

LANDLORD NOTES:

GENERAL GROWTH PROPERTIES IS COMMITTED TO SUSTAINABLE DESIGN CONSTRUCTION PRACTICES, AND OPERATIONS. GGP ENCOURAGES TENANTS TO PARTICIPATE THROUGH VOLUNTARY INCORPORATION OF THE FOLLOWING STRATEGIES:

- DIVERT CONSTRUCTION WASTE FROM LANDFILLS
1. SEGREGATE DEMOLITION AND CONSTRUCTION WASTE AND MAXIMIZE RECYCLING OF ITEMS SUCH AS CEILING TILES, METAL STUDS, LIGHT BULBS/LAMPS, GLASS AND OTHER INTERIOR FIXTURES, ETC.
 2. SALVAGE ITEMS SUCH AS LIGHT FIXTURES, DOOR/FRAMES, PLUMBING & STORE FIXTURES, ETC.
 3. DONATE SALVAGED ITEMS TO THE RESTORE PROGRAM, WHICH BENEFITS HABITAT FOR HUMANITY. COORDINATE WITH MALL TENANT COORDINATOR AND MALL OPERATIONS MANAGER.

- IMPROVE INDOOR AIR QUALITY
4. REDUCE CONSTRUCTION DUST & AIR PARTICULATES WITH DUST CONTAINMENT SYSTEMS AND/OR SHUT OFF CIRCULATING AIR.
 5. SEAL-OFF ALL HVAC DUCTWORK FOR RE-SUE AND CLEAN PRIOR TO OCCUPANCY.
 6. USE CLEANSERS AND MAINTENANCE PRODUCTS THAT ARE ECO-FRIENDLY.

- HAZARDOUS SUBSTANCE
7. IT IS THE RESPONSIBILITY OF THE TENANT AND THE TENANT'S CONTRACTOR (S), WHEN PREPARING FOR AND PROCEEDING WITH CONSTRUCTION IN THE PREMISES, TO COMPLY WITH ALL REQUIREMENTS OF ALL APPLICABLE LAWS CONCERNING HAZARDOUS SUBSTANCES. THE TENANT SHALL NOT PERMIT THE INSTALLATION OR USE OF ANY HAZARDOUS SUBSTANCES IN ANY COMPONENT OF THE PREMISES DURING ITS TENANCY.

- ADA COMPLIANCE
8. TENANTS LEASED PREMISES MUST COMPLY WITH TITLE III OF THE AMERICANS WITH DISABILITIES ACT (ADA). COMPLIANCE WILL INCLUDE, BUT NOT LIMITED TO, THE DESIGN, CONSTRUCTION AND/OR ALTERATION OF THE LEASED PREMISES. UPON COMPLETION OF WORK, TENANT OR TENANT'S ARCHITECT MUST SUPPLY TO LANDLORD A LETTER, SATISFACTORY TO LANDLORD, STATING THAT THE LEASED PREMISES HAVE BEEN DESIGNED AND CONSTRUCTED IN ACCORDANCE AND ARE IN COMPLIANCE WITH THE ADA.

- TENANT CONTRACTOR SHALL PERFORM FIRST-CLASS WORKMANSHIP. ACCEPTANCE IS CONTINGENT UPON LANDLORD APPROVAL.
- TENANT CONTRACTOR WILL REPAINT AND/OR REPAIR LANDLORD PROPERTY (NEUTRAL PIER, BULKHEAD, REAR CORRIDOR, ETC.) DAMAGED DURING TENANT IMPROVEMENTS.
- TENANT IS LIABLE FOR COMPLIANCE WITH ALL REQUIREMENTS OF LANDLORD'S FIRE PROTECTION ENGINEERS DURING ORIGINAL CONSTRUCTION AND ALL SUBSEQUENT FIELD INSPECTIONS.
- ANY PENETRATIONS OF OR MODIFICATIONS TO STRUCTURAL STEEL OR CONCRETE MUST BE COORDINATED WITH LOCAL GENERAL GROWTH AUTHORITY.
- APPROVAL IS SUBJECT TO VERIFICATION OF CONDITIONS AND COMPLIANCE WITH PROCEDURES FROM LOCAL GENERAL GROWTH PROPERTIES AUTHORITY.
- CONTACT STEVE KRIER, OPERATIONS MANAGER, AT 507-280-7261 PRIOR TO WORK START.

