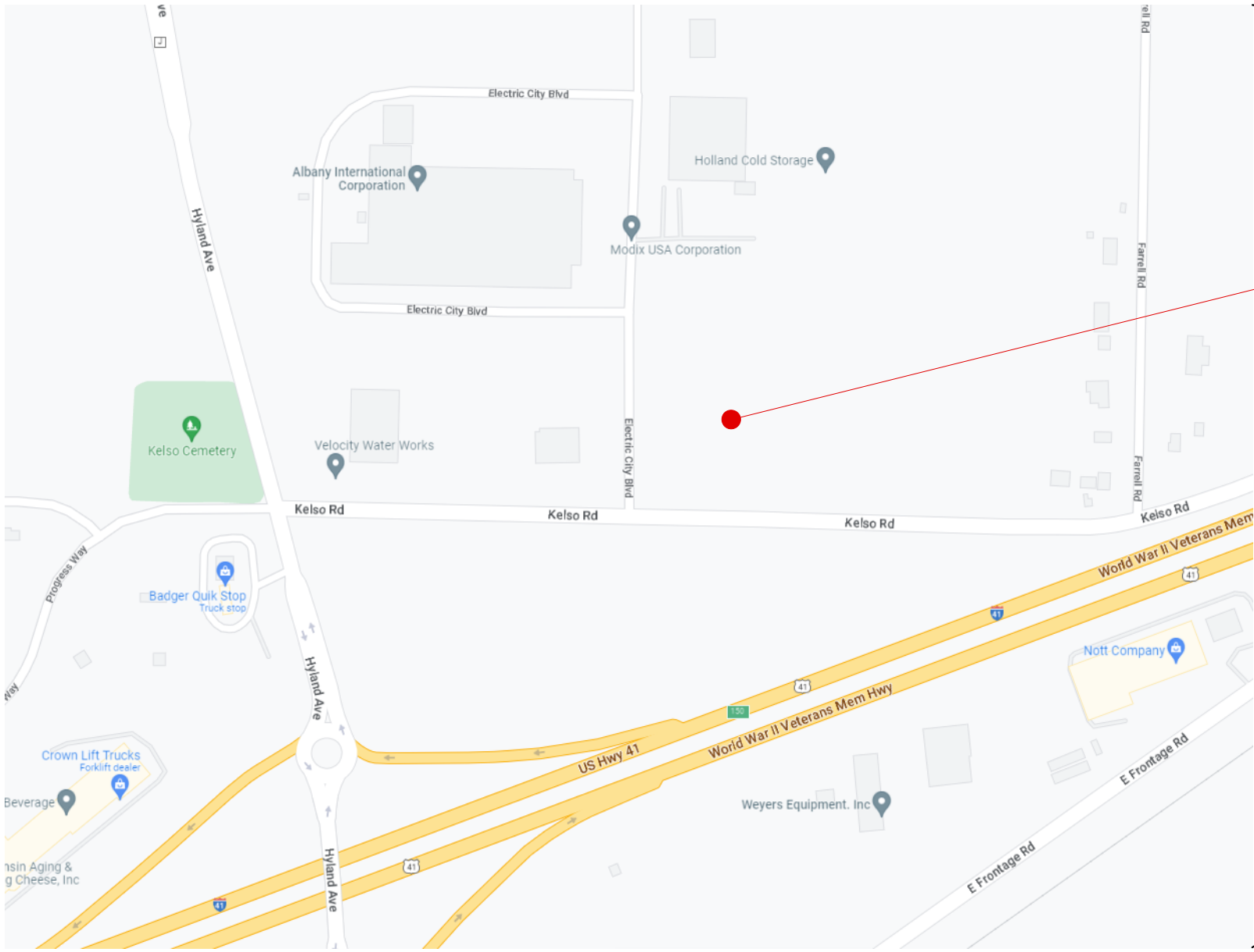
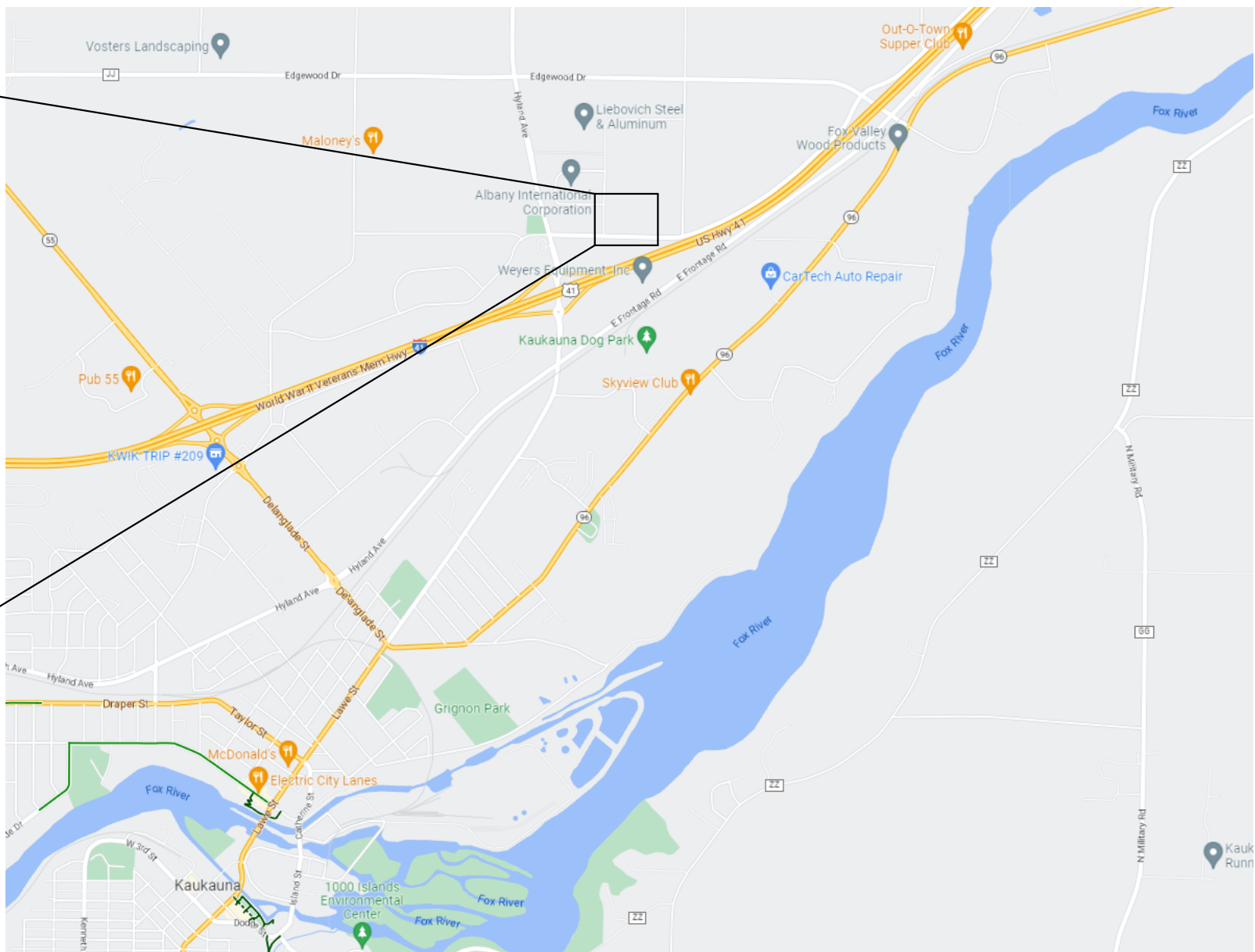


