PAINT
A18	4" WOOD CHOWN, PAINT
A19	1X10 WOOD TRIM, PAINT
A20	1X8 WOOD TRIM, PAINT
A21	(4) PEARLWORKS INC. DP-1900 RIBBON AND RING RESIN DROP 18-1/2" H, APPLIQUES, PAINT TO MATCH STONE
A22	ARCHITECTURAL ELEMENTS INC. SMOOTH POLYURETHANE CORNICE DENTIL MOULDING "MLD460002", PAINT TO MATCH STONE
A23	4" MIN. CONCRETE LANDING, SLOPE AWAY FROM DOOR 1:48 MAX., SEE STRUCT.
A24	3" CONCRETE CURB V.I.F., SLOPE EDGE 15°
A25	INFILL FLOOR FRAMING, SEE STRUCT.
A26	EXISTING STAIR & HANDRAIL TO REMAIN
A27	LINE OF PLASTER WALL ABOVE FURRING TO CEILING
A28	PORTION OF 10'-0" H. FURRING TO REMAIN
A29	PATCH END OF FURRING WITH GYP. BD. TO MATCH EXISTING
A30	LINE OF AWNING ABOVE
A31	1-1/2" DIA. STEEL HANDRAIL, PAINT. 34"- 38" H. WITH 1.5" MIN. CLEAR TO WALL AND 4.5" MAX. PROJECTION. EXTEND 12" MIN. AT TOP AND BOTTOM. RETURN TOP AND BOT. OF HANDRAILS TO FLOOR
A32	APPLIED BLACK VINYL DIE-CUT CHARACTERS WITH PRESSURE-SENSITIVE ADHESIVE BACKING, CONFIRM ADDRESS NUMBERS, FONT, AND SIZE WITH OWNER
A33	PROJECTING SIGN BY OTHERS
A34	CMU PIER, SEE STRUCTURAL
A35	COLUMN, SEE STRUCTURAL
A36	FABRIC AWNING ON ALUMINUM TUBE FRAME, ATTACH AT MORTAR JOINTS
A37	FLASHING, PAINT TO MATCH TRIM
A38	LINE OF DROPPED CEILING ABOVE BY OTHERS
A39	1x4 CAP, 2x4 APRON & 2/4" COVE ENTIRE LENGTH OF FURRING, STAIN

ACCESSIBLE ENTRANCES (IEBC 705.1.1 & 1012.8.1)

1012.8.1 PARTIAL CHANGE OF OCCUPANCY
WHERE A PORTION OF THE BUILDING IS CHANGED TO A NEW OCCUPANCY CLASSIFICATION, ANY ALTERATION SHALL COMPLY WITH SECTIONS 705, 806, AND 808, AS APPLICABLE.

705.1.1 ENTRANCES
WHERE AN ALTERATION INCLUDES ALTERATIONS TO AN ENTRANCE, AND THE FACILITY HAS AN ACCESSIBLE ENTRANCE ON AN ACCESSIBLE ROUTE, THE ALTERED ENTRANCE IS NOT REQUIRED TO BE ACCESSIBLE UNLESS REQUIRED BY SECTION 705.2.
- AN EXISTING ACCESSIBLE ENTRANCE IS PROVIDED AT THE REAR OF THE BUILDING NEAR OFF-STREET PARKING

USE & OCCUPANCY CLASSIFICATION (IBC 302)

ASSEMBLY GROUP A-3 DANCE HALLS / GYMNASIUMS (WITHOUT SPECTATOR SEATING)
RESIDENTIAL GROUP R-3 BUILDINGS THAT DO NOT CONTAIN MORE THAN TWO DWELLING UNITS
STORAGE GROUP S-1 MODERATE HAZARD STORAGE

SPECIAL DETAILED REQUIREMENTS: GROUP R-3 (IBC 420)

420.2 SEPARATION WALLS
WALLS SEPARATING DWELLING UNITS FROM OTHER OCCUPANCIES CONTIGUOUS TO THEM IN THE SAME BUILDING SHALL BE CONSTRUCTED AS FIRE PARTITIONS IN ACCORDANCE WITH SECTION 708.

