

SHEET INDEX

- C1.1 SITE SURVEY
- C1.0 SITE PLAN
- A1.0 FLOOR PLAN
- A2.0 ELEVATIONS
- A2.1 3D VIEW
- A3.0 CROSS SECTION

PROJECT INFORMATION FOR BUILDING #1

APPLICABLE BUILDING CODE

2009 INTERNATIONAL BUILDING CODE (WITH WISCONSIN AMENDMENTS)
ASHRE STANDARD 90.1-2007

BUILDING CONTENT

PROPOSED BUILDING 19,982 S.F.

OCCUPANCY

B - BUSINESS
F2 - LOW HAZARD FACTORY
S1 - MODERATE HAZARD STORAGE
NON SEPARATED

CONSTRUCTION CLASSIFICATION

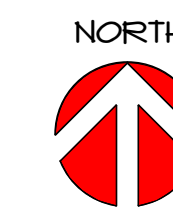
TYPE IIB CONSTRUCTION
FULLY SPRINKLED
NO FIREWALL

ALLOWABLE AREA

TABULAR FLOOR AREA:	17,500 S.F.
FRONTAGE INCREASE:	13,125 S.F.
SPRINKLER INCREASE:	52,500 S.F.
TOTAL ALLOWABLE AREA:	83,125 S.F.
ALLOWABLE FIRE AREA:	12,000 S.F.

BUILDING/SITE CONTENT

BUILDING SIZE	19,982 S.F.	20.3%
HARD SURFACE	46,387 S.F.	47.2%
GREEN SPACE	31,961 S.F.	32.5%
PARCEL SIZE (APPROX.)	98,330 S.F.	2.26 ACRES
PARKING PROVIDED	38 STALLS (1 STALL/625.8 S.F.)	



CONCEPTUAL SITE PLAN
1" = 30'-0"

THE LOT DIMENSIONS AND BEARINGS SHOWN ON THIS PLAN ARE INTERPRETED VALUES. FOLLOW UP INVESTIGATION WITH STATE AND LOCAL AUTHORITIES AND/OR WITH CERTIFIED SURVEY MAP DATA WHEN AVAILABLE IS REQUIRED.

PROPOSED BUILDING FOR:

MMI, LLC - MARSH RD

OCTOPI BREWING

MADISON,

WISCONSIN



Keller

PLANNERS | ARCHITECTS | BUILDERS

FOX CITIES
N216 State Road 55
P.O. Box 620
Kaukauna, WI 54130
PHONE (920) 766-5795
1-800-236-3534
FAX (920) 766-5004

MILWAUKEE
W177N856 Rivercrest Dr.
Suite 104
Cremontown, WI 53022
PHONE (262) 250-9710
FAX (262) 250-9740

MADISON
711 Lois Dr.
Sun Prairie, WI 53590
PHONE (608) 318-2336
FAX (608) 318-2337

WAUSAU
5605 Linc Ave.
Wausau, WI 54401
PHONE (715) 849-3141
FAX (715) 849-3181

www.kellerbuilds.com

PROPOSED BUILDING FOR:
MMI, LLC - MARSH RD
OCTOPI BREWING
MADISON, WISCONSIN

"COPYRIGHT NOTICE"
This design, drawing and detail is the copyrighted property of KELLER, INC. No part hereof shall be copied, duplicated, distributed, disclosed or made available to anyone without the expressed written consent of KELLER, INC.

PRELIMINARY - NOT FOR CONSTRUCTION

REVISIONS	
R1	11.05.2013 TDP
R2	11.15.2013 TDP
R3	11.25.2013 TDP
R4	12.03.2013 TDP
R10	5.23.2014 CDT F.P.

