


Consultant

Certification
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.
Print Name: Lon Negen
Signature: 
Date: 7/8/24 License No: 41402

**St. Cloud
HRA
Northway
Townhome
"B" Exterior
Renovation**
2401-2445 15th St. N.
St. Cloud, MN 56303

Revisions

COMM. NO.:	240518
ARCHITECT:	L D N
DATE:	7/8/24

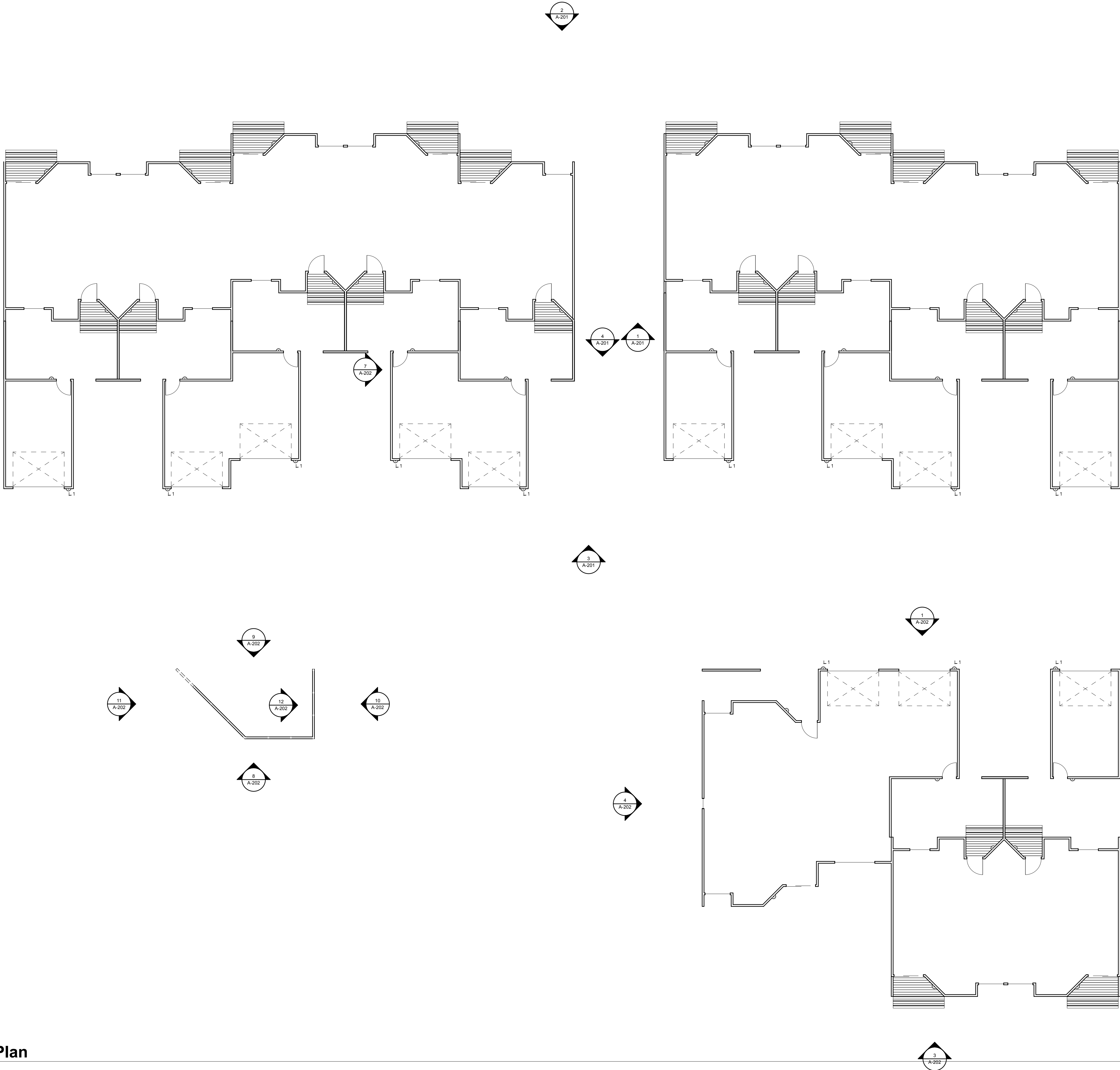
DRAWN BY: CAD Technician Full Name
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Construction Documents

Architectural Site Plan

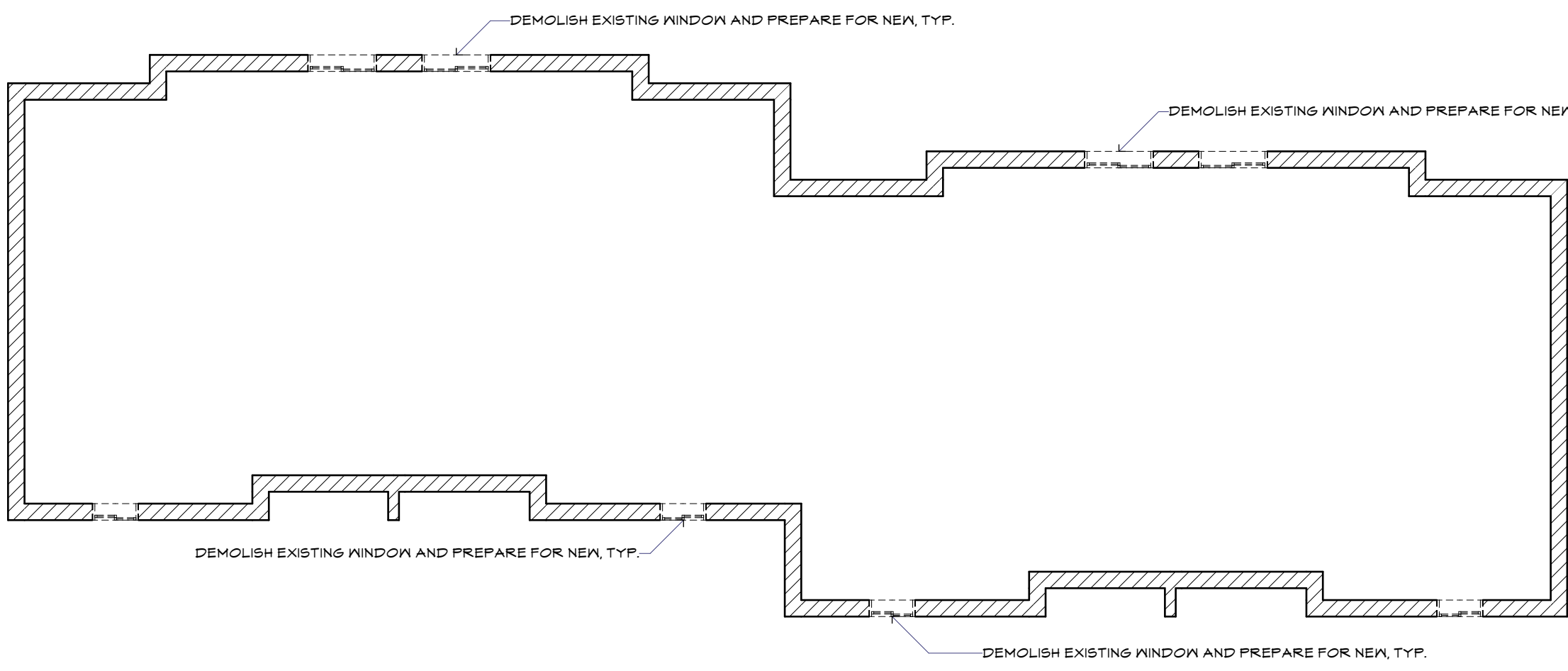
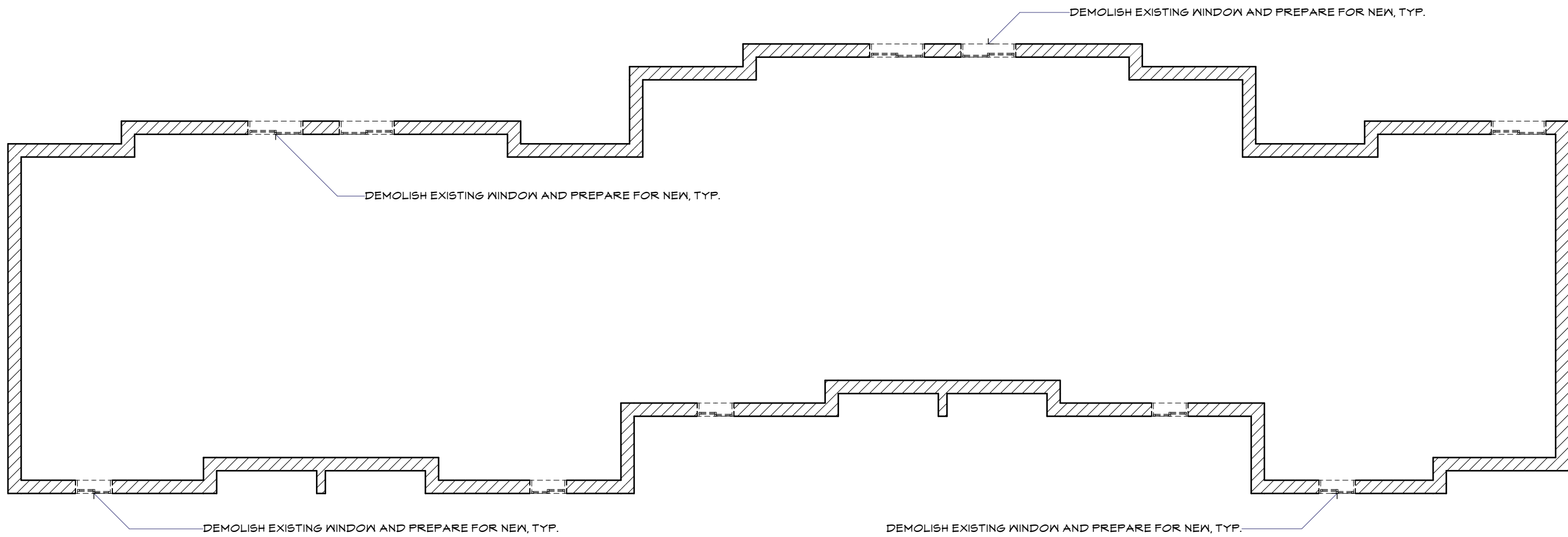
AS-001




Architectural Site Plan

SCALE: 1" = 10'

BlMcloud Server local - BlMcloud Basic for Archicad 26/St. Cloud HRA Townhome BDD1.0 Monday, July 8, 2024 9:59 AM



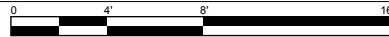
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HRA
Northway
Townhome
"B" Exterior
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St. Cloud, MN 56303

