

# CUBBY PARK

P.O. BOX 218  
201 E. MAIN ST.  
WEST BRANCH, IOWA 52358

CITY OF WEST BRANCH  
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West Branch, IA 52358  
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319-643-2782

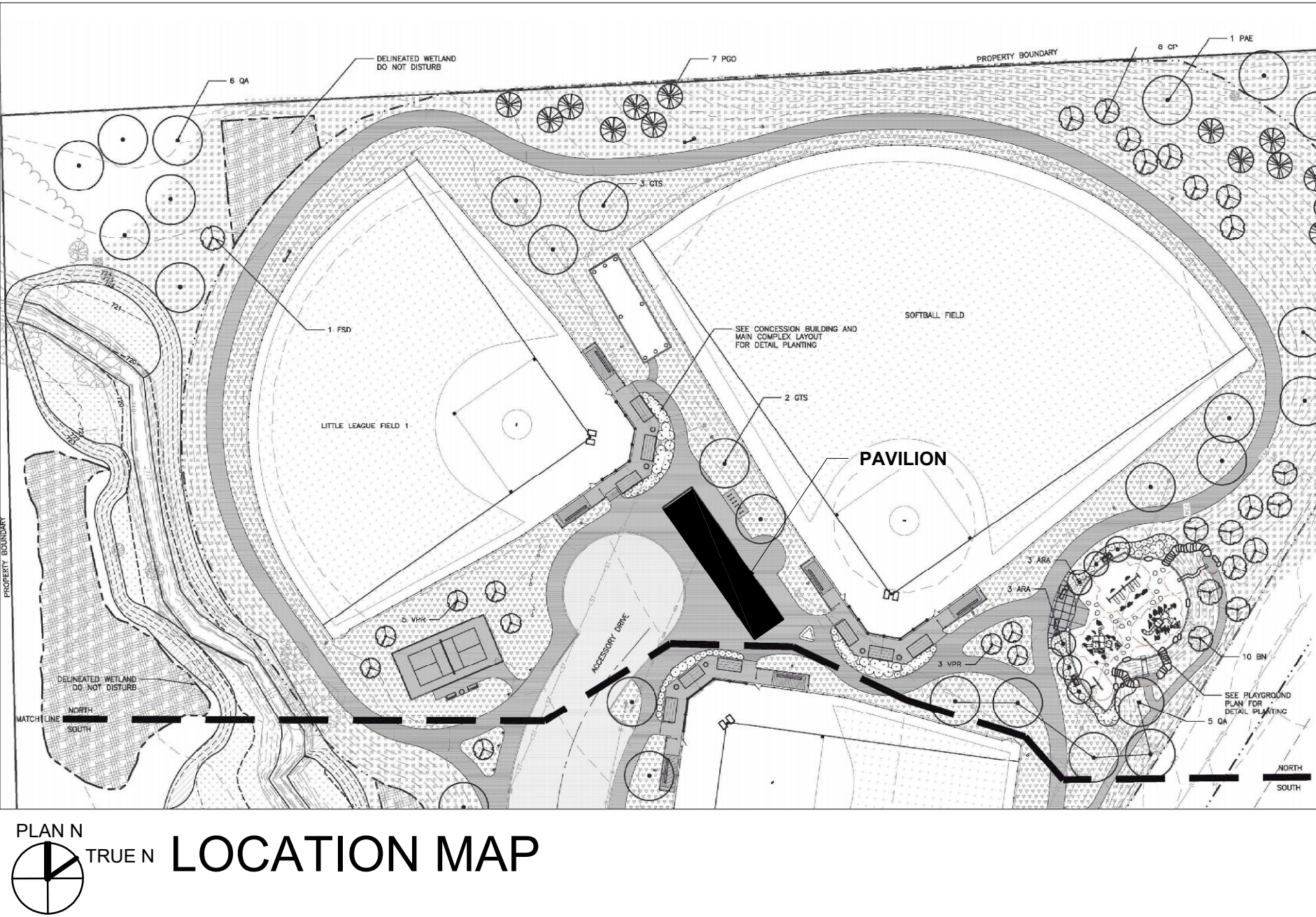
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DRAWING SHEET INDEX	
SHEET NUMBER	SHEET NAME
3-ARCHITECTURAL	
A000	COVER SHEET
A100	1ST FLOOR PLAN
A102	REFLECTED CEILING PLAN
A200	SCHEDULES
A400	EXTERIOR ELEVATIONS
A401	EXTERIOR ELEVATIONS
A500	INTERIOR ELEVATIONS
A600	SECTIONS
L100	LANDSCAPE PLAN
4-STRUCTURAL	
S100	FOUNDATION PLAN
S101	ROOF FRAMING PLAN
5-MECHANICAL	
M100	MECHANICAL PLAN
P100	PLUMBING PLAN
6-ELECTRICAL	
E100	ELECTRICAL PLAN



<b>BUILDING CODES</b>	
2015 INTERNATIONAL BUILDING CODE	
2015 INTERNATIONAL EXISTING BUILDING CODE	
2009 INTERNATIONAL FIRE CODE	
2014 NATIONAL ELECTRIC CODE	
2015 INTERNATIONAL MECHANICAL CODE	
2015 UNIFORM PLUMBING CODE	
2012 INTERNATIONAL ENERGY CONSERVATION CODE	
2010 ADA STANDARDS	
<b>CHAPTER 3 - USE AND OCCUPANCY</b>	
BUILDING OCCUPANCY TYPE:	(A-2)
<b>CHAPTER 5 - GENERAL BUILDING HEIGHTS AND AREAS</b>	
<b>TABLE 504.3 - ALLOWABLE BUILDING HEIGHT</b>	
ALLOWABLE BUILDING HEIGHT:	(40 FT)
PROPOSED BUILDING HEIGHT:	(19' - 3/8")
<b>TABLE 504.4 - ALLOABLE NUMBER OF STORIES</b>	
ALLOWABLE NUMBER OF STORIES:	(1)
PROPOSED NUMBER OF STORIES:	(1)
<b>SECTION 505.2.1 - AREA LIMITATIONS</b>	
MEZZANINES	(NA)
<b>SECTION 505.3 - EQUIPMENT PLATFORMS</b>	
AREA	(NA)
<b>TABLE 506.2 - ALLOWABLE AREA FACTOR IN S.F.</b>	
PROPOSED ADDITION/NEW BUILDING	
CONSTRUCTION TYPE:	(V-B)
ALLOWABLE BUILDING AREA/FLOOR:	(6,000 S.F.)
<b>SECTION 506 - BUILDING AND AREA MODIFICATIONS</b>	
FRONTAGE INCREASE	(.75) [I = .25 * W/30]
SPRINKLER INCREASE	(NA)
<b>TOTAL BUILDING</b>	
PROPOSED AREA (MAIN FLOOR)	( )
PROPOSED AREA (OTHER FLOOR)	(NA)
<b>TOTAL ALLOWABLE BUILDING AREA</b>	
	(10,500 S.F.)
<b>SECTION 507 - UNLIMITED AREA BUILDINGS</b>	
<b>TABLE 508.2.5 - INCIDENTAL ACCESSORY OCCUPANCIES</b>	
	(NA)
<b>TABLE 508.4 - REQUIRED SEPARATION OF OCCUPANCIES</b>	
	(NA)
<b>CHAPTER 6 - TYPES OF CONSTRUCTION</b>	
<b>TABLE 601 - FIRE RESISTANCE RATINGS FOR BUILDING ELEMENTS</b>	
PRIMARY STRUCTURAL FRAME	(0)
EXTERIOR BEARING WALLS	(0)
INTERIOR BEARING WALLS	(0)
NONBEARING WALLS	(0)
FLOORS	(0)
ROOFS	(0)
<b>CHAPTER 9 - FIRE PROTECTION SYSTEMS</b>	
<b>SECTION 903 - SPRINKER SYSTEM REQUIRED</b>	
	(NA)
<b>SECTION 907 - FIRE ALARM AND DETECTION SYSTEM</b>	
	(NA)
<b>CHAPTER 10 - MEANS OF EGRESS</b>	
<b>SEE CALCULATED OCCUPANCY LOAD OF PROJECT</b>	
<b>TABLE 1017.2 - EXIT ACCESS TRAVEL DISTANCE</b>	
	(200 FT)
<b>TABLE 1021.1 - MIN. NUMBER OF EXITS</b>	

GENERAL NOTES:

1. ALL WORK ON THIS PROJECT IS TO BE BUILT IN COMPLIANCE WITH ALL STATE, FEDERAL, AND LOCAL BUILDING CODES. CONTRACTOR SHALL BRING TO ARCHITECT'S ATTENTION ALL ITEMS REQUIRING INTERPRETATION.
2. ALL CONTRACTORS ON THIS PROJECT MUST BE REGISTERED WITH THE STATE OF IOWA. GENERAL CONTRACTORS SHALL OBTAIN A COPY OF THE STATE REGISTRATION AND INSURANCE CERTIFICATES FROM EACH CONTRACTOR AND TRANSMIT TO ARCHITECT PRIOR TO START OF CONSTRUCTION.
3. HAZARDOUS MATERIALS: THE OWNER AT THIS TIME HAS NO KNOWLEDGE OF ASBESTOS OR ANY OTHER HAZARDOUS MATERIAL WITHIN OR ADJACENT TO THE EXISTING BUILDINGS. SHOULD THE CONTRACTOR OR ANY SUBCONTRACTOR ENCOUNTER MATERIAL WHICH THEY SUSPECT TO CONTAIN OR BE CONTAMINATED WITH ASBESTOS OR OTHER HAZARDOUS MATERIAL IN HAZARDOUS FORM, THEY SHOULD IMMEDIATELY CEASE ALL OPERATIONS IN THE AREA OF THE SUSPECTED MATERIAL AND NOTIFY THE OWNER AND CONFIRM THE NOTIFICATION IN WRITING ONCE NOTIFIED, THE OWNER SHALL BE RESPONSIBLE FOR TESTING AND REMOVAL AS NEEDED.

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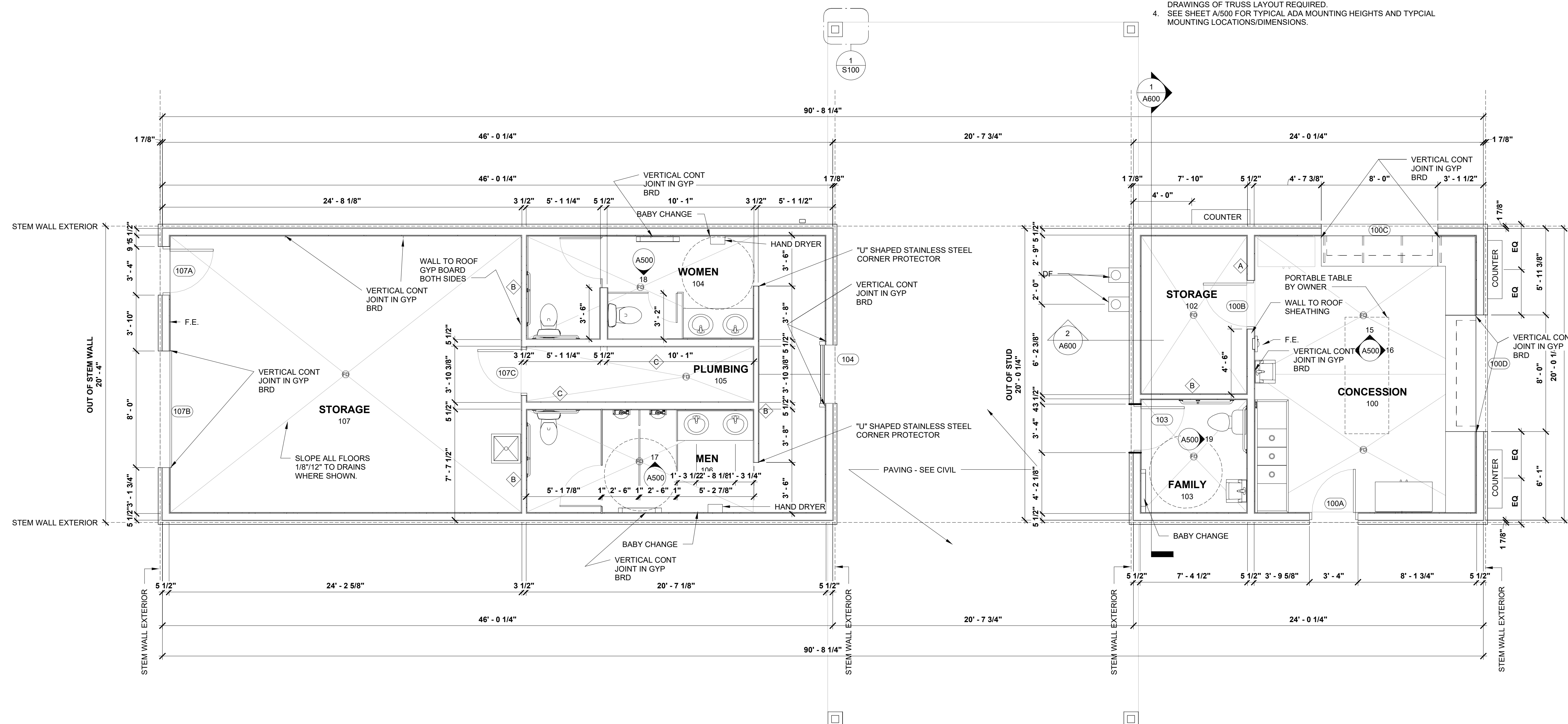
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- WOOD FRAMING NOTES:**
1. ALL STRUCTURAL FRAMING LUMBER SHALL BE CLEARLY MARKED AN OF QUALITY TO MEET THE FOLLOWING MINIMUM GRADE REQUIREMENTS:
    - A. EXTERIOR/INTERIOR BEARING WALL STUDS. PLATES:
      - \* 2X6'S SPRUCE-PINE-FIR (SPF) NO. 2 GRADE UNDER NLGA GRADE REQUIREMENTS.
    - B. HEADERS, 2X ROOF FRAMING, & BEAMS:
      - \* DOUGLAS FIR-LARCH (DFL) NO. 2 GRADE UNDER WCUB OR WPPA GRADING REQUIREMENTS.
    - C. TREATED LUMBER:
      - \* SOUTHERN PINE NO. 2 GRADE UNDER SPIB GRADING.
    - D. EXTERIOR WALL SHEATHING:
      - \* 15/32" APA RATED SHEATHING, 32/16 8D NAILS AT 4" O.C. AT PANEL EDGES, 8D NAILS AT 12" O.C. AT INTERMEDIATE SUPPORTS, BLOCKING REQUIRED AT HORIZONTAL SUPPORTS.
  2. ALL WOOD IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED PRESERVATIVE LUMBER. ALL STEEL NAILS, BOLTS, AND CONNECTORS IN CONTACT WITH LUMBER SHALL BE GALVANIZED TO G185 THICKNESS SPECIFICATIONS OR STAINLESS STEEL.
  3. ALL NAILING OF LUMBER SHALL BE IBC TABLE 2304.0.1 FASTENING SCHEDULE, EXCEPT AS OTHERWISE INDICATED.
  4. ATTACH MULTIPLE STUDS TOGETHER W/ (2) ROWS OF 18D NAILS AT 12" O.C. (STAGGERED, UNLESS OTHERWISE NOTED).
  5. PROVIDE FULL DEPTH 2X BLOCKING BETWEEN STUDS AT MID-HEIGHT OF STUD AT WALLS TO RECEIVE SHEATHING ON ONE FACE ONLY.
  6. LUMBERATED STRAND LUMBER (LSL) RIM BOARDS AND BLOCKING SHALL BE "1.3E TIMERSTRAND LSL" AS MANUFACTURED BY "TRUS JOIST" OR APPROVED EQUAL.
  7. PROVIDE METAL JOIST HANGERS BETWEEN ALL ROOF TRUSSES & BEAMS. WHERE TRUSSES FRAMING INTO SIDE OF BEAM. HANGERS TO BE ADJUSTABLE ANGLE TYPE. PROVIDE HOLD DOWN CLIPS BETWEEN ALL ROOF TRUSSES AND ROOF BEAMS WHERE ROOF TRUSSES BEAR ON BEVELED PLATES ON ROOF BEAMS. ANCHOR SHALL CONNECT TRUSSES TO BEAM.
  8. ROOF TRUSSES SHALL BE DESIGNED AND MANUFACTURED BY THE SUPPLIER FOR THE LOADS SHOWN ON THE PLANS AND THE STRUCTURAL NOTES OR REQUIRED BY LOCAL CODES OR CONDITIONS. THE SHOP DRAWINGS SHALL BE CERTIFIED BY A STRUCTURAL ENGINEER REGISTERED IN THE STATE OF IOWA.
  9. ROOF TRUSSES SHALL BE DESIGNED AND MANUFACTURED BY THE SUPPLIER FOR THE LOADS SHOWN ON THE PLANS AND THE STRUCTURAL NOTES. THE SHOP DRAWINGS SHALL BE CERTIFIED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF IOWA.

- FLOOR PLAN NOTES:**
1. ALL DIMENSIONS ARE FROM OUTSIDE OF FRAMING UNLESS INDICATED OTHERWISE.
  2. CONSULT ARCHITECT IF EXISTING CONDITIONS FOUND ARE TO BE DIFFERENT THAN INDICATED IN THESE CONSTRUCTION DOCUMENTS.
  3. DO NOT MODIFY ANY TRUSSES WITHOUT THE EXPRESSED WRITTEN CONSENT OF THE ENGINEER WHO PROVIDED THE ORIGINAL TRUSS DESIGN. SHOP DRAWINGS OF TRUSS LAYOUT REQUIRED.
  4. SEE DETAIL A-600 FOR TYPICAL ADA MOUNTING HEIGHTS AND TYPICAL MOUNTING LOCATIONS/DIMENSIONS.



