**CITY OF SAINT PAUL**
**HERITAGE PRESERVATION COMMISSION STAFF REPORT**

**FILE NAME:** 201 Fourth Street East
**HISTORIC NAME:**
**CURRENT NAME:** former Station 4 club
**APPLICANT:** Mike Sowers, Commercial Construction Group
**OWNER:** same
**PROJECT ARCHITECT:** Dan Pollastrini, Pope Architects
**DATE OF APPLICATION:** March 12, 2019
**DATE OF PUBLIC HEARING:** April 8, 2019
**HPC DISTRICT:** Historic Lowertown Heritage Preservation District (1984)
**INVENTORY #:** RA-SPC-5224
**NRHP SITE/DISTRICT:** Lowertown Historic District (1983) RA-SPC-4580
**PERIOD OF SIGNIFICANCE:** 1867-1929
**CATEGORY:** Contributing **WARDS:** 2 **DISTRICT COUNCILS:** 17
**ZONING:** B5
**CLASSIFICATION:** Building Permit
**BUILDING PERMIT #:** N/A
**STAFF INVESTIGATION AND REPORT:** Christine Boulware
**DATE:** March 29, 2019

**A. SITE DESCRIPTION:** 201 Fourth Street East is a three-story brick commercial building constructed between 1884 -1910. 201 Fourth Street is part of a complex of buildings united by a brick façade (c 1926) being the three-story the western portion of the group and a five-story the eastern portion. Each has brick piers between the bays and industrial sash windows. The rear and non-primary side elevations still display the original cream-colored brick work and segmental arched windows with lime stone sills and metal shutter hinges. The alley to the north retails original masonry pavers and leads to what was once a service entrance to the building with an iron beam adorned with rosettes; this entrance has been filled in with brickwork. The building housed the Minnesota Knitting Mills for a number of years and later the Samco Sportswear Company. The original façade and front bay of the buildings were removed when Fourth Street was widened with the construction of the Union Depot. The current façade was designed by Clarence Johnston. The property is categorized as contributing to the character of the Lowertown Historic District.

**B. PROPOSED CHANGES:** The applicant proposes to rehabilitate the building into 23 residential units in the second and third floors, and first floor commercial tenant space. The following work is proposed:

- Install new storefront system at main level
- Repair brick on back side of roof parapet walls where spalling
- Install exterior signage
- Remove and replace glass in the 2nd and 3rd floor windows with new, clear glass with low-e film in existing openings
- Replace the roof system
- Install rooftop HVAC units

**C. BACKGROUND:** The owner has applied for federal and state historic tax credits and all work must meet the Secretary of the Interior's Standards for Rehabilitation in addition to the Lowertown Design Review Guidelines. This project is in the review process with the State Historic Architect and the National Park Service.
The following are informal comments received from SHPO/NPS and responded to by the applicant:

1. Keep signs in the sign band. The applicant indicated they would hold off on signs until the City of St. Paul HPC approves signs then they will file an amendment.
2. The steel windows will remain, but the glass is being replaced with thermal panes. The NPS

asked that sealant and spacers be black and glass not tinted.

3. The historic door opening on the west elevation (Sibley) proposed a storefront type design and NPS asked that the design be more like a door, and not operable would be okay.
4. They wanted grease ducts on the back to be less offensive.

On January 8, 2019, the applicant, architect and engineer meet with City staff at a Site Plan Review meeting to discuss the proposal. George Gause attended the meeting.

**D. PRESERVATION PROGRAM CITATIONS AND FINDINGS:**

***The Secretary of the Interior's Standards for Rehabilitation***

***Historic Lowertown Heritage Preservation District Legislative Code Sec. 74-112.***

| PRESERVATION PROGRAM CITATIONS | Meets Preservation Program? | FINDINGS: |
|---|---|---|
| | | 1. On March 22, 1984, the Historic Lowertown Heritage Preservation District was established under Ordinance No. 17120, § 2. The Heritage Preservation Commission shall protect the architectural character of heritage preservation sites through review and approval or denial of applications for city permits for exterior work within designated heritage preservation sites §73.04.(4).<br>2. The property at 201-209 Fourth Street East is categorized as contributing to the character of the Historic Lowertown Heritage Preservation District. |
| ***The Secretary of the Interior's Standards for Rehabilitation*** | | |
| ***SOI 1.*** *A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.* | Yes | 3. The proposed change from commercial and studio space to commercial and residential units will not result in significant changes to defining characteristics of the building. |
| ***SOI 2.*** *The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.* | Yes | 4. The historic character of the property will be retained, and the removal of non-historic, infilled storefronts will not adversely alter features that characterize the property. |
| ***SOI 3.*** *Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.* | Yes | 5. The proposed rehabilitation will not create a false sense of historical development. |
| ***SOI 4.*** *Most properties change over time; those changes that have acquired* | Yes | 6. The alterations to the buildings in the 1920s was completed during the period |

| | | |
|---|---|---|
| *historic significance in their own right shall be retained and preserved.* | | of significance and the proposal retains that design. |
| ***SOI 5.*** *Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.* | Yes | 7. The proposal retains distinctive features and finishes of the building and reestablishes a storefront in the existing openings. |
| ***SOI 6.*** *Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.* | Yes | 8. Deteriorated and missing features are being repaired or replaced only where necessary. It appears that replacement designs are substantiated by pictorial evidence. |
| ***SOI 7.*** *Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.* | Not enough information | 9. While masonry repairs are proposed at the parapet, a scope of work has not been provided for review. |
| ***Sec. 74-112.II Restoration and rehabilitation*** | | |
| ***Sec. 74-112.II. a.*** *All work should be of a character and quality that maintain the distinguishing features of the building and the environment. The removal of architectural features is not permitted.* | | 10. See finding #4. |
| ***Sec. 74-112.II. b.*** *Deteriorated architectural features such as cornices, chimneys and roof treatment, window and door openings, and exterior surface treatment should be repaired rather than replaced whenever possible. In the event of replacement, new materials should match the original in composition, design, color, texture and appearance. Duplication of the original design based on physical or pictorial evidence is preferable to using conjectural or "period" designs or using part of other buildings.* | | 11. See finding # 8. |
| ***Sec. 74-112.II. c.*** *Distinctive stylistic features or examples of skilled craftsmanship characteristic of structures of a period should be treated sensitively. Furthermore, if changes in* | | 12. See finding #3. |

| | | |
|---|---|---|
| *use of a building are contemplated, they should be accomplished with minimum alteration to the structure and fabric.* | | |
| ***Sec. 74-112.II. d.*** *In general it is expected that buildings will be restored to their original appearance. However, alterations to buildings are sometimes worthy of preservation because they reflect a significant period of history of the buildings and the district. This significance should be respected and restoration to an "original" appearance may not always be desirable. All buildings should be recognized as products of their own time and not be altered to resemble buildings from another era.* | | 13. See finding #6. |
| ***Sec. 74-112.II.A. Masonry and walls. a. Use of materials:*** *Original masonry and mortar should be retained whenever possible without the application of any surface treatment. A similar material should be used to repair or replace, where necessary, deteriorated masonry. New masonry added to the structure or site, such as new foundations or retaining walls, should be compatible with the color, texture, and bonding of the original or existing masonry. Formstone, stucco, wood or metal siding or paneling should not be used.* | Not enough information | 14. Masonry repair is proposed at the parapet; a scope of work was not provided, and staff does not have enough information to determine if the work will comply with the Sec. 74.112.II.A of the Legislative Code. |
| ***Sec. 74-112.II.A. Masonry and walls. b. Cleaning:*** *Masonry should be cleaned only when necessary to halt deterioration or to remove graffiti and stains and always with the gentlest method possible such as low pressure water (under 300 psi) and soft bristle brushes. Brick and stone surfaces should not be sandblasted with dry or wet grit or other abrasives. This method of cleaning erodes the hard surface of the material and accelerates deterioration. Chemical cleaning products which could have an adverse chemical reaction with the masonry material such as acid on limestone or marble should not be used. It is preferable to use water with a non-ionic biodegradable detergent. Mortar should be repointed and window* | | 15. See finding #14. |

| | | |
|---|---|---|
| *frames should be caulked before cleaning. Waterproof or water repellant coatings or surface consolidation treatments should not be applied unless required to solve a specific technical problem that has been studied and identified. Coatings are frequently unnecessary, expensive, and can accelerate deterioration of the masonry.* | | |
| ***Sec. 74-112.II.A. Masonry and walls.*** ***c. Repointing:*** *Repointing should only be done on those mortar joints where there is evidence of moisture problems or when sufficient mortar is missing to allow water to stand on the mortar joint. Using pneumatic hammers to move mortar can seriously damage the adjacent brick. Vertical joints should be hand chiseled. When repointing, it is important to use the same materials as the existing mortar. This includes matching the color, texture, coefficients of expansion and contraction, and ingredient ratio of the original mortar mix, creating a bond similar to the original. A professional mortar analysis can give this information. Repointing with Portland cement mortar may create a bond stronger than is appropriate for the building materials, possibly resulting in cracking or other damage. Old mortar should be duplicated in joint size, method of applications and joint profile.* | | 16. See finding #14. |
| ***Sec. 74-112.II.A.*** *Masonry and walls. d. Painting: The original or early color and texture of masonry surfaces should be retained. Brick or stone surfaces may have been painted or whitewashed for practical and aesthetic reasons. Paint should not be indiscriminately removed from masonry surfaces as this may subject the building to damage and change its appearance.* | | 17. See finding #14. |
| ***Sec. 74-112.II.B. Windows and doors.*** ***a. Openings:*** *Existing window and door openings should be retained. New window and door openings should not be introduced into the principal visible elevations. Enlarging or reducing* | Yes | 18. The existing openings will be retained and will not be reduced in size nor enlarged. Storefront systems are proposed in the first-floor openings. The historic storefront systems are not extant. The design of the proposed systems appears to be generally based on what is |

| | | |
|---|---|---|
| *window or door openings to fit stock window sash or new stock door sizes should not be done. Infilling of window openings may be permissible on minor facades if standard sizes approximate the size and proportions of the opening. Generally, a minor facade will be considered as any facade not facing the street and not having the ornamentation and higher quality materials usually associated with street facades.* | | visible in historic photos of Fourth Street. The windows and openings on the rear elevation are not proposed to be restored and will remain in their current altered configurations. |
| ***Sec. 74-112.II.B. Windows and doors.***<br>***b*. Panes, Sashes and Hardware**: *It is desirable to retain original windows and doors, but they may need replacement for functional reasons. Replacement is clearly acceptable for functional reasons if new materials closely match original materials. Different materials may be acceptable on a case-by-case basis. Window panes should be two-way glass. No reflective glass is permitted. The stylistic period or periods a building represents should be respected. Shutters are generally inappropriate in the district. Missing or irrepairable windows should be replaced with new windows that match the original in material, size, general muntin and mullion proportion and configuration and reflective qualities of the glass. Replacement sash should not alter the setback relationship between window and wall. Heating and air conditioning units should not be installed in the window frames when the sash and frames may be damaged. Window installations should be considered only when all other viable heating and cooling systems would result in significant damage to historic materials. Window installations may be acceptable in minor facades.* | Yes/Need more information | 19. The applicant proposes replace all of the glass in the upper-floor windows on the primary elevations with thermal panes with low-e coating; the frames, muntins, hardware, etc… will remain in place. It is not known if the low-e coating will have a reflective or tinted quality – details will need to be provided. |
| ***Sec. 74-112.II.B. Windows and doors.***<br>***f. Storefronts:*** *Existing storefronts should be retained and repaired including windows, sash, doors, transoms, signage, and decorative features where such features* | Yes | 20. The historic storefront systems are not extant and have been infilled. The installation of a new storefront system with bulkhead, transom and light configuration, framing and muntin/mullion sizes and profiles to match the historic size and configuration. The systems |

| | | |
|---|---|---|
| *contribute to the architectural and historic character of the building. Where original or early storefronts no longer exist or are too deteriorated to save, the commercial character of the building should be retained through: 1) contemporary design which is compatible with the scale, design, materials, color and texture of the historic buildings; or 2) an accurate restoration of the storefront based on historical research and physical evidence. Storefronts or new design elements on the ground floor, such as arcades, should not be introduced which alter the architectural and historic character of the building and its relationship with the street or its setting or which cause the destruction of significant historic fabric. Materials which detract from the historic or architectural character of the building, such as mirrored glass, should not be used. Entrances through significant storefronts should not be altered.* | | should have a dark finish. |
| ***Sec. 74-112.II.C. Roofs, cornices and details.***<br>***a. Roof shape:*** *The original roof shape should be preserved. New skylights and vents should be behind and below parapet level. When the roof is visible from street level, the original material should be retained if possible, otherwise it should be replaced with new material that matches the old in composition, size, shape, color and texture.* | Yes | 21. The original roof shape will not be altered. There will be repairs and new insulation and membrane installed. The color of the membrane should be a medium gray or darker and should be flashed into mortar joints rather than cut into the masonry units. |
| ***Sec. 74-112.II.C. Roofs, cornices and details.***<br>***b. Cornices and other details:*** *All architectural features that give the roof its essential character should be preserved or replaced. Similar material should be used to repair/replace deteriorating or missing architectural elements such as cornices, brackets, railings, shutters, steps and chimneys, whenever possible. The intricacy of detail is least important for new elements at or near the roof lines. The same massing, proportions, scale and design theme as the original should be retained.* | Yes | 22. The stone parapet will remain and not be wrapped. HVAC equipment will be installed on the roof but will be set back so as to be minimally visible. |

| | | |
|---|---|---|
| ***Sec. 74-112.III Signs and accessories.*** *Signs should be compatible with the character of the District, and blend with the character of the structures on or near which they are placed. Signs should not conceal architectural detail, clutter or detract from the intended facade; but rather complement the overall design of the building and the period in which it was built.* | | |
| ***Sec. 74-112.III.A Materials.*** *Sign materials should complement the materials of the related building and/or the adjacent buildings. Surface design elements should not detract from or conflict with the related structure's age and design in terms of identification symbol (logo), lettering, and related patterns or pictures. Materials used should be the same as those used for signs during the period of the building's construction, such as wood, wrought iron, steel, and metal grill work. Newer materials such as extruded aluminum and plastics may not be appropriate.* | Not enough information | 23. The corner projecting signs are place holders for future signage. Materials and details were not provided and will require separate HPC review and approval. Per **§64.401(n) Multiple tenant buildings.** Any application for a sign permit for a multiple tenant building shall include a master sign plan for the building, drawn to scale and fully dimensioned, showing any exterior signage to be provided. The property owner or the property owner's designee shall be responsible for allocating the allowable sign area among the tenants of the building.<br><br>A master sign plan will need to be submitted to the Department of Safety and Inspections and the HPC for review and approval. |
| ***Sec. 74-112.III.B Types.*** *The sign type should enhance the building's design and materials. New billboards are not permitted in the Lowertown District.* | Yes | 24. Corner and projecting blade-signs and wall signs are a sign type historically found in the Historic Lowertown Heritage Preservation District. |
| ***Sec. 74-112.III.C Location and method of attachment.*** *There should be no sign above the cornice line or uppermost portion of a facade wall. Signs should not disfigure or conceal architectural details. Painted signs of pedestrian scale may be permissible on glass windows and doors. The facade should not be damaged in sign application except for mere attachment. The method of attachment should respect the structure's architectural integrity and should become an extension of the architecture. Projecting signs should have a space separating them from the building. (Protection of architecture in* | Not enough information | 25. Corner projecting signs are shown at appropriate locations. Given the size of the building, the sizes should be scaled down to be more proportional to the architecture and should not conceal architectural details and have a separation from the facades. More details regarding the proposed signage and attachment will be required in a future application. |

| | | |
|---|---|---|
| *method of attachment shall be regarded as a basis for granting variance of the normal zoning code prohibition against guy wire supports for projecting signs).* | | |
| ***Sec. 74-112.III.D Lighting.*** *Location of exterior lights should be appropriate to the structure. Signs should generally be lit from on the site. There should be no flashing, blinking, moving, or varying intensity lighting. Subdued lighting is preferred. Backlit fluorescent or exposed neon are generally inappropriate.* | Not enough information | 26. Illumination details were not provided. Fixtures and finishes, if proposed, should be compatible with the age and design of the building and the guidelines and the lighting must be subdued. |
| ***Sec. 74-112.III.E. Grills, exhaust fans, Etc.*** *Grills, exhaust outlets for air conditioners; bath and kitchen exhaust fans should be incorporated into filler panels and kept out of principal facades, if possible. They may be painted the same color as the filler panel.* | Yes | 27. Venting and exhaust equipment appears to be located at the rear elevation of the building and reusing existing locations. |
| ***Sec. 74-112.IV. Demolition*** *The heritage preservation commission will follow the guidelines stated in the Heritage Preservation Ordinance (#16006), Section 6 (1) (2), when reviewing permit applications for demolition: "In case of the proposed demolition of a building, prior to approval of said demolition, the commission shall make written findings on the following: architectural and historical merit of the building, the effect on surrounding buildings, the effect of any proposed construction on the remainder of the building (in case of partial demolition) and on surrounding buildings, the economic value or usefulness of building as it now exists, or if altered or modified in comparison with the value or usefulness of any propose structures designated to replace the present building or buildings."* | Yes | 28. Demolition on the non-historic store front elements will not adversely impact the property, as they are alterations that have occurred after the period of significance for the Lowertown District. |
| ***§74-112.I.H. Landscaping and street furniture.*** *When lots are used for green space or parking, a visual hole in the street "wall" may result. Landscape treatment can eliminate this potential problem by avoiding a wall of* | Not enough information | 29.The application did not address any work to the alley to the north of the building, nor was sidewalk, curbs, lighting, trees, or street furniture work proposed in the right-of-way. If these elements are to be part of the plan, the |

| | | |
|---|---|---|
| *enclosure for the street. Traditional street elements of the area, such as granite curbs, should be preserved. New street furniture should complement the scale and character of the area.* | | applicant will need to work with HPC and Public Works staff. |
| | | 30. HPC staff finds that the proposed rehabilitation of 201-209 Fourth Street East will not adversely affect the Program for the Preservation and architectural control of the Lowertown Heritage Preservation District (Leg. Code §73.06 (e)) so long as the conditions are met. |
| *(Ord. No. 17120, § 2, 3-22-84)* | | |

**G. STAFF RECOMMENDATIONS:** Based on the findings, staff recommends approval of the permit application with the following conditions:

1. Masonry scope-of-work and cleaning and mortar specifications shall be submitted to HPC staff for review. If necessary, small (4'x4') test panels, inconspicuously located, for masonry cleaning, replacement brick and mortar shall be prepared for review by HPC staff. Staff shall be called to conduct a site visit and consult on how to proceed prior to the ordering of materials or commencement of additional work.
2. Vents or other mechanical protrusions shall not be installed on the primary elevation and if placed on the roof top shall be low and set back from the building walls. Any new penetrations should be through existing openings. Attachments to masonry shall be through mortar joints as much as possible.
3. Complete and detailed plans for both signage, materials, anchors, and illumination shall be submitted in a Master Sign Plan for review by the HPC. Documentation of historic signage shows blade and wall signs at the site, but the size of the proposed blade signs is not documented and should be scaled-down for submittal with the master sign plan application.
4. Any proposed changes to the hardscape, plantings, lighting, and the roadway, sidewalk, and curb alignments will need to be submitted for review. Those features and details should follow historic precedent as closely as possible and comply with Chapter 74 of the City of Saint Paul Legislative Code.
5. Any fencing/screening plans including materials and finishes will need to be submitted for final review and approval.
6. The pre-existing condition of the surrounding public right-of-way shall be documented prior to any demolition, and all extant historic materials shall be carefully removed, salvaged, secured, and reinstalled. This includes but is not limited to tree grates, granite/stone curbs, brick gutters and brick/stone alley.
7. The door and window glass shall be two-way and have no reflective, tinted, or mirrored qualities.
8. In order to make sure that the new storefronts closely resemble the original, look for the Clarence Johnston plans for the new façade. Given that the alterations were made after 1920, it's possible that these plans were by Johnston Jr.
9. All final materials, colors, details and finishes and shall be submitted to the HPC and/or staff for final review and approval including but not limited to masonry, mortar, hardscaping, plantings, and finishes.
10. The project architect shall coordinate meeting the conditions and revisions with SHPO and HPC staff to ensure compliance and consistency in both review processes.
11. The HPC stamped approved plans shall remain on site for the duration of the project. If

an updated set of plans is submitted for City permits, HPC staff shall receive a full-size set for final review to determine compliance with the HPC decision and conditions.

12. Any revisions to approved plans shall be re-reviewed and approved by the HPC staff. If revisions are significant, new plans may need to be drafted and submitted for final review and approval.
13. Items not listed in project scope have not been reviewed. Any changes or additions require further review.
14. This approval is VOID if the approved plans are altered from the Heritage Preservation approved plans.
15. All measurements and relationships of existing conditions and new construction shall be field checked for accuracy with submitted plans at the responsibility of the applicant. Inaccuracies or differences should be reported to HPC staff prior to commencement.
16. Work shall be accomplished in accordance with all applicable zoning regulations and building codes, and/or Board of Zoning Appeals decisions. This authorization does not constitute or recommend a hardship for purposes of zoning review.
17. Further permits and approvals may be required. This approval signifies review and issuance based on Heritage Preservation regulations and guidelines. No other city, state, or federal review and approval should be assumed or implied by this approval.

**H. SUGGESTED MOTION:** I move to conditionally approve application #19-012 for the rehabilitation of 201-209 Fourth Street East as per the findings of fact, presented testimony, submitted documentation and information provided in the staff report with the seventeen conditions.

I. **ATTACHMENTS:**

1. HPC Design Review Application
2. Photographs submitted by applicant
3. 11”x17” plans dated 3-8-19
4. 1903-1925 Sanborn Fire Insurance Map pg.
5. Façade design Illustration 1926

*Saint Paul Heritage Preservation Commission*
*Department of Planning and Economic Development*
*25 Fourth Street West, Suite 1400*
*Saint Paul, MN 55102*
*Phone: (651) 266-9078*
*ApplyHPC@stpaul.gov*

Project Address:
201 4th Street E

# Heritage Preservation Commission Design Review Application

## PROCESS

*This application must be completed in addition to required city permit applications for individually designated Heritage Preservation Sites and properties located within Heritage Preservation Districts.*

Design review applications are reviewed and approved by either heritage preservation staff or the Heritage Preservation Commission (HPC) at a public hearing. HPC staff are authorized to approve work that complies with adopted design review guidelines and preservation programs, available at our website www.stpaul.gov/hpc, while the HPC reviews projects that are significant alterations, demolitions, additions, new construction or proposals that do not comply with HPC guidelines. The decision of whether a proposal may be reviewed and approved by HPC staff or must be reviewed by the HPC at a public hearing is made once a complete application is submitted.

The HPC public hearing schedule is viewable here:
https://www.stpaul.gov/departments/planning-economic-development/heritage-preservation/heritage-preservation-commission

A complete application consists of:
1) An application form
2) Required attachments that adequately describe the proposed work (see attached checklist)

An incomplete application will be put on hold and staff will contact you for additional information. If an application is incomplete for 30 days after it was received, it will be returned to the applicant.

Complete applications will be reviewed in the order they are received. **Applications are not entered in queue to be reviewed until staff has determined them to be complete.** Once reviewed, a Certificate of Approval will be issued along with any conditions for the proposed work. You will be notified by staff when the Certificate of Approval has been issued and a copy will be sent to the Department of Safety and Inspections (DSI) to complete the HPC process of obtaining the necessary permit(s).

## 1. CATEGORY

**Please check the category that best describes the proposed work**

| | | |
|---|---|---|
| ☒ Repair/Rehabilitation | ☐ Sign/Awning | ☐ New Construction/Addition/ Alteration |
| ☐ Moving | ☐ Fence/Retaining Wall | |
| ☐ Demolition | ☐ Other _____ | ☐ Pre-Application Review Only |

## 2. PROJECT ADDRESS

Street and number: 201 4th Street E Zip Code: 55101

201 Opportunity Rental

**3. APPLICANT INFORMATION**

Name of contact person: Mike Sowers

Company: Commercial Construction Group

Street and number: 13570 grove drive #371

City: Maple grove State: MN Zip Code: 55311

Phone number: 6125980780 e-mail: mike@commercialinvestorsgroup.com

**4. PROPERTY OWNER(S) INFORMATION (If different from applicant)**

Name: same

Street and number:

City: State: Zip Code:

Phone number: e-mail:

**5. PROJECT ARCHITECT (If applicable)**

Contact person: Dan Pollastrini

Company: Pope Architects

Street and number: 1295 Bandana Blvd N Suite 200

City: Saint Paul State: MN Zip Code: 55108

Phone number: 651 789 1604 e-mail: dpollastrini@popearch.com

**6. PROJECT DESCRIPTION**

**Completely describe ALL exterior changes being proposed for the property. Include description of affected existing exterior features and changes to architectural details such as windows, doors, siding, railings, steps, trim, roof, foundation or porches. Attach specifications for doors, windows, lighting and other features, if applicable, including color and material samples.**

- new storefront system on main level.
- Repair Brick on backside of Roof parapet walls where spalling (not visible from Street)
- Exterior signage per Pope Elevations.
- Remove and Replace 2nd + 3rd Floor glass w/ new clear glass in existing openings w/ low-e film.
- Replace Roof System - Rooftop HVAC Units

| **Total Project Value:** | *Attach additional sheets if necessary* |
|---|---|

## 7. ATTACHMENTS & DESIGN REVIEW CHECKLIST

**Please refer to the following checklist section(s) that relate to your proposed scope of work and check next to the items that are attached to your application. Attach all checked items listed to this application or attach in an email to ApplyHPC@stpaul.gov**

Staff may contact you for additional information or materials.

If your project or work type is not included in this checklist, please contact the staff by calling 651-266-9078 or sending an e-mail to applyhpc@stpaul.gov for assistance on how to complete an application.

| *Applicant Submitted* | *Staff Received* | *Date Received* | |
|---|---|---|---|
| | | | **Restoration /Repair/Rehabilitation** |
| ☒ | ☐ | | Three (3) copies of scaled and dimensioned plans which note all materials, finishes, and dimensions on plan (2 copies will be forwarded to the Dept. of Safety and Inspections). |
| ☒ | ☐ | | Photographs of all features and areas affected by proposed work. |
| ☐ | ☐ | | If an existing architectural feature is being replaced, please provide detailed drawings of the existing feature. |
| ☒ | ☐ | | Historic photographs (if any) that inform the restoration/rehabilitation/repair work. |
| | | | **Sign/Awning:** |
| ☒ | ☐ | | Photographs of location of proposed signage on structure/property. |
| ☒ | ☐ | | Photographs of structure and all exterior sides affected by proposed work. |
| ☐ | ☐ | | Three (3) copies of plans that note materials, dimensions, colors, and method of attachment. |
| ☐ | ☐ | | Section drawing showing point of installation, method of installation, awning profile and projection. |
| ☐ | ☐ | | Illumination plan. |
| ☒ | ☐ | | Photographs or elevation of the building showing location of proposed sign in relation to the building and, if applicable, other signage on the building. |
| | | | **New Construction/Addition/Exterior Alteration:** |
| ☐ | ☐ | | Three (3) copies of construction level plans which note all materials, finishes, and dimensions on plan (2 copies will be forwarded to the Dept. of Safety and Inspections). Show how the addition(s) relates to the existing structure. |
| ☐ | ☐ | | Photographs of all features and areas affected by proposed work. |
| ☐ | ☐ | | Site plan showing lot dimensions, location of any existing buildings, and proposed addition(s), elevation plans, section and detail drawings as necessary. All plans must be scaled and dimensioned. |
| ☐ | ☐ | | Digital copies of the plans and photos submitted on CD or USB. |

| Applicant Submitted | Staff Received | Date Received | |
|---|---|---|---|
| | | | **Fencing/Retaining Wall:** |
| ☐ | ☐ | | A site plan showing the location of the fence/wall in relation to property lines and any structures with measurements. |
| ☐ | ☐ | | An elevation drawing or photo of the proposed fence/wall. |
| | | | **Roofing:** |
| ☐ | ☐ | | Sample or description of existing material(s). Black membrane |
| ☐ | ☐ | | Sample or specifications of proposed material(s). |
| ☐ | ☐ | | Sample colors. |
| ☐ | ☐ | | Photographs of all exterior sides affected by the proposed work. |
| ☐ | ☐ | | Photographs of the building and roof showing existing conditions of roof, coping, flashing, affected masonry, parapet, siding, existing skylights, and/or dormers. Also include any other critical intersections where the roof meets the historic fabric, and sightline drawings when a change in slope or other potentially visible change is proposed. |
| | | | **Heating, Ventilating, and Air Conditioning Equipment** |
| ☐ | ☐ | | Site plan showing location of condenser in relation to the building(s) and property lines. ON ROOF |
| ☐ | ☐ | | Photographs of the proposed location of any condensers or venting. |
| ☐ | ☐ | | Photographs demonstrating that the proposed unit is not visible from the street. |
| ☐ | ☐ | | A screening plan if a condenser is in the side yard. |
| ☐ | ☐ | | Drawing or photograph demonstrating where and how conduit will be attached to the building. |
| | | | **Window/Sash Replacement:** |
| ☑ | ☐ | | Statement describing in detail why windows need replacement as well as a description of weatherization efforts and copy of window repair estimates. |
| ☑ | ☐ | | Existing window design and dimensions. |
| ☑ | ☐ | | Proposed window design, dimensions, and manufacturer's specifications including shop drawings. |
| ☐ | ☐ | | Existing type of exterior storm windows. |
| ☐ | ☐ | | Proposed style of exterior storm windows. |
| ☐ | ☐ | | Existing exterior window trim material. |
| ☑ | ☐ | | Proposed exterior window trim material and style. Submit cut Storefront System |
| ☑ | ☐ | | Photographs of all exterior sides where window replacement is being proposed. |
| ☑ | ☐ | | Photographs of existing features/conditions which support window replacement proposal. |

| *Applicant Submitted* | *Staff Received* | *Date Received* | **Other Items Requested by HPC Staff:** |
|---|---|---|---|
| ☑ | ☐ | | See HVAC Plan for Roof |
| ☐ | ☐ | | |
| ☐ | ☐ | | |
| ☐ | ☐ | | |
| ☐ | ☐ | | |

Will any federal money be used in this project? **YES** ☐ **NO** ■

Are you applying for the Investment Tax Credits? **YES** ☐ **NO** ■

I, the undersigned, understand that the Design Review Application is limited to the aforementioned work to the affected property. I further understand that any additional exterior work to be done under my ownership must be submitted by application to the St. Paul Heritage Preservation Commission. Any unauthorized work will be required to be removed.

**Signature of applicant:** Mike Sowers **Date:** 1-8-19

**Typed name of applicant:** Mike Sowers

**Signature of owner:** Mike Sowers **Date:** 1-8-19

**Typed name of owner:** Mike Sowers

Send completed application with the necessary attachments to ApplyHPC@stpaul.gov or to:

Saint Paul Heritage Preservation Commission
Department of Planning and Economic Development
25 Fourth Street West, Suite 1400
Saint Paul, MN 55102

You may also click the button below to attach the completed application to an email that will go directly to ApplyHPC@stpaul.gov . **Please attach supporting documents to the email** as well.

Submit Application

## FOR HPC OFFICE USE ONLY

Address: 3-12-2019
Date received: 201 FOURTH ST. E
Date complete: _____

**FILE NO.** _____

**City Permit #** ____ - _____

District: LT /Individual Site: _____

Pivotal/Contributing/Non-contributing/New Construction/Parcel

☐ **Requires staff review**

Supporting data: **YES** **NO**
Complete application: **YES** **NO**

The following condition(s) must be met in order for application to conform to preservation program:

**It has been determined that the work to be performed pursuant to the application does not adversely affect the program for preservation and architectural control of the heritage preservation district or site (Ch.73.06).**

_____
HPC staff approval

Date _____

☐ **Requires Commission review**

Submitted:

- ❑ 3 Sets of Plans
- ❑ 15 Sets of Plans reduced to 8 ½" by 11" or 11" by 17"
- ❑ Photographs
- ❑ CD of Plans (pdf) & Photos (jpg)
- ❑ City Permit Application
- ❑ Complete HPC Design Review application

**Hearing Date set for:** _____

**HPC Staff Notes**

# 4TH STREET STATION HISTORIC RENOVATION

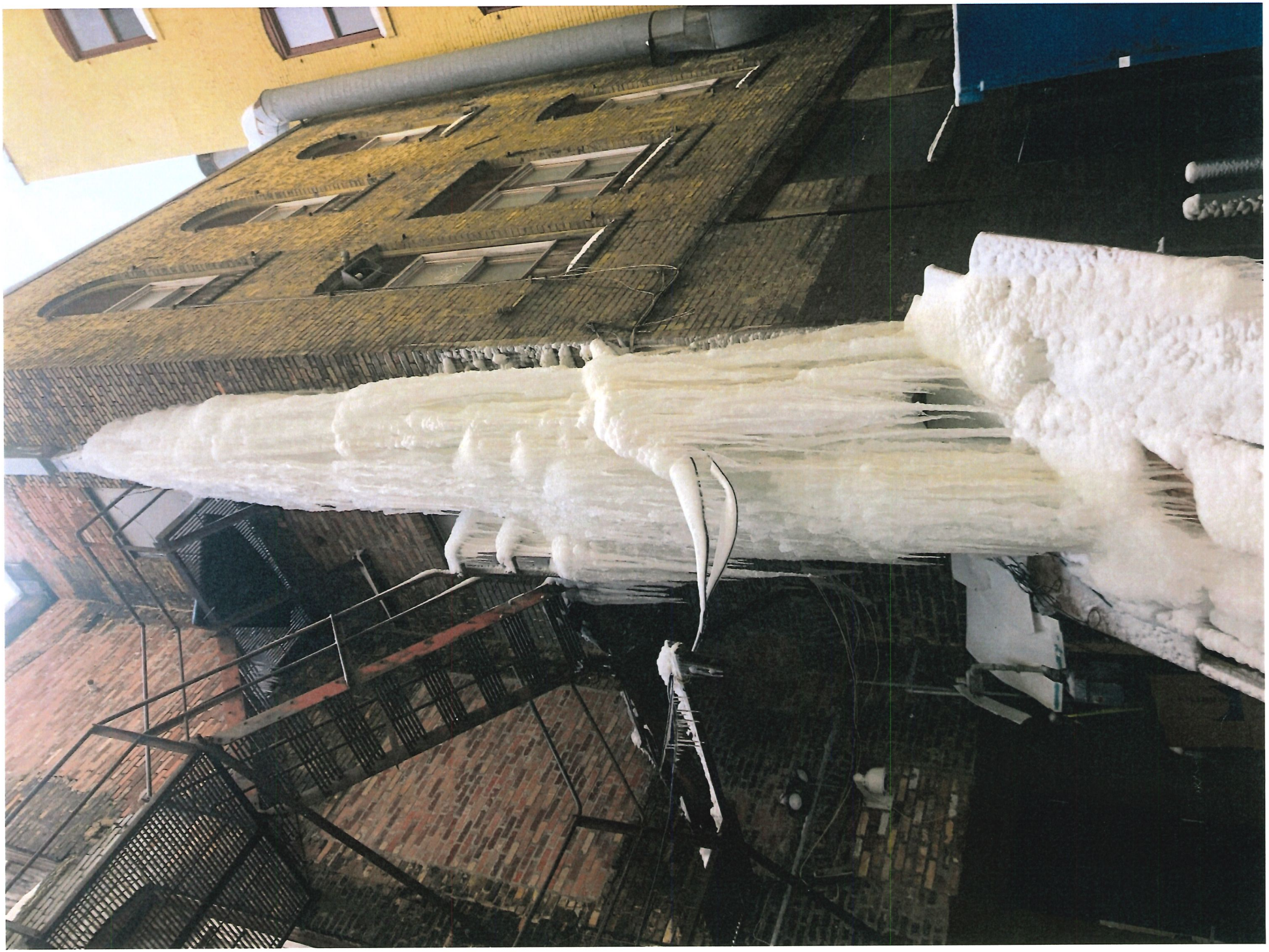
COMMERCIAL INVESTORS GROUP

POPE ARCHITECTS

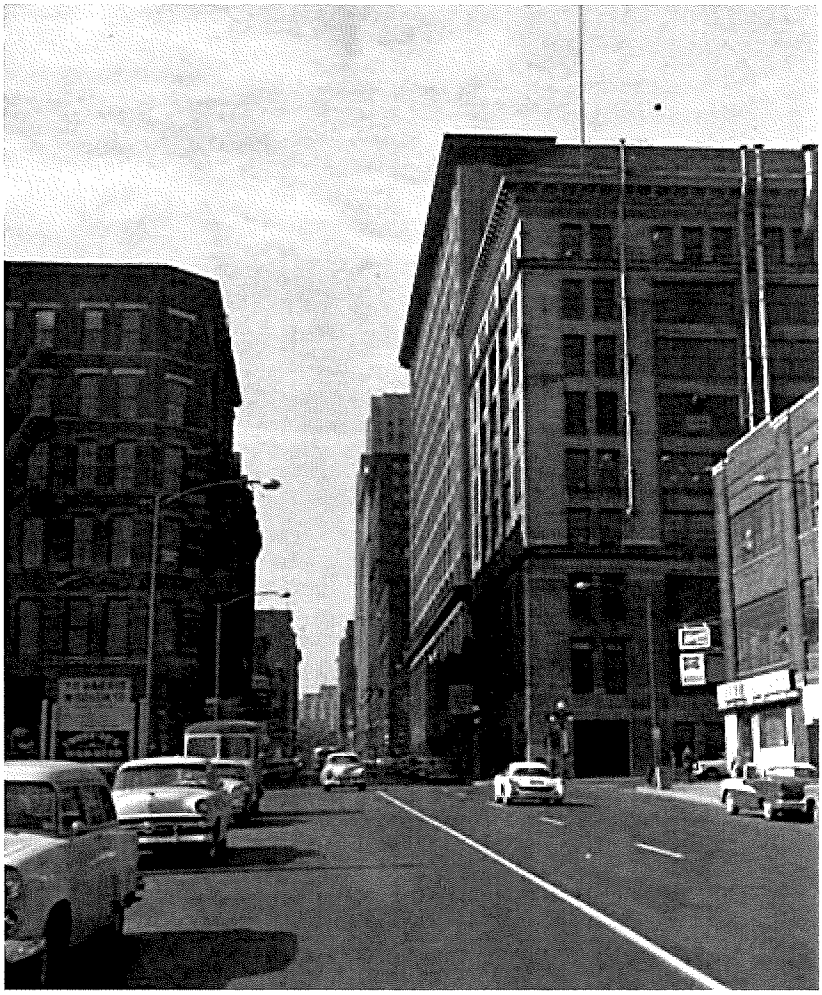
DON'T START
Finish Crossing
If Started
TIME REMAINING
To Finish Crossing
DON'T CROSS
TO CROSS
PUSH BUTTON

IMG_1691.jpg

NIGHT CLU
BEER - LIQUOR - FO
Stat on 4
2311



BEL
NECKWEAR
RESTAURANT
RESTAURANT



LUNCH ROOM

# DURO-LAST® 40-MIL MEMBRANE

**Advantages:**
Duro-Last® 40-Mil (DL40) membrane is an excellent choice for projects requiring a long lasting, energy efficient roofing membrane. The membrane is available in prefabricated sections or as roll goods. A complete line of custom prefabricated accessories is available for the DL40 membrane.

**Description:**
DL40 membrane is composed of PVC film laminated to both sides of a reinforcement fabric (weft-inserted scrim).

**Duro-Last membranes must not be used with Duro-Last EV membranes.**

***PVC Film*** - Proprietary thermoplastic PVC formulation of resins, plasticizers, stabilizers, biocides, flame retardants, and U.V. absorbents.

- PVC film above weft-inserted scrim – 17 mil

***Weft-Inserted Scrim*** - An 18 x 14 polyester fabric construction with weft insertion, composed of 840 x 1000 denier threads, provides superior tear and puncture resistance. The polyester thread is treated to prevent wicking.

***Total Thickness*** – 40 mil, nominal.

***Weight*** – 0.22 lb. per square foot.

***Colors*** – White, tan, gray and dark gray.

***R-Value*** – 0.1 $ft^2 \cdot °F \cdot hr/Btu$.

**Available Configurations:**

***Prefabricated Sections*** - DL40 is available in prefabricated sections up to 2,500 sq. ft. with a maximum 100 ft. in either dimension.

***Roll Good – Typical Dimensions***

| Width | Length (max.) | Roll Area | Approx. Weight | Approx. Coverage[1] |
|---|---|---|---|---|
| 64 inches | 150 ft. | 795 sq. ft. | 176 lb. | 725 sq. ft. |
| 48 inches | 150 ft. | 600 sq. ft. | 132 lb. | 525 sq. ft. |
| 32 inches | 150 ft. | 400 sq. ft. | 88 lb. | 325 sq. ft. |
| 16 inches | 150 ft. | 200 sq. ft. | 44 lb. | 125 sq. ft. |

[1] Assuming 6-inch overlap

**Energy Efficiency:**
White DL40 membrane is an excellent product for complying with California Title 24, LEED® and other energy efficiency programs requiring the use of a highly reflective roof membrane. It is an ENERGY STAR® qualified product.

**Cool Roof Rating Council (CRRC)[1]**

| | Solar Reflectance | | Thermal Emittance | | Solar Reflective Index (SRI) | |
|---|---|---|---|---|---|---|
| | Initial | 3-yr | Initial | 3-yr | Initial | 3-yr |
| **White** | 0.88 | 0.68 | 0.87 | 0.84 | 111 | 82 |
| **Tan** | 0.39 | 0.33 | 0.89 | 0.89 | 43 | 35 |
| **Gray** | 0.47 | 0.40 | 0.89 | 0.89 | 54 | 45 |
| **Dark Gray** | 0.26 | 0.25 | 0.88 | 0.89 | 26 | 25 |

[1] Duro-Last's CRRC Product ID: 0610.

***LEED & LEED-EB Credits*** - White DL40 membrane alone can obtain 1 credit in either U.S. Green Building Council's LEED or LEED-EB programs. In combination with other design criteria the membrane may help attain other credits.

| LEED Credit Category | Duro-Last Attribute |
|---|---|
| Sustainable Sites Credit 7.2 Heat Island Effect: Roof | Solar Reflective Index (SRI) SRI = 111 |

| LEED-EB Credit Category | Duro-Last Attribute |
|---|---|
| Sustainable Sites Credit 6.2 Heat Island Effect: Roof | ENERGY STAR Qualified Thermal Emittance = 0.87 |

**Warranty:**
The following warranties are available for projects utilizing DL40 membrane. Contact Duro-Last for warranty details.

| Available Warranties | |
|---|---|
| **Supreme** | 15-YR NDL |
| **Ultra** | 15-YR High Wind[1] |
| **Basic** | 15-YR NDL[1] |
| **Residential** | 15-YR Material Only[1] |

[1] Excludes consequential damage coverage.



Duro-Last, "World's Best Roof" and Duro-Bond are registered trademarks owned by Duro-Last, Inc.
LEED is a registered trademark owned by the U.S. Green Building Council. ENERGY STAR is a registered trademark owned by the U.S. Environmental Protection Agency.
Created: 09/01/2012 Revised: 11/19/2013, 05/28/2014, 06/05/2014, 01/23/2015, 05/18/2015, 01/22/2016, 02/15/2016, 08/15/2017

**Codes and Standards:**
Underwriters Laboratories (US & Canada), FM Approvals, ICC-ES (ESR-1660), Canadian Construction Materials Centre (CCMC 13299-L), State of Florida, Miami-Dade County, Texas Department of Insurance.

**Storage:**
Store rolls lengthwise on pallets. Use tarps to keep rolls dry.

**Membrane Attachment:**

***Mechanically Fastened*** – DL40 membrane may be mechanically attached to a variety of roof deck and wall materials. An appropriate slip sheet or cover board may be required. Refer to the Duro-Last Mechanically Fastened Systems Specification for prefabricated system requirements. If using roll goods, refer to the Roll Good Mechanically Fastened Systems Specification.

***Duro-Bond® System*** – The Duro-Bond system (induction weld) may be used to attach DL40 membrane. Refer to the Duro-Last Duro-Bond System Specification for system requirements.

***Adhered*** – DL40 membrane may be adhered to a variety of properly prepared roof decks, walls, cover boards and insulations. Refer to the Duro-Last Adhered Systems Specification for system requirements.

**Physical Properties:**
DL40 membrane has been subjected to the tests required by ASTM 4434 "*Standard Specification for Poly (Vinyl Chloride) Sheet Roofing"* and has been classified as a Type IV, internally reinforced sheet. The results of each test are listed below. ASTM's *Overall Thickness* requirements for the membrane are plus or minus 10% (nominal) of the listed *Typical Value*.

| Physical Property | Test Method | ASTM D4434 Requirement | Result | Typical Value |
|---|---|---|---|---|
| **Overall Thickness** | ASTM D751 | ≥ 0.036 and ≤ 0.044 in. (≥ 36 and ≤ 44 mil) | PASS | 0.040 in. (40 mil), nominal |
| **Thickness Over Scrim** | ASTM D7635 | ≥ 0.016 in. | PASS | 0.017 in. (17 mil) |
| **Breaking Strength**[1] | ASTM D751 Grab Method | ≥ 275 lbf./in. | PASS | 441 x 355 lbf./in. |
| **Elongation**[1] | ASTM D751 Grab Method | ≥ 25% | PASS | 28% x 31% |
| **Seam Strength** | ASTM D751 Grab Method | ≥ 330 lbf. (75% of Breaking Strength.) | PASS | 360 lbf. |
| **Tear Strength**[1] | ASTM D751 Procedure B | ≥ 90 lbf. | PASS | 125 x 136 lbf. |
| **Low Temp. Bend** | ASTM D2136 | Must pass at -40° F. | PASS | PASS |
| **Heat Aging** | ASTM D3045 | Conditioned for 56 days in oven maintained at 176° F. | PASS | PASS |
| **Accelerated Aging** | ASTM G154 (Formerly G53) | 5,000 hours total test time. Irradiance level of 0.68 W/m2-nm. Cycle: 8 hours at 145° F, 4 hours condensation at 122° F | PASS | PASS |
| **Dimensional Stability**[1] | ASTM D1204 | Conditioned for 6 hours in oven maintained at 176° F. Allowable change: ≤ 0.5% | PASS | -0.45% x -0.40% |
| **Water Absorption** | ASTM D570 | Immersed in water at 158° F for 168 hours. Allowable weight change: ≤ 3% | PASS | 2.6% |
| **Static Puncture** | ASTM D5602 | ≥ 33 lbf. | PASS | 56 lbf. |
| **Dynamic Puncture** | ASTM D5635 | ≥ 14.7 ft-lbf. (20 J) | PASS | ≥ 14.7 ft-lbf. (20 J) |

[1] Typical values are shown for both machine and cross machine directions. The machine direction results are listed first.

***Additional Tests***

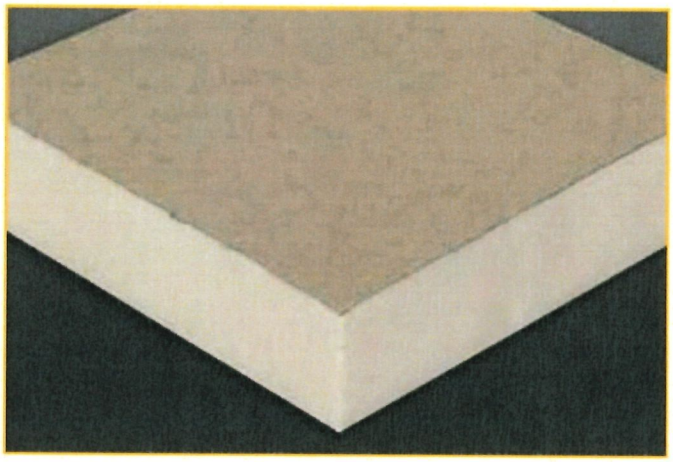
| | | |
|---|---|---|
| **Fungi Resistance** | ASTM G21 | No sustained growth or discoloration |
| **Moisture Vapor Transmission** | ASTM E96, Proc. B, Method A | < 0.35 U.S. perms |

ICC ES Report ESR-1660 · FM APPROVED · MIAMI-DADE COUNTY APPROVED · CLASSIFIED C UL US R10128 · U.S. GREEN BUILDING COUNCIL MEMBER · CRRC COOL ROOF RATING COUNCIL CHARTER MEMBER · ENERGY STAR CHANGE FOR THE BETTER WITH ENERGY STAR · SPRI SINGLE PLY ROOFING INDUSTRY



Duro-Last, "World's Best Roof" and Duro-Bond are registered trademarks owned by Duro-Last, Inc.
LEED is a registered trademark owned by the U.S. Green Building Council. ENERGY STAR is a registered trademark owned by the U.S. Environmental Protection Agency.
Created: 09/01/2012 Revised: 11/19/2013, 05/28/2014, 06/05/2014, 01/23/2015, 05/18/2015, 01/22/2016, 02/15/2016, 08/15/2017

# VERSICORE MP-H® POLYISO



## Overview

VersiCore MP-H is a rigid-roof insulation panel composed of a closed-cell polyisocyanurate foam core bonded on each side to glass-reinforced felt (GRF).

## Features and Benefits

- VersiCore MP-H polyiso insulation provides the highest R-value per inch of commercially available insulation products
- Environmentally friendly construction with 0% ozone-depleting components and CFC free
- Approved for direct application to steel decks

## Panel Characteristics

- Available in 4' x 4' (1220 mm x 1220 mm) and 4' x 8' (1220 mm x 2440 mm) panels in thickness of ½" (13 mm) to 4.5" (115 mm)

## Applications

- Single-Ply Roof Systems (Ballasted, Mechanically Attached, Fully Adhered)

| THERMAL VALUES | | | |
|---|---|---|---|
| Thickness (inches) | Thickness (MM) | LTTR R-value | Flute Spanability |
| 0.50" | 13 | 2.8 | 2⅞" |
| 1.00" | 25 | 5.7 | 2⅞" |
| 1.50" | 38 | 8.6 | 4⅜" |
| 2.00" | 51 | 11.4 | 4⅜" |
| 2.50" | 64 | 14.4 | 4⅜" |
| 3.00" | 76 | 17.4 | 4⅜" |
| 3.50" | 89 | 20.5 | 4⅜" |
| 4.00" | 102 | 23.6 | 4⅜" |
| 4.50" | 114 | 26.8 | 4⅜" |

## Installation

**Ballasted Single-Ply Systems**

Each VersiCore MP-H panel is loosely laid on the roof deck. Butt edges and stagger joints of adjacent panels. Install the roof membrane according to Versico's specifications.

**Mechanically Attached Single-Ply Systems**

VersiCore MP-H panels must be secured to the roof deck with fasteners and plates (appropriate to the deck type). Butt edges and stagger joints of adjacent panels. Install the roof membrane according to Versico's specifications.

**Fully Adhered Single-Ply Systems**

VersiCore MP-H panels must be secured to the roof deck with fasteners and plates (appropriate to deck type). Butt edges and stagger joints of adjacent panels. Install the roof membrane according to Versico's specifications.

VersiCore MP-H 4' x 8' panels can be secured to the roof deck with Versico's DASH Adhesive, either full coverage or bead spacing.

VersiCore MP-H 4' x 4' panels may be adhered to prepared concrete deck with a full mopping of Type III or IV asphalt.

REVIEW CURRENT VERSICO SPECIFICATIONS AND DETAILS FOR SPECIFIC installation REQUIREMENTS.

VERSICO
ROOFING SYSTEMS

A SINGLE SOURCE FOR SINGLE-PLY ROOFING

**Versico,** PO Box 1289, Carlisle, PA 17013
Tel: **800.992.7663** Fax: 717.960.4036 Web: **www.versico.com**

## Codes and Approvals

- ASTM C1289, Type II, Class 1, Grade 2 (20 psi), Grade 3 (25 psi)
- International Building Code (IBC) Section 2603
- UL Standard 790, 263 and 1256: Component of Class A Roof Systems (refer to UL Roof Materials' system directory)
- FM® Standards 4450/4470: Class 1 approval for steel roof-deck constructions (refer to FM RoofNav℠)
- California Code of Regulations, Title 24, Insulation Quality Standard License #TI-1418
- Third-party certification with the PIMA Quality Mark for Long-Term Thermal Resistance (LTTR) values
- CAN/ULC S704, Type 2 & 3, Class 2
- Florida Building Code Approval

## Precautions

Insulation must be protected from open flame and kept dry at all times. Install only as much insulation as can be covered the same day by completed roof-covering material. Protect installed product from excessive foot traffic. Versico will not be responsible for specific building and roof design by others, for deficiencies in construction or workmanship, for dangerous conditions on the jobsite or for improper storage and handling. Technical specifications shown in this literature are intended to be used as general guidelines only and are subject to change without notice. Call Versico for more specific details, or refer to PIMA Technical Bulletin No. 109: Storage & Handling Recommendations for Polyiso Roof Insulation.

**TYPICAL PROPERTIES AND CHARACTERISTICS (ASTM C1289)**

| Property | Test Method | Value |
|---|---|---|
| Compressive Strength | ASTM D1621 | 20 psi* minimum (138 kPa, Grade 2) |
| Dimensional Stability | ASTM D2126 | 2% linear change (7 days) |
| Moisture Vapor Transmission | ASTM E96 | < 1 perm (57.5 ng/(Pa•s•m²)) |
| Water Absorption | C1763 | < 1% volume |

Typical properties and characteristics are based on samples tested and are not guaranteed for all samples of this product. This data and information is intended as a guide and does not reflect the specification range for any particular property of this product.

*Also available in 25 psi minimum, Grade 3

PIMA QualityMark℠ The Certified LTTR-value

CLASSIFIED C UL US

Foamed plastic as roof deck construction material with resistance to an internal fire exposure only for use in construction no.(s) 120 and 123. See UL Directory of Products Certified for Canada and UL Roofing Materials and Systems Directory. 99DL.

© 2018 Versico. 12.13.18

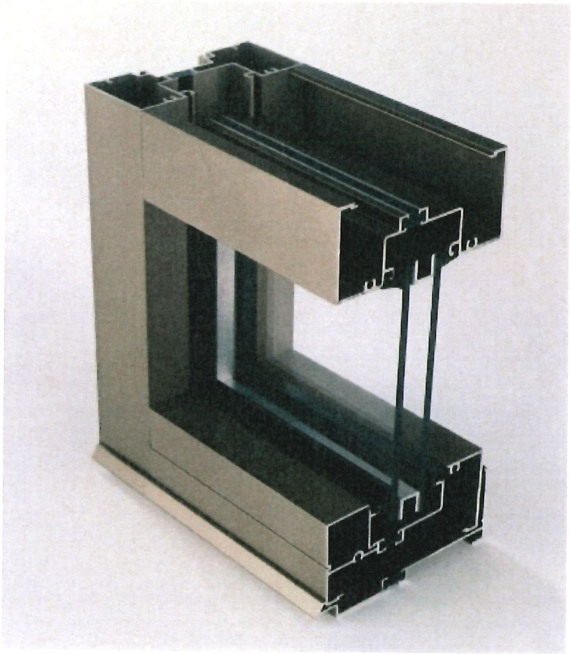
Versico, VersiCore MP-H, and the Versico logo are trademarks of Versico. FM and FM RoofNav are registered trademarks of FM Global.

# 14.01
# 14000 Series Flush Glaze
## Description

**Description**

Tubelite T14000 Series Framing is a 2" x 4 1/2" deep flush glazed storefront system for use on first floor applications. This dry glazed internally drained framing can be glazed with 1" insulated glass or panels positioned in the center of the frame. Glass pocket reducers can be used to glaze infill thicknesses of 1/4" to 1/2"

A poured and de-bridged thermal break provides industry standard Condensation Resistance and limits thermal conduction. The thermal pocket also employs the Azon Lance for prevention of dry shrink of the polyurethane barrier.





TUBELITE®
DEPENDABLE
LEADERS IN ECO EFFICIENT STOREFRONT, CURTAINWALL AND ENTRANCE SYSTEMS

# 14.02
# 14000 Series Flush Glaze
## Guide Specifications

### General

#### Description

Furnish all necessary materials, labor and equipment for the complete installation of aluminum framing as shown on the drawings and specified herein.

Fixed window framing shall be 14000 Series Flush Glaze (2" x 4 1/2") as manufactured by Tubelite Inc., Walker, Michigan. Whenever substitute products are to be considered, supporting technical literature, samples drawings and performance data must be submitted ten (10) days prior to bid in order to make a valid comparison of the products involved.

