



SALT LAKE CITY - HQ
524 SOUTH 600 EAST
SALT LAKE CITY, UT
801.575.8800
VCBO.COM



ST. GEORGE
20 N. MAIN ST. #103
ST. GEORGE, UT
435.522.7070

USA CLIMBING

3017 E. KEMPNER RD.
SALT LAKE CITY, UT 84109
801.277.2525

STEPHEN M. BROWN
PRESIDENT - MILLCREEK CONSULTING &
DEVELOPMENT
sbrown.millcreek@comcast.net

USA CLIMBING NATIONAL TRAINING CENTER

535 W 300 S, SALT LAKE CITY, UT 84101
USA CLIMBING

VCBO NUMBER: 23310.00
CLIENT NUMBER: 00000

SCHEMATIC DESIGN
JULY 17, 2025



ARCHITECT

BRETT TIPPETS
VCBO ARCHITECTURE
btippets@vcbo.com

524 SOUTH 600 EAST
SALT LAKE CITY, UT 84102
801.575.8800

STRUCTURAL ENGINEER

BRETT GOODMAN
BHB ENGINEERS
Brett.Goodman@bhbengineers.com

2766 SOUTH MAIN ST.
SALT LAKE CITY, UT 84115
801.355.5656

MECHANICAL ENGINEER

STEVEN SHEPHERD
SPECTRUM ENGINEERS
STEVEN.SHEPHERD@SPECENG.COM

324 S STATE ST, SUITE 400
SALT LAKE CITY, UT 84111
801.328.5151

ELECTRICAL ENGINEER

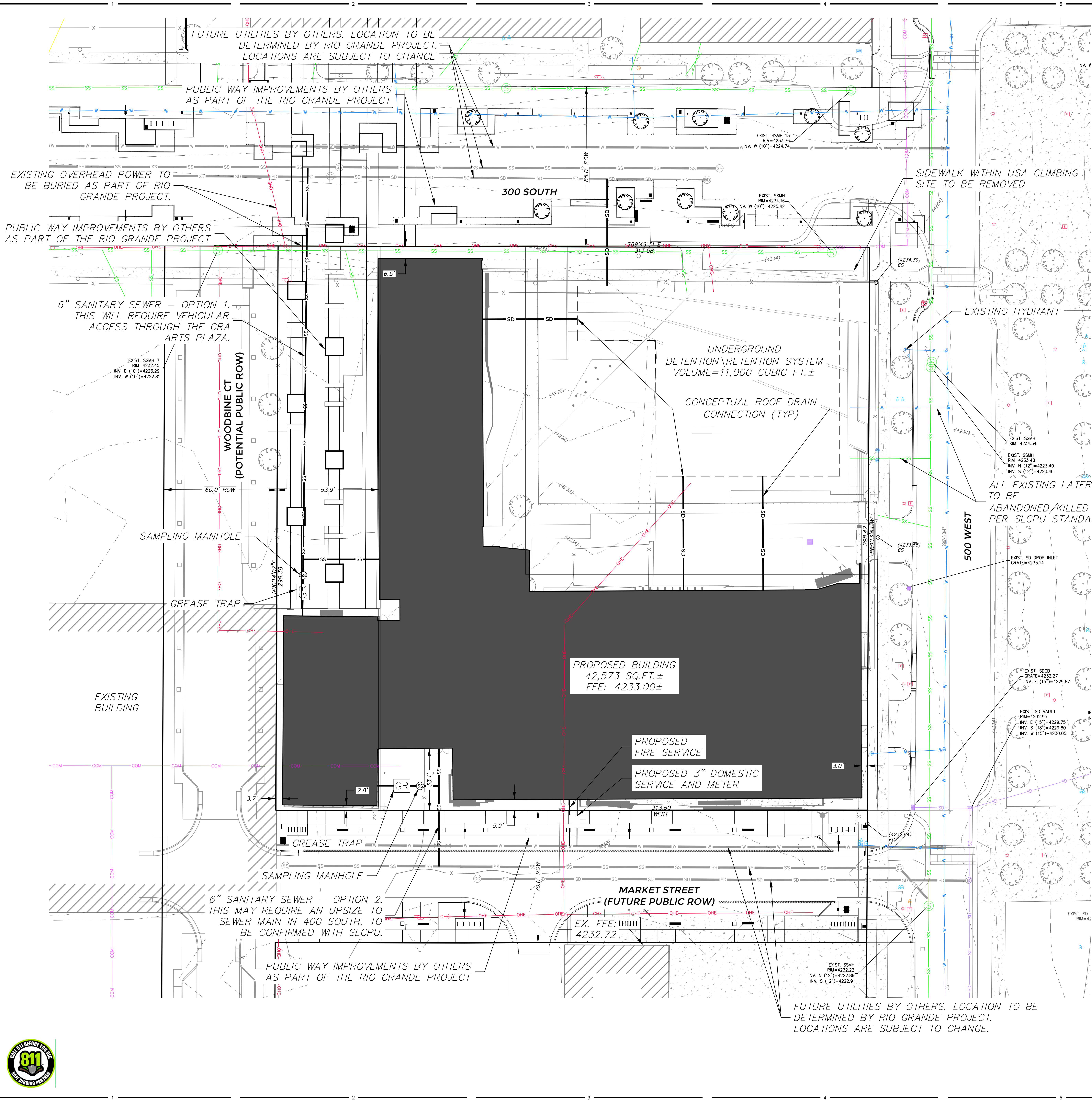
MATTHEW HAVERKAMP
SPECTRUM ENGINEERS
MATT.HAVERKAMP@SPECENG.COM

324 S STATE ST, SUITE 400
SALT LAKE CITY, UT 84111
801.328.5151

CIVIL ENGINEER

RYAN KHODL
TALISMAN CIVIL CONSULTANTS
ryank@talismancivil.com

1588 S MAIN STREET, STE 200
SALT LAKE CITY, UT 84115
801.743.1308



PARCEL DESCRIPTION

THIS IS THE DESCRIPTION OF THE ASSUMED FINAL BOUNDARY OF THE PARCEL AFTER CONSOLIDATION OF THE EXISTING CONDITION. PARCEL BOUNDARY IS SUBJECT TO CHANGE.

- A PORTION OF LOTS 7 AND 8 AND THE A PORTION OF THE AREA ALONG 300 WEST CLOSED BY ORDINANCE 26, BLOCK 46, PLAT A, SALT LAKE CITY SURVEY MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WESTERLY RIGHT OF WAY OF 500 WEST STREET; SAID POINT BEING SOUTH 89°46'58" EAST, ALONG THE MONUMENT LINE 34.89 FEET TO A POINT AT THE INTERSECTION OF 500 WEST AND 300 SOUTH STREET AND SOUTH 00°13'54" WEST, ALONG THE ROAD CENTERLINE 44.30 FEET AND NORTH 89°46'06" WEST, 63.97 FEET FROM A FOUND STREET MONUMENT AT 500 WEST AND 300 SOUTH STREET (BASIS OF BEARING BEING SOUTH 89°46'58" EAST FROM THE MONUMENTS AT 600 WEST 300 SOUTH AND 500 WEST 300 SOUTH, SALT LAKE CITY, UT); AND RUNNING THENCE SOUTH 00°13'54" WEST, ALONG THE WESTERLY RIGHT OF WAY LINE OF 500 WEST STREET 298.42 FEET; THENCE WEST, 313.60 FEET; THENCE NORTH 00°14'07" EAST, 299.38 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY OF 300 SOUTH STREET, THENCE SOUTH 89°49'31" EAST, ALONG SAID SOUTHERLY RIGHT OF WAY 313.58 FEET TO THE POINT OF BEGINNING.