PROJECT DIRECTORY

TENANT	LANDLORD'S REPRESENTATIVE
H&M HENNES & MAURITZ LC 1 DUNDAS STREET WEST, SUITE 1808 TORONTO, ON, CANADA. M5G 1Z3 TEL: (416) 527-2981 E-MAIL: JESSICA.ARMEINI@HM.COM	GENERAL GROWTH PROPERTIES 110 NORTH WACKER DRIVE CHICAGO, IL 60606 TEL: 312-960-5581 EMAIL: APUNTUZS@GGP.COM
CONTACT: JESSICA ARMEINI, PROJECT MANAGER	CONTACT: ANTHONY PUNTUZS
ARCHITECT	GENERAL CONTRACTOR
SARGENTI ARCHITECTS ROBERT SARGENTI, PRINCIPAL ARCHITECT 461 FROM ROAD, 2ND FLOOR PARAMUS, NJ 07652 TEL: 973-253-9393 FAX: 973-253-9390	AXXY'S CONSTRUCTION (ACC) 4101 NICOLS RD., SUITE 100 EAGAN, MN. 55122 TEL: 877-588-8080 E-MAIL: JVBROOMAN@AXXYCONSTRUCTION.COM
CONTACT: SANDRA RIVAS SENIOR PROJECT MANAGER, EXT. 142 EMAIL: SRIVAS@SARGARCH.COM	CONTACT: JUSTIN VROOMAN
ALICE PINTO PROJECT MANAGER, EXT. 193 EMAIL: APINTO@SARGARCH.COM	PERMIT EXPEDITER
MEP ENGINEERING CONSULTANT	BURNHAM NATIONWIDE, INC. 111 WEST WASHINGTON STREET, SUITE 450 CHICAGO, IL 60602 TEL: 312-260-7132 E-MAIL: RMCHUGH@BURNHAMNATIONWIDE.COM
HALLBERG ENGINEERING, INC. 1750 COMMERCE COURT WHITE BEAR LAKE, MN 55110 TEL: 651-748-4361 E-MAIL: CSUTHERLAND@HALLBERGENGINEERING.COM	CONTACT: RYAN MCHUGH
CONTACT: CORY SUTHERLAND	
STRUCTURAL ENGINEERING CONSULTANT	
CARUSO TURLEY SCOTT STRUCTURAL ENGINEERS 1215 W. RIO SALADO PKWY SUITE 200 TEMPE, AZ. 85281 TEL: 480-774-1700 CONTACT: TOM MORRIS	

DEFERRED/SEPARATE D.O.B. SUBMITTALS

- FIRE ALARM (BY G.C.)
- FIRE SPRINKLER (BY G.C.)

