GREENFIRE RESTAURANT

849 EAST WASHINGTON MADISON, WI

PROJECT DATA

LOCATION:

849 EAST WASHINGTON STREET MADISON, WI

REGULATING MUNICIPALITIES: CITY OF MADISON

STATE OF WISCONSIN

BUILDING CODE CITY OF MADISON ZONING ORDINANCES

DANE COUNTY ZONING ORDINANCES WISCONSIN ADMINISTRATIVE CODE 2015 INTERNATIONAL BUILDING CODE

ACCESSIBILITY ANSI A117.1 - 2009

1 STORIES OF [X] OCCUPANCY:

PROJECT DESCRIPTION:

TENANT IMPROVEMENT CONSISTING OF INTERIOR BUILD OUT INCLUDING NEW RESTROOMS, COMMERCIAL KITCHEN AND INTERTIOR AND EXTERIOR SEATING AREAS

OCCUPANCY TYPE: PRIMARY: [X-X]

CONSTRUCTION TYPE:

SECONDARY: [X-X]

ALLOWABLE AREA & HEIGHT:

HEIGHT (IBC TABLE 504.3) = 68 FEET ABOVE GRADE PLANE # STORIES (IBC TABLE 504.4) = 5 STORIES PLUS ONE STORY FOR

AREA (IBC TABLE 506.2) = [XX,XXX] SF / FLOOR AREA MODIFICATIONS (IBC SECTION 506) = [XX,XXX] SF / FLOOR

BUILDING AREA & HEIGHT: HEIGHT = 36 FEET ABOVE GRADE PLANE # STORIES = 3 STORIES

NUMBER OF OCCUPANTS: (TABLE 1004.1.2) [X OCCUPANCY]:

TOTAL AREA = [X] SF

X OCCUPANCY = [XX,XXX] SF/ [XX GROSS/NET] = [XXX] OCC Y OCCUPANCY = [XX,XXX] SF/ [XX GROSS/NET] = [XXX] OCC TOTAL AREA = [XXX,XXX] SF, BUILDING TOTAL = [XXX,XXX] SF

PARKING REQUIREMENTS:

[X] STALLS / [X] SF/ OCCUPANTS = [X] STALLS X] VAN ACCESSIBLE STALLS REQUIRED [X] ADA STALLS REQUIRED

[X] BIKE PARKING STALLS/ [X] SF/ OCCUPANTS = [X] STALLS TOTAL BIKE PARKING STALLS = [X] (BIKE STALL MFG/ TYPE?)

TOTALS STALLS = [X] STANDARD, [X] VAN ACCESSIBLE, [X] ADA

PLUMBING:

WATER CLOSETS MEN @ 1 / [NUMBER] = [NUMBER]

WOMEN @ 1 / [NUMBER] = [NUMBER] TOTAL PROVIDED = [NUMBER]

LAVATORIES MEN @ 1 / [NUMBER] = [NUMBER] WOMEN @ 1 / [NUMBER] = [NUMBER TOTAL REQUIRED TOTAL PROVIDED = [NUMBER]

SERVICE SINK 1 REQUIRED = 1 PROVIDED

DRINKING FOUNTAIN

1 REQUIRED = 1 PER INUMBER OR TENANT WILL PROVIDE DRINKING WATER VIA WATER BOTTLES

ALL FIXTURES TO COMPLY WITH ICC A117.1

[FULLY] OR [NON] SPRINKLERED BLDG: NFPA [NUMBER] PORTABLE FIRE EXTINGUISHERS (IBC SECTION 906.3.1) MAX. AREA MAX DISTANCE [NUMBER] FEET, EXTINGUISHER RATING [RATING]

EXIT TRAVEL DISTANCE:

[FULLY] OR [NON]-SPRINKLERED BLDG: [OCC TYPE] = [NUMBER] FT MAX TRAVEL (TABLE 1017.2) [OCC TYPE] = NUMBER] FT COMMON PATH OF TRAVEL (1006.2.1)

[ONE OR TWO] EXIT(S) REQUIRED TO MEET EXITINIG DISTANCES,

[NUMBER] PROVIDED ACCESSIBILITY:

ACCESSIBLE, FOLLOW IBC 2015 AND ANSI 117.1 (2009)

ALL EXITS SHALL BE ACCESSIBLE, INCLUDING A MAXIMUM OF 1/2" RISE AT DOOR THRESHOLDS, ALL FLOORS GREATER THAN 1,500 SF SHALL BE

PROJECT GENERAL NOTES:

1. DIMENSIONS ARE TO FACE OF STUD OR TO COLUMN CENTERLINE UNLESS NOTED OTHERWISE. VERIFY ALL EXISTING CONDITIONS AND ADJUST WALL DIMENSIONS ACCORDINGLY. CONTACT ARCHITECT WITH ANY DISCREPANCIES.

2. CONTRACTOR SHALL NOTIFY ARCHITECT IMMEDIATELY UPON DISCOVERING ANY DISCREPANCIES OR CONFLICTING INFORMATION 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.

3. 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.

4. CONTRACTOR SHALL NOTIFY ARCHITECT AND OWNER IMMEDIATELY UPON DISCOVERING ANY UNANTICIPATED EXISTING SITE CONDITIONS AFFECTING THE EXECUTION OF THESE DOCUMENTS (SUCH AS HAZARDOUS MATERIALS, ETC.).

5. CONTRACTOR SHALL ABIDE BY ALL LOCAL, STATE AND FEDERAL CODES AND REGULATIONS GOVERNING THIS PROJECT.

6. JOB SITE SHALL BE BROOM SWEPT AND CLEAN AT THE END OF EACH DAY. ALL DEBRIS SHALL BE PICKED UP AND DISPOSED OF PROPERLY INTO APPROVED CONTAINER.

7. MAINTAIN DESIGNATED EGRESS ROUTES DURING CONSTRUCTION BY KEEPING CLEAR OF CONSTRUCTION DEBRIS AND CLEARLY MARKING THE PATH OF EGRESS TRAVEL.

8. ALL MECHANICAL (HVAC), ELECTRICAL, AND PLUMBING ("MEP") 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.

9. ELECTRICIAN TO VERIFY NEW LIGHT FIXTURE LAYOUT AND SUBMIT LIGHTING ENERGY CALC'S AS REQUIRED PER CODE. REVIEW PLAN AND LIGHTING FIXTURE SELECTION WITH ARCHITECT.

10. HVAC CONTRACTOR SHALL SUBMIT PROPER DESIGN DRAWINGS AS NEEDED FOR PLAN APPROVAL AND BUILDING PERMITS.

11. WITHIN THIS DOCUMENT "NORTH, SOUTH, EAST, WEST" ARE REFERRED TO AS PROJECT NORTH AND MAY NOT BE TRUE NORTH

12. ALL EXPOSED WOOD AND/OR WOOD IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED

13. VERIFY ALL ROUGH OPENINGS WITH RESPECTIVE MANUFACTURER

14. PROVIDE SOUND BATT INSULATION AT ALL DEMISING WALLS. SEPARATION WALLS, AND AT BATHROOM, AND MECHANICAL ROOM

15. PROVIDE MOISTURE RESISTANT GYPSUM WALL BOARD AT ALL PLUMBING WALLS

16. PROVIDE GFI OUTLETS NEAR WATER SOURCES AND AS REQUIRED

17. PROVIDE 2X BLOCKING AT ALL GRAB BAR LOCATIONS PER ANSI

18. FIELD VERIFY ALL CABINET LAYOUTS AND COORDINATE DIMENSIONS WITH SELECTED APPLIANCES AND FIXTURES, PROVIDE END PANELS AT ALL EXPOSED CABINET ENDS

19. PROVIDE FIRE BLOCKING THROUGHOUT ENTIRE BUILDING PER IBC

20. INTERIOR UNIT WALLS TO BE TYPE S4A-B UNO; SEE PARTITION

21. SUBMIT ALL FIXTURES, APPLIANCES, MATERIALS, SHOP DRAWINGS, PLAN MODIFICATIONS TO THE ARCHITECT FOR REVIEW AND APPROVAL