CONTAINS: 93,732 SQ. FT. OR 2.15 ACRES MORE OR LESS

PRELIMINARY
NOT FOR CONSTRUCTION

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SCHEMATIC DESIGN

SCHEMATIC UTILITY PLAN

C400

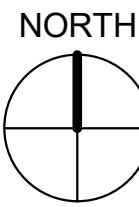
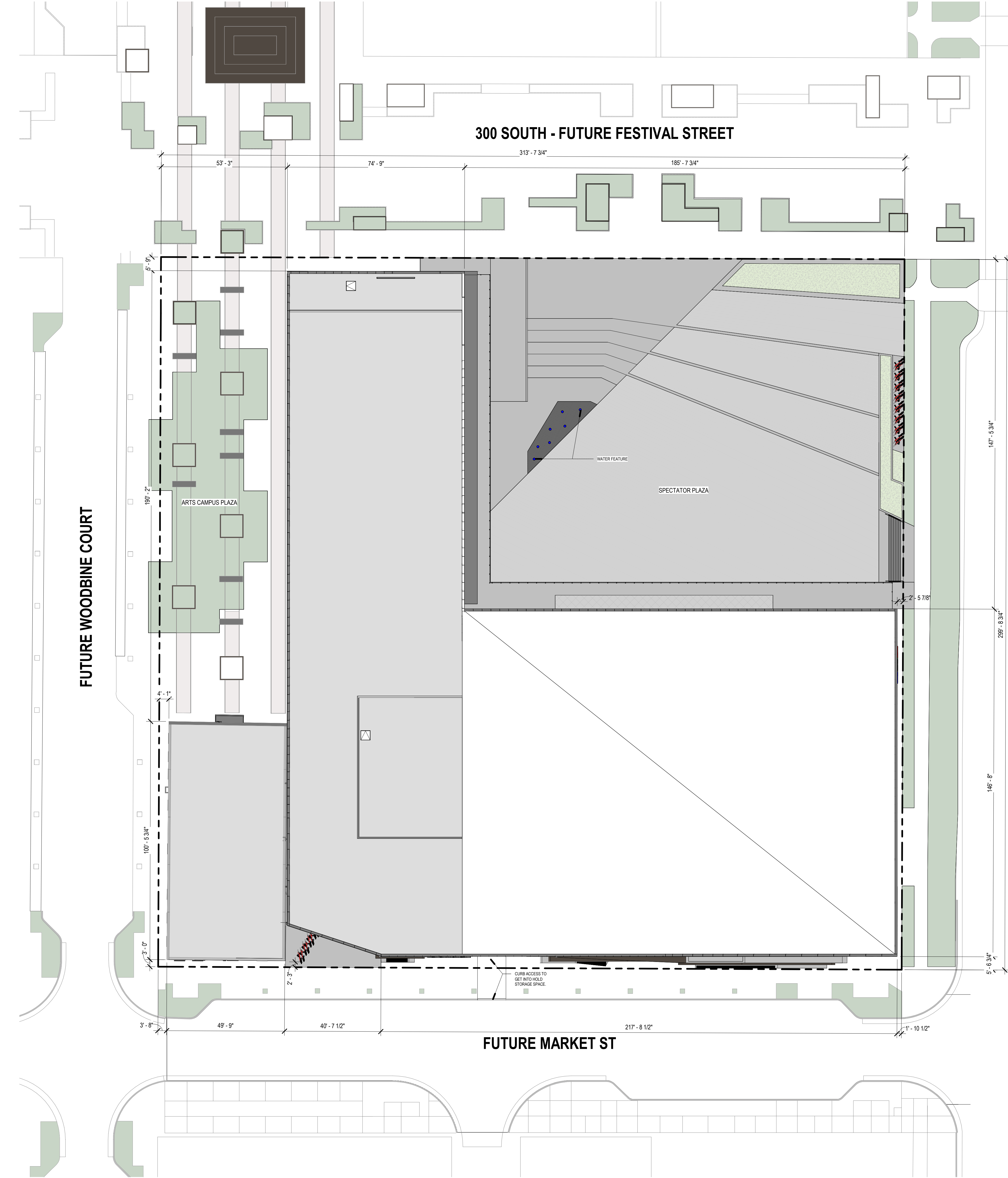
GENERAL SITE PLAN NOTES

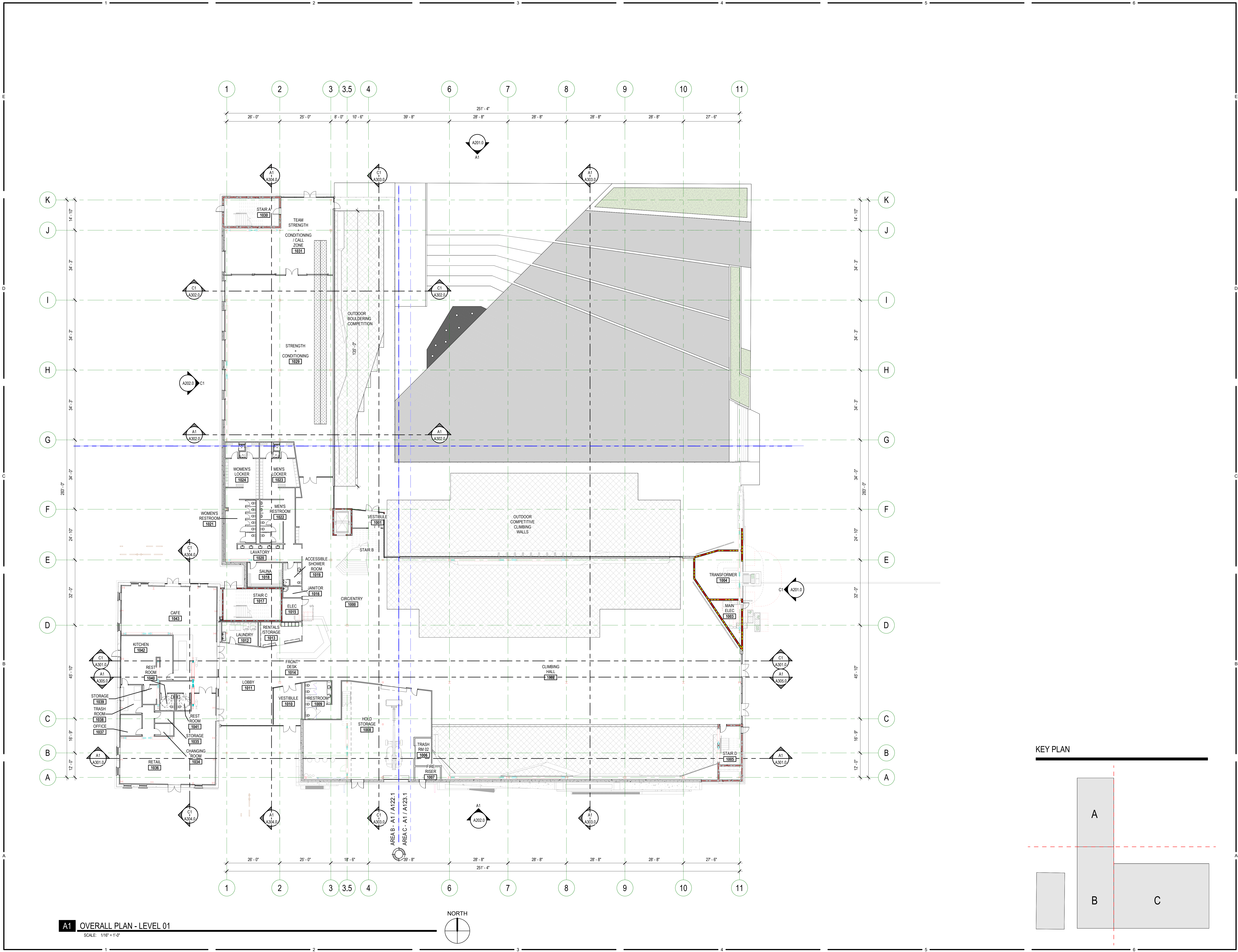
1. GRADING AT THE BUILDING SHALL HAVE A 5% MINIMUM SLOPE AWAY FROM THE BUILDING FOR A MINIMUM OF 10'-0". UNO. CONCRETE SHALL BE SLOPED 2% AWAY FROM BUILDING. IBC 2012 SECTION 1804.3
2. FOUNDATION TO BE 6" ABOVE FINISHED GRADE UNO. (6" FOR DFCM PROJECT, ALSO REVIEW IBC 2012 SECTION 1808)
3. ALL CONNECTIONS FROM CITY STREETS TO THE BUILDING ARE TO BE PROVIDED UNDER THIS CONTRACT. CONTRACTOR TO VERIFY CITY STANDARDS FOR ROAD, CURB, UTILITY AND SIGNAGE REQUIREMENTS.
4. ALL EXTERIOR SIDEWALKS, STAIRS AND LANDINGS TO HAVE POSITIVE DRAINAGE BUT NO MORE THAN A MAXIMUM OF 1/4" SLOPE PER FOOT TO ALLOW POSITIVE DRAINAGE. ALL STAIRS AND RAMPS TO HAVE A LANDING OF 48 INCHES LONG AT THE TOP AND BOTTOM WITH A MAXIMUM SLOPE OF 1/4" PER FOOT. ALL RISERS IN EXTERIOR APPLICATIONS TO BE EPOXY COATED.
5. ALL HARDSCAPE TO BE A MINIMUM OF 4" THICK AIR ENTRAINED CONCRETE OVER 6" ROAD BASE. UNO. AND ALL SIDEWALKS SHALL BE NO LESS THAN 5'-0" WIDE.
6. FINISH GRADE OF SOFTSCAPE SHALL BE 2" UNIFORMLY BELOW PAVING SURFACES UNLESS NOTED OTHERWISE.
7. FINISH GRADE OF SOFTSCAPE SHALL BE 2" UNIFORMLY BELOW PAVING SURFACES UNLESS NOTED OTHERWISE.
8. 12" X 4" X CONTINUOUS MINIMUM CONCRETE MOW STRIP. TO BE PROVIDED AROUND ENTIRE BUILDING EXCEPT WHERE CONCRETE SIDEWALKS OR PLANTERS OCCUR. TYP. SEE DETAIL XX/ASXX.
9. LIGHT POLE BASE IN ALL LANDSCAPE LOCATIONS TO BE 6" ABOVE FINISHED GRADE. BE LOCATED AT LEAST 36" FROM FACE OF POLE BASE TO BACK OF CURB AND HAVE A CONCRETE MOW STRIP PER DETAIL XX/ASXX. VERIFY LOCATION ON SITE WITH ARCHITECT PRIOR TO ANY INSTALLATION.
10. LIGHT POLE BASE IN ALL PAVED LOCATIONS TO BE 36" ABOVE FINISHED GRADE. VERIFY LOCATION ON SITE WITH ARCHITECT PRIOR TO ANY INSTALLATION.
11. REMOTE FDC TO HAVE VAULT FOR DRAINAGE. SEE DETAIL XX/ASXX.
12. COORDINATE ORIENTATION OF FIRE HYDRANT OUTLETS WITH THE FIRE MARSHALL'S OFFICE PRIOR TO THE FINAL INSTALLATION OF THE HYDRANT ASSEMBLY.

