

# ERICKSON RESIDENCE

23359 Oldfield Ave N  
Scandia, MN 55073

ABBREVIATIONS					
A.C.T.	ACOUSTICAL CEILING TILE	FIN.	FINISH (ED)	O.C.	ON CENTER
ADJ.	ADJUSTABLE	F.L.R.	FLOOR	P.L.Y.W.D.	PLYWOOD
A.F.F.	ABOVE FINISHED FLOOR	F.O.C.	FACE OF CONCRETE	P.T. (D)	PAINT (ED)
ALUM.	ALUMINUM	F.O.M.	FACE OF MASONRY	REF.	REFER, REFERENCE
ALT.	ALTERNATE	F.R.P.	FIBERGLASS REINFORCED PANEL	REINF.	REINFORCING
BD.	BOARD	GA.	GAUGE OR GAGE	RM.	ROOM
BLDG.	BUILDING	GWB.	GYPSPUM WALL BOARD	S.C.	SOLID CORE
BM.	BEAM	GL.	GLASS	SCHED.	SCHEDULE (ED)
BOT.	BOTTOM	GYP. BD.	GYPSPUM BOARD	SHT.	SHEET
BS	BACKSPLASH	H.C.	HOLLOW CORE	SIM.	SIMILAR
CL	CENTERLINE	HDWARE	HARDWARE	SPEC.	SPECIFICATION (S)
CLG	CEILING	HT.	HEIGHT	S.S.	SOLID SURFACE
C.L.U.	CLEAR	H.V.A.C.	HEATING/ VENTILATING/	SST	STAINLESS STEEL
COL.	CONCRETE MASONRY UNIT		AIR CONDITIONING	STD.	STANDARD
CONC.	CONCRETE	INSUL.	INSULATION	STL	STEEL
CONT.	CONTINUE (OUS)	LAV.	LAVATORY	STRUCT. (AL)	TO BE DETERMINED
DBL.	DOUBLE	LT. (G)	LIGHT (ING)	TBD.	TEMPERED
DET.	DETAIL	MAS.	MASONRY	THK.	THICK
DWG.	DRAWING	MECH.	MECHANICAL	TYP.	TYPICAL
ELEV.	ELEVATION	MIN.	MINIMUM	U.N.O.	UNLESS NOTED OTHERWISE
ELEC.	ELECTRICAL	MISC.	MISCELLANEOUS	V.C.T.	VINYL COMPOSITION TILE
EQ.	EQUAL	M.O.	MASONRY OPENING	VIF	VERIFY IN FIELD
EXT.	EXTERIOR	MTD.	MOUNTED	W.C.	WATER CLOSET
F.F.	FINISH FLOOR	MTL	METAL	WD.	WOOD
				W.H.	WATER HEATER
				W/	WITH

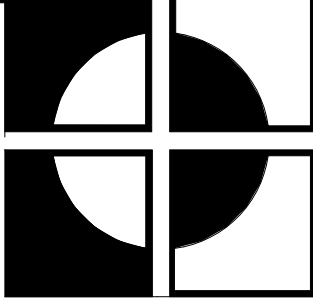
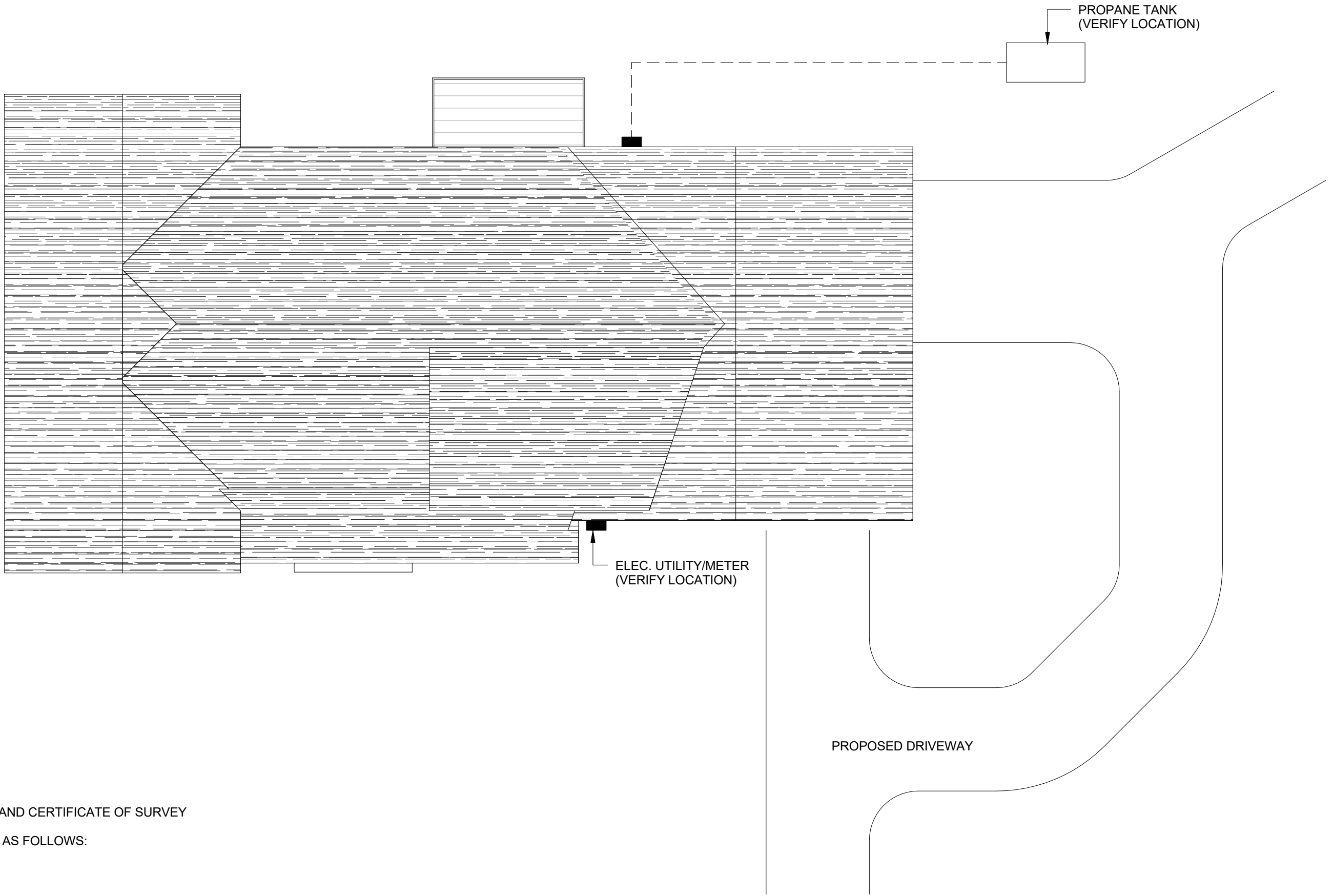
DRAWING SCHEDULE	
Sheet Number	Sheet Name
A001	TITLE SHEET/SITE PLAN
A101	FOUNDATION PLAN & DETAILS
A102	MAIN FLOOR PLAN
A103	ROOF PLAN
A104	EXTERIOR ELEVATIONS
A105	EXTERIOR ELEVATIONS
A106	BUILDING SECTIONS

ZONING INFO / LEGAL DESCRIPTION	
APPLICABLE ZONING CODE:	CITY OF SCANDIA MN ZONING REGULATIONS (CHAPTER 2)
CURRENT ZONING:	AGRICULTURE - CORE (AG C)
TOTAL SITE AREA:	39.82 ACRES
PIN:	0203220320001
SITE ADDRESS:	23359 OLDFIELD AVE N SCANDIA, MN 55073
WATERSHED DISTRICT:	WS COMFORT LAKE - FOREST LAKE

SITE PLAN GENERAL NOTES	
1.	THE ARCHITECT SHALL HAVE NO RESPONSIBILITY FOR THE DISCOVERY, PRESENCE, HANDLING, REMOVAL, DISPOSAL, OR EXPOSURE OF PEOPLE TO HAZARDOUS MATERIALS IN ANY FORM, INCLUDING, BUT NOT LIMITED TO, ASBESTOS PRODUCTS, POLYCHLORINATED BIPHENYL (PCB) OR OTHER TOXIC SUBSTANCES.
2.	CONTRACTOR SHALL PROVIDE WRITTEN NOTICE OF ANY CHANGES THAT INVOLVE ADDITIONAL COST AND/OR TIME TO THE ARCHITECT AND OWNER WITHIN FIVE DAYS OF ITS DISCOVERY AND BEFORE PROCEEDING WITH THE WORK.
3.	ALL WORK PERFORMED BY THE CONTRACTOR AND SUBCONTRACTORS, INCLUDING MATERIALS AND LABOR SHALL BE GUARANTEED IN WRITING FOR ONE YEAR FROM DATE OF OCCUPANCY.
4.	GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL LEAVE THE SITE CLEAN AND FREE OF DEBRIS RELATED TO THEIR WORK DAILY.
5.	SUBCONTRACTORS ARE RESPONSIBLE FOR MEANS AND METHODS FOR INSTALLATION OF WORK INDICATED ON THESE DRAWINGS, COORDINATED THROUGH THE GENERAL CONTRACTOR.
6.	SPOT ELEVATIONS OF GRADES SHOWN ARE APPROXIMATE. VERIFY EXACT CONDITIONS OF EXISTING GRADING IN THE FIELD.
7.	LANDSCAPING (HARDSCAPE AND SOFTSCAPE) SHOWN ON PLAN IS OF GENERAL INTENT. LANDSCAPE CONTRACTOR TO VERIFY EXISTING FIELD CONDITIONS AND FOR INTENT TO BE MET AS BEST FIT AND TO TIE IN WITH EXISTING SITE CONDITIONS.
8.	COMPOSITE DECK POSTS TO BE SPACED EQUALLY ALONG DECK AT EACH DIMENSION SHOWN (6'-0" MAXIMUM CENTERLINE TO CENTERLINE).
9.	THE ARCHITECT HAS NO KNOWLEDGE OF AND SHALL NOT BE HELD LIABLE IF ANY ASBESTOS, LEAD BASED PAINT AND/OR OTHER HAZARDOUS MATERIALS ARE DISCOVERED DURING CONSTRUCTION. THE CONTRACTOR SHALL ISOLATE THE AFFECTED AREA/MATERIALS AND CONTACT THE OWENR FOR FURTHER INSTRUCTIONS BEFORE PROCEEDING.

