Phase 1 - Multi-Purpose Building

Newton Church of the Way

OWNER:
The Newton Church of the Way
2306 S 3rd Ave E
Newton, Iowa 50208

CIVIL ENGINEERING:
Snyder & Associates Inc.
2727 SW Snyder Boulevard
Ankeny, Iowa 50023
515.964.2020
kmarsh@snyder-associates.com

I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.

Date

My license renewal date is December 31,

Pages or sheets covered by this seal:

ARCHITECT
CONNECT Architecture & Design P.C.
901 Thomas Beck Road, STE 301
Des Moines, Iowa 50315
515.276.4454
dan@connect-arch.com

I hereby certify that the portion of this technical submission described below was prepared by me or under my direct supervision and responsible charge. I am a duly licensed architect under the laws of the state of Iowa.

Daniel Hunt Date
License number: 03659
My license renewal date is June 30, 2026
Pages or sheets covered by this seal:

STRUCTURAL ENGINEERING
Tometich Engineering, Inc
10501 Buena Vista Court
Urbandale, Iowa 50322
515.280.8022
bth@tometichengineering.com

I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.

Date

My license renewal date is December 31,

Pages or sheets covered by this seal:

SHEET INDEX

CONNECT ARCHITECTURE
901 Thomas Beck Rd. Suite 301
Des Moines, IA 50315
515.276.4454
www.connect-arch.com
info@connect-arch.com

Phase 1 - Multi Purpose
Newton Church of The Way
2306 S 3rd Ave E, Newton, IA 50208

PROJECT NUMBER: 2418
DATE PRINTED: 5/29/2025

01	5/29/2025	BID AND PERMIT SET

SHEET TITLE
COVER SHEET

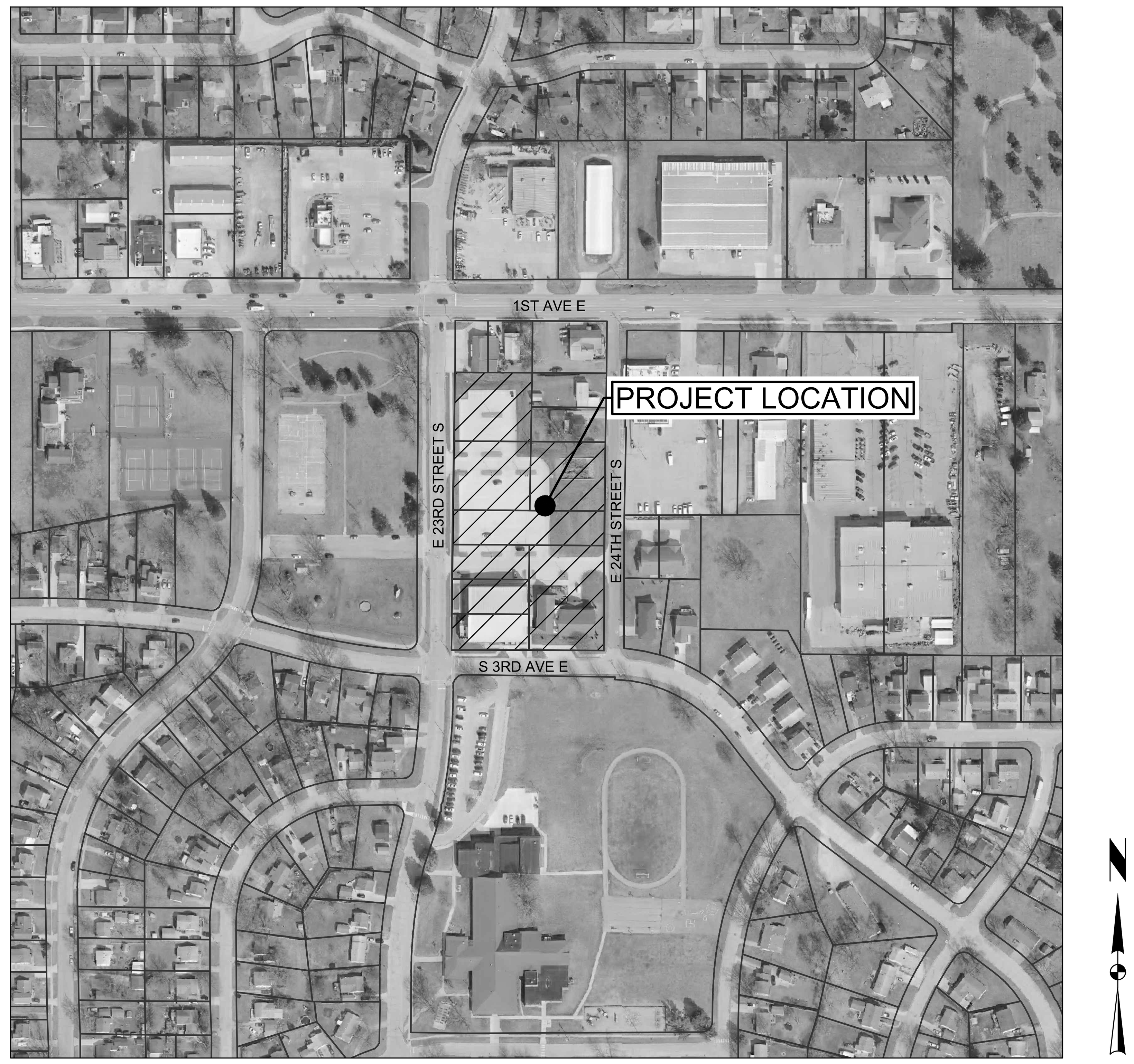
SHEET NO
CVR

SITE PLAN
FOR
NEWTON CHURCH OF THE WAY
2306 S 3RD AVE E
CITY OF NEWTON, JASPER COUNTY, IOWA

OWNER/DEVELOPER
THE NEWTON CHURCH OF THE WAY
2306 S 3RD AVE E
NEWTON, IA 50208
CONTACT: TRACY CROSS, FACILITIES MANAGER
PHONE: (641)521-3155

ARCHITECT
CONNECT ARCHITECTURE AND DESIGN PC
901 THOMAS BECK RD STE 301
DES MOINES, IA 50315
CONTACT: DAN HUNT
PHONE: (515) 276-4454

ENGINEER
SNYDER & ASSOCIATES, INC.
2727 SW SNYDER BOULEVARD
ANKENY, IOWA 50023
CONTACT: KOREY MARSH, PE
PHONE: (515) 964-2020
EMAIL: KMARSH@SNYDER-ASSOCIATES.COM



SCALE: 1" = 200'

VICINITY MAP

Sheet List Table

STATE OF IOWA ★ CLAY R. SCHNECKLOTH LANDSCAPE ARCHITECT NO. 512 PROFESSIONAL LANDSCAPE ARCHITECT ★

License Expires:
June 30, 2025

I hereby certify that the portion of this technical submission described below was prepared by me or under my direct supervision and responsible charge. I am a duly licensed Professional Landscape Architect under the laws of the State of Iowa.

Clay R. Schneckloth, PLA — Date

License Number 512

Pages or sheets covered by this seal:
C500

LICENSED PROFESSIONAL ENGINEER KOREY M. MARSH P25347 ★ IOWA ★

I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.

Korey M. Marsh, P.E. — Date

License Number P25347

My License Renewal Date is December 31, 2026

Pages or sheets covered by this seal:
C100-C400

MARK	REVISION	DATE	BY
2	REVISED PER OWNER COMMENTS	05-27-25	LJM
1	REVISED PER CITY COMMENTS	05-15-25	LJM

Engineer: CWR | Checked By: KMM | Scale: 1" = 200'
Technician: LJM | Date: 04-30-2025 | T-R-S: TTN-RRW-SS
Project No: 125.0255.01A | Sheet C100

NEWTON, IOWA

2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

NEWTON CHURCH OF THE WAY

TITLE SHEET

SNYDER & ASSOCIATES, INC.

SNYDER & ASSOCIATES

Project No: 125.0255.01A

Sheet C100

LEGEND

FEATURES	FOUND	SET
Section Corner	▲	△
1/2" Rebar, Cap # 11579 (Unless Otherwise Noted)	●	○
ROW Marker	■	□
ROW Rail	⊢⊣	⊢⊣
Control Point	⊙CP	
Bench Mark	⊕	
Platted Distance	P	
Measured Bearing & Distance	M	
Recorded As	R	
Deed Distance	D	
Calculated Distance	C	
Minimum Protection Elevation	MPE	
Centerline		
Section Line		
1/4 Section Line		
1/4 1/4 Section Line		
Easement Line		

FEATURES	EXISTING	PROPOSED
Spot Elevation	X (1225.25)	X 1225.25
Contour Elevation	1225	1225
Fence (Barbed, Field, Hog)	X	X
Fence (Chain Link)	//	//
Fence (Wood)	□	□
Fence (Silt)	○	●
Tree Line		
Tree Removal Limits		
Tree Stump		
Deciduous Tree \\ Shrub		
Coniferous Tree \\ Shrub		
Communication	C(*)	C
Overhead Communication	OC(*)	OC
Fiber Optic	FO(*)	FO
Underground Electric	E(*)	E
Overhead Electric	OE(*)	OE
Duct Bank	DUCT(*)	DUCT
Gas Main with Size	G(*)	G
High Pressure Gas Main with Size	HPG(*)	HPG
Water Main with Size	W(*)	
Sanitary Sewer with Size	S(*)	
Sanitary Manhole		
Storm Sewer with Size	ST(*)	
Storm Manhole		
Single Storm Sewer Intake		
Double Storm Sewer Intake		

(*) Denotes the survey quality service level for utilities

Fire Hydrant		
Fire Hydrant on Building		
Water Main Valve		
Water Service Valve		
Well		
Utility Pole		
Guy Anchor		
Utility Pole with Light		
Utility Pole with Transformer		
Street Light		
Yard Light		
Electric Box	EB	EB
Electric Transformer		
Traffic Sign		
Communication Pedestal		
Communication Manhole	C	C
Communication Handhole	C	C
Fiber Optic Manhole	FO	FO
Fiber Optic Handhole	FO	FO
Gas Valve		
Gas Manhole	G	G
Gas Apparatus		
Fence Post or Guard Post	●	●
Underground Storage Tank	UST	
Above Ground Storage Tank	AST	
Sign		
Satellite Dish		
Mailbox		
Sprinkler Head		
Irrigation Control Valve	ICV	ICV
Soil Boring	B-2	
Test Hole Location for SUE w/ID		

UTILITY QUALITY SERVICE LEVELS

QUALITY LEVELS OF UTILITIES ARE SHOWN IN THE PARENTHESES WITH THE UTILITY TYPE AND WHEN APPLICABLE, SIZE. THE QUALITY LEVELS ARE BASED ON THE CI / ASCE 38-02 STANDARD.

QUALITY LEVEL (D) INFORMATION IS DERIVED FROM EXISTING UTILITY RECORDS OR ORAL RECOLLECTIONS.

QUALITY LEVEL (C) INFORMATION IS OBTAINED BY SURVEYING AND PLOTTING VISIBLE ABOVE-GROUND UTILITY FEATURES AND USING PROFESSIONAL JUDGMENT IN CORRELATING THIS INFORMATION WITH QUALITY D INFORMATION.

QUALITY LEVEL (B) INFORMATION IS OBTAINED THROUGH THE APPLICATION OF APPROPRIATE SURFACE GEOPHYSICAL METHODS TO DETERMINE THE EXISTENCE AND APPROXIMATE HORIZONTAL POSITION OF SUBSURFACE UTILITIES.

QUALITY LEVEL (A) IS HORIZONTAL AND VERTICAL POSITION OF UNDERGROUND UTILITIES OBTAINED BY ACTUAL EXPOSURE OR VERIFICATION OF PREVIOUSLY EXPOSED SUBSURFACE UTILITIES, AS WELL AS THE TYPE, SIZE, CONDITION, MATERIAL, AND OTHER CHARACTERISTICS.

UTILITY WARNING

THE UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND/OR RECORDS OBTAINED. THE SURVEYOR MAKES NO GUARANTEE THAT THE UTILITIES OR SUBSURFACE FEATURES SHOWN COMPRISE ALL SUCH ITEMS IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UTILITIES OR SUBSURFACE FEATURES SHOWN ARE IN THE EXACT LOCATION INDICATED EXCEPT WHERE NOTED AS QUALITY LEVEL A.

GENERAL NOTES

1. NOTIFY UTILITY PROVIDERS PRIOR TO BEGINNING ANY CONSTRUCTION ACTIVITIES AND COORDINATE WITH UTILITY PROVIDERS AS NECESSARY DURING CONSTRUCTION. CONTRACTOR IS RESPONSIBLE FOR DETERMINING EXISTENCE, EXACT LOCATION, AND DEPTH OF ALL UTILITIES. PROTECT ALL UTILITY LINES AND STRUCTURES NOT SHOWN FOR REMOVAL OR MODIFICATION. ANY DAMAGES TO UTILITY ITEMS NOT SHOWN FOR REMOVAL OR MODIFICATION SHALL BE REPAIRED TO THE UTILITY OWNER'S SPECIFICATIONS AT THE CONTRACTOR'S EXPENSE.
2. CONSTRUCTION OF ALL STREET AND UTILITY IMPROVEMENTS SHALL CONFORM TO THE 2025 SUDAS STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS AND THE SOILS REPORTS PREPARED BY OTHERS.
3. LENGTH OF UTILITIES SHOWN ON PLANS ARE DIMENSIONED FROM CENTERLINE OF STRUCTURE TO CENTERLINE OF STRUCTURE.
4. ALL TRAFFIC CONTROL SHALL BE PROVIDED IN ACCORDANCE WITH REQUIREMENTS SET FORTH IN THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD). WHEN CONSTRUCTION ACTIVITIES OBSTRUCT PORTIONS OF THE ROADWAY, FLAGGERS SHALL BE PROVIDED. FLAGGERS SHALL CONFORM TO THE MUTCD IN APPEARANCE, EQUIPMENT AND ACTIONS.
5. NOTIFY OWNER, ENGINEER, NEWTON WATER WORKS, AND CITY OF NEWTON PUBLIC WORKS AT LEAST 48 HOURS PRIOR TO BEGINNING WORK.
6. CONSTRUCT MANHOLES AND APPURTENANCES AS WORK PROGRESSES. BACKFILL WITH SUITABLE MATERIAL AND COMPACT TO 95% MAXIMUM DENSITY.
7. IN THE EVENT OF A DISCREPANCY BETWEEN THE QUANTITY ESTIMATES AND THE DETAILED PLANS, THE DETAILED PLANS SHALL GOVERN.
8. ALL FIELD TILES ENCOUNTERED DURING CONSTRUCTION SHALL BE RECONNECTED AND NOTED ACCORDINGLY ON THE AS-BUILT DOCUMENTS.
9. DIMENSIONS, BUILDING LOCATION, UTILITIES AND GRADING OF THIS SITE ARE BASED ON AVAILABLE INFORMATION AT THE TIME OF DESIGN. DEVIATIONS MAY BE NECESSARY IN THE FIELD. ANY SUCH CHANGES OR CONFLICTS BETWEEN THIS PLAN AND FIELD CONDITIONS ARE TO BE REPORTED TO THE ARCHITECT/ENGINEER PRIOR TO STARTING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LAYOUT VERIFICATION OF ALL SITE IMPROVEMENTS PRIOR TO CONSTRUCTION.
10. CONTRACTOR TO LOAD AND TRANSPORT ALL MATERIALS CONSIDERED TO BE UNDESIRABLE TO BE INCORPORATED INTO THE PROJECT TO AN APPROVED OFF-SITE WASTE SITE.
11. CONTRACTOR TO STRIP AND STOCKPILE TOPSOIL FROM ALL AREAS TO BE CUT OR FILLED. RESPREAD TO MINIMUM 8" DEPTH TO FINISH GRADES.
12. ALL PROPOSED CONTOURS AND SPOT ELEVATIONS SHOWN ARE FINISHED GRADES AND/OR TOP OF PAVING SLAB (GUTTER), UNLESS OTHERWISE NOTED.
13. THE CONTRACTOR IS RESPONSIBLE FOR CLEANING DIRT AND DEBRIS FROM NEIGHBORING STREETS, DRIVEWAYS, AND SIDEWALKS CAUSED BY CONSTRUCTION ACTIVITIES IN A TIMELY MANNER.
14. THE ADJUSTMENT OF ANY EXISTING UTILITY APPURTENANCES TO FINAL GRADE IS CONSIDERED INCIDENTAL TO THE SITE WORK.
15. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING EROSION CONTROL MEASURES AS NECESSARY. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR MAINTAINING ANY EXISTING EROSION CONTROL MEASURES ON SITE AT THE TIME OF CONSTRUCTION. GRADING AND SOIL EROSION CONTROL CODE REQUIREMENTS SHALL BE MET BY CONTRACTOR. A GRADING PERMIT IS REQUIRED FOR THIS PROJECT.
16. CONTRACTOR TO COORDINATE NATURAL GAS, ELECTRICAL, TELEPHONE AND ANY OTHER FRANCHISE UTILITY SERVICES WITH UTILITY SERVICE PROVIDER, CITY OF NEWTON, AND THE OWNER PRIOR TO CONSTRUCTION.
17. CONTRACTOR TO VERIFY ALL UTILITY CROSSINGS AND MAINTAIN MINIMUM 18" VERTICAL AND HORIZONTAL CLEARANCE BETWEEN UTILITIES. CONTRACTOR TO COORDINATE UTILITY ROUTING TO BUILDING AND VERIFY CONNECTION LOCATIONS AND INVERTS PRIOR TO CONSTRUCTION.

PROPERTY ADDRESS

2306 S 3RD AVE E
NEWTON, IOWA 50208

ZONING

R-2 ONE & TWO FAMILY DWELLING DISTRICT

BULK REGULATIONS

BUILDING SETBACKS
FRONT YARD: 25 FT
REAR YARD: 25 FT
SIDE YARD: 8 FT

IMPERVIOUS AREA

EXISTING IMPERVIOUS SURFACE = 83,150 SF
NEW IMPERVIOUS SURFACE = 7,508 SF
TOTAL IMPERVIOUS SURFACE = 90,658 SF

UTILITY CONTACT INFORMATION

UTILITY CONTACT FOR MAPPING INFORMATION SHOWN AS RECEIVED FROM THE IOWA ONE CALL DESIGN REQUEST SYSTEM, TICKET NUMBER 552500852.

UE1-UNDERGROUND ELECTRIC OE1-OVERHEAD ELECTRIC	ALLIANT ENERGY ALLIANT ENERGY FIELD ENGINEER 8002554268 LOCATE_IPL@ALLIANTENERGY.COM
FO1-FIBER OPTIC	MAHASKA COMMUNICATION GROUP ENGINEERING & CONSTRUCTION 6416761111 SUPPORT@MAHASKA.ORG NEWTON, CITY OF BRANDON SCHAKEL EXT 2318 6417926622 BRANDONS@NEWTONGOV.ORG
G1-GAS MAIN	BLACK HILLS ENERGY GRIMES CHUCK WOODS 5153432037 CHUCK.WOODS@BLACKHILLSCORP.COM
CO1-COMMUNICATION	MEDIACOM L.L.C. DAVE MEYERS 5159917388 DMEYERS2@MEDIACOMCC.COM
FO2-FIBER OPTIC	WINDSTREAM COMMUNICATIONS DESIGN LOCATE DESK 8002891901 LOCATE.DESK@WINDSTREAM.COM

IOWA ONE CALL
1-800-292-8989
www.iowaonecall.com | 811 Call before you dig

CONTROL POINTS

IOWA REGIONAL COORDINATE SYSTEM ZONE 9 (IA-NEWTON)
NAD83(2011)(EPOCH 2010.00) IARTN DERIVED - US SURVEY FEET

CP1 N=7727651.27 E=19443310.35 Z=941.48
FOUND MAG NAIL IN SIDEWALK LOCATED AT NW QUADRANT OF SOUTH 2ND EAST & EAST 23RD SOUTH, +-3' FROM CURB AT MID-RADIUS, +-1' EAST OF SIDEWALK EDGE. (AS SHOWN ON SURVEY)

CP2 N=7727369.38 E=19443310.54 Z=946.90
FOUND 1/2" REBAR WITH RED CONTROL CAP LOCATED AT THE SW QUADRANT OF SOUTH 3RD EAST AND EAST 23RD SOUTH, +-1' OFF CURB AT MID-RADIUS. (AS SHOWN ON SURVEY)

CP3 N=7727376.38 E=19443623.84 Z=939.34
FOUND MAG NAIL ON TOP CURB LOCATED SOUTH SIDE OF SOUTH 3RD EAST AT EDGE CHURCH BUILDING. (AS SHOWN ON SURVEY)

CP100 N=7727748.21 E=19443628.88 Z=931.02
SET CUT "X" ON EAST SIDE OF SOUTH RETAINING WALL IN DETENTION AREA. (AS SHOWN ON SURVEY)

CP101 N=7727559.03 E=19443653.70 Z=932.76
SET CUT "X" ON TOP CURB AT EAST ENTRANCE, EAST OF HYDRANT. (AS SHOWN ON SURVEY)

BENCHMARKS

NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88 - GEOID12A)
IARTN DERIVED - US SURVEY FEET

BM501 N=7727412- E=19443693- Z=939.93
TOP NUT ON HYDRANT AT NE QUADRANT EAST 24TH SOUTH AND SOUTH 3RD EAST, +-15' SOUTH OF TREE. (AS SHOWN ON SURVEY)

BM502 N=7727561- E=19443313- Z=943.86
FOUND GIN SPIKE IN P.P. 17, WEST SIDE EAST 23RD SOUTH, AT SW QUADRANT OF SOUTH 2ND EAST.

DATE OF SURVEY

FEBRUARY 27, 2025

PARKING REQUIREMENTS

1 SPACE PER 4 PERSONS
CURRENT OCCUPANCY= 860 PERSONS
PROPOSED BUILDING OCCUPANCY= 315 PERSONS
TOTAL = 1175 PERSONS
1175 / 4 = 294 SPACES REQUIRED

TOTAL EXISTING SPACES = 131 SPACES
TOTAL PROPOSED SPACES = 128 SPACES

SITE NEEDS ADDITIONAL 166 STALLS.

THE CHURCH HAS SHARED PARKING AGREEMENTS WITH THE JASPER COUNTY BUILDING AND NEWTON SCHOOL DISTRICT.

POLLUTION PREVENTION NOTES

A. POLLUTION PREVENTION AND EROSION PROTECTION
1. CODE COMPLIANCE: THE CONTRACTOR IS RESPONSIBLE FOR COMPLIANCE WITH ALL POTENTIAL POLLUTION AND SOIL EROSION CONTROL REQUIREMENTS OF THE IOWA CODE, THE U.S. CLEAN WATER ACT AND ANY LOCAL ORDINANCES. THE CONTRACTOR SHALL TAKE ALL NECESSARY STEPS TO PROTECT AGAINST EROSION AND POLLUTION FROM THIS PROJECT SITE AND ALL OFF-SITE BORROW OR DEPOSIT AREAS DURING PERFORMANCE OR AS A RESULT OF PERFORMANCE.
2. DAMAGE CLAIMS: THE CONTRACTOR WILL HOLD THE OWNER AND ARCHITECT / ENGINEER HARMLESS FROM ANY AND ALL CLAIMS OF ANY TYPE WHATSOEVER RESULTING FROM DAMAGES TO ADJOINING PUBLIC OR PRIVATE PROPERTY, INCLUDING REASONABLE ATTORNEY FEES INCURRED TO OWNER. FURTHER, IF THE CONTRACTOR FAILS TO TAKE NECESSARY STEPS TO PROMPTLY REMOVE EARTH SEDIMENTATION OR DEBRIS WHICH COMES ONTO ADJOINING PUBLIC OR PRIVATE PROPERTY, THE OWNER MAY, BUT NEED NOT, REMOVE SUCH ITEMS AND DEDUCT THE COST THEREOF FROM AMOUNTS DUE TO THE CONTRACTOR.

B. POLLUTION PREVENTION PLAN
1. THERE IS NOT A SWPPP OR GENERAL PERMIT #2 PERMIT ON THIS PROJECT. THE CONTRACTOR IS RESPONSIBLE FOR COMPLIANCE WITH ALL EROSION CONTROL LAW REQUIREMENTS, INCLUDING, BUT NOT LIMITED TO, THE FOLLOWING BMP'S UNLESS INFEASIBLE OR NOT APPLICABLE:
   a. INSTALL PERIMETER AND FINAL SEDIMENT CONTROL MEASURES SUCH AS SILT BARRIERS, DITCH CHECKS, DIVERSION BERMS, OR SEDIMENTATION BASINS DOWNSTREAM OF SOIL DISTURBING ACTIVITIES PRIOR TO SITE CLEARING AND GRADING OPERATIONS.
   b. PRESERVE EXISTING VEGETATION IN AREAS NOT NEEDED FOR CONSTRUCTION AND LIMIT TO A MINIMUM THE TOTAL AREA DISTURBED BY CONSTRUCTION OPERATIONS AT ANY TIME.
   c. MAINTAIN ALL TEMPORARY AND PERMANENT EROSION CONTROL MEASURES IN WORKING ORDER, INCLUDING CLEANING, REPAIRING, REPLACEMENT, AND SEDIMENT REMOVAL THROUGHOUT THE PERMIT PERIOD. CLEAN OR REPLACE SILT CONTROL DEVICES WHEN THE MEASURES HAVE LOST 50% OF THEIR ORIGINAL CAPACITY.
   d. PREVENT ACCUMULATION OF EARTH AND DEBRIS FROM CONSTRUCTION ACTIVITIES ON ADJOINING PUBLIC OR PRIVATE PROPERTIES, INCLUDING STREETS, DRIVEWAYS, SIDEWALKS, DRAINAGEWAYS, OR UNDERGROUND SEWERS. REMOVE ANY ACCUMULATION OF EARTH OR DEBRIS IMMEDIATELY AND TAKE REMEDIAL ACTIONS FOR FUTURE PREVENTION.
   e. INSTALL NECESSARY CONTROL MEASURES SUCH AS SILT BARRIERS, EROSION CONTROL MATS, MULCH, DITCH CHECKS OR RIPRAP AS SOON AS AREAS REACH THEIR FINAL GRADES AND AS CONSTRUCTION OPERATIONS PROGRESS TO ENSURE CONTINUOUS RUNOFF CONTROL. PROVIDE INLET AND OUTLET CONTROL MEASURES AS SOON AS STORM SEWERS ARE INSTALLED.
   f. RESPREAD A MINIMUM OF 8 INCHES OF TOPSOIL (INCLUDING TOPSOIL FOUND IN SOD) ON ALL DISTURBED AREAS, EXCEPT WHERE PAVEMENT, BUILDINGS OR OTHER IMPROVEMENTS ARE LOCATED.
   g. STABILIZE UNDEVELOPED, DISTURBED AREAS WITH MULCH, TEMPORARY SEED MIX, PERMANENT SEED MIX, SOD, OR PAVEMENT IMMEDIATELY AS SOON AS POSSIBLE UPON COMPLETION OR DELAY OF GRADING OPERATIONS. INITIATE STABILIZATION MEASURES IMMEDIATELY AFTER CONSTRUCTION ACTIVITY IS FINALLY COMPLETED OR TEMPORARILY CEASED ON ANY PORTION OF THE SITE AND WHICH WILL NOT RESUME FOR A PERIOD EXCEEDING 14 CALENDAR DAYS.
   h. COORDINATE LOCATIONS OF STAGING AREAS WITH THE GENERAL CONTRACTOR. UNLESS NOTED OTHERWISE, STAGING AREAS SHOULD CONTAIN THE FOLLOWING: JOB TRAILERS, FUELING / VEHICLE MAINTENANCE AREA, TEMPORARY SANITARY FACILITIES, MATERIALS STORAGE, AND CONCRETE WASHOUT FACILITY. CONTROL RUNOFF FROM STAGING AREAS WITH DIVERSION BERMS AND/OR SILT BARRIERS AND DIRECT TO A SEDIMENT BASIN OR OTHER CONTROL DEVICE WHERE POSSIBLE. CONCRETE WASHOUT MUST BE CONTAINED ONSITE.

MARK	REVISION	DATE	BY
1	REVISED PER CITY COMMENTS	05-15-25	LJM
2	REVISED PER OWNER COMMENTS	05-27-25	LJM

Engineer: CWR | Checked By: KMM | Scale: 1" = NONE
Technician: LJM | Date: 04-30-2025 | T-R-S: T1N-R8W-S5

Project No: 125.0255.01A

Sheet C101

NEWTON CHURCH OF THE WAY
NEWTON, IOWA

PROJECT INFORMATION

SNYDER & ASSOCIATES, INC.
2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

SNYDER & ASSOCIATES

Project No: 125.0255.01A
Sheet C101

V:\Projects\2025\125.0255.01A\CAD\DSP_125255_TSM.dwg LOGAN MYERS PROJECT INFORMATION, 2025/05/28, 4:09 PM, ANSI FULL BLEED D (34.00 X 23.00 INCHES)

V:\Projects\2025\125.0255.01A\CADD\SP_1250255_OVL.dwg LOGAN MYERS, OVERALL LAYOUT PLAN, 2025/05/28, 4:01 PM, ANSI FULL BLEED D (34.00 X 22.00 INCHES)

Sheet C102

Project No: 125.0255.01A

SNYDER & ASSOCIATES

NEWTON CHURCH OF THE WAY

OVERALL LAYOUT PLAN

NEWTON, IOWA

SNYDER & ASSOCIATES, INC.

2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

MARK	REVISION	DATE	BY
2	REVISED PER OWNER COMMENTS	05-27-25	LJM
1	REVISED PER CITY COMMENTS	05-15-25	LJM

Engineer: CWR	Checked By: KMM	Scale: 1" =
Technician: LJM	Date: 04-30-2025	T-R-S: TTN-RRW-SS
Project No: 125.0255.01A	Sheet C102	

DEMOLITION PLAN CONSTRUCTION NOTES

1. EXISTING FEATURES: PROTECT THE FOLLOWING:
   - A. PAVEMENTS TO REMAIN: SAW CUT ALL PAVEMENTS TO FULL DEPTH AT REMOVAL LIMIT TO AVOID DAMAGE TO ADJACENT PAVEMENTS. ANY DAMAGE TO PAVEMENT SHALL BE REPAIRED AT CONTRACTORS EXPENSE.
   - B. PROTECT EXISTING UTILITIES: VERIFY LOCATION PRIOR TO CONSTRUCTION. ANY DAMAGE TO UTILITIES DUE TO CONSTRUCTION SHALL BE REPAIRED AT CONTRACTORS EXPENSE. ADJUST EXISTING UTILITIES WHEN REQUIRED TO MATCH PROPOSED GRADE.
   - C. PROTECT EXISTING SIGNS.
   - D. PROTECT EXISTING WALL AND STAIRS.
   - E. EXISTING BUILDINGS TO REMAIN.
2. DEMOLITION: REMOVE THE FOLLOWING:
   - A. EXISTING PAVEMENT TO LIMITS SHOWN. SAW CUT TO FULL DEPTH.
   - B. EXISTING LIGHT POLE.
   - C. EXISTING ELECTRIC LINE TO LIMITS SHOWN. COORDINATE WITH FRANCHISE UTILITY OWNER PRIOR TO CONSTRUCTION.
   - D. EXISTING MANHOLE.
   - E. STORM SEWER TO LIMITS SHOWN.
   - F. REMOVE AND DISPOSE OF EXISTING WALLS.
   - G. REMOVE CURB TO LIMITS SHOWN.
   - H. REMOVE EXISTING TRANSFORMERS.

DEMOLITION LEGEND

PCC/ GRAVEL REMOVAL

0 30 FEET

SNYDER & ASSOCIATES

NEWTON CHURCH OF THE WAY

EXISTING CONDITIONS AND DEMOLITION PLAN

NEWTON, IOWA

SNYDER & ASSOCIATES, INC.

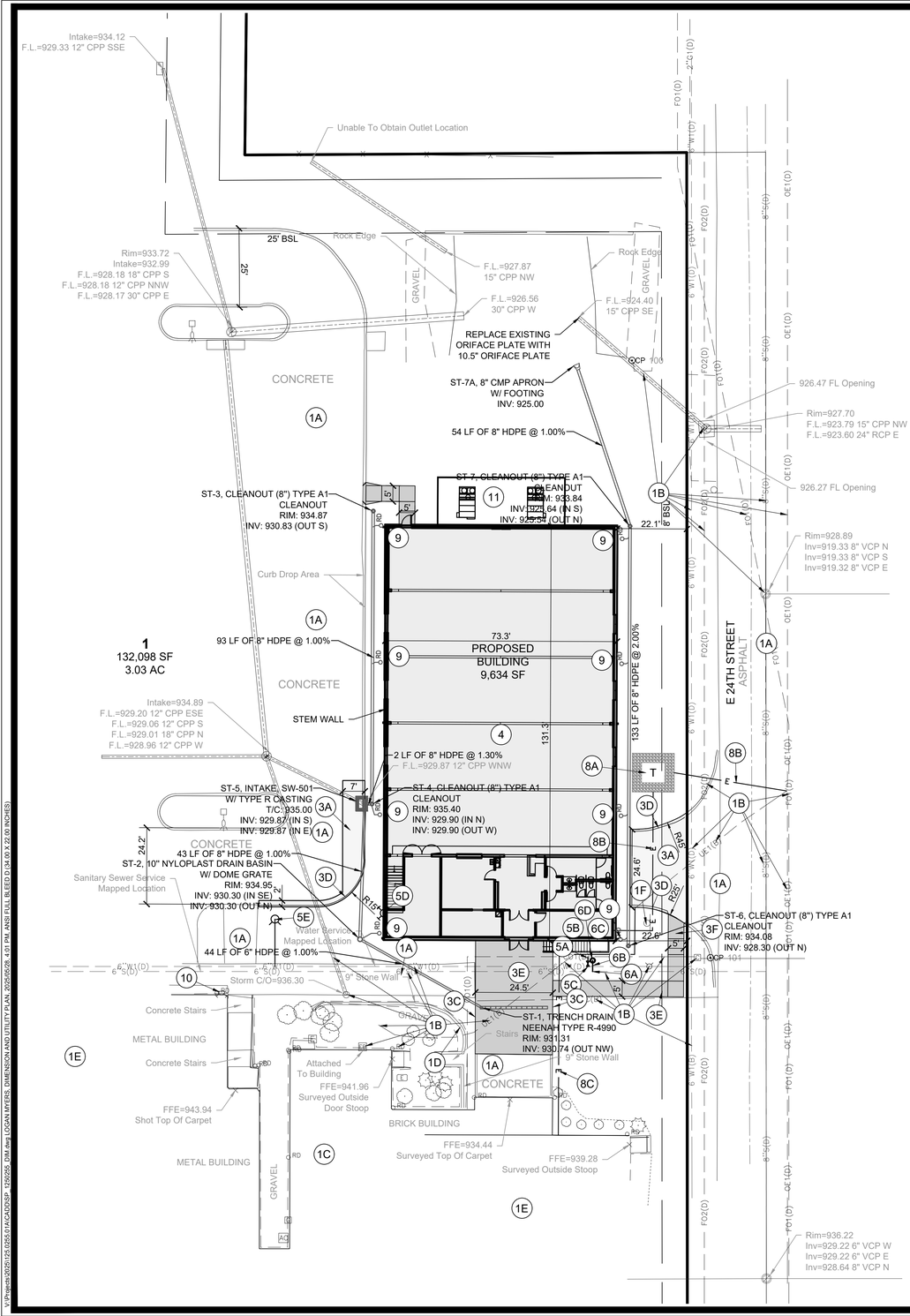
2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

MARK	REVISION	DATE	BY
2	REVISED PER OWNER COMMENTS	05-27-25	LJM
1	REVISED PER CITY COMMENTS	05-15-25	LJM

Engineer: CWR	Checked By: KMM	Scale: 1" = 30'	
Technician: LJM	Date: 04-30-2025	T-R-S: TTN-RRW-SS	
Project No: 125.0255.01A	Sheet C200		

Project No: 125.0255.01A

Sheet C200



DIMENSION PLAN CONSTRUCTION NOTES

1. EXISTING FEATURES. PROTECT THE FOLLOWING:
   A. PAVEMENT TO REMAIN.
   B. EXISTING UTILITIES. COORDINATE ANY RELOCATIONS OR ADJUSTMENTS WITH UTILITY SERVICE PROVIDER AS NECESSARY.
   C. EXISTING BUILDING TO REMAIN.
   D. EXISTING FENCE.
   E. EXISTING TREES.
   F. EXISTING SIGN.

2. REFER TO SHEET C200 FOR DEMOLITION OF EXISTING FEATURES.

3. PAVEMENTS. PROVIDE THE FOLLOWING:
   A. PCC DRIVES AND PARKING, 6" DEPTH PAVEMENT ON 12" PREPARED SUBGRADE COMPACTED TO 95% STANDARD PROCTOR DENSITY.
   B. CONNECT TO EXISTING PAVEMENT, DRILL AND DOWEL PER SUDAS SPECIFICATIONS.
   C. NO CURB.
   D. STANDARD CURB.
   E. 4" PCC SIDEWALK.
   F. PEDESTRIAN RAMP AT MAXIMUM 8.33% SLOPE.

4. SEE ARCHITECTURAL AND STRUCTURAL PLANS FOR BUILDING DEMOLITION AND ADDITION DETAILS INCLUDING STOOPS AND EXPOSED FOUNDATIONS.

5. WATER SERVICES, PROVIDE THE FOLLOWING AS PER NEWTON WATER WORKS RULES AND REGULATIONS:
   A. PRIVATE 6" WATER SERVICE. DIP WITH NITRILE GASKETS.
   B. VERIFY LOCATION AND ELEVATION OF BUILDING WATER SERVICE. COORDINATE WITH MECHANICAL PLANS PRIOR TO CONSTRUCTION.
   C. CONNECT TO EXISTING WATER SERVICE WITH TAPPING SLEEVE AND VALVE.
   D. FIRE DEPARTMENT CONNECTION. SEE MECHANICAL PLANS FOR DETAILS.
   E. FIRE HYDRANT.

6. PRIVATE SANITARY SEWER, PROVIDE THE FOLLOWING:
   A. PRIVATE 6" SANITARY SEWER SERVICE AT 2.0% MINIMUM. PROVIDE 1:1 RISER AS NECESSARY AND BACK FLOW PREVENTION.
   B. CONNECT 6" SERVICE TO EXISTING SANITARY SERVICE.
   C. CONNECT TO PROPOSED BUILDING SERVICE. CONFIRM WITH MECHANICAL PLANS. FOR SIZE, LOCATION AND ELEVATION.
   D. CLEANOUT.

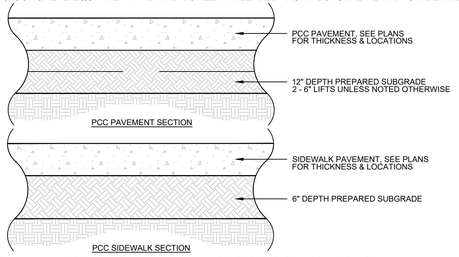
7. SITE LIGHTING. PROVIDE THE FOLLOWING:
   A. CONTRACTOR TO COORDINATE WITH THE UTILITY OWNER AND PROPERTY OWNER ALL ASPECTS OF ELECTRICAL SERVICE PRIOR TO CONSTRUCTION. SITE LIGHTING SHALL BE DOWNCAST.

8. SITE AMENITIES. PROVIDE THE FOLLOWING:
   A. TRANSFORMER.
   B. PROPOSED ELECTRIC LINE. COORDINATE WITH FRANCHISE UTILITY PROVIDER PRIOR TO CONSTRUCTION.
   C. 4" UNDERGROUND PVC SLEEVE TO EXISTING BUILDING. COORDINATE WITH FRANCHISE UTILITY PROVIDER PRIOR TO CONSTRUCTION.

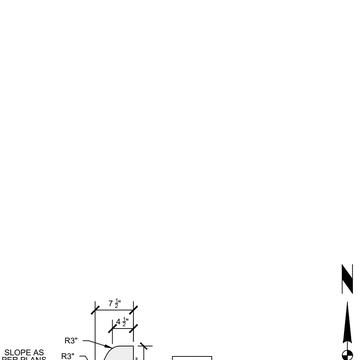
9. CONNECT ROOF DRAIN TO STORM SEWER COLLECTION LINE. COORDINATE WITH ARCHITECTURAL PLANS FOR EXACT LOCATIONS.

10. EXISTING FDC LOCATION.

11. 40' x 15' CONCRETE EQUIPMENT PAD AND SCREENWALL. SEE ARCHITECTURAL PLANS FOR DETAILS.