Basement Demolition Plan

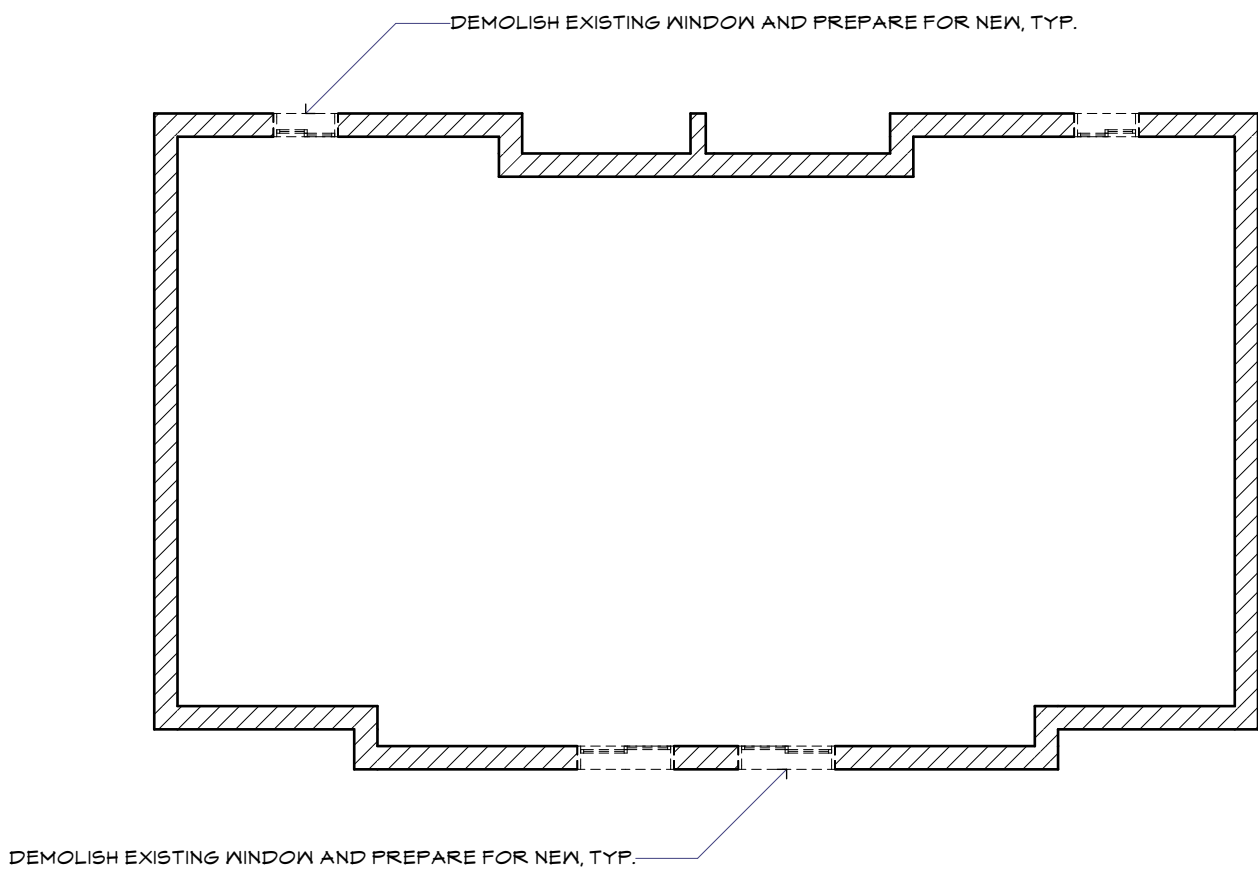
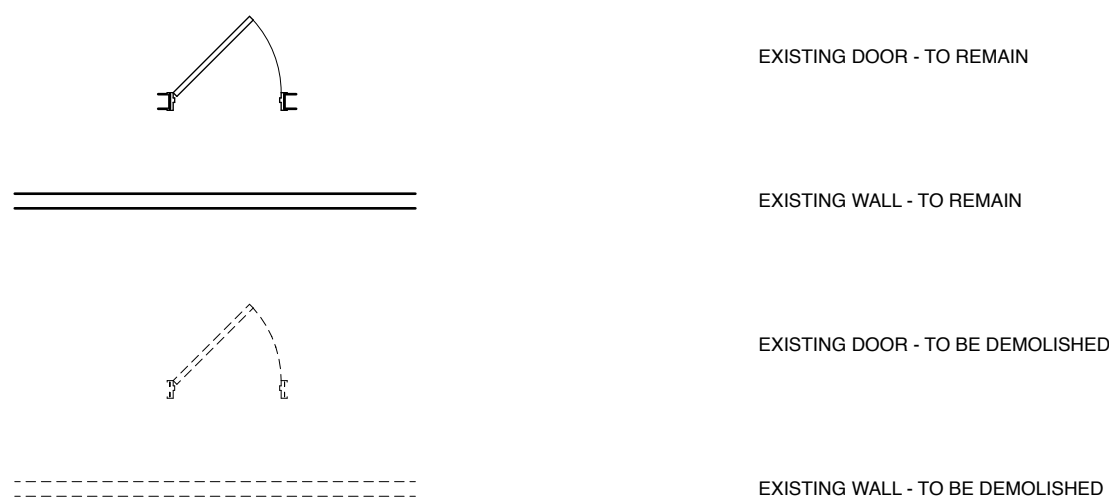
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DEMOLITION NOTES

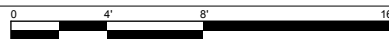
1. SURVEY EXISTING CONDITIONS AND CORRELATE WITH REQUIREMENTS INDICATED TO DETERMINE EXTENT OF SELECTIVE DEMOLITION REQUIRED.
2. LOCATE, IDENTIFY, DISCONNECT, AND SEAL OR CAP OFF UTILITY SERVICES AND MECHANICAL/ELECTRICAL SYSTEMS SERVING AREAS TO BE SELECTIVELY DEMOLISHED IF SERVICE/SYSTEMS ARE REQUIRED TO BE REMOVED. RELOCATED, ARE ABANDONED, BEFORE PROCEEDING WITH SELECTIVE DEMOLITION PROVIDE TEMPORARY SERVICES/SYSTEMS THAT BYPASS AREA OF SELECTIVE DEMOLITION AND THAT MAINTAIN CONTINUITY OF SERVICES/ SYSTEMS TO OTHER PARTS OF BUILDING.
3. PROVIDE TEMPORARY BARRICADES AND OTHER PROTECTION REQUIRED TO PREVENT INJURY TO PEOPLE AND DAMAGE TO ADJACENT BUILDINGS AND FACILITIES TO REMAIN.
4. PROVIDE AND MAINTAIN SHORING, BRACING AND STRUCTURAL SUPPORTS AS REQUIRED TO PRESERVE STABILITY AND PREVENT MOVEMENT, SETTLEMENT, OR COLLAPSE OF CONSTRUCTION AND FINISHES TO REMAIN, AND TO PREVENT UNEXPECTED OR UNCONTROLLED MOVEMENT OR COLLAPSE OF CONSTRUCTION BEING DEMOLISHED.
5. DEMOLISH AND REMOVE EXISTING CONSTRUCTION ONLY TO THE EXTENT REQUIRED BY NEW CONSTRUCTION AND AS INDICATED. USE METHODS REQUIRED TO COMPLETE THE WORK WITHIN LIMITATIONS OF GOVERNING REGULATIONS.

DEMOLITION SYMBOLS



Basement Demolition Plan

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



Revisions

COMM. NO.:	240518
ARCHITECT:	L D N
DATE:	7/8/24

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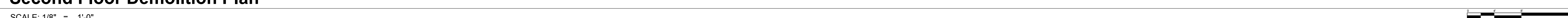
Construction Documents

**Basemenet Demolition
Plan**

A-101



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



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

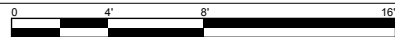
A-102

BIMcloud Server local - BIMcloud Basic for Architect 25/SL Cloud HRA Townhome BDD1.0 Monday, July 8, 2024 9:59 AM

1
A-103

Second Floor Demolition Plan

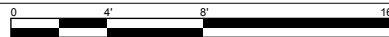
SCALE: 1/8" = 1'-0"



2
A-103

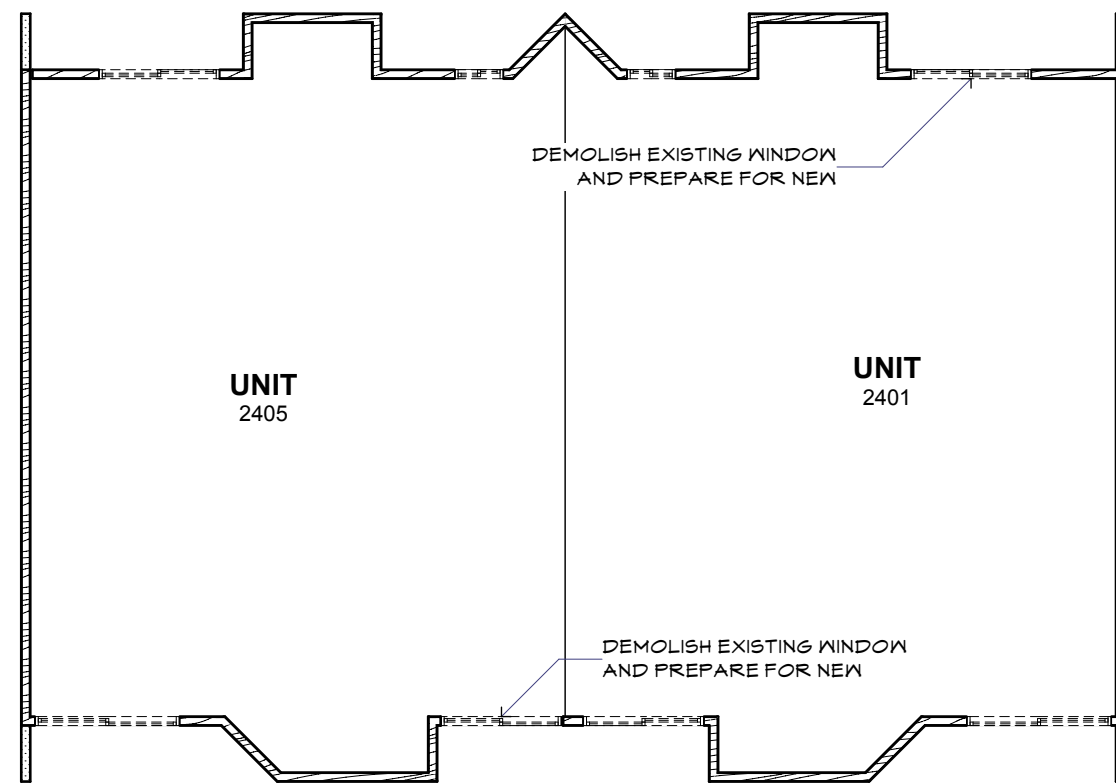
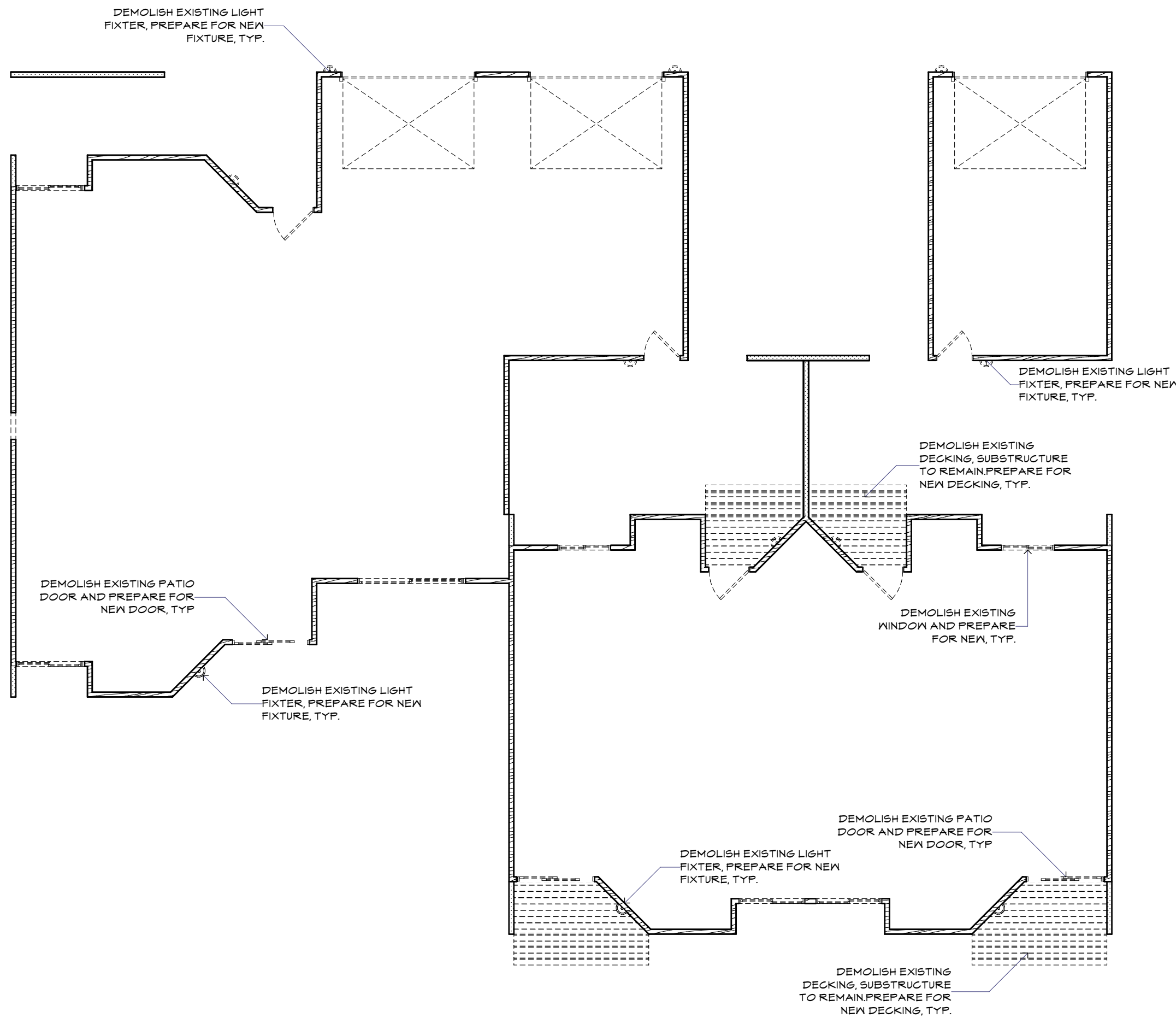
Second Floor Demolition Plan