PLAN N  
TRUE N  
MAIN FLOOR PLAN  
1/4" = 1'-0"

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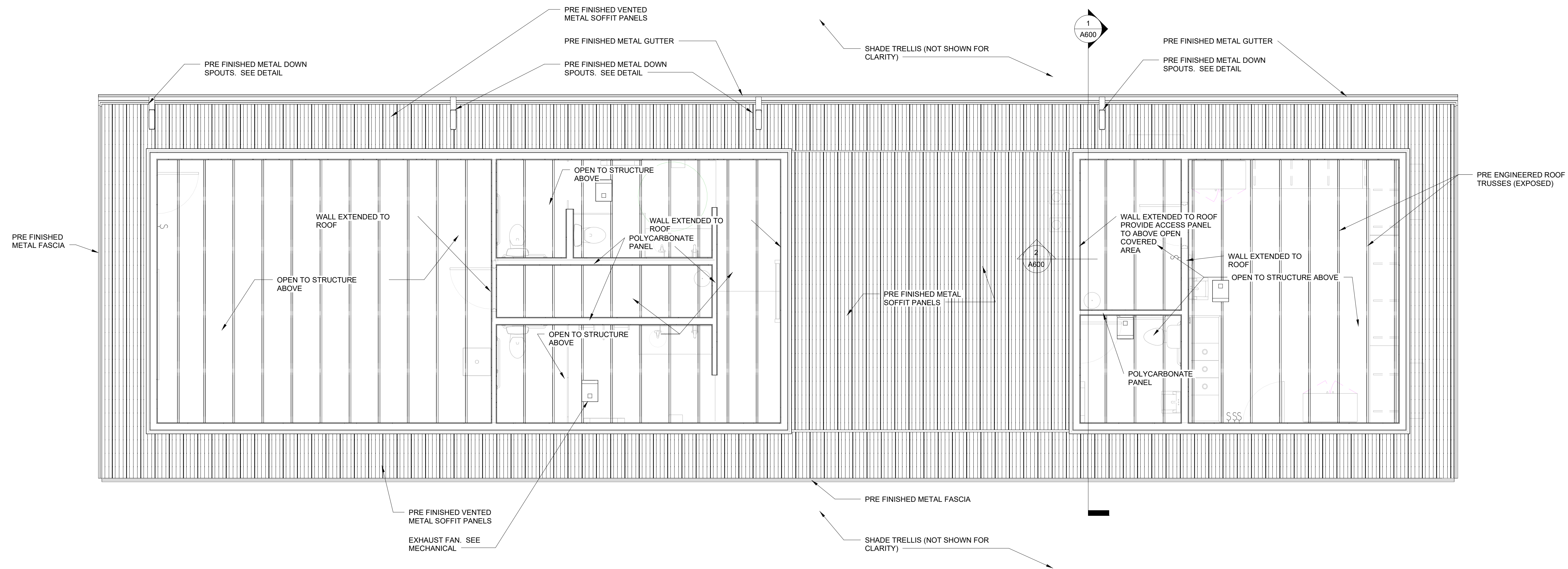
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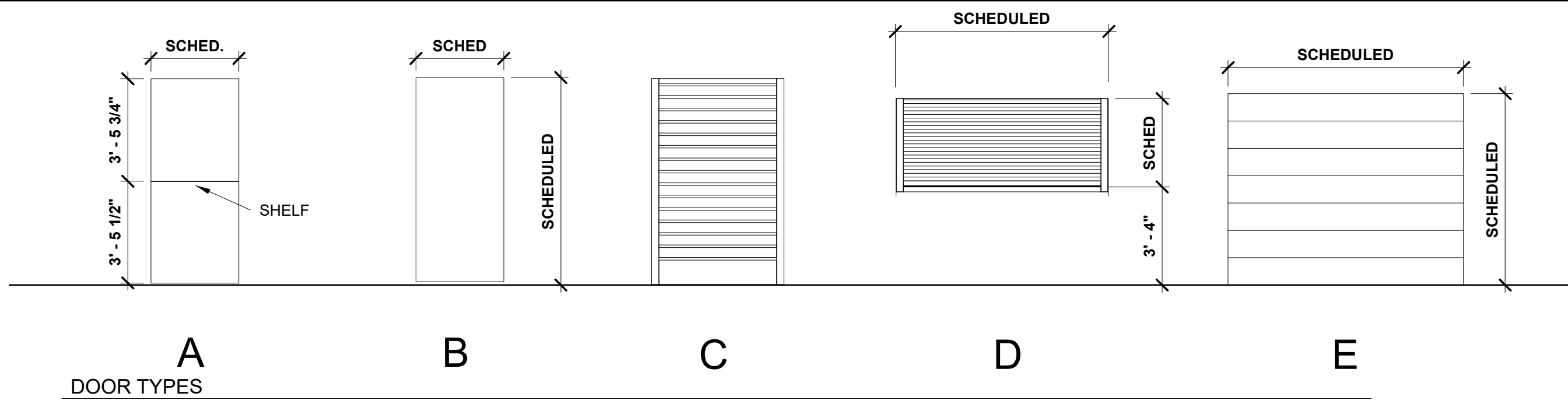
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DOOR AND FRAME SCHEDULE														
DOOR NO.	DOOR						FRAME						FIRE LABEL	NOTES
	WIDTH	HEIGHT	THICK	DOOR MAT.	DOOR TYPE	GLASS TYPE	FRAME MAT.	FRAME TYPE	GLASS	DETAILS				
										HEAD	JAMB	SILL		
100A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	A	--	HOLLOW METAL	I	--	3/A200	2/A200	1/A200	None (Not Rated)	DUTCH DOOR
100B	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	B	--	HOLLOW METAL	I	--	5/A200	4/A200	--	None (Not Rated)	
100C	8' - 0"	4' - 8"		ALUMINUM	D	--	ALUMINUM	III	--	7/A200	8/A200	6/A200	None (Not Rated)	INSECT SCREEN
100D	8' - 0"	4' - 8"		ALUMINUM	D	--	ALUMINUM	III	--	7/A200	8/A200	6/A200	None (Not Rated)	
103	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	B	--	HOLLOW METAL	I	--	3/A200	2/A200	1/A200	None (Not Rated)	
104	4' - 0"	7' - 0"	1/2"	STEEL	C	--	STEEL	II	--	12/A200	11/A200	1/A200 (SIM)	None (Not Rated)	
107A	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	B	--	HOLLOW METAL	I	--	3/A200	2/A200	1/A200	None (Not Rated)	
107B	8' - 0"	7' - 0"	1 1/2"	STEEL	C	--		III	--	9/A200	10/A200	9/A200	None (Not Rated)	
107C	3' - 0"	7' - 0"	1 3/4"	HOLLOW METAL	B	--	HOLLOW METAL	I	--	5/A200	4/A200	--	None (Not Rated)	



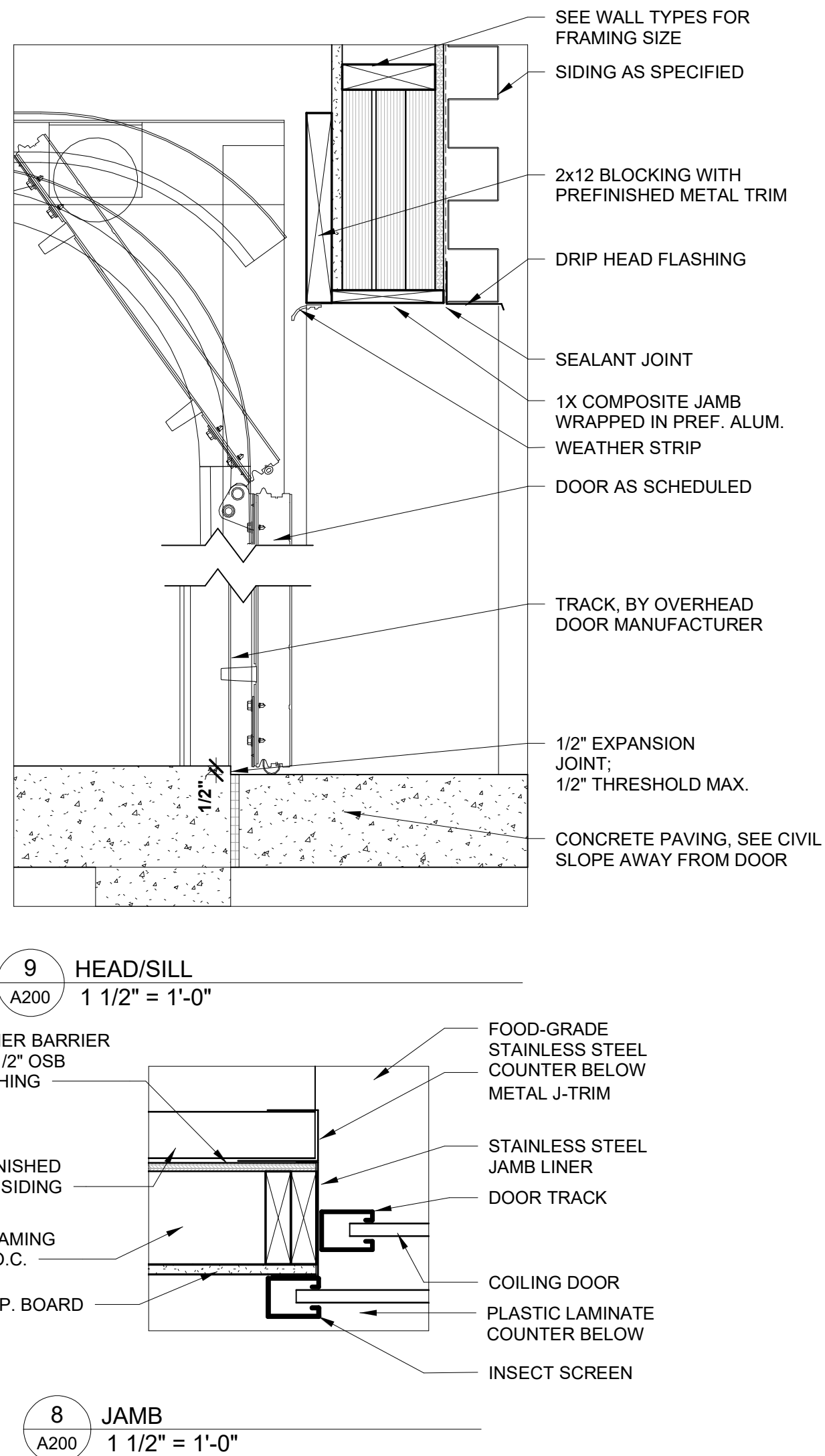
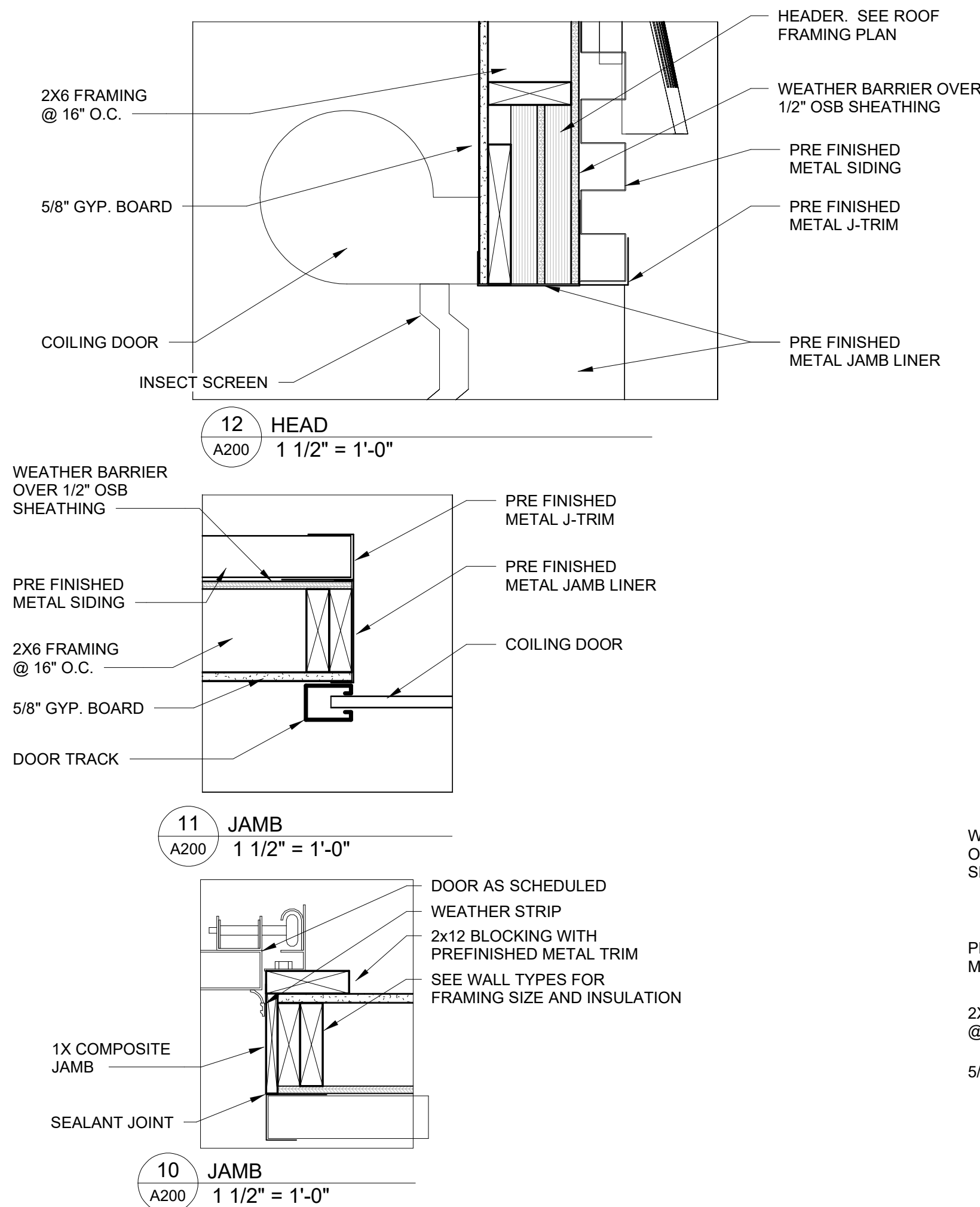
DOOR TYPES  
1/4" = 1'-0"

DOOR HARDWARE SCHEDULE:

100A - THRESHOLD, PASSAGE LATCH, ON BOTTOM LEAF, SLIDE BOLT CONNECTING TOP AND BOTTOM LEAF, DEADBOLT KEYED ON OUTSIDE, WEATHERSTRIPPING, SWEEP, 2 HINGES PER LEAF, WALL HOOK FOR TOP LEAF, TOMBSTONE BUMPER FOR BOTTOM LEAF, 24" TALL STAINLESS KICKPLATE, PROVIDE SHELF WITH MITERED CORNERS NOT TO EXCEED 4" BEYOND FACE OF DOOR EITHER SIDE  
100B - PASSAGE FUNCTION LATCH, DEADBOLT KEYED ON OUTSIDE, WALL BUMPER, 24" TALL STAINLESS KICKPLATE  
100C - POLE HOOK, HASP AND DEADBOLT MOUNTED INTERIOR, WEATHERSEAL, INSECT SCREEN  
100D - POLE HOOK, HASP AND DEADBOLT MOUNTED INTERIOR, WEATHERSEAL, INSECT SCREEN  
103 - THRESHOLD, PASSAGE LATCH, DEADBOLT WITH INTERIOR THUMBTURN KEYED OUTSIDE, WEATHERSTRIPPING, SWEEP, WALL BUMPER, 8" TALL STAINLESS KICKPLATE  
104 - POLE HOOK, HASP AND DEADBOLT MOUNTED EXTERIOR, WEATHERSEAL  
107A THRESHOLD, PASSAGE LATCH, DEADBOLT KEYED EXTERIOR AND INTERIOR, WALL HOOK AND BUMPER, 32" TALL STAINLESS KICKPLATE, SWEEP, WEATHERSTRIPPING  
107B - WEATHERSEAL, HASP WITH PADLOCK MOUNTED INTERIOR  
107C - PASSAGE FUNCTION LATCH, WALL BUMPER, 24" TALL STAINLESS KICKPLATE

DOOR NOTES:

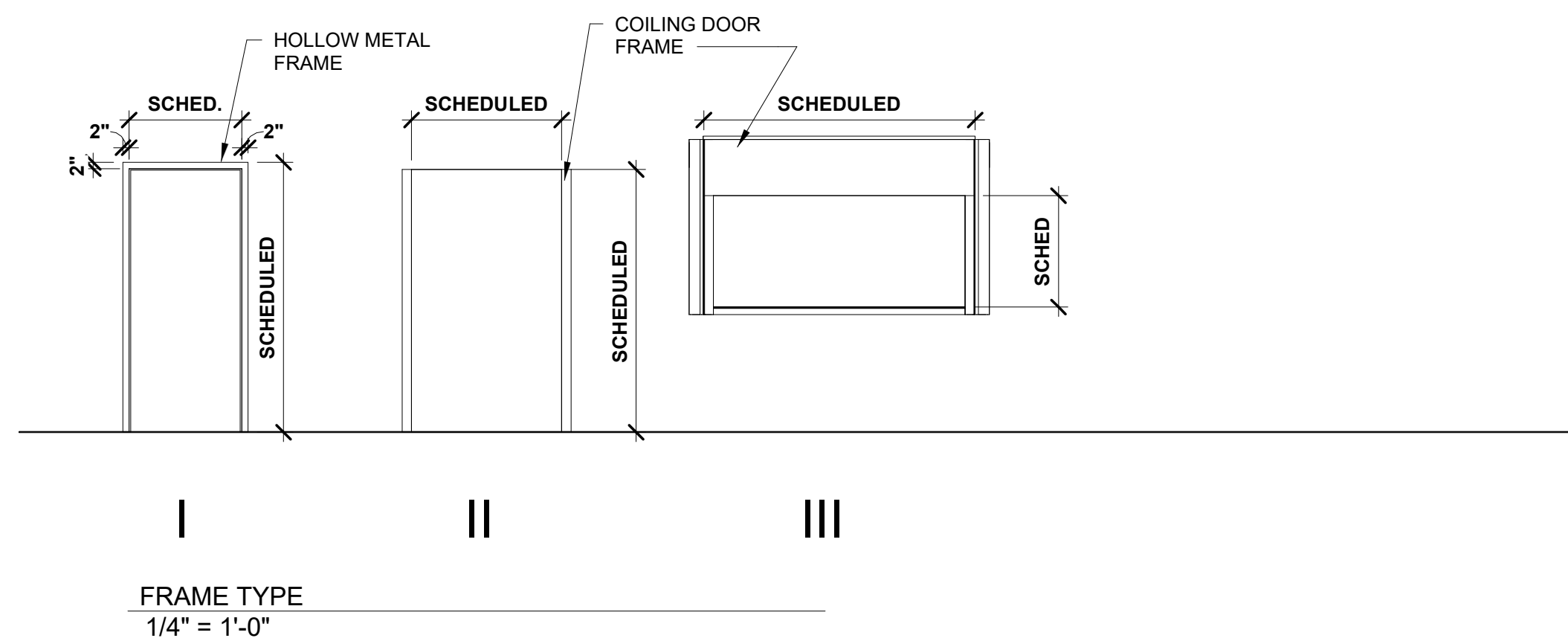
ALL HM DOORS AND FRAMES TO BE GALVANIZED HOLLOW METAL  
ALL DOORS TO HAVE 1 1/2" PAIR OF BALL BEARING HINGES AND DOOR SILENCERS, PROVIDE NON-REMOVABLE PINS ON OUTSWINING DOORS  
ALL LOCKS TO HAVE SCHLAGE KEYWAY KEY SYSTEMS UNLESS OTHERWISE MATCHED TO OWNER KEY SYSTEM. LOCKS TO HAVE US26D FINISH  
PROVIDE ADA COMPLIANT THRESHOLDS AND WEATHERSTRIPPING ON ALL EXTERIOR DOORS



