

# CITY OF SHELBYVILLE

Adam M Rude  
Director



Allan Henderson  
Deputy Director

## PLAN COMMISSION

MEETING DATE: 9/12/2022

	PC 2022-20; 7Brew SDP			
<b>Petitioner's Name:</b>	Bill Terry, Weihe Engineering			
<b>Owner's Name:</b>	Arnold Meyer Management			
<b>Petitioner's Representative:</b>	Bill Terry, Weihe Engineering			
<b>Address of Property:</b>	2424 E SR 44			
<b>Subject Property Zoning Classification:</b>	BH – Business Highway			
<b>Comprehensive Future Land use:</b>	Gateway / Mixed Use			
	<b>North</b>	<b>East</b>	<b>South</b>	<b>West</b>
<b>Surrounding Properties' Zoning Classifications:</b>	BH – Business Highway	BH – Business Highway	BH – Business Highway	BH – Business Highway
<b>Surrounding Properties' Comprehensive Future Land Use</b>	Gateway/ Mixed Use	Gateway/ Mixed Use	Gateway/ Mixed Use	Gateway/ Mixed Use
<b>History:</b>	This site was previously a Rally's restaurant, constructed in 2007, but has since closed and sat abandoned.			
<b>Vicinity Map:</b>				
<b>Action Requested:</b>	Site Development Plan approval for a new, drive-thru only, coffee shop.			

1. This petition is to demolish the existing structure and build a new 533+/- square foot building. The general circulation of the site will not change, but the two drive-thru lanes will both be located on the west side of the building instead of one on each side as it currently sits.

2. The Zoning Ordinance (Section 9.05 (F) (5)) requires the Plan Commission make Findings of Fact that the Site Development Plan:

**a. Is consistent with the City of Shelbyville Comprehensive Plan:**

The planning staff has determined the subject petition is consistent with the goals of the Comprehensive Plan. A focus of the Comprehensive Plan is Built Environment:

Objective 2: Guide Healthy Development Patterns Using the Future Land Use Map

Action 3: Target mixed-use flexibility for gateway development.

Objective 5: Promote Development and Redevelopment of Existing Sites and Buildings.

Action 1: Identify redevelopment sites, primarily around the city gateways and market these first.

The site for this subject petition is located in a highly commercial area, with different retail, office, and personal service uses surrounding it. The Comprehensive Plan and Future Land Use Map shows the area as Gateway-Mixed Use.

**b. Meets the Technical Review Committee's expectations for best practices and quality design:**

The Technical Review Committee reviewed the site development plan against their applicable standards. The petitioner has responded and addressed the Technical Review Committee's comments.

**c. Satisfies the applicable requirements of Article 2: Zoning Districts:**

The planning staff has determined the subject petition is consistent with the BH - Business Highway district. The Business Highway district is intended to provide areas for business that either service travelers or requires immediate access to high-volume streets for the delivery of goods and services. This district should be integrated into the community at its entrances and in centers along major transportation routes.

**d. Satisfies the applicable requirements of Article 5: Development Standards:**

Planning Staff has worked with the petitioner to satisfy the standards of Article 5 of the Unified Development Ordinance.

**UDO 5.08 Architectural Standards**

A. Façade Elements: A primary structure's facades shall include a repeating pattern with no less than three (3) of the elements listed below. At least one (1) of these elements shall repeat horizontally. All elements shall repeat at intervals of no more than thirty (30) feet either horizontally or vertically.

The primary material of all of the facades is masonry and EFIS, both approved material types in this zoning district. The western side of the building also includes a large canopy that provides weather protection for the vehicles visiting the store.

- B. Roof: Roofs shall have no less than two (2) of the following features:
- a. Parapets concealing flat roofs and rooftop equipment such as HVAC units from public view. The average height of such parapets shall not exceed fifteen percent (15%) of the height of the supporting wall. Such parapets shall feature three-dimensional cornice treatment.
  - b. Sloping roofs that do not exceed the average height of the supporting walls with an average slope greater than or equal to one (1) foot of vertical rise for every three (3) feet of horizontal run and less than or equal to one (1) foot of vertical rise for every one (1) foot of horizontal run.
  - c. Three (3) or more roof slope planes.

The roof contains a sloping roof on the south side of the building and a partial parapet on the north side of the building, but to satisfy this requirement the parapet will need to be extended around the east and west sides of the structure. The parapet will also need to include a three-dimensional cornice feature.

**Petitioner should submit revised plans to the planning staff with these corrections to the building's roof architectural features.**

#### **UDO 5.15 Entrances and Drive Standards**

The proposed project is using a very similar site circulation to the existing Rally's building, with vehicles entering one of the drive-thru lanes on the north end of the property and exiting through the south end of the property. The petitioner has provided all necessary documents to prove that legal access easements have been secured for this cross-access.

**This standard is being satisfied by the petitioner.**

#### **UDO 5.32-5.37 Landscape Standards**

- A. Foundation Planting Requirements – The proposed development is satisfying or exceeding the necessary number of plantings on all sides of the structure. The species being proposed species follow the approved species list provided in the Ordinance.
- B. Yard Planting Requirements – Similarly, the required number of yard plantings is being satisfied, and the proposed species follow the approved species list provided in the Ordinance.

**This standard is being satisfied by the petitioner.**

#### **UDO 5.52 Parking Standards**

The petitioner has provided planning staff with copies of the shared parking agreements with the adjoining property owners. The required parking spaces will be satisfied through this shared parking arrangement, similar to the configuration Rally's was utilizing. The proposed site plan also includes four (4) new on-site parking spaces to be utilized by the employees of the business.

**This standard is being satisfied by the petitioner.**

**e. Satisfies the applicable requirements of Article 6: Design Standards**

Article 6: Design Standards provides the standards for all subdivisions and generally apply to the construction of residential planned unit developments with public improvements. Article 6: Design Standards do not apply to this project.

**f. Satisfies any other applicable provisions of the Unified Development Ordinance.**

All other applicable provisions of the Unified Development Ordinance are being satisfied by the submitted civil plans.

**STAFF RECOMMENDATION: APPROVAL W/ CONDITIONS:**

1. Petitioner must submit revised building elevations to planning staff for review and approval to address comments regarding the Architectural Roof Elements outlined in this staff report.

## Site Development Plan: PC 2022-20; 7Brew SDP

### Findings of Fact by the Shelbyville Plan Commission

#### Staff Prepared

##### Motion:

(I) would like to make a motion to approve the site development plan as presented to this body, pursuant to the planning staff's report, proposed conditions of approval, and Findings of Fact.

1. ☐ The site development plan is consistent with the *City of Shelbyville Comprehensive Plan* as outlined in the planning staff's report.  
☐ The site development plan is **not** consistent with the *City of Shelbyville Comprehensive Plan*, as outlined in the planning staff's report.
2. ☐ The site development plan meets the Technical Review Committee's expectations for best practices and quality design, as outlined in the planning staff's report, as outlined in the planning staff's report.  
☐ The site development plan **does not** meet the Technical Review Committee's expectations for best practices and quality design, as outlined in the planning staff's report, as outlined in the planning staff's report
3. ☐ The site development plan satisfies the applicable requirements of Article 2: *Zoning Districts*, as outlined in the planning staff's report.  
☐ The site development plan **does not** satisfy the applicable requirements of Article 2: *Zoning Districts*, as outlined in the planning staff's report.
4. ☐ The site development plan satisfies the applicable requirements of Article 5: *Development Standards*, as outlined in the planning staff's report.  
☐ The site development plan **does not** satisfy the applicable requirements of Article 5: *Development Standards*, as outlined in the planning staff's report.
5. ☐ The site development plan satisfies the applicable requirements of Article 6: *Design Standards*, as outlined in the planning staff's report.  
☐ The site development plan **does not** satisfy the applicable requirements of Article 6: *Design Standards*, as outlined by the planning staff's report.
6. ☐ This site development plan satisfies all other applicable provision of the *Unified Development Ordinance*, as outlined by the planning staff's report.  
☐ The site development plan **does not** satisfy all other applicable provision of the *Unified Development Ordinance*, as outlined in the planning staff's report.

#### Additional Conditions Imposed by the Shelbyville Plan Commission:

1.

2.

3.

Shelbyville Plan Commission

By: \_\_\_\_\_

Chairperson / Presiding Officer

Attest: \_\_\_\_\_

Adam M. Rude, Secretary



## TECHNICAL REVIEW SUBMITTAL

Shelbyville Planning & Building Department  
44 West Washington Street  
Shelbyville, IN 46176  
P: 317.392.5102

**Project Name:** \_\_\_\_\_

**Applicant:**

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: 317.846.6611

Fax Number: \_\_\_\_\_

**Owner:**

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: 317.388.1923

Fax Number: \_\_\_\_\_

**Project Designer:**

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: 317.846.6611

Fax Number: \_\_\_\_\_

**Address or Location of Property:**

\_\_\_\_\_

**Type of Review**

☐

- ☐ Major Subdivision Preliminary Plat
- ☐ Minor Subdivision Preliminary Plat
- ☐ Site Development Plan
- ☐ Planned Unit Development Conceptual Plans
- ☐ Planned Unit Development Detail Plans
- ☐ Construction Plans
- ☐ Others \_\_\_\_\_

**Contact of Representative for the Project**

Name: \_\_\_\_\_ Address (if not listed above): \_\_\_\_\_

Phone Number: \_\_\_\_\_

Email: \_\_\_\_\_ Preferred Method of Contact: ☐ Email or ☐ Phone



## SITE DEVELOPMENT PLAN APPLICATION

Shelbyville Planning & Building Department  
44 West Washington Street  
Shelbyville, IN 46176  
P: 317.392.5102

### For Office Use Only:

Case #: PC \_\_\_\_\_ - \_\_\_\_\_

Hearing Date: \_\_\_\_\_

Fees Paid: \$ \_\_\_\_\_

Final Decision:

Approved \_\_\_\_\_ Denied \_\_\_\_\_

1.

#### Applicant

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: 317.846.6611

Fax Number: \_\_\_\_\_

Email: billt@weihe.net

#### Property Owners Information (if different than Applicant)

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: 317.388.1923

Fax Number: \_\_\_\_\_

Email: Phil@arnoldmeyer.com

2.

#### Applicant's Attorney/Representative

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Fax Number: \_\_\_\_\_

Email: \_\_\_\_\_

#### Project Engineer

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: 317.846.6611

Fax Number: \_\_\_\_\_

Email: billt@weihe.net

#### 3. Project Information:

General Location of Property (and address is applicable): \_\_\_\_\_

Current Zoning: \_\_\_\_\_ Existing Use of Property: \_\_\_\_\_

Proposed Zoning: \_\_\_\_\_ Proposed Use: \_\_\_\_\_

#### 4. Attachments

- ☐ Affidavit and Consent of Property Owner (if applicable)
- ☐ Proof of Ownership (copy of deed, recent property card)
- ☐ Letter of Intent
- ☐ Civil Plans as prescribed in UDO 9.05
- ☐ Vicinity Map

- ☐ Lighting Plan
- ☐ Landscaping Plan
- ☐ Drainage Plan and Report
- ☐ Dimensioned Site Plan
- ☐ Filling Fee

The undersigned states the above information is true and correct as s/he is informed and believes.

Applicant: \_\_\_\_\_ Date: \_\_\_\_\_

State of \_\_\_\_\_ )  
County of \_\_\_\_\_ ) SS:

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

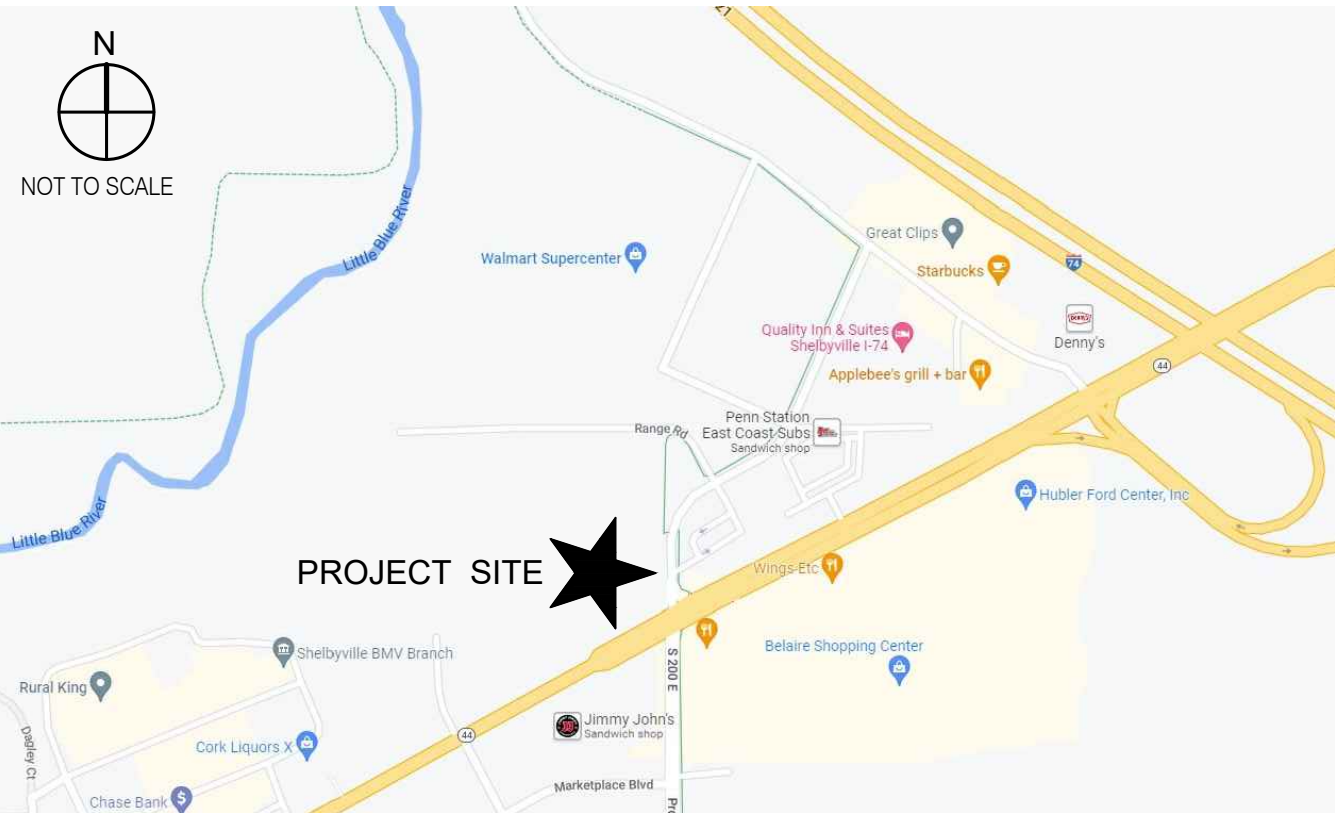
\_\_\_\_\_  
Notary Public Printed

Residing in \_\_\_\_\_ County. My Commission Expires: \_\_\_\_\_



2424 IN-44  
SHELBYVILLE, INDIANA

VICINITY MAP



PROJECT DIRECTORY

<b>OWNER</b> KMAC ENTERPRISES, LLC. 688 E. MILLSAP ROAD, SUITE 200 FAYETTEVILLE, ARKANSAS 72703-3929	<b>ARCHITECT</b> drawing dept 3217 MADISON ROAD CINCINNATI, OHIO 45209 Contact: RON NOVAK Phone: 513) 272-8099
<b>CONSTRUCTION MANAGER</b> TMS CONSTRUCTION MANAGEMENT, INC. 15420 ENDEAVOR ROAD NOBLESVILLE, INDIANA 46060 Contact: MIKE GOINS Phone: 317) 282-0653	<b>STRUCTURAL ENGINEER</b> PINNACLE ENGINEERING, INC. 8180 CORPORATE PARK DRIVE, SUITE 235 CINCINNATI, OHIO 45242 Contact: KIP PING Phone: 513) 984-1663
<b>CIVIL ENGINEER</b> WEIHE ENGINEERS, INC. 10505 N COLLEGE AVENUE INDIANAPOLIS, INDIANA 46280 Contact: BILL TERRY Phone: 317) 846-6611	<b>M/E/P ENGINEER</b> MARQUE ENGINEERING LLC 2055 READING ROAD, SUITE 280 CINCINNATI, OHIO 45202 Contact: JAMES MILLARD Phone: 513) 225-4263
<b>GEOTECHNICAL ENGINEER</b> AP ENGINEERING & CONSULTING, INC. 6135 WEST 400 NORTH GREENFIELD, INDIANA 46140 Contact: ADAM M. COLLINS, P.E. Phone: 317) 436-7529	<b>LANDSCAPE ARCHITECT</b> WEIHE ENGINEERS, INC. 10505 N COLLEGE AVENUE INDIANAPOLIS, INDIANA 46280 Contact: BILL TERRY Phone: 317) 846-6611

PROJECT DATA

SCOPE OF WORK:	THIS PROJECT IS THE CONSTRUCTION OF A DRIVE THRU COFFEE SHOP	
PROJECT ADDRESS:	2424 IN-44 SHELBYVILLE, INDIANA 46176	
ZONING:	-	
GROSS FLOOR AREA:	533 GSF - GROUND FLOOR (ENCLOSED) 156 GSF - MECH ACCESS ROOM 140 GSF - WALK-IN-COOLER (EXTERIOR)	1784 GSF - GROUND FLOOR w/ CANOPY
CONSTRUCTION TYPE:	V-B	
OCCUPANCY:	GROUP B - BUSINESS	
OCCUPANT LOAD:	533 GSF / 100 = 6 PERSONS	
APPLICABLE CODES:	LEGAL JURISDICTION: CITY OF SHELBYVILLE, SHELBY COUNTY, INDIANA BUILDING CODE: 2012 ICC INTERNATIONAL BUILDING CODE w/ 2014 INDIANA AMENDMENTS ACCESSIBILITY: AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES MECHANICAL: 2012 IMC INTERNATIONAL MECHANICAL CODE w/ 2014 INDIANA AMENDMENTS PLUMBING: 2012 IINDIANA PLUMBING CODE ELECTRICAL: 2008 NEC NATIONAL ELECTRIC CODE w/ 2009 INDIANA AMENDMENTS FUEL: 2012 IFGC INTERNATIONAL FUEL GAS CODE w/ 2014 INDIANA AMENDMENTS FIRE: 2012 IFC INTERNATIONAL FIRE CODE w/ 2014 INDIANA AMENDMENTS ENERGY: 2010 INDIANA ENERGY CONSERVATION CODE PROPERTY: 2012 IPMC INTERNATIONAL PROPERTY MAINTENANCE CODE HEALTH: SHELBY COUNTY HEALTH DEPARTMENT	

SHEET INDEX

SHEET ISSUED ON DATE INDICATED, WITH MODIFICATIONS		●	ISSUE	
SHEET ISSUED ON DATE INDICATED, NO MODIFICATIONS		○		
			8/26/2022	PERMIT
ARCHITECTURAL				
A0.1	COVER	●		
A0.5	LIFE SAFETY PLAN	●		
A1.2	FLOOR PLAN	●		
A1.3	FINISH AND FIXTURE PLANS	●		
A1.4	SYSTEMS PLAN	●		
A1.5	REFLECTED CEILING PLAN	●		
A1.6	ROOF PLAN	●		
A2.0	EXTERIOR ELEVATIONS	●		
A2.1	EXTERIOR ELEVATIONS	●		
A2.2	INTERIOR ELEVATIONS	●		
A2.3	REMOTE COOLER ELEVATIONS AND FINISHES	●		
A3.0	BUILDING SECTION	●		
A3.1	BUILDING SECTION	●		
A4.0	SCHEDULES & WDW ELEV's	●		
A4.1	SPECIFICATIONS	●		
A5.0	TRASH ENCLOSURE	●		
STRUCTURAL				
S1.1	FOUNDATION PLAN	●		
S2.1	LOW ROOF FRAMING PLAN	●		
S2.2	HIGH ROOF FRAMING PLAN	●		
S3.1	FOUNDATION SECTIONS	●		
S4.1	FRAMING SECTIONS	●		
S5.1	GENERAL STRUCTURAL NOTES	●		
PLUMBING				
P1.1	PLUMBING PLAN	●		
MECHANICAL				
M1.1	MECHANICAL PLAN	●		
M2.1	MECHANICAL AND PLUMBING SPECIFICATIONS	●		
ELECTRICAL				
E1.1	LIGHTING PLAN	●		
E2.1	POWER PLAN	●		
E3.1	ELECTRICAL SPECIFICATIONS	●		

GENERAL CONSTRUCTION PROCEDURES:

- ALL CONSTRUCTION SHALL BE EXECUTED IN STRICT COMPLIANCE WITH ALL LOCAL CODES AND ORDINANCES. GENERAL CONTRACTOR SHALL COMPLY WITH ALL CONSTRUCTION REGULATIONS AND PROCEDURES ESTABLISHED BY THE LANDLORD.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING APPLICATION FOR AND PROCURING ALL PERMITS AND CERTIFICATES AS MIGHT BE REQUIRED BY GOVERNING AGENCIES AND SHALL BEAR THE COST FOR SUCH PERMITS AND CERTIFICATES. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL EXISTING CONDITIONS OF THE SITE.
- EVERY EFFORT HAS BEEN MADE TO ASSURE ACCURATE CONSTRUCTION DOCUMENTS, BUT IF A CONFLICT EXISTS THE GENERAL CONTRACTOR SHALL CONTACT THE ARCHITECT IMMEDIATELY FOR CLARIFICATION. THESE DOCUMENTS INDICATE THE DESIGN INTENT AND IF EXISTING CONDITIONS ARE IN CONFLICT THE GENERAL CONTRACTOR SHALL CONTACT THE ARCHITECT IMMEDIATELY FOR CLARIFICATION.
- THE GENERAL CONTRACTOR SHALL MAINTAIN DIRECT SUPERVISION OVER ALL SUBCONTRACTORS AND SHARE RESPONSIBILITY FOR THEIR PERFORMANCE AND QUALITY OF WORK. A LIST OF ALL SUBCONTRACTORS SHALL BE PROVIDED TO THE OWNER AND THE ARCHITECT. A COPY OF THIS LIST SHALL BE POSTED ON THE JOB SITE.
- ALL SIGNAGE AND MOUNTING DEVICES SHALL BE PROVIDED, AND ALL SIGNAGE APPROVALS OBTAINED, BY OWNERS SIGN CONTRACTOR. GENERAL CONTRACTOR SHALL PROVIDE ELECTRICAL POWER AS REQUIRED AND INSURE SUFFICIENT SPACE AND CLEARANCE IS PROVIDED FOR PROPER INSTALLATION. SIGNAGE CONTRACTOR SHALL APPLY FOR AND SECURE ALL APPROVALS REQUIRED BY ALL LOCAL GOVERNING AGENCIES AND SUPPLY ANY DRAWINGS OR GRAPHIC REPRESENTATIONS REQUIRED BY LANDLORD.
- ALL CONCEALED WOOD BLOCKING USED IN CONSTRUCTION SHALL BE FIRE-RETARDENT TREATED (IF APPLICABLE).
- GENERAL CONTRACTOR SHALL PERFORM AND/OR CAUSE TO BE PERFORMED ALL WORK IN A FIRST-CLASS WORKMANLIKE MANNER AND IN ACCORDANCE WITH EACH TRADE'S ESTABLISHED PROCEDURES AND MANUFACTURER'S RECOMMENDATIONS FOR PRODUCT USE AND INSTALLATION.
- ALL PRODUCTS USED ON THIS PROJECT SHALL BE FIRST QUALITY, NEW AND FREE OF ASBESTOS OR OTHER ENVIRONMENTALLY UNSAFE SUBSTANCES.
- MILLWORK, BASE, DESIGNATED TRIM, ETC. SHALL BE PROVIDED BY OWNER AND INSTALLED BY CONTRACTOR WHERE INDICATED ON THE DRAWINGS AND/OR SCHEDULES.
- GENERAL CONTRACTOR SHALL PROVIDE ALUMINUM CORNER GUARDS AT ALL EXPOSED OUTSIDE CORNERS. ALUMINUM GUARDS TO BE 8'-0" LENGTHS AS MANUFACTURED BY INSTITUTIONAL PRODUCTS CORPORATION.
- GENERAL CONTRACTOR SHALL CONTACT ARCHITECT PRIOR TO CONSTRUCTION START DATE TO CONFIRM THAT HE/SHE HAS LATEST APPROVED CONSTRUCTION DOCUMENTS FOR THIS LOCATION.

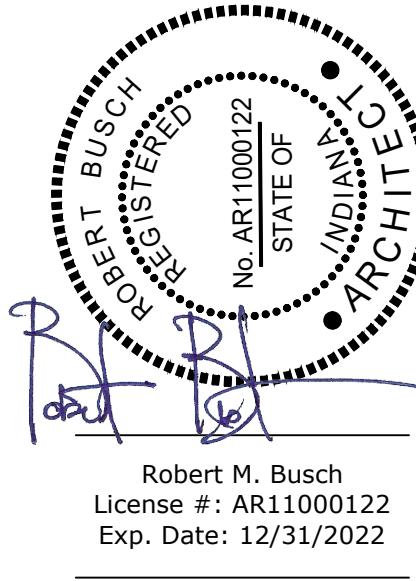
ABBREVIATIONS

A/C	air conditioning	E	east	ID	inside diameter	PH	panic hardware	TS	tube steel
ABV	above	EA	each	INT	interior	PK	parking	TSL	top of slab
AFF	above finished floor	EL	ELEV	JT	joint	PLF	pounds per linear foot	TYP	typical
ALT	alternate	ELECT	electric(al)	KO	knock out	PNL	panel(ed)(ing)	UNF	unfinished
APPROX	approximately	ELEV	elevation	LAV	lavatory	PREFAB	prefabricate(d)	UNO	unless noted otherwise
ARCH	architect(ural)	EQ	equal	LBL	label	PRF	preformed	VAR	varies, variable
AUTO	automatic	EST	estimate	LH	left hand	PSC	prestressed concrete	VB	vapor barrier
BD	board	EW	each way	LL	live load	PSF	pounds per square foot	VIF	verify in field
BEL	below	(E)	existing	LPT	low point	PSI	pounds per square inch	W	west
BLDG	building	EJ	expansion joint	LT	light	PT	point	W	width, wide
BO	bottom of	EXT	exterior	LVR	louver	PTC	post-tensioned concrete	W	with
BSMT	basement	FA	fire alarm	LW	lightweight	R	radius	W/O	without
BVL	bevel	FBO	furnished by other	LWC	lightweight concrete	RA	return air	WB	wood base
CAB	cabinet	FD	floor drain	M	meter(s)	RB	rubber base	WC	water closet
CCTV	closet circuit television	FE	fire extinguisher	MAX	maximum	RD	roof drain	WD	wood
CG	corner guard	FEC	fire extinguisher cabinet	MBR	member	REF	reference	WH	wall hung
CJ	control joint	FF	finished floor	MECH	mechanical	REV	revision	WP	waterproof(ing)
CL	centerline	FFE	finished floor elevation	MEP	mechanical, electrical, plumbing	RH	right hand	WPT	working point
CLG	ceiling	FFL	finished floor line	MFR	manufacture(r)	RM	room	WR	water resistant
CLR	clear	FND	foundation	MHO	magnetic hold open	RO	rough opening	WTW	wall to wall
CMU	concrete masonry unit	FOD	face of concrete	MIN	minimum	ROW	right of way		
CNR	corner	FOF	face of finish	MISC	miscellaneous	S	south		
CO	cleanout	FOS	face of stud	MM	millimeter(s)	SC	solid core		
COL	column	FTG	footing	MRD	metal roof deck	SEC	section		
COMP	compress(ed)(ion)(ible)	FUR	furr(ed)	MTL	metal	SF	square feet (foot)		
CONC	concrete	GA	gauge, gage	N	not in contract	SIM	similar		
CONST	construction	GALV	galvanized	NIC	not in contract	SP	soundproof		
CONT	continue, continuous	GB	grab bar	NOM	nominal	SPEC	specification(s)		
DBL	depth	GC	general contractor	NTS	not to scale	SQ	square		
DEMO	demolish, demolition	GYP BD	gypsum board	OA	overall	SS	stainless steel		
DIAG	diagonal	HB	hose bibb	OC	on center	STD	standard		
DIAM	diameter	HC	hollow core	OD	outside diameter	STG	seating		
DIM	dimension	HD	heavy duty	OH	opposite hand	STRUCT	structure(al)		
DIV	division	HDR	header	OH	overhead	SYM	symmetrical		
DL	dead load	HT	height	OPP	opposite	SYS	system		
DN	down	HM	hollow metal	ORD	overflow roof drain	T&G	tongue and groove		
DR	door	HTG	heating	PB	panic bar	THK	thick(ness)		
DS	downspout	HVAC	heating/ventilating/air conditioning	PC	precast concrete	TO	top of		
DTL	detail	HW	hardware	PCF	per cubic foot	TOS	top of steel		
DWG	drawing	HWD	hardwood	PERF	perforate(d)	TOW	top of wall		
		ICF	insulated concrete form(ing)						



7 BREW DRIVE - THRU  
2424 IN-44  
Shelbyville, Indiana 46176

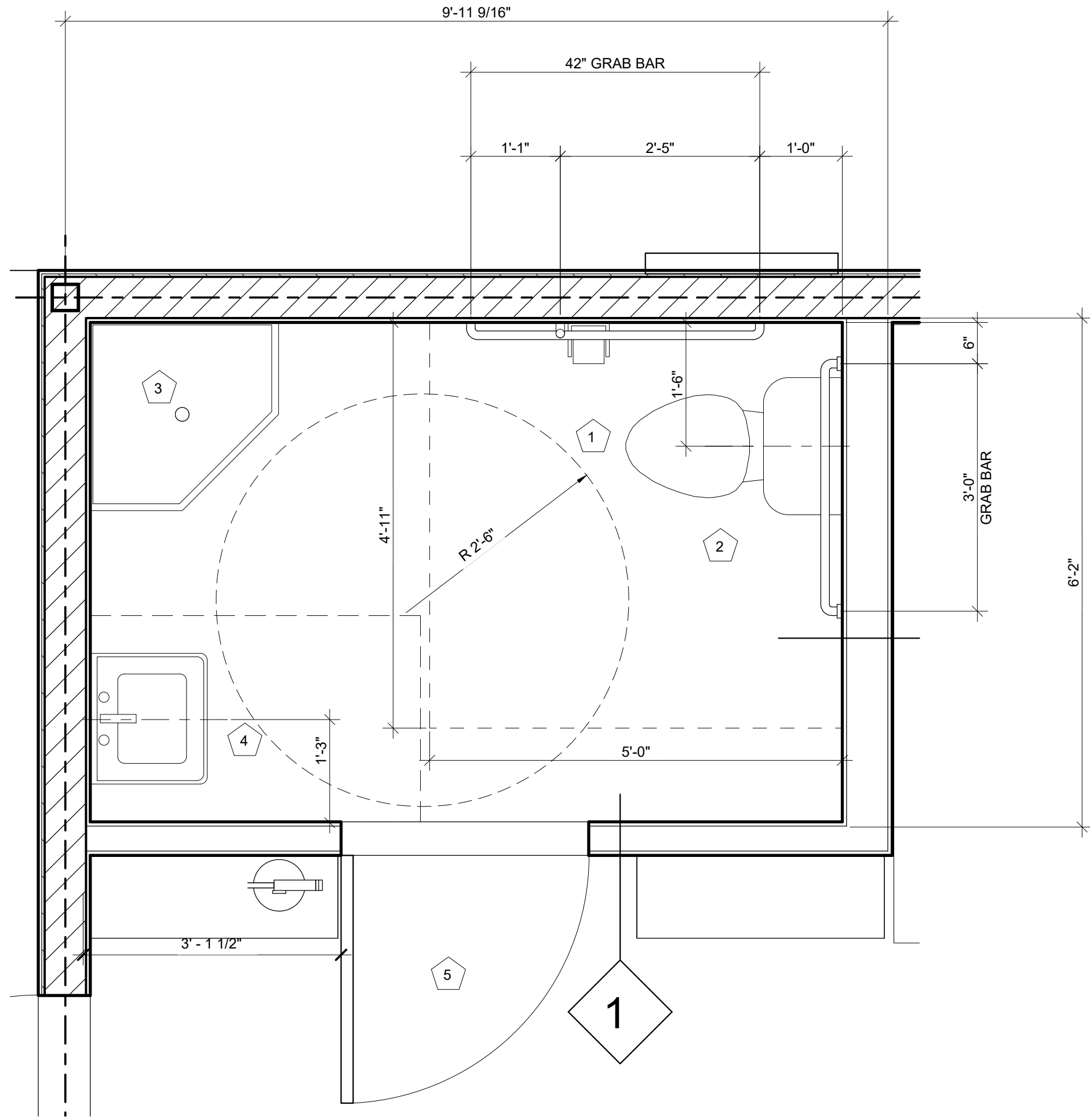
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COVER  
8 July 2022 - PERMIT



drawing dept  
architecture & design  
3217 madison rd cincinnati ohio 45209  
513.272.8099 | www.drawingdept.com  
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C:\Users\mccord\OneDrive\Documents\7 Brew - Shelbyville, IN\7 Brew drawings\7 Brew layout - 3 floor, walk-in, trash-out, shed - 08-25 - 1st.dwg (p1a.dwg)

TOILET PLAN KEYNOTES	
Note Number	Note Text
1	FIXTURES AND GRAB BARS SHALL BE IN COMPLIANCE WITH ADA 604 AND 606 - CONTRACTOR SHALL PROVIDE ADDITIONAL BLOCKING AS REQUIRED
2	CONTRACTOR SHALL PROVIDE A ROLL-OUT TYPE WATER-PROOF MEMBRANE AT TOILET - RETURN MEMBRANE UP WALL MIN 6"
3	MOP SINK - RE: PLUMBING DRAWINGS
4	30" X 48" CLEAR SPACE AT LAVATORY
5	HM DOOR AND FRAME AT TOILET ROOM - RE: DOOR SCHEDULE



**2** ENLARGED RESTROOM  
3/4" = 1'-0"

EGRESS SYMBOL LEGEND	
	INDICATES ACTUAL EGRESS WIDTH (IN INCHES)
	INDICATES MIN. REQUIRED EGRESS WIDTH (IN INCHES) - FOR BUILDING EGRESS CALCULATION ONLY
	EGRESS WIDTH EXIT SYMBOL
	REMOTE POINT
	COMMON POINT
	TRAVEL DISTANCE

### PROJECT DATA

SCOPE OF WORK:  
THIS PROJECT IS THE CONSTRUCTION OF A  
DRIVE-THRU COFFEE SHOP

ADDRESS:  
7 BREW COFFEE  
2424 IN-44  
SHELBYVILLE, INDIANA 46176

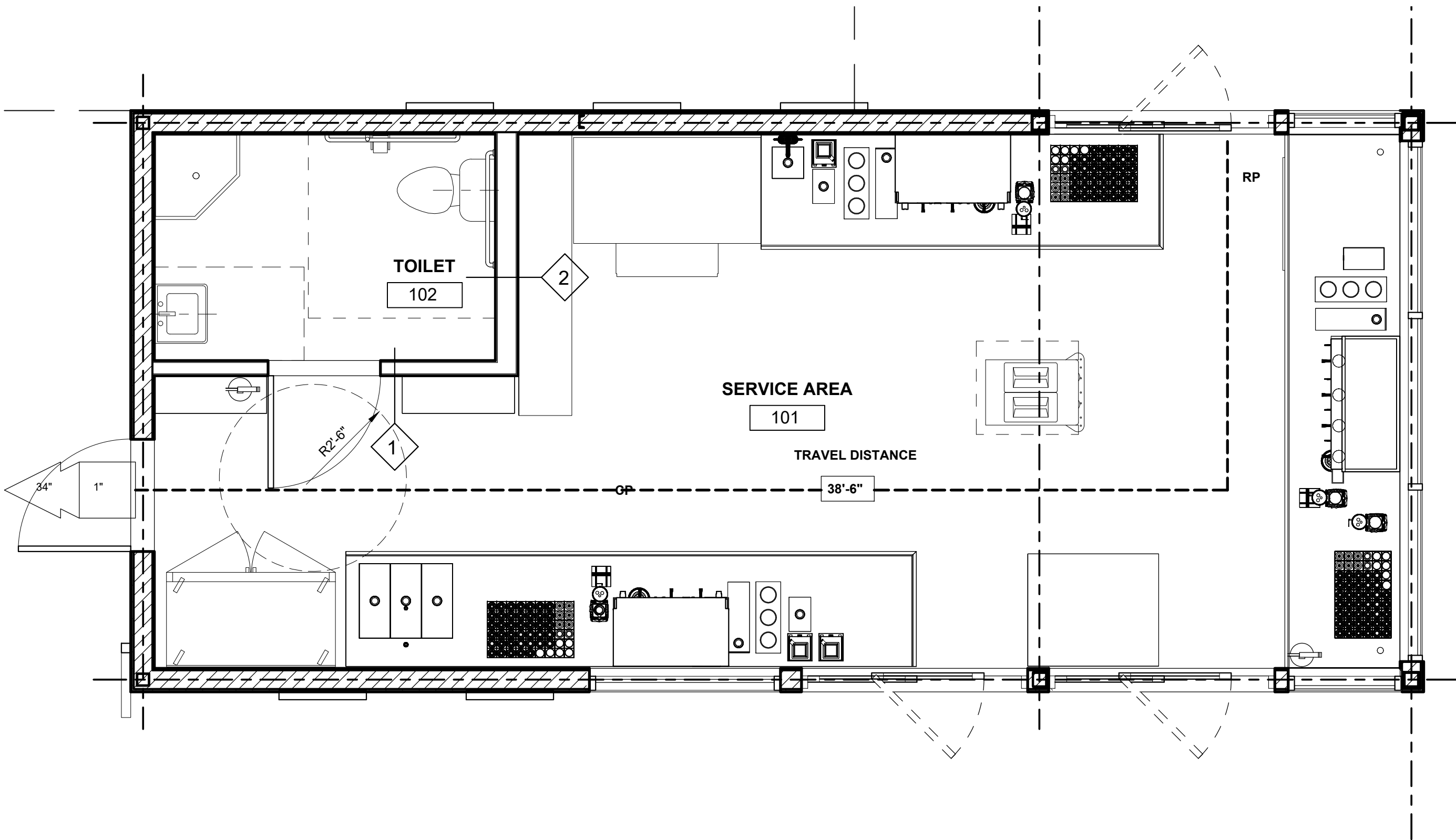
BUILDING AREA: 533 GSF - GROUND FLOOR (ENCLOSED)  
1784 GSF - GROUND FLOOR w/ GANGWAY  
156 GSF - MECH ACCESS ROOM  
140 GSF - WALK-IN-COOLER (EXTERIOR)

CONSTRUCTION TYPE: VB

OCCUPANCY: GROUP B BUSINESS

OCCUPANT LOAD: 533 GSF / 100 = 6 PERSONS

1 MEANS OF EGRESS REQUIRED



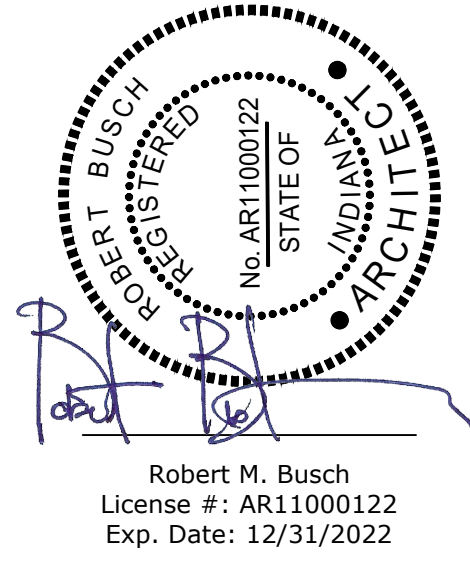
**1** LIFE SAFETY  
3/8" = 1'-0"



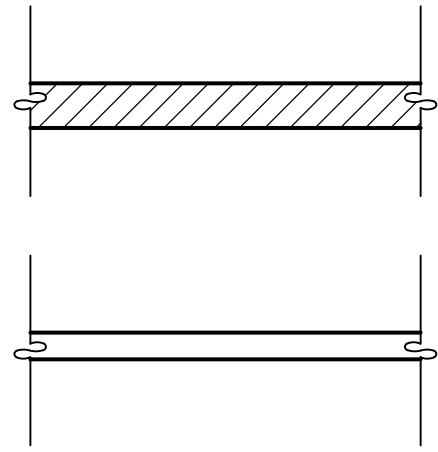
**7 BREW DRIVE-THRU**

2424 IN-44  
Shelbyville, Indiana 46176

**A0.5**  
LIFE SAFETY PLAN  
8 July 2022 - PERMIT



**drawing dept**  
architecture & design  
3217 madison rd cincinnati ohio 45209  
513.272.8099 | www.drawingdept.com  
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TYPICAL EXTERIOR WALL:  
6" METAL STUDS INFILL AT 16" o.c. w/ SHEATHING AS SCHEDULED (SEE STRUCT. DWGS.) AND R-19 KRAFT-FACED FIBERGLASS BATT INSULATION U.O.N. GC SHALL PROVIDE 2 LAYERS OF GRADE 'D' 60 lb. BUILDING PAPER.

TYPICAL INTERIOR WALL:  
METAL STUDS AT 16" O.C. AS INDICATED

- 1 3 5/8" METAL STUDS
- 2 6" METAL STUDS

FLOOR PLAN KEYNOTES	
Note Number	Note Text
1	NOT USED
2	MOP SINK RE: PLUMBING DRAWINGS
3	MECH. ACCESS DOOR AND LADDER - SUPPLIED BY OWNER
4	STEP, CENTER ON DOOR
5	HAND RAIL - EACH SIDE

WALL HEIGHTS:  
ALL INTERIOR NON-BEARING WALLS GO TO BOTTOM OF STRUCTURE, U.O.N. REFER TO STRUCTURE.

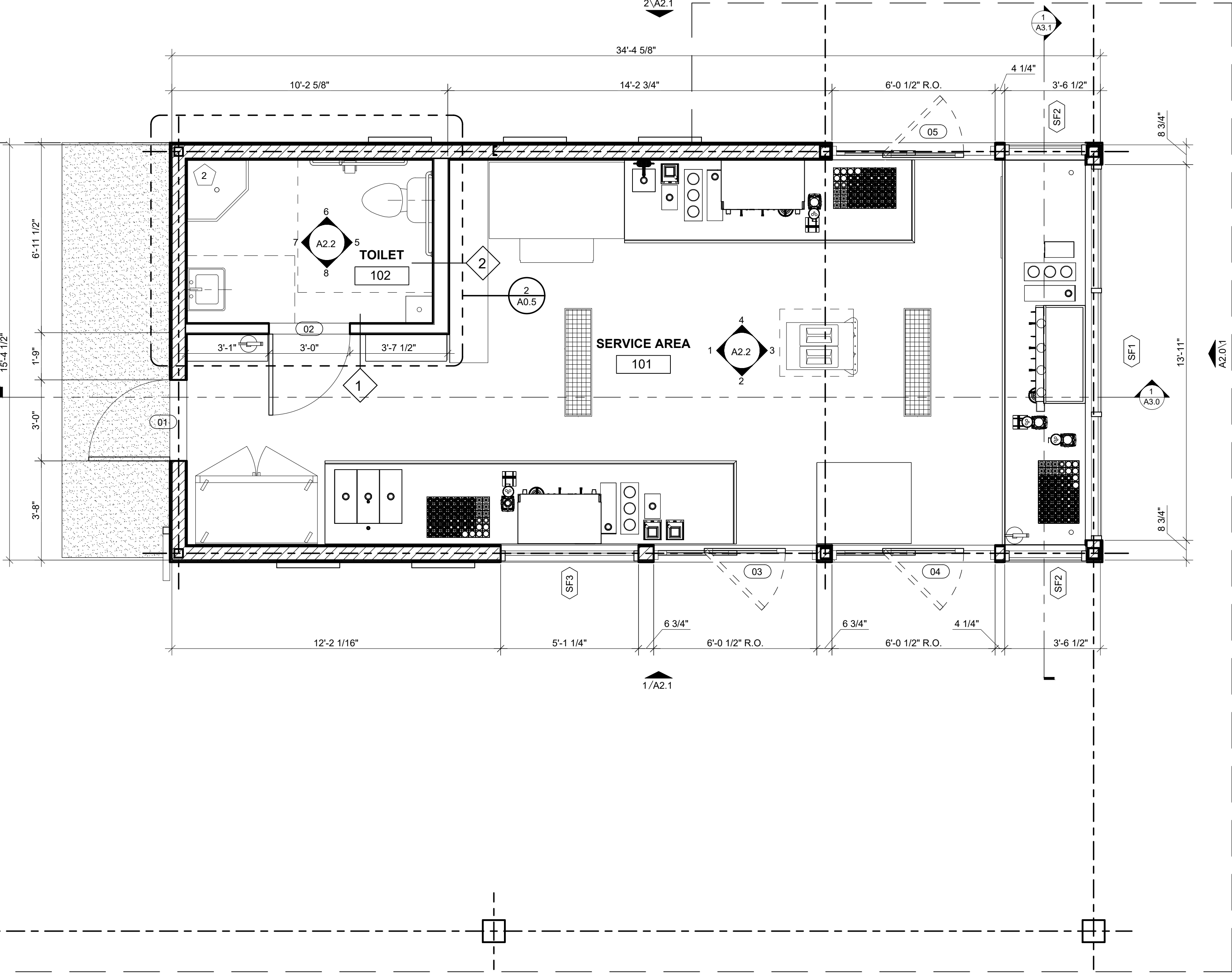
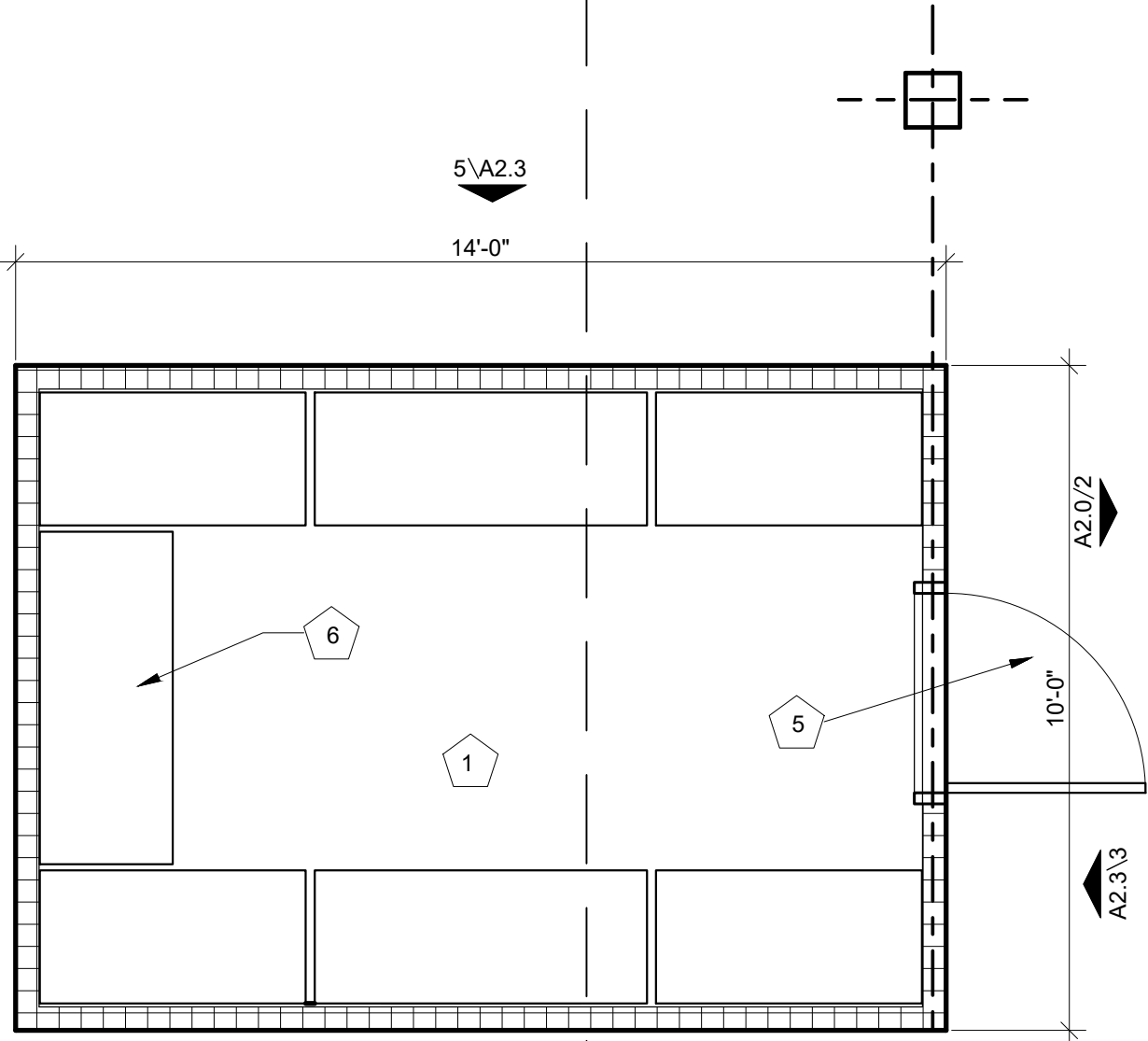
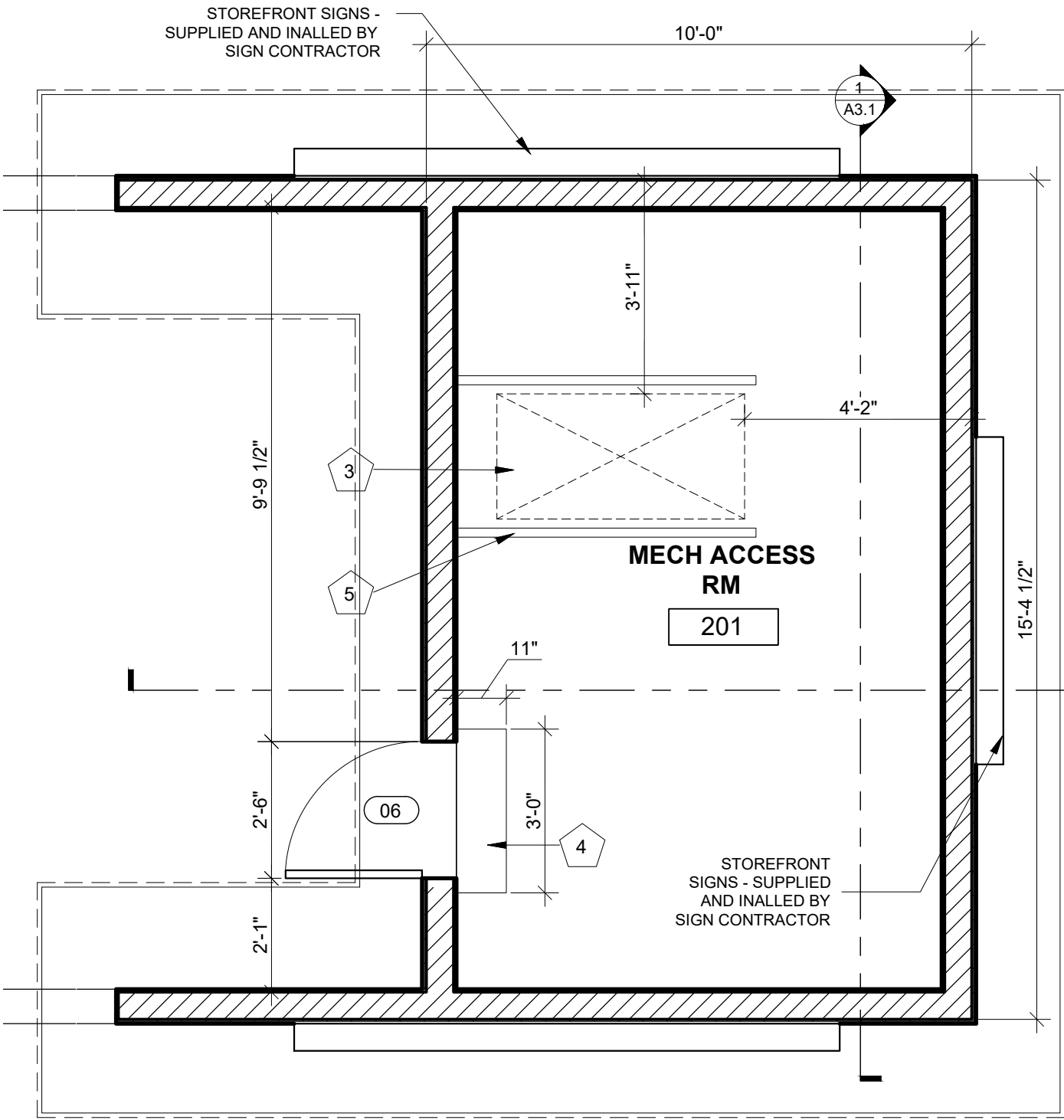
WALL SUBSTRATES:  
- SERVICE AREA WALLS:  
1/2" CEMENT WALLBOARD FROM T.O. SLAB T.O. 12" A.F.F. AT 12" A.F.F., USE 1/2" CDX PLYWOOD W/FRP SURFACE FINISH 6" ABOVE CEILING TO CEILING HEIGHT U.O.N.

- TOILET ROOM WALLS:  
5/8" CEMENT WALLBOARD FROM T.O. SLAB OR T.O. CONCRETE CURB TO 48" A.F.F., WITH 5/8" HI-IMPACT BRAND XP WALLBOARD, TYPE X CORE FROM T.O. CEMENT BOARD TO 6" ABOVE CEILING HEIGHT U.O.N. NO SUBSTITUTIONS ALLOWED. FINISH AS SCHEDULED.

DIMENSIONS:  
A. ALL DIMENSIONS ARE TO FACE OF STUD U.O.N. REFER TO FOUNDATION PLAN FOR FACE OF CONC. DIMENSIONS.  
B. DIMENSIONS NOTED AS "CLEAR" OR "HOLD" ARE MIN. REQUIRED. NET CLEARANCE FROM FACE OF WALL / WAINSCOT FINISH. VERIFY FINAL EQUIPMENT SIZES W/ VENDOR PRIOR TO INT. WALL FRAMING.

WINDOWS / DOORS:  
A. SEE SHT. A1.1 FOR WINDOW TYPES AND DOOR SCHEDULE.  
B. ALL DOOR AND WINDOW OPENING DIMENSIONS ARE TO ROUGH OPENING.

FINISH SUBSTRATES:  
A. PROVIDE 1/2" THICK CEMENTITIOUS BD. FROM FLOOR SLAB TO 12" A.F.F. MIN. IN LIEU OF GYP. BD. AT ALL WALLS EXCEPT SHEARWALL SURFACES, U.O.N.  
B. ALL JOINTS, GAPS OR SPACES LEADING TO ALL HOLLOW OR INACCESSIBLE SPACES SHALL BE SEALED WITH "NSF INTERNATIONAL" APPROVED SEALANTS.  
C. ALL BACK OF HOUSE AND OFFICE WALLS SHALL HAVE 1/2" CDX PLYWOOD SUBSTRATE, U.O.N.



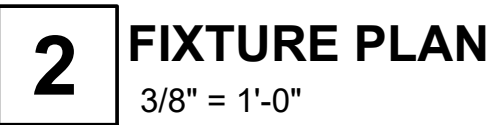
2 MECH ACCESS RM  
3/8" = 1'-0"

1 FLOOR PLAN  
3/8" = 1'-0"

EQUIPMENT AND FIXTURE SCHEDULE						
ITEM NO.	QTY.	MANUFACTURER	PRODUCT	PRODUCT NO.	SIZE	NOTES
EQ-1	1		REMOTE WALK-IN COOLER	KODB77104-C	675 CUBIC SF	
EQ-2	1	BUNN WATER HEATER	HOT WATER MACHINE	H5X - ELEMENT		
EQ-3	2	LA MARZOCCO	ESPRESSO MACHINE	LINEA PB (AV) - 3		
EQ-4	1	LA MARZOCCO	ESPRESSO MACHINE	LINEA PB (AV) - 4		
EQ-5	2	MANITOWOC	ICE MAKER HEADS	IYF 1800 C		A
EQ-6	1	MANITOWOC	ICE MAKER BIN	LB 1760	60"	
EQ-7	27	TORRANI	SYRUP RACK			
EQ-8	3	VITAMIX	BLENDER			
EQ-9	4	JOHN BOOS	STAINLESS STEEL STORAGE SHELVING		(1) SS 36" X 30" X 72" (1) SS 18" X 78" X 86" (1) SS 14" X 36" X 86" (1) SS 14" X 36" X 34"	B
EQ-10	1	SPACEMAN	CHILLER MACHINE	N236-1VA0B		
EQ-11	3	MAZZER	COFFEE BEAN GRINDER	ROBUR S NERO		
EQ-12	1	MAZZER	DECAF COFFEE BEAN GRINDER	SUPER JOLLY PRO V (E) NERO		
EQ-13	3	RUBBERMAID	TRASH CONTAINER			B
EQ-14	1	ATOSA	REACH-IN COOLER	MCF8723GR	54"	B
EQ-15	3	LA CROSSL	MOBILE ICE BINS	513034 CL-24ICCB-31	36"	B
EQ-16	1	CONTINENTAL	UNDERCOUNTER COOLER	SW36NGD-U	36"	B
EQ-17	3	STRONGWAY	AIR CURTAIN	49947	36"	
EQ-18	5	BLENDECH OR EQUAL	RAPID RINSER			B

ALL EQUIPMENT TO BE INSTALLED BY A LICENSED INSTALLER AND THE MANUFACTURERS SPECIFICATIONS

B. EQUIPMENT MANUFACTURER IS OPTIONAL BUT MUST BE EQUAL APPROVED BY 7BREW - U.N.O



FINISH MATERIALS SCHEDULE				
SYMBOL	QTY.	ITEM	DESCRIPTION	REMARKS
BR-1		BRICK FACADE	NICHHA FINISH: MIDNIGHT TEXTURE: BRICK SERIES SIZE: MODERN BRICK	EXTERIOR WAINSCOT AND REAR WALL b.
PL-1		E.I.F.S.	COLOR: LIGHT GREY FINISH: LIGHT SAND PEBBLE	EXTERIOR WAINSCOT AND REAR WALL a.
FRP-1		FRP WALL COVERING	MARLITE FINISH: P 140 IVORY SIZE: 4'x9'x3/32"	SERVICE AREA AND TOILET a.
PT-1		PAINT	SHERWIN WILLIAMS COLOR: "INDIGO" SW 6531 EGG SHELL FINISH	SERVICE AREA SOFFIT b, d.
PT-2		PAINT	SHERWIN WILLIAMS COLOR: "FIRST STAR" SW 7646 SATIN FINISH / SEMI-GLOSS FINISH	CEILING, INTERIOR TOILET ROOM WALLS, DOORS AND FRAMES b, d.
MP-1		METAL PANEL	MORIN MX-1.0 COLOR: ZINC GRAY FINISH: SMOOTH	EXTERIOR SIDING b.
MP-2		BRAKE METAL	COLOR: REGAL BLUE FINISH: SMOOTH	METAL ROOF AND CANOPIES b.
MP-3		BRAKE METAL	COLOR: COLONIAL RED FINISH: SMOOTH	METAL COPING AT REAR BRICK WALL b.
MP-4		BRAKE METAL	COLOR: ZINC GRAY FINISH: SMOOTH	METAL COPING AT SIDE WALLS b.
WC-1		DECORATIVE WALL COVERING	CUSTOM VINYL WALL COVERING	COOLER WALLS a.
VT-1		RESILIENT VINYL FLOORING	PROTECT-ALL FLOORING COLOR: LIGHT GRAY	SERVICE AREA AND TOILET a.
VB-1		RESILIENT VINYL BASE	PROTECT-ALL BASE COLOR: LIGHT GRAY	SERVICE AREA AND TOILET a.

- a. PROVIDED BY 7 BREW AND INSTALLED BY GENERAL CONTRACTOR.
- b. ALL MATERIALS AND WORK PROVIDED AND INSTALLED BY GENERAL CONTRACTOR.
- c. PROVIDE A MINIMUM OF TWO (2) COATS PAINT OVER ONE (1) COAT PRIMER ON ALL EXPOSED GYP BD IN SERVICE AREA AND TOILET
- d. CEILING AND WALL TO BE SATIN FINISH. DOORS AND DOOR FRAMES TO BE SEMI-GLOSS.

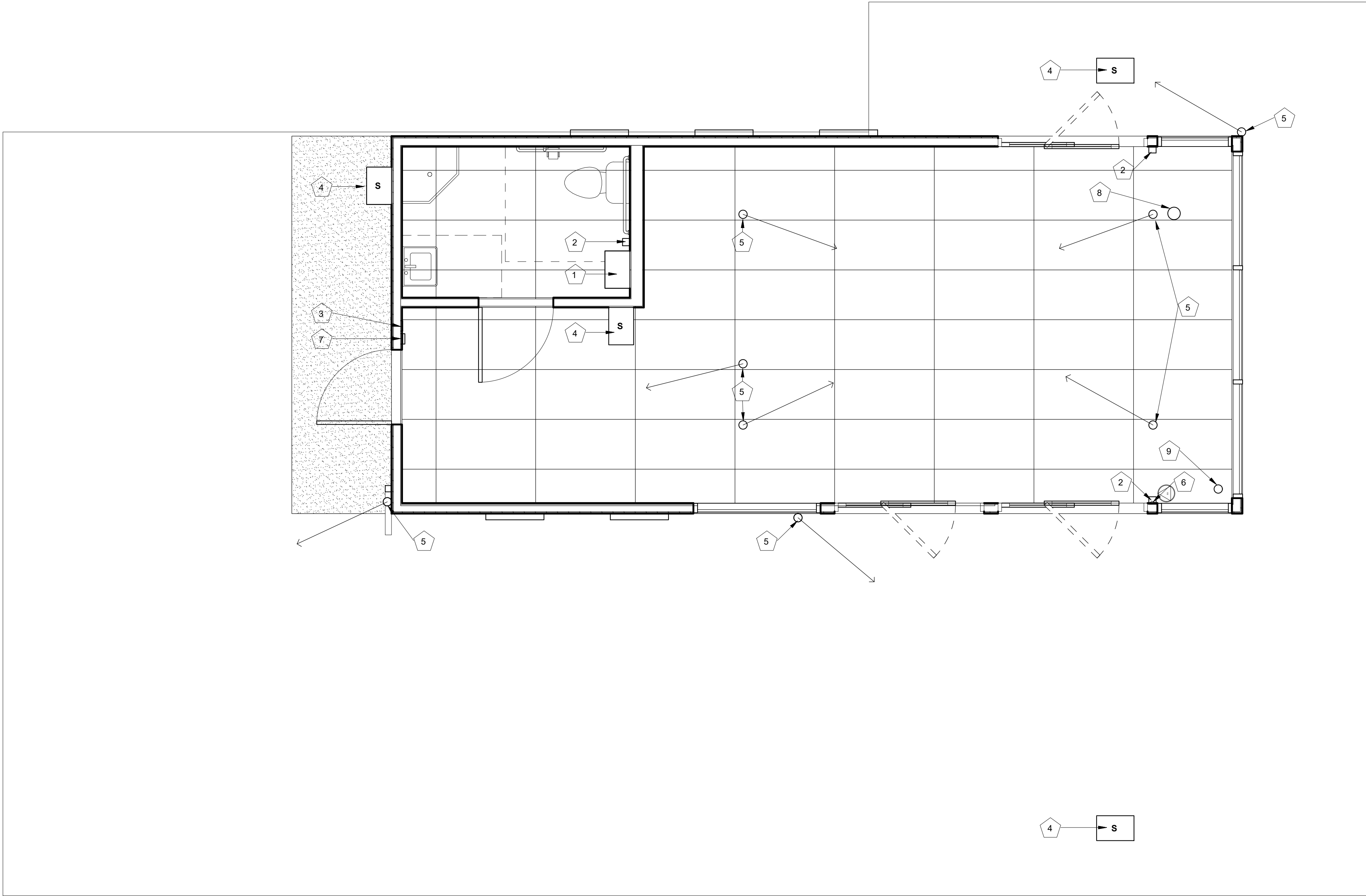


Note Number	Note Text
1	NOT USED
2	12"x12" FLOOR SINK WITH 3/4 GRATE
3	NOT USED
4	12"x48" FLOOR DRAIN AND GRID GRATE

1. PROTECT-ALL VINYL FLOORING AND COVE BASE  
THROUGHOUT SERVICE AREA AND TOILET - TYP

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SYSTEMS PLAN LEGEND	
Note Number	Note Text
1	DATA RACK
2	PANIC BUTTON, MOUNTED 44" A.F.F.
3	THERMOSTAT
4	WALL-MOUNTED SPEAKER SYSTEM
5	SECURITY CAMERA
6	VOLUME CONTROLLER, MOUNTED BELOW PANIC BUTTON AT 40" A.F.F.
7	SECURITY KEY PAD
8	CEILING MOUNTED WAP
9	TV DROP MOUNT FOR SECURITY MONITOR



**1** SYSTEMS PLAN  
3/8" = 1'-0"

**A1.4**  
SYSTEMS PLAN  
8 July 2022 - PERMIT

**7 BREW DRIVE-THRU**  
2424 IN-44  
Shelbyville, Indiana 46176



Robert M. Busch  
License #: AR11000122  
Exp. Date: 12/31/2022

Robert M. Busch  
REGISTERED  
STATE OF INDIANA  
ARCHITECT  
No. AR11000122

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REFLECTED CEILING PLAN KEYNOTES

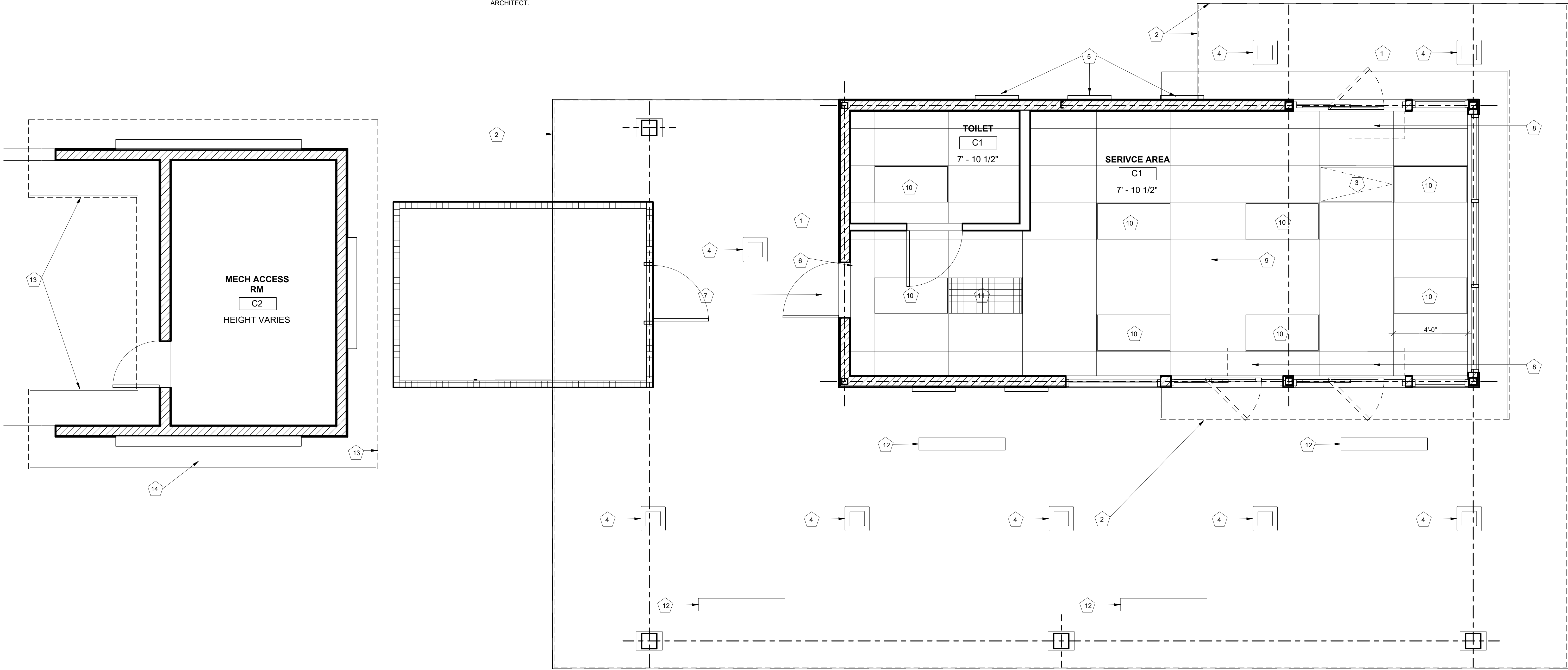
Note Number	Note Text
1	PRE-ENGINEERED CANOPY AND FRAMING - RE: CANOPY SHOP DRAWINGS
2	LED NEON FLEX LIGHTING AS INDICATED (SHOWN DASHED) - TYP. - RE: ELECTRICAL DRAWINGS
3	MECH. ACCESS DOOR AND LADDER SUPPLIED BY OWNER
4	4" SQUARE RECESSED CAN LIGHTS - TYP. - RE: ELECTRICAL DRAWINGS
5	EXTERIOR LIGHT BOX - TYP. : VARIES AT EACH SIDE
6	EXIT SIGNAGE - TYP. - RE: ELECTRICAL DRAWINGS
7	SECURITY LIGHT - TYP. - RE: ELECTRICAL DRAWINGS
8	AIR CURTAIN ABOVE SLIDING WINDOW TYP. EACH SIDE - RE: ELECTRICAL DRAWINGS
9	SUPPLY AND RETURN CONCENTRIC DIFFUSERS - RE: MECHANICAL DRAWINGS
10	2x4 LIGHT RECESSED INTO ACOUSTIC CEILING GRID
11	2x4 NIGHT LIGHT RECESSED INTO ACOUSTIC CEILING GRID
12	INFRARED ELECTRIC HEATER
13	REGAL BLUE BRAKE METAL FASCIA (MP-2)
14	REGAL BLUE SOFFIT PANEL (MP-2)

CEILING FINISH LEGEND

C1	2x4 LAY-IN ACOUSTIC CEILING TILE.
C2	OPEN TO STRUCTURE ABOVE

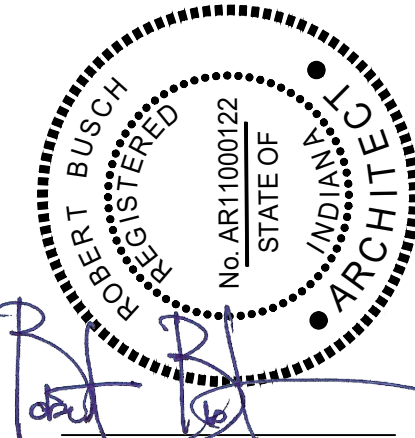
GENERAL NOTES:

- CONTRACTOR IS RESPONSIBLE FOR HAVING A THOROUGH KNOWLEDGE OF THE LANDLORDS CRITERIA PRIOR TO CONSTRUCTION. FAILURE TO ACCOUNT HIMSELF WITH THIS KNOWLEDGE DOES NOT RELIEVE HIM FROM ANY RESPONSIBILITY.
- CONTRACTOR SHALL THOROUGHLY VERIFY ALL EXISTING CONDITIONS PRIOR TO BIDDING AND CONSTRUCTION. ALL DISCREPANCIES BETWEEN EXISTING CONDITIONS AND THESE DOCUMENTS SHALL BE REPORTED IMMEDIATELY TO THE ARCHITECT.



2 RCP - MECH ACCESS ROOM  
3/8" = 1'-0"

1 RCP - LEVEL 1  
3/8" = 1'-0"

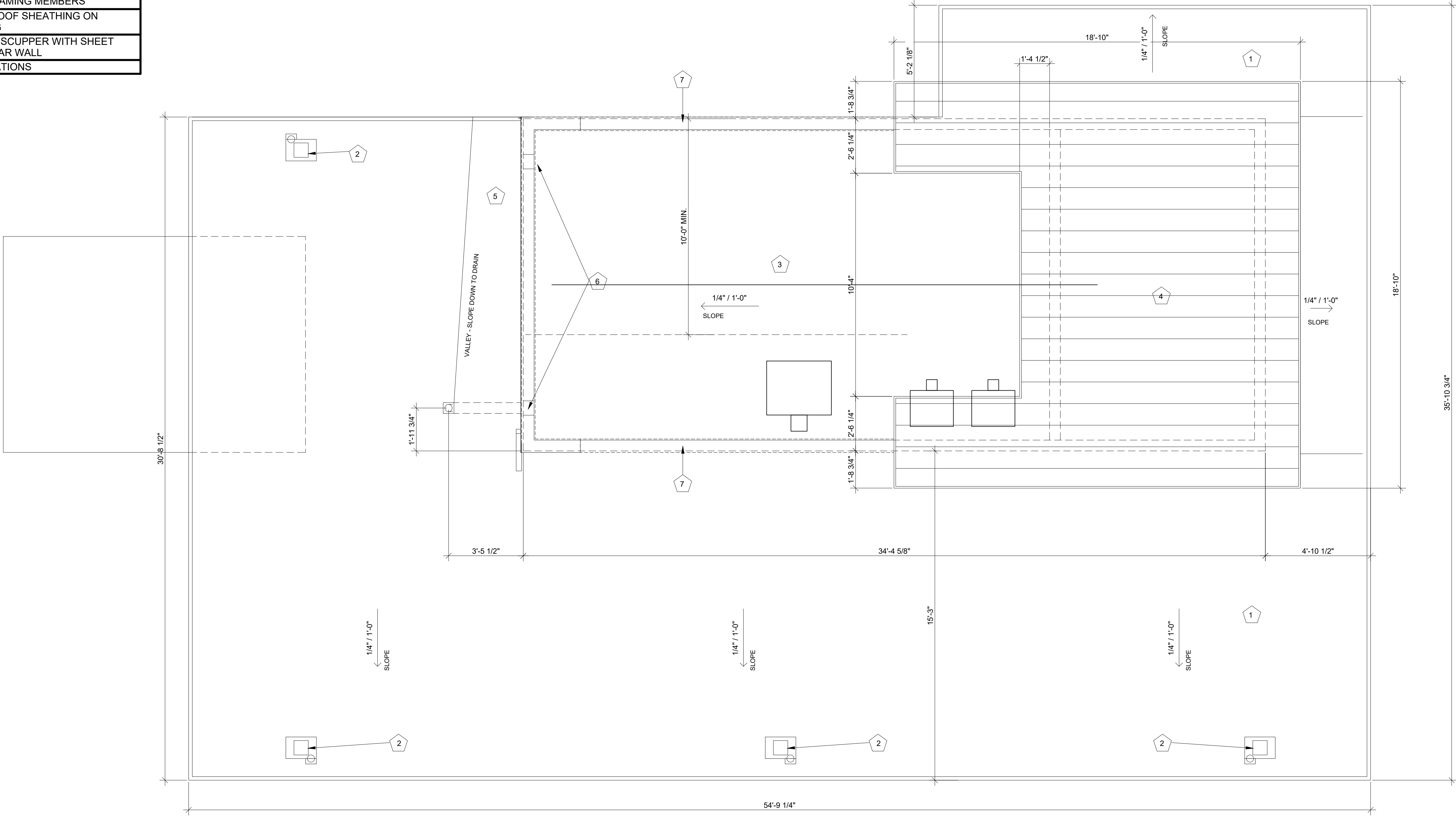


Robert M. Busch  
License #: AR11000122  
Exp. Date: 12/31/2022

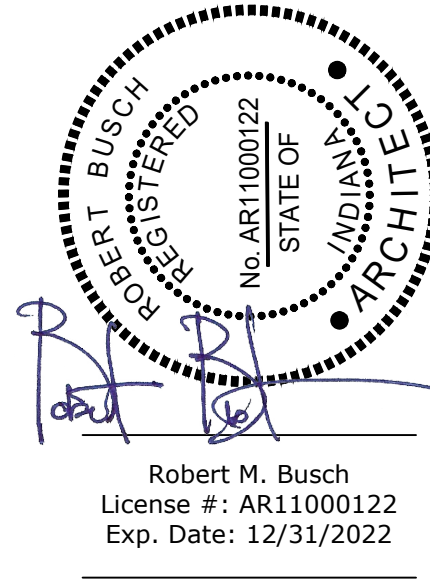


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ROOF PLAN KEYNOTES	
Note Number	Note Text
1	PRE-ENGINEERED CANOPY AND FRAMING - RE: CANOPY SHOP DRAWINGS
2	ROOF DRAIN
3	EPDM ROOFING ON 5/8" CDX ROOF SHEATHING - ATTACH TO HSS FRAMING WITH #12 SELF-DRILLING SCREWS AT 6" O.C. AT PANEL EDGES AND 12" O.C. FILLED
4	CORRUGATED ARC METAL ROOF ON #15 FELT ON 5/8" CDX PLYWOOD ROOF SHEATHING WITH MINIMUM #8 SELF-DRILLING SCREWS AT 6" O.C. ON ALL EDGES AND 12" O.C. ALONG INTERMEDIATE FRAMING MEMBERS
5	EPDM ROOFING ON 5/8" CDX ROOF SHEATHING ON BUILT-UP 2x CRICKET FRAMING
6	8" WIDE X 4" HIGH EPDM ROOF SCUPPER WITH SHEET METAL UNDERLAYMENT AT REAR WALL
7	BRAKE METAL CAP - RE: ELEVATIONS

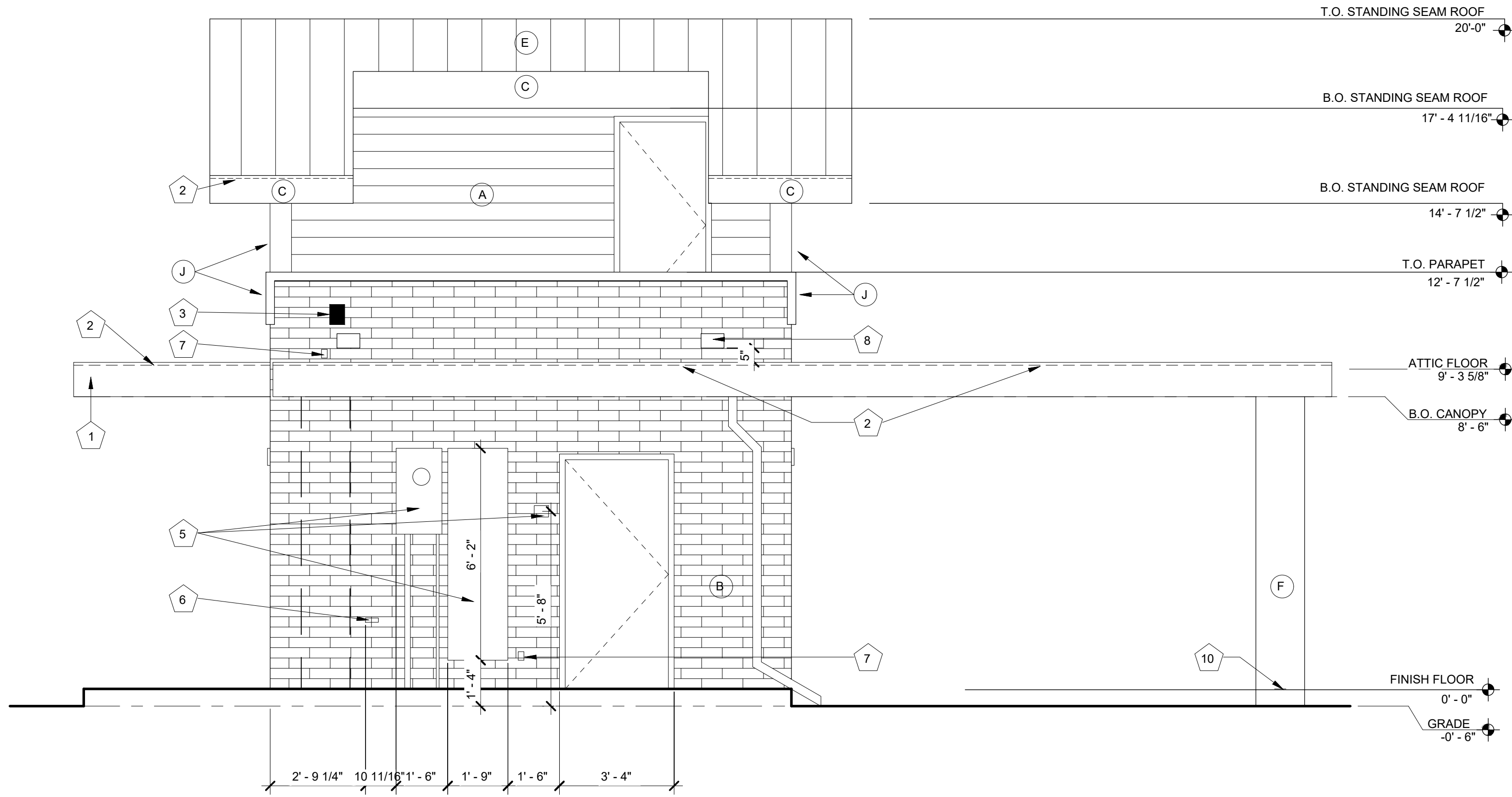


**1** ROOF PLAN  
3/8" = 1'-0"



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**2** EXTERIOR ELEVATION - BACK  
3/8" = 1'-0"

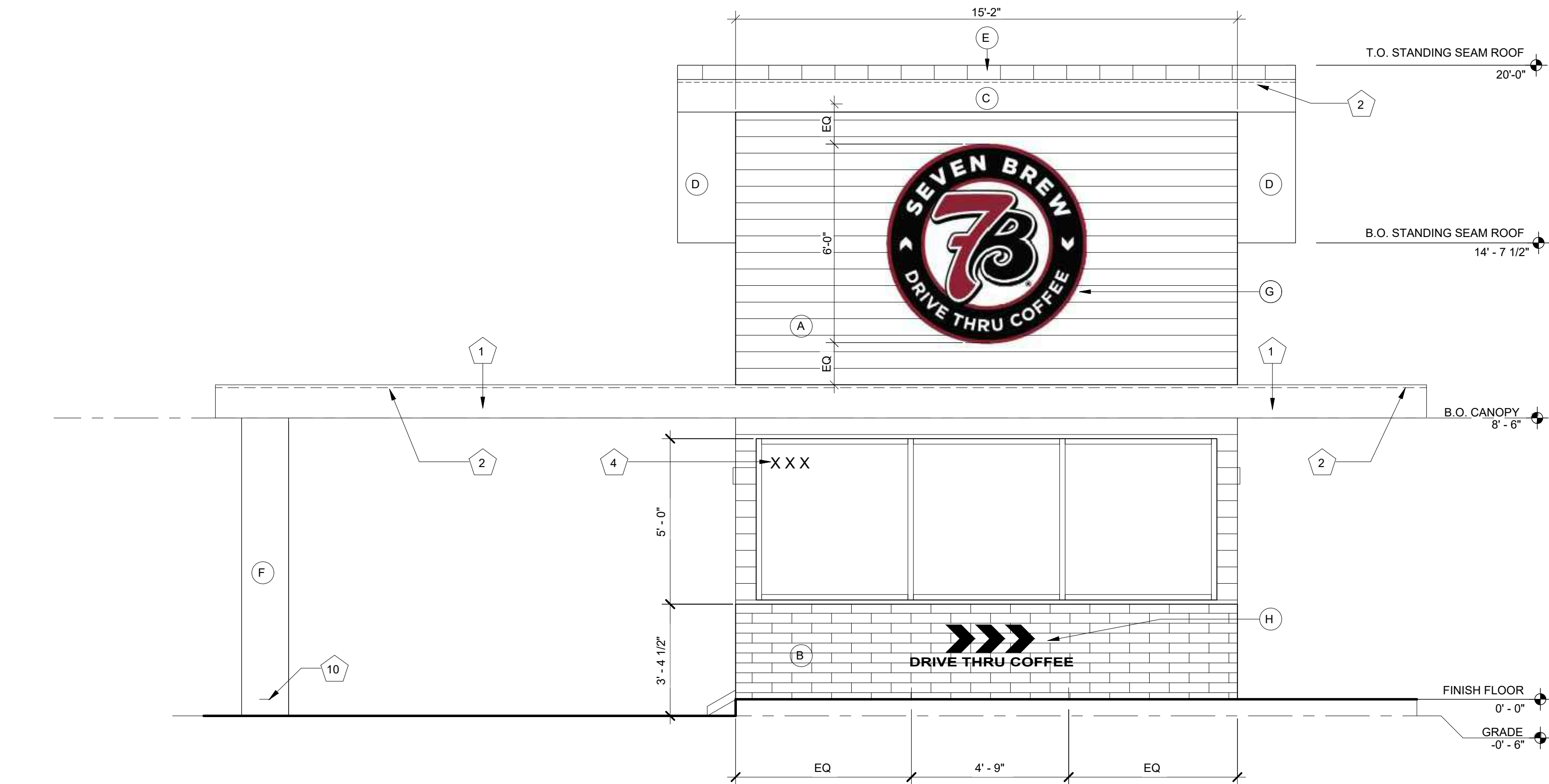


### EXTERIOR ELEVATION KEYNOTES

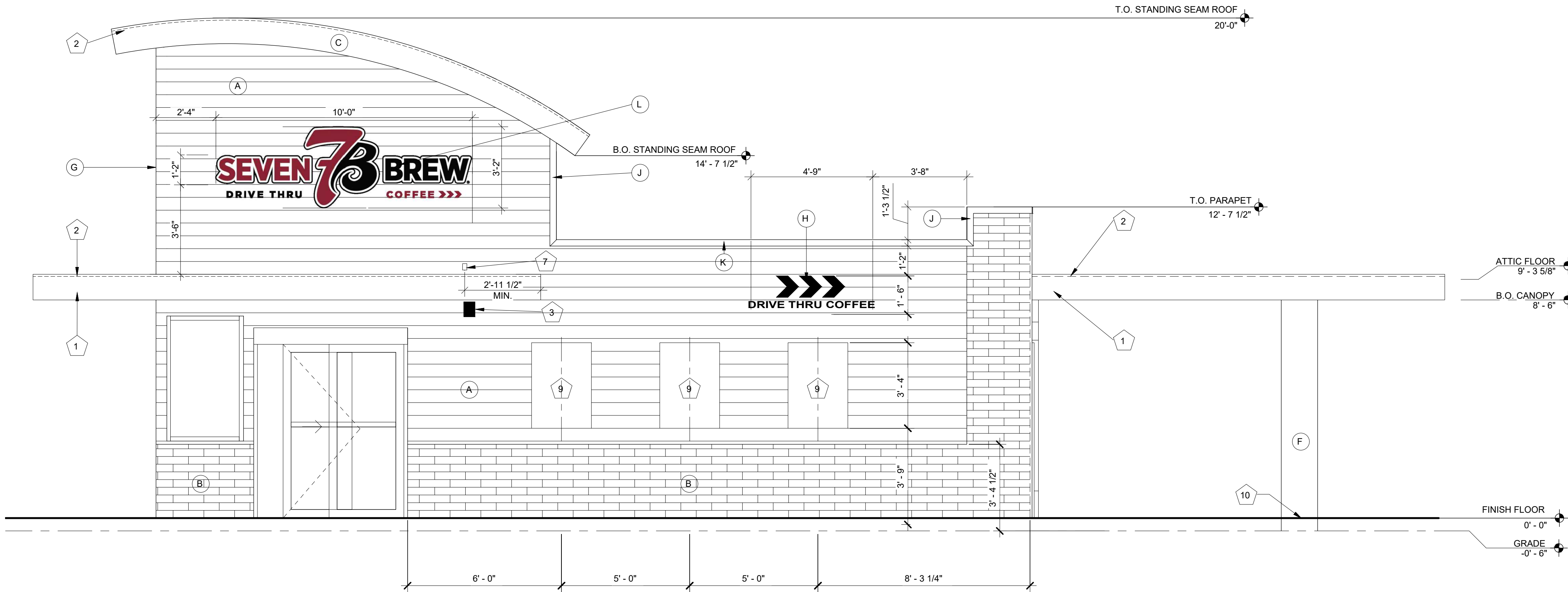
Note Number	Note Text
1	PRE-ENGINEERED ALUMINUM CANOPY BY OTHERS; SEE SHOP DRAWINGS
2	NEON FLEX LIGHT
3	WALL MOUNTED SPEAKER SYSTEM
4	ADDRESS NUMBERS TO BE 8" TALL x 2" BRUSH STROKE
5	ELECTRICAL EQUIPMENT; SEE ELECTRICAL
6	FROST-PROOF HOSE BIBB
7	EXTERIOR WEATHER-PROOF OUTLET; SEE MEP
8	ROOF SCUPPER DRAIN - TYP OF 2
9	SURFACE MOUNTED SIGN BOX - TYP OF 3
10	TOP OF FOOTER, COORDINATE WITH CIVIL
11	GUARDRAIL; 3' - 6" ABOVE ATTIC FLOOR

### EXTERIOR ELEVATION MATERIALS LEGEND

Note Number	Note Text	
A	EIFS (PL-1)	primary material
B	MASONRY BOARD DECORATIVE WALL PANELS (BR-1)	secondary material
C	REGAL BLUE BRAKE METAL FASCIA (MP-2)	
D	REGAL BLUE SOFFIT PANELS (MP-2)	
E	REGAL BLUE STANDING SEAM ROOF PANELS (MP-2)	
F	REGAL BLUE BRAKE METAL (MP-2) ON COLUMN FURR-OUT (TYP.)	
G	ROUND STOREFRONT SIGN; SUPPLIED AND INSTALLED BY SIGN CONTRACTOR	
H	1/4" THICK ACRYLIC SIGNAGE APPLIED TO SIDING WITH VH DOUBLE SIDE TAPE	
J	ZINC GRAY BRAKE METAL CAP (MP-3)	
K	ZINC GRAY BRAKE METAL CAP (MP-4)	
L	ILLUMINATED STOREFRONT SIGNAGE BY SIGN CONTRACTOR	



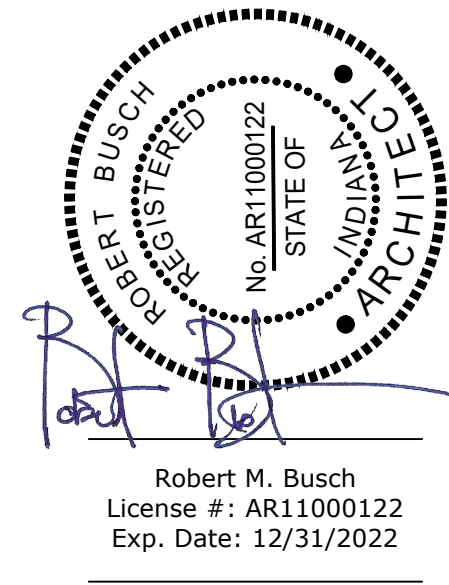
**1** EXTERIOR ELEVATION - FRONT  
3/8" = 1'-0"



**2** EXTERIOR ELEVATION - RIGHT SIDE  
3/8" = 1'-0"

EXTERIOR ELEVATION KEYNOTES	
Note Number	Note Text
1	PRE-ENGINEERED ALUMINUM CANOPY BY OTHERS; SEE SHOP DRAWINGS
2	NEON FLEX LIGHT
3	WALL MOUNTED SPEAKER SYSTEM
4	ADDRESS NUMBERS TO BE 8" TALL x 2" BRUSH STROKE
5	ELECTRICAL EQUIPMENT; SEE ELECTRICAL
6	FROST-PROOF HOSE BIBB
7	EXTERIOR WEATHER-PROOF OUTLET; SEE MEP
8	ROOF SCUPPER DRAIN - TYP OF 2
9	SURFACE MOUNTED SIGN BOX - TYP OF 3
10	TOP OF FOOTER. COORDINATE WITH CIVIL.

EXTERIOR ELEVATION MATERIALS LEGEND	
Note Number	Note Text
A	EIFS (PL-1)
B	MASONRY BOARD DECORATIVE WALL PANELS (BR-1)
C	REGAL BLUE BRAKE METAL FASCIA (MP-2)
D	REGAL BLUE SOFFIT PANELS (MP-2)
E	REGAL BLUE STANDING SEAM ROOF PANELS (MP-2)
F	REGAL BLUE BRAKE METAL (MP-2) ON COLUMN FURR-OUT (TYP.)
G	ROUND STOREFRONT SIGN; SUPPLIED AND INSTALLED BY SIGN CONTRACTOR
H	1/4" THICK ACRYLIC SIGNAGE APPLIED TO SIDING WITH VH DOUBLE SIDE TAPE
J	ZINC GRAY BRAKE METAL CAP (MP-3)
K	ZINC GRAY BRAKE METAL CAP (MP-4)
L	ILLUMINATED STOREFRONT SIGNAGE BY SIGN CONTRACTOR



**7 BREW DRIVE-THRU**

**A2.1**  
EXTERIOR ELEVATIONS  
8 July 2022 - PERMIT

2424 IN-44  
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1. ALL WALLS TO BE 5/8" TYPE 'WRX' GYP.BD (PT-2) WITH 48" (MIN.) FRP WAINSCOT AND 1/4" PROTECT-ALL RUBBER BASE (VB-1).
2. GRAB BAR AND ANY OTHER SURFACE ADJACENT TO IT SHALL BE FREE OF ANY SHARP OR ABRASIVE ELEMENTS. EDGES SHALL HAVE MIN. RADIUS OF 1/8" - 1 1/2" DIA. GRAB BAR.
3. TOILET PAPER HOLDER MUST BE WITHIN HATCHED AREA INDICATED IN 6/A3.2.
4. PROVIDE PROTECTIVE COVER TO EXPOSED PIPES - RE: PLUMBING DRAWINGS.

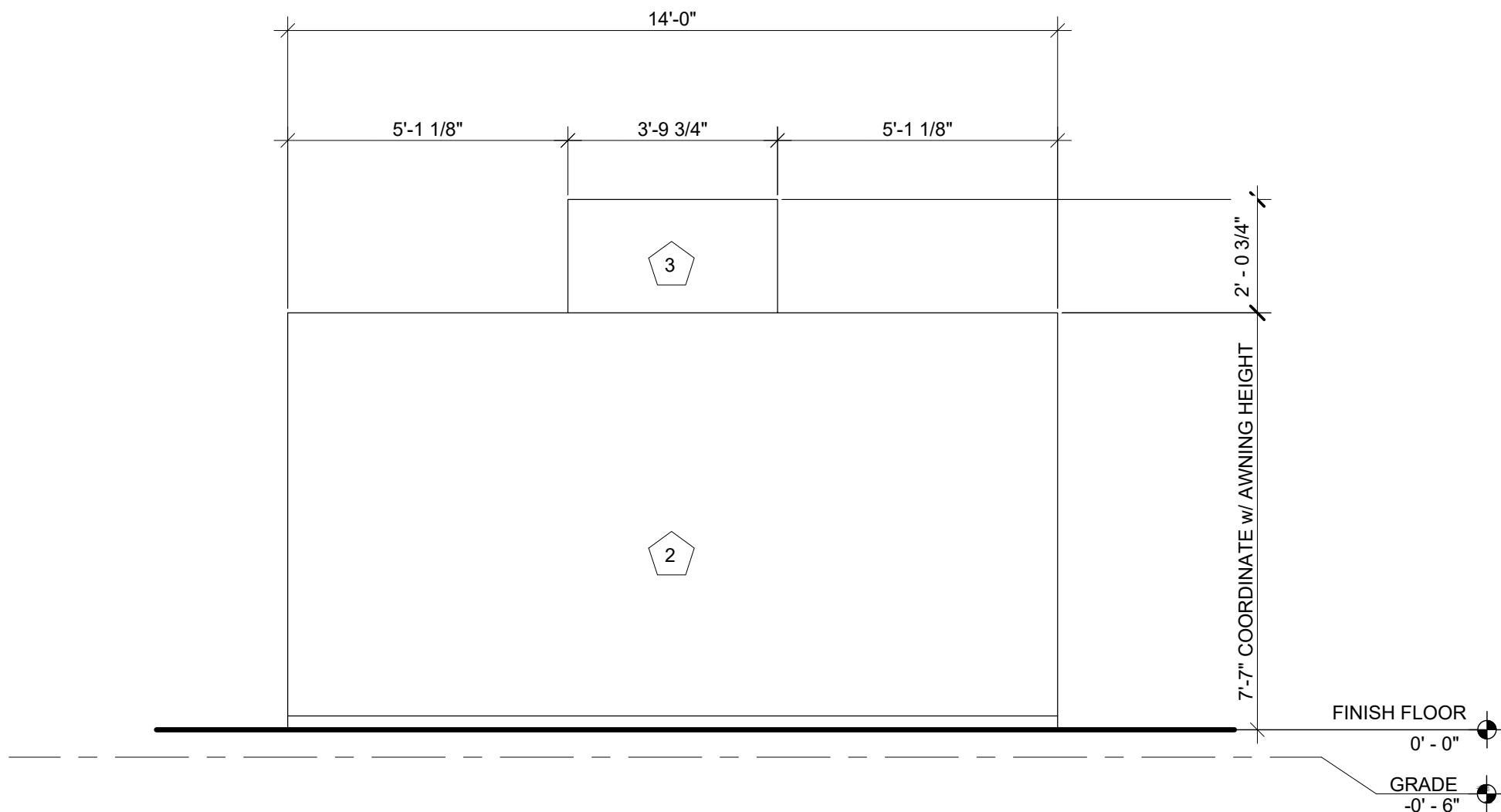
Note Number	Note Text
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1	CONTRACTOR SHALL PROVIDE A ROLL-OUT TYPE WATERPROOF MEMBRANE AT TOILET - RETURN MEMBRANE UP WALL MIN 6"
2	(T-1) TOILET PAPER HOLDER
3	STAINLESS STEEL SHELVING
4	MOP SINK
5	1/4" CLEAR MIRROR
6	(T-2) PAPER TOWEL HOLDER MOUNTED AT 42" A.F.F.
7	PROVIDE 2x WOOD BLOCKING BEHIND LAVATORY AS INDICATED FOR ADDITIONAL SUPPORT
8	BROOM AND MOP HOLDER
9	DATA RACK
10	RPZ VALVES
11	WATER FILTERS

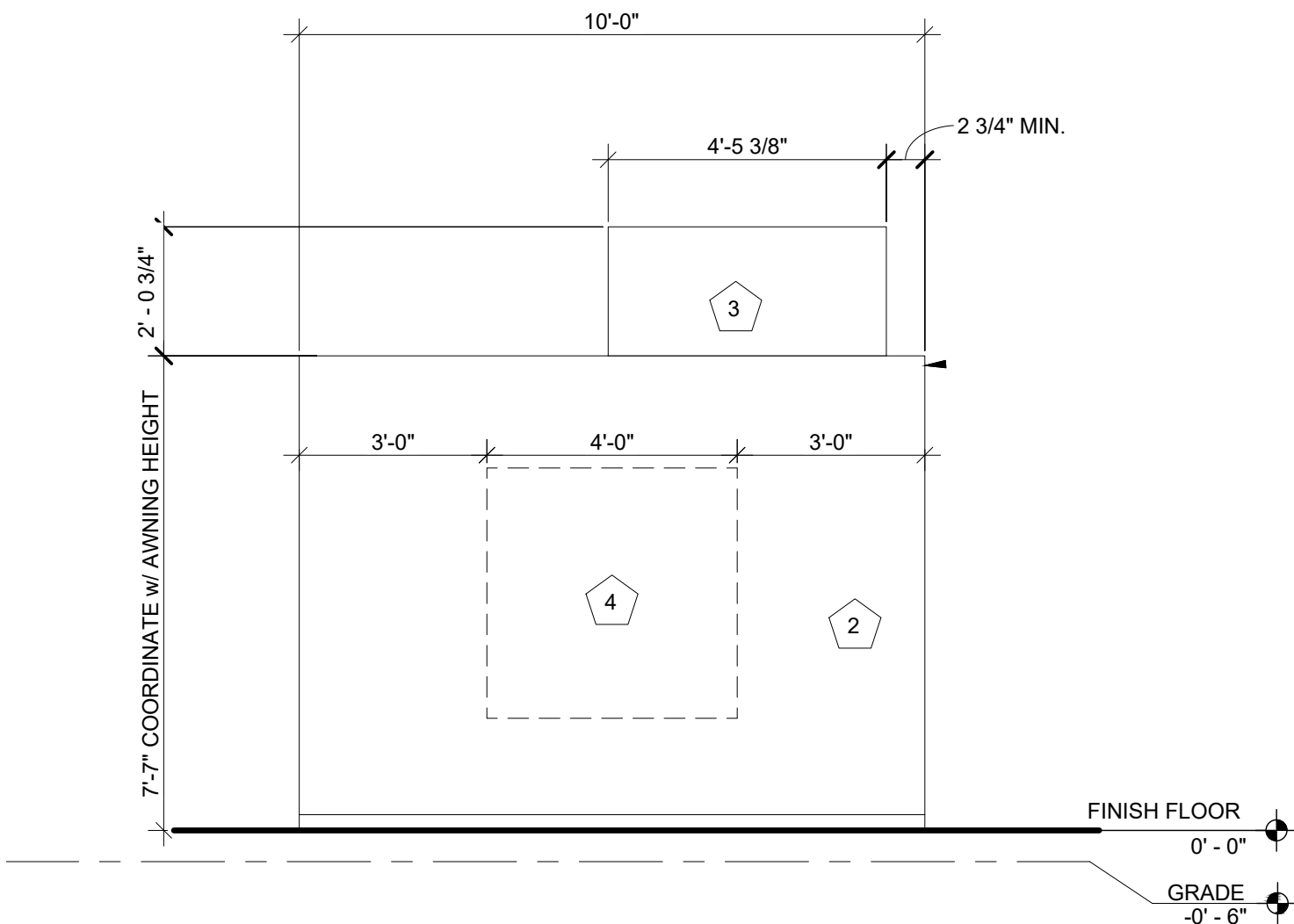
Note Number	Note Text
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1	FRP WALL PANELS (FRP-1) ON 5/8" TYPE 'X' GYP BD SUBSTRATE
2	STORAGE SHELVING
3	PROTECT-ALL RUBBER BASE (VB-1) - TYP
4	NEW MULTIPURPOSE DRY CHEMICAL (2A:10BC) FIRE EXTINGUISHER (PER NFPA 10)
5	TWO-DOOR STANDING REFRIGERATOR
6	MANITOWOC ICE BIN
7	STAINLESS STEEL SHELVING - 72" X 12"
8	EPOXY COATED WIRE SHELVING - 48" X 12"- TYP OF (2)

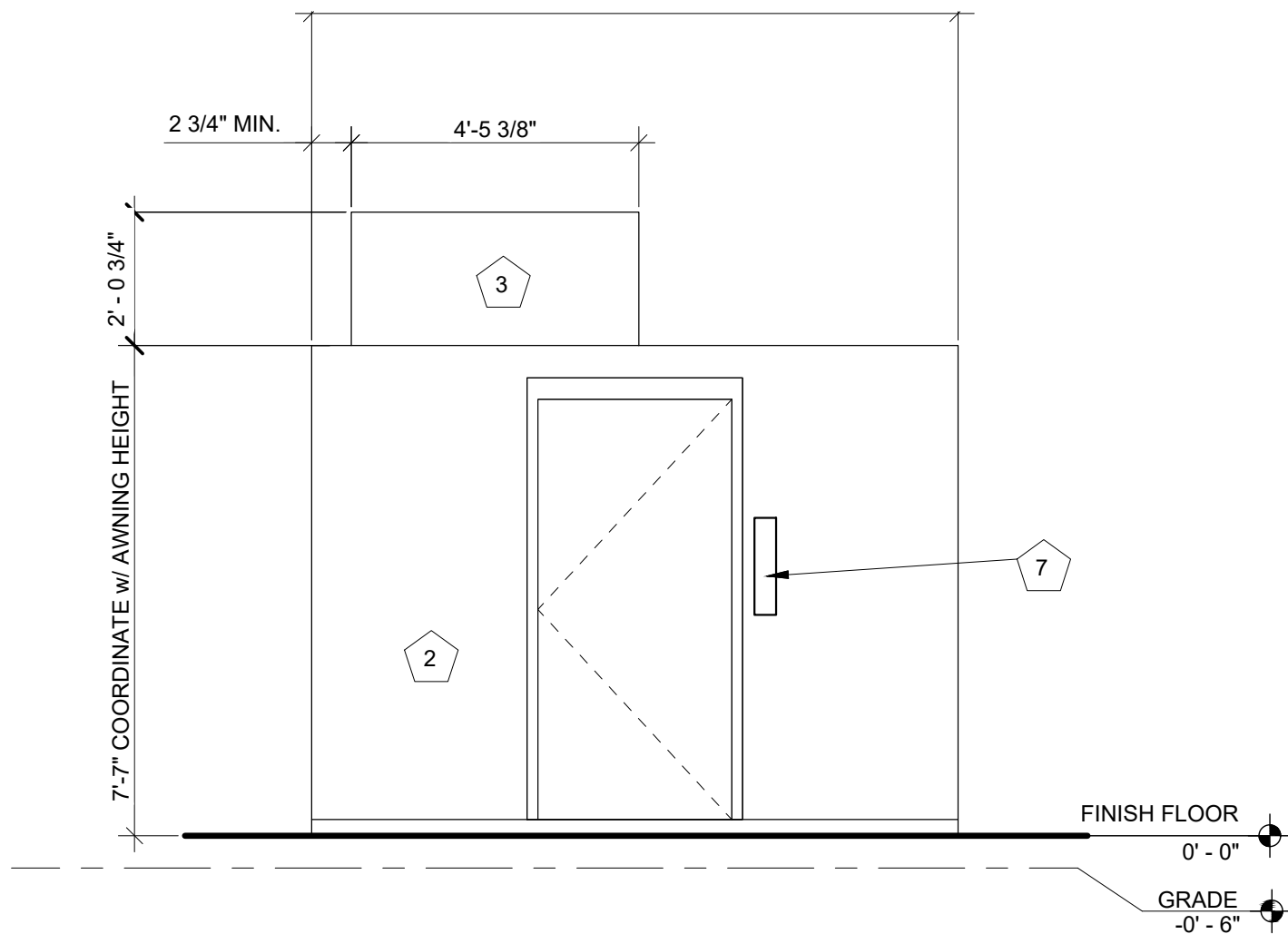




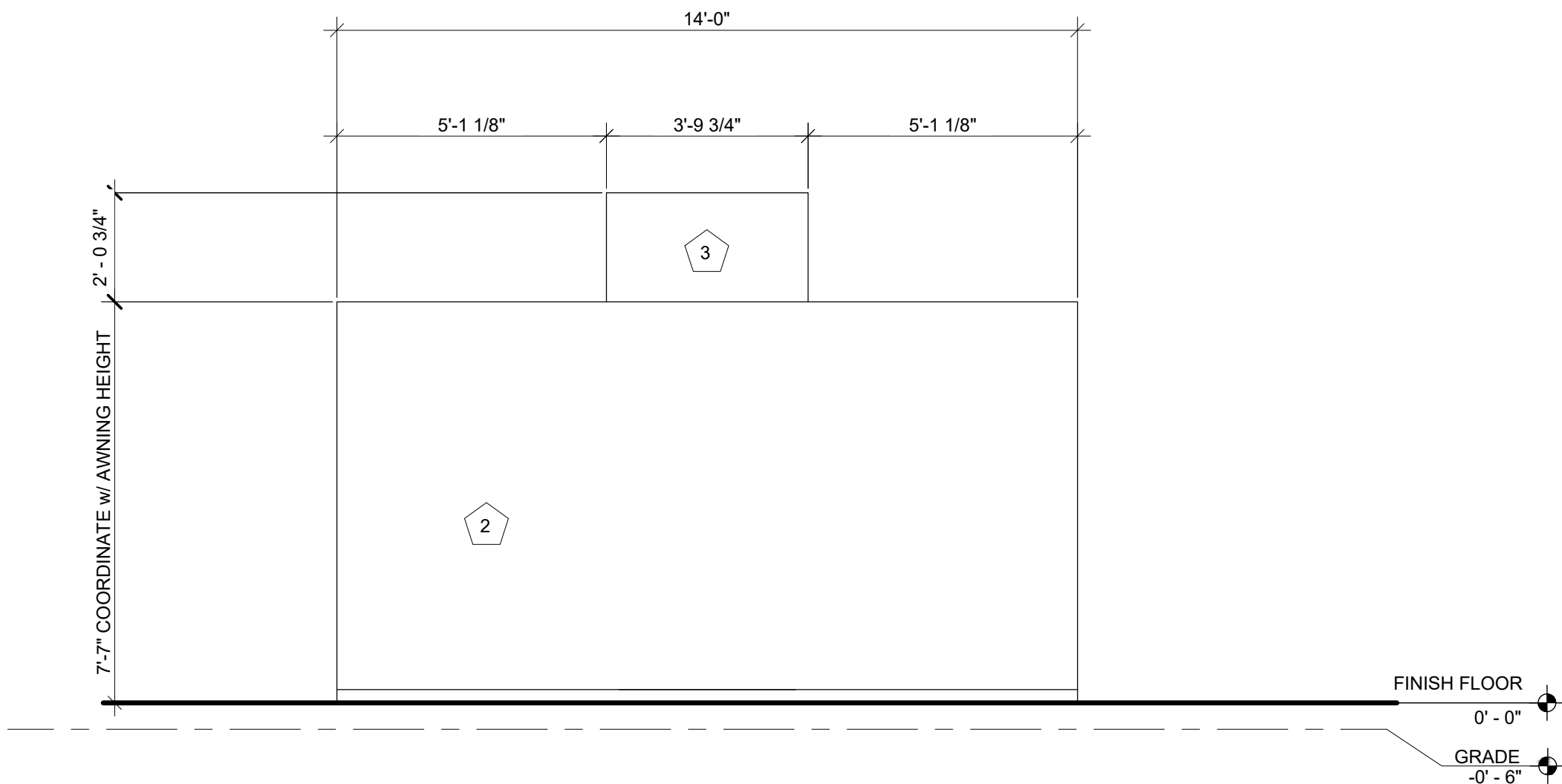
5 COOLER ELEVATION - WEST  
3/8" = 1'-0"



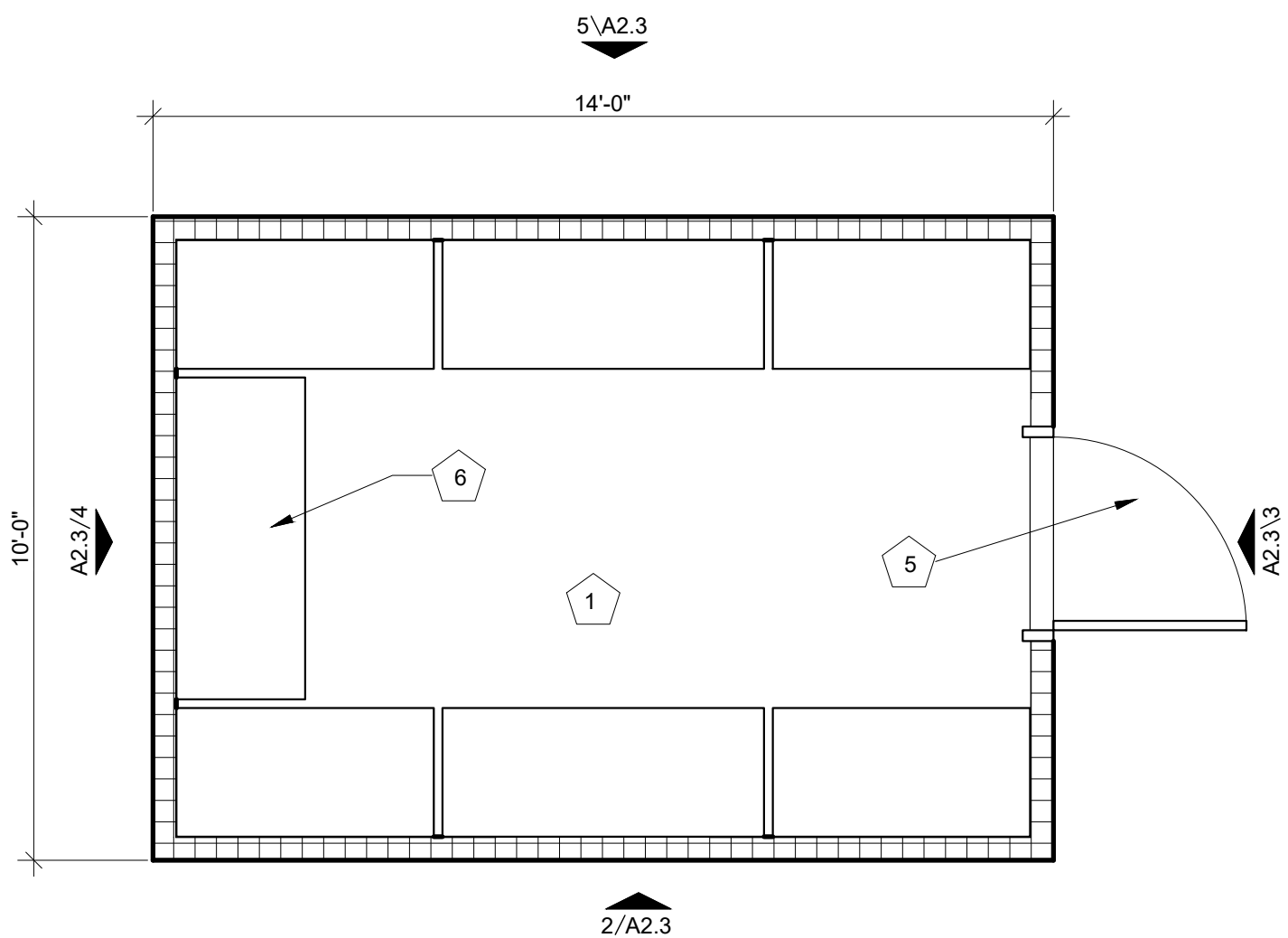
4 COOLER ELEVATION - SOUTH  
3/8" = 1'-0"



3 COOLER ELEVATION - NORTH  
3/8" = 1'-0"



2 COOLER ELEVATION - EAST  
3/8" = 1'-0"



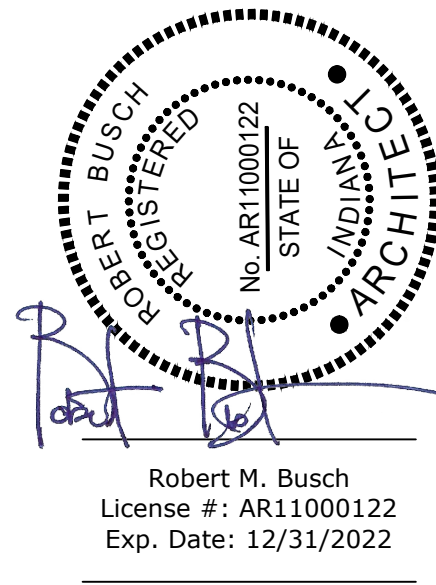
1 REMOTE COOLER PLAN  
3/8" = 1'-0"

REMOTE COOLER GENERAL NOTES

1. LOCATION OF REMOTE COOLER MAY VARY. COORDINATE WITH CIVIL ENGINEER.
2. ALL DRAWINGS ARE BASED OFF NORLAKE - KOLD LOCKER™ KL771014 PHYSICAL SPECIFICATIONS. COORDINATE WITH OWNER FOR REMOTE COOLER SPECIFICATIONS.

REMOTE COOLER KEYNOTES

Note Number	Note Text
1	NORLAKE WALK-ON COOLER - KL771014
2	VINYL WRAP, SUPPLIED AND INSTALLED BY OWNER
3	PROVIDE METAL SCREEN FOR COOLER CONDENSER
4	LOCATION OF GRAPHIC QR CODE MENU - CENTER ON REMOTE COOLER
5	36" COOLER DOOR
6	EPOXY COATED WIRE SHELVEING - (4) 24" X 48" & (3) 24" X 60"
7	COOLER LOCK & CONTROLS



7 BREW DRIVE-THRU

A2.3  
REMOTE COOLER ELEVATIONS & FINISHES  
8 July 2022 - PERMIT

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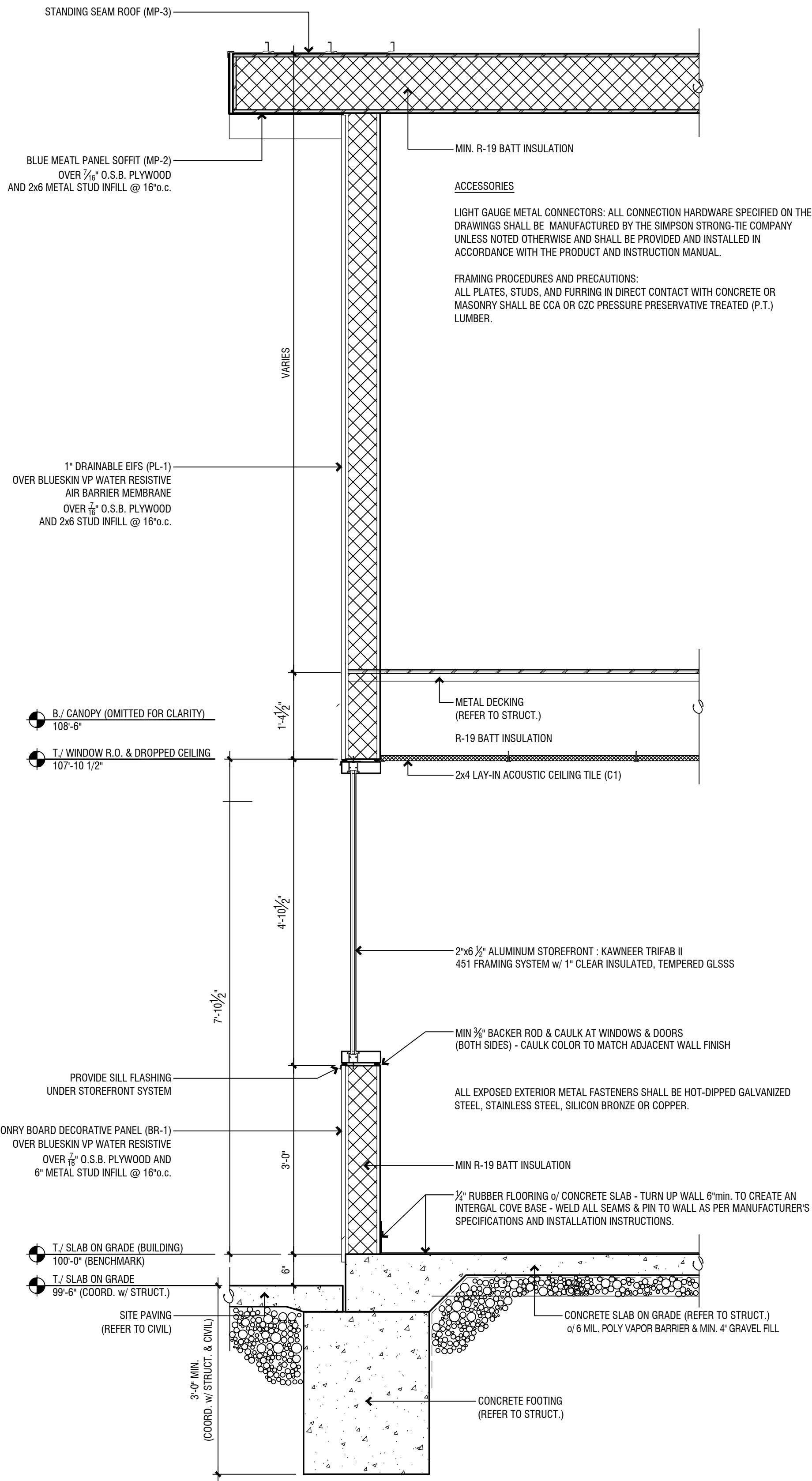
SEVEN BREW  
DRIVE THRU COFFEE

7 BREW COPYRIGHT © 2022

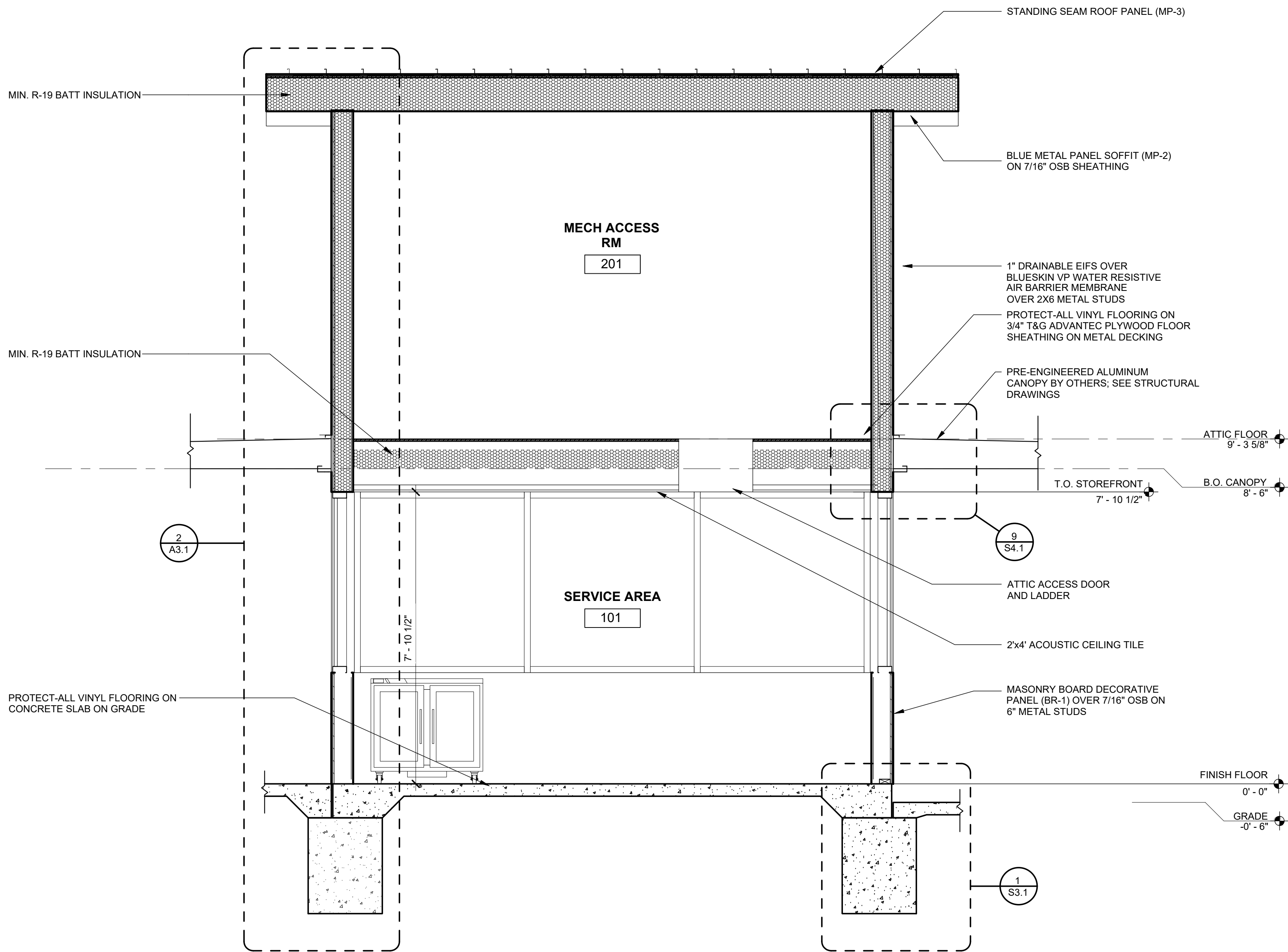
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**A3.0**  
BUILDING SECTION  
8 July 2022 - PERMIT





**2 WALL SECTION**  
3/4" = 1'-0"



**1 BUILDING SECTION**  
1/2" = 1'-0"

DOOR SCHEDULE

MARK	DOOR				FRAME			DETAILS			NOTES
	WIDTH	HEIGHT	THKNS	ELEV	MAT'L/FIN	ELEV	MAT'L/FIN	HEAD	JAMB	THRES'D	
01	3' - 0"	6' - 8"	1 3/4"	A	HM/F1	A	HM/PT	4/A5.0	4/A5.0 SIM	2/A5.0	a,b,c.
02	3' - 0"	6' - 8"	1 3/4"	B	HM/F1	B	HM/PT	3/A5.0	N.A.	N.A.	a,b,c.
03	6' - 0"	6' - 8"	2"	C	AL/F2	C	AL/F2	4/A5.0	2/A5.0	2/A5.0	a, d.
04	6' - 0"	6' - 8"	2"	C	AL/F2	C	AL/F2	4/A5.0	2/A5.0	2/A5.0	a, d.
05	6' - 0"	6' - 8"	2"	C	AL/F2	C	AL/F2	4/A5.0	N.A.	2/A5.0	a, d.
06	2' - 6"	6' - 0"	1 3/4"	D	HM/F1	D	HM/PT	4/A5.0	4/A5.0 SIM	1/A5.0	a,b,c.

DOOR HARDWARE SCHEDULE

Mark	Type	Description	Finish
01	EXTERIOR PASSAGE	1 1/2" Pr 4 1/2" BB Hinges - NRP; Wallstop and Weatherstripping / Rain Drip at Exterior Doors; Self Closer; Detex ECL - 600 Panic Hardware	BRUSHED SS
02	INTERIOR PASSAGE	1 1/2" Pr 4 1/2" BB Hinges - NRP	BRUSHED SS
03	SLIDING DOOR	Manufacturer's Standard Operating Hardware	PRE FIN
04	SLIDING DOOR	Manufacturer's Standard Operating Hardware	PRE FIN
05	SLIDING DOOR	Manufacturer's Standard Operating Hardware	PRE FIN
06	EXTERIOR PASSAGE	1 1/2" Pr 4 1/2" BB Hinges - NRP; Wallstop and Weatherstripping / Rain Drip at Exterior Door	BRUSHED SS

HARDWARE TYPES

DESCRIPTION	MANUFACTURER	APPROVED
HINGES	Stanley #CB0700	YES
LOCKSET	Schlage	YES
WEATHERSTRIP	Pennco Zero or Approved Equal	YES
WEATHERSTRIP	Pennco Zero or Approved Equal	YES

DOOR HARDWARE SCHEDULE GENERAL NOTES:

- THRESHOLD HEIGHTS SHALL BE NO GREATER THAN 1/2".
- RAISED THRESHOLD AND LEVEL CHANGES SHALL BE BEVELED WITH A SLOPE NO GREATER THAN 1:2.
- DOOR HARDWARE SHALL BE APPROVED LEVERS OR PUSH/PULL HANDLES.
- NO ELECTRONIC LOCKING SYSTEM SHAL BE INSTALLED OR OPERATED WITHOUT THE PRIOR APPROVAL OF THE FIRE PREVENTION BUREAU.

DOOR SCHEDULE NOTES:

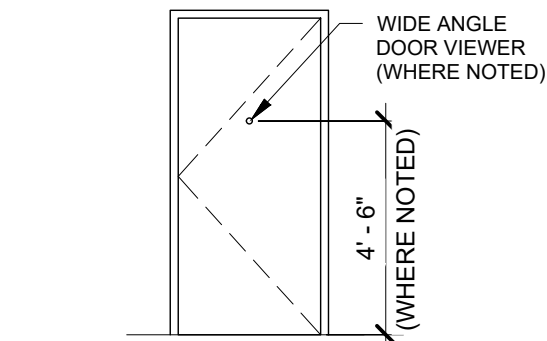
- REFER TO DOOR ELEVATIONS FOR SPECIFICATIONS.
- PAINT TO MATCH ADJACENT FINISHES.
- REFER TO CODE COMPLIANCE DOOR NOTES (THIS SHEET) FOR ADDITIONAL REQUIREMENTS.
- 6' - 0" HORTON AUTOMATICS DOOR - PROSLIDE SERIES 2003 BELT DRIVE SLIDING DOOR SYSTEM

CODE COMPLIANCE DOOR NOTES:

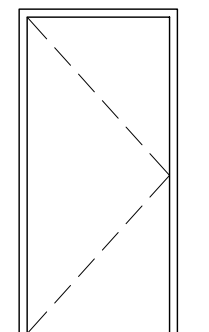
ALL EXIT DOORS SHALL CONFORM TO THE FOLLOWING PROVISIONS OF THE INTERNATIONAL BUILDING CODE (IBC) AND THE STATE OF INDIANA ACCESSIBILITY CODE:

- THE EXIT DOORS SHALL BE OPERABLE FROM THE INSIDE WITHOUT THE USE OF ANY SPECIAL KNOWLEDGE OR EFFORT WHEN THE BUILDING IS OCCUPIED.
- ALL HAND-ACTIVATED DOOR OPENING HARDWARE SHALL BE CENTERED BETWEEN 34" TO 48" A.F.F. AND SHALL BE OPERATED WITH A SINGLE EFFORT BY LEVER TYPE HARDWARE.
- DOOR LEADING TO UNISEX TOILET ROOM SHALL BE IDENTIFIED WITH A 12" DIAMETER CIRCLE WITH A TRIANGLE SUPERIMPOSED ON THE CIRCLE AND WITHIN THE 12" DIAMETER. SIGN/SYMBOL SHALL BE MOUNTED ON THE WAL. ON THE LATCH SIDE OF THE DOOR AND 60" A.F.F. AND NO MORE THAN 8" FROM THE EDGE OF THE DOOR TO THE EDGE OF THE SIGN.

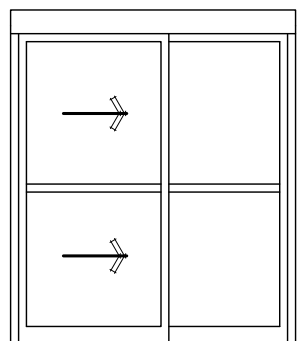
DOOR ELEVATIONS



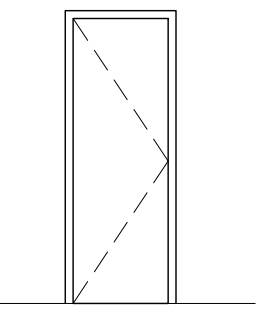
**A**  
3068 HM - 16 GA. INSULATED HOLLOW METAL FRAME, (BRUSHED ALUMINUM FINISH) CLOSER, AND SEAL - PROVIDE 'DETEx' ECL-600 (OR EQUAL) PANIC HARDWARE - 1 1/2 PAIR STANLEY #CB0700 TWO KNUCKLE HINGES - STANLEY #803969 (OR QUAL) STEEL-BRIGHT BRASS, 170 DEGREE, WIDE ANGLE DOOR VIEWER



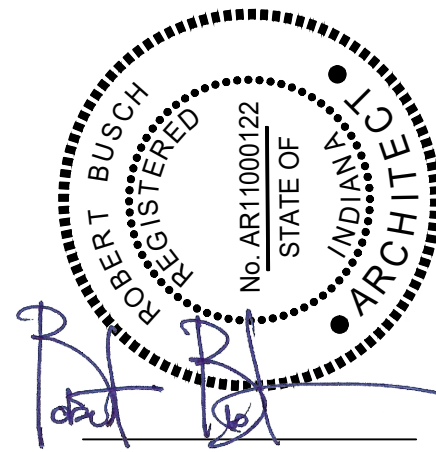
**B**  
3068 HM - 16 GA. INSULATED (PAINTED) WITH HOLLOW METAL FRAME (PAINTED) WITH CLOSER - PROVIDE SCHLAGE PRIVACY LOCK WITH 'SATURN' LEVER HANDLE (BRUSHED ALUM.) 1 1/2 PAIR BUTT HINGES



**C**  
6' - 0" HORTON AUTOMATICS DOOR - PROSLIDE SERIES 2003 BELT DRIVE SLIDING DOOR SYSTEM OR APPROVED EQUAL



**D**  
2060 HM - 16 GA. INSULATED HOLLOW METAL DOOR (PAINTED) WITH METAL FRAME (PAINTED) AND SEALS - 1 1/2 PAIR STANLEY #CB0700 TWO KNUCKLE HINGES



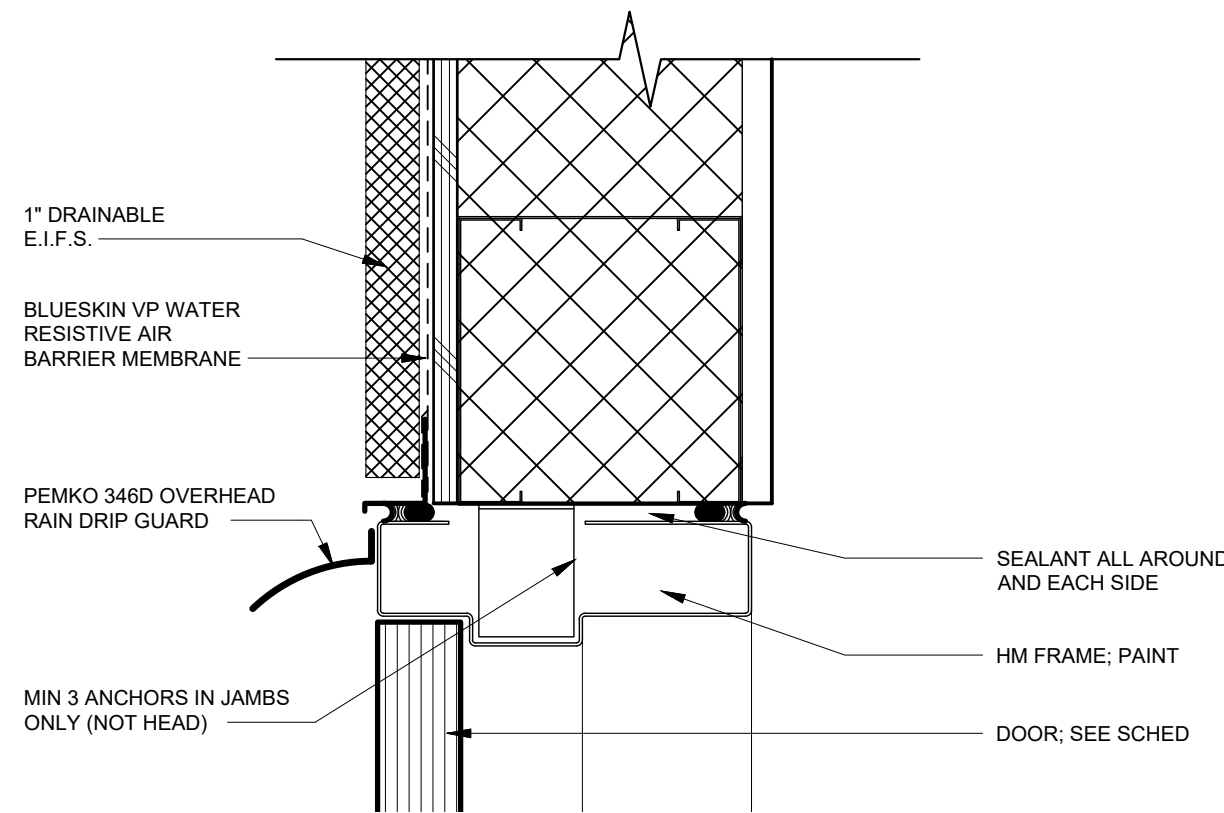
Robert M. Busch  
License #: AR1000122  
Exp. Date: 12/31/2022



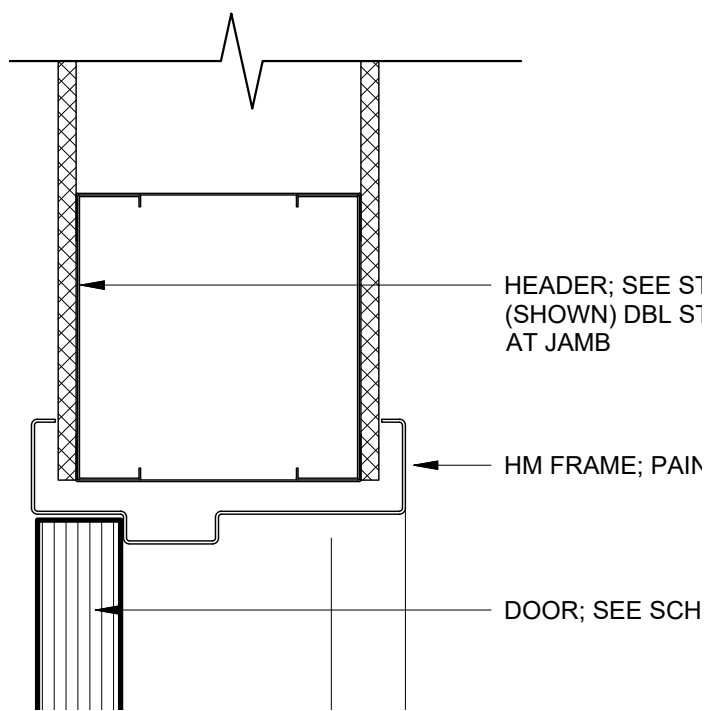
7 BREW DRIVE-THRU

2424 IN-44  
Shelbyville, Indiana 46176

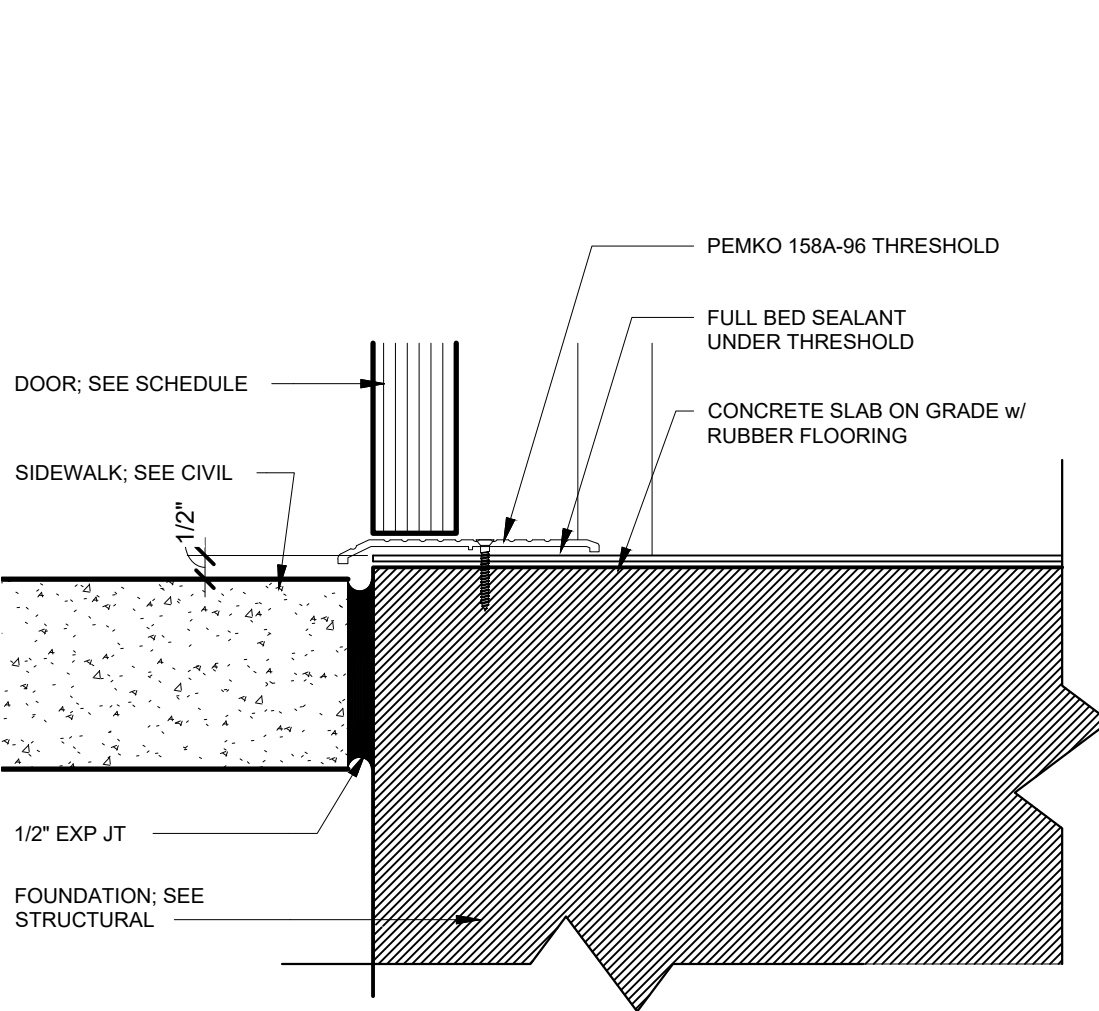
A4.0  
SCHEDULES & WINDOW ELEVATIONS  
8 July 2022 - PERMIT



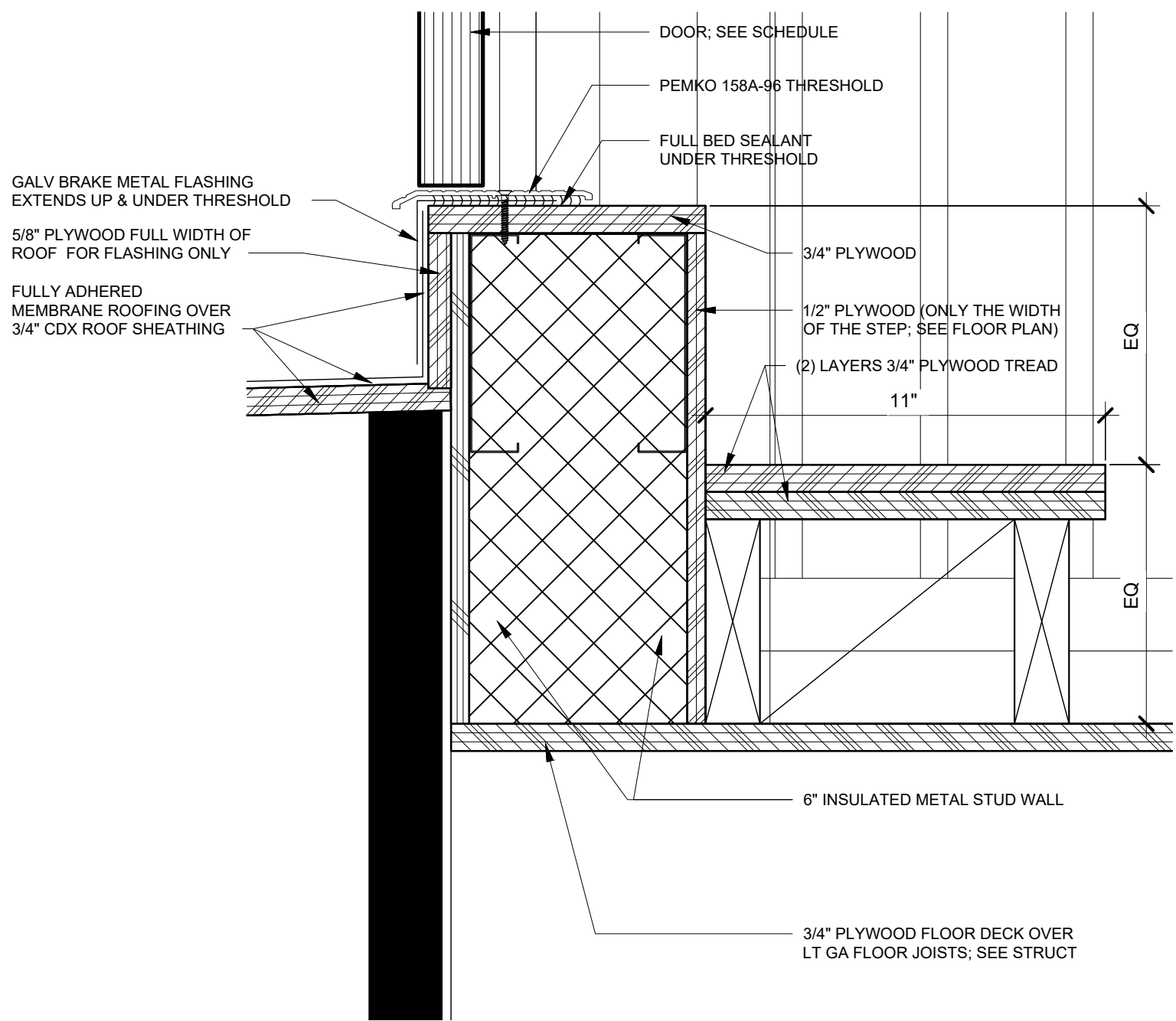
**4** DR HEAD @ 3" INSUL PANEL  
3" = 1'-0" @ EXTERIOR DOORS



**3** DR HEAD @ HM FRAME  
3" = 1'-0" @ INTERIOR DOOR

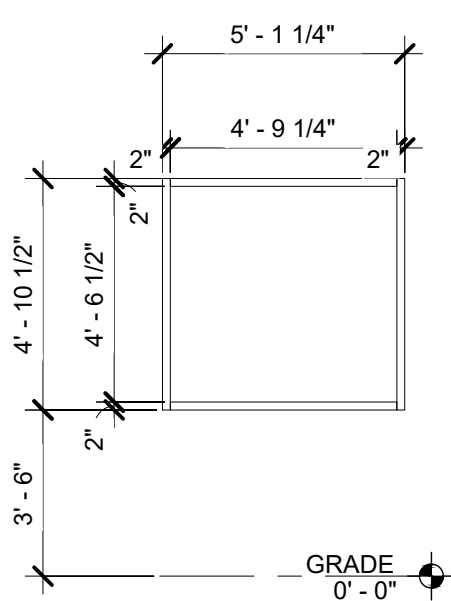


**2** DOOR THRESHOLD  
3" = 1'-0" @ MAIN FLR EXTERIOR DOOR

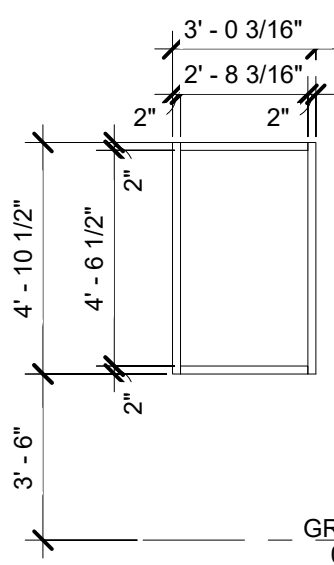


**1** DOOR THRESHOLD  
3" = 1'-0" @ MECH ACCESS RM DOOR

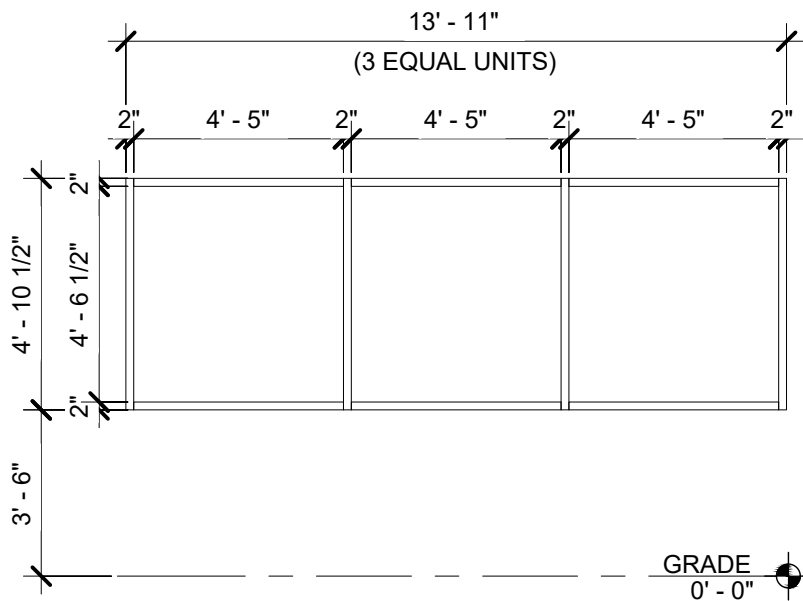
WINDOW ELEVATIONS



**SF3**  
ALUMINUM STOREFRONT



**SF2**  
ALUMINUM STOREFRONT



**SF1**  
ALUMINUM STOREFRONT

WINDOW ELEVATION GENERAL NOTES

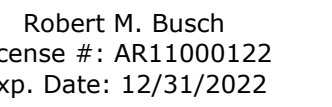
- VERIFY ALL ROUGH OPENING PRIOR TO ORDERING WINDOWS.
- PROVIDE BACKER ROD & SEALANT AROUND ALL OPENINGS.
- FOLLOW MANUFACTURER SPECIFICATIONS FOR PROPER STOREFRONT INSULATION.
- NOTIFY ARCHITECT OF ANY DISCREPANCIES CONTAINED WITHIN WINDOW ELEVATIONS.

\*ALL WINDOWS ARE 1" CLEAR INSULATED, TEMPERED GLASS (LOW ES - ARGON) IN 2" x 4 1/2" ALUMINUM KAWNEER TRIFAB VERSAGLAZE 451 FRAMING SYSTEM





Note Number	Note Text
1	6" CONCRETE FILLED BOLLARD - TYP.
2	CUSTOM GATES: SEE 6/A1.2
3	MECH. ACCESS DOOR AND LADDER - SUPPLIED BY OWNER
4	MODULAR BRICK, (COLOR TO MATCH BUILDING) OVER 8" CMU BLOCK
5	4" MASONRY CAP ON TOP OF CMU WALL



# A5.0

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