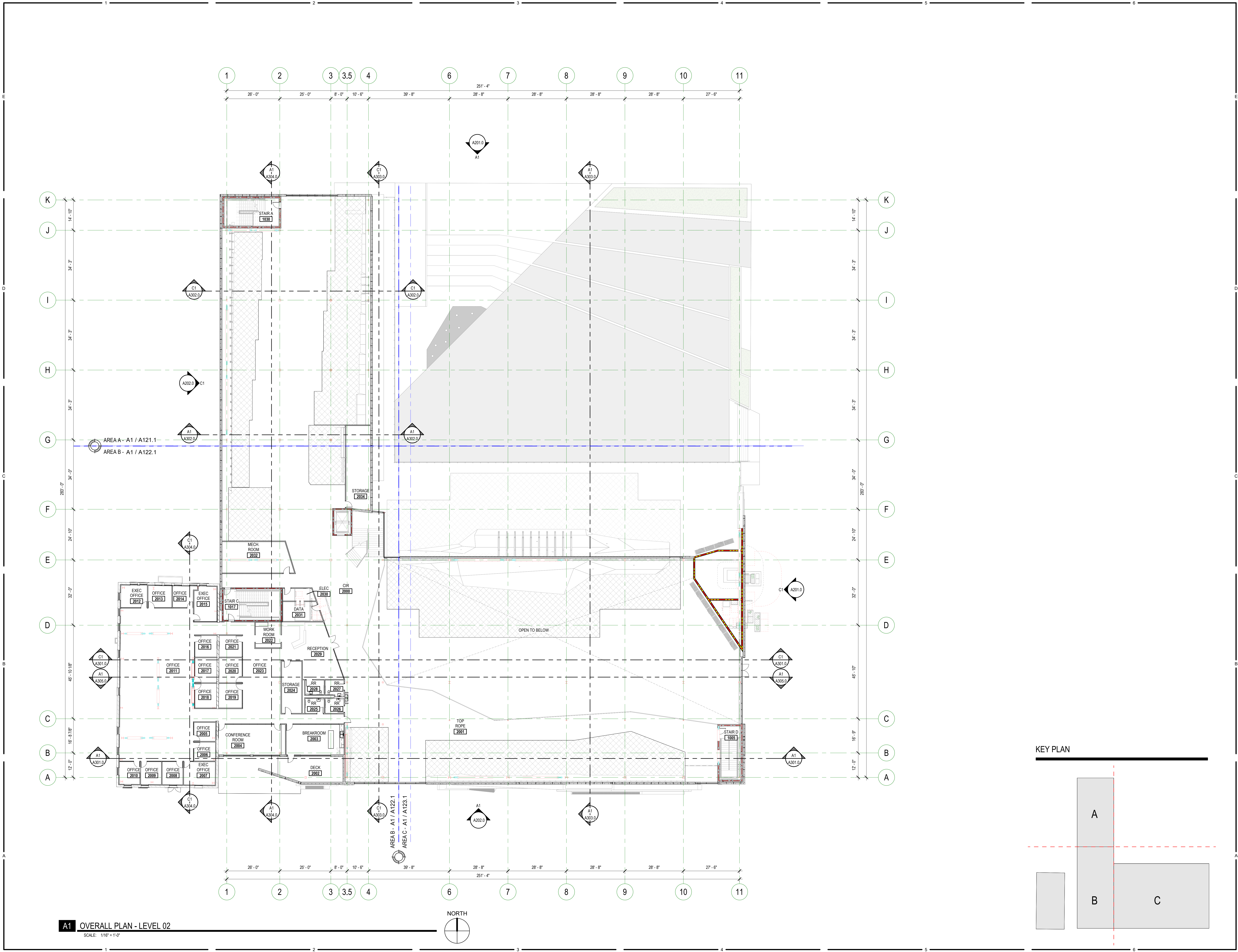
TREE PRESERVATION GUIDELINES + NOTES

1. STEEL WOVEN WIRE FENCES SHALL BE ERECTED TO PROTECT TREES TO BE PRESERVED. FENCES DEFINE A SPECIFIC PROTECTION ZONE FOR EACH TREE OR GROUP OF TREES. FENCE TO BE AT A MINIMUM OF 20' FROM TRUNK OR AT Drip LINE OF TREE, WHICHEVER IS GREATER. FENCES ARE TO REMAIN UNTIL ALL SITE WORK HAS BEEN COMPLETED. FENCES MAY NOT BE RELOCATED OR REMOVED WITHOUT THE WRITTEN PERMISSION OF THE CONSULTING ARCHITECT.
2. INSIDE ALL PROTECTED TREE FENCE AREAS, CONTRACTOR TO PROVIDE WOOD CHIPS, MINIMUM 4" DEEP.
3. CONSTRUCTION TRAILERS AND TRAFFIC AND STORAGE AREAS MUST REMAIN OUTSIDE FENCED AREAS AT ALL TIMES.
4. ALL UNDERGROUND UTILITIES AND DRAIN OR IRRIGATION LINES SHALL BE ROUTED OUTSIDE THE TREE PROTECTION ZONE. IF LINES MUST TRAVERSE THE PROTECTION AREA, THEY SHALL BE TUNNELED OR BORED UNDER THE TREE(S).
5. NO MATERIALS, EQUIPMENT, SPOIL OR WASTE OR WASHOUT WATER MAY BE DEPOSITED, STORED OR PARKED WITHIN THE TREE PROTECTION ZONE (FENCED AREA).
6. ADDITIONAL TREE PRUNING REQUIRED FOR CLEARANCE OR TREE HEALTH DURING CONSTRUCTION MUST BE PERFORMED BY A QUALIFIED ARBORIST AND NOT BY CONSTRUCTION PERSONNEL.
7. ANY HERBICIDES PLACED UNDER PAVING MATERIALS MUST BE SAFE FOR USE AROUND TREES AND LABELED FOR THAT USE. ANY PESTICIDES USED ON SITE MUST BE TREE-SAFE AND NOT EASILY WASHED OFF SITE, CAUSING POLLUTION.
8. IF INJURY SHOULD OCCUR TO ANY TREE DURING CONSTRUCTION IT SHOULD BE EVALUATED AS SOON AS POSSIBLE BY THE CONSULTING ARBORIST OR LANDSCAPE ARCHITECT SO THAT APPROPRIATE TREATMENTS CAN BE APPLIED.
9. ANY GRADING, CONSTRUCTION, DEMOLITION, OR OTHER WORK THAT IS EXPECTED TO ENCOUNTER TREE ROOTS MUST BE MONITORED BY THE CONSULTING ARBORIST/LANDSCAPE ARCHITECT. ALL TREES NOT BEING REMOVED AS INDICATED ON LANDSCAPE DEMOLITION PLAN SHALL BE PROTECTED / MONITORED.
10. IRRIGATION WATER TO THE TREES AND SHRUBS TO REMAIN SHOULD BE AT LEAST 1 INCH A WEEK DURING GROWING SEASON UNTIL PROJECT COMPLETION MAY. OCTI THIS WILL BE APPLIED WITH SPRINKLERS EVENLY OVER THE WHOLE ROOT SYSTEM, TWICE A WEEK TWO DAYS APART WITH 1/2 INCH OF WATER DELIVERED EACH WATERING CYCLE.
11. EROSION CONTROL DEVICES SUCH AS SILT FENCING, DEBRIS, BASINS, AND WATER DIVERSION STRUCTURES SHALL BE INSTALLED TO PREVENT SILTATION AND OR EROSION WITHIN THE TREE PROTECTION ZONE.
12. ANY ROOTS DAMAGED DURING GRADING, TRENCHING OR CONSTRUCTION SHALL BE EXPOSED TO SOUND TISSUE AND CUT CLEANLY WITH A SAW. CONTRACTOR SHALL HAVE A QUALIFIED ARBORIST OR LANDSCAPE ARCHITECT OBSERVE THIS WORK.
13. IF TEMPORARY HAUL OR ACCESS ROADS MUST PASS OVER THE ROOT AREA OF TREES TO BE RETAINED, A ROADBED OF 6 INCHES OF COURSE WOOD CHIP MULCH SHALL BE CREATED TO PROTECT THE SOIL AND ROOTS. THE ROAD BED MATERIAL SHALL BE REPLENISHED AS NECESSARY TO MAINTAIN A 6-INCH DEPTH. UNDER NO CIRCUMSTANCES SHALL SUCH ACCESS ROADS BE USED ON A FREQUENT BASIS.
14. SPOIL OR SUBSOIL FROM TRENCHES, BASEMENTS, OR OTHER EXCAVATIONS SHALL NOT BE PLACED WITHIN THE TREE PROTECTION ZONE, EITHER TEMPORARILY OR PERMANENTLY.
15. MONITORING ONCE A MONTH SHALL OCCUR NOW & THROUGHOUT THE DURATION OF CONSTRUCTION. CONTRACTOR SHALL HAVE A QUALIFIED ARBORIST FROM USU LDAM PERFORM THIS TASK.
16. A SOIL SAMPLE SHALL BE SENT TO USU SOILS LAB TO DETERMINE IF ANY NUTRIENTS CAN BE ADDED TO HELP RELIEVE SOME STRESS TO THE TREES.