420.3 HORIZONTAL ASSEMBLIES
FLOOR ASSEMBLIES SEPARATING DWELLING UNITS FROM OTHER OCCUPANCIES CONTIGUOUS TO THEM IN THE SAME BUILDING SHALL BE CONSTRUCTED AS HORIZONTAL ASSEMBLIES IN ACCORDANCE WITH SECTION 711.

NONSEPARATED OCCUPANCIES (IBC 508.3)

0.500 OF FOR MOST RESTRICTIVE OCCUPANCIES GROUP A-3
BUILDING COMPLIES & SHALL HAVE NONSEPARATED OCCUPANIES

508.3.3 SEPARATION, EXCEPTION 2
GROUP R-3 DWELLING UNITS SHALL BE SEPARATED FROM OTHER OCCUPANCIES CONTIGUOUS TO THEM IN ACCORDANCE WITH THE REQUIREMENTS OF SECTION 420.

ALLOWABLE BUILDING HEIGHTS (IBC 504)

TYPE OF CONSTRUCTION: TYPE IIIB, NON-SPRINKLERED

OCCUPANCY	ALLOWABLE BUILDING HEIGHT	ACTUAL HEIGHT
GROUP A-3	< 55'-0", 2 STORIES (ZONING 45'-0")	31'-4 1/2", 2 STORIES
GROUP R-3	< 55'-0", 4 STORIES (ZONING 45'-0")	31'-4 1/2", 2 STORIES
GROUP S-1	< 55'-0", 2 STORIES (ZONING 45'-0")	31'-4 1/2", 2 STORIES

FIRE-RESISTANCE RATING REQUIREMENTS (IBC 601 & 602.3)

BUILDING CONSTRUCTION	TYPE IIIB
PRIMARY STRUCTURAL FRAME	0-HR
BEARING WALLS – EXTERIOR	2-HR
BEARING WALLS – INTERIOR	0-HR
NONBEARING WALLS & PARTITIONS – EXTERIOR	0-HR, NON-COMBUSTIBLE
NONBEARING WALLS & PARTITIONS – INTERIOR	0-HR
FLOOR CONSTRUCTION & SECONDARY MEMBERS	0-HR
ROOF CONSTRUCTION & SECONDARY MEMBERS	0-HR

MARKING & IDENTIFICATION (IBC 703.7)

WHERE THERE IS AN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING, OR ATTIC SPACE, FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS, AND SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH SIGNS OR STENCILING IN THE CONCEALED SPACE. SUCH IDENTIFICATION SHALL:
1. BE LOCATED WITHIN 15 FEET OF THE END OF EACH WALL AND AY INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE WALL OR PARTITION.
2. INCLUDE LETTERING NOT LESS THAN 3 INCHES IN HEIGHT WITH A MINIMUM 3/8-INCH STROKE IN A CONTRASTING COLOR INCORPORATING THE SUGGESTED WORDING, "FIRE PARTITION - PROTECT ALL OPENINGS," OR OTHER WORDING.

FIRE PARTITIONS (IBC 708)

708.3 FIRE-RESISTANCE RATING
FIRE PARTITIONS SHALL HAVE A FIRE-RESISTANCE RATING OF NOT LESS THAN 1 HOUR.

708.4 CONTINUITY
FIRE PARTITIONS SHALL EXTEND FROM THE TOP OF THE FOUNDATION OR FLOOR/CEILING ASSEMBLY BELOW TO THE UNDERSIDE OF THE FLOOR OR ROOF SHEATHING, SLAB OR DECK ABOVE AND SHALL BE SECURELY ATTACHED THERETO.

HORIZONTAL ASSEMBLIES (IBC 711)

711.2.2 SUPPORTING CONSTRUCTION, EXCEPTION:
IN BUILDINGS OF TYPE IIB, IIIB, OR VB CONSTRUCTION, THE CONSTRUCTION SUPPORTING THE HORIZONTAL ASSEMBLY IS NOT REQUIRED TO BE FIRE-RESISTANCE RATED AT THE FOLLOWING:
2. HORIZONTAL ASSEMBLIES AT THE SEPARATIONS OF DWELLING UNITS AS REQUIRED BY SECTION 420.3

711.2.4.3 DWELLING UNITS
HORIZONTAL ASSEMBLIES SERVING AS DWELLING UNIT SEPARATIONS IN ACCORDANCE WITH 420.3 SHALL BE NOT LESS THAN 1-HOUR FIRE-RESISTANCE-RATED CONSTRUCTION.