PROJECT MANAGER: D. UTTECH

DESIGNER: R. LINDSTROM

DRAWN BY: TDP

EXPEDITOR: _____

SUPERVISOR: _____

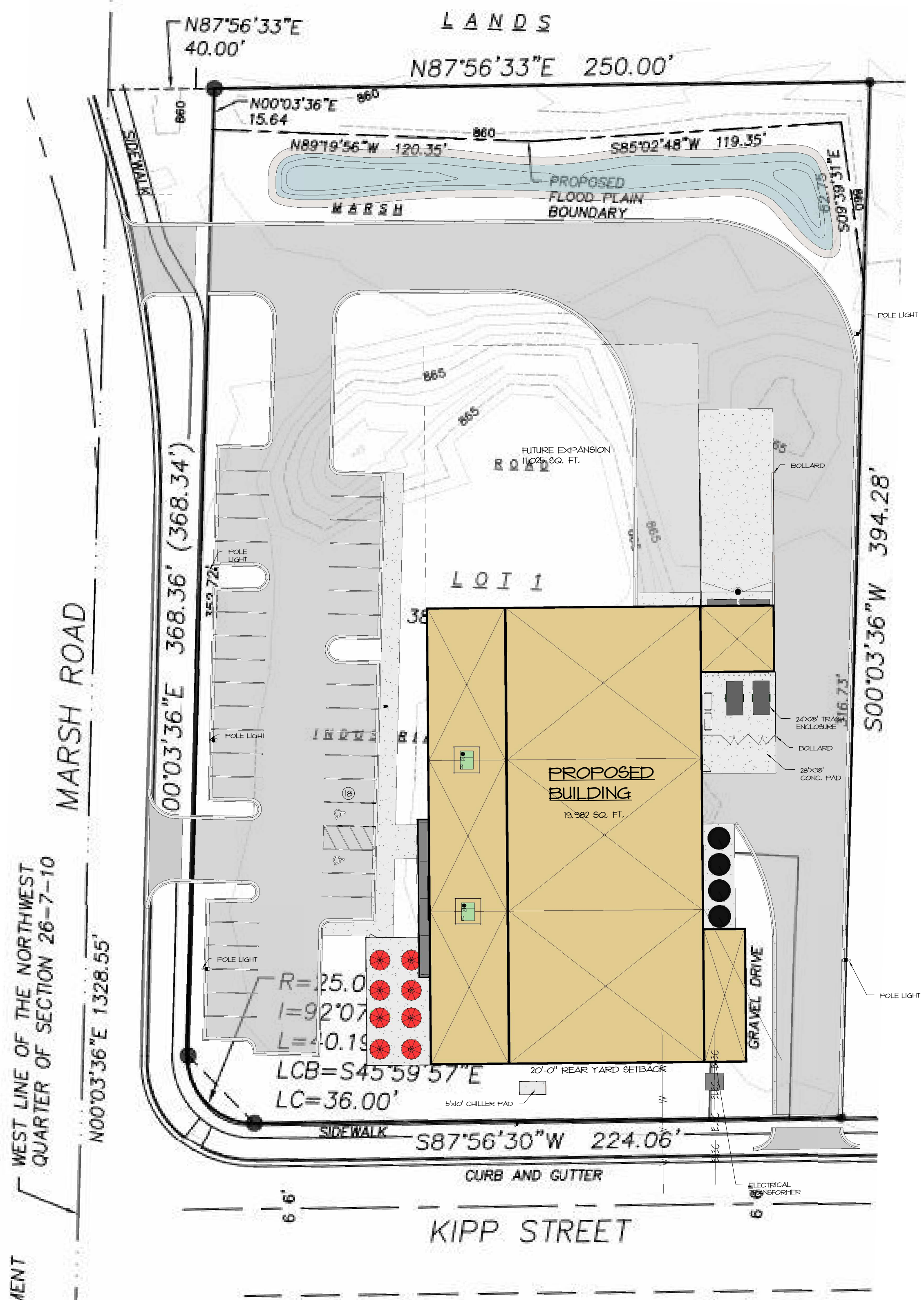
PRELIMINARY NO: P13269

CONTRACT NO: _____

DATE: _____

SHEET: **C1.0**

5/23/2014 3:36:24 PM K:\Jobs\2013 Jobs\Prospect\Uttech\NMI LLC - Marsh Rd. - use buildings - P13269\Plan\4 5-23 REV.D - OCTOPI - FINAL PRELIM\REVIT\F13269 - R10.rvt