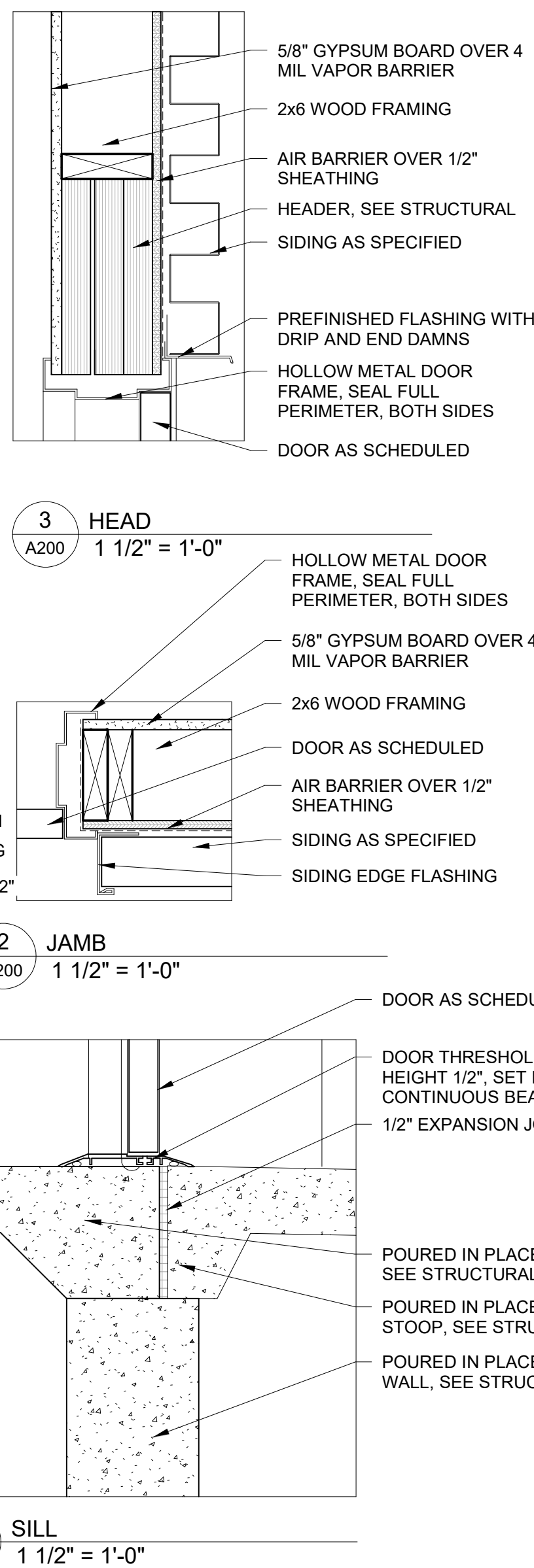
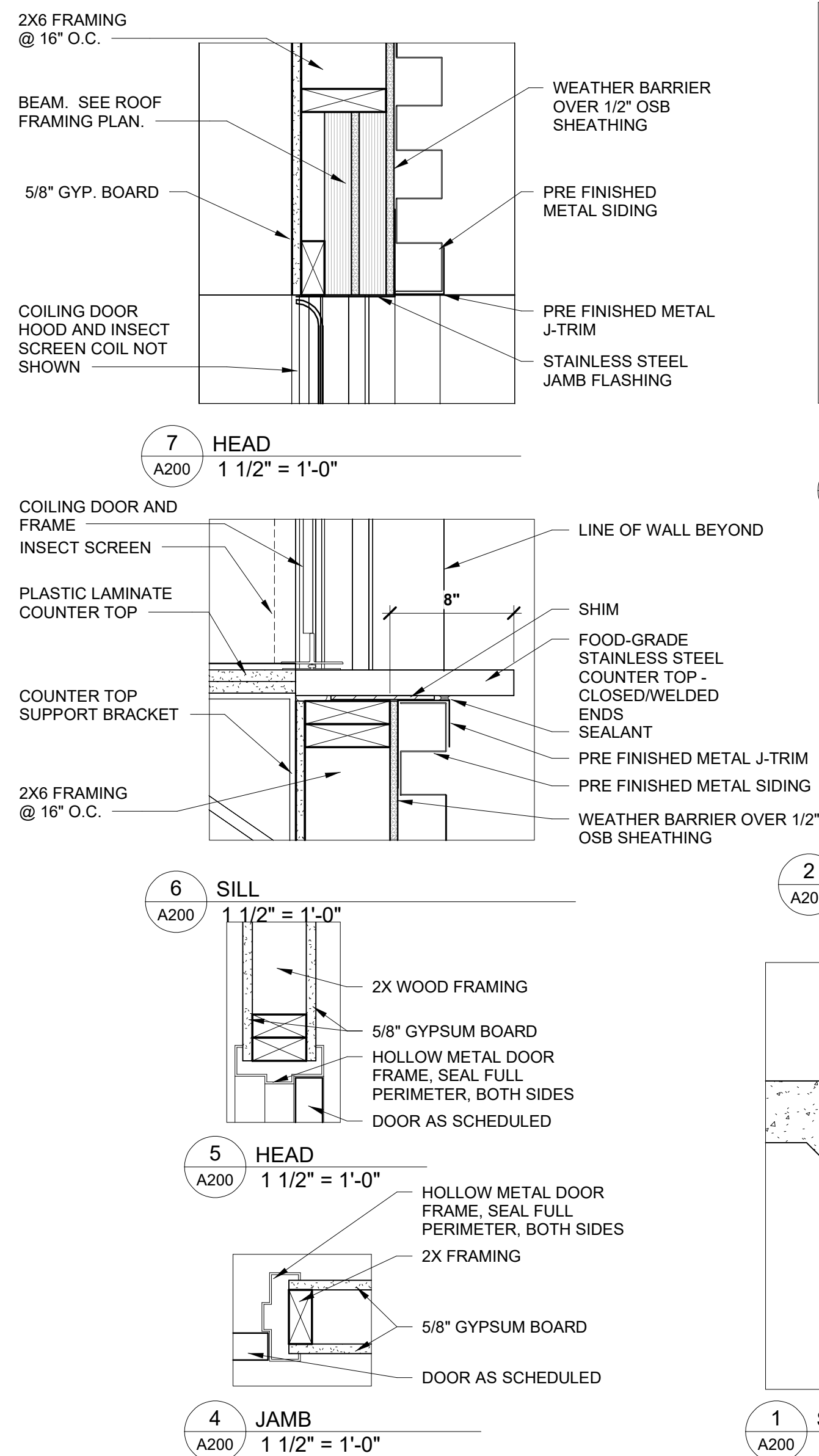
ROOM FINISH SCHEDULE										
ROOM NO.	ROOM NAME	FLOOR FINISH	BASE FINISH	WALL FINISHES				CEILING FINISH	CEILING HT.	COMMENTS
				NORTH	EAST	SOUTH	WEST			
100	CONCESSION	CONC.	NA	GYP BRD / E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	NA		
102	STORAGE	CONC.	NA	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	NA		
103	FAMILY	CONC.	NA	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	NA		
104	WOMEN	CONC.	NA	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	NA		
105	PLUMBING	CONC.	NA	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT		
106	MEN	CONC.	NA	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	NA		
107	STORAGE	CONC.	NA	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	GYP BRD/ E/PAINT	NA		

ROOM FINISH NOTES:

GYP BRD - TO BE USG FIBEROCK AQUA-TOUCH AR INTERIOR PANEL LEVEL 5  
FINISH  
E/PAINT - EPOXY PAINT  
POLYCARBONATE - LEXAN 1/2" CELLULAR PANEL



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



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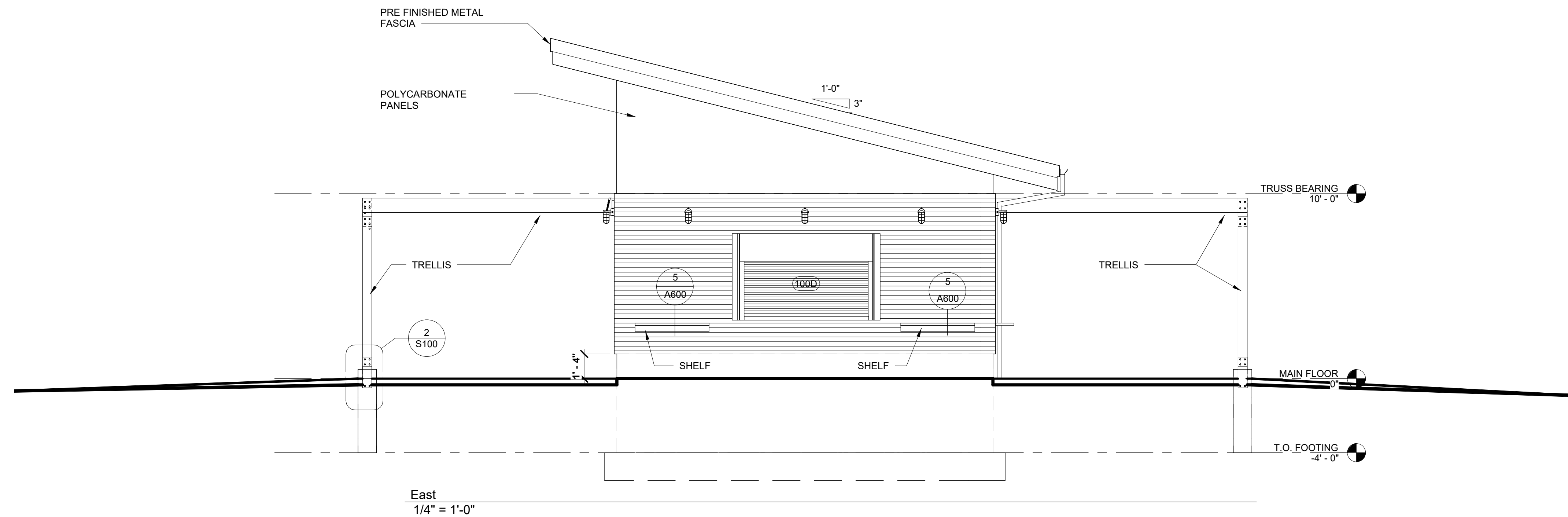
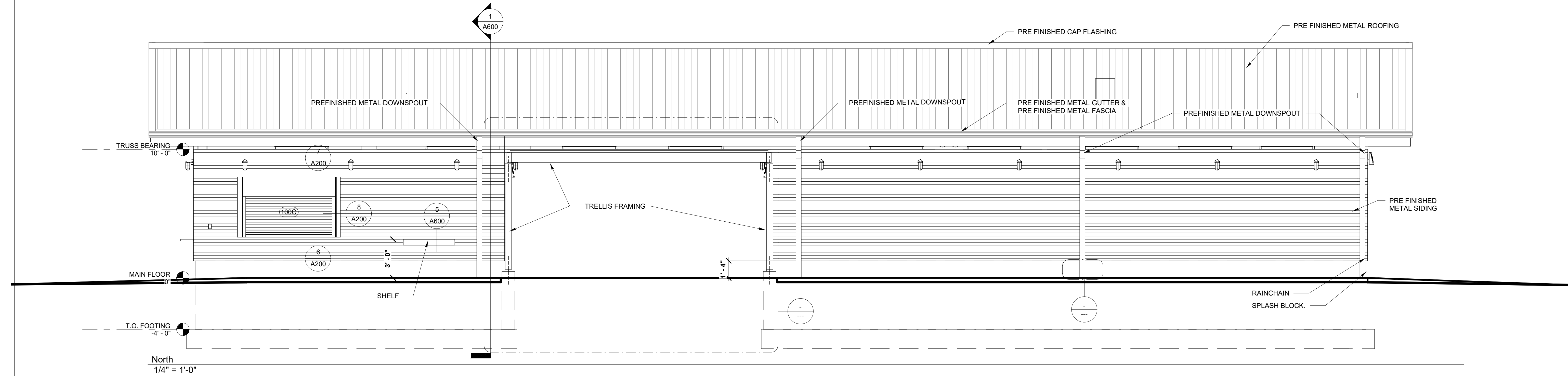
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**NOTES:**

1. SHADE TRELLIS STRUCTURE IS TO BE IMPLEMENTED BY THE CITY OF WEST BRANCH AT A FUTURE PHASE. SHADE TRELLIS FOOTINGS AND KNIFE PLATES ARE TO BE INSTALLED DURING PHASE ONE FOR EASE OF INSTALL OF FUTURE SHADE TRELLIS.
2. PROTECTIVE COVER TO BE INSTALLED OVER KNIFE PLATES OF FUTURE SHADE TRELLIS COLUMN FOOTING TO PROTECT AGAINST DAMAGE AND TO ENSURE SAFETY.

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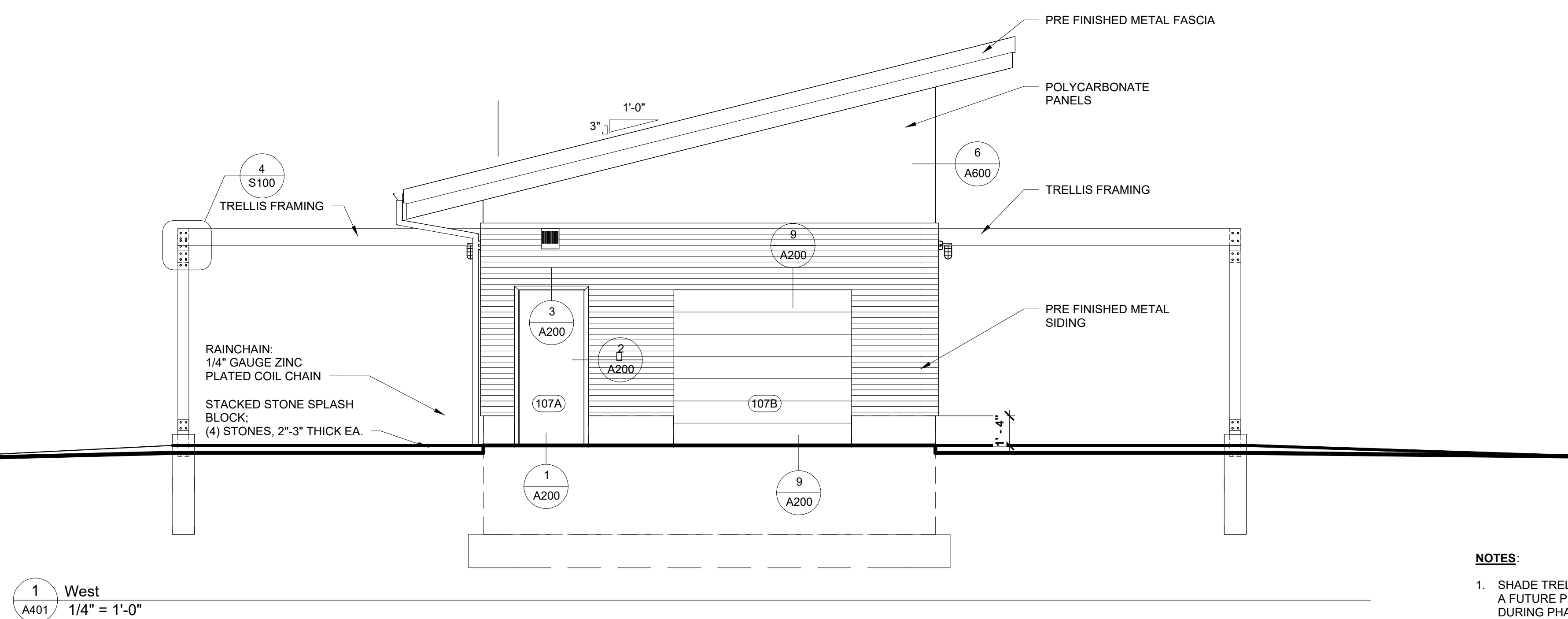
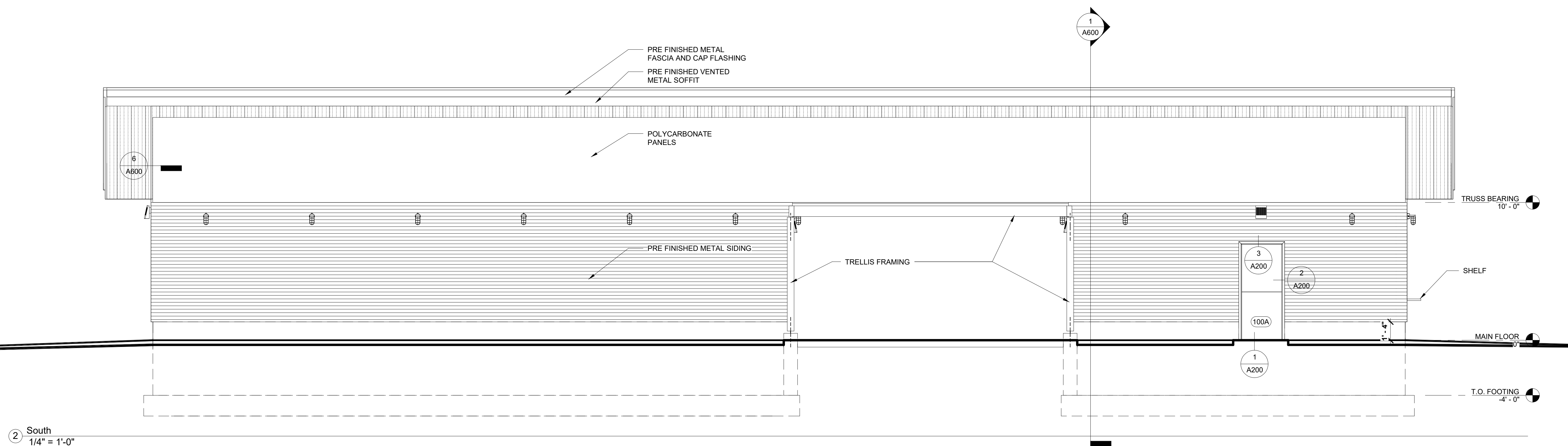
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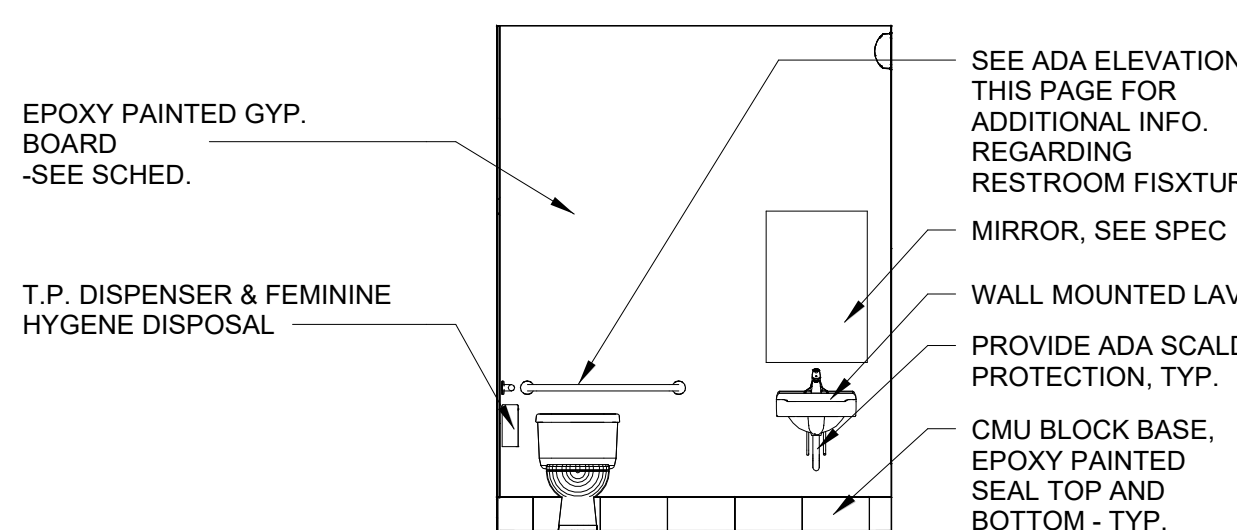
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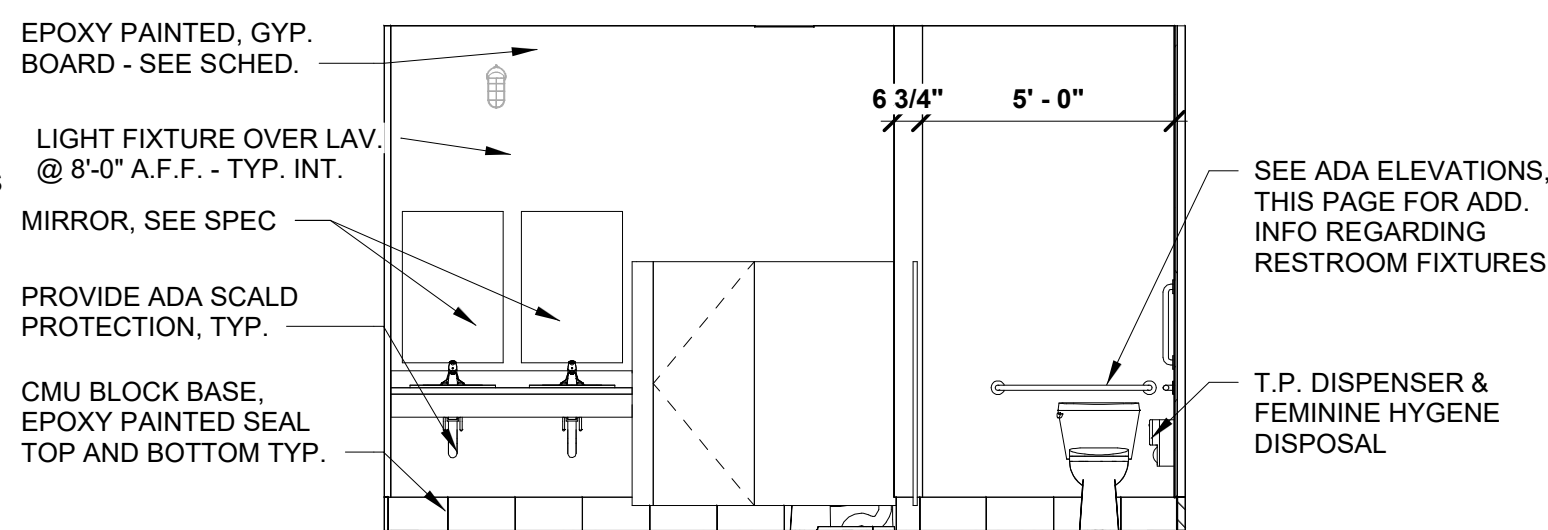




