

SUITE 101- OLIN CENTER

208 E OLIN. AVE
MADISON, WI

D

PROJECT DATA

LOCATION:
210 EAST OLIN AVENUE
MADISON, WI

REGULATING MUNICIPALITIES:
CITY OF MADISON
DALE COUNTY
STATE OF WISCONSIN

BUILDING CODE:
CITY OF MADISON ZONING ORDINANCES
DALE COUNTY ZONING ORDINANCES
WISCONSIN ADMINISTRATIVE CODE
2015 INTERNATIONAL BUILDING CODE
ACCESSIBILITY ANSI A117.1 - 2009

PROJECT DESCRIPTION:
TENANT IMPROVEMENT CONSISTING OF:
ADDITION OF TWO ADA COMPLIANT RESTROOMS IN EXISTING TENANT
SPACE

OCCUPANCY TYPE:
PRIMARY: B

CONSTRUCTION TYPE:
TYPE IIB

ACTUAL BUILDING AREA & HEIGHT:
HEIGHT ABOVE GRADE PLANE = 28 FEET
STORIES ABOVE GRADE PLANE = 2 STORIES
BUILDING / FIRST FLOOR AREA = 27,206 SF
SECOND FLOOR AREA = 27,206 SF
TOTAL BUILDING AREA = 54,412 SF

AREA AND LEVEL OF ALTERATION:
AREA OF ALTERATION = 400 SF
PERCENTAGE OF TOTAL BUILDING AREA = 1%
LEVEL OF ALTERATION = LEVEL 2

NUMBER OF OCCUPANTS (TABLE 1004.1.2):
B OCCUPANCY = 2840 SF/100 GROSS = 28 OCC

PLUMBING:
WATER CLOSETS
MEN @ 1/25 = 1
WOMEN @ 1/25 = 1
TOTAL REQUIRED = 2
TOTAL PROVIDED = 2

LAVATORIES
MEN @ 1/40 = 1
WOMEN @ 1/40 = 1
TOTAL REQUIRED = 2
TOTAL PROVIDED = 2

SERVICE SINK
1 REQUIRED = 1 PROVIDED, SHARED IN BUILDING

DRINKING FOUNTAIN
1 SHARED, EXISTING TO REMAIN

ALL FIXTURES TO COMPLY WITH ICC A117.1

FIRE CONTROL:
NON SPRINKLERED BUILDING
PORTABLE FIRE EXTINGUISHERS (IBC SECTION 906.3.1)
HAZARD TYPE = LOW
MAXIMUM AREA = 3,000 SF PER "A"
MAXIMUM DISTANCE (TYPE A OR B) = 50 FEET
EXTINGUISHER RATING = 2-A:10-B
NUMBER REQUIRED AT ABOVE RATING = 8

EXITS:
EXIT(S) REQUIRED TO MEET EXITING DISTANCES = 6 (2 PER FIRE AREA)
EXIT(S) PROVIDED TO MEET DISTANCES = 6 (6 PER 200'-0" TRAVEL)

MIN 60% OF PUBLIC EXTERIOR DOORS TO BE ON ACCESSIBLE ROUTE

ACCESSIBILITY:
FOLLOW IBC 2015 AND ANSI 117.1 (2009)

A

PROJECT CONTACTS:

OWNER:
OLIN CENTER LLC
210 E. OLIN AVE
MADISON, WI 53716

ARCHITECT:
SKETCHWORKS ARCHITECTURE, LLC
2501 PARMENTER STREET, SUITE 100B
MIDDLETON, WI 53562

CONTRACTOR:
FCM CORPORATION
4906 FEMRITE DR.
MADISON, WI 53716

TENANT ADDRESS:
MADISON SCHOOL DISTRICT
208 E. OLIN AVE
MADISON, WI 53713
SUITE 101

CONTACT:
STEVE SHULFER (ARCHITECT)
CHARLES MCCALL (PM/ CONTACT)
CMCCAL@SKETCHWORKSARCH.COM
608-836-7570

CONTACT:
MIKE GARTLAND (OWNER)
608-273-1069

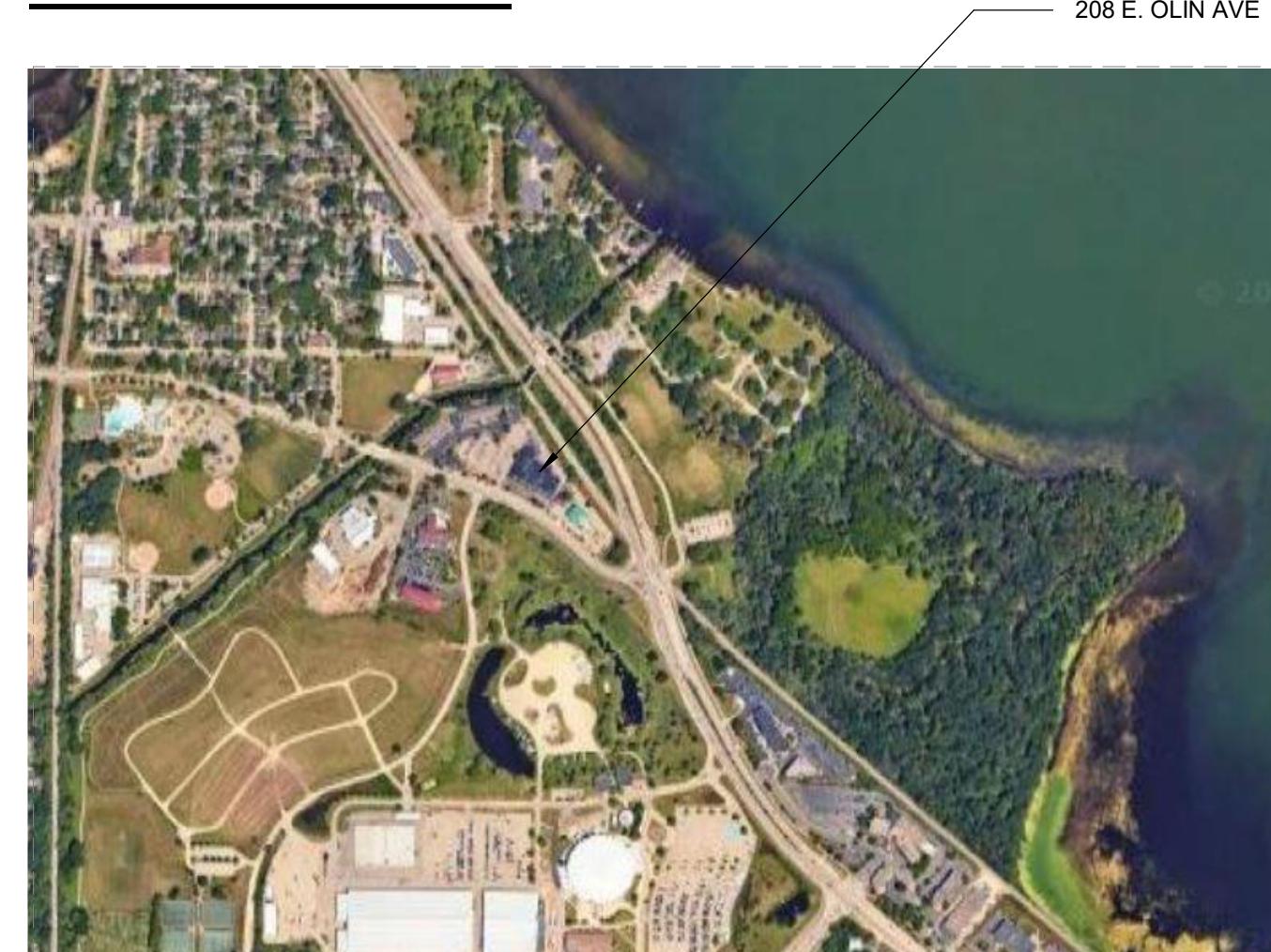
PROJECT GENERAL NOTES:

- CONTRACTOR WILL NOTIFY ARCHITECT IMMEDIATELY UPON DISCOVERING ANY DISCREPANCY OR CONFLICT IN THESE DOCUMENTS. CONTRACTOR SHALL CAREFULLY REVIEW AND COMPARE ALL DRAWINGS DURING THE BIDDING PERIOD AND BEFORE INSTALLATION OF THEIR WORK. ANY INCONSISTENCIES IN THE DRAWINGS SHALL BE REPORTED PROMPTLY TO THE ARCHITECT AND ENGINEER(S) FOR CLARIFICATION.
- DO NOT SCALE DRAWINGS. THE DRAWINGS ARE NOT NECESSARILY TO SCALE - USE GIVEN DIMENSIONS. DIMENSIONS TAKE PRECEDENCE OVER SCALE. CONTRACTOR TO VERIFY ALL DIMENSIONS IN FIELD.
- CONTRACTOR TO NOTIFY ARCHITECT AND OWNER IMMEDIATELY UPON DISCOVERING ANY UNANTICIPATED EXISTING SITE CONDITIONS AFFECTING THE EXECUTION OF THESE DOCUMENTS (SUCH AS HAZARDOUS MATERIALS, ETC.).
- CONTRACTOR WILL ABIDE BY ALL LOCAL, STATE AND FEDERAL CODES AND REGULATIONS GOVERNING THIS PROJECT.
- JOB SITE WILL BE BROOM SWEEP AND CLEAN AT THE END OF EACH DAY. ALL DEBRIS SHALL BE PICKED UP AND DISPOSED OF PROPERLY INTO APPROVED CONTAINER.
- MAINTAIN DESIGNATED EGRESS ROUTES DURING CONSTRUCTION BY KEEPING CLEAR OF CONSTRUCTION DEBRIS AND CLEARLY MARKING THE PATH OF EGRESS TRAVEL.
- ALL MECHANICAL (HVAC), ELECTRICAL, PLUMBING AND FIRE PROTECTION (MEP & FP) DESIGN AND CONSTRUCTION TO BE BY A DESIGN-BUILD DELIVERY METHOD AND ARE SUBSEQUENTLY NOT PART OF THESE DOCUMENTS. IT IS THE MEP CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH THE GENERAL CONTRACTOR AND WITH THESE DRAWINGS THE FINAL DESIGN, RETROFIT AND INSTALLATION OF THESE SYSTEMS. NOTIFY THE ARCHITECT PRIOR TO MAKING ANY REVISIONS TO THE STRUCTURE OR ARCHITECTURAL FEATURES.
- HVAC CONTRACTOR SHALL SUBMIT PROPER DESIGN DRAWINGS AS NEEDED FOR PLAN APPROVAL AND BUILDING PERMITS.
- WITHIN THIS DOCUMENT "NORTH, SOUTH, EAST, WEST" ARE REFERRED TO AS PROJECT NORTH AND MAY NOT BE TRUE NORTH.
- PROVIDE GFI OUTLETS NEAR WATER SOURCES AND AS REQUIRED BY IEC.

- IN SOME CASES THE SELECTION OF SPECIFIC ACCESSORIES, HARDWARE, MATERIALS OR FINISHES MAY NOT BE AVAILABLE AT SOURCE OR IN THESE DOCUMENTS. IF THESE FINISHES ARE INDICATED WITH "N/A" OR TO BE DETERMINED IN THESE SITUATIONS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING APPROPRIATE ALLOWANCES TO COVER THE MATERIAL AND INSTALLATION FOR THAT ELEMENT, BASED ON THE BEST INFORMATION PROVIDED. IF NO INFORMATION IS PROVIDED, ASSUME A MID-RANGE PRODUCT COST TO SATISFY THE INTENT OF THE PROJECT. THE CONTRACTOR SHALL CLEARLY STATE IN THEIR BID PROPOSAL WHAT THE ALLOWANCE VALUE AND UNIT PRICE IS, LISTED SEPARATELY FOR EACH ITEM.
- IF THE CONTRACTOR ELECTS TO NOT PROVIDE A PRICE FOR ANY ELEMENT CONTAINED IN THESE DOCUMENTS, FOR WHATEVER REASON, THE CONTRACTOR SHALL CLEARLY INDICATE THIS EXCLUSION IN THEIR BID PROPOSAL. IF NO EXCLUSION IS MADE, IT IS THE CONTRACTUAL OBLIGATION OF THE CONTRACTOR TO PROVIDE THE ELEMENT IN ACCORDANCE WITH THE GENERAL INTENT OF THE DRAWINGS.