SHEET INDEX REVISIONS NUMBER SHEET NAME DATE A0.1 COVER SHEET AS1.1 ARCHITECTURAL SITE PLAN AS1.2 ENLARGED SITE PLAN ARCHITECTURAL A2.3 FIRST FLOOR PLAN A3.2 EXTERIOR ELEVATIONS

LAND USE APPLICATION FOR **CONDITIONAL USE PERMIT:** RESTAURANT

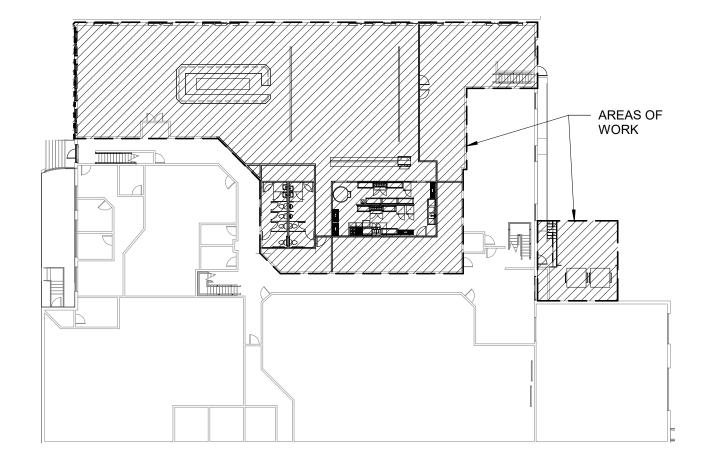
PROJECT LOCATION



BUILDING LOCATION

849 EAST WASHINGTON AVE FIRST FLOOR, NORTH CORNER





1 FIRST FLOOR KEY PLAN **'** 1" = 30'-0"

PROJECT CONTACTS:

849 EAST WASHINGTON, LLC 849 EAST WASHINGTON AVE MADISON, WI 53703

CONTACT:

[NAME] (OWNER)

[PHONE NUMBER]

GREENFIRE RESTAURANT 6795 EAST RIVERSIDE BLVD ROCKFORD. IL 61114

SHENDET ISMAJLAJ (TENANT)

[PHONE NUMBER]

SKETCHWORKS ARCHITECTURE, LLC **7780 ELMWOOD AVE., STE 208** MIDDLETON, WI 53562

CONTACT: STEVE SHULFER (ARCHITECT) ERIC KOM (DESIGNER / CONTACT) 608-836-7570

PRELIMINARY

STAURANT

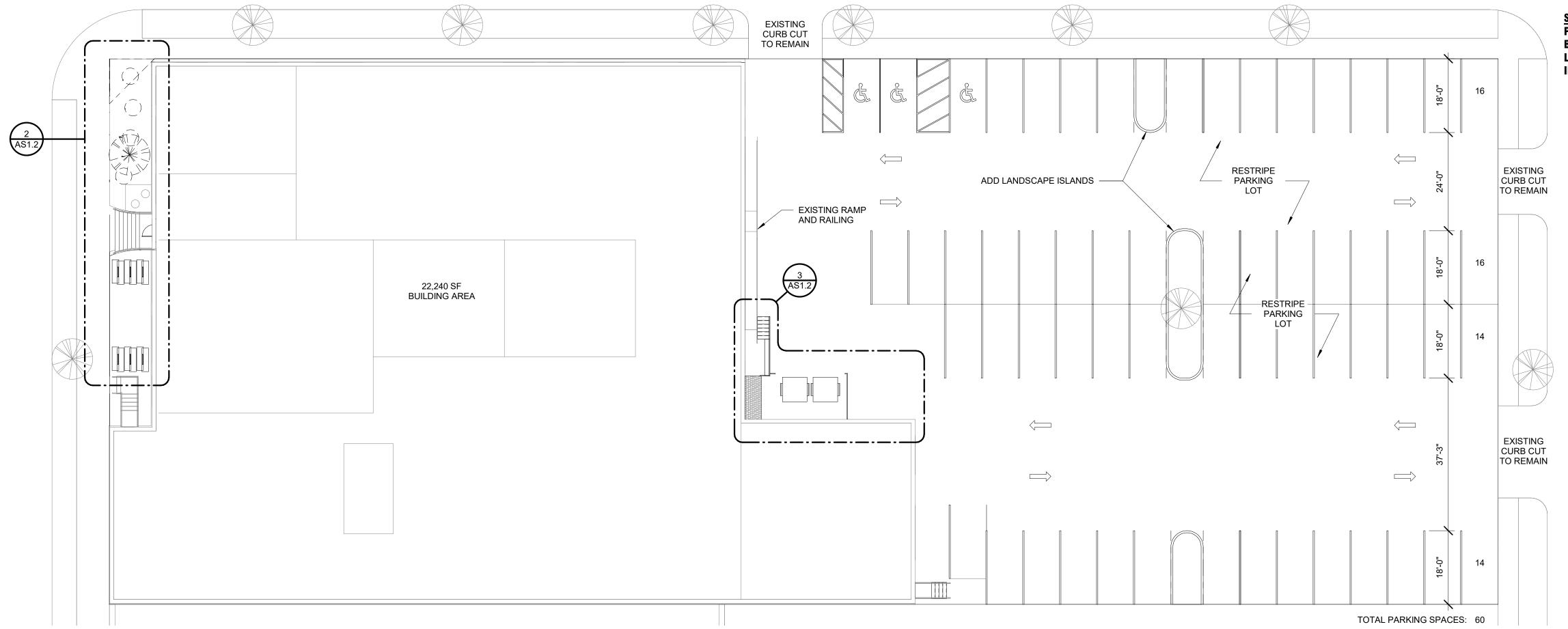
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Project Status 12/18/2019 FOR REVIEW

2 SITE DEMOLITION PLAN 1/16" = 1'-0"

1) SITE PLAN 1/16" = 1'-0"



SITE STATISTICS
PARKING:
BICYCLE PARKING:
LOT AREA:
IMPERVIOUS AREA %:

60 SPACES (3 ADA SPACES) 12 SPACES 45,155 SF 96% (43,636 SF)

2" PLAN TRUE NORTH

0' 1/2" 1" SCALE: 1" = 20'-0"

GREENFIRE RESTAURANT

TENANT IMPROVEMENT 849 EAST WASHINGTON MADISON, WI

ARCHITECTURAL SITE

Project Status		
12/18/2019	FOR REVIE	

AS1.1

CL OF BOLLARD

PLAN

ELEVATION

22 GAUGE CORRUGATED —— GALVANIZED SHEET METAL FENCE, PAINT WITH FINISH

TRASH ENCLOSURE GATE DETAIL
1 1/2" = 1'-0"

22 GAUGE CORRUGATED GALVANIZED SHEET METAL SIDING, PAINT WITH FINISH

2 1/2" SQ. X 3/16" THK. STL.
 TUBE, PAINT WITH FINISH

22 GAUGE CORRUGATED GALVANIZED SHEET METAL SIDING, PAINT WITH FINISH

2 1/2" SQ. X 3/16" THK. STL.
 TUBE, PAINT WITH FINISH

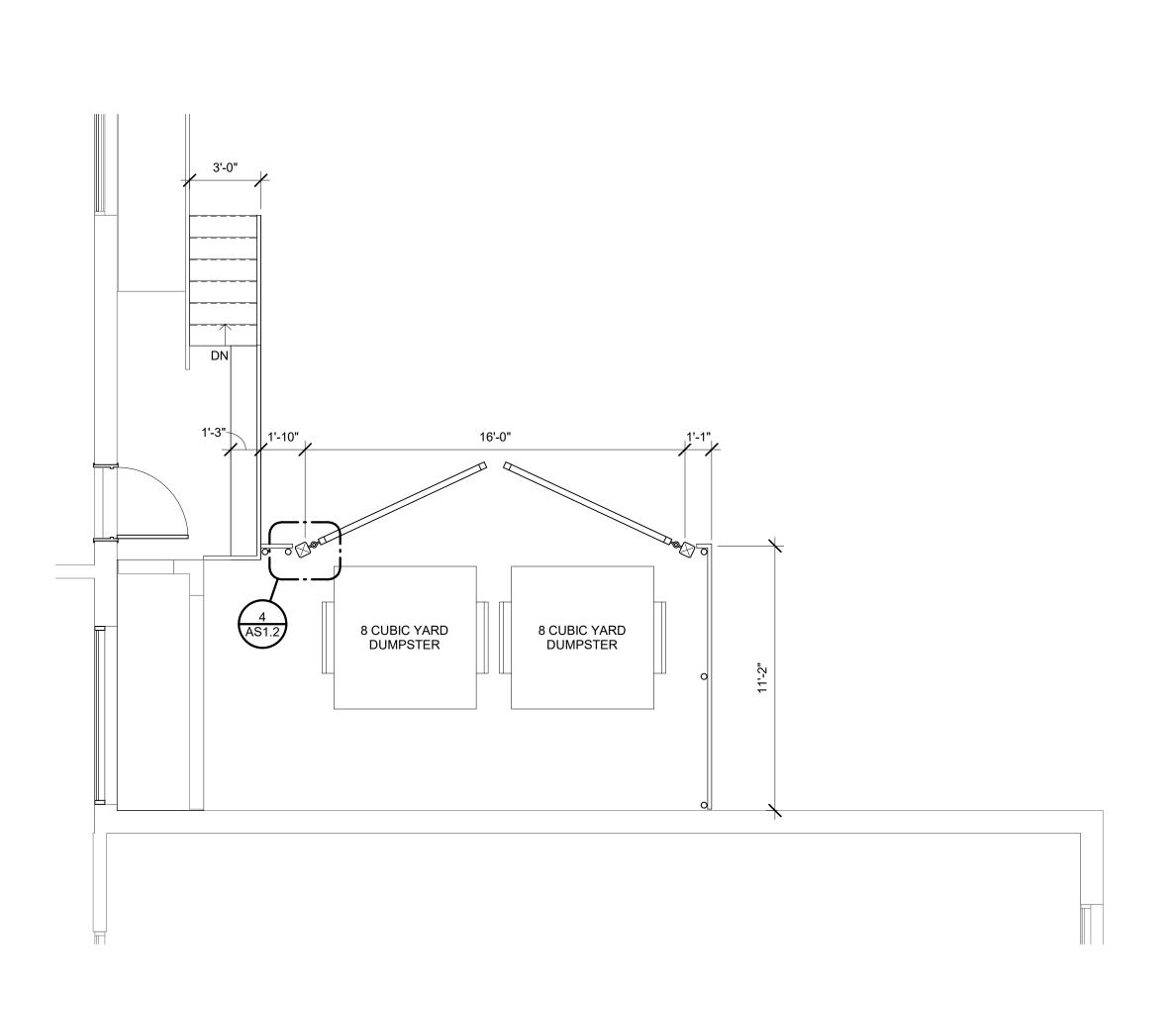
PIPE SLEEVE HINGE,
PAINT WITH FINISH

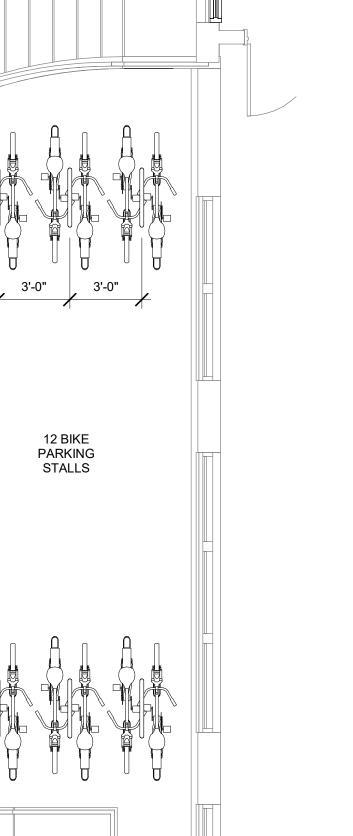
PIPE SLEEVE HINGE

STL. ANGLE DIAG. BRACE BEYOND

12/18/2019 FOR REVIEW

PRELIMINARY AS1.2





2 EAST WASHINGTON PLAN 1/4" = 1'-0"

3 DUMPSTER ENCLOSURE PLAN 1/4" = 1'-0"

1 FIRST FLOOR (EXISTING/NEW)
1/8" = 1'-0"

GENERAL PLAN NOTES:

A. MECHANICAL, ELECTRICAL AND PLUMBING IMPROVEMENTS TO BE DESIGN BUILD UNO. DESIGNED AS REQUIRED BY CURRENT BUILDING CODES. ME DESIGN BUILD CONTRACTOR(S) RESPONSIBLE FOR ENS. RING CODE COMPLIANT CONSTRUCTION OF NEV YSTL IS IN TENANT SPACES.