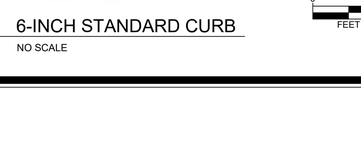


1 C300 — TYPICAL PAVEMENT CROSS SECTIONS
NO SCALE



SECTION A-A

REINFORCING BAR LIST						
Mark	Size	Location	Shape	Length	Count	Spacing
4w1	4	Walls		Wall Height minus 4"	14	12"
4w2	4	Long Walls		3'-8"	Varies	12"
4w3	4	Short Walls		2'-8"	Varies	12"
4b1	4	Base		4'-2"	4	10"
4b2	4	Base		3'-2"	5	10"



PLAN

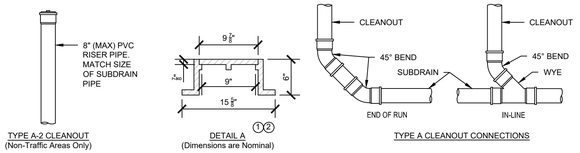
Refer to SW-514 for boxout details.

MAXIMUM PIPE DIAMETERS		
Pipe Location	Precast Structure	Cast-in-place Structure
Short Wall	15"	18"
Long Wall	24"	30"

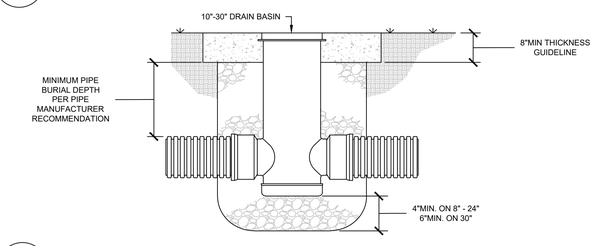
1. Install four #4 diagonal bars at all pipe openings.
2. SW-603 Type R unless Type Q is specified in the contract documents.
3. Cast-in-place base shown. If base is precast integral with walls, the footprint of the base is not required to extend beyond the outer edge of the walls.
4. 12 inch minimum wall height above all pipes.

2 C300 — SW-501 SINGLE GRATE INTAKE
NO SCALE

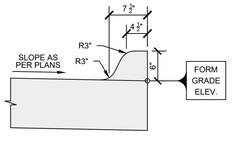
1. HEAVY DUTY CASTING. MARK LID WITH "STORM" OR "STORM C.O.".
2. DESIGN IS INTENDED FOR USE IN CONJUNCTION WITH 8" PVC RISER PIPE OTHER SIZED CAPS MAY BE USED WITH SMALLER PIPE, AS APPROVED BY THE ENGINEER.



3 C300 — STORM SEWER CLEANOUT
NO SCALE



4 C300 — NYLOPLAST DRAIN BASIN DETAIL
NO SCALE



5 C300 — 6-INCH STANDARD CURB
NO SCALE

MARK	DATE	BY
1	REVISED PER CITY COMMENTS	05-15-25 LJM
2	REVISED PER OWNER COMMENTS	05-27-25 LJM

Engineer: CWR | Checked By: KMM | Scale: 1" = 20'
Technician: LJM | Date: 04-30-2025 | T-R-S: T7N-R26W-S5
Project No: 125.0255.01A | Sheet C300

NEWTON CHURCH OF THE WAY

NEWTON, IOWA

DIMENSION AND UTILITY PLAN

SNYDER & ASSOCIATES, INC.
2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

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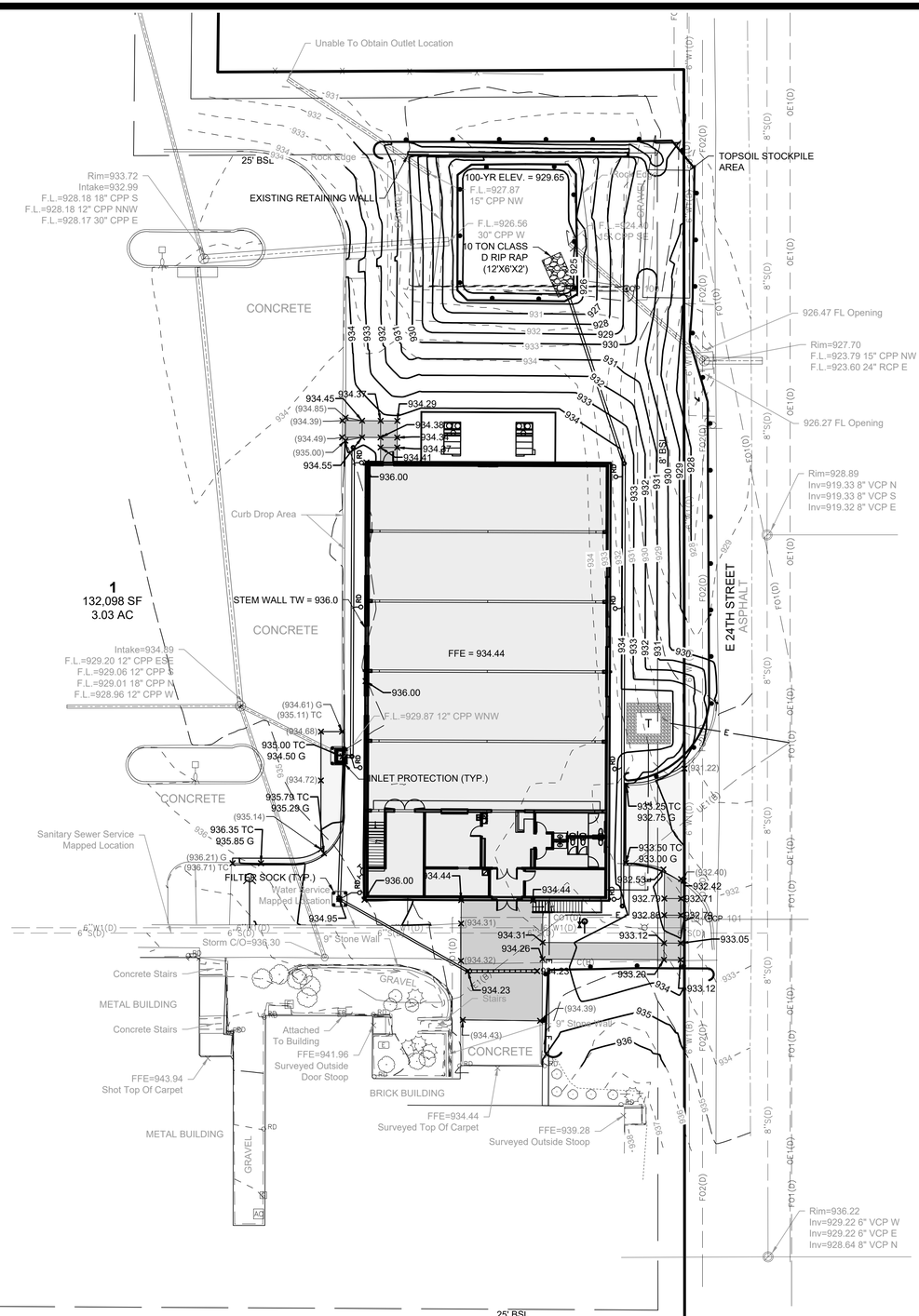
Project No: 125.0255.01A
Sheet C300

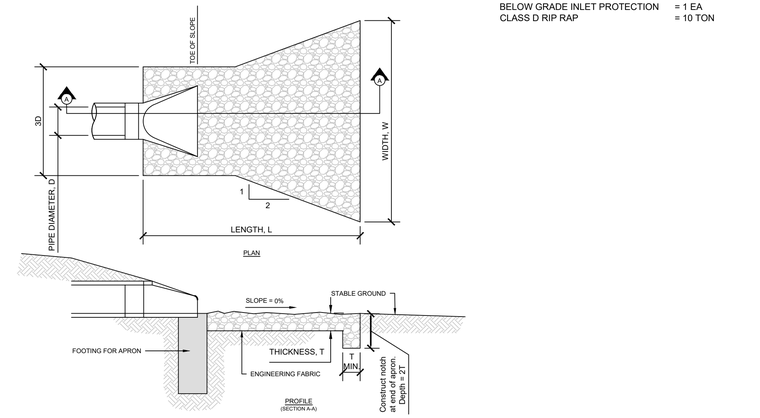


GRADING NOTES

1. CONTRACTOR TO STRIP AND STOCKPILE TOPSOIL ON ALL AREAS TO BE CUT OR FILLED. RESPREAD TO MINIMUM 8" DEPTH TO FINISH GRADES.
2. ANY EXCESS CUT TO BE SPREAD ON SITE AS DIRECTED BY ENGINEER DURING CONSTRUCTION. PLACE TOPSOIL OVER ALL AREAS DISTURBED.
3. ALL DRAINAGE SWALES AND SLOPES 5 TO 1 OR GREATER TO BE SEEDED USING COMMERCIALLY AVAILABLE EROSION CONTROL SEED. MIXTURE APPLIED AT RATE RECOMMENDED BY SUPPLIER.
4. EROSION CONTROL: SEED THE SITE AFTER ROUGH GRADING HAS BEEN COMPLETED. PLACE SILT FENCE AND MAINTAIN IN PROBLEM AREAS AFTER GROUND COVER HAS BEEN ESTABLISHED. COMPLY WITH EROSION CONTROL LAW.
5. PROVIDE BELOW GRADE INLET PROTECTION IN PAVED AREAS FOLLOWING PAVING OPERATIONS.
6. NO CONSTRUCTION, GRADING, MOBILIZATION, EQUIPMENT STORAGE, OR MATERIAL STORAGE IS ALLOWED WITHIN THE 15' TOE OF LEVEE OFFSET AREA.
7. CONTRACTOR TO LOAD AND TRANSPORT ALL MATERIALS CONSIDERED TO BE UNDESIRABLE TO BE INCORPORATED INTO THE PROJECT TO AN APPROVED OFF-SITE WASTE SITE.

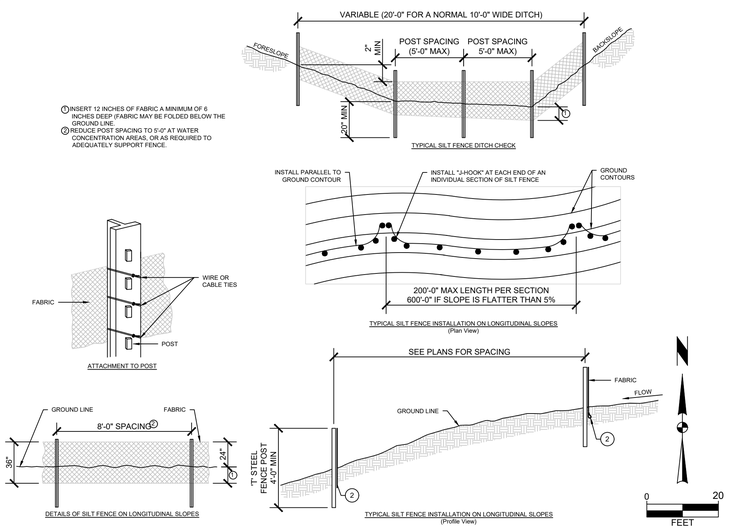
QUANTITIES

SILT FENCE	= 540 LF
BELOW GRADE INLET PROTECTION	= 1 EA
CLASS D RIP RAP	= 10 TON



2 C400 RIP RAP FOR PIPE OUTLET ONTO FLAT GROUND

NO SCALE



1 C400 SILT FENCE DETAIL

NO SCALE

MARK	REVISION	DATE	BY
1	REVISED PER CITY COMMENTS	05-15-25	LJM
2	REVISED PER OWNER COMMENTS	05-27-25	LJM

Engineer: CWR | Checked By: KMM | Scale: 1" = 20'
Technician: LJM | Date: 04-30-2025 | T-R-S: T7N-R8W-S5

Project No: 125.0255.01A

Sheet C400

NEWTON CHURCH OF THE WAY

NEWTON, IOWA

GRADING AND EROSION CONTROL PLAN

SNYDER & ASSOCIATES, INC.
2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

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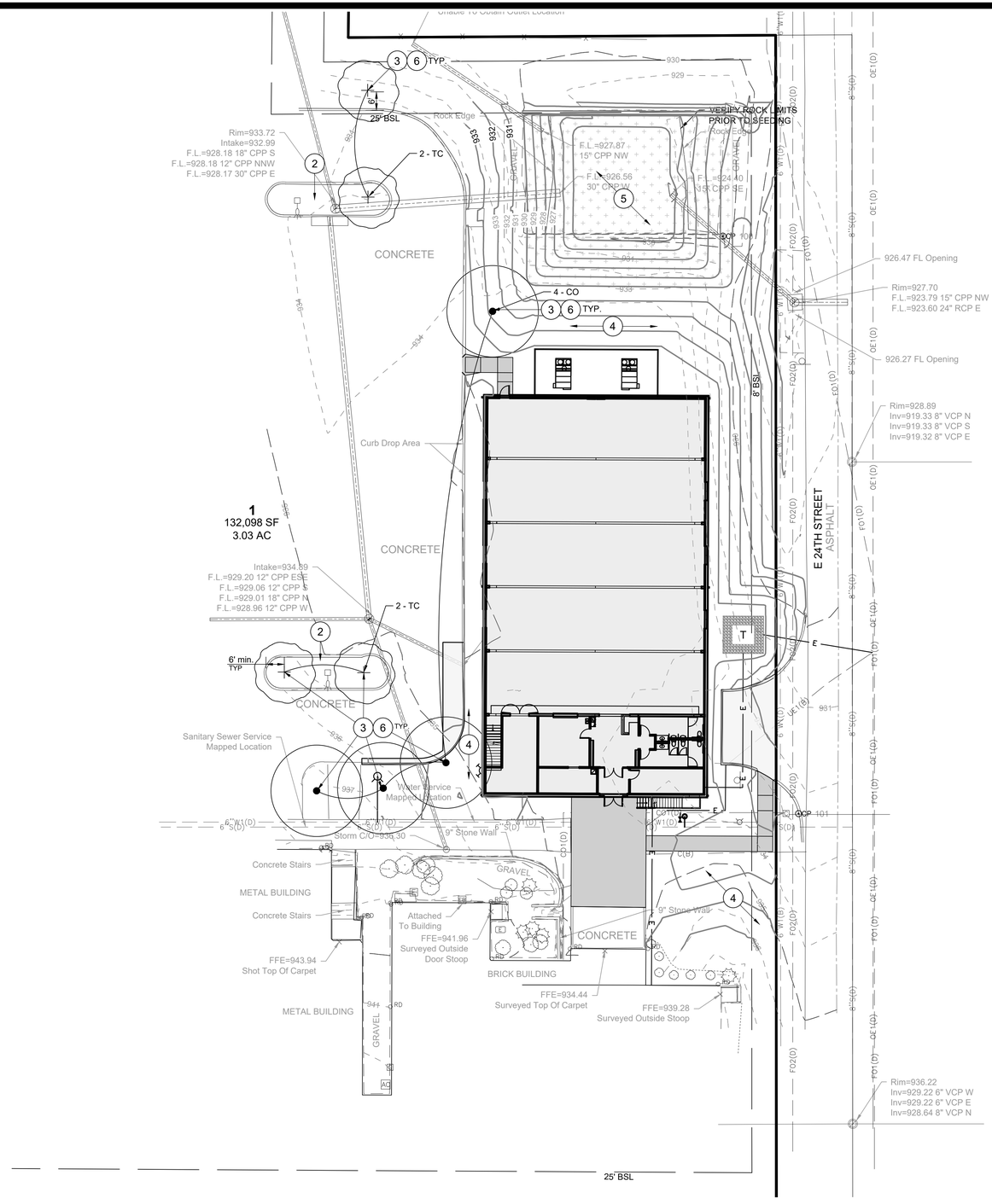
Project No: 125.0255.01A

Sheet C400



PLANTING PLAN GENERAL NOTES

A. UTILITY WARNING:
THE UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND/OR RECORDS OBTAINED. THE SURVEYOR MAKES NO GUARANTEE THAT THE UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEY FURTHER DOES NOT WARRANT THAT THE UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED.

B. NOTIFY UTILITY OWNERS PRIOR TO BEGINNING ANY CONSTRUCTION. CONTRACTOR IS RESPONSIBLE FOR DETERMINING EXISTENCE, EXACT LOCATION AND DEPTH OF ALL UTILITIES. AVOID DAMAGE TO UTILITIES AND SERVICES DURING CONSTRUCTION. ANY DAMAGE DUE TO THE CONTRACTOR'S CARELESSNESS SHALL BE CORRECTED AT THE CONTRACTOR'S EXPENSE. COORDINATE AND COOPERATE WITH UTILITY COMPANIES DURING CONSTRUCTION.

C. ALL PLANT MATERIAL SHALL AT LEAST MEET MINIMUM REQUIREMENTS SHOWN IN THE "AMERICAN STANDARDS FOR NURSERY STOCK" (ANSI Z60.1-LATEST EDITION).

D. CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIAL FOR A PERIOD OF ONE YEAR FROM DATE OF INSTALLATION.

PLANTING PLAN CONSTRUCTION NOTES

1. SEED ALL AREAS DISTURBED BY CONSTRUCTION ON SITE INCLUDING ROW UNLESS NOTED OTHERWISE.
2. PROVIDE 2-INCH RIVER GRAVEL PLACED TO A DEPTH OF 4-INCHES WITH WEED BARRIER FABRIC UNDERLAYMENT IN AREAS SHOWN ON PLAN. PROVIDE STEEL EDGING WHEN NOT ADJACENT TO SIDEWALK.
3. PROVIDE 3-INCH DEPTH SHREDDED HARDWOOD MULCH IN A MIN 3-FOOT PERIMETER RING AROUND ALL TREES. PROVIDE VERTICAL CUT NATURAL EDGE TO A DEPTH OF 4-INCHES.
4. OWNER TO SEED ALL AREAS DISTURBED BY CONSTRUCTION WITH 90/10 GREENYARD OR AN APPROVED EQUAL AT 450LBS / AC SEED RATE UNLESS NOTED OTHERWISE.

   PRODUCT: GREENYARD 90 / 10 OR EQUAL.
   AGRILAND FS, INC
   INDIANOLA, IA 50125
   WWW.AGRILANDFS.COM
   CONTACT: CURT MYERS
   T: 515-961-8408

5. PROVIDE DETENTION BASIN SEED MIX AS PROVIDED BY PRAIRIE MOON NURSERY. WWW.PRAIRIEMOON.COM, 32115 PRAIRIE LANE, WINONA, MN 55987, OR APPROVED EQUAL. SEEDING RATE: 11.48 LBS/ACRE. INSTALL AS PER SUDAS SPECIFICATIONS 9010 SEEDING.

   PROVIDE REGREEN, TRICITUM AESTIVUM, SHORT-LIVED STERILE PERENNIAL WHEAT/WHEAT GRASS HYBRID OR APPROVED EQUAL. APPLY AT 30 LBS/ACRE

6. ALL WIRE, TWINE, AND BURLAP SHALL BE REMOVED FROM THE ROOT BALL OF TREES PRIOR TO PLANTING.
7. PROVIDE BONDED FIBER MATRIX (BFM) HYDRAULIC MULCH ON ALL LOT AREAS GREATER THAN 5:1 SLOPE.

PLANTING PLAN REQUIREMENTS

LANDSCAPE REQUIREMENTS AND CALCULATIONS
(AS PER CITY OF NEWTON ZONING CODE REQUIREMENTS)

OPEN SPACE REQUIREMENTS:
TOTAL SITE AREA: 132,098 SF
MINIMUM OPEN SPACE REQUIRED: 20%
TOTAL IMPERVIOUS: 90,658 SF (68.6%)
TOTAL OPEN SPACE: 41,440 SF (31.4%)
20% OPEN SPACE REQUIRED. 31.4% OPEN SPACE PROVIDED.

PAVEMENT SHADING REQUIREMENTS:
PARKING LOT AREA: 35,869 SF
MINIMUM SHADE COVERAGE PERCENTAGE REQUIRED: 15%
MINIMUM SHADE COVERAGE AREA REQUIRED: 5,380 SF
SHADE COVERAGE AREA PER TREE: 700 SF
SHADE TREES REQUIRED: 7.6
SHADE TREES PROVIDED: 8
SHADE COVERAGE AREA PROVIDED: 5,600 SF
5,380 SF SHADE COVERAGE REQUIRED. 5,600 SF SHADE COVERAGE PROVIDED.

PLANTING LEGEND

DETENTION SEED

PLANT SCHEDULE					
CODE	QTY	BOTANICAL NAME	COMMON NAME	SIZE	TYPE
DECIDUOUS TREES					
CO	4	Celtis occidentalis	Common Hackberry	1.5" Cal.	B&B
OVERSTORY TREES					
TC	4	Tilia cordata	Littleleaf Linden	1.5" Cal.	B&B

0 20
FEET

MARK	DATE	BY
2	05-27-25	LJM
1	05-15-25	LJM
REVISION		

Engineer: CWR | Checked By: KMM | Scale: 1" = 20'
Technician: LJM | Date: 04-30-2025 | T-R-S: T1N-R8W-S5
Project No: 125.0255.01A

Sheet C500

NEWTON, IOWA

PLANTING PLAN

SNYDER & ASSOCIATES, INC.
2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020 | www.snyder-associates.com

SNYDER & ASSOCIATES

Project No: 125.0255.01A
Sheet C500

NEWTON CHURCH ADDITION

2306 S 3RD AVE E, NEWTON, IOWA 50208

DESIGN CODES & LOAD*:

THE STRUCTURAL DESIGN OF THIS PROJECT SHALL BE IN ACCORDANCE WITH THE "2015 INTERNATIONAL BUILDING CODE" (IBC). "MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES" (ASCE/SEI 7-10), AND APPLICABLE REFERENCED STANDARDS. ALL LOADS REQUIRED FOR DESIGN BY OTHERS AND NOT LISTED BELOW SHALL BE IN ACCORDANCE WITH THESE REQUIREMENTS.

OCCUPANCY CATEGORY: "II"

ROOF LIVE LOADS:

GROUND SNOW	Pg = 30 psf
EXPOSURE FACTOR	Ce = 1.0
IMPORTANCE FACTOR	I = 1.0
THERMAL FACTOR	Ct = 1.0
MINIMUM ROOF SNOW LOAD	Pf = 25 psf

*DRIFTING & UNBALANCED LOADS SHALL BE IN ACCORDANCE WITH ASCE/SEI 7 CALCULATED WITH Pf AND Pg SPECIFIED

FLOOR LIVE LOADS:

STAIRS & EXITS	100 psf
MOVABLE SEATING	100 psf

WIND LOADS:

ULTIMATE WIND SPEED (3 SEC GUST)	115 MPH
IMPORTANCE FACTOR	I = 1.0
EXPOSURE CATEGORY	B
INTERNAL PRESSURE COEFFICIENT	± 0.18

COMPONENT & CLADDING PRESSURES (ULTIMATE)

LOCATION	INTERIOR ZONES	END ZONES (a = X ft)	CORNER ZONES (a = X ft)
ROOFS	- 15 psf	- 20 psf	- 25 psf
WALLS	± 20 psf	± 25 psf	N/A

SEISMIC LOADS:

SITE CLASS	D
DESIGN CATEGORY	B
IMPORTANCE FACTOR	I = 1.0

GENERAL NOTE*:

ELEVATIONS NOTED THUS +(12'-8") ARE TO TOP OF SLABS, BEAMS OR OTHER STRUCTURAL FEATURES WITH REFERENCE TO THE FINISHED FIRST LEVEL FLOOR SLAB = (0'-0").

FIELD VERIFY ALL EXISTING CONDITIONS, DIMENSIONS, AND ELEVATIONS PRIOR TO FABRICATION AND/ OR CONSTRUCTION OF ANY ITEMS. REPORT ANY DISCREPANCIES TO ARCHITECT AND ENGINEER.

STRUCTURAL DRAWINGS SHALL BE COORDINATED WITH SITE, ARCHITECTURAL, MECHANICAL, AND ELECTRICAL DRAWINGS AND BETWEEN DRAWINGS AND SPECIFICATIONS. REPORT ANY DISCREPANCIES AND/ OR INTERFERENCE PROBLEMS TO ARCHITECT AND ENGINEER.

VERIFY SIZE AND LOCATION OF ALL OPENINGS OR INSERTS AS REQUIRED BY MECHANICAL, ELECTRICAL OR PLUMBING CONTRACTORS. ANY OPENINGS OR INSERTS SHOWN ON STRUCTURAL DRAWINGS ARE FOR GENERAL INFORMATION ONLY AND SHALL BE VERIFIED PRIOR TO FRAMING.

NO BEAMS, JOISTS, COLUMNS OR SLABS SHALL BE FIELD CUT OR MODIFIED WITHOUT THE STRUCTURAL ENGINEER'S WRITTEN APPROVAL.

SHOP DRAWINGS, MIX DESIGNS, PRODUCT DATA, AND CALCULATIONS SCHEDULED BELOW SHALL BE SUBMITTED FOR APPROVAL OF ALL STRUCTURAL COMPONENTS PRIOR TO FABRICATION AND/ OR CONSTRUCTION. SEE SPECIFICATIONS FOR SUBMITTAL REQUIREMENTS.

1. CONCRETE & REINFORCEMENT
   - A. CONCRETE MIX DESIGN
   - B. REINFORCING STEEL DRAWINGS
   - C. SLAB-ON-GRADE JOINT LAYOUT
2. STRUCTURAL STEEL
   - A. ANCHOR BOLT LAYOUT
   - B. LINTELS & EMBEDS FOR MASONRY
   - C. ERECTION & PIECE DRAWINGS FOR FRAMING
   - D. ERECTION & PIECE DRAWINGS FOR STAIRS & MISCELLANEOUS METALS
   - E. STRUCTURAL CALCULATIONS FOR STAIRS
3. STEEL JOISTS & DECK
   - A. ERECTION DRAWINGS & DETAILS
4. LIGHT GAGE FRAMING
   - A. STRUCTURAL CALCULATIONS
   - B. FRAMING DRAWINGS & DETAILS
5. WOOD TRUSSES
   - A. STRUCTURAL CALCULATIONS
   - B. TRUSS LAYOUT AND PROFILES

ANY ENGINEERING DESIGN PROVIDED BY OTHERS AND SUBMITTED FOR REVIEW OR RECORD SHALL BEAR THE STAMP AND SIGNATURE OF A PROFESSIONAL ENGINEER LICENSED IN THE STATE WHERE THE PROJECT IS LOCATED.

CONTRACTOR IS RESPONSIBLE TO CHECK SHOP DRAWINGS, ETC PRIOR TO SUBMITTAL TO ARCHITECT OR ENGINEER. SHOP DRAWINGS NOT CHECKED WILL BE RETURNED. CONTRACTOR SHALL VERIFY DIMENSIONS, QUANTITIES, AND COORDINATE WITH ALL OTHER TRADES.

SPECIAL-INSPECTIONS & TESTING SCHEDULE:

A SPECIAL INSPECTION AND TESTING PROGRAM SHALL BE PERFORMED IN ACCORDANCE WITH CHAPTER 17 OF THE IBC AND THE PROJECT MANUAL.

A SPECIAL INSPECTION AND TESTING PROGRAM REVIEW MEETING IS REQUIRED PRIOR TO CONSTRUCTION. THE STRUCTURAL ENGINEER, SPECIAL INSPECTOR, CITY INSPECTOR, GENERAL CONTRACTOR, AND ALL SUBCONTRACTORS PERFORMING STRUCTURAL WORK SHALL BE IN ATTENDANCE.

THE FOLLOWING ITEMS SHALL BE INCLUDED IN THE SPECIAL INSPECTION AND TESTING PROGRAM:

1. SPECIAL GRADING, EXCAVATION AND FILLING
   - A. SUBGRADE PREPARATION
   - B. VERIFY COMPACTION OF FILL MATERIAL
   - C. VERIFY DESIGN BEARING CAPACITY
   - D. EXPANSIVE SOIL CHARACTERISTICS
2. STEEL REINFORCEMENT
   - A. PLACEMENT INSPECTION
   - B. WELDED REINFORCEMENT
3. CONCRETE
   - A. AIR TESTS
   - B. SLUMP TESTS
   - C. CONCRETE TEMPERATURE
   - D. COMPRESSION TESTS
   - E. POST INSTALLED ANCHORS
4. BOLTS INSTALLED IN CONCRETE
   - A. PRIOR TO AND DURING CONCRETE PLACEMENT
6. STRUCTURAL WELDING (PERIODIC VISUAL INSPECTIONS)
   - A. SINGLE PASS FILLET WELDS
   - B. STEEL DECK
   - C. WELDED STUDS
   - D. COLD FORMED STUDS & JOISTS
   - E. STAIR & RAILING SYSTEMS

AS PRESCRIBED IN SECTION 1704.2.5 OF THE IBC, SPECIAL INSPECTIONS ARE NOT REQUIRED FOR STRUCTURAL STEEL FABRICATION PROVIDED THAT THE WORK IS DONE ON THE PREMISES OF A FABRICATOR THAT IS AISC CERTIFIED.

CONSTRUCTION PROCEDURES & SAFETY REQUIREMENTS

COMPLY WITH ALL APPLICABLE CITY, COUNTY, STATE, AND FEDERAL LAWS, INCLUDING THE OCCUPATIONAL SAFETY AND HEALTH ACT (OSHA) AND REGULATIONS ADOPTED PURSUANT THERETO.

THE STRUCTURAL CONTRACT DOCUMENTS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE MEANS AND METHODS OF CONSTRUCTION, UNLESS NOTED OR INDICATED OTHERWISE.

ENGAGE PROPERLY QUALIFIED PERSONS TO DETERMINE WHERE AND HOW TEMPORARY PRECAUTIONARY MEASURES SHALL BE USED.

PROVIDE ALL MEASURES NECESSARY TO PROTECT THE WORKERS AND ALL OTHER PERSONS DURING CONSTRUCTION. PROVIDE ALL NECESSARY MEASURES TO AVOID EXCESSIVE STRESSES AND TO HOLD THE STRUCTURAL ELEMENTS IN PLACE DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO: BRACING, SHORING FOR CONSTRUCTION EQUIPMENT, SHORING FOR EARTH BANKS, FORMS, SCAFFOLDING, PLANKING, SAFETY NETS, SUPPORT AND BRACING FOR CRANES AND HOISTS, GUYING, ETC...

SUPERVISE AND DIRECT THE WORK SO AS TO MAINTAIN SOLE RESPONSIBILITY FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES.

OBSERVATION VISITS TO THE SITE BY STRUCTURAL ENGINEER'S FIELD REPRESENTATIVES SHALL NOT INCLUDE ABOVE NOTED ITEMS.

FOUNDATION*:

FOUNDATION DESIGN IS BASED ON ASSUMED NET ALLOWABLE BEARING PRESSURES LISTED AS FOLLOWS PER SECTION 1806 OF THE IBC:
1500 psf AT CONTINUOUS FOOTINGS
1500 psf AT ISOLATED FOOTINGS.

[IF UNSUITABLE BEARING SOILS ARE FOUND (SEE SPECIAL INSPECTIONS), OVER-EXCAVATE NATIVE SOILS BELOW FOOTINGS AND FOUNDATIONS AND REPLACE WITH COMPACTED, ENGINEERED FILL AS REQUIRED BY GEOTECHNICAL ENGINEER. OVER-EXCAVATION AND BACKFILL PROCEDURE SHALL EXTEND 9" LATERALLY BEYOND EDGE OF FOOTING IN ALL DIRECTIONS FOR EACH FOOT OF OVER-EXCAVATION DEPTH.]

[OVER-EXCAVATE NATIVE SOILS A MINIMUM OF TWO FEET BELOW FOOTINGS AND FOUNDATIONS AND REPLACE WITH COMPACTED, ENGINEERED FILL AS REQUIRED BY GEOTECHNICAL REPORT. OVER-EXCAVATION AND BACKFILL PROCEDURE SHALL EXTEND 9" LATERALLY BEYOND EDGE OF FOOTING IN ALL DIRECTIONS FOR EACH FOOT OF OVER-EXCAVATION DEPTH.]

FOOTING ELEVATIONS AND ALLOWABLE BEARING CAPACITIES ARE ESTIMATED PER THE IBC. BEARING CAPACITIES SHALL BE FIELD VERIFIED BY THE GEOTECHNICAL ENGINEER AS PART OF THE SPECIAL INSPECTION PROGRAM. NOTIFY THE STRUCTURAL ENGINEER IF INADEQUATE CONDITIONS ARE ENCOUNTERED.

IN LIEU OF OVER-EXCAVATION BELOW FOOTINGS, A GROUND IMPROVEMENT SOLUTION MAY BE DESIGNED (AGGREGATE PIERS, ETC.) TO PROVIDE A COMPRABLE OR HIGHER BEARING CAPACITY TO THAT SHOWN ABOVE. IF THIS OPTION IS CHOSEN & DESIGNED FOR, THE FOUNDATION PLAN WILL NOTE THIS.

ALL FOOTINGS SHALL BE EXTENDED TO FROST DEPTH AND BEAR 3'-6" BELOW ACTUAL GRADE DURING WINTER CONSTRUCTION SITUATIONS. CONSULT STRUCTURAL ENGINEER FOR REINFORCEMENT REVISIONS.

ALL FOOTINGS SHALL BE CENTERED UNDER WALLS OR COLUMNS UNLESS NOTED OTHERWISE.

WALLS BACKFILLED ON ONE SIDE ONLY SHALL BE BRACED, UNTIL BACKFILL AND TOP AND BOTTOM SLABS ARE IN PLACE.

INSTALL ANCHOR RODS AND DOWELS FROM TOP OF FOUNDATIONS ACCURATELY. SET WITH TEMPLATES AND PROTECT FROM DAMAGE OR MOVEMENT. INSERTING RODS OR DOWELS INTO PARTIALLY SET CONCRETE IS PROHIBITED. CONTRACTOR MAY USE POST-INSTALLED ANCHOR RODS WITH APPROVED CONSTRUCTION ADHESIVE IN LIEU OF CASTING IN PLACE AT NO ADDITIONAL COST. SUBMITTAL OF ANCHORS AND ADHESIVES IS REQUIRED PRIOR TO INSTALLATION AND SPECIAL INSPECTION IS TO BE PROVIDED BY THE CONTRACTOR.

PROVIDE SLEEVES FOR ALL PIPES, UTILITY LINES, AND OTHER PENETRATIONS THROUGH TRENCH FOOTINGS AND/ OR FOUNDATION WALLS. CORE DRILLING IS NOT PERMITTED.

REFER TO ARCHITECTURAL DRAWINGS FOR BRICK LEDGES IN CONCRETE FOUNDATION WALLS.

CONNECT NEW FOOTINGS OR FOUNDATION WALLS WHICH INTERSECT EXISTING FOOTINGS OR FOUNDATION WALLS WITH #5 X 2'-6" DOWELS DRILLED & EPOXIED 6" INTO EXISTING FOUNDATIONS. NUMBER AND SPACING OF DOWELS SHALL MATCH REINFORCEMENT IN NEW FOOTINGS OR FOUNDATION WALLS.

SLABS-ON-GRADE:

SLABS-ON-GRADE SHALL BE 4 INCHES THICK, UNLESS NOTED OTHERWISE. REINFORCE WITH 4x4-W2.9xW2.9 W.W.F. PLACED 2" BELOW TOP OF SLAB. WELDED WIRE FABRIC SHALL BE LAPPED TWO FULL PANELS AND TIED SECURELY.

SLABS-ON-GRADE SHALL BE PLACED ON [10 MIL] VAPOR BARRIER OVER GRANULAR, DRAINAGE FILL. DRAINAGE FILL SHALL BE A MINIMUM OF 4 INCHES THICK. TEST SUBGRADE SOILS FOR EXPANSIVE SOIL CHARACTERISTICS AS PART OF THE SPECIAL INSPECTION PROGRAM WHEN GEOTECHNICAL ENGINEERING REPORT IS NOT AVAILABLE. NOTIFY STRUCTURAL ENGINEER IF INADEQUATE CONDITIONS ARE ENCOUNTERED AND FOLLOW RECOMMENDATIONS OF GEOTECHNICAL ENGINEER.

IF DELETERIOUS MATERIALS ARE FOUND DURING SPECIAL INSPECTIONS, PROVIDE A BUFFER LAYER OF LOW PLASTICITY SOIL BELOW SLABS-ON-GRADE AS DIRECTED BY GEOTECHNICAL ENGINEER PERFORMING SPECIAL INSPECTIONS ITEM #1. BUFFER LAYER INCLUDES DRAINAGE FILL. SEE GEOTECHNICAL REPORT FOR LOW PLASTICITY SOIL REQUIREMENTS.

THICKEN SLABS-ON-GRADE UNDER NON-BEARING MASONRY WALLS AND REINFORCE PER PLANS AND DETAILS.

SLABS-ON-GRADE SHALL BE SEPARATED FROM ALL WALLS, COLUMNS, AND OTHER VERTICAL SURFACES WITH EXPANSION JOINTS.

PROVIDE CONTROL JOINTS IN SLABS-ON-GRADE AS SHOWN ON THE DRAWINGS. JOINTS SHALL BE 1/8" WIDE BY 1/4 OF THE SLAB THICKNESS. CUTTING OPERATIONS SHALL BE AS SOON AS POSSIBLE AFTER PLACING CONCRETE WITHOUT RAVELING EDGES.

CONTRACTOR SHALL SUBMIT PROPOSED JOINT LAYOUT FOR APPROVAL WHEN JOINTS ARE NOT SHOWN ON DRAWINGS. MAXIMUM SPACING OF JOINTS SHALL BE 30 TIMES THE SLAB THICKNESS IN ANY DIRECTION. JOINT LAYOUT SHALL FORM A REGULAR GRID PATTERN WITH JOINTS INTERSECTING AT 90 DEGREES.

CONSTRUCTION JOINTS IN SLABS-ON-GRADE SHALL BE AT CONTROL JOINT LOCATIONS AS IDENTIFIED ABOVE WHEN ENTIRE FLOOR SLAB IS NOT PLACED IN ONE SEQUENCE. SEE DETAILS FOR PLATE DOWEL REQUIREMENTS.

REFER TO ARCHITECTURAL DRAWINGS FOR LOCATIONS OF DEPRESSIONS IN SLABS-ON-GRADE.

CONCRETE AND REINFORCEMENT:

CONCRETE WORK SHALL BE IN ACCORDANCE WITH "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS (ACI 301)" AND "BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE (ACI 318)" UNLESS NOTED OTHERWISE.

PROVIDE CONCRETE WITH MINIMUM 28 DAY COMPRESSIVE STRENGTH (f'c) AS SHOWN BELOW:

FOOTINGS	3,500 psi
FOUNDATION WALLS	4,000 psi
ALL OTHER CONCRETE	4,000 psi

PROVIDE CONCRETE WITH MAXIMUM WATER/CEMENT RATIO AS SHOWN BELOW:

3,500 psi	0.50
4,000 psi	0.45
5,000 psi	0.40

CONTRACTOR SHALL SUBMIT CONCRETE MIX DESIGNS FOR EACH CLASS OF CONCRETE TO ENGINEER FOR WRITTEN APPROVAL MINIMUM OF 14 DAYS PRIOR TO PLACING CONCRETE.

CONCRETE SHALL CONSIST OF THE FOLLOWING:

PORTLAND CEMENT	ASTM C150, TYPE I/II
NORMAL WEIGHT AGGREGATES	ASTM C33
POTABLE WATER	ASTM C94

REPLACEMENT OF PORTLAND CEMENT WITH FLY ASH SHALL NOT EXCEED 15% OF ALL CEMENTITIOUS MATERIALS.

MAXIMUM AGGREGATE SIZE SHALL BE 1".

ALL CONCRETE EXPOSED TO EARTH OR WEATHER SHALL HAVE AN AIR CONTENT AT POINT OF PLACEMENT OF 4% TO 7%.

WATER REDUCING ADMIXTURES (PLASTICIZERS AND SUPER PLASTICIZERS) MAY BE USED WHEN INCLUDED IN THE APPROVED CONCRETE MIX DESIGN.

NO MATERIAL CONTAINING CALCIUM CHLORIDE, SALT OR ANTIFREEZE AGENTS IS PERMITTED FOR USE IN CONCRETE.

SLUMP SHALL BE 3" TO 5" MAXIMUM FOR CONCRETE MIXES WITHOUT WATER REDUCING ADMIXTURES AND 6" TO 8" MAXIMUM WHEN WATER REDUCING ADMIXTURES ARE INCLUDED IN THE MIX DESIGN. REFER TO SPECIFICATIONS.

