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# BEACON CITY HALL PRELIMINARY DESIGN

TO THE CITY OF BEACON, IA

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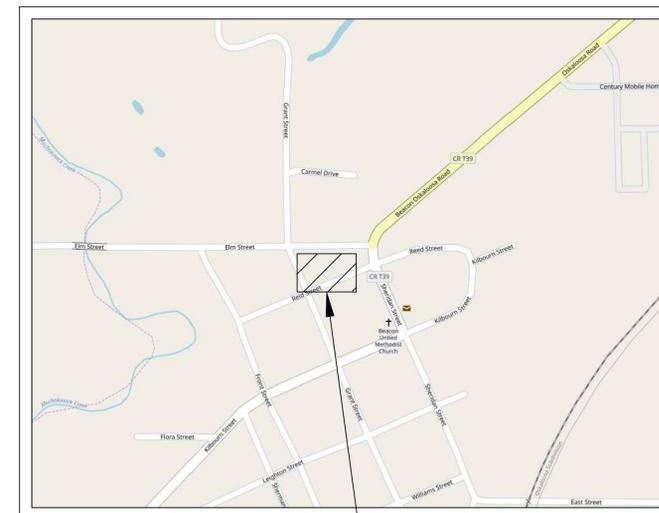
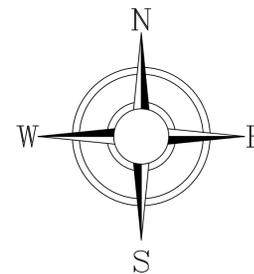
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SITE LOCATION MAP



APPROXIMATE SITE LOCATION

PROJECT: CEE-4850  
DATE: 12/13/2019  
DRAWN BY: dmo  
REVISION:

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CIVIL AND ENVIRONMENTAL ENGINEERING  
4105 SEAMANS CENTER FOR THE  
ENGINEERING ARTS AND SCIENCES  
103 S CAPITOL ST  
IOWA CITY, IOWA 52242  
PHONE: 319.335.5647  
FAX: 319.335.5660  
EMAIL: civil-hawks@iowa.edu



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**BEACON CITY HALL**

409 REID STREET  
BEACON, IA 52534

SHEET NAME

COVER  
SHEET

SHEET NO.

**G100**

**General Notes:**

- A. The intent of these plans are to present the project requirements for the design of a city hall for the town of Beacon Iowa. These drawing sets are preliminary construction drawings. Further minor details will need to be added in the future for a final construction drawing set.
- B. Governing building code IBC 2012
- C. Project documentation and design was based off as much detail of initial research as possible. However the existing conditions on site may vary from initial obtained information.
- D. Design loads:
  - 1. Wind Loading
    - a. Risk Category.....II
    - b. Design wind speed..... 107 mph
    - c. Importance factor.....1.0
    - d. Exposure Category.....C
  - 2. Snow Loading
    - a. Importance factor.....1.0
    - b. Thermal factor.....1.0
    - c. exposure factor.....1.0
    - d. Ground snow load.....25 psf
    - e. Flat roof snow load.....21 psf
  - 3. Gravity Loads
    - a. Upper Roof
      - 1. Live Load.....20psf
      - 2. Dead load.....10psf
    - b. Lower Roof
      - 1. Live Load.....20psf
      - 2. Dead load.....10psf
    - c. Overhang Roof
      - 1. Live Load.....20psf
      - 2. Dead load.....6psf
  - 4. Deflection
    - a. Service load.....L/360
    - b. total Load.....L/240
- E. Allowable bearing soil pressure from IBC.....1500psf

**Wood:**

- A. All sawn lumber wood construction material was designed for Douglas fir Larch NO. 1 or better with design values:
  - 1. Fb: 1000psi
  - 2. Fv: 180psi
  - 3. Ft: 675psi
  - 4. Fc: 1500psi
  - 5. E: 1700000psi



**Concrete:**

- A. Concrete requirements are based off of ACI 318 and ACI 301
- B. Minimum concrete compressive strength for foundation at 28 days is 3000psi with air entrainment
- C. minimum concrete for interior floor slab at 28 days is 4000psi without air entrainment.
- D. All concrete placed against earth must allow 3" minimum clear cover for steel reinforcement.
- C. All steel reinforcement will be Gr 60 with no epoxy
- D. All splice length will follow ACI 318

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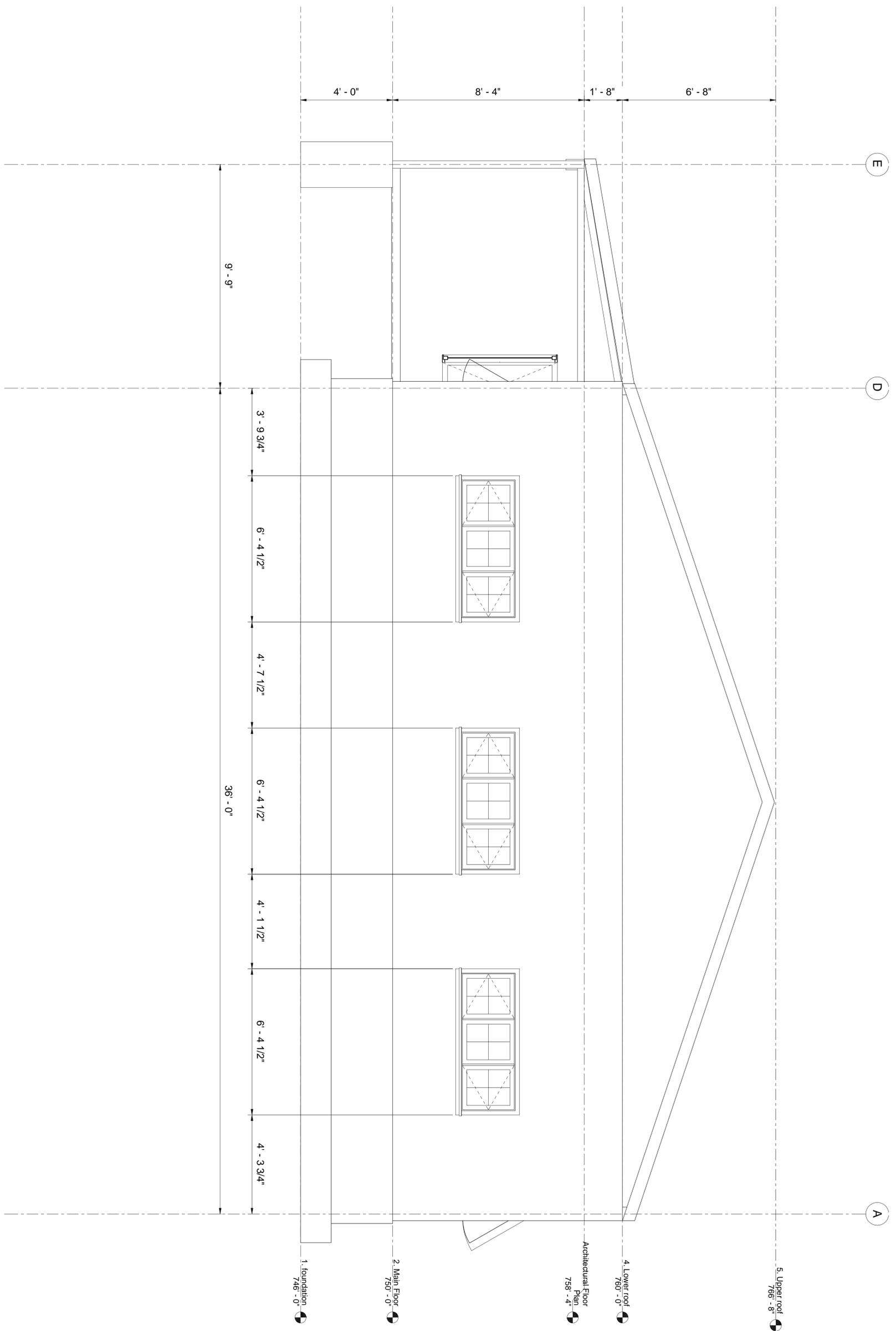
**Beacon Iowa City Hall**  
 409 Reid St beacon IA

SHEET NAME  
 General Notes

SHEET NO.

G10

① East  
1/2" = 1'-0"



SHEET NO.  
A100

SHEET NAME  
East Elevation

Beacon Iowa City Hall  
409 Reid St beacon IA

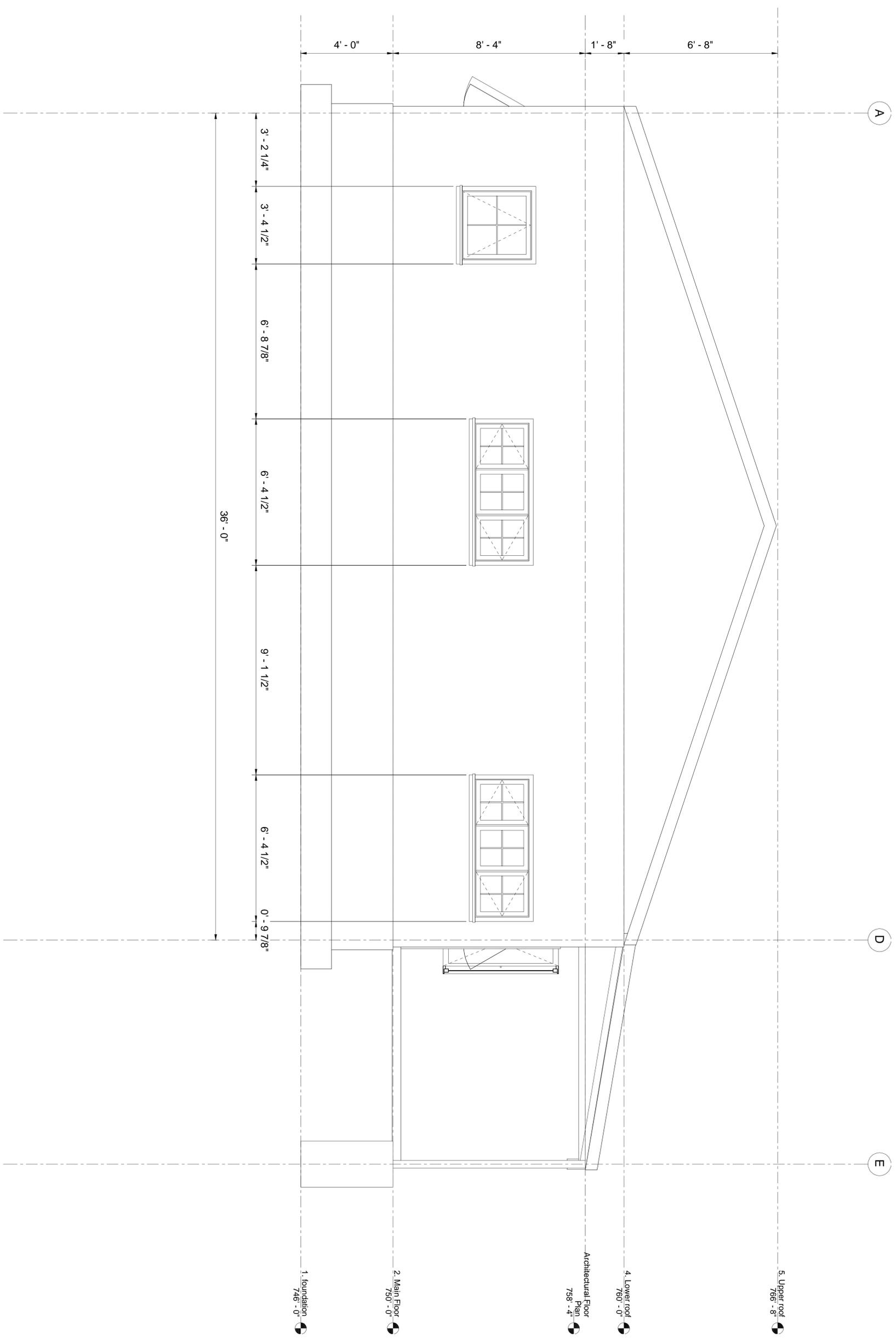
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IOWA CITY, IOWA 52242  
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1 West  
1/2" = 1'-0"