SHEET INDEX		REVISIONS	
SHEET NUMBER	SHEET NAME	MARK	DATE
GENERAL			
G001	COVER SHEET	Revision 1	2024.07.19
ARCHITECTURAL			
A001	SYMBOLS & ABBREVIATIONS		
A101	FLOOR PLAN	Revision 1	2024.07.19

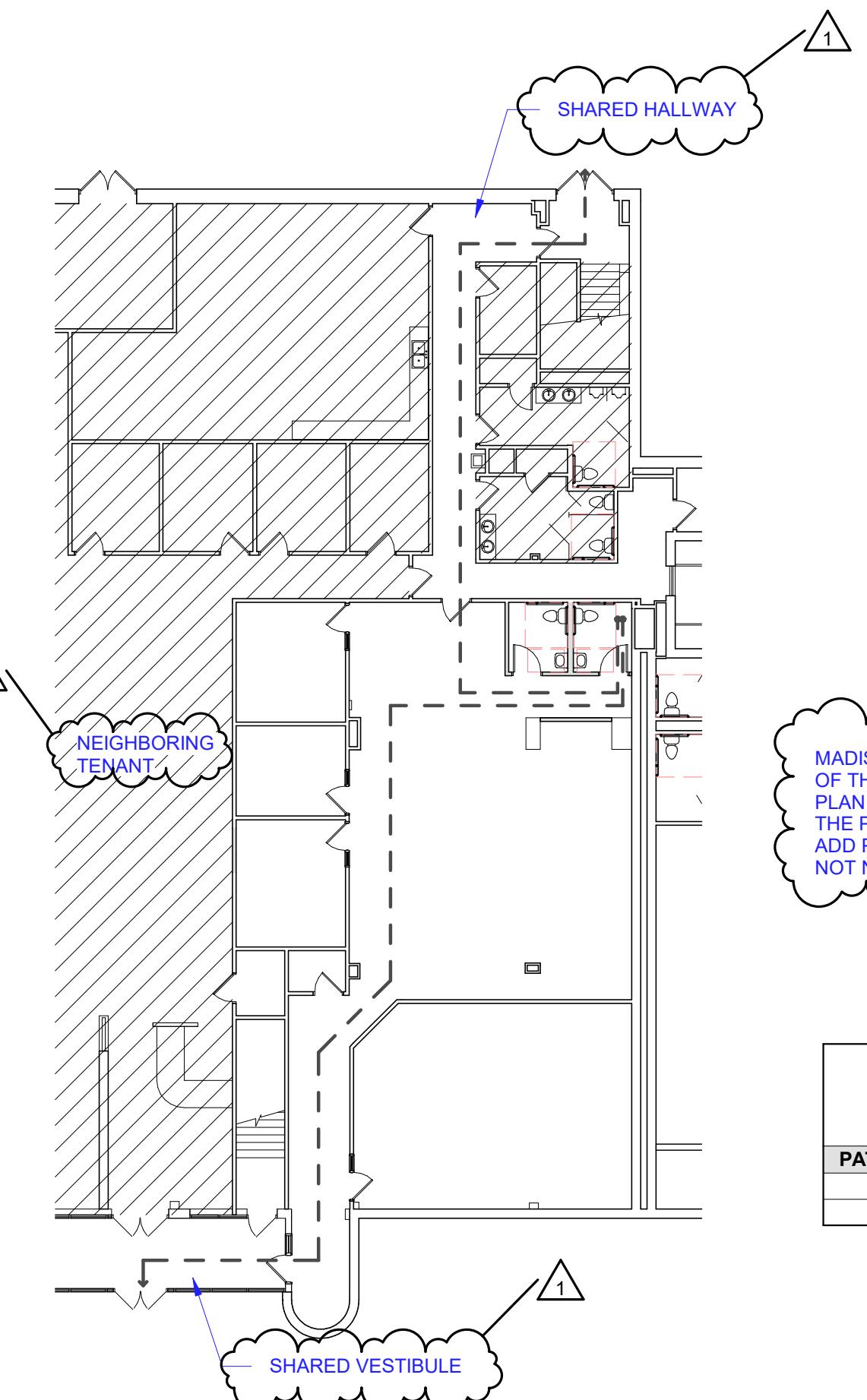
PROJECT LOCATION



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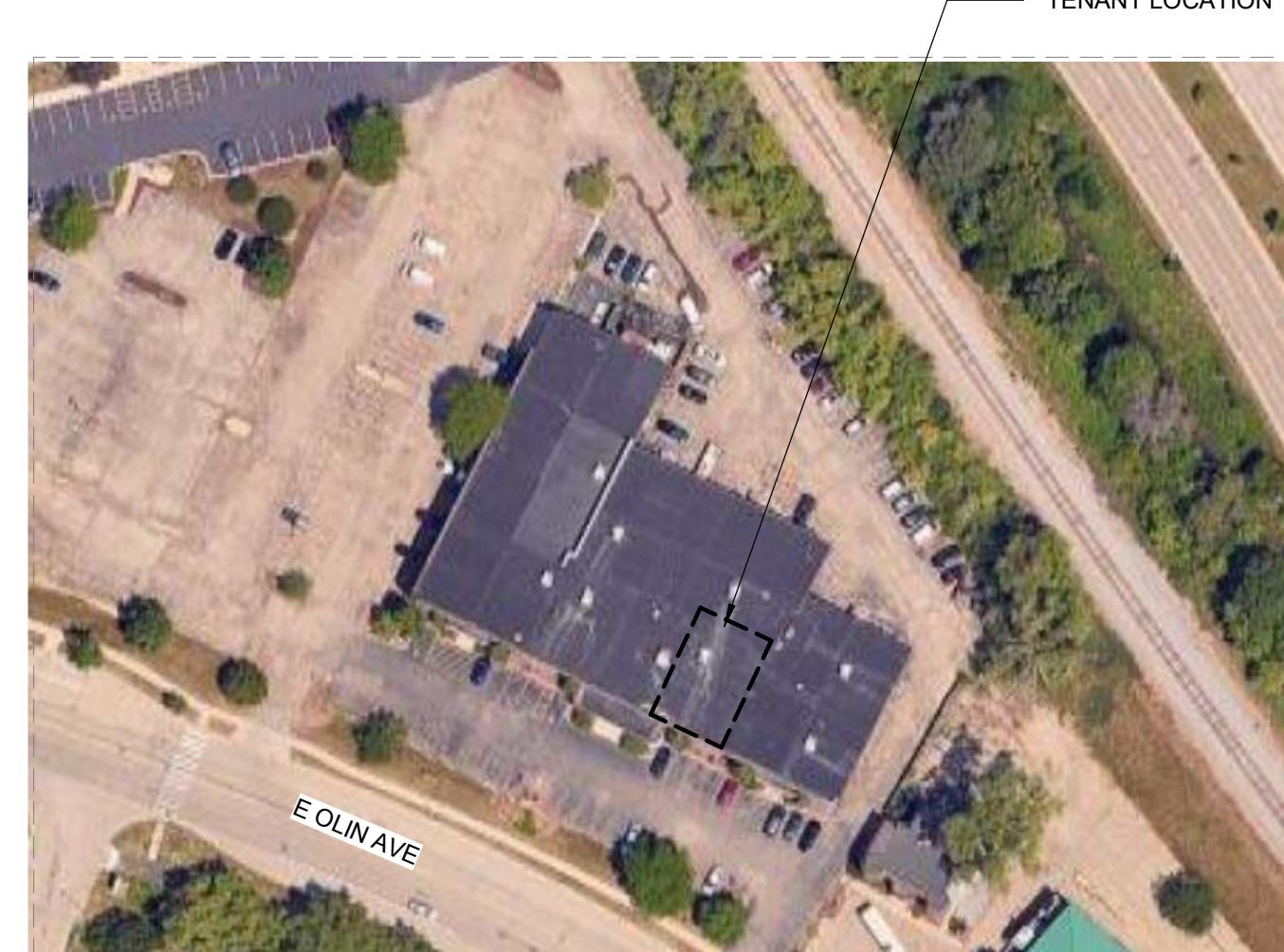
TENANT IMPROVEMENT



EXIT TRAVEL DISTANCE IBC 2015 TABLE 1017.2

PATH MARK	TRAVEL DISTANCE	COMMENTS
EP-01	96'-4"	200'-0" MAXIMUM
EP-02	121'-2"	200'-0" MAXIMUM

BUILDING LOCATION



MADISON SCHOOL DISTRICT IS THE CURRENT TENANT OF THE PROPOSED PROJECT AREA SHOWN IN THIS PLAN SUBMITTAL. THEY WILL REMAIN IN THE SPACE. THE PROPOSED ADDITION OF THE RESTROOMS IS TO ADD PRIVATE RESTROOMS IN THEIR SUITE IN ORDER TO NOT NEED TO USE THE SHARED RESTROOMS.