HOT WEATHER CONCRETE OPERATIONS SHALL BE IN ACCORDANCE WITH ACI 305.

COLD WEATHER CONCRETE OPERATIONS SHALL BE IN ACCORDANCE WITH ACI 306.

REINFORCING SHALL BE DETAILED AND PLACED IN ACCORDANCE WITH "DETAILS AND DETAILING OF CONCRETE REINFORCEMENT" (ACI 315), UNLESS DETAILED OR NOTED OTHERWISE.

REINFORCING SHALL CONFORM TO THE FOLLOWING:

DEFORMED BARS	ASTM A615, GRADE 60
WELDED DEFORMED BARS	ASTM A706, GRADE 60
WELDED WIRE FABRIC (MATS ONLY)	ASTM A185

REINFORCING STEEL SHALL BE SECURELY WIRED IN PLACE AND SUPPORTED PRIOR TO PLACING CONCRETE.

LAP ALL REINFORCING SPLICES THE GREATER OF 48 BAR DIAMETERS OR 2'-0" IN FOOTINGS & FOUNDATIONS AND SLABS-ON-GRADE UNLESS NOTED OTHERWISE. REINFORCING SPLICES AT ALL OTHER LOCATIONS SHALL HAVE CLASS B TENSION SPLICES.

PROVIDE CORNER BARS AT ALL INTERSECTIONS IN WALLS AND FOOTINGS. LAP 2'-0" WITH HORIZONTAL BARS IN EACH DIRECTION. MATCH SIZE AND SPACING OF HORIZONTAL BARS.

SPLICES IN VERTICAL REINFORCING ARE NOT PERMITTED, UNLESS NOTED OTHERWISE.

PROVIDE MINIMUM CONCRETE COVER OVER REINFORCING AS FOLLOWS:
CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH = 3"
EXPOSED TO EARTH OR WEATHER = 2"
NOT EXPOSED TO EARTH OR WEATHER OR IN CONTACT WITH THE GROUND = 2"

PROVIDE 3/4" CHAMFER ON ALL EXPOSED EDGES OF CONCRETE.

WOOD FRAMING:

ALL WOOD CONSTRUCTION TO BE DONE ACCORDING TO CHAPTER 23 OF THE IBC AND NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION (NDS 2018).

WALL STUD FRAMING: PROVIDE LUMBER AND MATERIALS MEETING OR EXCEEDING THE FOLLOWING STANDARDS OF QUALITY AND MINIMUM BASE DESIGN VALUES: VISUALLY GRADED DOUGLAS FIR-LARCH OR SPRUCE-PINE-FIR NO. 2 OR BETTER.

875	psi	EXTREME FIBER STRESS IN BENDING (SINGLE): Fb
1,150	psi	COMPRESSION PARALLEL TO GRAIN: Fc
1,400,000	psi	MODULUS OF ELASTICITY: E

SAWN LUMBER HEADERS, BEAMS, AND JOISTS: PROVIDE LUMBER AND MATERIALS MEETING OR EXCEEDING THE FOLLOWING STANDARDS OF QUALITY AND MINIMUM BASE DESIGN VALUES: VISUALLY GRADED DOUGLAS FIR-LARCH NO. 2 OR BETTER

900	psi	EXTREME FIBER STRESS IN BENDING: Fb
1,350	psi	COMPRESSION PARALLEL TO GRAIN: Fc
1,600,000	psi	MODULUS OF ELASTICITY: E

ALL HEADERS, BEAMS, AND JOISTS SHALL BE FREE FROM SPLITS, CHECKS AND SHAKES.

PRESERVATIVE PRESSURE TREATED FRAMING LUMBER: PROVIDE LUMBER AND MATERIALS MEETING OR EXCEEDING THE FOLLOWING STANDARDS OF QUALITY AND MINIMUM BASE DESIGN VALUES: VISUALLY GRADED SOUTHERN PINE NO. 2 OR BETTER:

975	psi	EXTREME FIBER STRESS IN BENDING (SINGLE): Fb
1,450	psi	COMPRESSION PARALLEL TO GRAIN: Fc
1,600,000	psi	MODULUS OF ELASTICITY: E

ALL PRESERVATIVE PRESSURE TREATED LUMBER SHALL CONFORM TO AWPA STANDARDS.

LAMINATED VENEER LUMBER (LVL) HEADERS AND BEAMS: PROVIDE LUMBER AND MATERIALS MEETING OR EXCEEDING THE FOLLOWING STANDARDS OF QUALITY AND MINIMUM BASE DESIGN VALUES:

2,600 psi	FLEXURAL STRESS: Fb	
2,510	psi	COMPRESSION PARALLEL TO GRAIN: Fc
1,900,000 psi		MODULUS OF ELASTICITY: E
118,750 psi		SHEAR MODULUS OF ELASTICITY: G

ALL FASTENERS TO BE GALVANIZED IN AREAS DIRECTLY EXPOSED TO EXTERIOR ELEMENTS OR PRESERVATIVE PRESSURE TREATED MATERIAL.

ALL NAILED AND GLUED MEMBERS TO BE IN CLEAN AND DRY CONDITION PRIOR TO GLUING. ADHESIVE SHALL COMPLY WITH ANSI/AITC A190.1-1983.

PLYWOOD AND BUILT UP BEAMS TO BE IN COMPLIANCE WITH IBC STD.#25-18.

ALL WOOD FRAMING MEMBERS TO HAVE A MOISTURE CONTENT NOT TO EXCEED 19%.

ALL ROOF AND WALL SHEATHING TO BE 5/8" APA RATED UNLESS NOTED OTHERWISE.

SHEATHING ON WALLS TO HAVE STAGGERED VERTICAL JOINTS.

ALL MANUFACTURED FLOOR JOISTS SHALL BE INSTALLED ACCORDING TO MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.

PROVIDE SOLID WOOD BLOCKING IN FLOOR SYSTEM WHERE CONCENTRATED LOADS OCCUR SO AS TO TRANSFER LOAD TO FRAMED WALL, BEAM, HEADER, OR FOUNDATION WALL BELOW.

NAILS AND STAPLES SHALL CONFORM TO REQUIREMENTS OF ASTM F 1667.

CONNECTIONS AND FASTENERS: NUMBER AND SIZE SHALL NOT BE LESS THAN THAT SET FORTH IN TABLE 2304.10.1 OF THE IBC

ALL LAG SCREW CONNECTIONS TO BE PRE-DRILLED.

ALL GIRDERS, BEAMS, AND HEADERS TO BE SUPPORTED BY A MIN. OF 3 STUDS (2 CRIPPLE, 1 KING)

ALL MULTI-PLY MEMBERS ARE TO BE CONNECTED TOGETHER ACCORDING TO MANUFACTURER'S SPECIFICATIONS TO ACT AS ONE SOLID MEMBER.

PRE-ENGINEERED METAL BUILDING

PROVIDE A COMPLETE, INTEGRATED SET OF MUTUALLY DEPENDENT COMPONENTS AND ASSEMBLIES THAT FORM A METAL BUILDING SYSTEM CAPABLE OF WITHSTANDING STRUCTURAL AND OTHER LOADS, THERMALLY INDUCED MOVEMENT, AND EXPOSURE TO WEATHER WITHOUT FAILURE OR INFILTRATION OF WATER INTO THE BUILDING INTERIOR. INCLUDE PRIMARY AND SECONDARY FRAMING, AND ACCESSORIES COMPLYING WITH THE REQUIREMENTS INDICATED.

ALL DESIGN, DETAILING, FABRICATION AND ERECTION OF PRE-ENGINEERED METAL BUILDING SYSTEMS SHALL CONFORM TO AISC MANUAL OF STEEL CONSTRUCTION, MBMA METAL BUILDING SYSTEMS MANUAL, INTERNATIONAL BUILDING CODE, AND ASCE 7.

STRUCTURAL DESIGN FOR THE BUILDING STRUCTURAL SYSTEM SHALL BE PROVIDED BY THE BUILDING MANUFACTURER FOR THE FOLLOWING DESIGN CRITERIA:

- A. SELF WEIGHT OF ALL COMPONENTS AND FINISHES.
- B. ROOF SNOW LOADS SPECIFIED IN "DESIGN CODES & LOADS".
  1. FLAT ROOF SPECIFIED SHALL BE USED IN LIEU OF VALUES DETERMINED BY EQN. 7.3-1 OF ASCE/SEI7.
  2. DRIFTING AND UNBALANCED LOADS SHALL BE CALCULATED WITH GROUND SNOW AND FLAT ROOF SNOW LOADS SPECIFIED.
- C. COLLATERAL LOADS LISTED IN "DESIGN CODES & LOADS" WHICH INCLUDES LIGHTING, MECHANICAL AND SPRINKLER SYSTEMS
- D. WIND LOADS IN ACCORDANCE WITH ASCE 7 BASED ON CRITERIA LISTED IN "DESIGN CODES & LOADS".
- E. SEISMIC LOADS IN ACCORDANCE WITH ASCE 7 OR IBC BASED ON CRITERIA LISTED IN "DESIGN CODES & LOADS".
- F. LOAD COMBINATIONS SHALL BE IN ACCORDANCE WITH ASCE 7 OR IBC.
- G. MAXIMUM ALLOWABLE DEFLECTION LIMITS:
  1. PURLINS & RAFTERS: VERTICAL DEFLECTION OF 1/180 OF THE SPAN.
  2. GIRTS: HORIZONTAL DEFLECTION OF 1/90 OF THE SPAN.
  3. METAL ROOF PANELS: VERTICAL DEFLECTION OF 1/60 OF THE SPAN.
  4. METAL WALL PANELS: HORIZONTAL DEFLECTION OF 1/60 OF THE SPAN
  5. DESIGN SECONDARY FRAMING SYSTEM TO ACCOMMODATE DEFLECTION OF PRIMARY FRAMING AND CONSTRUCTION TOLERANCES AND TO MAINTAIN CLEARANCES AT OPENINGS.
- H. ALLOWABLE DRIFT LIMITS:
  1. RIGID FRAMES & COLUMNS = ALLOWABLE DRIFT OF H/200 AT TOP OF FRAME OR COLUMN

THIS BUILDING IS LOCATED ADJACENT TO AN EXISTING BUILDING. ALL DEFLECTIONS & BUILDING MOVEMENT SHALL BE ACCOUNTED FOR BY THE METAL BUILDING SUPPLIER/DESIGNER TO ENSURE NO UNINTENTIONAL INTERFERENCE/CONTACT BETWEEN THE BUILDINGS. ASSOCIATED DETAILS FOR STRUCTURAL COMPONENTS ARE THE RESPONSIBILITY OF THE METAL BUILDING SUPPLIER. NOTIFY THE DESIGN TEAM IF CHANGES TO LOCATION OF PROPOSED BUILDING ARE RECOMMENDED FOR ECONOMY.

METAL BUILDING SYSTEM SHALL BE DESIGNED SUCH THAT OUT TO OUT DIMENSIONS OF METAL PANELS MATCH OUT TO OUT DIMENSIONS ON ARCHITECTURAL DRAWINGS. END WALL COLUMNS SHALL BE LOCATED AS REQUIRED FOR SELECTED GIRT SYSTEM. INTERIOR RIGID FRAME SHALL BE LOCATED AS SHOWN.

SUBMIT PRELIMINARY DESIGN SHOP DRAWINGS TO ARCHITECT FOR REVIEW PRIOR TO FINAL DESIGN. PRELIMINARY DRAWINGS SHALL INCLUDE ANCHOR BOLT LAYOUT PLAN, COLUMN REACTIONS, AND ELEVATIONS WITH DOOR/ OPENING PLACEMENT. INCLUDE LOCATION, DIAMETER AND PROJECTION OF ANCHOR BOLTS.

SUBMIT FINAL SHOP DRAWINGS AND STRUCTURAL CALCULATIONS FOR APPROVAL PRIOR TO FABRICATION. DRAWINGS SHALL INCLUDE ALL PLANS, ELEVATIONS, SECTIONS AND DETAILS REQUIRED TO FABRICATE AND ERECT THE METAL BUILDING SYSTEM. DRAWINGS AND CALCULATIONS SHALL BEAR THE STAMP AND SIGNATURE OF A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF IOWA.

APPROVED AND DESIGNED OPENINGS IN STEEL MEMBERS SHALL BE SHOWN ON SHOP DRAWINGS. CUTTING OR BURNING HOLES IN FIELD IS NOT PERMITTED WITHOUT PRIOR WRITTEN APPROVAL OF THE STRUCTURAL ENGINEER AND THE METAL BUILDING MANUFACTURER'S STRUCTURAL ENGINEER.

PROVIDE ONE COAT SHOP APPLIED PRIMER TO ALL METAL BUILDING SYSTEM COMPONENTS.

NOTE:
CAREFUL OBSERVATIONS SHOULD BE PERFORMED BY A GEOTECHNICAL ENGINEER AT THE TIME OF CONSTRUCTION OF FOUNDATIONS, TO DETERMINE THAT THE SOILS AT BEARING LEVEL ARE CAPABLE OF PROVIDING THE RECOMMENDED BEARING PRESSURE. IF SOFT, COMPRESSIBLE, EXPANSIVE, OR OTHERWISE UNSUITABLE MATERIAL IS ENCOUNTERED, USE PROCEDURES RECOMMENDED FOR "OVER-EXCAVATION AND COMPACTED BACKFILL" BY SOILS ENGINEER.

NOTICE:
THIS IS A FOOTING AND FOUNDATION DRAWING AND IS TO BE USED FOR THAT PURPOSE ONLY. CODES REGARDING FIRE SAFETY, PERSONAL SAFETY AND INJURY ARE NOT ADDRESSED IN THIS DRAWING AND ARE THE RESPONSIBILITY OF THE OWNER.

NOTE:
CONTRACTOR TO VERIFY ALL DIMENSIONS. REPORT DISCREPANCIES TO PROJECT ENGINEER

NOTE:
SEE METAL BUILDING MANUFACTURER'S ANCHOR BOLT PLACEMENT PLAN FOR EXACT LOCATION OF METAL BUILDING COLUMNS.

NOTE:
BUILDING FLOOR SLAB MUST BE POURED (w/ HAIRPINS AND/OR CROSS TIES IN PLACE AS SHOWN ON PLAN) AND HAVE DEVELOPED A MINIMUM STRENGTH OF 2000 psi BEFORE METAL BUILDING STRUCTURE IS ERECTED.

NOTE:
SHEETS ARE 11x17

DRAWING INDEX

LICENSED PROFESSIONAL ENGINEER
JAMES TOMETICH
11121
IOWA

I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY REGISTERED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF IOWA
THIS NOTICE COVERS DRAWINGS S001-S504

SIGNATURE:
NAME: JAMES E. TOMETICH
DATE: May 20, 2025
11121
MY REGISTRATION EXPIRES ON 31-DECEMBER-2026

NOTE:
FOUNDATIONS AND ANCHOR EMBED BASED ON PRELIMINARY PEMB REACTIONS. FINAL DESIGN AND REVIEW TO BE COMPLETED AFTER FINAL PEMB REACTIONS ARE PROVIDED.

For Bid and Permit

TOMETICH ENGINEERING, INC.
10501 Buena Vista Court Urbandale, IA 50322
(p) 515.280.8022 (f) 515.727.9124
http://www.tometichengineering.com

NEWTON CHURCH ADDITION
2306 S 3RD AVE E
NEWTON, IOWA 50208

ISSUE / REVISION

No.	Description	Date
	For Bid and Permit	05/20/2025

GENERAL NOTES

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

S001

PEMB ANCHOR BOLT SCHEDULE			
LOCATION	DIAMETER	EMBEDMENT DEPTH	TYPE
EXTERIOR COLUMN	BY BUILDING MANUFACTURER	1'-0" INTO FOOTING	HEADED ANCHORS

ISOLATED FOOTING SCHEDULE				
MARK	WIDTH	LENGTH	DEPTH	REINFORCING
F2	2'-0"	2'-0"	3'-6"	4 @ #5 VERTICAL & #3 TIES @ 12" O.C.
F2A	2'-0"	2'-0"	1'-0"	3 @ #4 EACH WAY
F3A	3'-0"	3'-0"	1'-0"	3 @ #4 EACH WAY
F4	4'-0"	4'-0"	3'-6"	4 @ #5 VERTICAL & #3 TIES @ 12" O.C.
F5	5'-0"	5'-0"	3'-6"	4 @ #5 VERTICAL & #3 TIES @ 12" O.C.
FD12	Ø 1'-0"		3'-10"	(4) #5 BARS VERTICAL & #3 TIES @ 12" O.C.

CONTINUOUS FOOTING SCHEDULE			
MARK	SIZE	DEPTH	REINFORCING
CF8	0'-8"	3'-6"	2 @ #4 TOP & BOTT. w/ #4 VERTICAL @ 24" O.C.
CF8A	0'-8"	3'-6"	2 @ #4 CONT. & #4 @ 24" O.C. TRANSVERSE
CF12A	1'-0"	1'-0"	2 @ #5 CONT. & #5 @ 24" O.C. TRANSVERSE
CF16	1'-4"	3'-6"	2 @ #5 TOP & BOTT. w/ #4 HORIZ. @ CENTER & #4 VERTICAL @ 24" O.C.
CF16A	1'-4"	1'-0"	2 @ #5 CONT. & #5 @ 24" O.C. TRANSVERSE

COLUMN SCHEDULE	
MARK	SIZE
P1	(3) 2x6
P2	(4) 2x6

HEADER & LINTEL SCHEDULE	
MARK	SIZE
H1	(2) 2x10
H2	(3) 2x12
H3	(2) 11 7/8" LVL

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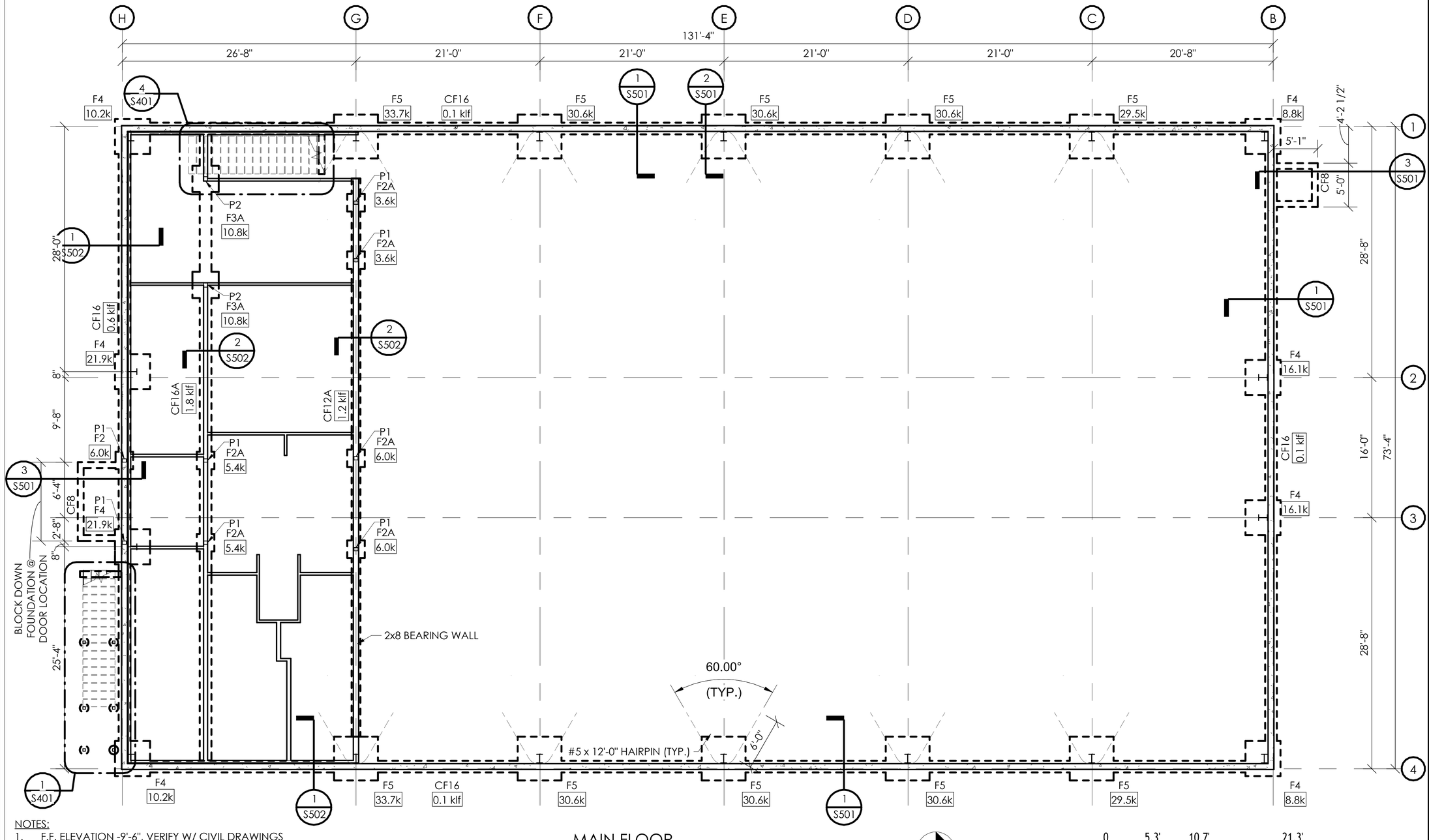
SCHEDULES

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

S002



NOTES:

1. F.F. ELEVATION -9'-6", VERIFY W/ CIVIL DRAWINGS
2. TOP OF FOOTING TO BE -10'-2", U.N.O.
3. 4" SLAB ON GRADE W/ 4x4 W2.9xW2.9 WWF OVER 10 MIL POLY VAPOR BARRIER ON 4" GRANULAR FILL
4. ALL INTERIOR BEARING WALLS, STAIR WALLS, ELEVATOR WALLS, & ALL EXTERIOR WALLS TO HAVE 1/2"Ø HEADED ANCHORS @ 48" O.C. W/ 16" EMBEDMENT

MAIN FLOOR

SCALE: 3/32" = 1'-0"

N

0 5.3' 10.7' 21.3'
0 2"
3/32" = 1'-0"

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No.	Description	Date
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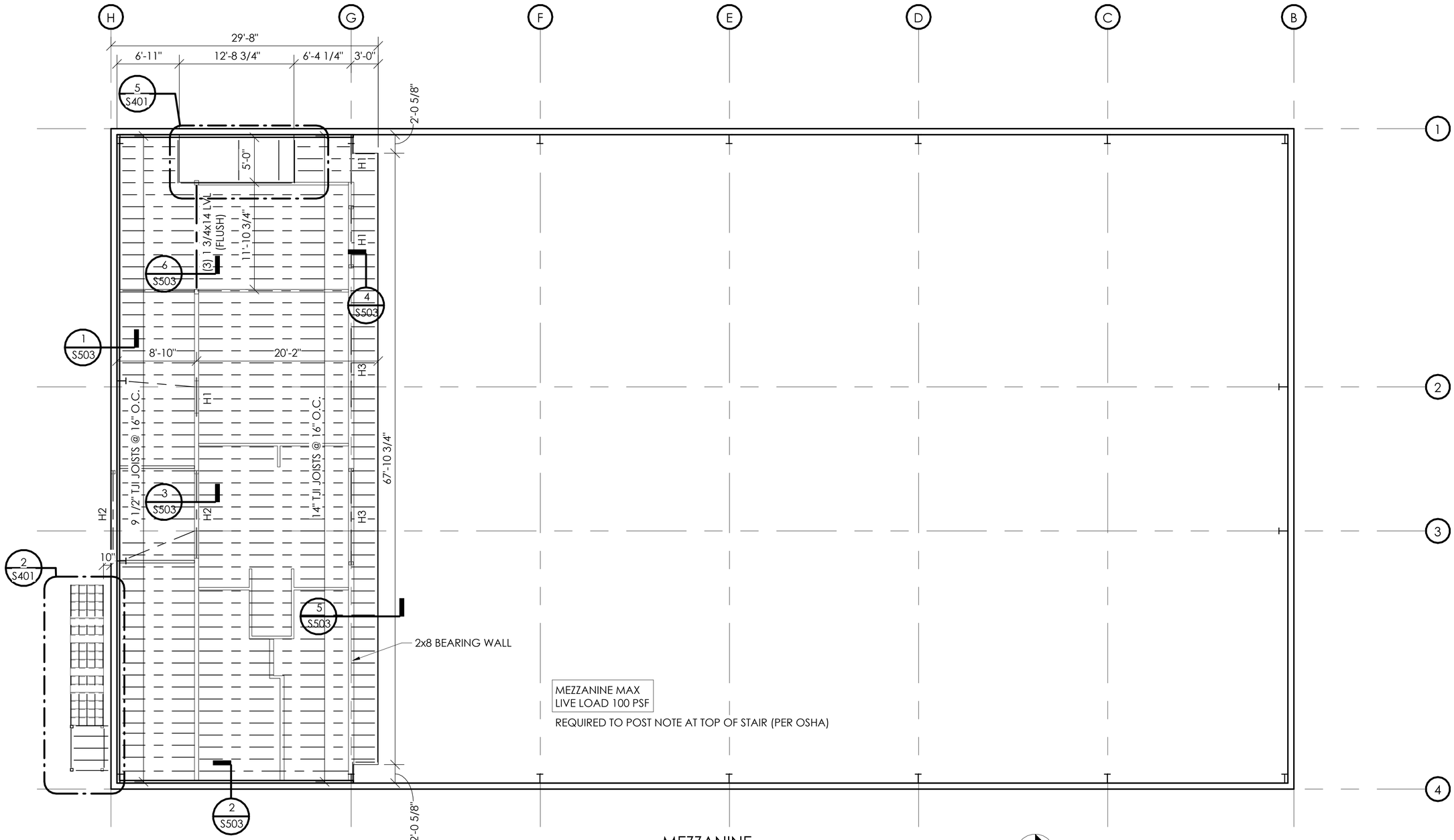
FOUNDATION PLAN

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

S101



MEZZANINE

SCALE: 3/32" = 1'-0"

NOTES:

1. TOP OF PLYWOOD 0'-0"
   FLOOR JOIST BEARING -1'-2 3/4"
   FLOOR JOIST BEARING -0'-10 1/4"
2. ALL FLOOR JOIST LOADING TO BE 100-10-10, U.N.O.
3. FLOOR JOIST DEFLECTION CRITERIA:
   LL: L/360
   TL: L/240
4. BEARING WALLS ARE 2x6 WITH STUDS @ 16" O.C. U.N.O.
5. 3/4" T&G PLYWOOD SHEATHING NAILED AND GLUED TO FLOOR FRAMING W/ 8d COMMON NAILS @ 6" O.C. PANEL EDGES AND @ 12" O.C. AT INTERMEDIATE SUPPORTS
6. ALL STEEL EXPOSED TO THE ELEMENTS TO BE GALVANIZED
7. 3@2x6 BLOCKING IN JOIST SPACE REQUIRED @ ALL POINT LOADS FROM BEAMS, HEADERS, AND GIRDERS ABOVE TO TRANSFER LOADS TO FOUNDATION
8. FLOOR JOISTS TO HAVE CONT. RIM BOARD

0 5.3' 10.7' 21.3'
0 2"
3/32" = 1'-0"

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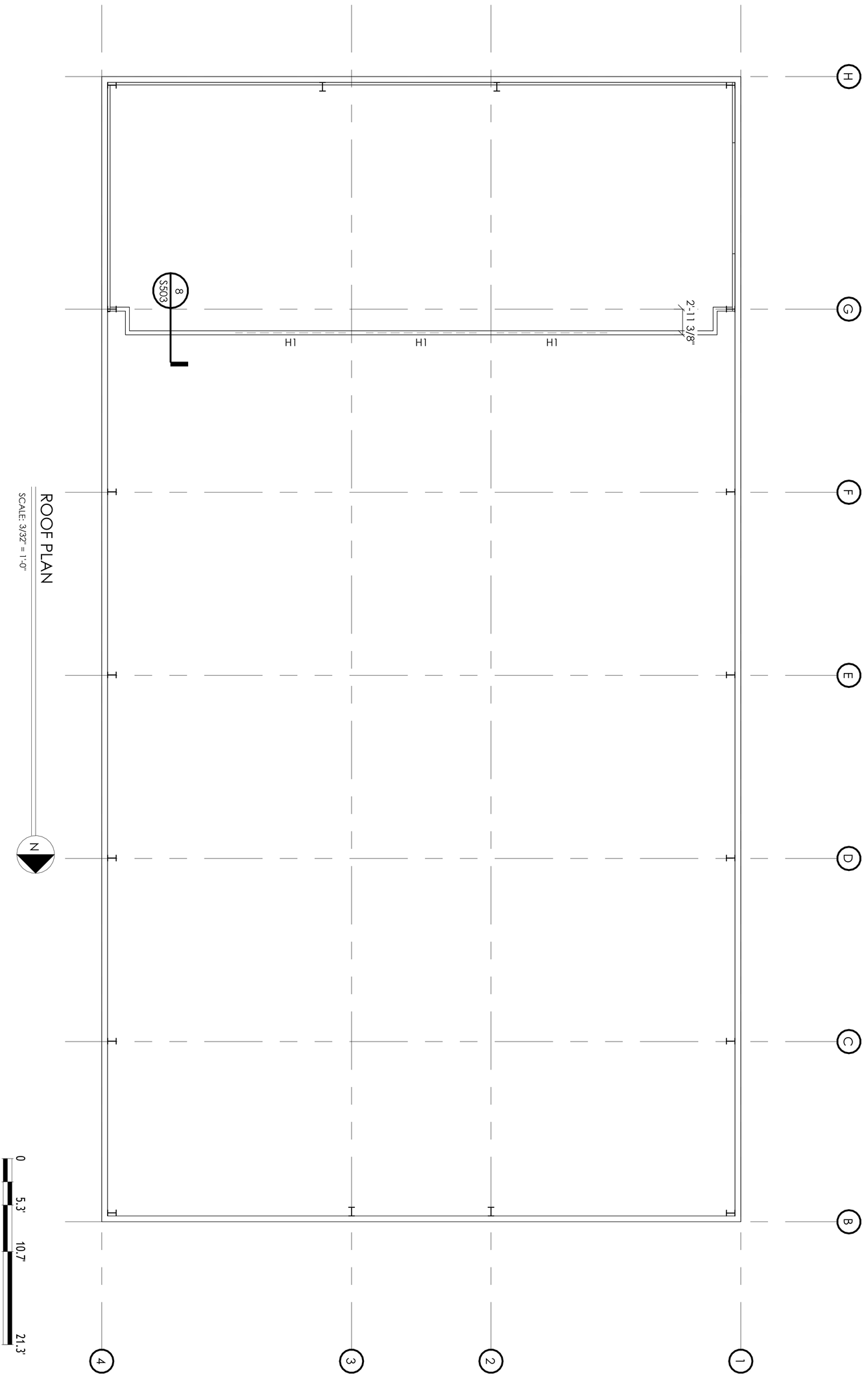
MEZZANINE PLAN

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

S102



ROOF PLAN

SCALE: 3/32" = 1'-0"

0 5.3' 10.7' 21.3'

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

For Bid and Permit

S103

ROOF PLAN

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

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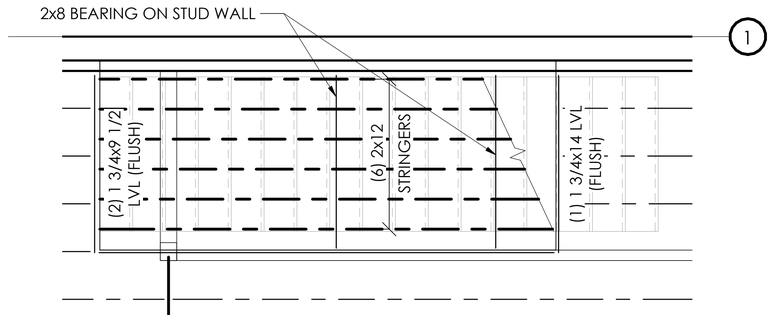
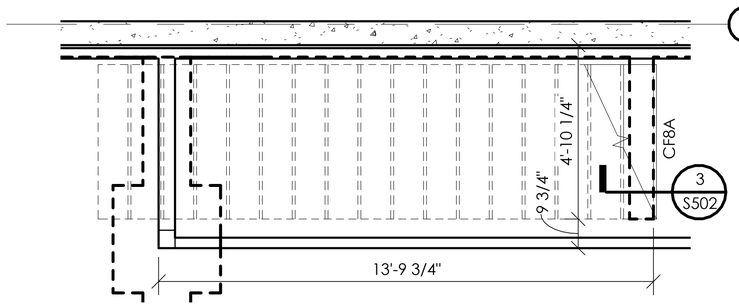
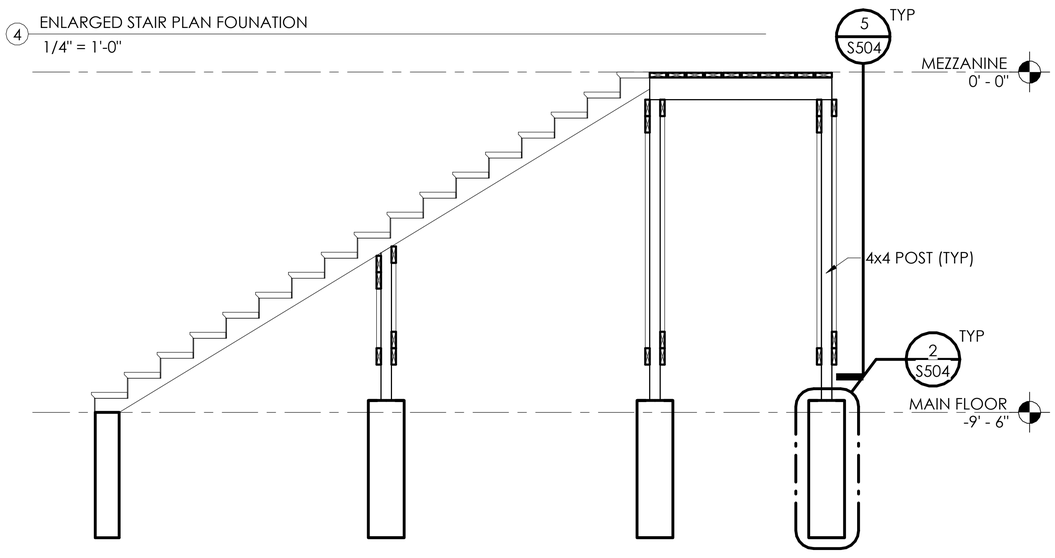


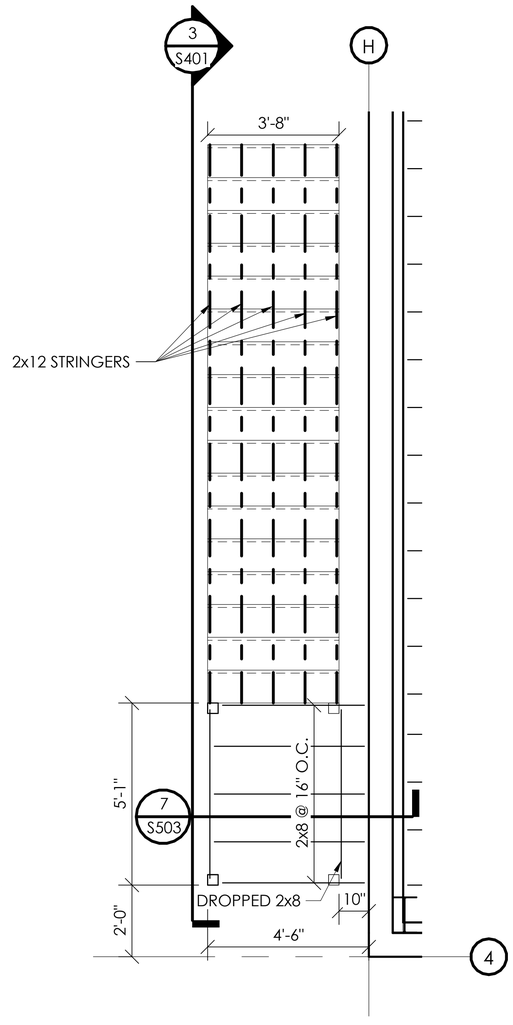
5 ENLARGED STAIR PLAN FRAMING
1/4" = 1'-0"



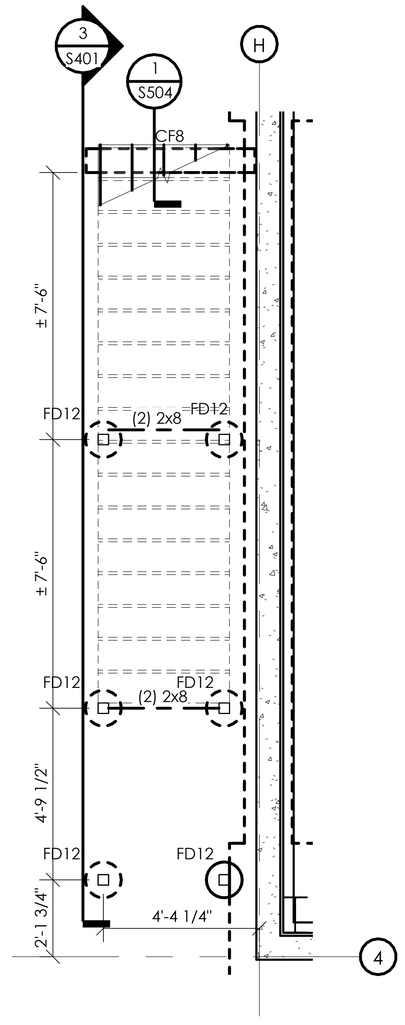
4 ENLARGED STAIR PLAN FOUNATION
1/4" = 1'-0"



3 STAIR SECTION
1/4" = 1'-0"



2 ENLARGED EXTERIOR STAIR PLAN FRAMING
1/4" = 1'-0"



1 ENLARGED EXTERIOR STAIR PLAN FOUNDATION
1/4" = 1'-0"

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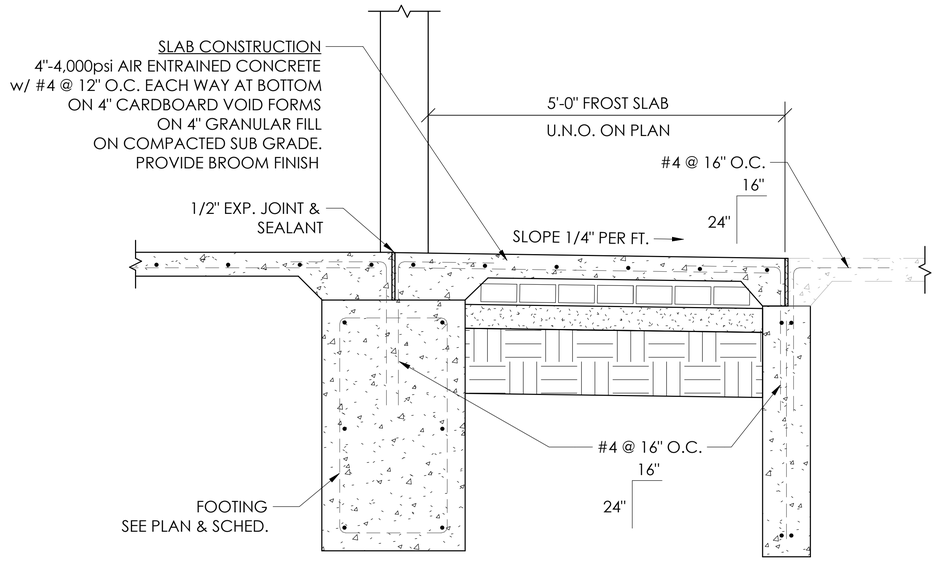
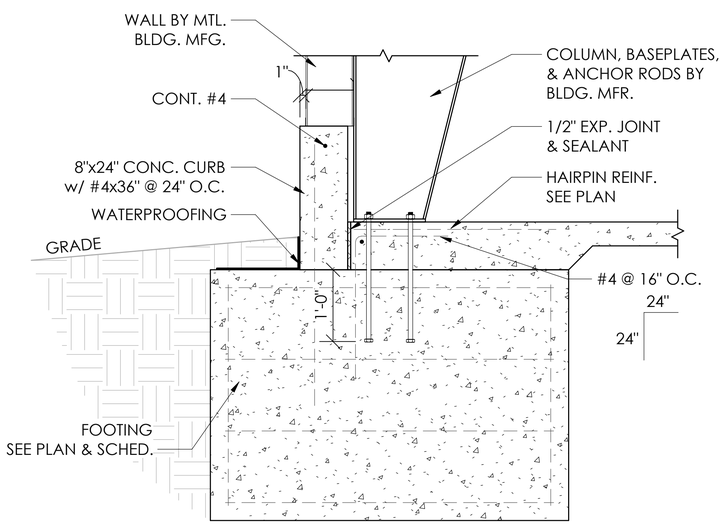
ENLARGED STAIR PLANS