Test reports certified by an independent laboratory must be made available upon request.

#### Performance Requirements

Air infiltration shall not exceed .06 CFM/Ft$^2$ when tested in accordance with ASTM E-283 at a test pressure of 6.24 PSF.

There shall be no uncontrolled water entry when tested in accordance with ASTM E-331 "Water Penetration of Exterior Windows, Curtainwalls and Doors by Uniform Static Air Pressure Difference" at a test pressure of 15 PSF.

There shall be no uncontrolled water entry when tested in accordance with AAMA 501.1-94 at a dynamic pressure equivalent of 15 PSF.

Structural performance per ASTM E330 shall be based on a maximum allowable deflection of L/175 of the span or 3/4" maximum. The system shall perform to those criteria under a wind load of (architect specify) _____ PSF.

There shall be no buckling, stress on glass, edge seal failure, excess stress on curtainwall structure, anchors and fasteners or reduction in performance when tested in accordance with AAMA 501.5-98 at a temperature range of 0$^0$ to 180$^0$ F.

There shall be no "Life/Safety" type failures (glass breakage, anchor failures, or structural damage) when tested in accordance with AAMA 501.4, seismic test (lateral cycling.)

Thermal transmittance due to conduction ($U_c$) shall be 0.40 - poured & debridged (see AAMA 507-12 test report B6911.03-116-45) BTU/Hr/Ft$^2$/F degrees. Condensation Resistance Factor (CRF) shall not be less than 54 - poured & debridged only (or 53 - slotted only) when tested in accordance with AAMA 1503-98.

The system shall have a Sound Transmission Class (STC) rating of 32 and an Outdoor-Indoor Transmission Class (OITC) rating of 26 when tested in accordance with ASTM E90-97, ASTM E413-87 (reapproved 1994) and ASTM E1332-90.

### Products

#### Materials

Extrusions shall be of aluminum alloy 6063-T5 extruded within commercial tolerance and free from defects impairing strength and/or durability. Main framing sections to be of .075 inch minimum wall thickness and glazing stop moldings of .060 inch thickness.

Screws, bolts and all other accessories to be compatible with the aluminum under normal service conditions.

Glazing shall be by means of an exterior and interior roll-in wedge of high quality extruded elastomeric material.

Optional: Thermal barrier shall be a two part chemically curing, unfilled polyurethane casting resin poured in place for perimeter members. Intermediate vertical members shall be slotted for efficient thermal performance.

#### Finish

All exposed framing surfaces shall be free of scratches and other serious blemishes.

Finish to be: (architect select)

- Etched and clear anodized
  - (AAM12C22A31)
    - Clear - Class 2 (C2)
  - (AAM12C22A41)
    - Clear - Class 1 (C1)
- Electrolytically deposited color
  - (AAM12C22A44) Class 1
    - Champagne (CH)
    - Medium Bronze (MB)
    - Dark Bronze (DB)
    - Extra Dark Bronze (EB)
    - Black (BL)
- Fluoropolymer (70%) painted color _____.

### Execution

#### Installation

Shall be in accordance with the manufacturer's installation instructions and the approved shop drawings.

#### Note:

In keeping with Tubelite's policy of continuing product improvements, all specifications are subject to change without written notice by the manufacturer.

# 4TH STREET STATION
# HISTORIC RENOVATION

## 201 4TH STREET ST. PAUL, MINNESOTA

IMAGE FOR ILLUSTRATION PURPOSES ONLY - NOT TO BE USED FOR CONSTRUCTION

## SHEET INDEX

| SHEET NUMBER | SHEET NAME | ISSUE PART 2 10-16-18 | ISSUE PERMIT-HPC 1-28-19 |
|---|---|---|---|
| **GENERAL** | | | |
| A0.1 | TITLE SHEET | ✖ | ✖ |
| A0.2 | PARTITION TYPES, SYMBOLS, ABBREVIATIONS | | ✖ |
| A0.3 | CODE DATA AND BASEMENT CODE FLOOR PLAN | | ✖ |
| A0.4 | FIRST, SECOND, AND THIRD CODE FLOOR PLANS | | ✖ |
| **CIVIL** | | | |
| 1 OF 2 | ALTA / NSPS LAND TITLE SURVEY | | ✖ |
| 2 OF 2 | ALTA / NSPS LAND TITLE SURVEY | | ✖ |
| T1.0 | TITLE SHEET | | ✖ |
| T1.1 | GENERAL CONSTRUCTION NOTES | | ✖ |
| C1.0 | DEMOLITION PLAN | | ✖ |
| C2.0 | SITE AND TPAR PLAN | | ✖ |
| C2.1 | CITY SITE PLAN NOTES | | ✖ |
| C3.0 | GRADING DRAINAGE AND EROSION CONTROL PLAN | | ✖ |
| C4.0 | UTILITY PLAN | | ✖ |
| C4.1 | CITY UTILITY NOTES AND DETAILS | | ✖ |
| **ARCHITECTURAL** | | | |
| A2.00 | EXISTING CONDITIONS BASEMENT FLOOR PLAN | ✖ | ✖ |
| A2.01 | EXISTING CONDITIONS FIRST FLOOR PLAN | ✖ | ✖ |
| A2.02 | EXISTING CONDITIONS SECOND FLOOR PLAN | ✖ | ✖ |
| A2.03 | EXISTING CONDITIONS THIRD FLOOR PLAN | ✖ | ✖ |
| A2.04 | EXISTING CONDITIONS ROOF PLAN | ✖ | ✖ |
| A2.10 | BASEMENT DEMOLITION FLOOR PLAN | ✖ | ✖ |
| A2.11 | FIRST FLOOR DEMOLITION PLAN | ✖ | ✖ |
| A2.12 | SECOND FLOOR DEMOLITION PLAN | ✖ | ✖ |
| A2.13 | THIRD FLOOR DEMOLITION PLAN | ✖ | ✖ |
| A2.20 | PROPOSED BASEMENT FLOOR PLAN | ✖ | ✖ |
| A2.21 | PROPOSED FIRST FLOOR PLAN | ✖ | ✖ |
| A2.22 | PROPOSED SECOND FLOOR PLAN | ✖ | ✖ |
| A2.23 | PROPOSED THIRD FLOOR PLAN | ✖ | ✖ |
| A2.24 | ENLARGED BATH AND KITCHEN FLOOR PLANS | | ✖ |
| A2.25 | ENLARGED ELEVATOR FLOOR PLANS AND CROSS SECTION | | ✖ |
| A3.01 | EXISTING CONDITIONS EXTERIOR ELEVATIONS | ✖ | ✖ |
| A3.02 | PROPOSED EXTERIOR ELEVATIONS | ✖ | ✖ |
| A4.01 | PROPOSED ROOF PLAN | ✖ | ✖ |
| A5.01 | BUILDING WALL SECTIONS & ENLARGED STAIR "C" FLOOR PLANS | | ✖ |

## SHEET INDEX

| SHEET NUMBER | SHEET NAME | ISSUE PART 2 10-16-18 | ISSUE PERMIT-HPC 1-28-19 |
|---|---|---|---|
| A5.02 | STOREFRONT AND WINDOW GLASS REPLACEMENT DETAILS | | ✖ |
| A7.01 | OPENING SCHEDULE, DOOR AND FRAME TYPES | | ✖ |
| A8.01 | INTERIOR BATH ELEVATIONS, TYPICAL MOUNTING HEIGHTS | | ✖ |
| A8.02 | INTERIOR KITCHEN ELEVATIONS | | ✖ |
| A9.01 | REFLECTED CEILING PLANS AND CEILING DETAILS | | ✖ |
| | | | |
| **STRUCTURAL** | | | |
| S1.0 | EXISTING 1ST FLOOR FRAMING PLAN - MODIFIED 2ND FLOOR FRAMING PLAN | | ✖ |
| S2.0 | EXISTING ROOF FRAMING PLAN | | ✖ |
| S3.0 | ELEVATOR SUPPORT FRAMING PLAN | | ✖ |
| | | | |
| **MECHANICAL** | | | |
| M1 | 2ND FLOOR HVAC | | ✖ |
| M2 | 3RD FLOOR HVAC | | ✖ |
| M3 | ROOF PLAN | | ✖ |
| M4 | MECHANICAL SCHEDULES | | ✖ |
| | | | |
| **PLUMBING** | | | |
| P-1 | SANITARY PLAN - 2ND FLOOR, GENERAL NOTES, SPECIFICATIONS | | ✖ |
| P-2 | SANITARY PLAN - 3RD FLOOR | | ✖ |
| P-3 | WATER PLAN - 2ND FLOOR | | ✖ |
| P-4 | WATER PLAN - 3RD FLOOR | | ✖ |
| P-5 | WASTE / VENT RISERS - 2ND FLOOR | | ✖ |
| P-6 | WASTE / VENT RISERS - 3RD FLOOR | | ✖ |
| P-7 | WATER RISERS - 2ND FLOOR | | ✖ |
| P-8 | WATER RISERS - 3RD FLOOR | | ✖ |
| | | | |
| **ELECTRICAL** | | | |
| E1.1 | PROPOSED LIGHTING SECOND AND THIRD FLOOR PLAN | | ✖ |
| E1.2 | PROPOSED ELECTRICAL SECOND FLOOR PLAN | | ✖ |
| E1.3 | PROPOSED ELECTRICAL THIRD FLOOR PLAN | | ✖ |

## PROJECT DIRECTORY

**OWNER**
Commercial Investors Group

Contact: Mike Sowers
Phone: (612) 598-0780
mike@commercialinvestorsgroup.com

Contact: Stephanie Kragenbring
Phone: (651) 302-6410
stephanie@commercialinvestorsgroup.com

**ARCHITECT**
Pope Architects
1295 Bandana Boulevard N. Suite 200
St. Paul, MN 55108
Contact:: Daniel Pollastrini
Phone: (651) 789-1604
dpollastrini@popearch.com

**HISTORICAL CONSULTANT**
(OWNERS CONSULTANT)
Landscape Research LLC.
1926 Penn Avenue South
Minneapolis, MN 55405
Contact:: Amy Lucas
Phone: (612) 414-7949
alucas@landscaperesearch.net
amymlucas@gmail.com

**CIVIL**
(OWNERS CONSULTANT)
AMI Consulting Engineers
3640 Talmage Circle, Suite 200
Vadnais Heights, MN 55110
Contact: Steven Gebauer
Phone: (651) 344-8783 ext. 50
steven.gebauer@amiengineers.com

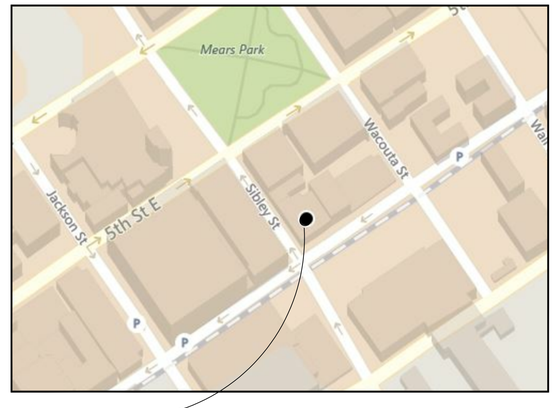
**STRUCTURAL**
(OWNERS CONSULTANT)
AMI Consulting Engineers
3640 Talmage Circle, Suite 200
Vadnais Heights, MN 55110
Contact: Miranda Hansen
Phone: (715) 718-5648
miranda.hansen@amiengineers.com

**MECHANICAL**
(OWNERS DESIGN BUILD CONTRACTOR)
M&E Engineers
3640 Talmage Circle, Suite 200
Vadnais Heights, MN 55110
Contact: Jim Dunlevy
Phone: (651) 288-1942
jimd@mande-inc.com

**PLUMBING**
(OWNERS CONSULTANT)
STEINKRAUS PLUMBING
112 East 5th Street
Chaska, MN 55318
Contact:: Merle Steinkraus
Phone: (952) 361-0128
merle@steinkrausplumbing.com

**ELECTRICAL**
(OWNERS DESIGN BUILD CONTRACTOR)
Daley Electric
266 East Lafayette Frontage Road
St. Paul, MN 55107
Contact: Sean Dunn
Phone: (763) 607-6735
sean.dunn@daley-electric.com

## LOCATION MAP




SITE LOCATION:
201 FOURTH STREET EAST
ST. PAUL, MINNESOTA

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

TITLE SHEET

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

Architect Name
Date: 3-8-2019 Lic. No. 51570

Commission No. 15552-18142
Drawn by DL, DTP
Checked by DTP

SHEET
A0.1

TRUE SHEET SCALE
0" 1/2" 1"

# SYMBOLS

GRIDS

DETAIL

WALL & BUILDING SECTION

EXTERIOR ELEVATION

INTERIOR ELEVATION

ELEVATION LAYOUT POINT

MATCHLINE SEE SHEET AX.X

MATCHLINE SYMBOL

OPENING NUMBER

ROOM NUMBER

FRAME TYPE

REVISIONS

HINGE SIDE

DOOR SWING & NUMBER

EXISTING DOOR TO REMAIN

EXISTING DOOR TO BE REMOVED

EXISTING WALL TO REMAIN

EXISTING WALL TO BE REMOVED

WALL TYPE

# INDICATION OF MATERIALS

CONCRETE

INSULATED PRECAST CONCRETE PANEL (PLAN VIEW)

PRECAST CONCRETE PANEL (SECTION VIEW)

BRICK

CONCRETE BLOCK

STONE

STRUCTURAL STEEL

ALUMINUM

GYPSUM BOARD

INSULATION-BATT/ SOUND ATTENUATING

INSULATION-RIGID

INSULATION- SEMI-RIGID

WOOD BLOCKING

WOOD (FINISH)

PLYWOOD

COARSE GRAVEL

GRADE

SAND/ ARCHITECTURAL PRECAST

# PARTITION TYPES

WOOD STUD SPACING TO BE PER STRUCTURAL ENGINEER'S SPECIFICATION FOR EACH APPLICATION U.N.O.
ALL U.L. LISTED PARTITIONS ARE TO BE CONSTRUCTED IN FULL COMPLIANCE WITH THE REFERENCED U.L. DESIGN NUMBER

P3A — 3 1/2" WOOD STUDS; 5/8" GYPSUM BOARD

P3B — 5/8" GYPSUM BOARD; 3 1/2" WOOD STUDS; 5/8" GYPSUM BOARD
P3BX — ONE HOUR WALL, UL DESIGN U305

P3C — (2) LAYERS 5/8" GYP. BD.; 3 1/2" WOOD STUDS; (2) LAYERS 5/8" GYP. BD.
P3CX — TWO HOUR WALL, UL DESIGN U301

P3BRS — (2) LAYERS 5/8" GYP. BD.; 3 1/2" WOOD STUDS; 1/2" RESILIENT CHANNEL; 5/8" GYPSUM BOARD
P3BRSX — ONE HOUR WALL, UL DESIGN U311, STC = 50-54 (RAL TL77-138)

P6A — 5 1/2" WOOD STUDS; 5/8" GYPSUM BOARD

P6B — 5/8" GYPSUM BOARD; 5 1/2" WOOD STUDS; 5/8" GYPSUM BOARD
P6BX — ONE HOUR WALL, UL DESIGN U305

P6C — (2) LAYERS 5/8" GYP. BD.; 5 1/2" WOOD STUDS; (2) LAYERS 5/8" GYP. BD.
P6CX — TWO HOUR WALL, UL DESIGN U301

P6BRS — 5/8" GYP. BD.; 5 1/2" WOOD STUDS; 1/2" RESILIENT CHANNEL; 5/8" GYPSUM BOARD; (CORRIDOR)
P6BRSX — ONE HOUR WALL, UL DESIGN U311, STC = 50-54 (RAL TL77-138)

P8A — 7 1/4" WOOD STUDS; 5/8" GYPSUM BOARD

P8B — 5/8" GYPSUM BOARD; 7 1/4" WOOD STUDS; 5/8" GYPSUM BOARD
P8BX — ONE HOUR WALL, UL DESIGN U305

P8C — (2) LAYERS 5/8" GYP. BD.; 7 1/4" WOOD STUDS; (2) LAYERS 5/8" GYP. BD.
P8CX — TWO HOUR WALL, UL DESIGN U301

P8BRS — 5/8" GYP. BD.; 7 1/4" WOOD STUDS; 1/2" RESILIENT CHANNEL; 5/8" GYPSUM BOARD; (CORRIDOR)
P8BRSX — ONE HOUR WALL, UL DESIGN U311, STC = 50-54 (RAL TL77-138)

P10A — ACTUAL 3" NOMINAL; (1) LAYER 5/8" TYPE 'X' GYP. BD.; 2 1/2" METAL C-H STUDS 24" O.C.; 1" GYPSUM SHAFTLINER
P10X — ONE HOUR WALL, UL DESIGN U415 OR U459

P14 — (2) LAYERS 5/8" GYP. BD.; 3 1/2" WOOD STUDS; (2) LAYERS 5/8" GYP. BD.; 1/2" AIR SPACE; 3 1/2" WOOD STUDS; 5/8" GYP. BD.
P14X — TWO HOUR WALL, UL DESIGN U301

P15 — (2) LAYERS 5/8" GYP. BD.; 3 1/2" WOOD STUDS; (2) LAYERS 5/8" GYP. BD.; 1/2" AIR SPACE; 5 1/2" WOOD STUDS; 5/8" GYP. BD.
P15X — TWO HOUR WALL, UL DESIGN U301

P16 — 5/8" GYP. BD.; 3 1/2" WOOD STUDS; 1/2" AIR SPACE; (2) LAYERS 5/8" GYP. BD.; 5 1/2" WOOD STUDS; (2) LAYERS 5/8" GYP. BD.; 1/2" AIR SPACE; 3 1/2" WOOD STUDS; 5/8" GYP. BD.
P16X — TWO HOUR WALL, UL DESIGN U301

P17 — (2) LAYERS 5/8" GYP. BD.; 5 1/2" WOOD STUDS; (2) LAYERS 5/8" GYP. BD.; 1/2" AIR SPACE; 5 1/2" WOOD STUDS; 5/8" GYP. BD.
P17X — TWO HOUR WALL, UL DESIGN U301

P18S — 5/8" GYP. BD.; 2x6 WOOD STUD BOTT. PLATE; 3 1/2" WOOD STUDS STAGGERED; 1/2" RESILIENT CHANNEL; 5/8" GYP. BD.; VARIES
P18SX — ONE HOUR WALL, UL DESIGN U340, STC = 51 W/INSUL.

P12S — 5/8" GYP. BD.; 3 1/2" WOOD STUDS; NETTING; 1" AIR SPACE; NETTING; 5 1/2" WOOD STUDS; 5/8" GYP. BD.
P12SX — ONE HOUR WALL, UL DESIGN U341, STC = 56

P19S — 5/8" GYP. BD.; 2x6 WOOD STUD BOTT. PLATE; 3 1/2" WOOD STUDS STAGGERED; 1/2" RESILIENT CHANNEL; 5/8" GYP. BD.; 3 1/2" WOOD STUDS; 5/8" GYP. BD.; VARIES
P19SX — ONE HOUR WALL, UL DESIGN U340, STC = 51 W/INSUL.

F1 — ACTUAL 2" NOMINAL; 1 1/2" RIGID INSULATION W/ Z FURRING; 5/8" GYPSUM BOARD

F2 — ACTUAL 2" NOMINAL; 1 1/2" FURRING CHANNELS; 5/8" GYPSUM BOARD

F3 — ACTUAL 4" NOMINAL; 3 1/2" WOOD STUDS; VAPOR BARRIER AT EXT.; 5/8" GYPSUM BOARD

F4 — FOURED CONC. OR CONC. BLOCK (SEE STRUCT.); 5/8" GYP. BD. (GLUE APPLIED)

M3A — 3 5/8" METAL STUDS; 5/8" GYPSUM BOARD

M3B — 5/8" GYPSUM BOARD; 3 5/8" METAL STUDS; 5/8" GYPSUM BOARD
M3BX — ONE HOUR WALL, UL DESIGN U419

# ABBREVIATIONS

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| AB | ANCHOR BOLT | FD | FLOOR DRAIN | NIC | NOT IN CONTRACT | T | TREAD |
| ACC | ACCESSIBLE | FDN | FOUNDATION | NO | NUMBER | T AND G | TONGUE AND GROOVE |
| ACG | ACOUSTIC CEILING GRID | FE | FIRE EXTINGUISHER | NOM | NOMINAL | T AND B | TOP AND BOTTOM |
| ACP | ACOUSTIC CEILING PANEL | FEC | FIRE EXTINGUISHER CABINET | NOS | NOSING | TBD | TO BE DETERMINED |
| ACT | ACOUSTIC CEILING TILE | FIN | FINISH | NSF | NET SQUARE FEET | TB | TOWEL BAR |
| ADJ | ADJUSTABLE | FIXT | FIXTURE | NTS | NOT TO SCALE | TEL | TELEPHONE |
| AFF | ABOVE FINISH FLOOR | FL | FLOOR or FLOAT | | | TEMP | TEMPERED, TEMPORARY |
| AGG | AGGREGATE | FLRG | FLOORING | OA | OVERALL | TERR | TERRAZZO |
| ALT | ALTERNATE | FR | FIRE RATED | OC | ON CENTER | TFE | TOP OF FOOTING ELEVATION |
| ALUM | ALUMINUM | FRMG | FRAMING | OD | OUTSIDE DIAMETER | TH | TEST HOLE, THICK, THICKNESS |
| AP | ACCESS PANEL | FRP | FIBERGLASS REINFORCED PANEL | OH | OVERHEAD | TKBD | TACK BOARD |
| APPROX | APPROXIMATE | FT | FOOT, FEET | OPNG | OPENING | TOM | TOP OF MASONRY |
| ARCH | ARCHITECT(URAL) | FTG | FOOTING | OPP | OPPOSITE | TOS | TOP OF STEEL |
| ATTEN | ATTENUATING | FURR | FURRING | OZ | OUNCE | TPH | TOILET PAPER HOLDER |
| AV | AUDIO VISUAL | FWC | FABRIC WALL COVERING | | | TS | TRANSITION STRIPS |
| | | | | PART | PARTITION | TV | TELEVISION |
| BCS | BABY CHANGING STATION | GA | GAUGE | PCT | PORCELAIN TILE | TYP | TYPICAL |
| BD | BOARD | GALV | GALVANIZED | PERF | PERFORATED | | |
| BLDG | BUILDING | GB | GRAB BAR | PL | PLATE | UH | UNIT HEATER |
| BLKG | BLOCKING | GC | GENERAL CONTRACTOR | PL GL | PLATE GLASS | UNFIN | UNFINISHED |
| BM | BENCH MARK | GEN | GENERAL | PLAM | PLASTIC LAMINATE | UNO | UNLESS NOTED OTHERWISE |
| BND | BOUND | GI | GALVANIZED IRON | PLAS | PLASTER | UR | URINAL |
| BOT | BOTTOM | GL | GLASS OR GLAZING | PLBG | PLUMBING | USF | USEABLE SQUARE FEET |
| BR | BRICK | GL BLK | GLASS BLOCK | PLYWD | PLYWOOD | | |
| BRG | BEARING | GLU-LAM | GLUE LAMINATED | PNL | PANEL OR PANELING | VAC | VACUUM |
| BRKT | BRACKET | GSF | GROSS SQUARE FEET | POL | POLISHED | VB | VINYL BASE |
| BSMT | BASEMENT | GT | GROUT | PREFIN | PREFINISHED | VCT | VINYL COMPOSITION TILE |
| BTWN | BETWEEN | GYP BD | GYPSUM BOARD | PROJ | PROJECTION | VENT | VENTILATOR |
| | | GWB | GYPSUM WALL BOARD | PROP | PROPERTY | VERT | VERTICAL |
| CAB | CABINET | | | PT(D) | PAINT(ED) | VEST | VESTIBULE |
| CB | CATCH BASIN | HC | HOSE CABINET | PTD | PAPER TOWEL DISPENSER | VWC | VINYL WALL COVERING |
| CFM | CUBIC FEET PER MINUTE | HDBD | HARDBOARD | PTD/R | PAPER TOWEL DISPENSER & RECEPTOR | | |
| CG | CORNER GUARD | HDCP | HANDICAPPED | PVMT | PAVEMENT | W/ | WITH |
| CIRC | CIRCUIT (CIRCUMFERENCE) | HDW | HARDWARE | | | W/O | WITHOUT |
| CJ | CONTROL JOINT | HDWD | HARDWOOD | QT | QUARRY TILE | WC | WATER CLOSET |
| CL | CENTER LINE | HGT | HEIGHT | | | WD | WOOD |
| CL TO CL | CENTERLINE TO CENTERLINE | HM | HOLLOW METAL | R | RISER OR RADIUS | WDW | WINDOW |
| CLG | CEILING | HORIZ | HORIZONTAL | RA | RETURN AIR | WG | WIRE GLASS |
| CLOS | CLOSET | HP | HIGH POINT | RAD | RADIATION, RADIATOR | WH | WATER HEATER |
| CMU | CONCRETE MASONRY UNIT | HR | HOUR | RB | RUBBER BASE | WI | WROUGHT IRON |
| CO | CLEANOUT | HYD | HYDRANT | RCP | REINFORCED CONCRETE PIPE | WP | WATERPROOFING |
| COL | COLUMN | | | RD | ROOF DRAIN | WR | WATER RESISTANT |
| CONC | CONCRETE | ID | INSIDE DIAMETER | REC | RECESSED | WRD | WELDING ROD |
| CONST | CONSTRUCTION | IN | INCH | REF | REFRIGERATOR | WSCT | WAINSCOT |
| CONT | CONTINUOUS | INSUL | INSULATION | REINF | REINFORCED(ING) | WT | WEIGHT |
| CONTR | CONTRACTOR | INT | INTERIOR | REQD | REQUIRED | WWF | WELDED WIRE FABRIC |
| CORR | CORRIDOR | INV | INVERT | RES | RESILIENT | | |
| CPT | CARPET | | | RH | RIGHT HAND | YD | YARD |
| CPTB | CARPET BASE | JAN | JANITOR | RM | ROOM | | |
| CRS | COURSE | JST | JOIST | RO | ROUGH OPENING | | |
| CSK | COUNTER SINK | JT | JOINT | ROT | ROTATE(D) | @ | AT |
| CSWK | CASEWORK | | | RUB | RUBBER | < | CENTER LINE, CENTER |
| CT | CERAMIC TILE | K PL | KICK PLATE | RUBT | RUBBER TREAD | [ | CHANNEL |
| CU | CUBIC | KD | KNOCK DOWN | RV | ROOF VENT | # | NUMBER (POUNDS) |
| CUH | CABINET UNIT HEATER | KO | KNOCK OUT | RWL | RAIN WATER LEADER | > | PLATE |
| | | | | | | ; | PLUS OR MINUS |
| DEPT | DEPARTMENT | LAB | LABORATORY | SA | SUPPLY AIR | ~ | ROUND DIAMETER |
| DET | DETAIL | LAM | LAMINATED | SCHED | SCHEDULE | ` | SQUARE, SQUARE FOOT |
| DF | DRINKING FOUNTAIN | LAV | LAVATORY | SD | SOAP DISPENSER | | |
| DIA | DIAMETER | LB | POUND | SECT | SECTION | ∠ | ANGLE |
| DIM | DIMENSION | LH | LEFT HAND | SF | SQUARE FOOT/FEET | | |
| DISP | DISPENSER | LIN | LINEAR, LINEAL | SHLVG | SHELVING | | |
| DIST | DISTANCE | LOC | LOCATE | SHT | SHEET | | |
| DN | DOWN | LP | LOW POINT | SIM | SIMILAR | | |
| DS | DOWNSPOUT | LT WT | LIGHTWEIGHT | SLNT | SEALANT | | |
| DWG | DRAWING | | | SND | SANITARY NAPKIN DISPENSER | | |
| | | MACH | MACHINE | SNR | SANITARY NAPKIN RECEPTOR | | |
| EA | EACH | MAS | MASONRY | SQ | SQUARE | | |
| EJ | EXPANSION JOINT | MATL | MATERIAL | SS | STAINLESS STEEL | | |
| EL | VERTICAL ELEVATION | MAX | MAXIMUM | SSM | SOLID SURFACE MATERIAL | | |
| ELEC | ELECTRIC(AL) | MECH | MECHANICAL | ST | STAIN | | |
| ELEV | VERTICAL ELEVATION / ELEVATOR | MED CAB | MEDICINE CABINET | STD | STANDARD | | |
| EM | ENTRY MAT | MEMB | MEMBRANE | STL | STEEL | | |
| ENAM | ENAMEL | MET | METAL | STOR | STORAGE | | |
| ENT | ENTRANCE | MEZZ | MEZZANINE | STRUCT | STRUCTURAL | | |
| EQ | EQUAL | MFR | MANUFACTURER | SUSP | SUSPENDED | | |
| EQUIP | EQUIPMENT | MH | MANHOLE | SV | SHEET VINYL | | |
| ETC | ET CETERA | MIN | MINIMUM | SW | SWITCH | | |
| EW | EACH WAY | MIR | MIRROR | SYM | SYMMETRY, SYMMETRICAL | | |
| EWC | ELECTRIC WATER COOLER | MISC | MISCELLANEOUS | SYS | SYSTEM | | |
| EXH | EXHAUST | MLDG | MOULDING | | | | |
| EXIST | EXISTING | MNTG | MOUNTING | | | | |
| EXP | EXPOSED | MO | MASONRY OPENING | | | | |
| EXPAN | EXPANSION | MULL | MULLION | | | | |
| EXT | EXTERIOR | | | | | | |

# PARTITION HEAD TYPES

1 — NON-RATED CONDITION

STRUCTURAL DECK; CAULK AS REQUIRED; FASTEN DEFLECTION TRACK TO BOTTOM OF METAL DECK; JOIST BEYOND; DEFLECTION HEAD CONNECTION; DO NOT ATTACH STUDS TO DEFLECTION TRACK; SEE PLAN FOR PARTITION TYPE; SECURE THIS SECTION OF PARTITION TO METAL DECK & JOIST. MATCH PARTITION TYPE OF PARTITION BELOW.; FASTEN DEFLECTION TRACK TO BOTTOM OF JOIST

PARALLEL TO JOISTS — PERPENDICULAR TO JOISTS

1A — RATED CONDITION

MINERAL WOOL FIBER FIRESTOPPING; STRUCTURAL DECK; FIRE CAULK AS REQUIRED; 6" VERIFY; FASTEN FIRE-RATED DEFLECTION TRACK TO BOTTOM OF METAL DECK; JOIST BEYOND; DEFLECTION HEAD CONNECTION; DO NOT ATTACH STUDS TO FIRE-RATED DEFLECTION TRACK; SEE PLAN FOR PARTITION TYPE; SECURE THIS SECTION OF PARTITION TO METAL DECK & JOIST. MATCH PART. TYPE OF PART. BELOW.; FASTEN FIRE-RATED DEFLECTION TRACK TO BOTTOM OF JOIST

PARALLEL TO JOISTS — PERPENDICULAR TO JOISTS

"D" = STRUCTURAL DEFLECTION AFTER ALL DEAD LOAD IS IN PLACE:
SEE STRUCTURAL FOR DEFLECTION INFORMATION.

AT ALL TYPE "X" PARTITION TYPES PROVIDE U.L. DESIGN DEFLECTION HEAD EQUAL TO PARTITION FIRE-RATING.

2 — EXTEND STUDS TO STRUCTURE ABOVE TO BRACE WALL AS REQUIRED; 6"; SEE REFLECTED CEILING PLAN & ROOM FINISH SCHEDULE FOR CEILING TYPE; SEE PLAN FOR PARTITION TYPE

3 — SEE REFLECTED CEILING PLAN & ROOM FINISH SCHEDULE FOR CEILING TYPE; AT TEGULAR ACT. TRIM TILES TO LAY FLAT AT PARTITIONS; SEE PLAN FOR PARTITION TYPE

4 — TOP OF WALL SEE PLAN; SEE PLAN FOR PARTITION TYPE

ALL FIRE RATED WALLS, CORRIDOR SMOKE PARTITIONS & SMOKE BARRIER PARTITIONS ARE TO EXTEND TO DECK.
PROVIDE BACKING/ BLOCKING IN PARTITIONS FOR WALL HUNG ITEMS.

P3BSX

- "NUMBER" INDICATES PARTITION HEAD CONDITION
- "X" INDICATES RATED PARTITION – ALL GYPSUM BOARD TO BE TYPE "X". "X" DESIGNATION IS NOT USED ON SHAFT WALLS (P10 SERIES) SINCE SHAFT WALLS ARE ALWAYS RATED AS PART OF THE BASIC TYPE.
- "S" INDICATES SOUND ATTENUATING INSULATION BLANKET IN WALL CAVITY. THICKNESS OF SOUND BLANKET PER SPECIFICATION.
- "R" INDICATES RESILIENT CHANNELS AT 24" O.C.
- "A" INDICATES GYP. BD. ON ONE FACE OF STUDS ONLY. "B" INDICATES ONE LAYER OF GYP. BD. ON EACH FACE OF STUDS. "C" INDICATES TWO LAYERS OF GYP. BD. ON EACH FACE OF STUDS.
- NUMBER INDICATES STUD THICKNESS ("1" FOR 1 5/8" STUDS, "3" FOR 3 5/8" STUDS, ETC.)

GENERAL NOTES:

1. FIRESTOP TOP AND BOTTOM OF FIRE RATED WALLS.
2. INSTALL ACOUSTICAL SEALANT @ PERIMETER OF EACH ELECTRICAL DEVICE OR MECHANICAL PENETRATION.
3. PROVIDE ACOUSTICAL SEALANT AT ALL ENCLOSING WALLS OF UNITS PER USG GUIDELINES.
4. PROVIDE RESILIENT ISOLATION MATERIAL BETWEEN GYP CRETE AND WALL. DO NOT TERMINATE GYP CRETE AGAINST GYPSUM BOARD
5. PLASTIC NETTING TO BE INSTALLED AT TO SEPERATE CAVITY SPACES. WHEN SOUND INSULATION IS INSTALLED, IT IS INSTALLED IN BOTH CAVITIES.


POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com


COMMERCIAL INVESTORS GROUP

4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

PARTITION TYPES SYMBOLS ABBREVIATIONS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A0.2

TRUE SHEET SCALE
0" 1/2" 1"

# CODE LEGEND

ACCESSIBLE MEANS OF EGRESS

EXIT

EXIT ACCESS

2W 2W 2W — 2 HOUR FIRE WALL (IBC 705)

3W 3W 3W — 3 HOUR FIRE WALL (IBC 705)

4W 4W 4W — 4 HOUR FIRE WALL (IBC 705)

1B 1B 1B — 1 HOUR FIRE BARRIER (IBC 706)

2B 2B 2B — 2 HOUR FIRE BARRIER (IBC 706)

3B 3B 3B — 3 HOUR FIRE BARRIER (IBC 706)

4B 4B 4B — 4 HOUR FIRE BARRIER (IBC 706)

1S 1S 1S — 1 HOUR SHAFT ENCLOSURE (IBC 707)

2S 2S 2S — 2 HOUR SHAFT ENCLOSURE (IBC 707)

1P 1P 1P — 1 HOUR FIRE PARTITION (IBC 708)

SB SB SB — 1 HOUR SMOKE BARRIER (IBC 709)

SP SP SP — SMOKE PARTITION (IBC 710)

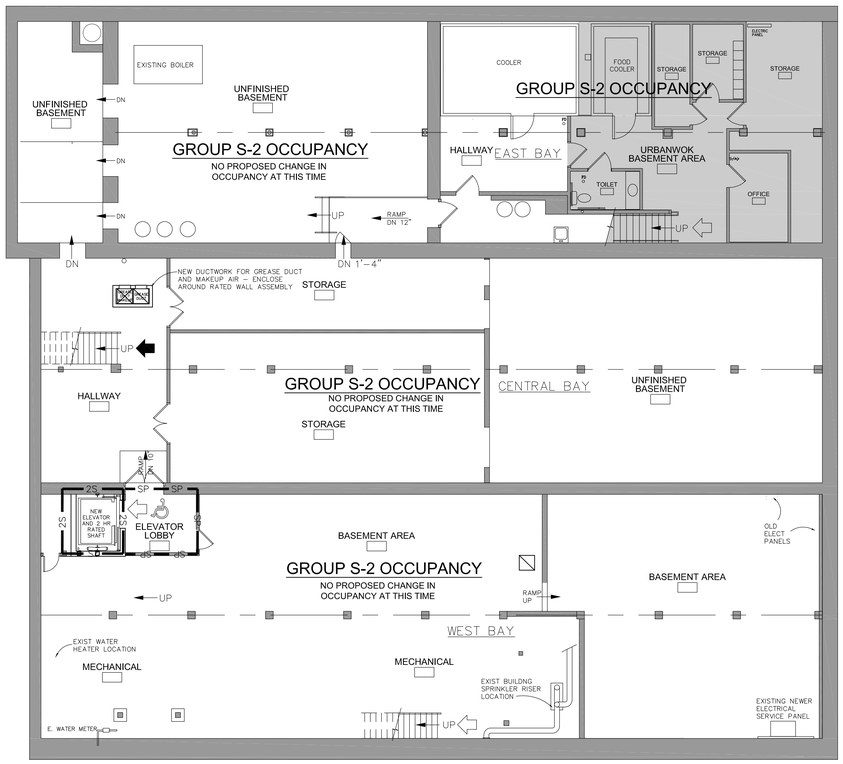
## BUILDING ADDRESS:

FIRST FLOOR RETAIL OCCUPANCIES:

" 201 FOURTH STREET " WILL BE THE ADDRESS ASSIGNED TO THE FIRST FLOOR SUITE OCCUPANCIES FOR THIS MIXED USE BUILDING. THE MAIN ENTRANCES FOR THESE SUITES WILL BE ON FOURTH STREET.

SECOND AND THIRD FLOOR APPARTMENT OCCUPANCIES:

" 340 SIBLEY STREET " WILL BE THE ADDRESS ASSIGNED TO THE SECOND AND THIRD FLOOR APARTMENT UNITS FOR THIS MIXED USE BUILDING. MAIN ENTRANCE FOR APARTMENT UNITS WILL BE ON SIBLEY STREET, WITHIN THE NEW FIRST FLOOR LOBBY, NOW BEING ADDED UNDER THIS PROJECT.




BASEMENT SCOPE OF WORK

EXISTING NON-LOAD BEARING WALLS, DOORS, TOILET ROOMS, ETC. WILL BE DEMOLISHED TO CLEAN UP THE BASEMENT AREA FOR FUTURE TENANT SPACE OCCUPANTS.

ALL OCCUPANCY TYPES IN BASEMENT ARE ASSUMED TO REMAIN AS IS AT THIS TIME. FUTURE BUILD OUT OF BASEMENT AREA WILL BE UNDER SEPARATE FUTURE PROJECT AND PERMIT.

NOTE:
SHADED AREA DENOTES EXISTING FLOOR AREAS WITH NO SCOPE OF WORK FOR THIS PROJECT.

1 / A0.3 BASEMENT CODE FLOOR PLAN
1/4"=1'-0"

NORTH

# CODE DATA - 2015 MINNESOTA CONSERVATION CODE FOR EXISTING BUILDINGS

NOTE: BUILDING AREAS INDICATED ARE NOT BOMA RENTABLE AREA CALCULATIONS

APPLICABLE CODES:
2015 MINNESOTA CONSERVATION CODE FOR EXISTING BUILDINGS
2015 MINNESOTA STATE BUILDING CODE
2015 MINNESOTA ACCESSIBILITY CODE
2015 MINNESOTA STATE FIRE CODE
2015 MINNESOTA MECHANICAL AND FUEL GAS CODE
2015 MINNESOTA ENERGY CODE
2014 NATIONAL ELECTRIC CODE
2012 MINNESOTA PLUMBING CODE 4715

CODE DATA SUMMARY:

PROJECT SCOPE IS THE RENOVATION OF AN EXISTING 3 STORY BRICK BUILDING, BUILT IN 1879, LOCATED AT 201 FOURTH STREET EAST IN ST. PAUL, MINNESOTA. BUILDING IS LOCATED IN, AND CONTRIBUTES TO, THE LOWERTOWN HISTORIC DISTRICT, WHICH IS LISTED IN THE NATIONAL REGISTER OF HISTORIC PLACES.

SINCE THIS BUILDING IS WITHIN AN HISTORIC DISTRICT, APPROVALS FROM BOTH THE STATE HISTORIC PRESERVATION OFFICE (SHPO), AND THE NATIONAL PARK SERVICE (NPS) ARE REQUIRED, IN ADDITION TO CITY OF ST. PAUL SAFETY AND INSPECTIONS DEPARTMENT CONSTRUCTION PERMITING AND APPROVAL.

THE EXISTING BUILDING TODAY HAS 3 COMMERCIAL TENANT SPACES ON FIRST FLOOR. THE URBANWOK RESTAURANT RESIDES WITHIN THE EAST BAY, WHICH IS CURRENTLY UNDER CONSTRUCTION UNDER A SEPARATE BUILDING PERMIT. THE OTHER 2 TENANT SPACES, CENTRAL AND WEST BAYS, ARE CURRENTLY VACANT. THE FIRST FLOOR TODAY HAS A GROUP A-2 OCCUPANCY, AND WILL REMAIN AS SUCH, UNTIL TENANTS ARE SELECTED FOR THESE VACANT SPACES.

THE EXISTING SECOND AND THIRD FLOORS COMBINED, HAVE A TOTAL OF 16 STUDIO APARTMENTS (GROUP B OCCUPANCY) AND 3 APARTMENTS (GROUP R-2 OCCUPANCY).

BUILDING IS RECENTLY UNDER NEW OWNERSHIP BY COMMERCIAL INVESTORS GROUP, WHICH HAS INITIATED THIS RENOVATION PROJECT FOR THE BUILDING. BUILDING IS PROPOSED TO REMAIN GROUP A-2 OCCUPANCY ON THE FIRST FLOOR AT THIS TIME. ANY FUTURE INTERIOR REMODELING FOR THE TWO EXISTING VACANT TENANT SPACES WILL BE UNDER A SEPARATE PROJECT AND SEPARATE PERMIT.

THE SECOND AND THIRD FLOORS WILL HAVE A CHANGE IN OCCUPANCY FROM A MIX OF GROUP B AND GROUP R-2 UNITS, TO ONLY HAVING GROUP R-2 RESIDENTIAL OCCUPANCY, THERE WILL BE A MIXTURE OF 12-STUDIO, 6-ONE BEDROOM APARTMENTS, AND 5-TWO BEDROOM APARTMENTS COMBINED ON SECOND AND THRID FLOORS. A TOTAL OF 23 APARTMENTS FOR THE BUILDING ARE PROPOSED. ONE TYPE "A" UNIT WILL BE PROVIDED ON THE SECOND FLOOR.

THE BASEMENT HAS A GROUP S-2 OCCUPANCY TODAY, WITH TWO OF THE 3 BASEMENT BAYS VACANT. FUTURE INTERIOR REMODELING OF THE VACANT BASEMENT AREAS WILL BE UNDER A SEPARATE PROJECT AND SEPARATE PERMIT, AS TENANTS ARE SELECTED FOR THESE SPACES.

THE MAIN BUILDING OCCUPANCY GROUP TO BE GROUP R-2 (RESIDENTIAL).

THIS RENOVATION WILL INCLUDE A NEW FIRST FLOOR ENTRANCE LOBBY FOR 2ND AND 3RD FLOOR TENANTS. A NEW STAIR, LOCATED IN THIS LOBBY WILL RUN FROM SECOND TO FIRST FLOOR TO ADDRESS EXISTING EXITING DEFICIENCIES WITHIN THE BUILDING. A NEW ELEVATOR WILL BE PROVIDED FOR ACCESSIBILITY COMPLIANCE, WHERE THE EXISTING FREIGHT ELEVATOR IS TODAY.

THE BUILDING IS FULLY SPRINKLERED TODAY, WITH A DRY SYSTEM. THE SPRINKLER SYSTEM WILL BE MODIFIED AS REQUIRED FOR THE CHANGE IN OCCUPANCY.

THE FIRST FLOOR OPENING INFILL PANELS WILL BE REMOVED, AND NEW STOREFRONT WINDOW SYSTEMS WILL BE INSTALLED WITHIN THE EXISTING MASONRY OPENINGS. THE EXISTING HISTORIC EXTERIOR WINDOWS ON SECOND AND THIRD FLOORS, WILL HAVE THEIR GLASS REPLACED WITHIN THE EXISTING METAL FRAMES.

CONSERVATION CODE FOR EXISTING BUILDINGS:

COMPLIANCE METHOD SELECTED FOR THIS PROJECT - PRESCRIPTIVE COMPLIANCE METHOD
FIRST FLOOR = A-2 OCCUPANCY (NO CHANGE)
SECOND FLOOR = R-2 OCCUPANCY - HIGHER HAZARD (CHANGE FROM B OCCUPANCY)
THIRD FLOOR =R-2 OCCUPANCY - HIGHER HAZARD (CHANGE FROM B OCCUPANCY)

BUILDING CLASSIFIED AS HISTORIC BUILDING - LOCATED IN LOWERTOWN HISTORIC DISTRICT.

TYPE OF CONSTRUCTION: TYPE III-B, FULLY SPRINKLERED

OCCUPANCY CLASSIFICATIONS:

| | |
|---|---|
| BASEMENT | GROUP S-2 STORAGE |
| FIRST FLOOR | GROUP A-2 ASSEMBLY |
| SECOND FLOOR | GROUP R-2 RESIDENTIAL |
| THIRD FLOOR | GROUP R-2 RESIDENTIAL |

MIXED OCCUPANCIES:

SEPARATED OCCUPANCIES (IBC 508.4):

| ADJOINING OCCUPANCIES: | FIRE RATING WITH SPRINKLERS (HRS) |
|---|---|
| GROUP A-2 : GROUP R | 1 HOUR |
| GROUP A-2 : GROUP S-2 | 0 HOUR |

ALLOWABLE AREA: BASED ON GROUP R-2 BEING MOST COMMON OCCUPANCY SEE BELOW FOR FORMULAS

MAXIMUM FLOOR AREA ($A_a$) = 51,904 S.F.
MAXIMUM BUILDING AREA = 155,712 S.F.

AREA MODIFICATIONS (IBC 506)

$$A_a = A_t + [A_t * I_f] + [A_t * I_s]$$

$$A_a = 16{,}000 + [16{,}000 * 24.4\%] + [16{,}000 * 200\%]$$

$A_a$ = Allowable area per floor (square feet)
$A_t$ = Tabular area per floor in accordance with Table 503 (square feet)
$I_f$ = Area increase due to frontage as calculated in accordance with sec. 506.2 (%)
$I_s$ = Area increase due to sprinkler protection (%)
= 2 for multi-story building
= 3 for single-story building

Maximum Building Area = $A_a$ * # of stories (up to 3 stories)
= 51,904 * 3

FRONTAGE INCREASE (IBC 506.2)

$$I_f = \left[\frac{F}{P} - 0.25\right]\frac{W}{30}$$

$$I_f = \left[\frac{204\ LF}{413\ LF} - 0.25\right]\frac{30}{30} \qquad I_f = 24.4\%$$

$I_f$ = Area increase due to frontage (%)
F = Building perimeter which fronts on a public way or open space having 20 feet open minimum width.
P = Perimeter of entire building.
W = Minimum width of public way or open space.

PROPOSED AREAS:

| | |
|---|---|
| FIRST FLOOR: | |
| GROUP A-2 | 9,946 S.F. |
| PROPOSED FIRST FLOOR AREA | 9,946 S.F. |
| SECOND FLOOR: | |
| GROUP R-2 | 9,946 S.F. |
| PROPOSED SECOND FLOOR AREA | 9,946 S.F. |
| THIRD FLOOR: | |
| GROUP R-2 | 9,946 S.F. |
| PROPOSED SECOND FLOOR AREA | 9,946 S.F. |
| BASEMENT FLOOR: | |
| GROUP S-2 | 10,458 S.F. |
| PROPOSED SECOND FLOOR AREA | 10,458 S.F. |
| TOTAL BUILDING AREA: | |
| FIRST FLOOR AREA | 9,946 S.F. |
| SECOND FLOOR AREA | 9,946 S.F. |
| THIRD FLOOR AREA | 9,946 S.F. |
| BASEMENT FLOOR AREA | 10,458 S.F. |
| TOTAL BUILDING AREA | 40,296 S.F. |

ALLOWABLE HEIGHT (IBC TABLE 503): 4 STORIES, 55 FEET

PROPOSED HEIGHT: 3 STORIES, 47'-4"

FIRE-RESISTANCE RATINGS (IBC TABLE 601):

| | |
|---|---|
| TYPE OF CONSTRUCTION | TYPE III-B |
| BEARING WALLS | |
| EXTERIOR | 2 HOUR(S) |
| INTERIOR | 0 HOUR(S) |
| STRUCTURAL FRAME | 0 HOUR(S) |
| FLOOR CONSTRUCTION (INCLUDING SUPPORTING BEAMS AND JOISTS) | 0 HOUR(S) |
| ROOF CONSTRUCTION (INCLUDING SUPPORTING BEAMS AND JOISTS) | 0 HOUR(S) |

FIRE-RESISTANCE RATINGS, EXTERIOR WALLS (IBC TABLE 602):

| | | | |
|---|---|---|---|
| <5' | 1 HOURS | ≥10' <30' | 1 HOURS |
| ≥5' <10' | 1 HOURS | ≥30' | 0 HOURS |

OCCUPANT LOAD CALCULATIONS:

FIRST FLOOR: 9,946 S.F.

| | | |
|---|---|---|
| URBANWOK | 2,968 S.F. GROUP A-2 (@ 15 S.F./OCC.) | 198 OCC. |
| CENTRAL BAY | 3,343 S.F. GROUP A-2 (@ 15 S.F./OCC.) | 223 OCC. |
| WEST BAY | 3,635 S.F. GROUP A-2 (@ 15 S.F./OCC.) | 242 OCC. |
| TOTAL, FIRST FLOOR | | 663 OCC. |

SECOND FLOOR: 9,946 S.F.

| | | |
|---|---|---|
| APARTMENTS | 8,482 S.F. GROUP R-2 (@ 200 S.F./OCC.) | 43 OCC. |
| CIRCULATION | 1,464 S.F. GROUP R-2 (@ 0 S.F./OCC.) | 0 OCC. |
| TOTAL, SECOND FLOOR | | 43 OCC. |

THIRD FLOOR: 9,946 S.F.

| | | |
|---|---|---|
| APARTMENTS | 8,001 S.F. GROUP R-2 (@ 200 S.F./OCC.) | 40 OCC. |
| CIRCULATION | 1,945 S.F. GROUP R-2 (@ 0 S.F./OCC.) | 0 OCC. |
| TOTAL, THIRD FLOOR | | 40 OCC. |

BASEMENT FLOOR: 10,458 S.F.

| | | |
|---|---|---|
| STORAGE | 10,458 S.F.GROUP S-2 (@ 300 S.F./OCC.) | 35 OCC. |
| TOTAL, BASEMENT FLOOR | | 35 OCC. |

EXITS REQUIRED/PROVIDED:

| | EXITS REQUIRED | EXITS PROVIDED | ACCESSIBLE EXITS PROVIDED |
|---|---|---|---|
| FIRST FLOOR: | | | |
| URBANWOK A-2 | 2 | 2 | 1 |
| CENTRAL BAY A-2 | 2 | 2 | 1 |
| WEST BAY A-2 | 2 | 3 | 2 |
| SECOND FLOOR: | EXITS REQUIRED | EXITS PROVIDED | ACCESSIBLE EXITS PROVIDED |
| APARTMENTS | 2 | 2 | 1 |
| THIRD FLOOR: | EXITS REQUIRED | EXITS PROVIDED | ACCESSIBLE EXITS PROVIDED |
| APARTMENTS | 2 | 2 | 1 |
| BASEMENT FLOOR: | EXITS REQUIRED | EXITS PROVIDED | EXITS PROVIDED |
| STORAGE | 2 | 3 | 1 |

EXIT WIDTH REQUIRED/PROVIDED:

FIRST FLOOR:
GROUP A-2
663 OCCUPANTS AT 0.2"/OCC: 132.6" REQUIRED
7 DOORS AT 33.63" = 235.4"
0 DOORS AT 68.5" = 0" 235.4" PROVIDED

SECOND FLOOR:
GROUP R-2
43 OCCUPANTS AT 0.2"/OCC: 8.6" REQUIRED
2 DOORS AT 33.63" = 67.3"
0 DOORS AT 68.5" = 0" 67.3" PROVIDED

THIRD FLOOR:
GROUP R-2
40 OCCUPANTS AT 0.2"/OCC: 8.0" REQUIRED
2 DOORS AT 33.63" = 67.3"
0 DOORS AT 68.5" = 0" 67.3" PROVIDED

BASEMENT FLOOR:
GROUP S-2
35 OCCUPANTS AT 0.2"/OCC: 7.0" REQUIRED
3 DOORS AT 33.63" = 100.9"
0 DOORS AT 68.5" = 0" 100.9" PROVIDED

SECOND FLOOR (STAIRS):
43 OCCUPANTS AT 0.3"/OCC: 12.9" REQUIRED
1 STAIR AT 38" = 38"
1 STAIR AT 48" = 48" 86" PROVIDED

THIRD FLOOR (STAIRS):
43 OCCUPANTS AT 0.3"/OCC: 12.9" REQUIRED
1 STAIR AT 44" = 44"
1 STAIR AT 41" = 41" 85" PROVIDED

PLUMBING FIXTURE REQUIREMENTS:

| | |
|---|---|
| FIRST FLOOR: | |
| URBANWOK: (UNDER SEPARATE PERMIT) | 0 OCC. |
| CENTRAL BAY: (VACANT - NO INTERIOR BUILDOUT) | 0 OCC. |
| WEST BAY: (VACANT - NO INTERIOR BUILDOUT) | 0 OCC. |
| TOTAL: | 0 OCC. |

UNFINISHED SPACES - NO PLUMBING FIXTURE DATA PROVIDED

| FIXTURE | REQUIRED _(USE)_ | REQUIRED _(USE)_ | REQUIRED TOTAL | PROVIDED |
|---|---|---|---|---|
| MEN, W.C. | --- | --- | --- | --- |
| MEN, URINAL | -- | -- | -- | -- |
| MEN, LAV. | --- | --- | --- | --- |
| WOMEN, W.C. | --- | --- | --- | --- |
| WOMEN, LAV. | --- | --- | --- | --- |
| DRINKING FOUNTAINS | --- | --- | --- | --- |

SECOND FLOOR:
11 APARTMENTS GROUP R-2: 43 OCC.
ASSUME 22 MEN, 21 WOMEN
TOTAL: 43 OCC.
ASSUME 22 MEN, 21 WOMEN
11 APARTMENTS ON SECOND FLOOR

| FIXTURE | REQUIRED R-2 | REQUIRED TOTAL | PROVIDED |
|---|---|---|---|
| W.C. | 11 | 11 | 11 |
| URINAL | N/A | N/A | N/A |
| LAV. | 11 | 11 | 11 |

THIRD FLOOR:
12 APARTMENTS GROUP R-2: 40 OCC.
ASSUME 20 MEN, 20 WOMEN
TOTAL: 40 OCC.
ASSUME 20 MEN, 201 WOMEN
12 APARTMENTS ON THIRD FLOOR

| FIXTURE | REQUIRED R-2 | REQUIRED TOTAL | PROVIDED |
|---|---|---|---|
| W.C. | 12 | 12 | 12 |
| URINAL | N/A | N/A | N/A |
| LAV. | 12 | 12 | 12 |


POPE ARCHITECTS
POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com


COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## CODE DATA AND CODE FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

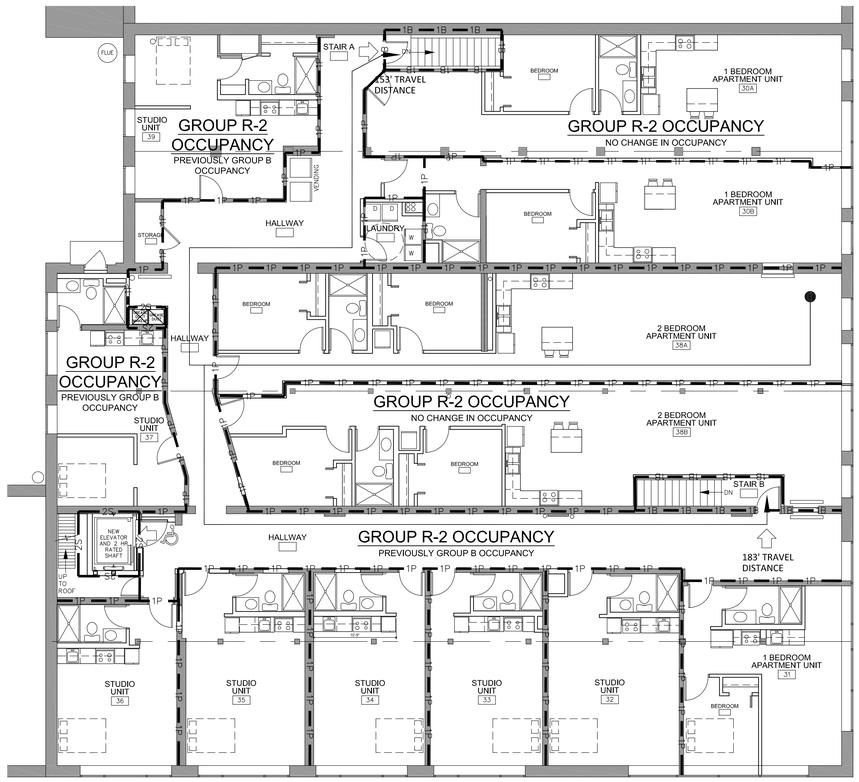
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A0.3

TRUE SHEET SCALE
0" 1/2" 1"




THIRD FLOOR SCOPE OF WORK

8 EXISTING ART STUDIO (GROUP B) UNITS AND 2 APARTMENT (GROUP R-2) UNITS EXIST TODAY ON THIRD FLOOR.

PROJECT SCOPE IS TO CONVERT THE 8 EXISTING ART STUDIOS (GROUP B) INTO 7 STUDIO APARTMENTS (GROUP R-2) AND 3-ONE BEDROOM APARTMENTS (GROUP R-2). THE EXISTING 2 APARTMENTS (GROUP R-2) WILL BE SPLIT INTO 2-ONE BEDROOM APARTMENTS (GROUP R-2) AND 2-TWO BEDROOM APARTMENTS (GROUP R-2).