KEY NOTES



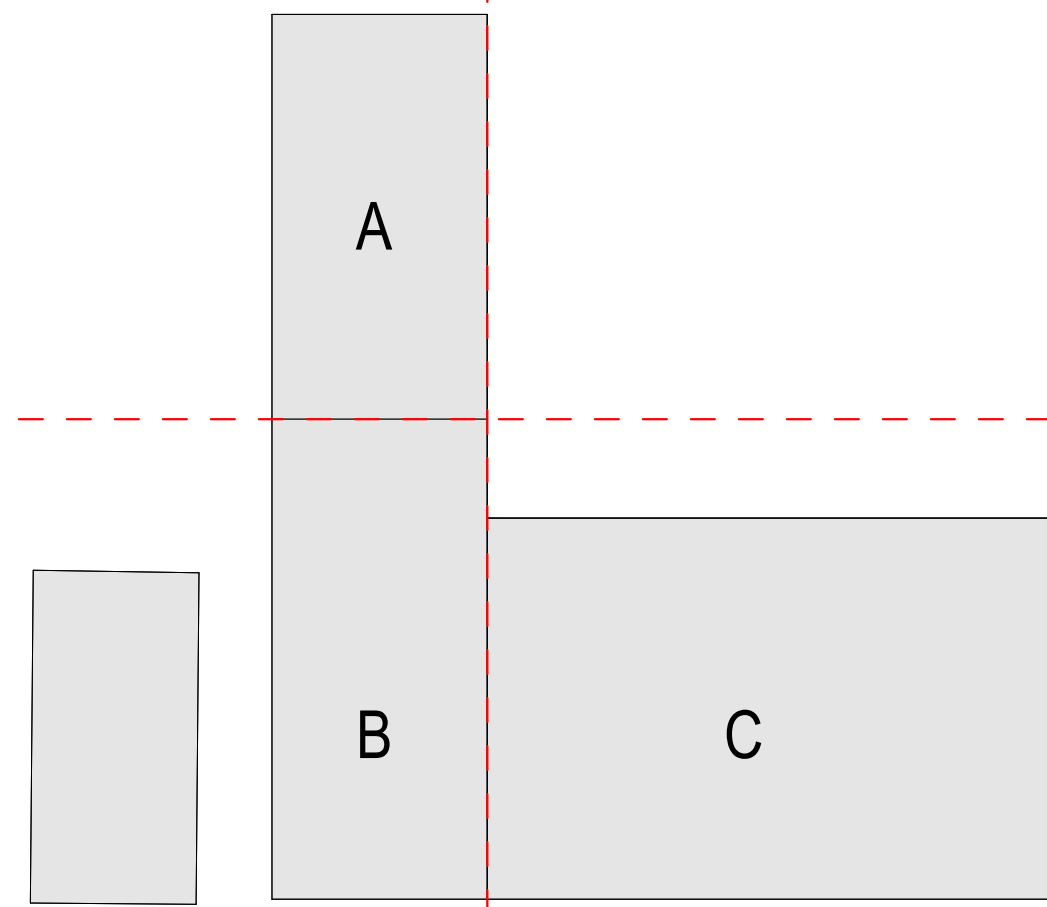




A1 OVERALL PLAN - LEVEL 02

SCALE: 1/16" = 1'-0"

KEY PLAN



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SCHEMATIC DESIGN

OVERALL PLAN - LEVEL 02

A120.0

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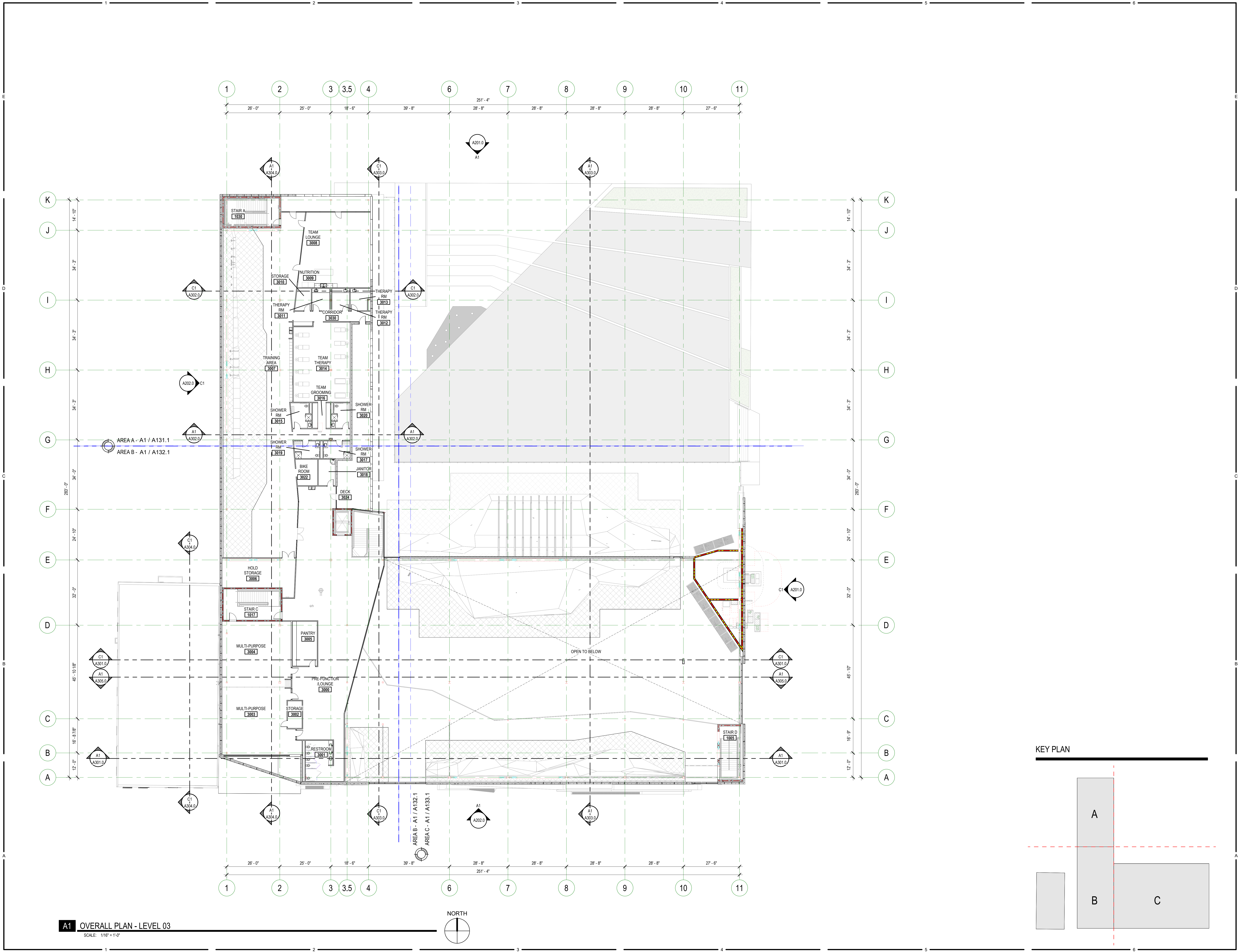
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20 N. MAIN ST. #103
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SCHEMATIC DESIGN