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

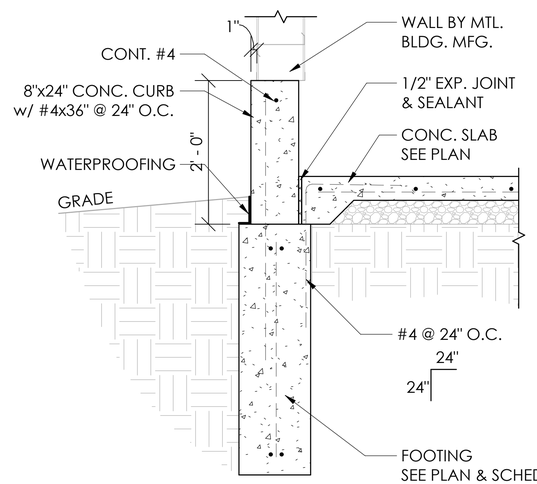
S401



3 STOOP DETAIL
1/2" = 1'-0"



2 BUILDING COLUMN FOOTING w/ CONCRETE CURB
1/2" = 1'-0"



1 EXTERIOR FOOTING w/ CONCRETE CURB
1/2" = 1'-0"

For Bid and Permit

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NEWTON CHURCH ADDITION
2306 S 3RD AVE E
NEWTON, IOWA 50208

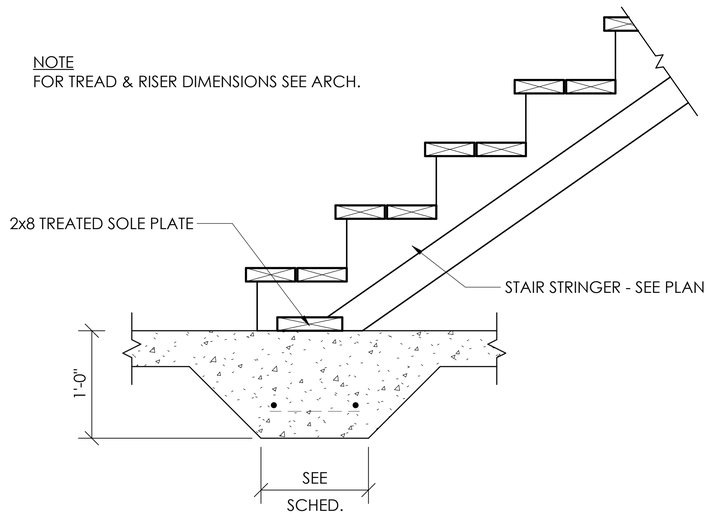
ISSUE / REVISION

No.	Description	Date
	For Bid and Permit	05/20/2025

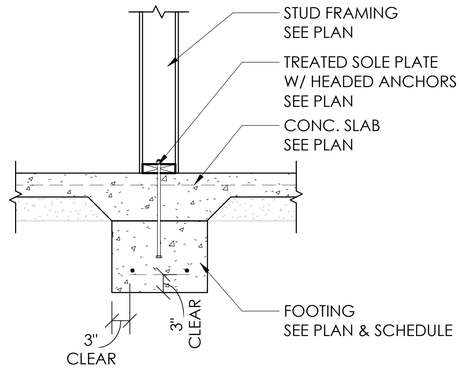
PEMB FOUNDATION DETAILS

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

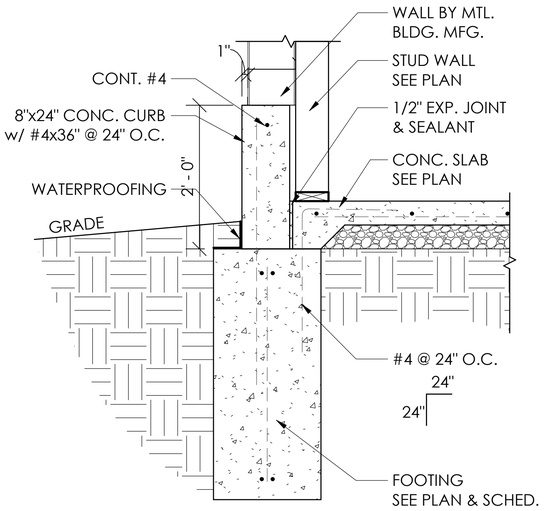
S501



3 THICKENED SLAB @ STAIR
3/4" = 1'-0"



2 BEARING STUD WALL
1/2" = 1'-0"



1 Exterior Footing w/ Concrete Curb at Mezzanine
1/2" = 1'-0"

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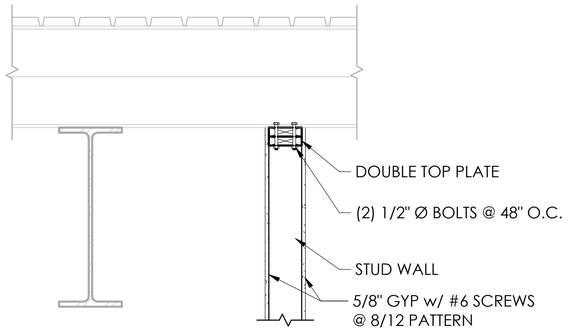
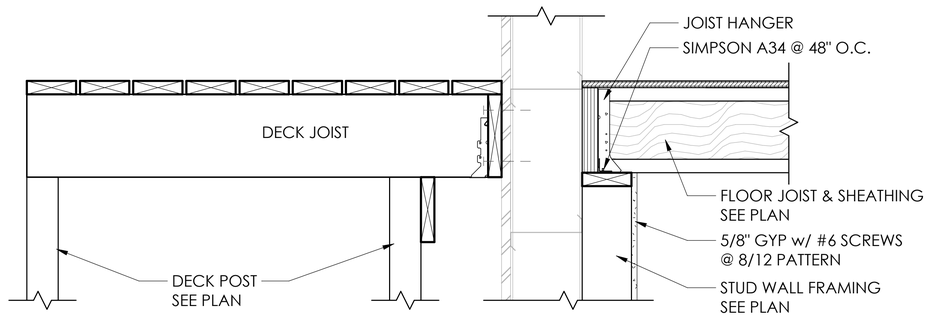
MEZZANINE
FOUNDATION DETAILS

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

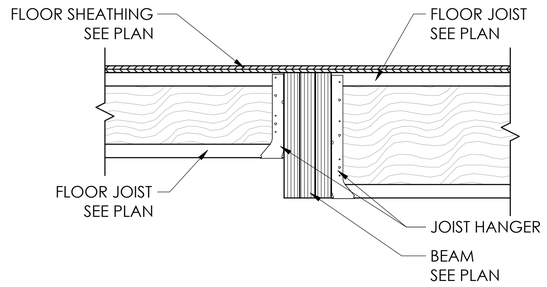
S502



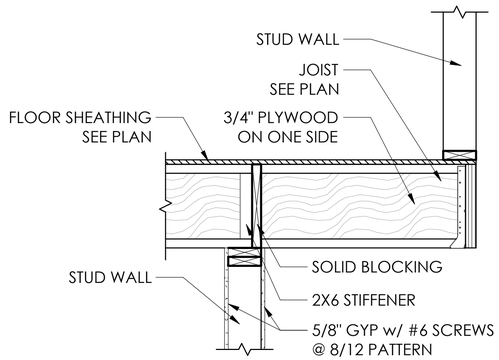
8 TOP OF MEZZANINE WALL
1/2" = 1'-0"



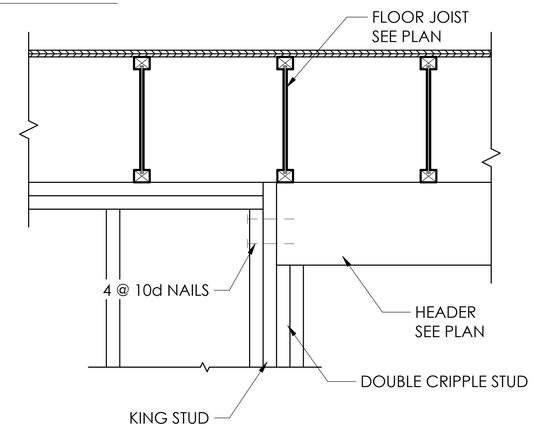
7 STAIR CONNECTION DETAIL
3/4" = 1'-0"



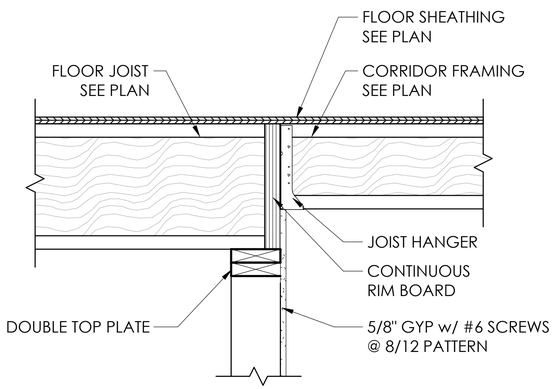
6 FLUSH HEADER DETAIL
3/4" = 1'-0"



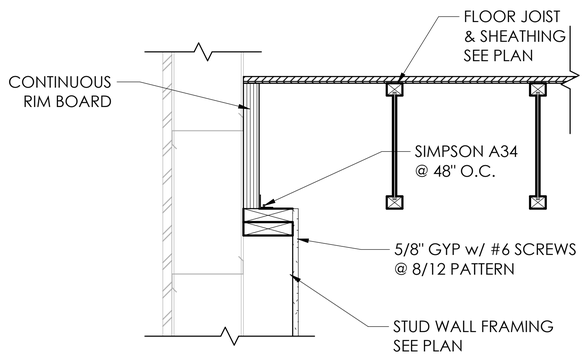
5 CANTILEVELERED JOISTS
1/2" = 1'-0"



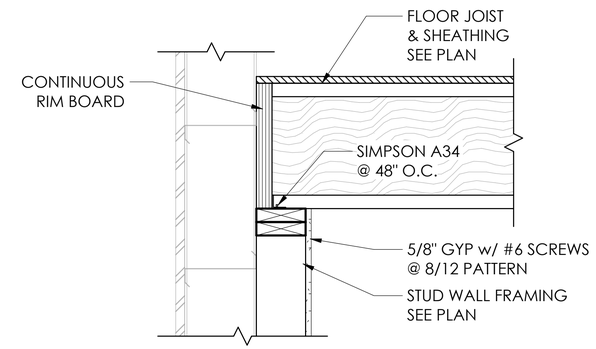
4 HEADER CONNECTION DETAIL
3/4" = 1'-0"



3 COORIDOR FRAMING DETAIL
3/4" = 1'-0"



2 WALL DETAIL @ PARALLEL FLOOR TRUSSES
3/4" = 1'-0"



1 WALL DETAIL @ PERPENDICULAR FLOOR TRUSSES
3/4" = 1'-0"

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ISSUE / REVISION

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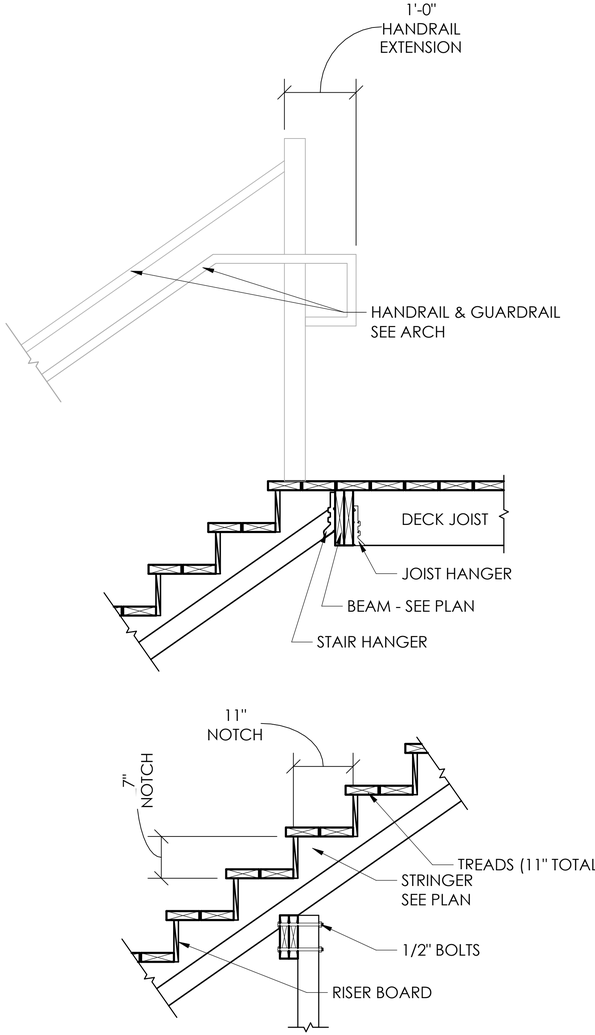
MEZZANINE FRAMING DETAILS

DATE: 05/20/2025
FILE: U25-070
ENG: BTH DSN: CML

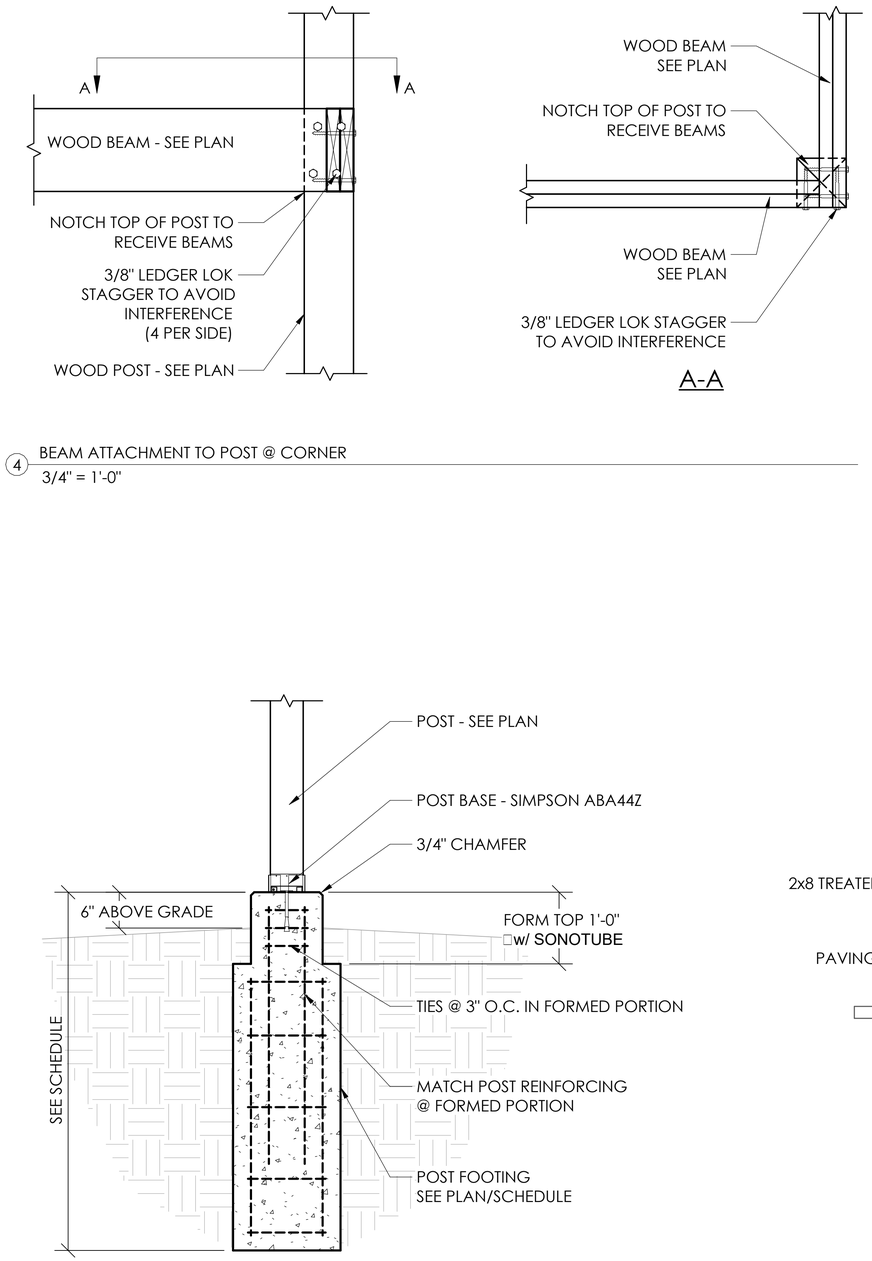
S503



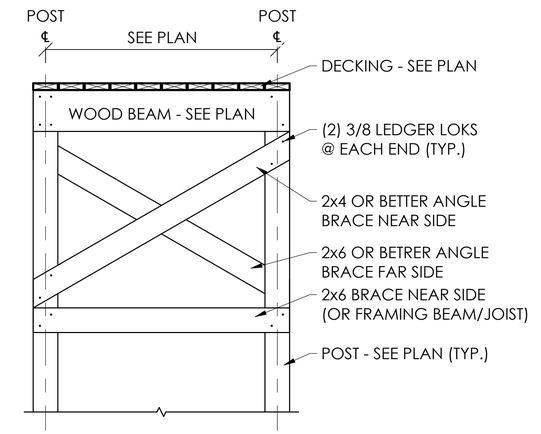
NOTES:

1. HANG STRINGER END OF DECK SUPPORT BEAM w/ LSCSS HANGER BY SIMPSON
2. STINGER RISE AND RUN ARE APPROXIMATE AT SHOWN. ADJUST AS NECESSARY TO MEET FIELD REQUIREMENTS. FINAL STAIR DIMENSIONS TO MEET IBC LIMITS

3 TYPICAL STRINGER CONSTRUCTION
1/2" = 1'-0"

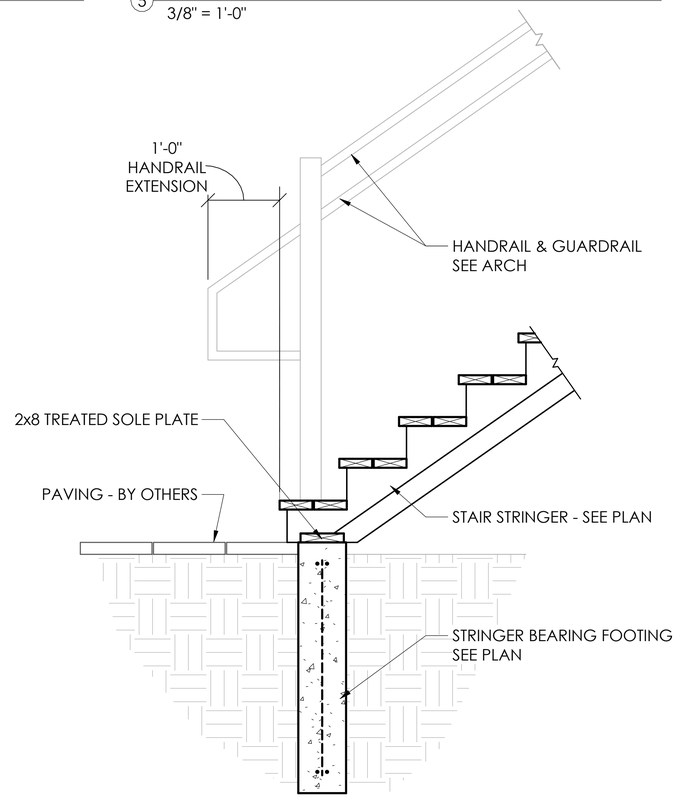


4 BEAM ATTACHMENT TO POST @ CORNER
3/4" = 1'-0"



5 Cross Bracing
3/8" = 1'-0"

2 POST FOOTING
1/2" = 1'-0"



1 STRINGER BEARING SECTION
1/2" = 1'-0"

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ISSUE / REVISION

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EXTERIOR STAIR DETAILS

DATE: 05/20/2025
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S504

ANNOTATION LEGEND

ROOM NAME
###
###
ROOM NAME / NUMBER

##.##'
SPOT ELEVATION

##.##'
ELEVATION

###
DOOR

###
WALL TYPE

##
WINDOW TYPE

#
REVISION NUMBER

DWG#
SHT#
BUILDING SECTION

DWG#
SHT#
INTERIOR ELEVATION

DWG#
SHT#
DETAIL MARK

MATERIALS LEGEND

EARTH
GRASS / TURF
GRAVEL FILL
STRUCTURAL CONCRETE
LIGHTWEIGHT CONCRETE
STEEL
PLYWOOD
SHEATHING
WOOD STUD
WOOD BLOCKING
FILLER ROD AND SEALANT
GYPSUM BOARD
WOOD
STONE
BATT INSULATION
RIGID INSULATION
RIGID INSULATION
CONCRETE BLOCK (CMU)
FACE BRICK
LAY IN ACOUSTICAL CEILING

ABBREVIATIONS

AAB	ANCHOR BOLT	MB	MACHINE BOLT
AFF	ABOVE FINISHED FLOOR	MH	MANHOLE
AC	AIR CONDITIONING	MO	MASONRY OPENING
ACOU	ACOUSTIC	MAS	MASONRY
ADD	ADDITION OR ADDENDUM	MATL	MATERIAL
AHU	AIR HANDLER UNIT	MAX	MAXIMUM
ALUM	ALUMINUM	MECH	MECHANICAL
ALT	ALTERNATE	MED	MEDIUM
ANL	ANNEALED	MFG	MANUFACTURING
ASPH	ASPHALT	MFR	MANUFACTURER
AVG	AVERAGE	MIN	MINIMUM
		MS	MOP SINK
BM	BENCHMARK	MISC	MISCELLANEOUS
BO	BOTTOM OF	MOD	MODULAR
BRD	BOARD	MTL	METAL
BLDG	BUILDING	MUL	MULLION
BLKG	BLOCKING	MW	MICROWAVE
BM	BEAM		
BRG	BEARING	NF	NATURAL FINISH
		NIC	NOT IN CONTRACT
CD	CONSTRUCTION DOCUMENTS	NTS	NOT TO SCALE
CIP	CAST IN PLACE	NO	NUMBER
CG	CORNER GUARD	NOM	NOMINAL
CJ	CONTROL JOINT		
CO	CLEAN OUT	OC	ON CENTER
CT	CERAMIC TILE	OD	OUTSIDE DIAMETER
CAB	CABINET	OH	OVERHEAD
CCTV	CLOSED CIRCUIT TELEVISION	OPNG	OPENING
CFM	CUBIC FEET PER MINUTE	OPP	OPPOSITE
CL	CENTERLINE		
CLG	CEILING	PC	PRECAST CONCRETE
CLR	CLEAR	PL	PROPERTY LINE
CLKG	CAULKING	PLAM	PLASTIC LAMINATE
CLO	CLOSET	PERF	PERFORATED
CLR	CLEAR	PERP	PERPENDICULAR
CMU	CONCRETE MASONRY UNIT	PLUMB	PLUMBING
CNTRD	CENTERED	PLYWD	PLYWOOD
COL	COLUMN	PORC	PORCELAIN
CONC	CONCRETE	PREFAB	PREFABRICATED
CONST	CONSTRUCTION	PRFN	PREFINISHED
CONT	CONTINUOUS	PSF	POUNDS PER SQUARE FOOT
CONTR	CONTRACTOR	PSI	POUNDS PER SQUARE INCH
CSWRK	CASEWORK	PT	PAINT
		PTD	PAINTED
DF	DRINKING FOUNTAIN	PTN	PARTITION
DS	DOWNSPOUT	PVC	POLYVINYL-CHLORIDE
DW	DISHWASHER	PWR	POWER
DBL	DOUBLE		
DEMO	DEMOLITION	QT	QUARRY TILE
DIA	DIAMETER	QTY	QUANTITY
DIAG	DIAGONAL		
DIM	DIMENSION	R	RADIUS
DL	DEAD LOAD	RDL	ROOF DRAIN LEADER
DN	DOWN	RDO	ROOF DRAIN OVERFLOW
DR	DOOR	RO	ROUGH OPENING
DS	DOWNSPOUT	ROW	RIGHT OF WAY
		REF	REFRIGERATOR
EA	EXPANSION ANCHOR	REINF	REINFORCED
EDS	EXISTING DOWNSPOUT	REQD	REQUIRED
EJ	EXPANSION JOINT	RET	RETURN
EW	EACH WAY	REV	REVISION
EA	EACH	RM	ROOM
EL	ELEVATION	RMV	REMOVE
ELEC	ELECTRIC OR ELECTRICAL		
ELEV	ELEVATOR	SC	SOLID CORE
EQ	EQUAL	SD	SMOKE DETECTOR
EQUP	EQUIPMENT	SOV	SHUT OFF VALVE
EST	ESTIMATE	SL	SKYLIGHT
EXH	EXHAUST	SS	STAINLESS STEEL
EXST	EXISTING	SC	SELF CLOSING
EXT	EXTERIOR	SCHED	SCHEDULE
		SECT	SECTION
FA	FIRE ALARM	SH	SHEET
FD	FLOOR DRAIN	SHTG	SHEATHING
FEC	FIRE EXTINGUISHER CABINET	SIM	SIMILAR
FE	FIRE EXTINGUISHER	SK	SINK
FO	FACE OF	SPA	SPACE
FS	FLOOR SINK	SPECS	SPECIFICATIONS
FG	FIBERGLASS	SPKR	SPEAKER
FAB	FABRICATE	SF	SQUARE FEET
FDN	FOUNDATION	SI	SQUARE INCH
FIN	FINISH	STC	SOUND TRANSMISSION CLASS
FL	FLOOR	STD	STANDARD
FLG	FLOORING	STL	STEEL
FLUOR	FLUORESCENT	SUSP	SUSPENDED
FP	FIREPROOF	SW	SWITCH
FS	FLOOR SINK	SYM	SYMMETRICAL
FT	FEET	SYS	SYSTEM
FTG	FOOTING		
FURN	FURNISH	TEMP	TEMPERED
		T&G	TOUNGE AND GROOVE
GA	GAUGE	TB	THROUGH BOLT
GALV	GALVANIZED	T/B	TOP AND BOTTOM
GAR	GARAGE	TMB	TELEPHONE MOUNTING BOARD
GL	GLASS	TO	TOP OF
GWB	GYPSUM BOARD	TOB	TOP OF BEAM
GYP BD	GYPSUM BOARD	TOC	TOP OF CURB
GR	GUARD RAIL	TOF	TOP OF FOOTING
		TOJ	TOP OF JOIST
HB	HOSE BIBB	TOM	TOP OF MASONRY
HM	HOLLOW METAL	TOS	TOP OF SLAB
HC	HANDICAPPED	TOW	TOP OF WALL
HDBD	HARDBOARD	TR	TREAD
HDW	HARDWARE	TS	TUBE STEEL
HGT	HEIGHT	TV	TELEVISION OUTLET
HOR	HORIZONTAL	TEL	TELEPHONE
HR	HANDRAIL	TH	THRESHOLD
HTR	HEATER	THD	THREADED
HTG	HEATING	THK	THICK
HVAC	HEATING VENTILATING AND AIR CONDITIONING	THRU	THROUGH
		TLT	TOILET
HW	HOT WATER	TRANS	TRANSFORMER
		TYP	TYPICAL
ID	IDENTIFICATION		
INSUL	INSULATION	UNF	UNFINISHED
INT	INTERIOR	UNO	UNLESS NOTED OTHERWISE
		UR	URINAL
JCT	JUNCTION		
JST	JOIST	VB	VAPOR BARRIER
JT	JOINT	VIF	VERIFY IN FIELD
		VCT	VINYL COMPOSITIONAL TILE
KES	KITCHEN EQUIPMENT SUPPLIER	VERT	VERTICAL
KD	KNOCK DOWN		
KO	KNOCK OUT	WC	WATER CLOSET
		WDW	WINDOW
LED	LIGHT EMITTING DIODE	WCT	WAINSCOT
LFT	LINEAR FEET	WP	WEATHERPROOF
LAM	LAMINATE	WGT	WEIGHT
LAT	LATERAL	W/	WITH
LAV	LAVATORY	W/O	WITHOUT
LD	LEAD	WD	WOOD
LIN	LINEAR		
LT	LIGHT	YD	YARD
LTG	LIGHTING		
LVL	LAMINATED VENEER LUMBER		

GENERAL NOTES

1. GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION (AIA DOCUMENT A201 - 2017 EDITION) IN ITS ENTIRETY ARE A PART OF THESE DOCUMENTS. ADDITIONAL NOTES WITHIN THESE DOCUMENTS ARE NOT MEANT TO OVERRIDE ANY PART OF A201. REFER TO SPECIFICATIONS FOR SUPPLEMENTARY CONDITIONS TO A201.
2. PROVIDE ALL WORK AND MATERIALS AS REQUIRED BY THE CONSTRUCTION DOCUMENTS AND IN FULL ACCORDANCE WITH ALL APPLICABLE CODES AND ORDINANCES.
3. THE CONTRACT DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED PROJECT. UNLESS OTHERWISE INDICATED, THEY DO NOT INDICATE THE MEANS OR CONSTRUCTION METHODS.
4. THE INFORMATION IN THESE DRAWINGS AND SPECIFICATIONS SUPPLEMENTS EACH OTHER. ANY PART OF WORK DESCRIBED IN ONE DOCUMENT BUT NOT THE OTHER SHALL BE PROVIDED AS IF MENTIONED IN BOTH DOCUMENT FORMS. WHERE SPECIFICATIONS AND DRAWINGS CONFLICT, THE STRICTEST INTERPRETATION SHALL APPLY.
5. THE MATERIALS, PRODUCTS, AND EQUIPMENT DESCRIBED IN THESE DOCUMENTS AND THE SPECIFICATIONS ESTABLISH THE STANDARD FOR THE REQUIRED FUNCTION, DIMENSION, APPEARANCE, AND QUALITY. SUBSTITUTIONS MUST MEET OR EXCEED THESE STANDARDS TO BE CONSIDERED FOR APPROVAL.
6. ALL WORK MUST BE COMPLETED BY TRADESPEOPLE LICENSED IN IOWA.
7. DO NOT SCALE DRAWINGS.
8. IF THE CONTRACTOR OR SUBCONTRACTOR FINDS ANY DISCREPANCIES OR OMISSIONS IN THESE DRAWINGS OR QUESTIONS THEIR MEANING OR INTENT, THE CONTRACTOR SHALL CONTACT THE ARCHITECT IMMEDIATELY FOR INTERPRETATION OR CLARIFICATION.
9. VERIFY ALL EXISTING DIMENSIONS AND FIELD CONDITIONS BEFORE CONSTRUCTION AND NOTIFY THE ARCHITECT IF CONDITIONS, MATERIALS, SIZES, AND DIMENSIONS DIFFER FROM THOSE SHOWN IN THESE DOCUMENTS.
10. MATERIALS SHOWN ON THESE DRAWINGS THAT MAY NOT BE SPECIFICALLY DESCRIBED IN THE SPECIFICATIONS OR DRAWINGS SHALL BE FURNISHED BY THE CONTRACTOR SUITABLE FOR THE INTENDED USE.
11. SUBCONTRACTORS SHALL SECURE AND PAY FEES FOR ALL NECESSARY PERMITS AND INSPECTIONS FOR THEIR TRADE.
12. DO NOT COMMENCE WORK WITHOUT OBTAINING ALL THE REQUIRED INSURANCE AND HAVING THE OWNER'S AGENT REVIEW THE CERTIFICATES. THE INSURANCE REQUIRED SHALL COVER THE CONTRACT'S LIFE AND FOR NO LESS THAN ONE YEAR AFTER PROJECT COMPLETION.
13. ALL CONTRACTORS ARE RESPONSIBLE FOR PERFORMING WORK ORGANIZATIONALLY AND SAFELY. FOLLOW PROPER SAFETY PROCEDURES THROUGHOUT CONSTRUCTION AS REGULATED BY GOVERNING AUTHORITIES. UTILIZE AND ENSURE ALL NECESSARY SAFETY PRECAUTIONS AS REQUIRED BY OSHA, OTHER REGULATING AGENCIES, AND MANUFACTURERS.
14. DO NOT MODIFY ANY STRUCTURAL ELEMENT OF THE BUILDING WITHOUT WRITTEN APPROVAL FROM THE STRUCTURAL ENGINEER AND ARCHITECT UNLESS MODIFICATIONS ARE NOTED ON DRAWINGS. DO NOT OVERLOAD ANY STRUCTURAL ELEMENTS OR PORTIONS OF THE WORK THROUGHOUT CONSTRUCTION.
15. ALL WORK SHALL BE COMPLETED PER THE MANUFACTURER'S RECOMMENDATIONS AND IN CONFORMANCE WITH INDUSTRY STANDARDS AND ACCEPTED PRACTICES OF TRADE OR TRADES INVOLVED.
16. STORE ALL MATERIALS AS RECOMMENDED BY THE MANUFACTURER SO THEY WILL NOT BE DAMAGED. PROTECT ALL INSTALLED WORK FROM DAMAGE THROUGHOUT CONSTRUCTION BEFORE SUBSTANTIAL COMPLETION AND ACCEPTANCE BY THE OWNER.
17. UNINTENTIONAL DAMAGE SHALL BE REPAIRED, RESTORED, AND REFINISHED BY THE PARTY CAUSING DAMAGE.
18. ALL CHANGES IN THE WORK MUST BE DOCUMENTED IN WRITING BEFORE COMMENCING THE WORK. TOTAL ADJUSTMENTS IN THE CONTRACT AMOUNT ARE TO REFLECT A REASONABLE MARKUP TO REFLECT OVERHEAD AND PROFIT.
19. PROVIDE WRITTEN DOCUMENTATION FOR EACH PROPOSED CHANGE ORDER SHOWING BREAKDOWNS OF TIME AND MATERIALS FOR THE OWNER TO REVIEW.
20. BEFORE STARTING WORK, SUBMIT SHOP DRAWINGS, SAMPLES, AND MANUFACTURER DATA SHEETS FOR APPROVAL BY THE ARCHITECT AND OWNER. PROVIDE PDF COPIES IN EMAIL FORMAT FOR APPROVAL.
21. ALL CONTRACTORS SHALL COORDINATE THEIR WORK WITH OTHER VENDORS INDICATED NIC (NOT IN THE CONTRACT) OR THAT WHICH IS PROVIDED UNDER SEPARATE CONTRACTS.
22. CROSS-REFERENCE ALL WORK WITH DIMENSIONS AND DETAILS OF STRUCTURAL, CIVIL, MECHANICAL, AND ELECTRICAL DRAWINGS BEFORE COMMENCING ANY WORK.
23. COORDINATE AND VERIFY WITH THE RESPECTIVE TRADES THE SIZES AND LOCATIONS OF MECHANICAL OR ELECTRICAL PENETRATIONS, THE LOCATIONS OF BACKING/ BLOCKING REQUIRED FOR MOUNTING ELECTRICAL AND MECHANICAL EQUIPMENT, AND CUTTING AND PATCHING FOR WORK REQUIRED BY MECHANICAL/ELECTRICAL.
24. VERIFY LEAD TIMES OF ALL MATERIALS SUCH THAT MATERIALS ARE ON SITE WHEN REQUIRED FOR INSTALLATION.
25. ALL CONTRACTORS SHALL KEEP THE PREMISES FREE FROM WASTE MATERIAL OR RUBBISH CAUSED BY THEIR WORK. THEY SHALL HAUL ALL DEBRIS AWAY AND CLEAN THE CONSTRUCTION PREMISES WEEKLY. THEY SHALL ALSO KEEP ALL EXITS CLEAR FROM DEBRIS.
26. PROVIDE A ONE-YEAR GENERAL WARRANTY ON THE ENTIRE PROJECT. AT CLOSEOUT, PROVIDE THE MANUFACTURER'S STANDARD WARRANTY PERIOD FOR ALL SPECIFIED PRODUCTS. RETAIN ALL MANUFACTURERS' INSTALLATION AND MAINTENANCE INFORMATION INCLUDED WITH THE EQUIPMENT.

CODE REVIEW

This code study is based on the 2015 International Building Code.

BASIC BUILDING DESCRIPTION:
Type of Construction = VB
Building has an NFPA13 sprinkler system. (903.3.1.1)
Allowable area and height based on different uses not being separated by fire barriers. Most restrictive height and area used. (508.3.2)

SITE DESCRIPTION: (506.3.2 and 202 FIRE SEPARATION DISTANCE)
The north side has a lot line. Distance to lot line = 100.0
Length of perimeter facing lot line = 75.0 This side is not accessible from a street or approved fire lane.
The east side has a public way. Distance to public way = 25.0 ,width = 25.0
Length of perimeter facing the public way = 132.0 This side can be accessed from a street or approved fire lane.
The south side has an imaginary line between two buildings.(705.3) Distance to building = 32.0 ,the imaginary line = 15.0
Length of perimeter facing other building = 75.0 This side is not accessible from a street or approved fire lane.
The west side has a public way. Distance to public way = 5.0 ,width = 25.0
Length of perimeter facing the public way = 132.0 This side can be accessed from a street or approved fire lane.
Perimeter of the entire building = 414.0 feet.
Perimeter which fronts a public way or accessible open space = 264.0 feet.
Weighted average of the width of public way or accessible open space = 30.0 feet. (506.3.2)
Allowable area increased 38.77% due to frontage. (506.3)

HEIGHT OF BUILDING:
Actual height of building = 25.00 ft Allowed building height = 60.00 ft The height is within the allowed height. (504.1 and Table 504.3)

BUILDING INTERIOR:
ALLOWABLE AREA AND HEIGHT:

FL	NAME	OCC	MAX FLR	AREA	ALLOWED	RATIO	STATUS
F1M	Classroom	E	2	2000	Mezzanine area NIC (505.2)		
F1	Banquet Hall	A2	2	7400	26326.09	0.28	OK
F1	Accessory	B	3	2250	26326.09	0.09	OK
TOTAL FOR FLOOR				9650	26326.09	0.37	OK
BUILDING TOTAL				9650	26326.09	0.37	OK

Notes:
Allowable area is based on Table 506.2 and Section 506.
Allowable number of stories is based on Table 504.4 and Section 504
Allowed area increased 38.8% for frontage increase. (506.3)
Mezzanine areas are not included in floor or building area (505.2)

EXIT REQUIREMENTS:

FL	NAME OF AREA	NUMB OF OCC	MIN EXIT	MIN WDTH	PANIC HDWR	DOOR SWNG	CORRIDOR FIRE RATING	MAX TRVL DIST	NOTES
F1M	Classroom	90	2	14	YES	OUT	N/A	250	1 12
F1	Banquet Hall	211	2	32	YES	OUT	N/A	250	1 12 16
F1	Accessory	9	1	2		any	N/A	300	
	TOTAL 1st FLOOR	310	3		YES	OUT	N/A	250	5 12

FOOTNOTES:
1. Two exits are required from this area since the occupant load exceeds allowable in Table 1006.2.1
5. Number of exits from this floor is based on Section 1006.3.2
12. Panic hardware is required when the occupant load is 50 or more. (1010.1.10)
16. The main exit shall be of sufficient width to accommodate not less than one half of the occupant load, but shall not be less than the total required width of all means of egress leading to the exit. (1029.2)
Additional exits shall provide an egress capacity for at least one half of the total occupant load. (1029.3)

NOTES FOR EXIT TABLE:
Door swing is based on Section 1010.1.2
Occupant load is based on Section 1004 and Table 1004.1.2
Exit width is in inches and based on Sections 1005.3.1 and 1005.3.2
For the minimum width of stairways, see Section 1011.2.
Exits shall be continuous from the point of entry into the exit to the exit discharge. (1003.6)

EXIT WIDTH NOTES:
Exit width is in inches and based on Section 1005.2
Width shown for all areas is based on other egress components. (1005.3.2)
Width shown for 1st floor is based on other egress components. (1005.3.2)
Width shown for other floors & basements is based on stairways. (1005.3.1)
For the minimum width of doors, see Section 1008.1.1.