PROJECT NOTES	
<p><b>GENERAL NOTES:</b></p> <ul style="list-style-type: none"><li>ITEMS LISTED BELOW ARE APPLICABLE TO ALL CONTRACTORS, SUBCONTRACTORS, VENDORS, SUPPLIERS AND MATERIAL HANDLERS. THE CONTRACT DOCUMENTS INCLUDE WORKING DRAWINGS, ADDENDA, MODIFICATIONS AND THE CONDITIONS OF THE CONSTRUCTION CONTRACT.</li><li>THE CONTRACT DOCUMENTS ARE THE INSTRUMENTS OF SERVICE AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT WHETHER THE PROJECT FOR WHICH THEY ARE PREPARED IS EXECUTED OR NOT. THE CONTRACT DOCUMENTS ARE NOT TO BE USED FOR OTHER PROJECTS OR EXTENSION TO THE PROJECT NOR ARE THEY TO BE MODIFIED IN ANY MANNER WHATSOEVER EXCEPT BY AGREEMENT IN WRITING AND WITH APPROPRIATE COMPENSATION TO THE ARCHITECT.</li><li>STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR AIA DOCUMENT A105 SHALL BE MADE PART OF THESE DOCUMENTS BY REFERENCE.</li><li>ALL WORK SHALL COMPLY WITH THE APPLICABLE CODES, AMENDMENTS, RULES, REGULATIONS, ORDINANCES, LAWS, ORDERS, APPROVALS, ETC. THAT ARE REQUIRED BY PUBLIC AUTHORITIES. IN THE EVENT OF CONFLICT, THE MOST STRINGENT REQUIREMENTS SHALL COMPLY. REQUIREMENTS INCLUDE, BUT ARE NOT LIMITED TO THE CURRENT APPLICABLE EDITIONS OR PUBLICATIONS.</li><li>RUST ARCHITECTS, P.A. RELIES UPON THE PROFESSIONALISM AND ACCURACY OF WORK DESIGNED BY OTHER SUBCONTRACTORS AND RELIES THAT THE SYSTEMS DESIGNED BY OTHERS WILL PERFORM AS REQUIRED AND PER INDUSTRY STANDARD.</li></ul> <p><b>CONTRACT DOCUMENT NOTES:</b></p> <ul style="list-style-type: none"><li>THIS SET OF DOCUMENTS IS NOT ALL INCLUSIVE AND IS MEANT TO SHOW THE INTENT OF THE SCOPE OF WORK. THE CONTRACTOR SHALL BID ALL WORK INVOLVED WITH A NORMALLY ANTICIPATE SCOPE OF WORK.</li><li>ALL SHEETS LISTED IN THE DRAWING COMPRISE THE CONSTRUCTION DOCUMENTS FOR THIS PROJECT. THE CONTRACTOR IS RESPONSIBLE FOR ALL THE WORK DEFINED IN THESE CONSTRUCTION DOCUMENTS INCLUDING DISTRIBUTING DRAWINGS TO SUB-CONTRACTORS FOR BIDDING PURPOSES. IT IS NOT RECOMMENDED THAT INDIVIDUAL SHEETS BE GIVEN TO SUB-CONTRACTORS FOR BIDDING OR CONSTRUCTION. THE ENTIRE SET OF DRAWINGS, NOT ANY INDIVIDUAL SHEETS DEFINE THE WORK REQUIRED UNDER THE GENERAL CONTRACT.</li><li>IN THE EVENT OF CONFLICT BETWEEN DATA SHOWN ON DRAWINGS AND DATA SHOWN IN THE SPECIFICATIONS, THE SPECIFICATIONS SHALL GOVERN. DIMENSIONS NOTED ON DRAWINGS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS. DETAIL DRAWINGS TAKE PRECEDENCE OVER DRAWINGS OF SMALL SCALE. SHOULD THE CONTRACTOR AT ANY TIME DISCOVER AN ERROR IN A DRAWING OR SPECIFICATION, OR A DISCREPANCY OR VARIATION BETWEEN DIMENSIONS ON DRAWINGS OR OTHER INFORMATION, IT SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION AND SHALL NOT PROCEED WITH WORK AFFECTED UNTIL CLARIFICATION OR RESOLUTION HAS BEEN MADE.</li><li>"SIMILAR" MEANS COMPARABLE CHARACTERISTICS FOR CONDITIONS NOTED. CONTRACTOR TO VERIFY DIMENSIONS AND ORIENTATION.</li><li>"TYPICAL" MEANS IDENTICAL FOR CONDITIONS NOTED.</li><li>DO NOT SCALE DRAWINGS. WRITTEN DIMENSIONS GOVERN. VERIFY DIMENSIONS WITH FIELD CONDITIONS PRIOR TO CONSTRUCTION. IF DISCREPANCIES ARE DISCOVERED BETWEEN FIELD CONDITIONS AND DRAWINGS OR BETWEEN INDIVIDUAL DRAWINGS CONTACT ARCHITECT FOR RESOLUTION BEFORE PROCEEDING.</li><li>HORIZONTAL DIMENSIONS INDICATED ARE TO/FROM FINISHED FACE OF CONSTRUCTION EXCEPT AS NOTED.</li><li>VERTICAL DIMENSIONS INDICATED ARE FROM TOP OF FLOOR SLAB/TOPPING EXCEPT WHERE NOTED TO BE ABOVE FINISHED FLOOR (A.F.F.).</li><li>DIMENSIONS ARE NOT ADJUSTABLE WITHOUT APPROVAL OF ARCHITECT UNLESS NOTED +/-.</li><li>ALL SYMBOLS AND ABBREVIATIONS USED ON THE DRAWINGS ARE CONSIDERED TO BE CONSTRUCTION STANDARDS. IF THE CONTRACTOR HAS QUESTIONS REGARDING SYMBOLS AND ABBREVIATIONS USED OR THEIR EXACT MEANING THE ARCHITECT SHALL BE NOTIFIED FOR CLARIFICATION.</li><li>THERE SHALL BE NO SUBSTITUTION DURING BIDDING OF MATERIALS WHERE A MANUFACTURER IS SPECIFIED. WHERE THE TERM "EQUAL" IS USED, ARCHITECT AND OWNER SHALL DETERMINE EQUALITY BASED UPON INFORMATION AND COSTS SUBMITTED BY CONTRACTOR.</li></ul> <p><b>CONSTRUCTION NOTES:</b></p> <ul style="list-style-type: none"><li>ALL CONTRACTORS AND SUB-CONTRACTORS ARE RESPONSIBLE FOR PAYING FOR AND OBTAINING ALL THEIR OWN PERMITS AS MAY BE REQUIRED BY GOVERNING AUTHORITIES.</li><li>ALL CONTRACTORS AND SUB-CONTRACTORS ARE RESPONSIBLE FOR OBTAINING ALL THEIR OWN PERMITS AS MAY BE REQUIRED BY GOVERNING AUTHORITIES.</li><li>CONTRACTOR SHALL BE RESPONSIBLE FOR CHECKING CONTRACT DOCUMENTS, FIELD CONDITIONS AND DIMENSIONS FOR ACCURACY AND CONFIRMING THAT WORK IS AS SHOWN BEFORE PROCEEDING WITH CONSTRUCTION. CLARIFICATIONS REGARDING ANY CNFLICTS SHALL BE ACHIEVED PRIOR TO RELATED WORK BEING STARTED.</li></ul>	
<ul style="list-style-type: none"><li>CONTRACTOR TO COORDINATE CONSTRUCTION NEEDS FOR PHONE, POWER, DATA, LIGHTING, ETC. WITH OWNER PRIOR TO NEGOTIATING PROJECT COST.</li><li>CONTRACTOR SHALL ORDER AND SCHEDULE DELIVERY OF MATERIALS IN AMPLE TIME TO AVOID DELAYS IN CONSTRUCTION. IF AN ITEM IS FOUND TO BE UNAVAILABLE THE CONTRACTOR SHALL NOTIFY ARCHITECT IMMEDIATELY TO ALLOW A REASONABLE AMOUNT OF TIME TO SELECT AND APPROPRIATE SUBSTITUTE.</li><li>ONLY NEW ITEMS OF RECENT MANUFACTURER, OF STANDARD QUALITY, FREE FROM DEFECTS, WILL BE PERMITTED ON THE WORK. REJECTED ITEMS SHALL BE REMOVED IMMEDIATELY FORM THE WORK AND REPLACED WITH ITEMS OF THE QUALITY SPECIFIED. FAILURE TO REMOVE REJECTED MATERIALS AND EQUIPMENT SHALL NOT RELIEVE THE CONTRACTOR FROM THEIR RESPONSIBILITY FOR QUALITY AND CHARACTER OF ITEMS USED NOR FROM ANY OTHER OBLIGATION IMPOSED ON HIM BY THE CONTRACT.</li><li>ALL FINISHED WORK SHALL BE FIRM, WELL ANCHORED, IN TRUE ALIGNMENT, PLUMB, LEVEL, WITH SMOOTH, CLEAN, UNIFORM APPEARANCE WITHOUT WAVES, DISTORTIONS, HOLES, MARKS, CRACKS, STAINS OR DISCOLORATION. JOINTINGS SHALL BE TIGHT FITTING, NEAT AND WELL SCRIBED. THE FINISH WORK SHALL NOT HAVE EXPOSED UNSIGHTLY ANCHORS OR FASTENERS AND SHALL NOT PRESENT HAZARDOUS, UNSAFE CORNERS. ALL WORK SHALL HAVE THE PROVISION FOR EXPANSION, CONTRACTION AND SHRINKAGE AS NECESSARY TO PREVENT CRACKS, BUCKLING AND WARPING DUE TO TEMPERATURE AND HUMIDITY CONDITIONS.</li><li>ATTACHMENTS, CONNECTIONS OR FASTENINGS OF ANY NATURE ARE TO BE PROPERLY AND PERMANENTLY SECURED IN CONFORMANCE WITH BEST PRACTICES AND THE CONTRACTOR IS RESPONSIBLE FOR INSTALLING THEM ACCORDING TO THESE CONDITIONS. THE DRAWINGS ONLY SHOW SPECIAL CONDITIONS TO ASSIST THE CONTRACTOR, THEY DO NOT ILLUSTRATE EVERY SUCH CONDITION AND DETAIL.</li><li>USE OF MOISTURE RESISTANT TREATED WOOD BLOCKING IN CONSTRUCTION SHALL USE THE FOLLOWING GUIDELINES: CARBON STEEL, ALUMINUM AND ELECTROPLATED GALVANIZED STEEL FASTENERS AND CONNECTORS SHOULD NOT BE USED IN CONTACT WITH TREATED WOOD. HOT DIPPED GALVANIZED FASTENERS COMPLYING WITH ASTM A153 AND CONNECTORS COMPLYING WITH ASTM A653, CLASS C185, GENERALLY ARE ACCEPTABLE. TYPE 304 OR TYPE 316 STAINLESS STEEL FASTENERS AND CONNECTORS ARE RECOMMENDED FOR MAXIMUM CORROSION RESISTANCE. FASTENERS WITH PROPRIETARY ANTI-CORROSION COATING MAY BE ACCEPTABLE FOR USE WITH TREATED WOOD. ALUMINUM FASTENERS, FLASHINGS AND ACCESSORY PRODUCTS SHOULD NOT BE USED IN DIRECT CONTACT WITH ANY TREATED WOOD. ACQ-TREATED WOOD IS NOT COMPATIBLE WITH ALUMINUM. UNCOATED METAL AND PAINTED METAL FLASHINGS AND ACCESSORIES, EXCEPT FOR 300 SERIES STAINLESS STEEL SHOULD NOT BE USED IN DIRECT CONTACT WITH TREATED WOOD. METAL PRODUCTS, EXCEPT STAINLESS STEEL MAY BE USED IF SEPARATED FROM TREATED WOOD BY A SPACER OR BARRIER SUCH AS SINGLE-PLY MEMBRANE OR SELF-ADHERED POLYMER-MODIFIED BITUMEN MEMBRANE MATERIAL. THE USE OF NON TREATED CONSTRUCTION GRADE WOOD IS SUITABLE FOR USE AS BLOCKING OR NAILERS, PROVIDED REASONABLE MEASURES ARE TAKEN TO ENSURE THE NON-TREATED WOOD REMAINS REASONABLY DRY WHEN IN SERVICE. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE BLOCKING REQUIREMENTS WITH EACH SUB-CONTRACTOR AND IT SHALL BE UP TO THE SUB-CONTRACTOR TO SELECT SUITABLE METHODS FOR INSTALLING BLOCKING MEETING THE STANDARDS REFERENCED ABOVE.</li><li>NO WORK DEFECTIVE IN CONSTRUCTION OR QUALITY, OR DEFICIENT IN ANY REQUIREMENTS OF DRAWINGS AND SPECIFICATIONS WILL BE ACCEPTABLE IN CONSEQUENCE OF OWNER'S ARCHITECT'S FAILURE TO DISCOVER OR TO POINT OUT DEFECTS OR DEFICIENCIES DURING CONSTRUCTION, NOR WILL PRESENCE OF INSPECTORS ON WORK SITE RELIEVE CONTRACTOR FOR SECURING QUALITY AND PROGRESS OR WORK AS REQUIRED BY CONTRACT. DEFECTIVE WORK REVEALED WITHIN TIME REQUIRED BY GUARANTEES SHALL BE WHETHER PARTIAL OR FINAL SHALL BE CONSTRUED AS AN ACCEPTANCE OF DEFECTIVE WORK OR IMPROPER MATERIALS.</li><li>CONTRACTORS, SUB-CONTRACTORS OR SUPPLIERS SHALL NOT PROCEED WITH ANY WORK FOR WHICH HE EXPECTS ADDITIONAL COMPENSATION BEYOND THE WRITTEN AUTHORIZATION FROM CONTRACTOR OR OWNER. FAILURE TO OBTAIN SUCH AUTHORIZATION MAY INVALIDATE ANY CLAIM FOR ADDITIONAL COMPENSATION.</li><li>THE CONTRACTOR IS TO COORDINATE AND SCHEDULE PUNCH LIST TO TAKE PLACE A MINIMUM OF 5 WORKING DAYS BEFORE SCHEDULED OCCUPANCY DATE. PROVIDE NOTIFICATION TO ARCHITECT AND OWNER WHEN PUNCH LIST ITEMS HAVE BEEN COMPLETED OR WHICH ITEMS REMAIN AND WHY. COORDINATE REQUIRED WORK WITH OWNER AND PROTECT AND/OR MOVE ANY OWNER ITEMS AND FURNITURE IF NEEDED. PUNCH LIST ITEMS MUST BE COMPLETED WITHIN 30 CALENDAR DAYS OF PUNCH LIST DATE.</li><li>A "CERTIFICATE OF OCCUPANCY" SHALL BE OBTAINED PRIOR TO MOVE IN DATE AND PRESENTED TO OWNER AT TIME OF PUNCH LIST WALK THROUGH.</li></ul>	