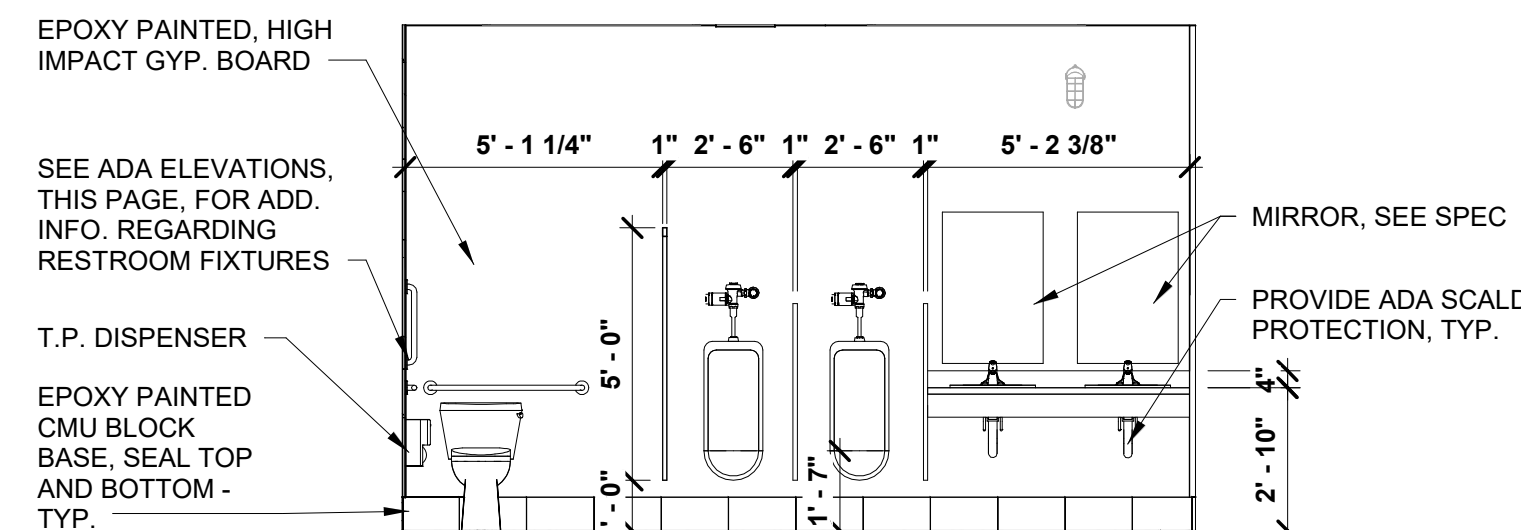
- NOTES:**
1. SHADE TRELLIS STRUCTURE IS TO BE IMPLEMENTED BY THE CITY OF WEST BRANCH AT A FUTURE PHASE. SHADE TRELLIS FOOTINGS AND KNIFE PLATES ARE TO BE INSTALLED DURING PHASE ONE FOR EASE OF INSTALL OF FUTURE SHADE TRELLIS.
  2. PROTECTIVE COVER TO BE INSTALLED OVER KNIFE PLATES OF FUTURE SHADE TRELLIS COLUMN FOOTING TO PROTECT AGAINST DAMAGE AND TO ENSURE SAFETY.



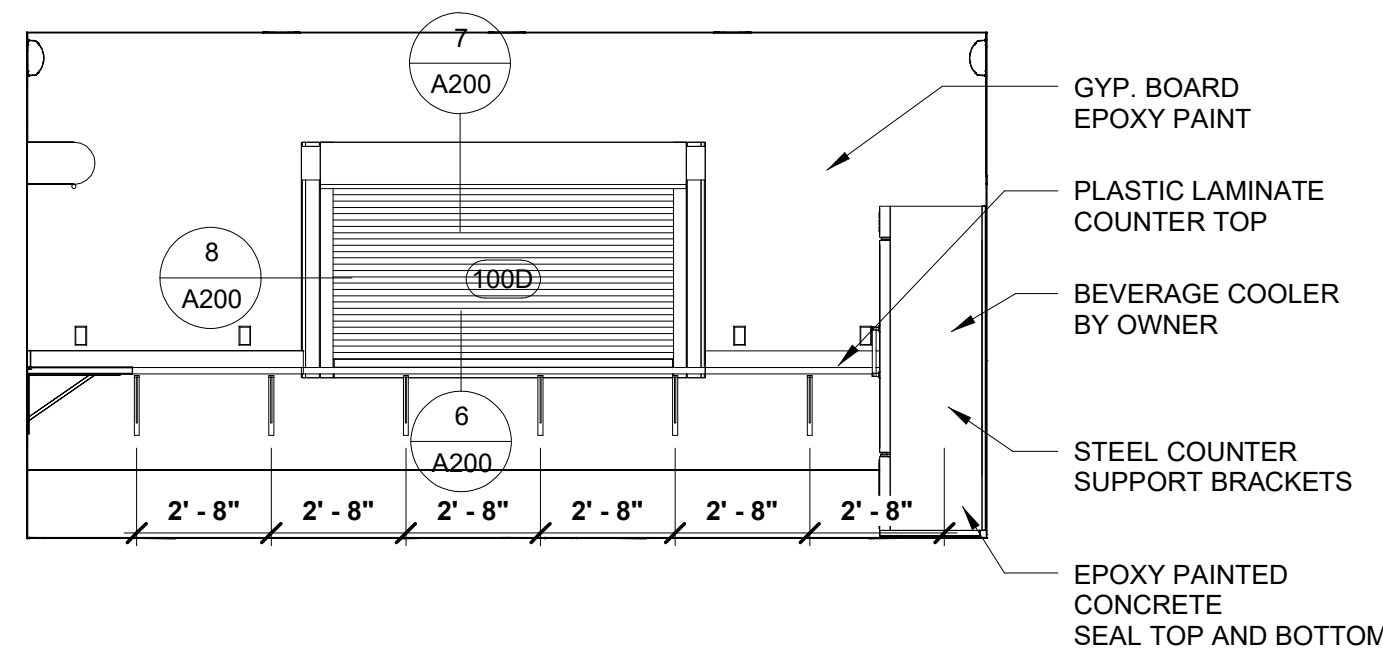
19 FAMILY  
A500 1/4" = 1'-0"



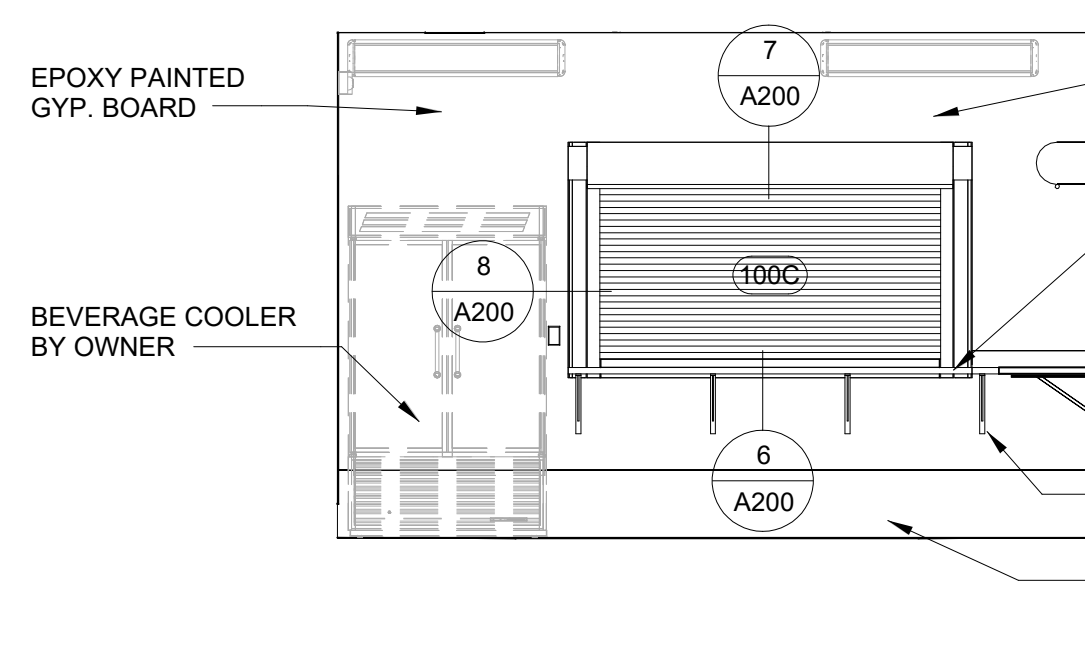
18 WOMEN  
A500 1/4" = 1'-0"



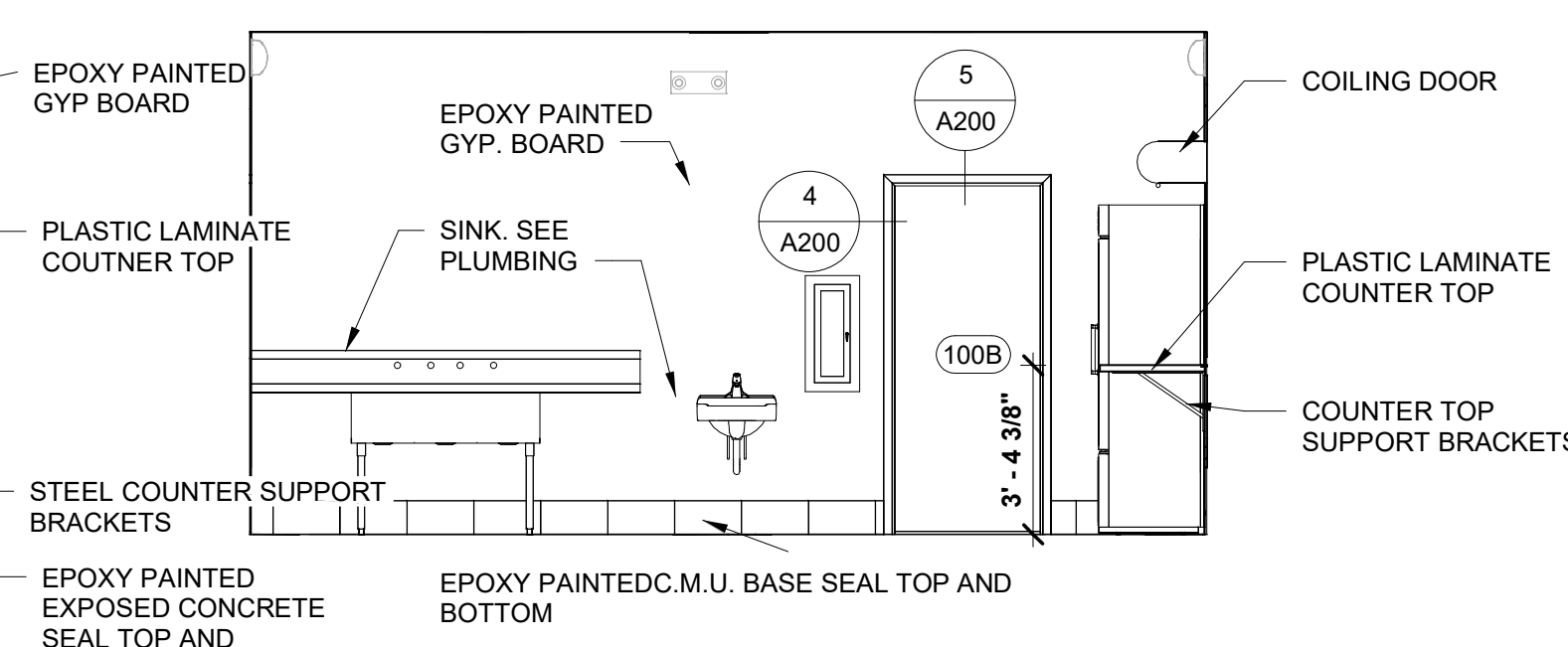
17 MEN  
A500 1/4" = 1'-0"



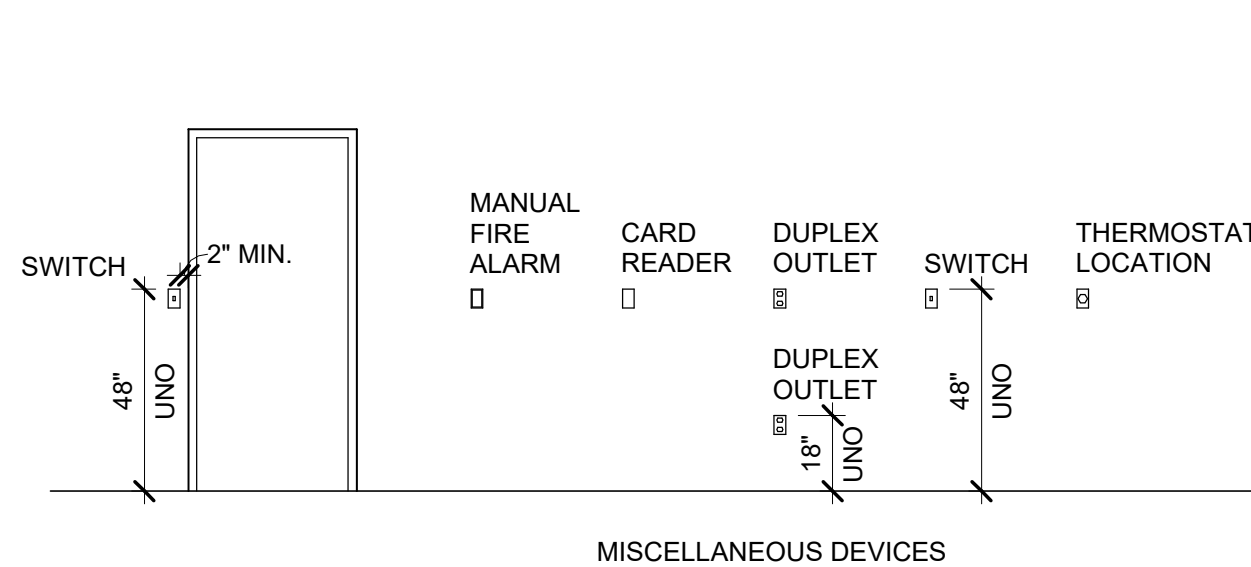
16 CONCESSION  
A500 1/4" = 1'-0"



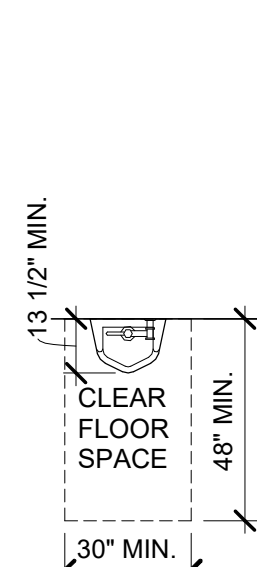
15 CONCESSION  
A500 1/4" = 1'-0"



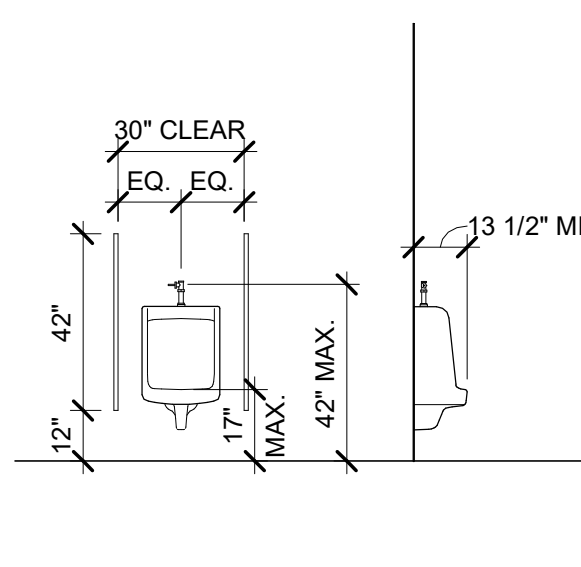
14 CONCESSIONS  
A500 1/4" = 1'-0"



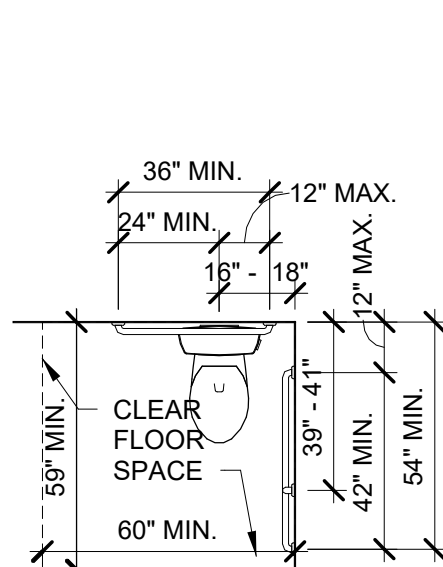
12 Electrical Mounting Heights  
A500 1/4" = 1'-0"



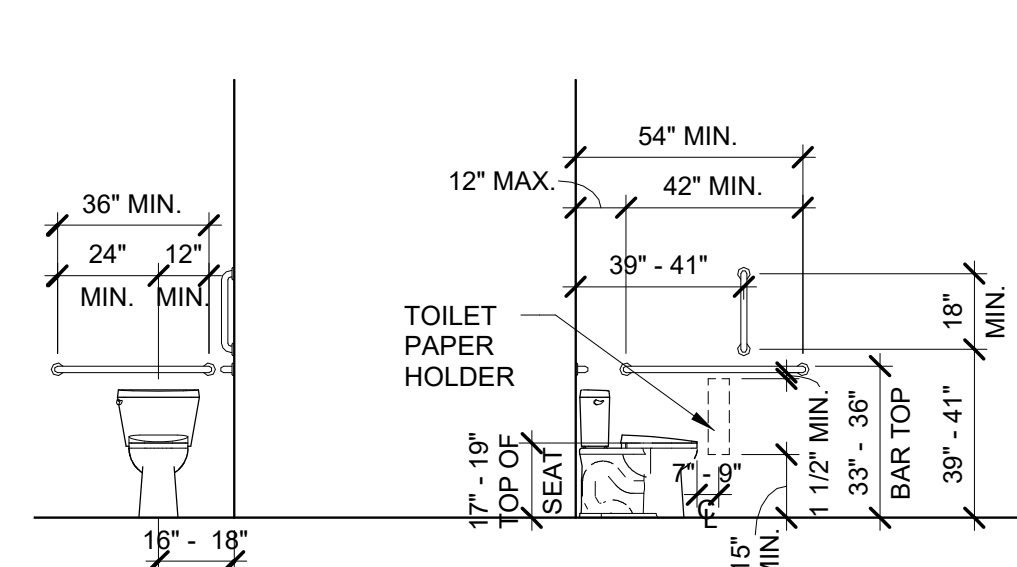
11 ADA Urinal - Plan  
A500 1/4" = 1'-0"