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



DEMOLITION SYMBOLS

	EXISTING DOOR - TO REMAIN
	EXISTING WALL - TO REMAIN
	EXISTING DOOR - TO BE DEMOLISHED
	EXISTING WALL - TO BE DEMOLISHED



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Revisions

COMM. NO.: 240518

ARCHITECT: L D N

DATE: 7/8/24

DRAWN BY: CAD Technician Full Name

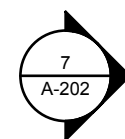
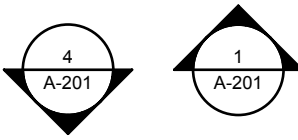
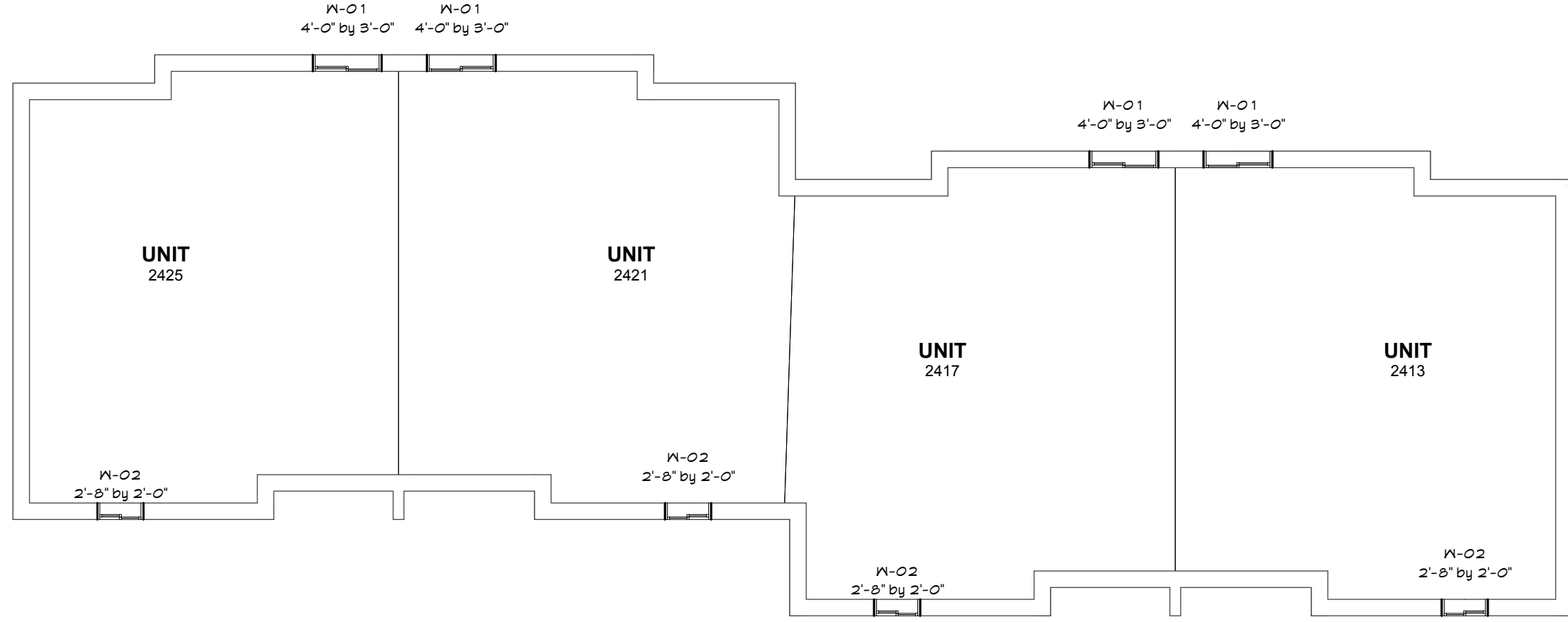
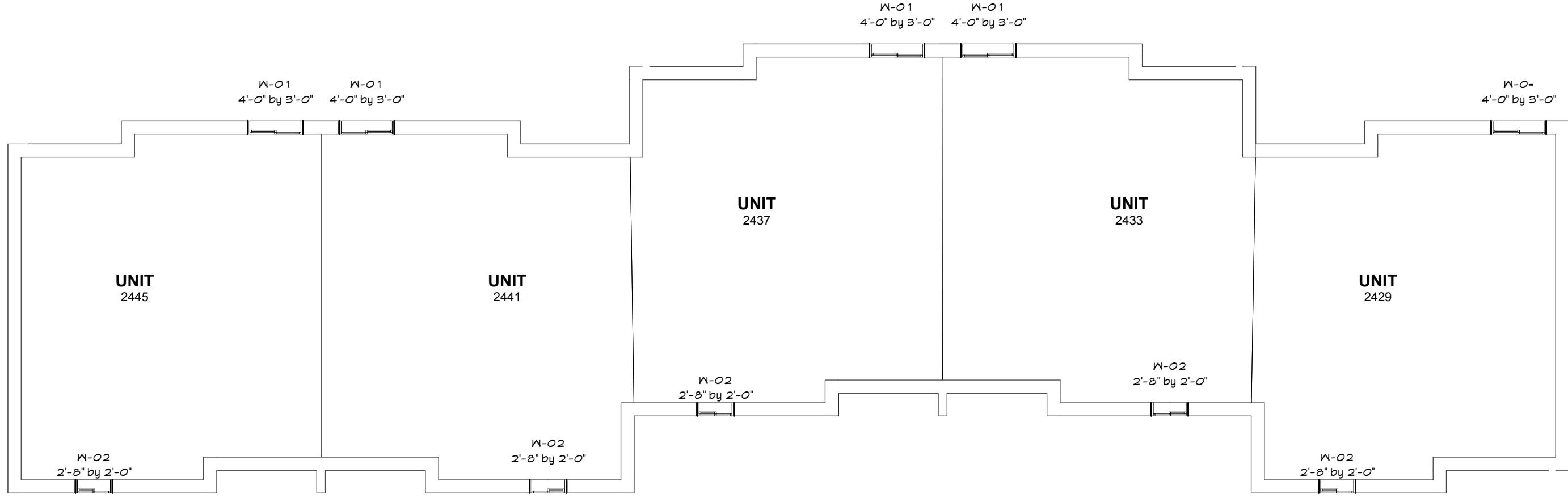
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Construction Documents

Demolition Plan

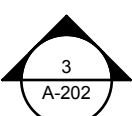
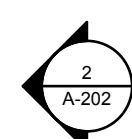
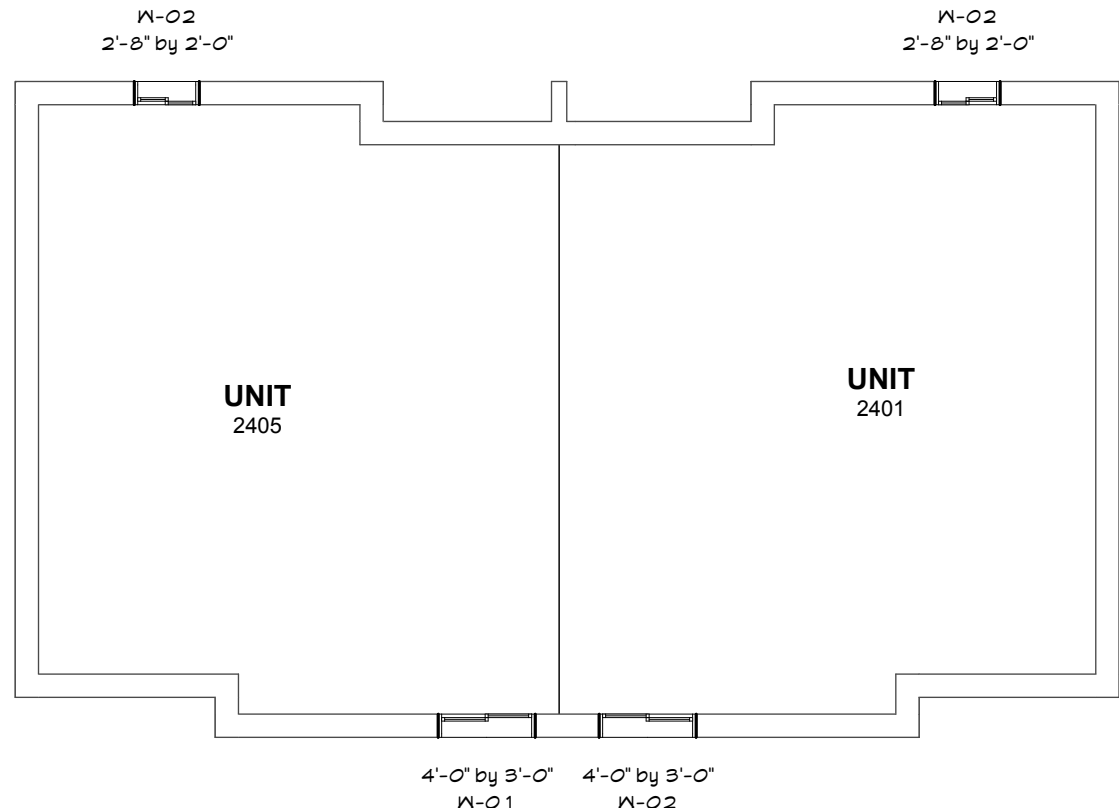
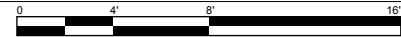
A-103