SHEET NO. A10  
SHEET NAME West Elevation

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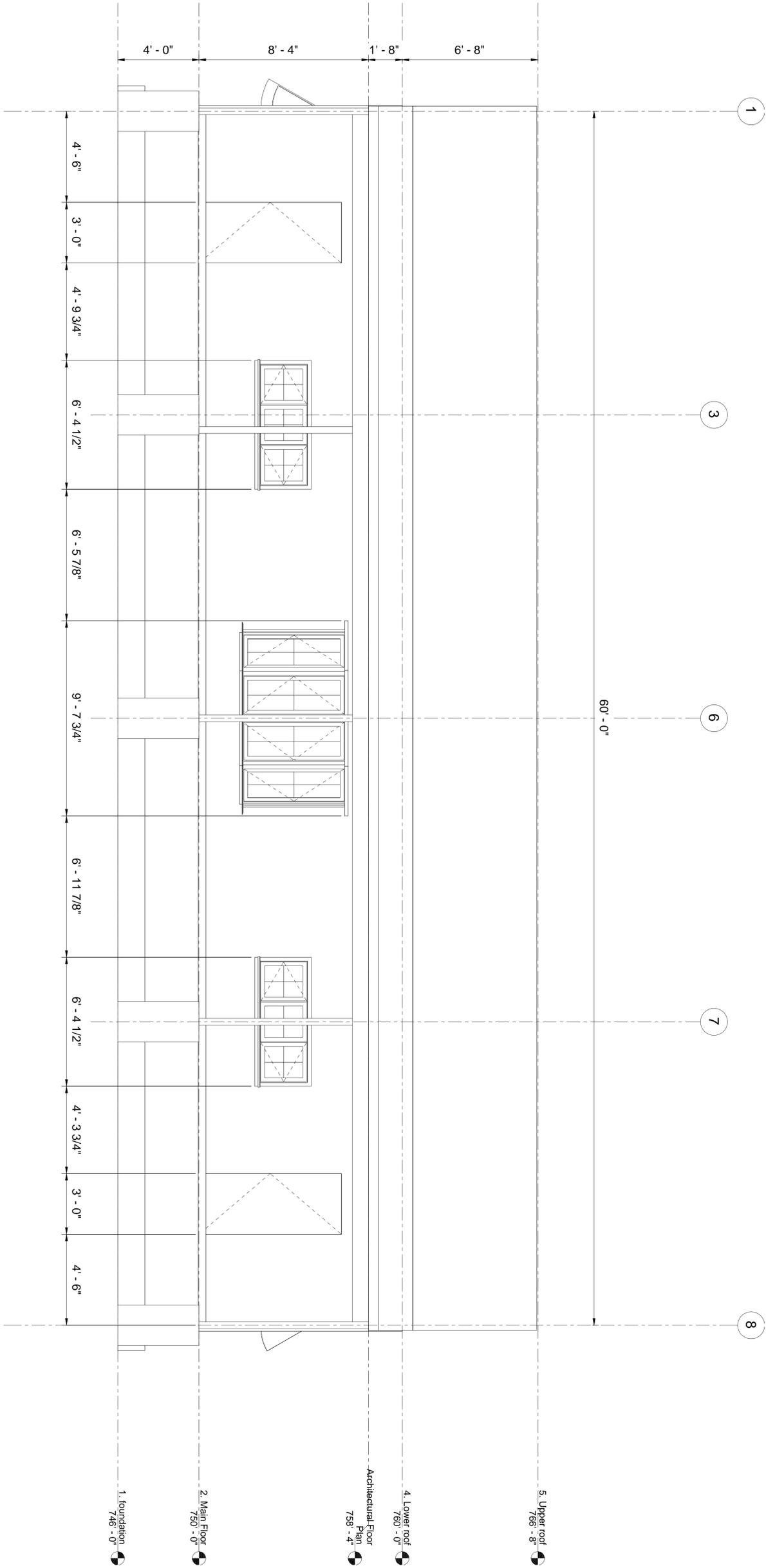


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① South  
3/8" = 1'-0"



SHEET NAME  
South elevation

Beacon Iowa City Hall  
409 Reid St beacon IA

SHEET NO.

A10.

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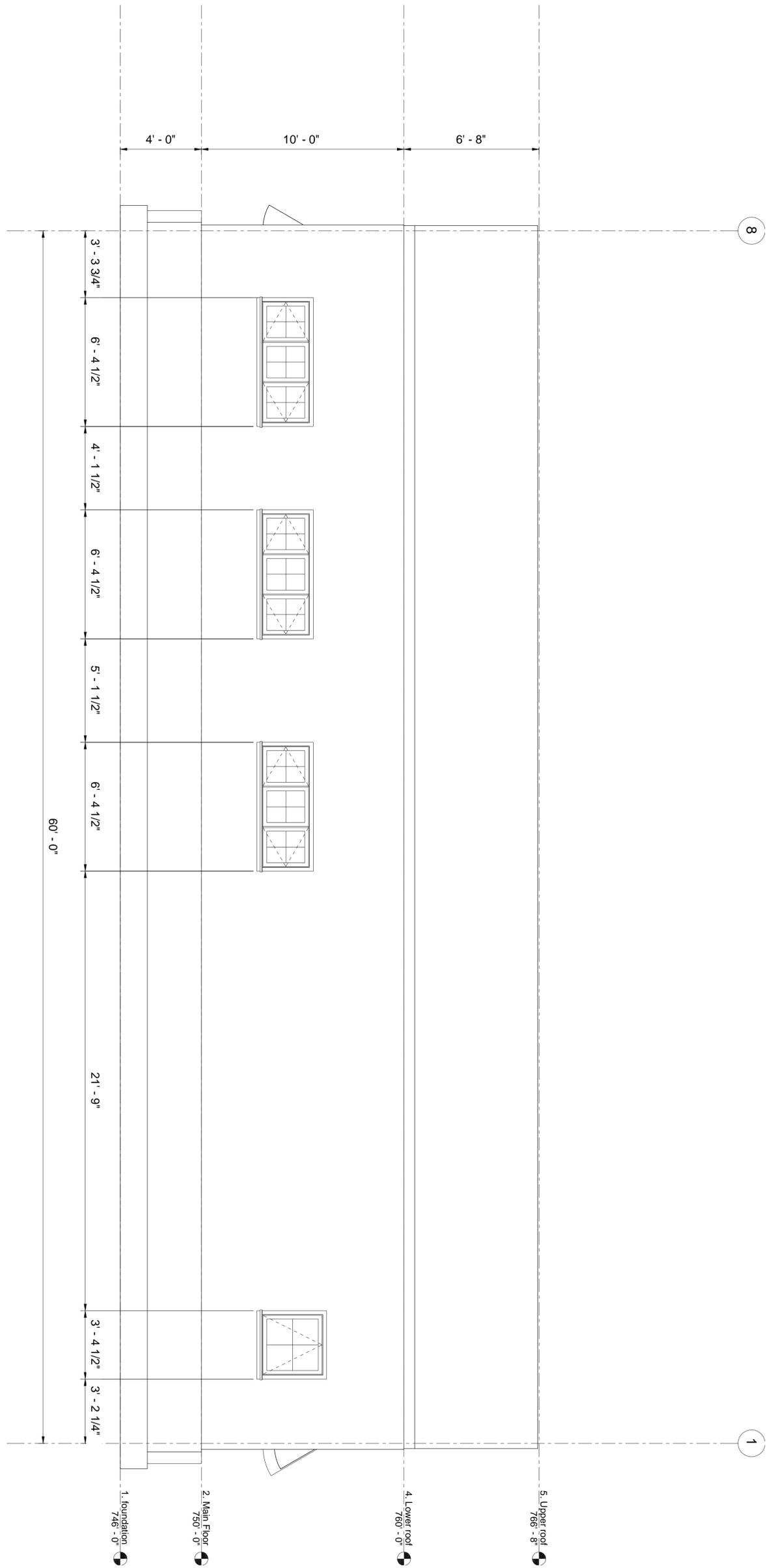


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① North  
3/8" = 1'-0"



Beacon Iowa City Hall  
409 Reid St beacon IA

SHEET NAME  
North Elevation

SHEET NO.