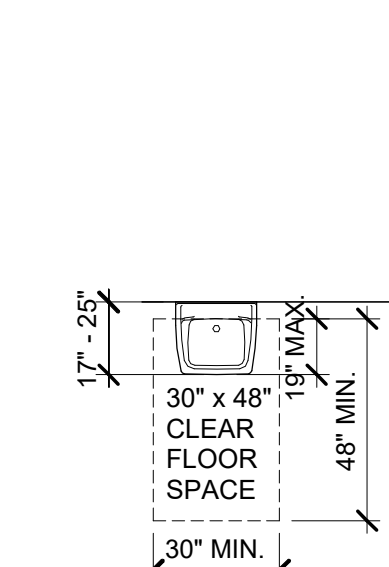
10 ADA Urinal - Interior Elevations  
A500 1/4" = 1'-0"



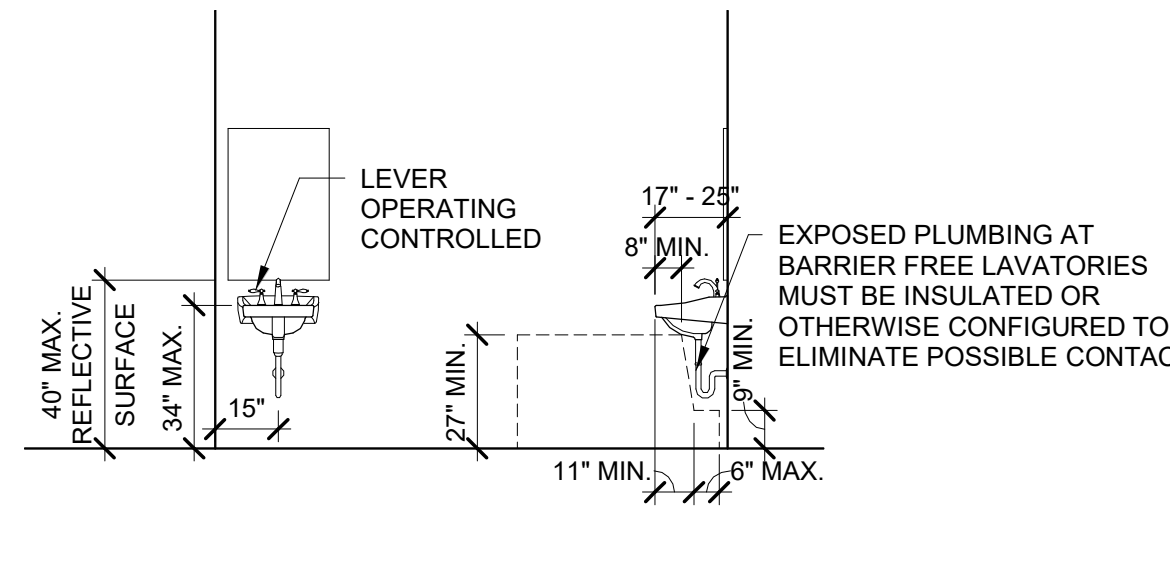
7 ADA Toilet Floor Mount - Plan  
A500 1/4" = 1'-0"



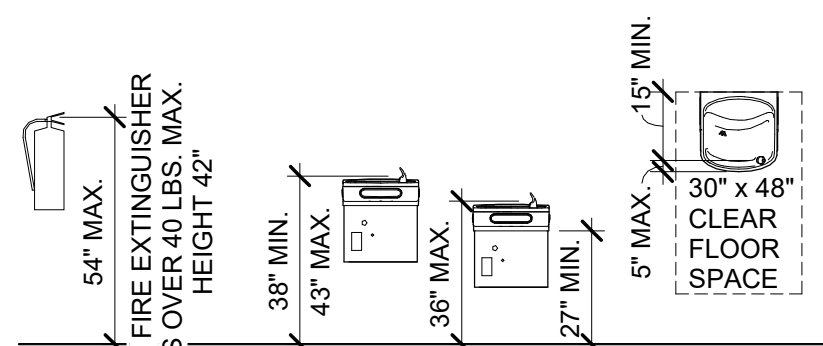
6 ADA Toilet Floor Mount - Interior Elevations  
A500 1/4" = 1'-0"



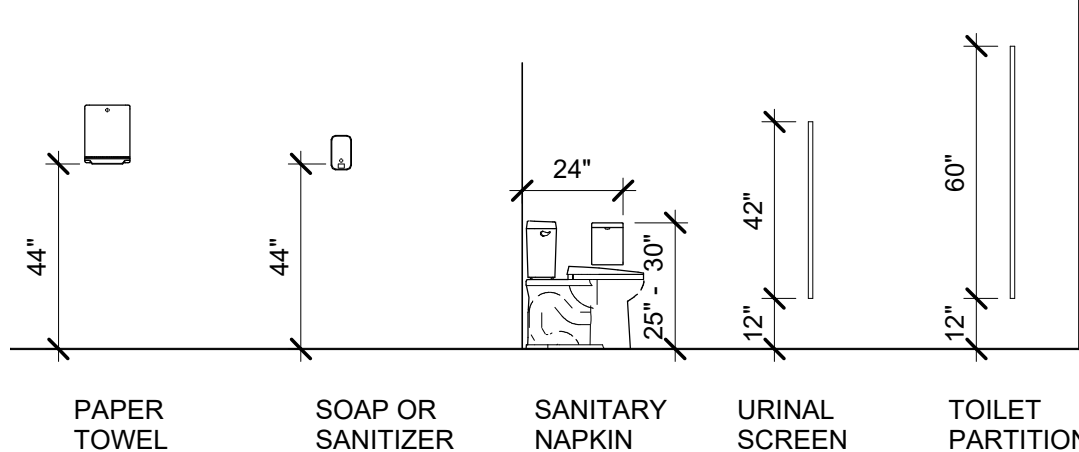
5 ADA Lavatory - Plan  
A500 1/4" = 1'-0"



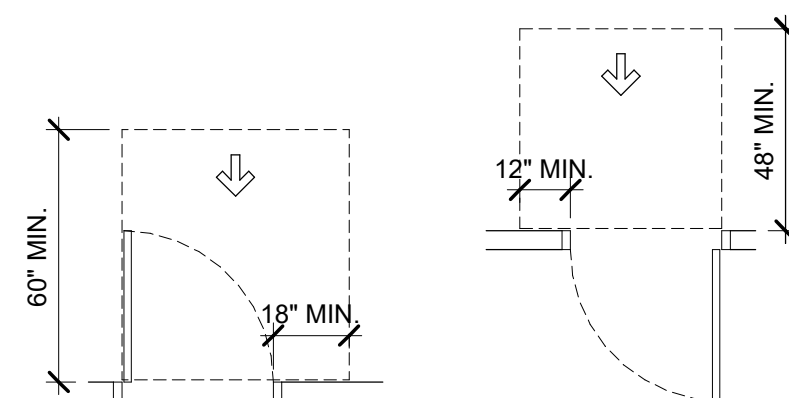
4 ADA Lavatory - Interior Elevations  
A500 1/4" = 1'-0"



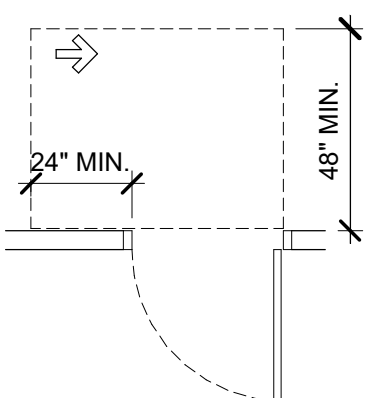
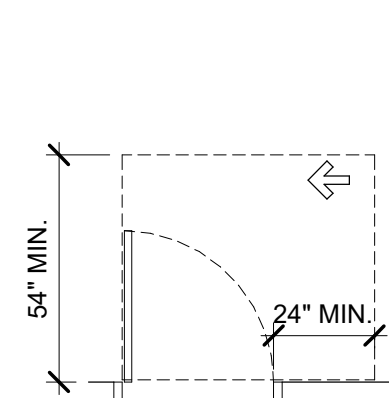
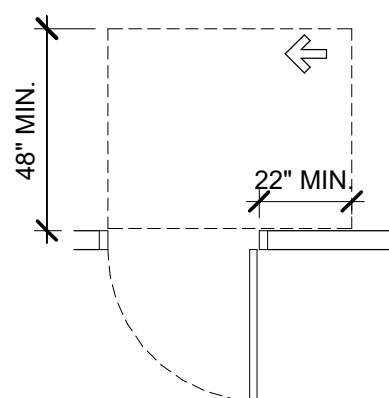
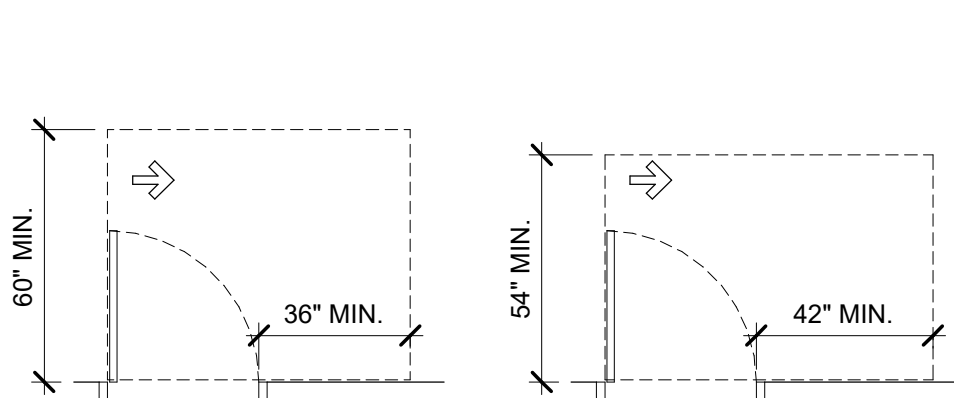
13 ADA MOUNTING HEIGHTS  
A500 1/4" = 1'-0"



1 ADA ACCESSORIES - MOUNTING HEIGHTS  
A500 1/4" = 1'-0"



3 ADA DOOR CLEARANCES  
A500 1/4" = 1'-0"



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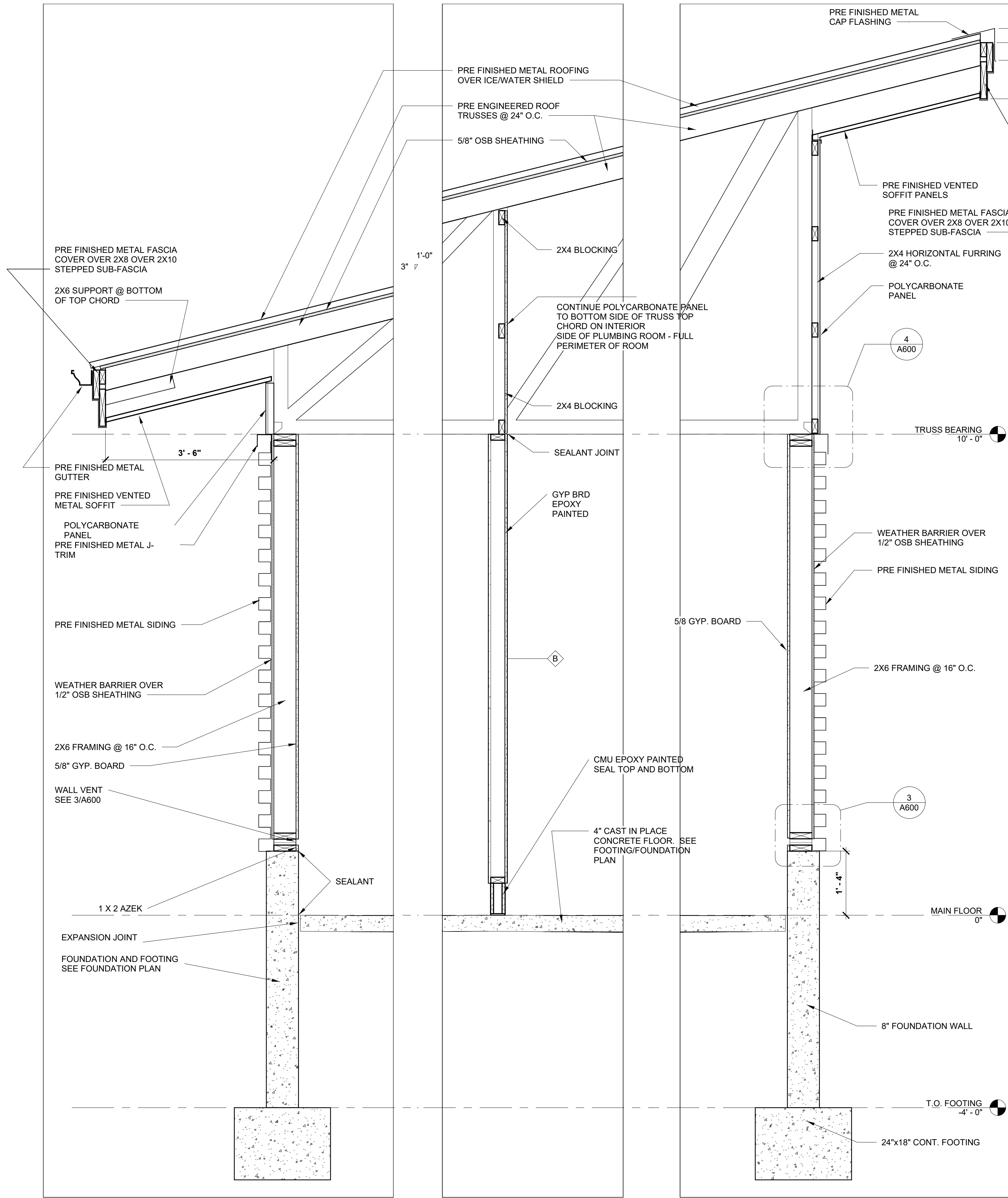
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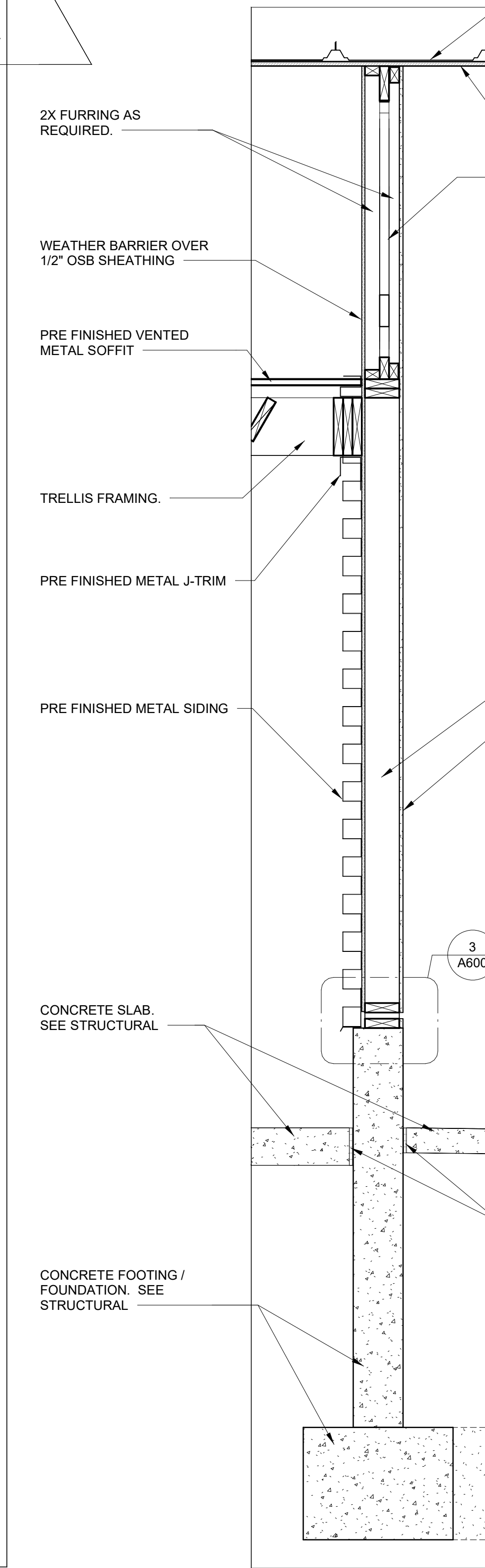
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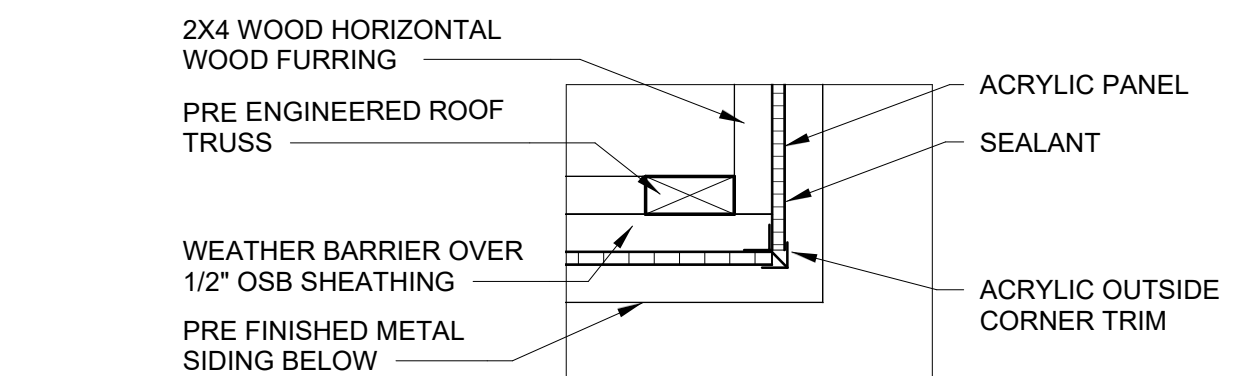
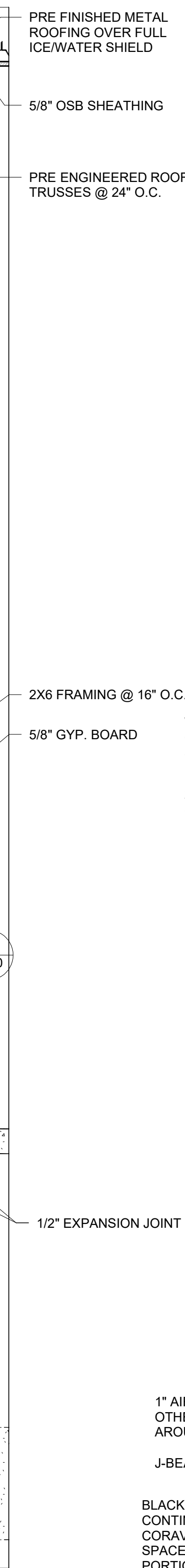
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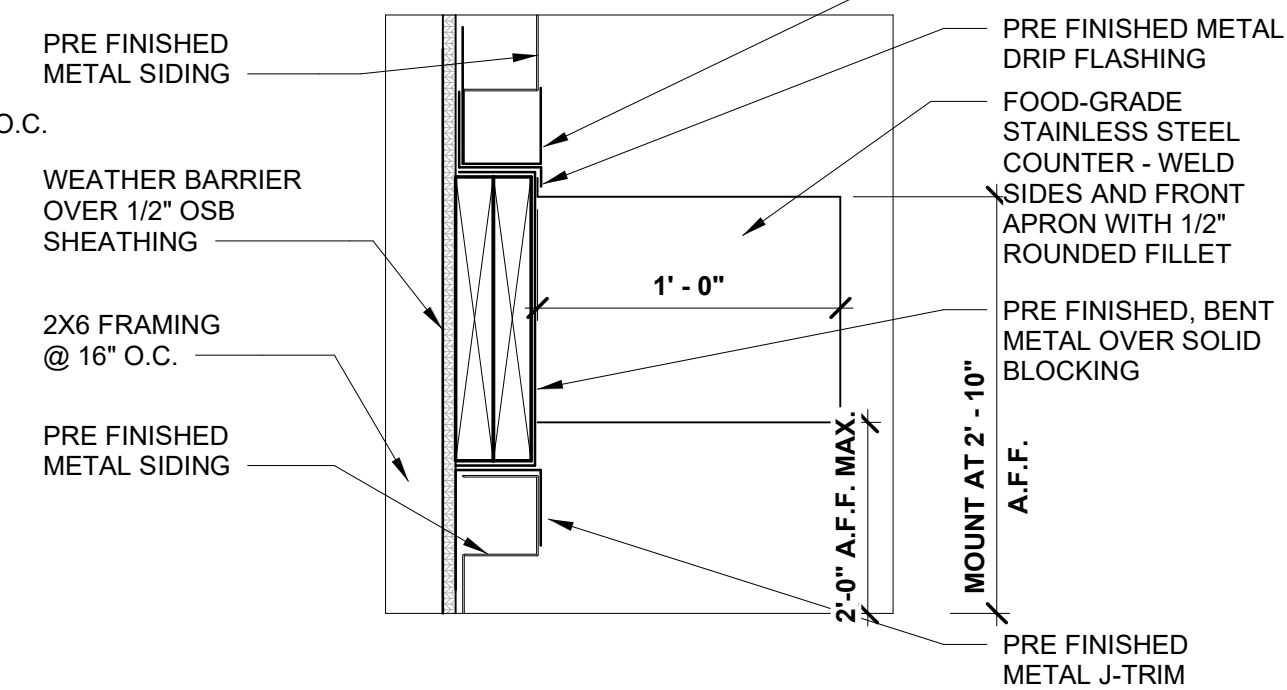
1 SECTION - NS  
A600 3/4" = 1'-0"