1 SITE PLAN  
1" = 10'-0"



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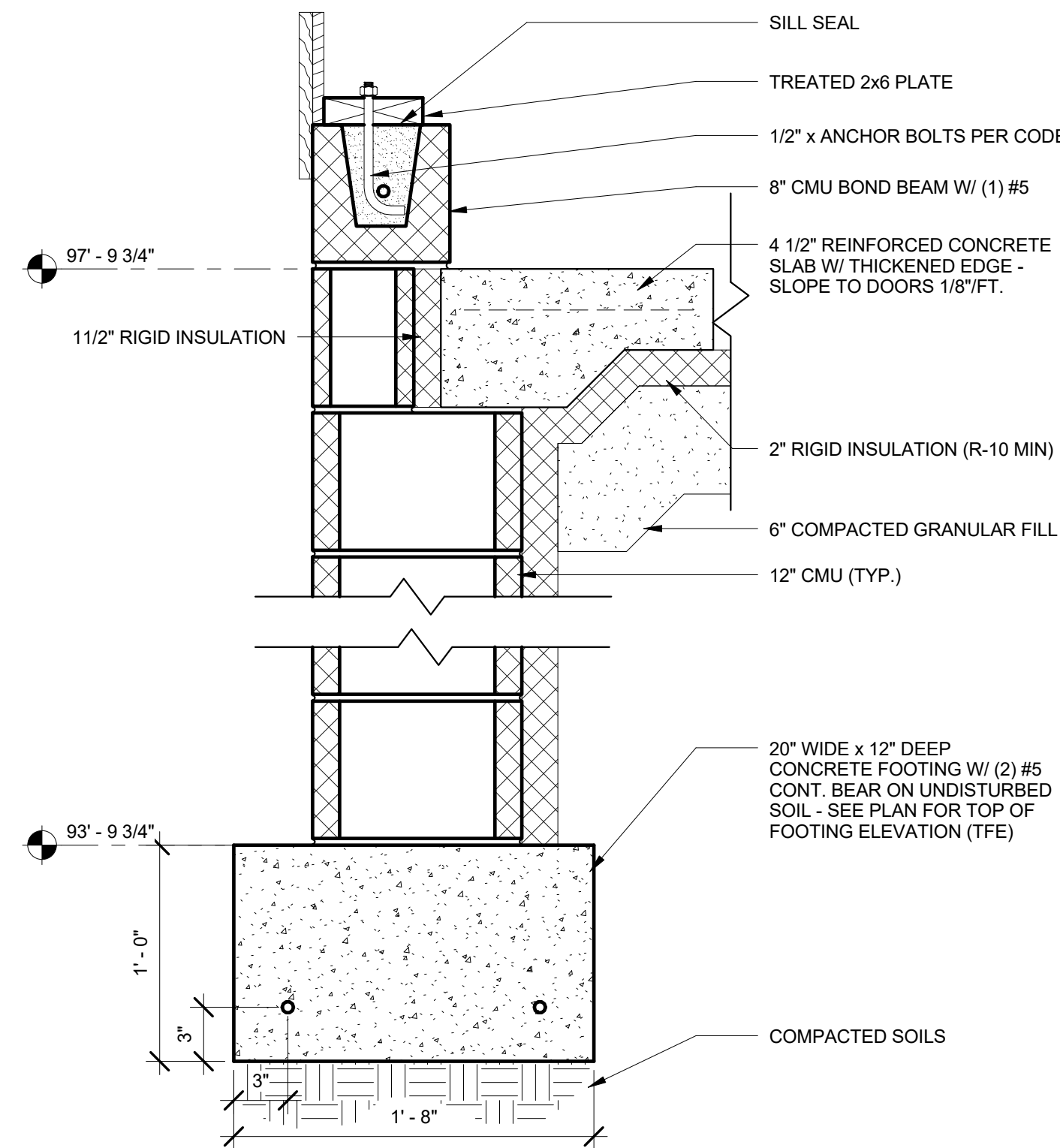
I hereby certify that this plan, specification, or report was prepared by me, or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of \_\_\_\_\_  
William E. Rust License No. \_\_\_\_\_ Date \_\_\_\_\_