EGRESS CONTINUITY:
The path of egress travel along a means of egress shall not be interrupted by any building element other than a means of egress component. (1003.6)

EXIT SEPARATION:
In areas where 2 exits are required, the minimum separation is 1/3 of the maximum diagonal of the area or floor measured in a straight line between exits or exit access doorways. (1007.1.1, Exception 2)
In areas with more than 2 exits, at least 2 exits must be 1/3 of the maximum diagonal of the area or floor measured in a straight line between exits or exit access doorways. (1007.1.2 and 1007.1.1, Exception 2)
Multiple means of egress shall be sized such that the loss of any one means of egress shall not reduce the available capacity by more than 50 percent. (1005.5)

MEANS OF EGRESS ILLUMINATION:
1. The means of egress, including the exit discharge, shall be illuminated at all times the building space served by the means of egress is occupied. (1006.1)
Exception: Aisle accessways in Group A.
2. The means of egress illumination shall not be less than 1 foot-candle at the walking surface level. (1006.2)
Exception: For auditoriums, theaters, concert or opera halls and similar assembly occupancies, the illumination is permitted to be reduced during performances to not less than 0.2 foot-candle, provided illumination is automatically restored upon activation of the fire alarm if provided.
See section 1006.3 for emergency power requirements.

LANDINGS AT DOORS:
1. There shall be a floor or landing on each side of a door. (1010.1.5)
2. Such floor or landing shall be at the same elevation on each side of the door. (1010.1.5)
3. The floor or landing shall not be more than 1/2 inch lower than the threshold. (1010.1.7)
4. Landings shall have a width not less than the width of the stairway or width of the doorway, whichever is the greater.
Where a landing serves an occupant load of 50 or more, doors in any position shall not reduce the landing dimension to less than one half of the required width. The minimum length in the direction of exit travel is 44 inches. (1010.1.6)
5. The space between two doors in series shall be 48 inches plus the width of door swinging into the space. (1010.1.8)

BOLT LOCKS:
Manually operated flush bolts and surface bolts are not permitted. (1010.1.9.4)
Exception 2: Where a pair of doors serves a storage or equipment room, manually operated edge- or surface-mounted bolts are permitted on the inactive leaf.
The unlatching of any door or leaf shall not require more than one operation. (1010.1.9.5)
Exception 2: Where manually operated bolt locks are permitted.
Exception 3: Doors with automatic flush bolts as permitted.

LOCKS AND LATCHES:
Egress doors shall be readily openable from the egress side without the use of a key or any special knowledge or effort. (1010.1.9)
Locks and latches shall be permitted to prevent operation where any of the following exists: (1010.1.9.3)
3. Where egress doors are used in pairs, automatic flush bolts shall be permitted to be used, provided the door leaf having the automatic flush bolts has no doorknob or surface-mounted hardware.
5. Fire doors after the minimum elevated temperature has disabled the unlatching mechanism.

BUILDING ACCESSIBILITY:
Accessible entrances and accessibility within the building shall comply with Sections 1104 and 1105.
On floors where drinking fountains are provided, accessible drinking fountains shall be provided.
No fewer than 2 drinking fountains shall be provided. One shall comply with the requirements for people in a wheelchair and one for standing persons. (1109.5.1)

In dining areas, the total floor area allotted for seating and tables shall be accessible. (1108.2.9) See exceptions.

FIRE-RESISTANCE REQUIREMENTS:
FIRE-RESISTANCE RATING FOR EXTERIOR WALLS:
All Sides: Bearing walls = 0-hr Nonbearing walls = 0-hr rating on the inside. (705.5, Tables 601 & 602)

FIRE-RESISTANCE RATING REQUIREMENTS:(Table 601 except as noted)
Exterior walls . Minimum fire resistance rating = FIRE-RESISTANCE RATING FOR EXTERIOR WALLS above
Primary structural frame may be of any material. Minimum fire resistance rating = 0 hour
Interior bearing wall may be of any material. Minimum fire resistance rating = 0 hour
Interior nonbearing wall may be of any material. Minimum fire resistance rating = 0 hour
Floor/ceiling assembly may be of any material. Minimum fire resistance rating = 0 hour
Roof/ceiling assembly may be of any material. Minimum fire resistance rating = 0 hour
Stairs may be of any material. Minimum fire resistance rating = 0 hour

REQUIRED SEPARATION OF OCCUPANCIES: (508.4.4 & Table 508.4)
Uses are not separated by fire barriers. The construction of the building is based on the most restrictive use. (508.3.3)

ROOFING REQUIREMENTS:
1. The roofing on this building is required to be Class C or better. (Table 1505.1)

DRAFTSTOPPING:
Draftstopping is not required in buildings equipped throughout with an automatic sprinkler system in accordance with NFPA 13. floor =(718.3.3 Exception) and attic = (718.4.3, Exception)

PORTABLE FIRE EXTINGUISHERS:
Portable fire extinguishers are required. (906.1)
See Section 906.1 and Table 906.1 for location requirements.
See Section 906.3 for size and distribution requirements.

FIRE ALARM AND DETECTION SYSTEMS:
A manual fire alarm system that activates the occupant notification system is required. (907.2.1)
Exception: Manual alarm boxes are not required if the notification appliances will activate upon sprinkler waterflow.
See Section 907.4 for additional information about system.

ACCESSIBLE FACILITIES:
Accessible water fountains shall comply with ICC/ANSI A117.1, see Section 602.
Toilet facilities shall comply with ICC/ANSI A117.1, see Sections 603 through 609.

ADDITIONAL TOILET REQUIREMENTS:
Customers, patrons and visitors shall be provided with public toilet facilities in spaces intended for public utilization. (2902.3)
Directional signage indicating route to public facilities shall be posted. Such signage shall be located in a corridor or aisle at the entrance to the facilities. (2902.4.1)
Where a toilet is provided for use of multiple occupants, the egress door for the room shall not be lockable from the inside. (2902.3.5)

LIGHT AND VENTILATION:
1. Every space intended for human occupancy shall be provided with natural light by means of exterior glazed openings or shall be provided with artificial light. (1205.1)
2. Buildings shall be provided with natural ventilation or mechanical ventilation per the International Mechanical Code. (1203.1)

GLAZING REQUIREMENTS:
All glazing in hazardous locations is required to be of safety glazing material. (2406.1)
See Section 2406.4 for locations.

WALL AND CEILING FINISHES:
1. Wall and ceiling finish materials are required to comply with Sec. 803.11 and Table 803.11.
2. Textile wall and ceiling coverings shall have Class A flame spread index and shall be protected by automatic sprinklers or meet the criteria in Section 803.5, 803.6.
3. Expanded vinyl wall coverings shall comply with the requirements for textile wall and ceiling materials. (803.7)
4. Toilet room floors shall have a smooth, hard nonabsorbent surface that extends upward onto the walls at least 4 inches. (1210.2.1
5. Walls within 2 feet of urinals and water closets shall have a smooth, hard nonabsorbent surface, to a height of 4 feet above the floor. (1210.2.2)

CEILING HEIGHTS:
Occupiable spaces, habitable spaces and corridors shall have a ceiling height of not less than 7 feet 6 inches. Bathrooms, toilet rooms, kitchens, storage rooms and laundry rooms shall be permitted to have a ceiling height of not less than 7 feet. (1208.2)

INSULATION NOTES:
1. Insulating materials shall have a flame-spread rating of no more than 25 and a smoke developed index of not more than 450. (720.2) 'concealed installation' and Sec. 720.3 'exposed installation'
2. Where such materials are installed in concealed spaces, the flame spread and smoke developed limitations do not apply to facings, coverings and layers of reflective foil that are installed behind and in substantial contact with the unexposed surface of the ceiling, wall or floor finish. (720.2.1)

Foam plastic insulations are required to be protected. (2603)

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Phase 1 - Multi Purpose
Newton Church of The Way
2306 S 3rd Ave E, Newton, IA 50208

PROJECT NUMBER: 2418
DATE PRINTED: 5/29/2025

01	5/29/2025	BID AND PERMIT SET

SHEET TITLE
GENERAL INFORMATION
SHEET NO
G101

2012 INTERNATIONAL ENERGY CONSERVATION CODE.

CLIMATE ZONE: 5, OTHER

OPAQUE THERMAL ENVELOPE MINIMUM REQUIREMENTS (TABLE C402.2)

- ROOFS:
- METAL BUILDINGS WITH R-5 THERMAL BLOCKS: R-19 + R-11
- WALLS ABOVE GRADE:
- METAL BUILDINGS: R-13 + R-13 CI
- SLAB ON GRADE FLOORS:
- UNHEATED SLAB: R-10 FOR 24" BELOW VERTICAL
- OPAQUE DOORS:
- SWINGING: U-0.37
- ROLL-UP OR SLIDING: R-4.75

CI = CONTINUOUS INSULATION

BUILDING ENVELOPE REQUIREMENTS: FENESTRATION (TABLE C402.3)

U-FACTOR

- FIXED WINDOW: 0.38
- OPERABLE WINDOW: 0.45
- ENTRANCE DOOR: 0.77

SHGC

- SHGC 0.40

MAXIMUM AIR INFILTRATION RATE (CFM/FT2)

- WINDOWS, SLIDING AND SWINGING DOORS: 0.20
- SWINGING ENTRANCE: 1.00
- GARAGE DOORS: 0.40

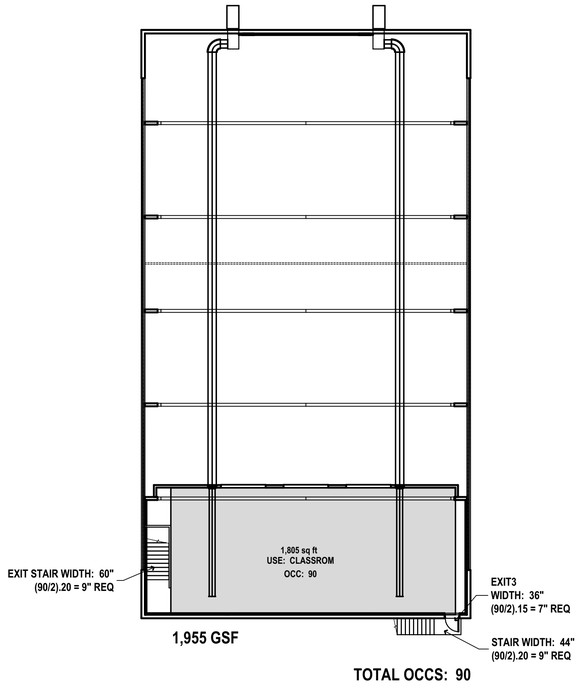
IOWA STATE PLUMBING CODE UPC TABLE 422.1 - PLUMBING FIXTURES

TABLE 422.1 MINIMUM NUMBER OF REQUIRED PLUMBING FIXTURES[a]
(See Sections 403.1.1 and 403.2)
(Reprinted with permission,* from the 2018 International Plumbing Code, excerpt from IPC Table 403.1)

NO.	CLASSIFICATION	DESCRIPTION	WATER CLOSETS (URINALS: SEE SECTION 422.7) MALE	WATER CLOSETS (URINALS: SEE SECTION 422.7) FEMALE	LAVATORIES MALE	LAVATORIES FEMALE	BATHTUBS/ SHOWERS	DRINKING FOUNTAIN (SEE SECTION 415.8)	OTHER
EITHER		Restaurants, banquet halls and food courts[e]	1 per 75	1 per 75	1 per 200		—	1 per 500	1 service sink
		Auditoriums without permanent seating, art galleries, exhibition halls, museums, lecture halls, libraries, arcades and gymnasiums[e]	1 per 125	1 per 65	1 per 200		—	1 per 500	1 service sink

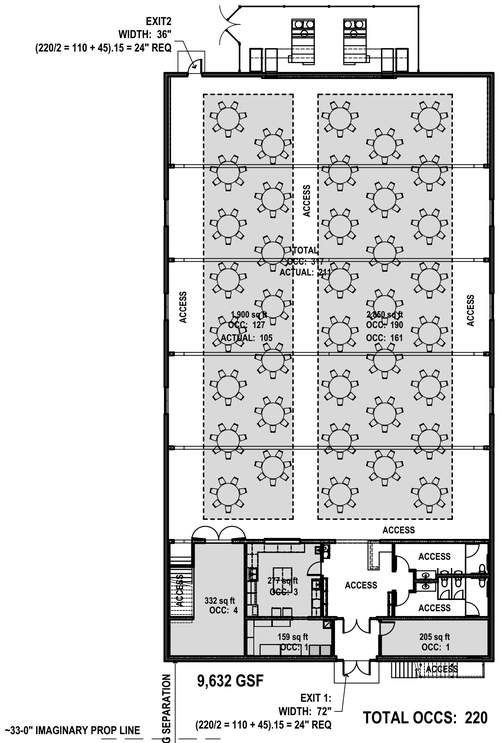
TOTAL OCCUPANTS: 310, 155 MALE / 155 FEMALE

FIXTURES	M	F	
WATER CLOSETS:	3 REQ		3 REQ
LAVATORIES:	1 REQ	1 REQ	
DRINKING FOUNTAIN:	1 REQ		
SERVICE SINK:	1 REQ		



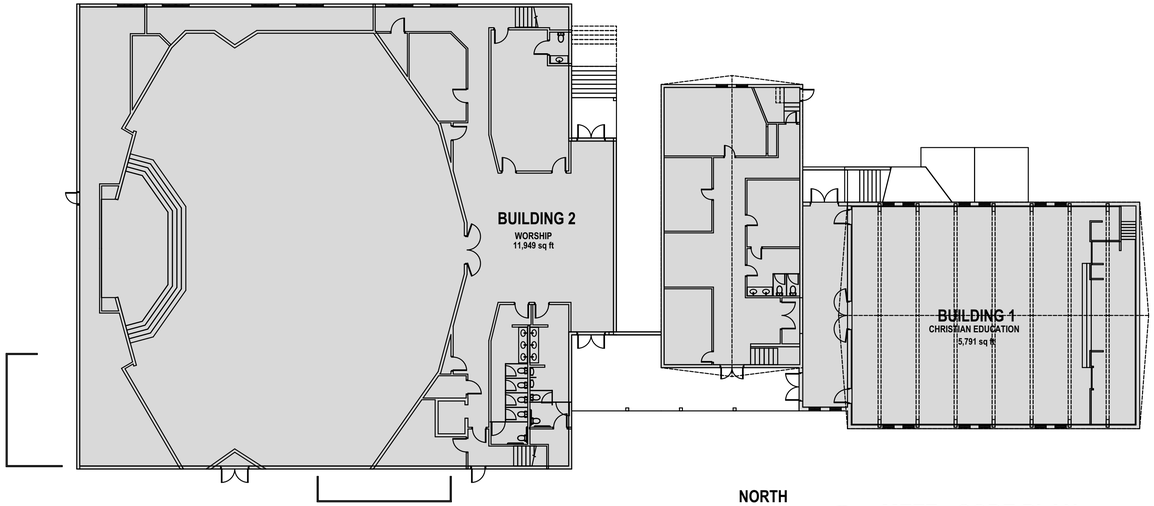
1,955 GSF

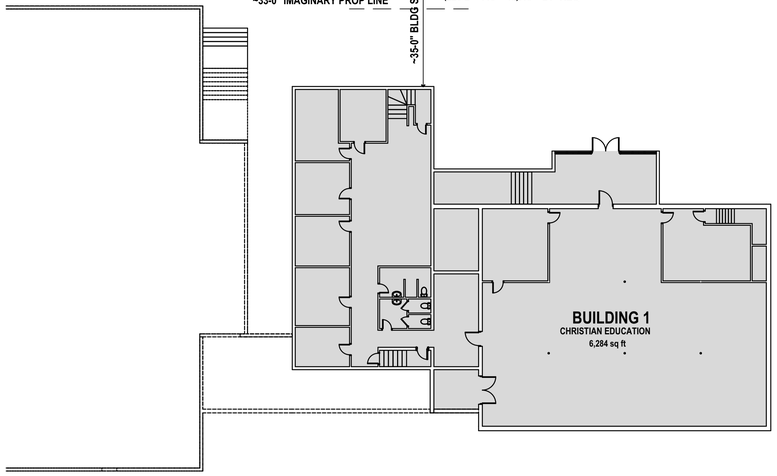
TOTAL OCCS: 90



9,632 GSF

TOTAL OCCS: 220





NORTH

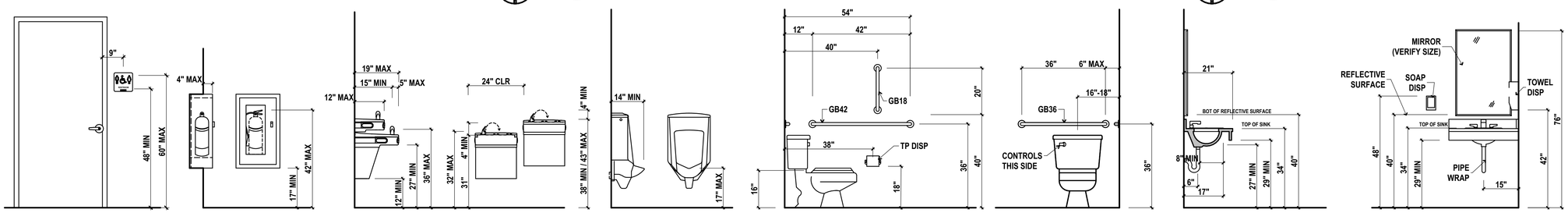
2 G101 **MEZZ - CODE PLAN**

SCALE: 1/16" = 1'-0"

NORTH

1 G101 **MAIN - CODE PLAN**

SCALE: 1/16" = 1'-0"



SIGNAGE | FIRE EXTINGUISHER | DRINKING FOUNTAIN | URINAL | WATER CLOSET - SIDE | WATER CLOSET - BACK | LAVATORY - SECTION | LAVATORY - BACK

3 G101 **MOUNTING HEIGHTS**

SCALE: 1/2" = 1'-0"

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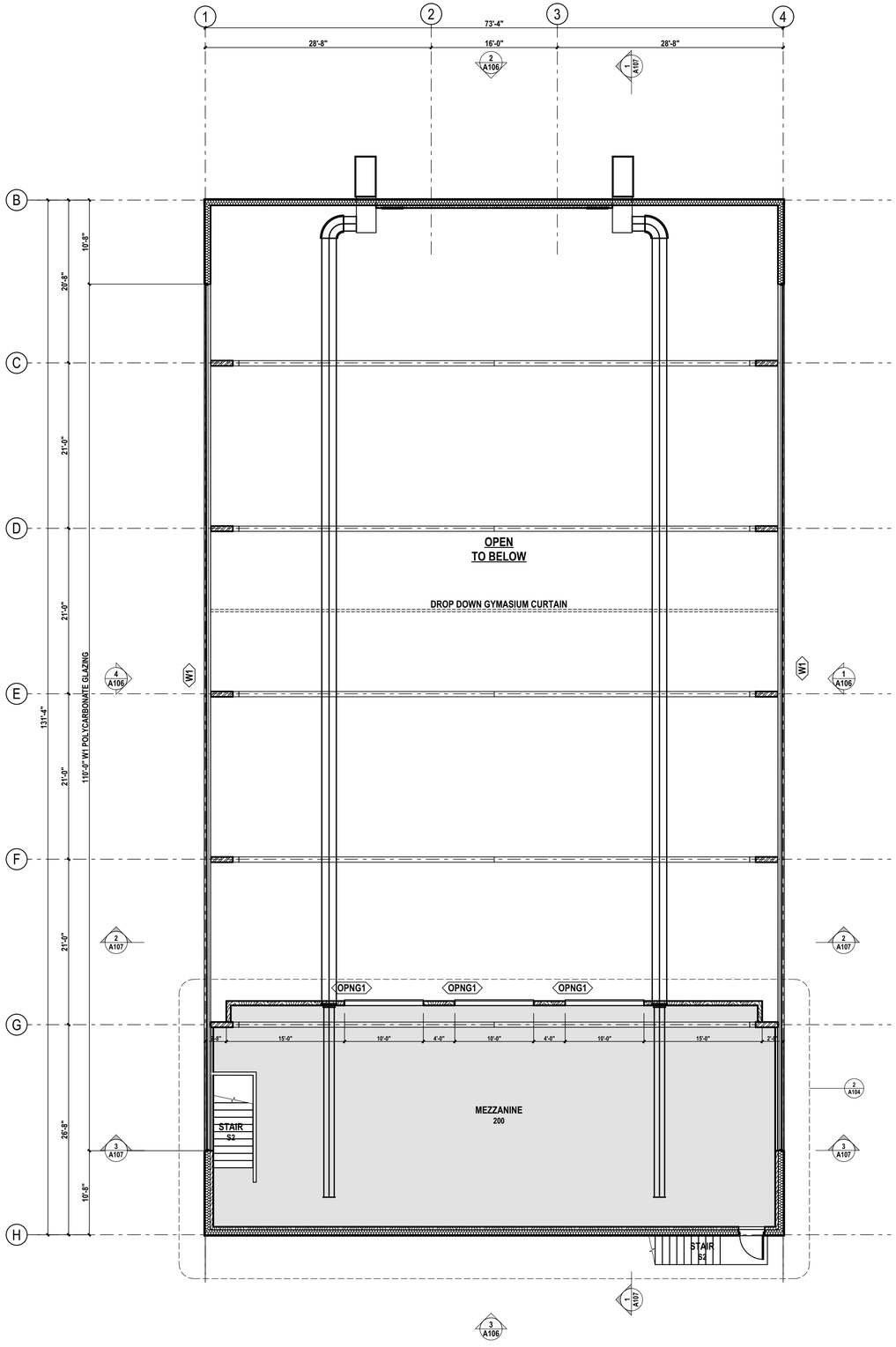
SHEET TITLE

CODE PLAN

SHEET NO

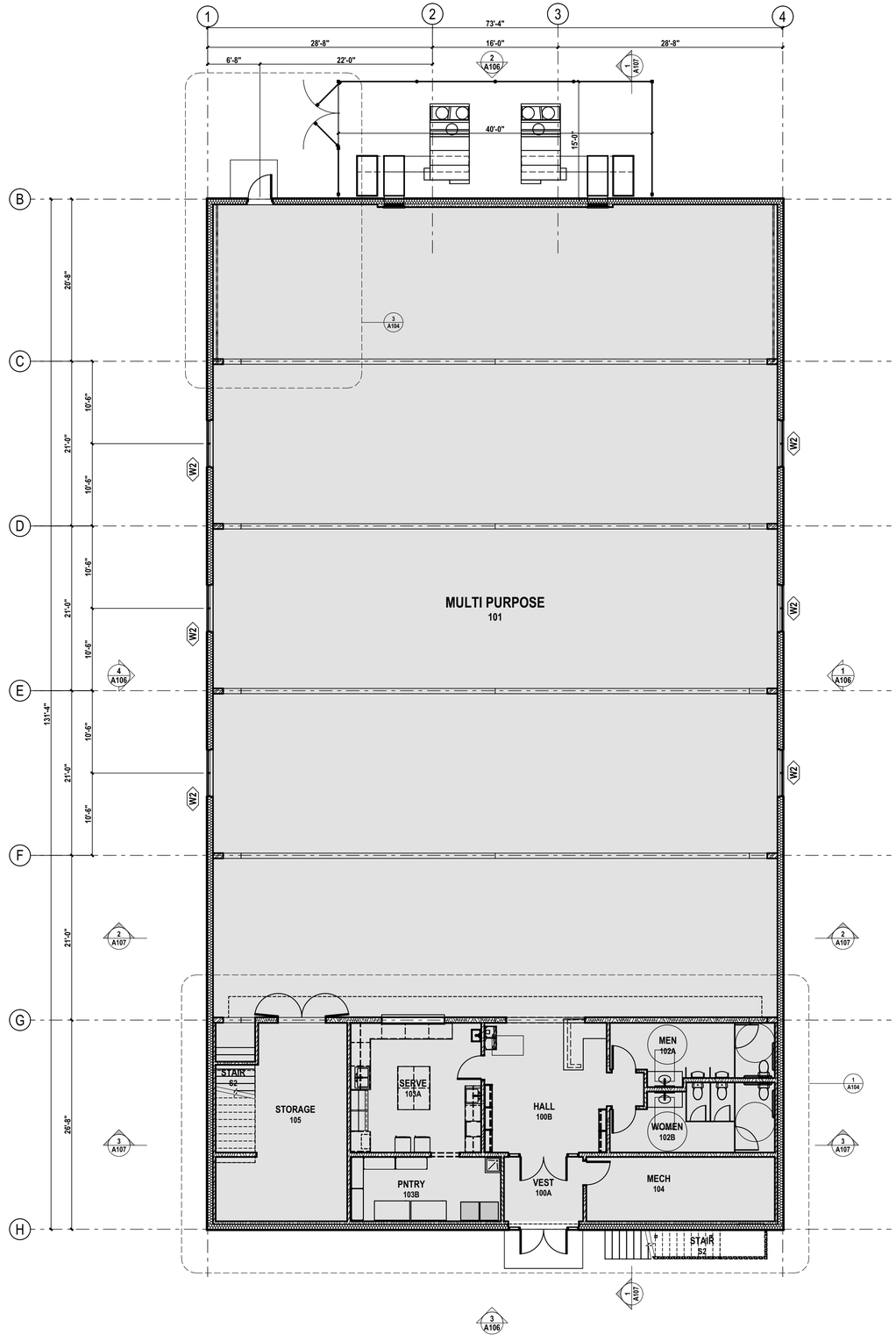
G101



NORTH

2 A103 **MEZZ**

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



NORTH

1 A103 **MAIN**

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

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NEWTON CHURCH OF THE WAY

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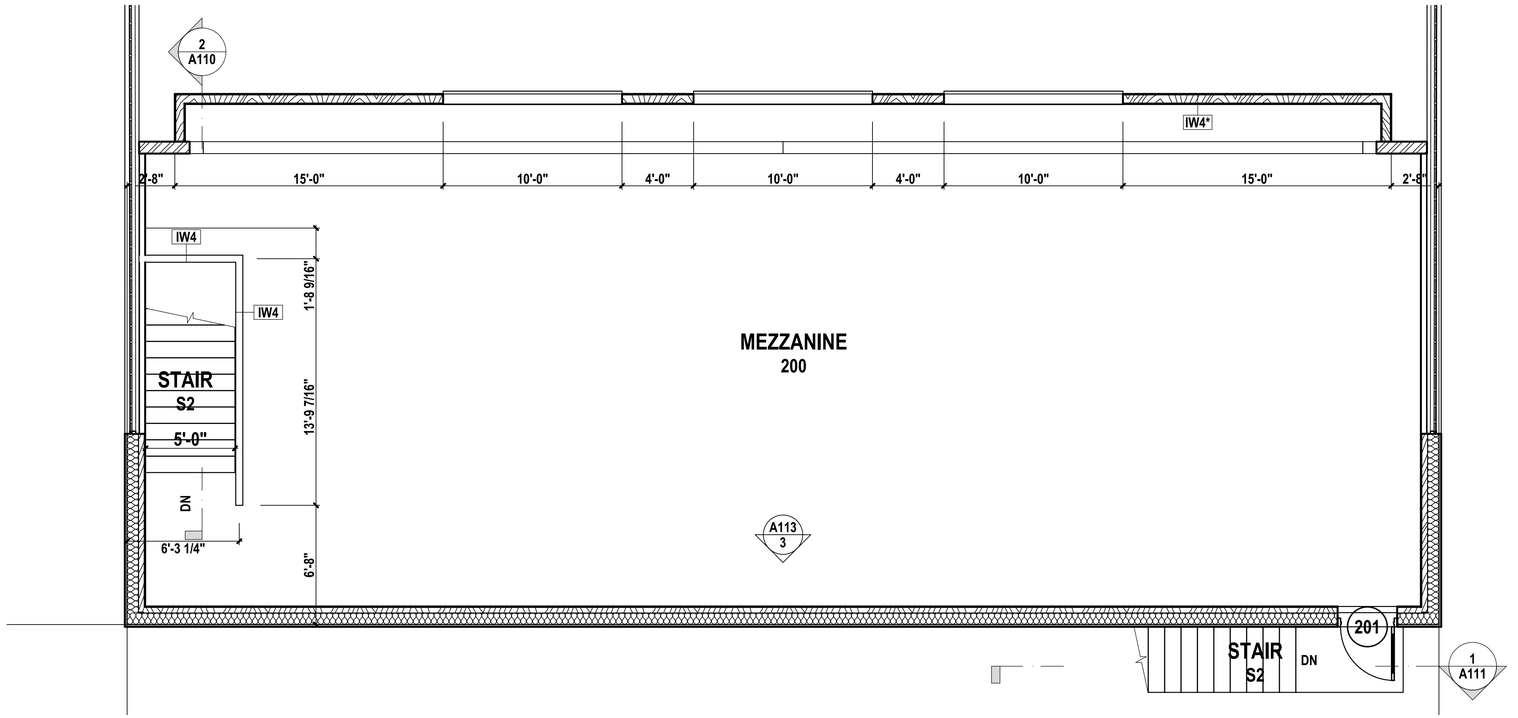
SHEET TITLE

FLOOR PLAN

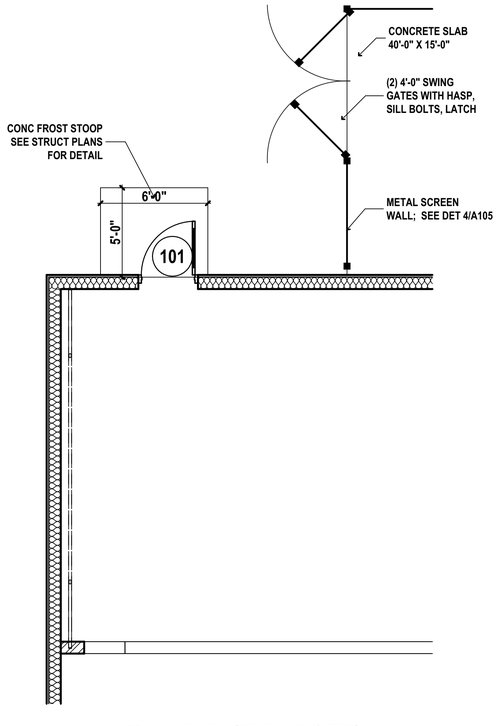
SHEET NO

A103



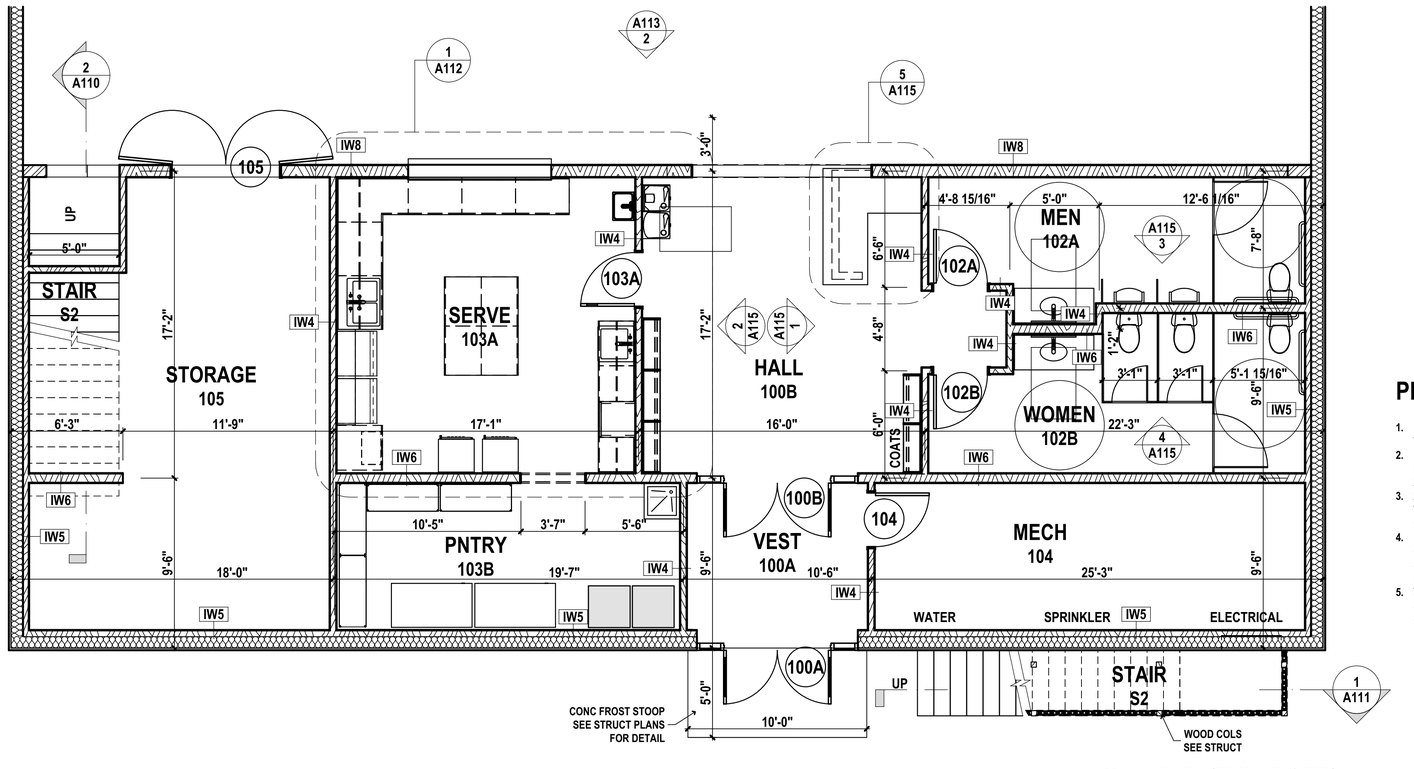
2 A104 **MEZZ (ENLARGED)**

SCALE: 1/4" = 1'-0"



3 A104 **MAIN (ENLARGED)**

SCALE: 1/4" = 1'-0"



1 A104 **MAIN (ENLARGED)**

SCALE: 1/4" = 1'-0"

PLAN NOTES

1. DO NOT SCALE DRAWINGS. CONTACT THE ARCHITECT WITH ANY DISCREPANCIES.
2. FIELD VERIFY ALL DIMENSIONS BEFORE STARTING CONSTRUCTION. VERIFY DISCREPANCIES WITH THE ARCHITECT BEFORE PROCEEDING WITH WORK.
3. ALL DIMENSIONS ARE TO THE CENTER OF FRAMED WALLS AND BUILDING GRIDLINES UNLESS NOTED OTHERWISE.
4. INSPECT ALL EXISTING CONDITIONS BEFORE THE START OF CONSTRUCTION. NOTIFY THE ARCHITECT BEFORE STARTING WORK WITH ANY NON-CONFORMING CONDITIONS.
5. VERIFY ALL EQUIPMENT ROUGH IN DIMENSIONS WITH SUBCONTRACTS BEFORE RELEASING EQUIPMENT FOR ORDERING.

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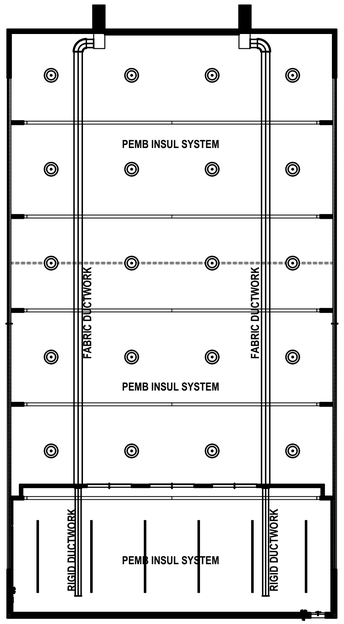
SHEET TITLE

ENLARGED PLAN

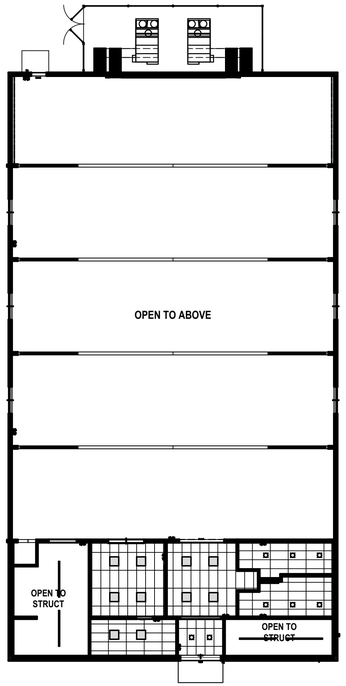
SHEET NO

A104



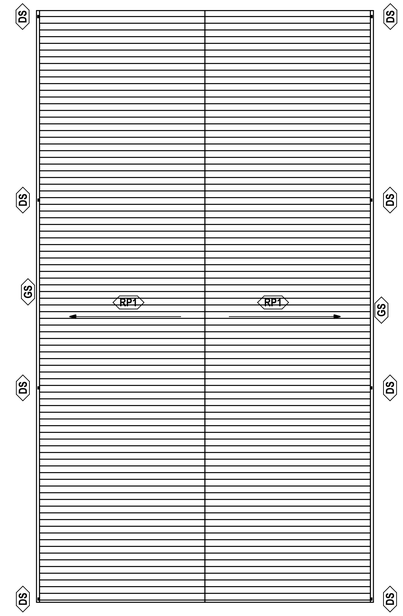
3 A105 MEZZ CEILING PLAN

SCALE: 1/16" = 1'-0"



2 A105 MAIN CEILING PLAN

SCALE: 1/16" = 1'-0"



1 A105 ROOF PLAN

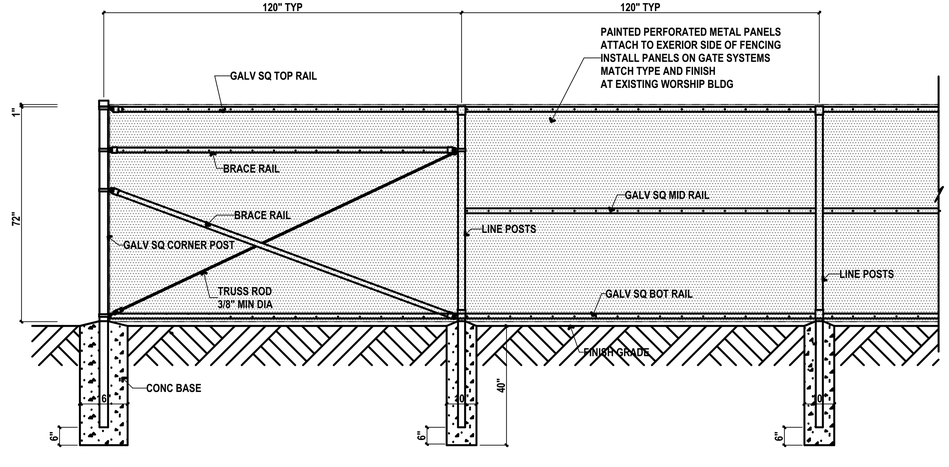
SCALE: 1/16" = 1'-0"

CEILING NOTES

1. REFER TO LIGHTING PLAN FOR FIXTURE TYPES
2. SEE FINISH SCHEDULE FOR ANNOTATIONS

LEGEND

RP1: PEMB GALVALUME ROOF PANELS; SLOPED 1.5:1
DS: DOWNSPOUT
GS: GUTTER SYSTEM



4 A105 SCREEN WALL

SCALE: 1/2" = 1'-0"

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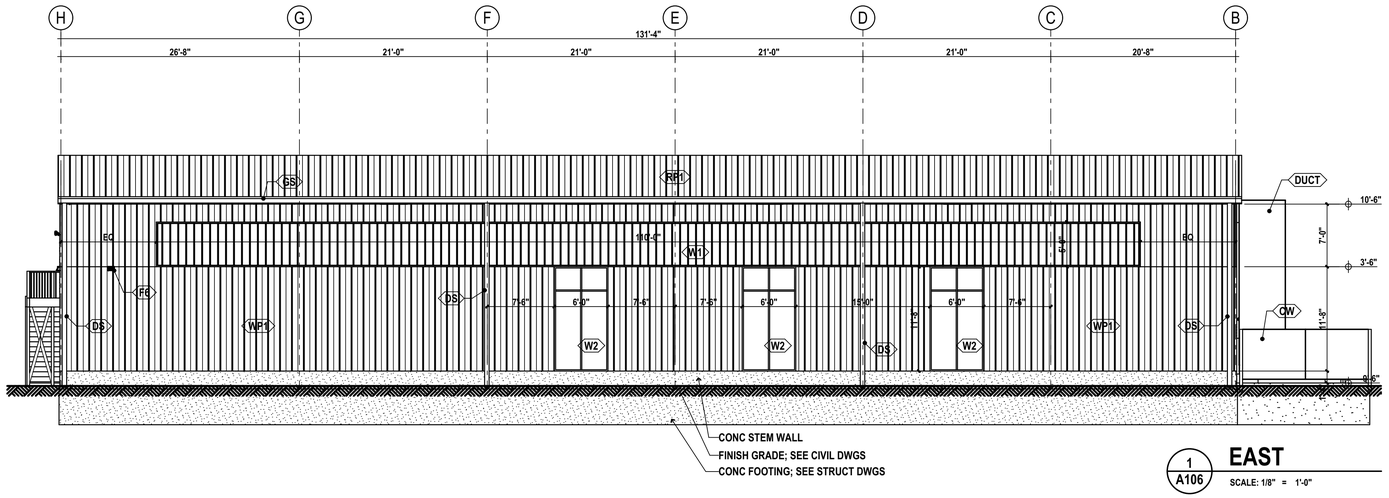
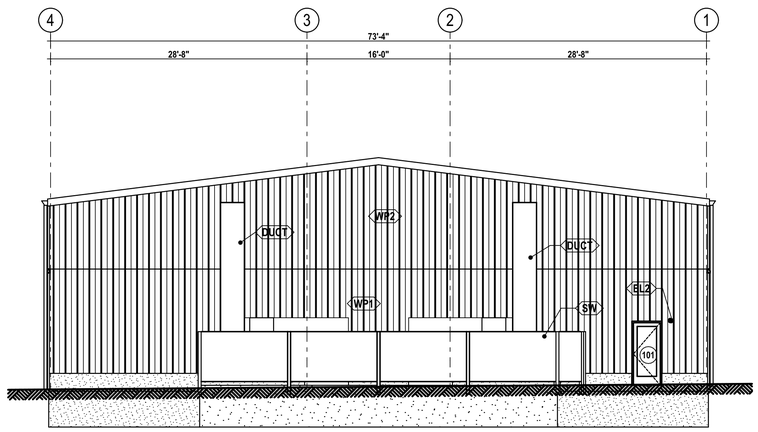
SHEET TITLE
ROOF AND CEILING PLAN