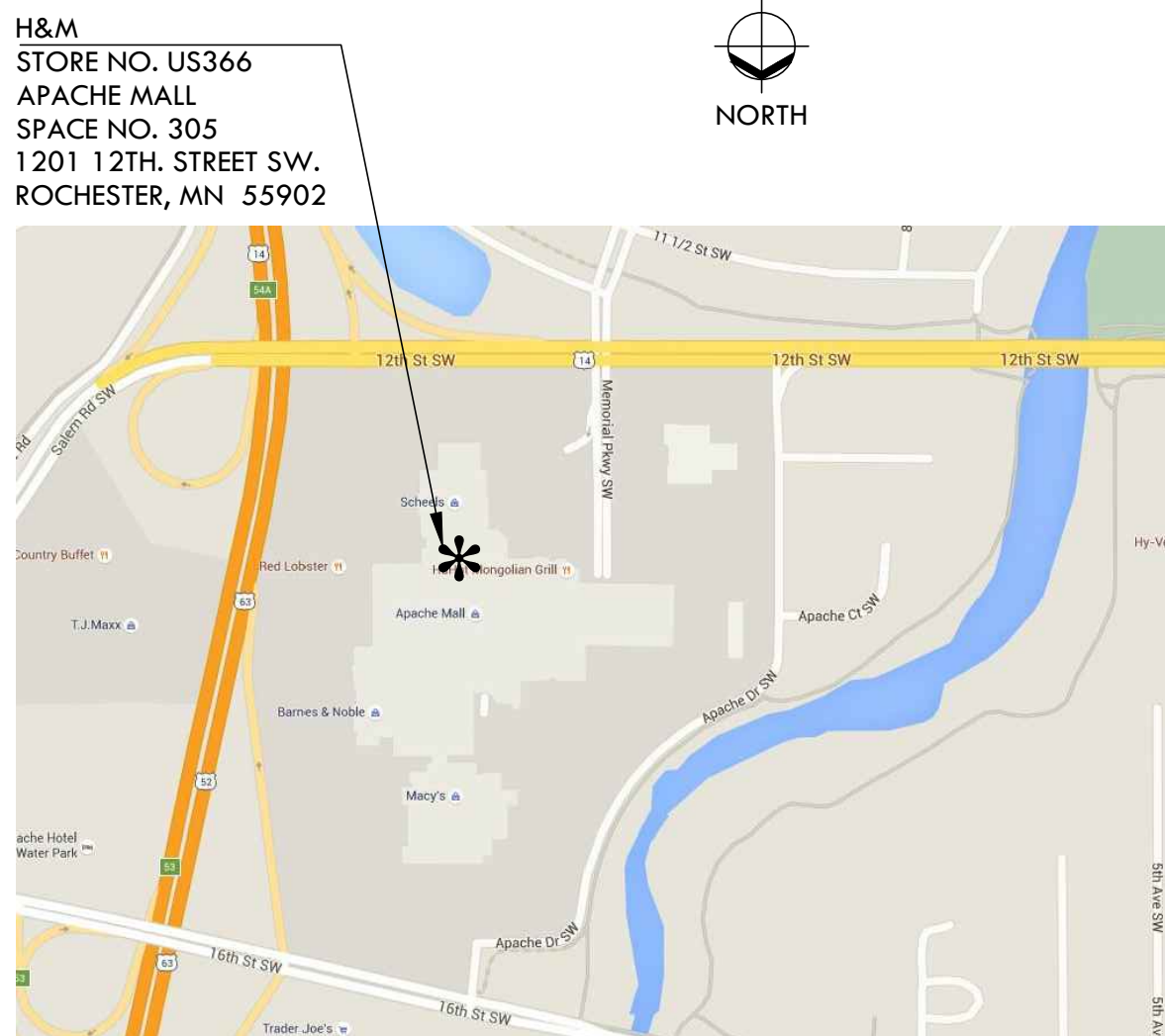
IT IS THE G.C.'S RESPONSIBILITY TO SUBMIT ANY POST PERMIT SET REVISIONS TO D.O.B. AND PAY ALL RELATED FEES.

EXISTING TENANTS TO BE RE-DEMISED

GROUND LEVEL
SPACE #301 - FAYLESS SHOE SOURCE
SPACE #305 - NEW YORK AND COMPANY
SPACE #306 - KITCHEN COLLECTION
SPACE #308 - CARIBOU COFFEE
SPACE #309 - NORTH WOODS CANDY EMPORIUM
SPACE #310 - LIDS
SPACE #311 - VACANT

* REFER TO LANDLORD'S DRAWINGS FOR SCOPE OF WORK PERTAINING TO SHELL BLDG. / RE-DEMISE OF EXISTING SPACES

LOCATION PLAN (N.T.S.)



CODE ANALYSIS

THESE PLANS COMPLY WITH THE PROVISION OF TITLE III OF THE "AMERICANS WITH DISABILITIES ACT" (ADA) PUBLIC LAW 101-536, FOR HANDICAPPED ACCESSIBILITY FOR CUSTOMER AND EMPLOYEES.