ELEVATION CHANGE (IBC 1003.5)

1003.5 ELEVATION CHANGE
WHERE CHANGES IN ELEVATION OF LESS THAN 12" EXIST IN THE MEANS OF EGRESS, SLOPED SURFACES SHALL BE USED. WHERE THE SLOPE IS GREATER THAN ONE UNIT VERTICAL IN 20 UNITS (5-PERCENT SLOPE), RAMPS COMPLYING WITH SECTION 1012 SHALL BE USED.
EXCEPTION 1: A SINGLE STEP WITH A MAXIMUM RISER HEIGHT OF 7" IS PERMITTED FOR BUILDINGS WITH OCCUPANCIES IN GROUP A-3 AT EXTERIOR DOORS NOT REQUIRED TO BE ACCESSIBLE BY CHAPTER 11.
EXCEPTION 2: A STAIR WITH A SINGLE RISER OR WITH TWO RISERS AND A TREAD IS PERMITTED AT LOCATIONS NOT REQUIRED TO BE ACCESSIBLE BY CHAPTER 11 WHERE THE RISERS AND TREADS COMPLY WITH SECTION 1011.5, THE MINIMUM DEPTH IS 13" AND NOT LESS THAN ONE HANDRAIL COMPLYING WITH SECTION 1014.5 PROVIDED WITHIN 30" OF THE CENTERLINE OF THE NORMAL PATH OF EGRESS TRAVEL ON THE STAIR.

COMMON PATH OF EGRESS TRAVEL (IBC 1006.2.1)

• A OCCUPANCIES	75'-0" MAX.
• R-3 OCCUPANCY	125'-0" MAX.
• S OCCUPANCIES	100'-0" MAX.

FLOOR ELEVATION (IBC 1010.1.5)

1010.1.5 FLOOR ELEVATION
THERE SHALL BE A FLOOR OR LANDING ON EACH SIDE OF A DOOR. SUCH FLOOR OR LANDING SHALL BE AT THE SAME ELEVATION ON EACH SIDE OF THE DOOR. LANDINGS SHALL BE LEVEL EXCEPT FOR EXTERIOR LANDINGS, WHICH ARE PERMITTED TO HAVE A SLOPE NOT TO EXCEED 0.25 UNIT VERTICAL IN 12 UNITS HORIZONTAL (2-PERCENT SLOPE).
EXCEPTION 2: EXTERIOR DOORS AS PROVIDED FOR IN SECTION 1003.5, EXCEPTION 1, AND SECTION 1022.2, WHICH ARE NOT REQUIRED ON AN ACCESSIBLE ROUTE.

EXIT ACCESS TRAVEL DISTANCE (IBC 1017.2)

• A, R, & S-1 OCCUPANCIES	200'-0" MAX.