2
A-104

Basement Plan

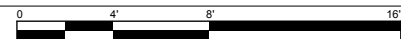
SCALE: 1/8" = 1'-0"



1
A-104

Basement Plan

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



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Revisions

COMM. NO.: 240518

ARCHITECT: L D N

DATE: 7/8/24

DRAWN BY: CAD Technician Full Name

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Construction Documents

Basement Floor Plan

A-104

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DRAWN BY: CAD Technician Full Name

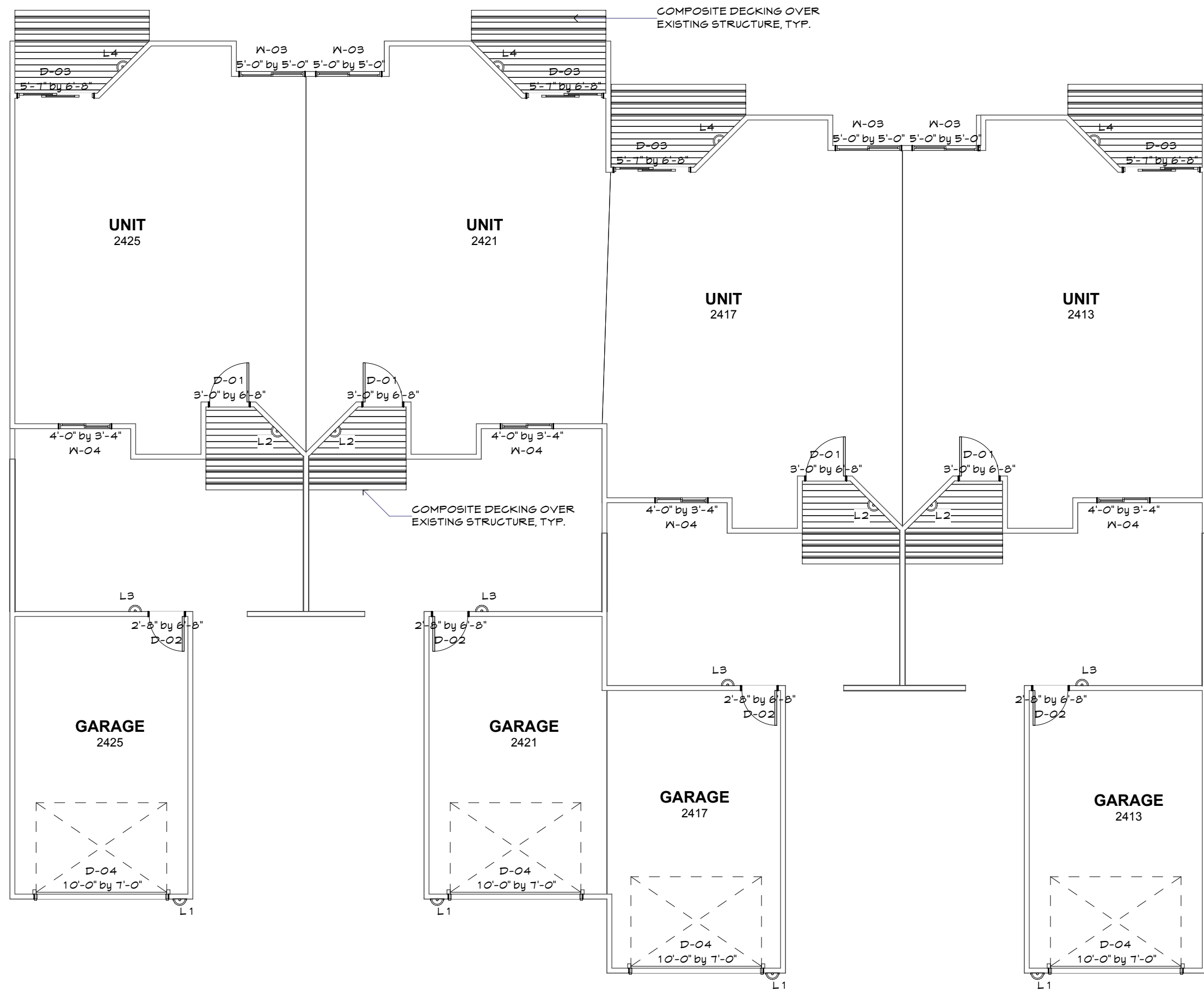
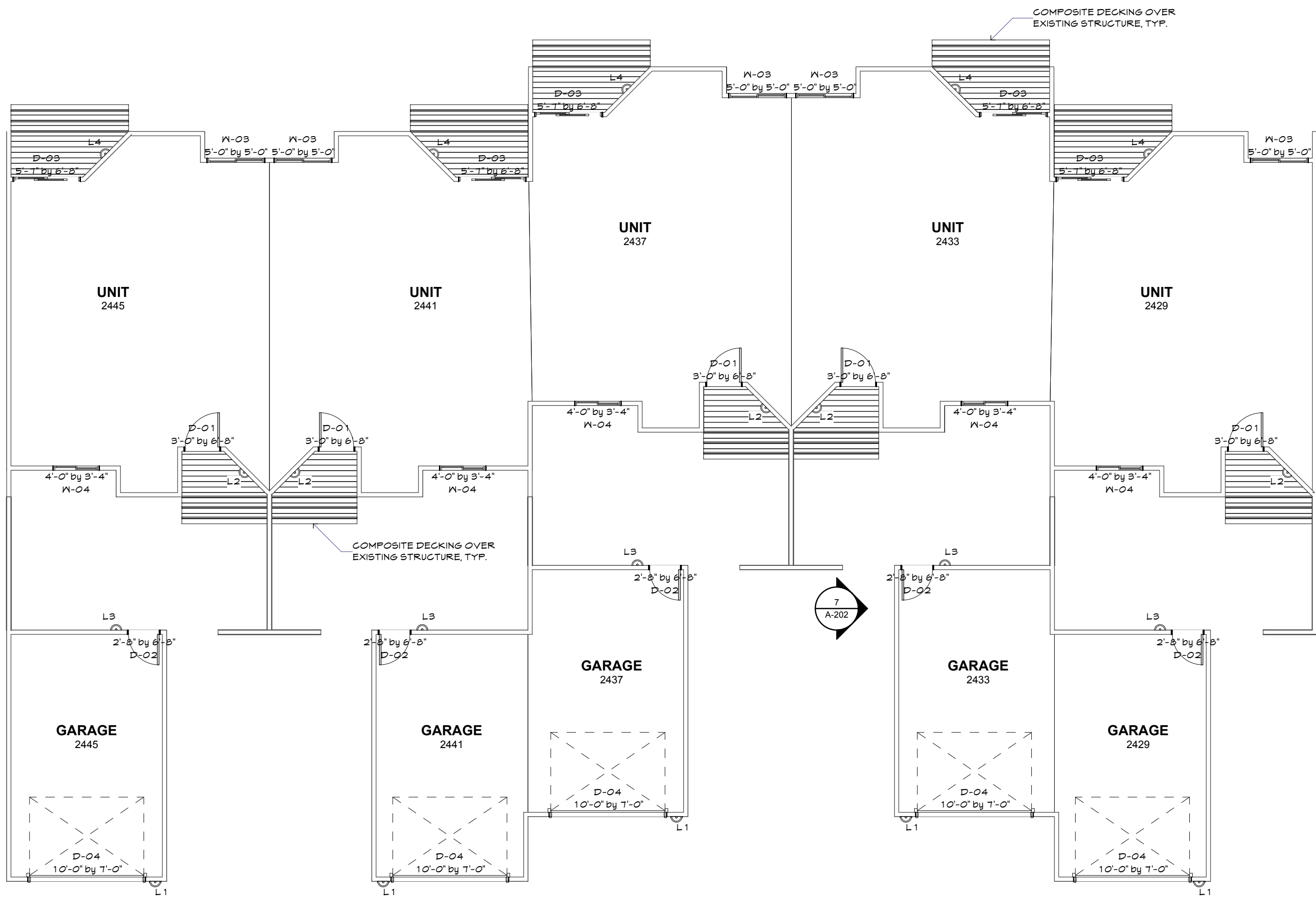
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Construction Documents

