

SHEET INDEX

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BUILDING & FIRE AREA SQUARE FOOTAGES

FLOOR AREAS	EXISTING	NEW	SUB-TOTAL
SECOND FLOOR	----- S.F.	----- S.F.	----- S.F.
FIRST FLOOR	14,943 S.F.	14,980 S.F.	29,923 S.F.
CANOPIES (COLUMN SUPPORTED)	----- S.F.	----- S.F.	----- S.F.
BASEMENT	----- S.F.	----- S.F.	----- S.F.
BUILDING AREA SUB-TOTALS	14,943 S.F.	14,980 S.F.	29,923 S.F.
MEZZANINES	----- S.F.	----- S.F.	----- S.F.
FIRE AREA TOTALS	14,943 S.F.	14,980 S.F.	29,923 S.F.

BUILDING CODE ANALYSIS

PROJECT ADDRESS
1650 PANKRATZ STREET, MADISON, WI, 53704

APPLICABLE CODES
2015 International Building Code (w/ WI Amendments)
ASHRE Standard 90.1-2013
2015 IEBC (Level # Alteration)

OCCUPANCY
B - BUSINESS
B - BUSINESS (ASSEMBLY UNDER 50 OCCUPANTS)
S1 - ENCLOSED PARKING GARAGE
S1 - REPAIR GARAGE
Accessory Use
N/A
Incidental Use
N/A
High-Piled Combustible Storage NO
Hazardous Materials NO
Multiple Control Areas NO

HEIGHT & AREA
Building Height: 21'-4" Maximum Allowed: 75'-0"
Number of Stories: 1 Maximum Allowed: 3
Total Building Area: 28,943 S.F. Maximum Allowed: --- S.F.
Total Fire Area: 28,943 S.F. Maximum Allowed: 122,500 S.F.
Mixed Occupancies
Unlimited Area Building YES/NO

CONSTRUCTION TYPE
Construction Classification 2B
Fire Separation Distance >30'-0"

FIRE PROTECTION SYSTEMS
Assumed Sprinkler Type NFPA 13
Fire Alarm System NO

MEANS OF EGRESS
Occupant Load --
Panic Hardware NO

STRUCTURAL DESIGN
Risk Category II
Live Loads
Roof Live Load 20 psf
Second Floor/Mezz Live Load N/A psf
Collateral Load 5 psf
Snow Load
Ground Snow Load 30 psf
Exposure Factor 1.0
Thermal Factor 1.0
Wind Loads
Wind Load 115 MPH
Exposure Category B
Earthquake Loads
Seismic Site Class D

PLUMBING SYSTEMS
Mens WC Required 3
Womens WC Required 3
Drinking Fountain 2
Other Source #

MECHANICAL SYSTEMS
NO SINGLE PIECE OF EQUIPMENT OVER 400,000 BTU

SITE INFORMATION

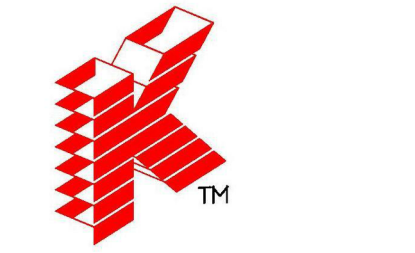
SITE CONTENT
Building Size --- S.F. ---%
Hard Surface --- S.F. ---%
Green Space --- S.F. ---%
Parcel Size (Approx.) --- S.F. --- Acres
Parking Provided --- Stalls
Area of Disturbance --- S.F.

ZONING
Property Zoning --
Setbacks FY --- SY --- RY ---
Hard Surface Setback ---
Coverage Limit ---%
Greenspace Requirement ---%
Parking Required --- Stalls
Refuse Enclosure YES/NO
RTU SCREENING YES/NO



SITE NOTES:
60 PARKING STALLS ELIMINATED
41 STALLS ON PROPERTY
75% MAX (ALL HARD SURFACE AREAS) LOT COVERAGE 74.4% PROVIDED
50% BUILDING RATIO 35.9% PROVIDED

THE LOT DIMENSIONS AND BEARINGS SHOWN ON THIS PLAN ARE INTERPRETED VALUES. FOLLOW UP INVESTIGATION WITH STATE AND LOCAL AUTHORITIES AND/OR WITH CERTIFIED SURVEY MAP DATA WHEN AVAILABLE IS REQUIRED.



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REVISIONS

NO.	DATE	BY
1	10/17/2022	KRW
2	11/02/2022	KRW
3	11/17/2022	KRW
4	11.28.2022	ACM
5		
6		

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CONTRACT NO:

DATE:
07.22.2022

SHEET:
C1.0

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