FOR CONSTRUCTION

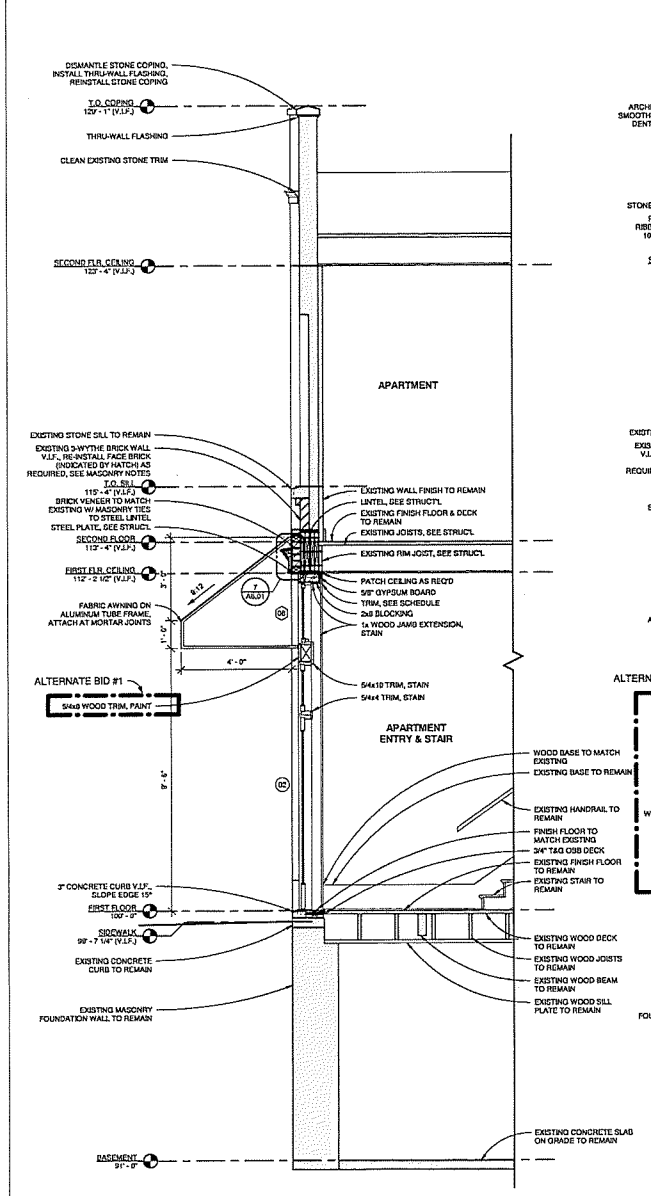
NO.	REVISIONS	DATE

LEGACY architecture
605 Erie Avenue
Sheboygan, Wisconsin 53081
(920) 452-4000
www.legacy-architecture.com

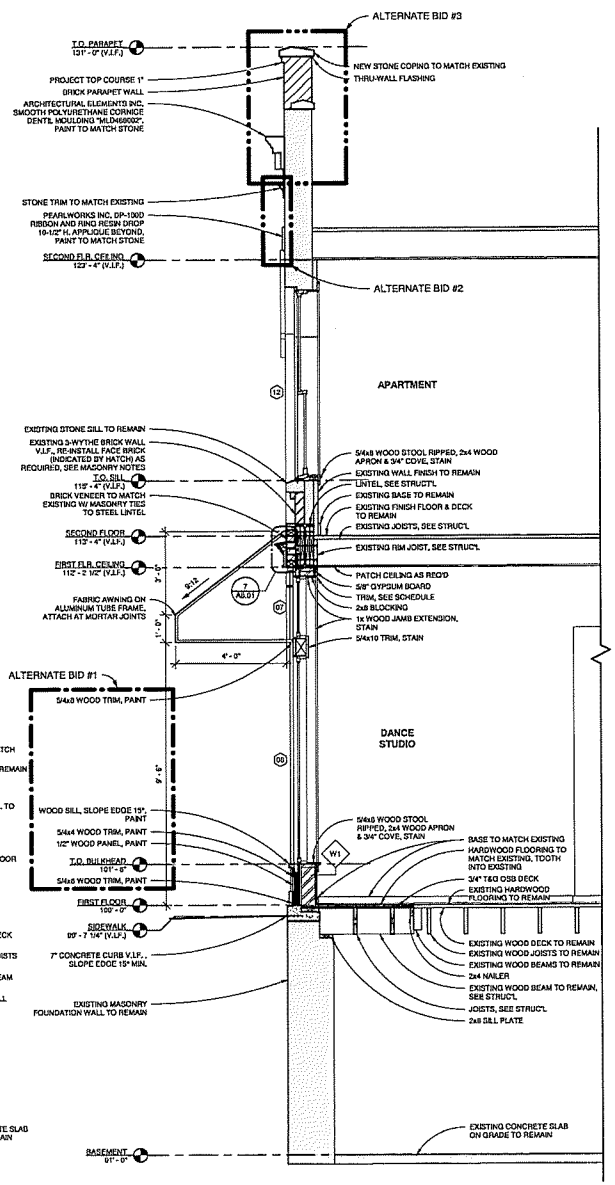
FACADE RESTORATION FOR: 234-236 NORTH THIRD AVENUE LLC
234-236 N. 3RD AVENUE
STURGEON BAY, WISCONSIN 54235