STRAIGHTLINE REFRIGERATION OFFICE & FABRICATION SHOP

Kaukauna, WI 54130



2 SITE LOCATION MAP
1/4" = 1'-0"



3 SITE PROXIMITY MAP
1/4" = 1'-0"



Sheet List	
TS	TITLE SHEET
C1	SITE PLAN
LS1.1	LIFE SAFETY PLAN
A1.1	FLOOR PLAN
A1.2	2ND FLOOR PLAN
A3	NORTH & SOUTH ELEVATIONS
A3.1	EAST & WEST ELEVATION
A3.2	EXTERIOR RENDERS
A3.3	EXTERIOR RENDERS
S1	FOUNDATION PLAN

SYMBOLS	
	1 DETAIL NUMBER
	A3 SHEET SECTION IS LOCATED ON
	1 GRID LINE DESIGNATION
	ELEV. 100'-0"
	ROOM NAME AND NUMBER
	DOOR TAG
	WINDOW TAG
	ELEVATION NUMBER
	A3 SHEET ELEVATION IS LOCATED ON
	DETAIL NUMBER
	A3 SHEET DETAIL IS LOCATED ON

PLAN DEVELOPMENT LOG		
SET DESCRIPTION	DATE	PAGES INVOLVED WITH SET
PLAN DEVELOPMENT SET #1	4/6/23	TS, CQ, LS1.1, A1.1, A1.2, A3, A3.1, A3.2, A3.3, S1

DESIGN / BUILD
GENERAL CONTRACTING
STEEL FABRICATION

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Established 1976

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Sheet Issue Date:
03/09/23

Revision History	
Revision Number	Revision Date

PROJECT:

STRAIGHTLINE REFRIGERATION
OFFICE & FABRICATION SHOP

Kaukauna, WI 54130

SHEET NO.:

TS

TITLE SHEET

CODE REVIEW

1.) FACILITY INFORMATION

- A. NAME OF DEVELOPMENT: OFFICE & FABRICATION SHOP
B. DEVELOPER

2.) PROJECT TEAM

- A. ENGINEER OF RECORD
• JAY MCKEEFRY
B. PROJECT MANAGER
•
C. CIVIL ENGINEER
• MAU
D. MECHANICAL/ELECTRICAL/PLUMBING ENGINEER

3.) APPLICABLE BUILDING CODES

- A. 2015 INTERNATIONAL BUILDING CODE (IBC)
B. 2015 INTERNATIONAL FIRE CODE (IFC)
C. 2015 INTERNATIONAL ENERGY CONSERVATION CODE (IECC) (COMMERCIAL PROVISIONS)
D. 2015 INTERNATIONAL MECHANICAL CODE (IMC)
E. 2015 INTERNATIONAL PLUMBING CODE (IPC)

4.) DESCRIPTION OF WORK

THE PROJECT REPRESENTS THE NEW CONSTRUCTION OF A FABRICATION SHOP WITH A SUPPORTING OFFICE. THE STRUCTURE, EXTERIOR WALLS, ROOF, AND INTERIOR PARTITIONS TO BE NEW, NON-COMBUSTIBLE CONSTRUCTION WITH COMMERCIAL GRADE ARCHITECTURAL FINISHES.

5.) FACILITY AREA, HEIGHT, AND NUMBER OF STORIES

- A. THE BUILDING IS APPROXIMATELY 32,012 SF ON AN EXISTING LOT.
B. THE BUILDING HEIGHT IS EXISTING, APPROXIMATELY 45'-0" TO TOP OF HIGHEST POINT
C. THE FACILITY IS A 2 STORY FACILITY. BUILT ON FROST WALLS AND FOOTINGS.
D. THERE IS NO BASEMENT OR CRAWLSPACE UNDER THE LOWERMOST STORY (SLAB CONSTRUCTION) OR OCCUPIED ATTIC.

6.) TYPE OF CONSTRUCTION: TYPE IIB

- A. NEW EXTERIOR WALLS WILL BE STEEL GIRTS/INSULATED METAL WALL PANEL (IMP).
B. INTERIOR WALLS ARE TYPICALLY METAL STUDS COVERED WITH PRE-ENGINEERED PANEL OR DRYWALL. (FIRE RATED WHERE REQUIRED)

7.) OCCUPANCY USE-GROUP CLASSIFICATIONS

- A. B (BUSINESS)
B. F-2 (FACTORY)
C. S-1 (STORAGE)

8.) FIRE PROTECTION FEATURES

- A. THE BUILDING IS NOT SPRINKLERED WITH REQUIRED SENSORS AND SMOKE DETECTORS PER NFPA-13 (IBC 903.2.9, 903.3, (MECHANICAL SMOKE OR VENT 910.2.1)
B. ALL SMOKE DETECTORS SHALL BE DIRECTLY AND PERMANENTLY WIRED TO A PROPER UN-SWITCHED CIRCUIT AND BE PROVIDED VIA POWER SOURCE BACKUP.
C. SMOKE DETECTORS SHALL BE LOCATED IN THE UTILITY ROOM AND SHALL BE WIRED TO AN UN-SWITCHED CIRCUIT W/EMERGENCY BACKUP POWER.
D. PER TABLE 906.3 (1) IN THE IBC 2015, MAXIMUM DISTANCE OF TRAVEL TO FIRE EXTINGUISHER TO BE 75'-0".