ALL WORK DONE UNDER THIS CONTRACT SHALL COMPLY WITH THE PROVISIONS OF THE SPECIFICATIONS, DRAWINGS & CONSTRUCTION CRITERIA OF THE LANDLORD, AND SHALL SATISFY ALL APPLICABLE CODES, ORDINANCES, AND REGULATIONS OF ALL GOVERNING BODIES INVOLVED. ANY MODIFICATIONS TO THE CONTRACT WORK REQUIRED BY SUCH AUTHORITIES SHALL BE PERFORMED BY THE GENERAL CONTRACTOR. ALL PERMITS AND LICENSES NECESSARY FOR THE EXECUTION OF THE WORK SHALL BE SECURED AND PAID FOR BY THE GENERAL CONTRACTOR.

THESE PLANS ARE IN CONFORMANCE WITH THE FOLLOWING CODES:

BUILDING:	2012 IBC w/ 2015 MINNESOTA STATE BUILDING CODE (CHAPTER 1305) ADOPTION
PLUMBING:	2012 IBC w/ 2015 MINNESOTA STATE PLUMBING CODE (CHAPTER 4715) ADOPTION
MECHANICAL:	2012 IBC w/ 2015 MINNESOTA STATE MECHANICAL CODE (CHAPTER 1346) ADOPTION
ELECTRICAL:	2014 NEC w/ 2015 MINNESOTA STATE ELECTRICAL CODE (CHAPTER 1315) ADOPTION
ACCESSIBILITY:	MINNESOTA STATE ACCESSIBILITY CODE (CHAPTER 1341) / ICC/ANSI A117.1-2003
ENERGY CODE:	MINNESOTA COMMERCIAL ENERGY CODE (CHAPTER 1323)

USE GROUP: M - MERCANTILE (SECT. 309.1), S-1 - STORAGE (SECT. 311.1)
SEPARATED OCCUPANCIES (SECT. 508.4, TABLE 508.4)

CONSTRUCTION TYPE: II-B, FULLY SPRINKLERED (TABLE 601, SECTION 601)

OCCUPANT LOAD (TABLE 1004.1):

SALES AREA (GRADE FLOOR) & DISPLAY WINDOWS + OFFICE AREAS/SUPPORT + TOILET ROOMS + FITTING ROOMS STOCK ROOM + NIGHTBOX: TOTAL OCCUPANT LOAD:	20,391 / 30 SF PER PERSON = 680 PEOPLE 1,834 / 300 SF PER PERSON = 6 PEOPLE = 686 PEOPLE
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SITE INFORMATION.	
APACHE MALL SPACE NO. 305 1201 12TH STREET S.W. ROCHESTER, MN 55909	

EXIT REQUIREMENTS (SECTION 1015.1.1):
NUMBER OF EXITS PROPOSED:
(4)

EXIT WIDTH REQ'D. (SECT. 1005.1):
0.2" PER OCCUPANT X 686 OCCUPANTS = 137.2"

MIN. AISLE WIDTH REQ'D.: 36" MIN. (SECT. 1017.3)

MIN. PLUMBING FIXTURE REQUIREMENTS (2015 MINNESOTA STATE PLUMBING CODE)
DISTANCE TO CENTRAL COMMON TOILET FACILITIES (SECTION 403.3): >300'
PLUMBING FACILITIES WITHIN TENANT SPACE ARE COMBINED EMPLOYEE & PUBLIC FACILITIES (SECTION: 403.2 & 403.3)

