

consultants

project 2524
number
date 4-16-2025
drawn by ER
checked by AF

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 MINNESOTA.

REGISTRATION# 22887
NAME ALIYAH EDWARDS
SIGNATURE
DATE 4-16-2025

certification

REVISION 1 6/13/2025
REVISION 2 7/15/2025
REVISION 3 11/14/2025

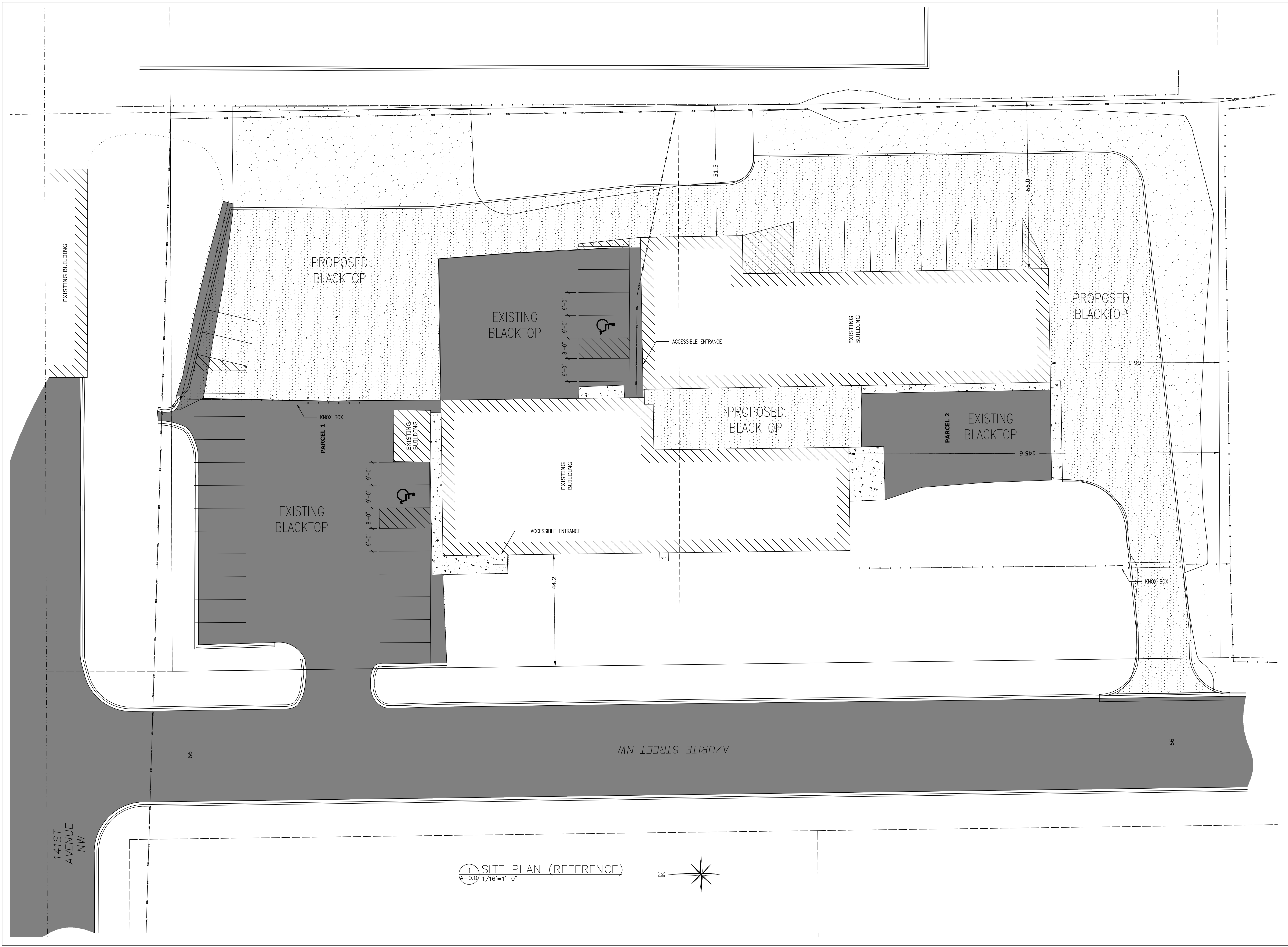
revisions

project title

Title
Title
14047
AZURITE ST. NW
RAMSEY
MN,55303

SITE PLAN REFERENCE

A-0.0



1 SITE PLAN (REFERENCE)
A-0.0 1/16"=1'-0"

CODE REVIEW: BLDG 1

PROJECT DESCRIPTION: REMODELING OF EXISTING PROPERTY
14047 AZURITE ST. NW.
RAMSEY, MN 55303

ZONING: I-1

CODE USED: 2018 IBC
2020 STATE BUILDING CODE

BUILDING

EXISTING ONE STORY
TYPE OF CONSTRUCTION: V-B
NONE SPRINKLER

OCCUPANCY CLASSIFICATION:

NO CHANGE IN THE EXISTING OCCUPANCY
S AND B OCCUPANCY
AREA USED FOR S OCCUPANCY 3,845 SF
AREA USED FOR B OCCUPANCY 942 SF
NO REQUIRED FIRE SEPARATION BETWEEN A&B
(508.3.3) IBC
2H FIRE SEPARATION BETWEEN BLDG.1&2
SEE SHEET A-1.0 FOR DETAILS

OCCUPANCY LOAD

S @ 300 SF # OF OCCUP. ALLOWED 13
B @ 150 SF OF OCCUP. ALLOWED 6

PLUMBING FIXTURES:

AREA S OCCUPANCY 1 (EXISTING)
AREA B 1 (EXISTING)

EXIT REQUIREMENTS

B OCCUPANCY 1 (2 PROVIDED)
S OCCUPANCY 1

PARKING REQUIREMENTS

EXISTING
SEE SITE PLAN A-0.0

CODE REVIEW :BLDG 2

PROJECT DESCRIPTION: REMODELING OF EXISTING PROPERTY
14047 AZURITE ST. NW.
RAMSEY, MN 55303

ZONING: I-1

CODE USED: 2018 IBC
2020 STATE BUILDING CODE

BUILDING

EXISTING ONE STORY
TYPE OF CONSTRUCTION: V-B
NONE SPRINKLER

OCCUPANCY CLASSIFICATION:

NO CHANGE IN THE EXISTING OCCUPANCY
S OCCUPANCY
AREA USED FOR S OCCUPANCY 3,200 SF

OCCUPANCY LOAD

S @ 300 SF #OF OCCUP. ALLOWED 11

PLUMBING FIXTURES:

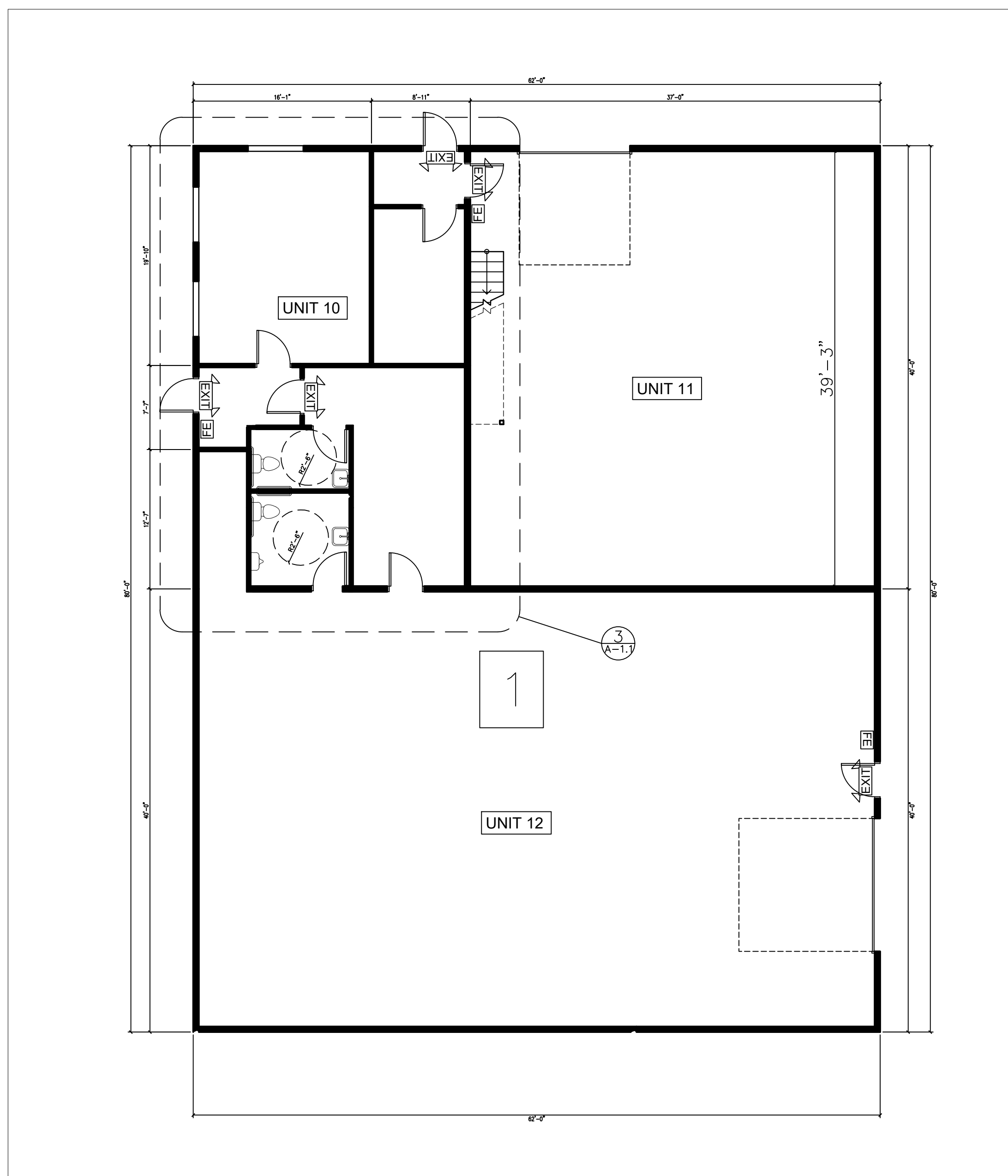
S OCCUPANCY 1

EXIT REQUIREMENTS

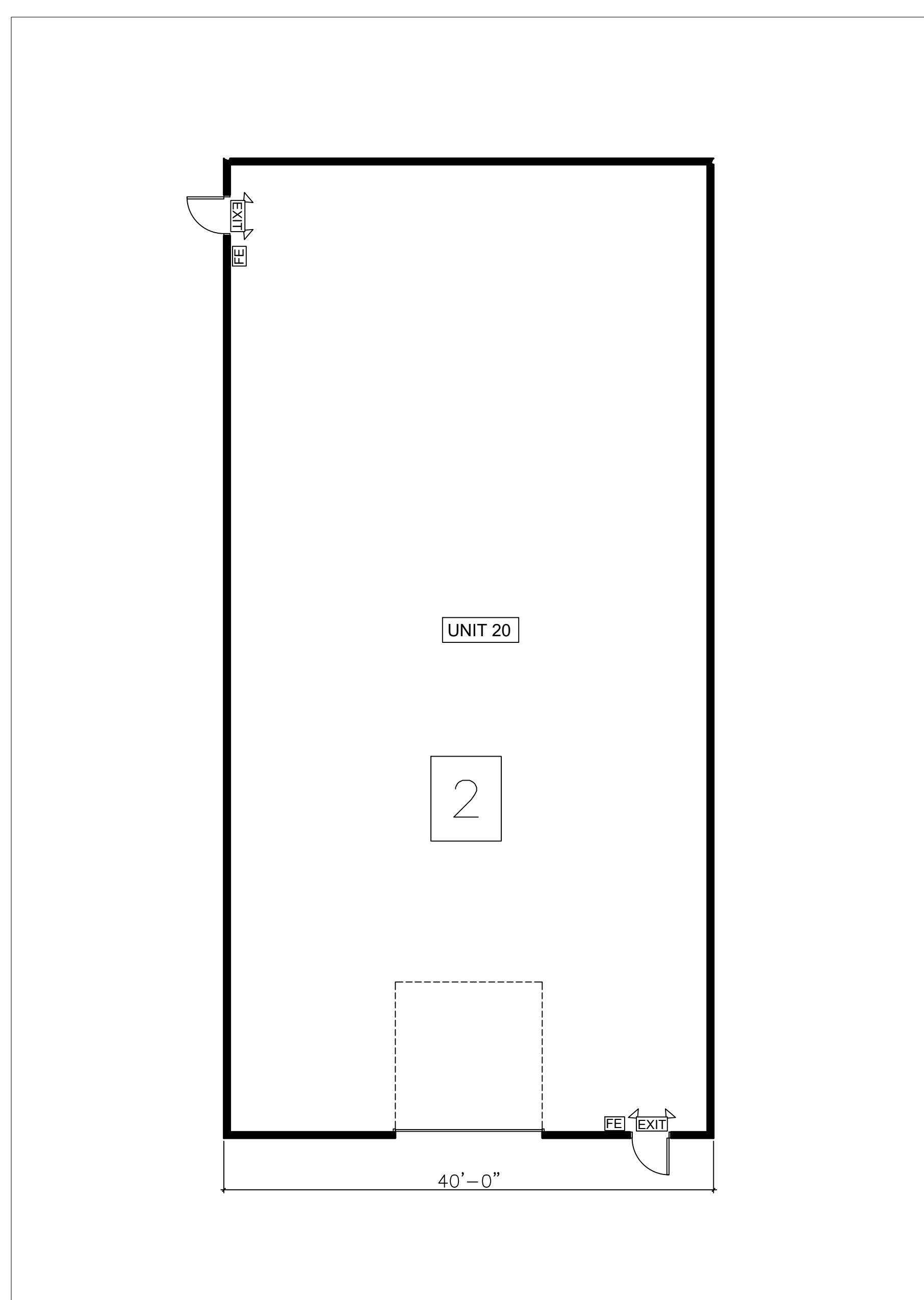
S OCCUPANCY 1 (2 EXISTING)