9.) LIFE SAFETY PLAN

- A. FLOOR PLAN, TRAVEL DISTANCE, ACCESSIBLE ROUTE (SEE LIFE SAFETY PLAN)
B. DISTANCE TO PROPERTY LINES, STREETS, BUILDINGS ON SAME SITE (SEE SHEET C1 SITE PLAN)
C. EXTERIOR EXIT DOORS AT EACH ACCESSIBLE PATH EGRESS EXIT
D. EXIT SIGNAGE LOCATION AND TYPES (SEE ELECTRICAL CONSULTANT SUBMISSION)
• PER SECTION 1013 EXIT SIGN PLACEMENT SHALL BE SUCH THAT NO POINT IN AN EXIT ACCESS CORRIDOR OR EXIT PASSAGEWAY IS MORE THAN 100'-0" OR THE LISTED VIEWING DISTANCE FROM THE SIGN, WHICHEVER IS LESS, FROM THE NEAREST VISIBLE EXIT SIGN.
E. NUMBER OF OCCUPANTS USING EXIT AND EXIT WIDTH
• 0.20 INCHES/OCC (PER 1005.3.2 2015 IBC)
• FL 1 = 220 OCC. TOTAL WIDTH REQ. = 44" IN
• FL 1 PROVIDED EXIT WIDTH = 5 EGRESS DOORS ON ACCESSIBLE ROUTE (EST. 32" IN. CLEAR EACH) WIDTH = EST. 160 IN.
F. EMERGENCY LIGHTING LOCATIONS (SEE ELECTRICAL CONSULTANT SUBMISSION)
G. FIRE DEPARTMENT CONNECTIONS AND CONTROL PANEL LOCATIONS (SEE MEP CONSULTANT SUBMISSION)
H. ACCESSIBLE ENTRANCES AND EXITS (SEE PLAN)
I. ELEVATOR (N/A)
J. AREAS OF REFUGE (1)

BUILDING CODE REQUIREMENTS - IBC 2015

BUILDING TYPE / SIZE REQUIREMENTS

BUILDING OCCUPANCY CHAPTER 3 = (F-2) FACTORY
(S-1) STORAGE
(B) BUSINESS
CLASS OF CONSTRUCTION = IIB NONCOMBUSTIBLE MATERIALS

BUILDING HEIGHT LIMITATIONS

BUILDING HEIGHT O.K. (55' ALLOWABLE)

BUILDING AREA LIMITATIONS

SEE PLAN VIEW FOR ALLOWABLE BUILDING AREA CALCULATIONS

FIRE RESISTANCE CONSTRUCTION

GREATER THAN 30'-0" FIRE SEPARATION DISTANCE
NO EXTERIOR WALL RATING REQUIRED

EGRESS LIGHTING

EXIT LIGHTS REQUIRED PER 1008.1
MEANS OF EGRESS ILLUMINATION TO BE PROVIDED PER 1008.2.1
= MIN 1 FOOT CANDLE AVE
EMERGENCY POWER SHALL BE PROVIDED PER 1008.3

BUILDING ACCESS / EGRESS INFORMATION

(F-2) OCCUPANTS BASED ON AREA = 224 OCCUPANTS
(B) OCCUPANTS BASED ON AREA = 40 OCCUPANTS
(S-1) OCCUPANTS BASED ON AREA = 17 OCCUPANTS

SANITARY FACILITIES - PER OCCUPANCY

(B) - (40 OCCUPANTS) 1 PER 25 OCCUPANTS = 0.8 MEN / 0.8 WOMEN
(F-2) - (224 OCCUPANTS) 1 PER 100 OCCUPANTS = 1.2 MEN / 1.2 WOMEN
(S-1) - (17 OCCUPANTS) 1 PER 100 OCCUPANTS = 0.2 MEN / 0.2 WOMEN
(3) FIXTURES REQUIRED MEN / (4) FIXTURES PROVIDED
(3) FIXTURES REQUIRED WOMEN / (3) FIXTURES PROVIDED
(2) DRINKING FOUNTAINS W/ BOTTLE FILLERS PROVIDED

FIRE EXTINGUISHERS

TYPE OF BUILDING HAZARD - MODERATE
TYPE OF EXTINGUISHER REQUIRED - ABC
MAXIMUM TRAVEL DISTANCE - 75'
NUMBER OF EXTINGUISHERS REQUIRED (8) LOCATION TO BE VERIFIED AT TIME OF INSTALLATION