B. PROVIDE ACCESSIBLE TOILET ROOM TIX "UI .ES AND ACCESSORIES PER MOUNTING HEIC ITS INL.CATED ON SHEET A0.2

C. PROVIDE ADA APPROVED THE SHOUDS AT ALL NEW FLOOR TRANSITIONS AND DOOK PAYS

D. EXTERIOR DIMENSIONS A 7 A FF OM GRIDLINE TO GRIDLINE, OR TO EDGE A FEW ADATION WALL UNO. PLEASE CONTACT ARCHIVE OF WITH ANY DISCREPANCIES.

E. INTERIOR DIMEN ON ARE TO FACE OF FRAME OR COLUMN CENTERLI, 'E 'INLESS OTHERWISE NOTED. VERIFY ALL EXIST.' CONDITIONS AND ADJUST WALL DIMENSIONS ACREINGLY. CONTACT ARCHITECT WITH ANY DISCR' PANTIES.

F. CONT ...CI SHALL NOTIFY ARCHITECT, ENGINEER AND O INEF IMMEDIATELY UPON DISCOVERING ANY UNANT. NPA ED STRUCTURAL CONDITIONS OR DISCREPANCIES WITH PROPOSED MODIFICATIONS.

G. PROVIDE SOUND INSULATION IN ALL DEMISING WALLS AND INTERIOR WALLS UNO

H. FIRE EXTINGUISHER CABINETS: SIZE AND DISTRIBUTION PER TABLE 906.3(1) IN THE 2015 IBC. CABINETS TO BE PARTIALLY RECESSED AND RATED TO MEET THE ASSOCIATED WALL FIRE RATING

I. GENERAL CONTRACTOR TO SECURE CONSTRUCTION AREA DURING CONSTRUCTION WORK. SEAL ALL DOORS AS REQUIRED. CONSTRUCT AND MAINTAIN A FLOOR TO CEILING DUST BARRIER, TO PROVIDE SEPARATION FOR DUST, DEBRIS AND SOUND

J. GENERAL CONTRACTOR TO COORDINATE
CONSTRUCTION SCHEDULE TO MINIMIZE IMPACT ON
EXISTING BUILDING OPERATIONS AND PLANNED EVENTS.
CONSTRUCTION SPACE MUST BE CLEAN AND AVAILABLE
FOR USE PERIODICALLY PER OWNERS REQUEST. VERIFY
SCHEDULED EVENTS WITH OWNER PRIOR TO
CONSTRUCTION START AND ARRANGE CONSTRUCTION
SCHEDULE TO MEET OWNER'S NEEDS. COORDINATE
SYSTEMS AND UTILITY SHUT DOWNS WITH OWNER PRIOR
TO COMMENCEMENT OF WORK

K. GENERAL CONTRACTOR TO MAINTAIN A PATH THROUGH PORTIONS OF THE CONSTRUCTION AREA FOR ACCESS TO EGRESS ROUTES

L. SUBMIT ALL FINISHES TO THE ARCHITECT FOR APPROVAL

HATCH PATTERN KEY:

NEW CONSTRUCTION
EXISTING CONSTRUCTION
DEMO CONSTRUCTION

KEYED PLAN NOTES:

- 1 2-HOUR DEMISING WALL PROVIDED BY LANDLORD
- FEC FIRE EXTINGUISHER CABINET LOCATION

architecture

7780 Elmwood Ave, Middleton, WI 53562

(608) 836-7570, www.sketchworksarch.com

GREENFIRE RESTAURANT
TENANT IMPROVEMENT

IRST FLOOR PLAN

Project Status

12/18/2019 FOR REVIEW