SHEET NO
A105



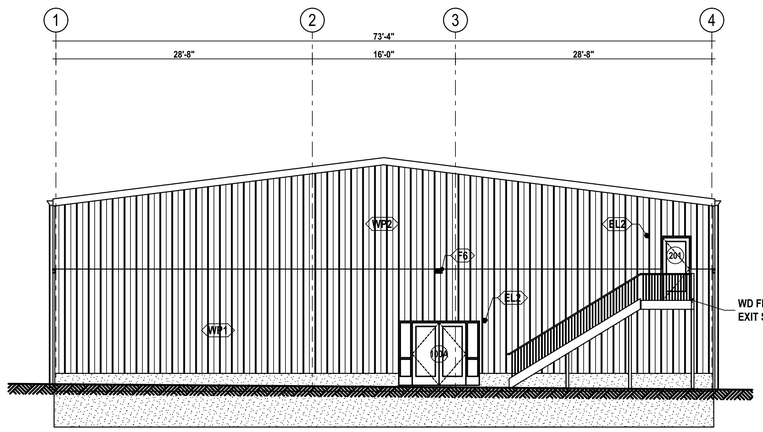
1 A106 **EAST**

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



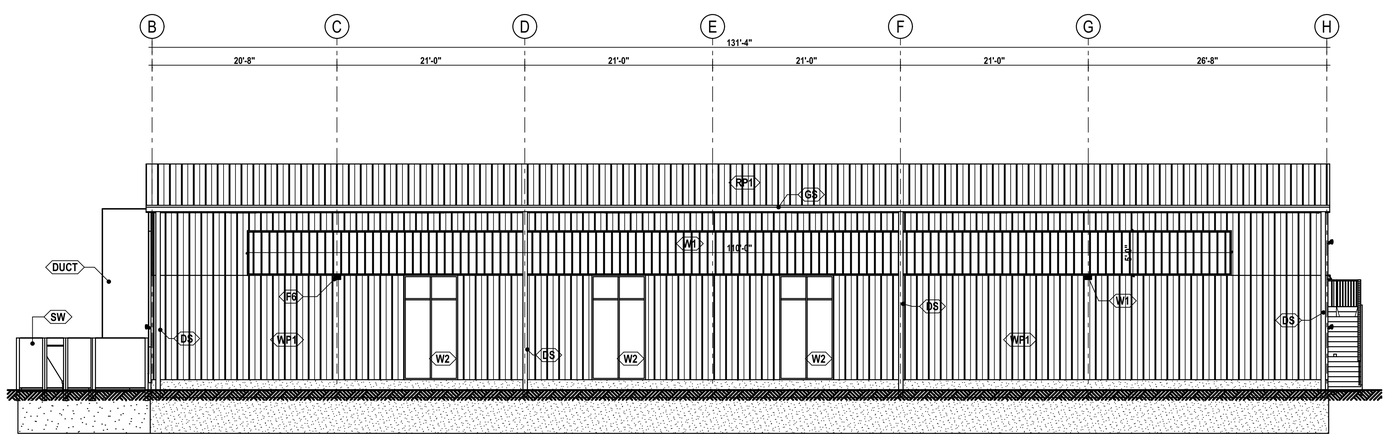
2 A106 **NORTH**

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



3 A106 **SOUTH**

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



4 A106 **WEST**

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

LEGEND

RP1:	PEMB GALVALUME ROOF PANELS; SLOPED 1.5:12
W1:	POLYCARBONATE WALL PANELS IN FRAME SYSTEM
W2:	ALUM STOREFRONT WINDOW SYSTEM
WP1:	PEMB PRFN MTL WALL PANELS; MATCH EXIST RED
WP2:	PEMB PRFN MTL WALL PANELS; MATCH EXIST GREY
GS:	PRFN MTL GUTTERS; MATCH EXIST
DS:	PREFN MTL DOWNSPOUTS; MATCH GUTTER COLOR
SW:	SCREEN WALL; SEE DETAIL 4/A105

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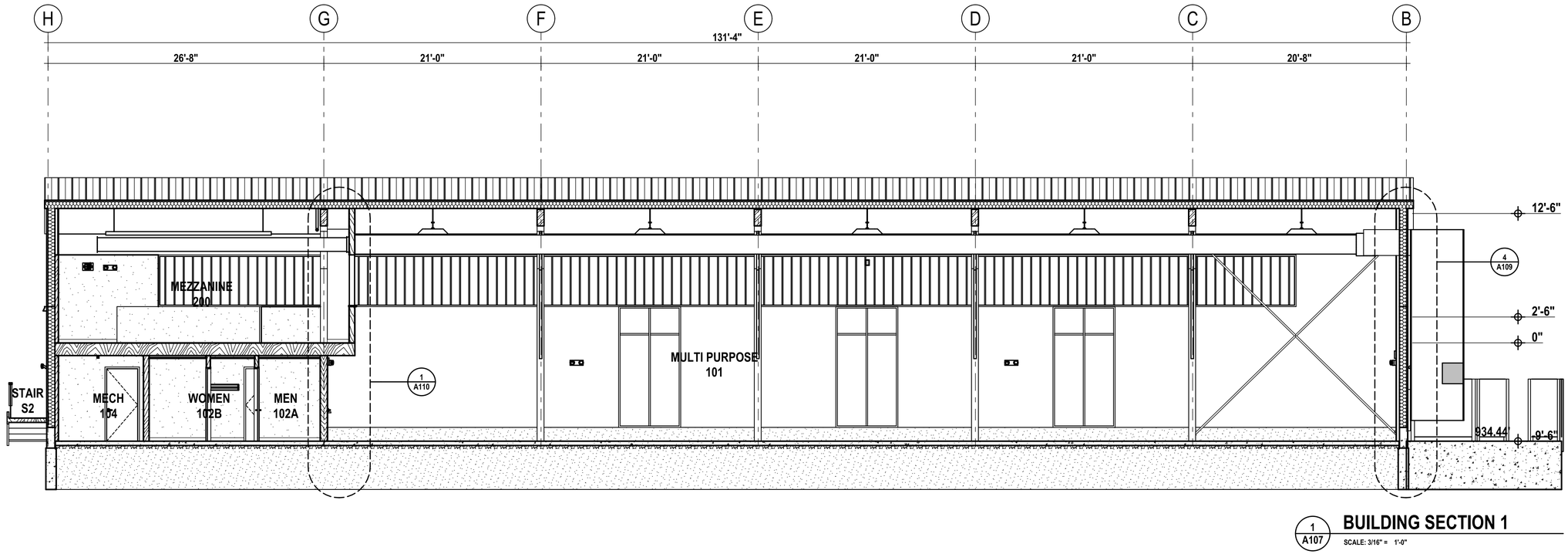
SHEET TITLE

EXTERIOR ELEVATIONS

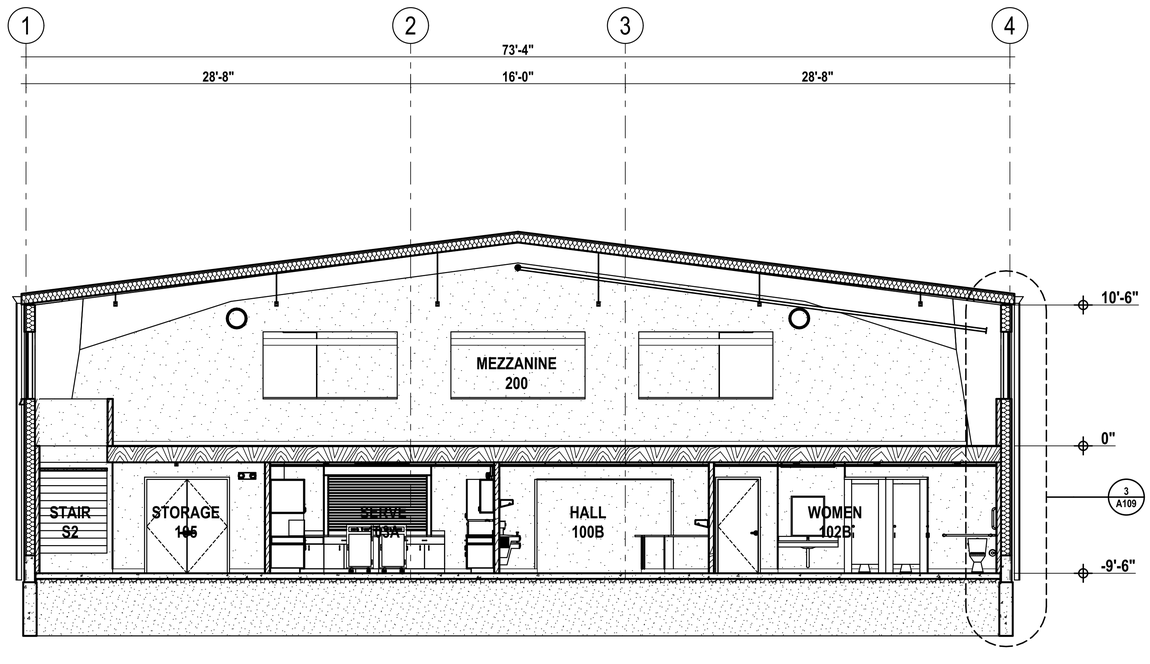
SHEET NO

A106



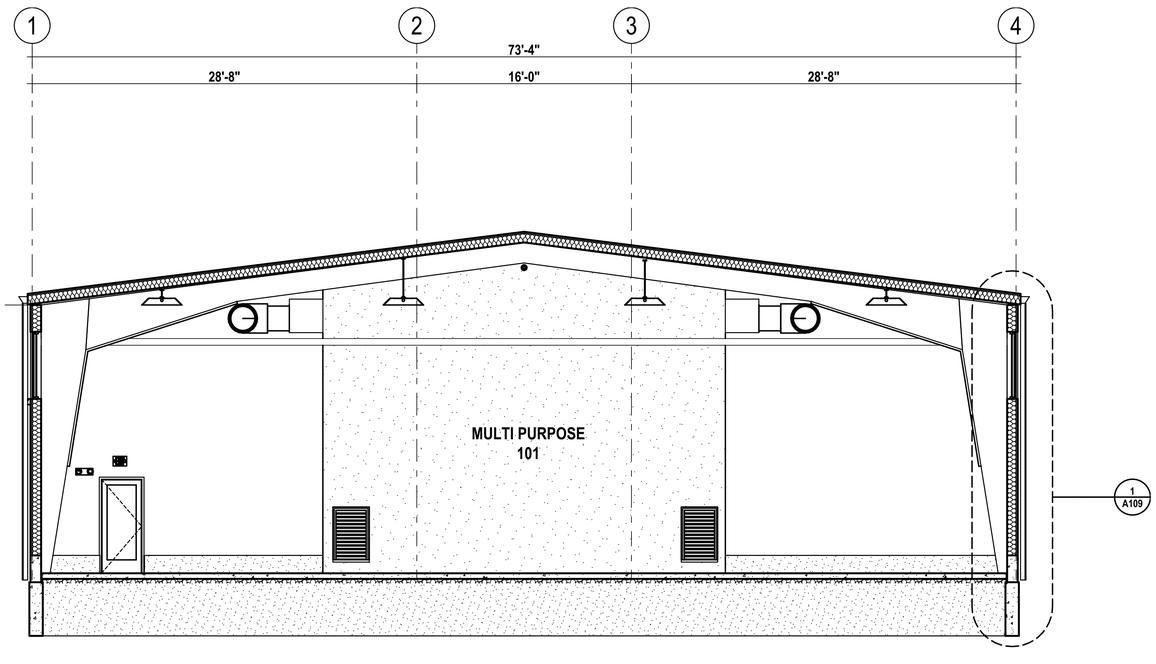
1 A107 **BUILDING SECTION 1**

SCALE: 3/16" = 1'-0"



3 A107 **BUILDING SECTION 3**

SCALE: 3/16" = 1'-0"



2 A107 **BUILDING SECTION 2**

SCALE: 3/16" = 1'-0"

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SHEET TITLE

BUILDING SECTIONS

SHEET NO

A107

ROOM FINISH SCHEDULE

NO	NAME	FLOOR			WALLS			CEILING			COMMENTS
		MATL	BASE	NOTES	MATL	FINISH	NOTES	MATL	FIN	NOTES	
100A	VEST	LVT	VB		GWB	PTD		LAYIN1	PRFN		
100B	HALL	LVT	VB		GWB	PTD		LAYIN1	PRFN		
101	MULTI PURPOSE	SC	VB	1	PEMB	PRFN	3	PEMB	PRFN	3	
102A	MEN	LVT	VB		GWB	PTD	2	LAYIN1	PRFN		
102B	WOMEN	LVT	VB		GWB	PTD	2	LAYIN1	PRFN		
103A	SERVE	PCONC	VB		GWB	PTD		LAYIN2	PRFN		
103B	PNTRY	PCONC	VB		GWB	PTD		LAYIN2	PRFN		
104	MECH	SCONC	VB		GWB	PTD		NONE	NONE		
105	STORAGE	SCONC	VB		GWB	PTD		LAYIN1	PRFN		
200	MEZZANINE	TBD	VB		GWB	PTD		PEMB	PRFN	3	
S2	STAIR	VTRS	VBS		GWB	PTD		PEMB	PRFN	3	

ROOM FINISH NOTES / COMMENTS

1. FLOORING BY OTHERS. SEAL CONCRETE.
2. AKLYD EPOXY PAINTED WALLS
3. PEMB FACED INSULATION SYSTEM

ABBREVIATIONS:

NOTE	DESCRIPTION
TBD:	TO BE DETEREMINED BY OWNER
PCON:	POLISHED CONCRETE FLOOR
VTRS:	VINYL TREADS AND RISERS
VB:	VINYL BASE
VBS:	VINYL STRINGERS
GWB:	GYPSUM WALL BOARD
PRFN:	PREFINISHED
LAYIN1:	ACOUSTICAL LAY IN CEILING TILE SYSTEM
LAYIN2:	WASHABLE LAY IN CEILING TILE SYSTEM
PEMB:	PRE-ENGINEERED METAL BUILDING LINER SYSTEM
NONE:	NO WORK

FINISH REQUIREMENTS

1. ALL INSTALLED NEW MATERIALS AND FINISHES SHALL BE FREE OF FLAWS & DEFECTS.
2. ALL PREPARATION, STORING, INSTALLATION, AND CLEANUP OF FINISHES TO CONFORM TO THE MANUFACTURER'S SPECIFICATIONS.
3. ALL GRILLES, EXTINGUISHER CABINETS, AND MISC METALS SHALL BE PAINTED TO MATCH THE SURFACE ON WHICH THEY OCCUR UNLESS NOTED OTHERWISE, OR ITEMS ARE FACTORY-FINISHED.
4. PREPARE ALL SURFACES FOR THE PROPER INSTALLATION OF THEIR WORK. THIS INCLUDES, BUT IS NOT LIMITED TO, PATCHING, SANDING, FLOOR LEVELING, PRIMING, SEALING, AND SKIM COATING.
5. PATCH AND REPAIR THE FLOOR SLAB AS REQUIRED FOR A SMOOTH, LEVEL SURFACE FREE OF DEFECTS. FILL ALL CRACKS AND HOLES AND LEVEL DEPRESSIONS WITH MATERIALS COMPATIBLE WITH THE FLOOR AND SLAB, AS RECOMMENDED BY THE FLOORING MANUFACTURER.
6. FINISH CONTRACTORS SHALL EXAMINE ALL SURFACES AND SUBSTRATES PRIOR TO STARTING THEIR WORK. WORK SHALL COMMENCE, AND ALL DEFECTS SHALL BE CORRECTED BEFORE FINISHES ARE APPLIED. FINISHES APPLIED OVER BLEMISHES ARE THE CONTRACTOR'S RESPONSIBILITY AND SHALL BE RE-DONE WITHOUT RECOURSE.
7. PROTECT INSTALLED WORK FROM OTHER TRADES TO AVOID DAMAGE TO INSTALLED FINISHES.

STOREFRONT SCHEDULE

ID	QTY	LENGTH	HEIGHT	NO. OF UNITS	SURFACE AREA OF EACH UNIT	TOTAL LENGTH OF FRAMES	COMMENTS
W1	2	110.00'	5'-0"	124	1,100.02	808.55'	1
W2	6	6.00'	11'-8"	4	420.00	51.69'	2

NOTES

1. POLYCARBONATE GLAZING AND FRAME SYSTEM
2. INSULATED ALUM STOREFRONT SYSTEM

STOREFRONT REQUIREMENTS

1. ---

DOOR AND FRAME SCHEDULE

ID	SIZE		DOOR			FRAME			HRDWR GROUP	RATING	COMMENTS
	W x H	THK	TYPE	MATL	FINISH	TYPE	MATL	FINISH			
100A	6'-0"x7'-0"	1 3/4"	FULL	ALUM	PRFN	F3	ALUM	PRFN	G1	NONE	
100B	6'-0"x7'-0"	1 3/4"	FULL	ALUM	PRFN	F3	ALUM	PRFN	G2	NONE	
101	3'-0"x7'-0"	1 3/4"	FULL	ALUM	PRFN	F1	ALUM	PRFN	G3	NONE	
102A	3'-0"x7'-0"	1 3/4"	FLUSH	WD	PRFN	F1	HM	PTD	G4	NONE	
102B	3'-0"x7'-0"	1 3/4"	FLUSH	WD	PRFN	F1	HM	PTD	G4	NONE	
103A	3'-0"x7'-0"	1 3/4"	NARROW	WD	PRFN	F1	HM	PTD	G5	NONE	
104	3'-0"x7'-0"	1 3/4"	FLUSH	WD	PRFN	F1	HM	PTD	G5	NONE	
105	6'-0"x7'-0"	1 3/4"	FLUSH	WD	PRFN	F1	HM	PTD	G6	NONE	
201	3'-0"x7'-0"	1 3/4"	FULL	ALUM	PRFN	F1	ALUM	PRFN	G3	NONE	
301	6'-0"x7'-0"	1 3/4"	FULL	ALUM	PRFN	EXST	ALUM	PRFN	G7	NONE	1
302	6'-0"x7'-0"	1 3/4"	FULL	ALUM	PRFN	EXST	ALUM	PRFN	G7	NONE	1

DOOR AND FRAME NOTES / COMMENTS

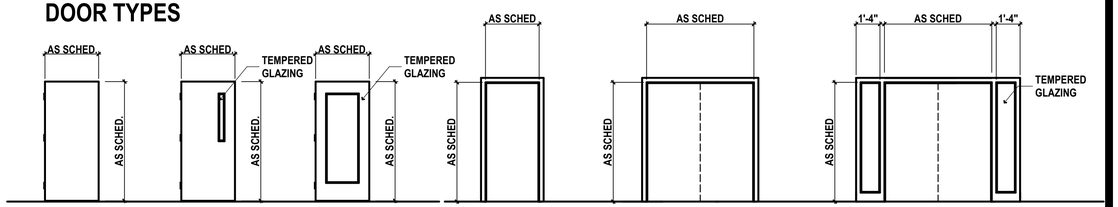
1. EXISTING DOORS AND FRAMES TO REMAIN. SEE HARDWARE SCHEDULE FOR NEW STRIKES.
2. ---

ABBREVIATIONS:

NOTE	DESCRIPTION
HM:	HOLLOW METAL
ALUM:	ALUMINIUM
PTD:	FIELD PAINTED FINISH
PRFN:	FACTORY PRE-FINISH
GALV:	GALVANIZED FINISH
0:	NON RATED

FRAME TYPES

DOOR TYPES



2 / A108 **DOOR AND FRAME TYPES**

SCALE: 1/4" = 1'-0"

HARDWARE SCHEDULE

GROUP	FIRE RATING	PANIC DEVICE	HINGES: BUTT	HINGES: PIANO	HINGES: PIVOT	HINGES: ...	LOCKSET: ENTRY	LOCKSET: OFFICE	LOCKSET: CLASSROOM	LOCKSET: STOREROOM	LOCKSET: PRIVACY	LOCKSET: PASSAGE	LOCKSET: ELECTRIC STRIKE	LOCKSET: ...	LOCKSET: ...	MISC: SMOKE SEALS	MISC: WEATHERSTRIPPING	MISC: COORIDINATOR	MISC: KICKPLATES	MISC: ...	MISC: ...	MISC: ...	MISC: ...	STOPS: FLOOR	STOPS: WALL	STOPS: HINGE	STOPS: ...	SLIDING: TRACK	SLIDING: PULLS	SLIDING: ...	SLIDING: ...	SLIDING: ...	REMARKS
G1		X		X			X						X				X		X					X								
G2		X		X															X					X								
G3		X		X			X										X		X					X								
G4			X									X							X						X								
G5			X							X									X						X								
G6			X							X									X						X								
G7												X																				1

HARDWARE REMARKS / COMMENTS

1. NEW HARDWARE IN EXISITNG FRAME. FIELD VERIFY CONDITIONS AT TIME OF BID.
2. ---

HARDWARE NOTES

1. PROVIDE AND INSTALL FRAMES WITH CONCEALED ANCHORS AND FASTENERS WHEREVER POSSIBLE. COUNTERSINK AND CONCEAL ALL EXPOSED FASTENER LOCATIONS.
2. ALL THRESHOLDS AT INTERIOR AND EXTERIOR DOORS IN AREAS SHALL NOT EXCEED 1/2" IN HEIGHT.
3. ALL INTERIOR DOORS SHALL BE MASTER KEYED.
4. FURNISH AND INSTALL ALL SILENCERS/MUTES FOR A COMPLETE INSTALLATION.
5. DO NOT INSTALL HARDWARE THAT REQUIRES TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST FOR OPERATION.
6. INSTALL ALL DOOR LOCK SETS, HANDLES, PUSH/PULLS, AND PANIC BARS AT 36" ABOVE THE FINISHED FLOOR.
7. DOOR LEAVES SHALL NOT REQUIRE MORE THAN ONE OPERATION TO UNLATCH.

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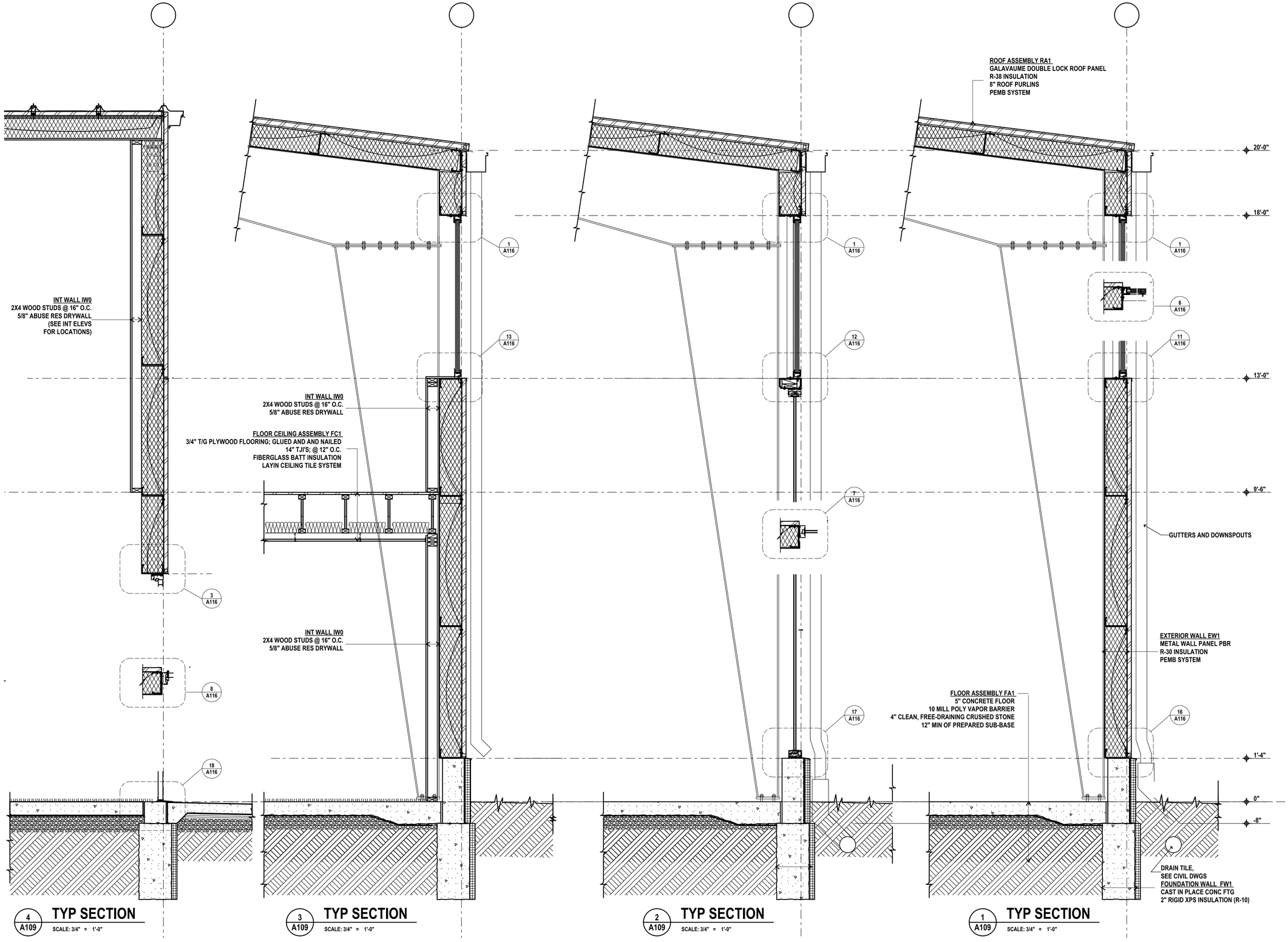
01	5/29/2025	BID AND PERMIT SET

SHEET TITLE

SCHEDULES

SHEET NO

A108



4 A109 **TYP SECTION** SCALE: 3/4" = 1'-0"

3 A109 **TYP SECTION** SCALE: 3/4" = 1'-0"

2 A109 **TYP SECTION** SCALE: 3/4" = 1'-0"

1 A109 **TYP SECTION** SCALE: 3/4" = 1'-0"

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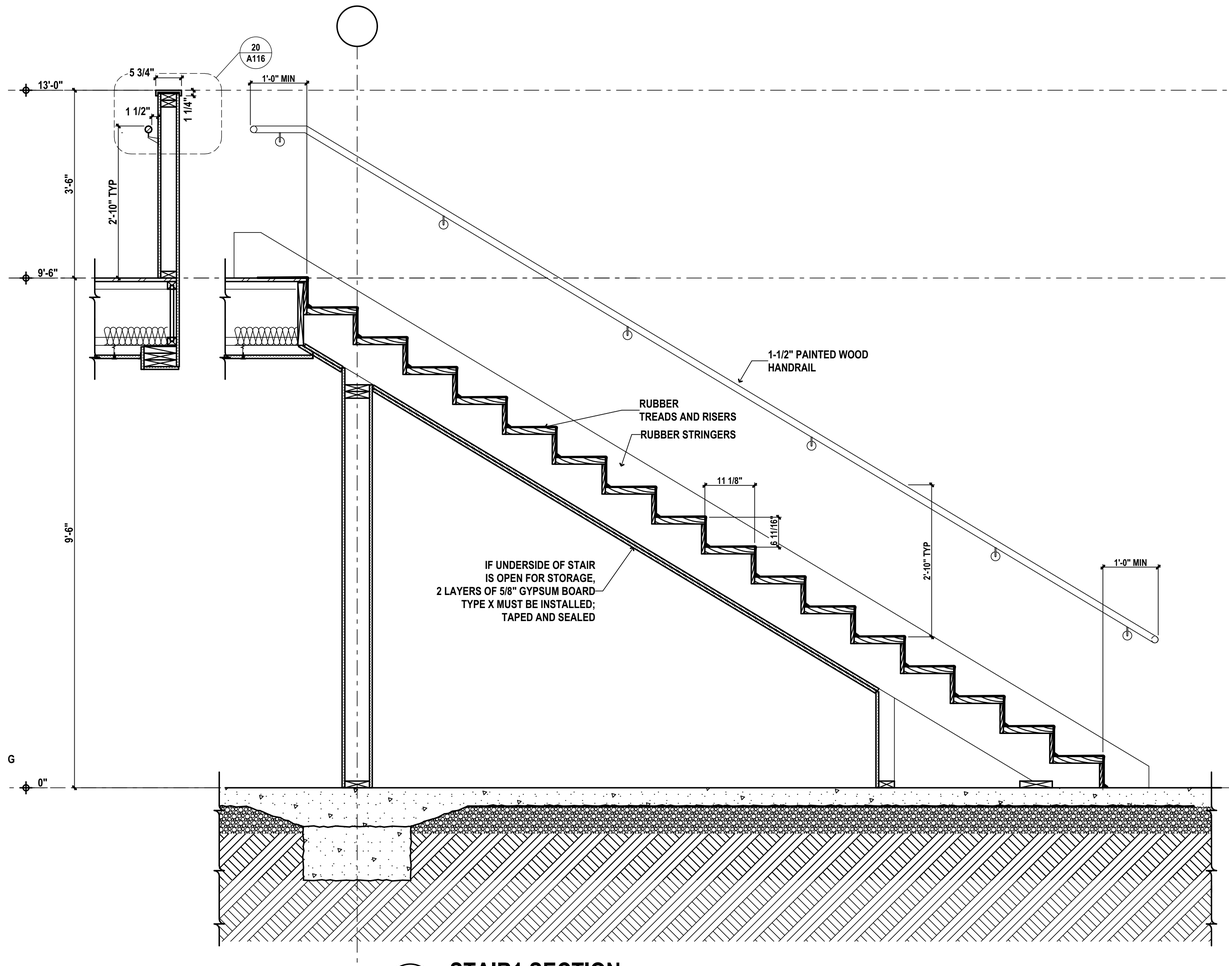
SHEET TITLE

WALL SECTIONS

SHEET NO

A109



2 A110 **STAIR1 SECTION**

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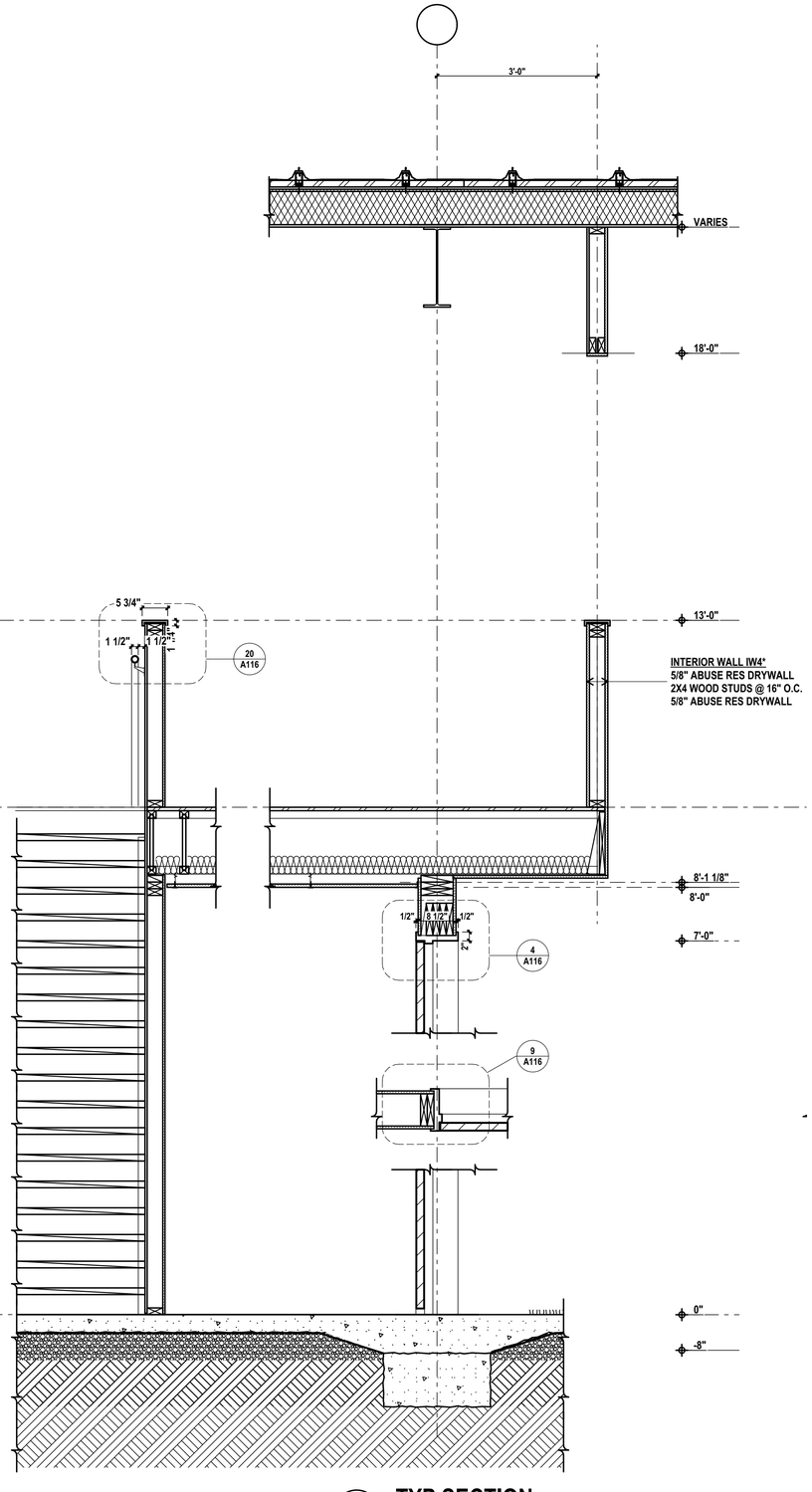

1 A110 **TYP SECTION**

SCALE: 3/4" = 1'-0"

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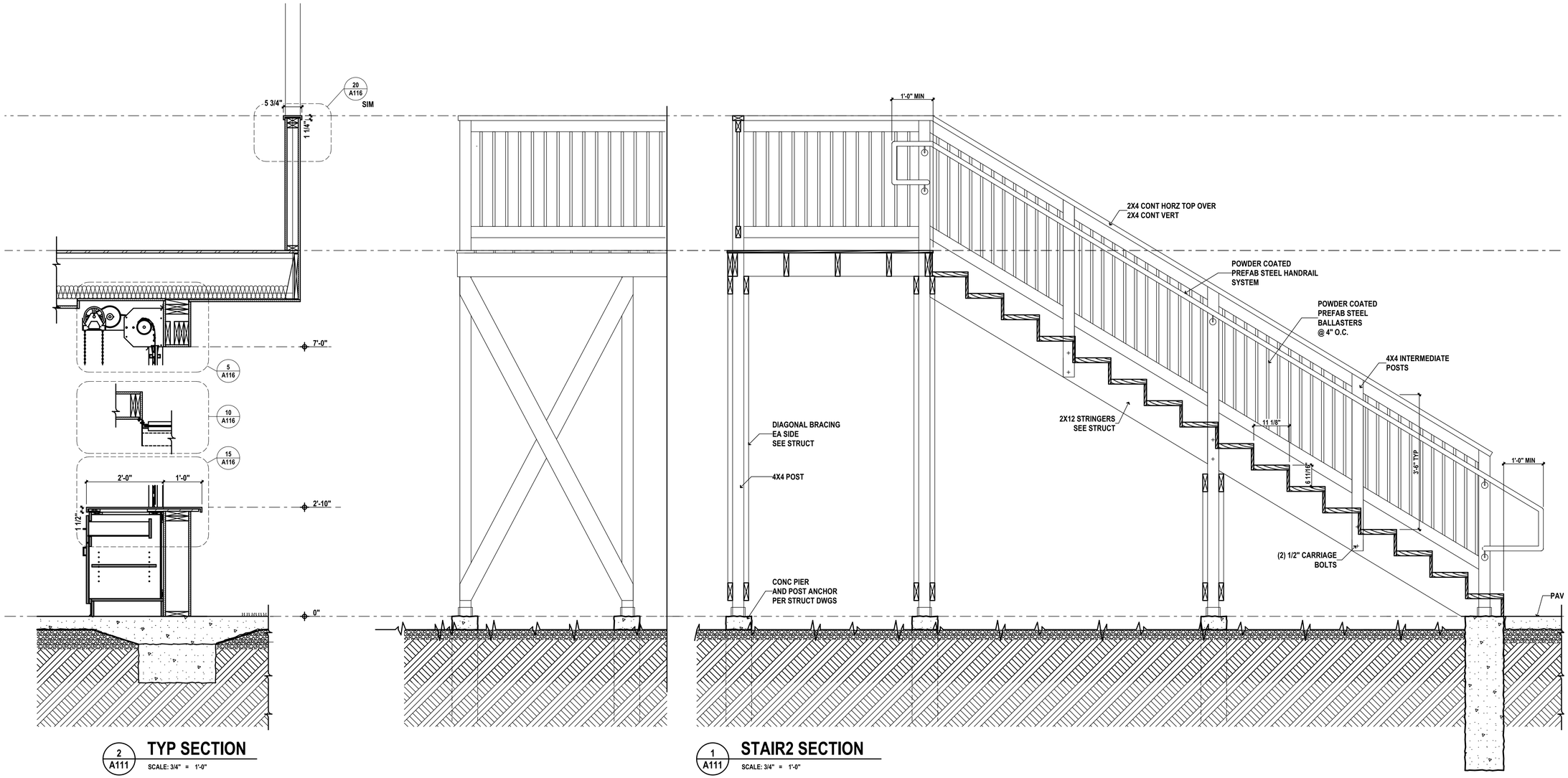
SHEET TITLE

WALL AND STAIR SECTIONS

SHEET NO

A110



2 A111 **TYP SECTION**

SCALE: 3/4" = 1'-0"

1 A111 **STAIR2 SECTION**

SCALE: 3/4" = 1'-0"

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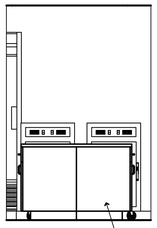
SHEET TITLE

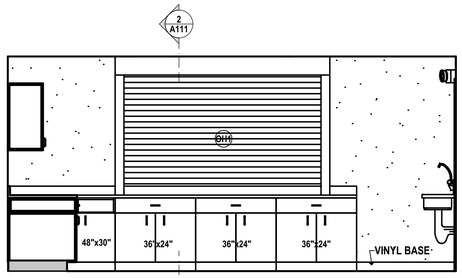
WALL AND STAIR SECTIONS

SHEET NO

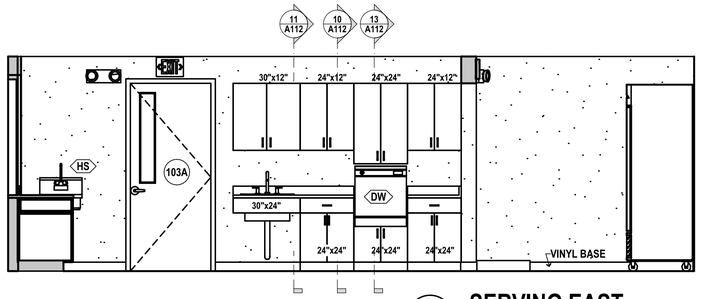
A111



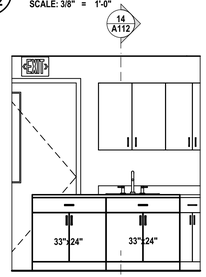
4 A112 **ISLAND**
SCALE: 3/8" = 1'-0"