ERICKSON RESIDENCE  
23359 OLDFIELD AVE N SCANDIA, MN  
TITLE SHEET / SITE PLAN

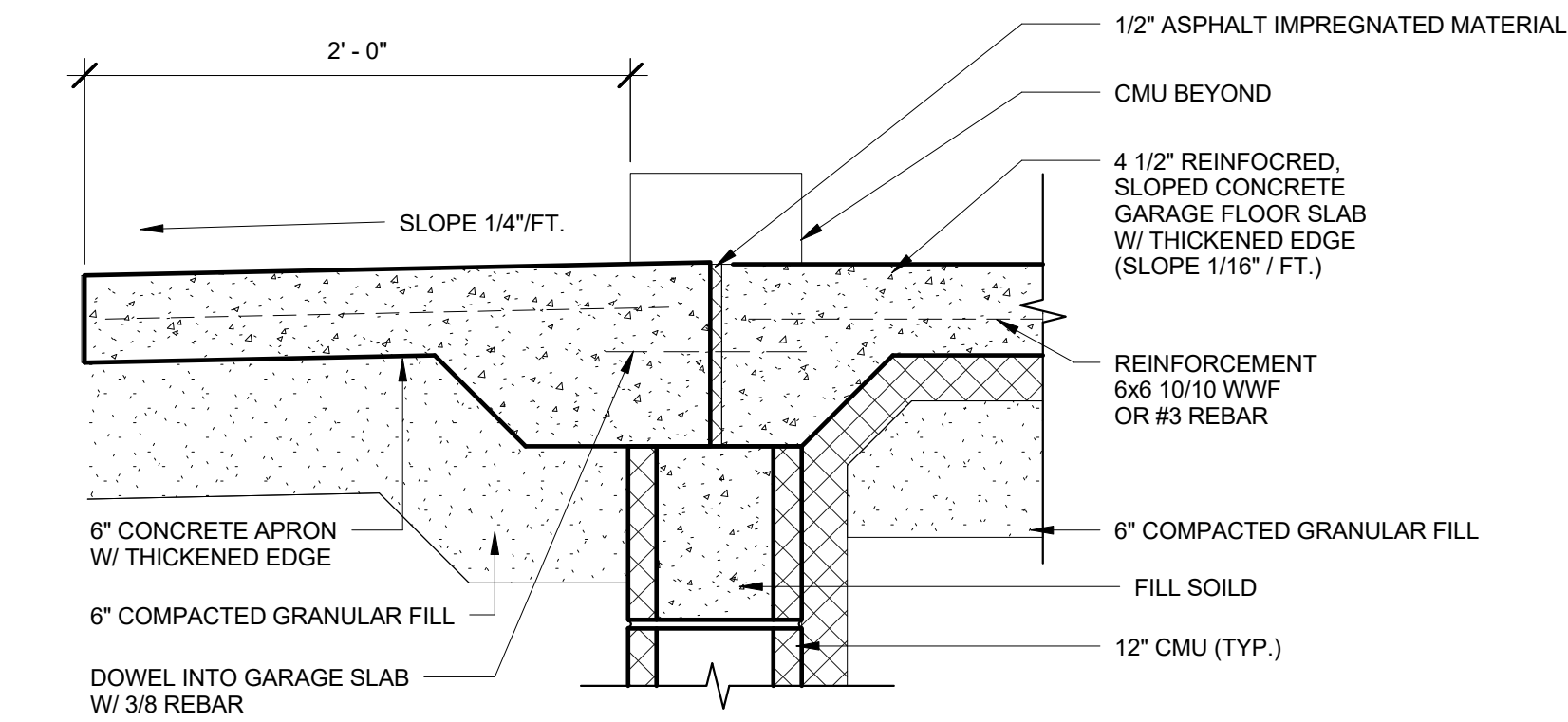
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DESIGNED BY: WER  
PROJECT NUMBER: RA18011

No. \_\_\_\_\_ Date \_\_\_\_\_

A001



2 FOOTING DETAIL @ GARAGE SLAB  
1 1/2" = 1'-0"



CONCRETE STOOP DETAIL @ GARAGE  
SLAB  
3 1 1/2" = 1'-0"

#### FOUNDATION PLAN GENERAL NOTES

1. ALL EXTERIOR WALLS ARE DIMENSIONED TO EXTERIOR FACE OF MASONRY, U.O.N.
2. ALL CONCRETE MASONRY WALLS AND PARTITIONS DIMENSIONED TO FACE OF C.M.U., TYP.
3. ALL MASONRY DIMENSIONS ARE NOMINAL.
4. ANGLED WALLS ARE AT 45 DEGREES TYPICAL, U.O.N.
5. VERIFY ALL ROUGH OPENING REQUIREMENTS OF WINDOWS, DOORS AND EQUIPMENT WITH MANUFACTURER PRIOR TO CONSTRUCTION.

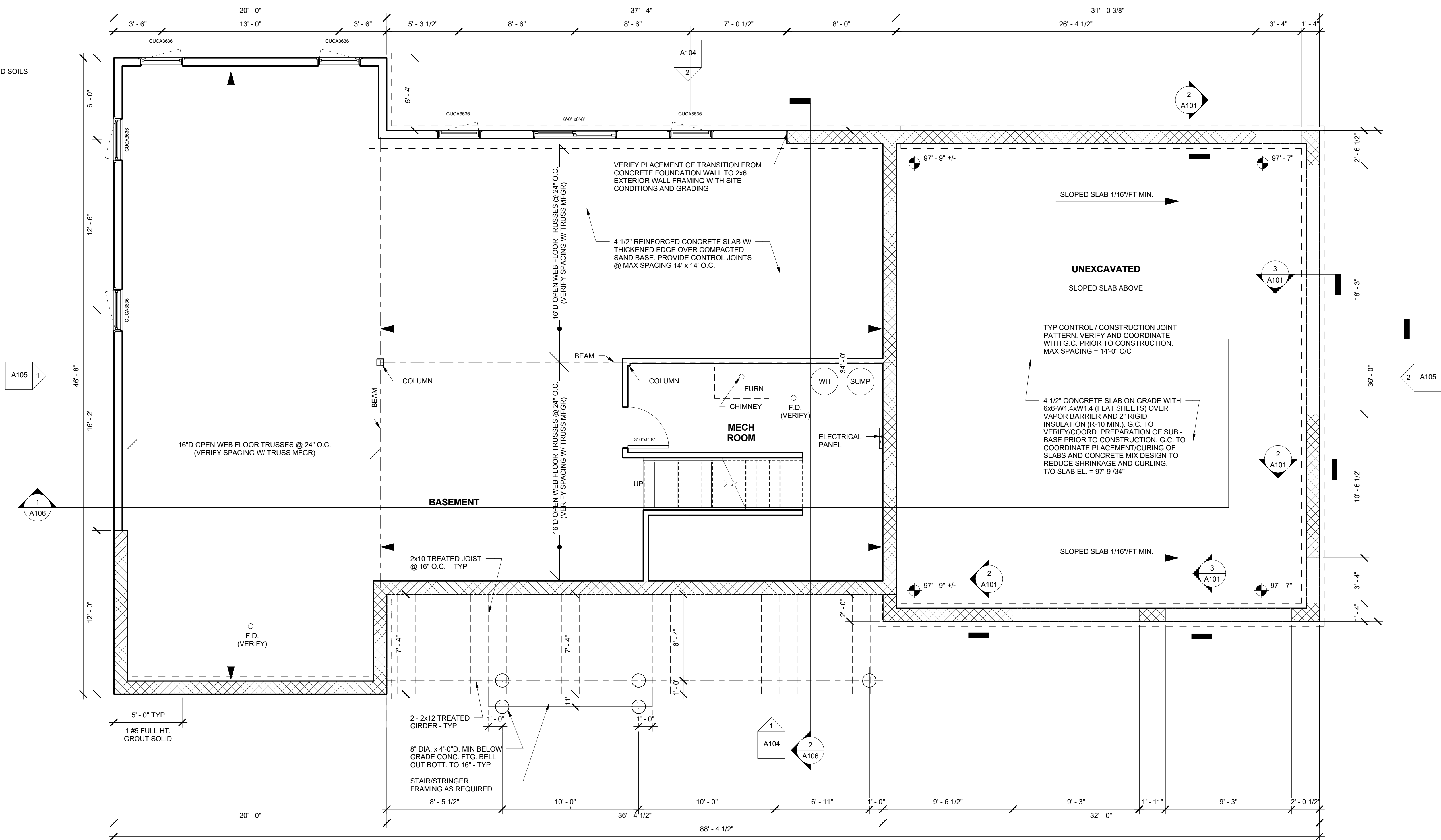
#### FOUNDATION DESIGN ASSUMPTIONS AND NOTES:

FOUNDATIONS SHOWN ON THIS PLAN WERE DESIGNED BASED ON THE FOLLOWING ASSUMPTIONS:

- FOOTINGS TO BEAR ON SOUND SOILS OR COMPACTED FILL WITH A MINIMUM BEARING CAPACITY OF 3,000 PSF
- FOOTINGS TO BEAR AT LEAST 4'-0" BELOW ADJACENT FINISHED GRADE

CONTRACTOR TO VERIFY ALL ASSUMPTIONS WITH GEOTECHNICAL CONSULTANT AND/OR REPORT PRIOR TO THE START OF CONSTRUCTION. ANY CHANGES TO THIS SET OF ASSUMPTIONS MAY REQUIRE STRUCTURAL REVISIONS TO THE FOUNDATIONS SHOWN ON THESE CONSTRUCTION DOCUMENTS.

1. MINIMUM SPECIFIC COMPRESSIVE STRENGTH OF CONCRETE SHALL NOT BE LESS THAN 3,500 PSI AND COMPLY WITH ALL STATE AND LOCAL CODES. PROVIDE DRAIN TILE AS REQUIRED. CONTRACTOR TO VERIFY AND COORDINATE WITH THE GEOTECHNICAL CONSULTANT, REPORT AND/OR OWNER PRIOR TO CONSTRUCTION.
2. CONTRACTOR TO VERIFY/COORDINATE HOW FOUNDATIONS WILL BE PROTECTED FROM FROST DURING CONSTRUCTION ACTIVITIES PRIOR TO THE START OF CONSTRUCTION.
3. FOUNDATIONS SHOWN ON THESE CONSTRUCTION DOCUMENTS MAY NEED TO BE LOWERED FOR TEMPORARY FROST PROTECTION DURING CONSTRUCTION. CONTRACTOR TO COORDINATE THEIR PLAN FORM FROST PROTECTION WITH GEOTECHNICAL CONSULTANT AND/OR REPORT.