NORTH
 **CONCEPTUAL SITE PLAN**
 1" = 30'-0"

THE LOT DIMENSIONS AND BEARINGS SHOWN ON THIS PLAN ARE INTERPRETED VALUES. FOLLOW UP INVESTIGATION WITH STATE AND LOCAL AUTHORITIES AND/OR WITH CERTIFIED SURVEY MAP DATA WHEN AVAILABLE IS REQUIRED.



Keller
 PLANNERS | ARCHITECTS | BUILDERS

FOX CITIES
 N216 State Road 55
 P.O. Box 620
 Kaukauna, WI 54130
 PHONE (920) 766-5795
 1-800-236-2534
 FAX (920) 766-5004

MADISON
 711 Lohr Dr.
 Sun Prairie, WI 53590
 PHONE (608) 318-2336
 FAX (608) 318-2337

MILWAUKEE
 W177N856 Rivercrest Dr.
 Suite 104
 Germantown, WI 53022
 PHONE (262) 250-9710
 FAX (262) 250-9740

WAUSAU
 5605 Ilac Ave.
 Wausau, WI 54401
 PHONE (715) 849-3141
 FAX (715) 849-3181

www.kellerbuilds.com

PROPOSED BUILDING FOR:
MMI, LLC - MARSH RD
OCTOPI BREWING
 MADISON,

"COPYRIGHT NOTICE"
 This design, drawing and detail is the copyrighted property of KELLER, INC. No part hereof shall be copied, duplicated, distributed, disclosed or made available to anyone without the expressed written consent of KELLER, INC.

PRELIMINARY - NOT FOR CONSTRUCTION

REVISIONS

R1	11.05.2013	TDP
R2	11.15.2013	TDP
R3	11.25.2013	TDP
R4	12.03.2013	TDP
R10	5.23.2014	CDT F.P.

PROJECT MANAGER: D. UTTECH

DESIGNER: R. LINDSTROM

DRAWN BY: TDP

EXPEDITOR: _____

SUPERVISOR: _____

PRELIMINARY NO: P13269

CONTRACT NO: _____

DATE: 05/05/14

SHEET: C1.1



Keller
PLANNERS | ARCHITECTS | BUILDERS

FOX CITIES
N216 State Road 55
P.O. Box 620
Kaukauna, WI 54130
PHONE (920) 766-5795
1-800-236-2534
FAX (920) 766-5004

MILWAUKEE
W177N856 Rivercrest Dr.
Suite 104
Germantown, WI 53022
PHONE (262) 250-8710
FAX (262) 250-9740

MADISON
711 Lohr Dr.
Sun Prairie, WI 53590
PHONE (608) 318-2336
FAX (608) 318-2337

WAUSAU
5605 Lbac Ave.
Wausau, WI 54401
PHONE (715) 849-3141
FAX (715) 849-3181

www.kellerbuilds.com

PROPOSED BUILDING FOR:
MMI, LLC - MARSH RD
OCTOPI BREWING
MADISON, WISCONSIN

"COPYRIGHT NOTICE"
This design, drawing and detail is the copyrighted property of KELLER, INC. No part hereof shall be copied, duplicated, distributed, disclosed or made available to anyone without the expressed written consent of KELLER, INC.

REVISIONS

R1	11.05.2013	TDP
R2	11.15.2013	TDP
R3	11.25.2013	TDP
R4	12.03.2013	TDP
R10	5.23.2014	CDT F.P.