OVERALL PLAN - LEVEL 03

A130.0

EXTERIOR FINISH SCHEDULE

EXPOSED CONCRETE

EC1 EXPOSED CONCRETE - PROVIDE ARCHITECTURAL GRADE FINISH

PRECAST CONCRETE PANEL SYSTEM

P1 REINFORCED CONCRETE PANEL SYSTEM, SANDWICHED WITH RIGID INSULATION - REFER TO PANEL ELEVATIONS AND WALL TYPES

METAL PANEL

MT1 INSULATED METAL PANEL SYSTEM

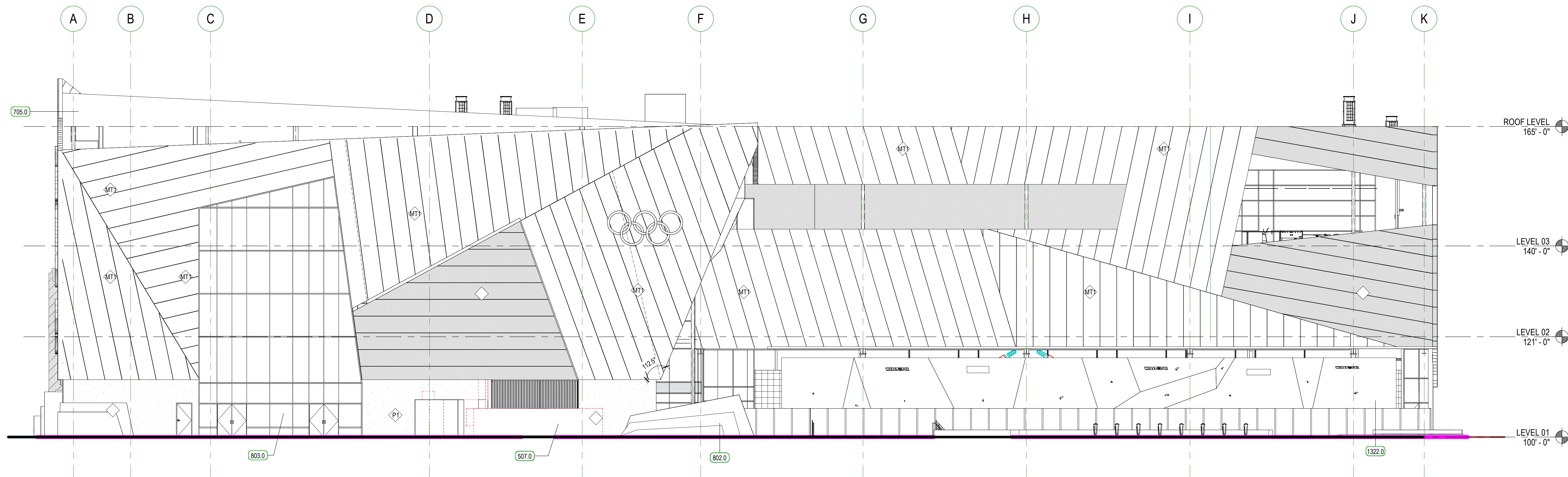
MT2 PERFORATED METAL PANEL SCREEN WALL

WINDOW TYPES

SEE SHEET A601

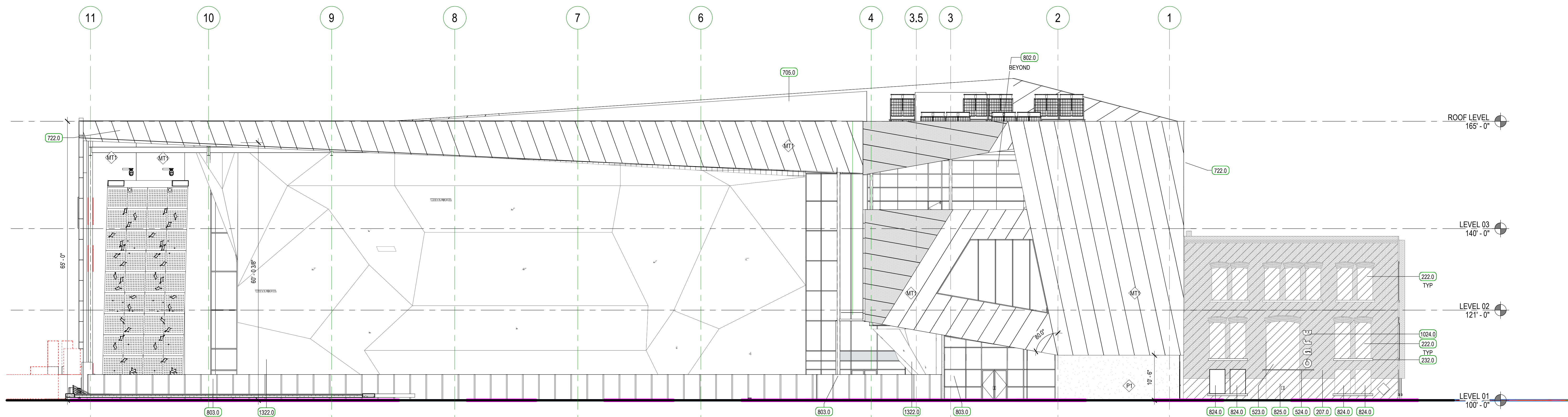
KEYED NOTES

- 207.0 EXISTING MASONRY WALL TO REMAIN, REFER TO STRUCTURAL DRAWINGS TO PREPARE FOR REQUIRED STRUCTURAL SHORING
- 222.0 EXISTING OPENING RESTORED, NEW GLAZING INSTALLED
- 232.0 ASSESS EXISTING SILL AT WINDOW OPENINGS, PREPARE FOR REPAIR OR REPLACEMENT AS REQUIRED
- 507.0 METAL FABRICATED GATE
- 523.0 METAL PANEL INSERT
- 534.0 PLATE STEEL CANOPY
- 705.0 ROOF SYSTEM, SINGLE-PLY MEMBRANE
- 722.0 INSULATED METAL PANEL, FINISH TBD
- 802.0 STOREFRONT SYSTEM
- 803.0 CURTAINWALL SYSTEM
- 824.0 NEW OPENING TO BE CUT, NEW GLAZING INSTALLED
- 825.0 NEW DOOR OPENING TO BE CUT - EXTENT OF EXISTING OPENING TO ACCOUNT FOR CHANGE OF LEVEL 01 ELEVATION
- 1024.0 EXTERIOR SIGNAGE, NIC, PROVIDE ROUGH IN FOR FUTURE POWER
- 1322.0 CLIMBING WALL



C1 EXTERIOR ELEVATION - EAST

SCALE: 3/32" = 1'-0"



A1 EXTERIOR ELEVATION - NORTH

SCALE: 3/32" = 1'-0"

EXTERIOR FINISH SCHEDULE

EXPOSED CONCRETE

EC1 EXPOSED CONCRETE - PROVIDE ARCHITECTURAL GRADE FINISH

PRECAST CONCRETE PANEL SYSTEM

P1 REINFORCED CONCRETE PANEL SYSTEM, SANDWICHED WITH RIGID INSULATION - REFER TO PANEL ELEVATIONS AND WALL TYPES

METAL PANEL

MT1 INSULATED METAL PANEL SYSTEM

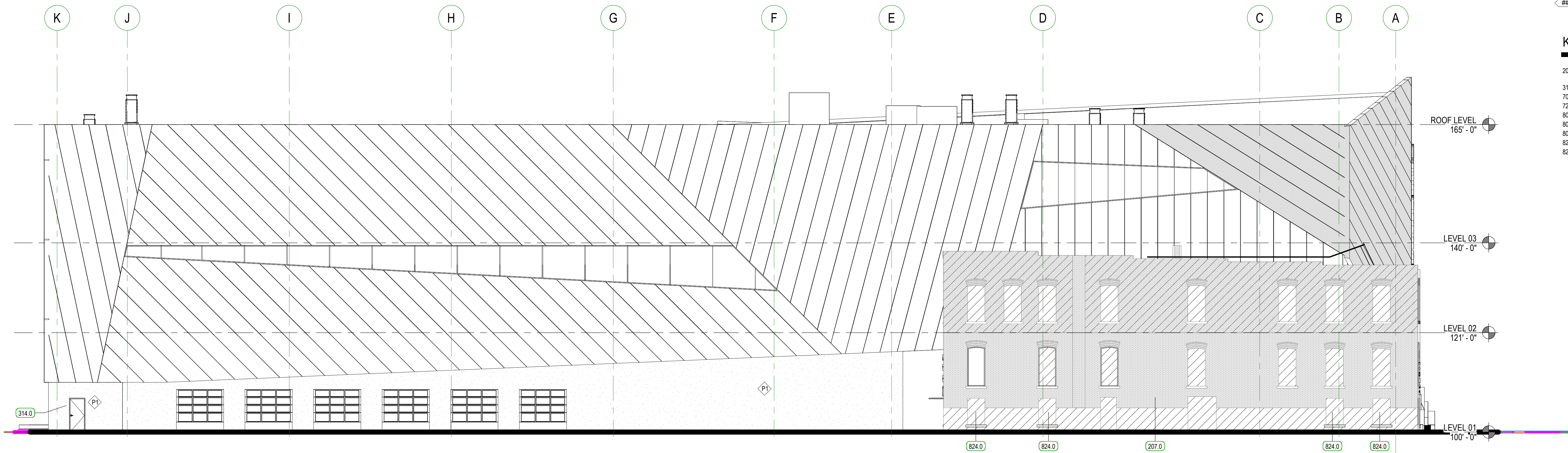
MT2 PERFORATED METAL PANEL SCREEN WALL

WINDOW TYPES

SEE SHEET A601

KEYED NOTES

- 207.0 EXISTING MASONRY WALL TO REMAIN, REFER TO STRUCTURAL DRAWINGS TO PREPARE FOR REQUIRED STRUCTURAL SHORING
- 314.0 PRECAST CONCRETE PANEL
- 705.0 ROOF SYSTEM, SINGLE-PLY MEMBRANE
- 722.0 INSULATED METAL PANEL, FINISH TBD
- 800.0 DOOR AND FRAME, SEE DOOR SCHEDULE
- 802.0 STOREFRONT SYSTEM
- 803.0 CURTAINWALL SYSTEM
- 824.0 NEW OPENING TO BE CUT, NEW GLAZING INSTALLED.
- 825.0 NEW DOOR OPENING TO BE CUT - EXTENT OF EXISTING OPENING TO ACCOUNT FOR CHANGE OF LEVEL 01 ELEVATION