PROJECT NUMBER	20.018
DRAWN BY	B. SHORT
CHECKED BY	J. LEHRKE
DATE	07/30/20
SHEET TITLE	FLOOR PLANS & ELEVATION
SHEET NUMBER	A1.01

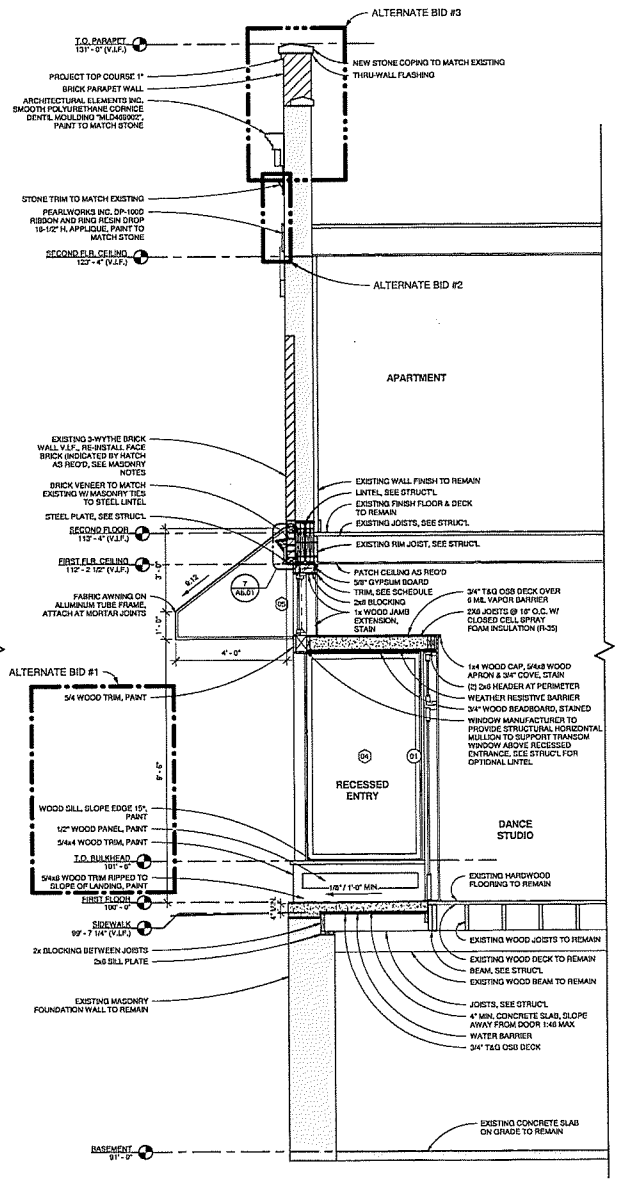
7/31/2020 12:17:18 PM



3 SECTION @ APARTMENT ENTRY
A3.01 1/2" = 1'-0"



2 SECTION @ TYP. STOREFRONT BULKHEAD & WINDOW
A3.01 1/2" = 1'-0"



1 SECTION @ RECESSED STOREFRONT ENTRY
A3.01 1/2" = 1'-0"

FOR CONSTRUCTION

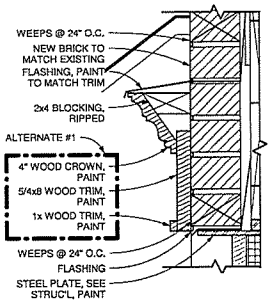
NO.	REVISIONS	DATE

LEGACY architecture
605 Erie Avenue
Sheboygan, Wisconsin 53081
920.803.9013
www.legacy-architecture.com

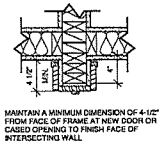
FACADE RESTORATION FOR:
234-236 NORTH THIRD AVENUE LLC
234-236 N. 3RD AVENUE
STURGEON BAY, WISCONSIN 54235