PROJECT MANAGER: D. UTTECH

DESIGNER: R. LINDSTROM

DRAWN BY: TDP

EXPEDITOR: _____

SUPERVISOR: _____

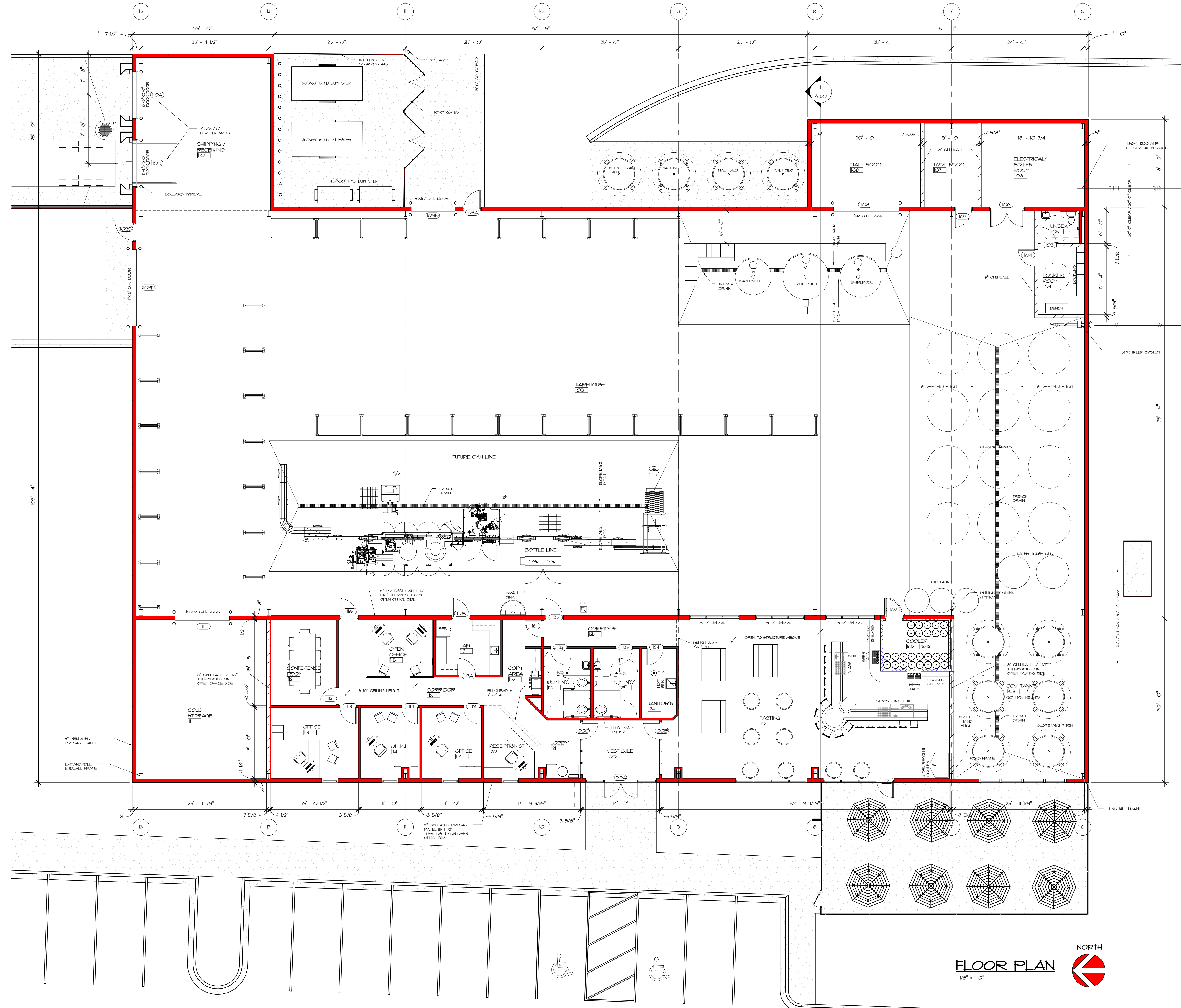
PRELIMINARY NO: P13269

CONTRACT NO: _____

DATE: 10.24.2013

SHEET: **A1.0**

PRELIMINARY - NOT FOR CONSTRUCTION



WALL KEY

	NEW WALL/FARRING
	NEW CMU WALL
	NEW MASONRY VENEER
	TYPICAL EXISTING WALL
	EXISTING CMU WALL
	DEMO WALLS

FLOOR PLAN
1/8" = 1'-0"
NORTH



Keller
PLANNERS | ARCHITECTS | BUILDERS

FOX CITIES
N216 State Road 55
P.O. Box 620
Kaukauna, WI 54130
PHONE (920) 766-5795
1-800-236-2534
FAX (920) 766-5004

MILWAUKEE
W177N856 Rivercrest Dr.
Suite 104
Germantown, WI 53022
PHONE (262) 250-9710
FAX (262) 250-9740

MADISON
711 Lohr Dr.
Sun Prairie, WI 53590
PHONE (608) 318-2336
FAX (608) 318-2337

WAUSAU
5605 Ilac Ave.
Wausau, WI 54401
PHONE (715) 849-3141
FAX (715) 849-3181

www.kellerbuilds.com

PROPOSED BUILDING FOR:
MMI, LLC - MARSH RD
OCTOPI BREWING
MADISON, WISCONSIN

"COPYRIGHT NOTICE"
This design, drawing and detail is the copyrighted property of KELLER, INC. No part hereof shall be copied, duplicated, distributed, disclosed or made available to anyone without the expressed written consent of KELLER, INC.

REVISIONS	
R1	11.05.2013 TDP
R2	11.15.2013 TDP
R3	11.25.2013 TDP
R4	12.03.2013 TDP
R10	5.23.2014 CDT F.P.