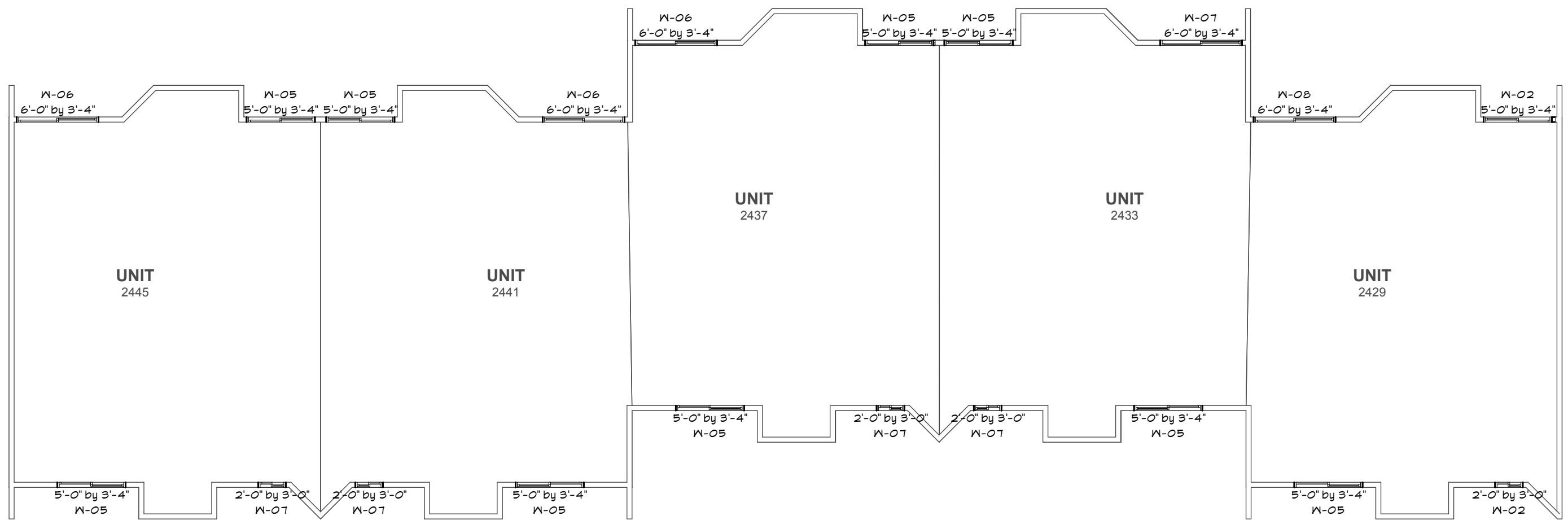
Floor Plans

A-105



First Floor Plan

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



Second Floor Plan

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

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DATE:	7/8/24

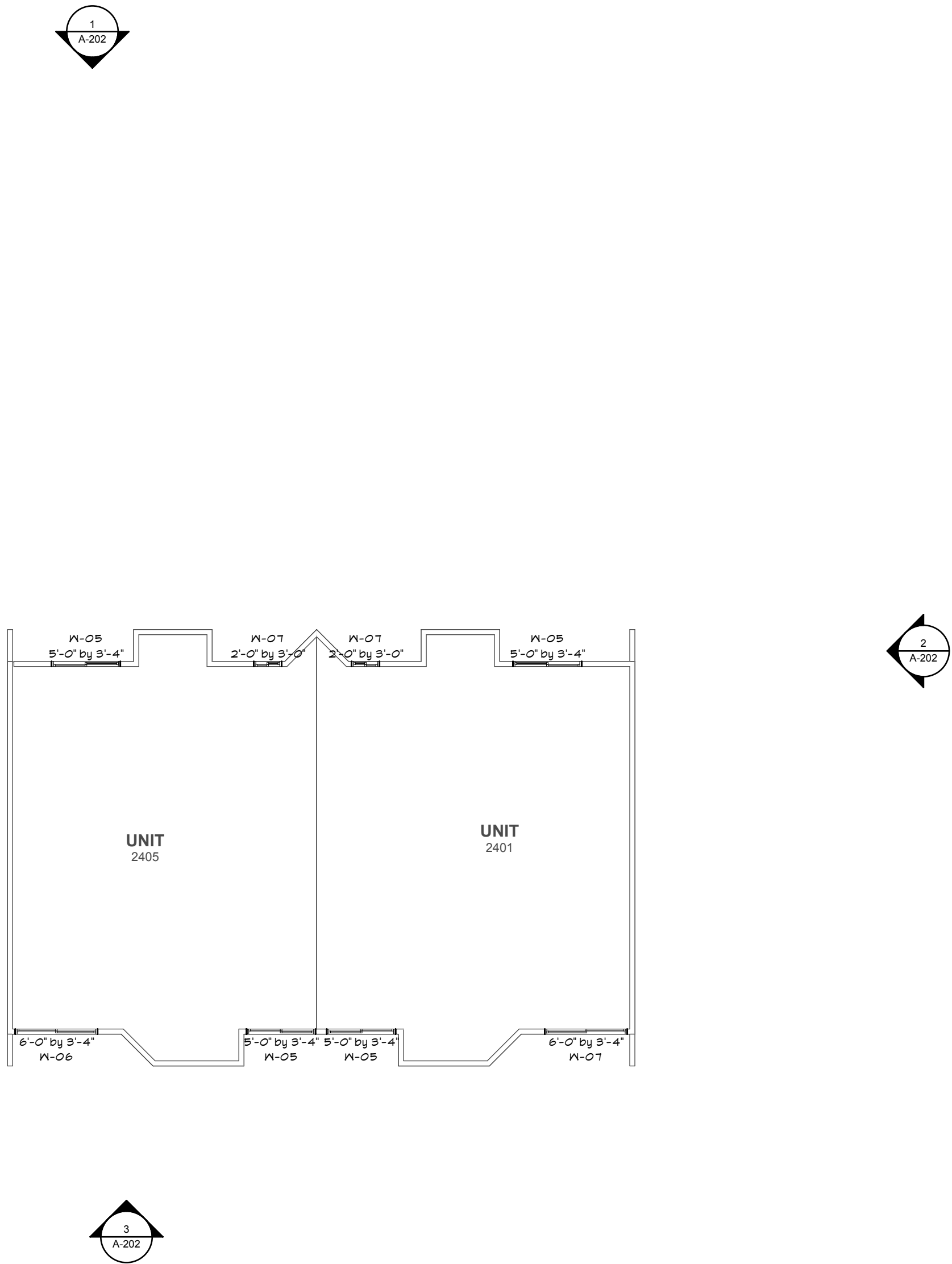
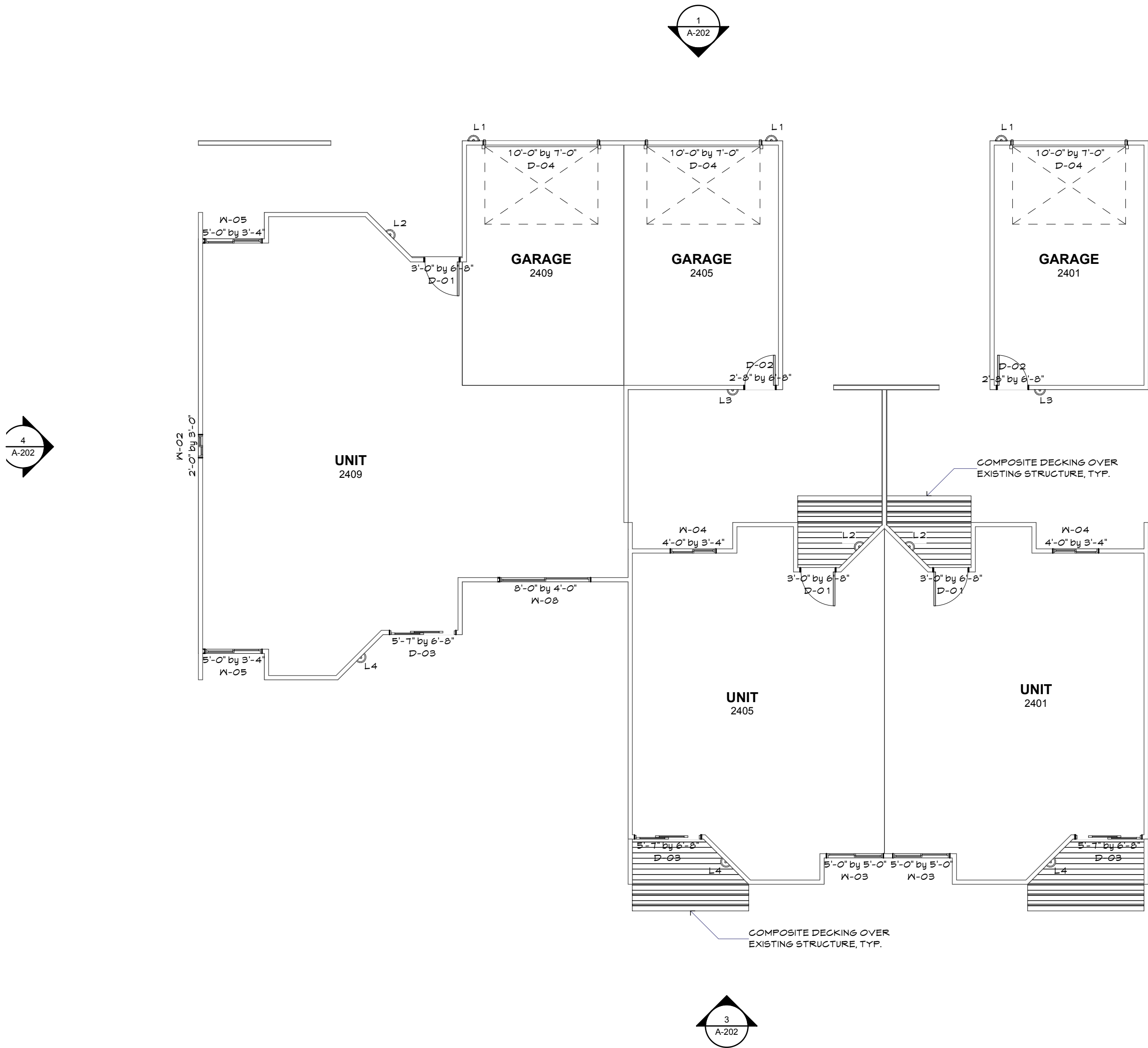
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Construction Documents

Floor Plans

A-106



First Floor Plan
SCALE: 1/8" = 1'-0"

Second Floor Plan
SCALE: 1/8" = 1'-0"

GENERAL NOTES

- THE CONTRACTOR AND ALL SUB-CONTRACTORS SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT THE SITE, AND SHALL NOTIFY THE ARCHITECT OF ANY DISCREPANCY. CROSS-CHECK DETAILS AND DIMENSIONS SHOWN ON THE ARCHITECTURAL DRAWINGS WITH RELATED REQUIREMENTS ON THE STRUCTURAL, MECHANICAL, CIVIL AND ELECTRICAL DRAWINGS.
- FLOOR AND WALL OPENINGS, SLEEVES, VARIATION IN THE STRUCTURAL SLAB ELEVATIONS, DEPRESSED AREAS AND ALL OTHER ARCHITECTURAL, MECHANICAL, ELECTRICAL AND CIVIL REQUIREMENTS MUST BE COORDINATED BEFORE THE CONTRACTOR PROCEEDS WITH CONSTRUCTION.
- IN ALL CASES WHERE A CONFLICT MAY OCCUR SUCH AS BETWEEN ITEMS COVERED BY SPECIFICATIONS AND NOTES ON THE DRAWINGS, OR BETWEEN GENERAL NOTES AND SPECIFIC DETAILS, THE ARCHITECT, AND/OR ENGINEER SHALL BE NOTIFIED AND HE WILL INTERPRET THE INTENT OF THE CONTRACT DOCUMENTS.
- DETAILS NOTED AS TYPICAL SHALL APPLY IN ALL CASES UNLESS SPECIFICALLY SHOWN OR NOTED OTHERWISE.
- WHERE NO SPECIFIC DETAIL IS SHOWN, THE FRAMING OR CONSTRUCTION SHALL BE IDENTICAL SIMILAR TO THAT INDICATED FOR LIKE CASES OF CONSTRUCTION ON THIS PROJECT.
- WORKMANSHIP AND MATERIALS SHALL CONFORM TO THE REQUIREMENTS OF THE CURRENT MINNESOTA STATE BUILDING CODE.
- IN NO CASE SHALL WORKING DIMENSIONS BE SCALED FROM PLANS, SECTIONS OR DETAILS ON THE DRAWINGS.
- THE PRECISE DIMENSIONS AND LOCATIONS OF ALL DOORS AND WINDOW OPENINGS SHALL BE DETERMINED FROM ARCHITECTURAL PLANS AND DETAILS, OTHER WALL AND FLOOR OPENINGS AS REQUIRED BY MECHANICAL, ELECTRICAL OR SIMILAR REQUIREMENTS SHALL BE VERIFIED FROM SHOP DRAWINGS, EQUIPMENT DATA, DIMENSIONS, ETC., AS REQUIRED.