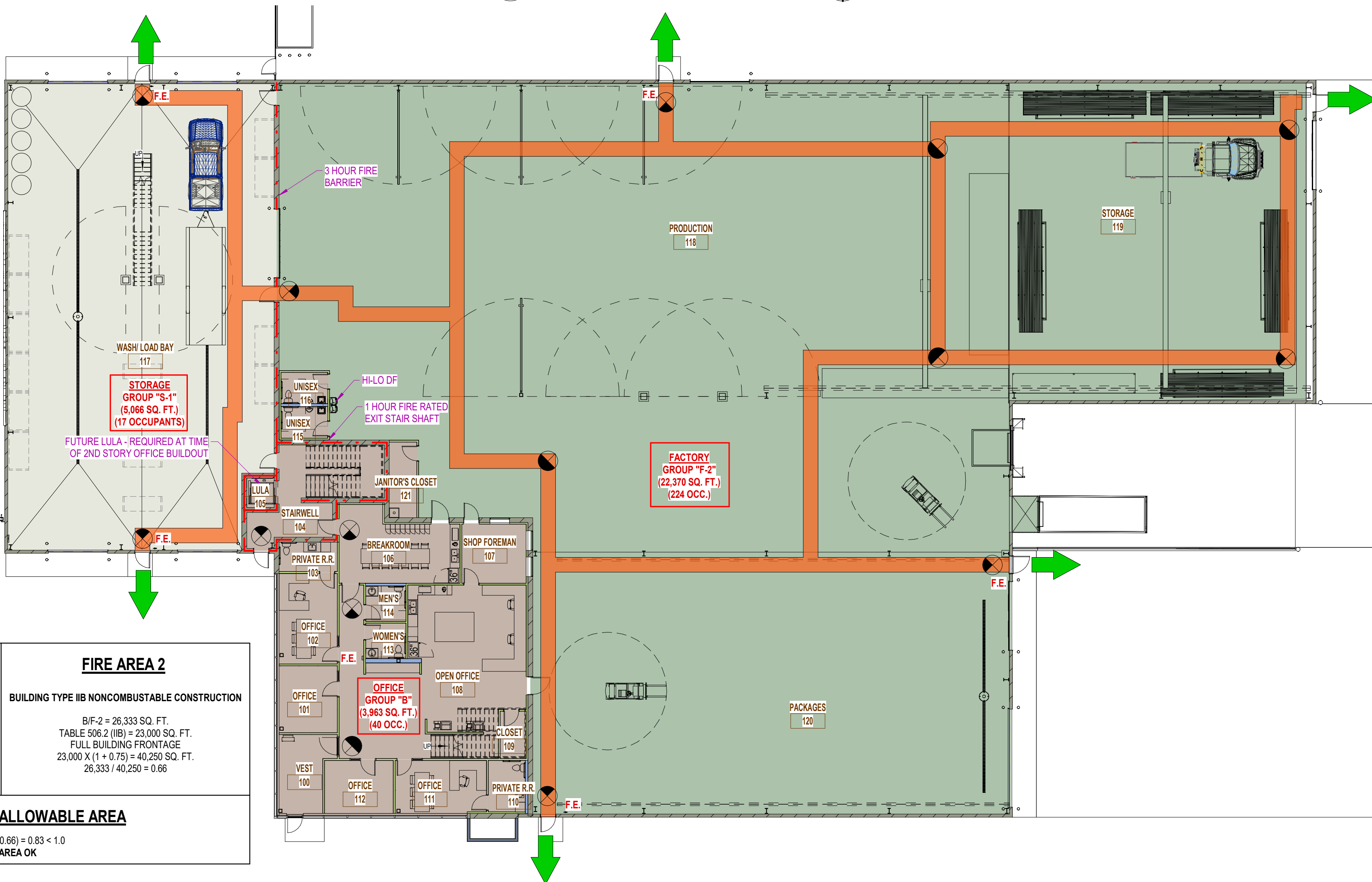
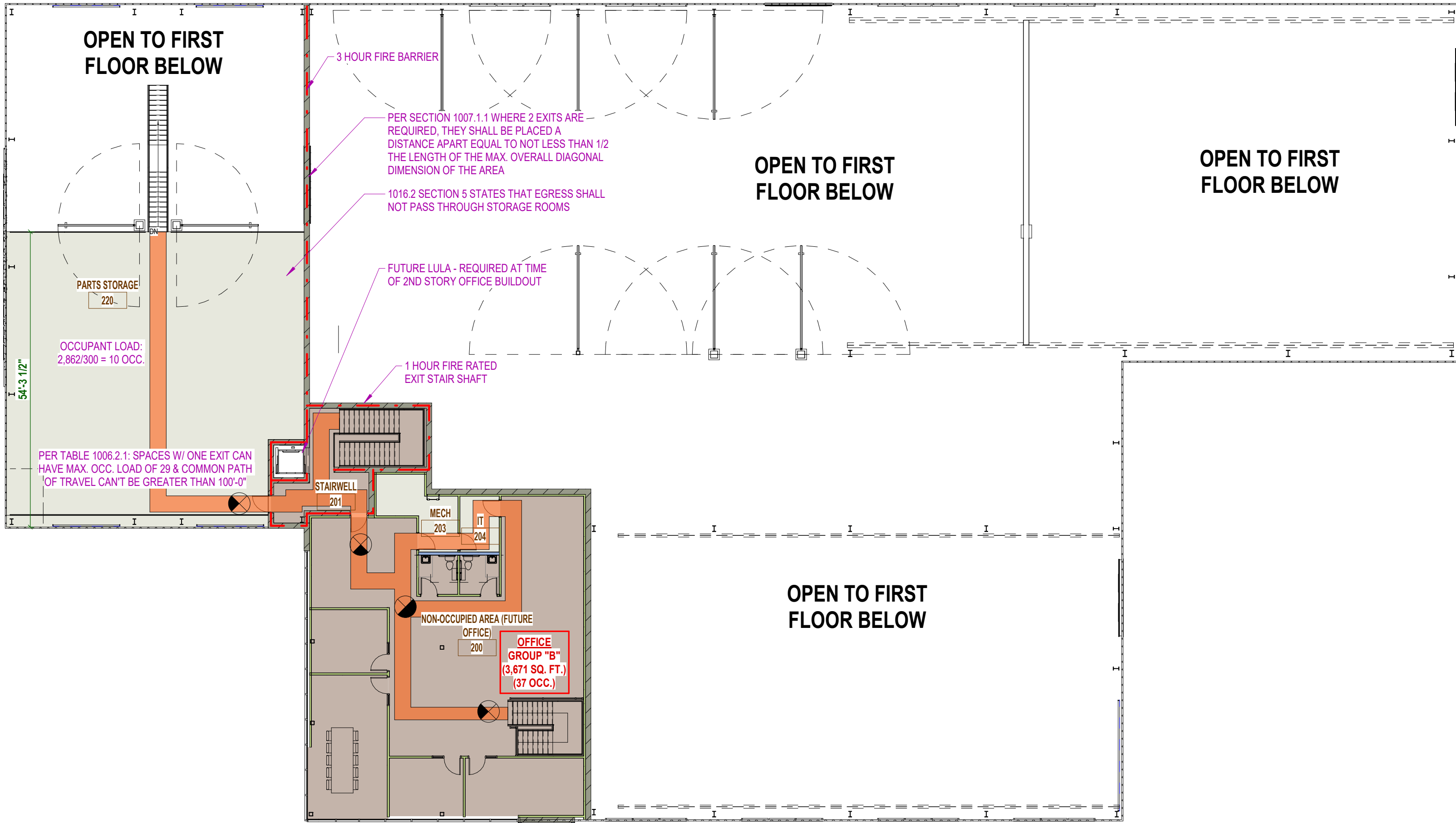
ACCESSIBILITY