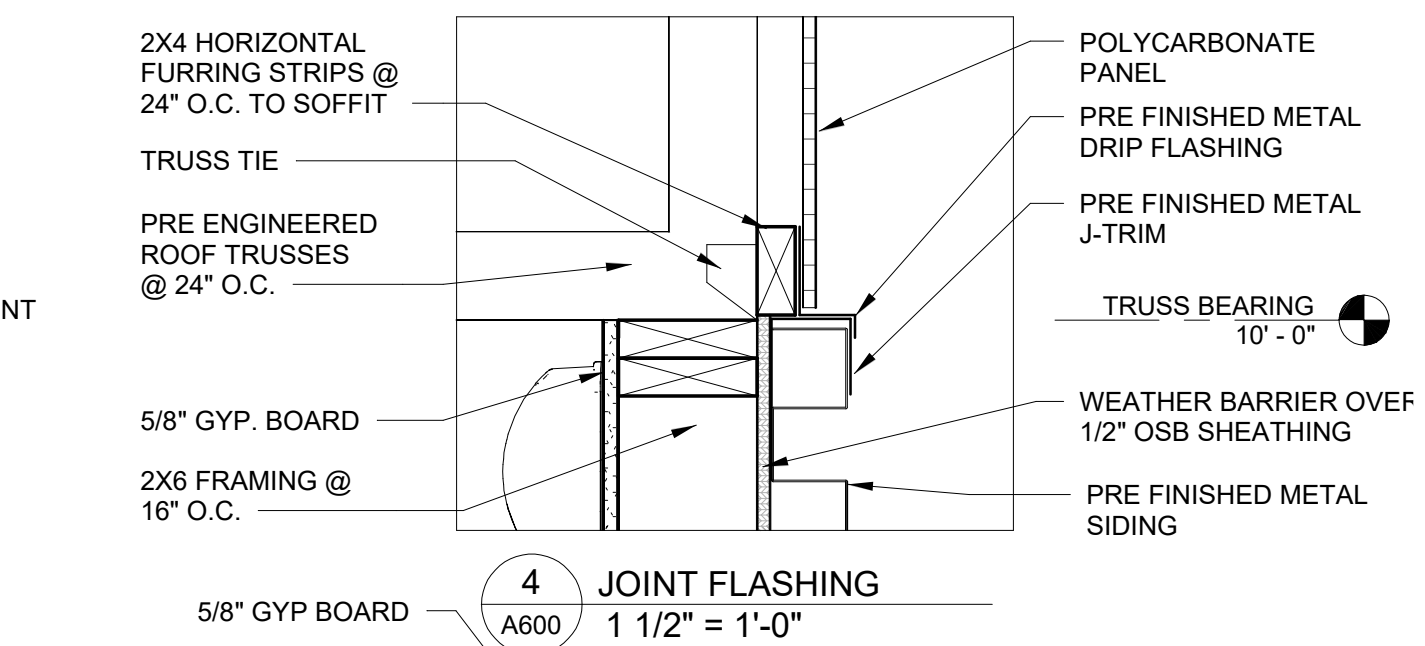
2 WALL SECTION  
A600 3/4" = 1'-0"



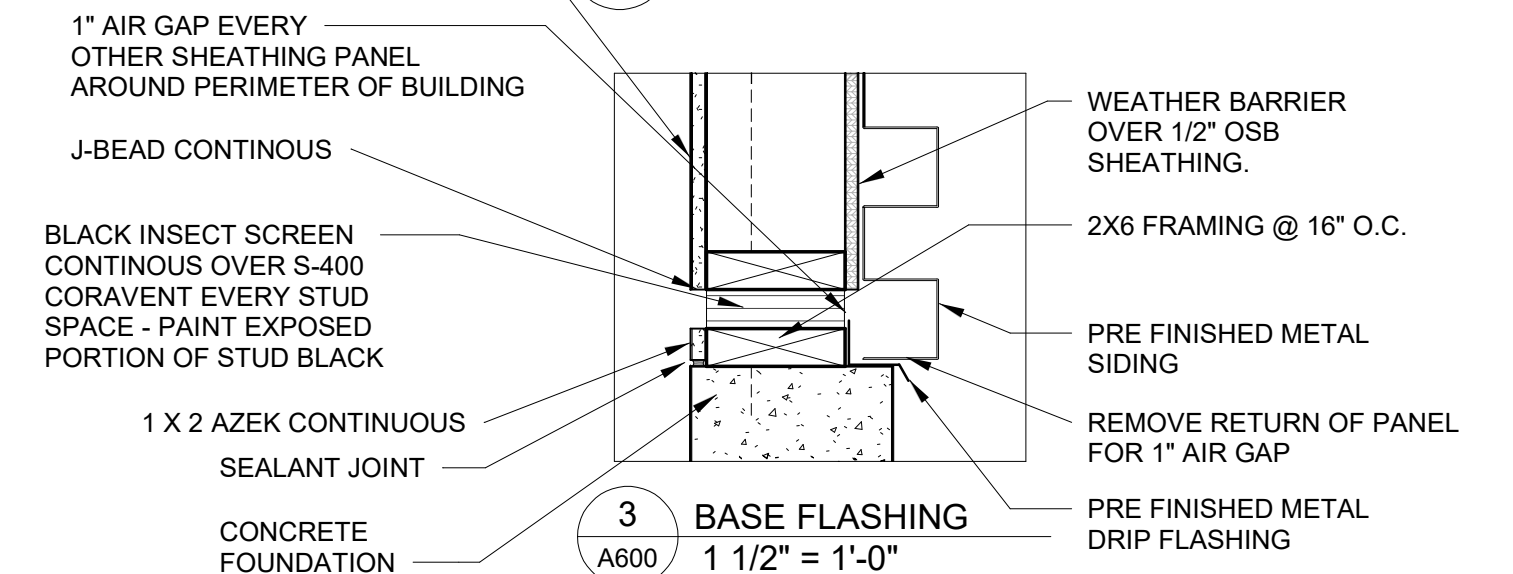
6 CORNER DETAIL  
A600 1 1/2" = 1'-0"



5 SHELF DETAIL  
A600 1 1/2" = 1'-0"



4 JOINT FLASHING  
A600 1 1/2" = 1'-0"



3 BASE FLASHING  
A600 1 1/2" = 1'-0"

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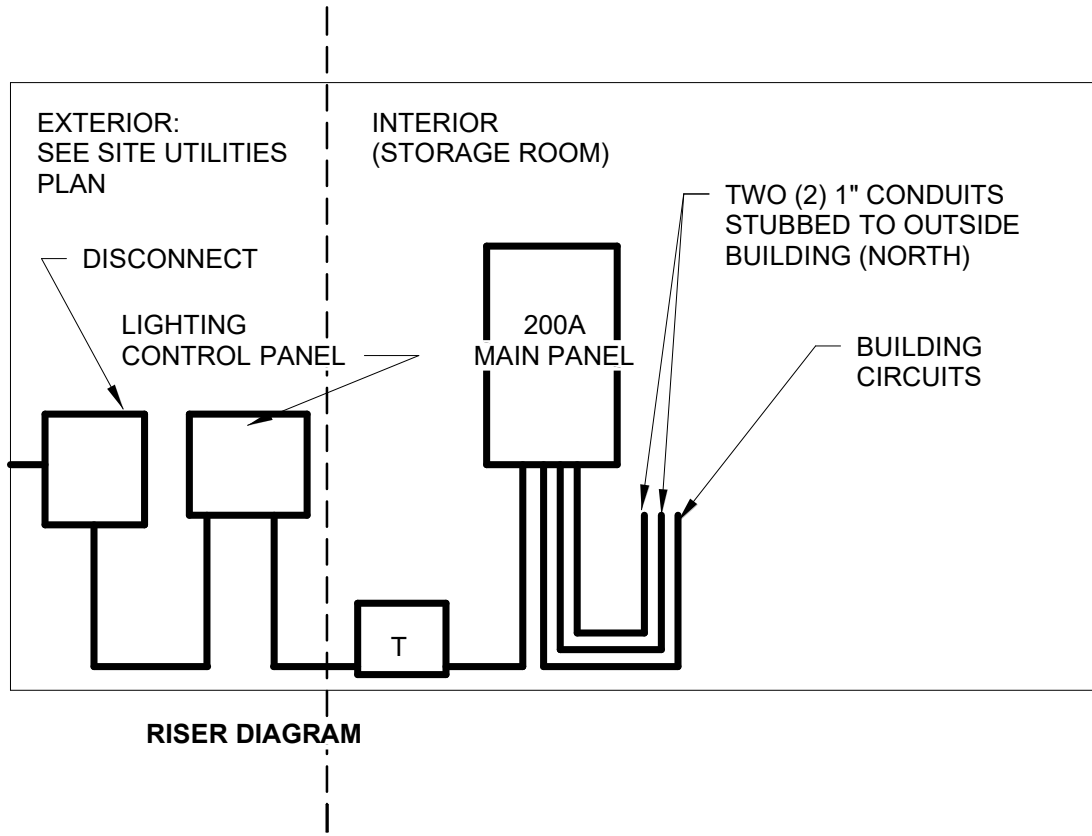
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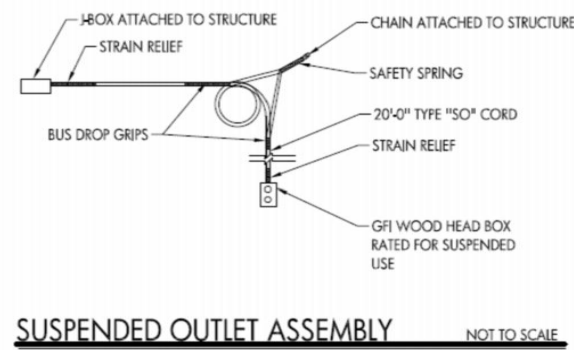
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LIGHT FIXTURE SCHEDULE			
WT	MFG	MODEL	LAMP
E1	Hubbell Outdoor Lighting	SG1-20-4K7-FT-UNV-TB-PCU-EH	LED
E2	Dual-Lite	LZ15D-03L	LED
F1	Hubbell Outdoor Lighting	VWGL-1	LED
F2	Luminaire LED, Inc.	VF 84-25W-4K-120-CP-BRZ	LED

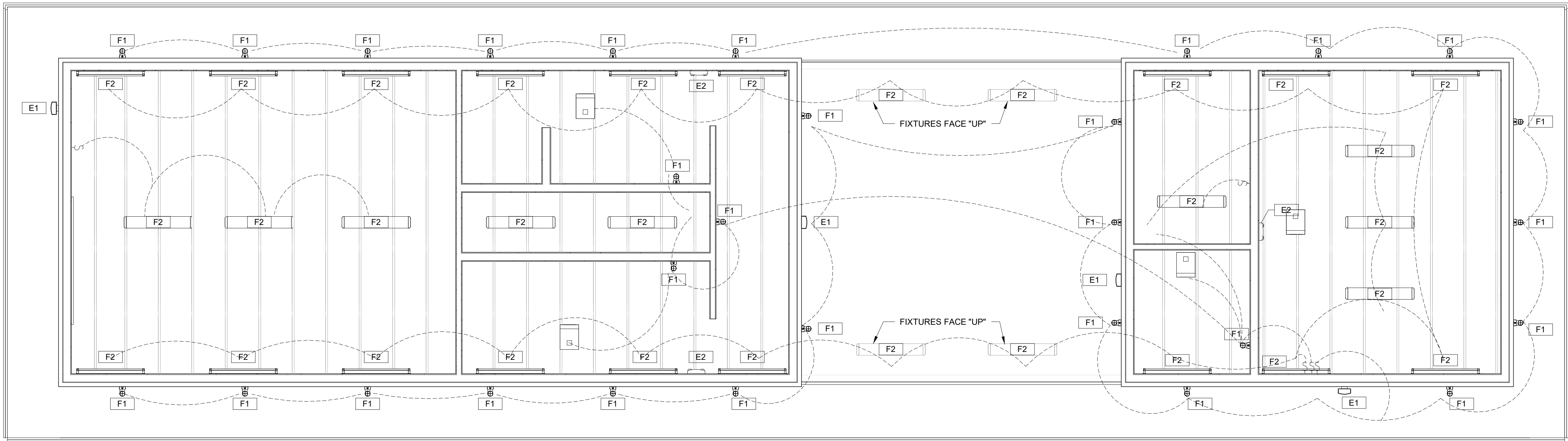


**ELECTRICAL INSTALLATION NOTES :**

1. ALL MATERIALS, EQUIPMENT AND WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE NATIONAL ELECTRICAL CODE (NEC), LOCAL BUILDING CODES, UTILITY REGULATIONS, AND ALL OTHER CODES AND STANDARDS REFERRED TO IN OTHER SECTIONS OF THIS SPECIFICATION. ALL MATERIAL AND EQUIPMENT SHALL BE NEW.
2. CONTRACTOR SHALL COORDINATE HIS WORK WITH ALL OTHER TRADES. NEGLECTING TO ADVISE OTHER TRADES IN A TIMELY MANNER OF NECESSARY OPENINGS OR OTHER CONSTRUCTION SHALL REQUIRE THE CONTRACTOR TO ARRANGE SUCH WORK AT HIS OWN EXPENSE.
3. SCHEDULE 40 PVC OR RIGID GALVANIZED CONDUIT SHALL BE USED UNDERGROUND. UNDERGROUND CONDUIT SHALL BE GALVANIZED RIGID OR EMT. INTERIOR CONCEALED CONDUIT SHALL BE EMT, ELECTRICAL NONMETALLIC TUBING, ARMORED CABLE, OR METAL CLAD CABLE. MOTOR OR EQUIPMENT CONNECTIONS SHALL BE THROUGH SEALTITE EQUIVALENT RACEWAY.
4. WIRING SHALL BE SOLID COPPER THROUGH SIZE 10, AND STRANDED COPPER OVER SIZE 10. CONFORM TO CODE REQUIREMENT AS TO INSULATION TYPE, AND TEMPERATURE RATING VERSUS DEVICE AND EQUIPMENT TERMINATIONS.
5. SWITCHES AND OUTLETS SHALL BE SPECIFICATION GRADE. HUBBELL, SLATER, AND LEVITON ARE ACCEPTABLE MANUFACTURERS.
6. PROVIDE AN EQUIPMENT GROUNDING WIRE THROUGH ALL CONDUITS, WHETHER SHOWN ON DRAWINGS OR NOT. SIZE ACCORDING TO NEC CODE.
7. DEVICE AND JUNCTION BOXES SHALL BE METAL OR NONMETAL. WHERE USED INSIDE, PROVIDE WEATHERPROOF BOXES WHERE USED OUTSIDE OR IN WET LOCATIONS. OUTDOOR OUTLET BOXES SHALL BE EQUIPPED WITH A COVER SUCH THAT THE PLUG AND RECEPTACLE WHILE CONNECTED ARE PROTECTED FROM RAIN.
8. RECEPTACLES USED OUTDOORS, IN RESTROOMS, JANITOR ROOMS, AND OTHER LOCATIONS AS INDICATED ON THE DRAWINGS SHALL BE GROUND-FAULT INTERRUPTING TYPE (GFI). THRU-ROOF GFIS MAY BE USED TO PROTECT DOWNSTREAM RECEPTACLES.
9. VERIFY SHORT CIRCUIT MAGNITUDE FROM UTILITY. SUPPLY CIRCUIT BREAKERS FOR PROPER INTERRUPTING CAPACITY. MINIMUM INTERRUPTING RATING OF BREAKERS SHALL BE 22,000 AMPS.
10. GROUND AND BOND IN ACCORDANCE WITH NEC ARTICLE 250. ALL ELECTRICAL EQUIPMENT SHALL BE GROUNDED. SYSTEM GROUND SHALL BE GROUND ROD AND WATER SYSTEM PIPING IF METALLIC. GROUND RESISTANCE SHALL NOT EXCEED 20-OHMS.
11. PROVIDE TYPED INDEX CARDS IDENTIFYING CIRCUITS IN PANELBOARDS.
12. FURNISH LIGHTING FIXTURES AS SHOWN ON SCHEDULE. INCLUDE NEW LAMPS IN ALL FIXTURES.
13. REMOVE DEBRIS AND CLEAN FIXTURES AND PANELBOARD BEFORE TURNING OVER TO OWNER.
14. ALL DUPLEX RECEPTACLES TO BE ON SEPARATE CIRCUITS.