A103

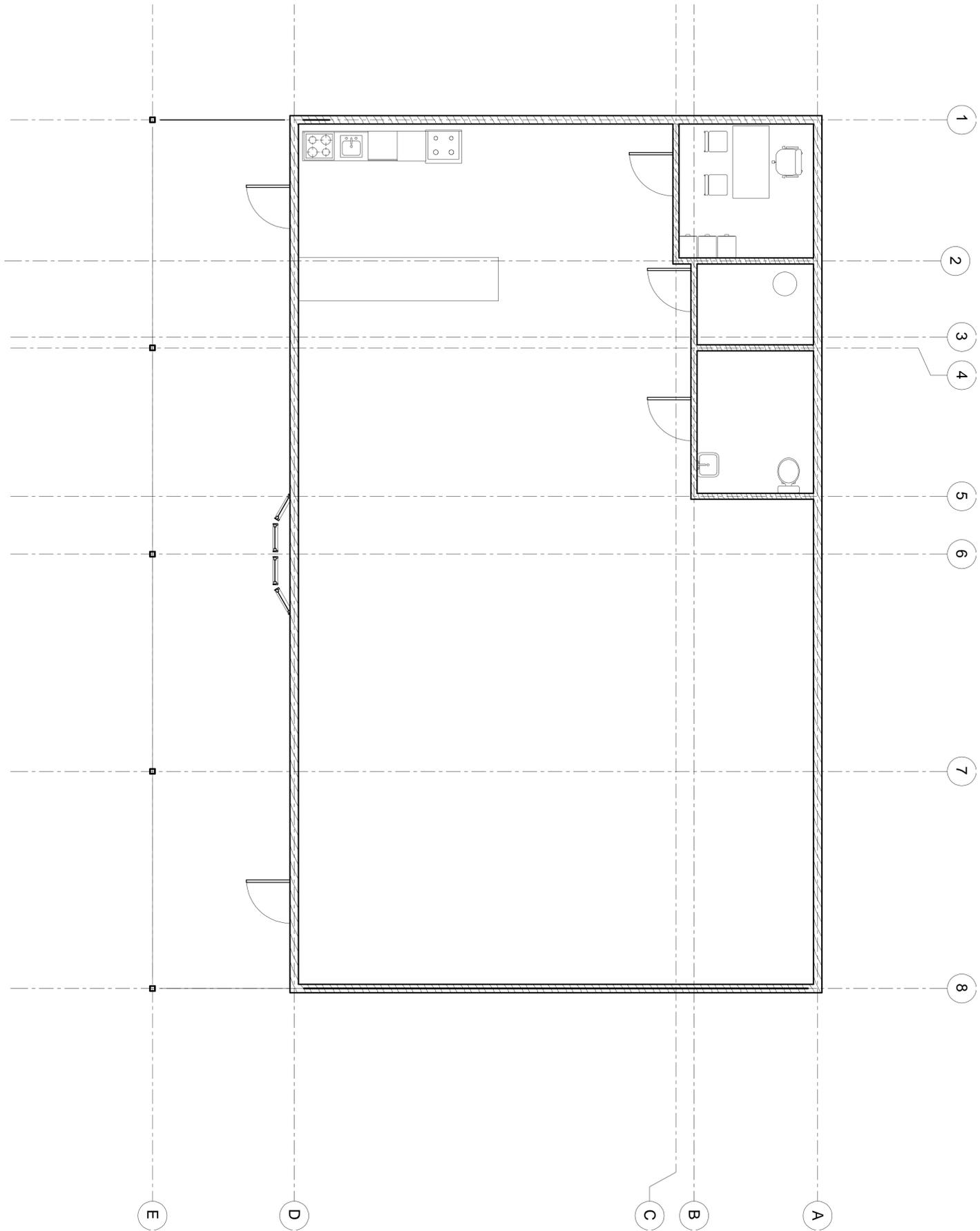
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1 Architectural Floor Plan  
1/4" = 1'-0"



SHEET NAME  
Architectural Floor F

SHEET NO.

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409 Reid St beacon IA

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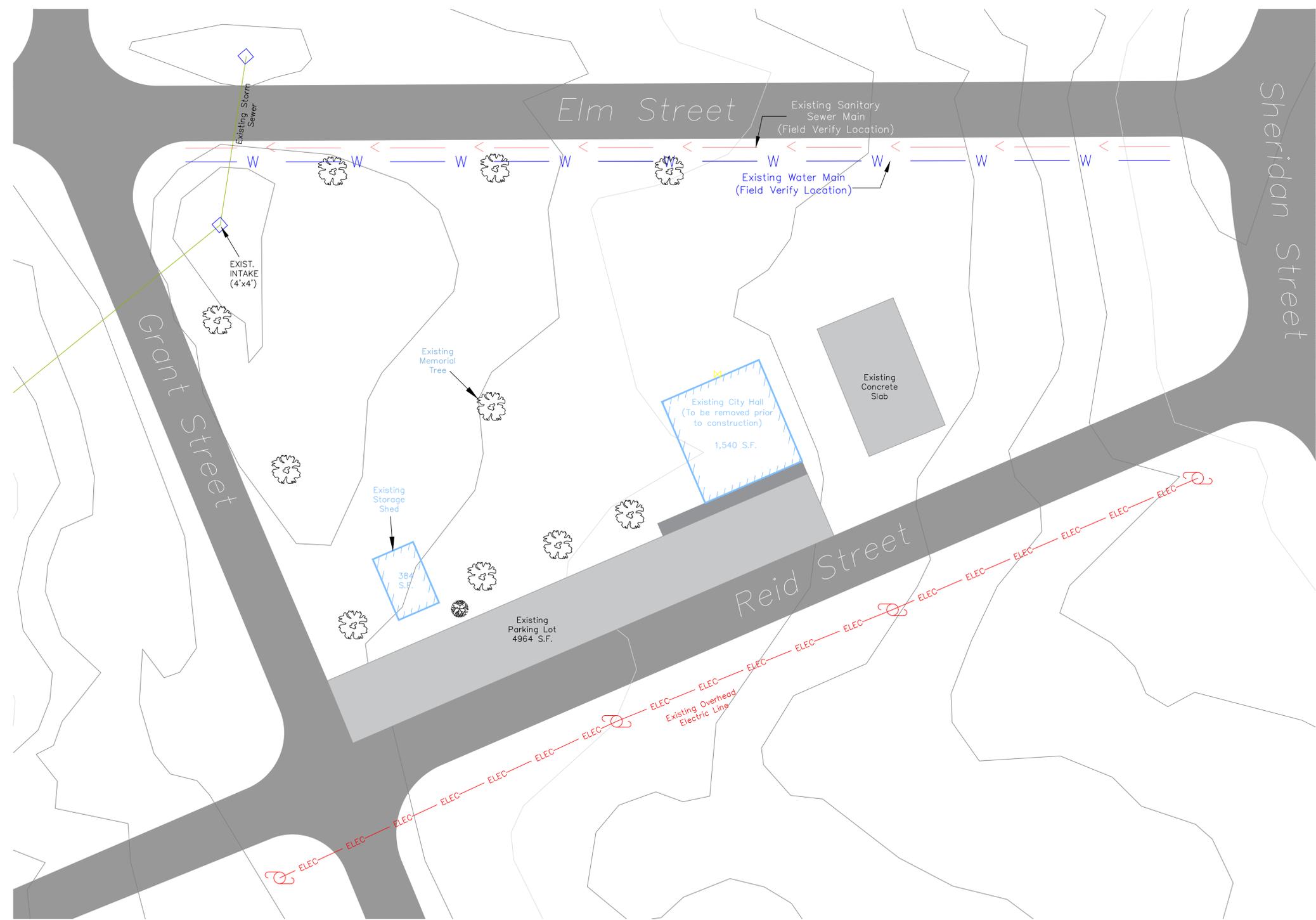
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A10.

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**BEACON CITY HALL**  
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 BEACON, IA 52534

SHEET NAME  
 EXISTING  
 CONDITIONS

SHEET NO.  
**C100**

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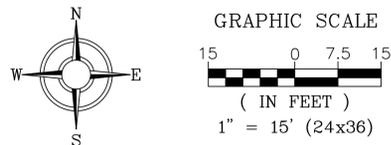
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	EXISTING SANITARY		EXISTING GAS VALVE
	PROPOSED SANITARY		EXISTING UTILITY POLE
	EXISTING STORM SEWER		EXISTING LIGHT POLE
	PROPOSED STORM SEWER		EXISTING TREE
	EXISTING WATER		EXISTING BUSH
	PROPOSED WATER		
	EXISTING GAS LINE		
	EXISTING ELECTRIC		

**P.C.C PAVING**

- CONCRETE SHALL HAVE MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 4000 PSI.
- ALL WORK TO COMPLY WITH CURRENT ACI STANDARDS
- THE CONTRACTOR SHALL PAINT PARKING STALLS AND PROVIDE AND INSTALL ADA PARKING SIGNS.
- ALL DEBRIS SPILLED ON THE CITY STREETS OR ADJACENT PROPERTY SHALL BE PROMPTLY REMOVED BY THE CONTRACTOR.

DENOTES 6" P.C.C ON 12" PREPARED SUBGRADE

DENOTES 4" MIN. SIDEWALK ON 4" SUBGRADE



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SHEET NAME

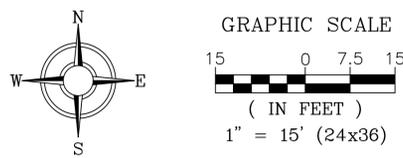
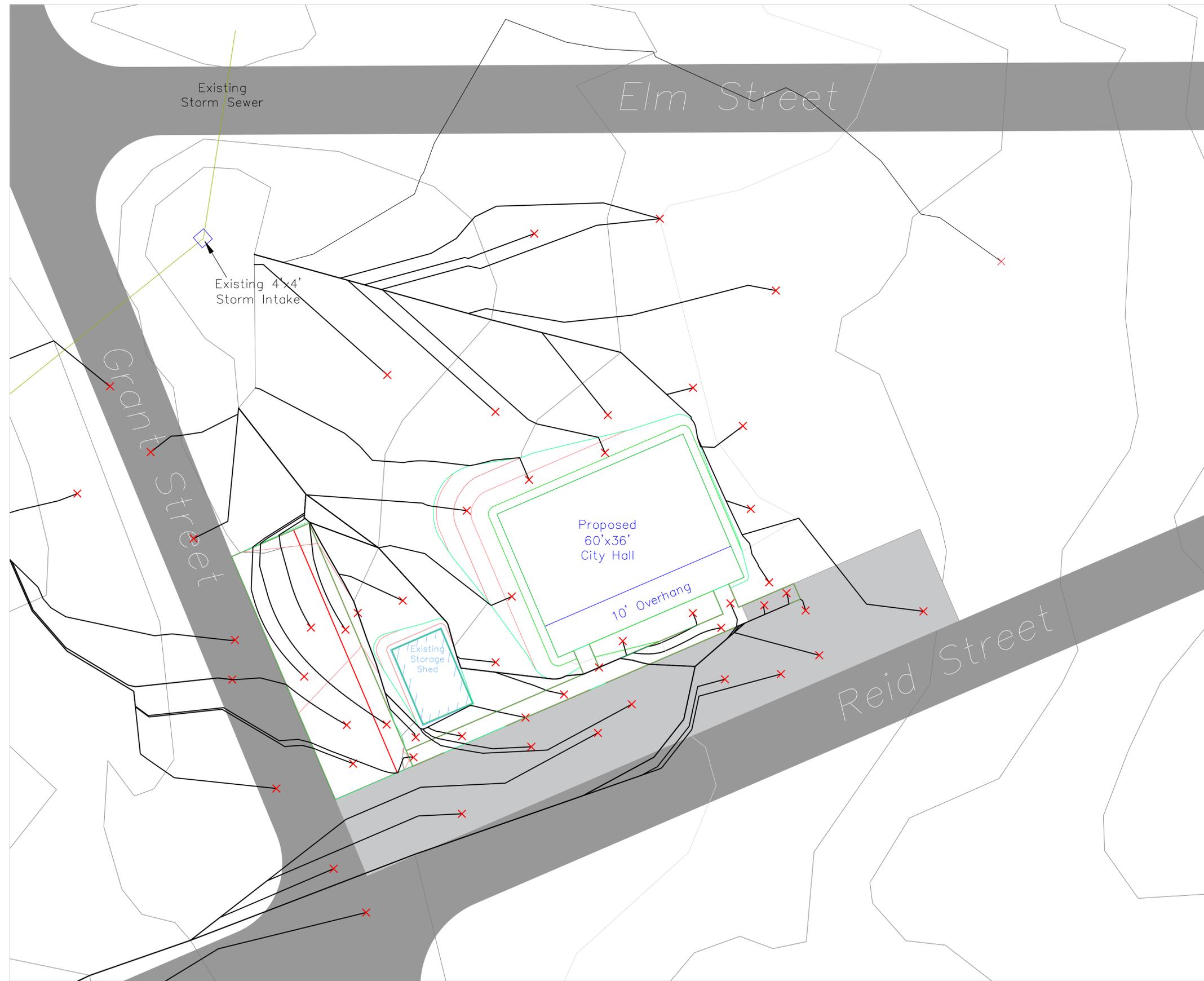
SITE PLAN  
 GEOMETRY

SHEET NO.

**C101**



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SHEET NAME  
 STORMWATER  
 RUNOFF PLAN

SHEET NO.  
**C103**

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All sanitary sewer, storm sewer, water service and paving shall be constructed in conformance with the current standards and specifications of the State of Iowa

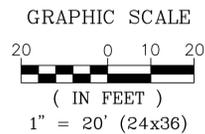
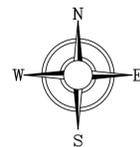
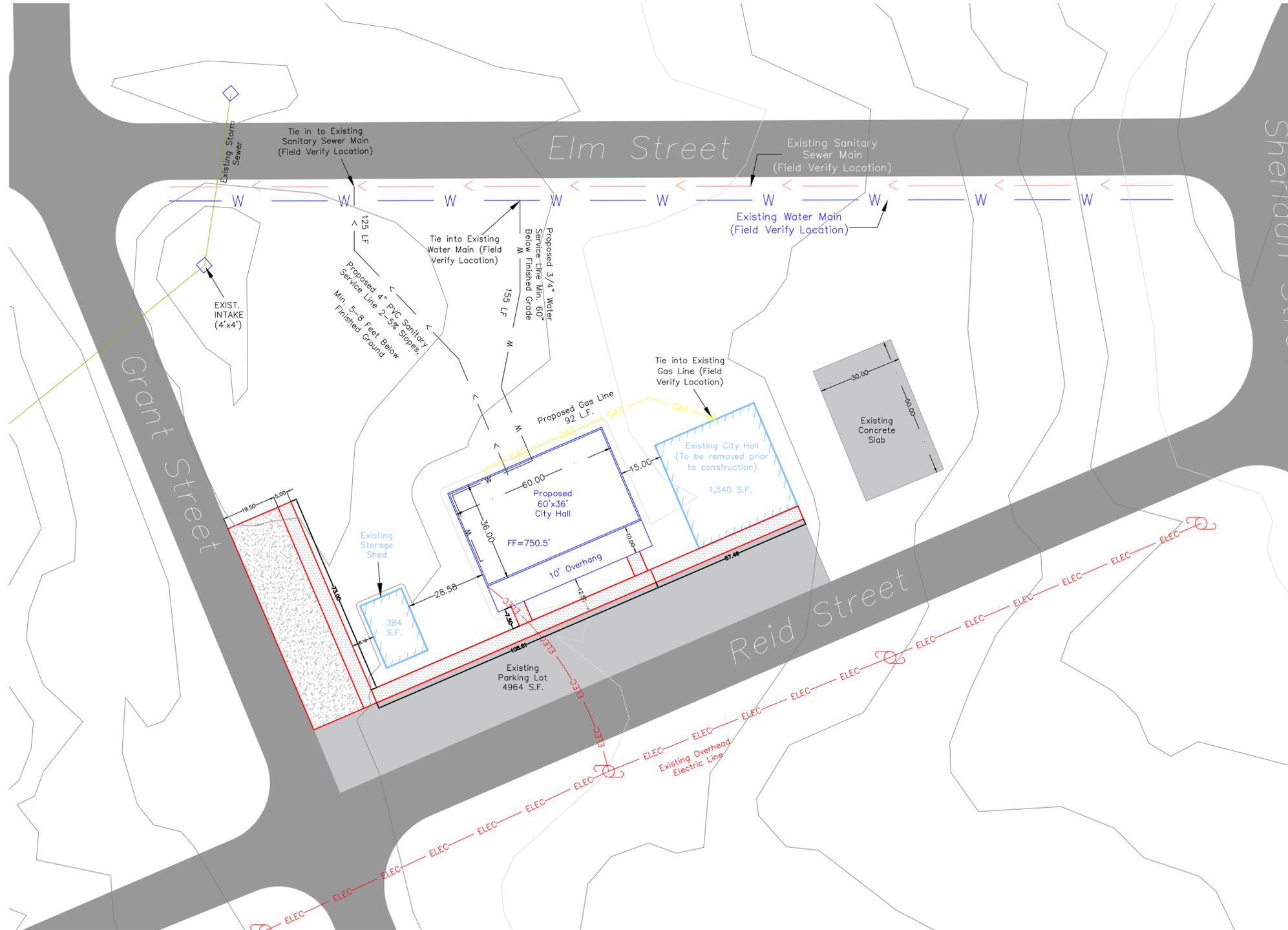
LEGEND:	
	EXISTING SANITARY
	PROPOSED SANITARY
	EXISTING STORM SEWER
	PROPOSED STORM SEWER
	EXISTING WATER
	PROPOSED WATER
	EXISTING GAS LINE
	EXISTING ELECTRIC
	EXISTING GAS VALVE
	EXISTING UTILITY POLE

**SANITARY SEWER:**

- THE CONTRACTOR SHALL INSTALL ANY AND ALL FITTING AND APPURTENANCE AS REQUIRED BY STATE PLUMBING CODE WHETHER SHOWN OR NOT.

**WATER SERVICE:**

- CONTRACTOR SHALL ARRANGE FOR ANY REQUIRED TAPS TO MAINS.
- CONTRACTOR SHALL COMPLY WITH ALL STATE CODES.



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SHEET NAME

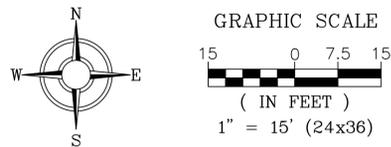
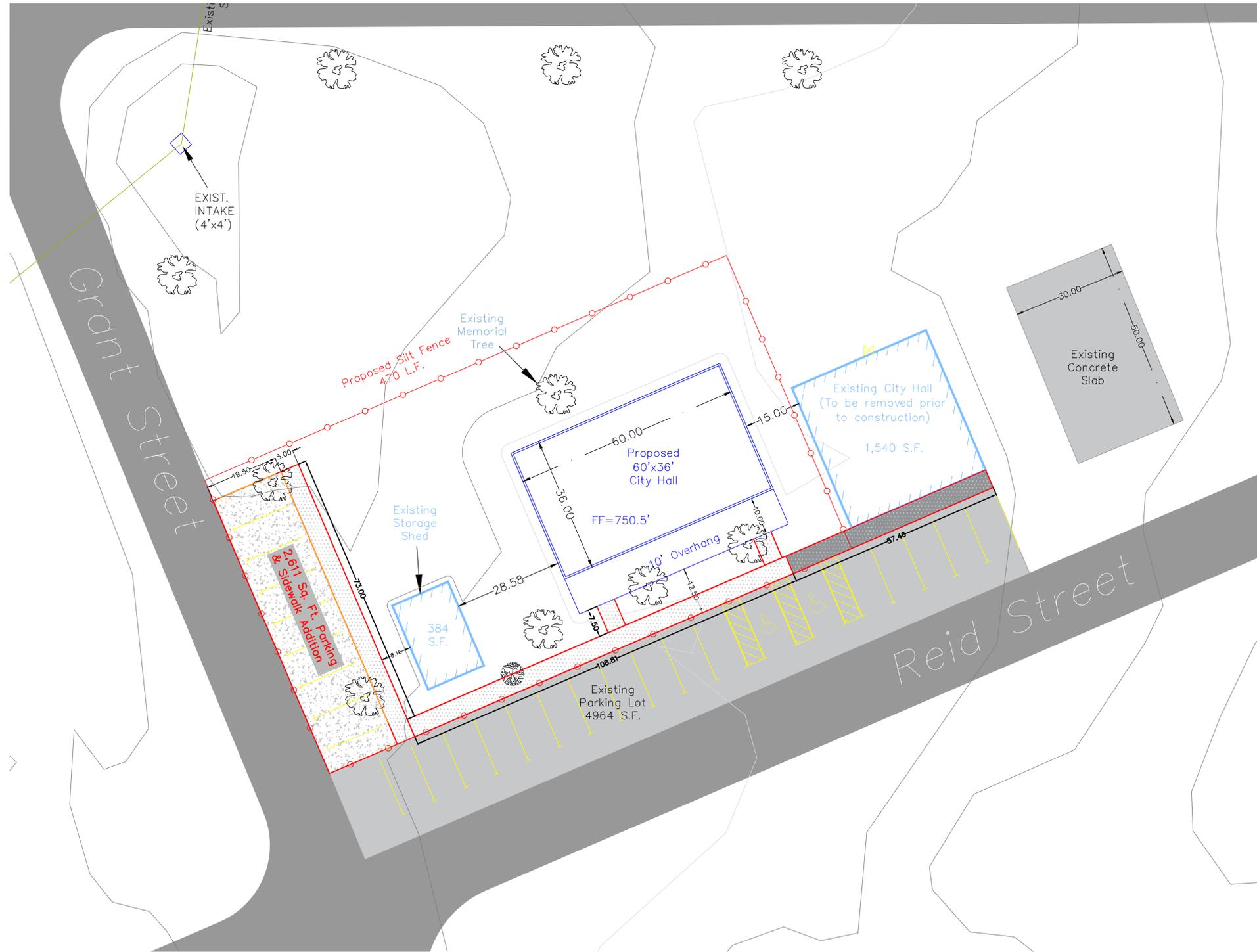
UTILITY PLAN

SHEET NO.

**C104**

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SHEET NAME

EROSION CONTROL PLAN

SHEET NO.

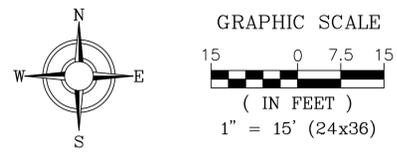
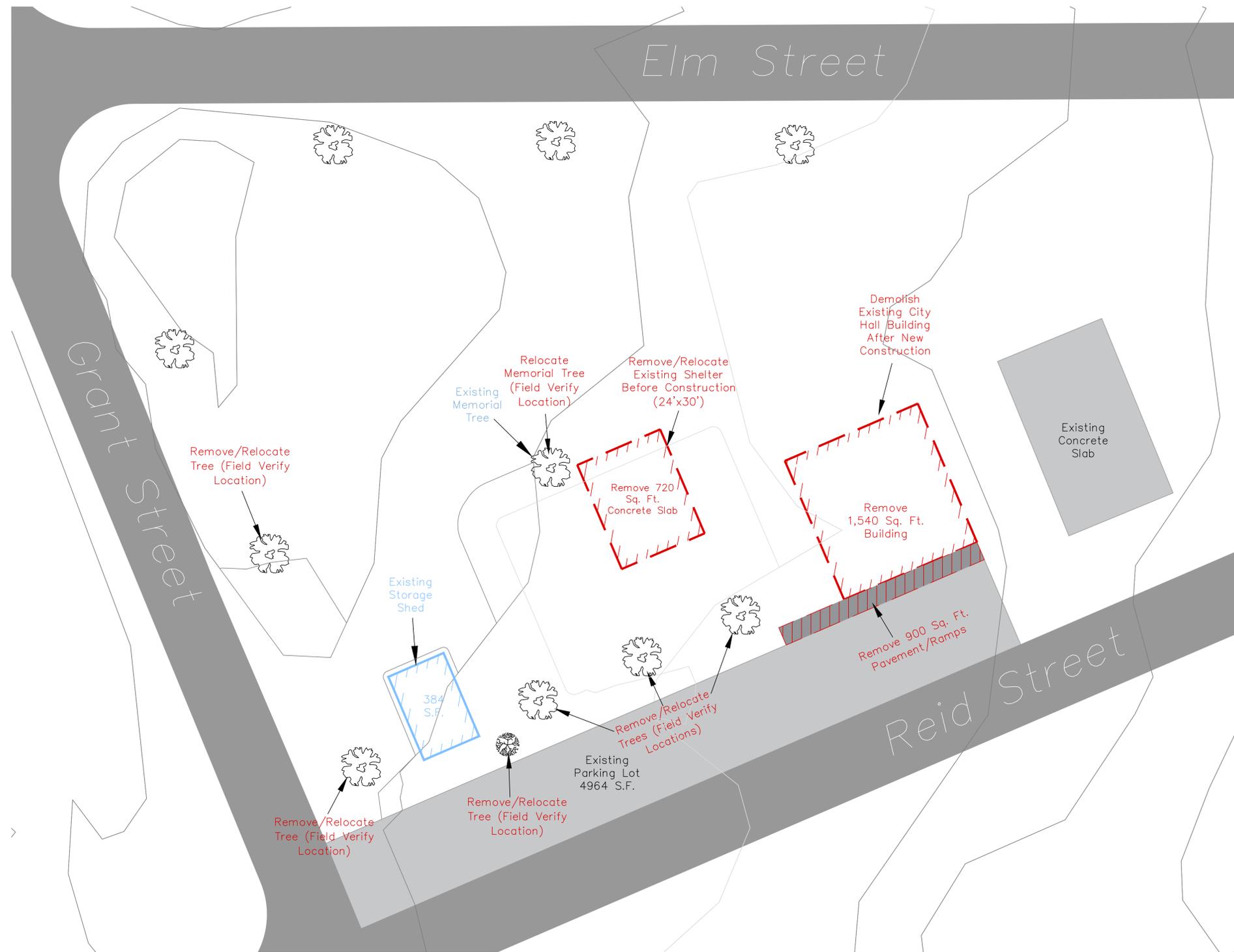
**C105**

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**GENERAL DEMOLITION NOTES**

- CONTRACTOR SHALL FIELD VERIFY ALL EXISTING CONSTRUCTION-RELATED. CONDITIONS PRIOR TO STARTING DEMOLITION OR NEW CONSTRUCTION.
- ALL DEMOLITION AND CONSTRUCTION ACTIVITIES SHALL BE COORDINATED WITH THE OWNER TO MINIMIZE DISRUPTION OF THE NORMAL DAILY FUNCTIONING OF THE OWNERS OCCUPIED AREAS.
- OWNER WILL RETAIN ALL SALVAGE THAT IS OF VALUE AS DESIGNATED BY THE OWNERS REPRESENTATIVE, EXCEPT THOSE ITEMS DESIGNATED TO BE REUSED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING FROM THE PREMISES ALL CONSTRUCTION DEBRIS AND ITEMS NOT REUSED OR RETAINED BY THE OWNER.
- TEMPORARY BARRICADES AS PERTAINING TO CONTRACTORS ACTIVITIES SHALL BE INSTALLED TO PREVENT POSSIBLE INJURY TO PERSONS IN AND AROUND CONSTRUCTION AREAS.



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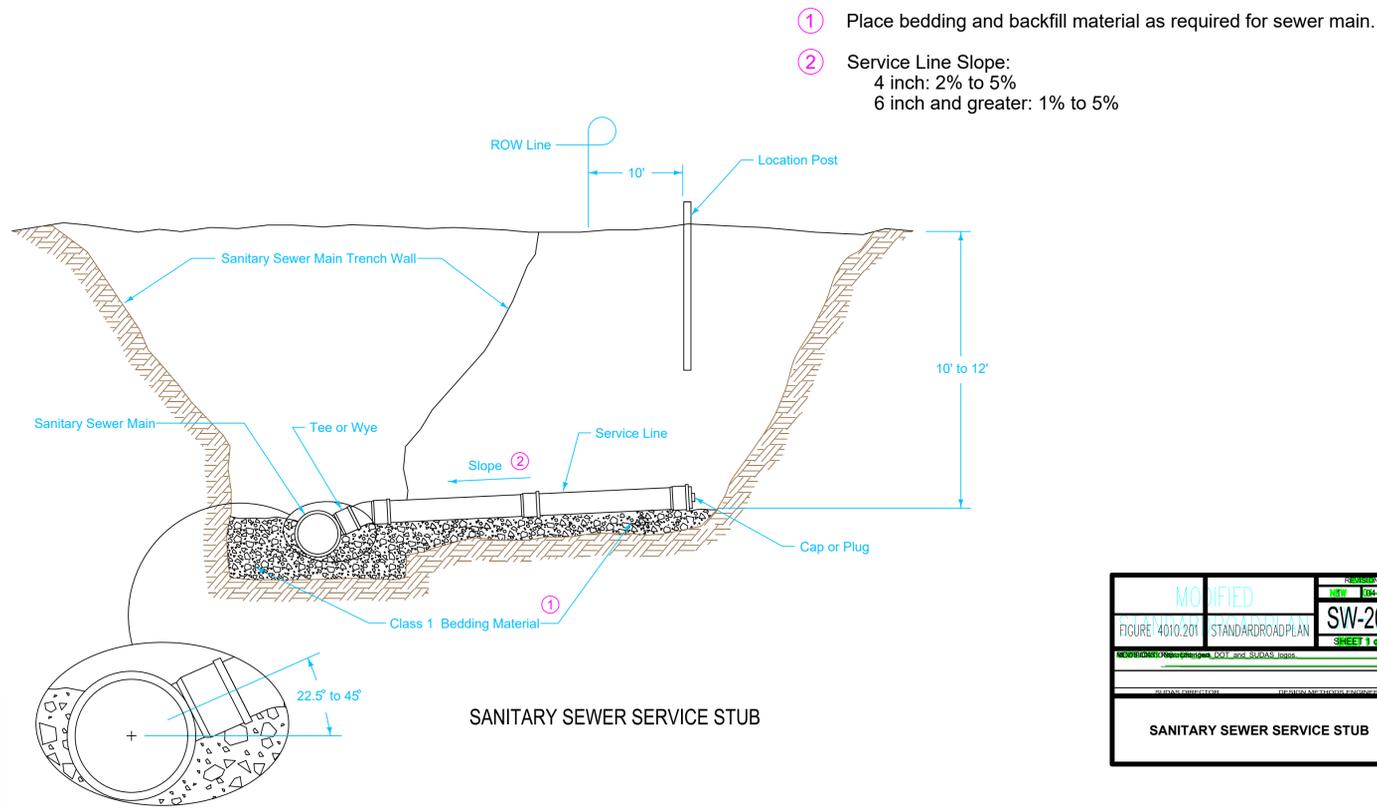
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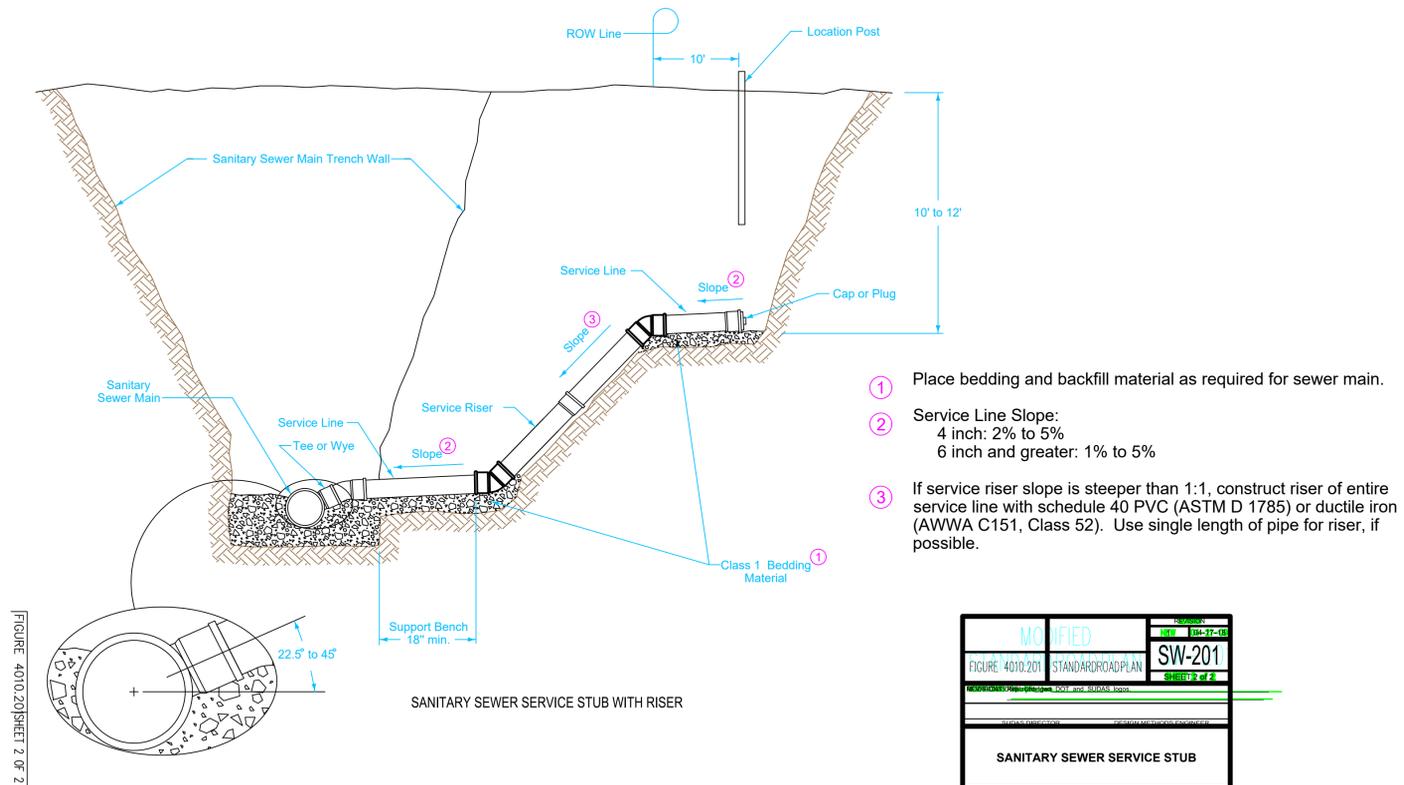
SHEET NAME  
 DEMOLITION PLAN

SHEET NO.  
**C106**

FIGURE 4010.201 SHEET 1 OF 2



DETAIL DRAWINGS  
NOT TO SCALE



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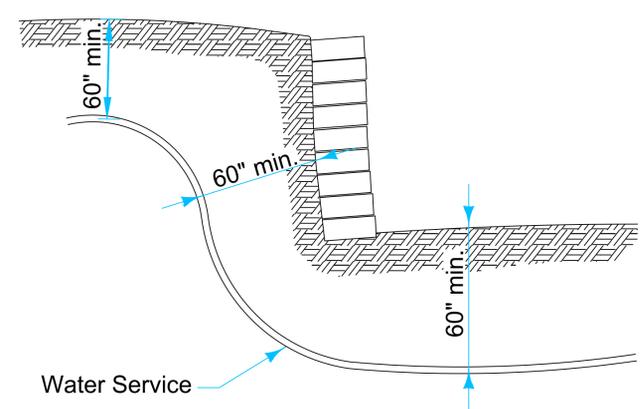
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SHEET NAME

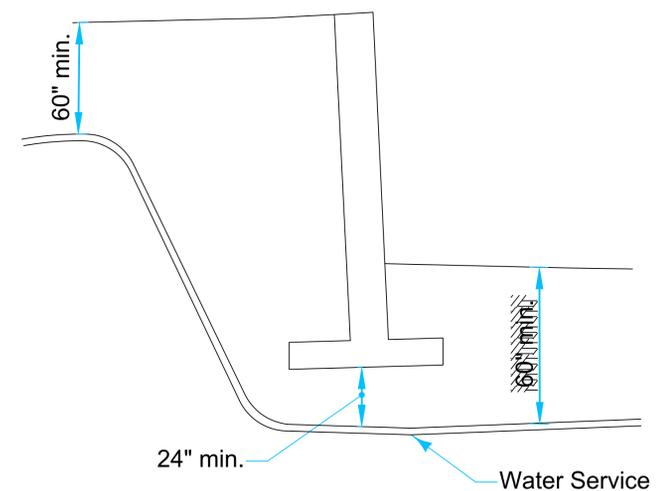
UTILITY DETAILS  
 SHEET 1

SHEET NO.

**C107**



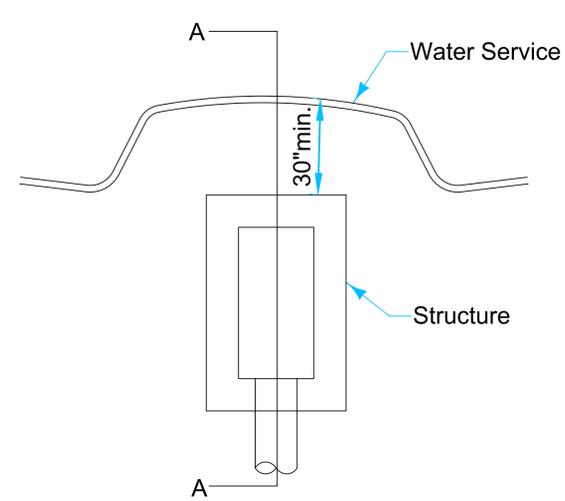
SECTION



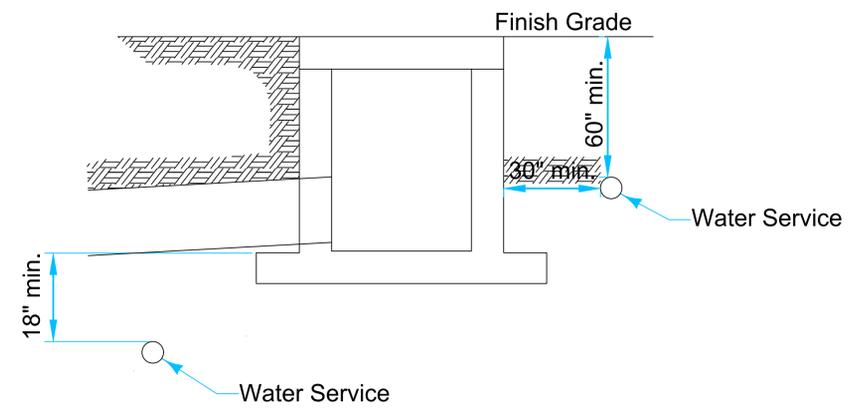
SECTION

This figure details minimum required clearances between structure and water service lines. Adjust location of water services as directed by the Engineer to maintain the clearances shown.

DETAIL DRAWINGS  
NOT TO SCALE



PLAN VIEW



SECTION

	REVISION	
	1	10-21-14
	<b>5010.901</b>	
SHEET _1 of _1		
<b>MINIMUM CLEARANCE BETWEEN WATER SERVICE AND STRUCTURE</b>		

FIGURE 5010.901 SHEET 1 OF 1

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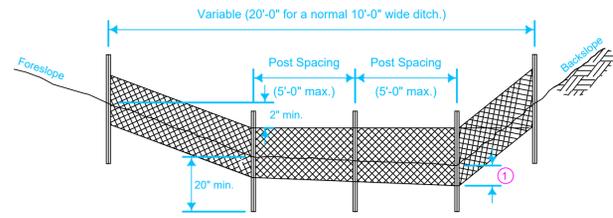


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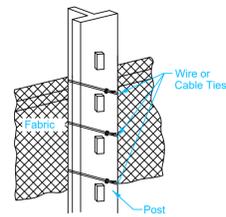
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SHEET NAME  
 UTILITY DETAILS  
 SHEET 2

SHEET NO.  
**C108**



TYPICAL SILT FENCE DITCH CHECK



ATTACHMENT TO POST

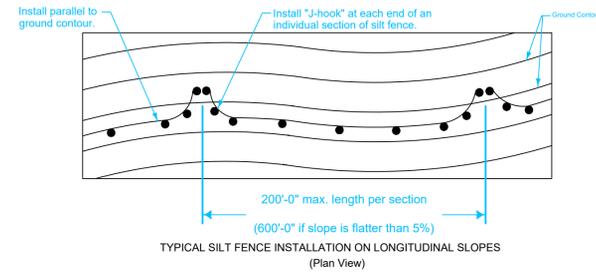
FIGURE 9040.119 SHEET 1 OF 2

1 Insert 12 inches of fabric a minimum of 6 inches deep (fabric may be folded below the ground line).

REVISION	DATE
2	10-21-14

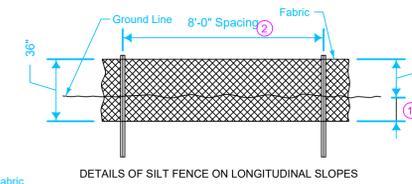
9040.119  
SHEET 1 OF 2

SILT FENCE

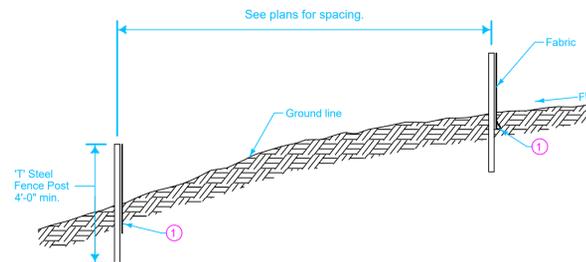


TYPICAL SILT FENCE INSTALLATION ON LONGITUDINAL SLOPES (Plan View)

1 Insert 12 inches of fabric a minimum of 6 inches deep (fabric may be folded below the ground line).  
2 Reduce post spacing to 5'-0" at water concentration areas, or as required to adequately support fence.



DETAILS OF SILT FENCE ON LONGITUDINAL SLOPES



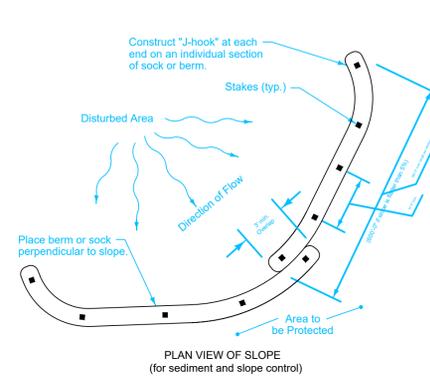
TYPICAL SILT FENCE INSTALLATION ON LONGITUDINAL SLOPES (Profile View)

FIGURE 9040.119 SHEET 2 OF 2

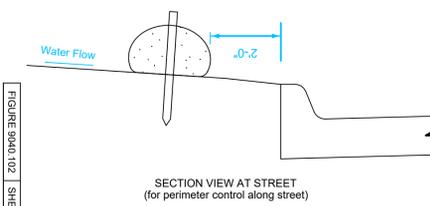
REVISION	DATE
2	10-21-14

9040.119  
SHEET 2 OF 2

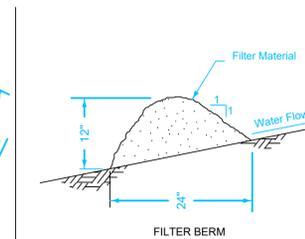
SILT FENCE



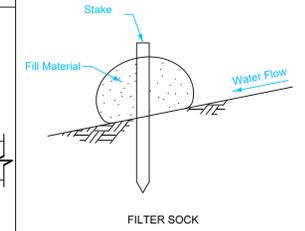
PLAN VIEW OF SLOPE (for sediment and slope control)



SECTION VIEW AT STREET (for perimeter control along street)



FILTER BERM



FILTER SOCK

Berm shown is typical for slopes flatter than 3:1. For steeper slopes, increase berm size as directed by the Engineer.

Place berm in uncompacted windrow perpendicular to the slope at locations specified in the contract documents.

Filter sock diameter as specified in the contract documents.

REVISION	DATE
4	10-17-17

9040.102  
SHEET 1 OF 1

FILTER BERM AND FILTER SOCK

TYPICAL PLACEMENT OF BERM OR SOCK

DETAIL DRAWINGS NOT TO SCALE

PROJECT:	CEE: 4850
DATE :	12/13/2019
DRAWN BY:	dmo
REVISION:	

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4105 SEAMANS CENTER FOR THE  
ENGINEERING ARTS AND SCIENCES  
103 S. CAPITOL ST.  
IOWA CITY, IOWA 52242  
PHONE: 319.335.5647  
FAX: 319.335.5660  
EMAIL: civil-hawks@iowa.edu



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**PROJECT NAME**

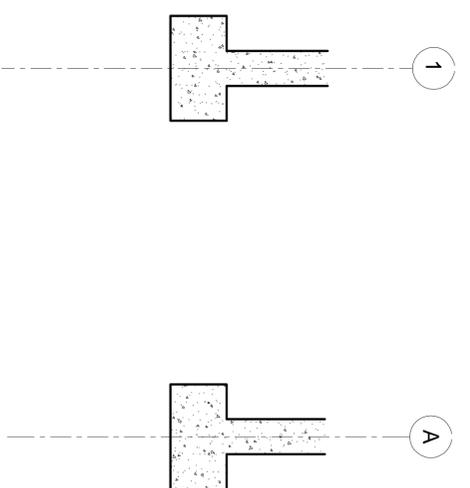
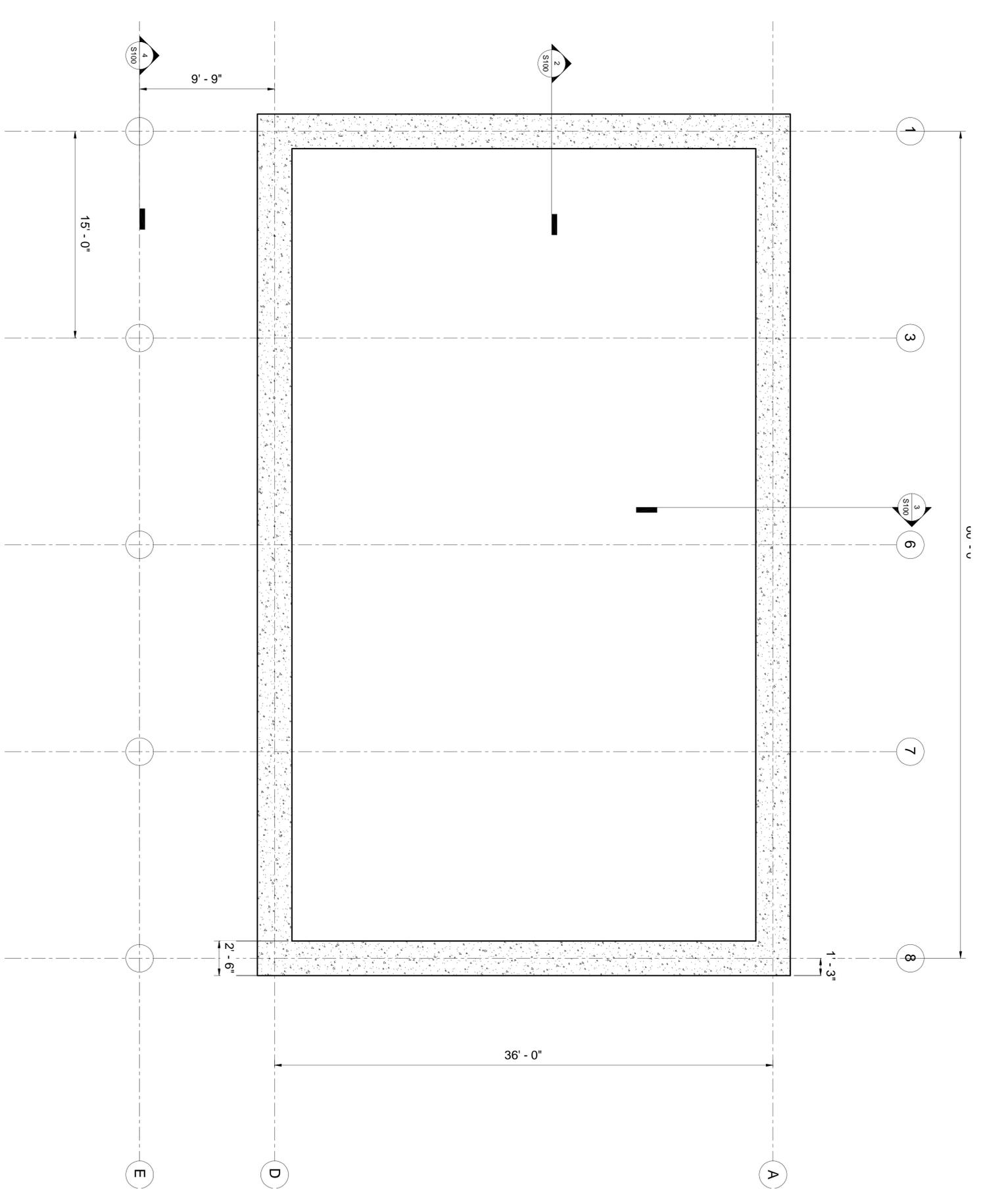
409 REID STREET  
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SHEET NAME

EROSION CONTROL DETAIL

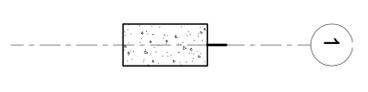
SHEET NO.

**C109**



② traverse foundation  
1/2" = 1'-0"

③ longitudinal foundation  
1/2" = 1'-0"



④ sonotube column foundation  
1/4" = 1'-0"

① 1. foundation  
1/4" = 1'-0"

Footing Section	W	L	thickness	reinforcement
1	2.5ft	35ft	16in	#4 @ 12" OCEW
2	2.5ft	65ft	16in	#4 @ 12" OCEW
3(column sonotube)	24"	--	4ft	--

Beacon Iowa City Hall  
409 Reid St beacon IA

SHEET NAME  
Foundation Plan

SHEET NO.