PROJECT MANAGER: D. UTTECH

DESIGNER: R. LINDSTROM

DRAWN BY: TDP

EXPEDITOR: _____

SUPERVISOR: _____

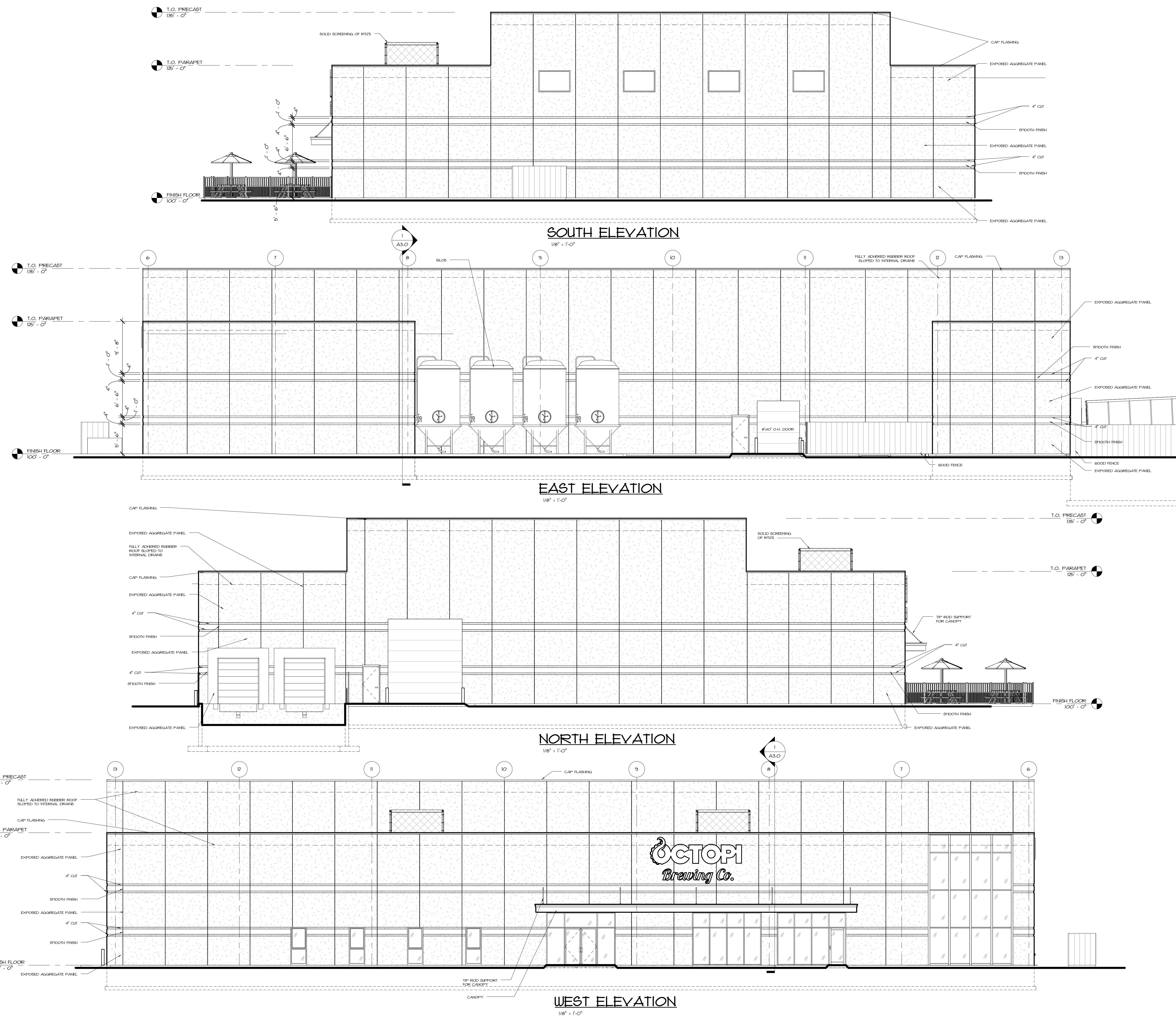
PRELIMINARY NO: P13269

CONTRACT NO: _____

DATE: 03/16/11

SHEET: **A2.0**

PRELIMINARY - NOT FOR CONSTRUCTION





Keller

PLANNERS | ARCHITECTS | BUILDERS

FOX CITIES
 N216 State Road 55
 P.O. Box 620
 Kaukauna, WI 54130
 PHONE (920) 766-5795
 1-800-236-2334
 FAX (920) 766-5004

MADISON
 711 Lohr Dr.
 Sun Prairie, WI 53590
 PHONE (608) 318-2336
 FAX (608) 318-2337

MILWAUKEE
 W177N856 Rivercrest Dr.
 Suite 104
 Germantown, WI 53022
 PHONE (262) 250-9710
 FAX (262) 250-9740

WAUSAU
 5605 Ilac Ave.
 Wausau, WI 54401
 PHONE (715) 849-3141
 FAX (715) 849-3181

www.kellerbuilds.com

PROPOSED BUILDING FOR:
MMI, LLC - MARSH RD
OCTOPI BREWING
 MADISON, WISCONSIN

"COPYRIGHT NOTICE"
 This design, drawing and detail is the copyrighted property of KELLER, INC. No part hereof shall be copied, duplicated, distributed, disclosed or made available to anyone without the expressed written consent of KELLER, INC.

PRELIMINARY - NOT FOR CONSTRUCTION

REVISIONS		
R1	11.05.2013	TDP
R2	11.15.2013	TDP
R3	11.25.2013	TDP
R4	12.03.2013	TDP
R10	5.23.2014	CDT F.P.