THIRD FLOOR WILL HAVE A TOTAL OF 12 APARTMENTS (GROUP R-2) AND NO ART STUDIOS. ALL OCCUPANCIES WILL BE GROUP R-2 ON SECOND FLOOR..

3 A0.4 THIRD FLOOR CODE PLAN
1/4"=1'-0"

NORTH

## CODE LEGEND

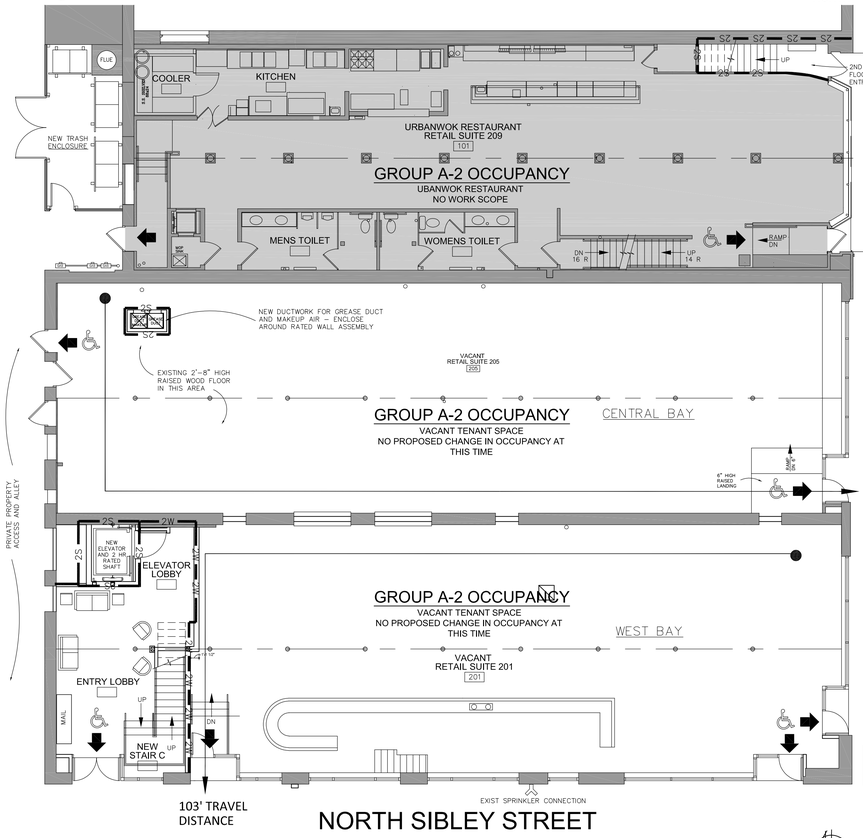
| | |
|---|---|
| | ACCESSIBLE MEANS OF EGRESS |
| | EXIT |
| | EXIT ACCESS |
| 2W 2W 2W | 2 HOUR FIRE WALL (IBC 705) |
| 3W 3W 3W | 3 HOUR FIRE WALL (IBC 705) |
| 4W 4W 4W | 4 HOUR FIRE WALL (IBC 705) |
| 1B 1B 1B | 1 HOUR FIRE BARRIER (IBC 706) |
| 2B 2B 2B | 2 HOUR FIRE BARRIER (IBC 706) |
| 3B 3B 3B | 3 HOUR FIRE BARRIER (IBC 706) |
| 4B 4B 4B | 4 HOUR FIRE BARRIER (IBC 706) |
| 1S 1S 1S | 1 HOUR SHAFT ENCLOSURE (IBC 707) |
| 2S 2S 2S | 2 HOUR SHAFT ENCLOSURE (IBC 707) |
| 1P 1P 1P | 1 HOUR FIRE PARTITION (IBC 708) |
| SB SB SB | 1 HOUR SMOKE BARRIER (IBC 709) |
| SP SP SP | SMOKE PARTITION (IBC 710) |

NOTE:
SEE REFLECTED CEILING PLANS ON SHEET A9.1 FOR CEILING SCOPE OF WORK AND CEILING FIRE RATINGS


POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com


COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101




FIRST FLOOR SCOPE OF WORK

EXISTING NON-LOAD BEARING KITCHEN AND TOILET ROOM WALLS, DOORS, AND KITCHEN EQUIPMENT, ETC. TO BE DEMOLISHED TO CLEAN UP THE CENTRAL AND WEST BAYS FOR FUTURE TENANT SPACE OCCUPANTS.

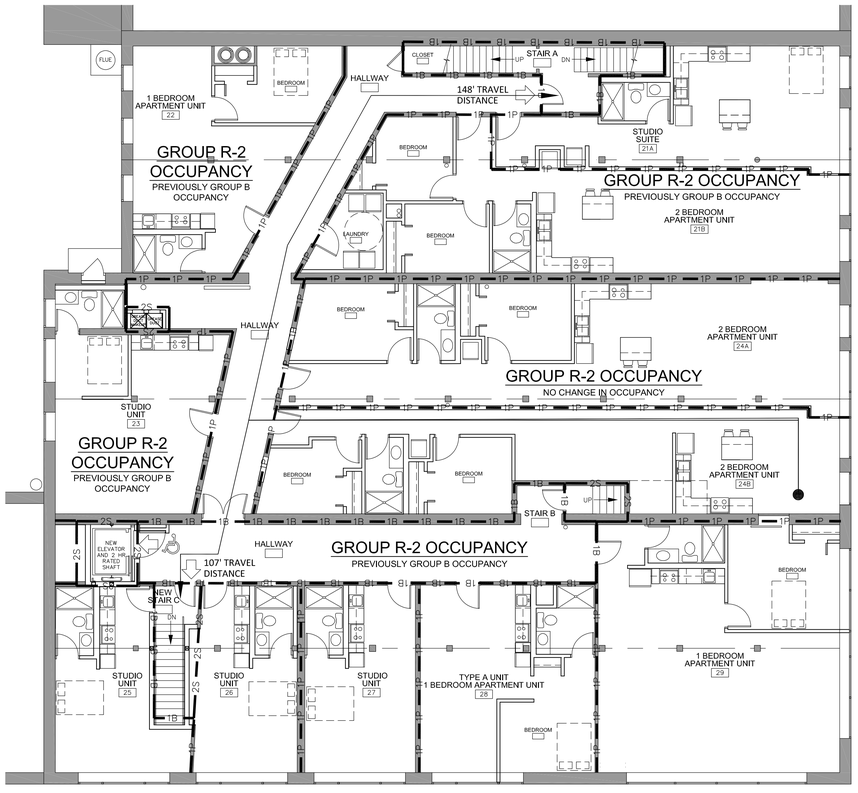
ALL OCCUPANCY TYPES IN FIRST FLOOR VACANT AREAS ARE ASSUMED TO REMAIN AS IS AT THIS TIME. FUTURE BUILD OUT OF FIRST FLOOR AREAS WILL BE UNDER SEPARATE FUTURE PROJECT AND PERMIT.

URBANWOK TENANT SPACE IS CURRENTLY UNDER A SEPARATE PROJECT AND PERMIT.

NOTE:
SHADED AREA DENOTES EXISTING FLOOR AREAS WITH NO SCOPE OF WORK FOR THIS PROJECT.

1 A0.4 FIRST FLOOR CODE PLAN
1/4"=1'-0"

NORTH




SECOND FLOOR SCOPE OF WORK

8 EXISTING ART STUDIO (GROUP B) UNITS AND 1 APARTMENT (GROUP R-2) UNIT EXIST TODAY ON SECOND FLOOR.

PROJECT SCOPE IS TO CONVERT THE 8 EXISTING ART STUDIOS (GROUP B) INTO 5 STUDIO APARTMENTS (GROUP R-2), 3-ONE BEDROOM APARTMENTS (GROUP R-2), AND 1-TWO BEDROOM APARTMENT (GROUP R-2). THE EXISTING 1 APARTMENT (GROUP R-2) WILL BE SPLIT INTO 2-TWO BEDROOM APARTMENTS (GROUP R-2).

SECOND FLOOR WILL HAVE A TOTAL OF 11 APARTMENTS (GROUP R-2) AND NO ART STUDIOS. ALL OCCUPANCIES WILL BE GROUP R-2 ON SECOND FLOOR..

2 A0.4 SECOND FLOOR CODE PLAN
1/4"=1'-0"

NORTH

## FIRST, SECOND, AND THIRD CODE FLOOR PLANS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

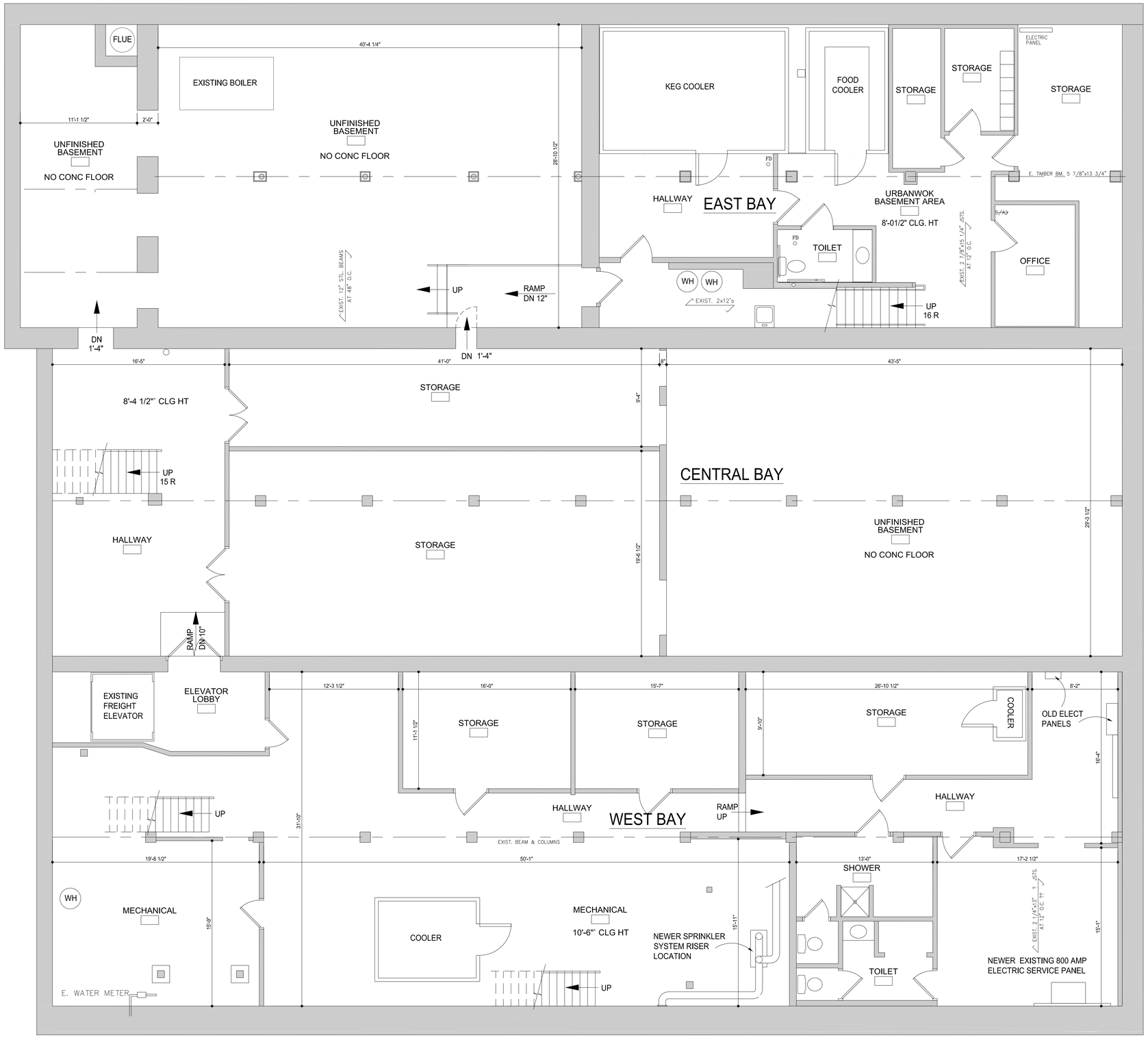
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A0.4

TRUE SHEET SCALE
0" 1/2" 1"




1 A2.00 EXISTING CONDITIONS BASEMENT FLOOR PLAN

1/4"=1'-0"

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## EXISTING CONDITIONS BASEMENT FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT/SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

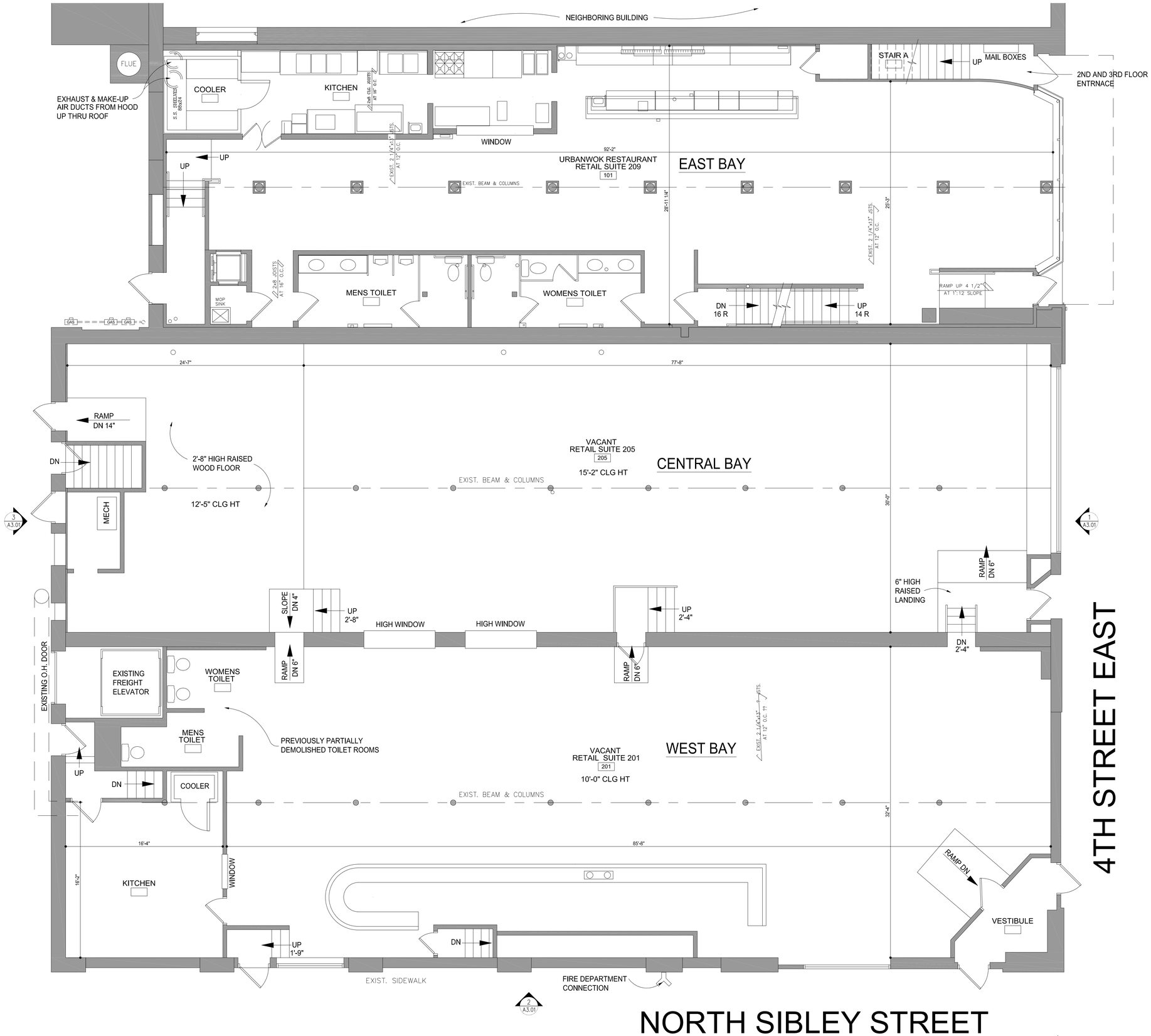
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A2.00

TRUE SHEET SCALE
0" 1/2" 1"




1 A2.01 EXISTING CONDITIONS FIRST FLOOR PLAN
1/4"=1'-0"

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## EXISTING CONDITIONS FIRST FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT/SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

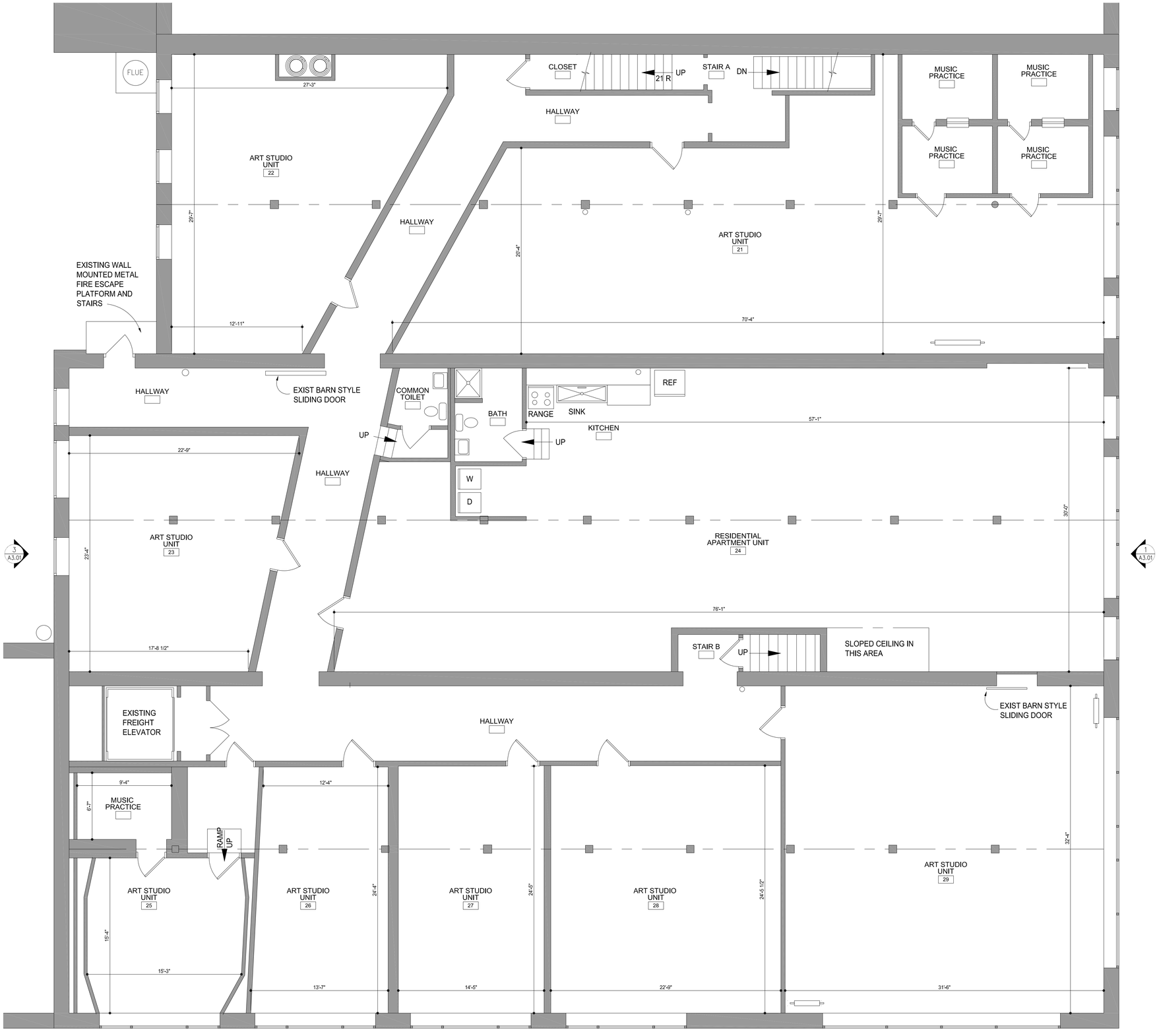
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A2.01

TRUE SHEET SCALE
0" 1/2" 1"




1 A2.00 EXISTING CONDITIONS SECOND FLOOR PLAN
1/4"=1'-0"

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

# EXISTING CONDITIONS SECOND FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT/SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A2.02

TRUE SHEET SCALE
0" 1/2" 1"

1 A2.03 EXISTING CONDITIONS THIRD FLOOR PLAN
1/4"=1'-0"

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## EXISTING CONDITIONS THIRD FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT/SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

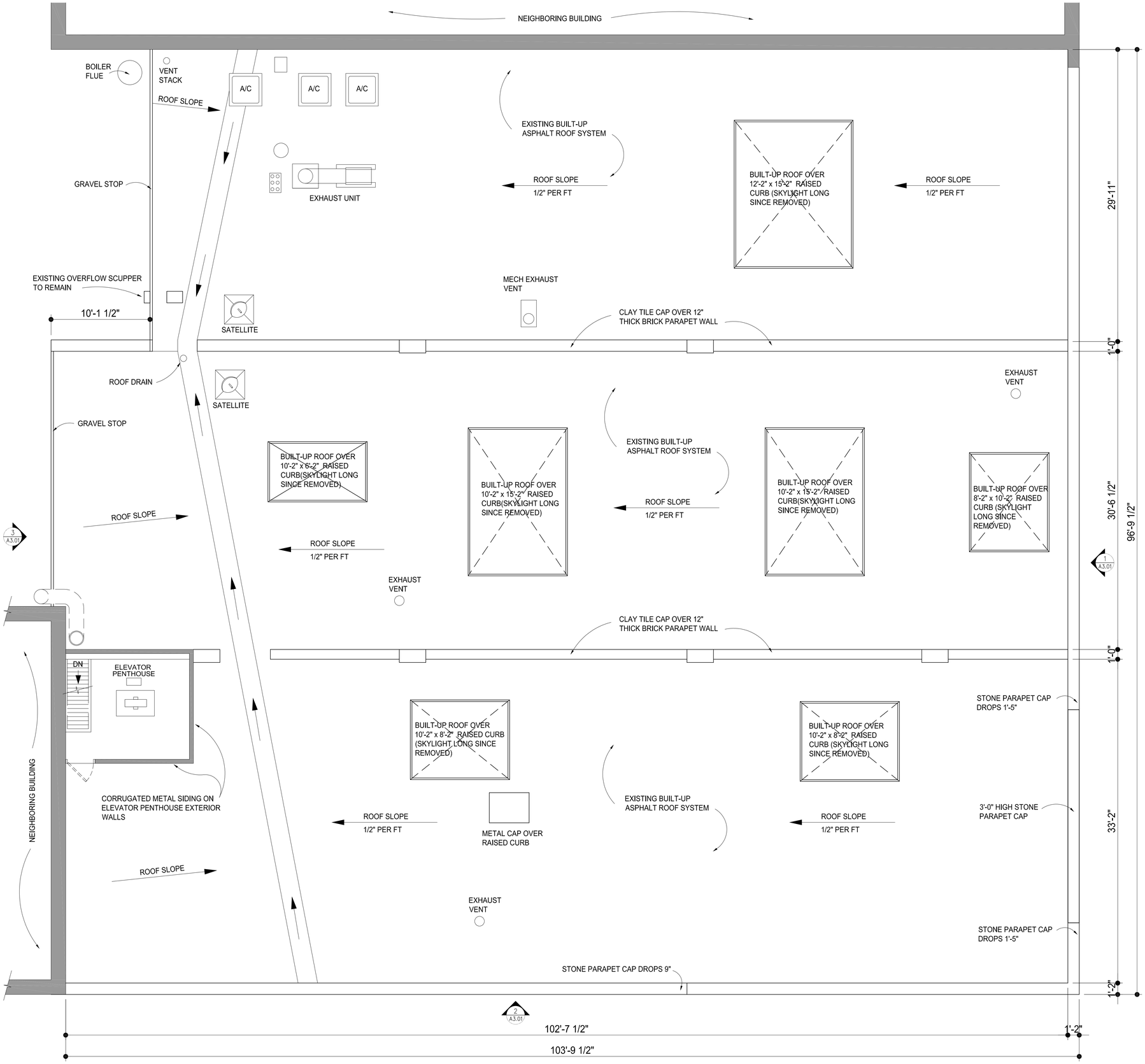
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A2.03

TRUE SHEET SCALE
0" 1/2" 1"




1 A2.04 EXISTING CONDITIONS ROOF PLAN
1/4"=1'-0"

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## EXISTING CONDITIONS ROOF PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT/SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

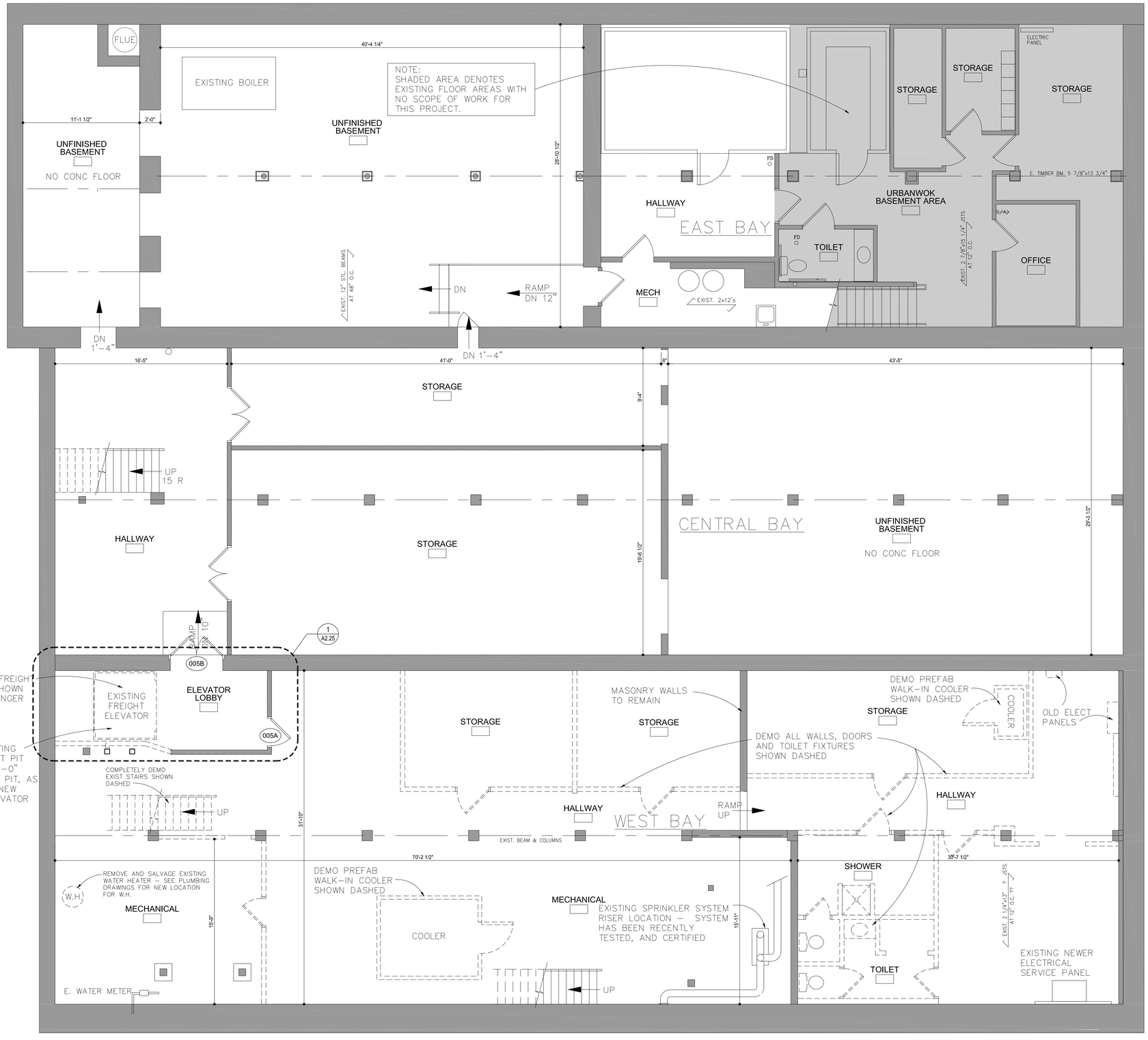
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A2.04

TRUE SHEET SCALE
0" 1/2" 1"




1 A2.10 BASEMENT DEMOLITION FLOOR PLAN
1/4"=1'-0"

NORTH

## DEMOLITION PLAN GENERAL NOTES

A) THE OWNER RESERVES THE RIGHT TO SALVAGE ANY EXISTING MATERIAL, EQUIPMENT, ETC. PRIOR TO THE START OF DEMOLITION. THE CONTRACTOR SHALL VERIFY THOSE ITEMS TO BE SALVAGED WITH OWNER.

B) ALL EXISTING CONSTRUCTION INDICATED TO REMAIN THAT IS DAMAGED OR AFFECTED BY THE DEMOLITION SHALL BE REPAIRED AND RESTORED TO ITS ORIGINAL CONDITION.

C) CONTRACTOR SHALL COORDINATE CONSTRUCTION WITH THE OCCUPANT TO AVOID DISRUPTION OF THE FACILITY OPERATIONS. MAINTAIN REQUIRED EGRESS DURING CONSTRUCTION. PROVIDE TEMPORARY BARRICADES, ENCLOSURES AND PROTECTION AS NECESSARY DURING CONSTRUCTION.

D) WHERE WALLS OR PARTITIONS ARE SHOWN TO BE REMOVED, ALSO REMOVE ALL ITEMS ATTACHED, CONNECTED OR INTERNAL TO THE WALLS INCLUDING TRIM, SHELVING, ACCESSORIES, CABINETS, BLOCKING, EQUIPMENT, ETC. REMOVE IN THEIR ENTIRETY. FASTENERS AND WALL ATTACHMENT DEVICES. PATCH AND REPAIR AS NEEDED TO COMPLETE WORK.

E) CONTRACTOR TO VERIFY EXACT LOCATION AND IDENTIFY, LABEL AND PROTECT EXISTING MECHANICAL AND ELECTRICAL SERVICES WHICH MAY BE AFFECTED BY DEMOLITION.

F) REFER TO THE GENERAL NOTES FOR OTHER APPLICABLE INFORMATION.

## DEMOLITION PLAN SYMBOLS

- EXISTING DOOR AND FRAME TO REMAIN
- EXISTING DOOR AND FRAME TO BE REMOVED
- EXISTING WALL TO REMAIN
- EXISTING WALL TO BE DEMOLISHED
- EXISTING WINDOW TO REMAIN
- EXISTING WINDOW TO BE DEMOLISHED
- INDICATES EXISTING BUILDING AREAS WITH NO SCOPE OF WORK, U.N.O.

POPE ARCHITECTS
POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## BASEMENT DEMOLITION FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

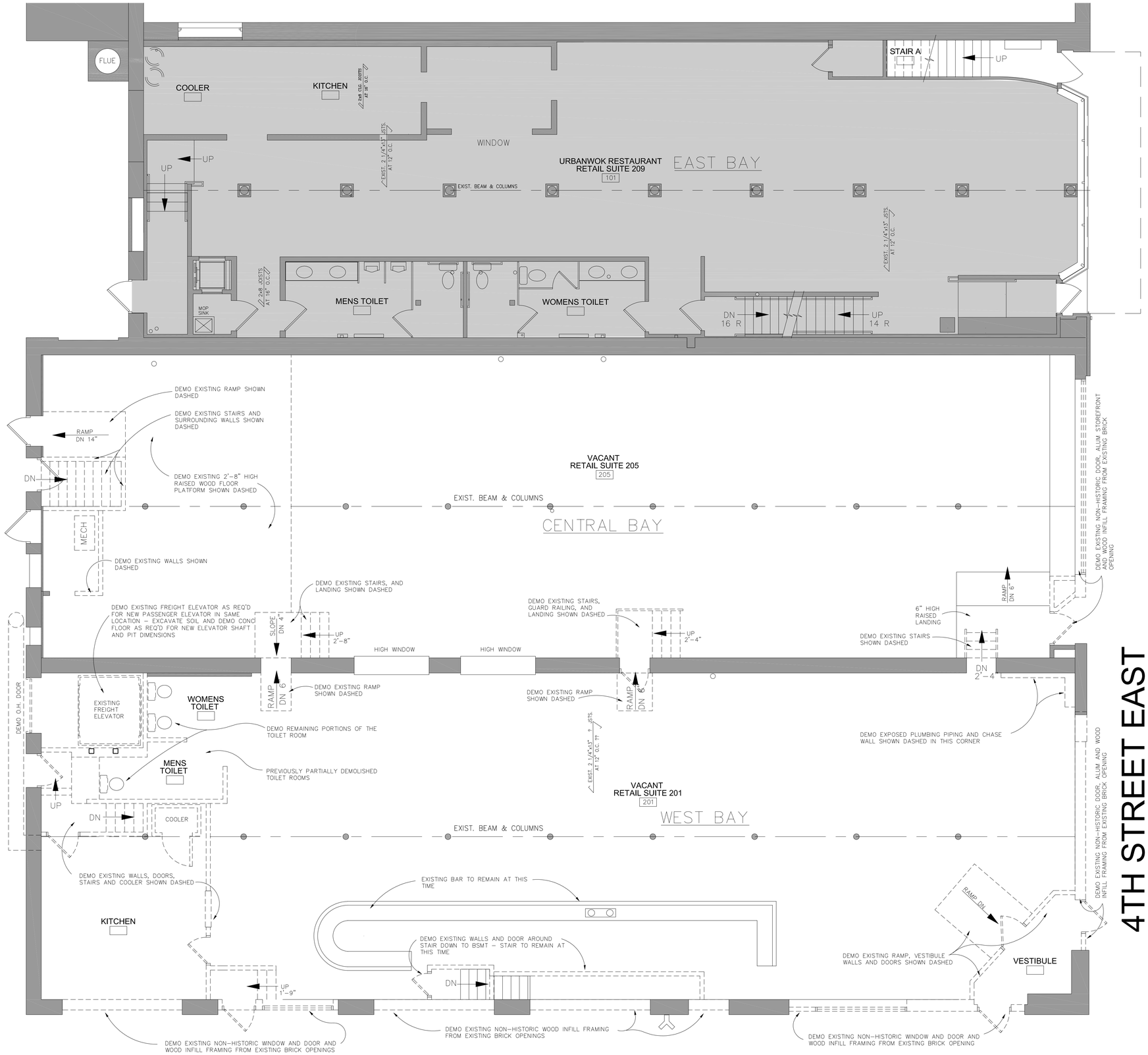
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A2.10

TRUE SHEET SCALE
0" 1/2" 1"




1 A2.11 FIRST FLOOR DEMOLITION PLAN
1/4"=1'-0"

NORTH

4TH STREET EAST

## DEMOLITION PLAN GENERAL NOTES

A) THE OWNER RESERVES THE RIGHT TO SALVAGE ANY EXISTING MATERIAL, EQUIPMENT, ETC. PRIOR TO THE START OF DEMOLITION. THE CONTRACTOR SHALL VERIFY THOSE ITEMS TO BE SALVAGED WITH OWNER.

B) ALL EXISTING CONSTRUCTION INDICATED TO REMAIN THAT IS DAMAGED OR AFFECTED BY THE DEMOLITION SHALL BE REPAIRED AND RESTORED TO ITS ORIGINAL CONDITION.

C) CONTRACTOR SHALL COORDINATE CONSTRUCTION WITH THE OCCUPANT TO AVOID DISRUPTION OF THE FACILITY OPERATIONS. MAINTAIN REQUIRED EGRESS DURING CONSTRUCTION. PROVIDE TEMPORARY BARRICADES, ENCLOSURES AND PROTECTION AS NECESSARY DURING CONSTRUCTION.

D) WHERE WALLS OR PARTITIONS ARE SHOWN TO BE REMOVED, ALSO REMOVE ALL ITEMS ATTACHED, CONNECTED OR INTERNAL TO THE WALLS INCLUDING TRIM, SHELVING, ACCESSORIES, CABINETS, BLOCKING, EQUIPMENT, ETC. REMOVE IN THEIR ENTIRETY, FASTENERS AND WALL ATTACHMENT DEVICES. PATCH AND REPAIR AS NEEDED TO COMPLETE WORK.

E) CONTRACTOR TO VERIFY EXACT LOCATION AND IDENTIFY, LABEL AND PROTECT EXISTING MECHANICAL AND ELECTRICAL SERVICES WHICH MAY BE AFFECTED BY DEMOLITION.

F) REFER TO THE GENERAL NOTES FOR OTHER APPLICABLE INFORMATION.

## DEMOLITION PLAN SYMBOLS

- EXISTING DOOR AND FRAME TO REMAIN
- EXISTING DOOR AND FRAME TO BE REMOVED
- EXISTING WALL TO REMAIN
- EXISTING WALL TO BE DEMOLISHED
- EXISTING WINDOW TO REMAIN
- EXISTING WINDOW TO BE DEMOLISHED
- INDICATES EXISTING BUILDING AREAS WITH NO SCOPE OF WORK, U.N.O.

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## FIRST FLOOR DEMOLITION PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

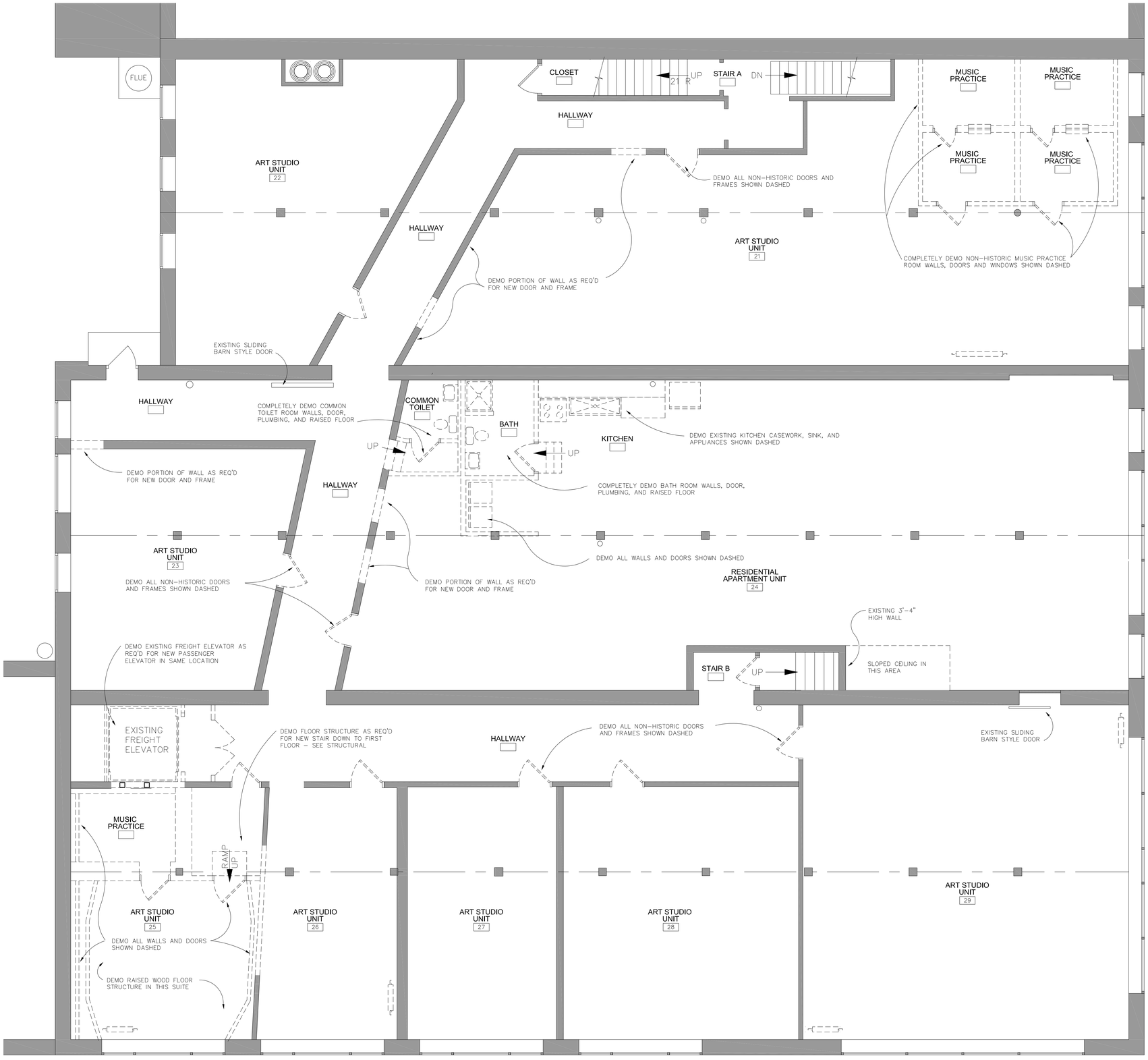
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A2.11

TRUE SHEET SCALE
0" 1/2" 1"




ASBESTOS ABATEMENT REQUIRED ON HISTORIC WINDOWS - SEE ASBESTOS REPORT FOR SCOPE

ASBESTOS ABATEMENT REQUIRED ON HISTORIC WINDOWS - SEE ASBESTOS REPORT FOR SCOPE

1 / A2.12 SECOND FLOOR DEMOLITION PLAN
1/4"=1'-0"

NORTH

## DEMOLITION PLAN GENERAL NOTES

A) THE OWNER RESERVES THE RIGHT TO SALVAGE ANY EXISTING MATERIAL, EQUIPMENT, ETC. PRIOR TO THE START OF DEMOLITION. THE CONTRACTOR SHALL VERIFY THOSE ITEMS TO BE SALVAGED WITH OWNER.

B) ALL EXISTING CONSTRUCTION INDICATED TO REMAIN THAT IS DAMAGED OR AFFECTED BY THE DEMOLITION SHALL BE REPAIRED AND RESTORED TO ITS ORIGINAL CONDITION.

C) CONTRACTOR SHALL COORDINATE CONSTRUCTION WITH THE OCCUPANT TO AVOID DISRUPTION OF THE FACILITY OPERATIONS. MAINTAIN REQUIRED EGRESS DURING CONSTRUCTION. PROVIDE TEMPORARY BARRICADES, ENCLOSURES AND PROTECTION AS NECESSARY DURING CONSTRUCTION.

D) WHERE WALLS OR PARTITIONS ARE SHOWN TO BE REMOVED, ALSO REMOVE ALL ITEMS ATTACHED, CONNECTED OR INTERNAL TO THE WALLS INCLUDING TRIM, SHELVING, ACCESSORIES, CABINETS, BLOCKING, EQUIPMENT, ETC. REMOVE IN THEIR ENTIRETY, FASTENERS AND WALL ATTACHMENT DEVICES. PATCH AND REPAIR AS NEEDED TO COMPLETE WORK.

E) CONTRACTOR TO VERIFY EXACT LOCATION AND IDENTIFY, LABEL AND PROTECT EXISTING MECHANICAL AND ELECTRICAL SERVICES WHICH MAY BE AFFECTED BY DEMOLITION.

F) REFER TO THE GENERAL NOTES FOR OTHER APPLICABLE INFORMATION.

## DEMOLITION PLAN SYMBOLS

- EXISTING DOOR AND FRAME TO REMAIN
- EXISTING DOOR AND FRAME TO BE REMOVED
- EXISTING WALL TO REMAIN
- EXISTING WALL TO BE DEMOLISHED
- EXISTING WINDOW TO REMAIN
- EXISTING WINDOW TO BE DEMOLISHED
- INDICATES EXISTING BUILDING AREAS WITH NO SCOPE OF WORK, U.N.O.

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## SECOND FLOOR DEMOLITION PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

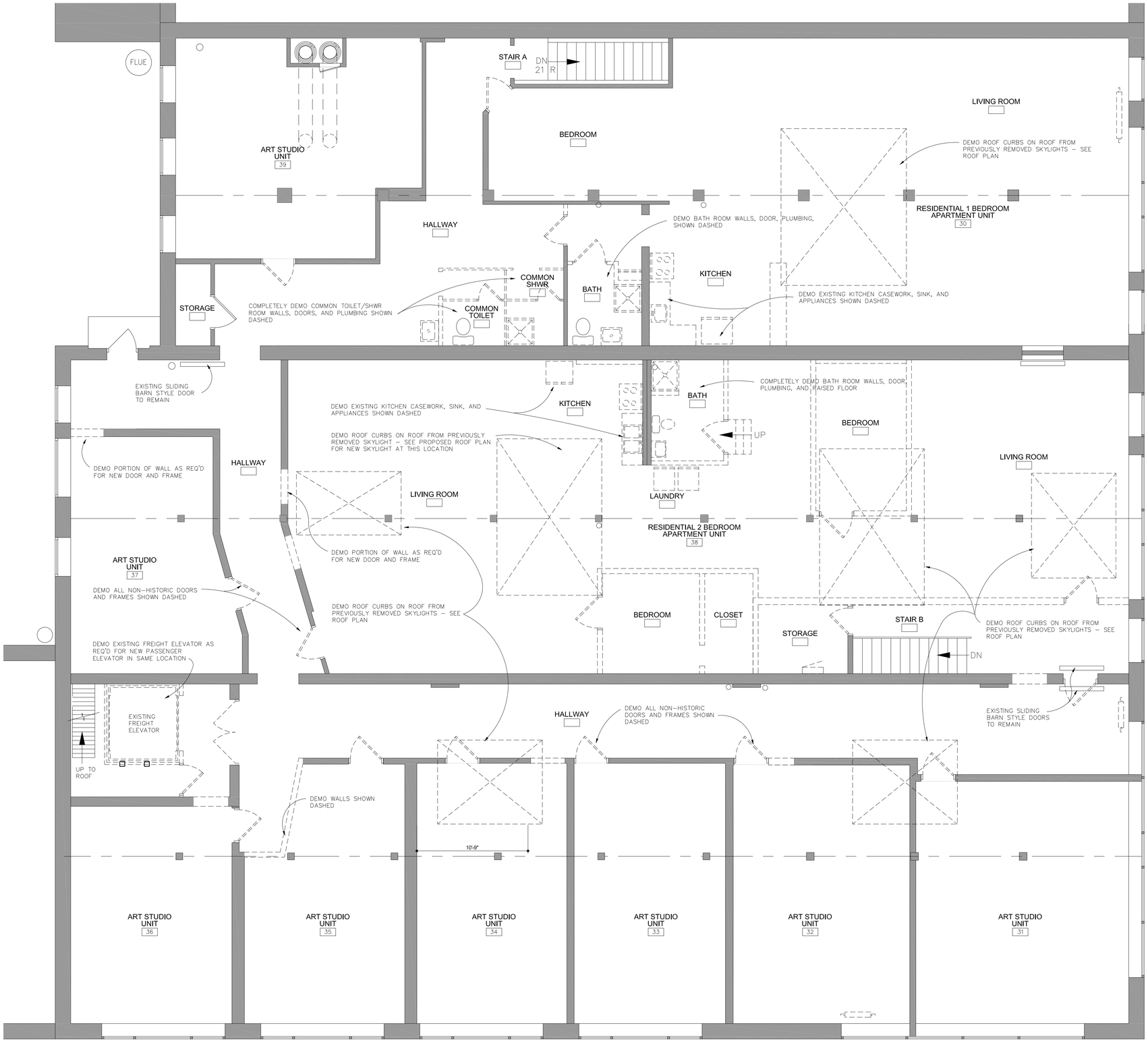
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A2.12

TRUE SHEET SCALE
0" 1/2" 1"




ASBESTOS ABATEMENT REQUIRED ON HISTORIC WINDOWS – SEE ASBESTOS REPORT FOR SCOPE

## DEMOLITION PLAN GENERAL NOTES

A) THE OWNER RESERVES THE RIGHT TO SALVAGE ANY EXISTING MATERIAL, EQUIPMENT, ETC. PRIOR TO THE START OF DEMOLITION. THE CONTRACTOR SHALL VERIFY THOSE ITEMS TO BE SALVAGED WITH OWNER.

B) ALL EXISTING CONSTRUCTION INDICATED TO REMAIN THAT IS DAMAGED OR AFFECTED BY THE DEMOLITION SHALL BE REPAIRED AND RESTORED TO ITS ORIGINAL CONDITION.

C) CONTRACTOR SHALL COORDINATE CONSTRUCTION WITH THE OCCUPANT TO AVOID DISRUPTION OF THE FACILITY OPERATIONS. MAINTAIN REQUIRED EGRESS DURING CONSTRUCTION. PROVIDE TEMPORARY BARRICADES, ENCLOSURES AND PROTECTION AS NECESSARY DURING CONSTRUCTION.

D) WHERE WALLS OR PARTITIONS ARE SHOWN TO BE REMOVED, ALSO REMOVE ALL ITEMS ATTACHED, CONNECTED OR INTERNAL TO THE WALLS INCLUDING TRIM, SHELVING, ACCESSORIES, CABINETS, BLOCKING, EQUIPMENT, ETC. REMOVE IN THEIR ENTIRETY, FASTENERS AND WALL ATTACHMENT DEVICES. PATCH AND REPAIR AS NEEDED TO COMPLETE WORK.

E) CONTRACTOR TO VERIFY EXACT LOCATION AND IDENTIFY, LABEL AND PROTECT EXISTING MECHANICAL AND ELECTRICAL SERVICES WHICH MAY BE AFFECTED BY DEMOLITION.

F) REFER TO THE GENERAL NOTES FOR OTHER APPLICABLE INFORMATION.

## DEMOLITION PLAN SYMBOLS

- EXISTING DOOR AND FRAME TO REMAIN
- EXISTING DOOR AND FRAME TO BE REMOVED
- EXISTING WALL TO REMAIN
- EXISTING WALL TO BE DEMOLISHED
- EXISTING WINDOW TO REMAIN
- EXISTING WINDOW TO BE DEMOLISHED
- INDICATES EXISTING BUILDING AREAS WITH NO SCOPE OF WORK, U.N.O.

ASBESTOS ABATEMENT REQUIRED ON HISTORIC WINDOWS – SEE ASBESTOS REPORT FOR SCOPE

1 A2.13 THIRD FLOOR DEMOLITION PLAN
1/4"=1'-0"

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## THIRD FLOOR DEMOLITION PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A2.13

TRUE SHEET SCALE
0" 1/2" 1"

1 A2.20 PROPOSED BASEMENT FLOOR PLAN

1/4"=1'-0"

NORTH

## FLOOR PLAN GENERAL NOTES

A) DO NOT SCALE DRAWINGS.

B) NOTIFY ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES.

C) IN THE CASE OF AMBIGUITIES, DISCREPANCIES, OR IRREGULARITIES IN THE DRAWINGS AND/OR SPECIFICATIONS, THE CONTRACTOR SHALL SUBMIT A WRITTEN REQUEST FOR CLARIFICATION FROM THE ARCHITECT BEFORE PROCEEDING WITH THE WORK.

D) IN ALL CONSTRUCTION TYPES, ALL WOOD USED IN THE FOLLOWING LOCATIONS IS TO BE PRESERVATIVE-TREATED:
1. WOOD IN CONTACT WITH THE GROUND OR WATER.
2. WOOD IN EXTERIOR FOUNDATION WALLS.
3. WOOD IN CONTACT WITH CONCRETE SLABS-ON-GRADE, OR IN CONTACT WITH CONCRETE OR MASONRY FOUNDATION WALLS.
4. WOOD WITHIN A CRAWL SPACE OVER EXPOSED EARTH.
5. AT OTHER LOCATIONS NOTED ON THE CONSTRUCTION DOCUMENTS.

E) ALL WOOD USED IN BUILDINGS OF TYPE I OR II CONSTRUCTION (SEE CODE DATA SHEET), IS TO BE FIRE-RETARDANT-TREATED, WITH THE FOLLOWING EXCEPTIONS:
1. PRESERVATIVE-TREATED WOOD AS NOTED IN GENERAL NOTE "D" ABOVE.
2. INTERIOR FLOOR FINISH AND INTERIOR FINISHES; TRIM AND MILLWORK SUCH AS CABINETRY, DOORS, DOOR FRAMES AND WINDOWS.
3. BLOCKING FOR HANDRAILS, MILLWORK, CABINETS, AND WINDOW AND DOOR FRAMES.

F) SEE SHEET A0.2 FOR SYMBOLS, INDICATION OF MATERIALS, PARTITION TYPE DETAILS & ABBREVIATIONS.

G) ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE BUILDING CODES AND STANDARDS AS AMENDED BY LOCAL CODES.

H) PROVIDE WOOD BLOCKING WHERE WALL MOUNTED ITEMS INCLUDING BUT NOT LIMITED TO CASEWORK, EQUIPMENT, ARTWORK AND FURNITURE ARE INDICATED. VERIFY LENGTHS AND MOUNTING HEIGHTS OF BLOCKING.

H) INSTALL MANUFACTURED ITEMS, MATERIALS, AND EQUIPMENT IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED SPECIFICATIONS.

J) A CONTRACTOR SHALL NOT PROCEED WITH THEIR WORK UNTIL THEY ACCEPT THE QUALITY OF PRIOR WORK BY OTHERS THAT IS IN CONTACT WITH THEIR WORK. THE OTHER TRADE SHALL CONSTRUE PROCEEDING AS ACCEPTANCE OF THE WORK.

K) WHEN WORK IS COMPLETED IN AN AREA, THE CONTRACTOR SHALL THOROUGHLY CLEAN THE AREA, WITHOUT DAMAGING THE MATERIALS AND SURFACES INVOLVED. RESTRICT UNNECESSARY CONSTRUCTION TRAFFIC IN FINISHED AREAS. PROTECT SURFACES, FLOORS AND WALLS FROM DAMAGE UNTIL FINAL ACCEPTANCE OF THE WORK BY THE OWNER.

L) DELIVER, STORE, AND HANDLE MATERIALS IN A MANNER THAT WILL PREVENT DAMAGE. STORE MATERIALS PER RECOMMENDATION OF SUPPLIER AND MANUFACTURER. REPLACE DAMAGED MATERIALS.

M) CONTRACTOR SHALL PROVIDE CEILING AND WALL ACCESS PANELS AS REQUIRED. VERIFY EXACT LOCATION WITH THE ARCHITECT.

N) CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY EXISTING PARTITIONS INDICATED AS FIRE RATED THAT DO NOT MEET THE APPLICABLE FIRE RATED REQUIREMENTS.

O) ALL NEW PENETRATIONS OF FIRE RATED PARTITIONS AND FLOOR/CEILING ASSEMBLIES ARE TO BE CONSTRUCTED IN ACCORDANCE WITH AN APPROVED UL LISTED FIRESTOP ASSEMBLY.