PROJECT NUMBER	20.018
DRAWN BY	B. SHORT
CHECKED BY	J. LEHRKE
DATE	07/30/20
SHEET TITLE	SECTIONS
SHEET NUMBER	A3.01

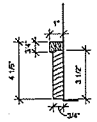
7/31/2020 12:17:20 PM

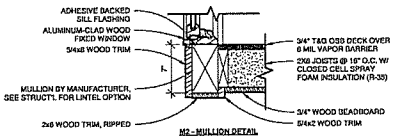


7 A6.01 STOREFRONT CORNICE DETAIL
3" = 1'-0"

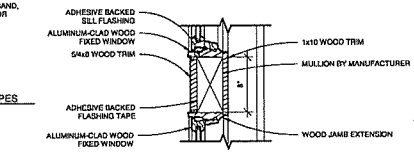


6 A6.01 DOOR TRIM AT INTERSECTING WALL DETAIL
1 1/2" = 1'-0"



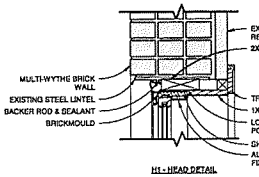


M2 - MULLION DETAIL

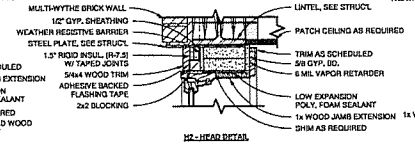


M1 - MULLION DETAIL

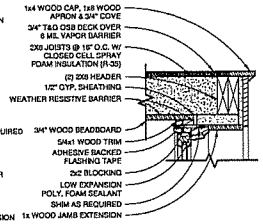
5 A6.01 INTERIOR TRIM TYPES
3" = 1'-0"



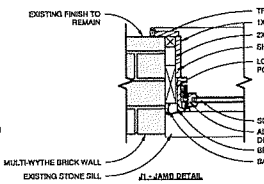
H1 - HEAD DETAIL



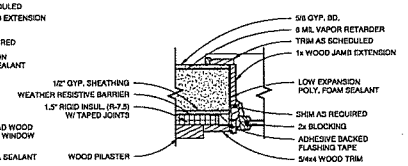
H2 - HEAD DETAIL



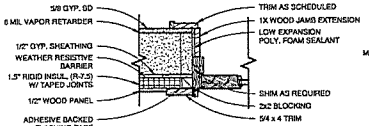
H3 - HEAD DETAIL



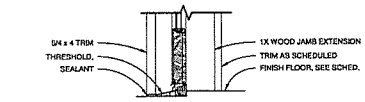
J1 - JAMB DETAIL



J2 - JAMB DETAIL

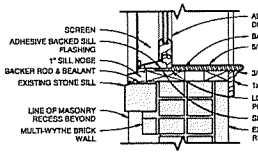


EXTERIOR JAMB DETAIL

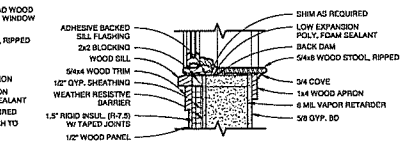


EXTERIOR THRESHOLD DETAIL

4 A6.01 EXTERIOR DOOR DETAILS
1 1/2" = 1'-0"

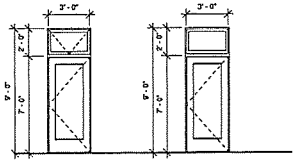


S1 - SILL DETAIL



S2 - SILL DETAIL

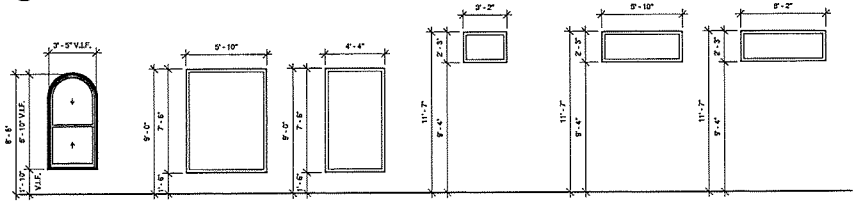
3 A6.01 TYP. WINDOW DETAILS
1 1/2" = 1'-0"