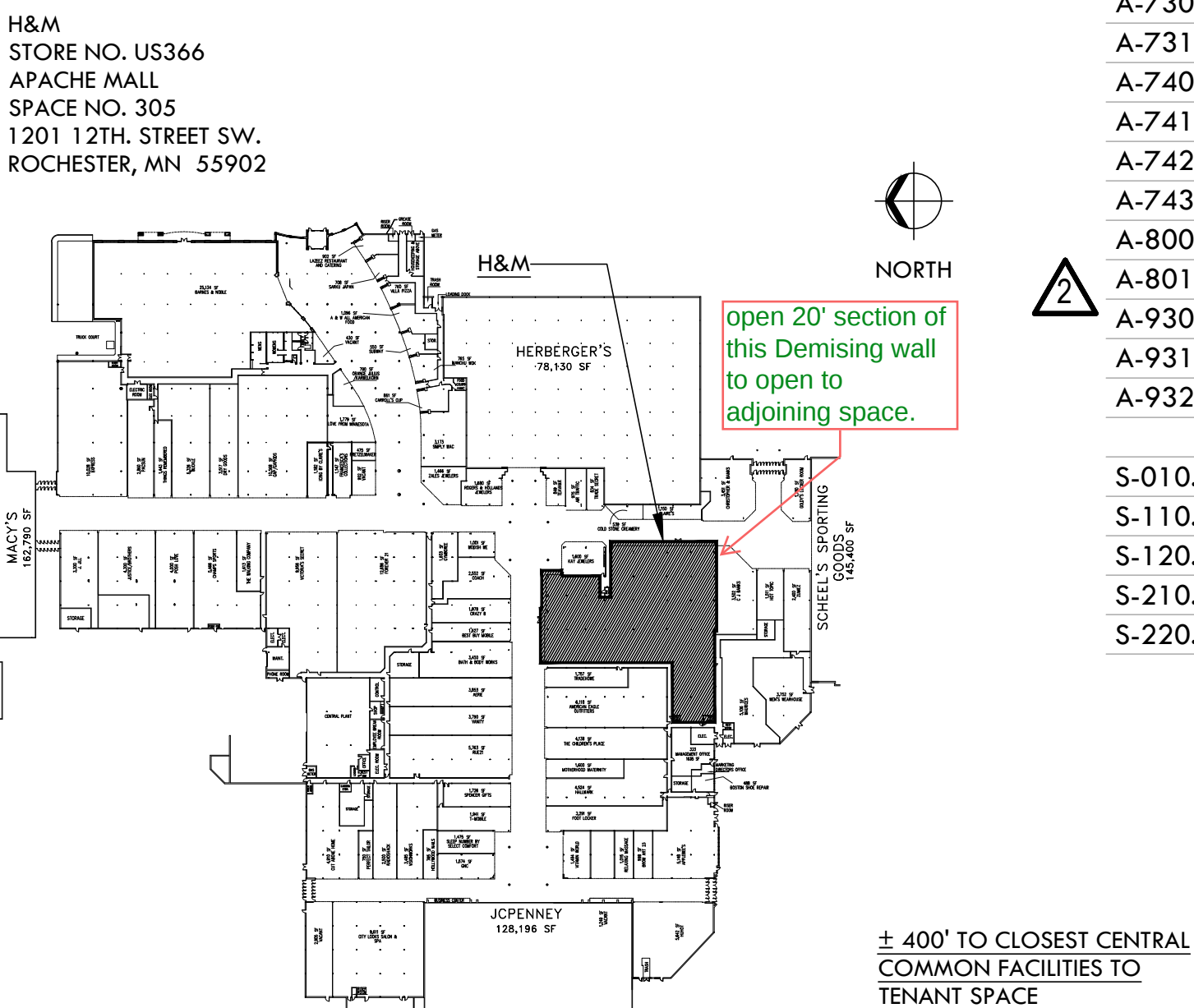
MAX. NUMBER OF EMPLOYEES AT A TIME: 18 PEOPLE

FIXTURE:	REQUIRED:	PROPOSED:
WATER CLOSET	1 MALE, 1 FEMALE	2 - 1 MALE, 1 FEMALE (FOR EMPLOYEE AND PUBLIC USE)
LAVATORY	1 MALE, 1 FEMALE	2 - 1 MALE, 1 FEMALE (FOR EMPLOYEE AND PUBLIC USE)
DRINKING FOUNTAIN	1	2, "H-LO" TYPE
SERVICE SINK	1	1

AREA CALCULATIONS

GROSS SQUARE FOOTAGE	NET SQUARE FOOTAGE
SALES AREA: 16,145 SF	SALES AREA: 15,453 SF
DISPLAY WINDOW AREAS: 930 SF	DISPLAY WINDOW AREAS: 817 SF
FITTING ROOMS: 994 SF	FITTING ROOMS: 838 SF
TOILET ROOMS: 138 SF	TOILET ROOMS: 119 SF
BACK OF HOUSE AREAS: 1,823 SF	BACK OF HOUSE AREAS: 1,598 SF
STOCKROOM: 1,622 SF	STOCKROOM: 1,410 SF
NIGHTBOX: 143 SF	NIGHTBOX: 129 SF
TOTAL: 21,813 SF	TOTAL: 20,364 SF

KEY PLAN (N.T.S.)