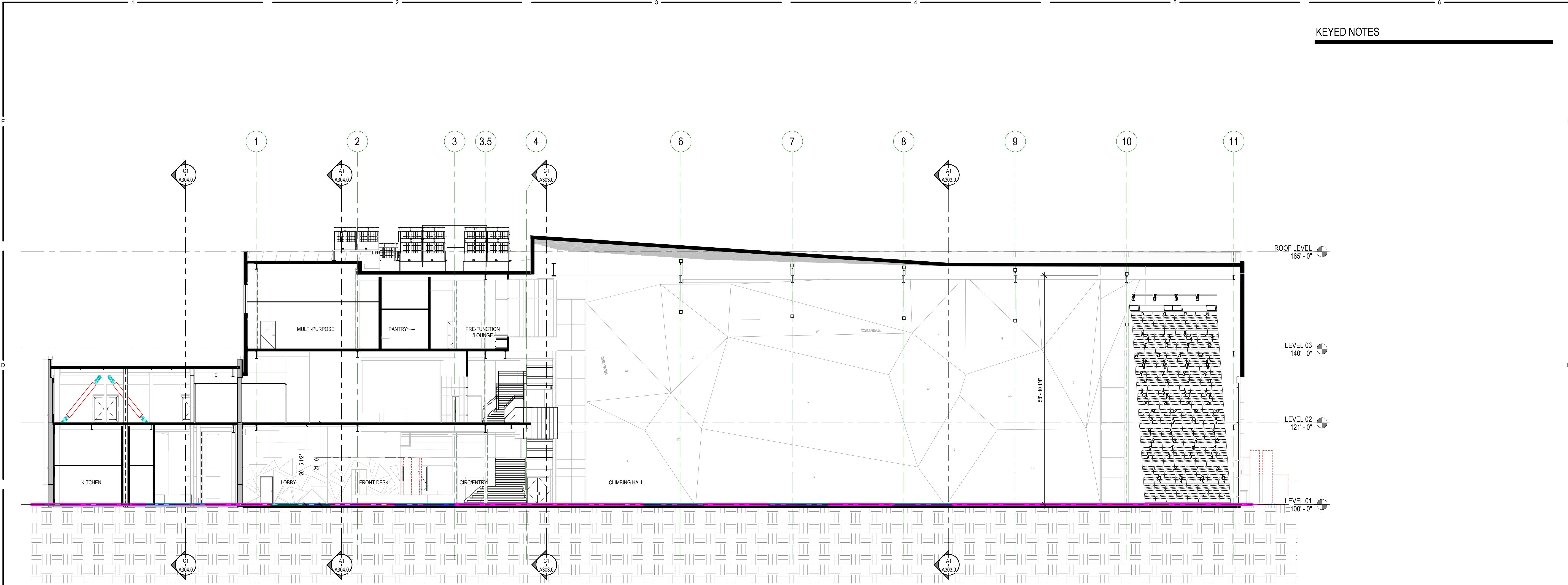
C1 EXTERIOR ELEVATION - WEST

SCALE: 3/32" = 1'-0"



A1 EXTERIOR ELEVATION - SOUTH

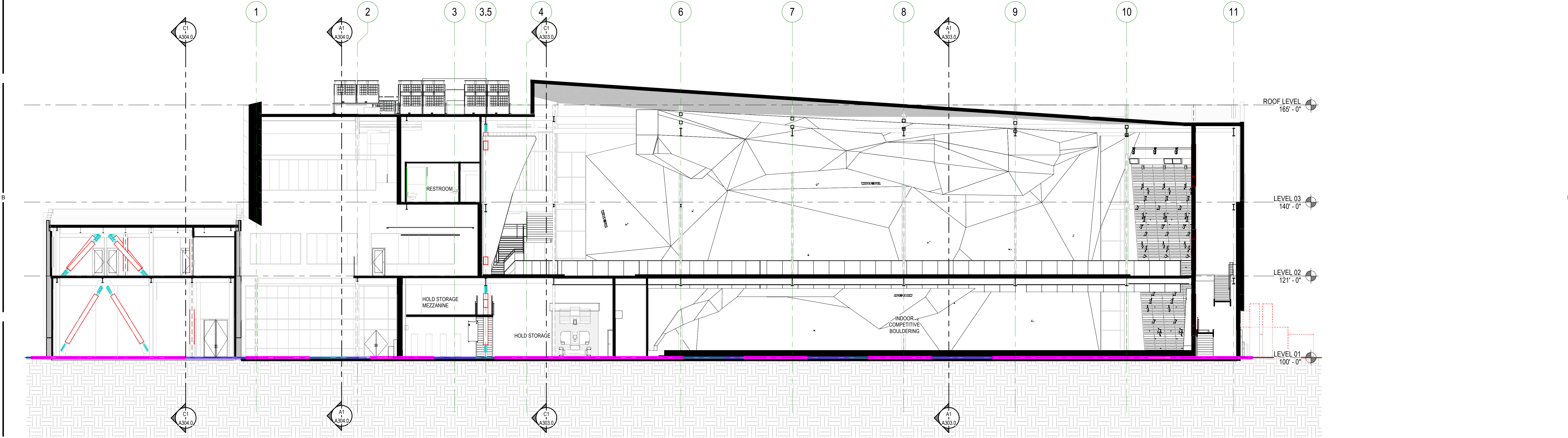
SCALE: 3/32" = 1'-0"



KEYED NOTES

C1 BUILDING SECTION - EW 2

SCALE: 3/32" = 1'-0"



A1 BUILDING SECTION - EW 1

SCALE: 3/32" = 1'-0"

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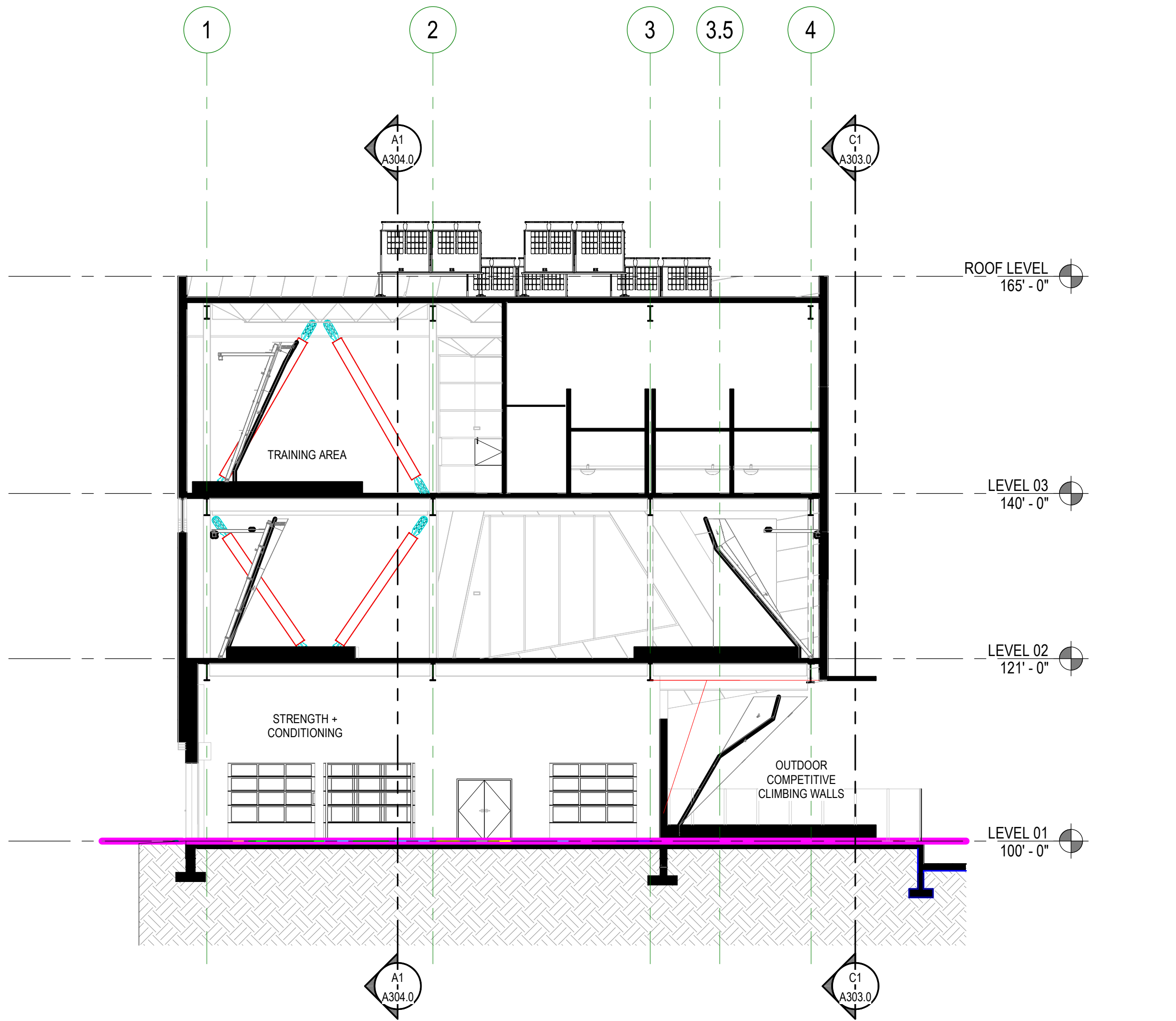
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SCHEMATIC DESIGN