P) CONTRACTOR SHALL NOTIFY ARCHITECT IN WRITING IF EXISTING CONDITIONS WILL PREVENT OR AFFECT THE NEW CONSTRUCTION.

Q) NEW CONSTRUCTION ALIGNING WITH EXISTING CONSTRUCTION IS TO BE FEATHERED FLUSH WITH NO VISIBLE JOINT SHOWING, UNLESS NOTED OTHERWISE.

R) CONTRACTOR SHALL PATCH/REFINISH AFFECTED SURFACES TO MATCH THE ADJACENT CONDITIONS. PATCH/REFINISH SURFACES TO THE NEXT LOGICAL JOINT OR INTERIOR CORNER.

S) CONTRACTOR TO MAINTAIN CONTINUITY OF EXISTING MECHANICAL ELECTRICAL AND LIFE SAFETY SYSTEMS DURING CONSTRUCTION.

T) CONTRACTOR TO MAINTAIN THE FIRE RATING OF ALL EXISTING STRUCTURAL MEMBERS AND RESTORE FIRE RATED ASSEMBLIES DISRUPTED DURING CONSTRUCTION.

U) PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL COORDINATE ANY NEW PENETRATIONS OF EXISTING FLOOR STRUCTURES WITH THE OWNER, ARCHITECT AND/OR STRUCTURAL ENGINEER TO CONFIRM THE IMPACT ON THE EXISTING BUILDING SYSTEMS AND STRUCTURES.

V) CONTRACTOR SHALL MAINTAIN/RESTORE EXISTING INSULATION AND/OR VAPOR BARRIER AFFECTED DURING THE CONSTRUCTION.

## FLOOR PLAN SYMBOLS

EXISTING DOOR AND FRAME TO REMAIN

NEW DOOR AND FRAME TO BE INSTALLED

EXISTING WALL TO REMAIN

NEW WALL TO BE CONSTRUCTED

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## PROPOSED BASEMENT FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

Architect Name

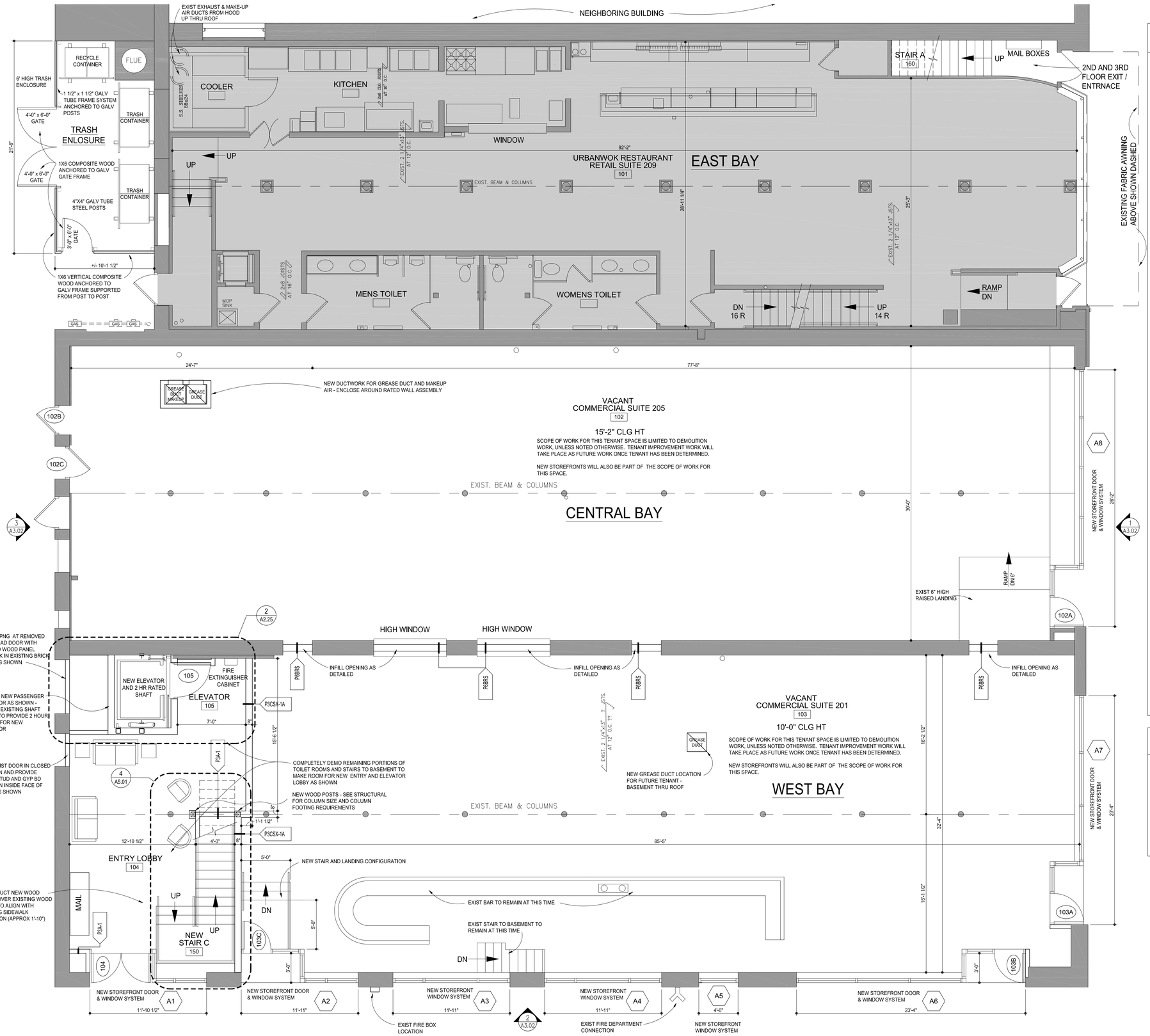
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A2.20

TRUE SHEET SCALE
0" 1/2" 1"




1 A2.21 PROPOSED FIRST FLOOR PLAN
1/4"=1'-0"

NORTH

## FLOOR PLAN GENERAL NOTES

A) DO NOT SCALE DRAWINGS.

B) NOTIFY ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES.

C) IN THE CASE OF AMBIGUITIES, DISCREPANCIES, OR IRREGULARITIES IN THE DRAWINGS AND/OR SPECIFICATIONS, THE CONTRACTOR SHALL SUBMIT A WRITTEN REQUEST FOR CLARIFICATION FROM THE ARCHITECT BEFORE PROCEEDING WITH THE WORK.

D) IN ALL CONSTRUCTION TYPES, ALL WOOD USED IN THE FOLLOWING LOCATIONS IS TO BE PRESERVATIVE-TREATED:
1. WOOD IN CONTACT WITH THE GROUND OR WATER.
2. WOOD IN EXTERIOR FOUNDATION WALLS.
3. WOOD IN CONTACT WITH CONCRETE SLABS-ON-GRADE, OR IN CONTACT WITH CONCRETE OR MASONRY FOUNDATION WALLS.
4. WOOD WITHIN A CRAWL SPACE OVER EXPOSED EARTH.
5. AT OTHER LOCATIONS NOTED ON THE CONSTRUCTION DOCUMENTS.

E) ALL WOOD USED IN BUILDINGS OF TYPE I OR II CONSTRUCTION (SEE CODE DATA SHEET), IS TO BE FIRE-RETARDANT-TREATED, WITH THE FOLLOWING EXCEPTIONS:
1. PRESERVATIVE-TREATED WOOD AS NOTED IN GENERAL NOTE "D" ABOVE.
2. INTERIOR FLOOR FINISH AND INTERIOR FINISHES; TRIM AND MILLWORK SUCH AS CABINETRY, DOORS, DOOR FRAMES AND WINDOWS.
3. BLOCKING FOR HANDRAILS, MILLWORK, CABINETS, AND WINDOW AND DOOR FRAMES.

F) SEE SHEET A0.2 FOR SYMBOLS, INDICATION OF MATERIALS, PARTITION TYPE DETAILS & ABBREVIATIONS.

G) ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE BUILDING CODES AND STANDARDS AS AMENDED BY LOCAL CODES.

H) PROVIDE WOOD BLOCKING WHERE WALL MOUNTED ITEMS INCLUDING BUT NOT LIMITED TO CASEWORK, EQUIPMENT, ARTWORK AND FURNITURE ARE INDICATED. VERIFY LENGTHS AND MOUNTING HEIGHTS OF BLOCKING.

H) INSTALL MANUFACTURED ITEMS, MATERIALS, AND EQUIPMENT IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED SPECIFICATIONS.

J) A CONTRACTOR SHALL NOT PROCEED WITH THEIR WORK UNTIL THEY ACCEPT THE QUALITY OF PRIOR WORK BY OTHERS THAT IS IN CONTACT WITH THEIR WORK. THE OTHER TRADE SHALL CONSTRUE PROCEEDING AS ACCEPTANCE OF THE WORK.

K) WHEN WORK IS COMPLETED IN AN AREA, THE CONTRACTOR SHALL THOROUGHLY CLEAN THE AREA, WITHOUT DAMAGING THE MATERIALS AND SURFACES INVOLVED. RESTRICT UNNECESSARY CONSTRUCTION TRAFFIC IN FINISHED AREAS. PROTECT SURFACES, FLOORS AND WALLS FROM DAMAGE UNTIL FINAL ACCEPTANCE OF THE WORK BY THE OWNER.

L) DELIVER, STORE, AND HANDLE MATERIALS IN A MANNER THAT WILL PREVENT DAMAGE. STORE MATERIALS PER RECOMMENDATION OF SUPPLIER AND MANUFACTURER. REPLACE DAMAGED MATERIALS.

M) CONTRACTOR SHALL PROVIDE CEILING AND WALL ACCESS PANELS AS REQUIRED. VERIFY EXACT LOCATION WITH THE ARCHITECT.

N) CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY EXISTING PARTITIONS INDICATED AS FIRE RATED THAT DO NOT MEET THE APPLICABLE FIRE RATED REQUIREMENTS.

O) ALL NEW PENETRATIONS OF FIRE RATED PARTITIONS AND FLOOR/CEILING ASSEMBLIES ARE TO BE CONSTRUCTED IN ACCORDANCE WITH AN APPROVED UL LISTED FIRESTOP ASSEMBLY.

P) CONTRACTOR SHALL NOTIFY ARCHITECT IN WRITING IF EXISTING CONDITIONS WILL PREVENT OR AFFECT THE NEW CONSTRUCTION.

Q) NEW CONSTRUCTION ALIGNING WITH EXISTING CONSTRUCTION IS TO BE FEATHERED FLUSH WITH NO VISIBLE JOINT SHOWING, UNLESS NOTED OTHERWISE.

R) CONTRACTOR SHALL PATCH/REFINISH AFFECTED SURFACES TO MATCH THE ADJACENT CONDITIONS. PATCH/REFINISH SURFACES TO THE NEXT LOGICAL JOINT OR INTERIOR CORNER.

S) CONTRACTOR TO MAINTAIN CONTINUITY OF EXISTING MECHANICAL ELECTRICAL AND LIFE SAFETY SYSTEMS DURING CONSTRUCTION.

T) CONTRACTOR TO MAINTAIN THE FIRE RATING OF ALL EXISTING STRUCTURAL MEMBERS AND RESTORE FIRE RATED ASSEMBLIES DISRUPTED DURING CONSTRUCTION.

U) PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL COORDINATE ANY NEW PENETRATIONS OF EXISTING FLOOR STRUCTURES WITH THE OWNER, ARCHITECT AND/OR STRUCTURAL ENGINEER TO CONFIRM THE IMPACT ON THE EXISTING BUILDING SYSTEMS AND STRUCTURES.

V) CONTRACTOR SHALL MAINTAIN/RESTORE EXISTING INSULATION AND/OR VAPOR BARRIER AFFECTED DURING THE CONSTRUCTION.

## FLOOR PLAN SYMBOLS

EXISTING DOOR AND FRAME TO REMAIN

NEW DOOR AND FRAME TO BE INSTALLED

EXISTING WALL TO REMAIN

NEW WALL TO BE CONSTRUCTED

NOTE:
SHADED AREAS ON PLAN DENOTE EXISTING FLOOR AREAS WITH NO SCOPE OF WORK, UNLESS NOTED OTHERWISE.

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## PROPOSED FIRST FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

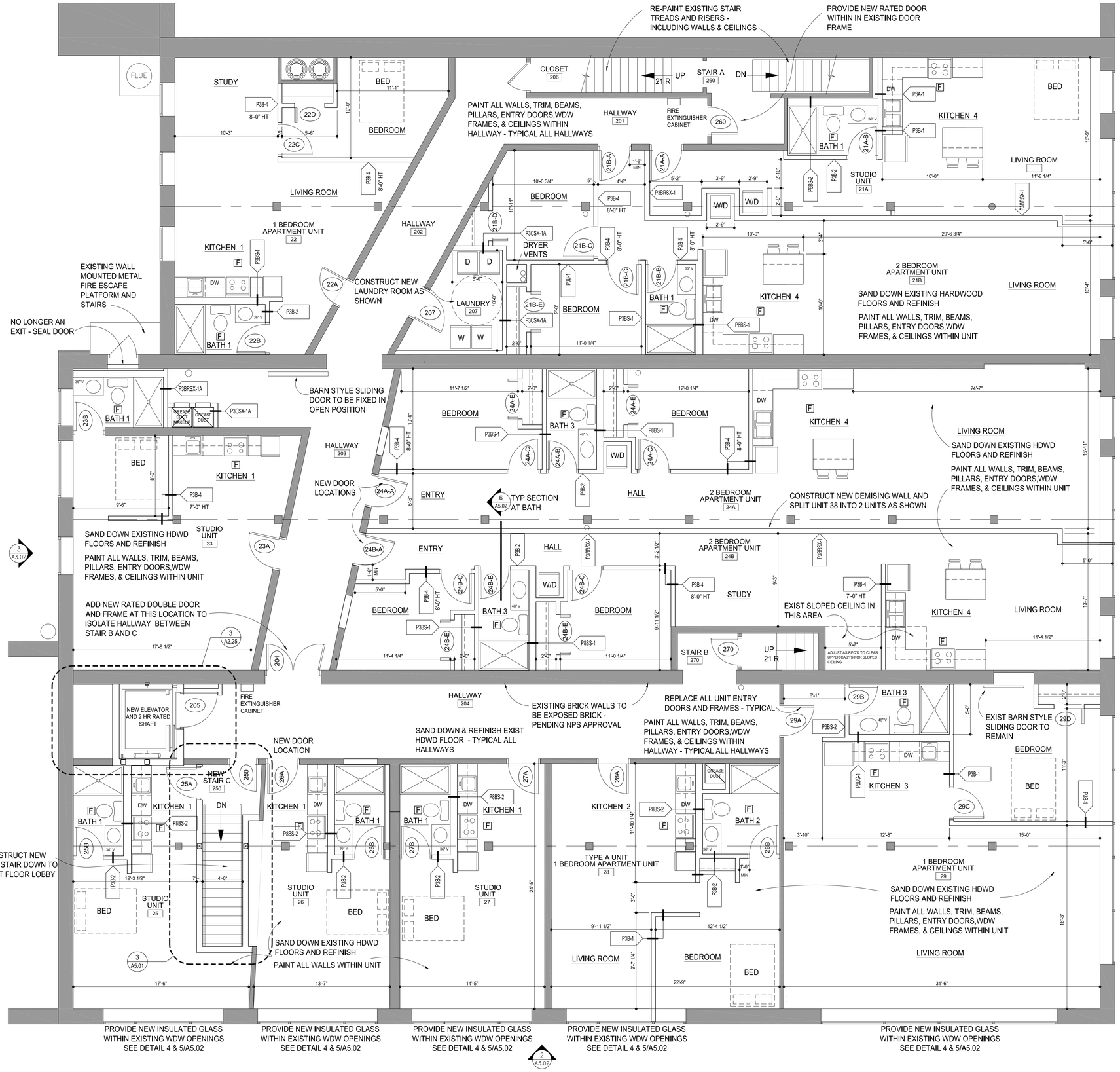
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A2.21

TRUE SHEET SCALE
0" 1/2" 1"




## FLOOR PLAN GENERAL NOTES

A) DO NOT SCALE DRAWINGS.

B) NOTIFY ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES.

C) IN THE CASE OF AMBIGUITIES, DISCREPANCIES, OR IRREGULARITIES IN THE DRAWINGS AND/OR SPECIFICATIONS, THE CONTRACTOR SHALL SUBMIT A WRITTEN REQUEST FOR CLARIFICATION FROM THE ARCHITECT BEFORE PROCEEDING WITH THE WORK.

D) IN ALL CONSTRUCTION TYPES, ALL WOOD USED IN THE FOLLOWING LOCATIONS IS TO BE PRESERVATIVE-TREATED:
1. WOOD IN CONTACT WITH THE GROUND OR WATER.
2. WOOD IN EXTERIOR FOUNDATION WALLS.
3. WOOD IN CONTACT WITH CONCRETE SLABS-ON-GRADE, OR IN CONTACT WITH CONCRETE OR MASONRY FOUNDATION WALLS.
4. WOOD WITHIN A CRAWL SPACE OVER EXPOSED EARTH.
5. AT OTHER LOCATIONS NOTED ON THE CONSTRUCTION DOCUMENTS.

E) ALL WOOD USED IN BUILDINGS OF TYPE I OR II CONSTRUCTION (SEE CODE DATA SHEET), IS TO BE FIRE-RETARDANT-TREATED, WITH THE FOLLOWING EXCEPTIONS:
1. PRESERVATIVE-TREATED WOOD AS NOTED IN GENERAL NOTE "D" ABOVE.
2. INTERIOR FLOOR FINISH AND INTERIOR FINISHES; TRIM AND MILLWORK SUCH AS CABINETRY, DOORS, DOOR FRAMES AND WINDOWS.
3. BLOCKING FOR HANDRAILS, MILLWORK, CABINETS, AND WINDOW AND DOOR FRAMES.

F) SEE SHEET A0.2 FOR SYMBOLS, INDICATION OF MATERIALS, PARTITION TYPE DETAILS & ABBREVIATIONS.

G) ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE BUILDING CODES AND STANDARDS AS AMENDED BY LOCAL CODES.

H) PROVIDE WOOD BLOCKING WHERE WALL MOUNTED ITEMS INCLUDING BUT NOT LIMITED TO CASEWORK, EQUIPMENT, ARTWORK AND FURNITURE ARE INDICATED. VERIFY LENGTHS AND MOUNTING HEIGHTS OF BLOCKING.

H) INSTALL MANUFACTURED ITEMS, MATERIALS, AND EQUIPMENT IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED SPECIFICATIONS.

J) A CONTRACTOR SHALL NOT PROCEED WITH THEIR WORK UNTIL THEY ACCEPT THE QUALITY OF PRIOR WORK BY OTHERS THAT IS IN CONTACT WITH THEIR WORK. THE OTHER TRADE SHALL CONSTRUE PROCEEDING AS ACCEPTANCE OF THE WORK.

K) WHEN WORK IS COMPLETED IN AN AREA, THE CONTRACTOR SHALL THOROUGHLY CLEAN THE AREA, WITHOUT DAMAGING THE MATERIALS AND SURFACES INVOLVED. RESTRICT UNNECESSARY CONSTRUCTION TRAFFIC IN FINISHED AREAS. PROTECT SURFACES, FLOORS AND WALLS FROM DAMAGE UNTIL FINAL ACCEPTANCE OF THE WORK BY THE OWNER.

L) DELIVER, STORE, AND HANDLE MATERIALS IN A MANNER THAT WILL PREVENT DAMAGE. STORE MATERIALS PER RECOMMENDATION OF SUPPLIER AND MANUFACTURER. REPLACE DAMAGED MATERIALS.

M) CONTRACTOR SHALL PROVIDE CEILING AND WALL ACCESS PANELS AS REQUIRED. VERIFY EXACT LOCATION WITH THE ARCHITECT.

N) CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY EXISTING PARTITIONS INDICATED AS FIRE RATED THAT DO NOT MEET THE APPLICABLE FIRE RATED REQUIREMENTS.

O) ALL NEW PENETRATIONS OF FIRE RATED PARTITIONS AND FLOOR/CEILING ASSEMBLIES ARE TO BE CONSTRUCTED IN ACCORDANCE WITH AN APPROVED UL LISTED FIRESTOP ASSEMBLY.

P) CONTRACTOR SHALL NOTIFY ARCHITECT IN WRITING IF EXISTING CONDITIONS WILL PREVENT OR AFFECT THE NEW CONSTRUCTION.

Q) NEW CONSTRUCTION ALIGNING WITH EXISTING CONSTRUCTION IS TO BE FEATHERED FLUSH WITH NO VISIBLE JOINT SHOWING, UNLESS NOTED OTHERWISE.

R) CONTRACTOR SHALL PATCH/REFINISH AFFECTED SURFACES TO MATCH THE ADJACENT CONDITIONS. PATCH/REFINISH SURFACES TO THE NEXT LOGICAL JOINT OR INTERIOR CORNER.

S) CONTRACTOR TO MAINTAIN CONTINUITY OF EXISTING MECHANICAL ELECTRICAL AND LIFE SAFETY SYSTEMS DURING CONSTRUCTION.

T) CONTRACTOR TO MAINTAIN THE FIRE RATING OF ALL EXISTING STRUCTURAL MEMBERS AND RESTORE FIRE RATED ASSEMBLIES DISRUPTED DURING CONSTRUCTION.

U) PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL COORDINATE ANY NEW PENETRATIONS OF EXISTING FLOOR STRUCTURES WITH THE OWNER, ARCHITECT AND/OR STRUCTURAL ENGINEER TO CONFIRM THE IMPACT ON THE EXISTING BUILDING SYSTEMS AND STRUCTURES.

V) CONTRACTOR SHALL MAINTAIN/RESTORE EXISTING INSULATION AND/OR VAPOR BARRIER AFFECTED DURING THE CONSTRUCTION.

## FLOOR PLAN SYMBOLS

- EXISTING DOOR AND FRAME TO REMAIN
- NEW DOOR AND FRAME TO BE INSTALLED
- EXISTING WALL TO REMAIN
- NEW WALL TO BE CONSTRUCTED

1 A2.22 PROPOSED SECOND FLOOR PLAN
1/4"=1'-0"

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## PROPOSED SECOND FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

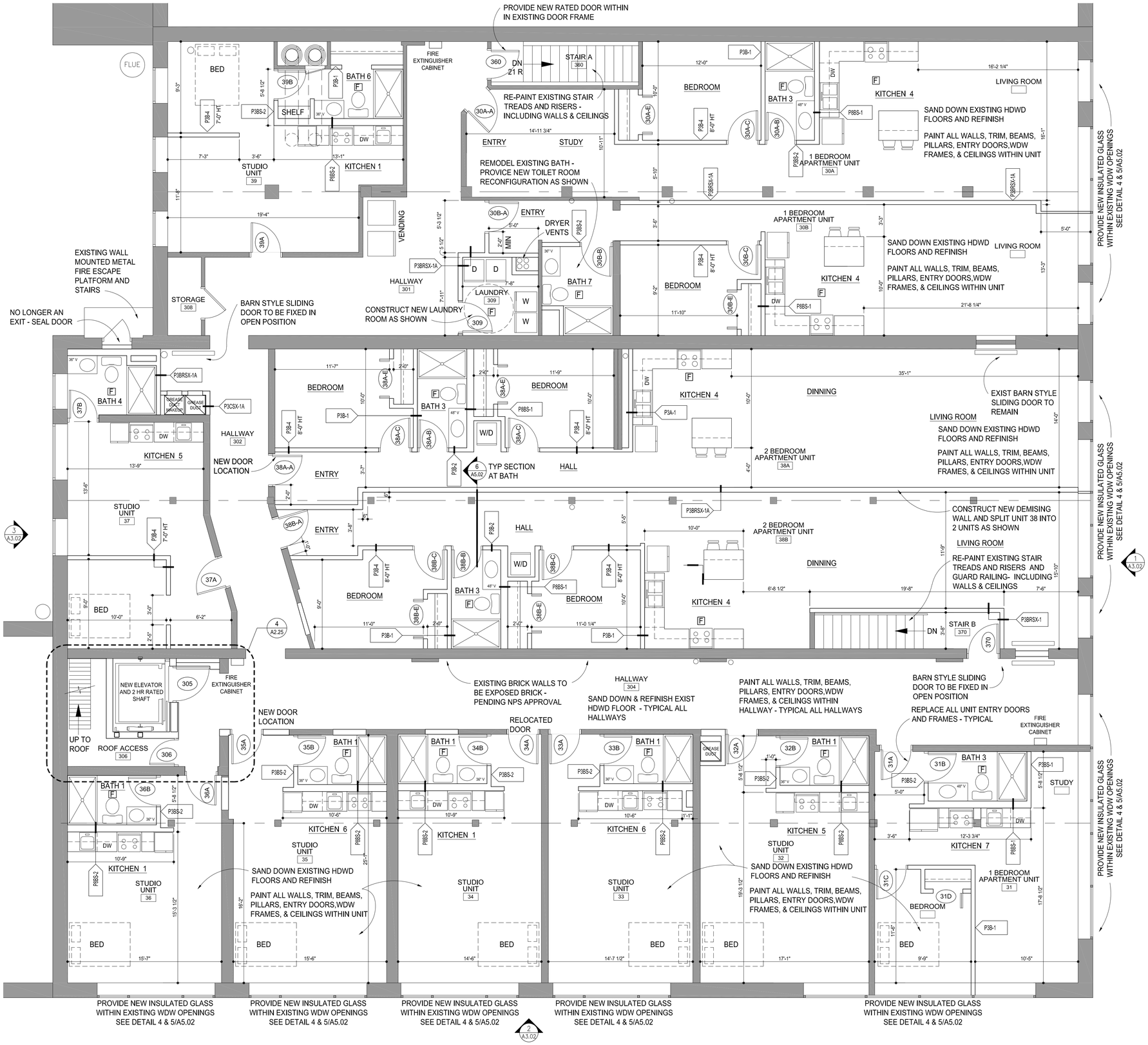
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A2.22

TRUE SHEET SCALE
0" 1/2" 1"




## FLOOR PLAN GENERAL NOTES

A) DO NOT SCALE DRAWINGS.

B) NOTIFY ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES.

C) IN THE CASE OF AMBIGUITIES, DISCREPANCIES, OR IRREGULARITIES IN THE DRAWINGS AND/OR SPECIFICATIONS, THE CONTRACTOR SHALL SUBMIT A WRITTEN REQUEST FOR CLARIFICATION FROM THE ARCHITECT BEFORE PROCEEDING WITH THE WORK.

D) IN ALL CONSTRUCTION TYPES, ALL WOOD USED IN THE FOLLOWING LOCATIONS IS TO BE PRESERVATIVE-TREATED:
1. WOOD IN CONTACT WITH THE GROUND OR WATER.
2. WOOD IN EXTERIOR FOUNDATION WALLS.
3. WOOD IN CONTACT WITH CONCRETE SLABS-ON-GRADE, OR IN CONTACT WITH CONCRETE OR MASONRY FOUNDATION WALLS.
4. WOOD WITHIN A CRAWL SPACE OVER EXPOSED EARTH.
5. AT OTHER LOCATIONS NOTED ON THE CONSTRUCTION DOCUMENTS.

E) ALL WOOD USED IN BUILDINGS OF TYPE I OR II CONSTRUCTION (SEE CODE DATA SHEET), IS TO BE FIRE-RETARDANT-TREATED, WITH THE FOLLOWING EXCEPTIONS:
1. PRESERVATIVE-TREATED WOOD AS NOTED IN GENERAL NOTE "D" ABOVE.
2. INTERIOR FLOOR FINISH AND INTERIOR FINISHES; TRIM AND MILLWORK SUCH AS CABINETRY, DOORS, DOOR FRAMES AND WINDOWS.
3. BLOCKING FOR HANDRAILS, MILLWORK, CABINETS, AND WINDOW AND DOOR FRAMES.

F) SEE SHEET A0.2 FOR SYMBOLS, INDICATION OF MATERIALS, PARTITION TYPE DETAILS & ABBREVIATIONS.

G) ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE BUILDING CODES AND STANDARDS AS AMENDED BY LOCAL CODES.

H) PROVIDE WOOD BLOCKING WHERE WALL MOUNTED ITEMS INCLUDING BUT NOT LIMITED TO CASEWORK, EQUIPMENT, ARTWORK AND FURNITURE ARE INDICATED. VERIFY LENGTHS AND MOUNTING HEIGHTS OF BLOCKING.

H) INSTALL MANUFACTURED ITEMS, MATERIALS, AND EQUIPMENT IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED SPECIFICATIONS.

J) A CONTRACTOR SHALL NOT PROCEED WITH THEIR WORK UNTIL THEY ACCEPT THE QUALITY OF PRIOR WORK BY OTHERS THAT IS IN CONTACT WITH THEIR WORK. THE OTHER TRADE SHALL CONSTRUE PROCEEDING AS ACCEPTANCE OF THE WORK.

K) WHEN WORK IS COMPLETED IN AN AREA, THE CONTRACTOR SHALL THOROUGHLY CLEAN THE AREA, WITHOUT DAMAGING THE MATERIALS AND SURFACES INVOLVED. RESTRICT UNNECESSARY CONSTRUCTION TRAFFIC IN FINISHED AREAS. PROTECT SURFACES, FLOORS AND WALLS FROM DAMAGE UNTIL FINAL ACCEPTANCE OF THE WORK BY THE OWNER.

L) DELIVER, STORE, AND HANDLE MATERIALS IN A MANNER THAT WILL PREVENT DAMAGE. STORE MATERIALS PER RECOMMENDATION OF SUPPLIER AND MANUFACTURER. REPLACE DAMAGED MATERIALS.

M) CONTRACTOR SHALL PROVIDE CEILING AND WALL ACCESS PANELS AS REQUIRED. VERIFY EXACT LOCATION WITH THE ARCHITECT.

N) CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY EXISTING PARTITIONS INDICATED AS FIRE RATED THAT DO NOT MEET THE APPLICABLE FIRE RATED REQUIREMENTS.

O) ALL NEW PENETRATIONS OF FIRE RATED PARTITIONS AND FLOOR/CEILING ASSEMBLIES ARE TO BE CONSTRUCTED IN ACCORDANCE WITH AN APPROVED UL LISTED FIRESTOP ASSEMBLY.

P) CONTRACTOR SHALL NOTIFY ARCHITECT IN WRITING IF EXISTING CONDITIONS WILL PREVENT OR AFFECT THE NEW CONSTRUCTION.

Q) NEW CONSTRUCTION ALIGNING WITH EXISTING CONSTRUCTION IS TO BE FEATHERED FLUSH WITH NO VISIBLE JOINT SHOWING, UNLESS NOTED OTHERWISE.

R) CONTRACTOR SHALL PATCH/REFINISH AFFECTED SURFACES TO MATCH THE ADJACENT CONDITIONS. PATCH/REFINISH SURFACES TO THE NEXT LOGICAL JOINT OR INTERIOR CORNER.

S) CONTRACTOR TO MAINTAIN CONTINUITY OF EXISTING MECHANICAL ELECTRICAL AND LIFE SAFETY SYSTEMS DURING CONSTRUCTION.

T) CONTRACTOR TO MAINTAIN THE FIRE RATING OF ALL EXISTING STRUCTURAL MEMBERS AND RESTORE FIRE RATED ASSEMBLIES DISRUPTED DURING CONSTRUCTION.

U) PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL COORDINATE ANY NEW PENETRATIONS OF EXISTING FLOOR STRUCTURES WITH THE OWNER, ARCHITECT AND/OR STRUCTURAL ENGINEER TO CONFIRM THE IMPACT ON THE EXISTING BUILDING SYSTEMS AND STRUCTURES.

V) CONTRACTOR SHALL MAINTAIN/RESTORE EXISTING INSULATION AND/OR VAPOR BARRIER AFFECTED DURING THE CONSTRUCTION.

## FLOOR PLAN SYMBOLS

- EXISTING DOOR AND FRAME TO REMAIN
- NEW DOOR AND FRAME TO BE INSTALLED
- EXISTING WALL TO REMAIN
- NEW WALL TO BE CONSTRUCTED

1 A2.23 PROPOSED THIRD FLOOR PLAN
1/4"=1'-0"

NORTH

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## PROPOSED THIRD FLOOR PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

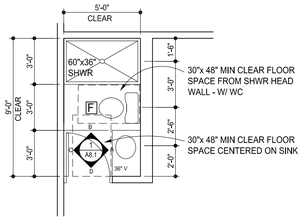
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

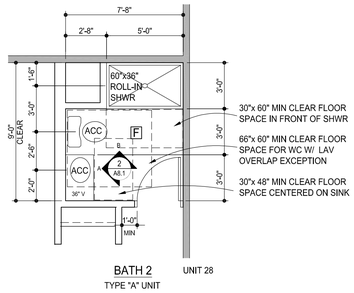
SHEET
A2.23

TRUE SHEET SCALE
0" 1/2" 1"



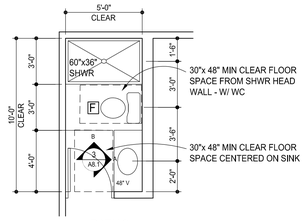

BATH 1 — TYPE "B" UNIT — UNITS 21A, 21B, 22, 23, 25, 26, 27, 32, 33, 34, 35, 36, 38B

## 1 A2.24 ENLARGED BATH 1 FLOOR PLAN
1/4"=1'-0"



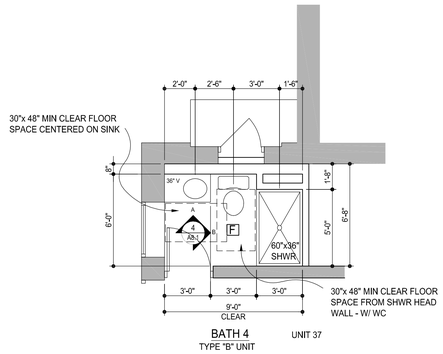

BATH 2 — TYPE "A" UNIT — UNIT 28

## 2 A2.24 ENLARGED BATH 2 FLOOR PLAN
1/4"=1'-0"




BATH 3 — TYPE "B" UNIT — UNITS 24A, 24B, 29, 30A, 31, 38A, 38B

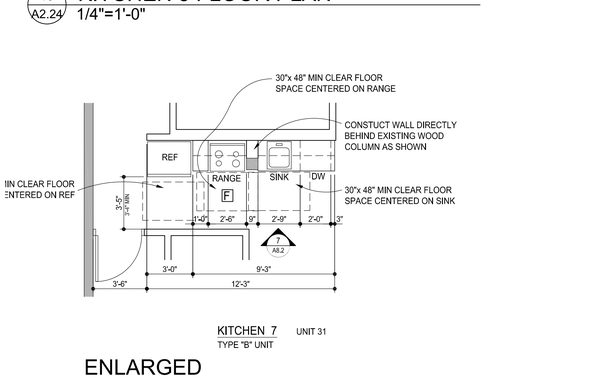
## 3 A2.24 ENLARGED BATH 3 FLOOR PLAN
1/4"=1'-0"




BATH 4 — TYPE "B" UNIT — UNIT 37

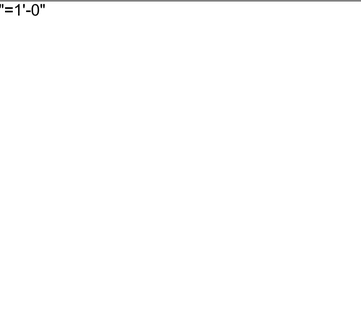
## 4 A2.24 ENLARGED BATH 4 FLOOR PLAN
1/4"=1'-0"

## 5 A2.24 NOT USED
1/4"=1'-0"




BATH 6 — TYPE "B" UNIT — UNIT 39

## 6 A2.24 ENLARGED BATH 6 FLOOR PLAN
1/4"=1'-0"




BATH 7 — TYPE "B" UNIT — UNIT 30B

## 7 A2.24 ENLARGED BATH 7 FLOOR PLAN
1/4"=1'-0"



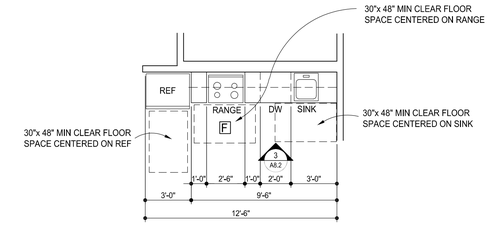

KITCHEN 1 — TYPE "B" UNIT — UNITS 22, 23, 25, 26, 27, 34, 36, 39

## 8 A2.24 ENLARGED KITCHEN 1 FLOOR PLAN
1/4"=1'-0"



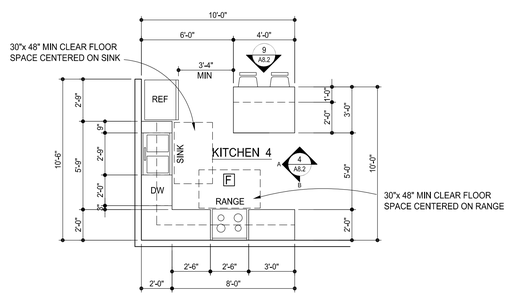

KITCHEN 2 — TYPE "A" UNIT — UNIT 28

## 9 A2.24 ENLARGED KITCHEN 2 FLOOR PLAN
1/4"=1'-0"



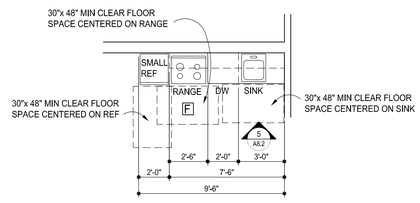

KITCHEN 3 — TYPE "B" UNIT — UNIT 29

## 10 A2.24 ENLARGED KITCHEN 3 FLOOR PLAN
1/4"=1'-0"



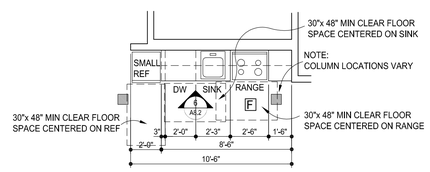

KITCHEN 4 — TYPE "B" UNIT — UNITS 21A, 21B, 24A, 24B, 30A, 30B, 38A, 38B

## 11 A2.24 ENLARGED KITCHEN 4 FLOOR PLAN
1/4"=1'-0"




KITCHEN 5 — TYPE "B" UNIT — UNITS 32, 37

## 12 A2.24 ENLARGED KITCHEN 5 FLOOR PLAN
1/4"=1'-0"




KITCHEN 6 — TYPE "B" UNIT — UNITS 33, 35

## 13 A2.24 ENLARGED KITCHEN 6 FLOOR PLAN
1/4"=1'-0"




KITCHEN 7 — TYPE "B" UNIT — UNIT 31

## 14 A2.24 ENLARGED KITCHEN 7 FLOOR PLAN
1/4"=1'-0"

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## ENLARGED BATH AND KITCHEN FLOOR PLANS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

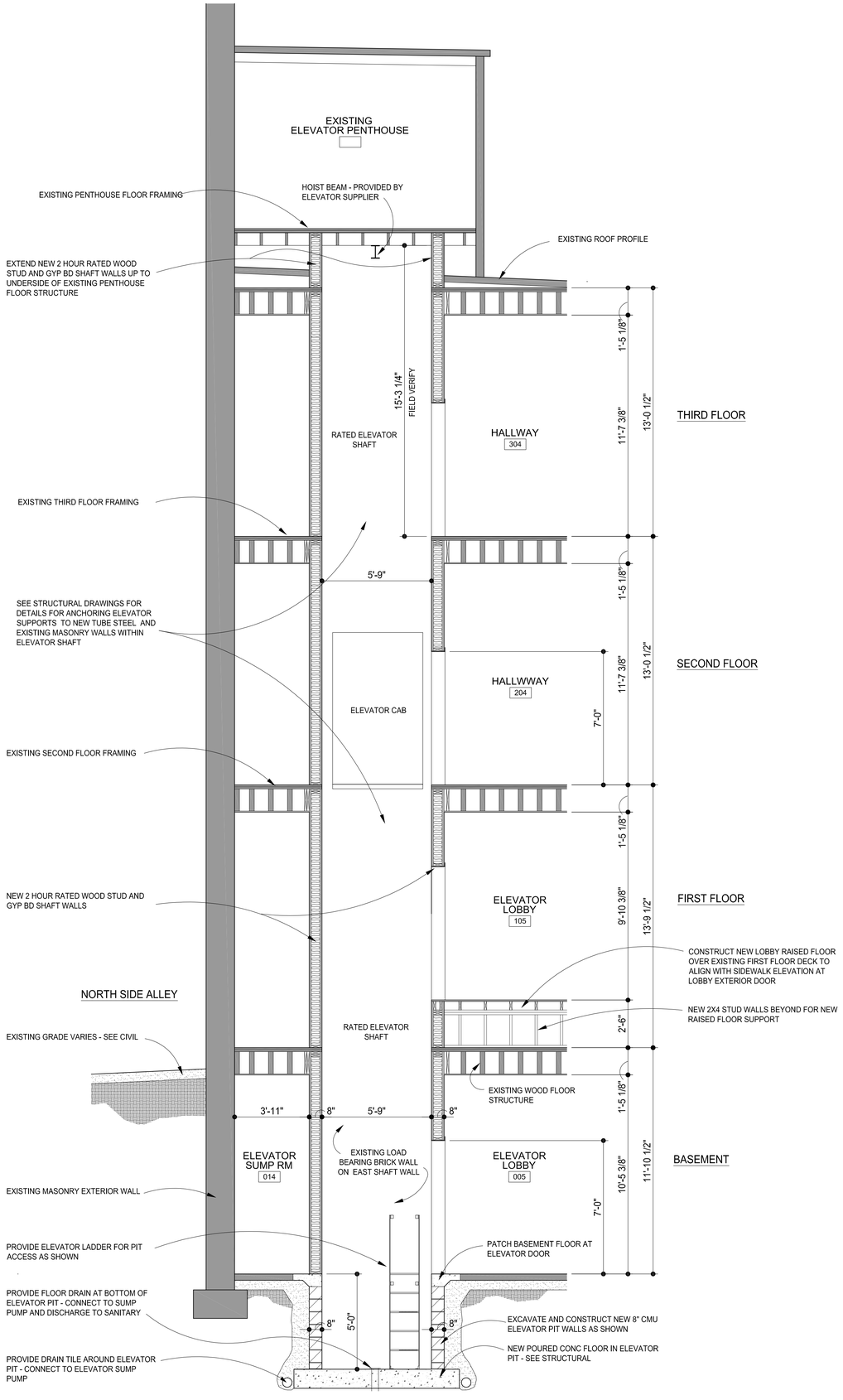
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

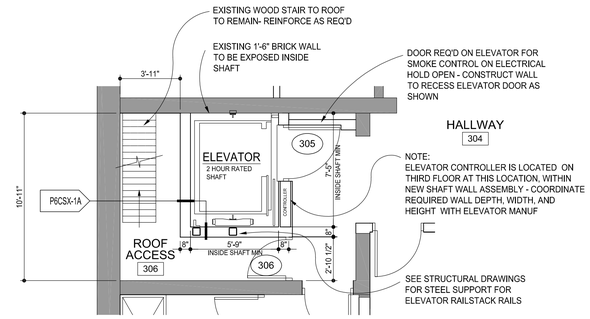
| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A2.24

TRUE SHEET SCALE
0" 1/2" 1"

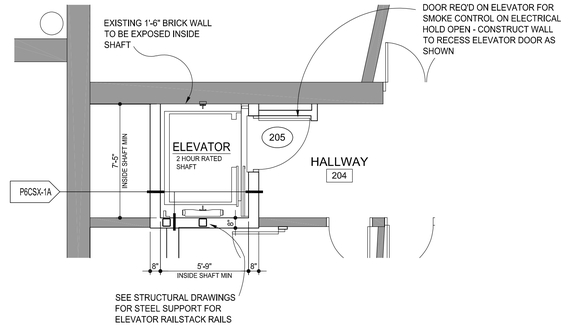



5 A2.25 CROSS SECTION THRU ELEVATOR SHAFT
3/8"=1'-0"



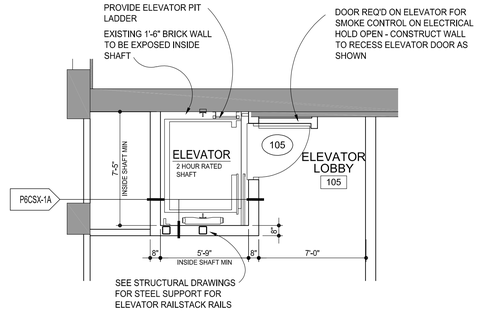

4 A2.25 ENLARGED
ELEVATOR THIRD FLOOR PLAN
1/4"=1'-0"

NORTH



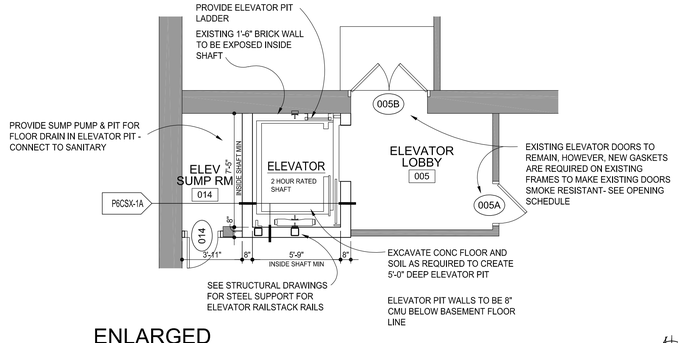

3 A2.25 ENLARGED
ELEVATOR SECOND FLOOR PLAN
1/4"=1'-0"

NORTH




2 A2.25 ENLARGED
ELEVATOR FIRST FLOOR PLAN
1/4"=1'-0"

NORTH




1 A2.25 ENLARGED
ELEVATOR BASEMENT FLOOR PLAN
1/4"=1'-0"

NORTH

POPE ARCHITECTS
POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## ENLARGED ELEVATOR FLOOR PLANS AND CROSS SECTION

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

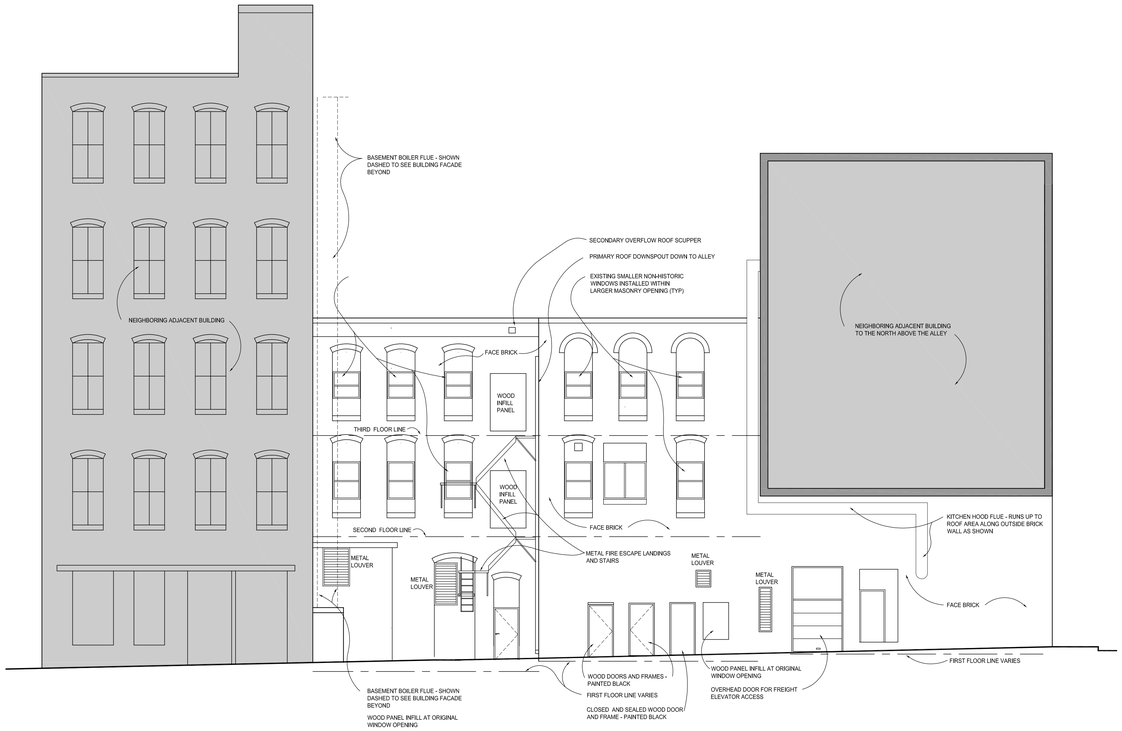
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

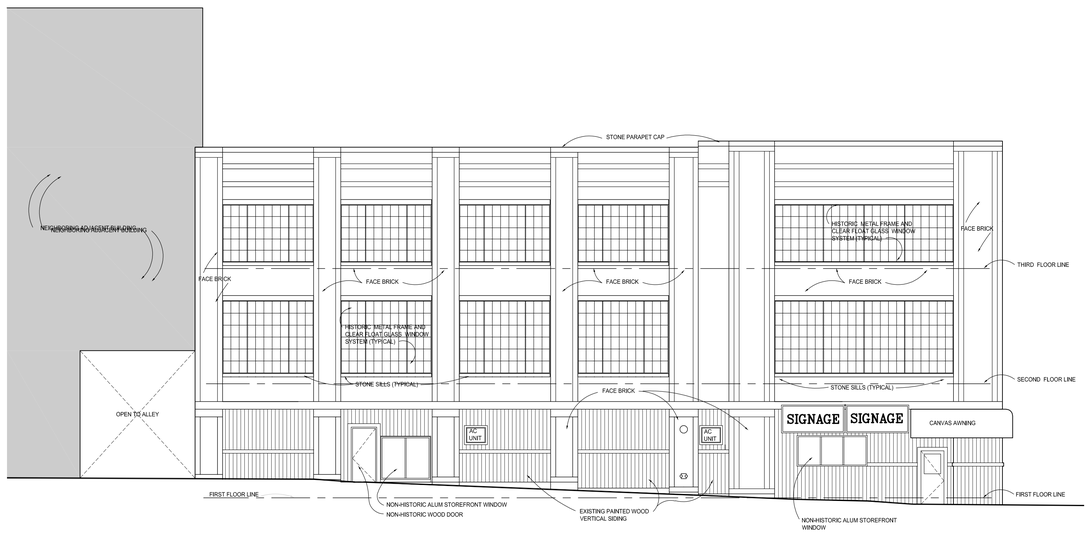
Commission No. 15552-18142
Drawn by DL, DTP
Checked by DTP

SHEET
A2.25

TRUE SHEET SCALE
0" 1/2" 1"




3 A3.01 EXISTING CONDITIONS NORTH REAR ELEVATION (ALLEY)
1/8"=1'-0"




2 A3.01 EXISTING CONDITIONS EAST SIDE ELEVATION (SYBLEY STREET)
1/8"=1'-0"

1 A3.01 EXISTING CONDITIONS SOUTH FRONT ELEVATION (FOURTH STREET)
1/8"=1'-0"

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## EXISTING CONDITIONS EXTERIOR ELEVATIONS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| SITE PLAN SUBMITTAL | 12-14-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

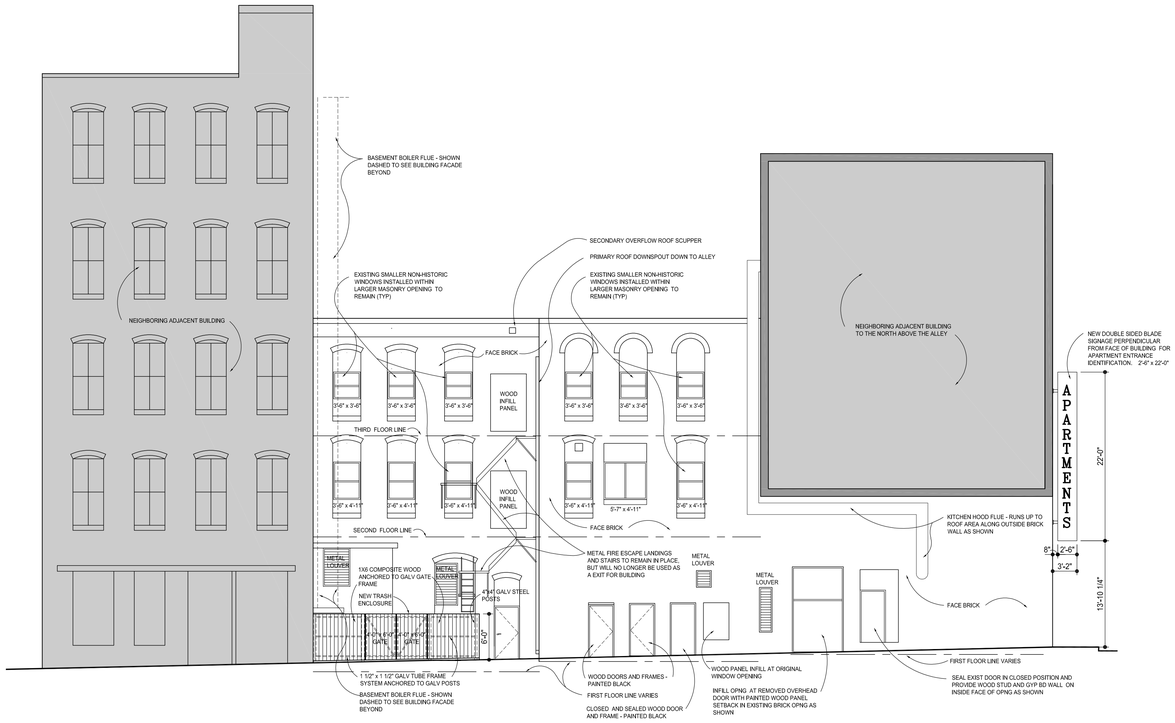
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

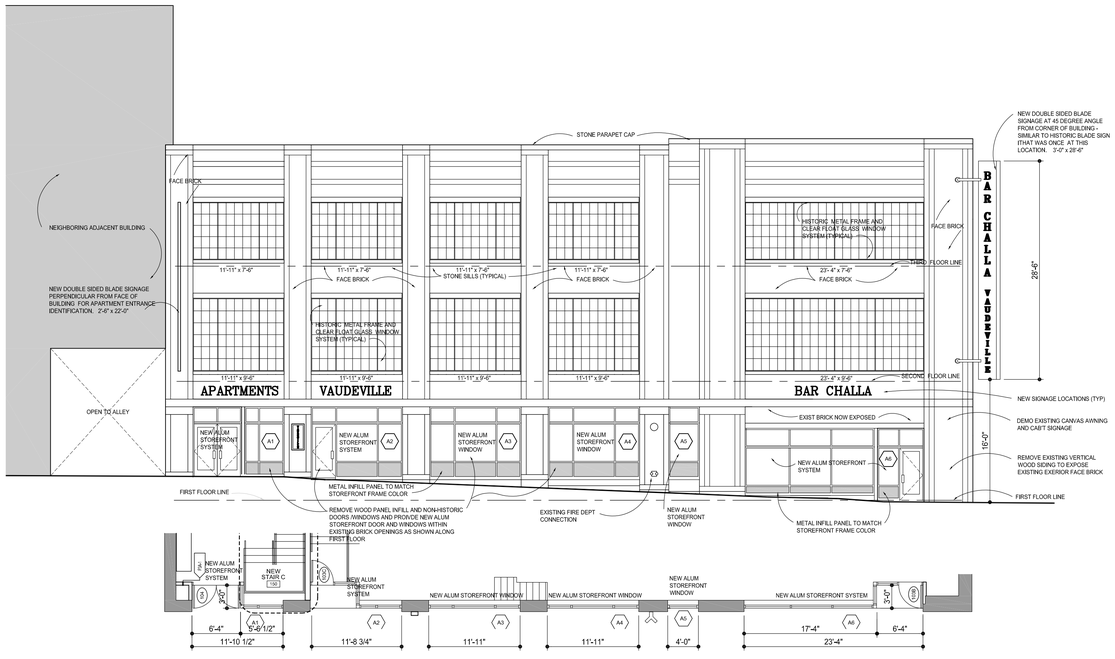
A3.01

TRUE SHEET SCALE
0" 1/2" 1"




3 A3.02 PROPOSED NORTH REAR ELEVATION (ALLEY)

1/8"=1'-0"




2 A3.02 PROPOSED EAST SIDE ELEVATION (SYBLEY STREET)

1/8"=1'-0"

1 A3.02 PROPOSED SOUTH FRONT ELEVATION (FOURTH STREET)

1/8"=1'-0"