3 A112 **SERVING NORTH**
SCALE: 3/8" = 1'-0"



2 A112 **SERVING EAST**
SCALE: 3/8" = 1'-0"



7 A112 **ISLAND**
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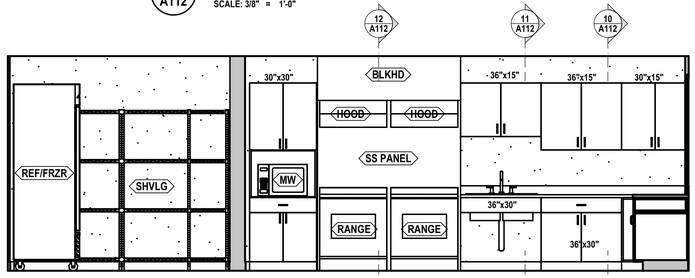
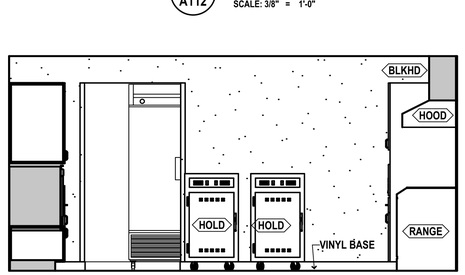
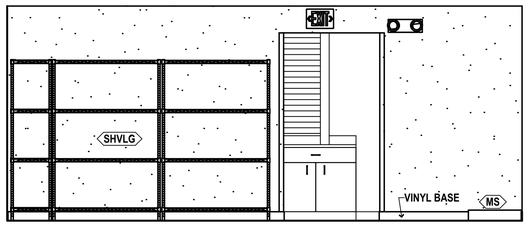


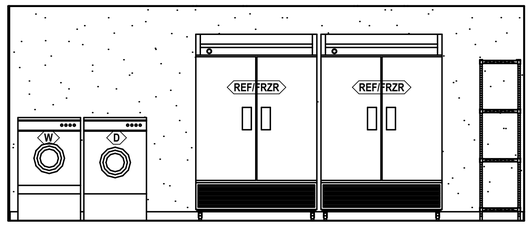
6 A112 **SERVING WEST**
SCALE: 3/8" = 1'-0"



5 A112 **SERVING SOUTH**
SCALE: 3/8" = 1'-0"



8 A112 **PANTRY NORTH**
SCALE: 3/8" = 1'-0"



9 A112 **PANTRY SOUTH**
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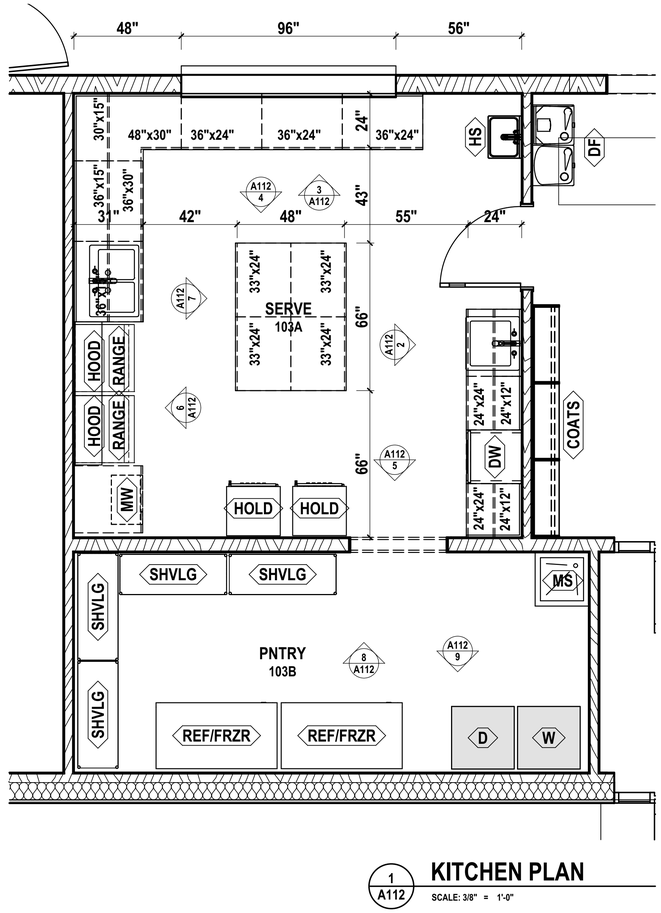
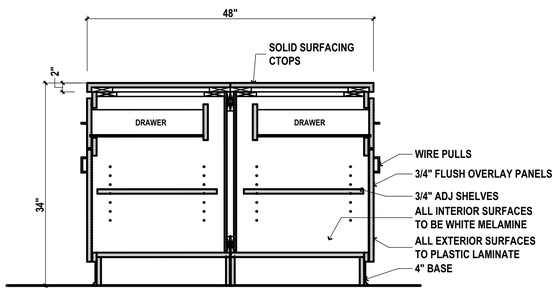


1 A112 **KITCHEN PLAN**
SCALE: 3/8" = 1'-0"



14 A112 **ISLAND SECTION**
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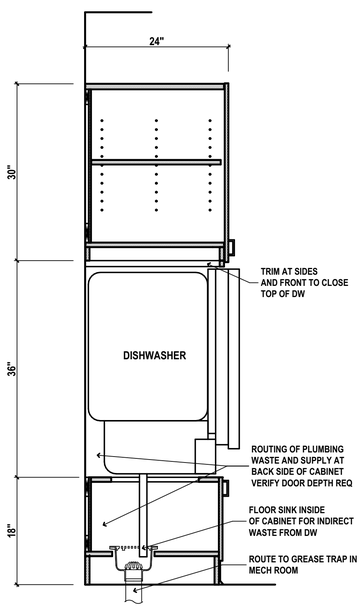

13 A112 **DW SECTION**
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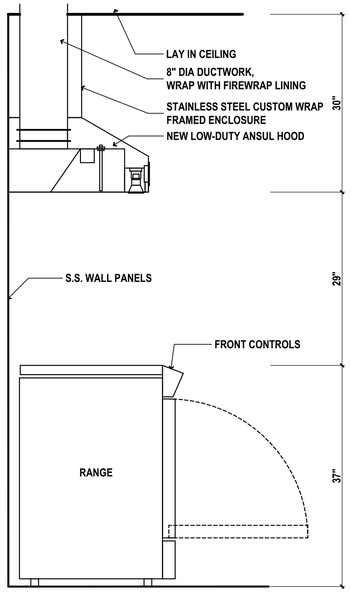

12 A112 **RANGE SECTION**
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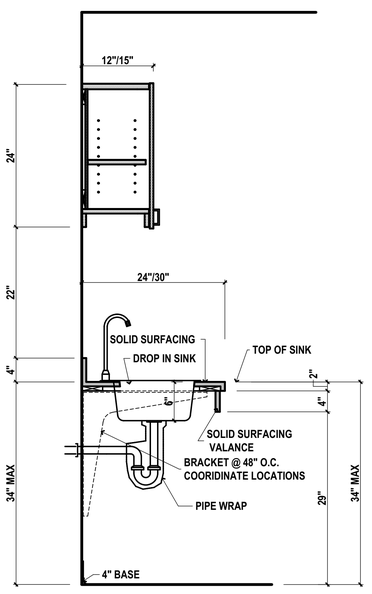

11 A112 **KITCHEN SINK SECTION**
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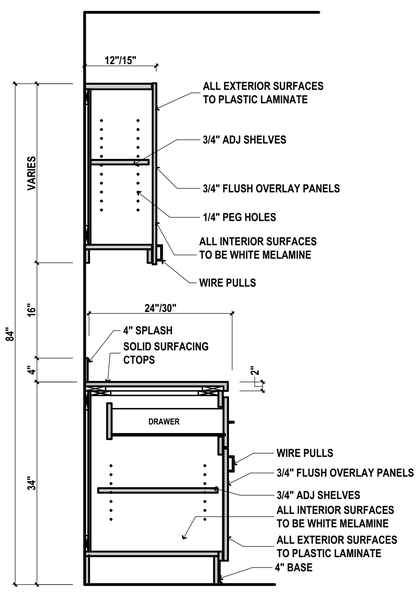

10 A112 **CASEWORK SECTION**
SCALE: 1" = 1'-0"

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NEWTON CHURCH OF THE WAY

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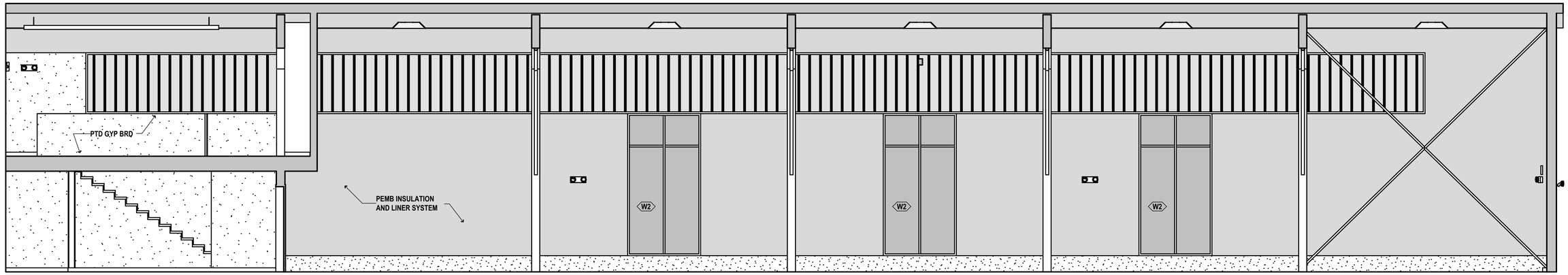
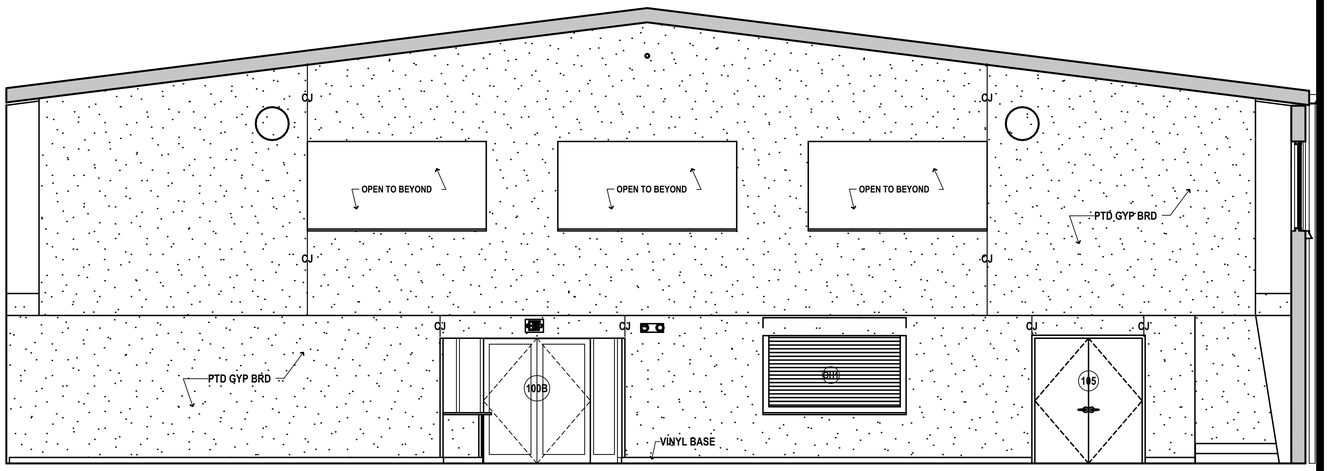
SHEET TITLE
KITCHEN AND PANTRY PLANS AND ELEVS

SHEET NO.
A112



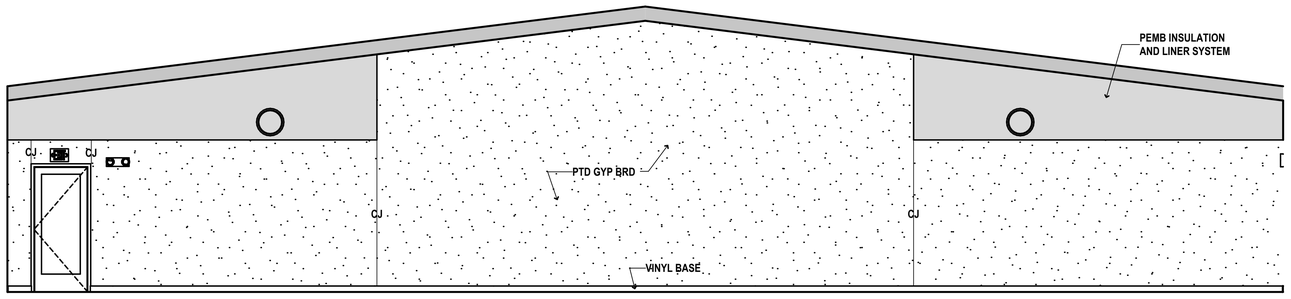
1 / A113 **MULTI PURPOSE WEST**

SCALE: 1/4" = 1'-0"



2 / A113 **MULTI PURPOSE - SOUTH**

SCALE: 1/4" = 1'-0"



3 / A113 **MEZZANINE SOUTH**

SCALE: 1/4" = 1'-0"

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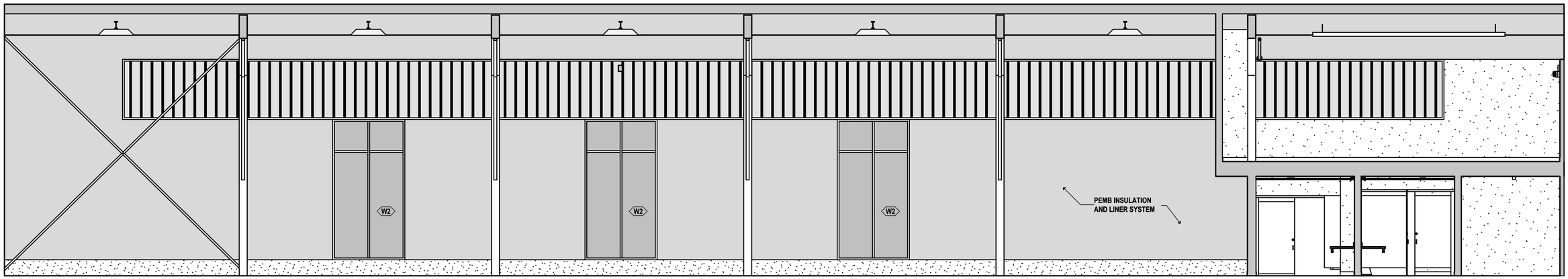
SHEET TITLE

INTERIOR ELEVATIONS

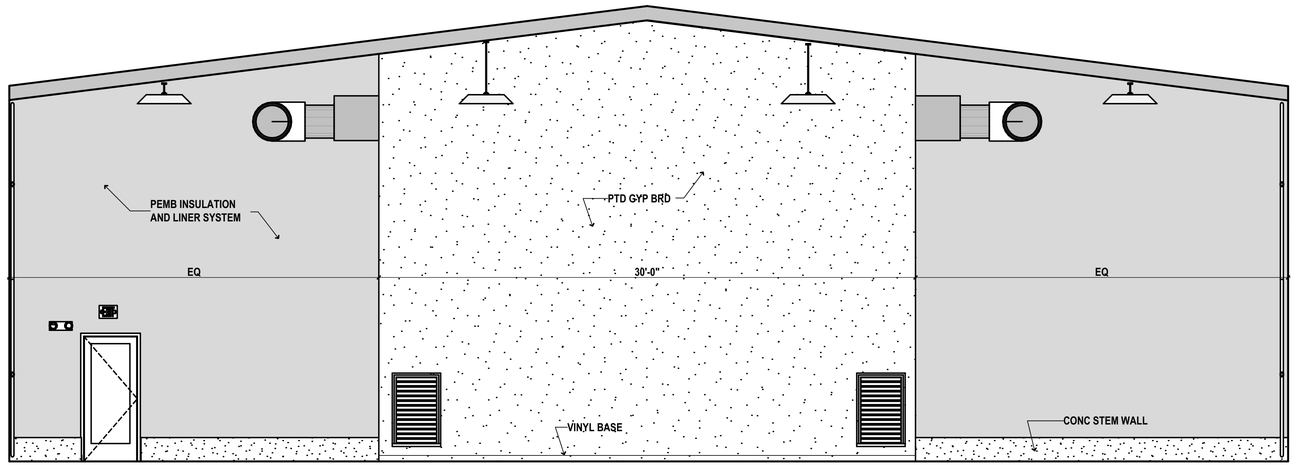
SHEET NO

A113



1 A114 **MULTI PURPOSE EAST**

SCALE: 1/4" = 1'-0"



2 A114 **MULTI PURPOSE NORTH**

SCALE: 1/4" = 1'-0"

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INTERIOR ELEVATIONS

SHEET NO

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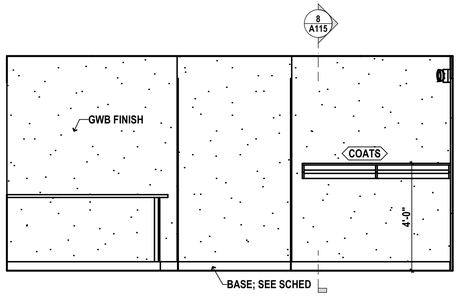
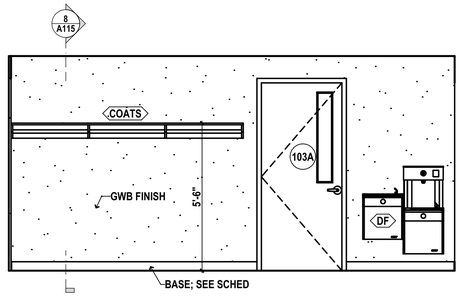
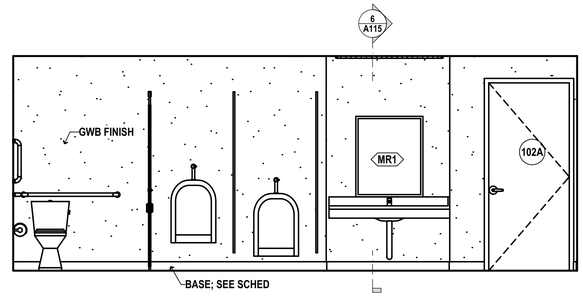


1 A115 **HALL EAST**
SCALE: 3/8" = 1'-0"



2 A115 **HALL WEST**
SCALE: 3/8" = 1'-0"



3 A115 **MENS SOUTH**
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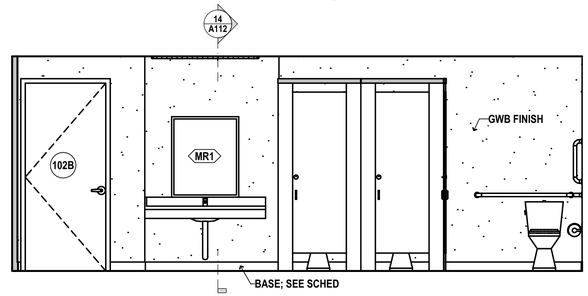
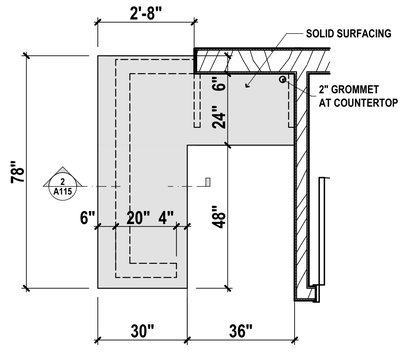
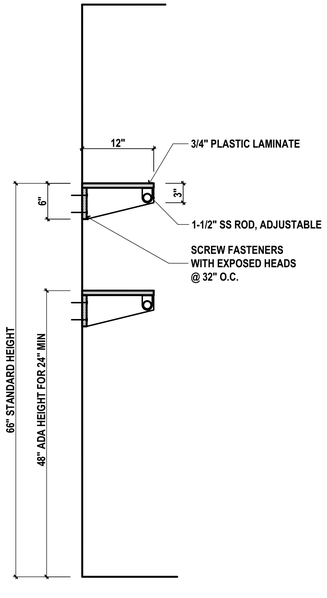


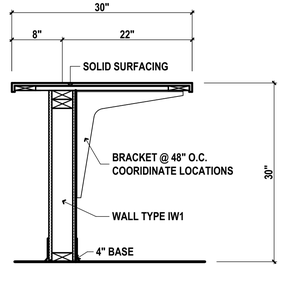
4 A115 **WOMENS NORTH**
SCALE: 3/8" = 1'-0"



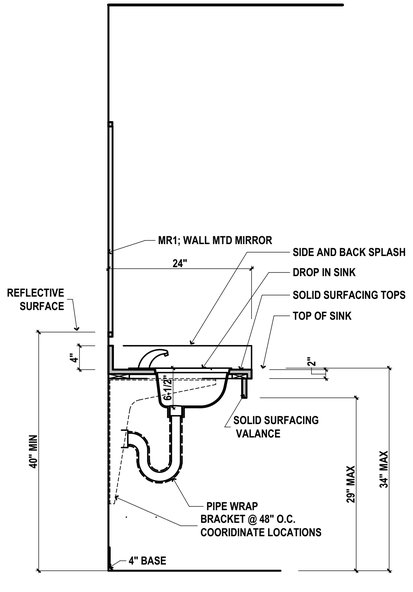
5 A115 **DESK PLAN**
SCALE: 1/2" = 1'-0"



8 A115 **SHELF AND ROD**
SCALE: 1" = 1'-0"



7 A115 **DESK SECTION**
SCALE: 1" = 1'-0"



6 A115 **LAV SECTION**
SCALE: 1" = 1'-0"

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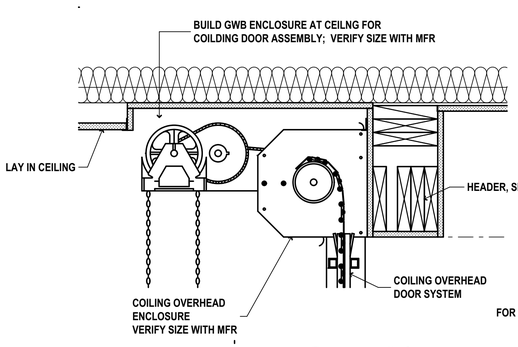
Phase 1 - Multi Purpose
Newton Church of The Way
2306 S 3rd Ave E, Newton, IA 50208

PROJECT NUMBER: 2418
DATE PRINTED: 5/29/2025

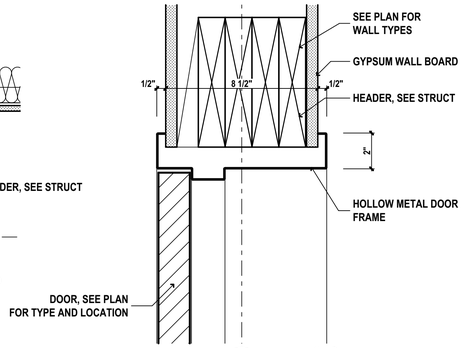
01	5/29/2025	BID AND PERMIT SET

SHEET TITLE
INTERIOR ELEVATIONS

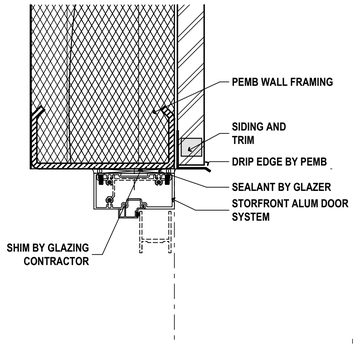
SHEET NO
A115



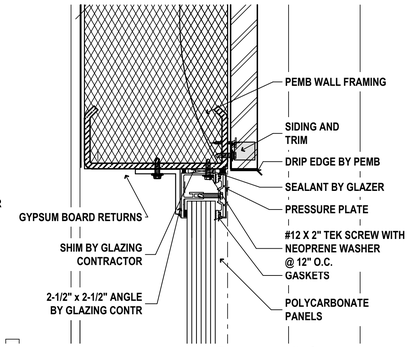
5 A116 **HEAD**
SCALE: 1 1/2"= 1'-0"



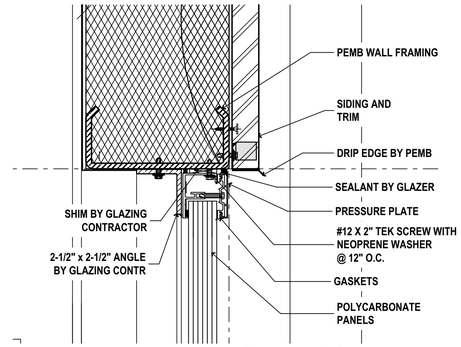
4 A116 **HEAD**
SCALE: 3" = 1'-0"



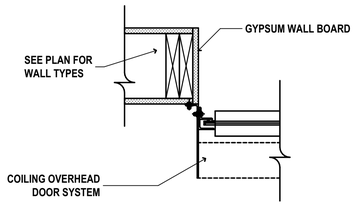
3 A116 **HEAD**
SCALE: 3" = 1'-0"



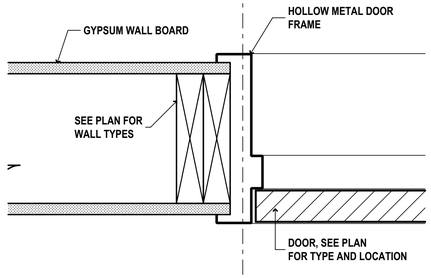
2 A116 **HEAD**
SCALE: 3" = 1'-0"



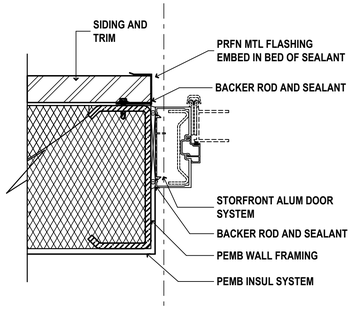
1 A116 **HEAD**
SCALE: 3" = 1'-0"



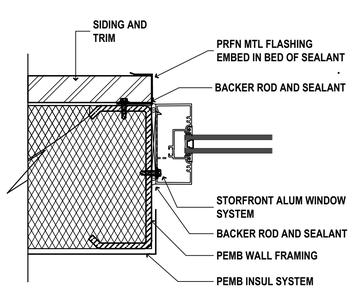
10 A116 **JAMB**
SCALE: 1 1/2"= 1'-0"



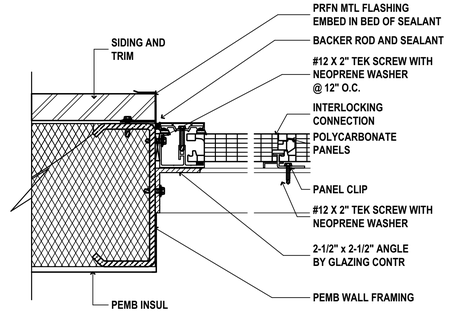
9 A116 **JAMB**
SCALE: 3" = 1'-0"



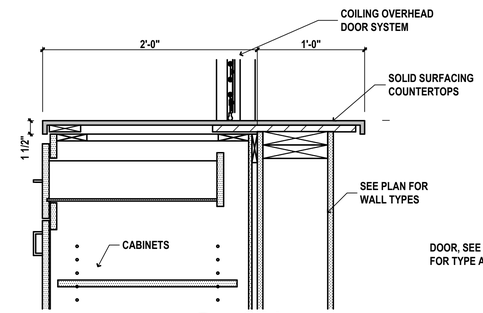
8 A116 **JAMB**
SCALE: 3" = 1'-0"



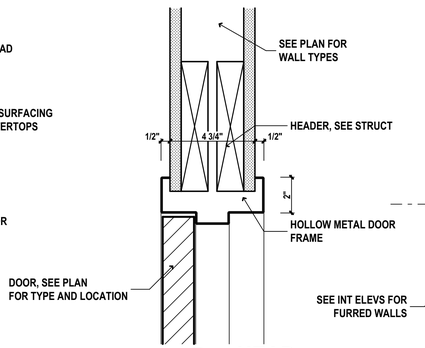
7 A116 **JAMB**
SCALE: 3" = 1'-0"



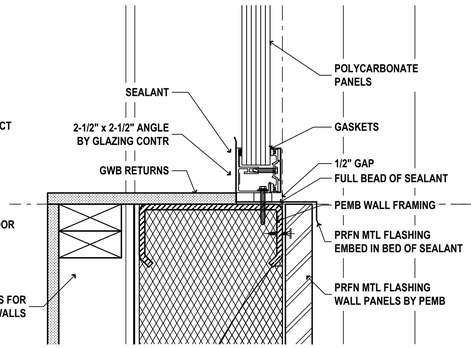
6 A116 **JAMB**
SCALE: 3" = 1'-0"



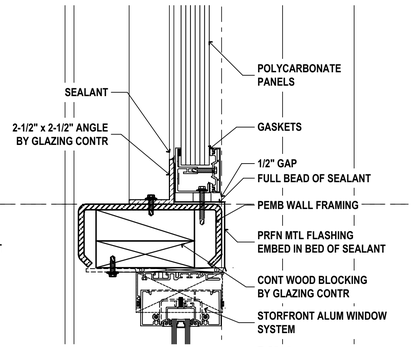
15 A116 **SILL**
SCALE: 1 1/2"= 1'-0"



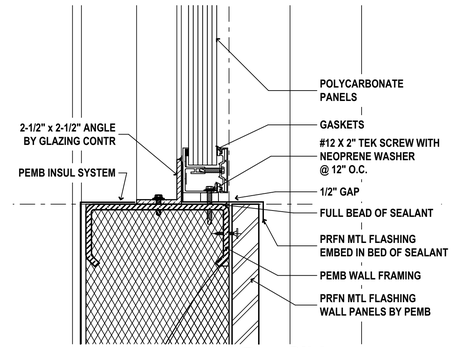
14 A116 **HEAD**
SCALE: 3" = 1'-0"



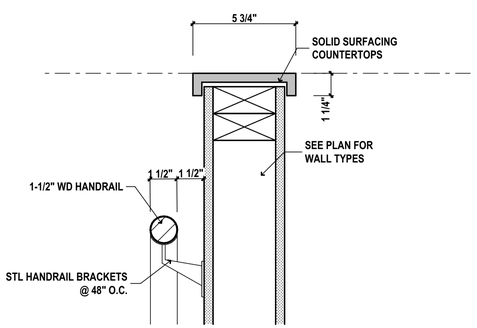
13 A116 **SILL**
SCALE: 3" = 1'-0"



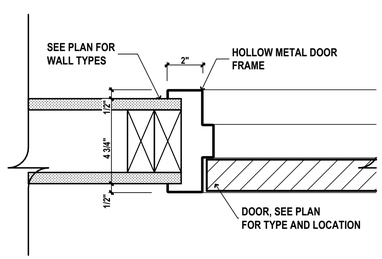
12 A116 **SILL**
SCALE: 3" = 1'-0"



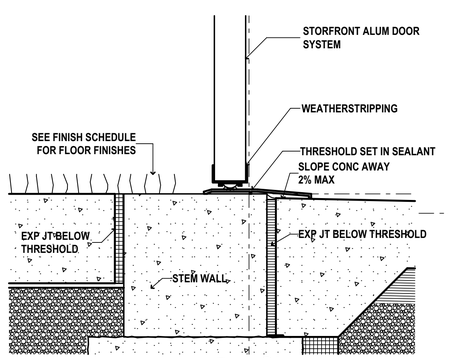
11 A116 **SILL**
SCALE: 3" = 1'-0"



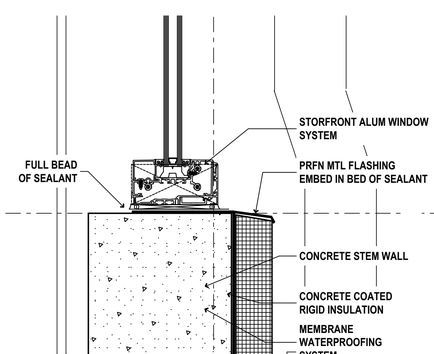
20 A116 **TOP OF WALL**
SCALE: 3" = 1'-0"



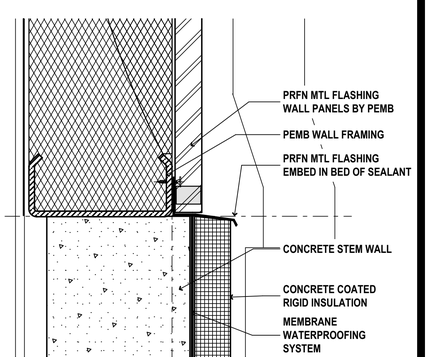
19 A116 **JAMB**
SCALE: 3" = 1'-0"



18 A116 **SILL**
SCALE: 3" = 1'-0"



17 A116 **SILL**
SCALE: 3" = 1'-0"



16 A116 **SILL**
SCALE: 3" = 1'-0"

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Phase 1 - Multi Purpose
Newton Church of The Way
2306 S 3rd Ave E, Newton, IA 50208

NEWTON CHURCH OF THE WAY

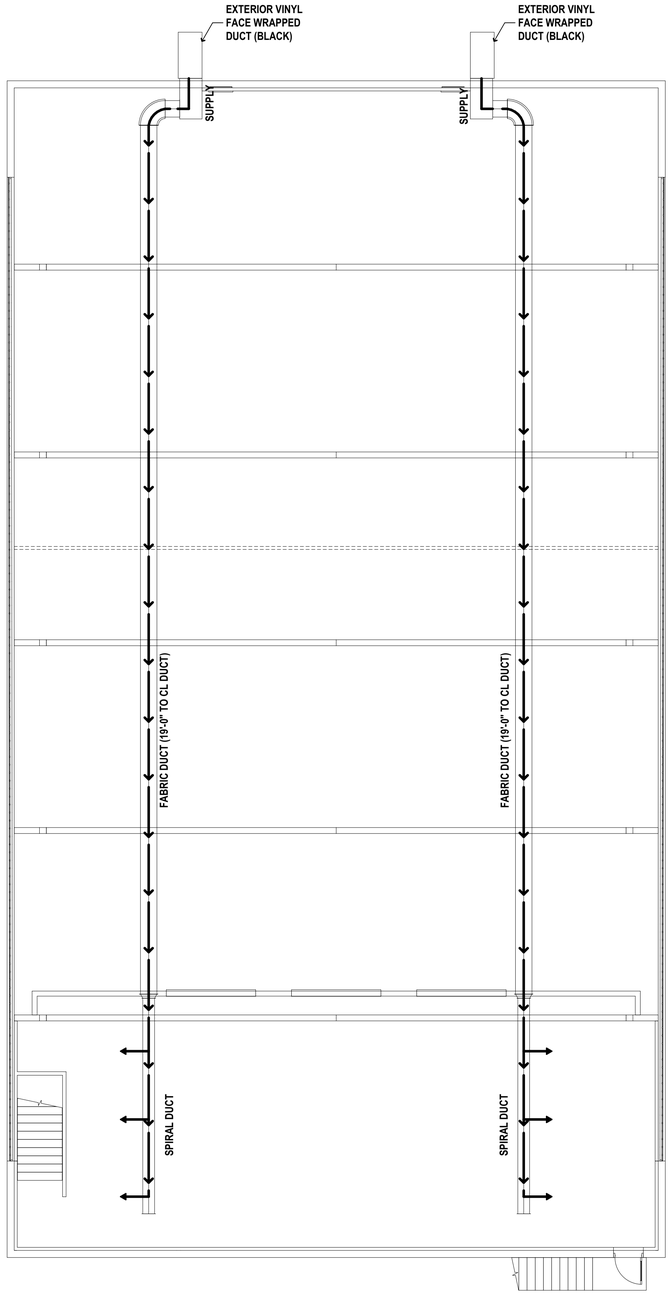
PROJECT NUMBER: 2418

DATE PRINTED: 5/29/2025

01	5/29/2025	BID AND PERMIT SET

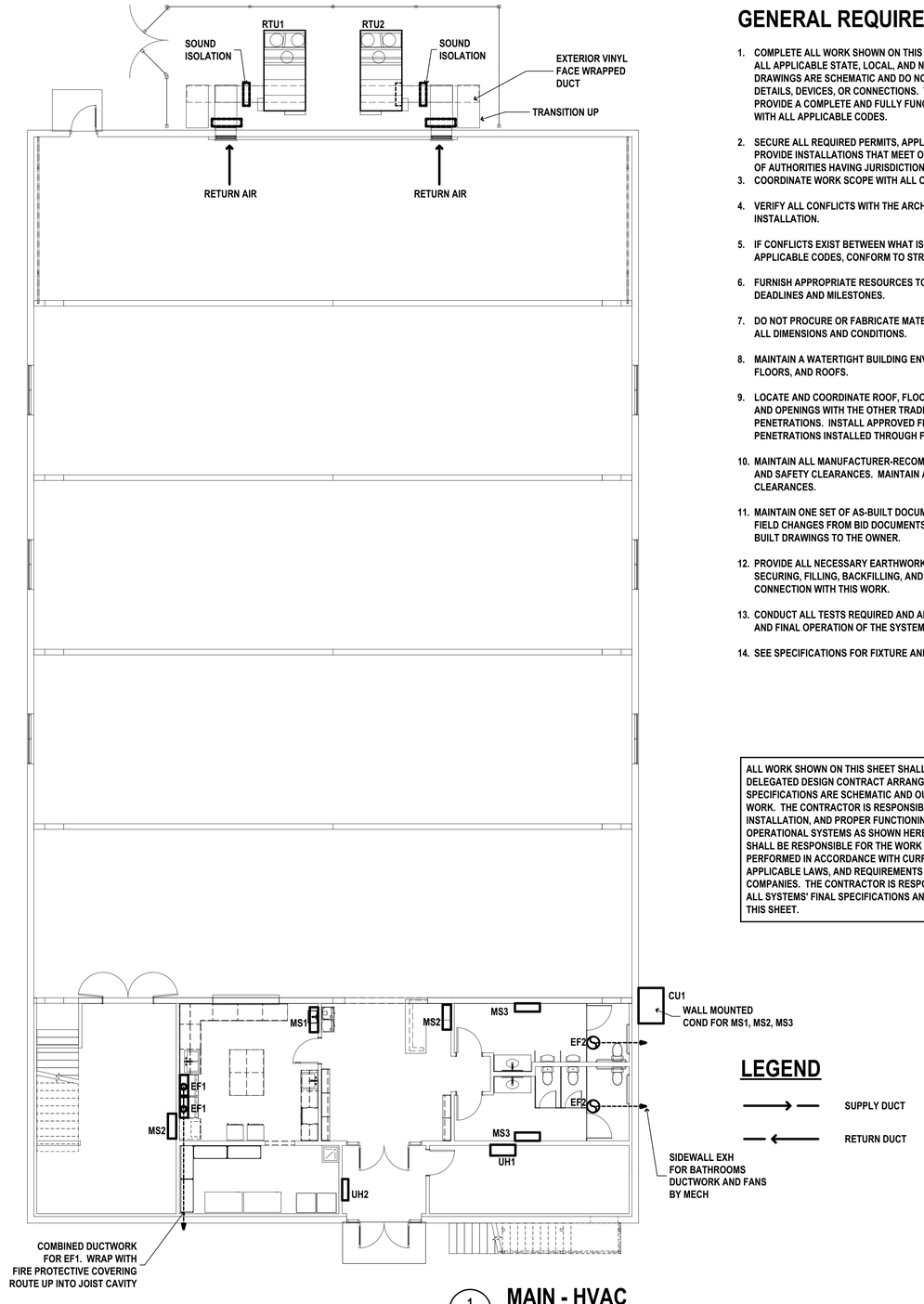
SHEET TITLE
DETAILS

SHEET NO
A116



2 M101 **MEZZ - HVAC**

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



1 M101 **MAIN - HVAC**

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

GENERAL REQUIREMENTS:

1. COMPLETE ALL WORK SHOWN ON THIS SHEET IN ACCORDANCE WITH ALL APPLICABLE STATE, LOCAL, AND NATIONAL CODES. THESE DRAWINGS ARE SCHEMATIC AND DO NOT DEPICT ALL REQUIRED DETAILS, DEVICES, OR CONNECTIONS. THE SUBCONTRACTOR SHALL PROVIDE A COMPLETE AND FULLY FUNCTIONAL SYSTEM COMPLIANT WITH ALL APPLICABLE CODES.
2. SECURE ALL REQUIRED PERMITS, APPLICATIONS, AND INSPECTIONS. PROVIDE INSTALLATIONS THAT MEET OR EXCEED THE REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.
3. COORDINATE WORK SCOPE WITH ALL OTHER TRADES.
4. VERIFY ALL CONFLICTS WITH THE ARCHITECT AND OWNER BEFORE INSTALLATION.
5. IF CONFLICTS EXIST BETWEEN WHAT IS SHOWN HEREIN AND APPLICABLE CODES, CONFORM TO STRICTER REQUIREMENTS.
6. FURNISH APPROPRIATE RESOURCES TO MEET PROJECT COMPLETION DEADLINES AND MILESTONES.
7. DO NOT PROCURE OR FABRICATE MATERIALS BEFORE FIELD-VERIFYING ALL DIMENSIONS AND CONDITIONS.
8. MAINTAIN A WATERTIGHT BUILDING ENVELOPE, INCLUDING WALLS, FLOORS, AND ROOFS.
9. LOCATE AND COORDINATE ROOF, FLOOR, AND WALL PENETRATIONS AND OPENINGS WITH THE OTHER TRADES. FLASH AND SEAL ALL PENETRATIONS. INSTALL APPROVED FIRE/SMOKE SEALS AROUND PENETRATIONS INSTALLED THROUGH FIRE-RATED ASSEMBLIES.
10. MAINTAIN ALL MANUFACTURER-RECOMMENDED EQUIPMENT SERVICE AND SAFETY CLEARANCES. MAINTAIN ALL CODE-REQUIRED CLEARANCES.
11. MAINTAIN ONE SET OF AS-BUILT DOCUMENTS ON-SITE AND RECORD FIELD CHANGES FROM BID DOCUMENTS. AT CLOSEOUT, SUBMIT THE AS-BUILT DRAWINGS TO THE OWNER.
12. PROVIDE ALL NECESSARY EARTHWORK, INCLUDING EXCAVATING, SECURING, FILLING, BACKFILLING, AND COMPACTION, AS REQUIRED IN CONNECTION WITH THIS WORK.
13. CONDUCT ALL TESTS REQUIRED AND APPLICABLE TO THE COMPLETION AND FINAL OPERATION OF THE SYSTEMS.
14. SEE SPECIFICATIONS FOR FIXTURE AND EQUIPMENT SCHEDULES.