LIST OF DRAWINGS

DWG. #	LIST OF DRAWINGS	CLIENT REVIEW (80%)	LANDLORD REVIEW & BID	LL/CLIENT COMMENTS	PERMIT	FIELD CONDITIONS
A-000.03	TITLE SHEET	○	●	●	●	●
A-010.02	GENERAL NOTES & RESPONSIBILITY SCHEDULE	○	○	●	○	○
A-100.00	EGRESS PLAN	○	○	○	○	○
A-200.03	CONSTRUCTION PLAN	○	○	○	○	○
A-201.00	CONSTRUCTION PLAN NOTES	○	○	○	○	○
A-300.03	REFLECTED CEILING PLAN	○	●	●	●	●
R - 301.03	CEILING COORDINATION PLAN	○	○	○	○	○
A-322.00	LIGHTING SCHEDULE & SPECIALTY LIGHTING DETAILS	○	○	○	○	○
A-323.00	LIGHTING GUIDE	○	○	○	○	○
A-400.03	FIXTURE PLAN	○	○	○	○	○
A-410.03	FIXTURE SCHEDULE	○	○	○	○	○
A-420.03	FIXTURE DETAILS	○	○	○	○	○
A-500.03	FINISH PLAN	○	○	○	○	○
A-550.00	FINISH PLAN NOTES & GRAPHIC DETAILS	○	○	○	○	○
A-551.00	NAVIGATION SIGN & DETAILS	○	○	○	○	○
A-600.03	ENLARGED STOREFRONT PLANS AND ELEVATIONS	○	●	●	●	●
A-601.03	ENLARGED STOREFRONT PLAN, ELEVATION AND DETAILS	○	○	○	○	○
A-602.03	STOREFRONT PIERS DETAILS	○	○	○	○	○
A-603.03	STOREFRONT SECTIONS	○	○	○	○	○
A-604.03	STOREFRONT SECTIONS	○	○	○	○	○
A-605.03	STOREFRONT SECTIONS	○	○	○	○	○
A-606.03	STOREFRONT SECTIONS	○	○	○	○	○
A-607.00	SIGNAGE DETAILS	○	○	○	○	○
A-608.00	SPECIALTY STORE PANEL & SECURITY PEDESTAL DETAILS	○	○	○	○	○
A-609.03	STOREFRONT DETAILS	○	○	○	○	○
A-610.03	INTERIOR ELEVATIONS	○	○	○	○	○
A-620.03	INTERIOR ELEVATIONS	○	○	○	○	○
A-630.03	INTERIOR ELEVATIONS	○	○	○	○	○
A-700.00	PARTITION TYPES	○	○	○	○	○
A-710.00	FLOOR, COLUMN & MISC. DETAILS	○	○	○	○	○
A-711.00	COLUMN DETAILS	○	○	○	○	○
A-720.00	CEILING DETAILS	○	○	○	○	○
A-730.00	FITTING ROOM AREA #1 PLAN, ELEVATIONS AND DETAILS	○	○	○	○	○
A-731.00	FITTING ROOM AREA #2 PLAN, ELEVATIONS AND DETAILS	○	○	○	○	○
A-740.03	ENLARGED BACK OF HOUSE PLANS	○	○	○	○	○
A-741.03	BOH MILLWORK DETAILS	○	○	○	○	○
A-742.00	TOILET ROOM DETAILS & SPECS.	○	○	○	○	○
A-743.03	BOH MILLWORK DETAILS	○	○	○	○	○
A-800.02	DOOR SCHEDULE	○	○	○	○	○
A-801.00	DOOR & WALL BASE DETAILS	○	○	○	○	○
A-930.00	SPECIFICATIONS	○	○	○	○	○
A-931.00	SPECIFICATIONS	○	○	○	○	○
A-932.00	SPECIFICATIONS	○	○	○	○	○
S-010.00	G.S.N. AND STRUCTURAL DETAILS	○	○	○	○	○
S-110.03	OVERALL PLAN	○	○	○	○	○
S-120.03	STOREFRONT SECTIONS	○	○	○	○	○
S-210.03	SECTIONS	○	○	○	○	○
S-220.03	SECTIONS	○	○	○	○	○

LIST OF DRAWINGS (CONT'D.)