Project Status

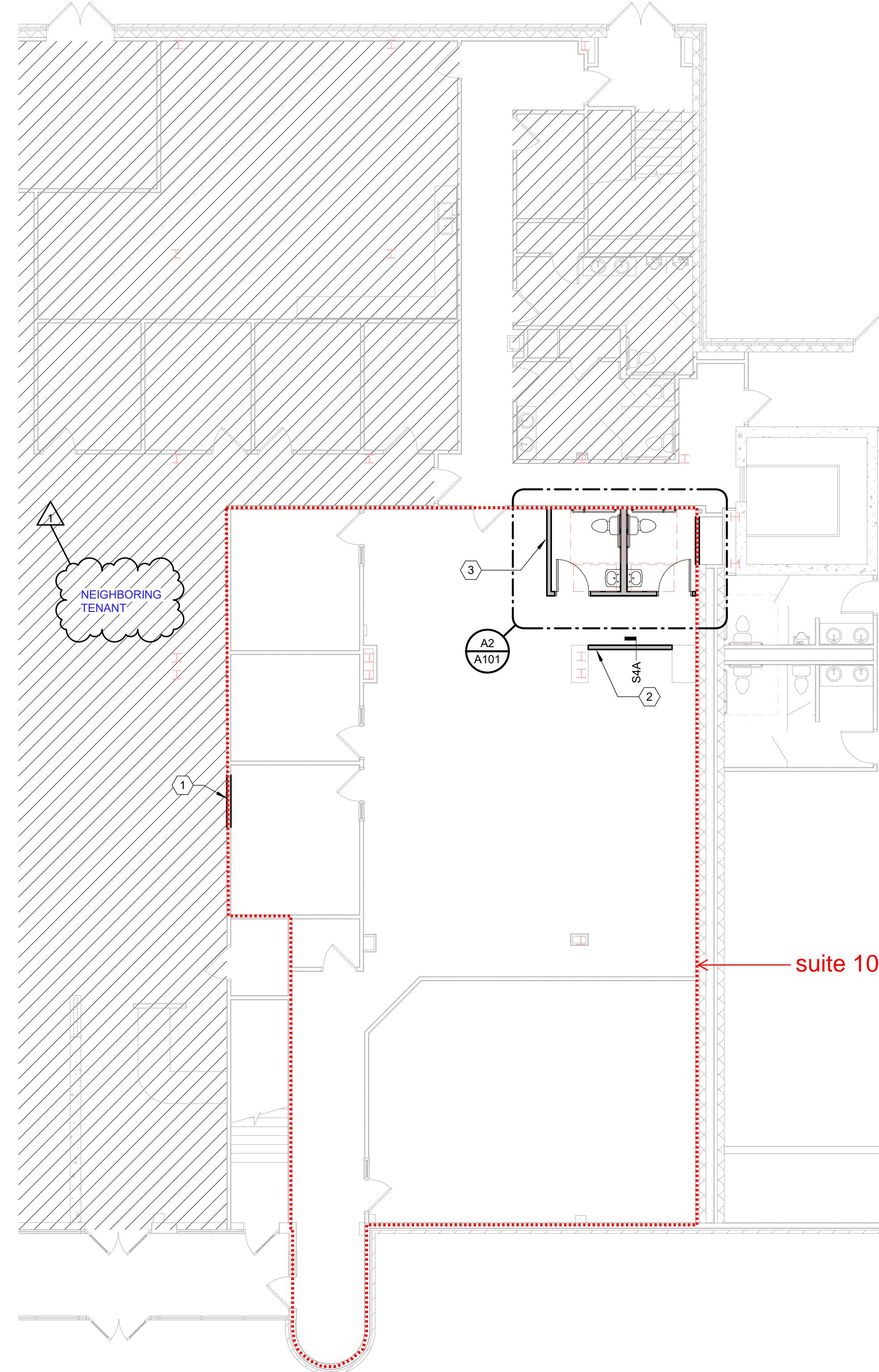
2024.06.25 FOR CONSTRUCTION
1 2024.07.19 Revision 1

PROJ. #: 24081-01
© SKETCHWORKS
ARCHITECTURE 2024

COVER SHEET

G001

FOR CONSTRUCTION



A1 TENANT SPACE - FIRST FLOOR PLAN

7/19/2024 3:48:12 PM

1/8" = 1'-0"

A2 RESTROOM ADDITION

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