1 FOOTING AND FOUNDATION PLAN  
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 Licensed Architect under the laws of the State of Minnesota.  
William E. Rust  
Date \_\_\_\_\_ License No. \_\_\_\_\_

ERICKSON RESIDENCE  
23359 OLDFIELD AVE N SCANDIA, MN  
FOUNDATION PLAN & DETAILS

DRAWN BY: BKS  
DESIGNED BY: WER  
PROJECT NUMBER: RA18011

No. \_\_\_\_\_ Date \_\_\_\_\_

A101

# FLOOR PLAN GENERAL NOTES

- THE ARCHITECT SHALL HAVE NO RESPONSIBILITY FOR THE DISCOVERY, PRESENCE, HANDLING, REMOVAL, DISPOSAL, OR EXPOSURE OF PEOPLE TO HAZARDOUS MATERIALS IN ANY FORM, INCLUDING, BUT NOT LIMITED TO, ASBESTOS PRODUCTS, POLYCHLORINATED BIPHENYL (PCB) OR OTHER TOXIC SUBSTANCES.
- CONTRACTOR SHALL PROVIDE WRITTEN NOTICE OF ANY CHANGES THAT INVOLVE ADDITIONAL COST AND/OR TIME TO THE ARCHITECT AND OWNER WITHIN FIVE DAYS OF ITS DISCOVERY AND BEFORE PROCEEDING WITH THE WORK.
- ALL WORK PERFORMED BY THE CONTRACTOR AND SUBCONTRACTORS, INCLUDING MATERIALS AND LABOR SHALL BE GUARANTEED IN WRITING FOR ONE YEAR FROM DATE OF OCCUPANCY.
- GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL LEAVE THE SITE CLEAN AND FREE OF DEBRIS RELATED TO THEIR WORK DAILY.
- SUBCONTRACTORS ARE RESPONSIBLE FOR MEANS AND METHODS FOR INSTALLATION OF WORK INDICATED ON THESE DRAWINGS, COORDINATED THROUGH THE GENERAL CONTRACTOR.
- ALL EXTERIOR WALLS ARE DIMENSIONED TO EXTERIOR FACE OF WOOD STUD OR FACE OF MASONRY, U.O.N.
- ALL INTERIOR DIMENSIONS ARE TO FINISH FACE OF SURFACES.
- ALL CONCRETE MASONRY WALLS AND PARTITIONS DIMENSIONED TO FACE OF C.M.U., TYP.
- ALL MASONRY DIMENSIONS ARE NOMINAL.
- ANGLED WALLS ARE AT 45 DEGREES TYPICAL, U.O.N.
- VERIFY ALL ROUGH OPENING REQUIREMENTS OF WINDOWS, DOORS AND EQUIPMENT WITH MANUFACTURER PRIOR TO CONSTRUCTION.
- REFER TO SITE PLAN FOR BUILDING ORIENTATION.
- VERIFY ALL MECHANICAL AND ELECTRICAL REQUIREMENTS WITH MECHANICAL AND ELECTRICAL SUB-CONTRACTORS.
- ALL INTERIOR DOORS TO BE OAK 6-PANEL SOLID CORE CONSTRUCTION.
- DOOR FRAMES SHALL BE LOCATED 4" FROM CORNERS.
- ALL EXTERIOR WINDOWS SPECIFIED ON THE DRAWINGS ARE MARVIN WOOD ULTIMATE CASEMENT, PICTURE OR AWNING UNITS.
- EXTERIOR CASEMENT, PICTURE OR AWNING WINDOWS SPECIFIED ON THE DRAWINGS HAVE A TYPICAL HEAD HEIGHT OF 6'-8" U.O.N.

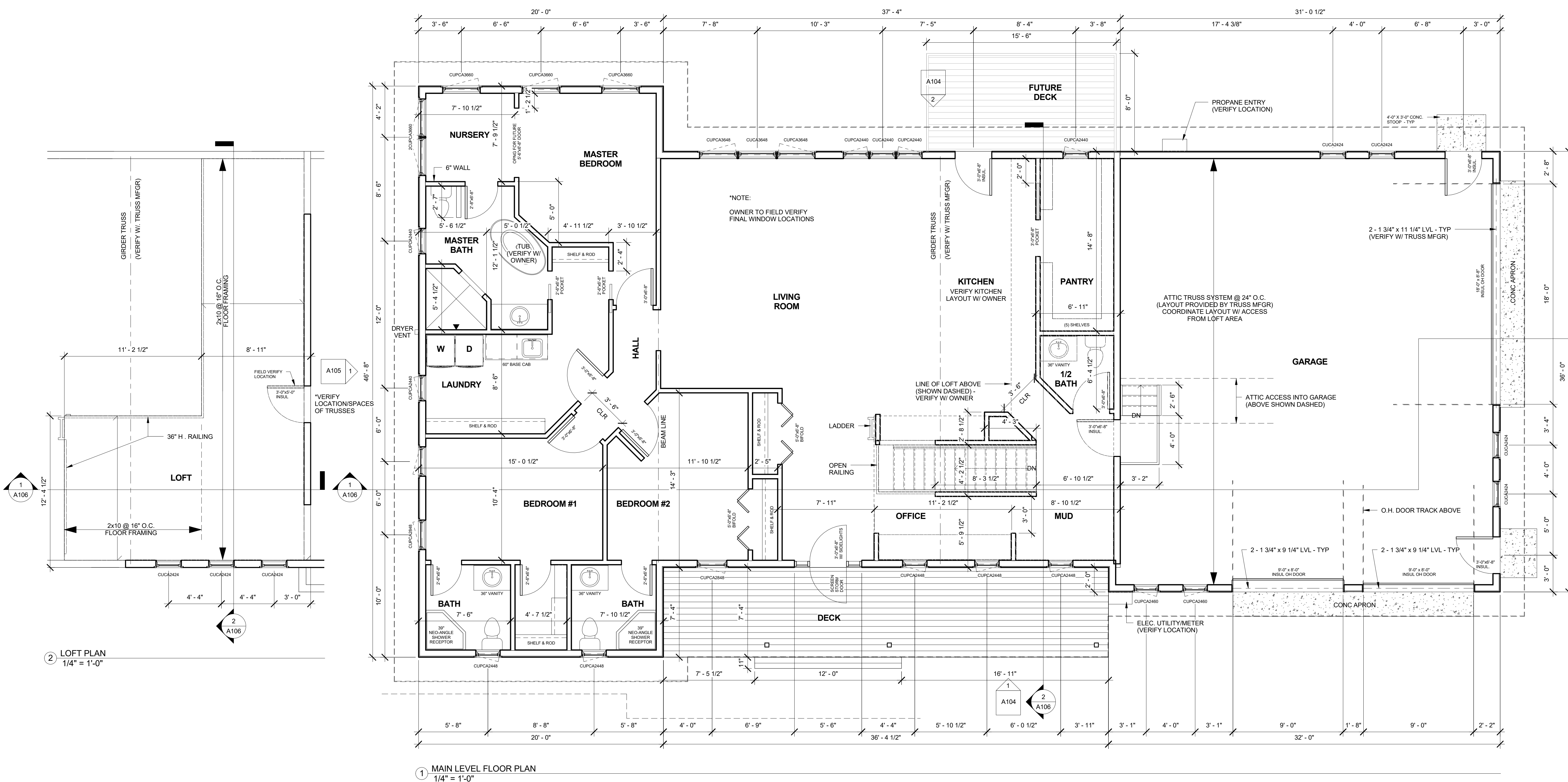
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 Date \_\_\_\_\_ License No. \_\_\_\_\_

ERICKSON RESIDENCE  
 23359 OLDFIELD AVE N SCANDIA, MN  
 MAIN LEVEL FLOOR PLAN

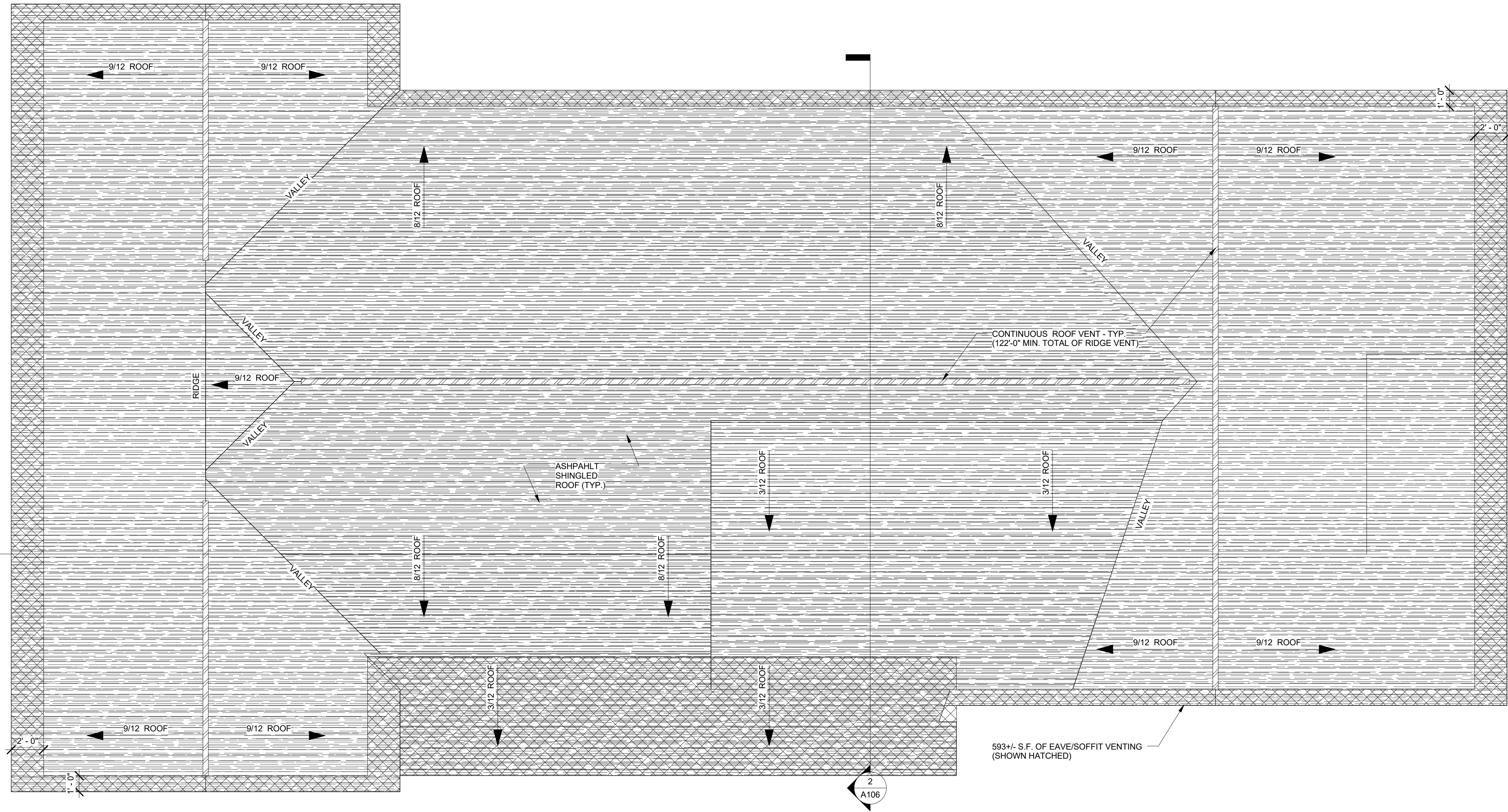
DRAWN BY: BKS  
 DESIGNED BY: WER  
 PROJECT NUMBER: RA18011