PARKING REQUIREMENTS

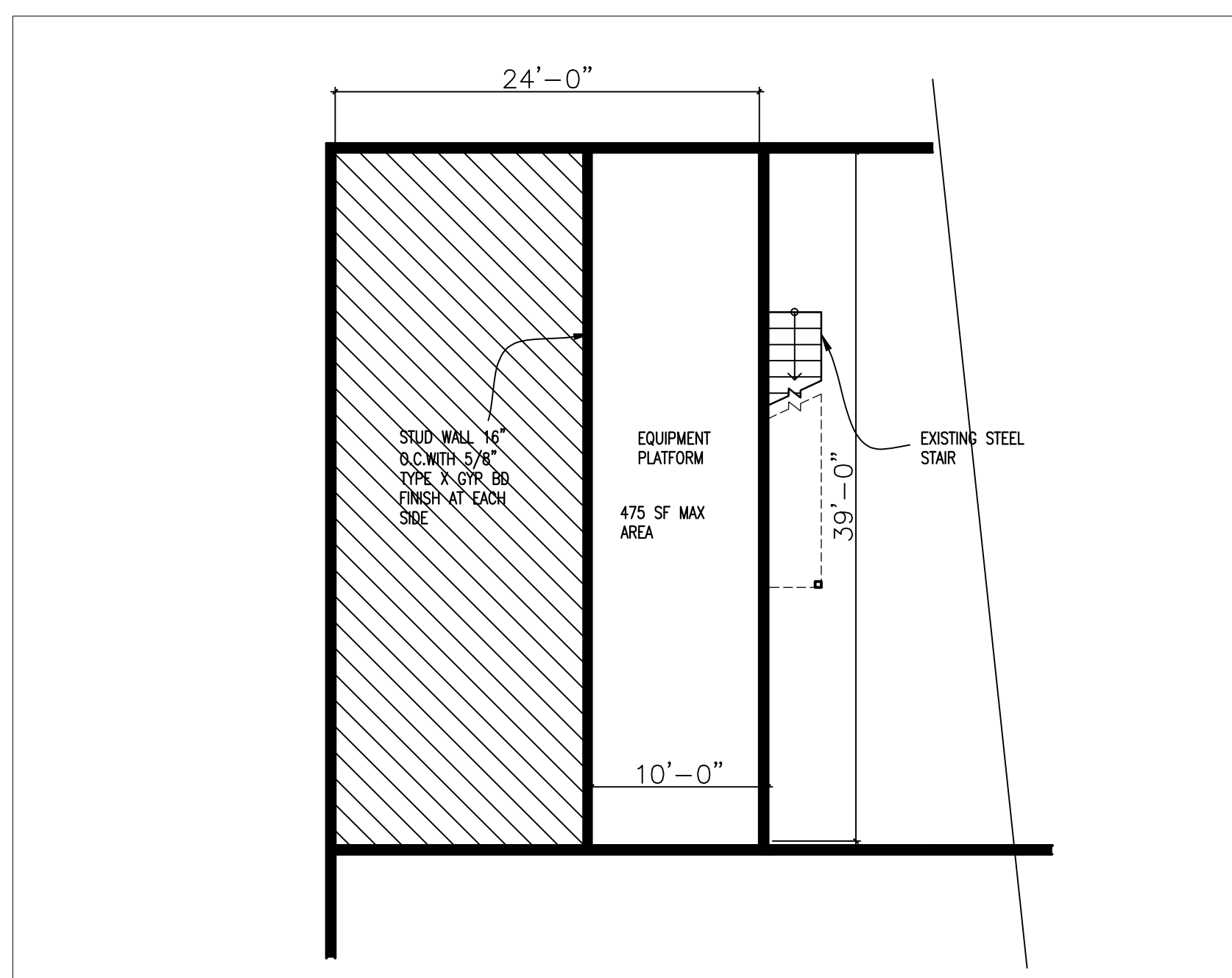
EXISTING
SEE SITE PLAN A-0.0



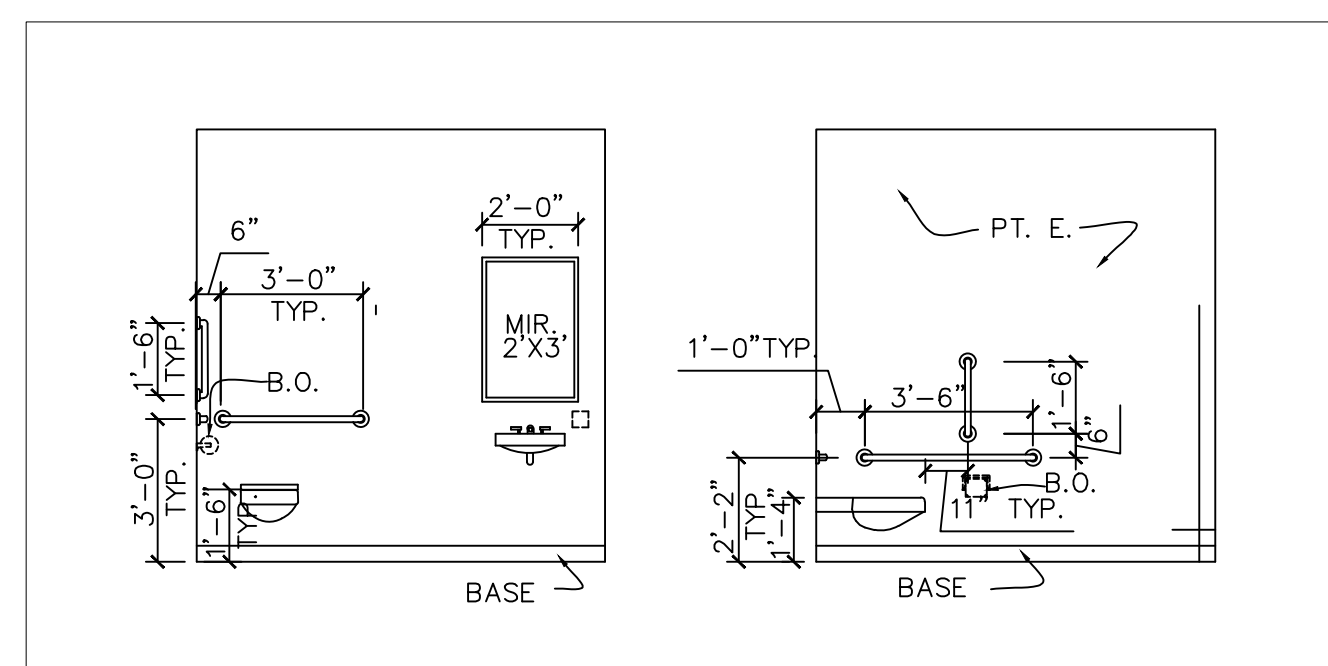
1 FLOOR PLAN BLDG. 1
A-1.1/ 1/8"=1'-0"



2 FLOOR PLAN BLDG. 2
A-1.1/ 1/8"=1'-0"



3 PLATFORM AREA
A-1.1/ 1/8"=1'-0"



4 ADA TOILET DETAILS
A-1.1/ 1/4"=1'-0"

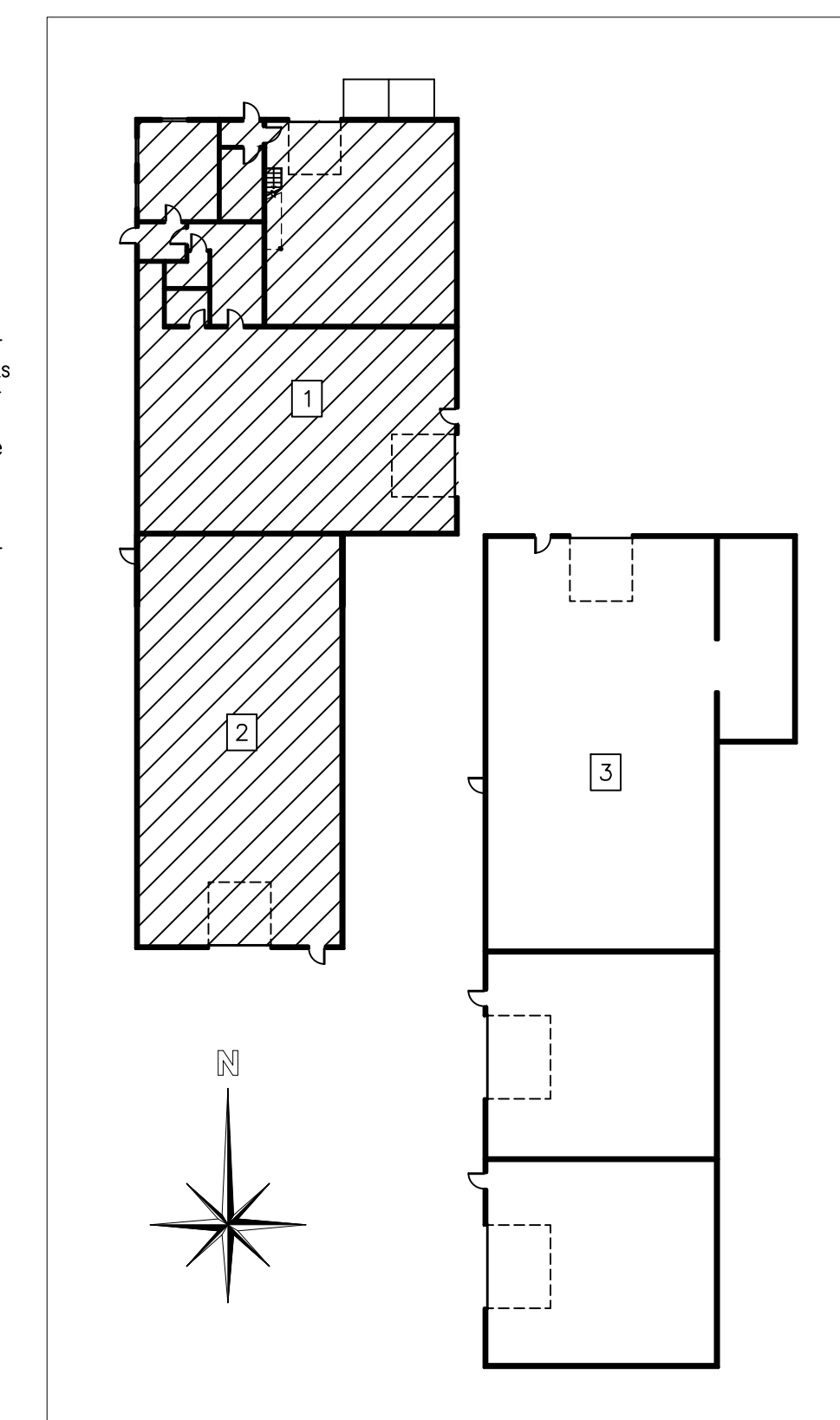
MNBC 311.2 Moderate-hazard storage, Group S-1.
Storage Group S-1 occupancies are buildings occupied for storage uses that are not classified as Group S-2, including, but not limited to, storage of the following:

- Aerosol products, Levels 2 and 3
- Aircraft hangar (storage and repair)
- Bags: cloth, burlap and paper
- Bamboos and rattan
- Baskets
- Belting: canvas and leather
- Books and paper in rolls or packs
- Boots and shoes
- Buttons, including cloth covered, pearl or bone
- Cardboard and cardboard boxes
- Clothing, woolen wearing apparel
- Cordage
- Dry boat storage (indoor)
- Furniture
- Furs
- Glues, mucilage, pastes and size
- Grains
- Horns and combs, other than celluloid
- Leather
- Linoleum
- Lumber
- Motor vehicle repair garages complying with the maximum allowable quantities of hazardous materials listed in Table 307.1(1) (see Section 406.8) *
- Photo engravings
- Resilient flooring
- Self-service storage facility (mini-storage)
- Silks
- Soaps
- Sugar
- Tires, bulk storage of
- Tobacco, cigars, cigarettes and snuff
- Upholstery and mattresses
- Wax candles

* ADDITIONAL CHANGES TO THE BUILDING ARE REQUIRED FOR AUTOMOTIVE USES.

MNBC 311.3 Low-hazard storage, Group S-2.
Storage Group S-2 occupancies include, among others, buildings used for the storage of noncombustible materials such as products on wood pallets or in paper cartons with or without single thickness dividers; or in paper wrappings. Such products are permitted to have a negligible amount of plastic trim, such as knobs, handles or film wrapping. Group S-2 storage uses shall include, but not be limited to, storage of the following:

- Asbestos
- Beverages up to and including 16-percent alcohol in metal, glass or ceramic containers
- Cement in bags
- Chalk and crayons
- Dairy products in nonwaxed coated paper containers
- Dry cell batteries
- Electrical coils
- Electrical motors
- Empty cans
- Food products
- Foods in noncombustible containers
- Fresh fruits and vegetables in nonplastic trays or containers
- Frozen foods
- Glass
- Glass bottles, empty or filled with noncombustible liquids
- Gypsum board
- Inert pigments
- Ivory
- Meats
- Metal cabinets
- Metal desks with plastic tops and trim
- Metal parts
- Metals
- Mirrors
- Oil-filled and other types of distribution transformers
- Parking garages, open or enclosed
- Porcelain and pottery
- Stoves
- Talc and soapsstones
- Washers and dryers



0 KEY PLAN
0 1/32"=1'-0"

consultants

project 2524
number
date 4-16-2025
drawn by ER
checked by AF

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REGISTRATION# 22887
NAME: ALEXANDER ELMASRY
SIGNATURE: [Signature]
DATE: 4-16-2025