ALL WORK SHOWN ON THIS SHEET SHALL BE CONDUCTED UNDER A DELEGATED DESIGN CONTRACT ARRANGEMENT. THE DRAWINGS AND SPECIFICATIONS ARE SCHEMATIC AND OUTLINE THE SCOPE OF THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR THE FINAL DESIGN, INSTALLATION, AND PROPER FUNCTIONING OF COMPLETE AND OPERATIONAL SYSTEMS AS SHOWN HEREIN. THE SUBCONTRACTOR SHALL BE RESPONSIBLE FOR THE WORK SHOWN HERE TO BE PERFORMED IN ACCORDANCE WITH CURRENT CODES, ORDINANCES, APPLICABLE LAWS, AND REQUIREMENTS OF LOCAL UTILITY COMPANIES. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING ALL SYSTEMS' FINAL SPECIFICATIONS AND SIZES IF NOT SHOWN ON THIS SHEET.

LEGEND

SUPPLY DUCT

RETURN DUCT

CONNECT ARCHITECTURE
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Phase 1 - Multi Purpose
Newton Church of The Way
2306 S 3rd Ave E, Newton, IA 50208

PROJECT NUMBER: 2418

DATE PRINTED: 5/29/2025

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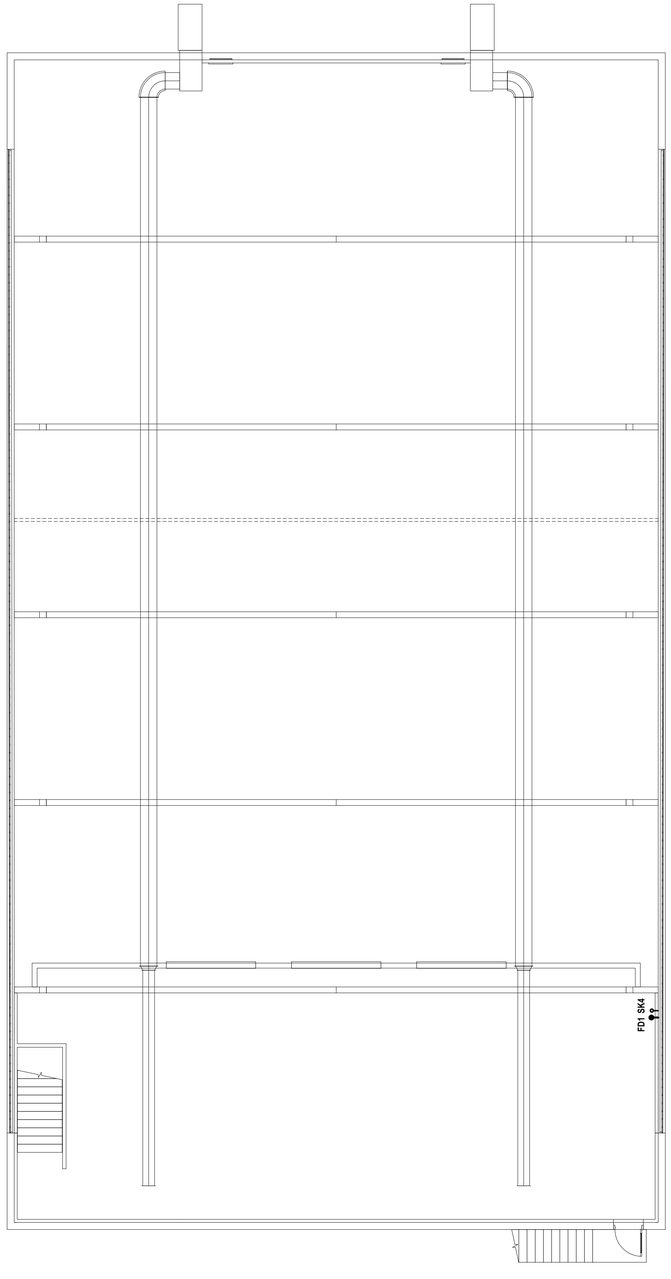
SHEET TITLE

HVAC PLAN

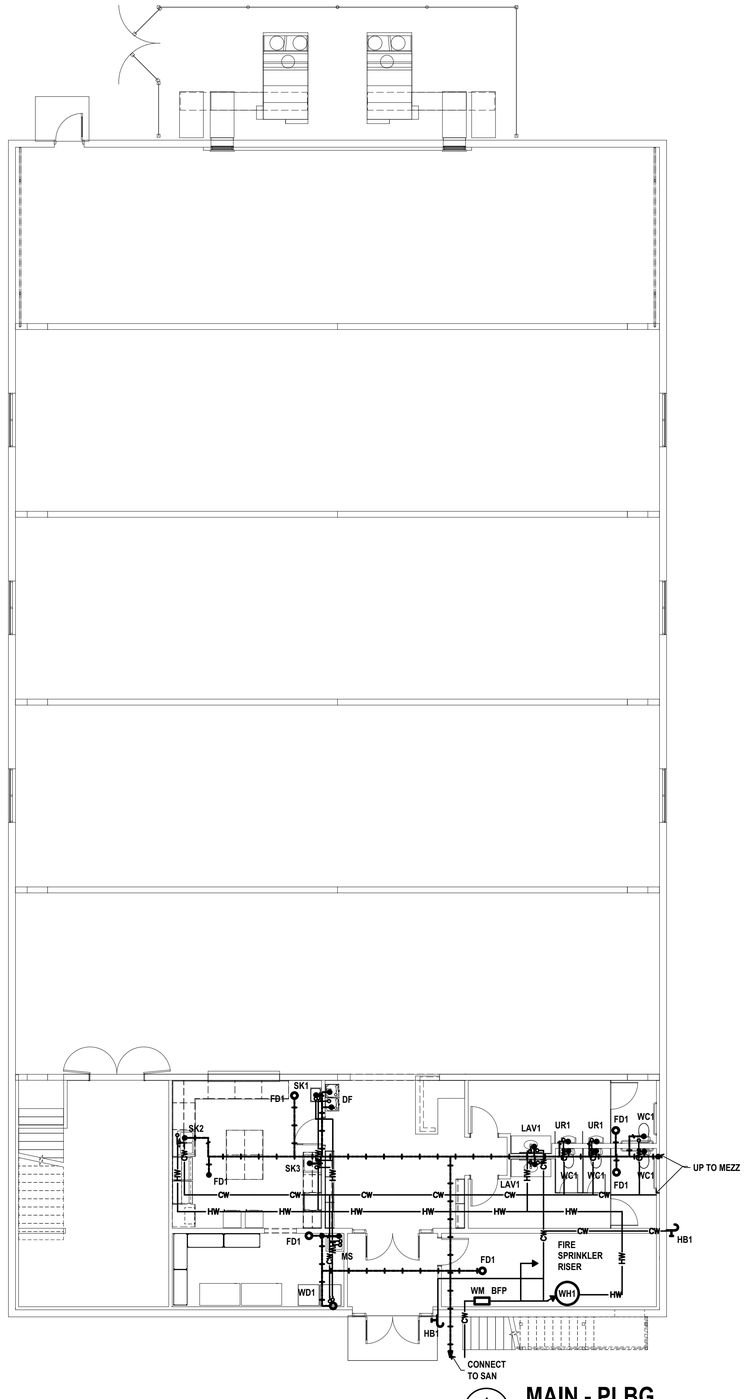
SHEET NO

M101



2 M102 **MEZZ - PLBG**

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



1 M102 **MAIN - PLBG**

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

GENERAL REQUIREMENTS:

1. COMPLETE ALL WORK SHOWN ON THIS SHEET IN ACCORDANCE WITH ALL APPLICABLE STATE, LOCAL, AND NATIONAL CODES. THESE DRAWINGS ARE SCHEMATIC AND DO NOT DEPICT ALL REQUIRED DETAILS, DEVICES, OR CONNECTIONS. THE SUBCONTRACTOR SHALL PROVIDE A COMPLETE AND FULLY FUNCTIONAL SYSTEM COMPLIANT WITH ALL APPLICABLE CODES.
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6. FURNISH APPROPRIATE RESOURCES TO MEET PROJECT COMPLETION DEADLINES AND MILESTONES.
7. DO NOT PROCURE OR FABRICATE MATERIALS BEFORE FIELD-VERIFYING ALL DIMENSIONS AND CONDITIONS.
8. MAINTAIN A WATERTIGHT BUILDING ENVELOPE, INCLUDING WALLS, FLOORS, AND ROOFS.
9. LOCATE AND COORDINATE ROOF, FLOOR, AND WALL PENETRATIONS AND OPENINGS WITH THE OTHER TRADES. FLASH AND SEAL ALL PENETRATIONS. INSTALL APPROVED FIRE/SMOKE SEALS AROUND PENETRATIONS INSTALLED THROUGH FIRE-RATED ASSEMBLIES.
10. MAINTAIN ALL MANUFACTURER-RECOMMENDED EQUIPMENT SERVICE AND SAFETY CLEARANCES. MAINTAIN ALL CODE-REQUIRED CLEARANCES.
11. MAINTAIN ONE SET OF AS-BUILT DOCUMENTS ON-SITE AND RECORD FIELD CHANGES FROM BID DOCUMENTS. AT CLOSEOUT, SUBMIT THE AS-BUILT DRAWINGS TO THE OWNER.
12. PROVIDE ALL NECESSARY EARTHWORK, INCLUDING EXCAVATING, SECURING, FILLING, BACKFILLING, AND COMPACTION, AS REQUIRED IN CONNECTION WITH THIS WORK.
13. CONDUCT ALL TESTS REQUIRED AND APPLICABLE TO THE COMPLETION AND FINAL OPERATION OF THE SYSTEMS.
14. SEE SPECIFICATIONS FOR FIXTURE AND EQUIPMENT SCHEDULES.

ALL WORK SHOWN ON THIS SHEET SHALL BE CONDUCTED UNDER A DELEGATED DESIGN CONTRACT ARRANGEMENT. THE DRAWINGS AND SPECIFICATIONS ARE SCHEMATIC AND OUTLINE THE SCOPE OF THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR THE FINAL DESIGN, INSTALLATION, AND PROPER FUNCTIONING OF COMPLETE AND OPERATIONAL SYSTEMS AS SHOWN HEREIN. THE SUBCONTRACTOR SHALL BE RESPONSIBLE FOR THE WORK SHOWN HERE TO BE PERFORMED IN ACCORDANCE WITH CURRENT CODES, ORDINANCES, APPLICABLE LAWS, AND REQUIREMENTS OF LOCAL UTILITY COMPANIES. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING ALL SYSTEMS' FINAL SPECIFICATIONS AND SIZES IF NOT SHOWN ON THIS SHEET.

LEGEND

- SOILED UNDERGROUND PIPING
- HW — HOW WATER SUPPLY ABOVEGROUND
- CW — COLD WATER SUPPLY ABOVEGROUND

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Newton Church of The Way
2306 S 3rd Ave E, Newton, IA 50208

PROJECT NUMBER: 2418

DATE PRINTED: 5/29/2025

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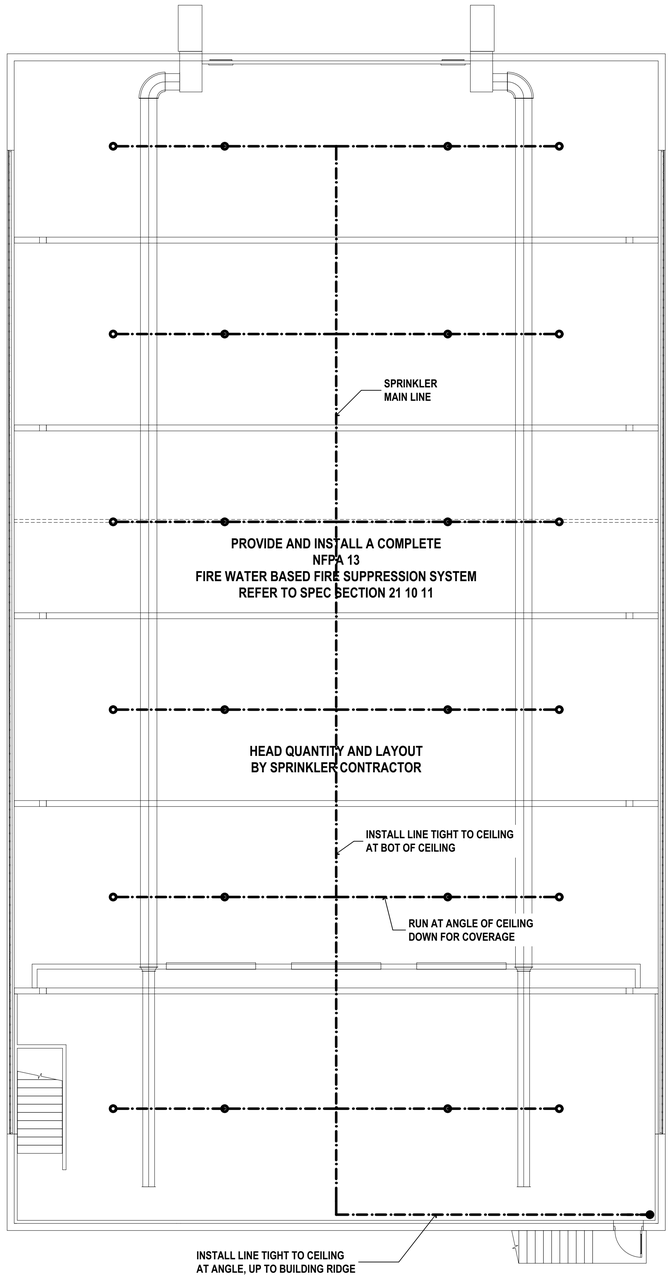
SHEET TITLE

PLUMBING PLAN

SHEET NO

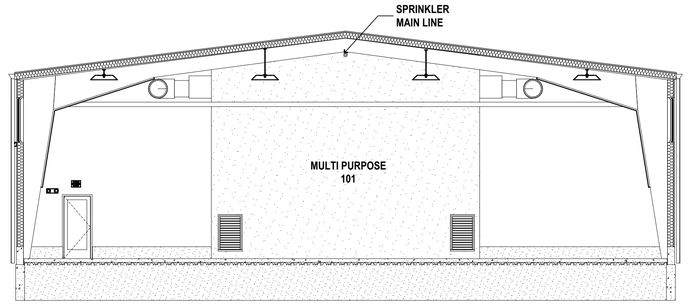
M102



2 M103 **MEZZ - PLBG**

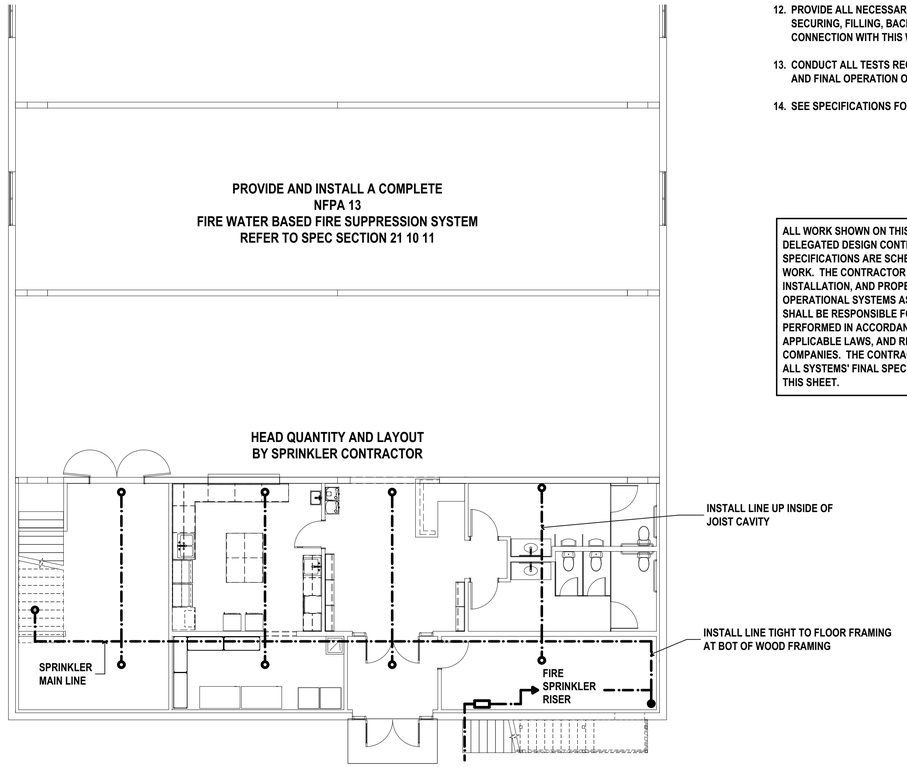
SCALE: 1/8" = 1'-0"

*** SPRINKLER HEADS AND DEVICES ARE SHOWN FOR CONCEPT ONLY.



3 M103 **TYP BUILDING SECTION**

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



1 M103 **MAIN - PLBG**

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

*** SPRINKLER HEADS AND DEVICES ARE SHOWN FOR CONCEPT ONLY.

GENERAL REQUIREMENTS:

1. COMPLETE ALL WORK SHOWN ON THIS SHEET IN ACCORDANCE WITH ALL APPLICABLE STATE, LOCAL, AND NATIONAL CODES. THESE DRAWINGS ARE SCHEMATIC AND DO NOT DEPICT ALL REQUIRED DETAILS, DEVICES, OR CONNECTIONS. THE SUBCONTRACTOR SHALL PROVIDE A COMPLETE AND FULLY FUNCTIONAL SYSTEM COMPLIANT WITH ALL APPLICABLE CODES.
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8. MAINTAIN A WATERTIGHT BUILDING ENVELOPE, INCLUDING WALLS, FLOORS, AND ROOFS.
9. LOCATE AND COORDINATE ROOF, FLOOR, AND WALL PENETRATIONS AND OPENINGS WITH THE OTHER TRADES. FLASH AND SEAL ALL PENETRATIONS. INSTALL APPROVED FIRE/SMOKE SEALS AROUND PENETRATIONS INSTALLED THROUGH FIRE-RATED ASSEMBLIES.
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2306 S 3rd Ave E, Newton, IA 50208

PROJECT NUMBER: 2418

DATE PRINTED: 5/29/2025

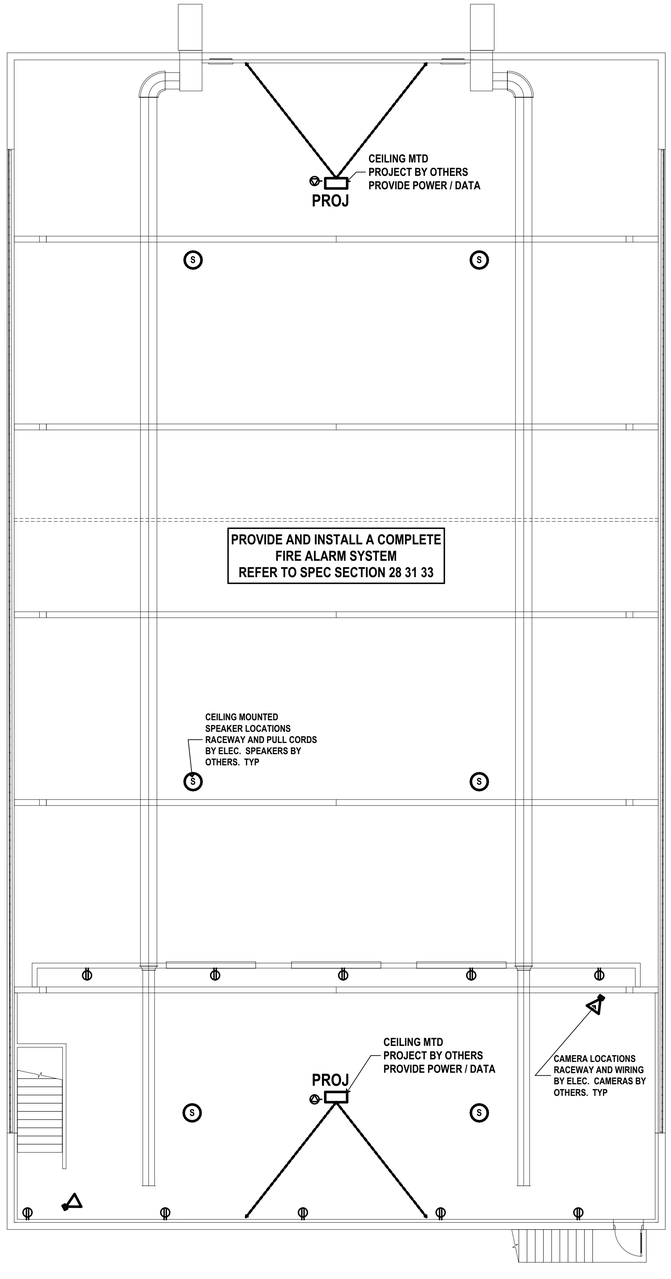
01	5/29/2025	BID AND PERMIT SET

SHEET TITLE

FIRE SUPPRESSION

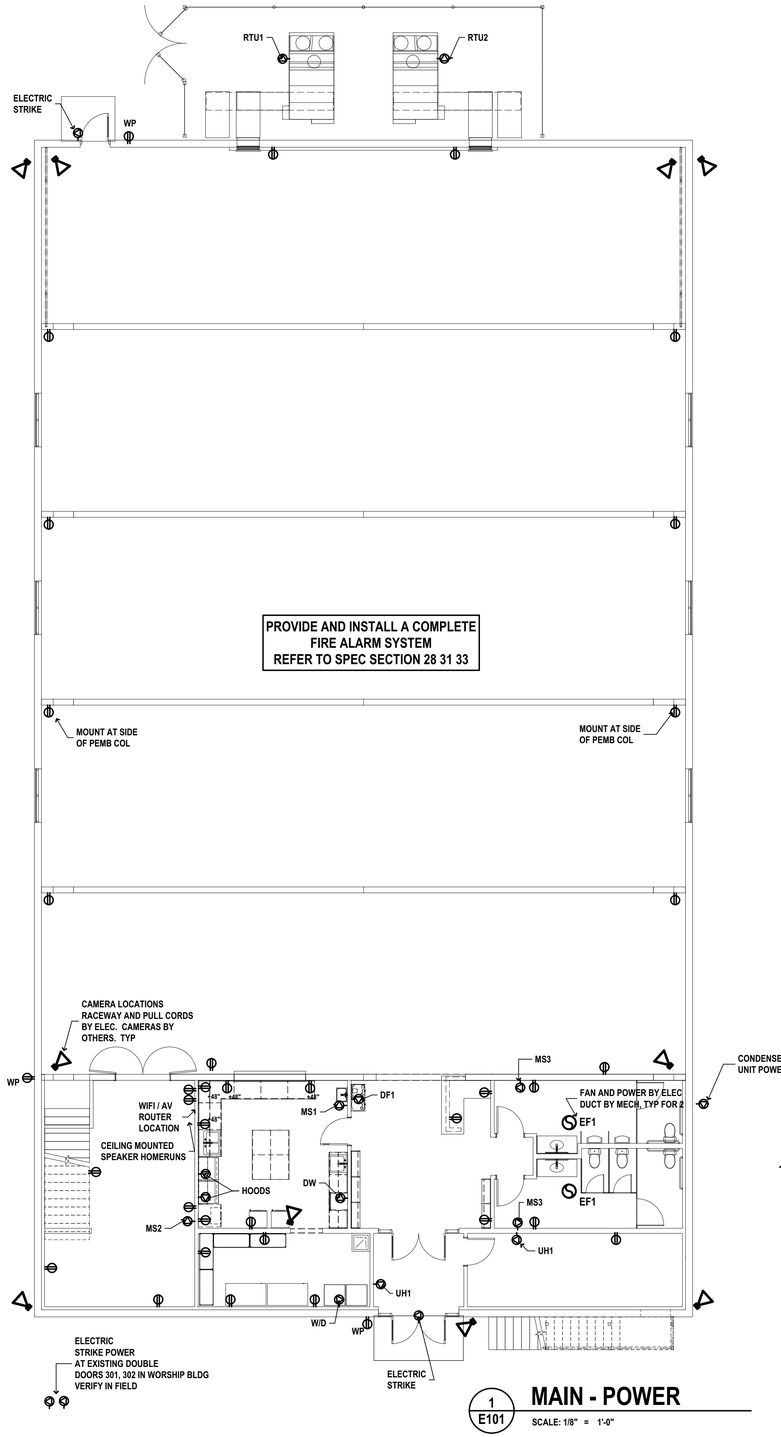
SHEET NO

M103



2 E101 **MEZZ - POWER**

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



1 E101 **MAIN - POWER**

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

GENERAL REQUIREMENTS:

1. COMPLETE ALL WORK SHOWN ON THIS SHEET IN ACCORDANCE WITH ALL APPLICABLE STATE, LOCAL, AND NATIONAL CODES. THESE DRAWINGS ARE SCHEMATIC AND DO NOT DEPICT ALL REQUIRED DETAILS, DEVICES, OR CONNECTIONS. THE SUBCONTRACTOR SHALL PROVIDE A COMPLETE AND FULLY FUNCTIONAL SYSTEM COMPLIANT WITH ALL APPLICABLE CODES.
2. SECURE ALL REQUIRED PERMITS, APPLICATIONS, AND INSPECTIONS. PROVIDE INSTALLATIONS THAT MEET OR EXCEED THE REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.
3. COORDINATE WORK SCOPE WITH ALL OTHER TRADES.
4. VERIFY ALL CONFLICTS WITH THE ARCHITECT AND OWNER BEFORE INSTALLATION.
5. IF CONFLICTS EXIST BETWEEN WHAT IS SHOWN HEREIN AND APPLICABLE CODES, CONFORM TO STRICTER REQUIREMENTS.
6. FURNISH APPROPRIATE RESOURCES TO MEET PROJECT COMPLETION DEADLINES AND MILESTONES.
7. DO NOT PROCURE OR FABRICATE MATERIALS BEFORE FIELD-VERIFYING ALL DIMENSIONS AND CONDITIONS.
8. MAINTAIN A WATERTIGHT BUILDING ENVELOPE, INCLUDING WALLS, FLOORS, AND ROOFS.
9. LOCATE AND COORDINATE ROOF, FLOOR, AND WALL PENETRATIONS AND OPENINGS WITH THE OTHER TRADES. FLASH AND SEAL ALL PENETRATIONS. INSTALL APPROVED FIRE/SMOKE SEALS AROUND PENETRATIONS INSTALLED THROUGH FIRE-RATED ASSEMBLIES.
10. MAINTAIN ALL MANUFACTURER-RECOMMENDED EQUIPMENT SERVICE AND SAFETY CLEARANCES. MAINTAIN ALL CODE-REQUIRED CLEARANCES.
11. MAINTAIN ONE SET OF AS-BUILT DOCUMENTS ON-SITE AND RECORD FIELD CHANGES FROM BID DOCUMENTS. AT CLOSEOUT, SUBMIT THE AS-BUILT DRAWINGS TO THE OWNER.
12. PROVIDE ALL NECESSARY EARTHWORK, INCLUDING EXCAVATING, SECURING, FILLING, BACKFILLING, AND COMPACTION, AS REQUIRED IN CONNECTION WITH THIS WORK.
13. CONDUCT ALL TESTS REQUIRED AND APPLICABLE TO THE COMPLETION AND FINAL OPERATION OF THE SYSTEMS.
14. SEE SPECIFICATIONS FOR FIXTURE AND EQUIPMENT SCHEDULES.

ALL WORK SHOWN ON THIS SHEET SHALL BE CONDUCTED UNDER A DELEGATED DESIGN CONTRACT ARRANGEMENT. THE DRAWINGS AND SPECIFICATIONS ARE SCHEMATIC AND OUTLINE THE SCOPE OF THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR THE FINAL DESIGN, INSTALLATION, AND PROPER FUNCTIONING OF COMPLETE AND OPERATIONAL SYSTEMS AS SHOWN HEREIN. THE SUBCONTRACTOR SHALL BE RESPONSIBLE FOR THE WORK SHOWN HERE TO BE PERFORMED IN ACCORDANCE WITH CURRENT CODES, ORDINANCES, APPLICABLE LAWS, AND REQUIREMENTS OF LOCAL UTILITY COMPANIES. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING ALL SYSTEMS' FINAL SPECIFICATIONS AND SIZES IF NOT SHOWN ON THIS SHEET.

LEGEND

CIRCUIT WIRING	DUPLEX RECEPTACLE; ELEVATION A.F.F.
WALL MOUNTED LIGHT	DUPLEX; RECESSED FLOOR
SWITCH	QUAD RECEPTACLE
HARDWIRED CONNECTION	PHONE/DATA
DUPLEX RECEPTACLE	EXHAUST FAN
DUPLEX RECEPTACLE; WITH USB	WIFI REATER
DUPLEX RECEPTACLE; WEATHERPROOFED	MAGNETIC HOLD OPEN

CONNECT ARCHITECTURE
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Phase 1 - Multi Purpose
Newton Church of The Way
2306 S 3rd Ave E, Newton, IA 50208

PROJECT NUMBER: 2418

DATE PRINTED: 5/29/2025

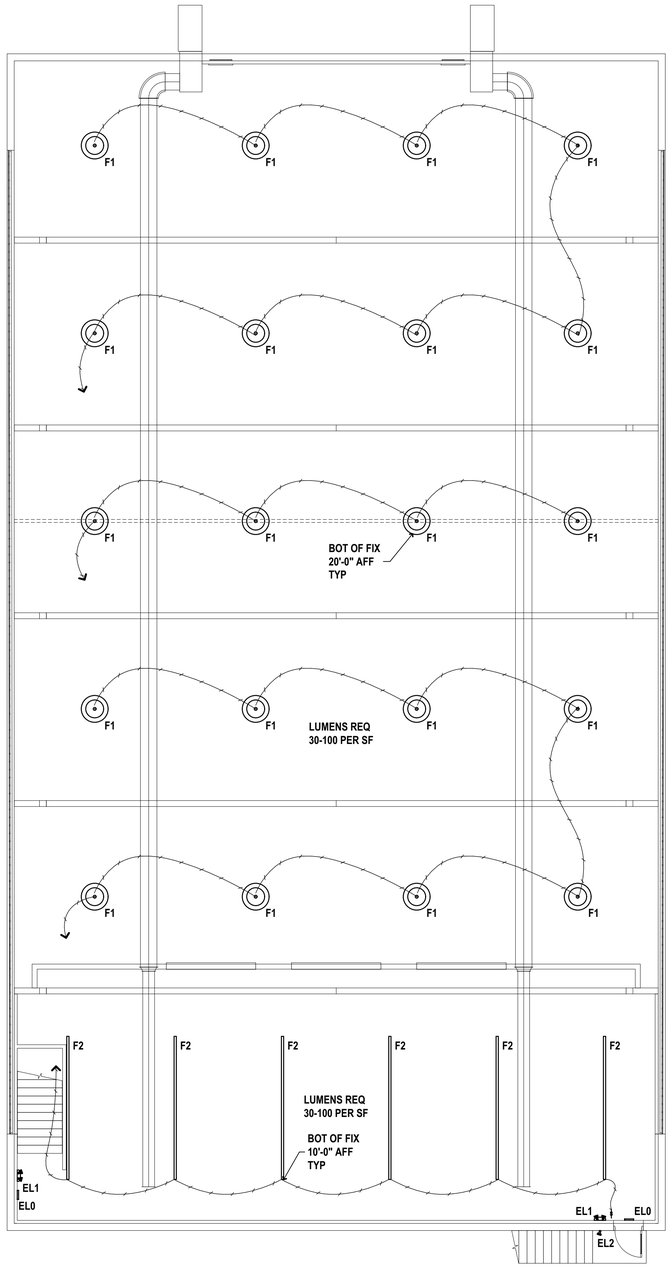
01	5/29/2025	BID AND PERMIT SET

SHEET TITLE

POWER PLAN

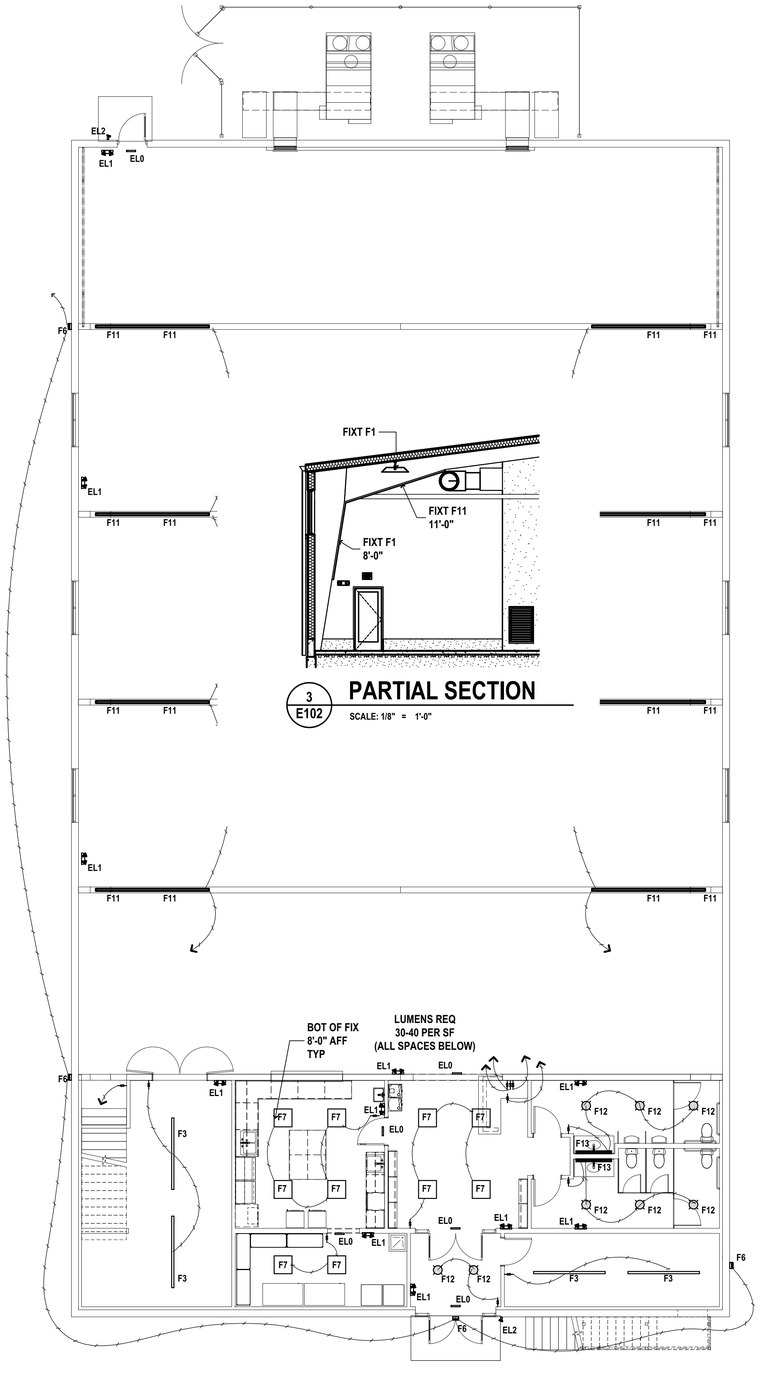
SHEET NO

E101



2 E102 **MEZZ - LIGHTING**

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



3 E102 **PARTIAL SECTION**

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

1 E102 **MAIN - LIGHTING**

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

GENERAL REQUIREMENTS:

1. COMPLETE ALL WORK SHOWN ON THIS SHEET IN ACCORDANCE WITH ALL APPLICABLE STATE, LOCAL, AND NATIONAL CODES. THESE DRAWINGS ARE SCHEMATIC AND DO NOT DEPICT ALL REQUIRED DETAILS, DEVICES, OR CONNECTIONS. THE SUBCONTRACTOR SHALL PROVIDE A COMPLETE AND FULLY FUNCTIONAL SYSTEM COMPLIANT WITH ALL APPLICABLE CODES.
2. SECURE ALL REQUIRED PERMITS, APPLICATIONS, AND INSPECTIONS. PROVIDE INSTALLATIONS THAT MEET OR EXCEED THE REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.
3. COORDINATE WORK SCOPE WITH ALL OTHER TRADES.
4. VERIFY ALL CONFLICTS WITH THE ARCHITECT AND OWNER BEFORE INSTALLATION.
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7. DO NOT PROCURE OR FABRICATE MATERIALS BEFORE FIELD-VERIFYING ALL DIMENSIONS AND CONDITIONS.
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11. MAINTAIN ONE SET OF AS-BUILT DOCUMENTS ON-SITE AND RECORD FIELD CHANGES FROM BID DOCUMENTS. AT CLOSEOUT, SUBMIT THE AS-BUILT DRAWINGS TO THE OWNER.
12. PROVIDE ALL NECESSARY EARTHWORK, INCLUDING EXCAVATING, SECURING, FILLING, BACKFILLING, AND COMPACTION, AS REQUIRED IN CONNECTION WITH THIS WORK.
13. CONDUCT ALL TESTS REQUIRED AND APPLICABLE TO THE COMPLETION AND FINAL OPERATION OF THE SYSTEMS.
14. SEE SPECIFICATIONS FOR FIXTURE SCHEDULES.

ALL WORK SHOWN ON THIS SHEET SHALL BE CONDUCTED UNDER A DELEGATED DESIGN CONTRACT ARRANGEMENT. THE DRAWINGS AND SPECIFICATIONS ARE SCHEMATIC AND OUTLINE THE SCOPE OF THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR THE FINAL DESIGN, INSTALLATION, AND PROPER FUNCTIONING OF COMPLETE AND OPERATIONAL SYSTEMS AS SHOWN HEREIN. THE SUBCONTRACTOR SHALL BE RESPONSIBLE FOR THE WORK SHOWN HERE TO BE PERFORMED IN ACCORDANCE WITH CURRENT CODES, ORDINANCES, APPLICABLE LAWS, AND REQUIREMENTS OF LOCAL UTILITY COMPANIES. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING ALL SYSTEMS' FINAL SPECIFICATIONS AND SIZES IF NOT SHOWN ON THIS SHEET.

LEGEND

- CIRCUIT
- TWO HEAD EGRESS LIGHT
- SINGLE HEAD EGRESS LIGHT
- EXIT SIGN
- WALL MOUNTED LIGHT

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SHEET TITLE

LIGHTING PLAN

SHEET NO

E102