No. \_\_\_\_\_ Date \_\_\_\_\_

A102







1 ROOF PLAN  
1/4" = 1'-0"

ROOF PLAN GENERAL NOTES

1. VENTILATION AREA IS TO BE PROVIDED AT THE ATTIC SPACE WITH 1:300 RATIO FOR VAPOR RETARDER EXCEPTION: 50% OF THE REQUIRED VENTILATING AREA TO BE PROVIDED BY VENTILATORS LOCATED IN THE UPPER PORTION OF THE SPACE TO BE VENTILATED AT LEAST 3 FEET ABOVE THE EAVE OR CORNICE VENTS (AT ROOF RIDGE). THE BALANCE (50%) OF THE REQUIRED VENTILATION TO BE PROVIDED BY EAVE OR CORNICE VENTS (MSBC 2015 1203.2).
2. EXTERIOR OPENINGS INTO THE ATTIC SPACE SHALL BE COVERED WITH CORROSION RESISTANT WIRE CLOTH SCREENING, HARDWARE CLOTH, PERFORATED VINYL OR SIMILAR MATERIAL TO PREVENT THE ENTRY OF SMALL CREATURES. OPENINGS SHALL THEREFORE BE 1/16" MINIMUM AND 1/4" MAXIMUM IN SIZE (MSBC 2015 1203.2.1).
3. AN OPENING NOT LESS THAN 20" X30" SHALL BE PROVIDED TO ATTIC. A 30" MINIMUM CLEAR HEADROOM IN THE ATTIC SPACE SHALL BE PROVIDED AT OR ABOVE THE ACCESS OPENINGS (MSBC 2015 1209.2).
4. SELF-ADHERED ICE AND WATER SHIELD TO RUN FROM EAVES TO 2'-0" INSIDE THE EXTERIOR WALL LINE.
5. ROOF VALLEY FLASHING SHALL BE CORROSION RESISTANT METAL (PREFINISHED ALUMINUM) AND SHALL EXTEND AT LEAST 12" FROM THE CENTER LINE OF THE VALLEY EACH WAY.
6. ALL RIDGE VENTS TO BE RATED A NET FREE AREA OF 18 SQUARE INCHES (S.I.) PER LINEAL FOOT MINIMUM, TYPICAL.
7. ALL EAVE/SOFFIT VENTING TO BE ROLLEX SYSTEM 3 ALUMINUM SOFFIT SYSTEM, CENTER VENTED, RATED AT 6.48 SQUARE INCHES (S.I.) PER LINEAL FOOT MINIMUM. PROVIDE SPECIFICATIONS, SAMPLES, AND COLOR SELECTIONS TO ARCHITECT FOR APPROVAL FOR RIDGE VENTS AND ROOF VENTS. FINISH FOR ALL ROOF PENETRATIONS & VENTS TO MATCH ROOF.
- 8.

I hereby certify that this plan, specification, or report was prepared by me, or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota  
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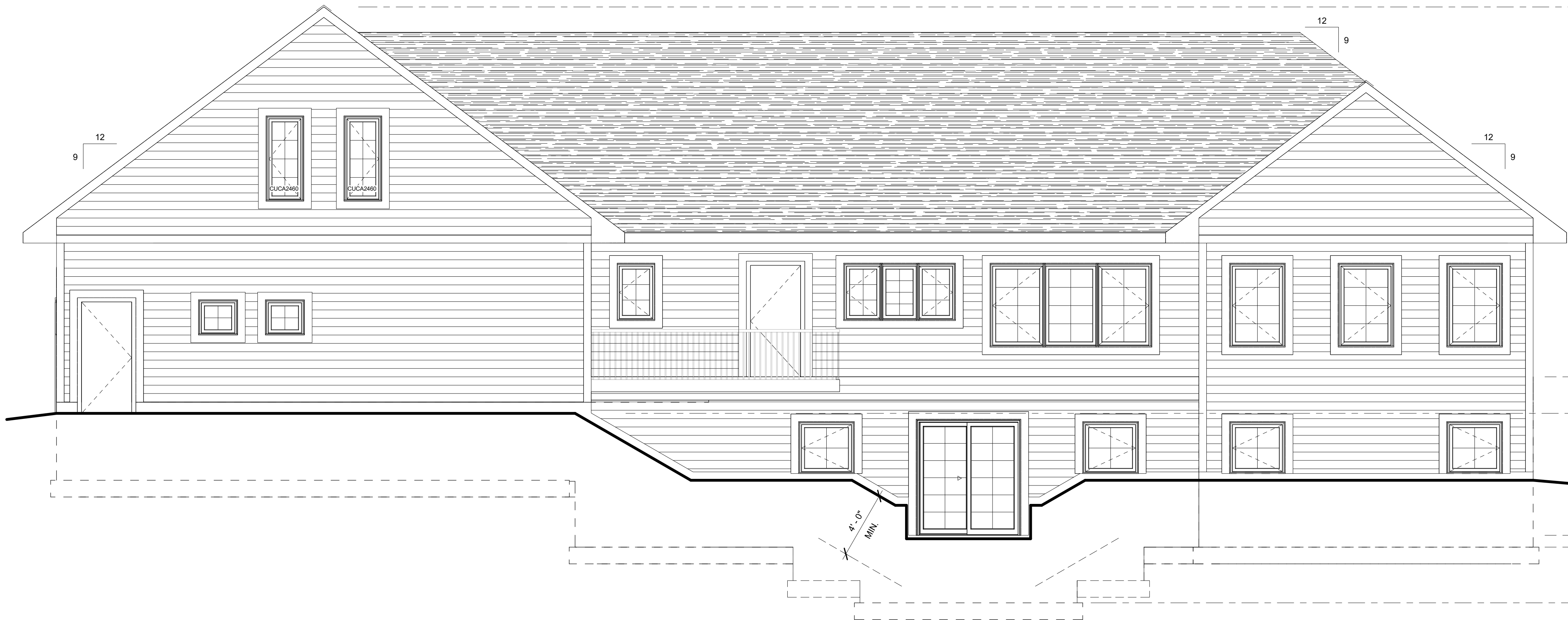
ERICKSON RESIDENCE  
23359 OLDFIELD AVE N SCANDIA, MN  
ROOF PLAN

DRAWN BY: BKS  
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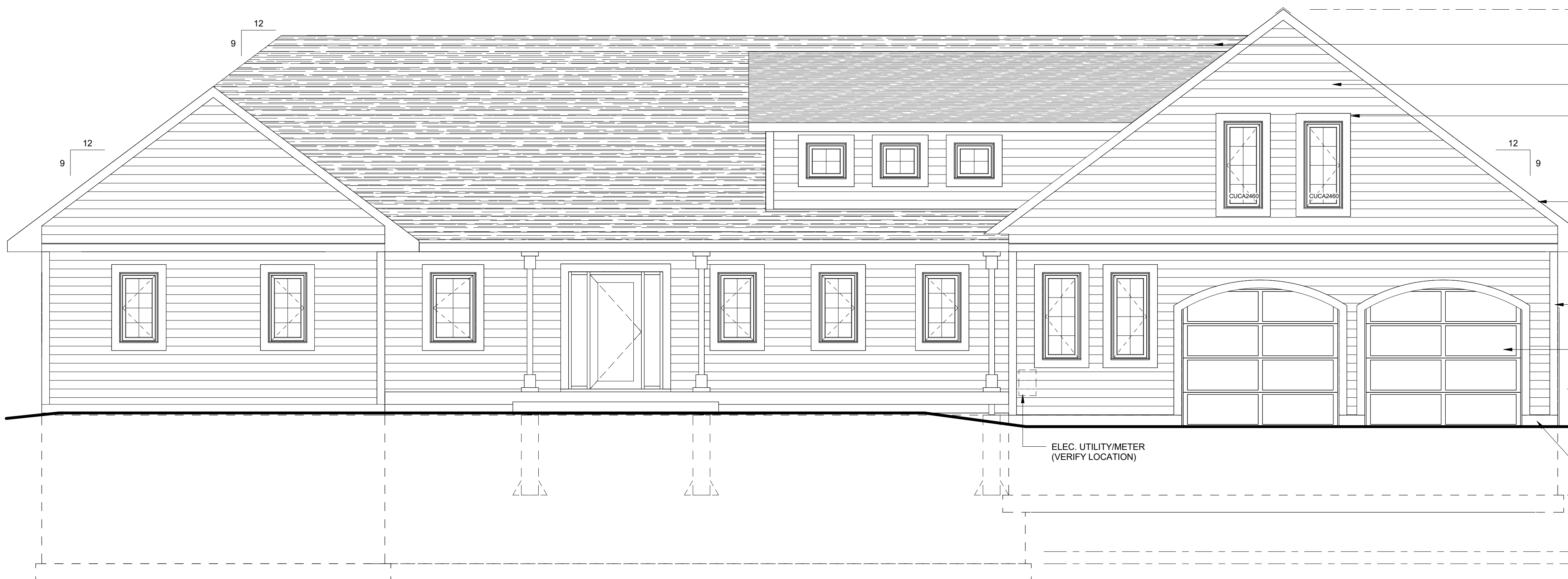
No. \_\_\_\_\_ Date \_\_\_\_\_