TRUE N  
PLAN N  
POWER PLAN  
1/4" = 1'-0"



TRUE N  
PLAN N  
LIGHTING PLAN  
1/4" = 1'-0"

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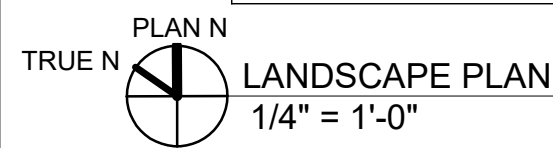
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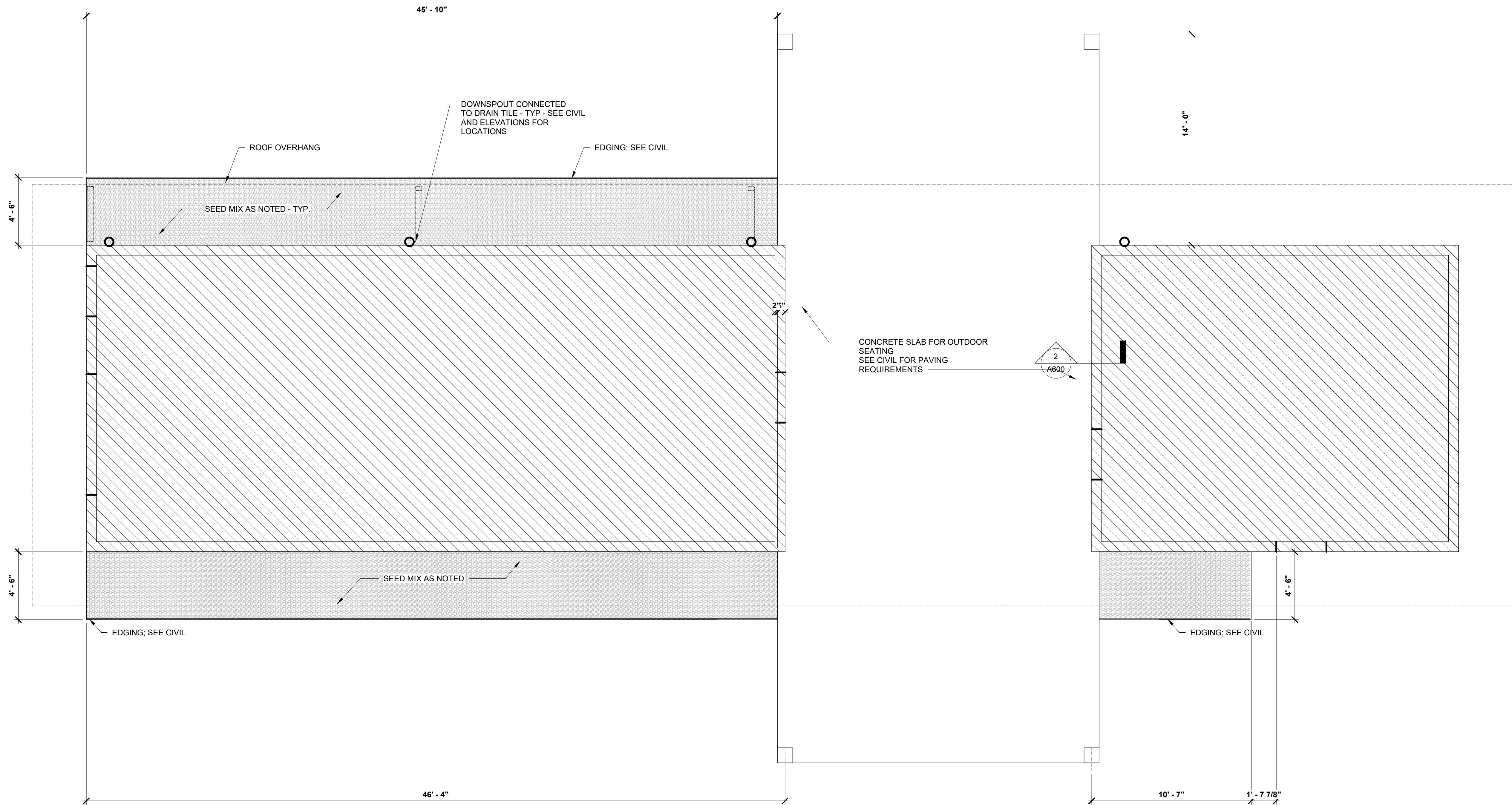


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- LANDSCAPE NOTES :
- TOTAL SQUARE FOOTAGE: 343.50 SF
  - ALL LANDSCAPED AREA SURROUNDING BUILDING AS SHOWN TO BE DENSLEY SEEDED WITH SEED SAVERS EXCHANGE MIX AS FOLLOWS:

- QTY: 1:	MESIC WILDFLOWER MIX	LATIN NAME: NA	SKUM 1629
- QTY: 2oz	BIRD AND BUTTERFLY FLOWER MIX	LATIN NAME: NA	SKUM 0130
- QTY: 1M	PRAIRE, BIG BLUESTEM	LATIN NAME: ANDROPOGON GERARDII	SKUM 0957 (1M)
  - GRUB AND REMOVE EXISTING VEGETATION FROM TOPSOIL. STORE TOPSOIL & REPLACE AS BACKFILL FOR A MINIMUM OF 3" DEPTH. WATER SETTLE BACKFILL, PLACE IN 1' LIFTS.
  - INSTALLATION TO FOLLOW RECOMMENDATIONS OF SEED SAVERS EXCHANGE. SOW SEED MIX 1-2 WEEKS BEFORE LAST FROST DATE. MIX THE SEED WITH SOME SAND OR SAWDUST TO BROADCAST THE SEED MIX. GO OVER THE AREA WITH A RAKE TO WORK THE SEED INTO THE SOIL.
  - LANDSCAPED AREA IS TO BE KEPT TO 6" HEIGHT FOR THE FIRST 2 YEARS AFTER INSTALLATION TO ESTABLISH HEARTY ROOT GROWTH AGAINST COMPETING VEGETATION. AFTER TWO YEARS, SPECIES CAN GROW TO FULL SIZE AND CAN BE CUT BACK ONCE A YEAR IN SPRING.



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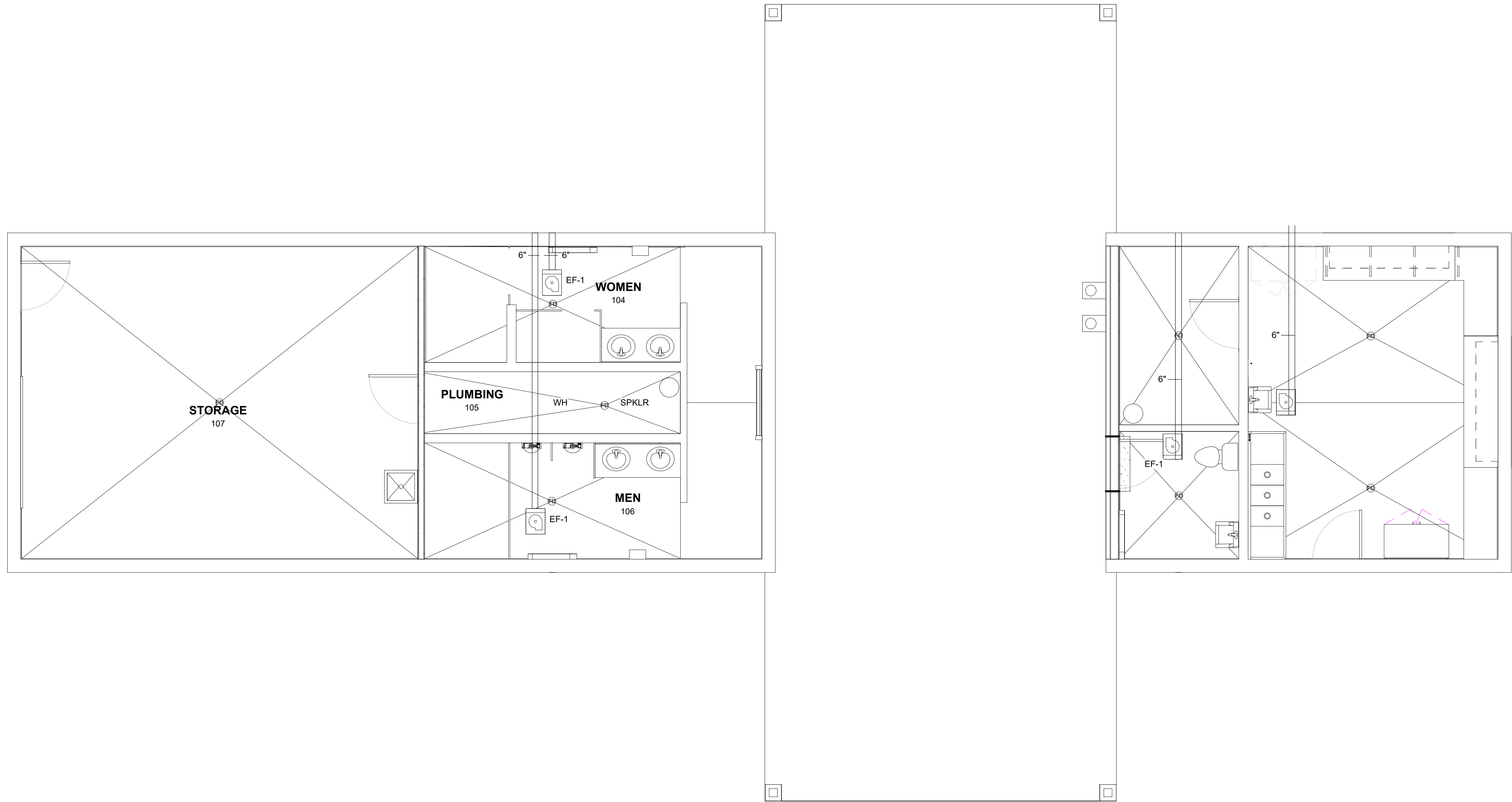
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PLAN N  
TRUE N  
MECHANICAL PLAN  
1/4" = 1'-0"



**MECHANICAL NOTES:**

1. EXHAUST FAN EF-1: COOK GEMINI #GN-720 CENTRIFUGAL INLINE EXHAUST FAN WITH 6" DIA. SPIRAL DUCT TO EXTERIOR WALL AS SHOWN. 500 CFM, 1325 RPM, 3.3 SONES, 323W PER HP, 120-1-60. PROVIDE ALL DUCT ACCESSORIES TO SUSPEND EXHAUST FAN AT ELEVATION EQUAL TO BOTTOM OF TRUSS FRAMING. PROVIDE WORK ALUMINUM THROUGH WALL CAP WITH BIRD SCREEN. PROVIDE UNIT MOUNTED FSC SPEED CONTROL. MOUNT SPEED CONTROL ADJACENT TO ELECTRIC PANEL FOR EACH UNIT.

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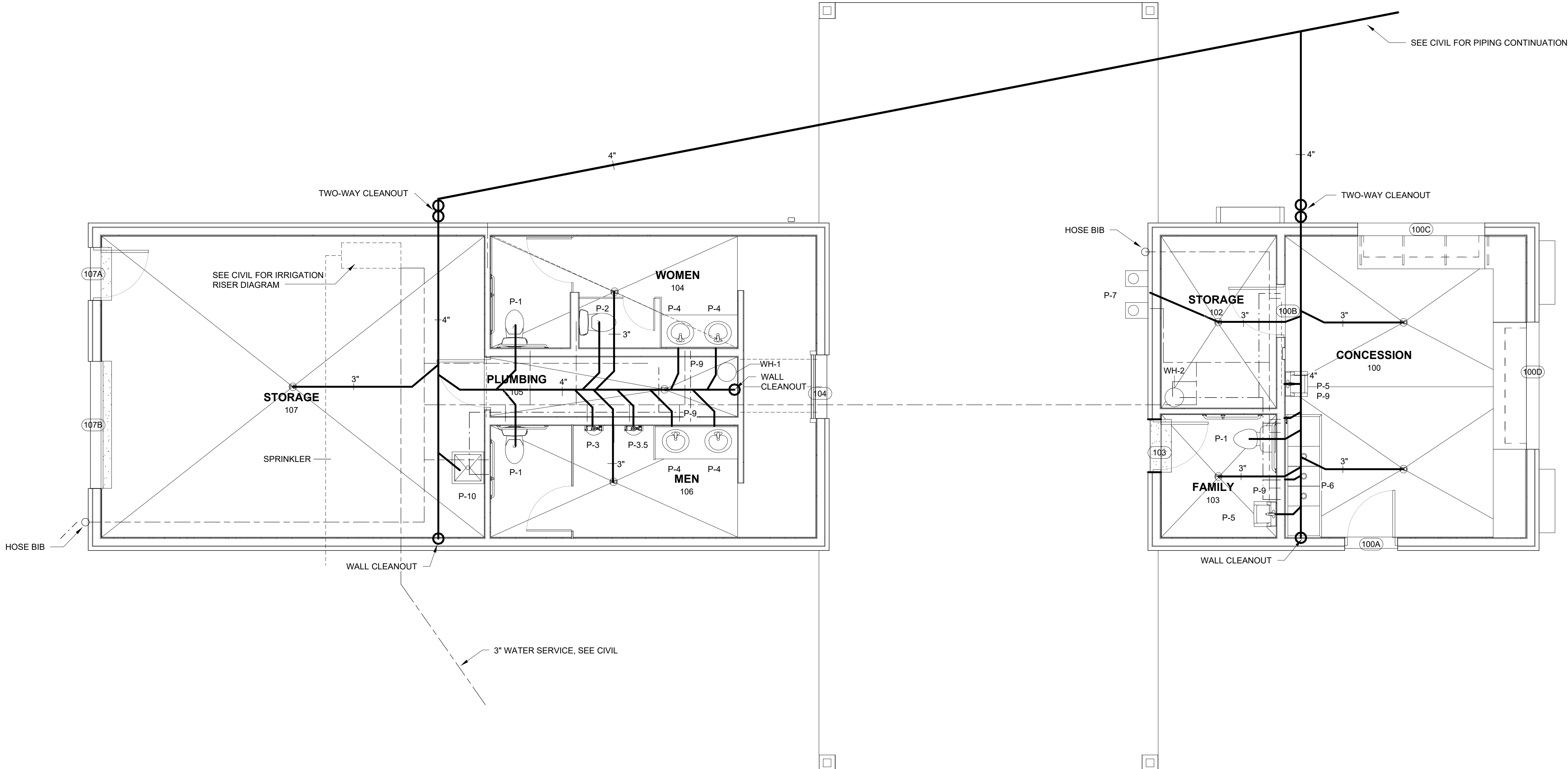
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PLUMBING FIXTURE SCHEDULE										
FIXTURE NO.	MANUFACTURER'S DESIGNATION	FIXTURE TYPE	MATERIAL	WASTE	VENT	FAUCET MFGR MODEL	MISC.	SUPPLY CW	SUPPLY HW	NOTES
P-1	AMERICAN STANDARD 2002.014	ADA TANK WATER CLOSET	VITREOUS CHINA	3"	1-1/2"	-	-	3/4"	-	1,2
P-2	AMERICAN STANDARD 2018.214	TANK WATER CLOSET	VITREOUS CHINA	3"	1-1/2"	-	-	3/4"	-	1
P-3	AMERICAN STANDARD 6501.511	URINAL	VITREOUS CHINA	2"	1-1/2"	-	SLOAN ROYAL 186-1.0	3/4"	-	-
P-3.5	AMERICAN STANDARD 6501.511	ADA URINAL	VITREOUS CHINA	2"	1-1/2"	-	SLOAN ROYAL 186-1.0	3/4"	-	2
P-4	KOHLER K-2714	DROP IN LAVATORY	VITREOUS CHINA	1-1/4"	1-1/4"	DELTA-22C131	-	1/2"	1/2"	2
P-5	KOHLER K-1999	WALL HUNG LAVATORY	VITREOUS CHINA	1-1/4"	1-1/4"	DELTA-22C131	-	1/2"	1/2"	2
P-6	ELKAY 3C16X20-2-18X	FOOD SERVICE SINK	STAINLESS STEEL	-	-	ELKAY LK940DS20L2H	-	1/2"	1/2"	-
P-7	ELKAY EZH20 VRCTLDDWSK	DRINKING FOUNTAIN	STAINLESS STEEL	1-1/2"	1-1/2"	-	WITH BOTTLE FILLER	1/2"	-	-
P-9	POWERS LFE480	THERMOSTATIC MIXING VALVE	BRASS	-	-	-	-	-	-	3
P-10	FIAT TSB-200	MOP SINK	TERRAZZO	3"	2"	FIAT 830AA	-	3/4"	3/4"	5
FD-1	JAY R SMITH 2005	FLOOR DRAIN	CAST IRON	3"	1-1/2"	-	-	-	-	4

- NOTES:
- PROVIDE WITH WHITE OPEN SEAT AND SELF SUSTAINING STAINLESS STEEL CHECK HINGE.
  - MOUNT FIXTURE AT ADA REQUIRED LOW HEIGHT CONFIGURATION.
  - MIXING VALVE TO SERVE TWO LAVATORIES WHERE APPLICABLE.
  - PROVIDE WITH NICKEL BRONZE STRAINER HEAD.
  - INCLUDE FIAT 889-CC AND 832-AA MOP HANGER, HOSE AND BRACKET.

- PLUMBING INSTALLATION NOTES :**
- ALL DOMESTIC WATER PIPING SHALL BE PLUMBED TO DRAIN TO HOSE BIBS BELOW SINKS, TO VALVE AT ENTRANCE SERVICE. THIS BUILDING WILL BE DRAINED DURING WINTER.
  - ALL ABOVE FLOOR WATER, VENT, AND WASTE PIPING MAY BE RUN TIGHT TO WALLS UNLESS NOTED OTHERWISE.
  - DO NOT INSTALL WATER, WASTE, OR VENT PIPING IN FRONT OF, ABOVE, OR BELOW ELECTRICAL PANEL. A 3'-0" FLOOR AREA AROUND THE PANEL IS TO REMAIN CLEAR.
  - PROVIDE BALL VALVE SHUT OFFS AT ALL FIXTURES.
  - WATER HEATER SCHEDULE:
    - WH-1: BRADFORD WHITE RE16WV6, 6 GAL. WALL HUNG ELECTRIC WATER HEATER, 120V, 1500W SINGLE PHASE, (MOUNTED WATER HEATER @ 7'-6" A.F.F.)
    - WH-2: BRADFORD WHITE RE335S6, 30 GAL. ELECTRIC WATER HEATER, 240V, 4500W SINGLE PHASE.
  - ALL WATER, VENT, AND ABOVE FLOOR PIPING SHALL BE RUN CONCEALED IN WALL VOIDS EXCEPT IN PLUMBING 105 OR UNLESS OTHERWISE NOTED.
  - ALL WORK TO COMPLY WITH STATE AND LOCAL MECHANICAL AND PLUMBING CODES AS WELL AS APPLICABLE NFPA CODES AND UTILITY COMPANY REGULATIONS. ALL MATERIALS AND EQUIPMENT SHALL BE NEW.
  - LOCATE AND ARRANGE VALVES, DRAIN FITTINGS, ETC. TO BE ACCESSIBLE THROUGH LAY-IN CEILINGS OR ACCESS DOORS. PROVIDE AN ACCESS PANEL OR DOOR AS REQUIRED FOR ALL APPROVED NON-ACCESSIBLE INSTALLATIONS. COORDINATE ROUGH-IN AND FINAL LOCATIONS OF PIPING AND DUCTWORK WITH WORK OF ALL OTHER TRADES.
  - ALL COLD AND HOT DOMESTIC WATER PIPING TO BE INSULATED WITH 1/2" FIBERGLASS INSULATION WITH ALL SERVICE JACKET AND FACTORY INSTALLED VAPOR BARRIER.
  - ALL ABOVE GROUND SANITARY DRAIN, WASTE, & VENT PIPING SHALL BE SCH 40 PVC. PIPE JOINTS AND FITTING CONNECTIONS SHALL BE SEALED AND SOLVENT WELDED PER THE PIPE MANUFACTURER'S WRITTEN INSTRUCTIONS.
  - ALL UNDERGROUND SANITARY DRAIN, WASTE, & VENT PIPING SHALL BE PVC OR SERVICE WEIGHT CAST IRON. PIPE JOINTS AND FITTING CONNECTIONS SHALL BE HUB TYPE WITH PRE-FORMED NEOPRENE INSERTS.
  - ALL ABOVE GROUND HOT & COLD DOMESTIC WATER PIPING SHALL BE TYPE M COPPER TUBING. TUBING JOINTS AND FITTING CONNECTIONS SHALL BE SWEAT SOLDERED USING 95-5 TIN-ANTIMONY SOLDER. LEADED TYPE SOLDER IS NOT APPROVED. PEX PIPING ALLOWABLE WHERE ALLOWED BY CODE.
  - THREADED JOINTS SHALL HAVE AN APPROVED THREAD COMPOUND APPLIED TO THREADS AND THEN SHALL BE PROPERLY TIGHTENED TO ELIMINATE LEAKAGE.
  - ALL ROOF PENETRATIONS SHALL BE COORDINATED WITH THE ROOFING CONTRACTOR. ROOF PENETRATIONS SHALL BE FLASHED WITH WEATHER TIGHT, RUBBER BOOT PIPE PORTAL SYSTEM BY ROOF PRODUCTS & SYSTEMS CORP. (RPS) OR AN APPROVED EQUIVALENT.
  - PROVIDE DIELECTRIC UNIONS AT CONNECTIONS TO PIPING OR VALVES OF DISSIMILAR METALS.
  - PROVIDE BACKFLOW PREVENTER WITH ON EITHER SIDE FOR WINTER DISCONNECT.
  - PLUMBING AND MECHANICAL PLANS ARE SCHEMATIC IN NATURE. DUE TO TEN SCALE OF THE DRAWINGS, NOT ALL DETAILS AND ACCESSORIES CAN BE SHOWN. PROVIDE COMPLETE INSTALLATION OF ALL SYSTEMS.
  - CONSOLIDATE WASTE VENTS AS ALLOWED BY CODE FOR TEN LEAST NUMBER OF ROOF PENETRATIONS PRACTICAL.
  - NO MECHANICAL SERVICES OR EQUIPMENT SHALL BE LOCATED OVER ELECTRICAL DISTRIBUTION PANELS AND SWITCHGEAR.