D1
- SWINGING DOOR
- ALUMINUM-CLAD WOOD
- FULL LITE
- OPERABLE TRANSOM

D2
- SWINGING DOOR
- ALUMINUM-CLAD WOOD
- FULL LITE
- FIXED TRANSOM

2 A6.01 DOOR TYPES
1/4" = 1'-0"



W1
- DOUBLE-HUNG
- ALUMINUM-CLAD WOOD
- ROUND ARCH TOP
- BRICK MOLD

W2
- FIXED
- ALUMINUM-CLAD WOOD

W3
- FIXED
- ALUMINUM-CLAD WOOD

W4
- FIXED
- ALUMINUM-CLAD WOOD

W5
- FIXED
- ALUMINUM-CLAD WOOD

W6
- FIXED
- ALUMINUM-CLAD WOOD

1 A6.01 WINDOW TYPES
1/4" = 1'-0"

GENERAL DOOR NOTES

- ROUGH OPENINGS SHALL BE 3/8" LARGER THAN FRAME IN EACH DIRECTION.
- FLOOR ELEVATIONS: LANDINGS SHALL BE LEVEL EXCEPT FOR EXT. LANDINGS, WHICH ARE PERMITTED TO HAVE A SLOPE NOT TO EXCEED 1/4 UNIT VERTICAL IN 12 UNITS HORIZONTAL.
- HARDWARE: DOOR HANDLES, PULLS, LATCHES, LOCKS & OTHER OPERATING DEVICES ON DOORS REQUIRED TO BE ACCESSIBLE SHALL NOT REQUIRE TIGHT GRASPING, TIGHT PINCHING, OR TWISTING OF THE WRIST TO OPERATE AND SHALL BE LEVER HANDLE OPERATED.
- HARDWARE HEIGHT: DOOR HANDLES, PULLS, LATCHES, LOCKS & OTHER OPERATING DEVICES ON SHALL BE INSTALLED 34" MIN. & 48" MAX. ABOVE THE FINISHED FLOOR. LOCKS USED ONLY FOR SECURITY PURPOSES AND NOT USED FOR NORMAL OPERATION ARE PERMITTED AT ANY HEIGHT.
- THRESHOLDS: THRESHOLDS AT DOORWAYS SHALL NOT EXCEED 1/2". RAISED THRESHOLDS AND FLOOR LEVEL CHANGES GREATER THAN 1/4" AT DOORWAYS SHALL BE BEVELED WITH A SLOPE NOT GREATER THAN 1 UNIT VERTICAL IN 2 UNITS HORIZONTAL.
- BASIS OF DESIGN FOR NEW DOORS IS MARVIN ULTIMATE COMMERCIAL DOOR
  INTERIOR: CLEAR PINE, UNFINISHED, READY FOR SITE FINISHING
  EXTERIOR: ALUMINUM CLADDING IN COLOR TBD

DOOR SCHEDULE

DOOR NO.	WIDTH	HEIGHT	DOOR TYPE	FRAME TYPE	HARDWARE	TRANSOM	EXTERIOR FINISH	INTERIOR FINISH	TRIM	REMARKS
FIRST FLOOR										
01	3' - 0"	7' - 0"	D1	F1	H1	TR1	N1	N2	T1	
02	3' - 0"	7' - 0"	D2	F1	H2	TR2	N1	N2	T1	

KEY

FRAME
F1 BY MANUFACTURER

HARDWARE
H1 1.5 PR. HINGES, CLOSER, PUSH/PULL, DEADBOLT, THRESHOLD, SWEEP, WEATHERSTRIPPING
H2 1.5 PR. HINGES, CLOSER, ENTRANCE LOCK, DEADBOLT, THRESHOLD, SWEEP, WEATHERSTRIPPING

TRANSOM
TR1 HOPPER TRANSOM WINDOW, 2' - 0" H, (V.I.F.) x WIDTH OF DOOR
TR2 FIXED TRANSOM WINDOW, 2' - 0" H, (V.I.F.) x WIDTH OF DOOR