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION

201 4TH STREET EAST
ST. PAUL, MN 55101

## PROPOSED EXTERIOR ELEVATIONS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| SITE PLAN SUBMITTAL | 12-14-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

A3.02

TRUE SHEET SCALE
0" 1/2" 1"

NEIGHBORING BUILDING

EXIST BOILER FLUE

EXIST VENT STACK

ROOF SLOPE

EXIST A/C

EXIST A/C

EXIST A/C

GRAVEL STOP

EXIST EXHAUST UNIT

IF ROOF STRUCTURE IN THIS AREA IS FLAT, USE TAPPERED INSULATION (POLY ISO) TO CREATE EXISTING ROOF SLOPE TOWARD ROOF DRAIN

EXISTING OVERFLOW SCUPPER TO BE REMOVED

10'-1 1/2"

SATELLITE

REMOVE EXIST 4" ROOF DRAIN AND REPLACE WITH NEW 8" PRIMARY AND NEW 8" SECONDARY OVERFLOW ROOF DRAIN IN SAME LOCATION

PRIMARY ROOF DRAIN TO CONNECT DIRECTLY TO CITY STORM SYSTEM -SEE CIVIL DRAWINGS
SECONDARY SYSTEM TO BE PIPED THRU BUILDING AND DISCHARGE 18" ABOVE ALLEY GRADE

COMPLETELY REMOVE EXISTING BUILT-UP ROOF SYSTEM - REPAIR ANY DAMAGED WOOD ROOF SHEATHING

PROVIDE NEW "DUROLAST" 40 MIL WHITE PVC, HEAT WELDED, MECHANICALLY FASTENED ROOF SYSTEM (R-23 INSULATION)

(ROOF STRUCTURE SLOPES) ROOF SLOPE 1/2" PER FT

EXISTING RAISED ROOF CURB TO REMAIN - REMOVE ROOF SYSTEM AND REPLACE WITH NEW ROOF SYSTEM

(ROOF STRUCTURE SLOPES) ROOF SLOPE 1/2" PER FT

MECH EXHAUST VENT

CLAY TILE CAP OVER 12" THICK BRICK PARAPET WALL

ROOF DRAIN SUMP - SEE DETAIL 3 / A4.1 AND 4 / A4.1

GREASE DUCT

GREASE DUCT

SATELLITE

NEW DUCTWORK EXHAUST AND SUPPLY MAKEUP AIR OR GREASE HOOD - SEE MECHANICAL FOR EXACT LOCATIONS - OFFSET DUCTWORK BELOW SO IT DOES NOT PENETRATE ROOF WITHIN FLAT ROOF VALLEY

RE-USE EXISTING ROOF DRAIN RAIN WATER LEADER PIPING IF POSSIBLE

EXISTING RAISED ROOF CURB TO REMAIN - REMOVE ROOF SYSTEM AND REPLACE WITH NEW ROOF SYSTEM

EXISTING RAISED ROOF CURB TO REMAIN - REMOVE ROOF SYSTEM AND REPLACE WITH NEW ROOF SYSTEM

EXISTING RAISED ROOF CURB TO REMAIN - REMOVE ROOF SYSTEM AND REPLACE WITH NEW ROOF SYSTEM

EXISTING RAISED ROOF CURB TO REMAIN - REMOVE ROOF SYSTEM AND REPLACE WITH NEW ROOF SYSTEM

EXIST EXHAUST VENT

GRAVEL STOP

ROOF SLOPE

(ROOF STRUCTURE SLOPES) ROOF SLOPE 1/2" PER FT

COMPLETELY REMOVE EXISTING BUILT-UP ROOF SYSTEM - REPAIR ANY DAMAGED WOOD ROOF SHEATHING

PROVIDE NEW "DUROLAST" 40 MIL WHITE PVC, HEAT WELDED, MECHANICALLY FASTENED ROOF SYSTEM (R-23 INSULATION)

(ROOF STRUCTURE SLOPES) ROOF SLOPE 1/2" PER FT

IF ROOF STRUCTURE IN THIS AREA IS FLAT, USE TAPPERED INSULATION (POLY ISO) TO CREATE EXISTING ROOF SLOPE TOWARD ROOF DRAIN

EXIST EXHAUST VENT

EXIST EXHAUST VENT

CLAY TILE CAP OVER 12" THICK BRICK PARAPET WALL

DN

ELEVATOR PENTHOUSE

NOTE:
EXIST FREIGHT ELEVATOR EQUIP TO REMAIN IN PENTHOUSE

NEIGHBORING BUILDING

EXISTING RAISED ROOF CURB TO REMAIN - REMOVE ROOF SYSTEM AND REPLACE WITH NEW ROOF SYSTEM

EXISTING RAISED ROOF CURB TO REMAIN - REMOVE ROOF SYSTEM AND REPLACE WITH NEW ROOF SYSTEM

COMPLETELY REMOVE EXISTING BUILT-UP ROOF SYSTEM - REPAIR ANY DAMAGED WOOD ROOF SHEATHING

PROVIDE NEW "DUROLAST" 40 MIL WHITE PVC, HEAT WELDED, MECHANICALLY FASTENED ROOF SYSTEM (R-23 INSULATION)

(ROOF STRUCTURE SLOPES) ROOF SLOPE 1/2" PER FT

(ROOF STRUCTURE SLOPES) ROOF SLOPE 1/2" PER FT

REMOVE EXISTING CAP AND INSTALL NEW OPERABLE ROOF HATCH TO ACCESS ATTIC BELOW - MODIFY EXISTING CURB AS REQ'D TO ACCOMMODATE NEW ROOF HATCH FRAME DIMENSIONS

ROOF SLOPE

IF ROOF STRUCTURE IN THIS AREA IS FLAT, USE TAPPERED INSULATION (POLY ISO) TO CREATE EXISTING ROOF SLOPE TOWARD ROOF DRAIN

NOTE:
ADJUST SLOPE WITH NEW TAPPERED INSLUATION IN THIS AREA TO CREATE POSITIVE DRAINAGE TO ROOF DRAIN

EXIST EXHAUST VENT

NOTE:
EXISTING PERIMETER ROOF FLASHING REGLET LOCATIONS WILL REMAIN IN THEIR SAME LOCATIONS UNLESS NOTED OTHERWISE

STONE PARAPET CAP DROPS 9"

STONE PARAPET CAP DROPS 1'-5"

3'-0" HIGH STONE PARAPET CAP

AT EXISTING RAISED PARAPET, WHERE PARAPET BRICK IS IN POOR CONDITION, PROVIDE NEW REPLACEMENT BRICK - TUCKPOINT BACK SIDE OF PARAPET AS REQ'D PRIOR TO NEW ROOF SYSTEM FLASHING INSTALLATION

STONE PARAPET CAP DROPS 1'-5"

29'-11"

1'-0"

30'-6 1/2"

96'-9 1/2"

33'-2"

1'-0"

1'-2"

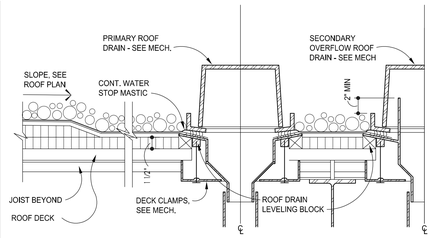
102'-7 1/2"

1'-2"

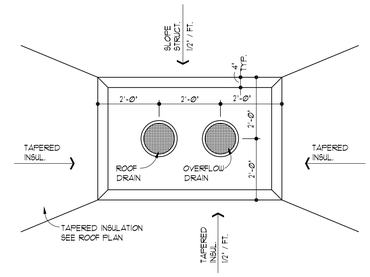
103'-9 1/2"

NORTH

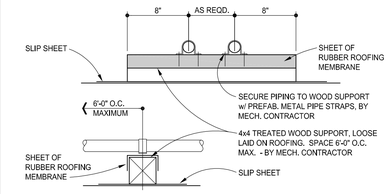
1 A4.01 PROPOSED ROOF PLAN
1/4"=1'-0"




4 A4.01 ROOF DRAIN SUMP SECTION
1/2"=1'-0"




3 A4.01 ROOF DRAIN SUMP DETAIL
1/2"=1'-0"




2 A4.01 PIPE SUPPORT DETAIL
1/2"=1'-0"

NOTE:
AS PART OF THE ROOF SYSTEM DEMOLITION AND RE-ROOFING SCOPE OF WORK, ADDITIONAL ROOF INSULATION WILL NEED TO BE PROVIDED THEN THERE IS TODAY.
THE EXISTING ROOF STRUCTURE WILL NEED TO BE REINFORCED TO BRING ROOF STRUCTURE UP TO TODAY'S CODE. SEE STRUCTURAL DRAWINGS FOR ADDITIONAL ROOF REINFORCING.

POPE ARCHITECTS
POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

PROPOSED ROOF PLAN

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

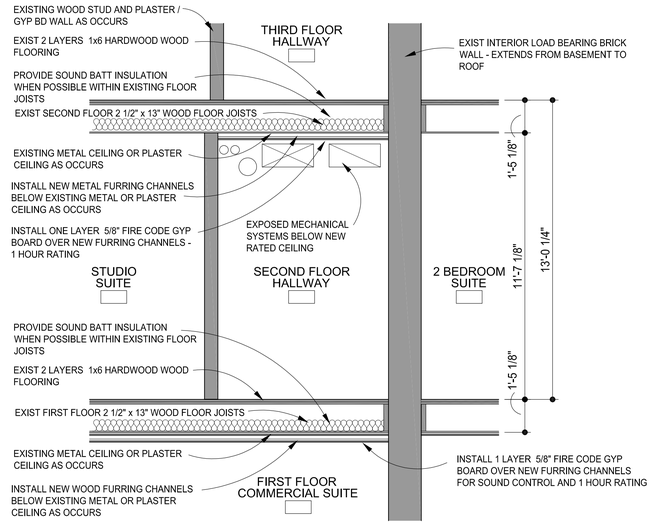
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

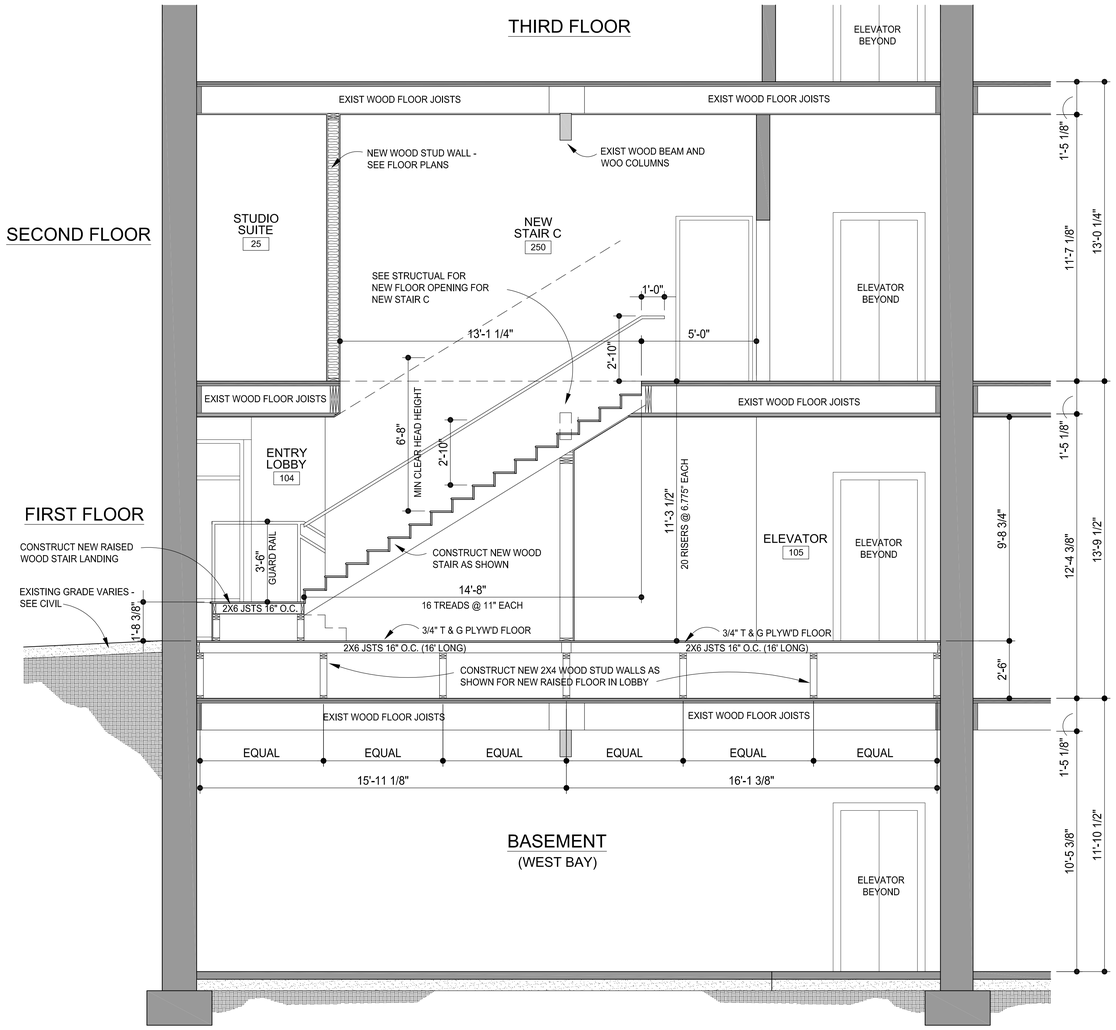
| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A4.01

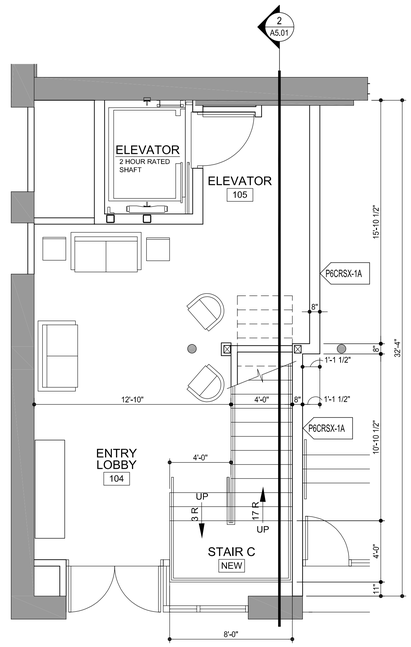
TRUE SHEET SCALE
0" 1/2" 1"




5 A5.01 SECOND & THIRD FLOOR HALLWAY CROSS-SECTION
3/8"=1'-0"

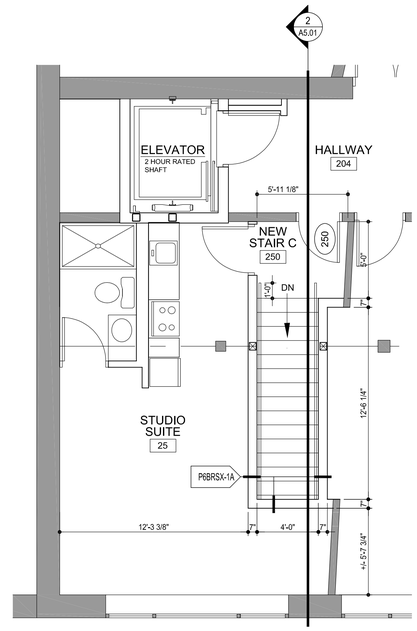



2 A5.01 NEW STAIR "C" CROSS SECTION
3/8"=1'-0"



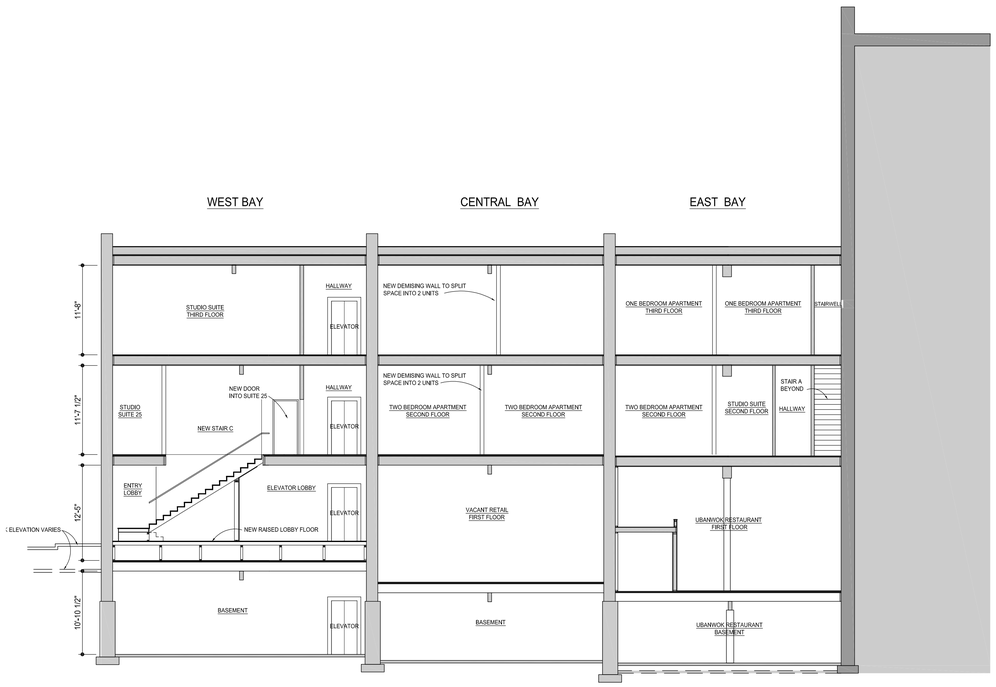

4 A5.01 NEW STAIR "C"
ENLARGED FIRST FLOOR PLAN
1/8"=1'-0"

NORTH




3 A5.01 NEW STAIR "C"
ENLARGED SECOND FLOOR PLAN
1/8"=1'-0"

NORTH




1 A5.01 PROPOSED EAST/WEST SECTION ELEVATION LOOKING NORTH
1/8"=1'-0"

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## BUILDING WALL SECTIONS & ENLARGED STAIR "C" FLOOR PLANS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| SITE PLAN SUBMITTAL | 12-14-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

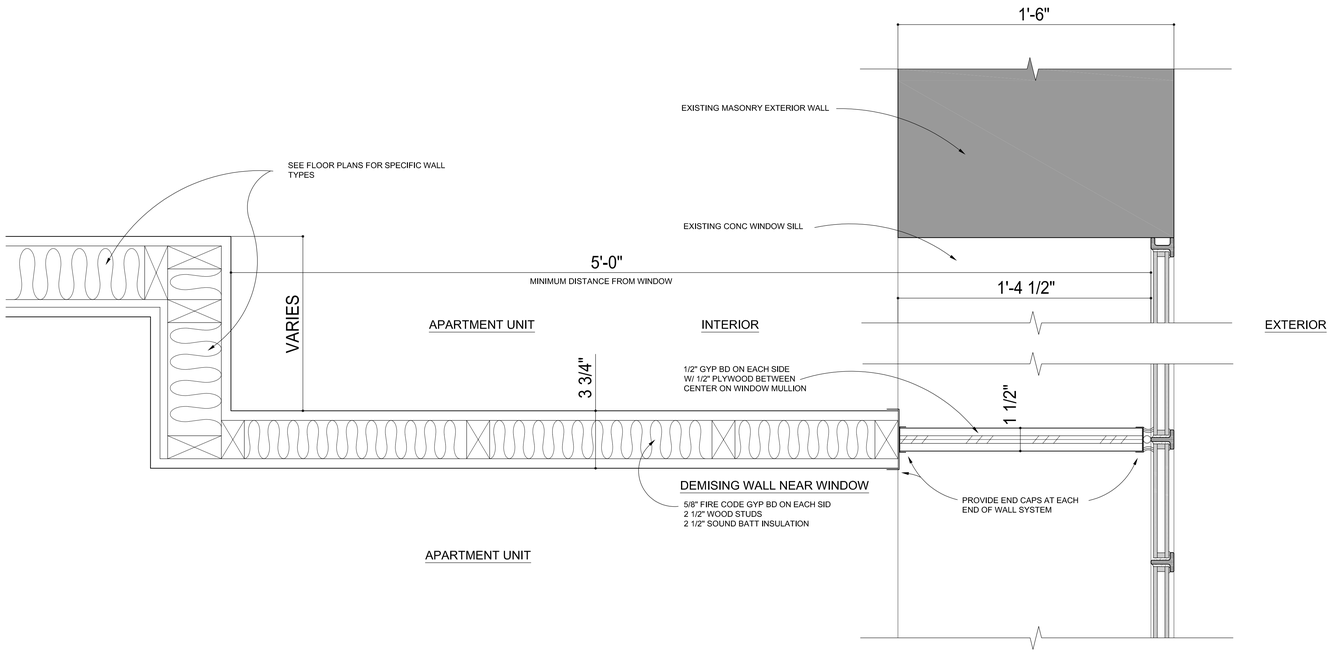
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

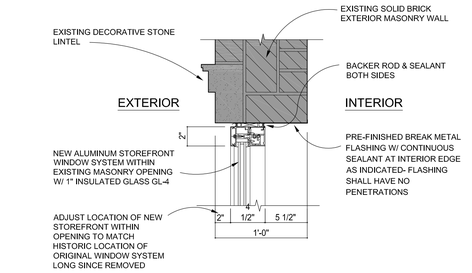
| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A5.01

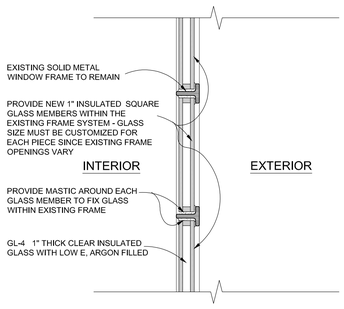
TRUE SHEET SCALE
0" 1/2" 1"



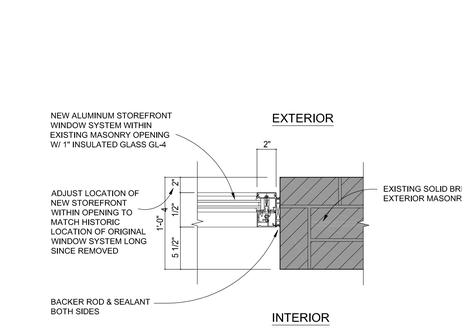

7 A5.02 DEMISING WALL INTERSECTION DETAIL AT EXISTING WINDOW FRAME
3"=1'-0"



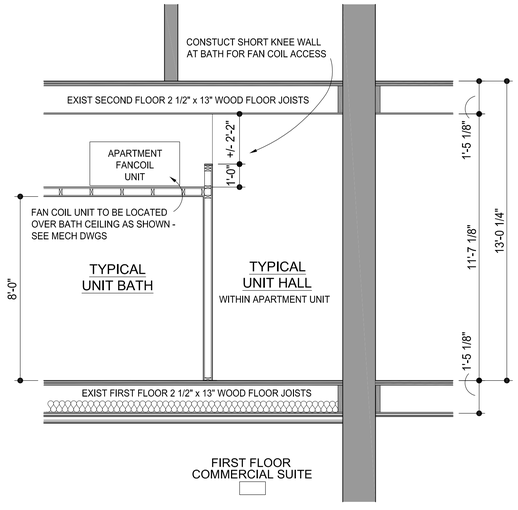

3 A5.02 ALUM STOREFRONT HEAD DETAIL
1 1/2"=1'-0"



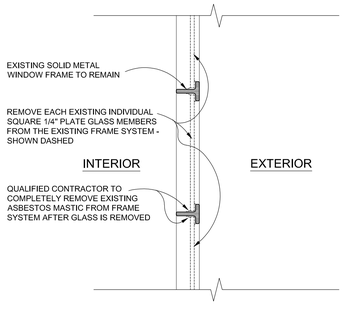

5 A5.02 EXISTING 2ND & 3RD FLOOR WINDOW FRAMES- NEW INSULATED GLASS AND MASTIC INSTALLATION
3"=1'-0"



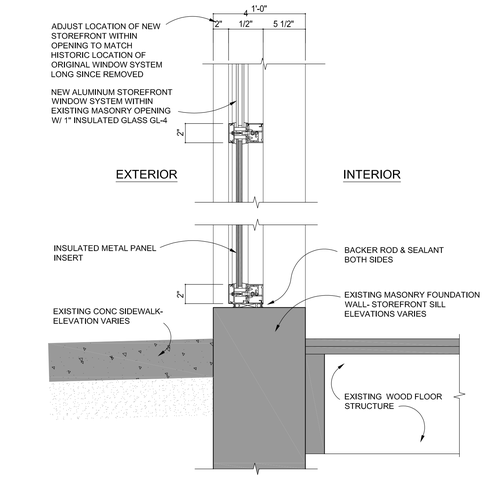

2 A5.02 ALUM STOREFRONT JAMB DETAIL
1 1/2"=1'-0"




6 A5.02 TYPICAL SECTION THRU UNIT BATH W/ FAN COIL ABOVE
3/8"=1'-0"




4 A5.02 EXISTING 2ND & 3RD FLOOR WINDOW FRAMES- DEMOLITION OF GLASS AND MASTIC REMOVAL
3"=1'-0"




1 A5.02 ALUM STOREFRONT SILL DETAIL
1 1/2"=1'-0"

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## STOREFRON T & WINDOW GLASS REPLACEMENT DETAILS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| SITE PLAN SUBMITTAL | 12-14-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

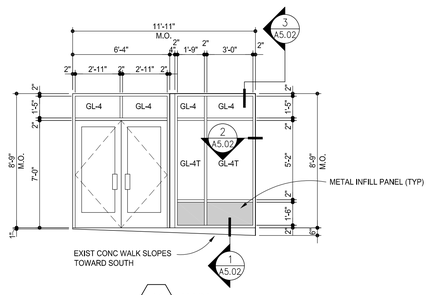
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

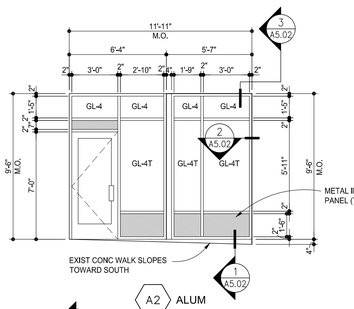
| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A5.02

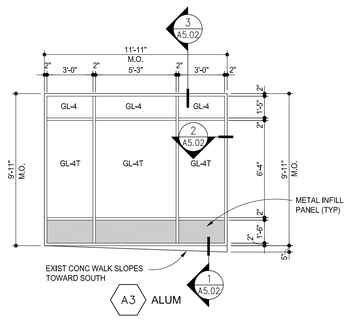
TRUE SHEET SCALE
0" 1/2" 1"



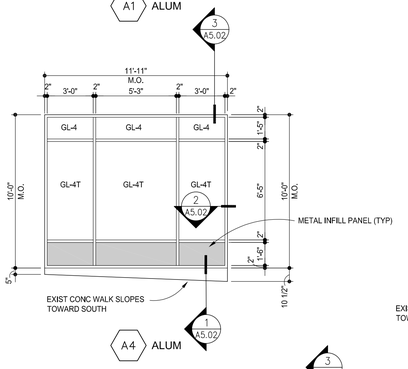

A1 ALUM



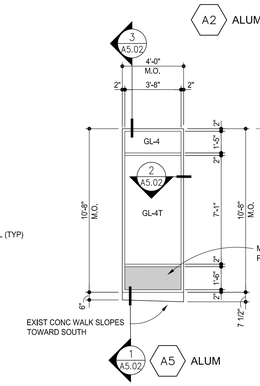

A2 ALUM



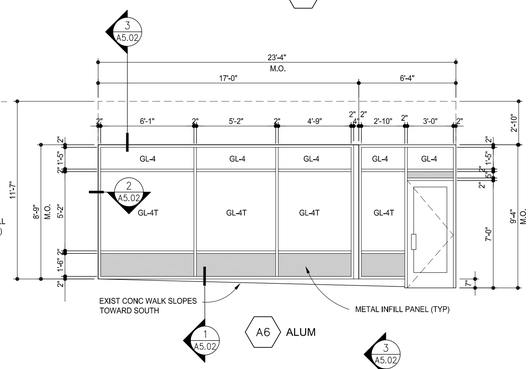

A3 ALUM



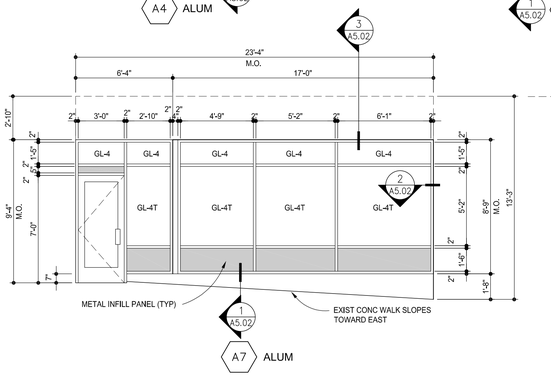

A4 ALUM



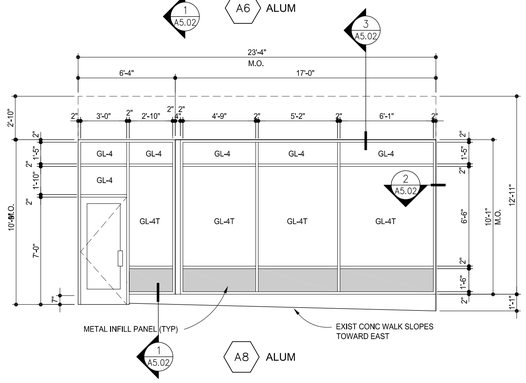

A5 ALUM




A6 ALUM




A7 ALUM




A8 ALUM

4 A8.1 ALUMINUM STOREFRONT FRAME ELEVATIONS
1/4"=1'-0"

# HARDWARE GROUPS

## HW GROUP -01

SINGLE EXTERIOR ALUM STOREFRONT -
DOORS NORMALLY CLOSED LATCHED, AND LOCKED FROM PULL SIDE - FREE EGRESS AT ALL TIMES. ENTRANCE BY MECHANICAL KEY; ONCE KEY IS REMOVED LOCK WILL REMAIN SECURE. PUSH SIDE OF EXIT DEVICE HAS HEX DOGGING FEATURE ALLOWING PUSH PAD TO STAY DEPRESSED USING HEX-ALLEN KEY TO ALLOW FREE INGRESS AT ALL TIMES - PUSH PULL OPERATION.

-CONTINUOUS HINGE
-RIM EXIT DEVICE
-SFIC CORE
-DOOR PULL
-CONCEALED OVERHEAD STOP
-SURFACE CLOSER
-THRESHOLD
-WEATHERSTRIP SET
-SWEEP

## HW GROUP -01A

DOUBLE EXTERIOR ALUM STOREFRONT -
DOORS NORMALLY CLOSED LATCHED, AND LOCKED FROM PULL SIDE - FREE EGRESS AT ALL TIMES. ENTRANCE BY MECHANICAL KEY; ONCE KEY IS REMOVED LOCK WILL REMAIN SECURE.

-CONTINUOUS HINGES
-RIM EXIT DEVICES
-FLUSH BOLTS
-SFIC CORES
-DOOR PULLS
-CONCEALED OVERHEAD STOPS
-SURFACE CLOSERS
-THRESHOLDS
-WEATHERSTRIP SETS
-SWEEPS

PROVIDE OPTION FOR KEY FOB ENTRY SYSTEM FOR THIS DOOR

## HW GROUP -02

STOREROOM FUNCTION -
DOOR IS NORMALLY CLOSED, LOCKED AND SECURE FROM LOCKED SIDE - FREE EGRESS AT ALL TIMES. ENTRANCE BY MECHANICAL KEY, ONCE KEY IS REMOVED, LOCK WILL REMAIN SECURE.

-HINGE
-CYLINDRICAL LOCK
-SFIC CORE
-SURFACE CLOSER
-STOP
-GASKETING

## HW GROUP -03

ELEVATOR SHAFT -
BOTH INSIDE AND OUTSIDE LEVERS AREA ACTIVE ALLOWING FREE EGRESS AND INGRESS AT ALL TIMES.

-HINGE (HEAVY WEIGHT)
-CYLINDRICAL LOCK
-SURFACE CLOSER
-ELECTROMAGNETIC HOLDER
-GASKETING

## HW GROUP -04

UNIT ENTRY DOOR -
DOOR NORMALLY OPEN WITH EITHER HANDLE RETRACTING LATCH FOR ENTRANCE OR EGRESS. DEADBOLT OPERATED BY KEY OUTSIDE AND LEVER TURN INSIDE. WHEN DEADBOLT IS PROJECTED, OUTSIDE LEVEL IS AUTOMATICALLY LOCKED. OPERATING INSIDE LEVEL RETRACTS THE LATCHBOLT AND DEADBOLT SIMULTANEOUSLY, AUTOMATICALLY UNLOCKING OUTSIDE LEVER.

-HINGE
-HINGE (SPRING)
-DORMITORY LOCK
-SFIC CORE
-SFIC CYLINDER
-CONCEALED OVERHEAD STOP
-GASKETING
-VIEWER

## HW GROUP -05

UNIT BATH & BEDROOM
DOOR NORMALLY CLOSED, LATCHED, AND UNSECURE. EMERGENCY RELEASE IN OUTSIDE LEVER.

-HINGE
-CYLINDRICAL LOCK
-STOP

## HW GROUP -06

UNIT BI-FOLD CLOSET DOORS -
-BI-FOLD HARDWARE SET
-DOOR PULL

## HW GROUP -07

DOUBLE HALLWAY DOOR -
BOTH INSIDE AND OUTSIDE LEVERS ARE ACTIVE ALLOWING FREE EGRESS AND INGRESS AT ALL TIMES. DOOR IS NORMALLY IN OPEN POSITION WITH ELECTROMAGNETIC HOLDERS.

-HINGES
-FLUSH BOLT
-CYLINDRICAL LOCKS
-COORDINATOR
-SURFACE CLOSERS
-ELECTROMAGNETIC HOLDERS
-GASKETING

## HW GROUP -08

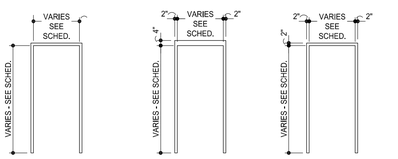
LAUNDRY AND STAIRWELL DOORS -
BOTH INSIDE AND OUTSIDE LEVERS ARE ACTIVE ALLOWING FREE EGRESS AND INGRESS AT ALL TIMES.

-HINGE
-CYLINDRICAL LOCK
-SURFACE CLOSER
-KICKPLATE
-STOP
-GASKETING

## HW GROUP -09

STAIRWELL "C" DOOR -
OUTSIDE LEVER FROM HALLWAY IS ACTIVE ALLOWING FREE EGRESS AT ALL TIMES INTO STAIR AND EXITING DOWN THRU LOBBY. ENTRANCE INTO HALLWAY FROM STAIR BY MECHANICAL KEY. ONCE KEY IS REMOVED, LOCK WILL REMAIN SECURE.

-HINGE
-CYLINDRICAL LOCK
-SURFACE CLOSER
-KICKPLATE
-STOP
-GASKETING




2 A7.1 FRAME TYPES
1/4"=1'-0"

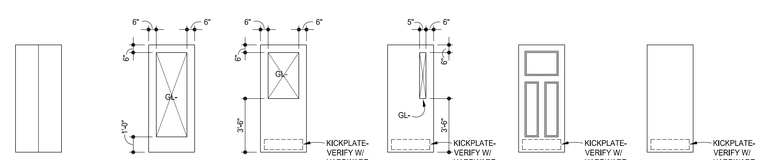
# OPENING SCHEDULE

| Revision | Dr. No. | Room Name | Door Width | Door Height | Door Thick | Door Type | Door Material | Frame Type | Frame Material | Hard ware | Door Rating | Remarks: |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | 005A | ELEVATOR LOBBY | 2'-8" | - | - | EXIST | WD | EXIST | WD | EXIST | SMOKE | 1, 7 |
| | 005B | ELEVATOR LOBBY | (2) 2'-6" | - | - | EXIST | WD | EXIST | WD | EXIST | SMOKE | 1, 7 |
| | 014 | ELEVATOR SUMP ROOM | 2'-0" | 7'-0" | - | A | HM | H1 | HM | HW-02 | - | |
| | | | | | | | | | | | | |
| | 102A | VACANT COMMERCIAL SUITE 205 | 3'-0" | 7'-0" | - | D | ALUM | A8 | ALUM | HW-01 | - | 2 |
| | 102B | VACANT COMMERCIAL SUITE 205 | 2'-8" | 7'-0" | - | EXIST | WD | EXIST | WD | EXIST | - | 1, 6 |
| | 102C | VACANT COMMERCIAL SUITE 205 | 3'-0" | 7'-0" | - | EXIST | WD | EXIST | WD | EXIST | - | 1, 6 |
| | 103A | VACANT COMMERCIAL SUITE 201 | 3'-0" | 7'-0" | - | D | ALUM | A7 | ALUM | HW-01 | - | 2 |
| | 103B | VACANT COMMERCIAL SUITE 201 | 3'-0" | 7'-0" | - | D | ALUM | A6 | ALUM | HW-01 | - | 2 |
| | 103C | VACANT COMMERCIAL SUITE 201 | 3'-0" | 7'-0" | - | D | ALUM | A2 | ALUM | HW-01 | - | 2 |
| | 104 | ENTRY LOBBY | 3'-0" | 7'-0" | - | D | ALUM | A1 | ALUM | HW-01A | - | 2 |
| | 105 | ELEVATOR | 3'-4" | 7'-0" | - | A | HM | H1 | HM | HW-03 | SMOKE | |
| | | | | | | | | | | | | |
| | 21A-A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 21A-B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 21B-A | 2 BEDROOM APARTMENT - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 21B-B | 2 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 21B-C | 2 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | 3 |
| | 21B-D | 2 BEDROOM APARTMENT - CLOSET | 3'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | |
| | 21B-E | 2 BEDROOM APARTMENT - CLOSET | (2) 2'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | |
| | 22A | 1 BEDROOM APARTMENT - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 22B | 1 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 22C | 1 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | | |
| | 22D | 2 BEDROOM APARTMENT - CLOSET | 3'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | |
| | 23A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 23B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 24A-A | 2 BEDROOM APARTMENT - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 24A-B | 2 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 24A-C | 2 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | 3 |
| | 24A-E | 2 BEDROOM APARTMENT - CLOSET | (2) 2'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | 5 |
| | 24B-A | 2 BEDROOM APARTMENT - ENTRY | 3'-0" | 6-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 24B-B | 2 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | 3 |
| | 24B-C | 2 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | 3 |
| | 24B-E | 2 BEDROOM APARTMENT - CLOSET | (2) 2'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | 5 |
| | 25A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 45 MIN | |
| | 25B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 26A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 45 MIN | |
| | 26B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 27A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 45 MIN | |
| | 27B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 28A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 45 MIN | |
| | 28B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 29A | STUDIO SUITE - ENTRY | 3'-0" | 6-8" | - | A | HM | H1 | HM | HW-04 | 45 MIN | |
| | 29B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 29C | STUDIO SUITE - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 29D | STUDIO SUITE - CLOSET | 3'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | |
| | 204 | HALLWAY | (2) 2'-6" | 7'-0" | - | A | ALUM | H1 | ALUM | HW-07 | 45 MIN | |
| | 205 | ELEVATOR | 3'-4" | 7'-0" | - | A | HM | H1 | HM | HW-03 | SMOKE | |
| | 207 | LAUNDRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-08 | 20 MIN | |
| | 250 | STAIR C | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-09 | 45 MIN | |
| | 260 | STAIR A | 2'-8" | 6'-8" | - | A | WD | EXIST | WD | HW-08 | 45 MIN | 4 |
| | 270 | STAIR B | 2'-8" | 6'-8" | - | A | WD | EXIST | WD | HW-08 | 45 MIN | 4 |
| | | | | | | | | | | | | |
| | 30A-A | 1 BEDROOM APARTMENT - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 30A-B | 1 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 30A-C | 1 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 30A-E | 1 BEDROOM APARTMENT - CLOSET | (2) 2'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | |
| | 30B-A | 1 BEDROOM APARTMENT - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 30B-B | 1 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 30B-C | 1 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 30B-E | 1 BEDROOM APARTMENT - CLOSET | (2) 2'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | |
| | 31A | 1 BEDROOM APARTMENT - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 31B | 1 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 31C | 1 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 31D | 1 BEDROOM APARTMENT - CLOSET | 3'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | |
| | 32A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 32B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 33A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 33B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 34A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 34B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 35A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 35B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 36A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 36B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 37A | STUDIO SUITE - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 37B | STUDIO SUITE - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 38A-A | 2 BEDROOM APARTMENT - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 20 MIN | |
| | 38A-B | 2 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 38A-C | 2 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | 3 |
| | 38A-E | 2 BEDROOM APARTMENT - CLOSET | (2) 2'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | 5 |
| | 38B-A | 2 BEDROOM APARTMENT - ENTRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-04 | 45 MIN | |
| | 38B-B | 2 BEDROOM APARTMENT - BATH | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | |
| | 38B-C | 2 BEDROOM APARTMENT - BED | 2'-10" | 6'-8" | - | A1 | WD | KN | WD | HW-05 | - | 3 |
| | 38B-E | 2 BEDROOM APARTMENT - CLOSET | (2) 2'-0" | 6'-8" | - | F | WD | - | WD | HW-06 | - | 5 |
| | 305 | ELEVATOR | 3'-4" | 7'-0" | - | A | HM | H1 | HM | HW-03 | SMOKE | |
| | 306 | ROOF ACCESS | 2'-6" | 6'-8" | - | A | HM | H1 | HM | HW-02 | 20 MIN | |
| | 309 | LAUNDRY | 3'-0" | 6'-8" | - | A | HM | H1 | HM | HW-08 | 20 MIN | |
| | 360 | STAIR A | 2'-8" | 6'-8" | - | A | WD | EXIST | WD | HW-08 | 45 MIN | 4 |
| | 370 | STAIR B | 2'-8" | 6'-8" | - | A | WD | EXIST | WD | HW-08 | 45 MIN | 4 |

## OPENING SCHEDULE REMARKS

1. EXISTING DOOR AND FRAME TO REMAIN.
2. NEW ALUMINUM STOREFRONT DOOR AND FRAME SYSTEM.
3. PROVIDE 2 IDENTICAL BEDROOM DOORS FOR THIS UNIT.
4. NEW DOOR WITHIN EXISTING FRAME.
5. PROVIDE 2 IDENTICAL BEDROOM CLOSET DOORS FOR THIS UNIT.
6. HARDWARE TO BE DETERMINED DURING CONSTRUCTION FOR THIS EXISTING DOOR.
7. PROVIDE SMOKE GASKETS ON EXISTING DOOR FRAMES.

| GLASS TYPES | |
|---|---|
| GL-1 | 1/4" THICK CLEAR FLOAT GLASS |
| GL-1T | 1/4" THICK CLEAR "TEMPERED" FLOAT GLASS (NOT USED) |
| GL-2T | 1/4" THICK CLEAR "TEMPERED" LAMINATED GLASS (NOT USED) |
| GL-3T | 1/4" THICK CLEAR "TEMPERED" FIRE RATED GLASS ( NOT USED) |
| GL-4 | 1" THICK CLEAR INSULATED GLASS |
| GL-4T | 1" THICK CLEAR "TEMPERED" INSULATED GLASS (NOT USED) |




1 A7.1 DOOR TYPES
1/4"=1'-0"

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

OPENING SCHEDULE

DOOR AND FRAME TYPES

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

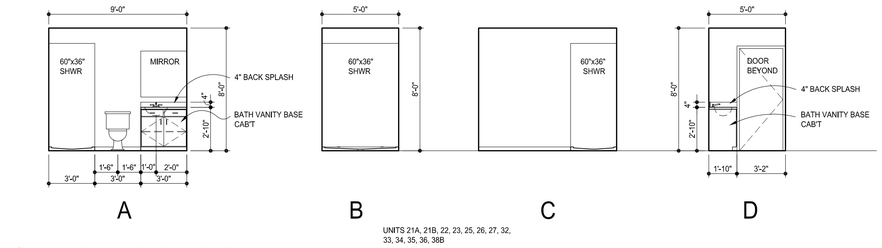
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET

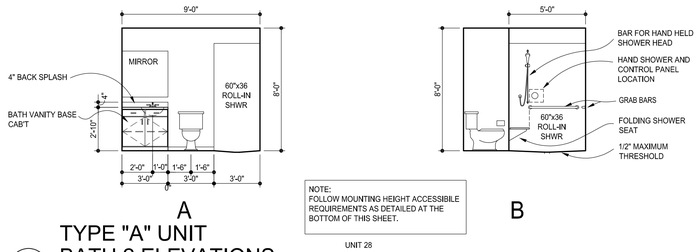
A7.1

TRUE SHEET SCALE
0" 1/2" 1"




UNITS 21A, 21B, 22, 23, 25, 26, 27, 32, 33, 34, 35, 36, 38B

1 A8.1 **BATH 1 ELEVATIONS**
1/2"=1'-0"

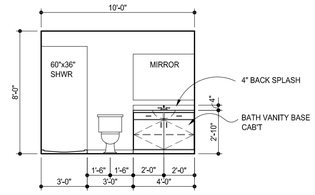



TYPE "A" UNIT

NOTE:
FOLLOW MOUNTING HEIGHT ACCESSIBLE REQUIREMENTS AS DETAILED AT THE BOTTOM OF THIS SHEET.

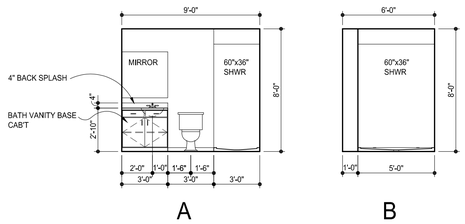
UNIT 28

2 A8.1 **BATH 2 ELEVATIONS**
1/2"=1'-0"

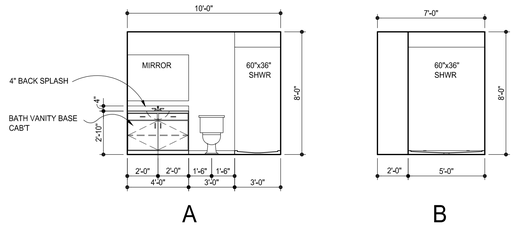



UNITS 24A, 24B, 29, 30A, 31

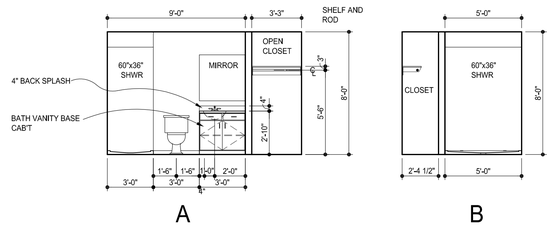
3 A8.1 **BATH 3 ELEVATIONS**
1/2"=1'-0"



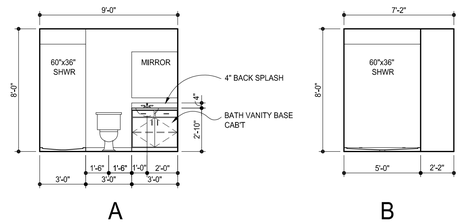

4 A8.1 **BATH 4 ELEVATIONS**
1/2"=1'-0"




5 A8.1 **BATH 5 ELEVATIONS**
1/2"=1'-0"

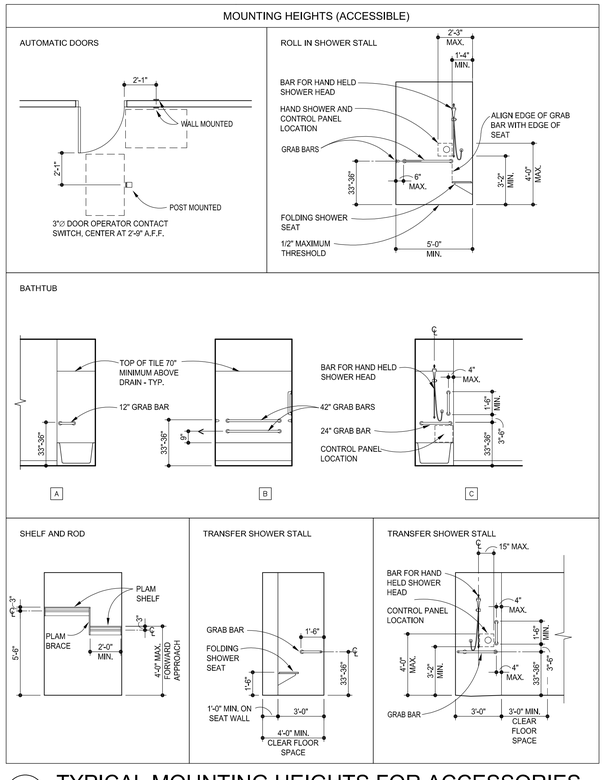



6 A8.1 **BATH 6 ELEVATIONS**
1/2"=1'-0"



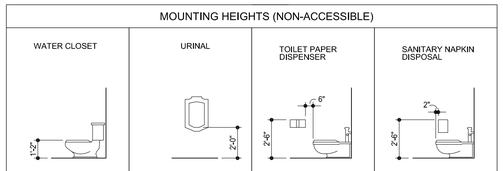

7 A8.1 **BATH 7 ELEVATIONS**
1/2"=1'-0"

MOUNTING HEIGHTS (ACCESSIBLE)

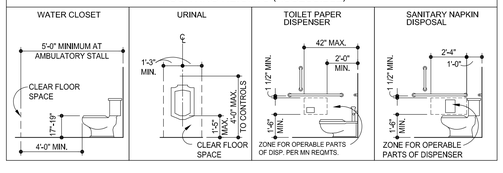



TYPICAL MOUNTING HEIGHTS FOR ACCESSORIES
A8.1 1/4"=1'-0"

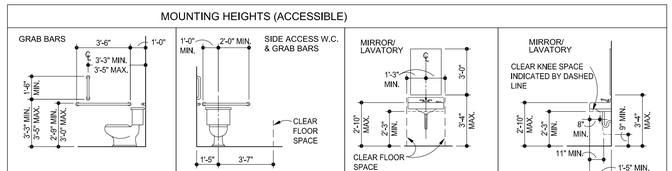
MOUNTING HEIGHTS (NON-ACCESSIBLE)

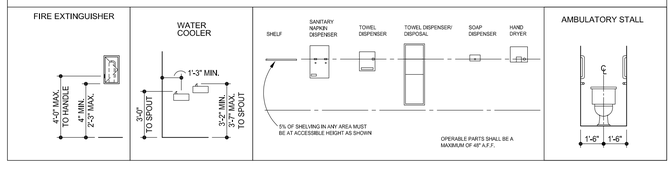


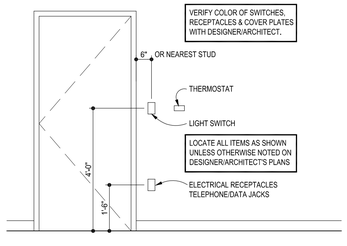

MOUNTING HEIGHTS (ACCESSIBLE)




MOUNTING HEIGHTS (ACCESSIBLE)




TYPICAL MOUNTING HEIGHTS FOR ELECTRICAL
A8.1 1/2"=1'-0"

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

# INTERIOR BATH ELEVATIONS

# TYPICAL MOUNTING HEIGHTS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

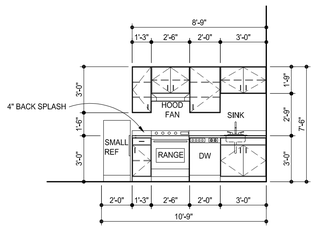
I hereby certify that this plan specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

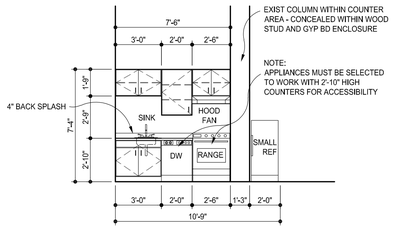
SHEET
A8.1

TRUE SHEET SCALE
0" 1/2" 1"




UNITS 22, 23, 25, 26, 27, 34, 36, 39

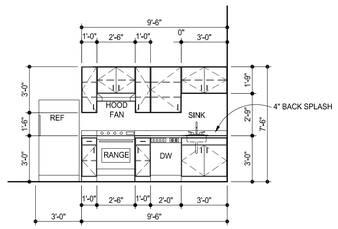
1 A8.2 KITCHEN 1 ELEVATION
1/2"=1'-0"




TYPE "A" UNIT

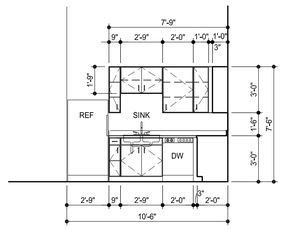
UNITS 28

2 A8.2 KITCHEN 2 ELEVATION
1/2"=1'-0"



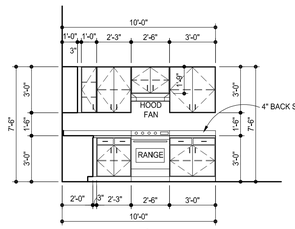

UNITS 29

3 A8.2 KITCHEN 3 ELEVATION
1/2"=1'-0"



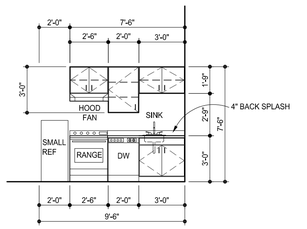

A

UNITS 21A, 21B, 24A, 24B, 30A, 30B, 38B




B

4 A8.2 KITCHEN 4 ELEVATION
1/2"=1'-0"




UNITS 32, 37

5 A8.1 KITCHEN 5 ELEVATION
1/2"=1'-0"




UNITS 33, 35

6 A8.2 KITCHEN 6 ELEVATION
1/2"=1'-0"




7 A8.2 KITCHEN 7 ELEVATION
1/2"=1'-0"




A

UNIT 38A




B

8 A8.2 KITCHEN 8 ELEVATION
1/2"=1'-0"




9 A8.2 TYPICAL KITCHEN ISLAND
1/2"=1'-0"

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

# INTERIOR KITCHEN ELEVATIONS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

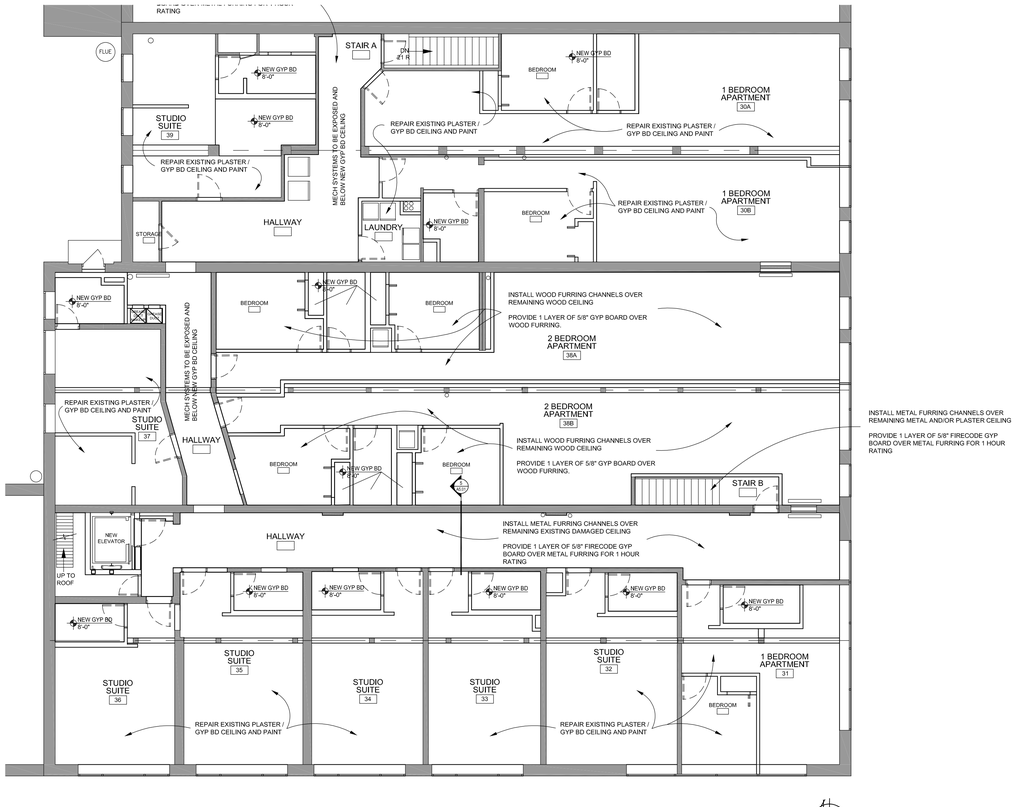
Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

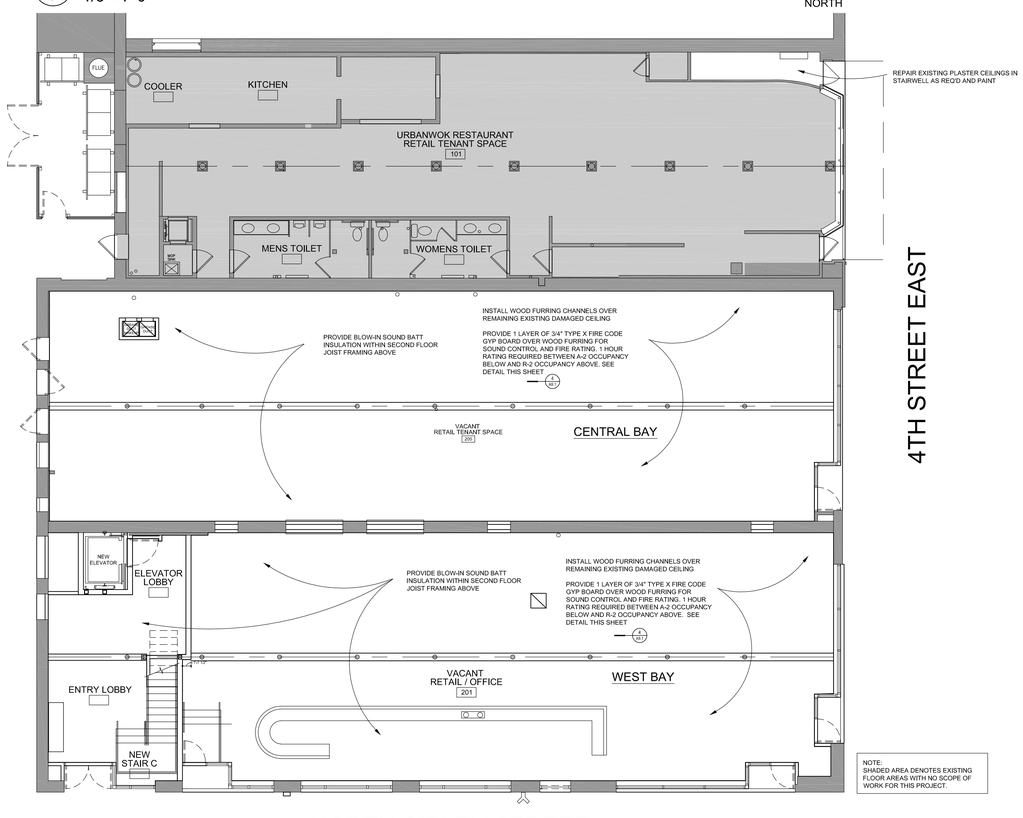
SHEET

A8.2

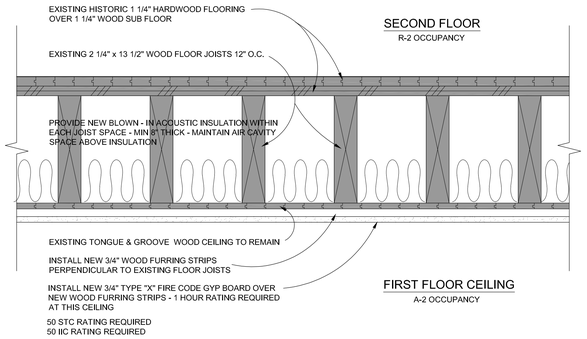
TRUE SHEET SCALE
0" 1/2" 1"



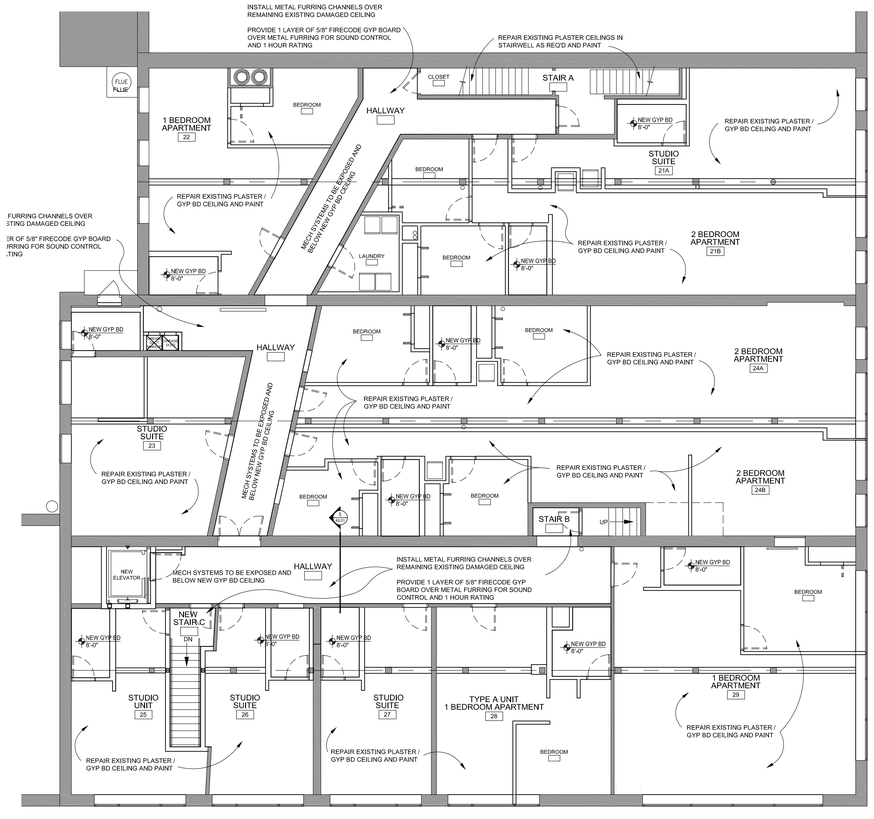

3 A9.1 THIRD FLOOR REFLECTED CEILING PLAN
1/8"=1'-0"




1 A9.1 FIRST FLOOR REFLECTED PLAN
1/8"=1'-0"




4 A9.1 SECOND FLOOR FRAMING DETAIL
1 1/2"=1'-0"




2 A9.1 SECOND FLOOR REFLECTED CEILING PLAN
1/8"=1'-0"

## REFLECTED CEILING NOTES

A) THE LIGHTING INFORMATION SHOWN IS INTENDED TO SERVE AS THE CRITERIA TO BE USED TO PREPARE THE LIGHTING DESIGN FOR THE PROJECT. THE ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE LIGHTING DESIGN INCLUDING CALCULATIONS, LIGHTING LEVELS, FINAL FIXTURE SELECTION, QUANTITIES AND PLACEMENT. SUBMIT LIGHT FIXTURE SAMPLES FOR ARCHITECTS REVIEW.