BUILDING SECTIONS

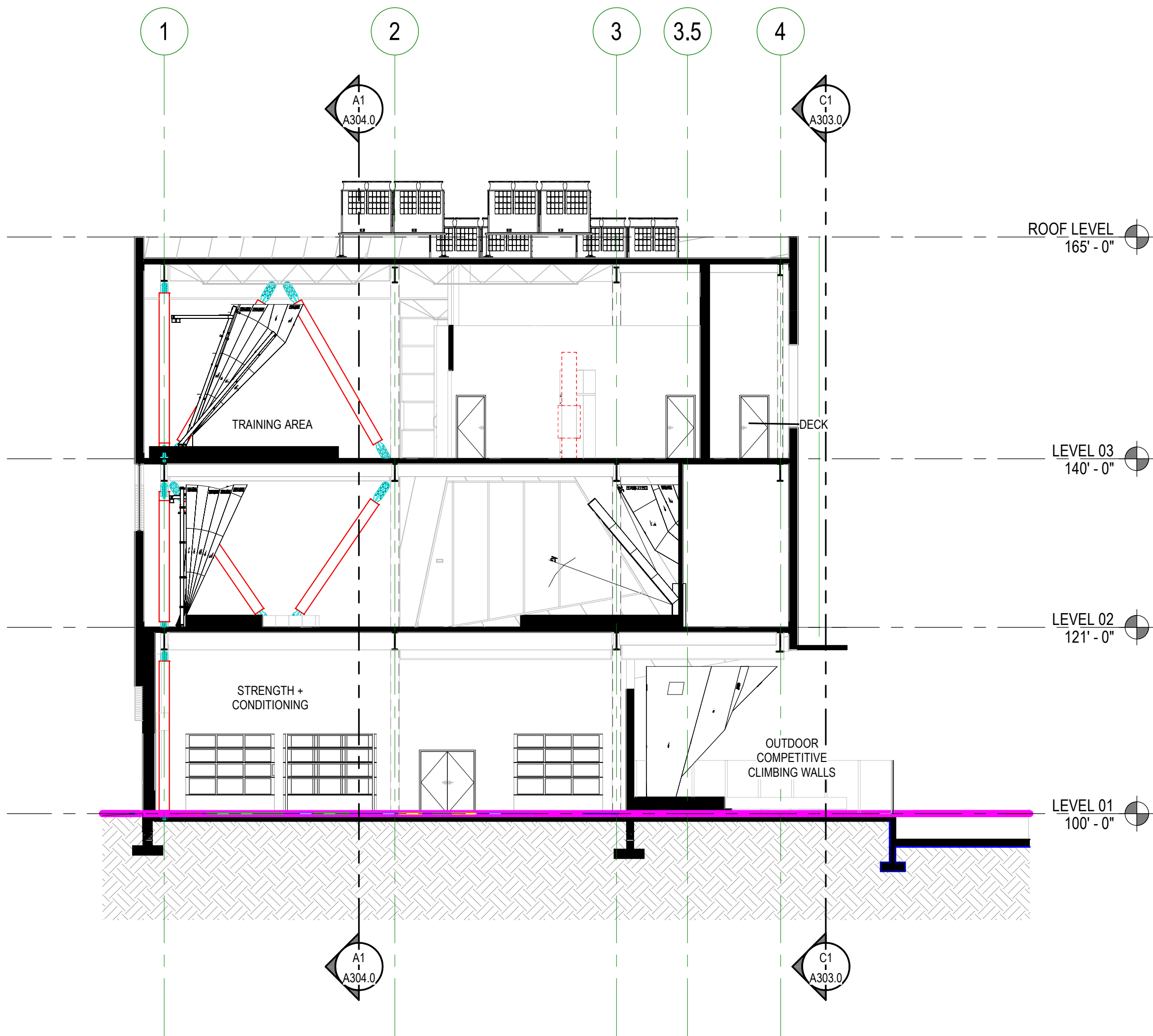
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C1 BUILDING SECTION - EW 4

SCALE: 3/32" = 1'-0"

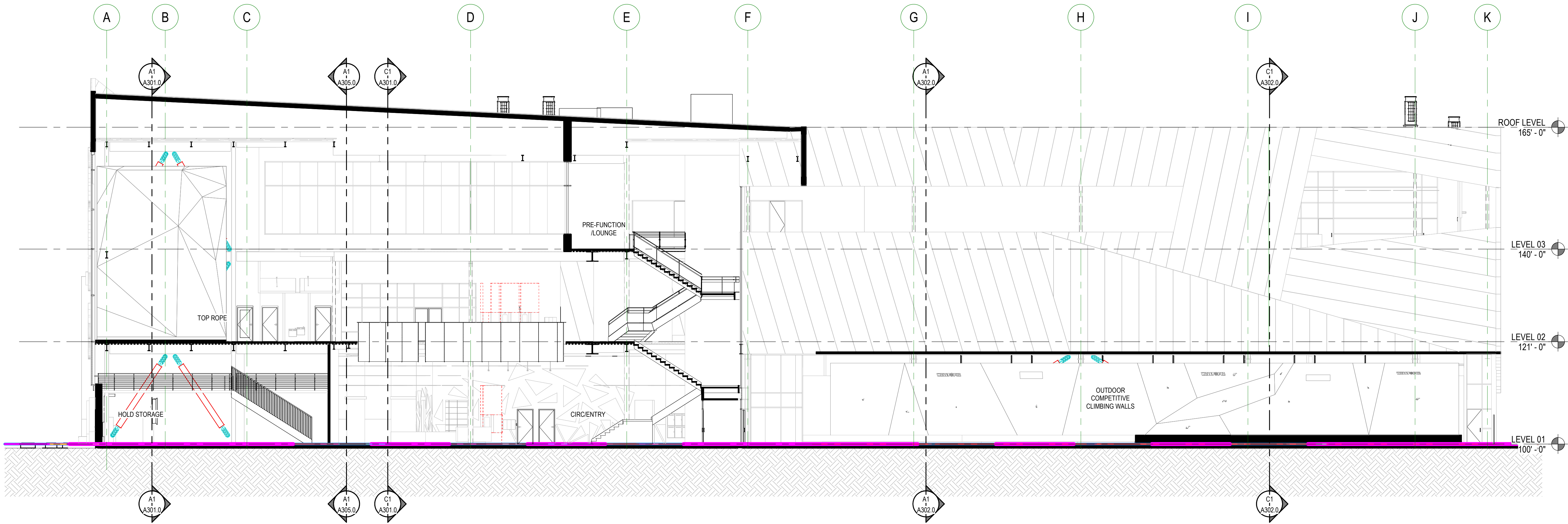


A1 BUILDING SECTION - EW 3

SCALE: 3/32" = 1'-0"