PER 1109 (13)(A) CONTROLS, OPERATING MECHANISMS AND HARDWARE INTENDED FOR OPERATION BY THE OCCUPANT, INCLUDING SWITCHES THAT CONTROL LIGHTING AND VENTILATION, AND ELECTRICAL CONVENIENCE OUTLETS, IN ACCESSIBLE SPACES SHALL BE ACCESSIBLE IN COMPLIANCE WITH ICC / ANSI A117.1

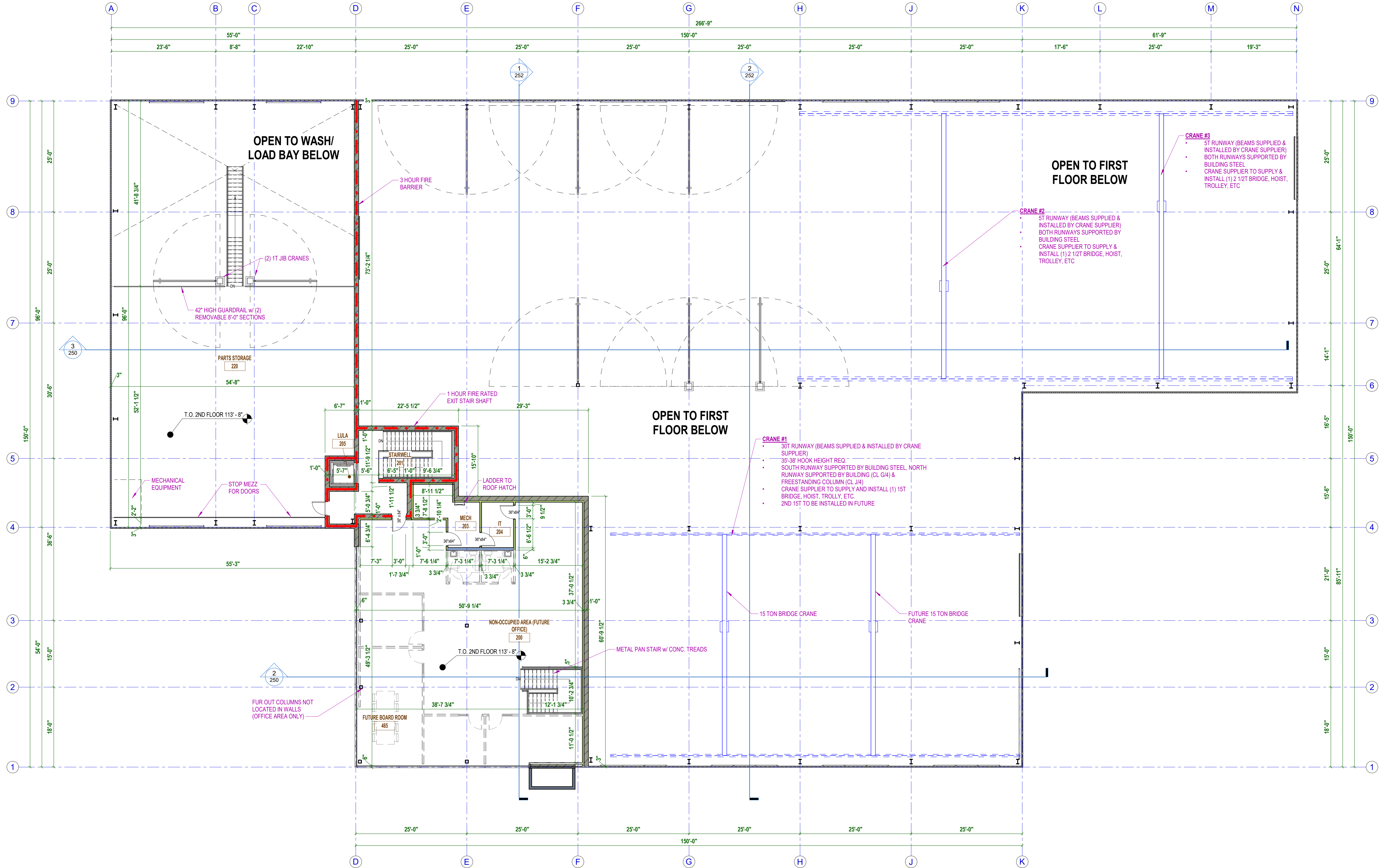
OCCUPANCY LEGEND

SYMBOLS LEGEND

EXIT	EXIT LIGHT	B
F.E.	FIRE EXTINGUISHER - XXX TOTAL	F-2
	ACCESSIBLE ROUTE	S-1







1 2ND FLOOR PLAN
3/32" = 1'-0"

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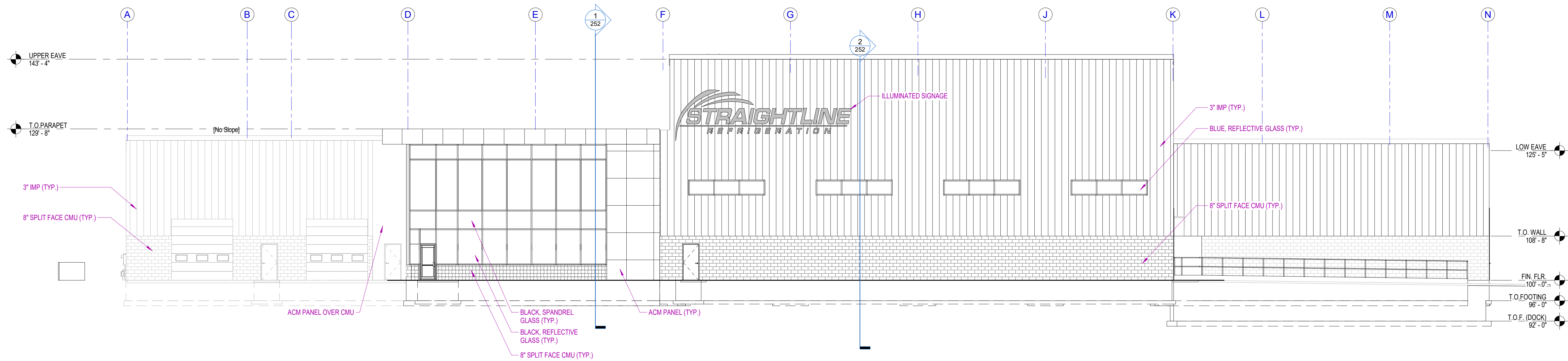
PROJECT:
**STRAIGHTLINE REFRIGERATION
OFFICE & FABRICATION SHOP**
Kaukauna, WI 54130

PROJECT NO.:

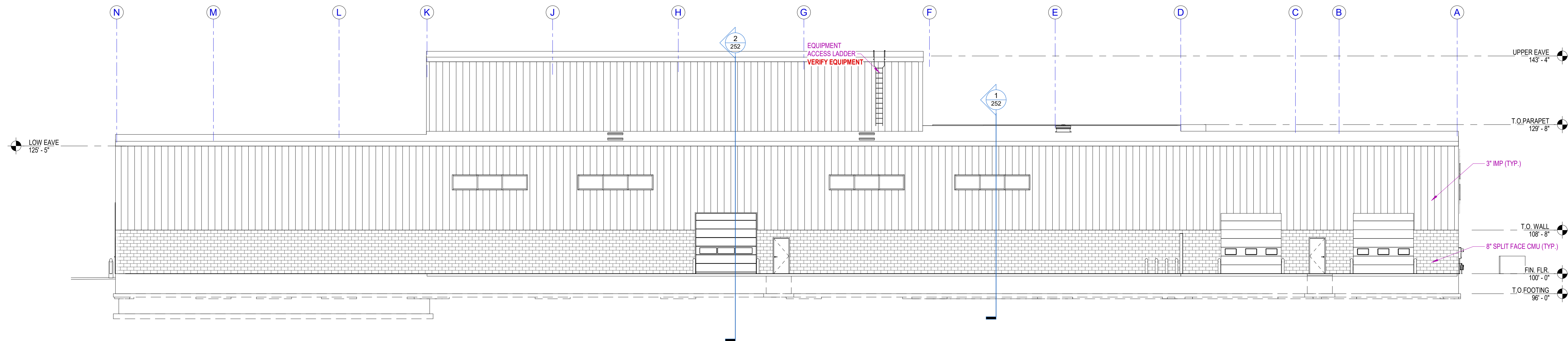
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A1.2

2ND FLOOR PLAN

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1 SOUTH ELEVATION
3/32" = 1'-0"



2 NORTH ELEVATION
3/32" = 1'-0"

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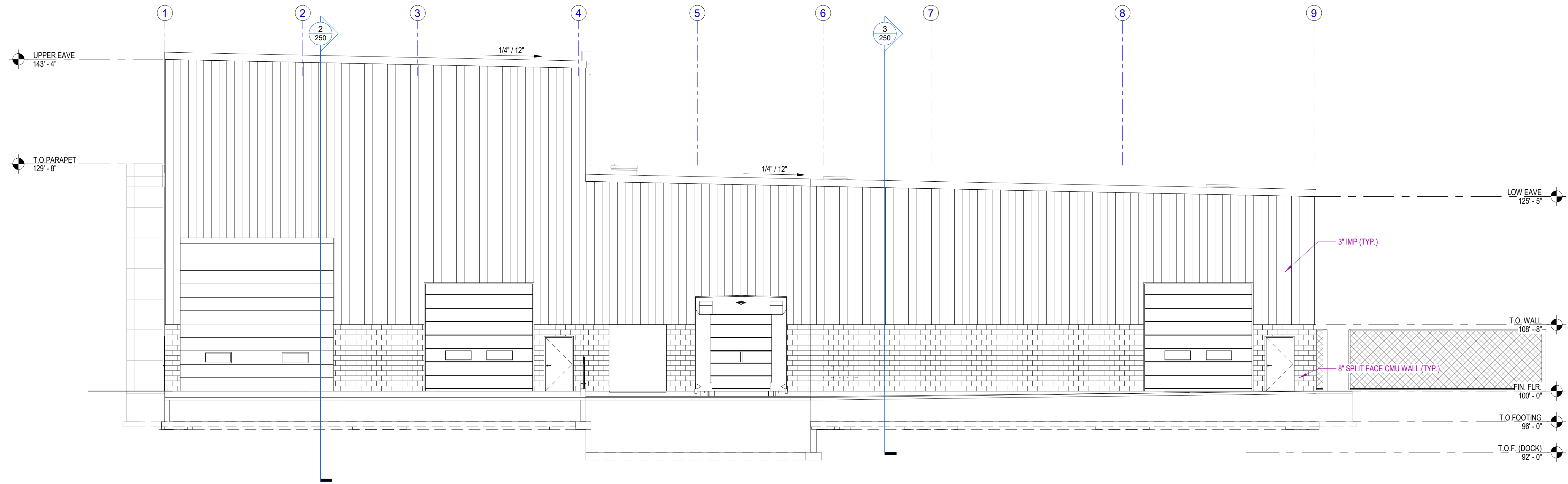
Revision History	
Revision Number	Revision Date
1	--/--/2021

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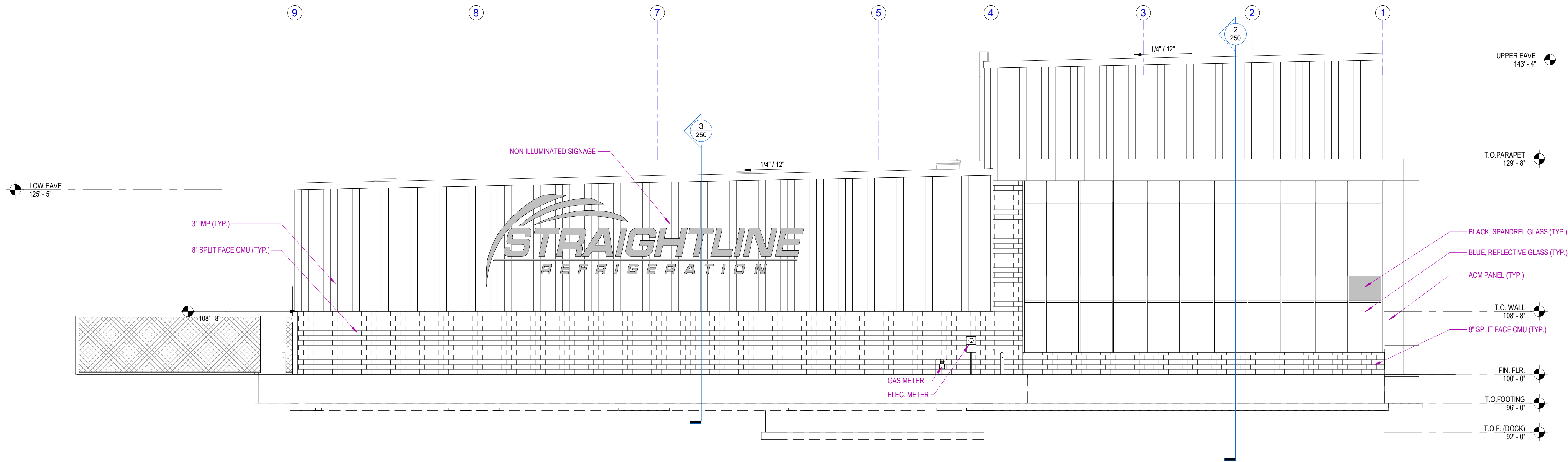
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A3