B) REFER TO THE GENERAL NOTES FOR OTHER APPLICABLE INFORMATION.

C) ALL CEILING HEIGHTS NOT INDICATED ON PLAN TO BE x'-x".

D) ALL CEILING GRILLES, MISC. METALS TO BE PAINTED TO MATCH SURFACE ON WHICH THEY OCCUR, U.N.O.

## CEILING SCHEDULE

| | |
|---|---|
| | GYP. BD. CEILING/SOFFIT<br>PAINTED PT-1, U.N.O. |
| | 2X2 ACOUSTICAL CEILING<br>SEE MATERIAL ID @ A10.1 FOR SPECIFICATIONS |
| | 2X4 ACOUSTICAL CEILING<br>SEE MATERIAL ID @ A10.1 FOR SPECIFICATIONS |
| | WOOD VENEER CEILING<br>SEE MATERIAL ID @ A10.1 FOR SPECIFICATIONS |
| | WOOD PLANK CEILING<br>SEE MATERIAL ID @ A10.1 FOR SPECIFICATIONS |
| | EXPOSED CEILING<br>PAINTED PT-1, U.N.O. |

POPE ARCHITECTS
1295 BANDANA BLVD N, SUITE 200
ST. PAUL, MN 55108-2735
(651) 642-9200 | FAX (651) 642-1101
www.popearch.com

COMMERCIAL INVESTORS GROUP

# 4TH STREET STATION HISTORIC RENOVATION
201 4TH STREET EAST
ST. PAUL, MN 55101

## FIRST, SECOND, AND THIRD FLOOR REFLECTED CEILING PLANS

Issues and Revisions:

| | |
|---|---|
| ISSUED FOR PART 2 | 10-16-18 |
| ISSUE FOR PERMIT / SHPO | 1-28-19 |
| ISSUE TO HPC | 3-8-19 |

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

Architect Name
Date: 3-8-2019 Lic. No. 51570

| | |
|---|---|
| Commission No. | 15552-18142 |
| Drawn by | DL, DTP |
| Checked by | DTP |

SHEET
A9.1

TRUE SHEET SCALE
0" 1/2" 1"

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2019

# 4TH STREET STATION RENOVATION

## COMMERCIAL INVESTORS GROUP

## ST. PAUL, MN

### PLAN LEGEND:

- PROPERTY LINE
- SETBACK LINE
- RIGHT OF WAY LINE
- RETAINING WALL
- EXISTING BUILDING
- PROPOSED BUILDING
- FENCE
- EXISTING STORM
- PROPOSED STORM
- PROPOSED DRAINTILE
- EXISTING SANITARY
- PROPOSED SANITARY
- EXISTING WATERMAIN
- PROPOSED WATERMAIN
- EXISTING OVERHEAD UTILITY
- FIBR — EXISTING FIBEROPTIC
- ELEC — EXISTING UNDERGROUND ELECTRIC
- GAS — EXISTING UNDERGROUND GAS
- 895 — EXISTING MAJOR CONTOUR
- 895 — PROPOSED MAJOR CONTOUR
- 892 — EXISTING MINOR CONTOUR
- 892 — PROPOSED MINOR CONTOUR
- SILT FENCE
- BIOROLL LOG

### PLAN ABBREVIATIONS:

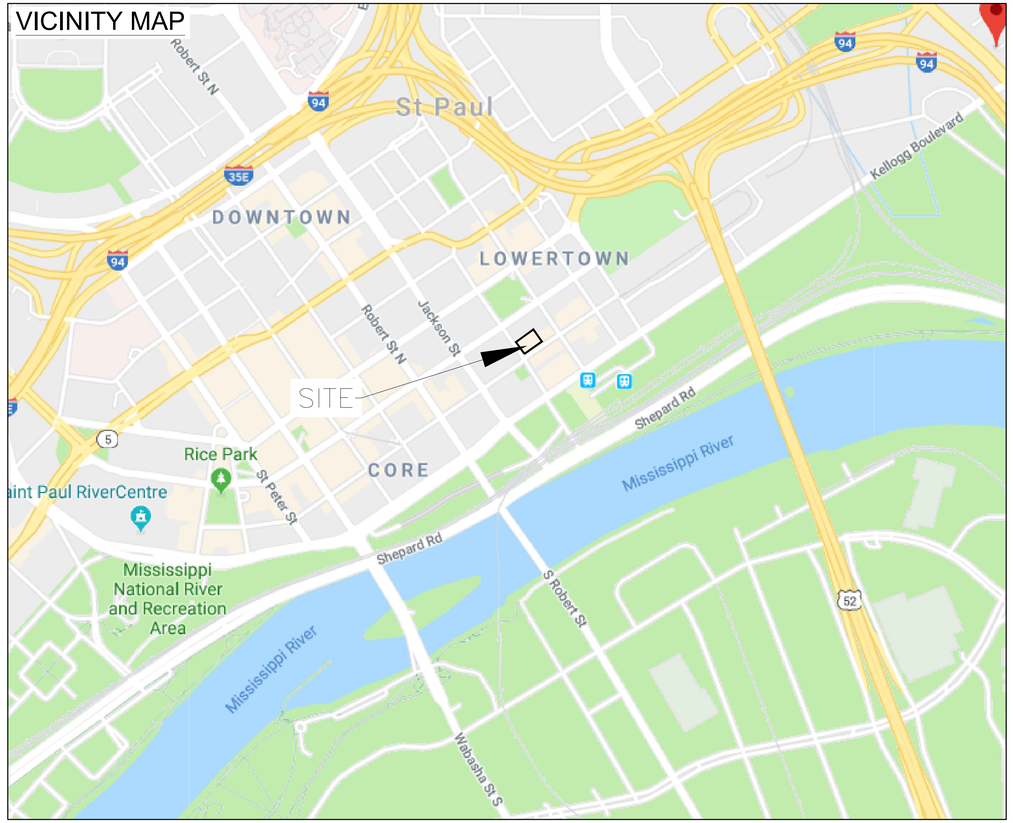
NOT ALL ABBREVIATIONS SHOWN ARE USED IN THIS PROJECT

| | |
|---|---|
| FFE | FINISH FLOOR ELEVATION |
| WO | WALKOUT ELEVATION |
| LO | LOOKOUT ELEVATION |
| ME | MATCH EXISTING ELEVATION |
| GB | GRADE BREAK |
| TW | TOP OF WALL ELEVATION |
| BW | BOTTOM OF WALL ELEVATION |
| GB | GRADE BREAK |
| EOF | EMERGENCY OVERFLOW ELEVATION |
| HWL | HIGH WATER LEVEL |
| NWL | NORMAL WATER LEVEL |
| RIM | RIM ELEVATION |
| INV | INVERT ELEVATION |
| DIP | DUCTILE IRON PIPE |
| RCP | REINFORCED CONCRETE PIPE |
| PVC | POLYVINYL CHLORIDE PIPE |
| HDPE | HIGH DENSITY POLYETHYLENE PIPE |
| PERF PE | PERFORATED PIPE |
| LF | LINEAR FEET |
| CY | CUBIC YARD |
| SF | SQUARE FOOTAGE |
| STA | STATION |
| F&I | FURNISH AND INSTALL |
| AR | AS REQUIRED |
| UAI | USE AS-IS |
| TYP | TYPICAL |
| R | RADIUS |
| NTS | NOT TO SCALE |
| ROW | RIGHT OF WAY |

### GOVERNING SPECIFICATIONS

THE 2018 EDITION OF THE MINNESOTA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR CONSTRUCTION AND THE CURRENT VERSION OF THE CITY OF ST. PAUL STANDARD CONSTRUCTION SPECIFICATIONS SHALL GOVERN.

### VICINITY MAP




### PLAN SYMBOLS:

- SANITARY MANHOLE
- SANITARY CLEANOUT
- STORM MANHOLE
- STORM CATCH BASIN
- STORM APRON
- WATER VALVE
- FIRE HYDRANT
- POWER POLE
- LIGHT POLE
- FLAG POLE
- GAS METER
- ELECTRIC METER
- MAIL BOX
- SIGN
- SOIL BORING LOCATION
- 0.05 SLOPE
- 85.5 SPOT ELEVATION
- 14 PARKING STALL COUNT
- INLET PROTECTION

### PLAN HATCHES:

- BITUMINOUS PAVEMENT
- CONCRETE
- RIPRAP
- WETLAND
- EROSION CONTROL BLANKET
- SOD
- MULCH
- ROCK CONSTRUCTION ENTRANCE

## OWNER


OWNER CONTACT

COMMERCIAL INVESTORS GROUP
STEPHANIE KRAGENBRING
stephanie@commercialinvestorsgroup.com
3340 ANNAPOLIS LANE N
PLYMOUTH, MN 55447


## DESIGN TEAM


CIVIL ENGINEER

AMI CONSULTING ENGINEERS, P.A.
STEVEN GEBAUER, PE, LEED AP
STEVEN.GEBAUER@AMIENGINEERS.COM
3640 TALMAGE CIR. SUITE 200
VADNAIS HEIGHTS, MN 55110
651.344.8783 x 50

SURVEYOR

AMI CONSULTING ENGINEERS, P.A.
RONALD ALWIN, RLS
RON.ALWIN@AMIENGINEERS.COM
3640 TALMAGE CIR. SUITE 200
VADNAIS HEIGHTS, MN 55110
651.344.8783 x 48


## SHEET INDEX

CIVIL


| | |
|---|---|
| T1.0-1.1 | TITLE SHEET/GENERAL CONSTRUCTION NOTES |
| 1 OF 2 | EXISTING CONDITIONS/ALTA SURVEY |
| C1.0 | DEMOLITION PLAN |
| C2.0 | SITE & TPAR PLAN |
| C2.1 | CITY SITE PLAN NOTES |
| C3.0 | GRADING, DRAINAGE, & EROSION CONTROL PLAN |
| C4.0 | UTILITY PLAN |
| C4.1 | CITY UTILITY NOTES AND DETAILS |


811 Know what's **below.** **Call** before you dig.

THE LOCATIONS OF UNDERGROUND UTILITIES HAVE BEEN PROVIDED BY THE UTILITY OWNER, ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED. THE CONTRACTOR SHALL FIELD VERIFY EXACT LOCATION OF ALL UTILITIES BEFORE COMMENCING CONSTRUCTION PER STATE LAW.


AMI Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE


I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA

NOT FOR CONSTRUCTION
PRELIMINARY

SIGNATURE:
DATE:
NAME: STEVEN GEBAUER
LIC. NO. 45514

| REV. BY: | DESCRIPTION | REV: | DATE: |
|---|---|---|---|
| - | PERMIT ISSUE PLANS | - | 01.28.2019 |

4TH STREET STATION RENOVATION
COMMERCIAL INVESTORS GROUP
201 4TH STREET
SAINT PAUL, MINNESOTA

TITLE SHEET
---

JOB No: 181357
DATE: 01/28/2019
DRAWN BY: WNW
DESIGNED BY: SEG

SHEET:
T1.0

11/28/2018 9:20 AM K:\2018\181357 201-201 4th street\C\dwg\C-dwg\C-cad\181357-T1 TITLE.dwg

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2019

## GENERAL PROJECT NOTES:

1. BIDDER WILL VISIT THE SITE PRIOR TO BIDDING TO UNDERSTAND THE SCOPE OF WORK. NO ADDITIONAL COMPENSATION WILL BE ALLOWED FOR ITEMS THAT COULD HAVE BEEN IDENTIFIED BY A SITE VISIT, STUDYING THE TOPOGRAPHIC SURVEY, THOROUGHLY REVIEWING ALL PLANS AND REPORTS, AND ADDITIONAL INFORMATION REQUESTED FOR CLARIFICATION PRIOR TO BIDDING.
2. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL REQUIRED PERMITS PRIOR TO STARTING WORK.
3. EXISTING TOPOGRAPHIC AND BOUNDARY INFORMATION TAKEN FROM SURVEY BY AMI CONSULTING ENGINEERS IN 2018. SUPPLEMENTAL INFORMATION GATHERED FROM SITE VISITS, AND PLANS OBTAINED FROM CLIENT, ARE SHOWN AS APPROXIMATE LOCATIONS ONLY AND SHALL BE FIELD VERIFIED PRIOR TO OR DURING CONSTRUCTION. CONTACT ENGINEER IMMEDIATELY IF ANY DISCREPANCIES ARE DISCOVERED.
4. THE LOCATIONS OF ALL EXISTING UTILITIES SHOWN ON THIS PLAN HAVE BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE AND ARE GIVEN FOR THE CONVENIENCE OF THE CONTRACTOR. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR ACCURACY. PRIOR TO THE START OF ANY DEMOLITION ACTIVITY, THE CONTRACTOR SHALL NOTIFY THE UTILITY COMPANIES FOR ONSITE LOCATIONS OF EXISTING UTILITIES. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT ANY EXISTING UTILITIES OR STRUCTURES LOCATED AT THE WORK SITE.
5. PROVIDE AND MAINTAIN TRAFFIC CONTROL DEVICES WHERE NECESSARY. PLACEMENT OF THESE DEVICES SHALL BE APPROVED BY THE CITY AND ENGINEER PRIOR TO PLACEMENT. TRAFFIC CONTROL DEVICES SHALL MEET THE REQUIREMENTS OF THE MN MUTCD, CURRENT ADDITION.
6. CONTRACTOR SHALL MAINTAIN FULL ACCESS TO ADJACENT PROPERTIES DURING CONSTRUCTION AND TAKE ALL PRECAUTIONS NECESSARY TO AVOID PROPERTY DAMAGE TO ADJACENT PROPERTIES.
7. ALL CONSTRUCTION WORK SHALL BE COMPLETED WITHIN CITY APPROVED WORKING HOURS.
8. INSTALL FENCING AND BARRICADING AS NECESSARY TO PROTECT THE PUBLIC.

## GENERAL SITE DEMOLITION AND CLEARING NOTES:

1. CONTRACTOR SHALL COORDINATE LIMITS OF REMOVALS WITH PROPOSED IMPROVEMENTS AND SHALL BE RESPONSIBLE FOR PROTECTING EXISTING SITE FEATURES (STRUCTURES, TREES, CURBS, WALKS, PAVEMENTS, UTILITIES, SIGNAGE, FENCES, ETC.) WHICH ARE TO REMAIN. REPAIR OR REPLACE, TO OWNER'S SATISFACTION, ANY DAMAGE TO EXISTING PROPERTY OR SITE FEATURES WHICH ARE TO REMAIN, AT NO ADDITIONAL COST.
2. COORDINATE DISRUPTION OF UTILITY SERVICES WITH THE OWNER'S PROJECT REPRESENTATIVE AND UTILITY OWNER, PUBLIC OR PRIVATE. CONTRACTOR TO PROVIDE TEMPORARY UTILITIES AS NECESSARY TO MAINTAIN BUILDING SERVICES.
3. THE OWNER'S ACTIVITIES MAY CONTINUE ON THE SITE DURING CONSTRUCTION. THE CONTRACTOR SHALL COORDINATE SEQUENCE OF WORK WITH THE OWNER. WEEKEND AND/OR OFF-PEAK HOURS MAY BE REQUIRED.
4. PRIOR TO START OF ANY WORK, ALL EROSION AND SEDIMENT CONTROL PROTECTION MEASURES SHALL BE IN PLACE. SEE EROSION CONTROL PLAN OR SWPPP FOR DETAILS.
5. CONTRACTOR SHALL PRESERVE ALL VEGETATION NOT TO BE REMOVED BY CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR RE-SEEDING OR SODDING AREAS DISTURBED BY CONSTRUCTION.
6. CLEARLY IDENTIFY AND PROTECT EACH TREE THAT IS TO REMAIN PRIOR TO STARTING SITE CLEARING. CONTACT OWNER'S PROJECT REPRESENTATIVE FOR SITE INSPECTION AFTER ALL "TO REMAIN" TREES HAVE BEEN IDENTIFIED. TREES THAT ARE TO BE PROTECTED SHALL HAVE TEMPORARY FENCING PLACED AT THE DRIP LINE AROUND EACH TREE.
7. STOCKPILE TOPSOIL FOR REUSE ON SITE. VERIFY THE STRIPPED TOPSOIL MEETS SPECIFICATIONS FOR THE PROPOSED USE. VERIFY THE AMOUNT OF TOPSOIL NEEDED AND REMOVE EXCESS FROM SITE.
8. ALL MATERIAL REMOVED SHALL BE DISPOSED OF OFF-SITE AND IN A LEGAL MANNER.
9. MATERIAL TO BE SALVAGED FOR REUSE BY OWNER SHALL BE REMOVED UNDAMAGED IN USABLE CONDITION. TEMPORARY PROTECTED STORAGE ON-SITE MAY BE REQUIRED.
10. ON-SITE BROKERAGE OF MATERIALS SALVAGED BY CONTRACTOR FROM MATERIALS TO BE REMOVED IS NOT PERMITTED WITHOUT PRIOR WRITTEN OWNER APPROVAL.
11. LOCATION AND ELEVATIONS OF EXISTING IMPROVEMENTS SHALL BE CONFIRMED BY THE CONTRACTOR THROUGH FIELD EXPLORATIONS PRIOR TO CONSTRUCTION. CONTRACTOR SHALL REPORT TO THE ENGINEER ANY DISCREPANCIES BETWEEN THEIR MEASUREMENTS AND THESE PLANS. CONTRACTOR SHALL ALSO MAKE EXPLORATORY EXCAVATIONS AND LOCATE EXISTING UNDERGROUND UTILITIES SUFFICIENTLY AHEAD OF CONSTRUCTION TO PERMIT REVISIONS TO PLANS IF NECESSARY. IF DEEMED NECESSARY, CONTRACTOR IS REQUIRED TO TAKE PRECAUTIONARY MEASURES TO PROTECT THE UTILITY LINES SHOWN AND ANY OTHER EXISTING LINES NOT OF RECORD OR NOT SHOWN ON THESE PLANS.

## GENERAL GEOMETRIC AND PAVING NOTES:

1. SITE DIMENSIONS SHOWN ON THIS PLAN SHALL BE USED FOR ALL LAYOUT WORK. CHECK ALL PLAN AND DETAIL DIMENSIONS. BUILDING AND SITE IMPROVEMENTS SHALL BE LAID OUT ON SITE BY A REGISTERED LAND SURVEYOR, OR LICENSED ENGINEER.
2. REFER TO SITE DEMOLITION PLAN FOR LIMITS OF PAVEMENT REMOVAL, IF APPLICABLE.
3. ALL PAVING DIMENSIONS ARE TO FLOW LINE OF CURB UNLESS NOTED OTHERWISE. THE FLOW LINE OF CURB IS ASSUMED TO BE 8 INCHES FROM THE BACK OF CURB.
4. MEET REQUIREMENTS OF LOCAL GOVERNING AUTHORITY FOR WORK WITHIN THE PUBLIC RIGHT OF WAY, INCLUDING TEMPORARY TRAFFIC CONTROL. A TRAFFIC CONTROL PLAN SHALL BE PROVIDED AND APPROVED BY THE CITY OR APPLICABLE ROAD AUTHORITY PRIOR TO BEGINNING WORK IN THE RIGHT OF WAY.
5. ALL SIDEWALKS SHALL HAVE POSITIVE SLOPE AWAY FROM THE BUILDING. THE MAXIMUM CROSS SLOPE SHALL BE 2.0% AND THE MAXIMUM LONGITUDINAL SLOPE SHALL BE 5.0% UNLESS OTHERWISE SHOWN ON THE DRAWINGS.
6. NO SLOPE IN ANY DIRECTION SHALL EXCEED 2% IN ACCESSIBLE PARKING AND LOADING AREAS.
7. MATCH NEW AND EXISTING PAVEMENT SURFACES, SIDEWALKS AND CURBS AT SAWCUT LINES, ALLOWING NO PONDING OF WATER AT JOINTS. PROVIDE SMOOTH GRADE TRANSITION ACROSS NEW AND EXISTING JOINTS.
8. ALLOW MINIMUM OF SEVEN DAYS CURE FOR CURB AND GUTTER PRIOR TO PAVING.
9. ALLOW MINIMUM OF 24 HOUR COOLING PRIOR TO ALLOWING TRAFFIC ON BITUMINOUS PAVING.
10. PROVIDE 4' TRANSITION OF B618 CURB AND GUTTER EITHER SIDE OF RECTANGULAR CATCH BASINS TO MATCH WIDTH OF CASTING.

## GENERAL GRADING AND DRAINAGE NOTES:

1. ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IN PLACE BEFORE BEGINNING SITE GRADING ACTIVITIES.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING QUANTITIES OF CUT, FILL AND WASTE MATERIAL TO BE HANDLED, AND FOR THE AMOUNT OF GRADING TO BE DONE. ALL COSTS ASSOCIATED WITH IMPORTING SUITABLE MATERIAL AND EXPORTING UNSUITABLE/EXCESS/WASTE MATERIAL SHALL BE INCLUDED IN THE BID PRICE.
3. CONTRACTOR SHALL STRIP, STOCKPILE AND RE-SPREAD EXISTING ONSITE TOPSOIL, IF MATERIAL IS APPROVED BY THE LANDSCAPE ARCHITECT AND/OR SPECIFICATIONS. PROVIDE A UNIFORM THICKNESS OF 6" MINIMUM IN ALL DISTURBED AREAS TO BE LANDSCAPED.
4. CONTRACTOR SHALL DISPOSE OF ANY EXCESS SOIL MATERIAL UNLESS OTHERWISE DIRECTED.
5. MAINTAIN TEMPORARY PROTECTION MEASURES DURING CONSTRUCTION ACTIVITIES. SEE SITE REMOVALS PLAN FOR ADDITIONAL INFORMATION. PROVIDE ADDITIONAL PROTECTION AS NECESSARY AS WORK PROGRESSES.
6. FILL POTHOLES, LOW SPOTS, AND OVERLAY GUTTER WHERE NEEDED TO ATTAIN PROPER DRAINAGE WHEN NEEDED
7. SEE CIVIL SITE PLAN FOR SITE LAYOUT.
8. PROPOSED CONTOURS AND SPOT ELEVATIONS ARE TO FINISHED SURFACE GRADE.
9. SPOT ELEVATIONS SHOWN ADJACENT TO CURB REFER TO GUTTER/FLOW LINE. SPOT ELEVATION SHOWN FOR TOP OF CURB ARE LABELED WITH TC (TOP OF CURB). SPOT ELEVATIONS LABELED ME REFERS TO MATCH EXISTING GRADE, EOF REFERS TO EMERGENCY OVERFLOW CONTROL ELEVATION, TW REFERS TO TOP OF WALL AND BW REFERS TO BOTTOM OF WALL.
10. PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDINGS AT ALL TIMES.
11. NO GRADED SLOPES SHALL EXCEED 3:1 (HORIZONTAL TO VERTICAL) UNLESS OTHERWISE NOTED.
12. UNIFORMALLY GRADE AREAS WITHIN LIMITS OF GRADING AND PROVIDE A SMOOTH FINISHED SURFACE WITH UNIFORM SLOPES BETWEEN POINTS WHERE ELEVATIONS ARE SHOWN OR BETWEEN SUCH POINTS AND EXISTING GRADES.
13. LIMIT THE DISTURBED AREA AS MUCH AS POSSIBLE AND CONDUCT GRADING OPERATIONS IN A MANNER TO MINIMIZE THE POTENTIAL FOR EROSION.

## INCIDENTIAL ITEMS:

1. ALL SAWCUTS AND FULL BITUMINOUS REMOVAL ASSOCIATED WITH CONCRETE CURB AND GUTTER REMOVAL AND PLACEMENT.
2. ALL EROSION AND SEDIMENT CONTROL MEASURES ARE THE RESPONSIBILITY OF THE CONTRACTOR.
3. ADDITIONAL INCIDENTAL ITEMS AS DESCRIBED IN THE REFERENCED TECHNICAL SPECIFICATIONS OR DETAILS.

AMI
Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA

NOT FOR CONSTRUCTION
PRELIMINARY

NAME: STEVEN E. GOEDEN
SIGNATURE:
DATE:
LIC. NO. 47514

| REV: | DATE: | DESCRIPTION | REV. BY: |
|---|---|---|---|
| — | 01.28.2019 | PERMIT/ISSUE PLANS | — |

4TH STREET STATION RENOVATION
COMMERCIAL INVESTORS GROUP
201 4TH STREET
SAINT PAUL, MINNESOTA

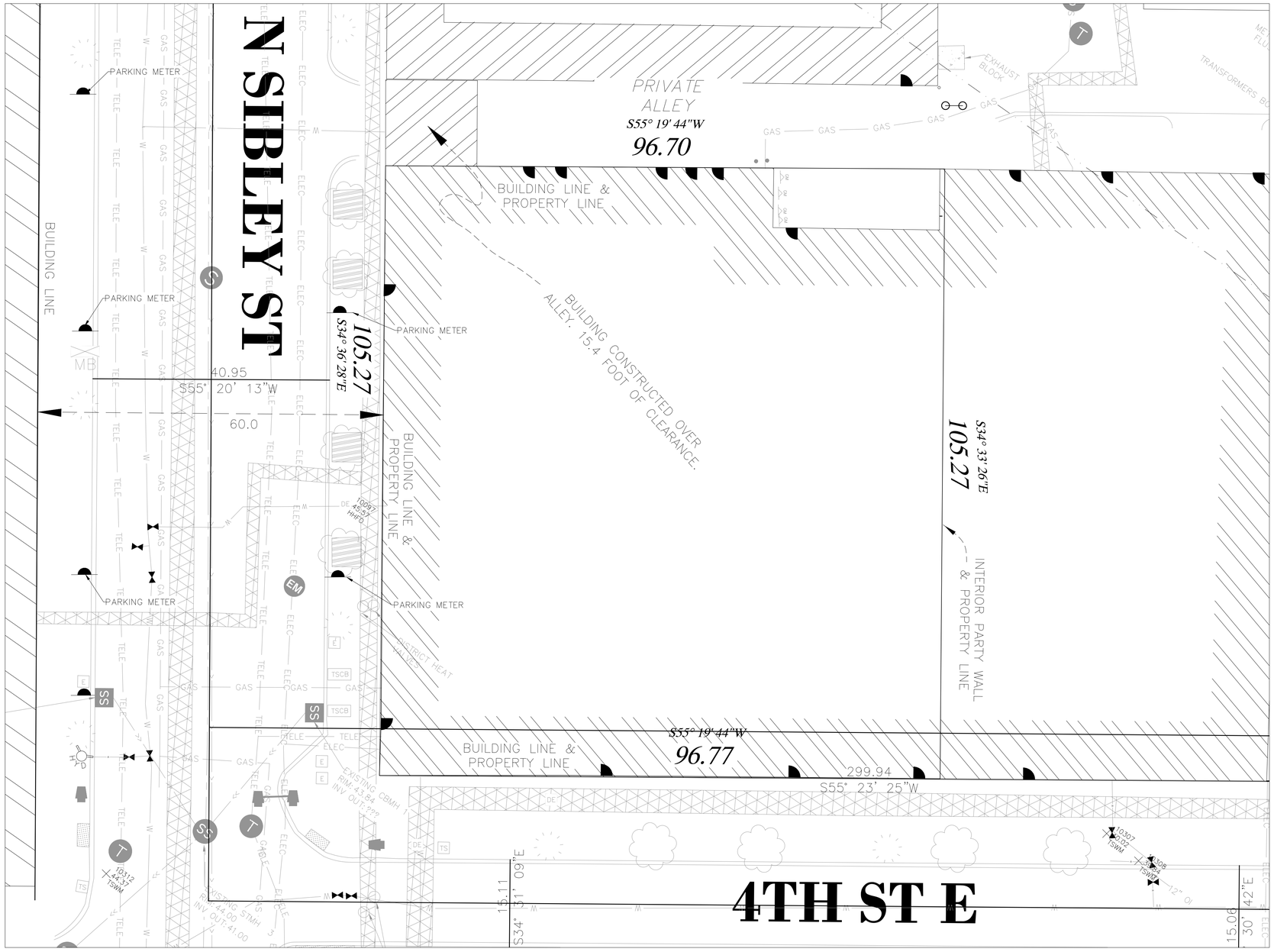
GENERAL CONSTRUCTION NOTES

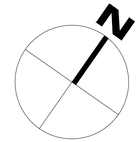
JOB No: 181357
DATE: 01/28/2019
DRAWN BY: WNW
DESIGNED BY: SEG

SHEET:
T1.1

1/28/2019 9:20 AM K:\2018\181357\201201 4th street\CAD\Plan Set\T1.1.dwg

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2006




10 20
SCALE IN FEET

## LEGEND

- UE — UE — UNDERGROUND ELECTRIC
- UTV — UTV — UNDERGROUND CABLE TV
- UF — UF — UNDERGROUND FIBER OPTIC
- TELE — TELE — UNDERGROUND TELEPHONE
- OU — OU — OVERHEAD UTILITY
- GAS — GAS — UNDERGROUND GAS
- > — SANITARY SEWER
- >> — STORM SEWER
- W — W — WATERMAIN
- x — x — FENCE
- CURB [TYPICAL]
- UNDERGROUND HEAT RUN

- FOUND MONUMENT
- SET 1/2" IRON PIPE MARKED RLS NO. 17765
- TV — CABLE TV PEDESTAL
- TSCB — TRAFFIC SIGNAL CONTROL BOX
- EM — ELECTRIC MANHOLE
- DE — DISTRICT ELECTRIC HANDHOLE
- TS — TRAFFIC SIGNAL HANDHOLE
- E — ELECTRIC HANDHOLE
- LIGHT POLE
- GUY WIRE
- POWER POLE
- G — GAS MANHOLE
- GM — GAS METER
- T — TELEPHONE MANHOLE
- FIRE DEPT. CONNECTION
- HYDRANT
- CURB STOP
- W — WATER WELL
- W — WATER MANHOLE
- WM — WATER METER
- POST INDICATOR VALVE
- WATER VALVE
- BOLLARD
- FLAG POLE
- MB — MAIL BOX
- TRAFFIC SIGN
- U — UNKNOWN MANHOLE
- SOIL BORING
- TRAFFIC SIGNAL
- TP — TELEPHONE PEDESTAL
- CO — SANITARY CLEANOUT
- S — SANITARY MANHOLE
- SS — CATCH BASIN
- ⊕ or ≡ — STORM DRAIN
- FLARED END SECTION
- SS — STORM MANHOLE
- MB — MAIL BOX

## SURVEYORS CERTIFICATION

To Pine Financial Group, Inc., subject to the redemption rights of Commercial Investors Group III and Junior Creditors, 201 Opportunity Fund LLC, Sunrise Banks N.A. its successors and/or assigns, as their interest may appear and Stewart Title Guaranty Company:

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 3, 4, 5, 6(b), 7(a), 7(b)[1-2], 8, 11, 14, and 19 of Table "A" thereof. The fieldwork was completed on November 29th, 2018.

C:\RON\Signature – USE THIS SIGNATURE.pdf.PNG , December 6th, 2018

Ronald P. Alwin, PLS

Minnesota license number: 17765

## UNDERGROUND UTILITY INDEMNIFICATION:

The underground utilities shown have been located from field survey information and existing drawings. The surveyor makes on guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated although we do certify that they are located as accurately as possible from the information available This survey has not physically located the underground utilities. Gopher State One Call locate ticket numbers 183232209 and 183232210. Some maps were received, while other utilities did not respond to the locate request. Additional utilities of which we are unaware of may exist.

811 Know what's below. Call before you dig.

**STATE LAW: 48 HOURS BEFORE EXCAVATING OR DEMOLISHING BUILDINGS, CALL 811 FOR FIELD LOCATION OF UNDERGROUND UTILITY LINES. THIS SERVICE LOCATES UTILITY OWNED LINES BUT NOT PRIVATE LINES.**

**THE LOCATIONS OF UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED. THE EXACT LOCATION OF ALL UTILITIES (PUBLIC AND PRIVATE) MUST BE DETERMINED BEFORE COMMENCING WORK.**

AMI Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE

| DATE: | REV: | DESCRIPTION | REV. BY: |
|---|---|---|---|
| 01.28.2019 | — | PERMIT ISSUE PLANS | — |
| X | X | X | X |
| X | X | RESPONSES TO CITY COMMENTS | X |
| X | X | X | X |
| X | X | X | X |
| X | X | X | X |

# ALTA/NSPS LAND TITLE SURVEY
FOR:
**PINE FINANCIAL GROUP, INC.**

JOB No: 181357
DATE: 12/06/2018
DRAWN BY: WW & RA
DESIGNED BY:

SHEET:
2 of 2

5/17/2017 2:09 PM J:\2018\181357-2018-211 #fn-sheet\Survey\3_CAD\181357 - ALTA SURVEY.dwg

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2206

## SITE DEMOLITION LEGEND:

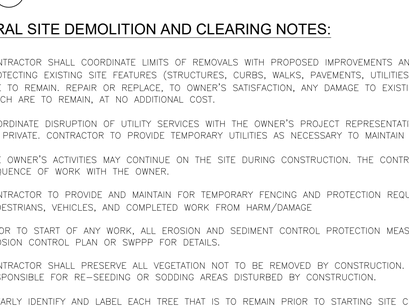
- SAWCUT
- CURB REMOVAL
- COBBLESTONE REMOVAL (1,125 SF AREA)
- TREE PROTECTION (SEE DETAIL 100)

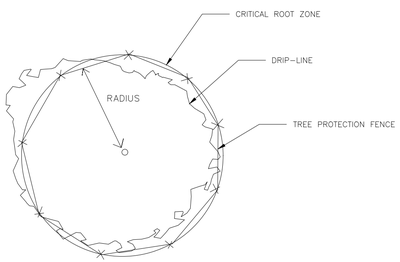
N

20 40
SCALE IN FEET

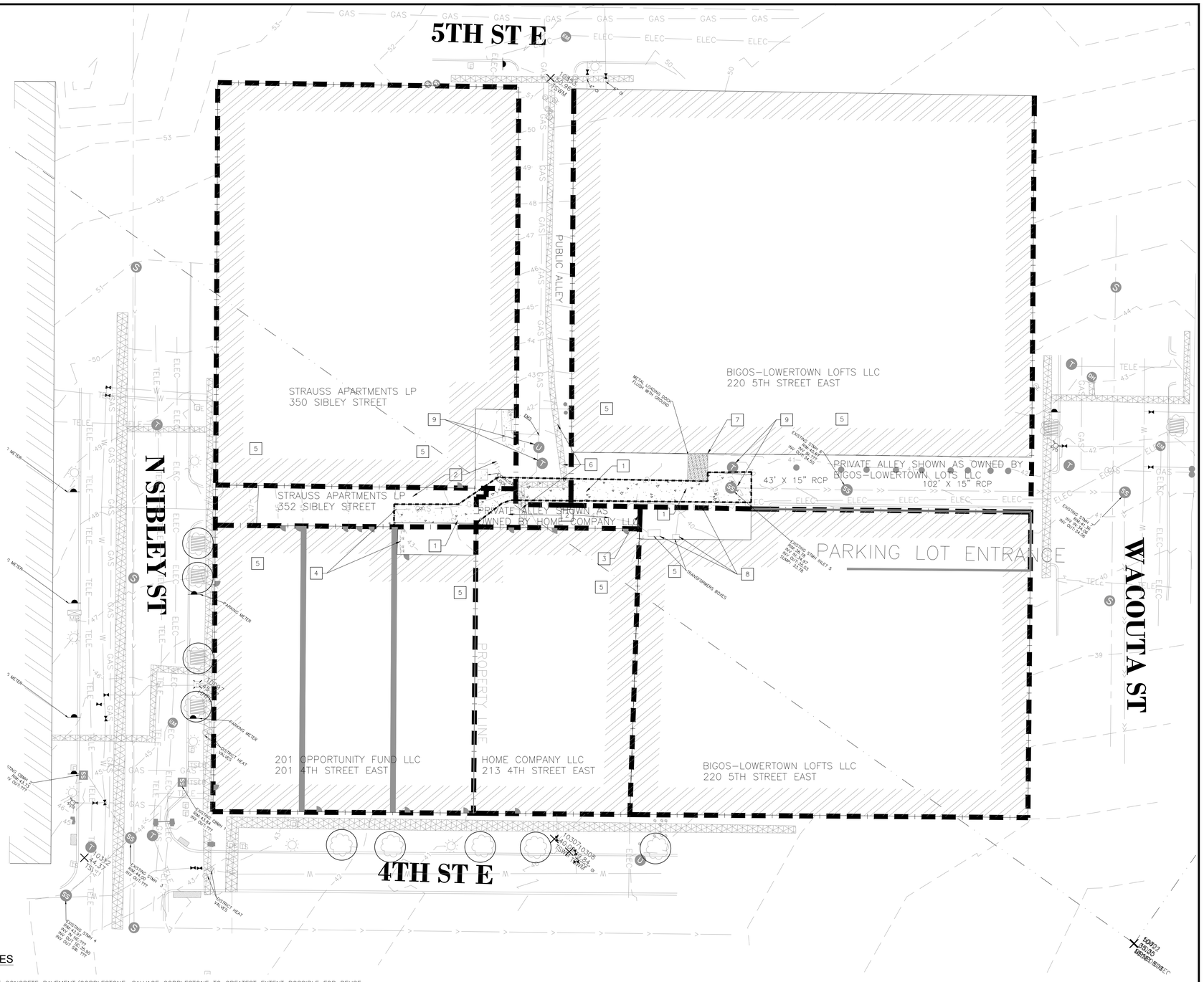
## GENERAL SITE DEMOLITION AND CLEARING NOTES:

1. CONTRACTOR SHALL COORDINATE LIMITS OF REMOVALS WITH PROPOSED IMPROVEMENTS AND SHALL BE RESPONSIBLE FOR PROTECTING EXISTING SITE FEATURES (STRUCTURES, CURBS, WALKS, PAVEMENTS, UTILITIES, SIGNAGE, FENCES, ETC.) WHICH ARE TO REMAIN. REPAIR OR REPLACE, TO OWNER'S SATISFACTION, ANY DAMAGE TO EXISTING PROPERTY OR SITE FEATURES WHICH ARE TO REMAIN, AT NO ADDITIONAL COST.
2. COORDINATE DISRUPTION OF UTILITY SERVICES WITH THE OWNER'S PROJECT REPRESENTATIVE AND UTILITY OWNER, PUBLIC OR PRIVATE. CONTRACTOR TO PROVIDE TEMPORARY UTILITIES AS NECESSARY TO MAINTAIN BUILDING SERVICES.
3. THE OWNER'S ACTIVITIES MAY CONTINUE ON THE SITE DURING CONSTRUCTION. THE CONTRACTOR SHALL COORDINATE SEQUENCE OF WORK WITH THE OWNER.
4. CONTRACTOR TO PROVIDE AND MAINTAIN FOR TEMPORARY FENCING AND PROTECTION REQUIREMENTS TO PROTECT PEDESTRIANS, VEHICLES, AND COMPLETED WORK FROM HARM/DAMAGE
5. PRIOR TO START OF ANY WORK, ALL EROSION AND SEDIMENT CONTROL PROTECTION MEASURES SHALL BE IN PLACE. SEE EROSION CONTROL PLAN OR SWPPP FOR DETAILS.
6. CONTRACTOR SHALL PRESERVE ALL VEGETATION NOT TO BE REMOVED BY CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR RE-SEEDING OR SODDING AREAS DISTURBED BY CONSTRUCTION.
7. CLEARLY IDENTIFY AND LABEL EACH TREE THAT IS TO REMAIN PRIOR TO STARTING SITE CLEARING. CONTACT OWNER'S PROJECT REPRESENTATIVE FOR SITE INSPECTION AFTER ALL "TO REMAIN" TREES HAVE BEEN IDENTIFIED. TREES THAT ARE TO BE PROTECTED SHALL HAVE TEMPORARY FENCING PLACED AT THE DRIP LINE AROUND EACH TREE.
8. STOCKPILE TOPSOIL FOR REUSE ON SITE. VERIFY THE STRIPPED TOPSOIL MEETS SPECIFICATIONS FOR THE PROPOSED USE. VERIFY THE AMOUNT OF TOPSOIL NEEDED AND REMOVE EXCESS FROM SITE.
9. ALL MATERIAL REMOVED SHALL BE DISPOSED OF OFF-SITE AND IN A LEGAL MANNER.
10. MATERIAL TO BE SALVAGED FOR REUSE BY OWNER SHALL BE REMOVED UNDAMAGED IN USABLE CONDITION. TEMPORARY PROTECTED STORAGE ON-SITE MAY BE REQUIRED.
11. ON-SITE BROKERAGE OF MATERIALS SALVAGED BY CONTRACTOR FROM MATERIALS TO BE REMOVED IS NOT PERMITTED WITHOUT PRIOR OWNER APPROVAL.
12. LOCATION AND ELEVATIONS OF IMPROVEMENTS TO BE MET (OR AVOIDED) SHALL BE CONFIRMED BY THE CONTRACTOR THROUGH FIELD EXPLORATIONS PRIOR TO CONSTRUCTION. CONTRACTOR SHALL REPORT TO THE ENGINEER ANY DISCREPANCIES BETWEEN THEIR MEASUREMENTS AND THESE PLANS. CONTRACTOR SHALL ALSO MAKE EXPLORATION EXCAVATIONS AND LOCATE EXISTING UNDERGROUND UTILITIES SUFFICIENTLY AHEAD OF CONSTRUCTION TO PERMIT REVISIONS TO PLANS IF REVISIONS ARE NECESSARY BECAUSE OF ACTUAL LOCATION OF EXISTING FACILITIES. CONTRACTOR IS REQUIRED TO TAKE PRECAUTIONARY MEASURES TO PROTECT THE UTILITY LINES SHOWN AND ANY OTHER EXISTING LINES NOT OF RECORD OR NOT SHOWN ON THESE PLANS.
13. MAINTAIN BUSINESS ACCESS TO EXTENT POSSIBLE. NOTIFY BUSINESSES OF ANY HARDSHIPS OR CLOSURES AT LEAST 3 DAYS PRIOR TO CLOSURE.
14. THE REMOVAL, PRUNING, AND/OR PLANTING OF TREES ON THE PUBLIC BOULEVARD REQUIRES AN APPROVED PERMIT FROM THE CITY FORESTER (651-632-2437). ANY WORK MUST BE COMPLETED BY A LICENSED TREE CONTRACTOR.
15. CONSTRUCTION SUPPLIES, MATERIALS, SPOILS, EQUIPMENT, AND VEHICLES SHALL NOT BE STORED OR OPERATED WITHIN THE DRIP LINE OF ANY PUBLIC STREET TREE NOR ON TREE GRATES OR PAVERS WITHOUT PRIOR WRITTEN APPROVAL FROM THE CITY FORESTER. IF THE BOULEVARD MUST BE USED FOR CONSTRUCTION ACTIVITIES, SITE ACCESS ROUTES, MATERIAL STORAGE OR OTHER RELATED ACTIVITIES, PROTECTIVE MEASURES APPROVED BY THE CITY FORESTER SHALL BE TAKEN TO REDUCE SOIL COMPACTION AND PROTECT TREE(S) FROM DAMAGE.




100 | TREE PROTECTION
NOT TO SCALE




## KEY NOTES

1. REMOVE CONCRETE PAVEMENT/COBBLESTONE. SALVAGE COBBLESTONE TO GREATEST EXTENT POSSIBLE FOR REUSE.
2. PROTECT PAVEMENT AND CURB AND GUTTER
3. PROTECT FENCING, GATES AND APPURTENANCES. REINSTALL IN KIND
4. PROTECT EXISTING GAS LINE AND METERS – COORDINATE WITH PRIVATE UTILITY OWNERS
5. PROTECT EXISTING BUILDINGS
6. PROTECT UNDERGROUND HEAT-RUN
7. PROTECT METAL GRATE/LIFT
8. PROTECT SMALL UTILITIES INCLUDING ELECTRIC LINE
9. PROTECT STRUCTURES

Know what's **below.** **Call** before you dig.

STATE LAW: 48 HOURS BEFORE EXCAVATING OR DEMOLISHING BUILDINGS, CALL 811 FOR FIELD LOCATION OF UNDERGROUND UTILITY LINES. THIS SERVICE LOCATES UTILITY OWNED LINES BUT NOT PRIVATE LINES.

THE LOCATIONS OF UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED. THE EXACT LOCATION OF ALL UTILITIES (PUBLIC AND PRIVATE) MUST BE DETERMINED BEFORE COMMENCING WORK.

AMI Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA

NOT FOR CONSTRUCTION

NAME: STEVE GUSTAFSON
DATE: 01/28/2019
LIC. NO. 47514

| DATE: | REV: | DESCRIPTION | REV. BY: |
|---|---|---|---|
| 01.28.2019 | – | PERMIT/ISSUE PLANS | – |

4TH STREET STATION RENOVATION
COMMERCIAL INVESTORS GROUP
201 4TH STREET
SAINT PAUL, MINNESOTA

DEMOLITION PLAN

JOB No: 181357
DATE: 01/28/2019
DRAWN BY: WNW
DESIGNED BY: SEG

SHEET: C1.0

11/28/2018 9:22 AM K:\2018\181357 201 4th street\Civil\3_CAD\181357 - 1DEMOLMPLN.dwg

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2019

20 40
SCALE IN FEET

## CIVIL SITE LEGEND:

SIGN

COBBLESTONE PAVEMENT (APPROXIMATELY 1,125 SF AREA)

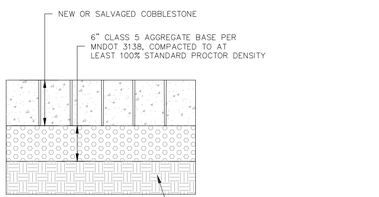
FENCE

## KEY NOTES

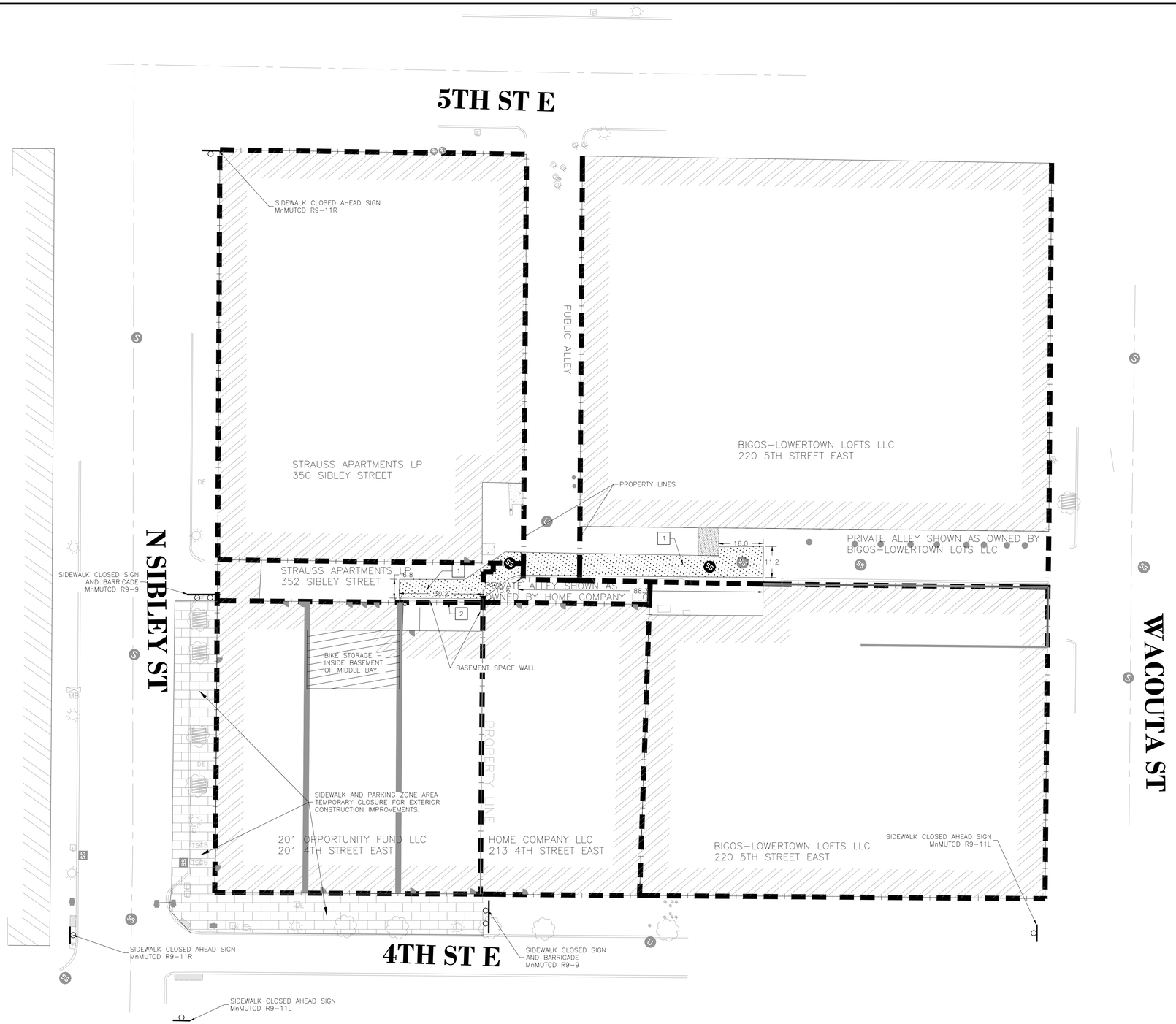
1. INSTALL COBBLESTONE (ON 6" SAND BASE) AT ALL LOCATIONS WHERE IT EXISTED. REUSE SALVAGED COBBLESTONE WHERE POSSIBLE. REMAINING AREA, IF ANY, SHALL UTILIZE COBBLESTONE OF SIMILAR TYPE TO MAINTAIN HISTORIC NATURE.
2. FENCE (TRASH ENCLOSURE AREA), SEE ARCHITECTURAL PLANS.