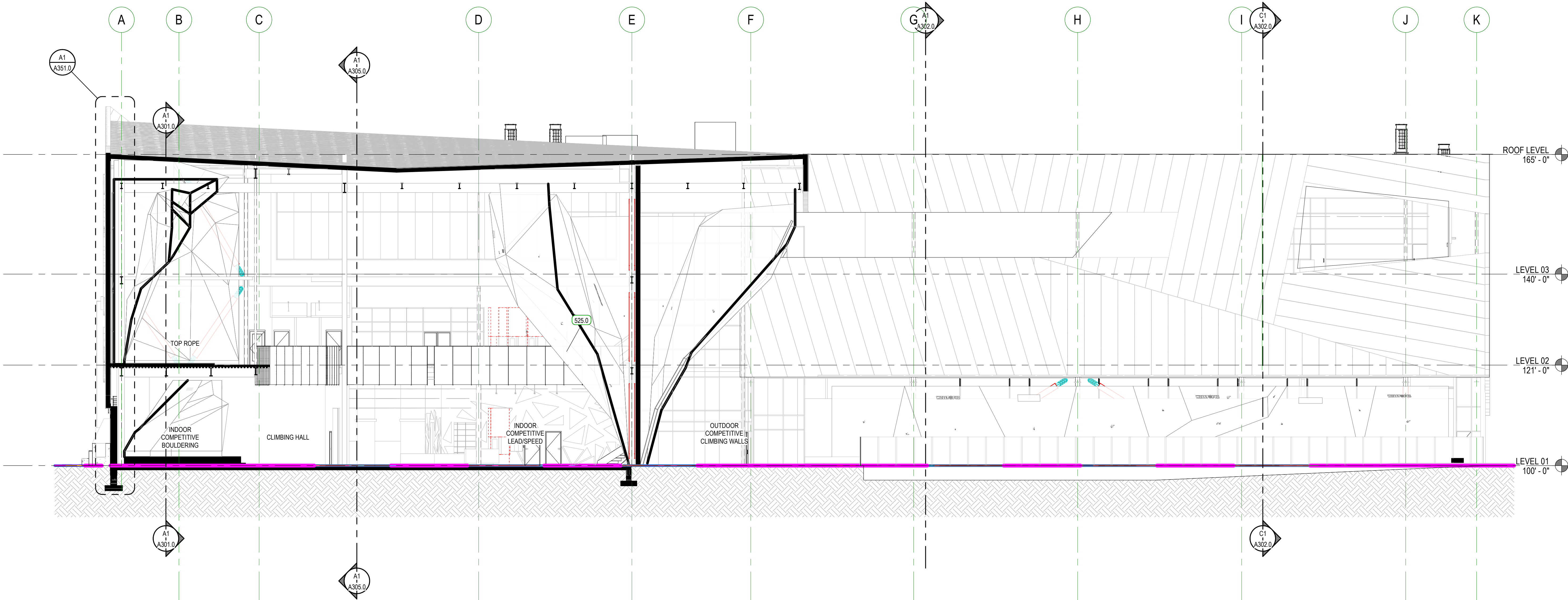
KEYED NOTES

525.0 CUSTOM STEEL PERFORATED PANEL GUARDRAIL, VERTICAL AND TOP STEEL SUPPORTS



C1 BUILDING SECTION - NS 2

SCALE: 3/32" = 1'-0"



A1 BUILDING SECTION - NS 1

SCALE: 3/32" = 1'-0"

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SCHEMATIC DESIGN

BUILDING SECTIONS

A303.0

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SCHEMATIC DESIGN

BUILDING SECTIONS

A304.0

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KEYED NOTES

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SCHEMATIC DESIGN

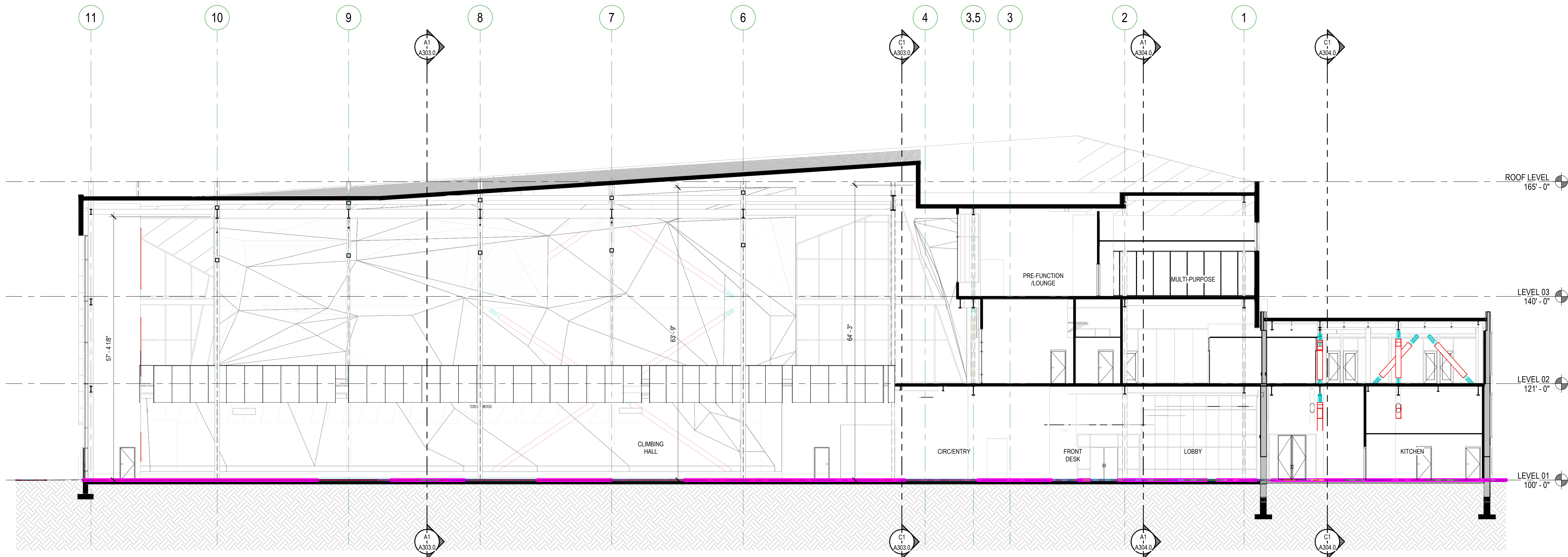
BUILDING SECTIONS

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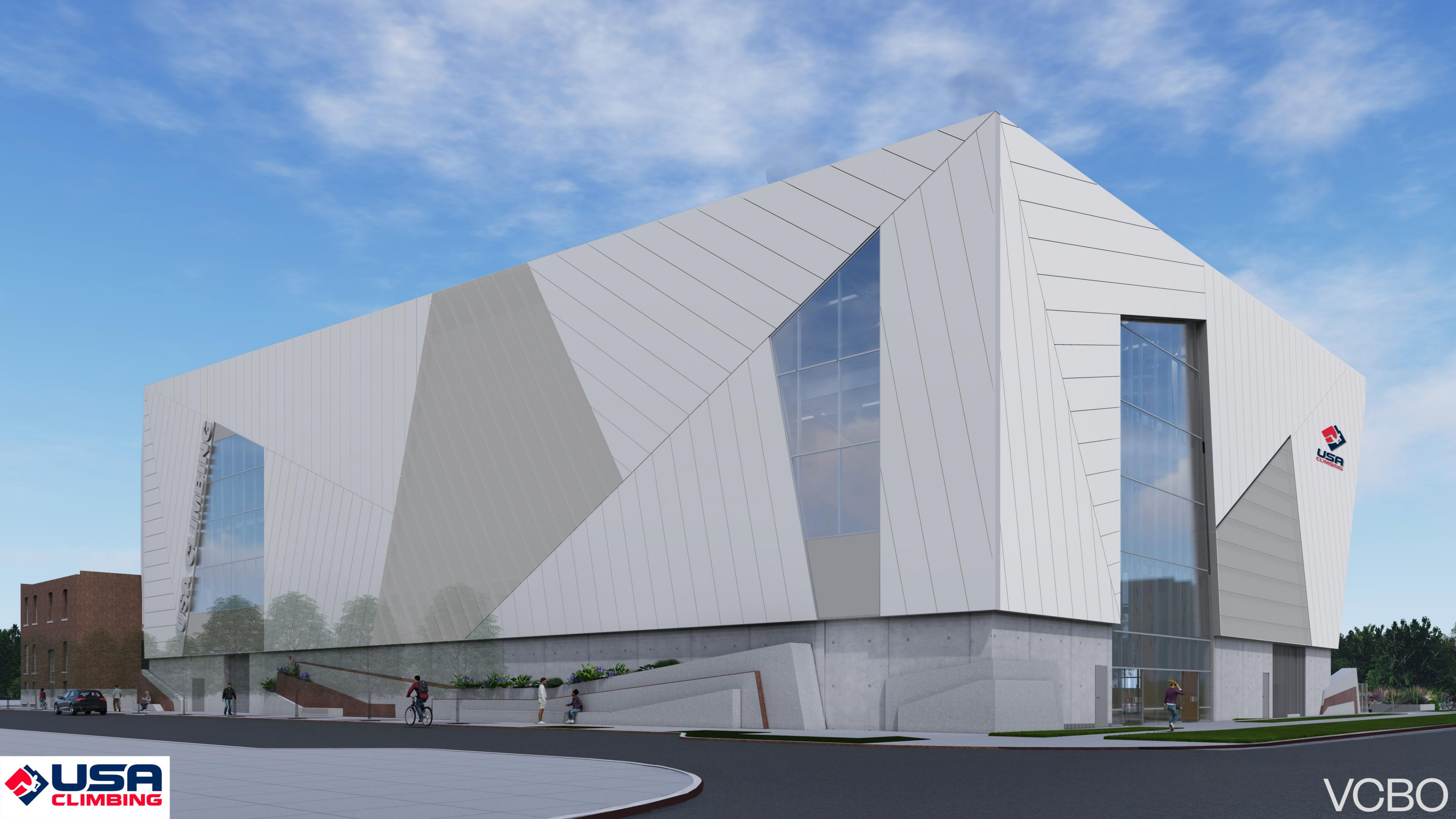
A1 BUILDING SECTION - EW 5

SCALE: 3/32" = 1'-0"





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