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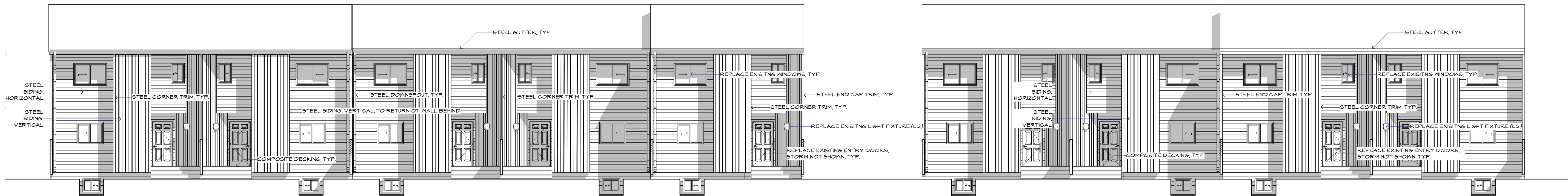
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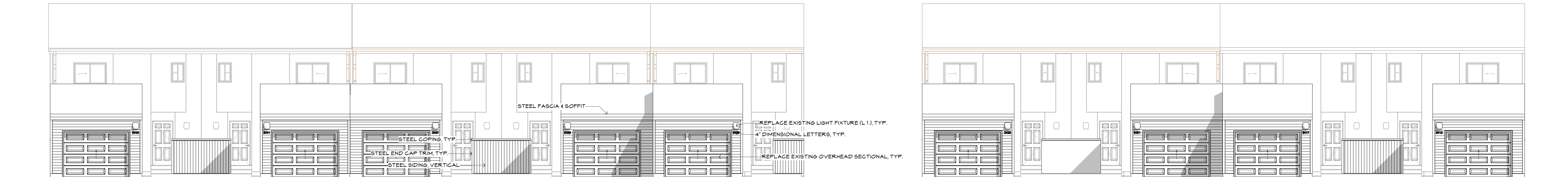
Exterior Elevations

A-201



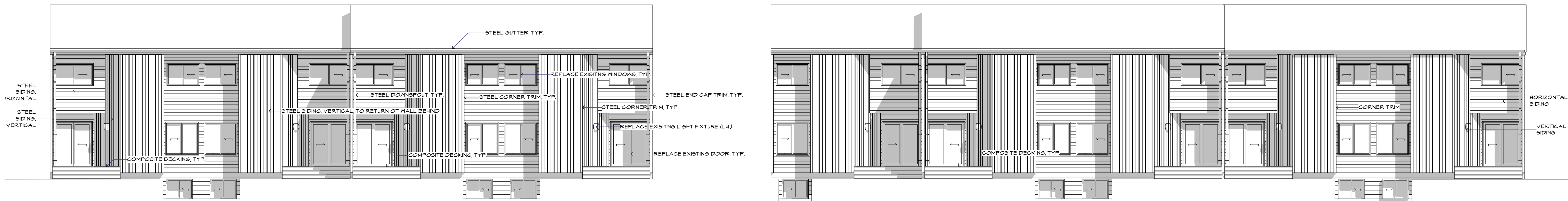
1 South Unit Elevation

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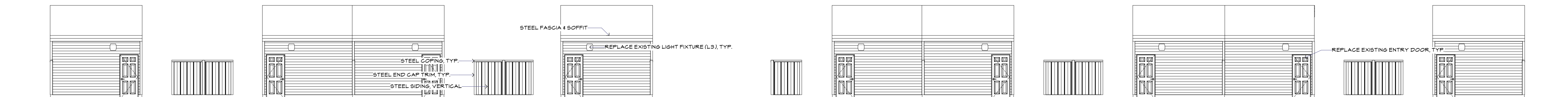
3 South Garage Elevation

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



2 North Elevation

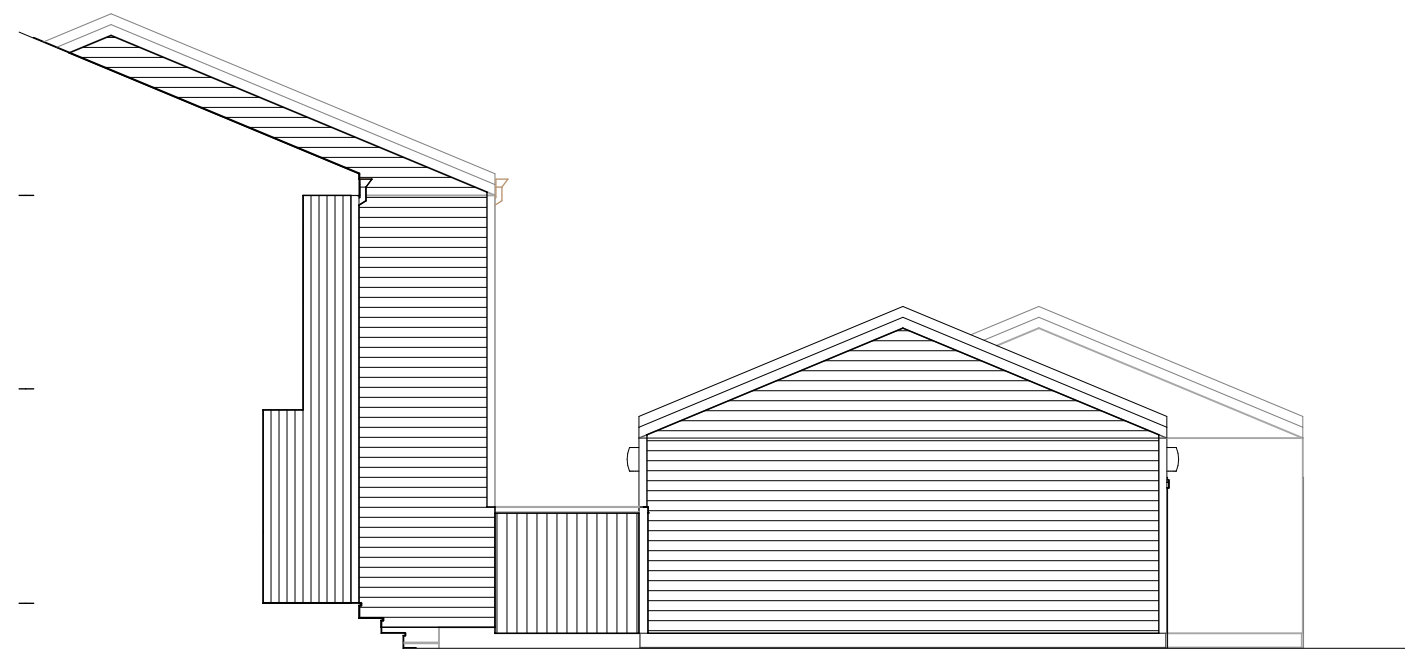
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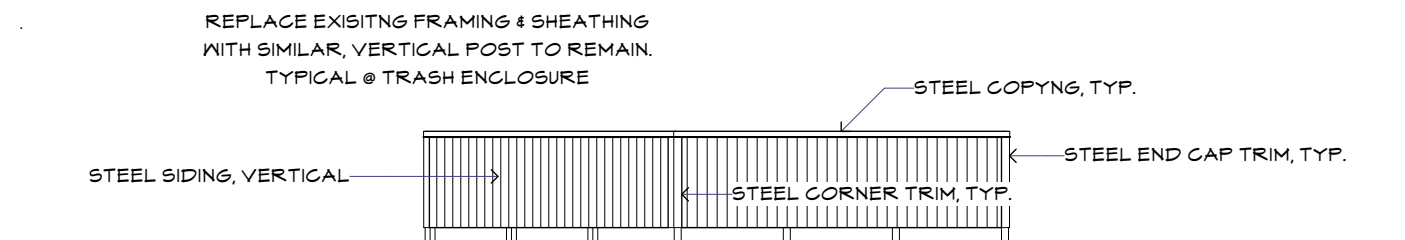
4 North Garage Elevations

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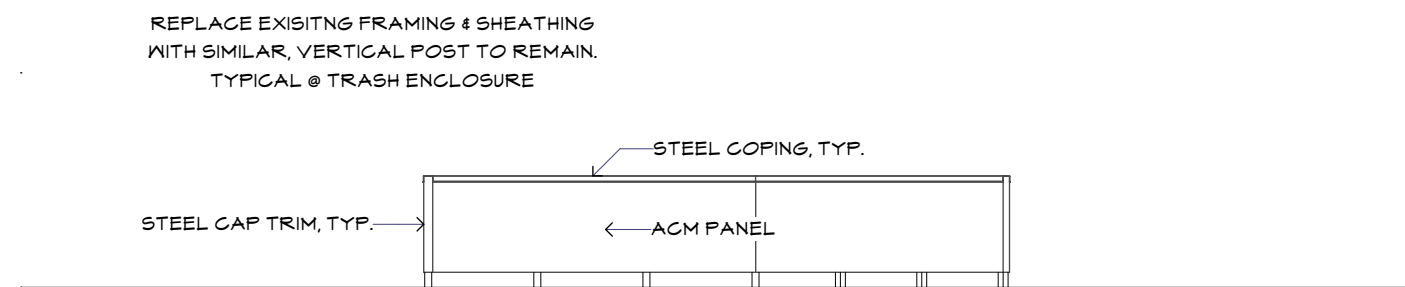
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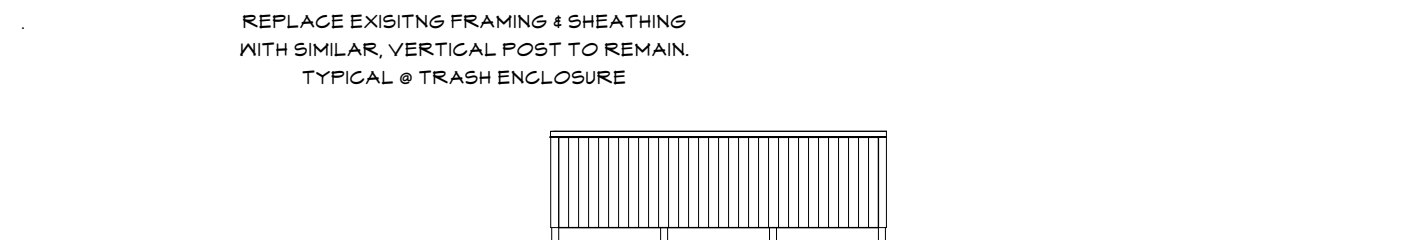
7
A-202
South Elevation
SCALE: 1/8" = 1'-0"