## GENERAL GEOMETRIC AND PAVING NOTES:

1. SITE DIMENSIONS SHOWN ON THIS PLAN SHALL BE USED FOR ALL LAYOUT WORK. CHECK ALL PLAN AND DETAIL DIMENSIONS. BUILDING AND SITE IMPROVEMENTS SHALL BE LAID OUT ON SITE BY A REGISTERED LAND SURVEYOR, OR A LICENSED ENGINEER.
2. REFER TO ARCHITECTURAL PLANS FOR BUILDING LAYOUT, EXACT LOCATION AND DIMENSIONS OF STOOPS/EXITS, RAMPS AND TRUCK DOCKS AND PRECISE BUILDING DIMENSIONS.
3. REFER TO SITE DEMOLITION PLAN FOR LIMITS OF PAVEMENT REMOVAL, IF APPLICABLE.
4. ALL PAVING DIMENSIONS ARE TO FLOW LINE OF CURB UNLESS NOTED OTHERWISE. THE FLOW LINE OF CURB IS ASSUMED TO BE 8 INCHES FROM THE BACK OF CURB.
5. MEET REQUIREMENTS OF LOCAL GOVERNING AUTHORITY FOR WORK WITHIN THE PUBLIC RIGHT OF WAY, INCLUDING TEMPORARY TRAFFIC CONTROL. A TRAFFIC CONTROL PLAN SHALL BE PROVIDED AND APPROVED BY THE CITY PRIOR TO BEGINNING WORK IN THE RIGHT OF WAY.
6. ALL SIDEWALKS SHALL HAVE POSITIVE SLOPE AWAY FROM THE BUILDING. THE MAXIMUM CROSS SLOPE SHALL BE 2.0% AND THE MAXIMUM LONGITUDINAL SLOPE SHALL BE 5.0% UNLESS OTHERWISE SHOWN ON THE DRAWINGS.
7. NO SLOPE IN ANY DIRECTION SHALL EXCEED 2% IN ACCESSIBLE PARKING AND LOADING AREAS.
8. MATCH NEW AND EXISTING PAVEMENT SURFACES, SIDEWALKS AND CURBS AT SAWCUT LINES, ALLOWING NO PONDING OF WATER AT JOINTS. PROVIDE SMOOTH GRADE TRANSITION ACROSS NEW AND EXISTING JOINTS.
9. ALLOW MINIMUM OF SEVEN DAYS CURE FOR CURB AND GUTTER PRIOR TO PAVING.
10. ALLOW MINIMUM OF 24 HOUR COOLING PRIOR TO ALLOWING TRAFFIC ON BITUMINOUS PAVING.
11. PROVIDE 4' TRANSITION OF B618 CURB AND GUTTER EITHER SIDE OF RECTANGULAR CATCH BASINS TO MATCH WIDTH OF CASTING.




203 | CONCRETE PAVEMENT
NOT TO SCALE




811 Know what's below. Call before you dig.

STATE LAW: 48 HOURS BEFORE EXCAVATING OR DEMOLISHING BUILDINGS, CALL 811 FOR FIELD LOCATION OF UNDERGROUND UTILITY LINES. THIS SERVICE LOCATES UTILITY OWNED LINES BUT NOT PRIVATE LINES.

THE LOCATIONS OF UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED. THE EXACT LOCATION OF ALL UTILITIES (PUBLIC AND PRIVATE) MUST BE DETERMINED BEFORE COMMENCING WORK.

AMI Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

NOT FOR CONSTRUCTION
PRELIMINARY

NAME: STEVE GELLES
DATE: 01.28.2019
License: 45514
SIGNATURE:

| REV: | DATE: | DESCRIPTION |
|---|---|---|
| – | 01.28.2019 | PERMIT ISSUE PLANS |

4TH STREET STATION RENOVATION
COMMERCIAL INVESTORS GROUP
201 4TH STREET
SAINT PAUL, MINNESOTA

SITE & TPAR PLAN

JOB No: 181357
DATE: 01/28/2019
DRAWN BY: WNW
DESIGNED BY: SEG

SHEET: C2.0

1/28/2019 9:29 AM K:\2018\18-181357-20-221 4th street\C-CAD\18135720221 4th street-C-SITE.dwg

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2019

## GENERALS SITE NOTES:

INSPECTION CONTACT:

1. THE DEVELOPER SHALL CONTACT THE RIGHT OF WAY INSPECTOR JIM HEHN AT 651.485.0417 ONE WEEK PRIOR TO BEGINNING WORK TO DISCUSSED TRAFFIC CONTROL, PEDESTRIAN SAFETY AND COORDINATION OF ALL WORK IN THE PUBLIC RIGHT OF WAY. NOTE: IF A ONE WEEK NOTICE IS NOT PROVIDED TO THE CITY, ANY RESULTING DELAYS SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR. AS PART OF THE ROW PERMITTING PROCESS, TWO WEEKS BEFORE ANY WORK BEGINS THAT IMPACTS THE ROW IN ANY WAY THE DEVELOPER SHALL PROVIDE TO THE ROW INSPECTOR THE NAME AND CONTACT INFORMATION OF THE CONSTRUCTION PROJECT MANAGER OR CONSTRUCTION PROJECT SUPERINTENDENT. IF THIS INFORMATION IS NOT PROVIDED THERE MAY BE A DELAY IN OBTAINING PERMITS FOR THE WORK IN THE ROW. SAID DELAYS WILL BE THE SOLE RESPONSIBILITY OF THE DEVELOPER.

SAFE WORK SITE REQUIREMENTS:

2. THE CONTRACTOR SHALL PROVIDE A CONTINUOUS, ACCESSIBLE AND SAFE PEDESTRIAN WALKWAY THAT MEETS ADA AND MN MUTCD STANDARDS IF WORKING IN A SIDEWALK AREA, AND TRAFFIC CONTROL PER MN MUTCD REQUIREMENTS FOR WORK IN THE PUBLIC RIGHT OF WAY.

ENCROACHMENTS:

3. PER CHAPTER 134 OF THE LEGISLATIVE CODE, NO PERSON SHALL CONSTRUCT AND MAINTAIN ANY PROJECTION OR ENCROACHMENT WITHIN THE PUBLIC RIGHT–OF–WAY.

4. CONSTRUCTION OF THE DEVELOPMENT THAT NECESSITATES TEMPORARY USE OF THE RIGHT–OF–WAY (ROW) FOR CONSTRUCTION PURPOSES SHALL BE LIMITED TO EQUIPMENT , PERSONNEL, DEVISES AND APPURTENANCES THAT ARE REMOVABLE FOLLOWING CONSTRUCTION. ENCROACHMENT PERMITS WILL NOT BE GRANTED FOR DEVISE SUCH AS TIE BACKS, ROCK BOLTS, H–PILES, LAGGING, TIMBERS, SHEET PILING, ETC. THAT THE OWNER IS SEEKING TO ABANDON IN THE ROW.

5. SECTION 3201.3 OF THE MINNESOTA BUILDING CODE DEFERS FINAL AUTHORITY OF ENCROACHMENTS INTO PUBLIC RIGHTS–OF–WAY/PUBLIC PROPERTY TO THE LOCAL AUTHORITY. CITY LEGISLATIVE CODE GOVERNS MANAGEMENT OF THE PUBLIC RIGHTS–OF–WAY. PROVIDED SUCH INSTALLATIONS ARE APPROVED BY PUBLIC WORKS, FOOTINGS MAY BE ALLOWED TO ENCROACH INTO CITY ROW NO MORE THAN TWELVE (12) INCHES AT DEPTHS BELOW EIGHT (8) FEET AS PROVIDED FOR IN MINNESOTA BUILDING CODE SECTION 3202.1 SAID ENCROACHMENTS WOULD REQUIRE AN ENCROACHMENT PERMIT FROM THE CITY PER CHAPTER 134 OF THE LEGISLATIVE CODE.

6. ENCROACHMENT INSTALLED IN THE ROW WITHOUT AUTHORIZATION WILL BE REMOVED AT NO EXPENSE TO THE CITY/COUNTY/STATE.

NO PRIVATE FACILITIES IN THE RIGHT OF WAY:

7. THE DEVELOPER IS STRICTLY PROHIBITED FROM INSTALLING PRIVATE ELECTRICAL WIRING, CONDUIT, RECEPTACLES AND/OR LIGHTING IN THE CITY'S RIGHT OF WAY. THE INCLUDES STUBBING CONDUIT OR CABLE INTO THE PUBLIC RIGHT OF WAY TO ACCOMMODATE UTILITY FEEDS TO THE SITES. COORDINATE WITH EACH UTILITY PRIOR TO CONSTRUCTION TO DETERMINE FEED POINTS INTO THE PROPERTY. UTILITIES ARE RESPONSIBLE FOR SECURING EXCAVATION PERMITS TO RUN THEIR SERVICE INTO A SITE, AND (WHERE REQUIRED) SUBMITTING PLANS FOR REVIEW BY THE PUBLIC WORKS UTILITY REVIEW COMMITTEE. THE CONTRACTOR SHALL CONTACT MIKE LUSIAN, GENERAL FOREMAN, LIGHTING – SIGNAL MAINTENANCE, (651–266–9780). IF REMOVAL OR RELOCATION OF EXISTING FACILITIES IS REQUIRED OR IN THE EVENT OF DAMAGE TO THE LIGHTING OR SIGNAL UTILITIES. THE CONTRACTOR SHALL ASSUME RESPONSIBILITY (AND RELATED COSTS) FOR ANY DAMAGE OR RELOCATIONS.

8. ACCESS TO SIGNAL CONTROLLER AND LIGHTING CABINETS MUST BE MAINTAINED AT ALL TIMES. IF FENCING IS REQUIRED FOR A JOB SITE, A KEY OR OTHER MEANS OF ACCESS MUST BE PROVIDED TO THE CITY OF ST. PAUL'S TRAFFIC OPERATIONS DEPARTMENT. CONTACT DON BJORKMAN, GENERAL FOREMAN SIGNALS AND LIGHTING AT 651.266.9780 FOR MORE INFORMATION.

ROADWAY RESTORATION:

9. AS PER THE CITY'S "STANDARD SPECIFICATION FOR STREET OPENINGS" POLICY, RESTORATION ON ROADWAY SURFACES LESS THAN 5 YEARS OLD WILL REQUIRE FULL WIDTH MILL AND OVERLAY OR ADDITIONAL DEGRADATION FEES. DEGRADATION FEES ARE DETERMINED BY CONTACTING THE RIGHT OF WAY SERVICE DESK AT (651) 266–6151. PAVEMENT RESTORATION SHALL BE COMPLETED BY THE ST. PAUL PUBLIC WORKS STREET MAINTENANCE DIVISION. ALL RELATED COSTS ARE RESPONSIBILITY OF THE DEVELOPER/CONTRACTOR. CONTACT STREET MAINTENANCE AT (651) 266–9700 FOR ESTIMATE OF COSTS FOR PAVEMENT RESTORATION.

SIGNING:

10. SIGNS REGULATING PARKING AND/OR TRAFFIC ON PRIVATE PROPERTY SHALL BE INSTALLED BY THE PROPERTY OWNER OR CONTRACTOR OUTSIDE OF THE PUBLIC RIGHT–OF–WAY (ROW). REMOVAL OF SIGNS WITHIN THE PUBLIC ROW SHALL BE COMPLETED BY THE CITY. NEW SIGNS OR THE REINSTALLATION OF EXISTING SIGNS, AS APPROVED BY PUBLIC WORKS TRAFFIC ENGINEERING, REGULATING PARKING AND/OR TRAFFIC IN THE PUBLIC ROW FOR THIS DEVELOPMENT SHALL BE INSTALLED BY THE CITY AT THE EXPENSE OF THE DEVELOPMENT. CONTACT CHRIS GULDEN OF PUBLIC WORKS 651–266–9778 TWO WEEKS IN ADVANCE OF NEEDED SIGN WORK.

METERS:

11. THE CITY SHALL BE CONTACTED IF DEVELOPMENT WORK AFFECTS THE PARKING METER SYSTEM. SAID SYSTEM INCLUDES METERS, SPACE NUMBERS, PAY STATIONS AND ALL APPURTENANCES NEEDED FOR THE SYSTEM TO BE OPERATIONAL. REMOVAL OF METER SYSTEMS ELEMENTS WITHIN THE PUBLIC ROW SHALL BE COMPLETED BY THE CITY AND CHARGED TO THE DEVELOPER. THE INSTALLATION OF NEW METERS OR THE REINSTALLATION OF REMOVED METERS SHALL ALSO BE COMPLETED BY THE CITY AND CHARGED BACK TO THE DEVELOPER. THE DEVELOPER/CONTRACTOR SHALL CONTACT CHRIS BELAIR AT 651.266.9777 TWO WEEKS IN ADVANCE OF NEEDED METER WORK. IF TWO WEEKS' NOTICE IS NOT PROVIDED THERE MAY BE A DELAY IN OBTAINING PERMITS FOR THE WORK IN THE ROW. SAID DELAYS WILL BE THE SOLE RESPONSIBILITY OF THE DEVELOPER.

STREET SWEEPING:

12. STREET SWEEPING IS AN IMPORTANT TEMPORARY EROSION CONTROL BEST MANAGEMENT PRACTICE AND SHALL BE PREFORMED WITH THE USE OF WATER. DRY SWEEPING IS PROHIBITED. ADDITIONALLY, TRUCKS HAULING IN AND OUT OF THE SITE, FOR ANY ACTIVITY INCLUDING BUT NOT NECESSARILY LIMITED TO PAVING, EXCAVATION, ETC., NEEDS TO ENSURE CLEAN OFF ALL MUD FLAPS TO AVOID ANY BUILDUP ON THE STREET PAVEMENT.

CONSTRUCTION IN RIGHT OF WAY:

13. ALL WORK ON CURBS, DRIVEWAYS, AND SIDEWALKS WITHIN THE PUBLIC RIGHT OF WAY MUST BE DONE TO CITY STANDARDS AND SPECIFICATIONS BY A CONTRACTOR LICENSED TO WORK IN THE CITY RIGHT–OF–WAY UNDER A PERMIT FROM PUBLIC WORKS SIDEWALK SECTION (651–266–6108). SIDEWALK GRADES MUST BE CARRIED ACROSS DRIVEWAYS.

RIGHT OF WAY RESTORATION:

14. RESTORATION OF ASPHALT AND CONCRETE PAVEMENTS ARE PERFORMED BY THE PUBLIC WORKS STREET MAINTENANCE DIVISION. THE CONTRACTOR IS RESPONSIBLE FOR PAYMENT TO THE CITY FOR THE COST OF THESE RESTORATIONS. THE CONTRACTOR SHALL CONTACT PUBLIC WORKS STREET MAINTENANCE TO SET UP A WORK ORDER PRIOR TO BEGINNING ANY REMOVALS IN THE STREET AT 651–266–9700. PROCEDURES AND UNIT COSTS ARE FOUND IN STREET MAINTENANCE'S "GENERAL REQUIREMENTS – ALL RESTORATIONS" AND ARE AVAILABLE AT THE PERMIT OFFICE.

MISCELLANEOUS:

15. ANY PUBLIC INFRASTRUCTURE DAMAGE RESULTING FROM CONTRACTORS ACTIVITIES, INCIDENTAL OR OTHERWISE, SHALL BE REPAIRED/REPLACED TO THE SATISFACTION OF THE CITY AT NO COST TO THE CITY.

CITY OF ST. PAUL PERMIT REQUIREMENTS:
ORDERING OBSTRUCTION AND EXCAVATION PERMITS: CONTACT PUBLIC WORKS RIGHT OF WAY SERVICE DESK AT (651) 266–6151. IT IS STRONGLY RECOMMENDED THAT CONTRACTORS CALL FOR COST ESTIMATES PRIOR TO BIDDING TO OBTAIN ACCURATE COST ESTIMATES.
OBSTRUCTION PERMITS: THE CONTRACTOR MUST OBTAIN AN OBSTRUCTION PERMIT IF CONSTRUCTION (INCLUDING SILT FENCES) WILL BLOCK CITY STREETS, SIDEWALKS, OR ALLEYS, OR IF DRIVING OVER CURBS.
EXCAVATION PERMITS: ALL DIGGING IN THE PUBLIC RIGHT OF WAY REQUIRES AN EXCAVATION PERMIT. IF THE PROPOSED BUILDING IS CLOSE TO THE RIGHT OF WAY, AND EXCAVATING INTO THE RIGHT OF WAY IS NEEDED TO FACILITATE CONSTRUCTION, CONTACT THE UTILITY INSPECTOR.
FAILURE TO SECURE PERMITS: FAILURE TO SECURE OBSTRUCTION PERMITS OR EXCAVATION PERMITS WILL RESULT IN A DOUBLE–PERMIT FEE AND OTHER FEES REQUIRED UNDER CITY OF ST. PAUL LEGISLATIVE CODES.

AMI Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE

| DATE: | REV: | DESCRIPTION | REV. BY: |
|---|---|---|---|
| 01.28.2019 | — | PERMIT/ISSUE PLANS | — |

4TH STREET STATION RENOVATION
COMMERCIAL INVESTORS GROUP
201 4TH STREET
SAINT PAUL, MINNESOTA

CITY SITE PLAN NOTES
---

JOB No: 181357
DATE: 01/28/2019
DRAWN BY: WNW
DESIGNED BY: SEG

SHEET:
C2.1

11/28/2018 9:22 AM J:\2018\181357 201-221 4th street\C-CAD_CAD\181357 - 2.3IFE.dwg

© COPYRIGHT ~ AMI CONSULTING ENGINEERS P.A. : 2006

20 40 SCALE IN FEET

## GRADING LEGEND:

- MANHOLE
- CATCHBASIN
- 85.5 SPOT ELEVATION
- 892 PROPOSED MINOR CONTOUR
- 895 PROPOSED MAJOR CONTOUR
- -42- EXISTING MINOR CONTOUR
- 40 EXISTING MAJOR CONTOUR
- SLOPE ARROW

## EROSION CONTROL LEGEND:

- ROCK CONSTRUCTION MAT
- BIOROLL (SEE DETAIL 604)
- INLET PROTECTION (SEE DETAIL 605)

## GENERAL GRADING AND DRAINAGE NOTES:

1. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE IN PLACE BEFORE BEGINNING SITE GRADING ACTIVITIES.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING QUANTITIES OF CUT, FILL AND WASTE MATERIAL TO BE HANDLED, AND FOR THE AMOUNT OF GRADING TO BE DONE. ALL COSTS ASSOCIATED WITH IMPORTING SUITABLE MATERIAL AND EXPORTING UNSUITABLE/EXCESS/WASTE MATERIAL SHALL BE INCLUDED IN THE BID PRICE.
3. CONTRACTOR SHALL STRIP, STOCKPILE AND RE-SPREAD EXISTING ONSITE TOPSOIL, IF MATERIAL IS APPROVED BY THE LANDSCAPE ARCHITECT AND/OR SPECIFICATIONS. PROVIDE A UNIFORM THICKNESS OF 6" MINIMUM IN ALL DISTURBED AREAS TO BE LANDSCAPED.
4. CONTRACTOR SHALL DISPOSE OF ANY EXCESS SOIL MATERIAL UNLESS OTHERWISE DIRECTED.
5. REFER TO LANDSCAPE PLAN FOR PERMANENT TURF RESTORATION AND PLANTING INFORMATION.
6. MAINTAIN TEMPORARY PROTECTION MEASURES DURING CONSTRUCTION ACTIVITIES. SEE SITE REMOVALS PLAN FOR ADDITIONAL INFORMATION. PROVIDE ADDITIONAL PROTECTION AS NECESSARY AS WORK PROGRESSES.
7. SEE CIVIL SITE PLAN FOR SITE LAYOUT.
8. PROPOSED CONTOURS AND SPOT ELEVATIONS ARE TO FINISHED SURFACE GRADE.
9. SPOT ELEVATIONS SHOWN ADJACENT TO CURB REFER TO GUTTER/FLOW LINE. SPOT ELEVATION SHOWN FOR TOP OF CURB ARE LABELED WITH TC (TOP OF CURB). SPOT LABELED ME REFERS TO MATCH EXISTING GRADE, EOF REFERS TO EMERGENCY OVERFLOW ELEVATION, TW REFERS TO TOP OF WALL AND BW REFERS TO BOTTOM OF WALL.
10. PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDINGS AT ALL TIMES.
11. NO GRADED SLOPES SHALL EXCEED 3:1 (HORIZONTAL TO VERTICAL) UNLESS OTHERWISE NOTED.
12. UNIFORMALLY GRADE AREAS WITHIN LIMITS OF GRADING AND PROVIDE A SMOOTH FINISHED SURFACE WITH UNIFORM SLOPES BETWEEN POINTS WHERE ELEVATIONS ARE SHOWN OR BETWEEN SUCH POINTS AND EXISTING GRADES.
13. LIMIT THE DISTURBED AREA AS MUCH AS POSSIBLE AND CONDUCT GRADING OPERATIONS IN A MANNER TO MINIMIZE THE POTENTIAL FOR EROSION.
14. PIPE LENGTH INCLUDES THE LENGTH OF THE APRON.

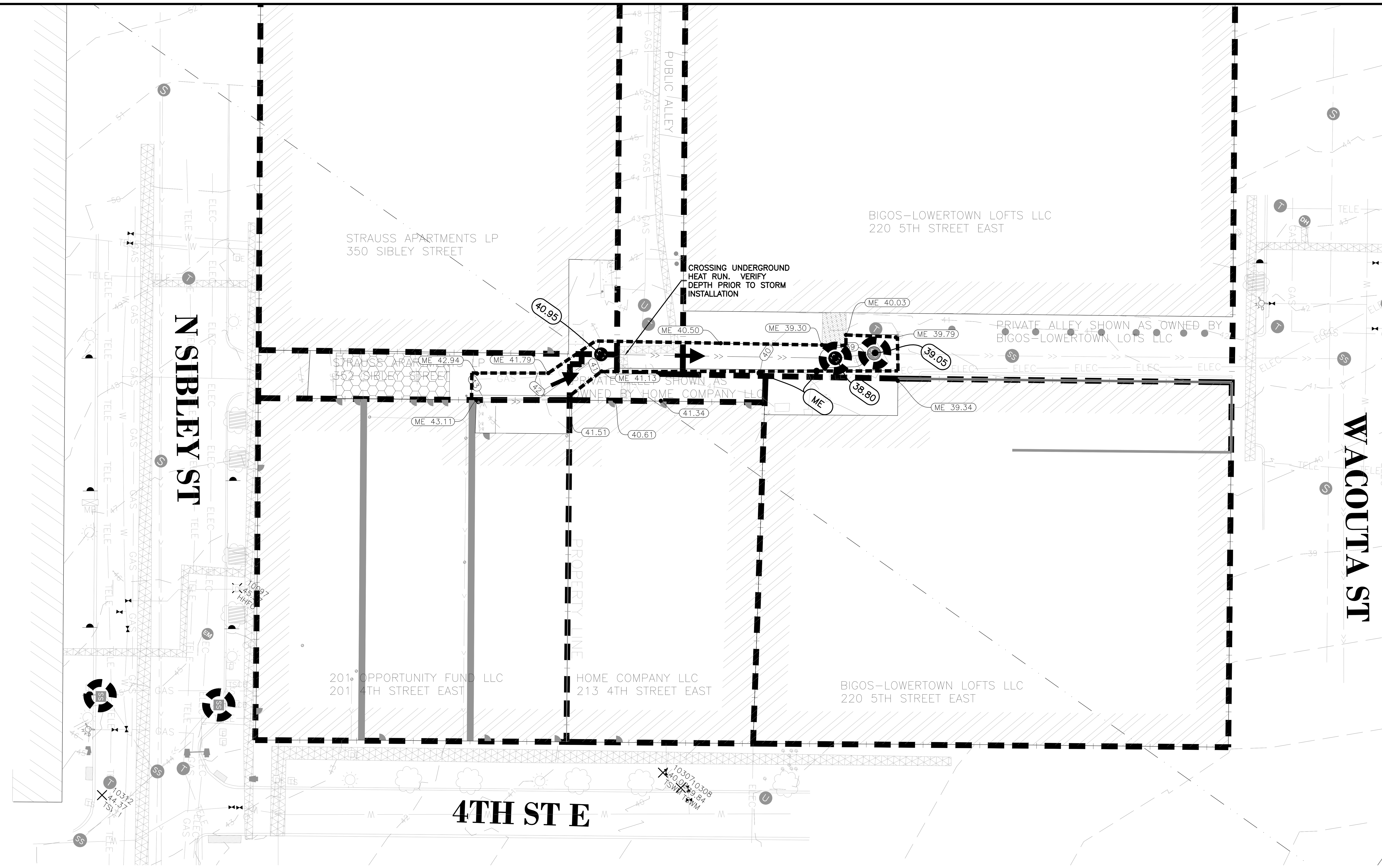
## GENERAL EROSION AND SEDIMENT CONTROL NOTES:

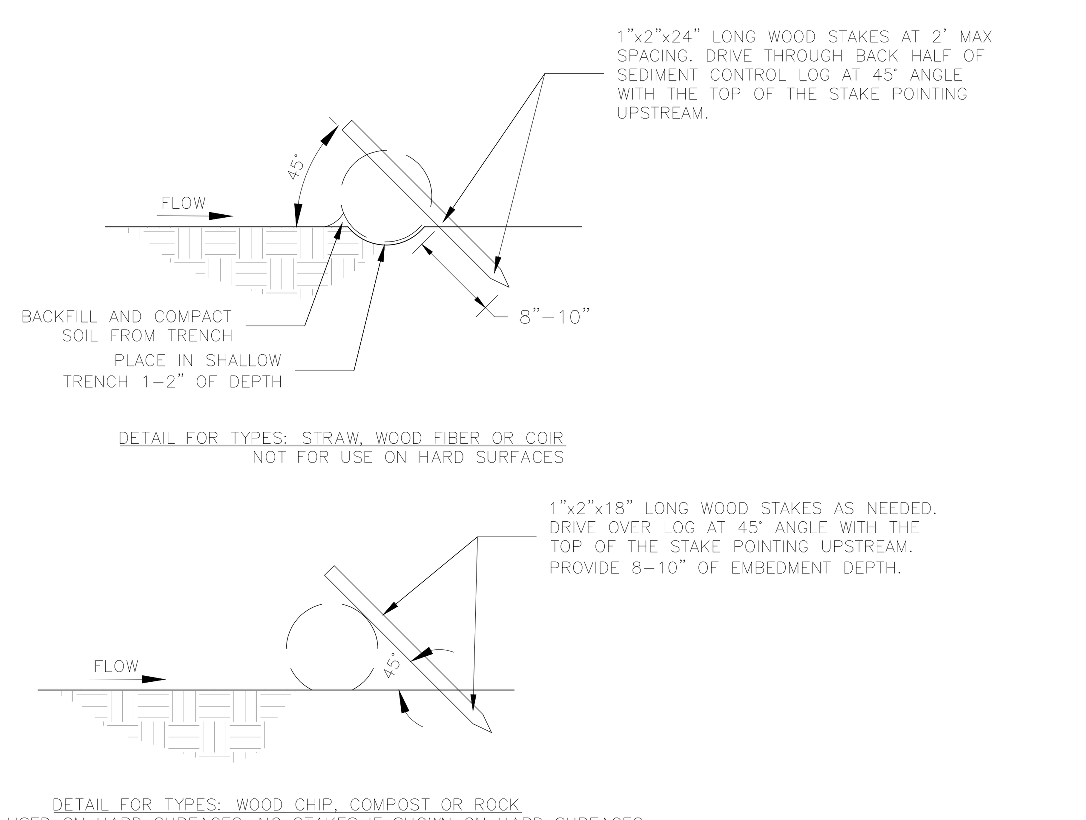
1. INSTALL TEMPORARY EROSION CONTROL DEVICES AT THE LOCATIONS SHOWN ON THE PLANS PRIOR TO BEGINNING LAND DISTURBING ACTIVITIES.
2. MAINTAIN ALL TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES IN PLACE UNTIL THE CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED. INSPECT ALL TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES ON A WEEKLY BASIS AND DURING RAINFALL EVENTS. REMOVE ACCUMULATED SEDIMENT DEPOSITS FROM EROSION AND SEDIMENT CONTROL DEVICES AND DOWNSTREAM DRAINAGE SYSTEMS AS NEEDED. DO NOT ALLOW SEDIMENT TO ACCUMULATE TO A DEPTH OF MORE THAN ONE-THIRD OF THE CAPACITY OF THE DEVICE. REPLACE DETERIORATED OR DAMAGED EROSION CONTROL DEVICES WITHIN 24 HOURS.
3. PROVIDE ADDITIONAL EROSION CONTROL, WHICH MAY NOT BE SHOWN ON THE DRAWINGS, CONSISTENT WITH THE MEANS, METHODS AND SEQUENCE OF CONSTRUCTION IN ACCORDANCE WITH PERMIT REQUIREMENTS AND AUTHORITIES HAVING JURISDICTION.
4. REMOVE ALL SOILS AND SEDIMENTS TRACKED OR OTHERWISE DEPOSITED ONTO PAVEMENT AREAS. REMOVAL SHALL BE ON A DAILY BASIS THROUGHOUT THE DURATION OF THE CONSTRUCTION.
5. STABILIZE ALL AREAS WHICH HAVE BEEN FINISH-GRADED, AND ALL DISTURBED AREAS IN WHICH GRADING OR CONSTRUCTION OPERATIONS ARE NOT ACTIVELY UNDERWAY, AGAINST EROSION DUE TO RAIN, WIND AND RUNNING WATER WITHIN 14 DAYS. REPAIR ERODED AREAS IMMEDIATELY.
6. LOCATE SOIL OR DIRT STOCKPILES CONTAINING MORE THAN 10 CUBIC YARDS OF MATERIAL WITH A DOWNSLOPE DRAINAGE LENGTH OF NO LESS THAN 25 FEET FROM THE TOE OF THE PILE TO A ROADWAY OR DRAINAGE CHANNEL. IF REMAINING FOR MORE THAN SEVEN DAYS, STABILIZE THE STOCKPILES BY MULCHING, VEGETATIVE COVER, TARPS, OR OTHER MEANS. CONTROL EROSION FROM ALL STOCKPILES BY PLACING SILT FENCE BARRIERS AROUND THE PILES.
7. PERFORM ALL EROSION CONTROL PRACTICES AND SEQUENCE CONSTRUCTION IN ACCORDANCE WITH THE METHODS OUTLINED IN THE BEST MANAGEMENT PRACTICES HANDBOOK: "PROTECTING WATER QUALITY IN URBAN AREAS," PUBLISHED BY THE MINNESOTA POLLUTION CONTROL AGENCY.
8. REMOVE TEMPORARY EROSION CONTROL DEVICES AFTER THE ADJACENT FINAL SURFACES ARE PERMANENTLY ESTABLISHED. COORDINATE REMOVAL WITH PERMANENT RESTORATION OF ALL AREAS OCCUPIED BY TEMPORARY DEVICES.
9. PHASED CONSTRUCTION SHALL BE USED TO THE EXTENT PRACTICAL OR AS INDICATED ON THE PLANS TO MINIMIZE EXPOSED SOILS.
10. EROSION CONTROL PLAN, AS WELL AS THE WEEKLY AND POST RAINFALL EVENT INSPECTION REPORTS TO BE KEPT IN THE ON-SITE JOB TRAILER.
11. CONTRACTOR SHALL MAINTAIN ROCK ENTRANCE(S) DURING CONSTRUCTION
12. ALL STORM SEWER CATCH BASINS TO BE PROTECTED FROM SEDIMENT DEPOSITION WITH AN APPROVED INLET PROTECTION DEVICE. CONTRACTOR SHALL CLEAN STORM SEWER SYSTEM OF SEDIMENT AND DEBRIS PRIOR TO COMPLETION.

811 Know what's below. Call before you dig.

STATE LAW: 48 HOURS BEFORE EXCAVATING OR DEMOLISHING BUILDINGS, CALL 811 FOR FIELD LOCATION OF UNDERGROUND UTILITY LINES. THIS SERVICE LOCATES UTILITY OWNED LINES BUT NOT PRIVATE LINES.

THE LOCATIONS OF UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED. THE EXACT LOCATION OF ALL UTILITIES (PUBLIC AND PRIVATE) MUST BE DETERMINED BEFORE COMMENCING WORK.



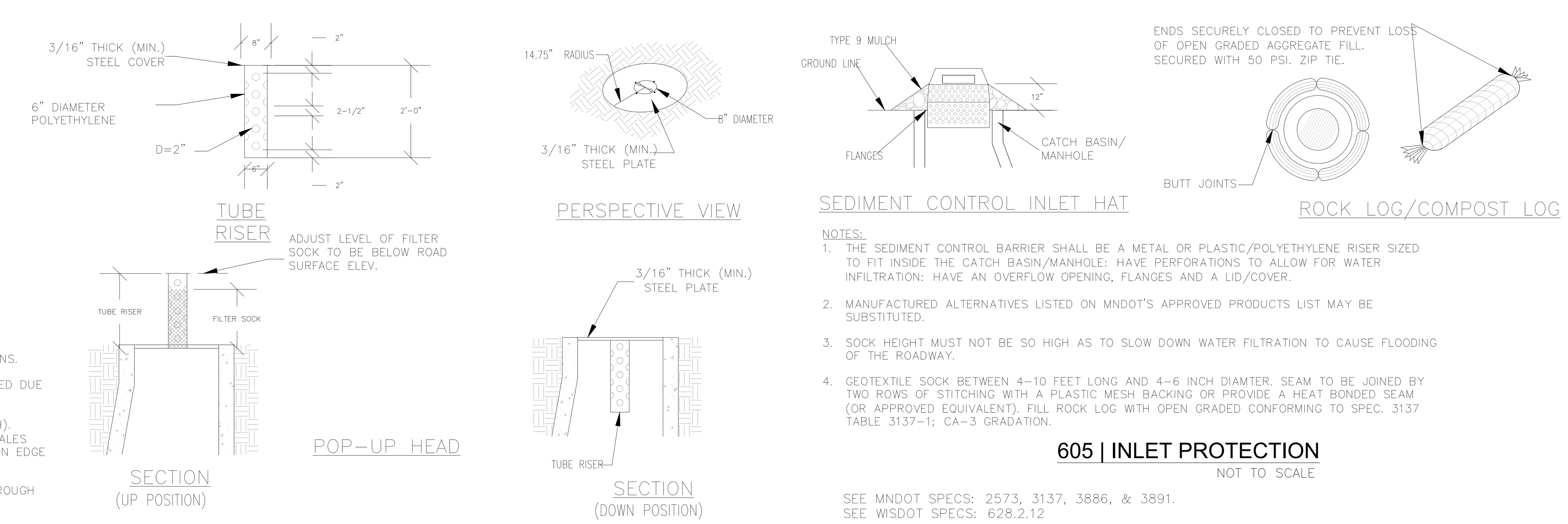

### 604 | SEDIMENT CONTROL LOG

NOT TO SCALE

SEE MNDOT SPECS: 2573, 3601, 3885, 3886 AND 3889

NOTES:

1. SPACE BETWEEN STAKES SHALL BE A MAXIMUM OF 1 FOOT FOR DITCH CHECKS OR 2 FEET FOR OTHER APPLICATIONS.
2. PLACE STAKES AS NEEDED TO PREVENT MOVEMENT OF SEDIMENT CONTROL LOGS PLACED ON SLOPES OR AS NEEDED DUE TO OTHER FACTORS. STAKES SHALL BE INCIDENTAL.
3. FOR PERMANENT DITCH CHECK REDUCE THE HEIGHT TO 16 IN. AND MODIFY THE 1:2 (V:h) SIDE SLOPE TO 1:6 (V:H).
4. TO BE USED FOR CRITICAL PERIMETER CONTROL AREAS WHERE STANDING WATER OCCURS (6 INCH MAX. DEPTH). BALES SHALL CONSIST OF TYPE 1 MULCH OF APPROXIMATELY 14 IN. X 18 IN. X 36 IN. LONG. BALES SHALL BE PLACED ON EDGE AND BUTTED TIGHT TO ADJACENT BALES.
5. INSTEAD OF TRENCHING, PLACE BALE ON THE BLANKET AND WRAP BLANKET AROUND THE BALE. PLACE STAKE THROUGH BALE AND BLANKET.




NOTES:

1. THE SEDIMENT CONTROL BARRIER SHALL BE A METAL OR PLASTIC/POLYETHYLENE RISER SIZED TO FIT INSIDE THE CATCH BASIN/MANHOLE: HAVE PERFORATIONS TO ALLOW FOR WATER INFILTRATION: HAVE AN OVERFLOW OPENING, FLANGES AND A LID/COVER.
2. MANUFACTURED ALTERNATIVES LISTED ON MNDOT'S APPROVED PRODUCTS LIST MAY BE SUBSTITUTED.
3. SOCK HEIGHT MUST NOT BE SO HIGH AS TO SLOW DOWN WATER FILTRATION TO CAUSE FLOODING OF THE ROADWAY.
4. GEOTEXTILE SOCK BETWEEN 4-10 FEET LONG AND 4-6 INCH DIAMTER. SEAM TO BE JOINED BY TWO ROWS OF STITCHING WITH A PLASTIC MESH BACKING OR PROVIDE A HEAT BONDED SEAM (OR APPROVED EQUIVALENT). FILL ROCK LOG WITH OPEN GRADED CONFORMING TO SPEC. 3137 TABLE 3137-1; CA-3 GRADATION.

### 605 | INLET PROTECTION

NOT TO SCALE

SEE MNDOT SPECS: 2573, 3137, 3886, & 3891.
SEE WISDOT SPECS: 628.2.12

AMI Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA

NAME: STEVE GEBAUER
SIGNATURE:
DATE:
LIC. No: 47514

PRELIMINARY NOT FOR CONSTRUCTION

| DATE: | REV: | DESCRIPTION | REV. BY: |
|---|---|---|---|
| 01.28.2019 | --- | PERMIT ISSUE PLANS | --- |

4TH STREET STATION RENOVATION
COMMERCIAL INVESTORS GROUP
201 4TH STREET
SAINT PAUL, MINNESOTA

GRADING, DRAINAGE, AND EROSION CONTROL PLAN

---

JOB No: 181357
DATE: 01/28/2019
DRAWN BY: WNW
DESIGNED BY: SEG

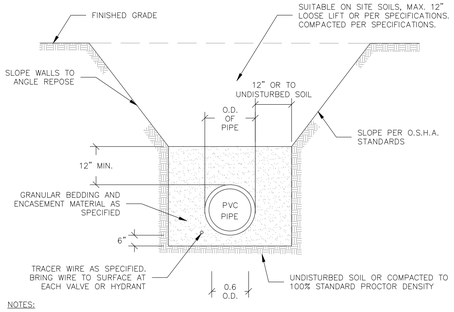
SHEET: C3.0

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. 2016

20 40
SCALE IN FEET

## STORMWATER MANAGEMENT LEGEND:

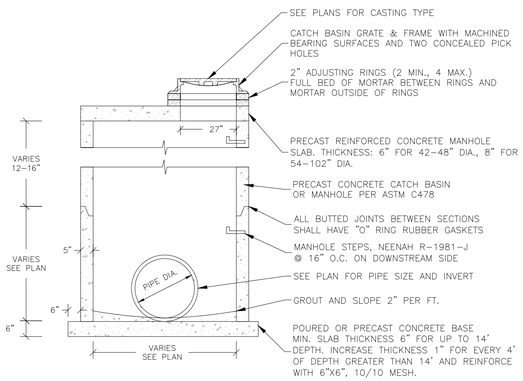
- STORM MANHOLE
- STORM SEWER (SEE DETAIL 400)



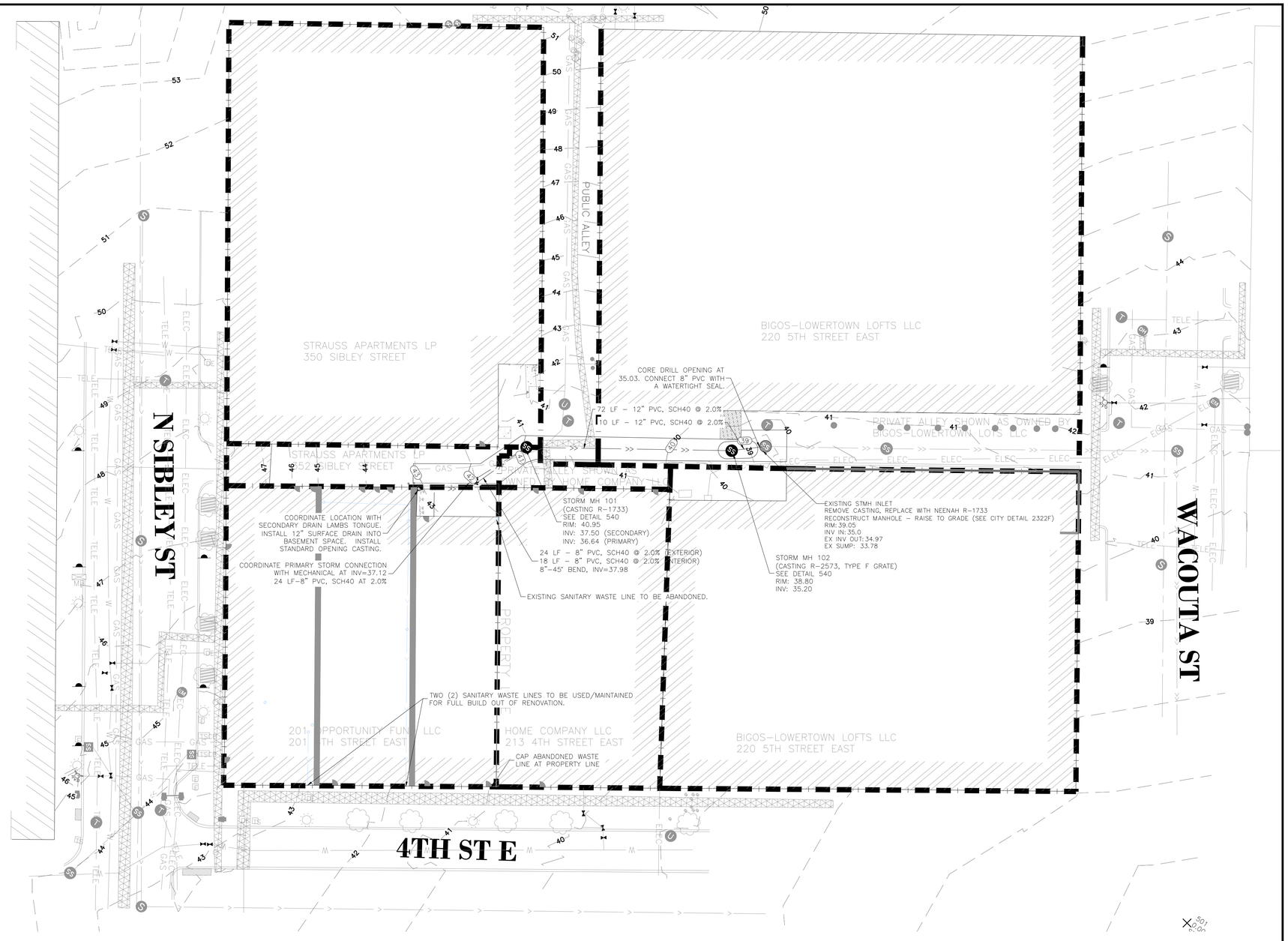

NOTES:

1. BACKFILL SHALL BE COMPACTED TO AT LEAST 95% STANDARD PROCTOR DENSITY IN LANDSCAPED AREAS, 100% IN PAVED AREAS OR WITHIN 5 FT. OF STRUCTURE

### 400 | PVC PIPE BEDDING
NOT TO SCALE




### 540 | STORM SEWER TOP SLAB
NOT TO SCALE




Know what's **below.** **Call** before you dig.

STATE LAW: 48 HOURS BEFORE EXCAVATING OR DEMOLISHING BUILDINGS, CALL 811 FOR FIELD LOCATION OF UNDERGROUND UTILITY LINES. THIS SERVICE LOCATES UTILITY OWNED LINES BUT NOT PRIVATE LINES.

THE LOCATIONS OF UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED. THE EXACT LOCATION OF ALL UTILITIES (PUBLIC AND PRIVATE) MUST BE DETERMINED BEFORE COMMENCING WORK.

AMI Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

NOT FOR CONSTRUCTION
STEVE GUSTAFSON
NAME
SIGNATURE:
DATE:
LIC. NO. 47514

| REV. BY: | DESCRIPTION | REV: | DATE: |
|---|---|---|---|
| – | PERMIT/ISSUE PLANS | – | 01.28.2019 |

4TH STREET STATION RENOVATION
COMMERCIAL INVESTORS GROUP
201 4TH STREET
SAINT PAUL, MINNESOTA

UTILITY PLAN

JOB No: 181357
DATE: 01/28/2019
DRAWN BY: WNW
DESIGNED BY: SEG

SHEET:
C4.0

1/28/2019 9:20 AM z:\2018\181357 201\21 4th street\C4\3_CAD\181357 - 540SDM.dwg

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2016

## GENERAL UTILITY NOTES:

1. THE CONTRACTOR SHALL MEET THE REQUIREMENTS OF THE LOCAL GOVERNING AUTHORITIES FOR CONNECTION TO PUBLIC WATER, SANITARY SEWER AND STORM SEWER UTILITIES AND WORK WITHIN THE PUBLIC RIGHT OF WAY, INCLUDING PROVIDING AN APPROVED TRAFFIC CONTROL PLAN AS NECESSARY.

2. CONTRACTOR TO ADJUST ALL EXISTING AND PROPOSED GATE VALVES AND MANHOLES TO BE FLUSH WITH FINAL GRADE.

3. THE CONTRACTOR SHALL CLEAN ALL SURFACE FLOW CHANNELS, PIPES AND STRUCTURES AFTER FINAL SURFACES ARE ESTABLISHED AND PRIOR TO PROJECT CLOSEOUT.

4. ROOF DRAIN LEADERS SHALL BE PVC, SCHEDULE 40.

5. CONTRACTOR MUST UTILIZE PRACTICES TO MINIMIZE SURFACE DISTURBANCE FOR STORM SEWER INSTALLATION.

6. ALL SEWER AND WATER CONSTRUCTION TO COMPLY WITH CITY ENGINEERING DESIGN STANDARDS.

7. UTILITY CONSTRUCTION PER MNDOT SPECIFICATIONS 2451, 2501, 2502, 2506, 2506, 2511, 2611, 2621, AND 2625

8. CONTRACTOR TO MAINTAIN ACCESS TO THE FIRE DEPARTMENT CONNECTION FOR FIRE DEPARTMENT PERSONNEL AT ALL TIMES DURING THE CONSTRUCTION PERIOD.

9. ALL PRIMARY ROOF DRAINS SHALL BE CONNECTED TO THE STORM SEWER. MPC 4714.1101.1.

10. SECONDARY ROOF DRAINAGE SHALL DRAIN TO AN APPROVED PLACE OF DISPOSAL IN THE FORMS OF SCUPPERS (IF THE ROOF IS LESS THAN 25 FEET) OR SECONDARY ROOF DRAINS (IF THE ROOF IS OVER 25 FEET) AND INSTALLED PER MPC 4714.1101 & 1102, AND MINNESOTA STATE BUILDING CODE 1503.4 1-5. SECONDARY ROOF DRAINAGE MUST DISCHARGE ON TO PERMEABLE SOILS AND CANNOT DRAIN ONTO THE SIDEWALK. MPC 4714.1101.1. BOTH PRIMARY AND SECONDARY ROOF DRAINAGE SYSTEMS MUST MEET THIS REQUIREMENT. MINNESOTA HAS SPECIFIC REQUIREMENTS TO ADDRESS SEASONAL CONDITIONS O SIDEWALKS. IT IS SUGGESTED THAT A PROPER POINT OF DISCHARGE THAT CAN BE APPROVED BY THE AUTHORITY HAVING JURISDICTION FOR SECONDARY ROOF DRAINAGE IS IN THE FORM OF SECONDARY ROOF DRAINS PIPED INTERNALLY, DOWN TO WITHIN 18 INCHES OF GRADE, THROUGH THE OUTSIDE WALL, ONTO A SPLASH BLOCK INSTALLED PER MPC 1101.5.3, AND LAID OVER PERMEABLE SOILS OF AN ADEQUATE AMOUNT WHERE SATURATION OF THE SOILS WILL NOT OCCUR.

11. IF SECONDARY ROOF DRAINAGE DISCHARGING ONTO THE SIDEWALK ARE TO BE ENTERTAINED AS THE ENTIRE BUILDING IS SURROUNDED BY SIDEWALK OR OTHER PROPER POINTS OF DISCHARGE CANNOT BE MET, APPROVAL MUST BE REQUESTED, AND APPROVAL GRANTED, BY DSI AND ST. PAUL PUBLIC WORKS BEFORE DISCHARGE ONTO HARD SURFACES OR A SIDEWALK. IN ADDITION, PROVISIONS MUST BE MADE IN THE FORM OF OPEN GRATES INSTALLED IN THE SIDEWALK OF A SIZE EQUAL TO THE CROSS SECTIONAL AREA OF THE SECONDARY DISCHARGE PIPE FOR THE ENTIRE LENGTH OF THE SIDEWALK TO PREVENT WATER OR ICE FROM ACCUMULATING IN COLD WEATHER CONDITIONS THAT MAY CAUSE A HAZARD. PROVIDE SECONDARY ROOF DRAIN DESIGN PLANS AND SPECIFICATIONS FOR APPROVAL PRIOR TO INSTALLATION.

SEWER CONNECTION PERMIT:

12. LICENSE HOUSE DRAIN CONTRACTOR TO OBTAIN (SEWER CONNECTION PERMIT) TO CONSTRUCT NEW SANITARY AND STORM CONNECTION IN STREET FROM MAIN TO THE PROPERTY. CALL ST. PAUL PW PERMIT DESK (651-266-6234) FOR INFORMATION ON OBTAINING PERMIT.

1/18/19 SEWER REPAIR PERMIT:

13. PLUMBING CONTRACTOR TO OBTAIN "REPAIR PERMITS" FROM PUBLIC WORKS FOR PROPOSED MODIFCATION TO THE EXISTING STORM SEWER CONNECTIONS. CALL ST PAUL PW PERMIT DESK (651-266-6234) FOR MORE INFORMATION ON OBTAINING THIS PERMIT.

APPROVED 2-2-2017
CITY ENGINEER

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.
Date 01-24-2017 Lic. No. 25424
AARON D. HASS

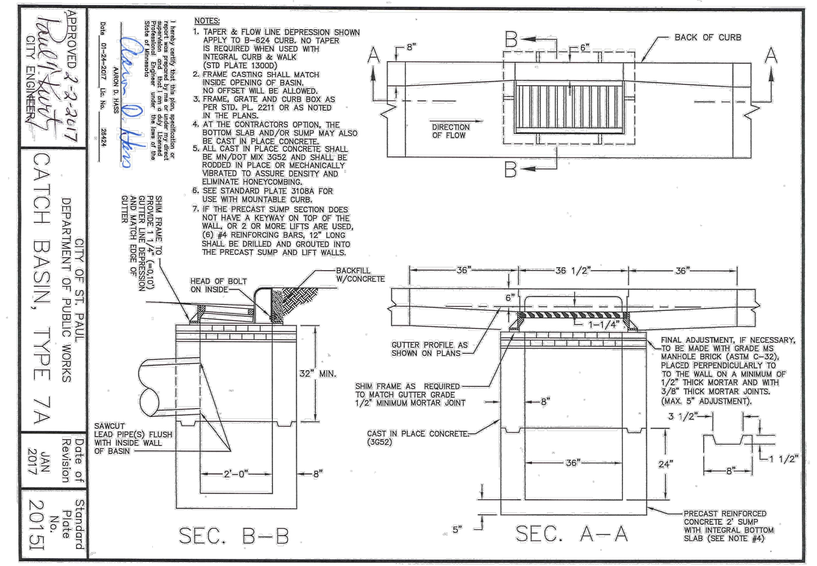
CITY OF ST. PAUL
DEPARTMENT OF PUBLIC WORKS

CATCH BASIN, TYPE 7A

Date of Revision: JAN 2017

Standard Plate No. 2015

NOTES:
1. TAPER & FLOW LINE DEPRESSION SHOWN APPLY TO B-624 CURB. NO TAPER IS REQUIRED WHEN USED WITH INTEGRAL CURB & WALK (STD PLATE 1300D)
2. FRAME CASTING SHALL MATCH INSIDE OPENING OF BASIN. NO OFFSET WILL BE ALLOWED.
3. FRAME, GRATE AND CURB BOX AS PER STD. PL. 2211 OR AS NOTED IN THE PLANS.
4. AT THE CONTRACTORS OPTION, THE BOTTOM SLAB AND/OR SUMP MAY ALSO BE CAST IN PLACE CONCRETE.
5. ALL CAST IN PLACE CONCRETE SHALL BE MN/DOT MIX 3052 AND SHALL BE RODDED IN PLACE OR MECHANICALLY VIBRATED TO ASSURE DENSITY AND ELIMINATE HONEYCOMBING.
6. SEE STANDARD PLATE 310BA FOR USE WITH MOUNTABLE CURB.
7. IF THE PRECAST SUMP SECTION DOES NOT HAVE A KEYWAY ON TOP OF THE WALL, OR 2 OR MORE LIFTS ARE USED, (6) #4 REINFORCING BARS, 12" LONG SHALL BE DRILLED AND GROUTED INTO THE PRECAST SUMP AND LIFT WALLS.




AMI
Consulting Engineers P.A.
3640 TALMAGE CIR. VADNAIS HEIGHTS
651.344.8783 - amiengineers.com
SUPERIOR - IRON RANGE

| REV. BY: | DESCRIPTION | REV: | DATE: |
|---|---|---|---|
| -- | PERMIT/ISSUE PLANS | -- | 01.28.2019 |

4TH STREET STATION RENOVATION
COMMERCIAL INVESTORS GROUP
201 4TH STREET
SAINT PAUL, MINNESOTA

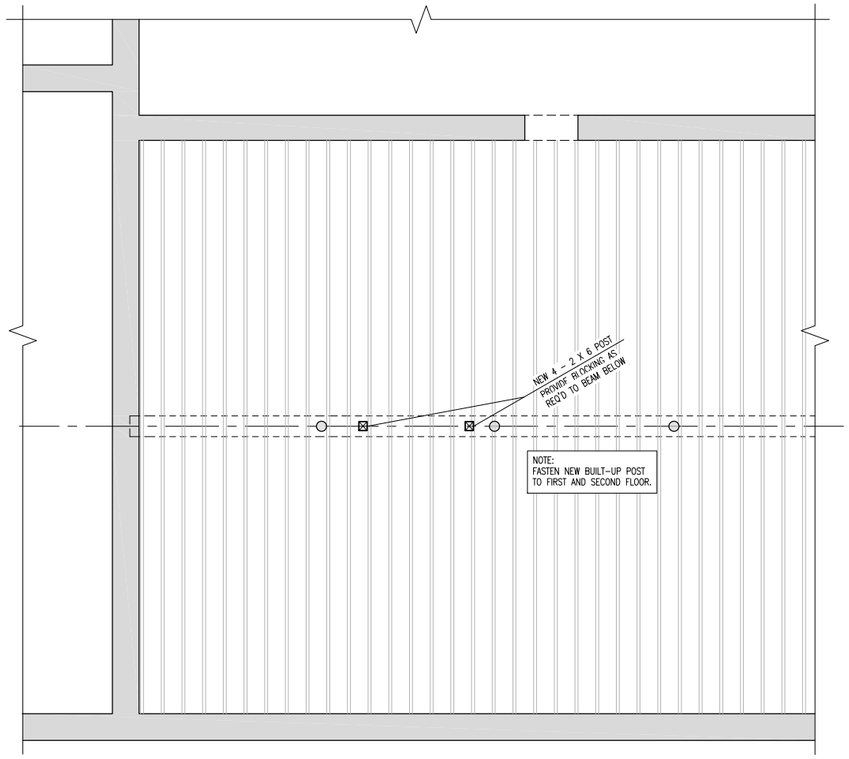
CITY UTILITY NOTES AND DETAILS
---

JOB No: 181357
DATE: 01/28/2019
DRAWN BY: WNW
DESIGNED BY: SEG

SHEET:
C4.1

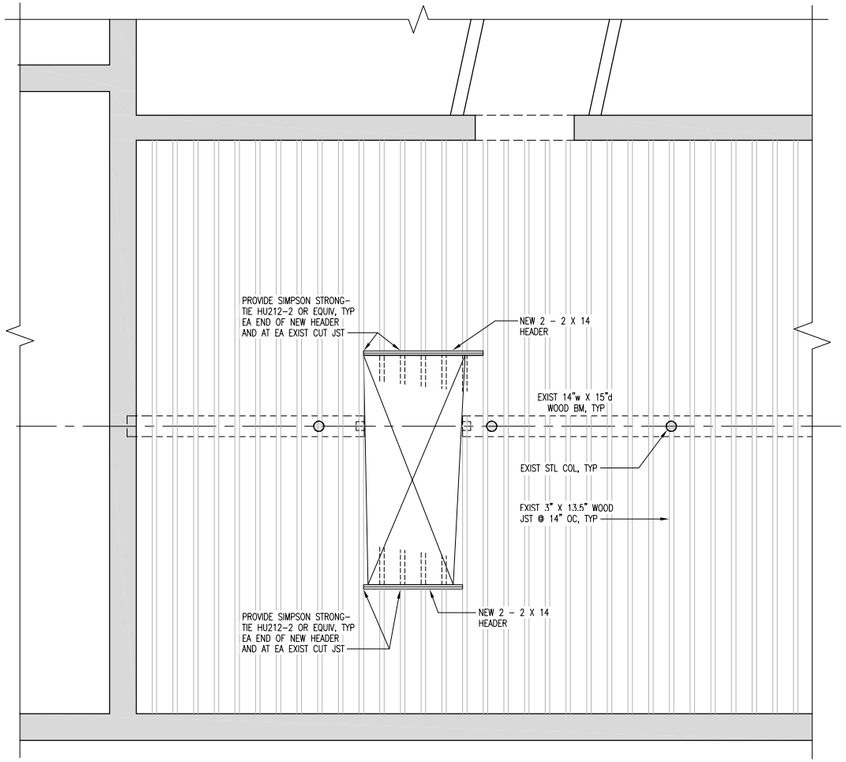
1/28/2019 9:29 AM K:\2018\18 1357 201-221 4th street\C-Cad\3_CAD\181357-5 SPDW.dwg

© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2019




1 S1.0 EXISTING FIRST FLOOR FRAMING PLAN
1/4" = 1'-0"

1. OPENING GEOMETRY IS BASED ON POPE ARCHITECTS DRAWINGS DATED 10-22-2018.




2 S1.0 MODIFIED SECOND FLOOR FRAMING PLAN
1/4" = 1'-0"

## GENERAL STRUCTURAL NOTES

### DESIGN CRITERIA

- DESIGNED IN ACCORDANCE WITH THE 2015 MINNESOTA STATE BUILDING CODE
- DESIGN LOADS

| | |
|---|---|
| BUILDING RISK CATEGORY: | II |
| FLOOR LIVE LOADS | |
| STAIR/EXITWAYS: | 100 PSF |
| RESIDENTIAL: | 40 PSF |
| CORRIDORS SERVING PRIVATE ROOMS: | 40 PSF |
| ROOF LIVE LOAD | |
| ROOF LIVE LOAD: | 20 PSF |
| ROOF SNOW LOADS | |
| SNOW DRIFT/UNBALANCED LOADS: | SEE PLAN |
| GROUND SNOW LOAD: | $P_g$ = 50 PSF |
| FLAT ROOF SNOW LOAD: | $P_f$ = 35 PSF |
| SNOW EXPOSURE FACTOR: | Ce = 1.0 |
| SNOW IMPORTANCE FACTOR: | I = 1.0 |
| THERMAL FACTOR: | Ct = 1.0 |

### GENERAL

- THE STRUCTURAL DRAWINGS ARE TO BE WORKED TOGETHER WITH ARCHITECTURAL, MECHANICAL, ELECTRICAL, PLUMBING AND CIVIL DRAWINGS AND SPECIFICATIONS FOR ALL INTER-DISCIPLINE INTERFACE WORK WHICH MAY NOT BE INCLUSIVE ON THE STRUCTURAL DRAWINGS. CONTRACTOR IS RESPONSIBLE FOR COORDINATION AND SHALL REPORT ANY DISCREPANCY TO THE ENGINEER PRIOR TO COMMENCING THE WORK.
- OPENINGS AND PENETRATIONS NOT SHOWN IN THE CONTRACT DOCUMENTS THROUGH ANY STRUCTURAL ELEMENTS OR ITEMS EMBEDDED IN THE STRUCTURAL ELEMENTS SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW AND APPROVAL PRIOR TO IMPLEMENTING THE WORK.
- ALL PRE-ENGINEERED COMPONENTS AND SYSTEMS SHALL BE INSTALLED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.
- PLANS, SECTIONS AND DETAILS SHALL NOT BE SCALED FOR DETERMINATION OF SIZE, QUANTITIES, LENGTHS, ETC.
- DO NOT PLACE MATERIALS OR EQUIPMENT ON COMPLETED FLOORS OR ROOFS IN EXCESS OF THE INDICATED DESIGN LIVE LOADS. AVOID IMPACT LOADING.
- ALL MEMBERS ARE DESIGNED TO RESIST THE DESIGN LOADS WITHIN THE COMPLETED STRUCTURAL SYSTEM. CONTRACTOR IS RESPONSIBLE FOR ADEQUATE SHORING, BRACING, ETC DURING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR PROTECTION OF ANY AND ALL STREETS, UTILITIES, EXISTING STRUCTURES, EQUIPMENT, ETC.
- EXISTING CONDITIONS AND RELATED DIMENSIONS INDICATED IN THE CONTRACT DOCUMENTS SHALL BE FIELD VERIFIED. ANY VERIFIED CONDITIONS THAT DIFFER FROM THAT INDICATED IN THE CONTRACT DOCUMENTS SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW AND APPROVAL PRIOR TO PRODUCTION OF SHOP DRAWINGS.
- CONTRACTOR SHALL COORDINATE ALL WORK AS NEEDED WITH OWNER'S SPECIAL INSPECTOR TO ENSURE ALL REQUIREMENTS OF SPECIAL INSPECTION PROGRAM ARE MET.

### WOOD

- CONTRACTOR SHALL FOLLOW THE PROVISIONS OF SECTION 2308: CONVENTIONAL LIGHT-FRAME CONSTRUCTION IN THE IBC UNLESS NOTED OTHERWISE IN THE CONSTRUCTION DRAWINGS OR PROJECT SPECIFICATIONS.
- WOOD MEMBERS SHALL MEET THE FOLLOWING REQUIREMENTS:

  UNTREATED DIMENSIONAL LUMBER SHALL BE SPRUCE-PINE-FIR NO. 2 BTR OR APPROVED EQUAL UNLESS NOTED OTHERWISE ON DRAWINGS.

  TREATED DIMENSIONAL LUMBER SHALL BE SOUTHERN PINE NO. 2 OR APPROVED EQUAL UNLESS NOTED OTHERWISE ON DRAWINGS.

  LAMINATED VENEER LUMBER (LVL) SHALL MEET THE FOLLOWING MINIMUM DESIGN VALUES:
  Fb = 3100 psi BENDING
  Fv = 285 psi SHEAR
  $F_{c\perp}$ = 750 psi COMPRESSION PERPENDICULAR TO GRAIN
  E = 2000000 psi MODULUS OF ELASTICITY

### STRUCTURAL STEEL

- STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING MATERIAL SPECIFICATIONS:

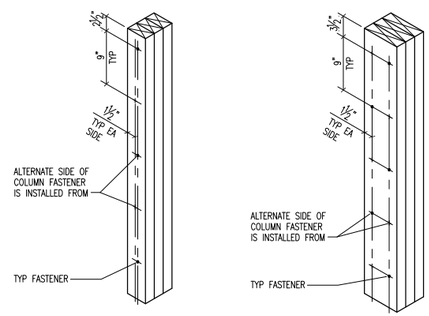
| | |
|---|---|
| S-BEAMS, CHANNELS, ANGLES AND PLATES | ASTM A36 |
| HOLLOW STRUCTURAL SECTIONS | ASTM A500 GRADE B |
| HIGH STRENGTH BOLTS | ASTM A325-X OR |
| NUTS | ASTM A563 |
| WASHERS | ASTM F436 |
| ANCHOR RODS | ASTM 1554 GRADE 36 |
| WELD ELECTRODES | E70XX |

- HIGH STRENGTH BOLTS SHALL BE ¾" DIAMETER, TYPE 1, PLAIN FINISH, AND BE SNUG TIGHTENED WITH THREADS EXCLUDED FROM THE SHEAR PLANE.
- WELDING SHALL BE PERFORMED IN ACCORDANCE WITH AWS D1.1 BY QUALIFIED WELDERS AS DEFINED BY AWS D1.1.
- ALL WORK SHALL CONFORM TO THE AISC "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" LATEST EDITION.
- STRUCTURAL STEEL FABRICATOR SHALL BE AISC CERTIFIED FOR CONVENTIONAL STEEL BUILDING STRUCTURES (SBD)

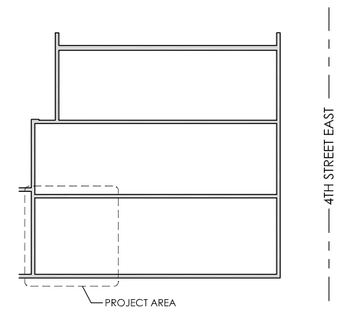
## FASTENER SCHEDULE

| NO. OF PLYS | MINIMUM LENGTH |
|---|---|
| 2 | 2 5/8" |
| 3 | 4 1/2" |
| 4 | 5 5/8" |
| 5 | 7 1/8" |

NOTE:
1. NAILS SHALL HAVE MINIMUM DIAMETER OF 0.148" (10d COMMON) AND SCREWS SHALL BE #9 MINIMUM.
2. 1/2"ø THROUGH-BOLTS MAY BE SUBSTITUTED FOR SCHEDULED FASTENERS.




2 S1.0 TYP 2 X 4 / 2 X 6 BUILT-UP COL CONSTRUCTION




KEY PLAN

AMI Consulting Engineers P.A.
91 Main Street SUPERIOR, WI
715.718.2193 - amiengineers.com
TWIN CITIES - IRON RANGE

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

NAME: Craig A. Joudpi
SIGNATURE:
DATE: 1-11-19
MN LIC. NO: 41683

| DATE: | REV: | DESCRIPTION |
|---|---|---|
| 1-11-19 | 0 | ISSUED FOR CONSTRUCTION |
| 1-28-19 | 1 | ISSUED FOR PERMITS |

| REV. BY: |
|---|
| MSH |
| MSH |

4TH STREET STATION
HISTORIC RENOVATION
201 4th Street East
St. Paul, Minnesota 55101

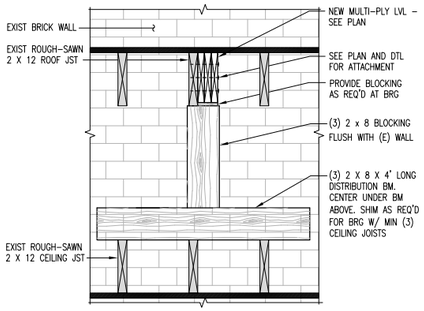
Existing First Floor Framing Plan
Modified Second Floor Framing Plan

JOB No: 181357
DATE: 1-11-19
DRAWN BY: DLB
DESIGNED BY: MH

SHEET:
S1.0

3/8/2011 1:23 PM
Z:\2018\181357\2011 4th Street Structural\Dwg\181357-S1_USE_L2.28.dwg

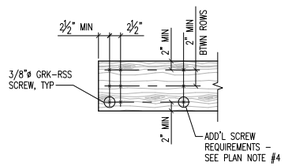
© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2019




## 2/S2.0 TYP CONN AT BRICK WALL FOR 2-PLY AND 3-PLY REINF MEMBERS

3/4" = 1'-0"

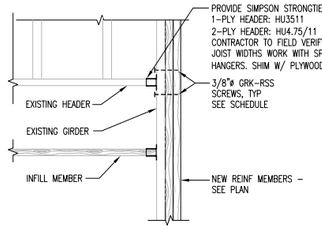
1. SECURE NEW ELEMENTS TO EXISTING MEMBERS AS REQUIRED TO KEEP IN POSITION




| SCREW REQUIREMENTS | | |
|---|---|---|
| REINF | QTY EA END | LENGTH |
| 1 PLY | 6 SCREWS | 3 1/8" |
| 2 PLY | 8 SCREWS | 5 1/8" |
| 3 PLY | 8 SCREWS | 7 1/4" |

## 3/S2.0 TYP REINFORCEMENT TERMINATION CONN

3/4" = 1'-0"

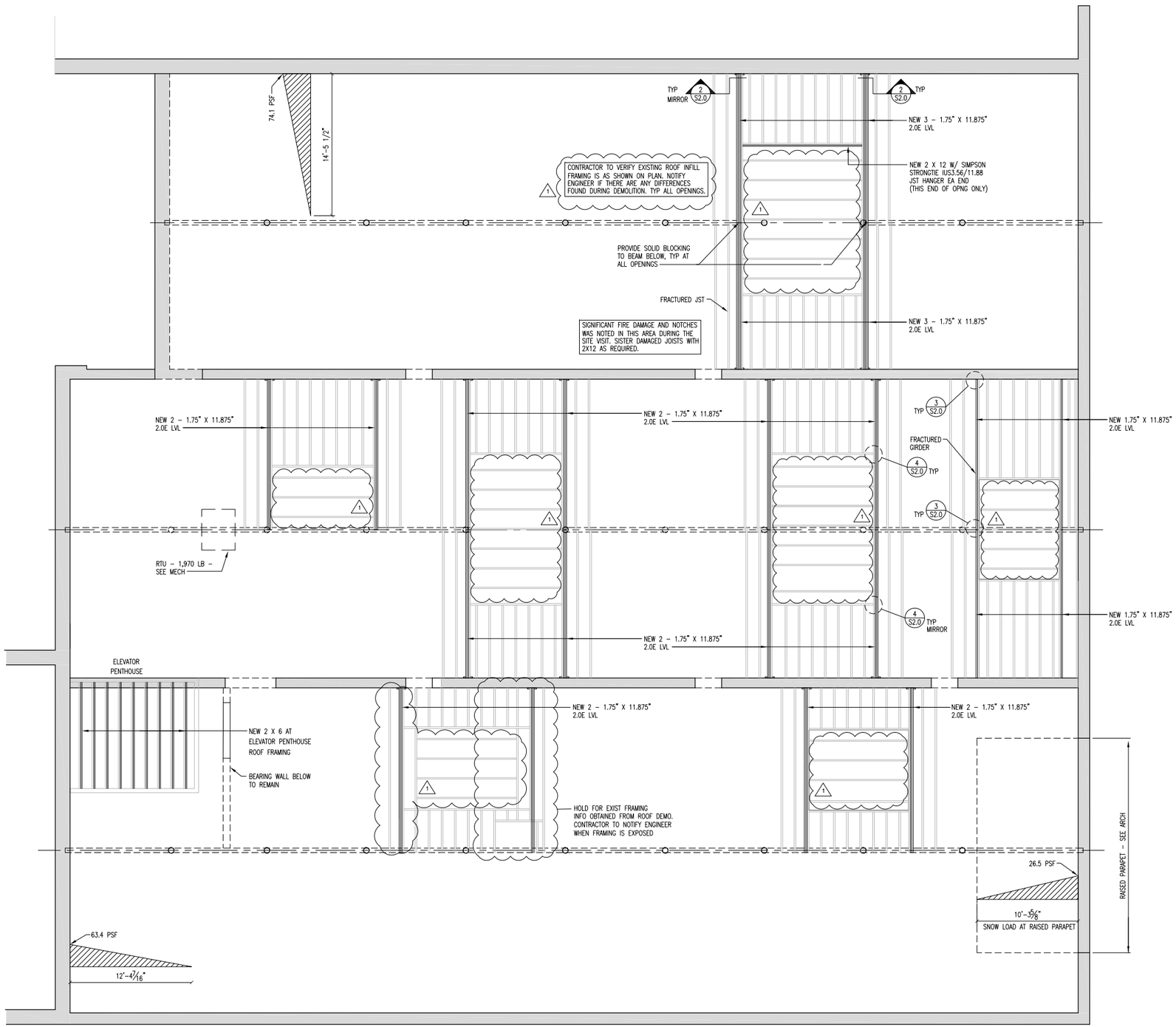



| SCREW REQUIREMENTS | | |
|---|---|---|
| REINF | QTY | LENGTH |
| 1 PLY | 4 SCREWS | 3 1/8" |
| 2 PLY | 6 SCREWS | 5 1/8" |
| 3 PLY | 6 SCREWS | 7 1/4" |

NOTE:
1. INSTALL HALF OF TOTAL QUANTITY ON EA SIDE OF SUPPORTED MEMBER.
2. INSTALL SCREWS PER SPACING REQUIREMENTS IN 3/S2.0.

## 4/S2.0 TYP REINFORCEMENT CONN AT SUPPORT BEAM

3/4" = 1'-0"




## 1/S2.0 EXISTING ROOF FLOOR FRAMING PLAN

3/16" = 1'-0"

1. OPENING GEOMETRY IS BASED ON POPE ARCHITECTS DRAWINGS DATED 1-10-2019.
2. SEE SHEET S1.0 FOR GENERAL STRUCTURAL NOTES.
3. REPLACE IN KIND ANY DAMAGED ROOF JOISTS.
4. REINFORCEMENT MEMBERS SHALL BE ATTACHED TO EXIST JOIST W/ 3 - 3/8"ø GRK-RSS SCREWS @ 16" OC FOR LENGTH OF JOIST.
5. NEW FRAMING SHALL SPLIT BEARING OVER BEAM LINE. TRIM EXIST JOISTS AS REQUIRED.
6. PROVIDE SOLID BLOCKING UNDER GIRDER TO BEAM BELOW, TYPICAL ALL OPENINGS.
7. REMOVE EXISTING CROSS BRACING AS REQUIRED AND REPLACE W/ SOLID BLOCKING.
8. ATTACH NEW ROOF DECK TO JOISTS USING 8d COMMON NAILS AT 12" OC MAXIMUM.
9. IF DURING CONSTRUCTION, TYPICAL FLOOR AND ROOF JOISTS HAVE LOST MORE THAN 1/2" AND 1/4" RESPECTIVELY, THE ENGINEER SHOULD BE NOTIFIED.

AMI Consulting Engineers P.A.
91 Main Street SUPERIOR, WI
715.718.2193 - amiengineers.com
TWIN CITIES - IRON RANGE

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

NAME: Craig A. Joudpi
SIGNATURE:
DATE: 1-11-19
LIC. No: 41683

| DATE: | REV: | DESCRIPTION |
|---|---|---|
| 1-11-19 | 0 | ISSUED FOR CONSTRUCTION |
| 1-15-19 | 1 | INFILL FRAMING CHANGED FROM NEW TO EXISTING |
| 1-28-19 | 2 | ISSUED FOR PERMITS |

REV. BY: MSH MSH MSH

4TH STREET STATION
HISTORIC RENOVATION
201 4th Street East
St. Paul, Minnesota 55101

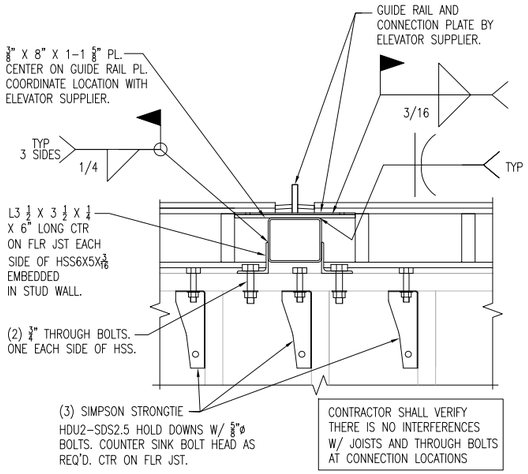
Existing Roof Framing Plan

JOB No: 181357
DATE: 1-11-19
DRAWN BY: DLB
DESIGNED BY: MH

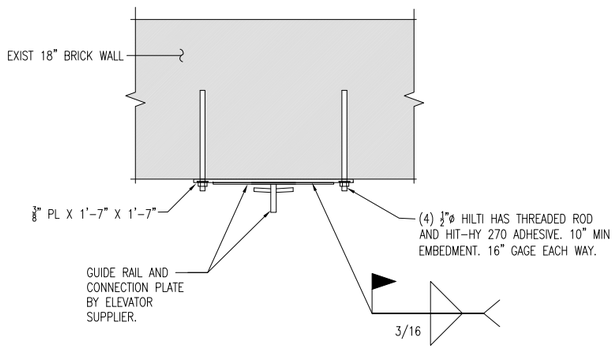
SHEET:
S2.0

3/6/2019 1:21 PM
L:\2018\181357\01 4th Street\Structural\Dwgs\181357s02_plot_12.28.dwg

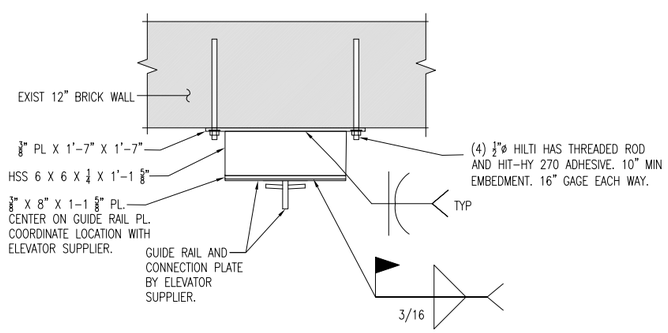
© COPYRIGHT - AMI CONSULTING ENGINEERS P.A. - 2019



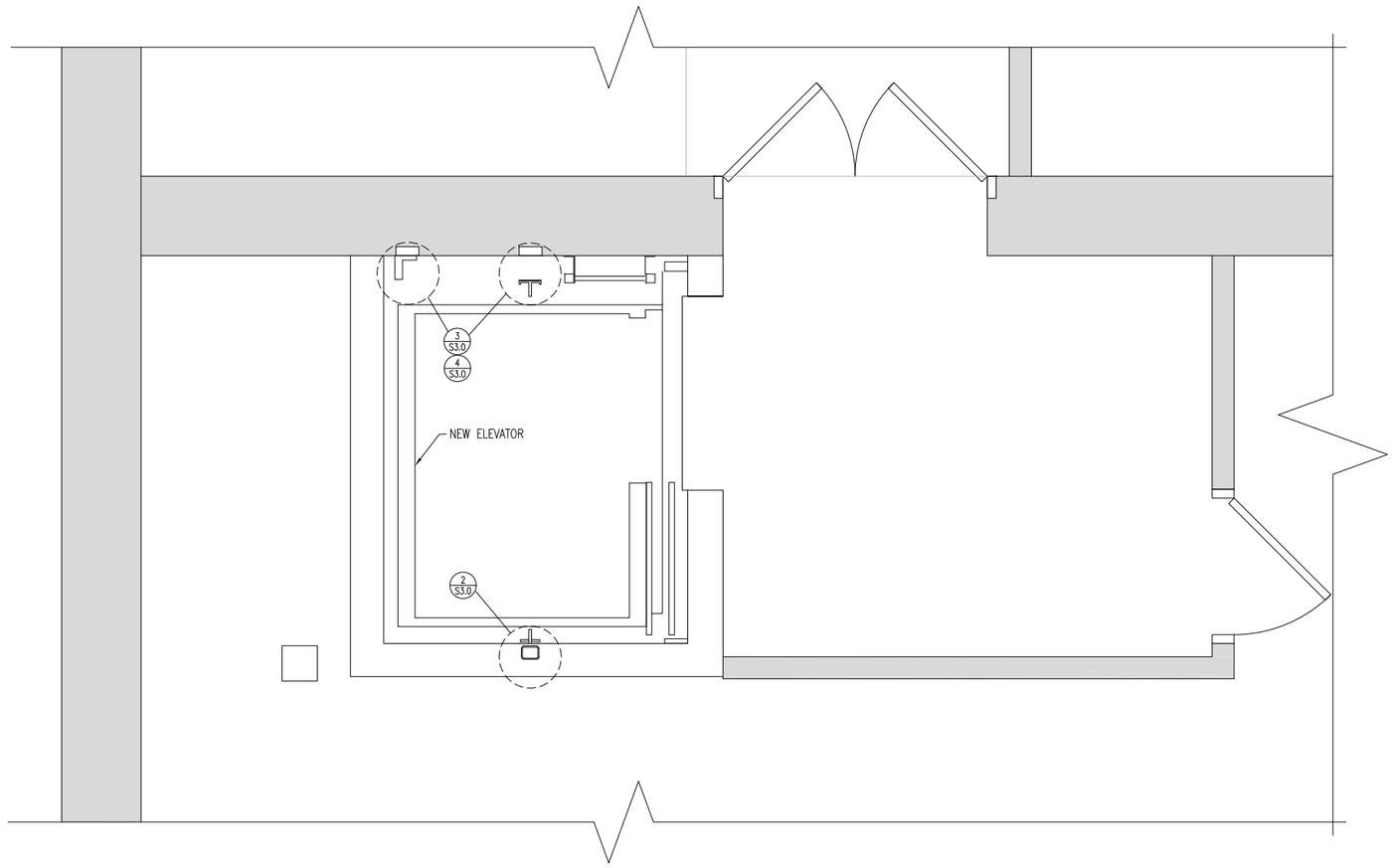

2 S3.0 CONNECTION AT STUD WALL
1 1/2" = 1'-0"




3 S3.0 CONNECTION AT BRICK WALL
1 1/2" = 1'-0"

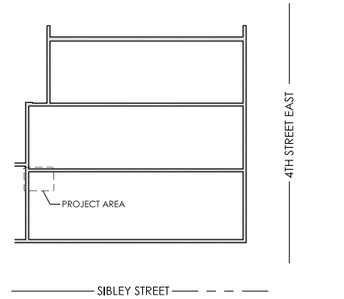



4 S3.0 CONNECTION AT BRICK WALL W/ INFILL
1 1/2" = 1'-0"




1 S3.0 ELEVATOR SHAFT FRAMING PLAN
SCALE: 3/4" = 1'-0"

IF ACTUAL CONDITIONS IN THE FIELD VARY FROM THOSE INDICATED ON THE DRAWINGS, CONTACT ENGINEER IMMEDIATELY.




KEY PLAN

AMI Consulting Engineers P.A.
91 Main Street SUPERIOR, WI
715.718.2193 - amiengineers.com
TWIN CITIES - IRON RANGE

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.
NAME: Craig A. Joppi
SIGNATURE
DATE: 1-11-19
LIC. No: 41683

| DATE: | REV: | DESCRIPTION |
|---|---|---|
| 1-11-19 | 0 | ISSUED FOR CONSTRUCTION |
| 1-28-19 | 1 | ISSUED FOR PERMITS |

REV. BY: MSH MSH

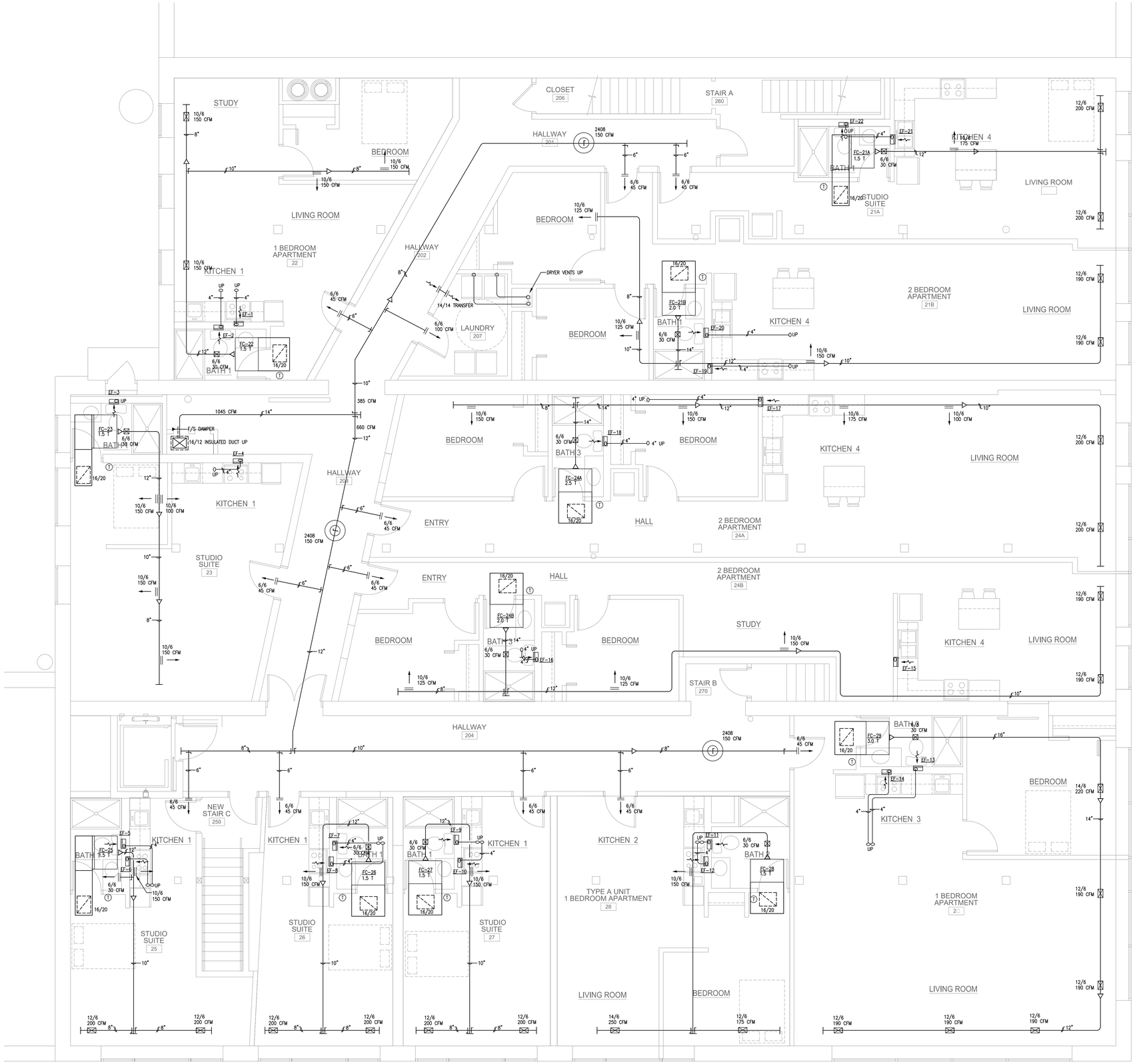
4TH STREET STATION
HISTORIC RENOVATION
201 4th Street East
St. Paul, Minnesota 55101

Elevator Support Framing Plan

JOB No: 181357
DATE: 1-11-19
DRAWN BY: MSH
DESIGNED BY: MSH

SHEET: S3.0

1/9/2019 1:32 PM
J:\2018\181357\01 4th Street Structural\Dwgs\181357-S_Log.dgn 12:28 dwg




1 / M1 2ND FLOOR HVAC
SCALE: 1/4"=1'-0"

NORTH

PERMIT SET

M&E ENGINEERING, Inc.
Consulting Engineers
3352 SHERMAN COURT, #104
EAGAN, MINNESOTA 55121
OFFICE: 651-405-0912

© 2018 M & E ENGINEERING, INC.

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Date: 01-03-2019
Reg No: 19922
Signature: James D. Dunlevy

PROJECT
4TH STREET STATION
HISTORIC RENOVATION

LOCATION
2014TH STREET EAST
ST PAUL, MN 55101

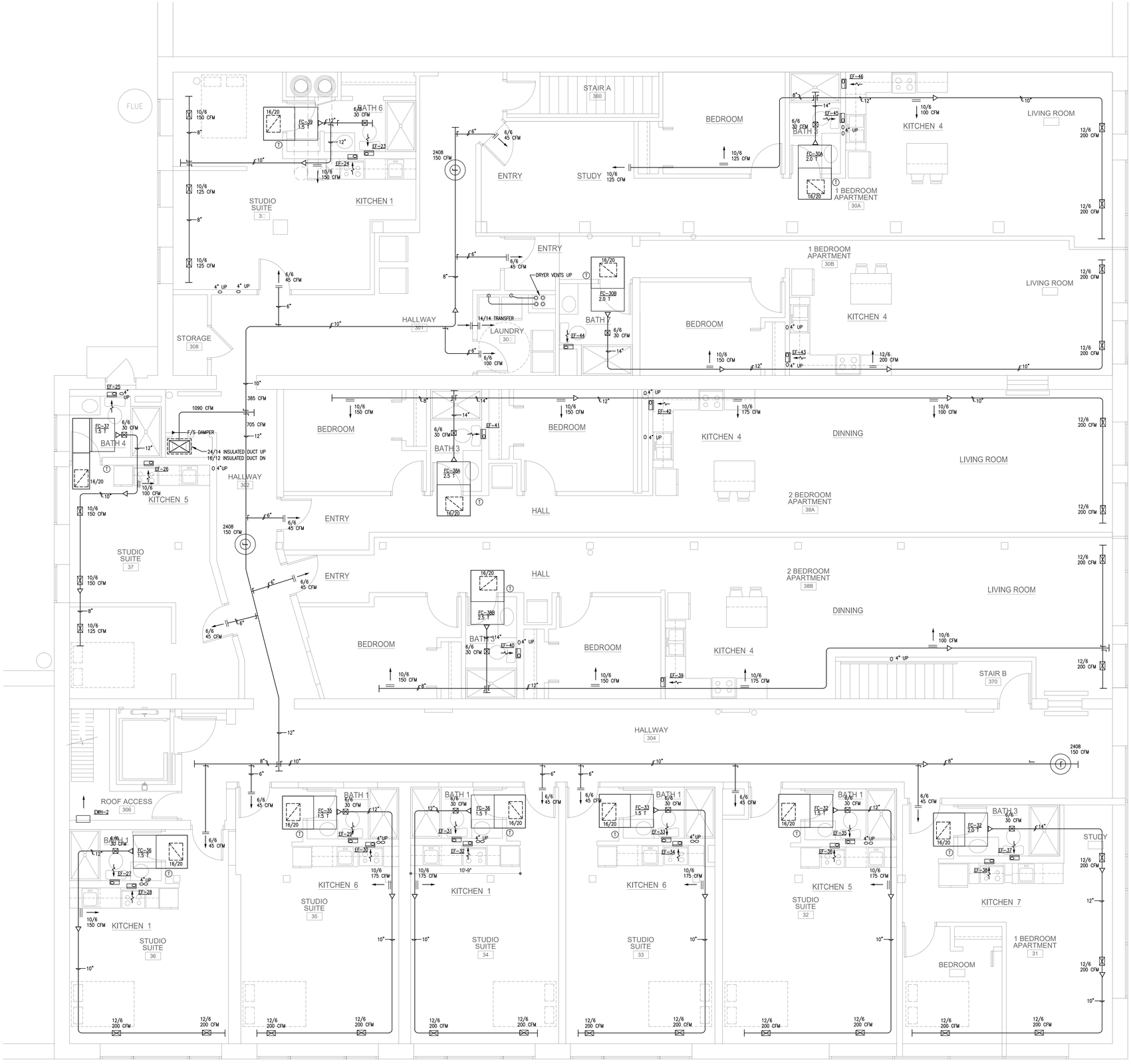
WENCL SERVICES INC.
8148 PILLSBURY AVE S
BLOOMINGTON, MN 55420
(952) 881-1557

REVISIONS
1. 01-11-2019 BACKGROUND

PROJECT NUMBER
20118
DATE
01-03-2019
PROJECT MANAGER
JDD
DRAWN BY
JYD
CHECKED BY
JDD/TM

SHEET TITLE
2ND FLOOR HVAC

SHEET NUMBER
M1
1 OF 4




1 / M2 3RD FLOOR HVAC
SCALE: 1/4"=1'-0"

NORTH

M&E ENGINEERING, Inc.
Consulting Engineers
3352 SHERMAN COURT, #104
EAGAN, MINNESOTA 55121
OFFICE: 651-405-0912

© 2018 M & E ENGINEERING, INC.

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA

Date: 01-03-2019
Reg No: 19922
Signature: James D. Dunlevy

PROJECT
4TH STREET STATION
HISTORIC RENOVATION

LOCATION
2014TH STREET EAST
ST PAUL, MN 55101

8148 PILLSBURY AVE S
BLOOMINGTON, MN 55420
(952) 881-1557

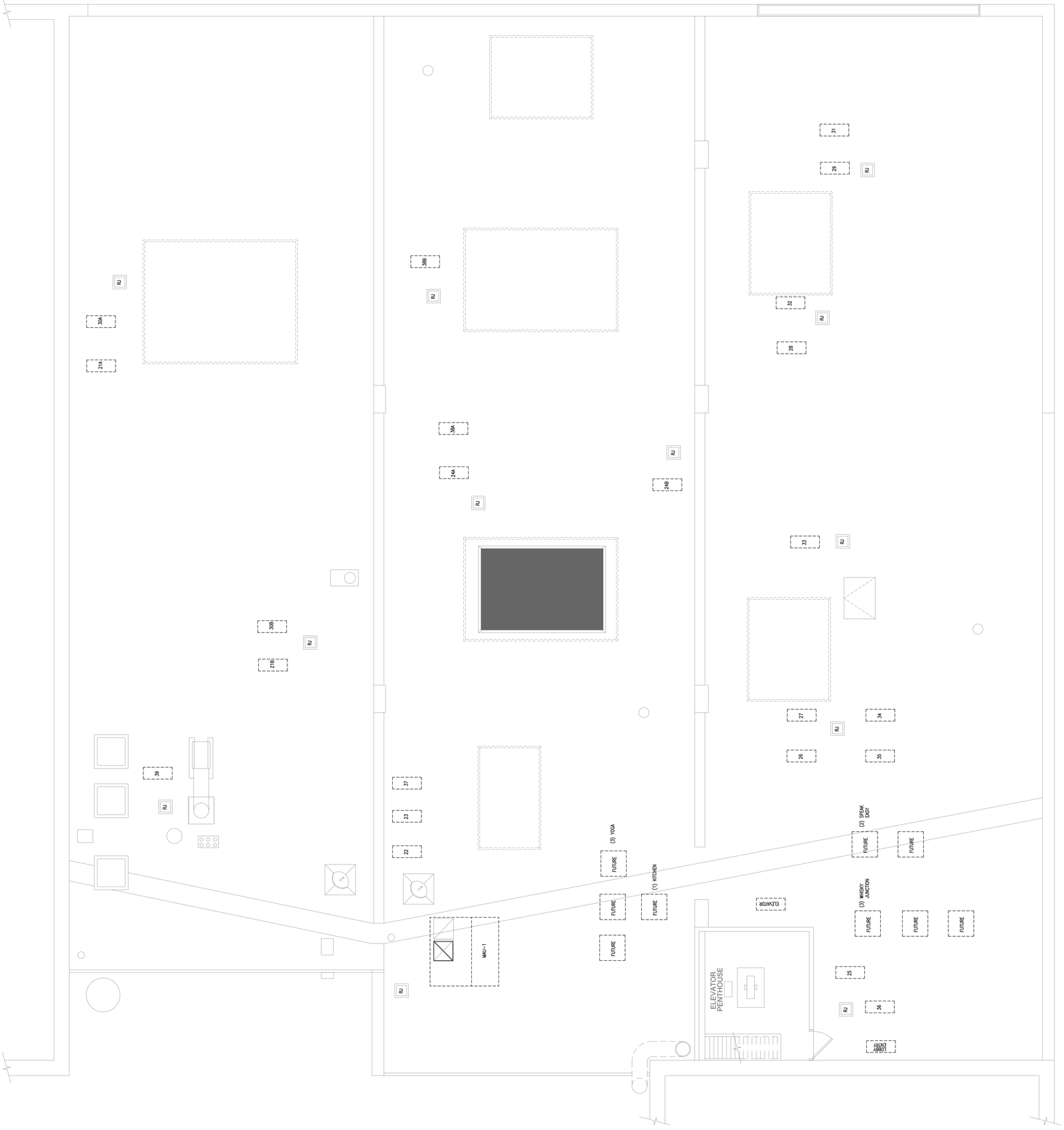
REVISIONS
1. 01-11-2019 BACKGROUND

PROJECT NUMBER
20118
DATE
01-03-2019
PROJECT MANAGER
JDD
DRAWN BY
JYD
CHECKED BY
JDD/TM

SHEET TITLE
3RD FLOOR HVAC

SHEET NUMBER
M2
2 OF 4

PERMIT SET





M & E ENGINEERING, Inc.
Consulting Engineers
3352 SHERMAN COURT, #104
EAGAN, MINNESOTA 55121
OFFICE: 651-405-0912



© 2018 M & E ENGINEERING, INC.


I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA

Signature: James D. Dunlevy

Reg No: 19922

Date: 01-03-2019

4TH STREET STATION
HISTORIC RENOVATION
PROJECT

201 4TH STREET EAST
ST PAUL, MN 55101
LOCATION


WENCL SERVICES INC.
8148 PILLSBURY AVE S
BLOOMINGTON, MN 55420
(952) 881-1557


REVISIONS
1. GUTLOED BACKGROUND

PROJECT NUMBER
20118
DATE
01-03-2019
PROJECT MANAGER
JDD
DRAWN BY
JYD
CHECKED BY
JDD/TM

SHEET TITLE
ROOF PLAN

SHEET NUMBER
M3
3 OF 4

## ELECTRIC WALL UNIT HEATER SCHEDULE

| EQUIP NO | KW | VOLT/ PHASE | MANUFACTURER | MODEL NO. | REMARKS |
|---|---|---|---|---|---|
| EWH-1 | – | – | – | – | NOT USED |
| EWH-2 | 2.0 | 240/1 | QMARK | CWH1202DS | A |
| – | – | – | – | – | – |

REMARKS:
A. SELF CONTAINED CONTROLS

PERMIT SET

## FAN SCHEDULE

| EQUIP NO | LOCATION | AREA SERVED | TYPE | CFM LOW/HIGH | EXT SP | HP | DRIVE | VOLT/ PHASE | MANUFACTURER | MODEL NO. | REMARKS |
|---|---|---|---|---|---|---|---|---|---|---|---|
| EF-1 THRU EF-46 | WALL | BATH | WALL | 20/80 | .25 | FRACT | DIRECT | 115/1 | PANASONIC | FV-0810VSS1 | A |
| EF-1 THRU EF-46 | WALL | KITCHEN | WALL | 25/80 | .25 | FRACT | DIRECT | 115/1 | PANASONIC | FV-0810VSS1 | A |
| – | – | – | – | – | – | – | – | – | – | – | – |

REMARKS:
A, FAN RUNS CONTINUOUS ON LOW SPEED (ADJUSTABLE), WALL SWITCH CONTROL FOR HIGH SPEED.

## HVAC SYMBOL SCHEDULE

| SYMBOL | DEFINITION |
|---|---|
| T | THERMOSTAT |
| | VOLUME DAMPER |
| | DUCT CHANGE |
| F/S | FIRE/SMOKE DAMPER |
| | RETURN ARROW |
| | SUPPLY ARROW |
| | SUPPLY REGISTER/GRILLE |
| | ROUND SUPPLY DIFFUSER |

## GENERAL PLAN NOTES ALL SHEETS

1. CONTRACTOR SHALL FOLLOW ALL STATE AND LOCAL CODES.
2. ALL DUCTWORK SHALL BE SEALED & INSULATED PER CODE.
3. ALL REFRIGERANT PIPING SHALL BE INSULATED AND WEATHER PROTECT PER CODE.
4. HVAC SYSTEM SHALL BE TESTED AN BALANCED AT COMPLETION OF INSTALLATION.
5. HVAC SYSTEMS & EQUIPMENT SHALL COMPLY WITH SECTION 6.4 OF ASHRAE 90.1 2010.
6. ALL EQUIPMENT SHALL BE INSTALLED IN COMPLIANCE WITH SECTION 304.1.
7. ALL EQUIPMENT SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURERS INSTALLATION REQUIREMENTS.
8. COORDINATE INSTLLATION OF DRYER VENTING (DRYER PROVIDED BY OWNER) WITH THE MANUFACTURERS INSTALLATION REQUIREMENTS.
9. COORDINATE FAN COIL POWER AND CONDENSATE PIPE INSTALLATION WITH OTHER TRADES AS REQUIRED.
10. MAINTAIN 10' SEPARATION FROM ALL EXHAUST DISCHARGE AND ANY FRESH AIR INTAKE.

## FAN COIL UNIT SCHEDULE

| EQUIP NO | SUPPLY FAN CFM | SUPPLY FAN EXT SP (IN) | SUPPLY FAN MOTOR HP | SUPPLY FAN RPM | COOLING COIL DATA ENTERING AIR DB (F) | ENTERING AIR WB (F) | LEAVING AIR DB (F) | LEAVING AIR WB (F) | WET AIR PD (IN) | ELECTRIC HEATING COIL KW | STAGES | MBH | VOLT/ PHASE | MANUFACTURER | FAN COIL MODEL NO. | CONDESNER MODEL NO. | EER | SEER | REMARKS |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| FC-21A | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-21B | 800 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 5.0 | SCR | 17.1 | VERIFY | BRYANT | FMC4Z2400AL | 38MAQB24 | – | 20.5 | A |
| FC-22 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-23 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-24A | 1000 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 5.0 | SCR | 17.1 | VERIFY | BRYANT | FMC4Z3000AL | 38MAQB30 | – | 19.8 | A |
| FC-24B | 800 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 5.0 | SCR | 17.1 | VERIFY | BRYANT | FMC4Z2400AL | 38MAQB24 | – | 20.5 | A |
| FC-25 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-26 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-27 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-28 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-29 | 1200 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 7.5 | SCR | 25.6 | VERIFY | BRYANT | FMC4Z3600AL | 38MAQB36 | – | 16.0 | A |
| FC-30A | 800 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 5.0 | SCR | 17.1 | VERIFY | BRYANT | FMC4Z2400AL | 38MAQB24 | – | 20.5 | A |
| FC-30B | 800 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 5.0 | SCR | 17.1 | VERIFY | BRYANT | FMC4Z2400AL | 38MAQB24 | – | 20.5 | A |
| FC-31 | 800 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 5.0 | SCR | 17.1 | VERIFY | BRYANT | FMC4Z2400AL | 38MAQB24 | – | 20.5 | A |
| FC-32 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-33 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-34 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-35 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-36 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-37 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| FC-38A | 1000 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 5.0 | SCR | 17.1 | VERIFY | BRYANT | FMC4Z3000AL | 38MAQB30 | – | 19.8 | A |
| FC-38B | 1000 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 5.0 | SCR | 17.1 | VERIFY | BRYANT | FMC4Z3000AL | 38MAQB30 | – | 19.8 | A |
| FC-39 | 600 | .5 | FRACT | – | 80 | 67 | 56 | 57 | – | 3.0 | SCR | 10.2 | VERIFY | BRYANT | FMC4Z1800AL | 38MAQB18 | – | 20.0 | A |
| – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – |

REMARKS:
A. FACTORY STANDARD PROGRAMMABLE CONTROLS, PIANO HINGE DROP DOWN FILTER ACCESS, DISASTER PAN SHUTDOWN, COORDINATE CONDENSATE PIPING WITH PLUMBING CONTRACTOR

## DEDICATED OUTSIDE AIR UNIT SCHEDULE

| EQUIP NO | SUPPLY FAN CFM | SUPPLY FAN EXT SP (IN) | SUPPLY FAN MOTOR HP | SUPPLY FAN O.A. CFM | COOLING COIL TOTAL CAPACITY MBH | AIR DATA – SUMMER ENTERING AIR DB (F) | ENTERING AIR WB (F) | LEAVING AIR DB (F) | LEAVING AIR WB (F) | CONDENSING UNIT DATA AMBIENT TEMP (F) | NO OF COMP | AIR DATA – WINTER ENTERING AIR DB (F) | ENTERING AIR WB (F) | LEAVING AIR DB (F) | LEAVING AIR WB (F) | HEATING INPUT MBH | EER | IEER | FILTER TYPE | VOLT/ PHASE | MANUFACTURER | MODEL NO. | REMARKS |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| MAU-1 | 2135 | .75 | 3.0 | 2135 | 132.0 | 93 | 71 | 53 | 53 | 95 | 2 | –19 | –19 | 72 | 72 | 265 | – | – | TA | VERIFY | CAPTIVEAIRE | TBD | A |
| – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – | – |

REMARKS:
A. FACTORY STANDARD CONTROLS TO MAINTAIN CONSTANT DISCHARGE TEMPERATURE, STAINLESS STEEL BURNERS, FREEZE STAT SHUTDOWN, MODULATING COOLING OPTION WITH HOT GAS REHEAT FOR HUMIDITY CONTROL


M&E ENGINEERING, Inc.
Consulting Engineers
3352 SHERMAN COURT, #104
EAGAN, MINNESOTA 55121
OFFICE: 651-405-0912



© 2018 M & E ENGINEERING, INC.


I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA

Date: 01-03-2019
Reg No: 19922
Signature: James D. Dunlevy
Typed Name: James D. Dunlevy

PROJECT
4TH STREET STATION
HISTORIC RENOVATION

LOCATION
2014TH STREET EAST
ST PAUL, MN 55101


WENCL SERVICES INC.
8148 PILLSBURY AVE S
BLOOMINGTON, MN 55420
(952) 881-1557


REVISIONS
1. 01-11-2019 BACKGROUND

PROJECT NUMBER
20118
DATE
01-03-2019
PROJECT MANAGER
JDD
DRAWN BY
JYD
CHECKED BY
JDD/TM

SHEET TITLE
MECHANICAL SCHEDULES

SHEET NUMBER
M4
4 OF 4

LANPHER, SKINNER & CO. ANNEX
JOBBERS OF HATS, CAPS, GLOVES & FURS -
350 TO 362 SIBLEY ST.
STOCK 8ST TO 3RD. CONT FIRE 4th 5TH.
ONE NIGHT AND SUNDAY WATCHMAN -
A.D.T. SYSTEM - 7 STATIONS, REPORTING
HOURLY - HEAT: STEAM. FROM OUTSIDE.
LIGHTS: ELECTRIC. --
344½ TO 362 SIBLEY ST.
GRINNELL AUTOMATIC SPRINKLERS, DRY
SYSTEM, SUPPLIED BY 4500 GALL. TANK ON
ROOF, ALSO TWO 4" CITY MAINS - HEADS SPACED 8'x8'

FAIRBANKS, MORSE & CO.
SCALES & GASOL. ENGINES.
220 - 226 E. 5TH ST. ON 5TH AVE SOUTH E.
MILL CONSTRUCTION. GRINNELL DRY
SYSTEM SPRINKLERS, SUPPLIED BY
5000 GAL. TANK ON 5TH FL. ALSO 4
CITY MAIN - HEADS SPACED 8'x8' HEAT:
STEAM. FUEL: COAL. LIGHTS: ELECTRIC.

ROBINSON STRAUS & CO.
228 - 236 E. 5TH ST.
1 NIGHT WATCHMAN AND DAY
CLOCK, 7 STAT'S REPORT HOURLY.
GRINNELL AUTOMATIC SPRKS
WET, DRY & DRY - 20,000 GAL. TANK
ON 6TH FL. - SUPPLIED BY 5000 GALL.
TANK IN 5TH FL. ALSO TWO 4" CITY
MAINS - HEADS SPACED 8'x8'.
HEAT: STEAM. FUEL: COAL. LIGHTS:
ELECTRIC. OWN DYNAMO. BARRELS
AND PAILS DISTRIBUTED.

AUTOM. SPRINKLER REPORT
226 - 231 E. 4TH ST.
MERCHANT POLICE ON
OUTSIDE ONLY. GRINNELL
AUTOMATIC DRY SYSTEM
SPRINKLERS SUPPLIED
BY 4" CITY MAIN. ALSO
AUX'Y TANK 4500 GAL.
CAPACITY ON 4TH FLOOR
OF 227 E. 4TH ST. LIGHTS:
ELEC. HEAT: STEAM FROM
229 - 231 E. 4TH ST.

FOOT, SCHULZE & CO.
SHOE FACTORY
217 - 237 E. 3RD STREET
NIGHT WATCHMAN & A.D.T. SYSTEM
7 STATIONS, HOURLY REPORTS UNTIL 1030
2 HOURS THEREAFTER GRINNELL WET
& DRY SYSTEM AUTOMATIC
SPRINKLERS SUPPLIED BY 2-4500 GAL.
W. TANKS 5TH FL. OF 225 & L.ON RF OF 235 E. 3RD ST.
ALSO 2 4" CITY MAINS HEADS SPACED 8'x8' HEAT: STEAM
FUEL: COAL LIGHTS: ELEC. OWN DYNAMOS ALSO GAS IN
233 TO 237 E. 3RD ST.

156
157
165
169
170
28
15

E. 5TH
E. 4TH
E. 3RD
SIBLEY
WACOUTA
PROPER

Scale of Feet.
50 40 30 20 10 0 50 100 150

Insurance Maps of St. Paul, Minnesota - Volume 2
Publisher: Sanborn Map Co.
1903 revised through September 1925
Handwritten notations by St. Paul Planning Commission

Digital Images Created 2007 by
Historical Information Gatherers, Inc.

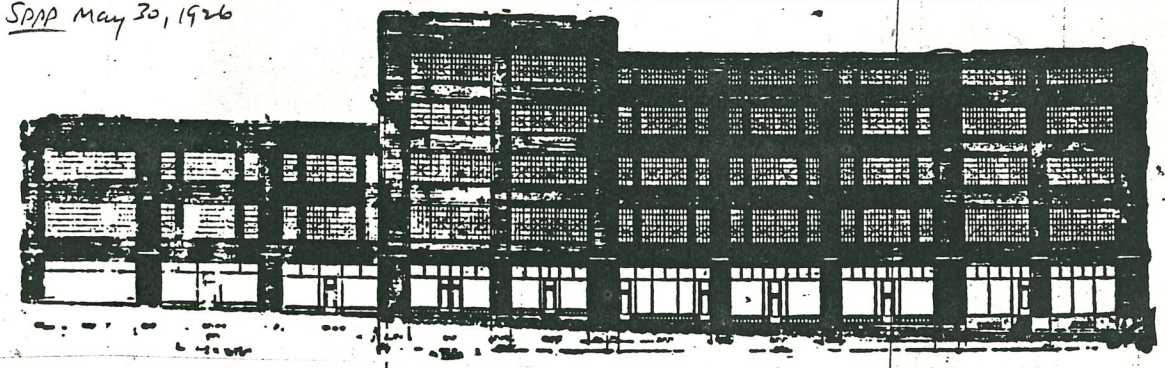
www.historicalinfo.com

4th St. between Sibley & Wacouta
Fourth Street Facade
Clarence Johnston, 1926

Built

# PLANS COMPLETED FOR FOURTH STREET FACADE

SPAP May 30, 1926



This drawing shows how the block on Fourth street opposite the Union station will look after a unified front has been constructed. The front will be constructed of brick and Bedford stone to harmonize with the best structures in that district. Modern copper store fronts will add to its beauty.

The solid front on these properties, besides enhancing the beauty of the Union Station section, will add materially to the value of property in that district, the business group is convinced, by providing a large and modern building appearance where it is most needed in the downtown area.

It will give the visitors, and those passengers strolling between trains at the Union station, a good impression of the city.

With the new $1,250,000 Lowry hotel to rise on Fourth street at Wabasha, and with other attractive buildings leading down to the Union station, this thoroughfare will present a picture unusual in railroad station surroundings in most cities.

Not Built

SPAP May 16, 1926

## FACADE TO BE LAST SIGHT OF VISITORS LEAVING ST. PAUL

PROPOSED NEW FRONTS TO BUILDINGS ACROSS FROM DEPOT.
C.H. JOHNSTON ARCHITECT.

Visitors to St. Paul will gain their first impression of the city after reaching the Union depot from a beautiful facade to cover all of the buildings on the north side of Fourth street between Sibley and Wacouta streets, plans for which have been approved by a committee of downtown business men interested in the development.

The preliminary plans drawn by Clarence H. Johnston, architect, are shown here. Under the arrangement a beautiful front conforming architecturally with the Union depot will cover all of the old buildings on Fourth street in the block. The whole will resemble one huge building instead of the several small buildings.

Twenty feet will be cut from the fronts of the buildings before the new front is erected, allowing an exceptionally wide sidewalk space resembling a plaza.

The lower story of the new front will be of Bedford stone, the same as the Union depot. The upper stories will be of red face brick.

Owners and managers of the property and businessmen interested will meet Tuesday noon at the Minnesota club to make final plans for the project.

SPAP May 16 and May 30, 1926