certification

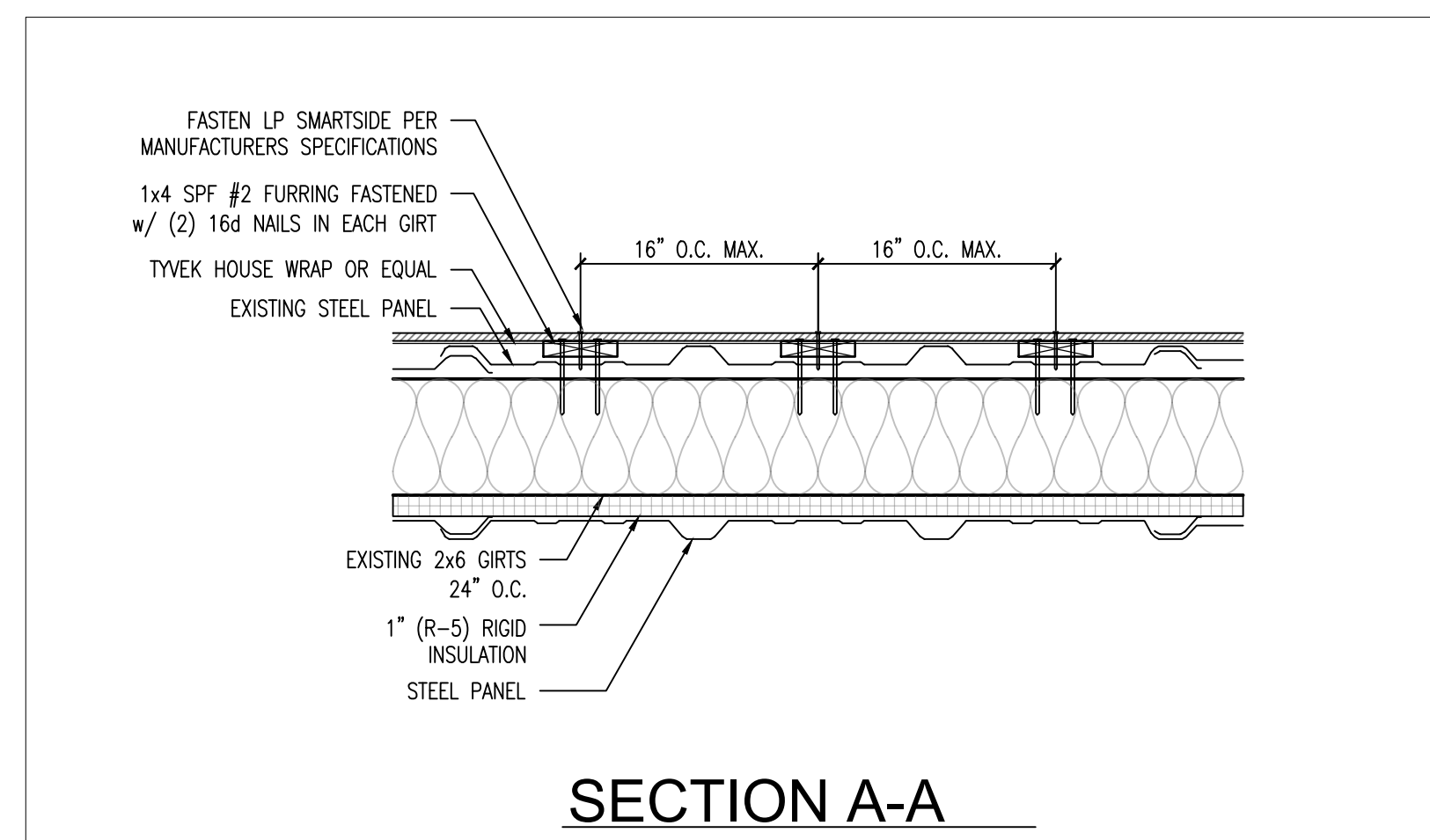
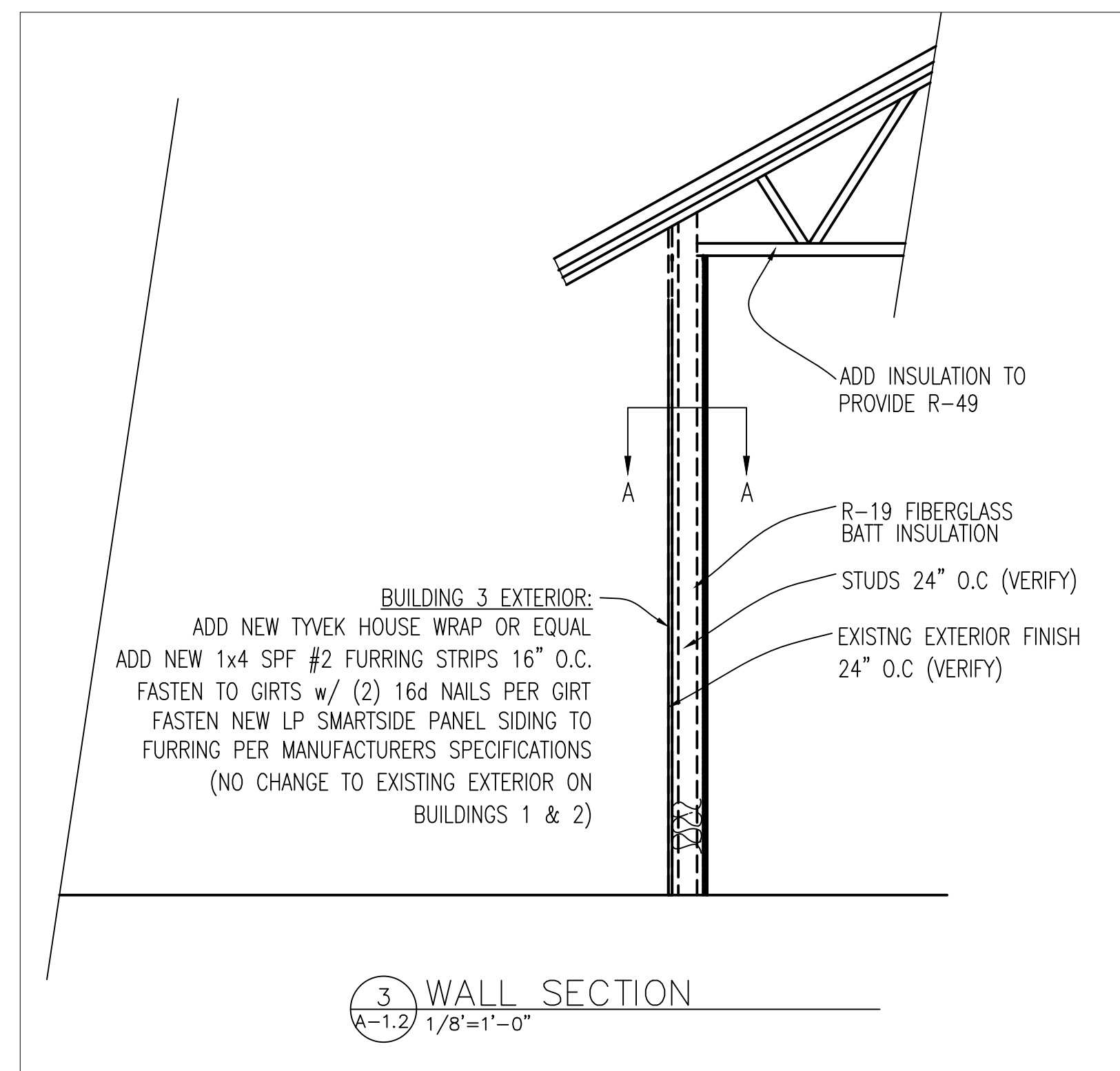
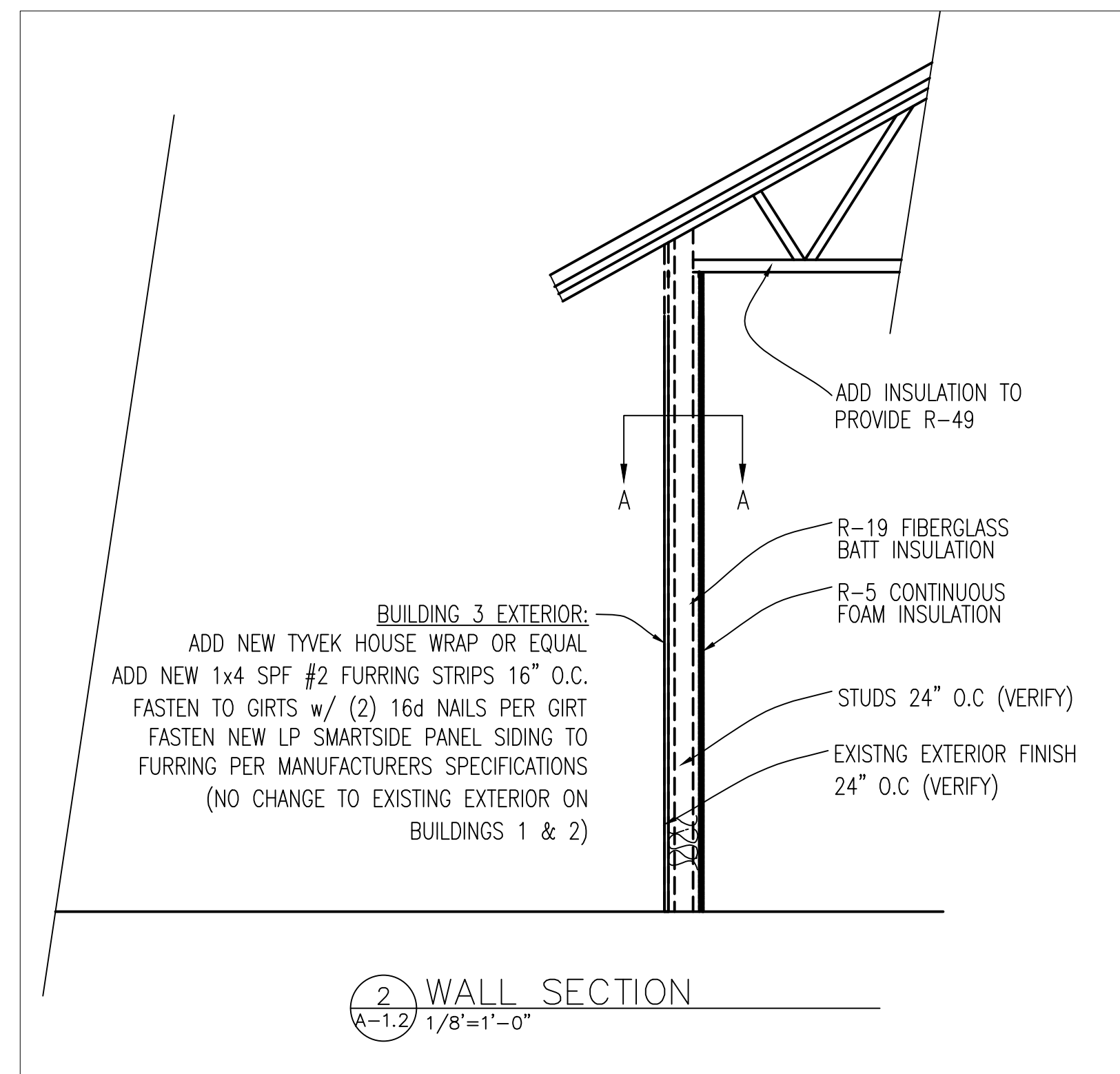
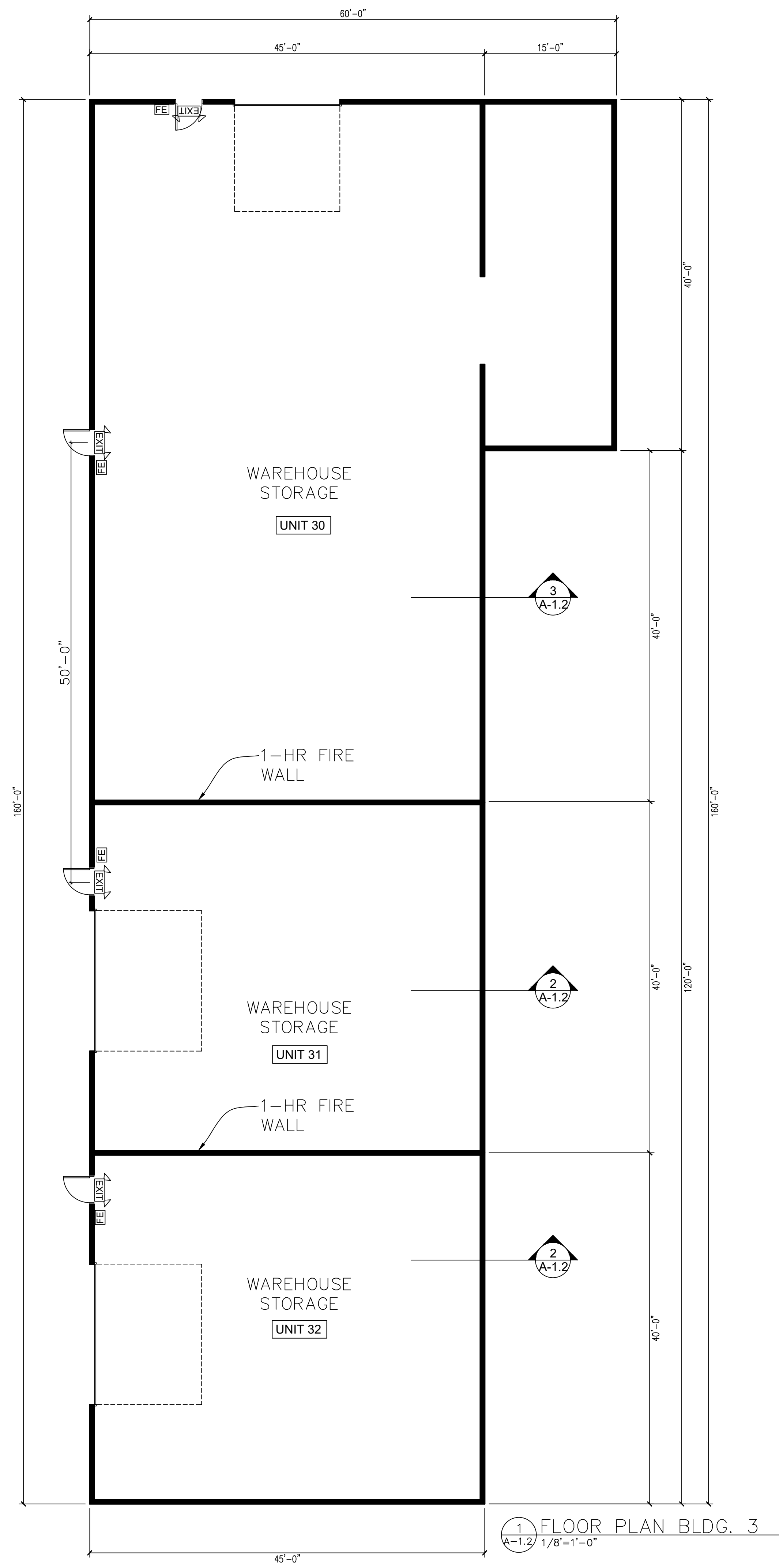
REVISION 1 6/13/2025
REVISION 2 7/15/2025
REVISION 3 11/14/2025

revisions

project title

Title
Title
14047
AZURITE ST. NW
RAMSEY
MN, 55303

FLOOR PLAN
BUILDINGS 1 & 2



MNBC 311.2 Moderate-hazard storage, Group S-1.
Storage Group S-1 occupancies are buildings occupied for storage uses that are not classified as Group S-2, including, but not limited to, storage of the following:

- Aerosol products, Levels 2 and 3
- Aircraft hangar (storage and repair)
- Bags; cloth, burlap and paper
- Bambos and rattan
- Baskets
- Belting; canvas and leather
- Books and paper in rolls or packs
- Boots and shoes
- Buttons, including cloth covered, pearl or bone
- Cardboard and cardboard boxes
- Clothing, woolen wearing apparel
- Cordage
- Dry boat storage (indoor)
- Furniture
- Furs
- Glues, mucilage, pastes and size
- Grains
- Horns and combs, other than celluloid
- Leather
- Linoleum
- Lumber
- Motor vehicle repair garages complying with the maximum allowable quantities of hazardous materials listed in Table 307.1(1) (see Section 406.8.)
- Photo engravings
- Resilient flooring
- Self-service storage facility (mini-storage)
- Silks
- Soaps
- Sugar
- Tires, bulk storage of
- Tobacco, cigars, cigarettes and snuff
- Upholstery and mattresses
- Wax candles

MNBC 311.3 Low-hazard storage, Group S-2.
Storage Group S-2 occupancies include, among others, buildings used for the storage of noncombustible materials such as products on wood pallets or in paper cartons with or without single thickness divisions; or in paper wrappings. Such products are permitted to have a negligible amount of plastic trim, such as knobs, handles or film wrapping. Group S-2 storage uses shall include, but not be limited to, storage of the following:

- Asbestos
- Beverages up to and including 16-percent alcohol in metal, glass or ceramic containers
- Cement in bags
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- Ivory
- Meats
- Metal cabinets
- Metal desks with plastic tops and trim
- Metal parts
- Metals
- Mirrors
- Oil-filled and other types of distribution transformers
- Parking garages, open or enclosed
- Porcelain and pottery
- Stoves
- Talc and soapstones
- Washers and dryers

* ADDITIONAL CHANGES TO THE BUILDING ARE REQUIRED FOR AUTOMOTIVE USES.

CODE REVIEW :BLDG 3

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CODE USED:

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2020 STATE BUILDING CODE

BUILDING

EXISTING ONE STORY
TYPE OF CONSTRUCTION: V-B
NONE SPRINKLER

OCCUPANCY CLASSIFICATION:

NO CHANGE IN THE EXISTING OCCUPANCY
S OCCUPANCY

OCCUPANCY LOAD

S @ 300 SF #OF OCCUP. ALLOWED 26
AREA USED FOR S OCCUPANCY IS DIVIDED TO 3 SECTION
SECTION 1&2 1727 SF # OF OCCP. 6 EACH
SECTION 3 4075 SF #OF OCCP. 14

PLUMBING FIXTURES:

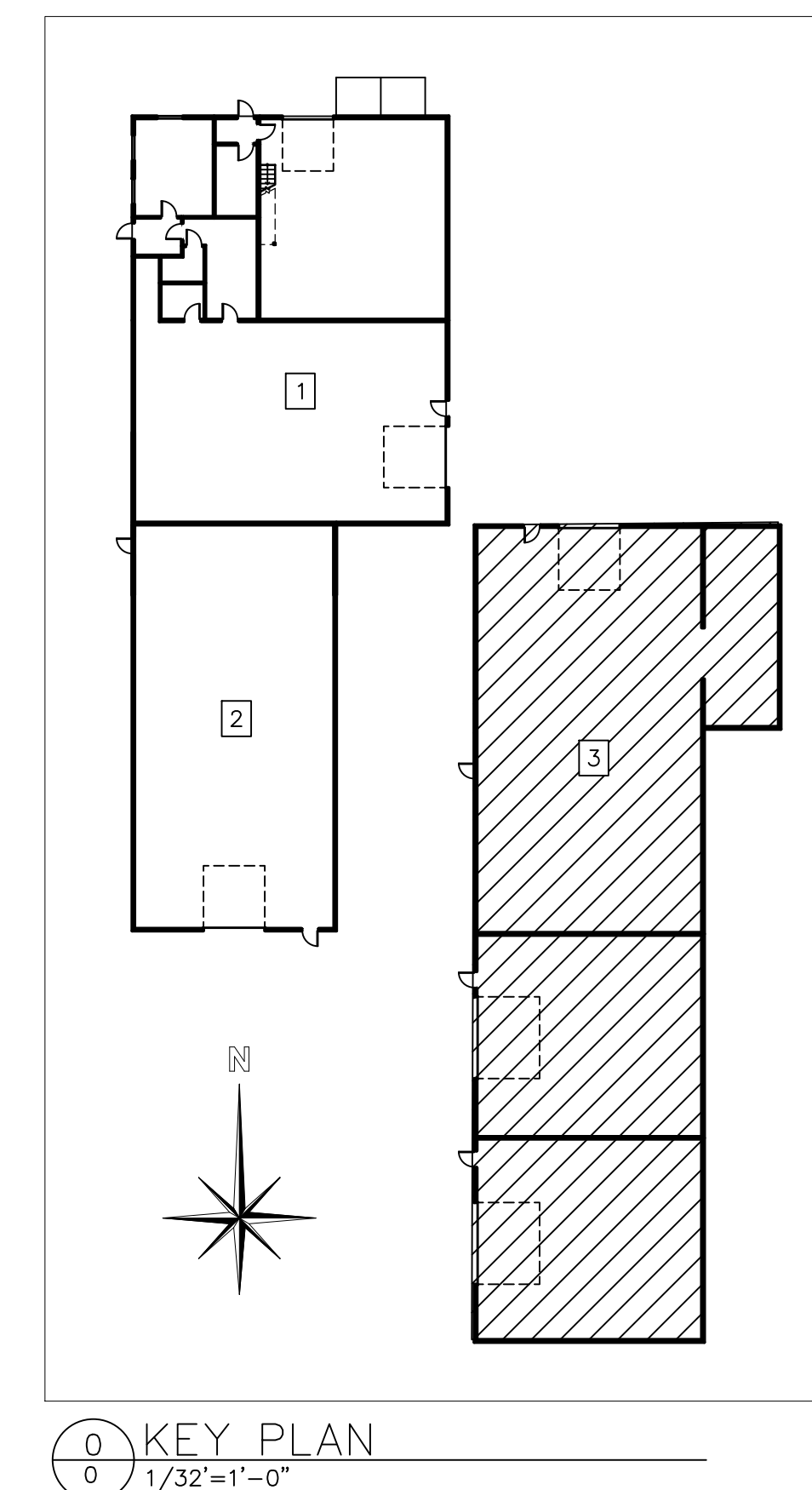
S OCCUPANTS 1

EXIT REQUIREMENTS

S OCCUPANCY 1 FOR EACH SECTION

PARKING REQUIREMENTS

EXISTING
37 PARKING SPACE (EXISTING)



El-Nagdy Architects

3632 HARDING ST. NE.
MINNEAPOLIS, MN 55418
PHONE(612)2451297

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REGISTRATION# 22887
NAME: ALI EL-NAGDY
SIGNATURE: [Signature]
DATE: 4-16-2025

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revisions

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AZURITE ST. NW
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MN, 55303

FLOOR PLAN
BUILDING 3

A-1.2