A103

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2 REAR ELEVATION  
1/4" = 1'-0"



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

#### ELEVATION GENERAL NOTES

1. ALL PENETRATIONS/COVERS SHALL BE PREFINISHED AND/OR PAINTED TO MATCH ADJACENT EXTERIOR WALL AND ROOF FINISHES TYPICAL.
2. PROVIDE FLASHING AT WINDOW AND VENT OPENINGS THROUGH EXTERIOR WALL SHEATHING AS REQUIRED PER MANUFACTURERS TYPICAL INSTALLATION GUIDELINES.
3. PROVIDE SEALANT AROUND ALL EXTERIOR PENETRATIONS (PIPES, CONDUITS, VENTS, ETC.). SEALANTS USED THROUGHOUT EXTERIOR OF BUILDING SHALL BE OF COLOR TO MATCH ADJACENT EXTERIOR BUILDING FINISHES TYPICAL.
4. REFER TO FOUNDATION PLAN FOR FOOTING / FOUNDATION REQUIREMENTS.

TOP OF ROOF  
122' - 1 1/2"  
VERIFY W/ TRUSS MFR

ROOF TRUSS  
BEARING  
108' - 0"

FIN. FLR ELEV.  
100' - 0"

GARAGE SLAB  
97' - 9 3/4"

T.O. GARAGE FTG.  
93' - 9"

BASEMENT SLAB  
T.O. 90' - 6 1/4"  
89' - 9 3/4"

T.O. FTG @  
WALKOUT  
86' - 5 3/4"

TOP OF ROOF  
122' - 1 1/2"  
VERIFY W/ TRUSS MFR

ASHPHALT SHINGLES - COLOR/STYLE  
AS SPECIFIED BY OWNER

SIDING MATERIAL AS SPECIFIED BY OWNER

WINDOW AS SCHEDULED (TYP)  
- VERIFY W/ OWNER

2x8 FASCIA (TYP) - MATERIAL TYPE  
AS SPECIFIED BY OWNER

ROOF TRUSS  
BEARING  
108' - 0"

VENTED SOFFIT SYSTEM (TYP)  
- MATERIAL TYPE AS SPECIFIED BY OWNER

1x6 TRIM (TYP) - MATERIAL TYPE AS  
SPECIFIED BY OWNER

OVERHEAD DOOR (TYP) - SIZE AS PER  
PLAN AND AS SPECIFIED BY OWNER

FIN. FLR ELEV.  
100' - 0"

GARAGE SLAB  
97' - 9 3/4"

GRADE LINE (VARIES) SLOPE AWAY FROM STRUCTURE

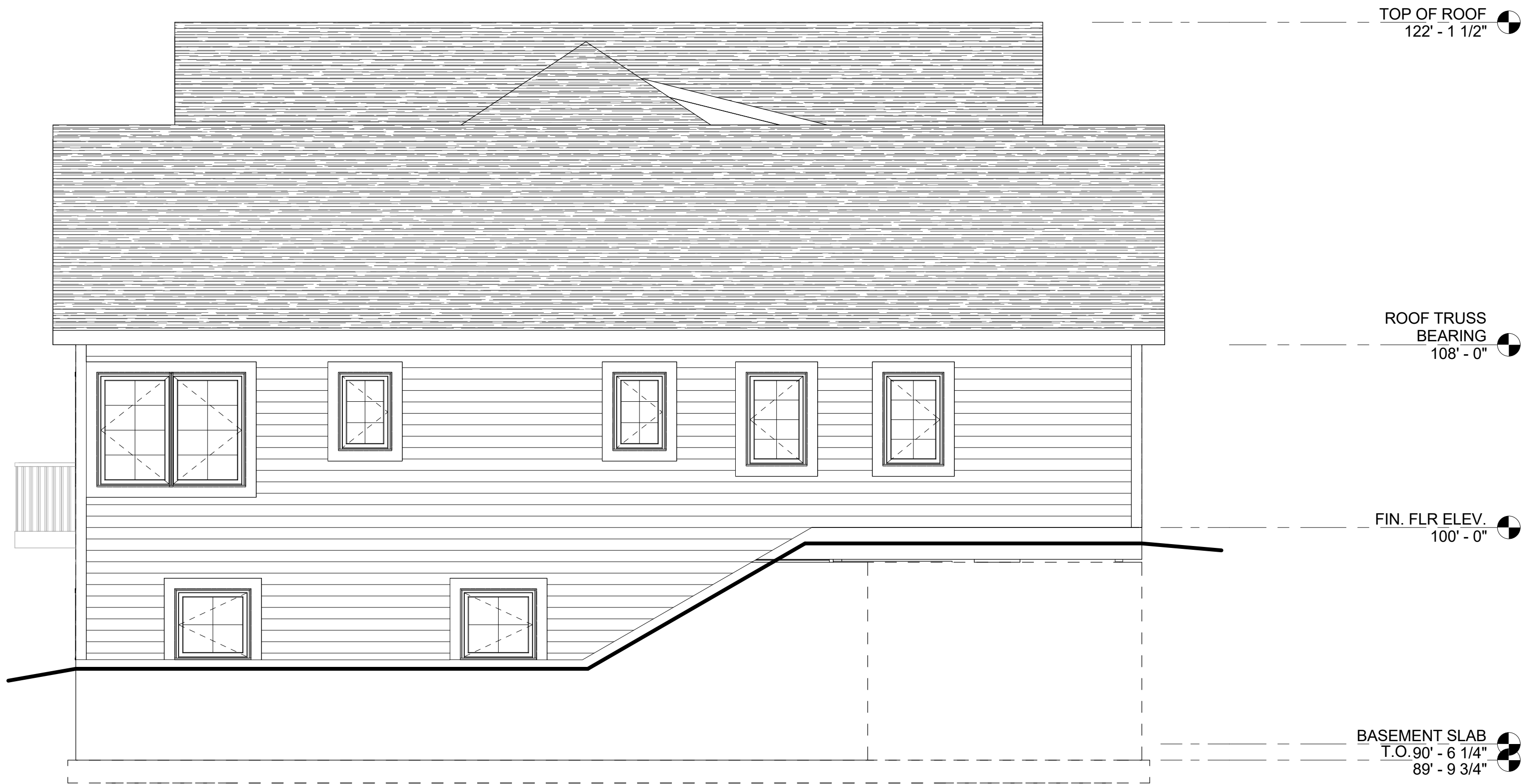
PAINT EXPOSED CMU TO MATCH TRIM (TYP)

T.O. GARAGE FTG.  
93' - 9"

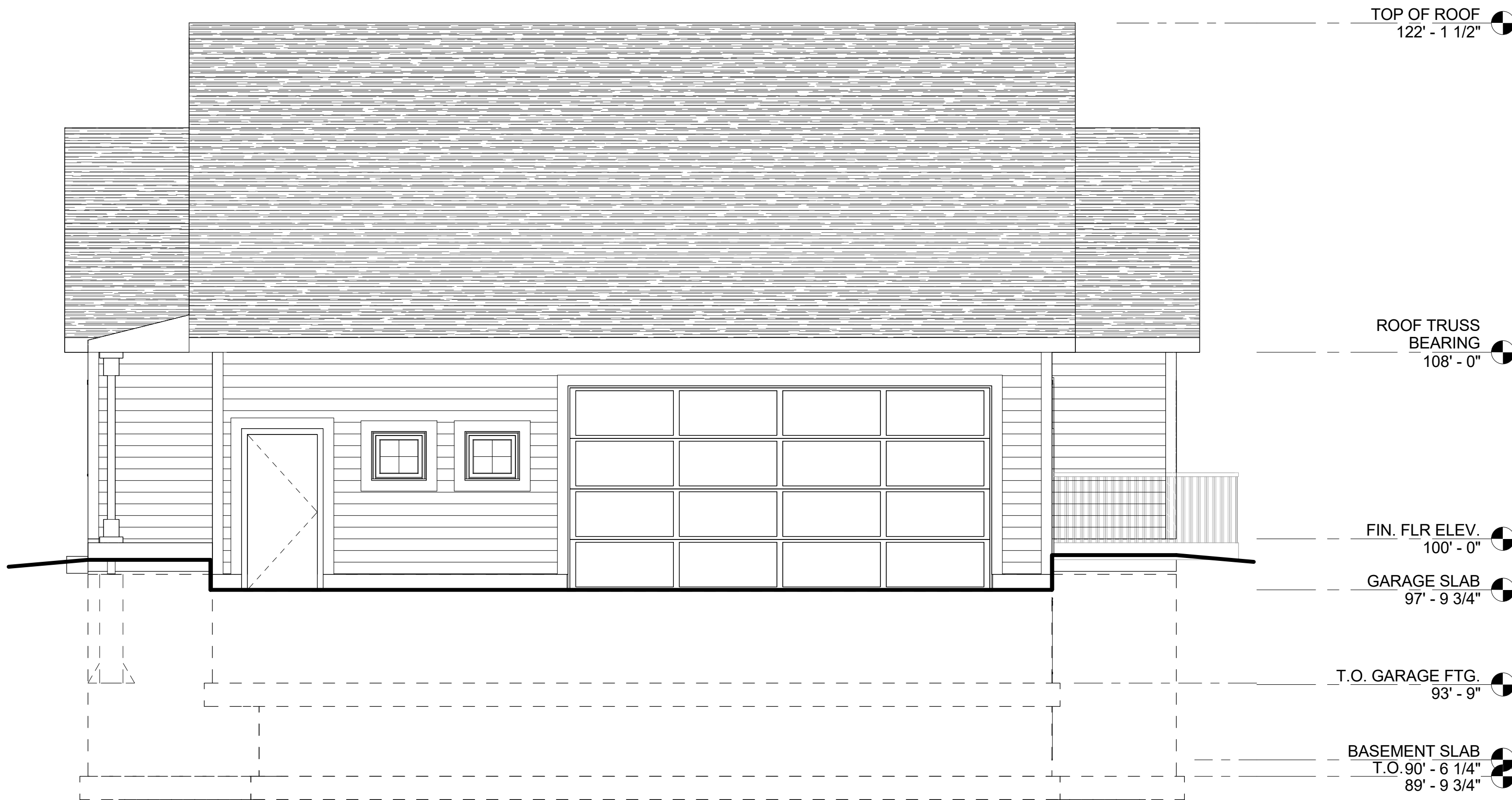
BASEMENT SLAB  
90' - 6 1/4"