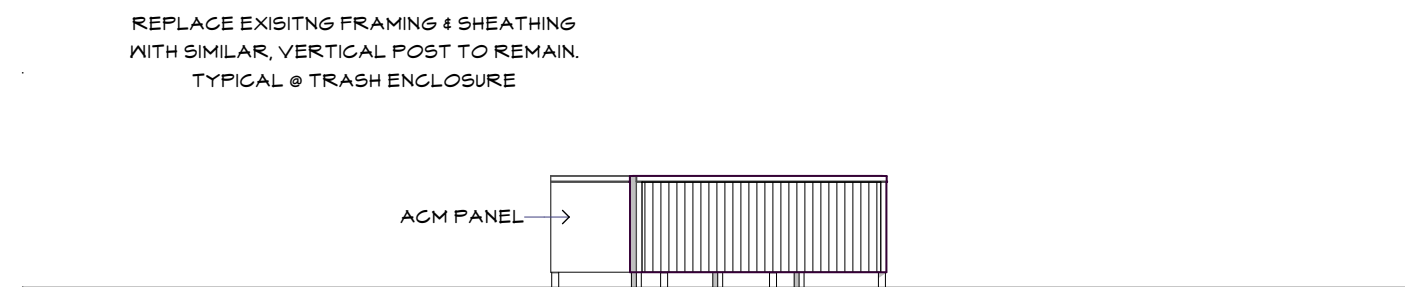
8
A-202
South Trash Enclosure Elevation
SCALE: 1/8" = 1'-0"



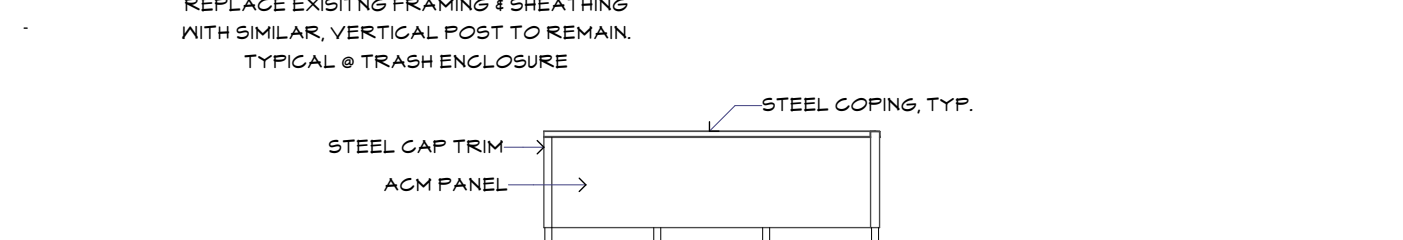
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A-202
North Trash Enclosure Elevation
SCALE: 1/8" = 1'-0"



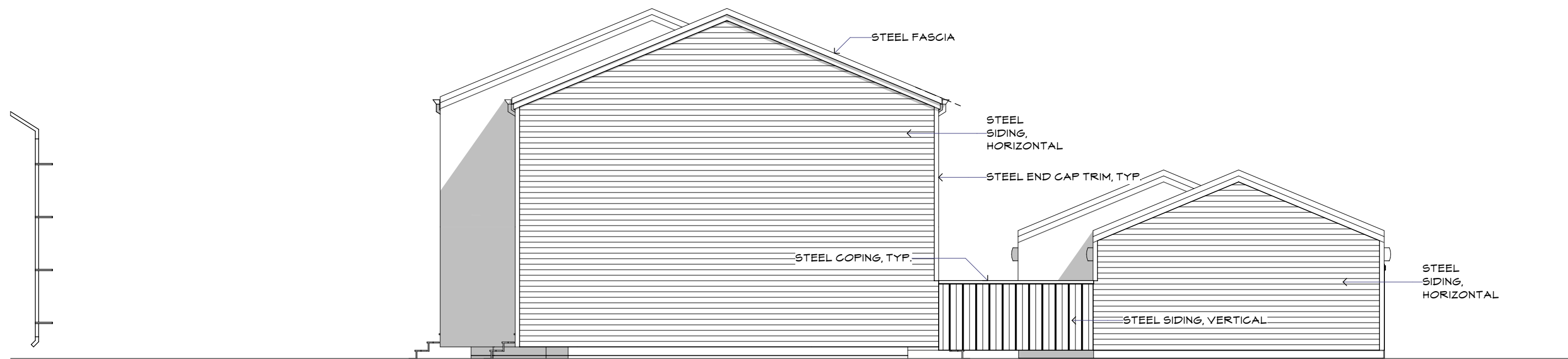
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A-202
East Trash Enclosure Elevation
SCALE: 1/8" = 1'-0"



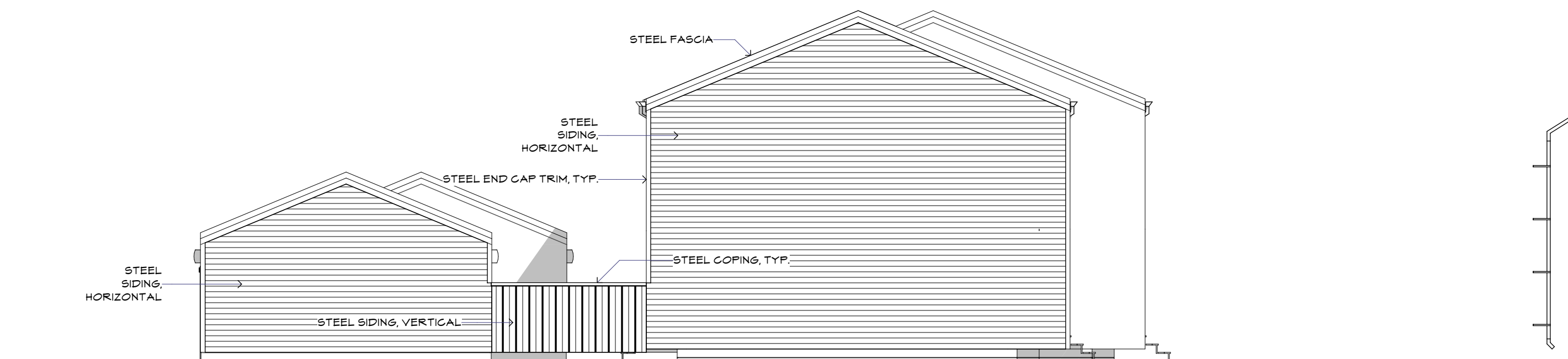
11
A-202
West Trash Enclosure Elevation
SCALE: 1/8" = 1'-0"



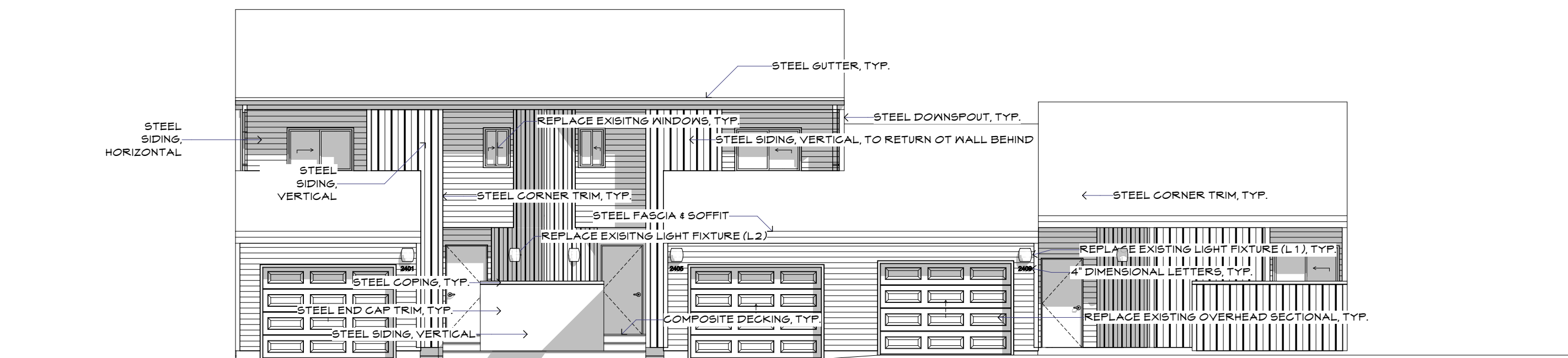
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A-202
Interior of East Elevation
SCALE: 1/8" = 1'-0"



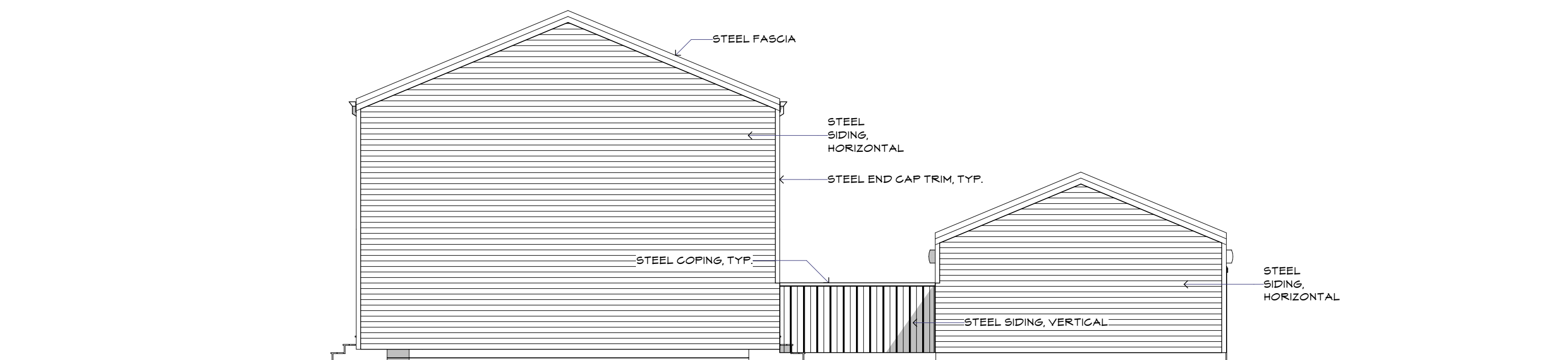
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A-202
West Elevation
SCALE: 1/8" = 1'-0"



