

BLOOMINGTON CIVIC PLAZA SITE IMPROVEMENTS & FIRE STATION 3 CONCRETE REPAIR

Means of Egress shall be maintained at all times during construction, demolition, remodeling, alterations, and additions to any building (MBC 3310.2)

This plan must be kept on-site and made available to the inspector during ALL inspections.

Any alterations to these plans must be submitted to the City Plans Examiner for review.

All work subject to field inspection prior to final.

Final inspection may not be scheduled until all trade permits are approved and inspections passed.

Reviewed for Code Compliance

Plan #: PRPK202504861

Date: 05/16/2025

Reviewer: N. Kasern

SEPARATE TRADE PERMITS REQUIRED

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PROJECT

Civic Plaza Site Improvements & FS3 Concrete Repair

Construction Documents

CLIENT

City of Bloomington

Client Project Number 25-10

ARCHITECT

Alliance

612.874.4100

LANDSCAPE ARCHITECT

Aune Fernandez Landscape Architects

651.341.3611

STRUCTURAL ENGINEER

MBJ Engineering

612.338.0713

CIVIL ENGINEER

EVS Engineering

952.646.0256

ELECTRICAL ENGINEER

Emanuelson-Podas, Inc.

952.930.0050

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.

FOR

BY

NAME

DATE

REG NO.

Alliance

Ken Sheehan

2025.04.29

43965

ISSUED FOR

BID SET

DATE

04.29.2025

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COMMISSION NO

2025008-08 (2023003-09)

ABBREVIATIONS:

A	ACCESSIBLE
ACC	ACOUSTICAL CEILING TILE
ADJ	ADJUSTABLE OR ADJACENT
AED	AUTOMATIC EXTERNAL DEFIBRILLATOR
AFF	ABOVE FINISH FLOOR
ALT	ALTERNATE
ALUM	ALUMINUM
ANOD	ANODIZED
AP	ACCESS PANEL
APC	ACOUSTICAL PANEL CEILING
APPX	APPROXIMATE
ARCH	ARCHITECTURAL OR ARCHITECT
ASI	ARCHITECT'S SUPPLEMENTAL INSTRUCTIONS
AUTO	AUTOMATIC
AV	AUDIO-VISUAL
AVG	AVERAGE
AWP	ACOUSTIC(AL) WALL PANEL
L ()	ANGLE

B	BOARD
BD	BUILDING
BLK	BLOCK
BLKG	BLOCKING
BM	BEAM OR BENCH MARK
BO	BOTTOM OF
BRG	BEARING
BSMT	BASEMENT
BTWN	BETWEEN
BUR	BUILT UP ROOF(ING)

C	CHANNEL
CCD	CONSTRUCTION CHANGE DIRECTIVE
CFMF	COLD FORMED METAL FRAMING
CG	CORNER GUARD
CIP	CAST IN PLACE
CJ	CONTROL JOINT
CL	CENTER LINE
CLG	CEILING
CLOS	CLOSET
CLR	CLEAR OR CLEARANCE
CMU	CONCRETE MASONRY UNIT
CO	CLEAN OUT
CO	CHANGE ORDER
COL	COLUMN
CONC	CONCRETE
CONF	CONFERENCE
CONN	CONNECT(ED) OR CONNECTION
CONST	CONSTRUCTION
CONT	CONTINUOUS
CONTR	CONTRACTOR
COORD	COORDINATE
CORR	CORRIDOR
CPT	CARPET
CR	CARD READER
CSK	COUNTERSINK
CT	CERAMIC TILE
CTR	CENTER
CU	CUBIC
CUH	CABINET UNIT HEATER
CY	CUBIC YARD
CYL	CYLINDER

D	DOUBLE
DBL	DEMOLITION OR DEMOLISH
DEMO	DEMOLITION OR DEMOLISH
DPT	DEPARTMENT
DIA	DIAMETER
DIFF	DIFFUSER
DIM	DIMENSION
DN	DOWN
DR	DOOR
DS	DOWN SPOUT
DTL	DETAIL
DW	DISHWASHER
DWG	DRAWING
DWR	DRAWER

E	EAST
EA	EACH
EIFS	EXTERIOR INSULATED FINISH SYSTEM
EJ	EXPANSION JOINT
EL	ELEVATION
ELEC	ELECTRICAL
ELEV	ELEVATOR
ENCL	ENCLOSURE
ENG	ENGINEER
EQ	EQUAL
EQUIP	EQUIPMENT
EW	ELECTRIC WATER COOLER
EXIST	EXISTING
EXP	EXPANSION OR EXPOSED
EXT	EXTERIOR
EXTR	EXTRUDED OR EXTRUSION

F	FACE BRICK
FCBRK	FLOOR DRAIN
FD	FOUNDATION
FDTN	FIRE EXTINGUISHER
FE	FIRE EXTINGUISHER CABINET
FEC	FINISHED FLOOR ELEVATION
FFE	FIRE HOSE CABINET
FHC	FINISH OR FINISHED
FIN	FIXTURE
FIX	FLOOR
FL	FLASHING
FLASH	FLUORESCENT
FLUOR	FIELD ORDER
FO	FIREPROOF(ING)
FP	FRAME
FR	FRAMING
FRMG	FIBERGLASS REINFORCED PLASTIC
FRP	FOOT OR FEET
FT ()	FOOTING
FTG	FURRING
FURR	FUTURE
FUT	FIRE VALVE CABINET
FVC	

G	GAUGE
GA	GALVANIZED
GALV	GENERAL CONTRACTOR
GC	GENERAL
GEN	GLASS OR GLAZING
GL	GYP
GYP	GYP
GYP BD	GYP

H	HOSE BIBB
HB	HEADER
HDR	HARDWARE
HDW	HARDWOOD
HDWD	HOLLOW METAL
HM	HORIZONTAL
HORIZ	HEIGHT
HT	HEATING, VENTILATING, AND AIR CONDITIONING
HVAC	

I	INSIDE DIAMETER
ID	(INCHES)
IN()	INCLUDE(D) OR INCLUDING
INCL	INSULATION OR INSULATING
INSUL	INTERIOR
INT	

J	JANITOR
JAN	JOIST BEARING ELEVATION
JBE	JOIST
JST	JOINT
JT	

K	KNOCK OUT
KO	

L	LABORATORY
LAB	LAMINATE(D)
LAM	LAVATORY
LAV	LB
LB	POUND(S)
LF	LINEAR FEET
LTG	LIGHTING
LTWT	LIGHT WEIGHT
LVR	LOUVER

M	MASONRY
MAS	MATERIAL
MAT	MAXIMUM
MAX	MEDIUM DENSITY FIBERBOARD
MDF	MECHANICAL ELECTRICAL AND PLUMBING
MEP	MECH
MECH	MEMBRANE
MEMB	MEZZANINE
MEZZ	MANUFACTURER
MFR	MINIMUM
MIN	MISCELLANEOUS
MISC	MARKER BOARD
MKR BD	MASONRY OPENING
MO	MODULAR
MOD	METAL PANEL
MP	MOUNTED
MTD	MOUNTING
MTG	METAL
MTL	MICROWAVE
MW	

N	NORTH
NA	NOT APPLICABLE
NIC	NOT IN CONTRACT
NO	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE

O	ON CENTER
OC	OUTSIDE DIAMETER
OD	OFFICE
OFF	OVERFLOW SCUPPER
OS	OVERHANG/OVERHEAD
OH	OVERHEAD DOOR
OH DR	OPENING
OPNG	OPPOSITE
OPP	OVERFLOW ROOF DRAIN
ORD	OUNCE
OZ	

P	PARALLEL
PAR	PROJECT DIRECTIVE
PD	PEDESTAL
PED	PERPENDICULAR
PERP	PLATE
PL	PLASTER
PLAS	PLYWOOD
PLYWD	PANEL
PNL	PAIR
PR	PROPOSAL REQUEST
PR	PREFABRICATED
PREFAB	POUNDS PER SQUARE INCH
PSI	PAINT
PT	PAINTED
PTD	PARTITION
PTN	

Q	QUARTZ SURFACING
QS	QUARRY TILE
QT	QUANTITY
QTY	

R	RADIUS OR RISER
RAD	RADIATOR OR RADIATION
RB	RESILIENT BASE
RCP	REFLECTED CEILING PLAN
RD	ROOF DRAIN
REC	RECESSED
RECEP	RECEPTACLE
REF	REFERENCE
REFR	REFRIGERATOR
REINF	REINFORCE
REQD	REQUIRED
RET	RETURN
RF	RESILIENT FLOOR(ING)
RFI	REQUEST FOR INFORMATION
ROOM	ROUGH OPENING
RO	ROOF TOP UNIT
RTU	RUBBER
RUB	REVEAL
RVL	REVERSE
RVS	

S	SOUTH
S	SCHEDULE
SCHED	SECTION
SECT	SQUARE FEET
SF	SHOWER
SHR	SHEET
SHT	SHEATHING
SHTHG	SIMILAR
SIM	SEALANT
SLNT	SLAB ON GRADE
SO	SPECIFICATION(S)
SOG	SQUARE
SS	SOLID SURFACE
SST	STAINLESS STEEL
STD	STANDARD
STL	STEEL
STN	STONE
STOR	STORAGE
STRUCT	STRUCTURAL OR STRUCTURE
SURF	SURFACE
SUSP	SUSPEND(ED)
SYM	SYMMETRICAL
SYS	SYSTEM

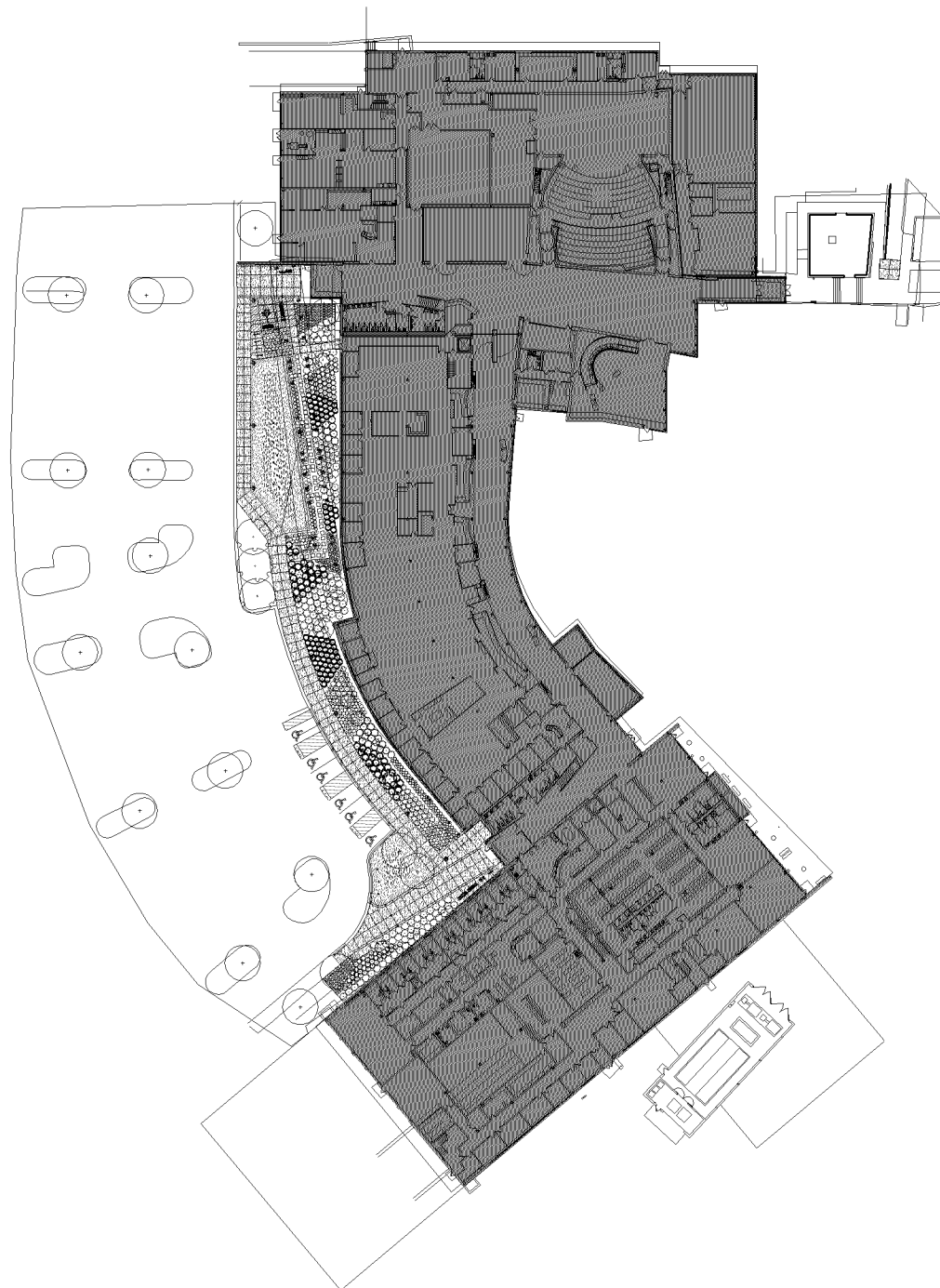
T	TREAD
TEMP	TEMPERATURE OR TEMPERED
TER	TERRAZZO
TG	TONGUE AND GROOVE
THK	THICK(NESS)
THRES	THRESHOLD
TKBD	TACK BOARD
TO	TOP OF
TRANS	TRANSVERSE
TS	TUBE STEEL
TYP	TYPICAL

U	UNIT HEATER
UH	UNFINISHED
UNFIN	UNLESS NOTED OTHERWISE
UNO	

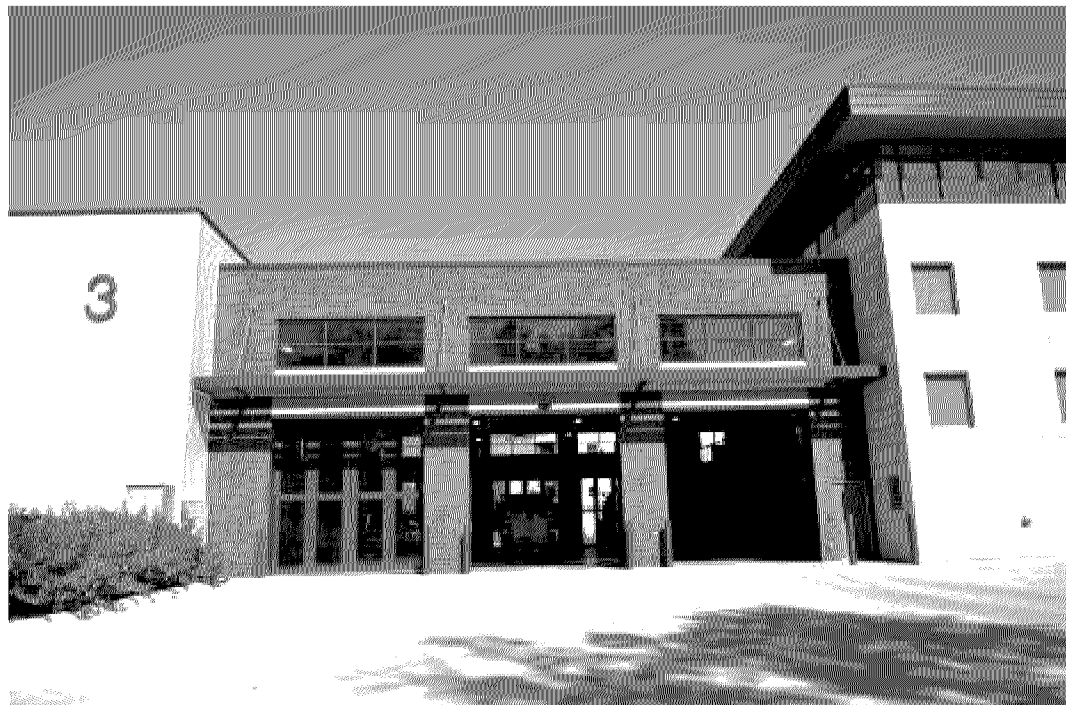
V	VINYL COMPOSITION TILE
VCT	VENTILATION
VENT	VERTICAL
VERT	VESTIBULE
VEST	VERIFY
VFY	VERIFY IN FIELD
VIF	VAPOR RETARDER
VR	VENT THRU ROOF
VTR	

W	WEST
W	WITH
W/O	WITHOUT
WC	WALL COVERING OR WATER CLOSET
WD	WOOD
WDW	WINDOW
WF	WIDE FLANGE
WT	WEIGHT
WWF	WELDED WIRE FABRIC

Y	YARD
YD	



4B CIVIC PLAZA SITE IMPROVEMENT KEY PLAN
1" = 100'-0"



BLOOMINGTON FIRE STATION 3
2301 E 86TH STREET
BLOOMINGTON, MN 55425



4D FIRE STATION 3 LOCATION PLAN
12" = 1'-0"



BLOOMINGTON CIVIC PLAZA
1800 WEST OLD SHAKOPEE ROAD
BLOOMINGTON, MN 55431



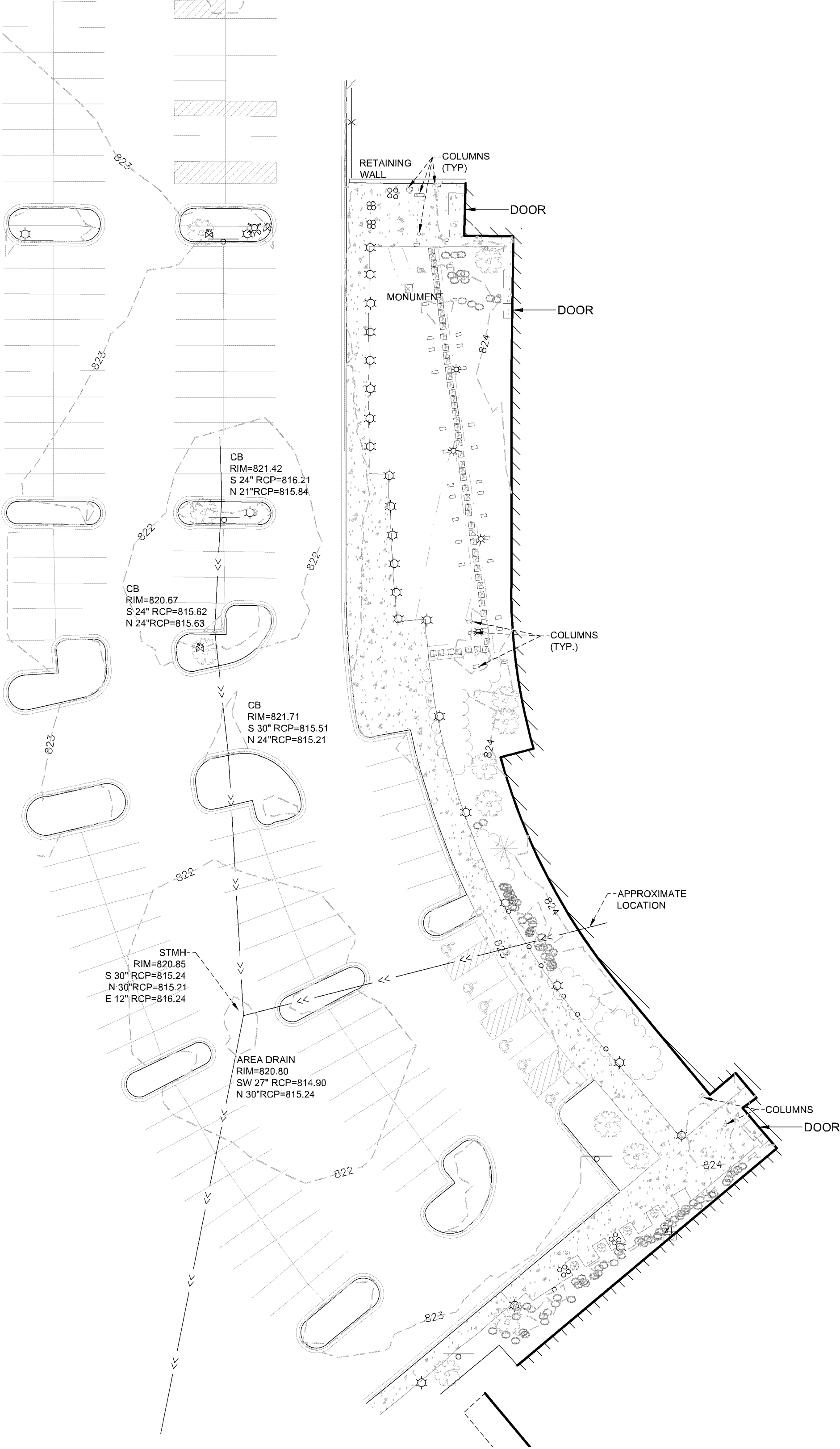
5D CIVIC PLAZA LOCATION PLAN
NTS

A

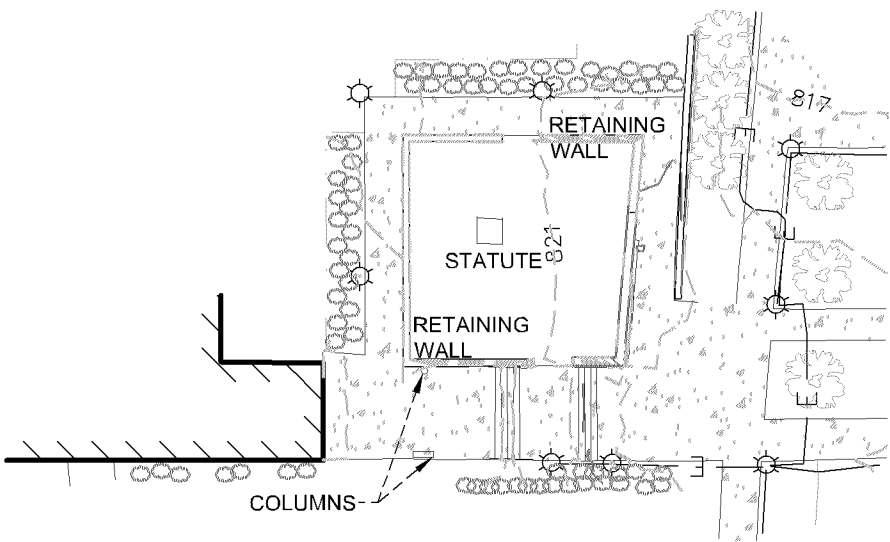
B

C

D



1 PROJECT AREA A
C-100 1" = 30'



2 PROJECT AREA B
C-100 1" = 30'

LEGEND
EXISTING FEATURES

- PROPERTY LINE
- EASEMENT LINE
- BUILDING WALL
- COLUMN
- TREES
- WETLAND
- WETLAND BUFFER
- STORM SEWER
- SANITARY SEWER
- WATERMAIN
- UNDERGROUND GAS
- UNDERGROUND TELEPHONE LINE
- UNDERGROUND ELECTRICAL LINE
- FIBER OPTIC LINE
- STEAM LINE
- OVERHEAD POWER LINE
- CATCH BASIN
- STORM SEWER MANHOLE
- SANITARY SEWER MANHOLE
- MISC. MANHOLE
- GATE VALVE
- HYDRANT
- FIRE DEPARTMENT CONNECTION
- GAS VALVE
- LIGHT POLE
- GROUND LIGHT
- SIGNAGE
- HAND HOLE
- ELECTRICAL OUTLET
- UTILITY POLE
- TRAFFIC SIGNAL
- MINOR CONTOUR
- MAJOR CONTOUR

PROJECT

**Civic Plaza Site
Improvements & FS3
Concrete Repair**

Construction Documents

CLIENT

City of Bloomington

Client Project Number 25-10

ARCHITECT

Alliance

612.874.4100

LANDSCAPE ARCHITECT

Aune Fernandez Landscape Architects

651.341.3611

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EVS Engineering

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ELECTRICAL ENGINEER

Emanuelson-Podas, Inc.

952.930.0050

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FOR

BY

NAME

DATE

REG NO.

EVS, Inc.

Daniel E. Bowar

Daniel E. Bowar

2025.04.29

45018

ISSUED FOR

BID SET

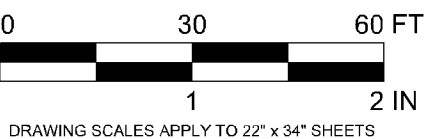
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DRAWING SCALES APPLY TO 22" x 34" SHEETS

ALLIANCE

EXISTING CONDITIONS

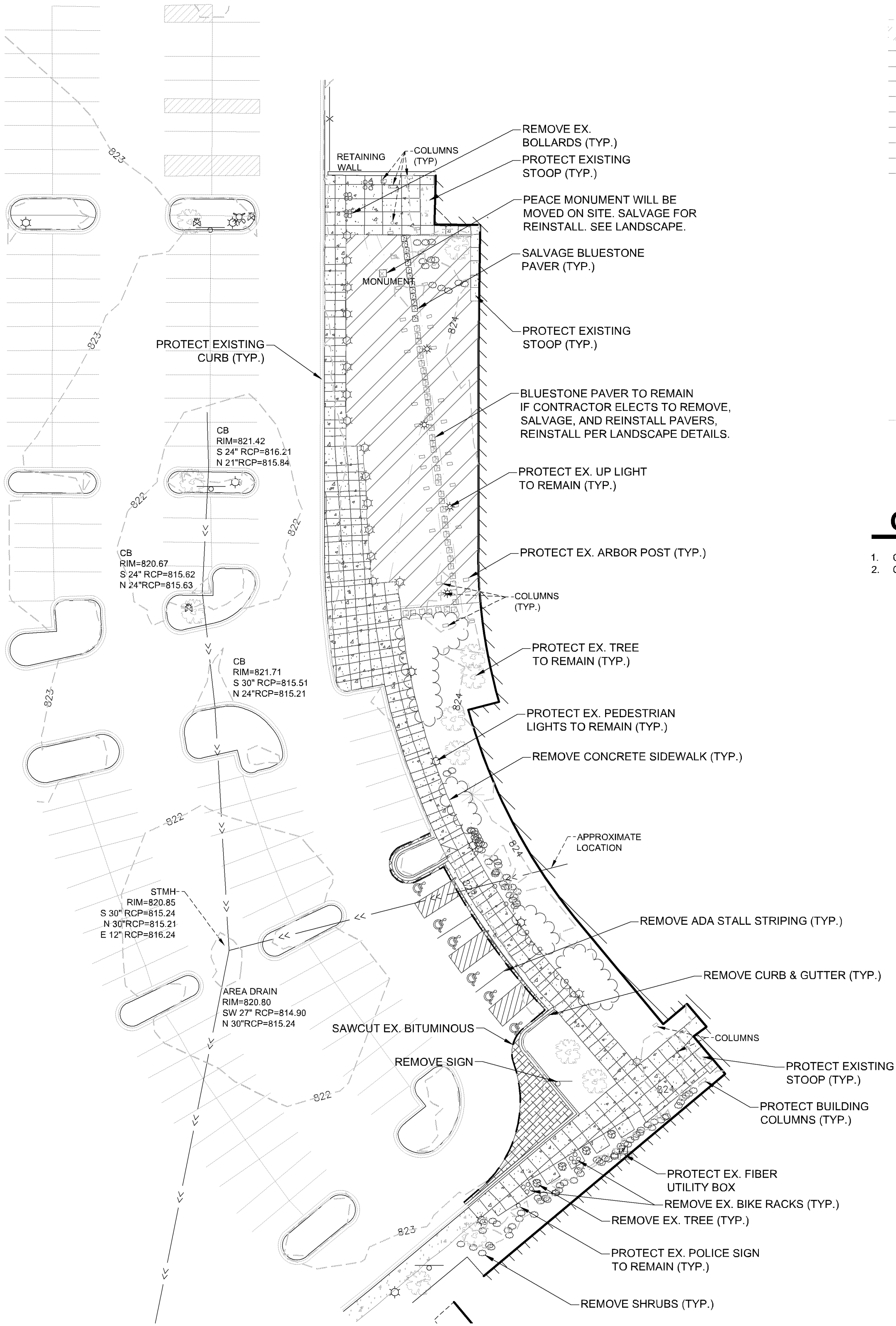
C100

A

B

C

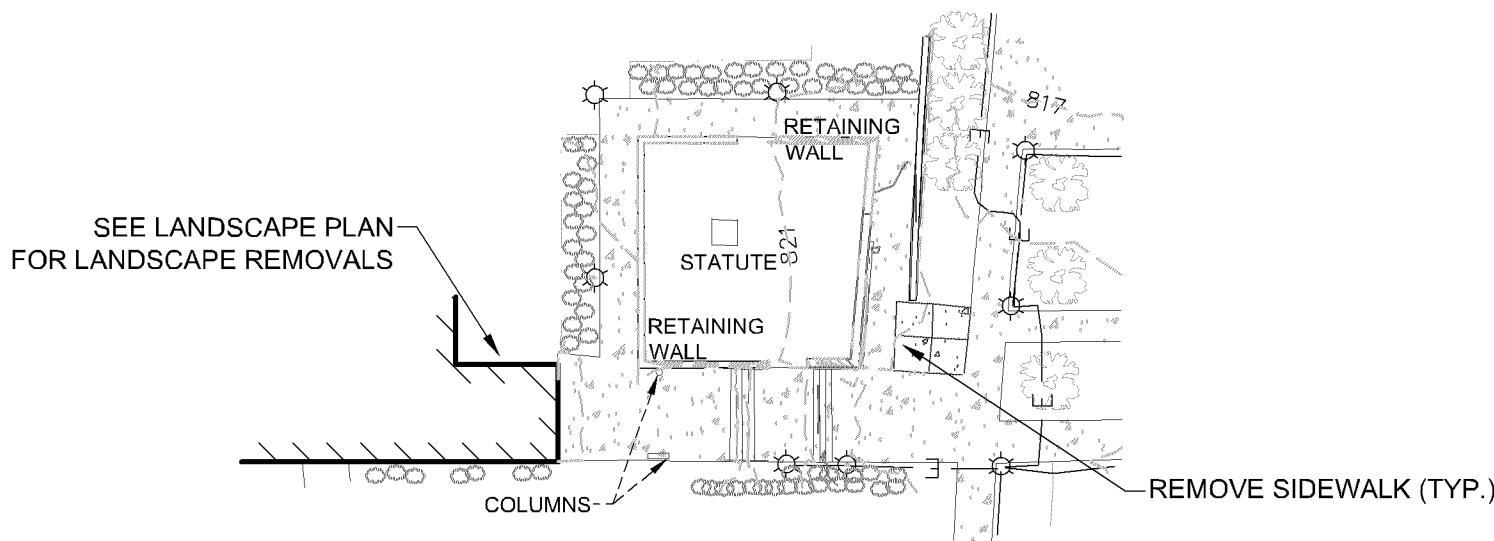
D



LEGEND	
EXISTING FEATURES	
	PROPERTY LINE
	EASEMENT LINE
	BUILDING WALL
	COLUMN
	TREES
	WETLAND
	WETLAND BUFFER
	STORM SEWER
	SANITARY SEWER
	WATERMAIN
	UNDERGROUND GAS
	UNDERGROUND TELEPHONE LINE
	UNDERGROUND ELECTRICAL LINE
	FIBER OPTIC LINE
	STEAM LINE
	OVERHEAD POWER LINE
	CATCH BASIN
	STORM SEWER MANHOLE
	SANITARY SEWER MANHOLE
	MISC. MANHOLE
	GATE VALVE
	HYDRANT
	FIRE DEPARTMENT CONNECTION
	GAS VALVE
	LIGHT POLE
	GROUND LIGHT
	SIGNAGE
	HAND HOLE
	ELECTRICAL OUTLET
	UTILITY POLE
	TRAFFIC SIGNAL
	MINOR CONTOUR
	MAJOR CONTOUR
REMOVALS	
	SAWCUT
	UTILITY LINE REMOVAL
	CONCRETE REMOVAL
	BITUMINOUS REMOVAL
	CURB/RETAINING WALL REMOVAL
	SIGNAGE REMOVAL
	TREE REMOVAL
	MANHOLE/CATCH BASIN REMOVAL
	ELECTRICAL UTILITY REMOVAL
	STRUCTURE REMOVAL
	LANDSCAPE REMOVAL
	CONSTRUCTION ZONE

GENERAL NOTES

- CONTRACTOR TO COORDINATE TIMING OF REMOVALS WITH OWNER PRIOR TO COMMENCING WORK.
- OWNER TO REMOVE EXISTING BENCHES AND TRASH/RECYCLE RECEPTACLES PRIOR TO START OF CONSTRUCTION.



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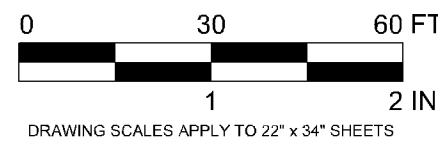
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DRAWING SCALES APPLY TO 22" x 34" SHEETS

ALLIANCE

DEMOLITION PLAN

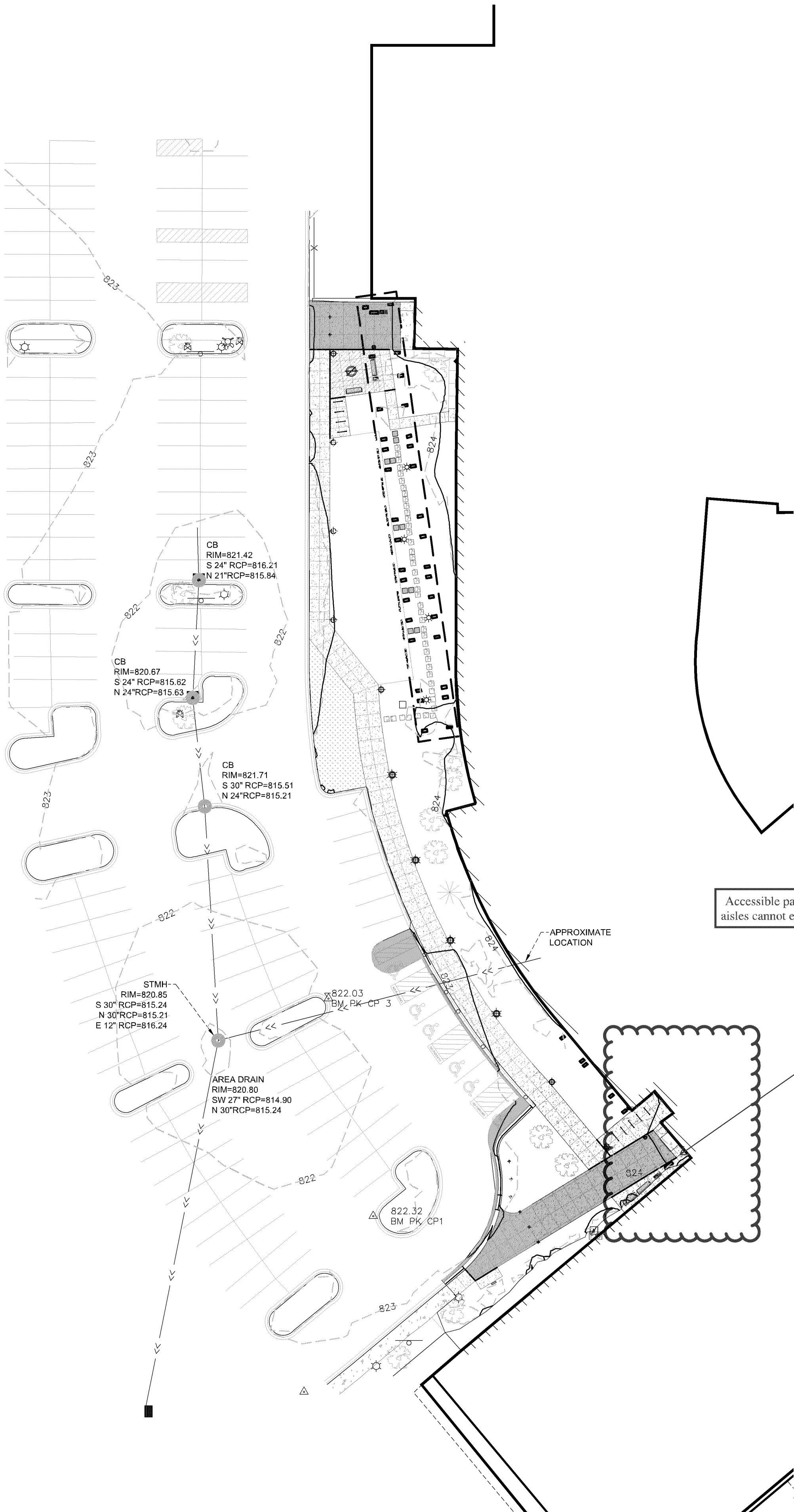
C105

A

B

C

D



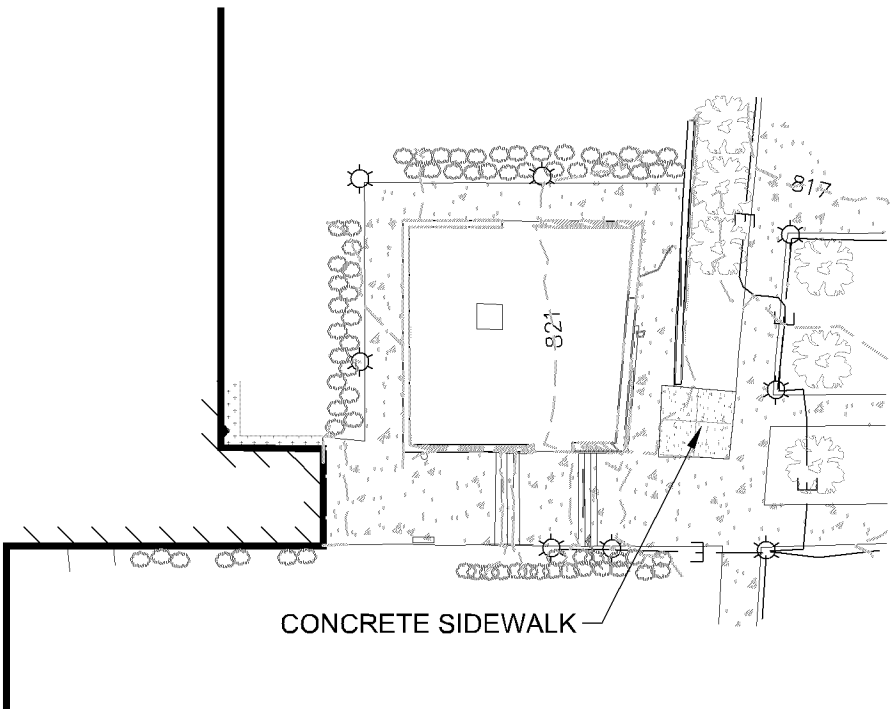
LEGEND	
EXISTING FEATURES	PROPOSED FEATURES
PROPERTY LINE	SETBACK LINE
EASEMENT LINE	COLOR CONCRETE WALK (SPEC. 2521)
BUILDING WALL	4" CONCRETE WALK (SPEC. 2521)
COLUMN	6" CONCRETE WALK (SPEC. 2521)
TREES	BITUMINOUS PAVEMENT MATCH EX. SECTION (SPEC. 2360)
WETLAND	B612 CURB AND GUTTER (SPEC. 2531)
WETLAND BUFFER	ROAD CENTERLINE
STORM SEWER	GRADING EDGE
SANITARY SEWER	MAJOR CONTOUR
WATERMAIN	MINOR CONTOUR
UNDERGROUND GAS	STORMWATER BASIN
UNDERGROUND TELEPHONE LINE	CONSTRUCTION ZONE
UNDERGROUND ELECTRICAL LINE	TREE
FIBER OPTIC LINE	RETAINING WALL
STEAM LINE	INLET PROTECTION
OVERHEAD POWER LINE	B612 CURB & GUTTER (TIP OUT)
CATCH BASIN	RIBBON CURB & GUTTER
STORM SEWER MANHOLE	PROPOSED GRADE ELEVATION
SANITARY SEWER MANHOLE	
MISC. MANHOLE	
GATE VALVE	
HYDRANT	
FIRE DEPARTMENT CONNECTION	
GAS VALVE	
LIGHT POLE	
GROUND LIGHT	
SIGNAGE	
HAND HOLE	
ELECTRICAL OUTLET	
UTILITY POLE	
TRAFFIC SIGNAL	
MINOR CONTOUR	
MAJOR CONTOUR	

COLOR CONCRETE WALK

- COLOR PIGMENT: SPEKTRA "RUSTIC OAK" CPC-138L.
- LIGHT ACID ETCH: GRACE TOP-CAST 03.
- CONTRACTOR TO SUBMIT COLOR CHART FOR FINAL SELECTION AND TO HAVE A MOCK-UP FOR FINAL APPROVAL.

TABLE 404.2.3.3 MANEUVERING CLEARANCES AT SLIDING AND FOLDING DOORS		
APPROACH DIRECTION	MINIMUM MANEUVERING CLEARANCES	
	Perpendicular to Doorway	Parallel to Doorway (beyond stop or latch side unless noted)
From front	48 inches (1220 mm)	0 inches (0 mm)
From nonlatch side	42 inches (1065 mm)	22 inches (560 mm)
From latch side	42 inches (1065 mm)	24 inches (610 mm)

1. Beyond pocket or hinge side.



1 PROJECT AREA A
C-200 1" = 30'

2 PROJECT AREA B
C-200 1" = 30'

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ALLIANCE

OVERALL SITE & GRADING PLAN

C-200



"NO PARKING" SIGN REQUIRED:

Access Aisles shall be marked with a sign to discourage parking in them. The "no parking" designation shall be provided on a sign centered at the head of the access aisle and maximum of 96" from the access aisle, and be mounted 60"-66" above the floor of the access aisle.

(MAC 502.4)

Accessible route from access aisles to the entrance doors:

Walking surfaces shall be no steeper than 1:20, with a cross slope no more than 1:48. The clear width of accessible route shall be 48" min. (MAC 403, & 403.5.4)

Landing in front of the sliding door must be a min of 48" for the entire door opening.

See attached handout for more information

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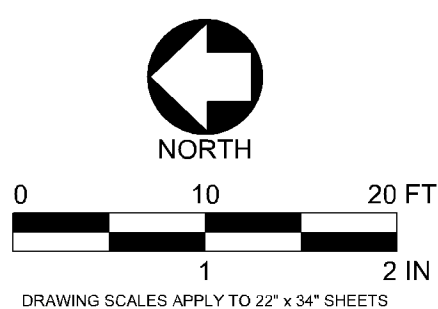
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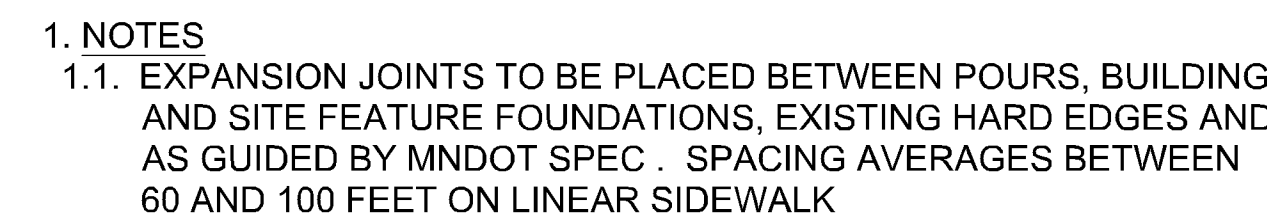
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ALLIANCE

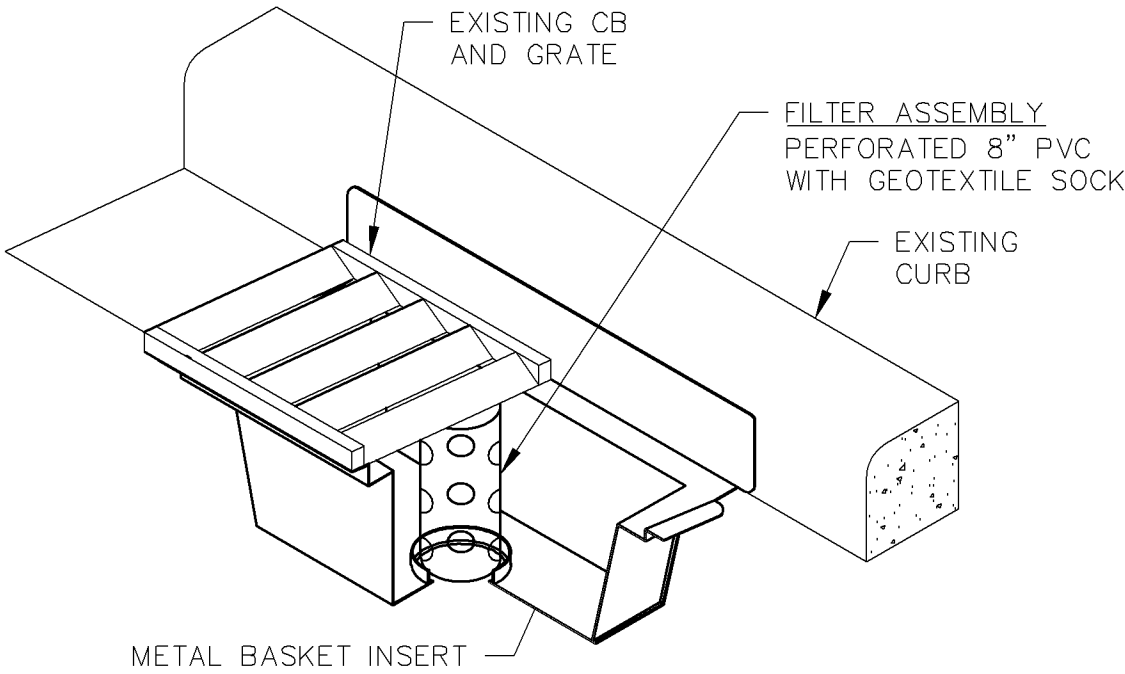
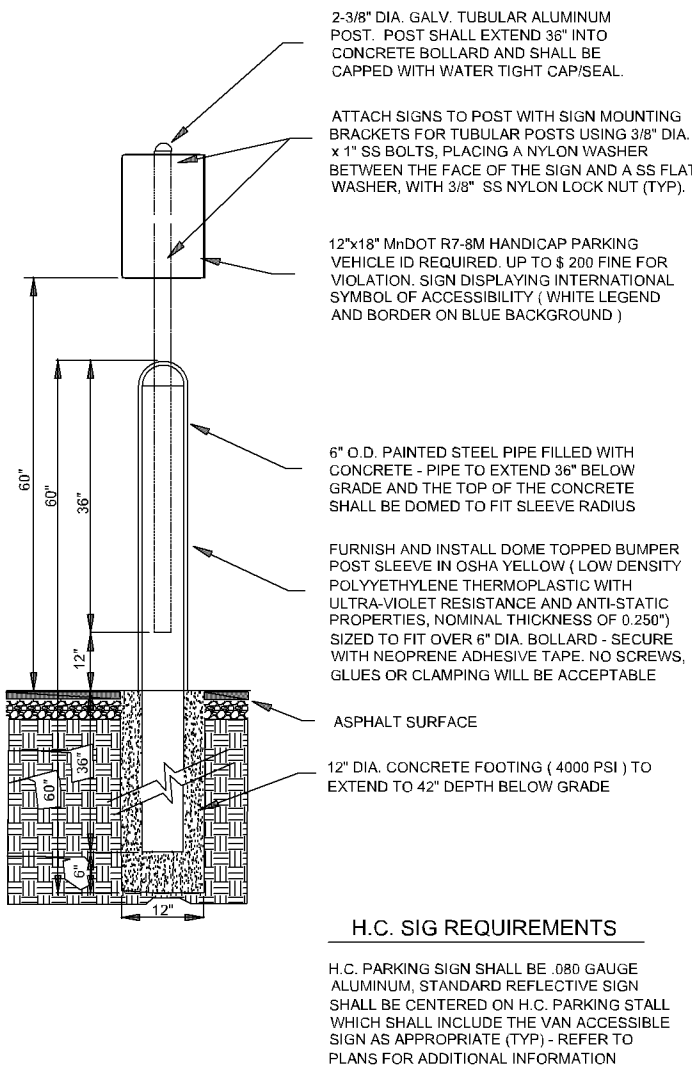
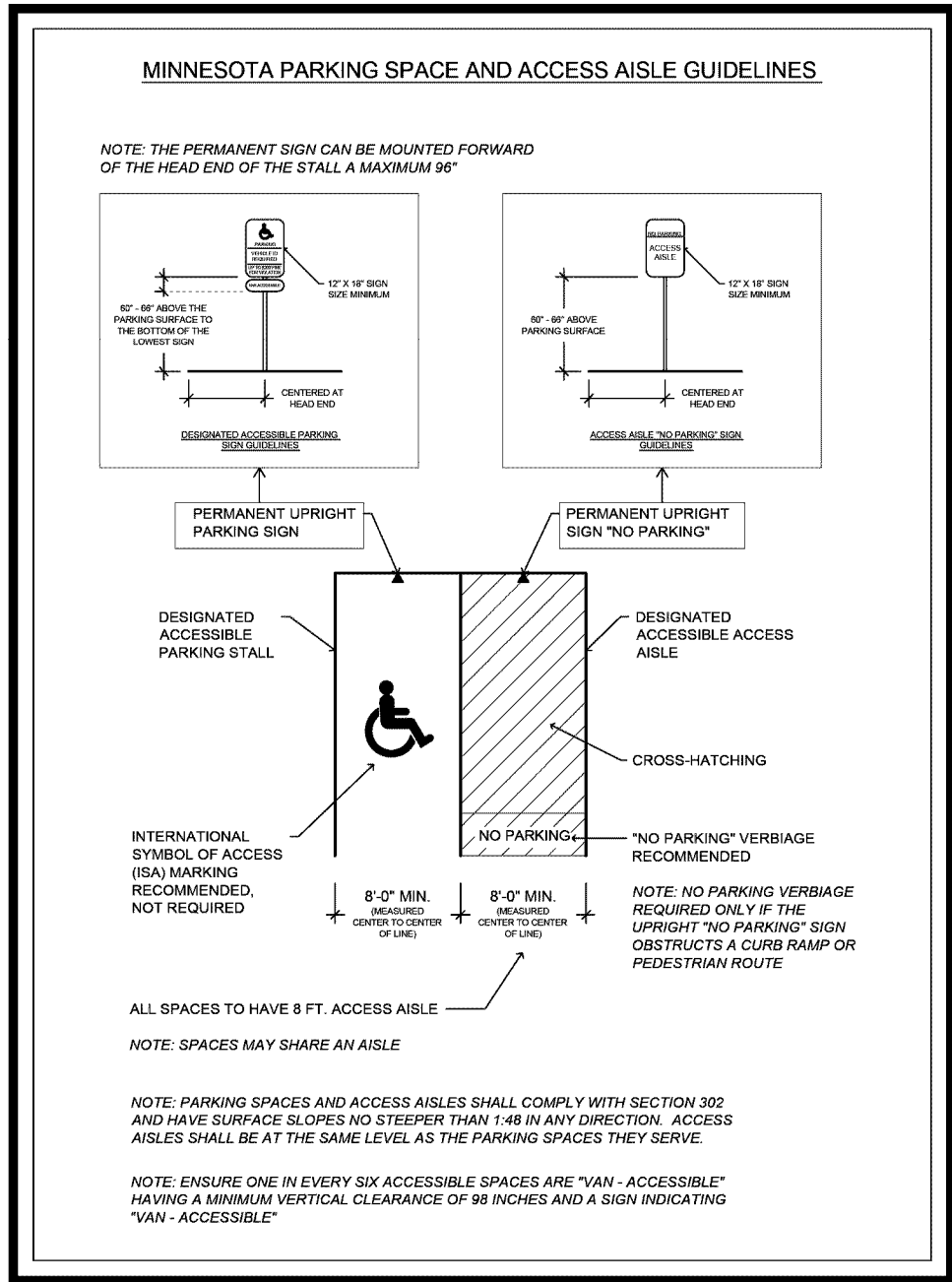
SITE & GRADING PLAN

C-202



- ① MATCH FULL HEIGHT CURB.
- ② 4" MINIMUM DEPTH LANDING REQUIRED ACROSS TOP OF RAMP.
- ③ 3" HIGH CURB WHEN USING A 3' LONG RAMP, 4" HIGH CURB WHEN USING A 4' LONG RAMP.
- ④ SEE SHEET 4 OF 6, TYPICAL SIDE TREATMENT OPTIONS, FOR DETAILS ON FLARES AND RETURNED CURBS, WHEN INITIAL LANDING IS AT FULL CURB HEIGHT.
- ⑤ DETECTABLE WARNINGS MAY BE PART OF THE 4' X 4' MIN. LANDING AREA IF IT IS NOT FEASIBLE TO CONSTRUCT THE LANDING OUTSIDE OF THE DETECTABLE WARNING AREA.
- ⑥ THE GRADE BREAK SHALL BE PERPENDICULAR TO THE BACK OF WALK. THIS WILL ENSURE THAT THE GRADE BREAK IS PERPENDICULAR TO THE DIRECTION OF TRAVEL. (TYPICAL FOR ALL)
- ⑦ WHEN ADJACENT TO GRASS, GRADING SHALL ALWAYS BE USED WHEN FEASIBLE. V CURB, IF USED, SHALL BE PLACED OUTSIDE THE SIDEWALK LIMITS WHEN RIGHT OF WAY ALLOWS. WHEN ADJACENT TO PARKING LOTS, CONCRETE OR BITUMINOUS TAPERS SHOULD BE USED OVER V CURB TO REDUCE TRIPPING HAZARDS AND FACILITATE SNOW & ICE REMOVAL.
- ⑧ A 7' MIN TOP RADIUS GRADE BREAK REQUIRED TO BE CONSTRUCTIBLE.
- ⑨ PAVE FULL WALK WIDTH.
- ⑩ "S" SLOPES ON FANS SHALL ONLY BE USED WHEN ALL OTHER FEASIBLE OPTIONS HAVE BEEN EVALUATED AND DEEMED IMPRACTICAL.

LEGEND	
THESE LONGITUDINAL SLOPE RANGES SHALL BE THE STARTING POINT. IF SITE CONDITIONS WARRANT, LONGITUDINAL SLOPES UP TO 8.3% OR FLATTER ARE ALLOWED.	
	INDICATES PEDESTRIAN RAMP - SLOPE SHALL BE BETWEEN 5.0% MINIMUM AND 8.3% MAXIMUM IN THE DIRECTION SHOWN AND THE CROSS SLOPE SHALL NOT EXCEED 2.0%.
	INDICATES PEDESTRIAN RAMP - SLOPE SHALL BE GREATER THAN 2.0% AND LESS THAN 5.0% IN THE DIRECTION SHOWN AND CROSS SLOPE SHALL NOT EXCEED 2.0%.
	LANDING AREA - 4' X 4' MIN. (5' X 5' MIN. PREFERRED) DIMENSIONS AND MAX. 2.0% SLOPE IN ALL DIRECTIONS. LANDING SHALL BE FULL WIDTH OF INCOMING PARS.
X"	CURB HEIGHT



1 PARKING SPACE AND ACCESS AISLE GUIDELINES
C-501 NOT TO SCALE

2 HANDICAP PARKING SIGN WITH BOLLARD
C-501 NOT TO SCALE

3 INLET PROTECTION
C-501 NOT TO SCALE

PROJECT
Civic Plaza Site Improvements & FS3 Concrete Repair

Construction Documents

CLIENT
City of Bloomington

Client Project Number 25-10

ARCHITECT
Alliance
612.874.4100

LANDSCAPE ARCHITECT
Aune Fernandez Landscape Architects
651.341.3611

STRUCTURAL ENGINEER
MBJ Engineering
612.338.0713

CIVIL ENGINEER
EVS Engineering
952.646.0256

ELECTRICAL ENGINEER
Emanuelson-Podas, Inc.
952.930.0050

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 Engineer under the laws of the State of Minnesota.

FOR
BY
NAME
DATE
REG NO.

EVS, Inc.
Daniel E. Bowar
Daniel E. Bowar
2025.04.29
45018

ISSUED FOR	DATE
BID SET	04.29.2025

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COMMISSION NO 2025008-08 (2023003-09)

ALLIANCE

DETAILS

C-501