PROJECT MANAGER: D. UTTECH

DESIGNER: R. LINDSTROM

DRAWN BY: TDP

EXPEDITOR: -----

SUPERVISOR: -----

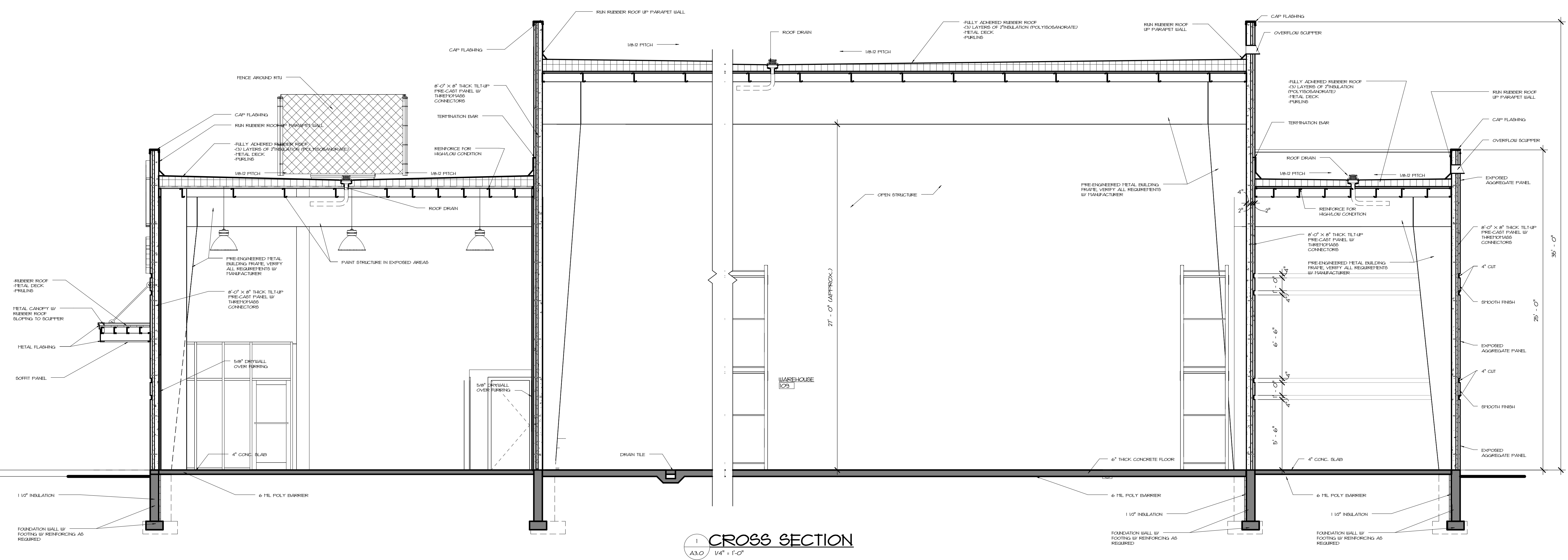
PRELIMINARY NO: P13269

CONTRACT NO: -----

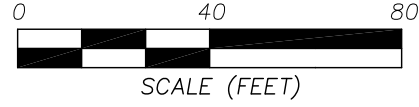
DATE: 11/25/13

SHEET: **A3.0**

5/23/2014 3:36:29 PM K:\Jobs\2013 Jobs\Prospects\Uttech\MMI LLC - Marsh Rd. - warehouse - Final PRELIM\REV\13269 - R10.rvt



CROSS SECTION
A3.0 1/4" = 1'-0"