PLAN N  
TRUE N  
PLUMBING PLAN  
1/4" = 1'-0"

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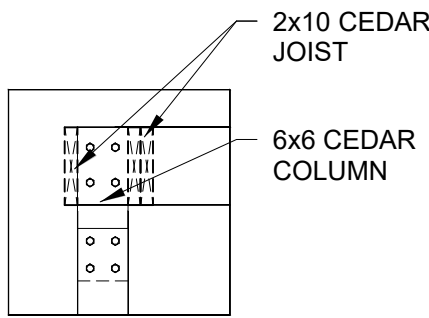


FOUNDATION & STRUCTURAL NOTES :

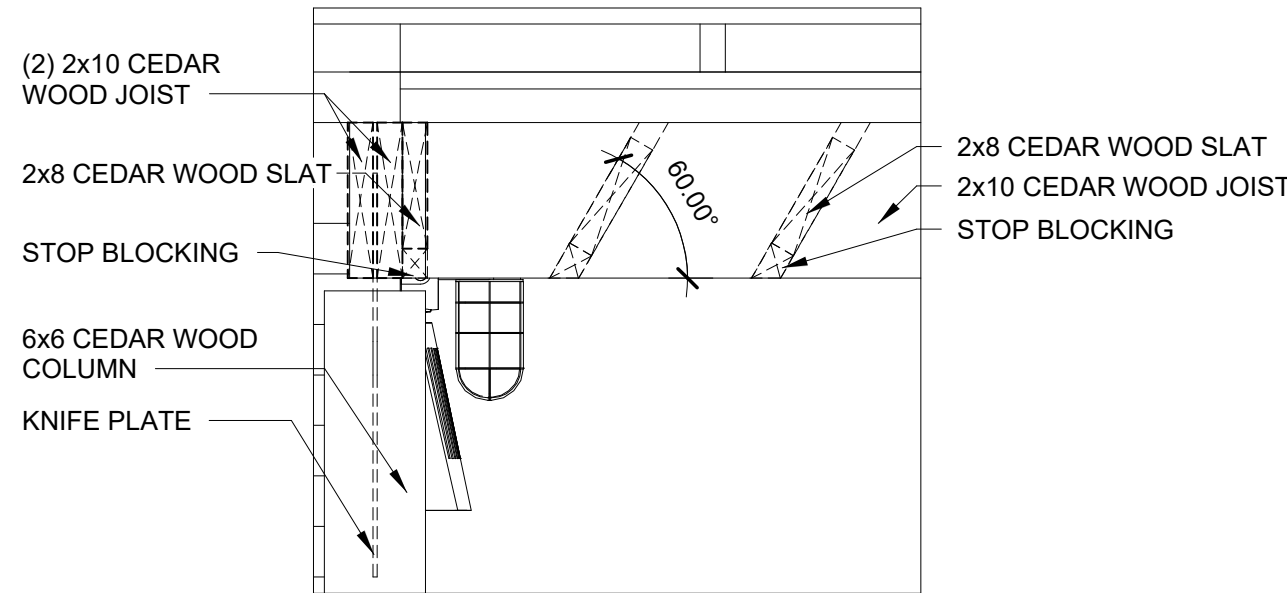
- GRADE ALL AREAS AROUND THE BUILDING TO DRAIN WITHOUT PONDING IN DISTURBED AND UNDISTURBED AREAS. MAINTAIN DRAINAGE IN ALL AREAS AROUND BUILDING. AT GRASS AREAS SLOPE 6" IN FIRST 10'-0"
- 2" OF RIGID FOAM INSULATION SHALL BE PLACED HORIZONTALLY UNDER FLOOR SLABS AND VERTICALLY ON ALL FOUNDATIONS 42" HIGH & ACROSS END OF SLAB.
- THE FOUNDATION DESIGN SHOWN ON THESE DRAWINGS REQUIRES A MINIMUM NET:
  - ALLOWABLE SOIL BEARING CAPACITY EQUAL TO 2,500 POUNDS PER SQUARE FOOT (PSI) FOR FOOTINGS SUPPORTED ON NATIVE SOILS PER THE GEOTECHNICAL REPORT PRODUCED BY BRAUN INTERTEC DATED NOVEMBER 4, 2016, BRAUN PROJECT NO: B16-02977.
- LOCATE, VERIFY, AND MARK THE LOCATION OF UNDERGROUND UTILITIES PRIOR TO EXCAVATION FOR FOOTINGS.
- EXCAVATIONS SHALL BE FREE OF WATER, FROST, AND LOOSE SOIL PRIOR TO CONCRETE PLACEMENT.
- ANY FILL MATERIAL THAT MAY BE REQUIRED TO BRING THE SUBGRADE TO BEARING ELEVATION IS TO BE GRANULAR MATERIAL PLACED IN LIFTS NOT TO EXCEED 9 INCHES.
  - UNDER SLABS, MATERIAL SHOULD BE COMPACTED TO AT LEAST 95% OF ITS MAXIMUM STANDARD PROCTOR DRY DENSITY (ASTM D-698).
  - UNDER FOOTINGS, MATERIAL SHOULD BE COMPACTED TO AT LEAST 98% OF ITS MAXIMUM STANDARD PROCTOR DRY DENSITY (ASTM D-698).
- EXCEPT WHERE MODIFIED BY THESE PLANS AND SPECIFICATIONS, ALL CONCRETE WORK SHALL CONFORM TO THE REQUIREMENTS OF ACI 301-99, "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS" AND ACI 318-02, "BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE."
- ALL CONCRETE SHALL BE AIR ENTRAINED, THE AMOUNT OF ENTRAINED AIR SHALL BE 6% +/- 1%.
- HOT WEATHER CONCRETE OPERATIONS SHALL BE IN ACCORDANCE W/ ACI 305.
- COLD WEATHER CONCRETE OPERATIONS SHALL BE IN ACCORDANCE W/ ACI 308.
- THE FOLLOWING LAP-SPLICES SHALL BE MAINTAINED INCLUDING DOWL EXTENSIONS AND EMBEDMENT, UNLESS OTHERWISE NOTED: REINFORCING BARS: 48 BARS DIAMETERS WELDED WIRE FABRIC: 8 INCHES
- MAINTAIN THE MINIMUM COVERAGE FOR REINFORCING AS INDICATED, UNLESS OTHERWISE NOTED ON THE DRAWINGS:
  - CONCRETE DEPOSITED DIRECTLY AGAINST EARTH: 3 INCHES
  - CONCRETE EXPOSED TO EARTH OR WEATHER:
    - #6 AND LARGER.....2 INCHES
    - #5 AND SMALLER.....1 1/2 INCHES
  - CONCRETE NOT EXPOSED TO EARTH OR WEATHER:
    - SLABS AND WALLS.....3 INCHES
    - COLUMNS/PIERS TIES.....1 1/2 INCHES
- REINFORCING STEEL
  - #3 & SMALLER.....ASTM A615 GR 40
  - #4 & LARGER.....ASTM 615 GR 60
  - WELDED WIRE FABRIC.....ASTM A185
  - JOINT REINFORCING.....9 GAUGE WIRE, ASTM A82
  - PRESTRESSING STRANDS.....ASTM A416
- CONCRETE 28 DAY COMPRESSIVE STRENGTHS:
  - FOOTINGS.....3000 PSI
  - WALLS.....4000 PSI
  - SLABS ON GRADE.....4000 PSI
  - TOPPING SLABS.....3500 PSI
- STRUCTURAL STEEL.....ASTM A36
  - W/ SLOPES.....ASTM A992
  - STRUCTURAL TUBING.....ASTM A500 GR. B.
- ALL BOLTS FOR STRUCTURAL STEEL SHALL BE 3/4" DIAMETER, A325, UNLESS OTHERWISE NOTED.
- ALL WELDING SHALL CONFORM TO THE LATEST A.W.S. SPECIFICATIONS. USE E70XX ELECTRODES.
- PROVIDE CORNER BARS (24x24) AT ALL INTERSECTIONS OF FOOTINGS AND WALLS. SAME SIZE AND SPACING AS THE HORIZONTAL REINFORCING.
- THE CONCRETE MASONRY UNITS TO HAVE A MINIMUM F'M OF 2800 PSI AT 28 DAYS ON THE NET AREA.
- USE TYPE S MORTAR FOR CONCRETE MASONRY
  - USE TYPE N MORTAR FOR CLAY MASONRY
  - MIX DESIGN PER PROPORTION SPECIFICATION
- GROUT USED IN R.C. MASONRY TO HAVE A MINIMUM F'C OF 2500 PSI AT 28 DAYS. ALL GROUT AND COARSE GROUT TO BE INSTALLED IN ACCORDANCE WITH IBC 2104 REQUIREMENTS.
- SHIFT REINFORCING TO CLEAR ANCHOR BOLTS AND EMBEDDED ITEMS, CUTTING OF REINFORCING BARS IS NOT PERMITTED.
- REINFORCING CONTINUOUS THROUGH CONSTRUCTION JOINTS UNLESS SHOWN OTHERWISE.
- WELDING OF REINFORCING BARS AT CROSS POINTS IS NOT PERMITTED.
- HORIZONTAL REINFORCING BARS SHALL BE CONTINUOUS AROUND ALL CORNERS UNLESS OTHERWISE SHOWN. EXTEND HORIZONTAL BARS MIN. 30" AROUND CORNERS OR PROVIDE CORNER BARS (30"x30") AT ALL INTERSECTIONS OF FOOTINGS AND WALLS. SAME SIZE AND SPACING AS HORIZONTAL REINFORCING, UNLESS OTHERWISE NOTED.
- PROVIDE ANCHOR BOLTS 1/2" x 1'-0" LONG x 6" HORIZ. 2'-0" O.C. PROVIDE ANCHOR BOLTS @ EACH SIDE OF BOTTOM PLATE SPLICES.
- ROOF TRUSSES SHALL BE DESIGNED AND MANUFACTURED BY THE SUPPLIER FOR THE LOADS SHOWN ON THE PLANS AND THE STRUCTURAL NOTES. THE SHOP DRAWINGS SHALL BE CERTIFIED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF IOWA.

TRUE N  
PLAN N  
FOUNDATION PLAN  
1/4" = 1'-0"

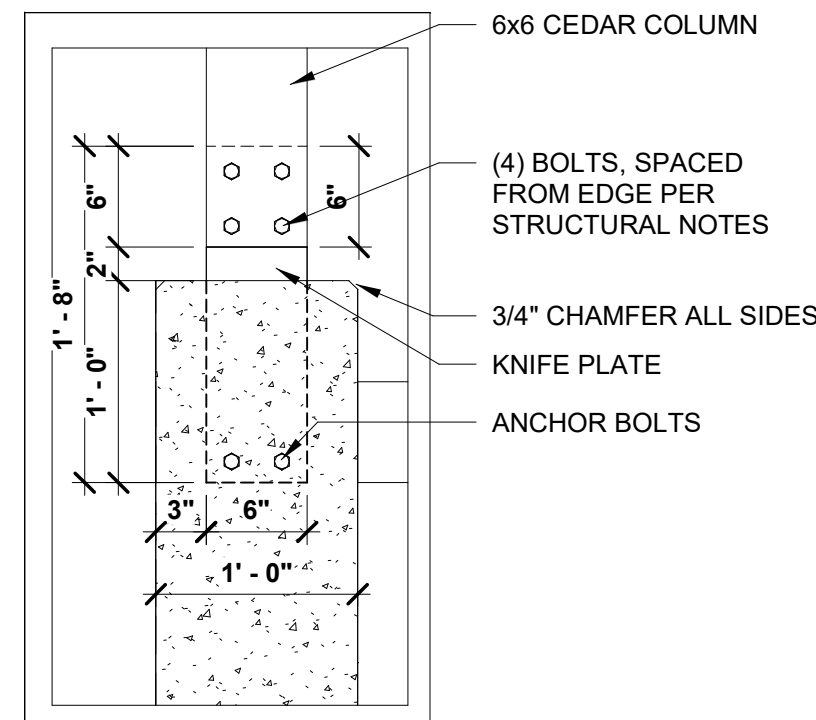
- TYPICAL FOOTING/FOUNDATION NOTES:
- ALL FOOTINGS ARE TO BE 24"x18" CAST IN PLACE WITH (3) #5'S CONTINUOUS AND #4'S @ 24" VERTICAL WITH 6" HOOK.
  - FOUNDATION "F1":
    - 8" CAST IN PLACE FOUNDATION WITH CONTINUOUS #4'S HORIZONTAL @ 18" O.C. EACH FACE.
  - FOUNDATION "F2":
    - 8" CAST IN PLACE FOUNDATION WITH (4) #4'S VERTICAL



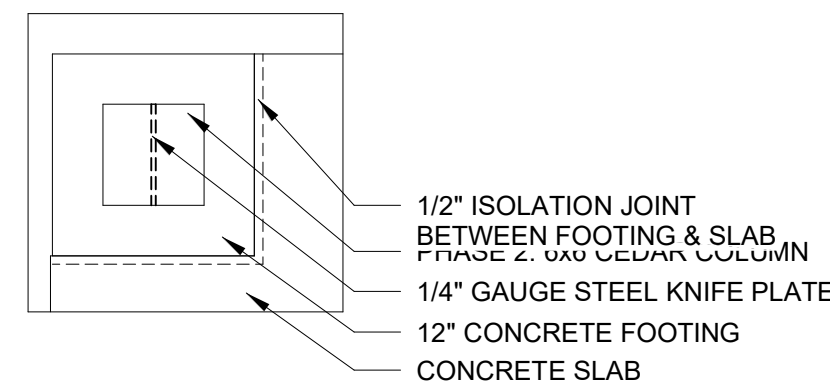
4 POST DETAIL  
S100 1/2" = 1'-0"



3 DETAIL @ TRELLIS  
S100 1" = 1'-0"



2 SHADE TRELLIS - FOUND. DTL.  
S100 1" = 1'-0"



1 DETAIL - SHADE TRELLIS COLUMN  
S100 1" = 1'-0"

NOTES:

- SHADE TRELLIS STRUCTURE IS TO BE IMPLEMENTED BY THE CITY OF WEST BRANCH AT A FUTURE PHASE. SHADE TRELLIS FOOTINGS AND KNIFE PLATES ARE TO BE INSTALLED DURING PHASE ONE FOR EASE OF INSTALL OF FUTURE SHADE TRELLIS.
- PROTECTIVE COVER TO BE INSTALLED OVER KNIFE PLATES OF FUTURE SHADE TRELLIS COLUMN FOOTING TO PROTECT AGAINST DAMAGE AND TO ENSURE SAFETY.

BID DOCS  
2017-11-02

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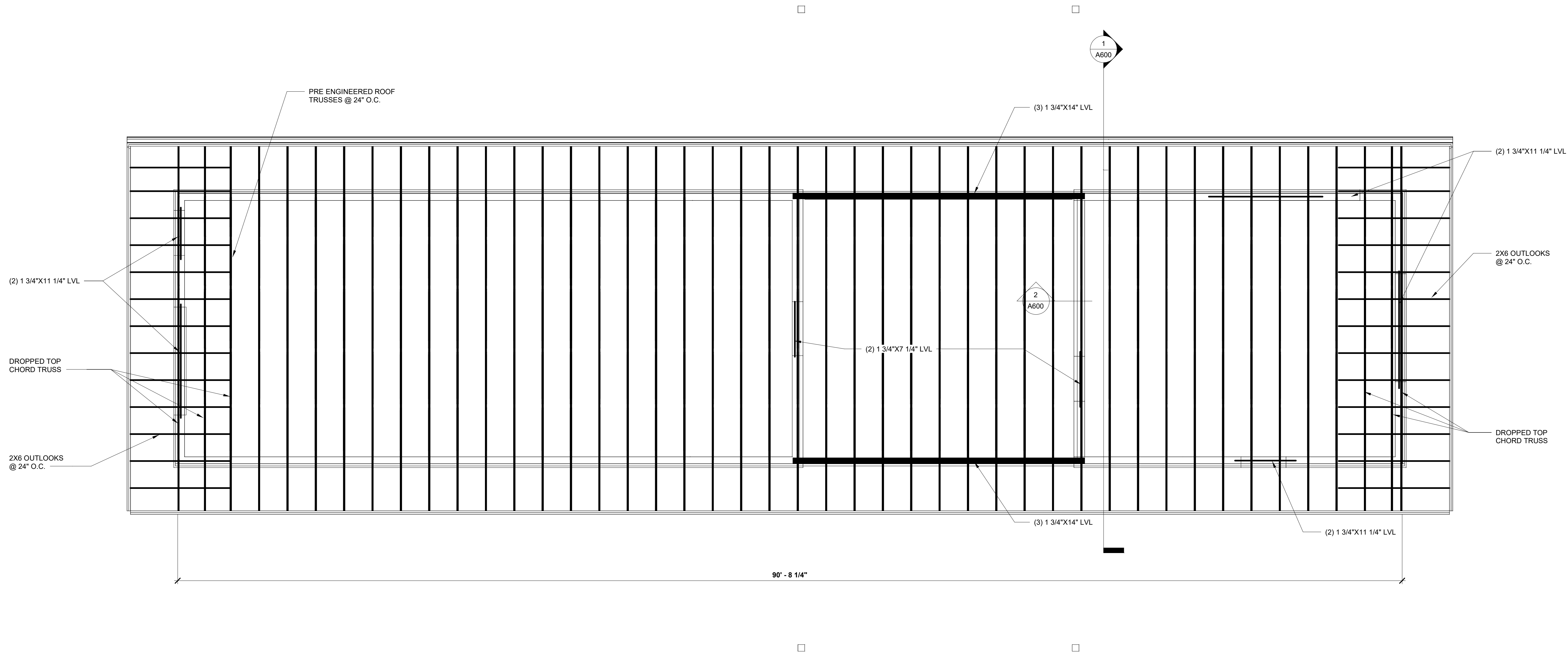
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PLAN N  
TRUE N  
ROOF FRAMING PLAN  
1/4" = 1'-0"

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