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



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

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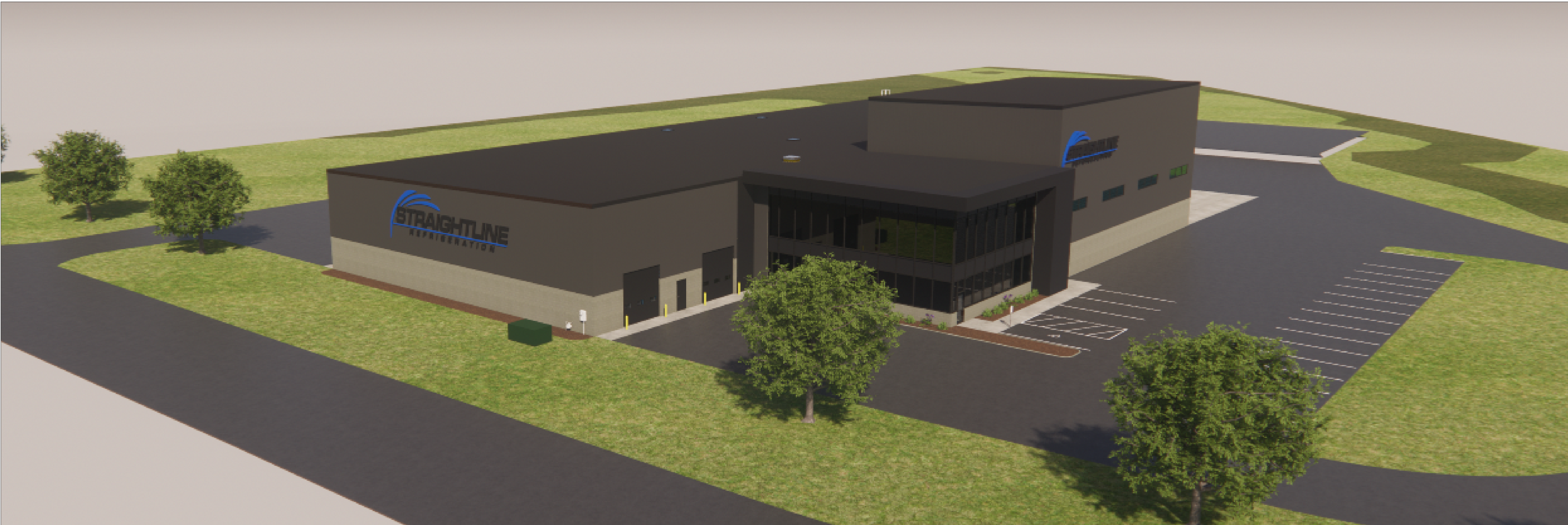
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Revision Number	Revision Date

PROJECT:
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PROJECT NO.:

SHEET NO.:

A3.1



1 SW RENDER
1/16" = 1'-0"



2 SE RENDER
1/16" = 1'-0"

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PROJECT NO.:

SHEET NO.:

A3.2

EXTERIOR RENDERS



1 NE RENDER
1/16" = 1'-0"



2 NW RENDER
1/16" = 1'-0"

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PROJECT NO.:

SHEET NO.:

A3.3

EXTERIOR RENDERS

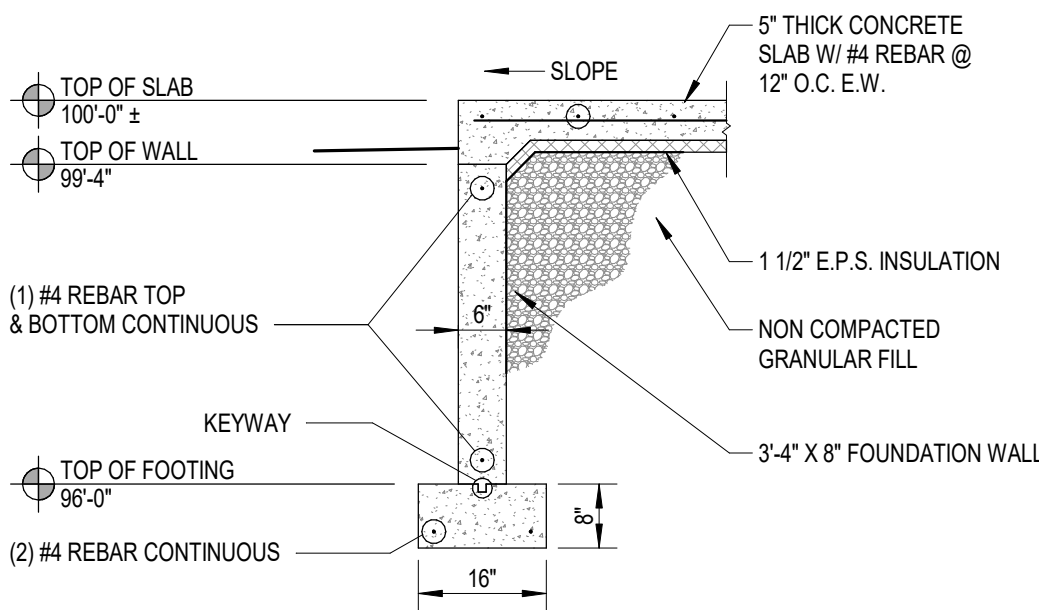
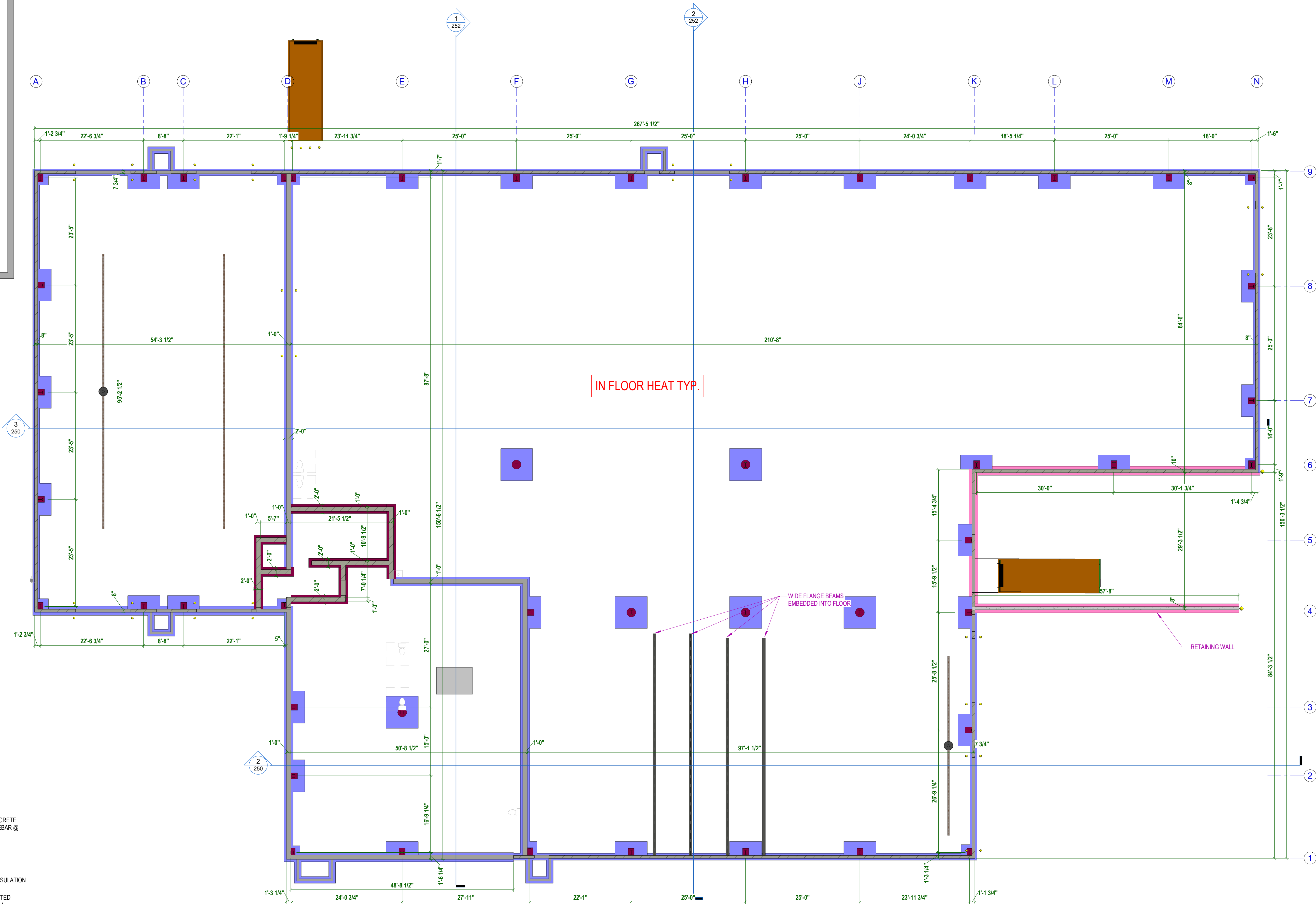
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CONSTRUCTION NOTES

- ALL CONC. SHALL BE PLACED IN ACCORDANCE W/ CURRENT PUBLICATIONS OF THE PORTLAND CEMENT ASSOCIATION.
- BEND ALL REINFORCING RODS AROUND ALL CORNERS AND INTO ALL INTERSECTING WALLS.
- COORDINATE W/ ALL OTHER TRADES FOR THE INSTALLATION OF ALL ANCHORS, SLEEVES, HANGERS, INSERTS OPENINGS & ETC.
- REINFORCING STEEL SHALL BE ATSM-615 GRADE 60.
- FABRICATION SHALL BE WITHIN CURRENT SPECIFICATIONS OF THE AMERICAN CONCRETE INSTITUTE.
- COORDINATE W/ ALL OTHER TRADES LOCATIONS & SIZE OF ALL OPENINGS IN FLOORS, WALLS, CEILINGS, & ROOF, FOR MECH. EQUIP. & ETC.
- STRUCTURAL STEEL SHALL BE ATSM DES. A36 IN ACCORDANCE W/ SPECIFICATIONS OF THE AMERICAN INSTITUTE OF STEEL.
- ALL BOLTS SHALL BE HIGH-STRENGTH ATSM DES.A325F.
- ALL WELDS SHALL BE FULL.
- ALL STEEL SHALL BE CLEAN, NEW, AND SHOP PRIMED.
- ALL STEEL SHALL BE ERECTED TRUE AND PLUMB.
- VERIFY ALL EXISTING CONDITIONS ON JOB SITE BEFORE CONSTRUCTION.
- ALL BUILDING MATERIALS SHALL BE INSTALLED IN ACCORDANCE W/ MANUFACTURER RECOMMENDATIONS & SPECIFICATIONS.
- CAULK ALL LOCATIONS WHERE DISSIMILAR MATERIALS MEET.
- CONTRACTORS SHALL LOCATE ALL UTILITIES BEFORE CONSTRUCTION & NOTIFY ARCHITECT & OWNER OF ANY INTERFERENCES.
- CONTRACTORS SHALL PROVIDE ALL BARRIERS, BARRICADES, FENCES, & SAFETY EQUIP. & PRECAUTIONS REQUIRED BY ALL CODES OR AGENCIES HAVING JURISTCTION OVER THE PROJECT.

FOOTING & PIER SCHEDULE

MK	SIZE	REINFORCING	REMARKS
F-1	16"x8"	(2) #4 CONT.	
F-3	24"x12"	(2) #5 CONT.	



6" STOOP WALL (TYP.)

1/2" = 1'-0"

FOUNDATION PLAN

3/32" = 1'-0"

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PROJECT NO.:

SHEET NO.:

S1