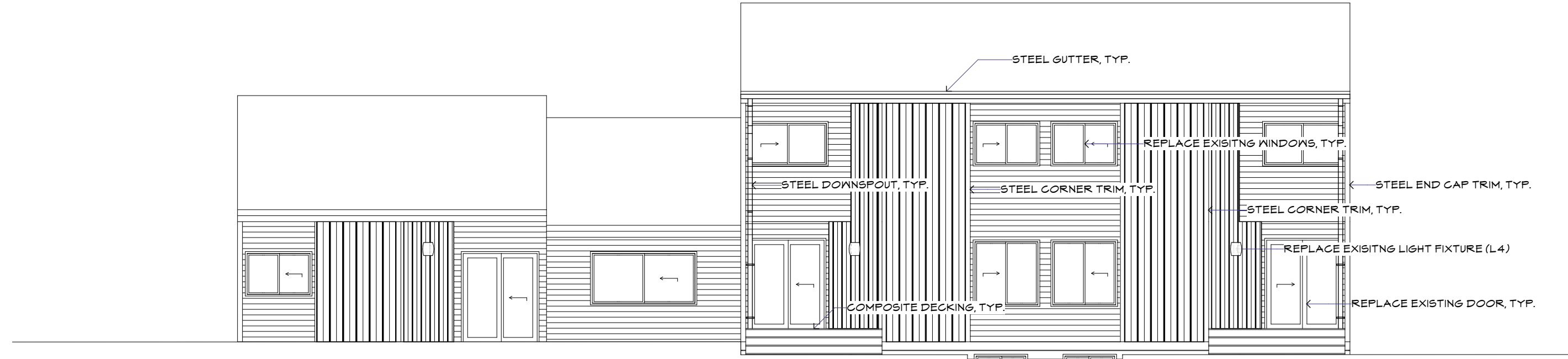
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A-202
East Elevation
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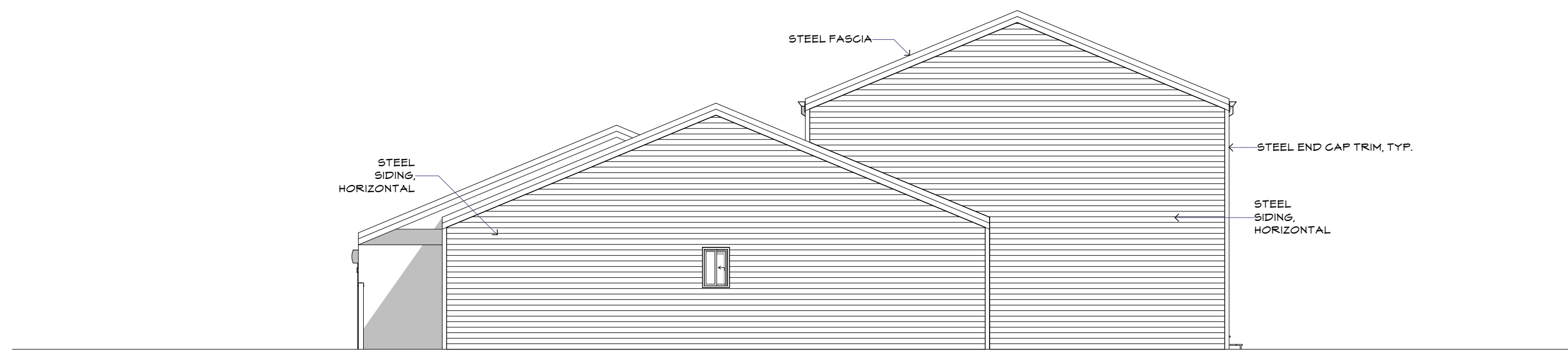
1
A-202
North H/C Elevation
SCALE: 1/8" = 1'-0"



2
A-202
North H/C Elevation
SCALE: 1/8" = 1'-0"

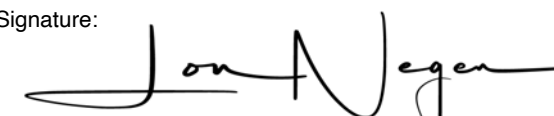


3
A-202
South H/C Elevation
SCALE: 1/8" = 1'-0"



4
A-202
West H/C Elevation
SCALE: 1/8" = 1'-0"

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Construction Documents

Exterior Elevations

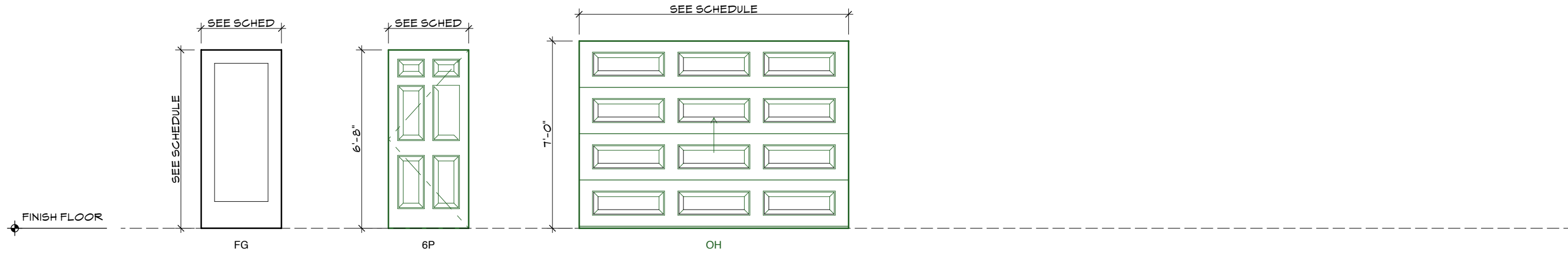
A-202

DOOR AND FRAME SCHEDULE

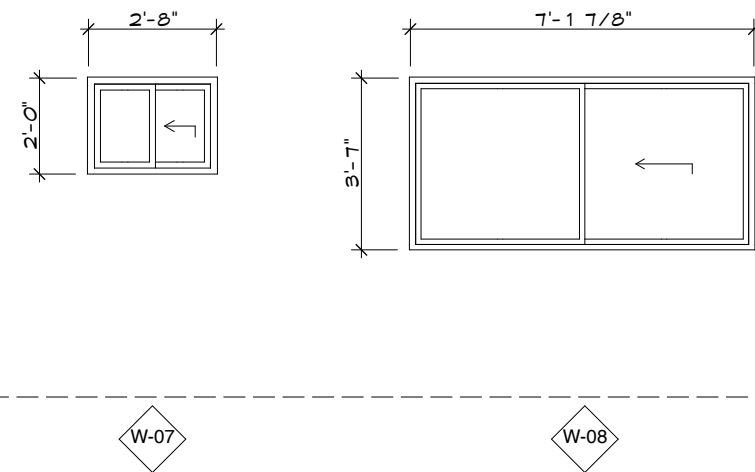
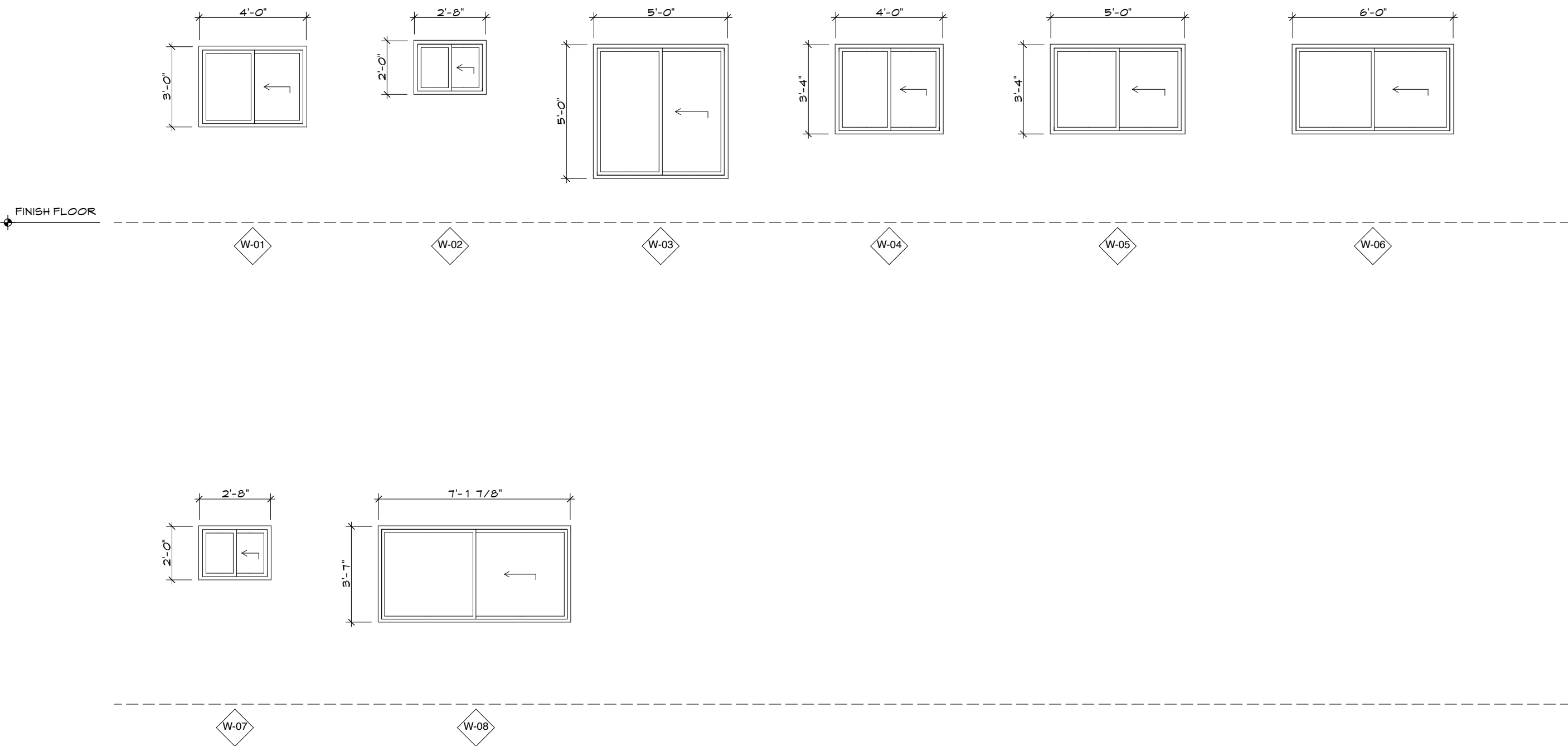
NUMBER	W	H	Leaf Thickness	DOOR			FRAME			DETAILS			FIRE RATING	HARDWARE GROUP	GLASS	REMARKS
				MAT.	TYPE	FIN.	MAT.	ELEV.	FIN.	HEAD	JAMB	SILL				
D-01	3'-0"	6'-8"	1 3/4"	STL		FF	KD		KD/STL							WITH STORM DOOR
D-02	2'-8"	6'-8"	1 3/4"	STL		FF	KD		KD/STL							
D-03	5'-1"	6'-8"	1 3/4"	VIN		FF	VIN		FF							
D-04	10'-0"	1'-0"	1 3/4"	STL		FF	---		---							

DOOR AND FRAME ABBREVIATIONS		DOOR HARDWARE GROUPS
AG	ALL GLASS	EXISTING LATCHSET AND DEADBOLTS ARE TO BE REINSTALLED ON NEW DOORS
ALUM	ALUMINUM	
ANOD	ANODIZED	
F	FLUSH	
FF	FACTORY FINISH	
FG	FULL GLASS	
HG	HALF GLASS	
HM	HOLLOW METAL	
INS	INSULATED	
NL	NARROW LITE	
OH	OVERHEAD	
PNT	PAINTED	
PLAM	PLASTIC LAMINATE	
RP	RAISED PANEL	
SV	STAIN AND VARNISH	
STL	STEEL	
V	VISION LITE	
KD	WOOD	

DOOR AND FRAME TYPES (PROVIDE SAFTEY GLAZING AS REQUIRED PER IBC 2406)



WINDOW TYPES (PROVIDE SAFTEY GLAZING AS REQUIRED PER IBC 2406)



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Consultant

Certification
 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.
 Print Name: Lon Negen
 Signature:
 Date: 7/8/24 License No: 41402

St. Cloud
 HRA
 Northway
 Townhome
 "B" Exterior
 Renovation
 2401-2445 15th St. N.
 St. Cloud, MN 56303

Revisions

COMM. NO.:	240518
ARCHITECT:	L D N
DATE:	7/8/24
DRAWN BY:	CAD Technician Full Name
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Construction Documents

Door & Window
 Schedules

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