FINISHES
N1 BY MANUFACTURER
N2 STAIN & SEAL

TRIM
T1 1x4 WOOD TRIM WITH 5/4x1 BACK BAND, FINISH TO MATCH DOOR INTERIOR FINISH

REMARKS
R1 -

GENERAL WINDOW NOTES

- ALL WINDOW OPENINGS SHALL BE FIELD MEASURED BEFORE ORDERING. WINDOWS SIZES SHOWN ARE FOR REFERENCE ONLY.
- ROUGH OPENINGS SHALL BE 3/8" LARGER THAN FRAME IN EACH DIRECTION.
- SIZE WINDOWS FOR EXISTING OPENINGS WITHOUT PANNING.
- FINISH: ALL NEW WOOD WINDOWS AND TRIM SHALL BE STAINED AND SEALED ON THE INTERIOR TO MATCH ADJACENT EXISTING MATERIALS
- BASIS OF DESIGN FOR NEW DOUBLE HUNG WINDOWS IS MARVIN ULTIMATE ROUND ARCH DOUBLE HUNG
  WINDOW INTERIOR: CLEAR PINE, UNFINISHED, READY FOR SITE FINISHING
  EXTERIOR: ALUMINUM CLADDING IN COLOR TBD
  SASH: EXTERIOR PROFILE PUTTY GLAZE
  HARDWARE: HISTORIC SPOON-STYLE SASH LOCK, OPERATIONAL SASH LIFT, MATTE BLACK FINISH
  SCREENS: IN VIEW, HALF-SIDE, COLOR TO MATCH WINDOW CLADDING
- BASIS OF DESIGN FOR NEW STOREFRONT WINDOWS IS MARVIN ULTIMATE PICTURE
  WINDOW INTERIOR: CLEAR PINE, UNFINISHED, READY FOR SITE FINISHING
  EXTERIOR: ALUMINUM CLADDING IN COLOR TBD
  SASH: EXTERIOR PROFILE PUTTY GLAZE

WINDOW SCHEDULE

WINDOW NO.	TYPE	WIDTH	HEIGHT	HEAD TYPE	JAMB TYPE	SILL TYPE	REMARKS
01	W2	5' - 10"	7' - 6"	M1	J2	S2	
02	W5	5' - 10"	2' - 3"	H2	J2	M1	
03	W3	4' - 4"	7' - 6"	H3	J2	S2	
04	W3	4' - 4"	7' - 6"	H3	J2	S2	
05	W6	8' - 2"	2' - 3"	H2	J2	M2	
06	W2	5' - 10"	7' - 6"	M1	J2	S2	
07	W5	5' - 10"	2' - 3"	H2	J2	M1	
08	W4	3' - 2"	2' - 3"	H2	J2	M1	
10	W1	3' - 5"	6' - 10"	H1	J1	S1	
11	W1	3' - 5"	6' - 10"	H1	J1	S1	
12	W1	3' - 5"	6' - 10"	H1	J1	S1	

KEY

REMARKS

NO.	REVISIONS	DATE

LEGACY architecture
605 Erie Avenue
Sheboygan, Wisconsin 53081
(920) 452-5353
www.legacy-architecture.com

FACADE RESTORATION FOR:
234-236 NORTH THIRD AVENUE LLC
234-236 N. 3RD AVENUE
STURGEON BAY, WISCONSIN 54235

FOR CONSTRUCTION

PROJECT NUMBER
20.018

DRAWN BY
B. SHORT

CHECKED BY
J. LEHRKE

DATE
07/30/20

SHEET TITLE
DOOR AND WINDOW SCHEDULES

SHEET NUMBER
A6.01

7/31/2020 12:17:22 PM

LEGACY
architecture
605 Erie Avenue
Sheboygan, Wisconsin 53081
(920) 783-6303
www.legacy-architecture.com

FACADE RESTORATION FOR:
234-236 NORTH THIRD AVENUE LLC

234-236 N. 3RD AVENUE
STURGEON BAY, WISCONSIN 54235

PROJECT NUMBER
20.018
DATE
08/12/20
SHEET NUMBER
1

FRONT ELEVATION
1/4" = 1'-0"

04/25/2015

Google Maps 228 N 3rd Ave

Image capture: Aug 2019 © 2020 Google

Sturgeon Bay, Wisconsin

Google

Street View