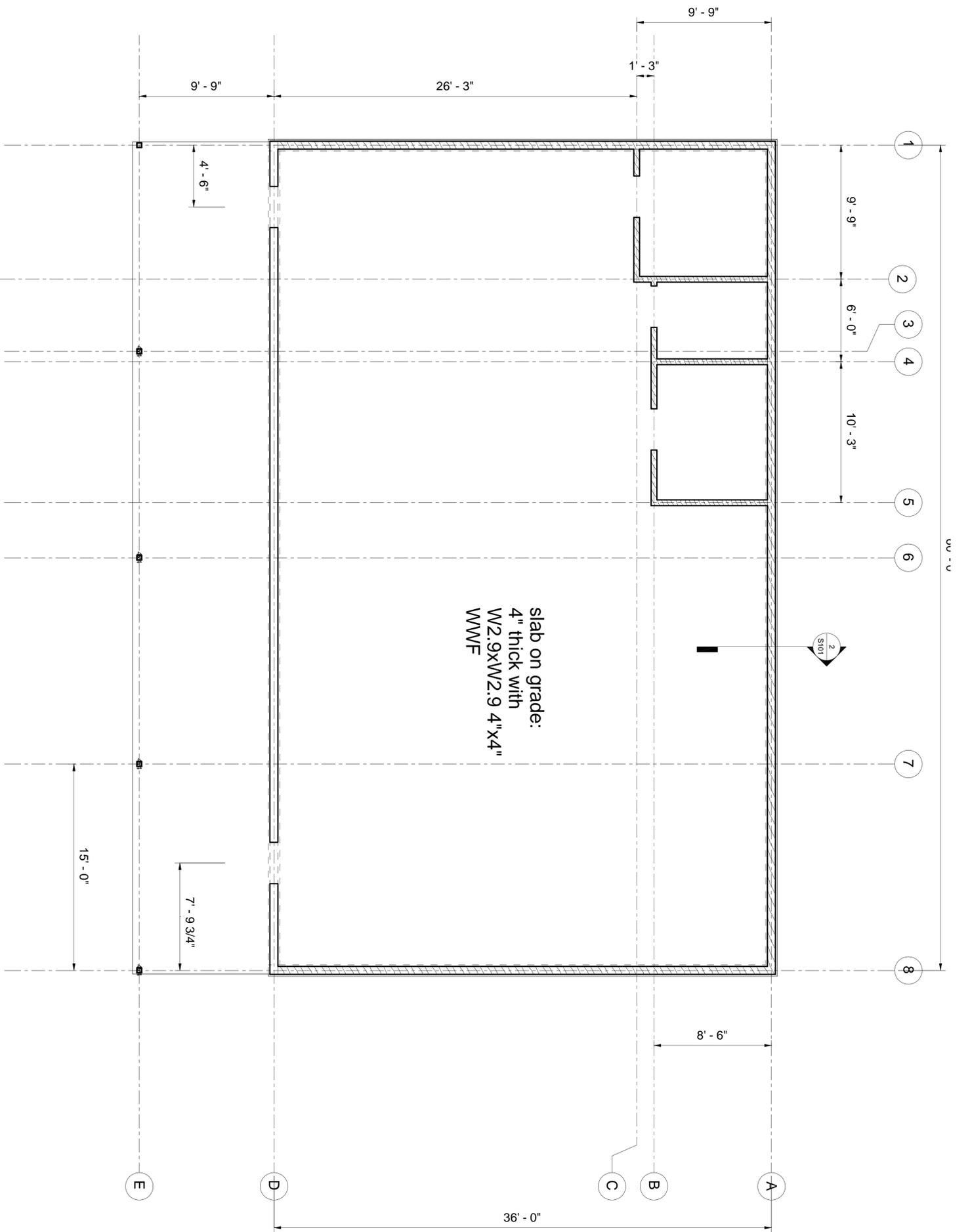
S10C



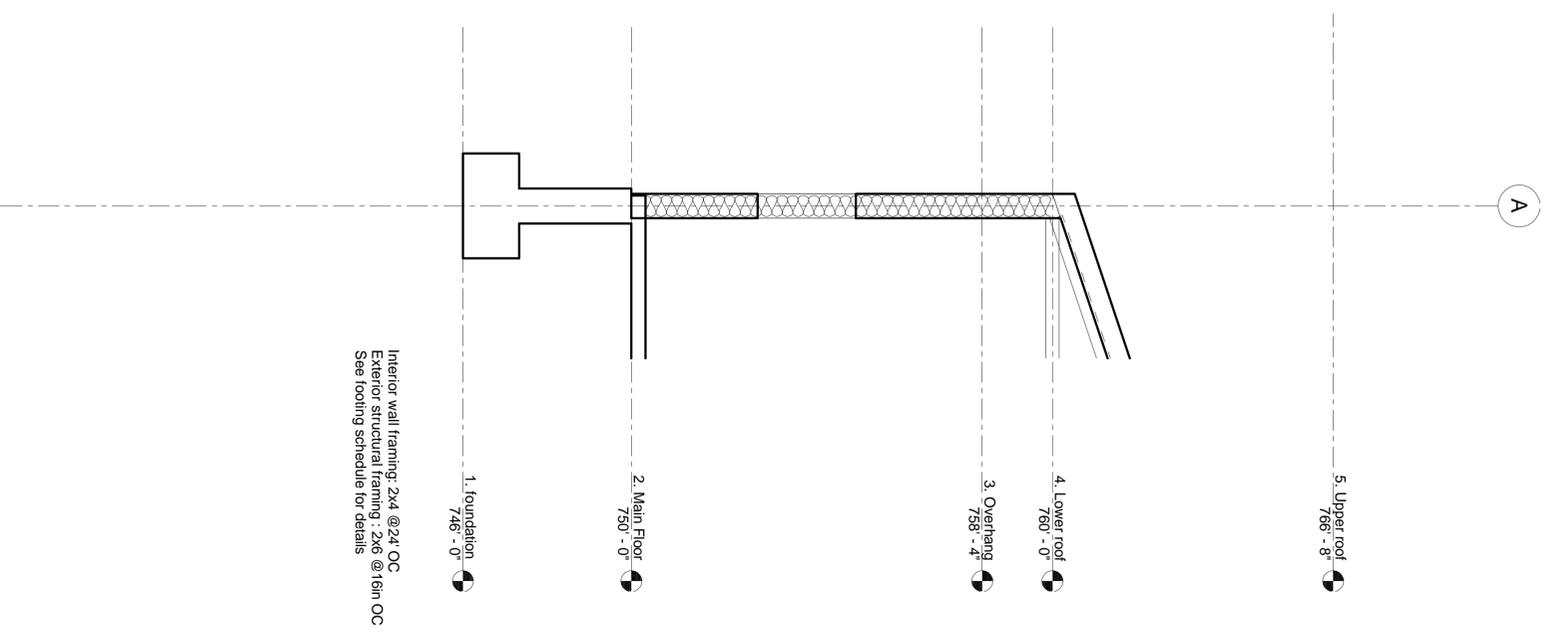
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PROJECT:	City Hall
DATE :	11/22/19
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1 Main Floor  
1/4" = 1'-0"



2 Wall framing cross section  
1/2" = 1'-0"

Beacon Iowa City Hall  
409 Reid St beacon IA

SHEET NAME  
First floor

SHEET NO.  
S10

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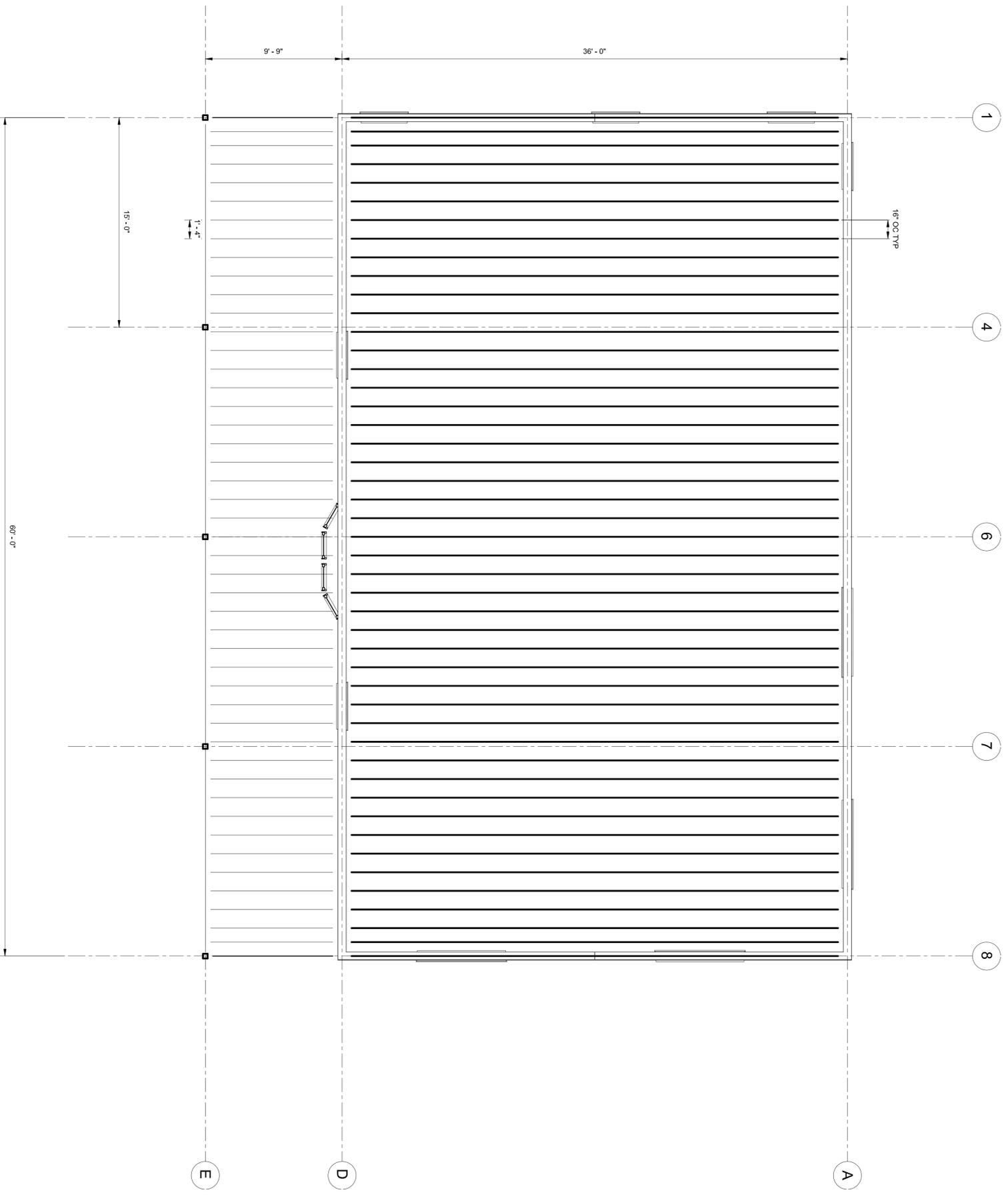


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ENGINEERING ARTS AND SCIENCES  
103 S CAPITOL ST  
IOWA CITY, IOWA 52242  
PHONE: 319.335.5647  
FAX: 319.335.5660  
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PROJECT:	City Hall
DATE:	11/22/19
DRAWN BY:	EDC
REVISION:	1

① 4. Lower roof  
1/4" = 1'-0"



SHEET NO.  
**S102**

SHEET NAME  
Roof Framing

Beacon Iowa City Hall  
409 Reid St beacon IA

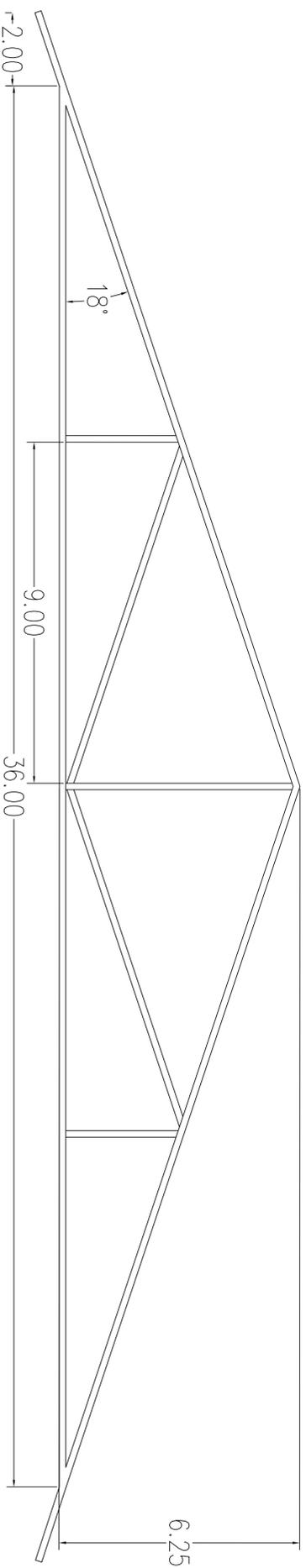


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4105 SEAMANS CENTER FOR THE  
ENGINEERING ARTS AND SCIENCES  
103 S CAPITOL ST  
IOWA CITY, IOWA 52242  
PHONE: 319.335.5647  
FAX: 319.335.5660  
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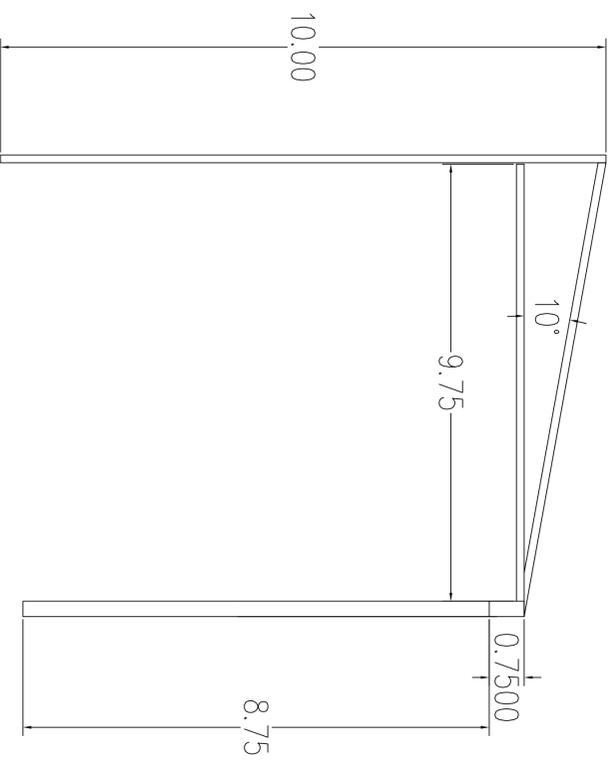
PROJECT:	City Hall
DATE :	11/22/19
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**Roof Truss:**

- Howe (K) 4 panel
- top cord: 2x6 sawn lumber
- bottom cord: 2x6 sawn lumber
- web members: 2x4 sawn lumber
- spacing: 16" OC



**Overhang:**

- horizontal members: 2x4 sawn lumber
- angled member: 2x4 sawn lumber at 10 degrees
- member spacing: 16" OC
- overhang beam: 60'x5x5"x9"
- column support: 4"x4"
- column spacing: 15'

PROJECT:	CITY HALL
DATE :	11/22/19
DRAWN BY:	EDC
REVISION:	

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103 S CAPITOL ST  
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**BEACON IOWA CITY HALL**

PROJECT ADDRESS 1  
409 REID ST BEACON IA

SHEET NAME

ROOF FRAMING  
SHEET NAME 2

SHEET NO.

**S103**