DWG. #	LIST OF DRAWINGS	CLIENT REVIEW (80%)	LANDLORD REVIEW & BID	LL/CLIENT COMMENTS	PERMIT	FIELD CONDITIONS
M-210.03	HVAC PLAN	○	○	○	○	○
M-300.00	HVAC SCHEDULES	○	○	○	○	○
M-400.00	HVAC DETAILS	○	○	○	○	○
M-500.00	MECHANICAL SPECIFICATIONS	○	○	○	○	○
M-501.00	MECHANICAL SPECIFICATIONS	○	○	○	○	○
M-600.00	MECHANICAL COMMISSIONING SPECIFICATIONS	○	○	○	○	○
M-601.00	SYSTEM VERIFICATION CHECKLISTS	○	○	○	○	○
M-602.00	FUNCTIONAL PERFORMANCE CHECKLISTS	○	○	○	○	○
P-100.02	ENLARGED PLUMBING PLAN	○	○	○	○	○
E-001.00	ELECTRICAL LEGENDS, NOTES AND DETAILS	○	○	○	○	○
E-010.02	LIGHTING FIXTURE SCHEDULE	○	○	○	○	○
E-011.00	FIRE ALARM RISER, NOTES AND DETAILS	○	○	○	○	○
E-020.03	PANEL SCHEDULES	○	○	○	○	○
E-030.02	ELECTRICAL RISER DIAGRAM	○	○	○	○	○
E-031.00	LIGHTSTAT	○	○	○	○	○
E-032.00	LIGHTING CONTROLS	○	○	○	○	○
E-033.03	ENLARGED ELECTRICAL PLANS	○	○	○	○	○
E-040.03	BACK OF HOUSE ELEVATIONS	○	○	○	○	○
E-041.03	CASHWRAP ELEVATIONS AND DETAILS	○	○	○	○	○
E-210.00	GENERAL LIGHTING PLAN	○	○	○	○	○
E-310.00	TRACK LIGHTING PLAN	○	○	○	○	○
E-410.03	POWER PLAN	○	○	○	○	○
E-411.03	POWER PLAN CODED NOTES	○	○	○	○	○
E-412.03	HVAC POWER PLAN	○	○	○	○	○
E-510.03	AUDIO PLAN	○	○	○	○	○
E-610.03	SECURITY PLAN	○	○	○	○	○
E-611.03	SECURITY DETAILS	○	○	○	○	○
E-710.00	FIRE ALARM PLAN	○	○	○	○	○
E-800.00	ELECTRICAL SPECIFICATIONS	○	○	○	○	○
E-801.00	ELECTRICAL SPECIFICATIONS	○	○	○	○	○
E-802.00	ELECTRICAL SPECIFICATIONS	○	○	○	○	○
FP-210.00	FIRE PROTECTION PLAN	○	○	○	○	○

SA

SARGENTI
ARCHITECTS

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973.253.9390 FAX
WWW.SARGARCH.COM

REVISION:

03.21.16 LL/CLIENT COMMENTS

04.01.16 LL/CLIENT COMMENTS

04.13.16 FIELD COND'S./IT COMMENTS

ISSUE DATE:

03.11.16 LANDLORD REVIEW & BID

04.01.16 PERMIT

SA PROJECT NO.: 150914-006

PRODUCT SEASON: 2016

SPACE NO.: 305

DRAWN BY: MG

SCALE: AS NOTED

SHEET TITLE:

TITLE SHEET

SHEET NO:

A-000.03

DOB NO:

