BK: 6476 PG: 265
Recorded: 5/4/2023 at 3:20:32.0 PM
County Recording Fee: $17.00
Iowa E-Filing Fee: $3.00
Combined Fee: $20.00
Revenue Tax:
Kim Painter RECORDER
Johnson County, Iowa

Prepared By: James D. Houghton, 568 Highway 1 West, Iowa City, IA 52246 ~ (319) 351-8600
Return Document To: Anderson & Houghton, LLP, 568 Highway 1 West, Iowa City, IA 52246 ~ (319) 351-8600

FOURTH AMENDMENT TO DECLARATION OF SUBMISSION OF PROPERTY TO HORIZONTAL PROPERTY REGIME PURSUANT TO CHAPTER 499B FOR PRAIRIE HILL CONDOMINIUMS

DECLARANT
ICCH, LLC
140 Prairie Hill Ln.
Iowa City, IA 52246

FOURTH AMENDMENT TO DECLARATION OF SUBMISSION OF PROPERTY TO HORIZONTAL REGIME ESTABLISHING A PLAN FOR CONDOMINIUM OWNERSHIP OF PREMISES

This Fourth Amendment to Declaration of Submission of Property to the Horizontal Property Regime established by Chapter 499B, the Code of Iowa, and amending the original Declaration recorded March 30, 2018, in Book 5770, Pages 1-111, of the records of the Johnson County Recorder's Office, and any further amendment thereto. This Amendment is made by ICCH, LLC, hereinafter referred to as "Declarant," and being made to adopt updated building plans and specifications as to Unit 5B of Prairie Hill Condominiums.

Exhibit D of the original Declaration of Condominium is hereby supplemented with the revised building plans and specifications as to Unit 5B, which revised building plans and specifications are attached hereto.

Furthermore, the undersigned Declarant hereby states for clarification purposes that the Condominium Project, pursuant to Exhibit H of the Third Amendment recorded November 21, 2022, in Book 6442, Page 697, consists of 37 units.

The Fourth Amendment shall take effect when filed in the office of the Recorder of Johnson County, Iowa.

IN WITNESS WHEREOF; Declarant has executed this Amendment to the Declaration the day and year written below.

ICCH, LLC

5/4/2023
Date

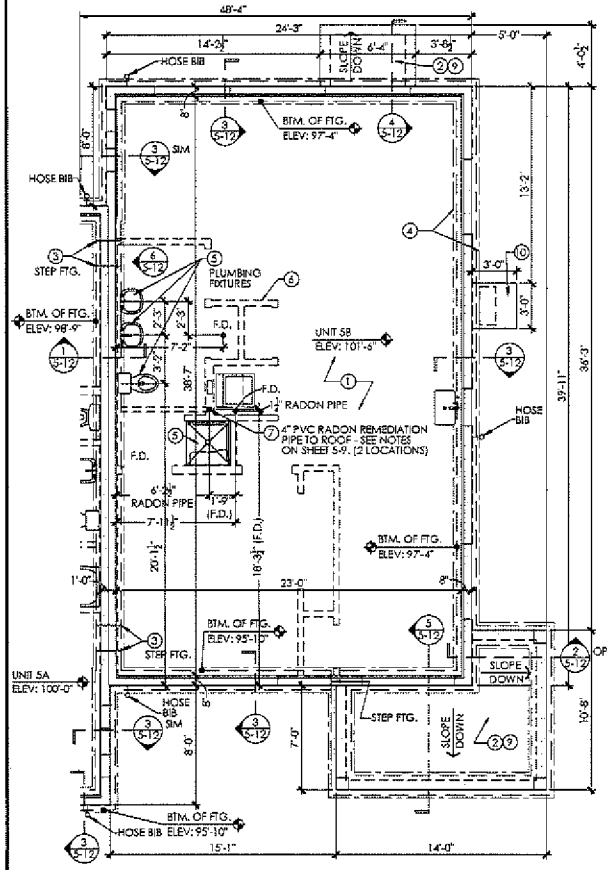
By: Barbara Bailey
Barbara Bailey, Member, Board of Managers

STATE OF IOWA)
) ss:
COUNTY OF JOHNSON)

This instrument was acknowledged before me, the undersigned, a Notary Public in and for the State of Iowa, on May 4th, 2023, by Barbara Bailey, as Member, Board of Managers, of ICCH, LLC.

Ellison Ruen
Notary Public in and for the State of Iowa

NOTARIAL SEAL IOWA
ELLISON RUEN
Commission Number 815389
My Commission Expires
February 18, 2025



FOUNDATION PLAN UNIT 5B

SCALE: 1/4"=1'-0" (22"x34" PRINT) NORTH

CONCRETE NOTES

ALSO REFER TO SPECIFICATIONS

A. CONCRETE SHALL BE NORMAL WEIGHT WITH A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 4000 POUNDS PER SQUARE INCH (UNLESS NOTED OTHERWISE).

B. ALL CONCRETE WORK TO BE IN ACCORDANCE WITH THE AMERICAN CONCRETE INSTITUTE'S "BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE" (A.C.I. 318).

C. CONCRETE SHALL BE PROPERLY VIBRATED DURING CONCRETE PLACEMENT TO INSURE PROPER DISTRIBUTION OF THE CONCRETE IN THE FORMS.

D. REINFORCING STEEL SHALL BE DEFORMED NEW BILLET STEEL BARS IN ACCORDANCE WITH A.S.T.M. SPECIFICATION A615 GRADE 60

E. DETAILING OF REINFORCING STEEL SHALL CONFORM TO THE AMERICAN CONCRETE INSTITUTE DETAILING MANUAL.

F. PROVIDE 2-#4 x 4'-0" CORNER BARS TOP AND BOTTOM AT ALL CORNERS AND T-INTERSECTIONS OF FOUNDATION BEAMS.

G. LAP CONTINUOUS REINFORCING STEEL 36 BAR DIAMETERS.

H. ALL HOOKS AND BENDS SHALL CONFORM TO A.C.I. STANDARDS UNLESS SHOWN OTHERWISE ON DRAWINGS.

I. TACK WELDING ON REINFORCING STEEL SHALL NOT BE PERMITTED.

J. REINFORCING STEEL IN FOOTINGS SHALL HAVE A MINIMUM OF 3" OF CLEAR COVER AGAINST THE EARTH. SLAB REINFORCING STEEL SHALL BE PLACED AT MID-DEPTH.

K. FOUNDATIONS HAVE BEEN DESIGNED ASSUMING AN ALLOWABLE SOIL BEARING PRESSURE OF 2000 PSF. FOOTING SHALL BE INSTALLED ON ORIGINAL GRADE OR ENGINEERED FILL. PROVIDE ARCHITECT WITH SOIL BORINGS OR OTHER ENGINEERING DATA. FOOTINGS TO BE INSPECTED PRIOR TO POUR TO ASSURE THAT THEY WILL BE ON FIRM SOIL OR PROVIDE OTHER ENGINEERING DATA.

M. SLOPE PORCH SLABS AT ENTRIES AS REQUIRED TO PROVIDE LANDING WITHIN 1/2" OF INTERIOR FLOOR.

FOUNDATION PLAN KEYNOTES

THESE NOTES APPLY TO THIS SHEET ONLY.

1. 4" CONCRETE SLAB PER DETAILS.
2. 5" CONCRETE SLAB PER DETAILS.
3. STEP FOOTING- REFER TO ELEVATIONS FOR LOCATION IF NOT SHOWN ON PLAN.
4. CONCRETE FORMING AND DRAINAGE SYSTEM- CONNECT INBOARD AND OUTBOARD FORM WITH CROSSOVER TIE.
5. PLUMBING FIXTURE.
6. LINE OF STUD WALLS.
7. 4" PVC RADON REMEDIATION PIPE TO ROOF.
8. 100'-0" IS A REFERENCE ELEVATION- REFER TO CIVIL DRAWINGS FOR ACTUAL ELEVATION.
9. SLOPE PORCH SLABS AT ENTRIES AS REQUIRED TO PROVIDE LANDING WITHIN 1/2" OF INTERIOR FLOOR.
10. CONDENSER UNIT CONC. PAD - SIMILAR TO PATIO.

WALL TYPES SEE WALL SECTIONS FOR ENTIRE ASSEMBLY

W02
- SIDING ON DRAINAGE MATRIX
- 1-1/2" ZIP SHEATHING
- 1" CLOSED CELL FOAM
- HIGH DENSITY BLOWN-IN FIBERGLASS INSULATION
- 5/8" GYPSUM BOARD ON 2x6 STUDS AT 24" O.C.

W10
- 5/8" GYPSUM BOARD EACH SIDE OF 2x4 STUDS AT 24" O.C.

W11
- 5/8" GYPSUM BOARD EACH SIDE OF 2x4 STUDS AT 24" O.C.
- 3-1/2" BATT INSULATION

W21
- 5/8" GYPSUM BOARD EACH SIDE OF 2x6 STUDS AT 24" O.C.
- 3-1/2" BATT INSULATION

W22
- 5/8" GYPSUM BOARD ONE SIDE OF 2x6 STUDS AT 24" O.C.
- ONE HOUR FIRE RATED WALL ASSEMBLY U.L. U340 SIMILAR
- 5-1/2" BATT INSULATION

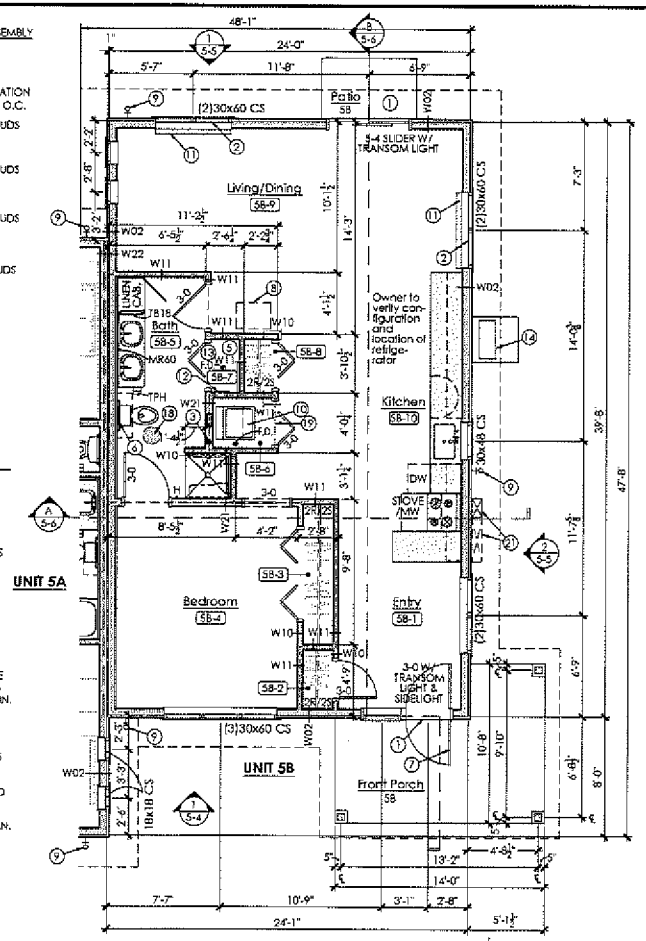
BATH ACCESSORIES

H	HOOK
MR60	60"Wx48"H MIRROR
TB18	18" TOWEL BAR
TPH	TOILET PAPER HOLDER

FLOOR PLAN KEYNOTES

THESE NOTES APPLY TO THIS SHEET ONLY.

1. CONCRETE LANDING TO BE WITHIN 1/2" OF INTERIOR FLOOR LEVEL (TYPICAL)- SLOPE CONCRETE AS REQUIRED.
2. EGRESS WINDOW- TYPICAL ALL BEDROOMS
3. 4" SCHEDULE 40 PVC RADON REMEDIATION PIPE TO ROOF - SEE NOTES ON SHEET S-9. FURR OUT WALL AS REQUIRED IF NOT WITHIN 2x6 WALL.
4. STACKED PHOTOVOLTAIC PANEL INVERTER LOCATION. PROVIDE SUPPORT BLOCKING IN WALL SEE NOTES AT SHT. S-3.
5. WATER HEATER WITH ADJACENT FLOOR DRAIN.
6. PROVIDE 2x6 BLOCKING IN WALLS AT ALL TOILETS FOR FUTURE INSTALLATION OF GRAB BARS.
7. INSULATED STORM DOOR.
8. 24"X30" ATTIC ACCESS DOOR. PROVIDE 1/4"X18" HIGH PLYWOOD SIDE WALLS. TOP OF WELL TO HAVE INSET 8" RIGID INSULATION AT TOP- SEE DETAIL 4/S-7.
9. (3) HOSE BIBS AT EACH UNIT AT INDICATED LOCATION.
10. STACKED WASHER/DRYER WITH ADJACENT FLOOR DRAIN.
11. RESISTANT HEATER- SEE ELECTRICAL PLAN.
12. ACCESS PANEL TO ALLOW CONNECTION OF HOSES AND VENT PIPING FROM OUTSIDE OF CLOSET. PROVIDE PLYWOOD COVER.
13. ROUTE PIPING TO WATER HEATER (W.H.) AS REQ'D TO KEEP SPACE ABOVE W.H. OPEN TO ACCOMODATE INSTALLATION OF STORAGE SHELVING ABOVE W.H.
14. CONDENSER ON CONC. PAD - SEE ELECTRICAL PLAN.
15. 2-4 WOOD POCKET DOOR. SEE DETAIL 3/S-9.
16. TUBULAR DAYLIGHTING DEVICE - CONTRACTOR TO COORDINATE LOCATION OF TDD IN CEILING WITH OWNER
17. PROVIDE 3'x8" TRANSFER GRILL IN WALL ABOVE DOOR AT LAUNDRY ROOM- CENTER ON DOOR BELOW.
20. ELECTRICAL SERVICE - SEE ELECTRICAL PLAN.
21. ALTERNATE ELECTRICAL SERVICE/PHOTOVOLTAIC INVERTERS LOCATION.



MAIN LEVEL PLAN UNIT 5B

SCALE: 1/4"=1'-0" (22"x34" PRINT) NORTH

Note to Contractor:

MODIFY AND ADAPT INFORMATION CONTAINED IN **BUILDING #5 AT PRAIRIE HILL – PERMIT SET** (ISSUED 10.16.18) TO THE WORK OF THESE **OWNER REQUESTED CHANGES TO UNIT 5B** INCLUDING BUT NOT LIMITED TO DRAWING NOTES, MECHANICAL AND ELECTRICAL PLANS, INTERIOR ELEVATIONS, SPECIFICATIONS, AND OTHER, ALL AS APPLICABLE AND REQUIRED TO ACCOMPLISH THE CHANGES TO UNIT 5B INDICATED IN THIS SUPPLEMENTAL DRAWING - THE INTENT IS TO PROVIDE A COMPLETE AND FINISHED PRODUCT EQUILVALENT TO THAT PROVIDED BY **BUILDING #5 AT PRAIRIE HILL – PERMIT SET**

SUPPLEMENT TO **BUILDING #5 AT PRAIRIE HILL – PERMIT SET**

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OWNER REQUESTED CHANGES TO UNIT 5B

NOVEMBER 2018

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SUPPLEMENT

PRINTING DATE 11.14.18

OWNER REQUESTED CHANGES TO UNIT 5B
IOWA CITY COHOUSING
BUILDING #5 AT PRAIRIE HILL
IOWA CITY, IOWA

Revisions:

Sheet Description: FOUNDATION PLAN 5B, MAIN LEVEL PLAN 5B

Job No: COHO5
Date: NOV. 2018
Drawn by: MSK,WJ
Checked by: JFS
File: COHO5-22

Sheet No:
5B-1
1 OF 1