408738

CERTIFICATE
FLOOR PLANS

THE UNDERSIGNED BEING FIRST DULY SWORN UNDER OATH CERTIFIES AND DISPOSES THAT THE REGISTERED ARCHITECT'S FLOOR PLANS AND SPECIFICATIONS FOR BUILDINGS""A" AND "B" OF SALEM CONDOMINIUMS TWO INDICATING LAYOUTS, LOCATION, UNIT NUMBERS AND DIMENSIONS, DATED NOVEMBER 17, 1978, REPRESENT AN ACCURATE COPY OF PORTIONS OF THE PLANS OF THE BUILDING AS FILED WITH AND APPROVED BY THE CITY OF ROCHESTER, AND FURTHER THAT THE SAME FULLY AND ACCURATELY DEPICTS THE LAYOUT, LOCATION, APARTMENT NUMBERS AND DIMENSIONS OF THE APARTMENTS AS BUILT.

Adrian C Hestness
ADRIAN C. HESTNESS, ARCHITECT

MINNESOTA REG. NO. 8086

STATE OF MINNESOTA)
COUNTY OF FREEBORN) S.S.

SUBSCRIBED AND SWORN TO BEFORE ME A NOTARY PUBLIC THIS 20th DAY OF November, 1978 A.D.

408738

24.00

Notary Public, Freeborn County, Mn.

My Commission Expires

HERBERT A. LUND
NOTARY PUBLIC—MINNESOTA
FREEBORN COUNTY
MY COMMISSION EXPIRES SEP. 16, 1983

ABSTRACT
GRANTOR
GRANTEE
TRACKED
PAID
CHG:

COUNTY RECORDER OFFICE
Olmsted County, Minn. } ss.
I hereby certify that the within instrument was filed in this office for record on

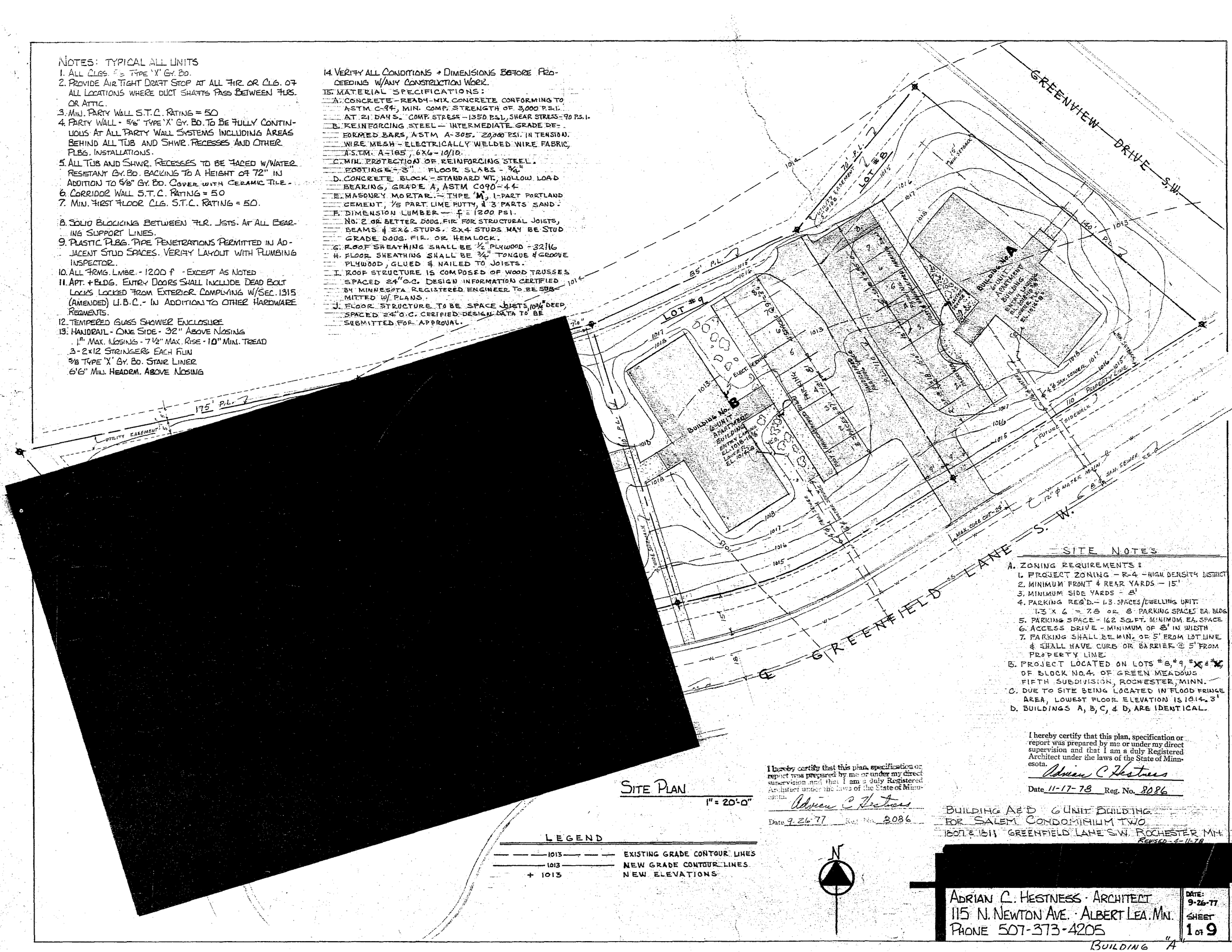
NOV 21 1978

at 2 o'clock P M
Book G-4 of Misc on page 383
LOIS FINSTUEN County Recorder
By Carole M. Bahe Deputy

D. Witter
Retain

NOTES: TYPICAL ALL UNITS

1. ALL CLGS. = 5/8 TYPE 'X' GY. BD.
2. PROVIDE AIR TIGHT DRAFT STOP AT ALL FLR. OR CLG. OF ALL LOCATIONS WHERE DUCT SHAFTS PASS BETWEEN FLRS. OR ATTIC.
3. MIN. PARTY WALL S.T.C. RATING = 50
4. PARTY WALL - 5/8" TYPE 'X' GY. BD. TO BE FULLY CONTINUOUS AT ALL PARTY WALL SYSTEMS INCLUDING AREAS BEHIND ALL TUB AND SHWR. RECESSES AND OTHER PLBG. INSTALLATIONS.
5. ALL TUB AND SHWR. RECESSES TO BE FACED W/WATER RESISTANT GY. BD. BACKING TO A HEIGHT OF 72" IN ADDITION TO 5/8" GY. BD. COVER WITH CERAMIC TILE.
6. CORRIDOR WALL S.T.C. RATING = 50
7. MIN. FIRST FLOOR CLG. S.T.C. RATING = 50.
8. SOLID BLOCKING BETWEEN FLR. JSTS. AT ALL BEARING SUPPORT LINES.
9. PLASTIC PLBG. PIPE PENETRATIONS PERMITTED IN ADJACENT STUD SPACES. VERIFY LAYOUT WITH PLUMBING INSPECTOR.
10. ALL FRMG. LMBR. - 1200 f - EXCEPT AS NOTED
11. APT. + BLDG. ENTRY DOORS SHALL INCLUDE DEAD BOLT LOCKS LOCKED FROM EXTERIOR COMPLYING W/SEC. 1315 (AMENDED) U.B.C. - IN ADDITION TO OTHER HARDWARE REQMENTS.
12. TEMPERED GLASS SHOWER ENCLOSURE
13. HANDRAIL - ONE SIDE - 32" ABOVE NOSING
    1" MAX. NOSING - 7 1/2" MAX. RISE - 10" MIN. TREAD
    3 - 2x12 STRINGERS EACH FLIN
    5/8 TYPE 'X' GY. BD. STAIR LINER
    6'6" MIN. HEADRM. ABOVE NOSING
14. VERIFY ALL CONDITIONS + DIMENSIONS BEFORE PROCEEDING W/ANY CONSTRUCTION WORK.
15. MATERIAL SPECIFICATIONS:
    A. CONCRETE - READY-MIX CONCRETE CONFORMING TO ASTM C-94, MIN. COMP. STRENGTH OF 3,000 P.S.I. AT 21 DAYS. COMP. STRESS - 1350 P.S.I., SHEAR STRESS - 90 P.S.I.
    B. REINFORCING STEEL - INTERMEDIATE GRADE DEFORMED BARS, ASTM A-305. 20,000 PSI. IN TENSION. WIRE MESH - ELECTRICALLY WELDED WIRE FABRIC, A.S.T.M. A-185, 6X6 - 10/10.
    C. MIN. PROTECTION OF REINFORCING STEEL. FOOTINGS - 3" FLOOR SLABS - 3/4"
    D. CONCRETE BLOCK - STANDARD WT., HOLLOW LOAD BEARING, GRADE A, ASTM C090-44
    E. MASONRY MORTAR. - TYPE 'M', 1-PART PORTLAND CEMENT, 1/5 PART LIME PUTTY, & 3 PARTS SAND.
    F. DIMENSION LUMBER - f = 1200 PSI. NO. 2 OR BETTER DOUG. FIR FOR STRUCTURAL JOISTS, BEAMS & 2x6 STUDS. 2x4 STUDS MAY BE STUD GRADE DOUG. FIR. OR HEMLOCK.
    G. ROOF SHEATHING SHALL BE 1/2" PLYWOOD - 32/16
    H. FLOOR SHEATHING SHALL BE 3/4" TONGUE & GROOVE PLYWOOD, GLUED & NAILED TO JOISTS.
    I. ROOF STRUCTURE IS COMPOSED OF WOOD TRUSSES SPACED 24" O.C. DESIGN INFORMATION CERTIFIED BY MINNESOTA REGISTERED ENGINEER TO BE SUBMITTED W/ PLANS.
    J. FLOOR STRUCTURE TO BE SPACE JOISTS, 10 3/4" DEEP, SPACED 24" O.C. CERTIFIED DESIGN DATA TO BE SUBMITTED FOR APPROVAL.



SITE NOTES

A. ZONING REQUIREMENTS:
1. PROJECT ZONING - R-4 - HIGH DENSITY DISTRICT
2. MINIMUM FRONT & REAR YARDS - 15'
3. MINIMUM SIDE YARDS - 8'
4. PARKING REQ'D. - 1.3 SPACES/DWELLING UNIT
   1.3 x 6 = 7.8 OR 8 PARKING SPACES EA. BLDG
5. PARKING SPACE - 162 SQ.FT. MINIMUM EA. SPACE
6. ACCESS DRIVE - MINIMUM OF 8' IN WIDTH
7. PARKING SHALL BE MIN. OF 5' FROM LOT LINE & SHALL HAVE CURB OR BARRIER @ 5' FROM PROPERTY LINE.

B. PROJECT LOCATED ON LOTS #8, #9, #X & #X OF BLOCK NO. 4 OF GREEN MEADOWS FIFTH SUBDIVISION, ROCHESTER, MINN.

C. DUE TO SITE BEING LOCATED IN FLOOD FRINGE AREA, LOWEST FLOOR ELEVATION IS 1014.3'

D. BUILDINGS A, B, C, & D, ARE IDENTICAL.

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C Hestness

Date 11-17-78 Reg. No. 8086

SITE PLAN

1" = 20'-0"

LEGEND

——— 1013 ——— EXISTING GRADE CONTOUR LINES
——— 1013 ——— NEW GRADE CONTOUR LINES
+ 1013 NEW ELEVATIONS

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C Hestness

Date 9-26-77 Reg. No. 8086

BUILDING A & D 6 UNIT BUILDING
FOR SALEM CONDOMINIUM TWO
1507 & 1511 GREENFIELD LANE S.W. ROCHESTER MN.
REVISED - 4-11-78

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. · ALBERT LEA. MN.
PHONE 507-373-4205

DATE: 9-26-77
SHEET 1 OF 9

BUILDING "A"

DOOR DATA

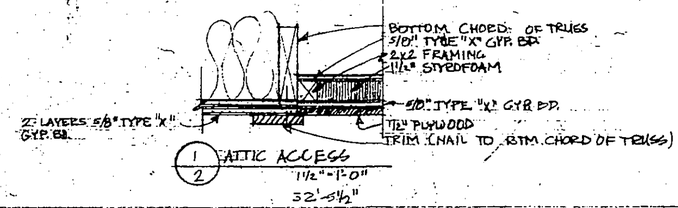
1. EXTERIOR DOORS, TYPE © SHALL BE INSULATED METAL DOORS. GLASS SHALL BE TEMPERED. "U" VALUE IS ENTRY DOOR ON PARKING SIDE SHALL HAVE LEVER HANDLE LOCKSET
2. TYPE (A) DOORS SHALL BE "B" LABELED DOOR & FRAME ASSEMBLY W/ CLOSERS.
3. TYPE (B) DOORS SHALL BE 20 MIN. FIRE RATED DOOR & FRAME. PERIMETER SHALL RECEIVE FOAM WEATHERSTRIPPING.

WINDOW DATA:

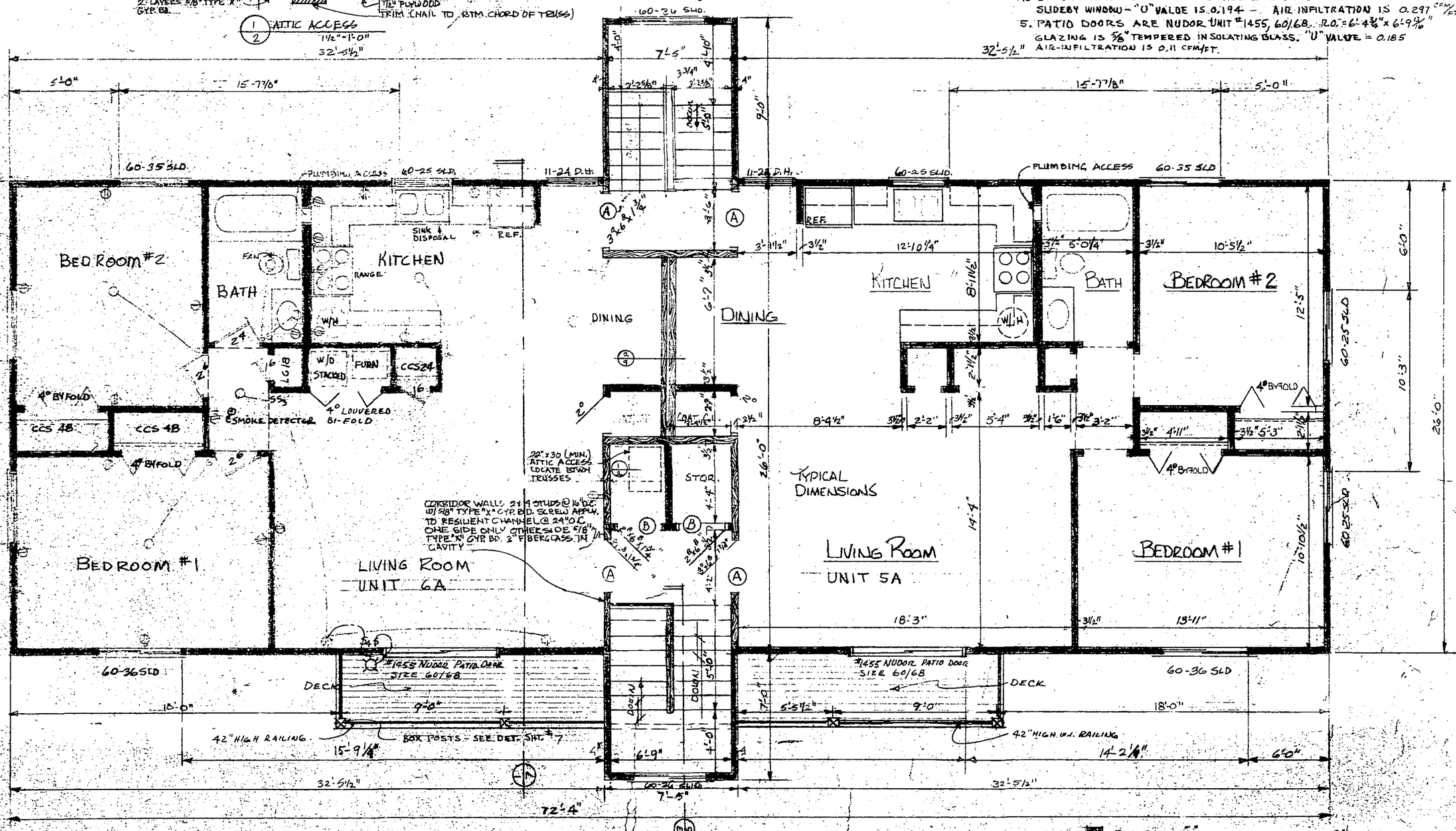
1. WINDOWS SHALL BE DOUBLE HUNG & SLIDEBY AS MFD. BY CRESTLINE WAUSAU, WISCONSIN.
2. WINDOW DATA IS AS FOLLOWS:

	Rough Opng.	Glass Area	Vent. Area
DOUBLE HUNG - #11-31 D.H.	2'-10 3/4" x 3'-5"	6.03 SQ.FT.	3.47 SQ.FT.
SLIDEBY #60-25-SLD.	3'-9" x 3'-7 3/8"	9.26 SQ.FT.	5.32 SQ.FT.
SLIDEBY #60-36-SLD.	4'-7" x 4'-3 5/8"	14.36 SQ.FT.	8.04 SQ.FT.
SLIDEBY #60-66 SLD.	7'-7" x 4'-3 5/8"	24.85 SQ.FT.	13.46 SQ.FT.

3. WINDOWS TO BE GLAZED WITH INSULATING GLASS.
4. DOUBLE HUNG WINDOWS - "U" VALUE IS 0.193 AIR INFILTRATION IS 0.289 CFM/FT
   SLIDEBY WINDOW - "U" VALUE IS 0.194 - AIR INFILTRATION IS 0.297 CFM/FT. @ 15 MPH.
5. PATIO DOORS ARE NUDOR UNIT #1455, 60/68. R.O. = 6'-4 3/4" x 6'-9 13/16"
   GLAZING IS 5/8" TEMPERED INSULATING GLASS. "U" VALUE = 0.185
   AIR-INFILTRATION IS 0.11 CFM/FT.



1/2 ATTIC ACCESS
1 1/2" = 1'-0"



UPPER LEVEL FLOOR PLAN

SCALE 1/4" = 1'-0"

NOTE: SEE SHT. # E-1 FOR ELECT. LAYOUT & DETAILS.

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minn.

Date 11-29-77 Reg. No. 8096

BUILDING "A" - 6 UNIT BUILDING for SALEM CONDOMINIUM TWO
1807 GREENFIELD LANE S.W., ROCHESTER, MINN.

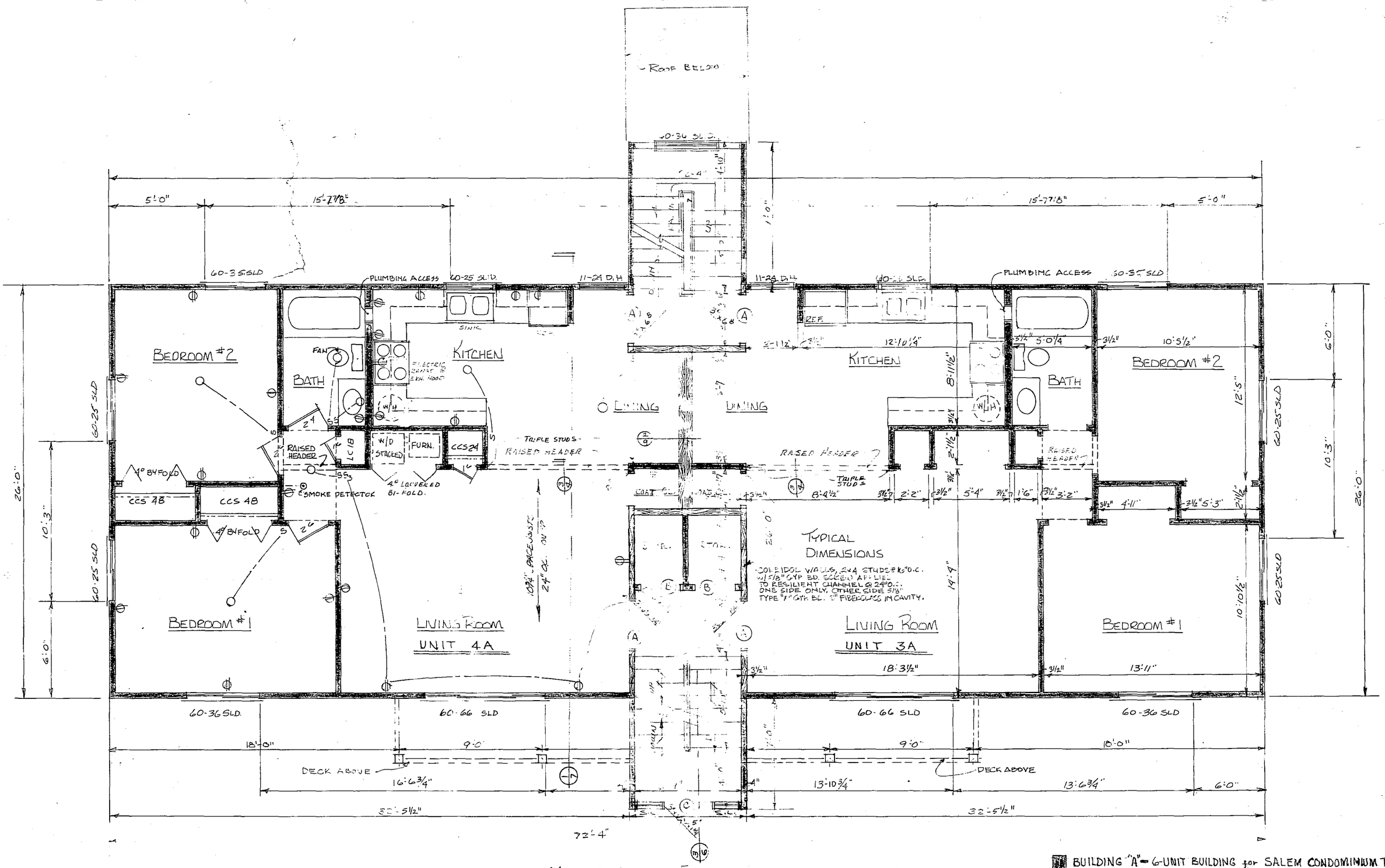
[redacted]

ADRIAN C. HESTNESS ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MINN. 56007
PHONE 507-373-4205

IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-Inc. HOMES
HOME OFFICE: 3390 Sixtieth Avenue, Des Moines, Iowa
MAIN PLANT: Old Highway 30 East, Rt. 1, Boone, Iowa

DESIGN FOR	REVISIONS	DATE	PLAN NO.
	1- 12-2-77 - 4 Units		PCA-12
	2- 12-22-77 - 6 Units	SHEET 2 OF NINE	DRAWN BY



MIDDLE LEVEL F

SCALE 1/4" = 1'-0"

(SEE SHT. # E-1 FOR ELECTRICAL LAYOUT)

Prepared specifically for me or under my direct supervision. Duly Registered Architect

Adrian C. Hestness

Date 12-22-77 Reg. No. 8086

BUILDING "A" — 6-UNIT BUILDING for SALEM CONDOMINIUM TWO
1807 GREENFIELD LANE S.W., ROCHESTER, MINN.