MARSH ROAD

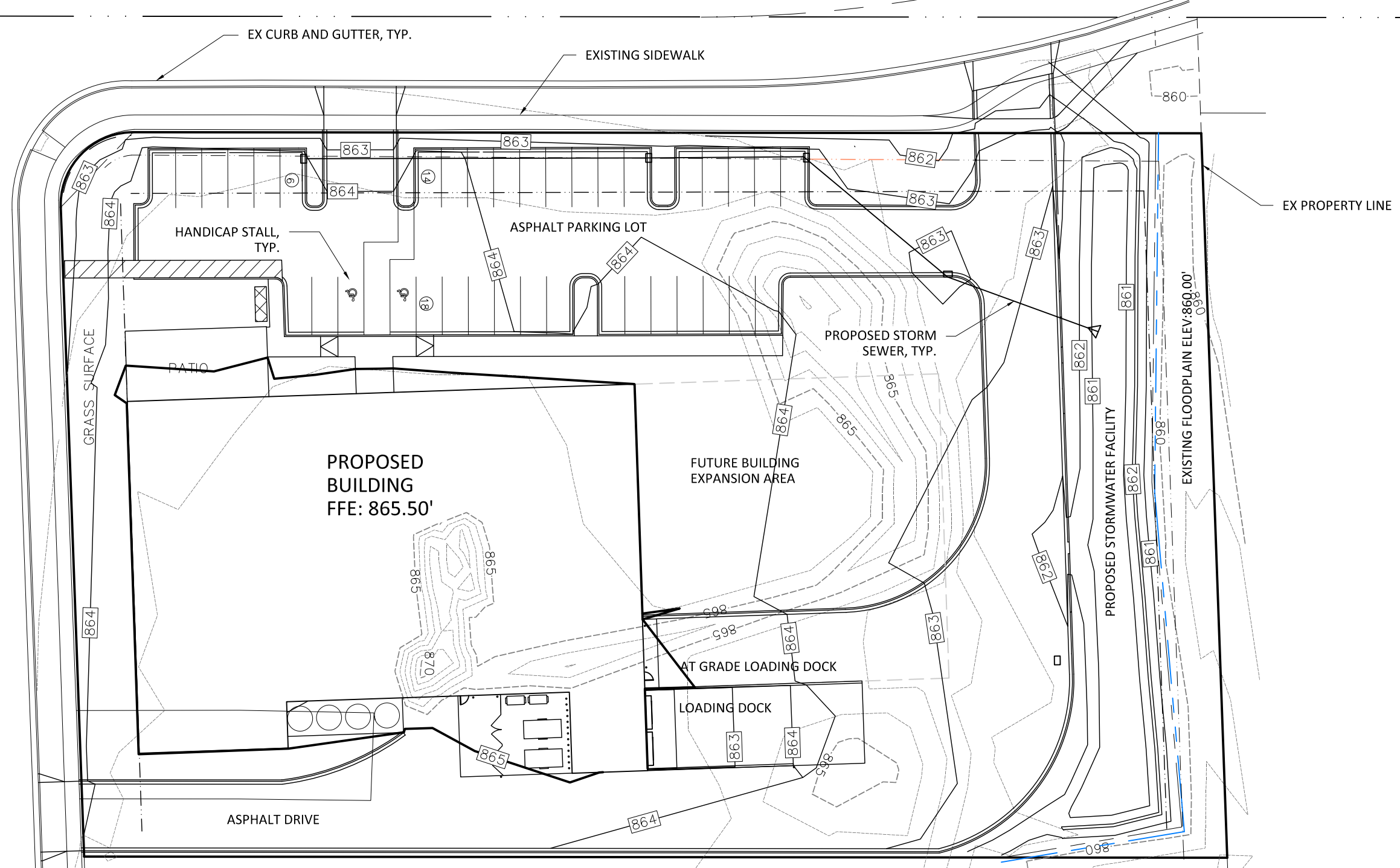
EX CURB AND GUTTER, TYP.

EXISTING SIDEWALK

860

EX PROPERTY LINE

KIPP STREET



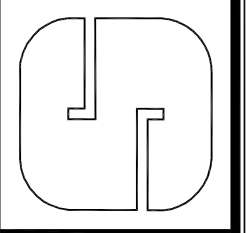
ASPHALT DRIVE

MARK	REVISION	DATE	BY

Engineer: SJA Checked By: _____ Scale: 1" = 40'
 Technician: _____ Date: 5-28-2014 Field Bk: _____ Pgt: _____
 Project No: NEI35 C1.0

OCTOPI BREWING
PROPOSED GRADING PLAN
 CITY OF MADISON, DANE COUNTY, WI

SNYDER & ASSOCIATES, INC.
 5010 VOGES ROAD
 MADISON, WISCONSIN 53718
 608-838-0444 | www.snyder-associates.com



Project No: NEI35