T.O. FOOTING  
89' - 9 3/4"

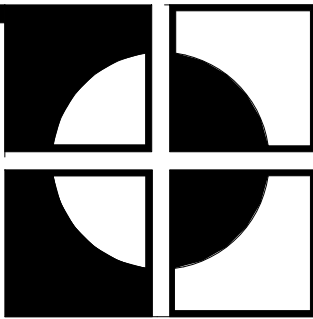
ELEC. UTILITY/METER  
(VERIFY LOCATION)



① SIDE ELEVATION - 1  
1/4" = 1'-0"



② SIDE ELEVATION - 2  
1/4" = 1'-0"



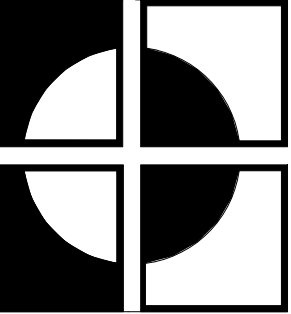
**RUST ARCHITECTS, P.A.**  
4744 WASHINGTON SQUARE  
WHITE BEAR LAKE, MINNESOTA 55110  
PHONE (651) 429-1913 FAX (651) 429-7561  
www.rustarchitects.com

I hereby certify that this plan, specification, or report was prepared by me, or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota.  
William E. Rust  
Date \_\_\_\_\_ License No. \_\_\_\_\_

ERICKSON RESIDENCE  
23359 OLDFIELD AVE N SCANDIA, MN

DRAWN BY: BKS  
DESIGNED BY: WER  
PROJECT NUMBER: RA18011

No. \_\_\_\_\_ Date \_\_\_\_\_



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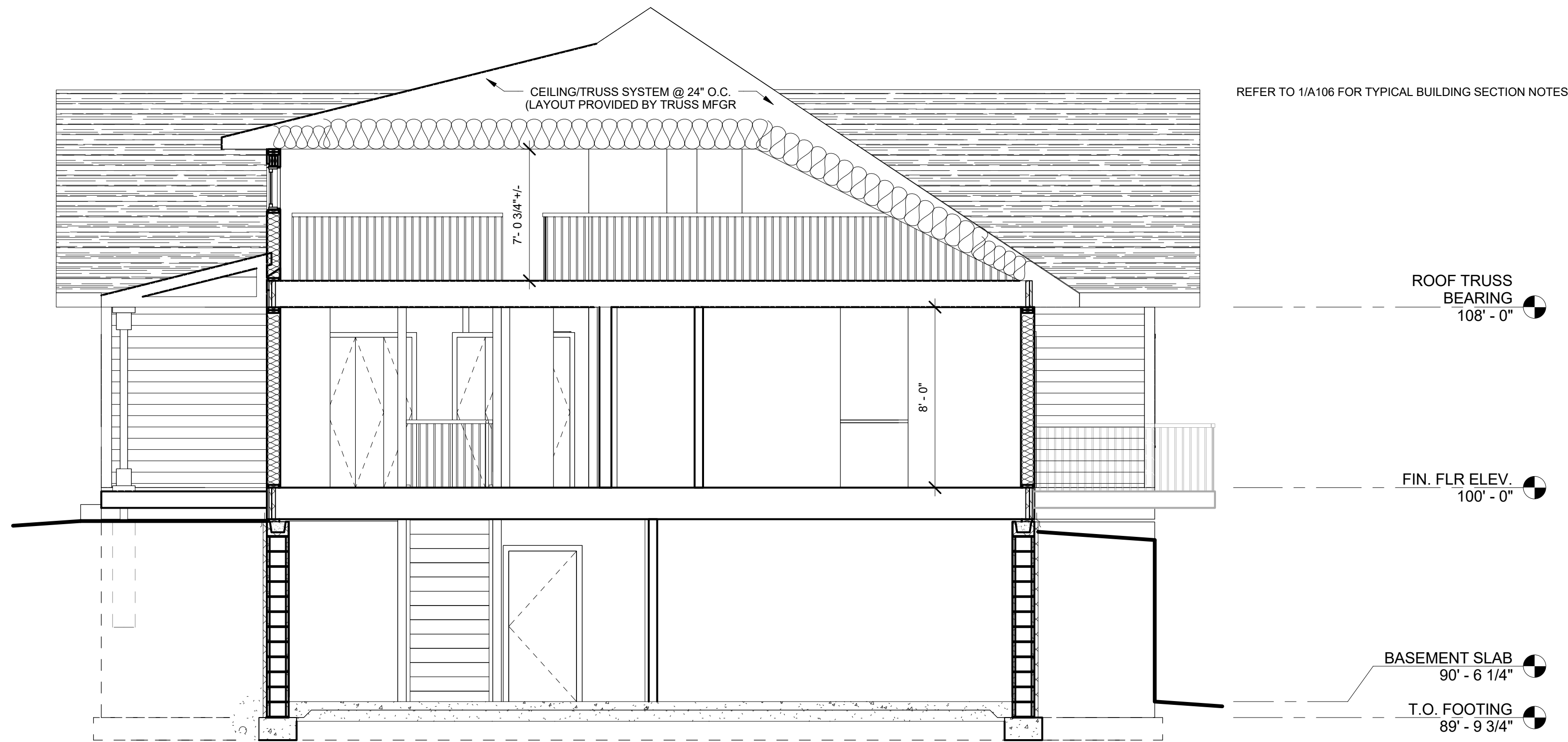
I hereby certify that this plan, specification, or report was prepared by me, or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota.  
William E. Rust  
Date \_\_\_\_\_ License No. \_\_\_\_\_

**ERICKSON RESIDENCE**  
23359 OLDFIELD AVE N SCANDIA, MN  
**BUILDING SECTIONS**

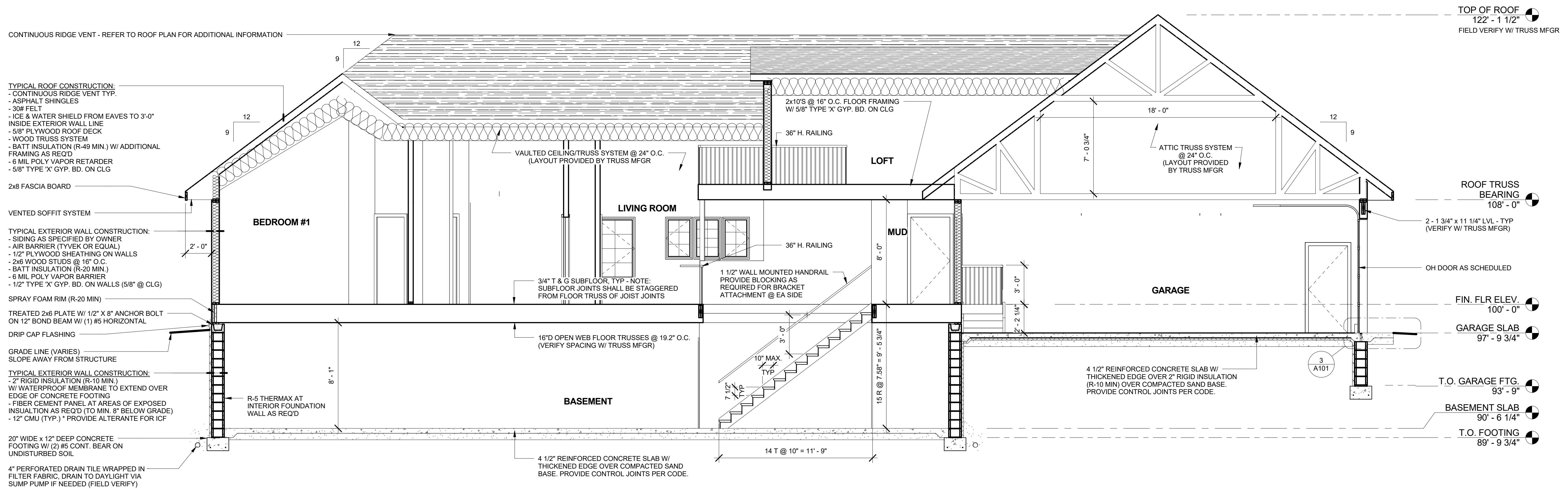
DRAWN BY: BKS  
DESIGNED BY: WER  
PROJECT NUMBER: RA18011

No. \_\_\_\_\_ Date \_\_\_\_\_

**A106**



2 BUILDING SECTION #2  
1/4" = 1'-0"



1 BUILDING SECTION #1  
1/4" = 1'-0"