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. · ALBERT LEA, MINN. 56007
PHONE · 507-373-4205

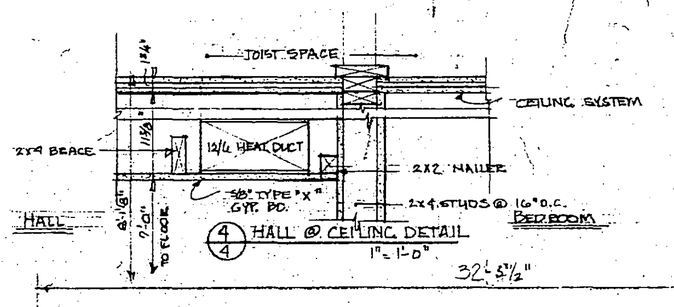
IMPORTANT

HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-bilt HOMES

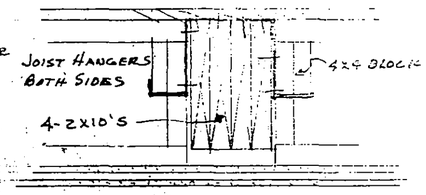
HOME OFFICE: 5390 Second Avenue, Des Moines, Iowa
MAIN PLANT: Old Highway 30 East, Rt. 1, Boone, Iowa

DESIGN FOR	REVISIONS	DATE	PLAN NO.
	6-16-77 MAM 9-26-77- A.C.H. 12-22-77 T.R.S.	3-22-77	C-1120-1124
		SHEET 3 OF NINE.	DRAWN BY



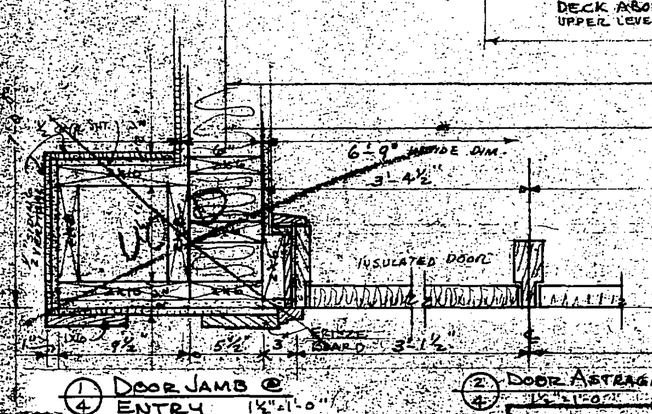
4/4 HALL @ CEILING DETAIL
1" = 1'-0"

NOTE: 3/4 DETAIL 4/4 APPLIES TO LOWER & MIDDLE LEVELS ONLY



3/4 RAISED HEADER DETAIL
1½" = 1'-0"

LOWER LEVEL FLOOR PLAN
SCALE ¼" = 1'-0"
(SEE SHT. #1 FOR ELECTRICAL LAYOUT)



1/4 DOOR JAMB @ ENTRY 1½" = 1'-0"

2/4 DOOR ASTRAGAL 1½" = 1'-0"

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Iowa.

Date 11-29-77 Reg. No. 8086

BUILDING "A" - SIX UNIT BUILDING for SALEM CONDOMINIUM IND
1807 GREENFIELD LANE S.W. - ROCHESTER, MINN.

ADRIAN C. HESTNESS / ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MINN. 56007
PHONE 507-373-4205

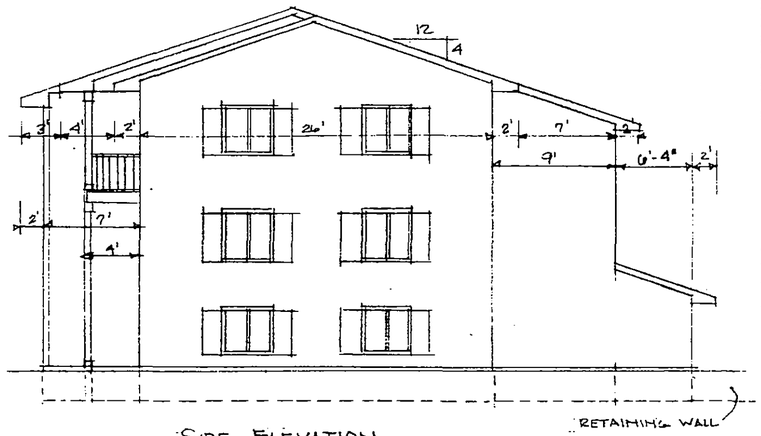
IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-Gilt HOMES
HOME OFFICE: 5390 Second Avenue, Des Moines, Iowa
MAIN PLANT: Old Highway 30 East, Rt. 1, Boone, Iowa

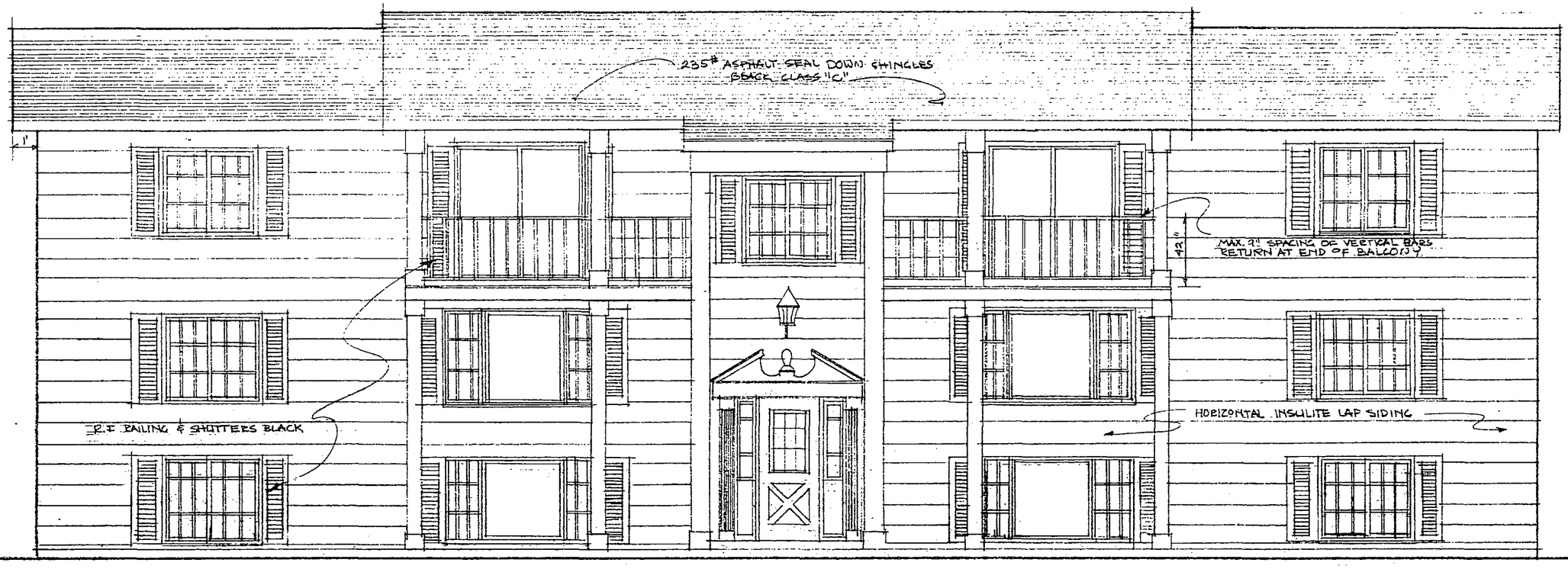
DESIGN FOR	REVISIONS	DATE	PLAN NO.
	6-16-77 MM 9-26-77 ACH 10-22-77 TES 11-16-77 TES		
	SHEET 4 OF NINE		DRAWN BY



REAR ELEVATION
SCALE 1/8"=1'-0"



SIDE ELEVATION
SCALE 1/8"=1'-0"
(LEFT ELEV. SAME IN REVERSE)

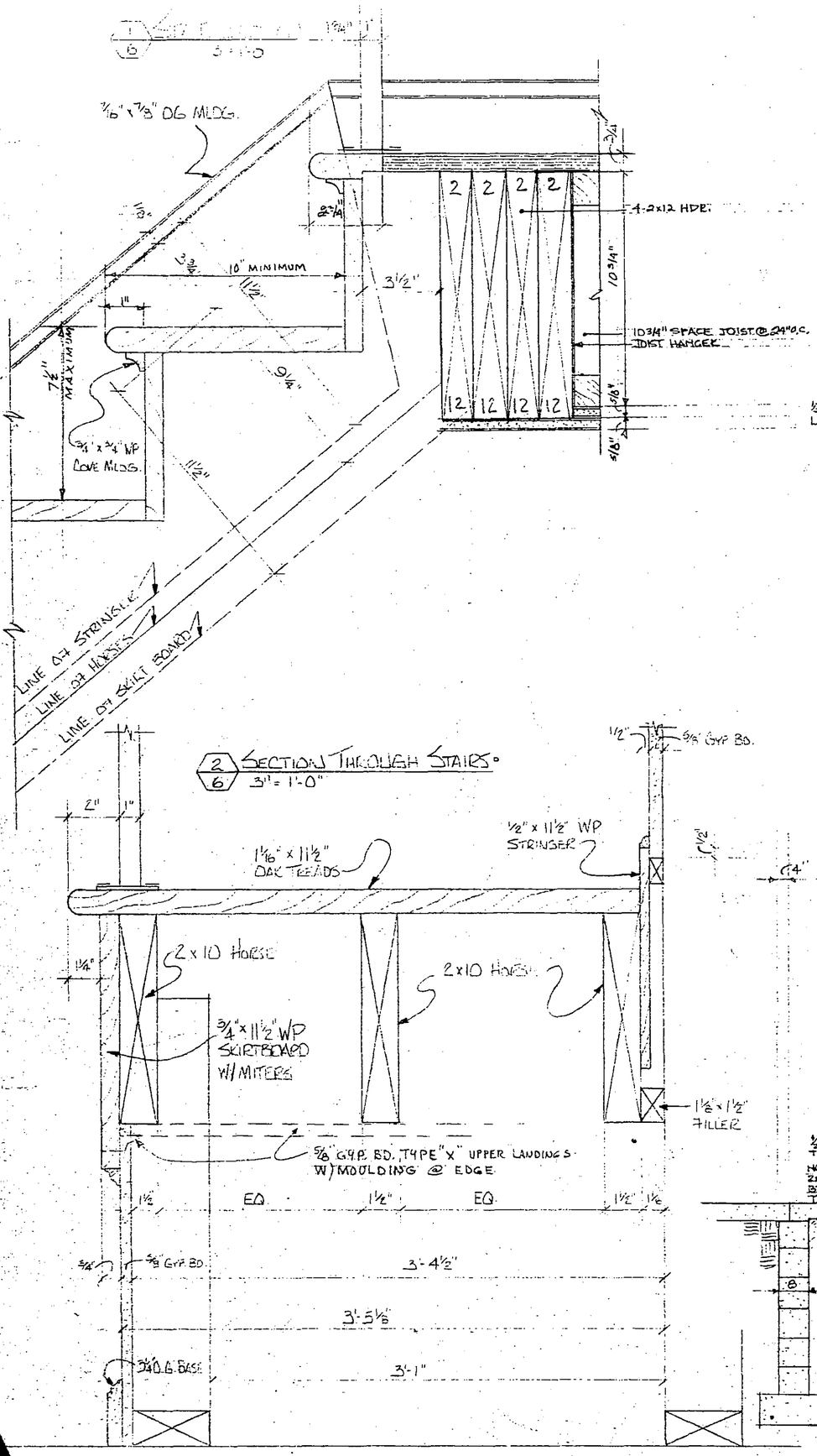


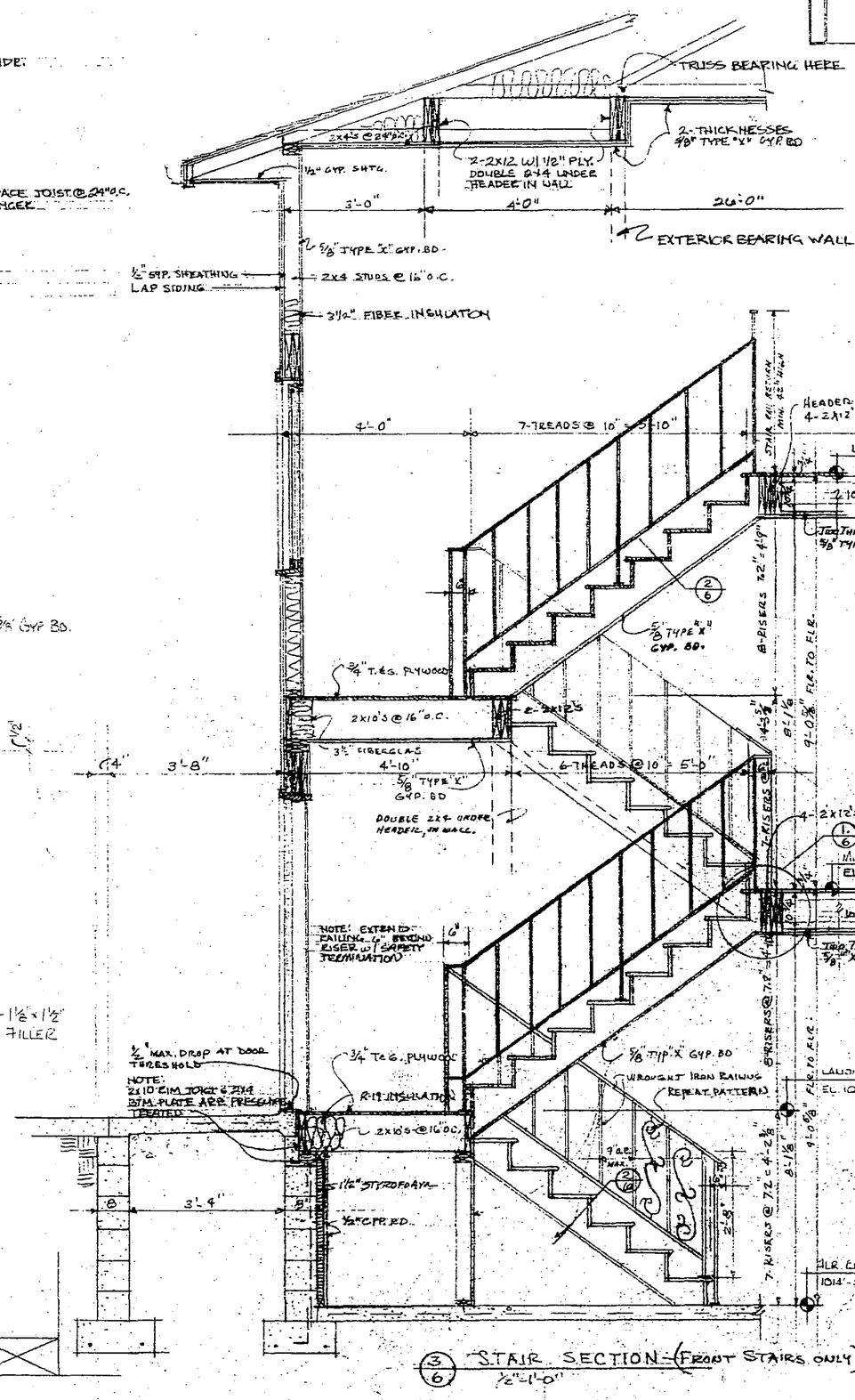
FRONT ELEVATION
SCALE 1/8"=1'-0"

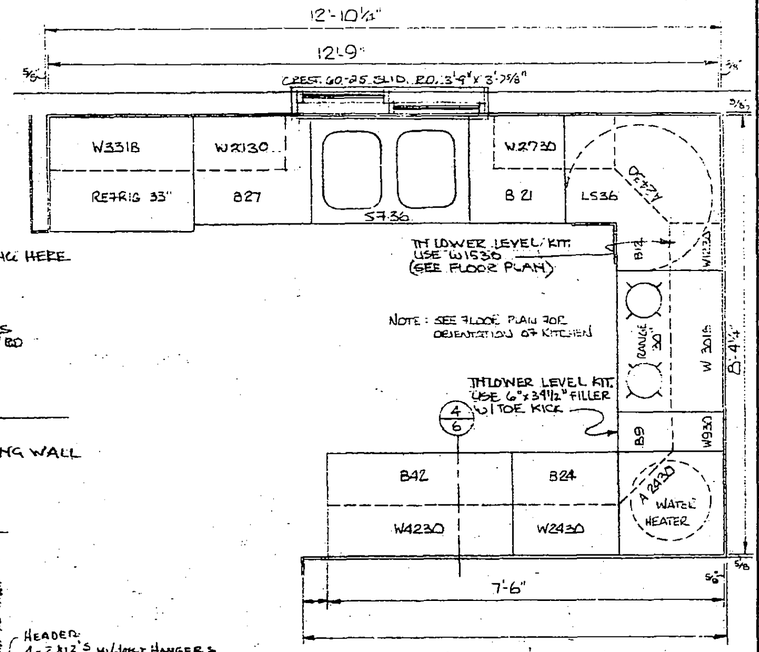
BUILDING A&B 6 UNIT BUILDINGS FOR
SALEM CONDOMINIUM TWO
1807 & 1811 GREENFIELD LANE S.W. ROCHESTER MN.

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MN. 56007
1-507-373-4205

[redacted]







Typical Kitchen Layout

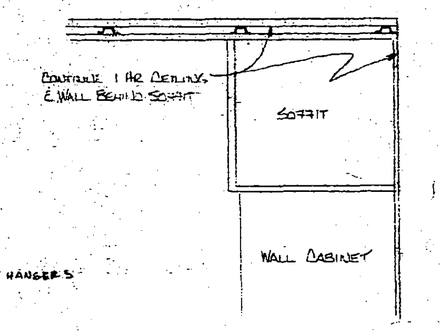
1/2" = 1'-0"

2/6 Section Through Stairs

3" = 1'-0"

3/6 Stair Section - (Front Stairs only)

1/2" = 1'-0"



4/6 Detail @ Soffit over Kitchen Cabinets

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

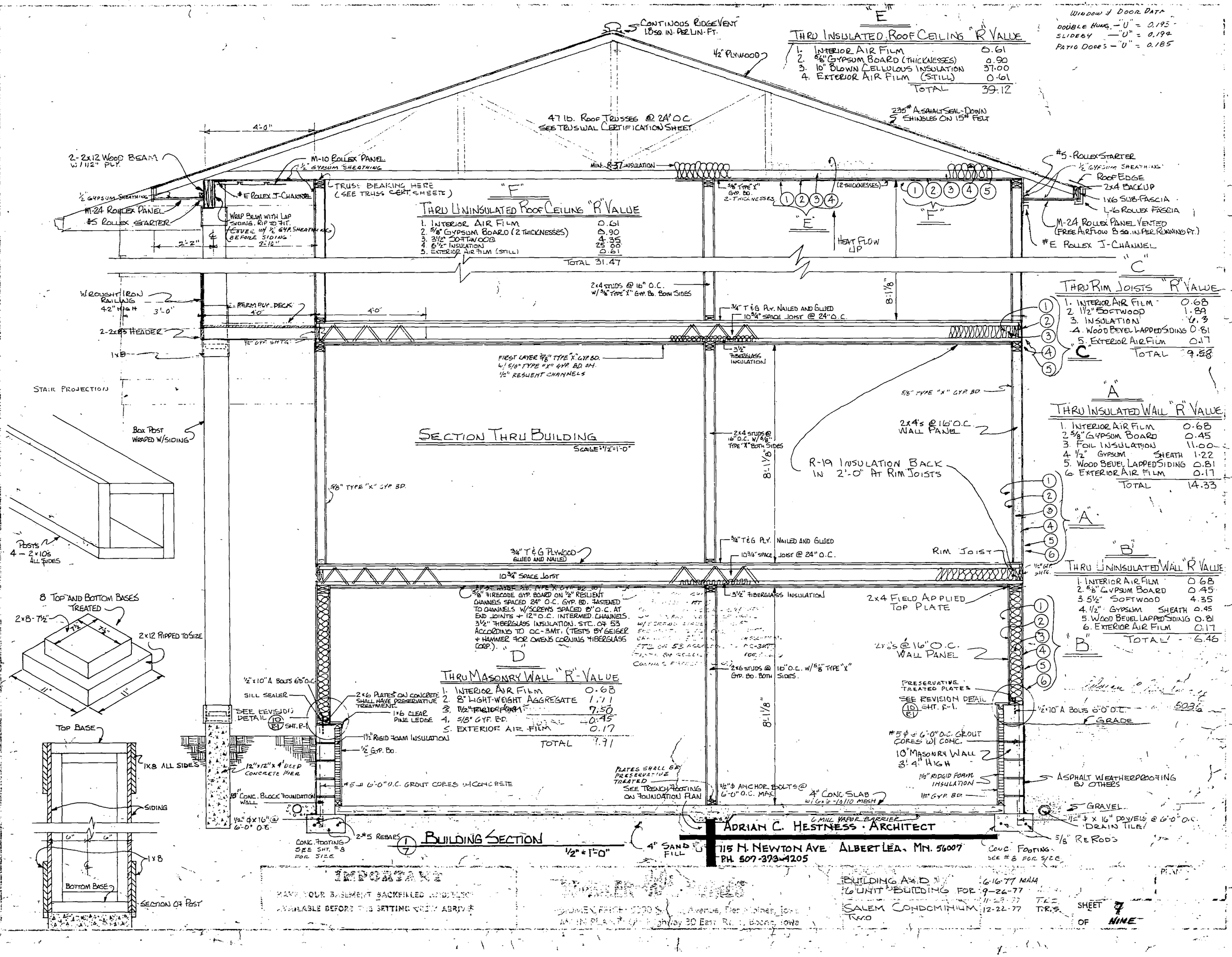
Adrian C. Hestness

Date 11-29-77 Reg. No. 8086

BUILDING A & B - 6 UNIT BUILDING FOR SALEM CONDOMINIUM TWO 1807 & 1811 GREENFIELD LANE S.W. ROCHESTER, MN.

ADRIAN C. HESTNESS • ARCHITECT
115 N. NEWTON AVE. • ALBERT LEA, MN.
PHONE 507-373-4205

DATE 9-26-77
REV. 11-25-77
REV. 12-22-77
SHEET 6 OF 9



"E" THRU INSULATED ROOF CEILING "R" VALUE

1.	INTERIOR AIR FILM	0.61
2.	5/8" GYPSUM BOARD (THICKNESSES)	0.90
3.	10" BLOWN CELLULOUS INSULATION	37.00
4.	EXTERIOR AIR FILM (STILL)	0.61
	TOTAL	39.12

"F" THRU UNINSULATED ROOF CEILING "R" VALUE

1.	INTERIOR AIR FILM	0.61
2.	5/8" GYPSUM BOARD (2 THICKNESSES)	0.90
3.	3½" SOFTWOOD	4.35
4.	6½" INSULATION	25.00
5.	EXTERIOR AIR FILM (STILL)	0.61
	TOTAL	31.47

"C" THRU RIM JOISTS "R" VALUE

1.	INTERIOR AIR FILM	0.68
2.	1½" SOFTWOOD	1.89
3.	INSULATION	6.3
4.	WOOD BEVEL LAPPED SIDING	0.81
5.	EXTERIOR AIR FILM	0.17
	TOTAL	9.88

"A" THRU INSULATED WALL "R" VALUE

1.	INTERIOR AIR FILM	0.68
2.	5/8" GYPSUM BOARD	0.45
3.	FOIL INSULATION	11.00
4.	½" GYPSUM SHEATH	1.22
5.	WOOD BEVEL LAPPED SIDING	0.81
6.	EXTERIOR AIR FILM	0.17
	TOTAL	14.33

"B" THRU UNINSULATED WALL "R" VALUE

1.	INTERIOR AIR FILM	0.68
2.	5/8" GYPSUM BOARD	0.45
3.	5½" SOFTWOOD	4.35
4.	½" GYPSUM SHEATH	0.45
5.	WOOD BEVEL LAPPED SIDING	0.81
6.	EXTERIOR AIR FILM	0.17
	TOTAL	6.46

"D" THRU MASONRY WALL "R"-VALUE

1.	INTERIOR AIR FILM	0.68
2.	8" LIGHT-WEIGHT AGGREGATE	1.11
3.	1½" RIGID FOAM	7.50
4.	5/8" GYP. BD.	0.45
5.	EXTERIOR AIR FILM	0.17
	TOTAL	9.91

WINDOW & DOOR DATA
DOUBLE HUNG — "U" = 0.195
SLIDEBY — "U" = 0.192
PATIO DOORS — "U" = 0.185

SECTION THRU BUILDING

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

BUILDING SECTION

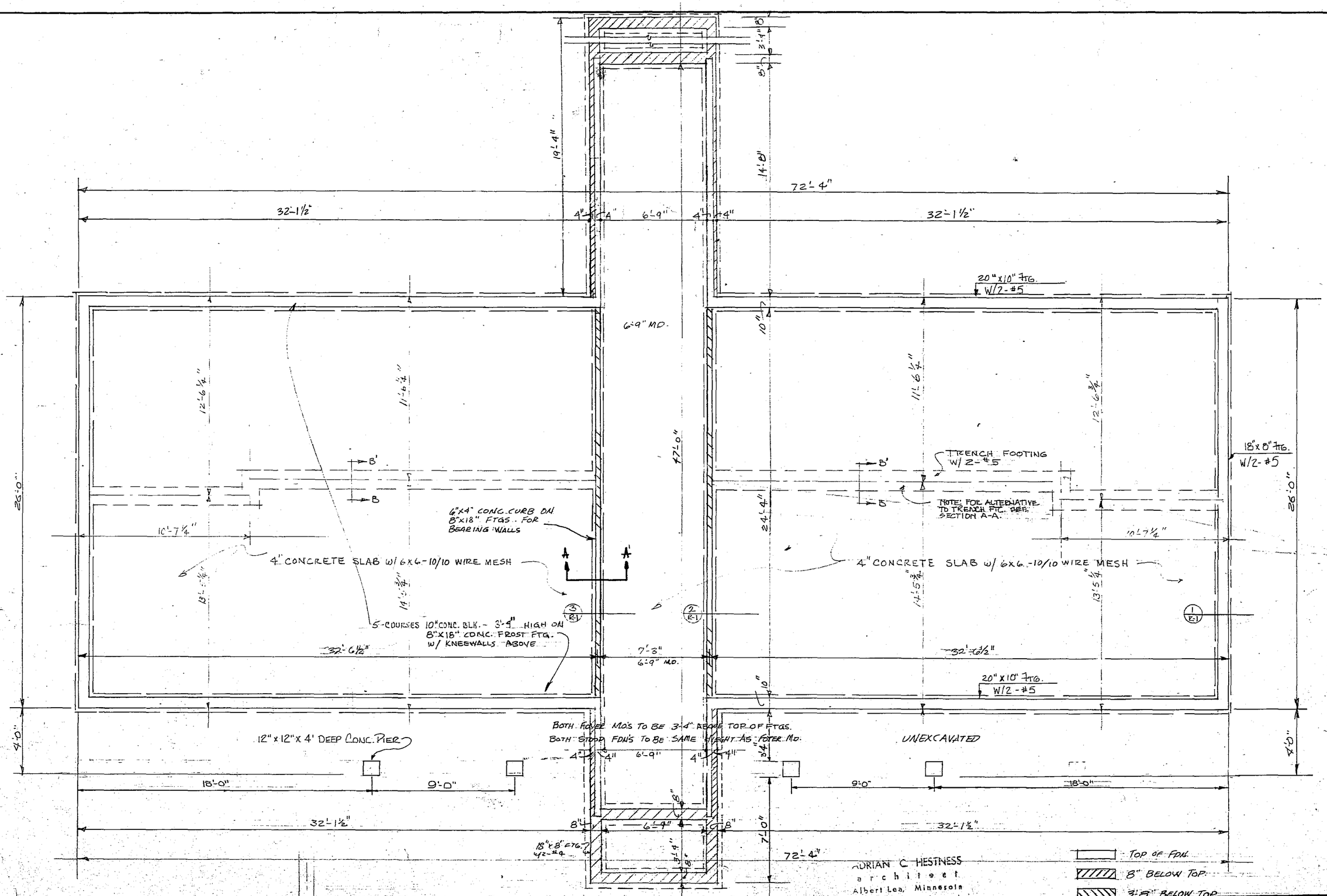
1/2" = 1'-0"

IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND FLOOR AVAILABLE BEFORE TRUSS SETTING CREW ARRIVES

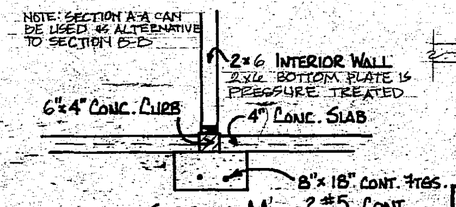
ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MN. 56007
PH. 507-373-4205

BUILDING A & D — 6-16-77 MAM
6 UNIT BUILDING FOR — 9-26-77
SALEM CONDOMINIUM — 12-22-77 T.R.S.
TWO

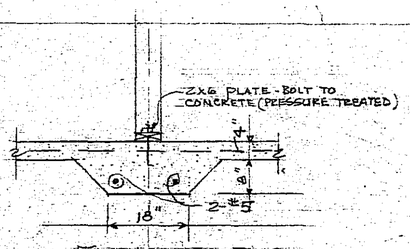
SHEET 7 OF NINE



NOTE: SECTION A-A CAN BE USED AS ALTERNATIVE TO SECTION B-B



SECTION AA'
½" = 1'-0"



TRENCH FOOTING
SECTION BB'

FOOTING & FOUNDATION PLAN

¼" = 1'-0"

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Date 11-28-77 Reg. No. 8086

ADRIAN C. HESTNESS
architect
Albert Lea, Minnesota

Architect's approval applies to design arrangement and interpretation and it does not relieve the contractor of the responsibility for accuracy of details, dimensions or quantities.

_____ APPROVED
_____ APPROVED AS NOTED
_____ REJECTED, RE-SUBMIT
BY
DATE

IMPORTANT

HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

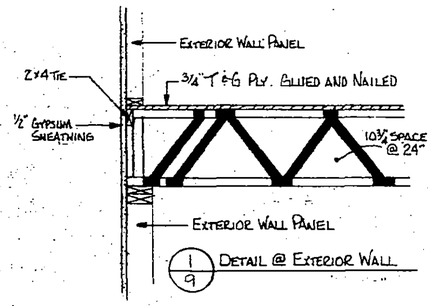
SANDLER-bilt HOMES

HOME OFFICE: 5390 Second Avenue, Des Moines, Iowa
MAIN PLANT: Old Highway 30 East, Rt. 1, Boone, Iowa

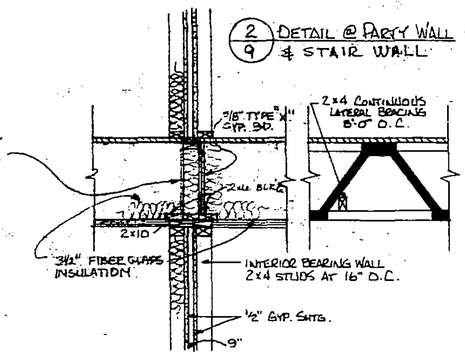
[redacted]

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MINN. 56007
PHONE · 507-373-4205

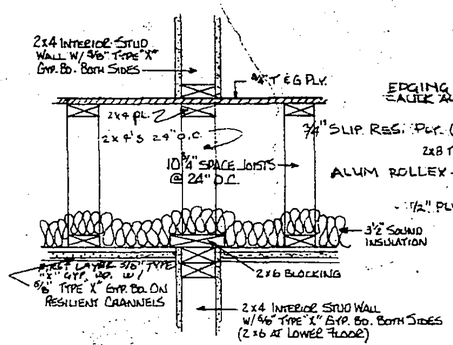
DESIGN FOR	REVISIONS	DATE	PLAN NO.
BUILDING A & D-6 UNIT BUILDING FOR SALEM CONDO. TWO 1801 & 1811 GREENFIELD LN. ROCHESTER, MN.	9-26-77 - A.C.H. 12-22-77 - T.E.S. 4-11-78 - T.R.S.	3-23-77	C-1120-1124
		SHEET 8 OF NINE	DRAWN BY MIKE



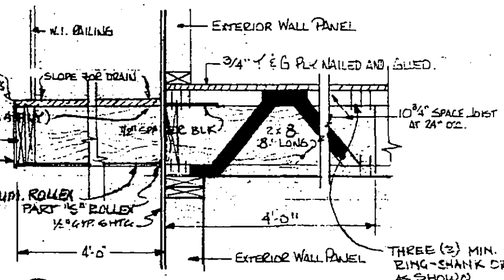
1/9 DETAIL @ EXTERIOR WALL



2/9 DETAIL @ PARTY WALL & STAIR WALL



3/9 DETAIL OF INTERIOR PART. PARALLEL TO JOISTS
1"=1'-0"



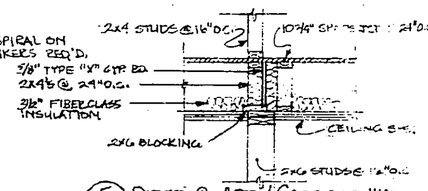
4/9 DETAIL @ BALCONY
3/4" = 1'-0"

HEADER SCHEDULE

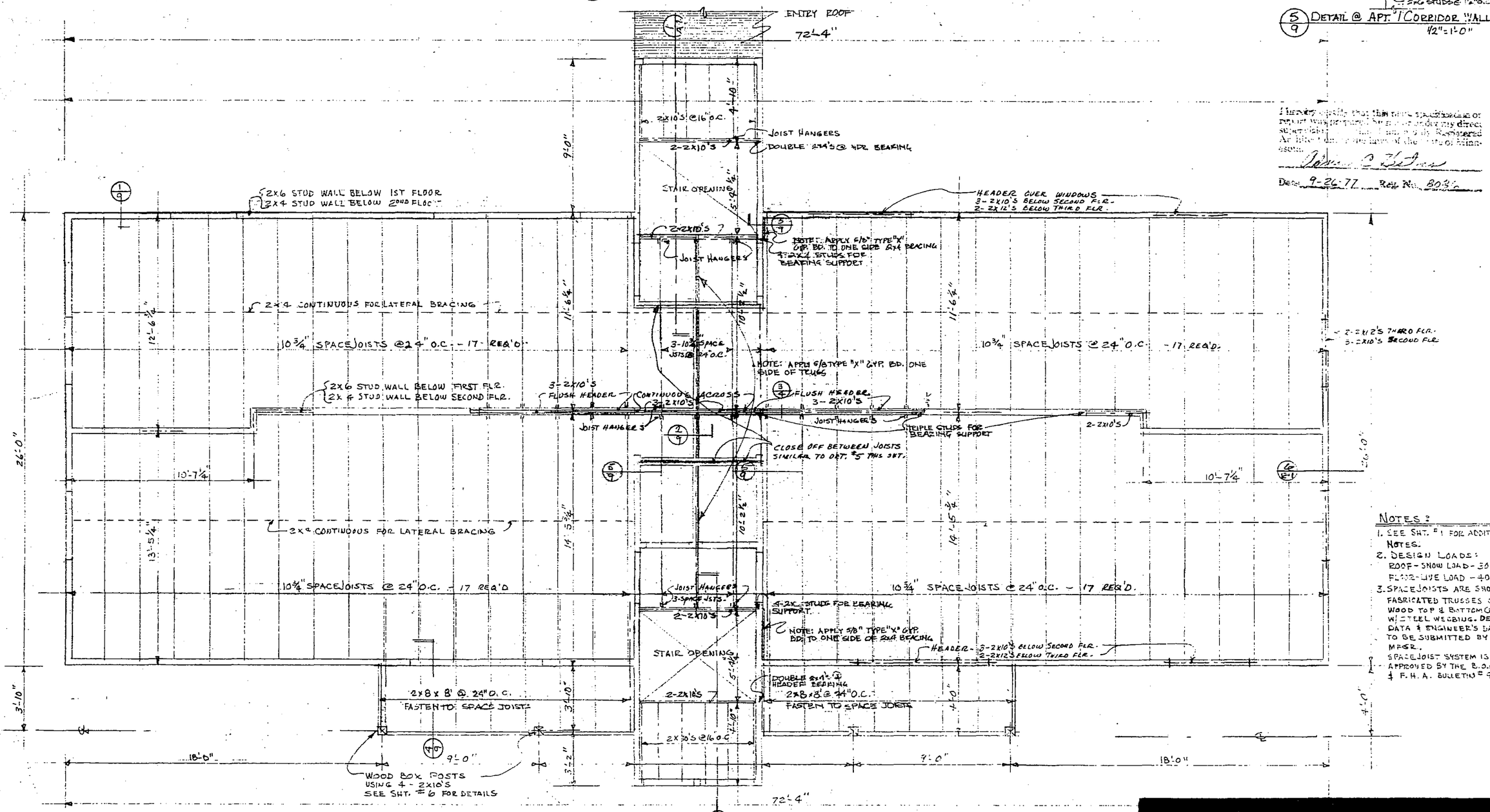
PATIO DOORS - 2-2x12's w/ 1/2" PLYW. FILLER

WINDOWS
- 2x4 WALLS - 4x12 - UP TO 6' SPAN
- 2x6 WALLS - 3-2x12's w/ 1/2" PLYW. - UP TO 8' SPAN.
- 3-2x8's w/ 1/2" PLYW. - UP TO 5' SPAN

EXTERIOR DOORS - 2-2x10's w/ 1/2" PLYW. FILLER



5/9 DETAIL @ APT. / CORRIDOR WALL
1/2" = 1'-0"



2/9

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MINNESOTA.

Date 9-26-77 Reg. No. 8031

NOTES:
1. SEE SHT. #1 FOR ADDITIONAL NOTES.
2. DESIGN LOADS:
   ROOF - SNOW LOAD - 30 P.S.F.
   FLOOR - LIVE LOAD - 40 P.S.F.
3. SPACE JOISTS ARE SHOP-FABRICATED TRUSSES OF WOOD TOP & BOTTOM CHORDS W/ STEEL WEBBING. DESIGN DATA & ENGINEER'S DATA TO BE SUBMITTED BY MFGR.
   SPACE JOIST SYSTEM IS APPROVED BY THE B.O.C.A. & F.H.A. BULLETIN # 9HG.

HEADERS
WINDOWS - 4x12's UP TO 6'-0"
PATIO DOOR - 2-2x12's w/ 1/2" PLYWOOD BETWEEN 7-1600 STRESS LUMBER.
EXTERIOR DOORS - 2-2x10's w/ 1/2" PLYWOOD BETWEEN + 2x4 + 1/2" PLYWOOD FLAT FILLER BETWEEN CRIPPLES.
INTERIORS - 4x12's UP TO 6'-0" OPENING
2-2x12's w/ 1/2" PLYWOOD BETWEEN OVER 6'-0" OPENING

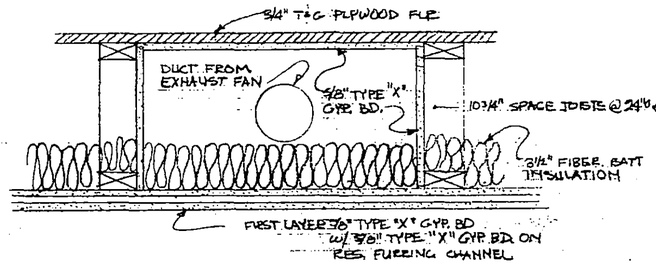
SECOND & THIRD FLOOR FRAMING PLAN

1/4" = 1'-0"

BUILDING A & D - 6 UNIT BUILDING FOR SALEM CONDO TWO
1807 & 1811 GREENFIELD LA. S.W. ROCHESTER, MN.

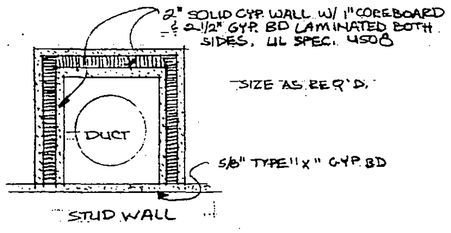
ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MINN.
PHONE · 507-373-4205

DATE: 9-26-77
REV. 12-22-77
REV. 2-11-78
SHEET 9 OF 9



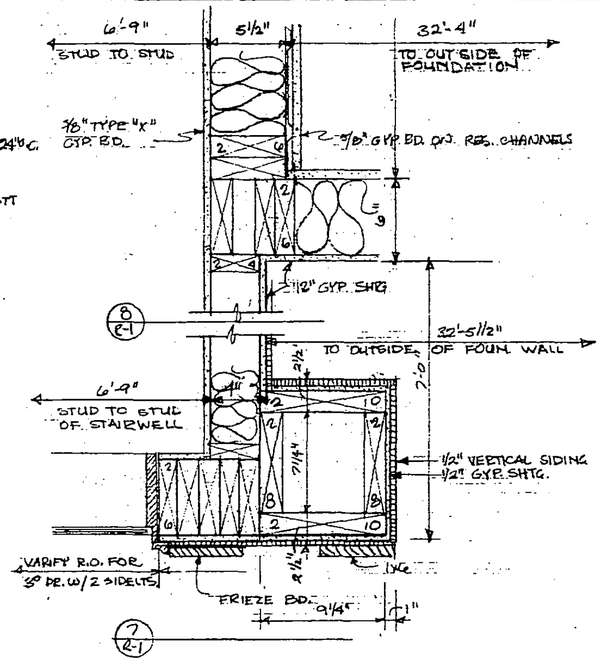
FLOOR-CEILING FIREPROOFING FOR DUCTS

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

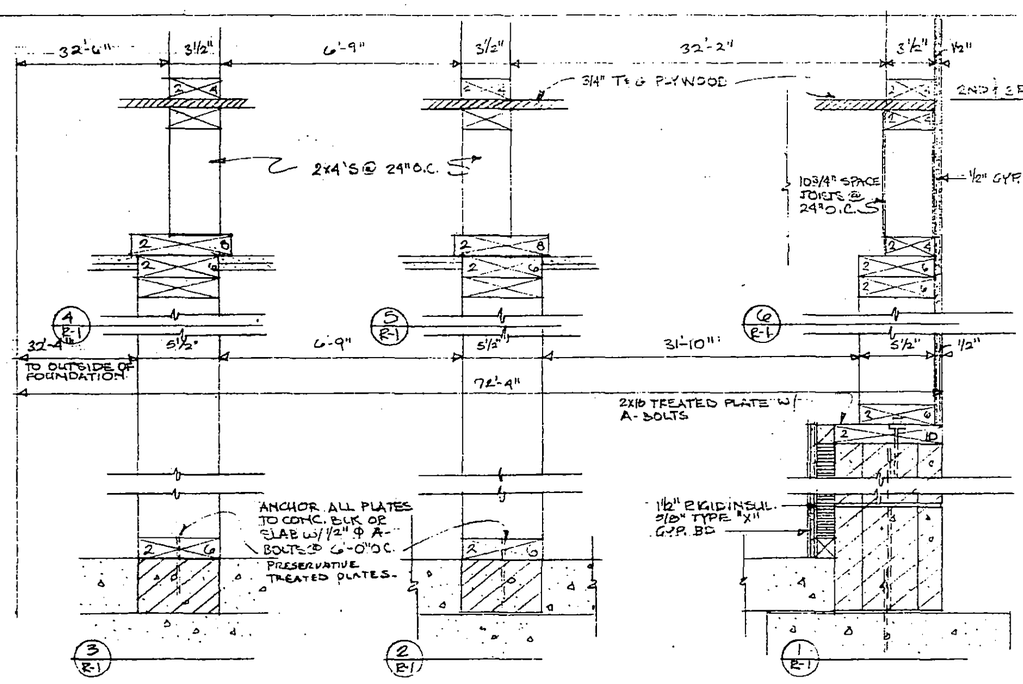


TYPICAL VERTICAL PIPE OR DUCT SHAFT

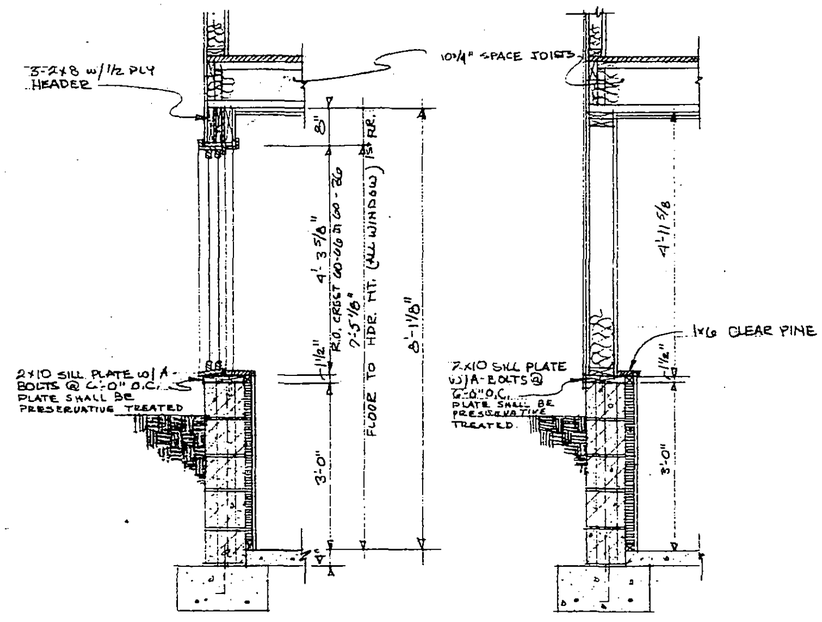
SCALE: = 1 1/2" = 1'-0"



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



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



SCALE 1/2" = 1'-0"

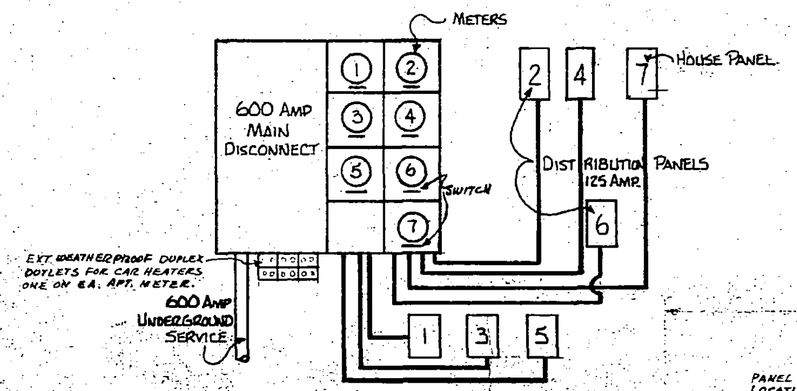
BUILDING A & D - 6 UNIT BUILDING FOR SALEM CONDOMINIUM TWO - 1807 & 1811 GREENFIELD LANE S.W. ROCHESTER, MN.

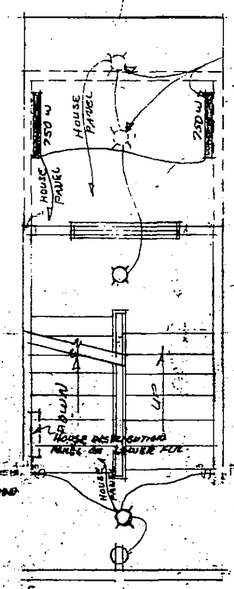
I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

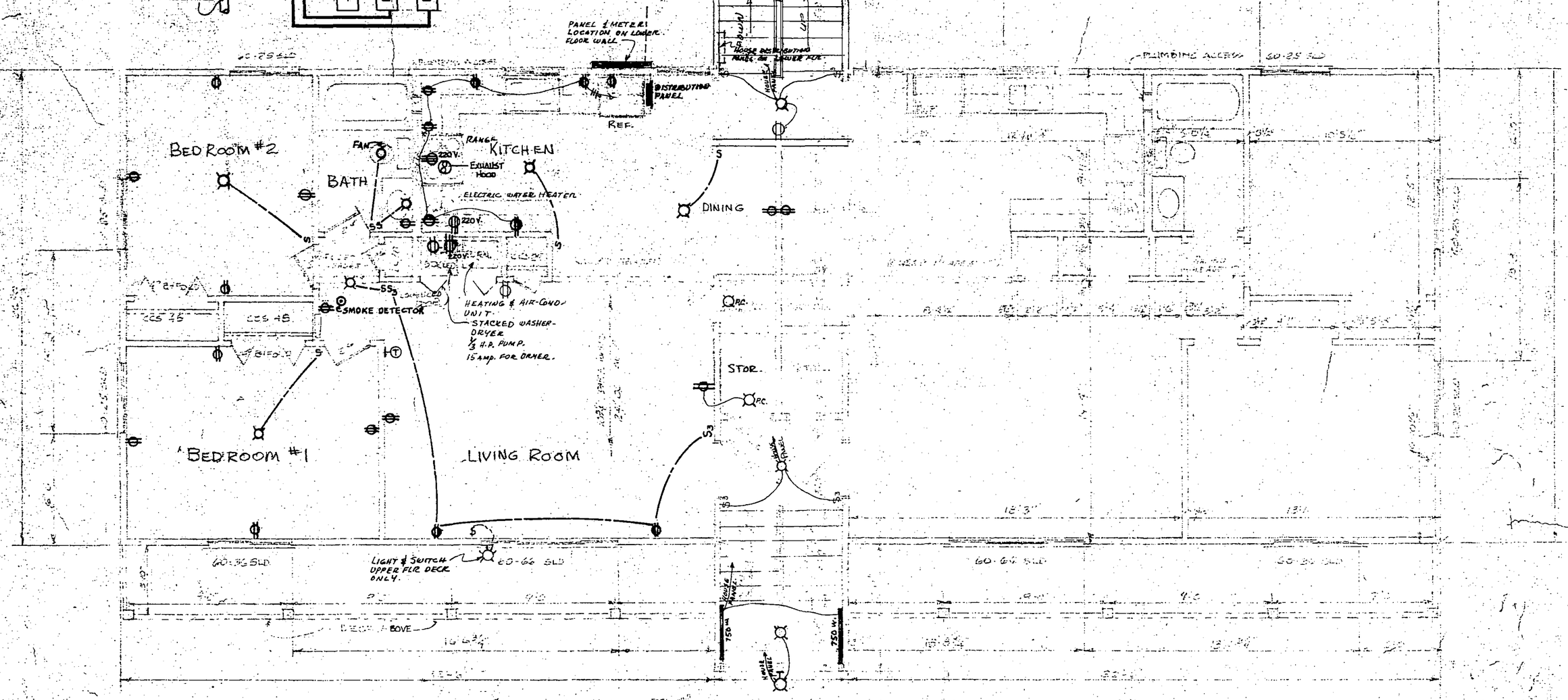
Adrian C Hestness

Date 1-9-78 Reg. No. 8086

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MN. 56007
PHONE · 507-373-4205







Electrical Symbols

- Ceiling Light
- Wall Bracket Light
- Pull Chain Switch
- Duplex Conv. Outlet 120 V.
- 220 Volt Outlet
- Fan
- Thermostat
- Duplex Conv. Outlet - Top ½ Switched
- Fire + Smoke Detector
- Single Pole Switch
- 3-Way Switch
- Phone Outlet By Phone Company
- Television Outlet
- Weather Proof Outlet
- Electric Heating Units - Baseboard (1000 Watts)
- Distribution Panel

(Middle Level Plan Shown)
Typical Electrical Floor Plan

Scale 1/4"=1'-0"

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect, under the laws of the State of Minnesota.
Adrian C. Hostetter
Date 9-26-77 Reg. No. 8086

Building A & B: 6-Unit Building for Salem Condominium Two
1807 & 1811 Greenfield La. S.W. Rochester, Minn.

[redacted]
Adrian C. Hostetter · Architect
118 N. Newton Ave. Albert Lea, Minn. 56007
Phone - 507-373-4205

IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-Built HOMES
HOME OFFICE: 5390 Second Avenue Des Moines, Iowa
MAIN PLANT: [illegible]

DESIGN FOR	REVISIONS	DATE	PLAN NO.
	9-26-77 A.C.H. 4-11-78 T.S.	9-26-77	
		SHEET E-1 ONE	DRAWN A.C.H.

HEATING & AIR-COND.

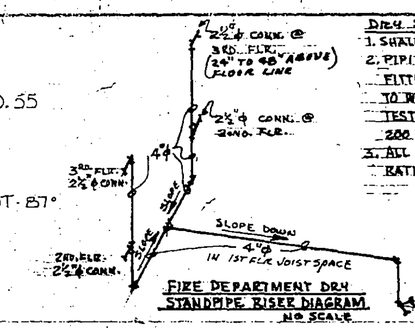
AREA - 832 SQ. FT. VOLUME - 6600 CU. FT.
U-FACTORS: WALLS - 0.053; ROOF - 0.022; GLASS - 0.55

	HEAT LOSSES	COOLING
WALLS	4700	4370
ROOF	1600	1830
GLA	4250	5670
INF.	5160	VENT. 600
	15710	
X 1.2	18800 INPUT	
PEOPLE	2400	
	3400	
	18270	

DT - 87°

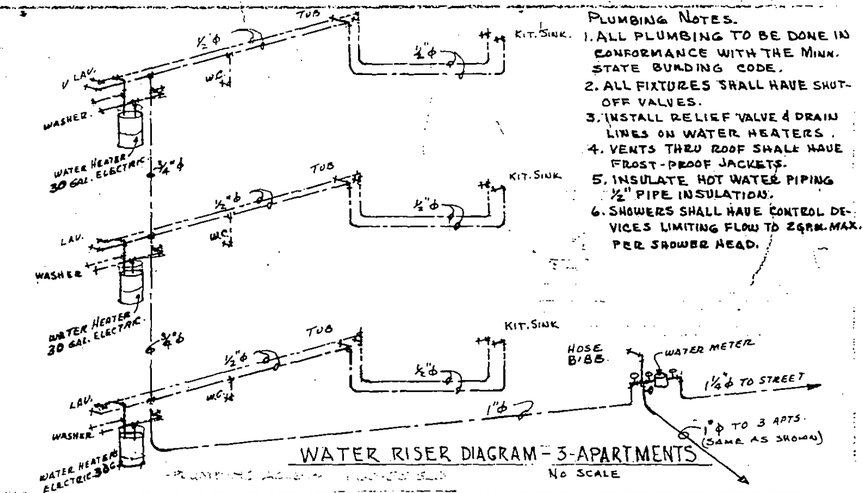
DRY STANDPIPE:

1. SHALL MEET REQUIREMENTS OF U.B.C. SEC. 3803.
2. PIPING SHALL BE WROUGHT IRON OR GALV. IRON, W/ FITTINGS & CONNECTIONS, ALL OF SUFFICIENT STRENGTH TO WITHSTAND 300 P.S.I. STANDPIPE SYSTEM SHALL BE TESTED HYDROSTATICLY TO WITHSTAND NOT LESS THAN 200 P.S.I. OF PRESSURE FOR 2 HOURS.
3. ALL HORIZ. RUNS SHALL BE PITCHED TO INLET AT THE RATE OF ¼" TO 10 FEET FOR PURPOSE OF DRAINING.



FIRE DEPARTMENT DRY STANDPIPE RISER DIAGRAM
NO SCALE

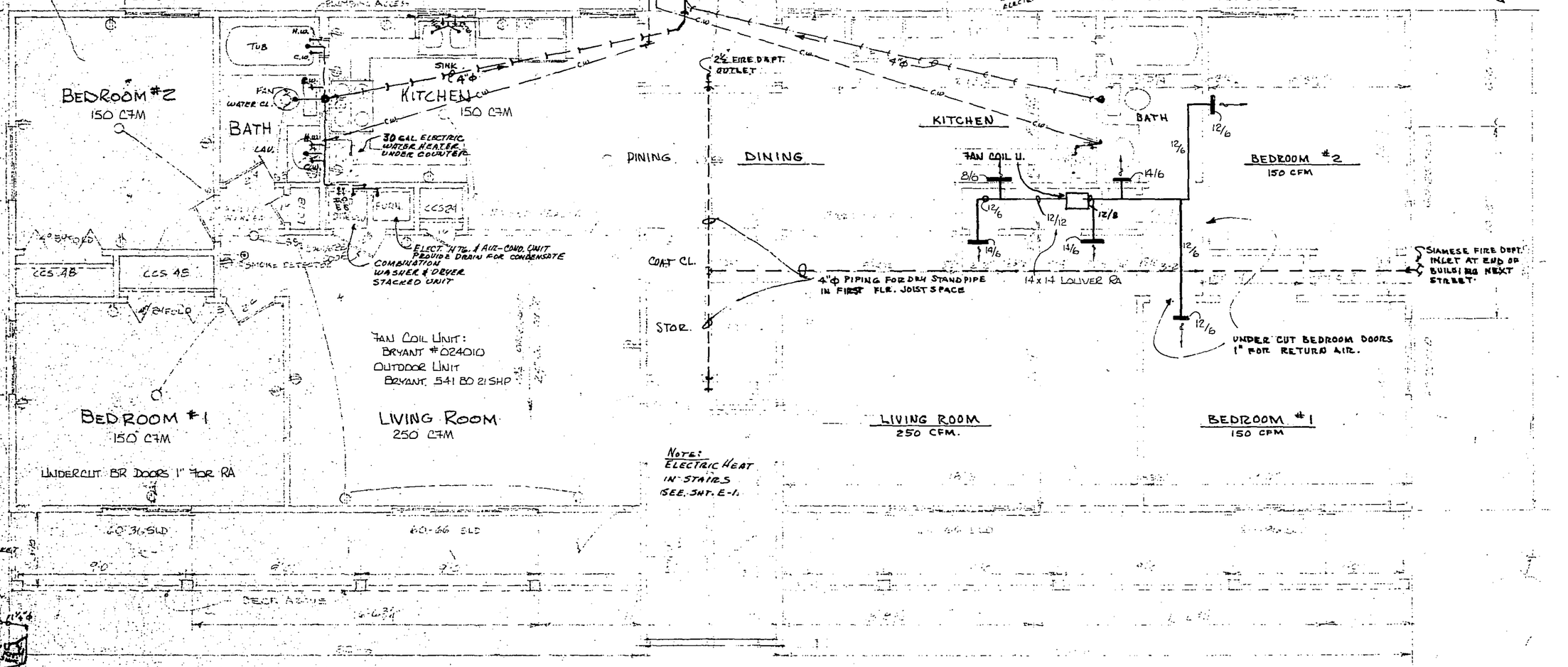
NOTE: SEE SITE PLAN FOR LOCATION OF WATER & SEWER SERVICE

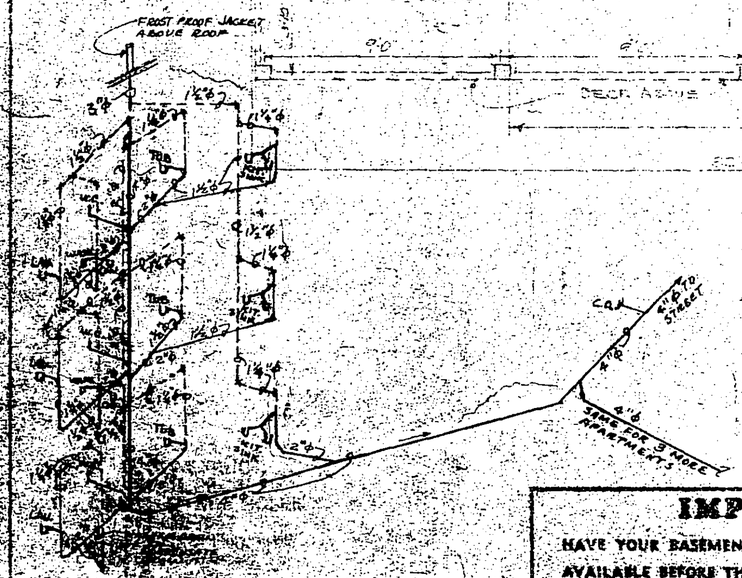


WATER RISER DIAGRAM - 3-APARTMENTS
No SCALE

PLUMBING NOTES.

1. ALL PLUMBING TO BE DONE IN CONFORMANCE WITH THE MINN. STATE BUILDING CODE.
2. ALL FIXTURES SHALL HAVE SHUT-OFF VALVES.
3. INSTALL RELIEF VALVE & DRAIN LINES ON WATER HEATERS.
4. VENTS THRU ROOF SHALL HAVE FROST-PROOF JACKETS.
5. INSULATE HOT WATER PIPING ½" PIPE INSULATION.
6. SHOWERS SHALL HAVE CONTROL DEVICES LIMITING FLOW TO 2 GPM. MAX. PER SHOWER HEAD.





WASTE & VENT RISER DIAGRAM
NO. SCALE

(MIDDLE LEVEL PLAN SHOWN — OTHER FLOORS SIMILAR)

FLOOR PLAN - TYPICAL PLUMBING & HEATING LAYOUT

SCALE ¼" = 1'-0"

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C. Hestness

Date 9-26-77 No. 8096

PLUMBING LEGEND

- SANITARY SEWER
- C.W. — COLD WATER
- HOT WATER
- G — G — GAS LINE
- VENT LINE

BUILDING A & B 6 UNIT BUILDING FOR
SALEM CONDOMINIUM TWO
1807 & 1811 GREENFIELD LANE S.W. ROCHESTER MN.

[redacted]

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE · ALBERT LEA, MINN. 56007
PHONE 507-373-4205

IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

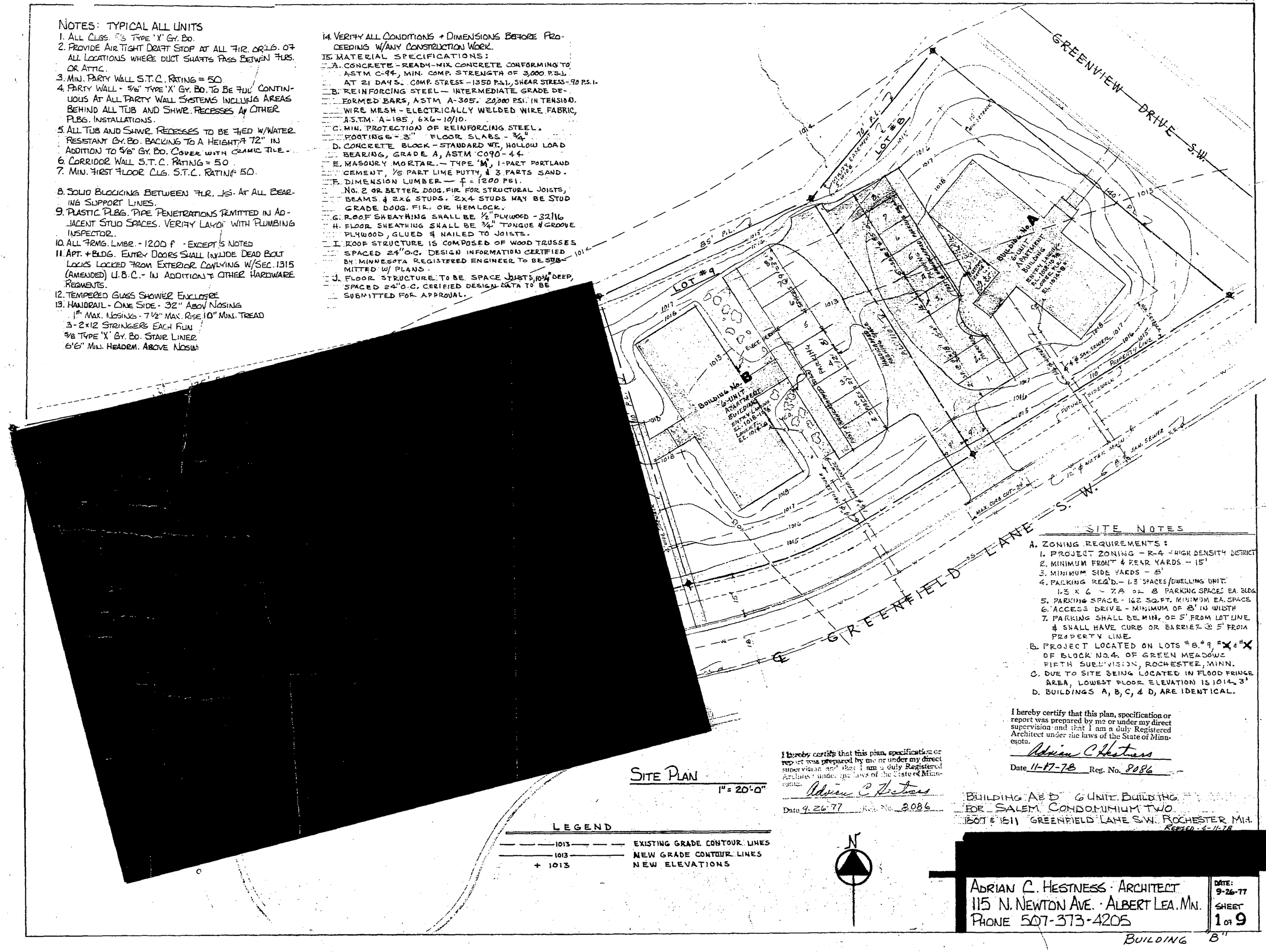
SANDLER-GILL HOMES
HOME OFFICE: [illegible] Second Avenue, Des Moines, Iowa
MAIN PLANT: [illegible] Highway 30 East, Rt. 1, Boone, Iowa

DESIGN BY	REVISIONS	DATE	PLAN NO.
	9-26-77		[illegible]

SHEET M-1 OF ONE. DRAWN BY A.C.H.

NOTES: TYPICAL ALL UNITS

1. ALL CLGS. IS TYPE 'X' GY. BD.
2. PROVIDE AIR TIGHT DRAFT STOP AT ALL FLR. OR LG. OF ALL LOCATIONS WHERE DUCT SHAFTS PASS BETWEN FLRS. OR ATTIC.
3. MIN. PARTY WALL S.T.C. RATING = 50
4. PARTY WALL - 5/8" TYPE 'X' GY. BD. TO BE FUL CONTINUOUS AT ALL PARTY WALL SYSTEMS INCLUING AREAS BEHIND ALL TUB AND SHWR. RECESSES AT OTHER PLBG. INSTALLATIONS.
5. ALL TUB AND SHWR. RECESSES TO BE FED W/WATER RESISTANT GY. BD. BACKING TO A HEIGHT OF 72" IN ADDITION TO 5/8" GY. BD. COVER WITH CERAMIC TILE.
6. CORRIDOR WALL S.T.C. RATING = 50
7. MIN. FIRST FLOOR CLG. S.T.C. RATING = 50.
8. SOLID BLOCKING BETWEEN FLR. JS. AT ALL BEARING SUPPORT LINES.
9. PLASTIC PLBG. PIPE PENETRATIONS PERMITTED IN ADJACENT STUD SPACES. VERIFY LAYOUT WITH PLUMBING INSPECTOR.
10. ALL FRMG. LMBR. - 1200 f - EXCEPT AS NOTED
11. APT. + BLDG. ENTRY DOORS SHALL INCLUDE DEAD BOLT LOCKS LOCKED FROM EXTERIOR CONFORMING W/SEC. 1315 (AMENDED) U.B.C. - IN ADDITION TO OTHER HARDWARE REQMENTS.
12. TEMPERED GLASS SHOWER ENCLOSURE
13. HANDRAIL - ONE SIDE - 32" ABOVE NOSING
    1" MAX. NOSING - 7½" MAX. RISE 10" MIN. TREAD
    3 - 2x12 STRINGERS EACH FLIN
    5/8 TYPE 'X' GY. BD. STAIR LINER
    6'6" MIN. HEADRM. ABOVE NOSING
14. VERIFY ALL CONDITIONS + DIMENSIONS BEFORE PROCEEDING W/ANY CONSTRUCTION WORK.
15. MATERIAL SPECIFICATIONS:
    A. CONCRETE - READY-MIX CONCRETE CONFORMING TO ASTM C-94, MIN. COMP. STRENGTH OF 3,000 P.S.I. AT 21 DAYS. COMP. STRESS - 1350 P.S.I., SHEAR STRESS - 90 P.S.I.
    B. REINFORCING STEEL - INTERMEDIATE GRADE DEFORMED BARS, A.S.T.M. A-305. 20,000 P.S.I. IN TENSION. WIRE MESH - ELECTRICALLY WELDED WIRE FABRIC, A.S.T.M. A-185, 6x6 - 10/10.
    C. MIN. PROTECTION OF REINFORCING STEEL. FOOTINGS - 3" FLOOR SLABS - ¾"
    D. CONCRETE BLOCK - STANDARD WT., HOLLOW LOAD BEARING, GRADE A, ASTM C090-44
    E. MASONRY MORTAR. - TYPE 'M', 1-PART PORTLAND CEMENT, ½ PART LIME PUTTY, & 3 PARTS SAND.
    F. DIMENSION LUMBER - f = 1200 PSI. NO. 2 OR BETTER DOUG. FIR FOR STRUCTURAL JOISTS, BEAMS & 2x6 STUDS. 2x4 STUDS MAY BE STUD GRADE DOUG. FIR, OR HEMLOCK.
    G. ROOF SHEATHING SHALL BE ½" PLYWOOD - 32/16
    H. FLOOR SHEATHING SHALL BE ¾" TONGUE & GROOVE PLYWOOD, GLUED & NAILED TO JOISTS.
    I. ROOF STRUCTURE IS COMPOSED OF WOOD TRUSSES SPACED 24" O.C. DESIGN INFORMATION CERTIFIED BY MINNESOTA REGISTERED ENGINEER TO BE SUBMITTED W/ PLANS.
    J. FLOOR STRUCTURE TO BE SPACE JOISTS, 10¾" DEEP, SPACED 24" O.C. CERTIFIED DESIGN DATA TO BE SUBMITTED FOR APPROVAL.



SITE NOTES

A. ZONING REQUIREMENTS:
1. PROJECT ZONING - R-4 - HIGH DENSITY DISTRICT
2. MINIMUM FRONT & REAR YARDS - 15'
3. MINIMUM SIDE YARDS - 5'
4. PARKING REQ'D. - 1.3 SPACES/DWELLING UNIT
   1.3 x 6 = 7.8 OR 8 PARKING SPACES EA. BLDG.
5. PARKING SPACE - 162 SQ. FT. MINIMUM EA. SPACE
6. ACCESS DRIVE - MINIMUM OF 8' IN WIDTH
7. PARKING SHALL BE MIN. OF 5' FROM LOT LINE & SHALL HAVE CURB OR BARRIER @ 5' FROM PROPERTY LINE.

B. PROJECT LOCATED ON LOTS "8" & "9", "X" & "X" OF BLOCK NO. 4. OF GREEN MEADOWS FIFTH SUBDIVISION, ROCHESTER, MINN.

C. DUE TO SITE BEING LOCATED IN FLOOD FRINGE AREA, LOWEST FLOOR ELEVATION IS 1014.3'

D. BUILDINGS A, B, C, & D, ARE IDENTICAL.

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C Hestness

Date 11-17-78 Reg. No. 8086

SITE PLAN

1" = 20'-0"

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C Hestness

Date 9-26-77 Reg. No. 8086

LEGEND

——— 1013 ———	EXISTING GRADE CONTOUR LINES
——— 1013 ———	NEW GRADE CONTOUR LINES
+ 1013	NEW ELEVATIONS

BUILDING A, B, C & D 6 UNIT BUILDING
FOR SALEM CONDOMINIUM TWO
LOT 8 & 9 GREENFIELD LANE S.W. ROCHESTER, MN.
REVISED - 6-11-78

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. · ALBERT LEA, MN.
PHONE 507-373-4205

DATE: 9-26-77
SHEET 1 OF 9

BUILDING B"

DOOR DATA

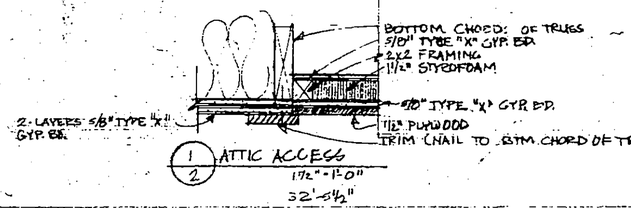
1. EXTERIOR DOORS, TYPE (C) SHALL BE INSULATED METAL DOORS. GLASS SHALL BE TEMPERED. "U" VALUE IS ENTRY DOOR ON PARKING SIDE SHALL HAVE LEVER HANDLE LOCKSET
2. TYPE (A) DOORS SHALL BE "B" LABELED DOOR & FRAME ASSEMBLY W/ CLOSERS.
3. TYPE (B) DOORS SHALL BE 20 MIN. FIRE RATED DOOR & FRAME. PERIMETER SHALL RECEIVE FOAM WEATHERSTRIPPING.

WINDOW DATA:

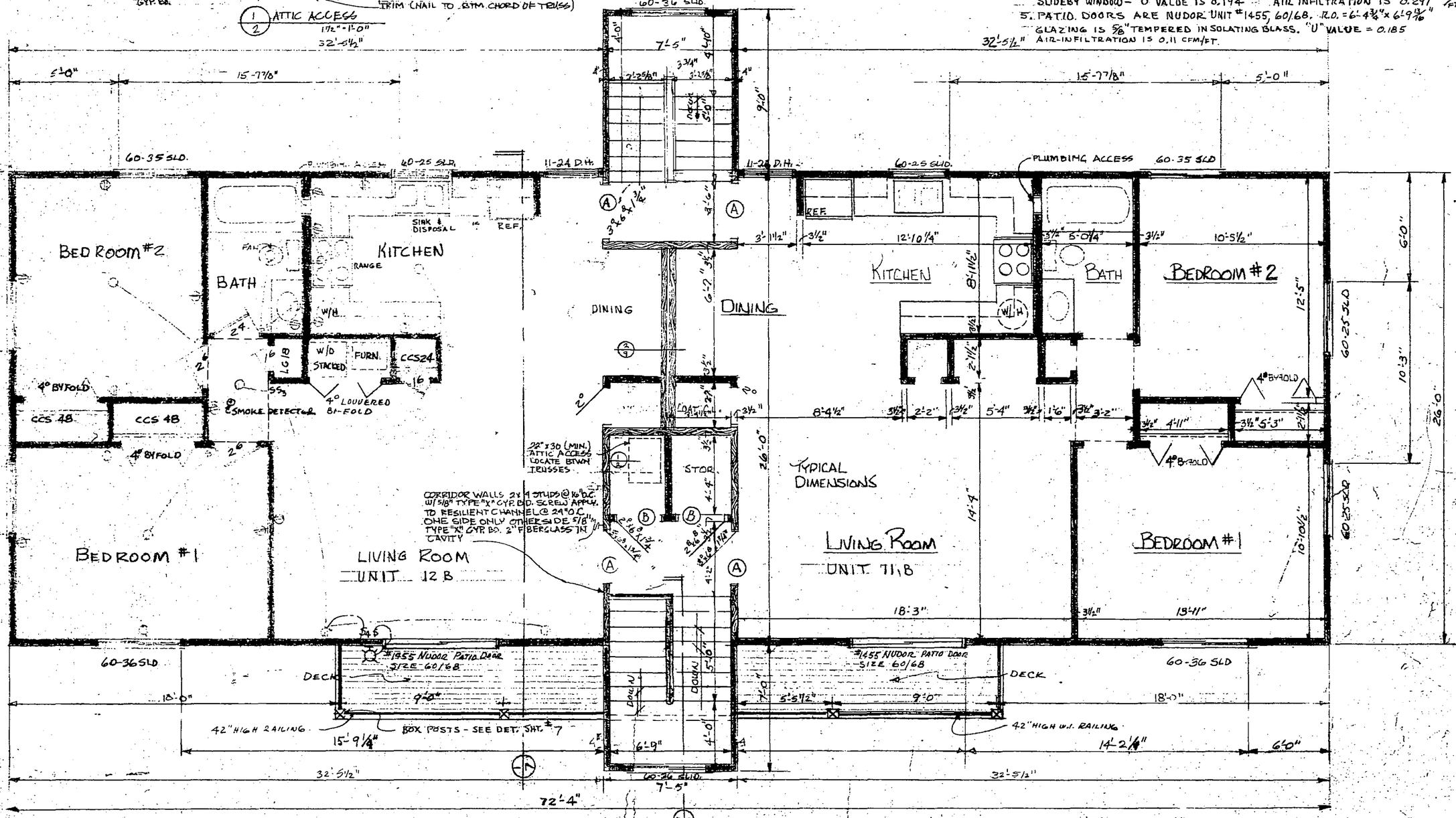
1. WINDOWS SHALL BE DOUBLE HUNG & SLIDEBY AS MFD. BY CRESTLINE, WAUSAU, WISCONSIN.
2. WINDOW DATA IS AS FOLLOWS:

	ROUGH OPNG.	GLASS AREA	VENT. AREA
DOUBLE HUNG - #11-31 D.H.	2'-10 3/8" x 3'-5"	6.03 SQ.FT.	3.47 SQ.FT.
SLIDEBY #60-25-SLD.	3'-9" x 3'-7 7/8"	9.26 SQ.FT.	5.32 SQ.FT.
SLIDEBY #60-36-SLD.	4'-7" x 4'-3 5/8"	14.36 SQ.FT.	8.04 SQ.FT.
SLIDEBY #60-66 SLD.	7'-7" x 4'-3 5/8"	24.85 SQ.FT.	13.46 SQ.FT.

3. WINDOWS TO BE GLAZED WITH INSULATING GLASS.
4. DOUBLE HUNG WINDOWS - "U" VALUE IS 0.193 AIR INFILTRATION IS 0.289 CFM/FT
   SLIDEBY WINDOW - "U" VALUE IS 0.194 AIR INFILTRATION IS 0.297 CFM/FT. @25MPH. (ONLY
5. PATIO DOORS ARE NUDOR UNIT #1455, 60/68. R.O. = 6'-4 3/4" x 6'-9 13/16"
   GLAZING IS 5/8" TEMPERED INSULATING GLASS. "U" VALUE = 0.185
   AIR-INFILTRATION IS 0.11 CFM/FT.



1/2 ATTIC ACCESS
1/2"-1'-0"



UPPER LEVEL FLOOR PLAN

SCALE 1/4" = 1'-0"

NOTE: SEE SHT. # E-1 FOR ELECT. LAYOUT & DETAILS.

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minn.

Adrian C. Hestness

Date 12-29-77 Reg. No. 8086

BUILDING "B" - 6 UNIT BUILDING for SALEM CONDOMINIUM TWO
1807 GREENFIELD LANE S.W., ROCHESTER, MINN.

[redacted]

ADRIAN C. HESTNESS ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MINN. 56007
PHONE 507-373-4205

IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-Rice HOMES
HOME OFFICE: 3290 Second Avenue, Des Moines, Iowa
MAIN PLANT: Old Highway 30 East, Rt. 1, Boone, Iowa

DESIGN FOR

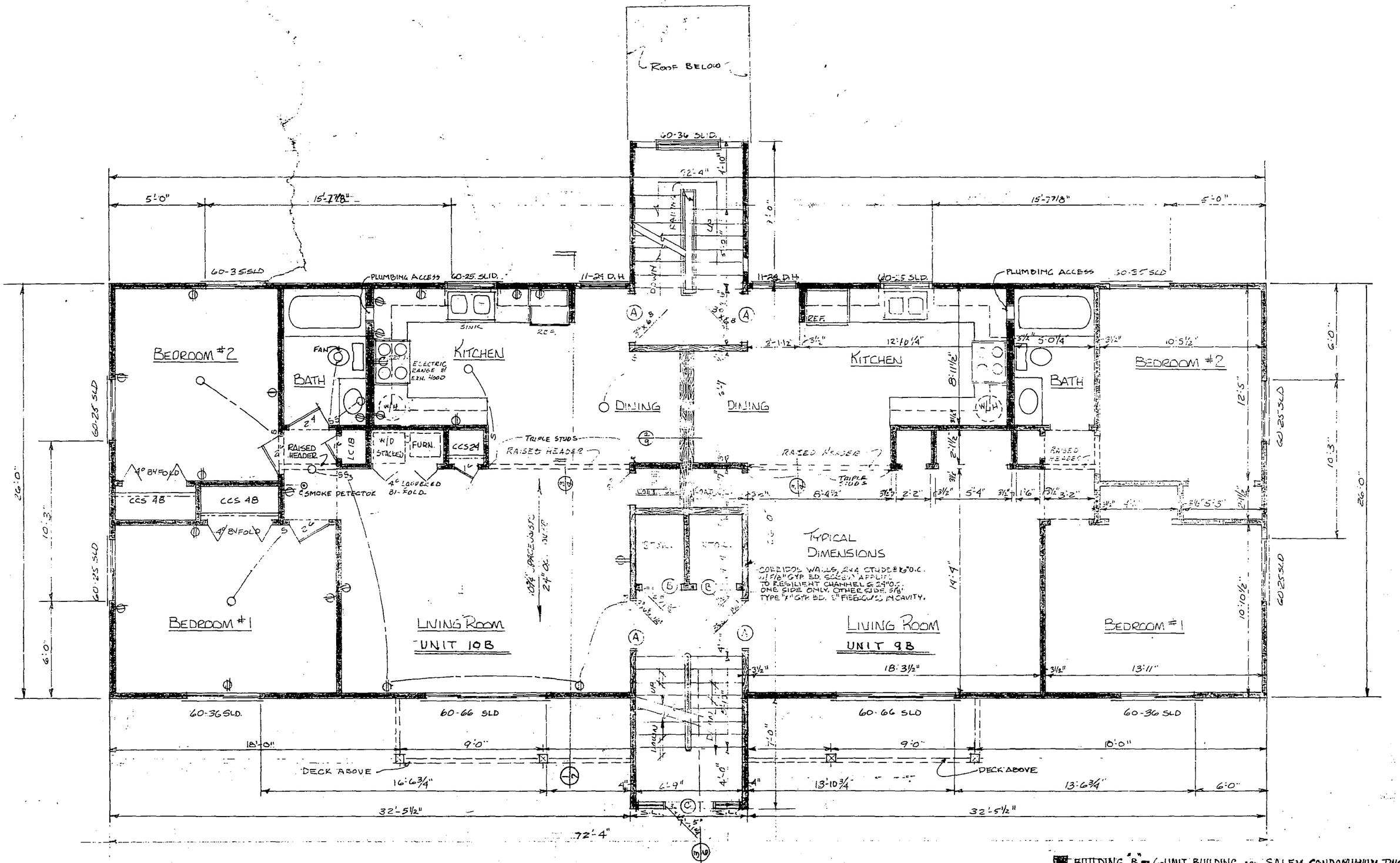
REVISIONS
6-6-77 - MAM.
9-26-77 - A.C.H.
12-22-77 - T.K.S.

DATE

PLAN NO. 1120

SHEET 2 OF NINE

DRAWN BY



MIDDLE LEVEL FLOOR PLAN

SCALE 1/4" = 1'-0"

(SEE SHT. # E-1 FOR ELECTRICAL LAYOUT)

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C. Hestness

Date 10-29-77 Reg. No. 8086

BUILDING "B" - 6-UNIT BUILDING for SALEM CONDOMINIUM TWO
1811 GREENFIELD LANE S.W., ROCHESTER, MINN.

[redacted]

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. · ALBERT LEA, MINN. 56007
PHONE · 507-373-4205

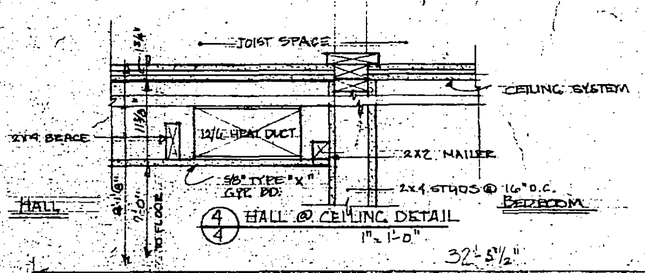
IMPORTANT

HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

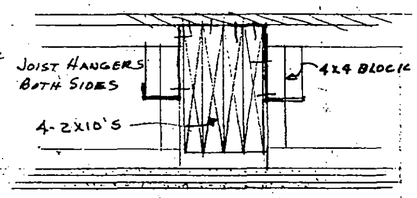
SANDLER-bilt HOMES

HOME OFFICE: 5390 Second Avenue, Des Moines, Iowa
MAIN PLANT: Old Highway 30 East, Rt. 1, Boone, Iowa

DESIGN FOR	REVISIONS	DATE	PLAN NO.
	6-16-77 MAM. 9-26-77 A.C.H. 12-22-77 T.R.S.	3-23-77	C-1180-1124
		SHEET 3 OF NINE	DRAWN BY

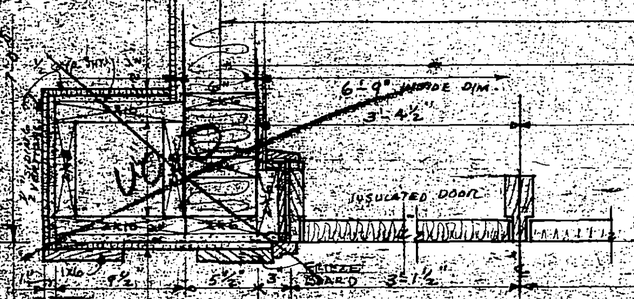


NOTE: DETAIL 4/4 APPLIES TO LOWER & MIDDLE LEVELS ONLY



3/4 RAISED HEADER DETAIL
1½" = 1'-0"

LOWER LEVEL FLOOR PLAN
SCALE ¼" = 1'-0"
(SEE SHT. #1 FOR ELECTRICAL LAYOUT)



1/4 DOOR JAMB @ ENTRY 1½" = 1'-0"

2/4 DOOR ASTRAGAL 1½" = 1'-0"

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C. Hestness
Date 11-29-77 Reg. No. 8086

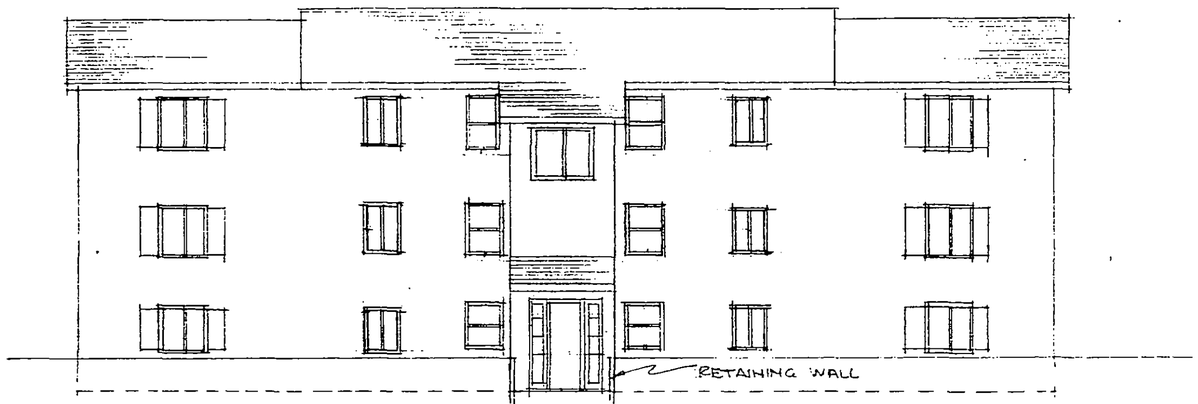
BUILDING "B" - SIX UNIT BUILDING for SALEM CONDOMINIUM IND
1811 GREENFIELD LANE S.W. - ROCHESTER, MINN.

ADRIAN C. HESTNESS / ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MINN. 56007
PHONE 507 373-4205

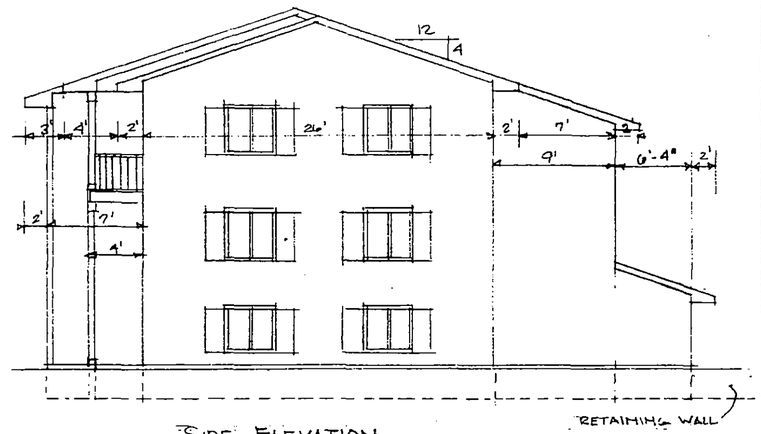
IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-Gibb HOMES
HOME OFFICE: 5390 Second Avenue, Des Moines, Iowa
MAIN PLANT: Old Highway 30 East, Rt. 1, Boone, Iowa

DESIGN FOR	REVISIONS	DATE	PLAN NO.
	6-16-77 MAIN		
	9-22-77 JC/T		
	10-27-77 LH/S		
	11-7-78 DRS	SHEET 4 OF NINE	DRAWN BY



REAR ELEVATION
SCALE 1/8"=1'-0"



SIDE ELEVATION
SCALE 1/8"=1'-0"
(LEFT ELEV. SAME IN REVERSE)

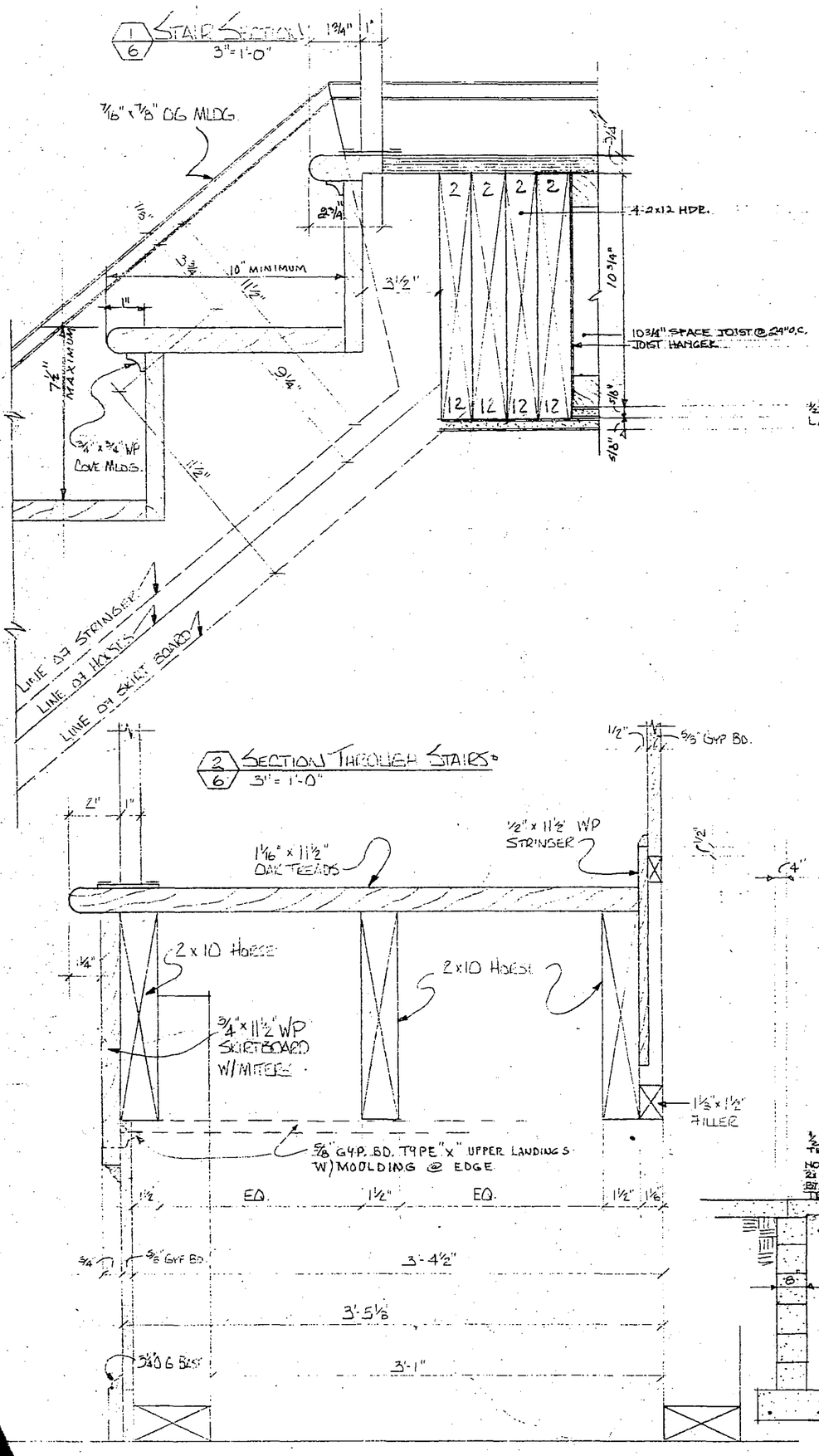


FRONT ELEVATION
SCALE 1/4"=1'-0"

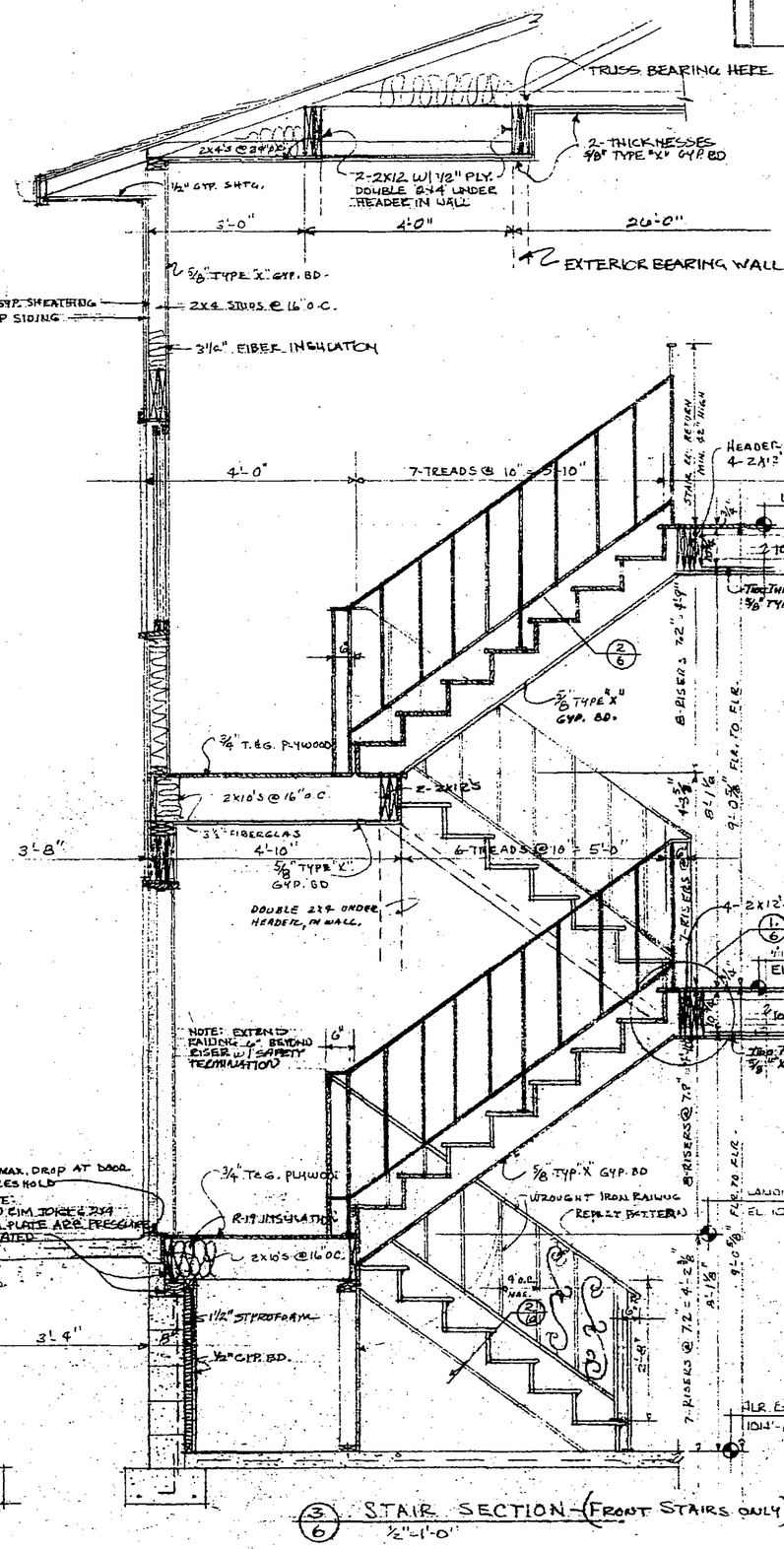
BUILDING A&D 6 UNIT BUILDING FOR
SALEM CONDOMINIUM TWO
1807 & 1811 GREENFIELD LANE S.W. ROCHESTER MN.

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MN. 56007
1-507-373-4205

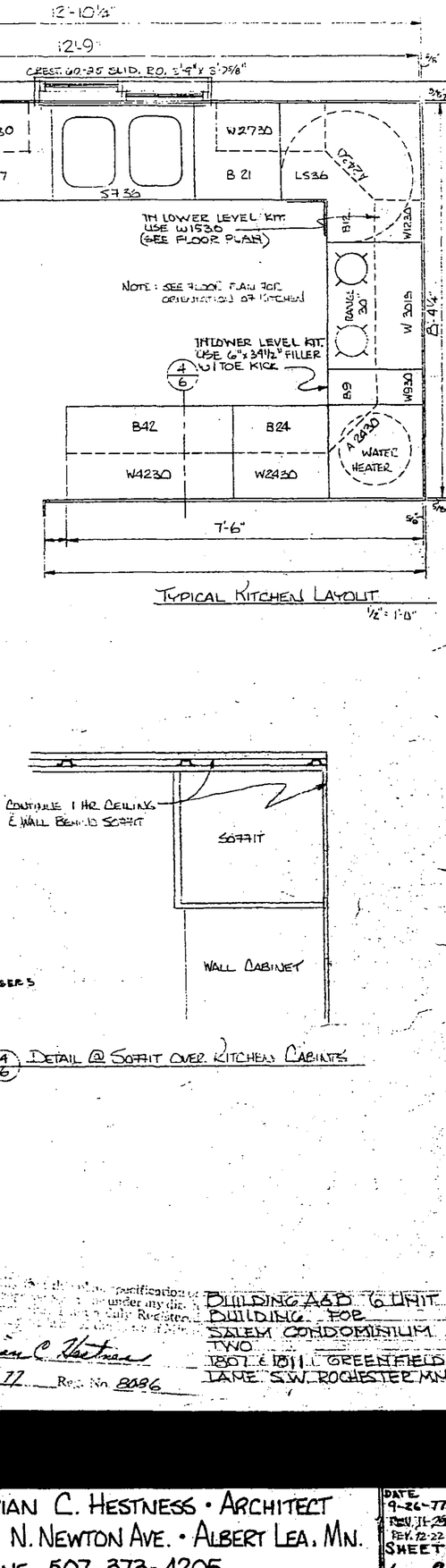
1/6 STAIR SECTION
3/4" = 1'-0"



2/6 SECTION THROUGH STAIRS
3/4" = 1'-0"



3/6 STAIR SECTION - (FRONT STAIRS ONLY)
1/2" = 1'-0"



4/6 DETAIL @ SOFFIT OVER KITCHEN CABINETS

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

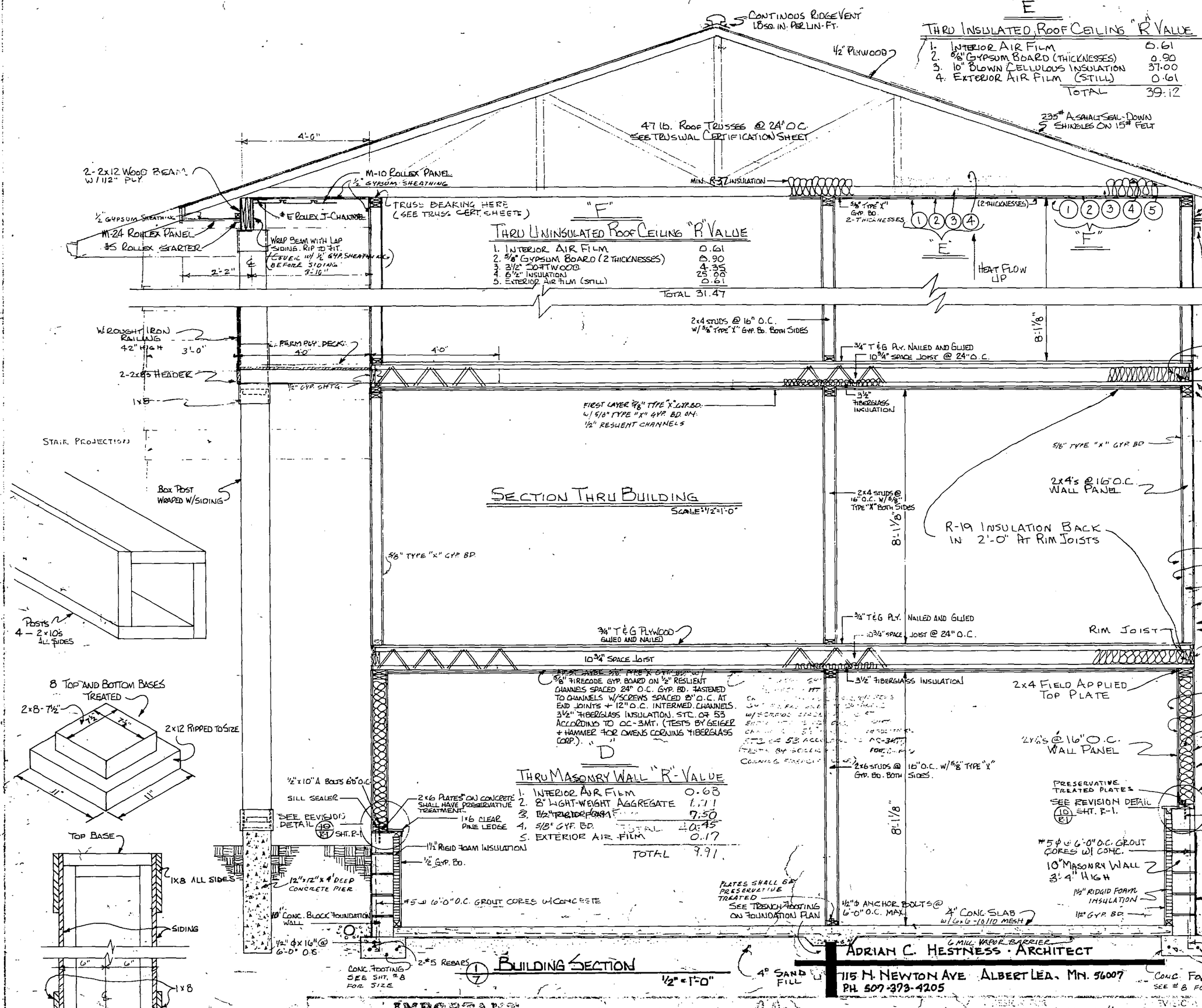
Adrian C. Hestness

Date 11-29-77 Reg. No. 8096

BUILDING A&B 6 UNIT BUILDING FOR SALEM CONDOMINIUM TWO 1807 & 1811 L GREENFIELD LANE S.W. ROCHESTER, MN.

ADRIAN C. HESTNESS • ARCHITECT
115 N. NEWTON AVE. • ALBERT LEA, MN.
PHONE 507-373-4205

DATE 9-26-77
REV. 11-25-77
REV. 12-22-77
SHEET 6 OF 9



"E" — THRU INSULATED ROOF CEILING "R" VALUE

1.	INTERIOR AIR FILM	0.61
2.	5/8" GYPSUM BOARD (THICKNESSES)	0.90
3.	10" BLOWN CELLULOUS INSULATION	37.00
4.	EXTERIOR AIR FILM (STILL)	0.61
	TOTAL	39.12

"F" — THRU UNINSULATED ROOF CEILING "R" VALUE

1.	INTERIOR AIR FILM	0.61
2.	5/8" GYPSUM BOARD (2 THICKNESSES)	0.90
3.	3½" SOFTWOOD	4.35
4.	6½" INSULATION	25.00
5.	EXTERIOR AIR FILM (STILL)	0.61
	TOTAL	31.47

"C" — THRU RIM JOISTS "R" VALUE

1.	INTERIOR AIR FILM	0.68
2.	1½" SOFTWOOD	1.89
3.	INSULATION	11.00
4.	WOOD BEVEL LAPPED SIDING	0.81
5.	EXTERIOR AIR FILM	0.17
	TOTAL	14.55

"A" — THRU INSULATED WALL "R" VALUE

1.	INTERIOR AIR FILM	0.68
2.	5/8" GYPSUM BOARD	0.45
3.	FOIL INSULATION	11.00
4.	½" GYPSUM SHEATH	1.22
5.	WOOD BEVEL LAPPED SIDING	0.81
6.	EXTERIOR AIR FILM	0.17
	TOTAL	14.33

"B" — THRU UNINSULATED WALL "R" VALUE

1.	INTERIOR AIR FILM	0.68
2.	5/8" GYPSUM BOARD	0.45
3.	5½" SOFTWOOD	4.35
4.	½" GYPSUM SHEATH	0.45
5.	WOOD BEVEL LAPPED SIDING	0.81
6.	EXTERIOR AIR FILM	0.17
	TOTAL	6.46

"D" — THRU MASONRY WALL "R" VALUE

1.	INTERIOR AIR FILM	0.68
2.	8" LIGHT-WEIGHT AGGREGATE	1.11
3.	1½" RIGID FOAM	7.50
4.	5/8" GYP. BD.	0.45
5.	EXTERIOR AIR FILM	0.17
	TOTAL	9.91

WINDOW & DOOR DATA
DOUBLE HUNG — "U" = 0.195
SLIDERS — "U" = 0.192
PATIO DOORS — "U" = 0.185

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE ALBERT LEA, MN. 56007
PH. 507-373-4205

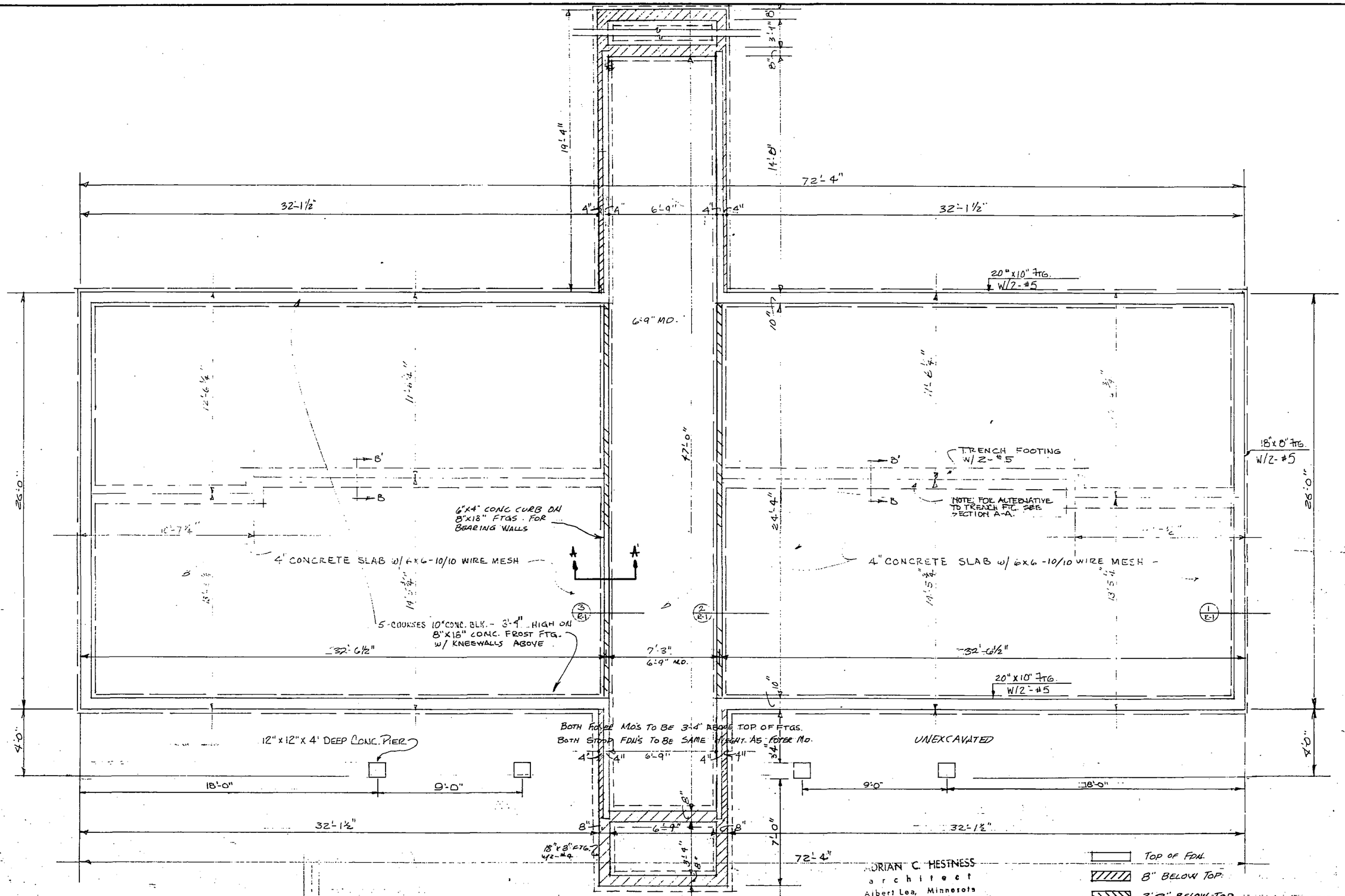
IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND ELEC[illegible] AVAILABLE BEFORE THE SETTING CREW ARRIVES

SHELTER SYSTEMS
BRUME OFFICE: 2390 Sec[illegible] Avenue, Des Moines, Iowa
MAIN PLANT: [illegible]ghway 30 East Rt. 1, Boone, Iowa

BUILDING AND SITE — 6-16-77 MAM
6 UNIT BUILDING FOR — 9-26-77 A.C.H.
SALEM CONDOMINIUM — 11-29-77 T.R.S.
TWO — 12-22-77 T.R.S.

PLAN NO.

SHEET 7 OF NINE



NOTE: SECTION A-A CAN BE USED AS ALTERNATIVE TO SECTION B-B

2x6 INTERIOR WALL
2x6 BOTTOM PLATE IS PRESSURE TREATED
6"x4" CONC. CURB
4" CONC. SLAB
8"x 18" CONT. FTGS.
2 #5 CONT.

SECTION AA
½" = 1'-0"

2x6 PLATE - BOLT TO CONCRETE (PRESSURE TREATED)

18"
2-#5

TRENCH FOOTING
SECTION BB

FOOTING & FOUNDATION PLAN

¼" = 1'-0"

I hereby certify that this plan, specification or report was prepared by me or under my supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C. Hestness
Date 11-28-77 Reg. No. 8086

ADRIAN C. HESTNESS
architect
Albert Lea, Minnesota

Architect's approval applies to design arrangement and interpretation and it does not relieve the contractor of the responsibility for accuracy of details, dimensions or quantities.

_____ APPROVED
_____ APPROVED AS NOTED
_____ REJECTED. RE-SUBMIT

BY _____
DATE _____

IMPORTANT

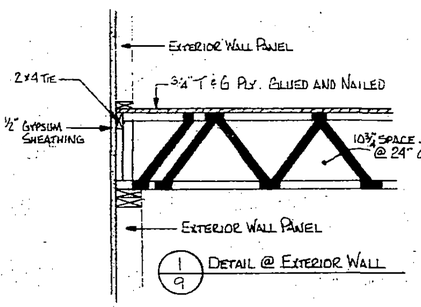
HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-bilt HOMES

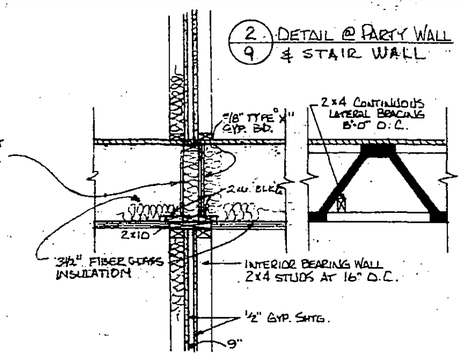
HOME OFFICE: 5390 Second Avenue, Des Moines, Iowa
MAIN PLANT: Old Highway 30 East, Rt. 1, Boone, Iowa

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MINN. 56007
PHONE · 507-373-4205

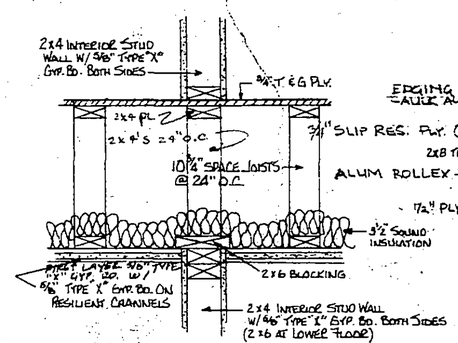
DESIGN FOR	REVISIONS	DATE	PLAN NO.
BUILDING A & B-6 UNIT BUILDING FOR SALEM CONDO. TWO 8011-8211 GREENFIELD LA. ROCHESTER, MN.	9-26-77 - A.C.H. 12-22-77 - T.E.S. 4-11-78 - T.R.S.	3-23-77	C-1120-1124
	SHEET 8 OF NINE	DRAWN BY MIKE	



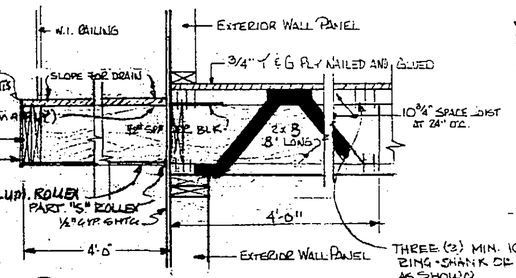
1/9 DETAIL @ EXTERIOR WALL



2/9 DETAIL @ PARTY WALL & STAIR WALL



3/9 DETAIL OF INTERIOR PART. PARALLEL TO JOISTS
1" = 1'-0"



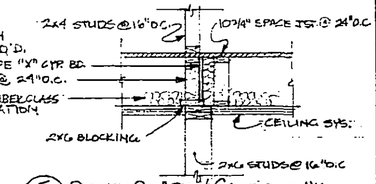
4/9 DETAIL @ BALCONY
3/4" = 1'-0"

HEADER SCHEDULE

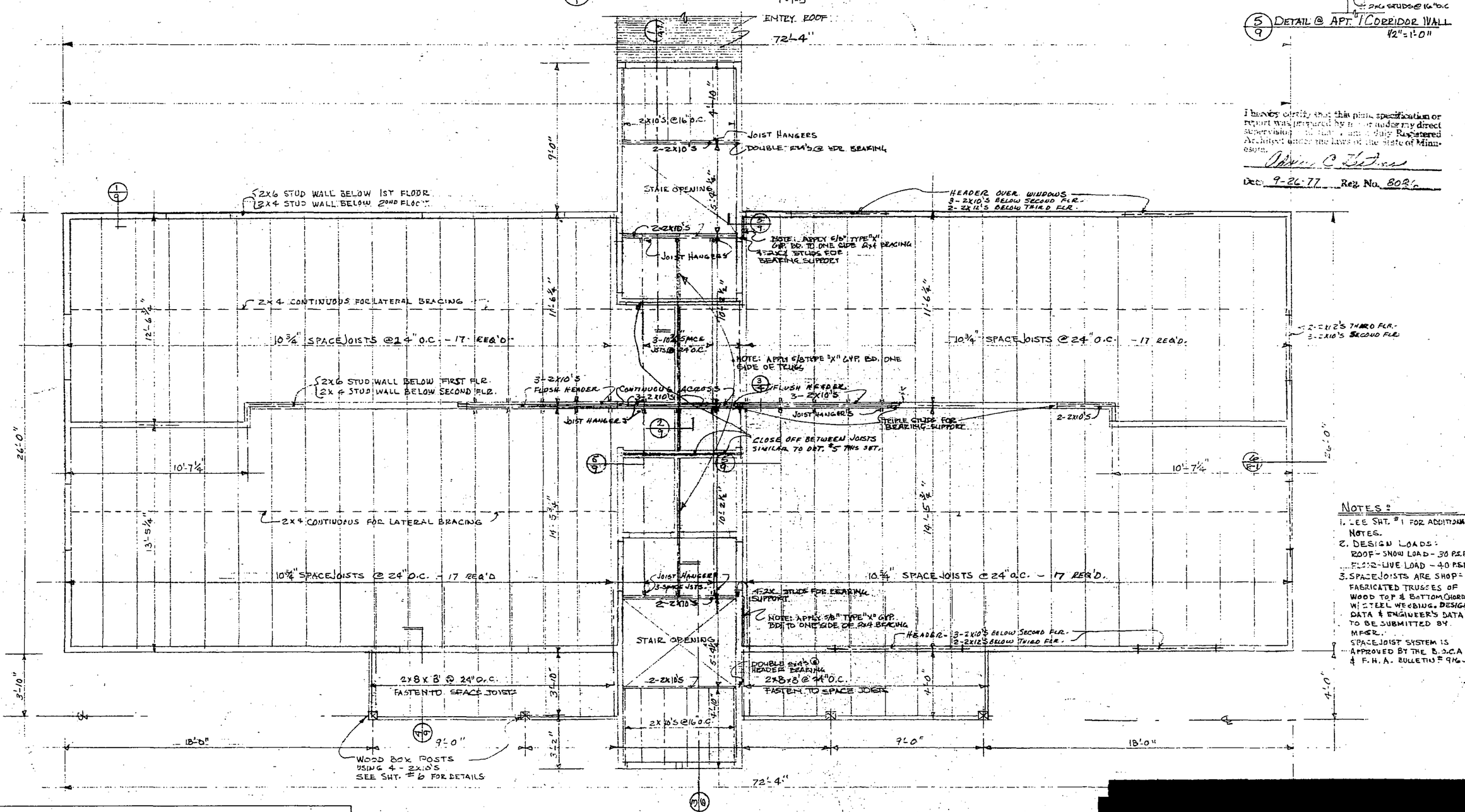
PATIO DOORS - 2-2x12's w/ 1/2" PLYW. FILLER

WINDOWS
- 2x4 WALLS - 4 x 12 - UP TO 6' SPAN
- 2x6 WALLS - 3-2x12's w/ 1/2" PLYW. - UP TO 8' SPAN.
- 3-2x8's w/ 1/2" PLYW. - UP TO 5' SPAN

EXTERIOR DOORS - 2-2x10's w/ 1/2" PLYW. FILLER



5/9 DETAIL @ APT. / CORRIDOR WALL
1/2" = 1'-0"



NOTES:

1. SEE SHT. #1 FOR ADDITIONAL NOTES.
2. DESIGN LOADS:
   ROOF - SNOW LOAD - 30 P.S.F.
   FLOOR - LIVE LOAD - 40 P.S.F.
3. SPACE JOISTS ARE SHOP-FABRICATED TRUSSES OF WOOD TOP & BOTTOM CHORDS W/ STEEL WEBBING. DESIGN DATA & ENGINEER'S DATA TO BE SUBMITTED BY MFGR.
   SPACE JOIST SYSTEM IS APPROVED BY THE B.O.C.A. & F.H.A. BULLETIN # 9N6.

HEADERS

WINDOWS - 4 x 12's UP TO 6'-0"
PATIO DOOR - 2-2x12's w/ 1/2" PLYWOOD BETWEEN 7-1600 STRESS LUMBER.
EXTERIOR DOORS - 2-2x10's w/ 1/2" PLYWOOD BETWEEN + 2 x 4 + 1/2" PLYWOOD FLAT FILLER BETWEEN CRIPPLES.
INTERIORS - 4 x 12's UP TO 6'-0" OPENING
2-2x12's w/ 1/2" PLYWOOD BETWEEN OVER 6'-0" OPENING

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the state of Minnesota.

Adrian C. Hestness

Date: 9-26-77 Reg. No. 8028

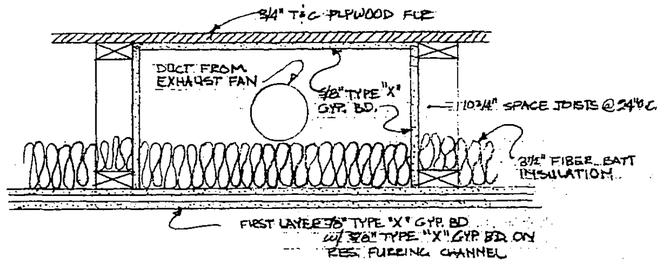
SECOND & THIRD FLOOR FRAMING PLAN

1/4" = 1'-0"

BUILDING A & D - 6 UNIT BUILDING FOR SALEM CONDO TWO
1801 & 1811 GREENFIELD LA. S.W. ROCHESTER, MN.

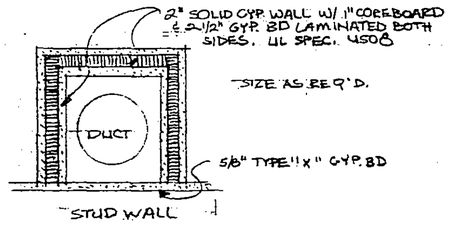
ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA, MINN.
PHONE · 507-373-4205

DATE: 9-26-77
REV. 12-22-77
REV. 4-11-78
SHEET 9 OF 9



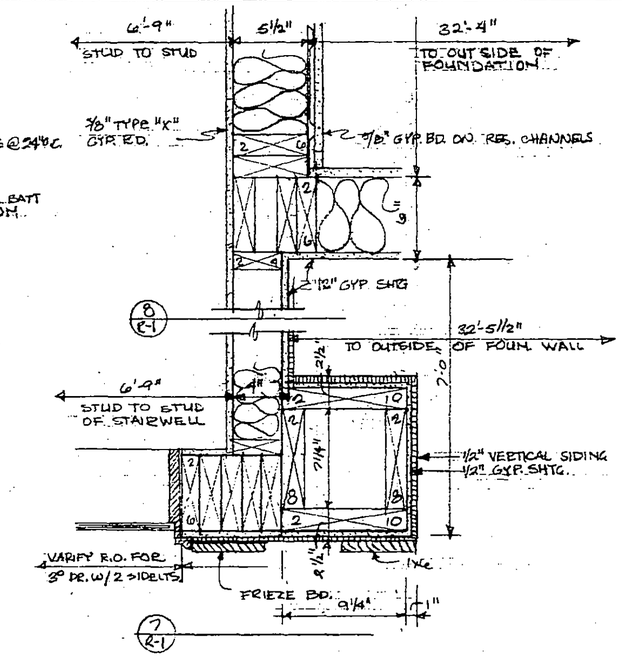
FLOOR-CEILING FIREPROOFING FOR DUCTS

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

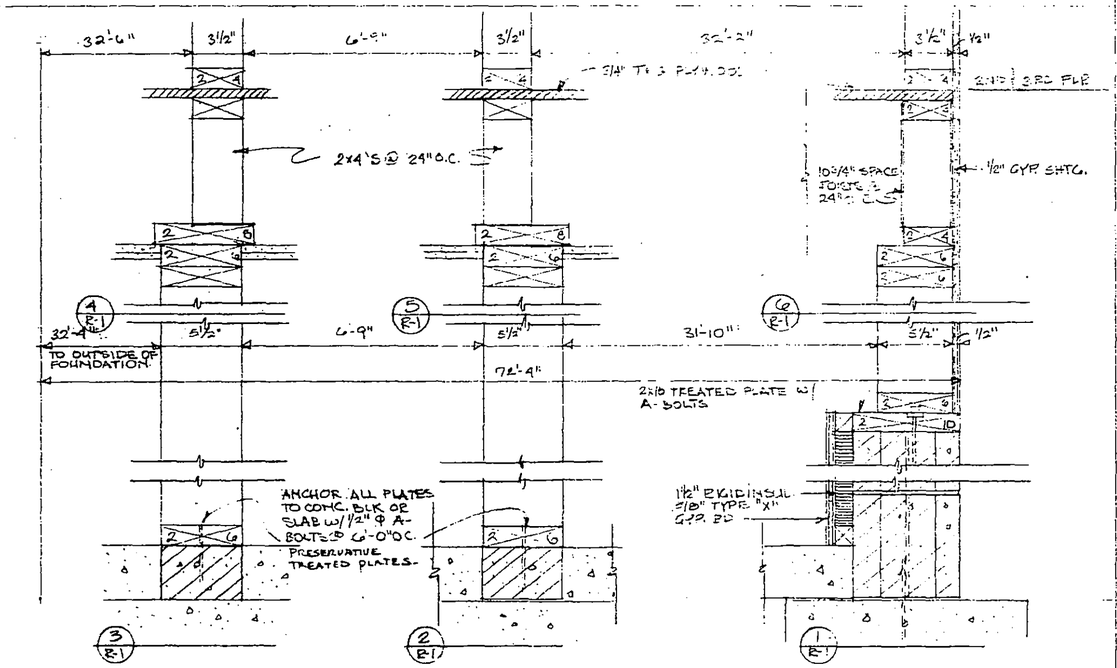


TYPICAL VERTICAL PIPE OR DUCT SHAFT

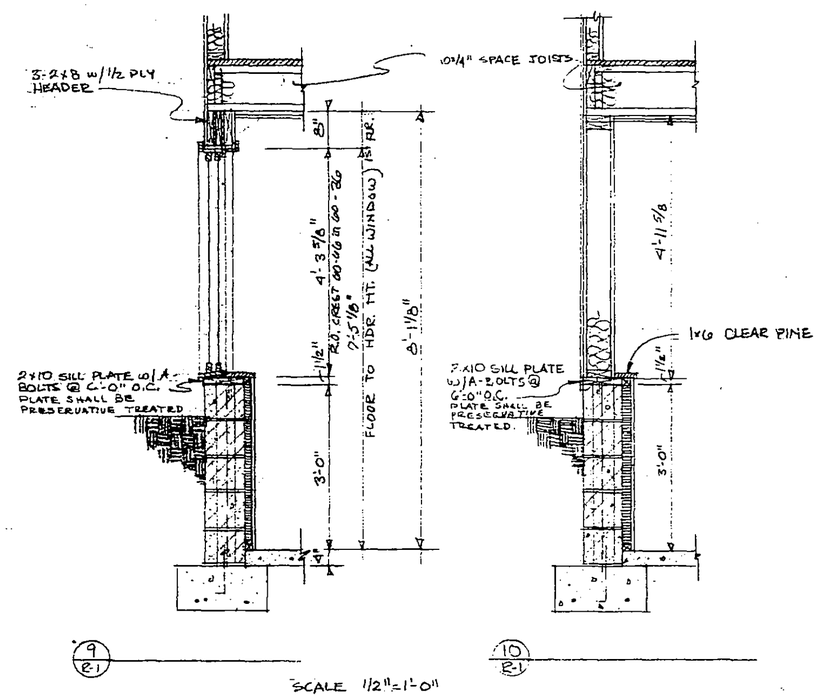
SCALE: = 1 1/2" = 1'-0"



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



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



SCALE 1/2" = 1'-0"

BUILDING A & B - 6 UNIT BUILDING FOR SALEM CONDOMINIUM TWO
1807 & 1811 GREENFIELD LANE S.W. ROCHESTER, MN.

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C Hestness

Date 1-2-78 Reg. No. 8086

ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. ALBERT LEA. MN. 56007
PHONE · 507-373-4205

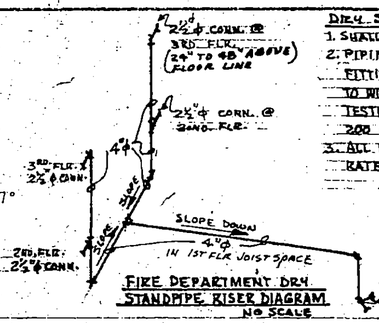
HEATING & AIR-COND.

AREA - 832 SQ. FT. VOLUME - 6600 CU. FT.
U-FACTORS: WALLS - 0.053; ROOF - 0.022; GLASS - 0.55

	HEAT LOSSES	COOLING
WALLS	4700	4370
ROOF	1600	1830
G1A	4250	5670
INF.	5160	VENT. 600
	15710	DT - 87°
X 1.2	18800 INPUT	
PEOPLE	2400	
	3400	
	18270	

DRY STANDPIPE:

1. SHALL MEET REQUIREMENTS OF U.B.C. SEC. 3803.
2. PIPING SHALL BE WROUGHT IRON OR GALV. IRON., W/ FITTINGS & CONNECTIONS, ALL OF SUFFICIENT STRENGTH TO WITHSTAND 300 P.S.I. STANDPIPE SYSTEM SHALL BE TESTED HYDROSTATICLY TO WITHSTAND NOT LESS THAN 200 P.S.I. OF PRESSURE FOR 2 HOURS.
3. ALL HORIZ. RUNS SHALL BE PITCHED TO INLET AT THE RATE OF ¼" TO 10 FEET FOR PORPOSE OF DRAINING.



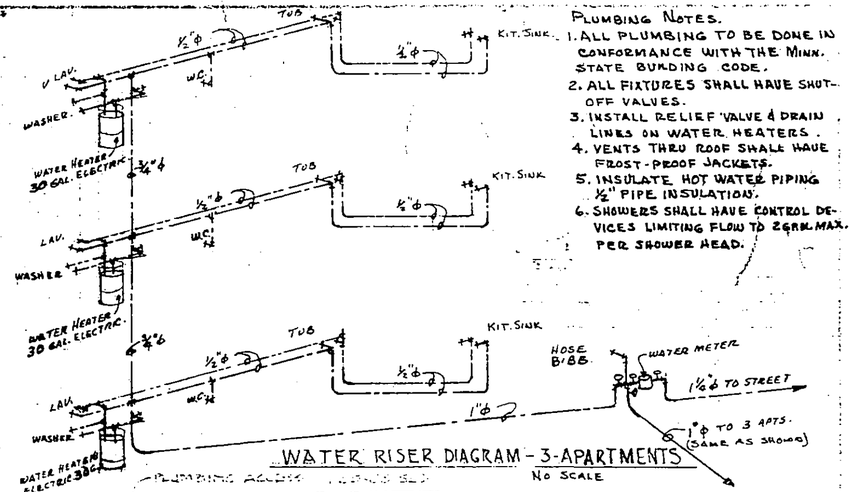
FIRE DEPARTMENT DRY STANDPIPE RISER DIAGRAM
NO SCALE

SIAMESE FIRE DEPT. CONN. ON STREET SIDE, 18" TO 48" ABOVE GRADE

NOTE: SEE SITE PLAN FOR LOCATION OF WATER & SEWER SERVICE

1¼"ϕ WATER SERVICE
4"ϕ SAN. SEWER TO STREET

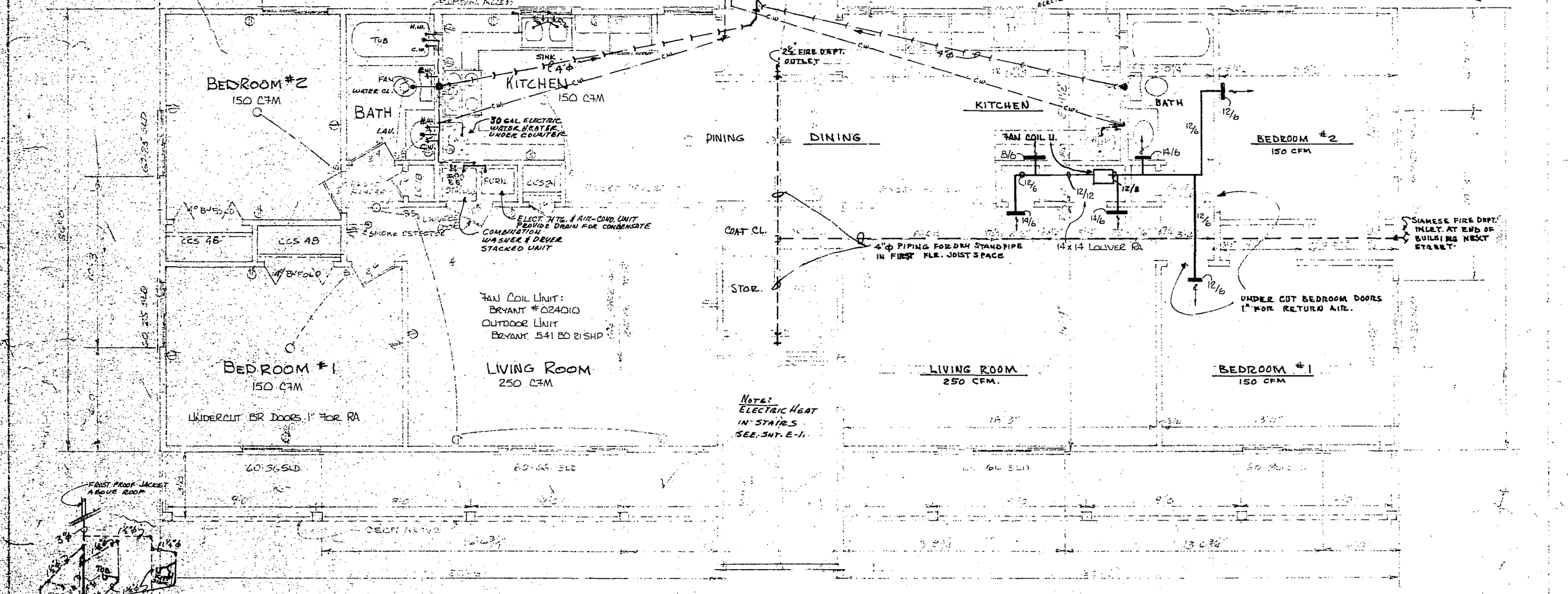
HOSE BIBB
WATER METER AT LOWER FLOOR UNDER STAIRS

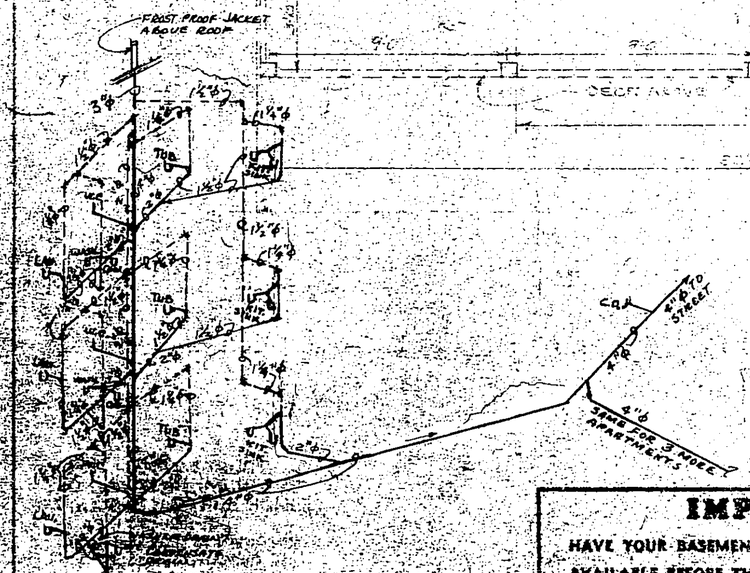


WATER RISER DIAGRAM - 3-APARTMENTS
NO SCALE

PLUMBING NOTES.

1. ALL PLUMBING TO BE DONE IN CONFORMANCE WITH THE MINN. STATE BUILDING CODE.
2. ALL FIXTURES SHALL HAVE SHUT-OFF VALVES.
3. INSTALL RELIEF VALVE & DRAIN LINES ON WATER HEATERS.
4. VENTS THRU ROOF SHALL HAVE FROST-PROOF JACKETS.
5. INSULATE HOT WATER PIPING ½" PIPE INSULATION.
6. SHOWERS SHALL HAVE CONTROL DEVICES LIMITING FLOW TO 2GPM. MAX. PER SHOWER HEAD.





WASTE & VENT RISER DIAGRAM
NO SCALE

(MIDDLE LEVEL PLAN SHOWN — OTHER FLOORS SIMILAR)

FLOOR PLAN - TYPICAL PLUMBING + HEATING LAYOUT

SCALE ¼" = 1'-0"

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C. Hestness

Date 9-26-77 Lic. No. 8086

PLUMBING LEGEND

- SANITARY SEWER
- C.W. — COLD WATER
- HOT WATER
- G — G — GAS LINE
- VENT LINE

BUILDING A & B 6 UNIT BUILDING FOR
SALEM CONDOMINIUM TWO
1801 & 1811 GREENFIELD LANE S.W. ROCHESTER, MN.

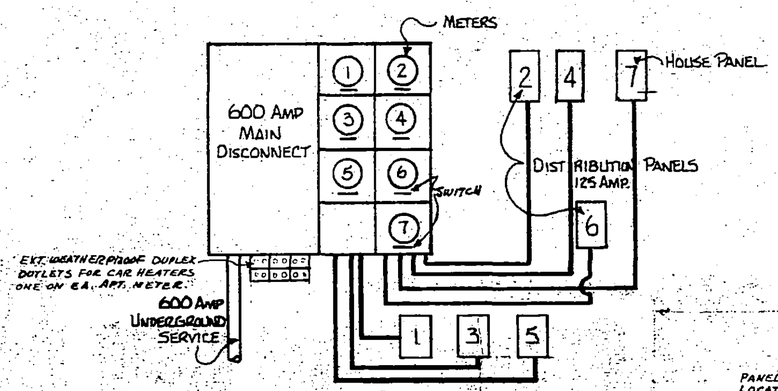
[redacted]

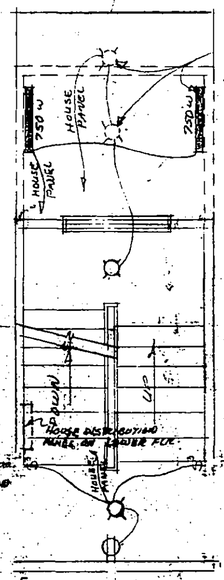
ADRIAN C. HESTNESS · ARCHITECT
115 N. NEWTON AVE. · ALBERT LEA, MINN. 56007
PHONE 507-373-4205

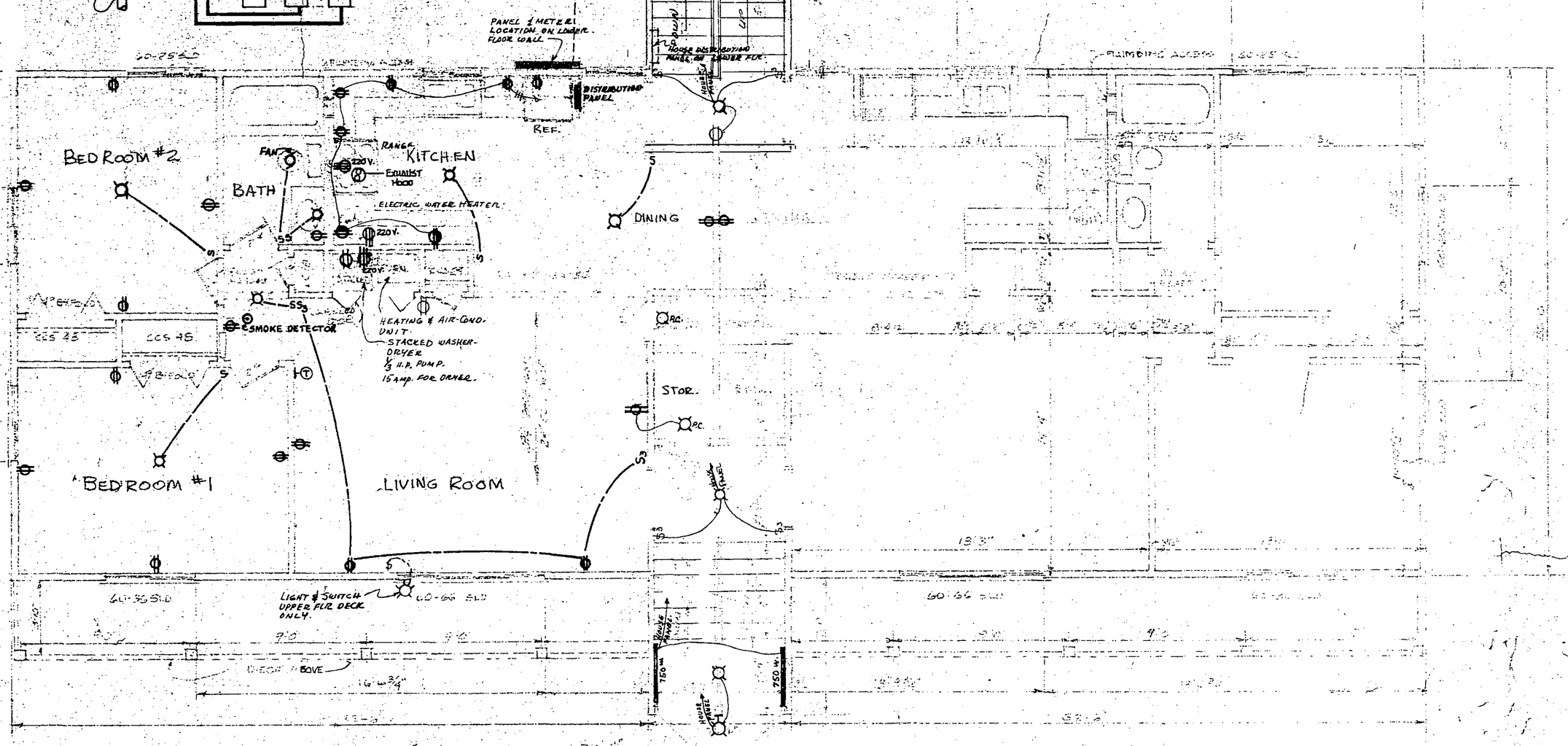
IMPORTANT
HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-GEE HOMES
HOME OFFICE: 3900 Second Avenue, Des Moines, Iowa
MAIN PLANT: [illegible] Highway 30 East, Rt. 1, Boone, Iowa

DESIGN FOR	REVISIONS	DATE	PLAN NO.
	9-26-77		
		SHEET M-1 OF ONE	DRAWN BY A.C.H.







ELECTRICAL SYMBOLS

- CEILING LIGHT
- WALL BRACKET LIGHT
- PULL CHAIN SWITCH
- DUPLEX CONV. OUTLET 120 V.
- 220 VOLT OUTLET
- FAN
- THERMOSTAT
- DUPLEX CONV. OUTLET - TOP ½ SWITCHED
- FIRE + SMOKE DETECTOR
- SINGLE POLE SWITCH
- 3-WAY SWITCH
- PHONE OUTLET BY PHONE COMPANY
- TELEVISION OUTLET
- WEATHER PROOF OUTLET
- ELECTRIC HEATING UNITS - BASEBOARD (1000 WATTS)
- DISTRIBUTION PANEL

(MIDDLE LEVEL PLAN SHOWN)

TYPICAL ELECTRICAL FLOOR PLAN

SCALE 1/4" = 1'-0"

BUILDING A & B - 6-UNIT BUILDING FOR SALEM CONDOMINIUM TWO
1807 & 1811 GREENFIELD LA. S.W. ROCHESTER, MN.

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Registered Architect under the laws of the State of Minnesota.

Adrian C Hestness

Date 9-26-77 Reg. No. 8086

[redacted]

ADRIAN C. HESTNESS - ARCHITECT
118 N. NEWTON AVE. ALBERT LEA, MINN. 56007
PHONE: 507-373-4205

IMPORTANT

HAVE YOUR BASEMENT BACKFILLED AND ELECTRICITY AVAILABLE BEFORE THE SETTING CREW ARRIVES

SANDLER-Built HOMES

HOME OFFICE: 5390 Second Avenue, Des Moines, Iowa
MAIN PLANT: On Highway 30 East of Boone, Iowa

DESIGN FOR	REVISIONS	DATE	PLAN NO.
	9-26-77 A.C.H. 4-11-78 T.S.	9-26-77	
		SHEET E-1 ONE	DRAWN A.C.H.